

Bass River Township Planning Board
December 20, 2018

The regular meeting of the Bass River Township Planning board was held on December 20, 2018 in the Municipal Building and was called to order at 7:05 PM. The meeting was opened with the flag salute. In accordance with the Sunshine Law, notice of the meeting was posted in The Beacon and the Atlantic City Press.

Planning Board members present were: Mrs. Cope, Mr. Steele, Mr. Hazard, Mr. Crowley, Mrs. Ruffo, Mr. Bien, Mr. Neuweiler, Mr. Bourguignon and Mrs. Oeser. In light of absent members, Mrs. Oeser was made a voting member.

The minutes of the regular meeting of September 20, 2018 were available for the board and the public. Mrs. Ruffo made a motion to approve the minutes and Mr. Neuweiler seconded the motion. All were in favor and the motion was passed.

Correspondence: The correspondence folder was gone through.

Old Business: Master Plan re-examination. Chairman Bien went over changes that were made. Per Board Attorney- read over the report for the record.

Review and update last master plan- Done
Creation of Land Use map- Done
Revise zoning regulations – Done
Update circulation Plan- to be done as necessary
Conduct and update environmental resource inventories – nothing has really changed – we don't need another study.
Changes in the town...population, age, density, land use, etc.
13 new homes built in last 10 years.
Expansion of GSP Bridge and improvements made on township roads.
New parks and railroad
Amasa Landing Road boat ramp (in process)

Mr. Neuweiler mentioned the aluminum pier and the turtle nesting area and believes these should also be included in the re-examination report.

Recycling report- from Burlington County
COAH- not applicable
Viking Yacht was made a Manufacturing Node.

Changes to carry forward:

Update zoning map
Increase height restrictions for homes in flood zone
Remove New Gretna from the “Pinelands”

Attorney Norman suggested that when the board adopts the master plan- a copy would have to be transmitted to the Pinelands and it should reference in the cover letter- section 4.3 – and discuss having the Pinelands boundary moved.

A map showing the existing line and the proposed line will be attached.

No changes to be made to the Townships Development Plan.

Attorney Norman will draft a letter when the final Master Plan document is done. This will accompany the Plan when sent to the Pinelands Commission.

A motion to approve the Master Plan with the revisions was made by Mr. Hazard and was seconded by Mr. Bourguignon. Roll call was taken – all were in favor and the motion passed.

Chairman Bien will do the final draft with the recommended changes and additions

Chairman Bien mentioned a meeting he attended where it was brought up that the Board is only allowed to hear applications based on the information that is received. Nobody should be using phones to do additional research on or by any other means. There is no way to verify what is on the internet is true. The Board is a “jury” and needs to base their votes and opinions on only the information submitted by the applicant.

7:35 -A motion to open the meeting to the public was made by Mr. Crowley and was seconded by Mrs. Cope.

Mr. Assur – 106 North Maple Avenue – stated he is happy with the Boards initiative regarding the Township and moving the Pinelands boundaries. He believes if Pinelands stays as it is- within the town- then we could end up not having a town someday. Mr. Assur stated he thinks they may deliberately drag their feet on some issues.

A motion to close the meeting to the public was made by Mrs. Ruffo and seconded by Mr. Hazard. All were in favor.

New Business: N/A

7:40 Being no other business at this time -A motion was made by Mr. Neuweiler to adjourn the meeting and it was seconded by Mr. Steele. All were in favor and the meeting was adjourned.

Respectfully Submitted,

Elizabeth Godfrey
Planning Board Secretary