Environmental Commission Agenda
Township of Howell

Date: Wednesday, 2/13/2019, Main Meeting Room    Time: 7:00 pm

<table>
<thead>
<tr>
<th>Members</th>
<th>Alternates</th>
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<tr>
<td>Joan Osborne- Chair</td>
<td>Pat Fuschetto</td>
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<td>Jerald Blustein</td>
<td>Kristal Dias</td>
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<td>Paul Dorato</td>
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<td>Chris Garrick</td>
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<td>Nicholas Huszar</td>
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<td>Michael Poland</td>
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<td>Charles Senders</td>
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1.) Opening Statement
2.) Roll Call
3.) Approval of Minutes of 1/9/19 Meeting

Presentations:

Highway 9 Associates

EIHAB Human Services, Inc.

Lakewood-Farmingdale

Monmouth Commerce Center

4.) Committee Reports
    A. Ann Ritchie Plaque
    B. Plastic Pollution

Old Business:
Letter to Council re Meeting schedule
Sustainable Jersey Grant Application for ERI
Presentations from Middle School South Science Program

New Business:
Membership change
Team Configurations
Tree Replacement Fee Ordinance – Discussion

Plat Reviews

SP-1055; 1228 Realty, LLC; 1228 U.S. Highway 9 South; Block 137, Lot 29; Approval to renovate existing commercial building for office, medical office, restripe parking, add ADA access by an addition and eliminate warehouse; Revised plans and drainage submitted. (Team A: Chris Garrick, Charles Senders, Mike Poland)

SP-1052; Monmouth Commerce Center, LLC; Intersection of Randolph Road & Oak Glen Road; Block 5, Lots 2 & 3; Development for approximately 100 acre commercial warehouse and office site; 2000 foot downstream analysis submitted for completeness. (Team A: Chris Garrick, Charles Senders, Mike Poland)

SP-1037; Pioneer at Howell, LLC; 402 Colts Neck Road; Block 182, Lot 70; Site Plan approval to demolish existing site features & construct a 7000 square foot 1 story commercial building with paved parking lot. Revised plans and reports submitted. (Team B: Jerry Barron, Kristal Dias, Jerry Blustein)

SD-2986; K Hovnanian Four Seasons at Colts Farm; 1191 NJ State Route 33 & 481 Colts Neck road; Block 183, Lots 97, 98.01 & 98.03; Approval for the construction of 111 age restricted units, 2 stormwater basins, a clubhouse, pool, recreation area and other proposed site amenities. (Team B: Jerry Barron, Kristal Dias, Jerry Blustein)

SP-1058; New Jersey Natural Gas; 401 Fairfield Road; Block 177, Lots 5.01 & 6; Approval to construct a 30,000 square foot public utility building to be utilized for training along with an outside training area. (Team C: Joan Osborne, Paul Dorado, Nick Huszar)

SP-830-A3; Northeast Remsco; Lakewood-Farmingdale Road; Block 49, Lot 26.01; Amended site plan approval to construct six structures for maintenance, repair and offices, storage, fuel canopy & sign, replacing prior proposed structures and sign. Revised Plans submitted. (Team C: Joan Osborne, Paul Dorado, Nick Huszar)
BA 17-09A Fairfield Industrial Park, LLC; 912, 914, 916, 918 & 922 State Route 33; Block 168, Lots 8 & 8.02; Amended use variance approval for miscellaneous uses. No new improvements proposed. All conditions are existing and uses are occupying existing spaces. Additional information provided. (Team A: Chris Garrick, Charles Senders, Mike Poland)

BA 18-25 EIHAB Human Services, Inc.; 403 Fort Plains Road; Block 137, Lot 3; Board approval to construct a facility for office staff, job training & recreational programs for adults with developmental disabilities/behavioral health challenges. Revised architectural drawings submitted. (Team A: Chris Garrick, Charles Senders, Mike Poland)

BA 18-26 Lakewood Farmingdale LLC; 200 Central Avenue, Farmingdale; Block 221, Lot 4.01; Use variance approval to operate three (3) separate businesses on the property; (Accounting, billing and shipping). Revised plans and stormwater report submitted. (Team B: Jerry Barron, Kristal Dias, Jerry Blustein)

BA 18-27 Euro Supply dba Stone Quest; 271 Adelphia Farmingdale Road; Block 157, Lots 1-5; Construction of concrete block manufacturing plan, storage buildings, bins & areas, pole circulation driveway, stormwater management and ancillary improvements. (Team B: Jerry Barron, Kristal Dias, Jerry Blustein)

BA 19-01; Jason Property Management Co., LLC; 4301 US Highway 9 North, Howell, NJ; Block 35.84; Lots 48 & 48.01; Use Variance approval for an expansion of a nonconforming use, for the paving of the access drive. (Team C: Joan Osborne, Paul Dorado, Nick Huszar)

BA 19-02; Vince Property Association, LLC; 9 Belmar Boulevard; Block 224, Lot 3.01; Approval to subdivide property into two lots, one with multiple uses not permitted in the NC Zone and a second lot in both the NC and ARE-3 zone. (Team A: Chris Garrick, Charles Senders, Mike Poland)

BA 19-03; Justin Leone; 5 Vicksburg Court; Block 167, Lot 32.40; Appeal of land use officer decision or alternatively a variance to continue to maintain grass
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and keep existing swing set and sprinkler in 50’ farmland/perimeter/conservation easement. (Team C: Joan Osborne, Paul Dorado, Nick Huszar)

**BA 19-04; Daniel & Renee Nieto;** 340 Ramtown Greenville Road; Block 3, Lot 28; Certificate of Nonconformity to continue to use the property for a landscaping business. (Team C: Joan Osborne, Paul Dorado, Nick Huszar)

**BA 19-05; EZE Fitness Center;** Quail Creek Plaza, Ramtown Greenville Road; Block 3, Lot 17.02; Temporary Use permit to allow EZE Fitness Center to operate in Quail Creek Plaza. (Team B: Jerry Barron, Kristal Dias, Jerry Blustein)

**BA 18-07 634 Field LLC** - Letter of reminder to Zoning Board

**Correspondence:**

UIC Sanitary Permit; Beehive Home

Incident Notification; 92 Smith Street (anti-freeze discharge)

Incident Notification; 145 Rochelle Avenue (heating oil discharge)

Route 9 Hardscape Correspondence on Review (application already decided?)

Land Use Ordinance Change – signage in commercial zones

Wetlands Application Bridge HL-73

Schiavo; Block 185, Lot 51