

**MINUTES OF THE ANDOVER TOWNSHIP LAND USE BOARD MEETING HELD  
JANUARY 17, 2017**

**OPEN MEETING:** Chairman Howell called the meeting to order at 7:50 p.m. and led the flag salute.

**OPEN PUBLIC MEETINGS ACT NOTICE:** Chairman Howell read the following statement: This is an open public meeting of the Andover Township Land Use Board. Notice of this meeting was given in accordance with the Open Public Meetings Act, Chapter 231, Public Law 85.

**ROLL CALL:**

Ken Roberts – Present  
Paul Messerschmidt, Vice Chairman – Present  
CeCe Pattison – Present  
Ellsworth Bensley, Jr., – Present  
Dolores Blackburn – Present  
Eric Olsen – Present  
John O'Connell – Present  
Richard Skewes – Present  
Suzanne Howell, Chairman – Present  
Wayne Grenewicz (Alternate 4) – Present

**BOARD PROFESSIONALS:**

Richard Brigliadoro, Esq. – Present  
Joseph R. Golden, P.E., P.P., C.M.E. – Present

**MINUTES:** *Minutes of the Andover Township Land Use Board Meeting Held December 6, 2017:* A motion to approve was made by John O'Connell and seconded by Richard Skewes. There was no discussion. Roll Call: Ken Roberts – yes, Paul Messerschmidt – yes, CeCe Pattison – yes, Dolores Blackburn – yes, John O'Connell – yes, Richard Skewes – yes, Suzanne Howell – yes. The motion carried.

**RESOLUTIONS:** There were no resolutions scheduled.

**COMPLETENESS REVIEW:** There were no matters scheduled for review.

**HEARINGS:** A-1-17-1, Ballantine Woods, LLC, Extension Request, Preliminary Major Subdivision, Phase B, Block 6 Lot 3.02, Block 7 Lots 10, 10.02, 10.03. Chairman Howell recused and Vice Chairman Messerschmidt led the hearing as Chairman Pro Tem. Richard Brigliadoro, Esq., reviewed the application and letter request for an extension of time dated November 15, 2016 submitted by Michael S. Selvaggi, Esq., on behalf of the Applicant, with the Board. Mr. Brigliadoro further read the Applicant's case summary titled *Ballantine Woods, LLC, Block 6, Lot 3.02; Block 7, Lots 10, 10.02, and 10.03, Extension of Phase B*

*Preliminary Subdivision Approval Application No. P-699-04, Case No. A-1-17-1, Andover Township Planning Board* into the record. A copy of this case summary is attached herein. Ms. Mary Ann Deacon was sworn. She confirmed she is 50% owner of the project and has the authority to present the matter to the Board. She confirmed 24 homes are planned and one group home has already been built on one of the out parcels. Ms. Deacon requested the extension for a five-year period noting the market for newly constructed single-family homes is flat. She stated that all permits are in place. Joseph R. Golden, P.E., P.P., C.M.E., confirmed that the base course of the roadway was completed, and Ms. Deacon presented the existing bond is satisfactory.

Acting Chairman Paul Messerschmidt opened the meeting to the public. No members of the public addressed the Board on the matter. The meeting was closed to the public.

A motion to approve the application for a five-year extension of Phase A Final Subdivision and Phase B Preliminary Subdivision was made by Ellsworth Bensley, Jr., and seconded by Paul Messerschmidt. Roll Call: Ken Roberts – yes, Paul Messerschmidt – yes, CeCe Pattison – yes, Ellsworth Bensley, Jr., – yes, Dolores Blackburn – yes, Eric Olsen – yes, John O'Connell – yes, Richard Skewes – yes, Wayne Grenewicz – yes.

**PUBLIC PORTION:** Chairman Howell opened the meeting to the public for general comments and inquiries. No members of the public addressed the Board. The meeting was closed to the public.

**OLD/NEW BUSINESS: Liaison Reports — Open Space Committee, Township Committee, Environmental Commission, Sustainable Andover:**

- **Open Space Committee** — Suzanne Howell reported the committee reviewed expanding gravel parking at the Goodale soccer fields utilizing another field; installation of bocce courts; and renovating sanitary facilities at Hillside Park. She stated cost estimates are being requested.
- **Andover Township Committee** — Dolores Blackburn presented the 2017 Andover Township Committee roster.
- **Environmental Commission** — Mr. Olsen reported that the Commission had not met yet. He stated the Commission discussed options with a property owner in December regarding a site improvement and required environmental permitting.
- **Sustainable Andover** — No report was given.

Chairman Howell noted a resume was submitted for the position of Board Engineer. Ms. Howell stated the submission was late, as the Board had already agreed on the appointment of the current engineer.

Board members discussed cancelling the February 7, 2017 meeting. A motion to cancel the meeting was made by Paul Messerschmidt and seconded by Ellsworth Bensley, Jr. All were in favor. The motion carried.

**VOUCHERS:** Board members reviewed the vouchers. A motion to approve was made by Ellsworth Bensley, Jr., and seconded by Paul Messerschmidt. There was no discussion. All were in favor. The motion carried.

**ADJOURNMENT:** Having no further business, a motion to adjourn was made by Paul Messerschmidt and seconded by John O'Connell. All were in favor. The motion carried. The meeting concluded at 8:20 p.m.

Minutes respectfully submitted by:

*/s/Anne-Marie Wilhelm*  
Anne-Marie Wilhelm  
Land Use Administrator