

**TOWNSHIP OF MANSFIELD
PLANNING BOARD
SPECIAL MEETING
Monday, February 1, 2016**

The special meeting of the Mansfield Township Planning Board was held on the above shown date with the following in attendance: Scott Preidel, Douglas Borgstrom, John Kampo, Randy Allen, Alan Abramowitz, Barry Winn, Attorney Thomas Coleman, Planner Tim Kalhiokalani, Engineer Robert Stout and Secretary Ashley Jolly. Arthur Puglia, Robert Semptimphelter, and Gary Lippincott were absent.

The meeting was called to order by Chairman Preidel followed by the flag salute and the following opening statement:

Adequate Notice has been provided for this Special Meeting and has been posted on the Official Bulletin Board of the Township of Mansfield, noticed to the Burlington County Times on January 29, 2016 and filed with the Municipal Clerk of the Township of Mansfield, notice of which contained the date, time, place, and purpose of this meeting stating that formal action may be taken.

REVIEW OF TOWNSHIP ORDINANCE 2016-3:

Mr. Fox from the Burlington County Bridge Commission introduced himself. He said the board had approved an amendment to the Land Use Plan Element that changes the C-2 zone to a certain area that is on route 206 corridor north of Spring Hill Brook. On the Route 68 corridor, north of White Pine Road. The original document that you saw extended it all the way down to Mansfield Road East and the board decided to amend the plan to go to the area we just talked about. Noted in the Ordinance a reference to Folwells Run; that is the name of the middle branch of the creek when it cross Route 206. The language that is in there is that which the board approved, in the element. The Planner had called yesterday, to express that there is one typographical error. When it says complies with the special regulations of section 65-44 it should say sections 65-45.

Chairman Preidel asked for any questions from the board. There were none. **Mr. Fox** said what they are doing with the professionals is looking at the other thing that was discussed, if you were to consider extending it down to Mansfield Road East, you would include different elements of the circulation plan to make sure you are taking care of traffic issues. That would be done at a future time.

RESOLUTION 2016-2-5:

Chairman Preidel asked for a motion to approve. **Mr. Borgstrom** offered a motion which was seconded by **Mr. Allen**. Motion carried on a roll call vote recorded as follows:

AYE: Preidel, Borgstrom, Kampo, Allen, Abramowitz, Winn

NAY: None ABSTAIN: None ABSENT: Puglia, Semptimphelter, Lippincott

COMMENTS FROM THE BOARD:

Chairman Preidel asked if there were any comments from the board. There were none.

PUBLIC COMMENT:

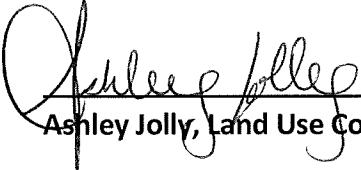
Chairman Preidel asked for any public comment. There was none.

MOTION FOR ADJOURNMENT:

Chairman Preidel asked for a motion to adjourn. A motion was offered by Mr. Allen which was seconded by Mr. Borgstrom. All ayes. Motion carried.

Respectfully Submitted:

Date Approved:



Ashley Jolly, Land Use Coordinator

3-28-16