



Borough Of Dunellen
Planning Board
Special Meeting Minutes
June 13, 2023

Call to Order & Statement of Compliance

Chairman Dornbierer called the meeting to order at 7:13 pm and read the Statement of Compliance adopted by the board January 23, 2023.

Pledge of Allegiance

Roll Call

<u>Attendance</u>		
Name	Present	Absent
Tom D'Amico		X
Adam Gordon		X
Theresa Ratner	X	
Barbara Seif		X
Eric Walker		X
Mayor Cilento	X	
Councilwoman Rios	X	
Michael Mullin		X
Chairman Roger Dornbierer	X	
Robert Krause (Alt. 2)	X	
Christopher Brillante (Alt. 1)	X	
Total:	6	5

Quorum: Yes / No

Mr. Collins was absent and Mr. Krishna R. Jhaveri from King, Moench and Collins LLP took his place.

New Business

To view the power point presentation from DMR Architects, climate resiliency plan and master plan re-examination report visit the Borough website at:

https://cms1.revize.com/revize/dunellennj/news_detail_T30_R49.php

Mr. Hauben, Borough planner from DMR Architects gave the presentation.

To view the presentation, questions and comments please go to the Borough YouTube page. See exact link below.

<https://youtu.be/p5GPKQE60E>

Mr. Dornbierer: Opened the floor to members of the public for questions. There were none.

Mayor Cilento: Are we the first in New Jersey to adopt this plan.

Mr. Hauben: Dunellen is one of the first.

**MEMORIALIZING RESOLUTION OF THE PLANNING BOARD OF THE BOROUGH
OF DUNELLEN APPROVING THE MASTER PLAN REEXAMINATION REPORT
AND CLIMATE RESILIENCY PLAN**

WHEREAS, N.J.S.A. 40:55D-28 authorizes a planning board to prepare, and after public hearing, adopt or amend a master plan or component parts thereof, to guide the use of lands within a municipality in a manner which protects public health and safety and promotes the general welfare; and

WHEREAS, the Borough of Dunellen last prepared a Master Plan in 2011 and adopted it on June 24, 2013; and

WHEREAS, N.J.S.A. 40:55D-89 requires that each municipality at least every 10 years provide for a general reexamination of its master plan and development regulations by its planning board, which shall prepare and adopt by resolution a report on the findings of such examination; and

WHEREAS, pursuant to N.J.S.A. 40:55D-28(h)(2)(h), a Climate Resiliency Plan is a required component of the Land Use Element of a Master Plan; and

WHEREAS, the Dunellen Planning Board ("Planning Board") has deemed it appropriate to undertake a further reexamination of its Master Plan; and

WHEREAS, the Planning Board directed its Planners, DMR Architects, to prepare a Master Plan Reexamination Report ("Report") and Climate Resiliency Plan ("Plan"), taking into account the various statutory factors and considerations, with the continued input of Planning Board members; and

WHEREAS, on June 13, 2023, at a special meeting, the Planning Board considered the Report and Plan dated May 2023, and the testimony offered by Daniel Hauben, PP, AICP, and Francis Reiner, LLA-PP, of DMR Architects; and

WHEREAS, the meeting was opened to the public, and various members of the public provided comments on the contents of the Report and Plan; and

WHEREAS, the Planning Board specifically finds that appropriate proof of publication and service of the Notice of Special Meeting was provided and that the Report and Plan were available for public inspection during normal business hours in accordance with N.J.S.A. 40:55D-10, 40:55D-11, 40:55D-13; and

WHEREAS, the Planning Board specifically finds that any language changes during the hearing process were minor changes enhancing and clarifying the contents and findings in the

documents or typographical/grammar changes, were not amendments to the proposed documents, and did not constitute a substantial change warranting a new or continued hearing; and

WHEREAS, the Planning Board specifically adopts the findings, history, and conclusions of the Report and Plan as if set forth herein at length.

NOW, THEREFORE, BE IT RESOLVED, by the Planning Board, on this 13th day of June, 2023, that the Report and Plan dated May 2023, prepared by DMR Architects, be and hereby is adopted as the Planning Board's Master Plan Reexamination Report and Climate Resiliency Plan pursuant to N.J.S.A. 40:55D-89 and 40:55D-28(b)(2)(h).

BE IT FURTHER RESOLVED that within thirty (30) days hereof, the Borough Clerk shall publish this resolution, the Report, and Plan on the Borough website, shall publish a Notice of Decision in the official newspaper, and shall mail copies via certified mail of same to:

1. Middlesex County Planning Board;
2. New Jersey Office of Planning Advocacy;
3. Municipal Clerk of Green Brook Township, New Jersey;
4. Municipal Clerk of Middlesex Borough, New Jersey;
5. Municipal Clerk of Piscataway Township, New Jersey; and
6. Municipal Clerk of City of Plainfield, New Jersey.



ROGER DORNBIERER, Chairman
Borough of Dunellen Planning Board

ATTEST:

CHERRON ROUNTREE, Secretary
Borough of Dunellen Planning Board

CERTIFICATION

I, CHERRON ROUNTREE, secretary of the Borough of Dunellen Planning Board, hereby certify the above Resolution to be a true and correct copy of a Resolution adopted by the Borough of Dunellen Planning Board on June 13, 2023.


CHERRON ROUNTREE, Secretary
Borough of Dunellen Planning Board

Dated: June 13, 2023

Memorializing Resolution for Planning Board Approving Master Plan Report & Climate Resiliency Plan					
Name	Motion	Second	Yes	No	Abstain
Theresa Ratner			X		
Mayor Cilento	X		X		
Councilwoman Rios		X	X		
Roger Dornbierer			X		
Robert Krause (Alt. 2)			X		
Christopher Brillante (Alt. 1)			X		

Approved: Yes / No

Board Member Comments

There were none.

Public Comment

There were none.

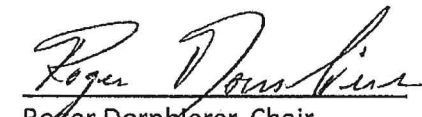
Adjournment					
Name	Motion	Second	Yes	No	Abstain
Theresa Ratner			X		
Mayor Cilento		X	X		
Councilwoman Rios	X		X		
Roger Dornbierer			X		
Robert Krause (Alt. 1)			X		
Christopher Brillante (Alt. 2)			X		

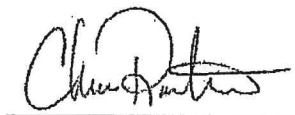
Approved: Yes / No

Meeting Ended at: 8:24pm

The next regular planning board meeting will be on June 26, 2023.

Minutes Approved: Yes


Roger Dornbierer, Chair


Cherron Rountree, Board
Secretary