

RULS - AD - 1965 - 30

2/23/65

Bedminster Planning Board Regular Meeting Notes

pg 1

Regular Meeting, February 23, 1965

The Planning Board of the Township of Bedminster met in regular session at the Bedminster School at 8:00 P.M. on this date. Members present were Chairman Fales, Messrs. Field, R.E. Smith, Slater and Winkler. Others present were Planning Consultant Agle, Counsel Bowlby, the Secretary and the following members of the Mayor's Citizens' Advisory Committee: Mrs. Charles Ashmun, Mrs. Barbara B. King, Messrs. Schork, Ten Eyck, Pollock, Gavin, Buccini, Barnes, Look, Ballentine and Spivack.

On motion, the minutes of the previous meeting were approved as submitted, no one in attendance desiring said minutes read.

The Secretary advised that no applications have been filed for approval of land subdivisions.

Chairman Fales reviewed the action taken at the last meeting of the Board and Advisory Committee held on February 8, 1965.

The Chairman questioned as to the use to be designated on the Master Plan for the land located south of Route I-78 and adjacent to the Bridgewater Township border. Mr. Agle advised that this land is currently in the one acre zone and recommended either a five acre zone or a research type use. He estimated the area in question to contain a total of 54 acres. Mr. Agle recommended that it be planned to match the adjoining area in Bridgewater Township. Mr. Agle then read his definition of a research use as given in the proposed zoning ordinance prepared for the City of Summit. Mr. Pollock questioned as to Mr. Agle's reason for recommending a research type use in this area. Mr. Agle advised that this land is virtually removed from contact with the balance of the Township and the adjoining land in Bridgewater Township is so designated. Mr. Ballentine advised that he is familiar with the area in question and that the proposed use would ideally suit this area. The Chairman called for a vote on the proposition that the area south of Route I-78 and adjacent to the Bridgewater Township line be designated as "Possible Future Research Type-Non-Manufacturing", subject to its being consistent with the Bridgewater Township designation for the adjoining area. The vote was recorded as follows - In Favor - 13, Opposed - 1

The Chairman advised that the area designated by Brown and Green markings and located on the easterly side of Route 206 and north of Washington Valley Road has already been approved by the Board and Advisory Committee for a five acre residence use.

The Chairman asked for a vote on the proposition that the area now designated on the Land Use Map by Purple markings and located on the easterly side of Route 206 and north of Washington Valley Road remain in the five acre residence zone. The vote was recorded as follows: In Favor - 14, Opposed - 0

The Chairman then called for a vote on the proposition that the area designated on the present Land Use Map by Purple markings and located on the westerly side of Route 206 at the north end of the Village of Pluckemin be added to the proposed two acre zone as designated by Orange markings. The vote was recorded as follows: In Favor - 14, Opposed - 0

The Chairman then called for a vote on the proposition that the land lying north of Schley Mountain Road and south of Route 287 and shown as Section D on the land use map be designated as a five acre residence zone. The vote was recorded as follows: In Favor - 14, Opposed - 0.

A lengthy discussion followed on the proposed designation of the land located north and west of Route 287 and immediately west of the Far Hills Borough line and east of the North Branch of the Raritan River. Mr. Agle suggested that those present might consider leaving the designation at five acres now and amending the Master Plan later. Mr. Schork noted that this is an isolated area requiring the bridging of the river to make it usable. He further noted that the expense of such bridging would make development costly enough to warrant the building of 30 homes which might house as many as 120 children, the alternative being the construction of seven research plants. He further noted that a decision now would simplify matters for a Township Committee forced to act on this question fifteen years from now. Mr. Ten Eyck noted agreement with Mr. Schork's comments.