

**BOROUGH OF AVALON PLANNING/ZONING BOARD**

**Minutes of Work Session/Special Meeting of February 14, 2012 @ 4:00 p.m.**

Members Present: James Collins  
Sharon Cooper  
David Ellenberg  
Neil Hensel  
David Knoche  
Michele Petrucci  
Brian Reynolds  
Susan Rhoads  
Beth Tipping

Members Absent: Sam Beddia  
Thomas McCullough

Chairman Hensel called the special meeting to order at 4:00 p.m. and led the Board in the Pledge of Allegiance. After a roll call of the Board Members, Chairman Hensel recited the Open Public Meetings Act Statement.

Chairman Hensel welcomed David Knoche in his return to the Board and advised the Board that Ernie Jones had resigned from the Board after twenty years of dedicated service and he would be truly missed.

There were no Resolutions for memorialization.

The Board reviewed the Minutes of the January 10, 2012 meeting. There were no additions, corrections or comments. A motion was made to approve by Mr. Collins, seconded by Ms. Tipping, with all members voting in the affirmative.

The Board then considered the Special Resolution entitled Recommendation of Amendments to Borough's Water and Sewage Ordinance (Chapter 14) and Zoning Ordinance (Chapter 27) regarding water conservation. Councilman Ellenberg advised that the Borough Council had received a draft of the proposed Ordinance and that it was well received. Mr. Collins made a short presentation to the Board regarding the input that he had received from numerous organizations and persons throughout the preparation of this document. He stated that he intends to schedule a seminar regarding same with local landscape contractors. He also advised that the administration is considering

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providing rebate incentives to property owners who retrofit older systems. He further noted that new projects will require a plumbing permit to ensure that they are being installed in accordance with the ordinance. Finally he noted that the Council had approved \$38,000.00 in the 2012 Budget to retrofit irrigation systems on the islands within Dune Drive.

After a full review of the proposed ordinance change listed as Exhibit A, the Board requested numerous modifications to clarify the intent and purpose of the ordinance. Solicitor Marcolongo advised that he would make those changes and forward the changes to the Board Secretary tomorrow for execution by the Board Chairman. A motion was made to approve the Resolution as amended, was seconded, with all members voting in the affirmative.

Chairman Hensel advised that the zoning ordinance regulations and definitions regarding green space was becoming problematic. Natural yards which require little to no irrigation were being discouraged. Chairman Hensel asked Solicitor Marcolongo to address this matter with Jeff Hesley.

Chairman Hensel also raised the issue that the installation of silt fencing at constructions sites was also becoming a problem. Chairman Hensel requested that Solicitor Marcolongo speak with Mr. Hesley and Paul Short regarding development of new ordinance regulations for silt fencing at construction sites with specific focus on the front of the site and for properties adjacent to the bay.

Committee Hensel and Board Engineer, Joe Maffei, advised that they had recently gone to a meeting regarding the new state strategic plan. They noted that no specific regulations were proposed at this time. Mr. Maffei noted that there was nothing that Avalon needed to do at this time and nothing that was proposed would be detrimental to Avalon. Committeeman Ellenberg noted that his understanding from the meeting was that the plan endorsement process was no longer a legitimate planning concern.

Chairman Hensel reminded the Board that there was still a need for Avalon to remain at the forefront of alternate energy projects. He noted that 2020 is rapidly

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approaching and communities must begin to make arrangements to provide for a significant amount of energy from alternate energy projects. He encouraged the Board to consider new ideas.

A motion was made to adjourn at 5:22 p.m.

Respectfully submitted,

*/s/ Dean R. Marcolongo, Esquire*

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