



PHILIP D. MURPHY  
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State of New Jersey  
THE PINELANDS COMMISSION  
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LAURA E. MATOS  
Chair  
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Executive Director

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## NEW JERSEY PINELANDS COMMISSION MEETING AGENDA

Friday, September 12, 2025 - 9:30 a.m.

**This meeting will be held in-person and virtually.**

Richard J. Sullivan Center for Environmental Policy and Education  
Terrence D. Moore Conference Room  
15C Springfield Road  
New Lisbon, New Jersey

Watch the meeting on the Pinelands Commission YouTube channel via the following link:

<https://www.youtube.com/watch?v=zDfhjE7Y73k>

To Provide Public Comment, Please Dial: 1-929-205-6099 Meeting ID: 818 3230 7215

### 1. Call to Order

- Open Public Meetings Act Statement
- Roll Call
- Pledge Allegiance to the Flag

### 2. Adoption of Minutes

- August 8, 2025 (open and closed session)

### 3. Committee Chairs' and Executive Director's Reports

### 4. Matters for Commission Consideration *Where the Record is Closed*

#### A. Permitting Matters

- Office of Administrative Law
  - None
- Review of Local Approvals
  - None
- Public Development Projects and Waivers of Strict Compliance:

Resolution Approving With Conditions (2) Applications for Public Development:

- Application No. 1990-0868.036 - NJDEP Natural & Historic Resources  
Demolition of a 670 square foot restroom building, 50 years old or older, and the construction of a 668 square foot restroom building  
Bass River Township
- Application No. 1992-0351.006 - Egg Harbor Township  
Expansion of existing athletic fields and the installation of approximately 1,910 feet of concrete sidewalk  
Egg Harbor Township

Resolution Approving With Conditions (1) Application for Public Development:

- Application No. 1983-4180.005 - Ocean County  
Forestry and the creation of forest fuel/firebreaks on 2,200 acres  
Lacey Township, Ocean Township

B. Planning Matters

- Municipal Master Plans and Ordinances
  - None
- Other Resolutions
  - None
- CMP Amendments
  - None

5. Public Comment on Public Development Applications and Waivers of Strict Compliance ***Where the Record is Not Closed***

A. Public Development Projects

- Application No. 1985-0087.008 – Egg Harbor Township Board of Education  
Construction of a 46 space parking lot at the Alder Avenue Middle School  
Egg Harbor Township
- Application No. 1987-0345.019 – Lenape Regional High School District  
Construction of an artificial turf athletic field at the Shawnee High School  
Medford Township
- Application No. 1989-0573.012 – Town of Hammonton  
Recreational improvements to the Hammonton Lake Park  
Town of Hammonton
- Application No. 2001-0084.005 – Galloway Township

Two lot subdivision and no additional development  
Galloway Township

B. Waiver of Strict Compliance

- None

6. Master Plans and Ordinances Not Requiring Commission Action

- Barnegat Township 2025 Municipal Stormwater Management Plan
- Manchester Township Ordinance 25-19
- Monroe Township Ordinance O:23-2025
- 2025 Housing Element and Fair Share Plans:

Barnegat Township  
Franklin Township  
Manchester Township  
Medford Township  
Ocean Township

Southampton Township  
Stafford Township  
Vineland City  
Winslow Township

7. Other Resolutions

- To Adopt the Pinelands Commission's Fiscal Year 2026 Budgets for the Operating Fund, Fenwick Manor Preservation Fund, Katie Fund and Pinelands Conservation Fund

8. General Public Comment

9. Resolution to Retire into Closed Session (if needed) – Personnel, Litigation and Acquisition Matters. *(The Commission reserves the right to reconvene into public session to take action on closed session items.)*

10. Adjournment

**Upcoming Meetings**

Fri., September 26, 2025  
Fri., October 10, 2025

Policy & Implementation Committee Meeting (9:30 a.m.)  
Pinelands Commission Meeting (9:30 a.m.)

To ensure adequate time for all members of the public to comment, we will respectfully limit comments to **three minutes**. Questions raised during this period may not be responded to at this time but where feasible, will be followed up by the Commission and its staff.

Pinelands Commission and Committee meeting agendas are posted on the Commission's Website and can be viewed at [www.nj.gov/pinelands/](http://www.nj.gov/pinelands/) for more information on agenda details, e-mail the [Public Programs Office](mailto:PublicProgramsOffice@pinelands.nj.gov) at [Info@pinelands.nj.gov](mailto:Info@pinelands.nj.gov).