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State of New Jersey  
THE PINELANDS COMMISSION  
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Chair  
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Executive Director

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## NEW JERSEY PINELANDS COMMISSION MEETING AGENDA

Friday, December 8, 2023 - 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=Lhnz7ASY8nE>

To Provide Public Comment, Please Dial: 1-929-205-6099 Meeting ID: 862 5778 7140

### 1. Call to Order

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

### 2. Adoption of Minutes

- November 9, 2023 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 (1) Application for Public Development:

- Application No. 1985-0204.011 - Greater Egg Harbor Regional High School District  
Construction of two parking areas and concrete walkways at the Oakcrest High School  
Hamilton Township

Resolution Approving with Conditions (1) Application for a Waiver of Strict Compliance:

- Application No. 1989-0139.003 - Denise Knights  
Single family dwelling  
Monroe 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

- None

#### B. Waivers of Strict Compliance

- None

### 6. Master Plans and Ordinances Not Requiring Commission Action

- Buena Vista Township 2022 Master Plan Reexamination Report
- Buena Vista Township Ordinance 136-2023
- Monroe Township Ordinance O:35-2023

### 7. Other Resolutions

- Scheduling Regular Pinelands Commission Meeting Dates for 2024

## 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	
Wed., December 13, 2023	Climate Committee Meeting (9:30 a.m.)
Fri., January 12, 2024	Pinelands Commission Meeting (9:30 a.m.)
Fri., January 26, 2024	Policy & Implementation Committee 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).