



State of New Jersey
DEPARTMENT OF STATE
NEW JERSEY STATE PLANNING COMMISSION
PO BOX 820
TRENTON NJ 08625-0820

CHRIS CHRISTIE
Governor

GERRY SCHARFENBERGER, PH.D.
Director

KIM GUADAGNO
Lieutenant Governor

**New Jersey State Planning Commission
Minutes of the Meeting Held on May 15, 2013
State House Annex
Committee Room 10
125 West State Street, Trenton, New Jersey**

CALL TO ORDER

Chair McKenna called the May 15, 2013 meeting of the New Jersey State Planning Commission (SPC) to order at 9:41 a.m.

OPEN PUBLIC MEETINGS ACT

Deputy Attorney General Don Palombi announced that notice of the date, time and place of the meeting had been given in accordance with the Open Public Meetings Act.

ROLL CALL

Members Present

Kenneth Albert, Public Member
John Eskilson, Public Member (arrived at 9:43 a.m.)
Monique Purcell, Designee for Douglas Fisher, Secretary, Department of Agriculture
Elizabeth Vouk, Designee for Lt. Governor Kim Guadagno, Department of State
Shing-Fu Hsueh, Mayor, West Windsor, Public Member
Joyce Paul, Designee for Richard Constable, Commissioner, Department of Community Affairs
Marc Larkins, Chief Executive Officer, Schools Development Authority
Marilyn Lennon, Designee for Bob Martin, Commissioner, Department of Environmental Protection
Andy Swords, Designee for James Simpson, Commissioner, Department of Transportation
Edward McKenna, Chairman, Public Member

Members Not Present

Michele Brown, Chief Executive Officer, NJ Economic Development Authority
Thomas Michnewicz, Public Member

Others Present

(See Attachment A)

PLEDGE OF ALLGIANCE

Chair McKenna asked everyone to stand for the Pledge of Allegiance.

APPROVAL OF MINUTES

Chair McKenna asked for a motion to approve the Minutes of the January 16, 2013 meeting. Commissioner Lennon made the motion and it was seconded by Commissioner Purcell. Chair McKenna asked for a roll call vote. Ayes: (9) Ken Albert, Monique Purcell, Elizabeth Vouk, Joyce Paul, Shing-Fu Hsueh, Marc Larkins, Marilyn Lennon, Andy Swords, Ed McKenna. Nays: (0). Abstentions (0). The minutes were approved.

CHAIR'S COMMENTS

There were no comments at this time.

DIRECTOR'S REPORT

Since the last State Planning Commission meeting, the Office for Planning Advocacy has continued to work on reviewing the State Strategic Plan and formulating recommendations for possible revisions in light of last year's storm. During the interim period, OPA has played an active support role in the rebuilding process, particularly with OEM and hazard mitigation, and assisting EDA with the financial disbursement initiatives.

Several other initiatives undertaken by OPA include:

The second meeting of the Brownfields Interagency Work Group (IAWG), was held on April 4, 2013 and was an overwhelming success. Over 30 State and Federal agencies attended the meeting and provided guidance and programmatic suggestions to the municipalities of Ewing, Somerville and Asbury Park to help their Brownfields redevelopment projects. The list of projects that were presented included:

- Ewing – The Parkway Redevelopment Plan, a long range multiphase plan that includes remediation and redevelopment opportunities at the former GM Plant and former Naval Air Warfare Center. The plan also takes advantage of multi modal opportunities offered by the West Trenton Train Line and the Trenton-Mercer Airport.
- Somerville – The station and landfill area redevelopment project. The rehabilitation in the Somerville and surrounding area include mixed-use transit oriented development that will include passive and active recreation uses. A plan for the 140 acre site will include passive and active recreation uses. Includes up to 800 residential units, 260,000 square feet of non-residential space and 40 acres of open space. Somerville is also the end point of the Hunterdon and Somerset County Route 202 Local Demonstration Project being conducted through Together North Jersey.
- Asbury Park – Presented on the redevelopment of the Springwood Avenue corridor. This corridor is a link between the Asbury Park Transportation Center and multi modal regional transit hub, Main Street, which is State Route 71 and adjoining Neptune Township. It has an important regional context as part of significant transportation corridor connecting Asbury Park to municipalities to the north, south and west by way of both mass transit and automobile travel.

The next meeting is tentatively scheduled for late July or early August and will focus on municipalities in the southern part of the State who have had State and Federal investments to Brownfields redevelopment projects. One of the municipalities that have expressed an interest in participating in that meeting is the City of Camden.

The Brownfields Redevelopment Interagency Team (BRIT) met May 2 and heard Berkeley Township present their Town Center Redevelopment Plan. This is the redevelopment of approximately 400 acres consisting of the Beachwood Plaza, the New Jersey pulverizing site and the South Brunswick Asphalt Site. A mixed use multiphase development plan is envisioned. The township has designated the area as an Area in Need of Redevelopment (ANR). The project is a combination of brownfields and greyfields property. Berkeley Township received Plan Endorsement from the SPC in July 2012. Other OPA redevelopment unit projects include the Town of Phillipsburg and the redevelopment of the Ingersoll Rand site, the City of Salem and redevelopment opportunities in their brownfields development area; Ridgefield Park which is a proposed mixed use project call Skymart, the Cities of Passaic and Paterson and working with the Highlands Council to assist brownfields redevelopment opportunities in areas that may be considering as serving as a TDR Receiving Area. Milford Borough in Hunterdon the redevelopment of the Milford Mill Site, Hunterdon County study analyzing their freight network including a discussion of the brownfields located the near the freight rail. The non-profit Homefront Inc. is obtaining title to eight plus acre property of 361 Scotch Rd from the US Navy.

OPA continues to participate in the Sustainable New Jersey Rutgers Center for Urban Environmental Studies Brownfields Task Force.

In closing, Director Scharfenberger thanked the members of the Commission, the Administration and State Agencies for all of the support and assistance they provided to OPA on our various initiatives.

NEW BUSINESS

Resolution No. 2013-05 Approving the Petition for Plan Endorsement Submitted by the Town of Newton and Designating a Regional Center (Kate Meade, Planner)

Vice Chair Eskilson noted for the record that he was recusing himself from the Newton discussion and vote.

Ms. Meade noted that Newton's consultant, Jessica Caldwell, was in attendance to answer any questions. Ms. Meade provided a PowerPoint presentation on Newton's petition. During the presentation, Ms. Meade explained that there were a couple of Action Plan items that had not yet been completed and that those items were shifted to the Plan Implementation Agenda (PIA). In the meantime, Newton would rely on the Sussex County endorsed plan documents. Ms. Meade reviewed the demographics for Newton noting that Newton was a regional center and had gone through the visioning process. She further noted that the visioning process was completed through a visual preference survey, the preferences were then synthesized into an Urban Design Plan and that the Urban Design Plan was translated into a Smart Code (form based code) being used for their zoning.

Next Ms. Meade reviewed the different types of zoning that are present within the town:

- T-1 – Natural Areas: the T-1 Transect Zone covers all wetlands, water and wetland buffers established by DEP and already preserved lands. The permitted uses include parks and recreation.
- T-2 – Rural Reserved Areas: covers lands that are used as farmland or former quarries. The recommended density is one unit per ten acres.
- T-3 – Neighborhood Residential: covers already distinct features, existing buildings that are in areas that are environmentally sensitive.
- T-5 Transect: provides for Neighborhood Cores to serve some of the neighborhoods which are closer to the Town Core area. The permitted uses include housing, employment and mixed uses.
- T-6 Town Core: is a higher density mixed and multiple use downtown area.

Ms. Meade reviewed capacity issues noting that the Town's Urban Design Plan proposes additional units and a significant increase in population. The Sussex County Strategic Growth Plan conducted a build-out study for Newton by calculating the potential number of units that could be built under the zoning and removing land with environmental constraints.

Next, Ms. Meade explained that Newton has their own water and sewer utility and that it operates on a self-sustaining basis without the use of tax dollars. She noted that drinking water was an issue in Newton and because of that they are trying to optimize that system by conducting frequent infiltration and inflow investigations to reduce demand on the sewer system, which was helping to reduce the amount of sewerage going to the plant. The Sussex County Management Plan's Sewer Service Area Map was anticipated to be approved by the freeholder board in May 2013. She noted that there were a couple of septic tanks on Mount View Street and that Newton relies on the County Health Department to manage the tanks. She further noted that should a main be installed on Mount View Street, homeowners would be required to connect.

Ms. Meade explained that in order for the planned growth to occur, Newton's water allocation needs to be increased and the town is currently in the process of applying to the DEP to increase the water allocation. It was noted that Newton obtains its water from the Morris Lake Reservoir, which is located in Sparta Township within the Highlands Preservations Area. Newton is working to get their unaccounted for water below 15% through Infiltration and Inflow Investigations. She noted that in early 2013, usage was quite high and through an investigation it was found that a transmission main that runs under a lake had broken and it was immediately turned off. The average daily usage went down from approximately one million gallons a day to approximately 600,000 gallons a day. Newton has since hired a diving company to repair the broken main.

Ms. Meade reviewed the center boundary and noted that it was consistent with the natural area zoning.

Next, Ms. Meade reviewed the PIA noting the Action Plan items that were moved to the PIA. She noted that the town has been asked to update their master plan to include a statement in the Transect Zone descriptions that recommends the use of the Sussex County's Natural Resource Inventory (NRI) when developing in Transects 1, 2 or 3. The Open Space and Recreation Inventory and the Conservation Element were moved to the PIA for completion the next time that the town updates its Master Plan in 2018.

Chair McKenna asked for questions or comments from the SPC members.

Commissioner Purcell commented that Newton's plan was comprehensive and great but questioned what the incentive or benefit of Plan Endorsement would be at this point. Ms. Meade noted that there was little benefit to Plan Endorsement for Newton. She explained that Newton's center was extended by the Permit Extension Act. However, they were quite close to completing their Action Plan and that Plan Endorsement is good for 10 years, which would go beyond the extension through the Permit Extension Act therefore they wanted to get it done.

Chair McKenna applauded Ms. Meade's work noting the great job done on the petition and all the information concerning the Infiltration and Inflow Investigations, the steps the town has been taking to correct their problems are a tremendous benefit to Newton. He also noted that the affordable housing element of their plan was very good. Ms. Meade noted that Newton has done a great job incorporating some recreation opportunities into their affordable housing and redevelopment plans.

Public Comment on Resolution No. 2013-05

Jessica Caldwell, Planner for Newton commented that Deb Milligan wasn't able to make it to the meeting today, but wanted her to express the town's gratitude to the SPC for the Plan Endorsement.

Ms. Caldwell noted that Newton was very excited about working with the State and appreciated the on-going cooperation that they received from the State even though there were not a lot of immediate benefits from receiving Plan Endorsement. She also thanked Ms. Meade and OPA for all their assistance.

With no further questions or comments, Chair McKenna asked for a motion to approve Resolution No. 2013-05. Commissioner Purcell made the motion and it was seconded by Commissioner Hsueh. Chair McKenna asked for a roll call vote. Ayes: (9) Ken Albert, Monique Purcell, Elizabeth Vouk, Joyce Paul, Shing-Fu Hsueh, Marc Larkins, Marilyn Lennon, Andy Swords, Ed McKenna. Nays: (0). Abstentions (0). Resolution No. 2013-05 was approved.

Resolution No. 2013-06 Approving the Petition for Plan Endorsement Submitted by Dennis Township and Designating Five Village Centers (Kate Meade, Planner)

Ms. Meade thanked Senator Gibbons and Marcia Shiffman for their hard work on completing the necessary plans that Dennis Township needed to complete for Plan Endorsement.

Ms. Meade provided a PowerPoint presentation on Dennis Township's petition for Plan Endorsement. Ms. Meade started by noting changes that were made to the report since distribution. Those changes included the zone descriptions being updated on page 12 due to the fact that the zoning was "proposed" and not yet adopted by the Township and that zoning maps were also included. Ms. Meade explained that Dennis Township has been working on initial Plan Endorsement since 2004 when their coastal centers expired.

Ms. Meade briefly reviewed the demographic information and vacancy rate for Dennis Township noting that a portion of the Township was located within the Pinelands region. Next, Ms. Meade reviewed the Township's zoning and existing open space noting that the center boundaries surround land that has been disturbed by human development, environmentally sensitive lands were excluded from the center and that the zoning boundaries coincided with the center boundaries.

Ms. Meade further explained that because the Township has no sewer service, a Nitrate Dilution model was completed. She noted that almost all of the HUC11 (Hydrologic Unit Code 11) watersheds met the nitrate target except for the Cape May Bay watershed which was projected to exceed its 165 unit target by about 192 units. She explained that this exception was because of a development project that had been approved prior to the Water Quality Management Rules being adopted. It was noted that the Township had to accommodate the planned development and that it would be addressed by creating an overlay.

Ms. Meade explained that the Township at this time did not plan to have public sewers in any of the area of the Township and that the Township was planning on package treatment plants for the centers. The Township is planning for development that would be built with package treatment plants. It was also noted that the Township did not have its own water supply and that all of the water comes from onsite private wells. Ms. Meade noted that New Jersey American Water was considering a water main extension between Upper Township and Middle Township. The exact location of the water main was not known but could possibly run down Route 9. If this was the case the Clermont Center and Ocean View Center would have access to a public water supply.

Ms. Meade noted that in terms of circulation, a study was conducted and the results were used by the Township to come up with the density of the centers. It was noted that despite the fact that there are not many vacation homes or beachfront area the Township receives a lot of seasonal traffic and that no expansions were planned to the road infrastructure within this part of Cape May County. The Township conducted an analysis to determine how much traffic would be generated by the centers and then scaled back on the density.

Ms. Meade reviewed each of the centers and their boundaries. The centers include Ocean View, Clermont, South Dennis, South Seaville and Dennisville, which is contiguous to a center on the Pinelands side.

Next, Ms. Meade reviewed the PIA noting that Item 11 dealing with the Township's required conformance with the Pinelands was added after receiving comments from the Pinelands Commission. It was also noted that the Township's Coastal Consistency Statement had been submitted to DEP and was anticipated to be completed in short order. The Township is currently working on the Septic Management Plan. Lastly, it was noted that a Lake Management Study was added to the PIA by the Township.

Chair McKenna asked for questions or comments from the SPC members.

Commissioner Purcell commented that that she was thrilled that there were discussions about package treatment plants, which was good for Dennis Township and for DEP. She noted that it was exactly how treatment plants should be utilized when there was no intent to extend public sewer.

Commissioner Albert questioned why the Capital Improvement Plan was being put off until 2017. Ms. Meade noted that the Capital Improvement Plan was due every seven years according to the Municipal Land Use Law (MLUL) and that the Township completed its last plan in 2010. There was a brief discussion on whether the Township could move the Capital Improvement Plan to correspond to other activities such as the Lake Management Plan and the Master Plan update. It was determined that the timeline in the PIA for the Capital Improvement Plan would be changed to "ongoing."

Chair McKenna thanked the staff for the comprehensive and informative reports and their hard work.

Public Comment on Resolution No. 2013-06

There were no public comments.

With no further comments or questions, Chair McKenna asked for a motion to approve Resolution No. 2013-06. Commissioner Eskilson made the motion and it was seconded by Commissioner Purcell. Chair McKenna asked for a roll call vote. Ayes: (10) Ken Albert, John Eskilson, Monique Purcell, Elizabeth Vouk, Joyce Paul, Shing-Fu Hsueh, Marc Larkins, Marilyn Lennon, Andy Swords, Ed McKenna. Nays: (0). Abstentions (0). Resolution No. 2013-06 was approved.

Staff Recommendation to Initiate SPC Initiated Map Amendment Process: Bass River Township-Burlington County (Kate Meade)

Ms. Meade reviewed the procedures for a SPC self initiated Policy Map change under limited circumstances that are based on new information that alters the assumptions that were the basis for adopting the map. She explained that an affirmative action on the motion will allow the OPA staff to continue to investigate the proposed change and hold a public hearing in Bass River Township on the matter.

Ms. Meade proceeded to review a map of Bass River Township as it related to the Viking Yacht Company's property and the proposed map change. She explained that Viking Yacht, a major regional employer, would like to expand their manufacturing facility by reconfiguring existing on site buildings and constructing five new buildings (145,000 square feet) thereby creating an additional 450 jobs. Ms. Meade touched on the following points:

- The Coastal Area Facilities Review Act (CAFRA) regulations were restricting this expansion even though there was infrastructure in place within the PA5 designation.
- The recent amendment to the Permit Extension Act did not result in previously lapsed coastal

centers in the CAFRA areas being reinstated.

- The site is within Bass River's Highway Commercial Zone which specifically permits boat building and repair.
- The site is included in the Burlington County Water Quality Management Plan as a wastewater sewer service area that is treated by an onsite plant.
- The 2007 Land Use Cover shows that the Viking Yacht center is approximately 52 acres of disturbed land. There are currently nine structures built on the land already and the proposed expansion will not extend beyond the existing footprint of the disturbed land.
- The landscape data indicates about 47 acres have no signs of habitat. Rank 1 habitat is found in 12 acres and Rank 3 is found in about six acres.

Next, Ms. Meade explained that the State Plan recognizes two different types of nodes – a concentration of employment and economic activity that are not organized in compact mixed-use forms: Commercial-Manufacturing Nodes or Heavy Industry-Transportation-Utility Nodes. She noted that the Viking Yacht site was a very compact site.

The OPA's recommendation to the SPC was to initiate the process of a map amendment for the Viking Yacht site as described in the presentation. Ms. Meade further noted that staff also considered information from the Pinelands before making the recommendation to the SPC. The Pinelands Commission has confirmed that the property in question is located within the Pinelands National Reserve. Bass River Township has conformed its zoning in both the State Pinelands Area and the National Reserve Area to the Pinelands Comprehensive Management Plan.

Chair McKenna asked for questions or comments from the SPC members.

Commissioner Purcell commented that it was great that the SPC was talking about nodes. She commended the staff and town for all the planning that they are doing.

Commissioner Lennon commented that the proposed Bass River map amendment was exactly why the SPC needs to stay in existence until it migrates to the new State Strategic Plan. She explained that as it stands now State departments need to meet their rules even in instances where infrastructure is available and there is an existing use. She further noted that she was glad to see this matter being self initiated. The particular area is surrounded by environmentally sensitive features and will be subject to CAFRA and environmental protections of those features. Commissioner Lennon noted that in these types of situations without the ability to conduct these investigations and make changes to the map the DEP cannot just waive a "magic wand" and make changes.

Commissioner Eskilson commented that the Bass River matter is another indication as to why the SPC needs to move forward with the new Strategic Plan, so that matters like Bass River can be expedited. Commissioner Eskilson agreed that investigating this matter was the correct action, but it was a shame that the SPC had to go through the process. He noted that he fully supported moving forward and hoped that the economic cycle for the company was not missed.

Deputy Director Kennedy noted that the original assumption that was made was that the SPC would have a system in place that would be streamlined, efficient and inexpensive for towns to engage. He further explained, he believed that was the intent when the 2001 plan was written and centers were not automatically extended. However, that assumption turned out not to be true and we now know that the Plan Endorsement process was none of those things. The OPA feels that Plan Endorsement was the assumption that has been altered. Therefore, with this new information to require Bass River Township to go through Plan Endorsement when the Township is mostly in the Pinelands and partially under CAFRA didn't appear the way to go based on this new information.

Commissioner Albert reinforced the previous comments and noted that the SPC needs to move

forward because very soon the strategic plan won't be strategic anymore and the SPC needs to look within as to what its function is. He feels this matter needs to move quickly, especially in this economy, and the SPC needs to be flexible. He noted that he was aware of small users who want to go forward but cannot get to the SPC.

Public Comment on Bass River Township Map Amendment

Helen Heinrich, New Jersey Farm echoed comments made by Commissioner Purcell congratulating the SPC for moving ahead with package treatment plants and also in dealing with the Bass River node. She further noted that the farm community has been interested in the node concept because of an agricultural node that was proposed in the prior draft of the plan. Ms. Heinrich explained that there was a big need in the rural areas for a mechanism to designate either already existing somewhat industrial areas that serve the farm community or creating new nodes in the right places. She is very interested and pleased to see what the process is. Lastly she noted that the Strategic Plan will be less involved than the current process. She asked that as the SPC moves forward on the Strategic Plan, that it continue to think about agriculture nodes.

Chris Sturm, New Jersey Future commented she was pleased to hear the mention of the State Strategic Plan because it is also on the minds of New Jersey Future. She noted that Camden County has begun undertaking the Strategic Plan Mapping approach for updating its County Master Plan similar to the work completed by Somerset County. She further noted that the Together North Jersey project would be funding all of the 13 counties in northern New Jersey to use the same approach to identify growth areas and preservation areas and to also incorporate the updated sewer service areas that were being adopted by the DEP. Ms. Sturm noted that counties will have plans that are up to date but the SPC will still have a plan that was out of date with a cumbersome process to modify the map. She noted that New Jersey Future hopes the State Strategic Plan will be adopted after the election. She suggested that if the State Strategic Plan was not adopted that the SPC instigate an effort to allow for State Plan map updates through a county process based on the State Strategic Plan process otherwise there are really no good incentive for counties to invest in the State Strategic Plan. Ms. Sturm further noted that Somerset County's outcome has been good, every town has bought in, it is linked to infrastructure investments and now they are able to drill down and encourage economic growth in growth areas because that is where the agreement is and there can be preservation in the preservation areas. She questioned what role the SPC could play in pointing out this opportunity to the Governor's Office, recognizing that the SPC was not in an ultimate decision-maker role, but as the owner of the plan and map.

Chair McKenna indicated that he would talk to Director Scharfenberger to set up conference call amongst the SPC members to talk about some of the issues that were raised as far as timing and such things to see what the SPC could do.

With no further questions or comments, Chair McKenna asked for a motion on the Staff Recommendation to Initiate SPC Initiated Map Amendment Process: Bass River Township-Burlington County. Commissioner Eskilson made the motion and it was seconded by Commissioner Albert. Chair McKenna asked for a roll call vote. Ayes: (10) Ken Albert, John Eskilson, Monique Purcell, Elizabeth Vouk, Joyce Paul, Shing-Fu Hsueh, Marc Larkins, Marilyn Lennon, Andy Swords, Ed McKenna. Nays: (0). Abstentions (0). The motion was approved.

Director Scharfenberger noted that for those that may not be aware OPA has gone through a reorganization and was not unfairly piling all the work on Ms. Meade. He explained that Deputy Director Kennedy had taken over the responsibility of overseeing the day to day planning activities; Karl Hartkopf was moved over to IT and working on GIS with Steven Karp; Barry Ableman and Alan Miller are overseeing brownfields projects, the BRIT and interagency working groups. The reorganization was done in anticipation of the State Strategic Plan. The office is working on other projects aside from the State Plan. The reorganization has been successful to date.

COMMISSIONER REPORTS

Commissioner Albert commented that he had the pleasure of listening to Commissioner Lennon recently make a presentation about rule changes at the DEP. He noted that the presentation as well as the substance was very impressive. He noted that making rules that work at this time, particularly in light of Sandy and the coastal issues that work in an expedited rational process is difficult, but there was a new approach at DEP.

Chair McKenna commented that in the close to 40 years that he has been involved he has never seen DEP more functional in terms of addressing issues, trying to work with people and willing to work out permitting issues. He further noted that he asked Commissioner Lennon to thank DEP Commissioner Bob Martin and everyone within her department for their work. He also noted that he feels that all the State departments have had a heightened sensitivity to dealing with people and the issues and that type of customer service is needed in dealing with the issues that face the State today as well as matters such as the Bass River Township matter. Lastly, he noted that he thinks the State has a bright future if it does not over regulate itself to the point where it is prohibitive for people to want to do business in New Jersey.

Commissioner Albert noted that there was a nice balance to the rules that was rational and not compromising to the environment.

Commissioner Purcell commented that for over 10 years the aqua culture industry in the State has been requesting a modification to the regulations to have a permit by rule for certain aqua culture operations. She explained that the DEP recently adopted their Emergency Coastal Rules which primarily addressed the impacts of Hurricane Sandy but also took the opportunity to make the aqua culture changes. The change allows for a permit by rule for aqua culture, a new aqua culture development zone that is open allowing for another 1,000 acres of aqua culture lease area. Lastly, she noted the Department of Agriculture was excited about growing the industry and thanked DEP.

Commissioner Lennon commented that the administrative order post Sandy enabled DEP to make adjustments to the Coastal Zone Management Rules and the Emergency Flood Hazard Rules.

The department crafted various coastal zone management and flood hazard rule adjustments in light of Sandy. It realized the tremendous impacts the storm had on aqua culture facilities as well as the need to replace bulkheads and homes.

The new Emergency Flood Hazard Rules are based on the best available science and are far more accurate than the old maps.

One of the big changes that the DEP was introducing was a rule that, prior to this point, stated that if the shoreline was destroyed, you could develop a bulkhead and other hard vertical structures. We realized that this is not appropriate all the time. New Jersey is looking at strategies to calm the waters and start reestablishing the wetlands. The Army Corp agrees that offshore calming enables municipalities to reestablish the shoreline not for development but to enable nitrogen absorption. Staff is working with an advisory board from Steven's college.

Lastly, she noted that everything with the State Strategic Plan and DEP's bigger rule package was derailed with Sandy. You can't underestimate the impact that has had on the State Agencies' ability to function and plan appropriately.

She thanked everyone for the kind words.

ADJOURMENT

With no further comments from the SPC or the public, Chair McKenna asked for a motion to adjourn. The motion was made by Commissioner Purcell and seconded by Commissioner Albert. All were in favor. The meeting was adjourned at 10:31 a.m.

Respectfully submitted,


Gerry Scharfenberger, Ph.D.
Secretary, State Planning Commission

Dated: May 24, 2013

Attachment A

NEW JERSEY STATE PLANNING COMMISSION

DATE: MAY 15, 2013

TIME: 9:30 AM

LOCATION: COMMITTEE ROOM 10, 3RD FLOOR, STATE HOUSE ANNEX, TRENTON, NJ

| NAME | AFFILIATION |
|----------------|---------------------------|
| Susan Weber | NJDOT 609-530-3658 |
| Jim Hess | |
| Helen Horvath | NJ Farm Bureau |
| Chris Stearn | New Jersey State |
| Shane Godshell | American Littoral Society |
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