



HUNTERDON COUNTY DIVISION OF PLANNING SERVICES
DEPARTMENT OF LAND USE AND FACILITIES MANAGEMENT
Hunterdon County Administration Building
314 Route 12, Suite 140
County Complex, Bldg. # 1
PO Box 2900 Flemington, NJ 08822-2900

Hunterdon County Open Space Trust Fund Program

Parks & Open Space Advisory Committee Meeting Notes of July 18th, 2016

AGENDA 1. POSAC convened on Monday July 18th, 2016, at the Route 12 Hunterdon County Complex, Flemington, NJ. Chair Steeves welcomed those in attendance and the meeting was called to order at 7:10 p.m.

MEMBERS PRESENT: EARLE STEEVES, Chair, H. JORDAN GUENTHER, CAROL HOFFMANN, BILL BOWLBY, SUZANNE WILDER

Excused: GERRY LYNESS, RENEE MCNAMARA, SUZANNE LAGAY, JOHN LANZA

AGENDA 2. Approval of the March 21st, 2016 Meeting notes: Bill Bowlby made a motion to approve the minutes. Jordan Guenther seconded. Motion passed with Suzanne Wilder absent.

AGENDA 3. Review/Final Recommendation Historic Grant Program Applications

- **Reigel Ridge – Holland Township:** Staff presented the details of the Township's application. The Committee discussed the need for State Historic Preservation Office approval and submittal of a full set of detailed plans for the requested upgrades. Jordan Guenther made a motion to approve the application conditioned on the receipt of SHPO approval. Carol Hoffman seconded. Motion passed.
- **Clawson House – East Amwell Township:** The Committee reviewed the application and the requested funding. Carol Hoffman made a motion to approve. Bill Bowlby seconded. Motion passed.
- **Dvoor Farm - Hunterdon Land Trust:** The Committee reviewed the application and discussed whether painting is considered preservation or routine maintenance. The scale of the project was discussed as well as the protective nature of painting to prevent further deterioration and a larger project cost in the future. Carol Hoffman made a motion to approve the application. Suzanne Wilder seconded. A roll call vote was called with Carol Hoffman, Suzanne Wilder and Earle Steeves voting for and Jordan Guenther and Bill Bowlby voting against. Motion passed.

AGENDA 5. Review/Final Recommendation Cooperative Grant Program Applications

- **New Jersey Conservation Foundain - Turnquist** – Staff presented the application for the Turnquist acquisition and detailed the fact that the property was preserved with a farmland easement. NJCF proposes to acquire the property to allow for public access and add to the trail network in the area. The Committee discussed how it was not a good use of taxpayer's money to put into this property twice, as it was already preserved. Bill Bowlby made a motion to deny the application. Suzanne Wilder seconded. Motion passed.
- **Hunterdon Land Trust - Hudson Grant Group** - Staff outlined the details of the existing grant to be used in the Kingwood area for preservation along the Delaware River and how this property was designed to utilize that grant. The Committee discussed that it was always a county goal to

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preserve the bluffs area along the river. Bill Bowlby made a motion to approve. Jordan Guenther seconded. Motion passed.

- Delaware Township - Millner – Staff presented the application for the Millner acquisition and detailed NJCF's involvement in the process. The Committee discussed the location and size of the property as assets along with the environmental qualities of the property. Bill Bowlby made a motion to approve the application. Suzanne Wilder seconded. Motion passed.
- Delaware Township - Fisher – Staff presented the application for the Fisher acquisition and detailed the configuration of the property. The Committee discussed the environmental aspects of the property as well as the unusual configuration. The Committee was concerned about the connectivity of the adjacent open space parcels and felt that the current configuration did not allow for trail access. The Committee recommended that the configuration be changed to allow for better connectivity. Jordan Guenther made a motion to deny the application. Bill Bowlby seconded. Motion passed.
- Tewksbury Land Trust - Treanor – Staff presented the application for the Treanor acquisition. The Committee discussed the history of the property as well as the proximity to other preserved lands. The Committee was concerned about the usefulness of the property by the public as a stand-alone park without very many distinguishing features. Bill Bowlby made a motion to deny the application. Jordan Guenther seconded. Motion passed.
- Tewksbury Land Trust - Pye – Staff presented the application for the Pye acquisition and detailed the fee simple and easement purchase aspects of the proposal. The Committee discussed the need for the land purchase as the trail easement is the ultimate goal. The property value was also a concern, given the high value given for a small building lot. Jordan Guenther made a motion to deny the application. Bill Bowlby seconded. The Committee made a recommendation that a trail easement only purchase be pursued. Motion passed with Earle Steeve voting against.

AGENDA 6. – PARKS OPERATIONAL

- Pavilion at Hoffman Park – Staff presented the proposal to build a pavilion at Hoffman Park with funding from the Open Space Trust Fund. The Freeholders have approved the use of those funds and directed staff and POSAC to determine an appropriate location. The Committee discussed pros and cons to various locations along the parking and access road to the various ponds on the property. The Committee made a recommendation to location the pavilion along the access road in the middle of the hill as it provides shelter from the wind while still providing great views of the area and quick access to the ponds.
- Tunnel murals - Staff gave an update on a proposal by a Hunterdon area school to paint murals in the tunnel that connects the Arboretum to Echo Hill. The Committee supports the idea as long as there is adequate oversight as to the content of the murals.

AGENDA 7. – NEW BUSINESS/OLD BUSINESS

- Strategic Parks Plan - Staff gave an update to the status of the Strategic Parks & Open Space Plan and the public survey. A more detailed update will be provided at the next meeting.
- Prospective County Purchases – Staff presented various properties as potential additions to the County Parks System. POSAC recommended that the County pursue purchase on the Flood property in Readington, the Stanton Station property in Readington, the Denton Property in Lebanon, and the Higgins property in East Amwell Township.

AGENDA 8. – POSAC/PUBLIC COMMENTS – Members of the public provided input on various agenda topics including the Hoffman Park parking lot, tunnel murals, and the protection of wildlife. The

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Committee also discussed the current status of the clubhouse at Heron Glen Golf Course.

AGENDA 9. – FREEHOLDER COMMENTS - NONE

AGENDA 10. - ADJOURN – Having no further business, Bill Bowlby made a motion to adjourn the meeting. Earle Steeves seconded. Meeting adjourned.

Respectfully prepared and submitted by: *Bill Millette*, September 19th, 2016