

Franklin Township
Open Space Advisory Committee
June 16, 2009 Minutes

1. Call to order. The meeting was called to order by Chairman Jones in accordance with the Sunshine Law at 7:35 PM. Present (P) were members:

Melba Battin-P	Robert LaCorte
Phyllis Beals	John Moon-P
Ted Chase-P	Mike Orsini-P
Bill Connell-P	Alice Osipowitz
Jack Connolly-P	Bob Puskas-P
Kenneth W Daly	Arnold Schmidt-P
Mark Healey-P	David Triggs-P
Randy Jones-P	Rich Torraca Also present was Councilman Vassanella
Vandana Khurana	

2. Introductions/ Roll Call

3. Approval of minutes. Puskas moved and Schmidt seconded a motion to approve the minutes of the May 19, 2009 meeting. Motion carried.

4. Financial Report. The financial report was reviewed. Puskas moved and Schmidt seconded to approve the financial report. Motion carried.

5. 1st opening of meeting to the public. Puskas moved and Schmidt seconded to open the meeting to the public. Motion carried.

- Members of the Kingston Village Advisory Committee (KVAC) presented a report on the rehabilitation and re-use of the Laurel Avenue School (report dated June 15, 2009)
- Anne Zeman of KVAC summarized the report, explained the discussions KVAC has had with NJDEP and potential re-use option for the school. She explained that the school cannot be demolished without approval of the State Historic Sites Commission at significant cost. KVACs report recommends: getting better estimate for the rehab (both construction and future maintenance costs); evaluating demolition costs for each section; that the roof be covered immediately (potentially through use of Somerset County emergency funds); and pursuing a tenant willing to work with the Township on costs. Two potential non-profit tenants have been identified. KVAC is looking at potential grant opportunities. She indicated that getting a non-profit is key to getting Statehouse approval for re-use of the building in light of Green Acres limitations. KVAC is looking for OSAC support to continue evaluation of rehab. and potential use of the school.
- Robert Von Zumbush and Curt Emmich reviewed the cost estimates and cost factors with the Committee, some of the particular short- and long-term rehabilitation needs for the building including the roof and heating system. Mr. Von Zumbush indicated that it

was likely that the Statehouse Commission would allow a non-profit tenant to occupy the building as an alternative to demolition. Mr. Emmich expects the need for asbestos abatement to be minimal.

- Cathy Pavelec summarized the January community meeting and the support for community use of the building. She indicated that KVAC is reaching out to partner with other community groups.
 - Teri Pantaleo discussed some of KVAC efforts and community support for preservation of the building.
 - Use of the building as a library substation or police substation was discussed. Availability of energy grants for solar power was discussed.
 - Puskas moved and Schmidt seconded to close to public. Motion carried.
6. Review of Consultant's work log. The work log was reviewed. Puskas moved and Schmidt seconded to approve the work log. Motion carried.
 7. Review of Eagle Scout project status report [Committee skipped this]
 8. Reports from other Township groups. Ted Chase summarized some of the key findings of a survey conducted in association with the southern park task force
 9. Old Business.
 - a. Puskas moved and Schmidt seconded to approve an amount not to exceed \$1000 for installation of brown streets signs to identify open spaces tracts.
 - b. Puskas moved and Schmidt seconded to approve an amount not to exceed \$7000 for proposed improvements to parking lot near water tower access area.
 - c. Regarding the Laurel Avenue School, Chase moved and Puskas seconded the following motion: The Township should develop more detailed cost estimates for the rehabilitation of the building with work broken down by what must be done now versus what could be made the responsibility of a future tenant. Further, the Committee recommends use of up to \$5000 from the Historic Structure Preservation Fund for further evaluation of the rehabilitation of the building and its potential re-use, if such expenditure is allowable. Motion carried.
 10. New Business.
 - a. Hiring a consultant for FY 2010. Only proposal was submitted by Loos Consulting. The Committee discussed the proposal. Puskas moved and Orsini seconded to approve. Motion carried.
 11. 2nd opening of meeting to the public. Puskas moved and Schmidt seconded to open the meeting to the public. Motion carried. No public was present. Puskas moved and Schmidt seconded to close to public. Motion carried.
 12. Executive session to discuss negotiations regarding property purchases. Puskas moved and Schmidt seconded to go into executive session.
 13. At 9:30 PM, the committee adjourned.