



PHILIP D. MURPHY
Governor
SHEILA Y. OLIVER
Lt. Governor

State of New Jersey
THE PINELANDS COMMISSION
PO Box 359
NEW LISBON, NJ 08064
(609) 894-7300
www.nj.gov/pinelands




SEAN W. EARLEN
Chairman
NANCY WITTENBERG
Executive Director

General Information: Info@pinelands.nj.gov
Application Specific Information: AppInfo@pinelands.nj.gov

MEMORANDUM

To: Interested Municipal and County Officials (via email)

From: Susan R. Grogan 
Chief Planner

Date: February 11, 2019

Subject: Public Hearing on Bass River Township Ordinance 2018-05

The New Jersey Pinelands Commission, in accordance with the provisions of the New Jersey Pinelands Comprehensive Management Plan (CMP), will conduct a public hearing on the application submitted by Bass River Township to have Ordinance 2018-05 certified by the Pinelands Commission as being in conformance with the CMP.

The public hearing has been scheduled as follows:

DATE: Wednesday, March 6, 2019

TIME: 9:30 a.m.

PLACE: Richard J. Sullivan Center for Environmental Policy
and Education - Library
15C Springfield Road
New Lisbon, New Jersey

If you are interested in giving testimony, you may call the Pinelands Commission office at (609) 894-7300 or sign up at the hearing. Written testimony may be submitted at the hearing or sent directly to the Pinelands Commission office, 15C Springfield Road, P.O. Box 359, New Lisbon, New Jersey 08064 or via facsimile (609) 894-7330 or by email through the Commission's web site at <http://www.nj.gov/pinelands/home/contact/planning.shtml> no later than **March 13, 2019**.

Please contact our office if you have any questions.

/CBR

Encl: Copy of Public Notice

PUBLIC NOTICE

Pursuant to N.J.A.C. 7:50-3.45, the New Jersey Pinelands Commission will conduct a public hearing on Bass River Township Ordinance 2018-05. Comments are being sought on whether the ordinance is in conformance with the Pinelands Comprehensive Management Plan (CMP).

Ordinance 2018-05 amends Title 16, Subdivisions and Site Plans, and Title 17, Zoning, of the code of Bass River Township. The ordinance adopts amendments to the Bass River code in response to amendments to the CMP including revisions to: definitions; types of development exempt from application; notice requirements; and standards for the installation of advanced wastewater treatment systems. Ordinance 2018-05 also establishes a simplified permitting system for the development of single-family dwellings on existing lots of record in the Pinelands Area. In such instances, the applicant may opt to apply for a preliminary zoning permit from the Township Zoning Officer. Upon approval by the Zoning Officer, and subsequent review and approval by a representative of the Pinelands Commission, the preliminary zoning permit represents a determination that the associated development application meets the standards of Chapter 17 of the Township Code and the CMP. Preliminary zoning permits are valid for two years and allow an applicant to seek any subsequent approvals necessary for the development of the single-family dwelling without the need for a Certificate of Filing from the Pinelands Commission.

As such, Ordinance 2018-05 directly relates to CMP standards and must be formally reviewed and approved by the Pinelands Commission before it may take effect.

The hearing will be conducted at the Richard J. Sullivan Center for Environmental Policy and Education - Library, 15C Springfield Road, New Lisbon, New Jersey.

DATE: Wednesday, March 6, 2019

TIME: 9:30 a.m.

The ordinance and supporting materials are available for public inspection and copying at the principal offices of the Commission. Anyone interested in giving testimony or obtaining further information may call the Pinelands Commission office at (609) 894-7300 by March 6, 2019. Written testimony may be submitted at the hearing or sent directly to the Pinelands Commission office, 15 Springfield Road, P.O. Box 359, New Lisbon, New Jersey 08064 or via facsimile (609) 894-7330 or by email through the Commission's web site at <http://www.nj.gov/pinelands/home/contact/planning.shtml> no later than **March 13, 2019**.

/CBR