

Mr. Stanzione requested Ms. Savron be at a subsequent meeting to discuss her opinion's outlined in her letter so that he would have the ability to cross-examine her.

Ms. Goldman asked why the corridor management plan for the scenic byway was not taken into consideration. One of the things the plan looks at is managing potential intrusions into the byway. One of the major issues is the scaled relationship of the facilities with the surrounding context. Since the management plan has a specific section addressing utility corridors it is important that it be addressed. She requested the applicant supply a short supplemental report to the EIS to address the corridor management plan, to confirm there are still no impacts to any threatened or endangered species or species of concern and to update the status of approvals. The applicant agreed to provide an update. Copies of the outside agency approvals will be provided.

Mr. Cline asked for an update to the noise section of the EIS to address the fact that there are no longer condensers proposed.

The meeting was opened to the public to question Mr. McManus.

Candy Willis remains under oath. She asked Mr. McManus to describe the public notice process initiated in 2104. Mr. McManus said it was published in the Princeton Packet on July 25, 2014 and invitations to comment were sent to the Township and Van Harlingen Historical Community. The State Historic Preservation Office has sent the case to the FCC. Ms. Willis referenced a July 7th document from towernotify@FCC.com to Steven Forrest at EBI Consulting that was submitted as part of Willis-1. It was an opinion from the HPO that constructing a 140' high tower will result in an adverse effect to the historic properties. Ms. Willis asked where the FCC was in their review of the project. Mr. McManus did not know. Ms. Willis asked if he ever considered paying back the money or applying for an exemption for the preserved portion of the farmland so that the tower could be moved further into the site on the preserved area.

Mr. Stanzione replied that they are not addressing that site because if the land is ever sold the wireless communication facility approval does not go with the land and they could potentially lose their approval.

Ms. Palius remains under oath. Ms. Palius asked Mr. McManus why he did not contact the River Road Association, the Millstone Valley Preservation Coalition, the Van Harlingen Historical Society, the Griggstown Historic Society and the Citizens to Preserve Griggstown Society but contacted Indian tribes all over the county for comments. Mr. McManus replied that they followed the requirements of the Section 106 Programmatic Agreement. Ms. Palius explained the corridor management plan.

Barbara Ten-Broeke remains under oath. Ms. Ten-Broeke explained when determining if a local byway meets requirements for National Scenic Byways Program six areas have to be identified. While scenic and natural qualities are present, the regionally significant qualities are historical, recreational and archeological. She asked if the site can be moved elsewhere. Mr. McManus is not qualified to answer the question. Ms. Ten-Broeke gave Mr. McManus a copy of the corridor plan.

Donald Matthews, Rutland Road, remains under oath. Mr. Matthews asked if it is the height of the silo that has the visual impact. Mr. McManus said it was one of the elements. Mr. Matthews asked if another type of tower was proposed. Mr. Stanzione said the applicant would be willing to change it to a tree or monopole if requested by the Board.

Ms. Willis asked if the height would be reduced if it was another design. Mr. Stanzione said he believed there would be a 15' reduction. Ms. Willis asked what the circumference of a pole would be. Dr. Eisenstein said they are generally 4' at the bottom and 2.5' at the top but would have approximately 14' triangles at the top for the antenna. Mr. McManus confirmed the silo design was considered to be a mitigation feature.

The Board took a five minute recess.

Matthew Bartlett was sworn in. Mr. Bartlett gave the Board his qualifications and was accepted as a witness concerning the site acquisition process. Mr. Bartlett referenced the Site Acquisition Analysis report dated August 29, 2016. He received the search ring from Verizon in 2010. Verizon has been interested in this area for many years prior to this submission. He researches the search area online and then drives the area to see if there are any existing structures that could be used. There were 578 potential parcels in the search area. The standard residential properties and properties smaller than 2-acres were eliminated. Both Township owned properties and other properties were eliminated because they were right next to small residential parcels. Mr. Bartlett described each of the parcels that were over 2 acres listed in the report. After review of the prior T-Mobile resolution, they contacted Mr. Staats and Mr. Quick since the resolution specifically referenced those two properties. Mr. Staats was interested in locating a site on his property but he wanted it in the conservation area that is encumbered by the Green Acres restrictions. He then spoke to Mr. Quick and an agreement was reached.

The Board questioned Mr. Bartlett. Mr. Bartlett testified they try to have the site as far from homes as possible.

Ms. Goldman asked if the preserved farmland portion of the Quick property was considered. Mr. Stanzione said it has been the position of Verizon Wireless that it is too risky to put into service a site on a property that could be lost. Any sale of the property would result in the permit not being valid because it does not run with the land.

Chairman DeRochi opened the meeting to the public to question Mr. Bartlett.

Ms. Palius asked about the boundaries on the map. Mr. Bartlett said they were all in in Montgomery except the D & R Canal. Mr. Bartlett referenced Exhibit A-9 to show the search area within the service area.

Ms. Ten-Broeke asked about the Caliper Farms site that was discussed during the T-Mobile application. Although outside of the search area, Mr. Bartlett contacted them and they were not interested in leasing space.

Mr. Ten-Broeke remains under oath. Mr. Ten-Broeke is a public advisor to the Somerset County Cultural Heritage. The applicant should reject this site.

The meeting was continued to the November 15, 2016 Zoning Board meeting. No further notice is required.

A special meeting will be held on November 29, 2016. The November 22, 2016 meeting will be cancelled.

There being no further business to come before the Board, the meeting was adjourned at 10:00 p.m.