



Established 1772

Nature lover's paradise

Downe Township Combined Planning Board
Regular Meeting Agenda
December 9, 2025
At 7:00 p.m.

Call to order by Chairman, Doug Cook, at 7pm.

Open Public Meeting Notice:

Pursuant to the Open Public Meeting Act adequate notice of this meeting has been sent to the Official Newspaper and was posted on the Township Bulletin Board and website.

www.downtwpnj.org

Flag Salute:

Roll Call:

Mayor Mike Rothman __, Robert Campbell __, Dakota Kruger __, Chairman Doug Cook __, Vice Chair Brent Daly __, John Gilligan __, Jeff Sanza __, Kevin Nocon __, Christopher Weir __

Board Business:

Resolution No. 2025-09 Atlantic Cultivators LLC Resolution

Motion: _____ Seconded: _____ Roll Call Vote: Rothman __, Kruger __, Campbell __, Cook __, Daly __, Gilligan __, Sanza __, Nocon __, Weir __

Presentation of Bills for Payment:

Solicitor: Jeffrey E. Snow	– Oct. Invoice:	Solicitorship 2025:	\$ 200.00
	– Nov. Invoice:	Solicitorship 2025:	\$ 200.00

- Motion: _____ Seconded: _____ Roll Call Vote: Rothman __, Campbell __, Kruger __, Cook __, Daly __, Gilligan __, Sanza __, Nocon __, Weir __

New Business:

Confirmed Interest in Continuing in 2026 - Professionals & Expiring Term Board Members

- Nicole Marlette, as Board Secretary
- Jeffery E. Snow, as Board Solicitor
- Joe Maffei / Engineer Design Assoc. as Board Engineer
- Dakota Kruger, as Class II Member
- Christopher Weir, as Class IV Member
- New Alternate Member starting in January: James Jacobson Sr.
- IDEAS for 2nd alternate board member position: _____

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2026 Re-Examination of the Master Plan:

The Township hired Cumberland County Dept. of Planning to do it again.

Old Business: None at this time.

Correspondence:

- 11/18/25: NJDEP combined Individual CAFRA / In-Water Waterfront Development & Freshwater Wetlands Transition Area Waiver App.
 - *Mott MacDonald: South Fortescue Erosion Control Berm Toe Protection (Block 114, Lots 1, 2, & 3)*
- 11/19/25: NJDEP Flood Hazard Verification & Wetlands LOI
 - *Fralinger Engineering: 704 Main St (Block 49, Lot 13)*

ACCEPT & FILE – All Correspondence OR None OR Specific Ones ()
Motion: _____ Seconded: _____ Voice Vote: _____

Open Meeting to Public: Motion: _____ Seconded: _____ Voice Vote: _____
Closed Meeting to Public: Motion: _____ Seconded: _____ Voice Vote: _____

Next Meeting: Tuesday, January 13, 2026 at 7pm (Reorganization Meeting)

Adjournment of Meeting: Motion: _____ Seconded: _____ Voice Vote: _____