



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5012
Source:	County Report	Approved by OSG Director:	
NE #	12-A	Preliminary Staff Recommendation:	Agree Conditional / Mod

**Quads Affected:**

OSG Quad Number 50, CHATHAM NJ  
OSG Quad Number 61, PLAINFIELD NJ

**Proposed Change:**

*Planning Area*                      From: PA1                      To: Other

*CES*                      Modify

**Acres:****County/NE Reason For Proposed Change:**

Request to clarify and remove the CES boundary designation noted on the CA III map for these two areas along the NJ Transit Raritan Valley Line right of way because it's unlikely that a critical environmental feature would exist on an active rail line. This designation does not appear consistent with aerial photography.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

North Plainfield Boro; Plainfield City;

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; and 1999 Union County Aerial Photography.

**Staff Response:**

CES to be removed from existing NJ Transit Raritan Valley Line right of way.



## New Jersey State Planning Commission

### Negotiations Worksheet

### Map Amendments

County:	UNION COUNTY	Item No.	5013
Source:	County Report	Approved by OSG Director:	
NE #	12-C	Preliminary Staff Recommendation:	Agree Conditional / Mod

**Quads Affected:**

OSG Quad Number 50, CHATHAM NJ  
OSG Quad Number 61, PLAINFIELD NJ

**Proposed Change:**

*Planning Area*                      From: PA1                      To: Other

*CES*                      Modify

**Acres:****County/NE Reason For Proposed Change:**

Request to modify and/or remove the CES boundary designation noted on the CA III map for the area extending from the northeast side of the City to the central part of Plainfield along the Cedar Brook. This designation does not appear to be consistent with the aerial photography which shows the area to be densely developed. Federal flood plain protection requirements in relation to NJ Department of Environmental Protection (NJ DEP) rules should regulate any flooding problems caused by development in this area.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Plainfield City;

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; 1999 Union County Aerial Photography; and City of Plainfield Recreation and Open Space Inventory (ROSI).

**Staff Response:**

Adjust the CES to reflect the undeveloped portions of the Cedar Brook in Plainfield. Mapped statutory wetland and Cedar Brook corridor to remain overlaid with CES.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5014
Source:	County Report	Approved by OSG Director:	
NE #	12-D	Preliminary Staff Recommendation:	Agree Conditional / Mod

**Quads Affected:**

OSG Quad Number 50, CHATHAM NJ  
OSG Quad Number 61, PLAINFIELD NJ

**Proposed Change:**

<i>Planning Area</i>	From: PA1	To: Other
<i>CES</i>	Delete	

**Acres:****County/NE Reason For Proposed Change:**

Request to modify and/or remove the CES boundary designation noted on the CA III map for the area extending from the northeasterly side of the City off of Curshing Road. This area is an active farm recently purchased by the County as agricultural/open space. The area will eventually be included in the County's Parkland GIS coverage map.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Plainfield City;

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; and 1999 Union County Aerial Photography.

**Staff Response:**

The Office of Smart Growth has received GIS data identifying parks and preserved natural areas. All such areas shall be shown accordingly on the State Plan Policy Map. Upon presentation of deed restriction and/or similar instrument of preservation, this area will be illustrated on the State Plan Map as Parkland.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5101
Source:	County Report	Approved by OSG Director:	
NE #	2-A/3-A	Preliminary Staff Recommendation:	Agree Conditional / Mod

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

*Planning Area*

From: PA1

To: Park

**Acres:****County/NE Reason For Proposed Change:**

This previous industrial site has been converted into a Municipal Golf Course (Hyatt Hills) based on information from the municipality. The State Plan Map should reflect this change for the area between the Townships of Clark and Cranford. The County's 1999 Aerials predates the conversion of this area into a golf course.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Clark Twp;Cranford Twp

**Data Source:**

Sources: 1999 Union County Aerial Photographs; and the County Parklands GIS Coverage.

**Staff Response:**

The Office of Smart Growth has received GIS data identifying parks and preserved natural areas. All such areas shall be shown accordingly on the State Plan Policy Map. Upon presentation of deed restriction and/or similar instrument of preservation, this area will be illustrated on the State Plan Map as Parkland.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5102
Source:	County Report	Approved by OSG Director:	
NE #	3-B	Preliminary Staff Recommendation:	Agree Conditional / Mod

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

*Planning Area*                      From: PA1                      To: Other

*CES*                      Modify

**Acres:****County/NE Reason For Proposed Change:**

Request to move the Critical Environmental Site (CES) designation boundary as noted on the CA III map in this area away from the existing residential area.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Cranford Twp; Westfield town;

**Data Source:**

Sources: Draft State Development Redevelopment Plan Cross Acceptance III Map (CA III Map) Coverages provided to Union County; and 1999 Union County Aerial Photography.

**Staff Response:**

The CES encompassing the river corridor and adjacent wetlands must remain in recognition of existing wetlands and critical water supply area. The net effect may be a partial reduction in the size of the CES.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5104
Source:	County Report	Approved by OSG Director:	
NE #	3-D/8-A	Preliminary Staff Recommendation:	Agree Conditional / Mod

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

<i>Planning Area</i>	From: PA1	To: Other
<i>CES</i>	Modify	

**Acres:****County/NE Reason For Proposed Change:**

Request to remove Critical Environmental Site (CES) designation as noted on the Cross Acceptance III Map for the area surrounding the existing residential area in the north end of Cranford extending into Kenilworth and maintain a smaller buffer area around the Rahway River Cranford Section.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1, Park

**Municipalities Affected:**

Kenilworth Boro; Cranford Twp;

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; 1999 Union County Aerial Photography; and the Union County Parkland GIS Map.

**Staff Response:**

The CES encompassing the river corridor and critical water supply area must remain. The net effect may be a partial reduction in the size of the CES. The developed areas will be removed from the CES



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5113
Source:	County Report	Approved by OSG Director:	
NE #	17-B	Preliminary Staff Recommendation:	Agree Conditional / Mod

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

*Planning Area*

From: Park

To: PA1

**Acres:****County/NE Reason For Proposed Change:**

Request to correct parks designation found on the CA III Map for the area located adjacent to the County's Lenape Park on the north side of Diamond Road. Based on the 1999 County Aerials this area appears to be developed.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

Park

**Municipalities Affected:**

Springfield Twp (Union);

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; 1999 Union County Aerial Photography; and the County's GIS Parklands Map.

**Staff Response:**

The State Plan Map will reflect the proper boundaries of the park, pending proof of deed restriction and accurate mapping from Union County.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5202
Source:	County Report	Approved by OSG Director:	
NE #	7-A	Preliminary Staff Recommendation:	Agree Conditional / Mod

**Quads Affected:**

OSG Quad Number 52, ELIZABETH NJ-NY

**Proposed Change:**

*Planning Area*

From: Park

To: PA1

**Acres:****County/NE Reason For Proposed Change:**

Request to remove parks designation on rail right of way. A parks designation for this area is not consistent with existing land use.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1, Park

**Municipalities Affected:****Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; 1999 Union County Aerial Photography; and the County Parklands GIS Map.

**Staff Response:**

Pending proof from County that this area is not deed restricted as parkland.





## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	6112
Source:	County Report	Approved by OSG Director:	
NE #	12-B	Preliminary Staff Recommendation:	Agree Conditional / Mod

**Quads Affected:**

OSG Quad Number 60, BOUND BROOK NJ

**Proposed Change:**

*Planning Area*

From: Park

To: PA1

**Acres:****County/NE Reason For Proposed Change:**

Request to remove park designation noted on the CA III map for the Park/Madison site because the site has been recently developed. This has been verified through a field visit by County staff.

**What is it in Current State Plan:**

Parkland.

**What is it in Preliminary State Plan:**

Parkland.

**Municipalities Affected:**

Plainfield City;

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; 1999 Union County Aerial Photography; and City of Plainfield's 2004 Recreation and Open Space Inventory (ROSI).

**Staff Response:**

Generally, OSG agrees that developed land should not be identified as public parkland. The City needs to show proof that the subject lands are not on the DEP Recreation & Open Space Inventory or rectify the situation with Green Acres.



## New Jersey State Planning Commission

### Negotiations Worksheet

### Map Amendments

County:	UNION COUNTY	Item No.	5006
Source:	County Report	Approved by OSG Director:	
NE #	1-A	Preliminary Staff Recommendation:	Agreement

**Quads Affected:**

OSG Quad Number 50, CHATHAM NJ

**Proposed Change:**

*Planning Area*

From: PA1

To: Park

**Acres:****County/NE Reason For Proposed Change:**

Reason For Change (RFC): Request to change Endangered Species Habitat (ESH) currently identified on the Cross Acceptance III Map (CA III Map) to Trail or Open Space to correspond with active high tension wire corridor. Benefit will be to non-road access between north and south sections of the municipality.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Berkeley Heights Twp;

**Data Source:**

Sources: Draft State Development Redevelopment Plan Cross Acceptance III Map (CA III Map) Coverages provided to Union County; and 1999 Union County Aerial Photographs.

**Staff Response:**

Location: runs from 78, almost meets valley road, between Union Ave, and plainfield ave.

OSG has utilized the geographic information systems (GIS) parks/open space mapping provided by Union County as part of the Cross-Acceptance process. The existing Planning Area adequately reflects the characteristics of this region. No evidence that PSE&G has granted easement within its r-o-w allowing Twp. to dedicate high tension wire corridor as public parkland.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5007
Source:	County Report	Approved by OSG Director:	
NE #	1-B	Preliminary Staff Recommendation:	Agreement

**Quads Affected:**

OSG Quad Number 50, CHATHAM NJ

**Proposed Change:**

*Planning Area*

From: PA1

To: Park

**Acres:****County/NE Reason For Proposed Change:**

Request to change Endangered Species Habitat (ESH) currently identified on the Cross Acceptance III Map (CA III Map) to Trail or Open Space to correspond with active high tension wire corridor. Benefit will be to non road access between north and south sections of the municipality.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Berkeley Heights Twp;

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; and 1999 Union County Aerial Photographs.

**Staff Response:**

OSG has utilized the geographic information systems (GIS) parks/open space mapping provided by Union County as part of the Cross-Acceptance process. All areas illustrated on this mapping layer will be indicated on the Started Plan Policy Map.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5106
Source:	County Report	Approved by OSG Director:	
NE #	6-A	Preliminary Staff Recommendation:	Agreement

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

*Planning Area*

From: PA1

To: Park

**Acres:****County/NE Reason For Proposed Change:**

Request to add a park area/open space designation adjacent to a municipal park area on the State Plan Map for the Borough. Due to limited open space in the town the preservation of open space whenever possible will benefit the surrounding residential areas and municipal parks.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Garwood Boro;

**Data Source:**

Sources: Draft State Development Redevelopment Plan Cross Acceptance III Map (CA III Map) Coverages provided to Union County; 1999 Union County Aerial Photography; and the County Parklands GIS Map.

**Staff Response:**

OSG has utilized the geographic information systems (GIS) parks/open space mapping provided by Union County as part of the Cross-Acceptance process. All areas illustrated on this mapping layer will be indicated on the Started Plan Policy Map.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5107
Source:	County Report	Approved by OSG Director:	
NE #	10-A	Preliminary Staff Recommendation:	Agreement

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

*Planning Area*

From: PA1

To: Other

**Acres:****County/NE Reason For Proposed Change:**

Request to have OSG justify the ESH designation noted on the CA III Map or to change this designation to park or open space to be more consistent with existing land use and aerial mapping.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Mountainside Boro;

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; 1999 Union County Aerial Photography; and Union County Parklands GIS Map.

**Staff Response:**

The landscape project is not a layer depicted on the State Plan Policy Map. No CES designation exists at this location.

We have updated the preliminary Plan to reflect the Open Space Update



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5109
Source:	County Report	Approved by OSG Director:	
NE #	14-A	Preliminary Staff Recommendation:	Agreement

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

*CES*

Add

**Acres:****County/NE Reason For Proposed Change:**

Request to consider CES designation on the State Plan Map for the area immediately around the West Brook that leads to Morses Creek. This added CES designation would be consistent with the 1999 County Aerials.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Roselle Boro;

**Data Source:**

Sources: Draft State Development Redevelopment Plan Cross Acceptance III Map (CA III Map)  
Coverages provided to Union County; 1999 Union County Aerial Photography; and Union  
County Parklands GIS Map.

**Staff Response:**

Subject to final OSG mapping procedures, the subject area shall be designated a CES.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5111
Source:	County Report	Approved by OSG Director:	
NE #	15-A	Preliminary Staff Recommendation:	Agreement

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

<i>Planning Area</i>	From: PA1	To: Other
<i>CES</i>	Modify	

**Acres:****County/NE Reason For Proposed Change:**

Request to correct the CES boundary designation noted on the CA III map for the area around the water detention area on the Borough's westerly boundary with Cranford located west of Pinewood Avenue and Grove Street. The 1999 Union County aerials show the basin area boundary.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Roselle Park Boro;

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; 1999 Union County Aerial Photography; and the County's Parkland GIS Map.

**Staff Response:**

The CES should not be shown within a developed area.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5117
Source:	County Report	Approved by OSG Director:	
NE #	18-A	Preliminary Staff Recommendation:	Agreement

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

*Planning Area*

From: PA1

To: Park

**Acres:****County/NE Reason For Proposed Change:**

Request to adjust the ESH designation found on the CA III Map for the area located at Memorial Field House adjacent to the Brayton School on the south side of Ashland Road. OSG should identify ESH features in order to maintain ESH designation. If these features are not identified the designation should be changed to municipal park. See County's Parkland GIS Map.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Summit City;

**Data Source:**

Sources: Draft State Development Redevelopment Plan Cross Acceptance III Map (CA III Map) Coverages provided to Union County; 1999 Union County Aerial Photography; and the County's GIS Parklands Map.

**Staff Response:**

County mapping data indicates subject lands are municipal parkland.





## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5119
Source:	County Report	Approved by OSG Director:	
NE #	18-F	Preliminary Staff Recommendation:	Agreement

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

*CES*

Delete

**Acres:****County/NE Reason For Proposed Change:**

Request to consider removal of CES designations found on the CA III Map for the area on Glenside Avenue near the Watchung Reserve upon concurrence from the County's Parks Office and County Manager's Office. This area is noted by the City as Landmark Homes Site.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

Park

**Municipalities Affected:**

Summit City;

**Data Source:**

Sources: Draft State Development Redevelopment Plan Cross Acceptance III Map (CA III Map) Coverages provided to Union County; 1999 Union County Aerial Photography; and the County's GIS Parklands Map.

**Staff Response:**

No CES designated at this location. Subject area designated public parkland.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	6212
Source:	County Report	Approved by OSG Director:	
NE #	13-A	Preliminary Staff Recommendation:	Agreement

**Quads Affected:**

OSG Quad Number 62, PERTH AMBOY NJ-NY

**Proposed Change:**

*CES*

Add

**Acres:****County/NE Reason For Proposed Change:**

Request a CES buffer to be placed on the State Plan Map for the area along Robinson's Branch of the Rahway River. The purpose of this request is to preserve the area along this section of the river. OSG should review if NJDEP has existing regulations that would sufficiently preserve the river and the immediate buffer area i.e. Stream Encroachment.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Rahway City;

**Data Source:**

Sources: Draft State Development Redevelopment Plan Cross Acceptance III Map (CA III Map) Coverages provided to Union County; 2004 Union County Aerial Photography; and the County Parklands GIS map.

**Staff Response:**

Robinson's branch of the Rahway River shall be overlaid with a CES designation.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5009
Source:	County Report	Approved by OSG Director:	
NE #	10-C	Preliminary Staff Recommendation:	Disagreement

**Quads Affected:**

OSG Quad Number 50, CHATHAM NJ

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

*Planning Area*

From: PA1

To: Other

**Acres:****County/NE Reason For Proposed Change:**

Request to clarify or change the Endangered Species Habitat (ESH) designation as noted on the CA III map for this area or consider designating as Groundwater Recharge (GWR) based on aerial information.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Mountainside Boro;

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; and 1999 Union County Aerial Photography.

**Staff Response:**

The landscape project is not a layer depicted on the State Plan Policy Map. No CES designation exists at this location. DEP supplies the data that determines CES designation.



## New Jersey State Planning Commission

### Negotiations Worksheet

### Map Amendments

County:	UNION COUNTY	Item No.	5010
Source:	County Report	Approved by OSG Director:	
NE #	11-A	Preliminary Staff Recommendation:	Disagreement

**Quads Affected:**

OSG Quad Number 50, CHATHAM NJ

**Proposed Change:**

*Planning Area*                      From: PA1                      To: Other

*CES*                      Delete

**Acres:****County/NE Reason For Proposed Change:**

Request to adjust or remove the Endangered Species Habitat (ESH) and Groundwater Recharge (GWR) boundary designations as noted on the CA III map for this area along the rail right of way. These designations do not appear consistent with aerial photography. The area is located along the NJ Transit Gladstone Branch Line.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

New Providence Boro;

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; and 1999 Union County Aerial Photography.

**Staff Response:**

The landscape project is not a layer depicted on the State Plan Policy Map. No CES designation exists at this location.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5011
Source:	County Report	Approved by OSG Director:	
NE #	11-B	Preliminary Staff Recommendation:	Disagreement

**Quads Affected:**

OSG Quad Number 50, CHATHAM NJ

**Proposed Change:**

*Planning Area*                      From: PA1                      To: Other

*CES*                      Delete

**Acres:****County/NE Reason For Proposed Change:**

Request to clarify or remove the ESH boundary designation noted on the CA III map for this area off of Union Avenue. This designation does not appear consistent with aerial photography.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

New Providence Boro;

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; and 1999 Union County Aerial Photography.

**Staff Response:**

The landscape project is not a layer depicted on the State Plan Policy Map. No CES designation exists at this location. DEP supplies the data that determines CES designation.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5015
Source:	County Report	Approved by OSG Director:	
NE #	18-B	Preliminary Staff Recommendation:	Disagreement

**Quads Affected:**

OSG Quad Number 50, CHATHAM NJ

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

*Planning Area*                      From: PA1                      To: Other

*CES*                      Delete

**Acres:****County/NE Reason For Proposed Change:**

Request to remove the CES designation found on the CA III Map for the area along NJ Transit's Gladstone and Morristown rail lines. These are active rail right of ways (ROW's) that do not have any known critical environmental features.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Summit City;

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; 1999 Union County Aerial Photography; and the County's GIS Parklands Map.

**Staff Response:**

Existing CES does not cover northerly set of railroad tracks; no CES to remove.  
The CES from cross acceptance 2 was removed during the creation of the preliminary plan.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5016
Source:	County Report	Approved by OSG Director:	
NE #	18-D	Preliminary Staff Recommendation:	Disagreement

**Quads Affected:**

OSG Quad Number 50, CHATHAM NJ

**Proposed Change:**

*Planning Area*                      From: PA1                      To: Other

*CES*                      Modify

**Acres:****County/NE Reason For Proposed Change:**

Request to adjust the CES designation found on the CA III Map for the area along the northwesterly section of the City because parts of this area are already developed and are not likely to have any critical environmental features. OSG should justify this CES designation.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Summit City;

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; 1999 Union County Aerial Photography; and the County's GIS Parklands Map.

**Staff Response:**

Available environmental data indicates the subject area contains wetlands, a stream corridor and critical water supply area. The CES from CA2 has been removed during the creation of the Preliminary Plan.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5017
Source:	County Report	Approved by OSG Director:	
NE #	18-E	Preliminary Staff Recommendation:	Disagreement

**Quads Affected:**

OSG Quad Number 50, CHATHAM NJ

**Proposed Change:**

*Planning Area*                      From: PA1                      To: Other

*CES*                      Modify

**Acres:****County/NE Reason For Proposed Change:**

Request to adjust the CES designation found on the CA III Map for the area located near the municipality's transfer facility. The CES boundary that covers the existing residential and developed areas should be removed.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1, Park

**Municipalities Affected:**

Summit City;New Providence Boro;

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; 1999 Union County Aerial Photography; and the County's GIS Parklands Map.

**Staff Response:**

No CES found to exist within the identified area framed by the county's map polygon. The CES from CA2 has been removed during the creation of the Preliminary Plan





## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5103
Source:	County Report	Approved by OSG Director:	
NE #	3-C	Preliminary Staff Recommendation:	Disagreement

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

*Planning Area*                      From: PA1                      To: Other

*CES*                      Add

**Acres:****County/NE Reason For Proposed Change:**

Request to consider Critical Environmental Site (CES) designation on the State Plan Map for the area surrounding the Cranford Department of Public Works yard known as the Cranford Conservation Area because it's forested and has traversing streams. However, the public works yard should not be included in the CES.

**What is it in Current State Plan:**

PA-1

**What is it in Preliminary State Plan:**

PA-1

**Municipalities Affected:**

Cranford Twp; Kenilworth Boro;

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Map (CA III Map) Coverages provided to Union County; and 1999 Union County Aerial Photography RFC:

**Staff Response:**

The petitioner did not supply sufficient information to make a CES determination.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5105
Source:	County Report	Approved by OSG Director:	
NE #	3-E	Preliminary Staff Recommendation:	Disagreement

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

*Planning Area*

From: PA1

To: Other

**Acres:****County/NE Reason For Proposed Change:**

Request to add an agriculture/farm designation or notation for this area on the State Plan Map. Dryer's Farm is an active farm/market in the Town of Cranford. This is one of the only remaining farms in Union County.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Cranford Twp;

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; and 1999 Union County Aerial Photography.

**Staff Response:**

The predominant character of the area is urban and thus is appropriately designated as PA1. Mapping decisions are not executed on a parcel by parcel basis.



## New Jersey State Planning Commission

### Negotiations Worksheet

### Map Amendments

County:	UNION COUNTY	Item No.	5108
Source:	County Report	Approved by OSG Director:	
NE #	10-B	Preliminary Staff Recommendation:	Disagreement

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

*Planning Area*

From: PA1

To: Water

**Acres:****County/NE Reason For Proposed Change:**

Request to have OSG add a water feature existing on the site. The Groundwater Recharge (GWR) designation noted on the CA III Map appears consistent with existing land use and aerial mapping. The area appears to be wooded and a section has a pond based on 1999 County Aerials.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Mountainside Boro;

**Data Source:**

Sources: Draft State Development Redevelopment Plan Cross Acceptance III Map (CA III Map)  
Coverages provided to Union County; 1999 Union County Aerial Photography; and Union  
County Parklands GIS Map.

**Staff Response:**

The water bodies shown on the State Plan Map are provided by DEP. Generally, lakes and ponds large enough to be visible at the scale of the State Plan Map are shown.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5110
Source:	County Report	Approved by OSG Director:	
NE #	14-B	Preliminary Staff Recommendation:	Disagreement

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ  
OSG Quad Number 52, ELIZABETH NJ-NY

**Proposed Change:**

*Planning Area*                      From: PA1                      To: Other

*CES*                      Delete

**Acres:****County/NE Reason For Proposed Change:**

Request to explain and verify the ESH boundary designation noted on the CA III map for the area on the eastside of Chandler Avenue between Jouet Street and Morris Place. If OSG can not find verification for this designation then remove the ESH designation.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Roselle Boro;

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; 1999 Union County Aerial Photography; and the County's Parkland GIS Map.

**Staff Response:**

The landscape project is not a layer depicted on the State Plan Policy Map. No CES designation exists at this location.



## New Jersey State Planning Commission

### Negotiations Worksheet

### Map Amendments

County:	UNION COUNTY	Item No.	5112
Source:	County Report	Approved by OSG Director:	
NE #	17-A	Preliminary Staff Recommendation:	Disagreement

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

<i>Planning Area</i>	From: PA1	To: Other
<i>CES</i>	Delete	

**Acres:****County/NE Reason For Proposed Change:**

Request to clarify or replace the ESH designation found on the CA III Map for the area located on the north side of Hillside Avenue (County Road CR 654) between Mountain Avenue (CR635) and Meisel Avenue. This open area is between T.L. Sandmeier School and E.V. Walton School. OSG should identify ESH features in order to maintain ESH designation. If these features are not identified the designation should be changed to wetland or groundwater recharge.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Springfield Twp (Union);

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; 1999 Union County Aerial Photography; and the County's GIS Parklands Map.

**Staff Response:**

The landscape project is not a layer depicted on the State Plan Policy Map. No CES designation exists at this location.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5114
Source:	County Report	Approved by OSG Director:	
NE #	17-C	Preliminary Staff Recommendation:	Disagreement

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

*Planning Area*                      From: PA1                      To: Other

*CES*                      Delete

**Acres:****County/NE Reason For Proposed Change:**

Request to remove Groundwater Recharge (GWR) designation found on the CA III Map for this area because the site has been developed according to the 1999 County Aerial and as noted in the municipalities Housing Element of their Master Plan.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Springfield Twp (Union);

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; and the 1999 Union County Aerial Photography.

**Staff Response:**

The landscape project is not a layer depicted on the State Plan Policy Map. No CES designation exists at this location.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5115
Source:	County Report	Approved by OSG Director:	
NE #	17-D	Preliminary Staff Recommendation:	Disagreement

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

*Planning Area*                      From: PA1                      To: Other

*CES*                      Delete

**Acres:****County/NE Reason For Proposed Change:**

Request to remove GWR and ESH designations found on the CA III Map for this area located on the west end of Mountain Avenue (CR635) because this site has been developed based on the 1999 Union County Aerial Maps and municipal Housing Element.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Springfield Twp (Union);

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; and the 1999 Union County Aerial Photography.

**Staff Response:**

The landscape project is not a layer depicted on the State Plan Policy Map. No CES designation exists at this location.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5116
Source:	County Report	Approved by OSG Director:	
NE #	17-E	Preliminary Staff Recommendation:	Disagreement

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

<i>Planning Area</i>	From: PA1	To: Other
<i>CES</i>	Delete	

**Acres:****County/NE Reason For Proposed Change:**

Request to remove GWR designation found on the CA III Map for this area located on the southwest end of the town north of Route 22 because this site has been developed based on the proposed housing development by the municipal Housing Element.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Springfield Twp (Union);

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; and the 1999 Union County Aerial Photography.

**Staff Response:**

The landscape project is not a layer depicted on the State Plan Policy Map. No CES designation exists at this location.





## New Jersey State Planning Commission

### Negotiations Worksheet

### Map Amendments

County:	UNION COUNTY	Item No.	5118
Source:	County Report	Approved by OSG Director:	
NE #	18-C	Preliminary Staff Recommendation:	Disagreement

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

<i>Planning Area</i>	From: PA1	To: Other
<i>CES</i>	Delete	

**Acres:****County/NE Reason For Proposed Change:**

Request to remove the ESH and GWR designations found on the CA III Map for the area along the existing Rahway Valley line. This is an existing rail right-of-way (ROW) that does not Union County 2005 Cross-Acceptance Report 19 Final Report have any known critical environmental features. Existing rail lines are outside the purview and jurisdiction of the Cross Acceptance process.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Summit City;

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; 1999 Union County Aerial Photography; and the County's GIS Parklands Map.

**Staff Response:**

The landscape project is not a layer depicted on the State Plan Policy Map. No CES designation exists at this location.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5120
Source:	County Report	Approved by OSG Director:	
NE #	19-A	Preliminary Staff Recommendation:	Disagreement

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

<i>Planning Area</i>	From: PA1	To: Other
<i>CES</i>	Delete	

**Acres:****County/NE Reason For Proposed Change:**

Request to remove GWR designation found on the CA III Map for this area located on the southside of Route 22 because this site has been developed as a Home Depot (big box retail) as described by the municipality. Development of this site occurred after the 1999 Union County Aerials were taken.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Union Twp (Union);

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; and the 1999 Union County Aerial Photography

**Staff Response:**

The landscape project is not a layer depicted on the State Plan Policy Map. No CES designation exists at this location.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5121
Source:	County Report	Approved by OSG Director:	
NE #	19-B	Preliminary Staff Recommendation:	Disagreement

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

<i>Planning Area</i>	From: PA1	To: Other
<i>CES</i>	Delete	

**Acres:****County/NE Reason For Proposed Change:**

Request to remove GWR and ESH designations found on the CA III Map for two short sections along the Rahway Valley Rail Line rights-of-way. There is no available data that the Union County 2005 Cross-Acceptance Report 20 Final Report County is aware of supporting these designations. As the rail line is an existing rail corridor it's unlikely that the site has any significant groundwater or endangered species features.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Union Twp (Union);

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; and the 1999 Union County Aerial Photography

**Staff Response:**

The landscape project is not a layer depicted on the State Plan Policy Map. No CES designation exists at this location.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5122
Source:	County Report	Approved by OSG Director:	
NE #	19-C	Preliminary Staff Recommendation:	Disagreement

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ

**Proposed Change:**

*CES*

Modify

**Acres:****County/NE Reason For Proposed Change:**

Request to clarify wetland designation found on the CA III Map for the area located on the northwest section of the town. This area is currently a golf driving range and located north of Interstate 78 and directly south of Springfield Avenue and west of Marion Street. OSG should justify wetland designation. This area is not located on the County's Parkland GIS Map but the County will research and verify this site before the adoption of the State Plan.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Union Twp (Union);

**Data Source:**

Sources: Draft State Development Redevelopment Plan Cross Acceptance III Map (CA III Map)  
Coverages provided to Union County; and the 1999 Union County Aerial Photography

**Staff Response:**

The County has not provided sufficient evidence that the CES designation is not appropriate.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5123
Source:	County Report	Approved by OSG Director:	
NE #	20-A	Preliminary Staff Recommendation:	Disagreement

**Quads Affected:**

OSG Quad Number 51, ROSELLE NJ  
OSG Quad Number 62, PERTH AMBOY NJ-NY

**Proposed Change:**

<i>Planning Area</i>	From: PA1	To: Other
<i>CES</i>	Modify	

**Acres:****County/NE Reason For Proposed Change:**

Request to clarify the ESH designation found on the CA III Map for an area near the Tamaques Reservation on the east side of Willow Grove Road adjacent to Lamberts Mill Road (CR606). OSG should identify the endangered species that are located on this site in order to maintain ESH designation.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Westfield town.

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; and the 1999 Union County Aerial Photography

**Staff Response:**

The landscape project is not a layer depicted on the State Plan Policy Map. No CES designation exists at this location.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	5203
Source:	County Report	Approved by OSG Director:	
NE #	19-D	Preliminary Staff Recommendation:	Disagreement

**Quads Affected:**

OSG Quad Number 52, ELIZABETH NJ-NY

**Proposed Change:**

*Planning Area*                      From: PA1                      To: Other

*CES*                      Delete

**Acres:****County/NE Reason For Proposed Change:**

Request to remove wetland designation on the former industrial site because the property is part of a Transit Village Redevelopment Area adjacent to the NJ Transit Raritan Valley Line's new Union Train Station.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Union Twp (Union);

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; and 1999 Union County Aerial Photography;

**Staff Response:**

The County must provide evidence there is no wetland occurring at this location.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	6020
Source:	County Report	Approved by OSG Director:	
NE #		Preliminary Staff Recommendation:	Disagreement

**Quads Affected:**

OSG Quad Number 60, BOUND BROOK NJ

OSG Quad Number 81, FREEHOLD NJ

**Proposed Change:**

*Planning Area*                      From: Other                      To: Other

*CES*                      Add

**Acres:**    69,590

**County/NE Reason For Proposed Change:**

County submits the New Jersey Water Supply Authority's recommendations that all riparian areas along smaller streams be designated CES & that riparian areas along the County's larger streams & rivers be designated PA5. Additionally, all watershed lands in public ownership should be designated "PA6, PA7 or PA8, as appropriate.

**What is it in Current State Plan:**

Varies: requested change occurs throughout the County.

**What is it in Preliminary State Plan:**

Varies: requested change occurs throughout the County.

**Municipalities Affected:**

All.

**Data Source:**

New Jersey Water Supply Authority letter by Watershed Programs Manager.

**Staff Response:**

This would constitute a policy change that is not valid under the State Planning Commission.

Can not be addressed as map change(s), inasmuch as mapping submitted does not identify or otherwise distinguish between the several categories suggested by the New Jersey Water Authority.



## New Jersey State Planning Commission Negotiations Worksheet Map Amendments

County:	UNION COUNTY	Item No.	6303
Source:	County Report	Approved by OSG Director:	
NE #	9-A	Preliminary Staff Recommendation:	Disagreement

**Quads Affected:**

OSG Quad Number 63, ARTHUR KILL NY-NJ

**Proposed Change:**

<i>Planning Area</i>	From: PA1	To: Other
<i>CES</i>	Modify	

**Acres:****County/NE Reason For Proposed Change:**

Request to relocate the GWR designation noted on the CA III Map for the area at Tremley Point Park in the Tremley Point area of Linden between Main Street and 21st Street to the southeastern section of the park. This relocation would make the GWR designation more consistent with the 2004 County aerials unless OSG has information to justify the GWR for this specific area.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Linden City;

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; 2004 Union County Aerial Photography; and the County Parklands GIS map.

**Staff Response:**

The landscape project is not a layer depicted on the State Plan Policy Map. No CES designation exists at this location.





## New Jersey State Planning Commission

### Negotiations Worksheet

### Map Amendments

County:	UNION COUNTY	Item No.	5008
Source:	County Report	Approved by OSG Director:	
NE #	5-A, 5-B, 16-A	Preliminary Staff Recommendation:	Pending

**Quads Affected:**

OSG Quad Number 50, CHATHAM NJ  
OSG Quad Number 51, ROSELLE NJ  
OSG Quad Number 62, PERTH AMBOY NJ-NY

**Proposed Change:**

*Planning Area*                      From: PA1                      To: Park

**Acres:****County/NE Reason For Proposed Change:**

Request to change from Critical Environmental Site (CES) designation as noted on the CA III map for the PSE&G utility corridor (high tension wire line) which continues through Scotch Plains to trail/open space lineal corridor.

**What is it in Current State Plan:**

PA1

**What is it in Preliminary State Plan:**

PA1

**Municipalities Affected:**

Fanwood Boro;Scotch Plains Twp;

**Data Source:**

Sources: Draft State Development Redevelopment Plan – Cross Acceptance III Map (CA III Map) Coverages provided to Union County; and 1999 Union County Aerial Photographs.

**Staff Response:**

OSG has utilized the geographic information systems (GIS) parks/open space mapping provided by Union County as part of the Cross-Acceptance process. All areas illustrated on this mapping layer will be indicated on the Started Plan Policy Map.