



The Township of Hamilton

Kelly A. Yaede
Mayor

Township Council

Eileen Gore, *Municipal Clerk*

Anthony P. Carabelli, Jr.,

Jeffrey S. Martin,

Ralph V. Mastrangelo

Ileana Schirmer

Richard L. Tighe, Jr.

October 18, 2019

Aaron T. Watson, Director
Mercer County Park Commission
The Historic Hunt House
197 Blackwell Road
Pennington, NJ 08534

RE: 19-341 Resolution Expressing Concern Regarding The Mercer County Park Commission Project Known As The "Dam Site 21" Redevelopment Project

Dear Mr. Watson:

At our Council meeting on October 1, 2019, we had many residents attend with concerns they have over potential development of a park belonging to Mercer County commonly referred to as "Dam Site 21." The presentation was spearheaded by Mr. Dino Spadaccini and lasted roughly one hour.

Mr. Spadaccini presented Council with several items concerning potential development ideas of Dam Site 21. While we understand that at this juncture all the items listed are only possible items of development or improvement, we on Council wanted to raise a number of questions from the public to your attention so that we could be better informed on any potential development or improvements of the site.

At our last Council meeting on October 15, 2019, Council expressed their concerns over the potential development via resolution which is attached hereto. That resolution also authorized a letter from Council to your attention with specific questions raised by Hamilton residents which we wanted to get answers on as well. While I know Mr. Spadaccini and others had numerous other questions, the below questions would seem to cover the items of concern while still understanding that a plan is still in the works and not yet ready to be publicly presented.

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The questions are as follows:

- At this time, what is the impetus of the potential development of Dam Site 21?
- What is being done to ensure proper flood control items remain/are included in the future plan?
- Does this potential project have a total budget, including, any/all potential phases?
- To ensure safety of those at or near the park, what is the plan for security at the park?
- To ensure safety of those travelling near the park, has a traffic study or other study regarding parking/traffic been completed? This would relate specifically to traffic/parking on Hughes Drive.

My intention is after your review of the resolution and the questions above, we can have a constructive dialogue on the future of Dam Site 21 to ensure it remains a "passive recreation" park. Should you have other information that you believe would be helpful to Council, and the public, in understanding the potential actions taken at Dam Site 21, please feel free include those as well in your reply.

I thank you in advance for your attention to this matter.

Sincerely,



Jeffrey S. Martin
Councilman, Hamilton Township

CC: Hamilton Town Council
Mayor Kelly Yaede
Mr. Dino Spadaccini (o/b/o Friends of Dam Site 21)
Board of Trustees for the Mercer County Park Commission

TOWNSHIP OF HAMILTON
COUNTY OF MERCER, NEW JERSEY

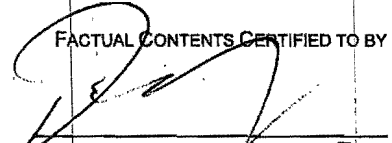
RESOLUTION

No. **19-341**

APPROVED AS TO FORM AND LEGALITY


TOWNSHIP ATTORNEY

FACTUAL CONTENTS CERTIFIED TO BY


TITLE

**RESOLUTION EXPRESSING CONCERN REGARDING THE MERCER COUNTY
PARK COMMISSION PROJECT KNOWN AS THE "DAM SITE 21"
REDEVELOPMENT PROJECT**

Whereas the Council of the Township of Hamilton has been made aware of the referenced project and has received a formal presentation along with significant public comment expressing residents' concerns regarding the proposed project at its Council meeting on October 1, 2019; and

Whereas at that time the Township Council was also shown plans prepared for the Mercer County Parks Commission showing existing, and iterations of possible further development of the subject property; and

Whereas the property consists of 278 acres of land, originally dedicated to the principal purpose of flood control, and has been designated as being intended to be used for "passive recreation purposes"; and

Whereas the overall theme of the presentation and comments made by the public is that the site as it exists is truly a passive recreation use with limited walking trails, a lake used for kayaking and a tranquil environment that does not adversely impact the long-established residential neighborhood in Hamilton Township; and

Whereas based on the plans as shown to the Township Council which include a significant increase in parking along Hughes Drive, more walking trails, a swimming area, a canopied tree walk, a new maintenance building and yard, and a new ranger station without any significant buffer area from the neighboring residences, the potential development of the site will create significant adverse impacts on the neighboring residences; and

Whereas the increase in traffic, noise, and safety concerns would appear to change the intent of the use of the area as "passive recreation" to "active recreation", as a result of which the Township Council is concerned that as presently considered, the plan would appear to have an adverse impact on Hamilton Township residents;

Now, Therefore, Be It Resolved by the Council of the Township of Hamilton, in the County of Mercer and the State of New Jersey, that the Council of the Township of Hamilton hereby makes it formally known that it has significant concerns regarding the potential Dam Site 21 development plans as presented to Township residents to date which raises serious concerns to the public health, safety and welfare to neighboring Hamilton Township residents and would appear to have the potential of adversely impacting the quiet use and enjoyment of their residential properties.

Be It Further Resolved that in light of the improvements and amenities afforded to Mercer County residents at the Mercer County Park facility, located less than one half mile from the proposed Dam Site 21 project, and other County Parks and facilities available to the public along with Sayen Gardens located less than one third of a mile from the proposed Dam Site 21 project, the public is not underserved, and the Township Council has questions about why further development of Dam Site 21 is needed.

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**TOWNSHIP OF HAMILTON
COUNTY OF MERCER, NEW JERSEY**

RESOLUTION

No. **19-341**

**RESOLUTION EXPRESSING CONCERN REGARDING THE MERCER COUNTY
PARK COMMISSION PROJECT KNOWN AS THE "DAM SITE 21"
REDEVELOPMENT PROJECT**

Be It Further Resolved that given questions posed by the Council of the Township of Hamilton, which are attached hereto, the Mercer County Park Commission answer said questions regarding the potential development of Dam Site 21 prior to any further public meetings of the Park Commission to allow the Hamilton Township Council, its representatives and/or any committee thereof to review and formally vet the potential development of any plan, and that any further public meetings will be upon public notice by way of certified mail return receipt requested and regular mail to all property owners within 2,000 feet of Dam Site 21.

Be It Further Resolved that certified copies of this Resolution shall be forwarded to the Mercer County Park Commission and the Board of Trustees for the Mercer County Park Commission.

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I hereby certify this to be a true copy
Township of Hamilton, County of Mercer, NJ

Date 10/16/19

[Signature]
Municipal Clerk

ADOPTED BY COUNCIL ON

OCTOBER 15, 2019

DATE

[Signature]
PRESIDENT

[Signature]
MUNICIPAL CLERK

RECORD OF VOTE

COUNCIL	AYE	NAY	N.V.	A.B.	RES.	SEC.
ILEANA SCHIRMER	✓				✓	
RALPH V. MASTRANGELO	✓					
ANTHONY P. CARABELLI, JR.			✓			✓
RICHARD L. TIGHE, JR.	✓					
JEFFREY S. MARTIN	✓					

X - Indicates Vote A.B. - Absent N.V. - Not Voting RES. - Moved SEC. - Seconded