

Environmental Commission Meeting

Minutes

February 26, 2008@ 7:30 PM

A. Open Meeting

Meeting is called to order at 7:37 p.m. and it is announced that all laws governing the Open Public Meetings Act have been met and that the meeting had been duly advertised.

Members Present:

Cheryl Filler, Chair

Jackie Oliphant

Tricia Sarrow

Jim Hutzelmann

Gary Buchanan

Steve Foster

Members of the Public

None

B. Minutes:

- 1. January 22, 2008 – carried to next meeting**
- 2. October 23, 2007- *Tricia Sarrow made a motion to approve the minutes. Steve Foster seconded the motion. Motion was carried with a vote of Ayes all, Nays none recorded.***
- 3. February 13, 2008 – *meeting cancelled – no minutes created***

C. LOI Review

- 1. Block 4, lots 47, 48, 49, 50, 96, 98, 100, 102, 103, 104 & 112**

The EC reviewed the LOI. Chair stated that the applicant is applying to NJDEP to verify the delineated limits of the wetlands. The site consists of 499 + acres. The undeveloped area of the site includes a mixture of forest and fields. The property is bordered on the east by County Route 523. The applicant is seeking a Letter of Interpretation to verify the boundaries of the wetlands that are delineated on the site. No regulated activity is reported, they are just establishing where regulated wetlands are found. Upon review of the documentation, the EC was concerned that important issues could have been overlooked due to the time of the year that the survey was conducted. Mr. Foster stated that the EC recognizes that there are forested wetlands, emergent wetlands, woodland forest, wood turtle and grasslands on the property. Mr. Hutzelmann suggested that all of the wetlands on the site should be categorized as extraordinary resource value. Mr. Hutzelmann volunteered to write a letter to NJDEP expressing the EC's concerns which are that there are threatened and endangered species located on the property and the wetlands should be classified as exceptional.

2. *Block 32, Lot 12, Block 34, Lots 10 & 11- The EC reviewed the LOI application to delineate the wetland. It appears as though there is a stream on the property. At this point in time it was determined that if this application comes before the Planning Board or the Board of Adjustment then the township buffer will take effect.*

3. *Block 13, Lot 69 – Christina Albrecht stated that this was covered in Board of Health. This is a malfunctioning septic system.*

4. *Block 64, Lot 51 – No comment. This is a bridge repair..*

5. *Block 30, lot 3 – No comment.*

D. Correspondence:

1. **Copy of letter from H. Clay McEldowney dated 1-25-08 regarding application for special activity transition area waiver for re-development – Noted**
2. **ANJEC Smart Growth Grants Noted**
3. **South Branch Watershed Associations 48th Annual Dinner Invitation Noted. If anyone interested please let secretary know.**
4. **Letter from County Department of Parks & Recreation – Noted and placed on next meeting's agenda.**
5. **Letter from State of NJ regarding Potable Well Water Analyses for Hess Gas Station on Route 202 - Christina Albrecht stated that this site has experienced problems in the past and they are required to test periodically.**
6. **Letter from State of NJ regarding Potable Well Water Analyses for Block 93, Lot 61 Noted.**
7. **Letter from State of NJ regarding Notice of Deficiency regarding Block 69, Lot 13.24 Noted**
8. **Letter from State of NJ regarding Block 68, Lot 5.24 Noted**
9. **Notice of Deficiency from State of NJ regarding 404 Old Dutch Lane Noted**
10. **Letter from State of NJ regarding Block 43, Lot 12 Noted**

E Other Business

1. **Secretary's availability Gary Buchanan made a motion to have the secretary prepare the minutes from all Environmental Commission meetings, in lieu of attending the one night meeting previous required. Christina Albrecht seconded the motion. The Chairman will contact Vita Mekovetz to relay the change to the schedule.**
2. **Planning Board Grant update Cheryl Filler stated that the Planning Board directed that the EC should submit an application for the ANJEC grant. Within the township only the EC can apply for this**

type of grant. Research has to be performed on conservation easement areas. The easements will have to be mapped. Steve Foster stated that properties within the township have easements imposed on the land, but there was no way to manage the invasive species on the easements. A starting point could be to use the ANJEC grant to obtain the inventory of the township's easement population and then to understand what would be required on the easements to show good stewardship. There are two parts to this job. The first is to prepare the inventory and an assessment as to what conditions exist on each of the easements and following that a procedure on how to manage the problem areas. This is not only for the township's easements, but for the privately owned as well. The second part will be managing the invasive species. This will need the cooperation of the Planning Board and the Road Department in order to sketch out general agreements, but it won't be a part of this grant. Using the grant as the basis, prescriptions for particular properties will be devised. Dr. Souza was in agreement to have his firm receive the resources and performing the work for the township. There are also people within the township who would be willing to volunteer.

Madam Chair stated that keeping track of the grants is going to be a sizeable job and perhaps this should be Princeton Hydro's firm responsibility. It was recommended that the public could also participate, for example students. It was also discussed to have an environmental engineer on staff in the township in the future. One of the main jobs would be to manage the easements and owned easements. Mr. Foster stated that the EC will have to draft a letter to ANJEC indicating that they want to proceed with this grant. Additionally the Township Committee has to forward a letter to ANJEC indicating their support. So a letter must be sent to the Township Committee for their consideration between now and the 25th of March since the due date to submit the grant is March 31st. Mrs. Filler stated that they also need to obtain an application from ANJEC. Once the application is completed, at that time the Township Committee can be approached and request matching money. A cover letter with the application will then be submitted to the Township Committee and copy the Planning Board.

Mrs. Filler suggested that the EC should go to the Township Committee on March 3 to alert them that this grant is being worked on and will soon be submitted for their support. A request will be made that this is placed on the agenda for that meeting. The EC will have to provide all of the information in advance of the 17th of March in order that the committee can review the information in time for this meeting. Mrs. Filler will inform the Planning Board on March 10th as to the status of the grant application.

3. Responsibility schedule for Newsletter Articles

Madam Chair announced that in order to avoid missing an opportunity to submit articles to the newsletter the following is a list of deadline dates. She stated that she will be responsible for either the summer or fall newsletter. She suggested that people work in teams. At prior meetings they discussed recycling, planting and gardening, cleaning supplies, keeping energy costs down in the summer, and lighting. Tricia Sarrow volunteered to write an article about using canvas bags at the supermarket or bags that have been recycled from water bottles. Jim Hutzelmann volunteered to write a letter on water conservation, i.e. rain barrels, water gardens, 3 minute showers. Madam Chair will handle the summer newsletter article. Jackie Oliphant stated that there are articles regarding how to dispose of broken and dead light bulbs. The conclusion was Tricia Sarrow and Jackie Oliphant will work on the fall newsletter article.

Winter 2008

Copy deadline	Feb 8
Copy returned	Feb 15
Revised copy	Feb 22
Copy to designer	Feb 26
Proof ready	Feb 29
To printer	Mar 5
Distribution	Mar 12

Spring 2008- Jim Hutzelmann – Water Conservation

Copy deadline	April 28
Copy returned	May 2
Revised copy	May 7
Copy to designer	May 14
Proof ready	May 19
To printer	May 22
Distribution	May 29

Summer 2008 – Cheryl Filler – animal waste disposal

Copy deadline	July 1
Copy returned	July 8
Revised copy	Jul 15
Copy to designer	Jul 17
Proof ready	Jul 22
To printer	Jul 25
Distribution	Aug 1

Fall 2008 Tricia Sarrow – recycling supermarket bags and Jackie Oliphant – light bulb recycling

Copy deadline	Oct 10
Copy returned	Oct 17
Revised copy	Oct 24
Copy to designer	Oct 26
Proof ready	Oct 31
To printer	Nov 7
Distribution	Nov 14

F. NEW BUSINESS

1. ANJEC Road Shows - Madam *Chair stated that she received responses back from Chris Teasdale, Tewksbury Township and Deborah Newcomb, Clinton Township. Both municipalities are interested in the stormwater management – More Natural Techniques. The EC agreed to host the stormwater management workshop in the fall. The public would be notified and a notice would be advertised in the newspaper. Christina Albrecht made a motion to have the secretary set up a date for a fall stormwater management – More Natural Techniques workshop with ANJEC. Jackie Oliphant seconded the motion. Motion was carried with a vote of Ayes all, Nays none recorded.*
2. Signs for Detention/Retention Basins – what am I? - Madam *Chair stated that there are retention and detention basins that are part of developments. The public allow their children to play in them or they throw items in them. She stated that a question came up to create a sign indicating what the detention/retention basins are and describe their purpose. She asked if someone was interested in writing a small article to alert the public as to what the purpose of the retention/detention basins. This could eventually be incorporated into an ordinance. Mr. Buchanan stated that it was his experience that signs do not have too much of an impact on the public.*
3. Herbicide on PSE&G easements – twp should prevent this – Madam *Chair informed the EC that PSE&G is approaching homeowners near the easements requesting permission to apply herbicides on the easements so that they do not have to keep coming back to clean them up. She asked the EC if a letter should be written in opposition. She stated that Clinton Township is opposing it.*

G. Site Plan Review and Comment

PLANNING BOARD – HEARING FILES

1. Serra, Anthony & Judith
Preliminary Major Site Plan
Block 36, Lot 96
Signed extension to March 10, 2008

PLANNING BOARD – COMPLETENESS FILES

1. **LFP Holdings, LLC**
Minor Subdivision
Block 77, Lot 28
204 Pleasant Run Road
Action Date: March 16, 2008

The EC reviewed the file. The application is a minor subdivision. A conservation easement is proposed to cover the steep slope areas. Discussion took place about recommending that the applicant construct a shared driveway.

BOARD OF ADJUSTMENT – HEARING FILES

1. **CharDham Hindu Temple/Readington**
Use Variance & Preliminary Site Plan
25A Coddington Road
Signed extension to January 17, 2008

BOARD OF ADJUSTMENT - COMPLETENESS FILES:

1. **Wachovia Bank, N.A.**
420 Route 22
Block 8, lots 4, 5, 6 & 7
USE and FAR Variance application

The EC reviewed the file. It was recommended to write to the board recommending that they were opposed to the application. Mrs. Filler stated that she will contact Betty Ann Fort requesting how the EC should handle their comments. She also stated that they could use Mr. Sullivan's report and indicate point by point the items that they are opposing.

H. Educational Opportunities

1. **ANJEC – Environmental Commission Training to Protect Natural Resources – Noted. Contact secretary if interested.**

I. Publications

None

J. Minutes

**Board of Adjustment
Planning Board**

K. Soil Conservation Reports

1. **HCSCD regarding Fallone dwelling, Block 36, Lot 2 “Confirmation of 48 hour notification of land disturbance”** *Noted*
2. **HCSCD regarding Patrick dwelling, Block 55, lot 7.07 “Letter of Conditional Certification”** *Noted*
3. **HCSCD regarding Renaissance @ Readington, B. 36, L. 49 “Letter of Recertification”** *Noted*

L. Public Comment - *None*

M. Adjournment – *Christina Albrecht made a motion to adjourn. Jim Hutzelmann seconded the motion. Motion was carried with a vote of Ayes all, Nays none recorded.*

Respectfully submitted,

Linda A. Jacukowicz