

MANCHESTER TOWNSHIP ENVIRONMENTAL COMMISSION

Thursday, September 20, 2018
Manchester Township Municipal Building
1 Colonial Drive, Manchester Township, NJ

REGULAR MEETING MINUTES

Chairperson Middaugh called the Regular Meeting of the Manchester Township Environmental Commission to order with the following statement: “Adequate notice of this meeting has been given in accordance with Open Public Meetings Act. Public Law 1975, Chapter 231. Said notice was advertised in the Asbury Park Press and the Star Ledger and was posted in the lobby of the Municipal Building.”

Time: 6:00 PM

This was followed with the Salute to the Flag.

ROLL CALL:

William Cook	Present
William Foor	Present
David Kiernan	Present
Peggy Middaugh	Present
Rory Wells	Present, arrived at 6:10 pm

APPROVAL OF MINUTES:

Motion to approve August 16, 2018 Meeting Minutes by Mr. Cook, seconded by Mr. Foor.

Roll call vote: Mr. Foor, Mr. Kiernan, Ms. Middaugh, Mr. Cook; yes. Mr. Wells; absent at time of vote.

Motion carried.

Ms. Middaugh would like the Environmental Commission to notify Mr. John Pagenkopf of Hovnanian about resident Frank Stavallo’s comment at the last meeting regarding an unpatrolled entrance to Heritage Minerals across the street from the Wawa on Northampton Blvd. in Toms River.

Motion to formally notify Mr. Pagenkopf of Frank Stavallo’s comment by Ms. Middaugh, seconded by Mr. Cook. **Roll Call Vote:** Mr. Cook, Mr. Foor, Mr. Kiernan, Ms. Middaugh; yes. Mr. Wells; absent at time of vote. Motion carried.

NEW BUSINESS:

ANJEC Environmental Congress

The 2018 Environmental Congress will be held on Friday, October 12, 2018 at Mercer County Community College. Mayor Palmer approved the cost for two members to attend. Ms. Middaugh and Ms. Frazee will attend.

Harvey Karen CAFRA App. – Block 44, Lot 15.01

Mr. Cook: This hasn't come before the Planning Board yet, so I think it is a little premature to comment.

Mr. Foor: The development includes a Wawa. It seems strange that there will be two Wawa's across from each other. The Wawa is busy all the time so maybe there is enough demand.

Mr. Wells: Traffic may be something to look at, but profitability probably won't be a concern.

Ms. Middaugh: If we saw glaring issues we could ask for a public hearing. It's past the deadline now, but I still think it's good that we are aware of it.

Mr. Cook: The NJDEP has been involved in that site for years.

Mr. Foor: Early involvement is important. Sometimes we receive information too late.

Mr. Cook: I agree.

Ms. Foor: Planning Board Secretary Marianne Borthwick would know when projects are coming before the Planning Board because she schedules it. We should request that the Environmental Commission be a part of the review cycle before an application goes before the Planning Board. By the time something goes before the board, it is almost too late for us to provide input.

Brentwood Estates Major Subdivision

Ms. Middaugh: This is a proposal for a subdivision for a number of houses, a commercial space and a parking lot that's across the street from Rite Aid.

Mr. Cook: That site is very similar to the street that is a block away, undeveloped property. There are 14 proposed units.

Mr. Foor: I would rather have seen the cul-de-sac not empty out onto Wilbur Ave.

Mr. Foor: I believe the area is already zoned as a mixed use property.

Mr. Cook: I do not recall that ordinance

Ms. Middaugh: What is Flood Zone X?

Mr. Cook: Flood zones are rated for flood insurance purposes. Flood Zone X could mean that it is not a flood zone.

Mr. Kiernan: Flood Zone X indicates a moderate to low risk.

Ms. Middaugh: I'd like to discuss vegetation and stormwater. Is there an ordinance about keeping stormwater on site?

Mr. Cook: No

Ms. Middaugh: It looks to me that the stormwater is being directed into the storm basin and into the road. I think we should be thinking about keeping stormwater on the site.

Mr. Cook: It's possible that it's an overflow. If it is, what the ground can't handle would overflow onto Ridgeway.

Ms. Middaugh: Can it be a goal in Manchester that we start designing developments in a way that water can stay on site? Anything that goes into a storm drain, goes into the river. That's not a good thing. As we've seen, we're likely to see more and more storms that aren't able to be held by typical retention basins.

Mr. Cook: They probably design the retention basins for a certain quantity of rain per hour. Periodically, it may go above that. I think the NJDEP just came out with new regulations concerning the design of basins.

Ms. Middaugh: ANJEC and Save Barnegat Bay have had classes on green infrastructure. Keeping all water on site through infiltration would mean less flooding. Could we start mentioning this to the Planning Board and ask them to put in more rain gardens? I'm still learning about this stuff. I was just in a class with Stephen Souza, head engineer of Princeton Hydro. They do a lot of stormwater engineering and are really pushing green infrastructure. It is lower cost and lower maintenance.

Brentwood Estates Major Subdivision (Cont.)

Mr. Foor: A lot of what you're talking about should be part of the Stormwater Management Plan which is reviewed by Manchester's chief engineer, Bob Mullin.

Ms. Middaugh: Maybe we can start mentioning things like this to the engineer. One of the things I spoke with Mr. Souza about was infiltration basins. If you plant native vegetation with deep roots, you're going to have much more infiltration than with grass. This project is talking about planting grass. It could be a recommendation that they plant native vegetation in lieu of grass.

Mr. Foor: I think we should do some research on the current statutes (Land Use under Chapter 245) before we start making recommendations. If we felt that something in there wasn't adequate, then we could recommend a more environmentally friendly approach to the Township Council.

Mr. Cook: I don't recall anything about requiring certain types of vegetation in the statute. I think getting into stormwater management is relatively new.

Mr. Wells: Perhaps we could have Mr. Mullin here to educate us, or somebody else knowledgeable in this area. I think it would be helpful if part of some of our meetings have Q&A/education sessions.

Mr. Cook: I agree with you, we all could learn more. There are so many facets involved; stormwater management is just one small part. Perhaps Mr. Souza may be willing to come here and speak to us in the hope of getting business.

Ms. Middaugh: Save Barnegat Bay is holding workshops on green infrastructure – free education by top engineers on these topics. I like your idea of having an educational piece at this meeting. I would be happy to do some outreach.

Ms. Middaugh: When I was working with the disabled community, it was brought to my attention that street trees should not be planted near sidewalks because it is hard to get wheelchairs through. Also, a blind woman explained to me that curb cuts assist the blind in crossing the street by aligning their canes with the handicap rim, but very often the engineers put them in on an angle which makes it difficult to cross the street straight across. I would like ask the Planning Board to make sure this is being implemented the way it is intended.

Mr. Foor: We could look at what the statute is. If the contractor isn't installing it the way it's intended, that is a compliance issue.

Mr. Cook: It may be under ADA.

Mr. Foor: I will certainly ask Mr. Mullin at the next Planning Board meeting about it.

Ms. Middaugh: I just want to bring attention to it.

Ms. Middaugh: I was pleased to see red maple street trees planted in town. There are trees that are improperly mulched by Stop & Shop. Mulch should never go up against the bark of a tree. I will check to see if there is an ordinance.

Mr. Cook: It isn't a statute issue, it is a contractor issue. If it comes before zoning or planning, it is a condition that can be specified.

Mr. Foor: I can ask Mr. Mullin about it at the next Planning Board meeting.

OLD BUSINESS:

NJDEP Grant – Pine Lake Restoration Plan

The \$400,000 grant application was submitted on time and we will find out the results in November.

OC Landfill Site Tour 9/20/18

Mr. Cook: It is a very well-engineered facility with nothing but the environment in mind. With approval of the additional cell, operation will go until 2040.

Mr. Foor: Since Superstorm Sandy, there has been an influx of drywall in the landfill which is the reason for the change in permit. They are putting in a sulfide dioxide cleaning facility. The stormwater management is phenomenal. Frankly, I was very impressed with the operation. Mr. Marty Ryan periodically has groups come through. They are very interested in sharing what they're doing with the community. They are very sensitive to impacts on the local community. Driving around the periphery at road level, I couldn't even smell anything. When we got to the area they were off-loading garbage, it was noticeable about 150 feet away. Every night at closing they put 6 inches of top soil on top of the garbage.

Mr. Cook: They have spray nozzles around the whole perimeter with an odor eliminating solution.

Mr. Foor: They have two falconers to keep the seagulls away. They are very concerned about the environment.

Mr. Cook: They have a huge fence about 50 feet high along the whole back side in case plastic bags etc. blow towards the direction of Route 571. They are very strategic in their planning. They planted trees years in advance so they would grow high enough to act as a buffer. It's not a dump, it's a landfill.

Mr. Wells: It is clearly evident that the landfill is very aggressive in trying to be a good neighbor, cosmetically as well as in regard to the smells. Mr. Ryan was very passionate about the site and his job. It was a very positive learning experience for me. They anticipate going out to 2038 or 2040. At some point it will close and there will be years of planning after that as well. We had a discussion about what the county will do with waste when it does close down. Haul it away or possibly another landfill will open.

Mr. Foor: Another thing that surprised me is that the methane gas they were using as a generation source was generating 14 megawatts 24 hours a day. It's a pretty significant contribution to the grid.

Manchester Green Team

Ms. Middaugh and Mr. Foor will serve on the Manchester Township Green Team. Their first meeting is 10/15/18.

Plastics Ban

Mr. Cook: The bill to impose a fee for plastic grocery bags was vetoed. I participated in the ANJEC survey and sent a letter to the governor. I received a response that Governor Murphy was for more stringent restrictions. Paying a few extra cents for plastic bags doesn't seem like much of a deterrent.

Ms. Middaugh: ANJEC is asking towns to pass ordinances.

Mr. Wells: We can ask the community and businesses to do it voluntarily. Maybe we can get something going at the municipal level.

Mr. Cook: Point Pleasant has an ordinance in effect.

Mr. Wells: I will follow up and do some research.

Plastics Ban (Cont.)

Ms. Middaugh: If you would like to take that on, I think that's fabulous. We need somebody to find those ordinances, find out who to talk to, how to do outreach, come up with a plan. Come up with a recommendation on how to proceed. I will get you the name of the councilor in Point Pleasant that passed that ordinance.

Again, I would like to encourage you to patronize Hollywood Deli, a plastic free deli in Whiting. They have great sandwiches, too.

Mr. Cook: Maybe we can do a press release on Hollywood Deli.

Mr. Wells: Or we could give them a certificate of recognition and invite a representative from the deli to one of our meetings.

Mr. Wells to include this in his recommendation / plan.

Mr. Wells: Even some of the Wawa's ask you if you want a plastic bag now instead of instinctually giving you one.

Mr. Kiernan: 3B's asks you if you would like a straw now.

Ms. Middaugh. We can come up with a bunch of examples and we can give publicity to people who are doing the right things.

MEMBER REPORTS:

Save Barnegat Bay Stormwater Discussion

Ms. Middaugh attended a workshop where Freeholder Joe Vicari and Stephen Souza of Princeton Hydro spoke about green infrastructure. NJDOT passed a law that they have to use all native vegetation when they plant along roadways.

Save Barnegat Bay Workshop

Ms. Middaugh attended a workshop led by land use attorney, Michele Donato. She is the attorney that won the case against Great Adventure for cutting down trees.

ACUA Drive Electric Celebration

Ms. Middaugh attended an electric vehicle workshop and drove a Honda Clarity which gets 40 miles to the charge and is a self-charge hybrid which means it has a gas backup. The Clarity can be leased for \$169/month.

Mr. Cook: There is an electric charging station on LBI. I'm curious to find out how it was financed and the charge rate.

Ms. Middaugh: Right now the NJDEP has a \$6,000 grant program for municipalities to put charging stations in. I will look into it more. It is really inexpensive to charge electric cars.

PUBLIC FORUM:

A concerned resident wishing to remain anonymous approached the board to ask if the township can create a recycling guide with pictures to distribute to the associations in town. She said many people do not recycle in her retirement community and many residents have aides that do not speak English. Mr. Cook will bring this to the attention of the CAI (Community Association Institute), a group that all Manchester associations belong to and have meetings every couple of months.

Mr. Wells suggested the Environmental Commission do some research on what other communities are doing in their recycling awareness campaigns. Mr. Cook will contact DPW to find out if they have information. Ms. Middaugh will invite somebody from the Ocean County Recycling Association to speak at one of the commission meetings.

ADJOURNMENT:

There being no further business, on motion by Mr. Cook, seconded by Mr. Wells, meeting was adjourned.

All in favor, motion carried.

Time: 7:30 PM

Respectfully submitted,

Lauren Frazee
Commission Secretary