

**TOWNSHIP OF MAHWAH
ENVIRONMENTAL COMMISSION MEETING MINUTES
WEDNESDAY, AUGUST 10, 2016**

The meeting of the Environmental Commission, held at the Municipal Building, 475 Corporate Drive, Mahwah, New Jersey, was called to order at 7:35 p.m. by Richard Wolf, Chair. The Opening Statement was made. Roll call was taken.

Present: Jonathan Marcus
Carol Phiefer
Richard Reilly
Richard Seibert
Richard Wolf
Jennifer Storms (secretary)

Absent: Linda Meisel
Daniel Weixeldorfer

The minutes of the meeting held on July 27, 2016 were approved as submitted following a motion by Mr. Marcus; seconded by Mr. Reilly. All members were in favor.

OLD BUSINESS

Mahwah Day

Members discussed ongoing ideas for Mahwah Day. DPW does not have any additional monies available to purchase recycling containers under the town's Clean Community Grant. Mr. Seibert said he was informed by Administration that we need to receive another quote from a vendor. Mr. Marcus obtained another quote.

Mr. Wolf made a motion to transfer enough dollars from our budget line items to the appropriate line item. The motion was seconded by Mrs. Phiefer. All members were in favor.

Mr. Wolf mentioned doing some publicity around our Cleanup Day initiative entitled "Makeover Mahwah Day." Members discussed doing it the weekend following Mahwah Day, on October 1, 2016.

Bike Path

Mr. Wolf said he attended a recent Environmental Commission meeting in Ramsey to discuss our proposed bike path. He said the group was very interested in our concept.

SITE PLAN REVIEWS

**1158 Ramapo Valley Road (Pony Power Therapies, Inc.), Block 25, Lots 16 & 17,
Docket #1261-08(A)**

The Environmental Commission reviewed a Board of Adjustment Application for a use variance for a single-family dwelling unit to be used by Pony Power Therapies to provide equine assisted therapy to children and adults with a variety of special needs.

The application was approved following a motion made by Mr. Marcus; seconded by Mr. Seibert. All were in favor.

Jaguar Land Rover – North America, LLC, 1 Sharp Plaza, Block 26, Lot 1.01, Docket #577

The Environmental Commission reviewed a site plan for Jaguar Land Rover – North America, LLC for a proposed new addition and construction of proposed subsurface and above-ground stormwater basins. There are currently 14 trees on the site that will be removed and replaced with four River Birch trees.

Comments to Administrative Officer:

Please note that under the soil movement permit “description of soil to be moved,” the figures need correction (page 1). Please also note that River Birch is not currently on the approved list of native and deciduous hardwood replacement trees, but is approved as an exception.

The Soil Movement Permit Application was approved following a motion made by Mr. Wolf; seconded by Mr. Marcus. All were in favor.

The Tree Preservation Application was approved following a motion made by Mr. Wolf; seconded by Mrs. Phiefer. All were in favor.

SOIL MOVEMENT PERMIT APPLICATIONS

The following Soil Movement Permit Applications were reviewed:

Walter and Liz Skrod, 9 Ackerman Drive, Block 176, Lot 13, E-BD-216-2916

The Environmental Commission reviewed a Soil Movement Permit Application submitted by Walter and Liz Skrod for a one-car garage addition with mudroom and laundry room. There was no attached Tree Preservation Application.

Comments to Administrative Officer and Township Engineer:

Please note that under the soil movement permit “description of soil to be moved,” the figures need correction (page 1). Please also have the applicant clarify whether this addition is for the garage only or for a garage and living space addition. This application is approved subject to that clarification.

The application was approved following a motion made by Mr. Wolf; seconded by Mr. Reilly. All were in favor.

RJA Design & Renovations, Inc., 575 Wyckoff Avenue, Block 153, Lot 1.04, E-BD-216-2922

The Environmental Commission reviewed a Soil Movement Permit Application and Tree Preservation Application submitted by RJA Design & Renovations, Inc., for a new, single-family home on the property. The Tree Preservation Application indicates a total of six trees will be removed, with one replacement.

Comments to Administrative Officer and Township Engineer:

Please note the Tree Preservation Application is approved subject to the applicant replacing two trees for the six being removed. The replacement trees must be from the approved list of native and deciduous hardwoods.

The application was approved following a motion made by Mr. Reilly; seconded by Mr. Seibert. All were in favor.

Scott & Stacey Cherven, 29 Nilsen Avenue, Block 117, Lot 14, E-BD-216-2921

The Environmental Commission reviewed a Soil Movement Permit Application and Tree Preservation Application submitted by Scott & Stacey Cherven for the removal of the existing home and construction of a new home on the property. There is no related tree removal.

Comments to Administrative Officer and Township Engineer:

Please note that if the two trees die within 12 months as a result of the soil movement, they will need to be replaced.

The application was approved following a motion made by Mr. Reilly; seconded by Mr. Seibert. All were in favor.

Michael Trizano/Green Energy Source, LLC, 25 Avenue A, Block 54, Lot 27.02, E-BD-216-2898

The Environmental Commission reviewed an amended Soil Movement Permit Application and Tree Preservation Application submitted by Michael Trizano for a new modular home being constructed on an existing vacant lot. The Tree Preservation Application indicates the trees were previously removed on December 26, 2015. Three additional trees will be removed and replaced with one tree.

Comments to Administrative Officer and Township Engineer:

The Soil Movement Permit Application is approved, however the Tree Preservation Application is denied. Please have the applicant submit a detailed tree removal and replacement plan that incorporates all of the trees removed on December 26, 2015. Trees within the building area will be subject to the one in four requirement. Trees outside the building area should be replaced one for one.

Michael Trizano/Green Energy Source, LLC, 142 2nd Street, Block 54, Lot 27.01, E-BD-216-2923

The Environmental Commission reviewed a Soil Movement Permit Application and Tree Preservation Application submitted by Michael Trizano for a new modular home being constructed on an existing vacant lot. The Tree Preservation Application indicates the trees were previously removed on December 26, 2015. There is no additional tree removal. One tree will be replaced.

Comments to Administrative Officer and Township Engineer:

The Soil Movement Permit Application is approved, however the Tree Preservation Application is denied. Please have the applicant submit a detailed tree removal and replacement plan that incorporates all of the trees removed on December 26, 2015. Trees within the building area will be subject to the one in four requirement. Trees outside the building area should be replaced one for one.

TENANT APPLICATIONS

The following tenant applications were reviewed and approved:

Accupac, 57 Ramapo Valley Road, Block 41, Lot 1, TA16-0037

Storage – taking additional space

Carrier Enterprise NE, LLC, 19 Industrial Avenue, Block 102, Lot 33, TA16-0038

HVAC distributor

Dvash Foods USA, Inc., 300 Corporate Drive, Block 136, Lot 8, TA16-0039

Storage and distribution of food items, snacks, books and general merchandise

CORRESPONDENCE

The following correspondence was received and reviewed:

- Email request for environmental resource information for Princeton Hydro related to the Pilgrim Pipeline. Mr. Marcus said the Coalition Against Pilgrim Pipeline has raised enough money to fund a study conducted by Princeton Hydro. Princeton Hydro is asking each town for more information in support of our opposition to the proposed pipeline.
- Various agendas, minutes and public notices.

NEW BUSINESS

Mahwah Newsletter Submissions

We received a request for article submissions for the Fall 2016 issue. Mr. Wolf said he would prepare something regarding Makeover Mahwah Day. Mr. Marcus is going to ask the Coalition Against Pilgrim Pipeline if they would like to submit anything as well.

Spectra Pipeline

Mr. Marcus said the Mayor received a letter regarding the Spectra Pipeline wanting to speak to the town about conducting surveys of adjoining Township land for the expansion of the property. The company's underlying objective was not clear and they were not given approval to survey the Township's property, though they do ultimately have power of eminent domain. Mr. Marcus said he is worried the company was not forthcoming and that Spectra's request may be related to Pilgrim Pipeline's need to access the land for its own surveys.

There being no further questions or discussion, the meeting of the Environmental Commission was adjourned at 9:50 p.m. following a motion by Mr. Marcus; seconded by Mr. Reilly. The next meeting is scheduled for Wednesday, August 24, 2016 at 7:30 p.m. in the Municipal Building, 475 Corporate Drive, Mahwah, New Jersey.

J. Storms
Secretary