

**MINUTES OF THE
CRANBURY TOWNSHIP
ENVIRONMENTAL COMMISSION
March 21, 2016**

TIME AND PLACE OF MEETING

The regular meeting of the Cranbury Township Environmental Commission was held in Town Hall, 23A North Main Street, Cranbury, N.J., Monday, March 21, at 7:00 p.m.

STATEMENT OF ADEQUATE NOTICE

Pursuant to the Sunshine Law, adequate notice in accordance with the Open Public Meetings Act (N.J.S.A. 10:4-6) was provided on December 1, 2015, of this meeting's date, time and place, and the agenda was mailed to the news media, posted on the Township bulletin board, mailed to those requesting personal notice, and filed with the Municipal Clerk.

CALL TO ORDER

With a quorum present, Barbara Rogers, chair of the Cranbury Township Environmental Commission, called the meeting to order at 7:03 p.m. and Wendy W. Borg acted as Recording Secretary of the meeting.

MEMBERS IN ATTENDANCE

Barbara Rogers, Andy Johnson, Jim Gallagher, Dave Marabello, Paul Mullen, Becky Mathers Lowery (7:17) and Theresa Vaccaro (7:49) were present. Paul Ginoux was absent.

NON-MEMBERS IN ATTENDANCE

David Cook, Township Committeeman
Glenn Johnson, Township Committeeman
Jonathan Lin, Cranbury School liaison to the EC
Todd Ochsner, Verde Group, Applicant
Rick Weisler, Director of Engineering and Maintenance, Quick Check
Rich LaMont, Planner, Quick Chek
Derek Jordan, PE, Bohler Engineering, Quick Check
Edward DiFiglia, Municipal Policy Specialist, Stony Brook Millstone Watershed
Connie Bauder, resident

MINUTES

The minutes of the February 16, 2016 meeting were tabled until April.

OLD BUSINESS

Cranbury Brook Preserve – Plants need to be planted this spring.

Sustainable Jersey – Local Girls Scouts want to participate in Sustainable Jersey for Schools with certain action items.

School Programs – Several members of school staff will attend a Sustainable Jersey workshop in April. Jonathan reported that for Terracycle, the collection boxes are now in the school and he will get one for the township building. For the spring clean-up,

the students would like to clean Heritage Park. A portion of the Clean Communities grant from the recycling department will fund the 8th grader's efforts.

Cranbury Arts Council – No information.

Sustainable Jersey recertification – Dr. Rogers is collecting action items and gathering points. One point, an innovative project, would be geocaching. Mr. Mullen will review. Mr. Johnson will review the ERI section.

The Green Team meets once a month and discusses their positions as Environmental Commissioners and their work on action items. Dr. Rogers routinely discusses action items with Township Administrator Denise Marabello. The team consists of all Environmental Commissioners including James Gallagher, also a Planning Board member; and Paul Mullen, also a Developmental Review Committee member; and has liaisons with Kathy East, Shade Tree Commission Chair; and Susan Goetz, Township Committee member. The Cranbury School student liaison is Jonathan Lin. New EC members are Becky Mathers Lowery, Theresa Vaccaro, and David Marabello. The EC also works with the Cranbury Arts Council,

Environmental Resource Inventory – Final report is due the end of the month. The Township Committee Resolution and declaration are complete. Mr. Johnson will send an executive summary, table of contents and title page to SJ to achieve the grant. Two library sessions will be scheduled for community outreach and to summarize the ERI and how to use it. Wildlife and Plants and Animals section still needs an update. Couple more things from Johnny Quispe; land use table; need farmland preservation info; Ed gave water quality info.

Year End Report 2015/Goals 2016 – Work on this document continues.

Meiss Award – Ms. Lowery will send a draft of ideas for the new award before the next EC meeting.

Stream Clean Up – The date has been set for the 10th annual clean up – Saturday, April 16 from 9:00 – 11:00 a.m.

Village Park Rain Garden – No discussion.

Millstone Trail – Boy Scout Hunter Pormilli has marked it; EC members adjusted markings. Plans are for trail blazing in the springtime. Hunter wants to blaze a four-foot wide trail before leaf out. On the suggestion of Mr. Mullen, the name Pin Oak Loop Trail was approved and will be sent on to the Township Committee for their consideration.

Redevelopment project – No discussion.

NEW BUSINESS

Mr. Gallagher brought a sample of a new material used for coverage – completely impervious made of recycled tires. Will pass on to the Parks Commission.

Cranbury cable channel – Items for inclusion are the ERI; Terracycle; Stream Clean up; Rain garden; Sustainable Jersey; open position on EC; Cut it and Leave it grass recycling program.

APPLICATIONS – Cedar Brook Crossing -The applicant appeared before the Commission to answer concerns of the EC of past violations of Quick Check. Mr. Weisler explained some of the violations. Proposed is a gas station on the northeast corner at Cranbury South River Road and Dey Road. The site is right next to the Cedar Brook. The applicant is in process with township Zoning Board, and is seeking approval for their site plan. They will also need approval from the state DEP and the D&R Canal Commission.

Commissioners are concerned about the location of installing a gas station near the Cedar Brook, an environmentally sensitive area, and the need for a use variance and a Riparian Zone variance because no mitigation plan has been submitted. The EC wrote a memo to the Zoning Board expressing their concerns and advising a variance not be granted. The memo also reiterates that the EC does not recommend locating a service station close to one of Cranbury's streams as damage to the stream could result from gasoline spills and/or runoff. The township master plan does not include service stations in this area.

Mr. Mullen would like a written summary of the applicant's plans. He stated a variance to the Riparian zone ordinance should only be given if the mitigation plan makes the area better. He would like to see the plan and be able to make suggestions for it. Dr. Rogers would like to see a forever maintenance plan of the plantings. Mr. Gallagher requested an operations and maintenance manual and quarterly inspection records if the station is approved by the Planning Board. Mr. Ochsner noted that reforestation and a reduction of impervious coverage is planned.

Township Committeeman David Cook noted he believes the station works geographically and takes interest away from children crossing Route 130 to go to a store. Stony Brook Millstone Watershed Policy Director Ed Difiglia noted that the entire site is within a flood zone.

Mrs. Bauder reported that the Cedar Brook goes through her Petty Road property and is impaired and has no capacity to handle more water. Border trees are dead; others are destroyed; there is an unofficial dam of concrete pieces without a spillway that is blocking water, as well as beaver dams. All residents are on wells on Petty Road, which is right next to agricultural area. Petty Road is closed often when there is a rain event. If more water is added, the bridge could be lost and would be expensive to fix. The water table varies depending on season; in winter its high. Ms. Bauder believes the request for a variance in the light industrial zone not be granted because it's a non permitted use and a precedence should not be set. Restaurants only permitted on sites with 50 acres; this is only 11 acres.

Mr. Gallagher thanked the applicant for addressing the issues of operation in the EC memo but believes a gas station still poses a threat as a potential source of contamination close to the stream. He suggested energy conservation ideas. The applicant responded that they intend to use LED lighting.

The EC will write an additional memo to the Zoning Board.

PUBLIC COMMENT – None

ADJOURNMENT OF MEETING

With no further business, Jim Gallagher, seconded by Becky Mathers Lowery, thereupon adjourned the meeting at 9:06 p.m. on a motion. All were in favor.

CERTIFICATE OF SECRETARY

I, the undersigned, do hereby certify, that I am the duly appointed Secretary of the Cranbury Township Environmental Commission, and that this document, consisting of

four (4) pages, constitutes a true and correct copy of the minutes of the monthly meeting held on March 21, 2016.

IN WITNESS WHEREOF, I have hereunto subscribed my name this ____ day of _____, 2016.

Wendy W. Borg, Secretary