



Bernards Township Environmental Commission



BERNARDS TOWNSHIP ENVIRONMENTAL COMMISSION MINUTES – November 23, 2020 – 7pm

CALL TO ORDER

Chairperson Ann Parsekian called the meeting to order at 7:04pm via Zoom Conference call in accordance with the Open Public Meeting Act of 1975.

FLAG SALUTE

All those assembled saluted the flag.

ROLL CALL

Present: Debra DeWitt, Nancy Cook, John Crane, Joan Harris, Ann Parsekian, Alice Smyk, Mahwish Mustafa

Absent: Jane Conklin, James LaMaire

Also Present: Kaitlin Cartoccio – Recording Secretary, Todd Edelstein - Resident

APPROVAL OF MEETING MINUTES

Motion to approve the October 26, 2020 minutes made by Alice Smyk, seconded by Nancy Cook. All in favor, motion carried.

REPORTS & MISCELLANEUS CORRESPONDENCE

a. 154 Old Farm Road ZB-20-018 203

No comments.

b. Whitenack Road-NJDEP-Wetlands General Permit #24

No comments.

c. 300 N. Maple Avenue -LOI

No comments.

Residence at Mountain View-TWA

No comments.

OLD BUSINESS

a. Moyer-PB 17-001-11 Mountain Road – revised plans

John Crane recused himself at 7:08 pm. Previous comments made stand on the revised plans. Comment on the impervious coverage related to the driveway on the east side of



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the house.

Motion by Debra DeWitt, seconded by Alice Smyk.

John Crane abstained from the vote. All others in favor, motion carried.

NEW BUSINESS

- a. **DiNardo – ZB 20-017 282 Stonehouse Road – Lot coverage & setback variances for 3 season porch.**

John Crane returned at 7:21 pm. The Environmental Commission notes the proposed lot coverage exceeds the required amount. Increased impervious coverage increases the volume (quantity) of stormwater runoff, which can contribute to local and potentially area wide flooding. Site drainage is the concern with this application, therefore site features to promote stormwater infiltration should be considered. The New Jersey Department of Environmental Protection Green Infrastructure website is a good reference for “green” stormwater management practices for homeowners (<http://www.nj.gov/dep/gi/>). The Commission also suggests that the applicant may want to consider reducing the amount of impervious surface coverage.

Motion by John Crane, seconded by Nancy Cook.

All in favor, motion carried.

- b. **Cohen-ZB20-018 15 Old Farm Road – Front Yard setback variance for addition**

In regard to this application, pool water discharge may result from backwashing of filters, or from the draining of swimming pools at the end of season, or during maintenance. This water often contains pool treatment chemicals that can cause damage to the receiving environment in the form of non-point source pollution. Therefore, the Environmental Commission wants township residents to use the best management practices available when discharging pool water. In addition, the applicant should discuss a plan for emptying the pool on the sloped area. It is recommended that silt fence barriers be used to protect the slopes when the pool is built. The Commission asks for clarification on how much impervious coverage is proposed and address any necessary conflicting numbers

Motion by Debra DeWitt, seconded by Alice Smyk.

All in favor, motion carried.

- c. **Boyle-ZB 20-022 60 Walnut Circle – Variance for pool not located behind rear building line of adjacent dwellings**

Debra DeWitt recused herself at 8:06 pm. In regard to this application, pool water discharge may result from backwashing of filters, or from the draining of swimming



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pools at the end of season, or during maintenance. This water often contains pool treatment chemicals that can cause damage to the receiving environment in the form of non-point source pollution. Therefore, the Environmental Commission wants township residents to use the best management practices available when discharging pool water. This may result in exceeding 1000 sq extra impervious feet. The applicant should have calculations for field drain and location.

Motion by Nancy Cook, seconded by Mahwish Mustafa.

Debra DeWitt abstained. All others in favor, motion carried.

- d. **Raymond-ZB 20-023 22 Monroe Place** – Raze existing structure, build new dwelling. Min lot size and min lot

Debra DeWitt returned at 8:14 pm. The Commission would ask the Board to remind the applicants that they are virtually at capacity on lot coverage and that any future additions such as patios, sheds, pools or any other impervious surface coverage items would put them over the limit. The Commission suggests they discuss this with the applicant and perhaps the applicant may want to consider reducing the amount of impervious surface coverage.

Motion by Debra DeWitt, seconded by Alice Smyk.

All in favor, motion carried.

COMMENTS BY MEMBERS

Debra DeWitt said 2 pieces of information went out to the public via Facebook and the website. One was Monster Smash Day for pumpkins following Halloween. Joan left at 8:30 pm. Debra Dewitt and Nancy Cook also sent out information on Recycle Coach.

PUBLIC COMMENT

Todd Edelstein commented the agenda was not linked to the calendar. He also commented it was not posted on the website, but it was just not in the correct order. He also commented on the nature trail on King George Road on Crown Plaza and talked about the wood chip trails using plastic edging and suggested using metal instead. Ann Parsekian commented the plastic edging could last a long time.

ADJOURNMENT

Meeting was adjourned at 8:38 pm by Ann Parsekian and seconded by Nancy Cook. All in favor, motion carried.

Respectfully submitted,
Kaitlin Cartoccio, Meeting Secretary



Bernards Township Environmental Commission

TO: Planning Board Chairperson and Members

FROM: Ann Parsekian, Chairperson
Bernards Township Environmental Commission

DATE: October 24, 2020

RE: **Moye-PB17-001**
11 Mountain Road
Bl: 11401 Lt:11

The Environmental Commission reviewed this application at their October 23, 2020, meeting and submits the following comments:

Moye PB17-001 - 11 Mountain Road.

The Environmental Commission has reviewed new materials for this application and offers the following comments:

1. The Environmental Commission's comments from August 24, 2020 remain valid.
2. The garage appears to have been relocated to the south end of the proposed house. In this case, it is not clear to the Environmental Commission the purpose of the portion of the driveway that extends around to the east side of the proposed house. The Environmental Commission recommends that the Planning Board discuss the need for this and the substantial amount of impervious coverage that it would require.

Cc: David Schley, Township Planner
Cyndi Kiefer, Secretary; for distribution to PB members and Attorney to applicant



Bernards Township Environmental Commission

TO: Zoning Board Chairperson and Members

FROM: Ann Parsekian, Chairperson
Bernards Township Environmental Commission

DATE: October 24, 2020

RE: Applications review

The Environmental Commission reviewed these applications at their October 23, 2020 meeting and forwards the following comments.

DiNardo ZB20-017 282 Stonehouse Road

The Environmental Commission has reviewed new materials for this application and offers the following comments:

1. The Environmental Commission notes the proposed lot coverage exceeds the permitted maximum. Increased impervious coverage increases the volume (quantity) of stormwater runoff, which can contribute to local and potentially area-wide flooding. Site drainage is a concern with this application, therefore site features to promote stormwater infiltration should be considered. The NJ DEP Green Infrastructure website is a good reference for “green” stormwater management practices for homeowners. (<http://www.nj.gov/dep/gi/>).
2. The Commission suggests that the Zoning Board discuss with the Applicant whether they may want to consider reducing the amount of impervious surface coverage.
3. The Environmental Commission notes there are no stream buffers indicated on the plan. The plan dated February 28, 2019 indicates the presence of a “drainage ditch;” however, the survey dated November 18, 1994 calls it a “stream.”

Cohen ZB20-018 154 Old Farm Road

The Environmental Commission has reviewed this application and offers the following comments:

1. With regard to this application, pool water discharge may result from backwashing of filters, or from the draining of swimming pools at the end of season or during maintenance. This water often contains pool treatment chemicals that can cause damage to the receiving environment. Therefore, the Environmental Commission wants township residents to use the best management practices available when discharging pool water. In light of the 20% to 25% slope of the property east of the pool, the Environmental Commission recommends that the Zoning Board discusses the Applicant’s plan for discharging pool water.



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2. Due to areas of moderate and steep slopes in the vicinity of the proposed project, the Environmental Commission recommends that the plan depict a double row of silt fencing, as well as construction details of such fencing.

3. The Environmental Commission asks that the amount of additional impervious coverage and land disturbance be clarified on the submission materials and plans, and that the Applicant address any necessary stormwater requirements.

Boyle ZB20-022. 60 Walnut Circle

The Environmental Commission has reviewed this application and offers the following comments:

1. The Commission would ask the Board to remind the Applicants that they are at maximum permitted lot coverage and that any future additions or any other impervious surface coverage features would put them over the limit. The Commission suggests discussing this with the Applicant and perhaps the Applicants may want to consider reducing the amount of impervious surface coverage.

2. With regard to this application, pool water discharge may result from backwashing of filters, or from the draining of swimming pools at the end of season or during maintenance. This water often contains pool treatment chemicals that can cause damage to the receiving environment. Therefore, the Environmental Commission wants township residents to use the best management practices available when discharging pool water.

Raymond ZB20-023 22 Monroe Place

The Environmental Commission has reviewed this application and offers the following comments:

1. The Commission would ask the Board to remind the Applicants that with the proposed plan, they would be near maximum permitted lot coverage and that any future additions or any other impervious surface coverage features would put them over the limit. The absence of any proposed outdoor amenities for the new dwelling, such a patio, which would exacerbate lot coverage and impervious surface issues, should be discussed relative to future property owners. Perhaps the Applicants may want to consider reducing the amount of impervious surface coverage.

Cc: David Schley, Township Planner
Cyndi Kiefer, Secretary; for distribution to BOA members