

# MANCHESTER TOWNSHIP ENVIRONMENTAL COMMISSION

Tuesday, January 25, 2022

Manchester Township Municipal Building  
1 Colonial Drive, Manchester Township, NJ

## REGULAR MEETING MINUTES

Chairperson Fox 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."

Time: 6:15 PM

This was followed with the Salute to the Flag.

### ROLL CALL:

Gabrielle Fox	Present
Peggy Middaugh	Present
William Foor	Present
Genevieve Stavallo	Present
Karen Argenti	Present
Dina Newbert	Present

Noted for the record, Mayor Robert Hudak was also present.

### APPROVAL OF MINUTES:

#### November 23, 2021 Regular Meeting

Mr. Foor made a motion to approve the November 23, 2021 Regular Meeting Minutes, seconded by Ms. Fox.

**Roll call vote:** Mr. Foor, Ms. Fox, Ms. Middaugh, Ms. Stavallo; yes. Motion carried.

### NEW BUSINESS:

#### Goals & Objectives 2022

GOAL 1: Continue working with the Manchester Green Team to help promote Sustainable Jersey projects to achieve Silver Certification, including participating in their Earth Day Event.

GOAL 2: Continue to provide timely recommendations to the Planning Board on Development Applications and Areas in Need of Redevelopment.

GOAL 3: Improve communication and develop a relationship with the Zoning Board of Adjustment.

GOAL 4: Continue to hold regular educational presentations on topics of public interest at our meetings.

GOAL 5: Promote recreational use of open space in Manchester and develop a relationship with the Township's Open Space Committee.

GOAL 6: Educate the community and assist in the implementation of the NJ State Plastics Ban.

GOAL 7: Review and make recommendations on the Township's Master Plan.

**GOAL 8:** Review and make recommendations on the Township's updated Stormwater Management guidelines, and continue educating the community on the importance of Green Infrastructure by holding:

- Rain Barrel Workshops
- Rain Garden Workshops

**GOAL 9:** Work with Pinelands Preservation Alliance to organize a Committee to clean up Manchester.

**GOAL 10:** Coordinate installation of Rain Gardens throughout the town.

### **Meeting Format Discussion**

The Commissioner's will follow the Township Council's lead on whether to meet virtually or in-person.

### **Audubon Great Backyard Bird Count February 18-21**

The commissioners thanked Mayor Hudak for passing information about this event along to them.

Ms. Fox I have done this in the past. People sign up to observe birds for 15 minutes and record their findings through the website.

Ms. Argenti: I was recently appointed to the Manchester Coordinating Council and will share this with them.

Ms. Middaugh: Just before the pandemic I attended an Audubon webinar about the difference in the bird population since 1970 – three billion birds are gone. We can promote this event online – post on the town's website and Facebook page.

Mayor Hudak stated his office is also promoting the event.

### **TWA – United Church 1681 Ridgeway Rd.; Block 1, Lot 3**

Ms. Fox: I didn't see anything in the plans about what will be done with the old septic system.

Mr. Foor: They are required to be filled as per the township ordinance. Manchester Department of Public Works certified it is consistent with regulations.

### **OLD BUSINESS:**

#### **JBMDL Air Pollution Control Operating Permit**

Ms. Fox: We sent a letter to the NJDEP with our concerns about the increase in pollutants.

Mr. Foor read the following response from the NJDEP:

*"Emissions of sulfur dioxide from the boiler are limited to 0.155 tons per year. The increases of sulfur dioxide from modifications proposed in the permit are not considered a significant net PI 78897, Activity # BOP210001 Page 4 of 4 emission increase which is listed in N.J.A.C. 7:27-18 as an increase of 40 tons per year or more. The increases were minimized with use of natural gas and operating hours restrictions. Carbon Dioxide emissions are minimized by the purchase of a boiler with an overall efficiency recognized as a greater percentage fuel energy to steam energy than other boilers which could have been purchased."*

### **MEMBER REPORTS:**

#### **Ms. Middaugh's Report**

**NJ Native Plants Program:** Governor Murphy approved a program to promote the purchase of plants native to NJ. They will now be labelled accordingly.

**ANJEC:** Ms. Middaugh attended an ANJEC workshop on stormwater last week. ANJEC is a wealth of knowledge; if you have questions, they have the answers.

**MTEC Handbook:** New member, Ms. Newbert inquired if the Environmental Commission has a handbook. Ms. Middaugh stated she thinks it would be a great idea to create one for future members.

**New Jersey Pinelands Commission:** Three (3) new commissioners were just appointed; Manchester Resident Theresa Lettman being one of them. She was once chair of the Environmental Commission.

**Master Plan Updates:** Ms. Middaugh stated she thinks it ideal if every couple of years the tree canopy and impervious cover maps could be updated as per the Master Plan.

Ms. Fox: Is this data easy to pull?

Mayor Hudak: I'm not sure how accurate GIS would be. Normally, this data is in acreage.

Ms. Argenti: I know trees can be mapped using heat.

### **Ms. Argenti's Report**

**Stormwater Utility:** Ms. Argenti attended a conference about stormwater utility. NJ is at a crucial point because of the higher temperatures and a lot of rain. It's important to get the infrastructure in the right place.

Ms. Fox: It seems like a wise way to manage stormwater. Does Manchester specifically have enough impervious coverage that it is critical / warranted?

Ms. Stavallo: It depends on the area.

Ms. Argenti: Nobody is managing flooding on the side of the road. Green infrastructure is better than pipes. Either way, it's going to cost money.

Mayor Hudak: It wouldn't be governed by the town, it would be a separate entity, similar to a parking authority.

Ms. Middaugh: I think it may be a better use of our time to focus on green infrastructure for now.

Ms. Argenti: We need to make sure the new stormwater ordinance gets adopted into the Master Plan.

### **PUBLIC FORUM:**

None

### **ADJOURNMENT:**

There being no further business, on motion by Ms. Fox and seconded by Ms. Middaugh, the meeting was adjourned. All in favor, motion carried.

Time: 7:20 PM

Respectfully submitted,

Lauren Frazee  
Commission Secretary