

MANCHESTER TOWNSHIP ENVIRONMENTAL COMMISSION

Tuesday, February 25, 2025
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: 5:02 PM

This was followed with the Salute to the Flag.

Anthony Nasta was sworn in as an alternate member of the Commission

ROLL CALL:

| | |
|-------------------|---------|
| Jim Sloan | Present |
| Doreen Sharry | Absent |
| Sandra Drake | Present |
| Kathy Stricchiola | Absent |
| Jim Gravatt | Present |
| Anthony Nasta | Present |

APPROVAL OF MINUTES:

Motion to approve - December 17, 2024, Regular Meeting Minutes

Mr. Gravatt made a motion to approve the December 17, 2024, Regular Meeting Minutes, seconded by Mr. Nasta.

Roll call vote:

Mr. Sloan-Yes
Ms. Sharry- Absent
Ms. Drake- Yes
Mr. Gravatt -Yes
Ms. Stricchiola- Absent
Mr. Nasta -Yes
Motion carried.

Motion to approve - January 28, 2025, Re-Organization Minutes

Mr. Gravatt made a motion to approve the January 28, 2025, Re-Organization Meeting Minutes, seconded by Mr. Nasta.

Roll call vote:

Mr. Sloan-Yes
Ms. Sharry- Absent
Ms. Drake- Yes
Mr. Gravatt -Yes

Ms. Stricchiola- Absent

Mr. Nasta -Yes

Motion carried.

Motion to approve - January 28, 2025, Regular Meeting Minutes

Mr. Gravatt made a motion to approve the January 28, 2025, Regular Meeting Minutes, seconded by Mr. Nasta.

Roll call vote:

Mr. Sloan-Yes

Ms. Sharry- Absent

Ms. Drake- Yes

Mr. Gravatt -Yes

Ms. Stricchiola- Absent

Mr. Nasta -Yes

Motion carried.

NEW BUSINESS:

Discussion of the Earth Day Poster Project for the Manchester Township School District

The Commissioners discussed the possible dates for the submission of entries and the presentation of the awards.

The Commissioners decided on April 15th for the submission deadline and for the awards to be presented at the May 28th meeting.

Discussion of the Date and Location for the Annual Earth Day Clean-up

The Commissioners discussed locations and decided on to do the area behind the Little League fields and along Pine Lake. The thought they might get more participation because there may be some families already at the ball fields on a Saturday that might want to get involved.

The Commissioners decided on Saturday, April 12, 2025 from 10:00 a.m. to 12:00 p.m.

Later in the year, the Commissioners would like to talk about doing another clean up, possible on the west side of Town.

Discussion of acquiring an Eagles Nest for the island at Pine Lake Park

Mr. Sloan said that he will talk with Kathy Clark at the NJ DEP and find out more information about installing an eagle's nest at Pine Lake. He said that he knows that they were removed from the endangered species list months ago and he wants to see what is going on with it. The Commissioners will table the discussion until the next meeting. Ms. Drake asked if anyone could do a presentation and Mr. Sloan said that he would try and find out.

Discussion of Barn Owl nesting boxes along the perimeter of the Township Sports Complexes to deter Geese from the fields

Ms. Kisty explained that Mayor Hankins requested that this be a topic of discussion.

5:24 p.m.: Ms. Drake left the meeting due to prior personal obligations.

Mr. Sloan asked who would take care of the maintenance of the boxes once they were installed. He said that, unfortunately, these types of boxes usually end up with nest parasites, which are different species of birds that take over the boxes instead of the barn owls.

Mr. Nasta distributed the information that he received from the state nursery in Jackson.

Mr. Sloan expressed that he is concerned about who will pay for and maintain the boxes. He said that if left un-maintained they can become real eye sores.

Ms. Kisty said that she will talk to Tracey Lynch about geese prevention.

Mr. Sloan asked if the euthanization is in place for the last two weeks of June.

Mr. Nasta said that the barn owl boxes worked for the swamp on the base.

Mr. Sloan said that is a legal hunting season for the geese in September, but the soccer fields and other fields are probably too close to schools and homes for that.

Discussion of a walking path over the West End of Pine Lake

Mr. Nasta explained that he would be interested in seeing the town construct a walking path or a walking bridge over the west end of Pine Lake. He said that there is a dirt trail now but he would like for the kids to be able to ride bikes through it and to widen it enough for a police car to go down it. He thought it might be a good idea to install black top. He said that he will write a letter to Council. The Commissioners will table the discussion further until Sandra Drake is present.

Discussion of New Language for Warning Signs to keep out atvs and dirt bikes from private and public lands

Mr. Sloan said that he does not think the Township should be making signs for private property. He said that is not their job.

Mr. Nasta said that the problem also exists in Pine Lake Park.

Mr. Sloan asked what is wrong with the current language. He thinks enforcement may be the actual problem and not the language of the sign.

Mr. Nasta said that he feels that if the language was more clear about the consequences, it might do a better job to deter people from violating the laws.

Mr. Gravatt said that he is also not sure if changing the language would do much to deter people from riding where they are not permitted.

Discussion of how to get the water conditions at Pine Lake tested and researched

Mr. Sloan said that the Commission would like to recommend the Council to get the lake tested.

Mr. Nasta asked if the presence of beavers or other animals there do anything to indicate the quality of the water. The Commissioners did not think so.

Mr. Sloan said that he would write a letter to the Council to request that Pine Lake's water conditions be tested.

Discussion of PB-2024-15 Ocean Pond Realty LLC- Block 21, Lots 1 & 2, 3066 & 3086 Ridgeway Rd, Major Subdivision- EIS and Stormwater Management

Mr. William Foor of 3101 Wilbur Avenue, explained that he is very concerned with the Stormwater Management Plan for this application. He said that drainage and flooding conditions already exist in the area. He said that the Environmental Impact Statement was done well, but he still believes that drainage will be a potential problem. Mr. Foor explained the specific concerns about spot testing and specifically mentioned DA5 on the north side. He explained that it is a 15 ft. stormwater easement with a proposed passive collection system, and it is 528 ft. long. Mr. Foor said that they deleted one home in the revised plans that were submitted, and two retention basins were added. The filtration systems are also being installed. He is concerned with the water from Wilbur Ave and that there is a very high water table that exists. The Applicant did borings in August which was a very dry season.

Mr. Sloan said that he is concerned about the maintenance of the stormwater management and asked Mr. Foor if there were any more concerns he had.

Mr. Foor said that it looks like the development is in keeping with the neighborhood, but he is concerned about clear cutting the whole property for development.

Ms. Kisty said that the Commission could request that the developer not clear cut the property.

Mr. Foor explained that he hasn't had a water issue since 2011 when he put in a new system, but he is not sure what the new development will cause.

Mr. Sloan would like the Planning Board to have the Applicant do another boring, not during a drought.

Discussion of PB-2024-21-2065 Highway 37 Owners LLC- Preliminary and Final Major Site Plan Approval- Block 44 Lot 15.03, 2005 Hwy 37

Ms. Kisty explained the history of the project and that this is the last phase of a three-phase project to go before the Board. The other two phases of the project, which were a three-story self-storage unit facility and a residential townhome development, already received final approval.

Mr. Foor said that the site was a polluted site at one time but no longer is. The plume was in Phase II not Phase III. The Environmental Commission did provide a memo to the Planning Board previously for Phase I and Phase II.

OLD BUSINESS

Goals and Objectives for 2025

Ms. Kisty explained what the Goals and Objectives are and what they need to come up with.

Mr. Sloan asked about the Open Space Committee and Mr. Foor said that there is an Open Space Committee, but they have never met yet.

Councilwoman Zolezi introduced herself and told the public and the Commissioners that she is the liaison for the Environmental Commission to the Council. She asked that Ms. Kisty copy her on all correspondence with the Council and the Planning Board.

Mr. Sloan said that he would like to see a Forestry Stewardship Program.

Ms. Kisty said that she will draft up some proposed Goals and Objectives for the next meeting.

MEMBER REPORT:

None.

PUBLIC FORUM:

Bob Beutel, 8 Ambassador Dr, explained that he is a resident of Manchester, and he used to work in Tenaflly NJ. He has a background in ornamental horticulture. While in Tenaflly, he work on the Sustainable NJ Certification. He produced a community forestry plan, which he and the Borough Administrator drafted. The problem was with new development and he is starting to see that around here. He said that clear cutting seems to be the way of the future. He said that in Tenaflly, the Council was upset and asked what they should do. They revised the tree removal plan to protect as many existing trees as possible. They hired a certified arborist. He went to every site and filed tree reports making sure that all the trees were accounted for. They needed to mitigate the loss. The Township needed a Shade Tree Trust fund for adding shade trees in the community. Mr. Beutel lives in the Renaissance and when they had a turnover of the Board, he had an opportunity to gradually make a change. He said that the Board cut everything and all the trees died. He thinks that the Townships tree problem could be resolved on a Council level. He said that next month he will come and do a presentation.

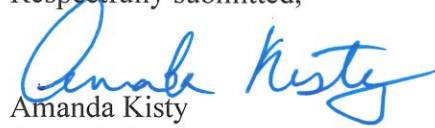
Mr. Sloan asked if there was ever a final report a the end of 2018 and Mr. Beutel said that he was gone from the Township before 2018.

Mr. Sloan thanked Mr. Beutel for the information.

ADJOURNMENT:

There being no further business, on motion by Mr. Nasta and seconded by Mr. Gravatt the meeting was adjourned at 6:43 p.m. All in favor, motion carried.

Respectfully submitted,



Amanda Kisty
Commission Secretary