

PRINCETON ENVIRONMENTAL COMMISSION
Minutes of Regular Meeting of October 26, 2016– 7:30 pm
Meeting Room A, Witherspoon Hall
400 Witherspoon Street, Princeton, NJ 08540

I. Opening Statement

Adequate notice of this meeting as required by Sections 3d and 4a of the Open Public Meetings Act has been provided and filed with the municipal Clerk.

II. Fichtenbaum opened the meeting at 7:35 p.m.

Present were: Walker, Glovier, Marcus-Levine, Sacks, Czarny, Zemble, Parks Symington and Simon

Absent were: DiFerdinando and Birge

III. Minutes:

- a) September 28, 2016 –The September minutes were tabled as they had not been distributed yet.

IV. Public Comment: There was no public comment at this time. Mr. Pisauro from the Stonybook Millstone Watershed Assoc. was present to discuss the Storm water ordinance.

V. Discussion/Decisions:

- a) Fichtenbaum introduced the new Commission member Ms. Parks.
- b) **Council Update:** Lempert noted that the Neighborhood Character Zoning Group will be holding 3 different focus groups; one for Board and Commission members, one for residents, and one for architects and realtors. She said the reason for the focus groups is to gain input and then the ordinance will be introduced at the next Council meeting, then go to the Planning Board for comment and then back to the Council for final adoption. She stated that the main issues will be driveways, porches, garages, clones and prevailing front-yard setbacks. She encouraged everyone to attend one of the focus groups. Fichtenbaum said she will be attending the Board and Commission member group. She also noted that President Isgruper from Princeton University will be in attendance at the November 9th Council meeting. She said the town has been presented with an invasive management comprehensive report and that will be presented at a Council meeting. She said she would forward the report to the PEC. She also noted that Council is setting priorities to have better communication with Boards and Commissions and she said a lot will be going on at the Planning Board next year with the Master Plan revision and she suggested that the PEC should make recommendations for that revision. Fichtenbaum said that the goal setting

meeting was extremely helpful to hear what other Boards/Commissions are focusing on; it will help for all to become aligned. Lastly, Lempert noted that there will be a Nassau Street design standards meeting on November 22, 2016 at 7:00 pm in the Main meeting room. There are draft guidelines on the website. Fichtenbaum said she thinks the PEC has given comments to the consultant but the consultant has never replied.

- c) **Storm water Control/Impervious Control Ordinance:** Fichtenbaum stated that this ordinance will be going to Council and Mr. Pisauro from the Stonybrook Millstone Watershed is here to discuss some of the items. Pisauro stated that he received a draft ordinance from the town and he discussed some of the guidelines and controls for water runoff and he also discussed the general statewide guidelines. He said he also has suggestions for redevelopment applications as well as major and minor developments. He stated that all towns must have “MS4” permits from the state and the state is currently revising the regulations for these permits. He said a “major” development should be considered any land with a ½ acre of disturbance and they would need to prepare some sort of storm water management plan; a minor should be any development of 250 sq ft if impervious surface coverage and they would need to do some sort of on-site management (rain barrel as an example). He discussed the ordinance that Franklin Township has in place and suggested that Princeton do the same; he also suggested that there be a provision for violators and the repercussions would be. Fichtenbaum said she read through the draft ordinance and the suggestions being made by Pisauro and thinks that the PEC should endorse the ordinance for better water quality. She also noted that homeowners will not hire an engineer to regulate the water runoff hence the need for major and minor development requirements. Pisauro noted that any person with any type of storm water control would need to report the maintenance quarterly to the municipality. He said if someone needs a Building permit for development, they will be required to have some sort of storm water control in place. Lempert noted that this ordinance will be introduced at Council in January and she suggested that the PEC work with the Engineering Dept on this ordinance. Fichtenbaum stated that the PEC should recommend moving this forward and to work with the Engineer on this ordinance to make it more workable for the residents.
- d) **EV Ordinance Update:** Glovier stated that there was a preliminary meeting with the Planning Director and it was very productive. She said they have developed a draft ordinance. Fichtenbaum said they will have another meeting with the Planning Director to revise before it goes to the lawyer. She also noted that it would be helpful for the PEC to see the list of ordinances and when they will be worked on by Council. Lempert stated that Council will have a better idea of timing after they work on its priorities for the year. She said she will place the EV ordinance on the agenda for February 2017 to hold a place for it.
- e) **Construction Waste Ordinance:** Symington stated that the lawyer has stated that the PEC will have this ordinance within a week to review.

Fichtenbaum stated that if the PEC sees this ordinance adopted this year it will be wonderful!

- f) **ANJEC Woodfield Recap:** Glovier stated that this was a great event that was attended by over 60 people. She said the trails are open, well marked and there will be more work done in the spring. She said Access Princeton and the local newspaper did a great PR job for this event. Fichtenbaum noted that this was a great example of a partnership that the PEC worked on. She thanked Glovier for all of her work on the project.
- g) **ANJEC Conference:** Czarny stated that he attended the ANJEC conference and the morning keynote speaker spoke about climate change in NJ; he attended a resiliency session about the coastline and the sea levels; and that the keynote speaker in the afternoon spoke about water issues in Israel and how they manage the drinking water and how efficient it is. He also noted that there was a session on solar economic incentives and the financial benefits of having solar. Glovier passed around the ANJEC report and stated that there will also be a conference on 11/29 & 11/30.
- h) **Princeton Neighborhood Zoning Planning Effort:** Lempert noted that the bike share program now has a station at the Princeton Shopping Center and the Firestone Library. Fichtenbaum said there is a website for the neighborhood zoning planning effort where you can provide feedback directly to the consultants. She said this effort started in great part because of the tear downs. She said the PEC should consider replacing buildings with high performance standards. She said she attended the University Planning Session and they are looking at the whole Alexander corridor as well as the Springdale area. She said they have done some storm water management on Washington Road and has said they may continue to the lake. She said she mentioned that the PEC is interested in collaborating with them about Carnegie Lake. Lempert noted that this was the first time that the University incorporated affordable housing into the community with the Merwick/Stanzworth tract of land.
- i) **Green Development Checklist:** Fichtenbaum stated that she thought she had 15 lists when in fact she only had 5. She explained the process and how the spreadsheet should show whether or not the checklist is having an impact; and where the impact is.
- j) **SPRAB/Development Applications:** Fichtenbaum stated that there are 2 applications that will be on the agenda next month. She said she is going to find out when they are slated to go to the Planning Board.
- k) **PEC Goal Setting:** Fichtenbaum said that SPRAB and the bike committee want to collaborate with the PEC; SPRAB is particularly concerned about the climate change piece. Symington said that part of the Sustainable Jersey work plan is a climate action plan and Sustainable Princeton can do a carbon footprint for Princeton by the end of the year, Fichtenbaum said she would like to see the PEC continue to consult on the ordinances that are valuable and relevant environmentally. She also said she thinks making new development more energy efficient and making storm water management better are of a high priority for the PEC in 2017. She said the PEC can work with

Sustainable Princeton and make recommendations to the town. She stated that she would like to see the PEC continue with the application review and continue to increase PR for the PEC. She said she would also like to see the PEC add the Master Plan review and the PU Master Plan to its list. She suggested discussing the development of a sustainability element to the Master Plan; she noted that by doing this it would give the PEC the basis to ramp up storm water and other sustainability issues and ordinances. She noted that the PEC could also bring some mapping into the Master Plan (Nassau Street, Neighborhood Planning Effort, etc). She said she would strongly urge the PEC to consider those goals for 2017. She said this will be discussed more at the next meeting and then adopt them at the 1st meeting in 2017. Zemble said she agreed and this is something that can have long term affects on the town. Zemble also said there should be only 2 PEC goals for 2017 because of their importance to the long term health of Princeton. These 2 goals should be (1) to be closely involved in and comment on all aspects of the proposed PU master plan in order to take open space, traffic, the environment and water quality into consideration, and (2) similarly to be closely involved in the revision of the Princeton Master Plan. Glovier also suggested discussing the budget at the next meeting.

VI. Liaison Reports:

a) **Sustainable Princeton:** Symington noted that Sustainable Princeton is currently working the installation of the EV chargers at the Spring Street garage. She also noted that there is a NJDEP grant that they are applying for that will be going before Council. She also said that Sustainable Princeton is working on finalizing the municipal work plan and concentrating on the carbon footprint; the waste brochure is almost at its final edit and will then go out to print. She said it will be distributed to 7,000 residents, realtors will hand out to new owners, will be available at various location including Princeton University; she stated that Sustainable Princeton was awarded the Honorable Mention award and a NJDEP Leadership Award; she said there will be one more Great Ideas event in November and 1 in January of 2017. She also said Sustainable Princeton may be applying for a Micro grid Feasibility Study grant through the BPU.

b) **Fichtenbaum noted that the next meeting will be help on November 9th and the December meeting will be held on the 14th.**

VII. Adjourn: A motion was made and seconded and the Commission voted unanimously to adjourn the meeting at 9:45 p.m.

Respectfully Submitted,

Debra Mercantini, Secretary

Date Approved: November 9, 2016