

PRINCETON ENVIRONMENTAL COMMISSION
Minutes of SPECIAL Meeting of June 26, 2017– 7:00 pm
Meeting Room A, Witherspoon Hall
400 Witherspoon Street, Princeton, NJ 08540

I. Opening Statement

Adequate notice of this SPECIAL 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 7:05 p.m.

Present were: Fichtenbaum, Walker, Marcus-Levine, Tech-Czarny and Sands

Also present was Gail Ullman of the Princeton Planning Board

III. Discussion/Decisions:

- a) **20 Palmer Square (Former Princeton Post Office Site):** Fichtenbaum stated that this application is for the old Post office site. Triumph Brewery is currently located on Nassau Street and they would like to relocate to this site. She said they want to retain the exterior of the historic building but would like to renovate in the interior, however parking will be an issue and there is not much for the PEC to comment on. Parking is not an issue for PEC to comment on. Marcus-Levine noted that SPRAB reviewed this application and some of the issues were discussed and the applicant has agreed to revise the plans to accommodate some of SPRAB's recommendations. The PEC discussed the following issues and decided to include amend the draft memo to include the issues as discussed at the meeting: planting additional tree(s); replacement windows should be energy-star; sky-light should be glazed to trap energy; roof should be insulated; all windows should have interior storms installed; recommend bringing the vestibule back; recommend adequate acoustic treatment to permit normal conversation in the restaurant; low flow fixtures, sensor faucets, water saving devices (water sense); encourage Smart Start Program; adequately seal and insulate elevator; design for a green roof; and recommend lowest global warming refrigerant. A motion was made and seconded and the Commission voted unanimously to approve the memo as amended.
- b) **Sustainable Element of the Master Plan Subcommittee:** Tech-Czarny started the discussion by saying that the subcommittee should be focusing on the goals and objectives of the master plan elements. The 2009 Sustainability Community Plan focused on action items. The discussion then suggested that perhaps Sustainable Princeton should focus on the sustainability behaviors of the community (getting people to change their behaviors) and maybe the subcommittee should read the document and see what is valid now and what is not pertinent any longer. It was noted that a lot has changed since 2009 in both

the community and with technology. The current master plan element has a structure of the vision, goals, objectives and strategies. It was suggested that perhaps the subcommittee focus on something as suggested by Sustainable Jersey; introduction, vision, goals, objectives and core topics. It was noted that it may be best to keep the sustainability element broad for now. The subcommittee looked at sustainability elements from Haddonfield, Bernards, Flemington, West Windsor and Lawrence and some were more detail oriented than others. One thought process was that most people are concerned about health. It was suggested that one goal would be to try and shift the thinking of people – to think about “now and the future” – incentivize green behavior. It was noted that ordinances provide an educational opportunity for residents. Tech-Czarny said he will coordinate with Sustainable Princeton to reorganize and will work on the vision to guide the subcommittee to draft a Sustainability Element for the Master Plan. Fichtenbaum suggested taking core topics and work on a vision and then in Sept the focus can be on goals and objectives and then in October it can be formatted and the subcommittee can move forward. Tech-Czarny said Glover and Sacks are not present but they want to participate as well and there may be others as well. Ullman stated that she is the Chair of the Master Plan Subcommittee and the subcommittee may want to hire a consultant but hopefully they will be able to pull in some community members who know a lot about this in order to avoid hiring a consultant.

- IV. Adjourn:** A motion was made and seconded and the Commission voted unanimously to adjourn the meeting at 8:45 p.m.

Respectfully Submitted,

Debra Mercantini, Secretary

Date Approved: Jul 26, 2017