

**TOWNSHIP OF MORRIS
ENVIRONMENTAL COMMISSION
REORGANIZATION & REGULAR MEETING
MINUTES
JANUARY 15, 2008**

Call to Order

The regular meeting of the Township of Morris Environmental Commission was called to order on Tuesday, January 15, 2008, at 7:00 P.M., in the Municipal Building, 50 Woodland Avenue, Township of Morris

Statement of Adequate Notice

Chairman Largman issued the following statement:

"I hereby announce and state that adequate notice of this meeting was provided by the Secretary of the Environmental Commission by preparing a notice dated January 9, 2008, specifying the time, date and place of this meeting; posting such notice on the bulletin board in the municipal building; filing said notice with the Clerk of the Township of Morris; forwarding the notice to the Morris County Daily Record and The Morris News Bee, and forwarding, by mail, and I hereby hand a copy of such notice to the Secretary of the Environmental Commission for inclusion in the minutes of this meeting, all of the above actions being in accordance with N.J.A.C. 10"4-6, Et. Seq., Open Public Meeting Act."

Attendance

Members Present

Theodore Largman, Chairperson
Louise Jensen
David Stasse
Robert L. Wallace
Lawrence Vitale
Dominick LaRosa
Matthew Byrne
Barbara Gardner

Members Absent

Franz Vintschger

Also Present

James R. Slate, Township Engineer

Also Absent

Fred J. Rossi, Township Administrator
Sonia Santiago, Secretary

Public Present

Susan Young
Ronald Goldberg
Lynn Seibert

Oath of Allegiance and Oath of Office was administered by James Slate to the following members:

- Mr. Matthew W. Byrne
- Mr. Theodore Largman
- Mr. Dominick LaRosa
- Mr. Robert Wallace

On motion duly made, seconded and carried, the minutes of the September 11, 2007 meeting were approved as amended and placed on file in the office of the Environmental Commission.

On motion duly made, seconded, unanimously carried as indicated the following resolutions were adopted as presented:

BE IT RESOLVED, that the ENVIRONMENTAL COMMISSION of the Township of Morris, County of Morris, State of New Jersey, will meet at 7:00 P.M., prevailing time, on each of the dates set forth below, for the year 2007 and 2008, in the Municipal Building, 50 Woodland Avenue, Township of Morris, New Jersey:

January 15th, 2008
March 11th
May 13th
July 8th
September 9th
November 12th (Wed)
January 13th, 2009

BE IT FURTHER RESOLVED that additional meetings, if required, will be at the call of the Chairman with the proper notification, and

BE IT FURTHER RESOLVED that the Secretary is authorized and directed to:

Post said meeting schedule and maintain the same posted throughout the year 2008 on the bulletin board in the Municipal Building of the Township of Morris at 50 Woodland Avenue;

- b.) Mail a copy of same to the Morris County Daily Record, the Morris News Bee and the Star Ledger.

DESIGNATION OF OFFICIAL NEWSPAPERS

WHEREAS, Chapter 231 of the Public Laws of the State of New Jersey for 1975 (N.J.S.A. 10:4-6 to 10:4-21) known as the "Open Public Meetings Act", requires adequate notice of meetings of public bodies, as therein defined, and in the manner therein set forth, and prescribed certain other procedures to be followed by such bodies.

BE IT HEREBY RESOLVED by the Environmental Commission of the Township of Morris, Morris County, New Jersey, this 15th day of January 2008, as follows:

1. The Morris County Daily Record and the Morris News Bee (or as an alternate to the Morris News Bee, the Star Ledger) are hereby designated as the two newspapers to receive notice of meetings as required by any and all sections of the Open Public Meetings Act, it appearing that said newspapers are most likely to inform the local public of such meetings.
2. The location of posting of notice of meetings shall be the bulletin board in the Municipal Building of the Township of Morris, located at 50 Woodland Avenue, where notices of this kind are normally posted.

New applications referred from the Planning Board:

- A. PB-12-07, Toyota of Morristown, Block 10104, Lot 6 & 7, 169-171 Ridgedale Avenue, I-21 zone. Applicant proposes an addition to existing dealership. Memo is to be issued to the Board regarding the stormwater management and water quality, groundwater recharge, additional buffer to be added along Ridgedale Avenue and applicant is requested to meet the Township ordinance regarding signage.
- B. PB-13-07, Southgate Four LLC, Block 7001, Lot 2, Southgate Parkway, OL-40 zone. Applicant proposes construction of an office and Laboratory facility. Memo is to be issued to the Board recommending that the applicant meet the Township tree replacement ordinance and the riparian buffer conservation zone requirements. If the applicant is unable to meet the requirements due to a hardship or site constraints we recommend that the Board require a stream bank restoration project on Great Brook.
- C. PB-14-07, Abbey Woods at Delbarton, Block 4501, Lot 2, 230 Mendham Road, OS-GU zone. Applicant proposes an amendment to the Active Open Space Improvements. The Environmental Commission recommends the Board request the applicant to meet the Township replacement tree ordinance, stormwater management and water quality and ground water recharge, limit lighting on the site and consider parking restrictions along Sugar Loaf Road to avoid overflow during large events.
- D. PB-16-07, Levenbach & Samman, Block 3002, Lot 34, 35 & 36, 9 & 11 Longview Place, RA-25/RA-15 zone. Applicant's proposes to slightly modify the existing lot line for an equal exchange of 1,456 square feet property. No action required by the Environmental Commission.
- E. PB-17-07, Frank Brown/Bull Construction LLC, Block 8905, Lot 3, 1 Woodside Road, RA-11 zone. Applicant proposes to subdivide the property to create two lots. The Environmental Commission recommends that the applicant make every attempt to avoid specimen tree removal and meet the Township's tree replacement requirements and provide stormwater management which meets or exceeds the required amount of water quality and quantity.

New applications referred from the Board of Adjustment

- A. BA-20-07, Jeffrey Hind, 26 Emmet Avenue, RA-7 zone. Applicant is proposing a building expansion for his existing business. The Environmental Commission recommends that the applicant conform to the stormwater management and water quality requirements, tree removal and replacement. Applicant is also to conform to the township building coverage requirements.
- B. BA-23-07, William & Helen Kingsbury, 360 South St., RA-15 zone. Applicant proposes to renovate an existing accessory building in order to incorporate a caregiver's residence and to install a 6 foot high wooden fence with two gates along the front property line. No action required by the Environmental Commission.
- C. BA-24-07, St. Mark's Abbey, 355 Madison Avenue, OS-GU zone. Applicant proposes the construction of two buildings with six units per building and conversion of the existing building into four (4) townshouses. Memo is to be issued to the Board regarding the stormwater management and water quality, tree removal and replacement and applicant is to be held to the current setback requirements.

Correspondence

The following were noted as received for the record:

- A. 9-25-07, Application for LOI, Block 7101, Lot 1, 250 James Street, James Street LLC
- B. 10-9-07, Application for LOI, Block 203, Lot 2, 128 West Hanover Avenue, Christopher Grant
- C. 12-4-07, ANJEC 2008 Planning Grants for NJ Municipalities and Counties
- D. 12-4-07, 2008 ANJEC Workshops
- E. 12-12-07, Application for LOI, Block 702, Lot 5 & 5.01, Town of Morristown
- F. 12-28-07, Application for the renewal of LOI, Block 9101, Lot 4, 101 Columbia Road, Honeywell International

General Business

Status Reports:

Whippany River Watershed Action Committee – None to report.

Geese Management – The Wild Management Committee is meeting next week.

Deer Management – None to report.

Other Matters:

State Plan-Planning Areas, Mr. Largman stated that he had received an email from Mr. Storey with a letter from Susan Young regarding the Planning areas. Mr. Slate stated that the State plan has been in process of review for a number of years. The latest plan was submitted to us through the County.

The County approached the Township as part of the cross acceptance process. The map was submitted to the Township based upon the current state plan and there is a lot of information on the map that is inaccurate and what they wanted to do is get updated technical information. What the State did was to place this on the County to gather the information. The County submitted the map to us for review; we discussed it at the Technical Coordinating Committee meeting and at various Planning Board meetings. There are two process that are going to be completed, one is the cross acceptance which is the technical changes to the map and the other one is the plan endorsement where the Town is endorsing what the State has done. The Township can propose changes to the State's plan. There are five different planning areas. What the existing map shows is that all of Washington Valley is in the sewer service area which is inaccurate. What we did was provide the sewer service area map. A lengthy discussion was carried regarding the sewer areas. The second item we submitted to the County was the Open Space map; this is something that the Town has been working on. Portions of Washington Valley are preserved and there is all of MUA property and other Open Space properties. If you look overall there is Open Space throughout the Township that is not shown on the State plan. We also submitted the Historic District Map. Mr. Slate had a lengthy discussion on the planning areas and how the State was defining them. A lengthy discussion was carried among the members of the public and members of the committee regarding how to handle the matter and to whom should we address our comments and concerns. Email any thoughts to Mr. Largman.

Public Commentary – None to be heard.

Commentary by Committee Members – None to be heard.

With no further business for consideration by the Township of Morris Environmental Commission, on motion duly made, seconded and unanimously carried, the meeting was adjourned at 9:30 P.M.

Respectfully submitted,

Sonia Santiago, Secretary
Township of Morris Environmental Commission