

**TOWNSHIP OF MAHWAH
ENVIRONMENTAL COMMISSION MEETING MINUTES
WEDNESDAY, MAY 24, 2023**

The meeting of the Environmental Commission, held via remote video conference and in-person at the Municipal Building, 475 Corporate Drive, Mahwah, New Jersey, was called to order at 7:10 p.m. by Richard Wolf, Chair. The Opening Statement was made. Roll call was taken.

Present: Janet Ariemma
Sally Coda
Mike Devaney
Victoria Galow (arrived 7:25 p.m.)
Jack Pfister
Richard Wolf

Jennifer Storms, Secretary
Karin LaGreca, SNJ Consultant

Absent: Richard Seibert
Megan Charles, Alternate I
Gary Montroy, Alternate II
Ward Donigian, Council Liaison

The minutes of the meeting held on May 10, 2023 were approved following a motion by Wolf; seconded by Galow. Devaney and Ariemma approved. Pfister and Coda abstained.

The minutes of the meeting held on April 26, 2023 were approved following a motion by Pfister; seconded by Coda. All other present members were in favor.

There being no members of the public present, members voted to move into closed session.

NEW BUSINESS

Girl Scout Initiatives

Members discussed potential ideas for a local girl scout to undertake for her Gold Award. Wolf will follow up with Administration on some of our suggestions.

SITE PLAN REVIEWS

Liberty Hyundai, 305 Route 17 North, Block 63, Lot 10.02, Docket #644

The Environmental Commission reviewed a Planning Board Application for Preliminary & Final Site Plan on the property.

Pfister made a motion to accept the application; seconded by Coda. All in favor.

10 Tudor Rose LLC, 10 Tudor Rose Terrace, Block 21.07, Lot 27, Docket #1542-23

The Environmental Commission reviewed a Board of Adjustment Application for a new single-family home on a vacant lot.

Comments to Administrative Officer:

The Commission believes the steep slopes are excessive; the applicant likely cannot meet the town's steep slope ordinance. The removal of trees will create excessive risk for soil erosion from runoff. Blue Point Junipers also do not qualify as replacement trees.

Devaney made a motion to reject the application citing the above comments; seconded by Pfister. Galow abstained. All in favor.

SOIL MOVEMENT PERMIT APPLICATIONSJames Van Wykhuse, 53 Tam-O-Shanter, Block 118, Lot 34, E-BD-216-357

The Environmental Commission reviewed a Soil Movement request for a pool, cabana and patio and deck replacement on the property.

Pfister made a motion to accept the application with the above comment; seconded by Devaney. All in favor.

Tree Preservation/Removal RequestsAkhnoukh, 189 East Crescent Avenue, Block 127, Lot 14, E-BD-216-3536

The Environmental Commission reviewed a request to remove 18 trees on property, with 5 proposed replacements.

Comments to Administrative Officer:

The Commission suggests the applicant consider a possible redesign of the driveway to save up to five trees.

Devaney made a motion to accept the application with the above comment; seconded by Galow. Devaney, Ariemma and Wolf voted to accept the application. Pfister and Coda voted against, citing concerns about the need to remove all 18 trees.

OLD BUSINESSStephen & Alexis Thomas, 56 Harvin Place, Block 165, Lot 19, E-BD-216-3521

At its May 10 meeting, the Environmental Commission deferred the review of Soil Movement & Tree Preservation Applications for grading, a new wraparound porch, driveway alterations, an accessory structure and HVAC/generator pads on the property.

The Commission reviewed the latest engineering report for the property.

Comments to Administrative Officer:

Although this application indicates no tree removals, we understand the original building has been under construction over a number of years. We recommend the work be completed within a year.

Devaney made a motion to accept the application with the above comments; seconded by Galow. Pfister abstained. All others voted in favor.

TENANT APPLICATIONS

The following tenant applications were reviewed and accepted:

YAS Inc., 860 Wyckoff Avenue, Block 181, Lot 6, TA #23-0020

Trading/General Office Admin

WIMAS Sales LLC dba Metrix Premium Chassis Parts, Block 137, Lot 11, TA #23-0021

Packaged auto parts

Walgreen Eastern Co., Inc., 1000 Macarthur Boulevard, Block 135.01, Lot 65, TA #23-0022

Pharmaceuticals

Correspondence

- ANJEC emails
- Poly Molding Styrofoam Invoice
- Arborist Invoice
- Karin LaGreca Invoice/Blanket

OLD BUSINESS

Wildlife Forum

We received favorable feedback from the Wildlife Forum. Coda suggested we pursue an aerial deer inventory. We will start to research grant opportunities and potential vendors. Members discussed the significant impact that feeding can have on wildlife populations.

Mahwah Day

Coda asked for us to discuss Mahwah Day ideas at our next meeting.

Green Acres Discussion

Ariemma said the town council has discussed having concerts on a parcel of land on Green Acres. Members discussed.

There being no further questions or discussion, the meeting of the Environmental Commission was adjourned at 8:46 p.m. following a motion by Galow; seconded by Pfister. All in favor. The next meeting will be held via remote video conference and in-person at the Municipal Building, 475 Corporate Drive, Mahwah, New Jersey, and is scheduled for Wednesday, June 14, 2023 at 7 p.m.

J. Storms
Secretary