

**PRINCETON ENVIRONMENTAL COMMISSION**  
**Minutes of Regular Meeting of April 23, 2014– 7:30pm**  
**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. Wasserman opened the meeting at 7:35 p.m.**

Present were: Wasserman, Fichtenbaum, Zemble, Molina, Chorney, Welles, Spindel, Marcus-Levine, Miller and Crumiller

Absent were: Birge

There were approximately 3 members of the public present for the discussions

**III. Approval of Agenda:**

A motion was made and seconded and the Commission voted unanimously to approve the agenda with the amendment that the PEC one page overview was added for discussion.

**IV. Minutes:**

- a) March 26, 2014: A motion was made and seconded and the Commission voted unanimously to approve the minutes with the amendment that the wording under the Board of Health from “providing oversight” to “considering providing oversight”.

**V. Public Comment:**

Paul Driscoll of Harris Road said he wanted to know who will oversee the air pollution at the hospital site. He said he has big concerns of the demo impact on the environment. He said he is also concerned over the airborne asbestos and wanted to know what role or responsibility the PEC will have with the demo of the site.

Jim Floyd, former Mayor of Princeton Township, said he would like to see all of the PEC recommendations concerning the hospital site and Avalon Bay and wanted to know if they were included in the demo plan and the developer’s agreement.

Linda Auerbach of Lytle Street asked if any of the PEC recommendations included increasing the number of air monitors at the site and if the PEC had any influence over the placement of the monitors.

Fichtenbaum responded by saying that the PEC issued 2 memo's specifically about the project addressing its concerns. She noted that the PEC is an advisory body and not an authoritative one. She said the towns Engineering Dept has taken the monitoring of the site very seriously and that the residents should rely on that Dept (Kiser and West) to monitor the project very closely. She noted that as an architect she has seen this type of asbestos abatement done properly in the past and that she feels Princeton's Engineering Dept is very good and will watch this project very closely. She stated that many of the items that the PEC included in its memos were included in the discussions including the hiring of an independent LSRP which Council did. She said the PEC cannot compel the developer to do anything; however, the key to the success of this project is the daily visits from the Engineering Dept. She suggested the residents arrange to meet with the Engineer weekly or biweekly to discuss the project and concerns that may arise. She noted that the asbestos removal is highly regulated by the state.

#### **VI. Discussions and Decisions:**

- a) **Council Updates:** Encouraged the PEC to attend the May 5, 2014 meeting in which some of the ordinances will be discussed, specifically the PEC ordinance. She also stated that Council will be discussing Energy Aggregation in which a third party provides renewable energy. Fichtenbaum noted that the Sustainable Princeton Energy committee is also looking into this and asked Crumiller to forward the information to her and the PEC. She said with regards to the ordinances – Council would like to have a list of the landscapers that work in the town in hopes that they can find out what types of services they offer. For instance, do they use organic chemicals, rake instead of blow, use mulching lawnmowers etc. She said these could be questions that are on the registration forms. She said ultimately they would like to place this list on the website for the residents. This prompted a discussion by the PEC with the suggestions that in order for the landscapers to be able to register they must attend a class which will provide information on alternatives to blowing the leaves, lawn chemicals etc. (“LLL” Landscapers Lunch for Learning”). It was noted that the town will not enforce that and that seems to be a big problem. It was suggested that Council give its commitment to enforcement of the process. It was suggested that members of the PEC attend the Council discussion on this.
- b) **PEC One Page Description:** Spindel discussed some minor changes to the description and the links that will be provided at the bottom of the website. Wasserman thanked Spindel and Welles and asked that the document be sent to Deb for placement on the website.
- c) **PEC Ordinance:** Zemle discussed the meeting in which the PEC ordinance was edited. She noted that there was a lot of information that was removed in the ordinance yet, they would not remove the area in which PEC will need to obtain Councils approval for different tasks. The PEC discussed the changes and ultimately Wasserman said he would draft a statement for the next Council meeting concerning the changes that were made to the ordinance.

#### **VII. Focus Areas:**

- a) **Development Review Subcommittee:** Fichtenbaum passed out changes to the memo that was made after it was distributed to the members. Marcus-Levine said that the project was not highly offensive – but that there has been a new architect hired for the project. Molina said the applicants are anxious to get this project approved so they are willing to make changes. She said the only variance they are requesting is a variance for the curb-cut because they cannot come to an agreement with Princeton University over an easement. She said SPRAB would not release the project to the Planning Board and will be having another special meeting to go over the plans. She said with regards to the PEC memo would there be value to placing the items that means the most to the PEC at the top of the memo. Wasserman noted that it is something that can be done, however he does not feel that anything should be deleted from the memo. The PEC discussed the memo made changes to the organization of the memo, the importance of the roof garden, placing all of the waste comments in one area, bicycle placement area and an air quality plan. A motion was made and seconded and the Commission voted unanimously to approve the memo with the amendments that were discussed. Molina also noted that at the last SPRAB meeting, they discussed a small addition to All Saints Church and there were no concerns.
- b) **Shade Tree Ordinance:** Crumiller said the Shade Tree Commission has been working tirelessly on combining the two ordinances. She said the new ordinance will be much more stringent than the one that had existed.
- c) **Broad Waste Ordinance:** Chorney said she will also be co-chairing the Sustainable Princeton waste committee. She said they will be encouraging businesses to recycle and working on having the compost program mandated. She went over the current costs of trash vs. composting and she noted that the PEC and SP needs to spend time convincing Council that mandatory composting will work and bring the costs down. Molina said that the compost program needs to be paid for by the town in order to encourage participation. Chorney noted that SP and PEC Waste Committee will be providing updates to Council on a monthly or bi-monthly basis. There was then a discussion about the composting program and how the membership should be automatically renewed and the participants should not be required to do it each year. Chorney also suggested that the PEC send out a letter to all of the businesses about mandatory recycling and then SP can contact them and offer to help them in implementing certain practices. She noted that a letter is being drafted and will be sent to the PEC. She also noted that SP will be having 2 town forums on waste.
- d) **Leaf Ordinance:** After reviewing the costs of collecting leaves that was provided by Public Works, Fichtenbaum said that they are spending so much time and energy collecting leaves that it leaves very little time to get other items done like road projects. She said the town is paying a lot more money to have an outside agency to do the roadwork when our public works department could be doing it if there was less time spent collecting leaves. She said bagging the leaves would reduce the costs greatly. Molina suggested mandating leaf bagging. Crumiller said that it would be very hard to mandate that because there is still a lot of resistance.

e) **Board of Health:** Miller inquired about the Whitman and Demolition reports for the Avalon Bay project. He said he has not seen them yet. Crumiller said she could send the Whitman report to him. He said he would like to see the recommendations in the Whitman report. He also said he believes that the BOH along with the Health Dept has been named as enforcers of the leaves.

**VIII. Adjournment:** A motion was made and seconded and the Commission voted unanimously to adjourn the meeting at 10:15 p.m.

**Respectfully Submitted,**



**Debra Rogers, Secretary**

**Date Approved: May 28, 2014**