

**Elk Township Environmental Commission (ETEC)**  
**July 12, 2006**  
**Meeting Minutes**

**Attendees:**

ETEC Members: Lillian (Billie) Chambers, Jeannie White, Larry Christy, Frank Goss, Teal Jefferis, Donna Nicholson, and Donna Weiss

Elk Twp Committee: Don Brovero

**I. Officer Selection**

- a. Teal Jefferis was nominated and unanimously voted in as Chairman.
- b. Donna Weiss was nominated and unanimously voted in as Vice-Chairman.
- c. Donna Nicholson was nominated and unanimously voted in as Secretary.

**II. New Ordinances**

- a. Tree Ordinance – Teal Jefferis provided copies of Bordentown Township and Moorestown standards for the preservation and restoration of vegetation, which included tree removal ordinance.

It is the intention of the ETEC to implement an ordinance, so agreed to the following action items:

- Teal Jefferis would continue his evaluation of other municipal ordinances that Elk may use as basis for a new tree ordinance.
- Jeannie White will evaluate the current Elk zoning/planning requirements with respect to landscaping, vegetative buffering, etc. to ensure we remove any redundancy in our new ordinance.
- Both Teal and Jeannie will bring the results of their investigative work to the next meeting.
- Don Brovero will investigate the process to get the ordinance passed.

**III. Checklist for Land Development Review**

- a. Phase I Assessment
- b. Nitrate Dilution Model
- c. Letter Requests to Fish & Wildlife and the Office of Natural Lands Management
- d. Approval from Elk Environmental Commission

Teal provided information from Franklin Township regarding Nitrate Dilution and Woolwich Twp regarding Phase I Assessment requirements to the group.

The group discussed how and when plans would require ETEC approval. We will continue this discussion through the Committee and planning/zoning board.

It is the intention of ETEC to add to the current Land Development Review checklist to address environmental issues, so agreed to the following action items:

- Don Brovero will go to the zoning/planning board and get Phase I Assessment and Letter Requests to Fish & Wildlife to the existing Elk zoning/planning land development review checklist.
- Don Brovero will get samples of letter from other municipalities for requests to Fish & Wildlife for use by Elk Township.
- Donna Weiss and Donna Nicholson will investigate the Nitrate Dilution model.

#### **IV. Research into Grants for Wildlife Parks**

- a. Billie agreed to start investigating what grants may be available.

#### **V. Important Contact Database**

- a. The group will provide Don Brovero with any names, organization and contact information to develop a comprehensive access database to be used by the ETEC. This will include NJDEP, Gloucester County Health Dept, Gloucester County Soil Conservation District, local municipalities and state agencies.

#### **VI. Current Environmental Issues in Town**

- a. Sale of Cedar Bridge Property – Case #06-01-10-1129-48
  - An Elk resident interested in purchasing this property attended and participated in the meeting. He is considering purchasing the property and may initiate a Phase I Assessment.
  - ETEC asks the resident to provide a copy of the Phase I report if he decides to move forward.
  - Donna Nicholson will investigate more into the property, at this time the following is known: it was a plating company at one time, but is currently owned by a private citizen (i.e., not the original plating company) and has not operated as a plating company for many years. There may be one or more underground storage tanks (USTs) and there is one aboveground storage tank (AST). NJDEP inspected the property in January 2006 in response to a citizen complaint of hydraulic oil leaking in the building. The property is currently zone moderate density and therefore zoned for residential purposes.
- b. Richmond Homes Development

Issue is soil erosion. Appears that appropriate soil erosion control measures may not be in place, ETEC agreed to do the following:

- Frank Goss will go to the Gloucester County Soil Conservation District

- Teal Jefferis will try and schedule a tutorial for the ETEC by the Gloucester County Soil Conservation district on soil conservation issues and requirements.

c. Raccoon Creek

- Will schedule a field trip for the ETEC in the future, no date established.

## VII. Education

Issue was tabled for the next meeting.

## VIII. Special Guest

a. **Jack Cimprich, Upper Pittsgrove Mayor.**

Jack Cimprich provided us with a Preservation Action Checklist and discussed how Upper Pittsgrove has and continues to handle over development via farmland preservation and increased lot sizes. He also provided an example Ordinance for Agricultural Buffers from Upper Pittsgrove.

Based on this discussion/presentation, the following action items were developed:

- Don to look into the maps we currently have: general property map, wetlands, preserved farmland, etc.
- Group to evaluate possible ordinance for Agricultural Buffers; all agreed it seemed like a positive idea for Elk Twp. to protect residents as well as reduce over development.

The following other action items are to be addressed:

- I. All ETEC members will bring ideas and elements for our Environmental Commission's mission statement.
- II. Donna Nicholson will draft a small statement regarding ETEC to put on the Elk Twp website.
- III. There is a Brownfield redevelopment conference at the NJDEP offices in Trenton on Friday July 28, 2006. If any ETEC member is interested, please notify Don Brovero by Friday July 14, 2006.

Meeting was adjourned at approximately 9:45pm

Next ETEC meeting will be at 7:30pm, Wednesday, August 9, 2006.