

Lower Makefield Township  
Environmental Advisory Council  
April 13, 2016  
Meeting Minutes

Present: Alan Dresser, Chairman  
Mark Bortman, Vice Chairman  
Jim Bray, Alernate Member  
Kristin Tyler, Supervisor Liaison

Also in Attendance: Lisa Kamp, LMT Resident; Peter Solor, LMT Resident; Sheryl Straub, LMT Resident

**Approval of March 9, 2016 EAC Meeting Minutes** – The March 9, 2016 EAC meeting minutes were approved, with changes.

**April 23<sup>rd</sup> Workshop on Environmentally Safe Home and Garden** – Sheryl Straub was in attendance to discuss her upcoming workshop, which will begin at 9am on April 23, in the LMT municipal building. Additional ways to publicize the workshop were identified, including announcing it at the April 20<sup>th</sup> Board of Supervisors meeting, adding it to the LMT website and posting a flyer outside the Tax Department. Mr. Bray will talk to Mr. Kelliher about the possibility of televising the workshop.

**Open Space Update (Guzikowski Farm, Jennings Tract, Patterson Farm Easement)** –

Guzikowski Farm – One appraisal has been received for the Guzikowski farm; the Township is in the process of getting a second appraisal.

Jennings Tract – The Township has completed the purchase of the Jennings Tract.

Patterson Farm Easement – This project is in process.

**E-Waste Recycling Event with E-Waste Experts** – Mr. Bortman contacted E-Waste Experts in Bristol, and is waiting to hear the results of an event they held with Council Rock. He explained that the market for these materials has bottomed out and that, though there is a law mandating the recycling of electronics, the law is not funded; work is being done to change that. Mr. Bortman will follow up and plan to have our event, with other municipalities who are interested, in the Fall.

**Replacement Trees/April 6<sup>th</sup> Presentation and Steps Forward** – At the April 6 Board of Supervisors, Mr. Dresser and Mr. Bray presented information on trees and trees/money owed to the Township by developers due to the tree replacement ordinance. In addition, they made suggestions on the best locations for the owed trees, after which it was agreed that the first plantings should be an arboretum in

the Memorial Garden. The EAC was asked to help design a long term plan for tree planting in LMT. A meeting will be scheduled with Judy Goldstein of B&J to start work on the long term plan.

**DRJTBC Scudder Falls Bridge Replacement Project – Tree Removal Letter and Comments on the 10.2 Acre Sale of LMT Property** – Mr. Dresser commented on the large number of trees being taken down as part of the Scudder Falls Bridge project. He also noted that while New Jersey will be receiving replacement trees, Pennsylvania is not scheduled for any. He sent a letter to the Delaware River Joint Toll Bridge Commission on behalf of the EAC asking for replacement trees in LMT. He copied State Representative Steve Santarsiero and State Senator Chuck McIlhinney on the letter.

Mr. Dresser presented a diagram of the 10.2 acre project and mentioned that one appraisal has already come in for the property and the Township will be getting a second. Mr. Dresser will compile EAC's comments on the project and forward them later this week to the BOS, including his suggestion that the money from the sale of the property go to open space.

Mrs. Tyler mentioned that the Citizens Traffic Commission is looking at the impact that the Bridge project will have and they will share the information with the EAC when available.

**Elcon Hazardous Waste Facility in Falls Township/May 4<sup>th</sup> BOS Meeting** – This item will be on the agenda at the May 4 Board of Supervisors meeting. Mrs. Tyler said that all information is not yet in, but with what they do know now, there is reason to be concerned. There won't be a final decision until all information is in.

#### **Land Use Reviews** –

**Makefield Glen Edgewood Pizza** – This project will go before the Planning Commission on May 9<sup>th</sup>.

**Capstone Village Proposal** – Mr. Dresser reported on a conversation he had with Bob Dwyer about this proposal. Mr. Dwyer raised the possibility of making the project mixed use, rather than office space, since there is already so much vacant office space in Lower Makefield. And also because he has a strong belief that people want to live, work and shop within walking distance. However, when he submitted the plan, it was for 150 apartments only, not for mixed use. Mr. Dresser suggested that they might invite him to a meeting in the future.

**Lighting at Flowers Field at Edgewood Village** – Mr. Solor is certain that the lighting exceeds ordinance maximums. He will e-mail Mark Eisold and ask him to determine if it is in compliance.

#### **Odds and Ends** –

**Artis Senior Living** – A proposal has been submitted a sketch plan for building an assisted living, independent living and memory care retirement center on a 5.3 acre parcel between Flowers Field and I-95. Mr. Solor will be lead the review on this project.

ICC Overlay – Mr. Solor talked about this overlay, which would make all buildings green just by construction code overlay, making the standard code stiffer and being part of the code.

Top Soil for Sale – Mr. Bray noted that there is still a note on the Flowers Field project stating that there is top soil for sale. This is in violation of LMT's ordinance. The appropriate parties will be notified.

Scammels Corner Tree Replacement Project – Mr. Bray gave an overview of the work that he and Mr. Dresser are doing to remediate the cutting down of 17 trees illegally by a homeowner in the new Scammels Corner development.

**Meeting with Terry** – Mr. Dresser is scheduling a meeting with Mr. Fedorchak or Mr. Carp to discuss topics including naturalized drainage basins, use of roundup and LMT Energy Efficiency Project. Mrs. Tyler will talk to Mr. Fedorchak about the basins and will introduce the EAC to the new Public Works Director.

With no further business to discuss, the April 13, 2016 meeting of the Environmental Advisory Council was adjourned at 9PM. The next meeting of the EAC will be held on May 11, 2016, at 7PM in the LMT municipal building.

Respectfully Submitted,

Alan Dresser, Chairman