

## Tim Amison

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**From:** Robert Poppert  
**Sent:** Monday, August 06, 2018 9:21 AM  
**To:** Rich Williams; Tim Amison; 'Jeffrey Richter'  
**Subject:** 16-05-012 Synnergy\_review of SBCZ waiver

FILE

Jeff/Rich,

Trenton Engineering submitted a 6 page letter and a hand marked up plan to address the Stream Buffer Conservation Zone impacts and disturbance – in accordance with our ordinance. Their letter – to me – does not really address ordinance concerns with the SBCZ. The only real meat I get out of it is that they will “reduced the impact” on both Miry Run and the Assunpink and that floor storage will be increased. Beyond those 2 comments, I see no direct response to our own ordinance.

I think we can this is not a minimal impact – however, this is what the first section requires:

Section 583-8 (b) As a condition of the granting of an administrative waiver, depending on the nature of the proposed action by the applicant, the applicant may be required by the administrative officer to contribute to or participate in the rehabilitation of an environmentally degraded stream corridor within or adjacent to the subject site, at least equivalent in size to the permitted SBCZ reduction and, if available, within the same watershed. Rehabilitation may include reforestation, stream-bank stabilization and/or removal of debris, in accordance with a stream buffer management plan, or any other action/enhancement/improvement which benefits the public welfare.

Section 583-10 requires a “Stream Buffer Management Plan” – of which their 6 page letter is not, in my opinion. While I am sure they can make a case that post development may be better than pre development, the Twp SBCZ ordinance must still be addressed. At the very least, they should be subject to 583-8 (b) – the yellow highlighted area above.

Thoughts

**Rob**