

MEADOWLANDS CONSERVATION TRUST

**BOARD OF TRUSTEES MEETING  
OPEN SESSION MINUTES**

DATE: April 11, 2018  
TIME: 10:00 a.m.  
PLACE: NJSEA Environment Center 2<sup>nd</sup> Floor Lecture Room  
Two DeKorte Park, Plaza, Lyndhurst, NJ

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**TRUSTEES PRESENT:**

WILLIAM SHEEHAN, Chairman  
Hackensack Riverkeeper

GREG REMAUD, VICE CHAIRMAN  
NY/NJ Baykeeper

DONALD PALOMBI  
NJDCA Delegate

MAYOR ALBERTO SANTOS  
HMMC Delegate  
Mayor of Kearny

RALPH J. MARRA, JR., ESQ.  
NJSEA Delegate

**ALSO PRESENT:**

JASON STYPINSKI, Deputy Attorney General  
COLLEEN MERCADO, Senior Operations Administrator, NJSEA

Chairman Sheehan welcomed everyone, followed by the flag salute.

Ms. Mercado read the Sunshine Law statement into record and took roll call.

**REVIEW OF MINUTES**

Chairman Sheehan presented the Closed Session meeting minutes from the December 13, 2017 meeting. Upon motion by Trustee Marra and second by Trustee Mayor Santos, the Closed Session minutes were carried with all in favor.

Chairman Sheehan presented the Open Session meeting minutes from the February 14, 2018 meeting. Upon motion by Trustee Marra and second by Trustee Mayor Santos, the Open Session minutes were carried with all in favor.

## **CHAIRMAN REPORT**

Chairman Sheehan advised that he had recently met with NJSEA's new executive director, Vincent Prieto and said he was looking forward to working with him over the next couple of years.

Chairman Sheehan brought to the Board's attention an article in the morning newspaper regarding a proposed project to build a 1,200 megawatt power plant in North Bergen in order to provide electricity to New York City. He went on to explain that his biggest objection to the plant was the fact that environmental impacts would wind up in the Meadowlands, yet New York City would be getting the benefit of all the energy being produced.

## **CEO REPORT**

In the absence of CEO Sanz, Ms. Mercado provided the following updates:

- License plate revenues for January and February 2018 totaled \$2,702.41.
- A copy of the pre-construction meeting minutes for the Losen Slote Pump Station project was provided to the Board members. The Borough of Little Ferry provided the minutes to the Trust since a portion of the pump stations are on Trust property.

## **PUBLIC PARTICIPATION**

MCT's consultant, Donald Smith of Hansen & Smith Environmental Consulting, did not attend the meeting, but copies of his monitoring reports for March and April were provided to the Board members.

Dr. Beth Ravit, Assistant Research Professor at Rutgers Department of Environmental Studies, spoke of a forest stewardship at the Demarest Nature Center. She stated that the stewardship included a survey being done of the trees for Emerald Ash Borer, an invasive species. Dr. Ravit noted that there are a significant number of ash trees on the property and they are finding definite evidence that this species is there. She noted that when the trees are diseased they tend to break, become brittle and splinter in non-normal ways. She recommended that the Trust be aware of this when monitoring the Trust properties in upper Bergen County.

## **OLD BUSINESS**

Vice Chairman Remaud provided an update on the Ottamanelli property in River Vale. He stated that initially Bergen SWAN had approached the Trust to consider holding an easement on the property but it was later learned upon receiving further information that they are actually looking to acquire the property. He noted that there is a willing seller and Bergen SWAN is looking to raise money to put a deal together, but at this point it just seems to be conceptual.

## **NEW BUSINESS**

Chairman Sheehan reiterated his opinion from his opening remarks on the Liberty Generating Plant, which would be located just upstream from the Trust's Skeetkill Marsh property in Ridgefield. He noted that the permits that would have to be obtained would all come from DEP and that he would be talking with the people at DEP about this project.

## **RESOLUTIONS**

### **Resolution 18-05**

Resolution authorizing the adoption of the Land Trust Alliance Standards and Practices as guiding principles. Discussion ensued amongst the Board regarding the benefits of joining the Land Trust Alliance and whether any of the standards conflicted with the laws that govern the Trust. Mr. Mark Renna, a member of the public, representing Evergreen Environmental noted that most land trusts have standards that would not encourage acquiring lands that have levels of contamination and asked if there was anything in the Land Trust Alliance's standards. DAG Stypinski and Vice Chairman Remaud advised that they had each reviewed the standards and practices and they did not find anything in the practices that would curtail acquiring land that was contaminated. They noted that they were just guidelines and essentially best management practices. They also did not find any conflicts with the Trust's governing laws, but in case of any regulation change, the resolution before the Board included an exception. The Board was in agreement to renew the annual membership, and as suggested by Trustee Mayor Santos, to further review at the end of the year.

Roll call was taken for a vote. With all in favor, Resolution 18-05 was passed unanimously.

Chairman Sheehan then introduced NJSEA's new President and CEO, Vincent Prieto and thanked him for coming to the meeting.

Mr. Prieto acknowledged the importance of the Trust. He said he was there to give his support and looked forward to working with the Board moving forward.

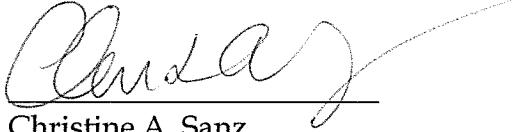
Before adjourning, Chairman Sheehan commented that he believes the new administration had been energized to the idea that the Trust is still short two members. He noted that the list of potential nominees that had been sent down to Trenton during the Christie administration was still up-to-date and contained a qualified pool of people for the Governor to pick from. The Chairman was hopeful that new trustees could be brought on by the next board meeting.

**CLOSED SESSION** - None

**ADJOURNMENT** - Upon no further business, Motion to Adjourn was made by Trustee Marra, second by Vice Chairman Remaud, will all in favor.

The meeting concluded at 10:25 a.m.

I certify that this is a true and accurate transcript of the Open Session Minutes of the Meadowlands Conservation Trust Board of Trustees meeting of April 11, 2018.



Christine A. Sanz  
Chief Executive Officer

NAME	Roll Call	Resolution 18-05
Chairman William Sheehan	P	Y
Vice Chairman Greg Remaud	P	Y
NJDCA Delegate Donald Palombi	P	Y
NJSEA Delegate Ralph Marra	P	Y
HMMC Delegate Mayor Alberto Santos	P	Y

P = Present    - - Absent    A = Abstain  
R = Recuse    Y = Affirmative    N = Negative