



Berkeley Heights Environmental Commission
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MEMO

February 1, 2021

TO: Zoning Board of Adjustment

Subject: 156 Briarwood Dr East, Block 1401, Lot 24 - R-15 zone

Findings of Fact:

- Applicant proposes to build first floor and second floor additions.
- Groundwater recharge is between 6 and 12” a year.
- Slope is zero to 3 %.
- Site does not appear to be in flood zone or wetlands.
- Site appears to be in a riparian zone at the rear of the property.

Coverage	%	% Allowed for zone	Over, under or =
Existing Structures	11.53	15	Under
Existing Accessory	7.39	10	Under
Total existing lot	18.92	25	Under
Total proposed structures	12.63	15	Under
Total proposed accessory items	7.39	10	Under
Total proposed impervious	20.02	25	Under

- Application does not indicate if trees are to be removed.
- General Construction and Design & Grounds and Landscaping Considerations are included.
- DEP has adopted groundbreaking green-infrastructure rules to reduce pollution and flooding from stormwater runoff.
- Unless efforts are made to retain stormwater runoff on properties, stormwater runoff can lead to increased flooding downhill.

Recommendations:

- The Commission recommends retaining stormwater runoff on the property with green infrastructure. Disconnect any downspouts or sump pumps from the street and connect them to rain gardens or vegetative swales. Information on rain gardens can be found at http://water.rutgers.edu/Rain_Gardens/RGWebsite/rginfo.html.
- If any trees greater than 8”DBH are to be removed, the applicant shall apply for a permit.