

September 20, 2024

Dwight Roskos
401 East State Street
P.O. Box 420, Mail Code 401-03D
Trenton, New Jersey 08625-0420

Sent via email: dwight.roskos@dep.nj.gov & Uploaded to H2Loans

Re: Borough of Seaside Park
Construction of Well No. 11
Environmental Review Response
NJIB Project Number: 1527001-005
Our File: 1528-U-084

Dear Mr. Roskos:

In response to your office's review letter dated July 18, 2024, enclose please find the following:

1. One (1) Draft Public Hearing in accordance with N.J.A.C. 7:22-10.10(b)1
2. One (1) Map showing the present water service area boundary for the Borough of Seaside Park and identifying major water system features.
3. One (1) Map showing the proposed location of the Test Well, Phase 1
4. One (1) Map showing the proposed project area of Well No. 11, Phase 2
5. One (1) Resilience Assessment Report
6. One (1) Environmental Level 2 Report

Our reply to the comments is as follows:

1. Be advised that the level of environmental review for this project requires that a public hearing be held. In accordance with N.J.A.C. 7:22-10.10(b)1, a draft of the public hearing must be sent to the Department for approval. Once approved by the Department, the public hearing advertisement must be placed in a retail or display advertisement located in the body of a newspaper of general circulation, and advertised at least 30 days in advance of the public hearing. The advertisement for the public hearing must include a brief description of the proposed project, its location, and the costs of the project indicating that the project will be funded through the New Jersey Environmental Infrastructure Financing Program. The public hearing advertisement must also include the time, date, and place of the public hearing, and must provide the affected public with the opportunity to attend and fully participate. The advertisement must also indicate repositories where the planning documentation for the proposed project will be available for public review.

In accordance with N.J.A.C. 7:22-10.10(b)1, a draft of the public hearing is attached to this letter for Department for approval.

2. In accordance with N.J.A.C 7:22-10.10(b)2, a verbatim transcript, or detailed minutes of the public hearing, including any written comments received on the proposed project, and a summary of significant public comments, along with the response to the comments, must be submitted by the project sponsor to the Department as part of the planning documentation for purposes of issuing the Environmental Appraisal. Please submit this information once it is obtained.

In accordance with N.J.A.C 7:22-10.10(b)2, the information shall be submitted once obtained.

3. Provide the size in square miles of the water service area of the Borough of Seaside Park.

**Township Boundary = 1.08 Square Miles
Area of Water Mains = 0.58 Square Miles**

4. Approximately how many linear miles of existing distribution water mains does the Borough of Seaside Park own and operate? Please also indicate the type of material that the existing pipes are made of and the range in diameter of the existing pipe sizes.

The sizes and material of water mains within the borough by linear mile is as follows:

<u>Size</u>	<u>Material</u>	<u>Length in Miles</u>
Unknown	Unknown	0.043
Unknown	Cast Iron	0.067
Unknown	CLDIP	0.3
Unknown	DIP	0.008
2"	CLSIP	0.003
4"	Unknown	0.28
4"	Cast Iron	2.99
4"	CLDIP	0.05
4"	DIP	0.03
6"	Unknown	0.23
6"	Cast Iron	1.61
6"	CLDIP	2.64
6"	DIP	3.08
8"	Unknown	0.008
8"	Cast Iron	0.25
8"	CLDIP	5.9
8"	DIP	0.1
10"	Cast Iron	0.2
10"	CLDIP0	.01
12"	Unknown	0.01
12"	CLDIP	1.84
12"	DIP	0.03

5. Please confirm that the proposed project will be located within the Coastal Plain sole-source aquifer system.

The project will be within the Coastal Plane sole-source aquifer system.

6. How will the proposed project impact the Piney Point Aquifer?

The proposed project will withdraw groundwater from the Piney Point Aquifer. Groundwater levels are expected to decrease at the well location and create a cone of depression that is estimated to extend out to approximately 9,600 feet when the well is running at the highest rate of 500 gpm. It is anticipated that the overall impact to the Piney Point Aquifer will be negligible since this proposed well is a direct replacement of an existing well located nearby.

7. Are there any existing saltwater intrusion issues in the water service area of the Borough of Seaside Park? How will the proposed project impact saltwater intrusion?

There are no saltwater intrusion issues in the water service area of the Borough of Seaside Park. It is not anticipated that the project will impact saltwater intrusion. The proposed well is a direct replacement of a nearby well.

8. What are the existing water quality issues at Well No. 10 and what type of treatment would be necessary? When was Well No. 10 and the existing treatment system constructed?

Current treatment of Well No. 10 includes the injection of aluminum chloride and sodium hypochlorite solutions prior to filtration, one horizontal pressure filter, backwash holding tank. The purpose of the treatment is to provide, media conditioning, coagulation of particles, and disinfection.

9. Please provide a description of the existing site where the existing Well No. 10 will be decommissioned and how the proposed project will impact the current resident/business and surrounding area. Please include the Block and Lot numbers of the Well No. 10 site and square acreage of each.

Well No. 10 is located along Decatur Avenue, within Block 76 and Lots 6 and 21. Lot 6 covers 0.2296 acres and lot 21 covers 0.1205 acres. The location includes a 924 SF Treatment facility, an elevated .25 MG water storage tank. The decommissioning of Well No. 10 will have no impact on the current residents or businesses. The lot is currently cleared and will remain in its existing condition.

10. Please provide a description of the existing site where the proposed Well No. 11 will be constructed and provide further details about the scope of work for Phases 1 and 2 of the proposed project, including infrastructure to be built such as well house, piping, etc. and how the proposed construction and project will impact the current resident/business and surrounding area. Please include the Block and Lot numbers of the proposed Well No. 11 site and square acreage of each.

Well No. 11 is to be constructed at 1505 N. Ocean Avenue – Block 73, Lot 34, Borough of Seaside Park, Ocean County, New Jersey. Phase 1 includes the installation of a test pump. Phase 2 includes the construction of the well house, distribution piping, mechanical electrical and plumbing work, and chemical tanks to convert the test well into a fully operational well. Existing hotel on the Well No. 11 site is proposed to be demolished.

11. Discuss what treatment process is expected for the proposed Well No. 11.

The treatment process for Well No. 11 is expected to only include chlorination.

12. Describe how the proposed project will impact the existing water quality in the water service area. Discuss the impacts that will occur to the nearby waterways as a result of the proposed project. How much and how often will water be discharged to drill, test, develop, operate, and maintain the proposed Well No. 11 and where will this water be discharged to?

There will be no impact on the existing water quality in the water service area. The well is being constructed to allow for the decommissioning of Well No. 10 to prevent any future reduction in the township's ability to provide safe and clean drinking water.

13. Provide the anticipated size/capacity of the pump to be installed in Well No. 11.

Well No. 11 will be a reverse rotary drilled to an estimated depth of approximately 500 feet with a target capacity of 500 gallons per minute (gpm).

14. Please indicate how many square feet of each area (e.g., grassy, landscaped, stone/gravel, paved, predisturbed soils) will be disturbed by construction.

Phase 1 will include a 10' by 10' area of already impervious pavement. As shown in the attached preliminary concept plan, the area of work regarding Phase 2 will also be over already impervious pavement. There will be no landscaped areas affected by either phase of the project.

15. Please be advised that if dewatering occurs in excess of 100,000 gallons per day, a temporary dewatering permit may be required, and the quantity of water diverted must be reported to the Bureau of Water Allocation and Well Permitting, which can be reached at 609-984-6831.

The 100,000 gpd threshold is the average gpd usage over a 30-day period. The Well pumping test 1.4 MG over the 24-hour period will still be under the 100,000 gpd 30-day average, and therefore, no additional permitting will be required, including a dewatering permit.

16. Please confirm that the proposed project will not adversely impact any trees, vegetation, or environmental critical areas, which includes, but is not limited to, wetlands/wetlands transition areas, Important Farmlands, vernal habitats, floodplains (i.e., 100-year and 500-year floodplains), steep slopes, stream corridors, endangered/threatened species or Species of Concern and their designated habitats, Agricultural Development Areas, parks and preserves,

tidal areas, or important aquifer recharge areas, Pinelands, wetlands, streams, floodplains, parks, preserves, Important Farmlands, steep slopes and endangered or threatened species and their designated habitats.

The project is to be constructed on a previously built lot, there will be no impact to any trees, vegetation, or environmentally critical areas.

17. Please describe the location of the stockpiling and staging areas for the proposed project and include the number of square feet of grassy and predisturbed areas that will be impacted, the number of trees that will be removed for stockpiling/staging, and/or each environmentally critical area, mentioned above, that could be impacted, if applicable. Please note that the sizes of the stockpiling and staging areas must also be provided.

Stockpiling and staging areas for the proposed project will be onsite and cover approximately a 20' by 20' area. No environmentally critical area will be impacted by the stockpiling or staging area.

18. Please provide a map(s) of the project site location for both Phases 1 and 2 with legible callouts that identify major features. Please be advised that aerial photo views are not recommended. Please ensure that the site plan depicts the existing conditions (i.e., structures and trees/environmental features to be impacted) and proposed work for this project. Clearly identify and label features and provide dimensions (sizes/lengths) of the existing and proposed infrastructure, including areas of disturbance, stockpiling areas, staging areas, environmentally critical areas (mentioned above), and nearby historical resources.

A preliminary project site location has been attached for Phase 1 and 2.

19. Identify what municipalities are included in the water service area. Please also provide a map of the present water service area boundary for the Borough of Seaside Park and identify the locations of the proposed and existing wells, treatment/pump station building(s), water storage tanks, or other major water system features on this water service area map. Please be advised that aerial photo views are not recommended.

No other municipalities are included in the water service area. Attached is a map identifying the locations of the proposed and existing wells, treatment/pump station buildings, water storage tanks, and other major water system features.

20. What is the most up-to-date average annual user charge for water service for a household?

For a water service connection, the fee follows the following chart per the service size. Additionally, the minimum quarterly rate per unit is \$70 with a quarterly usage allowance per unit of 18,000 gallons.

Service Size (inches)	Fee
1	\$1,580
1 1/2	\$1,780
2	\$2,050
4	\$3,170
6	\$5,020
8	\$6,860

21. Will the proposed project result in an increase in the annual user charge for water service? If so, what will be the proposed average annual user charge for water service per household?

There is no proposed increase in the annual user charge for water service.

22. In accordance with N.J.A.C. 7:22-10.4(b)3 and N.J.A.C. 7:22-10.5(b)11, provide the current year's median annual household income(s) (MAHI) for the water service area. (Use the latest US Census data and update this information to the present, using the current Consumer Price Index. Please note that only the most recent 12 full months of data may be used in the calculation of the most current MAHI.) What percentage of the 2023 MAHI is the proposed new annual water user charge for the water service area?

The median annual household income for the water service area is \$46,920 USD. The minimum quarterly rate per unit for water service is \$70, making the annual rate \$280. Compared to the median annual household income of \$46,920 USD, the water service charge is 0.59% of the median annual household income.

23. A Resilience Assessment must be provided using the [provided] guidance documents. <https://www.nj.gov/dep/wiip/docs/building-resilient-water-infrastructure-climate-change-resilience-guidance.pdf> resilience_requirements_supplemental_guide_and_checklist.pdf (nj.gov)

A Resiliency Assessment document has been included in this letter for review by the Department.

24. With regard to air quality, please discuss whether the Ambient Air Quality Standards for sulfur dioxide, lead, total suspended particulates, carbon monoxide, nitrogen dioxide and ozone are currently being met in the project area. If not, please state what air quality standards are currently not being met and confirm that no new point sources of air pollution will be created as a result of this project.

No new point sources of air pollution will be created as a result of this project. The project involves the installation of a new drinking water well. There are no new air pollution sources as part of this project.

25. Provide a description of the environmental impacts for each alternative including beneficial and adverse direct, indirect (or secondary impacts) and cumulative effects with other projects. Include an assessment of such impacts associated with each alternative on the following:

i. Surface water and groundwater quality and quantity and hydrology (including new or increased depletive uses of water resources and, where new development is projected, increased nonpoint source pollution);

The installation and operation of a proposed test well will not impact nearby surface waters. The well is located within a half a mile of Barnegat Bay and a quarter mile of the Atlantic Ocean. The test well will be installed 500 feet deep in the Piney Point aquifer. Withdrawals from the proposed test well will not impact the surface water levels of these large adjoining water bodies.

The potential for withdrawal of salt water or the occurrence of salt water intrusion into this well is not likely since the well will be constructed 500 feet deep in the Piney Point aquifer. The Piney Point aquifer is a confined aquifer that has not shown evidence of salt water intrusion. Other Borough drinking water wells constructed in the Piney Point aquifer have not experienced salt water intrusion.

The construction and operation of the proposed test well will not have an adverse impact on groundwater quality. Well development and disinfection procedures shall be integral parts of the proposed test well construction. New development is not a part of this project.

ii. Environmentally critical areas, as identified in N.J.A.C. 7:22-10.5(b)3.viii. Quantify by type the extent of such resources anticipated to be disturbed as a result of project construction;

The proposed construction and installation of the test well will not cause an environmental impact. The proposed test well will not be constructed in wetlands, vernal habitats, important farmlands, agricultural development areas, important aquifer recharge areas, stream corridors, parks and preserves, steep slopes, and locations of endangered or threatened species or designated habitats. The project is located in the flood plain and in a coastal area, however, the project area is fully developed, and the proposed test well is a direct replacement well, intended to operate under the same conditions as the well that is being replaced (Well No. 10). Existing Well No. 10 is located in the same project area (approx. 0.3 miles away).

iii. Air quality, especially with respect to consistency with the New Jersey State Implementation Plan prepared pursuant to the Federal Clean Air Act, 42 U.S.C. §§ 7401 et seq., and the New Jersey Air Pollution Control Act, N.J.S.A. 26:2C-1 et seq.;

The proposed construction and installation of the test well will not cause an environmental impact. The construction and operation of the well will not have an

adverse impact on air quality. Air pollutants will not be generated because of the construction and operation of the test well.

iv. Social and economic factors including, but not limited to, dust, noise, odors, nuisances, traffic or hazards; and

The proposed construction and installation of the test well will not cause an environmental impact. The operation of the well will not contribute to increases of dust, noise, odors, nuisances, traffic, or hazards. There will be site disturbance during well construction, however, soil erosion and sediment control measures will be in place to minimize dust and sediment generation.

v. Where significant increases in wastewater treatment or water supply capacity will be provided, effects of induced growth on the environment and social infrastructure.

The proposed construction and installation of the test well will not cause an environmental impact. Induced growth is not expected because of this project. The proposed test well is a replacement well and is intended to operate under the same conditions as the well that is being replaced (Well No. 10).

26. Provide the status of all permits and approvals needed for the proposed project.

Phase one of this project does not require permits for bidding of the project. The contractor awarded the project will be responsible for acquiring the Well Driller Permit.

If you have any questions or concerns, please do not hesitate to contact our Toms River office.

God Bless America,

REMINGTON & VERNICK ENGINEERS



Pamela Hilla, PE, CME, CFM

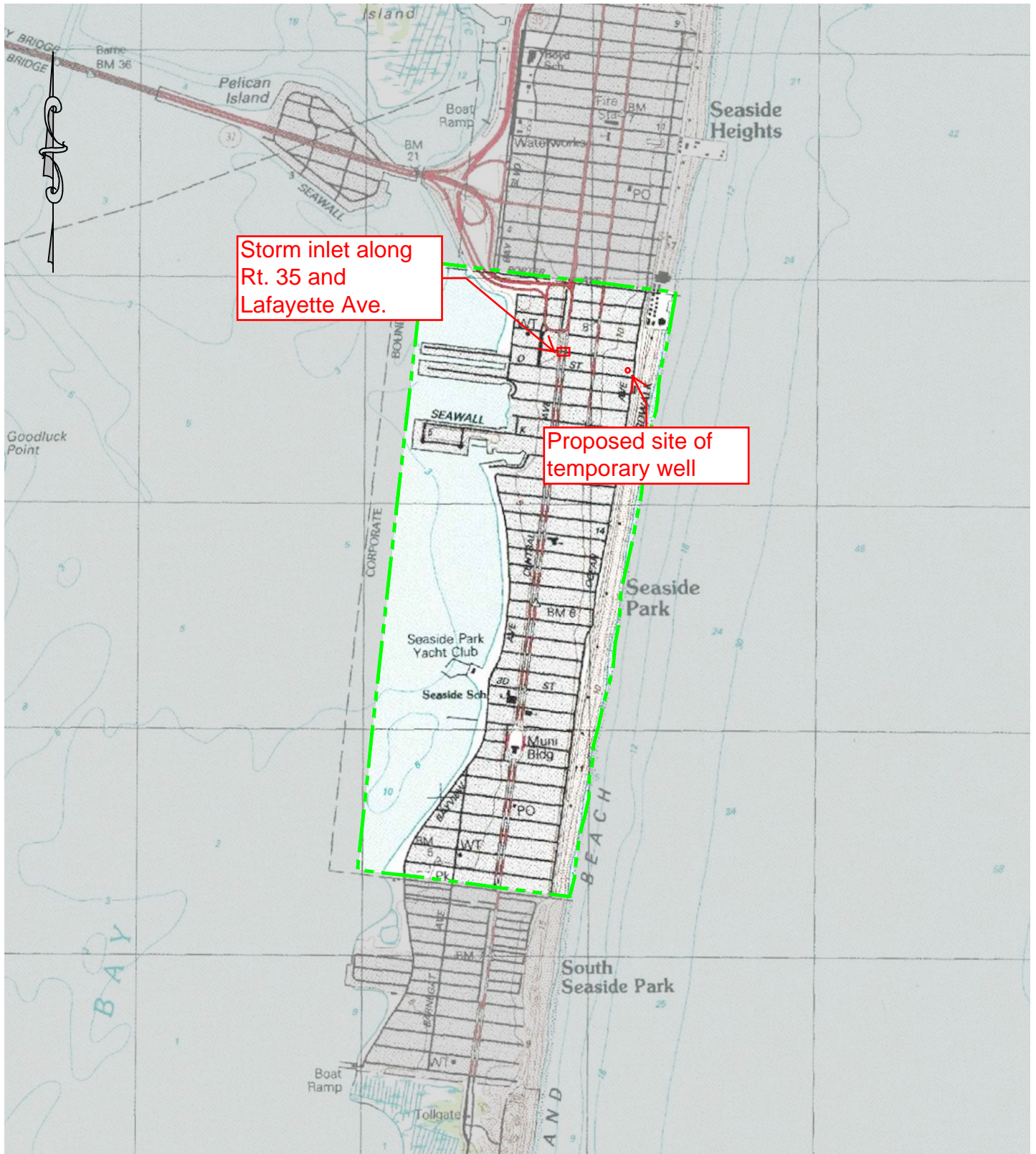
Enclosure

ZD/PH:ag

cc: Mayor John Peterson Jr.
Mr. Joshua Fox, Water/Sewer Supervisor
Council council@seasideparknj.org
Ms. Jenna Jankowski, Clerk; jjankowski@seasideparknj.org
Mr. Owen LaRocca, Deputy Clerk olarocca@seasideparknj.org
Ms. Karen Kroon, Administrator
Mr. Eric Wojciechowski, Public Works Supervisor
Mr. Steven Zabarsky, Esq., Borough Attorney
Mr. Brian Jillson, RVE Chief Inspector
Mr. Hamed Hamdan, NJDEP; hamed.hamdan@dep.nj.gov

PUBLIC NOTICE - DRAFT

The Borough of Seaside Park has submitted to the NJDEP a loan application for the construction of a Test Well at 1505 N. Ocean Avenue Seaside Park NJ. This project will be completed in two phases. The scope of work for Phase 1 shall include the installation of a 500 gpm test well to an estimated depth of 500 feet. At minimum a 24 hour pump test at 120% or 72 hour pump test at 100% will be performed to verify the well yield and water quality testing will be performed. Phase 2 will entail the conversion of the Test Well into a Public Drinking Well, Well No. 11, with a Well House and generator on site, followed by the decommissioning of Well No. 10. The total cost of the project is anticipated to equal \$1,050,150.00. In accordance with N.J.A.C. 7:22-10.10(b)1, the Level 2 Environmental Review requires a public hearing. A Public Hearing regarding this project will be held in the Borough Council Meeting Room located at Sixth & Central Avenues, Seaside Park, New Jersey 08752 on November 7st, 2024 at 7:00 pm.



**NEW DRINKING WATER WELL
N. OCEAN AVENUE**

U.S.G.S. MAP

**SEASIDE PARK BOROUGH
OCEAN COUNTY, NEW JERSEY**

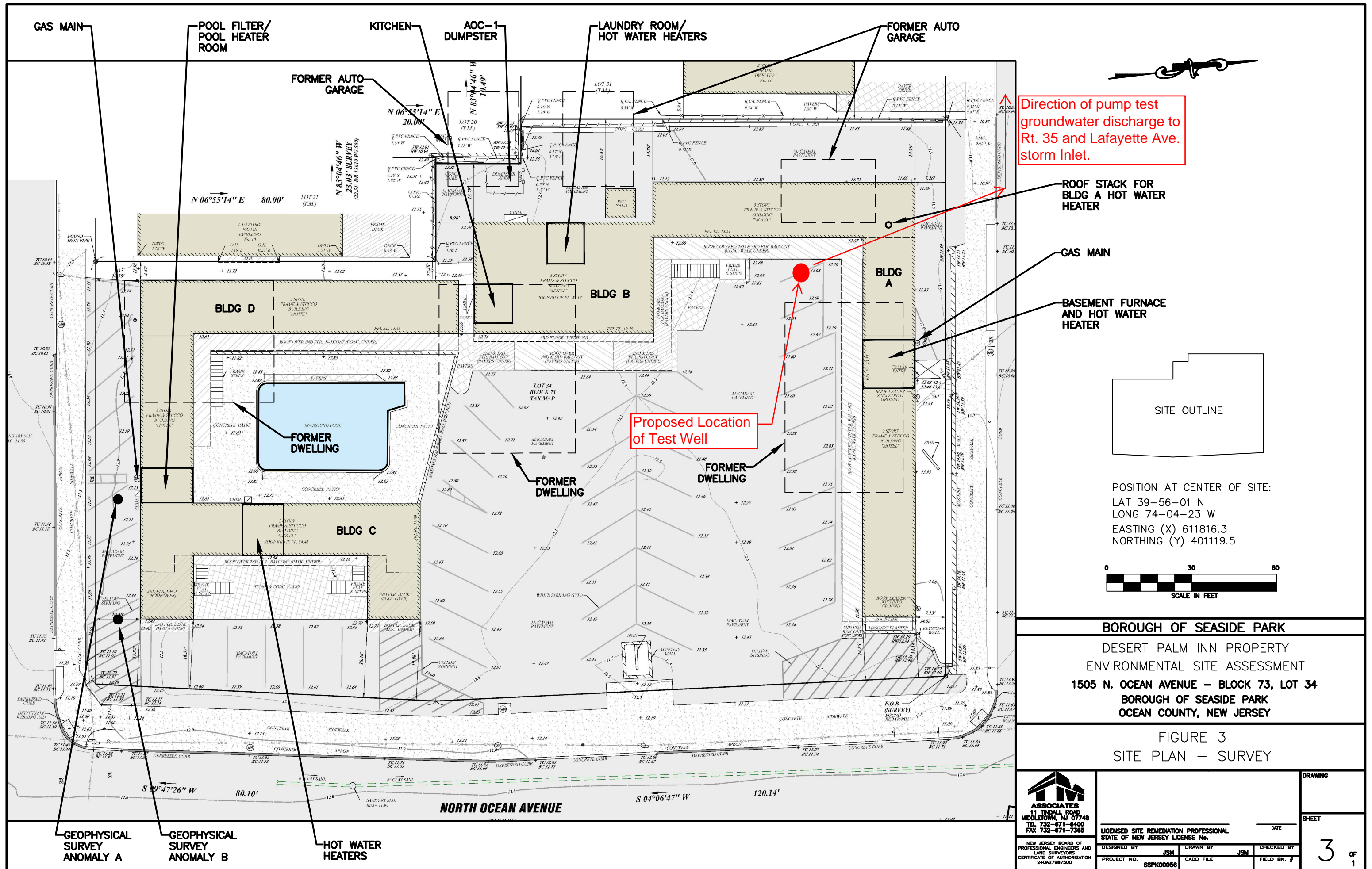


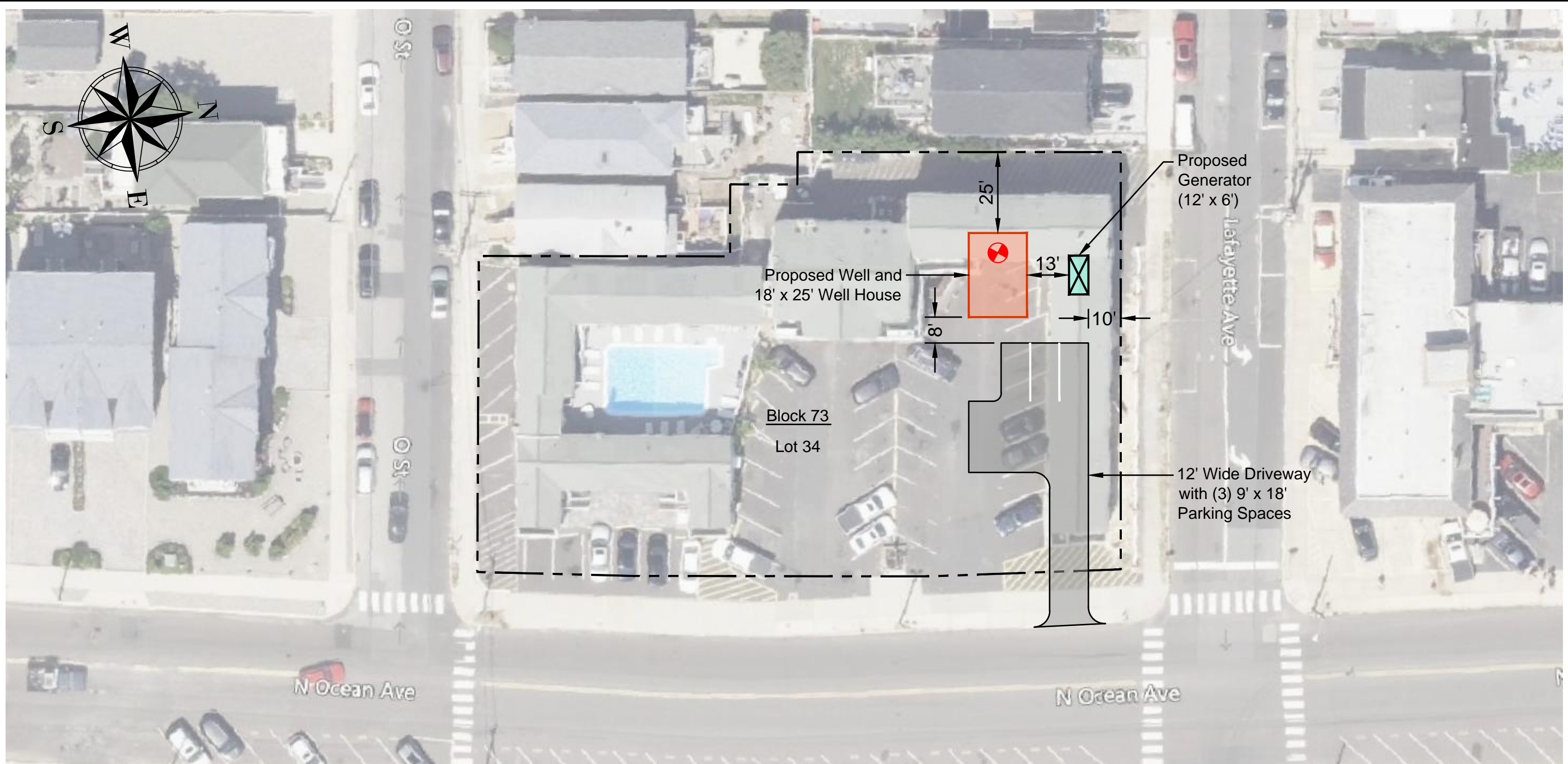
REMINGTON & VERNICK ENGINEERS

9 ALLEN STREET, TOMS RIVER, NJ 08753
(732) 286-9220, FAX (732) 505-8416, WWW.RVE.COM
Certificate of Authorization: 24 GA 28003300

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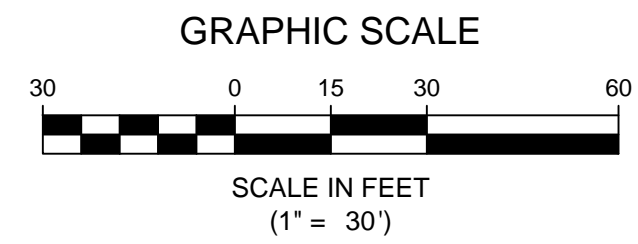
SCALE: 1" = 2,000'	DATE: 4 / 2024	DRAWN BY: BK	CHECKED BY: PH	JOB No.: 1528 - U - 084	SHEET No. OF 1 / 1
				FILE: U084-Application Maps.dwg	





BOROUGH OF SEASIDE PARK
NEW DRINKING WATER WELL
N. OCEAN AVENUE

Ocean County
 8-19-2024
 New Jersey
 Scale: 1" = 30'



RVE 1901
REMINGTON & VERNICK ENGINEERS
 9 ALLEN STREET, TOMS RIVER, NJ 08753
 (732) 286-9220, FAX (732) 505-8416, WWW.RVE.COM
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Seaside Park Borough

New Test Well at N.

Ocean Avenue

Resilience Assessment and Environmental Impacts

Prepared for:
New Jersey Department of Environmental Protection
New Jersey's Clean Water & Drinking Water State Revolving Funds

On behalf of

Seaside Park Borough
Ocean County, New Jersey

Prepared by:
Remington & Vernick Engineers
2059 Springdale Road
Cherry Hill, NJ 08003
Contact: Monica Bell
Office Phone: (856) 745-0180



- The well will be constructed with the well casing extending to at least 3 ft. above grade and it will be equipped with a stainless steel cap and lid.
- The well will be constructed with 20 feet deep of 40-inch surface casing grouted externally into place. In addition, a second outer casing will be grouted externally into place with a minimum of 2-inch thick Portland cement.
- The well will be constructed below ground level down to approximately 500 feet. The construction of the well is engineered to be watertight and resilient to inundation.

Since the proposed project is not exposed to flood hazards, a resilience assessment is not required.

Environmental Impacts:

Surface water and groundwater quality and quantity and hydrology (including new or increased depletive use of water resource and, where new development is projected, increased nonpoint source pollution)

The installation and operation of a proposed test well will not impact nearby surface waters. The well is located within a half a mile of Barnegat Bay and a quarter mile of the Atlantic Ocean. The test well will be installed 500 feet deep in the Piney Point aquifer. Withdrawals from the proposed test well will not impact the surface water levels of these large adjoining water bodies.

The potential for withdrawal of salt water or the occurrence of salt water intrusion into this well is not likely since the well will be constructed 500 feet deep in the Piney Point aquifer. The Piney Point aquifer is a confined aquifer that has not shown evidence of salt water intrusion. Other Borough drinking water wells constructed in the Piney Point aquifer have not experienced salt water intrusion.

The construction and operation of the proposed test well will not have an adverse impact on groundwater quality. Well development and disinfection procedures shall be integral parts of the proposed test well construction.

New development is not a part of this project.

Environmentally critical areas, as identified in N.J.A.C. 7:22-10.5(b)3.viii. Quantify by type the extent of such resources anticipated to be disturbed as a result of project construction;

The proposed construction and installation of the test well will not cause an environmental impact. The proposed test well will not be constructed in wetlands, vernal habitats, important farmlands, agricultural development areas, important aquifer recharge areas, stream corridors, parks and preserves, steep slopes, and locations of endangered or threatened species or designated habitats. The project is located in the flood plain and in a coastal area, however, the project area is fully developed and the proposed test well is a direct replacement well, intended

to operate under the same conditions as the well that is being replaced (Well No. 10). Existing Well No. 10 is located in the same project area (approx. 0.3 miles away).

iii. Air quality, especially with respect to consistency with the New Jersey State Implementation Plan prepared pursuant to the Federal Clean Air Act, 42 U.S.C. §§ 7401 et seq., and the New Jersey Air Pollution Control Act, N.J.S.A. 26:2C-1 et seq.;

The proposed construction and installation of the test well will not cause an environmental impact. The construction and operation of the well will not have an adverse impact on air quality. Air pollutants will not be generated because of the construction and operation of the test well.

iv. Social and economic factors including, but not limited to, dust, noise, odors, nuisances, traffic or hazards; and

The proposed construction and installation of the test well will not cause an environmental impact. The operation of the well will not contribute to increases of dust, noise, odors, nuisances, traffic, or hazards. There will be site disturbance during well construction, however, soil erosion and sediment control measures will be in place to minimize dust and sediment generation.

v. Where significant increases in wastewater treatment or water supply capacity will be provided, effects of induced growth on the environment and social infrastructure.

The proposed construction and installation of the test well will not cause an environmental impact. Induced growth is not expected because of this project. The proposed test well is a replacement well and is intended to operate under the same conditions as the well that is being replaced (Well No. 10).

B. No Action Alternative:

Under the No Action alternative, the Borough can face a critical water supply shortage. The Borough is required to maintain a sufficient water supply in accordance with Safe Drinking Water regulations.

Project Type

Not Applicable

Project Scope

Not Applicable

Vulnerability Assessment

The no action alternative would not require a resilience assessment. No changes are proposed to the construction of existing Well No. 10.

Environmental Impacts:

Surface water and groundwater quality and quantity and hydrology (including new or increased depletive use of water resource and, where new development is projected, increased nonpoint source pollution)

The no action alternative will not have any environmental impacts. Surface water and groundwater quality and quantity and hydrology will not be affected as a result of the no action alternative.

New development is not a part of the no action alternative.

Environmentally critical areas, as identified in N.J.A.C. 7:22-10.5(b)3.viii. Quantify by type the extent of such resources anticipated to be disturbed as a result of project construction;

The no action alternative will not have any environmental impacts. Existing Well No. 10 is not constructed in wetlands, vernal habitats, important farmlands, agricultural development areas, important aquifer recharge areas, stream corridors, parks and preserves, steep slopes, and locations of endangered or threatened species or designated habitats. Existing Well No. 10 is located in the floodplain and in the coastal area. At the time of construction, all necessary permits and approvals were obtained for construction of existing Well No. 10 in the floodplain and coastal area.

iii. Air quality, especially with respect to consistency with the New Jersey State Implementation Plan prepared pursuant to the Federal Clean Air Act, 42 U.S.C. §§ 7401 et seq., and the New Jersey Air Pollution Control Act, N.J.S.A. 26:2C-1 et seq.;

The no action alternative will not have any environmental impacts. Air pollutants will not be generated as a result of the no action alternative.

iv. Social and economic factors including, but not limited to, dust, noise, odors, nuisances, traffic or hazards; and

The no action alternative will not have any environmental impacts. The no action alternative will not contribute to increases of dust, noise, odors, nuisances, traffic, or hazards.

v. Where significant increases in wastewater treatment or water supply capacity will be provided, effects of induced growth on the environment and social infrastructure.

The no action alternative will not have any environmental impacts. Induced growth is not expected as part of the no action alternative.