

WARREN TOWNSHIP SEWERAGE AUTHORITY
13-43

RESOLUTION GRANTING PRELIMINARY AND FINAL APPROVAL OF THE APPLICATION OF DANIEL AND PATRICIA QUINLAN FOR A SINGLE PUMPED CONNECTION AND ONE (1) EDU OF CAPACITY TO SERVE AN EXISTING SINGLE-FAMILY DWELLING LOCATED AT 26 HILLCREST BOULEVARD, BLOCK 87, LOT 10, IN THE MIDDLEBROOK SEWER SERVICE AREA.

WHEREAS the applicants, Daniel and Patricia Quinlin, have applied to the Authority for preliminary and final approval for a single pumped connection and one (1) EDU of capacity into the existing sewer in Hillcrest Boulevard, to serve a currently existing single-family dwelling, located at 26 Hillcrest Boulevard, Block 87, Lot 10 in the Middlebrook sewer service area; and

WHEREAS the Authority's Engineer had reviewed the plans submitted on behalf of the applicant and prepared by Page Engineering Consultants ("Page"), dated January 8, 2013, and revised March 20, 2013, consisting of the application and Sheets 1 and 2 of 2, and the minutes of the annual meeting of the homeowners association; and

WHEREAS the application indicated that the applicant is working with two proposed homebuyers who intend to either renovate the existing single-family dwelling or to demolish and build a new home, and has indicated that either proposal would require a larger septic system, and the applicant has indicated a preference for connection into the sewer system instead of a septic system upgrade or replacement; and,

WHEREAS the application proposes installation of an individual E-One pump station with a 1¼-inch HDPE SDR 9 force main that will run out the northern side of the applicant's property, and through Block 87, Lot 9 to the Hillcrest Boulevard right of way. The force main will discharge to a proposed 4-inch gravity lateral pipe which will be connected by saddle tap into the existing 8-inch sanitary sewer main in Hillcrest Boulevard; and

WHEREAS the property is part of a homeowners association named Trustees of Barberry Hill, Inc., which association has voted to allow the applicant to run the proposed routing line for sewer through Block 87, Lot 9, which is owned by the homeowners association; and

WHEREAS in accordance with WTSA Rules and Regulations Article 8.3, the Authority considers individual sewer pumps to be contrary to sound policy, unless the applicant demonstrates that a gravity connection is not feasible; and

WHEREAS the applicant had investigated, and the Authority's Engineer agrees, that the

possibility of connecting by gravity into the existing sewer in Sycamore Way, which is located to the south of the property is not feasible due to the 25 to 30% slope and excessive velocity that would result within the gravity sewer lateral; and

WHEREAS connection to the sewer in Sycamore Way would require easement(s) from adjacent property owner(s), which contain large homes on small lots, leaving little available room for a private sanitary sewer easement; and

WHEREAS for the recited reasons the applicant has adequately demonstrated that a gravity connection to the existing sewer in Sycamore Way is not feasible and that no other sanitary sewers exist within the vicinity of the applicant's property; and

WHEREAS the applicant was requested to revise the original design in response to the comments made by the Authority's engineer and also due to the technical requirements of the Authority's Rules and Regulations; and

WHEREAS on March 20, 2013, design changes were completed by the applicant's engineer on behalf of the applicant and submitted to the Authority's Engineer for approval; and

WHEREAS, the Authority's Engineer, by memorandum dated March 26, 2013, has indicated that they have reviewed the plans and all revisions to the drawings submitted on behalf of the applicant by Page, including the plans as revised dated March 20, 2013 and has determined that this connection was designed in accordance with the Authority's Rules and Regulations and has recommended that the Authority grant preliminary and final approval; and

WHEREAS, Article 8.3 of the Authority's Rules and Regulations generally prohibits the use of individual sewer pumps; and

WHEREAS, based on the unique circumstances presented here, the Authority has determined, pursuant to Article 12 of its Rules and Regulations, to relax the prohibition against individual sewer pumps. These circumstances include the following: i) the obsolete septic; ii) the applicant has examined all possible alternatives for connecting to the sewer system and a force main is the only reasonably available means for connection; and iii) the applicant has complied with the Authority's Rules and Regulations to the greatest extent possible.

NOW, THEREFORE, BE IT RESOLVED, by the Warren Township Sewerage Authority, County of Somerset, State of New Jersey, that the Authority hereby grants preliminary and final approval to Daniel and Patricia Quinlin, for a single pumped connection and one (1) EDU of capacity, to serve an existing single-family dwelling, located at 26 Hillcrest Boulevard, Block 87, Lot 10, Consisting of an individual sewer pump and force main running through Block 87, Lot 9, connecting by saddle tap into the existing sewer in Hillcrest Boulevard in the Middlebrook sewer service area. The approval granted herein is subject to the following conditions:

1. The applicant shall comply with all of the Authority's Rules and Regulations, and the payment of all fees, including the payment to the Authority of the then applicable connection fees.

2. The applicant shall not be issued a connection permit until applicant has provided confirmation that the applicable SRVSA connection fee has been paid to SRVSA.
3. The applicant must make application to and obtain road opening permits from Warren Township for installation of the lateral sewer connection within Hillcrest Boulevard.
4. The consent given by the Trustees of Barberry Hill, Inc. homeowners association for locating the sewer line through Block 87, Lot 9 must be memorialized in a form of easement acceptable to the Authority's attorneys, which will be recorded in the County Property Records. Satisfaction of this condition shall be evidenced by a letter from the Authority's attorney stating that the condition has been satisfied.
5. All new sanitary conveyance facilities construction on the subject parcel is under the jurisdiction of the Local Plumbing Sub-Code Official.
6. The installation of approximately 225 LF of 1¼-inch HDPE SDR 9 force main running thru Block 87, Lot 9, in addition to the 22 LF of SDR 35 PVC gravity lateral pipe and saddle clamp connection to the existing 8-inch sewer in Hillcrest Boulevard is under the jurisdiction of the Authority. The applicant shall pay the additional escrow amount required by the Authority to cover inspection by the Authority's engineer. Based on input from the Authority's Engineer, the amount of the escrow shall be \$2,000.00.
7. The applicant shall properly abandon the existing septic system once connection to the Authority's sewer system has been made.
8. If applicable, the applicant, prior to any excavation, must provide written notice to the Somerset-Union Soil Conservation District.
9. The Applicant shall complete all site restoration work associated with the construction of the sanitary sewer to the satisfaction of the Authority and the Township.
10. The applicant shall not commence any construction requiring engineering inspection until it has provided proof to the Authority that the applicant has notified the "One-Call Damage Prevention System" pursuant to the Underground Facility Protection Act, N.J.S.A. 48:2-73, et seq., which proof shall be provided by supplying the Authority with the confirmation number assigned to the notice of intent pursuant to said Act.


Moved by Mr. Truglio
 Seconded by Mrs. Garafola

Roll Call Vote	Yes	No
Chairman Reeder	x _____	_____
Mr. Truglio	x _____	_____
Ms. Garafola	x _____	_____

Mr. Mosquera	x	_____	_____
Mr. Vetter	x	_____	_____
Mr. Checchio (Alternate #1)	x	_____	_____
Mr. Paoella (Alternate #2)		_____	_____

CERTIFICATION

I, Deborah Catapano, Secretary of the Warren Township Sewerage Authority in the County of Somerset, New Jersey, do hereby certify that the above resolution is a true and correct copy of a resolution adopted at a meeting of the Warren Township Sewerage Authority on April 17, 2013.



Deborah Catapano, Authority Secretary