

NEW EGYPT TOWN CENTER – SANITARY SEWER HISTORY AND FUTURE PLANS

IDENTIFIED PUBLIC NEEDS

- ELIMINATE INADEQUATE, UNDERSIZED, AND FAILING SEPTIC/CESSPOOL SYSTEMS
- STIMULATE THE ECONOMIC REVITALIZATION & DIVERSITY OF DOWNTOWN NEW EGYPT SHOPS
- IMPROVE THE WATER QUALITY OF OAKFORD LAKE AND CROSSWICKS CREEK
- ASSIST RESIDENTS WHO HAVE RECURRING COSTLY SEPTIC/CESSPOOL MAINTENANCE ISSUES AND/OR AN INABILITY TO SELL THEIR HOMES
- INCREASE TOWNSHIP REVENUES WITHOUT INCREASING SCHOOL TAXES
- INCREASE TOWN CENTER PROPERTY RESALE VALUES

SOLUTION: DEVELOPMENT OF NEW EGYPT REDEVELOPMENT PLAN

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NEW EGYPT REDEVELOPMENT PLAN

COMPREHENSIVE ECONOMIC DEVELOPMENT STRATEGY ADOPTED BY
THE TOWNSHIP COMMITTEE IN 2004

- PROVIDE SANITARY SEWER SERVICE TO NEW EGYPT TOWN CENTER
- PUBLIC-PRIVATE PARTNERSHIP WITH A DESIGNATED REDEVELOPER TO BUILD A PLANNED RESIDENTIAL RETIREMENT COMMUNITY (PRRC)
- THE PRRC WILL PROVIDE FUNDING FOR THE SANITARY SEWER SYSTEM WITH MINIMAL IF ANY COST TO TOWNSHIP TAXPAYERS AND WITHOUT IMPACT TO TOWNSHIP SCHOOLS.
- THE PRRC WILL PROVIDE A MINIMUM OF 400 UNITS WITHIN WALKING DISTANCE OF THE NEW EGYPT TOWN CENTER, WHICH IS EXPECTED TO IMPROVE EXISTING BUSINESSES AND ATTRACT NEW MORE DIVERSIFIED BUSINESSES.

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SANITARY SEWER ALTERNATIVES INVESTIGATED

PLUMSTED AND ITS PARTNERS IN THIS PROJECT HAVE WORKED SINCE 2002 EXPLORING OPTIONS FOR WASTEWATER TREATMENT AND DISPOSAL

- GROUNDWATER DISCHARGE: NO SUITABLE LAND AVAILABLE
- JOINT BASE MCGUIRE-DIX-LAKEHURST: CONNECTION DENIED BY JBMDL
- OCEAN COUNTY UTILITIES AUTHORITY TREATMENT PLANT: INTERBASIN TRANSFER OF WATER DISCHARGE FROWNED UPON BY DELAWARE BASIN COMMISSION, EXPENSIVE CONSTRUCTION COSTS, RELIANT UPON GREAT ADVENTURE, JACKSON MUA, AND OCUA.
- NO BUILD: DOES NOT PROVIDE A SOLUTION TO GOALS SET FOR NEW EGYPT TOWN CENTER

A SURFACE WATER DISCHARGE IS THE ONLY VIABLE OPTION

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BY NJDEP APPROVED SURFACE WATER DISCHARGE

- TREATED WASTEWATER WILL BE DISCHARGED TO THE CROSSWICKS CREEK JUST UPSTREAM OF ROUTE 537.
- WASTEWATER WILL BE TREATED BY A HIGHLY ADVANCED MEMBRANE FILTRATION WITH ULTRAVIOLET DISINFECTION SEWERAGE TREATMENT PLANT.
- WASTEWATER DISCHARGED FROM THE MEMBRANE FILTRATION PLANT WILL MEET NJDEP SWIMMING WATER QUALITY STANDARDS.
- WASTEWATER DISCHARGE WILL HAVE NO IMPACT TO STREAM FLORA OR FAUNA.
- THERE WILL BE VERY LITTLE IMPACT FROM THE DISCHARGE ON EXISTING WATER QUALITY OR WATERFLOW IN THE CROSSWICKS CREEK AS DETERMINED THROUGH EXTENSIVE STREAM SAMPLING AND MODELING OF THE CROSSWICKS CREEK REQUIRED BY THE NJDEP
- IMPROVE WATER QUALITY IN OAKFORD LAKE & CROSSWICKS CREEK BY ELIMINATING DIRECT AND INDIRECT SEPTIC AND GREYWATER DISCHARGES

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NEW EGYPT SANITARY SEWER PROJECT

- PLUMSTED WILL CONSTRUCT PHASE 1 AND 2 OF THE PLANNED SEWER INFRASTRUCTURE (SEE SERVICE AREA MAP), INCLUDING THE COLLECTION SYSTEM, CENTRAL PUMP STATION AND TREATMENT PLANT
- THE COLLECTION SYSTEM AND TREATMENT PLANT WILL BE DESIGNED FOR AN INITIAL FLOW OF 300,000 GALLONS PER DAY (GPD) AND ALLOW FOR EXPANSION TO AN ULTIMATE CAPACITY OF 600,000 GPD.
- THE ESTIMATED PROJECT COSTS FOR THE PHASE 1 AND 2 SEWER INFRASTRUCTURE IS \$18 MILLION
- THE SEWER INFRASTRUCTURE IS TO BE FINANCED BY LOW & NO INTEREST BONDS ISSUED PRIMARILY BY THE NEW JERSEY ENVIRONMENTAL INFRASTRUCTURE TRUST FUND (NJEIT).
- NJEIT BONDS ARE TO BE REPAYED BY A DIRECT CONTRIBUTION FROM THE PRRC OF \$19,500 PER UNIT AND PAYMENT IN LIEU OF TAXES (PILOT) PAYMENTS.