

Final Application – Green Acres Minor Disposal/Diversion – Part 1
Township of Parsippany-Troy Hills Water Department
560 Smith Road, Parsippany, New Jersey (Replacement Well 20)
Green Acres Project Number 1429-99-015-2

Package Summary

Attachment A: Green Acres Final Application Form/Checklist

- a. Land Survey Plan
- b. Metes and Bounds Description
- c. Survey Comment Response
- d. Proposed Public Notices

Attachment B: Additional information requested by Green Acres to clarify the final application requirements

- a. Preliminary Conceptual Site Plan
- b. Preliminary Compensation Estimate

Attachment C: Maps

- a. Location Map
- b. Tax Map
- c. Aerial Site Map
- d. Tax Map / Public & Private Land

Addendum 1: Follow-up additional information requested by Green Acres

FINAL APPLICATION

N.J.A.C. 7:36-26.6

(Minor disposals or diversions of parkland)

- ✓ **PRIOR TO SUBMITTING THE FINAL APPLICATION:** The pre-application must be reviewed by the Green Acres Program and the applicant must be given permission by Green Acres to file the final application. (*N.J.A.C. 7:36-26.4(h)3*) The applicant shall submit the final application within 180 days of the date of approval to proceed to Final Application. (*N.J.A.C. 7:36-26.6*)

THE FINAL APPLICATION SUBMISSION AND APPROVAL IS DIVIDED INTO TWO PARTS. Please note that the public hearing can only be scheduled following review and approval of Part 1 of the Final Application. (*N.J.A.C. 7:36-26.6(b)*)

THE COMPLETE FINAL APPLICATION (PART 2) MUST BE SUBMITTED AT LEAST 75 DAYS PRIOR TO THE STATE HOUSE COMMISSION MEETING: The State House Commission usually meets around the 1st of March, June, September, and December; these dates are to be used ONLY as guidelines. The Green Acres Program will notify the applicant of the scheduled State House Commission meeting once the meeting date is announced. (*N.J.A.C. 7:36-26.6(f)*)

COMPLETION OF THE FINAL APPLICATION IN NO WAY GRANTS ANY APPROVAL FOR THE PROPOSED DIVERSION OR DISPOSAL OF PARKLAND. FINAL APPROVAL OF AN APPLICATION TO DIVERT GREEN ACRES ENCUMBERED PARKLAND MAY ONLY BE GRANTED BY THE DEP COMMISSIONER AND THE STATE HOUSE COMMISSION.

Note: Please check our web site at www.nj.gov/dep/greenacres/pdflaunch.html#legal_stewardship for updated versions of this application form prior to filing the final application.

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Minor Disposal/Diversion Final Application Requirements

PART 1 (To be submitted prior to scheduling the public hearing)

- 1. **Land survey plan** for the parcel(s) of land to be disposed of or diverted and the proposed replacement land(s), if applicable, prepared in accordance with *Appendix II* of the Green Acres Program Rules *N.J.A.C. 7:36*. (*N.J.A.C. 7:36-26.6(a)1*)
- 2. **A metes and bounds description** for the parcel(s) of land to be disposed of or diverted and the proposed replacement land(s), if applicable, prepared in accordance with *Appendix II* of the Green Acres Program Rules *N.J.A.C. 7:36*. (*N.J.A.C. 7:36-26.6(a)2*)
- 3. The **Proposed Public Notice** for the public hearing and the proposed location of and language to be placed on the Public Notice Sign required pursuant to *N.J.A.C. 7:36-26.6(c)*. (**Attachment I: Sample Public Notices**) (Please also review the **Public Hearing Sign Guidance Document** – available at www.nj.gov/dep/greenacres/pdflaunch.html) (*N.J.A.C. 7:36-26.6(a)3*)
- 4. Any additional information requested by Green Acres to clarify the final application requirements, including any portions of the Pre-application package that have been revised. (*N.J.A.C. 7:36-26.6(a)4*)
- 5. Maps. (**Attachment II: Map requirements; and Attachment III: Sample Reference Map**) (*N.J.A.C. 7:36-26.4(d)8*)
- 6. **Please attach this cover sheet and Attachment II: Map Requirements checklist.**
- 7. **Please provide the following copies:**
 - **Two printed copies of the entire application excluding Items 1-2 and 5**
 - **Three printed copies and three digital copies, one each in .dxf and .dwg file formats and a .pdf file format of the scanned signed survey, as outlined in *Appendix II* of the Green Acres Program Rules, of Items 1 and 2**
 - **Item 3 in Microsoft Word Format**
 - **One printed set and one digital set, in .pdf file format, of maps submitted under Item 5 (note that one set constitutes the number copies indicated in Attachment II: Map requirements)**
 - **All other application material in .pdf format****Digital copies may be submitted on a Standard or Mini CD-R produced to be read by any CD-ROM drive or on a USB Flash Drive.**

NOTES:

- The applicant shall submit the first part of the final application within 180 days of receiving permission to proceed to final application. (*N.J.A.C. 7:36-26.6(a)*)
- The final application must be deemed complete for public hearing purposes by Green Acres before a public hearing on the application is scheduled. (*N.J.A.C. 7:36-26.6(b)*)

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Please submit the above items prior to advertising or holding the required public hearing. The Green Acres Program will review the submission, determine if the submission is complete for purposes of the public hearing and will authorize the applicant to advertise and conduct the public hearing.

PART 2

(To be submitted following completion the public hearing and public comment period)

- 1. **Proof of publication, mailings and postings** of the notice of public hearing required under *N.J.A.C. 7:36-26.6(c) and N.J.A.C. 7:36-26.6(e)1-3*. (N.J.A.C. 7:36-26.6(f)1) (**Attachment IV: Public Notice Requirements**)

*Note: If the applicant is a county, please see the note in **Attachment IV** about combining the public hearing requirements of N.J.S.A. 40A:12-13.5 et seq. with these public hearing requirements.*
- 2. **The transcript** of the public hearing. (*N.J.A.C. 7:36-26.6(f)2*)
- 3. A **summary of public comments** made at the public hearing and/or provided in writing during the public comment period and the applicants response to the public comments. (*N.J.A.C. 7:36-26.6(f)3*)
- 4. **Governing body resolution.** (**Attachment V: Sample Resolution**) (*N.J.A.C. 7:36-26.6(f)4*)
- 5. **Attorney Opinion Letter.** (**Attachment VI: Attorney Opinion / Review Form**) (*N.J.A.C. 7:36-26.6(f)5*)
- 6. The **Conflict of Interest Disclosure** form as required by the State House Commission pursuant to the "New Jersey Conflicts of Interest Law" (N.J.S.A. 52:13D-12 et seq.) **Note:** Green Acres will provide the current form prior to the State House Commission meeting. This form submission is only required when a private entity will benefit from the parkland diversion/disposal.
- 7. **Please provide the following copies:**
 - **Two printed copies and one digital copy in .pdf file format of all application material (Items 1-6)**
 - **Item 3 in Microsoft Word Format**
 - **Any revised maps, print and/or digital copies as requested by Green Acres**
 - **All other application material in .pdf format****Digital copies may be submitted on a Standard or Mini CD-R produced to be read by any CD-ROM drive or on a USB Flash Drive.**
- 8. **Please attach this cover sheet and Attachment IV: Public Notice Requirements checklist.**

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NOTES:

- If authorized to proceed, the second part of the final application must be submitted to Green Acres 75 days prior to the next scheduled State House Commission meeting. (*N.J.A.C. 7:36-26.6(f).*)
- This package is also available at:
www.nj.gov/dep/greenacres/pdflaunch.html#legal_stewardship.

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ATTACHMENT I: SAMPLE PUBLIC NOTICES

Pursuant to *N.J.A.C. 7:36-26.6(e)iii and iv*, all public notices are required to include the following information:

- The name of the applicant and the date, time and location of the public hearing
- A description of the proposed disposal or diversion and a statement of the purpose for which it is proposed
- The street address (if available), municipality, County, tax map block and lot and size of the property that is the subject of the proposed diversion or disposal and the proposed replacement land (if any)
- A description of the parkland compensation
- A statement that an application for Commissioner and State House Commission approval of the disposal or diversion has been submitted to Green Acres and is available for review at the municipal offices and the library serving the municipality(ies) in which the parkland proposed for disposal or diversion is located and at the Green Acres Program offices
- A statement inviting participation in the public hearing and notifying the public that, in the alternative, written comments may be submitted to the applicant during a public comment period that will close on a date that is two weeks after the hearing date. The statement shall provide an address for submittal of written comments to the local government unit or nonprofit and shall require that copies of any written comments also be sent to:

New Jersey Department of Environmental Protection
Green Acres Program
Bureau of Legal Services and Stewardship
501 East State Street, 1st Floor
Mail Code 501-01, P.O. Box 420
Trenton, New Jersey 08625-0420

Note: Please review the Sign Guidance Document – available at www.nj.gov/dep/greenacres/pdflaunch.html for information regarding the Public Notice Sign.

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The following is provided as a **Public Notice Template**. Please complete all areas indicated in bold and fill in any blanks as necessary. *(N.J.A.C. 7:36-26.6(e)iii and iv)*

Date

Adjacent Property Owner or Interested Party Name
Adjacent Property Owner or Interested Party Address
Adjacent Property Owner or Interested Party Block X, Lot X

Re: Project Name
Block & Lot of Diversion
City, Borough or Township of _____, _____ County, NJ
Notice of Green Acres Public Hearing
CERTIFIED MAIL

Dear **(Adjacent Property Owner or Name)**:

This letter is to provide you with written notification that the **(Applicant)**, located at **(Applicant's Address)**, will hold a public hearing to obtain comments regarding its application to the NJDEP Green Acres Program, for the proposed minor **(disposal / diversion)** of parkland owned by **(Landowner)**. This application is subject to NJDEP Commissioner and State House Commission approval, and is available for review at **(Clerk's Office Address)** and **(Local or Regional Library Address)** and at the NJDEP Green Acres Program offices (address below).

The public hearing will be held **(date, time, and location)**. All interested parties are invited to attend and participate in the public hearing. In addition to oral comments presented during the hearing, written comments may be submitted to the agencies listed below. All written comments must be received within two weeks following the hearing by **(date)**.

The proposed parkland disposal would involve the **(description of diversion)**. In accordance with NJAC 7:36-26.5(X), **(description of compensation)**.

All written comments should be submitted to the **(Applicant)**, with copy to the NJDEP Green Acres Program, at the following addresses:

(Applicants Address) NJ Department of Environmental Protection
Green Acres Program
Bureau of Legal Services and Stewardship
501 East State Street, 1st Floor
P.O. Box 420
Trenton, NJ 08625-0420
Attention: (NJDEP County Steward)

Should you have any questions, please contact me at **(XXX) XXX-XXXX**.

Very truly yours,

(Project Manager, Municipal Official)
(Address)

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ATTACHMENT II: MAP REQUIREMENTS

For all Final Application submissions please submit the following (# of copies), if the maps have changed since the Pre-application was submitted:

Location Maps (8½" x 11" in size):

- County Road Maps: Showing the proposed disposal/diversion parcel or area and the proposed compensation area **(2)**

Tax Maps (8½" x 11" or 11" x 17" in size):

- A) Showing the proposed disposal/diversion parcel(s)/area and any adjacent parkland; depict the entire park boundary and separately depict the proposed disposal/diversion area **(2)**
- N/A B) Showing the proposed compensation parcel(s)/area and any adjacent parkland **(2)**

Aerial Site Maps* (11" x 17" or larger in size):

- A) A small scale site map showing the proposed disposal/diversion parcel(s) or area; depict the entire park boundary and separately depict the proposed disposal/diversion area **(18)**
- N/A B) A small scale site map showing the proposed compensation (parcel(s)/area) and any adjacent parkland **(18)**

****If the Project is of such size/scale that the Aerial Site Map(s) also show the proposed disposal/diversion in relation to the proposed compensation, you do not need to include a large scale Reference Map requested below. If this is the case, please include 15 copies of the Aerial Site Map instead.****

Reference Map* (Attachment III) (11" x 17" or larger in size):

- N/A A large scale site map showing the proposed disposal/diversion in relation to the proposed compensation. Please include aerial imagery. **(18)**

If the proposed disposal or diversion will result in the loss of any development, additionally submit:

Park Facilities Maps (11" x 17"):

- N/A A site plan showing all recreational facilities and identifying those facilities proposed to be removed **(18)**
- N/A A site plan showing all proposed replacement recreational facilities **(18)**

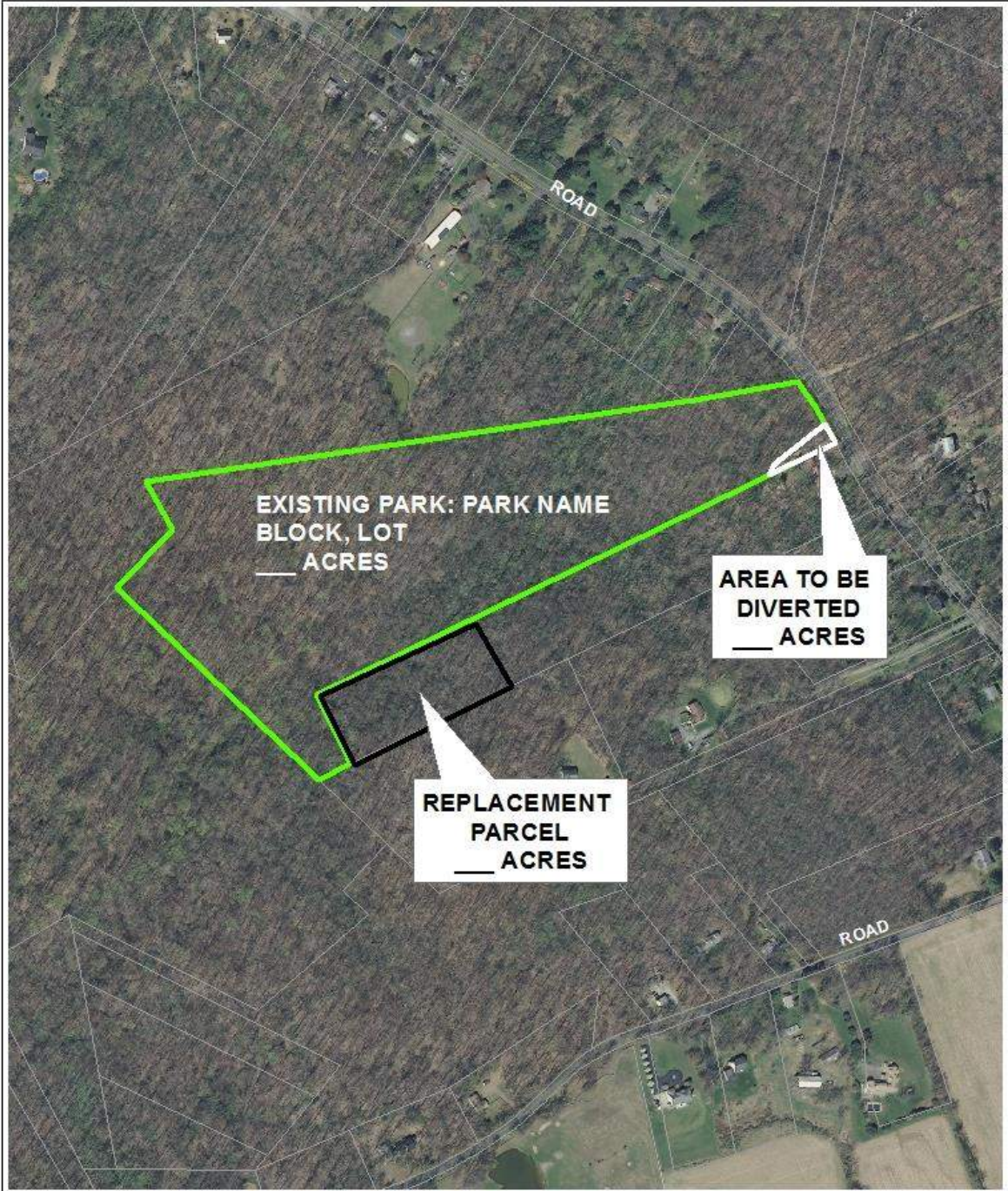
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Notes:

- To the extent possible, please show the following on the Aerial Site Maps, Reference Map and Park Facilities Maps:
 - Tax map block and lot number(s) (current as of the date of request),
 - The owner(s) of record,
 - The approximate dimensions and area (in acres),
 - Existing improvements and easements,
 - Road rights-of-way,
 - Wetlands (as approved by DEP Land Use Regulation Program through issuance of a Letter of Interpretation or as shown on maps prepared by the Department under the Wetlands Act of 1970, N.J.S.A. 13:9A1 et seq., and the Freshwater Wetlands Protection Act, N.J.S.A. 13:9B1 et seq. and available from the Department at www.nj.gov/dep/gis/lists.html),
 - Floodplains (as shown on the New Jersey State Flood Hazard Area maps prepared under the Flood Hazard Area Control Act, N.J.S.A. 58:16A50 et seq. and available from the Department at www.nj.gov/dep/gis/lists.html or as determined from other State or Federal mapping or from a site delineation), and
 - Tidelands (as determined from New Jersey Tidelands claim maps, conveyance overlays, and atlas sheets and available from the Department at www.nj.gov/dep/gis/lists.html).
- Please utilize the most current digital color infrared (CIR) orthophotography of New Jersey for the Aerial Site Maps and Reference Map, available online at https://njgin.state.nj.us/NJ_NJGINExplorer/jviewer.jsp?pg=2012_OrthoImagery. If the development of such maps is beyond your technological capabilities please substitute appropriately.
- In the event that you do not have access to a standard desktop GIS product that supports available imagery, such as ESRI's ArcView, freeware programs which allow viewing of the image files may be downloaded and installed to your computer. A list of open source GIS is maintained and made available from https://njgin.state.nj.us/NJ_NJGINExplorer/jviewer.jsp?pg=gis_links#gis_software
Another option is a web-based application, NJ-GeoWeb, made available by the NJDEP at www.nj.gov/dep/gis/geoweb splash.htm.

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ATTACHMENT III: SAMPLE REFERENCE MAP



PROJECT NAME

SHC #

STATE OF NEW JERSEY
DEPARTMENT OF ENVIRONMENTAL PROTECTION
GREEN ACRES PROGRAM

YOUR COUNTY

YOUR MUNICIPALITY



1 inch = 400 feet

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ATTACHMENT IV: PUBLIC NOTICE REQUIREMENTS

Once the Department has determined that the application is complete for public hearing purposes under N.J.A.C. 7:36-26.6(b), the applicant shall hold a public hearing on the complete application and provide for a public comment period during which written comments may be submitted.

The applicant shall provide notice of the public hearing and of the opportunity for the public to submit written comments in accordance with the following and shall maintain a record that documents that the notice requirements were met:

At least **30 days** prior to the hearing, the applicant shall:

Publish a **legal notice** in the official newspaper of the municipality (or municipalities) in which the parkland proposed for disposal or diversion is located and, if the applicant is a County or a regional nonprofit, also in a local newspaper of general interest and circulation;

Post notice of the hearing on an official web site (if available) in the same manner as other public hearing notices are posted;

Provide written notice of the hearing to the following entities:

- Green Acres Program
- municipal governing body*
- local planning board*
- environmental commission*
- open space advisory committee*

* If the project is located in multiple municipalities notify each municipality accordingly

If the local government unit is a county, also to the:

- county governing body
- county planning board
- county environmental commission
- county open space advisory committee

As applicable also to the:

- Council on Affordable Housing
- Highlands Council
- Pinelands Commission
- any other regional regulatory agency identified by the Department

Provide written notice of the hearing via certified mail (return receipt requested) to:

- all persons who own land located within 200 feet of the parkland that is the subject of the proposed minor disposal or diversion
- any easement holders for that land who are listed in the tax records for the municipality(ies) in which the land is located

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- Post and maintain in a legible condition until the public comment period is concluded, a sign on the parkland that is the subject of the proposed diversion or disposal. Such sign shall advise the public of the proposed diversion or disposal, the public hearing on the proposed disposal or diversion and the opportunity for public comment on the proposed disposal or diversion. **Please review the Public Hearing Sign Guidance Document – available at www.nj.gov/dep/greenacres/pdf/launch.html for information regarding the location and content of the Public Notice Sign.**

At least **15 days** prior to the hearing, the applicant shall:

- Publish a **display ad**, a minimum of 4 inches in width, in the official newspaper(s) of the municipality(ies) in which the parkland that is the subject of the proposed disposal or diversion is located and, if the applicant is a county or regional nonprofit, also in a local newspaper of general interest and circulation; and

In order to provide **Proof of Publication of the Notice of Public Hearing**, please submit the following information with Part 2 of the Final Application (*N.J.A.C. 7:36-26.6(f)1*):

- Proof of Publication of the legal notice required to be published 30 days prior to the hearing in the official newspaper of the municipality;
- A dated copy of the official Township web site posting, if applicable;
- Proof of publication of the display ad required to be published 15 days prior to the hearing in the official newspaper of the municipality;
- Copies of and proof of mailing of the notices required under NJAC 7:36-26.6 (e)1iii and iv;
- Proof of the posting and maintenance of a sign on the parkland that is the subject of the proposed diversion or disposal.

NOTE: For diversion of county lands only:

Pursuant to *N.J.S.A. 40A:12-13.5*, when a **county** intends to sell or lease land for a term of 20 years or more, or exchange any real property or capital improvement for any purpose, public notice and hearing requirements apply to the transaction regardless of whether there is a Green Acres restriction on the property or not. Some of the information compiled for purposes of the Green Acres pre-application will be useful in preparing the report required by *N.J.S.A. 40A:12-13.5a(1)*. In addition, the two public hearings required under *N.J.S.A. 40A:12-13.5a(3)* may be combined with the public hearing required under *N.J.A.C 7:36-26.6*, as long as the applicant complies with the more stringent notice requirements of *N.J.A.C 7:36-26.6(e)*. Pursuant to *N.J.S.A. 13:8C-35(b)*, the Department is required to verify compliance with *N.J.S.A. 40A:12-13.5* prior to approving a diversion or disposal of Green Acres encumbered parkland.

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ATTACHMENT V: SAMPLE RESOLUTION

(insert: Local Unit)

**RESOLUTION
*(insert: #)***

**RESOLUTION SUPPORTING THE STATE HOUSE COMMISSION FINAL
APPLICATION TO THE NJDEP GREEN ACRES PROGRAM FOR
*(insert: DESCRIPTION OF DISPOSAL/DIVERSION)***

WHEREAS, Block *(insert: #)*, Lot *(insert: #)* is part of the *(insert: Local Unit)* *(insert: Park name)* which is encumbered with restrictions against disposal or diversion from recreation and conservation uses by the New Jersey Department of Environmental Protection's Green Acres Program; and

WHEREAS, in conjunction with the proposed *(insert: project description)*, it is necessary to remove the Green Acres restrictions from a *(insert: size)* acre portion of *(insert: Park name)*; and

WHEREAS, the removal of Green Acres restrictions from parkland requires the approval of the Commissioner of the Department of Environmental Protection and the State House Commission pursuant to *N.J.A.C. 7:36-26*; and

WHEREAS, the *(insert: Local Unit)* wishes to apply for approval for *(insert: project description)* as a minor disposal or diversion of parkland under *N.J.A.C. 7:36-26*; and

WHEREAS, resolution *(insert: resolution number)* was passed on *(insert: date of resolution)* supporting the pre-application submission pursuant to *N.J.A.C. 7:36-26.4(d)10*; and

WHEREAS, a public hearing was held on *(insert: date of public hearing)* and public comment was accepted until *(insert: date of close of public comment period)*; and

WHEREAS, in accordance with *N.J.A.C. 7:36-26.6(f)4*, it is necessary for *(insert: Local Unit)* to submit as part of the final application a Resolution endorsing the application to divert or dispose of parkland;

NOW THEREFORE, BE IT RESOLVED by the *(insert: Local Unit governing body)* of the *(insert: Local Unit)*, in the County of *(insert: County Name)*, State of New Jersey as follows:

1. The *(insert: Local Unit)* endorses the filing of a final application for the *(insert: park name/description of disposal or diversion)* pursuant to *N.J.A.C. 7:36-26*;

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2. The *(insert: Local Unit governing body)* has reviewed both oral and written comments accepted during the public comment period and have made a finding that the minor disposal or diversion of parkland is still in the public's best interest.
3. The *(insert: Local Unit)* hereby finds that *(insert: park name/description of disposal or diversion)* would meet the minimum substantive criteria at N.J.A.C. 7:36-26.1(d) by *(insert: explanation of how project will fulfill a compelling public need or yield a significant public benefit)*;
4. The *(insert: Local Unit)* acknowledges that in order to obtain the approval of *(insert: park name/description of disposal or diversion)*, all substantive and procedural requirements of N.J.A.C. 7:36-26 must be met, including compensation requirements at N.J.A.C. 7:36-26.5; and
5. The *(insert: Local Unit)* acknowledges that in the event the Green Acres Program classifies the *(insert: park name/description of disposal or diversion)* as a major disposal or diversion of parkland, additional application information will be required under N.J.A.C. 7:36-26 before the application can proceed.
6. Upon approval of *(insert: park name/description of disposal or diversion)* by the Commissioner of the New Jersey Department of Environmental Protection and the State House Commission and proof that all terms and conditions of the approval have been satisfied or will be satisfied in a timely manner, the *(insert: Local Unit governing body)* hereby authorizes and directs the *(insert as applicable, either: Mayor or Freeholder Director)* and *(insert as applicable, either: Local Unit Clerk or Administrator)* to execute 1) a Green Acres Release and Compensation Agreement and 2) a *(insert as applicable, either: Deed of Restriction or Deed of Easement)* for any replacement land serving in whole or in part as compensation for the diversion, in accordance with N.J.A.C. 7:36-26.5.

DATE: *(insert: date)*

(insert: Local Unit Name)

BY: _____
(insert: Title)

ATTEST: _____
(insert: Title)

BY: _____
(insert: Title)

ATTEST: _____
(insert: Title)

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ATTACHMENT VI: ATTORNEY OPINION / REVIEW FORM

Pursuant to *N.J.A.C. 7:36-26.6(f)5* and part 2 of the application checklist a letter from the applicant's attorney must be provided with the final application stating the following:

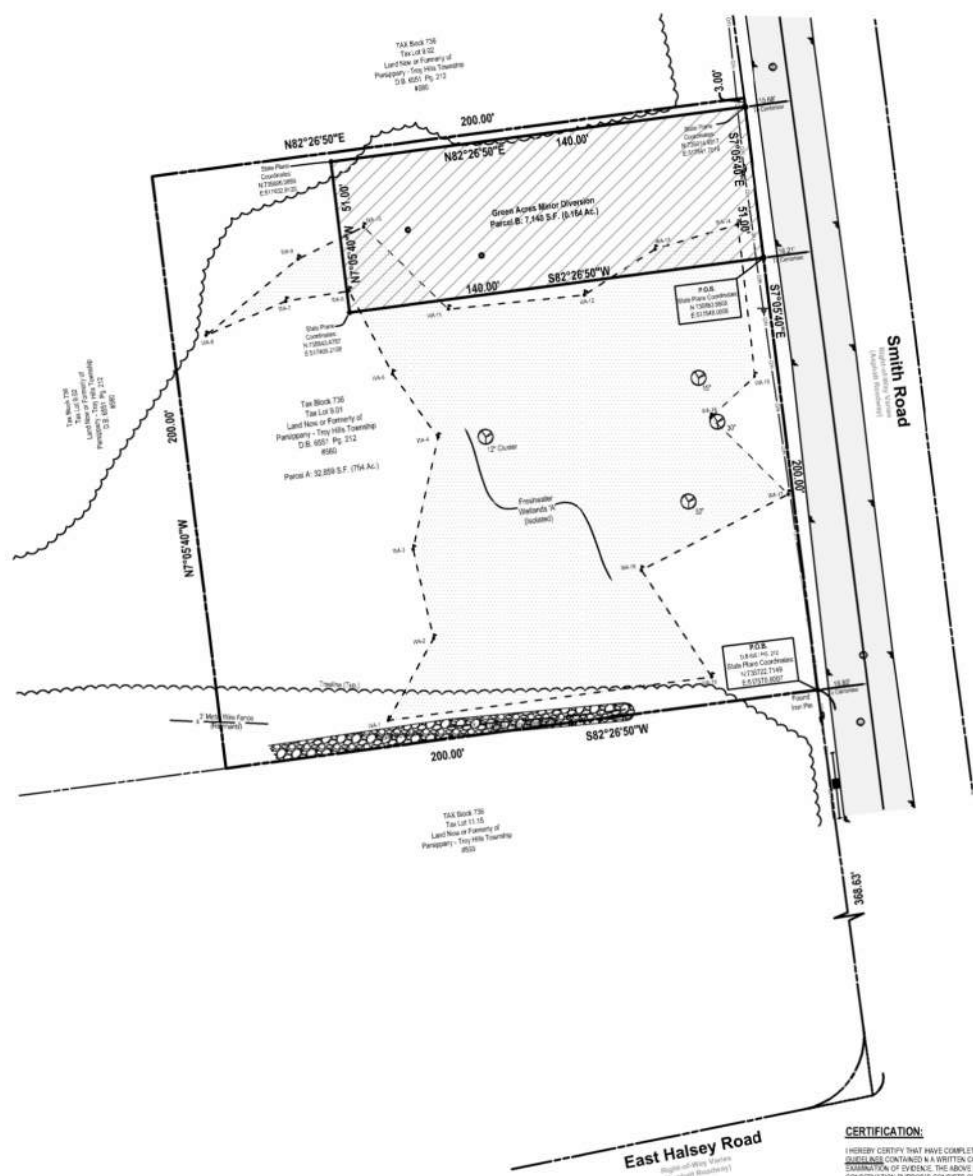
- The attorney has reviewed the entire application for Commissioner and State House Commission approval;
- It is the attorney's opinion that the applicant is empowered to proceed with the application;
- It is the attorney's opinion that the applicant is not in violation of any applicable Federal, State, or local laws, rules, regulations, codes, or ordinances pertaining to the proposed minor disposal or diversion of parkland or to the project for which the disposal or diversion is sought; and
- If the applicant is a local government unit, it is the attorney's opinion that the local government unit has complied, to the extent applicable, with:
 - the Local Lands and Buildings Law, *N.J.S.A. 40A:12-1 et seq.* (including, but not limited to, *N.J.S.A. 40A:12-13.5 et seq.* if the local government unit is a county),
 - the statutory provisions governing municipal parks and playgrounds (*N.J.S.A. 40:61-1 et seq.*),
 - the statutory provisions governing county parks and playgrounds (*N.J.S.A. 40A:37-1 et seq.*),
 - the statutory provisions governing boards of recreation commissioners and the establishment of municipal and county parks and playgrounds (*N.J.S.A. 40:12-1 et seq.*),
 - the local open space tax statute, *N.J.S.A. 40:12-15.1 through 15.9*, and
 - any other statute governing the conveyance, disposal or diversion of land or parkland held by a local government unit.

ATTACHMENT A

Final Application – Green Acres Minor Disposal/Diversion

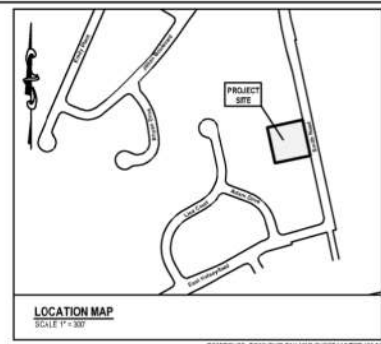
Township of Parsippany-Troy Hills Water Department

560 Smith Road, Parsippany, New Jersey (Replacement Well 20)



LEGEND

- MONUMENT (TO BE SET)
- IRON PIN (TO BE SET)
- WELL
- IRON PIPE
- UTILITY POLE-CON POLE
- DISCLOSURE TREE
- WETLAND MARKER
- OVERHEAD WIRE
- PROPERTY LINE
- ACQUISITION LINE
- RIGHT OF WAY LINE
- FENCE
- EDGE OF PAVEMENT
- ASPHALT PAVEMENT



GENERAL NOTES:

1. THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF A CONVEYANCE TITLE REPORT AND IS SUBJECT TO EXISTING PROTECTIVE COVENANTS, DEED RESTRICTIONS, EASEMENTS, AND PARTS OF ANY AFFECTING THE USE OF THE PROPERTY AT AN ACCURATE TITLE SEARCH ONLY DISCLOSE.
2. DEED BOOK AND PAGE NUMBERS SHOWN HEREON ARE BASED ON DEED REFERENCES FILED IN THE MORRIS COUNTY CLERK'S OFFICE.
3. WETLANDS TAG LOCATIONS WERE DELINEATED BY HDM ASSOCIATES, INC. ON JULY 10, 2020 AND AUGUST 2, 2020.

REFERENCES:

1. A CERTAIN MAP ENTITLED "SURVEY OF PROPERTY, DESIGNATED AS LOCK 736 LOT 9.01, TOWNSHIP OF PARSIPPANY TROY HILLS, MORRIS COUNTY, NEW JERSEY," PREPARED BY GC BECKETT ASSOCIATES, INC. DATED DECEMBER 14, 2000 AND FILED IN THE MORRIS COUNTY CLERK'S OFFICE ON JANUARY 12, 2001 AS FILED MAP NO. 5003.
2. A CERTAIN MAP ENTITLED "FINAL PLAT, ONE PARK ESTATES, LOTS 8.01, 10.01, & 11, BLOCK 736, TOWNSHIP OF PARSIPPANY TROY HILLS, MORRIS COUNTY, NEW JERSEY," PREPARED BY DMC ASSOCIATES, INC. DATED JANUARY 26, 2008 AND MARKED AS FILED NO. 022396.

CERTIFIED TO:

- PARSIPPANY-TROY HILLS TOWNSHIP
- STATE OF NEW JERSEY DEPARTMENT OF ENVIRONMENTAL PROTECTION

LEGEND OF ACQUISITION:

- GREEN ACRES PROJECT NUMBER: SHC 1429005
- SELLER'S SHARE: PARSIPPANY-TROY HILLS TOWNSHIP
- MUNICIPALITY: PARSIPPANY-TROY HILLS TOWNSHIP
- COUNTY: MORRIS
- TOTAL AREA OF BLOCK 736 (LOT 9.01: 38,888 S.F. (0.89 AC.)) - (OVERALL PARCELS A & B)
- AREA OF GREEN ACRES MINOR DIVISION: 7,146 S.F. (0.164 AC.) 17.0% OF TOTAL AREA - (PARCELS B)
- REMAINING AREA OF BLOCK 736 (LOT 9.01: 38,888 S.F. (0.74 AC.)) 60.1% OF TOTAL AREA - (PARCELS A)

CERTIFICATION:

I HEREBY CERTIFY THAT I HAVE COMPLETED THE ABOVE SURVEY IN ACCORDANCE WITH THE GREEN ACRES SURVEY AGREEMENT CONTAINED IN A WRITTEN CONTRACT AS INDICATED. BASED UPON FACTUAL, RELEVANT AND TRUE INFORMATION OF EVIDENCE, THE ABOVE PARCEL PROPOSED FOR DIVISION FROM OUTDOOR RECREATION OR CONSERVATION PURPOSES CONSISTS OF A TOTAL SURVEYED AREA OF 1.146 ACRES.

DATE: 04/19/2021
BY: THOMAS P. MEMOLLA, P.L.S.
SURVEYOR'S SIGNATURE, DATE & SEAL

THOMAS P. MEMOLLA, P.L.S.
SURVEYOR'S SIGNATURE, DATE & SEAL

REVIEWED BY GREEN ACRES HQ (P)

REVISED: 04/19/2021 - REVISED PER GREEN ACRES COMMENTS

H2M Associates, Inc.
119 Cherry Hill Road, Suite 110
Parsippany, NJ 07054
862.267.3966 • www.h2m.com
NJ Certificate of Authorization No. 145A26019108

PROJECT NO.	DATE	SCALE
PARS-2021	03/09/2021	1" = 20 FEET

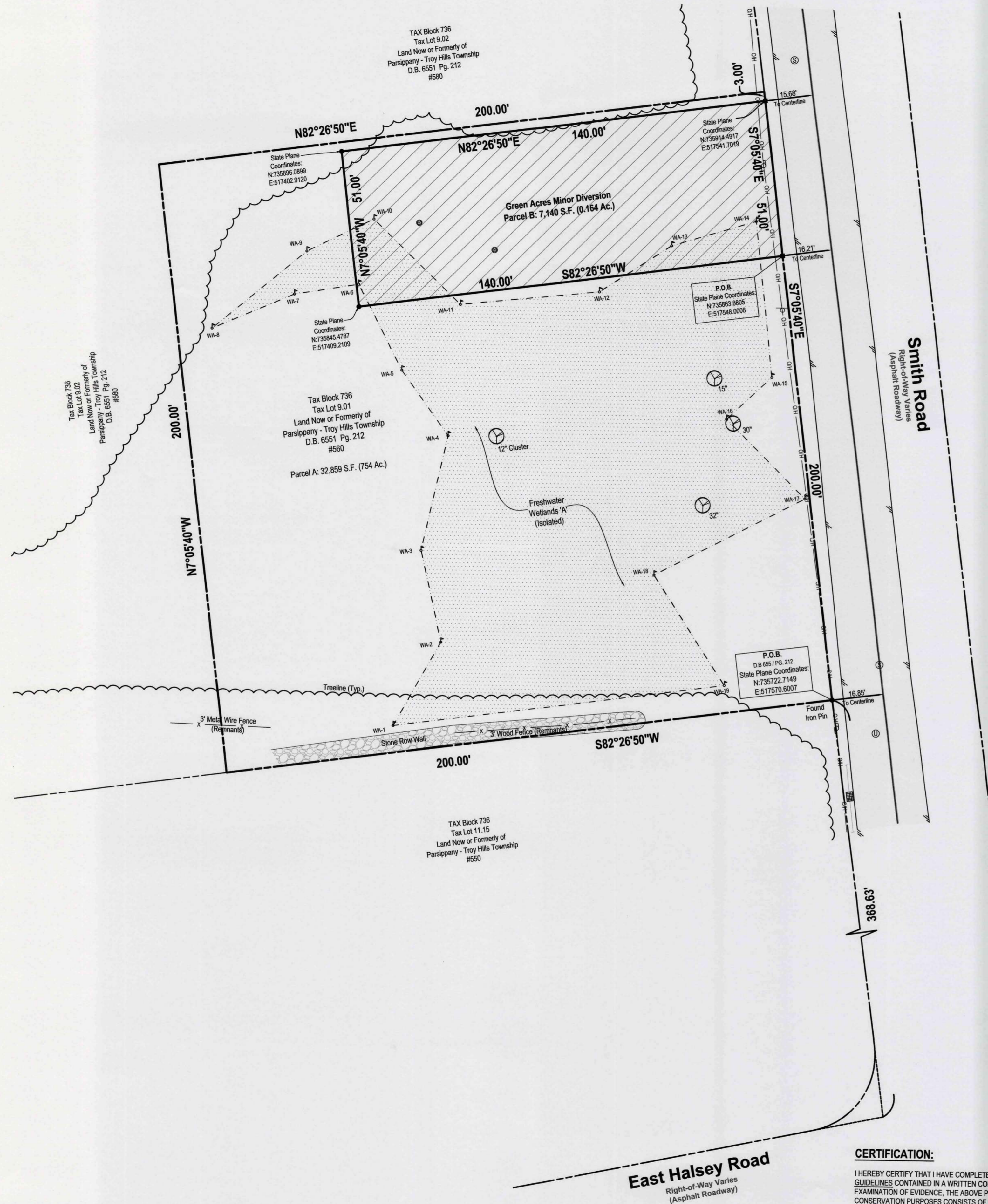
APPROVED BY:	DATE:
TPM	03/09/2021

THOMAS P. MEMOLLA, P.L.S.
SURVEYOR'S SIGNATURE, DATE & SEAL

SURVEY FOR PARSIPPANY-TROY HILLS TOWNSHIP
PARSIPPANY-TROY HILLS TOWNSHIP
MORRIS COUNTY, NEW JERSEY

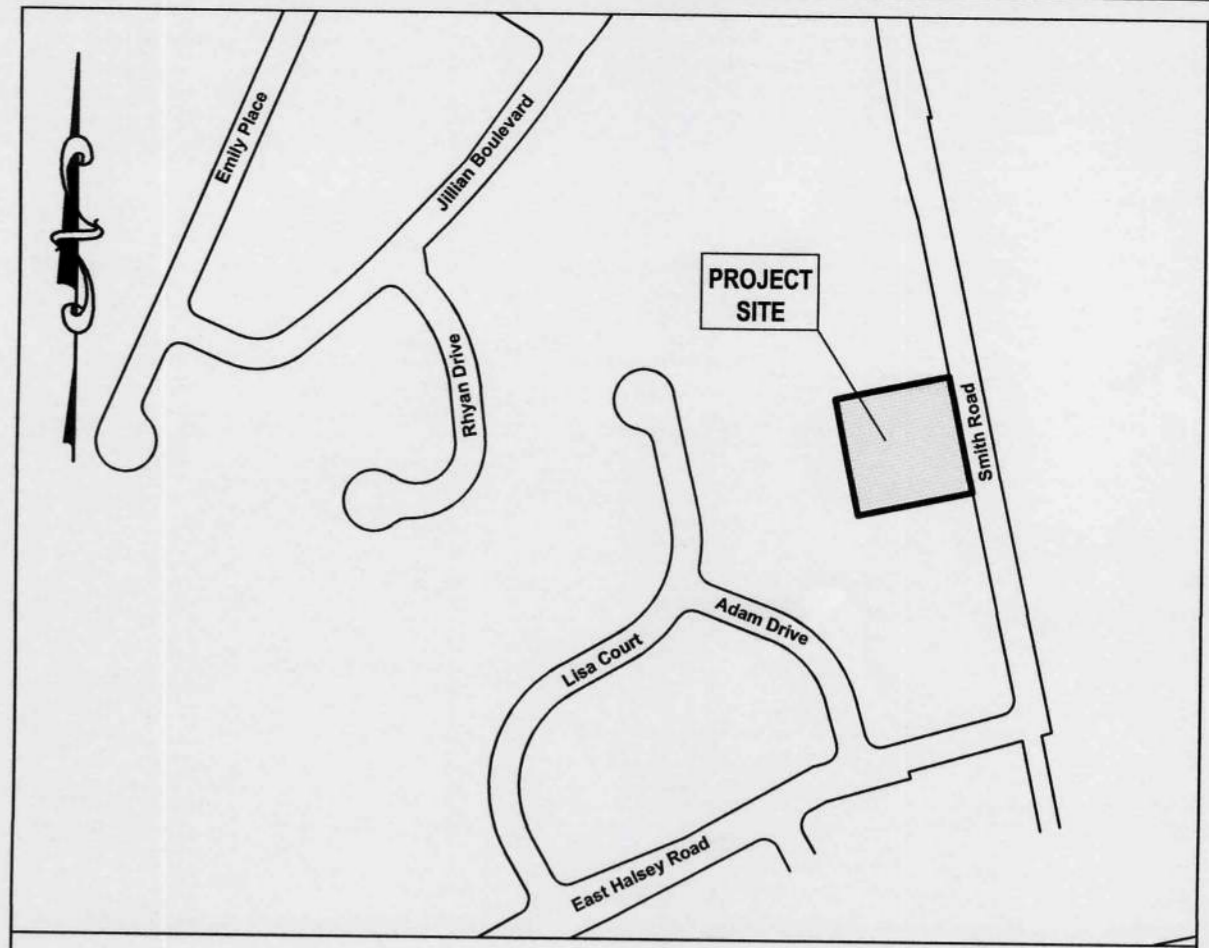
SURVEY OF GREEN ACRES MINOR DIVISION - SHC 1429005 PORTION OF TAX BLOCK 736 - TAX LOT 9.01 SMITH ROAD REPLACEMENT WELL
TOWNSHIP TAX MAP SHEET NUMBER 16.01

THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF A CONVEYANCE TITLE REPORT AND IS SUBJECT TO EXISTING PROTECTIVE COVENANTS, DEED RESTRICTIONS, EASEMENTS, AND PARTS OF ANY AFFECTING THE USE OF THE PROPERTY AT AN ACCURATE TITLE SEARCH ONLY DISCLOSE.



LEGEND

DESCRIPTION	SYMBOL
MONUMENT (TO BE SET)	■
IRON PIN (TO BE SET)	●
WELL	⊙
IRON PIPE	⊗
UTILITY POLE/GUY POLE	⊕
WETLAND MARKER	⊗
DECIDUOUS TREE	⊗
OVERHEAD WIRES	— OH — OH —
PROPERTY LINE	— — — — —
ACQUISITION LINE	— — — — —
RIGHT-OF-WAY LINE	— — — — —
FENCE	— x — x —
EDGE OF PAVEMENT	— — — — —
ASPHALT PAVEMENT	▭



LOCATION MAP
SCALE 1" = 300'

REFERENCE: TOWNSHIP TAX MAP SHEET NUMBER 166.01

GENERAL NOTES:

1. THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF A COMPLETE TITLE REPORT AND IS SUBJECT TO EXISTING PROTECTIVE COVENANTS, DEED RESTRICTIONS, EASEMENTS, AND RIGHTS-OF-WAY AFFECTING THE USE OF THE PROPERTY AS AN ACCURATE TITLE SEARCH MAY DISCLOSE.
2. DEED BOOK AND PAGE NUMBERS SHOWN HEREON ARE BASED ON DEED REFERENCES FILED IN THE MORRIS COUNTY CLERK'S OFFICE.
3. WETLANDS FLAG LOCATIONS WERE DELINEATED BY H2M ASSOCIATES, INC. ON JULY 30, 2020 AND AUGUST 2, 2020.

REFERENCES:

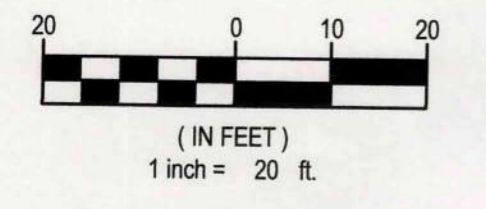
1. A CERTAIN MAP ENTITLED "SURVEY OF PROPERTY, DESIGNATED AS BLOCK 736 LOT 9.01, TOWNSHIP OF PARSIPPANY TROY HILLS, MORRIS COUNTY, NEW JERSEY", PREPARED BY GC STEWART ASSOCIATES, INC., DATED DECEMBER 01, 2009 AND FILED IN THE MORRIS COUNTY CLERK'S OFFICE ON JANUARY 12, 2001, AS FILED MAP NO. 5603.
2. A CERTAIN MAP ENTITLED "FINAL PLAT, OAK PARK ESTATES, LOTS 8, 10.01, 10.02 & 11, BLOCK 736, TOWNSHIP OF PARSIPPANY TROY HILLS, MORRIS COUNTY, NEW JERSEY", PREPARED BY DMC ASSOCIATES, INC., DATED JANUARY 20, 2006 AND MARKED AS FILE NO. 0512158.

CERTIFIED TO:

- PARSIPPANY-TROY HILLS TOWNSHIP
- STATE OF NEW JERSEY DEPARTMENT OF ENVIRONMENTAL PROTECTION

LEGEND OF ACQUISITION:

- GREEN ACRES PROJECT NUMBER: SHC 1429005
- SELLER'S NAME: PARSIPPANY-TROY HILLS TOWNSHIP
- MUNICIPALITY: PARSIPPANY-TROY HILLS TOWNSHIP
- COUNTY: MORRIS
- TOTAL AREA OF BLOCK 736 / LOT 9.01: 39,999 S.F. (0.918 Ac.) - (OVERALL PARCEL A & B)
- AREA OF GREEN ACRES MINOR DIVERSION: 7,140 S.F. (0.164 Ac.) - 17.9% OF TOTAL AREA - (PARCEL B)
- REMAINING AREA OF BLOCK 736 / LOT 9.01: 32,859 S.F. (0.754 Ac.) - 82.1% OF TOTAL AREA - (PARCEL A)



CERTIFICATION:

I HEREBY CERTIFY THAT I HAVE COMPLETED THE ABOVE SURVEY IN ACCORDANCE WITH THE GREEN ACRES SURVEY GUIDELINES CONTAINED IN A WRITTEN CONTRACT AS INDICATED. BASED UPON AN ACTUAL FIELD SURVEY AND MY EXAMINATION OF EVIDENCE, THE ABOVE PARCEL, PROPOSED FOR DIVERSION FROM OUTDOOR RECREATION OR CONSERVATION PURPOSES CONSISTS OF A TOTAL SURVEYED AREA OF 0.164 ACRES.

EASEMENTS: NONE
RESTRICTIONS: NONE
CONDITIONS: NONE
PUBLIC ROAD: 0.0 AC. ENCROACHMENTS: NONE, NUMBER OF DESCRIPTIONS: 1
UNDERWATER: 0.0 AC. ENCROACHMENTS: NONE, NUMBER OF DESCRIPTIONS: 1
NET AREA OF REPLACEMENT ENCUMBRANCE DETERMINED BY GREEN ACRES 0.0 AC.

THOMAS P. MENDOLA
SURVEYOR'S SIGNATURE, DATE & SEAL
04/16/2021

REVIEWED BY GREEN ACRES, NDEP

REVISED: 04/16/2021 - REVISED PER GREEN ACRES COMMENTS

H2M Associates, Inc.

119 Cherry Hill Road, Suite 110
Parsippany, NJ 07054
862.207.5900 • www.h2m.com

NJ Certificate of Authorization No. 24GA28019100

FIELD CREW	DRAWN BY	CHECKED BY	PROJECT NO.	DATE	SCALE
TPM	TPM	BJLJS	PARS-2001	03/09/2021	1" = 20 FEET

**SURVEY FOR
PARSIPPANY-TROY HILLS
TOWNSHIP**

PARSIPPANY-TROY HILLS TOWNSHIP MORRIS COUNTY, NEW JERSEY

**SURVEY OF
GREEN ACRES MINOR DIVERSION - SHC 1429005
PORTION OF TAX BLOCK 736 - TAX LOT 9.01
SMITH ROAD REPLACEMENT WELL**

TOWNSHIP TAX MAP SHEET NUMBER 166.01

I HEREBY CERTIFY THAT THIS SURVEY HAS BEEN PERFORMED IN THE FIELD UNDER MY SUPERVISION AND THAT THIS SURVEY HAS BEEN PERFORMED IN ACCORDANCE WITH THE CURRENT ACCEPTED ACCURACY STANDARDS. I FURTHER DECLARE TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, BELIEF, AND INFORMATION, THAT THIS PLANS CORRECTLY AND ACCURATE REPRESENTATION OF CONDITIONS EXISTING ON THE SITE AS OF THE DATE OF THIS SURVEY, SUBJECT TO SUCH NOTES THAT MAY APPEAR HEREON.

UNAUTHORIZED ALTERATION OR ADDITION TO THIS SURVEY IS A VIOLATION OF THE NEW JERSEY ADMINISTRATIVE CODE TITLE 13, LAW AND PUBLIC SAFETY CHAPTER 10 OF THE NEW JERSEY STATE OF PROFESSIONAL ENGINEERING AND LAND SURVEYING. COPIES OF THIS SURVEY MAP NOT BEARING THE EMBOSSED SEAL SHALL NOT BE CONSIDERED TO BE A TRUE OR FAITHFUL COPY. CERTIFICATION INDICATED HEREON SHALL RUN ONLY TO THE PERSON FOR WHOM THE SURVEY IS PREPARED AND ON HIS BEHALF, TO THE TITLE COMPANY, GOVERNMENTAL AGENCY AND LENDING INSTITUTIONS LISTED HEREON, AND TO THE ASSIGNEES OF THE LENDING INSTITUTION. CERTIFICATIONS ARE NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.

DATE WHEN SIGNED: 03/09/2021

THOMAS P. MENDOLA, P.L.S.



H2M Associates, Inc.

119 Cherry Hill Road, Ste 110
Parsippany, NJ 07054 | tel 862.207.5900
Tmendola@h2m.com

**DEED DESCRIPTION OF MINOR DIVERSION
PORTION OF TAX BLOCK 736 – TAX LOT 9.01
GREEN ACRES PROJECT - SHC 14290005
PARSIPPANY-TROY HILLS TOWNSHIP
MORRIS COUNTY, NEW JERSEY**

April 16, 2021

All that certain tract or parcel of land located at 560 Smith Road in Township of Parsippany-Troy Hills, Morris County, State of New Jersey, bounded and described as follows:

BEGINNING at a point in the Westerly sideline of Smith Road (varying width), distant 16.21 feet from the centerline of road, with New Jersey State Plan Coordinate values of North 735863.8805 and East 517548.0008, said point being 514.63 feet from the intersection of the Northerly sideline of East Halsey Road (varying width), and the Westerly sideline of Smith Road, from said point; thence,

- 1) Running Through Lot 9.01, Block 736, South 82°-26'-50" West, 140.00 feet; thence
- 2) Continuing, North 07°-05'-40" West, 51.00 feet; thence
- 3) Continuing, North 82°-26'-50" East, 140.00 feet; thence
- 4) Running along the Westerly sideline of Smith Road, South 07°-05'-40" East, 51.00 feet to the Point and Place of **Beginning**.

Containing an area: 7,140 square feet (0.164 acres)

The above description was written pursuant to a survey of property designated as Block 736, Lot 9.01, on the municipal tax map of Parsippany-Troy Hills, County of Morris, State of New Jersey. Said survey was prepared by H2M Associates, Inc. 119 Cherry Hill Road, Parsippany NJ, 07054, March 9, 2021, latest revision date April 16, 2021, and is marked as file No. PARS-2001. A reduced copy of said plan is attached hereto and made a part hereof.

A handwritten signature in black ink, appearing to read 'Thomas P. Mendola', is written over a horizontal line.

Thomas P. Mendola
Professional Land Surveyor
N.J. License No. 24GS04336500

Error of Closure Report:

Green Acres Minor Diversion - SHC 1429005

560 Smith Road

Parsippany-Troy Hills, NJ

North: 735863.8805' East: 517548.0008'

Segment #1 : Line

Course: S82° 26' 50.46"W Length: 140.00'

North: 735845.4793' East: 517409.2153'

Segment #2 : Line

Course: N7° 05' 39.54"W Length: 51.00'

North: 735896.0889' East: 517402.9167'

Segment #3 : Line

Course: N82° 26' 50.46"E Length: 140.00'

North: 735914.4901' East: 517541.7021'

Segment #4 : Line

Course: S7° 05' 39.54"E Length: 51.00'

North: 735863.8805' East: 517548.0008'

Perimeter: 382.01' Area: 7140.23 Sq. Ft.

Error Closure: 0.0000 Course: N0° 00' 00.00"E

Error North: 0.00000 East: 0.00000

Precision 1: 382000000.00

NEW JERSEY DEPARTMENT OF ENVIRONMENTAL PROTECTION
GREEN ACRES PROGRAM
LEGAL SERVICES AND STEWARDSHIP (STATE HOUSE COMMISSION)
SURVEYOR'S CERTIFICATION AND SUMMARY FORM

STATE HOUSE COMMISSION PROJECT NAME: 560 Smith Road
APPLICANT: Township of Parsippany-Troy Hills SHC NUMBER: 1429005

PROJECT INFORMATION

FACILITY NAME: _____
GREEN ACRES SOURCE OF FUNDING/ PROJECT NUMBER IF KNOWN: _____
TITLE HELD BY: Township of Parsippany-Troy Hills DEED BOOK 6551 PAGE 212
MANAGING AGENCY: _____

DIVERSION PARCEL INFORMATION

BLOCK: 736 LOT: 9.01 MUNICIPALITY: Parsippany -Troy Hills COUNTY: Morris
PARTIAL FEE X_or EASEMENT - %of LOT: 17.9 ACRES DIVERTED: 0.164

DIVERSION SURVEY INFORMATION

PREPARED FOR : Township of Parsippany-Troy Hills
SURVEY FIRM: H2M Associates, Inc. CONTRACT No. PARS-2001
SURVEYOR: Thomas P. Mendola NJPLS No. 24GE04336500
DATE ON SURVEY PLAN: 03/09/2021 DATE SIGNED: 03/09/2021 DATE LAST
REVISED: _____

REPLACEMENT PARCEL INFORMATION

BLOCK: _____ LOT: _____ MUNICIPALITY: _____ COUNTY: _____
ENTIRE_or PARTIAL - FEE_or EASEMENT - %of LOT: _____ ACRES REPLACED: _____

REPLACEMENT SURVEY INFORMATION

PREPARED FOR : _____
SURVEY FIRM: _____ CONTRACT No. _____
SURVEYOR: _____ NJPLS No. _____
DATE ON SURVEY PLAN: _____ DATE SIGNED: _____ DATE LAST REVISED: _____

REPLACEMENT TITLE INFORMATION

TITLE COMPANY _____
COMMITMENT No. _____ DATE OF COMMITMENT _____

CERTIFICATION

I hereby certify that I have completed the above survey(s) in accordance with the Green Acres Survey Guidelines contained in a written contract as indicated. Based upon an actual field survey and my examination of evidence, the above parcel proposed for diversion from outdoor recreation or conservation purposes consists of a total surveyed area of 0.164 acres. The above parcel proposed for replacement consists of a total surveyed area of 0 acres, subject to the following:

EASEMENTS None
RESTRICTIONS None
CONDITIONS None
PUBLIC ROAD 0 AC. CLAIMED NJ TIDELANDS 0 AC. CLOUDED TITLE 0 AC.
UNDERWATER 0 AC. ENCROACHMENTS: YES NO X NUMBER OF DESCRIPTIONS: 1

NET AREA OF REPLACEMENT ENCUMBRANCE DETERMINED BY GREEN ACRES AC.

SURVEYOR'S SIGNATURE, DATE & SEAL

REVIEW BY GREEN ACRES, NJDEP

04/16/2021

Comment Response:

Survey Plan-

- The north arrow indicates the horizontal datum is based upon a filed map and that is not acceptable. The horizontal datum needs to be NAD 1983 (2011). Attached is a survey map of the property that was submitted when the property became encumbered that is in NAD 83.
- In all locations it appears (title block, P.O.B. label, etc.) remove the word "acquisition". This is a diversion not an acquisition.
- Corner markers need to be set on the perimeter of the diversion area. Two of the markers should be concrete monuments.
- Dimension the distance of the westerly right-of-way line of Smith Road from the centerline.
- Dimension the distance of the northerly right-of-way line of East Halsey Road from the centerline. **East Halsey centerline was not survey located. East Halsey Road is illustrated for POB reference only.**
- Include the deed book and page at the label for Block 736 Lot 11.15. **No records found.**
- The certification should be as shown in the Green Acres Scope of Survey Services for state acquisitions, modified as necessary.
- In the Legend of Acquisition the Green Acres project number should be SHC 1429005. Also include the percentage of lot being diverted.
- In the title block include "SHC 1429005".

Description-

- In the header the Green Acres project number should be SHC 1429005.
- In the "Beginning" paragraph after "...Smith Road (varying width)..." include the distance from the centerline of the westerly sideline and also after "...East Halsey Road (varying width)..." include the distance from the centerline of the northerly line. **The distance to centerline of westerly sideline of Smith Road is now labeled. East Halsey Roadway was not survey located.**

Surveyors Certification Form-

- None submitted for review. The form for State House Commission projects should be used (attached).

Digital Files Disk-

- None submitted for review. The disk needs to include pdf file of the signed survey, a CAD dwg file that is the same as the survey plan, a CAD dwg file of only the line work of the right-of-way, boundaries, etc. (no planimetrics or text), and the description in Word format on company letterhead.

**Green Acres Program
State House Commission Final Application
Local Parkland—Minor Diversion/Disposal**

April 13, 2021

Adjacent Property Owner or Interested Party Name
Adjacent Property Owner or Interested Party Address
Adjacent Property Owner or Interested Party Block X, Lot X

**Re: Replacement of Well 20 - Minor Diversion
Block 736, Lot 9.01
Township of Parsippany-Troy Hills, Morris County, NJ
Notice of Green Acres Public Hearing
CERTIFIED MAIL**

Dear **(Adjacent Property Owner or Name)**:

This letter is to provide you with written notification that the Township of Parsippany-Troy Hills, located at 1001 Parsippany Boulevard, will hold a public hearing to obtain comments regarding its application to the NJDEP Green Acres Program, for the proposed minor diversion of parkland owned by the Township of Parsippany-Troy Hills. This application is subject to NJDEP Commissioner and State House Commission approval and is available for review at the Municipal Clerk's office (1001 Parsippany Boulevard), by calling the Township Clerk at 973-263-4358 or the Township website <https://www.parsippany.net>, at the local library (449 Halsey Road), and at the NJDEP Green Acres Program offices (address below).

The public hearing will be held on **Thursday, May 13th, 2021 at 7:00 P.M., to be hosted via a virtual meeting platform**. Due to the State of Emergency and Public Health Emergency declared by Governor Murphy, and in an effort to prevent further spread of COVID-19 and to protect the health and safety of Township residents, this meeting is being held by electronic remote access via WebEx Meeting (<https://bit.ly/3ugbh1T>, entering First Name/Last Name/E-mail Address when prompted) or via the conference line (**844-621-3956, PIN: 631180**). All interested parties are invited to attend and participate in the public hearing. In addition to oral comments presented during the hearing, written comments may be submitted to the agencies listed below. All written comments must be received within two weeks following the hearing, by **Thursday, May 27, 2021**.

The proposed parkland diversion would involve the construction on a 0.164-acre portion of Block 736, Lot 9.01 on the official tax map of the Township, by the Township's water department of a replacement well, pump house and access drive in support of the Township's drinking water system. In accordance with N.J.A.C. 7:36-26.5(a)1, as compensation for the proposed minor diversion, the Township proposes to remit \$19,311.22 to Green Acres for deposit into the Garden State Preservation Trust Fund.

All written comments should be submitted to the Township of Parsippany Troy Hills Water Department, with copy to the NJDEP Green Acres Program, at the following addresses:

Township of Parsippany-Troy Hills
Water Department
1001 Parsippany Boulevard
Parsippany, NJ 07054
Attention: John Wieworka
JWieworka@Parsippany.net

NJ Department of Environmental Protection
Green Acres Program
Bureau of Legal Services and Stewardship
501 East State Street, 1st Floor
P.O. Box 420
Trenton, NJ 08625-0420
Attention: Morris County Steward
Adam Page Taylor Adam.Taylor@dep.nj.gov

Due to remote working arrangements during the current state of public health emergency, e-mail comments are preferred.

Should you have any questions, please contact me by phone or email.

Very truly yours,

John Wieworka, Water Superintendent
Township of Parsippany-Troy Hills
1001 Parsippany Boulevard
Parsippany, NJ 07054
(973) 263-7082
JWieworka@Parsippany.net

TAKE NOTICE that the Township of Parsippany-Troy Hills is proposing a parkland diversion of a 0.164-acre portion of Block 736, Lot 9.01 on the official tax map of the Township, 560 Smith Road, by the Township's water department to construct a replacement well, pump house and access drive in support of the Township's drinking water system. In accordance with N.J.A.C. 7:36-26.5(a)1, as compensation for the proposed minor diversion, the Township proposes to remit \$19,311.22 to Green Acres for deposit into the Garden State Preservation Trust Fund.

The application is subject to NJDEP Commissioner and State House Commission approval and is available for review at the Municipal Clerk's office (1001 Parsippany Boulevard) by calling the Township Clerk at 973-263-4358 or the Township website <https://www.parsippany.net>, at the local library (449 Halsey Road), and at the NJDEP Green Acres Program offices (address below).

Pursuant to N.J.A.C. 7:36-26.6(a), a public hearing will be held to obtain comments regarding this application to the NJDEP Green Acres Program. The public hearing will be held on Thursday, May 13th, 2021 at 7:00 P.M. Due to the State of Emergency and Public Health Emergency declared by Governor Murphy, this meeting is being held by electronic remote access via WebEx Meeting (<https://bit.ly/3ugbh1T>, entering First Name/Last Name/E-mail Address when prompted) or via the conference line (844-621-3956, PIN: 631180). All interested parties are invited to attend and participate in the public hearing. In addition to oral comments presented during the hearing, written comments may be submitted to the agencies listed below.

All written comments should be submitted to the Township of Parsippany Troy Hills Water Department (Attn: John Wieworka, 1001 Parsippany Boulevard, Parsippany, NJ 07054, JWieworka@Parsippany.net), with copy to the NJDEP Green Acres Program (Attn: Adam Taylor, Mail Code 501-01, P.O. Box 420, Trenton, NJ 08625-0420, Adam.Taylor@dep.nj.gov). All written comments must be received within two weeks following the hearing, by Thursday, May 27, 2021.

Due to remote working arrangements during the current state of public health emergency, e-mail comments are preferred.



PUBLIC HEARING NOTICE

TAKE NOTICE that the Township of Parsippany-Troy Hills Water Department has filed a request with the New Jersey Department of Environmental Protection, Green Acres Program, proposing a diversion of a 0.164-acre portion of Block 736, Lot 9.01 on the official tax map of the Township, by the Township's water department of a replacement well, pump house and access drive in support of the Township's drinking water system. In accordance with N.J.A.C. 7:36-26.5(a)1, as compensation for the proposed minor diversion, the Township proposes to remit \$19,311.22 to Green Acres for deposit into the Garden State Preservation Trust Fund.

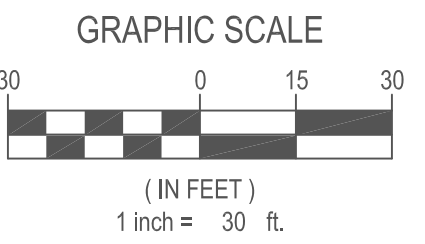
Pursuant to N.J.A.C. 7:36-25.6(a)1, a hearing to obtain public comment on this request will be held via
Virtual Meeting Platform on **Thursday, May 13, 2021 at 7:00 P.M.**
[Link: <https://bit.ly/3ugbh1T>] [Call in: (844) 621-3956, PIN: 631180]

All information submitted by the Water Department is available for public inspection at the Municipal Clerk's office (1001 Parsippany Boulevard) by calling the Township Clerk at 973-263-4358 or the Township website <https://parsippany.net>, at the local library (449 Halsey Road), and at the NJDEP Green Acres Program offices (501 East State Street, 1st Floor, Trenton, NJ).

Written comments on the diversion request may be directed to John Wieworka (JWieworka@Parsippany.net, 973-263-7082, 1001 Parsippany Boulevard). Please send a copy of any comments submitted on this request to the New Jersey Department of Environmental Protection, Green Acres Program, Bureau of Legal Services and Stewardship, Mail Code 501-01, 501 East State Street, P.O. Box 420, Trenton, NJ 08625-0420.

Public comment on the proposed diversion will be accepted during the public hearing or until May 27, 2021.

X:\PARS (Parsippany - Troy Hills)\PARS2001 - Well 20R\02-BIM-CADD\PARS2001 - Public Hearing Signage.dwg Last Modified: Apr 05, 2021 - 9:34am Plotted on: Apr 05, 2021 - 9:35am By rkim



Parsippany-Troy Hills Water Dept.
Replacement of Well 20
PUBLIC HEARING SIGNAGE

Project #	PARS2001		H 2	M	architects + engineers www.h2m.com
DATE:	APR 2021	SHEET:			

ATTACHMENT B

Final Application – Green Acres Minor Disposal/Diversion

Township of Parsippany-Troy Hills Water Department

560 Smith Road, Parsippany, New Jersey (Replacement Well 20)

Description of Proposed Diversion

- *It does not appear the proposed diversion area of 0.062 acres includes a 50-foot wellhead protection area required by NJDEP. Please confirm whether this is the case.*
 - *Please note, Green Acres is willing to allow for the 50-foot wellhead protection area to not be included in the proposed diversion area since the Township will retain ownership over the area.*
 - *However, the Township should be aware that if it were to ever transfer its water system to a private entity the Township would have to go through a major disposal application since the private entity would be required to obtain an interest in Green Acres encumbered parkland for the required wellhead protection area. The Township should consider if it is worth including the wellhead protection area in their proposed diversion area to avoid potentially having to go through the disposal process in the future.*

The original requested diversion area of 0.062 acres does not include the 50-foot ownership around the wellhead, it only included the building and driveway. To allow for a portion of the 50-foot ownership, maintenance of the small observation well, and possible future treatment if needed for any currently unregulated compounds, the diversion request had been increased to 0.164 acres. The consideration of the requested diversion area is in relation to the combined area of Lot 9.01 and Lot 9.02; both parcels are part of the Green Acres program. Under the regulations outlined in N.J.A.C. 7:36-26.2, this diversion request is less than 0.5 acres and it is also less than 10% of the two Green Acres parcels, which have a combined area of 4.97 acres. It should be noted that under the current ownership of the site and adjacent property by the Township of Parsippany, there is minimal concern that the protection of the well would be in jeopardy.

Additionally, per conversations with the New Jersey Department of Environmental Protection (NJDEP) Bureau of Water System Engineering, the requirement of ownership of the 50-foot radius surrounding a public community water supply well is established to ensure there is sufficient space to expand the well house and treatment, should there be a need to do so. The need for potential treatment had been taken into consideration with the initial request for 0.062 acres, but with the final request of 0.164 acre for the minor diversion will allow for possible additional treatment for currently unregulated compounds.

- *There is typically fencing required around a pump house. Please address whether the required fencing was accounted for in the 0.062 acres proposed for diversion.*

Fencing was not accounted for in the 0.062 acres. It is anticipated that the well house will be enclosed within a fenced in area with approximate dimensions of 51 feet by 140 feet. The fencing will extend from the front edge of the property line (along Smith Road) and extend towards the back of the parcel 140 feet. The total minor diversion area has been increased to 0.164 acres and includes the fenced area. In addition to providing a security measure for the well house, the reason for these dimensions and specific configuration of the fencing is to allow for sufficient access to the well with picking equipment during maintenance events, provide the ability to also protect the existing observation well within the confines of the fencing perimeter, and to delineate a practical area in which to expand the treatment building in anticipation of future potential requirements.

There is no intention to disturb the existing wetlands within the confines of this fenced in area beyond what is necessary to construct the well house and the access driveway; see below for additional information on the gravel driveway. Maintenance/mowing of the wetlands, beyond what is necessary for access to the well building, is not anticipated.

- *How long and wide is the proposed gravel road?*

The gravel driveway is anticipated to be 15 feet wide by 48 feet long. The position of the driveway will be limited by an existing utility pole and its location relative to the proposed building location. It should be noted that the proposed building location is now mostly dictated by the location of the newly installed well as well as offset requirements from the property line. It is the intent to avoid encroaching on the wetlands boundary as much as possible in an effort to minimize site work requirements. It should be noted that the wetlands within this parcel have been determined to be isolated and therefore, should disturbance requirements overlap with the wetlands, it would be permissible.

- *With the test well now completed, are drawings / plans for the permanent building, approximately 40x40 as noted in the pre-application, available for review?*

The final design drawings are not available for review at this time. The design drawings will be completed following results from water-quality testing, which will be part of the aquifer test of the supply well. Approval for the aquifer test plan has only recently been received from the NJDEP. Design of the necessary treatment components and complete system will begin following availability of water quality data; this information will determine the final geometry and configuration of the permanent building.

Please refer to the attached conceptual site plan for a preliminary schematic of proposed site modifications.

Compensation Proposal

- *The compensation proposal does not appear to specify if monetary compensation would be remitted to Green Acres for deposit into the GSPT Fund or whether the applicant is requesting alternative approval under N.J.A.C. 7:36-26.5(b) to apply the compensation to a parkland acquisition project to be undertaken by the applicant completed within six months of the SHC approval of the application for disposal of parkland.*

Monetary compensation will be remitted to Green Acres for deposit into the GSPT Fund.

- *Please submit a revised compensation proposal specifying the Township's intentions, as well as a resolution or binding statement that meets the requirements of N.J.A.C. 7:36-26.5(c)1 concerning deposit of monetary compensation if the application is approved.*

See attached.

- *As referenced above, please confirm whether the 50-foot wellhead protection area and fencing is accounted for in the proposed easement area and accounted for in the proposed value of the easement.*

The entire 50-foot wellhead protection area will not be included in the proposed easement, though the proposed easement has been adjusted to encompass a portion of the area to the west of the wellhead. The proposed fencing area is included in the proposed easement.

Maps

- *To the maps' title blocks, please add: SHC 1429005 – Smith Road Replacement Well*

Completed. Please refer to Attachment C.

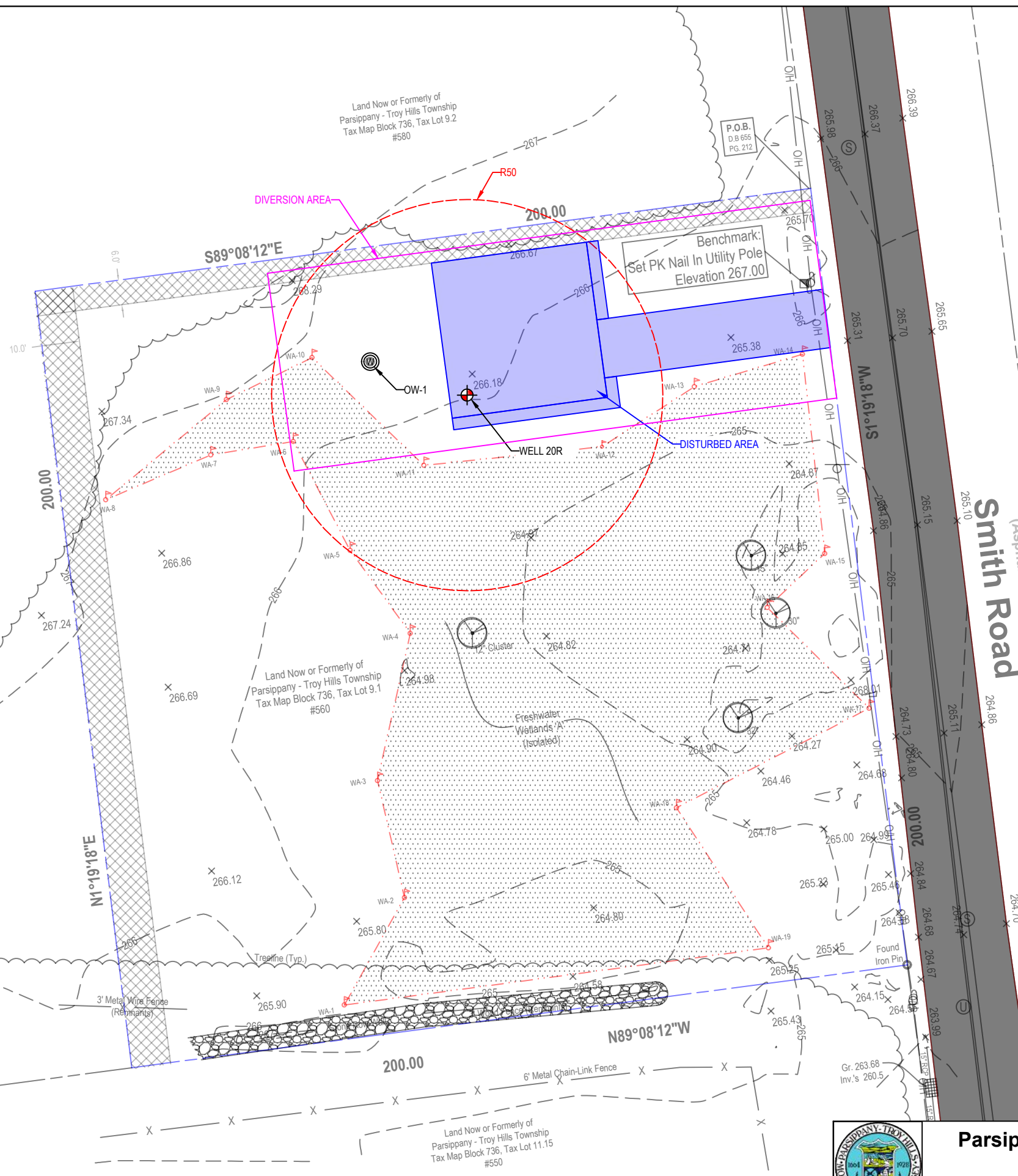
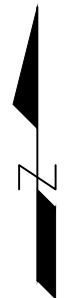
- *In the legend for the first tax map and the aerial, please revise to indicate Township owned parcel(s) versus privately owned parcels.*

Completed. Please refer to Attachment C.

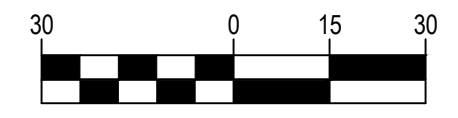
- *The second tax map, which shows private and public lands, please confirm if this was included as part of the alternatives analysis.*

Yes, the tax map displaying the private and public lands was used during the alternatives analysis to evaluate the available land options for this replacement well location.

X:\PARS (Parsippany - Troy Hills)\PARS2001 - Well 20R\02-BIM-CADD\Well Layout\PARS2001 - Layout Option C - GA.dwg Last Modified: Mar 11, 2021 - 2:48pm Plotted on: Mar 11, 2021 - 3:02pm By rkim



- TOTAL DISTURBED AREA: 2,679 FT² = 0.062 ACRES
- TOTAL DIVERSION: 7,140 FT² = 0.164 ACRES
- 50-FOOT RADIUS AROUND WELL
- ISOLATED FRESHWATER WETLANDS
- REPLACEMENT WELL
- OBSERVATION WELL



(IN FEET)
1 inch = 30 ft.



Parsippany-Troy Hills Water Dept.
Replacement of Well 20
CONCEPTUAL SITE PLAN

Project #		PARS2001	
DATE:	JAN 2021	SHEET:	1



architects
+
engineers
www.h2m.com

ATTACHMENT C

Final Application – Green Acres Minor Disposal/Diversion




Township of Parsippany-Troy Hills Water Department

560 Smith Road, Parsippany, New Jersey (Replacement Well 20)

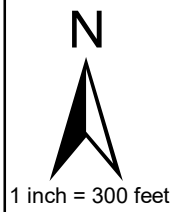
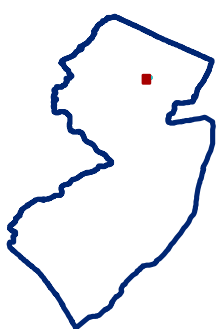


**560 Smith Road
Block 736, Lot 9.1**

Legend

-  Public Community Water Supply (PCWS) Well
-  Proposed Diversion Parcel
-  Green Acres Program

New Jersey Location



**SHC1429005 Smith Rd Replacement Well
Parsippany-Troy Hills Water Department
Parsippany-Troy Hills, Morris County, NJ**





Figure 1 - Location Map

	architects	538 Broad Hollow Road Melville, NY 11747
	+ engineers	631-756-8000 www.h2m.com

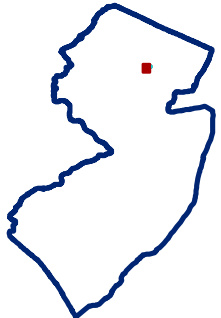
Document Path: X:\PARS (Parsippany - Troy Hills)\PARS2001 - Well 20R102-Discipline\Folders\GIS\PARS 2001 Figure 2.mxd




Legend

-  Diversion Area
-  Green Acres Program
-  Site Location
-  Parsippany-Troy Hills Parcel

New Jersey Location



1 inch = 100 feet



**SHC1429005 Smith Rd Replacement Well
Parsippany-Troy Hills Water Department
Parsippany-Troy Hills, Morris County, NJ**

Figure 2 - Tax Map

	architects	538 Broad Hollow Road Melville, NY 11747 631-756-8000 www.h2m.com
	+ engineers	

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Legend

- Streams
- Proposed Diversion Area
- Green Acres Program
- Proposed Diversion Parcel
- Parsippany-Troy Hills Parcel

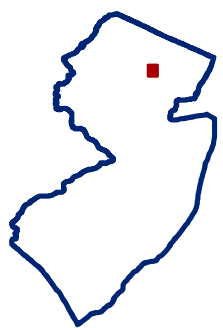
Wetlands of New Jersey

- Deciduous Wooded Wetlands

Special Flood Hazard Areas (SFHA)

- Zone Type**
- 500 yr - 0.2 % Chance
 - Base Flood - 1% Chance

New Jersey Location

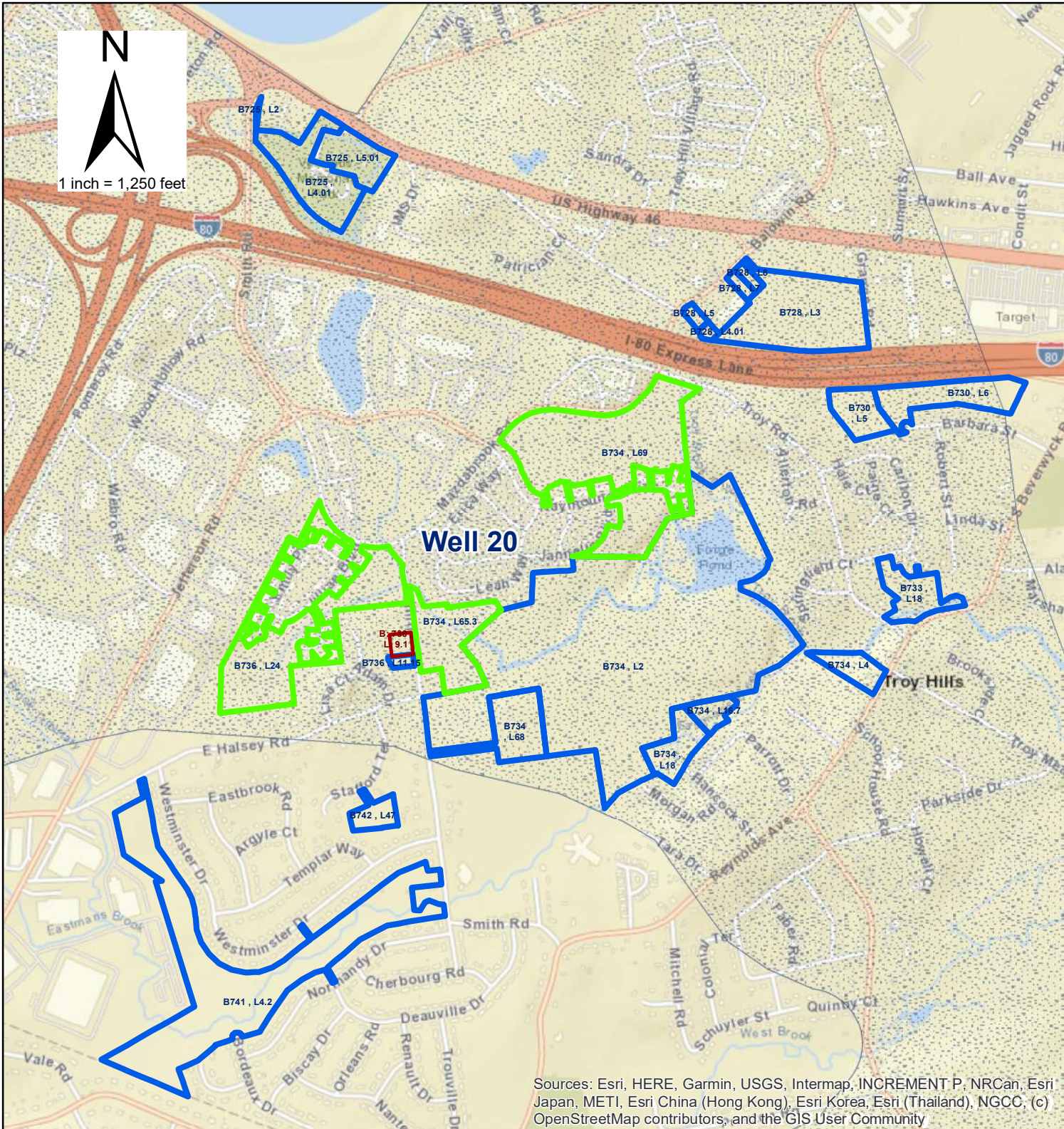
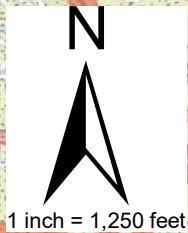


**SHC1429005 Smith Rd Replacement Well
Parsippany-Troy Hills Water Department
Parsippany-Troy Hills, Morris County, NJ**

Figure 3 - Aerial Site Map

H 2 M architects
+ engineers

538 Broad Hollow Road
Melville, NY 11747
631-756-8000
www.h2m.com



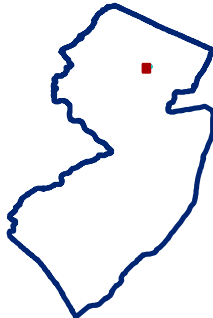
Sources: Esri, HERE, Garmin, USGS, Intermap, INCREMENT P, NRCAn, Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand), NGCC, (c) OpenStreetMap contributors, and the GIS User Community

Document Path: X:\PARS (Parsippany - Troy Hills)\PARS2001 - Well 20\20R02-Discipline\Folders\GIS\PARS 2001 Figure 4b.mxd

Legend

- Public Community Water Supply (PCWS) Well
- Proposed Diversion
- Parsippany-Troy Hills Parcel**
- Private Land
- Public Land
- Buried Valley Sand & Gravel (thickness >100 feet)

New Jersey Location



**SHC1429005 Smith Rd Replacement Well
Parsippany-Troy Hills Water Department
Parsippany-Troy Hills, Morris County, NJ**

Figure 4 - Tax Map

	architects	538 Broad Hollow Road Melville, NY 11747 631-756-8000 www.h2m.com
	+ engineers	

Final Application – Green Acres Minor Disposal/Diversion – Additional Information

Township of Parsippany-Troy Hills Water Department

560 Smith Road, Parsippany, New Jersey (Replacement Well 20)

Green Acres Project Number 1429-99-015-2

Addendum 1

Additional information requested by Green Acres:

- ***The correct Lot number needs to be confirmed.*** *As mentioned in a separate email, the survey submitted to Green Acres for review lists Lot 9.01, which is what matches Green Acres' records from when we helped the Township acquire the parcel. The 2006 deed included in the pre-app in which the Township acquired the parcel lists Lot 9.01. However, the pre-app and part 1 of the final list Lot 9.1 instead.*

The original designation was 9.1 but has since been changed to 9.01; any previous references to 9.1 in our application paperwork shall now read 9.01 and they shall be considered one and the same. It should be noted that the tax list currently lists this plot as 9.1; this designation cannot be immediately changed at this time but will be updated to 9.01 in 2022.

- *Per our discussion last week, please provide a brief summary of why the Township is now proposing the observation well remain in place after the replacement well has been installed. Additionally, please elaborate on the potential for future or additional treatment within the proposed diversion area and how this could potentially expand the footprint and final configuration of the permanent building within the diversion area.*

The Township intends to leave the observation well in place after the replacement well is installed. The observation well is within the proposed protective fencing around the diversion area. Having a monitoring device on site, near the well, is a useful tool for water systems, as it allows the operator to observe effects of pumping and can function as telltale for detecting and troubleshooting issues with the pumping well. The well may be abandoned, per NJDEP regulations, should it become prudent to do so.

To build in some conservatism for unforeseen water quality issues and potential implementation of regulations for currently unregulated compounds, the Parsippany-Troy Hills Water Department is requesting the additional diversion area to preemptively set aside additional space to allow the Water Department to more rapidly deploy and implement additional treatment if/as necessary. The requested additional diversion area also encompasses more of the 50-foot radius around the well.

- *Please have the Township acknowledge that any proposed increase to the diversion area by the Township following State House Commission approval would require this matter to go before the SHC again.*

The Township acknowledges that should the diversion area need to increase, this would require another iteration of State House Commission approval.

- *Additionally, please have the Township acknowledge that the sale of their water system to a private entity would trigger additional Green Acres review/approval for a major diversion.*

The Township acknowledges that the sale of the water system to a private entity would trigger additional Green Acres review and approval for a major diversion. Please note that there is no intention at this point in time to sell this water system to a private entity.

- *Green Acres will require an as built be submitted once the final geometry and configuration of the permanent building and access drive is determined.*

The Township will provide the design drawings showing the final geometry and configuration of the permanent treatment building and access driveway, once they are completed and finalized. The Township will also provide the as-built survey drawings upon completion of the construction work.

- *Please have the Township confirm that they will acquire all necessary Land Use permits for work that may occur in regulated areas, including wetlands buffer areas.*

The Township will acquire all necessary Land Use permits for work that may occur in regulated areas, including wetlands buffer areas.

- *As previously discussed, the Township's proposed diversion has been classified as a minor under N.J.A.C. 7:36-26.2(b)(1). As such, please have the Township address the how an easement will be granted to its Water Department for this project.*

The Township of Parsippany-Troy Hills will grant a utility easement to the Township, including the Division of Water Utility, and the Township's employees, agents, representatives, consultants and designees for construction, operation and maintenance of potable Well 20R and related infrastructure and appurtenances as well as other water utility purposes.