

The regular meeting of the Ewing-Lawrence Sewerage Authority was held on Wednesday July 15, 2025, at 12:05 PM at 600 Whitehead Road, Lawrenceville, New Jersey 08648.

Present: Messrs: Kownacki, McManimon, Muzaffar, Zegarski and S. Robert Filler, Executive Director.

Also attending: Dennis Yoder, PE of Remington Vernick, Engineers, W. Barry Rank, Esq., Vance Stephens, ELSA Administrative Officer.

Absent and Excused: Mr. Ryan and Mr. Lee

Mr. McManimon called the meeting to order and Mr. Filler gave the invocation. After the Pledge of Allegiance, Mr. McManimon advised that all requirements of the Local Public Meetings Act have been met. He also advised that any contract awarded today would comply with the requirements of P.L. 1975, C. 127 (N.J.A.C. 17:27).

Res: 79:25. On motion of Mr. Muzaffar and seconded by Mr. Zegarski and unanimously carried it was moved that the minutes of the June 18, 2025, Board meeting be approved as presented.

Res. 80:25. On motion of Mr. Kownacki and seconded by Mr. Zegarski and unanimously carried it was moved that the June Flow, Maintenance and Connection Reports be filed.

Res. 81:25. On motion of Mr. Zegarski and seconded by Mr. Muzaffar and unanimously carried it was moved that the July 15, 2025, Schedule of Bills in the amount of \$1,570,433.96 accepted as presented. Mr. McManimon abstained on the invoice from McManimon & Scotland.

There were no public comments.

Mr. Yoder advised that he had reviewed the application submitted by Urban Deco, LLC to construct 3 duplex homes (6 homes) on the South side of Dover Avenue in Ewing Township.

Res: 82:25. On motion of Mr. Kownacki and seconded by Mr. Muzaffar and unanimously carried the following Resolution was presented for adoption;

WHEREAS, URBAN DECO, LLC, proposes to construct three duplex homes (6 homes) on the South side of Dover Avenue in Ewing Township; and

WHEREAS, the EWING-LAWRENCE SEWERAGE AUTHORITY (the "Authority") considered the application of the Developer to connect its proposed facility to the Authority's sewerage system;

NOW, THEREFORE BE IT RESOLVED that the proposed connection for the Developer's proposed Development to the Authority's sewerage system is approved, subject to the following conditions:

1. The Developer, at its own cost, shall provide "as-built" plans for the sewerage system in a manner acceptable to the Authority's Engineer prior to the issuance of a Certificate of Occupancy by the Township.
2. The Developer, at its own cost, shall provide all necessary easements to the Authority upon the request of the Authority.
3. The Developer shall revise its utility plans in accordance with such recommendations as the Authority's Engineer shall specify.
4. The Executive Director is hereby authorized to execute all forms necessary to obtain a NJDEP Permit.
5. The Authority hereby endorses this project and further certifies that said project meets the 208 Wastewater Management Plan requirements and expects to continue to meet the NJPDES Permit requirements.
6. This final approval granted pursuant to this Resolution shall expire two (2) years from the date hereof.
7. The developer shall pay the appropriate connection and inspection fees.
8. The sewers shall conform to the Authority's Rules and Regulations.
9. This approval is subject to acceptance of the comments and conditions outlined in Remington Vernick Engineers letter dated July 8, 2025.

Mr. Yoder advised that he had reviewed the application submitted by Juvenile Justice Commission to construct a facility comprised of five (5) new structures which will be replacing some of the existing structures and adding additional structures at its existing facilities at 1620 Stuyvesant Avenue including a one (1) single story Administration Building; one (1) single story gym; three (3) single story residential structures in Ewing Township.

Res. 83:25. On motion of Mr. Muzaffar and seconded by Mr. Zegarski, the following resolution was presented for adoption:

WHEREAS, JUVENILE JUSTICE COMMISSION proposes to construct a facility comprised of five (5) new structures which will be replacing some of the existing structures and adding additional structures at its existing facilities at 1620 Stuyvesant Avenue including a one (1) single story Administration Building; one (1) single story gym; three (3) single story residential structures in Ewing Township; and

WHEREAS, the EWING-LAWRENCE SEWERAGE AUTHORITY (the "Authority") considered the application of the Developer to connect its proposed facility to the Authority's sewerage system;

NOW, THEREFORE BE IT RESOLVED that the proposed connection for the Developer's proposed Development to the Authority's sewerage system is approved, subject to the following conditions:

1. The Developer, at its own cost, shall provide "as-built" plans for the sewerage system in a manner acceptable to the Authority's Engineer prior to the issuance of a Certificate of Occupancy by the Township.

2. The Developer, at its own cost, shall provide all necessary easements to the Authority upon the request of the Authority.

3. The Developer shall revise its utility plans in accordance with such recommendations as the Authority's Engineer shall specify.

4. The Executive Director is hereby authorized to execute all forms necessary to obtain a NJDEP Permit.

5. The Authority hereby endorses this project and further certifies that said project meets the 201 Agency requirements.

6. This final approval granted pursuant to this Resolution shall expire two (2) years from the date hereof.

7. The Developer shall pay the appropriate improvement, capacity, connection and inspection fees.

8. The sewers shall conform to the Authority's Rules and Regulations.

9. This approval is subject to acceptance of the comments and conditions outlined in Remington & Vernick Engineers letter dated July 10, 2025.

Mr. Yoder advised that he will be attending the Prospect Street Removal and Replacement project on behalf of the Authority.

Mr. Filler advised the Board as follows:

1. The 2nd quarterly report as required by the ACO was submitted to the DEP. Authority staff attended the kick-off meeting for nitrate design which was held on June 26, 2025. An article in WET magazine was discussed which included the possibility of minimal infrastructure improvement;
2. The kick off meeting with CWA 1032 to discuss contract negotiations is scheduled for July 16, 2025;
3. The 2024 Audit is scheduled for early August 2025.

4. The Authority has a contract with National Water Main for the Scotch Road Rehabilitation for the reduction of I&I in the Scotch Road Basin. Accordingly, meters were installed at Manhole D 86 and Stratford Avenue prior to the start of the project to get a baseline and Authority staff is pleased to report that I&I has been significantly reduced to under 1 mgd as opposed to 2.5 mgd at the onset of the project on Manhole D 86. Stratford had flows at times ranging from over 3 mgd to 8 mgd at certain times of the year and these were reduced to 2 mgd. Future planning to reduce I&I is underway and the best way to keep costs down is using in-house equipment and staff (for flushing, TV'ing, grouting) repair as needed and for sump pumps to be disconnected from sanitary sewer by homeowners.
5. No response from Synnergy and counsel will attempt to reach their counsel;
6. The Deer Valley amendment disapproval was sent by the DEP and received today. Counsel reminded members that ELSA cannot object to the amendment pursuant to the settlement agreement;
7. He had contacted Ewing Township regarding ARPA funds.

Res. 84:25. On motion of Mr. McManimon and seconded by Mr. Zegarski and unanimously carried the meeting was adjourned at 12:55 pm.

Submitted by Susan Dorio for the
Ewing Lawrence Sewerage Authority