



October 5, 2022

Mendham Township Planning Board  
2 West Main Street  
Brookside, NJ 07926

Attn: Beth Foley, Planning Board Secretary

Re: Environmental Impact Statement Addendum  
Lawrence Farm Estates  
Preliminary and Final Major Subdivision  
Block 147; Lots 42.06, 42.07, 42.08, 42.12, 42.13 & 42.16

Dear Members of the Board:

In reference to the above project, please accept this document as a supplement to the Environmental Impact Statement prepared by Environmental Technology Inc. (ETI) dated September 6, 2022. This addendum addresses comments presented at the Technical Review Committee (TRC) on September 27, 2022. More specifically, comments were raised regarding the suitability of the site to provide adequate water yields for the proposed individual wells.

The proposed nine (9) lot subdivision is proposed on a 60.398 acre tract. Therefore, the average lot size for the subdivision is 6.71 acres. In Section II(7) of the EIS, the original Critical Water Resources Study is cited, which suggested a minimum lot size of five (5) acres. In addition, Table 3 of the EIS contains available well records obtained within 500 feet of the site. As noted in the Table and as discussed at Section III(7) of the report, well yields ranged from 8 gpm (gallons/minute) to 60 gpm. It was the conclusion of the report that available water capacity would be suitable to support the nine lots.

In addition, ETI has researched the existing wells on Lots 42.13 & 42.14 and discussed same with the well servicing company, Gould's Well & Pump Company. They installed a new pump on Lot 42.13 in 2017 and indicated that the well yield for that lot is approximately 13 gpm. They also serviced the well on Lot 42.14 and have advised that the well yield is approximately 16 gpm. They have also noted that the groundwater availability in that general area has been good, and they have not encountered any issues with well service.

Mendham Township Planning Board  
Re: Environmental Impact Statement  
Lawrence Farm Estates  
Preliminary and Final Major Subdivision  
Block 147; Lots 42.06, 42.07, 42.08, 42.12, 42.13 & 42.16

October 5, 2022

ETI has also reviewed the report prepared for Mendham Township, entitled "Nitrate Dilution and Current Planning Capacity Model" dated March 2020 and prepared by Princeton Hydro, LLC and UHL & Associates, Inc. The report provides an in-depth analysis of groundwater availability throughout the Township. In the summary section, the report states "Even under severe drought conditions, available groundwater could support nearly a three-fold increase in groundwater use and residency. Minimum recharge areas to support an equivalent dwelling unit or household is just 1.2 to 1.3 acres, while the number increases to a range of 2.0 to 3.1 acres under drought conditions."

This information was utilized in the establishment of the R-5 single family residential zoning for the subject parcel. Therefore, at an average zoning density of 6.71 acres per lot, the report prepared for the Township also clearly indicates that the proposed lot sizes are well above the minimum size to provide adequate groundwater capacity for individual wells.

Please do not hesitate to contact our office should anyone have any questions or require additional information.

Very truly,

ENVIRONMENTAL TECHNOLOGY INC.



David C. Krueger  
PWD, CWD

cc: Lawrence Farmland, LLC  
Thomas Malman, Esq.  
Gregory E. Yannaccone, P.E.