

Township of Egg Harbor
Atlantic County, New Jersey

2017 Community Facility Plan Element



Prepared For:

Egg Harbor Township Planning Board
3515 Bargaintown Road
Egg Harbor Township, New Jersey 08234

August 2017

Prepared By:



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Egg Harbor Township, NJ 08234

Rutala Associates, LLC
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Several previously adopted planning documents were utilized in the preparation of this Master Plan Element. These referenced documents are included as follows:

- 2002 Egg Harbor Township Master Plan
- 2007 Livable Communities Plan
- 2008 Egg Harbor Township Reexamination Report
- 2008 Housing Element and Fair Share Plan
- 2009 Redevelopment Plan for the West Atlantic City Redevelopment Area
- 2013 Amendment to the 2002 Master Plan
- 2016 Strategic Recovery Planning Report
- 2016 Getting to Resilience Report
- Egg Harbor Township Zoning Code
- 2015 Atlantic County Multi-Jurisdictional Natural Hazard Mitigation Plan
- [River Management Plan](#)

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Community Facility Element

A. INTRODUCTION

As a year round community, the Township of Egg Harbor ("Egg Harbor Township" or "Township") offers the community extensive municipal facilities that serve residents and visitors alike. Community facilities, open space and recreation facilities take advantage of the Township's natural assets, being both situated on the bay front and river front. The purpose of this element is to take inventory of the Township's community facilities, assess the facilities adequacies and address vulnerabilities.

This Community Facilities Plan Element includes updated mapping of public facilities and other critical infrastructure. This mapping provided shows the location of such infrastructure in relation to important roadways (evacuation routes) and flood hazard areas.

A public input session was held for residents interested in participating in the Master Plan planning process on June 19, 2017 at the regular Planning Board meeting. This element incorporates public input and comments that were heard.

B. GOALS AND OBJECTIVES

It is the goal of this Community Facility Element to develop a coordinated community facility system within a local and regional planning context to provide for properly located and adequately protected, resilient facilities.

A goal of this community facility element is to advance resiliency planning and through such planning identify aspects of the Township's community facility improvements which are vulnerable to damage resulting from future storm events, and provide for the development and prioritization of strategies aimed at mitigation of future storm damage. This element also provides for community facility resiliency planning as indicated in Part IV Recommended Changes for the Township's Master Plan and Development Regulations - Resiliency Recommendations in the 2017 Master Plan Reexamination. Based on a review of the current planning and development documents, the following are recommended goals and objectives for the Township to consider:

- 1) Provide a variety of community facilities to accommodate the needs of the Township's residents and visitors.
- 2) Preserve, protect and maintain existing community facilities.

- 3) Develop sustainable funding sources to ensure maintenance of existing facilities and development of new facilities.
- 4) Critical Facilities should be sited in areas not prone to flooding or hardened and improved so that any impacts from disaster or storm events do not impact the Township's ability to provide necessary emergency services.
- 5) Plan for new community facility development to minimize risk from natural hazards.
- 6) Promote public awareness of hazard mitigation and resiliency issues specifically as they relate to public facilities.
- 7) Focus public agencies on community facility vulnerabilities to hazards such as flooding.
- 8) Encourage future capital projects to be located outside flood hazard areas where possible.
- 9) Encourage renovations and modifications that are hardened and resilient to flood-and-storm related impacts.
- 10) Encourage municipal efforts and initiatives in FEMA's Community Rating System (CRS).
- 11) Encourage regional solutions to flood and storm related impacts.
- 12) Plan future projects to accommodate future sea level rise.
- 13) New community facilities should conform to the Resiliency Recommendations in the 2017 Master Plan Reexamination.
- 14) The Township should identify and map community facilities and environmental systems that protect development from flooding.
- 15) The Township should continue its efforts to preserve flood prone areas for open space purposes. Locations of future community facilities should be located in non-flood prone areas or built to resist flood damage.

C. EXISTING COMMUNITY FACILITIES

Community Facility Inventory

Township-owned property includes the following buildings/facilities with services listed:

Cardiff Volunteer Fire Company (Contents Only), 6609 Black Horse Pike. (Station 1) Volunteer Fire Company station serving the Cardiff section of Egg Harbor Township.

- Police Substation (Contents Only), Shore Mall #32. Egg Harbor Township Police Department Substation located at the Shore Mall off of the Black Horse Pike and West Jersey Avenue. The substation contains limited services.
- Police Substation, 3 Canale Drive, Century Building, Suite 18. Egg Harbor Township Police Department Substation located at Tony Canale Park off of Sycamore Avenue. The substation contains limited services.
- Egg Harbor Township Municipal Building, 3515 Bargaintown Road. The Egg Harbor Township Municipal Building contains the offices of the Administration, Ambulance Services, Township Clerk, Municipal Court, Finance Department, Fire Department, Fire Inspections, Land Use, Mayor and Township Committee, Municipal Utilities Authority (Sewer), Police Department, Public Works, Recreation, Tax Assessor, Tax Collector, and Zoning.
- Public Works Building, 6120 Mill Road. The Egg Harbor Township Department of Public Works consists of the following Divisions; Roads Division, Sanitation Division, Vehicle Maintenance Division, Buildings and Grounds Division. The Department of Public works maintains the publicly owned asset throughout the 68 square mile Township. The responsibilities of the Department of Public Works consists of the following areas; Roads Division - pavement maintenance and repair, street sign maintenance, tree trimming, street sweeping, snow operations, drainage, loose leaf collection and shoulder maintenance for over 300 miles of municipal streets; Sanitation Division - removal of residential trash/sanitary solid waste, bulky waste, metal, tires, and vegetative debris; Vehicle Maintenance Division - maintenance and repair of all Township owned vehicles and equipment; Buildings and Grounds division - maintenance of all municipally owned buildings, grounds, athletic fields and parks.
- Cardiff Volunteer Fire Company (Contents Only), 4049 English Creek Road. (Station 2) Volunteer Fire Company station serving the Cardiff section of the Township.
- Bargaintown Volunteer Fire Company (Contents Only), 1 Tony Mink Pagano Drive. (Station 2) Volunteer Fire Company station serving the Bargaintown section of the Township.
- Police Storage Garage, 3515 Bargaintown Road. Egg Harbor Township Police Department storage garage located at the Township's Municipal Building.

- Bargaintown Volunteer Fire Company (Contents Only), 6550 Mill Road. (Station 1) Volunteer Fire Company station serving the Bargaintown section of the Township.
- Ambulance Squad Building, 3125 Fire Road. Egg Harbor Township Ambulance Services Department is comprised of a Full-Time Director and Part-Time EMT's that serve the Township for medical emergencies.
- Scullville Volunteer Fire Company (Contents Only), 1708 Mays Landing Somers Point Road. (Station 1) Volunteer Fire Company station serving the Scullville section of the Township.
- West Atlantic City Volunteer Fire Company (Contents Only), 7004 Black Horse Pike. Volunteer Fire Company station serving the West Atlantic City section of the Township.
- Historical Society Office, 6645-6647 West Jersey Avenue. Their mission is to preserve and celebrate Egg Harbor Township's history.
- Scullville Volunteer Fire Company (Contents Only), 1403 Mays Landing Road. (Station 2) Volunteer Fire Company station serving the Scullville section of the Township.
- Farmington Volunteer Fire Company (Contents Only), 301 Maple Avenue. Volunteer Fire Company station serving the Farmington section of the Township.
- Community Center, 5045 English Creek Avenue. The mission of the Egg Harbor Township's Community Center is to plan, promote, organize and administer comprehensive recreational services for the residents of Egg Harbor Township.

The Township also owns the following community facility assets:

- Electrical Building (Field #5), Ocean Heights Avenue (Veterans Park).
- Outdoor Property, 2954 Tilton Road (Police Athletic League).
- Cart Barn, McCullough's Emerald Links Golf Course.
- Electrical Building, Delaware & Ridge Avenues (Bargaintown Park).
- Outdoor Property, Idlewood Avenue.
- PAL Pavilion 3, 2590 Ridge Avenue.
- Outdoor Property, Sycamore Avenue.
- PAL Pavilion 2, 2590 Ridge Avenue.
- Outdoor Property, Delaware & Ridge Avenues (Bargaintown Park).
- Outdoor Property, Downing Lane (Shires Park).
- Pump House, McCullough's Emerald Links Golf Course.
- Football Storage Shed 2, Ocean Heights Avenue (Veterans Park).

- Fieldhouse #2, Idlewood Avenue.
- Storage Shed #2, 6120 Mill Road.
- Pavilion, 3515 Bargaintown Road.
- Club House, McCullough's Emerald Links Golf Course.
- Bathroom Building, Sycamore Avenue (Canale Park).
- Outdoor Property, Ocean Heights Avenue (Veterans Park).
- Field House #2, Ocean Heights Avenue (Veterans Park).
- Outdoor Property, 6120 Mill Road.
- Area 51 / Ready to Ride Building, 2590 Ridge Avenue.
- Outdoor Property, 6120 Mill Road.
- Pressbox / Storage Building, Idlewood Avenue.
- Irrigation Shed, Delaware & Ridge Avenues (Bargaintown Park).
- Wood Shed, 6120 Mill Road.
- Garage / Storage Building, 6645-6647 West Jersey Avenue.
- Lacrosse Storage #2, Ocean Heights Avenue (Veterans Park).
- Outdoor Property, 3515 Bargaintown Road.
- Outdoor Property, Tremont & Oakland Avenues (Tremont Park).
- Lacrosse Storage #1, Ocean Heights Avenue (Veterans Park).
- BMX Pressbox Building, Ocean Heights Avenue (Veterans Park).
- BMX Storage Shed, Ocean Heights Avenue (Veterans Park).
- Storage Shed, Ocean Heights Avenue (Veterans Park).
- Outdoor Property, 5045 English Creek Avenue.
- Maintenance Building, McCullough's Emerald Links Golf Course.
- Office Trailer, 6120 Mill Road.
- Storage Shed #1, 6120 Mill Road.
- Material Storage Building, 6120 Mill Road.
- Baseball Storage Shed 2, Ocean Heights Avenue (Veterans Park).
- PAL Storage Building, 2590 Ridge Avenue.
- Outdoor Property, Atlas Lane.
- Irrigation Shed #2, Idlewood Avenue.
- Pavilion, Idlewood Avenue.
- Restroom, Sycamore Avenue.
- Amphitheater (Canale Park), Sycamore Avenue.
- Storage Shed, Delaware & Ridge Avenues (Bargaintown Park).
- Irrigation / Electrical Building, Ocean Heights Avenue (Veterans Park).
- Apartment / Garage Building, 6645-6647 West Jersey Avenue.
- PAL Building, Atlas Lane.
- Naame Office, 220 Leap Street.
- PAL Building, 2590 Ridge Avenue.
- Pressbox / Storage Building, Ocean Heights Avenue (Veterans Park).
- Irrigation Building, Idlewood Avenue.

- Naame Barn, 220 Leap Street.
- Baseball Storage Shed 1, Ocean Heights Avenue (Veterans Park).
- PAL Building, 2594 Tilton Road.
- Equipment Storage Building, 6120 Mill Road.
- Carport, 6120 Mill Road.
- Fieldhouse Building, Ocean Heights Avenue (Veterans Park).
- PAL Pavilion 1, 2590 Ridge Avenue.

Additional information regarding recreation and open space facilities is provided in the Recreation and Open Space Element.

Schools

The Egg Harbor Township Public School District consists of eight separate schools known as the High School, Eagle Academy, Fernwood Middle, Alder Middle, Miller, Davenport Complex, Slaybough Complex, and Swift. These are owned and operated by the Egg Harbor Township Board of Education (EHTBOE).

Based on 2017 data, the High School consists of grades nine through twelve, servicing approximately 2,360 students. Eagle Academy is an alternative high school consisting of grades nine through twelve, and services students who are at high risk of failing or dropping out of school. Fernwood Middle and Alder Middle both consist of grades six through eight, servicing approximately 930 students each. Miller consists of all of the district's fourth and fifth graders, servicing approximately 1,140 students, just under its capacity of 1,175. Davenport Complex consists of Davenport Primary and Davenport Elementary which teaches students in preschool through third grade, servicing approximately 885 students. Slaybough Complex consists of Slaybough Primary and Slaybough Elementary which teaches students in preschool through first grade at the primary school and the elementary school is for students in second and third grade, servicing a total of 809 students. Swift consists of students from preschool through third grade, servicing approximately 470 students.¹

Several private schools are located within Egg Harbor Township. This includes Atlantic Christian School, Islamic Academy of South Jersey and English Creek Academy. Atlantic Christian School services approximately 450 students from six months of age to 12th grade (Pre-K 1, Pre-K 2, Pre-K 3, Pre-K4, and Grades 1-12). The Islamic Academy of South Jersey offers classes for Pre-K 3, Pre-K 4, Kindergarten and Grades 1-5. English Creek Academy offers an infant and toddler care curriculum, Pre-School and Kindergarten as well as before and after school programs.

Other facilities onsite include playgrounds, outdoor fields and parking.

¹ Egg Harbor Township Public School District. (2017, April 05). Retrieved June 20, 2017, from http://www.shorenwstoday.com/egg_harbor_township/resources/egg-harbor-township-public-school-district/article_bce64e4d-4fce-5091-aa65-0cb0650d3d4c.html

Public Bathroom Facilities

Public Bathroom facilities are located at the following locations:

- Library – 1 Swift Avenue
- Municipal Building - 3515 Bargaintown Road
- Veteran's Memorial Park/Castle Park - 2153 Ocean Heights Avenue
- Childs-Kirk Memorial Park - 31 Idlewood Avenue
- Tony Canale / Pine Oak Park - Sycamore Avenue off of Dogwood Avenue
- Port-o-Potties – Wharf Road ramp, Ocean City-Longport Bridge Fishing Pier
- Bathroom Building - Sycamore Avenue (Canale Park)

Fire, Emergency, and Police Facilities

The Egg Harbor Township Police Department is located at 3515 Bargaintown Road. The Department provides protection of approximately 74.93 square miles. New Jersey State Police Troop A is also located within the Township at the Atlantic City International Airport.

Egg Harbor Township Fire Department is composed of five fire companies, whom are all volunteer. These fire companies include Cardiff, Bargaintown, Scullville, Farmington, and West Atlantic City. Cardiff Fire Company consists of two stations; Station 1 located at 6609 Black Horse Pike and Station 2 located at 4049 English Creek Avenue. Bargaintown Fire Company consists of two stations; Station 1 located at 6550 Mill Road and Station 2 located at 1 Tony Mink Pagano Drive. Scullville Fire Company consists of two stations; Station 1 located at 1708 Somers Point Mays Landing Road and Station 2 located at 1403 Somers Point Mays Landing Road. Farmington Fire Company is located at 301 Maple Avenue and West Atlantic City Fire Company is located at 7004 Black Horse Pike.

Additional Fire Departments are located throughout the Township. These include South Jersey Transportation Authority Fire Department located at the Atlantic City International Airport which consists of a combined ambulance and fire service, New Jersey Air National Guard located at 400 Langley Road which consists of a combined ambulance and fire service and the Atlantic County Fire Academy / Fire Training Center.

The Ambulance Services department is located at 3125 Fire Road and is comprised of a Full-Time Director and Part-Time EMT's. Additional Emergency Medical Service locations include American Medical Response - Shore Operations at 3129 Fire Road, Mutual Aid Emergency Services located at 6638 Delilah Road and AtlantiCare EMS Office at 6685 Washington Avenue.

AtlantiCare Health Services, located at 2500 English Creek Road consists of a Health Park with offices for medical services. The Health Park also consists of an Urgent Care Center which provides care and support for non-life-threatening illnesses and injuries.

Historic Assets:

Egg Harbor Township has the Greate Egg Harbour Township Historical Society Museum and Library which is a non-profit organization located at 6647 West Jersey Avenue. Their motto is "Saving our past, shapes our future" and their mission is to preserve and celebrate Egg Harbor Township's history. The organization is involved in the community and has created a Community Teaching Garden which aims to "educated the public of the importance of sustainable and environmentally responsible gardening as related to past agricultural practices; to create a healthy food resource; and provide a community teaching garden."²

Critical Facilities:

The Township's critical facilities, as depicted on the Critical Facilities Map below, include:

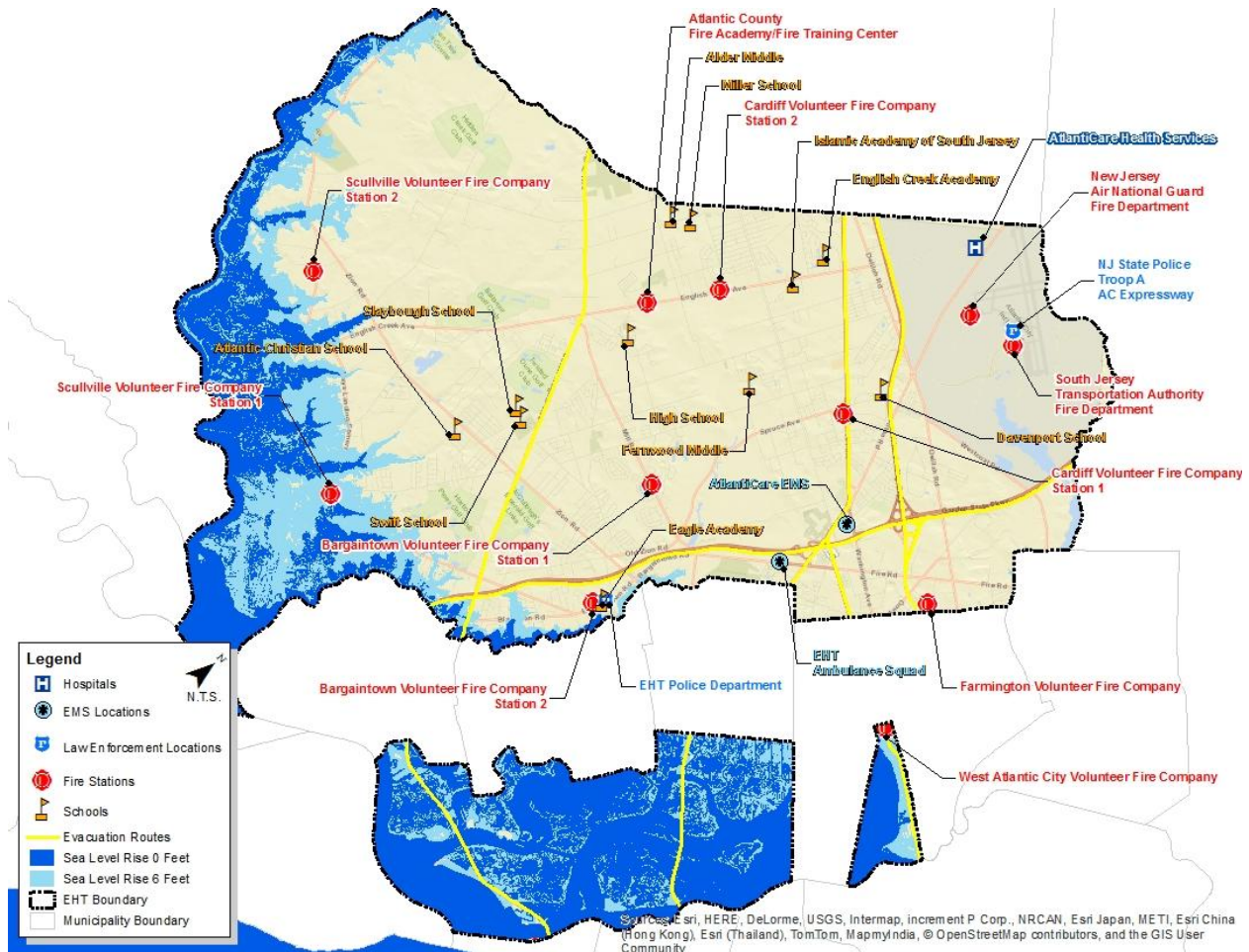
- High School, 24 High School Drive.
- Eagle Academy, 3517 Bargaintown Road.
- Fernwood Middle School, 4034 Fernwood Avenue.
- Alder Middle, 25 Alder Avenue.
- Miller School, 2 Alder Avenue.
- Davenport Primary, 2499 Spruce Avenue .
- Davenport Elementary, 2501 Spruce Avenue.
- Slaybough Primary, 13 Swift Drive.
- Slaybough Elementary, 11 Swift Drive.
- Swift School, 5 Swift Drive.
- Atlantic Christian School, 391 Zion Road.
- Islamic Academy of South Jersey, 3056 English Creek Avenue.
- English Creek Academy, 600 Scarborough Drive.
- *Scullville Volunteer Fire Company Station 1, 1708 Somers Point Mays Landing Road.
- *Scullville Volunteer Fire Company Station 2, 1403 Somers Point Mays Landing Road.
- *Bargaintown Volunteer Fire Company Station 1, 6550 Mill Road.
- *Bargaintown Volunteer Fire Company Station 2, 1 Tony Mink Pagano Drive.
- *West Atlantic City Volunteer Fire Company, 7004 Black Horse Pike.
- *Farmington Volunteer Fire Company, 301 Maple Avenue.
- *Cardiff Volunteer Fire Company Station 1, 6609 Black Horse Pike.
- *Cardiff Volunteer Fire Company Station 2, 4049 English Creek Avenue.
- *South Jersey Transportation Authority Fire Department, 106 Atlantic City International Airport.
- *New Jersey Air National Guard Fire Department, 400 Langley Road.
- *Atlantic County Fire Academy / Fire Training Center, 5033 English Creek Avenue.
- *Egg Harbor Township Police Department, 3515 Bargaintown Road.

² Greate Egg Harbour Township Historical Society. (n.d.). Retrieved June 20, 2017, from <http://www.gehthsmuseum.org/>

- *NJ State Police Troop A, Atlantic City International Airport.
- *Egg Harbor Township Ambulance Squad, 3125 Fire Road
- *AtlantiCare EMS, 6685 Washington Avenue.
- *AtlantiCare Health Services, 2500 English Creek Road.

During emergency events, critical facilities marked above with an asterisk (*) must remain in operation.

Figure 1: Critical Facilities Map



Source: The map has been composed by Polistina & Associates / Rutala Associates and the GIS data has been retrieved from NJGIN, Atlantic County Office of GIS, and NOAA.

D. RISK ASSESSMENT AND IMPACTS OF SUPERSTORM SANDY

The Township is bounded by tidal waterways on the east and south and is potentially exposed to flooding from two sources – rising sea level and storm events (e.g. coastal flooding, ponding,

urban drainage, etc.). While the change in sea level is a slow process and storm flooding more immediate, there is a linkage between the two, since as the shoreline changes, there is a corresponding change to the upper limits of the 100-year flood plain. The potential impact of these changes is significant.³

The Township is vulnerable to high winds, nor'easters, hurricanes and other storms, coastal erosion, and frequent flooding. The West Atlantic City, Anchorage Poynte, and Seaview Harbor neighborhoods are most susceptible to these occurrences since they are not contiguous to the main body of the Township and are located within flood zones.

The most prominent weather event that has come to be known as Superstorm Sandy ("Sandy") was a hurricane that formed in the Caribbean on October 22, 2012 and made landfall near Brigantine, NJ as a post-tropical cyclone at approximately 7:30 PM on October 29, 2012. The storm's wind, flooding, and storm surges from the nearby water bodies caused extensive damage to the Township's community facilities located within the flood zones.

Several community facilities were flooded during Sandy. These facilities include the West Atlantic City Volunteer Fire Company at the intersection of Frankfort Court and the Black Horse Pike and the Scullville Volunteer Fire Company Stations along Somers Point - Mays Landing Road. The West Atlantic City Volunteer Fire Company station had to be evacuated due to high waters and had to operate out of the Farmington Volunteer Fire Company station on Maple Avenue. The Scullville fire house had approximately 16 inches of salt water that entered their station, partially submerging two fire engines, destroying air compressors, chainsaws, and one of the company's Jaws of Life.⁴

The critical facilities that were impacted by Sandy could have impeded rescue efforts to the members of the community. Locations of future community facilities should be located in areas that are not prone to flooding or built to resist flood damage. This would prevent the damage of essential rescue equipment and improve the first responder's accessibility in emergency situations.

In 2016, the Township received funding from the New Jersey Department of Community Affairs to prepare a Strategic Recovery Planning Report (SRPR). The SRPR is a comprehensive planning document that contains actionable recommendations both for rebuilding the community and increasing the resilience of infrastructure and buildings. It identifies sea level rise as a challenge and projects that by 2050 sea level is expected to rise by approximately 1 foot and by 2100 sea level is projected to rise about 3 feet along the Jersey Shore. This report analyzed flood risks in the Township. It also outlined multi-year investments to increase economic development and made recommendations to protect neighborhoods and infrastructure from future natural disasters. The recommendations from this report have been added as recommended strategies in the 2017 Master Plan Reexamination.

³ Rutala Associates, LLC. (March, 2016). *Strategic Recovery Planning Report Building a Stronger, More Resilient Community* (p. 7).

⁴ McKelvey, W. (2012, November 13). Scullville fire house flooded while personnel were out helping other victims. Press of Atlantic City.

These vulnerabilities coupled with sea level rise and surge vulnerability projections identified in the SRPR makes planning for resiliency a priority. Any level of inundation due to regular tidal flooding will have large scale impacts on emergency response and critical facilities. Projected sea level rise will increase impacts from storm events as a surge atop a higher sea level will be more dramatic. Necessary adaptation to sea level rise and the hazards of surge must be taken into account when planning for the Township's future.

Assessing Local Vulnerability

The effect and damages of these events can expose local vulnerability to critical community facilities, infrastructure and property. This means that storm damages can become more than an inconvenience when it inundates an essential critical facility or critical access road, preventing evacuation and limiting emergency responses. It is necessary to assess past impacts to better plan for future events. The following impacts were documented after the impacts of Superstorm Sandy:

- Scullville Volunteer Fire Company Station 1, 1708 Somers Point Mays Landing Road. Substantial damage attributable to flooding occurred.
- Scullville Volunteer Fire Company Station 2, 1403 Somers Point Mays Landing Road. Substantial damage attributable to flooding occurred.
- West Atlantic City Volunteer Fire Company, 7004 Black Horse Pike. Had to be evacuated due to flooding. The firefighters relocated to operate out of the Farmington Volunteer Fire Company station at 301 Maple Avenue.
- Public Access Locations adjacent to the tidal waterways, shown in the 2017 Municipal Public Access Plan. Substantial damage attributable to flooding occurred.
- West Atlantic City, Seaview Harbor, and Anorage Poynt sustained significant damage both structurally and financially.
- Egg Harbor Township. Storm debris was removed.
- Beach & Dune Erosion. In 2015, a project was started to install a gabion and retaining wall along Bay Drive in the West Atlantic City portion of the Township. The project was projected to cost \$2.2 billion and it aims to secure the coastline of West Atlantic City. Gabions have been installed along the dune from Toledo Avenue to Athens Avenue to replace sand dunes, fending, plantings and wooden walkovers and boardwalks along the stretch of the waterfront and install gabions and concrete retaining wall from Cordova to Brenta avenues along the street edge of Bay Drive. Two wooden stair walkovers and one wooden ramp has also been installed over the gabions.⁵

Based on the analysis identified in the Master Plan Reexamination Report, June 2017, Infrastructure Recommendations, the Township should consider relocating the West Atlantic City Fire Station outside the floodplain. The West Atlantic City portion of the Township is vulnerable to sea level rise and withstands frequent flooding. The West Atlantic City Volunteer Fire Company station was evacuated during Superstorm Sandy; critical facilities that serve

⁵ Stetser, L. West Atlantic City gabion project underway. 24 May 2015. The Current of Egg Harbor Township.

vulnerable areas must be able to operate in the extreme conditions. For the most part, the municipality's critical operations, such as municipal office, public works department, and police headquarters are located in areas that are not subject to sea level rise or flooding.

The Township has a total of approximately 365 miles of roadways, of which 300 miles are maintained by the municipality and 65 miles by the County. During major storm events, many roads close due to high tide and storm surges. For example, on January 23, 2016, as a result of Winter Storm Jonas, Longport - Somers Point Boulevard, Somers Point - Mays Landing Road, Ocean Heights Avenue at Blackman Road, Margate Boulevard, and U.S. Route 40/322 (Black Horse Pike) in West Atlantic City were closed. Road closures have become more frequent in Egg Harbor Township since Superstorm Sandy, especially along U.S. Route 40/322. The majority of the roads closed during storm events are utilized as evacuation routes to evacuate the barrier islands and all other areas that are impacted by storm events. These evacuation routes include U.S. Route 40/322, Margate Boulevard, and Longport - Somers Point Boulevard.

E. RECOMMENDATIONS

Based on the analysis identified in the Master Plan Reexamination Report, June 2017, Resiliency Recommendations have been made for the Township to consider to reduce the effects of rising sea level and flooding. Additional recommendations to specifically address critical facilities within the Township and how they can be implemented are also provided. These recommended actions for community facilities include:

- 1) **Relocation of Critical Facilities in Flood Hazard Areas**
The Township should consider relocating the West Atlantic City Fire Station outside the floodplain.
- 2) **Siting of Future Facilities**
The Township should site all future facilities outside of flood hazard areas or design future facilities so that they comply with current flood requirements and plan for projected sea level rise.
- 3) **Utilization Studies**
The Township should regularly assess and survey its facilities to verify that the facility is effectively utilized. Underutilization of facilities should be identified and that facility should be put into use to meet demands.
- 4) **Signage Improvements**
It is difficult to learn about or identify community facilities within the Township due to lack of signage. Improved branded signage is needed to attract the many tourists who pass through the Township and better create and define Egg Harbor Township's sense of place. Wayfinding signage should be installed throughout the Township. Wayfinding signage should be incorporated into the improvements along public

access locations. Descriptions of the public access locations and suggested signage information is in the 2017 Municipal Public Access Plan. The purpose of the signage is to direct visitors and residents to points of interest including shopping districts, the community center, library, the municipal building, parks and playgrounds and public access locations.

5) **Sustainability**

Sustainability, as generally considered, relates to the use of natural resources in such a manner as to meet current need without impinging upon the use of same by future generations. From an overarching perspective, aspects of sustainability include:

- (a) measures to reduce utilization of fossil fuels;
- (b) measures to reduce environmental impacts of development; and
- (c) creative stormwater management.

To reduce dependency on fossil fuels, the Township should employ the use of renewable energy systems at municipal facilities and, in particular, the use of solar array and wind-driven systems. Such systems, whether ground or roof mounted, are by design less susceptible to flood damage as the arrays are elevated. To reduce environmental impacts of development, the Township should, as part of the development / redevelopment approval process, look for opportunities to reduce impervious surface coverage. Where appropriate, consideration should be given to the use of permeable pavement or pavers set in sand. The 2017 Master Plan Reexamination Planning Recommendations state that the Township should prepare and adopt a Sustainable Community Plan to address green building, environmental sustainability, renewable energy, land use and mobility and water.

6) **Sustainable Jersey Certification**

Sustainable Jersey is a certification program for municipalities in New Jersey that want to go green, save money, and take steps to sustain their quality of life over the long term. Egg Harbor Township is registered for Sustainable Jersey Certification and is in progress to reach certification. The Township has established a Green Team in June 2017 which will advise the Green Team Advisory Committee on ways to improve municipal operations with "economically and environmentally sound" initiatives.⁶ Green Team members will meet monthly and work to obtain certification through the Sustainable Jersey program.

The Egg Harbor Township High School received the Sustainable Jersey for Schools silver certification on September 23, 2015. The High School started a composting program in the school to teach the students about the different methods of composting. A composting location has been set up on the campus and a group of students collect the material, weigh it, and add the right combination of carbon to

⁶ Stetser, L. 26 June 2017. Egg Harbor Township forming Green Team. The Current of Egg Harbor Township.

nitrogen ratios for composting.⁷ It serves as a learning initiative for the students and can teach them how to be sustainable outside of the classroom and in the community.

The Township should continue to participate in this program. This program, which provides access to grants and identifies funding opportunities for sustainable projects, is an initiative of the New Jersey League of Municipalities' Mayors' Committee for a Green Future, the Municipal Land Use Center at the College of New Jersey, the New Jersey Department of Environmental Protection, the New Jersey Board of Public Utilities, and a coalition of non-profits and other state agencies. There are a number of green initiatives that can be easily accomplished, such as street tree planting and landscaping of yards and parking lots, measures to promote alternatives to automobile use such as bicycling and car sharing services and innovative zoning changes to foster more efficient buildings and green roofs.

7) **Green Infrastructure**

Traditionally, modern America has relied on Gray Infrastructure (traditional practices for stormwater management and wastewater treatment such as pipes and sewers) to solve its stormwater problems. However, Gray Infrastructure is expensive. Alternatively, Green Infrastructure can use landscaping and soil to help improve water quality in addition to managing stormwater runoff. Flooding impacts can be mitigated by using such Green Infrastructure elements as green roofs, rain harvesting systems, stormwater planter boxes, bioswales and rain gardens, and by increased tree canopy.

The Township's zoning ordinance has been refined to include a section emphasizing the use of solar energy and establishing standards. In addition, the 2017 Master Plan Reexamination Zoning Recommendations indicate that the Township should review the standards of the "Green Roads Code" and determine the appropriate design standards and implement this recommendation from the Livable Communities Plan.

The Township's Zoning Ordinance currently includes Green Infrastructure requirements for new construction and sizable renovations. These requirements include street trees, stormwater basins, stormwater basin landscaping, and landscaping requirements on the site. This will result in a reduction of impervious surfaces. One of the easiest ways to reduce flooding impacts is to capture rainwater before it hits the streets and becomes a problem. By allowing the soil to absorb the rainwater directly, there is substantially less sheet flow and, consequently, improved water quality. While this methodology will not address tidal flooding, it can be included as a component of the Township's flood mitigation program.

8) **Inspection of Township Owned Facilities**

⁷ April 2016 Sustainability Hero, Scott P. McCartney, Ed. D. Sustainable Jersey.

An analysis of Township-owned facilities should be undertaken to determine hardening measures to mitigate the damage from future storm events.

9) **Returning Acquired and Township Owned Properties to Natural Floodplain Functions.**

Natural floodplains can absorb runoff and mitigate flooding issues. This can be done utilizing a variety of techniques including wetlands restoration, planting natural vegetation, reducing sediment compaction, and creating a natural profile. Returning land to natural floodplain functions can achieve significant CRS credits in the Natural Functions Open Space (NFOS) section. Funding for mitigation projects like this could be available by applying for a portion of the \$112 million in funding available through the Federal Emergency Management Agency (FEMA) in two recently announced Hazard Mitigation Assistance (HMA) grant programs: Flood Mitigation Assistance (FMA) and Pre-Disaster Mitigation (PDM). For more information on Natural Functions Open Space credit requirements, visit page 420-13 of the CRS Coordinator's

Manual. (http://crsresources.org/files/2013-manual/crs_manual_508_ok_5_10_13_bookmarked.pdf) Egg Harbor Township has already begun taking steps towards maintaining the wetlands along Somers Point - Mays Landing Road and preserving their status as open space. In addition, the Township is currently looking for funding to make the tidal wetlands along the Black Horse Pike, adjacent to the Atlantic City Expressway, more publicly accessible while providing an area of passive recreation. This will allow residents to enjoy the land as open space and the community will continue to benefit from having an area of natural floodplain. If other opportunities present themselves for this type of mitigation for other community facilities within the floodplain, they should be considered for restoration to natural floodplain function.

10) **Public Restroom Facilities**

Public Bathroom facilities are located at the Library – 1 Swift Avenue; Municipal Building – 3515 Bargaintown Road; Veteran's Memorial Park / Castle Park - 2153 Ocean Heights Avenue; Childs - Kirk Memorial Park - 31 Idlewood Avenue; Tony Canale / Pine Oak Park - Sycamore Avenue off of Dogwood Avenue; Bathroom Buildings - Sycamore Avenue (Canale Park); Port-o-Potties - Wharf Road ramp and Ocean City - Longport Bridge Fishing Pier. These options appear to be inadequate in number and location. Options for new facilities at key areas are recommended.

11) **Funding Opportunities**

Grant funding from public and private sources is an important funding source for municipalities that desire capital improvements without using taxpayer funds. The Township should aggressively pursue these types of grants and funds to enhance the community facilities. While the following is offered as examples of the types of funding available to the Township and its property owners to address the needs of the

community, it should by no means be considered an exhaustive inventory of such funding. Additional programs may exist from a variety of sources.

Additionally, over the course of time, new programs may be offered and existing programs eliminated or modified.

- Additional opportunities through the NJDCA Post Sandy Planning Grant program.
- Hazard Mitigation Grants ("HMG") – offers homeowners up to \$30,000 to raise their homes (offered only for a Presidential-declared disaster).
- NFIP Increased Cost of Compliance ("ICC") Coverage – grants available to eligible properties for owners who carry new and renewed standard flood insurance policies as a means to assist homeowners meet the costs of repairing or rebuilding properties in compliance with new, post-Sandy building requirements and thereby reduce future flood damage. Such funding is available for the elevation of a home above the flood elevation level adopted by the Township, the relocation of a home out of harm's way and the demolition and removal of a damaged home.
- Flood Mitigation Assistance ("FMA") – offered annually from FEMA.
- Pre-Disaster Mitigation ("PDM") Grants – offered annually from
- FEMA for hazard-mitigation planning and the implementation of mitigation projects prior to a disaster.
- Severe Repetitive Loss ("SRL") Grants – provide funding to reduce or eliminate the long-term risk of flood damage to severe repetitive loss structures insured under the National Flood Insurance Program.
- Repetitive Flood Claims ("RFC") Grants – provide funding to reduce or eliminate the long-term risk of flood damage to structures insured under the National Flood Insurance Program that have had one or more claim payments for flood damages.
- Blue Acres, NJDEP – provides funding to purchase properties (including structures) that have been damaged by, or may be prone to incurring damage caused by, storms or storm-related flooding, or that may buffer or protect other lands from such damage.
- U.S. Army Corps of Engineers – provides funding and engineering support for beach renourishment as well coastal protection elements such as bulkheads, stormwater management systems and certain mitigation projects.

12) **Partnerships**

Certain grant funding is awarded to non-profits, state government and colleges. The Township should consider networking with the following organizations, among others, for potential future collaboration:

- NJDEP, Office of Natural Resource Restoration
- Rutgers University

- Stockton University
- Atlantic Cape Community College
- New Jersey Audubon Society
- New Jersey Conservation Foundation
- The American Littoral Society
- New Jersey State Historic Preservation Office

2017 Community Facility Element Adoption

This report shall serve as the 2017 Community Facility Element. The absence of the adoption of a community facility element the planning board shall constitute a rebuttable presumption that the municipal development regulations are no longer reasonable.

This report was Adopted after a public hearing by Resolution #_____ by the Township of Egg Harbor Planning Board on _____, 2017.

The original of this document has been signed and sealed in accordance with N.J.A.C. 13:41-13.b.