



**Roberts**  
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July 10, 2023

Samuel Surtees, Land Use Manager  
**West Windsor Township**  
**Department of Community Development**  
271 Clarksville Road  
West Windsor, New Jersey 08550

[ssurtees@westwindsortwp.com](mailto:ssurtees@westwindsortwp.com)

Re: Minor Site Plan  
West Windsor Art Council  
Lots 6, 118 & 119, Block-75  
952 Alexander Road  
Our File No.: TP2279

Dear Mr. Surtees,

This letter is being sent in response to an inquiry regarding the stormwater runoff for the proposed project referenced above.

The Applicant proposes to renovate an existing attached shed and construct a covered porch over a concrete pad in the rear of the existing building. No additional site improvements are proposed as part of this application.

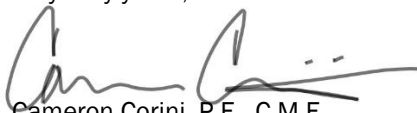
All the surface water from the new 566 square feet of impervious will be directed to the parking lot area to the east of the building by a new gutter. This gutter and roof drain will be added to the renovated shed and covered porch and will run along the rear of the building to a new down-spout. This will drain to the existing parking lot and will reduce surface water that flowed to the property to the west in the current conditions. A splash-block will be installed at this location as well as two other locations where they did not exist before.

The site will have a decrease in site coverage and a slight increase in building coverage for an overall increase of impervious surface coverage of 566 square feet. Therefore, the project does not meet the minimum requirements for stormwater management in accordance with the NJDEP (NJAC 7:8).

The soil in the area is very poor (UdgB, Udorthents, HSG - D) with little to no infiltration or a possible outlet overflow point. The USGS Soil Survey Describes the soils as "Soils having a very slow infiltration rate (high runoff potential) when thoroughly wet. These consist chiefly of clays that have a high shrink-swell potential, soils that have a highwater table, soils that have a claypan or clay layer at or near the surface, and soils that are shallow over nearly impervious material. These soils have a very slow rate of water transmission." The West Windsor Arts Council already has a ground-water problem in the basement of the existing building and therefore to avoid exacerbating a known problem, drywells are not being considered for the project.

Should you require anything additional, please do not hesitate to contact this office.

Very truly yours,

  
Cameron Corini, P.E., C.M.E.  
Director of Municipal Engineering

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