



COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF ENVIRONMENTAL PROTECTION
BUREAU OF CLEAN WATER

**TRANSMITTAL LETTER
FOR SEWAGE FACILITIES PLANNING MODULE**

DEPARTMENT OF ENVIRONMENTAL PROTECTION (DEP) USE ONLY				
DEP CODE # 1-46933-128-3m	CLIENT ID #	SITE ID #	APS ID #	AUTH. ID #

TO: Approving Agency (DEP or delegated local agency)

Date 2025.06.30

PA DEP Southeast Region

2 E Main St

Norristown, PA 19401-4915

Dear Sir/Madam:

Attached please find a completed sewage facilities planning module prepared by Environmental Design Service

(Name)

Planning Consultant _____ for Little Road Sewer Extension

(Title)

(Name)

a subdivision, commercial, or industrial facility located in Lower Frederick TownshipMontgomery

County.

(City, Borough, Township)

Check one

- ☒ (i) The planning module, as prepared and submitted by the applicant, is approved by the municipality as a proposed ☒ revision ☐ supplement for new land development to its Official Sewage Facilities Plan (Official Plan), and is ☒ adopted for submission to DEP ☐ transmitted to the delegated LA for approval in accordance with the requirements of 25 Pa. Code Chapter 71 and the *Pennsylvania Sewage Facilities Act* (35 P.S. §750),

OR

- ☐ (ii) The planning module will not be approved by the municipality as a proposed revision or supplement for new land development to its Official Plan because the project described therein is unacceptable for the reason(s) checked below:

Check Boxes

- ☐ Additional studies are being performed by or on behalf of this municipality which may have an effect on the planning module as prepared and submitted by the applicant. Attached hereto is the scope of services to be performed and the time schedule for completion of said studies.
- ☐ The planning module as submitted by the applicant fails to meet limitations imposed by other laws or ordinances, officially adopted comprehensive plans and/or environmental plans (e.g., zoning, land use, 25 Pa. Code Chapter 71). Specific reference or applicable segments of such laws or plans are attached hereto.
- ☐ Other (attach additional sheet giving specifics).

Municipal Secretary: Indicate below by checking appropriate boxes which components are being transmitted to the approving agency.

- | | | |
|--|--|---|
| <input checked="" type="checkbox"/> Resolution of Adoption | <input checked="" type="checkbox"/> 3 Sewage Collection/Treatment Facilities | <input checked="" type="checkbox"/> 4A Municipal Planning Agency Review |
| <input type="checkbox"/> Module Completeness Checklist | <input type="checkbox"/> 3s Small Flow Treatment Facilities | <input checked="" type="checkbox"/> 4B County Planning Agency Review |
| <input type="checkbox"/> 2 Individual and Community Onlot Disposal of Sewage | | <input checked="" type="checkbox"/> 4C County or Joint Health Department Review |

Municipal Secretary (print)

Signature

Date



Pennsylvania Department of Environmental Protection

March 11, 2025

SENT VIA ELECTRONIC MAIL ONLY

Mr. Jason A. Wager, Manager
Lower Frederick Township
53 Spring Mount Road
Schwenksville, PA 19473
manager@lowerfrederick.org

Re: Application for Act 537 Planning Modules
Component 3m
Little Road Sewer Extension
DEP Code No. 1-46933-128-3m
Lower Frederick Township
Montgomery County

Dear Mr. Wager:

In response to the application mailer, this letter outlines what is required to be submitted to the municipality and the Department of Environmental Protection (DEP) as a complete module packet for the proposed development. The project proposes the extension of public sewer to three existing dwellings. No additional development is proposed. The project is located at 5, 6 and 8 Little Road in Lower Frederick Township, Montgomery County, on Tax Map Parcels 38-00-01186-50-4, 38-00-01186-00-9 and 38-00-01183-00-3.

The Township may complete a Special Study in lieu of the Component 3m planning modules assigned below. Please contact DEP for more information regarding the Special Study requirements.

Sewage Facilities Planning Module forms are available online at www.pa.gov. Appropriate forms can be found by typing the document number into the DEP website's search function. Alternately, all forms related to sewage facilities planning can be accessed at this link: [Sewage Facilities Planning](#).

The following forms are required for the project. Please enter the above-referenced DEP Code Number on the first page of each form.

Sewage Facilities Planning Module Component 3m, Form 3800-FM-BPNPSM0353m

- Instructions
- Form

Sewage Facilities Planning Module Component 4

- 4A-Municipal Planning Agency Review, Form 3850-FM-BCW0362A
- 4B-County Planning Agency Review, Form 3850-FM-BCW0362B
- 4C-County or Joint Health Department Review, Form 3850-FM-BCW0362C

Please answer all questions within the planning module. Do not simply answer "N/A" or "Not Applicable". If you feel a question does not apply, explain all reasons to support that answer. In all cases, address the immediate and long-term sewage disposal needs of the proposal and comply with 25 Pa. Code, Chapter 71, Subchapter C relating to New Land Development Plan Revisions.

The municipality must submit a complete module package to DEP.

ELECTRONIC SUBMISSION: DEP must receive an electronic copy of the module. Electronic copies may be submitted through the DEP Public Upload with Electronic Payment portal, which is available on the DEP website under Data and Tools, Electronic Submissions, Public Upload with Electronic Payment, Public Upload ([ePermitting](#)). Additional information regarding the Public Upload with Electronic Payment portal is attached.

Please forward the upload confirmation to Suzanne Banks at subanks@pa.gov.

Selecting incorrect submission types will result in significant delays in the processing of your submission.

Please note that DEP will not accept electronic copies submitted via email.

DEP may request hard copies of portions of the planning module submission, including, but not limited to Resolutions of Adoption and plot plans.

STANDARD OPERATING PROCEDURES: Please refer to the Standard Operating Procedures (SOP) that govern Act 537 sewage facilities planning module reviews. The SOPs can be found on the DEP website. Consistent with the SOP, DEP may disapprove an administratively incomplete planning module submission.

If you have any questions concerning the information required, please contact me at 484.250.5179 or subanks@pa.gov.

Sincerely,



Suzanne Banks
Sewage Planning Specialist 2
Clean Water

cc: Montgomery County Planning Commission (via email)
Montgomery County Health Department (via email)
Montgomery County Conservation District (via email)
Hydraterra Professionals (via email)
Bercek & Associates, Inc. (via email)
Sacks & Sons, Inc. (via email)
Planning Section



RESOLUTION FOR PLAN REVISION FOR NEW LAND DEVELOPMENT

RESOLUTION OF THE (SUPERVISORS) _____ of LOWER FREDERICK
(TOWNSHIP) _____, MONTGOMERY COUNTY, PENNSYLVANIA (hereinafter "the municipality").

WHEREAS Section 5 of the Act of January 24, 1966, P.L. 1535, No. 537, known as the *Pennsylvania Sewage Facilities Act*, as Amended, and the rules and Regulations of the Pennsylvania Department of Environmental Protection (DEP) adopted thereunder, Chapter 71 of Title 25 of the Pennsylvania Code, require the municipality to adopt an Official Sewage Facilities Plan providing for sewage services adequate to prevent contamination of waters of the Commonwealth and/or environmental health hazards from sewage wastes, and to revise said plan whenever it is necessary to determine whether a proposed method of sewage disposal for a new land development conforms to a comprehensive program of pollution control and water quality management, and

WHEREAS SACKS AND SONS INC has proposed the development of a parcel of land identified as
land developer

LITTLE ROAD SEWER EXTENSION, and described in the attached Sewage Facilities Planning Module, and
name of subdivision

proposes that such subdivision be served by: (check all that apply), ☒ sewer tap-ins, ☒ sewer extension, ☐ new treatment facility, ☐ individual onlot systems, ☐ community onlot systems, ☐ spray irrigation, ☐ retaining tanks, ☐ other, (please specify). _____

WHEREAS, LOWER FREDERICK TOWNSHIP finds that the subdivision described in the attached
municipality

Sewage Facilities Planning Module conforms to applicable sewage related zoning and other sewage related municipal ordinances and plans, and to a comprehensive program of pollution control and water quality management.

NOW, THEREFORE, BE IT RESOLVED that the (Supervisors) _____ of the (Township)

_____ of LOWER FREDERICK hereby adopt and submit to DEP for its approval as a revision to the "Official Sewage Facilities Plan" of the municipality the above referenced Sewage Facilities Planning Module which is attached hereto.

I _____, Secretary, LOWER FREDERICK
(Signature)

Township Board of Supervisors _____, hereby certify that the foregoing is a true copy of the Township _____ Resolution # _____, adopted, _____, 20____.

Municipal Address:

Lower Frederick Township
53 Spring Mount Road
Schwenksville, PA 19473
Telephone 610-287-8857

Seal of
Governing Body



COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF ENVIRONMENTAL PROTECTION
BUREAU OF CLEAN WATER

DEP Code #:
1-46933-128-3m

SEWAGE FACILITIES PLANNING MODULE
COMPONENT 4A - MUNICIPAL PLANNING AGENCY REVIEW

Note to Project Sponsor: To expedite the review of your proposal, one copy of your completed planning module package and one copy of this *Planning Agency Review Component* should be sent to the local municipal planning agency for their comments.

SECTION A. PROJECT NAME (See Section A of instructions)

Project Name

Little Road Sewer Extension

SECTION B. REVIEW SCHEDULE (See Section B of instructions)

1. Date plan received by municipal planning agency _____
2. Date review completed by agency _____

SECTION C. AGENCY REVIEW (See Section C of instructions)

Yes No

- | | | |
|--------------------------|--------------------------|---|
| <input type="checkbox"/> | <input type="checkbox"/> | 1. Is there a municipal comprehensive plan adopted under the Municipalities Planning Code (53 P.S. 10101, <i>et seq.</i>)? |
| <input type="checkbox"/> | <input type="checkbox"/> | 2. Is this proposal consistent with the comprehensive plan for land use?
If no, describe the inconsistencies _____ |
| <input type="checkbox"/> | <input type="checkbox"/> | 3. Is this proposal consistent with the use, development, and protection of water resources?
If no, describe the inconsistencies _____ |
| <input type="checkbox"/> | <input type="checkbox"/> | 4. Is this proposal consistent with municipal land use planning relative to Prime Agricultural Land Preservation? |
| <input type="checkbox"/> | <input type="checkbox"/> | 5. Does this project propose encroachments, obstructions, or dams that will affect wetlands?
If yes, describe impacts _____ |
| <input type="checkbox"/> | <input type="checkbox"/> | 6. Will any known historical or archaeological resources be impacted by this project?
If yes, describe impacts _____ |
| <input type="checkbox"/> | <input type="checkbox"/> | 7. Will any known endangered or threatened species of plant or animal be impacted by this project?
If yes, describe impacts _____ |
| <input type="checkbox"/> | <input type="checkbox"/> | 8. Is there a municipal zoning ordinance? |
| <input type="checkbox"/> | <input type="checkbox"/> | 9. Is this proposal consistent with the ordinance?
If no, describe the inconsistencies _____ |
| <input type="checkbox"/> | <input type="checkbox"/> | 10. Does the proposal require a change or variance to an existing comprehensive plan or zoning ordinance? |
| <input type="checkbox"/> | <input type="checkbox"/> | 11. Have all applicable zoning approvals been obtained? |
| <input type="checkbox"/> | <input type="checkbox"/> | 12. Is there a municipal subdivision and land development ordinance? |

SECTION C. AGENCY REVIEW (continued)

Yes	No	
-----	----	--

- | | | |
|--------------------------|--------------------------|---|
| <input type="checkbox"/> | <input type="checkbox"/> | 13. Is this proposal consistent with the ordinance? |
|--------------------------|--------------------------|---|

If no, describe the inconsistencies _____

- | | | |
|--------------------------|--------------------------|---|
| <input type="checkbox"/> | <input type="checkbox"/> | 14. Is this plan consistent with the municipal Official Sewage Facilities Plan? |
|--------------------------|--------------------------|---|

If no, describe the inconsistencies _____

- | | | |
|--------------------------|--------------------------|--|
| <input type="checkbox"/> | <input type="checkbox"/> | 15. Are there any wastewater disposal needs in the area adjacent to this proposal that should be considered by the municipality? |
|--------------------------|--------------------------|--|

If yes, describe _____

- | | | |
|--------------------------|--------------------------|--|
| <input type="checkbox"/> | <input type="checkbox"/> | 16. Has a waiver of the sewage facilities planning requirements been requested for the residual tract of this subdivision? |
|--------------------------|--------------------------|--|

- | | | |
|--------------------------|--------------------------|---|
| <input type="checkbox"/> | <input type="checkbox"/> | If yes, is the proposed waiver consistent with applicable ordinances? |
|--------------------------|--------------------------|---|

If no, describe the inconsistencies _____

17. Name, title and signature of planning agency staff member completing this section:

Name: _____

Title: _____

Signature: _____

Date: _____

Name of Municipal Planning Agency: Lower Frederick Planning Commission

Address 53 Spring Mount Road, Schwenksville, PA 19473

Telephone Number: 610-287-8857

SECTION D. ADDITIONAL COMMENTS (See Section D of instructions)

This component does not limit municipal planning agencies from making additional comments concerning the relevancy of the proposed plan to other plans or ordinances. If additional comments are needed, attach additional sheets.

The planning agency must complete this component within 60 days.

This component and any additional comments are to be returned to the applicant.



SEWAGE FACILITIES PLANNING MODULE COMPONENT 4B - COUNTY PLANNING AGENCY REVIEW

(or Planning Agency with Areawide Jurisdiction)

Note to Project Sponsor: To expedite the review of your proposal, one copy of your completed planning package and one copy of this *Planning Agency Review Component* should be sent to the county planning agency or planning agency with areawide jurisdiction for their comments.

SECTION A. PROJECT NAME (See Section A of instructions)

Project Name

Little Road Sewer Extension

SECTION B. REVIEW SCHEDULE (See Section B of instructions)

1. Date plan received by county planning agency _____
2. Date plan received by planning agency with areawide jurisdiction _____
Agency name _____
3. Date review completed by agency _____

SECTION C. AGENCY REVIEW (See Section C of instructions)

Yes No

- | | |
|---|--|
| <input type="checkbox"/> <input type="checkbox"/> | 1. Is there a county or areawide comprehensive plan adopted under the Municipalities Planning Code (53 P.S. 10101 <i>et seq.</i>)? |
| <input type="checkbox"/> <input type="checkbox"/> | 2. Is this proposal consistent with the comprehensive plan for land use? |
| <input type="checkbox"/> <input type="checkbox"/> | 3. Does this proposal meet the goals and objectives of the plan?
If no, describe goals and objectives that are not met _____ |
| <input type="checkbox"/> <input type="checkbox"/> | 4. Is this proposal consistent with the use, development, and protection of water resources?
If no, describe inconsistency _____ |
| <input type="checkbox"/> <input type="checkbox"/> | 5. Is this proposal consistent with the county or areawide comprehensive land use planning relative to Prime Agricultural Land Preservation?
If no, describe inconsistencies: _____ |
| <input type="checkbox"/> <input type="checkbox"/> | 6. Does this project propose encroachments, obstructions, or dams that will affect wetlands?
If yes, describe impact _____ |
| <input type="checkbox"/> <input type="checkbox"/> | 7. Will any known historical or archeological resources be impacted by this project?
If yes, describe impacts _____ |
| <input type="checkbox"/> <input type="checkbox"/> | 8. Will any known endangered or threatened species of plant or animal be impacted by the development project?
If yes, describe impacts _____ |
| <input type="checkbox"/> <input type="checkbox"/> | 9. Is there a county or areawide zoning ordinance? |
| <input type="checkbox"/> <input type="checkbox"/> | 10. Does this proposal meet the zoning requirements of the ordinance?
If no, describe inconsistencies _____ |

SECTION C. AGENCY REVIEW (continued)

Yes No

- ☐ ☐ 11. Have all applicable zoning approvals been obtained?
- ☐ ☐ 12. Is there a county or areawide subdivision and land development ordinance?
- ☐ ☐ 13. Does this proposal meet the requirements of the ordinance?
If no, describe which requirements are not met _____
- ☐ ☐ 14. Is this proposal consistent with the municipal Official Sewage Facilities Plan?
If no, describe inconsistency _____
- ☐ ☐ 15. Are there any wastewater disposal needs in the area adjacent to this proposal that should be considered by the municipality?
If yes, describe _____
- ☐ ☐ 16. Has a waiver of the sewage facilities planning requirements been requested for the residual tract of this subdivision?
☐ ☐ If yes, is the proposed waiver consistent with applicable ordinances.
If no, describe the inconsistencies _____
- ☐ ☐ 17. Does the county have a stormwater management plan as required by the Stormwater Management Act?
☐ ☐ If yes, will this project plan require the implementation of storm water management measures?
18. Name, Title and signature of person completing this section:
Name: _____
Title: _____
Signature: _____
Date: _____
Name of County or Areawide Planning Agency: Montgomery County Planning Commission
Address: One Montgomery Plaza, Suite 201, 425 Swede St., Norristown, PA 19401
Telephone Number: 610-278-3722

SECTION D. ADDITIONAL COMMENTS (See Section D of instructions)

This component does not limit county planning agencies from making additional comments concerning the relevancy of the proposed plan to other plans or ordinances. If additional comments are needed, attach additional sheets.

The county planning agency must complete this component within 60 days.

This component and any additional comments are to be returned to the applicant.

SEWAGE FACILITIES PLANNING MODULE COMPONENT 4C - COUNTY OR JOINT HEALTH DEPARTMENT REVIEW

Note to Project Sponsor: To expedite the review of your proposal, one copy of your completed planning module package and one copy of this *Planning Agency Review Component* should be sent to the county or joint county health department for their comments.

SECTION A. PROJECT NAME (See Section A of instructions)

Project Name

Little Road Sewer Extension

SECTION B. REVIEW SCHEDULE (See Section B of instructions)

1. Date plan received by county or joint county health department _____
 Agency name _____
2. Date review completed by agency _____

SECTION C. AGENCY REVIEW (See Section C of instructions)

Yes No

- | | | | |
|--|--------------------------|----|--|
| <input type="checkbox"/> | <input type="checkbox"/> | 1. | Is the proposed plan consistent with the municipality's Official Sewage Facilities Plan?
If no, what are the inconsistencies? _____ |
| <input type="checkbox"/> | <input type="checkbox"/> | 2. | Are there any wastewater disposal needs in the area adjacent to this proposal that should be considered by the municipality?
If yes, describe _____ |
| <input type="checkbox"/> | <input type="checkbox"/> | 3. | Is there any known groundwater degradation in the area of this proposal?
If yes, describe _____ |
| <input type="checkbox"/> | <input type="checkbox"/> | 4. | The county or joint county health department recommendation concerning this proposed plan is as follows: _____ |
| 5. Name, title and signature of person completing this section: | | | |
| Name: _____ | | | |
| Title: _____ | | | |
| Signature: _____ | | | |
| Date: _____ | | | |
| Name of County Health Department: <u>Montgomery County Health Department</u> | | | |
| Address: <u>1430 DeKalb St, PO Box 311, Norristown, PA 19404-0311</u> | | | |
| Telephone Number: <u>610-278-5117</u> | | | |

SECTION D. ADDITIONAL COMMENTS (See Section D of instructions)

This component does not limit county planning agencies from making additional comments concerning the relevancy of the proposed plan to other plans or ordinances. If additional comments are needed, attach additional sheets.

The county planning agency must complete this component within 60 days.

This component and any additional comments are to be returned to the applicant.

Pennsylvania
Department of
Environmental Protection**SEWAGE FACILITIES PLANNING MODULE
FOR
MINOR ACT 537 UPDATE REVISION**Code No.
1-46933-128-3m**Component 3m. Municipal or Authority Sponsored Minor Sewage Collection Project***(Return completed module package to appropriate municipality)*

DEP USE ONLY				
DEP CODE #	CLIENT ID #	SITE ID #	APS ID #	AUTH ID #

This document provides a simplified planning format for municipalities and municipal authorities proposing the construction of a sewer extension primarily serving existing development. Typically, this format would be used for projects involving the extension of sewer service to no more than 100 equivalent dwelling units (EDUs) and where the majority of the project serves existing development. For projects where more than 50 percent of the proposed customers will result from new land development, a Component 3 Sewage Facilities Planning Module would typically be used. For larger projects or if the project would involve the construction or modification of a wastewater treatment facility, then a general Act 537 Update Revision, meeting all of the requirements of Title 25 Pennsylvania Code, Chapter 71 § 71.21, is appropriate.

DEP staff will make a final determination as to the appropriate type of planning for a given project based on the review of a plan of study. Eligibility for a grant to offset the cost of planning will be determined by DEP staff based upon review of a *Task/Activity Report* (3850-FM-BCW0005). The project sponsor submits both documents. **DO NOT** use this form without coordinating with your local DEP staff. Refer to the instructions.

This planning document, along with any other documents specified in the cover letter, must be completed and submitted to the municipality with jurisdiction over the project site for review and approval. All required documentation must be attached for the Sewage Facilities Planning Module to be complete. Refer to the instructions for help in completing this component.

A. PROJECT INFORMATION (See Section A of instructions)

1. Project Name

Little Road Sewer Extension

2. Brief Project Description

Extend sewer to an additional 3 existing lots located along Little Road (5, 6, and 8)

B. CLIENT (MUNICIPALITY) INFORMATION (See Section B of instructions)

Municipality Name	County	City	Boro	Twp
Lower Frederick	Montgomery	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Municipality Contact - Last Name	First Name	MI	Suffix	Title
Wager	Jason			Township Manager
Additional Individual - Last Name	First Name	MI	Suffix	Title
Municipality Mailing Address Line 1		Mailing Address Line 2		
53 Spring Mount Road				
Address Last Line - City		State	ZIP+4	
Schwenksville		PA	19473	
Phone + Ext.	FAX (optional)	Email (optional)		
610-287-8857	610-287-0540	jwager@lowerfrederick.org		

C. SITE INFORMATION (See Section C of instructions)

Site Name

Little Road Sewer Extension

Site Location Line 1

5, 6, and 8 Little Road

Site Location Line 2

Site Location Last Line - City

Perkiomenville

State

PA

ZIP+4

19492

Latitude

40°16'49.0"N

Longitude

75°28'58.2"W

Detailed Written Directions to Site

From US-422 E near Sanatoga, take the exit for Sanatoga; turn right onto Evergreen Rd/Old Township Line Rd. After .6 mi, merge onto W Ridge Rd and go 1.3 mi. Turn left for Neiffer Rd. After 2.1 mi., turn right onto Gerloff Rd, proceed 2.5 mi, before turning right onto Big Rd. At the traffic circle, take the 3rd exit onto Gravel Pike. Turn Left onto Little Rd.

Description of Site

Developed lots; public sewer extension to be placed in the existing road/driveway ROW

Site Contact - Last Name

Sacks

First Name

Matt

MI

Suffix

Phone

610-287-7393

Ext.

Site Contact Title

Project Manager

Site Contact Firm (if none, leave blank)

Sacks and Sons

FAX

Email

matt@sacksandsons.com

Mailing Address Line 1

1207 Gravel Pike

Mailing Address Line 2

Mailing Address Last Line - City

Zeiglersville

State

PA

ZIP+4

19492

D. PROJECT CONSULTANT INFORMATION (See Section D of instructions)

Last Name

Kerstetter

First Name

Jeremy

MI

Suffix

Title

Planning Consultant

Consulting Firm Name

Environmental Design Service

Mailing Address Line 1

443 W 1st Ave

Mailing Address Line 2

Address Last Line - City

Parkesburg

State

PA

ZIP+4

19365

Country

USA

Email

jeremy@edssoilconsulting.com

Phone

610-582-0605

Ext.

FAX

484-706-9981

E. AVAILABILITY OF DRINKING WATER SUPPLY (See Section E of instructions)

The project will be provided with drinking water from the following source: (Check appropriate box)

☒ Individual wells or cisterns.☐ A proposed public water supply.☐ An existing public water supply.

If existing public water supply is to be used, provide the name of the water company and attach documentation from the water company stating that it will serve the project.

Name of water company: _____

F. PROJECT NARRATIVE (See Section F of instructions)

- ☒ A narrative has been prepared as described in Section E of the instructions and is attached.

The applicant may choose to include additional information beyond that required by Section E of the instructions.

☐ **G. SEWAGE DISPOSAL NEEDS IDENTIFICATION** (See Section G of instructions)

Conduct sanitary and water supply surveys per DEP's publication entitled *Sewage Disposal Needs Identification*. This is highly recommended for all projects. It is required if PENNVEST funding is to be sought for the project, or if required by DEP as indicated by the checked box opposite this item.

H. EXISTING WASTEWATER FACILITIES (See Section H of instructions)

1. COLLECTION SYSTEM

Provide requested information concerning the existing treatment facility.

- a. Name of existing collection system Lower Frederick Township
Clean Streams Law Permit Number 4697403
- b. Name of interceptor Little Road Zeiglerville Collection System
Clean Streams Law Permit Number 4697403

2. WASTEWATER TREATMENT FACILITY

Provide requested information concerning the existing treatment facility.

Name of existing facility Lower Frederick Township Sewage Treatment Plant
NPDES Permit Number for existing facility 50105

I. PROPOSED WASTEWATER FACILITIES (See Section I of instructions)

1. Provide an estimate of the immediate and five year projected flow from the proposed sewer extension. Address the capacity for this flow in the existing conveyance and treatment facilities in terms of the most recent wasteload management annual report for these facilities.

2. PLOT PLAN

The following information is to be submitted on a plot plan or map of the proposed project that clearly reflects the relationship between the proposed facilities and the identified features.

- | | |
|--|--|
| a. Existing and proposed buildings. | h. Existing and proposed streets, roadways, access roads, etc. |
| b. Lot lines and lot sizes. | i. Any designated recreational or open space area |
| c. Adjacent lots. | j. Wetlands - from National Wetland Inventory Mapping and USGS Hydric Soils Mapping. |
| d. Existing and proposed sewerage facilities. | k. Flood plains or Floodprone area soils, floodways, watercourses, water bodies (from Federal Flood Insurance Mapping) |
| e. Show tap-in or sewer extension to the point of connection to existing collection system. | l. Prime Agricultural Land. |
| f. Existing and proposed water supplies and surface water (wells, springs, ponds, streams, etc.) | m. Any other facilities (pipelines, power lines, etc.) |
| g. Existing and proposed rights-of-way. | n. Orientation to north. |

I. PROPOSED WASTEWATER FACILITIES (continued)

3. WETLAND PROTECTION

YES NO

- a. ☐ ☒ Are there wetlands in the project area? If yes, indicate these areas on the plot plan as shown in the mapping or through on-site delineation.
- b. ☐ ☒ Are there any construction activities (encroachments, or obstructions) proposed in, along, or through the wetlands? If yes, identify any proposed encroachments on wetlands and identify whether a General Permit or a full encroachment permit will be required. If a full permit is required, address time and cost impacts on the project. Note that wetland encroachments should be avoided where feasible. Also note that a feasible alternative **MUST BE SELECTED** to an identified encroachment on an exceptional value wetland as defined in Chapter 105. Identify any project impacts on HQ or EV streams and address impacts of the permitting requirements of said encroachments on the project.

4. PRIMARY AGRICULTURAL LAND PROTECTION

- a. ☐ ☒ Will your project involve the disturbance of any prime agricultural lands? If "yes" indicate any alternatives to this disturbance that were considered and the reasons they were not deemed feasible. Identify any primary or secondary impacts of the project on the Commonwealth's prime agricultural lands. Evaluate alternatives to avoid or mitigate undesirable impacts. The selected sewage facilities plan must be consistent with local measures in place to protect prime agricultural lands.

5. STORMWATER MANAGEMENT IMPACTS:

- a. ☐ ☒ Will the project impact an area covered by a DEP approved County Stormwater Management Plan? If yes show that the proposed facilities are consistent with that plan.

6. PENNSYLVANIA NATURAL DIVERSITY INDEX (PNDI) CONSISTENCY:

Check one:

- ☒ The "Pennsylvania Natural Diversity Inventory (PNDI) Project Environmental Review Receipt" resulting from my search of the PNDI database and all supporting documentation from jurisdictional agencies (when necessary) is/are attached.
- ☐ A *Manual Project Submission Form* was submitted to each jurisdictional agency and their responses are attached.
- ☐ A concurrent review has been requested. I realize that all supporting documentation from each jurisdictional agency must be submitted to the DEP before the end of the technical review due date or my planning module may be denied. Applicant or Consultant Initials _____

7. COMPREHENSIVE PLAN CONSISTENCY:

- ☒ A narrative and mapping to show that the proposed project is consistent with any comprehensive plan developed under the Pennsylvania Municipalities Planning Code (Act 247) is attached. Document that the proposed project is consistent with land use and all other requirements stated in the comprehensive plan.

8. COOPERATION WITH PA. HISTORICAL AND MUSEUM COMMISSION (PHMC):

- ☒ Applicants shall coordinate with the State Historic and Preservation Office (SHPO) and the Pennsylvania Historic and Museum Commission (PHMC) using the PA-SHARE online consultation tool at <https://www.pa.gov/agencies/phmc/pa-share.html>. The planning submittal must include the response received by the applicant from PA-SHARE. Note that the Commission may require archeological surveys if federal funds, including PENNVEST, will be used in the project. If PENNVEST funds are to be used, DEP cannot recommend the project to PENNVEST for consideration until any required surveys have been done and the project has been "cleared" by the Commission.

9. ADDITIONAL REQUIREMENTS FOR PENNVEST PROJECTS:

- ☐ A copy of the additional information is attached. If PENNVEST funding is to be sought for the project, address these additional items in terms of any project impacts and measures to avoid or mitigate same.
- Cost Effectiveness
 - Air quality
 - Floodplains
 - Wild and scenic rivers
 - Coastal zone management
 - Socio-economic impacts
 - Water supplies
 - Other environmentally sensitive areas

J. ALTERNATIVE SEWAGE FACILITIES ANALYSIS (See Section J of instructions)

- ☒ An alternative sewage facilities analysis has been prepared as described in Section J of the instructions and is attached.

The applicant may choose to include additional information beyond that required by Section J of the instructions.

K. CHAPTER 94 CONSISTENCY DETERMINATION (See Section K of instructions)

- ☒ Projects that propose the use of existing municipal collection, conveyance or wastewater treatment facilities, or the construction of collection and conveyance facilities to be served by existing municipal wastewater treatment facilities must be consistent with the requirements of Chapter 94 of DEP's rules and regulations (relating to Municipal Wasteload Management). If more than one municipality or authority will be affected by the project, please obtain the information required in this section for each. Additional sheets may be attached for this purpose.

1. Project Flows 840 gpd

2. Total Sewage Flows to Facilities

- a. Enter average and peak sewage flows for each proposed or existing facility as designed or permitted.
- b. Enter the present average and peak sewage flows for the critical sections of existing facilities.
- c. Enter the average and peak sewage flows projected for 5 years through the critical sections of existing facilities which includes existing, proposed, or future projects.

To complete the table, refer to Section K of instructions.

	a. Design and/or Permitted Capacity (gpd)		b. Present Flows (gpd)		c. Projected Flows in 5 years (gpd)	
	Average	Peak	Average	Peak	Average	Peak
Collection	125,000	500,000	144,000	156,000	161,000	174,000
Conveyance	18,000	252,000	143,325	155,347	174,610	189,356
Treatment	161,000	500,000	144,000	156,000	161,000	174,000

3. Collection and Conveyance Facilities

The questions below are to be answered by the sewer authority, municipality, or agency responsible for completing the Chapter 94 report for the collection and conveyance facilities. These questions should be answered in coordination with the latest Chapter 94 annual report and the above table.

This project proposes sewer extensions or tap-ins. Will these actions create a hydraulic overload within five years on any existing collection or conveyance facilities that are part of the system? ☐ Yes ☒ No

- a. If yes, this sewage facilities planning module will not be accepted for review by the municipality, delegated local agency and/or DEP until all inconsistencies with Chapter 94 are resolved or unless there is an approved plan and schedule granting an allocation for this project. A letter granting allocations to this project under the plan and schedule must be attached to the module package.

- b. If no, the sewer authority, municipality, or agency responsible for completing the Chapter 94 report for the collection and conveyance facilities must sign below to indicate that the collection and conveyance facilities have adequate capacity and are able to provide service to the proposed development in accordance with Chapter 94 requirements and that this proposal will not affect this status.

c. Collection System

Name of Agency, Authority, Municipality Lower Frederick Township

Name of Responsible Agent Jason Wager

Agent Signature 

Date 06 04 2025

d. Conveyance System

Name of Agency, Authority, Municipality Lower Frederick Township

Name of Responsible Agent Jason Wager

Agent Signature 

Date 06 04 2025

K. CHAPTER 94 CONSISTENCY DETERMINATION (continued)

4. Treatment Facility

The questions below are to be answered by the facility permittee in coordination with the information in the table and the latest Chapter 94 report.

This project proposes the use of an existing wastewater treatment plant for the disposal of sewage. Will this action create a hydraulic or organic overload within 5 years at that facility? ☐ Yes ☒ No

- a. If yes, this planning module for sewage facilities will not be reviewed by the municipality, delegated local agency and/or DEP until this inconsistency with Chapter 94 is resolved or unless there is an approved plan and schedule granting an allocation for this project. A letter granting allocations to this project under the plan and schedule must be attached to the planning module.

- b. If no, the treatment facility permittee must sign below to indicate that this facility has adequate treatment capacity and is able to provide wastewater treatment services for the proposed development in accordance with Chapter 94 requirements and that this proposal will not impact this status

c. Name of Agency, Authority, Municipality Lower Frederick Township

Name of Responsible Agent Jason Wager

Agent Signature 

Date 06 04 2025

L. INSTITUTIONAL EVALUATION (See Section L of instructions)

- ☒ An institutional evaluation is attached. Identify the entity which will design, obtain necessary permits, construct, own and operate the proposed facilities. If a low pressure vacuum or effluent sewer are proposed, discuss purchase, installation, operation and maintenance responsibilities for the individual pumping, valves, tanks, etc.

M. PROJECT COST AND FUNDING ANALYSIS (See Section M of instructions)

- ☒ A detailed cost estimate and present worth analysis for the project is attached. Provide a financing plan for the project, identifying the funding source(s) and identifying estimated tap fees and user rates. For projects proposing the use of PENNVEST funds, see Section I. 9. **ADDITIONAL REQUIREMENTS FOR PENNVEST PROJECTS**. Complete the following table:

Cost and Funding Information (Estimated)	
COST	
Construction cost	\$
Administrative, legal, engineering cost	\$
Total project cost	\$
Annual O/M cost	\$
FUNDING	
Tap-in fees (\$ per EDU X no. EDUs)	\$
Proceeds from primary funding source	\$
Proceeds from other funding sources	\$
USER COSTS	
Initial user base	EDUs
Monthly debt service per EDU	\$
Monthly O/M cost per EDU	\$
Total estimated monthly user cost per EDU	\$

N. PROJECT IMPLEMENTATION SCHEDULE (See Section N of instructions)

- ☒ A project implementation schedule showing milestone dates for submission of DEP permit applications, initiation and completion of construction and any other milestones significant to this particular project is attached to this component

O. PUBLIC NOTIFICATION REQUIREMENT (See Section O of instructions)

- ☐ Attached is a copy of the public notice. All comments received as a result of the notice are attached.
- ☐ Municipal response to these comments is attached.
- ☐ No comments were received. A copy of the public notice is attached.

☐ **P. ADDITIONAL CHAPTER 71 PLANNING ELEMENTS** (See Section P of instructions)

a. Additional planning elements are required by DEP.

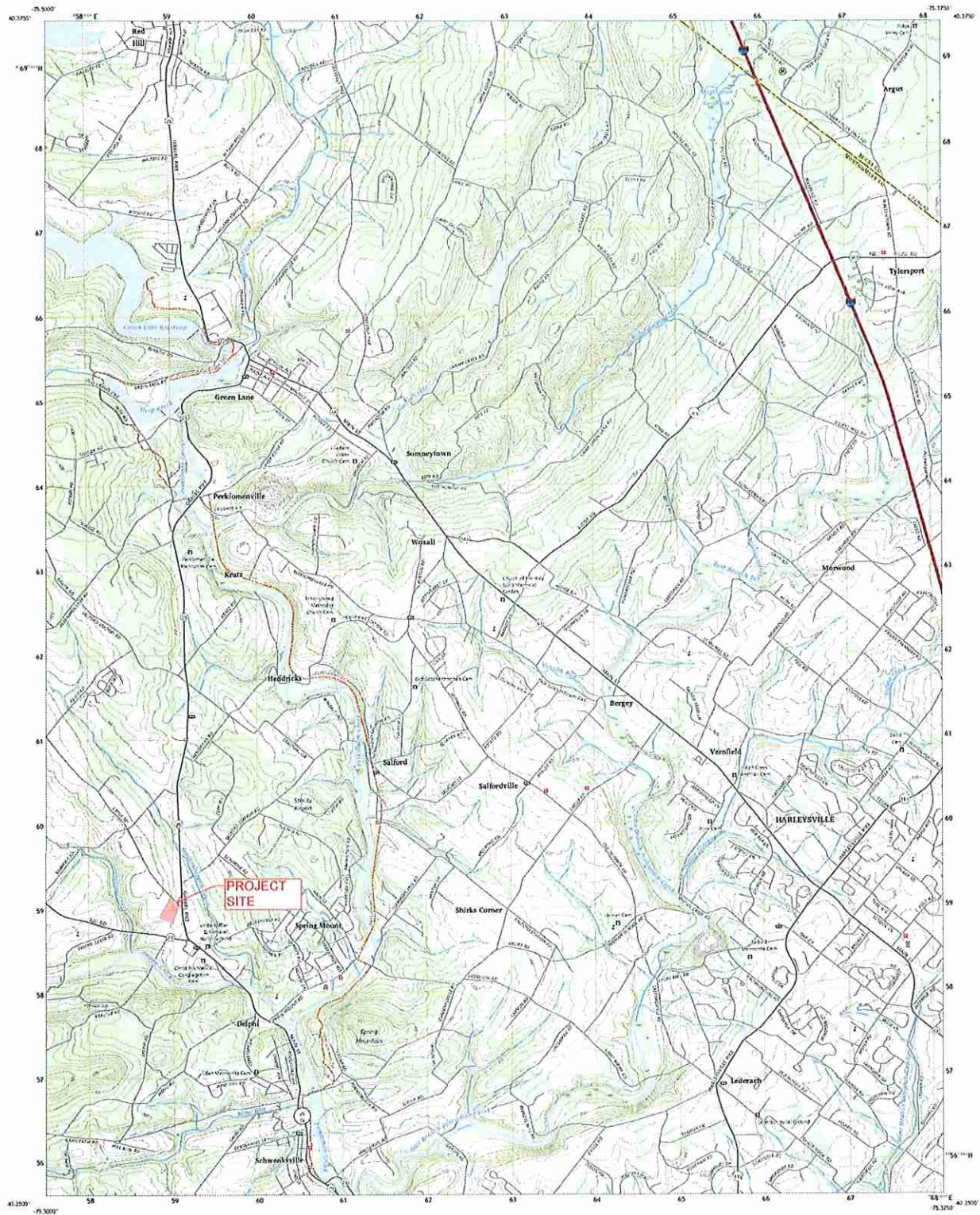
- _____
- _____
- _____
- _____
- _____

Q. PLANNING AGENCY REVIEW (See Section Q of instructions)

- ☒ Local Planning Commission comments or Component 4a are attached.
- ☒ County, Area, Or Region Planning Commission comments or Component 4b are attached.
- ☒ County or Joint County Health Department comments (if appropriate) or Component 4c are attached.

R. RESOLUTION OF ADOPTION (See Section R of instructions)

- ☒ An original, signed, and sealed Resolution of Adoption is attached.

[illegible]

CONTOUR INTERVAL 10 FEET
NORTH AMERICAN VERTICAL DATUM OF 1900

This map was produced to conform with the
National Geospatial Program U.S. Type Product Standard






1	2	3
4	5	6
7	8	9

1 Fast Green
 2 Milled Squid
 3 Quaker Oats
 4 Lima Beans
 5 Tofu
 6 Potatoes
 7 Cottage Cheese
 8 Lentils

ROAD CLASSIFICATION

Expressway		Local Connector	
Secondary Freeway		Local Road	
Ramp		etc.	

 Interstate Route  US Route  State Route

PERKIOMENVILLE, PA
2021

Little Road Sewer Extension (Sacks and Sons, Inc.)

June 26, 2025

5, 6, 8 Little Road

Perkiomenville, PA 18074

Lower Frederick Township, Montgomery County

PROJECT NARRATIVE

1-46933-128-3m

The scope of this project encompasses the connection of three (3) residential lots to the public sewer owner and operated by Lower Frederick Township. The parcels to be connected, identified by the Montgomery County Property Assessment Office as PINs 38-00-01186-50-4, 38-00-01186-00-9, and 38-00-01183-00-3 are owned by Terrance J. & Melsandra Sacks, Jonathan B. & Amy Ott Sacks, and Amy R. Desimine, respectively, and are located at 5, 6, and 8 Little Road, Perkiomenville, PA 18074.

Each of the lots proposed for connection will be adding 280 GPD (1 EDU), for a total combined value of 840 GPD (for calculations, refer to *Sewage Flows*). This project is privately funded and slated to begin fall of 2025.

In accordance with the Department of Environmental Protection's (DEP) requirements for subdivisions and lot development (25 PA Code, Chapters 71-73), long-term sewage disposal is to be provided by the public sewer system maintained by the Lower Frederick Township's (LFT) Wastewater Treatment Plant (WTP) (PA0050105). The proposed dwelling is to connect to the system via Little Road.

PREPARED BY:

Jeremy Kerstetter

Planning Consultant, SEO

Environmental Design Service

443 W 1st Ave

Parkessburg, PA 19365

Little Road Sewer Extension (Sacks and Sons, Inc.)
5, 6, 8 Little Road
Perkiomenville, PA 18074
Lower Frederick Township, Montgomery County

June 26, 2025

SEWAGE FLOWS REPORT

1-46933-128-3m

The following sewage flows estimates are based on information provided by the Client (Matthew Sacks of Sacks and Sons, Inc., developer) and calculated in accordance with the PA Department of Environmental Protection's regulations, *Chapter 25 Environmental Protection, Chapter 73.17 Sewage Flows (25 PA Code § 73.17)*, EDU/flows values are assigned by the Lower Frederick Township Wastewater Treatment Plant at an allocation of 280 GPD per EDU.

Project Description:

The project involves the connection of three existing residential lots to an existing public sewer line at the end of the Little Road. All three residential lots are to be served by public sewer.

Proposed Flows (to be connected):

3 Bedroom, Single-Family Dwelling (SFD)	280 Gallons/Day (GPD)
3 Bedroom, Single-Family Dwelling (SFD)	280 Gallons/Day (GPD)
3 Bedroom, Single-Family Dwelling (SFD)	280 Gallons/Day (GPD)

The project proposes a total net flow increase of 840 GPD, or 3 EDU, to be added to the Lower Frederick Township's Wastewater Treatment Plant (LFTWTP). Per the Municipal Engineer, Hydraterra Professionals (HtP), LFTWTP does have capacity to treat these additional flows over the next five (5) years without overflowing or otherwise causing issue to the system.

PREPARED BY:

Jeremy Kerstetter
Planning Consultant, SEO
Environmental Design Service
443 W 1st Ave
Parkesburg, PA 19365



February 5, 2025

Mr. Jason A. Wager
Township Manager
Lower Frederick Township
53 Spring Mount Road
Schwenksville, PA 19473

**RE: Matthew Sacks Sanitary Sewer Extension
Lower Frederick Township
PADEP Sewer Planning Exemption Mailer
Project Number: LFTW22004**

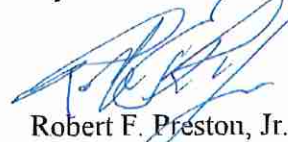
Dear Mr. Wager:

The proposed Matthew Sacks sanitary sewer extension (project) aims to connect the properties at 5, 6, and 8 Little Road to the Lower Frederick Township (LFTW) public sanitary sewer system. This extension includes a minimum 20-foot-wide sanitary sewer easement. Once the project is completed and accepted, approximately 575 feet of 8-inch PVC piping and two (2) sanitary manholes will be dedicated to the Township. This extension will convey three (3) equivalent dwelling units (EDUs) to the public sanitary sewer system Wastewater Treatment Plant (WTP).

According to my evaluation of the proposed project, LFTW's existing sanitary sewers and WTP will have adequate capacity to convey and treat the wastewater over the next five (5) years.

Please feel free to contact me should you have any questions or require additional information.

Very truly yours,
Hydraterra Professionals (HtP)



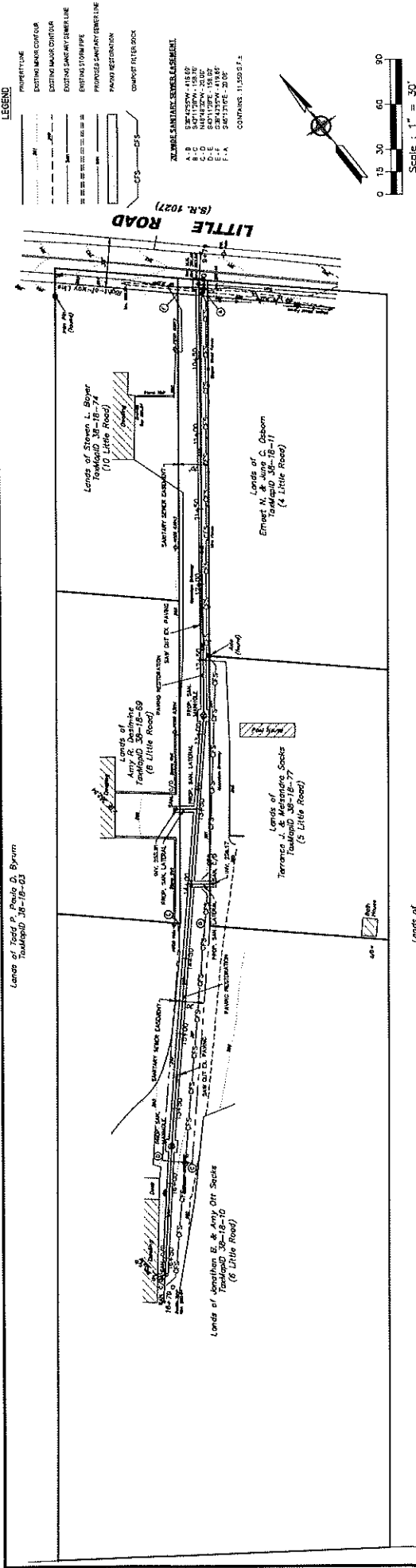
Robert F. Preston, Jr.
Managing Engineer

cc: Carol Schuehler, Township Engineer
Peter Nelson, Township Solicitor

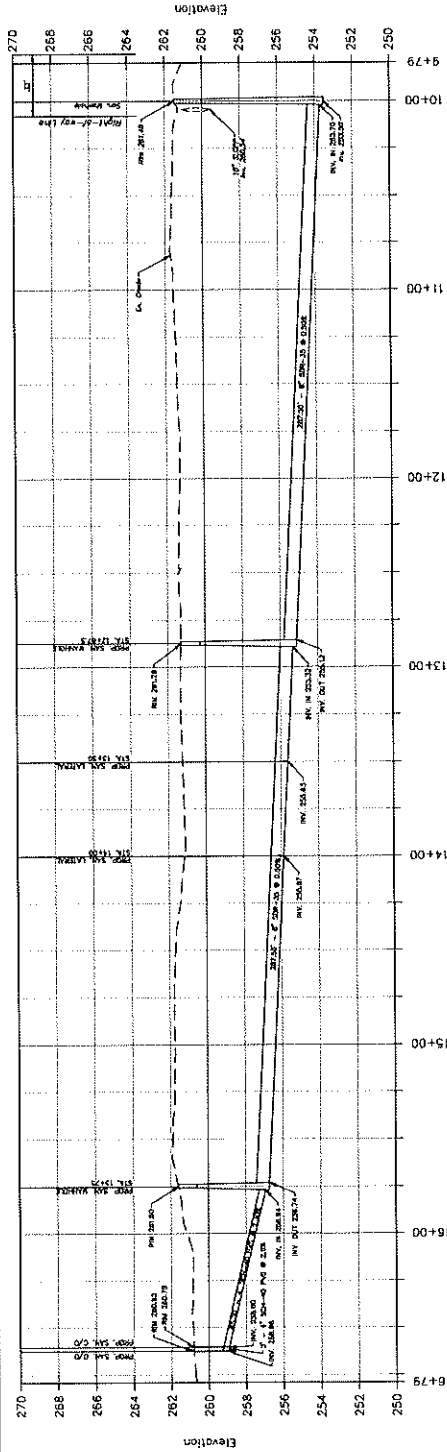
Common sense, practical solutions for today's and tomorrow's water resource challenges

1691 Horseshoe Pike, Suite 2, Glenmoore, PA 19343 • 610.942.3000 • 610.942.3100 www.hydraterrapro.com

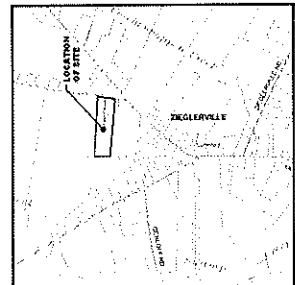
Lands of Todd P. Paula D. Byrum
Township 38-18-03



Lands of
Lower Frederick Township
Township 38-18-12 & 38-18-75



Profile - PROPOSED SANITARY SEWER LINE EXTENSION
Horizontal Scale : 1" = 30' - Vertical Scale : 1" = 3'

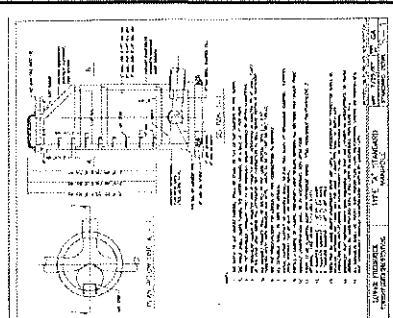
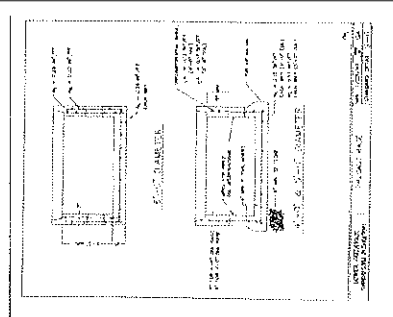
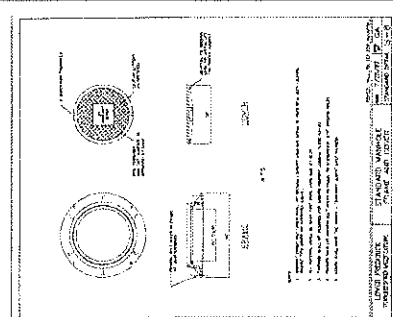
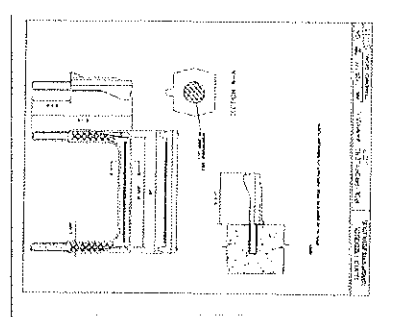
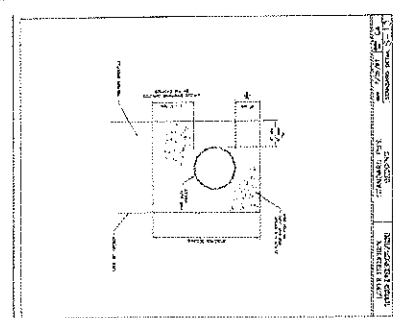
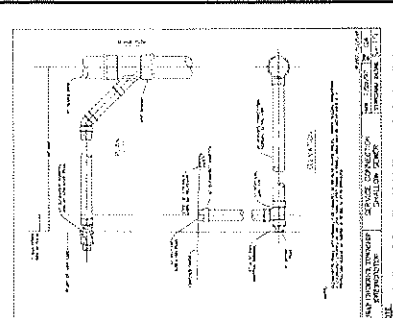
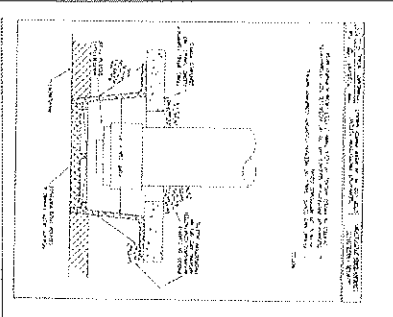
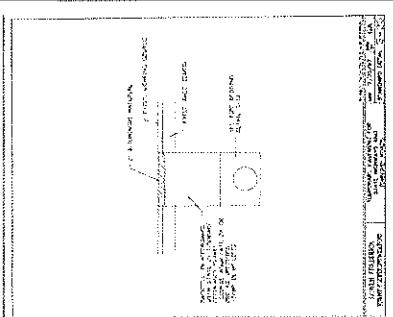
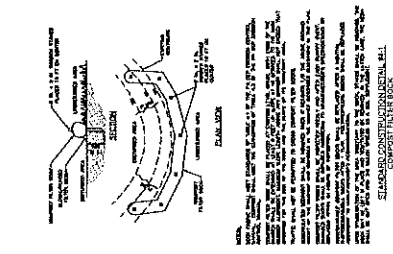
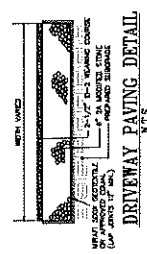


- NOTES:**
1. Contours are as field survey. Bench mark is from existing sanitary manhole at Little Road, shown.
 2. Elevation 30' at 0'.
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BA BERCEK & ASSOCIATES
110 N. Lees Road, Sayre, PA 16841-0001
Phone: (717) 838-1100
Fax: (717) 838-1101
Email: info@bercek.com

SACKS & SONS
Sanitary Sewer Line Extension Plan & Profile for
Lower Frederick Township
January 23, 2025
Plan No. C-24-202
Sheet 11 of 12

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LOWER FREDERICK TOWNSHIP
MONTGOMERY COUNTY, PENNSYLVANIA
SANITARY MANHOLE LOCATION PLAN

5150513



The authors thank Lisa L. Ezzell and 2002-2003 White House Fellows, Tennessee County Board of Assessment Appeals, and the City of Knoxville and the University of Tennessee for their generous support. All statistics were made available under a Creative Commons license. However, the data should not be used for engineering purposes.



1. PROJECT INFORMATION

Project Name: **Sacks & Sons - Little Road**

Date of Review: **1/9/2025 11:03:12 AM**

Project Category: **Development, Residential, Subdivision containing more than 2 lots and/or 2 single-family units**

Project Area: **3.63 acres**

County(s): **Montgomery**

Township/Municipality(s): **Lower Frederick Township**

ZIP Code:

Quadrangle Name(s): **PERKIOMENVILLE**

Watersheds HUC 8: **Schuylkill**

Watersheds HUC 12: **Swamp Creek**

Decimal Degrees: **40.280187, -75.483012**

Degrees Minutes Seconds: **40° 16' 48.6737" N, 75° 28' 58.8421" W**



2. SEARCH RESULTS

Agency	Results	Response
PA Game Commission	No Known Impact	No Further Review Required
PA Department of Conservation and Natural Resources	No Known Impact	No Further Review Required
PA Fish and Boat Commission	No Known Impact	No Further Review Required
U.S. Fish and Wildlife Service	Potential Impact	MORE INFORMATION REQUIRED, See Agency Response

As summarized above, Pennsylvania Natural Diversity Inventory (PNDI) records indicate there may be potential impacts to threatened and endangered and/or special concern species and resources within the project area. If the response above indicates "No Further Review Required" no additional communication with the respective agency is required. If the response is "Further Review Required" or "See Agency Response," refer to the appropriate agency comments below. Please see the DEP Information Section of this receipt if a PA Department of Environmental Protection Permit is required.

Sacks & Sons - Little Road

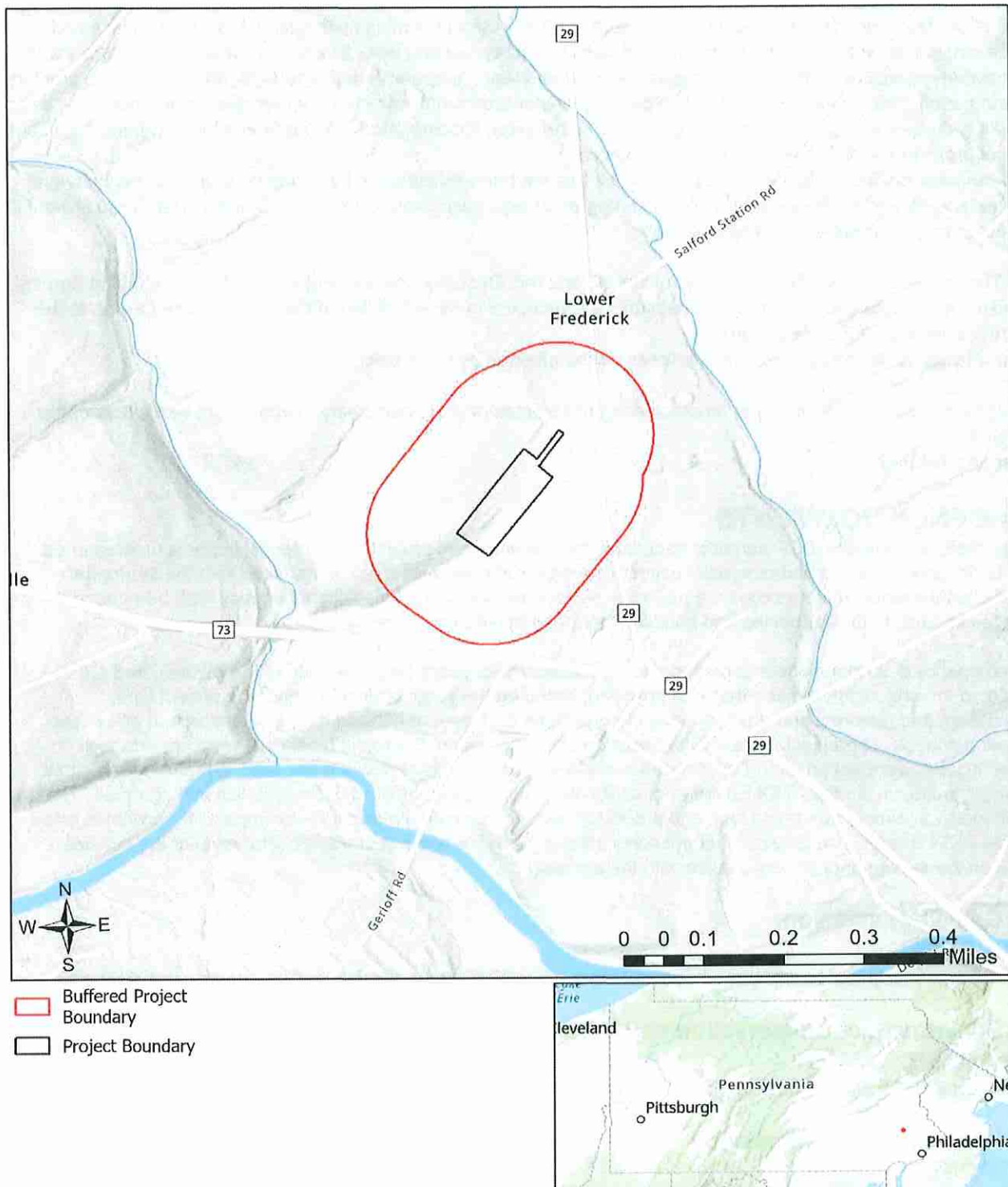


-  Buffered Project Boundary
-  Project Boundary



Sources: Esri, Airbus DS, USGS, NGA, NASA, CGIAR, N Robinson, NCEAS, NLS, OS, NMA, Geodataslyreisen, Rijkswaterstaat, GSA, Geoland, FEMA, Intermap and the GIS user community

Sacks & Sons - Little Road



Sources: Esri, Airbus DS, USGS, NGA, NASA, CGIAR, N Robinson, NCEAS, NLS, OS, NMA, Geodataslyrselsen, Rijkswaterstaat, GSA, Geoland, FEMA, Intermap and the GIS user community

RESPONSE TO QUESTION(S) ASKED

Q1: Accurately describe what is known about wetland presence in the project area or on the land parcel by selecting ONE of the following. "Project" includes all features of the project (including buildings, roads, utility lines, outfall and intake structures, wells, stormwater retention/detention basins, parking lots, driveways, lawns, etc.), as well as all associated impacts (e.g., temporary staging areas, work areas, temporary road crossings, areas subject to grading or clearing, etc.). Include all areas that will be permanently or temporarily affected -- either directly or indirectly -- by any type of disturbance (e.g., land clearing, grading, tree removal, flooding, etc.). Land parcel = the lot(s) on which some type of project(s) or activity(s) are proposed to occur.

Your answer is: The project area (or land parcel) has not been investigated by someone qualified to identify and delineate wetlands (holding a natural resource degree or equivalent work experience) or it is currently unknown if the project or project activities will affect wetlands.

Q2: The proposed project is in the range of the Indiana bat. Describe how the project will affect bat habitat (forests, woodlots and trees) and indicate what measures will be taken in consideration of this. Round acreages up to the nearest acre (e.g., 0.2 acres = 1 acre).

Your answer is: No forests, woodlots or trees will be affected by the project.

Q3: Is tree removal, tree cutting or forest clearing of 40 acres or more necessary to implement all aspects of this project?

Your answer is: No

3. AGENCY COMMENTS

Regardless of whether a DEP permit is necessary for this proposed project, any potential impacts to threatened and endangered species and/or special concern species and resources must be resolved with the appropriate jurisdictional agency. In some cases, a permit or authorization from the jurisdictional agency may be needed if adverse impacts to these species and habitats cannot be avoided.

These agency determinations and responses are **valid for two years** (from the date of the review), and are based on the project information that was provided, including the exact project location; the project type, description, and features; and any responses to questions that were generated during this search. If any of the following change: 1) project location, 2) project size or configuration, 3) project type, or 4) responses to the questions that were asked during the online review, the results of this review are not valid, and the review must be searched again via the PNDI Environmental Review Tool and resubmitted to the jurisdictional agencies. The PNDI tool is a primary screening tool, and a desktop review may reveal more or fewer impacts than what is listed on this PNDI receipt. The jurisdictional agencies **strongly advise against** conducting surveys for the species listed on the receipt prior to consultation with the agencies.

PA Game Commission

RESPONSE:

No Impact is anticipated to threatened and endangered species and/or special concern species and resources.

PA Department of Conservation and Natural Resources

RESPONSE:

No Impact is anticipated to threatened and endangered species and/or special concern species and resources.

PA Fish and Boat Commission

RESPONSE:

No Impact is anticipated to threatened and endangered species and/or special concern species and resources.

U.S. Fish and Wildlife Service

RESPONSE:

Information Request: Conduct a Bog Turtle Habitat (Phase 1) Survey in accordance with USFWS Guidelines for Bog Turtle Surveys (April 2020). Evaluate all wetlands within 300 feet of the project area, which includes all areas that will be impacted by earth disturbance or project features (e.g., roads, structures, utility lines, lawns, detention basins, staging areas, etc.). IF THE PHASE 1 SURVEY IS DONE BY A QUALIFIED BOG TURTLE SURVEYOR (see [Pennsylvania Qualified Surveyors | FWS.gov](#)): 1) Send positive results to USFWS for concurrence, along with a project description documenting how impacts will be avoided. OR, conduct a Phase 2 survey and send Phase 1 and 2 results to USFWS for concurrence. 2) Send a courtesy copy of negative results to USFWS (label as "Negative Phase 1 Survey Results by Qualified Bog Turtle Surveyor: USFWS Courtesy Copy"). USFWS approval of negative results is not necessary when a qualified surveyor does the survey in full accordance with USFWS guidelines. IF THE PHASE 1 SURVEY IS NOT DONE BY A QUALIFIED SURVEYOR: Send ALL Phase 1 results to USFWS for concurrence, and if potential habitat is found, also send a project description documenting how impacts will be avoided.

As a qualified bog turtle surveyor, I _____ (name) certify that I conducted a Phase 1 survey of all wetlands in and within 300 feet of the project area on _____ (date) and determined that bog turtle habitat is absent.

(Signature)

WHAT TO SEND TO JURISDICTIONAL AGENCIES

If project information was requested by one or more of the agencies above, upload* or email the following information to the agency(s) (see AGENCY CONTACT INFORMATION). Instructions for uploading project materials can be found [here](#). This option provides the applicant with the convenience of sending project materials to a single location accessible to all three state agencies (but not USFWS).

*If information was requested by USFWS, applicants must email, or mail, project information to IR1_ESPenn@fws.gov to initiate a review. USFWS will not accept uploaded project materials.

Check-list of Minimum Materials to be submitted:

☒ Project narrative with a description of the overall project, the work to be performed, current physical characteristics of the site and acreage to be impacted.

☒ A map with the project boundary and/or a basic site plan (particularly showing the relationship of the project to the physical features such as wetlands, streams, ponds, rock outcrops, etc.)

In addition to the materials listed above, USFWS REQUIRES the following

☒ SIGNED copy of a Final Project Environmental Review Receipt

The inclusion of the following information may expedite the review process.

_____ Color photos keyed to the basic site plan (i.e. showing on the site plan where and in what direction each photo was taken and the date of the photos)

_____ Information about the presence and location of wetlands in the project area, and how this was determined (e.g., by a qualified wetlands biologist), if wetlands are present in the project area, provide project plans showing the location of all project features, as well as wetlands and streams.

4. DEP INFORMATION

The Pa Department of Environmental Protection (DEP) requires that a signed copy of this receipt, along with any required documentation from jurisdictional agencies concerning resolution of potential impacts, be submitted with applications for permits requiring PNDI review. Two review options are available to permit applicants for handling PNDI coordination in conjunction with DEP's permit review process involving either T&E Species or species of special concern. Under sequential review, the permit applicant performs a PNDI screening and completes all coordination with the appropriate jurisdictional agencies prior to submitting the permit application. The applicant will include with its application, both a PNDI receipt and/or a clearance letter from the jurisdictional agency if the PNDI Receipt shows a Potential Impact to a species or the applicant chooses to obtain letters directly from the jurisdictional agencies. Under concurrent review, DEP, where feasible, will allow technical review of the permit to occur concurrently with the T&E species consultation with the jurisdictional agency. The applicant must still supply a copy of the PNDI Receipt with its permit application. The PNDI Receipt should also be submitted to the appropriate agency according to directions on the PNDI Receipt. The applicant and the jurisdictional agency will work together to resolve the potential impact(s). See the DEP PNDI policy at <https://conservationexplorer.dcnr.pa.gov/content/resources>.

5. ADDITIONAL INFORMATION

The PNDI environmental review website is a preliminary screening tool. There are often delays in updating species status classifications. Because the proposed status represents the best available information regarding the conservation status of the species, state jurisdictional agency staff give the proposed statuses at least the same consideration as the current legal status. If surveys or further information reveal that a threatened and endangered and/or special concern species and resources exist in your project area, contact the appropriate jurisdictional agency/agencies immediately to identify and resolve any impacts.

For a list of species known to occur in the county where your project is located, please see the species lists by county found on the PA Natural Heritage Program (PNHP) home page (www.naturalheritage.state.pa.us). Also note that the PNDI Environmental Review Tool only contains information about species occurrences that have actually been reported to the PNHP.

6. AGENCY CONTACT INFORMATION

PA Department of Conservation and Natural Resources

Bureau of Forestry, Ecological Services Section
400 Market Street, PO Box 8552
Harrisburg, PA 17105-8552
Email: RA-HeritageReview@pa.gov

PA Fish and Boat Commission

Division of Environmental Services
595 E. Rolling Ridge Dr., Bellefonte, PA 16823
Email: RA-FBPACENOTIFY@pa.gov

U.S. Fish and Wildlife Service

Pennsylvania Field Office
Endangered Species Section
110 Radnor Rd; Suite 101
State College, PA 16801
Email: IR1_ESPenn@fws.gov
NO Faxes Please

PA Game Commission

Bureau of Wildlife Management
Division of Environmental Review
2001 Elmerton Avenue, Harrisburg, PA 17110-9797
Email: RA-PGC_PNDI@pa.gov
NO Faxes Please

7. PROJECT CONTACT INFORMATION

Name: Glen E. Kelczewski, P.E.

Company/Business Name: Bercek & Associates

Address: 112 North Lewis Road

City, State, Zip: Royersford, PA 19468

Phone: (610) 948-8947 Fax: (610) 948-3261

Email: gkelczewski@bercekassociates.com

8. CERTIFICATION

I certify that ALL of the project information contained in this receipt (including project location, project size/configuration, project type, answers to questions) is true, accurate and complete. In addition, if the project type, location, size or configuration changes, or if the answers to any questions that were asked during this online review change, I agree to re-do the online environmental review.

Glen E. Kelczewski

applicant/project proponent signature

1/09/2025

date

PNDI # 831775

USFWS Project # 2025-0059031

U.S. FISH AND WILDLIFE SERVICE
110 Radnor Road, Suite 101, State College, PA 16801

This responds to your inquiry about a PNDI Internet Database search that resulted in a potential conflict with a federally listed, proposed or candidate species.

PROJECT LOCATION INFORMATIONCounty: MontgomeryTownship: Lower FrederickUSFWS COMMENTS ☒ EMAILED ☐ MAILEDTo: Glen Kelczewski**MISC INFORMATION**Date received by FWS: January 9, 2025Email: gkelczewski@bercekassociates.comAffiliation: Bercek & Associates**SPECIFIC PROJECT:** Sacks and Sons Sewer Line Extension**FISH AND WILDLIFE SERVICE COMMENT(s):**☐ **NO EFFECT**

Except for occasional transient species, no federally listed, proposed or candidate species under our jurisdiction are known or likely to exist in the project area. Should project plans change, or if additional information on listed or proposed species becomes available, this determination may be reconsidered.

☒ **NOT LIKELY TO ADVERSELY AFFECT**

The federally listed bog turtle occurs or may occur in or near the project area. However, based on our review of the information provided, including the project description and location (Proposed sewer line extension is located within largely existing paved surface area. No direct or indirect impacts to wetlands are proposed.),

no adverse effects to this species are likely to occur. If there is any change in the location, scale, scope, layout or design of the project, further consultation or coordination with the Service will be necessary.

The above determination is valid for two years from the date of this letter. In addition, this response relates only to federally listed, proposed, and candidate species under our jurisdiction, based on an office review of the proposed project's location and anticipated impacts. No field inspection of the project area has been conducted by this office. *Please reference the above PNDI # and USFWS Project # in any future correspondence regarding this project.*

This review was conducted by the biologist listed below. He/she can be contacted at 814-206-(Extension).

☐ Pamela Shellenberger (x7459)
☐ Monica Mestre (x7462)☐ Emily Ernst (x7453)
☐ Nicole Ranalli (x7455)
☐ Jennifer Kagel (x7451)☒ Richard Novak (x7477)
☐ Sze Wing Yu (x7461)**SIGNATURE:**

Supervisor, Pennsylvania Field Office

Little Road Sewer Extension (Sacks and Sons, Inc.)

June 18, 2025

5, 6, 8 Little Road

Perkiomenville, PA 18074

Lower Frederick Township, Montgomery County

DEP Code No. 1-46933-128-3m

Comprehensive Plan Consistency Narrative (Section I.7)

This narrative is submitted to demonstrate that the proposed sanitary sewer main extension is consistent with the Lower Frederick Township Comprehensive Plan, as adopted under the Pennsylvania Municipalities Planning Code (Act 247).

The project involves a proposed extension of public sanitary sewer service to three residential lots. These lots are currently used for residential purposes, and there is no proposed change to their existing use. Residential land uses are identified in the Township's Comprehensive Plan (adopted February 2022) as consistent with the surrounding community goals and land use objectives.

As shown in Figure 4.2 of the Comprehensive Plan, the area in which the sewer extension is proposed falls within a delineated zone currently served by the Lower Frederick Township Wastewater Treatment Plant (WWTP). Therefore, the proposed extension aligns with planned infrastructure development and service areas identified by the Township.

In summary, the proposed project maintains the existing residential land use and provides public sanitary sewer service in a manner that is fully compatible with the land use designations and infrastructure planning goals of Lower Frederick Township's Comprehensive Plan, dated February 2022.

(FINAL DRAFT) PREPARED BY:

Jeremy Kerstetter, Planning Consultant, SEO

Environmental Design Service

443 W 1st Ave

Parkessburg, PA 19365

(INITIAL DRAFT) PREPARED BY:

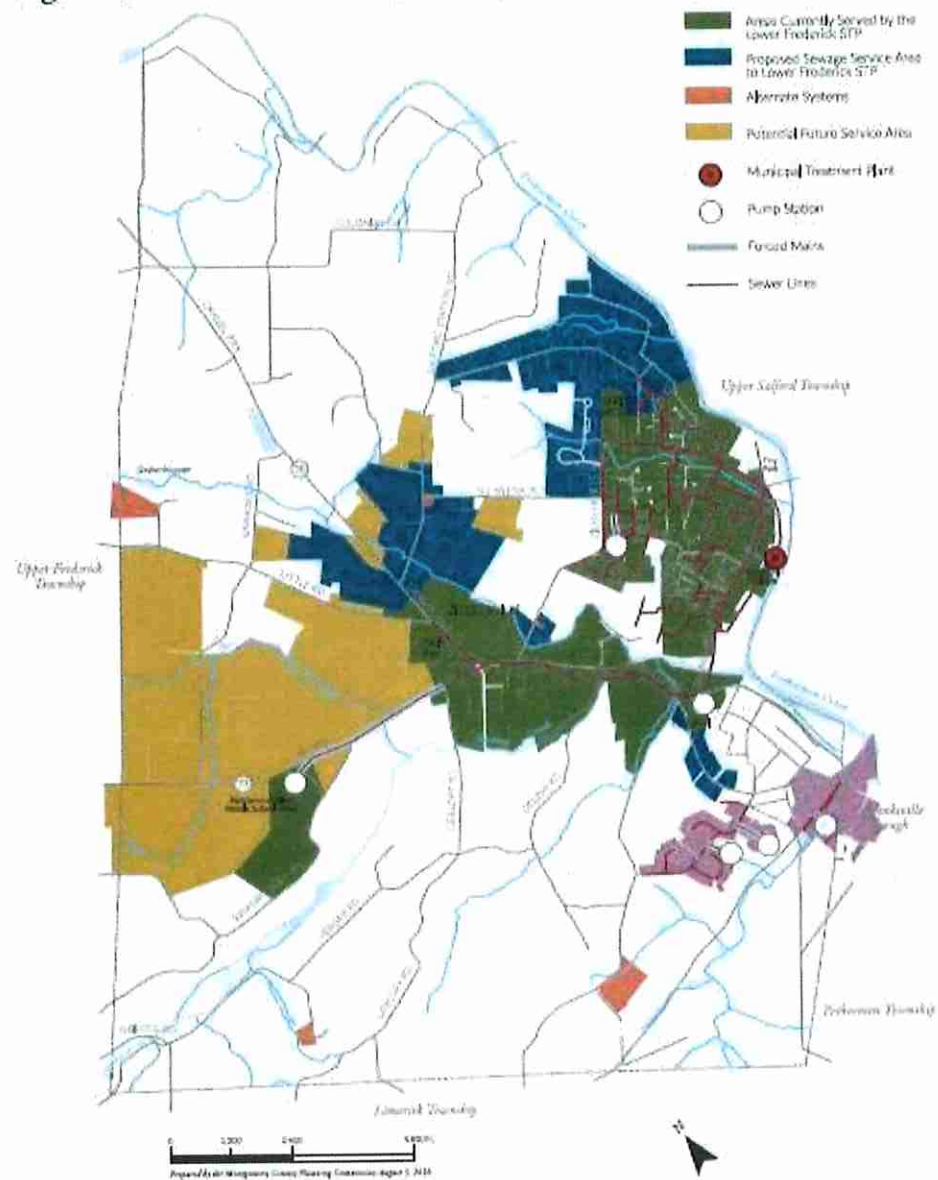
Glen E. Kelczewski, P.E., Project Manager

112 North Lewis Road

Royersford, PA 19468

Ph.: 610-948-8947

Figure 4.2 | Current 537 Plan Areas and Existing Sewer Systems



PA-SHARE Environmental Review Initial Submission Accepted by PA SHPO as 2025PR03098 Little Road Sewer Extension

From PA-SHARE <RA-phpasharednr@pa.gov>
Date Fri 6/20/2025 8:55 AM
To jeremy@clearwaterdesign.net <jeremy@clearwaterdesign.net>

This is an automated notification sent by the Pennsylvania State Historic Preservation Office (PA SHPO) from the Pennsylvania's Historic and Archaeological Resource Exchange (PA-SHARE). Please do not reply directly to this email as it is an unmonitored account.

Hello,

Your Initial submission YWQ39U8VEA6D has been accepted as a new Environmental Review project. You also may have received this email if you were named as a contact on the project. Please refer to Project Number 2025PR03098, Project Name Little Road Sewer Extension in future correspondence. You will receive further notifications from PA-SHARE when PA SHPO has completed their review of your submission. **No further action is required at this time.**

You can access the submission at:

<https://share.phmc.pa.gov/pashare/>

If you feel you have received this email in error or have questions about why you are receiving this email, please visit the PA-SHARE help page at <https://share.phmc.pa.gov/pasharehelp/> or contact the PA-SHARE Help Desk at pashare@pa.gov.

Thank you,

PA SHPO



Pennsylvania State Historic Preservation Office
PENNSYLVANIA HISTORICAL AND MUSEUM COMMISSION

June 20, 2025

Sent Via PA-SHARE

RE: ER Project # 2025PR03098.001, Little Road Sewer Extension, Department of Environmental Protection, Lower Frederick Township, Montgomery County

Dear Submitter,

Thank you for submitting information concerning the above referenced project. The Pennsylvania State Historic Preservation Office (PA SHPO) reviews projects in accordance with state and federal laws. Section 106 of the National Historic Preservation Act of 1966, and the implementing regulations (36 CFR Part 800) of the Advisory Council on Historic Preservation, is the primary federal legislation. The Environmental Rights amendment, Article 1, Section 27 of the Pennsylvania Constitution and the Pennsylvania History Code, 37 Pa. Cons. Stat. Section 500 et seq. (1988) is the primary state legislation. These laws include consideration of the project's potential effects on both historic and archaeological resources.

Above Ground Resources

No Above Ground Concerns - Environmental Review - No Effect - Above Ground

Based on the information received and available within our files, it is our opinion that the proposed project will have No Effect on above ground historic properties, including historic buildings, districts, structures, and/or objects, should they exist. Should the scope of the project change and/or should you be made aware of historic property concerns, you will need to reinitiate consultation with our office using PA-SHARE.

For questions concerning above ground resources, please contact Blair Horton at blahorton@pa.gov.

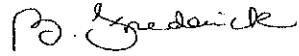
Archaeological Resources

No Archaeological Concerns - Environmental Review - No Effect - Archaeological

Based on the information received and available in our files, in our opinion, the proposed project should have No Effect on archaeological resources. Should the scope of the project be amended to include additional ground-disturbing activity and/or should you be made aware of historic property concerns regarding archaeological resources, you will need to reinitiate consultation with our office using PA-SHARE.

For questions concerning archaeological resources, please contact Blair Horton at blahorton@pa.gov.

Sincerely,

A handwritten signature in black ink, appearing to read "B. Frederick". The signature is fluid and cursive, with a large initial "B" and a stylized "F".

Barbara Frederick
Environmental Review Division Manager

**Little Road Sewer Extension (Sacks and Sons, Inc.)
5, 6, 8 Little Road
Perkiomenville, PA 18074
Lower Frederick Township, Montgomery County**

June 26, 2025

ALTERNATIVE ANALYSIS

1-46933-128-3m

Currently, sewage treatment is on-lot. The proposal is to run a new lateral up through the Little Road ROW to connect 5, 6, and 8 Little Road to the main. The three (3) residential lots will be served by public sewer treatment at the Lower Frederick Township Wastewater Treatment Plant (PA0050105), conveyed via Little Road Interceptor. This is intended to be the ultimate method of sewage disposal for these lots. Per the response from Lower Frederick Township, this project will not create a hydraulic or organic overload within 5 years at the treatment facility.

These parcels are all located within the designated Village Mixed Use (VMU) District, per the Lower Frederick Township Zoning Map. The parcels at the end of this Road (Little Road) are residential and are already connected to public sewer. This is consistent with the Municipality's Official Sewage Facilities Plan.

The owners of 6 Little Road, Jonathan B. and Amy Ott Sacks, will be responsible for the ownership, operation and maintenance (O&M) of any components from the first proposed manhole to the second. This responsibility shall be transferred to any subsequent owners of the parcel. The portion of sanitary sewer main extension from the Little Road ROW to the first proposed manhole will be owned and operated by the Lower Frederick Township Sewer Authority.

PREPARED BY:

**Jeremy Kerstetter
Planning Consultant, SEO
Environmental Design Service
443 W 1st Ave
Parkesburg, PA 19365**

Little Road Sewer Extension (Sacks and Sons, Inc.)
5, 6, 8 Little Road
Perkiomenville, PA 18074
Lower Frederick Township, Montgomery County
DEP Code No. 1-46933-128-3m

June 18, 2025

Institutional Evaluation (Section L)

Institutional Evaluation Narrative

The proposed sanitary sewer main extension project will involve multiple entities, each fulfilling specific roles across the planning, permitting, construction, ownership, and operation of the facilities.

Design and Permitting

Bercek & Associates has been identified as the design engineer responsible for the sanitary sewer design. Environmental Design Service, Inc. will prepare the required Sewage Facilities Planning Module for a Minor Act 537 Update Revision (Component 3m), which will be submitted to the Pennsylvania Department of Environmental Protection (PADEP) for review and approval.

Construction

Sacks & Sons, Inc. will serve as the construction contractor for the installation of the proposed gravity sanitary sewer main extension, which will serve three residential lots.

Ownership, Operation, and Maintenance

Institutional responsibility for ownership, operation, and maintenance of the proposed facilities will be divided as follows:

- The **Lower Frederick Township Sewer Authority** will assume ownership and long-term responsibility for operation and maintenance of the sanitary sewer main extension from the **Little Road right-of-way to the first proposed sanitary sewer manhole** located to the southwest.
- From the **first proposed manhole to the second proposed manhole**, ownership, operation, and maintenance responsibilities will be retained by the private property owners, **Jonathan B. & Amy Ott Sacks**, located at **6 Little Road, Perkiomenville, PA 18074 (Parcel No. 380001186009, Tax Map ID: 38-18-10)**.

System Type

The project involves a **gravity sanitary sewer system** only. It does not include a **low pressure, vacuum, or effluent sewer** system. As such, no individual pumping units, vacuum valves, or septic tanks are proposed. Therefore, there are **no associated purchase, installation, operation, or maintenance responsibilities for such components**.

Little Road Sewer Extension (Sacks and Sons, Inc.)

June 18, 2025

Page 2

(FINAL DRAFT) PREPARED BY:

Jeremy Kerstetter, Planning Consultant, SEO

Environmental Design Service

443 W 1st Ave

Parkesburg, PA 19365

(INITIAL DRAFT) PREPARED BY:

Glen E. Kelczewski, P.E., Project Manager

112 North Lewis Road

Royersford, PA 19468

Ph.: 610-948-8947



Hauling · Excavating · Paving
Zieglerville, PA

Date: 5/29/2025
Estimate: 2024-232 R-1

Proposal submitted to:
5, 6, & 8 Little Road

JOB TITLE: 5, 6, & 8 Little Road - Sewer Lateral

ITEM	QTY	UNIT	UNIT PRICE		COST
Saw cut asphalt road.	675	LF	\$	2.00	\$ 1,350.0
Core drill manhole. To include link seal.	1	EA	\$	1,200.00	\$ 1,200.0
Supply & install 6" SDR-35 sewer pipe. To include 6" of #8 stone under pipe, 12" of #8 stone over pipe, full stone backfill with 2A to top of trench. Connect exesting sewer line to new lateral and test all piping.	660	LF	\$	86.50	\$ 57,090.0
Patch road and driveway with 3" of 19mm asphalt. Seal all joints with 64-22 Hot tar.	310	SY	\$	21.00	\$ 6,510.0
Permits, tap fee, and inspection cost.	3	EA	\$	7,730.26	\$ 23,190.7
4' Precast Manhole (0' to 8' Depth)	2	EA	\$	3,200.00	\$ 6,400.0
TOTAL					<u>\$ 95,740.7</u>

NOTES: Price is based on 641 AC Index for May 2025
Rock will be billed at Time and Material

Proposal only covers items listed. Additional charges will be added for additional items not included or that may be requested.

Additional Notes:

TOTAL JOB COST INCLUDES ALL MATERIAL, LABOR, EQUIPMENT and HAULING.

Exclusions:

Terms: ALL PARTIES AGREE THAT BILLS ARE PAYABLE UPON RECEIPT AND 30 DAYS THEREAFTER SHALL ACCURE INTEREST AT THE RATE OF 1.5% PER MONTH (18% ANNUALLY). AFTER SIXTY (60) DAYS, ADDITIONAL FEES INCLUDING ADMINISTRATIVE, COLLECTIONS, ATTORNEY FEES, AND COURT COSTS MAY APPLY

All material is guaranteed to be specified. All work to be completed in a workman like manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be

executed only upon written orders, and will become an extra charge beyond our control. Owner to carry

fire, tornado and other necessary insurance. Our workers are fully covered by Workman's Compensation Insurance.

Authorized Signature: _____
Matthew R. Sacks, President

This contract shall be deemed accepted and made at the offices of Sacks and Sons, Inc., Zieglerville, Pennsylvania, upon the approval and acceptance by the landowner and delivery of this proposal to Sacks and Sons, Inc.

Note: This proposal may be withdrawn by us if not accepted within 30 days.

Acceptance of Proposal - The above prices, specifications, conditions and terms are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Print: _____ Date of Acceptance: _____

Signature: _____

Upon acceptance of this proposal, please return to matt@sacksandsons.com.

**Little Road Sewer Extension (Sacks and Sons, Inc.)
5, 6, 8 Little Road
Perkiomenville, PA 18074
Lower Frederick Township, Montgomery County
DEP Code No. 1-46933-128-3m**

June 18, 2025

Project Implementation Schedule (Section N)

The proposed project is anticipated to follow the implementation schedule outlined below.

1. Component 3m will be submitted to the Pennsylvania Department of Environmental Protection (PADEP) for review and approval in July 2025.
2. Approval is expected by September 2025
3. Construction is anticipated to begin in October (fall) 2025.
4. Project construction is anticipated to be completed by November (winter) 2025.

(FINAL DRAFT) PREPARED BY:

**Jeremy Kerstetter, Planning Consultant, SEO
Environmental Design Service
443 W 1st Ave
Parkesburg, PA 19365**

(INITIAL DRAFT) PREPARED BY:

**Glen E. Kelczewski, P.E., Project Manager
112 North Lewis Road
Royersford, PA 19468
Ph.: 610-948-8947**