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STORMWATER NARRATIVE

For
Wiley Christian Retirement Community
99 East Main Street
Marlton, New Jersey

Education
Energy Utility
Healthcare
Public Works
Real Estate
Science & Technology

Prepared By
Paulus, Sokolowski, & Sartor, LLC
1415 Route 70 East, Suite 305
Cherry Hill, New Jersey 08034
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The New Jersey Department adopted the 2004 New Jersey Stormwater Regulations and became effective in February 2004. These regulations introduced strict performance standards for a "major development" which is defined as development that disturbs 1 acre or increasing impervious surface by 1/4 acre or greater. The rules require groundwater recharge, water quality and quantity controls. The stormwater controls are not required for developments that do not meet the "major development" definition.

There has been one development at the Wiley Christian Retirement Community located at 99 East Main Street in Marlton, New Jersey since the adoption of the 2004 New Jersey Stormwater Regulations. The development was a 28-space parking lot expansion in the vicinity of the existing skilled nursing building. The parking lot expansion was approved by the Evesham Township Planning Board in June 2016 and constructed in 2018.

The parking lot expansion did not fall under the "major development" category because the land disturbance was 0.29 acres and the increase in impervious surface was 6,512 sf, a little more than 1/8th of an acre.

Wiley Mission, Inc. is proposing to expand six independent living residential units from one bedroom to two bedrooms. The expansions will include the reconstruction of associated patios. The land disturbance will be approximately 0.13 acres and the increase in impervious surface will be 4,028 sf, which is less than 1/8th of an acre.

The past parking lot expansion and the proposed residential unit expansions in aggregate will not fall under the major development category. Therefore, no additional stormwater management is required.

1415 Route 70 East
Suite 305
Cherry Hill, NJ 08034

t. 856.335.6010

www.psands.com

Mark E. Malbrowski, PE
New Jersey Professional Engineer License No. 36639

