



4. Enforcement of the covenants and restrictions shall be by any appropriate proceeding in law or equity, and in addition, the County of Atlantic shall be entitled to enter on the property to inspect, clean or repair any part of the drainage system, and to charge the cost of such cleaning or repair to Declarant. Such costs shall be a lien upon the property described herein.

5. Should any covenant or restriction contained herein be declared void, invalid, illegal or unenforceable for any reason by any court of competent jurisdiction, such judgement shall not affect the remaining provisions hereof which shall remain in full force and effect.

IN WITNESS WHEREOF the Declarants has/have hereunto set hand and seal, OR the Declarant has caused its corporate seal to be hereto affixed and attested by its proper corporate officer this day of \_\_\_\_\_, 20\_\_\_\_\_.

ATTEST:

\_\_\_\_\_  
(Signature of Witness)

\_\_\_\_\_  
(Date)

\_\_\_\_\_  
(Signature of Grantor)

\_\_\_\_\_  
(Date)

\_\_\_\_\_  
(Print Name of Witness)

\_\_\_\_\_  
(Print Name of Grantor)  
(corporate title & seal if applicable)





## SCHEDULE A Maintenance Requirements for Drainage Systems

The following are those minimum activities that shall be the responsibility of the property owner to ensure that the drainage system, as approved by Atlantic County, will operate as designed. The owner is only responsible for those activities discussed below that apply to the type of drainage structures existing on their property.

### Seepage Pits and Subsurface Recharge Systems (Perforated Pipe)

These systems are subject to clogging by sediment, oil, grease, grit and other debris. In addition, the performance and longevity of these systems is questionable and poorly documented.

In the event of standing water in the drainage system longer than 3 days (72 hours) after all maintenance activities have been conducted the County Engineers' Office shall be notified immediately.

Once designed certain minimum maintenance activities are required to reduce the possibility of system failure including:

- 1) Inspection of all inlet and outlet structures for obstructions and sediment accumulation shall be conducted semi-annually and after all major storms.
- 2) Sediment shall not be allowed to build up to the point where it reduces the rate of infiltration that the system was designed to accommodate. In the event of standing water greater than 3 days (72 hours) because of situation the system must be thoroughly cleaned.
- 3) If a system still remains inoperable after thorough cleaning then the system must be removed and replaced so that the system will function as designed.

### Retention and Detention Basins

The following are minimum requirements for maintenance of these systems. Other items recommended by the design engineer are encouraged to ensure the system will function as designed.

In the event of standing water in the drainage system longer than 3 days (72 hours) after all maintenance activities have been conducted the County Engineers Office shall be notified immediately.

#### (1) Inspection Schedule

Drainage systems must be inspected on a routine basis to ensure that they are functioning properly. Inspections shall be conducted a minimum of semi-annually and always after major storms.

#### (2) Inlet and Outlet Structure

All inlet and outlet structures shall be examined at the time of inspection for debris and accumulation sediment which shall be removed from these structures.

**(3) Maintenance of Vegetated Basins**

- a) A dense turf with extensive root growth is encouraged to reduce erosion and enhance infiltration through the bottom and the sides of the basin. Well established turf forming a porous turf and preventing the formation of an impermeable layer.
- b) Grasses of the fescue family are recommended for seeding primarily due to their adaptability to dry sandy soils, drought resistance, hardiness, and ability to withstand brief inundations. Fescues will also permit longer intervals between mowings.
- c) Mowing of the grass is required twice a year, once around June and again in September. Additional mowing is recommended to insure the aesthetic quality of the site.
- d) Fertilization and liming is left to the discretion of the landowner. A 10-6-4 ratio fertilizer at a rate of 500 lb. per acre (11 lb. per 1000 sq. ft.) is provided for guidance.

**(4) Maintenance of Non-vegetated Basins (Soil Floors)**

- a) All sediment accumulated in the basin bottom must be removed. Sediment removal is only to be conducted when the basin is completely dry, after the silt layer has mud cracks and has separated from the basin floor.
- b) Tilling is required periodically and at least once annually, from June through September, to restore the natural infiltration capacity the system was designed for by overcoming the effects of surface compaction. All sediment must be removed prior to tilling the basin bottom.
- c) Rotary tillers or disc harrows should be used since precise blade control and equipment maneuverability are essential in small areas.
- d) After tilling the basin floor should be smooth and free of ridges and furrows to enable easy removal of sediment during future cleaning operations. The basin floor should slope toward a low-flow channel whenever applicable.

**(5) Maintenance of Gravel Bottom Retention Basins**

- a) Sediment shall not be allowed to build up to the point where it reduces the rate of infiltration that the system was designed to accommodate. In the event of standing water greater than 3 days (72 hours) because of siltation the system must be thoroughly cleaned.
- b) If the system still remains inoperable after a thorough cleaning the system must be removed and replaced so that the system will function as designed.