

Board of Health Minutes
November 25, 2013

The meeting was called to order at 7:05 p.m. Present were Tom Klem (TK), chair, Cynthia Hill (CH) and Michael Wegerbauer (MW). Also present were Julia Junghanns (JJ), Director of Public Health and Patti White, Department Assistant.

7:05 p.m. Public Comment- there were none

7:10 p.m. **5 Stanton Street- Local upgrade variances for septic system repair- owner Jeff Cassidy: Sanitarian- Mike Dimodica**

The lot is 6900 sq. ft. the system will be a 3 bedroom repair. There will be a 46 x 13 leach bed under the driveway (that will remain gravel). The leaching area could not be moved to the back yard, as there was no access to the back yard with the present location of the garage. A 40 mil barrier will be placed around the entire leach bed. Staff will ask for the addition of a 40 mill barrier between the house and the tank. Notifications have been sent to abutters.

offset to full foundation (house) to tank- requesting 5' -required 10'
Offset property line to tank- requesting 5' - required 10'
slab foundation (garage) to leaching area-requesting 5' - required 10'
Leaching area to property line. Requesting 5' -required 10'

TK: Motion to approve the local upgrade variances requested for 5 Stanton St. for variance application dated November 21, 2013, and septic plans submitted and received 11/21/13. With the addition of a 40 mil barrier between the septic tank and the house. Second CH: vote 3-0 all in favor.

7:25 p.m. **427 Old Connecticut Path- Building approval and deed restriction for two (2) bedrooms- variance for over 60% addition (with no reserve area)-owner Yu Xianjie; John Townsend; Sandcastle Group.**
The existing house is a 2 bedroom home on a lot of 10,000 (+/-) sq. ft. with a 2 bedroom septic system with no reserve area. The existing house is presently 6 rooms on the main floor and 3 rooms in the finished basement (2 offices and a full kitchen) for a total square footage of 3300 square feet. The property is presently deed restricted to 2 bedrooms.

The proposed second floor addition would include a study, den and bedroom (one bedroom on the first floor would be lost for the staircase going upstairs) and a 19' X 11 foot dance studio. The second floor is a total of an additional 1541 square feet.

There was a discussion regarding this project with the board but no vote was taken. The owners have decided that they may redesign this project the property owners may return to meet with the board at a future date.

8:25 p.m. **29 Damon Street- Local upgrade variance- offset to wetlands for septic system repair- owner Robert & Carol Small; Professional Engineer- Bob Drake**

Mr. Drake is presenting the board with the septic plans for a septic repair of a failed system. The lot size is 17,050 abutting an intermittent stream on one side of the property.

Offset required for wetlands is 75' (Town BoH Regulations) and the design can meet a 50' offset (State Regulations).

Reduction in offset from SAS bottom to groundwater from 4' to 3'.

MW: Motion to approve Local upgrade variance request dated November 25, 2013 for the property at 29 Damon Street. TK second vote 3-0 all in favor.

TK: Motion to accept the minutes of October 28, 2013 and June 17, 2013 as amended. Second CH: vote 3-0 all in favor.

8:50 p.m. TK: Motion to adjourn- MW- second-

Respectfully submitted
Patti White
Department Assistant
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Approved 020314