

## READINGTON TOWNSHIP BOARD OF HEALTH MEETING

August 16, 2006 7:00 pm

Vice Chair Jane Butula called the meeting to order at 7:10 pm and announced that all laws governing the Open Public Meetings Act have been met and that this meeting has been duly advertised.

### Attendance Roll Call:

Christina Albrecht	absent	Raymond Facinelli	present	William C. Nugent	absent
Daniel Allen	present @ 7:14	Beatrice Muir	present	Wendy Sheay	present
Jane Butula	present				

**Also Present:** Board of Health Attorney: Ms. Marisa Taormina  
Hunterdon County Health Department: Ms. Deb Vaccarella

### A. APPROVAL OF THE MINUTES

#### 1. Minutes of July 19, 2006.

A **MOTION** was made by Mr. Facinelli to **approve** the minutes of July 19, 2006.

This motion was seconded by Ms. Muir.

On roll call vote the following was recorded for approval of the 7/19/06 minutes:

Dr. Allen	Aye	Ms. Muir	Aye
Mr. Facinelli	Aye	Ms. Sheay	Aye

### B. CORRESPONDENCE

1. **HCHD** – memo dated 6/23/06 Quick Reference Guide regarding food establishments.

*V. Chair Butula noted that Readington Twp. BOH is in compliance with this program.*

2. **HCHD LINCS** – dated 7/12/06 Communicable Disease Report.

3. **HCHD LINCS** - dated 7/19/06 – Newsletter for Communicable Disease Service.

4. **HCHD** – dated 7/20/06 Solid waste complaint.

5. **NJDEP** release dated 7/20/06 regarding fines for wetlands violations.

*V. Chair Butula noted the fines instilled.*

6. **Block 9/Lot 21** – Heritage Consulting – GP20 and Stream Encroachment Permit.

7. **Block 12.01/Lot 14.01** – notification of application to NJDEP for transition area waiver averaging plan.

8. **Block 64/Lot 19** - notification of application to NJDEP for transition area waiver averaging plan.

9. **HCHD** - 2005 Annual Report dated 7/14/06.

*V. Chair Butula asked that all members be copied on this.*

10. **Twp. Engr. McEldowney** memo dated 7/25/06 – LOI reviews.

*V. Chair Butula asked members to offer suggestions on improving process.*

11. **NJ Local Boards of Health Assoc.** – letter dated 7/26/06 regarding 2006 membership.

12. **NJ Local Boards of Health Assoc.** – letter dated 8/4/06 regarding upcoming events:

- 9/16/06 – Annual NJ BOH Conference.
- 10/3/06 – Annual Conference of State and Local Health Officials.

*V. Chair Butula stated perhaps a few members could attend.*

13. **Block 38/Lot 71.01** letters dated 8/4/06 from C. Moynihan, 11/1/05 from S. Wezza.

**C. SEPTIC REPAIRS (*HCHD status in italics*).**

1. Septic System Repair Approval from HCHD, B 21/L 14. **Final field on 7/13/06**
  2. Septic System Repair Approval from HCHD, B 45.02/49. **Final field on 7/12/06**
  3. Septic System Repair Approval from HCHD, B 70.01/L 16/09. **Final field on 7/24/06**
  4. Septic System Repair Approval from HCHD, B 571/L 11.02. **Final field on 7/20/06**
  5. Septic System Repair Approval from HCHD, B 64/L 13.01. **Final field on 8/1/06**
  6. Septic System Repair Approval from HCHD, B 39/L 53.18. **Final field on 7/25/06**
  7. Septic System Repair Approval from HCHD, B 66/L 19.46. **Final field on 7/27/06**
  8. Septic System Repair Approval from HCHD, B 70/L 19.29. **Final field on 8/9/06**
- Carried:***
9. Septic System Repair Approval from HCHD, B 62/L 17 **No work done as of 8/16/06.**
  10. Septic System Repair Approval from HCHD, B 69/L 13.28 **Final field on 7/19/06**
  11. Septic System Repair Approval from HCHD, B 94/L 4.03. **Final field on 7/25/06**
  12. Septic System Repair Approval from HCHD, B 25/L 56.

**No work done as of 8/16//06. Home scheduled for demolition.**

**D. OLD BUSINESS**

1. **2005 Right To Know Survey**
  - a. **Readington Middle School**
  - b. **Three Bridges Elementary**
  - c. **Whitehouse School**
  - d. **Holland Brook School**

***Noted.***

**E. New Business**

***Vice Chair Butula noted that the township newsletter distribution date is 8/19/06. An article by this Board of Health on the ongoing pandemic flu preparations will be included. Regarding the preparations, there will be a meeting 9/21/06 for the in-home support group, and informational websites have been posted on the township webpage [www.co.hunterdn.nj.us/health.htm](http://www.co.hunterdn.nj.us/health.htm) and [www.pandemicflu.gov](http://www.pandemicflu.gov)***

**F. APPROVALS**

**Category A. – Single Lots**

***Vice Chair Butula stated they would begin with F. A. 2. since the first applicant was not in attendance.***

**1. Block 72.01/Lot 34.12 – Hoffman - Alessandra.**

Escrow fees paid 5/9/06, Check #1900 \$500.00.

V. Chair Butula reviewed the new information which was provided for this evening. Mr. Kurt Hoffman, licensed NJ engineer for Hoffman Engr. represented the Alessandra application before the board. This is an existing 5 bedroom house with a 1250 gal. tank leading to two fields which are in failure due to high ground water and a saturated bed. A new field is proposed to replace the two existing. Surveyor Nicholas Lebo's seal and signature on page 4 of 4 of the maps had been provided. Mr. Hoffman stated regarding the soils class rating samples, the upper horizon was tested to show that it was not impermeable

so there was no question of hydraulically restrictive horizons or the artesian condition, mottling was at 38 – 103”, they were trying to rule that out.

A **MOTION** was made by Ms. Sheay to approve the application for an alteration with no expansion for a malfunctioning system, Block 72.01/Lot 34.12, 19 Rowlands Road. The applicant is Joseph Alessandra, engineer Kurt Hoffman. The design is a gravity flow mounded soil replacement disposal bed. HCHD review letter is dated 7/12/06. The map entitled Septic Design for Joseph Allesandra dated 5/4/06, revision 6/30/06 includes a notation referencing HCHD. The surveyor is Nicholas Lebo. Soil logs are soil log 1, 4/17/06, depth 103”, regional zone of saturation @ 28” due to mottling; soil log 2, 4/17/06, depth 108”, regional zone of saturation @ 30” due to mottling. Permeability test basin flood was done, BF1, 4/17/06, depth of 62”, passing. The design is based on a regional zone of saturation set at 28”. Two soil class ratings between 10 and 38 of K2 were done. The roof leaders will be directed away from the system, as depicted on the plan.

This motion was seconded by Mr. Facinelli. On roll call vote, the following was recorded:

Dr. Allen	Aye	Ms. Muir	Aye	V. Chair Butula	Aye
Mr. Facinelli	Aye	Ms. Sheay	Aye		

## **2. Block 68.01/Lot 10.25 – Bayer Risse, Hill – Indian Run Rd.**

Escrow fees paid 5/3/06, Check #5556 \$500.00.

Previously heard 7/19/06.

Mr. Bill Jupinka, licensed NJ engineer for Bayer Risse Engr. represented the Hill application before the board. This is a malfunctioning system, 4 bedroom home, proposing an expansion to 5 bedrooms. At the last meeting it was determined that a well water test would be required. Mr. Jupinka distributed copies of the passing well water test.

A **MOTION** was made by Mr. Facinelli to approve this application for an alteration/or change in use for Block 68.01/Lot 10.25, 3 Indian Run Road. The applicant is Toby Hill. The engineer is Bill Jupinka of Bayer-Risse Engineering. The map is dated 5/2/06; revision 5/4/06 adding surveyor Charles Saladin’s certification; entitled Septic System Alteration Design for Toby and Nancy Hill. This is a pump system, necessary deed restrictions apply. The existing system will be abandoned in place. Soil log 308-4 done 3/8/06, regional zone at 72”, seepage at 72”, no mottling, for the primary area 309-2 done 3/9/06, regional zone at 56”, no mottling. Pit bail PB308-1, passing results. Ground water monitoring done in 308-4 on 3/10/06 – 4/28/06, date of highest reading was 4/14/06, regional zone set at 54”. For the reserve, 308-3 on 3/8/06, mottling from 46 – 53”. Zone of saturation was 46”. 309-1 on 3/9/06, mottling between 44 – 52”, regional zone was 44. Pit bail BP309-1 at 100”, passing results. Ground water monitoring done in 309-1 on 3/10/06 – 4/28/06, date of highest reading was 4/14/06, regional zone set at 42”. This is currently a 4 bedroom, expanding to a 5 bedroom house. The existing well was tested with passing results, confirmed by letter dated 7/12/06 from Nelson Analytical.

This motion was seconded by Ms. Sheay. On roll call vote, the following was recorded:

Dr. Allen	Aye	Ms. Muir	Aye	V. Chair Butula	Aye
Mr. Facinelli	Aye	Ms. Sheay	Aye		

## **3. Block 38/Lot 81 – Bayer Risse - Jacobs.**

Escrow fees paid 6/5/06, Check #8198 \$500.00.

Mr. Bill Jupinka, licensed NJ engineer for Bayer Risse Engr. represented the Jacobs application before the board. This is an alteration to replace a severely undersized system.

There was some brief discussion of sewer capacity and the proximity to this property.

A **MOTION** was made by Ms. Sheay to approve the application for an alteration with no expansion for a malfunctioning system, Block 38/Lot 81, 8 Sophie St. The applicant is Herb Jacobs, engineer Bayer Risse Engineering. The surveyor is Charles Saladin. The design is soil replacement bottom lined gravity distribution disposal field and new 1,000 gallon septic tank. Map dated 5/25/06, entitled Septic System Alteration Design for Herb Jacobs. Hunterdon County Health Department review letter is dated 7/12/06. Soil logs are soil log 516-1, 5/16/06, depth 132", no mottling, no seepage, no regional zone of saturation. Soil log 516-2, 5/16/06, depth 132", no mottling, no seepage, no regional zone of saturation. Permeability test basin flood was done, 516-1, 5/16/06, depth 108", results passing. The design is based on the level of the basin flood, depth of excavation at 108". Final zone of disposal is 132".

This motion was seconded by Mr. Facinelli. On roll call vote, the following was recorded:

Dr. Allen	Aye	Ms. Muir	Aye	V. Chair Butula	Aye
Mr. Facinelli	Aye	Ms. Sheay	Aye		

#### **4. Block 73/Lot 3.17 – Bayer Risse - Trifun.**

Escrow fees paid 6/30/06, Check #2428 \$500.00.

Mr. Bill Jupinka, licensed NJ engineer for Bayer Risse Engr. represented the Trifun application before the board. This is a septic system alteration for a 4 bedroom house with a malfunctioning disposal system which is currently breaking out onto the surface of a very shallow bed installed into a non permeable material.

A **MOTION** was made by Ms. Sheay to approve the application for an alteration with no expansion for a malfunctioning system, Block 73/Lot 3.17, 17 Winding Way. The applicant is Rudy Trifun, engineer Bayer Risse Engineering. The map entitled Septic System Alteration Design for Rudy Trifun dated 6/27/06, no revisions.

The surveyor is Charles Saladin. The design is a mounded soil replacement pressure distribution disposal field. The septic tank will be upgraded. This is a pump system, necessary deed restrictions apply. Soil logs are soil log 613-1, 6/13/06, depth 85", no mottling, no seepage, no zone of saturation. Soil log 613-5, 6/13/06, depth 84", no mottling, no seepage, no zone of saturation. Permeability test basin flood was 613-1, done 6/13/06, depth of 66", results passing. The design is based on the depth of the basin flood, 66".

This motion was seconded by Mr. Facinelli. On roll call vote, the following was recorded:

Dr. Allen	Aye	Ms. Muir	Aye	V. Chair Butula	Aye
Mr. Facinelli	Aye	Ms. Sheay	Aye		

#### **5. Block 45.02/Lot 28.10 – Bayer Risse - Zaino.**

Escrow fees paid 5/3/06, Check #4928 \$500.00.

Mr. Bill Jupinka, licensed NJ engineer for Bayer Risse Engr. represented the Zaino application before the board. This is a septic system alteration for an existing 4 bedroom dwelling, no expansion. This system is malfunctioning due to a lack of maintenance. Soil testing including a basin flood with positive results was done, no mottling or seepage. This will be a soil replacement fill enclosed gravity system.

Ms. Vaccarella confirmed that everyone had received the revised HCHD review letter.

A **MOTION** was made by Mr. Facinelli to approve this application for an alteration for a malfunctioning system for Block 45.02/Lot 28.10, 1 Proprietor Lane. The applicant is

William Zaino. The engineer is Bayer-Risse Engineering. The map is dated 6/29/06, revision 7/25/06, entitled System Alteration Design. The surveyor is Charles Saladin. This is a gravity fed system. Soil log 622-1 done 3/8/06, to a depth of 120", no mottling, no seepage, setting regional zone at 120". Soil log 622-2 done 3/8/06, to a depth of 120", no mottling, no seepage, setting regional zone at 120". Passing basin flood 622-1 was at 87", in soil log 622-1. HCHD review letters included 7/13/06, 7/26/06, and revised letter dated 8/16/06 correcting the 7/26/06 letter.

This motion was seconded by Ms. Sheay. On roll call vote, the following was recorded:  
Dr. Allen       Aye               Ms. Muir       Aye               V. Chair Butula       Aye  
Mr. Facinelli   Aye               Ms. Sheay     Aye

**6. Block 70/Lot 19.03 – Bayer Risse - Partyka.**

Escrow fees paid 5/3/06, Check #3135 \$500.00.

Mr. Bill Jupinka, licensed NJ engineer for Bayer Risse Engr. represented the Partyka application before the board. This is a septic system alteration for an existing 4 bedroom home with a malfunctioning disposal system. This is a shallow gravel bed which is completely saturated. The proposed system is outside the 100' well circle for existing neighboring wells and disposal systems. This will require a mounded soil replacement pressure pump system. A **MOTION** was made by Mr. Facinelli to approve this application for an alteration for a malfunctioning system for Block 70/Lot 19.03, 5 Kirkbride Road. The applicant is Henry Partyka. The engineer is Bayer-Risse Engineering. The map is dated 6/28/06, entitled System Alteration Design, The surveyor is Charles Saladin. This is a mounded pump system requiring the necessary deed restrictions. Soil log 615-3 done 6/15/06, to a depth of 111", faint mottling between 48 – 52" setting the regional zone at 48". Soil log 615-4, 6/15/06, to a depth of 102", faint mottling between 48 – 52", setting the regional zone for this application at 48". Passing basin flood 615-1 was at 90". The HCHD review letters were dated 8/1/06 and revised letter 8/3/06 giving the correct soil logs as 615-3 and 615-4 and regional zone at 48".

This motion was seconded by Ms. Muir. On roll call vote, the following was recorded:  
Dr. Allen       Aye               Ms. Muir       Aye               V. Chair Butula       Aye  
Mr. Facinelli   Aye               Ms. Sheay     Aye

**Category B. – Subdivisions**

**1. Block 44/Lot 47 – Templin Engr. Assoc. – Genesis Home Bldrs.**

**Stanton Mtn. Rd.**

Escrow fees paid 9/24/04. Check #1343 \$1000.00.

Previously heard 7/19/06.

Mr. Bill Robertson, of the law firm Miller, Robertson and Rogers represented applicant Genesis Home Bldrs., Inc. before the board. Mr. Robertson introduced himself and Mr. Robert Templin, licensed NJ engineer and surveyor of the property. This application is for the property known as Block 44/Lot 47 located on Stanton Mountain Road, previously heard July 19, 2006.

Potable well test results were presented. Submitted revisions for Lot 47.01 included the number of bedrooms (4) clarified on the map, surrounding trees cleared to 25' from the edge of the bed, and the reserve area distance to property line should be at least 15'. For Lot 47.02 the clarification of the rock substratum from 36 to 126" should be revised on Form 2b. Basin floods should be indicated on map.

A **MOTION** was made by Ms. Sheay for approval for Block 44/Lot 47, this is a 2 lot subdivision, Stanton Mtn.Rd. The applicant is Genesis Home Builders. Letters from Ferriero Engr. were dated 8/10/05, 4/17/06, 8/15/06. The engineer and surveyor is Robert Templin. The map is entitled Subdivision for Block 44/Lot 47 Stanton Mountain Road, dated 9/1/04, revisions dated 11/30/04, 2/16/05, 6/3/05, 7/13/05, 11/21/05, 3/27/06, 7/21/06. The LOI for this application was dated 12/14/05, case # 1000-04-0004.2, the map notes wetlands of intermediary wetlands value including a 50' buffer. An LOI review letter from the township engineer dated 4/7/06 is included. Both lots are gravity fed systems.

**For Lot 47.01**, remaining lot, a new septic system is proposed for a 4 bedroom house. Soil logs for the primary done 4/26/05 are soil log 5, depth 120", no mottling, seepage, ground water or hydraulically restrictive horizons; soil log 6, depth 120", no mottling, seepage, ground water or hydraulically restrictive horizons. Permeability test was a perc test P1 at 84" on 6/28/05 soil permeability class rating sample was taken at 84" on 6/28/05 both passing.; P3 on 6/28/05 at 82" passing, soil permeability class rating sample was taken at 84" on 6/28/05 both passing. In season ground water monitoring was done in soil logs 5 and 6 1/27/06 – 3/17/06, results dry. For the reserve area, 4/26/05, soil log 7, depth 120", no mottling, seepage, ground water or hydraulically restrictive horizons; soil log 8, depth 120", no mottling, seepage, ground water or hydraulically restrictive horizons. Permeability test was a perc test done P4 @ 81" on 6/29/05, passing; also a soil permeability class rating was done, P4 @ 81" passing. In season ground water monitoring was done in soil logs 7 and 8 1/27/06 – 3/17/06, results dry.

Well water test results were provided demonstrating that the well is potable.

This motion was seconded by Mr. Facinelli. On roll call vote, the following was recorded:

Dr. Allen	Aye	Ms. Muir	Aye	V. Chair Butula	Aye
Mr. Facinelli	Aye	Ms. Sheay	Aye		

A **MOTION** was made by Ms. Sheay for approval for Block 44/Lot 47, , this is a 2 lot subdivision, Stanton Mtn.Rd. The applicant is Genesis Home Builders,. Letters from Ferriero Engr. dated 8/10/05, 4/17/06, 8/15/06. The engineer and surveyor is Robert Templin. The map is entitled Subdivision for Block 44/Lot 47 Stanton Mountain Road, dated 9/1/04, revisions dated 11/30/04, 2/16/05, 6/3/05, 7/13/05, 11/21/05, 3/27/06, 7/21/06. The LOI for this application was dated 12/14/05, case # 1000-04-0004.2, map noting wetlands of intermediary wetlands value including a 50' buffer. An LOI review letter from the township engineer dated 4/7/06 is included. Both lots are gravity fed systems.

**For Lot 47.02**, this is new construction for a 5 bedroom house. For the primary area, the date is 4/19/04 for soil log 7, depth 144", no mottling, seepage, ground water or hydraulically restrictive horizons; soil log 8, 4/19/04, depth 144", no mottling, seepage, ground water or hydraulically restrictive horizons. The permeability test was perc test P2 at 138" on 4/20 & 21/04.; P3 done in 8 at 111" passing on 6/28/05. In season ground water monitoring was done in soil logs 7 and 8 1/27/06 – 3/17/06, results dry. For the reserve area, soil log 1 done 3/29/04, depth 126", no mottling, seepage, ground water or hydraulically restrictive horizons and soil log 5 done 4/19/04, depth 120", no mottling, seepage, ground water or hydraulically restrictive horizons, ground water was encountered at 108". Permeability was basin flood 1 in soil log 1, done 3/29/04 and failed due to rain; basin flood 1 in soil log 5 on 4/19/04, depth 96", was passing. In

season ground water monitoring was done in soil logs 1 and 5 from 1/27/06 – 3/17/06, results dry.

The regional zone is set at 108” by the ground water in soil log 5.

This motion was seconded by Mr. Facinelli. On roll call vote, the following was recorded:

Dr. Allen	Aye	Ms. Muir	Aye	V. Chair Butula	Aye
Mr. Facinelli	Aye	Ms. Sheay	Aye		

Mr. Robertson and Mr. Templin thanked the board.

**G. ADJOURNMENT**

A *MOTION* was made by Mr. Facinelli to adjourn at 9:00 pm, seconded by Ms. Muir with a vote of Ayes all, Nays, none recorded.

Respectfully submitted:

Lorraine Petzinger

Board of Health Secretary