

## READINGTON TOWNSHIP BOARD OF HEALTH MEETING

September 20, 2006 7:00 pm

Chair William C. Nugent called the meeting to order at 7:15 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	present	Raymond Facinelli	absent	William C. Nugent	present
Daniel Allen	present	Beatrice Muir	absent	Wendy Sheay	present
Jane Butula	present				

**Also Present:** Board of Health Engineer: Ferriero Engr., representative Mr. Joseph Kosinski  
Board of Health Attorney: Ms. Marisa Taormina  
Hunterdon County Health Department: Ms. Deb Vaccarella

### A. APPROVAL OF THE MINUTES

1. **Minutes** of August 16, 2006. (*-Albrecht, Nugent vote*).  
*Deferred to October 18, 2006.*

### B. CORRESPONDENCE

*Chair Nugent noted the following which will be copied to the board members:*

- *The organizational chart for Emergency Mgmt. should be copied to the board members.*
- *8/25/06 Memo/Invitation to Wastewater Mgmt. Plan Update – Somerset Cty. Planning Bd.*
- *The correspondence re: 38/71.01, 4 Wiedeman Ave. should be followed up with HCHD.*

1. **Suspected Hazardous Discharge Notification** letter dated 8/17/06 regarding heating oil at 14 Apple Tree Rd.
2. **Suspected Hazardous Discharge Notification** letter dated 8/29/06 regarding heating oil at 9 Pasture Rd.
3. **HCHD** – Notice of violation Block 72.01/Lot 34.12.

*Ms. Butula confirmed that this was previously before the board. Ms. Vaccarella stated the notice states they have 45 days to install system. Chair Nugent commented that the possibility of fines are eliminated or reduced. Ms. Vaccarella confirmed.*

4. **HCHD** – Notice of violation Block 4/Lot 95.
5. **HCHD** – letter dated 8/29/06 regarding Irrigation Disposal Systems.  
*Chair Nugent noted to Mr. Gallos at the county that the board is impressed with this letter, to stimulate the timely processing of repairs. Particularly the last paragraph 'Failure to Comply'.*
6. **HCHD LINCS** – dated 8/22/06 Communicable Disease Report.  
*Chair Nugent noted the lyme disease count in Readington is 2<sup>nd</sup> in the county.*
7. **Block 36/Lot 7** application notification.
8. **Block 76/Lot 2.03** NJDEP LOI verification.
9. **Block 65/Lot 18.02** NJDEP LOI verification.

10. **Block 65/Lot 18.02** RT Engineer memo dated 9/6/06.

*Chair Nugent asked Ms. Petzinger to follow up on the closing/end of communication in this memorandum.*

11. **Block 36/Lot 6** RT Engineer memo dated 9/6/06.
12. **Block 76/Lot 2.03** RT Engineer memo dated 9/5/06.

*Chair Nugent noted an indication in this memo that the delineation map referenced in the LOI had not been received.*

13. **NJDEP - Drinking Water State Revolving Fund.** [www.nj.gov/dep/watersupply](http://www.nj.gov/dep/watersupply)

14. HCHD - Memo dated 9/1/06 regarding upcoming educational opportunities.  
*Chair Nugent noted the website to check for upcoming classes: <http://njlmmn.rutgers.edu>*

15. NALBOH – 2006 election ballot.

*A MOTION was made by Ms. Albrecht, to cast the following three votes by Readington Township Board of Health:*

*President-Elect – Alice Davis*

*First State Affiliate Director – Donna Rozar*

*Second State Affiliate Director – Ed Schneider*

*This motion was seconded by Dr. Allen, passing with ayes all, nays none recorded.*

16. Block 39/Lot 8.01 application for approval to NJDEP for LOI.

17. HCHD LINCS – dated 9/18/06 E.coli outbreak.

18. HCHD LINCS – dated 9/18/06 FDA Consumer Advisory.

*Ms. Butula asked that this be forwarded to the schools and posted on the bulletin board.*

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

1. Septic System Repair Approval from HCHD, B 53/L 9.08. **Final Field 8/29/06**

2. Septic System Repair Approval from HCHD, B 51/L 2.11. **Final Field 9/7/06**

3. Septic System Repair Approval from HCHD, B 44/L 2. **Final Field 9/2/06**

4. Septic System Repair Approval from HCHD, B 25/L 30. **Final Field 8/21/06**

5. Septic System Repair Approval from HCHD, B 97/L 2.18. **Final Field 8/14/06**

6. Septic System Repair Approval from HCHD, B 75/L 17.15. **Final Field 8/11/06**

*Carried:*

7. Septic System Repair Approval from HCHD, B 62/L 17 **Final Field 6/26/06**

8. 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. *Ms. Butula noted the following items:*

- *The topic of streamlining the engineering reports should be discussed at the next meeting.*
- *The newsletter Pandemic Planning article should be put on the township website.*
- *The Board of Health is holding a meeting for the faith based community on 9/21/06 at the Holland Brook School.*
- *Mr. Kerwin has reminded us as First Responders that we are obligated to take this course being presented. The course is offered online, the link to the FEMA online course, Incident Command System, IS 100 is:*

<http://www.training.fema.gov/emiweb/IS/crslist.asp>

### E. NEW BUSINESS

### F. APPROVALS

#### Category A. – Single Lots

*The following applicant was not in attendance.*

1. **Block 25/Lot 12.01 – Beardslee Engr., Henriksen, Mountain Rd.**

Escrow fees paid 8/3/06. Check #1118 \$500.00.

2. **Block 43/Lot 29 – Hoffman Engr., Parra/Ortiz, Shade Lane.**

Escrow fees paid 4/6/06. Check #2225 \$500.00.

Previously heard 6/19/02, 2/16/05 (New Business), 4/20/05 (Old Business).

Mr. Kurt Hoffman, NJ licensed engineer represented this applicant before the board.

This project was started in 2002/2003 by Tektonic, for the barn and stalls on this property. This application is for the existing 3 bedroom dwelling. Soil testing was done behind the house. A 1300 gallon pump tank is proposed. There are a couple of groundwater monitoring wells indicated on the map which were for the plume, off of 42<sup>nd</sup> St., the wells are 130' away. The existing 1,000 gallon tank will be reused. The field is being sized for a 3 bedroom home. This was a failing system due to a low wet area, with high groundwater.

Ms. Butula confirmed that Ms. Vaccarella felt the county was comfortable with the plan/testing. Ms. Vaccarella stated regarding the age of the house/system an application received by the HCHD in 2002 indicated the house was +35 years old.

Chair Nugent stated there were two sets of maps received over time, one in 4/2006, the more current map is 9/5/06 reflecting no expansion to the residence. There is no review from Ferriero Engineering because it is a repair to a malfunctioning system. There is a letter from HCHD dated 8/13/06 indicating that the board should act on the soil testing as well as the pump system. Mr. Hoffman reviewed the soils testing, there was only a primary, soil log 1, clay loam and silt loam from 8 – 54" clay, 54 – 130" silt loam, 2HC soil, excessively coarse from 54 – 130". Soil log 2 is 8 – 53" clay loam, 53 – 128" excessively coarse, basin flood at 96", fill and empties were about 5 mins. each. The design is a fill enclosed soil replacement.

A **MOTION** was made by Ms. Butula for **approval** for Block 43/Lot 29, map entitled Septic Design for Marcela Ortiz dated 4/4/06, revision 7/10/06, changed from an alteration with expansion to alteration with no expansion. The map was prepared by Kurt Hoffman, licensed PE in NJ, surveyor was Nicholas Lebo, licensed surveyor, done on 4/4/06. HCHD report is dated 8/13/06. This is a fill enclosed soil replacement system. Primary soil logs were done on 2/22/06, soil log 1 @ 130", no seepage, mottling or groundwater. Soil log 2 @ 128", no seepage, mottling or groundwater. Permeability test was a basin flood done 2/22/06 @ 96", passing. An environmental consultants report by Jeff Tareila stated a 50' freshwater wetland transition area was not encroached upon by the proposed septic system, septic tank, pump tank, or associated septic delivery. A waiver is granted for the use of a pump. The applicant is reminded of the care, monitoring and necessary deed restriction and copy returned to the Board of Health office.

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

Ms. Albrecht	Aye	Ms. Butula	Aye	Chair Nugent	Aye
Dr. Allen	Aye	Ms. Sheay	Aye		

### **3. Block 72/Lot 9 – Hoffman Engr. , Pagano, Route 523.**

Escrow fees paid 6/29/06. Check # 234 \$500.00.

Mr. Kurt Hoffman, NJ licensed engineer represented this applicant before the board. The subject address is 1071 Rt. 523. Previous testing was done by RBZ enterprises in the back and front of the house. To be more conforming, soil logs 06-1 and 06-2 were done. Along with 06-1, a basin flood was done. A new septic field is proposed 12 x 47, fill enclosure in the rear of the dwelling, with a 1000 gal. concrete tank. The existing tank runs out to 1 lateral. This is an existing 2 bedroom dwelling. There was a time delay on the repair due to the sale of this home. The neighboring wells and systems are indicated on the map. The distance from the corner of the new field to the water course is 92'. The number of soil logs performed was due to the poor results and proximity of the water course in the rear. The board confirmed that an environmental consultant report by Jeff Tareila was included with the application.

A **MOTION** was made by Ms. Butula for **approval** for Block 72/Lot 9, 1071 Route 523, map entitled Septic Design for Greg Pagano, dated 4/26/06, revision 7/30/06 sheet 1 of 4, prepared by Kurt Hoffman, licensed PE in NJ. Final survey by Nicholas Lebo was dated 4/26/06. Two reports from HCHD were dated 7/27/06 and 8/17/06. This is an alteration

with no expansion of a 2 bedroom house, fill enclosed system. Testing was done 5/23/06, primary only, soil log 06-1 @ 112", no mottling, groundwater, or seepage. Soil log 06-2 @ 130", no mottling, groundwater, or seepage. Permeability test was a basin flood 06-1 @ 90" on 5/23/06, passing. An environmental consultants report by Jeff Tareila stated the site was visited on 3/15/06, reported 3/16/06 noting the foot of the new bed is 92' from the water course. This is a fill enclosed, gravity system, enabling the board to grant a waiver from the required 100'. Note #19 indicates this is the proper distance from all neighboring wells and septic systems.

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

Ms. Albrecht	Aye	Ms. Butula	Aye	Chair Nugent	Aye
Dr. Allen	Aye	Ms. Sheay	Aye		

#### **4. Block 53/Lot 1 – Tiedemann, Longo, Holland Brook Rd.**

Escrow fees paid 4/12/06. Check #3023 \$500.00.

Mr. Tiedeman, licensed PE in NJ appeared before the board. A septic system alteration with no expansion or change in use is proposed to this 3 bedroom dwelling on a ½ acre lot. The existing system showed elevated levels in the distribution box from an older system. A repair was done two years ago, including a T type header with the distribution box, laterals were replaced. The Norton series soils surrounding are typically slow permeable soils. The proposed alteration is to construct a new disposal bed, two soil logs were excavated on the property, soil log 1 encountered 72" of silt loam over shaley loam to a depth of 138". Groundwater was encountered at 111". The upper silt loam had a firm consistency, and was hydraulically restrictive, consistent with the soils survey. The shaley loam exhibited permeability at the rate ground water was observed. Soil log 2 had 88" of firm silt loam over shaley loam to 138". Mottling was observed at a depth of 36 – 84". This 18" thick layer is not representative of seasonal high water, a pitbail test conducted at 138", the water stabilized after 2 hours at 110". The excavation was left open for 24 hours, the water had risen to 107.5" below grade. No water was observed coming out of the zone where mottling was noted. The proposed alteration will abandon the existing system in place, a new disposal bed will be constructed over the two soil log areas. This will be a soil replacement fill enclosed, the depth of the excavation will be 11' below grade, a total of 8' of suitable fill, gravity system. The existing potable well is located in the basement of the house. The applicant has agreed to install a new well as indicated on the plan which will provide 66' separation distance between the existing septic tank, and 85' from outer limit of the sand enclosure around the bed. There are no other wells or septic systems within 150' of the proposed disposal bed.

Chair Nugent asked Ms. Vaccarella if there were any distance requirement for a well from the road.

Ms. Vaccarella stated no. The 50' casing for the well is a minimum.

There was some discussion of the distances between components and distances to the road.

Chair Nugent stated there are certain setbacks which are not being met, however, it is being brought more in conformance with the code.

Ms. Taormina stated this would be a waiver on behalf of the board.

Ms. Sheay confirmed with Mr. Tiedeman that the design is based on the observed ground water from the pitbail test, the shallowest was 107" from the surface.

Chair Nugent clarified Form 2b soil log FPP2, the regional zone is at 107.5"; as per township standards, it would have been 36".

Mr. Tiedeman stated he is not accepting the 36" as the regional zone of saturation. If there were mottling across the property, it would be considered, but there is only mottling in 2 areas, soil log 3 and 2, but nothing in 1 and it is Norton Series soils with a ground

water depth greater than 5' reported in the soils survey, experience would indicate this is a historic relic of the presence of water.

The board stated concern of the statistical occurrence with 2 of 3 holes having mottling. There was some discussion of soils types and the high water table in Readington Twp., and the benefit of testing for 8 weeks in the wet season.

Mr. Tiedeman asked if they installed wells to a depth of 60", and the zone goes from 36 – 54" and monitor that for a period of 8 weeks, in the wet season, and they come back after acquiring data, if the wells remain dry, would this design be considered by the board.

Ms. Butula said it would be considered.

Chair Nugent stated the depth of the monitoring should not be limited, it should be normal depth, 8' – 10'.

Mr. Tiedeman stated he will put one well at 10' to monitor the regional water table, then shallow (cluster) wells will be put down.

The board stated they would like to see a potability test of the existing well.

### **5. Block 48/Lot 21.16 – Bayer Risse, Gale, Stillwell Rd.**

Escrow fees paid 5/5/03, check #5451 \$500.00; 9/13/06 check # 3850.

Mr. Steve Risse, licensed PE in NJ appeared before the board. This application is for the expansion of a 3 bedroom dwelling to a proposed 5 bedroom dwelling. The existing system is 30 years old and is not malfunctioning, part of the old system will be used for the new system. The best permeability was found along the northern property boundary.

A primary and reserve area are located in the back of the property in excess of 100' to any neighboring well or septic. Soil log 213-6 accompanied by pit bail 214-1, accompanying soil log 214-1, done in the primary area, the reserve area is 213-7, pit bail 214-2, and soil log 214-2 is the accompanying soil log to that area. Eight weeks of monitoring over the past winter was done, also the well sample has been provided. The proposed system is a soil replacement bottom line flush, no mottling was encountered.

A pump will be used because that area of the yard is higher than the rest.

Chair Nugent stated Ferrier letter dated 6/12/06 is being used for reference, the latest map is sheet 3 of 10 4/27/06, revision 5/4/06. For design purposes, the regional zone of saturation is set at 102".

Mr. Risse stated the highest groundwater was at 99", recorded on 2/17/06, that would be the regional water table.

Ms. Butula noted that this was the best choice for the primary area.

Chair Nugent confirmed that this is a 3 going to 5 bedroom proposal.

A **MOTION** was made by Ms. Butula to **approve** the application for approval for Block 48/Lot 21.16 working from map named Septic System Alteration Design for Wayne Gale dated 4/27/06, revision 5/4/06 on pg. 3 of 10, prepared by Theodore H. Bayer, licensed PE in NJ. Surveyor is Charles Saladin Jr., licensed in NJ. Reports from Ferriero Engineering are dated 6/12/06, 7/25/06. This is an alteration with expansion, addition of 2 bedrooms. This is a soil replacement bottom lined pressure distribution system. For the primary, soil log 213-6 at 132" done on 2/14/06, no mottling, no hydraulically restrictive horizon, seepage at 115", soil log 214-1 done at 138", no mottling, no hydraulically restrictive horizon, seepage at 114", permeability test was pit bail 214-1 @ 132", passing.

In season groundwater monitoring was done 2/17/06 – 4/7/06. Regional water level determined by mottling @ 102" on 2/17/06 and 2/13/06. For the reserve area, soil log 213-7, 2/14/06 @ 137" no mottling, no hydraulically restrictive horizon, seepage at 120", soil log 214-2 @ 137" no mottling, no hydraulically restrictive horizon, seepage at 108", permeability test was pit bail 214-2 @ 137" done 2/14/06, passing.

In season groundwater monitoring done 2/17/06 – 4/17/06, groundwater determined by the

monitoring at 99” on 2/17/06. This is a deed restricted pump system with the associated filing with the county clerk, and follow up with the BOH office.

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

Ms. Albrecht	Aye	Ms. Butula	Aye	Chair Nugent	Aye
Dr. Allen	Aye	Ms. Sheay	Aye		

Ms. Albrecht left at 9:25 pm

### **Category B. – Subdivisions**

#### **1. Block 42/Lot 12.02– Van Cleef Engr., Antonuccio, Freeman Ln.**

Escrow fees paid 6/6/05, check #1134 \$500.00; 9/18/06, check #1316.

Previously heard 6/18/03, 8/20/03 9/17/03.

Data mailed with 4/20/05 packet.

Ms. Lloyd Tubman, Esq., Archer & Greiner represented Carmine Antonuccio before the board. This is the last of 7 lots in a subdivision that this board considered in 2005.

Ferriero Engineering in its review letter of 4/11/05 found that additional testing was required on this lot. For this application, Van Cleef Engineering has tested in different locations, and those test results are before the board this evening. Mr. Ed Herrman will address the board with his testimony this evening.

Mr. Ed Herrman, Van Cleef Engineering, licensed PE in NJ appeared before the board. This lot of record was caught in the change of ordinance in 2001 requiring the ground water monitoring, subsequent to that the map was filed in February 2003, creating lots that under the terms of the ordinance no longer complied. Groundwater testing logs were done in the spring of 2003, at that time it was deemed that additional testing was required. In the spring of 2004 piezometers were installed, however, only 4 weeks were available, 8 weeks of groundwater monitoring was obtained in 2005 and results encountered were not acceptable. Complete retesting was done in the spring of 2006 for the primary and reserve, that information was presented to the BOH and the HCHD. Chair Nugent confirmed that a 5 bedroom dwelling is proposed, and the current map is 4/13/06, revision 6/2/06.

Mr. Herrman stated that is correct.

Ms. Butula asked if an LOI were done.

Mr. Herrman stated a presence/absence letter was submitted with the original application.

There was some discussion of the standpipe and piezometer readings.

Mr. Herrman stated this would be a gravity system, the elevation of the house has been raised slightly. This will be fill enclosed based on a 2 SC classification. Note number 7 indicates the proper distance from neighboring wells/septics.

A **MOTION** was made by Ms. Butula for **approval** for Block 42/Lot 12.02 from a map named Plot Plan and Septic System Design dated 4/13/06, revision 6/2/06 which added the surveyors signature. This is also known as Lot 7 on the grading plan. This was prepared by Robert Clerico, PE in NJ, NJ licensed surveyor is James McEwen. Ferriero reports are dated 4/11/05, revised 4/19/05, 5/26/06, email 7/3/06. This is for new construction, 5 bedroom home, select fill enclosed system, note #7. on the map states that the individual subsurface will be 100’ from neighboring wells and water courses. For the primary done 1/26/06, soil log 1202-1 @ 114”, no mottling, hydraulically restricted horizon, seepage @ 72”, static water after 24 hours @ 61”. Soil log 1202-2 @ 118”, seepage @ 72”, static water after 24 hours @ 59”, no mottling, no hydraulically restrictive horizon. For permeability, pit bail 1 @ 61” done 1/26/06, passing. In season ground water

monitoring was done 2/5/06 – 3/26/06 with standpipes and piezometers. The regional water for the primary is determined by soil log 1202-2 with static water @ 59”.

For the reserve, soil logs done 1/26/06, soil log 1202-3 @ 128”, no mottling, no hydraulically restricted horizon, seepage @ 84”, static water after 24 hours @ 71”. Soil log 1202-4 @ 120”, no mottling, hydraulically restricted horizon, seepage @ 84”, static water after 24 hours @ 75”.

Pit bail 2 @ 64”, passing, in season ground water monitoring done 2/5/06 – 3/26/06 with standpipes and piezometers. Regional ground water for the reserve is determined by the soil log 1202-3 @ 71” after 24 hours static water. The LOI for the entire subdivision was done 9/10/98, case # 1022-98-00006.1. This will be a gravity system.

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

Dr. Allen	Aye	Ms. Sheay	Aye
Ms. Butula	Aye	Chair Nugent	Aye

## G. ADJOURNMENT

A *MOTION* was made by Ms. Sheay to adjourn at 9:55 pm, seconded by Dr. Allen with a vote of Ayes all, Nays, none recorded.

Respectfully submitted:

Lorraine Petzinger

Board of Health Secretary