

READINGTON TOWNSHIP BOARD OF HEALTH

February 17, 2021 7:00 p.m.

Virtual Meeting via Webex

Chair Colburn called the meeting to order at 7:01 p.m. and announced that all laws governing the Open Public Meetings Act have been met and that this meeting has been duly advertised.

A. SALUTE TO THE FLAG

B. ATTENDANCE ROLL CALL:

Jodi Bettermann	Present	Theresa Brown Biondo	Present	John Kalinich	Present
Susan Masinda	Present	Karen Mittleman	Present	David Olsen	Present
Chair Colburn	Present				

Also in attendance: Board of Health Engineer - Ferriero Engineering, Inc. – Joe Kosinski

C. APPROVAL OF THE MINUTES

1. Minutes of 1/20/2021

A motion was made by Mr. Olsen and seconded by Ms. Mittleman for approval of the minutes.

On roll call, the following was recorded:

Jodi Bettermann	Aye	Theresa Brown Biondo	Aye	John Kalinich	Aye
Susan Masinda	Aye	Karen Mittleman	Aye	David Olsen	Aye
Chair Colburn	Aye				

D. CORRESPONDENCE

1. NJLINCS - Clarification for testing of ill children suspected of having Covid 19
2. NJLINCS - Covid 19 Weekly Activity Report Week Ending January 9, 2021
3. APEX - Potable Water Sampling for Former Walmart Store

A board member inquired as to what, if anything, the Board of Health needed to do with regard to the water testing. The results are provided to the Board as a curtesy; the NJDEP monitors the results.

4. NJLINCS - Updated NJDOC Covid 19 Public Health Recommendations for Schools
5. NJLINCS - Covid 19 Weekly Activity Report Week Ending January 16, 2021
6. Eastern States Environmental Associates - 20 Tannery Road LOI
7. NJLINCS - Updated Guidelines for the Investigation of Zoonotic Diseases in Companion Animals
8. NJLINCS - Covid 19 Weekly Activity Report Week Ending January 23, 2021
9. NJDEP - Site Remediation 51 Tannery Road
10. NJLINCS - Covid 19 Weekly Activity Report Week Ending January 30, 2021
11. NJLINCS - Medical Countermeasures POD Planning and Response Virtual Training
12. NJLBHA Membership Request

The board discussed the possibility of giving the NJLBHA membership a try. Ms. Mittleman moved and Mr. Olsen seconded a motion to have the Readington Township become a member of the NJLBHA. The motion passed with a vote of Ayes all, Nays none recorded.

E. OLD BUSINESS

All revisions requested from the engineers in the January 20, 2021 meeting were received in the Board of Health office.

F. NEW BUSINESS

None

G. APPROVALS

Alteration/No Expansion:

Time heard 7:09 p.m.

1. **Block 39/Lot 20.01 Hoffman Engineering – 105 Pulaski Road**

Escrow fees paid 1/25/2021, Ck# 1024, \$750.00.

Mr. Kurt Hoffman, NJ licensed engineer, appeared before the board. The owner of this property, which is a rental property, is also the owner of the neighboring property located at 103 Pulaski Road and is where the owner resides. This is not a real estate transfer. The owner is pursuing a lot line adjustment. As part of this adjustment, confirmation that this property's septic system was functional was sought. The existing system was found to have issues and therefore needs replacement.

The board asked Mr. Hoffman:

1. The plans show the mound will be 6 feet high. Would a 4:1 slope be more beneficial?
2. What kind of trees are on the property and would removing them cause instability?
3. The addresses on the HCHD Form 1 appears to have the addresses switched.

Mr. Hoffman responded:

1. A 4:1 slope would require more trees to be removed. After much discussion by the board, it was determined that the 3:1 slope would be sufficient due to the good soil testing results.
2. He believes they were mostly pine trees and no instability would result if they were removed.
3. The engineer will provide a corrected Form 1.

Chair Colburn asked if there were any additional questions or items for discussion; there was no response.

A **MOTION** was made by Mr. Olsen for approval as follows:

Block / Lot:	39/20.01
Street Location:	105 Pulaski Road
Number Bedrooms:	4
Owner:	Jerry Sinagra
Map Title:	Septic Design for Jerry Sinagra, Block 39 Lot 20.01, Readington Township, Hunterdon County, NJ
Number Sheets:	1-6
Map Date(s):	1/7/2021
Prepared By:	Kurt Hoffman Engineering
Survey:	Boundary Survey and Lot Line Adjustment prepared by Andrew B. Clarke, PLS dated 2/1/2018
Reports:	Hunterdon County Department of Health dated 1/20/2021; Wetland Investigation Letter prepared by Jeff Tareila dated 11/20/2020
Proposed System:	Alteration with no expansion, gravity-dosed, mounded, soil replacement system that will use a new 1,300-gallon, two-compartment septic tank with a 6-inch effluent filter, and a 1,300-gallon pump tank.
Soil Testing:	Done 12/10/2020, Soil log 1 at 84", with no mottling and no seepage. Soil log 2 at 90" with no mottling and no seepage. Permeability test was done via basin flood in soil log 2 done on 12/10-11/2020 at a depth of 54" with passing results.

There were no wetlands within 100' of the proposed system as noted by both Jeff Tareila's letter and in the design.

The system will incorporate a pump which will require a deed restriction to be filed at the Hunterdon County Clerk’s office and a copy returned to the BOH secretary within 90 days after installation. The engineer has informed the property owner of the maintenance requirements of the pump and effluent filter. The Board of Health secretary will email the deed restriction information to Mr. Hoffman so that he can provide the deed restriction information to the applicant.

The motion was seconded by Ms. Mittleman. On roll call vote, the following was recorded:

Jodi Bettermann	Aye	Theresa Brown Biondo	Aye	John Kalinich	Aye
Susan Masinda	Aye	Karen Mittleman	Aye	David Olsen	Aye
Chair Colburn	Aye				

Time heard 7:27 p.m.

2. Block 51/Lot 2.23 – Bayer-Risse Engineering – 2 Sunnyfield Drive

Escrow fees paid 2/3/2021, Ck# 6721, \$750.00.

Mr. Bill Jupinka, NJ licensed engineer, appeared before the board. This property is part of a real estate transaction. The current system is non-compliant and is saturated; doesn’t drain probably due to shale. The proposed system is mounded about 4 feet.

The board asked Mr. Jupinka:

1. Will the deer fence need to be removed?

Mr. Jupinka responded:

1. Yes, it will be removed temporarily and then put back up.

Chair Colburn asked if there were any additional questions or items for discussion; there was no response.

A **MOTION** was made by Ms. Mittleman for approval as follows:

Block / Lot: 51/2.23
Street Location: 2 Sunnyfield Drive
Number Bedrooms: 4
Owner: Dan Herman
Map Title: Septic System Alteration Design for Dan Herman, Block 51, Lot 2.23, Readington Township, Hunterdon County, New Jersey
Number Sheets: 1-11
Map Date(s): 1/27/2021
Prepared By: Theodore H. Bayer, P.E
Survey: Location Survey prepared by Ronald L. Haffing, PLS & Planner, dated 11/15/1994
Reports: Hunterdon County Department Health dated 2/4/2021; Jeff Tareila Environmental Consulting Wetlands Report dated 1/13/2021
Proposed System: Alteration with no expansion, pressure-dosed, mounded, soil replacement system that will use a new 1,000-gallon, two-compartment septic tank with a 6-inch effluent filter, and a 1,300-gallon pump tank.
Soil Testing: Done 1/14/2021, Soil log 114-1 at 90”, with no mottling and no seepage. Soil log 114-2 at 84” with no mottling and no seepage. Soil log 115-3 at 75” with no mottling and no seepage. Permeability test was done via basin flood in soil log 114-1 done on 1/14/2021 at a depth of 60” with a positive result.

There were no wetlands within 100' of the proposed system as noted by both Jeff Tareila's letter and in the design.

The system will incorporate a pump which will require a deed restriction to be filed at the Hunterdon County Clerk's office and a copy returned to the BOH secretary within 90 days after installation. The engineer has informed the property owner of the maintenance requirements of the pump and effluent filter. The Board of Health secretary will email the deed restriction information to Mr. Jupinka so that he can provide the deed restriction information to the applicant.

The motion was seconded by Mr. Kalinich. On roll call vote, the following was recorded:

Jodi Bettermann	Aye	Theresa Brown Biondo	Aye	John Kalinich	Aye
Susan Masinda	Aye	Karen Mittleman	Aye	David Olsen	Aye
Chair Colburn	Aye				

Time heard 7:35 p.m.

3. Block 74/Lot 36 – Bayer-Risse Engineering – 5 Lazy Brook Road

Escrow fees paid 2/3/2020, Ck# 677, \$750.00.

Mr. Bill Jupinka, NJ licensed engineer, appeared before the board. The existing system is saturated. The property as a whole is a very wet property. The area where the proposed system is considered to be in a wetlands transition area and therefore it is necessary to obtain a General Permit 24.

The board asked Mr. Jupinka:

1. If this were a vacant lot, could a home be built on it today?

Mr. Jupinka responded:

1. It would depend. The wetlands would have to be delineated and they would probably be confined to a small corner of the property in which to develop that may or may not be big enough to have a primary and reserve area defined.

Chair Colburn asked if there were any additional questions or discussion; there was no response.

A **MOTION** was made by Mr. Kalinich for approval as follows:

Block / Lot: 74/36
Street Location: 5 Lazy Brook Road
Number Bedrooms: 3
Owner: Sheila Curran
Map Title: Septic System Alteration Design for Sheila Curran, Block 74, Lot 36, Readington Township, Hunterdon County, New Jersey
Number Sheets: 1-11
Map Date(s): 1/27/2021
Prepared By: Theodore H. Bayer, P.E
Survey: Boundary & Topographic Survey prepared by Robert Ent, Jr., PLS dated January 25, 2021
Reports: Hunterdon County Department Health dated 2/5/2021; Division of Land Use GP 24 Permit
Proposed System: Alteration with no expansion, pressure-dosed, mounded, soil replacement, system that will use a new 1,000-gallon, two-compartment septic tank with a 6-inch effluent filter, and a 1,000-gallon pump tank.

Soil Testing: Done 1/4/2021, Soil log 104-2 at 68", with mottling at 30" and seepage at 24". Soil log 104-3 at 72" with mottling at 24" and seepage at 24". Permeability test was done via pit bail test in soil log 104-2 at a depth of 66" on 1/4/2021 with a positive result at 3.6 inches per hour.

The location of the proposed system is in wetlands transition areas. A General Permit 24 was obtained.

The system will incorporate a pump which will require a deed restriction to be filed at the Hunterdon County Clerk's office and a copy returned to the BOH secretary within 90 days after installation. The engineer has informed the property owner of the maintenance requirements of the pump and effluent filter. The Board of Health secretary will email the deed restriction information to Mr. Jupinka so that he can provide the deed restriction information to the applicant.

The motion was seconded by Ms. Masinda. On roll call vote, the following was recorded:

Jodi Bettermann	Aye	Theresa Brown Biondo	Aye	John Kalinich	Aye
Susan Masinda	Aye	Karen Mittleman	Aye	David Olsen	Aye
Chair Colburn	Aye				

H. COMMENTS

Mr. Kosinski presented a PowerPoint presentation to the board members that went over how septic systems work and provided a brief overview of soil testing.

I. ADJOURNMENT

A **MOTION** was made by Mr. Kalinich to adjourn the meeting at 8:41 p.m., seconded by Mr. Olsen, with a vote of Ayes all, Nays none recorded.

Respectfully submitted:

Carol Radziewicz