

READINGTON TOWNSHIP BOARD OF HEALTH

June 21, 2023 7:00 p.m.

Chair Colburn called the meeting to order at 7:00 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 |
| Karen Mittleman | Present | David Olsen | Absent | Chair Colburn | Present |

C. APPROVAL OF THE MINUTES

1. Minutes of 5/17/2023

A motion was made by Ms. Mittleman and seconded by Ms. Brown-Biondo for approval of the minutes as amended. On roll call, the following was recorded:

| | | | | | |
|-----------------|---------|----------------------|-----|---------------|-----|
| Jodi Bettermann | Abstain | Theresa Brown Biondo | Aye | John Kalinich | Aye |
| Karen Mittleman | Aye | Chair Colburn | Aye | | |

D. GUEST SPEAKER – Karen DeMarco, Hunterdon County Health Official

Ms. DeMarco provided the board members with the 2022 Hunterdon County Health Department Annual Report and gave an overview of all divisions of the Health Department. She stated that they are looking to provide more services where gaps exist. She informed that there is \$3.2 million in additional grant funds coming in for 2023. Members asked Ms. DeMarco about options to track septic maintenance as well as data collection for reporting purposes. Ms. DeMarco spoke about how Montgomery Township handles septic maintenance enforcement and reported that the County health department is in the process of digitizing their data. It was asked if the County ever brought board of health members together for a roundtable session where ideas could be shared. Ms. DeMarco stated she would look into that idea. Members thanked Ms. DeMarco for presenting to them as she wrapped up her presentation.

E. CORRESPONDENCE

1. HCHD COVID 19 Reporting
2. HCHD Influenza Reporting
3. N.J. Vector-borne Disease Surveillance
4. RAO - Block 39 Lot 52 - County Line Road
5. RAO - Block 63 Lot 50 - 158 Stanton Road
6. Tick-borne Disease Awareness Month Proclamation
7. UPDATE: N.J.A.C. 8:57: Communicable Diseases
8. Public Health Advisory : Preventing Heat-Related Illness in Vulnerable Populations
9. CDC Health Update: Potential Risk for New Mpox Cases
10. Tickborne Disease Basics community education training webinar
11. 2023 New Jersey Immunization Conference
12. Outbreak of Suspected Fungal Meningitis in U.S. Patients who had Surgical Procedures in Mexico
13. New fact sheet: Don't Take LEAD DUST Home from Work!
14. Guidance for the Ending of the Federal COVID-19 Public Health Emergency
15. New Funding Opportunity - Supporting Communities to Reduce Lead Poisoning
18. Tickborne disease activity & the detection of emerging tickborne pathogens in ticks
19. Fact sheet on actions to protect health on poor air quality days
20. Vaccine Information Toolkit for Parents and Guardians

There was no discussion of correspondence items.

F. APPROVALS

Alteration/No Expansion:

Time heard 7:38 p.m.

1. **Block 45.02/Lot 1.02 – Bayer-Risse Engineering – 609 CR 523**

Escrow fees paid 6/2/2023, Ck# 6366, \$750.00.

Mr. Bill Jupinka, NJ licensed engineer, appeared before the board. He stated that the existing system was deteriorating, and water was found in two (2) laterals. The proposed system is an ATU and will be located in the backyard.

The board asked Mr. Jupinka:

1. A member stated that the Norweco system seems complicated.
2. What happens when the power goes out?
3. How long do these systems last?
4. What is the average cost for the system?
5. How often is it recommended to pump out one of these systems.
6. What happens if a supplier goes out of business?

Mr. Jupinka responded:

1. Maintenance is actually pretty easy, and the treatment is second to none.
2. System won't work unless there is a generator, similar to other systems with a pump.
3. A well-maintained system can last many years.
4. The system itself averages about \$10,000 - \$12,000 and \$450-\$500 annual maintenance.
5. Every 2-3 years; you do not want to pump out all chambers at once.
6. Unknown. Probably would be taken over by another company.

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

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

Block / Lot: 45.02/1.02
Street Location: 609 Route 523
Number Bedrooms: 3
Map Title: Septic System Alteration Design, Block 45.02 Lot 1.02, 609 Route 523, Readington Twp, Hunterdon Co., NJ
Number Sheets: 1-11
Map Date(s): 6/5/2023
Prepared By: Theodore H. Bayer, P.E
Survey: Survey prepared by Robert J. Templin, PE & LS dated 7/7/1997
Reports: Hunterdon County Health Department dated 6/8/2023; Wetlands Letter from Jeff Tariela Environmental Consulting dated 5/19/2023
Proposed System: Alteration with no expansion, pressure-dosed, fill-enclosed, soil replacement system that will use an ATU – Norweco Singulair Green that uses a pump tank of 450 gallons. The disposal field measures 810-sf.
Soil Testing: Done 5/22 - 23/2023, Soil log 522-1 at 66", with no mottling and no seepage. Soil log 523-3 at 66", with no mottling and no seepage. Permeability testing was done via basin flood in soil log 522-1 on 5/22-23/2023 at a depth of 60" and resulted in a positive result.

There were no freshwater wetlands or state open waters within 75' of the proposed system as noted in the Tareila letter.

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. Brown-Biondo. On roll call vote, the following was recorded:

| | | | | | |
|-----------------|-----|----------------------|-----|---------------|-----|
| Jodi Bettermann | Aye | Theresa Brown Biondo | Aye | John Kalinich | Aye |
| Karen Mittleman | Aye | Chair Colburn | Aye | | |

Time heard 7:58 p.m.

2. Block 51/Lot 61 – Parker Engineering – 14 Campbell's Brook Road

Escrow fees paid 6/2/2023, Ck# 1556, \$750.00.

Mr. Steve Parker, NJ licensed engineer, appeared before the board. This is not a home sale. The property owner noticed an issue with an existing system that they want to correct. The property is constrained by the streams and location of the well. They are requesting a variance as the proposed system is within 50 feet of a water course. They are proposing to keep the existing tank.

The board asked Mr. Parker:

1. A member questioned the existing swale.
2. Note 38 states there is a brook but no wetlands?
3. Was an ATU suggested?
4. A member remarked about the existence of an easement.
5. Estimated age of current system?

Mr. Parker responded:

1. The site drains from the back to the swale. The area of the proposed field is a high spot, and it will be diverted away from the swale.
2. Sometimes there are no wetlands found when there is a water course.
3. Yes, however the property owner was not in favor of this option.
4. The driveway crosses the easement, but the proposed system does not come in contact with the easement.
5. Mid 1970s.

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: 51/61
Street Location: 14 Campbells Brook Road
Number Bedrooms: 3
Map Title: Septic System Design, 14 Campbells Brook Road, Tax Map Lot 61 Block 51, Township of Readington, Hunterdon County, New Jersey
Number Sheets: 1-2
Map Date(s): 5/24/2023; Revised 6/8/2023
Prepared By: Stephen E. Parker, P.E
Survey: Location Survey prepared by James V. De Muro, PE & LS dated 10/3/1991
Reports: Hunterdon County Health Department dated 6/9/2023

Proposed System: Alteration with no expansion, gravity-dosed, mounded, soil replacement system that will reuse the existing single-compartment septic tank and will add a 6-inch effluent filter, if possible, and a 1,300-gallon pump tank. The disposal field is 819-sf.

Soil Testing: Done 12/28/2022, Soil log 1 at 92”, with no mottling and seepage at 80”. Soil log 2 at 102”, with no mottling and seepage at 84”. Permeability testing was done via pit bail in soil log 1 on 12/28/2022 at a depth of 92” and resulted in K rating of 20 inches/hour.

There were no wetlands areas within 150’ of the proposed system as noted in the septic plans in Note 38.

The following waiver was granted by the board:

1. The proposed disposal bed is 50 feet from the existing brook and doesn’t meet the 100’ separation distance per Readington Township ordinance, however, does meet the state requirement.

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. Parker so that he can provide the deed restriction information to the applicant.

**It was noted that the review letter from the HCHD had an incorrect date for the septic plans. The secretary will request a correction.

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 |
| Karen Mittleman | Aye | Chair Colburn | Aye | | |

Time heard 8:16 p.m.

3. Block 73/Lot 3.21 – Parker Engineering – 41 Winding Way
Escrow fees paid 5/31/2023, Ck# 5845, \$750.00.

Mr. Steve Parker, NJ licensed engineer, appeared before the board. The property owner was also present. The property is for sale and the septic system did not pass inspection. The proposed system is in the front yard. There is a drainage easement that runs across the front yard that appears to be created just for drainage; there don’t appear to be any pipes. The proposed system is not a mounded or raised system. Mr. Parker asked if the tank could be kept even though it is just within the 100-foot circle of the well. Well testing showed no issues.

The board asked Mr. Parker:

1. Does the swale go across all properties?
2. How much does it cost if a new tank is needed?
3. Soil Lot 1 – witness shows 105”; Form 1 shows 120” – which is correct?
4. Form 5 shows the municipality as Tewksbury.

Mr. Parker responded:

2. Approximately \$2,500.
3. Form 1 will be corrected to show 105”.
4. Form 5 will be corrected.

The property owner responded:

1. When heavy rains occur, you can see water in the easement but then it quickly drains away.

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

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

Block / Lot: 73/3.21
Street Location: 41 Winding Way
Number Bedrooms: 4
Map Title: Septic System Design, 41 Winding Way, Tax Map Lot 3.21 Block 73, Township of Readington, Hunterdon County, New Jersey
Number Sheets: 1-2
Map Date(s): 5/23/2023
Prepared By: Stephen E. Parker, P.E
Survey: Survey prepared by A. Edmond Yannaconne, NJLS dated 8/27/1992
Reports: Hunterdon County Health Department dated 6/7/2023
Proposed System: Alteration with no expansion, gravity-dosed, minimally mounded, soil replacement system that will use a new 1,000-gallon, two-compartment septic tank with a Tufite EF 6 effluent filter, and a 1,300-gallon pump tank. The disposal field is 1,062-sf.
Soil Testing: Done 5/2/2023, Soil log 1 at 120", with no mottling and seepage at 77". Soil log 2 at 122", with mottling at 80" and seepage at 114". Permeability testing was done via pit bail in soil log 1 on 5/2/2023 at a depth of 105" and resulted in a K rating of 3.7 inches/hour.

There were no wetlands within 150' of the proposed system as noted in the septic plans in Note 38.

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. Parker 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 |
| Karen Mittleman | Aye | Chair Colburn | Aye | | |

F. APPROVALS - EXPANSION/NEW CONSTRUCTION

None

G. OLD BUSINESS

- Update from Karen and Teri on Writeup for NJ Register Ready/Blue Angel/File of Life**
 No update to report.

H. NEW BUSINESS

- Posting Topics on Facebook Page – BOH Protocol**
 After much discussion on how best to decide what should be publicized and when, it was determined that a communication plan is needed. A subcommittee was created for this purpose and will be comprised of Ms. Bettermann, Ms. Mittleman and Ms. Brown-Biondo.

2. Introduction and First Reading - Ordinance Change for Separation Distance - Septic Tank, Pump Pit HCHD

The following ordinance was offered for introduction:

ORDINANCE NO. BH.01-2023

AN ORDINANCE AMENDING ARTICLE III, CHAPTER 268 ENTITLED “INDIVIDUAL SUBSURFACE SEWAGE DISPOSAL SYSTEMS” OF THE CODE OF THE TOWNSHIP OF READINGTON BOARD OF HEALTH VOLUME, SECTION 268-16B(10)4.3 REGULATING SEPARATION DISTANCES FOR SEPTIC TANK /PUMP PITS.

Members discussed if the notes indicated by the numbers in parentheses should be added but it was decided to advertise the ordinance change as is.

The Public Hearing was scheduled for July 19, 2023, at 7:00 p.m.

I. COMMENTS

Ms. Brown-Biondo provided members with information regarding poison hemlock which was found on a property in the community and requested any guidance from the members as to how it should be addressed.

J. ADJOURNMENT

A **MOTION** was made by Ms. Mittleman to adjourn the meeting at 9:06 p.m., seconded by Mr. Brown-Biondo, with a vote of Ayes all, Nays none recorded.

Respectfully submitted:

Carol Radziewicz