

SANITARY SYSTEM DESIGN

NUMBER OF BEDROOMS	6
PERCOLATION RATE	20 MIN./IN.
ABSORPTION AREA REQUIRED	1,012.5 S.F. (MIN.)
EXIST. 4" WIDE TRENCHES	197.2 L.F. TO REMAIN X 3 S.F./L.F. = 591.6 S.F.
EXIST. 2" WIDE TRENCHES	102.5 L.F. TO REMAIN X 2.4 S.F./L.F. = 246 S.F.
PROP. 4" WIDE TRENCHES	58.4 L.F. TO BE ADDED X 3 S.F./L.F. = 175.2 S.F.
TOTAL ABSORPTION AREA	1,012.8 S.F.
SEPTIC TANK CAPACITY	2,000 GAL. (INC. GARBAGE GRINDER & < 200 GAL. TUB)

SANITARY SYSTEM ELEVATIONS

FL. DISTRIBUTION LINE **	1	2	3	4
	453.7	452.3	451.0	450.3
HIGH LEVEL OVERFLOW **	453.9	452.5	451.2	---
SEPTIC TANK OUTLET	454.25			
SEPTIC TANK INLET	454.50			
FL. 4" PVC @ FDN. WALL **	456.23			
TOP OF FOUNDATION	465.33 (466.5 ON REFERENCED AS-BUILT)			
TOP OF SEPTIC TANK	455.25			

** NOTE: ELEVATIONS SHOWN ARE BASED ON RELATING DATA SHOWN ON REFERENCED AS-BUILT PLAN BY TOWNE ENGINEERING TO NAVD 88 DATUM.

MLSS CALCULATION

NUMBER OF BEDROOMS:	6
SLOPE:	10%
RESTRICTIVE LAYER:	32"
PERCOLATION RATE:	20 MIN./IN.
HF(26) X FF(2.25) X PFF(1.25) =	73.2 L.F.

NOTES:

THE LEACHING AREA IS TO BE STRIPPED OF ALL UNSUITABLE SOILS AND FILLED WITH CLEAN SAND, LAID IN 8"-12" INCH LIFTS. FILL TO BE MECHANICALLY COMPACTED TO 90% MAXIMUM DENSITY. A MINIMUM SEPARATION DISTANCE OF 24" BETWEEN THE MOTTLING LAYER AND BOTTOM OF THE LEACHING AREA MUST BE MAINTAINED.

INSTALLATION OF ALL SEWAGE DISPOSAL SYSTEMS SHALL NOT OCCUR DURING WET WEATHER TO AVOID SOIL SMEARING.

FILLING OF STRIPPED AREAS SHALL NOT BE PERMITTED WHILE SMEARING OF THE SOILS OCCURS, ALL SMEARED SURFACES SHALL BE RAKED OR PLOWED PRIOR TO ANY FILLING AND AS DIRECTED BY THE TOWN HEALTH DEPARTMENT.

SELECT FILL PLACED WITHIN AND ADJACENT TO LEACHING SYSTEM AREAS SHALL BE COMPRISED OF CLEAN SAND, OR SAND AND GRAVEL, FREE FROM ORGANIC MATTER AND FOREIGN SUBSTANCES. THE SELECT FILL SHALL MEET THE FOLLOWING REQUIREMENTS UNLESS OTHERWISE APPROVED BY A PROFESSIONAL ENGINEER FOR USE WITHIN THE LEACHING AREA:

1. THE SELECT FILL SHALL NOT CONTAIN ANY MATERIAL LARGER THAN THE THREE (3) INCH SIEVE.
2. UP TO 45% OF THE DRY WEIGHT OF THE REPRESENTATIVE SAMPLE MAY BE RETAINED ON THE #4 SIEVE (THIS IS THE GRAVEL PORTION OF THE SAMPLE).
3. THE MATERIAL THAT PASSES THE #4 SIEVE IS THEN REWEIGHED AND THE SIEVE ANALYSIS STARTED.
4. THE REMAINING SAMPLE SHALL MEET THE FOLLOWING GRADATION CRITERIA:

SIEVE SIZE	PERCENT PASSING	
	WET SIEVE	DRY SIEVE
#4	100	100
#10	70% - 100%	70% - 100%
#40	10% - 50%*	10% - 75%
#100	0% - 20%	0% - 5%
#200	0% - 5%	0% - 2.5%

*NOTE: PERCENT PASSING THE #40 SIEVE CAN BE INCREASED TO NO GREATER THAN 75% IF THE PERCENT PASSING THE #100 SIEVE DOES NOT EXCEED 10% AND THE #200 SIEVE DOES NOT EXCEED 5%.

THE LICENSED INSTALLER IS RESPONSIBLE FOR PREPARING THE LEACHING AREA WITH NECESSARY SELECT FILL. THE TOPSOIL IN THE LEACHING SYSTEM AREA MUST BE REMOVED AND THE SUBSOIL SCARIFIED PRIOR TO SELECT FILL PLACEMENT UNLESS OTHERWISE DIRECTED BY THE DESIGN ENGINEER. THE INSTALLER SHALL TAKE THE NECESSARY STEPS TO PROTECT THE UNDERLYING NATURALLY OCCURRING SOIL FROM OVER COMPACTION OR DAMAGE. SELECT FILL SHALL EXTEND A MINIMUM OF FIVE (5) FEET LATERALLY IN ALL DIRECTIONS BEYOND THE OUTER PERIMETER OF THE LEACHING SYSTEM.

WARNING: THESE PLANS NOT TO BE USED FOR LOCATION OF UNDERGROUND UTILITIES - CALL BEFORE YOU DIG 1-800-922-4455 TWO WORKING DAYS BEFORE YOU DIG.

REFERENCE MADE TO MAPS TITLED:

- *SEPTIC SYSTEM AS-BUILT PREPARED FOR MARC SELLEW 21 ACORN RIDGE ROAD GLASTONBURY, CT BY TOWNE ENGINEERING, INC. SOUTH WINDHAM, CT DATE: 1-3-95 SCALE: 1"=20' SHEET 1 OF 1 JOB NO. 94-111
- *SEPTIC SYSTEM DESIGN PREPARED FOR MARC SELLEW ACORN RIDGE ROAD GLASTONBURY, CT BY TOWNE ENGINEERING, INC. SOUTH WINDHAM, CT DATE: 7-12-94 REV. 9-13-94 SCALE: 1"=20' SHEET 1 OF 2 JOB NO. 94-111
- *SUBDIVISION PLAN WOODLAND HEIGHTS PREPARED FOR PETCO ASSOCIATES GLASTONBURY, CONN. BY REINO E. HYPPIA & ASSOCIATES C.E. & L.S. GLASTONBURY, CT SCALE: 1"=40' DATE: 1-15-88 REV. 1-13-89 MAP NO. 165-86-1C SHEET 2 OF 12

THIS MAP IS NOT VALID IF MODIFIED IN ANY WAY AND/OR DOES NOT BEAR THE EMBOSSED SEAL OF THE UNDERSIGNED.

NO ZONING VIOLATIONS

TO MY KNOWLEDGE AND BELIEF, THIS MAP IS SUBSTANTIALLY CORRECT AS NOTED HEREON. THIS SURVEY WAS PREPARED PURSUANT TO THE REGULATIONS OF CONNECTICUT STATE AGENCIES SECTION 20-300b-1 THROUGH 20-300b-20 AND THE "STANDARDS FOR SURVEYS AND MAPS IN THE STATE OF CONNECTICUT" AS ADOPTED BY THE CONNECTICUT ASSOCIATION OF LAND SURVEYORS, INC., ON SEPTEMBER 26, 1996. TYPE OF SURVEY: IMPROVED LOCATION SURVEY BOUNDARY DETERMINATION CATEGORY: DEPENDENT RESURVEY CLASS OF ACCURACY: A-2, T-2

JOHN L. HEAGLE L.S. # 9396

SOILS DATA

TEST PITS 1 & 2 WITNESSED BY TOWN OF GLASTONBURY HEALTH DEPT. ON 9-30-20
TEST PITS 8A, 8B, 9A & 9B ARE FROM REFERENCED PLANS.

TEST PIT #1 DATE: 9-30-20 MATERIAL: 0.0 - 5.0' FILL/WOOD CHIPS 5.0 - 9.0' DARK GRAY COMPACT FINE SAND, GRAVEL, BOULDERS, TILL LEDGE: 9.0' ROOTS: 6.0' GROUNDWATER: NONE	TEST PIT: 8B DATE: 5-12-87 DEPTH: 80" LEDGE: 80" GROUNDWATER: 48" MOTTLING: 30" MATERIAL: 0 - 8" TOPSOIL 8 - 23" REDDISH BROWN FINE SANDY LOAM 23 - 60" COMP. GREY SILTY SAND
TEST PIT #2 DATE: 9-30-20 MATERIAL: 0.0 - 2.0' TOPSOIL 2.0 - 2.3' SANDY LOAM 2.3 - 3.6' COARSE SAND 3.6 - 11.2' HARD PAN LEDGE: 11.2' GROUNDWATER: NONE	TEST PIT: 9A DATE: 5-12-87 DEPTH: 60" LEDGE: 60" GROUNDWATER: NONE MOTTLING: NONE MATERIAL: 0 - 8" TOPSOIL 8 - 32" REDDISH BROWN FINE SANDY LOAM 32 - 60" GREY COMP. SILTY SAND
TEST PIT: 8A DATE: 5-12-87 DEPTH: 68" LEDGE: 68" GROUNDWATER: 38" MOTTLING: 32" MATERIAL: 0 - 10" TOPSOIL 10 - 38" REDDISH BROWN FINE SANDY LOAM COMP. 38 - 68" DRK. GREY COMP. SILTY SAND	TEST PIT: 9B DATE: 5-12-87 DEPTH: 76" LEDGE: 76" GROUNDWATER: 70" MOTTLING: 32" MATERIAL: 0 - 8" TOPSOIL 8 - 24" REDDISH BROWN FINE SANDY LOAM 24 - 76" DRK. GREY COMP. SAND, SOME SMALL BOULDERS, 28" VERY COMPACT

HOUSE SITE DEVELOPMENT

PLOT PLANS FOR EACH LOT SHALL INDICATE PROPOSED SEDIMENTATION AND EROSION CONTROLS. THE PROPOSED HOUSE LOCATION, LOT GRADING, LIMIT OF TREE CLEARING, DRIVEWAY DESIGN, SEPTIC SYSTEM DESIGN AND SITE DRAINAGE PLAN SHALL ALSO BE SHOWN. THESE PLANS SHALL BE SUBJECT TO REVIEW AND APPROVAL BY THE TOWN.

TOPSOIL AND EXCAVATED SUBSOIL FROM THE POOL AREA SHOULD BE STOCKPILED WITHIN THE AREA OF DISTURBANCE IF NOT USED FOR ON SITE REGRADING. EACH STOCKPILE MUST BE ADEQUATELY RINGED WITH SEDIMENT CONTROL MATERIALS (I.E. HAY BALES AND/OR FILTER FABRIC FENCE.)

ANY ADDITIONAL STOCKPILING OF LUMBER OR BUILDING MATERIALS SHOULD ALSO BE CONFINED TO THE AREA OF DISTURBANCE. SIMILARLY, VEHICULAR MOVEMENT SHOULD BE DIRECTED TO ESTABLISHED PARKING AREAS. PROPOSED LEACHING SYSTEM AREAS MUST NOT BE IMPACTED BY VEHICULAR TRAFFIC OR UTILIZED AS PARKING AREAS. DEVELOPMENT OF SEWAGE DISPOSAL LEACHING AREAS SHOULD BE STAGED TO FOLLOW HOUSE SITE PREPARATION. ONLY THE PRIMARY LEACHING SYSTEM NEED BE CLEARED OF EXISTING VEGETATION IN COORDINATION WITH THE APPROVED SEPTIC SYSTEM DESIGN. RESERVE AREAS SHOULD REMAIN UNALTERED IF SITE CONDITIONS PERMIT.

CONTRACTOR SHALL PROVIDE DUMPSTERS AT EACH HOUSE SITE DURING CONSTRUCTION FOR DISPOSAL OF CONSTRUCTION WASTE MATERIALS. THERE SHALL BE NO OUTSIDE STOCKPILES OF CONSTRUCTION WASTE MATERIALS OR DEBRIS.

PLEASE NOTE - THE BUILDER/OWNER IS RESPONSIBLE FOR ALL CONDITIONS OF SUBDIVISION APPROVAL RELATING TO THIS LOT. PLEASE REVIEW THE APPROVED SUBDIVISION ON FILE IN THE TOWN CLERK'S OFFICE SO AS TO BE AWARE OF ALL CONDITIONS OF APPROVAL.

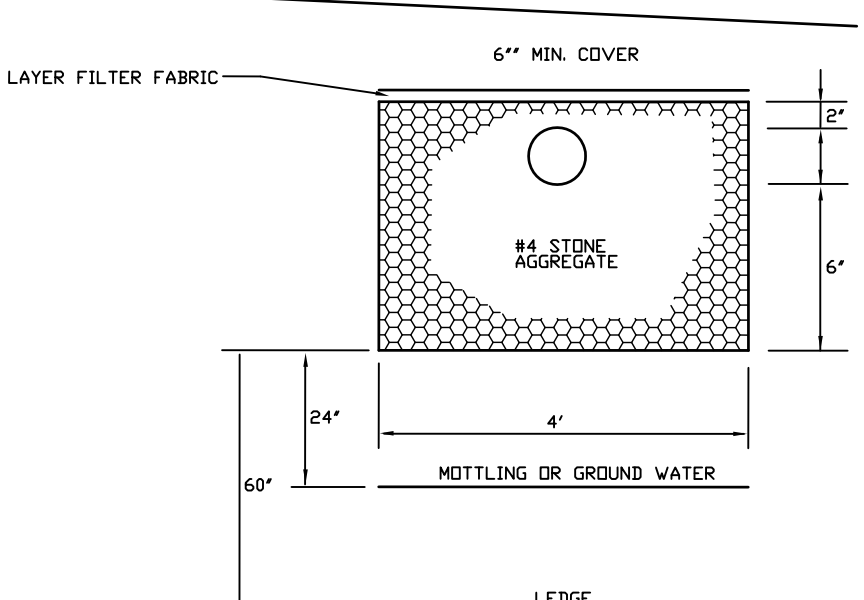
THE BUILDING LOT SHALL BE LOAMED, SEEDED AND MULCHED WITH STRAW PRIOR TO ISSUANCE OF A C.O. IF THE SEASON DOES NOT PERMIT SEEDING - THEN THE LOT MUST BE STABILIZED WITH STRAW OR NETTING TO PREVENT WINTER AND SPRING EROSION. THE ENVIRONMENTAL PLANNER WILL CHECK LOTS FOR NONCOMPLIANCE WITH EROSION CONTROLS AND STABILIZATION REQUIREMENTS. IF NECESSARY, THE C.O. WILL BE WITHHELD UNTIL THE LOT IS DEEMED STABLE.

PLEASE NOTE - THE BUILDER/OWNER IS RESPONSIBLE FOR ALL EROSION CONTROL AND STABILIZATION REQUIREMENTS. PLEASE REVIEW THE APPROVED PLOT PLAN FOR EROSION CONTROL REQUIREMENTS INDICATED IN YELLOW.

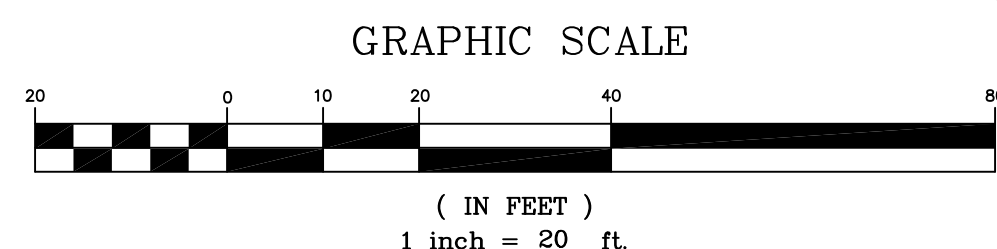
CONTOURS ARE BASED ON ACTUAL FIELD SURVEY (NAVD 88 DATUM.) ALL PROPOSED ELEVATIONS ARE IN RELATION TO CONTOURS SHOWN. FINAL ELEVATIONS MAY BE ADJUSTED AS FIELD CONDITIONS WARRANT. VERIFY ALL GRADES IN FIELD.

NOTE: VERIFY ALL UTILITY LOCATIONS IN THE FIELD PRIOR TO START OF ANY WORK (SEE NOTE BELOW).

WARNING: THESE PLANS NOT TO BE USED FOR LOCATION OF UNDERGROUND UTILITIES - CALL BEFORE YOU DIG 1-800-922-4455 TWO WORKING DAYS BEFORE YOU DIG.



TYPICAL ABSORPTION TRENCH NOT TO SCALE



EXISTING SEPTIC SYSTEM WITHIN 25 FT OF PROPOSED POOL SHALL BE ABANDONED PER STATE HEALTH CODE (105.4 L.F. - 4' WIDE TRENCHES)

EXISTING SEPTIC TANK WITHIN 25 FT OF PROP. POOL SHALL BE ABANDONED PER STATE HEALTH CODE.

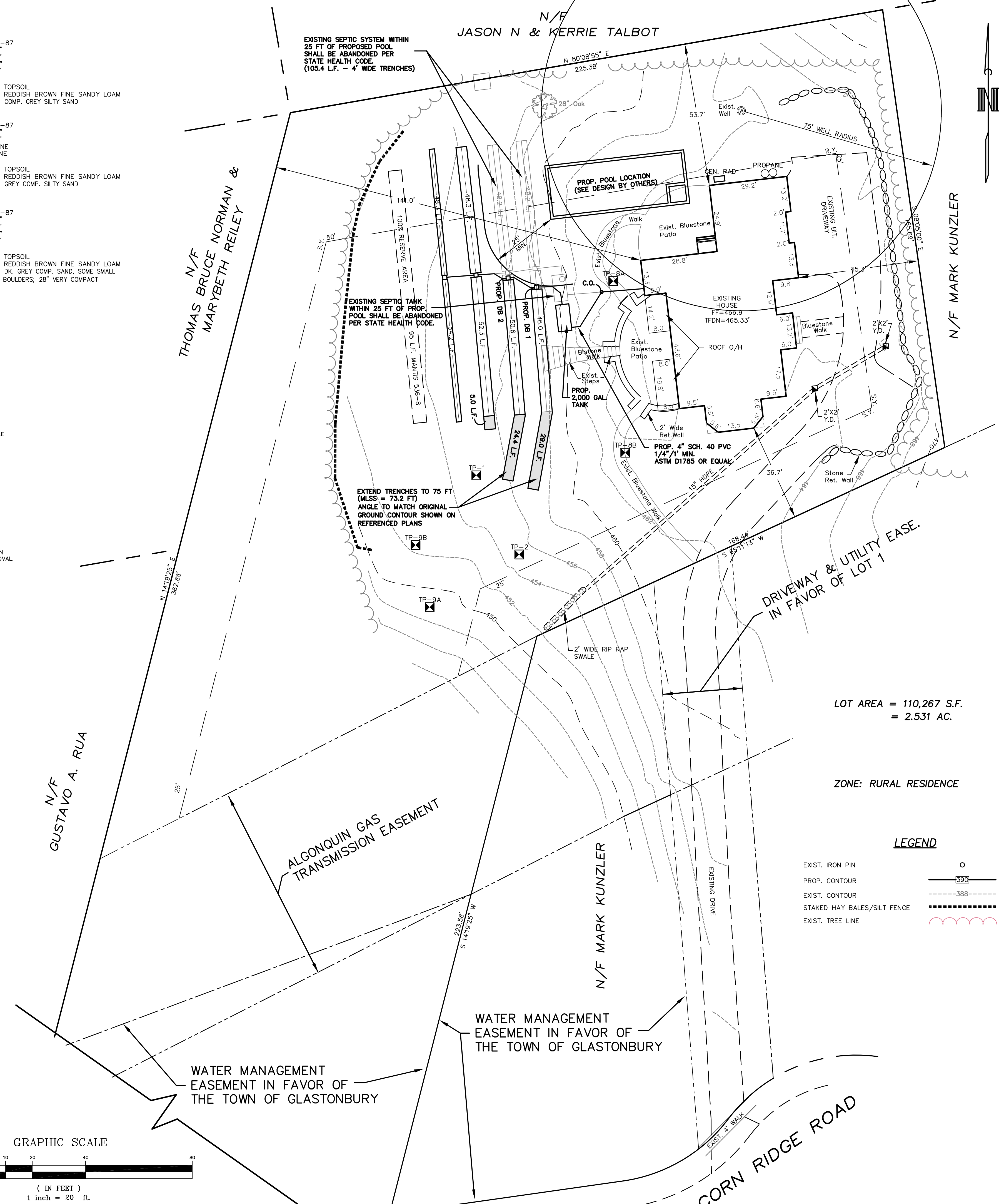
EXTEND TRENCHES TO 75 FT (MLSS = 73.2 FT) ANGLE TO MATCH ORIGINAL GROUND CONTOUR SHOWN ON REFERENCED PLANS

LOT AREA = 110,267 S.F.
= 2.531 AC.

ZONE: RURAL RESIDENCE

LEGEND

- EXIST. IRON PIN
- PROP. CONTOUR
- EXIST. CONTOUR
- STAKED HAY BALES/SILT FENCE
- EXIST. TREE LINE



I HEREBY DECLARE TO THE BEST OF MY KNOWLEDGE AND BELIEF THAT THIS PLAN IS SUBSTANTIALLY CORRECT.
JONATHAN H. SCZUREK P.E. # 26858

MEGSON, HEAGLE & FRIEND
CIVIL ENGINEERS & LAND SURVEYORS, LLC
81 RANKIN ROAD
GLASTONBURY, CONN. 06033
PHONE (860)-659-0597

SEPTIC RELOCATION PLAN
#21 ACORN RIDGE ROAD
PREPARED FOR
MARK SELLEW
GLASTONBURY, CONN.

CK. BY: JHS
DRW. BY: TCJ
DATE: 10-12-20
SCALE: 1"=20'
SHEET 1 OF 1
MAP NO. 122-20-1SP

ZONING BOARD OF APPEALS APPLICATION

REFERRED TO TP&Z _____

Applicant Mark Sellew & Lisa Preger Sellew
Street 21 Acorn Ridge Road Town Glastonbury
Telephone 860-234-6713
Legal Representative (if any)
Address

Date Filed & Fee Paid
Date Hearing Scheduled
Sign Deposit Paid On
Will Post Own
Sign Taken On
Sign Inspected on Site

Exact Location of Property Involved 21 Acorn Ridge Road Rural Residence
Assessor's Key # H12/0010/N0001 (If No Street # Indicated)
Legal Property Owner Lisa Preger

Under the provisions of Section 8-7, Connecticut General Statutes, the undersigned hereby appeals:

- 1. For relief (a variance) from the restrictions imposed in Section(s) 7.1b.2f of the Glastonbury Zoning Regulations.
2. For a special exception as provided in Section of the Glastonbury Zoning Regulations.
3. From an adverse ruling by the Building Official, Glastonbury.
4. For the approval required by the State of Connecticut agency named below.

Describe in detail (in space provided on page 2 or on a separate sheet) what it is you want to do. State why this violates the Section(s) of the Glastonbury Zoning Regulations cited above. If a variance is sought, what hardship related to your particular property is claimed? If a special exception is sought, explain how all requirements for this exception have been met. If this is an appeal from a ruling of the Building Official/ Zoning Enforcement Officer state why you feel the ruling is wrong. (Use back of this form, if necessary)

We/I hereby depose and say that all the above statements contained in any papers submitted herewith are true to the best of my knowledge and belief.

Lisa Preger (handwritten signature)

Applicant Lisa Preger

2-17-21 Date

Owner, If Not Applicant (Required)

Date

SEE PERTINENT INFORMATION ON NEXT PAGE

Include TEN (10) copies of everything submitted including the application and a map of the property involved. Locate all structures thereon and their relation to buildings on adjacent property and to the highway with approximate distances therefrom. Floor plans of buildings which you desire to erect or to alter must be provided in sufficient detail to make intelligent presentation of your plans. Also, include ten (10) copies of all supporting documentation.

FILING FEE OF \$185.00 tendered herewith. Applicants whose cases come under Section 14-55, 14-322, Connecticut General Statutes will be charged an additional fee to pay the cost of publication and the expenses of the public hearing.

DESCRIPTION IN DETAIL:

The proposal is to construct a new pool to the rear of the house on 21 Acorn Ridge Road. The house septic system, and well are located to the rear of an unusually shaped 2.53 acre frontage lot in Rural Residence Zone.

The positioning of the proposed pool represents a balancing of considerations that include topography, existing septic system location, existing well location, and existing house location.

A variance to Section 7.1b.2f is requested to allow approximately eight feet of the proposed pool to be located inside the rear yard of the existing house.

Hardship is based upon the inability to comply with the required separating distance to the existing well if the pool is completely in the rear yard of the house. The proposed pool will be virtually hidden behind the existing house when constructed, and will be in keeping with the character of the neighborhood. The proposal meets the requirements of Section 13.9.

Ten copies of this Application and all supporting documentation are required