

Town of Lake George Consolidated Board of Health minutes, held on September 20, 2016.

Present: Mayor Robert Blais
Fred Austin

Absent: Dennis Dickinson, Chairman

Also Present: Dan Barusch, Adele Behrmann, Tom Hutchins, Jonathan Szemansco and others.

REGULAR MEETING

The meeting was called to order at 3:00 p.m. by Mayor Robert Blais.

Mayor Blais announces that he'd like to review Dennis Dickinson's application however he asks Fred Austin if he would agree to also listen and consider two other applications that came in to which Fred Austin replies that he doesn't have a problem with it.

1. **Application for Consolidated Board of Health CBOH #5-2016 for Dennis Dickinson. Tax Map No. 238.17-1-8 for property located at Route 9N (north of the Village).**

Mayor Blais confirms that Supervisor Dickinson owns this property and Dan Barusch replies that the cottage is an existing cottage but the Morton building is going to be put up. Mayor Blais adds that he visited the site but couldn't figure out what was being asked on the application as well as not being sure if he was looking at Babe Mitchell's site. He now understands that Dennis is proposing to construct the cottage.

Dan Barusch explains that the site is going to be cleared out a little bit for the tank and the pump station however the line, which is one of the variances, is going to be extremely close to his property line but he won't have to do any clearing for that as for the Morton building up north, he'll have to go to the Planning Board most likely in October.

Mayor Blais confirms that the system is an Eljen being pumped up to which Dan Barusch agrees adding that the system will be located in a way so to keep the 100 ft. distance from the brook. Mayor Blais informs that there have been variances given to Babe Mitchell in that area but certainly not without problems mainly due to the proximity to the brook however he doesn't see any problems with this application.

Mayor Blais reaffirms with Fred Austin that Dennis Dickinson is going to construct the upper dwelling and he's going to pump up from the lower one to a pressure line as well as having an eljen plan; he didn't see any problems with it. He just needs a variance from Rt. 9 which wasn't as wide when the sites were first purchased. Dan Barusch agrees and adds that this is the only reason why a variance is needed.

A motion is introduced by Mayor Robert Blais; seconded by Fred Austin to approve the variance listed on the application CBOH #3-2016 with the following conditions:

- That the Town be given at least 48 hours' notice prior to construction for monitoring and observation.
- The applicant's engineer shall certify that the plan meets all requirements and an as-built shall be on file in the Planning & Zoning Office.

All in favor, motion carries.

2. Application for Consolidated Board of Health CBOH #6-2016 submitted by Clifford and Sheila Satterlee with Tom Hutchins as agent for property located at 87 Old Military Road. Tax Map No. is 264.04-1-29.

Tom Hutchins adds that this is a replacement system for an older and currently failing system on this small parcel but with no other residences in the immediate vicinity. The applicants wanted it placed in the back yard however the well is located in that area therefore the new system will be placed in the front yard including the absorption bed which will be between the road and the house. The soils are great with gravely sands and although they have to do test excavations in that area, he is very confident that there should be no problems adding the tank and the pump tank. The relief he is asking for is from the septic tank to the side property line which is pretty close to the side of the house and for the pump tank which will be adjacent to the tank. He's also asking relief from the right-of-way line on Old Military Road which is an old parcel that was actually deeded to the center of the road but has a 20 ft. right-of-way.

Mayor Blais comments that he is familiar with house but doesn't know of any buildings near them but rather the surrounding properties belong to the school.

A motion is introduced by Fred Austin; seconded by Mayor Robert Blais to approve the requested variances which are listed on the application CBOH #6-2016 with the following conditions:

- That the Town be given at least 48 hours' notice prior to construction for monitoring and observation.
- The applicant's engineer shall certify that the plan meets all requirements and an as-built shall be on file in the Planning & Zoning Office.

All in favor, motion carries.

3. Application for Consolidated Board of Health CBOH #7-2016 for Jon Szemansco. Tax Map Nos. 225.12-1-4.1 & 225.12-1-4.2 for property located at 23 Vito Road.

Mayor Blais asks whether Mr. Szemansco will be moving to the site permanently to which the applicant replies no that this is a motel property and the building they need the variance on is a two unit, one bedroom each unit with the challenge being that it's a very small parcel. They are trying to shift the dry well all the way over to the right side of the property line and keep it as far away from the well as possible. Mayor Blais ask him to locate the dry well for the Board since it's not indicated on the map. A discussion ensues between the Board Members and the applicant with the Board asking Mr. Szemansco to indicate several items on the map that are missing.

Fred Austin advises the applicant that a lot of the pertinent information the Board needs to make a decision on is missing therefore it is an incomplete set of plans. Is the sewage from the septic tank going to go to a dry well?

The applicant responds yes because there is no way to put a leach field. Dan Barusch adds that they have an existing dry well and are going to just slide it a few feet and the relief they need is from that well to the left.

Fred Austin states that the plans need to show who owns the house next door as well as neighboring owners. The number of bedrooms in both houses, the one at 23 Vito Road and the one at 21 Vito Road which is also owned by Mr. Szemansco. Test pit and percolation test information. Both Fred Austin and Mayor Blais agree that the engineer who designed these plans, George M. Yansenchak, is obviously not familiar with what's needed and the applicant needs to go back to him for revised, complete plans. The information needed is as follows:

Number of bedrooms,

Owners and adjacent owners' names.

Test pit info

Better defined boundary lines with solid lines rather than dotted lines

Site plan showing names of roads and that the property is in Lake George.

A more extent plot plan that encompasses a few more feet passed the well on the left and beyond this property's boundary lines.

Location and what type of the septic system for the house on the right.

Drawing of the main that is leaving the house connecting to the tank which is not indicated on the plan.

Dimensions from the house to the tank.

Dimensions from the tank to the dry well.

Type of septic tank and its size.

Mayor Blais is informed that no public hearings are held for Consolidated Board of Health variances and feels that the neighbors should be informed because if a leaching field needs to be added that might be near a neighboring property, it is important that we know where the neighbor's well is just to be fair. Dan Barusch adds that building variances are different than CBOH variances.

Mr. Szemansco believes that the reason the engineer didn't indicate the neighboring properties is most likely because they far away however Dan Barusch informs him that we need to see more than what he's provided and to inform Mr. Yansenchak that the Town of Lake George has recently adopted the NYS Sanitary Code 75A of the Dept. of Health.

A motion is introduced by Mayor Blais; seconded by Fred Austin to adjourn the meeting at 3:20 p.m.

Respectfully Submitted,

Adele Behrmann
CBOH Clerk