TOWN OF EAST HADDAM
ZONING BOARD OF APPEALS VARIANCE/APPEAL/OTHER APPLICATION

For Internal Use Only:

MEETING DATE:_____ **APPLICATION NO.** _____

CONTINUED DATE: _____ **Date Granted/Denied:**_____

APPLICATION FEE PAID: _____

*For this application to be heard at the next Zoning Board of Appeals regularly scheduled meeting, it needs to be filled out completely.

*All of the items noted below in Paragraphs 1 through 4 must be filled out completely, regardless.

*The Zoning Board of Appeals' Secretary will review your application and contact you if your application is missing pertinent information. If she cannot get in touch with you before the deadline for the submission of the legal notice, your application will be denied without prejudice because it is incomplete. You may resubmit your new application after completing the missing information for the next regularly scheduled meeting with the Zoning Board of Appeals' Secretary. This will require the standard fee and waiting period.

****

1. Please check below which applies to your reason for submitting this application:

I (we) hereby apply to the Zoning Board of Appeals for the following:

__✓__ **A Variance for the following sections of the Zoning Regulation:** 8' from Water where 50' is required

_____ **To Appeal a ruling/action of the Zoning Enforcement Officer relating to:** _____

_____

_____

_____ **Other**_____

2. *This section needs to be filled out completely:*

Owner/Applicant Name Arthur Kelly **Phone#** 203-440-8724

Owner/Applicant Email arthelly20@gmail.com

Owner Arthur Kelly **Mailing Address** 18 Holcomb St. West Haven CT 06516

Appellant(s) _____ Address _____

Lessee _____ Address _____

Agent _____ Address _____

LOCATION OF AFFECTED PREMISES: _____

Assessor's Map No. 80 Lot No. 349 Deed Reference: Volume ~~Page~~ 1128 Page 233

Location on the East side of 34 Glimmer Glen Street/Road/etc

500 feet distance from the intersection of Glimmer Glen + Lake Shore Dr.

Section of Town: East Haddam Zone: L

Lake Hayward

9. With respect to an APPEAL from a ruling or action of the Zoning Enforcement Officer, the appeal should be sustained because: N/A

10. You must mail a letter to all adjoining Property owners within 100 feet of your property lines, including across the street, by Certificate of Mailing at least 14 days prior to the scheduled Public Hearing date. (See Page 5 of this application which can be used as the letter.

(a) LIST the abutting property owners that you are required to notify in #11 of this application.

(b) YOU MUST PRESENT the "Certificate of Mailing" return receipts/proof of mailing at the Public Hearing for your appeal to be heard. This is your proof that you notified the required property owners within the required time frame by law.

11. List ALL ADJOINING PROPERTY OWNERS within 100 feet of your property lines, including across the street. Please supply mailing addresses. You may use the back of this sheet if necessary. See Attached

Map____ Lot____ Name _____ Address_____

Map____ Lot____ Name _____ Address_____

Map____ Lot____ Name _____ Address_____

Map____ Lot____ Name _____ Address_____

Map____ Lot____ Name _____ Address_____

Map____ Lot____ Name _____ Address_____

Map____ Lot____ Name _____ Address_____

Map____ Lot____ Name _____ Address_____

Map____ Lot____ Name _____ Address_____

12. A PLOT PLAN is required to show the property lines, building lines, location of septic system, well and other structures on property along with your proposed addition, garage, shed, i.e. or whatever else your variance is needed for must also be indicated on the PLOT

100 feet Abutters List Report

East Haddam, CT
November 26, 2024

Subject Property:

Parcel Number:	080-349	Mailing Address:	KELLY ART & ANNMARIE
CAMA Number:	080-349		18 HOLCOMB ST
Property Address:	34 GLIMMER GLEN		WEST HAVEN, CT 06516

Abutters:

Parcel Number:	071-041	Mailing Address:	SIMPSON ROBIN J
CAMA Number:	071-041		377 HACKMATACK ST
Property Address:	GLIMMER GLEN		MANCHESTER, CT 06040
Parcel Number:	071-042	Mailing Address:	SIMPSON ROBIN J
CAMA Number:	071-042		377 HACKMATACK ST
Property Address:	31 GLIMMER GLEN		MANCHESTER, CT 06040
Parcel Number:	071-043	Mailing Address:	GIANNINI CHRISTINA & GERALD
CAMA Number:	071-043		841 PROSPECT ST
Property Address:	GLIMMER GLEN		WETHERSFIELD, CT 06109
Parcel Number:	080-001	Mailing Address:	PERCIVAL DICK & KATHLEEN H
CAMA Number:	080-001		100 LAMPLIGHT DR
Property Address:	33 GLIMMER GLEN		KENSINGTON, CT 06037
Parcel Number:	080-002	Mailing Address:	PALERMO RAYMOND EGGLESON KAREN
CAMA Number:	080-002		395 WARD ST
Property Address:	36 LAKE SHORE DR		WALLINGFORD, CT 06492
Parcel Number:	080-003	Mailing Address:	39 GLIMMER GLEN LLC
CAMA Number:	080-003		14 DEERFIELD DR
Property Address:	39 GLIMMER GLEN		GLASTONBURY, CT 06033
Parcel Number:	080-347	Mailing Address:	LEDONNE JOHN & KATHLEEN K
CAMA Number:	080-347		44 HENRY ST
Property Address:	40 GLIMMER GLEN		MANCHESTER, CT 06042
Parcel Number:	080-348	Mailing Address:	KINDSCHI ROGER W & CYNTHIA A
CAMA Number:	080-348		855 RT 148
Property Address:	38 GLIMMER GLEN		KILLINGWORTH, CT 06410
Parcel Number:	080-350	Mailing Address:	CALABRESE JULIET & RONALD
CAMA Number:	080-350		501 ROUTE 80
Property Address:	32 GLIMMER GLEN		GUILFORD, CT 06437
Parcel Number:	080-351	Mailing Address:	FARROW WILLIAM
CAMA Number:	080-351		43 GRAVEL ST
Property Address:	30 GLIMMER GLEN		MERIDEN, CT 06450

DEEP TEST PIT DATA

TP #101
0 - 4" DARK BROWN TOPSOIL
4 - 29" FILL MATERIAL
29 - 72" DARK BROWN ORIGINAL TOPSOIL
33 - 79" ORANGE BROWN FINE TO MEDIUM SANDY LOAM, DAMP
47 - 79" (POCKET ON LAWN SIDE) ORANGE BROWN MEDIUM SAND WITH SOME GRAVEL, DAMP, MOTTLED
MOTTLES: 47" - GW; NONE - LEDGE: NONE - ROOTS: 50" - RESTRICTIVE: 47"

TP #102
0 - 5" DARK BROWN TOPSOIL
5 - 29" FILL MATERIAL
29 - 34" DARK BROWN ORIGINAL TOPSOIL
34 - 74" MEDIUM BROWN FINE TO MEDIUM SANDY LOAM, WET, MOTTLED
MOTTLES: 57" - GW; NONE - LEDGE: NONE - ROOTS: 51" - RESTRICTIVE: 57"

TP #103
0 - 11" PROCESSED GRAVEL
11 - 16" FILL MATERIAL
16 - 26" ORIGINAL TOPSOIL
26 - 75" ORANGE BROWN/BROWN/GREY SILTY LOAM, MODERATELY COMPACT TO FIRM, MOTTLED
MOTTLES: 45" - GW; 75" - LEDGE: NONE - ROOTS: 60" - RESTRICTIVE: 45"
(29" FILL SUBTRACTED)

TEST PITS AS WITNESSED AND DESCRIBED BY ZAC HEZEK, R.S. AND LIZ DAVIDSON, MPH, RS. TPS 101 & 102 11/2/21; TP 103 12/2/21

PERCOLATION TEST DATA

PT #1
DEPTH: 29"
DATE: 11/15/21
PRESOAK: 8:37 11/15/21
REF. NAIL: 1"

TIME:	READING:
10:46	16.00"
10:56	17.75"
11:06	18.25"
11:16	18.75"
11:26	19.25"
11:36	19.75"
11:46	20.25"
11:56	20.75"
12:06	21.25"
12:16	21.75"
12:26	22.25"

PERCOLATION RATE: 20.0 MIN./IN.

PERCOLATION TEST CONDUCTED BY DUTCH & ASSOCIATES

BASIS OF SANITARY DESIGN

4 BEDROOM HOUSE - 20.0 Min/in PERC RATE
USE 2 TRENCHES 62" WIDE @ 13' CTRS @ LENGTHS SHOWN
787.5 SQ. FT. OF LEACHING AREA REQUIRED
868 SQ. FT. OF LEACHING AREA PROVIDED
USE MINIMUM 1,250 GALLON SEPTIC TANK.
HF 28 x FF 1.75 x PF 1.25 = MLSS 61.25

USE 2 ROWS OF GST 4218 @ 14.0 FT² OF LEACHING PER LINEAR FT X 62 TOTAL FT OF TRENCH = 868 FT² OF LEACHING PROVIDED (787.5 FT² REQUIRED)

HYDRAULIC FACTORS (HF)

Receiving Soil Depth (inches)	1.0	1.5	2.0	2.5	3.0	4.0	5.0	10.0	20.0
0.0 - 12.0	See Community Septic System Note A								
12.1 - 20.0	72	62	53	47	42	34	29	15	8
20.1 - 26.0	61	52	45	40	36	29	25	13	7
26.1 - 34.0	51	44	38	34	30	25	21	11	6
34.1 - 41.0	43	37	32	28	25	21	18	9	5
41.1 - 47.0	36	31	27	24	22	18	15	8	4
47.1 - 60.0	30	26	23	20	18	15	13	7	4
NOTE:	SEAT Sand Not to Contain:								

EROSION CONTROL NOTES

GENERAL REQUIREMENTS FOR EROSION CONTROL:

A SCHEDULE OF OPERATIONS TO INCLUDE STARTING AND COMPLETION DATES FOR MAJOR DEVELOPMENT PHASES, SUCH AS LAND CLEARING AND GRADING, STREET, SIDEWALK, AND STORM SEWAGE INSTALLATION, ETC.

SEEDING, SODDING, OR REVEGETATION PLANS AND SPECIFICATIONS FOR ALL UNPROTECTED OR UNVEGETATED AREAS SHALL BE IMPLEMENTED AS SOON AS POSSIBLE.

EXCAVATIONS , FILLS AND GRADING :

CUT AND FILL SLOPES SHALL NOT BE STEEPER THAN 2:1 UNLESS STABILIZED BY A RETAINING WALL OR CROSSING, EXCEPT AS APPROVED BY THE COMMISSION UNDER SPECIAL CONDITIONS.

ADEQUATE PROVISIONS SHALL BE MADE TO PREVENT SURFACE WATER FROM DAMAGING THE CUT FACE OF EXCAVATION OR THE SLOPING SURFACES OF FILLS.

CUT AND FILLS SHALL NOT ENDANGER ADJOINING PROPERTY.

FILL SHALL BE PLACED AND COMPACTED SO AS TO MINIMIZE SLIDING OR EROSION OF THE SOIL.

GRADING SHALL NOT BE DONE IN SUCH A WAY SO AS TO DIVERT WATER ONTO THE PROPERTY OF ANOTHER LANDOWNER WITHOUT THE EXPRESSED CONSENT OF THAT LANDOWNER AND THE COMMISSION.

FILLS SHALL NOT ENCROACH ON THE NATURAL WATERCOURSES OR CONSTRUCTED CHANNELS.
DURING GRADING OPERATIONS, NECESSARY MEASURES FOR DUST CONTROL SHALL BE EXERCIZED.

GRADING EQUIPMENT WILL NOT BE ALLOWED TO CROSS LIVE STREAMS EXCEPT BY MEANS OF BRIDGES AND CULVERTS OR OTHER METHODS AS APPROVED BY THE COMMISSION.

IMPLEMENTATION PROCEDURES:

WHEREVER FEASIBLE, NATURAL VEGETATION SHOULD BE RETAINED AND PROTECTED.

ONLY THE SMALLEST PRACTICAL AREA OF LAND SHOULD BE EXPOSED AT ANY ONE TIME DURING DEVELOPMENT.

WHEN LAND IS EXPOSED DURING DEVELOPMENT, THE EXPOSURE SHOULD BE KEPT TO THE SHORTEST PRACTICAL PERIOD OF TIME.

WHERE NECESSARY, TEMPORARY VEGETATION AND/OR MULCHING SHOULD BE USED TO PROTECT AREAS EXPOSED DURING DEVELOPMENT.

THE PERMANENT FINAL VEGETATION AND STRUCTURES SHOULD BE INSTALLED AS SOON AS PRACTICAL IN THE DEVELOPMENT.

REFERENCE NOTE

THIS SURVEY AND MAP HAVE BEEN PREPARED PURSUANT TO THE REGULATIONS OF CONNECTICUT STATE AGENCIES SECTIONS 20-300B-1 THROUGH 20-300B-20 AND THE "STANDARDS FOR SURVEYS AND MAPS IN THE STATE OF CONNECTICUT" ADOPTED FOR USE BY THE CONNECTICUT ASSOCIATION OF LAND SURVEYORS, INC. ON SEPTEMBER 26, 1996.

THE TYPE OF SURVEY IS "ZONING LOCATION SURVEY".

THE BOUNDARY DETERMINATION CATEGORY IS "DEPENDENT RESURVEY".

THE HORIZONTAL ACCURACY CONFORMS TO "A-2" STANDARDS.

Traverse PG

GEOMATRIX GST 52" LEACHING SYSTEM

Finished Grade shall be pitched to sheet flow stormwater away from system

CTDPH Approved Filter Fabric

CT DOT No. 6 stone (3/4") 2" over top of pipe

ASTM C-33 Sand or approved equivalent

*Use 8" (GST6208) for 12" (GST6212) 16" (GST6218) 24" (GST6224) 30" (GST6230) 36" (GST6236)

*Manufacturer Pipe: SDR 35 or Sch. 40, ASTM D-1785 PVC pipe for gravity applications Sch. 40, ASTM D-1785 PVC pipe for pressure applications

SILT FENCE DETAIL

ASTM C-33 SIEVE SPECS

(PER DAVE POTTS OF GEOMATRIX SYSTEMS, LLC (650) 510-0780)

SIEVE SIZE	% PASSING (DRY)
3/8"	100
#4	95 - 100
#8	80 - 100
#16	50 - 85
#30	25 - 60
#50	10 - 30
#100	2 - 10
#200	0 - 3

LEGEND

- UTILITY POLE
- I.P. AS NOTED
- WELL
- PERCOLATION TEST
- DEEP HOLE TEST
- SILT FENCE
- RETAINING WALL
- 264 PROPOSED CONTOUR

MAP REFERENCE

PLAN 4 - LAKE HAYWARD CLUB PROPERTY IN THE TOWN OF EAST HADDAM, CONN. - SHORE AND LAKE CORPORATION, OWNERS. - SCALE: 1" = 100 - DATED JULY 30, 1954 - BY DABOLL & CRANDALL, ENGRS

LAKE HAYWARD

SHED DEEP REMOVE

SHED MOVE LOCATION

EXISTING HOUSE F/F = 264.2

PROPOSED ADDITION AND FOOTING DRAIN

DECK

WALKWAY

34 GLIMMER GLEN (0.69+/- ACRES)

PROPERTY LINE - EDGE OF WATER 10'+/-

2" WELL RADIUS

(Proposed) 1" WATER SERVICE

STANDARD SEPTIC NOTES:

AN AS-BUILT SHALL BE SUBMITTED (A-2 WITH THE 800 ENGINEERED PLAN AND FIELD PLANNER NON-ENGINEERED) TO THE HEALTH DEPARTMENT WITH DIMENSIONS TO FLOW LINE AT INVERT, INLET AND OUTLET COVES OF TANK, D-BOXES, CLEANOUTS AND ENDS OF LEACHING BOWS, WELL, FOOTING DRAINS AND DRAINS AND BETWEEN ITS POINTS OF ADDITION, PROVIDE THE NAME OF THE INSTALLER, DATE, HOUSE LOCATION AND STREET/DIRECTIONAL ASSIGN.

ALL TANKS REQUIRING RISERS SHALL MAINTAIN THE ORIGINAL COVERS ON THE TANKS. WHEN RISER COVERS THAT WEIGH AT LEAST 30 LBS. AND/OR INSTALL A SAFETY DEVICE BELOW THE RISER TO PREVENT CHILDREN FROM FALLING INTO TANK. ALL BELOW GRADE TANK OR RISER COVER HANDLES SHALL CONTAIN OR BE FITTED WITH A MATERIAL THAT CAN BE LOCATED WITH A METAL DETECTOR.

THE HEALTH DEPARTMENT SHALL BE NOTIFIED AT LEAST 24 HOURS PRIOR TO ANY INSPECTIONS AND THE FOLLOWING INSPECTIONS WILL BE REQUIRED: A) SYSTEM STAKE/REMOVAL INSPECTION/ WELL SITE STAKE VERIFICATION B) SEPTIC LEACHING STEP INSPECTION. C) SEPTIC FINAL INSPECTION (WHICH MAY ALSO REQUIRE OTHER INSPECTIONS INCLUDING BUT NOT LIMITED TO FILL DEPOSITION/ PLACING OF FILL, FLOODPROOF CHAMBER, CRAWL TRAY, CURTAIN DRAIN, FOOTING DRAIN DISCHARGE, SWIMMING POOL, DRIVEWAY, DRIVING WALKTHROUGH, WATER SUPPLY, WELL CASING, FINAL GRADING, AS-BUILT LOCATION VERIFICATION, WELL CASING AND CAP VERIFICATIONS).

THOUGH NOT REQUIRED, ALL PROPOSED WELL ARCS SHOULD BE KEPT ON THE PROPERTY THEY SERVE (TO ALLOW NEIGHBORS FULL USE OF THEIR PROPERTIES) AND ALL WELL CASINGS SHOULD BE LOCATED AT LEAST 10' FROM BURIED SURFACES AND/OR STRUCTURES TO PREVENT FUTURE DAMAGE AND ALLOW FOR MAINTENANCE OF THE WELLS.

IT IS STRONGLY ENCOURAGED TO KEEP THE ORIGINAL TANK COVERS ON ALL TANKS REQUIRING RISERS TO PREVENT THE ESCAPE OF SEWER GASSES AND PREVENT INDIVIDUALS FROM FALLING INTO TANKS.

THE DESIGNER SHOULD TAKE INTO CONSIDERATION: THE LOCATION OF POTENTIAL BUYOUT WATER TREATMENT DISCHARGE SYSTEMS, RAIN GARDENS AND FOOTING/CURTAIN DRAIN DISCHARGE LOCATIONS.

THE CONNECTICUT PUBLIC HEALTH CODE, 19-13-B103 STANDARDS FOR SUBSURFACE SEWAGE DISPOSAL REGULATIONS AND TECHNICAL STANDARDS FOR RESIDENTIAL SEWAGE DISPOSAL SYSTEMS ARE PART OF THIS PLAN. ALL WORK SHALL BE SUBJECT TO THESE REGULATIONS.

SEPTIC NOTES:

EXISTING SEPTIC SYSTEM SHOWN PER INSTALLER'S AS-BUILT

EXISTING SYSTEM TO BE PROPERLY ABANDONED (PUMPED CRUSHED & FILLED)

EXISTING HOUSE AND PROPOSED ADDITION TO NOT HAVE FOUNDATION DRAINS WITHING 25' OF SYSTEM AND/OR 50' DOWN GRADE OF SYSTEM

SANITARY SEWER PUMP CALCULATIONS

TOTAL FLOW = 100 GPD / BEDROOM x 4 BEDROOM = 400 GPD
PEAK FLOW = 4 GPM (WELL PUMP PEAK)

PUMP GRINDER EFFLUENT HEAD CALCS:

	HEAD
PUMP ELEVATION = 250.0 RECEIVING ELEVATION = 264.8	32 FT
MISC. ELEVATION CHANGES = ESTIMATED	06 FT
TOTAL STATIC HEAD	38 FT

46 LF 2" PE PIPE
3 GATE VALVES = 3 FT LENGTH
2 90 DEG. = 10 FT LENGTH
1 CHECK VALVE = 12 FT LENGTH
46 LF TOTAL @ 10 GPM @ 20 GPM @ 30 GPM @ 40 GPM

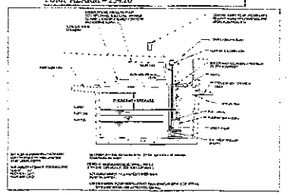
DYNAMIC HEAD (TDH):	1	5	24	
X 100 LF TOTAL / 100'):	1	5	24	
PUMP CURVE TDH:	11	42	24	

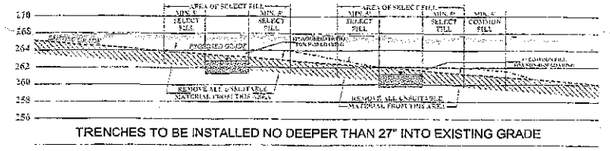
PUMP PER PLAN: 46 GPM @ 20 ' HEAD
(VELOCITY IN 2" PIPE @ 40 GPM = 3.8 FPS)
USE: CHAMPION PUMP MODEL CP333
OR APPROVED EQUAL

TANK & PUMP ELEVATIONS

OUTSIDE BOTTOM PUMP CHAMBER ELEV. = 253.09
INSIDE BOTTOM PUMP CHAMBER ELEV. = 253.30
BOTTOM OF PUMP ELEV. = 253.80

PUMP FLOAT ELEVATIONS:
PUMP OFF = 254.80
PUMP ON = 254.68
PUMP ALARM = 254.26





TRENCHES TO BE INSTALLED NO DEEPER THAN 27" INTO EXISTING GRADE

TRENCH SECTION B-B

NO SCALE

"TO MY KNOWLEDGE AND BELIEF THIS MAP IS SUBSTANTIALLY CORRECT AS NOTED HEREON."

CHARLES R. DUTCH, L.S. 15776 LICENSE NUMBER

B110a SEPTIC PLAN
PREPARED FOR
ARTHUR KELLY JR.
34 GLIMMER GLEN - EAST HADDAM, CONNECTICUT
SCALE 1" = 10' - DECEMBER 29, 2021

0 10' 20'

DUTCH & ASSOCIATES
LAND SURVEYORS
392 SOUTH MAIN STREET, COLCHESTER, CONN.
PHONE: (860) 537-3465

JOB NO. 21-263