OSTDS VARIANCE COMMITTEE MEETING MINUTES
Thursday, April 4, 2019
Gainesville

13564  Lee  Thompson, Applicant  GSD, Agent

STATUTE/RULE CITATION:
381.0065(4)(a), FS - Lot is not 1/2 acre (0.48 acre requested, 0.5 acre required)

Approved subject to the following conditions:
This variance applies only to the lot size requirements of s. 381.0065(4)(a), FS. The structure shall comply with the authorized sewage flow provisions of s. 381.0065(4)(a), FS.
The single-family residence shall be connected to the public drinking water system within 180 days of notification of the availability of such a system.

13565  Lee  Alaba, Applicant  Hacienda Homes of SW Florida, Inc., Agent

STATUTE/RULE CITATION:
381.0065(4)(a), FS - Lot is not 1/2 acre (0.45 acre requested, 0.5 acre required)

Approved subject to the following conditions:
This variance applies only to the lot size requirements of s. 381.0065(4)(a), FS. The structure shall comply with the authorized sewage flow provisions of s. 381.0065(4)(a), FS.
The single-family residence shall be connected to the public drinking water system within 180 days of notification of the availability of such a system.

13566  Volusia  Turner, Applicant  Central Florida Environmental, Agent

STATUTE/RULE CITATION:
64E-6.015, Table V, FAC - Setback to private potable well (tank only) (40 ft requested, 50 ft required)

Approved subject to the following conditions:
The onsite sewage treatment and disposal system drainfield shall maintain a 50-foot setback from the private drinking water well as proposed.
13567  Marion Zemba, Applicant Curington Homes, LLC, Agent

STATUTE/RULE CITATION:
381.0065(4)(g)2.b., FS - Estimated sewage flow exceeds 1500 gpd/acre (200 gpd requested, 172 gpd required)
381.0065(4)(e)1., FS - Setback to private potable well (62/67 ft requested, 75 ft required)
64E-6.005(1)(a), FAC - Same as 381.0065(4)(e)1., FS
64E-6.005(4)(a), FAC - Inadequate unobstructed area available

RECOMMENDATIONS:
Variance Committee: P (SHO-1 CHD-Y DEP-N STI-2 HBI-Y REI-Y ENG-Y) Health Officer: P
Approved subject to the following conditions:
- The onsite sewage treatment and disposal system shall be set back from the applicants private drinking water well by the maximum distance attainable but not less than 62 feet when
- To maximize the attainable setback to the private drinking water wells, the applicant shall use an alternative drainfield product in a bed configuration that will reduce the area required to install the drainfield.
- To maximize the attainable setback to the private drinking water wells, the onsite sewage treatment and disposal system shall be allowed to maintain a two-foot separation from property lines when installed.

13568  Marion Boutwell Contracting & Development, Applicant

STATUTE/RULE CITATION:
381.0065(4)(a), FS - Lot is not 1/2 acre (0.27 acre requested, 0.5 acre required)

RECOMMENDATIONS:
Approved subject to the following conditions:
- This variance applies only to the lot size requirements of s. 381.0065(4)(a), FS. The structure shall comply with the authorized sewage flow provisions of s. 381.0065(4)(a), FS.
- The single-family residence shall be connected to the public drinking water system within 180 days of notification of the availability of such a system.

13569  Marion Jen Homes, LLC, Applicant Day, Agent

STATUTE/RULE CITATION:
381.0065(4)(a), FS - Lot is not 1/2 acre and 100 ft wide (0.23 ac, 80 ft requested, 0.5 ac, 100 ft required)

RECOMMENDATIONS:
Approved subject to the following conditions:
- This variance applies only to the lot size requirements of s. 381.0065(4)(a), FS. The structure shall comply with the authorized sewage flow provisions of s. 381.0065(4)(a), FS.
- The single-family residence shall be connected to the public drinking water system within 180 days of notification of the availability of such a system.

13570  Marion Discovery Homes, Applicant Repko, Agent

STATUTE/RULE CITATION:
381.0065(4)(a), FS - Lot is not 1/2 acre and 100 ft wide (0.23 ac, 80 ft requested, 0.5 ac, 100 ft required)

RECOMMENDATIONS:
Approved subject to the following conditions:
- This variance applies only to the lot size requirements of s. 381.0065(4)(a), FS. The structure shall comply with the authorized sewage flow provisions of s. 381.0065(4)(a), FS.
- The single-family residence shall be connected to the public drinking water system within 180 days of notification of the availability of such a system.
13571 Marion Weitlund Construction, Applicant Perdue, Agent

STATUTE/RULE CITATION:
381.0065(4)(a), FS - Lot is not 1/2 acre and 100 ft wide (0.23 ac, 80 ft requested, 0.5 ac, 100 ft required)

RECOMMENDATIONS:
Approved subject to the following conditions:
This variance applies only to the lot size requirements of s. 381.0065(4)(a), FS. The structure shall comply with the authorized sewage flow provisions of s. 381.0065(4)(a), FS. The single-family residence shall be connected to the public drinking water system within 180 days of notification of the availability of such a system.

13572 Marion Fitzpatrick, Applicant Rector, Agent

STATUTE/RULE CITATION:
381.0065(4)(a), FS - Lot is not 1/2 acre and 100 ft wide (0.24 ac, X ft requested, 0.5 ac, 100 ft required)

RECOMMENDATIONS:
Approved subject to the following conditions:
This variance applies only to the lot size requirements of s. 381.0065(4)(a), FS. The structure shall comply with the authorized sewage flow provisions of s. 381.0065(4)(a), FS. The single-family residence shall be connected to the public drinking water system within 180 days of notification of the availability of such a system.

13573 Polk Becton, Applicant Tyler, Agent

STATUTE/RULE CITATION:
381.0065(4)(a), FS - Lot is not 1/2 acre and 100 ft wide (0.17 ac, 72 ft requested, 0.5 ac, 100 ft required)
381.0065(4)(a), FS - Estimated sewage flow exceeds 1500 gpd/acre (300 gpd requested, 248 gpd required)

RECOMMENDATIONS:
Variance Committee: A  (SHO-N CHD-Y DEP-Y STI-2 HBI-Y REI-1 ENG-Y)  Health Officer:  A
Approved
The single-family residence shall be connected to the public drinking water system within 180 days of notification of the availability of such a system.

13574 Alachua The Laser Investment Group Action Management of LLC, Applicant Gainesville, Inc., Agent

STATUTE/RULE CITATION:
381.0065(4)(e)3., FS - Setback to a public well producing <=2000 gpd (64 ft requested, 100 ft required)
64E-6.005(1)(b), FAC - Same as 381.0065(4)(e)3., FS

RECOMMENDATIONS:
Approved subject to the following conditions:
The onsite sewage treatment and disposal system drainfield shall maintain a 75-foot setback from the public drinking water well as proposed.
13575 Charlotte Adams Homes of NW FL, Inc., Applicant

STATUTE/RULE CITATION:
381.0065(4)(e)2., FS - Setback to a public well producing >2000 gpd (187 ft requested, 200 ft required)
64E-6.005(1)(c), FAC - Same as 381.0065(4)(e)2., FS
64E-6.005(4)(a), FAC - Inadequate unobstructed area available

RECOMMENDATIONS: Variance Committee: D (SHO-2 CHD-1 DEP-Y STI-N HBI-Y REI-N ENG-Y) Health Officer: D
Failure to satisfy the department that:
In an email dated April 2, 2019, the Charlotte Harbor Water Association stated their objection to the decreased setback from your onsite sewage treatment and disposal system to the public drinking water wells.
At 181 feet and 187 feet, your proposed onsite sewage treatment and disposal system is too close to a public drinking water well.
You do not have enough unobstructed area for drainfield repair or system expansion.
Each of the above facts and conclusions, standing alone, is sufficient grounds for denial of your variance request.
The variance proposal would create a likelihood that the onsite system discharge may adversely affect the health of the applicant or the public.

13576 Charlotte Sams, Applicant Mr. Brown Septic LLC, Agent

STATUTE/RULE CITATION: 64E-6.015, Table V, FAC - Setback to irrigation well (17 ft requested, 25 ft required)

Approved subject to the following conditions:
The onsite sewage treatment and disposal system shall be set back from the irrigation well by the maximum distance attainable but not less than 17 feet when installed.

13577 Osceola Roberts, Applicant Bud's Septic Service, Inc., Agent

STATUTE/RULE CITATION: 381.0065(4)(e)1., FS - Setback to private potable well (52 ft requested, 75 ft required)
64E-6.005(1)(a), FAC - Same as 381.0065(4)(e)1., FS
64E-6.005(4)(a), FAC - Inadequate unobstructed area available

Approved subject to the following conditions:
The onsite sewage treatment and disposal system shall be set back from the applicants private drinking water well by the maximum distance attainable but not less than 52 feet when
The onsite sewage treatment and disposal system shall be set back from the adjacent property’s private drinking water well by the maximum distance attainable but not less than 55 feet

13578 Charlotte Vinson, Applicant L & T Engineering Group, Inc., Agent

STATUTE/RULE CITATION: 64E-6.005(4)(a), FAC - Inadequate unobstructed area available

RECOMMENDATIONS: Variance Committee: A (SHO-1 CHD-Y DEP-2 STI-Y HBI-Y REI-Y ENG-Y) Health Officer: A
Approved
13579  Martin Fisher, Applicant

STATUTE/RULE CITATION:
381.0065(4)(e)4., FS - Setback to irrigation well (34 ft requested, 50 ft required)
64E-6.005(1)(d), FAC - Same as 381.0065(4)(e)4., FS
64E-6.005(4)(a), FAC - Inadequate unobstructed area available

RECOMMENDATIONS:  Variance Committee: D  (SHO-2  CHD-Y  DEP-N  STI-N  HBI-Y  REI-N  ENG-1)  Health Officer:  P
Approved subject to the following conditions:
The onsite sewage treatment and disposal system shall be set back from the adjacent irrigation well by the maximum distance attainable but not less than 34 feet when installed.
To maximize the attainable setback to the irrigation well, the applicant shall use an alternative drainfield product in a bed configuration that will reduce the area required to install the
To maximize the attainable setback to the irrigation well, the onsite sewage treatment and disposal system shall be allowed to maintain a two-foot separation from property lines when

13580  Palm Beach  Stabile Family LLC, Applicant  Redbay Consulting, Agent

Overturned (up)

STATUTE/RULE CITATION:
381.0065(4)(g)2.b., FS - Estimated sewage flow exceeds 1500 gpd/acre (300 gpd requested, 173 gpd required)

RECOMMENDATIONS:  Variance Committee: D  (SHO-1  CHD-2  DEP-Y  STI-N  HBI-Y  REI-N  ENG-Y)  Health Officer:  T
Tabled and asked to provide the following information
I wanted to afford you the opportunity to consider amending your proposal to sufficiently protect public health concerns, such as alternative onsite sewage treatment and disposal system designs and/or amending your floor plan.

13581  Palm Beach  Stabile Family LLC, Applicant  Redbay Consulting, Agent

Overturned (up)

STATUTE/RULE CITATION:
381.0065(4)(g)2.b., FS - Estimated sewage flow exceeds 1500 gpd/acre (300 gpd requested, 173 gpd required)

RECOMMENDATIONS:  Variance Committee: D  (SHO-1  CHD-2  DEP-Y  STI-N  HBI-Y  REI-N  ENG-Y)  Health Officer:  T
Tabled and asked to provide the following information
I wanted to afford you the opportunity to consider amending your proposal to sufficiently protect public health concerns, such as alternative onsite sewage treatment and disposal system designs and/or amending your floor plan.

13582  Volusia  Hale, Applicant  Woody's Septic Tank Service, Agent

STATUTE/RULE CITATION:
64E-6, Table V, FAC - Setback to irrigation well (9 ft requested, 25 ft required)

Approved subject to the following conditions:
The irrigation well shall be sampled for fecal coliform. If present, the irrigation well shall be properly abandoned.

13583  Volusia  Smith, Applicant

STATUTE/RULE CITATION:
381.0065(4)(e)4., FS - Setback to irrigation well (36 ft requested, 50 ft required)
64E-6.005(1)(d), FAC - Same as 381.0065(4)(e)4., FS
64E-6.005(4)(a), FAC - Inadequate unobstructed area available

RECOMMENDATIONS:  Variance Committee: A  (SHO-2  CHD-Y  DEP-Y  STI-1  HBI-Y  REI-Y  ENG-Y)  Health Officer:  A
Approved
13584 Volusia Olascoaga, Applicant

STATUTE/RULE CITATION:
64E-6.001(4)(f), FAC - Commercial sewage flow increase without system upgrade (existing system requested, current standards required)
64E-6.006(4), FAC - System under paving

RECOMMENDATIONS:
Variance Committee: A (SHO-N CHD-N DEP-N STI-Y HBI-1 REI-2 ENG-Y) Health Officer: P
Approved subject to the following conditions:
Should the onsite sewage treatment and disposal system fail to function in a sanitary manner, the system shall be replaced with a system meeting standards for new systems in effect at the time of the system failure.

13585 Volusia County of Volusia, Applicant Stallard, Agent

STATUTE/RULE CITATION:
381.0065(4)(e)1., FS - Setback to private potable well (60 ft requested, 75 ft required)
64E-6.005(1)(a), FAC - Same as 381.0065(4)(e)1., FS
64E-6.005(4)(a), FAC - Inadequate unobstructed area available
64E-6.005(2), FAC - Setback to property line (2 ft requested, 5 ft required)

RECOMMENDATIONS:
Approved subject to the following conditions:
The onsite sewage treatment and disposal system shall be set back from the applicants private drinking water well by the maximum distance attainable but not less than 65 feet when
The onsite sewage treatment and disposal system shall be set back from adjacent property’s private drinking water well by the maximum distance attainable but not less than 60 feet when
To maximize the attainable setback, the onsite sewage treatment and disposal system shall maintain a two-foot separation from property lines when installed.
To maximize the attainable setback, the applicant shall use an alternative drainfield product in a bed configuration that will reduce the area required to install the drainfield.

13586 Columbia Triton Investment Group LLC, Neal, Agent

STATUTE/RULE CITATION:
64E-6.001(4)(f), FAC - Commercial sewage flow increase without system upgrade (system repair requested, current standards required)
381.0065(4)(e)7., FS - Setback to non-tidal surface water body (25 ft requested, 75 ft required)
64E-6.005(3), FAC - Same as 381.0065(4)(e)7., FS
64E-6.005(4)(a), FAC - Inadequate unobstructed area available
64E-6, Table II, FAC - Reduced septic tank size (2250/900 gal requested, 2700/1900 gal required)
64E-6, Table III, FAC - Inadequate drainfield size (1250 sf requested, 1800 sf required)

RECOMMENDATIONS:
Approved subject to the following conditions:
The onsite sewage treatment and disposal system shall be set back from the surface water by the maximum distance attainable but not less than 25 feet when installed.
The maximum amount of drainfield shall be installed in the available area.
SHQ:
Should the onsite sewage treatment and disposal system fail to function in a sanitary manner, the system shall be replaced with a system meeting standards for new systems in effect at the time of the system failure.
Polk  
Georges, Applicant

STATUTE/RULE CITATION:
381.0065(4)(e)7., FS - Setback to non-tidal surface water body (38 ft requested, 75 ft required)
64E-6.005(3), FAC - Same as 381.0065(4)(e)7., FS
64E-6.005(4)(a), FAC - Inadequate unobstructed area available

RECOMMENDATIONS:  
Variance Committee: P  (SHO-N  CHD-Y  DEP-Y  STI-Y  HBI-1  REI-2  ENG-Y)  
Health Officer:  P

Approved subject to the following conditions:  
The onsite sewage treatment and disposal system shall be set back from the surface water body by the maximum distance attainable but not less than 38 feet when installed.  
The onsite sewage treatment and disposal system shall include an NSF 245 aerobic treatment unit.

Brevard  
Maltese, Applicant

STATUTE/RULE CITATION:
381.0065(4)(a), FS - Lot is not 100 ft wide (90 ft requested, 100 ft required)
64E-6, Table III, FAC - Inadequate drainfield size (300 sf requested, 500 sf required)
64E-6.006(2), FAC - Separation of drainfield above SHWT (6 in requested, 24 in required)
64E-6.006(1), FAC - Unsuitable soil within 42 inches of bottom of drainfield (12 in requested, 42 in required)

RECOMMENDATIONS:  
Health Officer:  A

Approved

Marion  
Funk, Applicant

STATUTE/RULE CITATION:
64E-6.005(4)(a), FAC - Inadequate unobstructed area available
381.0065(4)(e)1., FS - Setback to private potable well (? Ft requested, 75 ft required)
64E-6.005(1)(a), FAC - Same as 381.0065(4)(e)1., FS
64E-6, Table III, FAC - Inadequate drainfield size (? Sf requested, 375 sf required)

RECOMMENDATIONS:  
Tabled and asked to provide the following information  
Alternative onsite sewage treatment and disposal system designs that will maximize the setback to the private drinking water well, such as utilizing an alternative drainfield material in a 
You may also want to consider other system designs such as an aerobic treatment unit.

Manatee  
Beruff, Applicant

STATUTE/RULE CITATION:
64E-6.006(2), FAC - Use alternative method to determine SHWT (24 vs 9) (proposed drainage requested, maps, color, texture required)

RECOMMENDATIONS:  
Variance Committee: D  (SHO-1  CHD-Y  DEP-Y  STI-2  HBI-N  REI-Y  ENG-Y)  
Health Officer:  D

Failure to satisfy the department that:  
Had the seasonal high-water table conditions changed to the extent you proposed by use of the SWFWMD Technical Procedure, contemporary indicators of seasonal high-water table would not be present as indicated in the site evaluation that you performed.

The proposed elevation of the system is insufficient to meet the necessary treatment requirements to sufficiently protect public health concerns.

Each of the above facts and conclusions, standing alone, is sufficient grounds for denial of your variance request.  
The variance proposal would create a likelihood that the onsite system discharge may adversely affect the health of the applicant or the public and may significantly degrade the
13591  Palm Beach  ONI Boynton Beach, Applicant  Brad Holman of Hydronov, LLC, Agent

STATUTE/RULE CITATION:
381.0065(4)(i), FS - System likely to dispose of hazardous/toxic/industrial waste (Ind, tox, haz waste requested, Domestic, Commercial required)

RECOMMENDATIONS:  
Variance Committee: A (SHO-Y CHD-2 DEP-Y STI-Y HBI-Y REI-Y ENG-1)  Health Officer: A

13592  Marion  Space Available, Applicant  Repko, Agent

STATUTE/RULE CITATION:
381.0065(4)(a), FS - Lot is not 1/2 acre and 100 ft wide (0.24 ac, 80 ft requested, 0.5 ac, 100 ft required)

RECOMMENDATIONS:  
Variance Committee: P (SHO-2 CHD-Y DEP-Y STI-Y HBI-Y REI-Y ENG-1)  Health Officer: P

Approved subject to the following conditions:
This variance applies only to the lot size requirements of s. 381.0065(4)(a), FS. The structure shall comply with the authorized sewage flow provisions of s. 381.0065(4)(a), FS. The single-family residence shall be connected to the public drinking water system within 180 days of notification of the availability of such a system.