

OSTDS VARIANCE COMMITTEE MEETING SUMMARY
Thursday, December 5, 2013
Gainesville

12419 Seminole Kizer, Applicant Modified

STATUTE/RULE CITATION:

381.0065(4)(g)2., FS - Setback to surface water body (40 ft requested, 50 ft required)
64E-6.005(2), FAC - Setback to building (2 ft requested, 5 ft required)

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

Approved subject to the following conditions:

The drainfield shall be replaced with a drainfield meeting repair standards.

12442 Marion Konwinski, Applicant Norton, Agent

STATUTE/RULE CITATION:

381.0065(4)(a), FS - Lot is not 1/2 acre and 100 ft wide (0.22 ac, 78 ft requested, 0.5 ac, 100 ft required)

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

Approved subject to the following conditions:

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.

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.

12443 Nassau Edelhaus Builders, Inc., Applicant Greene, Agent

STATUTE/RULE CITATION:

381.0065(4)(a), FS - Lot is not 100 ft wide (90 ft requested, 100 ft required)

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

Approved

12444 Palm Beach Moore, Applicant Bradford Septic Tank Service, Agent Modified

STATUTE/RULE CITATION:

64E-6.015, Table V, FAC - Separation of drainfield above SHWT (3 in requested, 6 in required)

RECOMMENDATIONS: Variance Committee: A (SHO-Y CHD-Y DEP-Y STI-Y HBI-2 REI-1 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 repair standards in effect at the time of the system failure

utilizing the wet season water table determined by the Florida Department of Health in Palm Beach County.

12457 Lee Habitat for Humanity, Applicant

STATUTE/RULE CITATION:

381.0065(4)(a), FS - Lot is not 1/2 acre and 100 ft wide (0.15 ac, 65 ft requested, 0.5 ac, 100 ft required)

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

Tabled and asked to provide the following information

Alternative system designs based on 300 gallons per day.

In order to maximize the setback from the proposed drainfield to the drinking water wells as well as to provide for proper stabilization, the septic tank may be placed closer to the wells than proposed in the original application.

12458 Lee Habitat for Humanity, Applicant

STATUTE/RULE CITATION:

381.0065(4)(a), FS - Lot is not 1/2 acre and 100 ft wide (0.15 ac, 65 ft requested, 0.5 ac, 100 ft required)

381.0065(4)(e)3., FS - Setback to a public well producing <=2000 gpd (91 ft requested, 100 ft required)

64E-6.005(1)(b), FAC - Same as 381.0065(4)(e)3., FS

64E-6.005(4)(a), FAC - Inadequate unobstructed area available

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

Tabled and asked to provide the following information

Alternative system designs based on 300 gallons per day.

In order to maximize the setback from the proposed drainfield to the drinking water wells as well as to provide for proper stabilization, the septic tank may be placed closer to the wells than proposed in the original application.

12459 Lee Habitat for Humanity, Applicant

STATUTE/RULE CITATION:

381.0065(4)(a), FS - Lot is not 1/2 acre and 100 ft wide (0.16 ac, 70 ft requested, 0.5 ac, 100 ft required)

381.0065(4)(e)3., FS - Setback to a public well producing <=2000 gpd (84 ft requested, 100 ft required)

64E-6.005(1)(b), FAC - Same as 381.0065(4)(e)3., FS

64E-6.005(4)(a), FAC - Inadequate unobstructed area available

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

Tabled and asked to provide the following information

Alternative system designs based on 300 gallons per day.

In order to maximize the setback from the proposed drainfield to the drinking water wells as well as to provide for proper stabilization, the septic tank may be placed closer to the wells than proposed in the original application.

12460 Lee Habitat for Humanity, Applicant

STATUTE/RULE CITATION:

381.0065(4)(a), FS - Lot is not 1/2 acre and 100 ft wide (0.17 ac, 75 ft requested, 0.5 ac, 100 ft required)
381.0065(4)(e)3., FS - Setback to a public well producing <=2000 gpd (75 ft requested, 100 ft required)
64E-6.005(1)(b), FAC - Same as 381.0065(4)(e)3., FS
64E-6.005(4)(a), FAC - Inadequate unobstructed area available

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

Tabled and asked to provide the following information

Alternative system designs based on 300 gallons per day.

In order to maximize the setback from the proposed drainfield to the drinking water wells as well as to provide for proper stabilization, the septic tank may be placed closer to the wells than proposed in the original application.

12461 Lee Habitat for Humanity, Applicant

STATUTE/RULE CITATION:

381.0065(4)(a), FS - Lot is not 1/2 acre and 100 ft wide (0.17 ac, 75 ft requested, 0.5 ac, 100 ft required)
381.0065(4)(e)3., FS - Setback to a public well producing <=2000 gpd (78 ft requested, 100 ft required)
64E-6.005(1)(b), FAC - Same as 381.0065(4)(e)3., FS
64E-6.005(4)(a), FAC - Inadequate unobstructed area available

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

Tabled and asked to provide the following information

Alternative system designs based on 300 gallons per day.

In order to maximize the setback from the proposed drainfield to the drinking water wells as well as to provide for proper stabilization, the septic tank may be placed closer to the wells than proposed in the original application.

12462 Brevard Pyles, Applicant

STATUTE/RULE CITATION:

64E-6.001(4)(e)2., FAC - Building addition without system upgrade (existing drainfield requested, current df sizing required)

RECOMMENDATIONS: Variance Committee: P (SHO-2 CHD-1 DEP-Y STI-Y HBI-Y REI-Y 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.

If additional clients are added in the future, the system shall be replaced with a system meeting standards for new systems in effect at the time.

12463 Sarasota Myakka Pines Golf Club of Englewood, Inc., Applicant L&T Engineering Group, Inc., Agent

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

RECOMMENDATIONS: Variance Committee: P (SHO-Y CHD-Y DEP-Y STI-1 HBI-Y REI-2 ENG-Y) Health Officer: P
Approved subject to the following conditions:
The applicant shall obtain and maintain an annual onsite sewage treatment and disposal system operating permit in accordance with subsection 64E-6.003(5), FAC.
The owner shall obtain and maintain an annual contract with a permitted pump out company to inspect the onsite sewage treatment and disposal system and service as necessary.
Two inspections shall be conducted the first year of operation and once a year thereafter, or more frequently as necessary.
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.
The onsite sewage treatment and disposal system shall be abandoned and the facility connected to the central sewer system within 180 days of notification of the availability of such a system.

12464 Bay Hodges, Applicant Mingus, Agent

STATUTE/RULE CITATION:
381.0065(4)(b), FS - Lot density exceeds 4/acre

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

12465 Highlands Church of the Nazarene, Inc., Applicant Watson-Britt Engineering, LLC, Agent

STATUTE/RULE CITATION:
381.0065(3)(b), FS - Take jurisdiction for flow > 10,000 gpd
381.0065(3)(b), FS - Take jurisdiction for commercial flow > 5,000 gpd

RECOMMENDATIONS: Variance Committee: P (SHO-Y CHD-Y DEP-Y STI-2 HBI-Y REI-1 ENG-Y) Health Officer: P
Approved subject to the following conditions:
The applicant shall adhere to the eleven conditions stated in the letter dated October 23, 2013, from the Department of Environmental Protection (enclosed).
As a reminder, any increase in sewage flow will require further review by the Department of Environmental Protection and a variance from the Department of Health.

12466 Highlands Church of the Nazarene, Inc., Applicant Watson-Britt Engineering, LLC, Agent

STATUTE/RULE CITATION:
381.0065(3)(b), FS - Take jurisdiction for flow > 10,000 gpd
381.0065(3)(b), FS - Take jurisdiction for commercial flow > 5,000 gpd

RECOMMENDATIONS: Variance Committee: P (SHO-Y CHD-Y DEP-Y STI-2 HBI-Y REI-1 ENG-Y) Health Officer: P
Approved subject to the following conditions:
The applicant shall adhere to the eleven conditions stated in the letter dated October 23, 2013, from the Department of Environmental Protection (enclosed).
As a reminder, any increase in sewage flow will require further review by the Department of Environmental Protection and a variance from the Department of Health.