

OSTDS VARIANCE COMMITTEE MEETING MINUTES

Thursday, July 12, 2018

Lecanto

13372 Pasco Leonard, Applicant Averett Septic Tank, Agent

STATUTE/RULE CITATION:

381.0065(4)(e)1., FS - Setback to private potable well (69 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-Y CHD-Y DEP-2 STI-1 HBI- 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 adjacent private drinking water well by the maximum distance attainable but not less than 69 feet when

13380 Marion Jagenberg, Applicant A Plus Homes, Inc., Agent

STATUTE/RULE CITATION:

381.0065(4)(a), FS - Lot is not 1/2 acre and 100 ft wide (0.22 ac, 80 ft requested, 0.5 ac, 100 ft required)

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

13381 Marion Worldwide Alliance, Applicant Exel, Agent

STATUTE/RULE CITATION:

381.0065(4)(a), FS - Lot is not 1/2 acre and 100 ft wide (0.23 ac, 85 ft requested, 0.5 ac, 100 ft required)

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

13382 Marion Worldwide Alliance, Applicant Exel, Agent

STATUTE/RULE CITATION:

381.0065(4)(a), FS - Lot is not 1/2 acre and 100 ft wide (0.28 ac, X ft requested, 0.5 ac, 100 ft required)

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

13383 Lee GRE Holdings LLC, Applicant Green Commercial & Residential Construction, Inc., 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: Variance Committee: P (SHO-Y CHD-Y DEP-Y STI-2 HBI- REI-1 ENG-Y) 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.

13384 Lee GRE Holdings LLC, Applicant Green Commercial & Residential Construction, Inc., 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: Variance Committee: P (SHO-Y CHD-Y DEP-Y STI-2 HBI- REI-1 ENG-Y) 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.

13385 Lee Torres, Applicant Groff, Agent

STATUTE/RULE CITATION:

381.0065(4)(a), FS - Lot is not 1/2 acre (0.28 acre requested, 0.5 acre required)

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

13386 Lee Advanta Ira Trust, LLC, Applicant Cay Homes, Inc., Agent

STATUTE/RULE CITATION:

381.0065(4)(a), FS - Lot is not 1/2 acre and 100 ft wide (0.25 ac, 90 ft requested, 0.5 ac, 100 ft required)

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

13387 Seminole Ragland, Applicant Dial Septic, Agent

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

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

Approved subject to the following conditions:

The onsite sewage treatment and disposal system drainfield shall be set back from the public drinking water well by the maximum distance attainable but not less than 200 feet when

13388 Orange Gibson, Applicant

STATUTE/RULE CITATION:

381.0065(4)(b), FS - Lot density exceeds 4/acre

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

Approved

13389 Hillsborough Cardenas, Applicant Sulvaran, Agent

STATUTE/RULE CITATION:

381.0065(4)(a), FS - Estimated sewage flow exceeds 1500 gpd/acre (300 gpd requested, 195 gpd required)

381.0065(4)(e)1., FS - Setback to private potable well (50 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 (311 sf requested, 500 sf required)

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

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

Tabled and asked to provide the following information

Alternative system designs that will allow the required size drainfield to be installed and maximizes the setback to all private drinking water wells (no closer than 50').

**13390 Charlotte Lewinson, 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-N CHD-Y DEP-N STI-2 HBI- REI-1 ENG-N) Health
Officer:

Approved

13391 Seminole Billis, Applicant Nikopoulos, Agent

STATUTE/RULE CITATION:

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

381.0065(4)(g)2.b., FS - Estimated sewage flow exceeds 1500 gpd/acre (2400 gpd requested, 700 gpd required)

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

Approved subject to the following conditions:

P

A

T

A

P

The facility shall have no more than 50 full service seats.

Should the onsite sewage treatment and disposal system fail to function in a sanitary manner, the system shall be replaced with system meeting standards for new systems in effect at the time of the system failure.

13392 Santa Rosa Gulf Coast Homes of NW FL LLC, Reeds Septic & Plumbing Applicant Service, Agent

STATUTE/RULE CITATION:

381.0065(4)(e)4., FS - Setback to irrigation well (43 ft requested, 50 ft required)

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

RECOMMENDATIONS:

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

Health Officer: A

Approved

13393 Lake

Kleiser, Applicant

Warren Septic, Agent

STATUTE/RULE CITATION:

64E-6.015, Table V, FAC - Setback to irrigation well (45 ft requested, 50 ft required)

RECOMMENDATIONS:

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

Health Officer: P

Approved subject to the following conditions:

The onsite sewage treatment and disposal system shall be set back from the adjacent property's irrigation well by the maximum distance attainable but not less than 45 feet when installed.

13394 Leon

Leon County School, Applicant

Dewberry, Agent

STATUTE/RULE CITATION:

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

381.0065(3)(b), FS - Take jurisdiction for commercial flow > 5,000 gpd (5298 gpd requested, <=5,000 gpd required)

64E-6.005(9)(b), FAC - More than 5000 gpd going into one OSTDS (5298 gpd requested, 5000 gpd required)

RECOMMENDATIONS:

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

Health Officer: A

Approved

13395 Levy

Griffin Living Trust, Applicant

Griffin, 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-N CHD-Y

DEP-N STI-2 HBI-

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 standards for new systems in effect at the time of the system failure.

13396 Franklin

Bowman, Applicant

Burks, Agent

STATUTE/RULE CITATION:

381.0065(4)(e)4., FS - Setback to irrigation well (25 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

64E-6.009(3)(f), FAC - retaining wall issues (>50%)

64E-6.009(5)(a)15., FAC - Setback to retaining wall (16 inches requested, 24 inches required)

RECOMMENDATIONS:

Variance Committee: P (SHO-N CHD-Y)
Health Officer: P

DEP-Y STI-2 HBI-

REI-1 ENG-Y)

Approved subject to the following conditions:

The onsite sewage treatment and disposal system shall be set back from the adjacent property's irrigation well by the maximum distance attainable but not less than 25 feet when installed.

13397

Dixie

Celona, Applicant

STATUTE/RULE CITATION:

381.0065(4)(t)1.b., FS - lot is below 10 yr. flood/df is not 36" above 2 yr. flood (8.47 ft NGVD requested, 10@17.2/2@10.7 required)

381.0065(4)(t)2., FS - Cannot add fill to property in regulatory floodway

RECOMMENDATIONS:

Variance Committee: T (SHO-1 CHD-2 DEP-Y)
Health Officer: T

STI-Y HBI- REI-Y ENG-Y)

Tabled and asked to provide the following information

Alternative system locations on the property that will elevate the bottom of the drainfield above the 2-year flood elevation to the greatest extent possible.

Alternative system designs that will reduce the amount of fill required; such as an aerobic treatment unit with drip irrigation or a low profile drainfield material.