

Date: 01/08/2024

To: James Bernardo L.S., & Petrit Marku, Owner

Subject Property: 220 Pennsylvania Avenue, East Lyme 06357

Plan Designed by: **James Bernardo, L.S.** Plan Date: **9/25/2023** Last Revision Date: **01/03/2024** Date Paid: **11/16/2023**
The plan and associated information submitted to our office on **01/03/2024** for a proposed **4** lot subdivision/commission review. Lots range from **0.90 to 1.34** acres and are to be served by **public water** and **private septic systems**, in the Town of **East Lyme**.

The Ledge Light Health District (LLHD) does not issue approvals for Subdivision or Commission reviews, but our recommendation for suitability of the previously stated plan/lots to accommodate the LLHD Subdivision Submission Requirements and Connecticut Public Health Code Section 19-13-B103e are as follows:

Lots #1, 2, 3, & 4 are recommended suitable in their current condition IF footing drains are not required

“Additional Suitability Issues” / Notes & Recommendations:

- 1. Revision date has a typo, stated to be 1-3-2023, actual revision date is 1-3-2024.**
- 2. Whichever driveway/road configuration is chosen/approved shall be made clear to LLHD and if the septic design is impacted, further revisions and/or testing may be required.**
- 3. Lot #1:**
 - a. Septic tank shown 23’ to garage. Either footing drains shall not be installed around garage, or tank shall be moved a minimum of 25’ away for individual lot review.**
 - b. Sheet 3 shows driveway proposed in close proximity to primary and reserve leaching. These shall be staked by L.S. and protected during clearing and construction.**
- 4. Lot #2:**
 - a. Driveway shown proposed in close proximity to primary leaching, this shall be staked by L.S. and protected during clearing and construction.**
- 5. Lot #4:**
 - a. Septic tank shown 24’ to garage and leaching shown 12’ to garage. Either footing drains shall not be installed around garage, or tank and leaching shall be moved a minimum of 25’ away for individual lot review.**
 - b. Sheets 3 & 4 show driveway proposed in close proximity to proposed primary and reserve leaching. These shall be staked by L.S. and protected during clearing and construction.**

*Please note that soils testing indicated on this plan are representative of actual soils conditions and additional deep test pits and percolation tests may be required by the Ledge Light Health District if the building or system location is altered and/or the suitable septic area is limited. Applicant should be aware that subdivision approval IS NOT sufficient for individual lot approval.



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Each lot must be reviewed by the Ledge Light Health District at the time of building permit application in order to obtain lot approval and issue a septic/well permit.

Please call me at 860-448-4882 x 1316 with any questions regarding this matter.

Sincerely,

A handwritten signature in black ink, appearing to read 'Joe Blanchard', is written in a cursive style.

Joseph Blanchard, REHS/RS, MPH
Sanitarian II
cc: Town of East Lyme