

Lisa Daigle

From: Savannah-Nicole Villalba <snvillalba@nvcogct.gov>
Sent: Thursday, September 23, 2021 11:47 A
To: Lisa Daigle; Keith Rosenfeld
Subject: FW: Hopp Brook Housing Development, Beacon falls CT: Attention Jessica Kristy, MPH

Follow Up Flag: Flag for follow up
Flag Status: Flagged

Good afternoon Lisa,

Would you please print out the following correspondence for our meeting on Friday?

Thank you,

Savannah-Nicole Villalba, AICP Candidate
Regional Municipal Planner



Naugatuck Valley Council of Governments
49 Leavenworth Street, 3rd Floor, Waterbury CT, 06702
t: 203.757.0535 x119 or direct T: 203.489.0514 | e: snvillalba@nvcogct.gov www.nvcogct.gov

From: Keith Rosenfeld <KRosenfeld@nvcogct.gov>
Sent: Thursday, September 23, 2021 10:13 AM
To: Savannah-Nicole Villalba <snvillalba@nvcogct.gov>
Subject: FW: Hopp Brook Housing Development, Beacon falls CT: Attention Jessica Kristy, MPH

From: Richard Jackson <rjackson@nvhd.org>
Sent: Thursday, September 23, 2021 10:12 AM
To: Keith Rosenfeld <KRosenfeld@nvcogct.gov>
Subject: RE: Hopp Brook Housing Development, Beacon falls CT: Attention Jessica Kristy, MPH

Hi Keith
Just to follow up with our conversation earlier today.

We have not received any new information or plans from this project in over two years. I know some preliminary testwork was done in the past. If they have individual septic systems for each individual residential home, Naugatuck Valley Health and the State Department of Public Health would regulate those onsite sewage disposal systems. Community septic systems such as two residential homes going into one central septic system would require CT DEEP approval.

The overall total design flow could push them into CT DEEP regulation as well. >7500 gallons per day

Rich

From: Keith Rosenfeld <KRosenfeld@nvcogct.gov>
Sent: Thursday, September 23, 2021 9:16 AM
To: Richard Jackson <rjackson@nvhd.org>
Subject: Re: Hopp Brook Housing Development, Beacon falls CT: Attention Jessica Kristy, MPH

Sorry to tell you your number. Our number is #####

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From: Richard Jackson <rjackson@nvhd.org>
Sent: Wednesday, September 22, 2021 1:01:19 PM
To: Keith Rosenfeld <KRosenfeld@nvcogct.gov>
Subject: RE: Hopp Brook Housing Development, Beacon falls CT: Attention Jessica Kristy, MPH

Yes—try me in the morning –9:00ish

Rich

From: Keith Rosenfeld <KRosenfeld@nvcogct.gov>
Sent: Wednesday, September 22, 2021 11:59 AM
To: Richard Jackson <rjackson@nvhd.org>
Subject: RE: Hopp Brook Housing Development, Beacon falls CT: Attention Jessica Kristy, MPH

Richard.

I am sorry to drag you along but I was hoping that my colleague and I could be talking to you this morning. I have had to work from home today because my car was needed by our son (his in in the shop).

Is it possible we call you tomorrow sometime at your convenience?

We would really like to hear all that you know together.

Does that sound okay to you?

I am sorry for the mix up.

Keith

From: Richard Jackson <rjackson@nvhd.org>
Sent: Wednesday, September 22, 2021 10:34 AM
To: Keith Rosenfeld <KRosenfeld@nvcogct.gov>
Subject: RE: Hopp Brook Housing Development, Beacon falls CT: Attention Jessica Kristy, MPH

Yes --Im here now

From: Keith Rosenfeld <KRosenfeld@nvcogct.gov>
Sent: Tuesday, September 21, 2021 1:35 PM
To: Richard Jackson <rjackson@nvhd.org>
Subject: RE: Hopp Brook Housing Development, Beacon falls CT: Attention Jessica Kristy, MPH

Rich:

I am away from my desk now.

Would it be possible to contact you tomorrow morning sometime?

Keith

From: Richard Jackson <rjackson@nvhd.org>
Sent: Tuesday, September 21, 2021 1:13 PM
To: Keith Rosenfeld <KRosenfeld@nvcogct.gov>
Cc: Jess Kristy <jkristy@nvhd.org>
Subject: RE: Hopp Brook Housing Development, Beacon falls CT: Attention Jessica Kristy, MPH

Hi Keith

Yes –Familiar with the project.

Please give me a call when you get a chance. #####. I can fill you in on the details. It doesn't appear that the design engineer is giving the correct information to the developer. All community septic systems would have to get approvals from CT DEEP. This is out of our jurisdiction.

Talk to you soon

Rich

Rich Jackson RS CSS
Head Sanitarian
NVHD
98 Bank Street
Seymour CT 06483
203.881.3255

From: NVHDEH <nvhdeh@nvhd.org>
Sent: Tuesday, September 21, 2021 8:54 AM
To: Richard Jackson <rjackson@nvhd.org>
Subject: FW: Hopp Brook Housing Development, Beacon falls CT: Attention Jessica Kristy, MPH

From: Keith Rosenfeld <KRosenfeld@nvcogct.gov>
Sent: Monday, September 20, 2021 4:12 PM
To: NVHDEH <nvhdeh@nvhd.org>
Subject: Hopp Brook Housing Development, Beacon falls CT: Attention Jessica Kristy, MPH

Dear Ms. Kristy:

My name is Keith Rosenfeld and I currently serve as the Town Planner for the Town of Beacon Falls; one of the two towns the Naugatuck Valley COG provides municipal planning and zoning services for. I have worked with the town for a little more than one year. Currently, before the town's planning and zoning commission is a plan for an affordable housing project of approximately 105 single family houses on the Bethany-Beacon Falls border, just south of Oakwood Drive in Beacon Falls. They are proposed to be arranged in a cluster style, served by municipal water service and a series of community style septic systems, each serving approximately 10-12 houses.

It is my understanding that the applicant of this current application, Steven Bellis has presented this development to the NVHD a number of times in the past few years without getting a final approval. I was wondering if you could look into this matter and have someone in your agency or yourself get back to me with any information that you have regarding this matter. From my research into this project and the location of Beacon Falls the project is proposed for, it appears

that the soils present on-site do not lend themselves to successful and functional septic systems throughout the property. I would appreciate any help you can provide.

I have attached the application materials for your review (https://beaconfalls-my.sharepoint.com/:f/g/personal/ldaigle_beaconfallsct_org/EIJKCr9X2dVFsx1m8T6gs8B0-Bvi7N2s0W991QAbjrnOg?e=VIMWDK).

If you need information regarding the application or if you have any questions or comments that you see as useful to our review, please contact me at your earliest convenience.

Keith Rosenfeld
Beacon Falls Town Planner
Senior Regional Municipal Planner



49 Leavenworth Street, 3rd Floor, Waterbury CT, 06702

t: 203.757.0535 or direct t: 203-489-0512 | e: krosenfeld@nvcogct.gov | w: www.nvcogct.gov