



**Town of Washington**  
**Zoning Board of Appeals**  
P. O. Box 383  
Washington Depot, CT 06794  
Land Use Office: 860-868-0423

**ZBA USE ONLY:**

Appl. # ZBA- 1129  
Date Rec'd \_\_\_\_\_  
Fees Paid \_\_\_\_\_  
Cash/Chk # \_\_\_\_\_  
Chk writer \_\_\_\_\_

**PETITION FOR SPECIAL EXCEPTION for Noise Generating Equipment;**  
**a request for generators, air conditioners, pool filters, etc. to be situated farther from the structure**  
**principally served than is specified under section 12.14 of the Zoning Regulations.**

**APPLICANT INFORMATION**

(If there are two or more applicants, provide the following information for each)

Name: Joline Audet  
Home Address: 61 Lower Church Hill Washington Depot CT 06794  
Business Address: same  
Home Phone: 860-248-1209 Business Phone: same  
Email Address: jsaudete@hotmail.com

**PROPERTY INFORMATION**

Street Address: 88 Kielwasser Rd.  
Assessor's Lot No. 05/12/26 Zoning District(s): R1 Acreage of Property: 6.35  
Owner(s) of Record: Stone Hill Orchard LLC / Richard Loretti  
Home Address: 88 Kielwasser Rd number  
Business Address: \_\_\_\_\_  
Home Phone: 917-363-7848 Business Phone: same

Record Owner(s) Deed is filed in the Land Records at: Vol. \_\_\_\_\_ Page \_\_\_\_\_  
Is the property located within 500 feet of any town line? Yes \_\_\_\_\_ No X

Richard Loretti STONE HILL ORCHARD LLC.  
Signature of Owner (if Owner is not the Applicant)

**PRIOR APPEALS OR APPLICATIONS**

Have any variances been granted to this property in whole or in part? Yes \_\_\_\_\_ No X

If yes, attach to this application a copy of each such variance and state the volume and page at which each such variance is recorded in the Land Records. Vol. \_\_\_\_\_ Page \_\_\_\_\_

## EXPLANATION OF REQUEST FOR SPECIAL EXCEPTION

In the spaces below, explain why placing the noise generating equipment in the proposed location would have less noise impact on neighboring properties than would placing it in accordance with Section 12.14. The explanation should include a description of the proposed location, the operating specifications of the proposed equipment, including noise rating, and the special circumstances that make the special exception necessary. Attach additional sheets, if needed. **The applicant has the burden of proving to the board that the requested special exception is justified.**

Please see attached explanation

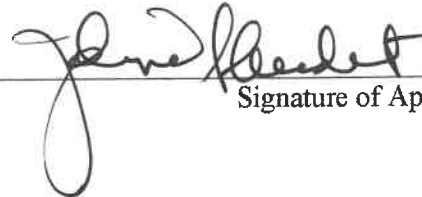
## ADDITIONAL REQUIREMENTS

The applicant must submit:

1. **One original** and eight copies of a class "A-2" survey indicating all existing and proposed structures, septic systems, wells and water sources, easements, rights of way and legal restrictions, as well as all measurements and distances, needed to show the extent and nature of the requested special exception.
2. **Building and Elevation (if applicable) Plans** giving complete details with scaled measurements (see "Guidelines" for explanation).
3. **Filing fees** of \$150 and \$60, in separate checks, payable to the Town of Washington.
4. **Required by hearing date:** Evidence of certificate of mailing to the owners of all property located within 200 feet of the property involved in this application, notifying them of the date, time and location of the hearing and the nature of the requested special exception.
5. **Signed Letter of Representation** (if applicable)

## CERTIFICATION

I hereby certify that the information I have provided in this application, including any attached sheets, is true, and I acknowledge that any false information may cause the denial or revocation of a Special Exception.



Signature of Applicant

Reference: Special exception application for 88 Kielwasser Rd.

We respectfully request a special exception to allow for the proposed re-location of the pool filter and addition of a pool heater for the following reasons:

The current pool filter sits in an interior room of the barn and it has proven to be challenging to change/clean the filter without significant water and flooding in the barn. We are also adding a pool heater which requires an exterior location for venting and safety spacing requirements. Hence, both the filter and the heater need to move to an exterior location.

The proposed exterior location is further from the nearest residence or any other neighbor's structure than any location that would be within the 50' distance of the pool (i.e. placing the equipment within 50' of the pool would be nearer to the closest neighboring residence).

The area immediately surrounding the pool (within 50') is a very clear, level area of mowed lawn with little opportunity to shield from the sound of the equipment. The proposed location is in a wooded area behind a stone wall, behind sight lines from neighboring properties and with minimal sound impact because it is below the grade of the pool itself and would be surrounded by tall grasses, shrubs and trees.

This proposed location as indicated on the site plan is in an area of the property that includes existing mechanical equipment including a generator and propane tanks. The gas line required from the propane tank to the new proposed pool heater location is significantly shorter than any other possible location, creating minimal disturbance.

Please also see the accompanying spec sheets for the pool filter and heater as to sound decibel levels which will be virtually inaudible to any neighboring properties. These pieces of equipment will sit on a prefab plastic pad measuring 4'x6' and the equipment will be no taller than 4'.

Thank you for your consideration.

## HAYWARD POOL PRODUCTS LABORATORY TEST REQUEST

<b>REQUESTED BY</b> L.D. C. 177 Meridian Hardware	<b>DATE</b> 3/6/03	<b>PROJECT #</b> 1116E	<b>LAB ORDER #</b> 110116E1017	<b>HAYWARD TEST #</b>	
<b>REQUESTERS ORDER #</b> 110116E10			<b>DRAWING</b>		
<b>REQUESTED - COMPLETION</b> <input type="checkbox"/> <b>START</b> <input checked="" type="checkbox"/> <b>DATE</b> 3/6/03			<b>REVISION #</b>		
<b>PART NUMBER</b> SP3007X1051	<b>HAYWARD MODEL NUMBER</b> SP3007X1051; SP3010X1551; SP3015X2051; SP3025XG51; SP303053		<b>IG</b> <input checked="" type="checkbox"/> <b>ABG</b> <input type="checkbox"/>	<b>URGENT SITUATION</b> <input type="checkbox"/>	
<b>DATE CODES</b>					
<b>TECHNICIAN</b>	<b>DATE STARTED</b>	<b>COMPLETED</b>	<b>TOTAL HRS.</b>		
<b>TEST REQUESTED</b> Conduct Sound Tests on these 50 HZ Pumps as per request from IMG - Meridian. And sound it at once to existing Excel Plans on 50 HZ Pump Performance.					
<b>MATERIAL SOURCE</b> Motors and Pumps from Model Shop Store in Canada (not available in Elizabeth).					
<b>TEST REQUIREMENTS</b> Assemble sound test chamber on opposite side of pool from previous practice. Use 50 dB sensor. Record Sound Level in decibels at 7, 10 and 15 PSI at 10 ft distance and at full flow.					
<b>INTENTION OF TEST</b> To provide customer with sound test data for 50 HZ Pumps.					
<b>COMMENTS</b> We will have to run a 50 HZ line (extension cord) to the other side of pool. Bills of Material for the subject pumps will be provided. We have permission to move the 50 HZ Test Stand away from the pool into the outside staging area where the Sound Chamber is now located.					
<b>TEST RESULTS</b>					
<b>Pump type</b>	<b>Motor number</b>	<b>Horse power</b>	<b>Impeller</b>		
SP3007X1051	SP0135Z1CM	1	SP3010C		
SP3010X1551	SP0140Z1CM	1.5	SP3010C		
SP3015X2051	SP0150Z1CM	2	SP3021C		
SP3025XG51	SP0160Z1C3C	3	SP3025C		
SP303053	SP0160Z1EM	3	SP3031C		
<b>Pump type</b>	<b>Sound level in db</b>	<b>Full flow</b>	<b>7 PSI</b>	<b>10 PSI</b>	<b>15 PSI</b>
SP3007X1051	Sound level in db	74	67	66	63
SP3010X1551	Sound level in db	68.5	62	62	62.5
SP3015X2051	Sound level in db	68.5	68	67.5	68
SP3025XG51	Sound level in db	68	65.5	66	66
SP303053	Sound level in db	80	73	73	72.5
<b>ENGINEERING SUMMARY</b>					



## AGENT AUTHORIZATION FORM

### PROPERTY LEGAL DESCRIPTION:

STREET ADDRESS: 88 KIELWASSER ROAD  
NEW PRESTON, CT 06777

Please print:

Property Owner: STONE HILL ORCHARD LLC

Property Owner: Richard Lorenti, sole owner of Stone Hill Orchard, LI

The undersigned, registered property owner(s) of the above noted property, do hereby authorize Joline Audet, agent of Dobson Pools, to act on my/our behalf and take all actions necessary for the processing, issuance, and acceptance of this permit or certification and any/all standard and special conditions attached.

### Property Owner's Contact Information:

Address (if different than property above)

richard.lorenti@gmail.com Email Address

917-363-7848 Cell/Landline Telephone

I (we) hereby certify the above information submitted in this application is true and accurate to the best of our knowledge.

Richard Lorenti

Authorized Signature

Authorized Signature

Date: 9-21-21

Date: \_\_\_\_\_