



December 22, 2020

TO: North Haven Inland Wetlands Commission
North Haven Planning and Zoning Commission

FROM: Lynn Fox, R.S. Chief, Environmental Health

RE: File #P-20-38, P-20-38S, I20-06
Location: 5100 Ridge Road
Proposal: The Slate Upper School
Applicant: Timothy Lee

Title of Plans: Seventeen drawings dated November 6, 2020 drawn by Milone and MacBroom and six architectural drawing dated November 6, 2020 drawn by Patriquin Architects.

This proposal was reviewed and commented upon in the December 14, 2020 report issued by QVHD to the Commission, a copy of which is enclosed.

1. QVHD is in receipt of a letter dated December 15, 2020 from Patriquin Architects which addresses many comments made in the December 14, 2020 letter to the Commission, a copy of which is enclosed.
2. Plans indicate the proposal of 2 separate buildings. The Connecticut Public Health code requires that each building be served by separate subsurface sewage disposal system. The proposed area for the subsurface sewage disposal system can be approved for a school consisting of 30 junior high school students and 60 high school students only if an exception to the code is granted by the State of Connecticut Department of Public Health for a central system.

Enc: Letter dated December 15, 2020 from Patriquin Architects
Letter dated December 14, 2020 to the Commission

Cc: Milone and MacBroom sent by email
Timothy Lee, 388 Orange Street, New Haven, CT 06511
The Slate School Inc., 124 Mansfield Road, North Haven, CT 06473

Quinnipiack Valley Health District

A Regional Health Department Serving Bethany, Hamden, North Haven and Woodbridge. CT

1151 Hartford Turnpike . North Haven . CT. 06473 . tel (203) 248-4528 . fax (203) 248-6671 . www.qvhd.org



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Proposal: The Slate Upper School
Applicant: Timothy Lee

Title of Plans: Seventeen drawings dated November 6, 2020 drawn by Milone and MacBroom and six architectural drawings dated November 6, 2020 drawn by Patriquin Architects

The Quinnipiack Valley Health District has reviewed the above referenced plans relative to conformance with the applicable sections of the Public Health Code of the State of Connecticut and the Environmental Health Regulations of the Health District. We have the following comments:

1. Plans indicate the proposal of 2 separate buildings. The Connecticut Public Health Code requires that each building be served by a separate subsurface sewage disposal system.
2. The septic system is designed for 30 junior high school students and 60 high school students. Occupancy cannot exceed this ratio.
3. A handwashing sink is recommended in each classroom/studio/lab/living room.
4. Removable walk off mats is recommended in all entry ways.
5. Carpeting is not recommended anywhere except in Administration Offices.
6. HVAC systems to be assessed.
7. Water fountains should accommodate bottle fillers.
8. More detail is needed on the types of potentially toxic or hazardous materials and chemicals that will be used and discharged into the septic system from the dark room, food lab, grow lab, and experiment lab.
9. Food lab- if the proposal includes the preparation of meals:
 - Septic system to be designed to accommodate additional flow for kitchen
 - A food service license from QVHD will be required and a detailed kitchen and cafeteria floor plan is required.

Cc: Milone and MacBroom FAX 203-344-7887
Timothy Lee 388 Orange St New Haven, CT 06511
The Slate School Inc. 124 Mansfield Rd North Haven, CT 06473

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Slate School / Ridge Rd North

PATRIQUIN
ARCHITECTS

To: Lynn Fox R.S.
Chief, Environmental Health
Quinnipiac Valley Health District
1151 Hartford Turnpike, North Haven CT 06473

Date: December 15, 2020

Dear Lynn,

We are in receipt of your comments sent to the North Haven Inland Wetlands Commission and North Haven Planning and Zoning Commission in regards to the Slate Upper School project application for 5100 Ridge Road, North Haven. Please see our responses to those comments below.

QVHD Comment #2: The septic system is designed for 30 junior high school students and 60 high school students. Occupancy cannot exceed this ratio.

Patriquin Architects' Response: The project is establishing a maximum limit of 15 students per grade for grades 7-12. Therefore will comply with this condition.

QVHD Comment #3: A handwashing sink is recommended in each classroom/studio/lab/living room.

Patriquin Architects' Response: Hand sinks will be provided in classrooms, studios, workshops and labs.

QVHD Comment #4: Removable walk off mats is (sic) recommended in all entry ways.

Patriquin Architects' Response: Walk-off mats will be provided accordingly.

QVHD Comment #5: Carpeting is not recommended anywhere except in Administrative Offices.

Patriquin Architects' Response: Carpeting will not be used on the project.

QVHD Comment #6: HVAC systems to be assessed.

Patriquin Architects' Response: HVAC systems will be designed to meet or exceed prevailing building codes and best-practices for thermal comfort and controls, CO/CO2 monitoring, humidification & dehumidification, and MERV filtration. Condensate drains will be designed and constructed to meet building code and health department standards.

QVHD Comment #7: Water fountains should accommodate bottle fillers.

Patriquin Architects' Response: We agree and will comply with this comment.

QVHD Comment #8: More detail is needed on types of potentially toxic or hazardous materials and chemicals that will be used and discharged into the septic system from the dark room, food lab, grow lab and experiment lab.

Patriquin Architects' Response: Since its opening in Fall 2018, Slate School has been one of the most environmentally friendly schools in the country, for both educational and health purposes. Slate School will never permit the presence or use of corrosive or toxic chemicals. For example, the school is committed to teaching its students about science through green, nontoxic chemistry, which makes use of everyday household products (i.e. vinegar, baking soda, hydrogen peroxide, table salt, etc.) to demonstrate chemical principles. Common school science chemicals and materials such as formaldehyde, hydrogen chloride, sulfuric acid, Bunsen burners, etc., will not be permitted on school premises. Furthermore, we offer the following clarifications on the use of the rooms:

- *The "Dark Room" is not a call-back to photography development studios, but rather simply a "dark room" with no sources of natural light and glare.*
- *The Food Lab is for small-scale cooking education purposes using locally sourced, organic foods and is similar to a residential kitchen in scale and equipment. It will be used for small teaching classes*

PATRIQUIN
ARCHITECTS

only and is NOT a commercial kitchen in capacity and volume and will not discharge significant quantities of grease, fats or oils on a regular basis.

- *The Grow Lab will be used as is the Greenhouse facility at 124 Mansfield Road, using only USDA certified organic soils and no chemical fertilizers and pesticides.*
- *The Experiment Lab will be used for project-based learning using physical models and green chemistry regimens as noted above. There will be no toxic or corrosive chemicals permitted on the premises which would require the use of fume hoods or specialty waste systems.*

QVHD Comment #9: Food lab- if the proposal includes the preparation of meals:

- **Septic system to be designed to accommodate additional flow for kitchen**
- **A food service license from QVHD will be required and a detailed kitchen and cafeteria floor plan is required.**

Patriquin Architects' Response: As noted above, the Food Lab will NOT be used as a meal preparation facility. It is intended for small-scale education use only and not for licensed food service activities; therefore, these two conditions do not apply. As per the policy established at the Slate Lower School located at 124 Mansfield Road, students and teachers will bring bagged or boxed meals from their homes.

If you have any further questions, comments or requests for information, please do not hesitate to contact me at the following email address or phone number.

Thank you, and best regards-



Digitally signed by Paolo Campos, AIA, NOMA
DN: cn=Paolo Campos, o=Patriquin Architects, ou=Associates, email=paolo@patriquinarchitects.com, c=US
Date: 2020.12.12 14:22:02-0500

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