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BOARD OF HEALTH MINUTES

Meeting Held at the Houghton Building on June 28, 2016 at 6:30 PM

Members Present: Christopher Slade, Chair, Christopher Rogers, Member and Scott Powell, Clerk

Also Present: Jenny Jacobsen, Health and Permitting Assistant

Arrived Late: Bill Brookings, Health Agent, Nashoba Associated Boards of Health

Call to order: 6:38 pm

Minutes reviewed for :

- S. Powell moved to approve the minutes of June 14, 2016. Motion passes 3/0.

Mail Reviewed:

Board reviewed a letter from M. Wade regarding water conservation in Bolton. We are different than some neighboring communities which have implemented conservation plans in that we are all private wells, and more sparsely populated. Also notable is that the vast majority of useage goes directly back into the ground. Board is not aware of any problems. These are good questions and we will be keeping an eye on it.

Appointments/Hearings:

466 South Bolton - P. Bemis presented plan to the Board showing existing home footprint, the cesspool and the well. It is a small compact site. The home is not worthy of reconstruction. They want to eliminate finger to make it comply with zoning (current house does not) and will create wetland to replicate what is taken. They will request a buffer from conservation. Plan addresses storm water management. Roof water is filtered back into the ground. Applicant is seeking local variance.

C. Rogers made a motion to approve the variance to regulation 4: Distances as proposed. S. Powell 2nd. Motion passes 3/0.

9 Sargent Road Public Hearing-

6:45pm C. Slade opened the hearing at 6:50 pm and called the hearing to recess until B. Brookings arrived.

7:12pm C. Slade reopened the hearing. J. Farnsworth brought green cards from abutter notification. J. Farnsworth presented plan to the Board showing existing well (deep drilled) and existing cess pool. They have a large footprint. Design is for a Presby system, oversized so that it would have an even number of pipes. 2000 gallon tank where they didn't have a tank before. Board will need to look at the existing floor plan. It is up to the Boards discretion to determine if they accept it as a 4 bedroom. The homeowner is stating that it has been historically a 4 bedroom. We have no record on file. The Board counts 7 rooms but is willing to accept it as a 4 bedroom as the system is designed for a 4 bedroom. B. Brookings will be doing a quality test. Applicant seeking following variances:

- o Reg 2 local variance
- o Reg 4 offset well from septic
- o Edge of travel way
- o 25 foot offset to foundation

Board recognized that it is a difficult lot with much better proposal than what is existing.

C. Rogers makes a motion to accept the variances as proposed. S. Powell 2nd. Motion passes 3/0.

Applicant seeking a Title 5 Variance, 15.2.11 for distance from well to system.

C. Slade moved to approve the Title 5 variance request for distance and distance from septic tank, groundwater offset. S. Powell 2nd. Motion passes 3/0.

P. Bemis will bring a revised plan but would look for the Board's support.

Century Mill Estates- B. Pace representing 1000 LLC is seeking approval from the Board to drill a shared irrigation well on Lot 29. Plans drawn by Ducharme and Dillis. R. Pace presented the shared well agreement for the well and noted that the wells are getting good yields. One well can serve 5 lots. Board will allow it. B. Brookings will issue the permit.

Action/Discussion:

- 725-727 Main Street.
 - It might be naïve to assume that the estate can be worked out within a year.
 - D. Lowe would like the Board to monitor this, but if this is not a public health hazard we will continue to monitor.
 - There could be ways to deny access visually if it becomes necessary.
 - Once ownership is established or either property becomes bank owned Board will take action.

Building Permits Reviewed:

- 434 South Bolton Road- Demolition
 - Once asbestos has been removed and report has been received, Board can sign off on the demolition permit.
- 149 Long Hill Road Lot 2 Revision
 - Ammended to include finished basement.
 - B. Brookings signed.
- 147 Sugar Road
 - Finished basement
 - Board signed.
- 544 Wattaquadock Hill Road
 - Seat count received.
 - Moved to next meeting.
- 191 Fox Run Road
 - Finished Basement
 - Deed restriction recorded.
 - B. Brookings signed.

Septic Permits Reviewed:

- 455 Main Street (Permit Transfer)
 - Board signed.
- 58 Quaker Lane
 - Soil Suitability Assessment received.
 - Board will respect it as a 4 bedroom house.
 - Soil is good.
- 324 Still River Road (Distribution Box)
 - Board signed.
- 297 Long Hill Road (Distribution Box and Tank)
 - Board signed.

Inspections reviewed:

- 57 Hudson Road
 - Board approved.
- 4 Coventry Wood Road
 - Moved to next meeting.
- 127 South Bolton Road
 - Moved to next meeting.
- 591 Sugar Road
 - Board approved.

- 343 South Bolton Road
 - Check 2009 report.
 - Bring to the next meeting.
- 21 Century Mill Road
 - Board approved.
- 5 Still River Road
 - Board approved.
- 304 Sugar Road
 - Board approved.
- 324 Still River Road
 - Moved to next meeting
- 297 Long Hill Road
 - Moved to next meeting.

C. Slade moved to adjourn the Board of Health meeting at 8:26 pm, C. Rogers 2nd. Motion passes 3/0.