

Halifax Board of Health
Meeting Minutes
Wednesday, May 15, 2019

On Wednesday, a meeting of the Halifax Board of Health was held at the Halifax Town hall.

Present at the meeting were:

John W. DeLano – Chairman, Board of Health –8pm arrival
John L. Weber – Co-Chairman, Board of Health
Alan J. Dias – Clerk, Board of Health
Cathleen Drinan – Health Agent, Board of Health
Peggy Selter – Administrative Assistant, Board of Health

The Board of Health meeting opened at 6:30p.m

- a. 6:30pm Hearing:** - 23 Lantern Lane. – Hearing opened at 6:30pm. – [Green cards and abutter's list were submitted to the Board.](#)

1. Local Upgrades:

- a.** Reduction in system location setbacks to property lines as follows:
 - i.** Singulair tank and pump chamber: 10' to 1.5'
 - ii.** SAS/
 - iii.** Poly barrier to property line: 10' to 2'
 - iv.** Hydraulic unit to property line: 10' to 3'
- b.** Reduce system location setbacks:
 - i.** Singulair tank and pump chamber to house foundation: 10' to 4.5'
- c.** Reduce the 4' separation to seasonal high groundwater to 3'
- d.** Allow sieve analysis to establish soil classification and a percolation rate appropriate for the soil class
- e.** Allow one deep observation hole for the repair of the existing failed cesspool. Only one deep hole was required by the Health Agent.
- f.** DEP Transmittal number X236091 section 11.1.g design and construction standards:
 - i.** Reduce the allowed 5' separation from the drip tubing to a building cellar wall to 4'

2. Title V Variance Upgrades:

- a.** Reduction in system location setbacks to tributary to a surface water supply.
 - i.** Singulair tank and pump chamber: 200' to 84'
 - ii.** SAS 200' to 67'

- b. Reduction in system location to a surface drain which discharges to a tributary to a surface water supply
 - i. Singulair tank and pump chamber: 100' to 77'
 - ii. SAS 100' to 37'
- c. Reduce the size of the SAS by 50%
- 3. Local By-Law Variance Request:
 - a. Allow a Singulair septic tank, which is not monolithic with section joint wraps to ensure water tightness.
 - i. Greg Driscoll presented a new Singulair septic plan with drip irrigation from Oakson to the Board.
 - 1. He explained to the resident present what this particular system does and how it works.
 - 2. A Board Member reiterated Greg Driscoll's explanation of the system.
 - ii. Greg Driscoll' updated the Board and residents on the new plan being presented and stated that the neighboring elevation is higher and water flows away from the stairwell.
 - 1. Board requested the engineer add curb detail to plan.
 - iii. Board opened the floor to the residents.
 - 1. Residents had concerns regarding elevations of the curbing, stairwell and hill at property.
 - a. Greg Driscoll stated it will be restored back to its current elevation.
 - iv. The Board requested the engineer add to the plan the proposed grade elevation, this plan will not be changing the current elevation.
 - v. As-Built to be submitted to the Board of Health.
 - vi. The Board discussed the system and determined it would be better to use a silt sock instead of erosion control.
 - vii. The Board requested poly barrier next to porch by stairwell and pump chamber be bolted and gasketed, pump chamber inlet showing 6" below be to-grade and cover bolted and gasketed and detail on the wall be added to plan.

A Motion was made to approve with upgrades and variances and local by-laws.

Motion: Alan Dias

Second: John Weber

Unanimous vote on the motion

A Motion was made to approve with condition a two (2) bedroom I/A deed restriction be recorded at the Plymouth County Registry of Deeds prior to the Certificate of Compliance (COC) being issued.

Motion: Alan Dias
Second: John Weber
Unanimous vote on the motion

A Motion was made to close hearing.

Motion: Alan Dias
Second: John Weber
Unanimous vote on the motion

b. Ratify Agents Approval:

i. 27, 29, 31 & 33 Natureway Circle.

A Motion was made to ratify Health Agents approval.

Motion: Alan Dias
Second: John Weber
Unanimous vote on the motion

ii. 69 Highland Circle.

A Motion was made to ratify Health Agents approval.

Motion: Alan Dias
Second: John Weber
Unanimous vote on the motion

c. Requiring Local Upgrades & Variances: (but otherwise recommended for approval):

i. 35 & 37 Natureway Circle.

- 1.** Allow a reduction in the separation between the bottom of the SAS and the maximum seasonal high ground water table from 4.0' to 3.0'.

A Motion was made to approve with upgrades & variances.

Motion: Alan Dias
Second: John Weber
Unanimous vote on the motion

2. Bring to Boards Attention: [Agent updated Board on agenda items below.](#)

- a.** Fieldstone Show Park well water sample.
- b.** 395 Plymouth Street – Asbestos Abatement.
- c.** Marilyn’s Landing Beneficial Use Determination.
- d.** Review abutter notification policy. – [Revisit at a future meeting.](#)
- e.** Add to Title V Supplemental Regulations that pictures are required as part of the Title V Inspection? – [Revisit at a future meeting.](#)

3. **Discussion Items:** Agent updated Board on agenda items below.
 - a. Using 1978 code for capacity of leaching pit to determine bedroom count.
 - b. Town Meeting updates.
 - c. Would the Board be interested in sponsoring someone in a soil evaluation class. – **Doesn't meet the criteria.**
 - d. 123 Palmer Mill Road – Repair or new? **Repair.**
 - e. **Agent Report:** Agent updated Board on agenda items below.
 - i. 12 White Island Road – Title V question.
 - ii. 106 Brandeis Circle – Someone living in trailer.
 - iii. 28 White Island Road – Tenant Complaint.
 - iv. 49 Lake Street – Update.
 - v. 12 Water Street – Update.
 1. Health Agent contacted Phil Spath.
 2. Letter went out to home owner to contact Board of Health.
 3. Homeowner contacted office and was given Phil Spath's contact information.
 - f. Policy on deep systems:
 - i. Pass Title V as is?
 - ii. Install deep risers?
 1. **Case-by case basis.**
 - g. Walk-In Discussion: 4 Richview Avenue.
 - i. **George Harris came in to discuss his property at 4 Richview Avenue.**
 1. **The Board stated a two (2) bedroom deed restriction must be recorded with the Plymouth County Registry of Deeds prior to the release of the Certificate of Compliance (COC).**

4. **The Following to be signed:** Board approved and signed.
 - a. **Payroll for the Week Ending, 2019**
 - i. Cathleen Drinan, Health Agent.
 - ii. Margaret Selter, Administrative Assistant.
 - iii. Brian Kling, Animal Inspector.
 - b. **Meeting Minutes:** Board approved and signed.
 - i. 05/01/19 Meeting Minutes.
 - c. **Expense Account# 01-512 – FY 19-17** Board approved and signed.
 - i. Cathleen Drinan – Mileage Reimbursement:
 1. 07/01/18 to 08/07/18 - \$63.66
 2. 08/09/18 to 09/13/18 - \$87.64
 3. 09/14/18 to 11/23/18 - \$126.93
 4. 11/26/18 to 12/31/18 - \$49.16
 5. 01/02/19 to 03/19/19 – \$94.95
 6. 03/20/19 to 04/29/19 - \$75.52

- d. Revolving Account# 25-513 – FY 19-14 - Board approved and signed.**
 - i. Spath Engineering:**
 - 1. Invoice# 050519-743 - Plan Review – 23 Lantern Lane - \$85.00.
 - 2. Invoice# 051319-743 - Plan Review – 69 Highland Circle - \$85.00.
 - ii. Webby Engineering:**
 - 1. Invoice# 050619 - Plan Review – 27, 29, 31 & 33 Natureway Circle - \$85.00.
 - 2. Invoice# 050619 - Plan Review – 35 & 37 Natureway Circle - \$85.00.
 - iii. Kathleen DeVasto-Piemonte:**
 - 1. Invoice# 050919: Kitchen Inspections.
 - a. Lyonville Tavern - \$50.00.
 - b. Fieldstone Show Park Event:
 - i. Bailey’s Concessions - \$50.00.
 - ii. Alden Park - \$50.00.
 - iii. Loopy’s - \$50.00.
 - c. Santoro’s Pizza- \$50.00.
 - 2. Invoice# 051319: Kitchen Re-Inspection.
 - a. Halifax Country Club - \$50.00.
- e. Nursing Services Account# 01-522 – FY 19-11 - Board approved and signed.**
 - i. Norwell Visiting Nurse Association – Invoice# HBOH0419 – Nursing Services for April 2019 - \$443.32**
- f. Permits: (With condition all required documents are submitted to the Board of Health office) Board approved and signed.**
 - i. Halifax Meadows-Lydon Lane – 2019 Pool Permit.**
 - ii. Jool’s Fried Dough – 2019 Mobile Food Seasonal Permit at the June 2019 Mudfest Event.**
 - iii. Lou Lou’s Café - 2019 Mobile Food Permit for the June 2019 Mudfest Event.**
 - iv. Wicked Smokin’ BBQ - 2019 Mobile Food Permit for the June 2019 Mudfest Event.**
 - v. Soares Sanitation Pumping, Inc. – 2019 Septage Hauler/Pumper Permit.**
 - vi. Brown Enterprises – 2019 Septic Installer’s Permit.**
 - vii. Andrew’s Bros. Const. Corp. – 2019 Septic Installer’s Permit.**
 - viii. Shane M. Oates – Center Mount Land Development - 2019 Soil Evaluator’s Permit.**
 - ix. Dana Junior - 2019 Soil Evaluator’s Permit.**

- x. John Churchill, Jr. – JC Engineering, Inc. – 2019 Title V Inspector’s Permit.
- xi. 2019 Beach Permits:
 - 1. Halifax Beach (*Richview Avenue/Eleventh Avenue*)
 - 2. Annawon Drive Beach
 - 3. Twin Lakes Condominium Beach
 - 4. Holmes Street Beach
 - 5. Lingan Street Beach (*Fourth Avenue*)

A Motion was made to approve permits i through x and xi (1-5).

Motion: Alan Dias
Second: John DeLano
Unanimous vote on the motion

g. Mail Folder: - Board Read.

i. Zoning Board of Appeals

- 1. 280 South Street – Letter of withdrawal for special permit.
- 2. 214 Elm Street – Voted to grant special permit for in-law apartment.

Adjournment

A Motion was made to adjourn the meeting at 9:00p.m.

Motion: Alan Dias
Second: John Weber
Unanimous vote on the motion

Typed by,
Peggy Selter
Administrative Assistant

Signed By:
John DeLano – Chairman
John Weber – Co-Chairman
Alan Dias – Clerk

~You can receive an official signed copy of meeting minutes at the Board of Health Office~