



BOARD OF HEALTH

MINUTES

Tuesday, December 11, 2012
Hildreth House

Thomas Philippou, Chair Lorin Johnson Sharon McCarthy

This meeting was called to order at 7:05 p.m. by Chairman Tom Philippou. Board members Lorin Johnson and Sharon McCarthy were also in attendance. Also present were Ira Grossman, RS, NABOH and Paige O'Brien, clerk.

Discussion: School Committee RE: K-wing

Mr. Philippou received an email from School Committee Chair, Keith Cheveralls confirming that The Committee will meet with BOH at the next scheduled meeting (Jan. 8, 2013) to discuss the MOU and will bring with them plans for proceeding. Mr. Philippou also reported that instead of investing \$20, 000 on a mold study The Committee is going to do a more extensive study on building structure.

Discussion: 133 Old Mill Road

Mr. Grossman reported that the residents are finishing some rooms to be used as an in-law apartment. The original septic system is designed for a 6 BR home and the owners will now reach that with this construction. The question Mr. Grossman poses is should this be considered something other than a single family, requiring a second septic tank. Historically, when this type of attached addition is done there has been no requirement for another tank. Mr. Philippou stated that as long as the owners are up to date with Title 5 regulations, the extra tank is not necessary. This discussion was an "FYI" and no voting took place.

Discussion: 143 Stow Road

Mr. Johnson reported that a potential sale of this property will most likely be complicated by the existing liens on the house. This delay may mean that the Board of Health will need to step in and deem the home inhabitable and ask the owner to leave. Before this condemnation process begins, Mr. Philippou would like to discuss the protocol with Cheryl Sbarra, MAHB Sr. Staff Attorney. Owing to the lack of heat and electricity and the upcoming below freezing temperatures, Mr. Grossman advocates that the progression of notifying the homeowner (via certified mail or attaching letter to his door) and scheduling a hearing take place without delay.

Discussion: Grant Opportunity for Community Septic Management

Ms. McCarthy reported that because technically the program is a loan, the Board would need to prepare an article on the warrant to present at Town Meeting and needs to be passed by two-thirds majority. The second step is to then apply for the grant/loan. The Shirley Board of Health

went through this process and Sharon spoke with Butch Farrar who shared that they had low to moderate success with the program. He stated that the paperwork for the applicants (homeowners) was quite cumbersome. The town gave out nine BOH loans and nine town sewer hook-up loans. Their program ends this March and they have money that they will be returning back to the state.

Ms. McCarthy recommends that The Board start the process of drafting an article for the warrant. Mr. Grossman will find and send the regulations of this grant to Ms. McCarthy and Ms. McCarthy will begin the framework. Ms. McCarthy will talk to the Shirley treasurer to learn more about the distribution process.

Update: BOH Website

Mission Statement – Ms. McCarthy spent time researching the statements of other towns and wrote one for The Board to review. Mr. Philippou added his suggestions and offered to send it out to The Board after some fine-tuning.

Ms. O'Brien reported that the site has been cleaned of faulty and unrelated links. There is a space for alert messages and the related links have been simplified to eight headings with layers of information linked to each topic (e.g. septic; disaster preparedness; health and wellness). Ms. O'Brien will next take steps to update application forms and fee schedules, as well as create a link that houses them all. She will also work on "best practices" for septic care.

Member Bios – Mr. Philippou believes that there should be a policy on whether or not board members post credentials, etc. This discussion was tabled and will be resumed at a future meeting.

Update: Letter to Engineers re: Article VII (digital submissions)

Final edits made and Ms. O'Brien will prepare copies for distribution.

Permits

- 29 Shaker Road, Upgrade; Mr. Philippou made a motion to provisionally approve the requested variances but permit will be held until revised variance letter is received; seconded by Mr. Johnson. Vote: aye, unanimous.
- 55 Sheehan Road, SCR, Approved
- 24 Still River Depot Road, SCR, Approved

Approval of Minutes of November 27, 2012

Ms. McCarthy made a motion to accept the minutes as amended, Mr. Johnson seconds; vote aye, unanimous.

Adjournment

Mr. Philippou made a motion to adjourn meeting at 8:15, motion seconded by Mr. Johnson. Vote: aye, unanimous.

**The next scheduled board meeting is Tuesday, January 8, 2013
7 p.m. at Hildreth House.**