

BOARD OF HEALTH MINUTES
DECEMBER 12, 2011

The meeting was called to order at 7:55 p.m. Present were Tom Klem, acting chair, Michael Bean, M. D. and Michael Wegerbauer, and Director Julia Junghanns, Department Assistant Patti White.

7: 55 p.m. There were no public comments

7:57 p.m. **11 Old Sudbury Road Local Upgrade Waivers for septic system repair- Eric Knowlton- owner- Mike Sullivan, - Sullivan & Connors .** The lot is surrounded by wetlands, it is a difficult lot to locate a septic system. The existing cesspool is in failure in the ground water and the new septic system design is a repair with no increase in bedrooms. Conservation Commission will have to provide an order of conditions.

- 1) A local upgrade is being requested for the distance from ground water to the bottom of leaching bed The leaching bed will be 3' above water table and not 4', this offset to groundwater (local upgrade) is allowed in Title 5 State Regulations for a repair with no increase in bedrooms.
- 2) A variance from Wayland Regulations is being requested for the reduction in the size of the leach field. The system sizing meets Title 5 regulations.
- 3) A local upgrade is being requested for setbacks from the lot lines on front and side, the abutter next door and the own have been notified. The tank is only 7 ft. from the lot line and not the 10 ft. required. Leaching area is 5 ft. from lot line instead of 10 ft, the leaching area is also only 5 ft. from the street.
- 4) A local upgrade is being requested to reduce the distance from the leach field to the foundation. The distance has been reduced to 6 ft. from the required 20 ft. a 40 mil barrier will be provided between the house foundation and the leaching area.
- 5) A variance is being requested from Wayland Regulations for the distance from leach field to wetlands to be reduced from 75 ft. to 50 ft. The offset meets Title 5 State Regulations.

All three tank covers and distribution box are to be brought to grade on the driveway.

TK motion to approve variances and local upgrades as requested at 11 Old Sudbury Rd., with the condition that if tank and distribution box are to be paved over that the septic tank access covers and d-box be brought to grade.

Second MW All in favor 3-0

8:15 p.m. **225 Commonwealth Road - Local upgrade waiver for septic system repair- tank offset to foundation -- Rob & Sharon Desmond- owners. Mike Sullivan- Sullivan & Connors Engineering**

The engineer is looking to preserve the existing patio and a mature tree. A variance request for the septic tank to be set 6ft. off the garage and not the required 10 ft. The tank would be below the elevation of the slab of the garage.

MW motion to approve local upgrade request for 225 Commonwealth Rd for septic system repair, second MB Vote all in favor 3-0.

8:20 p.m. **22-26 Pineridge Road- Kevin & Ann Poulsen- Prospective buyers. Robert Drake, P. E.**

The house is on a 27,000 sq ft. lot in a septic Zone II, the leaching area is sized for a 13 bedroom house with 2,250 square feet of leaching area. DEP was contacted regarding the Zone II issue and indicated that the local Board of Health can make the decision on for this project proposal. The proposal for a new structure is for a lesser flow than the existing structure that is served by this existing septic system. This project was also discussed at a BOH meeting on 11/28/01.

- 1- The existing system from 1998 is under the parking lot with a large tank and pump chamber. Plans are for a 4 bedroom with a flow of 440 gpd with no garbage grinder. System will be located and camera will be used to verify size and condition.
- 2- Demolish building and construct 4 bedroom house
- 3- Existing tank and pump chamber are over sized. A New tank will be installed and the hope is for a gravity feed system.
- 4- Additional soil testing for an expansion area will be required to meet new construction requirements.
- 5- They plan to pull up pavement extending beyond the actual lot lines, Grass covering will reduce the impervious area to help reduce storm water runoff and enhance runoff infiltration and groundwater recharge.
- 6- A 4 bedroom septic system as per Title 5 Regulations allows for 9 rooms total. Care has been taken with the room layout on the second floor so there are not additional rooms that could be used as a 5th bedroom.

The plans submitted are the largest possible for the footprint, when finished drawings are completed, the house may be smaller than presented.

P & S agreement has to be signed

The Board of Health feels that the project as presented and described is in line with their requested guidelines. MW would like to see the plans for the new house.

8:35 p.m. **Mark Klein & Robert Evans Human Relations services- Discussion regarding the requested budget item for the FY13.**

HRS has been serving Wayland residents for 15 years, the budget amounts are primarily funding for counseling to students in WPS and staff for students with IEP plans as required by the state of Massachusetts

HRS additionally provides counseling services to any resident of Wayland in need of services. The non- student residents now count for a larger portion of the budget than had been previously seen. Due to the poor economy and high level of unemployment there are many more people in difficult situations that need help. The insurance companies who reimburse for non-students, have reduced the amount that is paid. There are Wayland residents on the HRS board and they are involved in fund raising in Wayland to help offset the deficits for each year.

Handouts were provided outlining services and financials showing when the last increases were allowed for this line item. Due to the length of time prior to increases that were allowed to date Mark Klein/Rob Evans both feel they are still behind on this line item.

The high school crisis in July of 2011 and the missing middle school student from November required hours of discussion with students and parents, and additional hours for staff counseling.

9:00 p.m. **22 Training Fields Richard Alan Colson- Owner- septic fee relief request.**

Staff will work with the installer and engineer for this project to see if the existing septic tank can be used instead of requiring a new tank for the new septic system.

MW Motion to use non-age restricted 41c as supporting evidence of provision of relief for BOH septic fees, second MB all in favor Vote 3-0. Julia J. will look into the process for 41C with the Assessing Director and correspond with the owner for the information required.

10:00 p.m. **New High School Wastewater Treatment Plant- Variance request from Wayland BOH regulations for the Design, Operation and Maintenance of Small WW Treatment Facility regarding groundwater monitoring wells, and testing requirements. Don Martinage P. E. of Martinage Engineering.**

1) Wayland BOH 1988 WWT facility regulations need to be updated, DEP regulations updated in 2009. As discussed with Kevin Brander PE Section Chief of Wastewater Management of DEP new WWT plant technology treats wastewater a much higher level of quality, and technology is much more advanced than the technology that was in place when the Wayland WWT Plant Regulations were put in place.

2) BOH Regulations require 3 monitoring well clusters (one up gradient cluster of 3 wells and 2 down gradient clusters of 3 wells each) these clusters of wells are not required by DEP. The approved monitoring well plan by DEP includes 2 up-gradient monitoring wells and 3 down-gradient monitoring wells, Mr. Brander said that this is well in excess of basic requirements. The testing and treatment process in the new treatment plant that is proposed provides possibly the highest quality effluent of a treatment plant in the state.

3) DEP requires that baseline testing be completed before the plant is operational (our regulations have a different schedule requiring baseline after plant startup). They are requesting testing be set in line with the DEP permit that was already approved. Baseline testing will be more valuable if it is done prior to plant startup.

The Treatment Sampling Program, Groundwater Monitoring Program, and frequency of testing are all detailed in the DEP guidelines. Julia spoke with Kevin Brander of DEP who said they have an excellent hydrogeologist who worked with the hydrogeologist that was hired by the Town. They worked together on the DEP approval for this project that includes the number and location of monitoring wells. There is a detailed analysis and evaluation involved with this process including where the wells should be located and it is site specific based on the conditions at the property. Kevin Brander said that he is comfortable and satisfied with monitoring wells presently in place that were approved by DEP for this project. He indicated that additional monitoring wells above and beyond what has been approved by Dep would be overkill.

Maps were reviewed, information was provided by the former Wellhead Protection Committee, the new leaching area for the treatment plant is not in the capture zone for the Happy Hollow Wells. The new leaching area (after treatment from the new WW treatment facility) is much further away from where the old leaching areas (that were without treatment) were located.

MW- Motion to grant the variance request from Wayland BOH Regulations for sections 7.10 for required number of monitoring wells and 8.12 for initial baseline sampling. Second TK All in favor 3-0

Draft of memo regarding Middle School athletic fields feasibility study. BOH supports soil testing to be done as advised by DEP.

**MW- Motion to approve the memo from the BOH regarding the Middle School Athletic fields, second TK Vote
3-0 All in favor**

**The Directors Report was reviewed. The bills were approved
11:00 p.m. Meeting Adjourned**

Respectfully submitted
Patti White
Department Assistant
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