

Board of Health Meeting Minutes
December 4, 2006
Approved

Board of Health Members Present:

Jason Weber, Chairman; Dr. Susan Horowitz; Robert Hanninen

Others Present:

Debra Butcher; Ben Cutone, Health Agent

Meeting Called to Order:

Chairman Weber called the meeting to order at 7:31pm.

Minutes:

The regular session minutes of October 16, 2006 & November 6, 2006 were tabled.

Septic System Permits Signed/Approved:

- *570 Townsend Road; Jane Carson
- *14 Temple Drive; Dale Young
- *Pepperell Road; Lot 1; Elliot Blood

Bills Signed/Approved:

- *R.J. Lacombe-\$1120.00
- *Michael Bourassa-\$305.00
- *P.N. Laggis Company-\$79.95
- *Moison Ace Hardware-\$186.57
- *Advance Security Systems-\$18.33
- *New England Plastics-\$990.00
- *Unifirst-\$13.12
- *Unifirst-\$13.12
- *Groton Electric Light Department-\$90.99
- *Groton Electric Light Department-\$24.19
- *William N. Lamarre Concrete-\$281.00
- *W.B. Mason-\$118.02

Transfer Station Inspection Report: Present: Bruce Dubey; Tessa David

Ms. David referenced documents sent to the Board and asked whether the Board had any questions and/or concerns regarding the inspection report and what items the Board felt required additional action. She stated that the inspection report included details regarding the facility's compliance with 310 CMR 19.207 and a schedule for correcting any identified problems at the facility. She said that the report also included an evaluation of the current operation of the facility relative to the facility's approved operating permit. Ms. David stated that the D.E.P. is now mandating annual inspections to be completed by communities.

Member Robert Hanninen suggested that the Recycling Committee maintain a calendar with a list of action items and dates when deficient items needed to be completed.

The Board thanked Ms. David & Mr. Dubey for their efforts in meeting the deadline for completion to the State.

14 Temple Drive: Present: Kevin Ritchie, P.E., Civil Solutions; Dale Young, owner; Abutters Robert Hargraves & Ronald Englade

Mr. Ritchie submitted the abutter notification receipts for the file. He reported that the existing

system failed a recent Title 5 inspection and he was presenting requesting upgrade variances for the four bedroom dwelling.

Mr. Ritchie stated that test holes were dug and groundwater was at four feet and that the property slopes and groundwater was deeper in the back of the property. He proposed a Presby Enviro-Septic system rather than a traditional system due to the high groundwater conditions. He requested the following local variances:

Town of Groton's Local Regulations

Section I.A.5 - Reduce the requisite groundwater offset from five feet to two feet with the use of the Enviro-Septic enhanced treatment.

Section I.C.9 - Allow the use of the Enviro-Septic system in a bed configuration instead of leaching trenches.

Section I.C.11 - Allow a pump system that does not utilize pressure distribution.

Section I.E.9 - Allow breakout to be based on the invert of the Enviro-Septic instead of the top of the pea stone.

Section I.F.1 - Allow a leaching bed utilizing the Enviro-Septic with a 40% reduction in area instead of the requisite bed sized at 150% of Title 5 requirements.

Chairman Weber requested comments from Health Agent Ben Cutone. Mr. Cutone stated that there were not a lot of alternatives serving this property and that the designed, as proposed, was the best solution.

Questions followed from abutters on the differences between a conventional septic system vs. a Presby system. Mr. Ritchie provided answers that reassured neighbors that the design would prevent groundwater runoff and have no negative impact to surrounding properties.

The Board reminded the applicant that the system would need to be inspected annually as per the manufacturer's requirements to be fully compliant with State code.

Chairman Weber felt that the variances were straightforward and made a motion to grant the variances with the following condition:

Conditions of Approval:

1. The house shall remain as a four bedroom dwelling.
2. The Enviro-Septic system must be inspected annually.

The motion carried unanimously.

Brooks Orchard: Present: Robert Pine; Dan Wolfe

Chairman Weber stated that a guided site walk was conducted on December 3, 2006 at 2pm and that all members of the Board of Health were present.

Mr. Pine stated that they were proposing that within 100 feet of where homes will be built in the orchard area should have the upper one foot of topsoil removed and the soils buried on-site and that a minimum of six inches of clean topsoil from off-site is spread over the stripped portions. He explained that it was their intent to spread a minimum of two feet of clean fill (subsoil plus topsoil) over the buried topsoil.

Member Horowitz questioned whether their client is notifying potential buyers. Mr. Pine stated that the lawyers are currently reviewing this and it was their intention that it happens. She asked that deed notification is required on the three lots.

Mr. Wolfe stated that the three lots were ANR (Approval Not Required) lots and that all frontage is off Orchard Lane.

Member Horowitz questioned whether the site contained rock. Mr. Pine stated that there was fractured shale that could easily be dug up by a backhoe but it could be classified as rock.

Member Hanninen stated that the real issue was whether those lots will be at a safe level for residential use by those living there for the long term. He stated that it is his desire to reach 20ppm or below for contaminants. Mr. Pine stated that it would be "drastically less than that" when completed.

Member Horowitz stated that the Board has continued its public hearing on ANR lot regulations until January 2007 and she would like to consult Town Counsel further.

Mr. Pine stated that the Groton Land Foundation was meeting on Wednesday and will discuss the Board's concerns then. Member Horowitz asked that Mr. Pine address vegetable paths as well.

57 Long Hill Road Present: Dan Wolfe, P.E., Ross Associates; Abutters Marion Stoddart, Paul Brown; & Mr. Michail

Mr. Wolfe stated that this property on was the Board's agenda two weeks ago and the Board allowed the repair to begin but asked that the proper notice and procedure is followed so abutters may be present. He provided the abutter notification receipts for the record.

Mr. Wolfe stated that the sewage disposal system was in failure as evidenced by surfacing effluent and slow drainage from the house onto the ground. He stated that a Presby Enviro-Septic system was being proposed due to the groundwater elevation in the area. He requested the following variances:

Town of Groton's Local Regulations

Section I.A.5 - Decrease groundwater offset from five feet to two feet with a Presby Enviro-Septic system.

Section I.F.1 - Allow a leach bed to be less than 150% of Title 5 requirements with a 40% reduction.

Discussion followed regarding groundwater runoff and concerns from neighbors. Mr. Wolfe spent a considerable amount of time explaining the new technology and how it would benefit the site conditions for the repair of the system.

The Board considered this to be a good solution and Member Hanninen made a motion to allow the requested variances with the following conditions:

Conditions of Approval

1. The house shall remain as a three bedroom dwelling.
2. The Presby Enviro-Septic system must be inspected annually.

The motion carried unanimously.

5 Ridge Road

Mr. Cutone stated that the homeowners would not be present but he spoke with Ms. Chaput directly. Mr. Cutone stated that the homeowners have removed one large dumpster full of refuse from the site and working on an additional dumpster. He said that progress has been made (approximately 70%) from what he observed from the roadside. He stated that it was his estimate that approximately 30 yards of material have been removed from the site.

Chairman Weber stated that it was his expectation that this may be wrapped up by the next meeting on December 18, 2006 and to add it to the agenda. Mr. Cutone will call the homeowner to notify them that it will be on the Board's next agenda.

OTHER BUSINESS

Elliott Blood, Pepperell Road – Request for Comments

The Board reviewed the plan for a hammerhead lot and voted unanimously to request the historical use of the land as their only comments.

Mr. Cutone reported that Lots 1 & 3 have been approved and septic system permits have been issued.

2-8 Hollis Street – Site Plan Review – Request for Comments

Mr. Cutone stated that the plan was for the renovation of an antique cape to be renovated into office space. He said that the site is on town water and sewer. The Board had no issues with office space but would like to review the plans if there is a change in use.

The Board voted unanimously to send the following comments:

1. The Board understands that this site will be served by town water and sewer.
2. The Board has no concerns about this site being office space, however, if the intended use changes, the Board of Health wishes to be notified.

FY08 Board of Health & Solid Waste Budgets

Chairman Weber proposed an increase of 3% based on inflation. The Board requested that a working session is held at their next meeting on December 18, 2006 and to have Ms. Butcher prepare "year-to-date" figures with its current fiscal year budget.

Special Town Meeting – December 11, 2006 – Surrenden Farm

The Board voted unanimously to support Articles 1 & 2 at Special Town Meeting. Ms. Butcher will notify the Selectmen and Town Moderator of the Board's support.

Executive Session

Chairman Weber moved to enter into Executive Session at 9:30pm in accordance with Massachusetts General Laws, Chapter 39, Section 23B for the purpose of discussing strategy with respect to litigation and will not reconvene into Open Session thereafter.

ROLL CALL VOTE: R. Hanninen-Yes; S. Horowitz-Yes; J. Weber-Yes

GROTON BOARD OF HEALTH

Jason Weber, Chairman

Robert Hanninen

Dr. Susan Horowitz

Respectfully Submitted,
Debra A. Butcher