



TOWN OF GROTON

Board of Health
173 Main Street
Groton, MA 01450

BOARD OF HEALTH

Robert J. Fleischer, Chairman
Susan Horowitz, Member
Jason Weber, Member

Date: Monday, April 1, 2019
Time: 7:00 PM
Location: 1st Floor Meeting Room, Town Hall, 173 Main St.
Members Present: Robert Fleischer, Chairman; Dr. Susan Horowitz, Member; Jason Weber, Member; Ira Grossman, Nashoba Associated Board of Health Agent
Others Present: Sammie Kul; Please see Sign-In Sheet

Chairman Fleischer called the meeting to order at 7 p.m.

LONG COPE ROAD, LOT 74 – Septic Variance Request

Paul Litchfield of Merrimack Valley Builders, Inc. presented on behalf of Burlwood Realty Corporation and requested the following variances for Lot 74 on Long Cope Road:

- 1) 315-5.C A distance of 9 feet is proposed between the leach and reserve areas instead of 10 feet.
- 2) 315-S_F A distance of 10 feet is proposed between the exterior perimeter of the leach area and the line of Berry Trail (an unimproved way) instead of the required 35 feet.
- 3) 315-G A distance of 10 feet is proposed between the proposed leach area and property lines instead of the required 20 feet.

Mr. Grossman informed Board there are other outstanding items that would need to be addressed beforehand. The applicant is proposing to build a very large structure on a tiny lot. The system size requested complicates the design given that it is larger than a conventional single-family home.

Mr. Litchfield inquired about what type of building options would be feasible to be in compliance with the septic requirements. Brief discussion ensued regarding different requirements for a condominium vs. a single family or two-family home.

Other residents present at the meeting brought up topic of 25% rule as well as other Building requirements this project will need to meet. Long Cope Road is also an 'unaccepted road' meaning that it is maintained by the residents.

The members discussed the possibility of a smaller number of bedrooms similar to the 3-bedroom homes in the area. Mr. Litchfield is amenable to a 4-bedroom system with 2 bedrooms on each side.

Mr. Grossman requested an updated survey plan as there are discrepancies on the current copy.

Jason Weber requested to see a draft of condo documents drawn up showing ownership of the system should the applicant decide to pursue the option of building a condominium.

Applicant needs to take into consideration the neighborhood concerns and the Condo Association will need to come up with a plan that is appropriate for the neighborhood.

Mr. Litchfield will send revised plans and address these concerns at the next meeting.

Jason Weber moved to continue this discussion at the next meeting. Dr. Susan Horowitz seconded and the motion carried 3:0

NASHOBA PADDLER, LLC RIVER CAMP – Camp Variance Request

The Board discussed the variance request that would allow Nashoba Paddler to offer restroom and hand-washing facilities.

Ira Grossman informed Board that the staff and those attending the camp do a lot of canoeing and outdoor activities. The camp has been compliant and there have been no complaints. Mr. Grossman has no objections.

Dr. Susan Horowitz moved to accept the variance request for Nashoba Paddler River Camp to offer hand-washing facilities at the beginning and end of each day and to provide portable restrooms to be used for emergencies during the course of the day.

Jason Weber seconded and the motion carried 3:0

401 NASHUA ROAD – Continued Discussion of Neighborhood Concerns

Board member Jason Weber was able to speak with Michael Moore at the Department of Public Health. Mr. Moore's general response to all questions was that the state follows the regulations as written unless there is a legal issue. In the event there is a legal issue they defer to their Legal Counsel for advice.

Mr. Moore said that they do not provide anything in writing unless it is in response to an application received.

From a Board of Health perspective, in the event this holiday is held again the proper process by which blood disposal is handled will be addressed and made known to the property owner at 401 Nashua Road. The Board and Mr. Grossman agreed that a qualified representative should be present on site to monitor the activities and ensure that any Board of Health regulations are being abided by.

The Board will draft a follow up letter addressing the neighborhood concerns specific to the Board of Health for distribution.

NEW / OLD BUSINESS

The Board reviewed and signed invoices.

VAPING

The Board received a reply from the Superintendent of the Groton Dunstable School district in response to their concerns of students and the issue of vaping.

Brief discussion ensued. Board members will try to attend any future meetings held by those handling this matter.

MEETING MINUTES

The Board reviewed the meeting minutes dated March 18, 2019.

Dr. Susan Horowitz moved to accept the minutes. Robert Fleischer seconded and the motion carried 2:1 with Jason Weber abstaining.

Dr. Susan Horowitz moved to adjourn the meeting at 8:13 pm. Jason Weber seconded and the motion carried 3:0

Minutes by Sammie Kul.

APPROVED: May 7, 2019



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SIGN IN SHEET - BOH Meeting - April 1, 2019

PRINT FIRST AND LAST NAME	PRINT ADDRESS
<i>Paul Litchfield</i>	8 LONG COPE Rd, GROTON
DAVID TIMS	8 Lone Lane J
<i>Paul Carter</i>	8 LONE LANE GROTON
BONNIE CUNEO	573 Langley Rd
DON BLACK	338 Lost Lake Dr
JAMES UREN	2B Long Cope Rd
Adriane Queiroz	343 Nashua Rd
Steven Spear	135 Pine Hill Rd CHE
Henry Parlee	135 Pine Hill Rd Chelmsford, MA
Donna Parlee	