



TOWN OF GROTON
Board of Health
173 Main Street
Groton, MA 01450

BOARD OF HEALTH
Michelle Collette, Chair
Robert J. Fleischer, Member
Evan Thackaberry, Member

Date: Tuesday, June, 20, 2023
Time: 7:00 PM
Location: 2nd Floor Meeting Room, Groton Town Hall
Members Present: Michelle Collette, Robert J. Fleischer, Evan Thackaberry
Members Not Present:
Others Present: Katie Berry, Dan Wolfe, Chris Mackenzie

Michelle Collette called the meeting to order at 7:00 p.m.

Lot 4 & 5 Pepperell Rd, Maple Avenue Realty Trust Sewage, Disposal Variance Review Section 315-3. K, whenever a system must be pumped, the soil absorption system shall be pressure dosed. Chris Mackenzie addressed the board to describe the systems to be in place. It is agreed that the plan must remain a 5 bedroom as per the plan submitted. After reading the Chapter 315 Subsurface Sewage Disposal Regulations, Evan Thackaberry moved to grant the variance for Lot 4 as per Section 315-3. K, Michelle Collette seconded and the motion carried. Evan Thackaberry moved to grant the variance for Lot 5 as per Section 315-3. K, Robert Fleischer seconded and the motion carried.

327 Chicopee Row, Michael & Amy Greene, Accessory Apartment Deed Restriction and Bedroom Count Review- Dan Wolfe addressed the board to describe the scope of the accessory apartment project. The room count for this project would become 12 rooms upon completion, the existing septic system is in place for up to 5 bedrooms. A deed restriction could be placed on the property to support the limitation of 5 bedrooms. Two rooms in the home are utilized as office spaces. Mr. Wolfe is specifically asking for a deed restriction in order to move forward with the project. Mrs. Collette asked if the system could be retrofitted to be pressure dosed, as Ira Grossman, Health Agent advised the project to be treated as new construction. The septic system being 24 years old and the change to pressure dosing may be as much of a change as a new construction system. Robert Fleischer moved to accept a bedroom count deed restriction, Evan Thackaberry seconded, and the motion carried.

Additional Comments to the ZBA - Heritage Landing Comprehensive Permit, Michelle Collette opened by discussing the complicated site location, noting that there is a shooting range adjacent to the site and a history of soil complications. The Board of Health would like to make sure that the new hazardous materials regulations be followed at this site. As this is a complicated site, there will need to be peer reviews and assessments to ensure best practices. The Board of Health discussed suggesting a 21E assessment. The next Board of Appeals for this property will be held on June 28th.

14 Valley Rd, Tight Tank Escrow Agreement – The Board of Health has granted a tight tank to be installed with a variance at this property in October. The applicant is required to put forth \$1000 as part of the agreement, and in working with the applicant's attorney, they have drafted amendments to the applicable escrow agreement, and the approved changes from Town Counsel. The Board of Health reviewed the updated escrow agreement and discussed.

Public information on revised regulations: Michelle Collette proposed creating a shorter and more concise informational sheet on the following regulations, **Chapter 286 Hazardous Materials & Chapter 330 Wells**. For Chapter 330 Well Water Sampling, she proposes it may also be beneficial to provide this regulation by mail out to local realtor's offices, to help share the information. Both Robert Fleischer and Evan Thackaberry agreed that promoting the information to the public would be beneficial.

OLD / NEW BUSINESS:

Meeting Minutes-

06/05/2023 Minutes- Robert Fleischer moved to accept minutes as submitted approved, Michelle Collette seconded and motion carried.

02/06/2023 Minutes- Evan Thackaberry moved to accept minutes as submitted approved, Robert Fleischer seconded, and the motion carried.

01/17/2023 Minutes- Confirm and amend page 2 document date of January 4, 2022 under local variances. Robert Fleischer moved to accept minutes as amended approved, Michelle Collette seconded and motion carried.

12/19/2022 Minutes- Evan Thackaberry moved to accept minutes as submitted approved, Robert Fleischer seconded, and the motion carried.

Reorganization & Signature Authority- Evan Thackaberry motioned that the board continue to give authority to the Chairperson, as well as Ira Grossman Health Agent, to sign documents like variances and deed restrictions. Robert Fleischer motioned that Michelle Collette continue as the Chairperson of the Board of Health for another year, Evan Thackaberry seconded and the motion carried. Michelle Collette added that Jim Garreffi, Director of Nashoba Associated Board of Health, has offered to attend Groton Board of Health meetings starting in August.

Schedule Next Meeting

The next Board of Health meeting will be scheduled for Monday July 17th, 2023 at 7:00pm.

ON-GOING ISSUES

- A. PFAS Updates-** No new information.
 - B. Nod Road Land Fill Updates-** No new information.
 - C. Squannacook Sportsmen's Club Site Updates-** This site is moving along very well, otherwise no new information.
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Robert Fleischer moved to adjourn the meeting at 8:11pm. Evan Thackaberry seconded and the motion carried.

Minutes by Katie Berry.

APPROVED: 7/17/23
