

Administrator's Report
Board of Health Meeting of February 23, 2023
Report covers from 01/23-02/21/2023
Items requiring Board vote are noted with an asterisk ()*

A. Inspection Report Reviews

(1) 9 Milk Street, Essex Willowbrook Farm LLC, Map 140, Lot 23*

I have reviewed the report for the Title 5 inspection conducted at this property by Jonathan Granz on December 13, 2022. The inspector has noted that the system is functioning as intended and passes the Title 5 inspection. The inspector also noted that the septic tank has an effluent filter that should be cleaned annually to ensure proper function.

Recommendation: I recommend the Board of Health send a letter to the property owner stating we are in agreement with the determination of the inspector Jonathan Granz and that the system passes the official Title 5 inspection conducted on December 13, 2022. The system is designed to accommodate a maximum of 5 bedrooms, or 550 gallons per day and is not designed to accommodate the use of a garbage grinder. There is an effluent filter present in the outlet tee, and this filter should be cleaned annually.

(2) 2 Essex Reach Road, Estate of Richard Heuser, Map 136, Lot 39-0-2-2 *

I have reviewed the report for the Title 5 inspection conducted at this property by Timothy Gannon on January 19, 2023. The inspector has reported that the system conditionally passes the Title 5 inspection, after observing a leaking septic tank and deteriorated distribution box. The inspector reports that once these two components are replaced, the system will pass the official Title 5 inspection.

Recommendation: I recommend the Board of Health send a letter to the property owner stating we are in agreement with the determination of the inspector, Timothy Gannon and that the system conditionally passes the official Title 5 inspection conducted on January 19, 2023. The inspector stated in his report that there is no septic system design or other relevant information on file, which is inaccurate. However, the information he provided in his report corresponds with the information we have in the file, and therefore we agree with his determination that the system will pass the official Title 5 inspection once the septic tank and distribution box are replaced.

B. Septic Plan Reviews

(1) 45 Apple Street, Chroust, Map 141, Lot 24*

I have reviewed the design plan for the proposed replacement septic system at this property, designed by Stanton Bigelow and with a final revision date of February 17, 2023. This septic system is proposed to replace an existing SAS that was crushed by a contractor's delivery truck; the design calculations use the previous engineer's soil testing data, and the

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engineer is proposing to use the existing septic tank provided it is still structurally sound at the time of installation. This will be verified in the field.

Recommendation: I recommend the Board of Health send a letter to the property owner stating that the plan for the proposed replacement septic system, designed by Stanton Bigelow and with a final revision date of February 17, 2023 is approved. The installer and health agent will verify the structural integrity of the septic tank in the field, and if the existing tank needs replacement, this will be done in accordance with Title 5 and Essex Design Standards. The septic system is designed for a maximum of 3 bedrooms (330 gpd) and is not designed to accommodate the use of a garbage disposal.

C. Private Wells

D. Other Permit Applications and Requests

(1) 162 Main Street, Mayflour Bakery, Map 136, Lot 16*

The owner of this property is in the process of an interior renovation to allow for a bakery/coffee shop. The plans submitted for review showed the proposed kitchen did not have a sink designated for food preparation/produce washing. The owner has stated that the menu is limited to cakes and other baked goods; they will not be offering sandwiches, salads, or soups and any produce used as an ingredient in the baked goods will include in-season fresh fruit during the growing season only.

Recommendation: Discussion and possible vote on whether to allow a variance from the requirement that the commercial kitchen include a sink designated for food prep – washing fruits and vegetables and possibly thawing meat. The owner is proposing to use the first bay of her 3-bay sink for this purpose only at the start of each shift, with the sink to be sanitized before and after use.

(2) 122 Main Street, Shea's Riverside Restaurant, Map 136, Lot 3*

The chef at this location is requesting a variance from the time/temperature requirements outlined in the MFC for the purpose of preparing and serving sushi. This variance requires that the PIC submit a HACCP plan outlining each of the steps involved and how they will ensure public health/safety during this process. The first draft submitted did not include enough detail, and we are awaiting a revised HACCP plan.

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Recommendation: None at this time. If the revised plan is received in time for review, there may be a vote to approve the variance request for sushi and sushi rice, in accordance with their HACCP plan.

E. Septic Inspections and Other Field Work

(1) 4 Lowland Farm Road, Brown Dog Properties, Map 141, Lot 2.1

I reviewed the as-built design and signed the Certificate of Compliance for the new septic system serving this property.

(2) 6 Lowland Farm Road, Brown Dog Properties, Map 141, Lot 2.2

I reviewed the as-built design and signed the Certificate of Compliance for the new septic system serving this property.

(3) 57 Eastern Avenue, Clarimundo, Map 136, Lot 41 float repair, pipe replacement

I completed the final inspection and signed the Certificate of Compliance for the pipe replacement and repair of pump chamber float switch for the existing septic system serving this property.

(4) 2 Essex Reach Road, Estate of Richard Heuser, Map 136, Lot 39-0-2-2

I inspected the installation of a new septic tank and distribution box for the septic system serving this property.

F. Complaints and Other Updates

(1) Cistern updates*

During the inspection process for a new tight tank being installed at 5 Cogswell, I noted that the tight tank was already half full; I also observed a homemade cistern in the basement being fed via rain runoff from the roof/gutters. Review of the cistern regulation and discussion with the Town Administrator indicates that a revision of the regulation may be necessary - specifically, whether the BoH should allow cisterns at dwellings that are limited to seasonal occupancy and have town-supplied water during the time occupancy is permitted. The Board of Selectmen/Conomo Point Commissioners are working separately to determine if there has been a violation of the seasonal occupancy requirement for this address.

Recommendation: Discussion, and possible vote, on whether to work on a revision of the regulation allowing cisterns in Town.

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(2) Harm Reduction Services*

We had two presentations with ONESTOP Harm Reduction which will be held prior to this week's meeting. The presentations will provide a brief overview of the services this organization provides, followed by an opportunity for department heads and community stakeholders to ask questions.

Recommendation: Discussion, and possible vote, on whether to pursue approval of syringe exchange and other services in Essex. This is, in small part, in conjunction with the opioid settlement funds and abatement payments that will be distributed to municipalities. Settlement fund distribution started in July 2022 and will run through 2037. The total amount Essex will receive is approximately \$38K, and the allowable expenses are limited to treatment, intervention and recovery services, housing, transportation, job training, and other connections to support and care for individuals with opioid use disorder.

(3) North Shore Mother Visiting Partnership*

This program began on the North Shore several years ago, and allows for new parents to request a home visit from a public health nurse at any point during the first year after giving birth (but ideally within the first 12 weeks). The visit takes approximately 90 minutes, and will offer support to the new parents, infant CPR/chokesaver instructions, diapers and wipes, breastfeeding and newborn care support, and a 'babybox' filled with supplies.

Home visits were paused during covid, but the group is discussing restarting this service and our PHN is interested in participating. This service would be free to new parents, with minimal cost to the Board of Health as it's funded in part by BCBS and Lahey. It would also be part of our PHN's regular budgeted hours.

Recommendation: Discussion, and possible vote, on whether to join the NSMVP.

(4) 189 John Wise Ave, Jacobs, Map 105, Lot 27

We received a report from the Fire Department that this dwelling has no heat or running water, and there was a 'torpedo' propane torch running in the basement. I reached out to the property owner and was informed that the boiler failed recently and the propane torch was being used by the contractor doing the repair/replacement of the heating unit. The property owner also reported that the pipes froze during the recent cold snap, and then burst upon thawing; they will be repaired as soon as they can get someone contracted to perform the work. I reminded the property owner that he was not to use a propane torch

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for indoor heating, and he stated that they will stay in a hotel until these issues are addressed.

Recommendation: None at this time.

(5) 162 Main Street, Pierce, Map 136, Lot 16

We received a complaint that construction work was occurring at this location with proper permitting. Review of the file and online permitting database indicates that none of the work in progress and/or completed to date is in violation of any Board of Health requirements.

Recommendation: None at this time.

(6) 23 Story Street, Apt 2-1

In response to an initial report of hoarding/squalor at this location, I sent a notice of inspection to the occupant via certified mail. On the date of the inspection, we were unable to gain access since no one answered the door. Shortly after, I spoke with a family member of this individual, who reports that the occupant will not be returning to the unit. The apartment will be cleaned out and is not a Board of Health concern at this time.

Recommendation: None at this time.

(7) 50 Eastern Avenue, Hemeon, Map 136, Lot 32

We received a complaint that a neighboring property is having a rat problem as a result of the subject property's chickens. Pam Stone (Animal Health Inspector) conducted a site visit and noted the occupant has fewer than 10 chickens and therefore does not trigger the requirement of a Keeping of Animals permit. The chicken feed was found to be stored in galvanized steel trash cans with lids and did not appear to be creating a nuisance. In addition, Ms. Stone did not observe any evidence of rats at this location, such as burrows, nesting material etc.

Recommendation: None at this time.

(8) CPR/AED Training

We are hosting McNeilly EMS Educators for 2 CPR/AED training sessions on March 8th – the first session will be held at the Senior Center and will be informational only (without the certification card). Later that same day we will hold a full certification class at the Public Safety Building. Both sessions are open to the public, although we're encouraging

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individuals who don't need a CPR card (for work or otherwise) to participate in the first session to save on cost.

(9) Hepatitis B Vaccine

In response to a request from one of our DPW workers and recent updates to the MA safety standards, we will be offering HBV vaccines to interested members of our DPW, Fire, and Police on March 2.