

Administrator's Report
Board of Health Meeting of July 23, 2015
Report covers from July 9 to July 22, 2015
Items requiring Board vote are noted with an asterisk ()*

A. Inspection Report Reviews

(1) 4 Pine Ridge Rd., Peterson, Map 147 (5), Lot 26 (1F) *

I reviewed the Title 5 inspection report for this property and am in agreement that the system is a “conditional pass” due to a leaking septic tank.

Recommendation: I recommend that a letter be sent to the property owner of this system stating that the Board of Health is in agreement with the determination of the inspector, George Norris, that the Title 5 inspection performed on June 18, 2015, revealed a “conditional pass” for the system, due to a leaking septic tank that must be replaced.

(2) 8 Town Farm Rd., Oosternam, Map 110 (19), Lot 013 (37) *

I reviewed the Title 5 inspection report for this property and from the information in the report, am in agreement with the determination of the inspector, John Duncan, that this system, passed the inspection, performed July 13, 2015.

*Recommendation: I recommend that the Boar send a letter to the property owner stating that you are in agreement with the determination of the inspector, John Duncan, that this system, **passed the inspection, performed July 13, 2015.***

(3) 24 Apple St., Rodier, Map 142 (33), Lot 006 (22) *

I reviewed the Title 5 inspection report for this property and from the information in the report, am in agreement with the determination of the inspector, Daniel Johnson, that this system, passed the inspection, performed July 2, 2015.

*Recommendation: I recommend that the Boar send a letter to the property owner stating that you are in agreement with the determination of the inspector, Daniel Johnson, that this system, **passed the inspection, performed July 2, 2015.***

(4) 234 John Wise Ave., Cutter, Map 105 (21), Lot 019 (6) *

I reviewed the Title 5 inspection report for this property, performed 7-10-15 by Jonathan Granz. This report classified the system as “passed”. This is the old Lewis’ restaurant, most recently Castle Kreek. The last date of building occupancy, according to the report is winter, 2014.

Recommendation: Because of the history of this system, I recommend that the Board does not send a letter stating your agreement with the determination of the

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inspector. This system has a previous system failure, and was allowed minor repair and treatment of the system, with mandated monitoring, in an attempt to avoid replacement of the existing system. This was agreed upon by both parties with the understanding that this may be only a short term solution and full replacement may still be required.

I recommend that a letter be sent to the property owner stating only that the inspection report has been received and reviewed by the BOH and that the owner be aware that the system has not received normal flow for over six months prior to the inspection. The owner should also be made aware that BOH conditions stated in the 2-14-13 letter (to be attached) are still in existence. Due to the short operation of the establishment since issuance of the letter and upon reoperation of the establishment, quarterly inspection of the system is still required for the first year of operation (or every six months until the Board determines otherwise – to be determined by the Board).

My concern with agreement with the determination of the inspector that this system passed the inspection is that this agreement may be construed as Board acceptance that the system has no outstanding issues.

B. Soil Evaluations / Waiver Explorations

None

C. Septic System Design Plan Reviews

(1) 101 Conomo Point Rd., Mayer, Map 138 (15), Lot 84 (102) *

This tight tank was approved with a 11' setback from the property line. The installer located the tank 11' from the paved road, rather than the property line, so they are now asking for a LUA for a reduction in setback from 10' required to ~8' provided.

Recommendation: I recommend the Board retroactively approve the LUA request to allow for a reduction in property line setback from 10 feet required to 8 feet.

(2) 8 Sumac Dr., Erhard, Map 110 (19), Lot 005 (17) *

I reviewed the submitted septic system plan for this property and noted the following needed changes –

- a. The Local Upgrade Approval request form must be submitted.
- b. Soil log for test pit #6 differs from my field notes.
- c. Buoyancy calcs are required for the septic tank.

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- d. The septic tank outlet tee must have a DEP approved filter device.
- e. The distribution box inlet must have a tee.
- f. Magnetic marking tape is required over all components.
- g. A vent detail for the lower vent is required.
- h. Clearly note in the system profile that the "A" horizon, only, is to be removed.
- i. New Assessor's map & lot numbers should be used (Map 110, Lot 005).

*Recommendation: I recommend that this plan, **dated 7-13-15**, be disapproved for the above reasons.*

(3) 4 Pine Ridge Rd., Peterson, Map 147 (5) Lot 26 (1F) *

We received a plan for this property to install a new, relocated septic tank. My only issue with the proposal is the steep pitch between the septic tank & d-box. I recommend that a second d-box be placed prior to the existing one in order to reduce velocity into the field.

Recommendation: I recommend that this plan be approved with the above inclusion.

(4) 19 Soginese Rd. a/k/a 54 Spring St., Spence, Map 112 (18), Lot 008 (2) *

This plan was submitted to make changes to a previously approved plan – relocation of the house, septic tank, pump chamber and well. The applicant submitted a construction plan that doesn't show me the detail needed to properly assess the septic components. It does, however, show the location of the proposed well – which is approximately 80' from the soil absorption area & not acceptable.

Recommendation: I recommend that this plan not be accepted for review by the Board because it is not a proper septic system plan.

(5) 11 Haskell Ct., Gertsch, Map 137 (15), Lot 028 (3) *

I started the review of this plan, but haven't had time to complete it. At this point, I have only found 2 minor needed changes.

Recommendation: Because it will be 3 weeks before our next meeting & it appears the plan will not need major corrections, LUA's or any variances, I am requesting permission to approve the plan prior to our next meeting if all necessary changes are adequately made.

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D. Septic System Installations

(1) 59 Choate St.

I performed a bed stone & pipe inspection on this system.

Recommendation: None. Informational only.

(2) 65R Pond St.

I performed tank hole, bed bottom, and d-box inspections as well as final cover and stabilization inspections.

(3) 27 Pond St.

I performed a bed button & tank hole inspection, final field, and tank & d-box inspections.

E. Building Permit Applications & Occupancy Permits

(1) 153 Eastern Ave., Roberts, Map 138 (15), Lot 020 (44) *

I reviewed this building permit application to "Demo existing 1 car detached garage. Build new Detached 2nd dwelling". The proposed swelling shows 1 bedroom and an attic with dormers. This property is served by public sewer. The Assessor's and DPW both have it classified as 2 bedrooms. This will be an increase in sewer flow' I have contacted the DPW about it and they are aware of the proposal.

Recommendation: I recommend endorsement of this application, dated 3-10-15, because the increased sewer flow does not affect an existing septic system.

F. Well Water Supply Certificates

None

G. Meetings Attended (for information only)

NS/CAEPT Monthly Meeting

Dept. Head Meeting

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H. Complaints

We received a housing complaint. I phoned the complainant to set up an inspection & left a message, but have not heard back from her yet.

I. Hazards Abated Via Enforcement Orders

J. Other Issues

(1) Trailer Inventory

I performed a trailer inventory with the NS/CAEPT coordinator

Recommendation: None. Informational only.

(2) Personal Leave Notification *

I used some sick time and am requesting a vacation day for 7-27.

Recommendation: Approval of request & time used.

(3) Bathing Water Testing

I continue to take weekly samples of our bathing areas. Our results for the season have all been acceptable so far.

K. Tracking of Housing, Food Service, and Other Miscellaneous Board Issues

(1) Food Poisoning Outbreak

Recommendation: Discussion

(2) MA Audubon Camp Inspection

I performed an inspection of the MA Audubon Camp together with Lianne, our PH Nurse. I am only waiting for confirmation of Building & Fire Inspector certifications.

Recommendation: None. Informational only.