

Administrator's Report
Board of Health Meeting of June 30, 2014
Report covers from June 13 to June 30, 2014
Items requiring Board vote are noted with an asterisk ()*

A. Inspection Report Reviews

(1) 12 Low Hill Rd., Townsend, Map 32, Lot 16D *

I have reviewed the Title 5 inspection report submitted for this property and am in agreement with the determination of the inspector, John Duncan, that this system passed the June 12, 2014 inspection. It should be noted, however that the report classifies the septic system as having a 6 bedroom design capacity. This system was designed and approved as a 4 bedroom design flow with use of a garbage grinder.

*Recommendation: I recommend that the Board send a letter to the property owner stating that you are in agreement with the determination of the **soil evaluator, John Duncan, that this system passed the Title 5 inspection performed June 12, 2014 and that there is, however, an inaccuracy in the report in the classification of this property as a 6 bedroom house. This system was designed and approved as a 4 bedroom septic design flow with use of a garbage grinder. It is not an approved 6 bedroom septic flow system.***

(2) 21 Ralston Dr., Lashi, Map 20, Lot 6 *

I have reviewed the Title 5 inspection report submitted for this property. A private well water analysis for fecal coliform, nitrate nitrogen and ammonia nitrogen is required because the leaching area is <100' from the well but >50'. This analysis was submitted and results are within limits. A review of the file revealed that copies of the mandated annual pressure distribution system inspection have not been submitted; nor is it attached to the Title 5 inspection Report. With this exception, I am in agreement with the determination of the inspector, John Duncan, that this system passed the June 13, 2014 inspection; but because of the omission, I consider the report incomplete.

*Recommendation: I recommend that the Board send a letter to the property owner stating that the report of the inspection for this property, **performed on June 13, 2014 by John Duncan, is considered incomplete** due to the lack of the mandated annual pressure distribution system inspection submission to the BOH.*

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B. Soil Evaluations / Waiver Explorations

(1) 143 John Wise Ave., Storey, Map 22, Lot 5

I witnessed soil testing on this property for replacement of the existing septic system.

Recommendation: None. Informational only.

C. Septic System Design Plan Reviews

(1) 32 Lakeshore Dr., Jean, Map 4, Lot 33

I reviewed the submitted plan for the replacement of the septic tank only for this system. I am satisfied that it meets the basic requirements for this replacement.

Recommendation: Endorsement of this plan, dated 6-24-14.

(1) 10 Robbins Island Rd., Tardie, Map 19, Lot 61 *

I reviewed the revised septic tank replacement plan for this system. The previous required changes have been made. The LUA request has been made on the plan, however the request form has not been submitted. The applicant has requested a LUA for a reduction between the new tank and the shed slab from 10' required to 5' provided. An added LUA for a reduction in the separation between estimated seasonal high groundwater and the tank inlet & outlet has been requested. Both of these LUA requests were approved at the Board's last meeting.

*Recommendation: I recommend the Board approve the revised plan with a **design date of 12-31-13 and a final revision date of 7-9-14**, conditional upon receipt of a LUA request form.*

(3) 9 Town Farm Rd., Smith, Map 19, Lot 54 *

I reviewed the tight tank design for this property. The following corrections are needed –

- Abandonment of the existing tank is noted in one area of the plan as to be crushed and filled on site. Another part of the plan states the existing to be pumped and filled with stone. These are inconsistent methods of abandonment – both leaving the tank/cesspool in place. The new tight tank is proposed in the same location – the existing cesspool cannot remain in place.

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*Recommendation: I recommend that this plan, **dated 5-30-14**, be disapproved for the above reasons.*

D. Septic System Installations

(1) 7 Pond St., Polley

I inspected installation of a new septic tank and d-box at this property.

Recommendation: None, informational only.

E. Building Permit Applications & Occupancy Permits

(1) 7 Maple St., Rumble, Map 36, Lot 35*

I reviewed the building permit application for this property for “4 new skylights installed in third floor – sheet rock, plaster and finish off as playroom.” This property has a 3 bedroom design flow septic system serving the property. The playroom may be considered an additional bedroom, but I don’t interpret it as one because it has a proposed 3’ knee wall and the stairway enters directly into the room – the room doesn’t afford the required privacy.

*Recommendation: I recommend that this application, **dated 6-15-14**, be endorsed.*

(2) 88 Belcher St., Ford properties, Map 16, Lot 18A*

I reviewed the building permit application for this property for “new single family residence approximate living area 2450 sq. ft.” This property has an approved 3 bedroom septic system plan. This property is on a private drinking well that must be approved prior to the issuance of the building permit (see Well water supply certificates, below).

*Recommendation: I recommend endorsement of this application, **dated June 24, 2014**.*

(3) 30A Belcher St., Means, Map 13, Lot 2

I reviewed this late submission BP application for “addition of 1 bedroom, 1 bathroom. Move septic tank ~ 10 feet to accommodate”.

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F. Well Water Supply Certificates

(1) 88 Belcher St., Ford properties, Map 16, Lot 18A*

I reviewed the well driller and lab analysis reports for this property. The well produces enough water to supply the 3 bedroom design house. Water quality lab analysis for the water initially indicated the presence of total coliform bacteria. A retest was negative. The lab analysis also indicated above recommended results for the following: Iron was 0.63 mg/l (MCL 0.3), Manganese was 0.15 mg/l (MCL 0.05) and Sodium was 35.2 mg/l (MA minimum reporting level of 20, EPA is 250).

Recommendation: I recommend that the Board approve this well and send a letter to the property owner noting the exceedances with the recommendation that a water treatment unit be installed.

(2) 30A Belcher St., Means, Map 13, Lot 2*

I reviewed the well driller and lab analysis reports for this property. The well produces enough water to supply the 4 bedroom design house. Water quality lab analysis indicated above recommended results for color; 25 CPU vs 15 recommended and odor, 6 TON vs 3 recommended.

Recommendation: I recommend that the Board approve this well and send a letter to the property owner noting the exceedances with the recommendation that a water treatment unit be installed.

G. Meetings Attended (for information only)

None

H. Complaints

(1) 58 Martin Street, Haskell, Map 36, Lot 91

We received an anonymous complaint regarding this property pertaining to the continuous weekend yard sales and the traffic it creates along with an unfenced pool on the property. Our local by laws have regulations relating to yard sales, flea markets and home occupations. These regs re enforced by the Police Dept. I

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forwarded this part of the complaint to our Police Chief. I forwarded the portion regarding the pool to our building inspector.

Recommendation: None. Informational only.

I. Hazards Abated Via Enforcement Orders

None

J. Other Issues

(1) Conomo Point *

The Town Administrator has requested that the Board take action on Conomo Point Planning Board regulation pertaining to the transfer of property that states "The following conditions are to be attached to the final plan as part of the approval: Prior to the transfer of ownership of any of the lots created by this subdivision the Town of Essex Board of Health approves all potable water and septic/sewage treatment systems". The town is working to sell the following properties – 101 Conomo Point Rd, 3 Beach Circle, 7 Beach Circle, and 105 Conomo Point Rd. He is looking for a letter similar to the previous one signed by the Board for these and the remaining (4?) properties in this section. I have reviewed the files for the four listed properties. 3 Beach Circle needs to have an alarm installed in their tight tank system and have until 12-32-14 to comply. The other properties are year round. They are all on municipal seasonal water during the season and have cisterns. We need confirmation from them that their off season water supply is potable.

Recommendation: Review, approval & signature of letter for 3 Beach Circle. Discussion of letters for other properties.

(2) Personal Leave Notification *

I am planning a vacation for July 7 through 11. Please approve the leave use notification form.

Recommendation: Approval of vacation time.

(3) 30A Belcher St., Means, Map 13, Lot 2 *

Ms. Means install came in to pull a septic system construction permit. There will be a s. tank relocation Ms. Means is working on having the plan detail designed

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and submitted. Since the summer Board meeting schedule may be light, I am requesting permission to review and approve the plan between Board meetings.

Recommendation: Permission to review and approve the plan.

(4) ServSafe Recertification

I attended the ServSafe training & certification class, took & passed the exam.

Recommendation: None. Informational only.

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

(1) Camp Dorey & Camp Menorah

Christine and I performed the pre- opening inspection on these camps.

Recommendation: None. Informational only.

(2) Bathing Water Testing

Weekly samples of bathing water continues to be tested. Results remain in the acceptable range.

Recommendation: None. Informational only.