

Administrator's Report
Board of Health Meeting of September 13, 2018

Report covers from 08/09-09/12/18

Items requiring Board vote are noted with an asterisk ()*

A. Inspection Report Reviews

(1) 27 Harry Homans Drive, Reilly, Map 143, Lot 14*

I have reviewed the report for the official Title 5 inspection conducted at this property by Dan Johnson on August 7, 2018. The inspector has noted that the system is in failure due to an overloaded or clogged soil absorption system.

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, Dan Johnson and that the system fails the official Title 5 inspection conducted on August 7, 2018. The system shall be upgraded or the property connected to municipal sewer within 2 years, or no later than August 7, 2020.

(2) 39 Wood Drive, DeWitt, Map 154, Lot 28*

I have reviewed the report for the official Title 5 inspection conducted at this property by George Norris on August 2, 2018. The report indicates that "Further Evaluation is Required" due to the proximity of the subject leaching area and the neighboring well. The property owner has submitted a water test for the neighboring property, 41 Wood Drive, indicating the subject leaching area has no negative impact on the neighbor's well.

Recommendation: I recommend the Board of Health send a letter to the property owner stating that we are in agreement with the determination of the inspector, George Norris that the system passes the official inspection conducted on August 2, 2018. Although the neighboring well is less than 100' from the leaching area, a water test conducted on September 4, 2018, shows there is no negative impact and the water meets all standards outlined in Title 5.

B. Soil Evaluations / Waiver Explorations – information only

C. Septic System Design Plan Reviews

(1) 113 Conomo Point Road, Sisk, Map 108, Lot 75*

I have reviewed the plan for the proposed tight tank to serve this property, designed by Dan Johnson and dated August 20, 2018. The designer is requesting the following variances: to reduce the offset from the tight tank to the property line from 10' to 5'; to reduce the offset from the tight tank to the foundation from 10' to 5'; and to reduce the offset from the tight tank to the salt marsh from 25' to 21'. I have noted there are no technical or regulatory deficiencies; however, the designer has noted that excavation of the test pit shall be completed prior to installation of the tank for purposes of buoyancy calculations and depth to existing ledge.

Recommendation: I recommend the Board of Health send a letter to the property stating the plan for the proposed tight tank at this property, designed by Dan Johnson and dated August

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20, 2018 is approved. The letter shall state that a test pit shall be excavated in the presence of the designer to confirm depth to ledge and estimated seasonal high water table.

(2) 109 Conomo Point Road, True, Map 108, Lots 77A and 77B*

I have reviewed the plan for the proposed tight tank to serve this property, designed by John Judd and dated August 20, 2018 with a revision date of August 30, 2018. During my review, I noted that the buoyancy calculations for the holding tank do not include the required safety factor of 1.2 to prevent uplift.

Recommendation: I recommend the Board of Health send a letter to the property owner stating the plan for the proposed tight tank, designed by John Judd and dated August 20, 2018 with a revision date of August 30, 2018 is disapproved.

(3) 11 Beach Circle, Menges, Map 108, Lot 79

I have reviewed the plan for the proposed tight tank to serve this property, designed by John Judd and dated August 20, 2018. During my review, I have noted that the plan does not show the location of the water line serving this property.

Recommendation: I recommend the Board of Health send a letter to the property owner stating the plan for the proposed tight tank, designed by John Judd and dated August 20, 2018 is disapproved.

D. Septic System Installations/Abandonments (informational only)

None.

E. Well Water Supply

None.

F. Complaints

(1) 27 Forest Avenue, Hunt, Map 140, Lot 33

An inspection was conducted at this property on August 23, in the presence of the owner as well as Detective Shamshak from the Essex Police Department. Only the exterior of the premises was inspected, and at this time, the only clear violation that would fall under the regulatory authority of the Board of Health is the unsecured trash cans. I discussed with Mr. Hunt the need to ensure all trash cans are made of durable material that can be secured closed to prevent rodent infestation and canine disruption.

Recommendation: None – informational only.

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(2) Cogswell Court

We received a complaint from a woman living on Cogswell Court about a noxious odor in the neighborhood over the past 3 days. The complainant stated that the smell was so bad she was unable to open her windows or spend time in the yard. I conducted a site visit in this area and noted a distinct solvent-type odor. After speaking with the auto body shop nearby, I then met with the DPW on-site to try to determine where the smell was originating. The smell was found to be coming from an open bucket of paint thinner at the neighbor's property; the neighbor had begun painting her porch approximately 3 days ago. She agreed to ensure that chemicals are properly stored so as not to disrupt the neighborhood.

Recommendation: None – informational only.

G. Other

(1) 7 Cogswell Road, MacDonald, Map 110, Lot 29*

The occupants of this property have requested an extension of the deadline to replace the septic tank in order to bring their conditionally passing septic system into compliance. As the property is unoccupied from October until April as part of their agreement with the Town of Essex, they have acknowledged that there will be no additional flow to the system after the deadline, until the tank is replaced.

Recommendation: I recommend the Board of Health send a letter to the property owner stating that we are granting an extension through December 31, 2018 to replace the septic tank at this property.

(2) Essex Shipbuilding Museum*

The Essex Shipbuilding Museum has requested a variance from the requirement outlined in the 2013 FDA Food Code discussing the need for a "service sink" in their newly built kitchen. Due to limited space and the lack of a floor drain, as well as accessible plumbing, we have discussed an alternate procedure for cleaning the floor and disposing of the wastewater (see attached request from David Brown).

Recommendation: Discussion. I recommend that the policy outlined in the variance request be made part of their policies and procedures, and that they be allowed to use an alternate procedure for disposing of wastewater after cleaning the floors.