

Administrator's Report
Board of Health Meeting of September 20, 2012
Report covers from September 6 to 19, 2012
Items requiring Board vote are noted with an asterisk ()*

A. Inspection Report Reviews

(1) 4 Conomo Lane, Spunt, Map 19, Lot 83*

I reviewed the Title 5 inspection report for this property, performed 8-1-12 by Richard Clarke Jr., and from the information reviewed, am in agreement with the determination that this system passed the inspection. No further action is necessary at this time.

Recommendation: I recommend the Board send a letter to the owner stating that you are in agreement with the inspector, Richard Clarke Jr., that the system passed the 8-1-12 Title 5 inspection.

(2) 89 Conomo Point Rd, Carco, Map 19, Lot 116*

I reviewed the Title 5 inspection report for this property, performed 9-7-12 by Richard Clarke Jr., and from the information reviewed, am in agreement with the determination that this system passed the inspection. No further action is necessary at this time.

Recommendation: I recommend the Board send a letter to the owner stating that you are in agreement with the inspector, Richard Clarke Jr., that the system passed the 9-7-12 Title 5 inspection.

(3) 29 Middle Rd., Jones-Mignoit, Map 24, Lot 4 *

I reviewed the Title 5 inspection report for this property, performed 9-1-12 by Richard Clarke Jr., and from the information reviewed, am in agreement with the determination that the system inspected passed the inspection. *However*, our filed notes the existence of a system serving the kitchen sink discharge. This system must also be inspected for the property inspection to be complete.

*Recommendation: I recommend the Board send a letter to the property owner stating that we are in receipt of the inspection report for this house, **performed 9-1-12** by Richard Clarke, Jr., however our files note the existence of an additional system serving the kitchen sink and this system must also be inspected for the Board to consider their inspection order completed.*

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(4) 171 Conomo Point Rd., Murphy, Map 24, Lot 9 *

I reviewed the submitted Title 5 inspection report for this property, an am in agreement with the inspector, Josh Roberts, that the system failed the inspection.

*Recommendation: I recommend the Board send a letter to the homeowner stating that you are in agreement with the inspector that the system failed **the 9 – 6 – 12 inspection.***

(5) 3 Town Farm Rd., Bertocci, Map 19, Lot 45 *

I reviewed the Title 5 inspection report for this property, performed 9-7-12 by Richard Clarke Jr., and from the information reviewed, am in agreement with the determination that the system inspected passed the inspection.

*Recommendation: I recommend the Board send a letter to the property owner stating that we are in receipt of the inspection report for this house, performed 9-1-12 by Richard Clarke, Jr., and you are in agreement with the determination of the inspector that the system passes the **9-7-12 inspection.***

(6) 12 Robbins Island Rd., Liberti, Map 19, Lot 62 *

I reviewed the Title 5 inspection report for this property, performed 9 - 7-12 by Richard Clarke Jr., and from the information reviewed, am in agreement with the determination that this system conditionally passed the inspection. The system has a metal septic tank, with no proof of BOH approval .

*Recommendation: I recommend the Board send a letter to the homeowner stating that you are in agreement with the inspector, Richard Clarke Jr., that the system **conditionally passed the 9-7-12 inspection.** Replacement of this tank is required for system approval.*

(7) 14 Robbins Island Rd., Averay, Map 19, Lot 63 *

I reviewed the Title 5 inspection report for this property, performed 9 - 7-12 by Richard Clarke Jr., and from the information reviewed, am in agreement with the determination that this system conditionally passed the inspection. The system has a metal septic tank, with no proof of BOH approval .

*Recommendation: I recommend the Board send a letter to the homeowner stating that you are in agreement with the inspector, Richard Clarke Jr., that the system **conditionally passed the 9-7-12 inspection.** Replacement of this tank is required for system approval.*

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(8) 10 Robbins Island Rd., Tardie, Map 19, Lot 61 *

I reviewed the Title 5 inspection report for this property, performed 8 - 11-12 by Weymouth Whitney and from the information reviewed, am in agreement with the determination that this system conditionally passed the inspection. The system has a metal septic tank, with no proof of BOH approval.

Recommendation: I recommend the Board send a letter to the homeowner stating that you are in agreement with the inspector, Weymouth Whitney., that the system conditionally passed the 8-11-12 inspection. Replacement of this tank is required for system approval.

(9) 30 Robbis Island Rd., Rettberg, Map 19, Lot 65 *

I reviewed the Title 5 inspection report for this property, performed 8-11-12 by Weymouth Whitney and from the information reviewed, am in agreement with the determination that the system inspected passed the inspection.

Recommendation: I recommend the Board send a letter to the property owner stating that we are in receipt of the inspection report for this house, performed by Weymouth Whitney and you are in agreement with the determination of the inspector that the system passes the 8-11-12 inspection.

B. Soil Evaluations / Waiver Explorations

(1) X Street, Name, Map X, Lot X

Recommendation:

C. Septic System Design Plan Reviews

(1) 147R Eastern Ave., Gallagher, Map 15, Lot 47

I issued the certificate of compliance for this septic system.

Recommendation: None. Informational only.

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

I reviewed the submitted septic design plan for new construction of a 3 bedroom house. I noted the following required corrections -

The infiltrator noted for use "quick 4 low profile deluxe infiltrator" is not a model listed in the DEP approval letter.

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1. We need to know that this property can support a conventional design septic system before the infiltrator system can be accepted.
2. Clarify if the B soil horizon is to be removed or remain in place.
3. Watertight joints must be specified for the sewer line.
4. The septic tank outlet tee must have a DEP approved filter device.
5. The septic tank manhole must be permanently sealed water tight if not brought to grade.
6. The tank detail shows the manhole cover to grade at the outlet; the profile shows it at the inlet.
7. Detail the end capping of the infiltrator units.

*Recommendation: I recommend this plan, **dated 9-10 12** be disapproved for the above reasons.*

(3) 125 Apple St., Corcoran, Map 10, Lot 9*

I reviewed the submitted plan for this property. This is the "This old House" project. The existing 3 bedroom septic system passed the title 5 inspection last year. The owner is now proposing to install an innovative/alternative "Busse Green Technologies Inc." system to pretreat the wastewater prior to disposal to the existing system. This is a DEP approved system, although there is only (approx) 1 other system installed in the state. The system uses an activated sludge and membrane process to treat sanitary wastewater prior to discharge. The treatment units are located in the house foundation. Because of this, jurisdiction lies with the plumbing inspector as long as the unit is installed according to DEP's approval. What is still under our jurisdiction is the new sewer line from the remodeled outbuilding into the main house foundation. This does meet Title 5 & Essex requirements. I contacted the designer & am waiting for a letter from the system manufacturer that certifies the system is in compliance with MA DEP approval requirements. I expect this letter prior to the meeting. Another issue is the location of the water and sewer lines. The lines between the main house and barn/guest house will come as close as to approx. 2' from each other horizontally & I believe 18" vertically (with the water line below the sewer line). The designer and applicant believe this is necessary due to the location of the addition.

*Recommendation: I recommend endorsement of this plan, **dated 9-13-12**, if we have received the certification letter.*

(4) 104 John Wise Ave., Frieden, Map 17, Lot 17 *

It came to my attention from the installer of this system that the most recent dated plan is not the plan that was stamped as approved.

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*Recommendation: I recommend that the approved plan, dated March 14, 2011, with a revision date of 5-20-11 be voided & the more recent plan, **dated March 14, 2011 with a final revision date of 6-14-11** be approved.*

D. Septic System Installations

(1) X Street, Name, Map X, Lot X

Recommendation:

E. Building Permit Applications & Occupancy Permits

(1) 58 Story St., Davis, Map 35, Lot 35*

I reviewed the building permit application for this property for a “24 X 36 garage foundation”. This property is currently served by a septic system, although public sewer is available. The proposed location of the garage is above the system reserve area. Because the property is in the sewer area, connection will be mandated when the system fails; thus negating any future need of the reserve area.

*Recommendation: I recommend endorsement of this application, **dated 9-18-12.***

(2) 32 Haskell Ct., Congdon, Map 11, Lot 4*

The building permit application for this property to “add sunroom to existing residence” was discussed at the Board’s last meeting with the contractor. This property has a 3 bedroom septic system in our file and a 7-1-99 Title 5 inspection that states the house has 5 bedrooms, as does the Assessor’s records. There are 9 rooms in the house now. The floorplan shows 4 bedrooms and the additional room will make the house officially a 5 bedroom house by room count. The contractor has discussed the issue with the owner and came back with the plan to make the addition a 3 season room by removing the heat. This doesn’t correct the existing issue with bedroom count, but does prevent it from being additionally non-conformant.

*Recommendation: I recommend endorsement of the revised application, **dated 9-8-12**, with the notation that the room is to remain unheated until the existing septic system is upgraded.*

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F. Well Water Supply Certificates

(1) 75 Choate St., Keystone Deveiopment, Map 16, Lot 9H *

The well drilling info and lab analysis for this lot were reviewed at the last meeting. The water tested positive for total & E. coli on the first test, positive for Total coliform on the second test and negative on the third test. Lab analysis revealed color above the recommended guide lines (35 color units vs. 15 recommended), high iron (14 mg/L vs. 0.050) and Manganese (0.67 mg/L vs. 0.0020).

The drilling report stated a 24 hour recovery time for the well volume. I spoke to the driller & he confirmed that the flow rate is 5 gal/min. He said they only checked the well level 24 hours after they emptied it. He has since confirmed the pump and recovery rate. The well makes a 5000 gal per day surplus, so there is no issue with water capacity.

Recommendation: I recommend approval of this well be with the Board stating that a treatment is recommended for the house and their recommendations pertaining to the high iron content.

G. Meetings Attended (for information only)

H. Complaints

(1) Forest Ave., Hunt, Map X, Lot X

We received a complaint concerning the condition of the property, barking dogs and grading of the property, leading to water runoff in the neighbor's yard. The Dog Officer spoke to the property owners pertaining to the barking dogs. I inspected the property twice, speaking to the owner at the second inspection.

Recommendation: Discussion.

I. Hazards Abated Via Enforcement Orders

(1) X Street, Name, Map X, Lot X

Recommendation:

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J. Other Issues

(1) Preliminary Positive Horse with EEE *

I received an email from a woman in town stating that her neighbor's horse was diagnosed with EEE. I forwarded the email to the Board & our Cape Ann neighbors as an FYI, with the notation that I had not yet received DPH notification.

Shortly after the email, at approx. 12:44 p.m. Dr. Brown from DPH called. She stated that she was informed late yesterday that a horse from Essex is currently being treated by a vet in NH and has tested positive for EEE by NH testing standards. She stated that MA uses the performed test as a screening test, but performs additional testing to confirm the diagnosis. This test is being done, with results expected on Monday, 10-1. The diagnosis is likely, but not yet confirmed. She stated that the symptoms also seem to indicate EEE. Dr. Brown stated this is an unusual situation, but she wants us to be aware of it. I asked the likelihood of confirmation from the preliminary test. She stated it as approximately 95%. I also asked her the location of the horse. She said it was on Milk St.

I told Dr. Brown that we had a Board meeting tonight & my inclination was to recommend that outdoor public activities be banned from dusk to dawn. She indicated support of the idea.

She gave me her phone numbers to contact her if needed.

I forwarded info pertaining to the phone call to the Board, our nurse, local health departments, Police, DPW, and Town Administrator. Brendhan approved the use of Code Red to notify residents of the preliminary positive test result so that families can plan their weekend activities accordingly. I asked about Town Council approval to ban activities. He gave permission to contact them.

I called Gregg Corbo of Kopleman & Paige. He was unavailable but I soon received a return call from Atty. George Pucci (Chair of Litigation). I explained the situation. He already had a call into DPH and received a return call while talking to me. After some discussion, he returned DPH's call from Dr. Brown, then called me back again. In both calls, he supported the banning of organized activities. He will check further into MGL's for an opinion as to banning them on private property and/or rescinding or refusing permits for the activities. He recommended the Board move forward with the ban on public property tonight & that the Board act to give me authority to take necessary steps for further actions.

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He will contact me in the morning. Atty. Pucci gave me his cell number if needed & requested we FAX him the permit issued for this weekend's outdoor event.

Recommendation: Discussion.

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

(1) X Street, Name, Map X, Lot X

Recommendation: