



**Town of Mendon
Board of Health
20 Main St. Mendon
Minutes for
January 6, 2016**

Chairman Andy Fiske called the meeting to order at 7:00 p.m.

Present: Alan Greenberg - Vice Chairman, Tom Fichtner - BOH Member (arrived late)

Location – Board of Health Office– 20 Main Street, Mendon, MA 01756

59 Kinsley Lane – Fred Lapham from Shea Engineering presented a plan that has two variance requests and two local upgrade requests along with a tight tank request. This system will have a 2,000 gallon tight tank for solids only. The grey water will flow to a 1,000 gallon septic tank with a leach field behind the home. The following are the requests as printed on the plans

- First variance request is reduction in the four foot depth of naturally occurring pervious soil below the entire area of soil absorption system (2 ft. Requested).
- Second variance request is reduction in the separation distance between septic tank location and private water supply wells. (18 ft. requested – parcel 59) (35 ft. requested – parcel 57)
- First local upgrade request is reduction in the separation distance between leach system location and slab/cellar wall. (5ft. requested – leach system)
- Second local upgrade request reduction in the separation distance between leach system location and private water supply wells. (74 ft. requested – parcel 57) (77 ft. requested – parcel 59)
- Final request is for approval of a tight tank.

The Board asked Fred if proper notification went out to abutters. Fred gave the Board copies of the letters that were sent and copies of the certified mail receipts. None of the abutters were in attendance. Andy steps down as Chairman making a motion to approve all requests. Alan seconds the motion. Both members agreed. (Note: BOH Member Tom F. has not yet arrived)

28 Kinsley Lane – Mike Yerka from Civil Site Engineering presented a plan to the Board with three local upgrades.

- First local upgrade request is a reduction in well setback for the soil absorption system. (100 ft. required, 51.3 ft. requested)
- Second local upgrade request to reduce the property offset. (10 ft. required, 5.7ft. requested)

- Final local upgrade request is a reduction in the proposed foundation offset to the septic tank from 10 ft. to 5 ft. and leach field from 20 ft. to 15 ft.

The Board asked Mike if proper notification went out to abutters. Mike gave the Board copies of the letter that was sent and a copy of the certified mail receipt. Alan Ladieu is the abutter and attended the meeting. Andy steps down as Chairman making a motion to approve all requests. Alan seconds the motion. Both members agreed. (Note: BOH Member Tom F. has not yet arrived)

40 Kinsley Lane - Prior to any discussion and for the record, Alan provided a formal disclosure statement that he has a business relationship with Guerriere & Halnon, Inc. Guerriere & Halnon, Inc. is the engineering firm being used by the property owner. Alan stated his belief that he can make an impartial decision on this property. No one present had any objections. Bob Poxen Started the discussion by explaining that if the site were to go the way of a conventional system, there would be a need for 4 variance requests. Bob believes the best situation would be to install a tight tank. Tom Ryder (BOH Engineer), also present at this meeting, also agreed but only under the condition that this project would be considered a repair, which Tom Ryder does not believe it to be. Bob disagreed stating that in previous time, prior to the past owner's request to have the property reassessed as a detached garage, the property had been assessed as a one bedroom house.

The Board ultimately decided that a formal plan needs to be submitted for review. If the owners choose to submit a tight tank plan then they would need to submit all supporting documentation along with all required paperwork to request such tight tank.

31 Talbott Farm Drive – John Gibson of Gibson Septic Service submitted a conditional pass Title V inspection with a cover letter explaining the discrepancies he found with the Wind River Environmental Title V Inspection. Alan made a motion to accept the conditional pass from John Gibson with the following conditions: 1) a permit for a component repair must be obtained, 2) the D-box must be replaced, 3) levelers must be installed, 4) an inspection must be done by Lenny Izzo (BOH Health Agent), 5) a Certificate of Compliance must be issued. This work needs to be done as soon as possible but no later than April 15, 2016. Tom F. seconds the motion. All members agreed. Motion carried.

170 Millville Street – Missy (Sr. Administrative Asst.) discussed with the Board the concerns raised by Mike Tetreault, regarding the septic system at this property, during a previous office visit. The system is over 25 years old and it appears roots have grown into parts of the leach field. Mike wondered if roots did indeed grow into the leach field, would the Board allow a component repair similar to what is being allowed for the new Town Library? Tom Ryder explained that the Board can't take any action until a Title V Inspection has been done and submitted to the office. Once that is done, the Board can move forward.

60 Blackstone Street – Missy discussed with the Board the well and septic for this property. The owner is selling but never got the Occupancy Permit. The septic was installed in 2005 but the BOH never received an As-Built or Certificate of Compliance. Also, a Private Well Certificate was never issued. The well did fail for a few items but was not retested by a State Certified lab. Because it has been over 10 years, Missy asked the Board if testing should be done

only for items that failed in 2005 or should a complete retest be done. The Board agreed that a new test for everything needs to be done by a State Certified lab. Also, a Certificate of Compliance and an As-Built must be submitted for review. This would bring the property into compliance for the Occupancy Permit. A Title V Inspection would still need to be done.

The Board will meet again on January 20, 2016.

Tom made a motion to adjourn the meeting. Alan seconds the motion. All members agreed. Motion carried. Meeting adjourned at 10:00 p.m.

Approved March 23, 2016