

LEICESTER BOARD OF HEALTH MEETING MINUTES

February 12, 2008

MEMBERS PRESENT: Christopher Montiverdi (6:00 PM), Robin Wood, Debra Rigiero

MEMBERS ABSENT:

IN ATTENDANCE: Darlene O'Connor, Director of Health, Eileen Dyson-Alexander

MEETING DATE: February 12, 2008

MEETING TIME: 5.30 PM

AGENDA:

- 5:30 PM **Bill Review**
Approval of Minutes: 1/12/08
ZBA/Planning Notices – Planning Board Review – Hy-Timber Shores.
Title V Reports– 39 Burncoat Drive - Passing
- 5:45 PM **Board Discussion-** Proposed Fee Schedule
- 6:00 PM **LUA Request:** 328 Stafford St – Glenn Coderre
1. 15.212 (1) 3 feet offset from bottom SAS to high groundwater provided, 4 feet required.
- 6:15 PM **LUA Request** 15 Fairview Drive – John Krol
1. 15.211 60' from on site well to SAS provided, 100' required
2. 15.255 (2) 5' from SAS to breakout with 40 MIL barrier provided, 15 feet to breakout required.
3. 15.211 20 feet required from SAS to foundation, 17.5 feet provided.
- DEP Variance**
1. One bedroom Design
- 6:30 PM **DEP Variance Request** 7 Woodland Drive – Ed Krochalis
1. 15.212 (1) 2 feet offset from bottom SAS to high Groundwater with 40 % area reduction provided, 4 feet separation to HGW required.
2. 15.211 63.5 feet From proposed Well to proposed SAS provided, 100' required
- LUA Request:**
1. 15.255 (2) 5 feet from SAS to breakout with 40 MIL Barrier provided, 15 feet to breakout required.
- Local Well Variance-Leicester Well Regulations**
1. 81 feet from proposed well to SAS of #8 Woodland Dr. provided, 100 feet required.
2. 0.5 feet from proposed well to driveway, 10 feet required.
- 6:45 PM **Outdoor Wood Boiler Regulations Discussion**
- 7:15 PM **Health Director Report**
A. Food Establishment Inspections
B. New Establishment – Action Mobil

Debra Rigiero opened the meeting at 5:30

Bills

MOTION: Ms. Wood moved to ratify and accept bills as presented.

SECONDED: Ms. Rigiero

DISCUSSION: None

Vote: UNANIMOUS

Minutes

Held over for full Board.

ZBA Notice – Conway Drive

No comment public Sewer

Planning Board Notice – Hy-Timber Shores

Ms. Rigiero asked if all two acre lots and new construction were so we would not have any variances or Local Upgrade Approvals.

Ms. O’Connor stated that for new construction that all of the DEP Title V guidelines would need to be met for septic installation, no LUA’s are allowed.

No further comment at this time.

Board Discussion: Fee Schedule

Ms. O’ Connor gave the board the revised fee schedule. Held for Mr. Montiverdi.

Board Discussion: Public Wellness Program

Public Health Nurse Cheryl Rawinski discussed the health program that we can access through our insurance company. She has contacted the company MIAA and representative will be calling her back to set up a meeting with the town to discuss the programs they have available. She mentioned they have a walking program and a smoking cessation program.

Mr. Montiverdi in attendance at 6:00 PM

Minutes: 1/11/08

Minutes were reviewed.

MOTION: Ms. Wood moved to accept the minutes as presented.

SECOND: Mr. Montiverdi DISCUSSION: None

Vote: UNANIMOUS

Public Hearing – LUA Request 328 Stafford St.

LUA Request: 328 Stafford St – Glenn Coderre

- 1. 15.212 (1) 3 feet offset from bottom SAS to high groundwater provided, 4 feet required.

Meeting opened by Mr. Montiverdi and turned over to Mr. Coyle of Coyle Engineering.

Mr. Coyle reviewed the plan with the Board and showed the detail of the grading of the project.

MOTION: Ms. Rigiero moved to grant the LUA as requested

SECONDED: Ms. Wood DISCUSSION: None

Vote: UNANIMOUS

Board Discussion: Proposed Fees

Ms. O’Connor reviewed the proposed and new fees. She included in her presentation to the Board a copy of the old fees with highlights of the changes.

Ms. Rigiero asked about the preoperational fee and wanted to know if this was a one time fee.

Ms. O’Connor stated it was for new or transferred Food Establishments and was done prior to opening a new food establishment.

Ms. Rigiero asked how the housing inspections would work.

Ms. O'Connor stated that these inspections would be optional to give the landlord the option of having a Board of Health Code Inspection prior to renting out the property. A certificate would be given if the unit met the Housing Code requirements.

Ms. Rigiero had concerns about the plan review fee. She asked how the commercial plan review would work and would this fee be the same for a Multi-Family and a 100 Unit complex.

Ms. O'Connor stated that currently on the fee schedule that is how it works but that the Board could make adjustments if they chose. The Board would like further clarification for this fee;

Ms. O'Connor will bring this to the next meeting.

Public Hearing: LUA- 15 Fairview Drive

LUA Request 15 Fairview Drive – John Krol

1. 15.211 60' from on site well to SAS provided, 100' required
2. 15.255 (2) 5' from SAS to breakout with 40 MIL barrier provided, 15 feet to breakout required.
3. 15.211 20 feet required from SAS to foundation, 17.5 feet provided.

DEP Variance

1. One bedroom Design

Mr. Coyle submitted the abutter cards. One card had not been received at the time of the meeting, but the engineer has a postal slip with a timestamp to show it was sent and will submit the return notice if not picked up by owner.

Mr. Coyle reviewed the history of this project. It dates back five years and has passed Zoning Board Special Permit and has Conservation Committee approval. He is now here to have an LUA request approved.

The cottage is a one bedroom and can be allowed as a repair according to DEP. If an additional bedroom is added it will be considered new construction. If it remains as a one bedroom it needs to be submitted to the State for DEP approval, for a one bedroom design.

Mr. Montiverdi discussed the need for a well test after installation.

Ms. O'Connor also said the existing well would need to be abandoned properly.

MOTION: Ms. Rigiero moved to accept LUA's as requested with the existing well being properly abandoned and a well test being done 1 year from the issuance of the COC of the new well

SECONDED: Ms. Wood

DISCUSSION:

Vote: Unanimous

Board Discussion: Food Establishment Inspection

16 Food Establishment Inspections have been done since the last meeting.

Public Hearing: LUA – 7 Lakeview Drive

DEP Variance Request 7 Woodland Drive – Ed Krochalis

1. 15.212 (1) 2 feet offset from bottom SAS to high Groundwater with 40 % area reduction provided, 4 feet separation to HGW required.
2. 15.211 63.5 feet From proposed Well to proposed SAS provided, 100' required

LUA Request:

1. 15.255 (2) 5 feet from SAS to breakout with 40 MIL Barrier provided, 15 feet to breakout required.

Wood Boiler

In Attendance Mr. Robert Wilson-Fire Chief, Mr. Thomas Wood-Deputy Fire Chief
Mr. Robin Huard-resident

The board discussed the sample regulations that they had to review. A sample regulation was put together utilizing the features they felt would be appropriate for the Town of Leicester.

Mr. Wood stated that he felt the 500 foot setback to property line was excessive. He also stated there may be some issues with the chimney heights. He stated they may need to go by manufactured heights.

Ms. Rigiero stated she thought they wanted the extra height for smoke and embers.

Mr. Wood explained that the new systems have spark arresters.

Ms. Rigiero asked if that would help alleviate smoke.

Mr. Montiverdi stated that the intent was to try and divert the smoke from neighboring houses.

Mr. Wilson said he thinks the time frame where burning of these stoves is allowed should be shortened.

Mr. Montiverdi said that can certainly be addressed.

Mr. Wood stated that one of the biggest issues is the type of wood that is burned and that wet wood poses the most problems.

Ms. O'Connor asked Mr. Wood what his set back recommendation should be.

Mr. Wood didn't have an exact figure but thought 200-300 feet. He stated he had recently attended a class for EPA Pollution.

Mr. Wilson suggested that maybe we could tie the regulation to the zoning area.

Mr. Wood thinks the height of the chimney may cause dangerous situations.

Mr. Huard stated his daughter lives next door to someone who has an outdoor wood boiler and that it is constantly a nuisance.

Mr. Montiverdi stated that he knew of several outdoor wood boilers in town and that the Board of Health has received many complaints. He also stated that this is just the beginning of the process and we will be working on this project and will have a public meeting before the final Regulation is passed.

Mr. Montiverdi suggested reducing the setback from 500 feet to 300 feet. He also stated that the chimney height should be checked out with the manufacturer.

Mr. Wood thought there were about 20 existing wood boilers in town.

Mr. Montiverdi asked Ms. O'Connor to check with some manufacturers on their specs and to talk to the Building Inspector about chimney heights.

Mr. Montiverdi stated that the changes to the regulation would be made from the recommendations this evening.

Mr. Huard asked if the Board of Health has spoken to any towns that have banned these units.

Ms. O'Connor stated Auburn has banned them.

188 Henshaw St. – Well Test

The water test results were received however the Title V scan was not done and the water sample was taken by the occupant and sent to the lab.

Ms. O'Connor asked the Board if they wanted a new test to be done according to the original requirements.

Ms. Rigiero stated to request a new test to be done.

Town Articles

All town articles are due next week.

Name Plates

Name plates will be ordered for the Board members.

MOTION: Ms. Rigiero moved to adjourn the meeting

SECONDED: Ms. Wood DISCUSSION: None

Vote: UNANIMOUS

Meeting adjourned at 7:45

Next Meeting will be March 12, 2008 at 5:30