



BOARD OF HEALTH

MINUTES

Tuesday, January 14, 2014
Hildreth House

Thomas Philippou, Chair *Lorin Johnson* *Sharon McCarthy*

Board members present: Tom Philippou; Sharon McCarthy; Lorin Johnson

Also present: Robert Oliva, Dave E. Ross Associates; Dave Durrant, Durrant Design; Susan Tarrant, Oak Hill Road; Steve Nigzus, Madigan Lane; Ira Grossman, NABH; Paige O'Brien, Clerk

This meeting was called to order at 7:05 p.m.

136 Oak Hill Road, Tarrant

Engineer Rob Oliva presented house plan to remodel existing home to the Board. The hope is to continue to use system installed for 2 bedrooms. The Board advised the property owner to prepare and file a 2 bedroom deed restriction which it will approve because the living space is being reconfigured and not expanded.

26 Madigan Lane, Nigzus

In response to a non-compliance letter dated December 24, 2013, Mr. Nigzus stated that he has started the process of having an engineer design a 5 or 6 bedroom SDS. As soon as the plans are ready Mr. Nigzus will take the necessary steps to apply for a permit, in order to be in full compliance.

121 Clinton Shore Drive

Mr. Grossman visited the property and couldn't see anything of concern. There were no visible obstacles to be in harm's way. Mr. Grossman will let property owner that know we received this inquiry.

Community Septic Management Program

In an effort to expand publicity of this program, Ms. O'Brien will send informational letters to licensed septic installers.

Monetary Warrant for Central Massachusetts Mosquito Control Program

Ms. O'Brien presented the Board with a draft of the warrant for 2014 Annual Town Meeting. The Board voted 2-1 to submit the warrant to the Finance Committee.

Permits

- Old Mill Road, Lot 1, Philip Provost; Transfer; approved
- 31 Peninsula Road, Dunton; Upgrade; approved
- 184 Ayer Road, Harvard Professional Offices; SCR tank and D-box; approved

- 37 Woodside Road, Lot 120, Shaw; Upgrade; approved

Approval of Minutes of December 10, 2013

Mr. Philippou made a motion to accept the minutes as amended, Mr. Johnson seconds; vote aye, unanimous.

184 & 185 Ayer Road

Mr. Grossman reported some issues of non-compliance at these properties. 184 Ayer Road is in violation because of a newly discovered apartment resulting in an increase in use. Property owner must deal with this as a zoning issue and then install a suitable SDS.

185 Ayer Road has been deemed an unsafe building, with an exterior stairway needs to be taken care of immediately. Property owner wishes to defer on maintenance until residents have moved on. Mr. Grossman has explained to the owners that they have an obligation to provide a safe building for their tenants.

Adjournment

Mr. Philippou moved to adjourn meeting at 8:00 p.m., motion seconded by Mr. Johnson. Vote: aye, unanimous.

The next scheduled board meeting is Tuesday, January 28, 2013
7 p.m. at Hildreth House.

Minutes prepared and submitted by Paige O'Brien.

Documents cited:

- *Letter of non-compliance; 26 Madigan Lane; 12/24/2013*
- *Draft of Warrant Article for Central Massachusetts Mosquito Control Program*