

December 4, 2018

Meeting opened: 7:30 P.M.
Members Present: William Morris, Chairman; Carol Johnson, Clerk; Richard Bringham; Richard Beauregard; Mona Bissany; Stephan Schaub; Katherine Barrett
Others Present: Attorney Kevin O'Leary; Marcilla Saunders, District Operation Manager; Jen Harlow, Operations Manager – LA Fitness
Edward Iodice, Manager – Walpole Country Club

MOTION: made by Mona Bissany that the Board of Health accepts the minutes of the October 16, 2018 meeting as written. Seconded by Richard Beauregard. VOTE: 5-0-0 UNANIMOUS.

Tobacco Control Violation – Walpole Country Club:

Documents/Exhibits – Notice to appear dated 10/15/2018; tobacco compliance check form dated 10/8/2018.

MOTION: made by William Morris to open the public hearing Walpole Country Club Tobacco Sales Violation: Roll Call: Richard Bringham – aye; Mona Bissany – aye; Carol Johnson –aye; Richard Beauregard – aye; William Morris – aye. 7:35 PM.

William Morris addressed Manager, Edward Iodice, and said that the Board of Health is very concerned and disappointed on two levels: 1) that a second violation has occurred within a year; 2) that it occurred at a club not open to the general public. Mr. Iodice, apologized to the Board for the violation and said that the cigar was purchased at the Carriage House Snack Bar during a club event and that the employee thought the purchase was for a club member participating in the event. Mr. Iodice said that cigars are the only tobacco product sold at the club and that most sales are made using club membership accounts and that since the violation occurred, cigars are now only available at the Club House, kept under lock and key and distributed only by club managers. William Morris thanked Mr. Iodice and said that the Board of Health appreciates the actions taken to prevent a future violation. Mr. Morris said that tobacco sales violations are a serious matter and that the Board does not want him back because of another violation.

MOTION: made by William Morris to close the public hearing Walpole Country Club Tobacco Sales Violation: Roll Call: Richard Bringham – aye; Mona Bissany – aye; Carol Johnson –aye; Richard Beauregard – aye; William Morris – aye. 7:40 PM.

Plumbing Variance – 505 South Street, Tufts Veterinary Clinic:

Documents/Exhibits – email 10/31/18 Variance Request; State Application -Variance State Plumbing Code.

The Board of Health reviewed the variance request from State Plumbing Code to allow the installation of a single sewer ejector pump under a new hand sink to be installed at Tufts Veterinary Clinic, 505 South Street.

MOTION: made by Mona Bissany that the Board of Health approves the variance request from State Plumbing Code: 248 CMR 10.15(10) and allows the installation of a single sewer ejector pump under a new hand sink at Tufts Veterinary Clinic, 505 South Street. Seconded by Richard Beauregard. VOTE: 5-0-0 UNANIMOUS.

LA Fitness – Continued Revocation/Suspension Hearing for Pool Permit:

Deputy Health Agent, Melissa Ranieri, informed the Board of Health that her inspection today at LA Fitness found the club to be in compliance. Ms. Ranieri said she was pleased to report that ventilation work was complete, shower/locker room well maintained and that the pool/spa had been approved to reopen on October 29th. Operations Manager, Jen Harlow addressed the Board and said that a new janitorial staff had been hired and that logs documenting daily cleaning/maintenance of the facility are being kept and reviewed daily. Ms. Harlow said that maintaining the facility and addressing concerns made by members a priority. William Morris said that the Board of Health is pleased that LA Fitness has finally addressed the root of the problems at the facility through a change in staffing, a commitment to daily maintenance and District Management involvement and wished the club great success.

Site Plan Approval – 2285 Boston Providence Highway:

Documents/Exhibits – Site Plan Approval (on file Planning Board); Deputy Health Agent's summary.

The Board of Health reviewed for comment Site Plan Approval – 2285 Boston Providence Highway to rebuild the formerly known Hess Gas Station located in a Highway Business Zone District. The property recently connected to town sewer.

MOTION: made by Mona Bissany that regarding Site Plan Approval – 2285 Boston Providence Highway, the Board of Health requires that a Septic Abandonment Form for the previous on-site septic system and a Toxic and Hazardous Materials Report be filed with the Health Department. The Board requires that if the gas station will be selling/serving food, that a plan review and food permit application be submitted for review and approval. The Board also recommends that a recycling collection be added along with the business's trash collection. Seconded by Richard Beauregard. VOTE: 5-0-0 UNANIMOUS.

Special Permit & Variance Request – Case # 24-18, 2285 Boston Providence Highway:
Documents/Exhibits – Special Permit & Variance Request (on file Zoning Board); Deputy Health Agent’s summary.

The Board of Health reviewed for comment Special Permit & Variance Request – Case #24-18, 2285 Boston Providence Highway, to rebuild the formerly known Hess Gas Station and allow the installation of gasoline pumps/island and signage that do not meet minimum setback requirements.

MOTION: made by Mona Bissany that the Board of Health has no specific concerns or comments regarding the Special Permit and Variance Request, Case #24-18, 2285 Boston Providence Highway. Seconded by Carol Johnson. VOTE: 5-0-0 UNANIMOUS.

Site Plan Approval – Route 1A/Main Street:

Documents/Exhibits – Site Plan Approval (on file Planning Board); Deputy Health Agent’s summary.

The Board of Health reviewed for comment Site Plan Approval – Route 1A/Main Street, to construct a recreational/athletic fields complex to serve the Town of Walpole. The project will also include a multi-use operations building with a food service counter, operational equipment storage and restrooms. A second structure will provide storage for maintenance equipment.

MOTION: made by William Morris that the Board of Health is very pleased to see that the design features on the plan encourage healthy activities for all ages. The Board notes where the designated dumpster area is indicated and wants to be sure that area is large enough to support all the trash that may be collected on and around the fields. Also, if in the future a concession stand and/or splash pad is added to the complex, that the appropriate plan review and permit applications are submitted to the Health Department for review and approval. Seconded Mona Bissany. VOTE 5-0-0 UNANIMOUS.

Notice of Intent – 1900 Main Street, Supa Sales:

Documents/Exhibits – Notice of Intent (on file Conservation Commission); Deputy Health Agent’s summary.

The Board of Health reviewed for comment the Notice of Intent – 1900 Main Street, Supa Sales, for restoration work previously done without filing a Notice of Intent. Filing is required in order to be in compliance.

MOTION: made by Richard Beauregard that regarding the Conservation Commissions request for comment the Board of Health has no comment at this time. Seconded Carol Johnson. VOTE: 5-0-0 UNANIMOUS.

Revised Site Plan Approval – 1350 North Street:

Documents/Exhibits – Revised Site Plan Approval (on file Planning Board); Deputy Health Agent’s summary.

The Board of Health reviewed for comment Revised Site Plan Approval – 1350 North Street, to construct a daycare center (100 children capacity), access and egress driveways, parking (36 spaces), drainage, grading and associated utilities.

MOTION: made by Carol Johnson that regarding the Revised Site Plan Approval – 1350 North Street, the Board of Health can make no final decision at this time pending the determination as to whether or not the purposed septic system is in compliance with storm water management setback requirements. If it is, the Health Department can then make the determination regarding approval of the septic system. Seconded by Mona Bissany. VOTE: 5-0-0 UNANIMOUS.

New Business:

Fiscal Year 2020 Solid Waste/Recycle Budget:

MOTION: made by William Morris that regarding the proposed Fiscal Year 2020 Solid Waste/Recycle Budget, the Board of Health has reviewed and approves the various line items in the budget. The Board of Health is encouraged that the High School Green Team is taking an active role regarding recycling because it is not only good for the environment but good for the budget and that every ton of recyclable materials that are taken out of the solid waste collection is good for us all. Seconded by Richard Beauregard. VOTE: 5-0-0 UNANIMOUS.

Fiscal Year 2020 Department Operating Budget:

MOTION: made by William Morris that the Board of Health has reviewed the proposed Department Operating Budget and been updated on the changes to professional services related to the Walpole VNA and the Public Health Nurse position and approves the budget as it has been prepared. Seconded by Carol Johnson. VOTE: 5-0-0 UNANIMOUS.

Correspondence:

2019 Spring Town Meeting

MOTION: made by William Morris to adjourn. Seconded by Richard Beauregard. VOTE: 5-0-0 UNANIMOUS. Meeting Closed: 8:20 P.M.