

March 21, 2017

Meeting Opened: 7:30 P.M., Room 112, Town Hall
Members Present: William Morris, Chairman; Carol Johnson, Clerk; Richard Bringham; Richard Beauregard; Mona Bissany; Stephan Schaub
Others Present: John Glossa, P.E. – Septic Variance 39 Carl Road

MOTION: made by Carol Johnson that the Board of Health amend the minutes of the March 7, 2017 meeting as discussed. Seconded by Mona Bissany. VOTE: 5-0-0 UNANIMOUS.

Septic Variance – 39 Carl Road:

Documents/Exhibits – Glossa Engineering variance request dated 3/13/17 & Proposed Septic Design Plan (on file Health Dept.).

John Glossa, P.E., addressed the Board of Health regarding the local upgrade variance request to allow a septic system to be designed and constructed with one percolation test as allowed by DEP policy, for the failed septic system at 39 Carl Road.

MOTION: made by Mona Bissany that regarding the septic variance request for the failed septic system at 39 Carl Road, the Board of Health has no concerns and grants the request to allow the soil absorption system to be designed and installed with one percolation test as allowed by DEP policy (310 CMR 15.104 and 105). Seconded by Richard Beauregard. VOTE: 5-0-0 UNANIMOUS.

Site Plan Approval – Maplewood Condominiums off Pleasant Street, Case #16-5:

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

The Board of Health reviewed for comment Site Plan Approval – Maplewood Condominiums off Pleasant Street, Case #16-5, for the proposed construction of a 12 unit condominium complex consisting of 6 duplex buildings, with associated utilities, parking and site work.

MOTION: made by Richard Beauregard that the Board of Health's comment to the Planning Board regarding Site Plan Approval – Maplewood Condominiums, Case #16-5, is that we are pleased to see the plan amended to include sidewalks, light posts and trash and recycling services as previously requested and have no other concerns. Seconded by Carol Johnson. VOTE: 5-0-0 UNANIMOUS.

Site Plan Approval – 95 West 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 – 95 West Street, Case #16-12, to construct a 6 story multi-use building that will contain commercial office/retail space, a parking garage and 192 apartments.

MOTION: made by Mona Bissany that the Board of Health's comments to the Planning Board regarding Site Plan Approval – 95 West Street, Case #16-12, are that the Board is pleased to see sidewalks around the perimeter of the building and bike racks have been added to the plan. The Board would also like to reiterate comments made to the Planning Board on November 15, 2016, about including on the plan an onsite play area for the children residing in the buildings, the Board's concern about potential parking issues, providing a protected walkway to parking areas and indicating on the plan the specific location for recycling and trash collection. Seconded by Richard Beauregard. VOTE: 5-0-0 UNANIMOUS.

Request for Determination – 767 East Street, HTE Northeast, Inc.:

Documents/Exhibits – Request for Determination (on file Conservation Commission); Deputy Health Agent's summary.

The Board of Health reviewed for comment the Request for Determination – 767 East Street, HTE Northeast, Inc., to remove lead, PAH and VPH impacted soils within 100 feet of wetland resource areas.

MOTION: made by Richard Bringham that with respect to the request for comment from the Conservation Commission regarding the Request for Determination – 767 East Street, the Board of Health has no specific concerns.

MOTION AMENDMENT: made by Mona Bissany that appropriate controls are put in place to prevent land contamination due to the soil remediation activities taking place within 100 feet of wetland resource areas. Seconded by Carol Johnson. VOTE: 5-0-0 UNANIMOUS.

Request for Determination – MA Department of Transportation, 2034 Main Street:

Documents/Exhibits – Request for Determination (on file Conservation Commission); Deputy Health Agent's summary.

The Board of Health reviewed for comment the Request for Determination – MA Department of Transportation, 2034 Main Street, to repair roadway erosion near 2034 Main Street by adding a paved waterway with a stone pad at its end to prevent further erosion.

MOTION: made by William Morris that the Board of Health's comment to the Conservation Commission regarding the Request for Determination - MA Department of Transportation, is that we have no concerns regarding the proposed work. Seconded by Richard Bringham. VOTE: 5-0-0 UNANIMOUS.

Notice of Intent – 50 South Street:

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 – 50 South Street, to construct a two story, 12,905 square foot, Senior Center, within the 100 foot buffer zone and 100 foot riverfront area. The Health Director said that the plan includes replicating any protected areas that may be disturbed during construction with beautiful indigenous vegetation.

MOTION: made by Carol Johnson that the Board of Health's comment to the Conservation Commission regarding the Notice of Intent – 50 South Street, is that the Board is pleased with what is projected to happen with the new Senior Center building project. Seconded by Richard Beauregard. VOTE: 5-0-0 UNANIMOUS.

New Business:

Nomination Animal Inspector:

Documents/Exhibits – Commonwealth of Massachusetts Animal Inspector nomination papers.

MOTION: made by Carol Johnson that the Board of Health whole heartily approves the re-nomination of John Spillane as Animal Inspector for the Town of Walpole effective May 1, 2017. Seconded by Richard Bringham. VOTE 5-0-0 UNANIMOUS.

Sharon Zoning By-law Amendment:

Documents/Exhibits – Letter from Walpole Superintendent of Sewer and Water dated 3/9/17.

The Health Director informed the Board of Health about concerns, Rick Mattson, Superintendent of Sewer and Water, has regarding proposed amendments to the Town of Sharon's Zoning By-laws which would allow for the development and testing of biological, chemical, electrical and other mechanical and/or optical components in areas of Sharon located within critical areas of Walpole's Water Resource Overlay Protection District. Ms. Chapell asked for the Board of Health's comment on the matter, which she will forward in writing to Sharon Town Administrator, Frederic Turkington.

MOTION: made by William Morris that regarding the proposed change to the Town of Sharon's Zoning By-laws to allow certain activities to take place in an area that is within the Town of Walpole's Water Resource Overlay Protection District, the Board of Health supports the Sewer and Water Commission with our concerns over making sure that Walpole's water sources are protected from any contamination that may come from activities in a neighboring town. Seconded by Mona Bissany. VOTE: 5-0-0 UNANIMOUS.

Correspondence:

Superintendent of Sewer & Water – Sharon Zoning By-law Amendment

Walpole Town Administrator – Frederic Turkington, Sharon Town Administration

MOTION: made by William Morris to adjourn. Seconded Richard Bringham. VOTE: 5-0-0 UNANIMOUS.

Meeting Closed: 8:01 P.M.