

Sharon Board of Health

Meeting Minutes

April 25, 2018

Sharon Community Center

The meeting began at 7:00 pm.

Present: C. Levine, Ken Zoller, Luba Raynus, Jay Schwab, Beverly Anderson. *Absent:* Ed Welch.

Also present: Gary Bluestein (123 Beach Street); John McGowan; David Oberlander, Kevin Davis (Sharon DPW), Lance DelPriore (Sharon DPW).

The minutes of the March 26, 2018 meeting were reviewed. Zoller motioned to accept the minutes, Raynus, seconded, all voted in favor of the minutes as written with corrections.

Levine asked for discussion of the proposed septic system for 127 Beach Street. David Oberlander described the proposed system noting the complications related to the original shared system to support both 127 and 127R Beach Street. He proposed a single system, to include a Singulaire innovative/alternative(I/A) system for 127 Beach and told the Board that he had also designed a separate system to support 127R Beach, where the septic system had failed under Title Five. He noted that the original owners of 127R had died, and that while taxes had been paid for the property, identifying an owner or representative for the property to discuss the proposed new system(s) had been difficult. McGowan also described his attempts to identify a property owner or manager. Kevin Davis discussed the report on the system review provided to the Board of Health. He noted that the plan met the requirement for maximum feasible compliance under Title Five, and that the many variances were based on identified limitations of the lot. He and Oberlander also confirmed that the design flows and footprint of the proposed building would remain the same. Davis suggested that the Board of Health vote for conditional approval of the system based on approval from Town Counsel. The Board also reviewed an email request from Roberta Saphire requesting that a separate plan for the site be used based on her concerns that the driveway to her home was designated as a "way" in the more recent plan used for the septic design. Oberlander noted that the term "way" was approved by Zoning when the plan was amended. McGowan noted that the septic plan is not reliant on the area designated as a "way" near the Saphire's property. Oberlander also noted that he is seeking a curb cut for the new building such that the driveway or way would not be used by the prospective property owner.

Raynus motioned to grant conditional approval following favorable review by Town Counsel to allow for a septic system on the property at 127 Beach Road based on the April 9, 2018 plan presented. Zoller seconded, all voted in favor.

The Board then appointed Kevin Davis health agent for engineering for the Board of Health. Luba Raynus motioned to appoint Kevin Davis as the health agent for the Board of Health, Schwab seconded the motion, all voted in favor.

The Board then discussed usage of the septic revolving account. Anderson reported that the fund currently holds approximately \$19,000 and that she had met with Kevin Davis and Lance DelPriore to discuss possible usage of the fund, and they agreed that funding should be used to hire a contractor with experience in Title Five, innovative/alternative systems, and related issues to examine our current program and to recommend changes. The Board asked that the general cost for such a professional be evaluated. Zoller motioned to approve proposed use of funds based on the fee list generated. Raynus seconded the motion. All voted in favor. Anderson was asked to provide a general fee list for the next meeting.

The Board discussed regulation of the private drinking water wells in Sharon and possible revision of the well regulations. The Department of Environmental Protection (DEP) model well regulations were discussed. Anderson noted concerns regarding current well regulations and owner compliance given status of current Article 16 requirements.

The Board agreed to review the definition of a “bedroom” with respect to Title Five and other local regulations at its next meeting per Zoller’s request.

Kevin Davis agreed to begin a review of Article 7 at the next BOH meeting.

The Board reviewed changes to regulations on motels and hotels approved at the March 26, 2018 meeting. Raynus moved to make changes to the regulations and in particular paragraph 17. Zoller seconded, all voted in favor.

Anderson discussed her monthly report.

Schwab asked if the Board might support the provision of CPR (cardiopulmonary resuscitation) with funds from the Health revolving account. Anderson was asked to check on the program provided by the Recreation Department or Community Education.

Raynus described to the Board her meeting with Zoller and with Fred Turkington, Town Administrator, to change the organization of the Health Department. Anderson inquired as to whether staff might provide input to the discussion and was told that this would not be part of the process.

Raynus motioned to adjourn the meeting; Zoller seconded. All voted in favor. The meeting ended at 9:00 pm.