

**LUNENBURG BOARD OF HEALTH**  
**MEETING MINUTES**  
*September 19, 2016*

The Board of Health met at 7:00 pm at the Ritter Memorial Building

Present: George Emond, Perry Jewell, Dave Passios and Paul Fortin

**MINUTES APPROVED:**

**TITLE 5 INSPECTION REPORTS ACKNOWLEDGED:**

493 Mass Avenue	1399 Lancaster Avenue
145 Woodland Drive – Fail	535 Northfield Road
60 Robbs Hill Road	116 Lancaster Avenue
52 Cliffview Terrace	181 Peninsula Drive
490 Lancaster Avenue	108 Whiting Street
841 Northfield Road	

**SEPTIC PERMITS SIGNED:**

516 NW Townsend Road, Lot 1  
508 NW Townsend Road, Lot 2  
272 West Townsend Road  
545 Mass Avenue 16  
436 Mass Avenue  
36 Elm Street

**164 ROLLING ACRES**

Dan Proctor met with the board on behalf of the owner. The existing system would be a failure due to the high ground water. This is a small lot with mature trees. The replacement system was designed in an effort to keep the system fill contained on the lot and minimize the loss of the trees. The house is served by public water.

A variance for offset to groundwater from four (4) feet to three (3) feet as well as inlet and outlet tees. A poly barrier has been included in the proposed plan.

After discussion and on motion by Jewell and second by Fortin, the variances were approved. All in favor.

**70 OAKRIDGE ROAD**

Chris MacKenzie met with the board on behalf of the owner. The owner is knocking down the old house on this lot and replacing it with a new house with the same number of bedrooms and will be deed restricted to two bedrooms. In the process, a new well and septic system are required. This lot is small

with Lake Shirley on one side and wetlands on the other. A well variance, offset to property line of less than 50 feet is being requested.

After discussion and on motion by Jewell and second by Passios the variances were approved on the condition that the existing well is destroyed. All in favor.

#### **47 RAMGREN ROAD**

John and Carol Boiven, owners of the property, met with the board. This system is in groundwater and in failure. The property is served by town water. In order to keep the fill contained on the lot, the design submitted includes a reduction in groundwater offset from four (4) feet to two (2) feet. A Presby system is proposed.

After discussion an on motion by Passios and second by Fortin, the variance was approved.

#### **112 ROLLING ACRES ROAD**

Dan Proctor met with the board on behalf of the owner. This system would be a failure due to the high ground water. This property is served by public water. This lot is small and has high ground water. Because of this the plan submitted includes a groundwater offset from four (4) feet to three (3) feet as well as a variance for less than 12 inches for inlet and outlet tees. The septic tank is to have cast-in place rubber boots to prevent water seepage.

After discussion and on motion by Fortin and second by Jewell, the variances were approved. All in favor.

#### **126 YOUNGS ROAD**

Chris Ryan met with the board. This system is in failure due to high ground water. This lot is small, has a high water table and a high perc rate. The proposed replacement system includes a variance for the use of a sieve analysis. In addition, the proposed system requires offset to wells as follows:

100 feet to 53 feet on site well.

100 feet to 69 feet – abutter's well

The alternative to the proposed system is a tight tank.

After discussion and on motion by Jewell and second by Fortin the variances were approved with the condition that wells within 100 feet be tested. All in favor.

#### **28 WOODLAND DRIVE**

Dan Proctor met with the board on behalf of the owner. This matter was before the board on August 15, 2016 wherein a groundwater offset variance was approved. During the installation of the replacement system, the building sewer was found to be lower than on the design plan. Because of the high season water table and lower building sewer elevation, the tank outlets don't have the required offset to the water table. Mr. Proctor is asking to allow the tanks for remain as installed with a variance to inlet and outlet tees of less than 12 inches. The tanks have cast-in rubber boots and have been hydraulically cemented to prevent infiltration of groundwater.

After discussion and on motion by Jewell and second by Fortin, the request was granted. All in favor.

**46 PAGE HILL ROAD**

Debra Alario, owner of the property, met with the board. This system is in failure due to high ground water. In order to keep the fill on contained on the lot, the applicant is requesting a groundwater offset reduction from four (4) feet to three (3) feet. This lot is served by town water.

After discussion and on motion my Jewell and second by Passios, the variance was approved. All in favor.

**1455 MASSACHUSETTS AVENUE**

Mrs. Ruth Hamilton, as well as her sons Jason Hamilton and Joshua Hamilton were present at the meeting. A betterment Agreement was executed in the amount of \$14,000 as part of the Lunenburg Septic System Repair Program. This Agreement will be recorded at the Worcester North Registry of Deed. A check in the amount of \$14,000 will be issued to Dan Proctor as payment for the installment of this system. A Certificate of Compliance has been issued on this property.

Meeting adjourned at 9:45 pm.