

Town of Lakeville
Board of Health
November 16, 2022 6pm

Members present: Chairman Spratt, Member Poillucci, and Health Agent Ed Cullen. Members absent: Member Maxim. Chairman Spratt called the meeting to order at 6:00pm. LakeCam was not present to record.

43 Beechwood Ave. - Meet with Charon Associates to discuss requested variances. Rick Charon was present for discussion. The owner of the property has purchased 39, 41, and 43 Beechwood Avenue to rehab the properties. All three lots were perc tested at the same time. They are asking for a reduction to ground water down to 3-feet. The property owner will be extending the water line and tying into Clark Shores Water. This will be a standard septic system with a 1,500 gallon, two-compartment tank, with a Zabel filter, and a standard stone and pipe field. This will be a two-bedroom home and deed restricted to two-bedrooms.

Upon a motion made by Member Poillucci, Chairman Spratt stepped down to second, it was:

Voted: to allow a 1-foot reduction for the leaching field.

Unanimous approval.

1 Precinct St. - Meet with Zenith Consulting Engineers, LLC to discuss requested variance and local upgrade approvals. Nyles Zager from Zenith was present for discussion. This is for the house on part of the church property. It currently has an existing system in the front and is on town water. The property does have a few wells that are abandoned. They were able to get 150-feet from the tributary by crossing the driveway. They will also have to cross the water supply line so it will be sleeved. They are requesting: a reduction from 200 to 150-feet from a leach field to a tributary, a reduction from a septic tank and pump to a tributary from 200 to 70-feet, a reduction of 100 to 70-feet from the tank and pump chamber to a wetland. This project will need to go in front of Conservation as well. Chairman Spratt asked about two houses and two systems on one lot. Agent Cullen said it was all one lot, but it was pre-existing. There really was no other place to put the system and it's better to be closer to the wetland than the stream. Chairman Spratt asked if Mr. Zager was comfortable decommissioning the wells. Mr. Zager replied that he thought that really needed to be done. Agent Cullen asked if the pipe under the driveway would be sleeved. Mr. Zager said they were just going to use schedule 80 pipe if they could.

Upon a motion made by Member Poillucci, seconded by Chairman Spratt, it was:

Voted: to approve the subsurface sewage disposal system at 1 Precinct St. with one variance request and three local upgrade approval requests with the condition to decommission the two wells on the site. The plan is to show that the pipe is 2" all the way for the force main.

Unanimous approval.

7 Azalea Street - Continued discussion from November 2, 2022, regarding nitrogen loading with Zenith Consulting Engineers, LLC. Mr. Zager asked if they could request one more continuance.

Upon a motion made by Member Poillucci, seconded by Chairman Spratt, it was:

Voted: to continue to the next meeting.
Unanimous approval.

Discuss proposed changes to septic regulations - (Public Hearing 12/7/22). Agent Cullen said that he copied exactly what Middleboro's regulation stated. But the municipal water would be changed to public water. Chairman Spratt asked if the potability change was just to add lead. Agent Cullen said it was. It had only come up a couple of times. There isn't a lot of lead in ground water, it's mainly in the pipes. A filter could be added to the sink for lead. It doesn't need to be added for the whole house; it's ok to shower with it, just not drink it. Both Analytical Balance and Envirotech already test for lead because it's part of their potability, so residents won't have to pay any extra for it. There was a brief discussion about testing for volatile organic compounds. Member Poillucci asked about the lot sizes in the proposed regulation changes. It's 30,000sf if you don't have water, and 20,000sf if there is water. Agent Cullen said that Middleboro's regulation is 30,000 and 15,000. Member Poillucci said that this should be a discussion with Member Maxim at the hearing, but when it's posted for the meeting they should make it 20,000 not 15,000.

Upon a motion made by Member Poillucci, seconded by Chairman Spratt, it was:
Voted: for the posting to make it 30,000 and 20,000 and change municipal to public.
Unanimous approval.

Adjournment- (6:53pm)

Upon a motion to made by Member Poillucci, seconded by Chairman Spratt, it was:
Voted: to adjourn.
Unanimous approval.