

# TOWN OF LAKEVILLE MEETING POSTING & AGENDA

Town Clerk's Time Stamp  
received & posted:  
  
*[Signature]*  
48-hr notice effective  
when time stamped

Notice of every meeting of a local public body must be filed and time-stamped with the Town Clerk's Office at least 48 hours prior to such meeting (excluding Saturdays, Sundays and legal holidays) and posted thereafter in accordance with the provisions of the Open Meeting Law, MGL 30A §18-22 (Ch. 28-2009). Such notice shall contain a listing of topics the Chair reasonably anticipates will be discussed at the meeting.

Name of Board or Committee:	<b>BOARD OF HEALTH</b>
Date & Time of Meeting:	<b>Wednesday, January 3, 2024 @ 6:00 p.m.</b>
Location of Meeting:	<b>Lakeville Police Station 323 Bedford Street, Lakeville, MA</b>
Clerk/Board Member posting notice:	<b>Fran Lawrence</b>

Cancelled/Postponed to: \_\_\_\_\_ (circle one)

Clerk/Board Member Cancelling/Postponing: \_\_\_\_\_

## A G E N D A

**Please ask if anyone is recording the meeting and announce that LakeCAM is recording**

- 28 Cross Street** – Continued from December 20, 2023, meet with Meghan Young to discuss New Stable Permit
- 13 Main Street** – Continued from December 20, 2023, meet with Zenith Consulting Engineers LLC. to discuss local variance request
- 8 Virginia Drive** – Continued from December 20, 2023, meet with Zenith Consulting Engineers, LLC to discuss requested local upgrade approvals
- 8 Oak Street** – Meet with Farland Corp. Inc. to discuss requested local upgrade approvals
- Review and approve meeting minutes**
  - September 20, 2023
  - October 18, 2023
- Discuss the recent BOH Agent's pending items**

*Any other business that may properly come before the Board of Health. Please be aware that this agenda is subject to change. Should other issues arise requiring immediate attention by the Board of Health after the posting of this Agenda, they may be addressed at this meeting.*

To :  
Town of Lakeville  
Board of Health


Thank you for reviewing my stable permit application for 28 Cross St. This letter is to request a waiver from Lakeville Board of Health Equine Stable Regulation #3

*"3. Paddock, manure pile or equine pen shall not be located within 20 feet of any street layout or property line."*

We request a reduction of the minimum setback distance of 20 feet from a property line to the paddock to 9 feet.

Our property was once one parcel with the lot next door, 26 Cross St. When it was split the existing barn became only 20 feet from the property line. We are hoping to put the fence 9 feet from the property line so the paddock can be a sufficient size. This will also give us the ability to have a gate on that side of the paddock/barn to reach the horses.

Please let us know if you have any questions

Thank you for your time ,  
Meghan Young  


RECEIVED  
DEC 18 2023  
BOARD OF HEALTH



The Commonwealth of Massachusetts  
Town of Lakeville

Board of Health  
(800) 946-347  
(800) 946-880  
(800) 946-3971

NEW STABLE PERMIT APPLICATION

TO THE LICENSING AUTHORITIES:

The undersigned hereby applies for a License in Accordance with the provisions of the Statutes relating thereto and in accordance with the rules and regulations made under authority of said statutes:

Meagan Young  
(Full name of applicant or business)

28 Cross Street  
(Stable Location, Street address, do not list P.O. Box)

Barn  
(Type of building, Barn, Shed or other)

Said building measures 51 by 22 feet and contains 5 stalls.

I am applying for a total of 6 equine, but currently have only 0 in

said TOWN OF LAKEVILLE in accordance with the rules and regulations made

under authority of said Statutes. I understand when any additional equine are brought onto my property, I will notify the Board of Health Office and pay the applicable fee.

Mailing Address (if different from Stable location)

Meagan Young  
Signature of Applicant

Manure Management (check one)

28 Cross Street  
Address

Hauled off site

Composted

Other (Please explain below)

Compost can haul off

any excess

For Boarding Stables Only

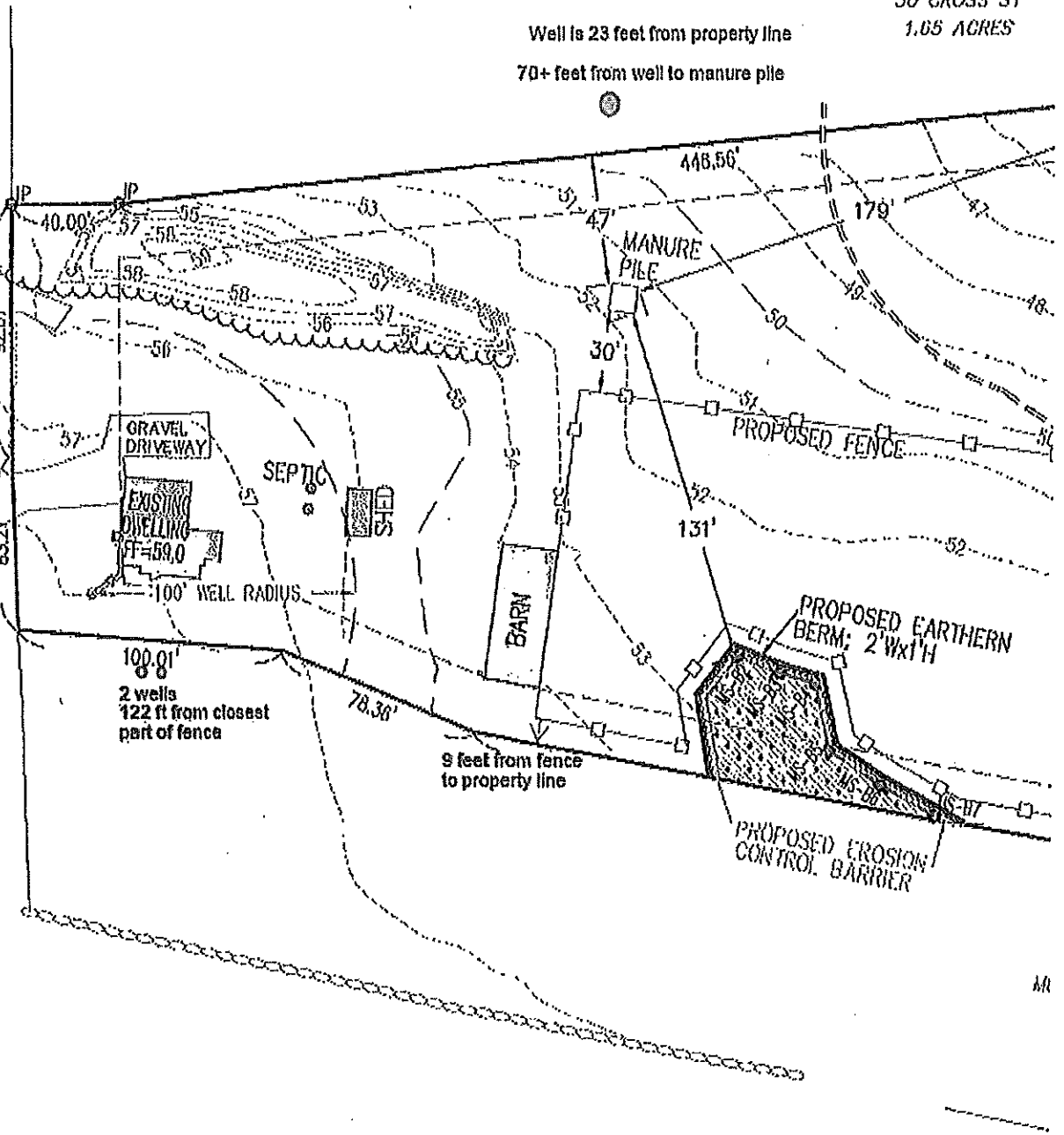
Social Security Number or Federal Identification Number

(For Board of Health Use Only)

MAP 22, LOT 3-30  
 N/F  
 RAKOSKI RICHARD H & MAR  
 DEED Bk. 38789 Pg. 1  
 30 CROSS ST  
 1.65 ACRES

Well is 23 feet from property line  
 70+ feet from well to manure pile

CROSS STREET  
 (PUBLIC - VARIABLE WIDTH)



## **Fran Lawrence, Part time Board of Health Clerk**

---

**From:** Edward Cullen  
**Sent:** Tuesday, December 12, 2023 8:06 AM  
**To:** Fran Lawrence, Part time Board of Health Clerk  
**Subject:** FW: Stable permit 28 Cross St  
**Attachments:** Edward J Medelros Abutter Letter.docx; BOH meeting- Abutter Letter.docx

Hi Fran

Can you please include the sketch and letter in the board members packets.

Thanks

Ed

---

**From:** Meghan Young <meghanyoung140@gmail.com>  
**Sent:** Monday, December 11, 2023 6:29 PM  
**To:** Edward Cullen <ecullen@lakevillema.org>  
**Subject:** Stable permit 28 Cross St

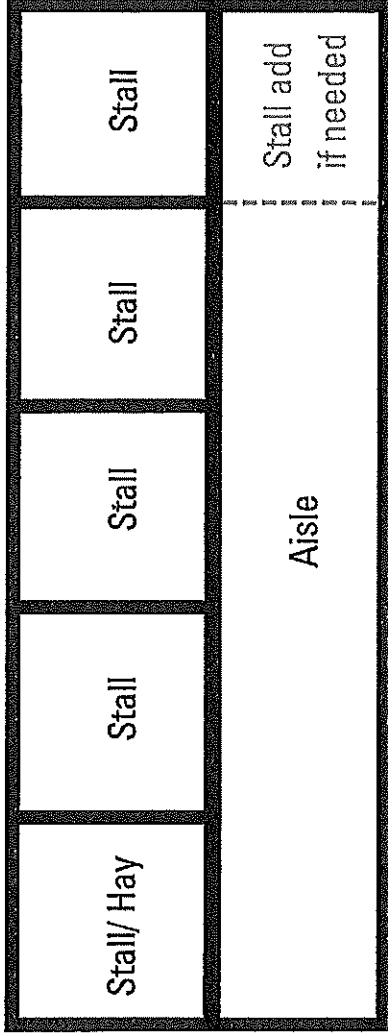
Good evening Ed,

I hope you had a nice weekend. Today I mailed the check and waiver request letter to the Board of Health. I also sent out the Abutter letters with certified mail. Please see letters attached. For the property we would be close to the fence with, I did a more descriptive letter. I have coordinated with the barn inspector to have them out prior to the 12/20 meeting. I have also attached a rough drawing of the barn layout. Please let me know if there is anything else needed or you have any questions.

Thank you,

Meghan Young

508-208-3722



Stalls approximately 10x12 feet

12/11/2023

Dear Edward J Medeiros,

Happy Holidays! We hope you and your family are doing well. This letter is to officially inform you as an Abutter that we (Meghan Young and Christopher Guarino) are applying for a Stable Permit at our home at 28 Cross St Lakeville, MA.

We will be putting in a fence to contain the horses. I would like to put the fence 9 feet away from the property line that 28 and 26 Cross St share on our side.

If you have any questions, please feel free to call at 508-208-3722. There will be a Board of Health meeting 12/20/2023 at 6 PM at the Lakeville Police Station.

Sincerely,

Meghan Young & Christopher Guarino

December 11<sup>th</sup>, 2024

Hello Neighbor,

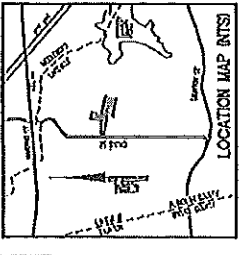
Happy Holidays! We hope you and your family are doing well. This letter is to officially inform you as an Abutter that we (Meghan Young and Christopher Guarino) are applying for a Stable Permit at our home at 28 Cross St Lakeville, MA.

If you have any questions, please feel free to call at 508-208-3722. There will be a Board of Health meeting 12/20/2023 at 6 PM at the Lakeville Police Station.

Sincerely,

Meghan Young & Christopher Guarino





DATE: \_\_\_\_\_

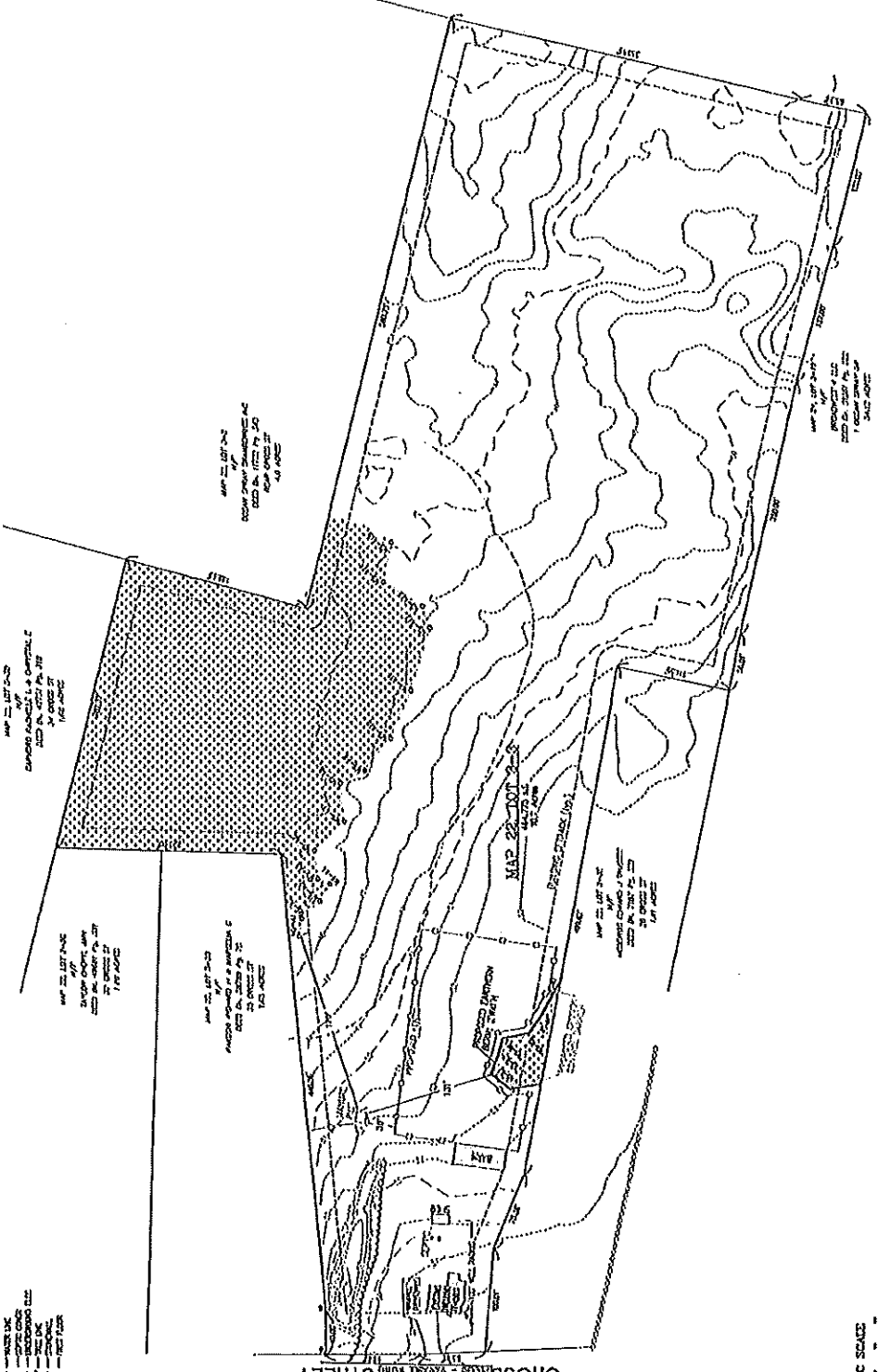
NO.	REVISIONS	DATE

**PASSAGE DATA:**  
 CROSSING: \_\_\_\_\_  
 WIDTH: \_\_\_\_\_  
 DEPTH: \_\_\_\_\_  
 CHANNEL: \_\_\_\_\_  
 CHANNEL TYPE: \_\_\_\_\_  
 CHANNEL VELOCITY: \_\_\_\_\_  
 CHANNEL VELOCITY (FEET PER SECOND): \_\_\_\_\_  
 CHANNEL VELOCITY (METERS PER SECOND): \_\_\_\_\_  
 CHANNEL VELOCITY (KILOMETERS PER HOUR): \_\_\_\_\_  
 CHANNEL VELOCITY (MILES PER HOUR): \_\_\_\_\_  
 CHANNEL VELOCITY (CENTIMETERS PER SECOND): \_\_\_\_\_  
 CHANNEL VELOCITY (INCHES PER SECOND): \_\_\_\_\_  
 CHANNEL VELOCITY (FEET PER MINUTE): \_\_\_\_\_  
 CHANNEL VELOCITY (METERS PER MINUTE): \_\_\_\_\_  
 CHANNEL VELOCITY (KILOMETERS PER HOUR): \_\_\_\_\_  
 CHANNEL VELOCITY (MILES PER HOUR): \_\_\_\_\_

**"SITE PLAN"**  
 SITE  
 ASSESSORS MAP 22 LOT 3-4  
 28 CROSS STREET  
 LAKEVILLE, MASSACHUSETTS

PREPARED FOR:  
 CHRIS GUARINO & MEGHAN YOUNG

**STA SALVA ENGINEERING ASSOCIATES, P.C.**  
 CIVIL ENGINEERS, LAND SURVEYORS  
 & ENVIRONMENTAL CONSULTANTS  
 1018 BEDFORD STREET  
 BRIDGEVILLE, PA 15006  
 PHONE: (412) 462-1100  
 WWW.STASALVA.COM



- PLAN REFERENCES:**
- 1 - ASSESSORS MAP 22 LOT 3-4
  - 2 - ASSESSORS MAP 22 LOT 3-4
  - 3 - ASSESSORS MAP 22 LOT 3-4
  - 4 - ASSESSORS MAP 22 LOT 3-4
  - 5 - ASSESSORS MAP 22 LOT 3-4
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  - 18 - ASSESSORS MAP 22 LOT 3-4
  - 19 - ASSESSORS MAP 22 LOT 3-4
  - 20 - ASSESSORS MAP 22 LOT 3-4

- LEGEND:**
- 1 - LOT BOUNDARY
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  - 20 - LOT BOUNDARY



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 28 CROSS ST  
 City, State, ZIP+4®  
 Lakeville MA 02349

PS Form 3800, April 2016 PSN 7530-02-000-9047 See reverse for instructions

**LAKEVILLE MA 02347**  
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 Ocean Spray, Inc.  
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 Street and Apt. No., or PO Box No.  
 MEDVED, Edward J  
 PO BOX 306  
 City, State, ZIP+4®  
 Middleboro MA 02340

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 399 PARK AVE  
 City, State, ZIP+4®  
 New York, NY 10172

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 Tracy Anderson  
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 Lakeville MA 02349

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Total Postage and Fees \$5.01

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 Taylor Cheryl Ann  
 29 Cross St  
 City, State, ZIP+4®  
 Lakeville MA 02347

Postmark  
 LAKEVILLE  
 12/11/2023

12347 0347 17

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Total Postage and Fees \$5.01

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 Welch Nicholas A Trustee  
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 City, State, ZIP+4®  
 Lakeville MA 02347

Postmark  
 LAKEVILLE  
 DEC 20 2023

12347 0347 17

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3 Main Street Lakeville, MA 02347  
(508) 947-4208 - [www.zcellc.com](http://www.zcellc.com)

- Civil Engineering
- Septic Design (Title 5)
- Septic Inspections (Title 5)
- Commercial and Industrial Site Plans
- Chapter 91 Permitting

December 19, 2023

Town of Lakeville Board of Health  
346 Bedford Street  
Lakeville, MA 02347

RE: Lakeville Board of Health Local Variance Request  
13 Main Street Lakeville, MA 02347

Dear Board Members:

On behalf of our client, Blue Fin Realty, Zenith Consulting Engineers, LLC, respectfully requests a variance from the following provision of the Lakeville Board of Health Regulations Pertaining to Subsurface Disposal Systems and Water:

**BOARD OF HEALTH VARIANCE REQUESTED:**

1. A variance is being requested to allow a septic system on a property that has a design flow greater than 440 gallons per day per acre to be installed without the use of an advanced I/A treatment system (approved for denitrification by the DEP).

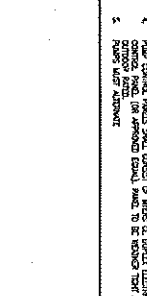
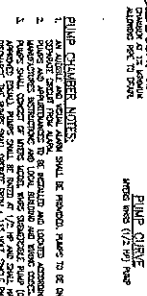
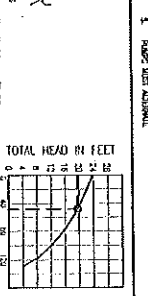
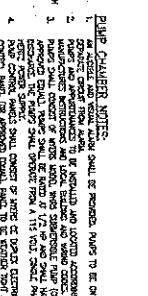
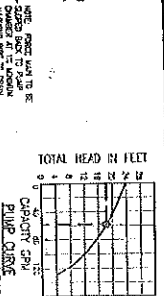
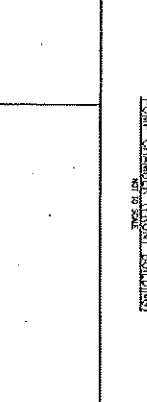
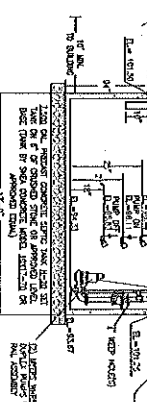
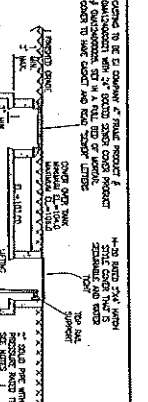
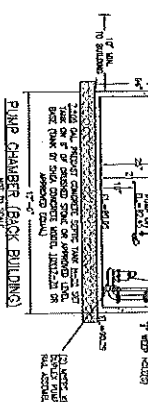
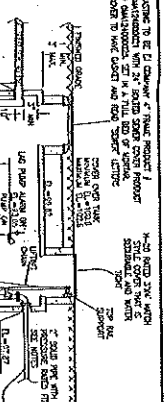
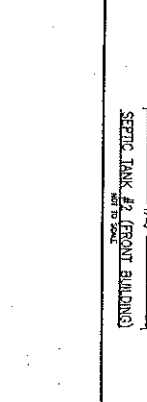
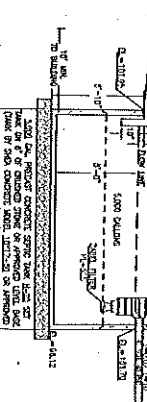
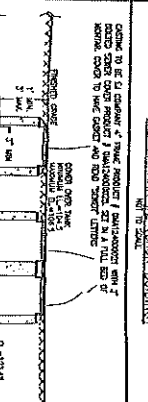
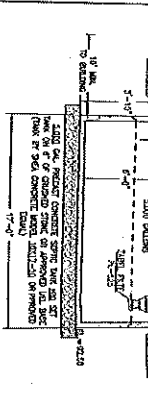
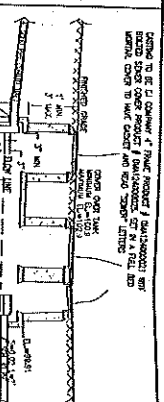
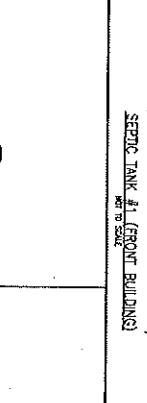
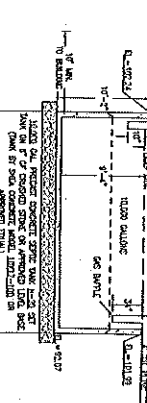
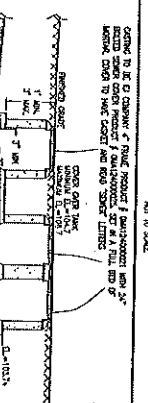
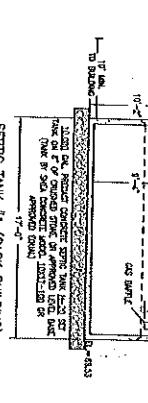
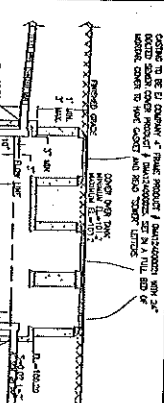
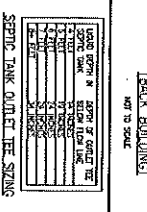
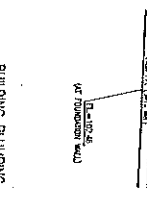
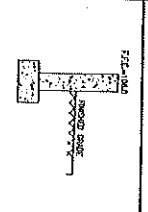
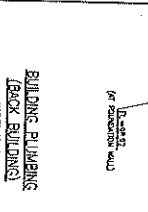
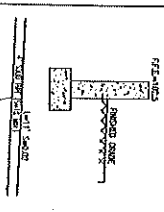
Should you have any questions regarding this request, please do not hesitate to contact the office at 508-947-4208 or email [nyles@zcellc.com](mailto:nyles@zcellc.com).

Sincerely,  
Zenith Consulting Engineers, LLC

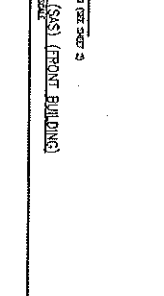
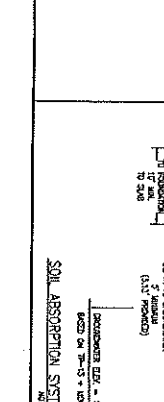
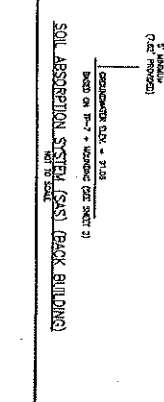
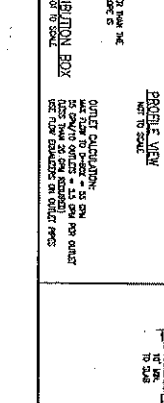
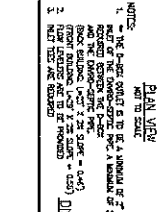
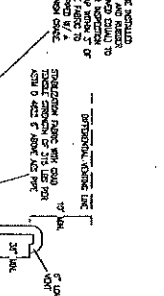
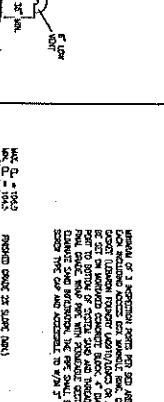
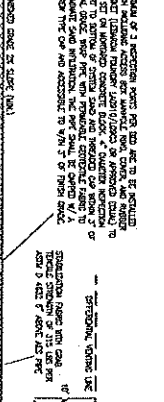
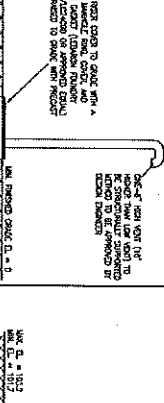
Nyles Zager, PE  
Manager/Senior Engineer







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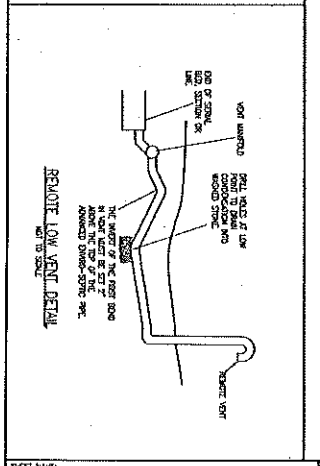
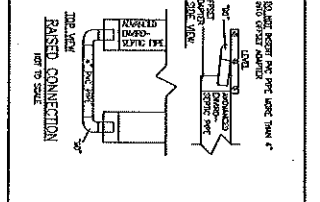
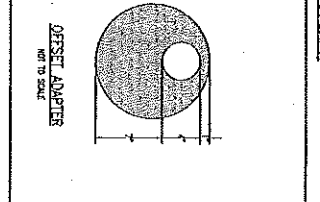
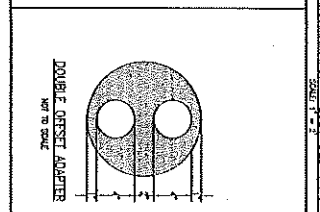
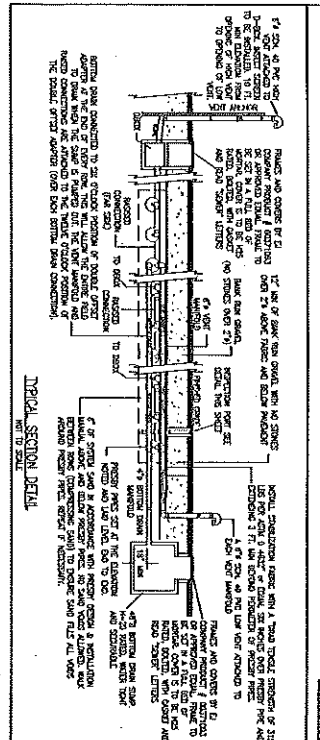
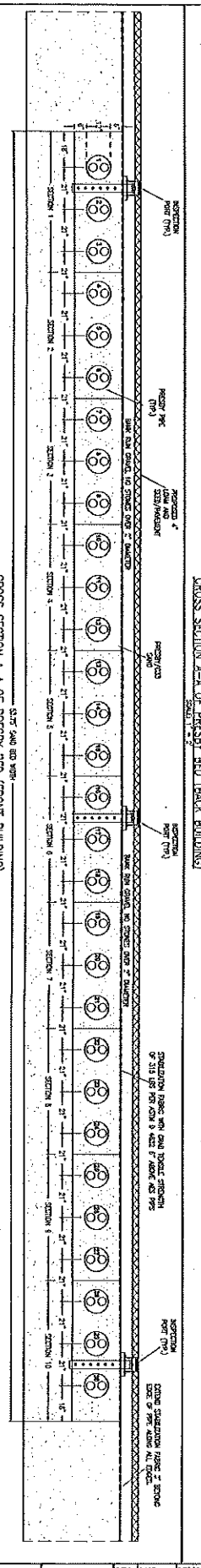
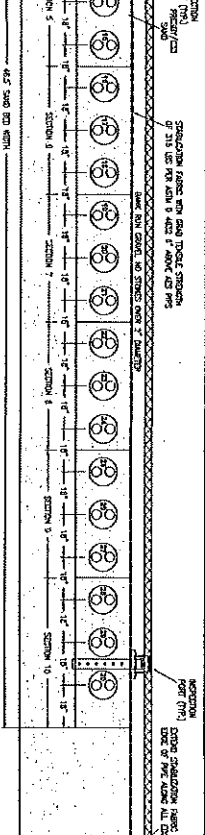
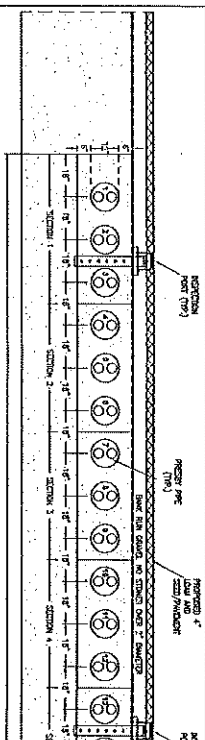
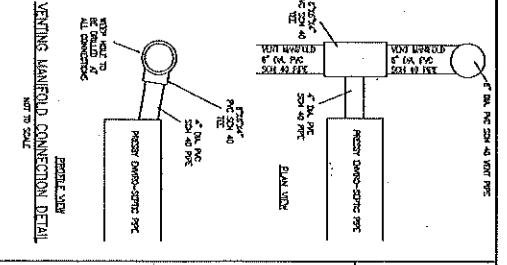
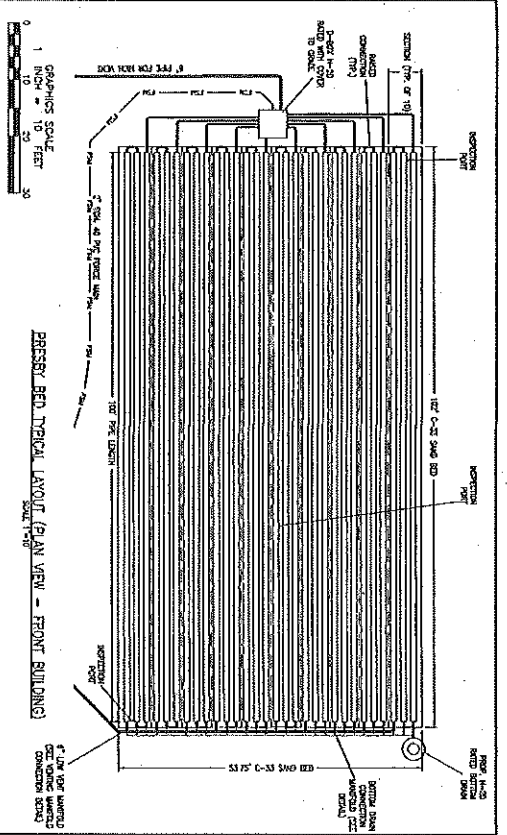
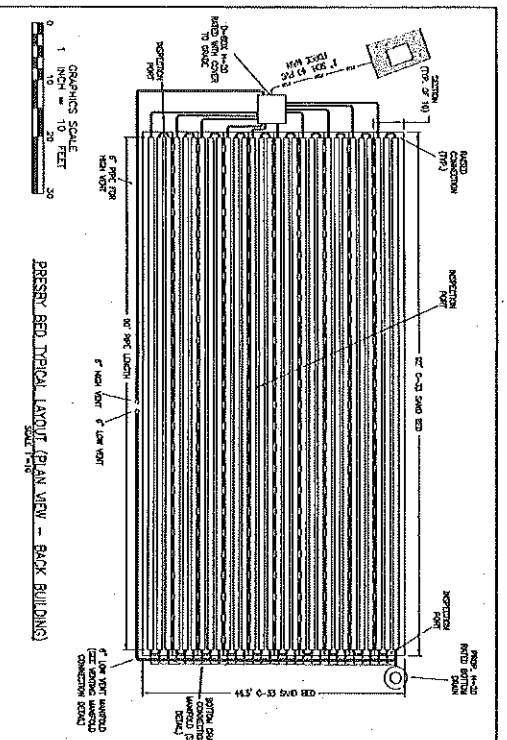
**SUBSURFACE SEWAGE DISPOSAL SYSTEM**  
**NEW CONSTRUCTION**  
**13 MAIN STREET**  
**LAKEVILLE, MASSACHUSETTS**

**BLUE FIN REALTY**  
**550 CENTER STREET, SUITE D**  
**MIDDLEBOROUGH, MASSACHUSETTS**

DATE: 12-5-23  
 PROJECT NUMBER: 054-12-01  
 DRAWING SCALE: N.T.S.  
 SHEET: 3 OF 4

**ZCE**  
**ZENITH CONSULTING ENGINEERS, LLC**  
**3 MAIN STREET LAKEVILLE, MA 02347**  
**PHONE: (508) 947-4200**

P.C. STAFF



PROJECT NAME	SUBSURFACE SEWAGE DISPOSAL SYSTEM NEW CONSTRUCTION
PROJECT SITE	43 MAIN STREET LAKEVILLE, MASSACHUSETTS
DATE PLOTTED	BLUE FIN REALTY 555 CENTER STREET, SUITE D MIDDLEBOROUGH, MASSACHUSETTS
DATE	
DRAWN BY	
CHECKED BY	
DATE	
SCALE	
BY	
DATE	
REV.	
DATE	
DESCRIPTION	
BY	
DATE	

**ZCE**  
ZENITH CONSULTING ENGINEERS, LLC  
3 MAIN STREET LAKEVILLE, MA 02347  
PHONE: (508) 947-4208







**SITE INFORMATION:**

1. THE SITE IS SHOWN ON THE TOWN OF LAKEVILLE ASSESSORS MAP AS MAP 30 BLOCK 1 LOT 3E.
2. PROPERTY LINE INFORMATION WAS TAKEN FROM
  - 2.1. FOR TITLE REFERENCE TO THE SUBJECT PROPERTY REFER TO BOOK 49374, PAGE 150 IN THE PLYMOUTH COUNTY REGISTRY OF DEEDS.
  - 2.2. THIS PLAN IS NOT THE RESULT OF A BOUNDARY LINE SURVEY. PROPERTY LINES ARE TO BE CONSIDERED APPROXIMATE.
3. TOPOGRAPHY INFORMATION TAKEN FROM A FIELD SURVEY BY ZENITH CONSULTING ENGINEERS, LLC. IN OCTOBER 2023.
4. THE SUBJECT PROPERTY IS LOCATED IN ZONE X, AS SCALED FROM THE FLOOD INSURANCE RATE MAP (F.I.R.M.) OF PLYMOUTH COUNTY, MAP NUMBER 25023C0429K, EFFECTIVE DATE JULY 16, 2015.
5. THE SUBJECT PROPERTY IS NOT LOCATED IN A ZONE II OR IWPA (WELL HEAD PROTECTION AREA).
6. THE SYSTEM IS LOCATED WITHIN A ZONE A OR A SURFACE WATER SUPPLY PROTECTION AREA.
7. THE PROPERTY IS NOT LOCATED IN A PRIORITY HABITAT OR ESTIMATED HABITAT AS SHOWN ON THE MASSACHUSETTS NATURAL HERITAGE ATLAS 15TH EDITION EFFECTIVE DATE AUGUST 1, 2021.
8. A PORTION OF THE WETLANDS SHOWN WERE DELINEATED BY COREY BRACKEN OF SABATIA, INC. ALL WETLAND RESOURCE AREAS SHOWN WERE FIELD LOCATED BY ZENITH CONSULTING ENGINEERS, LLC IN OCTOBER 2023.

**LOCAL UPGRADE APPROVALS REQUESTED:**

1. REDUCTION OF THE REQUIRED SETBACK BETWEEN THE PROPOSED SAS AND A SURFACE WATER SUPPLY FROM 400' TO 360' PER 310 CMR(1)(g).
2. REDUCTION OF THE REQUIRED SETBACK BETWEEN THE EXISTING/PROPOSED SEPTIC TANKS & PUMP CHAMBER AND A SURFACE WATER SUPPLY FROM 400' TO 233' PER 310 CMR(1)(g).
3. INCREASE IN THE MAXIMUM ALLOWABLE DEPTH OF PROPOSED PUMP CHAMBER SYSTEM COMPONENTS REQUIRED BY 310 CMR 15.221(7), FROM 36 INCHES TO 54 INCHES BELOW FINISH GRADE PER 15.405(1)(b).

8 VIRGINIA

9589 0730 5270 0225 0420 6856 ST SSTO 5925 0155 15

**U.S. Postal Service<sup>TM</sup>**  
**CERTIFIED MAIL<sup>®</sup> RECEIPT**  
*Domestic Mail Only*

For additional information, visit our website at [www.usps.com](http://www.usps.com)

Origin of Mail From

Extra Services & Fees (Add, edit, or delete as appropriate)

Return Receipt (hard copy)

Return Receipt (electronic)

Certified Mail Restricted Delivery

Adult Signature Required

Adult Signature Restricted Delivery

Postage \$

Total Post \$

Sent To

Street and

City, State

MIDDLEBORO MA 02346

NOV 2 2023

USPS

Taunton-Water Dept.  
 91 Precinct St.  
 Lakeville, MA 02347

PS Form 3800, July 2019 PSN 7530-02-000-9017 866-767-6898 for instructions

8 VIRGINIA

**SENDER: COMPLETE THIS SECTION**

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

Taunton Water Dept.  
91 Precinct St.  
Lakeville, MA 02347



9590 9402 8121 2349 6159 41

2. Article Number (transfer from service label)

1589 0710 5270 1265 0155 15

PS Form 3811, July 2020 PSN 7530-02-000-8063

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

X *Jexli Raposa*

- Agent
- Addressee

B. Received by (Printed Name)

*Jexli Raposa*

C. Date of Delivery

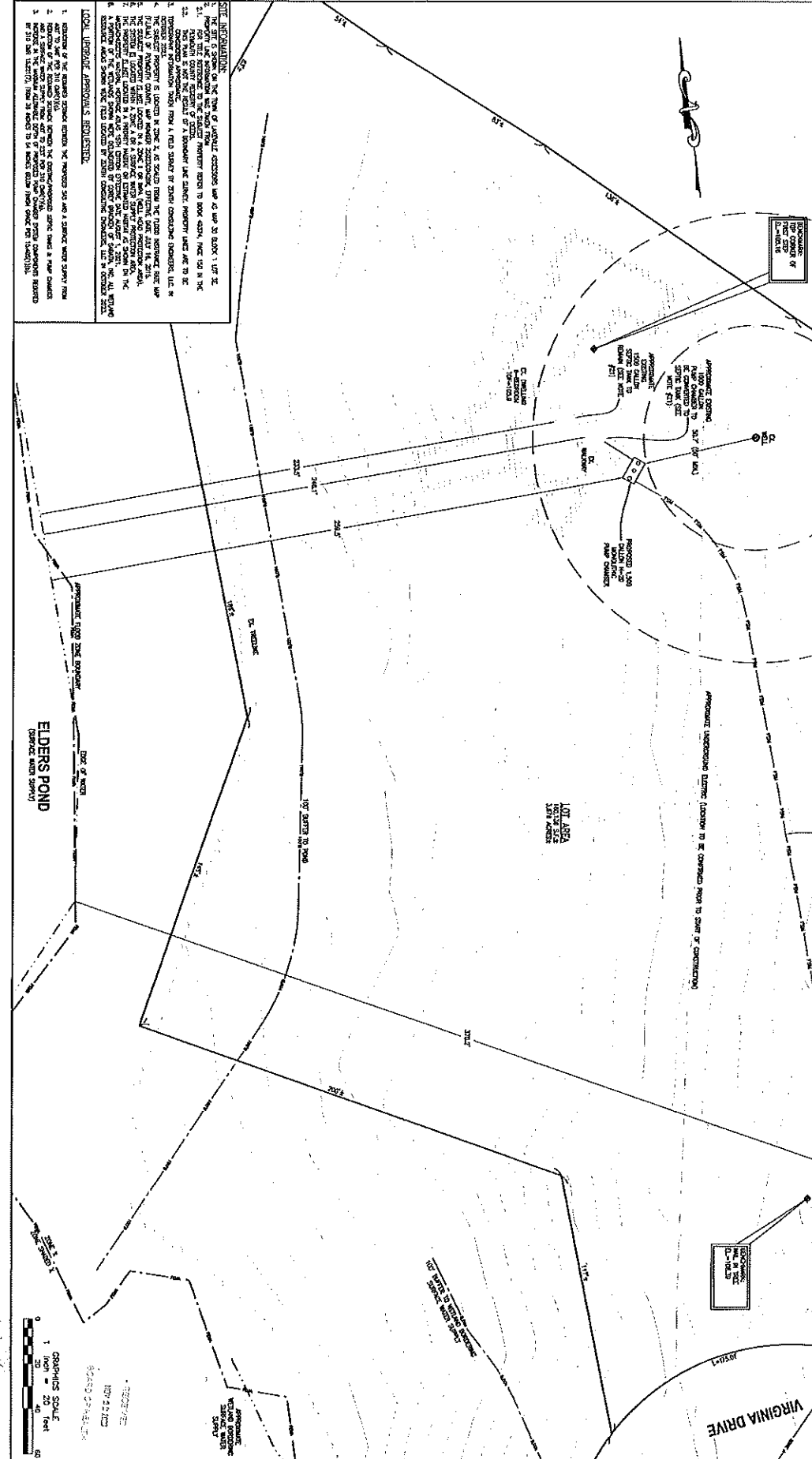
D. Is delivery address different from item 1?  Yes  
If YES, enter delivery address below:  No

3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Insured Mail
- Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

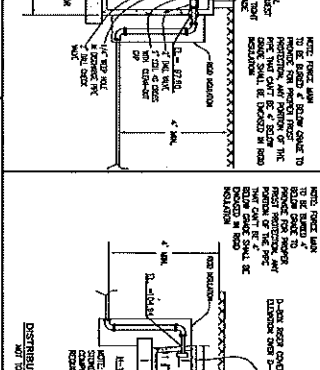
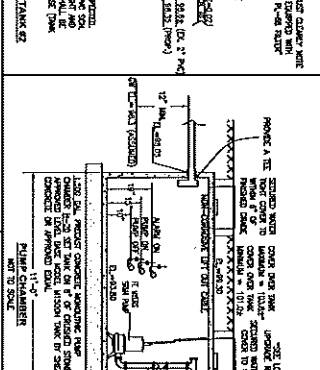
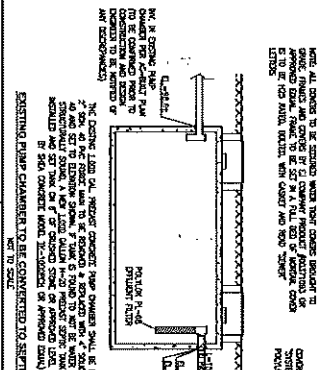
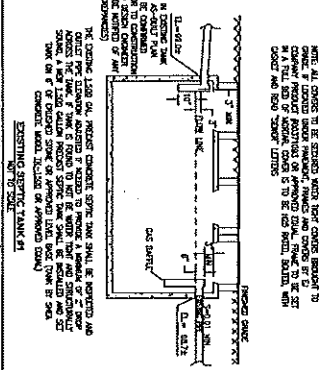
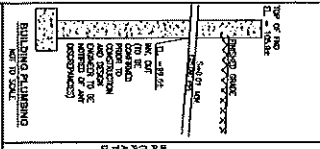
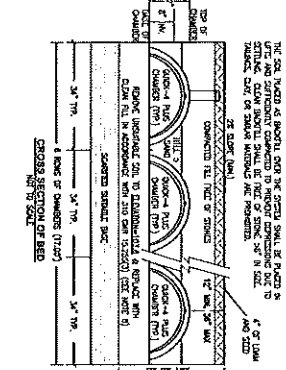
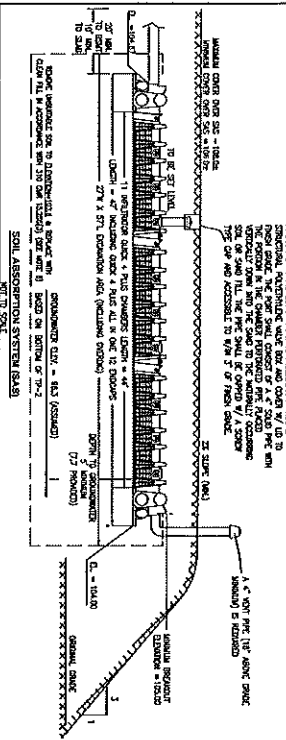
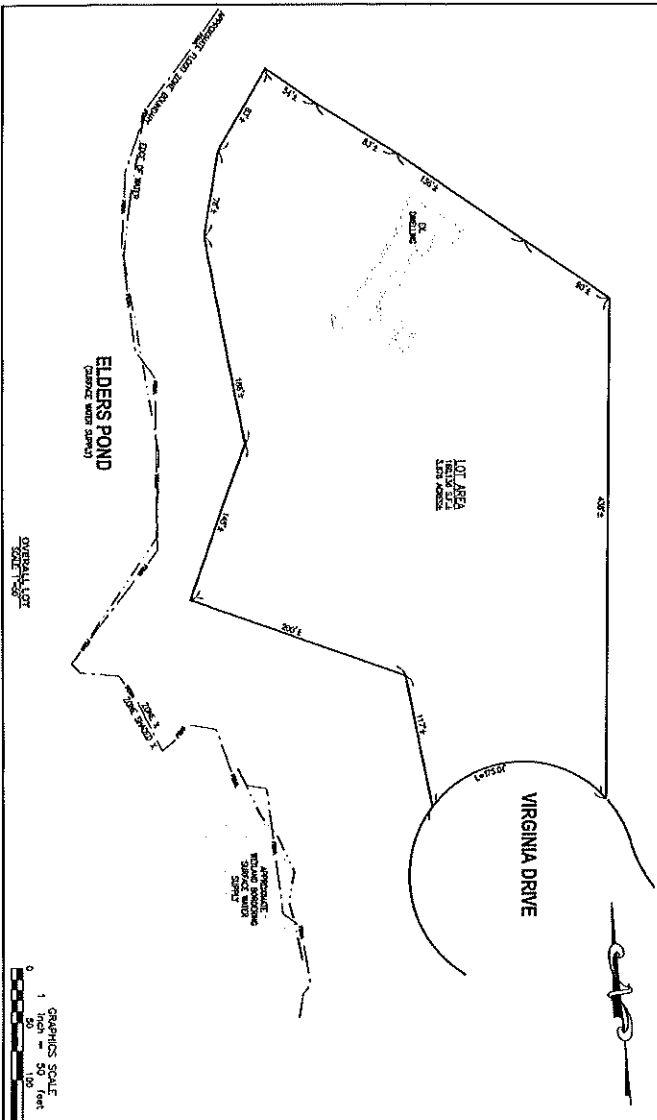
8 Virginia Dr. Lakeville

LEGEND	
[Symbol]	EXISTING CONDITIONS
[Symbol]	PROPOSED SEWAGE DISPOSAL SYSTEM
[Symbol]	PROPOSED 2" DIA. 4' DEEP
[Symbol]	PROPOSED 4" DIA. 4' DEEP
[Symbol]	PROPOSED 6" DIA. 4' DEEP
[Symbol]	PROPOSED 8" DIA. 4' DEEP
[Symbol]	PROPOSED 10" DIA. 4' DEEP
[Symbol]	PROPOSED 12" DIA. 4' DEEP
[Symbol]	PROPOSED 14" DIA. 4' DEEP
[Symbol]	PROPOSED 16" DIA. 4' DEEP
[Symbol]	PROPOSED 18" DIA. 4' DEEP
[Symbol]	PROPOSED 20" DIA. 4' DEEP
[Symbol]	PROPOSED 22" DIA. 4' DEEP
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[Symbol]	PROPOSED 92" DIA. 4' DEEP
[Symbol]	PROPOSED 94" DIA. 4' DEEP
[Symbol]	PROPOSED 96" DIA. 4' DEEP
[Symbol]	PROPOSED 98" DIA. 4' DEEP
[Symbol]	PROPOSED 100" DIA. 4' DEEP



<b>SUBSURFACE SEWAGE DISPOSAL SYSTEM UPGRADE</b> PROJECT BY: <b>8 VIRGINIA DRIVE LAKEVILLE, MASSACHUSETTS</b> DESIGN BY: <b>BEPTIC PRESERVATION SERVICES 102 WEST MAIN STREET NORTON, MA 02766</b>	DRAWN BY: <b>WOC</b> CHECKED BY: <b>WOC</b> DESIGNED BY: <b>AJ</b> APPROVED BY: <b>AJ</b>	DATE: <b>10-25-21</b> PROJECT NUMBER: <b>1023-12-01</b> DRAWING SCALE: <b>1"=20'</b> SHEET ID: <b>SHEET 1 OF 2</b>	<b>ZCE</b> <b>ZENITH CONSULTING ENGINEERS, LLC</b> 3 MAIN STREET LAKEVILLE, MA 02347 PHONE: (508) 947-4208	
	SHEET NO. <b>105A</b>		SCALE: <b>1"=20'</b>	
	PROJECT NO. <b>1023-12-01</b>		DATE: <b>10-25-21</b>	
	DRAWING TITLE: <b>SUBSURFACE SEWAGE DISPOSAL SYSTEM UPGRADE</b>		SHEET NO. <b>105A</b>	

1. EXISTENCE OF ALL UTILITIES SHOWN ON THIS PLAN IS BASED ON THE RECORD DRAWINGS AND FIELD SURVEY. THE LOCATION AND DEPTH OF UTILITIES NOT SHOWN ON THIS PLAN IS NOT GUARANTEED. THE CLIENT IS RESPONSIBLE FOR VERIFYING THE LOCATION AND DEPTH OF ALL UTILITIES PRIOR TO CONSTRUCTION.



**GENERAL NOTES:**

1. THE DESIGNER HAS ASSUMED THAT THE SEWER SYSTEM SHALL BE INSTALLED IN ACCORDANCE WITH THE MASSACHUSETTS DEPARTMENT OF ENVIRONMENTAL AFFAIRS (DEA) REGULATIONS, 816 CMR 1.00, AND THE FEDERAL DEPARTMENT OF HEALTH AND HUMAN SERVICES (HHS) REGULATIONS, 40 CFR 135.103.
2. THE DESIGNER HAS ASSUMED THAT THE SEWER SYSTEM SHALL BE INSTALLED IN ACCORDANCE WITH THE MASSACHUSETTS DEPARTMENT OF ENVIRONMENTAL AFFAIRS (DEA) REGULATIONS, 816 CMR 1.00, AND THE FEDERAL DEPARTMENT OF HEALTH AND HUMAN SERVICES (HHS) REGULATIONS, 40 CFR 135.103.
3. THE DESIGNER HAS ASSUMED THAT THE SEWER SYSTEM SHALL BE INSTALLED IN ACCORDANCE WITH THE MASSACHUSETTS DEPARTMENT OF ENVIRONMENTAL AFFAIRS (DEA) REGULATIONS, 816 CMR 1.00, AND THE FEDERAL DEPARTMENT OF HEALTH AND HUMAN SERVICES (HHS) REGULATIONS, 40 CFR 135.103.
4. THE DESIGNER HAS ASSUMED THAT THE SEWER SYSTEM SHALL BE INSTALLED IN ACCORDANCE WITH THE MASSACHUSETTS DEPARTMENT OF ENVIRONMENTAL AFFAIRS (DEA) REGULATIONS, 816 CMR 1.00, AND THE FEDERAL DEPARTMENT OF HEALTH AND HUMAN SERVICES (HHS) REGULATIONS, 40 CFR 135.103.
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9. THE DESIGNER HAS ASSUMED THAT THE SEWER SYSTEM SHALL BE INSTALLED IN ACCORDANCE WITH THE MASSACHUSETTS DEPARTMENT OF ENVIRONMENTAL AFFAIRS (DEA) REGULATIONS, 816 CMR 1.00, AND THE FEDERAL DEPARTMENT OF HEALTH AND HUMAN SERVICES (HHS) REGULATIONS, 40 CFR 135.103.
10. THE DESIGNER HAS ASSUMED THAT THE SEWER SYSTEM SHALL BE INSTALLED IN ACCORDANCE WITH THE MASSACHUSETTS DEPARTMENT OF ENVIRONMENTAL AFFAIRS (DEA) REGULATIONS, 816 CMR 1.00, AND THE FEDERAL DEPARTMENT OF HEALTH AND HUMAN SERVICES (HHS) REGULATIONS, 40 CFR 135.103.

**SEWER CALCULATIONS:**

1. FLOW: 1.50 GPM PER PERSON (GPP) x 4 PERSONS = 6.0 GPM

2. FLOW: 1.50 GPM PER PERSON (GPP) x 4 PERSONS = 6.0 GPM

3. FLOW: 1.50 GPM PER PERSON (GPP) x 4 PERSONS = 6.0 GPM

4. FLOW: 1.50 GPM PER PERSON (GPP) x 4 PERSONS = 6.0 GPM

5. FLOW: 1.50 GPM PER PERSON (GPP) x 4 PERSONS = 6.0 GPM

6. FLOW: 1.50 GPM PER PERSON (GPP) x 4 PERSONS = 6.0 GPM

7. FLOW: 1.50 GPM PER PERSON (GPP) x 4 PERSONS = 6.0 GPM

8. FLOW: 1.50 GPM PER PERSON (GPP) x 4 PERSONS = 6.0 GPM

9. FLOW: 1.50 GPM PER PERSON (GPP) x 4 PERSONS = 6.0 GPM

10. FLOW: 1.50 GPM PER PERSON (GPP) x 4 PERSONS = 6.0 GPM

REV.	DATE	DESCRIPTION	BY	APP.
1	10-25-23	ISSUED FOR PERMIT	JAC	
2	11-15-23	REVISED PER PERMIT COMMENTS	JAC	

PROJECT NO: 2023-12-14  
 PROJECT NAME: 8 VIRGINIA DRIVE, LAKEVILLE, MASSACHUSETTS  
 CLIENT: SEPTIC PRESERVATION SERVICES, 102 WEST MAIN STREET, NORTON, MA 02766

**ZCE**  
 ZENITH CONSULTING ENGINEERS, LLC  
 3 MAIN STREET LAKEVILLE, MA 02347  
 PHONE: (508) 847-4208

PROJECT NO: 2023-12-14  
 SHEET NO: 2 OF 2

P.E. STAMP: [Stamp]



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December 8, 2023

DEC 9 2023

LAKEVILLE

**RE: Septic Repair  
8 Oak Street  
Lakeville, MA 02347**

To whom it may concern,

Per the Massachusetts State Environmental Code, Title 5, 310 CMR 15.000 we are notifying you of a submittal to the Board of Health for the repair of the existing septic system at 8 Oak Street in Lakeville, Massachusetts, requesting a local upgrade approval for the following:

1. A reduction in the setback distance of a septic tank, holding tank, pump chamber, treatment unit and/or grease trap to a property line from the required 10 feet to 6 feet per 310 CMR 15.405(1)(a).
2. A reduction in the setback distance of a septic tank, holding tank, pump chamber, treatment unit and/or grease trap to a wetland bordering surface water supply or tributary thereto from the required 100 feet to 33 feet per 310 CMR 15.405(1)(g).
3. To allow the use of a sieve analysis per 310 CMR 15.405(1)(i).
4. A reduction in the required 12-inch separation between the inlet and outlet tees and high groundwater.

If you should have any questions, please feel free to contact me or the Lakeville Board of Health.

Very truly yours,

FARLAND CORP., INC.

Stevie Carvalho, E.I.T.  
Senior Project Manager



9589 0710 5270 1619 0506 29

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8 oak st



Town of Lakeville  
Board of Health  
September 20, 2023 6:00pm

Members present: Chairman Spratt, Member Maxim, Member Poillucci, and Health Agent Ed Cullen. Chairman Spratt called the meeting to order at 6:00pm. LakeCam was present to record.

8 Keith Avenue - Meet with Outback Engineering to discuss requested Local Upgrades. Jeff Youngquist from Outback was present for discussion. Mr. Youngquist said this was a septic upgrade and they were asking for a reduction in separation to high groundwater down to 4.1'. There was a brief discussion.

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

Voted: to approve the one local upgrade for 8 Keith Avenue.

Unanimous approval.

20 Second Avenue - Meet with Zenith Consulting Engineers to discuss requested variances. Jamie Bissonnette from Zenith was present for discussion. This is a proposed tight tank with three variances. They are asking for a reduction to the distance to the pond, a reduction to the public water supply well, and a reduction in the invert elevation to high ground water. Chairman Spratt said it appears they would have room to put in a system in the future, if they decide to. Member Maxim asked if they were going to demo the house. Mr. Bissonnette said they had been to the Zoning Board and got a special permit to take down the existing house. They are going to build a new dwelling, with the same number of bedrooms. They are also taking down part of the garage, so they will meet the setback on that. Member Maxim said there was a local regulation for deck footings or sonotubes. He thought it looked tight. The deck scale is 8' and there's only 12' to the tank, so you only have 4. The regulation is 5. Agent Cullen said that it's 4 to the edge, but a lot of times they do put the columns 1' in. It's possible to do. They will make a notation on the plan. Member Maxim said another thing was the groundwater to the top of tank, would the risers be poured in. Mr. Bissonnette said they would be, it was in the specs.

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

Voted to approve the three variances for 20 Second Ave.

Unanimous approval.

16 Violet Street - Meet with SFG Associates, Inc to discuss requested Local Upgrades. Steve Gilbert from SFG was present for discussion. Mr. Gilbert said they were looking to repair a septic system on a 5,000sf lot. They are asking for local upgrades to property line setbacks. There are no wells to deal with, just property lines. He explained the lot was only 50x100, so there was limited room. They are requesting to be 5' from the septic tank to the abutting property line, and 5' from the leaching field to the abutting property line. The abutting property is vacant land. The property currently has a cesspool that is less than 5' to the abutting property right now. They are also asking for an upgrade to keep the septic tank 5' from the dwelling and the leaching area 14' from the dwelling. The last requested upgrade is for 1 deep hole instead of the required 2. Member Maxim said there is no room for error on this one. It doesn't meet nitrogen loading, with a 5,000sf lot and two-bedrooms.

Upon a motion made by Member Poillucci, seconded by Member Maxim, it was:  
Voted: to approve the 5 variances for 16 Violet Street, AA, BB, and K.  
Unanimous approval.

7 Hollis Ave - Discuss removal of "seasonal" deed restriction. Attorney Nicholas Combs and Chris Chapin were present for discussion. Mr. Combs said this was approximately a 200' water line extension in Clark Shores. They are requesting the seasonal deed restriction be lifted to allow for full year-round use. The water has been turned on with no issues, and an as-built done by Zenith. Mr. Combs had copies of the construction report for the Board. Agent Cullen said the as-built had been submitted and they did get confirmation from Clark Shores Water that the property was connected. Member Maxim asked if the old well had been decommissioned. Agent Cullen said they did.

Upon a motion made by Member Maxim, seconded by Member Poillucci, it was:  
Voted: to approve the removal of the seasonal deed restriction at 7 Hollis Ave.  
Unanimous approval.

Lawrence Waste Services - new commercial trash hauler. Agent Cullen explained that Waste Management Services had subbed out to Lawrence Waste Services due to some staffing issues. All the appropriate paperwork had been submitted.

Upon a motion made by Member Poillucci, seconded by Member Maxim, it was:  
Voted: to approve Lawrence Waste Services to be a commercial trash hauler in the town of Lakeville.  
Unanimous approval.

E's Ice Cream and More - temporary one-day event at Angers Conway Farm Festival, 33 Southworth Street on September 23, 2023 (pending inspection). Agent Cullen said he did have a scheduled inspection. We usually don't inspect ice cream trucks, but this one is serving hot dogs. Member Maxim asked if there were any other vendors that didn't get paperwork in on time. Agent Cullen said there were a couple of fall festivals coming up and people are calling at the last minute. There is also the Arts Festival on the 30<sup>th</sup> where people want to do a one-day event but there won't be another Board meeting in time. He asked the Board if he could approve some of these one-day permits since they're coming in too late. The Board members agreed that if it could be coordinated and inspected in time, Agent Cullen could approve the permits.

Upon a motion made by Member Poillucci, seconded by Member Maxim, it was:  
Voted: to allow Agent Cullen to approve food establishment permits for one-day events as long as they've given him enough time to do an inspection, and make sure they have all their current licenses and insurance.  
Unanimous approval.

Upon a motion made by Member Poillucci, seconded by Member Maxim, it was:  
Voted: to approve E's Ice Cream for a one-day event at Conway Farms on September 23, 2023, pending inspection.  
Unanimous approval.

Review and approve meeting minutes July 19, 2023 -

Chairman Spratt stepped down to make a motion, seconded by Member Maxim, it was:

Voted: to approve the meeting minutes for July 19, 2023 as typed.

Two in favor, 1 abstain (Poillucci).

Continued discussion from September 6, 2023 regarding changes to the Lakeville Board of Health

Regulations pertaining to subsurface disposal systems and water - Agent Cullen said in regulation 20 in the septic regulations, if there were 3 abutting wells, you had to do denitrification. He changed it to say if it didn't meet the 440 gallons per day, and there was one well, then you would have to do denitrification. He did leave the wording that all the information you are supposed to provide if you don't want to adhere to this regulation, can be submitted to the board and a waiver granted. The regulation will also state that submitted plans without sufficient information, will most likely not be granted, but each situation is under the discretion of the Board of Health. There was a brief discussion about new denitrification systems. Jamle Bissonnette from Zenith said there were still three main systems for pre-treatment: Fast, Singulair, and Orenco. He thought with what was happening on the Cape, there would be more technology coming. He said there were two things that gave him a little bit of pause. First, because of the Cape situation, the cost is going to go up due to demand. Second, he asked if the town was going to get involved in a tracking program for operation and maintenance. Agent Cullen said they were looking into it, but there was no definite answer. Mr. Bissonnette said with the Fast systems, the blowers can be unplugged. If there is an O&M, you're getting the purpose that you want and you're not burdening the Board of Health with chasing people. There was some continued discussion.

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

Voted: to send the changes to Kopelman & Palge with the only change being abutter's well, and continue to the next meeting after we receive the draft back from them.

Unanimous approval.

Board of Health Agent pending items - Agent Cullen said there will be a flu clinic at the Council on Aging on September 29<sup>th</sup> from 10am-1pm. Residents can sign up at the Council on Aging and there is also a link on the Board of Health website. There have been 12 mosquito samples that have tested positive for EEE. There are still no human cases here, there are some in Southern Worcester County. For West Nile, there have been 138 mosquitos test positive, but only 3 humans. A West Nile positive mosquito was detected in Freetown yesterday. The government announced that on September 25<sup>th</sup> you will be able to get 4 free Covid tests. Residents can order them online and they will be shipped to their home. Test kits can be ordered at [covid.gov/tests](https://www.covid.gov/tests). The link is on the Board of Health's website. There are also new Covid vaccines available now.

*Member Poillucci recused himself from the remainder of the meeting.*

The Back Nine Club - 17 Heritage Hill - change of ownership for an existing Food Establishment and Milk and Cream License. Agent Cullen said that usually with a change of ownership, it's easier since it's the same staff with all the certifications. There was an inspection done in May and no issues were found. This is basically getting the new owner's paperwork in order. Once the Board gives the approval, the license would go automatically to the new owner after the sale.

Chairman Spratt stepped down to make a motion, seconded by Member Maxim, it was:

Voted: to approve the food establishment and milk and cream licenses for the change of ownership at the Back Nine Club at 17 Heritage Hill Drive, Lakeville.

Unanimous approval.

A resident asked if there was any update on the failed septic systems that were past the 2-year limit. Agent Cullen said new letters were sent out with the wording that if the system wasn't upgraded, they were at risk of the home being condemned. He said there were two properties that were considered a health risk. Letters were sent out via certified mail. One of the properties is seasonal, but they probably did use it this summer. There is a porta potty on site, so they know it's failed.

Adjournment - (6:50pm)

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

Voted: to adjourn.

Unanimous approval.

Town of Lakeville  
Board of Health  
October 18, 2023 5:45pm

Members present: Chairman Spratt, Member Maxim, Member Poillucci, and Health Agent Ed Cullen. Chairman Spratt called the meeting to order at 5:45pm. LakeCam was present to record.

Discuss proposed regulation changes - Chairman Spratt said that Greg Corbo from KP Law had reviewed the changes. There were some additional minor changes and they are having a quick meeting to finalize the regulations. All members approved of the changes.

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

Voted: to go forward with the public hearing and approve the current draft of the new regulations done by Greg Corbo.

Unanimous approval.

Adjournment - (5:48pm)

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

Voted: to adjourn.

Unanimous approval.

6:00pm - Public Hearing for proposed changes to Lakeville Board of Health Regulation Pertaining to Subsurface Disposal Systems and Water - Chairman Spratt read the legal notice into the record.

Chairman Spratt stepped down to make a motion to open the hearing, seconded by Member Poillucci. The current regulations were read by Chairman Spratt followed by the revised regulations. Regulations are posted on the Board of Health website.

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

Voted: to delete the current regulation 20 Nitrogen Loading and Advanced Treatment Septic Systems Protection in its entirety.

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

Voted: to include or make part of the regulations, the revised regulations 20 as typed and read tonight.

Unanimous approval.

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

Voted: to close the public hearing.

Unanimous approval.

Chairman Spratt called the regularly scheduled Board of Health meeting for Wednesday October 18<sup>th</sup> 2023 at 6:12pm to order.

11 Nelsons Shore Road - new stable permit. Chairman Spratt said all the paperwork was in. He asked Agent Cullen if the inspection had been done. Agent Cullen said the Animal Inspector had been out. The homeowner had a stable previously but had not renewed the permit. The barn and paddock were all set up. Member Maxim asked if all the abutters had been notified. Agent Cullen said they were.

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

Voted: to approve the stable permit at 11 Nelsons Shore Rd. for two horses.

Unanimous approval.

Body Art Practitioner's Permit - Savage Ink, 12 Harding Place for Alexandria Rodrigues. Agent Cullen said Alexandria had been working at Savage Ink as an apprentice. Copies of all documentation for classes and certifications had been received. She currently has enough hours to become a Body Art Practitioner rather than an apprentice.

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

Voted: to approve the Body Art Practitioner's permit for Alexandria Rodrigues at 12 Harding Place, doing business as Savage Ink.

Review and approve meeting minutes - August 2, 2023.

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

Voted: to approve the August 2, 2023 minutes as typed.

Unanimous approval.

Approval of Betterment Loan - 6 Crooked Lane.

Agent Cullen said this was added to the agenda late, this is a rush, the system is backing up. The owner is pumping it regularly to prevent any overflow.

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

Voted: to approve the betterment loan for 6 Crooked Lane in the amount of \$50,478.56.

Unanimous approval.

Discuss recent BOH Agent's pending items - Agent Cullen said there were still no cases of EEE. There have been 28 positive samples of mosquitoes. That hasn't really increased a lot over the past two weeks. Because of the cold, getting into the 40's, and 30's in the next couple of days, it has tamped down the mosquitoes. It is still out there until we get the first hard frost. For Covid, those numbers have leveled off some too. There's still a lot out there, but it's not increasing the way it was. The Board of Health does have tests available. Residents can call the office and request test kits and they can be left outside for pick up if they feel they may be positive. Residents looking for

vaccines are directed to the Board of Health website for locations and appointments. Member Poillucci noted that Walgreens currently has vaccines available by appointment.

**Adjournment** - (6:21pm)

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

Voted: to adjourn.

Unanimous approval.