

## **Minutes approved via Zoom at the February 9, 2021 meeting**

### **BOARD OF HEALTH MINUTES**

Meeting Held via Zoom on **January 12, 2021** at 6:00 PM

Members Present: Chris Rogers, Chair; Scott Powell, Member, Chris Slade, Member

Also Present: Bill Brookings, Health Agent, Nashoba Associated Boards of Health and Kristen Zina, Health and Permitting Assistant

Chris Rogers makes motion to open meeting at 6:05pm

**6:00pm**

#### **WORKING SESSION**

Minutes approval, Mail Review  
Building Permit Applications  
Inspection Reports

#### **APPOINTMENTS:**

None

#### **ACTION/DISCUSSION:**

##### **Recurring Topics:**

- Coronavirus
  - Governor Baker extended the State wide roll back until January 24, 2021
  - Bolton First Responders are starting to receive their first doses of vaccine
  - As of January 7, 2021, Bolton was determined to be at a high level of risk for Covid and placed in the red category
  - Resident Joan Bicchieri has joined the call. She expressed her concerns that by placing restrictions on people there is more harm being done than good. The Board spoke with her on some of her concerns, but indicated that a local regulations cannot decrease restriction placed by the State Government.

##### **New Topics:**

- Emergency Dispensing Site updates
  - NABH has not provided any information regarding local vaccine clinics
  - KZina to follow up with the Fire Chief who has been coordinating some of the efforts for First Responders in town
- Annual Report – BOH information
  - KZina to work on report and present final Draft to board before it is due to town administration
- 985 Main Street – Deed Restriction
  - Room is being added to the home, brings the home to 10 rooms, would need a 4 bedroom deed restriction
  - A deed was sent in, however it is not the typical deed restriction. It states the restriction would accept the Board of Health approved design at that time. This would leave it open ended that if down the road someone were to put in a larger system, they would not be held to the 4 bedrooms.
  - SPowell – the clause restates is the law. Why can't the put in the same restriction we require and it needs to be stated clearly to if someone purchases the home, it's restricted to 4 bedrooms.
  - CRogers – Home owner has reached out, but this document is not what was understood. However, does not feel this cover the number restriction the BOH requires. There is no reference to the survey plan from an engineer.
  - BBrookings – Bolton has a simple form that has been accepted in the past, there have been restrictions that were from the DEP that were longer. Either example states number of bedrooms. They also state the approved plans.
  - SP – Defeats the purpose of the deed restriction that states the number of rooms is more than the design capacity of the system. It is for the benefit for future buyers. If the system was upgraded, they wouldn't need to update the deed restriction. This sets a bad precedence.
  - CR – the deed is a critical document, it's telling people in the future to look for something that is not obvious to them.
  - SP – also prevents people from listing the house with more bedrooms than it's allowed for.

- BB – brings language from Title 5 for more clarification, which spells out the number of bedrooms
- Board would like to see some additional documentation
- KZina to respond to home owner to have them provide those documents
  
- 96 Hudson Road
  - Plan to add another septic to the lot and tie it into the original one on the property
  - When the engineer showed a breakdown of overall uses of the property, there was discussion of 2 single family dwellings on the property. If they can prove who ever is living in the 2<sup>nd</sup> dwelling, is working on the agricultural land, it would be ok. If the board approves the septic, it does not mean the home could still be built.
  - CRogers – it is critical to make sure it meets the zoning laws of the town.
  - Board will not sign permit at this time
- 56 Powder Hill Road
  - Past meeting from October showed a garbage grinder, that has been removed and submitted to office.
  - Standard letter to home owner
  - Board Approves
- Lot 5, Goose Pond Path – Updated Plan
  - Engineer did not email the plan
  - New home, when tree clearing was done, they did not clear enough, they are shifting the system 10-15 feet over. Its' all sand and gravel, should not be an issue. No variance being triggered, it's being moved further from property line.

#### **BUILDING PERMITS:**

- 440 Still River Road – additional room (B.Brookings approved 12/18/20)
- 105 Oak Trail – Garage (B.Brookings approved 12/31/20)
- 3 John Powers Lane – Basement (B.Brookings approved 1/7/21)
- 34 Goose Pond Path – Basement (B.Brookings approved 1/7/21)

#### **SEPTIC PERMITS:**

- 51 Green Road – Dbox
  - Home sold fast, updates that were required were done fast and information was provided after updated
- 42 Pinewood Road - Sewer Line
  - Sewer line cracked or a low point
  - Replaced by the homeowner
  - This was done at the time of the inspection
  - Bill has inspected the job

#### **INSPECTION REPORTS:**

- 51 Green Road
  - Pass
  - DBox replaced
- 125 Harvard Road
  - Pass
- Sunset Ridge Lane
  - Pass
  - Part of their every 3 year cycle

Chris Slade is awaiting a water sample from the stream behind the Houghton Building, hoping it is a big improvement, but he does not have the results back at the time of the meeting.

SPowell Motion to adjourn meeting at 6:43pm – 2<sup>nd</sup> by Chris Rogers.

\*\*\*\*Agendas are subject to change –  
the order and exact times of these items may vary  
(except public hearings which cannot begin prior to the time listed)\*\*\*\*