



TOWN OF AVON

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TOWN CLERK

Board of Health
February 15, 2018
6:30 PM
MINUTES

Meeting called to order at 6:30 P.M.

Present: Chairman Gerald Picardi; Ralph Jensen, Associate Member; Health Agent Kathleen Waldron as recording secretary.

- **11 Memorial Drive – Change is use of building**

There is a proposed change in the use of this property. The current septic system was designed for a fruit stand and now a restaurant is looking to occupy this space. The building has been vacant for some time, a Title 5 inspection was performed last year. The prospective renter would like to discuss what needs to be done to the septic system. He was unable to make this meeting, will be tabled for the next meeting.

- **5 Parkview Lane**

Proposed new construction of a 4-bedroom septic system. No variances requested.

- **86 Fagen Drive**

Proposed building for a new police station. No variances requested. Board had no concerns at this time. Health Agent reviewed the plan and discussed some changes with the engineer.

- **190-200 Central Street**

Proposed eight, two bedroom condo units. No variances requested. Board had no concerns at this time. Health Agent reviewed the plan and discussed some changes with the engineer.

- **655 Bodwell Street**

The owner of this property would like the Board to consider allowing the septic system to be designed for the business that is there now and not what was existing. The existing building septic system was designed for 66 employees, 990 gallons per day. The new design would be for 4000 square feet of office space and a warehouse with 10 employees. This design would yield a rate of 450 gallons per day. The Board wants to know what type of business occupies the space. They also want a blue print that reflects the breakup of the space within the building. They will allow the reduction in the design. A proposed plan and calculations shall be submitted, reviewed and discussed at a Board meeting.

- **Recreational Marijuana**

There has been discussion about prohibiting the sale of recreational marijuana in Avon. Mr. Picardi and Mr. Jensen are both in favor of this ban. The next step will be to bring this before the Board of Selectmen to have the question approved to be on the ballot for the Annual Town Election in April. The question would be: "Shall this Town prohibit operations of all types of marijuana establishments as defined in G.L. c94G, §1, including marijuana cultivators, marijuana testing facilities, marijuana product manufactures, marijuana retailers or any other type of licensed marijuana-related businesses within the Town of Avon?"

- **Deed Restrictions off Title 5 Variance Approvals**

The Board is considering changing the policy on Deed Restrictions which are required when a Title 5 variance or local upgrade is approved for a septic system. Discussed keeping the deed restriction requirement on properties that request setbacks to the property. The Board feels as though these properties do not have any room to expand, the house or the septic system. A policy will be drafted and reviewed at the next Board meeting.

Old Business:

- 14 North Main Street – Mr. Picardi and the Health Agent attempted to make another inspection on February 13th. The occupants were notified of this inspection, but no one was home. The Health Agent posted notice from the Attorney General's office that stated "To: The Estates of Frank Chaplin and Geraldine Chaplin, their heirs, successors, and assigns, know and unknow, if any, an action has been commenced against you in the Stoughton District Court, Docket No. 1855CV44, by the Attorney General for the Commonwealth of Massachusetts affecting the property of 14-14B North Main Street, Avon, Massachusetts. The Attorney General is seeking the Court to appoint a receiver for this property in order to make it fit for human habitation pursuant to G.L. c. 111 § 1271. If appointed and the receiver makes the property habitable, the receiver will request that the Court authorize the receiver to sell such property free and clear of any property interests claimed or held by others and free and clear of all encumbrances of record. You are hereby summoned and required to serve upon the Attorney General's Office, One Ashburton Place, 18th Floor, Boston, MA 02108, an answer to the Petition to Enforce the State Sanitary Code within ten (10) days from the date of this notice. You are encouraged to contact the Court of the Attorney General's office at (617) 963-2880." At this time, the Board decided to stop making routine inspections.

Other:

- A warrant in the amount of \$36,684.85 was approved for payment.
- Three permits were signed, Costco (food and tobacco) and the VFW
- There have been unlicensed pumpers working in Avon. The Health Agent will send letters to the establishments using these companies and let them know they can no longer use their services until they are licensed. This may require further action from the Board of Health if they continue to use unlicensed pumpers/haulers.
- The Board is willing to accept electronic recyclable material at the compost site from commercial properties. There will be an increased fee. A fee schedule will be proposed at the next meeting.

Approval of Minutes:

- Minutes from January 11, 2018 – Mr. Jenson moved to approve the minutes as drafted. Mr. Picardi seconded, all in favor.

Next Meeting:

- Thursday March 8, 2017 at 6:30PM in the Board of Health Office.

Adjourned at: 7:50 PM

ATTEST:

Ralph Jenson

DATE:

3/8/2018