

Minutes of the Leverett Board of Health

Leverett Town Hall

Meeting Date: August 1, 2011

Meeting Start Time: 7:10 PM

Board Members Present: Zipkowitz, Fair, Hillman

Absent: Dauchy, Phillips

Clerk: Sue Nagy

1. Received from L & F Construction, check#15664, dated 7/26/2011 for \$300.00 for Septic permit **95 Amherst Road**, owner **Evelyn Schyler**. **DSCP# R2011-07-18b**. (Reissue)
2. Present **Chad Champoux**, leasee **129B Shutesbury Road**, owner **Jeff McQueen** (McQueen was not present). **Champoux** reported a significant mold problem in the apartment; he has tried to resolve the issue with the owner without any luck. **Champoux** stating that there was a flood in March. **Zipkowitz** will contact **Steve Ball, HA (Health Agent)** and ask him to inspect the property and make an assessment.
3. Present **Sara Robinson**, owner **77 Jackson Hill Road** is responding to a certified letter she received from **Steve Ball, HA** stating that a Title 5 Inspection is needed at the property because the owners are changing the use of the building from a residential school and their primary residents. Mrs. Robinson stated that the building has been listed as a school/house, and that the septic system was sufficient for a three-bedroom house, and that there is no change in use. The owners believe the Title 5 inspection is unnecessary. **Zipkowitz** stated that the discussion would be continued at the next meeting so the other members of the Board would be able to participate in the discussion and vote on the appeal. **Donald Robinson**, owner arrived at 7:35. **Steve Ball, HA** arrived at 7:38.
 - i. **The Building Inspector has determined that the renovations made to the building constitute a change of use.**
 - ii. **Steve Ball, HA, talked to DEP and they concur that the issue is a change of use and the inspection is required.**
 - iii. **The change of use requirement for a Title 5 inspection is as valid as it is for a transfer of ownership – to be certain the system is functioning, as it should for the new use.**
 - iv. **Fair and Hillman will be unable to attend the next meeting but stated that they feel the appeal should be denied and the Inspection go forward.**
 - v. **Zipkowitz stated that the requirement for the work to be done by September 1 could be reconsidered due to the need for the entire Board to be able to vote on the appeal.**

4. Present **Nadia Margolis**, owner **75 Amherst Road, Alan Weiss R.S.** present of Cold Spring Environmental. Received letter from **Steve Ball, HA**, dated 8/1/2011 stating that approval of the plan will require the Board of Health to grant a local upgrade approval. The upgrade will allow for the use of a sieve analysis in lieu of a perc test. **Hillman** motioned to grant Local Upgrade approval for use of a sieve analysis in lieu of perc test and approval of the reduction of the separation between the septic tank outlet invert and the estimated seasonal high water, and approval of the revised plans dated 7/17/2011. **Fair** seconded. Motion passed. Issued **DSCP#R2011-08-01a**. DSCP application signed by **Zipkowitz**.
5. Received a request for an emergency beaver permit from WMECO dated 7/26/2011 for **264 Long Plain Road** behind Field Family Farm. Request approved. Signed by **Zipkowitz**. Clerk will fax.
6. Received "as built" plans for **71 Jackson Hill Road**, owner **Leighton LaClaire**. Clerk will contact L & F Construction for signature on COC.
7. Received plans from **S.K. Kimberly** for **95 Amherst Rd**, owner **Evelyn Schyler**. Received a letter from **Steve Ball, HA** dated 7/26/2011 stating that the plans appear to meet local requirements. **Fair** motioned to approve the plan **DSCP#R2011-07-18b Hillman** seconded. Motion passed.
8. Received Title 5 Inspection Report for **11 Drummer Hill Road**, owners **Tara Zidonik and Joyce Fitzgerald**. System passed. Received from **Zidonik & Fitzgerald** check# 1904, dated 7/7/2011 for \$150.00 for Title 5 Inspection.
9. Received from **Christopher Shadoin** (former owner son) **13 Still Corner Road** check# 1200, dated 7/1/2011 for \$75.00 for well destruction permit. Permit signed by **Zipkowitz**. Clerk will call Shadoin telling him that the permit was signed.
10. Received from **Debra Bercuvitz** owner **257 Montague Road** check# 497, dated 7/28/2011 for \$150.00 for Title 5 Inspection.

Adjourned: 9:13 PM

Next meeting August 15, 2011 @ 7:00 PM

Susan Nagy, Clerk