

CHILMARK BOARD OF HEALTH

Minutes

October 19, 2022

5pm

Present: Matt Poole, Jan Buhrman, Katie Carroll

Also Present: Reid Silva, Emily Parr, Deb Hancock, George Sourati

Minutes September 7, September 21, and October 5, 2022, approved.

7 Bassett Place (24-185): The Board **approved** a proposed upgrade for a failing cesspool on the basis of new test holes in the area of the proposed leach field.

North Tabor Farm (13-9.22): Reid Silva discussed a plan for an upgrade and increase in flow to accommodate four existing bedrooms, two future bedrooms in an apartment in the garage, and a commercial kitchen serving the farm stand retail store. The plan uses soil tests from the 1990 septic pit, and will be a Presby system on the slope. It will include an in-ground grease trap, tank and pump chamber. Total capacity is 100gpd for the commercial kitchen, plus six bedrooms. The kitchen will have an ejector pump.

The Board asked that the applicants come to the Board to present their proposed use of the kitchen so that the Board can properly evaluate the adequacy of the proposed 100gpd flow. Matt Poole suggested that existing components that could be used for the new system be thoroughly evaluated. The Board also requested that the construction plan should show the parking area and retail store.

Parr, 11 High Meadow (7-21.4): George Sourati presented a proposed four-bedroom, ex-and-fill system based on an out-of-season perc test. The property has an existing driveway and well, and sandy soils were found at 11'. The Board confirmed via building plans that the proposed dwelling is four bedrooms (3+office) and **approved** the plan pending receipt of a well test.

Twist, Abel's Neck (31-4) The Board reviewed a well replacement proposal, but noted that the proposed well location requires a variance from the Chilmark BOH property line separation requirement of 30' down to 10'. The Board would prefer to see it meet the PL separation or have a letter from the affected abutter acknowledging the variance.

Menemsha Bath House Committee: Matt Poole reported that the committee will meeting on 10/27, and that Reid has agreed to conduct a detailed inspection of the existing septic system to establish its baseline condition.

Bosuns Shack (27.1-103) The Board asked Marina Lent to respond in writing to the communication from Mr. Erik Hammarlund regarding the use of the shack for sleeping.

On September 23rd, 2022, attorney Hammarlund, representing the Wilcox family of the Trustees of the Bessie C. Wilcox Grantor Trust at #14 Harbor Hill Rd., Chilmark, MA (27.1-103) phoned the Board of Health office to register a complaint by his client that people were using the abutting boatswain shack for sleeping. He followed up with an email stating the same. Marina Lent wrote a letter to Bob and Sarah Nixon, the user owners of the property in question, to point out that the boatswain shack is not suitable for human habitation under the sanitary code on October 21st, 2022. Shortly thereafter, the BOH office received an email from attorney William Henchy who represents the Nixons, with a public records request for all communication regarding this matter. Marina Lent replied to the public records request on October 28th, 2022.

The meeting adjourned at 18:00 hours.

Katherine L. Carroll, Chair
Chilmark Board of Health



Matthew Poole
Chilmark Board of Health



Janet L. Buhrman
Chilmark Board of Health

A recording of this meeting is on file at the Board of Health office and available for on-site review.