

## BOH Minutes Apr 5 2017

### Chilmark Board of Health Minutes

Wednesday, April 5, 2017

Chilmark Town Hall

5:00 pm

**Present:** Katie Carroll, Matt Poole, Jan Buhrman

**Also Present:** Chris & Barbara Murphy, Mary Murphy-Boyd, Geoghan Coogan, Reid Silva, Kent Healy, David Sauter

**Murphy, 88 Murphy Road (6-4.1)** The Board opened the discussion to follow up on its past review regarding the number of bedrooms in relation to septic capacity at the property. Katie Carroll noted that the question of septic capacity had been brought to the Board for review. Geoghan Coogan stated that the house has not changed since the plans were submitted and approved, and that the septic system was designed to fit the structure that is out there today. It was reviewed by the Board of Health, and approved. He questioned why changes were now necessary. Matt Poole recalled that the house was built after the septic had been expanded. He also noted that the issue had been brought to the Board's attention following an application, including abutter notification, for a Special Permit before the Zoning Board to build a screened-in porch. While a screened-in porch does not qualify as a bedroom under BOH regulations, it was in this context that the question of the number of bedrooms was brought to the Board for its review.

The septic system application approved by the Board 5/7/2003 specified three bedrooms in the Main House, and one bedroom in the guest house. Barbara Murphy stated that the room in question had never been intended to be a bedroom, and has never been used as such.

Kent Healy stressed the principle that the septic system must function properly to dispose and treat the wastewater generated on the property. The Board examined the approved plan for the system, and noted that the calculations reflect 76gpd less than would cover a five-bedroom system. The Board asked Kent Healy whether the pit had sufficient leaching capacity for an additional 76gpd, including the surface of the bottom of the pit.

The Board stated that if it can be shown that the existing system is capable of providing sufficient leaching area, the Board would accept a plan revision reflecting this capacity as sufficient to support five bedrooms on the property. Kent Healy will submit a revision after calculating flow for the existing system.

**Allen, Allen Farm Road (25-20.1)** Kent Healy presented a septic construction plan to serve a five-bedroom system. Although the residents intend to use composting toilets, the system is sized for conventional five-bedroom capacity, with a design flow of 611gpd and does not require variances. The Board **approved** the proposed plan, but will not release the permit until a well completion report is received.

**Goldmunz, 31 Lake Road (35-39)** Dave Sauter came before the Board with inquiries about BOH requirements for the installation of an incinole in a garage on a 12+ acre property. The garage is used as a studio. The Board noted that toilets do not trigger an increase in septic capacity—bedrooms do. Marina Lent had been unable to locate a file for the property, which has a plan dating back to 1988, and the Board asked to check if it had been misfiled.

**Fulenwider, 35 Harlock Pond Road (1-12)** Reid Silva presented a septic plan revision necessitated by an enormous boulder. The Board **approved** the revision, since separations are not significantly different in the proposed revision.

**Yeomans, 86 Stonewall Road (32-71)** Reid Silva presented a septic system upgrade for a one-bedroom house with two-bedroom flow capacity that will require variances. The reserve area for the failed system is not in an optimal location. The Board asked for clarification on the bedroom count, and asked Marina Lent to review Board history of this property in minutes dating back to 2002.

**Herman, 90 Old Farm Road (3-26)** Reid Silva presented a garage tie-in plan for an existing garage which does not require variances. The Board **approved** the permit.

**Cohen, 4 Chockers Lane (33-50)** Reid Silva discussed an application for a septic system upgrade at a three bedroom house which will require variances. The Board set a public hearing date of May 3, 2017 at 5:30pm.

**PG, 75 Cobb's Hill Road (11-25.2)** Reid Silva presented a septic revision plan to relocate the leaching system and tank. The Board **approved** the revision.

**Farrelly, Wequobsque Road (30-117)** The Board reviewed a plan for a new well on a vacant property submitted by John Clarke. The Board **approved** the permit application.

**OLSMVLLC, 11 Flanders Lane (27.1-204)** The Board reviewed a replacement well plan for an existing dwelling. The old well is located under the dwelling. The Board **approved** the proposed plan and permit application.

**Seward, 69 Cobbs Hill Road (11-25.3)** The Board reviewed a septic construction permit application prepared by George Sourati for a six bedroom proposed dwelling. The well on the property has been in the ground since 1993, so the Board required that the well be re-tested prior to release of the septic construction permit.

**Certificate of Compliance:** Malkin, 10 Tilton Cove Road (25-124, 125); Lee Nominee Trust, 1 Clam Point Cove Road (33-120); Palms, 16 Valley Lane (3-50);

**Title 5 Official Inspection Report:** Geiger, 8A Clambelly Road (7-64.1); Chippari, 2 Pepperbush Lane (13-6.3)

**Temporary Food Event Permits:** Giordano Citrus drinks at Chilmark Flea; School Lunch at CCC (Kendra Buresh); MVFF Robert Lionette;

**Invoices:** The Board approved the following invoices for payment:

- CCC/Library Q1 water tests \$75
- Hotel cost for emergency shelter \$156.38
- MHOA Ticks and Lyme Disease, Dick Johnson (Mosquito/Tick Agent) and Liz Sanderman (VNA Public Health RN) \$80 total
- MVRD LDO Quarterly drop off contract \$7,543.14
- Soil Science and Geology for Soil Evaluators, 4/28/2017 Barnstable \$135
- Travel to Soil Science SSA reimburse Marina Lent \$ 63
- Reading different New England Landscapes 5/5/2017 \$135
- Reading Landscapes SSA reimburse Marina Lent \$ 63

The meeting adjourned at 19:10 hours.

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Katherine L. Carroll, Chair  
Chilmark Board of Health

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Matthew Poole  
Chilmark Board of Health

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Janet L. Buhrman  
Chilmark Board of Health

