

BOARD OF HEALTH MEETING MINUTES

May 11, 2015

Board Members Donna Bagni, Chair; Tom Driscoll, Clerk; Gary Fine, Member; and Health Agent, Lisa Cullity, were present. The meeting opened at 6:35 p.m. The Board signed payroll. Fine moved to accept the minutes as written from the April 27, 2015 meeting, Driscoll seconded. All in favor.

The Board reorganized as follows: Fine moved to reappoint Bagni as Chair, Driscoll abstained, Bagni seconded- voted 2 to 1 in favor. Bagni moved to reappoint Driscoll as Clerk, Fine seconded-all in favor. Fine remains as member.

0 Crescent Avenue (off Thompson Street) – George Collins, Engineer; Alan Dias, septic installer acting as technical advisor and Mark Avery, attorney for applicant / owner Roger Warren were in attendance. Because Crystal Lake is nearby and must meet the 200 feet set back distance required, Collins wants to install the septic system across the street on land that is also owned by Warren. Part of the property is in Halifax; therefore both Halifax and Pembroke need Planning Board approval. It is also noted that neither the Pembroke Building Department nor the Planning Board recognizes frontage on Thompson Street but the property may be accessed via Thompson Street. Warren wants to sell off the rest of the acreage on which the septic is located with the stipulation that the buyer(s) must be aware of the easement for the septic via proper language and recording of such at the deeds office. Driscoll moved to approve the variance as presented; Bagni wanted a legal draft of language for the drainage and septic easement; Fine moved to amend Driscoll's motion to add Bagni's wish for legal draft and language to be fully vetted and added to the deed. All in favor.

20 Greenwood Avenue – Bob Watts, owner; David Penney, septic installer and John Keefe, construction contractor, in attendance. Owner wants to put addition to the back of the house but needs variance as requested: to allow a reduction from the required 10 feet to 6 ½ feet separation from septic tank to addition. The Board requested a vapor barrier to be placed around the foundation. Penney stated he would be fully responsible for any damages incurred to the septic tank as a result of the construction. Driscoll moved to allow the variance as presented with the addition of the vapor barrier; Fine seconded. All in favor.

246 Taylor Street – Steven Brash, owner, not present. Adding a second tank to accommodate an in-law apartment and requested a variance as follows: to allow a reduction from the required 10 feet to 5 feet separation from the tank to the addition. Driscoll moved to allow the variance as presented; Fine seconded. All in favor.

45 Elm Street – David Byron, owner, not present. This is a non-agenda item that was addressed. Owner wants to build a raised deck and requested a variance as follows: to allow a reduction of separation from the septic tank to the deck footings from 10 feet to 6 feet. Driscoll moved to allow the variance as presented; Fine seconded. All in favor.

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Health Agent's **61 Indian Trail** report – The Board accepted the report as written. Report to be filed with other records at that address.

Driscoll moved to adjourn at 7:25 p.m.; Fine seconded. All in favor.

Donna Bagni
Chair