TOWN OF BURLINGTON, MA
BOARD OF HEALTH
MINUTES
Main Meeting Room, Town Hall
TUESDAY, JANUARY 9, 2018

Board Members Present: Wayne Saltsman, MD, PhD; Libby Walendziewicz, RN, MSN; Maribeth Welch
Not Present: Ed Weiner, PhD, Vice Chairman; David McSweeney
Staff Members Present: Susan Lumenello, REHS/RS, CHMM, Director of Public Health; Christine Mathis, Environmental Engineer; Marlene Johnson, RS, Health Agent; Sylvia Musoke RN, Supervising Nurse

Dr. Saltsman called the Board of Health Meeting to order at 7:00 pm followed by the Pledge of Allegiance.

Approval of Minutes: None
Citizen's Time: No one spoke.
Chairman's Report: None.
Subcommittee Reports: None.

Applications

• Application for Approval of a Definitive Subdivision: 0 Mooney Road, A Modified Subdivision

Present was Attorney Thomas Murphy, representing Richfield LLC with a request to amend a subdivision approved in the early 1950’s. There is an existing, undeveloped lot, where Mooney Road ends. The applicant is seeking to extend the length of Mooney Road to provide access to the existing lot at 0 Mooney Road. The will be no subdivision of the lot as is 10,000 square feet which will have 60 feet of frontage on the extended Mooney Road. The subdivision regulations at the time of the original approval required 10,000 square feet and feet of frontage.

The Chairman asked the Environmental Engineer if there were any restrictions and/or conditions to approve this application. The Environmental Engineer said the conditions have been submitted to the applicant. Attorney Murphy said that the applicant is in agreement with the conditions.

Motion: Ms. Walendziewicz moved to approve. Seconded by Ms. Welch. Approved (3-0-0)

• Applications for Approval of Special Permits and Application for Approval of a Site Plan: Jumbo Self Storage, LLC – Jumbo Capital Management, Wheeler Road and Rounder Way

Attorney Robert Buckley introduced Sam Haydock, Environmental Engineer and William Frier, Project Manager both with BL Companies. The applicant, Jumbo Self Storage is requesting approvals for special permits and a site plan to build a storage facility at 0 Wheeler Road. The Chairman pointed out that two board members who were on the subcommittee that reviewed the site were absent from this meeting and that they could not participate in the site walk. The Environmental Engineer was present for the site walk. He also noted that the Board had reviewed the
subcommittee minutes and he felt the board members present could proceed.

Mr. Frier explained that the applicant plans to build a 5 story storage building. The first floor will have 10,000 square feet on the slab with an open area with columns to support the floors above. The open area of the first floor will be for drive-in, unloading and limited parking. The enclosed are on the first floor will be for an office and some of the storage units. Plates 2 through 5 will each have approximately 27,000 square feet occupied by storage units and hallways. The site will have full access off of Wheeler Road and a small parking lot. There is not a large demand for parking with these types of facilities. Stormwater management will reduce flows from the site to Wheeler Road and surrounding properties. The stormwater management system includes a rain garden piped to an oil/water separator which is then piped to a detention/infiltration unit. The Chairman said he knows one of the subcommittee members absent tonight had some concerns about infiltration in the presence of assumed contamination.

Mr. Haydock explained that as part of the investigation for their client, they performed a Phase I Environmental Site Assessment (ESA) which revealed past storage and parking of cranes and other heavy construction equipment onsite. This prompted an Phase II ESA in which soil and groundwater samples were collected and analyzed. None of the soil samples revealed contaminants above the S-1 standards of the MCP so it was concluded that infiltration would not be detrimental. Dr. Saltsman noted that the BOH has not been provided with the Phase I and II ESA reports but that it is a condition of approval to provide those reports prior to construction.

The Chairman had no more questions or concerns and asked the Environmental Engineer if there were any other concerns about the application.

The BOH Environmental Engineer referred to the pictures that were included with the application depicting construction debris. At the time of the site walk, some items were covered in snow but others were visible. She noted that all of those have to be cleaned up. There was a discussion about whether or not the Board could require additional sampling and analysis and if the Board could require the applicant to come back before the Board. All parties agreed that the proposed conditions allowed for both scenarios.

Motion: Ms. Walendziewicz moved to approve. Seconded by Ms. Welch. Approved (3-0)

Variances

- **Burlington Beer Works, 34 Cambridge St. – external grease interceptor**

Present were Mr. Michael Demonnee, Engineer, Paul Sporn, Attorney, and Mr. Joseph Slesar, owner. Mr. Slesar stated that Burlington Beer Works would have seating for 282 people and a total capacity of 400 people.

The existing grease interceptor is a 1500 gallon tank. The BOH Health Agent explained this variance is related to Section 5, part b, sizing. Representatives proposed the use of three internal grease interceptors on the mechanical dishwasher, warewash sink, and pre-rinse sink. Also two additional external grease interceptors (GB250 units) will be installed that have a 275 gallon capacity each with a final discharge to an existing external grease interceptor with a 1,500 gallons capacity.

The Health Agent is recommending the following conditions: 1) the external 1,500 gallons grease interceptor shall be service three times per year (vs. two times per year) by the professionals; 2) the internal grease interceptor (5 of them) shall be cleaned using best practices to be determined by the grease haulers; 3) the food service establishment and the
property owners will be notified in writing and given the opportunity to appear before the Board if it is determined that the food service establishment is discharging grease to cause sewer problems. The Board of Health may remove or suspend this variance if there are violations.

**Motion:** Ms. Walendziewicz moved to approve this variance. Seconded by Ms. Welch and approved (3-0)

- **India Food Market, 207 D Cambridge St. – external grease interceptor**
  Present were Mr. Devendra Patil and his partner, owners of India Food Market, requesting a variance for the installation of an external grease interceptor. The retail food market with bakery proposes to sell pre-packaged and frozen food and baked goods made in the establishment. Baking is a very small portion of the business. Representatives said they are familiar with the function and requirements of grease interceptors and keeping a grease log as they currently have a store in Waltham.

**Motion:** Ms. Welch moved to approve the variance. Seconded by Ms. Walendziewicz and approve (3-0)

- **Burlington Cafe, 390 Cambridge St. – external grease interceptor**
  Applicant was not present at the meeting. Their attendance is postponed until the 2/13/18 meeting which is the next time the health agent will attend a regularly scheduled meeting.

**Motion:** Ms. Walendziewicz moved to approve the postponement. Second by Ms. Welch. Approved (3-0)

**Staff Reports**

- **Environmental Engineer Report**
  Dr. Saltsman asked about the need for permits to haul septage through the town. Ms. Mathis explained that permits are required for transportation of grease trap waste and sewer materials on public ways in town and approximately 18 such permits were recently issued.

Ms. Mathis mentioned that she had a meeting with Desktop Metals, the company which will be installing new printers to produce three dimensional metal parts. They have hired a full time environmental, health and safety manager who is working on BOH required operating plans. At the meeting, draft plans for personnel training, laboratory safety and security and spill prevention/clean up were reviewed. Desktop Metals is still working on the ventilation system operating and maintenance plans. There will be another meeting in about a month to discuss progress and review revised plans.

**Motion:** Ms. Walendziewicz moved to approve the Environmental Engineer’s report as submitted. Seconded by Ms. Welch and approved (3-0-0)

- **Health Agent Report**
The Health Agent reported that she was assisting the Director with the proposed new Tobacco Product Sales regulation including arranging training of the retailers and notifying retailers of the upcoming BOH meeting where proposed regulations will be discussed.

**Motion:** Ms. Welch moved to approve the Health Agent’s report as submitted. Seconded by Ms. Walendziewicz. Approved (3-0-0)

- **Supervising Nurse’s Report**

  The nurse reported that there have been more cases of influenza in our community. She advised the public to please wash your hands and stay home if you are sick. The BOH still has influenza vaccine available for adult and pediatric residents. The public can call the board of health office to schedule an appointment for a vaccination.

  There was a good turn out for the training “Until Help Arrives” held on January 3.

  **Motion:** Ms. Walendziewicz moved to approve the Supervising Nurse’s report as submitted. Seconded by Ms. Welch and approved (3-0-0)

- **Director of Public Health’s Report**

  The Director thanked Mike Runyan, Burlington Fire Fighter and member of the Burlington Board of Selectmen, and Carolyn Abruzzo, RN and Heidi Mover, RN of the Burlington Volunteer Reserve Corps for assisting the Board of Health with the “Until Help Arrives” training. There were approximately 30 participants and trauma kits were given out to all who participated.

  The Director extended an invitation to the members of the public with disabilities to call the Board of Health office to register for “Emergency Preparedness for People with Disabilities”, a training being conducted in February by the MA Office on Disabilities.

  Work is continuing on preparations for the shelter drill to be held in June at the Burlington High School.

  The Chairman inquired if the BOH has the authority to decide habitability of a residence. The Director stated that the BOH has authority under the MA State Housing Code.

  **Motion:** Ms. Welch moved to approve the Public Health Director’s report as submitted. Seconded by Ms. Walendziewicz. Approved (3-0-0)

**Adjourn**

**Motion:** At 7:42 pm Dr. Saltsman moved to adjourn. Seconded by all. Approved (5-0-0)

Submitted by,

Sonia Borda
BOH Recording Clerk