



TOWN OF BURLINGTON, MA
BOARD OF HEALTH
MINUTES
TOWN HALL MAIN MEETING ROOM

TUESDAY, MAY 24, 2022

Board Members Present: Ed Weiner, PhD, Chairman; David McSweeney, Vice Chairman; Gayle Damore; and Andrea Sheehan

Board Members Absent: Maribeth Welch

Staff Members Present: Susan Lumenello, REHS/RS, CHMM, Director of Public Health; Michael Greene, Associate Health Director, Sammantha Hardy, Associate Health Inspector

I. Open Meeting/Pledge of Allegiance:

Dr. Weiner called the Board of Health meeting to order at 7:00 PM.

The Pledge of Allegiance was recited.

MOTION: Mr. McSweeney made a motion to make an agenda change this evening by discussing the Plumbing Variance Recommendation at 25 Network Drive ahead of Permits. The motion was seconded by Ms. Damore and unanimously voted 3-0-0.

Ms. Sheehan joined the meeting remotely at 7:04 PM.

II. Approval of Minutes:

No minutes to approve.

III. Chairman's Report:

Dr. Weiner stated that the formal meetings for the Board of Health in June, July, and August will only meet on the fourth Tuesday. The annual Health Fair took place on May 21, 2022 where 50 community agencies, health care facilities, and companies provided health information, demonstrations, and opportunities for healthy living to those who attended. Dr. Weiner thanked the Board of Health professional staff, elected board, Parks and Recreation Department, and the Volunteer Reserve Corps for everything they did in putting the event together.

Dr. Weiner expressed his condolences for the victims whose lives were lost at the Robb Elementary School shooting in Uvalde, Texas. A moment of silence was observed.

IV. Citizen's Time:

There were no citizen's coming forward.



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V. Applications:

3 Burlington Woods, Site Plan and Special Permit, proposed Life Science Building and Life Science Use (Applicant: GI ETS Burlington I LLC)

Michael Manship from Vivo Architecture, Joe Imparato from GI Partners, and Greg Lusky from Leggat McCall Properties appeared for the application at 3 Burlington Woods Dr.

Mr. Imparato stated that GI Partners is a real estate asset management company that owns and operates mission critical real estate such as data centers, life science laboratories, and manufacturing facilities. The site at 3 Burlington Woods Drive is a four-story building with the intention of converting it for life science and office use. The initial construction project will be to install the necessary infrastructure to support life science use, which will include robust supply and exhaust air liquid waste management. They will be installing two pH neutralization tanks, backup power drainage, and a building management system which will monitor all those critical systems to ensure they're working properly. When a future tenant is identified, they will provide them a design manual and a "welcome package" which will include the requirements of the Board of Health as well as state, local, and federal guidelines (i.e., CDC, FDA, etc.) they'll be required to adhere to. They anticipate utilizing regulated biological agents at BSL-3 containment levels (as defined by the Burlington Board of Health Biological Safety Regulations).

Mr. Lusky stated that they are making some adjustments by converting some of the garage space (located under the first floor of the building) into a loading dock area. There will be some expansion in square footage by increasing the current floor air ratio (FAR) from 0.33 to 0.38. Mr. Manship stated that a portion of the parking area will be converted for use as mechanical rooms, product storage, and a centralized pH neutralization system. They're proposing two separate pH rooms with one on each wing on the north side of the building.

Dr. Weiner asked if there are any tenants. Mr. Imparato replied that future tenants of the building have not been identified at this time.

Mr. McSweeney asked if there is going to be more than one tenant. If so, will they all be using the same neutralization. Mr. Imparato replied that they are open to the possibility of a single, more sophisticated user to take the building, but can accommodate mid-size users that would take anywhere between 10,000 to 30,000 square feet. Mr. Manship replied that multi-tenants will be using the same neutralization.

Dr. Weiner reminded that applicant that there are nine conditions with the most important being **No. 3:**

- Prior to construction/renovation, the applicant/property owner must appear at a Board of Health meeting to provide details regarding treatment/management of wastewater, chemical/hazardous waste storage/management, outdoor storage of chemicals and site security measures.

Any future tenant(s) will need to come before the Board of Health to acquire a permit.



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Dr. Weiner commented that Burlington has become a hub of science with at least 15 companies here already including the Broad Institute. He added that the Board of Health looks forward to them coming into this community.

MOTION: Mr. McSweeney moved to approve the application for Site Plan and Special Permit for 3 Burlington Woods Drive with the proposed conditions. The motion was seconded by Ms. Damore and voted 4-0-0. On a roll call vote: Mr. McSweeney voted Yes, Ms. Sheehan voted Yes, Ms. Damore voted Yes, and Dr. Weiner voted Yes.

VI. Discussion:

25 Network Drive, Plumbing Variance Recommendation

Architect Sean Crane from IPS-Integrated Project Services, LLC (attending remotely) appeared for the variance recommendation.

Mr. Crane stated that he is with the company, Vericel, and the building at 25 Network Dr. is a pharmaceutical manufacturing facility that just broke ground. The building includes a small laboratory as well as some areas for storage. They are seeking a variance in the Massachusetts Plumbing Code 248 CMR 10.10 (18)(j) – Employee Toilet Facilities for (Industrial) Buildings which requires one (1) shower for every 15 occupants outside the clean manufacturing operations area.

Ms. Lumenello stated that the Plumbing Code they have to follow for manufacturing is an old code for when many employees working in the laboratory area would need to shower. They no longer need to do that, so instead of having 15 showers, they're proposing one shower for each gender (two in total) outside the clean manufacturing suite.

Mr. McSweeney asked how many employees are there. Mr. Crane replied that there is between 50–80 employees at any one time.

Dr. Weiner asked what the intended purpose of these showers is. Mr. Crane and Ms. Lumenello both replied that the showers outside the room are to clean up after you work. They are providing multiple safety showers within the suite. There are no requirements for showering for any of the employees. Dr. Weiner also asked the applicant if he thinks these showers are going to be used at all. Mr. Crane replied that they will probably not be used based on their experience.

Dr. Weiner asked if they are going to do any work above BSL-2 or work with animals. Mr. Crane replied that they are not doing any work above BSL-2 or with any animals.

MOTION: Mr. McSweeney moved to approve the Plumbing Variance Recommendation from the Board of Health for 25 Network Drive. The motion was seconded by Ms. Sheehan and voted 4-0-0. On a roll call vote: Mr. McSweeney voted Yes, Ms. Sheehan voted Yes, Ms. Damore voted Yes, and Dr. Weiner voted Yes.

VII. Permits:

20 College Road – Keeping of Animals (6 chickens)



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William Chan appeared for the permit application. Mr. Chan is the property owner at 20 College Rd. and is applying to keep 6 chickens inside a coop he built himself.

Ms. Hardy did a site inspection with Mr. Chan on April 29, 2022 and all setbacks for the location of the coop were met. The size of the coop meets the space requirements for the 6 chickens. The feed for the chickens will be stored inside the property to prevent pests.

MOTION: Mr. McSweeney moved to grant the permit for 20 College Road for the keeping of 6 chickens. The motion was seconded by Ms. Damore and voted 4-0-0. On a roll call vote: Mr. McSweeney voted Yes, Ms. Sheehan voted Yes, Ms. Damore voted Yes, and Dr. Weiner voted Yes.

CANbridge, 4 Burlington Woods Drive - Biological Safety Permit

Pavan Ghatty and Khanita Karaveg appeared for the permit application at 4 Burlington Woods Drive.

Mr. Greene stated that CANbridge Pharmaceutical will be occupying the first floor of 4 Burlington Woods Dr. The life science building will have two other bio-tech companies on separate floors (ProtaGene will be on the second floor, and Ultivue will be on the third and fourth floors). They will be conducting rDNA work with Risk Group 1 and 2 Agents (replication incompetent rAAV, non-pathogenic E. coli, HEK-293). They will be at BSL-2 due to the HEK-293 human cells. A meeting of the IBC was held on March 23, 2022 and the protocol was approved at that time.

Mr. Ghatty stated that CANbridge is a rare disease company founded in 2012 and has facilities in mainland China and greater Boston. They are publicly listed on the Hong Kong Stock Exchange. The facility is 25,000 square feet and the lab has been designed to be BSL-2 throughout. To ensure safety in the lab, they will have adequate training for all the operators, including documentation of safety procedures: emergency action plan, chemical hygiene plan, and biosafety and exposure control plan. All employees will be provided with bloodborne pathogen training and offered HBV vaccination upon hire. Personnel working in the lab will be provided protective equipment and attire. Mr. Ghatty also highlighted the waste management plan and stated that the IBC will review and approve all biological waste disposal practices annually and the waste removal path does not pass-through office spaces, eating spaces, or carpeted areas.

Dr. Weiner asked if they are going to be using BSL-2+ at any time. Mr. Ghatty replied no.

Mr. McSweeney asked the applicant when they anticipate moving in and how many employees are there going to be. Mr. Ghatty replied that construction is complete but are still waiting for equipment to be delivered. The site is set up to accommodate 60–75 employees.

Dr. Weiner asked if the applicant could add the Board of Health's contact information on p. 2 of the chemical hygiene plan. Dr. Weiner also asked if there is always a biosafety officer in the building during workdays. Ms. Lumenello replied that Mr. Ghatty is also the principal investigator, and he will be determining the risk level and the biosafety level (BSL).

MOTION: Ms. Damore moved to approve the Biological Safety Permit at 4 Burlington Woods Drive. The motion was seconded by Mr. McSweeney and voted 4-0-0. On a roll call vote: Mr. McSweeney voted Yes, Ms. Sheehan voted Yes, Ms. Damore voted Yes, and Dr. Weiner voted Yes.



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Protogene, 4 Burlington Woods Drive - Biological Safety Permit

EH&S Manager Robert DeRosier, Senior Director of Laboratory Operations Prasad Panzade (attending remotely), Cell & Gene Therapy Manager Rene Heimke (attending remotely), and EH&S Consultant Brandon Linz (attending remotely) appeared for the permit application at 4 Burlington Woods Drive.

Mr. Greene stated that ProtaGene will be occupying the second floor (approx. 25,000 square ft.) of the approved life science building at 4 Burlington Woods Dr. As previously mentioned, CANbridge Pharmaceutical will be on the first floor, and Ultivue will occupy the third and fourth floors. They will be conducting rDNA work with a Risk Group 3 Agent (Lentivirus). The protocol submitted had them at BSL-2+ with additional controls which could include extra wraparound fluid-resistant disposable gowns, double pairing of fluid-resistant disposable gloves, disposable sleeves, strict disinfection protocols, and additional training. The protocol was approved at the IBC meeting on March 23, 2022.

Mr. Panzade stated that the company was founded in 1997 and operates four sites globally. They will be acting as a commercial research organization for bigger pharmaceutical companies and biotechnological industries that are manufacturing different types of biological products. Access to all the labs including the BSL-2+ is controlled by badge access.

Mr. DeRosier commented that the "+" in the description of BSL-2+ is not a formally identified category in the Biosafety in Microbiological and Biomedical Laboratories (BMBL) or National Institutes of Health (NIH) guidelines. Rather, the plus is a voluntary standard to identify for the scientists any precautions and to be aware of additional personal protective equipment (PPE), such as disposable gowns, gloves, and sleeves.

Dr. Weiner asked in the event of an emergency, would the Fire Department have to enter the building with different hazardous safety materials (i.e., masks). Mr. DeRosier replied that Fire Department personnel don't have to change their PPE, and that we would work with them regarding the specifics of the situation and make them aware of the containment level in the laboratory. Dr. Weiner also asked for clarification if there will be signage for BSL-2+. Mr. DeRosier replied that Section 14.7 of the Biosafety Plan outlines the following requirements for signage at the entrance of a room: (1) biohazard warning symbol, (2) containment level, (3) special provisions for entry, and (4) emergency contact information. Mr. DeRosier added that there are no additional controls needed for BSL-2+ or regular BSL-2 outside the biosafety cabinets (the primary containment for any aerosol generating procedure) in regard to building ventilation because the laboratories nowadays are designed with negative air pressure based on containment level.

Ms. Lumenello and Mr. McSweeny asked how they were going to differentiate between the sublease area and their area. Mr. Panzade replied that there will be a separate entrance and those on the sublet side cannot access ProtaGene's side of the building because there is a protective door. You cannot enter the laboratory area unless you have an access card. It will act like two separate entities in that case. There is one service elevator for the entire building.

Ms. Sheehan asked if airflow is a concern because of the separate entrances. Mr. Panzade replied that airflows will not be a concern.



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Mr. McSweeney stated that he has concerns about the sublet area and recommends that the tenant comes before the Board of Health to make sure that we address our concerns before they sign the lease.

MOTION: Mr. McSweeney moved to approve the Biological Safety Permit at 4 Burlington Woods Drive. The motion was seconded by Ms. Damore and voted 4-0-0. On a roll call vote: Mr. McSweeney voted Yes, Ms. Sheehan voted Yes, Ms. Damore voted Yes, and Dr. Weiner voted Yes.

VIII. Staff Reports:

Environmental Engineer

Dr. Weiner stated that the Environmental Engineer is not present tonight and her report should be postponed.

Associate Health Inspector

Ms. Hardy presented her report.

- Attended an On-Site Mentor Meeting with Ms. Johnson with the Chatham Health Dept. on Retail Program Standards

Dr. Weiner asked if the Foodborne Illness Investigation with an institution in Burlington warrant closure. Ms. Hardy replied that the violations were minor and were corrected upon re-inspection.

MOTION: Mr. McSweeney moved to approve the Associate Health Inspector report. The motion was seconded by Ms. Damore and unanimously voted 4-0-0. On a roll call vote: Mr. McSweeney voted Yes, Ms. Sheehan voted Yes, Ms. Damore voted Yes, and Dr. Weiner voted Yes.

Associate Director of Public Health

Mr. Greene presented his report.

- Has been in contact with Dr. Shamaila Khan of Boston Medical regarding MRC Training

Ms. Damore asked about the investigation regarding the pool letter on 15 Cutting Lane. Mr. Greene replied that the Board received a complaint about a neighbor's pool not being maintained. A letter was sent out suggesting that they reach out to EMMCP to cut down on mosquito harborage.

MOTION: Ms. Sheehan moved to approve the Associate Director of Public Health report. The motion was seconded by Mr. McSweeney and unanimously voted 4-0-0. On a roll call vote: Mr. McSweeney voted Yes, Ms. Sheehan voted Yes, Ms. Damore voted Yes, and Dr. Weiner voted Yes.

Director of Public Health

Ms. Lumenello presented her report which included the Health Agent and Supervisory Nurse.

- Sending out a survey via email to those attendees from the raffle tickets to receive feedback in order to improve on next year's Health Fair event.

Mr. McSweeney inquired about the suspected illness case received from MAVEN. Ms. Lumenello replied that if a positive case comes through MAVEN, it comes to the Supervisory Nurse, and she then interviews



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them. If there's suspicion that it came from a restaurant, either the Health Agent or Associate Health Inspector will do the inspection.

Dr. Weiner asked if this was the first reported case of Human Granulocytic Anaplasmosis (a tick-borne illness). Ms. Lumenello replied that she doubts it's the first, but it's not something that's common. The disease is found in Middlesex County, Massachusetts.

Mr. McSweeney asked if a letter had been sent out regarding the large pond in the Wendy's parking lot. Ms. Lumenello replied that she had sent an appearance letter for the Brixmor Property Group to attend the June 28, 2022 Board of Health meeting. Part of the issue is that the drainage basins aren't draining because there's too much water from the Vine Brook area. It is unclear if there are any pipes that need to be cleaned out or if they are blocked.

MOTION: Ms. Sheehan moved to approve the Director of Public Health reports. The motion was seconded by Mr. McSweeney and unanimously voted 4-0-0. On a roll call vote: Mr. McSweeney voted Yes, Ms. Sheehan voted Yes, Ms. Damore voted Yes, and Dr. Weiner voted Yes.

IX. Adjourn:

MOTION: Mr. McSweeney to adjourn the Board of Health regular meeting at 9:07 PM. The motion was seconded by Ms. Damore and unanimously voted 4-0-0. On a roll call vote: Mr. McSweeney voted Yes, Ms. Sheehan voted Yes, Ms. Damore voted Yes, and Dr. Weiner voted Yes.

*Respectfully Submitted by Eric Bergeron,
Recording Clerk*



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DOCUMENTS REVIEWED AT MEETING – TUESDAY, MAY 24, 2022

I. Open Meeting/Pledge of Allegiance/Agenda

II. Approval of Minutes: None

III. Citizen's Time: None

IV. Chairman's Report: None

V. Applications:

3 Burlington Woods, Site Plan and Special Permit, proposed Life Science Building and Life Science Use (Applicant: GI ETS Burlington I LLC)

5/24/22 C. Mathis memo with conditions; 5/2/22 Bohler Engineering memo; 5/4/22 Riemer & Braunstein memo; 4/12/22 Core & Shell Improvements Plan from Vivo Architecture; 12/8/20 Site Plan from Vanasse Hangen Brustlin, Inc.; 4/12/22 Basement Floor Plan from Vivo Architecture; 4/12/22 Enlarged Basement Plan from Vivo Architecture; 5/4/22 Application for Site Plan Approval; 5/4/22 Application for Special Permit; 5/18/22 C. Mathis Appearance Letter

VI. Discussion:

25 Network Drive, Plumbing Variance Recommendation

5/24/22 S. Lumenello Variance Recommendation; 5/9/22 IPS-Integrated Project Services memo; 4/25/22 Variance (State Plumbing Code) Application; 5/6/22 IPS-Integrated Project Services memo; 5/9/22 S. Lumenello Appearance Letter

VII. Permits:

20 College Road – Keeping of Animals (6 chickens)

5/24/22 S. Hardy Permit Request; 4/18/22 Permit Application for Keeping of Animals; 20 College Rd. Site Drawing; 4/29/22 S. Hardy memo; 4/29/22 S. Hardy Appearance Letter

CANbridge, 4 Burlington Woods Drive - Biological Safety Permit

5/24/22 CANbridge Pharmaceutical memo; 4/29/22 S. Lumenello memo; 5/10/22 CANbridge (email) response to BOH Staff Request; 3/23/22 Biological Safety Permit Application; 3/22 CANbridge Biosafety Manual & Exposure Control Plan; 3/22 CANbridge Chemical Hygiene Plan; 3/22 CANbridge Emergency Action Plan; 3/23/22 IBC Meeting Minutes; CANbridge Floor Plan; 5/24/22 Presentation to the BOH; 5/12/22 S. Lumenello Appearance Letter



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Protogene, 4 Burlington Woods Drive - Biological Safety Permit

5/24/22 Protogene memo; 4/25/22 S. Lumenello memo; Protogene response to BOH Staff Request; Biological Safety Permit Application; 3/12/22 Protogene Biosafety & Exposure Control Plan; 3/12/22 Protogene Emergency Action Plan; 3/23/22 IBC Meeting Minutes; 3/12/22 Protogene Floor Plan; 5/24/22 Presentation to the BOH; 5/12/22 S. Lumenello Appearance Letter

VIII. Staff Reports: Associate Health Inspector's Report, Associate Director of Public Health's Report and Director of Public Health's Report (Includes Health Agent and Supervisory Nurse reports)

IX. Adjourn: None