

**Halifax Board of Health**  
**Meeting Minutes**  
**Wednesday, December 02, 2020**

On Wednesday, a meeting of the Halifax Board of Health was held at the Halifax Town hall.

**Present at the meeting were:**

John L. Weber, Chairman  
Alan J. Dias, Co-Chairman  
Steven MacFaun, Clerk  
Robert Valery, Health Agent  
Kelly Dwyer, Secretary

The Board of Health opened at 6:30pm.

**1. 6:30pm - Hearing(s): 163 Plymouth Street**

- a.** A Public Hearing is being held to determine whether the premises is unfit for human habitation.
- b.** A hearing notice was mailed first class, certified mail & email to David Fox/Michael O'Donnell and a copy was sent first class mail to Federal National Mortgage Association on 11/16/20.
- c.** The Public Hearing advertisement was published on 11/20/20 and 11/27/20.
- d.** An email was sent to David Fox/Michael O'Donnell informing him that the 10 day deadline has passed.

A Motion was made to open the Public Hearing.

**Motion:     Alan Dias**  
**Second:    John Weber**  
**Unanimous vote on the motion**

Health Agent Bob Valery started off the public hearing with a detailed timeline, including all interaction from July to present time regarding 163 Plymouth Street. The Health Agent discussed all communication between all parties involved, along with a list of health code violations. The timeline including any attempts of inspection, placarding, notifications, hearings, emails, and all other communication is available to view by public record request.

A Motion was made that based upon these facts the Board of Health deem the property unfit for human habitation and move forward with monetary fines to bring the property into compliance with the State Sanitary Code.

**Motion:     Alan Dias**  
**Second:    John Weber**  
**Unanimous vote on the motion**

## **2. Disposal Works Permits:**

### **a. Ratify Agents Approval:**

- i. 261 South Street

A Motion was made to ratify Agents Approval.

**Motion: John Weber**

**Second: Alan Dias**

**Unanimous vote on the motion**

### **b. Recommended for approval:**

- i. 596 Monponsett Street

- 1. The Board determined that revisions are needed (*old septic added along with leaching field corrections*)

- ii. 1 Pasture Lane

A Motion was made to approve as recommended with the condition that the test pits are added to the plan.

**Motion: Alan Dias**

**Second: John Weber**

**Unanimous vote on the motion**

## **3. Bring to Boards Attention:**

- a. On 12/09/20 a hearing will be held at 6:30pm to amend the Supplemental Rules and Regulations.

- b. Cled's Tree Service fire update.

- i. The Board discussed the questions regarding permits, fires, and sanitary options. The Board is looking for the time frame involved, as well as sanitary compliance and porta-potty availability.

- c. 2021 Board of Health Meeting Dates

- i. Administrative Assistant will provide calendars with the meeting dates along with the list.

## **4. Discussion Items:**

- a. 311 & 313 Plymouth Street

- i. Insurance representative Scott Casagrande cannot make it in to discuss the need of a floor drain.

- 1. The Board discussed the drain question and determined that they cannot provide relief to the Board of Health regulation, and that the plumbing code will determine the type of drain.

- b. 471 Monponsett Street: Update.

- i. Health Agent and Board member to visit property.

- 1. Carry over to the next meeting.

- c. Landfill Erosion Repair Update.

- i. Co-chairman Alan Dias updated board that the repair is just about ready to go. Will continue to update.

- d. 330 Plymouth Street: O'Reilly's Auto: Panel Inspection
  - i. Carry over and keep on agenda until complete.
- e. Water Complaint: See email in "Discussion" folder.
  - i. The Board reviewed the email. And discussed that the water issue is currently being investigated by the condo trust.
- f. **Agent Report:**
  - i. Coronavirus update.
    - 1. Health Agent Bob Valery updated The Board with information regarding the year-to-date COVID-19 case numbers. He also discussed that in the past 14 days based on tests and cases, there has been a 5% rate of positive cases in the Town of Halifax.
- g. **Admin Report:**
  - i. Food Establishment reminders sent out 11/19/20.
  - ii. Septage Hauler/Pumper reminders sent out 11/25/20.
  - iii. Rubbish Hauler's applications due 01/31/21.
    - 1. Admin will send out reminders first week of December.
  - iv. Admin is still working on "**active draw**" addresses with as-builts not submitted to the BOH.
    - 1. More recent as-builts are easier to get from engineers.
    - 2. Older as-builts are harder to get.
    - 3. Some addresses have had a Title V Inspection done which over exceeds the as-built.
      - a. We will receive all future as-builts with the enforcement of the as-built on-site policy prior to final inspection scheduling.
    - 4. **As-Builts not received:**
      - a. 46 & 48 Beechwood Drive
      - b. 27 Indian Path Road
      - c. 97 Cedar Lane
      - d. 115 Elm Street
      - e. 319 Plymouth Street
    - i. Emails sent to engineers 12/02/20. See emails in "Bring to Boards Attention" folder.
      - 1. Health Agent updated The Board on the status of the Active Drawer.
- h. **Secretary Report:**
  - i. Qualified sales for 2019.
    - 1. Secretary updated The Board that she ran the report, and there were 107 qualified sales in 2019. Secretary and Co-Chairman Dias discussed changing the report from Qualified to Cash or Convenience sales from January 1, 2020 and currently and checking on the Title V reports.

**5. The Following to be signed:**

**a. Payroll for the Week Ending December 05, 2020 [The Board Signed.](#)**

- i. Robert Valery, Health Agent
- ii. Margaret Selter, Administrative Assistant
- iii. Kelly Dwyer, Secretary
- iv. Brian Kling, Animal Inspector

**b. Meeting Minutes: [The Board Signed.](#)**

- i. November 04, 2020 Meeting Minutes
- ii. November 18, 2020 Meeting Minutes

**c. Expense Account# 01-512 – FY 21-11 [The Board Signed.](#)**

- i. WB Mason – Invoice# 215726892- Office Supplies - \$230.53

**d. Revolving Account# 25-513 – FY 21-10 [The Board Signed.](#)**

- i. Spath Engineering – Invoice# - Plan Review – 261 South Street - \$85.00
- ii. Spath Engineering – Invoice# - Plan Review – 657-659 Monponsett Street - \$85.00
- iii. Spath Engineering – Invoice# - Plan Review – 1 Pasture Lane - \$85.00
- iv. Webby Engineering – Invoice# - Plan Review – 515 Monponsett Street - \$85.00

**e. Kathy DeVasto-Piemonte [The Board Signed.](#)**

**i. Kitchen Inspections**

- 1. Stop & Shop – Invoice# 112420 - \$50.00
- 2. Johnny Macaroni - Invoice# 112420 - \$50.00
- 3. Walmart - Invoice# 120120 - \$50.00
- 4. Happy Dragon - Invoice# 120220 - \$50.00

**ii. Kitchen Re-Inspections [The Board Signed.](#)**

- 1. Lindy's General Store - Invoice# 112420 - \$50.00
- 2. Halifax Market & Deli - Invoice# 112420 - \$50.00
- 3. Dunkin Donuts - Invoice# 112420 - \$50.00
- 4. Lindy's General Store - Invoice# 120120 - \$50.00
- 5. Santoro's Pizza - Invoice# 120120 - \$50.00

**f. iPad Gift Account# 26-514-4830-02 – FY 21-03 [The Board Signed.](#)**

- i. Robert Valery – Phone Usage/AT&T iPad Usage– Contract Reimbursement for November 2020 - \$40.23

**g. Permits: (*With condition all required documents are submitted to the Board of Health office*)**

- i. Drinking Well Permit- #2020-DW-374 – 441 Plymouth Street
- ii. Dunkin – 2021 Food Service/ Establishment and Bakery Sales Permit.
- iii. Halifax Elementary School Cafeteria – 2021 Food Permit
- iv. Halifax Mobile Home Estates Association – 2021 Mobile Home Park Permit

- v. Halifax Mobil Station – 2021 Retail Food Establishment and Nicotine Sales Permit
- vi. Farm at Raven Brook – 2021 Food Permit
- vii. Walmart – 2021 Food Establishment Permit
- viii. Glenn Priolo – Priolo Concrete Forms, Inc. – 2020 Septic Installer’s Permit.
- ix. Glenn Priolo – Priolo Concrete Forms, Inc. – 2021 Septic Installer’s Permit.
- x. Robert Silva – Down to Earth Construction – 2020 Septic Installer’s Permit
- xi. Robert Silva – Down to Earth Construction – 2021 Septic Installer’s Permit

A motion was made to approve permits i-xi, with mention for the record by Co-Chairman Dias that he has done work for the Permit requester for 441 Plymouth St. (i. on the permit list)

**Motion: Alan Dias**  
**Second: John Weber**  
**Unanimous vote on the motion**

**h. Mail Folder:**

**i. Planning Board: [The Board Read.](#)**

- 1. 279 Wood Street – Form A Distribution – Amended Plan
- 2. 8 Hilda Lane – Brookside Farm – Subdivision Modification Request

**ii. Zoning Board of Appeals: [The Board Read.](#)**

- 1. 8 Hilda Lane - Notice of Public Hearing – Special Permit for a multi-family development

**Adjournment**

A Motion was made to adjourn the meeting at 7:25p.m.

**Motion: Alan Dias**  
**Second: John Weber**  
**Unanimous vote on the motion**

**Typed by,**  
Kelly Dwyer, Secretary

Edited due to clerical error 02/03/21 by,  
Peggy Selter, Administrative Assistant

**Signed By:**

John L. Weber, Chairman  
Alan J. Dias, Co-Chairman  
Steven A. MacFaun – Clerk

~You can receive an official signed copy of meeting minutes at the Board of Health Office~