



TOWN OF WESTMINSTER
11 South Street
WESTMINSTER, MASSACHUSETTS 01473
(978) 874-7409 • Fax (978) 874-7462

BOARD OF HEALTH

Minutes
Meeting Minutes
1/18/2023

Members Present: Mr. Ed Simoncini, Chair; Dr. Michael Popik; Ms. Abigail Conlin, Health Agent; Ms. Stephanie Wiseman, Administrative Assistant

Members via Microsoft Team Meets: Mr. Matthew Pearson

Others Present: Mr. John Wolkovich, Ms. Debra Lemay, & Ms. Michelle Munger all of 62 E. Gardner Road; Mr. Chris Knuth of 66 Lake Drive West, Mr. Jerry Powers, 3 Virginia Ave.

Call to Order

4:32 pm meeting is called to order by Mr. Ed Simoncini, Chair

It is asked if anyone other than the Board of Health is recording this meeting, no hands were shown. No other recordings.

Sign Minutes

2 sets of minutes are to be signed, Mr. Matt Pearson cannot sign as he was absent for meeting on 1/4/23.

More to allow Abby Conlin to sign for.

Hearings

➤ **66 Lake Drive West**

- Local Upgrade Approval
- Variance requested: 100' offset to private drinking water well
- Reconstruction of 3 bedroom home
- Make a motion

Mr. Chris Knuth showed where the original homes is located and where the proposed addition is. It is closer to the neighbors well. They have been notified and they signed the "ok". Footprint growing by 7% the living is growing by 122%. It falls under new construction- which doesn't allow for variances. Mr. Ed Simoncini makes a motion to approve the variances requested- Dr. Michael Popik seconds the motion. All in favor 3-0 Unanimous. Variances approved.

➤ **Lot 1 West Princeton Rd**

- Well requirements
- Make a motion

Ms. Abigail Conlin added this to the agenda in order to give proper notice to the owner. Mr. Ed Simoncini moves that they must meet Westminister regulations on the well for quality and quantity. Required to meet that in order to sign off on the building permit. Dr. Michael Popik seconds the motion. All in favor 3-0 Unanimous. Well requirements are required in order to sign off on the building permit.

Approvals

➤ **MPHN- provide Communicable Disease team access to Westminister MAVEN**

- Future signatures needed for MPHN- decide whether to allow Abby signing powers for MPHN & other organizations needed.
- Make a motion

MPHN paperwork for signatures.

Ms. Abby Conlin asks for permission to sign MPHN Maven paperwork moving forward. Mr. Ed Simoncini makes a motion to allow Ms. Abby Conlin to sign the paperwork MPHN to handle input of date to Maven. Dr. Michael Popik seconds the motions. All in favor. 3-0 Unanimous. Moving forward Ms. Abigail Conlin may sign the paperwork from MPHN regarding entering information into Maven.

➤ **Vaccine Order**

- Any feedback on vaccine order.
- Purchase of vaccines for future flu clinics from Sanofi.

Ms. Abigail Conlin stated that we are in the timeline in ordering vaccines. She noted what we would like to order. Ordering 2x what we ordered last year in order to do 2 clinics this year. Not positive it is what we will receive from Sanofi. Mr. Ed Simoncini makes a motion to approve the request to order of what is recommended. Dr. Michael Popik seconds the motion. All in favor 3-0 Unanimous. Approved to purchase requested amounts of vaccines

New Business

Other Business

➤ **PFAS updates**

Mr. Ed Simoncini voiced concerns about the concrete pads on Bean Porridge Road (Mass Naturals) that there seemed to be "new" material on the pads. Thought they were not operating at this time. He would like to ask Mr. Larry Lessard about it.

Email from Mr. Larry Lessard and Attorney George Hailer wanted to attend the meeting, but Mr. Ed Simoncini asked Ms. Abigail Conlin letting them know they would need to give us notice of their attendance.

➤ **Unipay and revisit fee schedule.**

Mr. Ed Simoncini reviewed the entire spreadsheet- he posed questions to Ms. Abigail Conlin about rates that were used in the spreadsheets. They are the current amount. They look reasonable and the ones removed from the list were questioned. There was much back and forth regarding why some were removed, why some were added. Ms. Abigail Conlin explained the reasoning. Ms. Abigail Conlin will add the removed items back on the list. Ms. Conlin will edit the list and send out to the board for review again.

➤ **Short Term Rentals-** updates from Town Counsel/Town Administrator

Mr. Ed Simoncini asks Dr. Michael Popik to work with Abigail Conlin on getting this put together. Get the regulations in order and ready for review. Dr. Popik and Abigail Conlin will work together.

Ms. Abigail Conlin noted that Ms. Tracy Murphy, the Town Planner started a town by-law for short term rentals. Town Counsel said not to pull back the permits from 2023 that were already issued.

Mr. Ed Simoncini would like the short term rentals information to town counsel, and send the responses to each member separately.

Board Concerns

Health Agent and Agent Updates

➤ **Nuisance complaint**

- Ms. Abigail Conlin states the Board has received another complaint of trash on a property. There has been several infractions on this property. The Police Department told Abigail to not go alone. She plans to send a letter of order to clean up the site. Asking the property owner to take accountability on it.
- Mr. Matthew Pearson had to leave- had another obligation.

➤ **Water Testing Requirements & Checklist**

- If someone deepens their well do we require a flow test? There are several old files that Ms. Abigail Conlin has been reviewing all of the files and is trying to get them all up to date. Mr. Ed Simoncini states it's difficult to go back in time, and to just make sure they pass quality standards now. Dr. Michael Popik is concerned about deepening the well and possibly hitting a reserve of water others are already there. He worries the wells may go dry. There needs to be something that in place to treat is as a brand new well.



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- Ms. Abigail Conlin asks how much time and effort do we put into the older files, should we just keep requesting documentation. Or at what point do you stop? Mr. Ed Simoncini states we should request info, require info and then go to Town Counsel if they do not comply.

➤ **Update Board regarding discussion with DEP**

- There are several concerns regarding New England Sheets- the Board had no authority on the property. DEP will be watching for contamination outside of the warehouse.

Ms. Abigail Conlin mentions a resident would like to lift the tight tank season deed restriction on their home. Mr. Ed Simoncini notes that they must first be in compliance of Title 5. Then make the request.

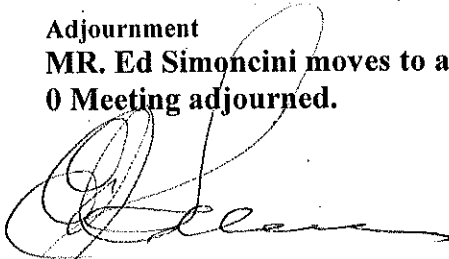
Identity Coffee is a new restaurant at the mountain. They only have a 2 bay sink, and they have been inspected and not using the 2 bay correctly. They are going to request a variance for the 2 bay sink, they lack the room in order to put in a 3 bay sink. MR. Ed Simoncini said he doesn't believe that the Board has ever given a variance. Mike Pizza has a variance for a 2 bay sink. The variance needs to be done yearly, Mr., Simoncini states he cannot speak about them. He did not know about Mikes having only a 2 bay.


Ms. Abigail Conlin would like to know how to clear up the decommissioned well by Ryan Smith. The Board suggests that a certified well driller look at the well, and submit the well decommissioning report to the state in their name.

Mr. Powers would like to know where the septic and well regulations are online. Stephanie Wiseman states she will help show him where they are.

Adjournment

MR. Ed Simoncini moves to adjourn at 6:06. Dr. Michael Popik seconds the motion. All in favor. 2-0 Meeting adjourned.



Edward Simoncini

Dr. Michael Popik

Matthew Pearson

Date: 2/15/2023