



**Town of West Boylston**  
140 Worcester Street, West Boylston, Massachusetts 01583

## **The Board of Health Meeting Minutes**

<b>Date / Time / Location of Meeting</b>		11-14-2018 / 6pm / Room 127
<b>Members Present</b>	Robert Barrell; Beverly Salate; John Sullivan; N. Alan Harris Michaun Fowler Abby Graham (CMRPHA), Steve Jones (Animal Control), John Hadley and Pat Crowley (Town Selectmen)	
<b>Members NOT Present</b>		
<b>Guests</b>		
<b>Welcome – Call to Order</b>		Time: 6:00pm
<b>Approval of Previous Minutes</b>		October 2018 minutes were reviewed and signed
	<b>Motion Originator</b>	Dr. Harris
	<b>Motion Seconded</b>	Ms. Salate
	<b>Result</b>	Approved unanimously
<b>OLD BUSINESS</b>		
• <b>Blight By-law</b>		
	<b>Discussion</b>	Mr. Hadley and Mr. Crowley, from the Board of Selectmen requested further input from the Board of Health regarding their consideration of developing a blight by-law. They asked - 1. What involvement the Board of Health might have in enforcing such a by-law, 2. For feedback regarding parameters for the by-law, 3. Would the Board of Health support a blight by-law? They stated that one of the Board of Selectmen goals is beautification of the town and this is one element of that goal. They are most concerned about severely neglected and abandoned properties. Mr. Barrell responded that after reviewing blight by-laws in other municipalities, which are few, the Building Department is the primary enforcer and the Board of Health becomes involved if there is a health issue. Mr. Barrell noted that blight by-laws have been difficult to pass in other towns due to concerns they will be abused to “police” neighbors’ yard care, etc. based on personal opinions. The Board of Health would not support a blight by-law that could be interpreted this way. More likely to pass are parameters for commercial, repossessed, and public properties. Any parameters would need to be very specific about the level of neglect enforced. Mr. Hadley described foreclosed properties and the process for dealing with the banks responsible for maintenance. He and Mr. Crowley referred to about 15 properties of concern in West Boylston. A related case was recalled that has been in litigation for years with no resolution. A suggestion was made that in some cases, the Town might address the issue and attach the cost to the property tax bill. Mr. Barrell noted that individuals’ rights must be

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considered. He offered to provide the Selectmen some information he has obtained via his research.

- 301 Sterling St. Beaver permit update

Discussion A 30 day extension permit was applied for and granted. This should take them through to the period when permits are not required.

#### MONTHLY REPORTING

- CMRPHA Local Report

Discussion Ms. Graham reported 22 routine inspections, and one re-inspection; three complaints were addressed. Relative to inspections: the routine inspections showed no critical issues and the re-inspection was positive for compliance. Three housing complaints were addressed; two were resolved, one is ongoing.

- CMRPHA Regional Report

Discussion Ms. Graham reported that interpretation of the 2013 FDA Federal Food Code is a work in progress. Mr. Leger is attending a seminar this evening that is supposed to help clarify various issues. Katrina Stanziano will be attending December's meeting to discuss the PHEP table talk exercise to be held in April. Mr. Barrell attended the quarterly CMRPHA meeting.

- Bill approval & Financial report

Ms. Lee reported the Revolving Fund Account Balance. She presented five invoices for payment approval.

Motion to Accept  
Seconded  
Result

Ms. Salate  
Dr. Sullivan  
Approved unanimously

- Office Report

Title 5 Projects 385 Lancaster – Building Dept. Cease & Desist order still in effect.  
58 Prescott – recent Title 5 inspection passed; no update.  
307 Lancaster – on hold till next year.  
228 Lancaster – resubmitted plans approved, work completed, as-built & CoC due.  
27 Malden – work completed; CoC issued.  
9 Malden – work completed & inspected; as built and CoC due.  
2 Lost Oak Road – Emergency repair – septic pipe and tee  
Title 5 inspections passed – 330 Lancaster (D-box and pipe replacement), 146 Hosmer, 36 Winthrop  
New projects expected – 36 Shady Lane, 11 Hosmer Street (Soil test applications submitted).  
Other – 290 Goodale – 2017 pump slip found indicating cess-pool system “not working properly”. Letter sent to owner.

#### Other

Chase Harris – has not yet paid filing fee for Title 5 report received 08-06-18; 2019 permit will not be issued until paid.  
Casella Waste – has not yet paid \$100.00 fine; messages and emails sent; 2019 permit will not be issued until paid.  
Waste Management of MA – was operating without a permit; responded to notification; both fine and 2018 permit fee paid.

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#### 2019 Permits

- Letter sent to some retail and all limited-use non-profits regarding new Food Code affecting permit requirement.
- Application packets arriving – processed permits signed by Board members.

#### OTHER & ONGOING

- Yearly Flu Clinic

Discussion Ms. Salate reports 75 Flu vaccinations were given at the two clinics held this month. The cost per shot went up to \$35.00.

- Substance Abuse Committee update

Discussion Mr. Barrell asked Ms. Salate to contact Karen Clarke in Worcester regarding status of substance abuse prevention programs or activities.

- Recreational Marijuana update

Discussion Tabled to the next meeting.

- Board of Health Regulations review

Discussion Tabled – to be revisited at future meetings as time permits.

- By-law for Non-commercial Farm animals

Discussion Town Animal Control Officer Steve Jones attended to help explore ideas for a planned by-law to regulate “backyard” farm animals. While West Boylston is a “Right to Farm” community, the Agricultural Commission only oversees commercial farms: those who pay taxes associated with commercial farming in the town. The Board has no regulation in place to enforce nuisance and other issues related to non-commercial farm animals. After some discussion about issues that have arisen, Mr. Jones suggested that residents be required to have a permit for such animals, with regulations and resulting consequences if not adhered to. This would serve an additional purpose in providing the Animal Control officer with the locations of these animals for routine inspections. Similar to dog licensing, the fee could be nominal.

- PHEP Equipment relocation

Discussion Tabled to the next meeting.

#### MOTION TO ADJOURN

Motion Originator Dr. Harris

Motion Seconded Ms. Salate

Result Approved 4-0

Time of Adjournment 7:20 pm

#### Signatures

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Robert J. Barrell, MPA, Chairman

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N. Alan Harris, MD, Vice Chairman

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Beverly A. Salate, RN, BSN

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Michaun Fowler, BSM

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John Sullivan, MD

**Submitted by: Margaret Lee**  
**Date Submitted: 12-12-18**

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