

**BOARD OF HEALTH**  
**Minutes for Wednesday, April 19, 2023, 7:00 PM**  
**Hybrid Participation**

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- 7:00 Community Input
- 7:05 Minutes of 3/8/23 and 3/22/23  
Administrative Reports
- 7:15 PHN Report – Tricia McGean
- 7:30 846 Bedford Road – Board of Health recommendations on  
Accessory Apartment Special Permit

**DISSCUSSION ITEMS**

- Accessory Apartment Guidelines
- Benfield Farms – update
- Draft Hauler Regulations (tentative)
- Residential Well Testing discussion

**NEW BUSINESS**

*The meeting agenda lists all topics reasonably anticipated by the Board of Health at the time of posting. Additional topics not anticipated may be discussed at the meeting under the agenda item New Business.*

**Meeting Dates - TBD**

**Upcoming Dates – Sustainability Day 4/22/23**

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*Attendance members: Tony Mariano Chairman, Jean Barry (remote, Patrick Collins (remote)),  
David Erickson, Cathy Galligan*

*Attendance nonmembers: Linda Fantasia Health Agent, Tricia McGean PHN (remote), Wanda  
Avril (Carlisle Mosquito), Joachim Fiedrich (846 Bedford Rd.), Robert Melvin (Stamski and  
McNary)*

**1. Community Input**

Tony Mariano called the meeting to order at 7:05PM and asked for community input, of which there was none.

**2. Minutes of 3/08/23 and 3/22/23**

Cathy Galligan moved to approve the amended minutes of March 8, 2023. Erickson seconded the motion which was then approved unanimously.

The minutes of 3/22/23 were tabled until the next meeting.

**3. PHN report**

There were 3 Covid cases in Carlisle in 1 family so far in April. Cases are going down everywhere. The WHO has reported a new variant, XBB.1.16 or Arcturus. Delaware has reported the highest percentage of cases at 3%. It is worth monitoring. It appears to be more easily transmitted but does not appear to be any more serious than previous variants. Unlike other variants, it does appear that conjunctivitis is a possible symptom of this variant, although the conjunctivitis is merely itchy and not associated with puss.

Yesterday the FDA authorized another bivalent booster for those 65 and older and who had not received a booster in the previous 4 months (2 months if immunocompromised).

Jean Barry sent out information on the Powassan virus, which is being transmitted in clusters. Some people may have no symptoms while others can have severe symptoms, including brain swelling and even death. It only takes 15 minutes for a tick to transmit the virus. McGean noted there were 2 cases in Carlisle a few years ago and one person was very sick. McGean would like an upcoming DPH Webinar to discuss Powassan, although no such discussion is currently scheduled.

For more than 10 years McGean has done vaccinations for homebound residents but she has lost access to vaccines. She has met with a representative from Sanofi about obtaining vaccines. In the fall the BOH will do a high dose flu clinic on Oct 26. Cataldo will run the clinic.

This is an issue that we should discuss in the future. Commonwealth Medicine will reimburse the cost of vaccines for a 10% fee--they will bill insurance for McGean's time and for the cost of the vaccine. There would probably be a maximum of 40 people so the cost should be minimal. McGean will be doing an online seminar with Commonwealth Medicine next week. Lincoln is also interested and if we move forward, we will need to get a refrigerator for vaccines. Fantasia noted that ARPA would also help fund vaccinations.

McGean did a "Stop the Bleed" instruction with the police last week, she has now done 2 sessions (including the Police and Teachers) and the Library and Town Hall would like sessions as well.

#### **4. 846 Bedford Road – Board of Health recommendations on the Accessory Apartment Special Permit**

During the previous meeting, the BOH asked for a retest of coliform at the faucet, followed by chlorination of the well and then another test after chlorination.

Rob Melvin reported that the applicant had the well chlorinated and retested by Skillings & Sons and the lab report has been submitted. Skillings installed a new UV light system for the well which replaced an old sediment filter. The results show the well passes on coliform and e coli. The current system now has a UV filter, a sediment filter, and a water softener. The water for the accessory apartment will be supplied from the house.

Mariano said that it would seem that they have met our requirements and the BOH needs to comment on the Accessory Apartment permit. Mariano thinks that the septic and water are adequate, but this is the first-time new construction of a second home on a 2-acre lot has come before us. There have been studies investigating whether a two-acre lot provides adequate conditions to support a well/septic system. The Horsley Witten review would seem to support even stricter restrictions, raising concerns about two single family homes on one two-acre lot. This should be reconsidered in future zoning bylaws.

Collins said that he still has a lot of concern stating that the BOH looked at this and concluded that the septic is done correctly, but only if we look at this as a confined unit. Collins does not

like a second house on this property and does not think that this is the right direction and he is not comfortable with this. Collins described the overriding concern, that technically the water supply and quality, and the septic seem to meet our requirements, but he feels that two-acre zoning is important to protect our water resources and this compromises that.

Collins does not support this and thinks there is a bigger issue that needs to be addressed, even if we need to extend the schedule.

Galligan stated that we are about public health and we cannot ignore what we consider our public health concerns just because the town allowed this to happen. The BOH is separate from town government and Galligan is not comfortable with this because our own supplemental regulations were established thoughtfully for one house on 2 acres. Even though it is possible to site the systems and meet the criteria, it is important to recognize the criteria were formed with 2 acre lots and one residence in mind. This proposal is de facto 2 houses on less than 2 lots and is not protective of public health.

Barry thinks there are a number of good points. When Mariano said we do not have the authority to deny a Planning Board permit, Barry agreed that this case is unique and brings up larger issues that need to be considered by the town. She feels that an effort should be made to educate the public regarding the importance of two-acre zoning, water quality and public health.

Mariano said that part of the permit is that they consult the BOH. The BOH did get an opinion from Town Council and they advised us that we have wide latitude, the BOH is not restricted to saying that they met Title 5 requirements, but can advise the planning board regarding broad public health concerns. The BOH could even say it does not meet provisions because it is a second home. The town needs to know what they voted on--this was an amendment made late in a meeting and it was voted with little discussion. It needs to be done in a way that is protective of our resources.

The current house has 3 bedrooms and 3 baths. The accessory apartment would have 2 bedrooms and 1196 sq. feet with an unfinished basement and 2 baths.

Mariano supports the need for accessory apartments but recognizes that the complex geologic conditions existing in Carlisle must be taken into consideration to ensure protection of the Town's water resources. Galligan notes that a separate home on the lot would also reduce permeable surfaces, while Melvin feels that the nearby wetlands could handle the runoff.

Fantasia noted that the law allows 25 detached accessory apartments with a maximum total of 75 accessory apartments.

Mariano summarized that the 2 septic meet title 5 and the Carlisle regulations, but the BOH does not support putting 2 homes on a 2-acre lot.

Erickson said that we should send a letter to the Planning Board.

Mariano asked Fantasia to draft a response for the planning board so board members can comment on it. Melvin said that they are on the planning board agenda for May 15 so we could finalize the letter at our next meeting without disrupting the current schedule.

Fantasia feels that the consensus is that the board is not in support of this so she will draft a letter that the BOH can then vote on.

## **5. Benfield Farms Update**

Fantasia reports that NOAH is hiring Kent Oakfield, Mal Nelson said they need 1 more signature and hopefully by next week they will be visiting the site. We hope that Kent Oakfield can attend the next BOH meeting.

#### **6. Accessory Apartment Guidelines**

Fantasia has put together the workgroup's advice and would like board members to comment, but this has been tabled for now.

#### **7. Draft Hauler Regulations**

Mariano said that we have the draft trash hauler regulations which were modelled after Hopkinton. Kris Gines created the application and Fantasia created the regulations. Galligan asked who this applies to and Fantasia said that it applies only to collection of rubbish in town by commercial companies. It was not intended for residents bringing rubbish to the Transfer Station. Additionally, Haulers driving through Carlisle must register with the BOH. They do not require a local permit. Barry felt that we need input from people who are doing it right now.

It was noted that Carlisle has no scales so getting weights would be problematic so we should remove requirements for weights. The Board agreed it would not be necessary to collect volume collected and disposal receipts. Companies will have these records on hand if needed. Fantasia said one of the questions we have is should we separate private and commercial haulers. Mariano would feel more comfortable dealing with this draft if we did it in conjunction with the transfer committee.

Mariano asked Fantasia to amend the regulations as per this discussion and then have town council review it so that we can then hold a public hearing.

#### **8. Residential Well Testing.**

Mariano stated that we have had programs in the past with the water quality subcommittee on sponsoring and/or managing testing programs. Part of the Master Plan was that we keep up with that program. Fantasia noted that we were supposed to have a program in 2020, but then we had Covid. We were doing it every 2 years in May but stopped during the COVID pandemic. Mariano said we need to resurrect it but adding PFAS could be expensive.

Fantasia said that we sometimes get a volume discount. Carlisle would send samples on to the lab and Carlisle would get a copy of the report. Mariano asked what kind of organizational work we need to do. Fantasia noted that the last time participation had fallen off. The question was raised as to whether the town would be interested in subsidizing PFAS testing. Galligan does not see that we could get ARPA funding by May. Fantasia said we need to find a lab. Typically it has been Nashoba Analytical, and there are other labs that might be interested. Mariano asked about how we publicize this and Fantasia said we could do it on sustainability day. Fantasia will make up a form for earth day.

#### **9. New Business**

Fantasia said that the town has participated in the municipal vulnerability program and is eligible to apply for an action grant. The Planning Board is interested and would apply to hire a consultant to review land use regulations to see how they address climate change. The deadline is May 4 and the town would need to match 25% match. Fantasia will write a letter of support from the BOH which Mariano will sign.

Fantasia is looking at well regulations and needs to understand how to make a drought resistant well.

Galligan noted that we have so many things we are not able to address. The BOH is just chipping away things we used to do as there are more things pushed from the Federal Government to the State Government and from State to local.

Fantasia said that we have already agreed to look at septic regulations and well regulations and this might save us time. Fantasia said they would come on board in July and it would start with BOH regulations and move on to bylaws.

Mariano will do a board of health table at Sustainability Day

**10. Adjourn**

Galligan moved to adjourn, it was seconded and approved unanimously. We adjourned at 21:56, next meetings 5/3/23.and 5/24/23 at town hall.

Respectfully submitted,  
David Erickson,  
Recorder