

**BOARD OF HEALTH**  
**Minutes for Wednesday, June 21, 2023, 7:00 PM**  
**Hybrid Participation**

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- 7:00 Community Input  
Minutes of 5/24/23  
Administrative Reports  
Public Health Nurse - Report (Tricia McGean)
- 7:30 Public Hearing - Proposed Town of Carlisle Hauler Regulations**
- 8:00 27 Maple Street – request for Deed Restriction (King)
- 8:15 Woodward Village – request for release of two Certificates of Compliance (tentative)

**DISCUSSION ITEMS**

- Voluntary Well Testing - Update
- Ferns Public Water Supply and Food Establishment Permit
- Accessory Apartment Guidelines – continued discussion
- Benfield Farms FAST System and Housing Inspection Reports

**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 – Summer Schedule**  
**Upcoming Dates –**

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*Attendance members: Patrick Collins Chairperson, David Erickson, Cathy Galligan, Tony Mariano, Jennifer Wall*

*Attendance nonmembers: Linda Fantasia Health Agent, Trish McGean by zoom, Robert Easton, Chris King, David Model, Rob Peary*

**1. Community Input**

Collins opened the BOH meeting at 7:01pm, there was no community input.

**2. Minutes of 5/24/23**

Galligan moved to approve the amended minutes of 5/24/23, Mariano seconded the motion which was then approved unanimously.

**3. Administrative report**

The weather for Old Home Day on Saturday is expected to be humid. The BOH booth will run from 10:00 am until 2:00 pm with McGean doing blood pressure readings and Sheila Dibb, coordinator of the Central Middlesex Medical Reserve Corps, will also be there recruiting volunteers.

Fantasia has contacted Erin Green for a summer internship. Green has already graduated and would be particularly good at service. The job has been set up and Fantasia assumes it would

be 24hrs/wk. Fantasia will talk to the Planning Board to explore the possibility of a shared position for a second intern, focused on Title 5 related projects.

The Job Description and pay rate for the Assistant Health Agent were previously determined. While Ryan may have concerns, he did not respond to Patrick's (Chair) outreach or the invitation to attend this meeting. We agreed to move ahead on filling this position.

#### **4. Public Health**

McGean reports that Covid wastewater results are at a low point and she has seen only 1 case from MAVIN. A new vaccine is expected in the fall but only 20% have had the bivalent vaccine. Making Covid a yearly vaccine like the flu may get more people to take the vaccine. Anyone over 65 may get a second bivalent vaccine and then 4 months later they would be eligible for the new vaccine.

Planning is underway for a flu clinic in the fall and the BOH will purchase small refrigerator for vaccines for homebound residents. Cataldo is booked for senior vaccinations on Oct 6, 2023, there is discussion about offering the Covid vaccine as well as the flu vaccine.

Since Mar 1, 2023, there have been 16 cases of tick born disease, there will be a basket of tick paraphernalia at the Old Home Day table.

A Stop-the-Bleed was held and attended by 2 teachers, 1 police, 1 library and 1 town staff member. McGean is working with Jim Hall to do a class for Public Works employees in early July. We do need to buy 6 trauma shears for our trauma kits.

The first mental health first aid clinic, held in partnership with Great Meadows, was very successful. It was 6-hour class (+ 2 hours of pre-class homework) with 15 people, including a good cross section of police, clergy, library, COA, teacher, and resident. There was much intense discussion.

McGean has reviewed the physical and immunization records for 95 kids participating in Carlisle summer camps.

On Thursday, McGean received a complaint from a family of 8, 2 of whom got sick after eating at Fern's. The 2 who got sick had the last 2 sandwiches from an open turkey loaf on Sunday and got quite ill, they completely recovered 36 hours later. McGean did a 72-hr. food history which pointed to Ferns. An inspection the next day by Ann Lorie supported this conclusion, there will be another inspection on Friday. Mariano noted that in the inspection report 20% of the items are out of compliance, the BOH needs to be on top of this. Fantasia asked whether we should take other action, she is particularly concerned about off hour temperature monitoring, conditions need to be in spec 24/7 but Fantasia does not think they have the capability to monitor temperatures 24/7; she asked Ann if she should consider shutting Fern's down. Ann thought the equipment is ok but procedures have not been properly followed. Wall thinks we need immediate remediation. Fantasia would be happy to go in and do daily checks. Fantasia said that this is the owner's 3rd store, she talked with the Maynard Health Department and they thought the Maynard store was run successfully. The discussion was then tabled until later.

The BOH returned to Fern's after the Hauler regulations public hearing. Collins read the report and feels we need to do more now. Fantasia said she would do a daily inspection. Wall noted that the onus falls on the manager, and that the State often asks for daily reports, possibly we should do likewise. If the temperature is out of range, we need documentation about corrective actions. Fantasia feels we should do unannounced visits and likes the idea of them doing daily logs. Mariano suggests that we take the check list along and ensure that

everything has been corrected, if they are out of compliance again, we need to consider shutting them down. Erickson asked how we knew about hand washing and Fantasia said there was trash in front of the hand washing sink and the dispenser was empty.

Mariano asked if we had an update on the well and Fantasia said there is no new information. DEP approved the disinfection, but according to the new Certified Well Operator MP Water Systems Management, DEP may require a 4-log disinfection system with remote monitoring. This would be very costly. Herweck is considering a new well which would be less expensive. Fantasia reported that with the change in ownership/management she is unsure of who is responsible and Matt has not responded to her request for the information.

#### **5. Hauler Regulations**

Fantasia this is the public hearing for us to adopt new regulations, and this public hearing has been properly advertised.

Ron Peary of the Transfer Station Action Committee noted that we do reference the state regulations but the Action Committee would like to include that the haulers provide bundled service to include recycling and the regulations should also include that recycling is mandatory. The DEP requires these things to be repeated in local regulations. Fantasia noted that Ryan reviewed the changes and shared them with the Select Board.

Galligan moved that we adopt the Carlisle Hauler Regulations as amended effective 7/1/23. Mariano seconded the motion which then passed unanimously.

#### **6. Volunteer well testing**

Fantasia understands that everything went one well. We did have one complaint about scheduling and the lab has contacted some residents who had out of range results. One well had a hit of coliform; that well also had coliform when tested in 2006 and 2014. This indicates that in-depth resolution is needed.

#### **7. 27 Maple Street**

The owner requested a deed restriction to limit the house to not more than 3 bedrooms so that they can add a master bedroom suite. There was some discussion and it was noted that the house has a garage, mud room, and sunroom that had been built without a permit. Mariano moved that we approve a deed restriction for 27 Maple Street limiting it to a maximum of 3 bedrooms. Galligan seconded the amendment which was approved unanimously. Fantasia needed a board member to come in on 6/22 to sign the deed restriction. Collins and Galligan both volunteered.

#### **8. Woodward Village**

Robert Easton requested the release of 2 certificates of compliance. The BOH issues a partial certificate of compliance so the builder can get an occupancy permit. Prior to issuing the partial C of C, the Health Department needs to verify that BOH requirements are met. At this time several conditions have not been met: units lack individual water meters, the escrow account requirement has not been met (including providing the bank statement for the escrow account), and baseline sampling results from monitoring wells have not been received. Rob Frado and Fantasia are also concerned that the escrow is the same as 5 years ago but Easton says he is confident that they have reasonable figures, there is an inflation formula built in and cost estimates will be reviewed. They currently need to fund 25% of the escrow and as each unit is sold, the percentage goes up so there would still be time to make adjustments. Woodward Village needs to show Fantasia the account labeled septic escrow. There are also some fees, including five hours of Frado's time, which need to be paid. Woodward Village

does have a system operator and the BOH has a copy of the contract. Easton understands that there are 3 items outstanding. They can do the testing and provide photo evidence of other items. The water meters will be installed within 10 days. Easton asked whether the water testing is done at the kitchen sink or at well. SWSS comes out once per week and each month they will test at the water faucet. Easton said that the BOH has asked for a house test for every house prior to the certificate being issued for that house.

Fantasia asked if they have a package for homeowners about septic do's and don'ts. Easton said they do have a homeowner's package. When 75% of the units are sold, they set up a board that gets all the contracts.

Mariano moved that we approve the 2 certificates of compliance for units that are online now pending the escrow deposit of 25%, baseline sampling, and installation of water meter for Woodward Village, 811 Bedford Rd. Wall seconded the motion which was approved unanimously.

#### **9. Accessory Apartments**

There has been no further activity, it is still before the planning board and the planning board has not called together a small working group. Mariano asked Fantasia to talk to Julia about this; Mariano is willing to be on the joint group, he does not want this issue to be overlooked.

#### **10. Benfield Farms**

Collins passed the chair to Mariano since Collins is recused. Mariano asked for an update. Fantasia said that CAQ has not submitted their final bill. Fantasia talked to Kate Reid who would have expected a final invoice, she will reach out to CAQ.

John Metivier met with Mal Nelson and went over the leaky roof, accumulated trash. The trash room doors are not closing soon enough and are difficult to open for people in wheelchairs. The roof will take some time but Nelson will take care of it, and the trash is just tenants not monitoring the trash room properly. Metivier is going to write a report.

As far as the BOH knows the complaints are being addressed and the person who complained on behalf of their mother is now satisfied.

Fantasia has asked Nelson to send a copy of the signed contract with Kent Oakfield. Mariano thinks that before our next meeting we should have some sort of certification that they have an operator and that they are doing compliance monitoring. Galligan said that it is past time and Galligan would like to consider going to the housing trust; the BOH should be dealing with the trust (landowner) at this point. Fantasia will write to NOAH with a separate letter to the housing trust.

#### **11. New Business**

The Board discussed the problem of late delivery of materials for BOH meetings. It was agreed that if materials are not submitted to the Health Department by close of business Thursday, the item will drop off the agenda.

#### **12. Adjourn**

Mariano moved to adjourn, Galligan seconded, and the meeting adjourned at 21:10  
The next meetings will be 7/19/23 and 8/23/23. The 7/19 meeting will be virtual.

Respectfully submitted,  
David Erickson,  
Recorder