

2. 310 CMR 15.211 – Leach area shall be less than 100’ from well (44’ variance requested).
3. Eastham Board of Health Regulations - Leach area shall be less than 100’ from well (44’ variance requested).
4. Eastham Board of Health Regulations - Leach area shall be less than 100’ from wetland (20’ variance requested).
5. Eastham Board of Health Regulations - Fast tank shall be less than 50’ from wetland (14’ variance requested).
6. Eastham Board of Health Regulations – Pump chamber shall be less than 50’ from wetland (21’ variance requested).

A discussion on the number of bedrooms occurred. It is not clear from the rental inspection if the 4th room not being rented met the definition of a bedroom.

Ms. Blong moved to approve the presented plan with the following conditions:

1. No increase in design flow be allowed. Any increase in habitable square footage would require Board of Health review and abutter notification.
2. Secondary treatment and monitoring under general use approval conditions per DEP regulations including testing quarterly (or 2 times per year for seasonal use) for total nitrogen, BOD, TSS, Nitrate-nitrogen not to exceed 19 mg/l. After 2 year period of time reduction of testing could be requested to BOH by owner.
3. Operation and maintenance agreement to be submitted to EBOH. Operation and maintenance agreement to be required for life of the system. Operator to report results via Carmody Data Base provided through Barnstable County Health or directly to the Eastham Health Department if not available.
4. Deed restriction for number of bedrooms determined during site visit and use alternative technology requirement to be recorded on deed.
5. Designer to verify proper operation of the system prior to issuance of Certificate of Compliance.
6. Municipal water to be provided.
7. Site inspection required to confirm existing number of bedroom.

Ms. Mondon seconded the motion.

Approved 4-0 (Ms. Williamson was not present for the vote).

3. KIM & CARL ROCHE 140 ALICE RD M4 P357

Stephanie Sequin of Ryder and Wilcox presented a plan to upgrade the septic system of an existing 3 bedroom dwelling located on 22,000 sq. ft. lot. The proposed system will include a 1500 gallon septic tank, distribution box and a soil absorption system with an effective size of 293 sq. ft. The following variances were requested:

1. 310 CMR 15.211 – proposed SAS shall be 50’ from existing locus well where 100’ is required (50’ variance requested).
2. 310 CMR 15.211 – proposed septic tank shall be 27’ from existing locus well where 50’ is required (23’ variance requested).

Skip Livingston, owner of 70 Alice Rd, questioned the distance between the soil absorption system and his well, if there could be a smell from the vent, and when the installation is going to occur. The soil absorption system will be at least 100’ from the well at 70 Alice Rd. A smell may occur, but a charcoal filter could be added to the vent pipe. Mr. Roche, owner of 140 Alice Rd, stated the installation is planned this spring and he will let Mr. Livingstone know when it is scheduled.

Ms. Blong moved to approve the presented plan with the following conditions:

1. Deed restriction for 3 bedroom use to be recorded on the deed.
2. Any increase in habitable space requires BOH review and abutter notification.
3. Existing well to be tested for routine parameters.
4. Sign agreement to require hook up to municipal water supply within 60 days of availability.
5. Show proposed water line location on site plan.
6. Add charcoal filter to vent pipe.

Ms. Mondon seconded the motion.

Approved 5-0

4. BARBARA MELODY 15 BONAYA Rd M7 P26

Matthew Wrobel of JM O'Reilly and Associates presented a plan to upgrade the septic system of an existing three bedroom dwelling on a 15, 682 sq. ft. lot. The proposed system includes 1500 gallon septic tank with MicroFast 0.5 treatment unit, distribution box and a 25' x 12.33' x 2' soil absorption system. The following variances were requested:

1. 310 CMR 15.211 – proposed SAS shall be 5' from north property line (5' variance requested).
2. 310 CMR 15.211 – proposed SAS shall be 9' from east property line (1' variance requested).
3. 310 CMR 15.211 – proposed SAS shall be 94' from private well (M10 P97) (6' variance requested).
4. 310 CMR 15.211 – proposed SAS shall be 94' from private well (M7 P24) (6' variance requested).

Dr. Buffington moved to approve the presented plan with the following conditions:

1. No increase in design flow be allowed. Any increase in habitable square footage would require Board of Health review and abutter notification.
2. Secondary treatment and monitoring under general use approval conditions per DEP regulations including testing quarterly (or 2 times per year for seasonal use) for total nitrogen, BOD, TSS, Nitrate-nitrogen not to exceed 19 mg/l. After 2 year period of time reduction of testing could be requested to BOH by owner.
3. Operation and maintenance agreement to be submitted to EBOH. Operation and maintenance agreement to be required for life of the system. Operator to report results via Carmody Data Base provided through Barnstable County Health or directly to the Eastham Health Department if not available.
4. Deed restriction for 3 bedrooms and use alternative technology requirement to be recorded on deed.
5. Designer to verify proper operation of the system prior to issuance of Certificate of Compliance.
6. Municipal water to be provided.

Ms. Mondon seconded the motion.

Approved 5-0

V. REVIEWS – VOTE MAY BE TAKEN

5. MARCIA & NEVILLE ALLEYNE 65 SWIFT RD M10 P402

Michael Picard of Sudbury Design Group presented a request to finish a room above the garage in an existing 4 bedroom dwelling on a 43, 470 sq. ft. lot. The proposed room above the garage would meet the Board of Health's definition of a bedroom. The owners request relief from the required 48" cased opening as structurally they can only create a 42" cased opening.

The potential of adding I/A technology to the septic in order to accommodate a 5th bedroom on the lot or removing another bedroom from the dwelling were discussed.

Dr. Buffington moved to continue to April 28, 2022.

Ms. Williamson seconded the motion.

Approved 5-0

6. STAGG REALTY TRUST 2007 190 MEETINGHOUSE RD REAR M12 P295

Jason Ellis of JC Ellis Design presented a plan to upgrade the septic system of the 2 dwellings on a 41, 978 sq. ft. environmentally sensitive lot. The proposed septic system includes a 3000 gallon septic tank with Advantex AX20 treatment unit, 1500 gallon pump chamber, and a 24' x 12.83' x 2' pressure dosed soil absorption system.

A discussion of the number of bedrooms occurred. The field card shows a total of 5 bedrooms between the two dwellings. A site inspection will need to be conducted.

Ms. Williamson moved to approve with the following conditions:

1. No increase in design flow be allowed. Any increase in habitable square footage would require Board of Health review and abutter notification.
2. Secondary treatment and monitoring under general use approval conditions per DEP regulations including testing quarterly (or 2 times per year for seasonal use) for total nitrogen, BOD, TSS, Nitrate-nitrogen not to exceed 19 mg/l. After 2 year period of time reduction of testing could be requested to BOH by owner.
3. Operation and maintenance agreement to be submitted to EBOH. Operation and maintenance agreement to be required for life of the system. Operator to report results via Carmody Data Base provided through Barnstable County Health or directly to the Eastham Health Department if not available.
4. Deed restriction for number of bedrooms determined at site visit and use alternative technology requirement to be recorded on deed.
5. Designer to verify proper operation of the system prior to issuance of Certificate of Compliance.
6. Municipal water to be provided.
7. Site inspection required due to inconsistency in number of bedrooms. Design presented as 6 existing assessor field card states 5 bedrooms existing.

Ms. Mondon seconded the motion.

Approved 5-0

VI. UPDATE ON NON COMMERCIAL FARM ANIMAL REGULATIONS

Letters were sent to 14 residents who previously had barn inspections regarding the need to apply for a noncommercial farm animal permit. Officer Keogh will drop off the permit applications and copies of the regulation to properties with animals during his shift. 5 residents have applied for permits.

VII. OTHER BUSINESS - VOTE MAY BE TAKEN

The joint meeting of the regulatory boards will take place on June 21,2022 from 5-7pm.

VIII. MINUTES - VOTE MAY BE TAKEN

No minutes were presented.

IX. ADJOURNMENT

Ms. Blong moved to adjourn.

MS. Mondon seconded the motion.

Approved 5-0