Board of Health

Meeting Minutes

August 23, 2023

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2023 SEP 20 P 1: 39
TOWN OF LUDLOW

Members Present: Kelly Lamas, Chair; Adrienne DeSantis, Secretary; Antonio Tavares, Member

Also Present: Paulina Matusik, Tim Fontaine

Meeting was called to order at 4:59 PM by Ms. Lamas and Pledge of Allegiance was performed.

Monthly Business:

Ms. DeSantis signed the meeting minutes from June 15, 2023, June 26, 2023 and June 27, 2023.

Ms. DeSantis made a motion to approve the meeting minutes as written above. Seconded by Mr. Tavares. All in favor 3-0.

Visitations:

Mr. Fontaine was present today to discuss a few ethics disclosures that he will be submitting. As Mr. Tavares owns 2 food establishments in town that require inspection, Mr. Fontaine is submitting a disclosure stating that he can inspect both Villa Rose and Ludlow Country Club fairly and without bias. Mr. Fontaine himself also works at an establishment, and his mother volunteers at another. He is also submitting disclosures for both of those, which also require a signature from Ms. Lamas as Board of Health Chair.

Actions/Correspondence:

Local upgrade approval for 34 Briarwood Lane is being requested. The homeowners are asking for a 2 foot reduction in ground water, which is acceptable as they are using a Presby System. A Sieve Analysis was also used in place of a Perc because the ground was too wet. Ms. DeSantis made a motion to allow the Sieve Analysis in place of a Perc, as well as a 2 foot reduction in ground water for 43 Briarwood Lane. Seconded by Mr. Tavares. All in favor 3-0.

Local upgrade approval for 73 Marion Circle is being requested. They are asking for a 1 foot reduction in ground water, as well as 1.5 foot property line setback. Due to the property layout, they will have to build it up to fit the system in. The old system will be torn out and a new pump system will be installed. Mr. Tavares made a motion to accept the local upgrade at 73 Marion Circle of a 1 foot reduction in ground water, as well as a 1.5 foot property line setback. Seconded by Ms. DeSantis. All in favor 3-0.

There was discussion regarding a failed Title V at 150 Rood Street. Mr. Fontaine received a complaint from the tenant there, which prompted him to pull the records revealing the failed Title V back in 2014. In 2020, the Health Agent at the time sent a letter to the homeowner asking them to contact the Health Department to discuss plans for an upgrade. The department never heard back from the homeowner. Upon his recent inspection, Mr. Fontaine found septic issues. While looking for the tank, he found the yard to be very overgrown. At this time, due to the failed Title V in 2014, Mr. Fontaine recommends that the board order the homeowner to

have a new Title V done, and if it fails, demand an upgrade. The current system is also being overworked with the number of people living in the house. Ms. Lamas asked what would happen if the owner does not comply with an order to have the Title V done. Mr. Fontaine stated that while there are problems with the system, it is still working. He fells that the board may have to begin fining the homeowner should she not comply with the order. Upon discussion the board members agreed to send an enforcement letter ordering a Title V. Ms. DeSantis made a motion to mandate the homeowner to perform a Title V inspection with required upgrades pending results of the inspection. The homeowner will be given 7 business days to comply with scheduling the inspection otherwise fines will commence on the 8th day. Fines will start at $100.00 for the first day and increase to $500.00, then will be $500.00 daily after that until order is complied with. Motion seconded by Mr. Tavares. All in favor 3-0.

There was a request for chickens/roosters at 97 Fuller Street. They currently have a mix of 20 chickens/roosters. They did not acknowledge how many roosters they currently have. The use is for fresh eggs and their coop is located in the backyard. The Health Department initially found out about the chickens following a complaint on 5/24/23. There was also a complaint about rodents from 95 Fuller Street on 7/18/23. Ms. Matusik recommended that the board send the homeowners the Best management Practices for Backyard Poultry from the Mass Department of Agriculture. She also looked through the Town Bylaws and Zoning laws. Residents are able to have up to 25 chickens with the approval from the Board of Health. There are no bylaws on roosters and noise complaints go through the police department. Upon further discussion, the board has tabled their decision until their next meeting so that further information can be requested. They would like to know how many roosters they currently have. Also, they would like more information on the coop. What size is it and what is its location in regard to the house. A letter will be sent to the homeowner requesting this information.

There was a request for chickens at 290 Winsor Street. They currently have 12 chickens that are used as pets. Their coop is located in the backyard. The food is stored in the garage in aluminum buckets, and they state that they clean the coop daily. There have not been any complaints in regard to the chickens. Mr. Tavares made a motion to approve the 12 chickens only at 290 Winsor Street. Seconded by Ms. DeSantis. All in favor 3-0.

There was discussion about a Planning Board site plan for 14 Chestnut Place, 3rd floor. There is going to be a short term detox center going into 14 Chestnut Place on the 3rd floor. There will be a public hearing about this on 8/24/23. Mr. Tavares asked if Police and Fire Departments were asked about this as well. The recommendation would be for more engagement with the Board of Health allowing for meetings to occur for future discussion. Ms. Lamas signed off on the site plan for the Planning Board.

Ms. Matusik presented the final draft of the Community Needs Assessment to the board. There will be a postcard sent to residents explaining the survey and will have a QR code that will take them directly to the survey online. Residents will also have the option to pick up a paper copy in the Health Department should they choose. Funding for this survey will be coming from a Dart Grant. The postcards will be mailed out at the end of September so that residents have the month of October to complete the survey. The deadline will be October 31, 2023.

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Other Discussion:

Ms. Matusik provided the board with an update on the Rodent Control Plan. She has met with the state to discuss the plan. She and Mr. Tavares were present at the last Selectmen's meeting to share with them everything the Health Department has been doing to mitigate the rodent problem. The Health Department is working together with the Building Department, Police Department, and the Fire Department to put together the best plan for the town and its residents. Ms. DeSantis would like to see all this information put onto the Health Department page on the website. Everyone is pleased with the progress being made, but also understand that this will be a long process.

Ms. Matusik provided the board with an update on the Syringe Services Program. On August 1, 2023, she received an email from the state informing her that we have finally been approved for the program. And in turn, Ms. Matusik reached out to Tapestry letting them know about the approval. She will be setting up a meeting with Tapestry to discuss the next steps. She will also pull in Police and Fire Departments to discuss the best area for the mobile unit. There will be a variety of services available to the residents which will include a safe place for needle exchange, as well as syringe disposal. Ms. Lamas feels that consistency would be best when choosing a location and time.

Ms. Matusik presented the board with a Shared Services update. She informed them that the IMA (Intermunicipal Agreement) has finally been completed and is currently with Town Council for approval. Once approved, it will be sent to the other towns for their signature. Once that is completed, all towns will be able to start meeting. The contract has also been signed and once funding is received, a Shared Servies Coordinator can be hired. The budget is due 8/31/23 for final approval.

There will be an Emergency Preparedness event at the Polish Club on 9/12/23 from 3-5 PM. The Health Department will be there along with Police, Fire, Animal Control Officer, and MEMA. Our Emergency Preparedness volunteers will be invited to be there as well. The event is open to the public.

Ms. DeSantis asked if the board members could get some name tags to be worn at events to help identify them as the Board of Health. Ms. Matusik will have Anita order the name tags.

The next Board of Health meeting will be on September 19, 2023 at 4:30 PM.

A motion was made by Mr. Tavares to adjourn the meeting at 6:13 PM. Seconded by Ms. DeSantis. All in favor 3-0.

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Respectfully submitted,

Adrienne DeSantis

Secretary