

Scituate Board of Health Meeting
October 24, 2016
Scituate Town Hall – Selectman’s Hearing Room
6:00pm

MEMBERS PRESENT: Mr. Steven Pansey, Chairman
Mr. Russell Clark, BOH Member
Mr. Douglas Whyte, BOH Member

OTHERS PRESENT: Ms. Jennifer Keefe, Director, Public Health
Ms. Susan Tice, Health Department

Mr. Clark opened the meeting at 6:05 pm

Acceptance of the Agenda

Scheduled Items:

- Discuss/Vote: Private Well Application, 37 Wampatuck Avenue

Ms. Keefe gave a summary of the basic requirements for a permit for installation of a well. She indicated that the applicant must submit a completed form and a non-refundable application fee of \$150.00 to the Town of Scituate. The applicant’s well driller must submit a copy of their current MassDEP well driller certification and sign the application. The property owners must also provide proof that they have notified all abutters using the list from the accessor’s office. The last item the property owners must submit is a plan with a specified scale that is signed and stamped by a Massachusetts licensed Professional Land Surveyor or Professional Engineer with the following requirements:

- The location and description of all existing or proposed above or below ground structures on the property and adjacent properties within 200 feet of the proposed well
- All property lines, public or private ways, buildings, water lines, sewer lines, subsurface drains, septic tanks, pump chambers and leaching facilities within 200 feet of the proposed well.
- Underground storage tanks (UST’s), landfills, and any potential source of contamination within 500 feet of the proposed well.

Ms. Keefe explained that we received an application from the homeowners at 37 Wampatuck Ave on September 29, 2016. The property owners had notified all abutters and provided all of the required documentation to the Board of Health for review. She indicated that the well application had been reviewed by the Conservation Agent and herself. Neither identified concerns. Ms. Keefe said that although a hearing was not required, we were contacted by an abutter, who had concerns and requested a hearing.

Maureen Murphy said she was the abutter who requested the meeting and that she lived at 33 Wampatuck Ave. She said her sister lives at 35 Wampatuck Ave. She said they had lived there since the 1930s and she wanted to know where they were drilling the well. Mr. Clark invited her to the table to see the plan the Board of Health received. She asked how a well could be drilled with the drought we have experienced this past summer. She was concerned about the surrounding trees and the fact that they lived so close to the ocean. Ms. Keefe said as long as they are not encroaching on a septic system and in this case the home is on town sewer, there is no bylaw that would prohibit drilling a well. Ms. Murphy asked about the depth of the well and whether they would hit seawater. Ms. Keefe said that she actually discussed that with the homeowner and it would be up to the expertise of the well driller to determine the depth of the well and whether the homeowner would be willing to spend the money to drill deeper if necessary. Mr. Pansey suggested that Ms. Murphy contact an arborist regarding the health of the trees. Mr. Clark indicated that the property owners have done what is required and the Board of Health has no basis to deny their application at this time.

Ms. Keefe indicated that the Board of Health has held approximately 10 meetings to discuss the development of private well regulations for Scituate and her research has shown that the only community that prevents the installation of private wells is Boston. Other research completed includes identifying if and how communities adopt the same requirements for private and public water users. She said such restrictions that have been identified and implemented in other communities have occurred through town meeting adoption of a by-law to restrict private well users during water bans. The Board of Health development of private well regulations is ongoing.

Ms. Murphy asked about the integrity of an old garage at 35 Wampatuck Ave and whether the well would affect the structure. Mr. Pansey explained that it should not be affected because a well is very narrow and goes straight down. Mr. Whyte explained that the well driller would have to take everything surrounding the well into account. He said the well driller would be the only one able to assure her that the garage would not be affected. Ms. Keefe explained to Ms. Murphy that the State has guidelines that the well driller must adhere to and that all well drillers must be licensed annually. She said if they have a valid license, the driller should not have outstanding issues.

Administrative Invoice Approvals

Meeting Minutes Approvals

Mr. Clark made a motion to approve meeting minutes for September 12 approved with changes

All in favor (3-0)

Mr. Whyte made a motion to approve meeting minutes for September 26.

All in favor (3-0)

Meeting adjourned at 6:49

List of Documents:

Meeting Agenda

Private well checklist and application for 37 Wampanatuck Ave

Well drillers certification

Land plan for well location

Abutter's notification confirmation