

Minutes  
BOARD OF HEALTH  
November 16, 2021  
7 PM  
LOCATION: 84 BAY STATE RD  
REHOBOTH, MA 02769

Meeting Called to order by Chairman R. Smith 7:06pm

Members Present: Rachel Smith, Tony Gaucher, Mark Hass, Katie Eyer

Also Present;

Health Agent Karl Drown, Planning Board member Bill Costa, public Laura Samsel-Dias

Definitive Subdivision of The Fairways, 155 Perryville Rd, former Rehoboth Country Club:

The Board received a Hydrogeologic Assessment Report prepared by GZA GeoEnvironmental, Inc. to fulfill the requirements of the Town's Policy and Regulations for Residential Development. This report was sent to the Town's consulting engineer, Fuss & O'Neill, for review. Their review, dated November 11, 2021, has been received.

The Board discussed the fact that this is the first subdivision to trigger the regulation. It would seem that there may be some modifications needed to clarify certain sections and perhaps add or subtract requirements. It was suggested that GZA and Fuss & O'Neill could perhaps make suggestions to improve the regulation based on what was involved in this study.

The Fuss & O'Neill review states "The water supply wells that will serve the proposed development are anticipated to have sufficient yield for their intended domestic purposes."

The main concern raised by GZA, and concurred with by Fuss & O'Neill, is that the bedrock wells to be drilled for each new house may not be sufficient for irrigation purposes. Many homes now have lawn irrigation systems installed which can create a substantial drain on water resources. The recommendation by GZA was that irrigation, if desired, should be accomplished by installing point wells (or similar) that are fed only by the water in the overburden, and do not penetrate the bedrock.

The Regulation and Policy is not clear on the path to approval or disapproval of the study, or methodology for any desired restrictions. The suggestion by Bill Costa was to have a restriction placed in the Order of Conditions that the Planning Board will issue as part of the Subdivision approval process. At this time, Planning has allowed the developer to begin road construction at his own risk, but there has been no approval of the subdivision, as they were waiting for the recommendation of the Board of Health.

Motion made by M. Hass, 2<sup>nd</sup> K. Eyer and approved stating:

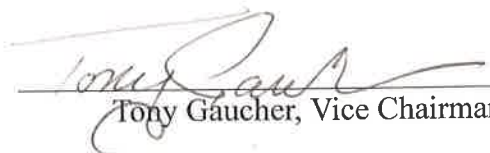
Based on the study provided by GZA, as well as the review by the Town's consulting engineer, Fuss & O'Neill, the Board of Health strongly recommends to the Planning Board that any approval of the Definitive Subdivision, 155 Perryville Rd, Rehoboth Country Club, The Fairways, consisting of 25 lots, should include within the order of conditions the restriction that the installed/planned bedrock water supply wells not be used for irrigation purposes. If developer/builders/homeowners desire irrigation it should be specified that a separate point well in the overburden be installed that does not penetrate the bedrock.

The Chairman is to inform the Planning Board of this vote prior to the Planning Board meeting of November.

Motion to adjourn made by K. Eyer, 2<sup>nd</sup> T. Gaucher, approved at 8:16 pm



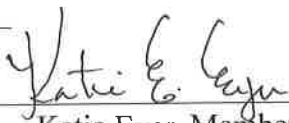
Rachel Smith, Chairman



Tony Gaucher, Vice Chairman



Mark Hass, Member



Katie Eyer, Member

George Kellum IV, Member