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Commonwealth of Massachusetts
Division of Professional Licensure
BOARD OF STATE EXAMINERS OF PLUMBERS
AND GAS FITTERS

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UNDERSECRETARY OF
CONSUMER AFFAIRS AND
BUSINESS REGULATION

CHARLES BORSTEL
DIRECTOR, DIVISION OF
PROFESSIONAL LICENSURE

SEPTEMBER 28, 2016 BOARD MEETING MINUTES

MEMBERS	APPOINTMENT	PRESENT	ABSENT
Mr. Paul Kennedy Sr.	Chairman, Journeyman Gasfitter	✓	
Mr. Joseph McNamee	Member, Master Gas Fitter	✓	Left prior to variance #PV089
Mr. Bahig A. Kaldas, P. E.	Member, Plumbing Engineer		✓
Mr. Greg Hanley	Consumer Member	✓	
Joseph V. Waskiewiez	Member, Master Plumber	✓	
Ms. Ruth Alfasso	Member, Dept. of Public Health	✓	
Mr. John Cruz	Member, LP Installer	✓	
Mr. Harold Knight	Member, Journeyman Plumber	✓	
Mr. Dan Kilburn	Member, Public Safety	✓	

9:00 A.M. AGENDA REVIEW: By Chairman Paul Kennedy

- Emergency Egress and Cell Phone Policy

Chairman Kennedy mentioned there was a filming crew present to record some of the proceedings for an upcoming

VOCATIONAL SCHOOL PROJECT(S)

V1) WORCESTER TECHNICAL HIGH SCHOOL – 1 SKYLINE DRIVE - WORCESTER

New home project – Habitat for Humanity – 11 Distributor Road - Worcester

As this is a residential project, the applicant is not required to attend

Meeting Notes:

A motion was made to allow this project to proceed by Mr. McNamee and seconded by Mr. Hanley

Result: Unanimous

V2) BAYPATH REGIONAL HIGH SCHOOL – 57 OLD MUGGETT HILL ROAD - CHARLTON

New home project – Habitat for Humanity – Harrington – 13 Camden Drive - Auburn

As this is a residential project, the applicant is not required to attend

Meeting Notes:

A motion was made to allow this project to proceed by Mr. McNamee and seconded by Ms. Alfasso

Result: Unanimous

V3) ASSABET VALLEY VOCATIONAL SCHOOL – 215 FITCHBURG STREET - MARLBOROUGH

Assabet Valley RUSD – On campus project – New Greenhouse

As this is an on campus project, the applicant is not required to attend

Meeting Notes:

A motion was made to allow this project to proceed by Mr. McNamee and seconded by Ms. Alfasso



Result: Unanimous

VARIANCES

PV068 – BARLETTA CAPE PROPERTIES – 19 NAUSHON CIRCLE – FALMOUTH

Ben LaMora is seeking a variance from 248 CMR 3.04 to allow the installation of two custom solid stone sinks and one solid stone bathtub. Both the stone tub and matching sink are carved from solid blocks of marble. Currently the floor of the tub has a smooth finish, and is being sandblasted in place to an equivalent of a SCOF rating of 0.42. The other fixture planned to be used on the first floor is a small modified reclaimed stone fountain. The Falmouth Board of Health was properly petitioned.

Meeting Notes: Tub is a giant block of stone carved out as a tub. The sink is of similar construction. There is an overflow for the bathtub. No shower is part of this. The bottom of the tub will be sandblasted

A motion was made to allow the installation of these customer made items by Mr. McNamee and seconded by Mr. Cruz

Result: Unanimous

PV071 – KEVIN LISS-RIORDAN – 182 WALNUT STREET – BROOKLINE

Kevin Liss-Riordan is requesting a variance from 248 CMR 3.04 (1) to install a custom built soaking tub that does not have an approval number from the State Plumbing Board. The tub is made by a company called Zen Bathworks and includes a shower as well but does not contain an overflow. The plan is to box the tub in with a floor drain below the tub in lieu of an overflow. The tub enclosure will be water tight to insure no leakage. The applicant properly petitioned the Brookline Board of Health.

Meeting Notes: This is a Japanese soaking tub that is not listed. It has an epoxy coated wood interior. The tub does not have an overflow but they are proposing to sit the tub in a pan which has a floor drain in it. The floor drain would be 2" and a depth on the rubber pan of 6".

A motion was made to allow this installation with the following conditions by Mr. Hanley and seconded by Kilburn

Condition(s): The applicant will provide the Board office with information showing the rubber membrane for the pan is listed as product accepted.

Result: 7 for and 1 against.

PV072 – AWAKEN 180 WEIGHTLOSS – 550 ADAMS STREET - QUINCY

Paige Doyle is seeking a variance from 248 CMR, Section 10.10 Table 1 to allow only one (1) unisex restroom, one drinking fountain and one mop/service sink. The petitioner notes the establishment is classified as "B" occupancy. Their regular business operation will include 3 staff members assisting a maximum of 5 patrons at any given time. The Quincy Board of Health notes that after consulting with the plumbing inspector, does not object to this variance request.

Meeting Notes: There will be about 15 people in the office at any one time and it is 1,600 square feet.

A motion was made to allow the installation of one single user unisex rest room by Ms. Alfasso and seconded by Mr. Cruz.

Result: Unanimous

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PV082 – FIRST PARISH CHURCH–TOWN GREEN–CENTRAL–MANCHESTER BY THE SEA

David DeMoura is requesting a variance from 248 CMR 10.10 (18). The church was built in 1809 and sits in an historical district within Manchester by the Sea. There is presently one men's room and one ladies restroom. Both are non-handicapped. They would like to change the men's room into a unisex restroom. The hardship constraints are (1) The Church sits on Town green and cannot be added onto. (2) The present structure does not have a basement other than a furnace room for heating. (3) The available space inside will not accept another restroom. The Manchester Board of Health was properly petitioned.

Meeting Notes: There is no room to install a third rest room at this location because of the lot size.

A motion was made to allow one unisex handicap accessible rest room and one unisex non handicap accessible rest room by Mr. Hanley and seconded by Mr. Waskiewicz

Result: Unanimous

PV084A – THE VILLAGE WORKS, LLC – 202 WASHINGTON STREET - BROOKLINE

Melissa Goldman is requesting a variance from 248 CMR, Section 10.10. Table 1 not to install a utility sink on each floor. The proposal is to install a common service sink on the basement level. The facility will be shared office space. The building will be cleaned and serviced as a single unit. The space has approximately 4000 sf of usable place over 4 floors with an elevator connecting the basement through the 2nd floor. The 3rd floor is for private use only and is not plumbed. Bathrooms are located on the basement and 2nd floors, with extremely limited space and access on the 2nd floor. The Brookline Board of Health was properly petitioned.

A motion was made to allow a common service sink by Ms. Alfasso and seconded by Mr. Waskiewicz

Result: Unanimous

PV084 B - THE VILLAGE WORKS LLC – 202 WASHINGTON STREET - BROOKLINE

Melissa Goldman is requesting a variance from 248 CMR, Section 10.10. Table 1 not to provide drinking fountains on each floor of an office. They are also asking to install water stations in lieu of traditional drinking fountains. The Brookline Board of Health was properly petitioned.

A motion was made to allow the installation of drinking water stations in lieu of drinking fountains by Mr. Hanley and seconded by Ms. Alsasso

Result: Unanimous

PV086 – ST. ROSE OF LIMA CATHOLIC CHURCH – 598 BROADWAY – CHELSEA

Martin Dermady is seeking a variance from 248 CMR, Section 10.10. Table 1. The church was built in 1900. It is a two story structure including a worship space on the upper level seating 890 person and the lower level seating for 434 person for a total existing building occupancy of 1,324 person with no toilet facilities. The request is to install new bathrooms to serve the whole building. The new seating capacity will be 1,157 people. The petitioner is requesting a 50% reduction of the code requirement. The Chelsea Board of Health was properly petitioned.

A motion was made to allow 4 toilets in the ladies room and 3 toilets in the men's room by Mr. Knight and seconded by Mr. Cruz

Result: Unanimous (Recused, Mr. McNamee)

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PV087 – MGM SPRINGFIELD – 101 STATE STREET - SPRINGFIELD**

Mark Shulman is requesting a variance from 248 CMR 10.09 to allow the installation of grease interceptors exceeding the maximum of 25' from the fixture as stated in the PDI G101 standard. The applicant is proposing to heat trace and insulate the piping to avoid grease solidification. The Springfield Board of Health has been properly petitioned.

Meeting Notes: There are several restaurant venues in the building and the 25' rule will be very difficult to comply with. They would like to install interceptors in separate rooms to facilitate cleaning of the interceptors. Some may be as much as 100' away but they will heat trace the piping from the fixture to the interceptors. There are a total of 6 locations within the facility they would like to exceed the 25' rule and use heat trace and pipe insulation.

A motion was made to deny the installation by Mr. Waskiewicz and seconded by Mr. Cruz

Result: Unanimous (Recused: Mr. Hanley)

The applicant thereafter requested further review by the Board based on information not previously presented.

A motion was made to reconsider for discussion purposes by Mr. Kilburn and seconded by Mr. Knight.

Result: Unanimous (Recused: Mr. Hanley)

The typical maximum distance will be 60'. All of the restaurants are owned and operated by MGM. There will be common shared kitchens for multiple restaurants at this facility. Each kitchen will have its own individual grease interceptor. A second motion was made to deny this request by Mr. Cruz and seconded by Mr.

Waskiewicz.

Result: Unanimous (Recused: Mr. Hanley)

PV088 – JET AVIATION – HANGER BUILDING – 380 HANSCOM DRIVE – BEDFORD

Dane Fales is seeking a variance from 248 CMR, Section 10.05 (2) to allow a pitch of less than 1/8 of an inch per foot for the underground piping to the gas/oil separator. As this is a State project, no Board of Health petition is required.

Meeting Notes: The invert does not allow 1/8" of an inch per foot. The request is to install the piping at 1/16" per foot. This installation does meet the design criteria of the civil engineer on the project.

A motion was made to allow the piping for the dedicated system at less than 1/8" per foot by Mr. Waskiewicz and seconded by Ms. Alfasso

Result: Unanimous (Recused Mr. Hanley)

The Chairman stated that the Board would take a brief 5 minute recess until 10:55am

PV089 – BRISTOW STREET PLAYGROUND RESTROOM – 23 BRISTOW STREET- SAUGUS

Scott Crabtree is seeking a variance from 248 CMR 10.10 (18) Table 1 to allow the installation of one unisex handicap accessible rest room for this facility. The Town of Saugus is renovating an existing neighborhood park at 23 Bristow Street. The town would like to include an 11' by 28' ADA accessible prefabricated structure which would include one unisex handicap rest room. The hardship determining this request is based on the constraints of the size of the site, and the desire to maintain all existing uses, limiting the available building footprint. The Saugus Board of Health was properly petitioned.

Meeting Notes: There are currently no facilities at this outdoor park.

A motion was made to allow the installation of one unisex rest room at this facility by Mr. Cruz and seconded by Mr. Waskiewicz

Result: Unanimous

PV091 – PIE IN THE SKY BAKERY – 10 WATER STREET – WOODS HOLE

William Roslansky is seeking a variance from 248 CMR 10.10 (18) Table 1 to allow the installation of one unisex rest room for this facility. The Town of Falmouth Board of Health has been notified of this variance request.

Meeting Notes: The local plumbing inspector is in favor of this variance

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A motion was made to allow the installation of one unisex handicap accessible rest room by Mr. Knight and seconded by Mr. Cruz

Result: Unanimous

FYI – Board Delegated Staff Approvals – Board Vote Not Required

Drinking fountain requirements waiver in medical and office buildings.

DA PV069 - OM BHAVYA, INC, - UNIT# 1 & 2 – 100 MAIN STREET – FLORENCE

DA PV077 – PORTAL INSTRUMENTS – 190 FIFTH STREET- CAMBRIDGE

DA PV090a – NORTHAMPTON VETERINARY CLINIC – 190 NONOTUCK STREET - FLORENCE

Shower waiver requirements in medical and office buildings

DA PV085 – METHUEN CENTER – I LOVE KICKBOXING – 40 JACKSON STREET – METHUEN

DA PV090b – NORTHAMPTON VETERINARY CLINIC – 190 NONOTUCK STREET - FLORENCE

Floor drains and gas/oil/sand separator waiver when installing permanent bollard(s).

DAPV073 – ELLIS FIRE SERVICES – 14 REPUBLIC DRIVE – BILLERICA

Floor drains and gas/oil/sand separator waived when installing an alternate system.

DA PV076 – VISTAPRINT INC – 101 CENTRAL BERKSHIRE BLVD – PITTSFIELD

Full Authorization for operation of unlisted gas equipment.

DAGV059 – BARREL HOUSE, LLC – 95 WOODROCK ROAD - WEYMOUTH

DAGV070 – WORCESTER CENTER FOR CRAFTS – 35B NEW STREET – WORCESTER

At approximately 10:33am, the Chairman stated the Board would enter into an Executive Session closed to the public.

EXECUTIVE SESSION

A motion was made to approve by Mr. Kilburn and seconded by Mr. Knight to enter Executive Session pursuant to M.G.L. c. 30A, §21 to discuss applicant’s character, rather than competence.

Roll Call

MEMBER	YEA	NAY	ABSENT	RECUSED	ABSTAINED
Mr. Kennedy	✓				
Mr. McNamee			✓		
Mr. Hanley	✓				
Mr. Waskiewiez	✓				
Mr. Kaldas			✓		
Ms. Alfasso	✓				
Mr. Cruz	✓				
Mr. Knight	✓				
Mr. Dan Kilburn	✓				

At approximately 10:50am, the Board returned to open Session.

ADJOURNMENT

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A motion was made to adjourn the September 28, 2016 Board meeting by Mr. Knight and seconded by Mr. Cruz

LIST OF DOCUMENTS USED:

1. Meeting agenda
2. Minutes from prior meeting
3. Variance applications for above referenced agenda items

Respectfully Submitted By;

Wayne E. Thomas

Wayne E. Thomas, Executive Director
Board of Examiners of Plumbers and Gasfitters

Respectfully Authorized by;

Paul Kennedy, Sr.

Paul Kennedy Sr., Chairman
Board of Examiners of Plumbers and Gasfitters