

CHARLES D. BAKER
GOVERNOR

KARYN E. POLITO
LIEUTENANT GOVERNOR

MIKE KENNEALY
SECRETARY OF HOUSING AND
ECONOMIC DEVELOPMENT

Commonwealth of Massachusetts
Division of Professional Licensure

1000 Washington Street, Suite 710
Boston, Massachusetts 02118

EDWARD A. PALLESCHI
UNDERSECRETARY OF CONSUMER
AFFAIRS AND BUSINESS
REGULATION

LAYLA R. D'EMILIA
COMMISSIONER, DIVISION OF
PROFESSIONAL LICENSURE

Minutes

Board of Elevator Regulations

**This meeting was held remotely via GoToMeeting
June 16, 2020 at 9:00 a.m.**

Board Members Present:

Stephen Sampson, Chairman
Eric Morse
David Gaudet
Jacob Nunnemacher
Cheryl Davis
Brian Ronan
David Morgan

Division of Professional Licensure Staff:

Charles Kilb
Ruthy Barros

Guests Present:

John Moriarty Jr. – John Moriarty and Associates
Lynne Thompson – Owner's Project Manager
Robert DeSalvio – Embarc
Jonathan Hardy – Lodige
Peter Costache – Lodige
Bob Puracchio – Metric Construction Corporation
Peter Gluck – Hexagon Properties LLC
Richard Feldman – Feldman Development Partners
Guy Grassi – Grassi Design Group Inc.

The Board discussed the following:

- 1. 10-11 Arlington Street – Boston, MA [Exhibit 1]
Product Variance
Manufacturer: GRUNDEI GmbH – Bergneustadt, Germany for 5YB2 US
Product name: Lifting Table FAU-40411378 [Scissors lift]
524 CMR and A17.1-2013 Sections 26.06, 26.07, 26.11 and 26.13
Petitioner: Lynne Thompson**

The petitioner was in front of the Board seeking a product variance to install a FAU-40411378 “Scissors table [lift] with rigid chain” to be used for a 5BY2 parking system. The building will be for commercial use by the owner and is designed to accommodate a fully automated car parking system for 7 parking spaces on the basement floor. Entry to and exit from the system is gained through a transfer cabin located on the ground floor. When the lift goes down, the lift will ride on rails to a position to turn and once turned right further to connect with the puzzle. For the lift to travel sideways, the floor in the entry cabin will be hoisted up. This will be the 4th project with the 5BY2 puzzle system in Boston. The parking garage lift on 10-11 Arlington St. will be identical to the lifts installed at 88 Wareham St. and 401 Beacon St. and driven by three rigid chains and is equipped with two overspeed/anti fall devices. The first variance the petitioner is seeking is from Section 26.06: Hoistway Gates in Non-Fire-Resistive Hoistways. The distance from the overhead doors to the lift is 3 feet 7 inches. The petitioner would like the requirement of a safety gate to be waived do to the fact that the lift travel is always without a person. The petitioner stated that Boston fire Department can enter through the lobby door, which is easier, and has a window to assess the situation inside the cabin. Should the lift not be in the entry cabin, the fire is in the basement and access should be through the doors there. The second variance the petitioner is seeking is from Section 26.07: Protection at Other Levels. The petitioners stated no ropes or other dividers are used. The hoistway is open at the lower landing. The rail/ transport system protects the hoistway opening. The third variance the petitioner is seeking is from Section 26.11: Car Enclosures in Car Gates. The petitioner stated the lift does not have an enclosure of 42 inches of metal railing. No individuals travel with the lift, and then closure would restrict the driver to leave his or her vehicle or to get back in. In addition, the petitioner will deploy shaft protection to detect that a car has moved and cannot go through the shaft. The last variance the petitioner is seeking is from Section 26.13: Driving Machines. The petitioner stated the lifting table was engineered according to the EU machinery directive DIN EN-1570-2012, which states a minimum safety factor of buckling 3, to which this lifting table complies. At the request of the Board, the petitioner will research moving the EV panel, also a Board representative will conduct a site visit. A motion was made by David Gaudet to table the variance request for further discussion in a closed session. The motion was seconded by Jacob Nunnemacher.

Motion: David Gaudet

Seconded: Jacob Nunnemacher
Vote: 7-0; Tabled for further discussion.

Roll Call Vote:

• Stephen Sampson, Chairman	<input checked="" type="checkbox"/> yea	<input type="checkbox"/> nay
• Jacob Nunnemacher	<input checked="" type="checkbox"/> yea	<input type="checkbox"/> nay
• David Gaudet	<input checked="" type="checkbox"/> yea	<input type="checkbox"/> nay
• Cheryl Davis	<input checked="" type="checkbox"/> yea	<input type="checkbox"/> nay
• Brian Ronan	<input checked="" type="checkbox"/> yea	<input type="checkbox"/> nay
• Eric Morse	<input checked="" type="checkbox"/> yea	<input type="checkbox"/> nay
• David Morgan	<input checked="" type="checkbox"/> yea	<input type="checkbox"/> nay

2. **29 Commonwealth Avenue – Boston, MA**

Product Variance

Manufacturer: GRUNDEI GmbH – Bergneustadt, Germany for 5YB2 US

Product name: Lifting Table FAU-40411378 [Scissors lift]

Petitioner: Bob Puracchio

The petitioner was originally in front of the board on Aug 27, 2019 seeking a product variance for an automated parking device that will hold 9 vehicles, to be installed at the above location. The proposed automated parking device would be installed in an existing 11 story building, which will be renovated into 9 condominiums. The parking system will be underground and will be accessible from the first floor and Alley Street. The proposed project will be a combined entry/exit module integrated with an electric scissor lift in turntable. The Board had concerns regarding A17.1-2013 Section 2.7.3.1.3, for access through the machine space, specifically two locations in the lower area of the hoistway. One is a room that contains a water meter and the second location contains an oil storage tank and a pump. Also, the Board would like to further review the signage and its requirements. A Board representative will conduct a site visit. Lastly, the petitioner will submit in writing to the Board the language for the variance under the section for access to other locations, the building access to machinery and what the petitioner plans to do for signage. A motion was made by David Gaudet to table the variance request for further discussion in a closed session. The motion was seconded by Brian Ronan.

Motion: David Gaudet

Seconded: Brian Ronan

Vote: 6-0; Tabled for further discussion.

Roll Call Vote:

- | | | |
|-----------------------------|---|------------------------------|
| • Stephen Sampson, Chairman | <input checked="" type="checkbox"/> yea | <input type="checkbox"/> nay |
| • Jacob Nunnemacher | ABSTAINED | |
| • David Gaudet | <input checked="" type="checkbox"/> yea | <input type="checkbox"/> nay |
| • Cheryl Davis | <input checked="" type="checkbox"/> yea | <input type="checkbox"/> nay |
| • Brian Ronan | <input checked="" type="checkbox"/> yea | <input type="checkbox"/> nay |
| • Eric Morse | <input checked="" type="checkbox"/> yea | <input type="checkbox"/> nay |
| • David Morgan | <input checked="" type="checkbox"/> yea | <input type="checkbox"/> nay |

3. Approval of meeting minutes from June 9, 2020 [Exhibit 2]

A motion was put forth by Cheryl Davis to accept the minutes as written. The motion was seconded by Jacob Nunnemacher. **Vote: 7-0; Granted.**

Roll Call Vote:

- | | | |
|-----------------------------|---|------------------------------|
| • Stephen Sampson, Chairman | <input checked="" type="checkbox"/> yea | <input type="checkbox"/> nay |
| • Jacob Nunnemacher | <input checked="" type="checkbox"/> yea | <input type="checkbox"/> nay |
| • David Gaudet | <input checked="" type="checkbox"/> yea | <input type="checkbox"/> nay |
| • Cheryl Davis | <input checked="" type="checkbox"/> yea | <input type="checkbox"/> nay |
| • Brian Ronan | <input checked="" type="checkbox"/> yea | <input type="checkbox"/> nay |
| • Eric Morse | <input checked="" type="checkbox"/> yea | <input type="checkbox"/> nay |
| • David Morgan | <input checked="" type="checkbox"/> yea | <input type="checkbox"/> nay |

4. Old Business:

The Board briefly discussed concerns regarding the Handrail UV Sterilizer systems that have been coming in front of the Board. There were safety concerns regarding the UV light and pinch points.

Exhibit List:

Exhibit 1: Variance packet for 10-11 Arlington Street, Boston

Exhibit 2: Meeting minutes from May 19, 2020

Motion to Adjourn: Jacob Nunnemacher

Seconded: Brian Ronan

Vote: 7-0; Adjourned.

Roll Call Vote:

- | | | |
|-----------------------------|---|------------------------------|
| • Stephen Sampson, Chairman | <input checked="" type="checkbox"/> yea | <input type="checkbox"/> nay |
| • Jacob Nunnemacher | <input checked="" type="checkbox"/> yea | <input type="checkbox"/> nay |
| • David Gaudet | <input checked="" type="checkbox"/> yea | <input type="checkbox"/> nay |

- Cheryl Davis
- Brian Ronan
- Eric Morse
- David Morgan

☒ yea

☒ yea

☒ yea

☒ yea

☐ nay

☐ nay

☐ nay

☐ nay

Hearing concluded at 10:18 a.m.

Prepared by: Ruthy Barros