



MAURA HEALEY
GOVERNOR

KIM DRISCOLL
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OCCUPATIONAL LICENSURE

**STATE BOARD OF BUILDING REGULATIONS AND STANDARDS BUILDING OFFICIAL
CERTIFICATION COMMITTEE**

October 7, 2025, at 9am to 1pm

Framingham Public Library, Costin Room; 49 Lexington St, Framingham, MA 01702

Meeting Minutes
Meeting called to order at 9:00 AM

- | | |
|---|---|
| a. Michael Giampietro, Chair, Member at Large | <input checked="" type="checkbox"/> present <input type="checkbox"/> absent |
| b. John Naff, Vice Chair, Member at Large | <input checked="" type="checkbox"/> present <input type="checkbox"/> absent |
| c. David Fuller, MBCIA | <input checked="" type="checkbox"/> present <input type="checkbox"/> absent |
| d. Michael Clancy, SEMBOA | <input checked="" type="checkbox"/> present <input type="checkbox"/> absent |
| e. Henry Fontaine, MetroWest | <input checked="" type="checkbox"/> present <input type="checkbox"/> absent |
| f. Andrew Bobola, BBRS Representative | <input checked="" type="checkbox"/> present <input type="checkbox"/> absent |
| g. George Peterson, BOWM | <input checked="" type="checkbox"/> present <input type="checkbox"/> absent |
| h. Kevin Ross, Member at Large | <input checked="" type="checkbox"/> present <input type="checkbox"/> absent |
| i. Mark Robidoux, Member at Large | <input type="checkbox"/> present <input checked="" type="checkbox"/> absent |
| j. Anthony Marino, MMA Representative | <input checked="" type="checkbox"/> present <input type="checkbox"/> absent |
| k. VACANT, Member of Academia | <input checked="" type="checkbox"/> present <input type="checkbox"/> absent |

1) Review/Vote- Meeting Minutes for September 2, 2025

Chair Giampietro introduced September 2, 2025, meeting minutes. John Naff motioned to accept meeting minutes, Andrew Bobola seconded. A roll call vote was held. None opposed, George Peterson abstained. Motion passed with majority with all other members voting yes.

2) Review/Discuss Executive Director Report

Executive Director Tammy Gropman reported that of the 13 building officials removed from eligibility in July, five have since been reinstated to active status, and that one other individual had reached out after the September 30th, 2025, deadline for the October 7th, 2025, BOCC meeting. E.D. Gropman also noted ongoing staff effort to obtain all required annual town clerk reports due by April 1st of each calendar year and reminded municipalities of requirement to submit New Employee Report Forms.

3) Review/Discuss Board Counsel Report

Board Counsel Charles Kilb stated that he was still awaiting confirmation to provide draft code changes to present to the committee and explained matter of subcommittees considering changes to the 10th edition of 780 CMR versus the 11th edition.

4) Hearings

- a. Scott Holmes BOCC 06-2025 Appeal for September Meeting; Denial of Exam Approval
Chair Giampietro declared the meeting open. Committee members and Board Counsel introduced themselves. Scott Holmes was present at meeting. Mr. Holmes requested this hearing to appeal the Committee's decision to deny his Exam Approval application at the September meeting. The BOCC cited a lack of five years of supervisory experience for reason of original denial. Mr. Holmes was sworn in, provided brief background of experience, and submitted letter from previous employer. Chair Giampietro read letter to Committee, questioned nature of projects/work performed, and asked whether permits had been pulled under Mr. Holmes CSL. Falmouth Building Commissioner Gary Street provided testimony, stating that Mr. Holmes had been fully vetted and that his experience with structural components over 40 feet in height was advantageous to inspectional services in town. Andrew Bobola motioned to take under advisement, seconded by John Naff. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.

5) Examination Approval Packets

- a. Antonelli, Daniel W.
Mr. Antonelli was present. John Naff questioned appointment date and extension timeline. Mr. Antonelli stated that he had already taken and passed all three exams. Board Counsel Charles Kilb noted that per regulations and BOCC past practice, if examinations are taken and passed without prior BOCC approval, they are deemed null and void. Committee discussed appointment date, NERF, and applicable timelines. John Naff motioned to approve Mr. Antonelli for testing, seconded by David Fuller. Chair Giampietro opened floor for discussion. Haverhill Director of Inspectional Richard MacDonald provided testimony that Mr. Antonelli was a model employee and had passed all requisite exams, and requested relief from the Committee. The chair then called for a roll call vote, none opposed, none abstained.

Members noted that the code has specific deadlines regarding the amount of time a conditional employee may serve. John Naff motioned that that it be known that Mr. Antonelli cannot continue to serve in his current position until certification is completed, seconded by Kevin Ross. A roll call vote was held. Michael Giampietro abstained, none opposed. Motion passed with majority with all other members voting yes.

- b. Berroa, Jason
John Naff motioned to approve packet, seconded by Andrew Bobola. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- c. D'Antonio, Alan
Andrew Bobola motioned to approve packet, seconded by John Naff. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- d. Diab, Tara
John Naff motioned to approve packet, seconded by David Fuller. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.

- e. Fila, Eric
David Fuller motioned to approve packet, seconded by Andrew Bobola. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- f. McCormick, J Cameron
John Naff motioned to approve packet, seconded by Kevin Ross. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- g. McIlroy, Jeffrey J.
John Naff motioned to approve packet, seconded by David Fuller. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- h. McMahon, Michael
David Fuller motioned to approve packet, seconded by Andrew Bobola. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- i. Oliva, Michael F.
David Fuller motioned to deny packet based on lack of five years supervisory experience, seconded by John Naff. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- j. Reardon, Matthew E.
John Naff motioned to approve packet, seconded by Andrew Bobola. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- k. Redlon, Michael P.
John Naff motioned to approve packet, seconded by Kevin Ross. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- l. Rondeau, Kenneth
John Naff motioned to approve packet, seconded by Kevin Ross. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- m. Ryberg, Matthew S.
David Fuller motioned to approve packet on condition that Mr. Ryberg provide copies of his degrees in architecture, seconded by John Naff. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- n. Spera, Michael
John Naff motioned to deny packet based on lack of five years supervisory experience, seconded by David Fuller. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- o. Stevens, Jonathan D.
David Fuller motioned to approve packet, seconded by John Naff. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- p. Williams, Gregory V.

John Naff motioned to approve packet, seconded by Kevin Ross. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.

6) Applications for Certification Packets

a. Antunes, Michael

John Naff motioned to acknowledge packet, seconded by Kevin Ross. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.

b. Anderson, David

Andrew Bobola motioned to approve packet, seconded by Kevin Ross. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.

c. Atchue, Jonathan

John Naff motioned to approve packet, seconded by Andrew Bobola. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.

d. Flanagan, Kevin

John Naff motioned to approve packet, seconded by Kevin Ross. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.

e. Kubik, Gail

John Naff motioned to approve packet, seconded by David Fuller. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.

f. Rogers, Chris

John Naff noted that Chris Rogers was a Conditional Building Commissioner. Chris Rogers was present at meeting and clarified that he is currently certified as a Local Inspector and serves as assistant to the town's Commissioner. John Naff motioned to approve packet, seconded by Andrew Bobola. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.

g. Salamida, Greg

John Naff motioned to approve packet, seconded by David Fuller. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.

h. Salmi, Erik W.

John Naff motioned to approve packet, seconded by Henry Fontaine. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.

7) New Employee Report Form

a. Amos, Duane

John Naff motioned to acknowledge form, seconded by Kevin Ross. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.

b. Burruss, William R.

John Naff motioned to acknowledge form, seconded by Kevin Ross. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.

c. Creedon, Paul

John Naff motioned to acknowledge form, seconded by Kevin Ross. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.

- d. Doyle, Terrence
John Naff motioned to acknowledge form, seconded by Andrew Bobola. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- e. Frederickson, Steven
David Fuller motioned to acknowledge form, seconded by Kevin Ross. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- f. Garvey, Christopher
John Naff motioned to acknowledge form, seconded by Kevin Ross. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- g. Kulikowski, David
John Naff motioned to acknowledge form, seconded by Kevin Ross. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- h. McCormick, James
John Naff motioned to acknowledge form, seconded by David Fuller. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- i. McIlroy, Jeffrey J.
John Naff motioned to acknowledge form, seconded by Kevin Ross. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- j. Papa, Ilir
- k. John Naff motioned to acknowledge form, seconded by Kevin Ross. A roll call vote was held, none opposed, Anthony Marino abstained. Motion passed with majority.

8) Extension of Time Requests

- a. Alizio, Frank
John Naff motioned to grant request with new expiration of 05/04/2026, seconded by Kevin Ross. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- b. Allard, Gary
John Naff motioned to grant request with new expiration of 04/08/2026, seconded by Kevin Ross. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- c. Coughlin, Brian P.
John Naff motioned to grant request with new expiration of 04/21/2026, seconded by Kevin Ross. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- d. Simon, Howard
John Naff motioned to grant request with new expiration date of 04/02/2026, seconded by Kevin Ross. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.
- e. Varner, Michael J.

John Naff motioned to grant request with new expiration of 02/07/2026, seconded by Kevin Ross. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.

f. Young, Douglas

John Naff motioned to grant request with new expiration date of 03/06/2026, seconded by Kevin Ross. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.

9) Applications for Continuing Education

a. Form A

1. 08-20-25 - DCR Flood Hazard Attendance
2. 08-21-25 - ADU Round Table Attendance Sheet
3. 08-21-25 - District 5 Energy Code Attendance Sheet
4. 08-23-25 - District 13 ADU Attendance Sheet
5. 08-27-25 - C5.2 Attendee Report OPSI
6. 08-27-25 - District 12 Wall Foundations
7. 08-27-25 - District 4 Attendance Sheet
8. 08-27-25 - R5.0 Attendee Report OPSI
9. 09-03-25 - R6.0 Attendee Report OPSI
10. 09-09-25 - 10th Edition & Short-Term Rental Attendance Sheet
11. 09-09-25 - Inspectors Meeting Attendance Sheet
12. 09-09-25 - Sprinkler Regulation Conflicts Attendance Sheet
13. 09-10-25 - Boston District Meeting
14. 09-11-25 - C10.1 Attendee Report OPSI
15. 09-12-25 - SEMBOA Attendance Sheet
16. 09-16-25 - MWBO Attendance Sheet
17. 09-17-25 - BOWM Attendance Report
18. 09-18-25 - ESS Systems Attendance Sheet
19. 09-24-25 - C5.3 Attendee Report OPSI
20. 09-24-25 - R5.0 Attendee Report OPSI

John Naff motioned to accept all Form A submissions, seconded by David Fuller. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.

b. Form B

1. Adams, Walter Blair (7)
2. Atchue, Jonathan (3)
3. Aziev, Shukhrat (2)
4. Bashista, Mark (2)
5. Carchedi, John (12)
6. Crisafulli, Michael (1)
7. Donovan, Michael (6.4)
8. Garside, Robert (7)
9. Orlando, Paul (1)
10. Palmer, Rodman (12)
11. Papa, Ilir (5)
12. Ryan, Patrick (2)
13. Sinibaldi, Robert (0)
14. Speroni, Robert (1)
15. Walters, F. Davis (18.5)
16. White, Paul (6)

17. Whitman, Tony (3)

John Naff motioned to approve Form B submissions as amended, seconded by George Peterson. No discussion. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.

c. Delegation

1. Carney, Michael
2. Grover, Michael
3. Marcotte, Matthew

Kevin Ross motioned to approve delegation, seconded by John Naff. A roll call vote was held, none opposed, none abstained. Motion passed unanimously.

10) Quasi-Judicial – CLOSED per M.G.L. c. 30A, §, 18.(d) - BOCC 06-2025

Kevin Ross motioned to enter into Quasi-judicial session and adjourn after, seconded by John Naff.

Meeting adjourned at 10:37 AM

Item Relied Upon

Agenda
Draft Minutes
Hearing Submissions
Applications for Certification/Examination
Continuing Education Submissions.
New Employee Report Forms