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**Division of Professional Licensure**

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COMMISSIONER, DIVISION OF  
PROFESSIONAL LICENSURE

**BOARD OF STATE EXAMINERS OF  
PLUMBERS AND GAS FITTERS**

**July 7, 2021 BOARD MEETING**

**AGENDA**

Board of State Examiners of Plumbers and Gas Fitters requires your presence at a remote Board meeting on  
**Wednesday, July 7, 2021, starting at 9:00 a.m.**

**In accordance with the provisions of G.L. c. 30A § 20, notice is hereby given that the  
Board of State Examiners of Plumbers and Gas Fitters will convene a regular monthly meeting via  
telephone/video conference:**

Microsoft Teams meeting

**Join on your computer or mobile app**

[Click here to join the meeting](#)

**Or call in (audio only)**

[+1 857-327-9245,,807380897#](#) United States, Boston

Phone Conference ID: 807 380 897#

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**BOARD OF STATE EXAMINERS OF PLUMBERS AND GASFITTERS JUNE 2, 2021**

It is anticipated that the topics shown below will be discussed at the aforementioned meeting:

***Member and Staff Attendance***

| <b>MEMBERS</b>             | <b>APPOINTMENT</b>             | <b>PRESENT</b> | <b>ABSENT</b> |
|----------------------------|--------------------------------|----------------|---------------|
| Mr. Joseph McNamee         | Member, Master Gas Fitter      |                |               |
| Mr. David Sullivan         | Member, DPL Designee           |                |               |
| Mr. Harold Knight          | Member, Journeyman Plumber     |                |               |
| Mr. John Cruz              | Member, LP Installer           |                |               |
| Mr. Bahig A. Kaldas, P. E. | Member, Plumbing Engineer      |                |               |
| Mr. Joseph V. Waskiewicz   | Member, Master Plumber         |                |               |
| Mr. Wayne Thomas           | Member Journeyman Gasfitter    |                |               |
| Ms. Ruth Alfasso           | Member, Dept. of Public Health |                |               |
| Ms. Sarah Badway           | Public Member                  |                |               |
| <b>STAFF</b>               |                                |                |               |
| Mr. Charles Kilb           | Board Legal Counsel            |                |               |
| Ms. Karen Brann            | Board Executive Director       |                |               |
| Ms. Mary Collins-McCarthy  | Associate Executive Director   |                |               |
| Mr. Taylor Roth            | State Plumbing Investigator    |                |               |
| Mr. Scott Padden           | State Plumbing Investigator    |                |               |
| Mr. Fredrick Lima          | State Plumbing Investigator    |                |               |
| Mr. James O'Reilly         | State Plumbing Investigator    |                |               |
| Mr. Joseph Peluso          | Board Consultant               |                |               |
| Mr. George Abban           | Board Consultant               |                |               |

**9:00 A.M. AGENDA REVIEW:** By Chairman Joseph McNamee

**UP COMING MEETING VENUE**

Due to the COVID-19 State of Emergency upcoming meeting venue may change

**APPROVAL OF PREVIOUS MEETING MINUTES**

**Board Meeting Minutes**

June 2, 2021 – Open Meeting Minutes

June 2, 2021 - Executive Session Minutes

**DISCUSSION**

**D1 – Requirement for designation of staff bathrooms in DYS facilities.**

**VOCATIONAL SCHOOL COMMERCIAL PROJECT APPLICATION**

**Shawsheen Valley Technical High School 100 Cook Street – Billerica**

The petitioner David Scholl is seeking approval for a vocational school project to install a complete potable water, drainage, waste, and vent system for SVTHS stadium facility. The ratio of student to instructor is 6 to 1 and the project follows the guidelines listed in the board policy.

**VARIANCE REQUESTS**

**PV- 367 Riverview suites-UMASS Lowell Dorm -1291 Middlesex Street - Lowell**

The Petitioner (Andrew Porter) is seeking a variance from 248 CMR, Section 10.06 to allow the use of PVC Piping for 5 handwashing sinks in 5 separate classrooms, which are currently, used for general purposes (classrooms) and proposed to be for Physical Therapy and Kinesiology classrooms. The applicant has stated they have been unable to locate any cast iron or commercial piping to ty-into.

**PV-369 Shrine of Saint Nicholas the Wonderworker - 120 Pleasant Street - Marblehead**

The Petitioner General Counsel (Tracey M. A. Stockton) is seeking a variance from 248 CMR 10.10 (18) (b) 2 (c) and 248 section 10.06. This is an existing church proposed to have outdoor weddings, feasts, Agape Meals, etc. They are proposing ten separate toilet rooms with locking full-length doors, inclusive of one handicap accessible and one handicap alternate toilet room. In addition, five sinks in a centralized area, one will be handicap accessible. They are also requesting to use PEX instead of copper. The local Board of Health has been notified.

**PV-370 New England Bar Pizza Co. LLC - CRISP – 1049 Main Street – Walpole**

The petitioner (Robert Carnes III) is seeking a variance from 248 CMR section 10.10 (18) (b) (2). The existing building has two bathrooms with toilets and sinks. Due to COVID they have been forced in the past year to create outdoor space for dining. During this time the business has grown. The petitioner is looking to seat somewhere near (but no more than) 150 people. The applicant indicates that the current footprint does not allow for adding permanent bathrooms and that the financial hardship to tear down existing walls and add more bathrooms would be too overwhelming for the business. The local Boar of Health has been notified.

**PV-374 Blair Pond Estates LLC - 30-32 Normandy Ave. – Cambridge**

The petitioner (Miguel Gomes) is seeking a variance from 248 CMR section 10.15 (9) (e).

The building consists of four stories with eighty units. The proposed work is to install laundry facilities in each unit, which would require independent laundry stacks. The request is to connect into the existing 4” pipes. The local Board of Health has been notified.

**PV- 380 Sarah Miller M.D. MPH – 1180 Beacon Street, DS – Brookline**

The petitioner (Sarah Miller) is seeking a variance from 248 CMR section 10.10 (18) (k) to install one bathroom and sinks in the exam rooms in a 560 sq. ft. medical condominium. The purpose of the in-unit bathroom would primarily be to give the patients a discrete place to provide samples. The condominium is currently being used as therapy offices and there are two existing common bathrooms on the same floor, one of which is ADA accessible. All the other condominiums have their own bathrooms. She has received preliminary approval from the condominium association and the local Board of Health.

**GV- 382 Dino and Wendy Poudrette – 194 Sherbert Road – Ashburnham**

The petitioners are seeking a gas variance from 248 CMR section 3.04 (1) (unlisted gas range) to install a restored Odin stove (circa 1890). The stove has been converted to use Liquid Propane Gas by Erickson's Antique Stoves (David Erickson).

**PV- 383 Bright Horizons Child Care – 2 Wells Avenue – Newton**

The petitioner (Steven Geller) is seeking a variance from 248 CMR section 10.02 Basic Principle # 23 to install a urinal screen that allows privacy between the older children, but still allows staff members to be aware of the needs of the children in the toilet room. In the Toddler classrooms those children are still in the ages of toilet training as 1-3 year olds. They require constant supervision and often a staff member is required to be in the area with the child to assist. The applicant indicates this is to protect the children and staff as the classroom teachers need constant sight and sound supervision of all activities that happen in those toilet rooms.

**PV- 384 Smith College Libraries – 7 Weilson Drive – Northampton**

This is a Post Installation Variance request. The petitioner is seeking a variance from 248 CMR section 10.10 (18) (multiple areas), for labelling the bathrooms as "men" or "women" to simply "restroom". The Neilson Library multi fixture bathroom toilet compartments have floor to ceiling stalls, each with its own exhaust ventilation, fire alarm beacons, fire protection devices, and lighting. Separate individual use bathrooms are also available to patrons and staff on each floor level of the library. The local Board of Health has been notified.

**PV- 385 Fitchburg Housing Authority – 50 Day Street – Fitchburg**

The petitioner (Peter G. Radzim, P.E.) is seeking a variance from 248 CMR section 10.15 11 (a)1, to install backwater valves on 46 units at the above location. The petitioner is looking to replace the existing interior backwater valves.

**PV-407 Gentle Dental – 474 Main Street – Woburn**

The petitioner (Nicholas Nitschke) is seeking a variance from 248 CMR section 10.10 18(k) and table 1, to allow the installation of a single, sender-neutral, accessible, employee bathroom. The tenant space is 3,018 s.f. with occupancy of 31. The plan currently provides two accessible bathrooms for patients. The number of employees working at any one time will be approximately five and will increase to approximately ten after office has been open for one year. The local Board of Health has been notified.

**BOARD OF STATE EXAMINERS OF PLUMBERS AND GASFITTERS JUNE 2, 2021**

**PV- 408 Rock Star Brow Lounge, LLC – 69 Maple Street – East Longmeadow**

The petitioner (Denise Pelletier) is seeking a variance from 248 CMR section 10.10 (18) i, to use a portable sink. A sink is required by the Board of Health for the service provider. The provider performs eye brow micro-blading services and shading. The provider is required to wash their hands between each client and will be using the sink.

**PV-409 Hyde Park Senior Housing – William Barton Rogers School – 15 Everett Street – Hyde Park**

The petitioner (Mariah Seaboldt) is seeking a variance from 248 CMR sections 10.10 (18)(b)(1) and 10.10 (18) (r ), to install gender-neutral toilet rooms. They are converting existing building into residential dwelling units and amenity space for independent living for LGBTQ seniors. The building is five stories with a below grade basement. The existing basement will be reconfigured to create a multi-purpose assembly space. In addition the existing assembly hall on level two will be maintained and used for gathering and meeting space. The petitioner is proposing to provide gender-neutral bathrooms throughout the building.

**PV-410 Trustees of Reservations – World’s End – 150 Martin’s Lane Hingham**

The petitioner (Dennis Murphy) is seeking a variance from 248 CMR sections 10.02(6)(b) and 10.10(5)(f), to install alternative technology Clivus model M-18 toilets at World’s End reservation which does not have access to municipal sewer or water and is located in an environmentally sensitive ACEC area. Due to this condition the request is to eliminate the installation of lavatory sinks. The local Board of Health has been notified.

**PV- 411 Sharon High School - 181 Pond Street – Sharon**

The petitioner (Finn Chappell) is seeking a variance from 248 CMR section 10.15(10)(b), to allow the drainage from the second floor fixtures to be able to be drained down into the ejector pump in order to hit the neutralizing system before leaving the building by gravity. The local Board of Health has been notified.

**PV-412 Maruti K D Inc. – 411 Waverly Oakes Road – Unit 109 – Waltham**

The petitioner (Kaushik Patel) is seeking a variance from 248 CMR section 10.10 (18) (i)1, to install only one bathroom. The liquor store is 3,000 sq.ft. and the intend to have a maximum of 2 employees at any one time. The local Board of Health has been notified.

**FYI – Board Delegated Staff Approvals – Board Vote Not Required**

**Continued use of 1-1/2” tub drain for shower conversion**

|           |                        |                             |          |
|-----------|------------------------|-----------------------------|----------|
| DA-PV-328 | Mila Magitsky          | 250 Hammond Pond Parkway    | Newton   |
| DA-PV-329 | Bryan Jiencke          | 161 West 6TH St. Apt D      | Boston   |
| DA-PV-330 | Cheryl Sutter          | 59 Main St. Apt 23-3        | Dennis   |
| DA-PV-331 | Valdir Andrade         | 45 Martin St.               | Brockton |
| DA-PV-332 | William Mansfield      | 75 Willow Pond Dr.          | Rockland |
| DA-PV-333 | Dave and Kathy Carlton | 1 Tamarack Ln.              | Peabody  |
| DA-PV-334 | Kathrine Harrigan      | 60 Rantoul St. Unit 315     | Beverly  |
| DA-PV-335 | Annette Mercurio       | 350 Revere Beach Blvd. 6-6a | Revere   |

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|           |                          |  |               |
|-----------|--------------------------|--|---------------|
| DA-PV-336 | Deb Skaltsis             | 295 College Farm Rd.                     | Waltham       |
| DA-PV-337 | Frank and Allison Curtis | 24 Glenmere Circle                       | Reading       |
| DA-PV-338 | Judy and George Dangelo  | 248 Main St. Unit 413A                   | Hudson        |
| DA-PV-339 | Joan and David Powers    | 19 Essex Green Ln                        | Peabody       |
| DA-PV-340 | Marshall Feldman         | 60 Babcock St. Apt 88                    | Brookline     |
| DA-PV-341 | Peter and Kathryn Nobile | 31 Randlett Park                         | Newton        |
| DA-PV-342 | Janis and Joseph Smith   | 73 Chapel Ln                             | East Wareham  |
| DA-PV-343 | Daniel Mullins           | 61 Hunter Ave.                           | East Wareham  |
| DA-PV-344 | Barry Bronstein          | 11 Ludlow Rd.                            | Quincy        |
| DA-PV-345 | Lalit Lohda              | 519 Harrison Ave. Unit D216              | Boston        |
| DA-PV-346 | Kathleen Bradley         | 15 Peabody Rd.                           | Shirley       |
| DA-PV-347 | Besty Loughton           | 14 Chickadee Ln.                         | Orleans       |
| DA-PV-348 | James Owens              | 30 Patriot Way                           | Uxbridge      |
| DA-PV-349 | Jose Quiles              | 18 Freeman Ave.                          | Everett       |
| DA-PV-350 | Scott Andrade            | 135 Andrea Ln                            | Taunton       |
| DA-PV-351 | Karen Smith              | 30 C Washington Park Dr. Unit 11         | Andover       |
| DA-PV-352 | Mary Fitzpatrick         | 3 Mission St.                            | Boston        |
| DA-PV-353 | Tuan Dang                | 532 Stevens St.                          | Marlboro      |
| DA-PV-354 | Dale Phillips            | 17 Erica Dr.                             | Northbridge   |
| DA-PV-355 | Sharon Palinsky          | 26 Francis Ave.                          | Lunenburg     |
| DA-PV-356 | Vanessa Celestin         | 223 Clinton St. Unit 19                  | Brockton      |
| DA-PV-357 | Phillip Halloran         | 14 Jayson Rd.                            | Methuen       |
| DA-PV-358 | Sarah McAloon            | 104 Sonny's way                          | Dighton       |
| DA-PV-359 | Jessica Irizarry         | 66 Roger St.                             | Southbridge   |
| DA-PV-360 | Mary Titlebaum           | 94 Rosemary St.                          | Brockton      |
| DA-PV-361 | Robert Heald             | 8 Carol Ann Dr.                          | Medfield      |
| DA-PV-362 | Beverly Nassar           | 26 Hunter's Run Place                    | Haverhill     |
| DAPV-371  | Eric Stahl               | 280 Boylston Street                      | Chestnut Hill |
| DAPV-373  | Madeline Kaster          | 250 Hammond Pond Parkway                 | newton        |
| DAPV-375  | Carolyn Morrill          | 250 Hammond Pond Parkway 305 North       | West Newton   |
| DAPV-376  | Jose Quinonez            | 250 Hammond Pond Parkway Unit 1608 South | Newton        |
| DAPV-378  | Joseph Mingle            | 1 Belmonty 233                           | Harwich       |
| DAPV-379  | Kathryn Best manzo       | 55 Tall Oak Drive Unit L4                | Weymouth      |
| DAPV-386  | Karen Lesteno            | 10 Museum Way #829                       | Cambridge     |
| DAPV-387  | Peter Berkland           | 1303 Basswood Circle                     | North Andover |
| DAPV-383  | Kurt Burchfield          | 30 High Street Unit 44                   | Medford       |

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|          |                             |                                 |                |
|----------|-----------------------------|---------------------------------|----------------|
| DAPV-389 | Kelly and Joseph<br>Fillion | 466 Beach Street                | Rockland       |
| DAPV-390 | CW Chang                    | 11 America BLVD                 | Ashland        |
| DAPV-391 | Heather Carey               | 82 Dean Street                  | Norton         |
| DAPV-392 | Lisa Lewandowski            | 34 Rockport Road #11            | Gloucester     |
| DAPV-393 | Rob Smith                   | 111 Brigham St Unit 1A          | Hudson         |
| DAPV-394 | Frank Sciara                | 43 Cottage St. Unit 4           | Lynn           |
| DAPV-395 | Dennis & Carol<br>Hughes    | 5 Washington St Unit D5         | Reading        |
| DAPV-396 | Roxane Lyons                | 7 Dunham Road                   | Framingham     |
| DAPV-397 | Nelson Boyer                | 5 Woodcrest Court, Unit 6       | South Weymouth |
| DAPV-398 | Joan Spencer                | 700 Shore Drive Unit 313        | Fall River     |
| DAPV-399 | Darren Laforest             | 117 Iron Hill St.               | Weymouth       |
| DAPV-400 | Cliff Dallaire              | 86 Sterling Lane                | Haverhill      |
| DAPV-401 | Daniel Moore                | 42 Cornell Street               | Roslindale     |
| DAPV-402 | Donald Albrecht             | 18 Lafayette St.                | Fairhaven      |
| DAPV-403 | Patricia Provost            | 125 Coolidge Ave #204           | Watertown      |
| DAPV-404 | Diane Macdonald             | 97 Pleasant St                  | Paxton         |
| DAPV-405 | William Moscarelli          | 540 Commercial St Unit 2        | Boston         |
| DAPV-406 | Mary Kane                   | 2353 Massachusetts Ave<br>Apt21 | Cambridge      |

**FYI – Board Delegated Staff Approvals – Board Vote Not Required**

**SPECIAL PERMISSION PLUMBING**

**SPP – 6 FY21 VERTEX- 316 NORTHERN AVENUE – BOSTON**

Special permission plumbing was granted for the installation of a ROJ reclaimed grey water system serving bathroom core flushing fixtures and cooling towers.

**VOCATIONAL SCHOOL RESIDENTIAL PROJECT**

**Montachusett Regional Vocational Technical School – Habitat for Humanity, North Central MA  
Ragged Hill Road – Lot #2 – Hubbardston**

The project is a new construction, slab on grade single family dwelling, consisting of two full bathrooms, a kitchen and laundry. Students will apply for necessary permits, help design and install the D W V and water distribution system, install all fixtures and stand all inspections with instructor.

**EXECUTIVE SESSION**

**CHARACTER REVIEW(S)**

CR1) A.F. CR2) A.P.

**BOARD WILL CONSIDER ANY MATTERS NOT REASONABLY  
ANTICIPATED BY THE CHAIR**

**QUASI JUDICIAL SESSION**

**(Disciplinary decisions - Closed per M.G.L c. 30A, §18)**

**ADJOURNMENT**

**Note:**

Reasonable accommodations or modifications will be provided to enable individuals with disabilities to participate in this Plumbing Board meeting. **All requests should be submitted to Cheryl Yebba at (617)-727-4992 no later than one (1) week prior to the scheduled Board Meeting.** While the Board of Examiners of Plumbers & Gas Fitters will attempt to honor all requests, those requests received after that date may not be provided due to feasibility.