

BOARD OF STATE EXAMINERS OF PLUMBERS AND GAS FITTERS

September 7, 2022 BOARD

MEETING

Minutes

Member and Staff Attendance

MEMBERS	APPOINTMENT	PRESENT	ABSENT
Mr. Joseph McNamee	Member, Master Gas Fitter	X	
Mr. Harold Knight	Member, Journeyman Plumber	X	
Mr. John Cruz	Member, LP Installer	X	
Mr. Bahig A. Kaldas, P. E.	Member, Plumbing Engineer	X	
Mr. Joseph V. Waskiewicz	Member, Master Plumber	X	
Mr. Wayne Thomas	Member Journeyman Gasfitter	X	
Ms. Ruth Alfasso	Member, Dept. of Public Health	X	
Ms. Sarah Badway	Public Member	X	
Mr. Dan Kilburn	Member, DOL Designee	X	
STAFF			
Mr. Charles Kilb	Board Legal Counsel	X	
Brian O'Connell	Deputy Commissioner	X	
Mr. Christopher Ryan	Board Code Consultant	X	
Mr. Kevin Casey	Board Staff	X	

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

INFORMATIONAL NOTE: All votes were taken by roll call. Where each member voted in favor, the vote will be reported as unanimous.

APPROVAL OF PREVIOUS MEETING MINUTES

8/10/2022

Vote: A motion was made by RA to approve and seconded by JC.

Result: Passed Unanimously

Discussion

1. Code updates

- 1 ½" tub/shower drain amendments

Member Kaldas proposed to change the code to require all tub drains to 2 inch, which would ensure that if they were later converted to showers, the pipe size would be adequate.

Vote : BK motion to change tub drain to 2" and seconded by JC

Roll call

NO votes from JM, HK, WT, SB

Abstain votes from RA, DK

YES votes from JW, BK, JC

Result: Motion does not pass 4-3

Legal counsel noted that no other topics had been requested by members, thus suggested that the time would be appropriate to approve the draft code to go through the formal promulgation process including a public hearing.

Vote: A motion was made to accept code changes as they are by WT and seconded by JM. Yes votes - JC, RA, SB, DK,

No votes from – BK, JW

Result: Motion passes

Special Permission Plumbing Application Update

Staff presented an amendment to the special permission application, primarily addressing rainwater systems. This was not considered controversial. No discussion took place.

Vote: A motion was made to accept the new application by WT, seconded by HK.

Result: Unanimously approved

VARIANCES

REVISIT from JULY 2021 - PV-370 New England Bar Pizza Co. LLC - CRISP – 1049 Main Street – Walpole

The initial summary and Motion: The petitioner (Robert Carnes III) is seeking a variance from 248 CMR 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 Board of Health has been notified.

Vote: WT made a motion to Allow 76 occupants including employees. Seats wherever indoor and out.

Seconded by JC

Result: Unanimous approval

22-PV-584 – CHARLES M. MORAN PLUMBING & HEATING – 5 GOYA DRIVE, WEBSTER

Tabled from the August meeting. The Petitioner is seeking from 248 CMR 10.10 (i) 2, distance to a toilet facility. The petitioner is requesting to locate a bathroom group at the corner of the,13,000 square foot, building to keep it out of the flow of the automated fork truck traffic. Providing safety but placing the bathroom 360' to the furthest distance away. The applicant has indicated the local board of health and plumbing inspector have been notified.

Vote: WT made a motion to approve and seconded by HK

Result: Unanimous approval

22-PV-610 – Joseph Igoe, Code Red Consultants – Littleton Drive Wareham

The Petitioner, Joseph Igoe, is requesting relief from 248 CMR 10.10(18) Table 1. The petitioner is requesting to install zero showers in the Fitness Area as the area is primarily used by residents of the complex who will have access to the showers in their individual dwelling units. The applicant has indicated the local board of health and plumbing inspector have been notified.

Vote: WT made a motion to approve and seconded by JW

Result: Unanimously approved

22-PV-629 - A & M Mazzolla LLC – 245 Washington Street – Woburn

The Petitioner, Marco Mazzolla, is requesting relief from 248 CMR 10.10 Table 1. The business, a martial arts studio, has been classified as a fitness facility. The martial arts facility will be serving children ages 3-12. The Petitioner seeks to avoid the installation of showers as they believe they will not be used by this age group for a variety of reasons. The applicant has indicated the local board of health and plumbing inspector have been notified.

Vote: WT made a motion to require one unisex shower with a lock on the door and seconded by JW

Result: Unanimously approved

22-PV-630 - One School Global - 59 Dwinnell Road – Milbury

The Petitioner, One School Global, is seeking relief from 248 CMR 10.10 – Drinking Water Station. The Petitioner cites the quality of the well water in the school and is willing to provide bottled water dispensers in each building. The applicant has indicated the local board of health and plumbing inspector have been notified.

Vote: WT made a motion to rough in for water bubblers but do not need to install and seconded by JW

Result: Unanimously approved.

22-PV-636 – Brad Hedstrom / DCR – 1041 Cascade Street - Pittsfield

This is a Post Installation variance application. The Petitioner, Brad Hedstrom of DCR, is seeking a post installation variance from 248 CMR 10.02 Basic Principle 1 (Potable Water), Basic Principle 3 (Hot Water), 10.15 Sanitary Drainage System & 10.16 Vents and Venting for the premanufactured bathroom installed within Pittsfield State Forest Campground. The petitioner states that the sink will have signage stating that the water is “not potable and should not be consumed” and that due to the self-sufficiency of the units there is not enough power to support a hot water tank. The state plumbing inspector has been notified.

Vote: DK made a motion to deny and seconded by WT

Result: Unanimously denied

22-PV-637 – Brad Hedstrom / DCR – 30 Rockwell Road – Lanesborough

This is a Post Installation variance application. The Petitioner, Brad Hedstrom of DCR, is seeking a post installation variance from 248 CMR 10.02 Basic Principle 1 (Potable Water), Basic Principle 3 (Hot Water), 10.15 Sanitary Drainage System & 10.16 Vents and Venting for five premanufactured bathrooms installed within Mount Greylock State Reservation. The petitioner states that the sink will have signage stating that the water is “not potable and should not be consumed” and that due to the self-sufficiency of the units there is not enough power to support a hot water tank. The state plumbing inspector has been notified.

In discussion, members noted that this type of variance would be unprecedented and possibly a health danger.

Vote: DK made a motion to deny and seconded by WT

Result: Unanimously denied

It was noted that 638 to 640 were identical requests to this variance.

Vote: HK made a motion to deny the identical requests and seconded by WT

Result: Unanimous – the denial applies to 638 to 640.

22-PV-638 – Brad Hedstrom / DCR – 720 South Street – Pittsfield

This is a Post Installation variance application. The Petitioner, Brad Hedstrom of DCR, is seeking a post installation variance from 248 CMR 10.02 Basic Principle 1 (Potable Water), Basic Principle 3 (Hot Water), 10.15 Sanitary Drainage System & 10.16 Vents and Venting for the premanufactured bathroom installed within Federated Women’s Club Forest. The petitioner states that the sink will have signage stating that the water is “not potable and should not be consumed” and that due to the self-sufficiency of the units there is not enough power to support a hot water tank. The state plumbing inspector has been notified.

Vote: See 22-PV-637

22-PV-639 – Brad Hedstrom / DCR – Benedict Pond Road – Great Barrington

This is a Post Installation variance application. The Petitioner, Brad Hedstrom of DCR, is seeking a post installation variance from 248 CMR 10.02 Basic Principle 1 (Potable Water), Basic Principle 3 (Hot Water), 10.15 Sanitary Drainage System & 10.16 Vents and Venting for two premanufactured bathrooms installed within Beartown State Forest. The petitioner states that the sink will have signage stating that the water is “not potable and should not be

consumed” and that due to the self-sufficiency of the units there is not enough power to support a hot water tank. The state plumbing inspector has been notified.

Vote: See 22-PV-637

22-PV-640 – Brad Hedstrom / DCR – Camp Road - Erving

This is a Post Installation variance application. The Petitioner, Brad Hedstrom of DCR, is seeking a post installation variance from 248 CMR 10.02 Basic Principle 1 (Potable Water), Basic Principle 3 (Hot Water), 10.15 Sanitary Drainage System & 10.16 Vents and Venting for two premanufactured bathrooms installed within Erving State Forest. The petitioner states that the sink will have signage stating that the water is “not potable and should not be consumed” and that due to the self-sufficiency of the units there is not enough power to support a hot water tank. The state plumbing inspector has been notified.

Vote: See 22-PV-637

22-PV-641 – Derby Square Architects – 614 Washington Street – Canton

The Petitioner, Bill Peterson of Derby Square Architects, is seeking a variance from 248 CMR 10.10 Table 1. The existing restaurant has one male and one female toilet. Expanding for additional capacity would require an additional toilet. The petitioner is seeking permission occupancy ii i The applicant has indicated the local board of health and plumbing inspector have been notified.

Vote: DK made a motion to limit occupancy to 75 total including employees which would be 65 seats and 10 employees. Seconded by WT

Result: Unanimously approve with above conditions

22-GV-643 – Michael Marcoux – 23 Carter Lane – Andover

The Petitioner, Michael Marcoux, is seeking a variance for a handmade copper gas lantern with a pilot tube constructed of copper that was found to be noncompliant with NFPA 54.5.6.3.2 as there are concerns of hydrogen sulfide in the gas composition. The applicant has indicated the local board of health and plumbing inspector have been notified.

Vote: WT made a motion to approve and seconded by HK

Result: Unanimously approved

Special Permission

22-SPP-631 – Catherine Lampasi / DCR – 1041 Cascade Street – Pittsfield

The Applicant, Catherine Lampiasi of DCR, is seeking special permission for a water recycling system in the premanufactured bathroom installed within the Pittsfield State Forest Campground. The applicant has indicated that the system will store rainwater for flushing toilets but will not recirculate the water within the system.

The applicant was not present for this agenda item.

Vote: A motion to table was made by WT and seconded by HK

Result: Unanimous to table

22-SPP-632 – Catherine Lampasi / DCR – 30 Rockwell Road – Lanesborough

The Applicant, Catherine Lampiasi of DCR, is seeking special permission for water recycling systems in the five premanufactured bathrooms installed within the Mount Greylock State Reservation. The applicant has indicated that the system will store rainwater for flushing toilets but will not recirculate the water within the system.

The applicant was not present for this agenda item.

Vote: A motion to table was made by WT and seconded by HK

Result: Unanimous to table

22-SPP-633 – Catherine Lampasi / DCR – 720 South Street – Pittsfield

The Applicant, Catherine Lampiasi of DCR, is seeking special permission for a water recycling system in the premanufactured bathroom installed within the Federated Women’s Club Forrest. The applicant has indicated that the system will store rainwater for flushing toilets but will not recirculate the water within the system.

The applicant was not present for this agenda item.

Vote: A motion to table was made by WT and seconded by HK

Result: Unanimous to table

22-SPP-634 – Catherine Lampasi / DCR – Benedict Pond Road – Great Barrington

The Applicant, Catherine Lampiasi of DCR, is seeking special permission for water recycling systems in two premanufactured bathrooms installed within Beartown State Forest. The applicant has indicated that the system will store rainwater for flushing toilets but will not recirculate the water within the system.

The applicant was not present for this agenda item.

Vote: A motion to table was made by WT and seconded by HK

Result: Unanimous to table

22-SPP-635 – Catherine Lampasi / DCR – Camp Road – Erving

The Applicant, Catherine Lampiasi of DCR, is seeking special permission for water recycling systems in two premanufactured bathrooms installed within Erving state Forest. The applicant has indicated that the system will store rainwater for flushing toilets but will not recirculate the water within the system.

The applicant was not present for this agenda item.

Vote: A motion to table was made by WT and seconded by HK

Result: Unanimous to table

FYI – Board Delegated Staff Approvals – Board Vote Not Required

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

22	DAPV	611	Yvonne	Hughes	12 Meeting House Lane #108	Scituate
22	DAPV	612	Pat	Smith	8 Merigan Way	Foxboro
22	DAPV	613	Carol	Kindle	135 Linda Lane	Eastham
22	DAPV	620	Susan	Wessling	23 Vassar Street	Worcester
22	DAPV	621	Robert	DuWors	91 Captain Carltons Road	Cotuit
22	DAPV	622	Joseph	O'Neil	18 Wampatuck Street	Pembroke
22	DAPV	623	Frank	Gillis	20 Putnam Place	Winthrop
22	DAPV	624	Amy	Sanford	75 Broad Street	Plainville
22	DAPV	625	Dave	O'Brien	8 Grafton Street, Unit 15	Shrewsbury
22	DAPV	626	Donna	McIntyre	87 Pinehurst Drive	Wareham
22	DAPV	627	Katy	Allen	237 Old Connecticut Path	Wayland
22	DAPV	628	Mike	Blomerth	26 Cedar St	Woburn
22	DAPV	629	Mike	Blomerth	26 Cedar St	Woburn
22	DAPV	630	Jonathan	Mayer	26 Cedar St	Woburn
22	DAPV	631	Ryan	Powers	26 Cedar St	Woburn
22	DAPV	632	Mike	Blomerth	26 Cedar St	Woburn
22	DAPV	633	Mike	Blomerth	26 Cedar St	Woburn
22	DAPV	634	Mike	Blomerth	26 Cedar St	Woburn
22	DAPV	635	Mike	Blomerth	26 Cedar St	Woburn
22	DAPV	636	Mike	Blomerth	26 Cedar St	Woburn
22	DAPV	637	Mike	Blomerth	26 Cedar St	Woburn
22	DAPV	638	Ryan	Powers	26 Cedar St	Woburn
22	DAPV	639	Mike	Blomerth	26 Cedar St	Woburn
22	DAPV	640	Barbara	Hathaway	280 Boylston Street #108	Newton
22	DAPV	641	Quan	Perez	4 Concord Rd	Millbury
22	DAPV	642	Mark	Shahood	1091 Waverly St	Framingham
22	DAPV	643	Donald	Demers	4 5th Street Nanatomqua Mobile Park	Brookfield
22	DAPV	644	Sandra	Silvestri	42 Matchett Street	Brighton
22	DAPV	1000	Ryan	Powers	26 Cedar St	Woburn
22	DAPV	1001	Mike	Blomerth	26 Cedar St	Woburn
22	DAPV	1002	Ryan	Powers	26 Cedar St	Woburn
22	DAPV	1003	Mike	Blomerth	26 Cedar St	Woburn
22	DAPV	1004	Mike	Blomerth	26 Cedar St	Woburn

22	DAPV	1005	Mike	Blomerth	26 Cedar St	Woburn
22	DAPV	1006	Mike	Blomerth	26 Cedar St	Woburn
22	DAPV	1007	Mike	Blomerth	26 Cedar St	Woburn
22	DAPV	1008	Jay	Oster	31 Fifer Lane	Lexington
22	DAPV	1009	Johnny	Cortez	280 Boylston St Unit 309	Newton
22	DAPV	1010	Pam	Flippin	200 Falls Boulevard D105	Quincy
22	DAPV	1011	Ronald	Corbett	85 Kelley Rd	Hyannis
22	DAPV	1012	Peter	Norman	4 Jewel Dr #6	Wilmington
22	DAPV	1013	Jonathan	Mayer	26 Cedar St	Woburn
22	DAPV	1014	Jonathan	Mayer	26 Cedar St	Woburn
22	DAPV	1015	Ryan	Powers	26 Cedar St	Woburn
22	DAPV	1016	Ryan	Powers	26 Cedar St	Woburn

BOARD WILL CONSIDER ANY MATTERS NOT REASONABLY ANTICIPATED BY THE CHAIR

None presented

EXECUTIVE SESSION

CHARACTER REVIEW(S)

At 10:45 a motion was made by WT and seconded by JW to conclude the Open Session portion of the meeting and enter the Executive Session portion of the meeting to discuss applicants character, rather than competence, per M.G.L. c. 30A, §21. Each member voted yes. The chair announced that the Board would not conduct any more open session business and would adjourn at the end of Executive Session.

ADJOURNMENT

At 11:09, the Board exited executive session, DK made a motion to adjourn, it was seconded by JC and was approved unanimously via a roll call vote in which each member voted yes.

ITEMS RELIED UPON IN MEETING

Draft of 248 CMR 10.00

Draft special permission application

Draft minutes

Variance applications

Special permission applications