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

MARCH 2, 2022 BOARD MEETING

NOTICE OF MEETING

Board of State Examiners of Plumbers and Gas Fitters requires your presence at a remote Board meeting on **Wednesday, March 2, 2022, 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:

UP COMING MEETING VENUE

Microsoft Teams meeting

Join on your computer or mobile app

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[+1 857-327-9245,,61369609#](#) United States, Boston

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



Member and Staff Attendance

MEMBERS	APPOINTMENT	PRESENT	ABSENT
Mr. Joseph McNamee	Member, Master Gas Fitter		
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		
Mr. Dan Kilburn	Member, DOL Designee		
STAFF			
Mr. Charles Kilb	Board Legal Counsel		
Ms. Karen Brann	Board 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		

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

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

APPROVAL OF PREVIOUS MEETING MINUTES

Board Meeting Minutes

February 2, 2022

Discussion

- Virtual meetings extended to 7/15/22
- Presentation of proposed code changes – Wayne Thomas

VARIANCE RECONSIDERATIONS

Revisit from July 2021 meeting.

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

During the July 2021 meeting, the Board voted to grant the variance request from 248 CMR, Sections 10.02(6)(b) and 10.10(5)(f), to eliminate the installation of lavatory sinks. The Petitioner will be installing Clivus model M-18 toilets at the above address.

There is a question regarding if there is a sewer available.

Original Variance Request

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.

22-PV-084 MEDAI VEEDUS 20 MEETINGHOUSE ROAD LITTLETON

The Petitioner (Madavi Oliver from Medai Veedus) is seeking a variance from 248 CMR, Section 10.6 (O) (2)(g)(3) a & b. The building was built in 1780 and was used as residential and is now being changed to retail space. The building has existing PVC piping/drainage from cellar to attic. The second-floor full bath will be changed to ½ bath with the water closet and lave only remaining. The first-floor kitchen has been removed, the full bath will be changed to a ½ compliant bath. Any major work to plumbing pipes, vents, drains and waste could possibly compromise the integrity of the building. The local Board of Health has been notified.

22-PV-101 10 MAGUIRE ROAD LEXINGTON

The Petitioner (Dennis Robarge from North Shore Mechanical) is seeking a variance from 248 CMR, Section 10.06 2 g, for permission to tie a 6” storm drain into an existing 18” concrete drain running below a section of the building. Concrete pipe is not an allowable material per the Mass Plumbing code. The building is currently being remodeled and it was determined that the roof drain piping was undersized. The local Board of Health has been notified.

22-PV-115 21 CROWNSHIELD ROAD MARBLEHEAD

The Petitioner (Joseph Kingston from Kingston Plumbing and Heating Inc.) is seeking a variance from 248 CMR to install two kitchen sink faucets manufactured by CEADDESIGN that are not on the MA product acceptance list. The Local Board of Health has been notified.

22-PV-137 VALVOLINE INSTANT OIL CHANGE 1997 BOSTON ROAD WILBRAHAM

The Petitioner (Jean Rock Morin from Rocky’s Plumbing and Heating) is seeking a variance request from 248 CMR, Section 10.09 Interceptors, Separators and Holding Tanks. The facility failed its rough plumbing inspection due to the lack of any floor drains in the bay area. Preparation or containment system is required where there is motor vehicle parking, repair, maintenance or washing. The building was constructed with pretensioned floor planks, the Manufacturer has rejected the coring of these planks for the installing of a floor drain system. The local Board of Health has been notified.

22- PV-148 GLOBAL LIFE SCIENCES SOLUTIONS USA LLC (CYTIVA) 100 Results Way Marlborough

The Petitioner (Paul Rampone from Hart Design Group) is seeking a variance from 248 CMR, Section 10.15. Eight new sink locations have been designed for drainage using undercabinet pumps, these eight sinks do not provide drainage for hazardous waste materials. Two pumps (PU-1 and PU-2) service sinks at sab on grade locations. Trenching necessary to install new gravity drainage at these sink locations would significantly reduce load bearing capacity of the existing slab so as to prevent construction of a new mechanical mezzanine which is needed to support new air handling units which cannot be otherwise located on the structure's roof system. The remaining six pumps (PU-3 and PU-8) service sinks at location where floor coring through the existing two way reinforced concrete slab necessary for gravity drainage connections would substantially reduce load bearing capacity so as to limit any future fit out of unfinished building spaces. It should be noted that each of these eight pumps will be connected to an emergency (e-power) source eliminating any potential for drainage to back up during any loss of power event. The local Board of Health has been notified.

22-PV-153 46 RIVER RIDGE ROAD WELLESLEY

The Petitioner (Erald Voshtina from EV Mechanical Inc.) is seeking a variance from 248 CMR, Section 10:15 (10) sumps and ejectors. Final inspection passed on February 18th, 2022, Permit # GAS-21-464.

Final Plumbing Inspection partially passed on February 18th, 2022 due to the ejector pump approval only. Permit # PLMB-21-545 After going over the structural impediments of the building again, the plumbing inspector accepted the use of the Ejector pump with the other with the two toilets from the floor above, and we are just waiting on the Board Approval. The local Board of Health has been notified.

22-PV-160 MASS BAY COMMUNITY COLLEGE 50 OAKLAND STREET WELLESLEY

The Petitioner (Joseph DeLisle from MassBay Community College) is seeking variances from 248 CMR, Section 10.10 (18)(h)(4) and table 1.

248 CMR, Section 10.10 (18)(h)(4) the facility count for staff is under the required amount. Additional facilities will be added and some of the student facilities will be converted to staff facilities.

248 CMR table 1 – The building has a total of 10 drinking fountains and proposed work will add two additional drinking fountains for a total of 12. Based on student population a total of 36 drinking fountains are required. The building also has a total of 31 bottled water dispensing stations. The variance request is to allow the total of 443 fountains and bottled water stations to satisfy the minimum drinking fountain requirements. This is a state project.

22-PV-161 FMI (FLOORS 3-17) RETAIL (FLOORS 1-2) 400 SUMMER STREET BOSTON

The Petitioner (Nick Stephens from Burohappold) is seeking variances from 248 CMR Sections 10.02(26) and 10.17.8 a, the architectural layout of the public realm required custom fabricated trench drains in order to meet the desired aesthetic, shape and code requirements. The drains are made of 316 stainless steel which meets the corrosion resisting material required of 248 CMR 10.17.8.a. the construction and installation of the trench drain is similar to Massachusetts approved products.

22-PV-162 RACHEL HIGGINS 124 PHILLIPS BROOKS ROAD WESTWOOD

The Petitioner (Rachel Higgins) is seeking a variance from 248 CMR to not apply a non-slip paint to a tub. The local Board of Health has been notified.

22-PV-163 MILLPOND CONDOMINIUM ASSOCIATION 121 MILLPOND NORTH ANDOVER

The Petitioner (Mark Yanowitz from LYF Architects) is seeking a variance from 248 CMR, Section 10.10 Table 1 pool/fitness center – bath/shower. The Petitioner is proposing to provide 1 gender neutral handicap accessible shower stall to meet the intent of the bath/shower requirements at an outdoor swimming pool that is only available to condominium residents and their guests. The local Board of Health has been notified.

22-PV-164 WILLIAM E CARTER SCHOOL 396 NORTHAMPTON STREET BOSTON

The Petitioner (Carl Nelson from Code Red Consultants) is seeking a variance from 248 CMR, Section 10.10(18)(h)(v), to allow a single, unisex accessible toilet room to be provided in lieu of separate male and female fixtures. Five kitchen employees are typically present (2 male and 3 female) 248 CMR 10.10(18)(h)(5) requires that one toilet room be provided per sex. Boston Inspectional Services have been notified.

22-PV-165 WILLIAM E CARTER SCHOOL 396 NORTHAMPTON STREET BOSTON

The Petitioner (Carl Nelson from Code Red Consultants) is seeking a variance from 248 CMR, Section 10.10(18) (e)(2) and 10.10(18)(r) to allow unisex toilet facilities within the classrooms, pool locker room and level 2 common space in the building. The number of toilet fixtures within each area in the building is adequate based on 248 CMR 10.10 (18) table 1 based on the maximum student population. Separate facilities will be provided for staff within the building. Boston Inspectional Services have been notified.

22-PV-166 NEW BOAT HOUSE BROOKS SCHOOL 1160 GREAT POND ROAD NORTH ANDOVER

The Petitioner (Christopher Howe from CDHA Consulting) is seeking a variance from 248 CMR, Section 10.10 (18) b (1b), to allow restrooms to be located remotely in a separate free standing building located just beyond the boundaries of the Zone A Surface Water Supply Protection Zone. The proposed building will be located in a Zone A Surface Water Supply Protection Zone. All sewer lines and appurtenances are prohibited within Zone A. The local Board of Health has been notified.

22-PV-167 EMMANUEL COLLEGE 400 FENWAY BOSTON

The Petitioner (Ralph Mulcahy from R W Sullivan) is seeking a variance from 248 CMR 10.06 (O) 5-PVC for subsoil drainage, to leave the existing storm water infiltration system in place, as is, with any modifications or extensions made to the system using perforated corrugated polypropylene piping because perforated PVC is not available in the 36 inch size needed for the infiltration rates. Boston Inspectional Services has been notified.

22-PV-168 MASSBAY TRANSPORTATION AUTHORITY 206-214 LONG WHARF BOSTON

The Petitioner (Daniel Drigins from WSP USA) is seeking a variance from 248 CMR for a pump that is not on the Mass product acceptance website. This is a state project.

22-PV-169 COMMONWEALTH STRENGTH, LLC 110 NORTH MAIN STREET SUNDERLAND

The Petitioner (Tim Neyhart from TNT Consulting) is seeking a variance from 248 CMR, Section 10.10 (18) b.1 and Table 10.10 (18) 1, to eliminate the requirement of showers in a 1,600 sq. ft. area for a small fitness studio with no more than 15 members using the space at any one time. WAITIG FOR BOH

22-PV-170 FOLLETT BOOKSTORE 8-10 GREEN STREET NORTHAMPTON

The Petitioner (Stephen Flickenschild from Douglas Architects) is seeking a variance from 248 CMR, SEctin10.10 (18) (i) 4, to have one employee bathroom in a non-industrial establishment greater than 2,000 sq. ft. for employee use only. The local Board of Health has been notified.

**22-PV-171 PEDIATRIC ASSOCIATES OF BROCKTON 6 WASHINGTON STREET
CANTON**

The Petitioner (William Willand from Willand Contracting) is seeking a variance from 248 CMR 10.10.18k, to have two bathrooms for patient use and one for staff use (3 in total) for a fit out of a pediatrician's office with a total area of 3000 sq. ft. and occupancy of 30 people. 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.

22-DAPV-096	Dolly Redmond	110 Dean St. Unit 63	Taunton
22-DAPV-099	Mariah Bore	975 Memorial Dr	Cambridge
22-DAPV-102	Gloria Chausse	23 Ridge Drive, Unit 23	Middleboro
22-DAPV-103	Joseph Duca	405 Adams Street	Quincy
22-DAPV-104	Mark Dibenedetto	2115 Heatherwood	Yarmouthport
22-DAPV-106	David Renzello	35 Bristol Street	Worcester
22-DAPV-107	James Goodson	32 Lake Drive	Plymouth
22-DAPV-108	Bethany Harrington	10 Evergreen Drive	Bridgewater
22-DAPV-109	Diam Scaffioi	38 Village Road, Unit 310	Middleton
22-DAPV-110	Kathleen Carr	29 Oak Road	Milton
22-DAPV-111	Joyce Foster	34 Terry Lane	Plainville
22-DAPV-113	Kenkere Sudhir	109A Centre Street	Brookline
22-DAPV-114	Joanna Doyle	249 Great Field Road	Brewster
22-DAPV-116	Beth Densky	157 Pleasant Street #106	Cambridge
22-DAPV-117	Laura Johnson	26 School Street, Apt. 205	Hull
22-DAPV-118	James McDuff	226 Swanson Road, Unit 617	Boxborough
22-DAPV-119	Maureen Gemma & Joe and Rita Sullivan	6 Royal Lake Drive, #2	Braintree
22-DAPV-120	Rosanne Russo	200 Park Terrace Drive, #252	Stoneham
22-DAPV-121	Melissa Emerson	11 Poplar Street	Sudbury
22-DAPV-122	Karen Shea	33 McCormick Terrace, Unit 27	Stoughton
22-DAPV-123	Eileen Silvia	260 Myricks Street	East Taunton
22-DAPV-124	Jay Chatterton	123 Home Street	Fall River
22-DAPV-125	Ritesh Ramesh	17 Lillian Way	Wayland
22-DAPV-126	Edward Sarasin	37 Houghton Road	Wilmington
22-DAPV-127	Mike Mazzaferro	117 Constitution Drive	Fitchburg
22-DAPV-128	Afiya Lopez	75 Leonard Road, Unit 75 Bld 4	Boxborough
22-DAPV-129	David Walazek	350 Bacon Street	Waltham
22-DAPV-130	John Westgate	46 Thurman Park	Everett
22-DAPV-132	David Geller	227Summit Avenue E 201	Brookline
22-DAPV-133	Mary Delgiacco	99 Academy Street	Braintree
22-DAPV-134	Patricia Hickey	103-B Grew Avenue	Roslindale
22-DAPV-135	Karen Cornacchia	210 Washington Street #19	Peabody
22-DAPV-136	Richard Arnold, Ruth Levine	280 Boylston Street	Chestnut Hill
22-DAPV-138	Cory Draffone	1012Pleasant Street #34	Weymouth
22-DAPV-139	Marianne McGanty	29 Shepard Road	Braintree
22-DAPV-140	Jennifer O'Brien	3503 Forst Park Drive	Auburn

22-DAPV-141	Sharon Salem	6 Shrewsbury Green Drive, Unit J	Shrewsbury
22-DAPV-142	William Smith	8 Arizona Terrace, Unit 5	Arlington
22-DAPV-143	Eric LaFleur	31 Casablanca Ct	Haverhill
22-DAPV-144	Dallas Knight	154 East Bacon Street A5	Plainville
22-DAPV-145	Corinne Funderburg / Fred Schwartz	133 Franklin Street, Unit 406	Stoneham
22-DAPV-146	James Vitagliano & Nick Jacovides	7 Linden Street	Somerville
22-DAPV-149	Beatrice Dittani	20 Costa Circle	Framingham
22-DAPV-150	Carol Marczyk	23 Kathleen Grant Road	South Easton
22-DAPV-151	Anita Moreau	29 Amherst Street	Lawrence
22-DAPV-152	Paula Blathras	63 Ryder Road	South Weymouth
22-DAPV-153	Steven Rubin	98 Bishops Forest Drive	Waltham
22-DAPV-154	Julie McPhee	13-3 South Meadow Village	Carver
22-DAPV-155	Aine McDonagh & Coleman Mullen	64 Sagamore Street	Braintree
22-DAPV-156	Alfred Doughty	305 Gazebo Circle	Reading
22-DAPV-157	Anne Murphy	174 Haverhill Street, Unit 332	Andover
22-DAPV-158	Leslie Armstrong	60 Billerica Street, Unit C	Lowell
22-DAPV-172	Phillip Phillips	77 Florence St	Newton

EXECUTIVE SESSION

CHARACTER REVIEW(S)

1. KD
2. ZM

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.