

# MONTAGUE BOARD OF HEALTH MEETING

Wednesday, September 21, 2016 – 5:30 pm – Downstairs Meeting Room  
Town Hall, One Avenue A, Turners Falls, MA

## Meeting Minutes

**Present:** Al Cummings, Chair, Michael Nelson, Christopher Boutwell

**Staff:** Kathern Pierce – Health Inspector

### **Minutes August 17, 2016:**

Michael Nelson **motioned** to accept the August 17, 2016 minutes as presented. Seconded by Christopher Boutwell. **Motion passes.**

### **Director's Report for August 2016:**

- Table till October meeting

Michael Nelson **motioned** to accept tabling the August 2016 Director's Report. Seconded by Christopher Boutwell. **Motion passes.**

### **Health Inspector's Report for August 2016:**

- 95 Fifth St – Continuing dumpster issues
- 28 Second St – Veteran has been removed from property so no further issues at this location.
- G Street – Continued complaints of dog feces on this street. There has been a show cause hearing filed with the Western Division Housing Court. Also an overflowing dumpster citation has been issued.
- 132 L Street – status report on the receivership of this property
- 6 G Street – The owners Carol & Jim White are in the process of removing the trash and repairing the railings on the upper level. They have been given an extension to do the work.
- Montague Inn the public water supply well situation will be determined by the use and capacity of the Inn by the DEP.
- Carnegie Library – employees have been relocated from basement.
- Cumberland Farms have been having issues with vendors regarding what type of cigars can be sold.
- 87-89 4<sup>th</sup> Street – Devastating house fire owner Mrs. Reid is in the process of working through the system.
- The Covenant Church – has a kitchen and will be inspected.
- 
- Michael Nelson **motioned** to accept the August 2016 Health Inspector's Report. Seconded by Christopher Boutwell. **Motion passes.**

11 Hillside Road, Montague variance request from perc season for new construction.

There is an existing garage and presumably a septic system but there may be a house constructed at some point and current title 5 rules will apply for construction of a residence on this property. Gina feels it would be good to perc this property out of perc season due to the high water table at this location as this would also avoid a need for a soil analysis.

Michael Nelson **motioned** to approve the variance request for 11 Hillside Road. Seconded by Christopher Boutwell. **Motion passes.**

**Hearing:**

**111 L Street William Carlton hearing regarding order to correct sent by the Board of Health dated August 16, 2016.**

This hearing has been cancelled due to the fact that Kathern Pierce, Health Inspector visited the property today and Mr. Carlton is in full compliance with her order to correct at this time. Kathern Pierce wrote a letter stating that the property at 111 L Street was in compliance and Mr. Carlton received this letter in hand.

**Hearing:**

**30 Park Street hearing at the request of owner Shen Tong in response to orders to correct dated September 7, 2016.**

**Guests:** Complainant Amarilys Ocasio, Occupant of 30 Park St, First Floor and Property owner Shen Tong.

This hearing is in response to the orders to correct that pertain to the 30 Park Street location owned by Shen Tong. Shen Tong has been making an effort to address violations in the orders to correct from Gina McNeely.

**Some highlights that were discussed at the meeting regarding this property:**

- Smoke detectors – Now installed
- Chimney- has been clean out
- Gas and oils on the porch – have been removed
- The gas tank in basement - has been removed
- The trash in basement – in process of being removed
- Mr. Shen Tong will get a dumpster to help in the process of cleaning the building out. He is currently waiting for legal guidance regarding the 2<sup>nd</sup> Floor occupant Serena Doyle who has moved out and left her belongings behind. Mr. Tong is awaiting word from his Attorney Mr. Reid to proceed with clean out. Ms. Doyle gave Ms. Ocasio (1<sup>st</sup> Floor occupant) the keys to the second floor apartment and allegedly told Ms. Ocasio that she didn't want anything in the apartment. Mr. Tong has not accepted the keys per advice of his Attorney.
- Asbestos in basement – Mr. Tong has called businesses to take care of asbestos and left messages. Kathern Pierce said to go to mass.gov search for approved licensed asbestos remediators.
- Dryers – Now venting correctly.
- Electric cross metering – might be a miscommunication regarding the common areas. Kathern will follow up with Gina but the Occupant, Ms. Ocasio had agreed to incur the expense of the basement electrical lights. EW Martin will be addressing electrical issues at this address and Mr. Tong will change the basement wiring to a landlord meter.
- Ms. Ocasio will do her own cleaning of the apartment and all her children's rooms.
- Mr. Tong will have a contractor repair kitchen cabinets and fix drop ceilings.
- First floor bathroom now has running water. (this was Occupant's fault not Landlord)
- Ms. Ocasio said communication has been good with her landlord and she will be able to work with Mr. Tong.
- Floor repairs might need 3 days so where would Ms. Ocasio go?
- An exterminator needs to come in for the cockroaches the entire building will need to be treated. 30 Park Street 1<sup>st</sup> floor exhibits an extremely serious infestation of cockroaches.
- Ms. Ocasio and Mr. Tong have agreed that she can store her items in the 2<sup>nd</sup> floor apartment once that has been cleared of Ms. Doyle's items.

- Mr. Tong will give a date with a time span of three days to the BOH which will allow the extermination to be executed while allowing Ms. Ocasio and her children to vacate the apartment for that time frame.

| *Al Cummings- **motioned** to adjourn at 6:31 PM. Seconded by, Christopher Boutwell. **Motion passes.***

Meeting adjourned: 6:24PM

Approved by: \_\_\_\_\_

Date: \_\_\_\_\_

**List of documents used at this meeting:**

August Minutes (No July Meeting)

August Health Inspector's Report

11 Hillside File

111 L Street File

30 Park Street File