



**MUNICIPAL COUNCIL AGENDA
TEMPORARY CITY HALL
141 OAK STREET, TAUNTON, MA 02780**

~
MAY 5, 2015 – 7:00 PM

**INVOCATION
ROLL CALL
RECORDS**

HEARING: On the petition submitted by James Dorsey, Jr., President, Business Improvement District/Downtown Taunton Foundation, 8 Trescott Street, Suite 1, Taunton to allow:

A multi-family structure consisting of 4 units at 15 School Street located in the Central Business District

- Com. from Chairman, Taunton Planning Board - Submitting recommendation with department comments
- Com. from Downtown Taunton Foundation Business Improvement District – Submitting Financial Impact Statement

COMMUNICATIONS FROM THE MAYOR

- Presentation of a Proclamation for Older Americans Month

APPOINTMENTS

- Appointment of Darlene Lucas, 15 Betty Phillips Circle, Taunton to the Taunton Cultural Council for a term of three years expiring the last day of May 2018.
- Appointment of Kristina Fontes, 31 Clinton Street, Taunton to the Taunton Cultural Council for a term of three years expiring the last day of May 2018.
- Appointment of Bonnie Knopf, 740 Burt St., Taunton to the Taunton Cultural Council for a term of three years expiring the last day of May 2018.
- Appointment of Brenda Neugeboren, 170 Highland St., Taunton to the Taunton Cultural Council for a term of three years expiring the last day of May 2018.

COMMUNICATIONS FROM CITY OFFICERS

Pg. 1-3 Com. from City Solicitor – Dangerous and Blighted Structures at 52 Washington Street

RECEIVED
CITY CLERK'S OFFICE
2015 MAY - 11 A.M. 13
TAUNTON, MA
CITY CLERK

- Pg. 4 Com. from Assistant City Solicitor – 6 Reed Street
- Pg. 5 Com. from Fire Chief – Assistance to Firefighters Grant Award for New Equipment Purchase
- Pg. 6-7 Com. from Fire Chief – Request for public use of the SAFE Trailer
- Pg. 8-9 Com. from Treasurer/Collector – Notifying of a land court decree

COMMUNICATIONS FROM CITIZENS

PETITIONS

Antique Dealer's License

Petition submitted by Timothy Cummings, 4 Oxford St., Taunton requesting a **RENEWAL** of his Antique Dealer's License –dba- Eantiquebroker Consulting Service located at 4 Oxford St., Taunton.

Billiard Table License

Petition submitted by Manuel Rodrigues, President, Taunton Sports Club, Inc. located at 33 Baker Road, Taunton requesting a **RENEWAL** of their Billiard Table License. **(1 Table)**

Petition submitted by Michael Borges, President, Taunton Eagles Soccer Club, 29 Oak St., Taunton requesting a **RENEWAL** of their Billiard Table License **(1 Table)**

Petition submitted by John Arruda requesting a **RENEWAL** of the Billiard Table License for Taunton Portuguese American Civic Club located at 175 School St., Taunton. **(1 Table)**

Petition submitted by Jeffrey Kendzierski, 330 Whittenton Street, Taunton requesting a **RENEWAL** of his Billiard Table License for Pioneer Flying Club, Inc. located at 330 Whittenton St., Taunton. **(2 Tables)**

Petition submitted by Frank Teixeira, 7 Crossman St., Taunton requesting a **RENEWAL** of his Billiard Table License for Frank's Good Times, Inc. located at 381 Winthrop St., Taunton. **(1 Table)**

News Rack License

Petition submitted by William Hazeldine, 320 Steere St., Attleboro requesting a **RENEWAL** of the News Rack License for Seventh Day Adventist Church of 109 Winthrop St., Taunton. **(1 News Rack)**

Petition submitted by Russell Wotton, 74 Emerald Dr., North Dartmouth requesting a **RENEWAL** of the News Rack License for Spectrum Marketing Group LLC –dba- The Real Estate Book. **(4 News Racks)**

Old Gold License

Petition submitted by Ralph Davis, Sterling Inc., 375 Ghent Road, Akron, OH requesting a **RENEWAL** of the Old Gold License for Kay Jewelers located at 2 Galleria Mall Drive, Taunton.

Second Hand Article License

Petition submitted by Michael Ventura, 59 Washington St., Taunton requesting a **RENEWAL** of his Second Hand Article License for Collector's Corner located at 1 St. Mary's Square, Taunton.

Petition submitted by Steven Fernandes, 23 Glebe Court, Taunton requesting a **RENEWAL** of his Second Hand Article License for The Estate Marketplace located at 93-95 Summer Street, Taunton.

Petition submitted by Thomas Quinn, 300 South Street, Raynham requesting a **RENEWAL** of the Second Hand Article License for Society of Saint Vincent DePaul Taunton District, Inc. -dba- Pennies from Heaven located at 141 Washington St., Taunton.

Petition submitted by Flavio Costa, Treasurer, Best Buy Stores, LP located at 2 Galleria Mall Dr., East Taunton requesting a **RENEWAL** of the Second Hand Article License to buy used electronics.

Petition submitted by Nancy Souza, President, Bargain Bazaar Thrift Shop, Inc. requesting a **RENEWAL** of a Second Hand Article License located at 320 Bay Street, Taunton.

Livery License

Petition submitted by Albert Tucan, 157 1/4 Shores St., Taunton requesting a **RENEWAL** of his two Livery Licenses for T&F Transportation of Taunton, Inc. -dba- Alexander's Limousine and Taunton Motorized Carriage Company Inc. located at 295 Broadway, Taunton.

Hackney Carriage and Taxi Stands

Petition submitted by Albert Tucan, 157 1/4 Shores St., Taunton requesting a **RENEWAL** of a Hackney Carriage and Taxi Stand License for Taunton Cartage Co. -dba- Checker Cab and Taunton Cartage Co. -DBA- Cozy Cab located at 295 Broadway, Taunton. (2 Stands)

Junk Collector's License

Petition submitted by Sidney L. Kerley, VP, Automotive Recovery Services, Inc. -dba- Insurance Auto Auctions requesting a **RENEWAL** of their Junk Collectors License located at 580 Myricks St., East Taunton.

Petition submitted by William Butler, 195 Field St., Taunton requesting a **RENEWAL** of his Junk Collector's License located at 195 Field St., Taunton.

Petition submitted by Edwin DeBrum, 57 Stevens St., East Taunton requesting a **RENEWAL** of his Junk Collector's License for DeBrum Salvage located at 57 Stevens St., East Taunton.

Petition submitted by Arthur G. Pimenta, Jr., 142R Fremont St., Taunton requesting a **RENEWAL** of his Junk Collector's License –dba- Arthur Pimenta, Jr. Junk Collector located at 147 Fremont St., Taunton.

Temporary Fixed Vendor License

Petition submitted by Sheila Cook, Teacher, requesting a **RENEWAL** and waiver of the fee for the Temporary Fixed Vendor License for the Non-Profit group, Taunton Area School to Career, Inc. located at 45 Broadway, Taunton (Pilgrim Congregational Church) to sell food from a vending cart.

Petition submitted by George DeVincent, 107 Castle Dr., Wareham requesting a **RENEWAL** of his Temporary Fixed Vendor License for George's Christmas Trees located at 1940 Bay St., Taunton to sell Christmas Trees and flowers.

Claims

Claim submitted by Erin Curley, 181 Winter St., North Dighton seeking reimbursement for damages to her automobile from hitting a pothole in front of 108 Plain Street, Taunton.

Claim submitted by Arthur Perry, 2 Segregansett Road, Taunton seeking reimbursement for damages to his automobile from hitting a pothole on East Britannia Street near the landfill.

Claim submitted by Beth Fitzgerald, 50 Baldwin Street, Fall River seeking reimbursement for damages to her automobile from hitting a pothole between 132-138 Tremont St., Taunton.

COMMITTEE REPORTS

UNFINISHED BUSINESS

ORDERS, ORDINANCES AND RESOLUTIONS

Ordinance for a first reading to be passed to a second reading

AN ORDINANCE

Chapter 13

ARTICLE III. STOPPING, STANDING AND PARKING

Sec 13-82. Prohibited parking places.

Be it ordained by the Municipal Council of the City of Taunton as follows:

SECTION 1: That Section 13-82 of the Revised Ordinances of the City of Taunton, as amended, be and hereby is further amended as follows:

Insert: “Whittenton Street, north side, between Warren Street and Second Avenue”

Insert: “Bay Street, west side, across from the fire station and between the entrance way to parcel 38-423 (348 Bay Street) and entrance way to parcel 39-310 (314 Bay Street), a distance of 33.6 feet.”

SECTION 2: All ordinances or parts thereof inconsistent herewith are hereby repealed. This Ordinance shall become effective immediately upon passage.

Ordinance for a first reading to be passed to a second reading

AN ORDINANCE

ARTICLE V. SIGNS, SIGNALS AND MARKINGS

Section 13-171. Same – Designation of Intersections

Be it ordained by the Municipal Council of the City of Taunton as follows:

Section 1: That Section 13.171 of the Revised Ordinances of the City of Taunton, as amended, be and hereby are further amended by adding thereto the following:

Insert: “Olney Street at Wales Street.”

Insert: “Reed Street at Wales Street.”

Insert: “Round Street at Tremont Street.”

Insert: “Terrienne Drive at Field Street.”

Section 2: All ordinances or parts thereof inconsistent herewith are hereby repealed. This Ordinance shall become effective immediately upon passage.

Ordinance for a first reading to be passed to a second reading

AN ORDINANCE

**Chapter 7
Article II**

FIRE DEPARTMENT

Be it ordained by the Municipal Council of the City of Taunton and by authority of the same as follows:

SECTION 1. Article II of Chapter 7, Section 7-46 of the Revised Ordinances of the City of Taunton, as amended, is hereby further amended by replacing the fee schedule therein with the fee schedule appended to this document.

SECTION 2. The following shall be added to Section 7-46 after the word “department”:
“however, any institution or school that is publicly owned and under the exclusive control, order and supervision of public officers or public agents authorized by the commonwealth or federal authority or both, is exempt from fee number (34), Annual Radio Box Monitoring”.

SECTION 3. All ordinances or parts thereof inconsistent herewith are hereby repealed. This Ordinance shall become effective immediately upon passage.

Ordinance for a first reading to be passed to a second reading

AN ORDINANCE

CHAPTER 20

STREETS AND SIDEWALKS

ARTICLE III. EXCAVATIONS AND OBSTRUCTIONS

Sec. 20-69

Be it ordained by the Municipal Council of the City of Taunton and by authority of the same as follows:

SECTION 1. Article III of Chapter 20 of the Revised Ordinances of the City of Taunton, as amended, is hereby further amended by striking out existing Section 20-69 and inserting the following Section 20-69 in its place.

Sec. 20-69 Same-Bond required.

- (a) No permit required for excavation in any street or way, including sidewalks and state highways located within the boundaries of the city, shall be granted unless and until the applicant has deposited with the city Treasurer/Collector an amount calculated by the Department of Public Works sufficient to complete any work related to the excavation not done to the satisfaction of the Department of Public Works. The amount shall be calculated by the Department of Public Works for each permit application. The applicant shall then cause the application to be brought to the Treasurer/Collector, who shall sign each permit application for which the required deposit is received. The applicant shall then return the application to the Department of Public Works for approval or denial of the application. The deposit shall be held by the treasurer/collector for not less than nine months following the completion of the project and shall not be released without written authorization from the Department of Public Works. If the City

of Taunton is the permit applicant, and City of Taunton personnel are to perform the work, no deposit is required.

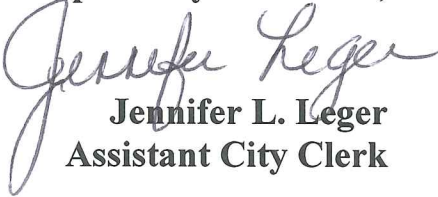
- (b) As an alternative to the deposit, an applicant may provide the treasurer/collector with a bond, which bond shall be kept current. A bond provided in accordance with this paragraph shall be deemed to be the deposit for the purposes of paragraph (a). The applicant shall cause the application to be brought to the Treasurer/Collector, who shall verify that a sufficient bond is in place and shall sign each permit application for which there is sufficient capacity under a bond to serve as surety. The applicant shall then return the application to the Department of Public Works for approval or denial of the application. Any such bond shall by its terms remain effective and in full form for a period of time sufficient to provide surety, but in any event not less than nine months following the completion of the project. The surety shall not be released sooner than nine months following the completion of the project and shall not be released without written authorization from the Department of Public Works. Whenever such a bond shall re-issue or renew, said applicant shall cause same to be forwarded to the Treasurer/Collector.
- (c) This paragraph shall apply to Columbia Gas of Massachusetts and any successor (hereinafter Columbia Gas), the above paragraphs (a) and (b) notwithstanding. Columbia Gas is unique, in part, because of its status as a public utility governed by the Department of Public Utilities. No permit required for excavation in any street or way, including sidewalks and state highways located within the boundaries of the city, shall be granted to Columbia Gas unless and until Columbia Gas shall have provided the Treasurer/Collector with a bond, which bond shall be kept current. Whenever such a bond shall issue or renew, Columbia Gas shall cause same to be forwarded to the Treasurer/Collector. Columbia Gas shall submit each permit application to the Department of Public Works (DPW), who shall before issuing any permit cause each application to be forwarded to the Treasurer/Collector. The treasurer/collector shall verify that a sufficient bond is in place and shall sign each permit application for which there is sufficient capacity under a bond. Any such bond shall by its terms remain effective and in full form for a period of time sufficient to provide surety, but in any event not less than nine months following the completion of the project. The DPW shall cause each application to be returned to it from the Treasurer/Collector for approval or denial of the application. The bond shall remain in place for at least nine months following the completion of the work and shall not be released without written authorization from the Commissioner of the Department of Public Works or the Commissioner's designee.

(d) When used in this section, Department of Public Works shall mean the Commissioner or Commissioner's designee and Treasurer/Collector shall mean the Treasurer/Collector or the Treasurer/Collector's designee.

SECTION 2. All ordinances or parts thereof inconsistent herewith are hereby repealed. This Ordinance shall become effective immediately upon passage.

NEW BUSINESS

Respectfully submitted,


Jennifer L. Leger
Assistant City Clerk

HEARING



TAUNTON PLANNING BOARD

City Hall
15 Summer Street
Taunton, Massachusetts 02780

Denise J. Paiva, Secretary

Phone 508-821-1051

Fax 508-821-1665

April 7, 2015

Honorable Mayor Thomas Hoye, Jr., and
Members of the Municipal Council
City Hall, 15 Summer Street
Taunton, MA 02780

C/O Rosemarie Blackwell, City Clerk

RE: SPECIAL PERMIT – 15 School Street – 4 Family

Dear Mayor Hoye and Members of the Municipal Council:

Please be advised that on April 2, 2015 the Taunton Planning Board reviewed the proposal for a 4 family at 15 School Street submitted by Taunton Business Improvement District.

The Taunton Planning voted unanimously to send the Municipal Council a positive recommendation for this proposal. The Board informed the applicant that to ensure that the two parking spaces being created could be accessed he should pursue an easement for that purpose. The proponents were also reminded that they are not to change the runoff patterns or flow rates off the site, as the reduction of the footprint of the structure plus the addition of the proposed parking may increase the impervious area at this site. (See dept. comments attached)

Very truly yours,

Robert P. Campbell, Chairperson
TAUNTON PLANNING BOARD

RPC/djp

HEARING

rec'd.
2-26-15



City of Taunton, Massachusetts
**CONSERVATION
COMMISSION**

*15 Summer Street
Annex Building
Taunton, Massachusetts 02780*

Phone 508-821-1095 Fax 508-821-1665

Conservation Commissioners

*Steven Turner, Chair
Neil Kelly, Vice Chair
Debbie Botellio
Renwick Chapman, PE
Ernest Enos
Luis Freitas
Marla Isaac*

February 26, 2015

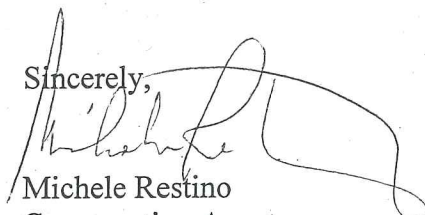
Robert Campbell, Chair
Members of Taunton Planning Board
15 Summer Street
Taunton, MA 02780

RE: Special Permit – 15 School Street, Multi-Family 4 units

Dear Mr. Campbell and Members of the Taunton Planning Board,

There are no conservation issues regarding the request for a Special Permit for a multi-family structure consisting of 4 units at 15 School Street located in the Central Business District.

Sincerely,


Michele Restino
Conservation Agent



HEARING

3-10-15

City of Taunton

Board of Health

45 School Street
Massachusetts 02780-3212

BOARD MEMBERS
DR. BRUCE E. BODNER
DR. C. NASON BURDEN
DR. JOSEPH F. NATES

HEATHER L. GALLANT, MPH, RS, CHO
EXECUTIVE DIRECTOR

ADAM S. VICKSTROM
ASSISTANT EXECUTIVE DIRECTOR

March 10, 2015

TO: Planning Board

FROM: Adam S. Vickstrom
Assistant Executive Director
Board of Health

RE: Special Permit – 15 School Street, 4 Multi Family Units

The Board of Health has reviewed the following

Special Permit – 15 School Street, 4 Multi Family Units

Municipal sewer and water service the lot. All dwellings must comply with the Minimum Standards of Fitness for Human Habitation, State Sanitary Code, Chapter II.

HEARING



City of Taunton, Massachusetts
**DEPARTMENT OF
PLANNING AND CONSERVATION**

*15 Summer Street
Taunton, Massachusetts 02780*

*Kevin R Scanlon, Director/ Planner AICP
Michele Restino, Conservation Agent*

*Phone 508-821-1051, 508-821-1043
Phone 508-821-1095 Fax 508-821-1665
www.taunton-ma.gov*

March 31, 2015

Robert P Campbell, Chairperson
Members of the Planning Board
15 Summer Street, City Hall
Taunton, MA 02780

RE: Special Permit – 15 School Street

Dear Mr Campbell and Planning Board Members:

This letter is in regards to a requested Special Permit for a 4 family at 15 School Street. The Planning Board needs to send a recommendation to the Municipal Council on this request

I have no issues or concerns with this request.

If you have any additional questions, please contact me at 508-821-1051.

Sincerely,

A handwritten signature in black ink, appearing to read 'Kevin R Scanlon', is written over a horizontal line.

Kevin R Scanlon,
Director AICP

HEARING



BID/DTF
8 Trescott Street, Suite 1
Taunton MA 02780
508.824.0484
www.downtowntaunton.org

School Street Lofts – 15 School Street Fiscal Impact Statement

Fiscal Impact Assessment

Purpose: To evaluate the fiscal and economic impacts of the proposed development on the City.

Format and Scope:

Projections of costs arising from increased demands for public services and infrastructure.

Response: The minimal size and private use of this project is expected to pose minimal if any measurable amount of increased demands for public services and infrastructure.

Projections of benefit from increased tax revenues.

Response: The current valuation of the subject properties is \$231,000 yielding a yearly tax benefit to the City of Taunton of \$7,750. The proposed residential 4 - rental project will yield approximately the same amount of tax revenue.

Conclusion: The proposed development will yield approximately the same tax benefits a year. However, given that the new rental units will be market units, there will be additional benefits from the residents spending at local business in downtown.

Employment (construction and permanent),

Response: The proposed development will subcontract the services of local trades people during construction. The development is being proposed by the Downtown Foundation (DTF), a community development corporation with offices located in the City and the Taunton Business Improvement District, dedicated to the revitalization of downtown Taunton. With regards to permanent employment the proposed development is a private residential development and therefore will be providing some permanent employment. The residential component will retain a management firm that would retain a part-time person for the property management and maintenance of the development.

And value of public infrastructure to be provided.

Response: The proposed development will provide a new private parking lot on site. No public maintenance of the private parking lot will be required.

Projections of the impacts of the proposed development on the values of adjoining properties.

Response: The current GB zoning allows the proposed development by special permit. The proposed development will have a positive effect on the adjoining properties because it will provide new market housing downtown and help increase new business to the existing commercial business in the area. The renovations completed to date have create 2 new rental units and eliminated the previous rooming house.

Five-year projection of the increased City revenues and costs resulting from the proposed development.

Response: The property which has recently been renovated as a commercial space and 2 rental units above. The commercial space is currently vacant and does not currently yield any income. The 2 rental units are occupied with rental income \$750.00 of per unit per month.

The proposed residential 4 unit is expected to yield \$7,750+/- per year X 5 years* = \$38,750. The costs incurred to the City are expected to be minimum. The proposed units are one bedrooms and will not be marketed to families with children.

Tax rate assumed at the current rate of \$14.61/\$1,000. Future increases or decreases in tax rate have not been taken into consideration for the purpose of this calculation.

Fiscal Impact Standards

Required: None

Recommended: Projected positive net fiscal flow for the first five years after design year of occupancy.

Response: The commercial portion of property is vacant and does not currently yield any income. The proposed residential 4 unit is expected to yield \$7,750+/- per year X 5 years* = \$38,750. The costs incurred to the City are expected to be minimum-the proposed units are one bedrooms and will not be marketed to families with children and also due to the private nature of the project.

Tax rate assumed at the current rate of \$14.61/\$1,000. Future increases or decreases in tax rate have not been taken into consideration for the purpose of this calculation.

School Street Lofts – 15 School Street
Community Impact Statement

Community Impact Assessment

Purpose: To evaluate the impact of the proposed project on the City, surrounding neighborhoods and City services.

Response: The School Street building, once a thriving business in downtown Taunton, was vacant for many years and was deteriorating and contained inhabitable rooming units in the upper level. The Downtown Foundation acquired the building and completed gut rehab to the building. The renovations to the building created commercial space in the first floor and 2 – one bedroom units on the upper floors. However, since the renovations, the Downtown Foundation has tried to rent or sell the renovated commercial space. They have been unsuccessful in finding a tenant. The 2 residential units are rented. The Downtown Foundation proposes to convert the commercial space into 2 fully handicapped units and demolish a portion of the building for on-site parking for the 2 units. Currently the downtown lack high quality accessible units. These renovation scenario will not only continue to provide high quality, well managed housing downtown but provide much needed accessible units.

Site design and neighborhood impact: Evaluation of the relationship of proposed new structures or alterations to nearby pre-existing structures in terms of character and intensity of use (e.g., scale, materials, color, door and window size and locations, setbacks, roof and cornice lines, and other major design elements); and of location configuration of proposed structures, parking areas, and open space with respect to neighboring properties.

Response: As shown in the submitted site plan, the proposed conversion of the commercial space to 2 – 1 bedroom handicapped accessible units will not change the façade of the building along School Street. The two-story building façade has been recently improved with new windows, repointing and new storefront entrances. A rear portion of the building will be removed to allow the parking for the 2 handicapped vehicles. The recent renovations and the proposed conversion has significantly improve and will not alter the values of neighboring properties, and be another catalyst for further revitalization of downtown.

Historical impact: Identification of impacts on significant historic properties, districts or areas, or archaeological resources (if any) in the vicinity of the proposed development

Response: 15 School Street building is not in the historic district nor is it listed on the state or federal historic inventory, therefore the proposed development will have no impact on historic properties, districts or areas, or archaeological resources in the vicinity of the proposed development. However, the façade renovation was sensitive to the building's architectural character and history and enhances its overall appearance.

Evaluation of impacts on Infrastructure: water system, sewage system, the landfill, the school systems, fire protection, police protections, libraries and park and recreation facilities and proposed methods of mitigation for any adverse impacts.

Response: The proposed reuse 15 School Street is expected to pose very minimal if any measurable amount of increased demands for public services. The project will be privately owned and very well managed.

School Street Lofts – 15 School Street
Environmental Impact Statement

Environmental Impact Assessment

Purpose: To evaluate the environmental impacts of the proposed development on the City.

Response: The proposed reuse 15 School Street is expected to pose no environmental concerns for neighborhood and the surrounding properties. The project will be privately owned and very well managed.

School Street Lofts – 15 School Street
Traffic Impact Statement

Traffic Impact Assessment

Purpose: To evaluate the traffic impacts of the proposed development on the City.

Response: The minimal size and private use of this project is expected to pose any measurable amount of increased traffic demands. The development will create 2 new off-street handicapped parking spaces. The development was previously approved with no on-site parking spaces.

*City of Taunton
Office of the Mayor*

*Thomas C. Hoye, Jr.
Mayor*

*Alyssa Gracia
Chief of Staff*

*Gill E. Enos
Budget Director*



*141 Oak Street
Temporary City Hall
Taunton, MA 02780
Tel. (508) 821-1000
Fax (508) 821-1005*

May 5, 2015

Council President Estele Borges
Members of the Taunton Municipal Council
141 Oak Street
Taunton, MA 02780

Dear Council President Borges:

Please be advised that I am appointing Darlene Lucas of 15 Betty Phillips Circle, Taunton, MA to the *Taunton Cultural Council* for a term of three years which will expire the last day of May, 2018.

If you have any questions or concerns, please feel free to contact me.

Respectfully,

A handwritten signature in black ink, appearing to read "Thomas C. Hoye, Jr.", written in a cursive style.

Thomas C. Hoye, Jr.
Mayor

*City of Taunton
Office of the Mayor*

*Thomas C. Hoye, Jr.
Mayor*

*Alyssa Gracia
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Fax (508) 821-1005*

May 5, 2015

Council President Estele Borges
Members of the Taunton Municipal Council
141 Oak Street
Taunton, MA 02780

Dear Council President Borges:

Please be advised that I am appointing Kristina Fontes of 31 Clinton Street, Taunton, MA to the *Taunton Cultural Council* for a term of three years which will expire the last day of May, 2018.

If you have any questions or concerns, please feel free to contact me.

Respectfully,

Thomas C. Hoye, Jr.
Mayor

*City of Taunton
Office of the Mayor*

*Thomas C. Hoye, Jr.
Mayor*

*Alyssa Gracia
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May 5, 2015


Council President Estele Borges
Members of the Taunton Municipal Council
141 Oak Street
Taunton, MA 02780

Dear Council President Borges:

Please be advised that I am appointing Bonnie Knopf of 740 Burt Street, Taunton, MA to the *Taunton Cultural Council* for a term of three years which will expire the last day of May, 2018.

If you have any questions or concerns, please feel free to contact me.

Respectfully,


Thomas C. Hoye, Jr.
Mayor

*City of Taunton
Office of the Mayor*

*Thomas C. Hoye, Jr.
Mayor*

*Alyssa Gracia
Chief of Staff*

*Gill E. Enos
Budget Director*



*141 Oak Street
Temporary City Hall
Taunton, MA 02780
Tel. (508) 821-1000
Fax (508) 821-1005*

May 5, 2015

Council President Estele Borges
Members of the Taunton Municipal Council
141 Oak Street
Taunton, MA 02780

Dear Council President Borges:

Please be advised that I am appointing Brenda Neugeboren of 170 Highland Street, Taunton, MA to the *Taunton Cultural Council* for a term of three years which will expire the last day of May, 2018.

If you have any questions or concerns, please feel free to contact me.

Respectfully,

Thomas C. Hoye, Jr.
Mayor



City of Taunton

LAW DEPARTMENT

141 Oak Street
Taunton, Massachusetts 02780
Phone (508) 821-1036 Facsimile (508) 821-1397



Thomas C. Hoye, Jr.
MAYOR

Jason D. Buffington
CITY SOLICITOR

Daniel F. de Abreu
ASST. CITY SOLICITOR

April 30, 2015

Honorable Mayor Thomas C. Hoye, Jr.
Members of the Taunton Municipal Council
141 Oak Street
Taunton MA 02780

RE: Dangerous and Blighted Structures at 52 Washington Street

Dear Mayor Hoye and Members of the Municipal Council:

I believe that you have received a copy of a letter from Building Commissioner Robert Pirozzi to the record owner of the above-described premises. Please know that the Law Department has been working closely with Mr. Pirozzi and his staff concerning this blighted and dangerous property.

Working cooperatively with all code enforcement agencies in the City, we believe that we have been somewhat successful in addressing major problem properties. The property at 52 Washington Street in on a major street near downtown Taunton and has been the subject of code enforcement efforts since 2007.

After recently obtaining a warrant from the Taunton District Court, Mr. Pirozzi again inspected the property, deemed the structures thereon dangerous within the meaning of G.L. c. 143, § 6, and ordered corrective action. No such action having been taken, a G.L. c. 143, § 8 Survey Board¹ was convened, and, after obtaining a second warrant from the Taunton District Court, conducted its survey. The report of the Survey Board also declared the structures dangerous and concurred with judgment of the local inspector that the structures should be removed and demolished to protect the safety of the public.

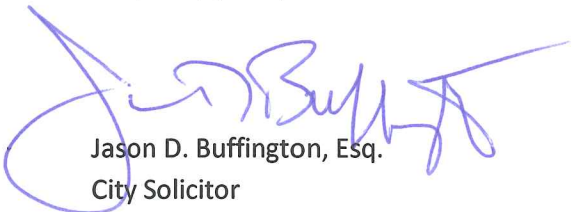
¹ In cities, a survey board is comprised of the City Engineer, the head of the Fire Department, and one disinterested person appointed by the local inspector. See G.L. c. 143, § 8. In this case, the survey board consisted of City Engineer Mark Slusarz, Fire Chief Timothy Bradshaw, and Carl S. Malloch, Jr., a disinterested person with over twenty-five years' experience in the field of construction.

The report of the survey board has been served in-hand upon the record owner, who has continued to refuse and neglect the lawful orders of the Building Commissioner. Under G.L. c. 143, § 9, the local inspector, who is Mr. Pirozzi, is now in position to cause the structures thereon to be razed and the lot to be levelled to uniform grade by proper sanitary fill.

Therefore, in the near future there will very likely be a request made for a transfer of funding necessary to pay the costs of demolition. It is anticipated that competitive bids will be sought for all necessary work. Under the law, the costs and charges incurred shall constitute a debt due the city upon completion of the work and the rendering of an account therefor, and shall be enforced in an action of contract. See G.L. c. 143, § 9 and G.L. c. 139, §3A.

If you should have any questions concerning this matter, please do not hesitate to contact the Law Department. Thank you, as always, for allowing us to be of service to you and the citizens of Taunton.

Very truly yours,



Jason D. Buffington, Esq.
City Solicitor

cc: Mr. Robert Pirozzi, Building Commissioner

CITY OF TAUNTON

MASSACHUSETTS

DEPARTMENT OF PUBLIC BUILDINGS



ROBERT P. PIROZZI
BUILDING COMMISSIONER
CHIEF OF INSPECTIONS

MARY JANE BENKER
BUILDING INSPECTOR
ZONING ENFORCEMENT OFFICER

PAUL WHITE
BUILDING INSPECTOR
ZONING ENFORCEMENT OFFICER

3.
CITY HALL
15 SUMMER STREET
TAUNTON, MA 02780-3464
(508) 821-1015
FAX (508) 821-1019

April 22, 2015

VIA HAND DELIVERY BY PROCESS SERVER

Mr. Michael W. O'Donnell, a/k/a
M.W. O'Donnell, Trustee of Park Street Realty
52 Washington Street
Taunton, Ma. 02780

Re: 52 Washington Street

Dear Mr. O'Donnell:

Pursuant to Massachusetts General Law, Chapter 143, Section 8 a survey board has been contacted to provide a report on the above referenced building.

Enclosed is a copy of the REPORT OF G.L. Ch. 143, sec. 8 SURVEY BOARD which concurs with our original assessment of the building. Therefore, be advised, permits must be pulled **forthwith** for the work necessary to demolish or make the building safe.

Failure, neglect or refusal to do so shall cause this office to proceed with corrective action in accordance with the provisions of MGL Chapter 143, Section 9.

Respectfully,

Robert Pirozzi

Building Commissioner

Cc: ✓ Mayor Thomas C. Hoye
✓ Municipal Council
Chief Timothy Bradshaw
Jason Buffington, City Solicitor
File



City of Taunton
LAW DEPARTMENT

141 Oak Street
Taunton, Massachusetts 02780
Phone (508) 821-1036 Facsimile (508) 821-1064



4.

Thomas C. Hoye, Jr.
MAYOR

Jason D. Buffington
CITY SOLICITOR

Daniel F. de Abreu
ASST. CITY SOLICITOR

April 24, 2015

Thomas C. Hoye, Mayor
Estele C. Borges, President of the Municipal Council
141 Oak Street
Taunton, MA 02780

RE: 6 Reed Street

Dear Mayor Hoye and Members of the Municipal Council:

Please be advised that the City, acting through its Law Department, obtained a judgment from the Housing Court with respect to the above address.

As you may recall this property had been the subject of citizen complaints and prior enforcement action. We filed a complaint on behalf of the Taunton Board of Health in the Housing Court on October 7, 2014 and requested a preliminary injunction against the property owner and occupant. A preliminary injunction issued on October 14, 2014. On motion of the City, the Court issued a further order on November 25, 2014. The property was brought into compliance. On April 21, 2015 the City obtained, by agreement, a judgment and permanent injunction prohibiting the property owner and occupant from failing to maintain the property free from refuse and from failing to comply with the applicable general laws and the State Sanitary Code. This result would not have been possible without the persistent efforts of Board of Health Agent Daniel Syriala, whose professionalism helped to win the cooperation of the property owner.

We are pleased to have been able to be of assistance in this matter.

Respectfully,

Daniel F. de Abreu
Assistant City Solicitor

cc: Daniel Syriala



CITY OF TAUNTON FIRE DEPARTMENT

50 School Street
Taunton, MA 02780
Tel. (508) 821-1452 • Fax (508) 821-1495

TIMOTHY J. BRADSHAW
Chief of Department

KATE GOVER
Administrative Assistant

April 27, 2015

Estele Borges, Council President and
Taunton City Council Members
Taunton City Hall
141 Oak Street
Taunton, MA 02780

RE: Assistance to Firefighters Grant Award for New Equipment Purchase

Dear Council President and Honorable Council Members;

I am happy to inform you that the Taunton Fire Department has received an Assistance to Firefighters Grant Award. The total amount of this grant is \$136,080.00. The Federal share is \$123,710.00 and the Department share is \$12,370.00.

This grant will be used to equip all of our firefighters with Sterling F4 Firetech Escape Systems and to train all of our personnel on how to use these devices. The F4 allows trained firefighters to make a controlled decent from an exterior window when all other means of egress have been cut off. This type of equipment and training greatly enhances the chances of survival in an extreme situation. I encourage you to vote in approval of the grant so that we can provide our firefighters with this valuable life safety tool. FEMA requires that we formally accept the grant by May 20, 2015 or the funds will be given to another community.

Respectfully,

Timothy J Bradshaw
Chief of Department
Taunton Fire



CITY OF TAUNTON FIRE DEPARTMENT

50 School Street
Taunton, MA 02780
Tel. (508) 821-1452 • Fax (508) 821-1495

TIMOTHY J. BRADSHAW
Chief of Department

KATE GOVER
Administrative Assistant

April 27, 2015

Estele Borges, Council President and
Taunton City Council Members
Taunton City Hall
141 Oak Street
Taunton, MA 02780

RE: Request for Public Use of the Safe Trailer

Dear Council President and Honorable Council Members;

Attached find a request that I received from Triumph, Inc. the City's early Head Start program, to participate in fire safety training at their annual Spring Fling Family Event on May 28, 2015 at Lewis Park. This is a free event open to all citizens of Taunton and I fully recommend and support the Fire Department's attendance.

I am requesting the Council vote and approve the use of the SAFE House trailer for this particular event.

Respectfully,

Timothy J Bradshaw
Chief of Department
Taunton Fire



April 21, 2015

Dear Chief T. Bradshaw,

Triumph, Inc. is a Non-Profit Federal Funded Head Start / Early Head Start Program that services pregnant women, children 6 weeks to 5 years old and their families who live in Taunton & Raynham MA. Services we provide include early childhood education and child care, social services, health and nutrition resources, referrals and advocacy.

Spring Fling Family Fun Event is an annual, free family & staff event provided for socialization and educational objectives. Up to 350 people are expected to attend. There will be refreshments, music & movement, animal petting farm, field activities and games, giveaways, Bristol County Sheriff Dept. K9 Demonstration and much more.

One of the educational objectives is for attendees to explore and learn about 'service' vehicles and their importance – we are calling this activity 'Touch A Truck'. We would like to invite the Taunton Fire Department to participate with the 'Safe Evacuation House' or provide a service vehicle you deem appropriate for exploration. The event is being held on May 28th at Lewis Park (388 Harvey St Taunton, Ma) from 5:30 – 7:30pm. Last year the Taunton Fire Departments participation was greatly appreciated.

We hope to have you back again this year!

Thank you ☺

Stacey Guertin

Family & Community Engagement Manager

Triumph, Inc.

62 Independence Drive

Taunton Ma 02780

508.823.4710 x1332

sguertin@triumphinc.org

RECEIVED
TAUNTON FIRE DEPARTMENT

APR 27 2015

50 SCHOOL STREET
TAUNTON, MA 02780



CITY OF TAUNTON
MASSACHUSETTS

TREASURY DEPARTMENT

BARBARA A AUGER, CMMT
TREASURER/COLLECTOR

15 Summer Street
Taunton, MA 02780

Telephone (508) 821-1057
FAX (508) 821-1007

April 30, 2015

Thomas C Hoyer, Jr. Mayor and
✓ Members of the Municipal Council
141 Oak St. Temp. City Hall
Taunton, Ma 02780

RE: Land Court – Baystate Affordable Housing aka Michael O'Donnell
Parcels # 78-148 and # 78-150 – 4-6 High Street

Dear Mayor Hoyer and Councilors;

I have received the attached notice indicating the Land Court entered a foreclosure decree on a tax title parcel assessed to Baystate Affordable Housing otherwise known as Michael O'Donnell for property located at 4-6 High Street. Although the judgment entered on April 21, 2015, its legal effect reverts to January 30, 2013, the date the original judgment entered. This means the one year right to petition the court to vacate the Judgment has expired.

The City of Taunton is now the owner of the property and should make every effort to insure and secure the premises, as all responsibility and liability for this property now rests with the City of Taunton. Once I receive the recorded judgment decree I will transfer the parcels to the Tax Possession Custodian.

If you have any questions or concerns regarding this property, please contact this Office.

Sincerely,

Barbara A Auger, CMMT
Treasurer/Collector

cc: Assessor
Auditor
Tax Possession Custodian

8.

9.

[SEAL]

COMMONWEALTH OF MASSACHUSETTS
LAND COURT
DEPARTMENT OF THE TRIAL COURT

Case No.: 12 TL 144125

JUDGMENT IN TAX LIEN CASE

City of Taunton

vs.

Michael O'Donnell

This case came on to be heard and was argued by counsel, and thereupon, upon consideration thereof, it is

ADJUDGED and ORDERED that all rights of redemption are forever foreclosed and barred under the following deed(s) given by and/or the tax taking(s) made by the Collector of Taxes for the City of Taunton in Bristol County and said Commonwealth:

<u>Land Type</u>	<u>Tax Taking Date</u>	<u>Book No.</u>	<u>Page No.</u>	<u>Document No.</u>	<u>Certificate of Title No.</u>
Recorded	12/18/2007	17248	88		
Recorded	12/18/2007	17248	86		

This Judgment is nunc pro tunc to January 30, 2013.

By the Court: Deborah J. Patterson

Attest:

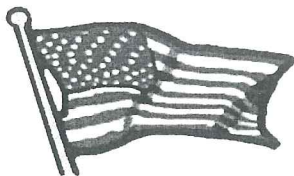
Deborah J. Patterson
Recorder

Entered: April 21, 2015

A TRUE COPY
ATTEST:

Deborah J. Patterson
RECORDER

4-6 High ST
78-150
78-148



RECEIVED
CITY CLERK'S OFFICE

2015 MAY -1 A 9:31

TAUNTON, MA

CITY CLERK

MAY 5, 2015

HONORABLE THOMAS C. HOYE, JR., MAYOR
COUNCIL PRESIDENT ESTELE BORGES
AND MEMBERS OF THE MUNICIPAL COUNCIL

PLEASE NOTE:

THE FOLLOWING COMMITTEE MEETINGS HAVE BEEN SCHEDULED FOR TUESDAY, MAY 5, 2015 AT 5:30 P.M. AT THE TEMPORARY CITY HALL AT MAXHAM SCHOOL, 141 OAK STREET, TAUNTON, MA. 02780, IN THE CHESTER R. MARTIN MUNICIPAL COUNCIL CHAMBERS

5:30 P.M.

THE COMMITTEE ON FINANCE & SALARIES

1. MEET TO REVIEW THE WEEKLY VOUCHERS & PAYROLLS FOR CITY DEPARTMENTS
2. MEET TO REVIEW REQUESTS FOR FUNDING
3. MEET TO REVIEW MATTERS IN FILE

PLEASE NOTE:

A "MEETING" OF THE ENTIRE MUNICIPAL COUNCIL, AS SAID TERM IS DEFINED IN MASS. GEN. L. C. 30A, §18 MAY OCCUR CONCURRENTLY WITH THIS COMMITTEE MEETING

THE COMMITTEE ON PUBLIC PROPERTY

1. MEET WITH BUILDING SUPERINTENDENT WAYNE WALKDEN AND DAN COLLI FOR AN UPDATE ON THE TAUNTON HIGH SCHOOL FOOTBALL STADIUM.
2. MEET TO REVIEW MATTERS IN FILE

PLEASE NOTE:

A "MEETING" OF THE ENTIRE MUNICIPAL COUNCIL, AS SAID TERM IS DEFINED IN MASS. GEN. L. C. 30A, §18 MAY OCCUR CONCURRENTLY WITH THIS COMMITTEE MEETING

THE COMMITTEE ON DISABILITIES (ADA)

1. MEET WITH THE CITY PLANNER FOR A PRESENTATION ON THE TRANSITION REPORT
2. MEET TO REVIEW MATTERS IN FILE
3. PUBLIC INPUT

PLEASE NOTE:

A "MEETING" OF THE ENTIRE MUNICIPAL COUNCIL, AS SAID TERM IS
DEFINED IN MASS. GEN. L. C. 30A, §18 MAY OCCUR CONCURRENTLY WITH
THIS COMMITTEE MEETING

RESPECTFULLY,

A handwritten signature in cursive script that reads "Colleen Ellis".

COLLEEN M. ELLIS
CLERK OF COUNCIL COMMITTEES