



WARREN BOARD OF HEALTH
Charles E. Shepard Municipal Building

**Minutes from the Board of Health meeting held at
9:30 am Thursday, the 9th day of May 2019**

Present: Kenneth B. Lacey Jr., Nathan Stewart, Donald Makowski, and Priscilla Clowes.

Attendees: Kerry Schmidt, Rachael Carney, Dawn Swistak.

9:34 am: Mr. Lacey calls meeting to order.

Bills and Payroll

- A motion was made to ratify and pay Sydney Plante/Animal Inspector \$75 for April by Mr. Stewart second by Mr. Makowski – all in favor.
- A motion was made to ratify and pay Anchor Engineering \$1,279.67 for engineering by Mr. Stewart second by Mr. Makowski – all in favor.
- A motion was made to ratify and pay Anchor Engineering \$1,680 for well monitoring by Mr. Stewart second by Mr. Makowski – all in favor.
- A motion was made to ratify and pay Republic Services \$1,203.45 by Mr. Stewart second by Mr. Makowski – all in favor.
- A motion was made to ratify payroll for Priscilla Clowes for w/e 4/27/19 \$365.67 and w/e 5/4/19 \$352.00 by Mr. Stewart second by Mr. Makowski – all in favor.
- A motion was made to ratify and pay W.B. Mason \$123.62 by Mr. Stewart second by Mr. Makowski – all in favor.
- A motion was made to ratify and pay Dawn Toon/Health Inspector \$280 for April by Mr. Stewart second by Mr. Makowski – all in favor.
- A motion was made to ratify and pay Anchor Engineering \$9,600 for well monitoring by Mr. Stewart second by Mr. Makowski – all in favor.
- A motion was made to ratify and pay Orbis \$860 for compost bins through RDP Grant Funds by Mr. Stewart second by Mr. Makowski – all in favor.
- A motion was made to ratify and pay W.B. Mason \$86.17 by Mr. Stewart second by Mr. Makowski – all in favor.

Business:

- ~ Several Town officials were in attendance, (Ms. Kerry Schmidt/Tax Collector, Ms. Dawn Swistak/Treasurer, and Ms. Rachael Carney/Assistant Assessor), to discuss the properties at 1059 and 1061 Main Street, and possible ways to proceed with cleaning up the neglected, trash ridden properties. 1059 Main Street: 10/11/17 The Worcester Housing Court alleged violations of the Massachusetts Sanitary Code and requested that the Court appoint a receiver for this vacant property. On 12/18/17 the Court allowed the Petitioners' request that the Court appoint a receiver for the property. On 5/30/18 the Attorney General for the Commonwealth of Massachusetts v. Lisa

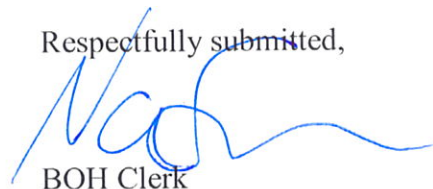
A. Lavargna filed a Voluntary Dismissal due to no receiver/not financially feasible to rehab the property. This property is in tax title with approximately \$10,000 owed in back taxes. The Town could pursue seizing 1059 Main through tax title court, which would allow us to look into the Strategic Demo Grant and/or allow us to legally clean up the property without “trespassing”. On 1/18/18 Jimmy Vo/owner of 1061 Main: Settlement Agreement with Office of the Attorney General to demo the property within 180 days. Jimmy Vo now claims he does not have the funds to demolish the property as agreed. Also, despite his assertion that he has no funds, he stated that he would like to rehab the property instead. As of 4/8/19, the AG’s title paralegal is to research into the owner’s finances in the event a contempt action is appropriate. Per Ms. Kerry Schmidt/Tax Collector, 1061 will be in tax title in June 2019. 1061 currently has \$5,800 plus \$1.88 day in taxes owed and sewer liens. Ms. Dawn Swistak/Treasurer will inquire with her Tax Title Council for an estimate/quote on pursuing 1059 & 1061 through tax title. Perhaps it would be cheaper for the 2 properties together through tax title court. The Town would have options at that point to pursue the Strategic Demo Grant, rehab/resell to recoup expenses, (create Blue Trail spot, it’s a nice spot by the Quaboag River), etc. BOH will reach out to area contractors for an approximate estimate of one or both properties to demo. The Town officials, BOS and BOH will meet again in August or September to discuss more on our options.

~ **Properties and Complaints:**

- ~ 33 Mechanic – KP Law is working with our Health Agent vs. the Deutsche Bank and the Laine brothers, in order that the Town will file a Complaint for Contempt seeking its attorney’s fees and costs and appointment of a receiver, new court date is May 15, 2019.
- ~ 152 Southbridge Rd. Apt. A – Mr. Adam Lavoie gave verbal order to clean up porch and will re-inspect with Health Agent.
- ~ 111 Bemis Rd. – property is now free of trash.
- ~ 36 North St. – Corrections being done by plumber.
- ~ 1205 Main St. –See if physical address of owner to serve CO with constable.
- ~ 1059 & 1061 Main St. –Treasurer, Tax Collector, Accessor, BOS to have follow up meeting on 2 properties in August or September to discuss plan of action.

- Mr. Stewart makes a motion to accept the Minutes from 4/24/19 Mr. Makowski seconds- all in favor.
- The next BOH meeting will be Thursday June 13, 2019 at 5 PM.
- 11:07 AM a motion to close was made by Mr. Makowski second by Mr. Stewart – all in favor.

Respectfully submitted,



BOH Clerk

Date approved: 6-13-19