



TOWN OF
CHESTER, MASSACHUSETTS

01011

BOARD OF HEALTH
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Board of Health@townofchester.net

Board of Health Meeting Town Hall Auditorium January 22, 2024 at 3:00 pm

Open Public Meeting at 3:05 pm

Attendance: Mary Ann Pease (tax collector, MP), Erick Hasselbacker (Counsel for Mtg. Assets Management, LLC), Pia Watters, Don Humason (Town Administrator, DH), Charlie Kaniecki (Health Agent, CK), Duane Pease (BOH, DP), Elizabeth Massa (BOH, EM), Nicholas Chiusano (BOH Chair, NC), Daniel Hassett (BRPC)

Agenda

- Approve last meeting minutes of November 30th, 2023. DP motion, all approved.
- Public Hearing for 10 William Street. CK would like to set up an inspection of the house. Asked current resident Pia Watters for a date and time that was convenient for her. Inspection set for February 16, at 11:00 a, for inspection of the entire building, bank to email contact info.
- Public Hearing for 348 Skyline Trail. All certified mail has been returned to sender; regular mail delivered. CK put condemnation placard on house. This property has no heat and no water. CK recommended condemnation and to revisit in six months if order to board and secure no later than January 26, 2024, the exterior of the building shall be cleaned of all waste materials and un-registered vehicles, campers by February 5, 2024. DP motion to condemn, all approved.
- Public Hearing for 15 Maple Street. CK suggested to hold for thirty days. The septic enforcement order expires on February 15, 2024, order to repair the failed septic system, agreed to hold until that expiration. CK recommended to go seek court action after that date. EM motion, all approved.
- Public Hearing for 171 Prospect Street. There has been no response on the septic order to replace. Building inspector has put a cease-and-desist order on the property because permits have not been taken out. Reviewed the long chain of emails from homeowner briefly to the town, electrical inspector, CMELD. MP stated the taxes have not been paid. CK would like to inspect, property has no water or electricity service. DH asked if police assistance will be needed. EM motion for CK to inspect, all approved.
- 126-133 Middlefield Road review. CK recommends a department head meeting with one BOS member, Building Inspector, Tax Collector, Fire Chief, Water Dept., Town Administrator to discuss next steps with this property. There is still trash and debris and no work has been completed in a long time. Building Permits are expired. MP stated the property is in tax title. CK expressed concern about underground oil tanks on the property. DH to send out email to schedule a meeting.
- Discussion of 487 East River Road CK states that the heirs of the property cannot agree on the demo of the property as per the order issued at condemnation. MP stated all taxes have been paid on the property. NC motion to have CK go to court and have a court order on property to demolish, all approved.
- Discussion of 664 Route 20 CK is informing the Attorney General to file for a receiver for this property.
- Review 8 Emery Street and adjoining lot. CK to inspect lot behind condemned property when the weather allows for septic and water and building size.
- Review Potluck on Permit Eyes. EM stated that the potluck guidance is on the town website and an option for potluck is

available on permit eyes with no fee.

And any other concerns that can not wait for the next posted meeting

EM asked about process on 1 Crane Road, CK replied that receiver has billed the homeowner for work completed, receiver to then file court action to auction the property if invoice has not been paid.

MP asked to clarify 118 Round Hill Road tax classification, property classified as a shed on raw land as per the building inspector. A building permit has been taken out for the property. CK instructed EM to send a reminder that this property needs to apply for an alternative housing permit. MP states taxes are not paid to date which are the previously accrued fines. DH stated the homeowner is seeking relief from the fines.

CK suggests to create a hearing officer in house.

CK recommends establishing a non-criminal ticketing by law to be sponsored by the BOS.

CK asked EM to resend Alternative Housing Permit to properties that have not sent in applications, EM to draft letter and send to CK for review.

DP to run for re-election for BOH

DP discussed the revenue is down at the transfer station, most likely to private haulers. Will need to go thru annual reporting of revenue and expenses to see what decisions need to be made. EM stated that the recycling use has increased. DH states there are man services offered at the transfer station. EM to pull reports and be ready for Finance Committee review in February.

DH millings from Prospect Street project are not available until spring for the transfer station. Millings are needed for the drivable surface asap.

Meeting will adjourn adjourned at 4:40

Posted _____ by _____

Revised 12-20-23

Revised 01-08-24

Revised 01-18-24

*approved 01-18-24
Elizabeth Howe*