

Town of Provincetown

Emergency Meeting of the

BOARD OF HEALTH

Tuesday, February 26, 2013

Caucas Room, Provincetown Town Hall

260 Commercial Street, Provincetown, MA

Board Members Present: Ken Janson, Paige Mansfield and Dr. Janet Whelan

Board Members Absent: Laurie Delmolino and Mark Phillips and Elizabeth Williams

Other attendees: Brian Carlson, Health Agent, Morgan Clark, Public Health and Safety Officer, Anne Howard, Building Inspector, David Gardner, Assistant Town Manager

Call to Order: Ken Janson, Temporary Chair, called the meeting to order at 1:05 p.m.

Brian Carlson, Health Agent, thanked the board members and other town officials present for coming to the Emergency Meeting. He explained that the purpose of the meeting was to discuss 24 Cottage Street. This property was condemned by the Board of Health on January 25, 2013. The occupants were a father and son who, since that time, have been temporarily housed at a local hotel with assistance from the Homeless Prevention Council and donations from the community. He asked the board to listen to the presentation of the findings from the recent re-inspections and make a decision whether or not to let occupants back into their house. All of the inspection team, as well as the Assistant Town Manager have revisited the building. Photographs were shown showing the work that has been generously done by several volunteers from the community. The floors have been resealed, a new bathroom has been installed and a kitchenette has been put in.

David Gardner, Assistant Town Manager, explained that the condemnation occurred because the occupants had been living without running water or heat. There were other health issues and habitation issues also, such as clutter and disposal of trash. The home owner is current with taxes and water bills. There were 15 volunteers who spent 5 hours clearing out the premises with the permission of and in the presence of the owner. The COA was instrumentally involved also. Through donations and volunteer help a bathroom was installed and a kitchenette area was set up for their use. In addition, the ceiling in the living room was shored up. All of their essential living facilities have been consolidated on one level. There is no need to go down to the basement level kitchen area.

Anne Howard, Building Inspector, added that the local plumber involved with the project took it upon himself to go through and clear out the basement level where the existing kitchen was. There is more stuff in the back yard that needs to be carted away. Through donations they have acquired several key pieces of furniture for the family. There are still holes in some of the walls and other issues to be addressed, but certainly there is nothing that would not allow them to move back into the house. The access to the attic is still available to them.

Paige Mansfield asked if the holes in the walls were open to the outside and if animals could gain access to the interior. Anne Howard explained that the exterior shell needs some rehabbing, but assured her that it is habitable. David Gardner further explained that the fix of the premises was to include a heating system for the main living area only. The basement does not have a heating system. All the new water pipes are within the envelope of the main floor of the condition space, so that they are protected. The basement space is essentially abandoned, but accessible to the owner. The owner is very appreciative of the assistance that has come forward.

Paige Mansfield inquired if someone would monitor the premises? Anne Howard stated that one of the things they were hoping to condition would be that the COA or Elder Services would monitor the home on a regular basis and make known to the home owner the social services and programs that are available to him.

Brian Carlson explained that the plan that was discussed would be to have the family move back in the following day. There are a few things to finish up. The wiring of the electric hot water heater needs to be done.

Paige Mansfield suggested that the board should let the family move back in. Ken Janson and Dr. Janet Whelan agreed. The sending of letters of appreciation to all of the volunteers and vendors was discussed.

David Gardner raised the question of the proper procedure of the revocation of the condemnation and what the necessary paper work would be. Brian Carlson suggested that they could develop the proper paper work in the interim for ratification at the next scheduled Board of Health meeting. The purpose of this emergency meeting however, was to take a vote and to allow the family back into their home as soon as we can.

Ken Janson asked if there was any further discussion. There being none, a motion was requested.

Motion: To allow the occupants of 24 Cottage Street to be allowed to go back into their home and to revoke the condemnation.

Motion: Paige Mansfield Seconded: Dr. Janet Whelan Vote: 3 - 0 - 0

Board Members' Statements

There were no additional statements made by the board members

Adjournment:

There being no further business, Ken Janson, Temporary Chair, adjourned the meeting at 1:21 p.m.

Respectfully submitted,

Susan Leonard

Approved by _____ on _____, 2013