



## Board of Health – Town of Spencer

### *Minutes*

Board of Health Meeting  
Monday, February 1, 2016 at 6:30 PM  
Conference Room B  
Memorial Town Hall

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Board of Health Members present: Rodney Foisy, Robert Bradshaw, Dan Shields

Staff present: Lee Jarvis

*The meeting was called to order at 6:30 p.m.*

**Approval of Minutes:** November 2, 2015 – *A motion to accept the minutes as written (Shields/Bradshaw) passed 3/0.*

**Animal Inspectors:** *A motion to appoint Joelyn Durgin as Animal Inspector and Lynn Poretti as Assistant Animal Inspector (Shields/Bradshaw) passed 3/0.*

**37 Borkum Road:** Mr. Jarvis said that Matt DeCeiro has applied for an Animal Permit to have a miniature horse. He has notified all his abutters and he has complied with all the standards and regulations of the Animal Regulations. *A motion to issue an Animal Permit (Foisy/Shields) passed 3/0.*

**12 Bay Path Road:** Mr. Jarvis said that Patricia Allen has applied for an Animal Permit to have 10 chickens for eggs/meat and 1 or 2 ducks for eggs. She has notified all her abutters and she has complied with all the standards and regulations of the Animal Regulations. Patricia Allen was not present. Mr. Jarvis said she had put in the letter that the meeting was February 2<sup>nd</sup>. Mr. Jarvis said he told Ms. Allen that the Board of Health Meetings are held on the first Mondays of every month.

Robert LaPrad, from 14 Bay Path Road, asked how she will get rid of the chicken manure. Mr. Jarvis read the plan submitted by Ms. Allen and he said she has complied with the regulations.

Mary White, from 11 Bay Path Road, said the dog officer has been called to her house a number of times because Ms. Allen's dogs have not been taken care of. Ms. White's concern is how Ms. Allen can take care of 10 chickens when she can't take care of her dogs. Ms. White said her and her husband do not want to smell chicken manure. Mr. LaPrad said she had horses there before. Mr. Jarvis said he had the horses removed because her property was too small to have two horses.

Mr. Shields asked what the size of her property is. Mr. Jarvis said she will have 60 feet from one side property line, 25 feet from the other side property line, 45 feet from the back property line, and 100 feet from the road. The chickens will be kept behind the pool. Mr. Bradshaw asked how big the coop is. Mr. Jarvis said the coop is 40 square feet. They will also have a five foot by eight foot fenced in area alongside the coop. Mr. Jarvis will do an inspection if the permit is granted.

Mr. Shields commented that if a Board of Health permit is granted, it can be revisited if conditions change. If conditions do change, the Board of Health has full authority to revoke a permit at any time.

An abutter that lives across from Mr. LaPrad said she has all the same concerns as the other abutters.

*This hearing has been continued to March 7, 2016.*

**53 Cherry Street:** Mr. Jarvis said this house was abandoned by the owner, Kathleen Groleau, several years ago. People have been supposedly occupying the barn and the garage. There was a fire in early January in the barn in the back of the property. The police have been called there a couple times per month. There is a family that lives on the 2<sup>nd</sup> floor (Sheila Goulding) and 3<sup>rd</sup> floor (Dan Goulding) of the house. They are relatives of the owner that abandoned the property. Mr. Jarvis has tried numerous times to contact the owner and has been unsuccessful. Mr. Jarvis said the woman on the 2<sup>nd</sup> floor has been paying the taxes and the water and sewer bills in order to stay there.

Mr. Jarvis has condemned the property. There is no heat. The tenants have been using portable space heaters and both floors are full of trash and garbage. The cellar is full of mold and mildew and there is a strong odor of sewage. There is a leak somewhere. The garage is full of trash and garbage. Mr. Shields asked what happens with the barn. Mr. Jarvis said the barn is gone. It's just a pile of rubble.

The condemnation notice was served to all of the tenants in hand. Mr. Jarvis said he will give the tenants a reasonable amount of time to move out. *A motion for the condemnation and securing and vacating the property (Shields/Bradshaw) passed 3/0.*

Mr. Jarvis said the Attorney General's Office sent out two representatives from the Abandoned Housing Initiative Program. The Town Board of Health identifies properties that have been abandoned by the banks and the properties are not properly secured or just being let go to waste. The representatives told Mr. Jarvis that the Attorney General's Office has access to records that the Board of Health does not and they have more power to demand information from banks.

**25 Lambs Grove:** Mr. Jarvis said he received a police report regarding this property. Mr. Jarvis read the report to the Board. This is a serious hoarding case and the residence is not habitable. The owner was removed by ambulance and brought to the hospital. Mr. Jarvis posted a condemnation notice. Until the house is inspected, the owner is not allowed to live there. *A motion to condemn this property (Foisly/Bradshaw) passed 3/0.*

**71 Wilson Avenue – LUA:** Mr. Jarvis explained the plan to the Board. The Board reviewed the plan. *A motion to accept the plan (Shields/Bradshaw) passed 3/0.*

**225 Greenville Street –** Mr. Jarvis explained the plan. The Board reviewed the plan. *A motion to accept the plan (Shields/Bradshaw) passed 3/0.*

**Tobacco & related product sales:** Mr. Jarvis said the State is asking all Boards of Health to raise the age to 21 to buy tobacco products. Mr. Shields said in his opinion, he is not in favor of raising the age to 21. The Board will table this matter to March 7, 2016 for further discussion.

*A motion to adjourn at 7:33 p.m. (Fois/Bradshaw) passed 3/0.*

Respectfully submitted,

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Lisa Daoust, Senior Clerk  
Development & Inspectional Services