

The Planning and Community Development/Building Department reports its activities for the month of January 2022 as follows:

Project Updates

Work Activities:

Problem properties were as follows:

- 44 Tanglewood Drive, sidewalks not shoveled.
- 77 Massachusetts Avenue, work started without a permit.
- 246 Concord, storing boats in rear yard.
- 140 Birch Road, car parked on front lawn.

This month this department processed and issued the following permits:

54 Building Permits
45 Electrical Permits
24 Plumbing Permits
42 Gas Permits
3 Fence Permits
0 Sheet Metal Permits

There were no new Zoning Board of Appeals applications this month.

Other Items of Note:

I had issued fines to the property manager at 44 Tanglewood Drive. When I threatened that I was going to attach them as a municipal lien, they sent an email stating that they were no longer servicing the property and I should contact the new lien holder. I did this and now dealing with someone new trying to collect fines issued.

77 Massachusetts Avenue has been an issue for some time but this month I received a call that there was work going on at the property. I visited the property and found extensive work been performed without any permits. I explained that permits are required and within a few days, I received the applications. This property will be remodeled and put on the market. This is another example of an abandoned/foreclosed property being turned around.

The owner of 246 Concord Road continues to store boats in his rear yard; I have stopped by a number of times and sent a letter. So far, he has ignored my efforts.

We met with Architect, Lawrence Tuttle at the old Rinaldi's space to discuss plans for a barbeque restaurant that wants to go in there.

The January 14 court date to hear the petition for receivership for 927 Converse Street was postponed because of a service issue to the old owner.

Performance Measures:

LOG OF DEPARTMENTAL PAYMENTS

MONTH OF: January 2022

W/E Date:	1-Jan-22	7-Jan-22	14-Jan-22	21-Jan-22	Monthly
	6-Jan-22	13-Jan-22	20-Jan-22	31-Jan-22	Total
Building permits	2215.00	1610.00	1030.00	3041.70	7896.70
Electric permits	990.00	935.00	660.00	1815.00	4400.00
Plumbing permits	277.50	422.50	385.00	605.00	1690.00
Gas permits	700.00	552.50	110.00	990.00	2352.50
Fence permits	25.00			50.00	75.00
Tent permits					0.00
State inspections			120.00	120.00	240.00
Building permit fines					0.00
Electric billed		55.00	110.00	55.00	220.00
Plumbing billed	110.00		55.00	55.00	220.00
Gas billed			55.00		55.00
Sheet Metal Permits					0.00
Foreclosed Prop. Reg				100.00	100.00
Rental Property Registration		200.00	100.00	100.00	400.00
Vacant/Abandon Prop. Reg					0.00
Zoning By-Law Books					0.00
Weights & Measures					0.00
Planning board filing fees					0.00
Planning board notice of intent					0.00
Planning board subdivision plan					0.00
Planning board site plan review					0.00
Liened By-Law Violations					
Misc. revenue					0.00
Monthly	4,317.50	3,775.00	2,625.00	6,931.70	17,649.20

Next Month:

February is a busy month for certificates of inspection.

I expect to get a building permit application for the build out of the remaining second floor of the Medical building located at 21 Dwight Road.

We have a new court date of February 4 to hear the petition for receivership of 927 Converse Street.

I hope to see some movement on the demolition/cleanup at the Atmata's Plaza. I spoke with the insurance adjuster on January 28 and he told me that the owners are planning to rebuild. He said they were meeting with three architects and were going to choose one. On that day, he said it would be around 3 weeks before they would have a decision.

I will be finishing my annual report.

I expect to issue a certificate of occupancy for a new home located at 131 Yarmouth Street.

I hope to have all the scanned building permit applications and drawings available digitally.