

#	Address	Owner of Record or Current Owner	January 16, 2020 Notes and Updates
ON GOING			
63	River Street	<p>as of February 20, 2019</p> <p>63 River Street, llc 1 City Hall Mall, Suite 2 Medford, MA 02155</p> <p>Manager: FERNANDO DALFIOR</p>	<p>Department ordered this dwelling Removed or made compliant The owner then appealed by every route including the Courts, the BBRS, and the Zoning Board of Appeals The owner applied to the planning Board for permission to restore the six family AND the two family dwellings on the property. Applicant withdrew prior to a decision by the Board</p> <hr/> <p>Feb 2019 - The property was conveyed to a new owner We are seeking contact with this owner to discuss this property 11/20/19 - New application before Planning Board to restore the 6 family - approved. Single family dwelling must be removed; multifamily in front to be restored</p>

66	Central Street	Southbridge RE, LLC	<p>8/23/16 - Inspect on Police Complaint - Order sent to correct</p> <p>8/29/16 - Court Hearing - Order to initiate condemnation</p> <p>9/22/16 - BOH hearing - Declared dwelling "Unfir For Human Habitation"</p> <p>1/27/17 - Transfer of ownership</p> <p>9/21/17 - Order to Demolish</p> <p>11/2/17 - Court Hearing - Court Order to remove the dwelling</p> <p>11/9/17 - Agreement with owner to save tthe dwelling</p> <p>1/2/18 - No significant progress - Hearing on contempt - Owner did not appear</p> <p>7/16/18 - Court - Order establishing a schedule to repair</p> <p>8/27/18 - 11/16/18 - Several reinspections - insignificant progress</p> <p>12/3/18 - Case filed on Contempt</p> <p>1/9/19 - Internal hearing under MGL ch40 57 to determine if a permit could be issued</p> <p>2/13/19 - Case on Contempt - Owner did not appear</p> <p>2/20/19 - Filed a concurrent case on contempt</p> <p>3/13/19 - Hearing before the court; Case continued to April 3, 2019</p> <p>3/00/2019 - Settlement prepared for Judge signature</p> <p>4/1/19 - Owner enters into agreement for payment of back taxes</p> <p>4/1/19 - Owner submits an application for a building permit with CAD plans</p> <p>4/3/19 - Court confirms settlement agreement</p> <p>5/24/19 - Notice to owner that application is incomplete</p> <p>8/20/19 - Permit to renovate</p> <p>12/8/19 - First inspection on renovation - No progress noted, inspection failed Department ordered it removed in February 2019</p>
20	Brick Row	Hollingworth, Lynn A & James	<p>Board of Survey (MGL ch 143) met in April supporting the finding that it is an unsafe building</p> <p>2nd order to demolish was issued on the owner and lien holders on 5/1/19 allowing 14 days</p> <p>Bank (citibank) has just filed action to foreclose</p> <p>01/16/20 - New inspection - multiple violations - Order will be issued to bank</p>
44	Hamilton Street	Myrad Designs LLC	<p>New owner - a newspaper company</p> <p>Owner is working with Economic Development - Proposal for assistance to renovate.</p> <p>CDBG Grant is proposed to repair Façade Owner will address interior</p>
NEW PRIORITY CONCERNS			

361	Worcester Street	Arthur Bainton 316 Worcester Street Southbridge, MA	<p>Record of ongoing blighted conditions since 2004</p> <p>4/13/17 - Board of Health Order to Correct</p> <p>5/15/17 - Case filed in Worcester Court - Owner has relocated, Cannot find current location of owner for constable service</p> <p>12/4/17 - Owner is located in New York State, Town files motion for alternate service</p> <p>12/6/19 - Town files second Petition to Enforce</p> <p>12/18/17 - Court enters an order to comply with the Board of Health Order</p> <p>4/18/18 - Notice to owner to comply with the court order or the town will file for contempt</p> <p>6/10/19 - Motion by the Town for Contempt</p> <p>6/10/19 - Order of the Court to comply or Town will seek Receivership</p> <p>8/26/19 - Court sets a review date of September 30</p> <p>9/30/19 - Petition for Receiver filed by the Town of Southbridge</p> <p>11/13/19 - Court authorizes receivership for the Property</p> <p>Board of Health contacts three potential receivers for this project</p> <p>1/9/2020 - Board of Health approves a receiver. Candidate will be proposed to the Court for appointment.</p>
-----	------------------	---	---

215	Hamilton Street	Alan King, Sr.	<p>3/2017: inspection as a blighted property/ orders to correct May 2017: court process/ court order for full inspection 8/1/17: full inspection/ order to correct 8/7/17: water service to entire dwelling terminated 8/30/17: BOH declared "Unfit for Human Habitation" Boarded and placarded by the Town 10/17/17: Atty. Gen. accepted into Receivership program 2018: Court approves receivership; currently seeking receiver willing to take project 2/19/19 - Contact from Prospective receiver seeking access to dwelling 3/13/19 - Walk through with Receiver - He has expressed interest April 2019 - Notification from potential receiver that he is not interested due to economics Motion in the Court to remove as a receivership candidate due to four receivers refusing interest</p> <hr/> <p>Re categorized as a priority blighted property 3/21/19 - New Owner by foreclosure deed 8/8/19 - Order sent to Bank (owner) to remove or restore</p>
36	Thomas Street	Marie Quattrocelli	<p>Property is neglected, has been previously un-secure, broken/ damaged exterior elements, and overgrown 1/16/20 - Inspection - Conditions of blight recorded</p>
20	Brick Row	Lynn Hollinsworth	<p>Property is neglected, tree through roof, open to elements and rodents, overgrown and having an excessive accumulation of trash and debris 1/16/20 - Inspection - Conditions of blight recorded</p>
56	Main Street	Aldat Realty Trust	<p>Department ordered it removed in February 2019 Board of Survey (MGL ch 143) met in April supporting the finding that it is an unsafe building 2nd order to demolish was served on current owners of record and all identified lien holders on 5/1/19 allowing 14 days to comply. We will be consulting with Attorney on steps to move forward</p>

Demolished Properties			
58	Pine Street	Estate of David P. Anderson	Demolished- By Town - December 2019
80	Hamilton Street	Merced, Raoul Signed over to Town of Southbridge	Demolished by Town - January 2019
9	Rose Street	Bessette, Delore	Demolished- By Town - 2018
784	Main Street	LaFleur, Robespierre	Demolished- By Town - 2016
215	Morris Street	Maramo, Matthew R	Demolished by Town- CDBG funded - August 2017
38	Foster Street (rear building #42)	Belanger, Marc J Estate of	Ordered demolished; Demolished by owner - March 2018
56	Dennison Lane	Arrastia, Michelle A	Demolished- By Town
856	Eastford Road	Eastford Holdings Inc	Demolished- By Town
19	Mill Street	Loconto, Ralph & Jean	Demolished- By Town
53	Worcester Street	AKW Circle Trust	Demolished- By Town
44	Cohasse Street	Bandilla Properties LLC	Demolished- By Town
417	Durfee Street	Manthorne, Mark W	Ordered demolished; Demolished by owner
10	Wardwell Court	Southbridge, Town of	Demolished- By Town
133	West Street	Mervyn N Manbodh	Demolished- By Town
28	Foster Street	Southbridge Town of	Demolished- By Town
Vacants/ previously-vacant Under Rehab or Re- Occupancy			
103	Charlton Street	Cormier, Gregory S	This building was ordered renovated or removed by the Department of Inspection Services Owner worked with the Town and has restored the building to a non-blighted condition

20	Walcott Street	20 Walcott Street LLC	Ordered repaired by Department. Full compliance by owner
255	Elm Street	Chamoun, Rajaa	Current Permit work suspended for winter Contact to owner top re-commence work
698	Dennison Drive	NRZ REO V-2 CORP	Rehabed/ reoccupied
60	Hamilton Street	Southbridge RE LLC	Occupied as a residence
573	Main Street	New Wave LLC	Occupied - New owner : Michael Kline
105	Cross street	Recent owner: Michael Kline	no longer vacant; partially reoccupied
28	Canal Street	3-5 Fiske Street LLC	Restored - occupied