

MINUTES

MEETING OF THE

CONDOMINIUM REVIEW BOARD

MONDAY APRIL 30, 2007

**Board Members Present: Kenneth Joyce, Elizabeth Medeiros,
Robert Racicot, John Cangiamila, William Medeiros**

The Following Hearings Were Conducted:

WARD SEVEN PRECINCT ONE

14 Packard Avenue – Application of Anwar and Emily Qazilbash, a Certificate of Exemption for Unit One – Attorney Emanuel John Markis, 43 Thorndike Street, Cambridge, MA represented the applicants -The \$500.00 application fee has been paid, and no real estate taxes or water bills are owed to the City.

Three Family – Owner has lived at this property for about ten years

Seeking Certificate of Exemption for Unit One – Owner occupied

Unit Two and Unit Three – signed affidavits by tenants – stating they were notified of conversion process- they do not wish to purchase their Units – they will be vacating Units voluntarily.

On a motion duly made and seconded, it was

VOTED: to grant a Certificate of Exemption for Unit One located at 14 Packard Avenue.

WARD ONE PRECINCT ONE

132-138 Broadway – Application of Gamma Realty Trust, a Removal Permit for Six Units – Eric Marberblatt, 6 Whither Place, Boston, MA represented the applicant – The \$3,000.00 application fee has been paid, and no real estate taxes or water bills are owed to the City.

Six Units – Purchased 1999

Seeking Six Removal Permits

Six Units are vacant – Owner did have the building for sale-

Owner decided to convert building after all Units became vacant

Enclosed – signed letters from tenants who vacated Units voluntarily

Units have remained vacant as owner has rehabbed Units.

On a motion duly made and seconded, it was

VOTED: to grant a Removal Permit for Unit One, Unit Two and Unit Three located at 134 Broadway – Unit One, Unit Two and Unit Three located at 136 Broadway – location 132-138 Broadway.

WARD SEVEN PRECINCT THREE

218-220 Powder House Boulevard – Application of Orhan and Gul Karsligil, a Removal Permit for Unit One and a Certificate of Exemption for Unit Two – The \$1,000.00 application fee has been paid, and no real estate taxes or water bills are owed to the City.

Two family – Purchased 2002

Seeking Removal Permit for Unit One located at 218 Powder House Boulevard

Seeking Certificate of Exemption for Unit Two located at 220 Powder House Boulevard

Signed letter enclosed from tenant stating – voluntarily vacating May 31, 2007 due to personal reasons – waiving right to purchase Unit

On a motion duly made and seconded, it was

VOTED: to grant a Removal Permit for Unit One located at 218 Powder House Boulevard and a Certificate of Exemption for Unit Two located at 220 Powder House Boulevard – location 218-220 Powder House Boulevard.

WARD SEVEN PRECINCT ONE

21-23 Mason Street – Application of Claudia Caldas, a Removal Permit for Two Units – Attorney Richard DiGirolamo, 424 Broadway, Somerville, MA represented the applicant – The \$1,000.00 application fee has been paid, and no real estate taxes or water bills are owed to the City.

Two Family – Purchased vacant December 2006

Seeking Two Removal Permits

On a motion duly made and seconded, it was

VOTED: to grant a Removal Permit for Unit One located at 21 Mason Street and Unit Two located at 23 Mason Street – location 21-23 Mason Street.

WARD THREE PRECINCT TWO

**36 Madison Street – Application of Julie Guarnotta, a Removal Permit for One Unit
– Attorney James Maher, 962 Broadway, Somerville, MA represented the applicant
– The \$500.00 application fee has been paid, and no real estate taxes or water bills
are owed to the City.**

Two family – Purchased April 17, 2007

Unit One vacant upon purchase – Seeking Removal Permit for this Unit

Unit Two tenants will be notified

On a motion duly made and seconded, it was

VOTED: to grant a Removal Permit for Unit One located at 36 Madison Street.

WARD FIVE PRECINCT TWO

**82 Pearson Avenue – Application of Jonathan B. Whitney and Michael J. LeGere, a
Removal Permit for Three Units – The \$1,500.00 application fee has been paid, and
no real estate taxes or water bills are owed to the City.**

Three Family – Purchased January 2006

Unit Three vacant upon purchase owner Jonathan Whitney moved into this Unit

**Unit One And Unit Two were occupied by tenants – who did not wish to renew their
leases July 2006**

**Owner Whitney moved from Unit Three to Unit Two until February 2007 –
purchased another property moved to this new property**

**Owner Le Gere's sister had moved into Unit One for a short period of time until she
was able to move into her new living location – she moved voluntarily January 2007**

**Three Units are now vacant and property has been completely vacant since
February 2007**

Seeking Three Removal Permits

On a motion duly made and seconded, it was

**VOTED: to grant a Removal Permit for Unit One, Unit Two and Unit Three located
at 82 Pearson Avenue.**

MINUTES:

On a motion duly made and seconded, it was

VOTED: To accept the Minutes of the March 26, 2007 Meeting.

The Commissioners wanted more time in reviewing the current Condominium Review Board Application, they decided to wait until the May Meeting before making any suggested changes.

There being no further business to come before the Board, the Meeting was adjourned.

The next scheduled Meeting of the Board will be Monday May 21, 2007.

Respectfully submitted,

Mary Walker