



CITY OF CAMBRIDGE
INTEROFFICE CORRESPONDENCE

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OFFICE OF THE CITY MANAGER

TO: Robert W. Healy
City Manager

DATE: April 12, 1991

FROM: Joseph Cellucci
Building Commissioner

SUBJECT: Council Order #6

RE: 11 Everett Street

I would suggest that you review the letter dated April 5, 1991 submitted to you by Joseph Amoroso, Jr., attorney for the Inspectional Services Department (see attached). The letter clearly indicates that all violations have been signed off as completed (corrected). Please note the summary of the heating violations, dates of violations and units affected below.

Eleven Everett Street*

<u>Violations</u>	<u>Date of Violation</u>	<u>Units Affected</u>
asbestos	8-10-89	various areas throughout the building
no heat/hot water	10-9-89	all units
no heat/hot water	12-11-89	all units
insufficient heat 58 degrees	2-5-90	apartment #1
excessive heat 86 degrees	3-6-91	apartment #3
excessive heat 88 degrees	3-6-91	apts #1, NG
excessive heat 86 degrees	3-29-91	all units
insufficient heat 64 degrees (furnace being repaired)	4-1-91	all units

* All violations have been corrected.

* NG (Not Gate).

Also, the decision by the Rent Control Board to increase the rent of the tenants by 20% does not in any way conflict with the functions of the Inspectional Service Department, as this department is only concerned with the abatement of housing violations at 11 Everett Street.

If I can be of any further assistance to you, please do not hesitate to call.



CITY OF CAMBRIDGE
INTEROFFICE CORRESPONDENCE

TO: Robert W. Healy
City Manager

DATE: April 5, 1991

FROM: Joseph Amoroso Jr.
Attorney For I.S.D.

SUBJECT: 11 Everett Street

Regarding the above named property an application of complaint was made on September 18, 1989. The clerk's hearing was continued to November 29 for an arraignment on a complaint because David Chan, owner failed to appear.

A warrant issued for David Chan's arrest for non-appearance on November 29, 1989. The Cambridge Police warrant division attempted to serve the warrant in Lincoln where the defendant was residing. It came to light that David Chan was in Hong Kong and would be there for sometime.

On February 7, 1990, David Chan appeared in court to remove the warrant and indicated to the Inspectional Services Department that a work schedule was to be provided. David Chan also indicated that as a result of a divorce proceeding that Cathy Chan was now the owner. The complaint was amended accordingly.

The nature of these complaints covered at least 20 housing inspections reports with several violations listed on each report. The case was continued for 21 appearances over the course of approximately one year. This would mean that every two weeks an update was provided to the court.

The case was ultimately terminated on January 16, 1991. The end of the case came after all of the twenty or more reports were signed off as completed.

The length of the case was a result of the asbestos removal that was part of the complaint. The tenants were actively involved in the timing and process of removal of asbestos. This caused several delays in the coordination of the project. It was ultimately solved to every one's satisfaction.

cc: Joseph J. Cellucci



CITY OF CAMBRIDGE
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EXECUTIVE DEPARTMENT
ROBERT W. HEALY
City Manager

RICHARD C. ROSSI
Deputy City Manager

April 22, 1991

To The Honorable, The City Council:

In reference to Awaiting Report Item No. 23, regarding 11 Everett Street, please find attached a response received from Joseph Cellucci, Commissioner of Inspectional Services, concerning this issue.

Very truly yours,

Robert W. Healy
City Manager

RWH/mev
attachment

Consent Agenda # 9

S-514

Awaiting Report Item Number 23
regarding 11 Everett Street.

In City Council,

April 22, 1991

Placed on file