



**Office of
Kingston Rent Control Board**
Town House
26 Evergreen Street
Kingston, MA 02364

**BUSINESS MEETING MINUTES
RENT CONTROL BOARD
August 7, 2008**

Members Present: David Gavigan, Shawn O'Donnell, Richard Kenney, James Farrell

Attorney John J. Goldrosen of Kopelman and Paige, P.C. was at the meeting.

Town and Country has requested a rent increase. Attorney Robert Kraus, of Kraus & Hummel LLP, are representing the owners of Town & Country.

Members of the RCB discussed previous dealings with Atty. Kraus as part of the Conflict of Interest law. Dick Kenney mentioned that he has used Atty. Kraus for legal work. Sean O'Donnell said that Atty. Kraus had represented him in legal matters until three years ago. Member Jim Farrell mentioned that he had done some printing work for Atty. Kraus when Atty. Kraus was a State Representative.

Audience members Bill Kavol and Bob Pinato said that they felt the three members of the RCB could act impartially on the request.

Chairman Shawn O'Donnell mentioned that the application was incomplete, and he had notified Atty. Kraus. It was further noted that although a Rent Increase application had been created, it hadn't been voted by the board as the official application form. David Gavigan moved to accept the application form as the official application form. I believe that Mr. Farrell seconded the motion. The vote was unanimous. Mr. Gavigan also moved to send a copy of the newly adopted application to Attorney Kraus along with a letter asking Attorney Kraus to complete the application and to provide all necessary documents to satisfy M.G.L Chapter 100 and Chapter 22 of the Town of Kingston Bylaws and Section 3 and 9 of the Town of Kingston Rules and Regulations for Mobile Home Park Accommodations, Rents, and Evictions. I believe Mr. Farrell seconded the motion and the vote was unanimous.

Some discussion ensued about whether Town & Country had provided the information necessary to move forward with their rent increase application – namely, a listing of each unit and its value. The board voted to schedule the hearing for Aug. 25 with the understanding that the missing information would be provided.