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CHELSEA RECORD

YOUR HOMETOWN NEWSPAPER SINCE 1890

VOLUME 135, No. 24

THURSDAY, SEPTEMBER 4, 2025

35 CENTS

RMV RIBBON CUTTING



On Friday, August 22, Transportation Secretary Monica Tibbitts-Nutt and Registrar of Motor Vehicles Colleen Ogilvie joined elected officials and municipal leaders in Chelsea for a ceremonial ribbon cutting event for the new RMV service center at 121 Webster Ave. The new, 11,740-square-foot fully accessible Chelsea Service Center opened on July 14. The new location includes several updates to enhance safety, accessibility, and customer experience. There are 19 customer service counters, as well as a separate Business-to-Business area for commercial customers. Other upgrades include the addition of an employee wellness room and real-time indoor air quality monitoring. Road tests will continue taking place in Revere at the Cronin Skating Rink, which is located at 870 Revere Beach Parkway. “The new Service Center in Chelsea is the second of our three scheduled relocations planned for this year, and we are excited to welcome customers to this new location,” said Ogilvie.

Planning Board recommends approval of special permits for Justin Drive food processing plant

By Adam Swift

Following a lengthy public hearing last week, the planning board approved the major site plan review for the proposed Boston Provisions facility at the former Signature Bread site at 100 Justin Drive.

In addition, the planning board recommended that the zoning board of appeals approve two special permit

requests for the facility at the ZBA’s next meeting on Tuesday, Sept. 9.

The special permits would allow Boston Provisions to establish a seafood processing and distribution facility in the Industrial District and extend the use into the adjoining lot in the Naval Hospital Commercial District.

As has been the case during prior public hearings

over the spring and summer on the food distribution center, dozens of residents, many from the Admirals Hill area, spoke in opposition to the project.

The existing facility at Justin Drive is approximately 264,000 square feet, and Boston Provisions will be leasing about 80,000 square feet of that space on the second floor of the west side closest to the marina.

With the owner of the building, Boston Provisions CEO Mike Moniz has said Boston Provisions plans to invest \$15 million in the interior of the building to create a modern, clean, and efficient food distribution facility.

Boston Provisions representatives have stated that the fish processing part of

See JUSTIN DRIVE Page 2

National Civic League Director Rebecca Trout will present All-America City Award at Chelsea Day program Saturday

By Cary Shuman

Rebecca Trout, director of the All-America City Award and Communications at the National Civic League, will present City Manager Fidel Maltez and the local team the prestigious honor in person Saturday as part of Chelsea Day.

Trout’s organization hosted the impressive All-America City Award program June 27-29 in Denver. Trout was visible everywhere during the many weekend events, welcoming the 20 cities and towns to the Grand Hyatt Hotel. The Civic Action Fair, in which each group hosts a booth and presents complimentary

souvenirs to attendees from other communities, is considered second to none in the country.

Maltez proudly proclaimed Trout’s visit to Chelsea, “more than an honor.”

“When we learned that

Rebecca Trout, the National Director of the All-America City Awards, would be joining us for Chelsea Day 2025, it brought a renewed sense of pride and energy to our entire city team,” said Maltez. “Her visit is more than an honor - it’s

an opportunity for the entire Chelsea community to share in the recognition of our collective work to build a more inclusive, connected city. We’re especially excited that she’ll be lacing

See ALL-AMERICA Page 3



Chelsea Team Captain Ben Cares, the Director of Housing and Community Development, gives instructions during a pre-performance rehearsal at the All-America City Award program in Denver.

Berlis Cuevas takes oath as Chief Court Officer at CDC

By Cary Shuman

Berlis Cuevas took the oath of office as the new Chelsea District Court Chief Court Officer during an impressive ceremony Aug. 22 at the courthouse.

With her proud family – her husband, Joel Alitiery, her mother, Belkis Soto, and her sister, Faustina Cuevas - joining court officials, friends and associates in the audience, Cuevas was administered the oath of office by Chief Justice Stacey Fortes. In a historical note, Cuevas becomes the first Latina in Suffolk County to

hold the prestigious leadership position.

Congratulations from First Justice Machera

CDC First Justice Matthew Machera, who was unable to attend the ceremony, said in a congratulatory message read by Chief Justice Fortes, “Berlis Cuevas has easily made the transition from assistant chief court officer and has excelled, like she has held the job for years. As good as she is at being a leader, she is an even better person. Chief Cuevas treats everyone en-

See CUEVAS Page 6

TND to Honor Alice Murillo at Raise the Roof

Special to the Record

The Neighborhood Developers (TND) is proud to announce that Alice Murillo will be honored at this year’s Raise the Roof celebration for her contributions and unwavering dedication to the TND Board of Directors. Alice joined the Board in March 2016, serving as Board President



Alice Murillo

HAPPY 105TH BIRTHDAY, HELEN-ANNE



Helen-Anne Keith celebrated her 105th birthday at the Chelsea Senior Center surrounded by friends and family. Congratulations, Helen-Anne.

ON THE CAMPAIGN TRAIL

Tanairi García announces her bid for Re-Election in District 4

The Chelsea City Clerk’s Office has officially certified the candidacy of Tanairi García for re-election to the Chelsea City Council, representing District 4, in this fall’s municipal election.

Councilor García, a lifelong Chelsea resident, community activist, and small business owner, has built a record of leadership rooted in youth engagement, environmental and food justice,



Tanairi García

See GARCIA Page 3

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Justin Drive // CONTINUED FROM PAGE 1

the facility would only encompass about 7,500 square feet of the 80,000 square feet they plan to use.

At last week’s planning board meeting, the Boston Provisions representatives fielded questions from board members about the traffic flow into and out of the site, the size of the trucks that will be used for deliveries, landscaping, and drainage plans.

During a public speaking portion of the hearing that stretched for several hours, residents raised a list of concerns that included traffic, noise, potential odors from the facility, the impact on the infrastructure and quality of life for neighbors, the potential for additional fish and food processing businesses leasing the Justin Drive site, the impact on the nearby Leonard Florence Center for Living as well as nearby schools and parks, and the lack of notice to neighbors about the project and city hearings among other issues.

In addition, William Cecio read the names of residents who submitted letters in opposition to the project, including 23 residents of the Leonard Florence Center for Living on Captains Row.

“I just would like to begin this evening by taking a very quick trip over the last eight-plus months from our neighbors’ point of view to review how we got there, and this is our interpretation of it, so there maybe something here or there that is not exactly as it happened,” said Commandants Way resident Suzanne Perry. “Boston Provisions was looking for a place to combine Wulf’s Seafood and Savanor’s Butchery under one umbrella, and instead of going to the city manager and requesting use of a property already zoned for this business ... they collaborated with Westbrook Partners (the owner of 100 Justin Drive) in presenting a plan to the city to occupy 100 Justin Drive, an area not zoned for this business and abutting a densely residential neighborhood.”

During the preparation process to amend the zoning, Perry said no letters were sent to abutters, including those who live in a 150-unit apartment building that shares a driveway with the property and the nearby senior living center.

Perry said many neighbors initially heard about the project in the newspaper when there was an article about the city council allowing fish processing in the district by special permit.

“Neighbors were immediately concerned because we heard right away that this is because Chelsea needs jobs, this is what we heard, and that’s great,” said Perry. “But if bringing jobs to Chelsea is the main driver, why are they are not doing it in an area already zoned for this type of business?”

One resident noted that there are at least two nearby locations that are properly zoned for the business and not as close to a dense residential area, but Moniz stated that those locations would not best meet the needs of the business.

“Let me say very clearly, because I’ve heard things too, you’ve heard things, we’ve all heard things; that Boston Provisions does not belong on Broadway or in Prattville or in our neighborhood or in any other neighborhood in Chelsea,” Perry said. “It belongs in an industrial area already zoned for it and ready to receive this business. Then we wouldn’t be going through all this, it would be easy, it would be done.”

If the project is approved, Perry noted that it will only take up about a quarter of the building on Justin Drive.

“However, parking will be increased according to their plan from 277 spaces to 440 spaces,” said Perry. “Lights, excessive traffic, noise, opening and closing of many bays set to face Axis Apartments, the off-loading and loading of increasing numbers of trucks over time, and those trucks turning onto Commandants Way is not a safe proposition for our school children.”

Eventually, Perry said the remainder of the building will likely be filled by other meat and fish processing facilities instead of less intrusive businesses.

Former City Council President Roy Avellaneda also spoke out in opposition to the planning board making a favorable recommendation on the project.

“I spent the better part of my adult life being active in

this community; city councilor, planning board member, license board member – and in that role I worked with colleagues, stakeholders, residents,” he said. “A lot of that time I had spent fixing some of the problems that existed in this community, and many of those times, it was problems and issues from existing land use conflict.”

Avellaneda pointed to the Box District as an area that was full of industrial uses that was rezoned so residents living there no longer had to deal with heavy truck traffic, as well as several other instances where bad zoning adversely affected residents.

“I have to ask why would you knowingly – despite all the assurances that this is not going to be a conflict of this particular use next to a neighborhood – why would you do that to us?” he asked. “It makes no sense. I don’t understand the concept of relocating the fish pier in Boston to here in Chelsea, because that is what this proposal is supposed to be doing.”

If Chelsea does want to recreate the fish pier in the city, Avellaneda said it should create a 500-foot buffer zone between the businesses and residential districts.

“You do it for marijuana, we do it for liquor stores, why won’t you say you can have this anywhere where there is not a resident and the inherent conflicts that will exist,” he said. “We once had a chicken processing plant at the corner of Williams and Spruce; does anyone not remember the stink and smell? And you are going to think that that is not going to happen again? That’s the use that we want next to 150 apartments and next to an assisted living facility; that makes no sense to me.”

The planning board voted 6-2 in favor of the major site plan review as well as the special permit recommendations. Several board members noted that the city could have greater oversight over the Boston Provisions thanks to the special permit process as opposed to other food processing businesses that could be allowed by right.

“One of the things that stands out to me about this plan, that appeals to me about this tenant is that there is an opportunity for us to get a tenant in there and really hold them accountable to the types of operations that they’re having and to have some real leverage on their operations to keep them clean and accountable,” said planning board member Nick Valentine. “My concern is that if a larger tenant were to come in that is just outside of these limitations that we have today that many of the same things that have been very thoroughly voiced here by the community might come to pass anyway without ever an opportunity for any of this to be discussed. I’m quite supportive of this because this gives us an opportunity to have a relationship directly with the operator to make sure that this is run in the way that they say they are going to run it as opposed to taking it on faith that another operator may or may not choose to be as cooperative.”

Planning Board member Eric Czernizer also recommended that the special permits have an expiration date of 2055 so that there was an opportunity for longer-term development of the site in the future.

Planning Board recommends approvals for La Colaborativa project

By Adam Swift

La Colaborativa will be before the zoning board of appeals on Tuesday, Sept. 9 for a possible vote on the special permits for its proposed economic development center at 50 Heard St.

Last week, the planning board approved the major site plan review for the project and recommended that the ZBA approve the special permit and variance requests before it.

The floorplan for the project calls for a four-story structure that will eventually house new workforce training, vocational education, and small business development programming.

While the address is listed as Heard Street, the main entrance will be on Sixth Street. In addition to housing the main entrance, there will also be a small plaza on that side of the building.

During the planning board meeting, La Colaborativa Chief Operating Officer Alex Train, architect David Gamble and other consultants fielded questions about stormwater management, noise mitigation, hours of operation, and parking for the project.

Train noted that the economic development center is seeking to stay open until 8 p.m. since there will be early evening programs geared to working people.

As for parking, Train stated that La Colaborativa has a 10-year lease with the state for use of the parking lot under Rte. 1. He added that many of the students and staff who will use the building will likely walk or take public transportation.

“Overall, I think this is a fantastic project for Chelsea, the people of Chelsea ... it is so challenging finding a contractor or a plumber and they are all so freaking expensive,” said planning board member Eric Czernizer. “My top concern is potential sound coming from shop classes that could go to 8 o’clock.”

Gamble said that about 30 percent of the workshops are glass, but that it is a high insulation glass.

“Then we have a 15-inch thick wall around it on the HVAC and carpentry union,” said Gamble. “They are facing south, but a por-

tion is glass.”

Train said that none of the heavy equipment, such as furnaces and heat pumps in the HVAC labs, will be stationed in the glass area.

City Council President Norieliz DeJesus, who also works for La Colaborativa, spoke in favor of the project at the planning board hearing.

“I think many of us have heard, and my colleagues and I have discussed for many years now the challenges we have with being able to provide vocational trades education for our children in Chelsea,” she said. “This is a great opportunity to do that. I think it is very important to ask all the questions that you guys are asking because we also want to make sure that we are taking care of our neighborhood. But I am also excited because this is a conversation that we are having in Chelsea; as someone who grew up in this community this has only been a dream to be able to have access to some of these courses to provide our families an opportunity to grow their income.”

City of Chelsea Seeks Community Input for Potential Intergenerational Recreation Community Center

The City of Chelsea—a city of champions, a city of hope—is conducting a community needs assessment and feasibility study to explore the development of a new Intergenerational Recreation Community Center in Chelsea. As part of this effort, it’s inviting all residents to complete an online survey to share their community center needs, priorities, and ideas to ensure the center reflects the voices and values of Chelsea residents. The survey is open until September 30, 2025, at 11:59 p.m.

Through the community needs assessment and feasibility study, the City is evaluating how it could create a center where they can offer free or affordable programs and shared spaces for children, teens, adults, seniors, and families. The

goal is to create a center that promotes access, inclusion, and connection across generations.

“This project is an investment in Chelsea,” said Charlie Giuffrida, Director of Sports Tourism and Athletic Infrastructure. “A new facility could expand opportunities for underserved populations, including toddler-aged children, girls, seniors and residents with adaptive and therapeutic needs. It will also create more gym time for adult programs while easing the strain on facilities that currently host youth sports. Most importantly, it will help Chelsea grow healthier and more connected as a community.”

To take the survey and help shape the future of community recreation in Chelsea, visit www.survey-monkey.com/r/K5QCQGVJ.

The survey is available in English and Spanish (select the preferred language in the upper right hand corner).

Paper surveys are available at the City Manager’s Office, located on the third floor of City Hall (Room 302, 500 Broadway) as well as the Williams Middle School (Room 107, 180 Walnut Street) during City Hall business hours. Completed surveys can be returned in-person or mailed to either location.

To request a copy of the survey to be sent by mail, or for more information, contact the Recreation Department at (617) 466-5233 or recreation@chelseama.gov.

The City will also host public forums later this year where residents can provide feedback in person.

Chelsea residents invited to participate in emergency preparedness summit

The City of Chelsea is inviting the community to participate in an upcoming Safety Preparedness Summit presented by the City’s Fire, Emergency Management, Police, and Public Health departments on Tuesday, September 16, from 4 to 6 p.m. in the Chelsea Public Library.

This free community event is intended to help residents be more prepared for emergency situations through a series of information sessions, which will include a review of the City’s evacuation plan; a training on how to build an emergency go-bag; and safety 101 “crash course” taught by members of the Chelsea Police and Fire Departments.

Chelsea’s Emergency Management Director Steve Staffier, along with local first responders and Chelsea Public Health’s Julissa Sandoval, will lead the summit and share their firsthand knowledge and experiences related to emergencies. Participants will walk away with tools, resources, and confidence to act in a crisis.

“Our goal is simple. We want every Chelsea resident to be ready and to be safe,” said Steve Staffier, Emergency Management Director for the City of Chelsea. “This summit is about giv-

ing our community the tools and information they need before an emergency happens.”

Residents are encouraged to RSVP in advance by emailing Julissa Sandoval at jsandoval@chelseama.gov or calling Chelsea 311 at 617-466-4209.

Refreshments, training materials, and translation devices will be provided.

The Chelsea Safety Preparedness Summit is made possible through a collaboration between the City of Chelsea’s Fire, Emergency Management, Police, and Public Health Departments, along with the Chelsea Public Library.

LAST DAY TO REGISTER TO VOTE OR UPDATE ADDRESS OR NAME FOR THE SEPTEMBER 16, 2025 PRELIMINARY ELECTION WILL BE, SATURDAY, SEPTEMBER 6, 2025 9:00 A.M. to 5:00 P.M.

To register to vote online: WWW.SEC.STATE.MA.US/OVR/



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All-America //

CONTINUED FROM PAGE 1

up for the Chelsea 5K and joining in the day’s celebrations, which will include a public performance of our award-winning All-America City presentation. This is a moment for all of us to come together and celebrate what it means to be a city of champions, a city of hope.”

Trout was the emcee of the talent showcase in which Chelsea Police Sgt. Star Chung “brought down the house” with her scintillating Spoken Word performance. Trout was seated on stage alongside President Doug Linkhart at the official awards presentation ceremony which rivaled the Academy Awards.

Chelsea and Tallahassee (whose catchy chant, “Hey, Tallahassee,” still resonates with guests) were two of the favorites heading into the awards ceremony based on their outstanding presentations and well-scripted performances at the event. The Chelsea and Tallahassee teams waited tensely until the end to hear their names called in triumph. Tallahassee, which is the state capital of Florida, had brought a youth rock band to Denver, and its mayor, John Dailey and Chelsea’s city manager,



City Manager Fidel Maltez will welcome National Civic League Director Rebecca Trout (right) to Chelsea Day Saturday. The duo is pictured following the All-America City Award ceremony in Denver.

Fidel Maltez, had emerged as the most dynamic and engaging personalities at the event. Trout’s appearance brings back great memories for the members of the Chelsea team who traveled to Denver. Winning the award for the city has brought great

pride and recognition to Maltez, team captain Ben Cares, the entire Chelsea group, and the city itself. Trout’s visit reaffirms the magnitude of Chelsea’s achievement of being named an All-America City for the third time.



Lisa Lineweaver was an unsung hero in Chelsea’s victory in Denver. Above, the Kelly School principal crafts a ‘Parlante’ sign before the competition.

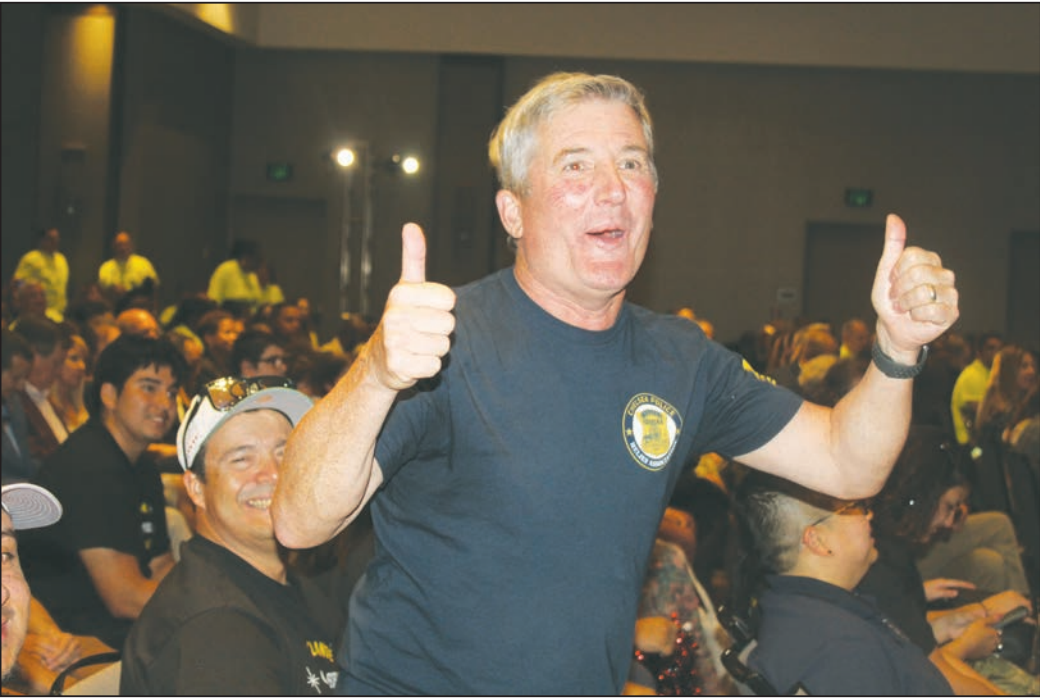
Murillo //

CONTINUED FROM PAGE 1

from September 2018 to October 2024, and has been a powerful advocate for affordable housing and community-driven development throughout her tenure. Murillo’s connection to TND began through her role as Associate Provost of the Chelsea Campus at Bunker Hill Community College, where she served as the college’s representative to CONNECT, a collaborative initiative led by TND supporting housing, education, financial, workforce, and other services in Chelsea and Revere. But her commitment to TND quickly deepened as a Chelsea resident, where she witnessed firsthand the daily challenges facing her neighbors. “I felt an intrinsic need to commit time, energy, and expertise to supporting opportunities for affordable housing,” she said. During her nine years on the board, Alice helped

shape the organization in profound and lasting ways. She was part of the selection committee that hired Rafael Mares, TND’s current Executive Director, and played a central role in the design and implementation of two strategic plans that laid the groundwork for future growth. With her guidance and support, the board embraced the vision of building affordable housing at scale, a vision that TND’s Real Estate team has brought to life. During her tenure on the TND board, TND’s has more than doubled its ability to provide affordable homes with 769 affordable homes, benefiting nearly 2,000 people. Perhaps most personally rewarding was Alice’s role in transforming a long-neglected vacant lot across from her own home on Cottage Street. After sitting unused for years under private ownership, the site is now

being redeveloped by TND into 66 new affordable homes, a visible symbol of the change she worked so hard to help bring about. “Alice’s insight, dedication, calming nature, and deep love for the Chelsea community have left a lasting mark on TND,” said Rafael Mares. “We are thrilled to celebrate her at this year’s Raise the Roof.” TND’s Raise the Roof event will be held on September 18, and will bring together community leaders, supporters, and partners to celebrate the power of local leadership and the future of housing justice in Chelsea, Everett, and Revere. For more information about Raise the Roof or to support TND’s mission, visit: www.theneighborhooddevelopers.org/raise-the-roof



That’s Chelsea Police Chief Keith Houghton reacting to hearing his name called as the winner of the grand raffle prize, two airplane tickets to any destination in the United States.



City Manager Fidel Maltez celebrates upon hearing that Chelsea had been named a recipient of the All-America City Award June 29 in Denver.

Garcia //

CONTINUED FROM PAGE 1

housing equity, and strong constituent advocacy. Her history of civic involvement spans decades—from joining her first protest at age five to helping establish the city’s first community garden at age fourteen. “I’m proud of the progress we’ve made together, but there’s still more work ahead to ensure every Chel-

sea resident has access to opportunity, dignity, and a stronger future,” García said. With her candidacy now certified, Councilor García will appear on the ballot September 16th for the primary election as she seeks to continue serving the people of District 4. What to Know:

- Candidate: Tanairi García (Incumbent, District 4 City Councilor)
- Status: Certified for re-election (as of August 1, 2025)
- Key Priorities: Youth engagement, food and environmental justice, affordable housing, community advocacy, veterans and our seniors.

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Chelsea leaders plan for social

Chelsea City Manager Tan Houghton reacts to the continued news of COVID-19 cases with many residents. Houghton says the city is doing everything it can to keep everyone safe and healthy.

Chelsea City Manager Tan Houghton reacts to the continued news of COVID-19 cases with many residents. Houghton says the city is doing everything it can to keep everyone safe and healthy.

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Chelsea

RECORD

PRESIDENT: Stephen Quigley
EDITOR IN CHIEF: Cary Shuman

REVIVING HAPPY HOURS WILL PUT MORE DRUNK DRIVERS ON OUR ROADS

The proposal by State Senator Julian Cyr to revive happy hours -- which have been outlawed in Massachusetts since the 1980s -- is a terrible idea that will have only one guaranteed consequence: More motorists will be driving under the influence, endangering the lives of everybody who is on the roads across our state.

Proponents of bringing back happy hours make three arguments.

First, they suggest that happy hours will help struggling restaurants.

However, the Massachusetts Restaurant Association (as well as the the Massachusetts Package Stores Association) is opposed to the change, which makes perfect sense. With food at razor-thin margins, the only means by which restaurants can operate profitably is through the sale of alcohol, which generates much-higher profit margins than food.

But restaurateurs know fully well that reinstating happy hours will only result in the proverbial “race to the bottom” that will see restaurants undercut each other on alcohol prices in order to attract customers -- and thereby trim their profit margins significantly.

In addition, happy hour promotions will require restaurants to ensure much-stricter policing of their patrons so that they are not being overserved. Why would any reputable restaurateur want that additional burden?

Second, proponents suggest that the widespread availability of ride-share services such as Uber and Lyft, which were not around when happy hours were banned 40 years ago, will mean that intoxicated drivers will not get behind the wheel.

However, this argument does not stand up to the facts. Contrary to the assertions of the pro-happy hour crowd, the introduction of rideshares over the past 15 years has not reduced the incidence of drunk driving. OUI deaths on our state’s roads plunged significantly from the mid-1980s to 2010, but have basically remained the same over the past 15 years despite the availability of ride-share services.

And according to a national survey looking at data in 2023, Massachusetts had the second-highest increase in alcohol-impaired fatalities in the country with a more than a 20% jump over 2022.

Here’s what the Mass.gov website says about drunk driving. “Drunk driving and drugged driving have an enormous impact on road safety in Massachusetts. In 2021, over one-third (34%) of all motor vehicle deaths in Massachusetts involved a drunk driver, which was higher than the national rate of 31%. Of car and truck drivers hospitalized in Massachusetts for crash-related injuries in 2021, over one-third (35%) were identified as being under the influence of alcohol or drugs at the time of the crash. Drivers hospitalized for crash-related injuries who had used alcohol or drugs were 35% more likely to suffer a traumatic brain injury or spinal cord injury than drivers who had not used alcohol or drugs.”

Finally, proponents of removing the ban say that it should be left up to each community to decide whether to reinstate happy hours. The “leave it up to local control” argument always sounds good, but in this case it has one fatal (pun intended) flaw: Drunk drivers do not respect city limits -- an intoxicated driver who leaves a bar in one community becomes a danger in the next town over. One town’s decision to allow happy hours becomes another community’s drunk-driving problem.

Senator Cyr was not around (he’s 39) when Massachusetts banned happy hours in the aftermath of a high-profile drunk-driving death in the 1980s. Massachusetts also enacted a series of tough measures in the 1980s that increased the penalties for an OUI, and those new laws had a dramatic effect, with OUI deaths plummeting significantly over the next 20 years.

However, despite the new laws, our state still sees far too many tragedies resulting from drunk-driving accidents.

Our state’s restrictions on happy hours have nothing to do with “Puritanism” (as the proponents of restoring happy hours try to suggest). Rather, it’s all about public safety. We would note that the states that allow happy hours, predominantly in the south and west, have the highest rates of drunk-driving fatalities in the country.

In survey after survey for years, citizens have stated that they fear drunk drivers more than anything else on our roadways -- and as surely as night follows day, reintroducing happy hours will put more drunk drivers on our roads and lead to more deaths and more serious injuries.

We urge our state legislators to do what’s right for the safety of all our residents and reject any attempt to restore “Happy Hours” to our state.

Forum



Tompkins stepping away from office as he faces federal charges

Special to the Record

Suffolk County Sheriff Steven Tompkins is stepping away from his position until the case involving federal extortion charges against him is resolved, Governor Maura Healey stated last week.

Tompkins, who has served as Suffolk County Sheriff since 2013, was arraigned on two charges alleging that he extorted a

Boston cannabis company executive so that he could own stock in the company.

Tompkins pleaded not guilty to the charges.

Until the case is resolved, Tompkins’ position will be filled by the Special Sheriff, Mark Lawhorne.

“The allegations against Sheriff Tompkins are serious,” said Governor Healey. “The Suffolk County Sheriff is responsible for managing more than a thousand employees, hundreds of

inmates and programs that are essential to public safety and rehabilitation.

It is a full-time job that demands full time attention.”

Healey said the people of Massachusetts need to be able to trust in the integrity of the criminal justice system and that their elected officials are fully engaged in the work of serving the public.

“This is the right step for the Sheriff’s Office and

the public as a whole, as it avoids prolonged proceedings before the Supreme Judicial Court,” said Attorney General Andrea Joy Campbell.

Tompkins’s attorney, Mark Weinberg, previously stated that he expects the sheriff will ultimately be found not guilty, telling reporters that they believe in the system and that the charges were not going to be tried in the media.

Healey proclaims Sept. as ‘Emergency Preparedness Month

Governor Maura Healey has declared September 2025 as Emergency Preparedness Month to highlight the importance of emergency preparedness and to encourage planning for disasters and other types of emergencies.

The Massachusetts Emergency Management Agency (MEMA), the Massachusetts Department of Public Health (DPH), and other state, local, and nonprofit agencies will promote preparedness through various public outreach efforts throughout the month. These efforts are part of a month-long national campaign themed “Preparedness Starts at Home.”

“Emergencies come in many forms, from severe flooding to structure fires and wildfires, which is why it is essential to be prepared,” said Governor Maura Healey. “Last fall, Massachusetts experienced a historic wildland fire season, which burned more than 4,500 acres in communities like Great Barrington, Middleton, and many in between. This only emphasizes how essential readiness is for everyone who lives in, works in, or visits Massachusetts. Being prepared for the unexpected emergency starts at home with each of us.”

“Massachusetts has diligent professionals working every day to keep us safe, but preparedness really does start at home,” said Lieutenant Governor Kim Driscoll. “By taking a few minutes to develop an emergency family plan or put together an emergency kit, you’re taking steps that will make a real difference if a disaster strikes.”

“During Emergency Preparedness Month, it’s not only the ideal time to take steps to ensure you are as ready as you can be for a potential disaster, but also an important time to recognize everyone in public safety who is working year-round to ensure the people of the Commonwealth are prepared for hazards and threats,” said Public Safety and Security Secretary Terrence Reidy. “Thank you for your service in keeping us safe each and every day.”

“Getting prepared for an emergency doesn’t have to be an expensive or time-consuming process,” said MEMA Director Dawn Brantley, “Creating an emergency plan for your family, including your pets, takes just a few minutes, and you may already have many of the items to include in your emergency kit around your house. Emergency Preparedness Month is the

perfect time to get started.”

“Emergency preparedness is public health in action,” said Robbie Goldstein, MD, PhD, Massachusetts Commissioner of Public Health. “It starts at home and keeps our communities healthy as it expands through our neighborhoods and across our Commonwealth. The true power of preparedness comes when all these pieces work together – not just to address a crisis, but to prevent it from ever happening.”

Throughout September, MEMA will share information on its social media accounts about emergency preparedness topics, including emergency planning, building an emergency kit, preparing for disasters, youth preparedness, ways to get involved in com-

munity preparedness, and more. Keep an eye out for MEMA’s Local Coordinators and outreach staff at community preparedness events across Massachusetts during September. The Women in Emergency Management Group, led by MEMA and DPH, will host a day-long event in recognition of Preparedness Month to engage women working across multiple sectors in the field of emergency management.

Visit Mass.gov/ready to find emergency preparedness tips available in several different languages, safety tips for specific threats and hazards, preparedness resources from the MEMA, DPH, and the Massachusetts Office on Disability, and other information.

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State Health officials announce season’s first human case of West Nile Virus

The Massachusetts Department of Public Health (DPH) today announced the first human case of West Nile virus (WNV) in Massachusetts this year in a woman in her 70s who was exposed in Middlesex County.

“West Nile virus can be a very serious disease and its presence in mosquitoes remains high right now in Massachusetts,” said Public Health Commissioner Robbie Goldstein, MD, PhD. “While September brings cooler air and the return to school for many in the state, the risk from WNV is going to be elevated for some time. Residents should continue to take precautions to avoid mosquito bites.”

The first WNV positive mosquitoes in the state this year were announced on June 17. There have been 319 WNV-positive mosquito samples so far this season detected from Barnstable, Berkshire, Bristol, Dukes, Essex, Franklin, Hampden, Middlesex, Norfolk, Plymouth, Suffolk, and Worcester counties. There has also been one WNV infected goat identified this year.

The risk for WNV is high in 10 municipalities in Suffolk and Middlesex counties and moderate in 193 municipalities in Barnstable, Berkshire, Bristol, Essex, Franklin, Hampden, Hampshire, Middlesex, Norfolk, Plymouth, Suffolk, and Worcester counties.

There have been 18 Eastern equine encephalitis (EEE)-positive mosquito samples and no human or animal cases so far this year.

“The mosquitoes will be with us until the first hard frost,” said State Epidemiologist Dr. Catherine M. Brown. “People should use mosquito repellent with an EPA-registered active ingredient, clothing to reduce exposed skin, and consider rescheduling outdoor activities that occur during the evening or early morning.”

People have an important role to play in protecting themselves and their loved ones from illnesses caused by mosquitoes.

Avoid Mosquito Bites

Apply Insect Repellent when Outdoors. Use a repellent with an EPA-registered ingredient, such as DEET (N,N-diethyl-m-toluamide), permethrin, picaridin (KBR 3023), or oil of lemon eucalyptus (p-menthane-3,8-diol (PMD) or IR3535) according to the instructions on the product label. DEET products should not be used on infants under two months of age and

should be used in concentrations of 30 percent or less on older children. Oil of lemon eucalyptus should not be used on children under three years of age.

Be Aware of Peak Mosquito Hours. The hours from dusk to dawn are peak biting times for many mosquitoes. Consider rescheduling outdoor activities that occur during evening or early morning in areas of high risk.

Clothing Can Help Reduce Mosquito Bites. Wearing long sleeves, long pants and socks when outdoors will help keep mosquitoes away from your skin.

Mosquito-Proof Your Home

Drain Standing Water. Mosquitoes lay their eggs in standing water. Limit the number of places around your home for mosquitoes to breed by draining or discarding items that hold water. Check rain gutters and drains. Empty unused flowerpots and wading pools and change the water in birdbaths frequently.

Install or Repair Screens. Keep mosquitoes outside by having tightly fitting screens on all windows and doors.

Protect Your Animals

Animal owners should reduce potential mosquito breeding sites on their property by eliminating standing water from containers such as buckets, tires, and wading pools – especially after heavy rains. Water troughs provide excellent mosquito breeding habitats and should be flushed out at least once a week during the summer months to reduce mosquitoes near paddock areas. Horse owners should keep horses in indoor stalls at night to reduce their risk of exposure to mosquitoes. Owners should also speak with their veterinarian about mosquito repellents approved for use in animals and vaccinations to prevent West Nile virus (WNV) and EEE. If an animal is suspected of having WNV or EEE, owners are required to report to the Department of Agricultural Resources, Division of Animal Health by calling 617-626-1795, and to the Department of Public Health by calling 617-983-6800.

Learn more about mosquito-borne diseases, including all WNV- and EEE-positive results on DPH’s Arbovirus Surveillance Information page, which is updated daily, or by calling the DPH Division of Epidemiology at 617-983-6800.

Merlin Lucia Serrano Social Worker and leading voice of the Salvadoran diaspora in the United States

Merlin Lucia Serrano passed away on Tuesday, August 26th. Merlin was born on March 8, 1957, in Zacatecoluca, La Paz, El Salvador. Merlin spent her career as a social worker in the Chelsea and Greater Boston area helping those less fortunate/ She volunteered with advocacy organizations focused on disaster relief and improving conditions in her native El Salvador. In 2009, Merlin proudly served as a vice-presidential candidate in the El Salvador Presidential Elections and was a leading voice of the Salvadoran diaspora in the United States.

She was surrounded by loved ones including her four children: Beverly, Heidi, Roberto, and Roger (and son-in-law, Che and daughters-in-law Leslie and Sara). She is also survived by her



partner, Victor Soria and her beloved grandchildren: Domenik, Tati, Che Che, Nikko, Xavi, Noah, Liam, Roman, Kasey and Diego.

Family and friends honored Merlin’s life by gathering at the Ruggiero Family Memorial Home, East Boston, on Wednesday, September 3rd from 5 to 8 p.m. and Merlin will be laid to rest in El Salvador.

May she rest in peace.

Gerald P. Finn August 12, 1948 - August 24, 2025

Gerald P. Finn, a devoted family man and esteemed member of the Chelsea community, passed away peacefully at the age of 77 on August 24, 2025, at Vantage Health and Rehab of Wakefield, where he had received compassionate care for the past 18 months.

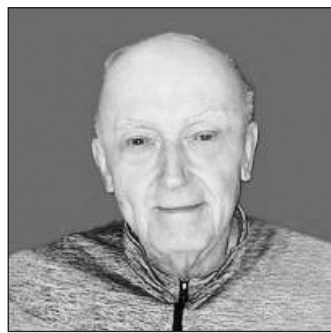
Born on August 12, 1948, in Chelsea, he was the beloved son of the late Gerald J. and Jennie T. (Fabiszewski) Finn.

A proud graduate of Chelsea High School, Gerald dedicated his life to the service of his family and community. He was married to Diane Marie (Fay) Finn for 43 wonderful years, cherishing their partnership until her passing on April 10, 2016. Together, they raised two sons, Christopher and Timothy, who he supported tirelessly in their pursuits, notably as an enthusiastic advocate in Youth Hockey and Chelsea Little League.

Gerald’s career spanned several decades with Horizon Trucking as a truck driver, and working on the loading dock. He also operated his own motor freight company, “Cargo Transport” showcasing his unwavering work ethic and commitment to service. He relished the simple pleasures in life, from weekly dinners with his wife to enjoying morning coffee and muffins with friends at Chelsea Market Basket for the past decade.

Known for his generosity, he was often described as someone who would ensure that no one in need would go without.

He was predeceased by his brother, Francis P. Finn and is lovingly remembered by his two sons and their spouses, Christopher P. Finn



and his wife, Erica of Sausage and Timothy Finn and his wife, Megan of Charlotte, NC. He also leaves behind his cherished grandsons, Alexander and Brady Finn, along with several brothers and sisters-in-law, nieces, nephews, and countless friends.

The family gathered to honor Gerald’s memory during visiting hours at the Welsh Funeral Home, 718 Broadway, Chelsea, on Friday, August 29th and his funeral took place on Saturday, August 30th, commencing from the funeral home followed by a Funeral Mass celebrating his life at Our Lady of Grace Church, 59 Nichols St., Chelsea at 10 a.m. Interment followed at Woodlawn Cemetery in Everett.

In lieu of flowers, the family kindly requests that contributions be made in Gerald’s name to McLean Hospital, 115 Mill Street, Mail Stop 126, Belmont, MA 02478, or through their website at <https://giving.mclean.org>, reflecting the same kindness he showed to many throughout his life.

Gerald P. Finn will be lovingly remembered for his unwavering devotion to family, his generous spirit, and the love he shared within the community he treasured.

To send expressions of sympathy, visit www.welsh-fh.com.

Myer Katzman Known for his work ethic

Myer Katzman, 94, of Chelsea passed away on August 28. He was the loving son of Pearl and Abraham Katzman and spent almost all his life in Chelsea.

Myer was a hard working man who helped support his family starting at the age of eight. He was proud to have served in the US Army during the Korean conflict. Myer was known for his work ethic while working at the fish store, the Butchery, or helping in the kitchen in the Katzman Family Center for Living. Myer also had “the gift of gab.. Everywhere he went he made those around him comfortable and always spoke to customers with respect and courtesy.

Myer was the beloved husband of the late Marilyn Beatrice (Rosenthal) Katzman who was always his number one priority. He was also the devoted father of Elliot Katzman and his wife, Donna and Scott Katzman and his wife, Robin and he was predeceased by his three brothers: Sidney Katzman, Robert Katzman and Joseph Katzman. Along



with his devotion to his sons, Myer was the loving grandfather of Matthew and his wife, Katie, David and his wife, Emily, Seth and his wife, Becca, and Adam and his fiancé, Michelle. He also leaves behind his great grandchildren: Nora, Maggie, Julia, Clara, Jack, George and Teddy as well as his nephew, Alan whom he thought of as a third son.

Funeral services are private. Donations in Myer’s memory may be made to the Katzman Family Center for Living (named for his family), c/o Chelsea Jewish Lifecare, 17 Lafayette Ave., Chelsea, MA 02150 or Chabad of the Merrimack Valley. For online Guestbook, please visit the funeral home website: www.torffuneralservice.com.

Frederick Walter Harris Late member of the St. Vincent de Paul Society and the Knights of Columbus #508 in Peabody

Frederick Walter Harris entered eternal rest on Wednesday evening, August 20 at the Massachusetts Veterans Home in Chelsea, surrounded by the love and care of his family. He was 93 years of age.

Born in Boston, he was the son of the late Walter R. and Stella M. (Ryan) Harris.

Frederick grew up in Salem and he attended St. Mary’s in Lynn. After graduating High School, Frederick went to seminary school, but he later left school and enlisted in the US Navy on September 5, 1950 and served during the Korean War. He was honorably discharged on June 25, 1954.

A laborer by trade, Frederick worked in various machine shops before securing employment at the Lynn Vocational High School. He dedicated 25 years as an educator and instructor in the high school’s machine shop.

Fred was a late parishioner of All Saints Church in Arizona, where he served as Eucharistic Minister and also, St. Thomas Church in Peabody where he sang in the choir. He was a late member of the St. Vincent de Paul Society and the Knights of Columbus #508 in Peabody. Fred has been residing at the Massachusetts Veterans Home in Chelsea for the last four years, where he has well loved. He will be greatly missed by all who loved him.

He was the husband of the late Veronica J. (Fay) Harris with whom he shared 58 years of marriage, the devoted father of Donna Chronis and her husband, John of Lynn, Kathleen “Kate” Pitchel and her husband, Neil



of Arizona, Frederick Harris and his wife, Stacey of New York, Vincent Harris and his wife, Linda of Arizona; nine grandchildren: Justin Diamond and his wife, Shannon, Jayna Nunes and her husband, Keven, John Chronis and his wife, Rebecca, Cali Schmidt and her husband, Chris, David Pitchel, Ryan Harris, Casey Harris, Bailey Harris, Conor Harris and six great grandchildren.

Funeral Services will be conducted at St. Michael the Archangel Chapel at the Chelsea Soldier’s Home, 91 Crest Ave. Chelsea today, Thursday, September 4 at 10 a.m.. An hour of visitation will precede the Mass in the Cardinal Cushing Pavilion, adjacent to the Chapel, from 9 to 10 a.m. Interment will follow the Mass at the Annunciation Cemetery in Danvers.

In lieu of flowers, donations in Fred’s memory may be made to the Veterans Home of Chelsea., Recreation Fund, 100 Summit Ave. Chelsea, MA 02150.

Funeral arrangements were entrusted to the Carafa Family Funeral Home in Chelsea. We encourage family and friends to visit www.carafafuneralhome.com to offer condolences at this time by means of the online guest book or to send a personalized sympathy card.

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Cuevas // CONTINUED FROM PAGE 1

tering this court, no matter what door they’ve arrived in, with dignity and respect. She is an outstanding representative of not only the Chelsea District Court, but the entire Trial Court.

“I could not ask for a better partner and teammate as we all continue to provide excellent service to the citizens we serve in the great communities that are Chelsea and Revere. Congratulations, Berlis, and I look forward to working with you,” concluded Justice Machera.

‘A consummate professional’

Justice Emily Karstetter praised Cuevas, with whom she had worked professionally at Malden District Court where Cuevas was assistant chief court officer.

“Chief Cuevas demonstrated to me that she has a deep well of empathy and a natural kind of compassion,” said Karstetter. “She is deferential and respectful not just to those or whom it is required, but for everyone else as well. These are traits that Chief Cuevas will bring with her to work every single day. She is a passionate about this job. She is dedicated to doing it exceptionally well, and she is a consummate professional. Judge Machera and the entire Chelsea court community are lucky to have her.”

Cuevas was quite humble in her acceptance speech, thanking justices, clerk magistrates, and court officers for their encouragement, teamwork, and commitment “that have meant the world to me.”

A message to her mother

Cuevas delivered a beautiful

message to her mother, Belkis, in her remarks. “To my mother – thank you for always being there for me, and for continuing to be a mentor throughout my life. I am grateful for the countless sacrifices you have made, so often setting aside your own hopes and dreams to ensure that we were cared for. You have always placed us first, and for that I will be forever thankful. Thank you for instilling in me a strong work ethic, which has guided me throughout my journey in life.”

‘Deeply humbled’

In addressing the large gathering that had assembled in her honor, Cuevas said, “I stand before you today deeply humbled and incredibly honored to have been appointed Chief Court Officer of the Chelsea District Court. This position is not just a professional milestone for me, it’s a reflection of the values and lessons I’ve learned over the years, and a responsibility I don’t take lightly.”

Special thanks given to First Assistant Clerk Edward O’Neil

First Assistant Clerk Magistrate Edward O’Neil served as master of ceremonies for the program. As usual, the popular former Chelsea alderman was his personable, charismatic, and witty self. He handled the assignment superbly on a what truly was a milestone day for Chief Court Officer Berlis Cuevas.

And Cuevas, to her credit, didn’t allow O’Neil’s graciousness and professionalism to pass without an

expression of her gratitude. “A special thank you to the legendary Clerk Edward O’Neil. Your support, guidance, kindness, and big heart, along with your presence as master of ceremonies, made this day truly unforgettable. It simply would not have been the same without you,” said Cuevas.



Trial Court Regional Security Director Jason Dickie, Chief Court Officer Berlis Cuevas, her mother, Belkis Soto, and Chief Justice Stacey Fortes.



Chief Court Officer Berlis Cuevas, pictured with Regional Coordinators of Interpreters Martha Soto (Norfolk Region) and Leslie Martinez (Suffolk Region).



Retired Chief Court Officer Brian Nichols (right) offers his best wishes to his successor, Chief Court Officer Berlis Cuevas, in her new administrative position at Chelsea District Court.



Chief Probation Officer Jessica Iovanna congratulates her professional colleague, Berlis Cuevas, on her promotion to Chief Court Officer at Chelsea District Court.



Court Administrator Tom Ambrosino congratulates Berlis Cuevas on her promotion to Chief Court Officer at Chelsea District Court.



Clerk Magistrate Kevin Murphy congratulates Chief Court Officer Berlis Cuevas on her promotion. Also expressing his best wishes is First Assistant Clerk Magistrate Edward O’Neil.



Chelsea District Court Chief Probation Officer Jessica Iovanna, Chelsea Police Chief Keith Houghton, and Revere Police Chief Maria LaVita.



Chelsea Police Department Officer Joseph Santiago, Police Lt. Ed Nelson, Chief Keith Houghton, and Officer Jonathan Maldonado congratulate CDC Chief Court Officer Berlis Cuevas at the oath of office ceremony.



From left, Judge Bill Martin, Judge Emily Karstetter, Chief Court Officer Berlis Cuevas, Chief Justice of the District Court Stacey Fortes, Judge Kim Foster, and Judge Cathy Byrne.



Chief Court Officer Berlis Cuevas and her mother, Belkis Soto, join Chelsea District Court officers for a photo following the ceremony.



Joel Altieri, husband of newly promoted Chief Court Officer Berlis Cuevas, leads the standing ovation in the CDC courtroom following her oath taking ceremony.



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NeighborHealth nationally recognized for quality excellence in community health

Special to the Record

NeighborHealth, Massachusetts’ largest community-based primary care health system, has been recognized by the U.S. Department of Health and Human Services’ (HHS) Health Resources and Services Administration (HRSA) with five distinguished quality badges, a rare distinction both regionally and nationally. These 2025 badges highlight NeighborHealth’s commitment to delivering exceptional patient care and advancing health outcomes in our community.

“By excelling in vital areas such as early detection and preventative care, we are able to improve the overall wellbeing of our patients, helping them to live longer, healthier and fuller lives,” said Dr. Julio Mazul, MD, Executive Vice President and Chief Medical Officer of NeighborHealth. “These awards tell me that our efforts to innovate care delivery and expand access to services are working – together, we can increase

timely screenings critical to saving lives.”

The 2025 badges, distributed earlier this month, include:

- The Health Center Quality Leader (HCQL) Gold Badge, which places NeighborHealth among the top 10% of community health centers nationwide for clinical quality performance.
- The National Quality Leader – Cancer Screening Badge, underscoring NeighborHealth’s leadership in cancer detection and prevention.
- The National Quality Leader – Diabetes Health Badge, recognizes excellence in diabetes prevention and disease management to reduce risk of long-term complications.
- The Health Center Program – Preventive Health Badge, for early prevention and detection of chronic diseases like cancer, heart disease, obesity, diabetes and mental illness.
- The National Quality Leader – Advancing Health

Information Technology (HIT) for Quality, for advancing telehealth and coordinated, patient-centered care using the electronic medical record.

“It is deeply rewarding to have HRSA recognize the high quality of care we provide. These national recognitions reflect our team’s dedication, skill, and creativity in delivering comprehensive care to our community,” said Jamie Hazard, Interim President & CEO of NeighborHealth. “By working in true partnership with our patients, we help break down barriers so that even the most vulnerable members of our community can access exceptional health-care.”

• The 2025 HRSA quality awards, based on 2024 data, recognize health centers that exhibit excellence in various aspects of patient care, including preventive services, health outcomes, management and the adoption of cutting-edge technologies and clinical processes. These achievements demonstrate Neighbor-



NeighborHealth received five Community Health Center Quality Recognition (CHQR) badges in 2025.

Health’s mission to provide equitable, patient-centered care to all.

For more information about NeighborHealth and our services, please visit www.neighborhealth.com.

NeighborHealth, formerly East Boston Neighborhood Health Center, is one of the nation’s largest Federally Qualified Health Centers (FQHCs) and the largest community-based primary care health system in Massachusetts, serving

over 130,000 people and recognized by the Health Resources and Services Administration (HRSA) as a National Quality Leader. For more than 50 years, NeighborHealth has offered access to comprehensive primary care, specialty care and emergency care for patients in the Commonwealth. In a first-of-its-kind merger in 2020, East Boston Neighborhood Health Center joined forces with the South End Community

Health Center and expanded services to patients who live and work in Boston’s South End and Roxbury neighborhoods. With nearly 2,000 employees, NeighborHealth champions innovative care models to actively bridge health equity gaps in our low-income and immigrant communities with services unique from other health-care providers in our state. For more information, visit www.neighborhealth.com.

RANDY GRAJAL RETURNS AS GIRLS SOCCER COACH

The Chelsea High girls soccer team will kick off the 2025 season at Excel Academy today (Thursday) with a familiar face behind the bench.

Long-time coach Randy Grajal is back in the head coaching slot after a year’s absence.

“I am excited to be back at the helm of the Chelsea varsity girls soccer program as we prepare for the upcoming season,” said Grajal. “At this early stage, we have completed tryouts and finalized the varsity and junior varsity squads who will represent Chelsea High in competition. This year’s roster includes a strong group of returning players, along with new talent ready to make an impact.

“Leading the way are our captains,” said Grajal. “Senior captain Kimberly Estrada Mazriegos and junior captain Andrea Mendez dedicated their summer to organizing captain’s practices, welcoming new teammates, and instilling what it means to be a Lady Red Devil.

“We are also proud to announce our third captain for the season, junior Yahira Jovel Rivas,” Grajal continued. “Yahira has earned this honor through her leadership on and off the field. A speedy striker, she consistently drives the team to improve and sets a positive example for both returning and new players.

“We are looking forward to the new season,” Grajal concluded.

The Lady Red Devils will play a 17-game schedule with 14 contests against their seven Greater Boston League (GBL) opponents (Medford, Malden, Everett, Somerville, Revere, Lynn Classical, and Lynn English) and three matches with non-league foes Excel, Cathedral, and O’Bryant.

After today’s match with Excel, Grajal and his crew

will trek to Somerville on Tuesday and to Everett next Thursday evening for a 6:30 contest under the lights at Everett Stadium.

CHS FOOTBALL PLAYS AT IPSWICH FRIDAY

The Chelsea High football team will kick off its 2025 campaign with a contest at Ipswich this Friday evening at 6:00.

The Red Devils will host Lowell Catholic next Friday under the lights at Chelsea Stadium at 6:00.

CHS BOYS SOCCER HOSTS EXCEL TODAY

The Chelsea High boys soccer team will kick off its 2025 season today (Thursday) when the Red Devils host non-league opponent Excel Academy at Chelsea Stadium at 4:25.

Veteran head coach Mick Milutinovic once again will lead the Red Devils, who will play a schedule of 17-matches, two each against their seven Greater Boston League (GBL) rivals (Medford, Malden, Everett, Somerville, Revere, Lynn Classical, and Lynn English) and three vs. non-league foes Excel, Cathedral, and Brighton.

After today’s opener, Chelsea will host Somerville on Tuesday and Everett next Thursday.

GIRLS VOLLEYBALL OPENS AT EVERETT MONDAY

The Chelsea High girls volleyball team, under the direction of new head coach Ma’chel Martin, will open its 2025 season this Monday with a match at Everett.

The Lady Red Devils will compete in a 17-match schedule consisting of 14 matches vs. their seven Greater Boston League (GBL) opponents (Medford, Malden, Everett, Somerville, Revere, Lynn Classical, and Lynn English) and three matches with non-league foes Excel, Cathedral, and O’Bryant.

cal, and Lynn English) and contests with non-league foes Lynn Tech, Cathedral, and Swampscott.

Chelsea will host Malden next Wednesday.

Cross-country teams readying for 2025 season

Coach Cesar Hernandez and the Chelsea High girls and boys cross country teams were scheduled to

host a pre-season Jamboree with their Greater Boston League (GBL) rivals yesterday (Wednesday) on their home course at Admiral’s Hill.

The Red Devils will host

GBL foe Revere in their official season-opening meet next Wednesday at Admiral’s Hill.

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We also encourage readers to e-mail news releases and photos to stephen.quigley@reverejournal.com

Local attorney A.J. Moscone to run the 2025 Berlin Marathon

By Melissa Moore-Randall

Local attorney A.J. Moscone will be taking some time away from the courtroom and heading overseas to run the 2025 BMW Berlin-Marathon this September. The Marathon starts and finishes near the Brandenburg Gate as runners pass historical and scenic landmarks such as Reichstag, The Siegessaule, and Potsdamer Platz on the predominantly flat 26.2 mile course.

Raised in East Boston by parents Al and Val Moscone, A.J. is a graduate of Savio Preparatory High School, Suffolk University, and New England Law/Boston.

Husband of Emily and dad to Julianna, 13, and Luciano, 3, Moscone first



Attorney A.J. Moscone with his wife Emily and children Julianna and Luciano will run the 2025 BMW Berlin Marathon in Berlin, Germany.

stepped into the courtroom in 2015. He specializes in

criminal defense including motor vehicle charges, domestic charges, financial crimes, casino and gambling charges, and all major felonies. “I’ve always liked helping people and to me the word “attorney” is synonymous with being a problem solver. I’m fortunate enough to now be in a position to help people as a career.”

Like many others, Moscone took up exercising and running during the 2020 Pandemic. Berlin will not be his first marathon. A.J. has also run the Boston Marathon in 2023, Chicago Marathon in 2024, and the Falmouth Road Race in 2024 and 2025.

When asked about taking the leap overseas, Moscone said, “We chose Berlin as it is the next marathon on our

list toward completing the majors. I am also running to raise awareness for Team Home Base.”

According to their website, “Home Base has served more than 45,000 Veterans and their family members and trained over 85,000 clinicians across the nation. We remain at the forefront of discovering new treatments to ensure a brighter future for 21st century warriors and their families. Since its founding in 2009, Home Base has been breaking new ground, leading regional and national efforts with a multidisciplinary team of experts working together to help Veterans, Service Members and their families heal from invisible wounds. By caring for Veterans, Service Members and their Fami-

lies in a family-based clinic, and working in cooperation with the US Departments of Defense (DoD) and Veterans Affairs (VA), Home Base serves as a replicable model to promote the health and well being of Veterans, Service Members and their Families nationwide.”

“I would like to thank my friends and family, especially my wife Emily, who have supported me, and my clients who trust me with fighting for their freedom,” added Moscone.

If you would like to support A.J.’s marathon journey, visit the following link <https://because.massgeneral.org/fundraiser/6316771>.

The BMW Berlin Marathon takes place on Sunday, September 21.

NFPA and Center for Campus Fire Safety ring the alarm on fire risks during Campus Fire Safety Month

With the new school year, thousands of college students nationwide are moving into dormitories and off-campus housing. The National Fire Protection Association® (NFPA®) and The Center for Campus Fire Safety (CCFS) collaborate on the annual Campus Fire Safety Month campaign every September to provide vital fire safety education and resources to students, parents, and campus housing staff and administrators to help make resident living spaces as safe as possible. This year’s campaign highlights the importance of safe cooking practices and lithium-ion battery safety, drawing attention to two significant fire hazards in student residences.

According to the latest NFPA statistics, U.S. fire departments responded to an estimated annual average of 3,231 structure fires in dormitories, fraternity and sorority houses, and barracks from 2019 -2023.

These incidents resulted in an annual average of 19 civilian injuries, and \$19 million in direct property damage. Roughly three out of four fires in these properties started in the kitchen or cooking area, accounting for 58 percent of civilian injuries and 11 percent of the direct property damage. Cooking equipment was involved in nearly eight out of 10 fires; unattended equipment was the most common factor contributing to the ignition of these fires.

“As students adjust to life on campus, cooking quickly becomes one of the leading daily fire risks,” said Lorraine Carli, vice president of Outreach and Advocacy at NFPA and CCFS Advisory Council member. “Unattended cooking and the improper use of kitchen appliances remain the primary causes of cooking fires in student housing. Taking these factors into account, NFPA and CCFS underscore the critical need

to develop smart cooking habits as part of this year’s Campus Fire Safety Month campaign.”

NFPA and CCFS offer several tips and resources for cooking safely, including these key messages:

- Stay alert and present. Do not cook if you’re tired or drowsy from medicine or alcohol. Do not leave the kitchen unattended, especially when using the stove or oven.
- Keep flammables away from heat sources. Keep anything that can catch fire – oven mitts, wooden utensils, food packaging, towels or curtains – away from your stovetop.
- Be prepared for emergencies. Always have a lid within reach to smother small grease fires. If you have any doubt about fighting a small fire, get outside, close the door behind you, and call 911 from outside the home.

Further, while cooking remains a leading cause of

fires in campus housing, there is growing concern on college campuses about the increasing number of fires caused by lithium-ion batteries. CCFS President Alan Sactor highlights the urgency of education around battery and technology use:

“College students rely on technology and micromobility devices like e-bikes and e-scooters and smaller electronics such as cell phones, laptops, and tablets every day, but it’s critical that they know how to use and store them safely,” said Sactor. “The batteries that power these devices can present safety hazards such

as overheating, fire, or even explosions. NFPA and the CCFS are working together to help educate all members of the college and university campus community on how to safely use, store, and charge these devices to reduce the risk of fire. Our partnership with NFPA allows us to reach thousands of students with practice steps that help reduce fire risks on and off campus.”

NFPA and CCFS offer tips for safely using, storing, and charging lithium-ion batteries to help prevent fires:

- Buy only listed products. When buying a prod-

uct that uses a lithium-ion battery, look for a safety certification mark. This means it meets important safety standards.

- Charge devices safely. Only use the charging equipment provided with your device, stop charging once full, and never charge overnight or with damaged chargers/batteries.
- Store devices properly. Keep your batteries away from extreme temperatures, direct sunlight, and flammable items, and never block an exit with charging or stored devices.

Bread of Life calls on public to join together in ending hunger

September is Hunger Action Month, a nationwide campaign led by Feeding America, and The Greater Boston Food Bank is encouraging everyone to take action to end hunger. During the month-long campaign, Bread of Life will be raising awareness and inspiring action in Malden and surrounding communities. Every action counts, whether it’s donating, advocating, volunteering or spreading the word online.

“Hunger is not an emergency; unfortunately it’s a daily lived reality for far too many people in our state with a profound impact on our health and well-being,” says Catherine D’Amato, president and CEO of The Greater Boston Food Bank. “With decreases in hunger-relief programs coming from the federal government, now more than ever we ask for continued support from our donors, volunteers, and government officials, to help fuel our mission to end hunger here in Eastern Massachusetts.”

According to The Greater Boston Food Bank’s annual statewide study on food insecurity, conducted in collaboration with Mass

General Brigham, 1 in 3 Massachusetts adults experienced food insecurity in 2024.

Bread of Life is providing food every month for about 9,000 individuals from Malden, Everett and surrounding communities.

“As many more of our neighbors will struggle with the coming decreases in federal help, the burden of assisting them will fall heavily on the private sector, on nonprofits like BOL, on individuals, churches and other faith communities, businesses and civic organizations,” says Gabriella Snyder Stelmack, Executive Director of Bread of Life. “We are counting on our community, which has always been rock-solid, to help us meet the challenge through food donations, financial support, volunteer efforts and advocacy!”

Together, we have the power to end hunger. Learn how you can take action today by visiting www.breadoflifemalden.org and clicking on “Take Action” or “Volunteer.”

Bread of Life is a non-profit, nondenominational, faith-based food security organization based in

Malden, MA that provides over 1 million pounds of free food a year for economically struggling and disadvantaged families, individuals, youth and senior citizens in the North metro Boston area including Malden and twelve surrounding communities. Founded in 1980 and incorporated as a tax-exempt 501(c)3 organization in 1992, Bread of Life brings together hundreds of volunteers and dozens of partner organizations that include people from the faith community, businesses, civic organizations, schools, government and social service agencies to distribute food through our programs: food marts, congregate meals, grocery delivery to senior citizens and disabled residents, nutrition backpack distribution to Everett public school youth, food delivery to homeless individuals and families in shelter, and Food Access project to overcome barriers to accessing nutritious food encountered by lower-income communities with respect to race, ethnicity, language, culture, age, gender and other factors.

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CITY PAWS

Dogs with disabilities

By Penny & Ed Cherubino

Recently, we were catching up with a former neighbor when we asked about their little Frenchie. He described Lily’s mobility issues, and we immediately recommended a trip to Eddie’s Wheels (www.eddies-wheels.com) in Shelburne Falls, MA.

We’ve been fans of this business that creates custom wheelchairs for pets since we met our first dog in one of their assistive devices more than a decade ago. We watched in amazement as a senior Weimaraner named Kepler raced along in the park to burn off some of his sporting dog energy. There was joy in Kepler’s runs and a big smile on his guardian’s face as he told us about the wheelchair.

Other Assistive Items

If you have an animal with a disability, you’ll find many types of assistive de-

vices to make their life and yours less stressful and more enjoyable. For example, splints, wraps, and booties can protect injured paws or skin and fur. Around the house, where wheels might not work, there are drag bags for paralyzed pets.

For a dog who needs a little bit of assistance on walks or to relieve themselves, you can add a lift assist harness, which is a gentle sling around the belly that allows a person to add support.

We had a visit from one of our rescue Westies, Swiffer, in his later years. He was having problems getting into the correct position to relieve himself. We tore a wide strip off an old beach towel and used it as a lift assist. Assistance can be homemade or something designed for that purpose.

Small footstools to get up on chairs and sofas have been handy for our dogs as they aged. However, some ready-made stairs and

ramps can help a disabled or injured dog or cat reach a favorite spot. For example, there are special ramps designed to make getting a large dog into a car easier for everyone.

Deaf or Blind

For a deaf dog, you can use a vibration collar to help you train the pup to recognize that you want their attention. We are vehemently opposed to shock collars as training devices. This assistive device is a simple vibration, similar to the one you have on your phone when you put it in silent mode. Other options are to test a dog whistle to see if there is a range that your animal can hear or to tap your foot as you approach to set off vibrations from the floor to alert the dog.

A halo collar can help a blind dog avoid bumping into things as she moves about her world. Scented toys allow a blind animal



Wheelchairs for dogs improve exercise and mood. Here’s one happy and relaxed pup!

to find and play with a toy. We also recommend adding puppy gates to stairways and other danger spots to avoid falls and injuries.

Training with Patience

You can turn to your pet care team of veterinarians, groomers, pet sitters, friends, and neighbors to help you find possible solu-

tions for your animal’s disability. Once you decide on a device or approach, be realistic. It will take time for you and the animal to adapt to make full use of the system, and you may need to try something different.

In a Whole Dog Journal article, “Caring for Dogs with Disabilities,” Mary Schwager wrote, “For dis-

abled animals and their caretakers, success lies in adapting to new challenges. Sometimes, humans have the hardest time, while many dogs seem to have innate resilience.”

Do you have a question or topic for City Paws? Email Penny@BostonZest.com with your request.

The Greater Boston Food Bank receives \$1 million grant

Donation Completes GBFB’s ‘Fill the Fridge’ Campaign Which Raised a Total of \$2.2 Million to Safely Store and Distribute More Fresh Food

Boston, MA (August 28, 2025) – The Delta Air Lines Foundation has partnered with The Greater Boston Food Bank (GBFB), the largest hunger-relief organization in New England, to stem growing food insecurity in Eastern Massachusetts.

The foundation’s \$1 million grant is the capstone gift in the food bank’s ‘Fill the Fridge’ Campaign that was launched in 2024 to help GBFB meet the needs of clients by providing more fresh produce, dairy, protein, and eggs for GBFB’s newly expanded cooler at The Yawkey Distribution Center in Boston. GBFB’s new cooler has the capacity for 400 additional pallets

of healthy food and enables GBFB to distribute an additional 8-10 million pounds of nutritious fresh food per year to our neighbors in need in Eastern Massachusetts. Approximately 97 percent of the food GBFB distributes through its 600 agency partners meets rigorous nutrition standards and nearly 60 percent are perishable items.

Delta Air Lines was recently named GBFB’s 2025 Corporate Partner of the Year and has a longstanding partnership with the food bank that started in 2016. Delta Air Lines has been a generous sponsor of 12 major GBFB events and seven fundraising campaigns including Spring for Meals, Taste of the Food Bank, and the annual WCVB Day of Giving, where their team is known for bringing unmatched energy and enthu-

siasm when volunteering. Over the last 3.5 years, Delta Air Lines employees have also provided hands-on support by volunteering over 500 hours through monthly small-group volunteer shifts in GBFB’s warehouse and at mobile markets, and by holding an annual Volunteer Day at GBFB every April.

“Delta’s mission to connect the world starts with being a strong partner to the communities where we live, work and serve,” said Tad Hutcheson, Managing Director, Community Engagement at Delta Air Lines and Senior Vice President of The Delta Air Lines Foundation. “The work of The Greater Boston Food Bank is absolutely essential here in Eastern Massachusetts, and hunger-relief is one of the areas that we feel compelled to give back. With this grant we want to help

connect those people facing food insecurity in this region with access to the fresh and nutritious food they need to thrive.”

This generous commitment from The Delta Air Lines Foundation arrives at a critical time as Massachusetts continues to grapple with a persistent hunger crisis and federal hunger-relief funding declines. GBFB’s latest research shows that 1 in 3 people experienced food insecurity in 2024 while recently passed federal legislation contains unprecedented cuts to SNAP and Medicaid funding over the next few years that may force even more people to turn to an already overextended hunger relief network.

“We are so grateful for the support of The Delta Air Lines Foundation who have made an incredibly

generous commitment to help GBFB provide access to the healthy food that our neighbors need to live active and productive lives,” said Catherine D’Amato, GBFB’s President and CEO. “Hunger is a daily experience for far too many of our neighbors across the Commonwealth. Thanks to great community partners like Delta Air Lines Foundation, we have the power to end hunger here.”

About The Greater Boston Food Bank:

The Greater Boston Food Bank (GBFB) is the largest hunger-relief organization in New England and one of the largest food banks in the country. For nearly half a century, GBFB has fueled Eastern Massachusetts’ hunger-relief system, putting nearly 90 million healthy meals on tables across the region each year. Over 600

community-based pantries and other local partners in 190 cities and towns depend on GBFB to provide access to healthy food for 600,000 people every month. GBFB is committed to the belief that access to healthy food is a human right regardless of an individual’s circumstances. Through policy, partnerships, and providing free, nutritious, and culturally responsive food, GBFB is committed to addressing the root causes of food insecurity while promoting racial, gender and economic equity in food access. Together, we have the power to end hunger here. For more information and to help us help others, visit us at GBFB.org, follow us on Facebook, X (@gr8bos-foodbank) and Instagram, or call us at 617.427.5200.



Massachusetts House passes bill extending benefits for retired teachers

Bill extends retirement benefits for teachers who go into second careers in education state agencies

Special to the Record

The House of Representatives today passed legislation that would extend benefits for retired teachers who are then hired to work for the Massachusetts Executive Office of Education (EOE) and the Massachusetts Department of Elementary and Secondary Education (DESE). The bill would allow those employees to retain the status of “teacher” and remain in the Teachers’ Retirement System.

“As a former public school teacher, I know the incredible impact that teachers can have on our students’ lives, and the value that they can bring to administrative positions given their experience as educators. That’s why it’s so important that we ensure that former teachers who choose

to serve in administrative roles at EOE and DESE remain in the Teachers’ Retirement System, ensuring that they do not experience an interruption in their membership or service,” said House Speaker Ronald J. Mariano (D-Quincy). “I want to thank Leader Peisch, Chairman Ryan, and Representative Consalvo for their work on this issue, as well as all my colleagues in the House for recognizing the importance of these reforms.”

“I want to take the opportunity to thank Speaker Mariano, Leader Peisch, Chair Gordon, and Representative Consalvo, for all their hard work and advocacy on this bill. The legislation presents a fairness issue. A common-sense approach to fixing a long overdue matter for those who educate the children of the commonwealth. The bill will allow teachers who enrolled in a retirement system before July 1, 2001, the same rights as those who enrolled after that date,” said Representative Daniel J. Ryan (D-Boston), House

Chair of the Joint Committee on Public Service. “Today’s bill allows those teachers, who were not enrolled in the R+ program in 2001, for whatever reason, an opportunity to now buy into the very same program, which would have been the case had the system worked correctly.”

“I was proud to join my colleagues in passing this important legislation to support the dedicated educators of our Commonwealth,” said Representative Jessica Giannino (D-Revere). “This bill corrects a long-standing inequity and ensures that retired teachers who continue their service in roles at EOE and DESE are not penalized for doing so. These individuals bring invaluable classroom experience into policymaking and administrative work, and they deserve retirement benefits that reflect their full contribution to public education in Massachusetts.”

“Though a relatively small number of people are impacted by this legislation, it is perhaps the most impactful legislation the

House has passed in terms of correcting a governmental failure. Many, many teachers will now be treated fairly and allowed to enjoy a well earned retirement,” said Representative Jeffrey Rosario Turco (D. Winthrop).

“I am once again pleased that the House has advanced this important legislation,” said Representative Alice Hanlon Peisch (D-Wellesley), Assistant Majority Leader and sponsor of the bill. “I introduced this bill after being approached by educators in my district—dedicated public servants who brought forward a serious and deeply personal concern. It quickly became evident that this was not an isolated incident, but an issue affecting educators across the Commonwealth. I am hopeful that this language advances through the legislative process in a timely manner, so that these individuals may receive the retirement benefits they have rightfully earned through years of service.”

“Many thanks to the Speaker, the Chairs and

all my colleagues for supporting this very important legislation,” said Representative Rob Consalvo (D-Boston), a sponsor of the bill. “Our action will support hundreds of educators from my District, and all across the Commonwealth of Massachusetts, by correcting this inequity once and for all.”

The change that this bill makes applies to teachers who are vested in the Massachusetts Teachers’ Retirement System, or in the Boston Retirement System, and are subsequently employed by EOE or DESE.

Employees of EOE or DESE who are members of the state employees’ retirement system, and who are reinstated in the Teachers’ Retirement System or the Boston Retirement System because of the passage of this bill, would not be deemed to have had an interruption of membership or service. Upon reinstatement, the member must pay into the annuity savings fund of the Teachers’ Retirement System or the Boston Retirement System. The

bill also mandates that a reinstated member be entered into the state employees’ retirement system as a Group 1 state employee upon retirement.

The bill passed today also establishes a new one-time opportunity to elect to participate in the alternative superannuation retirement benefit program for active or inactive members of the Teachers’ Retirement System who: are a teacher or school nurse; became eligible for membership before July 1, 2001; began contributing to the Teachers’ Retirement System before July 1, 2001; and did not provide a written election to participate or held a good faith belief that they elected to participate in the alternative superannuation retirement benefit program to the Teachers’ Retirement System before July 1, 2001 nor at any other time prior to September 1, 2025.

Having passed the House of Representatives 158-0 the bill now goes to the Senate for its consideration.

News Briefs

CHELSEA POLICE DEPARTMENT WARNS OF ICE SCAM

The Chelsea Police Department is warning community members about a phone scam targeting residents.

Scammers are pretending to be Immigration and Customs Enforcement (ICE) officers and may:

- Claim there is a warrant for your arrest or that you face immigration problems.
- Threaten arrest or deportation if you do not comply.
- Demand that you purchase gift cards (Google Play, Apple, Amazon, etc.)

and provide the codes as “payment.”

The police department alerts community members that:

- No government agency will ever request payment through gift cards, wire transfers, or cryptocurrency.
- Legitimate law enforcement does not demand money over the phone.
- Gift cards are for gifts — not payments.

If You Receive One of These Calls:

- Hang up immediately. Do not give out personal or financial information.
- Do not call back. Scammers use fake caller IDs.

Those who have been affected can report the scam to:

- Chelsea Police Department (In-Person or Non-Emergency line): 617-466-4800
- Federal Trade Commission (FTC): reportfraud.ftc.gov
- Federal Communications Commission (FCC): consumercomplaints.fcc.gov
- Department of Homeland Security – Office of Inspector General (DHS OIG): 1-800-323-8603 or www.oig.dhs.gov

Massachusetts house passes bill to better identify and prevent human trafficking

Special to the Record

In an effort to identify and prevent human trafficking, the Massachusetts House of Representatives today passed legislation that requires lodging facilities, such as hotels, motels, lodging houses, and bed-and-breakfasts, to require their employees to participate in a human trafficking recognition training program. The bill also requires these facilities to post in plain view in the lobby or common area, and in any public restroom, a written notice developed by the Attorney General, which should include the national human trafficking hotline number.

“One of the primary responsibilities that we have as elected officials is to ensure the safety of our con-

stituents. This legislation provides the tools necessary for our hospitality workers to identify and prevent human trafficking, ultimately saving lives and increasing public safety,” said House Speaker Ronald J. Mariano (D-Quincy). “I want to thank Chairman Cahill and Chairman Walsh for advocating for this legislation, as well as all my colleagues in the House for recognizing the importance of these efforts.”

“Human trafficking is a heinous crime that often hides in plain sight. By equipping frontline hotel employees with the tools and training to recognize the signs, we are taking a critical step toward prevention and early intervention,” said Representative Dan Cahill (D-Lynn), House Chair of

the Joint Committee on Public Safety and Homeland Security. “This legislation sends a clear message that Massachusetts is committed to protecting vulnerable individuals and holding traffickers accountable.”

“Human trafficking is a horrific crime that thrives in secrecy and silence and we cannot allow that to continue in Massachusetts,” said Representative Jessica Giannino (D-Revere). “By requiring hospitality workers to be trained to recognize the signs and know how to respond, we are empowering them to be part of the solution. This legislation is a vital step toward protecting vulnerable individuals, holding traffickers accountable, and ensuring that our

See PREVENT Page 12

LEGAL NOTICES

LEGAL NOTICE

MORTGAGEE'S NOTICE OF SALE OF REAL ESTATE

By virtue and in execution of the Power of Sale contained in a certain Mortgage given by Rosa E. Flores to Citizens Mortgage Corporation, dated January 10, 2003 and recorded in Suffolk County Registry of Deeds in Book 30319, Page 321, for breach of the conditions of said Mortgage and for the purpose of foreclosing same will be sold at Public Auction at 12:00PM on September 10, 2025 at 262 Washington Avenue, Chelsea, MA 02150, all and singular the premises described in said Mortgage, to wit:

A CERTAIN PARCEL OF LAND WITH THE BUILDINGS THEREON SITUATED IN CHELSEA, SUFFOLK COUNTY, MASSACHUSETTS, COMPRISING THE NORTHWESTERLY HALF OF LOT 37, AS SHOWN ON A PLAN OF LAND IN CHELSEA, BELONGING TO JOSHUA CARTER, BY JOHN LOW, SURVEYOR, MAY 1848 AND RECORDED WITH SUFFOLK REGISTRY OF DEEDS AT THE END OF RECORD BOOK 589, BOUNDED AND DESCRIBED AS FOLLOWS:

NORTHEASTERLY: BY WASHINGTON AVENUE, TWENTY-FIVE (25) FEET; NORTHWESTERLY: BY LAND NOW OF FORMERLY OF FARNUM, ABOUT ONE HUNDRED AND TWELVE (112) FEET; SOUTHWESTERLY:

BY LOT 38 ON SAID PLAN, TWENTY-FIVE (25) FEET; SOUTHEASTERLY: BY THE SOUTHEASTERLY HALF OF SAID LOT 37, ONE HUNDRED AND TEN (110) FEET, MORE OR LESS. SAID PREMISES ARE SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD, INsofar AS THE SAME ARE NOW IN FORCE AND APPLICABLE. FOR TITLE REFERENCE SEE DEED RECORDED WITH THE SUFFOLK REGISTRY OF DEEDS, BOOK 25672, PAGE 072. FOR FURTHER TITLE REFERENCE SEE DEED RECORDED HEREWITH. The premises are to be sold subject to and with the benefit of all easements, restrictions, encroachments, building and zoning laws, liens, unpaid taxes, tax titles, water bills, municipal liens and assessments, rights of tenants and parties in possession, and attorney's fees and costs. TERMS OF SALE: A deposit of FIVE THOUSAND DOLLARS AND 00 CENTS (\$5,000.00) in the form of a certified check, bank treasurer's check or money order will be required to be Paid by the purchaser in the form of certified funds at the time and place of sale. The balance of the purchase price shall be paid within thirty (30) days from the sale date in the form of a certified funds to Albertelli Law, 5404 Cypress Center Dr., Ste 300, Tampa, FL 33609. A deed will be provided to the purchaser

for recording upon receipt of the full purchase price. The Mortgagee reserves the right to bid at the sale, to reject any and all bids, to continue the sale and to amend the terms of the sale by written or oral announcement made before or during the foreclosure sale. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney. The description of the premises contained in said mortgage shall control in the event of an error in this publication. TIME WILL BE OF THE ESSENCE. Other terms, if any, to be announced at the sale. Citizens Bank, N.A., Present Holder of said Mortgage By Its Attorney Patrick D. Beaton, Esq. Albertelli Law 400 TradeCenter, Suite 5900 Woburn, MA 01801 Phone: 813-221-4743 25-003686 8/21/25, 8/28/25, 9/04/25 C

LEGAL NOTICE

COMMONWEALTH OF MASSACHUSETTS THE TRIAL COURT PROBATE AND FAMILY COURT

Suffolk Division INFORMAL PROBATE PUBLICATION NOTICE Docket No.

SU24P2011EA Estate of: Rosalie Sussman Date of Death: July 08, 2024 To all persons interested in the above captioned estate, by Petition of Petitioner Gloria M. Dove of Revere, MA A will has been admitted to informal probate. Gloria M. Dove of Revere, MA has been informally appointed as the Personal Representative of the estate to serve without surety on the bond. The estate is being administered under informal procedure by the Personal Representative under the Massachusetts Uniform Probate Code without supervision by the Court. Inventory and accounts are not required to be filed with the Court, but interested parties are entitled to notice regarding the administration from the Personal Representative and can petition the Court in any matter relating to the estate, including distribution of assets and expenses of administration. Interested parties are entitled to petition the Court to institute formal proceedings and to obtain orders terminating or restricting the powers of Personal Representatives appointed under informal procedure. A copy of the Petition and Will, if any, can be obtained from the Petitioner.

09/04/25 C

Real Estate Transfers

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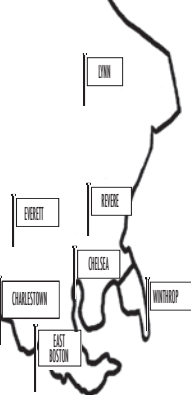
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4TH ANNUAL PURPLE BOW CAMPAIGN RAISES OVERDOSE AWARENESS, SYMBOLIZES POWER OF RECOVERY

MORE THAN 1,000 BOWS ADORN LAMPPOSTS IN GREATER BOSTON NEIGHBORHOODS

Courtesy North Suffolk Community Services

North Suffolk Community Services (NSCS), a nonprofit behavioral health and human services provider, hosted the 4th Annual Adopt-A-Pole Kickoff at its East Boston recovery support center on Aug. 21, an event that aims to honor loved ones lost to overdose, showcase the power and possibility of recovery, and end the stigma around addiction.



From left, Gabriela Ramirez, Deputy Chief of Staff for Boston City Counselor Gabriela Coletta Zapata; NSCS Director of Recovery Services Katie O'Leary; Yasmina Lachmi, legislative aide to state Sen. Lydia Edwards; and Gloribel Rivas-Soldz and Roberto Gomez, chiefs of staff for state Rep. Adrian Madaro.

“Nearly everyone here has lost someone they love to overdose, which makes this a profoundly personal gathering,” said NSCS Chief Operating Officer Audrey Clairmont in welcoming more than 60 people to the kickoff. “The bows you see today are more than symbols – they raise awareness of a disease that remains deeply stigmatized, and they serve as a quiet but powerful expression of support and solidarity for so many in our community who continue to suffer (from addiction).”

From the event, volunteers, recovery coaches, family members and others fanned out across East Boston, Chelsea, Charlestown, Revere, Winthrop, Malden, Roxbury, South Boston and Lynn to hang more than 1,000 purple bows on lamp posts and light poles in those communities. On Friday, Aug. 22, the teams hung purple ribbons along the Mass. and Cass corridor in Boston. Attendees included Christian Arthur, of the Boston Public Health Commission; Gabriela Ramirez, Deputy Chief of Staff for Boston City Counselor Gabriela Coletta Zapata; Yasmina Lachmi, legislative aide to state Sen. Lydia Edwards; and Gloribel Rivas-Soldz and Roberto



tribute to three family members lost to overdose.



From left, NSCS Assistant Vice President of Finance Lindsay Padro, Recovery Coaches John Sanchez and Romero Chacon, CFO Kim Joyce, and Recovery Coaches Jamie Dalton and Chris Perez Valldares pose with a purple bow on Broadway, Chelsea.

to Gomez, chiefs of staff for state Rep. Adrian Madaro; and Boston mayoral candidate Josh Kraft.

Adopt-A-Pole, which was started in 2022 by the nonprofit Scars in Heaven, kicks off during the third week in August so that all the bows are hung prior to International Overdose Awareness Day on Aug. 31. They remain up through September, which is Recovery Month. The event is supported by NSCS, Chapters Recovery Center, Think of Michael Foundation, Gavin Foundation, All Roads Charlestown, The Recovery Exchange Peer Recovery Center, The Bridge Recovery Center, City of Revere, Turn it Around Charlestown and the Winthrop CLEAR (Community & Law Enforcement Assisted Recovery) Program, and through community donations.

Founded in 1959, North Suffolk Community Services, formerly North Suffolk Mental Health Association, touches the lives of nearly 15,000 people annually in more than 75 programs throughout Chelsea, Revere, Winthrop, East Boston, Charlestown, and Boston. North Suffolk supports adults, children, and families across the lifespan

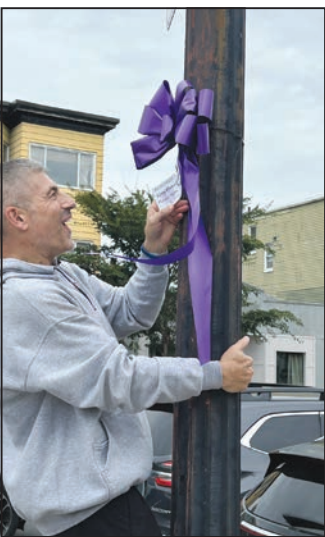
with behavioral health issues, substance use disorders and/or developmental disabilities. The organization employs more than 1,000 talented individuals who provide services in nine languages, including ASL, through a community behavioral health center and three outpatient clinics; mobile crisis response team; 39 residential programs; two Recovery Support Centers and a Recovery Learning Center. It operates a Training Center for employees and the community as well as a 24/7/365 Recovery Support hotline. Visit northsuffolk.org.



From left, Rose Stone, NSCS; Karina Lennox, Gavin Foundation; Audrey Clairmont, Rebekah Cole, William Magner, Katie O'Leary, and Keriann Caccavaro, all of NSCS; and Christian Arthur, from the Boston Public Health Commission at the 4th Annual Adopt-A-Pole Kickoff Event in East Boston on Aug. 21.



Purple bows are hung in Chelsea Square park in memory of loved ones lost to overdose and in support of Recovery Month.



NSCS Recovery Coach Manager Jamie Dalton hangs a bow in memory of his brother Michael. The Dalton family established the Think of Michael Foundation to support people in recovery.

Prevent //

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Commonwealth is not a place where this kind of exploitation can hide.”

“Human trafficking is both illegal and immoral. This legislation takes an important step to eliminate this scourge on our society,” said Representative Jeffrey Rosario Turco (D. Winthrop).

“I’ve seen firsthand how

human traffickers exploit the I-95 corridor, using hotels to transport and harm victims. This afternoon, we took a meaningful step forward to eradicate the crime of human trafficking, uphold human dignity, and ensure justice and protection for victims. I appreciate the cooperation and collaboration of the lodging industry,

hospitality workers’ union, law enforcement, and survivor advocates in crafting this bill”, said Representative Thomas P. Walsh (D-Peabody), sponsor of the bill. “I am grateful for the leadership of Speaker Mariano on this important cause and to Chair Michlewitz, Chair Cahill, and Division Chair González for their ef-

forts in preparing this legislation for today’s vote.”

In 2024, there were 288 signals received by the National Human Trafficking Hotline from Massachusetts, out of which 91 were from victims or survivors of human trafficking. There were 115 human trafficking cases identified in Massachusetts in 2024, which in-

involved 326 victims, according to the National Human Trafficking Hotline.

The training program for lodging employees required by this bill must be approved by the Attorney General and provided by an organization or provider from a list approved by the AG. The program must include training on: the nature

of human trafficking; how human trafficking is defined under Massachusetts or federal law; and how to identify victims of human trafficking.

The bill passed the House of Representatives 158-0 and now goes to the Senate for its consideration.



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