

MINUTES OF A REGULAR MEETING
OF THE BOSTON REDEVELOPMENT AUTHORITY
HELD ON OCTOBER 13, 1966

The Members of the Boston Redevelopment Authority met in regular session at the offices of the Authority, Room 350, 73 Tremont Street, Boston, Massachusetts at 2:00 P. M. on October 13, 1966. The meeting was called to order by the Acting Chairman, and upon roll call, those present and absent were as follows:

Present

Stephen E. McCloskey
James G. Colbert
Melvin J. Massucco
George P. Condakes

Absent

Msgr. Francis J. Lally

A copy of the NOTICE OF MEETING, pursuant to Section 23A of Chapter 39 of the General Laws, with the CERTIFICATE AS TO SERVICE OF NOTICE OF MEETING attached thereto, was read and ordered spread upon the minutes of this meeting and filed for record.

NOTICE OF MEETING

Notice is hereby given in accordance with Section 23A of Chapter 39 of the General Laws that a regular meeting of the Boston Redevelopment Authority will be held at 2:00 in the afternoon on October 13, 1966 at Room 350, 73 Tremont Street, in the City of Boston, Massachusetts.

BOSTON REDEVELOPMENT AUTHORITY

By Kane Simonian

Title: Secretary _____

October 6, 1966

CERTIFICATE AS TO SERVICE OF NOTICE OF MEETING
(Sec, 23A, Chapter 39, General Laws)

I, Kane Simonian, the duly appointed, qualified and acting Secretary of the Boston Redevelopment Authority, do hereby certify that on October 6, 1966 I filed, in the manner provided by Sec. 23A, Chapter 39, General Laws, with the City Clerk of the City of Boston, Massachusetts, a NOTICE OF MEETING of which the foregoing is a true and correct copy.

IN TESTIMONY WHEREOF I have hereunto set my hand and the seal of said Authority this 13th day of October, 1966.

Kane Simonian
Secretary

Messrs. Logue, Simonian and Conley attended the meeting.

The minutes of the meeting of September 30, 1966 were read by the Secretary.

On motion duly made and seconded, it was unanimously

VOTED: to approve the minutes as read.

A letter dated October 10, 1966 was introduced from Rev. Rafe D. Kelly, Pastor, St. Johns Missionary Church, Roxbury.

On motion duly made and seconded, it was unanimously

VOTED: that the Secretary be instructed to invite

Rev. Rafe D. Kelly to come to the first meeting of the Authority at which Msgr. Lally will be in attendance and that Deborah Lamb, Architect, be requested to come to the same meeting.

On the presentation of certified invoices and on a motion duly made and seconded, it was unanimously

VOTED: to approve the payment of the following bills:

Jackson & Moreland	\$ 19,424.60
James J. McGoff	13,700.00
Salah & Pecci	43,253.66
Salah & Pecci	9,900.00
Lord fe Den Hartog	801.50
Paul G. Counihan - CBD	400.00
Paul G. Counihan - CBD	600.00
Paul G. Counihan - Charlestown	500.00
Paul G. Counihan - Charlestown	1,725.00
Paul G. Counihan - South Cove	1,500.00
Paul G. Counihan - Waterfront	50.00
Paul G. Counihan - Washington Park	100.00
William F. Morrissey	4,500.00
Clifford Construction Company	8,516.75
James F. Kelley & Co.	12,750.00
C. S. Walsh Transportation Co.	94,598.65
Jackson & Moreland	2,853.13
Freedon House, Inc.	2,745.83
Miss Helen Hsu	85.20
Planning, Engineering & Development	62.70
Planning, Engineering & Development	1,731.00
Murray D. Segal	480.00
Visiting Nurse Association of Boston, Inc.	706.52

On motion duly made and seconded, it was unanimously

VOTED: to table the invoice of Foley, Hoag & Eliot, dated

September 20, 1966, in the amount of \$17,031.31.

Site Office reports were distributed from Government Center Project Mass. R-35, North Harvard Project Mass. R-54, South End Project Mass. R-56 and Downtown Waterfront-Faneuil Hall Project Mass. R-77.

Copies of a memo dated September 27, 1966 were distributed re Eviction, relating to Harborside Lithograph, Downtown Waterfront-Faneuil Hall Project Area.

On motion duly made and seconded, it was unanimously

VOTED: to table the matter.

Copies of a memo dated October 7, 1966 were distributed re South End Project Mass. R-56, Demolition and Site Clearance Contract No. 2, Change Order No. 1, attached to which were copies of a letter dated October 4, 1966 from the Central Building Wrecking Co.

On motion duly made and seconded, it was unanimously

VOTED: to approve Change Order No. 1, Demolition and Site Clearance Contract No. 2, to extend the contract time twenty-two (22) working days to November 18, 1966, with no change in the contract price.

Copies of a memo dated October 10, 1966 were distributed re Government Center Project Mass. R-35, Site Preparation Contract No. 2, Change Order No. 1.

On motion duly made and seconded, it was unanimously

VOTED: to table the matter.

Copies of a memo dated October 6, 1966 were distributed re West End Project UR Mass. 2-3, Site Preparation Contract No. 5, Change Order No. 1.

On motion duly made and seconded, it was unanimously

VOTED: to approve Change Order No. 1, Site Preparation Contract No. 5, West End Project UR Mass. 2-3, to increase the contract price \$2,700 to a maximum of \$136,785.00 with no change in the contract time.

On motion duly made and seconded, it was unanimously

VOTED: to authorize the attendance of the Real Estate Officer at the Society of Real Estate Appraisers

Eastern Appraisal Conference, New York City,

October 26, 1966 to October 28, 1966.

Copies of a memo dated October 13, 1966 were distributed re Project Mass. R-35 - Government Center, Disposition - Parcel 1, attached to which were copies of a proposed vote, a Temporary Easement with a typing date of October 13, 1966, and a plan entitled "Parcel 1 Construction Easement" dated February 27, 1962 - Revised October 10, 1966.

On motion duly made and seconded, it was unanimously

VOTED: that the proposed temporary easement agreement by and between the BRA and the Government Center Commission of the Commonwealth of Massachusetts as presented to this meeting is hereby approved, and the Development Administrator is authorized to execute said agreement substantially in the form presented to this meeting.

Copies of a memo dated October 13, 1966 were distributed re Project Mass. R-35 - Government Center Disposition - Parcel 13, attached to which were copies of a proposed vote and a letter dated September 29, 1966, from Bertram A. Druker.

On motion duly made and seconded, it was unanimously

VOTED: that the Boston Redevelopment Authority hereby grants an extension of time to March 1, 1967 to 50 State Street Trust, owner of 50 State Street and 25 Faneuil Hall Square, for the submission of the proposal described in Section 402A of the Government Center Urban Renewal Plan.

Copies of a memo dated October 13, 1966 were distributed re Government Center Project Mass. R-35 - Site Improvements, attached to which were copies of a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: that the Development Administrator is hereby authorized to enter into a contract with Beacon Construction Company for the installation of a

sewer in Pemberton Square in accordance with the plan prepared by Camp, Dresser & McKee dated October 11, 1966 for an amount not to exceed \$10,000.

Copies of a memo dated October 13, 1966 were distributed re Central Business District Project Mass, R-82, Contractual Services, attached to which were copies of a proposed vote, a statement of qualifications, and a Contract for Railroad Engineering Services.

On motion duly made and seconded, it was unanimously VOTED: that the Development Administrator is hereby authorized to execute a contract for railroad engineering services substantially in the form attached hereto with Thomas K. Dyer, Inc. , in an amount not to exceed \$4,000.00.

Copies of a memo dated October 13, 1966 were distributed re South End Urban Renewal Area, Mass. R-56, Acquisition, attached to which were copies of a proposed vote.

On motion duly made and seconded, it was unanimously VOTED: that Land Acquisition Staging Plan for the South End be amended in order that the acquisition of the properties on Dover Street between Tremont Street and Washington Street, and the properties on Tremont Street between Berkeley Street and Appleton Street be re-staged to occur in the first acquisition stage, or the period September, 1966 to June, 1967.

Copies of a memo dated October 13, 1966 were distributed re Request for Approval of Minimum Disposition Prices, Washington Park Mass. R-24, attached to which were copies of a resolution and a map of the Washington Park Urban Renewal Area, (Fringe Parcels).

A resolution entitled "Resolution of the Boston Redevelopment Authority Re: Proposed Prices for Disposition Parcels in the Washington Park Urban Renewal Area Project No. Mass. R-24" was introduced, read and considered.

On motion duly made and seconded, it was unanimously
VOTED; to adopt the aforementioned Resolution as read and
considered.

The foregoing Resolution is filed in the Document Book of the Authority
as Document No. 685.

Copies of a memo dated October 13, 1966 were distributed re Request
for Approval of Minimum Disposition Prices Washington Park R-24, attached to
which were copies of a resolution and a map of the Washington Park Urban
Renewal Area, (Sites F-5, F-5a).

On motion duly made and seconded, it was unanimously
VOTED: to table the matter.

Copies of a memo dated October 13, 1966 were distributed re Charles-
town Urban Renewal Project Mass. R-55 - Acquisition - Purchase of Property
Requested by Owners of Property to be Acquired under the Charlestown Urban
Renewal Plan, attached to which were copies of a proposed vote and Exhibit A -
List of Properties to be Acquired by Negotiation, Charlestown Urban Renewal
Area.

On motion duly made and seconded, it was unanimously
VOTED: that the Real Estate Officer, with the approval of
the General Counsel, is authorized to acquire by
negotiation those properties designated for acqui-
sition under the Charlestown Urban Renewal Plan
as shown on the attached list marked Exhibit "A"¹¹
at such prices, terms, and other conditions that
are consistent with the concurrence in such
acquisition to be obtained from the Department
of Housing and Urban Development and in accor-
dance with applicable Federal regulations and
State Law.

Copies of a memo dated October 11, 1966 were distributed re Housing
Program - Campus High School Urban Renewal Project, attached to which were
copies of a proposed vote.

On motion duly made and seconded, it was unanimously
VOTED: that in connection with the Early Land Program
for the Campus High School Urban Renewal Pro-
ject the Boston Redevelopment Authority will,
upon approval of the Project as required by law,
reserve a minimum of 15 acres of land for the
construction of some 400-600 units of new low-
and moderate-income housing, if this land is
available after the Public Facilities Commission
determines the amount of land which will be
needed as the site for the Campus High School.

Copies of a memo dated October 13, 1966 were distributed re Contractual
Services, attached to which were copies of a proposed vote and a Contract for Cost
Estimating Services.

On motion duly made and seconded, it was unanimously
VOTED: to table the matter.

Copies of a memo dated October 13, 1966 were distributed re Transpor-
tation-Engineering Department, Contractual Services for Traffic Information
Studies with Massachusetts Safety Council, Inc. , attached to which were copies
of a proposed vote and a Contract for Traffic Studies.

On motion duly made and seconded, it was unanimously
VOTED: that the Development Administrator be and hereby
is authorized to execute an Agreement with the
Massachusetts Safety Council, Inc. for the pre-
paration and conducting of traffic accident infor-
mation studies in an amount not to exceed \$2, 500.

Copies of a memo dated October 13, 1966 were distributed re Real
Estate Appraiser - William C. Kobin, 88 Broad Street, Boston, attached to
which were copies of the qualifications of the appraiser,

On motion duly made and seconded, it was unanimously
VOTED: to approve William C. Kobin, 88 Broad Street,
Boston, as an appraiser in the CharLestown
and South End project areas.

Copies of a memo dated October 13, 1966 were distributed re Amendment to Foley, Hoag & Eliot Contract - Administrative Legal Services, 1966, attached to which were copies of a proposed vote and Contract Amendment No. 1.

On motion duly made and seconded, it was unanimously

VOTED: to table the matter.

Copies of a memo dated October 13, 1966 were distributed re Personnel Actions.

On motion duly made and seconded, it was unanimously

VOTED: to approve the following:

Temporary Appointments - Six month basis:

		<u>Grade & Step</u>	<u>Per Annum</u>	<u>Effective</u>
James A. Tierney	Develop. Specialist I	8-1	\$ 6, 500	11-7-66

Temporary Appointments - Part-time basis:

Dorothy F. Wong	Relocation Specialist I	\$4.25 p/h {25 hr/wk)	10-17-66
Barry B. White	Development Assist. I	\$3.00 p/h (20 hr/wk)	10-17-66

Temporary Appointment - Co-operative work basisj

Robert K. LeRette	Development Assist. I	\$2.25 p/h	10-17-66_to 12-9-66
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Request for Advance Sick Leave:

Howard P. Carroll	Development Specialist II	29 days sick leave	10-19-66 to 11-30-66
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Resignations:

Frank W. DelVecchio	Project Director, Charlestown	10-17-66
Catherine V. McKelligan	Family Relocation Specialist II	10-13-66
Judy N. Abrams	Relocation Specialist I	10-14-66
Margaret R. Fahy	Secretary	10-20-66
Donald W. Harrison	Draftsman I	10-13-66

Copies of two (2) memoranda were distributed re Travel, dated October 13, 1966.

On motion duly made and seconded, it was unanimously

VOTED: to authorize travel for the following:

- 1) Robert J. Bott - to Albany, New York
October 31, - November 1, 1966.
- 2) Louise Bynoe, Ellen Fox and Elizabeth Crichlow - to Swampscott, Mass.
October 28, 1966 - to attend the Annual Settlement Conference, and the payment of a registration fee of \$9-00 each.

Copies of a memo dated October 13, 1966 were distributed re Zoning Referrals.

On motion duly made and seconded, it was unanimously VOTED: to approve the recommendations of the Development Administrator with respect to Zoning Petitions Z-654 thru Z-667.

The aforementioned memorandum is filed in the Document Book of the Authority as Document No. 686.


On motion duly made and seconded, it was unanimously VOTED: to enter into executive session.

On motion duly made and seconded, it was unanimously VOTED: to end the executive session and resume the public meeting.

On motion duly made and seconded, it was unanimously VOTED: that the next meeting of the Authority be held on October 27, 1966 at 2:00 p. m.

On motion duly made and seconded, it was unanimously VOTED: to adjourn.

The meeting adjourned at 3:26 p. m.


Assistant Secretary