

MINUTES OF A REGULAR MEETING  
OF THE BOSTON REDEVELOPMENT AUTHORITY  
HELD ON JULY 9, 1970

The Members of the Boston Redevelopment Authority met in regular session at the offices of the Authority, Room 921, City Hall, One City Hall Square, Boston, Massachusetts at 2:30 P. M. on July 9, 1970. The meeting was called to order by the Chairman, and upon roll call, those present and absent were as follows:

<u>Present</u>	<u>Absent</u>
Msgr. Francis J. Lally	None
Melvin J. Massucco	
James G. Colbert	
Patrick Bocanfuso	
Robert L. Farrell	

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 two-thirty in the afternoon on July 9, 1970, at Room 921, City Hall, 1 City Hall Square, in the City of Boston, Massachusetts.

BOSTON REDEVELOPMENT AUTHORITY

By Francis J. Lally

Title      \_      Secretary \_\_\_\_\_

July 7, 1970

CERTIFICATE AS TO SERVICE OF NOTICE OF MEETING

I, Kane Simonian, the duly appointed, qualified and acting Secretary of the Boston Redevelopment Authority, do hereby certify that on July 7, 1970, 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 9th day of July, 1970.

Kane Simonian  
Secretary

Messrs. Warner, Simonian and Conley attended the meeting.

The minutes of the meeting of June 18, 1970 were read by the Secretary.

On a motion by Mr. Farrell, seconded by Mr. Bocanfuso, it was unanimously

VOTED: To amend the minutes of June 18, 1970 by deleting the  
2nd and 3rd paragraphs on page 23.

On a motion by Mr. Colbert, seconded by Mr. Massucco, it was

VOTED: To further amend the minutes by inserting after the first  
paragraph on page 23 the following:

"That the Executive Director is hereby directed  
to file in behalf of the Authority an appeal with  
the Board of Appeal for two areas involved for  
the temporary parking in the West End project,  
from July 1, 1970 to July 1, 1971. Said agree-  
ments may be cancelled on fifteen days'notice."

Mr. Farrell voted "Nay".

On motion duly made and seconded, it was unanimously

VOTED: To approve the minutes as amended and read.

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:

Alfio Construction Company	\$ 9,561.00
Arrow Wrecking, Inc.	5,542.00
Arrow Wrecking, Inc.	4,564.75
Bernard R. Baldwin	30,271.00
Bernard R. Baldwin	11,924.00
Carriere Construction Co.	76,693.04
Casey and Dennis	350.00
Concord Research Corporation	1,853.91
John Sherman Cullen	4,200.00
Maarten D. DenHartog	1,078.50
John J. Duane Co., Inc.	20,689.00
John J. Duane Co., Inc.	11,325.90
Thomas K. Dyer, Inc.	477.84
Edwards & Kelcey, Inc.	21,451.75
Robert F. Engle	300.00
Everett Fence Co., Inc.	136.00
Fay, Spofford & Thorndike, Inc.	145.25
Fay, Spofford & Thorndike, Inc.	6,854.71
Fay, Spofford & Thorndike, Inc.	5,298.37
Alexander Ganz	3,150.00
John D. Hewitt	500.00
John D. Hewitt	775.00

Howard, Needles, Tammen & Bergendoff, Inc.	\$ 886.00
Everett H. Jenkins	1,093.00
Keane Associates, Inc.	1,994.40
Hubert J. Kelley	300.00
Hubert J. Kelley	300.00
Hubert J. Kelley	300.00
Myer Z. Kolodny	800.00
Myer Z. Kolodny	250.00
Myer Z. Kolodny	100.00
Myer Z. Kolodny	150.00
Myer Z. Kolodny	150.00
Myer Z. Kolodny	375.00
Myer Z. Kolodny	150.00
Myer Z. Kolodny	150.00
Leggat McCall & Werner, Inc.	8,800.00
Arthur D. Little, Inc.	3,004.62
Loroy Construction Company	2,962.68
Joseph P. McCabe, Inc.	13,284.27
John McCourt Company	15,142.50
John McCourt Company	51,666.21
Chas. T. Main, Inc.	514.73
Chas. T. Main, Inc.	6,773.81
Mary L. New	1,400.00
John E. O'Neill	2,950.00
Schoenfeld Associates, Inc.	7,364.20
Larry Smith & Company, Inc.	1,500.00
Jack Stone	180.00
F. A. Stahl-Architectural Heritage Assoc.	4,194.43
Arthur J. Swett	169.80
Urban Data Processing, Inc.	520.98
G. Walter Whalen	2,500.00
Murray D. Segal	5,449.50
South End Tenants' Council	5,549.17

TO BE REIMBURSED BY CITY OF BOSTON

D. Federico Company, Inc.	54,542.61
Piatelli Construction Corp.	2,499.63
Sylvester A. Ray Co., Inc.	73,691.82
South Boston Construction Co., Inc.	29,785.50
Spiniello Construction Company	6,399.99

Copies of six (6) memoranda dated July 9, 1970 were distributed re Adjustments in Use and Occupancy Charges.

On motion duly made and seconded, it was unanimously

VOTED: To authorize the following adjustments in the monthly

Use and Occupancy Charges:

<u>Project</u>	<u>Account</u>	<u>Name and Address</u>	<u>Reduce to</u>	<u>Effective</u>
Waterfront	# 167	Curley Bros. , Inc. 21 South Market Street	\$ 25.00	5/1/70
Waterfront	# 163	Three Star Tomato Company 5 South Market Street	\$ 25.00	5/19/70
* Waterfront	# 330	G. P. Hale Company, Inc. 152 Atlantic Avenue	\$ 25.00	1/1/70

\* Subject to the payment of the arrears .

<u>Project</u>	<u>Account</u>	<u>Name and Address</u>	<u>Reduce to</u>	<u>Effective</u>
Waterfront	# 331	B & M Fish Company 154 Atlantic Avenue	\$25. 00	1/1/70
* Waterfront	# 55	Wally Sea Products 176 Atlantic Avenue	\$25. 00	6/6/70
Charlestown	#116	Peerless Electric Supply Co. 300 Rutherford Avenue	\$25.00	9/25/69

\* Subject to the payment of the arrears.

Copies of a memorandum dated July 9, 1970 were distributed re Washington Park Project Mass. R-24, Parcel C-1B, Montessori Family Center, Inc., which included a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: That the Montessori Family Center, Inc. be and hereby is granted until September 1, 1970 for the submission of evidence of the availability of necessary funds to commence construction of a new Montessori school facility on Parcel C-1B in the Washington Park Urban Renewal Area.

Copies of a memorandum dated July 9, 1970 were distributed re Government Center Project Mass. R-35, Request to Advertise Site Preparation Contract "E".

On motion duly made and seconded, it was unanimously

VOTED: That the Secretary is authorized to advertise Site Preparation Contract "E" in the Government Center Project, Mass. R-35.

Copies of a memorandum dated July 9, 1970 were distributed re Government Center Project Mass. R-35, City Hall Plaza - Stage II, Contract with Architects and Engineers for the Boston City Hall, which included a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: To table the matter.

Copies of a memorandum dated July 9, 1970 were distributed re Government Center Project Mass. R-35, City Hall Plaza - Stage I, Contract with Kallmann & McKinnell, Architects, which included a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: To table the matter.

Copies of a memorandum dated July 9, 1970 were distributed re Government Center Project Mass. R-35, Amendment No. 1 to Contract for Architectural Services in Connection with Supervision of Construction of Parcel 2 Open Spaces and Related Work, attached to which were copies of a proposed vote. This matter had been tabled previously.

On motion duly made and seconded, it was unanimously

VOTED: To continue the matter on the table.

Copies of a memorandum dated July 9, 1970 were distributed re Charlestown Project Mass, R-55, Proposed Changes in Land Use Controls for Disposition Parcels R-4 thru R-13, which included a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: That the Charlestown Project Director be authorized to notify the owners of property abutting parcels R-4, R-5, R-6, R-7, R-8, R-9, R-10, R-11, R-12 and R-13 that the Authority is considering a change in the land use controls for these parcels and further that the date of -

August 6, 1970  
:Room 921, Boston City Hall  
at 2:30 P. M.

be established for a public hearing on the proposed change.

Copies of a memorandum dated July 9, 1970 were distributed re Charlestown Project Mass. R-55, Designation of Developers, attached to which were copies of a Resolution, and a Summary Sheet of the Parcels.

A Resolution entitled: "RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY RE: PROPOSED DISPOSITION OF PARCELS R-48 SUB-PARCEL 2, R-48 SUB-PARCEL 3, R-48 SUB-PARCEL 4, R-48 SUB-PARCEL 5, AND R-48 SUB-PARCEL 6 IN THE CHARLESTOWN URBAN RENEWAL AREA PROJECT NO. MASS. R-55" was introduced, read and considered.

On motion duly made and seconded, it was unanimously

VOTED: To adopt the Resolution as read and considered.

The aforementioned Resolution is filed in the Document Book of the Authority as Document No. 1674.

Copies of a memorandum dated July 9, 1970 were distributed re Charlestown Project Mass. R-55, Engineering Contract No. 3 with Edwards & Kelcey, Inc. , which included a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: That Payment Request No. BOA in the amount of \$13,646.47 to Edwards & Kelcey, Inc. for Engineering Contract No. 3 in the Charlestown Project, Mass. R-55, be approved.

Copies of a memorandum dated July 9, 1970 were distributed re Charlestown Project Mass. R-55, Amendment to Reuse Appraisal Contracts, which included a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: That the Director is hereby authorized to issue a Change Order to the Contracts with Singer Associate and Ralph S. Foster and Sons increasing the total contract maximum upset price for each appraiser in the amount of \$1,000 and further extending the time of completion of each contract to 31 December 1970.

Copies of a memorandum dated July 9, 1970 were distributed re South End Project Mass. R-56, Demolition and Site Clearance Contract No. 9, attached to which were copies of a tabulation of bids, and a list of buildings included in the contract.

On motion duly made and seconded, it was unanimously

VOTED: That the Executive Director is authorized, in behalf of the Authority, to execute Demolition and Site Clearance Contract No. 9 with the lowest qualified bidder, Maher & Fall "Wrecking Co. , Inc. , in the amount of \$169,000 in the South End Project, Mass. R-56.

Copies of a memorandum dated July 9, 1970 were distributed re South End Project Mass. R-56, Site Preparation Contract No. 32, which included a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: That the Secretary be authorized to advertise Site Preparation Contract No. 32, South End Project Mass. R-56.

Copies of a memorandum dated July 9, 1970 were distributed re South End Project Mass. R-56, Proposed Advertisement for Parcel 51, attached to which were copies of an advertisement.

On motion duly made and seconded, it was unanimously

VOTED: To table the matter.

Copies of a memorandum dated July 9, 1970 were distributed re South End Project Mass. R-56, Land Acquisition, attached to which were copies of a Resolution and an Order of Taking including Annex A - Taking Area Description, and Annex B - Award of Damages, a letter dated June 9, 1970 from Mrs. Edith Alperin, and a letter dated June 20, 1970 from Mr. Bertram Lank, owners of the parcel.

On motion duly made and seconded, it was unanimously

VOTED: To adopt the following Resolution:

BE IT RESOLVED by the Boston Redevelopment Authority that an ORDER OF TAKING dated July 9, 1970, relating to a portion of the South End Urban Renewal Area, Mass. R-56, be executed, a copy of which the Secretary shall cause to be recorded in the office of the Registry of Deeds for the County of Suffolk.

The aforementioned ORDER OF TAKING including Annex A and Annex B is filed in the Document Book of the Authority as Document No. 167\_5.

Copies of a memorandum dated July 9, 1970 were distributed re South End Project Mass. R-56, Flower Market, Parcel 48C, attached to which were copies of two (2) proposed votes. A set of plans and an architect's rendering of the proposed building was displayed.

On motion duly made and seconded, it was unanimously

VOTED: That the following working drawings and specifications on Parcel 48C in the South End Urban Renewal Area are hereby approved, subject however to the comments of the Authority's Director of Urban Design in his letter of July 3, 1970, to

Steffian, Steffian & Bradley, Inc. : Plans prepared by Steffian, Steffian & Bradley, Inc., architects, dated July 1, 1970, numbered A-1 through A-6, L-1, H-1 and H-2, E-1 and E-2, P-1, and S-1 through S-3 and Specifications dated July 1, 1970.

On motion duly made and seconded, it was unanimously

VOTED: That the Director be and hereby is authorized to execute and deliver an amendment to the Land Disposition Agreement between the Boston Redevelopment Authority and Independent Wholesale Florists and Suppliers Development Corporation, dated December 2, 1968, respecting Parcel 48C in the South End Project, said amendment to change the time for conveyance specified in Section 205 to August 14, 1970.

Copies of a memorandum dated July 9, 1970 were distributed re South End Project Mass. R-56, Amendment to Reuse Appraisal Contracts, which included a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: That the Director is hereby authorized to amend contracts with Fred R. O'Donnell and Associates and Robert Sutte of Ryan, Elliott Appraisal Company, Inc. increasing the total contract maximum upset price for each appraiser in the amount of \$5,000 and \$9,000 respectively, and further extending the time of completion of each contract to 1 July 1971.

Copies of a memorandum dated July 9, 1970 were distributed re South End Project Mass. R-56, Second Special Fencing Contract, which included a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: That the Secretary be authorized to advertise the Second Special Fencing Contract in the South End Project, Mass. R-56.



Copies of a memorandum dated July 9» 1970 were distributed re Downtown Waterfront Project Mass. R-77, Demolition and Site Clearance Contract No. 4, attached to which were copies of a memorandum dated June 18, 1970, and a tabulation of bids. This matter had been tabled previously<sup>vX</sup>

On motion duly made and seconded, it was unanimously

VOTED: That the Demolition and Site Clearance Contract No. 4, in the Downtown-Waterfront Project Mass. K-77, in the amount of \$394, 000 be awarded to the lowest qualified bidder, Wrecking Corporation of America, and the Executive Director be authorized to execute the contract in behalf of the Authority.

Copies of a memorandum dated July 9, 1970 were distributed re Downtown Waterfront Project Mass. R-77, Site Preparation Contract No. 3, Settlement of Claim, attached to which were copies of a schedule of cost, and a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: That subject to approval by the Department of Housing and Urban Development, a payment of \$2, 087. 92 is hereby authorized to Joseph P. McCabe, Inc. , as full and complete settlement of the Contractor's claim respecting Site Preparation Contract No. 3 of Downtown Waterfront-Faneuil Hall Project, Mass. R-77.

Copies of a memorandum dated July 9, 1970 were distributed re Downtown Waterfront Project Mass. R-77, Parcel C-2, attached to which were copies of a proposed vote, and a map indicating the location of the parcel.

On motion duly made and seconded, it was unanimously

VOTED: That the Executive Director is authorized to advertise Parcel C-2 in the Downtown Waterfront-Faneuil Hall

Urban Renewal Project Area for residential and residential related development as the parcel is sub-divided and is amended in area on the plans accompanying this vote.

Copies of a memorandum dated July 9, 1970 were distributed re Downtown "Waterfront Project Mass. R-77, Boston Edison Company's Request for License for Installation of Steam Mains within Proposed East India Row Area, attached to which were copies of a map.

On motion duly made and seconded, it was unanimously

VOTED: To table the matter.

Copies of a memorandum dated July 9, 1970 were distributed re Waterfront Project Mass. R-77, Order of Taking, 7-11 Merchants Row, attached to which were copies of a map indicating the location of the parcel, a Resolution, and an Order of Taking including Annex A - Taking Area Description, and Annex B -- Award of Damages.

On motion duly made and seconded, it was unanimously

VOTED: To adopt the following Resolution:

BE IT RESOLVED by the Boston Redevelopment Authority that an ORDER OF TAKING dated July 9, 1970, relating to a portion of the Downtown Waterfront-Faneuil Hall Urban Renewal Area, Mass. R-77, be executed and made a permanent part of these proceedings, copies of which the Secretary shall cause to be recorded in the office of the Registry of Deeds for the County of Suffolk.

The aforementioned ORDER OF TAKING including Annex A and Annex B is filed in the Document Book of the Authority as Document No. 1676.

Copies of a memorandum dated July 9, 1970 were distributed re Downtown Waterfront Project Mass. R-77, Disposition Parcel E-8, Request for Authorization for Advertisement for Development as a Parking Garage, attached to which were copies of a map indicating the location of the parcel.

On motion duly made and seconded, it was unanimously

VOTED: That the Executive Director is authorized to advertise

Parcel E-8 in the Downtown Waterfront-Faneuil Hall Urban Renewal Area for development of a parking garage with ancillary uses.

Copies of a memorandum dated July 9, 1970 were distributed re Downtown "Waterfront Project Mass. R-77, Disposition Parcel D-2 and D-10, Request Authorization for Advertisement for Development as an Office Building, attached to which were copies of a map indicating the location of the parcel.

On motion duly made and seconded, it was unanimously

VOTED: That the Executive Director is hereby authorized to advertise, in one or more Boston newspapers of general circulation and other publications as appropriate, the availability of Disposition Parcels D-Z and D-10 in the Downtown Waterfront-Faneuil Hall Urban Renewal Area for development of an office building and necessary uses thereto.

Copies of a memorandum dated July 9, 1970 were distributed re Waterfront Project Mass. R-77, Extension of Contract Period, Reuse Appraisal Contracts, which included a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: That the Director is hereby authorized to amend contracts with Michael F. Quinn and Larry Smith and Company, Inc. extending the time for completion of each contract to June 30, 1971, at no increase in each maximum upset price.

Copies of a memorandum dated July 9, 1970 were distributed re Park Plaza Project, Authorization of Advertisement for Developer Interest, which included a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: That the Director is authorized to employ the services of an advertising agency, and the Executive Director is authorized to advertise for developer interest in the Park Plaza Project Area in each of the following publications:

- a) Sunday Editions of the Boston Herald, Boston Globe Boston Record-American, and the New York Times;
- b) Eastern Edition of the Wall Street Journal; and the
- c) New England Real Estate Journal

not to exceed \$5,000.

Copies of a memorandum dated July 9, 1970 were distributed re Central Business District, Project Mass. R-82, Extension of Contract Period, which included a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: That the Director is hereby authorized to amend the Central Business District reuse appraisal contracts with Larry Smith and Company, Inc. and Peter A. Laudati and Son, extending the time for completion of the contract to 31 December 1970, at no increase in the maximum up-set price.

Copies of a memorandum dated July 9, 1970 were distributed re South Cove Project Mass. R-92, Site Preparation Contract C, which included a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: That Pine Hill Contracting, Inc., of Lynnfield, Mass., be approved to perform curbing and concrete sidewalk work as a subcontractor to D. Federico Co., Inc., the general Contractor, on Site Preparation Contract C in the South Cove Urban Renewal Area, Mass. R-92.

Copies of a memorandum dated July 9, 1970 were distributed re South Cove Project Mass. R-92, Accounts Receivable to be Charged Off.

On motion duly made and seconded, it was unanimously

VOTED: To charge off as uncollectible \$11,947.50, Account No. 415, LaSalle Realty Corporation, 68 Warrenton Street, South Cove Project Mass. R-92, and make the following findings required by HUD procedure:

1. There is no reasonable prospect of collection;
2. The probable costs of further efforts to collect would not be warranted.

Copies of a memorandum dated July 9, 1970 were distributed re Fenway Project Mass. R-115, Minor Modification of Christian Science Church Proposal Agreement, attached to which were copies of a Resolution.

A Resolution entitled: "RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY RE: MINOR MODIFICATION OF THE CHRISTIAN SCIENCE CHURCH PROPOSAL AGREEMENT FENWAY URBAN RENEWAL AREA PROJECT NO. MASS. R-115" was introduced, read and considered.

On motion duly made and seconded, it was unanimously

VOTED: To adopt the Resolution as read and considered.

The aforementioned Resolution is filed in the Document Book of the Authority as Document No. 1677.

Copies of a memorandum dated July 9, 1970 were distributed re Fenway Project Mass. R-115, Acquisition, attached to which were copies of a Resolution, and an Order of Taking including Annex A - Taking Area Description, and Annex B - Award of Damages.

On motion duly made and seconded, it was unanimously

VOTED: To adopt the following Resolution:

BE IT RESOLVED by the Boston Redevelopment Authority that an ORDER OF TAKING dated July 9, 1970, relating to portions of the Fenway Urban Renewal Area, Mass. R-115, be executed, a copy of which the Secretary shall cause to be recorded in the office of the Registry of Deeds for the County of Suffolk.

The aforementioned ORDER OF TAKING including Annex A and Annex B is filed in the Document Book of the Authority as Document No. 1678.

Copies of a memorandum dated July 9, 1970 were distributed re Campus High School Project Mass. R-129, Demolition and Site Clearance Contract No. 1, attached to which were copies of a tabulation of bids, and a list of buildings included in the contract.

On motion duly made and seconded, it was unanimously

VOTED: That the Executive Director is authorized, in behalf of the Authority, to execute Demolition and Site Clearance Contract No. 1 with the lowest qualified bidder, the Arrow Wrecking, Inc., in the amount of \$23,930, in the Campus High School Project, Mass. R-129.

Copies of a memorandum dated July 9, 1970 were distributed re Campus High School Project Mass. R-129, Order of Taking, Reuse Parcel P 1, attached to which were copies of a Resolution, and an Order of Taking including Annex A - Taking Area Description, and Annex B - Award of Damages.

On motion duly made and seconded, it was

VOTED: To adopt the following Resolution:

BE IT RESOLVED by the Boston Redevelopment Authority that an ORDER OF TAKING dated July 9, 1970, relating to portions of the Campus High School Project Urban Renewal Area, Mass. R-129, be executed together with two Plans drawn by Barnes Engineering Company, Inc. , entitled: "Street, Property & Eminent Domain Map, Campus High School Project R-129, Boston Redevelopment Authority Boston - Suffolk County - Massachusetts, the first Plan being Plan No. 9 of 18 and the second Plan being Plan No. 10 of 18," and made a permanent part of these proceedings, copies of which the Secretary shall cause to be recorded in the Office of the Registry of Deeds for the County of Suffolk.

Msgr. Lally voted "Present".

The aforementioned ORDER OF TAKING including Annex A and Annex B is filed in the Document Book of the Authority as Document No. 1679.

Copies of a memorandum dated July 9, 1970 were distributed re Campus High School Project Mass. R-129, 60 Vernon Street, Roxbury APAC, Head Start Program Quarters, which included a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: That the Executive Director be and hereby is authorized

to enter into a use and occupancy agreement with the

Roxbury Area Planning Action Council respecting 60 Vernon

Street in the Campus High School Urban Renewal Area.

Copies of a memorandum dated July 9, 1970 -were distributed re Campus High School Urban Renewal Plan and Final Project Report, attached to which were copies of five (5) Resolutions.

A Resolution entitled: "RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY APPROVING THE URBAN RENEWAL PLAN, THE CONDITIONS UNDER WHICH RELOCATION PAYMENTS WILL BE MADE, AND THE FIXED RELOCATION PAYMENTS SCHEDULE FOR THE CAMPUS HIGH SCHOOL URBAN RENEWAL PROJECT" was introduced, read and considered.

On motion duly made and seconded, it was unanimously

VOTED: To adopt the Resolution as read and considered.

The aforementioned Resolution is filed in the Document Book of the Authority as Document No. 1680.

A Resolution entitled: "RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY AUTHORIZING SUBMISSION OF THE CAMPUS HIGH SCHOOL URBAN RENEWAL PLAN AND RELOCATION PROGRAM TO THE MAYOR AND CITY COUNCIL OF THE CITY OF BOSTON AND TO THE DIVISION OF URBAN RENEWAL OF THE STATE DEPARTMENT OF COMMUNITY AFFAIRS<sup>11</sup>" was introduced, read and considered.

On motion duly made and seconded, it was unanimously

VOTED: To adopt the Resolution as read and considered.

The aforementioned Resolution is filed in the Document Book of the Authority as Document No. 1681.

A Resolution entitled: "RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY AUTHORIZING THE FILING OF AN APPLICATION FOR LOAN AND GRANT FOR THE CAMPUS HIGH SCHOOL URBAN RENEWAL AREA" was introduced, read and considered.

On motion duly made and seconded, it was unanimously

VOTED: To adopt the Resolution as read and considered.

The aforementioned Resolution is filed in the Document Book of the Authority as Document No. 1682.

' Resolution entitled: "RESOLUTION OF THE BOSTON REDEVELOPMENT  
~7 UTY AUTHORIZING EXECUTION OF A COOPERATION AGREEMENT  
HE CITY OF BOSTON FOR THE CAMPUS HIGH SCHOOL URBAN RENEWAL  
."T" was introduced, read and considered.

i motion duly made and seconded, it was unanimously

VOTED: To adopt the Resolution as read and considered.

The aforementioned Resolution is filed in the Document Book of the Authority as Document No. 1683.

A Resolution entitled: "RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY RE: DETERMINATIONS AND FINDINGS RELATIVE TO THE CONDITION OF THE CAMPUS HIGH SCHOOL URBAN RENEWAL AREA AND THE CLEARANCE AREA LOCATED THEREIN, PROJECT NO. MASS. R-129" was introduced, read and considered.

On motion duly made and seconded, it was unanimously

VOTED: To adopt the Resolution as read and considered.

The aforementioned Resolution is filed in the Document Book of the Authority as Document No. 1684.

Copies of a memorandum, dated July 9» 1970 were distributed re Campus High School Project Mass. R-129, Reuse Appraisal Contracts, which included a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: That the Director be and hereby is authorized to enter into contracts with Robert S. Sutte of Ryan, Elliott Appraisal Company, Inc. and Ralph S. Foster Company, Inc. for reuse appraisals in the Campus High School Urban Renewal Area; said contracts each to be of 12-months<sup>1</sup> duration, the total contract price of each not to exceed \$7, 500 in accordance with the fee schedule approved by the Department of Housing and Urban Development.

Copies of a memorandum dated July 9, 1970 were distributed re Designation of Developer and Authorization to Convey Parcel SB-31, Non Urban Renewal Area South Boston, Massachusetts, attached to which were copies of a -proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: That the Director is hereby authorized for and on behalf of the Boston Redevelopment Authority to execute and deliver a Land Disposition Agreement between the Authority



as Seller and Charles W. Grady, Inc. as Buyer, providing for the conveyance by the Authority of Parcel SB-31 in consideration of eleven cents (11¢) per square foot and BRA legal fees and Buyer's Agreement to develop the property; such Agreement to be in the Authority's usual form and to contain such other and further terms and provisions as the Director shall deem proper and in the best interest of the Authority; that the Director is further authorized to execute and deliver a Deed conveying said property pursuant to such Disposition Agreement; and that the execution and delivery by the Director of such Agreement and Deed to which a Certificate of this Vote is attached, shall be conclusively deemed authorized by this Vote and conclusive evidence that the form, terms, and provisions thereof are by the Director deemed proper and in the best interests of the Authority.

Copies of a memorandum dated July 9, 1970 were distributed re Infill Housing Program, Urban Renewal and Non-Urban Renewal Areas, Contract for Professional Services, attached to which were copies of a proposed vote, and a Contract for Professional Services.

On motion duly made and seconded, it was

VOTED: That the Director be and is hereby authorized to execute and deliver contracts to six representatives from those neighborhoods in which Infill is to be constructed, said representatives to be known as Community Construction Coordinator and Inspector and to be compensated at the rate of twenty dollars (\$20,00) per unit total compensation for all six representatives not to exceed \$13,760, said contracts to be substantially in the form presented to the Authority under cover of the Director's Memorandum of July 9, 1970.

Mr. Farrell voted "Present".

Copies of a memorandum dated July 9, 1970 were distributed re James Gildea vs. Boston Redevelopment Authority, attached to which were copies of a letter dated April 24, 1970, from Herbert P. Gleason, Corporation Counsel.

On motion duly made and seconded, it was unanimously

VOTED: To concur with the settlement of the claim of James E. Gildea, as proposed by the Corporation Counsel, Herbert P. Gleason in a letter dated April 24, 1970.

Copies of a memorandum dated July 9, 1970 were distributed re Rehabilitation - Reuse Appraisal Contracts, Non-Urban Renewal Parcels, which included a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: To table the matter.

Copies of a memorandum dated July 9, 1970 were distributed re Reuse Appraisal Contracts, South Bay, Roxbury Canal Area, attached to which were copies of a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: That the Director be and is hereby authorized, in accordance with the provisions of Chapter 762 of the Acts of 1962, as amended, to enter into appraisal contracts with Mr. Frank A. Mason, Vice President, Meredith & Grew, Inc., of Boston; and Mr. Richard J. Dennis of Casey and Dennis, Boston respectively; said contracts to be in accordance with HUD-approved appraisal contract forms, for the appraisal of the so-called "Frontage Road"<sup>11</sup> parcel; said contract to be in the amount of \$500 for each appraisal in accordance with the HUD-approved fee schedule and such contract to terminate sixty (60) days from date of execution.

Copies of a memorandum dated July 9, 1970 were distributed re Contract for Comprehensive Planning Assistance Grant Contract, No. Mass. R-163, attached to which were copies of a Resolution.

The following Resolution was introduced by Mr. Colbert; read in full and considered:

"RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY APPROVING AND PROVIDING FOR THE EXECUTION OF A COMPREHENSIVE PLANNING ASSISTANCE GRANT CONTRACT, PROJECT NO. MASS. R-163".

Mr. Colbert moved that the foregoing resolution be adopted as introduced and read, which motion was seconded by Mr. Bocanfuso, and upon roll call the "Ayes" and "Nays" were as follows:

<u>AYES</u>	<u>NAYS</u>
Msgr. Francis J. Lally Melvin J. Massucco James G. Colbert Patrick Bocanfuso Robert L. Farrell	None

The Chairman thereupon declared said motion carried and said resolution adopted.

The aforementioned Resolution is filed in the Document Book of the Authority as Document No. 1685.

Copies of a memorandum dated July 9, 1970 were distributed re Authorization to Approve Payments to the City of Boston-Youth Activities Related to the President's Council on Youth Opportunity, attached to which were copies of a letter dated June 3, 1970 from the Department of Housing and Urban Development.

On motion duly made and seconded, it was unanimously

VOTED: That the Director is hereby authorized to execute a contract with the City of Boston which will permit the expenditures of said money as outlined by the President's Council on Youth Opportunity. That the Director be further authorized to make grant advances, provided the funds are available, the total of which shall not exceed \$30,000.

Copies of a memorandum dated July 9, 1970 were distributed re Board of Appeal Referrals.

On motion duly made and seconded, it was unanimously

VOTED: To approve the recommendations of the Director relating to Petitions Nos. Z-1896, Z-1897, Z-1904, Z-1907 to 1910,

Z-1912, Z-1914, Z-1915, and Z-1942-1945.

The aforementioned memorandum relating to Board of Appeal Referrals is filed in the Document Book of the Authority as Document No. 1686.

Copies of a memorandum dated July 9, 1970 were distributed re Informational - Sale of Project Notes, Fourth and Fifth Series 1970, attached to which were copies of two (2) tabulations of bids, contents of which were noted and placed on file.

Copies of several memoranda dated July 9, 1970 were distributed re Personnel Actions.

On motion duly made and seconded, it was unanimously

VOTED: To approve the following:

PERSONNEL MEMORANDUM #1

Requests for Leave of Absence without Pay:

Mary K. Lynch	Relocation Specialist II	May 29, 1970 to Oct. 2, 1970
Dolores I. Clark	Relocation Specialist I	July 17, 1970 to Jan. 4, 1971
Richard K. Untermann	Architect IV	Aug. 1, 1970 to April 1, 1971

Resignations:

		<u>Effective</u>
Robert H. Lurcott	Plan. Officer II	8/5/70
James Stine	Plan. Officer I	8/12/70
Roland T. Peters	Relocation Officer I	8/12/70
Ann L. Corcoran	Tech. III	7/31/70
Edwin J. Kelley	Rehab. Fin Spec. III	6/5/70
Joseph P. Youngworth	Rehab. Fin Spec.	7/3/70
Jarnes A. Gill	Rehab. Fin. Spec. III	6/26/70
Candace J. Liebman	Secy. -Steno. III	7/10/70
Rose-Virginia Smith	Relocation Spec. II	6/29/70
Penelope Pakatar	Admin. Secretary	7/10/70
Andrew A. Iovanna	Payroll Clerk I	7/16/70
Gail L. Peto	Relocation Specialist I	7/3/70
Barbara M. Kramer	Secy, Steno. II	7/15/70
Barbara P. Lee	Secy. Steno I	6/1/70
Celeste A. Arden	Planner II (hourly)	6/24/70

Retirements:

Cornelius Melis	Maintenance Man	7/31/70
James J. O'Donnell	Maintenance Man	7/31/70

Reclassifications without Salary Increase:

Dave Weiner	Project Coord. <u>TO</u>	G/S Asst. to Chief Engineer	Salary \$20,000	<u>Effective</u> 7/13/70
Joseph Locke	Bus. Rel.Spec. IV	XO-Asst. Site Off. Mgr.	10-4 \$ 9,840	7/13/70
Jean Editerbach	Admin. Clerk I	T_O_Reloc.Spec. I	7-3 \$ 6,725	7/13/70

		<u>G/S</u>	<u>Salary</u>	<u>Effective</u>
Peter Wolfe	Rehab. Const. AnaKI <u>TO</u>	Reloc.Spec. I 7-3	\$6,725	7/13/70
Edward Bowers	Rehab. Const. Anal. I <u>TO</u>	Sup, of Maint. I 7-1	\$6,100	7/13/70

Reinstatement - from a Leave of Absence without Pay Status:

Mildred V. Harris	Sr. Clerk Typist	4-3	\$5,072	7/7/70
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PERSONNEL MEMORANDUM #2

Copies of a memorandum dated July 9, 1970 were distributed re  
Cost of Living Increase.

On motion duly made and seconded, it was unanimously

VOTED: That all full time salaried employees receive an increase of \$400.00  
per annum, effective August 1, 1970.

PERSONNEL MEMORANDUM #3

Promotions and Reclassifications:

			<u>To</u>	<u>G/S</u>	<u>Salary</u>	<u>Effective</u>
W. R. Barbato	Civ. Eng. V	14-4 \$15,165		So. Cove Proj. Dir.	\$16,000	7/20/70
J. J. Marcellino	Leg. Off. I	14-2 \$13,775	<u>T_o</u>	Water. Proj. Dir.	15-2 \$15,225	7/20/70
P. L. McCann	Asst. Leg. Off.	13-2 \$12,390	<u>To</u>	Sr. Admin. Asst. II	14-4 \$15,165	7/13/70
M. A. Hightower	Tech. I	7-3 \$ 6,725	<u>To</u>	Admin. Asst. I	9-3 \$ 8,379	7/13/70
F. X. Kelliher	Supply Clk.	7-1 \$ 6,100	<u>T_o</u>	Payroll & Supply Clk	9-1 \$'7,600	7/13/70

PERSONNEL MEMORANDUM #4

Salary Increases for Professional Part Time Personnel:

Roy Bishop	Planner II	\$3.50/hr	To	Planner III	\$4.00	7/13/70
Myrtle Cooke	Sr. Clk. Typist	\$2.75/hr	To	Sr. Clk. Steno.	\$3.25	7/13/70
Kevin Darmofal	Dev. Asst. I	\$2.40/hr	To	Mgmt. Aide II	\$2.90	7/13/70
Beth Harris	Cler. Asst. II	\$2.25/hr	To	Sr. Clk. Typist	\$2.60	7/13/70

PERSONNEL MEMORANDUM #5a

Boston Summer Program Appointments: (June 29, 1970 - August 28, 1970)

On motion duly made and seconded, it was unanimously

VOTED: To rescind the Authority's vote of June 18, 1970, and  
retroactively approve the appointments listed below:

Robert G. Grinkley	\$2.00/hr.
David Chandler	2.00/hr.,
Kenneth Cohen	2.00/hr.,
Carlos Rivera	2.00/hr.,

PERSONNEL MEMORANDUM #5b

Copies of a memorandum dated July 9, 1970 were distributed re Summer Work Program - 1970 Personnel, Substitutions and Rescissions, attached to which were copies of attachment 5b-1, South End Summer "Work Program, 5b-;j, Washington Park Summer Work Program, 5b-3, Campus High Summer Work Program, and 5b-4 Fenway Summer Work Program.

On motion duly made and seconded, it was unanimously

VOTED: To approve the substitutions and rescissions for the Summer Work Program listed on the above-mentioned attachments.

The aforementioned memorandum with attachments is filed in the Document Book of the Authority as Document No. 1687.

PERSONNEL MEMORANDUM #6a

Rescission - Northeastern Co-Op.

Personnel Memo. #5a  
June 4, 1970\_\_\_\_\_

#3 Frank Ferranti                      Develop. Asst. III

Appgmtment:

Richard Donohue                      Develop Aide II                      \$2. 25/hr June 29th to Dec. 11,1970  
(Replacement for Co-Op. Frank Ferranti)

Extension of Appointment:      (From July 17, 1970 to August 28, 1970)

Helen Milner      Develop. Asst. II                      \$2. 55/hr

PERSONNEL MEMORANDUM #6b

Work Study Program:- Rescissions:

Personnel Memo #6  
June 4, 1970\_\_\_\_\_

#7 Elnora Avant, Mary Holmes College                      Secy/Steno.at \$2. 25/hr

Personnel Memo #9  
June 18, 1970\_\_\_\_\_

#2 Thomas Marshall                      Lifeguard at \$2. 50/hr.  
#7 Robert Keene                      Lifeguard at \$2. 25/hr

Work Study Program - Appointment:      (June 29, 1970 to September 4, 1970)

Laverne Turner, Mary Holmes College                      Secy/Steno. at \$2. 25/hr

Work-Study Program - Correction:

Personnel Memo #9  
June 18, 1970\_\_\_\_\_

#3 Ellen Donahue                      Lifeguaidat \$2. 50/hr  
(instead of \$2. 25/hr)

PERSONNEL MEMORANDUM #7a

On motion duly made and seconded, it was unanimously

VOTED: To approve the attendance of the following staff members at the American Society of Civil Engineers' National Transportation Engineering Meeting, Statler Hilton, Boston, Massachusetts, July 13 - 17, 1970, and the payment of an individual registration cost of \$15.00:

David Weiner	Basil Adams
Richard Durling	Warren Vincent
Howard Bennett	Anthony DiSarcina
William Barbato	

PERSONNEL MEMORANDUM #7b

On motion duly made and seconded, it was unanimously

VOTED: To approve the travel of Mr. Reginald Brown to Washington, D. C. , July 23 - 24, 1970.

PERSONNEL MEMORANDUM #7c

On motion duly made and seconded, it was unanimously

VOTED: To approve the travel of Mr. James Drought to Washington, D. C. , July 13 - 14, 1970, to attend the NAHRO Urban Renewal Committee Meeting.

PERSONNEL MEMORANDUM #8

Copies of a memorandum dated July 9, 1970 were distributed re Contract for Administrative Services for Gertrude M. Curtis, attached to which were copies of a Contract.

On motion duly made and seconded, it was unanimously

VOTED: That the contract for administrative services between the Authority and Gertrude M. Curtis be approved for the six-month period August 3, 1970 to January 31, 1971 as prescribed in the attachment. The "Authority" shall pay the "Contractor" at the rate of \$3.40 per hour and in no event shall the total amount to be paid exceed \$4,760 for the above period.

PERSONNEL MEMORANDUM #9

Copies of a memorandum dated July 9, 1970 were distributed re Contract for Administrative Services for Mary Cunningham, attached to which were copies of a Contract.

On motion duly made and seconded, it was unanimously

VOTED: That the contract for administrative services between the Authority and Mary Cunningham be approved for the six-month period - July 13, 1970 to January 13, 1971 - as prescribed in the attachment. The "Authority" shall pay the "Contractor" at the rate of \$2.30 per hour and in no event shall the total amount to be paid exceed \$2, 243 for the above period.

PERSONNEL MEMORANDUM #10

Reappointments:

		<u>G/S</u>	<u>Salary</u>	<u>Effective</u>
Robert E. Diozzi	Director Res. Development		\$17,500	7/13/70
Robert J. Pleshaw	Chief Zoning Officer		17,000	7/13/70
Clay M. Hall	Sr. Administrative Assist. I	13-1	11,800	7/13/70
Robert Ha'nson	Research Analyst II	10-5	10,332	7/13/70
Nancy E. Burke	Administrative Secretary	8-4	7,872	7/13/70

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 resume the Public Meeting.

Copies of a memorandum dated July 9, 1970 were distributed re "West End Project, UR Mass. 2-3, Authorization for Treasurer to Requisition \$300,000 from the City of Boston as a local cash grant-in-aid.

On motion duly made and seconded, it was unanimously

VOTED: That the Treasurer be authorized to requisition \$300,000 from the City of Boston as a local cash grant-in-aid, pursuant to the Cooperation Agreement for the West End Project, UR Mass. 2-3, dated September 12, 1957.



On motion duly made and seconded, it was unanimously

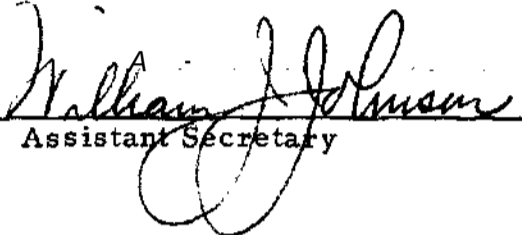
VOTED: That the next meetings of the Authority be held on

July 23, 1970 and August 6, 1970 as 2:30 P. M.

On motion duly made and seconded, it was unanimously

VOTED: To adjourn.

The meeting adjourned at 5:35 p. m.

  
Assistant Secretary