

MINUTES OF A REGULAR MEETING  
OF THE BOSTON REDEVELOPMENT AUTHORITY

HELD ON MARCH 11, 1971

The Members of the Boston Redevelopment Authority met in regular session at the office of the Authority, Room 921, City Hall, One City Hall Square, Boston, Massachusetts at 2:30 P. M. on March 11, 1971. 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>
Patrick Bocanfuso	None
Robert L. Farrell	
James G. Colbert	
Paul J. Burns	
Joseph J. Walsh	

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 the regular meeting of the Boston Redevelopment Authority be held at two-thirty in the afternoon on March 11, 1971, at Room 921, City Hall, 1 City Hall Square, in the City of Boston, Massachusetts.

BOSTON REDEVELOPMENT AUTHORITY

By Kane Simonian

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

March 9, 1971

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 March 9, 1971, 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 TESTIMONEY WHEREOF I have hereunto set my hand and the seal of said Authority this 11th day of March, 1971.

Kane Simonian  
Secretary

Messrs. Kenney, Simonian and Conley attended the meeting.

The minutes of the meeting of February 25, 1971 were read by the Secretary.

On motion duly made and seconded, it was unanimously

VOTED: To approve the minutes as 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:

Arrow Wrecking, Inc.	\$20,995.00
Ashley, Myer, Smith Associates, Inc.	106.84
Deleuw, Gather & Co.	3,817.13
Maarten D. Den Hartog	1,915.00
John J. Duane Co., Inc.	14,440.00
D. F. Frangioso & Co., Inc.	14,043.43
John D. Hewitt	700.00
Jackson and Moreland	694.85
Jackson and Moreland	135.00
John F. Kennedy Family Service Center	1,104.29
Myer Z. Kolodny	350.00
Myer Z. Kolodny	1,700.00
Myer Z. Kolodny	300.00
Myer Z. Kolodny	1,550.00
Myer Z. Kolodny	150.00
Myer Z. Kolodny	675.00
Myer Z. Kolodny	50.00
Myer Z. Kolodny	150.00
Myer Z. Kolodny	75.00
Myer Z. Kolodny	300.00
Myer Z. Kolodny	50.00
Charles A. Maguire & Associates, Inc.	28,300.01
Thomas A. Repetto	1,087.50
South End Neighborhood Action Program	7,738.98
South End Tenants' Council, Inc.	4,401.82
Visiting Nurse Association of Boston	834.50
G. Walter Whalen	3,500.00
Spiniello Construction Co.	33,763.86

TO BE REIMBURSED BY CITY OF BOSTON

Rich Construction Co.	14,593.83
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Copies of a memorandum dated March 11, 1971 were distributed re West End Project, UR Mass. 2-3, Site Preparation Contract No. 8, which included a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: That the Secretary is authorized to advertise Site Preparation Contract No. 8 in the West End Project, UR Mass. 2-3.

Copies of a memorandum dated March 11, 1971 were distributed re Government Center Project Mass. R-35, Tenants' Accounts Receivable to be Charged Off.

On motion duly made and seconded, it was unanimously

VOTED: To table the matter.

Copies of a memorandum dated March 11, 1971 were distributed re Government Center Project Mass. R-35, Amendment No. 2 to DeLeuw, Cather & Company, attached to which were copies of a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: To table the matter.

Copies of a memorandum dated March 11, 1971 were distributed re Fenway Project Mass. R-115, Payment to MBTA, Parcel 2, 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 to make a \$30,000 advance payment to the MBTA in accordance with the carrying out of certain improvements to the Prudential MBTA Station as specified in the Cooperation Agreement with the MBTA dated September 14, 1970.

Copies of a memorandum dated March 11, 1971 were distributed re Fenway Project Mass. R-115, Tentative Designation of Developer, attached to which were copies of a Resolution, and a map indicating the location of the area.

A Resolution entitled: "RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY RE: PROPOSED DISPOSITION OF 31, 37 and 41 BURBANK STREET IN THE FENWAY URBAN RENEWAL AREA PROJECT NUMBER R-115, FOR REHABILITATION PURPOSES<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. 1862.

Copies of a memorandum dated March 11, 1971 were distributed re Charlestown Project Mass. R-55, Final Designation of Redeveloper, Parcel R-26D, attached to which were copies of a Resolution, and a map indicating the location of the area.

A Resolution entitled: "RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY RE: PROPOSED DISPOSITION OF PARCEL R-26D 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. 1863.

Copies of a memorandum dated March 11, 1971 were distributed re Charlestown Project Mass. R-55, Final Designation of Redeveloper, Parcels R-42A, R-42B, R-42C, R-42D, R-42E, attached to which were copies of a Resolution, and a map indicating the location of the area.

A Resolution entitled: "RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY RE: PROPOSED DISPOSITION OF PARCELS R-42A, R-42B, R-42C, R-42D and F-42E 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. 1864.

Copies of a memorandum dated March 11, 1971 were distributed re Charlestown Project Mass. R-55, Site Preparation Contract "T", Change Order No. 1, South Shore Paving Company, which included a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: That Change Order No. 1 to Site Preparation Contract T, Charlestown Project, Mass. R-55, extending the contract time to May 30, 1971, with no change in the contract price be approved.

Copies of a memorandum dated March 11, 1971 were distributed re Charlestown Project Mass. R-55, Authorization to File Amendatory Application, attached to which were copies of a Resolution.

A Resolution entitled: "RESOLUTION OF BOSTON REDEVELOPMENT AUTHORITY AUTHORIZING FILING OF AMENDATORY APPLICATION FOR LOAN AND CAPITAL GRANT FOR CHARLESTOWN URBAN RENEWAL PROJECT NO. MASS. R-55<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. 1865.

Copies of a memorandum dated March 11, 1971 were distributed re Charlestown Project Mass. R-55, Request for Approval of Minimum Disposition Prices, attached to which were copies of a Resolution, a Summary of Reuse Appraisal Data, and a map indicating the location of the parcels. This matter had been tabled previously.

A Resolution entitled: "RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY RE: PROPOSED PRICES FOR DISPOSITION PARCELS IN THE CHARLESTOWN URBAN RENEWAL AREA PROJECT NO. MASS. R-55" was introduced, read and considered.

On motion duly made and seconded, it was

VOTED: To adopt the Resolution as read and considered.

Mr. Farrell voted "Nay".

The aforementioned Resolution is filed in the Document Book of the Authority as Document No. 1866.

Copies of a memorandum dated March 11, 1971 were distributed re South End Project Mass. R-56, Tentative Designation of Redeveloper for Parcel 51, attached to which were copies of a Resolution, and a map indicating the location of the area. This matter had been tabled previously.

A Resolution entitled: "RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY RE: TENTATIVE DESIGNATION OF N. J. OLANDER & SONS, INC. AS REDEVELOPER OR PARCEL 51 IN THE SOUTH END URBAN RENEWAL

PROJECT AREA, MASS. R-56<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. 1867.

Copies of a memorandum dated March 11, 1971 were distributed re South End Project, Mass. R-56, Evictions, attached to which were copies of nine (9) Site Occupant Reports.

On motion duly made and seconded, it was unanimously

VOTED: That warrants of eviction be issued for the following residential accounts, and that the Executive Director be and hereby is authorized to sign said warrants for and on behalf of the Authority:

<u>Project</u>	<u>Account</u>	<u>Name of Tenant</u>	
South End	No. 1926	James Durant	24 East Springfield Street
	No. 999-1	"Walter Flemon	380 Columbus Avenue
	No. 1002	Mr. Jennings	380 Columbus Avenue
	No. 1126-1	William Bernard	94 West Canton Street
	No. 1422-1	Joseph Newkirk	394 Massachusetts Avenue
	No. 1500	George Owens	623 Massachusetts Avenue
	No. 1886	Clifford Clark	20 West Dedham Street
	No. 910-1	Ralph Kennard	392 Northampton Street

On motion duly made and seconded, it was unanimously

VOTED: To table the recommendation relating to the eviction of Joanne Wiggins, 30 Greenwich Park, Account No. 1622.

Copies of a memorandum dated March 11, 1971 were distributed re South End Project Mass. R-56, 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

VOTED: To adopt the following Resolution:

BE IT RESOLVED by the Boston Redevelopment Authority that an ORDER OF TAKING dated March 11, 1971, relating to portions of the South End Project Urban Renewal Area, Mass. R-56, be executed and made a permanent part of these proceedings, a copy of which the Secretary shall cause to be recorded in the Office of the Registry of Deeds for the County of Suffolk.

Mr. Farrell voted "Nay".

The aforementioned ORDER OF TAKING including Annex A and Annex B is filed in the Document Book of the Authority as Document No. 1868.

Copies of a memorandum dated March 11, 1971 were distributed re Waterfront Project Mass. R-77, Tenants' Accounts Receivable to be Charged Off, attached to which were copies of a list of three (3) accounts.

On motion duly made and seconded, it was unanimously

VOTED: To table the matter.

Copies of a memorandum dated March 11, 1971 were distributed re South Cove Project Mass. R-92, Amendatory Application, attached to which were copies of a Resolution.

A Resolution entitled: "RESOLUTION OF BOSTON REDEVELOPMENT AUTHORITY AUTHORIZING FILING OF AMENDATORY APPLICATION FOR LOAN AND CAPITAL GRANT FOR PROJECT NO. MASS. R-92" 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. 1869.

Copies of a memorandum dated March 11, 1971 were distributed re Campus High School Project Mass. R-129, Demolition and Site Clearance Contract No. 2, which included a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: That Change Order No. 1 to Demolition and Site Clearance

Contract No. 2 with John J. Duane Co., Inc., in the Campus

High School Project, Mass. R-129, for the extension of 110

calendar days to July 15, 1971, with no change in the contract price, be approved.

Copies of a memorandum dated March 11, 1970 were distributed re Campus High School Project Mass. R-129, Demolition and Site Clearance Contract No. 3, attached to which were copies of a list of buildings to be included in the contract.

On motion duly made and seconded, it was unanimously

VOTED: That the Secretary is authorized to advertise for bids for Demolition and Site Clearance Contract No. 3 in the Campus High School Project, Mass, R-129.

Copies of a memorandum dated March 11, 1971 were distributed re Campus High School Project Mass. R-129, Permission to Execute Contract with Green Engineering Affiliates, Inc., attached to which were copies of a proposed vote.

On motion duly made and seconded, it was unanimously

VOTED: To table the matter.

Copies of several memoranda dated March 11, 1971 were distributed re Board of Appeal Referrals.

On motion duly made and seconded, it was unanimously

VOTED: To delete from the proposed vote relating to Petition No. Z-2113 the following words under - b):

"that the stage theatre be leased for a reasonable period of time to a legitimate theatre company;"

On motion duly made and seconded, it was unanimously

VOTED: To approve the recommendations of the Director relating to Petitions Nos. Z-2091, Z-2106, and Z-2113, as amended.

The aforementioned memorandum relating to Board of Appeal Referrals is filed in the Document Book of the Authority as Document No. 1870.

Copies of a memorandum dated March 11, 1971 were distributed re Authorization to Petition the Zoning Commission to Change an Area of Land in the South End Urban Renewal Area from a B-2 to a B-4 District, attached to which were copies of a map indicating the location of the area.



On motion duly made and seconded, it was unanimously

VOTED: To table the matter.

Copies of several memoranda dated March 11, 1971 were distributed re  
Personnel Actions.

On motion duly made and seconded, it was unanimously

VOTED: To approve the following:

PERSONNEL MEMORANDUM #1

Request for Advance Sick Leave - Additional thirty days:

Mary C. Irwin Sr. Switchboard Operator (February 22 to April 5, 1971)

Resignation;

Gillie Parker

Home Guidance Asst. II

Effective  
3-19-71

PERSONNEL MEMORANDUM #2

\* Appointments - Co-operative work basis:

		<u>Per Hr.</u>	<u>Effective</u>
Walter P. Siemiatkaska, Jr.	Transport. Planner II	\$3.40	3-22-71 to 6-18-71
Jonathan P. Sauer	Develop. Assist. II	3.05	3-22-71 to 6-18-71
Constance L. Howe	Sr. Clerk Typist	2.65	3-18-71 to 6-18-71
Janet A. Gardner	Development Aide III	2.65	3-18-71 to 6-18-71
Lorene Bonaparte	Sr. Clerk Typist	2.55	3-22-71 to 6-18-71
Barbara R. Ehrlich	Sr. Clerk Typist	2.55	3-18-71 to 6-18-71
Haroldine C. Tyler	Sr. Clerk Typist	2.55	3-22-71 to 6-18-71

PERSONNEL MEMORANDUM #2a

\* Reappointments - Co-operative work basis:

Robert B. Walters	Planner I	\$3.15	3-22-71 to 6-18-71
Douglas L. Frazier	Architectural Drafts. I	3.25	3-22-71 to 6-18-71
Stephen J. Crabtree	Develop. Assistant II	3.05	3-22-71 to 6-18-71
Kevin L. Kelly	Develop. Assistant II	2.80	3-22-71 to 6-18-71
Michael J. Moniz	Develop. Aide II	2.55	3-22-71 to 6-18-71

\* Co-operative Appointment and Reappointments are subject to termination on a 15 days' notice.

PERSONNEL MEMORANDUM #3

Volunteer^ - Planning Department:

Betsey Lind

Garland Junior College senior

3-15-71 to 3-19-71

This volunteer will be at no cost to the Authority but will be covered by Workmen's Compensation.

PERSONNEL MEMORANDUM #4

On motion duly made and seconded, it was unanimously

VOTED: To approve the attendance of Mr. Eeginald Brown at the "Law for the Municipal Administrator" course at Boston College Law School every Wednesday evening, March 10 through May 19, 1971. Cost to the Authority will be limited to the individual registration fee of \$50.00.,

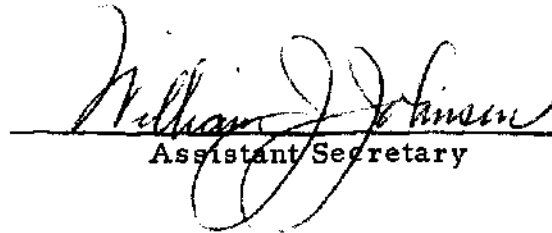
On motion duly made and seconded, it was unanimously

VOTED: That the next meeting of the Authority be held on Thursday, March 25, 1971, at 2:30 p. m.

On motion duly made and seconded, it was unanimously

VOTED: To adjourn.

The meeting adjourned at 4:01 p. m.

  
Assistant Secretary