

Messrs. Maloney and Collings attended the meeting.

The Chairman opened the meeting of the Boston Redevelopment Authority and announced that this was the Annual Meeting of the Boston Redevelopment Authority.

The Minutes of the meeting of February 24, 2004, which were previously distributed, were submitted.

Copies of a memorandum dated March 11, 2004 were distributed entitled "FENWAY MIXED-USE PROJECT: REQUEST AUTHORIZATION TO SCHEDULE A PUBLIC HEARING FOR CONCURRENT PRESENTATIONS RELATED TO THE AMENDMENT OF: (1) THE DEVELOPMENT PLAN FOR PDA NO. 56 AND (2) HARVARD UNIVERSITY'S LONGWOOD CAMPUS INSTITUTIONAL MASTER PLAN " which included a proposed vote. Attached to said memorandum was a map indicating the location of the proposed project.

On a motion duly made and seconded, it was unanimously

VOTED: That pursuant to Article 80, Section 80C-5 of the Boston Zoning Code ("Code"), the Secretary be, and hereby is, authorized to schedule a public hearing on April 1, 2004 at 2:00 P.M. to hear concurrent presentations related to the proposed use of approximately 140,000 square feet (172 Units) within the previously approved Fenway Mixed-Use Project, PDA No. 56, by Harvard University in order to provide housing for graduate and professional students, faculty members, researchers and other staff members, and hereby authorizes the Secretary to publish notice thereof pursuant to Section 80A-2 of the Code.

Copies of a memorandum dated March 11, 2004 were distributed entitled "SCHEDULING OF PUBLIC HEARING FOR THE FIRST AMENDMENT TO THE SIMMONS COLLEGE INSTITUTIONAL MASTER PLAN AND DEVELOPMENT IMPACT PROJECT PLAN FOR THE NEW LIBRARY REPLACEMENT PROJECT" which included a proposed vote. Attached to said memorandum were three maps indicating the location of the proposed project.

On a motion duly made and seconded, it was unanimously

VOTED: That the Secretary be, and hereby is, authorized to advertise a Public Hearing before the Boston Redevelopment Authority on Thursday, April 1, 2004 at 2:15 p.m. to consider the proposed First Amendment to the Simmons College Institutional Master Plan and Development Impact Project Plan for the New Library Replacement Project as required pursuant to Section 80B-5, Section 80B-7, and Section 80D-5 of the Boston Zoning Code.

Copies of a memorandum dated March 11, 2004 were distributed entitled "PUBLIC HEARING FOR THE BETH ISRAEL DEACONESS MEDICAL CENTER INSTITUTIONAL MASTER PLAN, THE LONGWOOD NORTH RESEARCH CENTER AS A DEVELOPMENT IMPACT PROJECT PLAN, AND AN AMENDMENT TO THE BLACKFAN RESEARCH CENTER PLANNED DEVELOPMENT AREA DEVELOPMENT AREA NO. 61" which included ten proposed votes. Attached to said memorandum was a map indicating the location of the proposed project.

Mr. Keith Craig, Project Manager, Victor Karen, R.F. Walsh Company, Dr. Michael Epstein, Beth Israel CEO, Rick Kobus, Tsoi/Kobus & Associates, Inc., Dennis Monty, Beth Israel Facility Manager and Scott Dumonte, Lyme Properties addressed the Authority and answered the Members' questions.

Those who spoke in favor:

Councilor Michael Ross

Scott Dumont, Lyme Properties

Carol Koechlin, Fenway CDC

Mr. Mauet, CAC Member

Gary Walker, IBEW

Sarah Hamilton, MASCO

Sandra DeCam-Davis, Beth Israel employee and resident

Susan Rubar, Beth Israel employee

Wendy Clinton, Beth Israel employee

A representative from Representative Jeffrey Sanchez's office

No one spoke in opposition

On a motion duly made and seconded, it was unanimously

VOTED: TAKEN UNDER ADVISEMENT UNTIL THE APRIL 1,
2004 BOSTON REDEVELOPMENT AUTHORITY BOARD
MEETING.

The Institutional Master Plan submitted is incorporated in the
Minutes of this meeting and filed in the Document Book of the
Authority as Document No. 6537.

The Chairman called a recess at 3:43 p.m.

The Chairman reconvened the meeting at 3:51 p.m.

Copies of a memorandum dated March 11, 2004 were distributed entitled
"PARCEL D, BIOSQUARE, SOUTH END URBAN RENEWAL AREA LEASE BY
UNIVERSITY ASSOCIATES TO SPAULDING AND SLYE, LLC", which included
two proposed vote. Attached to said memorandum was a map indicating the
location of the proposed project.

John O'Brien, Senior Project Manager, addressed the Authority and
answered the Members' questions.

On a motion duly made and seconded, it was unanimously

VOTED: That the Director be, and hereby is, authorized for and on behalf of the Boston redevelopment Authority to execute and deliver, pursuant to Section 401 of the Amended and Restated Land Disposition Agreement by and between the Authority and University Associates, dated December 12, 1991, recorded with Suffolk Registry of Deeds (“Suffolk Deeds”) Book 17190, Page 266 (“LDA”), as amended, written approval of that certain Lease Agreement by and between University Associates and 670 Albany Street 2004 LLC, nominee of Spaulding and Slye, LLC (the “Lease Agreement”) for the lease of Parcel D of the BioSquare Phase I Project Area by University Associates to 670 Albany Street 2004 LLC, nominee of Spaulding and Slye, LLC, including without limitation approval of the instruments annexed to the Lease Agreement pursuant to which such transaction is to be implemented; and,

FURTHER

VOTED: That the Director be, and hereby is, authorized to take all actions and execute all documents deemed necessary and appropriate in connection with the foregoing, including, without limitation, executing and delivering a partial release of the Authority’s mortgage with respect to Parcel D, as provided for in Section 11 of the mortgage: and,

FURTHER

VOTED: That the Director be, and hereby is, authorized to take all actions and execute all documents, instruments and agreements that are deemed necessary and appropriate in connection with the foregoing, including but not limited to the following: a Boston Construction Employment Plan, a Development Impact Project Agreement and a Cooperation Agreement, or amendments thereto, in connection with

the development of Parcel D by 670 Albany Street 2004 LLC,
nominee of Spaulding and Slye, LLC.

Copies of a memorandum dated March 11, 2004 were distributed entitled
"SOUTH END URBAN RENEWAL AREA, PROJECT NO. MASS. R-56: PARCELS
RD-76D AND 30A", which included two proposed votes. Attached to said
memorandum were two maps indicating the location of the proposed project.

On a motion duly made and seconded, it was unanimously

VOTED: That the Director be, and hereby is, authorized to issue a

Certificate of Completion pursuant to Section 304 of the Land
Disposition Agreement and Deed between the Boston
Redevelopment Authority and David C. Parker and Karen F. Parker,
Trustees of 33 Meredith Trust, dated March 13, 2003, for the
successful completion of Unit #1 in the three-story brick building
with two (2) condominium residential units, two (2) surface parking
spaces and related site improvements on Parcel RD-76D located at 33
Rutland Street and 3 W. Haven Street in South End Urban Renewal
Area, Project No. Mass. R-56, upon the receipt of a Certificate of
Occupancy from City's Inspectional Services Department, and
subject to such terms as the Director deems to be necessary and
appropriate; and

FURTHER

VOTED: That the Director be, and hereby is, authorized to
approve the replacement of new roof on the existing gazebo at the
Rutland/Washington Street Green site, on Parcel 30A located at 3-7
Rutland Street in the South End Urban Renewal Area, Project No.
Mass. R-56.

Copies of a memorandum dated March 11, 2004 were distributed entitled "18 NEWCOMB STREET", which included two proposed votes. Attached to said memorandum was a map indicating the location of the proposed project.

On a motion duly made and seconded, it was unanimously

VOTED: That the Director be, and hereby is, authorized to issue a Partial Certificate of Completion pursuant to Section 304 of the Land Disposition Agreement ("LDA") and Deed between the Boston Redevelopment Authority and Newcomb Street LLC, dated June 30, 2003, evidencing the successful completion of ten (10) parking spaces in a twelve (12) parking space facility located at 18 Newcomb Street and the abutting parcel, adjacent to Caproni Lofts Condominium; provided that the issuance of a final Certificate of Completion for the improvements of the two (2) remaining parking spaces and the open space area required by the LDA shall require further Board approval.

Copies of a memorandum dated March 11, 2004 were distributed entitled, "LICENSE AGREEMENT TO ALLOW THE SCHOOL OF THE MUSUEM OF FINE ARTS TEMPORARY USE OF THE AREA D-4 WARREN STREET FORMER POLICE STATION FOR A PERFORMANCE ART FESTIVAL", which included a proposed vote.

On a motion duly made and seconded, it was unanimously

VOTED: That the Director be, and hereby is, authorized to enter into a License Agreement in substantially the form attached hereto with Jamie McMurray of the School of the Museum of Fine Arts containing a twenty-five (25) day term and to execute any other necessary and appropriate documents as determined by the Director in connection with the license of the land and buildings at 7 Warren Avenue in the South End.

The aforementioned is incorporated in the Minutes of this meeting and filed in the Document Book of the Authority as Document No. 6538.

Copies of a memorandum dated March 11, 2004 were distributed entitled "KITTREDGE SQUARE URBAN RENEWAL AREA, PROJECT NO. MASS. R-168: PARCELS 16, P-2A AND P-2C", which included a proposed vote. Attached to said memorandum were two maps indicating the location of the proposed project.

On a motion duly made and seconded, it was unanimously

VOTED: That the final designation set forth in the Resolution of Kittredge Square LLC as redeveloper ("Redeveloper") of Parcels 16, P-2A and P-2C in the Kittredge Square Urban Renewal Area, Project No. Mass. R-168, be, and hereby is, extended for an additional ninety (90) days or until June 30, 2004 to continue with the Kittredge Square Homes Project and to meet all the necessary requirements set forth in the Resolution. Such final designation shall be automatically rescinded without prejudice and without further action by the Boston Redevelopment Authority, if Parcels 16, P-2A and P-2C have not been conveyed to the Redeveloper by June 30, 2004.

Copies of a memorandum dated March 11, 2004 were distributed entitled, "CENTRAL BOSTON ELDER SERVICES HEADQUARTERS BUILDING, DUDLEY SQUARE, ROXBURY", which included three proposed votes. Attached to said memorandum were schematics, plans and photos of the Belmont project, seven artist plans and two maps indicating the location of the proposed project.

Mr. Mark McGowen, Project Assistant, Catherine Hartaway, CBES, Kirk Sykes, Primary Group addressed the Authority and answered the Members' questions.

On a motion duly made and seconded, it was unanimously

VOTED: That the Director be, and hereby is, authorized to issue a

Certification of Approval, confirming that the proposed project by Central Boston Elder Services (“CBES”) to construct an approximately 24,200 square foot building at 2301-2337 Washington Street in Roxbury has complied with the requirements of Small Project Review, under Section 80E of the Boston Zoning Code, and to execute any and all agreements and documents which the Director deems appropriate and necessary in connection with the proposed project, all upon terms and conditions determined to be in the best interests of the Boston Redevelopment Authority.

Copies of a memorandum dated March 11, 2004 were distributed entitled “REQUEST PERMISSION TO ADVERTISE REQUEST FOR PROPOSALS FOR PARKING MANAGEMENT SERVICES FOR 4 PALMER STREET (‘BLAIR LOT’) IN DUDLEY SQUARE WITH CAPACITY FOR APPROXIMATELY 97 VEHICLES”, which included a proposed vote. Attached to said memorandum were two maps indicating the location of the proposed project.

On a motion duly made and seconded, it was unanimously

VOTED: That the Secretary be, and hereby is authorized to advertise a Request for Proposals for qualified professional Parking Management Services to manage the Blair Lot parking lot, located at 4 Palmer Street, in Dudley Square. The Request for Proposals is to include such terms and conditions as the Director deems proper and in the best interest of the Boston Redevelopment Authority.

Copies of a memorandum dated March 11, 2004 were distributed entitled “BROWNFIELDS SITE ASSESSMENT FUNDING THROUGH MASSACHUSETTS DEVELOPMENT FINANCE AGENCY AND COMMONWEALTH DEPARTMENT OF ENVIRONMENTAL PROTECTION: JACKSON SQUARE

AND OTHER SELECT PARCELS”, which included four proposed votes. Attached to said memorandum were a map indicating the location of the proposed project.

Mr. Muhammad Ali-Salaam, Deputy Director for Special Projects, addressed the Authority and answered the Members’ questions.

On a motion duly made and seconded, it was unanimously

VOTED: That the Director, on behalf of the Boston Redevelopment Authority be, and hereby is, authorized to apply for, accept and expend an amount not to exceed two hundred thousand dollars (\$200,000), for site assessment services of a licensed site professional for various parcels owned by the Commonwealth and the MBTA, located in Jackson Square. Such funds to be provided by the Massachusetts Development Finance Agency (“MDFA”); and

FURTHER
VOTED: That the Director, on behalf of the Boston Redevelopment Authority be, and hereby is, authorized to apply for, accept and expend an amount not to exceed three hundred fifty thousand dollars (\$350,000), for site assessment services offered through the Commonwealth of Massachusetts Department of Environmental Protection (“DEP”), for use on such site or sites as deemed appropriate and necessary by the Director; and

FURTHER
VOTED: That the Secretary be, and hereby is, authorized to advertise for the services of a licensed site professional to identify the nature and extent of contamination existing on various parcels owned by the Commonwealth and located within Jackson Square; and

FURTHER

VOTED: That the Director be, and hereby is, authorized to execute and deliver any and all agreements or other documents in connection with (1) the acceptance and disbursement of "loan" funds from the MDFA with respect to the Jackson Square site assessment study, and (2) such like documents with the DEP with respect to funding, or grants of services, for assessment activities at other identified parcels, all containing such terms and conditions acceptable to the Director, in his sole discretion.

Copies of a memorandum dated March 11, 2004 were distributed entitled "REQUEST PERMISSION TO ADVERTISE VARIOUS PARCELS OF VACANT LAND OWNED BY THE CITY OF BOSTON, THE COMMONWEALTH OF MASSACHUSETTS, THE MASSACHUSETTS BAY TRANSPORTATION AUTHORITY FOR DEVELOPMENT DISPOSITION, IN COMPLIANCE WITH THE CITY/STATE/MBTA/MDFA SURPLUS LAND PARTNERSHIP AGREEMENT ENTERED INTO IN MARCH, 2002.", which included two proposed votes. Attached to said memorandum was a map indicating the location of the proposed project.

On a motion duly made and seconded, it was unanimously

VOTED: That the Secretary be, and hereby is, authorized to advertise a Request For Proposals for the sale and redevelopment of MBTA parcel #35, consisting of approximately 64,030-sf; DCAM parcels # 69, #70, & #71, respectively 60,251-sf, 81,993-sf and 15,330-sf, respectively; and, the City parcels #C, consisting of approximately a combined total of 57,086-sf, in a manner that is consistent with the City/State/MBTA/MDFA Surplus Land Partnership Memorandum of Agreement and the Jackson Square Contextual Development Plan, and

FURTHER

VOTED: That the Director be, and hereby is, authorized to execute such documents as necessary to advance the planning and disposition of surplus State land under the March 2002 City of Boston, Commonwealth of Massachusetts, Massachusetts Bay Transportation Authority, and the Massachusetts Development and Finance Agency Surplus Land Partnership Memorandum of Agreement.

Copies of a memorandum dated March 11, 2004 were distributed entitled "BREWERY LOFTS AT 251 HEATH STREET, MISSION HILL", which included four proposed votes. Attached to said memorandum were two maps indicating the location of the proposed project. A letter dated February 26, 2004 addressed to Mr. Nick Haney, Project Manager, from David Fargen, abutter to the property, in support of the project.

Mr. Nick Haney, Project Manager, Dick Galvin, Commonwealth Ventures, LLC and David Manfredi, Elkus Manfredi Architects addressed the Authority and answered the Members' questions.

Those who spoke in favor:

A representative from Representative Jeffrey Sanchez's office

Nikko Mendoza, Mayor's Office of Neighborhood Services

No one spoke in opposition.

On a motion duly made and seconded, it was unanimously

VOTED: That the Director be, and hereby is, authorized to issue a Scoping Determination under Section 80B-5.3(d) of the Boston Zoning Code, which (i) finds that the Project Notification Form adequately describes the potential impacts arising from the Brewery Lofts at 251 Heath Street project, and provides sufficient mitigation measures to minimize these impacts, and (ii) waives further review

of the Brewery Lofts at 251 Heath Street project under subsections 4 and 5 of Section 80B-5 of the Boston Zoning Code, subject to continuing design review by the Boston Redevelopment Authority; and,

FURTHER VOTED: That the Director be, and hereby is, authorized to issue a Certification of Compliance for the Brewery Lofts at 251 Heath Street project upon the successful completion of the Article 80 process; and,

FURTHER VOTED: That the Director be, and hereby is, authorized to execute a Cooperation Agreement; an Affordable Housing Agreement for the creation of five (5) one-bedroom units with a maximum initial sales price of \$155,200, to be made available to households earning up to 80% of area median income, and six (6) two-bedroom units with a maximum sales price of \$172,500, to be made available to households earning up to 80% of area median income; a Boston Residents Construction Employment Plan; and any and all other agreements and documents which the Director deems appropriate and necessary in connection with the Brewery Lofts at 251 Heath Street project, all upon terms and conditions determined to be in the best interests of the Boston Redevelopment Authority; and,

FURTHER VOTED: In reference to Petition BZC-24882, Commonwealth Ventures LLC, for dimensional variances and a conditional use permit in the Local Industrial Subdistrict of the Mission Hill Neighborhood District, the Boston Redevelopment Authority recommends APPROVAL WITH PROVISIO: that plans be submitted to the Authority for design review approval.

Copies of a memorandum dated March 11, 2004 were distributed entitled "AUTHORIZATION TO ENTER INTO A GENERAL CONSTRUCTION CONTRACT WITH RDA CONSTRUCTION CORP. OF BOSTON MA FOR THE BOYLSTON STREETScape IMPROVEMENT PROJECT", which included one proposed vote. Attached to said memorandum were a General Bid Tabulation; a copy of the advertisement Notice to Contractors and an Overall Vision for Boylston Street.

On a motion duly made and seconded, it was unanimously

VOTED: That the Director be, and hereby is authorized to execute a general construction contract with RDA Construction Corp. for providing all necessary labor, materials and equipment for the Boylston Streetscape Improvements. Total cost shall be for an amount not to exceed Six Hundred Six Thousand Four Hundred Ninety-one Dollars and Forty-three Cents (\$606,491.43) and (2) to execute any change orders that may be required to complete said landscape work and deemed necessary and convenient, by the Director in an aggregate amount not to exceed ten percent (10%) of the contract amount, or Sixty Thousand Six Hundred Forty-nine Dollars and No Cents (\$60,649.00).

Copies of a memorandum dated March 11, 2004 were distributed entitled "BOSTON UNIVERSITY HANCOCK STUDENT VILLAGE BUILDING DEMONSTRATION PROJECT", which included five proposed votes. Attached to said memorandum was a map indicating the location of the proposed project.

Mr. John O'Brien, Senior Project Manager, addressed the Authority and answered the Members' questions.

On a motion duly made and seconded, it was unanimously

VOTED: That the Boston Redevelopment Authority (the "Authority") hereby finds and declares as follows:

- (a) In order to overcome urban blight by the undertaking of the proposed Hancock Student Village Project (the "Proposed Project"), it is in the public interest of both the Authority and the City of Boston to assist Boston University (the "University") in the acquisition of certain air rights on Harry Agganis Way Street ("Air Rights"); and
- (b) The undertakings of the Proposed Project by the University require the assistance of the Authority; and
- (c) Based on (a) and (b) above, the Proposed Project constitutes a "demonstration project" under Massachusetts General Laws Chapter 121B, Section 46(f), as amended; and

FURTHER

VOTED: That the Authority hereby adopts the following

"Demonstration Project Plan" in connection with the Proposed Project: the Authority shall obtain title to the Air Rights and shall convey such Air Rights to the University. The Director is hereby authorized on behalf of the Authority to execute such instruments or agreements with the University, the City of Boston and other entities as may be necessary to effectuate the foregoing Demonstration Project Plan pursuant to Massachusetts General Laws Chapter 121B, Section 46(f), as amended, and the Authority's role in the Project. The terms and conditions of all instruments and agreements shall be at the sole discretion of the Director; and

FURTHER

VOTED: That the Director be, and hereby is authorized to petition the Public Improvement Commission to discontinue certain air rights on Harry Agganis Way necessary for the Proposed Project; and

FURTHER

VOTED: That the Authority hereby adopts the resolution that states "BE IT RESOLVED by the Boston Redevelopment Authority that an ORDER OF TAKING dated March 11, 2004, relating to portions of Harry Agganis Way, Boston, Suffolk County, Commonwealth of Massachusetts be executed and made a permanent part of the 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"; and

FURTHER

VOTED: That the Director be, and hereby is, authorized to execute a deed and any and all other documents deemed necessary and appropriate by the Director in connection with the areas to be taken.

The aforementioned Order of Taking is incorporated in the Minutes of this meeting and filed in the Document Book of the Authority as Document No. 6539.

Copies of a memorandum dated March 11, 2004 were distributed entitled "EAST BOSTON YMCA, 215 BREMEN STREET, EAST BOSTON", which included a proposed vote. Attached to said memorandum was a map indicating the location of the proposed project.

Mr. David Hanifin, Senior Project Manager, addressed the Authority and answered the Members' William Shaevel, attorney, Wendy Zinn, YMCA, Simon Ho, Curtis School and Holly Darzen, architect, questions.

Those who spoke in favor:

Jeff Drago, Mayor's Office of Neighborhood Services

William Shaevel, attorney

Wendy Zinn, YMCA

Simon Ho, Curtis School

Holly Darzen, architect

No one spoke in opposition.

On a motion duly made and seconded, it was unanimously

VOTED: That the Director be, and hereby is, authorized to issue a

Certification of Approval, confirming that the East Boston YMCA project located at 215 Bremen Street in East Boston, consisting of the renovation of an existing structure known as the Boston & Albany Engine House to serve as the East Boston Branch of the YMCA along with associated parking, has complied with the requirements of Small Project Review, under Section 80E, of the Boston Zoning Code, subject to continuing design review.

Copies of a memorandum dated March 11, 2004 were distributed entitled "ROSLINDALE FIELDS PROJECT, PARCEL SWC-1, ROWE STREET, ROSLINDALE", which included a proposed vote. Attached to said memorandum were a letter dated March 3, 2004 from Matthew Aliberti, DND to Tai Young Lim, BRA and six renderings of the proposed Project.

On a motion duly made and seconded, it was unanimously

VOTED: That the Boston Redevelopment Authority ("BRA") extend the tentative designation of Roslindale Field Development Corporation as the Redeveloper of Parcel SWC-1, in Roslindale for 180 days, or until September 28, 2004, to allow the Redeveloper time to meet all the necessary requirements and to continue with the Roslindale Field Project. If the terms and conditions have not been met to the satisfaction of the Director and the final designation has not been granted by September 28, 2004, the tentative designation is

automatically rescinded without prejudice and without further action by the BRA Board.

Copies of a memorandum dated March 11, 2004 were distributed entitled, "AWARD OF CONTRACT TO CAMBRIDGE SYSTEMATICS, INC. FOR A TRANSPORTATION STUDY FOR THE FORT POINT DISTRICT PLANNING AREA", which included a proposed vote. Attached to said memorandum were an aerial photograph of the Fort Point District; Planning Area and Scope of Services.

On a motion duly made and seconded, it was unanimously

VOTED: That the Director be, and hereby is, authorized to execute a contract with Cambridge Systematics, Inc. for a transportation study for the Fort Point District Planning area for an amount not to exceed \$24,500.

Copies of a memorandum dated March 11, 2004 were distributed entitled "BOARD OF APPEAL REFERRALS", attached to which were 58 zoning petitions prepared by Authority staff for transmittal to the Board of Appeal.

Mr. Richard Shaklik, addressed the Authority and answered the Members' questions.

On a motion duly made and seconded, it was unanimously

VOTED: BZC- 24418, BZC- 24682, BZC- 24685, BZC- 24686,BZC- 24687, BZC- 24689, BZC- 24690, BZC- 24691-24692, BZC- 24703, BZC- 24730, BZC- 24731, BZC- 24735, BZC- 24737,BZC- 24738,BZC- 24739-24740,BZC- 24741,BZC- 24743,BZC- 24744,BZC- 24745,BZC- 24746,BZC- 24747, BZC- 24748,BZC- 24750,BZC- 24751,BZC- 24752,BZC- 24754,BZC- 24756,BZC- 24758,BZC- 24760,BZC-24770,BZC- 24771,BZC- 24773,BZC- 24777,BZC- 24779,BZC- 24792,BZC- 24796,BZC- 24798,BZC- 24802-

24808,BZC- 24812-24813,BZC- 24815,BZC- 24816,BZC-
24820,BZC- 24825,BZC- 24826,BZC- 24827,BZC- 24828,BZC-
24829,BZC- 24831,BZC- 24832,BZC- 24834,BZC- 24846,BZC-
24853,BZC- 24854,BZC- 24855,BZC- 24857,BZC- 24858,BZC-
24887,BZC- 24895

Copies of a memorandum dated March 11, 2004 were distributed entitled
"CONTRACTUAL PAYMENTS".

On a motion duly made and seconded, it was unanimously

VOTED: To approve payment of the following bills:

Goulston & Storrs \$ 8,342.11

Goody & Clancy \$ 14,250.00

Copies of a memorandum dated March 11, 2004 were distributed entitled,
"PERSONNEL ACTIONS".

PERSONNEL MEMORANDUM #1

On a motion duly made and seconded, it was unanimously

VOTED: To approve and authorize Maternity Leave of Absence for Yan
Gao, Urban Designer I, said leave to begin March 8, 2004 and
end on July 30, 2004.

PERSONNEL MEMORANDUM #2

On a motion duly made and seconded, it was unanimously

VOTED: To approve and authorize Susan Hartnett, Director, Economic
Development, for travel to New York, NY, April 7, 2004, to
participate in the Artists Space Innovators Meeting sponsored
by Leveraging Investments in Creativity, LINC.

On a motion duly made and seconded, it was unanimously

VOTED: To re-elect the present officers of the Authority until the next

Annual Meeting of the Authority:

Clarence J. Jones, Chairman

Joseph W. Nigro, Jr., Co-Vice Chairman

Michael Taylor, Co-Vice Chairman

Consuelo Gonzales Thornell, Treasurer

Christopher J. Supple, Member

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

Thursday, April 1, 2004 at 2:00 p.m. and Tuesday, April 27,

2004 at 2:00 p.m.; Thursday, May 13, 2004 at 2:00 p.m.;

Thursday, June 3, 2004 at 2:00 p.m.; Thursday, June 24, 2004;

Thursday, July 15, 2004; Thursday, August 5, 2004 and

Thursday, August 19, 2004

On a motion duly made and seconded, it was unanimously

VOTED: To adjourn.

The meeting adjourned at 5:05 p.m.

Secretary