

Mr. Palmieri attended the meeting.

The Chairman opened the meeting of the Boston Redevelopment Authority.

The Minutes of the meeting of March 10, 2009, which were previously distributed, were submitted.

Copies of a memorandum dated April 2, 2009 were distributed entitled "BRUNSWICK KING URBAN RENEWAL AREA, PROJECT NO. MASS. R-168 PARCEL P-3B (4) KNOWN AS 1 INTERVALE TERRACE", which included a proposed vote. Attached to the memorandum was a map indicating the location of the property.

Mr. Francis Collins, Senior Project Manager, addressed the Members' questions.

On a motion duly made and seconded, it was unanimously VOTED: That the final designation set forth in the "Resolution of the Boston Redevelopment Authority dated December 6, 2007, Re: Final Designation of Columbia Wood Two Limited Partnership as the Redeveloper of Parcel P-3B(4) in the Brunswick King Urban Renewal Area, Project No. Mass. 168" with a deadline for conveyance of June 31, 2008, which was subsequently extended to create a conveyance deadline of February 12, 2009, be, and hereby is, extended for an additional six (6) months or until October 2, 2009. Such final designation shall be automatically rescinded without prejudice and without further action by the Boston Redevelopment Authority, if Parcel P-3B(4) has not been conveyed to the Redeveloper by October 2, 2009.

Copies of a memorandum dated April 2, 2009 were distributed entitled "245 SUMMER STREET, SOUTH BOSTON - SECURITY MONITORING AND VEHICULAR SCREENING OF 'AREA H' ", which included a proposed vote. Attached to the memorandum were a letter dated August 15, 2008 from Fidelity Real Estate Company, LLC to William Davies, United States Postal Service, a letter dated October 27, 2008 from Fidelity Real Estate Company, LLC to Mark Boyle, Massachusetts Bay Transportation Authority, five renderings and two maps indicating the location of the proposed barrier.

On a motion duly made and seconded, it was unanimously VOTED: That the Director be, and hereby is, authorized to execute and deliver (1) a consent letter in connection with installation and operation of a vehicular barrier in the area known as "Area H", as required by a certain agreement (the "Four Party Agreement"), dated June 4, 1979, by and among the Boston Redevelopment Authority ("Authority"), the Massachusetts Bay Transportation Authority (the "MBTA"), the United States Postal Service (the "USPS"), and the Summer Street Realty Corporation ("Summer Realty") and a certain Grant of Easement over Parcel H from the MBTA to the Authority dated July 18, 1979 and recorded with the Suffolk County Registry of Deeds in Book 9227, Page 329, subject to design review by Authority staff; and (2) any and all other agreements in connection with installation and operation of a manned security post and vehicular barrier in the area known as "Area H", subject to design review by Authority staff.

Copies of a memorandum dated April 2, 2009 were distributed entitled "5 CHANNEL CENTER RESIDENTIAL DEVELOPMENT, FORT POINT CHANNEL NEIGHBORHOOD, SOUTH BOSTON", which included a proposed vote. Attached to the memorandum were two maps indicating the location of the proposed project.

On a motion duly made and seconded, it was unanimously

VOTED: That the Boston Redevelopment Authority hereby authorizes a loan of Three Hundred Thousand Dollars (\$300,000) to Channel Center Holdings VAF, LLC or an affiliate thereof, to fund certain pre-development costs relating to the 5 Channel Center artists' live/work rehabilitation project, such loan to be on such terms and conditions and to be evidenced by such documents as the Director deems desirable and in the best interest of the Authority; and

FURTHER

VOTED: To authorize the Director to execute and deliver such agreements, certificates, and other instruments as may be appropriate to effectuate the foregoing loan.

Mr. Christopher Supple recused himself and left the room at this time.

Copies of a memorandum dated April 2, 2009 were distributed entitled "CONTRACT AUTHORIZATION FOR ENGINEERING SERVICES - BOURNE CONSULTING ENGINEERING, HESS OIL SITE EVALUATION, BRA PROJECT #5071 - CONDOR STREET, EAST BOSTON", which included a proposed vote. Attached to the memorandum was a map indicating the location of the site.

Mr. Nat Gorham, Project Engineer, 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 enter into a Services Contract for a total contract amount not to exceed Twenty-Five Thousand, Nine Hundred Dollars and Zero Cents (\$25,900.00) with Bourne Consulting Engineering for the provision of engineering services required in connection with the Hess Oil Site Evaluation located at 146-172 Condor Street in East Boston; and, to enter into any and all documents or agreements that the Director deems appropriate and necessary in relation to the consulting engineering services for the Hess Oil Site location at 146-172 Condor Street in East Boston.

Mr. Christopher Supple re-entered the room at this time.

Copies of a memorandum dated April 2, 2009 were distributed entitled "AUTHORIZATION TO ADVERTISE A REQUEST FOR PROPOSALS FOR A VENDING SERVICES CONTRACT FOR PIER 3 IN THE CHARLESTOWN NAVY YARD", which included a proposed vote.

Mr. Richard Mulligan, Senior Project Manager, addressed the Authority and answered the Members' questions.

On a motion duly made and seconded, it was unanimously

VOTED: That the Assistant Secretary be, and hereby is, authorized to advertise a Request for Proposals for a Vending Services Contract for the BRA-owned property at Pier 3 in the Charlestown Navy Yard.

Copies of a memorandum dated April 2, 2009 were distributed entitled "ACQUISITION OF TWO (2) FORECLOSED CONDOMINIUM UNITS; AMENDMENT TO DEMONSTRATION PROJECT", which included three proposed votes. Attached to the memorandum were two maps indicating the location of the proposed project.

Ms. Sheila Dillion, Deputy Director of Housing, 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 adopts an amendment to the "Demonstration Project" established on January 29, 2009 allowing the acquisition and disposition of the remaining two (2) foreclosed condominium units located at 50 Bradshaw Street in Dorchester, Units 1B and 3A.

FURTHER VOTED: That the Authority hereby adopts the following "Amendment to the Demonstration Project Plan" established on January 29, 2009: the Authority shall, on behalf of the City of Boston, acquire title to the remaining two (2) foreclosed condominium units located at 50 Bradshaw Street in Dorchester, Units 1B and 3A, with funding received from the City of Boston Department of Neighborhood Development ("DND") in advance and at purchase prices determined by DND and as follows:

<u>Property</u>	<u>Maximum Purchase Price</u>
50 Bradshaw Street, Unit 1B, Dorchester	\$ 45,000
50 Bradshaw Street, Unit 3A, Dorchester	\$ 50,000

and shall either (i) convey such units to the DND, or (ii) dispose of the properties in accordance with applicable disposition procedures; and

FURTHER VOTED: That the Director be, and hereby is, authorized on behalf of the Authority to convey such units and to execute such documents and agreements with the City of Boston and other entities or individuals as may be necessary to effectuate the foregoing Amendment to the Demonstration Project Plan pursuant to Massachusetts General Laws Chapter 121B, Section 46 (f), as amended, and the Authority's role therein. The terms and conditions of all documents and agreements shall be at the sole discretion of the Director.

Copies of a memorandum dated April 2, 2009 were distributed entitled "BOARD OF APPEAL REFERRALS", attached to which were 40 zoning petitions prepared by Authority staff for transmittal to the Board of Appeal.

Mr. Richard Shaklik, Deputy Director for Zoning, addressed the Authority and answered the Members' questions.

On a motion duly made and seconded, it was unanimously VOTED: BZC-29685; BZC-29686; BZC-29687; BZC-29690; BZC-29691; BZC-29692-29693; BZC-29694; BZC-29695-29696; BZC-29697; BZC-29698; BZC-29699; BZC-29700; BZC-29704; BZC-29709; BZC-29710; BZC-29711; BZC-29712; BZC-29713; BZC-29714; BZC-29715; BZC-29716; BZC-29717; BZC-29718; BZC-29719; BZC-29720; BZC-29721; BZC-29722; BZC-29723; BZC-29724; BZC-29725; BZC-29726; BZV-29728; BZC-29729; BZC-29730; BZC-20731; BZC-29732; BZC-29736; BZC-29739; BZC-29740; BZC-29753 and BZC-29750.

The Director's Update: The Boston Redevelopment Authority and the Economic Development and Industrial Corporation board meetings will now be at 5:30 p.m.; Spaulding Rehabilitation Hospital submitted Institutional Master Plan for development at the Yards End in the Charlestown Navy Yard and the State approved the environmental review for the 888 Boylston Street and the Exeter Street Residence projects.

Copies of a memorandum dated April 2, 2009 were distributed entitled "CONTRACTUAL PAYMENTS".

On a motion duly made and seconded, it was unanimously

VOTED: To approve payment of the following bills:

Project for Public Spaces	\$ 15,744.28
NASDI, LLC	\$ 74,400.20
Rosenberg & Shapiro	\$ 33,580.70
UTILE, INC	\$ 20,840.86
Crosby , Schlessinger, Small.	\$ 7,500.00
Vanasse Hangen Brustlin	\$ 4,155.00

Copies of a memorandum dated April 2, 2009 were distributed entitled, "PERSONNEL ACTIONS".

PERSONNEL MEMORANDUM #1

On a motion duly made and seconded, it was unanimously

VOTED: To approve and authorize Alvaro Lima, Director of Research, Research to travel to Rio Janeiro, June 8-June 16, 2009 at no charge to the Authority, to attend the Latin American Studies Association (LASA) 2009 International Congress.

VOTED: That the next meetings of the Authority will be held on TUESDAY, April 28, 2009 at 5:30 p.m.; Thursday, May 14, 2009 at 5:30 p.m.; Thursday, June 18, 2009 at 5:30 p.m.; Thursday, July 16, 2009 at 5:30 p.m. and Thursday, August 13, 2009 at 5:30 p.m.

On a motion duly made and seconded, it was unanimously

VOTED: To adjourn.

The meeting adjourned at 2:22 p.m.

Assistant Secretary