

MINUTES OF THE ANNUAL MEETING
OF THE BOSTON REDEVELOPMENT AUTHORITY
HELD ON FEB. 28, 1962

The Members of the Boston Redevelopment Authority met in annual session at the offices of the Authority, Room 350, 73 Tremont Street, Boston, Massachusetts, at 10:00 a.m. on Feb. 28, 1962. 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 Stephen E. McCloskey James G. Colbert Melvin J. Masaucco John Ryan	None

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 annual meeting of the Boston Redevelopment Authority will be held at ten o'clock a. m. on February 28, 1962 at 73 Tremont Street in the City of Boston.

BOSTON REDEVELOPMENT AUTHORITY

By Kane Simonian

Title: — Secretary _____

Feb. 23, 1962

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

I, Kane Simonian, the duly appointed, qualified and acting Secretary of the Boston Redevelopment Authority, do hereby certify that on Feb. 23, 1962 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 28th day of February, 1962.

Kane Simonian
Secretary

LS

Messrs. Conley and Logue attended the meeting.

The Secretary informed the Authority that this was the Annual Meeting of the Authority.

The Chairman announced that the election of officers would be held in accordance with the By Laws of the Authority.

Mr. Colbert nominated for re-election the present officers of the Authority. Mr. Massucco seconded the nomination. No other nominations for office were made. The Chairman called for a vote and the following answered "aye": Monsignor Lally and Messrs. McCloskey, Colbert, Massucco and Ryan; and the following answered "Nay": None.

After the vote was taken, the present officers of the Authority were declared by the Chairman to be unanimously re-elected, as follows:

Chairman:	Rt. Rev. Msgr. Francis J. Lally
Vice Chairman:	Stephen E. McCloskey
Treasurer:	James G. Colbert
Assistant Treasurer:	Melvin J. Massucco

The minutes of the meeting of February 21, 1962 were read by the Secretary.

On motion duly made and seconded, it was unanimously

VOTED: to approve the minutes as read.

Copies of a letter dated February 21, 1962 were distributed from His Eminence, Richard Cardinal Gushing, requesting consideration for the purchase of a parcel of land in the Government Center project area for use as a chapel.

On motion duly made and seconded, it was unanimously

VOTED: that the Development Administrator be instructed to refer the matter to Peter Riemer, the Project Director of the Government Center project, for report to the Authority with recommendations.

Copies of a list of uncollectable arrearages on use and occupancy charges for the West End project were distributed for the Authority to consider a write-off in accordance with the Manual procedures.

On motion duly made and seconded, it was unanimously

VOTED: to instruct the Executive Director to obtain a written statement from the collection agent, Wasserman and Salter, with respect to the uncollectability of the accounts contained in said list prior to any action by the Authority.

On motion by Mr. Ryan, seconded by Mr. Colbert, it was unanimously

VOTED: to instruct the Executive Director to obtain income figures on a monthly basis from parking operators under license from the Authority as follows: Bowdoin Square Garage Company, Cambridge Street Parking Company, All State Sales Corporation, Inc. and Massachusetts General Hospital.

Copies of a memo from John P. Alevizos dated February 26, 1962 were distributed concerning "land wanted" advertisements, pursuant to vote of the Authority at the last meeting.

On motion by Mr. Colbert, seconded by Mr. McCloskey, it was unanimously

VOTED: to instruct Mr. Alevizos to concentrate on the relocation of business firms from the Government Center project and further, that all future advertisements by the Business Relocation Department will require the approval of the Head of Operations.

A memo from Donald Graham, Planning Administrator, was read by the Secretary concerning the Planning Department's recommendations on extension of the Fairview Cemetery, Hyde Park, as proposed by the Boston Parks and Recreation Department. Mr. Graham's memo recommended that the Authority approve the extension of the Cemetery and contained a statement that the parcel of land is compatible with the general plans for the Hyde Park district and that said land is not needed for redevelopment purposes by the Authority.

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

VOTED: that the Authority, in its Planning Board function, adopt the recommendations of the Planning Administrator and further, that the Secretary be instructed to notify the Parks and Recreation Department of the Authority's action.

Copies of a letter from George Yaffe dated February 27, 1962 were distributed, requesting that the Authority consider a delay on account of hardship in demolition of 116 Washington Street, which structure is occupied by the writer.

The Executive Director was instructed to investigate the situation complained of by Mr. Yaffe and report back to the Authority.

The Executive Director distributed copies of a list containing names of commercial tenants in the Government Center in arrears on payment of use and occupancy charges, which were recommended by the Site Office for eviction.

On motion duly made and seconded, it was unanimously

VOTED: to authorize the Executive Director to evict the following tenants: Spiller^f's Cafe, effective April 1, 1962; A. DeStefano Co., effective April 1, 1962; Seidman Brothers, Vogue Furniture and Morrissey Furniture, effective February 28, 1962.

Copies of a memo from the Real Estate Officer dated February 27, 1962 were distributed, recommending adjustment in use and occupancy charges, Government Center.

On motion duly made and seconded, it was unanimously

VOTED: to reduce the use and occupancy charges for Patten's Restaurant Company, Account 748, to \$3500 per month effective January 1, 1962.

The Real Estate Officer was instructed to re-submit the recommendation on the Bowdoin Square Garage, Inc. , Account 898, after adequate income figures had been obtained.

On motion by Mr. Ryan, seconded by Mr. Massucco, it was unanimously

VOTED: to authorize payment of \$11, 605. 07 to Sert, Jackson and Gourley for services rendered in the City Hall renovation job as recommended by the Development Administrator in memo dated February 28, 1962.

The Development Administrator distributed copies of a memo dated February 28, 1962 re Recommendation for Additional Funds for Payment to General Contractor for Work Performed by Members of Local No. 4, Hoisting and Portable Engineers' Union, AFL-CIO - - - Additional Information, recommending additional payment in the amount of \$7315.

A motion was made by Mr. McCloskey, seconded by Mr. Ryan, to adopt the above-mentioned recommendation and authorize payment in the amount of \$7315 to J. J. Vaccaro, Inc. On call for a vote by the Chair, the following voted "aye"¹¹: Monsignor Lally, Mr. Ryan, Mr. McCloskey; Mr. Colbert and Mr. Massucco voted "nay".

Mr. Colbert moved that the additional payment to J. J. Vaccaro, Inc. , referred to in the preceding vote, be held up until an opinion has been submitted in writing to the Authority from the General Counsel as to the legality of the payment.

Mr. Ryan seconded the motion.

On call by the Chair for a vote, the motion was carried unanimously.

In a memo dated February 28, 1962, the Development Administrator recommended the purchase of Penda-Flex file folders at a total cost not to exceed \$2391.00.

On motion by Mr. Massucco, seconded by Mr, Ryan, it was unanimously

VOTED: to approve the above mentioned recommendation and authorize the purchase.

In a memo dated February 28, 1962, the Development Administrator recommended the appointment of two Development Program employees.

On motion duly made and seconded, it was unanimously

VOTED: to approve the appointment of the following Development Program employees:

Thomas J. Wong, Chief of Graphic Design, Planning Dept. , at \$8800 per year, effective March 14, 1962;
Joyce M. DeAndrus, Secretary, Office of the Development Administrator at \$3800 per year, effective March 5, 1962

The Development Administrator distributed copies of a memo dated February 28, 1962 re Government Center project; Demolition and Site Clearance Contract, No. 2.

On motion duly made and seconded, it was unanimously

VOTED: to table the matter.

On the recommendation of the Development Administrator and on motion duly made and seconded, it was unanimously

VOTED: to approve the following travel:

Ellis Ash, Washington, D. C., to attend a meeting March 12 to March 14, NAHRO Mass. Transportation Committee;

Berton Fliegel, Washington, D. C. , conference on March 5, 1962, NAHRO Sub-committee on Social Work in Housing and Urban Renewal.

