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MINUTES OF A REGULAR MEETING
OF THE BOSTON REDEVELOPMENT AUTHORITY
HELD ON JAN. 24, 1964

The Members of the Boston Redevelopment Authority met in regular session at the offices of the Authority, Room 350, 73 Tremont Street, Boston, Massachusetts, at 10:00 a.m. on Jan. 24, 1964. 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	Melvin J. Massucco (came in later)
Stephen E. McCloskey	
James G. Colbert	
John Ryan	

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 meeting of the Boston Redevelopment Authority will be held at ten o'clock a.m. on Jan. 24, 1964 at 73 Tremont Street in the City of Boston.

BOSTON REDEVELOPMENT AUTHORITY

By Kane Simonian

Jan. 20, 1964 Title: Secretary

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 Jan. 20, 1964 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 24th day of January, 1964.

Kane Simonian
Secretary

Messrs. Logue and Conley attended the meeting.

The minutes of the meeting of December 20, 1963 were read by the Secretary.

On motion duly made and seconded, it was unanimously

VOTED: to adopt the minutes as read.

Mr. Massucco entered the meeting at this point.

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

VOTED: that Ernest G. Keliher be allowed to appear before the Redevelopment Authority, as he has requested in writing, at the next meeting of the Authority, and that the pay raise voted Ernest G. Keliher on December 20, 1963 be suspended until his status has been clarified by the Redevelopment Authority.

Upon the presentation of certified invoices, on motion duly made and seconded, it was unanimously

VOTED: to authorize payment of the following: _ \$

Z 8* S Construction Company, Whitney; release of 10% retainage....	1, 893. 50
John J. Duane Co. ; Govt> Center Demolition Contract No. 3;	
Partial Payment Request No. 12.....	24, 255. 67
J. L. Hayden Associates; West End Engineering Contract;	
Request for Partial Payment	234. 76
Maher & Fall Wrecking Co. ; Washington Park Demolition Contract	
No. 1; Partial Payment No. 7.....	7,380.00
Maher & Fall Wrecking Co. ; Washington Park Demolition Contract	
No. 1; Partial Payment No. 6.....	47, 306. 00
Maher & Fall Wrecking Co. ; Washington Park Demolition Contract	
No. 2; Partial Payment No. 1.....	19, 035.00
John C. Kiley & Son, appraisals, Washington Park.....	5, 875. 00
J, A. Moran; appraisals, Government Center.....	400. 00
" " Washington Park,	500.00
" " Washington Park	7, 850. 00
Frank B. Rogers, appraisals, Washington Park.....	2, 850. 00
11 " Washington Park	450. 00
Nyman Kolodny, Title Search, Waterfront, Faneuil-Hall.....	9, 450. 00
" " Washington Park	1, 650. 00
11 " Washington Park	10,450.00
Edward Counihan III, Title Search, Waterfront, Faneuil Hall . . .	9, 450. 00
" " Washington Park	150.00
Storey, Thorndike, Palmer & Dodge, bond counsel, West End. . . .	600. 00
Charles A. Maguire & Associates, GNRP Engineering(tabled bill). .	42,500.00
Barton-Aschman Associates, Inc.....	8, 947, 37
Fairchild Aerial Surveys.....	14, 357. 00
Fay, Spofford & Thorndike.....	16, 281. 89

Freedom House, Inc.	2,970.50
Charles T. Main, Inc.	6,214.68
Larry Smith & Company.	1,000.00
Whitman & Howard, Inc.	9,497.97
Whitman & Howard, Inc.	500.00
Metropolitan Transit Authority.	8,621.73
"	24,611.50
"	175,938.44

Copies of a memo were distributed dated January 22, 1964 from the General Counsel to the Executive Director re Title Search, Waterfront Faneuil Hall Project.

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

VOTED: that the General Counsel prepare a contract for execution with Rackemann, Sawyer and Brewster for title search of sixteen parcels of land fronting on the water in the Waterfront-Faneuil Hall area for \$3700 and that the Development Administrator be and hereby is authorized to execute said contract for and on behalf of the Authority.

Site Office reports were distributed. On the recommendation of the Site Offices and on motion duly made and seconded, it was unanimously

VOTED: to waive use and occupancy charges in the amounts indicated and to authorize relocation payment for the following:

<u>Acct.No.</u>				\$
708	Estelle Cohen	480 Tremont St.	Castle Square	270.00
756	Catherine Gomes	452 Tremont St.	"	53.20
273	Elsie Johnson	10 Middlesex St.	"	76.70
518	Thelma Whynot	65 Compton St.	"	118.60
769	Jose Lopez	404 Tremont St.	"	160.00
747	Avedis Ohanian	446 Tremont St.	"	382.70
774	Mrs. Wm. McInnis	408 Tremont St.	"	482.00
777	Louis Cheever	408 Tremont St.	"	725.00
376	Wm. McKnight	57 Munroe St.	Wash. Park	461.65

On motion duly made and seconded, it was unanimously

VOTED: to waive use and occupancy charges in the amount indicated for the following:

<u>Acct. No.</u>				
471	Mary Sifford	94 Village Street	Castle Square	221.00

The Executive Director recommended the eviction of the Multi-Graphic Co. , which is the only remaining tenant in the Sears Crescent building.

because the continued occupancy of this tenant creates a hazard to himself. The Executive Director also informed the Authority that in spite of countless visits and referrals by the Business Relocation staff, this occupant has failed to cooperate.

On motion duly made and seconded, it was unanimously

VOTED: to authorize the Executive Director to issue an eviction warrant for Multi-Graphic Company , 46 Cornhill.

The Development Administrator distributed copies of a memo dated January 24, 1964 re Eviction of Site Occupants from Castle Square.

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

VOTED: to authorize the Executive Director to evict the following:

Georgette Bouchea, 492 Tremont Street
Mr, & Mrs, George Dushku, 197 Shawmut Ave. , if this family
does not cooperate within thirty days
Mrs. Mary Mills, 41 Albion Street, if this person does not
cooperate within fifteen days;

The Site Office was also instructed to refer the case of Mrs. Mary Mills to the Division of Child Guardianship,

The Executive Director distributed copies of a memo dated January 22, 1964 re Vacated Accounts Receivable - Uncollectable (Castle Square). The whereabouts of the aforementioned accounts are unknown in spite of all efforts on the part of the Site Office to locate them through utility companies, Post Office, etc. The foregoing list contained twenty-two accounts totaling \$2546.35.

On motion duly made and seconded, it was unanimously

VOTED: (1) that there is no reasonable prospect of collection, and (2) that the probable cost of further efforts to collect would not be warranted , and further, that the above-mentioned list be charged off as uncollectable.

Copies were distributed of a tabulation of bids received for interior painting at 8-20 and 11-25 Pemberton Square. Attached to the list was a copy of letter from the Brotherhood of Painters, Paperhangers and Decorators, District Council 35, stating that the contract can be awarded only to " firms or companies that are the lowest responsible and eligible bidders that can certify that they are able to furnish labor that can work in harmony with all other elements of labor employed or to be employed on the work".

The General Counsel informed the Authority that he had reviewed Section 44A of the General Laws of the Commonwealth of Massachusetts and that in his opinion the allegation of the Brotherhood of Painters was not pertinent and further, that the Authority was within its rights and powers to award the contract to the lowest bidder, Modern Decorators, Inc.

On motion duly made and seconded, it was unanimously

VOTED: to take from the table the matter of the award of the painting contract for 8-20 and 11-25 Pemberton Square and further, that it be awarded to Modern Decorators, Inc. , 249 Washington Avenue, Winthrop, in the amount of \$3936[^].60 as the lowest responsible bidder.

Copies of memorandum dated January 22, 1964 were distributed from the Real Estate Officer re Adjustment of Use Charges, Government Center and Castle Square Projects,

On motion duly made and seconded, it was unanimously

VOTED: to authorize reduction in use and occupancy charges as recommended in the above-mentioned memorandum for the following accounts:

Rona Sportswear, Account 571, Government Center Project
Argosy Printing Company, Account 1, Castle Square Project

Copies of a memorandum from the Executive Director were distributed dated January 22, 1964 re Land Acquisition - One Price Policy. The Executive Director explained that at the time the one-price policy was adopted by the Authority, there were five parcels of property under negotiation

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and which the Real Estate Officer had agreed to settle at a higher figure, pending approval of the URA. The Real Estate Officer and the Executive Director were both of the opinion that the five parcels contained in the memo should be excluded from the one-price policy, inasmuch as they were being processed for increased maximum acquisition prices at the time the policy was adopted.

On motion duly made and seconded, it was unanimously

VOTED: that the Authority authorize the Real Estate Officer to negotiate for the settlement of the parcels listed below, subject to URA approval:

<u>Project</u>	<u>Parcel</u>	<u>H. H. F. A. Approved Price</u>	<u>Recommended Maximum Acquisition Price</u>
Govt. Center	126-6	\$ 8,500	\$ 9,200
Wash. Park	322-26	5,600	6,500
Wash. Park	23512-4	19,200	21,000
Wash. Park	240A2-1	31,500	35,000
Wash. Park	239A-12	7,000	1,500

Copies of a letter were distributed dated December 31, 1963 from George W. Page of the Colonial Inn at Lynnfield, indicating his interest in the motel for the Government Center Project Area. The matter was placed on file.

Copies of a letter dated December 30, 1963 were distributed from Charles River Park, Inc., requesting that the delivery of Parcel 1-D and 1-D-1 be extended from January 2, 1964 to March 1, 1964 because of FHA delays and winter conditions which make construction difficult.

On motion duly made and seconded, it was unanimously

VOTED: to approve the above-mentioned request from Charles River Park, Inc. and to extend the time of delivery for Parcel 1-D and 1-D-1 until March 1, 1964.

Copies of a letter dated December 30, 1963 were distributed from Charles River Park, Inc. re Parcels 1-D and 1-D-1, requesting variances in the Restrictions and Controls of the Redevelopment Plan with respect to this parcel. The Executive Director informed the Authority that the plans for this complex had previously been submitted for approval and

disapproved by the Authority because of non - compliance with the Restrictions and Controls of the Redevelopment Plan.

At the meeting of December 20, 1963, a memo from the Chief Engineer dated December 9, 1963 was distributed, explaining the non-compliances, together with recommendations from, the Chief Engineer.

Pursuant to the notific[^]&cwa from the Executive Director, Charles River Park, Inc. submitted the above-mentioned December 30, 1963 letter, requesting variations in the Controls.

On the recommendation of the Executive Director and the Chief Engineer, and on motion duly made and seconded, it was unanimously

VOTED: to grant the following variations requested by Charles River Park Inc. for Parcel 1-D and 1-D-1:

- a. the forty-foot space between buildings;
- b. a minimum of thirty-two foot setback of Building No. 1 from the property line;
- c. a proposed driveway of twenty-six feet in width opening to the sidewalk on Blossom-Street;
- d. the use of the first floor of both buildings for professional offices;
- e. landscaping of Parcel 1-D-1 in lieu of the nursery school formerly proposed.

The Executive Director recommended that the Authority meet informally for a background session on the Controls and Restrictions for the commercial parcel, West End Project, and the relationship of the Cambridge Street Plan.

It was unanimously agreed that the Executive Director would contact all the members and arrange a tentative date for the informal meeting, to be confirmed at the next meeting.

Copies of a memo dated January 21, 1964 were distributed re Urban Renewal Assistance Grants.

The Executive Director presented a Resolution entitled "Resolution on Urban Renewal Assistance Grant, New York Streets, U. R. Mass. 2-1", which was read in full and considered.

On motion duly made and seconded, it was unanimously

VOTED: to adopt the above entitled Resolution as read.

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(The foregoing Resolution is filed in the Document Book of the Authority as Document No. 292.)

The Executive Director presented a Resolution entitled "Resolution on Urban Renewal Assistance Grant, West End Project, U. R. Mass. 2-3", which was read in full and considered.

On motion duly made and seconded, it was unanimously VOTED: to adopt the above-entitled Resolution as read.

(The foregoing Resolution is filed in the Document Book of the Authority as Document No. 293.)

Copies of a memo dated January 24, 1964 were distributed re Preliminary Loan Notes, Third Series C, Washington Park, Mass. R-24, attached to which were copies of a tabulation of bids received on January 21, 1964.

Mr. Massucco presented a Resolution entitled "Resolution Authorizing the Sale, Issuance and Delivery of Preliminary Loan Notes in the Aggregate Principal Amount of \$8,450,000, the Execution of Requisition Agreement No. 3, and the Execution and Delivery of Project Temporary Loan Note No, 4, in Connection with Project No. Mass, R-24", which Resolution was read in full and considered.

Mr. Massucco then moved the adoption of the Resolution as introduced and read. Mr. Ryan seconded the motion, and on roll call, the following voted "Aye": Msgr. Lally, Messrs. Colbert, McCloskey, Massucco and Ryan; and the following voted "Nay": None.

The Chairman thereupon declared the motion carried and the Resolution adopted as introduced and read.

(The foregoing Resolution is filed in the Document Book of the Authority as Document No. 294.)

The Executive Director distributed copies of a memo dated January 23, 1964 re Request from New England Medical Center - Temporary Use of Land for Parking.

On the recommendation of the Executive Director and on motion duly made and seconded, it was unanimously

VOTED: to approve the request from the New England Medical Center for the temporary use of land in the Castle Square Project, bounded by Herald, Mayo and Washington Streets, containing approximately 20,000 square feet of land, for \$50.00 per month for the first twelve months and \$100 per month thereafter, subject to the conditions that the land be used by students and hospital personnel only at a 35¢ per day maximum charge; and further that the Executive Director be authorized to execute a license to the New England Medical Center in the form previously utilized by the Authority for Hospital parking purposes.

The Executive Director distributed copies of a memo dated January 23, 1964 re Easement to the City of Boston for Widening of Staniford Street Pursuant to the Conditions of a Deed to the Retina Foundation.

On motion duly made and seconded, it was unanimously

VOTED: that the Authority approve the granting of an easement to the City of Boston pursuant to the reservation contained in the deed to Parcel J and J-1, West End Project, and to authorize the Executive Director to execute the instrument granting said easement.

The Executive Director distributed copies of a memo dated January 22, 1964 re Whitney Street Project. The Executive Director explained that the existing sewerage system in Whitney Street would have to be discontinued and alterations made to the connecting sewerage lines prior to the construction of Parcel 3 by Back Bay Towers, Inc; and further, that under a previous agreement between the Authority and the Public Works Commission, utilities and site improvements for the Whitney Project would be installed by the Public Works Commissioner and reimbursed by the Authority out of the City of Boston Whitney Project account.

On motion duly made and seconded, it was unanimously

VOTED: to authorize the Commissioner of Public Works, City of Boston, to discontinue all utilities in Whitney Street between Tremont Street and the former location of Smith Street and re-route the sewer system

and to make payment for these project activities to the Sewerage Works Account of the City of Boston as required by the Commissioner of Public "Works from time to time.

Copies of a letter were distributed dated January 14, 1964 to the General Counsel from Melvin Newman, Attorney for Back Bay Towers, Inc. Said letter advised the Authority that Mr. Robert B. Kerr, one of the original subscribers to Back Bay Towers, Inc. , as a result of illness is unable to continue as an investor and stockholder and accordingly intends to transfer his stock and note subscriptions to Lilian K. Drescher, presently a member of the corporation and one of the original subscribers.

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

VOTED: to approve the above-mentioned transfer of stock.

The Executive Director informed the Authority that one of the former site occupants of the Whitney Project was in arrearage in the amount of \$577.40 for use and occupancy charges and that this occupant is an 82-year-old widow who is now living with her son-in-law; and further, that the possibility of collection will be difficult because payment of the arrearage constitutes a hardship on this tenant.

On the recommendation of the Executive Director and on the grounds of hardship, on motion duly made and seconded, it was unanimously

VOTED: to waive use and occupancy charges of \$577.40 for Mrs. Catherine Kenny, formerly of 127 Conant Street, Whitney Project,

The Executive Director informed the Authority that Parcel 12A in the Government Center Project was scheduled for conveyance on February 7, 1964, pursuant to the Agreement for ^{the} Sale of land recently executed and on that date the parking lots operated by the Brattle Company and the Bowdoin Amusement Company would be displaced.

The Executive Director recommended that the Authority transfer both of these parking lots to Blocks 43 and 134 in the Government Center Project area, which are cleared and available.

On the recommendation of the Executive Director and on motion by Mr. Massucco, seconded by Mr. Colbert, it was

VOTED: to authorize the Executive Director effective February 7, 1964, to license Block 43 to the Brattle Company and Block 134 to the Bowdoin Amusement Company, the use and occupancy charges to be set by the Real Estate Officer and concurred in by the Executive Director, subject to ratification by the Authority.

Mr. Ryan voted "nay" and requested to be so recorded.

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

VOTED: that the Comptroller or Assistant Comptroller is authorized and directed to obtain any information necessary to make a complete record to justify the payment of any bill and that all employees are ordered to cooperate with the Comptroller or Assistant Comptroller in supplying such information. A copy of this order is to be sent by the Secretary to all personnel affected by it.

Mr. Colbert requested that the following explanatory statement with respect to the above order be recorded in the minutes:

"On occasions when a seemingly unusual purchase has been made by a division of the Redevelopment Authority, the Comptroller or Assistant Comptroller has requested an explanation as to why the purchase was made. Even though there is a simple and logical explanation, some employees have merely answered by stating that the merchandise was delivered and that the bill should be paid. On such occasions it has been necessary for the Treasurer or Chairman to intervene and order that a full explanation be provided. The purpose of this order is to authorize the Comptroller or Assistant Comptroller to get such information without the intervention of the Chairman or Treasurer and to instruct all employees to supply such information as is requested by the Comptroller or Assistant Comptroller."

The Development Administrator distributed copies of the City Budget for 1964.

On motion duly made and seconded, it was unanimously
VOTED: to table the matter.

Copies of a memo dated January 24, 1964 were distributed re
Special City Appropriation for 1964.

On motion duly made and seconded, it was unanimously
VOTED: to authorize the Development Administrator to submit to
the Mayor and City Council a request for a special appropriation of \$70,000
as an initial payment on the total City Budget for 1964.

The Development Administrator distributed copies of a memo
dated January 24, 1964 re Contracts for Administrative Legal Services, attached
to which were proposed forms of contract with Foley, Hoag & Eliot.

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

VOTED: that the Development Administrator is hereby authorized
to execute a contract between the Boston Redevelopment Authority and the firm
of Foley, Hoag & Eliot providing for administrative legal services in the maxi-
mum amount of \$12,000 for a period ending December 31, 1964, the funds for
the payment for such services to be drawn from Federal project costs in such
amounts as may be approved by the appropriate Federal authorities or from
such other sources as the Authority may authorize; and further, that the
Development Administrator is hereby authorized to execute an extension to
December 31, 1964, or the earlier execution of a loan and grant contract for the
Government Center Project of the contract between the Boston Redevelopment
Authority and the firm of Foley, Hoag & Eliot dated as of September 21, 1961.

On motion duly made and seconded, it was unanimously
VOTED: that the next meeting of the Authority will be held on
January 31, 1964 at ten a. m.

The Development Administrator distributed copies of a memo dated
January 20, 1964 re Extension of Contract for Downtown Waterfront Corporation.

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

VOTED: that the Development Administrator's action in advising the Downtown Waterfront Corporation that its contract with the Redevelopment Authority was extended for thirty days is hereby confirmed.

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

VOTED: to defer the request of Thomas J. McCormick to meet with the Authority for the purposes of discussing his reclassification.

The Development Administrator distributed copies of a memo dated January 24, 1964 re Waterfront Project - Appraisal Engineer.

On motion duly made and seconded, it was unanimously

VOTED ; to approve a contract in the amount of \$1200 with John J. Gill Associates, Inc. for engineering services in connection with the appraisal of the Boston Police Department building at 229 Milk Street, Boston.

Copies of a memo dated January 24, 1964 were distributed re Charlestown Urban Renewal Plan and Part I of the Application for Federal Loan and Grant, attached to which was a proposed form of a Resolution authorizing the filing of an Application for Loan and Grant for Project Number Mass. R-55.

Mr. Colbert presented a Resolution entitled "Resolution of the Boston Redevelopment Authority Authorizing the Filing of an Application for Loan and Grant for Project No. Mass. R-55", which Resolution was read in full and considered.

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

VOTED: to adopt the above-mentioned Resolution as presented and read.

(The foregoing Resolution is filed in the Document Book of the Authority as Document No. 295. }

Copy of a memo dated January 24, 1964 was distributed re Conveyance of Tax Title Property for Rehabilitation Demonstration.

On motion duly made and seconded, it was unanimously

VOTED: that the Development Administrator is authorized to request of the Real Property Department the conveyance without consideration of the foreclosed tax title property at 81 Elm Street, Charlestown, under the provisions of Chapter 314 of the Acts of 1961, for the purpose of undertaking a rehabilitation demonstration, and to let bids for the work, subject to the Authority's bid procedures.

The Development Administrator & copies of a memo dated January 24, 1964 re Technical Changes in Deed and Votes for Parcel 12, Government Center, attached to which were copies of the proposed deed containing the technical changes.

On motion duly made and seconded, it was unanimously

VOTED: that the Chairman, or in his absence, the Development Administrator, be and he hereby is authorized and empowered in the name and behalf of this Authority to execute, seal with the corporate seal or otherwise, acknowledge and deliver a Deed from this Authority to Robert Leventhal, Norman B. Leventhal and Joseph M. Linsey, or their nominees, as tenants in common, conveying certain premises in the Government Center Urban Renewal Project Area, in the County of Suffolk, in the Commonwealth of Massachusetts, which premises are described as follows:

1. Parcel 12A containing 36,698 square feet as shown on a plan dated June 4, 1963, revised October 1, 1963, by Whitman & Howard, Inc., Engineers, which Parcel includes registered land shown as: Lot #1 on Plan 4282B, being a portion of the land described in Certificate of Title No. 69193; Lot #1 on Plan 11237B, being a portion of the land described in Certificate of Title No. 70036; Lot #1 on Plan 11185B, being a portion of the land described in Certificate of Title No. 71835.
2. Lot #2 on Plan 4282B, being the remaining portion of the land described in Certificate of Title No. 69193.
3. Lot #2 on Plan 11237B, being the remaining portion of the land described in Certificate of Title No. 70036.

4, Lot #2 on Plan 11185B, being the remaining portion of the land described in Certificate of Title No. 71835.

5. The fee to the center line of all streets shown on said Plan as abutting said Parcel 12A to the extent not included in the Parcel and Lots above set forth

Said Deed shall be in such form as the Chairman or, in his absence, the Development Administrator, shall approve, execution thereof to be conclusive evidence of such approval.

On motion duly made and seconded, it was unanimously

VOTED: that the Development Administrator is hereby authorized to take such actions under or pursuant to any Letter of Credit deposited with the Authority pursuant to the Land Disposition Agreement dated January 9, 1964 by and between the Authority and Center Plaza Associates as shall be consistent with the terms and conditions of said Land Disposition Agreement.

The Development Administrator distributed copies of memo dated January 24, 1964 re Government Center; Second Amendatory Contract for Early Land Acquisition Loan, attached to which were copies of two proposed Resolutions.

Mr. Colbert presented a Resolution entitled "Resolution Amending that Certain Resolution of the Boston Redevelopment Authority Adopted October 4, 1961 entitled 'Resolution Authorizing the Issuance of Certain Project Temporary Loan Notes in Connection with Urban Renewal Project No. Mass. R-35 and Providing for the Security for the Payment Thereof and for Other Purposes', as previously Amended".

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

VOTED: to adopt the above-entitled Resolution as presented and
read.

(Tixe foregoing Resolution is filed in the Document Book of the Authority as Document No. 296.)

Mr. Colbert presented a Resolution entitled "Resolution Approving and Providing for the Execution of a Second Amendatory Contract Amending Temporary Loan Contract (Early Land Acquisition) Number Mass. R-36 (L), By and Between the Boston Redevelopment Authority and the United States of America" , which Resolution was read in full and considered .

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

VOTED: to adopt the above-entitled Resolution as read.

(The foregoing Resolution is filed in the Document Book of the Authority as Document No. 297,)

The Development Administrator distributed copies of a memo dated January 24, 1964 re Authorization to Execute Deed for Parcel C-2 in the Washington Park Urban Renewal Area, attached to which were copies of the proposed form of deed.

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

VOTED: that the Authority hereby authorizes the Chairman or in his absence the Development Administrator to execute and deliver a deed to Charlame Park Homes, Inc. for Parcel C-2 in the Washington Park Urban Renewal Area in substantially the same form presented to this meeting, the Chairman's or the Development Administrator's execution of any such deed to be conclusive evidence that such deed was substantially the form presented to this meeting and that such execution was duly authorized by the Boston Redevelopment Authority.

Copies of a memo dated January 24, 1964 were distributed re Final Drawings for 2Z1 (d)(3) Housing for Parcel C-2 in the Washington Park Urban Renewal Area. The Development Administrator presented to the Authority plans containing the final drawings.

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

VOTED: that the Authority hereby authorizes the Chairman or in his absence the Development Administrator to approve, substantially in the form presented at this meeting, the Final Plans and Specifications for housing, with financing under Section 221(d)(3) of the Housing Act of 1949, to be constructed by Charlame Park Homes, Inc. on Parcel C-2 in the "Washington Park Urban Renewal Area, pursuant to a Land Disposition Agreement by and between the Boston Redevelopment Authority and Charlame Park Homes, Inc. ; the Development Administrator's or the Chairman's written approval of said plans to be conclusive evidence that said plans were in substantially the form presented to this meeting and that such approval was duly authorized by the Boston Redevelopment Authority.

Copies of a memo dated January 24, 1964 were distributed re Washington Park Urban Renewal Area, Project No. Mass. R-24, Contract for Survey Services, attached to which were copies of proposed form of contract.

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

VOTED: to authorize the Development Administrator to enter into a contract with the firm of Harry R. Feldman, Inc. for topographic and utility survey of certain portions of land contained within the Washington Park Urban Renewal Area, Project No. Mass. R-24, in the amount of \$26, 000 with an upset maximum of \$31, 000 for any additional work upon written authorization of the Development Administrator.

Copies of a memo dated January 24, 1964 were distributed re Acquisition of 2032 Columbus Avenue for Inclusion in the Housing for the Elderly Site-D in the Washington Park Urban Renewal Area. The Development Administrator recommended that necessary appraisals be authorized and that the above-mentioned property be included in and subject to the renewal plan controls for Site-D.

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

VOTED: that the property located at 2032 Columbus Avenue in the Washington Park Urban Renewal Area be acquired and that such property be included in Site-D as designated by the Washington Park Urban Renewal Plan and that such property shall be subject to all of the controls and objectives of said Plan for said Site-D.

The Development Administrator distributed copies of a memo dated January 24, 1964 re Academy Homes.

On motion duly made and seconded, it was unanimously

VOTED: to table the matter.

Copies of a memo dated January 24, 1964 were distributed by the Development Administrator re George E. Jacobssen, Contract for Professional Services, attached to which was a proposed form of contract.

On motion duly made and seconded, it was unanimously

VOTED: that the Development Administrator is authorized to execute a contract with George E. Jacobssen of the town of Egypt, Massachusetts, for architectural services in the Charlestown Urban Renewal Area, for an amount not to exceed \$1, 706, 25. The entire contract will be paid from project funds.

Copies of memoranda dated January 24, 1964 were distributed re Personnel Actions.

On motion duly made and seconded, it was unanimously

VOTED: to approve the following:

<u>Temporary Appointments, six-month basis:</u>		<u>Grade & Step</u>	<u>Per Annum</u>	<u>Eff.</u>
William T. Noonan	Senior Transp. Planner II	12-1	10,200	2/24
Philip Tashjian	Develop. Specialist II	9-5	8,750	1/27
Robert Loverud	Senior Designer	10-2	8,400	1/27
Robert McEvoy	Transportation Planner III	10-1	8,000	3/16
Robert Bott	Development Specialist III	10-1	8,000	3/ 1
Adriana KLeiman	Planner III	9-3	7,938	2/17
James Quinn Jr.	Transportation Planner II	9-1	7,200	1/27
Richard Kuner	Planner III	9-1	7,200	1/27
David Harrison	Planner III	9-1	7,200	1/27
John Kiedaisch	Designer II	8-2	6,825	2/10

Temporary Appointments, six-month basis (cont¹ d)

William Coffey	Relocation Assistant I	6-2	\$ 5,460	1/27
Paul Sweeney	Rehabilitation Assistant 1	6-1	5,200	1/27
Katherine Sellers	Planning Aide II	5-3	4,961	1/27
Barbara Connolly	Secretary HI	5-2	4,725	1/27
Anne Casey	Secretary III	5-2	4,725	2/17
Anastasia Miragias	Secretary II	4-2	4,410	1/27
Doris Hanssen	Secretary II	4-1	4,200	1/27
Harriett Forney	Secretary I	3-2	4,095	1/27

Temporary Appointment, three-month basis:

Pierre Hirano	Planning Aide II (student work basis)		87 p. w.	1/27
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Temporary Appointments, six-month, hourly basis

Selma Hershdorfer	Designer II		3. 60 p. h.	1/27
Peter White	Maintenance Man, Govt. Center		2.32 p. h.	1/27

Reappointments:

George Stephen	Architect IV	12-1	10,200	-2/21
Joseph Walling	Rehabilitation Assistant I	6-5	6,319	2/12
Constance Warren	Designer II	8-1	6,500	2/21
Michael DeAngelis	Draftsman II	6-4	6,019	2/12
Ira Friedlander	Graphic Designer II	7-2	5,985	1/24
Leon Martin	Draftsman III	7-1	5,750	2/12
Charles Magno	Draftsman III	7-1	5,750	2/12
Richard America	Relocation Assistant II	7-1	5,700	2/17
George Silvi	Draftsman II	6 -1	5,200	2/12
Priscilla Lee	Clerical Assistant III	3-1	3,900	2/12

Reappointments, six-month basis:

William Gurney	Planner I	7-3	6,284	2/12
Frank Sorrentino	Develop. Aide III, pt-time		2. 00 p. h.	2/12

Reappointment, three-month basis

James Sullivan	Clerical Assistant I(student work basis)		67. 00 p.w.	1/27
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Reappointment, two - month basis:

Frederic Brooks	Development Specialist IV	11-1	9,000	1/15
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Reappointment, one-month basis:

Malcolm Peabody Jr.	Minority Hsng Advisor	13	12,965	2/ 3
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Change of Status with Reclassification

Harry R. Collings as Planning Aide III (Grade 6-Step 2) from part-time at \$2. 25 per hour to full-time at \$5,460 per annum, retroactive to January 2, 1964.

John P. Rynne as Development Aide III (Grade 4-Step 2) from part-time at \$1.75 per hour to full-time at \$4,410 per annum, retroactive to January 2, 1964.

Correction of error in reclassification:

Arlene M. O'Brien - from Planning Aide II, Grade 5- Step 2, at \$4, 725, which should have been Planning Aide II, Grade 5-Step 3 at \$4961, retroactive to January 2, 1964.

Sick Leave authorized:

Advance of fifteen days' sick leave to Charles Perriello, Planning Aide II, Transportation Department, effective January 22, 1964.

Reinstatement and Reclassification:

Removal of Paul McCann from Military Leave Status; reclassification from Administrative Clerk at \$2. 60 per hour to Development Assistant III Grade 7 Step 2 at \$5985 per annum, effective January 27, 1964.

Resignations accepted:

Berton S. Fliegel, Social Services Officer, Family Relocation, eff. 2/3
James Feeley , Development Aide, effective 1/3
Susan Smith, Junior Planner, eff. 2/18
Avis Churchill, Secretary, eff. 1/28
Yvette Miller, Secretary, eff. 1/28
Virginia Liss, Secretary, retroactive to 12/16
Laurence Rubin, Rehabilitation Architect, part-time, eff. 1/29

Recisions of appointments:

Lee Weller, Senior Planning Designer
Norma Tentindo, Secretary

On motion duly made and seconded, it was unanimously

VOTED: to table a change of status with reclassification for
Edward Hoermann and Samuel Thompson.

On motion duly made and seconded, it was unanimously

VOTED: that William Adams and any Member of the Redevelopment
Authority so desiring be authorized to attend the National Conference on Urban
Passenger Transportation in Washington, D. C. on January 29-31, 1964.

On motion duly made and seconded, it was unanimously

VOTED: to authorize the attendance of William McGrath at the
Institute of Traffic Engineers in Washington, D. C. on January 31, 1964.

Copies of a memo dated January 24, 1964 were distributed by the
Development Administrator re Selection of Shopping Center Bteveloper for
Washington, Park.

On motion duly made and seconded, it was unanimously

VOTED: to enter into executive session to discuss the foregoing subject.

After the executive session ended, the Authority voted to enter into public meeting.

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

VOTED: to designate Supreme Markets as the developer for the Warren Street Shopping Center, subject to the submission of satisfactory preliminary plans for financing requirements within ninety days and a statement as to the number of displaced merchants he has been able to accommodate.

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

VOTED: that the Development Administrator be authorized and instructed to prepare a site for a market on Washington Street in the Notre Dame - Egleston Square area and offer that site to Blairs, Inc. if they desire to develop it.

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

VOTED: that the Development Administrator be authorized and instructed to ascertain whether Mr. Copellman has any interest in either of the smaller sites proposed for Humboldt Avenue and if so, to take the necessary steps to have him develop one of these.

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

VOTED: that the Development Administrator be instructed to take whatever steps may be possible to relocate Mr. Goldberg, who has a market on Washington Street which, he would lose under this plan.

The Development Administrator informed the Authority that suit had been instituted against him and others by the State Street Corporation.

Mr. John Bok, Assistant Legal Officer, who was present at the meeting, read a copy of the writ stating that Cabot, Cabot & Forbes, the New England Merchants Bank and certain officials of both firms were being sued, along with the Development Administrator, by the State Street Corporation in connection with Parcel 8 in the Government Center Project.

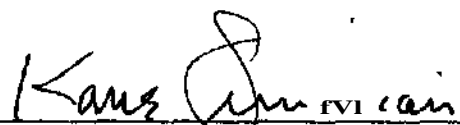
On motion by Mr. Colbert, seconded by Mr. Massucco, it was unanimously

VOTED: that Mr. Logue decide before the next meeting if it would be advisable for him to engage an attorney and that he be authorized to do so and bring in his recommendation to the Authority.

On motion duly made and seconded, it was unanimously

VOTED: to adjourn.

The meeting adjourned at 12:37 p.m.


Secretary