

MEMORANDUM

JANUARY 17, 2013

TO: BOSTON REDEVELOPMENT AUTHORITY AND
PETER MEADE, DIRECTOR

FROM: LARRY MAMMOLI, DIRECTOR OF FACILITIES MANAGEMENT
DENNIS DAVIS, DEPUTY DIRECTOR INDUSTRIAL DEVELOPMENT
AND COMMERCIAL LEASING

SUBJECT: PORTIONS OF SUB AREA I IN THE NORTH STATION URBAN
RENEWAL AREA LOCATED ADJACENT TO THE THOMAS P.
O'NEILL, JR. FEDERAL BUILDING

SUMMARY: This Memorandum requests approval of the adoption of a certain Confirmatory Order of Taking to confirm the Boston Redevelopment Authority title to portions of Sub Area I in the North Station Urban Renewal Area adjacent to the Thomas P. O'Neill, Jr. Federal Building, and authorization for the Director to execute a deed and any and all other documents deemed necessary and appropriate in connection with the transfer of said portions to the United States of America.

BACKGROUND

The subject property was among the properties acquired by the Boston Redevelopment Authority ("BRA") in the 1970's and 1980's as part of the North Station Urban Renewal Area, Sub Area I. Most of the property acquired has been deeded to private developers or the United States of America ("U.S.") however some slivers are retained by BRA including the subject two parcels totaling approximately 4,322 square foot (the "Land"). The Land has been utilized by the U.S. for access to the loading dock of the Thomas P. O'Neill, Jr. Federal Building and limited surface parking since the completion of the building's construction. The U.S. wants to acquire the property to enhance security to the loading area of the building.

On October 18, 2012 the BRA authorized the Director to execute all necessary documents to transfer fee simple ownership of the Land to the U.S. In order to prepare for the transfer, it is necessary to adopt a Confirmatory Order of Taking.

RECOMMENDATION

It is, therefore, recommended that the BRA (i) adopt a Confirmatory Order of Taking to confirm the BRA's ownership of certain portions of Sub Area I in the North Station Urban Renewal Area comprising the Land; and (ii) authorize the Director to execute (a) a deed transferring the Land to the U.S. and (b) any and all other documents the Director deems necessary and appropriate in connection with said transfer.

Appropriate votes follow:

VOTED: That the Boston Redevelopment Authority (the "Authority") hereby adopts the resolution that states "BE IT RESOLVED by the Boston Redevelopment Authority that an ORDER OF TAKING dated JANUARY 17, 2013 relating to a portions of Sub Area I in the NORTH STATION URBAN RENEWAL AREA in Boston, Suffolk County, Commonwealth of Massachusetts, 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;" and

FURTHER

VOTED: That the Director be, and hereby is, authorized to execute (i) a deed transferring the portions of Sub Area I in the North Station Urban Renewal Area taken by the Order of Taking adopted by the prior vote to the United States of America, and (ii) any and all other documents that the Director deems necessary and appropriate in connection with said transfer.