

MINUTES OF A REGULAR MEETING
OF THE BOSTON REDEVELOPMENT AUTHORITY

HELD ON NOV. 3, 1961

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 November 3, 1961. 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>
Mflgr. Francis J. Lally James G. Colbert Melvin J. Masaucco John P. Ryan	Stephen E. McCloskey (came in later)

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 November 3, 1961 at 73 Tremont Street in the City of Boston.

BOSTON REDEVELOPMENT AUTHORITY

By Kane Simonian

October 31, 1961

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 October 31, 1961 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 3d day of November, 1961.

Kane Simonian

Secretary

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Messrs. Logue and Conley attended the meeting.

The minutes of the meeting of October 25, 1961 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 were distributed from Gabriel F. Piemonte, representing himself and other property owners in the Government Center project area and containing a request to be given consideration for the purchase of land for motel and office building use in that area.

On motion duly made and seconded, it was unanimously VOTED: that the Chairman acknowledge the letter and refer it to the Planning Section in accordance with the Authority's policy.

Mr. Julian Lev! entered the meeting at this point and discussed the general subject of Section 112 credits for institutional expansion and informed the Authority of the progress made to date under his consultant contract with the Authority.

Copies of a letter were distributed from Milton L. Grahn re the Prudential Project and were noted for the record.

The Vice Chairman, Mr. McCloskey, entered the meeting at this point.

The Executive Director presented a memo dated October 30, 1961 containing a signed statement as follows:

"I, Kane Simonian, hereby agree to waive any and all claim for the payment of counsel fees by the Authority in the above-entitled case. " (Simonian vs Boston Re-development Authority)

The foregoing statement is filed in the Document Book of the Authority as Document No. 167.

The Executive Director presented to the Authority a letter dated October 30, 1961 from Salah fa Pecci Construction Company, Inc. requesting approval to use the Old Colony Construction Company of Quincy, Massachusetts as sub-contractor for the road and footpath work on the West End Site Preparation Contract. A signed copy of a non-collusion affidavit of the sub-contractor, properly filled out in accordance with the contract terms and specifications, was enclosed with the letter of request.

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

VOTED: to approve Old Colony Construction Company as sub-contractor under the West End Site Preparation Contract.

Mr. Colbert raised the question of payment of the legal fees of the Authority's special counsel in the Simonian vs Boston Redevelopment Authority case, which had been incurred since last March. The Development Administrator was asked if, in his ^{*•*} ~~opin~~^{ion}, a partial payment to the Authority's special counsel at this time from City of Boston funds would jeopardize reimbursement from the Federal Government, which is currently under consideration.

Mr. Logue stated that he did not believe a partial payment at this time would make any difference.

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

VOTED: to authorize a partial payment in the amount of approximately 50% to the Authority's special counsel for services rendered in connection with the above mentioned case, as follows: Badger, Parrish, Sulfivan and Frederick; Lyne, Woodworth & Evarts; Foley, Hoag & Eliot; James J. Cody, Jr.

On motion duly made and seconded, it was

VOTED: to authorize payment of invoices submitted to the Authority by the title contractors for services rendered in accordance with their contracts on the Government Center project.

The Executive Director informed the Authority that the City Public Works Department has postponed until early spring their plans to widen Staniford Street, so that therefore the necessity of evicting Gus¹ Parking Lot and Fruit Orchard on November 4th was eliminated. The Executive Director recommended that the eviction be postponed until the end of January.

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

VOTED: to amend the Authority's previous vote on the eviction of the Fruit Orchard and Gus¹ Parking Lot, to be effective on January 31, 1962.

The Executive Director reported that rent collections for November 1st and 2d for the Government Center Site Office had amounted to approximately \$67,000.

The Executive Director advised the Authority that attorneys for the Graybar Electric Company had written to the Authority, requesting that the requirement for the planting of trees in the Graybar lot in the New York Streets project area be held in abeyance until the proposed Castle Square project demolition was completed. Graybar Electric Company requested a new completion certificate containing a waiver of the tree planting requirement for the Washington Street frontage.

On motion duly made and seconded, it was unanimously

VOTED: to take no action on this matter, and further, to instruct the Executive Director to advise the Graybar Electric Company that the Authority is very much interested in the landscaping of the New York Streets development in order to improve the general area.

On the recommendation of the Development Administrator and on motion by Mr. Colbert, seconded by Mr. Massucco, it was unanimously

VOTED: to approve the following persons as option negotiators for the Government Center project, and further, that the Executive Director be authorized to execute approved third party contracts with same:

John McLaughlin
Francis M. Morris
James A. Newslow
Ellen M. Good

Robert Cobe
Francis X. McCann
James J. Cody Jr.
Harry Blake

The Development Administrator distributed copies of a memo dated November 3, 1961 re request for authorization for purchase of furnishings for remodeled 10th and 11th floors, City Hall Annex, through competitive bidding procedures, attached to which memo was a copy of the advertisement for the invitation for bids.

Also distributed was a copy of another memo dated November 3, 1961 re statement of justification for selection of certain specified items.

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

VOTED; that approval be granted for the invitation for competitive bids for the purchase of furnishings for the remodeled 10th and 11th floors, City Hall Annex, in accordance with the legal and technical specifications presented to the Authority.

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

VOTED: that the Development Administrator submit to the Re-Development Authority on November 15th the proposed demolition staging plan, Government Center project.

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

VOTED: that the Development Administrator submit to the Redevelopment Authority as promptly as possible a report on the proposed time table for the construction of the State buildings other than the State Office Building in the Government Center development.

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

VOTED: that Ellis Ash be notified to attend the meeting of the Authority on November 15, 1961.

The Development Administrator distributed copies of a memo dated November 3, 1961 recommending payment of \$3666.29 as the Authority's share of the expenses for July, August and September of 1961 on the North Terminal Study Area.

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

VOTED: to authorize the above payment.

The Development Administrator distributed copies of a memo dated November 3, 1961, attached to which were copies of an invoice from Foley, Hoag & Eliot, recommending payment to that firm in the amount of \$2597.80 for services rendered for August and September in accordance with the invoice attached to the memo.

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

VOTED: to authorize the above payment.

The Development Administrator distributed copies of a memo dated November 3, 1961 re extension of survey program and a memo of the same date listing the names, classifications and hourly rates of personnel presently employed under the program; and recommending that the program be extended to June 30, 1962.

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

VOTED: to extend the survey program ninety days, until February 15, 1962, and to approve the extension of employment of the employees listed in the foregoing memo.

Copy of memo re this subject is filed in the Document Book of the Authority as Document No. 168.

The development Administrator distributed copies of a memo dated November 3, 1961 re staff appointments, recommending the appointment of four secretaries.

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

VOTED: to approve the appointment of the following:

Mary K. Brosnan as Secretary in Operations Dept. @ \$4000, eff. Nov. 6, 1961
Jean Marie Foley as Secretary in Planning Dept. @ \$4000, eff. Nov. 20, 1961
Rita Marie Hojifinson as Secretary in the Development Department @ \$4000 per annum, effective November 20, 1961
Janice Elaine Sulfaro as Secretary in Development Dept. @ \$4000 per annum effective November 6, 1961;

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

VOTED: to authorize the employment of the following three maintenance men for the Operations Department, Government Center Site Office, effective immediately, at \$1.95 per hour:

Leonard G. Blackmore
Bartholomew J. Hayes
David G. Petitti

On motion duly made and seconded, it was unanimously

VOTED: to adjourn.

The meeting adjourned at 12:02 p. m.


Secretary