



# DEPARTMENT OF NEIGHBORHOOD DEVELOPMENT

THOMAS M. MENINO, MAYOR  
EVELYN FRIEDMAN, CHIEF AND DIRECTOR

Patrick Harrington, Chairman  
Michael Hatfield, Commissioner  
John Walsh, Commissioner

September 22, 2011

Location:  
Public Facilities Commission  
26 Court Street, 11<sup>th</sup> Floor, Conf. Rm. 11A  
Boston, MA 02108

Meeting Time: 2:00 p.m.

Dear Commissioners:

I recommend that the following votes, attached hereto and referred to as the AGENDA be approved by the Commission at its September 22, 2011 meeting:

RECEIVED  
CITY CLERK'S OFFICE  
2011 SEP 20 P 1:40  
BOSTON, MA

|                   |   |   |
|-------------------|---|---|
| <b>VOTE 1</b>     | <b>AUTHORITY TO ENTER INTO CONTRACTS WITH VARIOUS SERVICE PROVIDERS FOR YOUTH, SOCIAL SERVICES AND ADULT LITERACY PROGRAMS.</b> | <b>Contract Amount</b><br><b>\$3,149,103.00</b> |
| <b>Ken Barnes</b> |   |   |

|                     |  |                       |
|---------------------|--|-----------------------|
| <b>VOTE 2</b>       | <b>AMENDMENT TO THE VOTE OF MARCH 24, 2011 TO EXTEND THE TENTATIVE DESIGNATION AND INTENT TO SELL PERIOD FROM 24 TO 30 MONTHS TO FRANK W. GAZZOLA: Vacant land at various parcels located on Yeoman Street and Hamden Street, Roxbury.</b> | <b>Time Extension</b> |
| <b>Bernard Mayo</b> |  |                       |

- 1) TD – 9/24/09 through 9/24/10 = 12 months
- 2) TD extension for an additional 6 months – 9/24/10 through 3/24/11 = 18 months
- 3) TD extension for an additional 6 months – 3/24/11 through 9/24/11 = 24 months
- 4) TD extension for an additional 6 months – 9/24/11 through 3/24/12 = 30 months

TD total time 30 months

Ward: 08  
Parcel Numbers: Various  
Square Feet: 10,429 (total)

Use: Commercial  
Estimated Total Development Cost: \$194,955.00  
Assessed Value: \$62,300.00 (total)  
Appraised Value: N/A  
DND Program: REMS-Land Disposition  
RFP Date: 2/2/2009



**VOTE 3**  
**Chris**  
**Rooney**

**AMENDMENT TO THE VOTE OF SEPTEMBER 23, 2010 TO EXTEND THE TENTATIVE DESIGNATION AND INTENT TO SELL PERIOD FROM 24 TO 30 MONTHS TO BROOKVIEW HOUSE, INC.:** Vacant land located at 1039 Blue Hill Avenue and 6 Fabyan Street, Dorchester.

**Time**  
**Extension**

- 1) TD – 10/08/2009 through 10/08/2010 = 12 months
- 2) TD extension for an additional 12 months – 10/08/2010 through 10/08/2011 = 24 months
- 3) TD extension for an additional 6 months – 10/08/2011 through 4/8/2012 = 30 months

TD total time is 30 months

Ward: 14  
Parcel Numbers: 04432000 and 04458000  
Square Feet: 7,789 (total)

Use: New Construction-Housing  
Estimated Total Development Cost: \$6,606,857.00  
Assessed Value: \$45,500.00 (total)  
Appraised Value: \$94,000.00  
DND Program: REMS-Land Disposition  
RFP Date: 3/3/2008

**VOTE 4**  
**William**  
**Epperson**

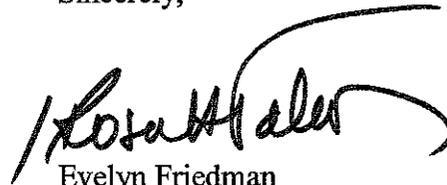
**CONVEYANCE TO FIELDS CORNER HOUSING CORPORATION:** Land with buildings thereon located at 26 Bradlee Street and 36-38 Fowler Street, Dorchester.

**Purchase**  
**Price**  
**\$225,206.00**

Wards: 17 and 14  
Parcel Numbers: 00120000 and 01827000  
Square Feet: 7,769 (total)

Use: Rehabilitation-Housing  
Estimated Total Development Cost: \$1,096,051.00  
Assessed Value: \$532,700.00 (total)  
Appraised Value: \$290,000.00 (total)  
DND Program: Foreclosure Intervention  
RFP Date: 9/27/2010

Sincerely,



Evelyn Friedman  
Chief and Director

**DEPARTMENT OF NEIGHBORHOOD DEVELOPMENT  
AGENDA  
PUBLIC FACILITIES COMMISSION  
SEPTEMBER 22, 2011**

**VOTE 1:** WHEREAS, the Public Facilities Commission, by virtue of Section (3)(v) of Chapter 642, of the Acts of 1966, has the power and authority to make and execute all contracts necessary or convenient for the exercise and fulfillment of the Commission's powers and by virtue of Section 3(ii) of Chapter 642 of the Acts of 1966, has the power and authority to delegate any of its powers or functions to any other department or officer, or authority of the City of Boston or to any other public body politic and corporate incurring expenses which the City appropriates money to defray and each such officer, authority and public body is hereby authorized and directed to accept such delegation and exercise the power and perform the function so delegated;

WHEREAS, the Chief Executive Officer of the Economic Development and Industrial Corporation of Boston be, and hereby is, authorized to request from the Mayor, in the name and on behalf of the Public Facilities Commission, written authority to enter into contracts with various service providers for Youth, Social Services and Adult Literacy programs as shown on Exhibit A and attached hereto, which are being funded under the Community Development Block Grant Year XXXV in the amount of THREE MILLION ONE HUNDRED FORTY NINE THOUSAND ONE HUNDRED THREE DOLLARS (\$3,149,103.00) for the period of July 1, 2011 through June 30, 2012; and to execute such contracts, subject to final negotiations in the name and on behalf of the Public Facilities Commission, upon receipt of said written authority from the Mayor;

NOW THEREFORE BE IT VOTED: That the Chief Executive Officer of the Economic Development and Industrial Corporation of Boston be, and hereby is, authorized to accept and exercise the delegated powers and perform said responsibilities.

**VOTE 2:** That the vote of this Commission at its meeting on September 24, 2009 and, thereafter, amended on September 9, 2010 and March 24, 2011, regarding the tentative designation and intent to sell the vacant parcels of land located at:

| <u>ADDRESS</u>         | <u>WARD</u> | <u>PARCEL ID</u> | <u>LOT SIZE</u> |
|------------------------|-------------|------------------|-----------------|
| 58 Yeoman Street       | 08          | 02150000         | 1,706           |
| 60 Yeoman Street       | 08          | 02149000         | 1,706           |
| 64 Yeoman Street       | 08          | 02148000         | 1,711           |
| 66-68 Yeoman Street    | 08          | 02147000         | 1,700           |
| 109-115 Hampden Street | 08          | 02181000         | 3,606           |

in the Roxbury District of the City of Boston containing approximately 10,429 square feet of land to Frank W. Gazzola with an address of 200 Plympton Road, Plymouth, MA 02360 (or nominee);

be, and hereby is amended as follows:

by deleting the figure and word: "24 months" and substituting in place thereof the following word and figure: "30 months" wherever such may appear.

**VOTE 3:** That the vote of this Commission at its meeting on October 8, 2009 and, thereafter, amended on September 23, 2010 regarding the tentative designation and intent to sell the vacant land located at 1039 Blue Hill Avenue and 6 Fabyan Street (Ward 14, Parcel numbers 04432000 and 04458000) in the Dorchester District of the City of Boston containing approximately 7,789 square feet of land to Brookview House, Inc. with an address of 2 Brookview Street, Dorchester, MA 02124, (or a nominee);

be, and hereby is amended as follows:

by deleting the figure and word: "24 months" and substituting in place thereof the following figure and word: "30 months" wherever such may appear.

**VOTE 4:** That having duly advertised its intent to sell to Fields Corner Housing Corporation, a Massachusetts non-profit corporation, with an address of 42 Charles Street, Suite E, Dorchester, MA 02122, the land with buildings thereon located at:

| <u>ADDRESS</u>      | <u>WARD</u> | <u>PARCEL ID</u> | <u>LOT SIZE</u> |
|---------------------|-------------|------------------|-----------------|
| 26 Bradlee Street   | 17          | 00120000         | 4,688           |
| 36-38 Fowler Street | 14          | 01827000         | 3,081           |

in the Dorchester District of the City of Boston containing approximately 7,769 total square feet of land, for two consecutive weeks (August 15, 2011 and August 22, 2011) in accordance with the provisions of St. 1909, c. 486, s. 31B (as appearing in St. 1966, c. 642, § 12), the Public Facilities Commission, pursuant to its vote of July 19, 2011 and subsequent approval by the Mayor, does hereby vote to sell the aforementioned property to Fields Corner Housing Corporation; and

**FURTHER VOTED:** That the Director be, and hereby is, authorized to deliver an instrument conveying said property to Fields Corner Housing Corporation, or a nominee to be approved by the Director, in consideration of TWO HUNDRED TWENTY FIVE THOUSAND TWO HUNDRED SIX DOLLARS (\$225,206.00).