

MAYOR'S OFFICE OF HOUSING

Minutes

Public Facilities Commission
Mayor's Office of Housing
Virtually via Zoom
Boston, MA 02201

August 17, 2022

ATTENDING:

Katherine P. Craven, Chair
Lawrence D. Mammoli, Commissioner
ThyThy Le, Legal Advisor PFC/PFD, Law Department
Colleen M. Daley, PFC Secretary, Law Department
Catherine P. Pendleton, Articled Clerk PFC/PFD, Law Department
Katherine Jones, Assistant Corporation Counsel, Law Department (Not Present)
Sheila A. Dillon, Chief and Director, MOH
James McDonough, Senior Staff Attorney, MOH
John Feuerbach, Senior Development Officer, Neighborhood Housing Development Division, MOH

Chair Craven called the meeting to order.

The minutes from the meetings of June 15, 2022, for the Public Facilities Department and the Mayor's Office of Housing, were presented to and approved by the Commission.

NOTE: ThyThy Le noted for the record, the meeting is being recorded and broadcast live. She then noted that Colleen Daley, the Public Facilities Commission Secretary, would take a roll call of the meeting participants.

NOTE: Colleen Daley performed the roll call and confirmed the individuals in attendance.

VOTE 1: Theresa Strachila, Program Manager, GrowBoston, Director's Office Division

Tentative Developer Designation and Intent to Sell to Urban Guild, Inc.: Vacant land located at 218 Washington Street, 220 Washington Street, and two (2) unnumbered parcels on Washington Street, Dorchester.

Purchase Price: \$400

Ward: 14

Parcel Numbers: 01197000, 01196000, 01195000 and 01194000

Square Feet: 32,074 (total)

Future Use: Garden
Estimated Total Development Cost: \$6,321,320
Assessed Value Fiscal Year 2022: \$491,700 (total)
Appraised Value June 20, 2022: \$1,000,000 (total)
MOH Program: Grassroots
RFP Issuance Date: September 27, 2021

That, having duly advertised a Request for Proposals to develop said properties, Urban Guild, Inc., a Massachusetts non-profit corporation, with an address of 260 Washington Street, Dorchester, MA 02121, be tentatively designated as developer of the vacant land located at:

218 Washington Street, Ward: 14, Parcel: 01197000, Square Feet: 4,428

220 Washington Street, Ward: 14, Parcel: 01196000, Square Feet: 4,469

Unnumbered Washington Street, Ward: 14, Parcel: 01195000, Square Feet: 9,005

Unnumbered Washington Street, Ward: 14, Parcel: 01194000, Square Feet: 14,172

in the Dorchester District of the City of Boston containing approximately 32,074 total square feet of land, for the period of 12 months from the date of the vote subject to such terms, conditions and restrictions as the Director deems appropriate for proper development of these properties; and

FURTHER VOTED: Subject to the approval of the Mayor under St. 1909, c.486, § 31B (as appearing in St. 1966, c.642, § 12) that it is the intent of this Commission to sell the aforementioned properties to Urban Guild, Inc.;

AND, FURTHER, VOTED: That the Director be, and hereby is, authorized to advertise the intent of this Commission to sell the above described properties in accordance with the provisions of Chapter 642 of the Acts of 1966 and the applicable statutory terms of M.G.L. c.30B, section 16.

NOTE: Theresa Strachila addressed the Commission and provided an overview of the project.

NOTE: Chair Craven thanked Theresa for her presentation and asked Commissioner Mammoli if he had any questions. No questions were raised.

NOTE: Commissioner Mammoli stated, “Great project.” He then asked, “Will there be lighting inside this urban wild and will it be open or closed at night? If so, it would be more of a public safety issue.”

NOTE: Theresa Strachila replied, “Yes, the plan does include lighting along throughout the community path and along the seating areas.

NOTE: On a motion duly made and seconded, the vote was unanimously approved.

Exhibits: July 20, 2022 project background memorandum and PowerPoint presentation.

NOTE: On a motion duly made and seconded, the meeting was adjourned.

NOTE: A recording of this August 17, 2022 Public Facilities Commission Meeting is available at the web address of https://www.cityofboston.gov/cable/video_library.asp?id=50085.

A True Record.

The meeting commenced at 11:02 a.m. and adjourned at 11:09 a.m.



Colleen Daley, PFC Secretary