

Southfield Redevelopment Authority
Board of Directors Meeting
Wednesday, July 10, 2019 @ 6:00pm
Conference Room, SRA office

Directors Present: Tom Henderson, Chairman
David Rubin, Vice-Chairman
Pat O'Leary, Clerk
Brittany Besler
Kevin Donovan
Kelli O'Brien-McKinnon
Chris Primiano
Robert Rizzi

Also Present: Jim Young, Land Use Administrator
Eric Hart, Treasurer
Bob Galvin, SRA Attorney

The Chairman called the meeting to order at 6:00pm.

EXECUTIVE SESSION: to conduct strategy sessions in preparation for negotiations with non-union personnel (Land Use Administrator) and (2) to discuss strategy with respect to pending litigation where an open meeting may have a detrimental effect on the litigating position of the Southfield Redevelopment Authority and/or potential litigation that has been imminently threatened or otherwise demonstrably likely where an open meeting may have a detrimental effect on the litigating position of the Southfield Redevelopment Authority pursuant to Gen. L. c. 30A Section 21(a)(3) and to reconvene in open session.

**VOTED: Motion of Kevin Donovan, seconded by Kelli O'Brien-McKinnon, to go into Executive Session and to reconvene in open session
8-0-0 unanimous Roll Call vote**

Open Session reconvened at 7:15pm.

Minutes

**VOTED: Motion of Kelli O'Brien-McKinnon, seconded by Dave Rubin to approve the June 19, 2019 minutes
7-0-1 vote, with Brittany Besler abstaining**

Master Developer RFQ/RFP

Chairman Henderson stated:

-Screening Committee Selection: *This item was tabled.*

-Chief Procurement Officer Selection: *This item was taken off the agenda as the position is no longer needed.*

Status of Agreement for Parkway Maintenance between the SRA and the Southfield Landowners Association

and Ratification of extension of termination date to August 1, 2019

Atty. Galvin said the Ratification will be extended for 30 days which will allow negotiations to continue with the Southfield Landowners Association.

VOTED: Motion of Kevin Donovan, seconded by Pat O’Leary, to approve the extension of 30 days to August 1, 2019

6-0-2 Vote (David Rubin and Brittany Besler abstained)

Treasurer’s Report

-FY19 Transfers:

Measure 19-012 Transfers:

-Transfer \$2,000.00 from IT Equipment to Computer Software Maintenance

-Transfer \$1,000.00 from IT Equipment to IT/GIS Services

-Transfer \$300.00 from Short Term Disability to Unemployment Benefits

-Transfer \$100.00 from Vehicle Maintenance to Rubbish Removal Contract

-Transfer \$5,800.00 from Miscellaneous Charges to Grounds Construction and Maintenance

VOTED: Motion of Kevin Donovan, seconded by Pat O’Leary, that the Board of Directors authorize the above transfers

Unanimous 8-0 vote

-Ratify Reimbursement Agreement with Washington Capital:

The Agreement has been fully executed and there were no significant changes from the version approved at the June 19, 2019 meeting.

Land Use Administrator– Salary Discussion and Possible Vote

This item is being continued to the July 24, 2019 meeting.

Southfield Redevelopment Authority (SRA) Office Hours – July & August:

Hours to remain the same.

Topics not reasonably anticipated by the Chairman 48 hours in advance of the meeting: none

Public Comments on topics discussed at this meeting:

-Mary Parsons, Rockland resident, raised concerns about the overall security and lack of maintenance of the trail systems. Chairman Henderson said he would put the issue on the July 24 agenda.

-Lori Marsicano, Union Point resident, raised concerns about traffic and parking violations on site, and asked how the SRA plans to make public safety a priority. Chairman Henderson said the Board does not have an answer yet, but the concern will be considered during the Master Developer RFP process.

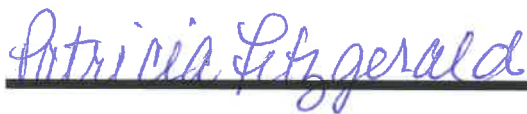
-Bob Rymeski, Southfield Landowners Association (SLA) managing member, noted that enforcement (via towing) of parking violations has been implemented by the SLA and the SLA will continue to monitor these concerns.

-Discussion ensued regarding vendors who were owed money from LStar, and if the SRA would forgo the Master Developer RFP process if a new developer was ready to step in now. Chuck and Rudy Pompeo, Rudy V. Pompeo Inc., and Dan Costello, Costello Dismantling, each voiced concerns on this topic. Chairman Henderson stated that SRA was not involved in LStar's vendor contracts, and that the Master Developer RFP process also involves Washington Capital, as the property owner.

Next Meeting: July 24, 2019

VOTED: Motion of Pat O'Leary, seconded by Kelli O'Brien-McKinnon, to adjourn at 7:40pm.

Unanimous 8-0 vote



Patricia Fitzgerald, Recording Secretary



Tom Henderson, Chairman

Documents reviewed during the meeting:

Measure 19-012