

Southfield Redevelopment Authority (SRA)  
Remote Participation Meeting  
Board of Directors, Special Permit Granting Authority, and Variance Granting Authority  
Wednesday, October 19, 2022 @ 7:00pm

**Directors Present:** Tom Henderson, Chairman  
Pat O’Leary, Clerk  
Kelli O’Brien-McKinnon  
Chris Primiano  
Monica Horan  
Roger Woods, Jr.

**Not Present:** Bob Rizzi  
David Rubin, Vice-Chairman  
Joe Gratta

**Also Present:** Jim Young, Land Use Administrator  
Eric Hart, Treasurer

*The **application Webinar #821-6315-3978** provided through **ZOOM** and a **Passcode of 737827** was used for this remote participation meeting.*

The Zoom online link and dial-in instructions were provided 48 hours in advance of the meeting.

The Chairman called the meeting to order at 7:00pm.

Open Session Minutes

**VOTED: Motion of Roger Woods, seconded by Kelli O'Brien-McKinnon, to accept the September 21, 2022 minutes as written.  
6-0-0 unanimous roll call vote**

**VOTED: Motion of Roger Woods, seconded by Kelli O'Brien-McKinnon, to accept the October 05, 2022 minutes as written.  
6-0-0 unanimous roll call vote**

**Special Permit Granting Authority and Variance Granting Authority** Public Hearing  
Continued from September 21, 2022: CP Endeavor Holdings 18 LLC’s Joint Application for Development Plan and Site Plan Approval, and Application for Variances for a Proposed 99-Room Hotel

Applicant has requested a continuation until November 16, 2022 at 7:00 P.M.; no testimony will be heard.

**VOTED: Motion of Roger Woods, seconded by Kelli O'Brien-McKinnon, to continue this hearing to November 16<sup>th</sup> at 7pm  
6-0-0 unanimous roll call vote**

**Fiscal Year 2022 Community One Stop for Growth Grant**

Discussion and Possible Vote to approve the Flood Risk Mapping Agreement and the Wetland Delineation & ANRAD Agreement with VHB, Inc.

Mr. Young said this grant was received in October, 2021. FEMA has not yet mapped the area and this needs to be addressed. There was an initial proposal from VHB, but costs have risen over the past 18 months. He said the cost for the Flood Risk Mapping Agreement and the Wetland Delineation are not to exceed \$300,000.

**VHB Agreement (Mass Works Grant)**

Chairman Henderson read the following resolutions:

**RESOLVED:**

*That the Authority is authorized to exercise the right to accept the Sitewide ANRAD and Floodplain Mapping Project Grant, under the application of the FY22 Community One Stop for Growth in the amount of \$270,000 and appropriates same amounts for all related and allowable purposes under the Grant and within the authority of the Southfield Redevelopment Authority within the General Laws of the Commonwealth of Massachusetts pursuant to Chapter 291 of the Acts of 2014.*

**RESOLVED:**

*That pursuant to the Sitewide ANRAD and Floodplain Mapping Project Grant application, the Southfield Redevelopment Authority transfers \$30,000 from Fund 4904/Conservation Filing Fees to the Mass Works Mapping FY2022 Grant Fund 4371 for all related and allowable purposes under the Grant and within the authority of the Southfield Redevelopment Authority within the General Laws of the Commonwealth of Massachusetts pursuant to Chapter 291 of the Acts of 2014.*

**VOTED: Motion of Roger Woods, seconded by Kelli O'Brien-McKinnon, to approve the Flood Risk Mapping Agreement and the Wetland Delineation and ANRAD Agreement (Task 1 only) with VHB, as presented, and hereby authorize the Chairman to execute both agreements; total expenses not to exceed \$300,000.**

**6-0-0 unanimous roll call vote**

**Topics Not Reasonably Anticipated by the Chairman 48 hours before the Meeting:**

Chairman Henderson said Brookfield Properties Development, the proposed Master Developer, will hold a public informational meeting with residents at 7pm on October 27, 2022, in the Humanities Room of Weymouth High School.

**Next meeting:** To be determined

**Adjournment:**

**VOTED: Motion of Roger Woods, seconded by Kelli O'Brien-McKinnon, to adjourn at 7:11pm. 6-0-0 unanimous vote**

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Patricia Fitzgerald, Recording Secretary

Tom Henderson, Chairman

**Documents reviewed during the meeting:**

Measure 22-15