

Board of Directors Meeting
September 22, 2008
Conference Room, Corporate Office

Directors present: James W. Lavin, Chairman
David Chandler
Gerard Eramo
John Ward
Jeffrey Wall

Also present: Eric Kfoury, on behalf of SSTTDC
Jim Young, Project Manager
Brent McDonald & Beth Mitchell, SSTTDC Counsel
Greg D'Agostino, Dan Gangwish, Jeff Donohoe, SSTTDC Consultants
Bill Ryan, Robin Daniels, Evan Rose, LNR Team
Ed Hershfield, LNR Counsel
Heather Boujoulian, Brian O'Connor, Brian Brewer, CDP Team

The Chairman opened the meeting at 7:25pm with apologies for the delay in convening. The Chairman noted this was the first meeting since April with a full complement of Directors and announced that David Chandler, Weymouth Director was attending his final Board meeting. The Board expressed their appreciation to Mr. Chandler for his interim service to the Corporation.

09-008 Site Plan Application for Residences at SouthField Highlands by Criterion Developer Partners (CDP)

The Permit Granting Authority (PGA) Public Hearing that began on Sept. 8, 2008 was continued to Sept. 22nd and commenced at 7:30pm.

The Chairman noted that at the prior meeting an open discussion ensued over parking and traffic concerns related to the first site plan application ever submitted to the Corporation. The Board has gained a better understanding of the Corporation's rules & regulations during this process and developers were encouraged to submit their site plans for review.

Mr. Young reported that comments from the last Board meeting were assembled and responses from CDP were received. Some items needed additional attention and, as conditioned in the draft decision, a final set of plans are pending. The Board reviewed a draft Decision on the Application for Site Plan Approval. Mr. Young recommended favorable action.

Mr. Chandler noted his concerns with parking spaces and catch basins were addressed and Mr. Wall stated his concerns with fire lanes were also addressed. The Board agreed that everything seemed to be in place and with no further public comment the Board closed the Public Hearing.

VOTED: Motion of David Chandler, seconded by Jeffrey Wall, to close the Permit Granting Authority Public Hearing

4-0-1 vote Mr. Ward abstained

The Public Hearing ended 8:45pm

VOTED: Motion of Jeffrey Wall, seconded by David Chandler to approve, with conditions, the Site Plan application submitted by Criterion Development Partners, for the Residences at SouthField Highlands project as amended on Sept. 18, 2008. All conditions of the approval are as noted in the

Board's decision dated Sept. 22, 2008
4-0-1 vote Mr. Ward abstained

Executive Director Update

Mr. Kfoury reported on a meeting with members of the Bonding Team and informed the Board that they would receive a list of documents required for bond issuance and a schedule of when those documents would be provided. Mr. Kfoury indicated it was not a simple process and that the Team was working diligently to complete the list of documents necessary to accomplish bonding.

Director's Time

Mr. Chandler suggested Mr. Wall take his place on the Personnel Subcommittee and the Chairman appointed Mr. Wall. The next Personnel Subcommittee meeting takes place on Monday, Sept. 29th.

The Board gave kudos to Mr. Chandler for his experience and assistance in development matters and thanked him for his service and guidance.

The Board was informed that some meeting dates may be moved around to accommodate the review of Bonding Documents. Next meeting was scheduled for Tuesday, Oct. 14th.

VOTED: Motion of David Chandler, seconded by Jerry Eramo, to adjourn the meeting
Unanimous vote

The meeting ended at 8:50pm

Mary Cordeiro, Recording Secretary

James W. Lavin, Chairman