

# City of Worcester, Massachusetts

Edward M. Augustus, Jr.  
City Manager

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Chief Executive Officer  
Worcester Redevelopment Authority



## WORCESTER REDEVELOPMENT AUTHORITY

Friday, September 9, 2016

8:00 A.M.

Levi Lincoln Room, City Hall, 3<sup>rd</sup> Floor  
Worcester, MA 01608

### Present:

#### *Worcester Redevelopment Authority Board*

Vincent Pedone, Chair  
Jennifer Gaskin, Secretary  
David Minasian

#### *Staff*

Michael Traynor, Chief Development Officer  
Heather Gould, Assistant Chief Development Officer  
Erin Cahill, WRA Financial Manager  
John Odell, Energy & Asset Management  
Jeanette Roach, Office of Economic Development  
Jane Bresnahan, Office of Economic Development

Pursuant to a notice given (attached), a meeting of the Worcester Redevelopment Authority was held at 8:00 A.M. on September 9, 2016.

### 1. Call to Order

Chief Executive Officer Michael Traynor called the meeting to order at 8:00 A.M.

### 2. Roll Call

Mr. Traynor called the roll.

### 3. Minutes of the August 12, 2016 Meeting

Mr. Pedone asked the Board to review the minutes of the August 12, 2016 meeting. Mr. Minasian offered approval of the August 12, 2016 minutes and Ms. Gaskin seconded approval.

## **New Business**

### **1. Spencer Savings Bank ATM – Request for New License**

Mr. Traynor informed the Board Spencer Savings Bank has requested that they renew their agreement and is requesting the same terms as the original agreement with a one (1) year term and four (4) mutually agreed upon one (1) year renewal terms. Deputy City Solicitor Beaton will prepare the agreements for Spencer Savings Bank.

The Board authorized the WRA to enter into an agreement with Spencer Savings Bank for the continued operation of the ATM at Union Station. Ms. Gaskin offered the motion and Mr. Minasian seconded the motion and it was voted 3-0 on a voice vote.

### **2. Request to P & W Railroad for Bridge Painting – Update**

Mr. Traynor informed the Board that Scott Conti and Chad Boutet of Providence & Worcester Railroad met with the City Manager and Mr. Murray of the Worcester Regional Chamber of Commerce several months ago to discuss painting and improving the appearance of the railroad's bridges, particularly in the Washington Square area. The outcome of that meeting was that the parties would explore the possibility for grant funding due to the expense of the project.

Mr. Traynor recently followed up with Mr. Boutet and was informed that with the pending sale of P & W to Genesee & Wyoming, Inc., any project of this kind would await the closure of the transaction and be up to G & W's management.

### **3. Financial Update Report**

#### **Monthly Expenditure Report Updated Executed Contracts and Payments**

Ms. Cahill reported that between August 8, 2016 and September 2, 2016 expenses totaled \$234,930.68, Operating expenses amounted to \$70,000.00.

### **4. Status Reports – Miscellaneous/Improvement Projects**

- a) Union Station Harding Street Improvements Project**
- b) Union Station Restrooms Project**
- c) Union Station – Vendor & Maintenance Performance**
- d) Tenants Updates**
- e) Security System Update**
- f) Union Station Interior and Exterior Signage**

Mr. Odell informed the Board that the balance of the Harding Street Improvements will commence this fall, beginning with the Bird Netting Project. The Union Station leakage remediation plan report will advance to final draft form by the end of September 2016 and will be presented to the Board after internal review.

Chair Pedone and Board members discussed changing the October 14<sup>th</sup> and November 11<sup>th</sup> meetings. The October 14<sup>th</sup> meeting was changed to 3:00 PM in the Esther Howland Chamber. The November 11<sup>th</sup> meeting was moved to November 4<sup>th</sup> due to the Veterans' Day holiday.

## **5. Adjournment**

There being no further business, the Board motioned to adjourn the meeting at 8:20 A.M.

Respectfully submitted,

Michael E. Traynor, Esq.  
Chief Executive Officer