



Winchendon Redevelopment Authority

109 Front Street
Winchendon, MA 01475

Approved 11-14-2013

Phone: 978.297.3308

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Minutes **Regular Meeting** **Thursday October 10, 2013** **2nd Floor Auditorium**

Members Present: Kenneth LaBrack; David Connor, Sheila Donofrio, Dennis Casavant

Members Absent: Beth Hunt

Others Present: Gerald White; Grants Administrator; Jenelle Sroczynski; Finance Manager,

Meeting called to order: 3:32 p.m.

Approval of Minutes:

Motion to approve the regular meeting minutes of the 9-12-13 regular meeting, Donofrio/Casavant Approved 4-0, 1 abstention @3:33 pm.

Bills, Communication and Financials:

The invoices for Colonial Co-operative Bank, National Grid, and Art LeRay Contracting were approved. *Motion to pay Colonial Co-operative Bank, National Grid, and Art LeRay Contracting Donofrio/LaBrack Approved 4-0 3:36 pm*

Financial Reports:

The financial reports were approved. *Motion to approve Financial Reports Donofrio/LaBrack Approved 4-0 @ 3:36 pm*

Town Manager Issues:

None for this meeting

Unfinished Business:

60 Franklin Street: No other information anticipated until property sale.

11 East Street: Closing occurred on 9-16-2013. Proceed check has been deposited in WRA account.

Phase V Bike Path: P&S Is signed and is at Attorney's office. Should close by end of October. DOT requires easement on property. Mr. White is waiting on verbiage. A Plot Plan is also needed. Tighe & Bond may have old plan, Mr. White to check on availability. Authority has money needed to purchase. DOT reimbursement of 80% expected 45 days after close.

Wind Tower: Project is moving slowly. The off loading of power has become troublesome. Mr. White would like to have Development meeting with key players.

Front Street Landscaping: Mr. White has received preliminary schematic. Plan is being worked on. Plantings should begin in spring.

Mylec Road Design: Mr. Hannigan has detail he needs to work out with Mr. John White. Mr. Gerry White to look at Massworks for possible grants to complete roadway. Will need engineer to mark off properties to create a second exit.

50 Franklin Street: Mr. White has spoken with Mr. Glenney. BOS are involved due to complaints about the appearance of the yard. Mr. Bator will be building a 6' fence to surround the property. Mr. Bator is within his rights as to how he is running his business. M. Bator should receive Authority's letter next week.

Ahimsa Haven: No new information for this meeting.

School Street Property: Mr. White has spoken to Mrs. Maliska. She is willing to entertain a counter offer. Authority would like rider on land. Mr. White to contact Penny. *Motion to accept offer of \$6,000 with conditions of: 1) Parcels be combined (existing and new), 2) Parcels can't be sold independently, 3) WRA will receive 5% return on any future sale, Donofrio/Casavant 4-0 approved @ 3:56 pm.*

Tannery Hill Property: Mr. White has called. He is waiting on a call back.

Teel Road: Property has closed. Waiting on proceed check from attorney.

New Business:

Land lease for old landfill: Town has been approached for possible lease of a piece of land for log splitting business. Mr. White has spoken to Mr. Morin. The interested parties would like to keep equipment on sight for log splitting and potentially put up a temporary building. WRA taking this under advisement.

CCB Loan Payment: Authority decided to wait on bulk payment until after bike path has closed and monies have been reimbursed.

Woodlawn Avenue Parcels: Mr. White looking into selling for Authority for next revenue source.

Adjournment: *Motion to adjourn: Donofrio/LaBrack 4-0 Approved. 4:13pm.*

Meeting Adjourned at 4:18 pm.

Respectfully submitted by:
Jenelle Sroczyński
Board Secretary

Minutes Approved By:

