



Brockton Redevelopment Authority  
50 School Street, Brockton, MA 02301  
Board of Directors Meeting  
Wednesday, November 6, 2019, at 3:30 p.m.  
Meeting Minutes

Board of Directors in attendance: Philip Griffin, Gerald Smith, Eugene Marrow, and Richard Johnson

Staff: Robert Jenkins, Zaias Andrade, Laura Chau, Emily Hall, Cindy Kong, Benvinda Oliveria, and Jon Van Kuiken

Guests in attendance: Tom Monahan, Frank Gurley, and Rob May

Welcome – Phil Griffin, Chairman

Meeting opened at 3:30PM and welcomed everyone.

Vote and Approval of minutes from Board Meeting on October 2, 2019; Eugene Marrow made a motion to approve the minutes from October 2, 2019, Richard Johnson seconded. All in favor.

Vote and Approval for Robert Jenkins and Emily Hall to attend 2020 NCDA Winter Legislative, Policy and Professional Development Conference, January 29-31, 2020, in Washington D.C. Conference provides unique opportunity for staff to meet with legislation on Capital Hill. Richard Johnson made a motion to approve staff travel for the 2020 NDCA Winter Legislative Conference, January 29-31, 2020, Eugene Marrow seconded. All in favor.

Strike vote to authorize Executive Director to execute all closing documents for sell of 48 Warren Avenue to FBMS as it was completed in the last board meeting and just not removed from the agenda.

Vote and Approval of HOME Down Payment Assistance (DPA) new ratios, the amount of assistance received should be used to bring the participants housing-to-income ratio between 35-38% of gross monthly income, see memorandum for more information. Gerald Smith made a motion to approve new HOME DPA Program ratios, Eugene Marrow seconded. All in favor.

Presentation and vote to approve CSX (Trout Brook) Urban Revitalization Plan recommendation. Robert Jenkins presented the PowerPoint made by the consultants on the CSX Urban Revitalization Plan with maps, regulations, procedures, and community input. The complete presentation and

plan can be found on the BRA website. This is just a plan for the development of the area at this time, and does not include who will be responsible for the development, it is just a guide for what can take place in the area for the next 20 years. Another RFP similar to the one done downtown would be completed to attract and introduce developers.

Vote: Eugene Marrow made a motion to approve the CSX (Trout Brook) Urban Revitalization Plan recommendation, Richard Johnson seconded. All in favor.

Strike vote to authorize 121 Main Street as it was completed in the last board meeting and just not removed from the agenda.

No program updates.

Amidst audit, awaiting a follow up list from auditors needed to complete their review. The LBPHC Program may be getting some feedback from the auditors but we are waiting for the full report to come back sometime in January.

Thursday, December 5, 2019 at 2pm is confirmed with Governor Baker Office for dedication of Mayor Bill Carpenter Parking Garage. Over 800 invitations went out.

93 Centre Street relocation is beginning to move forward. Two occupants gave \$450,000 price to move, our relocation agents will be getting more bids on the moving, but more documentation is still needed from the occupants on their true occupation status. Still waiting for Superior Court decision.

The next Board Meeting will be on Wednesday, December 3, 2019 at 3:30PM.

Gerald Smith made a motion to adjourn, Eugene Marrow seconded. All in favor. Regular Meeting Adjourned at 4:23PM.

  
Prepared by Emily Hall

  
Phil Griffin, Chairman