

GRA REGULAR MEETING MINUTES  
APRIL 07, 2021 VIA ZOOM

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**Members present:** Ronald Cormier-Chairman, Neil Janssens, Timothy Horrigan, M. Paul Carlberg, and Trevor Beauregard.

**Members absent:** *P. Tassone.*

**Also present:** Jessica DeRoy-Economic Development Coordinator, and Christine Martines Fucile.

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**ANNOUNCEMENT OF OPEN MEETING RECORDINGS :**

Any person may make a video or audio recording of an open session of a meeting, or may transmit the meeting through any medium, subject to reasonable requirements of the Chair as to the number, placement and operation of equipment used so as not to interfere with the conduct of the meeting. Any person intending to make such recording shall notify the Chair forthwith. All Documents referenced or used during the meeting must be submitted in duplicate to the Director of Community Development & Planning pursuant to the Open Meeting and Public Records Law. All documents shall become part of the official record of the meeting.

**Call to Order:**

Mr. Cormier called the Regular Meeting to order at 8:30 a.m.

Mr. Cormier asked T. Beauregard to introduce the new Economic Development Coordinator.

T. Beauregard introduced Jessica DeRoy, and explained the function of the Gardner Redevelopment Authority.

**1. Minutes:**

- Vote to approve meeting of March 19, 2021.

***Motion to approve Regular Meeting Minutes as presented.***

***T. Horrigan/P. Carlberg.***

***Vote – All in favor.***

***Roll Call Vote:***

***Ron Cormier, yes; T. Horrigan, yes; N. Janssens, yes; P. Carlberg, yes.***

***Count 4 yes.***

**2. Old Business :**

**2.1 Urban Renewal Plans > Downtown and Mill Street Corridor**

T. Beauregard stated there is nothing new to report at this time, however, may have updates regarding Rear Main Street for next meeting.

**2.2 140 South Main Street**

T. Beauregard explained there are two change orders for this project. The first change order for \$21,150 was approved because the funding is in place, and has been signed off on and processed. This was for removal of additional fill above and beyond what the engineers estimated for the site, therefore, it was believed the previous excavation did not go down as far as was thought, as a result, there was additional material that was not calculated, as well as having to go down deeper to remove additional sediment along the river bank. When it was trucked out, the tonnage at the facilities brought to turned out to be \$8,000 more, which is included in change order two. In addition, on change order two, because it was excavated out, additional material was needed to be brought in, making it another \$22,000 increase. Furthermore, it

was recommend the contractor bring in about 85 tons of gravel to place over the material being brought in to maintain stability of the site. The total for change order two is for \$35,197.60, and there is about \$21,000 left in EPA Program Income. Overall there is about \$27,000 in program income left, it is recommend the GRA pay the shortage of \$8,547.60 out of their cash reserves.

T. Horrigan questioned, if the first contractor said they went down so many feet, and did not, is there any call back for this. T. Beauregard replied if the Board wanted to, could possibly look into legal proceedings, however, it could be costly.

***Motion to authorize \$8,547.60 payment for shortage out of cash reserves.***

***P. Carlberg/T. Horrigan.***

***Vote – All in favor.***

***Roll Call Vote:***

***Ron Cormier, yes; T. Horrigan, yes; N. Janssens, yes; P. Carlberg, yes.***

***Count 4 yes.***

### **3. New Business:**

**3.1 Any new business to come before the Board**

T. Beauregard said he has no new business at this time.

### **4. Announcements / Notices / Articles / Special Events:**

*Next meeting scheduled for April 21, 2021 at 8:30 a.m.*

### **Executive Session (if required)**

#### **Adjournment**

***Motion to enter into Executive Session to discuss and vote on possible real estate transactions as an open meeting may have a detrimental effect on the negotiating position of the GRA, and potential and ongoing legal issues, and not to reconvene in open session.***

***T. Horrigan/N. Janssens.***

***Vote – All in favor.***

***Roll Call Vote:***

***Ron Cormier, yes; T. Horrigan, yes; N. Janssens, yes; P. Carlberg, yes.***

***Count – 4 yes.***

***The GRA went into Executive Session at 8:45 a.m.***

All documents referenced or used during the meeting are part of the official record and are available in the Gardner Redevelopment Authority office, Gardner City Hall Annex, Room 201, pursuant to the Open Meeting and Public Records Law.