

## M E M O R A N D U M

TO: James L. Sullivan, City Manager, City of Cambridge

FROM: Daniel J. Wuenschel, Executive Director, CHA *DJW*

SUBJECT: City Council Order No. 5 of May 15, 1978

DATE: June 7, 1978

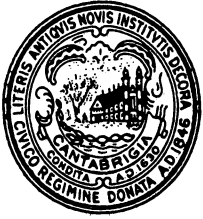
The following is the progress report and information which you requested regarding the electrical modernization work at Jefferson Park. This contract between the CHA and the Ryan Electric Company for a total cost of \$319,418 is for upgarding of electrical services at the above-mentioned development. Funding is through the Economic Development Administration via the State Department of Community Affairs.

This construction project is on schedule (65% complete). Progress is continuously monitored and documented by Housing Authority personnel as well as a consultant-engineering firm and the resultant workmanship is of high quality.

The work in each apartment (249) requires the installation of a new panel box and the feeding of new service wires overhead that necessitates the cutting of one hole in the wall and three holes in the ceiling. Under the terms of the contract, the contractor is responsible to restore each disturbed surface in the structure to existing conditions after the installation of the electrical equipment by patch plastering, sanding and painting where necessary. This work is inspected by an Authority employed Tenant Coordinator as well as an engineering consultant and is satisfactory to date. The apartments are due to be completed by mid-June.

In addition to the apartment work, the contractor is required to place new duct banks underground between buildings. This in turn necessitates the temporary removal of at least three sections of 4 foot high chain link fence over a period of two months. The fencing is removed during working hours and replaced on a temporary basis at night and on weekends. Temporarily replaced fencing has been on occasions removed by unknown individuals after working hours. When not in place, the gaps represent a hazardous condition about which the contractor has been informed on almost a daily basis. We feel that the contractor can correct the situation by better securing the temporary fencing, and we so instructed him repeatedly during our weekly job meetings. To date, the contractor's efforts in this matter have not prevailed to correct this condition, and the Authority has further instructed the contractor by written notice through the consulting design engineer, to take more positive steps. Under the terms of the contract, after seven days from such notice, the Authority will employ another contractor to reinstall the fencing and bill Ryan Electric for the corrections.

The CHA anticipates correction of this deficiency in an otherwise relatively well run modernization job. When completed, electrical service to the individual apartments and Jefferson Park on the whole will be nearly doubled in capacity.



## CITY OF CAMBRIDGE

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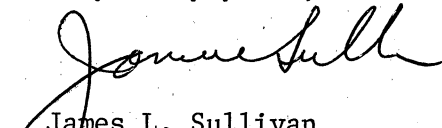
EXECUTIVE DEPARTMENT  
JAMES L. SULLIVAN  
City Manager

June 12, 1978

To the Honorable, the City Council:

With respect to Awaiting Report No. 10 relative to the modernization project at Jefferson Park, enclosed please find a memorandum from Daniel J. Wuenschel, Executive Director of the Cambridge Housing Authority.

Very truly yours,



James L. Sullivan  
City Manager

JLS/mbf  
Enc.

Agenda #4

S-273

Response to Awaiting Report No. 10 re: the  
modernization project at Jefferson Park.

In City Council,

June 12, 1978

- Placed on File -