



270 GREEN ST. CAMBRIDGE, MA. 02139
(617) 864-3020



May 15, 1987

Robert W. Healy
City Manager
City of Cambridge
City Hall
Cambridge, MA 02139

RE: Jefferson Park

Dear Mr. Healy:

At your request, I am writing to update you on the status of the CHA's redevelopment of Jefferson Park. To date, five buildings have been completed and are fully occupied (117 apartments). Construction on the remaining three buildings (58 apartments) is essentially complete with punchlist work remaining. The reoccupancy of these buildings has been hampered by the following:

1. The City of Cambridge has not issued a permanent Certificate of Occupancy for the three buildings in question due to a number of violations cited by the Architectural Access Board (AAB). HUD will not allow us to occupy the buildings until we have a permanent C of O. The AAB has given the developer (Winn Development Company) until September to correct the violations.
2. The contractor (CWC Builders) and the developer are currently in litigation over Jefferson Park. The contractor (plaintiff) has placed a lien on the three remaining buildings thus temporarily preventing their conveyance back to the CHA. Negotiations between the CHA and the developer and between the developer and the contractor are underway in an attempt to resolve the outstanding issues which led to the contractor's filing suit. Should these negotiations fail, an expanded suit is probable which will undoubtedly require a judicial resolution to the aforementioned impediments to conveyance and reoccupancy.

The developer has assured us that the handicapped violations cited by the AAB will be corrected as soon as possible. We will then be able to move ahead with reoccupancy, provided that litigation does not obstruct our efforts.

I will keep you informed on the status of the job over the coming months.

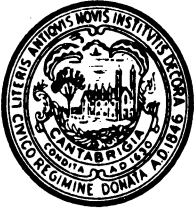
Sincerely,

A handwritten signature in black ink, appearing to read "Daniel J. Wuenschel". The signature is fluid and cursive, with the first name "Daniel" being more prominent.

Daniel J. Wuenschel
Executive Director

DJW/TL/pm

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OFFICE OF THE
CITY MANAGER



CITY OF CAMBRIDGE

CAMBRIDGE, MASSACHUSETTS 02139

TEL. 498-9011

EXECUTIVE DEPARTMENT

ROBERT W. HEALY

City Manager

RICHARD C. ROSSI

Deputy City Manager

June 1, 1987

To the Honorable, the City Council:

In response to Awaiting Report No. 19 regarding the opening of Buildings 6 & 7 at Jefferson Park, I submit the attached report from Daniel Wuenschel, Executive Director of the Cambridge Housing Authority.

Very truly yours,

A handwritten signature in dark ink, appearing to read "Robert W. Healy", is written over a horizontal line.

Robert W. Healy
City Manager

Agenda Item No. 3 *S-367*

Re: response to Awaiting Report Item 19
on the opening of Buildings 6 & 7 at Jeffer-
son Park.

In City Council,

June 1, 1987

Placed in File