

CITY OF NORTH ADAMS  
City Clerk's Office  
May 7, 2015

I hereby notify that at twelve noon today the following items of business have been filed with this office and will be acted upon at the meeting in the City Council Chambers at City Hall, Tuesday evening May 12, 2015 at seven-thirty o'clock according to Section 8, Rules and Orders of the City Council.

Nancy Canales  
Assistant City Clerk

REGULAR MEETING OF THE CITY COUNCIL  
May 12, 2015

Roll Call  
Moment of silent prayer  
The Pledge  
Approval of the minutes of *April 28, 2015*

- 11,407**      *An Ordinance amending Chapter 2 of the Revised Ordinances of the City of North Adams by adding a new section; Arts Commission, which was postponed at the meeting of April 28<sup>th</sup>.*
- 9686-d**      *Mayor's communication #15 submitting a resolution authorizing the Mayor to execute a revised loan agreement with the U.S. Department of Housing and Urban Development.*
- 9686-d**      *A Resolution authorizing the Mayor to execute a revised loan agreement with the U.S. Department of Housing and Urban Development.*
- 9513-24**      *Mayor's communication #16 submitting an ordinance relative to disposal of waste at the Transfer Station.*
- 9513-24**      *An Ordinance amending Chapter 7, entitled Department of Public Services, Section 7-11 Disposal of Waste at the Transfer Station, Charges.*

**CORRESPONDENCE**  
**LICENSE**

An application submitted by Timothy Randall, 50 Walker Street for a renewal of a secondhand license in the business name of "Sanford & Kid, located at 160 Houghton Street.

**OPEN FORUM**

**COUNCILOR & MAYOR'S CONCERNS**



CITY OF NORTH ADAMS, MASSACHUSETTS

Office of the Mayor  
Richard J. Alcombright

May 12, 2015

#15

To: North Adams City Council  
Re: City of North Adams Section 108 Loan #B—02-DC-25c0001 Refinance

Dear Honorable Member:

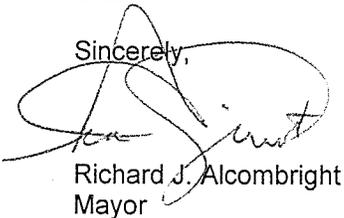
Last month, we were contacted by the Financial Management Division of HUD for the purpose of refinancing the above referenced loan. The loan was originally taken by the City and is paid through agreement by MASS MoCA. Its purpose was for the renovation of the old Sprague Research building for District Court and the Social Security Office.

We have the opportunity to refinance this loan as part of a large HUD loan package that would basically reduce the rate from approximately 5.5% to an average weighted rate over the remaining term to approximately 2%. This would save approximately \$206,000 over the remaining 10 years left on the note.

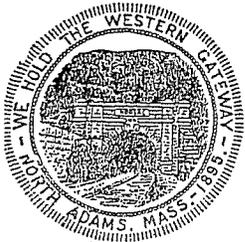
As this loan was taken for the purposes mentioned above and as MoCA does pay the loan per agreement, the savings will be realized by MASS MoCA.

I am happy to answer any questions at the meeting and respectfully request adoption of the following order.

Sincerely,



Richard J. Alcombright  
Mayor



# City of North Adams

## In City Council

May 12, 2015

Whereas:

Whereas, by resolution dated July 22, 2003, the City Council authorized the Mayor of the City of North Adams to execute and deliver a Contract for Loan Guarantee Assistance among the City, the Commonwealth of Massachusetts and the US Secretary of Housing and Urban Development with respect to a \$3,774,000.00 non-recourse loan to the City pursuant to the Section 108 Loan Guarantee Program of the US Department of Housing and Urban Development, and one or more promissory notes with respect thereto, together with other documents and related agreements (the "Loan Documents"); and

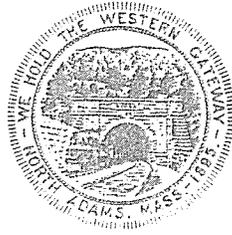
Whereas, as of the date hereof there remains due and payable under the Loan Documents the sum of \$1,674,000.00, together with interest for the balance of the term of the Note; and

Whereas, the US Secretary of Housing and Urban Development has notified the City that it is willing to revise the terms of the Loan Documents by lowering the interest rate, and including the City's loan balance in a new public offering of trust certificates guaranteed under Section 108 of the Housing and Community Development Act of 1974, as amended, said offering to take place on May 28, 2015; and

Whereas, the City, acting by and through its Mayor, has determined that it is in the best interests of the City to participate in the public offering of trust certificates.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of North Adams as follows:

1. That the Mayor of the City of North Adams is hereby authorized on behalf of the City to execute and deliver a Revised Contract for Loan Guarantee Assistance among the City, the Commonwealth of Massachusetts and the US Secretary of Housing and Urban Development with respect to the loan balance due under the non-recourse loan to the City pursuant to the Section 108 Loan Guarantee Program of the US Department of Housing and Urban Development, and one or more revised promissory notes with respect thereto, together with other documents and related agreements necessary to effectuate the revised Loan Contract, Note and related documents,
2. That the actions of the Mayor and other City Officials in applying for and obtaining the aforesaid revised loan terms and all documents heretofore executed and delivered in respect thereto are hereby confirmed, approved and ratified in all respects as the actions of the City of North Adams



CITY OF NORTH ADAMS, MASSACHUSETTS

Office of the Mayor  
Richard J. Alcombright

May 7, 2015

#16

To: North Adams City Council  
Re: Transfer Station Rates

Dear Honorable Members:

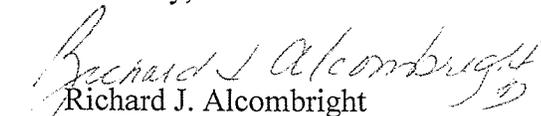
The City of North Adams has been operating a Transfer Station that services all of Northern Berkshire County. Over the last year and a half the Administration has been examining issues at the Transfer Station. One of the issues we have is the fact that over the last five years the cost of waste disposal has risen by 2% annually while our scale rate has remained the same.

I am asking that the City Council increase the scale rate to \$.0472 per pound (\$94.39 per ton). We will be maintaining the current operation of the Transfer Station and all other fees, other than bags, will remain the same. The cost of bags will be \$2.00 for the large blue bags and \$1.00 for the smaller green bags. I have included a breakdown of how we arrived at the cost per ton. Please note: This fee does not include the debt or a foreman position.

We have also been made aware of a commercial haulers plant in Pownal. We have positioned ourselves so that if we see a significant reduction in the tonnage we will be able to scale back the operation at the transfer station. We currently have a position open in the DPW department that we will not fill until the fall. We will use that salary to fund a seasonal employee and then make a final decision on whether to fill the position permanently in the fall.

I respectfully request the adoption of the accompanying Order.

Sincerely,

  
Richard J. Alcombright  
Mayor



# City of North Adams

In City Council

..... May 12, 2015 .....

BE IT ORDAINED by the City Council of the City of North Adams as follows:

That Chapter 7 entitled Department of Public Services, Section 7-11 entitled Disposal of Waste at Transfer Station; charges, be and is hereby amended under paragraph (b) (4) Rates, paragraph (c) (5) Rates and paragraph (e) (4) Rates as follows:

By deleting the following:

General refuse: \$0.040 per pound effective September 1, 2008

General refuse: \$0.042 per pound effective January 1, 2009

and inserting in place thereof the following:

General refuse: \$0.0472 per pound effective July 1, 2015