



Dear Neighbor,

On behalf of the team at IQHQ, we invite you to an in-person and virtual community meeting on September 19 to discuss IQHQ's Floodplain Overlay plans related to Jerry's Pond Improvement project. It is important to note that the overall design of the improvements has already been approved and permitted, and this meeting will not reopen the design process.

MEETING DETAILS

- Date: September 19, 2024
- Time: 6:30 PM
- Location: Rindge Commons North, 430 Rindge Ave, Cambridge, MA

BACKGROUND

Jerry's Pond is situated in the Alewife Neighborhood near the intersection of Rindge Avenue and Alewife Brook Parkway. It's near the MBTA station and adjacent to the Rindge Towers Apartment complex. The Pond is a historically significant site in the community with a rich industrial past and has not been open to public access for several decades.

IQHQ purchased the Pond in July 2020, recognizing its potential for green space and community use. Since the fall of 2020, efforts have been ongoing to improve conditions around the Pond, aiming to enhance its ecological value and open it up for use by the community.

Over the last 3+ years, IQHQ has been committed to involving the community in the development and design of Jerry's Pond. Please note that while we will discuss the permitting process, the overall design of the improvements has already been finalized and is not the subject of this meeting. Here are some of the key highlights of our journey:

- **Community-Wide Meetings:**
 - Over 400 community members attended three community-wide meetings. The meeting included an introduction to the Jerry's Pond project and a discussion of its development.
 - Regular Meetings with Friends of Jerry's Pond, Alewife Study Group, Mass Audubon, Green Cambridge, and sometimes other community groups occurred from January 2021 through early 2024.
- **Active Engagement:**
 - IQHQ has conducted 100+ meetings with community members, ensuring participation from various community groups.
 - Collaboration with various city agencies, including DPW, CDD, ConCom, DCR, and the City Council Committee, have been crucial planning and execution phases.
- **Special Events and Site Walks:**
 - Multiple Site walks with organizations, such as Friends of Jerry's Pond, Alewife Study Group, Mass Audubon, and Green Cambridge, were conducted to assess and integrate community feedback.
 - Events like Earth Day Jerry's PondFest were organized to foster community involvement and awareness.
- **Approvals and Permits Received to Date:**
 - MEPA Environmental Notification form Certificate on December 22, 2021.
 - On May 10, 2022, we received a special permit for our main development, Alewife Park, and floodplain overlay. The Jerry's Pond project was a condition of this permit.
 - Cambridge Conversation Commission Order of Conditions was obtained on April 03, 2024.
 - Cambridge Department of Public Works Stormwater Control Permit: Permit Number pending.
 - Cambridge Planning Board, Flood Plain Overlay District Special Permit, filing pending.



PLEASE JOIN US ON ZOOM MEETING:

Join Zoom Meeting

<https://zoom.us/j/94356987511?pwd=KB3KD4GJXAiHkBkLj4bbSoOxPBNOkQ.1>

Meeting ID: 943 5698 7511

Passcode: 808384

One tap mobile

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If you need assistance logging onto Zoom on September 19, please get in touch with:

- **Danny Frias, dfrias@iqhqreit.com**

We are very excited to update the community on the project and look forward to your participation. If you need additional information or would like to contact us, please email us at dfrias@iqhqreit.com.

We value your time and participation in this ongoing project and appreciate your continued support.

Thank you.