

**HEARING SCHEDULE
CITY COUNCIL MEETINGS BEGINNING OCTOBER 29, 2001**

Monday, October 29, 2001	5:30 P.M.	Regular City Council Meeting (Sullivan Chamber)
Monday, November 5, 2001	5:30 P.M.	Regular City Council Meeting (Sullivan Chamber)
Wednesday, November 14, 2001	5:30 P.M.	The Government Operations, Rules and Claims Committee will conduct a public hearing to consider claims filed against the City. (Ackermann Room)
Monday, November 19, 2001	5:30 P.M.	Regular City Council Meeting (Sullivan Chamber)
Monday, November 26, 2001	5:30 P.M.	Regular City Council Meeting (Sullivan Chamber)
Monday, December 3, 2001	5:30 P.M.	Regular City Council Meeting (Sullivan Chamber)
Monday, December 10, 2001	5:30 P.M.	Regular City Council Meeting (Sullivan Chamber)
Monday, December 17, 2001	5:30 P.M.	Regular City Council Meeting (Sullivan Chamber)

City of Cambridge does not discriminate on the basis of disability. The City Council will provide auxiliary aids and services, written materials in alternative formats, and reasonable modifications in policies and procedures to person with disabilities upon request. Contact the Office of the City Clerk 349-4260, tty/TDD 349-4242.

RECONSIDERATION
FOR THE CITY COUNCIL MEETING OF MONDAY, OCTOBER 29, 2001

1. Councillor Henrietta Davis notified the City Clerk of her intention to move reconsideration on Policy Order #18 adopted by the City Council on October 15, 2001 requesting that the City Council be provided with a report on whether public schools participated in the Pledge of Allegiance that was held nationally and whether public schools in the city begin their day with the Pledge of Allegiance.

OCTOBER 29, 2001

1. Transmitting communication from Robert W. Healy, City Manager, relative to the appointment of the following person as a Constable Without Power for a term of three years, effective the first day of January, 2001:

Henry R. Korecki, 195 Third Street, Cambridge, 0214

2. Transmitting communication from Robert W. Healy, City Manager, relative to the appointment of Crystal Johnson as Director of Positive Edge, effective October 22, 2001.
3. Transmitting communication from Robert W. Healy, City Manager, relative to Council Order No. 15, 9/24/01, regarding ensuring the full salary received by any city employee, police or fire recruit currently in academy training be continued in the event of the employee's activation for military duty.
4. Transmitting communication from Robert W. Healy, City Manager, relative to **Awaiting Report Item Number 01-241**, regarding a report on the status of the Urban Ring.
5. Transmitting communication from Robert W. Healy, City Manager, relative to a Planning Board recommendation on the adoption of the extension of the expiration date of the Loose Moratorium in Riverside from April 2002 to December 2002.
6. Transmitting communication from Robert W. Healy, City Manager, relative to a Planning Board recommendation on the adoption of the Qualls Harris Petition to rezone a portion of Western Avenue from Residence C-2 to Residence C-1.
7. Transmitting communication from Robert W. Healy, City Manager, relative to a Planning Board Zoning Petition to create a transition district along Hammond and Gorham Streets.
8. Transmitting communication from Robert W. Healy, City Manager, relative to **Awaiting Report Item Number 01-223**,

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regarding the status of enforcement efforts of the Newsrack Ordinance.

9. Transmitting communication from Robert W. Healy, City Manager, relative to **Awaiting Report Item Number 01-242**, regarding developing a middle school after-school program, inclusive of all children at the Fitzgerald School.
10. Transmitting communication from Robert W. Healy, City Manager, relative to an order requesting the appropriation of \$1,000 in the Grant Fund DHSP Salary & Wages Account in funds received by the Cambridge Prevention Coalition from its sponsorship of life skills training and other training related activities to cover a portion of the salaries of the staff of the Cambridge Prevention Coalition.
11. Transmitting communication from Robert W. Healy, City Manager, relative to an order requesting the appropriation of \$500 in donations from Cambridge businesses to the Grant Fund DHSP Salary & Wages Account to provide matching funds for the Mass Dept. of Ed. Workplace Ed. grant to cover a part-time teacher for English Classes.
12. Transmitting communication from Robert W. Healy, City Manager, relative to an order requesting the appropriation of a grant from the Cambridge Public Health Commission for \$15,000 to the Grant Fund DHSP Other Ordinary Maintenance Account to provide funds to support the Cambridge food pantry network.
13. Transmitting communication from Robert W. Healy, City Manager, relative to an order requesting the appropriation of a grant from the Mass Dept. of Education for \$170,000 to the Grant Fund DHSP Salary & Wages Account (\$121,594) and Other Ordinary Maintenance Account (\$48,406) to provide funds under the Mass. Family Network Project for the No. Camb. Center for Families.
14. Transmitting communication from Robert W. Healy, City Manager, relative to an order requesting the appropriation

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of a grant from the Massachusetts Dept. of Public Health for \$18,000 to the Grant Fund DHSP Salary & Wages (\$7,500) and Other Ordinary Maintenance (\$10,500) to supplement a previous appropriation to cover a portion of the salaries of the Program Director of the Cambridge Prevention Coalition and two Case Managers.

15. Transmitting communication from Robert W. Healy, City Manager, relative to an order requesting the appropriation of a grant from the U.S. Dept. of Education's Safe and Drug Free School Program for \$20,000 to the Human Services Salary & Wages Account (\$8,500), Other Ordinary Maintenance Account (\$10,040), and Travel & Training Account (\$1,460) to provide funds to cover a portion of the salary of the Program Director and two Case Managers, related supply costs, contractual services, and travel for staff training.
16. Transmitting communication from Robert W. Healy, City Manager, relative to an order requesting the appropriation of \$10,278.55 in the Grant Fund of the Fire Dept. Salary & Wages Account (\$8,770.32) and Other Ordinary Maintenance Account \$1,508.23 from the Mass Executive Office of Public Safety has awarded the Fire Dept. funds for the Student Awareness for Fire Education Program.

October 29, 2001

To The Honorable, The City Council:

I am hereby transmitting notification of the appointment of the following person as a Constable for a term of three years, effective the first day of January, 2001:

Henry R. Korecki
195 Third Street
Cambridge, MA 02141

Without Power

Very truly yours,

Robert W. Healy
City Manager

RWH/mec

October 29, 2001

To The Honorable, The City Council:

I am pleased to announce the appointment of Crystal Johnson, 35 Tonawanda Street, Dorchester, as the Director of Positive Edge effective October 22, 2001.

I have attached Ms. Johnson's resume for your information.

Very truly yours,

Robert W. Healy
City Manager

RWH/mec
Attachment

October 29, 2001

To The Honorable, The City Council:

Please find attached a response to Awaiting Report Item No. 01-242, regarding a report on developing a middle school after-school program, that is inclusive of all children at the Fitzgerald School, received from Assistant City Manager for Human Services Jill Herold.

Very truly yours,

Robert W. Healy
City Manager

RWH/mec
Attachment

TO: Robert W. Healy
City Manager

FROM: Jill Herold
Assistant City Manager for Human Services

DATE: October 23, 2001

RE: Response to Awaiting Report item 01-242

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In response to Awaiting Report item 01-242 regarding a report on developing an inclusive middle school after-school program at the Fitzgerald School the following is offered:

The Department of Human Services offers programs for middle school youth after school hours at the Fitzgerald School through the Gately Youth Center, the Community Schools and the Special Needs Recreation programs. (see attached program descriptions). The Gately Youth Center and Community School programs provide opportunities for youth with a range of special needs to participate in their programs and the Recreation program is attended exclusively by children and youth with moderate to severe special needs.

With expressed interest from some parents in the Haggerty/Fitzgerald middle school for enhanced inclusive after school programs, Human Services staff have been in communication with these parents to describe current offerings as well as to offer opportunities for enrollment. Some families are taking advantage of these offerings. Working together with Principal Chris Augusta-Scott, Eileen Keegan, Division Head for Community Schools and Selvin Chambers, Division Head for Youth Programs have had a preliminary meeting with interested and concerned parents to explore a range of interests regarding after school program opportunities. As a result of that meeting, a working group has been formed that includes parents, Principal Chris Augusta-Scott, staff from the School Department Office of Special Needs, Eileen Keegan, Pat Daley, Fitzgerald Community School Director, Selvin Chambers and Gately Youth Center Director Patricia Desmond. The working group will be holding their first meeting this month and will continue to work together to meet the needs of children and parents in the Fitzgerald middle grades .

Additionally, as funding opportunities for inclusive out of school time programs become available, the Department of Human Services together with School Department staff will pursue them. At this time, the two departments are working together to submit a proposal to the Disability Law Center to fund technical assistance in doing an organizational assessment to evaluate how the Fitzgerald/Gately after school programs can become more inclusive and for funding technical assistance to implement the plan devised during the assessment.

Fitzgerald Community School Program **Fall Program Outline**

The Fitzgerald Community School Program began its' fall session with the offering of 27 after-school enrichment classes. Of the 27 classes offered, thirteen classes are currently enrolled with 111 children in attendance. Children are currently participating in music lessons, soccer, gymnastics, model building, hockey, art, karate, and arts and crafts classes. Five additional classes including tennis, cooking, woodworking, girls group and newspaper club are scheduled to begin in November and December, with an additional 43 children registered. Eight classes were cancelled due to low enrollments.

Of the 111 individual children currently participating in programs 36 are in the middle school grades.

The Fitzgerald Community School Director participated in the recent Fitzgerald School Open House evening for parents and distributed a survey soliciting parents' ideas for programs. Of the fifty five parents completing surveys, thirty had children enrolled in the Fitzgerald Community School program and expressed overall satisfaction with the quality of programs offered and an interest to have many of the offerings continue into the winter and spring sessions. Of the twenty five remaining surveys, parents cited the following reasons for their children not participating; children are enrolled in other afterschool activities (6); no transportation home (4); did not have time to look into registering for fall program (3); have afterschool home care (2); cost was prohibitive (2) and new to the school and was not aware of programs (1). Nineteen of the fifty-five parents reported they had children in the middle school, twenty seven had children in grades 3-5, twenty three had children in grades K-2, and three were parents of pre schoolers.

The Fitzgerald Community School Director works closely with the Fitzgerald School Parent Liaison to publicize programs and events and solicit parents' feedback on program offerings.

The Cambridge Recreation Division Special Needs After School Program

The Recreation Division After School Program, serving 20 children with special needs, is held on Monday and Wednesday afternoons from 2:00pm-5:00pm at the Gately Youth Center. Children range in age from six to thirteen. Program goals include the development of social and recreational skills for children with moderate to severe special

needs. All students are transported to the site by the Cambridge School Department and returned home by the DHSP bus.

Gately Youth Center Session 1 Program Summaries

Youth Leadership Program Ages 9 - 13

Community Meeting- Youth Center members are given the opportunity to share stories, ask Youth Center questions, provide entertainment, etc. During this time staff can discuss with the members upcoming events, Youth Center issues, and also the Gately Youth Center Member of the Month Award is given out in the meeting.

Athletic Activities- This program helps to expose youth to a variety of different sports. Members participate in flag football, kick ball, basketball, floor hockey, physical fitness,

Boys Group- In the Boys Group, young men start to analyze issues relevant to their lives. This session the Boys Group is focusing on messages sent through music and television.

Girls Group- In the Girls Group, young women start to analyze the issues that affect the lives of youth today. This session the Girls Group is focusing on teen violence, homosexuality, and poetry.

Computer Class- The focus of this session's computer class is graphic design. Members will work together to create CD covers, magazines, etc.

CASPAR- CASPAR uses games, movies, discussions, etc. to teach children about the harmful side effects to using drugs and alcohol.

Cultural Cuisine- Members will learn about many different cultures through the cuisine of these areas. In addition, members will be given an opportunity to bring in recipes that represent their own culture and help to facilitate the class on that day.

Young Authors- This program is designed to help youth to develop their creative writing skills. Members will cover various types of literature and they will participate in engaging activities that will help them to become Young Authors.

Community Service-Learning- Members will learn to analyze and evaluate the effectiveness of the communities in which they live. Members will serve their communities and participate in fun experiential education activities to help them to reflect on their service work.

W.A.V.E.- (Written and Verbal Expression) This program is run by City-Year volunteers. Members will participate in a current events journaling project to increase literacy.

Arts and Crafts- Arts and Crafts is an opportunity for members to creatively express themselves through art. Some of this sessions projects include: fuse beads, fantastic fans, painting, beading, diversity projects, etc.

Fall Preteen Enrichment Program Schedule

Time	Monday	Tuesday	Wed.	Thursday	Friday
2:00-2:30	Check-In (members meet with Team Leaders)	Check-In (members meet with Team Leaders)	Check-In (members meet with Team Leaders)	Check-In (members meet with Team Leaders)	Check-In (members meet with Team Leaders)
2:30-3:45	Homework Help and Educational Activities	Homework Help and Educational Activities	Homework Help and Educational Activities	Homework Help and Educational Activities	Educational Activities
3:45-4:00	Snack	Snack	Snack	Snack	Snack
4:00-4:45	Community Meeting	Boys Group/ Girls Group	CASPAR/ Cultural Cuisine/ Flag Football Game	Community Service Learning/ W.A.V.E. (Written and Verbal Expression)*	Arts and Crafts/ Athletic Activities
4:45-5:30	Flag Football Practice/ Athletic Activities	Computer Class/ Graphic Design	Young Authors/ Cultural Cuisine/ Flag Football Game	Computer Class/ W.A.V.E. (Written and Verbal Expression)*	Arts and Crafts/ Athletic Activities
5:30-6:00	Team Debrief/ Team Activity	Team Debrief/ Team Activity	Team Debrief/ Team Activity	Team Debrief/ Team Activity	Team Debrief/ Team Activity
6:00	Dismissal	Dismissal	Dismissal	Dismissal	Dismissal

*As of February, 2002, Stone Soup Press will replace W.A.V.E.

** Enrollment capacity of 60

October 29, 2001

To The Honorable, The City Council:

Please find attached for your consideration a Planning Board recommendation on the adoption of the extension of the expiration date of the Loose Moratorium in Riverside from April 2002 to December 2002.

Very truly yours,

Robert W. Healy
City Manager

RWH/mec
Attachment

October 2, 2001

To the Honorable, the City Council:

Subject: Extension of the Expiration Date of the Loose Moratorium in Riverside from April 2002 to December 2002.

Recommendation. The Planning Board recommends adoption of the Petition.

Comments.

The Planning Board supports the extension of the moratorium. The extension may encourage the study committee to complete its work in a more comprehensive and deliberative manner. Should the Council find that a shorter extension period is appropriate, the Planning Board would support an extension less than the eight months proposed in the Petition.

Respectfully submitted for the Planning Board,

Larissa Brown, Chair

October 29, 2001

To The Honorable, The City Council:

Please find attached for your consideration a Planning Board recommendation on the adoption of the Qualls Harris Petition to rezone a portion of Western Avenue from Residence C-2 to Residence C-1.

Very truly yours,

Robert W. Healy
City Manager

RWH/mec
Attachment

October 2, 2001

To the Honorable the City Council:

Subject: Qualls Harris Petition to Rezone a Portion of Western Avenue from Residence C-2 to Residence C-1.

Recommendation. The Planning Board recommends adoption of the Petition.

The Planning Board had previously submitted this change in a Petition to the Council as part of package of suggested idiosyncratic zoning changes. At that time, in 1999, the Board recommended a postponement of action on this Western Avenue change at the request of residents to permit the establishment of a process to more comprehensively explore zoning issues in the area. As that process is now well under way through the Riverside Study Committee and the current Petition is sponsored by residents, action on the zoning change is appropriate now.

The affected area along Western Avenue is characteristically a low-scaled residential one with an intermixture of some non-conforming retail and office uses. Both the existing and the proposed zoning districts do not allow commercial use of any kind. While small in scale, the density of dwelling units and building area (i.e. FAR) is rather high, with the majority of lots falling somewhere between the Residence C-1 density recommended and the Residence C-2 density currently allowed. The height of existing buildings is uniformly in the 30-40 foot range, consistent with that permitted in a Residence C-1 district.

In choosing a future development pattern along Western Avenue, it is the Planning Board's view that the dimensional features permitted in the Residence C-1 district, rather than those of the Residence C-2 district, are most compatible with the development pattern of the neighborhood behind and most appropriate to shape any future change along the Avenue.

Respectfully submitted for the Planning Board,

Larissa Brown, Chair

**Comparison of Use and Dimensional
Characteristics**

Qualls Harris Petition: Residence C-2 to Residence C-1

Existing District: Residence C-2	1.75	85 feet	Residential, institutional uses	600 square feet per dwelling unit
Proposed District: Residence C-1	0.75	35 feet	Residential	1500 square feet per dwelling unit

October 29, 2001

To The Honorable, The City Council:

Please find attached for your consideration a Planning Board Zoning Petition to create a transition district along Hammond and Gorham Streets in the Agassiz Neighborhood.

Very truly yours,

Robert W. Healy
City Manager

RWH/mec
Attachment

October 2, 2001

To the Honorable, the City Council:

RE: Zoning Petition to Create a Transition District along Hammond and Gorham Streets in the Agassiz neighborhood.

The Planning Board is herein transmitting to the City Council for its consideration an amendment to the Zoning Ordinance and Map of the City of Cambridge that creates a transition zoning district along Hammond and Gorham Streets where the Harvard University Campus abuts the residential Agassiz neighborhood. In 1998 the Citywide Growth Management Advisory Committee identified this area as one likely to generate significant conflict in the future because of the juxtaposition of a low density residential neighborhood with a high density institutional zoning district within which considerable development could be expected in the years ahead. This proposal responds to that early CGMAC concern.

The transition district would limit the scale and character of institutional buildings in the Residence C-3 zoning district, which regulates construction within the University campus, where that district abuts the Residence C-1 district along Hammond and Gorham Streets. Through much reduced height requirements (35-45 feet rather than 120 feet), greater setbacks (15 to 25 feet rather than 5 feet), limitations on uses (no above ground parking), and detailed restrictions on building form and development (e.g. required pedestrian paths, maximum building widths), the proposed district will ensure that future institutional development close to the neighborhood will be compatible with, and will not overwhelm, the wood-framed houses that dominate the neighborhood side of Hammond and Gorham Streets.

This proposal is the product of an extensive study effort undertaken by Agassiz residents and Harvard University, with the participation city staff. Residents, the University, and the Planning Board are satisfied with the results of this very effective and successful planning process.

Respectfully submitted for the Planning Board,

Larissa Brown, Chair

Planning Board Zoning Petition to Create a New Hammond and Gorham Streets Transition Overlay District

I. Relocate existing Overlay Districts from Article 11.000 – *Special Regulations* to Article 20.000 – *Overlay Districts* as follows and renumber appropriately throughout the Ordinance:

- 20.20 Mixed Use Residential Overlay District (*district already located in Article 20.000*)
- 20.30 Open
- 20.40 Open
- 20.50 Harvard Square Overlay District (*relocated from Article 11.000*)
- 20.60 Parkway Overlay District (*relocated from Article 11.000*)
- 20.70 Flood Plain Overlay District (*relocated from Article 11.000*)
- 20.80 Open
- 20.90 Open
- 20.100 North Massachusetts Avenue Overlay District (*relocated from Article 11.000*)
- 20.200 Open
- 20.300 Central Square Overlay District (*relocated from Article 11.000*)

II a. Create a new Section 20.10 to read as follows.

20.10 Transition Overlay Districts

These overlay districts are intended to apply special dimensional, use, and other standards to development in areas where abutting zoning districts have significantly different character in one or more use or dimensional aspects. It is intended that the provisions of the overlay district will modify the form, location, and use of buildings such that the use of land in each district will not be unreasonably negatively impacted by the use of land in the adjoining district. The requirements of each overlay district shall apply in addition to the requirements of the pertinent base zoning district; where the base zoning regulations differ from the requirements of the overlay district, the requirements of the overlay district shall apply.

20.11 — Hammond and Gorham Streets Transition Overlay District

20.11.1 — *Establishment and Scope.* There is hereby established the Hammond and Gorham Streets Transition Overlay District, which shall be governed by the regulations and procedures specified in this Section 20.11. These regulations are intended to provide a transition between the character and scale of development existing and permitted in the abutting Residence C-1 district and the institutional development existing and permitted in the base Residence C-3 district. It is the intent of this Section that these regulations shall apply to a single area located at

the southerly edge of Hammond Street and Gorham Street, which shall be designated as the “Hammond and Gorham Streets Transition Overlay District” on the Zoning Map of the City of Cambridge established in Section 3.20, and shall be an area as bounded and described in Section 20.11.2 below.

20.11.2 — *Boundaries of the District.*

The boundaries of the district shall be as described below.

- a. Southerly, southwesterly, and southeasterly, by a line that is 100 feet distant from and parallel to the southerly and southwesterly centerlines of Hammond, Gorham, and Museum Streets, said line making an arc with a radius of 100 feet as it follows the intersection of Gorham and Museum Streets;
- b. Easterly, by the existing boundary lines between the Residence C-3 zoning district and the Residence A-2 zoning district;
- c. Northerly, by the centerlines of Hammond, Gorham, and Museum Streets; and
- d. Westerly, by the easterly sideline of Oxford Street and its extension northerly to the centerline of Hammond Street.

Affecting lots or portions of lots numbered 2 and 44, as shown on Assessors Plat #148, and lot 41 on Assessors Plat #147.

20.11.3 — *Applicability.* Divergence from the standards established in this Section 20.11 shall be allowed only by issuance of a special permit from the Planning Board as specified in Section 10.45. The Planning Board shall grant such permit upon its determination that the development proposed will better serve the objectives of this Section 20.11 and that the criteria specified in Section 10.43 will be satisfied. The Planning Board may not waive the requirements of the base Residence C-3 district.

20.11.4 — *Review Process.* The Hammond and Gorham Streets Transition Overlay District shall be considered an area of special planning concern. Development proposals listed in Sections 19.42 and 19.43 shall be subject to the Development Consultation Procedure specified in those Sections.

20.11.5 — *Dimensional Standards*

20.11.51 — *Maximum Height.* The maximum height of a building shall be thirty-five feet. However, a building may exceed thirty-five feet in height provided all portions of the building above thirty-five feet in height are located beneath one or more roofs that are visible from Hammond, Gorham, Museum or Oxford Streets, that meet the following requirements:

- (a) The slope of the roof or roofs shall be at least 30 degrees.

(b) The centerline of the sloped roof, being the average distance between the thirty-five foot height and the top of the sloped roof, shall not exceed forty-five feet.

(c) Notwithstanding the above provisions (a) and (b), portions of a building in the Overlay District that are not visible at pedestrian height from Hammond, Gorham, or Museum Streets may exceed thirty-five (35) feet (whether or not they are located under a sloped roof) if they meet the following requirements:

(i) The portions of the building above thirty-five (35) feet are located between one or more sloping roofs that meet the requirements of Paragraphs (a) and (b) above.

(ii) The building height does not exceed the height of the top of any abutting sloped roof.

20.11.52 — *Minimum Yard Requirement.* The minimum front yard at Hammond, Museum, and Gorham Streets shall be fifteen feet, as measured from the street line.

20.11.53 — *Relocated Buildings.* Existing structures may be relocated into the Hammond and Gorham Streets Transitional Overlay District. Such structures shall comply with all provisions of this Section 20.11. However, as set forth below, variations from the requirements of this Section 20.11 shall be permitted for those relocated buildings meeting the following standards.

(a) The structure is at least fifty years old and consists of wood framed construction;

(b) The height above grade of the structure does not exceed by more than ten percent the maximum height specified in Section 20.11.51;

(c) The structure is not wider than fifty feet (measured along a line parallel to the street line on whichever of Hammond Street, Gorham Street, or Museum Street that the structure faces) ; and

(d) The structure does not exceed by more than 10% any of the other dimensional regulations specified in Section 20.11.6.

20.11.6 — *Special Provisions*

20.11.61 — *Special Dimensional Limitations.* A number of special dimensional requirements shall be imposed on buildings in the Hammond and Gorham Streets Transition Overlay District to ensure compatibility of future institutional building and site design with the residential scale of development across these streets. These requirements are subject to the following definitions.

Overlay Design Building Width. A width above grade no greater than forty-five feet measured at the widest point through the building along a line that (i) is parallel to the sideline of the street and that (ii) extends from the two most extreme points on opposite sides of the relevant portion of the building (excluding from that measurement any Permitted Projections).

Overlay Design Front Yard. A front yard that is a minimum of fifty feet measured from the centerline of the street and required of all buildings in the Transition Overlay District except as may otherwise be provided in this Section 20.11.61.

Permitted Projections. (i) Trellises, pergolas, arbors, unenclosed steps, and unroofed porches that do not extend more than ten feet beyond the foundation wall, and (ii) bay windows that do not extend beyond 3.5 feet, cornices, projecting eaves, patios, chimneys, balconies, open fire escapes, and like projections with dimensions that do not exceed four feet beyond the line of the foundation wall.

The following requirements and limitations apply to all buildings in the Transition Overlay District.

(a) A single building or a portion of a building located in the Hammond and Gorham Streets Transition Overlay District facing Hammond, Gorham, or Museum Streets, that is proposed to have a width above grade no greater than the Overlay Design Building Width, may extend into the Overlay Design Front Yard but may not extend into the minimum front yard; however Permitted Projections (other than open fire escapes) may extend into the minimum front yard.

(b) Where more than one portion (excluding any Permitted Projections) of a building, each of which portions (i) is proposed to have a width above grade no greater than the Overlay Design Building Width, and (ii) is proposed to be located in the Overlay Design Front Yard, there shall be at least a minimum of thirty feet distance, measured parallel to the street, between any two said portions (excluding Permitted Projections) of such building that are located in the Overlay Design Front Yard. Permitted Projections are allowed in the courtyard area existing between the portions of the building.

(c) The minimum distance between buildings (excluding Permitted Projections) above grade shall be as set forth in Section 5.13 but not less than twenty-five feet, except that where such area is to be used as a pedestrian access in conformity with Section 20.11.62 (c) below, the minimum distance shall be thirty feet. There shall be at least three strips of land no less than twenty-five feet in width that extend uninterrupted by any building or portion of a building from Hammond, Gorham, or Museum Streets to the southern boundary of the Hammond and Gorham Streets Transition Overlay District. Such land may be used for permitted driveways, pedestrian walkways, green area, or landscaped area. In each instance where a building permit for construction of a new building or construction beyond the existing footprint of a building is sought from the Inspectional Services Department for a building within the Transition Overlay District, a map at a minimum scale of 1" = 50' shall be included in the set of building plans showing any existing, proposed, or potential locations for the open areas required in this Paragraph (c) and the pedestrian access required in Section 20.11.62 (c) below.

(d) The portions of the buildings located below ground are ignored when applying the dimensional limitations in this Section 20.11.61. Underground parking in the Hammond and Gorham Streets Transition Overlay District is permitted. Buildings in the Hammond

and Gorham Streets Transition Overlay District that are not connected at and above ground shall be deemed separate buildings, even if an underground garage connects one or more of them below ground. If permitted by governmental regulations and codes, the air exhaust and intake vents shall be oriented so as not to be pointed toward the area north of Hammond Street.

(e) The HVAC equipment and exhaust or intake vents that are located in and are serving the buildings or underground garages in the Hammond and Gorham Streets Transitional Overlay District shall be designed or screened so that they are not visible to a pedestrian standing in the public way of Hammond or Gorham Streets, and so that they comply with governmental laws regulating noise. Such equipment not serving a building within the Overlay District shall not be located within the district.

(f) The buildings built in the Hammond and Gorham Streets Transition Overlay District shall have at least one entrance facing Gorham or Hammond Streets. Nevertheless, the building may also have one or more additional entrances facing elsewhere that are actually the principal or functioning entrances serving the building.

20.11.62 — *Pedestrian and Vehicle Access and Accessory Parking.*

(a) ***Vehicular Access.*** Within the Hammond and Gorham Streets Transition Overlay District, no curb cut shall be permitted that provides access to accessory or non-accessory parking and loading facilities within the Hammond Street Transition Overlay District or to such facilities lying outside the Hammond and Gorham Streets Transition Overlay District. However, such curb cuts shall be permitted to provide access for emergency vehicles and to satisfy the requirements of the Americans with Disability Act (“ADA”) or the Massachusetts Architectural Access Board (“MAAB”), including the provision of parking facilities needed to meet accessibility requirements.

(b) ***Permitted Parking and Loading.*** Within the Hammond and Gorham Streets Transition Overlay District, any on-grade accessory loading facilities shall serve only the buildings within the District, and only parking spaces for emergency vehicles and to meet ADA and MAAB requirements shall be permitted. Underground parking garages and underground loading facilities that are accessory to an institutional use are permitted in the Hammond and Gorham Streets Transition Overlay District if the vehicular access to the garage is from south of the Hammond and Gorham Streets Transition Overlay District.

(c) ***Pedestrian Access.*** At least two pedestrian walkways not obstructed by buildings shall be maintained within the Hammond and Gorham Streets Transition Overlay District that connect Hammond or Gorham Streets with portions of the Residence C-3 district located south of and outside of the Hammond and Gorham Streets Transition Overlay District. Such walkways may traverse the strips of land identified in Section 20.11.61 (c), or may be separate pathways.

20.11.7 — *Applicability of Section 19.50 – Building and Site Plan Requirements.*

The requirements of Section 19.50 shall not apply to any construction within the Hammond and Gorham Streets Transition Overlay District.

II b – Relocate, retitle, and renumber the existing Kirkland Place Overlay District, currently in Article 11.000, to Article 20.000, Section 20.10 as follows, and renumber appropriately throughout the Ordinance:

20.12 Kirkland Place Transition Overlay District

III. Delete the following Sections from Article 11.000:

11.50 – Harvard Square Overlay District

11.60 - Parkway Overlay District

11.70 – Flood Plain Overlay District

11.100 – North Massachusetts Avenue Overlay District

11.300 – Central Square Overlay District

11.400 – Kirkland Place Overlay District

IV. In Section 19.46 add “Hammond and Gorham Street Transition Overlay District” to the list of areas of Special Planning Concern and rename the Kirkland Place Overlay District as the “Kirkland Place Transition Overlay District.”

October 29, 2001

To The Honorable, The City Council:

In order to implement the intent of City Council Order No. 15 of September 24, 2001, it will be necessary for the City Council to accept Chapter 33 Section 59 of the Massachusetts General Laws.

The City Council should be aware that the provisions only apply to members of the National Guard activated for special reasons. There is legislation pending which will permit equal treatment for members of Reserve units.

Very truly yours,

Robert W. Healy
City Manager

RWH/mec
Attachment

October 29, 2001

To the Honorable, the City Council:

In response to Awaiting Report #01-223 regarding the status of enforcement efforts of the Newsrack Ordinance, Public Works Commissioner Lisa Peterson reports the following:

The position of Newsrack Compliance Officer has been vacant since the winter, with the leave of absence and then resignation of the person holding this position. During this period, the Department of Public Works has been administering the ordinance with regards to registration and maintenance of the accounts of the vendors. Enforcement actions over the past several months, however, have been predominately in areas where large numbers of newsboxes exist --- Harvard and Porter Squares.

In the mean time, the position has been changed from a part-time News Rack Compliance Officer to a full-time Compliance Officer with a primary responsibility for newsrack compliance but additional responsibility for refuse, litter, snow and ice enforcement. Interviews are currently being conducted for this position. We hope to have a person in this position by mid-November. Once this position is filled, the DPW will move aggressively and proactively with regards to enforcement of the Newsrack Ordinance, and will develop recommendations to improve its effectiveness, if necessary.

The Compliance Officer's responsibilities with regard to newsracks include: reviewing compliance with the Newsrack Ordinance and enforcing it, as necessary; verifying the count and location of every newsrack in the City; monitoring the condition of each newsrack; keeping accounts of fees paid by vendors and working with vendors regarding payments, violation notices, cleaning schedule, location questions and other issues; conducting site inspections; and reviewing conditions of set-up and of boxes.

Very truly yours,

Robert W. Healy
City Manager

October 29, 2001

To The Honorable, The City Council:

Please find attached a response to Awaiting Report Item Number 01-241, regarding a report on the status of the Urban Ring, received from Assistant City Manager for Community Development Beth Rubenstein.

Very truly yours,

Robert W. Healy
City Manager

RWH/mec
Attachment

TO: Robert W. Healy, City Manager

FROM: Beth Rubenstein, Assistant City Manager for Community Development
Susan E. Clippinger, Director, Traffic, Parking & Transportation

DATE: October 24, 2001

RE: Response to City Council Order #8 dated October 1, 2001: Report on the current status of the Urban Ring

In response to the above referenced order, we report the following:

The Urban Ring is a phased project to improve public transportation in a 15 mile corridor around downtown Boston extending from Logan Airport through Chelsea, Everett, Somerville, Cambridge, Brookline and Boston. Improvements will be undertaken in phases over the next 20 years

The MBTA completed the Major Investment Study (MIS) for the Urban Ring in July 2001. This study examines a wide range of alternatives for improving public transportation service in the corridor for both residents and businesses. The result is a recommendation for a three-phase approach for improving public transportation in the corridor. This strategy takes into account the high cost and long lead-time requirements associated with the eventual rail line.

Phase One

Over the next five years Phase One will be implemented to improve bus service in and to the Urban Ring Corridor. The bus improvements will consist of new Crosstown (CT) routes as well as the addition of new Express Commuter (EC) routes. All of these routes will operate over existing roads.

The crosstown routes will operate with limited stop service connecting rapid transit stations to major activity centers. The following crosstown routes will serve Cambridge:

- CT-1: Central Sq. to Andrew Station via Massachusetts Ave. (existing)
- CT-2: Sullivan Sq. to the Longwood Medical Area (LMA) via Union Sq. in Somerville and Kendall Sq. (existing)
- CT-6: Chelsea to Kendall Sq. via Bunker Hill Community College and Lechmere Sq.
- CT-7: Kendall Sq. to Franklin Park / Grove Hall via Kenmore Sq., Ruggles Station and Dudley Sq.
- CT-8: Sullivan Sq. to the LMA via Union Sq., University Park, Lower Cambridgeport and BU
- CT-9: Kenmore Sq. to Harvard Sq. via Boston University and Allston Landing

In addition, the following new express commuter routes will serve Cambridge. Operation of these routes will be similar to the existing MBTA express bus service.

EC-1: Woburn Industrial Center to University Park via Sullivan Sq. and Lechmere Sq.

EC-2: Riverside to Lechmere Sq. via Newton Corner, Allston Landing, Central Sq., and Kendall Sq.

Since Phase One does not require any construction, implementation can take place without any additional environmental studies. While Phase One is being implemented over the next five years, the MBTA will undertake the environmental clearance and design process for Phase Two. Implementation of Phase Two will take place during the five-year period between 2005 and 2010.

Phase Two

Phase Two builds upon the Crosstown and Express Commuter bus routes of Phase One by creating seven Bus Rapid Transit (BRT) routes throughout the Corridor. Some of the BRT routes in Phase Two are new and others are modified or upgraded versions of the Phase One bus routes. The Phase Two BRT routes will utilize 60' articulated (hinged) low-floor, low-emission vehicles, equipped with Intelligent Transportation Systems such as Global Positioning Systems. The BRT vehicles will operate over routes using a combination of buses in mixed traffic, bus lanes, and exclusive busways. The proposed MBTA Silver Line in South Boston is an example of a BRT system.

Of the seven BRT routes proposed, the following four will serve Cambridge:

BRT-1: Logan Airport to Kendall Sq. via Wellington Station (Medford), Assembly Sq., Sullivan Sq. and Lechmere Station

BRT-3: Wellington to Kendall Sq. via Union Sq. (Somerville)

BRT-4: Riverside to Kendall Sq. via the MassPike and new bus ramps connecting to the Grand Junction Railroad ROW

BRT-5: Lechmere Station to the LMA via BU and Park Dr.

The BRT-4&5 routes would require the modification of the Grand Junction Railroad bridge over the Charles River to include a busway connection from the Massachusetts Turnpike to the Grand Junction RR right-of-way. The environmental impact study will further explore the feasibility of this connection and, as an alternative, explore an alignment using existing streets and operating in mixed traffic. City staff will be meeting shortly with the MBTA to develop a strategy for ensuring that no other motorized vehicles, including trucks, would be able to access the busway along the Grand Junction Corridor should this alignment be chosen. Also, the City is actively pursuing the possibility of creating a pedestrian and bicycle path along the entire Grand Junction Corridor. Funds have been budgeted this year to conduct a study to analyze the feasibility of creating a pedestrian/bicycle path that can coexist with current and future transit operations in the corridor.

Phase Three

While Phase Two is being implemented, the MBTA will undertake the environmental review process for Phase Three, Rail Transit Service. This phase adds a new Urban Ring rail system between the Orange Line at Assembly Square in Somerville and the former Orange Line terminus at Dudley Square and is scheduled for construction sometime after 2010, contingent upon the availability of funds.

There are three options still under consideration for Phase Three. The major differences among them are which technology to use (Orange or Green Line type) and where to cross the Charles River (direct service to Kenmore Square or via lower Cambridgeport and BU). The final decision on these issues is likely five to ten years away.

October

29, 2001

To the Honorable, the City Council:

I am hereby requesting the appropriation of a grant from the Cambridge Public Health Commission for \$15,000 to the Grant Fund Human Services Other Ordinary Maintenance account to provide funds to support the Cambridge food pantry network which facilitates distribution of nutritional foods to Cambridge residents by the City and the Cambridge Economic Opportunity Committee.

Very truly yours,

Robert W. Healy
City Manager

October 29, 2001

To the Honorable, the City Council:

I am hereby requesting the appropriation of \$1,000 in the Grant Fund Human Services Salary & Wages Account in funds received by the Cambridge Prevention Coalition from its sponsorship of life skills training and other training related activities to cover a portion of the salaries of the staff of the Cambridge Prevention Coalition.

Very truly yours,

Robert W. Healy
City Manager

October 29, 2001

To the Honorable, the City Council:

I am hereby requesting the appropriation of a grant from the U.S. Department of Education's Safe and Drug Free School Program for \$20,000 to the Grant Fund Human Services Salaries and Wages account (\$8,500), Other Ordinary Maintenance account (\$10,040), and Travel and Training account (\$1,460) to provide funds to cover a portion of the salary of the Program Director and two Case Managers, related supply costs, contractual services, and travel for staff training.

Very truly yours,

Robert W. Healy
City Manager

October 29, 2001

To the Honorable, the City Council:

I am hereby requesting the appropriation of a grant from the Massachusetts Department of Education for \$170,000 to the Grant Fund Human Services Salaries and Wages account (\$121,594) and Other Ordinary Maintenance account (\$48,406) to provide funds under the Massachusetts Family Network Project for the North Cambridge Center for Families. These funds will be used to cover a portion of the salaries of the Family Service Coordinator and two Case Managers as well as various supplies for the program and rental space.

Very truly yours,

Robert W. Healy
City Manager

October 29, 2001

To the Honorable, the City Council:

I am hereby requesting the appropriation of \$500 in donations from Cambridge businesses to the Grant Fund Human Services Salaries and Wages account to provide matching funds for the Massachusetts Department of Education Workplace Education grant appropriated on September 10, 2001 and September 24, 2001. These funds will be used to cover the cost of a part-time teacher for English classes.

Very truly yours,

Robert W. Healy
City Manager

October 29, 2001

To the Honorable, the City Council:

I am hereby requesting the appropriation of a grant from the Massachusetts Department of Public Health for \$18,000 to the Grant Fund Human Services Salaries and Wages account (\$7,500) and Other Ordinary Maintenance account (\$10,500) to supplement a previous appropriation of \$125,000 to cover a portion of the salaries of the Program Director of the Cambridge Prevention Coalition and two Case Managers who will train the staff at package stores and establishments that serve alcohol to reduce youth access to alcohol as well as program operating costs.

Very truly yours,

Robert W. Healy
City Manager

October 29, 2001

To the Honorable, the City Council:

I am hereby requesting an appropriation of \$10,278.55 in the Grant Fund of the Fire Department Salary and Wages Account \$8,770.32 and Other Ordinary Maintenance Account \$1,508.23. The Massachusetts Executive Office of Public Safety has awarded the fire Department funds for the Student Awareness of Fire Education (S.A.F.E.) Program. Firefighters during off-hours will present the comprehensive fire safety program to all elementary schools using the National Fire Protection Agency curriculum. This program continues to set down the building blocks necessary for children to practice sound fire safety in their formative years and on to adulthood. Funds will be used to cover overtime costs and for program materials.

Very truly yours,

Robert W. Healy
City Manager

RWH/mec

MASSACHUSETTS

**City Council Calendar No. 23
Monday, October 29, 2001**

At 5:30 P.M.

CHARTER RIGHT

1. Charter Right was exercised by Councillor Sullivan on Consent Agenda #1 of October 15, 2001 on a preliminary report regarding an offer from Harvard University to purchase an easement below Cambridge Street that represents the conclusion of a 5-year process relating to the construction of the Center for Government and Institutional Studies project.
2. Charter Right was exercised by Councillor Toomey on Consent Agenda #2 relative to Awaiting Report #01-230 of October 15, 2001 regarding traffic safety concerns at Gore and Lambert Streets.
3. Charter Right was exercised by Councillor Born on Consent Agenda #4 relative to Awaiting Report #01-237 of October 15, 2001 regarding a report on the plan to prevent mosquitoes from breeding at the new water retention area at the foot of the Weir Meadow at Fresh Pond Reservation.
4. Charter Right was exercised by Councillor Sullivan on Consent Agenda #19 relative to Awaiting Report #01-211 of October 15, 2001 regarding the City's procedures for responding to after-hour calls such as the skunk incident.
5. Charter Right was exercised by Councillor Born on Policy Order #6 of October 15, 2001 regarding supporting of legislation entitled "AN ACT PERMITTING THE USE OF PHOTOMONITORING DEVICES" as a means of promoting traffic safety in the cities of Boston and Cambridge.

ON THE TABLE

6. Landmark Designation Study Report for Shady Hill Square, 1-11 Shady Hill Square and 36 Holden Street.
7. An order introduced by Councillor Reeves regarding an allocation for a planning study for Riverside.
8. Committee Report #1 of April 23, 2001 regarding a meeting held on March 27, 2001 for the purpose of discussing whether a zoning prohibition of lodging houses in Residence C and C-1 zoning districts is consistent with the City's goal of promoting affordable housing.
9. Landmark Designation Study Report for designating as a protected landmark the Tulip Tree at 1436 and 1446 Cambridge Street.
10. An order introduced by Councillor Decker regarding increasing the Affordable Housing Trust by at least one million dollars.
11. Committee Report #2 of September 10, 2001 regarding the progress made on improving the condition of the housing at Fresh Pond Apartments.
12. Committee Report #3 of September 24, 2001 regarding the roundtable-working meeting with representatives of tenants and owners of Fresh Pond Apartments and regulatory agencies to follow up on the prior hearing on the condition of the housing and related matters.

13. Consent Agenda #5 relative to Awaiting Report #01-218 of October 15, 2001 regarding a report on issues surrounding the gas station at the corner of Walden Street and Concord Avenue.
14. Applications and Petitions #1 of October 1, 2001 on an application from US Petroleum/Cambridge Auto Clinic requesting permission for a sign at the premises numbered 297 Concord Avenue on the Concord Avenue side. Approval has been received from Inspection Services and Community Development. **(This is a pre-existing sign.)**
15. Applications and Petitions #2 of October 1, 2001 on an application US Petroleum/Cambridge Auto Clinic requesting permission for a sign at the premises numbered 297 Concord Avenue on the Walden Street side. Approval has been received from Inspection Services and Community Development. **(This is a pre-existing sign.)**

UNFINISHED BUSINESS

16. Proposed ordinance to the Municipal Code to establish a Community Preservation Act Committee as required by the Community Preservation Act (CPA). The question comes on passing to be ordained on or after August 13, 2001.
17. Proposed ordinance to the Zoning Ordinance to amend zoning in the Cambridgeport area in Special 8 (SD8) to create new SD 8 and SD8A. The question comes on passing to be ordained on or after October 29, 2001.

**APPLICATIONS AND PETITIONS -
CITY COUNCIL MEETING OF MONDAY, OCTOBER 29, 2001**

- | | |
|--|----|
| 1. An application was received from Harvest Co-Op Market requesting permission for a sandwich board sign at the premises numbered 581 Massachusetts Avenue. | 1. |
| 2. An application was received from Amanda Hurd, requesting a curb cut at the premises numbered 116 Upland Road; said petition has received approval from Inspectional Services, Traffic, Parking and Transportation, Historical and Public Works. Response has been received from two neighborhood associations, which approved the curb cut. | 2. |
| 3. An application was received from Brown Street LLC, requesting a curb cut at the premises numbered 23 and 25 Orrin Street; said petition has received approval from Inspectional Services, Traffic, Parking and Transportation, Historical and Public Works. Response has been received from two neighborhood associations, which approved the curb cut. | 3. |
| 4. An application was received from Royal India Restaurant requesting permission for a sandwich board sign at the premises numbered 313 Massachusetts Avenue. | 4. |

**CONSENT COMMUNICATIONS -
CITY COUNCIL MEETING OF MONDAY, OCTOBER 29, 2001**

- | | |
|---|----|
| 1. A communication was received from Owen O’Riordan, Assistant Commissioner to Engineering, transmitting notification of an address change from 69, 71 & 73 Inman Street to 1, 2 & 3 Farrell Way. | 1. |
| 2. A communication was received from Owen O’Riordan, Assistant Commissioner to Engineering, transmitting notification of a designated address of 5 Greenough Boulevard. | 2. |
| 3. A communication was received from Owen O’Riordan, Assistant Commissioner to Engineering, transmitting notification of a designated address of 340 River Street. | 3. |
| 4. A communication was received from Representative Paul C. Demakis, transmitting thanks for the City Council resolution supporting House bill 2009, “An act relative to closing the assault weapons loophole.” | 4. |
| 5. A communication was received from Harvard Planning and Real Estate, transmitting written protest to the Loose Moratorium Extension. | 5. |

**RESOLUTION LIST FOR CITY COUNCIL MEETING
OF MONDAY, OCTOBER 29, 2001**

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|--|-----|
| 1. Resolution on the death of Catherine V. O'Dea.
Mayor Galluccio, Councillor Sullivan and entire membership | 1. |
| 2. Resolution on the death of Peter Paul LaRocca Sr.
Councillor Sullivan, Mayor Galluccio and entire membership | 2. |
| 3. Congratulations to Tom Lucey, President of the Cambridge Chamber of Commerce, and his wife Teresa on the birth of their second child, Olivia Jean Lucey.
Councillor Sullivan and entire membership | 3. |
| 4. Congratulations to Steven Lynch on his election to the United States House of Representatives for the Ninth District of Massachusetts.
Mayor Galluccio and entire membership | 4. |
| 5. Resolution on the death of Jutta Callinan.
Councillors Sullivan, Toomey, Mayor Galluccio and entire membership | 5. |
| 6. Resolution on the death of June N. Miele.
Councillor Toomey and entire membership | 6. |
| 7. Resolution on the death of Rui de Jesus Camara.
Councillor Toomey and entire membership | 7. |
| 8. Speedy recovery wishes to Mary E. Bradway.
Councillor Sullivan and entire membership | 8. |
| 9. Congratulations to the Cambridge Local Emergency Planning Committee on receiving an award for outstanding achievement from the Massachusetts Emergency Management Agency.
Mayor Galluccio and entire membership | 9. |
| 10. Congratulations to the Citywide Senior Center on winning the State Award for Excellence for 2001.
Mayor Galluccio and entire membership | 10. |

**RESOLUTION LIST FOR CITY COUNCIL MEETING
OF MONDAY, OCTOBER 29, 2001**

- | | |
|---|-----|
| 11. Resolution on the death of Beverly Spartichino.
Vice Mayor Maher, Councilor Sullivan, Mayor Galluccio and
entire membership | 11. |
| 12. Resolution on the death of Francis X. Trant.
Vice Mayor Maher, Councillor Sullivan, Mayor Galluccio and
entire membership | 12. |
| 13. Resolution on the death of Mary J. Horan-Haviland.
Councillor Sullivan, Mayor Galluccio and entire membership | 13. |
| 14. Resolution on the death of Anna Fusco.
Councillor Toomey, Councillor Sullivan and entire membership | 14. |
| 15. Resolution on the death of Christiana Finny.
Councillor Sullivan and entire membership | 15. |
| 16. Resolution on the death of John M. Russell.
Councillor Sullivan, Mayor Galluccio and entire membership | 16. |
| 17. Resolution on the death of Paul T. Flynn.
Councillor Sullivan and entire membership | 17. |
| 18. Best wishes to the Do It Your Damn Self National Youth Video and
Film Festival and wish them success with their upcoming events.
Mayor Galluccio and entire membership | 18. |
| 19. Proclaim month of November Cambridge Family Literacy Month.
Mayor Galluccio and entire membership | 19. |
| 20. Best wishes to the Cambridge Arts Council who will convene a
conference on the Conservation and Maintenance of Contemporary
Public Art on October 26-28, 2001.
Councillor Davis and entire membership | 20. |
| 21. Best wishes to the fund raising effort for G-Row girls rowing team.
Councillor Davis and entire membership | 21. |

**RESOLUTION LIST FOR CITY COUNCIL MEETING
OF MONDAY, OCTOBER 29, 2001**

- | | |
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| 22. Best wishes for a successful run of the play "How Do You Spell Hope?" which is a play presented by the Underground Railway Theatre in collaboration with the Arlington Center for the Arts.
Councillor Davis and entire membership | 22. |
| 23. Congratulations to Kwang-Wu Kim on his new position as President of the Longy School of Music.
Councillor Davis and entire membership | 23. |
| 24. Welcome and congratulations to Roxie Coicou on her new position as Executive Director of the Benjamin Banneker Charter School.
Councillor Davis and entire membership | 24. |
| 25. Resolution to be prepared on the death of Catherine Kelliher.
Councillor Sullivan and entire membership | 25. |
| 26. Resolution on the death of William A. McNamara Jr.
Councillor Sullivan and entire membership | 26. |
| 27. Resolution on the death of Josephine Rogers-Giglio.
Councillor Sullivan and entire membership | 27. |
| 28. Resolution on the death of Paul H. Donato.
Councillor Sullivan and entire membership | 28. |
| 29. Resolution on the death of Raymond J. Rocha.
Councillor Sullivan and entire membership | 29. |
| 30. Resolution on the death of Nemi F. Pizzotti.
Councillor Sullivan and entire membership | 30. |
| 31. Resolution on the death of Rosemary Grieco.
Councillor Sullivan and entire membership | 31. |
| 32. Resolution on the death of Frank Pace.
Councillor Sullivan and entire membership | 32. |

**RESOLUTION LIST FOR CITY COUNCIL MEETING
OF MONDAY, OCTOBER 29, 2001**

- | | |
|---|-----|
| 33. Happy 60 th Wedding Anniversary wishes to Joseph and Johnnie Bourne.
Councillor Reeves and entire membership | 33. |
| 34. Best wishes to the Hildebrand Family Self-Help Center 4 th Annual Weaving Dreams Gala fundraiser which will be held on November 2, 2001 at the Radisson Hotel.
Mayor Galluccio and entire membership | 34. |
| 35. Welcome Liz Walker to the City of Cambridge and thank her for participating in the 4 th Annual Weaving Dreams Gala event.
Mayor Galluccio and entire membership | 35. |
| 36. Resolution on the death of Arthur F. Prendable.
Councillor Toomey and entire membership | 36. |
| 37. Congratulations to the Cambridge Rindge and Latin High School Lady Falcons Volleyball Team on their successful season and wish them success in the upcoming Massachusetts State Division I Volleyball Tournament.
Mayor Galluccio and entire membership | 37. |
| 38. Resolution on the death of Joseph E. McCain.
Councillor Toomey and entire membership | 38. |
| 39. Resolution on the death of Anthony M. Colonna.
Councillor Sullivan and entire membership | 39. |
| 40. Congratulations to Emma Watkins on the occasion of her receiving the Nancy P. Kahn Award.
Mayor Galluccio and entire membership | 40. |
| 41. Congratulations to William Cobham on the occasion of his receiving the John Phillip Sousa Advocacy Award.
Mayor Galluccio and entire membership | 41. |
| 42. Welcome to Balla Tounkanna who will perform at the Cambridge Multicultural Arts Center on Friday, October 26, 2001.
Councillor Reeves and entire membership | 42. |

**RESOLUTION LIST FOR CITY COUNCIL MEETING
OF MONDAY, OCTOBER 29, 2001**

43. Welcome to the speakers for the Saint Paul A.M.E. Church Women's Conference. 43.
Councillor Reeves and entire membership

**POLICY ORDER AND RESOLUTION LIST FOR CITY COUNCIL MEETING
OF MONDAY, OCTOBER 29, 2001**

1. Enforce the "no bicycle riding on sidewalk" at 2050 Massachusetts Avenue.
Councillor Sullivan 1.
2. Status of the sewer separation project planned for North Cambridge with an estimate of when this work will begin and when it will be completed.
Mayor Galluccio 2.
3. Direct the Office of Tourism to establish a budget for and implement a "Campaign to Promote the International Restaurants of the City of Cambridge."
Councillor Reeves 3.
4. Response to request of Central Square Business Association to provide any assistance on a proposal to implement a campaign to promote the international restaurants of the City of Cambridge.
Mayor Galluccio 4.
5. Investigate complaint of resident regarding the customer service demeanor exhibited by an employee of a towing company used by the City of Cambridge.
Councillor Davis 5.
6. Include an Energy Manager for Municipal Facilities position in next year's budget.
Councillor Davis 6.
7. Draft a proposed zoning amendment to address the issue of spill-over lighting from commercial districts to residential districts.
Councillor Davis 7.
8. Trim tree around the Putnam School.
Councillor Sullivan 8.
9. Ensure that the pedestrian crosswalk lights are being enforced at Walden Street and Massachusetts Avenue.
Councillor Sullivan 9.

**POLICY ORDER AND RESOLUTION LIST FOR CITY COUNCIL MEETING
OF MONDAY, OCTOBER 29, 2001**

- | | |
|---|-----|
| 10. Repair sidewalk at Massachusetts Avenue and Walden Street.
Councillor Sullivan | 10. |
| 11. Cancellation of City Council meeting of November 26, 2001 for the Thanksgiving holiday.
Councillor Davis | 11. |
| 12. Inform all departments and agencies that snow be removed from the bus stop at 2050 Massachusetts Avenue in the upcoming winter season.
Councillor Sullivan | 12. |
| 13. Repair the sidewalk in the vicinity of 1221 Cambridge Street.
Councillor Toomey | 13. |
| 14. Amend City Council Rules as Amended to prohibit adoption of policy orders at the end of City Council regular business meetings.
Councillors Decker and Braude | 14. |
| 15. Dedicate the corner of Webster Avenue and York Place in honor of Ney DePina, long-time Cambridge resident.
Mayor Galluccio | 15. |
| 16. Work with the residents of Alpine Street to address their concerns with respect to pedestrian safety.
Mayor Galluccio | 16. |
| 17. Consider moving the Raymond Bandar Square sign to the other side of the street lamp.
Councillor Reeves | 17. |
| 18. Potholes in and around Franklin Street and inability to traverse the streets and sidewalks using a walker or wheelchair.
Councillor Reeves | 18. |
| 19. Provide the City Council with an Action Plan that addresses the loss of the 28 th Middlesex Seat currently held by Representative Jarrett Barrios.
Councillor Reeves | 19. |

**POLICY ORDER AND RESOLUTION LIST FOR CITY COUNCIL MEETING
OF MONDAY, OCTOBER 29, 2001**

- | | |
|---|-----|
| 20. Extend official invitation to Mayor N'ze and representative of Dimbokro, Ivory Coast, to visit Cambridge.
Councillor Reeves | 20. |
| 21. Dedication of a plaque in honor of Lucy Hammerman for her dedication to the children of Cambridge.
Councillor Reeves | 21. |
| 22. Concerns regarding issue of lighting on Franklin Street.
Councillor Reeves | 22. |

O-1.

October 29, 2001

COUNCILLOR SULLIVAN

ORDERED: That the City Manager be and hereby is requested to instruct the Police Commissioner to enforce the "no bicycle riding on sidewalk" at 2050 Massachusetts Avenue.

O-2.

October 29, 2001

MAYOR GALLUCCIO

ORDERED: That the City Manager be and hereby is requested to report back to this City Council no later than November 5, 2001 regarding the status of the sewer separation project planned for North Cambridge with an estimate of when this work will begin and when it will be completed.

O-3.

October 29, 2001

COUNCILLOR REEVES

- WHEREAS: The recent tragedy of September 11 has unarguably had a profound impact upon the nation in general and our city in particular, economically as well as socially; and
- WHEREAS: Many small businesses in the city, whose success in large part depends upon tourism and business travel, have seen their revenues decrease dramatically over the past thirty days, in many instances to a mere fraction of their usual sales; and
- WHEREAS: The city's restaurants in particular are hard hit by the effects of decreased business and tourist travel to the city; and
- WHEREAS: The continued success of the city's restaurants is not only critical to preserving a significant share of the city's revenues for basic services, but an integral factor in maintaining our well-deserved reputation as an international destination of the highest quality; now therefore be it
- ORDERED: That the City Manager be and hereby is requested to direct the Office of Tourism establish a budget for and implement a 'Campaign to Promote the International Restaurants of The City of Cambridge;' and be it further
- ORDERED: That the Office of Tourism be and hereby is requested to submit a detailed report to the Council, outlining their progress in their efforts to revive the lagging activity at Cambridge restaurants, within ninety days.

O-4.

October 29, 2001

MAYOR GALLUCCIO

ORDERED: That the City Manager respond to the request of the Central Square Business Association, as set forth in the attached letter, to provide any assistance on a proposal to implement a campaign to promote the international restaurants of the City of Cambridge.

O-5.

October 29, 2001

COUNCILLOR DAVIS

ORDERED: That the City Manager be and hereby is requested to investigate the attached complaint of a Cambridge resident and report back to the City Council on the customer service demeanor exhibited by an employee at the towing company.

O-6.

October 29, 2001

COUNCILLOR DAVIS

WHEREAS: There are many savings to be realized from energy conservation, likely enough to pay for the position of energy manager; now therefore be it

ORDERED: That the City Manager be and hereby is requested to include the position of an energy manager for municipal facilities in next year's budget.

O-7.

October 29, 2001

COUNCILLOR DAVIS

ORDERED: That the City Manager be and hereby is requested to instruct the Assistant City Manager for Community Development to draft a proposed zoning amendment to address the issue of spill-over lighting from commercial districts to residential districts.

O-8.

October 29, 2001

COUNCILLOR SULLIVAN

ORDERED: That the City Manager be and hereby is requested to direct the City Arborist to trim the tree around the Putnam School.

O-9.

October 29, 2001

COUNCILLOR SULLIVAN

ORDERED: That the City Manager be and hereby is requested to direct the Police Commissioner to ensure that the pedestrian crosswalk lights are being enforced at Walden Street and Massachusetts Avenue.

O-10.

October 29, 2001

COUNCILLOR SULLIVAN

ORDERED: That the City Manager be and hereby is requested to direct the Public Works Commissioner to repair the lifted sidewalk at Massachusetts Avenue and Walden Street, on the Walden Street side.

O-11.

October 29, 2001

COUNCILLOR DAVIS

ORDERED: That the November 26, 2001 City Council meeting be cancelled to allow all city employees and their families to enjoy the Thanksgiving holiday.

O-12.

October 29, 2001

COUNCILLOR SULLIVAN

ORDERED: That the City Manager be and hereby is requested to inform all departments and agencies that snow be removed from the bus stop at 2050 Massachusetts Avenue in the upcoming winter season.

O-13.

October 29, 2001

COUNCILLOR TOOMEY

ORDERED: That the City Manager be and hereby is requested to instruct the Commissioner of Public Works to repair the sidewalk in the vicinity of 1221 Cambridge Street.

O-14.

October 29, 2001

COUNCILLOR DECKER
COUNCILLOR BRAUDE

WHEREAS: It is the custom of the City Council to suspend the rules to consider late orders and resolutions at the end of the regular business meeting; and

WHEREAS: Such a practice serves the need for timely adoption of ceremonial resolutions for events, occasions and occurrences that would be somewhat out of date if saved for the next meeting; and

WHEREAS: This practice is not suited to policy orders or resolutions which by their nature call for deliberation and consideration; now therefore be it

ORDERED: That Rule 35A of the City Council Rules as Amended, be amended as follows:

At the end of the present text of Rule 35A, add the following new sentence: " Except in circumstances that the City Council by unanimous consent deem an emergency, the rules shall not be suspended to allow adoption of policy orders at the end of the regular business meeting, after the regular order of business has been concluded." such that Rule 35A in its entirety shall read as follows:

Rule 35A. Any of the foregoing rules with the exception of Rule 19 may be suspended at any meeting by a two-thirds ye and nay vote of the entire membership of the City Council, provided that suspension of the rules to take up an item of business out of order may be moved only one time per meeting by each member. This limitation does not apply to motions to suspend the rules to move reconsideration hoping the same does not prevail. Except in circumstances that the City Council by unanimous consent deems an emergency, the rules shall not be suspended to allow adoption of policy orders at the end of the regular business meeting, after the regular order of business has been concluded.

and be it further

ORDERED: That pursuant to Rule 35 B, this order shall be laid on the table until at least seven days has elapsed from the date of submission.

O-15.

October 29, 2001

MAYOR GALLUCCIO

ORDERED: That the City Council go on record dedicating the corner of Webster Avenue and York Place in honor of Ney DePina ("papa-ney"), a long-time Cambridge resident of Cambridge; and be it further

ORDERED: That a suitable dedication be arranged after consultation with the DePina family.

O-16.

October 29, 2001

MAYOR GALLUCCIO

ORDERED: That the City Clerk be and hereby is requested to forward a copy of the attached letters and petition to the City Manager and requesting the City Manager to work with the Department of Traffic, Parking & Transportation and other appropriate City Departments to work with the residents of Alpine Street to address their concerns with respect to pedestrian safety.

O-17.

October 29, 2001

COUNCILLOR REEVES

WHEREAS: The Raymond Bandar Square sign has been recently bent and its pole nearly toppled;
now therefore be it

ORDERED: That the City Manager consider moving the sign and pole to the other side of the street
lamp near where the pole is currently anchored.

O-18.

October 29, 2001

COUNCILLOR REEVES

WHEREAS: Riverside area residents have complained of numerous potholes in and around Franklin Street. They particularly complain about the inability to traverse the streets and sidewalks using a walker or wheelchair; now therefore be it

ORDERED: That the City Manager be and hereby is requested to report back on how these concerns can be best addressed.

O-19.

October 29, 2001

COUNCILLOR REEVES

ORDERED: That the City Manager be and hereby is requested to provide the City Council with an Action Plan that addresses the loss of the 28th Middlesex Seat currently held by Representative Jarrett Barrios.

O-20.

October 29, 2001

COUNCILLOR REEVES

WHEREAS: In August 2001, a Cambridge delegation traveled to West Africa to Ghana, Ivory Coast, Togo and Benin; and

WHEREAS: The delegation was invited by Mayor Dr. Gabirel N'zi and native son Desiré Mondon to visit the city of Dimbokro, Ivory Coast, to consider future mutually beneficial relations; and

WHEREAS: Mayor N'ze received the delegation with as much hospitality, genuine warmth and openness as has ever been received; and

WHEREAS: The delegation would like the City of Cambridge to extend its official invitation to Mayor N'ze and representatives of Dimbokro to visit us in Cambridge to explore mutually beneficial objectives, particularly in the areas of technology, medical equipment/public health and economic development; now therefore be it

RESOLVED: That the Mayor and the City Council should determine which civic vehicle is best to pursue this city to city exchange and its requisite protocol.

O-21.

October 29, 2001

COUNCILLOR REEVES

- WHEREAS: The City of Cambridge recognizes the indelible impression that the late Lucy Hammerman left on the children of Cambridge; and
- WHEREAS: Lucy Hammerman served lovingly as the Executive Director of the Community Arts Center which, unlike its current spacious and light-filled quarters, in Lucy's time was in the basement of the Newtowne Court; and
- WHEREAS: Lucy Hammerman's legacy lives on today. It was her definitive offering that the city's children, but particularly its poor children, should be exposed to the very best artists and have exposure to the fullest range of the arts. She left no stone unturned in providing a rich artistic experience to those in her charge; and
- WHEREAS: Lucy Hammerman was plain spoken, kind, firm, loving, nurturing, truthful, quiet, and formidable. She left very large shoes to fill; and
- WHEREAS: Lucy served as a member of the Board of Directors of the Community Arts Center and offered CMAC her great wisdom about how an arts organization must know its audience and be able to know the grass roots constituents because one is actively engaged with people at the grass roots; now therefore be it
- RESOLVED: There are people who on their journey through life have touched the hearts of the people of Cambridge. Lucy Hammerman was one such person. She lives on in the work of the Community Arts Center and the mission of the Cambridge Community Arts Center and amongst her family and friends. Honoring her with a memorial plaque is an honor richly deserved.

O-22.

October 29, 2001

COUNCILLOR REEVES

WHEREAS: Residents of the Riverside neighborhood have expressed concerns that Franklin Street is very dark in the evenings, especially from Central Square to Putnam Avenue; therefore
be it

RESOLVED: That the City Manager be and hereby is requested to review the issue of lighting on Franklin Street and report back as to a process for addressing this issue.

COMMITTEE REPORTS
FOR THE CITY COUNCIL MEETING OF MONDAY, OCTOBER 29, 2001

1. A communication was received from D. Margaret Drury, City Clerk, transmitting a report from Councillor Kathleen L. Born and Vice Mayor David P. Maher, Co-Chairs of the Ordinance Committee, for a meeting held on October 3, 2001 for the purpose of considering a petition filed by Joan Qualls Harris et al. To amend the zoning on Western Avenue, between Harvard Street and Putnam Avenue.

2. A communication was received from D. Margaret Drury, City Clerk, transmitting a report from Councillor Kathleen L. Born and Vice Mayor David P. Maher, Co-Chairs of the Ordinance Committee, for a meeting held on October 3, 2001 for the purpose of considering a petition filed by Scott Loose to amend the zoning ordinance to extend by eight months the existing building moratorium for the area bounded by Memorial Drive, DeWolfe Street, Mount Auburn Street, Putnam Avenue and River Street.

3. A communication was received from D. Margaret Drury, City Clerk, transmitting a report from Councillor Jim Braude, Chair of the Housing Committee, for a meeting held on October 4, 2001 for the purpose of receiving an update on affordable home ownership programs.

4. A communication was received from D. Margaret Drury, City Clerk, transmitting a report from Councillor Kathleen L. Born and Vice Mayor David P. Maher, Co-Chairs of the Ordinance Committee, for a meeting held on October 17, 2001 for the purpose of considering an amendment to the Zoning Ordinance regarding the regulation of storage and mechanical space in residential buildings.

Committee Report #1

ORDINANCE COMMITTEE MEMBERS

*Councillor Kathleen L. Born, Co-Chair
Vice Mayor David P. Maher, Co-Chair
Councillor Jim Braude
Councillor Henrietta Davis
Councillor Marjorie C. Decker
Councillor Kenneth E. Reeves
Councillor Michael A. Sullivan
Councillor Timothy J. Toomey, Jr.
Mayor Anthony D. Galluccio*

In City Council October 29, 2001

The Ordinance Committee held a public meeting on October 3, 2001, beginning at 4:48 P.M. in the Sullivan Chamber for the purpose of considering a petition filed by Joan Qualls Harris et al. to amend the zoning on Western Avenue, between Harvard Street and Putnam Avenue.

Present at the hearing were Councillor Kathleen Born and Vice Mayor Maher, Co-Chairs of the Committee, Councillor Henrietta Davis and City Clerk D. Margaret Drury. Also present were First Assistant City Solicitor Nancy Glowa, Les Barber, Director of Land Use Planning and Zoning, Community Development Department (CDD), Stuart Dash, Director of Community and Neighborhood Planning, CDD, Roger Boothe, Director of Urban Design, CDD, and Elaine Thorne, Community and Neighborhood Planner, CDD.

Vice Mayor Maher convened the hearing and explained the purpose. He invited the petitioners to present their proposal.

Joan Qualls Harris, 25 Hews Street, made a presentation. She noted that this petition is the same proposal that the Planning Board presented to the City Council three years ago. The petitioners are requesting that the strip of Western Avenue from Harvard Street to Putnam Avenue be downzoned from C-2 to C-1. She noted that Sandra Graham had called to request that her support be noted for the record of this hearing.

Ms. Qualls Harris explained that the height allowed in a C-2 district is 85 ft, and buildings of that height would overwhelm the neighborhood. Ms. Qualls Harris said that Riverside has always been a very family-oriented neighborhood. She expressed the concern of the neighborhood that the present zoning would allow commercial development and “canyonization” of Western Avenue.

Anwar Abdulla, 231 Western Avenue, spoke in opposition to the petition. He stated that most of the lots are already built up.

Vice Mayor Maher asked Mr. Barber about the FAR and height difference between Residence C-2 and Residence C-1 districts. Mr. Barber explained the characteristics of each district as follows:

C-2

- Commercial development is not allowed (but there are some nonconforming retail uses in the block).
- The height limit is 85 ft.
- FAR is 1.75.
- One dwelling unit per 600 sq ft of lot area is allowed.
- Open space requirement is 10 percent.

C-1

- Height is limited to 35 ft.
- FAR is .075.
- The required lot area per dwelling unit is 1500 sq. ft.
- The open space requirement is 30 percent.
- Commercial development is not allowed.

Mr. Barber noted that the required setbacks are the same for both districts and that the parking requirement is also the same.

Councillor Davis asked where in the city there is C-2 building. Mr. Barber provided some examples. Councillor Davis stated that C-1 zoning seems to make more sense in terms of fitting into the neighborhood.

Vice Mayor Maher said that what this petition would do is prevent someone from tearing down the existing building and constructing an 85 ft building in its place.

Mr. Barber said that it would also prevent a developer from acquiring several lots and building a large new project at the current height and density allowed.

Councillor Born recalled that at time of the previous Planning Board petition, there were some Putnam Avenue residents in opposition. Ms. Qualls Harris said that one of those who spoke in opposition is here tonight to support the petition. The previous opposition is not an issue in the present petition, which is more narrowly drawn.

Councillor Born noted an earlier concern about the new zoning preventing “mom and pop” retail and restaurants from springing up in this area.

Councillor Born thanked Ms. Qualls Harris for her work on this petition.

Cobb Carlson, Hingham Street, stated his support for the petition. He stated that at the time of the earlier Planning Board petition he spoke in opposition. He opposed it at the time because it was bundled with other property around the corner but did not address the Mahoney site. His opposition was not directed to this part of the proposal, which he supports and which is greatly needed.

Phyllis Bauman, 19 Bay Street, Riverside Study Committee member, spoke in support. This area is one with anomalous idiosyncratic zoning which should be corrected. Rezoning

would maintain the neighborhood's current character. She noted that most of the houses in the area are presently nonconforming, so this change will not mean any greater problems for residents seeking to do rehabilitation to remodeling.

Vincent Dixon, 287 Harvard Street, voiced his support for the petition and explained the reasons for it: 1.) It would help limit infill yards and protect the current character of the neighborhood, and 2.) The neighborhood is very supportive of the petition.

A letter from Alex Wysoker in support of the petition was included in the record.

Vice Mayor Maher asked if anyone is an affected land owner. Mr. Abdulla stated that he is.

Councillor Born noted that lack of setbacks means that Mr. Abdulla already needs variance to build an addition.

Councillor Davis made a motion to the full City Council with a positive recommendation.

The motion passed on a voice vote without objection.

Ms. Qualls Harris emphasized that this is not just her idea; it came from the subcommittee of the Riverside Study Committee.

William Jones, Franklin Street, spoke in support of the petition and shared his memories of Western Avenue. Walter Sullivan's wife grew up on Western Avenue. He stressed the need for more affordable housing in Cambridge.

On motion of Councillor Davis the meeting was adjourned at 5:28 p.m.

For the Committee,

Councillor Kathleen L. Born, Co-Chair

Vice Mayor David P. Maher, Co-Chair

Committee Report #2

ORDINANCE COMMITTEE MEMBERS

*Councillor Kathleen L. Born, Co-Chair
Vice Mayor David P. Maher, Co-Chair
Councillor Jim Braude
Councillor Henrietta Davis
Councillor Marjorie C. Decker
Councillor Kenneth E. Reeves
Councillor Michael A. Sullivan
Councillor Timothy J. Toomey, Jr.
Mayor Anthony D. Galluccio*

In City Council October 29, 2001

The Ordinance Committee held a public meeting on October 3, 2001, beginning at 5:37 P.M. in the Sullivan Chamber for the purpose of considering a petition filed by Scott Loose to amend the zoning ordinance to extend by eight months the existing building moratorium for the area bounded by Memorial Drive, DeWolfe Street, Mount Auburn Street, Putnam Avenue and River Street.

Present at the hearing were Councillor Kathleen Born and Vice Mayor Maher, Co-Chairs of the Committee, Councillor Henrietta Davis and City Clerk D. Margaret Drury. Also present were Assistant City Manager for Community Development Beth Rubenstein, First Assistant City Solicitor Nancy Glowa, Les Barber, Director of Land Use Planning and Zoning, Community Development Department (CDD) and Roger Boothe, Director of Urban Design, CDD.

Councillor Born convened the hearing and explained the purpose. She invited a presentation by the proponents.

At this time, Councillor Davis expressed her regret that she had to leave for a prior appointment and her full support for the petition.

Scott Loose, 162 Putnam Avenue, then begun the presentation by introducing Phyllis Bauman.

Phyllis Bauman, 19 Bay Street, provided background information on the petition. She said that the Loose Moratorium was enacted in October, 2000. The study committee did not begin meeting until May, 2001. Thus they lost eight months. The study committee has made great progress and is working very hard, along with CDD staff and the consultants. The committee wants to come up with specific recommendations, not broad generalities. Thus the committee is requesting an eight month extension. The Planning Board has already voted in support of the proposal. The petition expires in April, and the petitioners are seeking an extension of eight months from April.

Councillor Born asked whether there is a timeline for the study committee. Ms. Bauman said yes, but to keep to it would mean that the committee would be very rushed at the end.

Councillor Born asked what is the anticipated outcome. Ms. Bauman said that the committee expects to propose several zoning petitions and quite a number of other urban planning proposals, for example, traffic calming.

Joyce Singer, 524 Franklin Street, stated that there are seventeen participants in the Riverside Study Committee and the meetings are two hours long, once a month. More time is needed.

Vincent Dixon, 287 Harvard Street, spoke in support of the petition.

Steven Kaiser, 191 Hamilton Street, spoke in support of the petition. He said that although he lives in Cambridgeport, he has attended almost all of the meetings. There is a lot to be done. He stated that he has been unable to get a copy of the City's contract with the consultant, and he would like to get one.

Mr. Kaiser stated that Harvard has been participating and has produced a traffic study of present conditions. There are also several past studies. Traffic engineers have traditionally had a hard time dealing with the issues of traffic on neighborhood streets. Much work is necessary for a public traffic study.

Joan Qualls Harris, 25 Hews Street, member of the Riverside Study Committee, stated that the committee has been working very hard and has set up some subcommittees to make up time. They are working on several areas. In order to do a good job, the committee needs more time. Right now Riverside is starting to come together.

Dick Stone, 179 Putnam Avenue, stated that he has lived there since 1981 and has lived in Cambridge for over twenty years. He spoke in opposition to the petition. The moratorium is basically to stop Harvard from any development. Harvard has made many wonderful contributions to the world and to the neighborhood. He objected to characterization of Harvard as a gorilla and as a good institution with an evil twin. Harvard does not build as a developer trying to maximize profits. Harvard's developments, for instance, Peabody Terrace, work on many levels. Mr. Stone said that he was on the earlier Riverside Study Committee and Harvard was responsive to all of the committee's requests. The new Bread and Circus went up with little public participation and protest, and it will be the source of many more problems than the proposed museum. He is not saying that Harvard should be given free reign; rather Harvard should be treated fairly.

Cobb Carlson, Hingham Street, spoke in support of the extension of the Loose petition. He noted that while the previous speaker spoke in support of Harvard, there are no Harvard representatives at this hearing to oppose the petition. Harvard has not even complied with half of what was recommended in the earlier study report. The Riverside Study Committee is studying all aspects of the neighborhood. It is a very comprehensive study. The moratorium rose out of a feeling of development pressure in the neighborhood.

William Jones, 127 Franklin Street, stated that the co-chairs are doing a very good job. He saw the Weeks Bridge built by Franklin Delano Roosevelt.

A letter from Alex Wysoker, Cambridge, in support of the petition was made a part of the record.

Vice Mayor Maher said that he believes that the City Council supported this moratorium unanimously. All recognized the pressure. He will support an extension, but it makes him somewhat nervous because it sets a bad precedent. He would not necessarily be receptive to doing an extension in the future.

Vice Mayor Maher made a motion of referral to the full City Council with a favorable recommendation.

The motion passed on a voice vote without objection.

The meeting was adjourned at 6:20 p.m.

For the Committee,

Councillor Kathleen L. Born, Co-Chair

Vice Mayor David P. Maher, Co-Chair

Committee Report #3

HOUSING COMMITTEE MEMBERS

*Councillor Jim Braude, Chair
Councillor Kathleen L. Born
Councillor Henrietta Davis
Councillor Marjorie C. Decker
Vice Mayor David P. Maher*

In City Council October 29, 2001

The Housing Committee held a public hearing on October 4, 2001, beginning at 5:30 .P.M. in the Ackermann Room for the purpose of receiving an update on affordable home ownership programs.

Present at the hearing were Councillor Jim Braude, Chair of the Committee, and City Clerk D. Margaret Drury. Also present were Terrence Smith, Chief of Staff for Mayor Galluccio, Assistant City Manager for Community Development Beth Rubenstein and Darcy Jameson, Director of Housing, Community Development Department (CDD).

Councillor Braude convened the hearing and explained the purpose. He requested that Ms. Rubenstein introduce the presentation. Ms. Rubenstein introduced Darcy Jameson. Ms. Jameson summarized her report (**Attachment A**).

Ms. Terry Lurie, Cambridge Housing Authority, asked for statistics about the number of customers served. Ms. Jameson said that approximately 500 people per year attend first time homebuyer classes and 100 per year utilize the counseling services.

Natalie Smith, Washington Street, said that when she took the class, it was stressed that the participants needed the certificate that shows completion of the class to become first time homebuyers.

Ms. Jameson stated that there are lenders that will give a better rate to someone who has been through the course. CDD also requires the course before an applicant actually purchases a limited equity home with city funding assistance. However, CDD does not require potential applicants to have the certificate in order to submit an application.

Councillor Braude noted the issues of responsiveness raised at the joint Housing Committee/CDD neighborhood information public meetings held several months ago and asked if CDD has addressed those issues.

Ms. Rubenstein said that staff tries to return all calls, if not the same day, as soon as possible.

Terry Smith, Chief of Staff for Mayor Galluccio, stated that the Mayor cannot be here and he has requested that Mr. Smith relay his two issues to the committee:

1. Because of the number of people who have been through the CDD program for first time homebuyers, perhaps additional credit could be given to people who have been through previous lotteries.

2. What is the status of the new program that uses the Harvard loan funds for middle income first time home buyers?

Ms. Rubenstein said that with regard to the idea of giving credit for past lotteries, CDD's theory has been that fairness dictates that all people eligible at the time have an opportunity.

Councillor Braude said that there could be an equally persuasive argument the other way. He then requested that CDD staff talk about this issue, and any others raised today, to think about them and report to the City Council on the pros and cons, the choices made, and why.

Ms. Jameson responded to the question regarding the use of Harvard funds for middle income homebuyers. The program is active for applicants with incomes that are 80% - 120% of area median income (for a family of four, \$52,000 - \$84,000 approximately). This group is not eligible for housing programs using state or federal funds. Ms. Jameson then explained the limited equity part of the program. At the time of sale, the owner gets back what he/she put in, principal paid, plus interest on that principal at a rate similar to interest paid on a savings account. CDD has found that among this income group, many who inquire are not interested in buying property with this equity limitation.

Monica Leon, Green Street, Cambridge, stated that she has gone through the process twice. The second time was after the neighborhood meetings, and she found much greater responsiveness on the part of CDD staff. She stated her disagreement with the way households are considered. She is part of a family of three, two parents and one child. Her family is not eligible for a three bedroom unit. These are rental guidelines and they are not necessarily reasonable for buying a unit, which is a more long-term decision. What happens when she has another child? Ms. Leon also voiced concern about the asset limitation. If the money is put aside in funds for college or retirement such that an applicant is penalized for using it, why should the funds be counted as if they are available? She understands the need for asset limitation, but why these restricted funds and why are applicants not treated like a bank would treat any other family applying for a mortgage?

Natalie Smith stated that she is intimidated by someone with \$49,000 in the bank. She is not comfortable competing with someone with that amount of assets.

Ms. Smith stated that the First Time Homebuyers program was super. Dwayne was an excellent instructor. She applied for the Erie Street condos. She believes that there is a serious error in the structure of the point system. She has lived in one room with her daughter for ten years. There is an extra point for having a child under six years of age. This should only apply where the child is living in a lead paint situation. Other than that there is no reason for an extra point. Instead of her, a parent living in a spacious two-bedroom lead free apartment with kids under six ended up with the unit. She emphasized that she was told that she had to take the class and go to all classes. It took effort. Then someone who had not and finished the classes got a unit.

Ruth Walsh, Fayette Park, said that she feels like she will never have a chance for a homeownership unit because her two children are over six years.

Susan Mello, Franklin Street, representing Laity and Clergy for Affordable Housing, said that when Lead Safe money is used for deleading, if the child is over six, the new homeowner has to pay back the Lead Safe money, which amounts easily to \$10,000. Ms. Mello stated that Laity and Clergy is also concerned about the use of Section 8 rental guidelines to determine eligibility for owning these units. A mother would have to be eight-plus months pregnant to qualify for a two-bedroom unit. There is also discrimination against the parents of single gender children. She is also concerned about asset limitation. Regardless of the children's age differences, a parent with two same gender children cannot qualify for a three-bedroom unit. Ms. Mello added that she does not believe that older applicants with retirement savings should be penalized.

Ms. Mello stated that CDD does not return her telephone calls. Laity and Clergy signed away their rights for occupant selection of the current project without really understanding the implication for the organization's own goals. Laity and Clergy is a volunteer project and would like to be able to select as residents people who would work on the project. She submitted a letter for the record (**Attachment B**).

Bill Cavellini, 9 Speridakis Terrace, said that for several years the Eviction Free Zone has said that sweat equity, which is what Ms. Mello is describing, should be a part of what the City does, because it can bring the prices down. There should be a niche for it in the City's affordable housing program.

Ms. Rubenstein said that she would like time for an in-depth and thoughtful, response to these issues. She then responded to some of the issues. She said the need is so great that CDD focuses on the families' present circumstances, the funds that could be used for a down payment, the number of children in the family at this time.

Ms. Jameson said that if someone with a young child is in a lead free rental unit, they could have to leave at any time, homeownership of a lead-free unit provides more certainty of protection for the children.

Ms. Rubenstein said that with respect to Laity and Clergy's Cedar Street project, it is being built on land from the City, and Laity and Clergy had already agreed that the City would manage occupant selection. However, she would like to talk more about the larger issue and she would like to talk with the city-supported nonprofits as well. She said that she is not sure about how sweat equity could fit in with the public bid requirements.

Ms. Smith noted that her child's allergies did not count at all in the selection process.

Councillor Braude said that the complaints he heard most at the joint neighborhood meetings on affordable housing programs were issues of unavailability - inability to get through to get information from staff and the mailing list. He stated that since those meetings, he has received far fewer complaints about the issues, which lead him to assume that the CDD staff has addressed them.

Lauren Curry, Just-A-Start, stated that she has seen over 150 applicants in the last three years. She emphasized how many families are in dire need and how few units there are. Some of the decisions are triaging decisions, for example, to save three-bedroom units for families who already have two children of the opposite sex. She urged the City to double the housing allocation.

Councillor Braude thanked all those present for their participation. He explained that a report of this meeting will go to the full City Council, along with his request that the CDD report back on the issues raised. All those who provide their names and addresses to the City Clerk will receive copies of the reports.

The meeting was adjourned at 6:30 p.m.

For the Committee,

Councillor Jim Braude, Chair

Committee Report #3

October 29, 2001

COUNCILLOR BRAUDE

ORDERED: That the City Manager be and hereby is requested to confer with the Assistant City Manager for Community Development for a report back on staff deliberation and recommendations regarding the issues raised in the report of the October 4, 2001 Housing Committee meeting on affordable home ownership programs.

Committee Report #4

ORDINANCE COMMITTEE MEMBERS

*Councillor Kathleen L. Born, Co-Chair
Vice Mayor David P. Maher, Co-Chair
Councillor Jim Braude
Councillor Henrietta Davis
Councillor Marjorie C. Decker
Councillor Kenneth E. Reeves
Councillor Michael A. Sullivan
Councillor Timothy J. Toomey, Jr.
Mayor Anthony D. Galluccio*

In City Council October 29, 2001

The Ordinance Committee held a public meeting on October 17, 2000, beginning at 4:55 P.M. in the Sullivan Chamber for the purpose of considering an amendment to the Zoning Ordinance regarding the regulation of storage and mechanical space in residential buildings.

Present at the hearing were Councillor Kathleen Born and Vice Mayor David Maher, Co-Chairs of the committee, Councillor Henrietta Davis and City Clerk D. Margaret Drury. Also present were Nancy Glowa, First Assistant City Solicitor, Lester Barber, Director of Land Use and Zoning, Community Development Department (CDD) and Robert Bersani, Commissioner of Inspectional Services.

Councillor Born convened the hearing and explained the purpose. She invited Mr. Barber to explain the proposed amendment.

Mr. Barber said that the proposal is to amend the definition of gross floor area (GFA). Currently, cellars and basements and areas throughout the building devoted to mechanical equipment necessary to make the building function, (for example, hot water heaters) are not included in the definition of GFA. This amendment would change the definition of a basement from areas with a height of less than 7 ft to areas with a height of less than 5 ft. This proposal would deal with the fact that builders construct cellar areas with a height of 6 ft 11 inches and finish the cellars. Owners then move in and use them as ordinary living space. With regard to mechanical space the proposal would establish a limit on the amount of space that can be excluded as mechanical space. The limit would be 10% of the floor area or 100 sq ft, whichever is more.

Mr. Barber emphasized that the basement requirement would apply to new basements, not existing basements.

Vice Mayor Maher asked why anyone would be opposed to the basement proposal. Mr. Barber said that there could be spaces between 7 ft and 5 ft that will now be counted as GFA even though the space cannot be comfortably occupied.

Councillor Born asked Commissioner Bersani to explain the problem that this amendment is intended to solve. Mr. Bersani said that developers would build units with ceilings of 6' 11" and outfit the basement area with nice floors and ceilings and finishes. However, use of this area by residents violates the building code. If there is a complaint, the Inspectional Services Department (ISD) must enforce the building code.

Councillor Born asked if the basement exclusion could be set at a higher ceiling limit than 5 ft. Mr. Bersani said that the limit used to be 7' 3", and was dropped to 7 ft, and that was not enough to discourage developers from finishing basements and then selling to owners who occupy the basement area as living space.

Councillor Davis reminded the Committee of the case in mid Cambridge, where the neighbors were very upset at the use of the basement and bathroom as living space, and the resulting added density. The resulting controversy was very distressing to all those involved.

Mr. Barber said that the 5 ft ceiling limit was also chosen because attics are similarly regulated at 5 ft and have been for several years. Clearly there is no issue with deciding to use the basement as living space, it just counts as GFA. It is intended to regulate bulk.

Councillor Born said that attics are somewhat different because 5 feet is often the height of the sidewalls. If you put a dresser against the sidewall, then you are standing at a normal standing height in front of the dresser. She stated that she believes there could be some flexibility with regard to the basement height and with the fixture for the mechanical space exclusion. She said that she would be interested in thinking somewhat more about the precise limits.

Councillor Born then invited public testimony. There was none.

She then made a motion of referral to the full City Council without recommendation. The motion passed without objection on a voice vote.

The meeting was adjourned at 5:20 p.m.

For the Committee,

Councillor Kathleen L. Born, Co-Chair

Vice Mayor David P. Maher, Co-Chair

**COMMUNICATIONS AND REPORTS FROM CITY OFFICERS -
FOR THE CITY COUNCIL MEETING OF MONDAY, OCTOBER 29, 2001**

1. Three communications were received from Mayor Anthony D. Galluccio, regarding providing health care services to residents who have lost health care benefits due to Polaroid's bankruptcy.
2. A communication was received from Councillor Kenneth E. Reeves, transmitting a letter from Mayor Dr. Gabriel N'Zi of the City of Dimbokro, Ivory Coast in connection with a recent Cambridge-area delegation visit to Dimbokro.
3. A communication was received from Councillor Kenneth E. Reeves, transmitting a letter from President Mathieu Kerekou of Benin in connection with a recent Cambridge-area delegation visit to Benin.