



CITY OF CAMBRIDGE

639 MASSACHUSETTS AVENUE

CAMBRIDGE, MASSACHUSETTS 02139

TEL 498-9077

RENT CONTROL BOARD

ROGER MERVIS, EXECUTIVE DIRECTOR

To: Robert Healy, City Manager
From: Roger Mervis, Executive Director *RM*
Re: 375 Harvard Street
Date: December 17, 1984

I understand that you recently received a letter from a tenant at 375 Harvard Street regarding the possible exemption of this property from rent control. I will attempt to update you in this memorandum concerning the status of this property and the steps the Board is taking to resolve this issue.

Each of the tenants in this building received written notice around December 1, informing them that the property had been sold and that the property was now exempt from rent control due to HUD insurance of the mortgage. We have been in almost daily contact with the tenants' representatives to assure them of our concern and to answer their questions. Furthermore, we have requested that the new owners provide us with the documentation and other evidence necessary for the Board to determine whether this property is exempt under Section 3(b)(3) of the Rent Control Act. To date, we have received no reply to this request.

We also notified the landlord in this request (and all the tenants) that the consistent Board policy has been to treat controlled rental property as controlled unless and until the Board ultimately determines that the property is no longer subject to rent control.

Our request for information from the owners reflects the Board's preference for avoiding judicial confrontations unless absolutely necessary. However, if the owners elect not to cooperate with the Board in determining the rent control status of this property, the staff may be forced to recommend to the Board after the first of the year that we seek judicial relief to maintain the status quo until the legal issues are ultimately decided.

It is my understanding that Mark Stern, Esq. has been retained by the tenants to represent their interests. The owners have not informed us of their legal counsel.

If I can provide you with any further information, I will be happy to do so.

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CAMBRIDGE, MASSACHUSETTS 02139
Tel. 498-9011

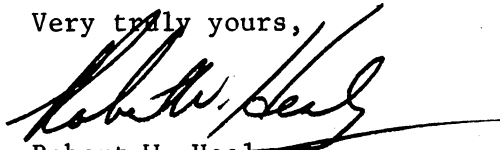
EXECUTIVE DEPARTMENT
ROBERT W. HEALY
City Manager

January 7, 1985

To the Honorable, the City Council:

With respect to Awaiting Report Item No. 33 relative to the status of the premises numbered 375 Harvard Street under Rent Control, enclosed please find copy of a report from Roger Mervis, Executive Director of Rent Control.

Very truly yours,



Robert W. Healy
City Manager

RWH/mbf
Enc.

S-27

Re: response to Awaiting Report Item No. 33
on the status of the premises numbered 375
Harvard St. under Rent Control.

In City Council,

January 7, 1985

1/7/1985

- Placed

on

File 1