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APRIL 29, 1988

CAMBRIDGE MA.

TO: JOSEPH E. CONNARTON
CITY CLERK

FROM: ^{KM} KEVIN T. MCDEVITT, CHAIRMAN
BOARD OF ASSESSORS

IN REPLY TO YOUR MEMO OF APRIL 29, 1988, PLEASE BE ADVISED
THAT WE HAVE, THIS DAY, FORWARDED TO JOAN LASTOVICA, CITY
ENGINEER, THE WRITTEN PROTESTS FOR THE LAURA CONRAD PETITION.

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

Dear Mr. Connarton:

On January 21, 1988, Laura Conrad, et al, filed a Petition with your office seeking to amend the Zoning Ordinance of the City of Cambridge by rezoning a parcel of land bounded by Clark Street, Hampshire Street, Tremont Street and Broadway from the Residence C-1 Zoning District to the Residence C Zoning District and by rezoning a parcel of land bounded by Broadway, Portland, Market, Clark, and Hampshire Streets from the Industrial B Zoning District to the Business C Zoning District (the "Petition"). This letter is being submitted to you as a written protest pursuant to the provisions of Massachusetts General Laws Chapter 40A, Section 5 against the adoption of such change by the Cambridge City Council. The undersigned represent the owners of more than twenty (20%) of the area of the land included in the Petition.

The undersigned landowners urge rejection of the Petition for the following reasons:

1. The Petition, if adopted by the City Council, would constitute spot zoning.
2. The Petition, if adopted by the City Council, would violate the principle of uniform classification of zoning districts.

3. Massachusetts law requires that zoning district boundary lines may only be changed as a result of a comprehensive, well considered planning process on behalf of a city or town promoting uniformity of uses and dimensional and density regulations.
4. The detriment imposed upon the undersigned landowners by the adoption of the Petition would far exceed any benefit to the general public.
5. The adoption of the Petition would amount to a taking without compensation inasmuch as the proposed rezoning would deprive the undersigned landowners of the reasonable use of their property.

For all of the reasons stated above, the undersigned landowners respectfully urge the City Council to reject the Petition. The undersigned landowners will present further arguments at the public hearings to be held by the Planning Board and the City Council.

Respectfully Submitted,



Name of owner(s):

Address of property:

124 Elm St.-----

Arthur J. Henning-----

Cambridge, MA 02139-----

February 1988

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City Clerk
City Hall
795 Massachusetts Avenue
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Respectfully Submitted,

Name of owner(s):
Francois Morel

Francois M. M. Morel

Address of property:
69-71 Elm Street

Nicole Morel

Nicole M. L. Morel

February 1988

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City Clerk
City Hall
795 Massachusetts Avenue
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Name of owner(s):

Claudio J. Carrara

Claudio J. Carrara

Address of property:

299 Broadway

299 Broadway

February 1988

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City Clerk
City Hall
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Respectfully Submitted,

Name of owner(s):

Address of property:

George A. Mourgis, Tr.
G & S Trust

-----209 Columbia Street-----

George A. Mourgis

February 1988

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City Clerk
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Respectfully Submitted,

Paul R Crane

Name of owner(s):

Address of property:

 Paul Crane, Crane Plumbing
 and Heating

 56 Elm Street

February 1988

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City Clerk
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Respectfully Submitted,

Name of owner(s):

Francisco R. Valente

Francisco Valente

Address of property:

201 Norfolk St Cambridge

201 Norfolk Street

February 1988

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Name of owner(s):	Address of property:
<u>Lillian T. Denkwicz</u> Lillian T. Denkwicz	<u>293 Broadway</u> 293 Broadway
<u>Ellen T. Margiacotti</u>	<u>297 Broadway</u>
<u>Maria Valente</u>	<u>201 Norfolk Street</u>
<u>Verice Casara</u>	<u>299 Broadway</u>
<u>Maria Gibson</u>	<u>4 Tremont St</u>
<u>Grace O'Keefe</u>	<u>12 Tremont St.</u>
<u>Allet Casara</u>	<u>301 Broadway</u>
<u>Jean F. McClusker</u>	<u>42 Tremont Street</u>
<u>Marguerite B. Paullo</u>	<u>48 Tremont St</u>

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Respectfully Submitted,

Name of owner(s):

Emily E. Calabrese
Emily A. Calabrese

Address of property:

301 Broadway

301 Broadway

February 1988

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Respectfully Submitted,

Name of owner(s):

Address of property:

George A. Mourgis
George A. Mourgis

65-67 Elm Street

Marina Mourgis
Marina Mourgis

February 1988

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Respectfully Submitted,

Name of owner(s):

Thomas R. O'Keefe

 Thomas R. O'Keefe

Address of property:

12 Tremont St.

 12 Tremont St.

February 1988

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City Clerk
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Respectfully Submitted,

Name of owner(s):

Address of property:

 Maureen V. Fitzgibbons

287 Broadway

Maureen V. Fitzgibbons
 Ellen Fitzgibbons

Ellen Fitzgibbons

February 1988

Mr. Joseph E. Connarton
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Respectfully Submitted,

Name of owner(s):

Address of property:

Paul W Nugent

257-259 Broadway

Paul W Nugent

Dennis F Nugent

" " " "

Dennis F Nugent

Peter T Nugent

Peter T Nugent

February 1988

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Respectfully Submitted,

Name of owner (s):

George F. Gibson Jr.

 George F. Gibson Jr.

Address of property:

 4 Tremont St.

February 11, 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, Ma. 02139

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Respectfully Submitted,

Name:

Paul J. Fisher

Address:

Electro Power Corp
253 Norfolk St Cambridge

February 1988

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City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

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Respectfully Submitted,

Name of owner(s):

WALSH BROTHERS INCORPORATED
 by *[Signature]* PRESIDENT

Address of property:

150 HAMPSHIRE STREET

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

Dear Mr. Connarton:

On January 21, 1988, Laura Conrad, et al, filed a Petition with your office seeking to amend the Zoning Ordinance of the City of Cambridge by rezoning a parcel of land bounded by Clark Street, Hampshire Street, Tremont Street and Broadway from the Residence C-1 Zoning District to the Residence C Zoning District and by rezoning a parcel of land bounded by Broadway, Portland, Market, Clark, and Hampshire Streets from the Industrial B Zoning District to the Business C Zoning District (the "Petition"). This letter is being submitted to you as a written protest pursuant to the provisions of Massachusetts General Laws Chapter 40A, Section 5 against the adoption of such change by the Cambridge City Council. The undersigned represent the owners of more than twenty (20%) of the area of the land included in the Petition.

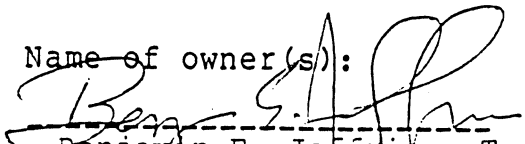
The undersigned landowners urge rejection of the Petition for the following reasons:

1. The Petition, if adopted by the City Council, would constitute spot zoning.
2. The Petition, if adopted by the City Council, would violate the principle of uniform classification of zoning districts.

3. Massachusetts law requires that zoning district boundary lines may only be changed as a result of a comprehensive, well considered planning process on behalf of a city or town promoting uniformity of uses and dimensional and density regulations.
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5. The adoption of the Petition would amount to a taking without compensation inasmuch as the proposed rezoning would deprive the undersigned landowners of the reasonable use of their property.

For all of the reasons stated above, the undersigned landowners respectfully urge the City Council to reject the Petition. The undersigned landowners will present further arguments at the public hearings to be held by the Planning Board and the City Council.

Respectfully Submitted,

Name of owner(s):  Benjamin E. Jeffries, Tr. Hampshire Street Realty Trust	Address of property: 134-136A Hampshire ----- ----- -----
--	---

12/Feb-1958

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

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For all of the reasons stated above, the undersigned landowners respectfully urge the City Council to reject the Petition. The undersigned landowners will present further arguments at the public hearings to be held by the Planning Board and the City Council.

Respectfully Submitted,

Name of owner(s):

William Curran
 Windsor Paper Mill
 Cambridge
 M.C.

Address of property:

97 Hantsport St
 Cambridge
 Mass.
 02139

February 5, 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, Massachusetts 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

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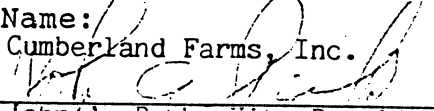
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Mr. Joseph E. Connarton
February 5, 1988
Page 2

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For all of the reasons stated above, the undersigned landowners respectfully urge the City Council to reject the Petition. The undersigned landowners will present further arguments at the public hearings to be held by the Planning Board and the City Council.

Respectfully Submitted,

Name: 
Cumberland Farms, Inc.

John A. Peck, Vice-President

Address:

191-203 Broadway, Cambridge, MA

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

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Respectfully Submitted,

Name of owner(s):

Allan Tobias Partner
 Allan Tobias, IFS Broadway
 Limited Partnership

Address of property:

205 Broadway

PROPERTY OWNER'S PROTEST

February 17, 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

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For all of the reasons stated above, the undersigned landowners respectfully urge the City Council to reject the Petition. The undersigned landowners will present further arguments at the public hearings to be held by the Planning Board and the City Council.

Respectfully Submitted,

Name of Owner

Property Address

THE MARTIN REALTY TRUST

118 Elm Street

Zelda Yogel Andler Trustee
Zelda Yogel Andler

PROPERTY OWNER'S PROTEST

February 3rd, 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

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Respectfully Submitted,

Name of Owner

Property Address

STU-LIN REALTY TRUST

243 Columbia Street

George Rothman, Trustee

Ethel Rothman, Trustee

PROPERTY OWNER'S PROTEST

February 12, 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

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For all of the reasons stated above, the undersigned landowners respectfully urge the City Council to reject the Petition. The undersigned landowners will present further arguments at the public hearings to be held by the Planning Board and the City Council.

Respectfully Submitted,

Name of Owner

Property Address

100 A HAMPSHIRE TRUST

16 Union Street (100A/100 Hampshire)

Alex M. Steinbergh, Trustee

Alex M. Steinbergh

R. Stanley Bowden, Trustee

R. Stanley Bowden

PROPERTY OWNER'S PROTEST

February 16, 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

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Respectfully Submitted,

<u>Name of Owner</u>	<u>Property Addresses</u>
<u>RCG REALTY TRUST</u>	<u>80-R Hampshire Street</u>
<u>Alex M. Steinbergh</u> , Trustee	<u>25 Market Street</u>
<u>R. Stanley Bowden</u> , Trustee	<u>266 Windsor Street</u>

PROPERTY OWNER'S PROTEST

February 28, 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

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Respectfully Submitted,

Name of Owner

Property Address

CONDOMINIUM

31 MARKET STREET TRUST

31 Market Street

Thomas J. Costagliola
SOLE Trustee
Thomas J. Costagliola

OWNER 31B, 31C, 31D MARKET ST.

~~RECEIVED~~

PROPERTY OWNER'S PROTEST

February _____, 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

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Respectfully Submitted,

Name of Owner

Property Address

Rose Yogel Sprecher
Rose Yogel Sprecher

254 Windsor Street

February 15 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

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February 1988

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795 Massachusetts Avenue
Cambridge, MA 02139

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Respectfully Submitted,

Name of owner(s):

Barbara A. McFarland
Barbara A. McFarland

Address of property:

---280-282 Windsor Street---

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

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Respectfully Submitted,

Name of owner(s):
Sidney Gross, Tr.

 Sidney Gross, Tr.
 Deena Realty Trust

Doris Gross, Tr.

 Doris Gross, Tr.
 Deena Realty Trust

Address of property:

 293-295 Windsor Street



CITY OF CAMBRIDGE
INTEROFFICE CORRESPONDENCE

To Joseph E. Connarton, City Clerk

Date 3-15-88

From Board of Assessors

Reference

Subject Written protest to the petition of Laura Conrad, et al

Answers to letters of:

3/9/88
MAYN
BROAD
3/9/88
3/9/88
3/9/88

3/1/88

- ✓ #1 The record owner of 235-237 Columbia St. is Anna Realty Corp.
- ✓ #2 The record owner of 694-702 Green St. is John Touloupoulos.
- ✓ #3 The record owner of 516 Green St. is Michael Margossian.
- ✓ #4 The record owner of 40 Franklin St. is Harold Goyette.
- ✓ #5 The record owner of 69 Putnam Ave. is Brenda Dyer Szabo.
- ✓ #6 The record owner of 191-203 Broadway is Cumberland Farms, Inc.
- ✓ #7 The record owner of 205 Broadway is Allan Tofias TFS Broadway Limited Partnership.
- ✓ #8 The record owner of 80R Hampshire St. is Alex M. Steinberg RCG Realty Tr.
- ✓ #9 The record owner of 25 Market St. is Alex M. Steinberg.
- ✓ #10 The record owner of 266 Windsor St. is Alex Steinberg.
- ✓ #11 The record owner of 16 Union St. is Alex Steinberg.
- ✓ #12 The record owner of 257-259 Broadway is Paul & Dennis & Peter Nugent.
- ✓ #13 The record owner of 287 Broadway is Maureen V. Fitzgibbons.
- ✓ #14 The record owner of 293 Broadway is Lillian Denkewicz.
- ✓ #15 The record owner of 297 Broadway is Ellen Mangiacotti.

Kevin T. McDevitt

Kevin T. McDevitt, MAA, CRA
Chairman



CITY OF CAMBRIDGE
INTEROFFICE CORRESPONDENCE

To Joseph E. Connarton, City Clerk

Date 3-15-88

From Board of Assessors

Reference

Subject Written protest to the petition of Laura Conrad, et al

Main Books

*MATERIAL
CERTIFIED BY
ASSESSOR'S OFFICE*

- ✓ #1 The record owner of [redacted] is [redacted] Realty Corp.
- ✓ #2 The record owner of [redacted] is [redacted] Touloupoulos.
- ✓ #3 The record owner of [redacted] is [redacted] Argossian.
- ✓ #4 The record owner of [redacted] is [redacted] Ouyette.
- ✓ #5 The record owner of [redacted] is [redacted] Szabo.
- ✓ #6 The record owner of [redacted] is [redacted] and Farms, Inc.
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- ✓ #8 The record owner of [redacted] is [redacted] Steinberg RCG Realty Tr.
- ✓ #9 The record owner of [redacted] is [redacted] berg.
- ✓ #10 The record owner of [redacted] 200 Windsor St. is Alex Steinberg.
- ✓ #11 The record owner of 16 Union St. is Alex Steinberg. *call Nancy*
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Kevin T. McDevitt

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Chairman



CITY OF CAMBRIDGE
INTEROFFICE CORRESPONDENCE

To Joseph E. Connarton, City Clerk

Date 3-15-88

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Subject Written protest to the petition of Laura Conrad, et al

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- ✓ #9 The record owner of 25 Market St. is Alex M. Steinberg.
- ✓ #10 The record owner of 266 Windsor St. is Alex Steinberg.
- ✓ #11 The record owner of 16 Union St. is Alex Steinberg.
- ✓ #12 The record owner of 257-259 Broadway is Paul & Dennis & Peter Nugent.
- ✓ #13 The record owner of 287 Broadway is Maureen V. Fitzgibbons.
- ✓ #14 The record owner of 293 Broadway is Lillian Denkewicz.
- ✓ #15 The record owner of 297 Broadway is Ellen Mangiacotti.

call Nancy

Kevin T. McDevitt

Kevin T. McDevitt, MAA, CRA
Chairman



CITY OF CAMBRIDGE
INTEROFFICE CORRESPONDENCE

To Joseph E. Connarton, City Clerk

Date 3-15-88

From Board of Assessors

Reference

Subject Written protest to the petition of Laura Conrad, et al

- ✓ #1 The record owner of 76-78 Hampshire St. is Wilfred Suozzo & Joseph Silva.
- ✓ #2 The record owner of 92 Hampshire St. is Windsor Cafe.
- ✓ #3 The record owner of 134-136A Hampshire St. is Benjamin E. Jeffries, Tr. Hampshire, Street Realty Tr.
- ✓ #4 The record owner of 150 Hampshire St. is Walsh Bros.
- ✓ #5 The record owner of 31 Market St. is Thomas J. Costagliola.
- ✓ #6 The record owner of 201 Norfolk St. is Francisco Valente.
- ✓ #7 The record owner of 253 Norfolk St. is Electro Powerpacs Corp.
- ✓ #8 The record owner of 4 Tremont St. is George F. Gibson Jr.
- ✓ #9 The record owner of 12 Tremont St. is Thomas R. O'keefe.
- ✓ #10 The record owner of 254 Windsor St. is Rose Yogel Sprecher.
- ✓ #11 The record owner of 274-276 Windsor St. is Arthur & Betsy Speros.
- ✓ #12 The record owner of 280-282 Windsor St. is Barbara A. Mcfarland.
- ✓ #13 The record owner of 293-295 Windsor St. is Sidney Gross, Tr. Deena Realty Trust.

Kevin T. McDevitt, MAA, CRA
Chairman



CITY OF CAMBRIDGE
RECEIVED BY
OFFICE OF THE
INTEROFFICE CORRESPONDENCE

1988 MAY 16 PM 12: 57

CAMBRIDGE MA.

To Joseph E. Connarton
City Clerk

Date 16 may 88

From Joan Lastovica
City Engineer

jl.

Reference

Subject Laura Conrad Petition

I am submitting the following figures on the Conrad petition:

TOTAL PETITION AREA	122,891 Square Feet
AREA WHOSE OWNERS HAVE SIGNED IN PROTEST SIGNED IN PROTEST	32,798
PERCENT OF LAND OWNED BY PROTESTERS	26.69%

The attached sheets are the back-up for these calculations. Please let me know if I can provide you with any additional information.

enc.

Conrad Petition

LAURA CONRAD

16-May-88

DATE MEMO	ALL "SIGNERS" *	NO.	(--)	STREET NAME	BLOCK/Lot	SQUARE FEET
3-15	Cumberland Farms	191	203	Broadway	42 87	30424
3-15	Paul,Dennis,Peter Nugent	257	259	Broadway	76 13	*7272
3-15	Maureen Fitzgibbons	287		Broadway	86 31	*6450
3-15	Lillian Denkewicz	293		Broadway	87 112	*6975
3-15	Ellen Mangiacotti	297		Broadway	87 106	*6500
3-15	CJ Carrara & D Coriera	299		Broadway	87 121	*5126
3-15	Allen Calabrese	301		Broadway	87 125	*2476
3-15	Allen Calabrese	301		Broadway	87 126	*2388
3-15	G.A. Mourgis,G & S Trust	209		Columbia St.	86 45	*5254
3-15	Anna Realty Corp	235	237	Columbia St.	86 66	*2765
3-15	Anna Realty Corp	235	237	Columbia St.	86 65	*1860
3-15	Stu-Lin Realty Trust	243		Columbia St.	86 64	*4103
3-15	Crane Plumbing & Heating	56		Elm St.	86 99	*1786
3-15	George A. Mourgis	65	67	Elm St.	86 79	*5159
3-15	Francois M. Morel	69	71	Elm St.	86 78	*5146
3-15	Zelda Yogel Andler	118		Elm St.	86 108	*1560
3-15	Arthur J. Henning	124		Elm St.	86 109	*1500
3-15	Anthony & Regina Masters	34		Hampshire St.	42 7	2374
3-15	W. Suozzo & J. Silva	76	78	Hampshire St.	77 41	*5942
3-15	A. Steinburgh, RCG RT	80	R	Hampshire St.	77 77	*3523
3-15	A. Steinburgh, RCG RT	80	R	Hampshire St.	77 78	*2201
3-15	Windsor Cafe	92		Hampshire St.	77 63	*6304
3-15	Windsor Cafe	92		Hampshire St.	77 74	*968
3-15	B Jeffries, Hampshire RT	134	136A	Hampshire St.	86 111	*4575
3-15	Walsh Bros.	150		Hampshire St.	87 88	*6264
3-15	Alex Steinburgh	25		Market St.	77 68	*13409
3-15	T.J. Costagliola	31		Market St.	77 31	*6234
3-15	Francisco & Maria Valente	201		Norfolk St.	87 127	*6300
3-15	Electro Powerpacs Corp	253		Norfolk St.	87 93	*11130
3-15	G.F. & M. Gibson	4		Tremont St.	87 119	*2590
3-15	Grace & TR O'Keefe	12		Tremont St.	87 69	*6192
3-15	Juan McCusker	42		Tremont St.	87 84	*4920
3-15	Marguerite Poulla	48		Tremont St.	87 87	*2038
3-15	Alex Steinburgh	16		Union St.	77 81	*1836
3-15	Rose Y. Sprecher	254		Windsor St.	76 19	*6947
3-15	Alex Steinburgh	266		Windsor St.	77 69	*9610
3-15	Arthur & Betsy Speros	274	276	Windsor St.	77 44	*2872
3-15	Arthur & Betsy Speros	274	276	Windsor St.	77 45	*2750
3-15	Barbara McFarland	280	282	Windsor St.	77 46	*5596
3-15	S. Gross, Deena RT	293	295	Windsor St.	77 64	*6542

TOTAL

32798

* indicates property not
within petition area

Conrad Petition

OWNERS WITHIN PETITION AREA

3-15	Cumberland Farms	191	203 Broadway	42	87	30424
3-15	Anthony & Regina Masters	34	Hampshire St.	42	7	2374
						32798

TOTAL
PETITION
AREA

BLOCKLOT SQ. FT.

42	1	5250
42	86	81479
42	87	30424
42	5	1582
42	6	1782
42	7	2374

TOTAL AREA 122891

PERCENT OF LAND OWNED
BY PROTESTERS

26.69%



CITY OF CAMBRIDGE

WORKS DEPT.
CAMBRIDGE, MASS

INTEROFFICE CORRESPONDENCE

'88 MAR 3 AM 9 47

To Joan Lastovica, City Engineer

Date March 1, 1988

From Joseph E. Connarton, City Clerk

Reference

Subject Written protest to the petition of Major Brooks, et al
& also to the petition of Laura Conrad, et al

Attached you
of Major Brooks, et

Also enclosed
to the petition of La
heard before the Ordinar
1988. (For your assis

Would you pleas
properly inform the City
adopt both petitions.

Your prompt attention and cooperation is greatly appreciated.

MATERIAL RECEIVED
FROM CITY CLERK'S
OFFICE
DIRECTLY WITHOUT
ASSESSOR'S CERTIFICATION

received to the petition

Written protest, relating
ion is scheduled to be
n Thursday, March 10,
the Conrad petition).

in order that I may
votes required in order to



WORKS DEPT.
CAMBRIDGE, MASS

CITY OF CAMBRIDGE

INTEROFFICE CORRESPONDENCE

'88 MAR 3 AM 9 47

To Joan Lastovica, City Engineer

Date March 1, 1988

From Joseph E. Connarton, City Clerk

Reference

Subject Written protest to the petition of Major Brooks, et al
& also to the petition of Laura Conrad, et al

Attached you will find another written protest received to the petition of Major Brooks, et al, as received by this office today.

Also enclosed you will find a copy of another written protest, relating to the petition of Laura Conrad, et al. The Conrad petition is scheduled to be heard before the Ordinance Committee of the City Council on Thursday, March 10, 1988. (For your assistance I am also enclosing a copy of the Conrad petition).

Would you please verify the square footage effected in order that I may properly inform the City Council as to the number of votes required in order to adopt both petitions.

Your prompt attention and cooperation is greatly appreciated.



PUBLIC WORKS DEPT.
CAMBRIDGE, MASS.

OFFICE OF THE CITY CLERK

CITY OF CAMBRIDGE

CITY HALL, CAMBRIDGE, MASSACHUSETTS 02139

(617) 498-9017

88 MAR 11 AM 9 08

JOSEPH E. CONNARTON
CITY CLERK

JOHN E. FLYNN
DEPUTY CITY CLERK

March 9, 1988

To: Joan Lastovica, City Engineer

From: Joseph E. Connarton, City Clerk *JEC*

Subject: Written protest to the petition of Laura Conrad, et al

Attached you will find three additional written protests received by this office to the petition of Laura Conrad, et al.

Would you please verify the square footage effected in order that I may properly inform the City Council as to the number of votes required in order to adopt the petition.

The Conrad petition is scheduled to be heard by the Ordinance Committee of the City Council on Thursday, March 10, 1988.

Your prompt attention and cooperation is greatly appreciated.

JEC/mh
Enclosures

Goldstein & Manello
Counsellors at Law

265 Franklin Street
Boston, Massachusetts 02110
Telephone 617 439-8900
Telecopier 617 439-8988
Telex 94 0476

The G&M Law Group
with affiliated offices in
Boston, MA
Burlington, VT
Kittery, ME
Portsmouth, NH
Providence, RI
York, ME

Joseph B. Manello, P.C.
Gerard D. Goldstein, P.C.
Richard J. Snyder, P.C.
Stephen M. Honig, P.C.
Daniel M. Gosband, P.C.
Carl K. King, P.C.
Michael R. Brown
Gary R. Greenberg, P.C.
Michael J. Pappone, P.C.
Anthony D. Martin, P.C.
Robert Somma
Andrew L. Eisenberg
Robert B. Carpenter, P.C.
Martin S. Allen, P.C.
Douglas Mundell
Rosemarie Sbaratta, P.C.
Peter E. Litman
Robert D. Cultice
Jeffrey L. Musman
F. Kingston Berlew
Michael E. Mecas

Peter S. Brooks
Gayle M. Merling
Warren I. Green
Janet E. Bostwick
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Gregory A. Falk
Patrick A. Guida
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John E. Ottaviani
Louis J. Serra, Jr.
James A. Lightman
Stephanie Pax Flanigan
Jonathan L. Moll
Charlotte Smith Murphy

Michael H. Riley
John A. Kutz
Peter M. Golemme
Elliot K. Gordon
Paul C. Bijkersma
Carolyn J. Nygren
Cheryl K. Nicholas
Isaac Lyumkis
Lawrence R. Kulig
Lucy J. Gamon
Barbara E. Hunt
Stephen C. Filler
Vicki L. Partnoy
Gary A. Cohen
Maura A. Murphy
Caroline M. O'Brien
Arthur L. Streeter
Nancy C. Toscano
Brooks S. Thayer
Beverly A. Kogut

Of Counsel
Joseph S. Ayoub, Sr., P.C.
Richard B. Parker
David P. Clin
Robert C. Horner

February 19, 1988

Joseph E. Connarton, City Clerk
Cambridge City Hall
795 Massachusetts Avenue
Cambridge, Massachusetts 02139

Re: Truesdell Rezoning Petition

Dear Mr. Connarton:

On or about January 21, 1988, Ms. Laura Conrad and others filed with you a request to amend the Zoning Map of the City of Cambridge by changing the designation of two distinct areas, one of them being the area bounded by Broadway, Market, Clark, Hampshire and Portland Streets (consisting of lots numbered 1, 86, 87, 5, 6 and 7 on Assessor's Plat 42) from Industrial B to Business C (the "Conrad Petition").

This firm represents T.F.S. Broadway, L.P. and Tofias, Fleishman, Shapiro & Co., P.C. (collectively "Tofias"), the owner and the occupant of Lot 86 which comprises almost two-thirds of the land proposed to be included in the change from Industrial B to Business C. By this letter, Tofias makes written protest against such change in accordance with General Laws Chapter 40A, Section 5.

Ms. Conrad was one of the persons who on September 17, 1987 filed with you a request to amend the Zoning Map to change the area bounded by Broadway, Market, Clark, Hampshire and Portland Streets from Industrial B to Industrial C (the "Truesdell Petition"). By letter to you dated November 12, 1987, we

Joseph E. Connarton, City Clerk
February 19, 1988
Page 2

stated Tofias' protest to that petition, with respect to which the City Council subsequently failed to take action within ninety days of the Planning Board's hearing.

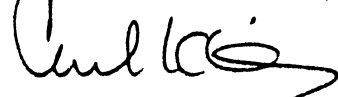
We believe that the Conrad Petition ought to be rejected as well. First, the mere joining together of two distinct changes to the zoning map in one petition does not alter the application of General Laws Chapter 40A, Section 5 with respect to each change. The Conrad Petition seeks to change one area from Residential C-1 to Residential C and a separate, distinct area, albeit adjoining, from Industrial B to Business C. As the notice of public hearing published by the Planning Board properly recognizes, the petition includes two separate rezonings, each one of which must be dealt with separately for purposes of Section 5.

Secondly, and more importantly to Tofias, the impact of the change on our parcel is significantly greater than that originally proposed by the Truesdell Petition. Although the dimensional table does state that the permitted height is fifty-five feet, the footnote to the table limits height to thirty-five feet within fifty feet of a residential zone. Industrial C in contrast permits a height of forty-five feet. Not unlike the Truesdell Petition, the Conrad Petition would also increase our parking requirements and impose sideline requirements. These requirements and the drastically reduced F.A.R. have substantial adverse impacts on the use of our property.

Tofias acquired their property and relocated their offices to Cambridge two years ago in the belief that they had found a permanent home. The existing building meets their short term needs and the site permits expansion should it be needed long term. The adoption of the petition presently before City Council casts substantial doubt on their ability to remain in Cambridge over the long term.

We respectfully request that the petition be rejected.

Very truly yours,



Carl K. King, P.C.

CKK:ess

RCG REALTY ASSOCIATES
875 Massachusetts Avenue
Cambridge, MA 02139
(617) 491-8315

RECEIVED BY
OFFICE OF CITY CLERK
1988 MAR 11 PM 2:53
CAMBRIDGE MA.

March //, 1988

Mr. Joseph E. Connarton,
City Clerk
CITY OF CAMBRIDGE
795 Massachusetts Avenue
Cambridge, MA 02139

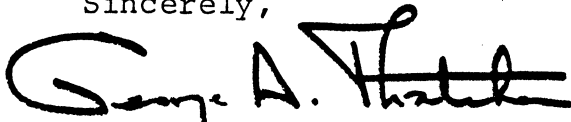
Dear Mr. Connarton:

Attached is an additional property-owners protest form
opposed to the zoning changes proposed in the Petition
filed by Laura Conrad et al with your office on January
21, 1988.

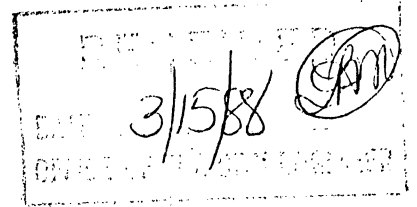
This should be included with the other property-owners
protest forms we filed with your office on March 8, 1988.

Thank you.

Sincerely,


George A. Thatcher

GAT:em
encl.



OFFICE OF THE CITY CLERK

CITY OF CAMBRIDGE

CITY HALL, CAMBRIDGE, MASSACHUSETTS 02139

(617) 498-9017

JOSEPH E. CONNARTON
CITY CLERK

JOHN E. FLYNN
DEPUTY CITY CLERK

March 14, 1988

To: Joan Lastovica, City Engineer

From: Joseph E. Connarton, City Clerk

JEC

Subject: Written protest to the petition of Laura Conrad, et al

Attached you will find an additional written protest received by this office to the petition of Laura Conrad, et al.

Would you please verify the square footage effected in order that I may properly inform the City Council as to the number of votes required in order to adopt the petition.

The Conrad petition was heard by heard by the Ordinance Committee of the City Council on Thursday, March 10, 1988.

Your prompt attention and cooperation is greatly appreciated.

JEC/mh
Enclosures

PROPERTY OWNER'S PROTEST

February 29th, 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

Dear Mr. Connarton:

On January 21, 1988, Laura Conrad, et al, filed a Petition with your office seeking to amend the Zoning Ordinance of the City of Cambridge by rezoning a parcel of land bounded by Clark Street, Hampshire Street, Tremont Street and Broadway from the Residence C-1 Zoning District to the Residence C Zoning District and by rezoning a parcel of land bounded by Broadway, Portland, Market, Clark, and Hampshire Streets from the Industrial B Zoning District to the Business C Zoning District (the "Petition"). This letter is being submitted to you as a written protest pursuant to the provisions of Massachusetts General Laws Chapter 40A, Section 5 against the adoption of such change by the Cambridge City Council. The undersigned represent the owners of more than twenty (20%) of the area of the land included in the Petition.

The undersigned landowners urge rejection of the Petition for the following reasons:

1. The Petition, if adopted by the City Council, would constitute spot zoning.
2. The Petition, if adopted by the City Council, would violate the principle of uniform classification of zoning districts.
3. Massachusetts law requires that zoning district boundary lines may only be changed as a result of a comprehensive, well considered planning process on behalf of a city or town promoting uniformity of uses and dimensional and density regulations.
4. The detriment imposed upon the undersigned landowners by the adoption of the Petition would far exceed any benefit to the general public.
5. The adoption of the Petition would amount to a taking without compensation inasmuch as the proposed rezoning would deprive the undersigned landowners of the reasonable use of their property.

For all of the reasons stated above, the undersigned landowners respectfully urge the City Council to reject the Petition. The undersigned landowners will present further arguments at the public hearings to be held by the Planning Board and the City Council.

Respectfully Submitted,

Name of Owner

Property Addresses

ANNA REALTY CORPORATION

235 Columbia Street

Joseph L. Chiccarelli, President

237 Columbia Street

Rita S. Lamberg, Treasurer & Clerk

RCG In order by
875
Ca 1st two properties
 owned by RCG
 Realty Associates

then by street, alpha-
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then within street by
 street no., lowest
 no. first

March 8, 1988

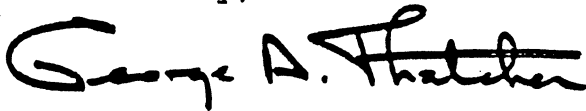
Mr. Joseph E. Connarton,
City Clerk
CITY OF CAMBRIDGE
795 Massachusetts Avenue
Cambridge, MA 02139

Dear Mr. Connarton:

We and other property-owners who have signed the attached property-owners protest forms are opposed to the zoning changes proposed in a Petition filed with your office on January 21, 1988 by Laura Conrad et al. Said Petition of Laura Conrad et al seeks to amend the Zoning Ordinance of the City of Cambridge by rezoning a parcel of land bounded by Clark Street, Hampshire Street, Tremont Street and Broadway from the Residence C-1 Zoning District to the Residence C Zoning District and by rezoning a parcel of land bounded by Broadway, Portland, Market, Clark, and Hampshire Streets from the Industrial B Zoning District to the Business C Zoning District.

Our records indicate that we and the other property owners who have signed the attached property-owners protest forms own in excess of 20% of the square feet of property falling within the zone affected by the Petition of Laura Conrad et al.

Sincerely,



George A. Thatcher

GAT:em
encls.

RECEIVED BY
OFFICE OF CITY CLERK
1988 MAR -8 PM 4: 47
CAMBRIDGE MA.

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

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3. Massachusetts law requires that zoning district boundary lines may only be changed as a result of a comprehensive, well considered planning process on behalf of a city or town promoting uniformity of uses and dimensional and density regulations.
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For all of the reasons stated above, the undersigned landowners respectfully urge the City Council to reject the Petition. The undersigned landowners will present further arguments at the public hearings to be held by the Planning Board and the City Council.

Respectfully Submitted,

Name of owner(s):

Anthony J. Masters

 Anthony J. Masters

Regina A. Masters

 Regina A. Masters

Address of property:

 34 Hampshire Street

 34 Hampshire Street

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

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For all of the reasons stated above, the undersigned landowners respectfully urge the City Council to reject the Petition. The undersigned landowners will present further arguments at the public hearings to be held by the Planning Board and the City Council.

Respectfully Submitted,

Name of owner(s):

William A. ...
Joseph W. ...

Address of property:

76-78 ... St ...
Same

RCG REALTY ASSOCIATES
875 Massachusetts Avenue
Cambridge, MA 02139
(617) 491-8315

In order by

1st two properties
owned by RCG
Realty Associates

then by street, alpha-
betically

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street no., lowest
no. first

March 8, 1988

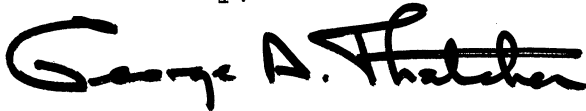
Mr. Joseph E. Connarton,
City Clerk
CITY OF CAMBRIDGE
795 Massachusetts Avenue
Cambridge, MA 02139

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Sincerely,



George A. Thatcher

GAT:em
encls.

RECEIVED BY
OFFICE OF CITY CLERK
1988 MAR -8 PM 4:47
CAMBRIDGE MA.

Goldstein & Manello
Counsellors at Law

265 Franklin Street
Boston, Massachusetts 02110
Telephone 617 439-8900
Telecopier 617 439-8988
Telex 94 0476

The G&M Law Group
with affiliated offices in
Boston, MA
Burlington, VT
Kittery, ME
Portsmouth, NH
Providence, RI
York, ME

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Michael J. Pappone, P.C.
Anthony D. Martin, P.C.
Robert Somma
Andrew L. Eisenberg
Robert B. Carpenter, P.C.
Martin S. Allen, P.C.
Douglas Mundell
Rosemarie Sbaratta, P.C.
Peter E. Litman
Robert D. Cultice
Jeffrey L. Musman
F. Kingston Berlew
Michael E. Mecsas

Peter S. Brooks
Gayle M. Merling
Warren I. Green
Janet E. Bostwick
Michael Unger
Natalie B. Choate
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Louis J. Scerra, Jr.
James A. Lightman
Stephanie Pax Flanigan
Jonathan L. Moll
Charlotte Smith Murphy

Michael H. Riley
John A. Kutz
Peter M. Golemme
Elliot K. Gordon
Paul C. Bijkersma
Carolyn J. Nygren
Cheryl K. Nicholas
Isaac Lyumkis
Lawrence R. Kulig
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Richard B. Parker
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Robert C. Horner

February 19, 1988

Joseph E. Connarton, City Clerk
Cambridge City Hall
795 Massachusetts Avenue
Cambridge, Massachusetts 02139

Re: Truesdell Rezoning Petition

Dear Mr. Connarton:

On or about January 21, 1988, Ms. Laura Conrad and others filed with you a request to amend the Zoning Map of the City of Cambridge by changing the designation of two distinct areas, one of them being the area bounded by Broadway, Market, Clark, Hampshire and Portland Streets (consisting of lots numbered 1, 86, 87, 5, 6 and 7 on Assessor's Plat 42) from Industrial B to Business C (the "Conrad Petition").

This firm represents T.F.S. Broadway, L.P. and Tofias, Fleishman, Shapiro & Co., P.C. (collectively "Tofias"), the owner and the occupant of Lot 86 which comprises almost two-thirds of the land proposed to be included in the change from Industrial B to Business C. By this letter, Tofias makes written protest against such change in accordance with General Laws Chapter 40A, Section 5.

Ms. Conrad was one of the persons who on September 17, 1987 filed with you a request to amend the Zoning Map to change the area bounded by Broadway, Market, Clark, Hampshire and Portland Streets from Industrial B to Industrial C (the "Truesdell Petition"). By letter to you dated November 12, 1987, we

Goldstein & Manello

Counsellors at Law

Joseph E. Connarton, City Clerk
February 19, 1988
Page 2

stated Tofias' protest to that petition, with respect to which the City Council subsequently failed to take action within ninety days of the Planning Board's hearing.

We believe that the Conrad Petition ought to be rejected as well. First, the mere joining together of two distinct changes to the zoning map in one petition does not alter the application of General Laws Chapter 40A, Section 5 with respect to each change. The Conrad Petition seeks to change one area from Residential C-1 to Residential C and a separate, distinct area, albeit adjoining, from Industrial B to Business C. As the notice of public hearing published by the Planning Board properly recognizes, the petition includes two separate rezonings, each one of which must be dealt with separately for purposes of Section 5.

Secondly, and more importantly to Tofias, the impact of the change on our parcel is significantly greater than that originally proposed by the Truesdell Petition. Although the dimensional table does state that the permitted height is fifty-five feet, the footnote to the table limits height to thirty-five feet within fifty feet of a residential zone. Industrial C in contrast permits a height of forty-five feet. Not unlike the Truesdell Petition, the Conrad Petition would also increase our parking requirements and impose sideline requirements. These requirements and the drastically reduced F.A.R. have substantial adverse impacts on the use of our property.

Tofias acquired their property and relocated their offices to Cambridge two years ago in the belief that they had found a permanent home. The existing building meets their short term needs and the site permits expansion should it be needed long term. The adoption of the petition presently before City Council casts substantial doubt on their ability to remain in Cambridge over the long term.

We respectfully request that the petition be rejected.

Very truly yours,



Carl K. King, P.C.

CKK:ess

RCG REALTY ASSOCIATES
875 Massachusetts Avenue
Cambridge, MA 02139
(617) 491-8315

RECEIVED BY
OFFICE OF CITY CLERK
1988 MAR 11 PM 2:53
CAMBRIDGE MA.

March 11, 1988

Mr. Joseph E. Connarton,
City Clerk
CITY OF CAMBRIDGE
795 Massachusetts Avenue
Cambridge, MA 02139

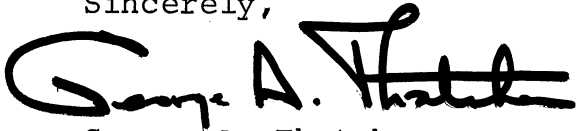
Dear Mr. Connarton:

Attached is an additional property-owners protest form
opposed to the zoning changes proposed in the Petition
filed by Laura Conrad et al with your office on January
21, 1988.

This should be included with the other property-owners
protest forms we filed with your office on March 8, 1988.

Thank you.

Sincerely,


George A. Thatcher

GAT:em
encl.

February 5, 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, Massachusetts 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

Dear Mr. Connarton:

On January 21, 1988, Laura Conrad, et al, filed a Petition with your office seeking to amend the Zoning Ordinance of the City of Cambridge by rezoning a parcel of land bounded by Clark Street, Hampshire Street, Tremont Street and Broadway from the Residence C-1 Zoning District to the Residence C Zoning District and by rezoning a parcel of land bounded by Broadway, Portland, Market, Clark, and Hampshire Streets from the Industrial B Zoning District to the Business C Zoning District (the "Petition"). This letter is being submitted to you as a written protest pursuant to the provisions of Massachusetts General Laws Chapter 40A, Section 5 against the adoption of such change by the Cambridge City Council. The undersigned represent the owners of more than twenty (20%) percent of the area of the land included in the Petition.

The undersigned landowners urge rejection of the Petition for the following reasons:

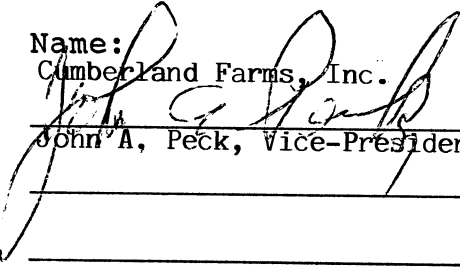
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2. The Petition, if adopted by the City Council, would violate the principle of uniform classification of zoning districts.
3. Massachusetts law requires that zoning district boundary lines may only be changed as a result of a comprehensive, well considered planning process on behalf of a city or town promoting uniformity of uses and dimensional and density regulations.
4. The detriment imposed upon the undersigned landowners by the adoption of the Petition would far exceed any benefit to the general public.

Mr. Joseph E. Connarton
February 5, 1988
Page 2

5. The adoption of the Petition would amount to a taking without compensation inasmuch as the proposed rezoning would deprive the undersigned landowners of the reasonable use of their property.

For all of the reasons stated above, the undersigned landowners respectfully urge the City Council to reject the Petition. The undersigned landowners will present further arguments at the public hearings to be held by the Planning Board and the City Council.

Respectfully Submitted,

Name:
Cumberland Farms, Inc.

John A. Peck, Vice-President

Address:

191-203 Broadway, Cambridge, MA

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

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Respectfully Submitted,

Name of owner(s):

Allan Tobias Partner
 Allan Tobias TFS Broadway
 Limited Partnership

Address of property:

205 Broadway

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

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For all of the reasons stated above, the undersigned landowners respectfully urge the City Council to reject the Petition. The undersigned landowners will present further arguments at the public hearings to be held by the Planning Board and the City Council.

Respectfully Submitted,

Name of owner(s):

Address of property:

Paul W Nugent

257-259 Broadway

Paul W Nugent

" " " "

Dennis F Nugent

Dennis F Nugent

Peter T Nugent

Peter T Nugent

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

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For all of the reasons stated above, the undersigned landowners respectfully urge the City Council to reject the Petition. The undersigned landowners will present further arguments at the public hearings to be held by the Planning Board and the City Council.

Respectfully Submitted,

Name of owner(s):

Address of property:

 Maureen V. Fitzgibbons

287 Broadway

Maureen V. Fitzgibbons
 Ellen Fitzgibbons

Ellen Fitzgibbons

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

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Respectfully Submitted,

Name of owner(s):	Address of property:
<i>Lillian T. Denkwicz</i> Lillian T. Denkwicz	<i>293 Broadway</i> 293 Broadway
<i>Ellen F. Mangiacotti</i>	<i>297 Broadway</i>
<i>Maria Valente</i>	<i>201 Norfolk Street</i>
<i>Dorise Cesara</i>	<i>299 Broadway</i>
<i>Maria Gibson</i>	<i>4 Tremont St</i>
<i>Grace O'Keefe</i>	<i>12 Tremont St.</i>
<i>Albert Calabrese</i>	<i>381 Broadway</i>
<i>Jean F. McClusker</i>	<i>42 Tremont Street</i>
<i>Marguerite B. Paulla</i>	<i>48 Tremont St.</i>

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

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Respectfully Submitted,

Name of owner(s):

Emily A. Calabrese

Emily A. Calabrese

Address of property:

301 Broadway

301 Broadway

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

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Respectfully Submitted,

Name of owner(s):

Claudio J. Carrara

 Claudio J. Carrara

Address of property:

299 Broadway

 299 Broadway

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

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Respectfully Submitted,

Name of owner(s):

Address of property:

George A. Mourgis, Tr.
G & S Trust

-----209 Columbia Street-----

George A. Mourgis

PROPERTY OWNER'S PROTEST

February 16, 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

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Respectfully Submitted,

Name of Owner

Property Address

100 A HAMPSHIRE TRUST

16 Union Street (100A/100² Hampshire)

Alex M. Steinberg Trustee
Alex M. Steinberg

R. Stanley Bowden, Trustee
R. Stanley Bowden

PROPERTY OWNER'S PROTEST

February 16, 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

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Respectfully Submitted,

Name of Owner

Property Addresses

<u>RCG REALTY TRUST</u>	<u>80-R Hampshire Street</u>
<u>Alex M. Steinbergh</u> , Trustee	<u>25 Market Street</u>
<u>R. Stanley Bowden</u> , Trustee	<u>266 Windsor Street</u>
<u>R. Stanley Bowden</u>	

PROPERTY OWNER'S PROTEST

February 29th, 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

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Respectfully Submitted,

Name of Owner

Property Addresses

ANNA REALTY CORPORATION

235 Columbia Street

X Joseph L. Chiccarelli
Joseph L. Chiccarelli, President

237 Columbia Street

X Rita S. Lamberg
Rita S. Lamberg, Treasurer &
Clerk

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

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Respectfully Submitted,

Name of owner(s):

Address of property:

Sidney Gross, Tr.

 Sidney Gross, Tr.
 Deena Realty Trust

293-295 Windsor Street

Doris Gross, Tr.

 Doris Gross, Tr.
 Deena Realty Trust

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

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5. The adoption of the Petition would amount to a taking without compensation inasmuch as the proposed rezoning would deprive the undersigned landowners of the reasonable use of their property.

For all of the reasons stated above, the undersigned landowners respectfully urge the City Council to reject the Petition. The undersigned landowners will present further arguments at the public hearings to be held by the Planning Board and the City Council.

Respectfully Submitted,

Name of owner(s):

Barbara A. McFarland

 Barbara A. McFarland

Address of property:

 280-282 Windsor Street

February 15 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

Dear Mr. Connarton:

On January 21, 1988, Laura Conrad, et al, filed a Petition with your office seeking to amend the Zoning Ordinance of the City of Cambridge by rezoning a parcel of land bounded by Clark Street, Hampshire Street, Tremont Street and Broadway from the Residence C-1 Zoning District to the Residence C Zoning District and by rezoning a parcel of land bounded by Broadway, Portland, Market, Clark, and Hampshire Streets from the Industrial B Zoning District to the Business C Zoning District (the "Petition"). This letter is being submitted to you as a written protest pursuant to the provisions of Massachusetts General Laws Chapter 40A, Section 5 against the adoption of such change by the Cambridge City Council. The undersigned represent the owners of more than twenty (20%) of the area of the land included in the Petition.

The undersigned landowners urge rejection of the Petition for the following reasons:

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2. The Petition, if adopted by the City Council, would violate the principle of uniform classification of zoning districts.

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Respectfully Submitted,

Name of owner(s):	Address of property:
<i>Arthur T Speros Trust</i> Arthur T Speros, Tr.	274 Windsor Street
W. Speros Betsy K Speros, Tr.	276 Windsor Street
THOMAS W. SPEROS	BENEFICIARY
Jonathan A. Speros	''
JONATHAN A. SPEROS	BENEFICIARY
William A. Speros	BENEFICIARY
WILLIAM A. SPEROS	BENEFICIARY

PROPERTY OWNER'S PROTEST

February 16, 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

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Respectfully Submitted,

Name of Owner

Property Address

X Rose Yogel Sprecher
Rose Yogel Sprecher

254 Windsor Street

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

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For all of the reasons stated above, the undersigned landowners respectfully urge the City Council to reject the Petition. The undersigned landowners will present further arguments at the public hearings to be held by the Planning Board and the City Council.

Respectfully Submitted,

Name of owner(s):

Thomas R. O'Keefe

 Thomas R. O'Keefe

Address of property:

12 Tremont St.

 12 Tremont St.

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

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Respectfully Submitted,

Name of owner(s):

George F. Gibson Jr.

 George F. Gibson Jr.

Address of property:

_____ 4 Tremont St.

February 11, 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, Ma. 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

Dear Mr. Connarton:

On January 21, 1988, Laura Conrad, et al, filed a Petition with your office seeking to amend the Zoning Ordinance of the City of Cambridge by rezoning a parcel of land bounded by Clark Street, Hampshire Street, Tremont Street and Broadway from the Residence C-1 Zoning District to the Residence C Zoning District and by rezoning a parcel of land bounded by Broadway, Portland, Market, Clark, and Hampshire Streets from the Industrial B Zoning District to the Business C Zoning District (the "Petition").

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Respectfully Submitted,

Name:

Paul J. Ginder

Address:

Electro Powerpac Corp
253 Norfolk St Cambridge

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

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For all of the reasons stated above, the undersigned landowners respectfully urge the City Council to reject the Petition. The undersigned landowners will present further arguments at the public hearings to be held by the Planning Board and the City Council.

Respectfully Submitted,

Name of owner(s):

Francisco R. Valente

Francisco Valente

Address of property:

201 Norfolk St Cambridge

201 Norfolk Street

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

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For all of the reasons stated above, the undersigned landowners respectfully urge the City Council to reject the Petition. The undersigned landowners will present further arguments at the public hearings to be held by the Planning Board and the City Council.

Respectfully Submitted,

Name of owner(s):

Benjamin E. Jeffries

 Benjamin E. Jeffries, Tr.

 Hampshire Street Realty Trust

Address of property:

_____ 134-136A Hampshire _____

12/Feb 1988

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

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For all of the reasons stated above, the undersigned landowners respectfully urge the City Council to reject the Petition. The undersigned landowners will present further arguments at the public hearings to be held by the Planning Board and the City Council.

Respectfully Submitted,

Name of owner(s):
 WALSH BROTHERS, INCORPORATED
 by: *James H. Walsh, Jr.* PRESIDENT

Address of property:
 150 HAMPSHIRE STREET

PROPERTY OWNER'S PROTEST

February 18, 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

Dear Mr. Connarton:

On January 21, 1988, Laura Conrad, et al, filed a Petition with your office seeking to amend the Zoning Ordinance of the City of Cambridge by rezoning a parcel of land bounded by Clark Street, Hampshire Street, Tremont Street and Broadway from the Residence C-1 Zoning District to the Residence C Zoning District and by rezoning a parcel of land bounded by Broadway, Portland, Market, Clark, and Hampshire Streets from the Industrial B Zoning District to the Business C Zoning District (the "Petition"). This letter is being submitted to you as a written protest pursuant to the provisions of Massachusetts General Laws Chapter 40A, Section 5 against the adoption of such change by the Cambridge City Council. The undersigned represent the owners of more than twenty (20%) of the area of the land included in the Petition.

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For all of the reasons stated above, the undersigned landowners respectfully urge the City Council to reject the Petition. The undersigned landowners will present further arguments at the public hearings to be held by the Planning Board and the City Council.

Respectfully Submitted,

Name of Owner

Property Address

CONDOMINIUM

31 MARKET STREET TRUST

31 Market Street

Thomas J. Costagliola
Thomas J. Costagliola, Trustee

OWNER 31B, 31C, 31D MARKET ST.

~~CONFIDENTIAL~~

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

Dear Mr. Connarton:

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Respectfully Submitted,

Name of owner(s):

William Carroll

Wendover Cape One

of Cambridge

MA

Address of property:

92 Hampshire St

Cambridge

Mass.

02139

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

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Respectfully Submitted,

Name of owner(s):

Wilfred A. Supina
Joseph W. [unclear]

Address of property:

76-78 Hampshire St. Cambridge
Same

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

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Respectfully Submitted,

Name of owner(s):

Anthony J. Masters

 Anthony J. Masters

Regina A. Masters

 Regina A. Masters

Address of property:

 34 Hampshire Street

 34 Hampshire Street

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

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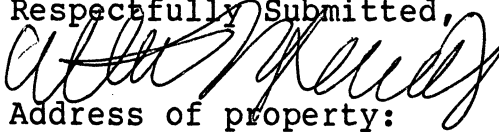
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Respectfully Submitted,



Name of owner(s):

Address of property:

124 Elm St.-----

Arthur J. Henning-----

Cambridge, MA 02139-----

PROPERTY OWNER'S PROTEST

February 17, 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

Dear Mr. Connarton:

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Respectfully Submitted,

Name of Owner

Property Address

THE MARTIN REALTY TRUST

118 Elm Street

Zelda Yogel Andler
Zelda Yogel Andler Trustee

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

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For all of the reasons stated above, the undersigned landowners respectfully urge the City Council to reject the Petition. The undersigned landowners will present further arguments at the public hearings to be held by the Planning Board and the City Council.

Respectfully Submitted,

Paul R Crane

Name of owner(s):

Address of property:

 Paul Crane, Crane Plumbing
 and Heating

 56 Elm Street

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

Dear Mr. Connarton:

On January 21, 1988, Laura Conrad, et al, filed a Petition with your office seeking to amend the Zoning Ordinance of the City of Cambridge by rezoning a parcel of land bounded by Clark Street, Hampshire Street, Tremont Street and Broadway from the Residence C-1 Zoning District to the Residence C Zoning District and by rezoning a parcel of land bounded by Broadway, Portland, Market, Clark, and Hampshire Streets from the Industrial B Zoning District to the Business C Zoning District (the "Petition"). This letter is being submitted to you as a written protest pursuant to the provisions of Massachusetts General Laws Chapter 40A, Section 5 against the adoption of such change by the Cambridge City Council. The undersigned represent the owners of more than twenty (20%) of the area of the land included in the Petition.

The undersigned landowners urge rejection of the Petition for the following reasons:

1. The Petition, if adopted by the City Council, would constitute spot zoning.
2. The Petition, if adopted by the City Council, would violate the principle of uniform classification of zoning districts.

3. Massachusetts law requires that zoning district boundary lines may only be changed as a result of a comprehensive, well considered planning process on behalf of a city or town promoting uniformity of uses and dimensional and density regulations.
4. The detriment imposed upon the undersigned landowners by the adoption of the Petition would far exceed any benefit to the general public.
5. The adoption of the Petition would amount to a taking without compensation inasmuch as the proposed rezoning would deprive the undersigned landowners of the reasonable use of their property.

For all of the reasons stated above, the undersigned landowners respectfully urge the City Council to reject the Petition. The undersigned landowners will present further arguments at the public hearings to be held by the Planning Board and the City Council.

Respectfully Submitted,

Name of owner(s):

Address of property:

George A. Mourgis
George A. Mourgis

65-67 Elm Street

Maria Mourgis
Maria Mourgis

February 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

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For all of the reasons stated above, the undersigned landowners respectfully urge the City Council to reject the Petition. The undersigned landowners will present further arguments at the public hearings to be held by the Planning Board and the City Council.

Respectfully Submitted,

Name of owner(s):
Francois Morel

 Francois M. M. Morel

Address of property:

 69-71 Elm Street

Nicole Morel

 Nicole M. L. Morel

PROPERTY OWNER'S PROTEST

February 29, 1988

Mr. Joseph E. Connarton
City Clerk
City Hall
795 Massachusetts Avenue
Cambridge, MA 02139

Re: ZONING PETITION FILED BY LAURA CONRAD, ET AL, ON JANUARY 21, 1988

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Respectfully Submitted,

Name of Owner

Property Address

STU-LIN REALTY TRUST

243 Columbia Street

George Rothman Trustee
George Rothman

Ethel Rothman Trustee
Ethel Rothman

D-49

Compilation of the remainder of all written protests received to the rezoning petition of Laura Conrad, et al to amend the Zoning Map by rezoning from Residence C-1 to Residence C in the Tremont St., Hampshire St., Clark St., Broadway, Windsor St., Columbia St. & Norfolk St. area & by rezoning from Industrial B to Business C in the Broadway, Market St., Clark St., Hampshire St. & Portland St. area.

May 16, 1988