price for petition 80¢

PETITION OF Councillor Wolf.
Interim Zoning District Industry B - Kendall Sq.

Petition filed with the City Clerk Jan. 30, 1989

(all hearings to be completed 65 days from In City Council date)

22 days Feb.
31 days March
12 days April
65 days = April 12th = all hearings

In City Council Feb. 6, 1989

Referred to the Planning Board for report Feb. 6, 1989

Planning Board Hearing March 7, 1989 at 8:30 p.m.

(CITY COUNCIL must act within 90 days of the ORDINANCE COMMITTEE hearing which would be June 27, 1989.)

2 days March
30 days April
31 days May
27 days June
90 = June 27, 1989

City Council hearing published Chronicle on March 9, 1989
and March 16, 1989

Hearing before the Ordinance Committee Wednesday March 29, 1989 at 7 P.M.

Reported to the City Council Moved from committee 5/15/89

Passed to a second reading on

published in on

5/15/89 C. Wolf made a motion to pass thru all stages in order to pass to be ordained motion fail 2/7/89

Planning Board report received on

Ready for ordination on

Passed to be ordained on

published in on

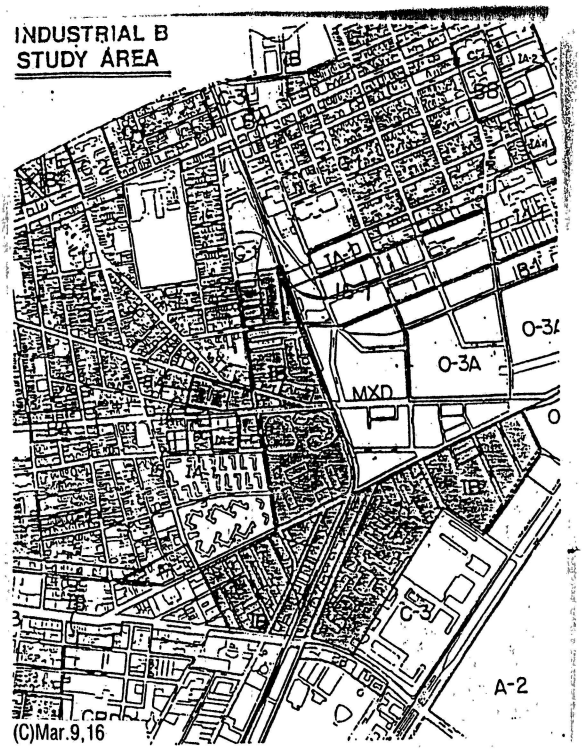
COMPLETION DATE June 27, 1989

PUBLIC NOTICE
RELATIVE TO ZONING
CITY OF CAMBRIDGE
MASSACHUSETTS
Office of the City Clerk

Notice is hereby given that in accordance with the provisions of Chapter 40A, Section 5 of the General Laws, Tercentenary Edition and amendments thereto, that the Committee on Ordinances, comprised of the entire membership of the City Council, will hold a public hearing on Wednesday, March 29, 1989 at 7:00 P.M. in the Sullivan Chamber, City Hall, Cambridge, Massachusetts on a **petition by the City Council to amend the text of the Zoning Ordinances of the City of Cambridge by creating a new Section 3.17 — Industry B Interim Planning Overlay District** on those areas identified on the accompanying map. The Interim District would modify the Industry B dimensional requirements by reducing the permitted FAR from 4.0 to 3.0 and by imposing a height limit of 60 feet, or 35 feet within 125 feet of a residential district. The district will be in effect until April 1, 1989.

Copies of this petition are on file in the Office of the City Clerk, City Hall, Cambridge, Massachusetts. All persons interested in this matter may appear at this time and be heard.

For the Committee,
Councillor William H. Walsh,
Chairman



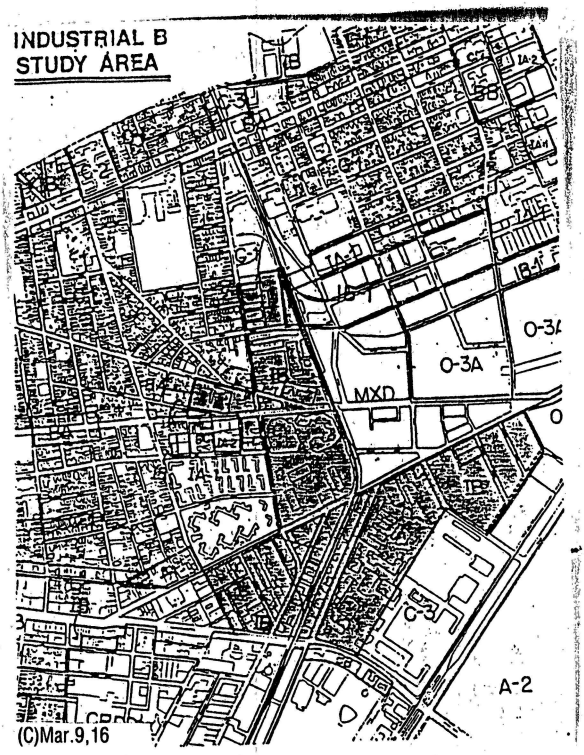
(C)Mar.9,16

PUBLIC NOTICE
RELATIVE TO ZONING
CITY OF CAMBRIDGE
MASSACHUSETTS
Office of the City Clerk

Notice is hereby given that in accordance with the provisions of Chapter 40A, Section 5 of the General Laws, Tercentenary Edition and amendments thereto, that the Committee on Ordinances, comprised of the entire membership of the City Council, will hold a public hearing on Wednesday, March 29, 1989 at 7:00 P.M. in the Sullivan Chamber, City Hall, Cambridge, Massachusetts on a **petition by the City Council to amend the text of the Zoning Ordinances of the City of Cambridge by creating a new Section 3.17 — Industry B Interim Planning Overlay District** on those areas identified on the accompanying map. The Interim District would modify the Industry B dimensional requirements by reducing the permitted FAR from 4.0 to 3.0 and by imposing a height limit of 60 feet, or 35 feet within 125 feet of a residential district. The district will be in effect until April 1, 1989.

Copies of this petition are on file in the Office of the City Clerk, City Hall, Cambridge, Massachusetts. All persons interested in this matter may appear at this time and be heard.

For the Committee,
Councillor William H. Walsh,
Chairman



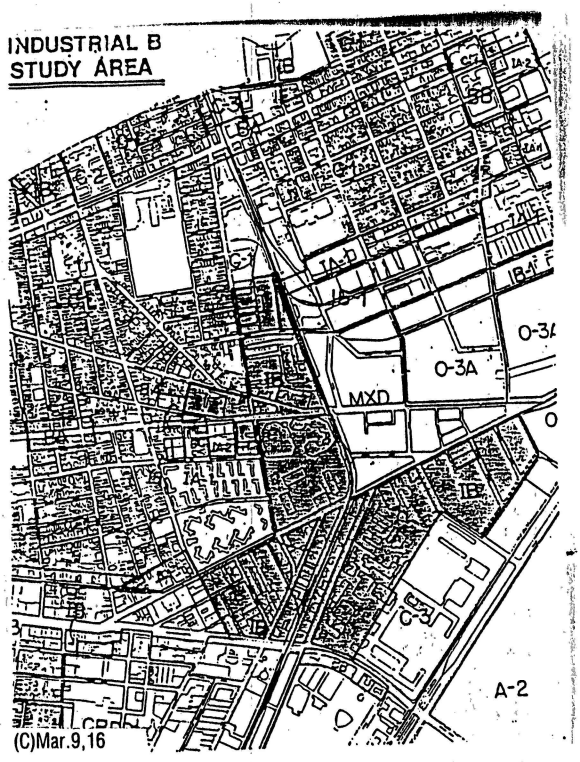
(C)Mar.9,16

PUBLIC NOTICE
RELATIVE TO ZONING
CITY OF CAMBRIDGE
MASSACHUSETTS
Office of the City Clerk

Notice is hereby given that in accordance with the provisions of Chapter 40A, Section 5 of the General Laws, Tercentenary Edition and amendments thereto, that the Committee on Ordinances, comprised of the entire membership of the City Council, will hold a public hearing on Wednesday, March 29, 1989 at 7:00 P.M. in the Sullivan Chamber, City Hall, Cambridge, Massachusetts on a **petition by the City Council to amend the text of the Zoning Ordinances of the City of Cambridge by creating a new Section 3.17 — Industry B Interim Planning Overlay District** on those areas identified on the accompanying map. The Interim District would modify the Industry B dimensional requirements by reducing the permitted FAR from 4.0 to 3.0 and by imposing a height limit of 60 feet, or 35 feet within 125 feet of a residential district. The district will be in effect until April 1, 1989.

Copies of this petition are on file in the Office of the City Clerk, City Hall, Cambridge, Massachusetts. All persons interested in this matter may appear at this time and be heard.

For the Committee,
Councillor William H. Walsh,
Chairman



(C)Mar.9,16

LOCAL HERO

Just call her the 'mother of early intervention'

By LAURA BECK
Chronicle staff

You could call Lila Palatini the Mother of Early Intervention for the Cambridge Public Schools' learning disability program.

You could probably even call her the "mother away from home" to the dozens of students she taught to read and write.

But anyone who meets Palatini, the former psychologist-in-charge of the schools' learning disabilities program, would most likely just call her nice.

"I've always had a feeling inside that I have something to offer people," Palatini says during an interview in her Arlington home. "That's why I wanted to help kids with learning disabilities. I thought that I can make their lives better and happier."

Palatini started her pursuit for the happiness of others 28 years ago, when she was hired by the School Department.

Palatini taught eighth grade at the Agassiz School for two years before she was transferred to the learning disabilities program at the Public Services Bureau.

Since Palatini had bachelor's and master's degrees in psychology, then School Superintendent John Tobin asked her to work as a psychologist for students with learning disabilities.

"That's when I really got to do things," Palatini says. "In those days, schools would just test a kid and make judgments about whether the child could learn normally or not. One of the first things I wanted to do was change that system."

When educational studies came out in the mid-1960s, showing how learning disabilities could be overcome if they were detected earlier in a child's schooling, Palatini jumped right on the idea for a new program in Cambridge.

Palatini had all first grade teachers test their students to see if they were "at risk" for learning problems. When state funding was granted, Palatini had all the "at risk" students take special reading and writing lessons with her.

"I wanted to throw a big safety net under all the children. Even if I had to teach kids that were misdiagnosed, I didn't care. I wanted to make sure that every single one of them had the proper attention," she says.

Palatini's early intervention program soon expanded, helping students in kindergarten through third grade.

Teaching children how to read and write was Palatini's most important task. Using what she calls a literacy campaign, she was able to organize the early intervention program.

"I always thought that learning how to read and write was a personal thing, Palatini says. " It pains me to see children who have good ability, but not the skills to read.

"It used to make me cry when I'd see a kid stumble over words. I'd think about how the school system would fail him if he couldn't turn around someday and say 'I can do anything,'" she says.

Students would meet with either Palatini or a learning disabilities teacher for forty minutes, three times a week. Most students in the program were mainstreamed in reading classes by the end of first grade, Palatini says.

"The difference between the kids after a year was like magic," she says. "In the fall, some of them couldn't read a single word. But by spring time, those kids would be chattering away, telling me 'I can read, I can read.' They were so full of themselves. You can't imagine how happy that made me."

While the early intervention program grew, the funding for it shrunk. The program was eliminated after Proposition 2½ took effect in Cambridge.

"I fought for that with everything I had," Palatini says. "It hurt me to see that go. But luckily most teachers knew how to spot an at risk child, so many still had the attention they needed."

Even though Palatini had to leave the School Department last year for health reasons, she still refers to her former students as her babies.

Palatini was born in Garfield, NJ. Her father worked in the wool industry, and moved her family to Canada when she was a little older.

Before going to college, Palatini joined the Air Force during the Korean War.

"It's pretty ironic. I was in the radar detection unit, and had to write messages backwards so the people in the control towers could read them," Palatini says with a laugh. "Then I end up working with kids who wrote backwards."

Palatini earned her psychology degrees from Boston University and another master's degree in elementary education from Boston State College.

"I've never had children of my own, but I love them. I knew that teaching or working in the schools would make me happy."

The City Council recently voted to plant a tree in front of the Fitzgerald School, commerating Palatini's years of service with the schools.

And the School Committee held a huge retirement party for Palatini last month, where she says she first realized how much difference she made in the schools.

"One of my first students was there and read a speech about me," Palatini says. "She said she never knew what learning disability was all about until she went to college. She said that I was her guardian angel."

The student is a junior at the University of Massachusetts, according to Palatini.

"I used to help her read, write and when she was older I wrote her recommendations," Palatini says.

Since a lung operation last year, Palatini has not been able to do much work. She says she misses her students and the schools, but she still visits some of her former students who are now in high school.

"I still worry about kids now. I feel so strongly that their potential needs to be developed to the fullest," she says. "School can be a haven where you can build your self-esteem, if you're given the options."



LILA PALATINI...her work for the children of Cambridge will be remembered for a long time. (Staff photo by Laura Beck)

Eyemobile to visit library March 17

On Friday, March 17, the Lions Club Eyemobile will be at the parking lot of the Cambridge Public Library, 449 Broadway in Cambridge.

From 9 am to 5 pm, free screening will be available for glaucoma, diabetes, visual acuity, and blood pressure.

Residents are urged to avail themselves of this community service sponsored by the Lions Club of Cambridge. According to Cambridge Lions President Paul B. Wilson, Lions are people who have decided to give something back to their communities and who are dedicated to finding people in need, and who meet those needs in an efficient but caring way.

For more information, call the library at 498-9080.

Y hosts talk on blindness

Blindness will be the subject of this month's "Y's Words" presentation at the Cambridge Family YMCA.

Dr. David A. Ticchi, YMCA Member, and President of the Cambridge Chapter of the National Federation of the Blind, will offer the program entitled, "Blindness: Concepts and Misconceptions — What to do about vision loss for yourself or someone else you know."

The presentation will be offered free to the public on Saturday, March 11, at 8:45 at the YMCA's Central Square facilities. Parking is available in the YMCA Parking lot directly behind the YMCA on Green street.

Ticchi is the director of international marketing of Kurzweil Computer Products. Kurzweil is a division of Xerox Corporation located in Cambridge.

LaRonga Bakery
Deli Specials

Russer Wunderbar	
German Bologna	$1.29 lb.
Land O'Lakes White American Cheese	$2.59 lb.
Sunny Isle Ham	$2.59 lb.

Try our Party Platters! All Prices are Per Person

LaRonga Platter	$3.00
Italian Platter	$2.75
American Platter	$2.75
Domestic Platter	$2.60

HOT FOOD AVAILABLE TOO

SPECIAL
IMPORTED ROMANO CHEESE $2.99 lb

LaRonga Party Platters Include:
•Potato Salad •Macaroni Salad •Cole Slaw
•2 rolls per person •Free veggie tray for orders of 25 and up

Call 625-8600, 599 Somerville Ave., Somerville
Hours: 7am to 10 pm Daily, 7 am to 9 pm Sat., 7 am to 8 pm Sun.

City of Cambridge
PUBLIC NOTICE

The Committee on Ordinances, comprised of the entire membership of the City Council, will conduct a public hearing on Thursday, March 9, 1989 at 6:30 P.M. in the Sullivan Chamber, City Hall, Cambridge, Massachusetts on a proposed amendment to the General Ordinances in Chapter Four, Section 4-7, Article 1, entitled "Licensing of Dogs" and also, in Section 4-11(b), "Disposition of Complaints" and in Section 4-20 "Regulation of Vicious Dogs."

All interested persons are requested to attend and be heard at this time.

For the Committee,
Councillor William H. Walsh
Chairman

Hockey Night In CAMBRIDGE
FOR THE BENEFIT OF CAMBRIDGE YOUTH HOCKEY
CAMBRIDGE POLICE ALL STARS
VS.
SOMERVILLE FIRE FIGHTERS
Saturday, March 11th, 6 p.m. At the
GORE STREET RINK, NEAR TWIN CITY MALL
ADULTS $3.00 CHILDREN $1.00

CAMP OPEN HOUSE
Saturday, March 18, 1989
10:00 am - 2:00 pm
• Slide Show
• Camp Information
• Free T-Shirts
• Meet Camp Staff
CAMBRIDGE Y FAMILY
820 Mass Ave. Cambridge
876-1728

The Sportswear Factory
Over 100,000 garments to choose and always at least 50% off!
Unisex 100% Cotton Turtlenecks Reg. $14.00 ..... $6.75
Unisex 100% Workout Tights Reg. $36.00 ..... $8.75
All Rayon Challis Pants, Skirts, & Jackets Reg. $38.00–$80.00 ..... Now $9.75
100% Poly-Gabardine Coordinating Separates (All available in Average and Petite)
Fully Lined Jackets Reg. $80.00 ..... $39.75
Skirts Reg. $22.00 ..... $10.75
Pants Reg. $20.00 – $28.00 ..... $9.75 – $13.75
Linen (Poly/Rayon) Coordinating Separates
Jackets Reg. $90.00 ..... $24.75–$39.75
Skirts Reg. $40.00 ..... $18.75
Pants (Average & Petite) Reg. $44.00 ..... $22.75
Poly/Cotton Interlock Prints Available in Jackets, Blouses, Skirts, Pants, Dresses, and Shorts.
50 Terminal Street
Behind Charlestown High School
(Off Medford Street) Free Parking
Sizes 10 – 20
Factory open Sat. only 8 a.m. – 1 p.m.

WE'VE GOT 37 WAYS TO GET YOU INTO A HOUSE.



With 37 different mortgage packages, ComFed has the right financing to get you into your next home. We'll do whatever it takes to help you find the mortgage that fits your needs best. Whether it means sitting down with you in our office, or coming to your home. On Monday morning, or Sunday night.

We'll help you choose from a generous menu of options, including low fixed or adjustable rates, limited documentation, no points, and FHA and VA programs.

So write our office at 207 Newbury Street, Boston, Massachusetts 02116 and ask us for the key. Or call (617) 236-2100.

We've got the key to your house. COMFED MORTGAGE

COM/Electric reaches out to senior citizens

"Before the Gatekeeper Program, I felt badly because I could see many elderly customers had serious problems, and I couldn't really help. Now I know how to refer these problems to people who can help."

(A quote from a COM/Electric employee.)



The Gatekeeper Program is designed to assist vulnerable older people who need help but may be unable to get it for themselves.

Each year our elderly population grows. In fact, people over 85 make up the fastest growing segment of our population. Many of them are healthy, active people involved with family and friends, church or community groups. But many others are not so fortunate. They live alone and have little contact with others. If they become ill or are disabled, they can easily go unnoticed and unattended.

Our meter readers, service people and customer contact representatives who have contact with the elderly in the normal course of their jobs, are the COM/Electric Gatekeepers who can open the gates between vulnerable older people and the social service agencies that can help them.

By recognizing certain danger signals in the elderly—unusual appearance or behavior, signs of confusion or disability—the Gatekeeper can provide assistance before a crisis occurs.

We consider the Gatekeeper Program a positive way to be involved in the community and to provide a service that helps the people we serve.

GATEKEEPER PROGRAM
Massachusetts Executive Office Of ELDER Affairs
1-800-882-2003
COM/Electric
Commonwealth Electric Company
Cambridge Electric Light Company

SERVICE DIRECTORY

•TV Repairs •House Repairs •Miscellaneous
•Painting •Carpentry •Roofing
•Plumbing •Electrical •Wallpapering
•Tile, Floors •Masonry •Hot Top

CONSTRUCTION

PANN CONTRACTING

Complete Remodeling Residential/Commercial
•Additions •Tile
•Renovations
•Kitchens
•Bathrooms
•Electrical
•Masonry
•Painting
•Demolition and Waste Removal

DESIGN-BUILD
Licensed and Insured
864-2625
24-Hour Service Available on All Building Trades
207 Prospect Street, Cambridge

NICK & MIKE'S PAINTING CO. INC.

RESIDENTIAL-COMMERCIAL
APARTMENTS-CONDOMINIUMS
OFFICES

QUALITY WORKMANSHIP DEPENDABLE SERVICE GET OUR BID BEFORE YOU CHOOSE A PAINTING CONTRACTOR
INTERIOR-EXTERIOR-PAINTING
CARPENTRY-ROOFING-GUTTER

FULL INS. COVERAGE-WORKMEN'S COMP.
SINCE 1965 FREE ESTIMATES
628-5130 628-5133

GENERAL CONTRACTOR

Exterior-Interior
REMODELING
RENOVATIONS
REPAIRS
ADDITIONS
RESIDENTIAL/ COMMERCIAL
J.P. Puopolo, Inc.
643-5926
38 YEARS EXPERIENCE
LIC. INSURED

JACK'S HOME REPAIR

•Porches
•Gutters
•Painting
•Bathrooms/Kitchens
•Siding
•Slate
•Chimneys
776-7937

LOREN CONSTRUCTION CO.

GENERAL CONTRACTOR
FULLY LIC. & INS. CRAFTSMEN
RESIDENTIAL & COMMERCIAL

Free estimates, No Obligations,
No Chase Calls
Fair & Reasonable Prices
Satisfaction Guaranteed
Call: 395-0202

S & S ACOUSTICAL CEILINGS

10x8 Room $100.00
Including labor & material. For FREE estimate
Call 646-9225

H.F. FENOCHETTI

Carpenter Contractor
Licensed
Remodeling - Additions
Porches - Repairs
Mt6-8356 Estimates
646-8356 646-8356

ASPHALT/ PAVING

DRIVEWAYS BY DIAMOND

EXCAVATING
CONSTRUCTION & PAVING
OVER 30 YEARS EXPERIENCE
..... FULLY GUARANTEED .....
RESIDENTIAL - A FREE 5 YEAR
GUARANTEE FOR ANY NEW DRIVEWAY CONTRACTED NOW!
(OFFER EXPIRES APRIL 1ST, 1989)
CALL NOW FOR FREE, PROMPT ESTIMATE 617-273-0603
508-667-5389

ELECTRICIANS

BRENDAN COGAVIN

Electrician Lic. - # E25871
Specializing in
Smoke & Heat Detectors
220 Volt Changeovers
Fully Insured
628-2037 Bus. 438-6990 Res.

Crowley Electric

Lic. #E14563
Free est. 220 volt changeovers and wiring for elec. dryers, outlets, switches, ranges and disposals. Lowest prices.
625-7905 or 272-7034

FLOOR/CARPETING

"AEROFLOORS" Floor Sanding Specialist

Low Prices-Top Quality
Free Ests.-Call Earl
628-5439

LANDSCAPING

Call 628-1800 to place your landscaping service ad here.

MISCELLANEOUS

BURK BUILDING ASSOCIATES, INC.

•ADDITIONS •REMODELING
•KITCHEN DESIGN
Licensed and insured
295 Broadway St., Cambridge
661-6915 492-8298

B & J CONTRACTING

Wall papering, painting, Custom fence, brick work
General Contracting
Free Est./Exc. Refs.
491-5572(Ask for Bill)

DICK'S SALVAGE CO.

Rubbish Removal — Yards & Cellars cleaned. Demolition — Garages, Barns, House Painting, Porches, Gutters.
DUMP TRUCK RENTAL
231-1427

PAINTING

CHARLES CHUTE PAINTING COMPANY

INTERIOR & EXTERIOR PAINTING - SPECIAL DECORATIVE FINISHES
65 BELMONT STREET
CAMBRIDGE, MASSACHUSETTS 02138
(617) 661-4526

PAINTING BRUSH CO.

Interior & Exterior
Carpentry-Roofing
Complete Insurance Coverage
Free Estimates
776-5561

SHARPE PAINTING

All aspects Covered (int., Ext., Carpentry...)
A Touch of Class
At a Competitive Price
782-6289

MR. BILL'S

INT./EXT. Painting & Papering. Gutters & other repairs. Snow Plowing. Free ests.
William Kotzuba 662-8572

MICK RONAN HOUSE PAINTING

Int.-Ext.,carpentry, home remodeling
Quality workmanship
Cambridge,876-9781
Somerville, 625-4713

Take your heart to court.

Be on a bike ride. Or out for a jog. Whatever your sport, vigorous exercise can help keep your heart healthy.

American Heart Association
WE'RE FIGHTING FOR YOUR LIFE

PLUMBING/HEATING

Pavidis Plumbing & Heating Co.

Hot water heaters, boilers, baths and kitchens, gas fittings. Master lic. #9917
Residential - Commercial - Industrial
625-0397 • 667-5893

PLUMBING •HEATING•GAS

COMPLETE
KITCHEN•BATHROOM
REMODELING /CARPENTRY
GAS FITTINGS•BOILERS•APPLIANCES
WATER HEATERS•DRAIN CLEANING
Residential•Commercial 24 HR Service
ROBERT L. PANN, CO., INC.
207 Prospect St 864-2625
Master Plumber Lic. No. 6228

PLUMBING HEATING & GAS FITTING SERVICE

Remodeling & Repairing Appliances Installed
Drains: Sewers & Water Pipes Installed & Repaired
No job too small or too large.
E. PUOPOLO & SON
Master Lic. No. 7158
648-5239 861-0371
Residential, Commercial

Call us at 628-6200 to place your ad.

ROOFERS

DICK - The roofer other roofers call when they can't find the leak!

40 yr. resident roofer, work guaranteed
SMALL JOB SPECIALIST
666-8756 Anytime

Jim Barry Roofing Co., Inc.

Tar, Gravel, Reroofing
Shingles, Gutters, Slate
FULLY INSURED
OWNER OPERATED
625-2576
Jim Barry Keeps You Covered

ROOFERS

ABOVE ALL!! YOUR ROOF!

GUTTER SPECIALISTS
Seamless Aluminum Gutters Installed
•FULL TRIM COVERAGE
FACIA & SOFIT COVERAGE
•CHIMNEY REPAIRS
VINYL SIDING & REPLACEMENT WINDOWS
CARROLL SONS ROOFERS INC.
A TRUSTED NAME SINCE 1962
FULLY INSURED 625-8334 667-6736 (Nights) FREE ESTIMATES

ROBERTO BROTHERS ROOFING

438-2809
OR 245-6430
Certified Rubber Roofing Applicator
Tar & Gravel Specialist
OWNER OPERATED FULLY INSURED
RESIDENTIAL• COMMERCIAL
• INDUSTRIAL
ACCOUNTS WELCOMED
FREE ESTIMATES

RABOIN ROOFING

Since 1922
Slate Specialist
New Flat & Rubber Roofs
Chimneys & Gutters
628-4554
Call Bill

Research saves lives.

American Heart Association
WE'RE FIGHTING FOR YOUR LIFE

TV REPAIRS

TV VCR SERVICE

In Home EST. $14.95
PHONE 272-1650 ANYTIME
TomKenTronics
Elect. Specialist
FCC Lic. Master Tech 2941



Dave Gonick
ARCO TV CO.
876-3100
Save $5 with this ad on color service call, Reg. $29.95 to $24.95 with ad. Expert V.C.R. Beta & stereo hookups & repairs. We install outside antennas and satellite dishes. "Expert repairs on Video Recorders, In-home Computers and Microwave Ovens."
Lic. 2978 M/C/Visa Accepted

CALL US AT 628-1800 IF YOU HAVE A SERVICE YOU'D LIKE TO ADVERTISE.

COMMONWEALTH OF MASSACHUSETTS
Middlesex, ss. **Probate Court**
No. 88D 3737

SUMMONS BY PUBLICATION
Emanuel Calouro Plaintiff
vs.
Maria F. Calouro Defendant

To the above-named Defendant:

A complaint has been presented to this Court by your spouse, Emanuel Calouro, seeking a Divorce.

You are required to serve upon Bernard R. Silva, Jr., plaintiff's attorney, whose address is 186 Alewife Brook Parkway, Cambridge, MA 02138 your answer on or before May 29, 1989. If you fail to do so, the Court will proceed to the hearing and adjudication of this action. You are also required to file a copy of your answer in the office of the Register of this Court at Cambridge.

Witness Sheila E. McGovern, Esq., First Judge of said Court at Cambridge.
February 16, 1989

Paul J. Cavanaugh
Register of Probate

(C)Mar.9,16,23

MORTGAGEE'S SALE OF REAL ESTATE

By virtue and in execution of the Power of Sale contained in a certain mortgage given by **Austin J. Jordan** to the **Home Savings Bank FSB** dated January 13, 1984, and recorded with the Middlesex South Registry of Deeds at Book 15405, Page 053, of which mortgage the undersigned is the assignee and present holder for breach of the conditions of said mortgage and for the purpose of foreclosing the same will be sold at Public Auction at 10:00 o'clock, A.M. on the 23rd day of March, A.D., 1989, on premises hereafter described all and singular the premises described in said mortgage.

To wit:

A certain parcel of land with the buildings thereon now known as and numbered 7-9 Walnut Street, situated in Belmont, Middlesex County, Massachusetts, being Lot 57B on a plan by Joseph W. Kales, dated April 1941, recorded with Middlesex South District Registry of Deeds at the end of Book 6488, bounded and described as follows:

Southeasterly by Walnut Street, Seventy-three and 12/100 (73.12) feet;

Southwesterly by Lot 58 on plan recorded with said Middlesex South District Registry of Deeds in Plan Book 190, Plan 6, Thirty-eight (38) feet;

Northwesterly by Lot 56 on above-mentioned plan, Seventy-three and 12/100 (73.12) feet;

Northeasterly by Lot 57A on first mentioned plan, Thirty-eight (38) feet.

Containing, according to said plan 2,779 square feet of land.

Together with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water, water rights, and water stock and all fixtures now or hereafter attached to the property, all of which, including replacements and additions thereto, shall be deemed to be and remain a part of the property covered by this Mortgage, and all of the foregoing, together with said property (or the leasehold estate if this Mortgage is on a leasehold) are herein referred to as the "Property."

Terms of Sale:

Said premises will be sold subject to any and all unpaid taxes and assessments, tax sales, tax titles and other municipal liens and water liens, if any there are, and **Five Thousand ($5,000.00) Dollars** in cash, treasurer's check or certified check will be required to be paid by the purchaser at the time and place of sale as a non-refundable deposit and the balance will be due in thirty (30) days.

Dated: February 9, 1989

The Boston Five Cents Savings Bank FSB
Present holder of said mortgage
By: Ann Daly, Vice President and Assistant Treasurer
Harrison & Maguire, P.C.
24 School Street
Boston, Massachusetts 02108
617-742-3810

(C)Feb.23;Mar.2,9

PUBLIC NOTICE
RELATIVE TO ZONING
CITY OF CAMBRIDGE
MASSACHUSETTS
Office of the City Clerk.

Notice is hereby given that in accordance with the provisions of Chapter 40A, Section 5 of the General Laws, Tercentenary Edition and amendments thereto, that the Committee on Ordinances, comprised of the entire membership of the City Council, will hold a public hearing on Wednesday, March 29, 1989 at 6:30 p.m. in the Sullivan Chamber, City Hall, Cambridge, Massachusetts on **a petition by the Planning Board to amend the Zoning Ordinances of the City of Cambridge by deleting the existing Section 11.10 - Townhouse Development and substituting a new Section 11.10 in its place.** The new Townhouse Ordinance would contain a new Section 11.127 which would prevent a townhouse development from utilizing any bonus provisions where a preferably preserved building as defined under the Demolition Ordinance is destroyed. The Floor Area Ratio bonuses are eliminated in Residence B and C-1 Districts for lots of less than 15,000 square feet, and a bonus of 10% is permitted on larger lots. The side and rear yard setback bonuses are eliminated. Other changes are clarifications to the interpretation or intent of the ordinance including changes to definitions contained in Article 2.000.

Copies of this petition are on file in the Office of the City Clerk, City Hall, Cambridge, Massachusetts.

All persons interested in this matter may appear at this time and be heard.

For the Committee,
Councillor William H. Walsh
Chairman

(C)Mar.9,16

43467

SHERIFF'S SALE
The Commonwealth of Massachusetts
Middlesex, ss., December 23, A.D. 1988

Taken on execution and will be sold by public auction, on Wednesday, the twenty-ninth day of March A.D. 1989, at three o'clock P.M., at my office, 99 First Street in Cambridge, in said County of Middlesex, all the right, title and interest that **George Tarvezian, Trustee of The Belcam Realty Trust** of Belmont in said County of Middlesex, had (not exempt by law from attachment or levy on execution) on the twenty-third day of December A.D. 1988, at nine o'clock and no minutes, a.m., being the time when the same was taken on execution in and to the following described real estate, to wit:

A certain parcel of land with the buildings thereon situated in Cambridge, being now numbered 91-93 Belmont Street and being shown as the greater portion of Lot 3 on a plan made by E.F. Bowker, Civil Engineer and Surveyor, dated July 1, 1897, recorded with Middlesex South District Deeds, Plan Book 106, Plan 27, being bounded and described as follows:

Southwesterly by said Belmont Street, thirty-five and 5/10 (35.5) feet;

Westerly by a curved line forming the junction of said Belmont Street and Edward T. Sullivan Road, formerly called Bird Street, twenty-three (23) feet, more or less;

Northwesterly by said Edward T. Sullivan Road, seventy-eight (78) feet, more or less;

Northeasterly by Lot 17 on said plan, fifty (50) feet;

Southeasterly by Lot 2 on said plan, ninety-three and 91/100 (93.91) feet.

Containing 4640 square feet of land.

Terms: Cash

Alfred L. Jacobson
Deputy Sheriff

(C)Feb.23; Mar.2,9

COMMONWEALTH OF MASSACHUSETTS
THE TRIAL COURT
THE PROBATE AND
FAMILY COURT DEPARTMENT
Middlesex Division Docket No. 88P6801A
ADMINISTRATION WITHOUT SURETIES
Estate of **Roger Karawacki**
late of **Cambridge**
in the County of **Middlesex**

NOTICE

A petition has been presented in the above-captioned matter praying that **Gertrude E. Karawacki** of Cambridge in the County of Middlesex be appointed administratrix of said estate without giving surety on her bond.

If you desire to object to the allowance of said petition, you or your attorney must file a written appearance in said Court at Cambridge on or before 10:00 in the forenoon on March 30, 1989.

Witness, Sheila E. McGovern, Esquire, First Justice of said Court at Cambridge, the twenty fourth day of February in the year of our Lord one thousand nine hundred and eighty-nine.

Paul J. Cavanaugh
Register of Probate Court

(C)Mar.9

COMMONWEALTH OF MASSACHUSETTS
LAND COURT DEPARTMENT
OF THE TRIAL COURT
(Seal) **Case No. 131956**

To **Ghazi Bokhari** and **Rukhsana Bokhari:** and to all persons entitled to the benefit of the Soldiers' and Sailors' Civil Relief Act of 1940 as amended:

Cambridge Portuguese Credit Union: claiming to be the holder of a mortgage covering real property in Cambridge, Unit 19, of the 269 Harvard Street Condominium, numbered 269 Harvard Street, given by Ghazi Bokhari and Rukhsana Bokhari, to Plaintiff, dated October 16, 1986, registered as Document No. 725548, noted on Certificate of Title No. U5050, issued from Middlesex County (Southern District) Registry District of the Land Court, has filed with said court a complaint for authority to foreclose said mortgage in the manner following: by entry and possession and exercise of power of sale.

If you are entitled to the benefits of the Soldiers' and Sailors' Civil Relief Act of 1940 as amended and you object to such foreclosure you or your attorney should file a written appearance and answer in said court at Boston on or before the tenth day of April 1989, or you may be forever barred from claiming that such foreclosure is invalid under said act.

Witness, Marilyn M. Sullivan, Chief Justice of said Court this twenty-second day of February 1989.

Charles W. Trombly, Jr.
Recorder

(C)Mar.9

CITY OF CAMBRIDGE
DEPARTMENT OF TRAFFIC & PARKING

By force of the power vested in me by Special Act of the Legislature of 1961 (Chapter 455), I hereby amend the Traffic Regulations of the City of Cambridge by adding the following regulation:

REGULATION No. 89-09

Regulation No. 66-1 Schedule 9 "Stopping, Standing Or Parking Prohibited During Certain Hours On Certain Sides Of Certain Streets" is hereby amended by adding the following:

Upton Street, south side, 30'W of Magazine Street to Magazine Street, 8AM-10AM and 2PM-4PM, Except Sat. & Sun.

Upton Street, north side, 30'W of Magazine Street to Magazine Street, 8AM-10AM and 2PM-4PM, Except Sat. & Sun.

Pleasant Street, west side, 8'S of east curb line extension of Pleasant Street to 46'N of east curb line extension of Pleasant Street, 8AM-10AM and 2-4PM. Except Sat. & Sun.

This regulation shall take effect 3 March 1989.

George Teso
Traffic Director

(C)Feb.23;Mar.2,9

CITY OF CAMBRIDGE
PURCHASING DEPARTMENT

Sealed proposals will be received at the Office of the Purchasing Agent, Room 303, City Hall, Cambridge, Mass., until 11:00 o'clock A.M. Thursday, March 16, 1989 at which time and place they will be publicly opened and read for furnishing the following to the City of Cambridge.

Paving Bricks
Disposable Diapers
Boarding of Stray Animals
Sale of Used Equipment (CH)

See proposal for bid deposit.

The City of Cambridge reserves the right to waive any informalities or to reject any or all proposals.

Specifications may be obtained at the Office of the Purchasing Agent, Room 303, City Hall, Cambridge, Mass.

Each proposal must be in a sealed envelope plainly marked "Proposal for 'Designate Item' " and addressed to Barbara L. Duffy, Purchasing Agent, City Hall, Cambridge, Massachusetts.

Barbara L. Duffy
Purchasing Agent

(C)Mar.2,9

COMMONWEALTH OF MASSACHUSETTS
THE TRIAL COURT
THE PROBATE AND
FAMILY COURT DEPARTMENT
Middlesex Division Docket No. 88D 2365 D-1
ORDER FOR SERVICE BY PUBLICATION
Wanda I. Matos, Plaintiff
vs.
Luis Matos, Jr., Defendant

Upon motion of plaintiff for an order directing Luis Matos, Jr., the defendant herein, to appear, plead or answer, in accordance with Mass.R.Civ.P./Mass.R.Dom.Rel.P.Rule 4, it appearing to the Court that this is an action - to dissolve the bonds of matrimony - for separate support and maintenance - alimony - for custody of and allowance for minor children - for conveyance of real or personal property located within the Commonwealth - that the said Luis Matos, Jr. cannot be found within the Commonwealth and that his present whereabouts are unknown; that personal service on said defendant is therefore not practicable, and that said defendant has not voluntarily appeared in this action; it is

Ordered that said Luis Matos, Jr. is directed to appear, plead, answer or otherwise move with respect to the complaint herein on or before the fifteenth day of May, 1989 or in default thereof this Court will proceed to the hearing and adjudication of this suit.

Date: February 3, 1989

Sheila E. McGovern
Justice of the
Probate and Family Court

(C)Feb.23;Mar.2,9

CITY OF CAMBRIDGE
PURCHASING DEPARTMENT

Sealed proposals will be received at the Office of the Purchasing Agent, Room 303, City Hall, Cambridge, Mass., until 11:00 o'clock A.M. Thursday, March 23, 1989 at which time and place they will be publicly opened and read for furnishing the following to the City of Cambridge.

Reproduction Services
Dictating Equipment
Aluminum Sign Blanks
Foley Catheter Trays, Urine Meters and Closed Urinary Drainage Bags

See proposal for bid deposit.

The City of Cambridge reserves the right to waive any informalities or to reject any or all proposals.

Specifications may be obtained at the Office of the Purchasing Agent, Room 303, City Hall, Cambridge, Mass.

Each proposal must be in a sealed envelope plainly marked "Proposal for 'Designate Item' " and addressed to Barbara L. Duffy, Purchasing Agent, City Hall, Cambridge, Massachusetts.

Barbara L. Duffy
Purchasing Agent

(C)Mar.9,16

COMMONWEALTH OF MASSACHUSETTS
THE TRIAL COURT
THE PROBATE AND
FAMILY COURT DEPARTMENT
Middlesex Division Docket No. 88P2449A
SALE OF REAL ESTATE
ADMINISTRATOR
Estate of **James F. Kenny**
also known as **Jack Kenny**
late of **Cambridge**
in the County of **Middlesex**

NOTICE

A petition has been presented in the above-captioned matter praying for license to sell — at private sale — certain real estate of said deceased.

If you desire to object to the allowance of said petition, you or your attorney must file a written appearance in said Court at Cambridge on or before 10:00 in the forenoon on March 31, 1989.

Witness, Sheila E. McGovern, Esquire, First Justice of said Court at Cambridge, the twenty seventh day of February in the year of our Lord one thousand nine hundred and eighty-nine.

Paul J. Cavanaugh
Register of Probate

(C)Mar.9

PUBLIC NOTICE
RELATIVE TO ZONING
CITY OF CAMBRIDGE
MASSACHUSETTS
Office of the City Clerk

Notice is hereby given that in accordance with the provisions of Chapter 40A, Section 5 of the General Laws, Tercentenary Edition and amendments thereto, that the Committee on Ordinances, comprised of the entire membership of the City Council, will hold a public hearing on Wednesday, March 29, 1989 at 7:00 P.M. in the Sullivan Chamber, City Hall, Cambridge, Massachusetts on **a petition by the City Council to amend the text of the Zoning Ordinances of the City of Cambridge by creating a new Section 3.17 — Industry B Interim Planning Overlay District** on those areas identified on the accompanying map. The Interim District would modify the Industry B dimensional requirements by reducing the permitted FAR from 4.0 to 3.0 and by imposing a height limit of 60 feet, or 35 feet within 125 feet of a residential district. The district will be in effect until April 1, 1989.

Copies of this petition are on file in the Office of the City Clerk, City Hall, Cambridge, Massachusetts. All persons interested in this matter may appear at this time and be heard.

For the Committee,
Councillor William H. Walsh,
Chairman



LOCAL HERO

Just call her the 'mother of early intervention'

By LAURA BECK
Chronicle staff

You could call Lila Palatini the Mother of Early Intervention for the Cambridge Public Schools' learning disability program.

You could probably even call her the "mother away from home" to the dozens of students she taught to read and write.

But anyone who meets Palatini, the former psychologist-in-charge of the schools' learning disabilities program, would most likely just call her nice.

"I've always had a feeling inside that I have something to offer people," Palatini says during an interview in her Arlington home. "That's why I wanted to help kids with learning disabilities. I thought that I can make their lives better and happier."

Palatini started her pursuit for the happiness of others 28 years ago, when she was hired by the School Department.

Palatini taught eighth grade at the Agassiz School for two years before she was transferred to the learning disabilities program at the Public Services Bureau.

Since Palatini had bachelor's and master's degrees in psychology, then School Superintendent John Tobin asked her to work as a psychologist for students with learning disabilities.

"That's when I really got to do things," Palatini says. "In those days, schools would just test a kid and make judgments about whether the child could learn normally or not. One of the first things I wanted to do was change that system."

When educational studies came out in the mid-1960s, showing how learning disabilities could be overcome if they were detected earlier in a child's schooling, Palatini jumped right on the idea for a new program in Cambridge.

Palatini had all first grade teachers test their students to see if they were "at risk" for learning problems. When state funding was granted, Palatini had all the "at risk" students take special reading and writing lessons with her.

"I wanted to throw a big safety net under all the children. Even if I had to teach kids that were misdiagnosed, I didn't care. I wanted to make sure that every single one of them had the proper attention," she says.

Palatini's early intervention program soon expanded, helping students in kindergarten through third grade.

Teaching children how to read and write was Palatini's most important task. Using what she calls a literacy campaign, she was able to organize the early intervention program.

"I always thought that learning how to read and write was a personal thing, Palatini says. " It pains me to see children who have good ability, but not the skills to read.

"It used to make me cry when I'd see a kid stumble over words. I'd think about how the school system would fail him if he couldn't turn around someday and say 'I can do anything,'" she says.

Students would meet with either Palatini or a learning disabilities teacher for forty minutes, three times a week. Most students in the program were mainstreamed in reading classes by the end of first grade, Palatini says.

"The difference between the kids after a year was like magic," she says. "In the fall, some of them couldn't read a single word. But by spring time, those kids would be chattering away, telling me 'I can read, I can read.' They were so full of themselves. You can't imagine how happy that made me."

While the early intervention program grew, the funding for it shrunk. The program was eliminated after Proposition 2½ took effect in Cambridge.

"I fought for that with everything I had," Palatini says. "It hurt me to see that go. But luckily most teachers knew how to spot an at risk child, so many still had the attention they needed."

Even though Palatini had to leave the School Department last year for health reasons, she still refers to her former students as her babies.

Palatini was born in Garfield, NJ. Her father worked in the wool industry, and moved her family to Canada when she was a little older.

Before going to college, Palatini joined the Air Force during the Korean War.

"It's pretty ironic. I was in the radar detection unit, and had to write messages backwards so the people in the control towers could read them," Palatini says with a laugh. "Then I end up working with kids who wrote backwards."

Palatini earned her psychology degrees from Boston University and another master's degree in elementary education from Boston State College.

"I've never had children of my own, but I love them. I knew that teaching or working in the schools would make me happy."

The City Council recently voted to plant a tree in front of the Fitzgerald School, commerating Palatini's years of service with the schools.

And the School Committee held a huge retirement party for Palatini last month, where she says she first realized how much difference she made in the schools.

"One of my first students was there and read a speech about me," Palatini says. "She said she never knew what learning disabilitly was all about until she went to college. She said that I was her guardian angel."

The student is a junior at the University of Massachusetts, according to Palatini.

"I used to help her read, write and when she was older I wrote her recommendations," Palatini says.

Since a lung operation last year, Palatini has not been able to do much work. She says she misses her students and the schools, but she still visits some of her former students who are now in high school.

"I still worry about kids now. I feel so strongly that their potential needs to be developed to the fullest," she says. "School can be a haven where you can build your self-esteem, if you're given the options."



LILA PALATINI...her work for the children of Cambridge will be remembered for a long time. (Staff photo by Laura Beck)

Eyemobile to visit library March 17

On Friday, March 17, the Lions Club Eyemobile will be at the parking lot of the Cambridge Public Library, 449 Broadway in Cambridge.

From 9 am to 5 pm, free screening will be available for glaucoma, diabetes, visual acuity, and blood pressure.

Residents are urged to avail themselves of this community service sponsored by the Lions Club of Cambridge. According to Cambridge Lions President Paul B. Wilson, Lions are people who have decided to give something back to their communities and who are dedicated to finding people in need, and who meet those needs in an efficient but caring way.

For more information, call the library at 498-9080.

Y hosts talk on blindness

Blindness will be the subject of this month's "Y's Words" presentation at the Cambridge Family YMCA.

Dr. David A. Ticchi, YMCA Member, and President of the Cambridge Chapter of the National Federation of the Blind, will offer the program entitled, "Blindness: Concepts and Misconceptions — What to do about vision loss for yourself or someone else you know."

The presentation will be offered free to the public on Saturday, March 11, at 8:45 at the YMCA's Central Square facilities. Parking is available in the YMCA Parking lot directly behind the YMCA on Green street.

Ticchi is the director of international marketing of Kurzweil Computer Products. Kurzweil is a division of Xerox Corporation located in Cambridge.

LaRonga Bakery
Deli Specials

		Try our Party Platters!		
Russer Wunderbar		LaRonga Platter	$3.00	All
German Bologna	$1.29 lb.	Italian Platter	$2.75	Prices
Land O'Lakes White		American Platter	$2.75	are Per
American Cheese	$2.59 lb.	Domestic Platter	$2.60	Person
Sunny Isle Ham	$2.59 lb.	HOT FOOD AVAILABLE TOO		

SPECIAL
IMPORTED ROMANO CHEESE $2.99 lb

LaRonga Party Platters Include:
•Potato Salad •2 rolls per person
•Macaroni Salad •Free veggie tray for
•Cole Slaw orders of 25 and up

Call 625-8600, 599 Somerville Ave., Somerville
Hours: 7am to 10 pm Daily, 7 am to 9 pm Sat., 7 am to 8 pm Sun.

City of Cambridge
PUBLIC NOTICE

The Committee on Ordinances, comprised of the entire membership of the City Council, will conduct a public hearing on Thursday, March 9, 1989 at 6:30 P.M. in the Sullivan Chamber, City Hall, Cambridge, Massachusetts on a proposed amendment to the General Ordinances in Chapter Four, Section 4-7, Article 1, entitled "Licensing of Dogs" and also, in Section 4-11(b), "Disposition of Complaints" and in Section 4-20 "Regulation of Vicious Dogs."

All interested persons are requested to attend and be heard at this time.

For the Committee,
Councillor William H. Walsh
Chairman

Hockey Night In



CAMBRIDGE
FOR THE BENEFIT OF CAMBRIDGE YOUTH HOCKEY
CAMBRIDGE POLICE ALL STARS VS. SOMERVILLE FIRE FIGHTERS
Saturday, March 11th, 6 p.m. At the
GORE STREET RINK, NEAR TWIN CITY MALL
ADULTS $3.00 CHILDREN $1.00

CAMP OPEN HOUSE

Saturday, March 18, 1989
10:00 am - 2:00 pm

- Slide Show
- Camp Information
- Free T-Shirts
- Meet Camp Staff

CAMBRIDGE FAMILY Y
820 Mass Ave. Cambridge
876-1728



The Sportswear Factory
Over 100,000 garments to choose and always at least 50% off!

Unisex 100% Cotton Turtlenecks
Reg. $14.00 . . . . . $6.75
Unisex 100% Workout Tights
Reg. $36.00 . . . . . $8.75
All Rayon Challis Pants, Skirts, & Jackets
Reg. $38.00–$80.00 . . . . . Now $9.75

100% Poly-Gabardine Coordinating Separates
(All available in Average and Petite)
Fully Lined Jackets Reg. $80.00 . . . . . $39.75
Skirts Reg. $22.00 . . . . . $10.75
Pants Reg. $20.00– $28.00 . . $9.75 – $13.75

Linen (Poly/Rayon) Coordinating Separates
Jackets Reg. $90.00 . . . . . $24.75–$39.75
Skirts Reg. $40.00 . . . . . $18.75
Pants (Average & Petite) Reg. $44.00 . . $22.75
Poly/Cotton Interlock Prints Available in Jackets, Blouses, Skirts, Pants, Dresses, and Shorts.

50 Terminal Street
Behind Charlestown High School
(Off Medford Street) Free Parking
Sizes 10 – 20
Factory open Sat. only 8 a.m. – 1 p.m.

WE'VE GOT 37 WAYS TO GET YOU INTO A HOUSE.



With 37 different mortgage packages, ComFed has the right financing to get you into your next home. We'll do whatever it takes to help you find the mortgage that fits your needs best. Whether it means sitting down with you in our office, or coming to your home. On Monday morning, or Sunday night.

We'll help you choose from a generous menu of options, including low fixed or adjustable rates, limited documentation, no points, and FHA and VA programs.

So write our office at 207 Newbury Street, Boston, Massachusetts 02116 and ask us for the key. Or call (617) 236-2100.

We've got the key to your house. COMFED MORTGAGE

COM/Electric reaches out to senior citizens

"Before the Gatekeeper Program, I felt badly because I could see many elderly customers had serious problems, and I couldn't really help. Now I know how to refer these problems to people who can help."

(A quote from a COM/Electric employee.)



The Gatekeeper Program is designed to assist vulnerable older people who need help but may be unable to get it for themselves.

Each year our elderly population grows. In fact, people over 85 make up the fastest growing segment of our population. Many of them are healthy, active people involved with family and friends, church or community groups. But many others are not so fortunate. They live alone and have little contact with others. If they become ill or are disabled, they can easily go unnoticed and unattended.

Our meter readers, service people and customer contact representatives who have contact with the elderly in the normal course of their jobs, are the COM/Electric Gatekeepers who can open the gates between vulnerable older people and the social service agencies that can help them.

By recognizing certain danger signals in the elderly—unusual appearance or behavior, signs of confusion or disability—the Gatekeeper can provide assistance before a crisis occurs.

We consider the Gatekeeper Program a positive way to be involved in the community and to provide a service that helps the people we serve.

GATEKEEPER PROGRAM
Massachusetts Executive Office Of ELDER Affairs
1-800-882-2003
COM/Electric®
Commonwealth Electric Company
Cambridge Electric Light Company

SERVICE DIRECTORY

•TV Repairs •Painting •Plumbing •Tile, Floors
•House Repairs •Carpentry •Electrical •Masonry
•Miscellaneous •Roofing •Wallpapering •Hot Top

CONSTRUCTION

PANN CONTRACTING
Complete Remodeling Residential/Commercial
•Additions •Tile
•Renovations
•Kitchens
•Bathrooms
•Electrical
•Masonry
•Painting
•Demolition and Waste Removal
DESIGN-BUILD
Licensed and Insured
864-2625
24-Hour Service Available on All Building Trades
207 Prospect Street, Cambridge

NICK & MIKE'S PAINTING CO. INC.
RESIDENTIAL-COMMERCIAL
APARTMENTS-CONDOMINIUMS
OFFICES
QUALITY WORKMANSHIP DEPENDABLE SERVICE GET OUR BID BEFORE YOU CHOOSE A PAINTING CONTRACTOR
INTERIOR-EXTERIOR-PAINTING
CARPENTRY-ROOFING-GUTTER
FULL INS. COVERAGE-WORKMEN'S COMP.
SINCE 1965 FREE ESTIMATES
628-5130 628-5133

GENERAL CONTRACTOR
Exterior-Interior
REMODELING
RENOVATIONS
REPAIRS
ADDITIONS
RESIDENTIAL/ COMMERCIAL
J.P. Puopolo, Inc.
643-5926
38 YEARS EXPERIENCE
LIC. INSURED

JACK'S HOME REPAIR
•Porches
•Gutters
•Painting
•Bathrooms/Kitchens
•Siding
•Slate
•Chimneys
776-7937

LOREN CONSTRUCTION CO.
GENERAL CONTRACTOR
FULLY LIC. & INS. CRAFTSMEN
RESIDENTIAL & COMMERCIAL
Free estimates, No Obligations, No Chase Calls
Fair & Reasonable Prices
Satisfaction Guaranteed
Call: 395-0202

S & S ACOUSTICAL CEILINGS
10x8 Room $100.00
Including labor & material. For FREE estimate
Call 646-9225

H.F. FENOCHETTI
Carpenter Contractor
Licensed
Remodeling - Additions
Porches - Repairs
M16-8356 Estimates
646-8356 646-8356

ASPHALT/ PAVING

DRIVEWAYS BY DIAMOND
EXCAVATING
CONSTRUCTION & PAVING
OVER 30 YEARS EXPERIENCE
... FULLY GUARANTEED ...
SPECIAL OF FER - A FREE 5 YEAR GUARANTEE FOR ANY NEW DRIVEWAY CONTRACTED NOW! (OFFER EXPIRES APRIL 1ST, 1989)
CALL NOW FOREE PROPMT ESTIMATE 617-273-0603
508-667-5389

ELECTRICIANS

BRENDAN COGAVIN
Electrician Lic. . # E25871
Specializing in Smoke & Heat Detectors
220 Volt Changeovers
Fully Insured
628-2037 Bus. 438-6990 Res.

Crowley Electric
Lic. #E14563
Free est. 220 volt changeovers and wiring for elec. dryers, outlets, switches, ranges and disposals. Lowest prices.
625-7905 or 272-7034

FLOOR/CARPETING

"AEROFLOORS" Floor Sanding Specialist
Low Prices-Top Quality
Free Ests.-Call Earl
628-5439

LANDSCAPING

Call 628-1800 to place your landscaping service ad here.

MISCELLANEOUS

BURK BUILDING ASSOCIATES, INC.
•ADDITIONS •REMODELING
•KITCHEN DESIGN
Licensed and insured
295 Broadway St., Cambridge
661-6915 492-8298

B & J CONTRACTING
Wall papering, painting, Custom fence, brick work
General Contracting
Free Est./Exc. Refs.
491-5572(Ask for Bill)

DICK'S SALVAGE CO.
Rubbish Removal — Yards & Cellars cleaned. Demolition — Garages, Barns, House Painting, Porches, Gutters.
DUMP TRUCK RENTAL
231-1427

PAINTING

CHARLES CHUTE PAINTING COMPANY
INTERIOR & EXTERIOR PAINTING -
SPECIAL DECORATIVE FINISHES
65 BELMONT STREET
CAMBRIDGE, MASSACHUSETTS 02138
(617) 661-4526

PAINTING BRUSH CO.
Interior & Exterior
Carpentry-Roofing
Complete Insurance Coverage
Free Estimates
776-5561

SHARPE PAINTING
All aspects Covered (int., Ext., Carpentry...)
A Touch of Class
At a Competitive Price
782-6289

MR. BILL'S
INT./EXT. Painting & Papering. Gutters & other repairs. Snow Plowing. Free ests.
William Kotzuba 662-8572

MICK RONAN HOUSE PAINTING
Int.-Ext.,carpentry, home remodeling
Quality workmanship
Cambridge,876-9781
Somerville, 625-4713

Take your heart to court.
Or on a bike ride. Or out for a jog. Whatever your sport, vigorous exercise can help keep your heart healthy.
American Heart Association
WE'RE FIGHTING FOR YOUR LIFE

PLUMBING/HEATING

Pavidis Plumbing & Heating Co.
Hot water heaters, boilers, baths and kitchens, gas fittings. Master lic. #9917
Residential - Commercial - Industrial
625-0397 • 667-5893

PLUMBING •HEATING•GAS
COMPLETE
KITCHEN•BATHROOM
REMODELING /CARPENTRY
GAS FITTINGS•BOILERS•APPLIANCES
WATER HEATERS•DRAIN CLEANING
Residential•Commercial 24 HR Service
ROBERT L. PANN, CO., INC.
207 Prospect St 864-2625
Master Plumber Lic. No. 6228

PLUMBING HEATING & GAS FITTING SERVICE
Remodeling & Repairing
Appliances Installed
Drains: Sewers & Water Pipes Installed & Repaired
No job too small or too large.
E. PUOPOLO & SON
Master Lic. No. 7156
648-5239 861-0371
Residential, Commercial

Call us at 628-6200 to place your ad.

ROOFERS

DICK - The roofer other roofers call when they can't find the leak!
40 yr. resident roofer, work guaranteed
SMALL JOB SPECIALIST
666-8756 Anytime

Jim Barry Roofing Co., Inc.
Tar, Gravel, Reroofing
Shingles, Gutters, Slate
FULLY INSURED
OWNER OPERATED
625-2576
Jim Barry Keeps You Covered

ROOFERS

ABOVE ALL!! YOUR ROOF!
GUTTER SPECIALISTS
Seamless Aluminum Gutters Installed
•FULL TRIM COVERAGE
FACIA & SOFIT COVERAGE
•CHIMNEY REPAIRS
VINYL SIDING & REPLACEMENT WINDOWS
CARROLL SONS ROOFERS INC.
A TRUSTED NAME SINCE 1962
FULLY INSURED 625-8334 667-6736 (Nights) FREE ESTIMATES

ROBERTO BROTHERS ROOFING
438-2809
OR 245-6430
Certified Rubber Roofing Applicator
Tar & Gravel Specialist
OWNER OPERATED FULLY INSURED
RESIDENTIAL• COMMERCIAL
• INDUSTRIAL
ACCOUNTS WELCOMED
FREE ESTIMATES

RABOIN ROOFING
Since 1922
Slate Specialist
New Flat & Rubber Roofs
Chimneys & Gutters
628-4554
Call Bill

Research saves lives.
American Heart Association
WE'RE FIGHTING FOR YOUR LIFE

TV REPAIRS

TV VCR **SERVICE**
In Home EST. $14.95
PHONE ANYTIME 272-1650
TomKenTronics
Elect. Specialist
FCC Lic. Master Tech 2941


Dave Gonick
ARCO TV CO.
876-3100
Save $5 with this ad on color service call, Reg. $29.95 to $24.95 with ad. Expert V.C.R. Beta & stereo hookups & repairs. We install outside antennas and satellite dishes. "Expert repairs on Video Recorders, In-home Computers and Microwave Ovens." Lic. 2978. M/C Visa Accepted

CALL US AT 628-1800 IF YOU HAVE A SERVICE YOU'D LIKE TO ADVERTISE.

COMMONWEALTH OF MASSACHUSETTS
Middlesex, ss. Probate Court
No. 88D 3737

SUMMONS BY PUBLICATION
Emanuel Calouro Plaintiff
vs.
Maria F. Calouro Defendant

To the above-named Defendant:

A complaint has been presented to this Court by your spouse, Emanuel Calouro, seeking a Divorce.

You are required to serve upon Bernard R. Silva, Jr., plaintiff's attorney, whose address is 186 Alewife Brook Parkway, Cambridge, MA 02138 your answer on or before May 29, 1989. If you fail to do so, the Court will proceed to the hearing and adjudication of this action. You are also required to file a copy of your answer in the office of the Register of this Court at Cambridge.

Witness Sheila E. McGovern, Esq., First Judge of said Court at Cambridge.
February 16, 1989

Paul J. Cavanaugh
Register of Probate

(C)Mar.9,16,23

MORTGAGEE'S SALE OF REAL ESTATE

By virtue and in execution of the Power of Sale contained in a certain mortgage given by **Austin J. Jordan** to the **Home Savings Bank FSB** dated January 13, 1984, and recorded with the Middlesex South Registry of Deeds at Book 15405, Page 053, of which mortgage the undersigned is the assignee and present holder for breach of the conditions of said mortgage and for the purpose of foreclosing the same will be sold at Public Auction at 10:00 o'clock, A.M. on the 23rd day of March, A.D., 1989, on premises hereafter described all and singular the premises described in said mortgage.

To wit:

A certain parcel of land with the buildings thereon now known as and numbered 7-9 Walnut Street, situated in Belmont, Middlesex County, Massachusetts, being Lot 57B on a plan by Joseph W. Kales, dated April 1941, recorded with Middlesex South District Registry of Deeds at the end of Book 6488, bounded and described as follows:

Southeasterly by Walnut Street, Seventy-three and 12/100 (73.12) feet;

Southwesterly by Lot 58 on plan recorded with said Middlesex South District Registry of Deeds in Plan Book 190, Plan 8, Thirty-eight (38) feet;

Northwesterly by Lot 56 on above-mentioned plan, Seventy-three and 12/100 (73.12) feet;

Northeasterly by Lot 57A on first mentioned plan, Thirty-eight (38) feet.

Containing, according to said plan 2,779 square feet of land.

Together with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water, water rights, and water stock and all fixtures now or hereafter attached to the property, all of which, including replacements and additions thereto, shall be deemed to be and remain a part of the property covered by this Mortgage; and all of the foregoing, together with said property (or the leasehold estate if this Mortgage is on a leasehold) are herein referred to as the "Property."

Terms of Sale:

Said premises will be sold subject to any and all unpaid taxes and assessments, tax sales, tax titles and other municipal liens and water liens, if any there are, and **Five Thousand ($5,000.00) Dollars** in cash, treasurer's check or certified check will be required to be paid by the purchaser at the time and place of sale as a non-refundable deposit and the balance will be due in thirty (30) days.

Dated: February 9, 1989
The Boston Five Cents Savings Bank FSB
Present holder of said mortgage
By: Ann Daly, Vice President and
Assistant Treasurer
Harrison & Maguire, P.C.
24 School Street
Boston, Massachusetts 02108
617-742-3810

(C)Feb.23;Mar.2,9

PUBLIC NOTICE
RELATIVE TO ZONING
CITY OF CAMBRIDGE
MASSACHUSETTS
Office of the City Clerk.

Notice is hereby given that in accordance with the provisions of Chapter 40A, Section 5 of the General Laws, Tercentenary Edition and amendments thereto, that the Committee on Ordinances, comprised of the entire membership of the City Council, will hold a public hearing on Wednesday, March 29, 1989 at 5:30 p.m. in the Sullivan Chamber, City Hall, Cambridge, Massachusetts on **a petition by the Planning Board to amend the Zoning Ordinances of the City of Cambridge by deleting the existing Section 11.10 - Townhouse Development and substituting a new Section 11.10 in its place.** The new Townhouse Ordinance would contain a new Section 11.127 which would prevent a townhouse development from utilizing any bonus provisions where a preferably preserved building as defined under the Demolition Ordinance is destroyed. The Floor Area Ratio bonuses are eliminated in Residence B and C-1 Districts for lots of less than 15,000 square feet, and a bonus of 10% is permitted on larger lots. The side and rear yard setback bonuses are eliminated. Other changes are clarifications to the interpretation or intent of the ordinance including changes to definitions contained in Article 2.000.

Copies of this petition are on file in the Office of the City Clerk, City Hall, Cambridge, Massachusetts.

All persons interested in this matter may appear at this time and be heard.

For the Committee,
Councillor William H. Walsh
Chairman

(C)Mar.9,16

43467

SHERIFF'S SALE
The Commonwealth of Massachusetts
Middlesex, ss., December 23, A.D. 1988

Taken on execution and will be sold by public auction, on Wednesday, the twenty-ninth day of March A.D. 1989, at three o'clock P.M., at my office, 99 First Street in Cambridge, in said County of Middlesex, all the right, title and interest that **George Tarvezian, Trustee of The Belcam Realty Trust** of Belmont in said County of Middlesex, had (not exempt by law from attachment or levy on execution) on the twenty-third day of December A.D. 1988, at nine o'clock and no minutes, a.m., being the time when the same was taken on execution in and to the following described real estate, to wit:

A certain parcel of land with the buildings thereon situated in Cambridge, being now numbered 91-93 Belmont Street and being shown as the greater portion of Lot 3 on a plan made by E.F. Bowker, Civil Engineer and Surveyor, dated July 1, 1897, recorded with Middlesex South District Deeds, Plan Book 106, Plan 27, being bounded and described as follows:

Southwesterly by said Belmont Street, thirty-five and 5/10 (35.5) feet;

Westerly by a curved line forming the junction of said Belmont Street and Edward T. Sullivan Road, formerly called Bird Street, twenty-three (23) feet, more or less;

Northwesterly by said Edward T. Sullivan Road, seventy-eight (78) feet, more or less;

Northeasterly by Lot 17 on said plan, fifty (50) feet;

Southeasterly by Lot 2 on said plan, ninety-three and 91/100 (93.91) feet.

Containing 4640 square feet of land.

Terms: Cash

Alfred L. Jacobson
Deputy Sheriff

(C)Feb.23; Mar.2,9

COMMONWEALTH OF MASSACHUSETTS
THE TRIAL COURT
THE PROBATE AND
FAMILY COURT DEPARTMENT
Middlesex Division Docket No. 88P6801A
ADMINISTRATION WITHOUT SURETIES
Estate of **Roger Karawacki**
late of **Cambridge**
in the County of **Middlesex**
NOTICE

A petition has been presented in the above-captioned matter praying that **Gertrude E. Karawacki** of Cambridge in the County of Middlesex be appointed administratrix of said estate without giving surety on her bond.

If you desire to object to the allowance of said petition, you or your attorney must file a written appearance in said Court at Cambridge on or before 10:00 in the forenoon on March 30, 1989.

Witness, Sheila E. McGovern, Esquire, First Justice of said Court at Cambridge, the twenty fourth day of February in the year of our Lord one thousand nine hundred and eighty-nine.

Paul J. Cavanaugh
Register of Probate Court

(C)Mar.9

COMMONWEALTH OF MASSACHUSETTS
LAND COURT DEPARTMENT
OF THE TRIAL COURT
(Seal) Case No. 131956

To **Ghazi Bokhari** and **Rukhsana Bokhari:** and to all persons entitled to the benefit of the Soldiers' and Sailors' Civil Relief Act of 1940 as amended:

Cambridge Portuguese Credit Union: claiming to be the holder of a mortgage covering real property in Cambridge, Unit 19, of the 269 Harvard Street Condominium, numbered 269 Harvard Street, given by Ghazi Bokhari and Rukhsana Bokhari, to Plaintiff, dated October 16, 1986, registered as Document No. 725548, noted on Certificate of Title No. U5050, issued from Middlesex County (Southern District) Registry District of the Land Court, has filed with said court a complaint for authority to foreclose said mortgage in the manner following: by entry and possession and exercise of power of sale.

If you are entitled to the benefits of the Soldiers' and Sailors' Civil Relief Act of 1940 as amended and you object to such foreclosure you or your attorney should file a written appearance and answer in said court at Boston on or before the tenth day of April 1989, or you may be forever barred from claiming that such foreclosure is invalid under said act.

Witness, Marilyn M. Sullivan, Chief Justice of said Court this twenty-second day of February 1989.

Charles W. Trombly, Jr.
Recorder

(C)Mar.9

CITY OF CAMBRIDGE
DEPARTMENT OF TRAFFIC & PARKING

By force of the power vested in me by Special Act of the Legislature of 1961 (Chapter 455), I hereby amend the Traffic Regulations of the City of Cambridge by adding the following regulation.

REGULATION No. 89-09

Regulation No. 66-1 Schedule 9 "Stopping, Standing Or Parking Prohibited During Certain Hours On Certain Sides Of Certain Streets" is hereby amended by adding the following:

Upton Street, south side, 30'W of Magazine Street to Magazine Street, 8AM-10AM and 2PM-4PM, Except Sat. & Sun.

Upton Street, north side, 30'W of Magazine Street to Magazine Street, 8AM-10AM and 2PM-4PM, Except Sat. & Sun.

Pleasant Street, west side, 8'S of east curb line extension of Pleasant Street to 46'N of east curb line extension of Pleasant Street, 8AM-10AM and 2-4PM, Except Sat. & Sun.

This regulation shall take effect 3 March 1989.

George Teso
Traffic Director

(C)Feb.23;Mar.2,9

COMMONWEALTH OF MASSACHUSETTS
THE TRIAL COURT
THE PROBATE AND
FAMILY COURT DEPARTMENT
Middlesex Division Docket No. 88D 2366 D-1
ORDER FOR SERVICE BY PUBLICATION
Wanda I. Matos, Plaintiff
vs.
Luis Matos, Jr., Defendant

Upon motion of plaintiff for an order directing Luis Matos, Jr., the defendant herein, to appear, plead or answer, in accordance with Mass.R.Civ.P./Mass.R.Dom.Rel.P.Rule 4, it appearing to the Court that this is an action - to dissolve the bonds of matrimony - for separate support and maintenance - alimony - for custody of and allowance for minor children - for conveyance of real or personal property located within the Commonwealth - that the said Luis Matos, Jr. cannot be found within the Commonwealth and that his present whereabouts are unknown; that personal service on said defendant is therefore not practicable, and that said defendant has not voluntarily appeared in this action; it is

Ordered that said Luis Matos, Jr. is directed to appear, plead, answer or otherwise move with respect to the complaint herein on or before the fifteenth day of May, 1989 or in default thereof this Court will proceed to the hearing and adjudication of this suit.

Date: February 3, 1989

Sheila E. McGovern
Justice of the
Probate and Family Court

(C)Feb.23;Mar.2,9

CITY OF CAMBRIDGE
PURCHASING DEPARTMENT

Sealed proposals will be received at the Office of the Purchasing Agent, Room 303, City Hall, Cambridge, Mass., until 11:00 o'clock A.M. Thursday, March 16, 1989 at which time and place they will be publicly opened and read for furnishing the following to the City of Cambridge.

Paving Bricks
Disposable Diapers
Boarding of Stray Animals
Sale of Used Equipment (CH)

See proposal for bid deposit.

The City of Cambridge reserves the right to waive any informalities or to reject any or all proposals.

Specifications may be obtained at the Office of the Purchasing Agent, Room 303, City Hall, Cambridge, Mass.

Each proposal must be in a sealed envelope plainly marked "Proposal for 'Designate Item' " and addressed to Barbara L. Duffy, Purchasing Agent, City Hall, Cambridge, Massachusetts.

Barbara L. Duffy
Purchasing Agent

(C)Mar.2,9

CITY OF CAMBRIDGE
PURCHASING DEPARTMENT

Sealed proposals will be received at the Office of the Purchasing Agent, Room 303, City Hall, Cambridge, Mass., until 11:00 o'clock A.M. Thursday, March 23, 1989 at which time and place they will be publicly opened and read for furnishing the following to the City of Cambridge.

Reproduction Services
Dictating Equipment
Aluminum Sign Blanks
Foley Catheter Trays, Urine Meters and Closed Urinary Drainage Bags

See proposal for bid deposit.

The City of Cambridge reserves the right to waive any informalities or to reject any or all proposals.

Specifications may be obtained at the Office of the Purchasing Agent, Room 303, City Hall, Cambridge, Mass.

Each proposal must be in a sealed envelope plainly marked "Proposal for 'Designate Item' " and addressed to Barbara L. Duffy, Purchasing Agent, City Hall, Cambridge, Massachusetts.

Barbara L. Duffy
Purchasing Agent

(C)Mar.9,16

COMMONWEALTH OF MASSACHUSETTS
THE TRIAL COURT
THE PROBATE AND
FAMILY COURT DEPARTMENT
Middlesex Division Docket No. 88P2449A
SALE OF REAL ESTATE
ADMINISTRATOR
Estate of **James F. Kenny**
also known as **Jack Kenny**
late of **Cambridge**
in the County of **Middlesex**
NOTICE

A petition has been presented in the above-captioned matter praying for license to sell — at private sale — certain real estate of said deceased.

If you desire to object to the allowance of said petition, you or your attorney must file a written appearance in said Court at Cambridge on or before 10:00 in the forenoon on March 31, 1989.

Witness, Sheila E. McGovern, Esquire, First Justice of said Court at Cambridge, the twenty seventh day of February in the year of our Lord one thousand nine hundred and eighty-nine.

Paul J. Cavanaugh
Register of Probate

(C)Mar.9

PUBLIC NOTICE
RELATIVE TO ZONING
CITY OF CAMBRIDGE
MASSACHUSETTS
Office of the City Clerk

Notice is hereby given that in accordance with the provisions of Chapter 40A, Section 5 of the General Laws, Tercentenary Edition and amendments thereto, that the Committee on Ordinances, comprised of the entire membership of the City Council, will hold a public hearing on Wednesday, March 29, 1989 at 7:00 P.M. in the Sullivan Chamber, City Hall, Cambridge, Massachusetts on a **petition by the City Council to amend the text of the Zoning Ordinances of the City of Cambridge by creating a new Section 3.17 — Industry B Interim Planning Overlay District** on those areas identified on the accompanying map. The Interim District would modify the Industry B dimensional requirements by reducing the permitted FAR from 4.0 to 3.0 and by imposing a height limit of 60 feet, or 35 feet within 125 feet of a residential district. The district will be in effect until April 1, 1989.

Copies of this petition are on file in the Office of the City Clerk, City Hall, Cambridge, Massachusetts.

As persons interested in this matter may appear at this time and be heard.

For the Committee,
Councillor William H. Walsh,
Chairman



SERVICE DIRECTORY

•TV Repairs •Painting •Plumbing •Tile, Floors
•House Repairs •Carpentry •Electrical •Masonry
•Miscellaneous •Roofing •Wallpapering •Hot Top

CONSTRUCTION

PANN CONTRACTING

Complete Remodeling Residential/Commercial
•Additions •Tile
•Renovations
•Kitchens
•Bathrooms
•Electrical
•Masonry
•Painting
•Demolition and Waste Removal

DESIGN-BUILD
Licensed and Insured
864-2625
24-Hour Service Available on All Building Trades
207 Prospect Street, Cambridge

NICK & MIKE'S PAINTING CO. INC.

RESIDENTIAL-COMMERCIAL
APARTMENTS-CONDOMINIUMS
OFFICES

QUALITY WORKMANSHIP DEPENDABLE SERVICE GET OUR BID BEFORE YOU CHOOSE A PAINTING CONTRACTOR
INTERIOR-EXTERIOR-PAINTING
CARPENTRY-ROOFING-GUTTER

FULL INS. COVERAGE-WORKMEN'S COMP.
SINCE 1965 FREE ESTIMATES
628-5130 628-5133

GENERAL CONTRACTOR

Exterior-Interior
REMODELING
RENOVATIONS
REPAIRS
ADDITIONS
RESIDENTIAL/ COMMERCIAL
J.P. Puopolo, Inc.
643-5926
38 YEARS EXPERIENCE
LIC. INSURED

Call us at 628-6200 to place your ad.

H.F. FENOCHETTI

Carpenter Contractor
Licensed
Remodeling - Additions
Porches - Repairs
M16-8356 Estimates
646-8356 646-9358

LOREN CONSTRUCTION CO.

GENERAL CONTRACTOR
FULLY LIC. & INS. CRAFTSMEN
RESIDENTIAL & COMMERCIAL

Free estimates, No Obligations, No Chase Calls
Fair & Reasonable Prices
Satisfaction Guaranteed
Call: 395-0202

T. G. CONSTRUCTION

Carpentry, kit. remodelling, addition, attic & basement conversion. Deck, gutters, siding and paint.
TIM 782-9268

Lower the numbers and raise your odds.

Controlling your blood pressure can reduce your chances of heart disease. Have your blood pressure checked. And keep it in check for life.

American Heart Association
WE'RE FIGHTING FOR YOUR LIFE

ASPHALT/ PAVING

DRIVEWAYS
BY
DIAMOND EXCAVATING
CONSTRUCTION & PAVING FOUNDATIONS
OVER 30 YEARS EXPERIENCE
...FULLY GUARANTEED...
SPECIAL OFFER - A FREE 5 YEAR GUARANTEE FOR ANY NEW DRIVEWAY
CONTRACTED NOW!
(OFFER EXPIRES APRIL 1ST, 1989)
CALL NOW FOR FREE PROMPT ESTIMATE
617-273-0663 • 896-867-6300

CONSTRUCTION

BORGES UPHOLSTERY

Custom reupholstering, slipcovers. Foam cut to sizes. Wide selection of fabrics. Free est. Free pick-up/delivery.
10% Discount with this ad.
628-4310

PALMACCI GENERAL CONTRACTING

Residential & Commercial
Licensed & Insured
Free Estimates
617-387-3263

JACK'S HOME REPAIR

•Porches
•Gutters
•Painting
•Bathrooms/Kitchens
•Siding
•Slate
•Chimneys
776-7937

Sean Egan

Plastering Contractor
Ceilings a specialty, also stucco work
Free Est.
935-2441 933-8631

S & S ACOUSTICAL CEILINGS

10x8 Room $100.00
Including labor & material. For FREE estimate
Call 646-9225

ELECTRICIANS

Crowley Electric

Lic. #E14563
Free est. 220 volt changeovers and wiring for elec. dryers, outlets, switches, ranges and disposals. Lowest prices.
625-7905 or 272-7034

BRENDAN COGAVIN

Electrician Lic. - # E25871
Specializing In Smoke & Heat Detectors
220 Volt Changeovers
Fully Insured
628-2037 Bus. 438-6990 Res.

MISCELLANEOUS

BURK BUILDING ASSOCIATES, INC.

•ADDITIONS •REMODELING
•KITCHEN DESIGN
Licensed and insured
295 Broadway St., Cambridge
661-6915 492-8298

FOR EVERY TREE NEED!!

COMPLETE TREE REMOVALS
TRIMMING & PRUNING
LAND & LOT CLEARING
STUMP GRINDING • FIREWOOD
FULLY EQUIPPED & INSURED
REASONABLE RATES
DEPENDABLE • PROMPT
FREE ESTIMATES
ACRE
TREE SERVICE INC.
FORMERLY
A & C TREE SERVICE
SAUGUS 617 231-3126

DICK'S SALVAGE

Demolition debris removed. Int. & ext. demolition for restoration and fire jobs. Fully insured.
231-1427

GIRL SCOUTS

Be a leader among girls.
Call 482-1078.

PAINTING

B & J CONTRACTING

Wall papering, painting, Custom fence, brick work
General Contracting
Free Est./Exc. Refs.
491-5572(Ask for Bill)

ROBERT J. ROONEY PAINTING

Interior & Exterior
Lic. & Ins.
Wallpapering 969-4643

PAINTING BRUSH CO.

Interior & Exterior
Carpentry-Roofing
Complete Insurance Coverage
Free Estimates
776-5561

SHARPE PAINTING

All aspects Covered (int., Ext., Carpentry...)
A Touch of Class
At a Competitive Price
782-6289

CHARLES CHUTE PAINTING COMPANY

INTERIOR & EXTERIOR PAINTING - SPECIAL DECORATIVE FINISHES
65 BELMONT STREET
CAMBRIDGE, MASSACHUSETTS 02138
(617) 661-4526

MR. BILL'S

INT./EXT. Painting & Papering. Gutters & other repairs. Snow Plowing. Free ests.
William Kotzuba 662-8572

MIKE RONAN HOUSE PAINTING

Int.-Ext., Carpentry home remodeling
Quality workmanship
Cambridge, 497-9528
Somerville, 625-4713

PLUMBING/HEATING

Pavidis Plumbing & Heating Co.

Hot water heaters, boilers, baths and kitchens, gas fittings. Master lic. #9917
Residential - Commercial - Industrial
625-0397 • 667-5893

PLUMBING •HEATING•GAS

COMPLETE
KITCHEN•BATHROOM
REMODELING/CARPENTRY
GAS FITTINGS•BOILERS•APPLIANCES
WATER HEATERS•DRAIN CLEANING
Residential•Commercial 24 HR Service
ROBERT L. PANN, CO., INC.
207 Prospect St 864-2625
Master Plumber Lic. No. 6228

LIC. #21646 (617) 628-3505 GREG HALE

Plumbing-Heating-Gas Fitting
Emergency Service
24 Hours
Reasonable Rates - Free Estimates
Drains Cleaned
Seniors 10% Discount
Quality Work Insured

PLUMBING HEATING & GAS FITTING SERVICE

Remodeling & Repairing
Appliances Installed
Drains: Sewers & Water Pipes Installed & Repaired
No job too small or too large.
E. PUOPOLO & SON
Master Lic. No. 7158
648-5239 861-0371
Residential, Commercial

Call us at 628-6200 to place your ad.

ROOFERS

DICK - The roofer other roofers call when they can't find the leak!

40 yr. resident roofer, work guaranteed
SMALL JOB SPECIALIST
666-8756 Anytime

MSPCA on the move for animals

Massachusetts Society for the Prevention of Cruelty to Animals
(413) 736-2992

ROOFERS

ABOVE ALL!! YOUR ROOF!

GUTTER SPECIALISTS
Seamless Aluminum Gutters Installed
•FULL TRIM COVERAGE
FACIA & SOFIT COVERAGE
•CHIMNEY REPAIRS
VINYL SIDING & REPLACEMENT WINDOWS
CARROLL SONS ROOFERS INC.
A TRUSTED NAME SINCE 1962
FULLY INSURED 625-8334 667-6736 (Nights) FREE ESTIMATES

ROBERTO BROTHERS ROOFING

438-2809
OR 245-6430
Certified Rubber Roofing Applicator
Tar & Gravel Specialist
OWNER OPERATED FULLY INSURED
RESIDENTIAL• COMMERCIAL
• INDUSTRIAL
ACCOUNTS WELCOMED
FREE ESTIMATES

RABOIN ROOFING

Since 1922
Slate Specialist
New Flat & Rubber Roofs
Chimneys & Gutters
628-4554
Call Bill

Research saves lives.

American Heart Association
WE'RE FIGHTING FOR YOUR LIFE

Jim Barry Roofing Co., Inc.

Tar, Gravel, Reroofing
Shingles, Gutters, Slate
FULLY INSURED
OWNER OPERATED
625-2576
Jim Barry Keeps You Covered

TV REPAIRS

TV VCR SERVICE

In Home EST. $14.95
PHONE 272-1650
ANYTIME
TomKenTronics
Elect. Specialist
FCC Lic. Master Tech 2941

Dave Genick ARCO TV CO. 876-3100

Save $5 with this ad on color service call, Reg. $29.95 to $24.95 with ad. Expert V.C.R. Beta & stereo hookups & repairs. We install outside antennas and satellite dishes. "Expert repairs on Video Recorders, In-home Computers and Microwave Ovens."
Lic. 2978 M/C Visa Accepted

CALL US AT 628-1800 IF YOU HAVE A SERVICE YOU'D LIKE TO ADVERTISE.

CITY OF CAMBRIDGE
BOARD OF LICENSE COMMISSIONERS

Notice is hereby given that **Mauro Falcone,** doing business as **Angela's,** has applied for a common victualler's license to be exercised on the 1st floor at **746 Cambridge Street.** Said License if granted would allow food and non-alcoholic beverages to be sold, served, and consumed on said premises and would allow the applicant to maintain said premises as a restaurant to be open to all classes of the public and to have a seating capacity of 12 persons. Said license if granted would be exercised from 7 a.m. to 7 p.m. on weekdays and from 7 a.m. to 9 p.m. on Sundays. The applicant is not seeking to maintain any entertainment on the premises.

A hearing on said application will be held on Tuesday, March 28, 1989 at 6:00 P.M., in the Michael J. Lombardi Municipal Building, 2nd floor, 831 Massachusetts Avenue. Any persons wishing to comment on said application may attend the hearing, or such person may prior to the hearing submit a written statement to James Thaddeus McDavitt, Chairman of the License Commission, Michael J. Lombardi Municipal Building, 1st floor, 831 Massachusetts Avenue, Cambridge, Mass., 02139.

James Thaddeus McDavitt
Anthony G. Pacillilo
Thomas V. Scott
License Commission

(C)Mar.16

COMMONWEALTH OF MASSACHUSETTS
THE TRIAL COURT
THE PROBATE AND FAMILY COURT DEPARTMENT
PROBATE OF WILL
AND CODICILS WITHOUT SURETIES
Middlesex Division Docket No. 89P0990E
Estate of **Margoret J. Smith**
late of **Cambridge**
in the County of **Middlesex**
NOTICE

A petition has been presented in the above-captioned matter praying that a certain instrument purporting to be the last will and three codicils of said deceased may be proved and allowed and that **Ephraim S. King** of Takoma Park in the state of Maryland; and **Nelson H. Smith** of East Ryegate in the state of Vermont be appointed executors without giving surety on their bond.

If you desire to object to the allowance of said petition, you or your attorney must file a written appearance in said Court at Cambridge on or before 10:00 in the forenoon on April 6, 1989.

In addition you must file a written affidavit of objections to the petition, stating the specific facts and grounds upon which the objection is based, within (30) days after the return day (or such other time as the Court, on motion with notice to the petitioner, may allow) in accordance with Probate Rule 16.

Witness, Sheila E. McGovern, Esquire, First Justice of said Court at Cambridge, the second day of March in the year of our Lord one thousand nine hundred and eighty-nine.

Paul J. Cavanaugh
Register of Probate

(C)Mar.16

CITY OF CAMBRIDGE
BOARD OF LICENSE COMMISSIONERS

Notice is hereby given pursuant to General Laws, Chapter 148, that **Cambridge Associates Limited Partnership,** has applied for a parking garage for 390 cars and the keeping and storage of 3,900 gals. of gasoline in tanks of cars only at 35 Cambridgepark Drive. (One Alewife Place)

The hearing on this application will be held on Tuesday evening, March 28, 1989, at six o'clock, in the Michael J. Lombardi Municipal Building, 2nd floor, 831 Massachusetts Avenue, Cambridge.

James Thaddeus McDavitt
Anthony G. Pacillilo
Thomas V. Scott
License Commission

(C)Mar.16

COMMONWEALTH OF MASSACHUSETTS
THE TRIAL COURT
THE PROBATE AND
FAMILY COURT DEPARTMENT
Middlesex Division Docket No. 89P1161A
Estate of **Mary Lordan**
late of **Cambridge**
in the County of **Middlesex**
NOTICE

A petition has been presented in the above-captioned matter praying that **Amato V. Lepore** of Medford in the County of Middlesex, Public Administrator, be appointed administrator of said estate.

If you desire to object to the allowance of said petition, you or your attorney must file a written appearance in said Court at Cambridge on or before 10:00 in the forenoon on April 10, 1989.

Witness, Sheila E. McGovern, Esquire, First Justice of said Court at Cambridge, the sixth day of March in the year of our Lord one thousand nine hundred and eighty-nine.

Paul J. Cavanaugh
Register of Probate

(C)Mar.16

COMMONWEALTH OF MASSACHUSETTS
THE TRIAL COURT
THE PROBATE AND
FAMILY COURT DEPARTMENT
Middlesex Division Docket No. 89P1082GI
Notice of Guardianship
Mentally Ill - Without Sureties
NOTICE

To **Mary Peters** of Cambridge in said County Middlesex and her heirs apparent or presumptive.

A petition has been presented in the above-captioned matter alleging that said Mary Peters is a mentally ill person and praying that **Lillian Amann** of Oracut in the County of Middlesex or some other suitable person be appointed her guardian.

If you desire to object to the allowance of said petition, you or your attorney must file a written appearance in said Court at Cambridge on or before April 6, 1989.

Witness, Sheila E. McGovern, Esquire, First Justice of said Court at Cambridge, the second of March, in the year of our Lord one thousand nine hundred and eighty-nine.

Paul J. Cavanaugh
Register of Probate

(C)Mar.16

CITY OF CAMBRIDGE
BOARD OF LICENSE COMMISSIONERS

Pursuant to General Laws, Chapter 140, section 177A notice is hereby given that the License Commission has received an application for **one video game** in addition to one already applied for at the **Light House Restaurant, Inc.,** d/b/a **Thai Seafood, Edgar Thompson, Manager** at 59 John F. Kennedy Street.

The hearing on this application will be held on Tuesday evening, March 28, 1989, at six o'clock, in the Barbara Ackermann Room, Room 200, City Hall.

James Thaddeus McDavitt
Anthony G. Pacillilo
Thomas V. Scott
License Commission

(C)Mar.16

CITY OF CAMBRIDGE
PURCHASING DEPARTMENT

Sealed proposals will be received at the Office of the Purchasing Agent, Room 303, City Hall, Cambridge, Mass., until 11:00 o'clock A.M. Thursday, March 30, 1989 at which time and place they will be publicly opened and read for furnishing the following to the City of Cambridge:

Traffic Control Signal Installation
Sopa Tissues
Transportation Services
Lease/Purchase of C-Arm.

See proposal for bid deposit.

The City of Cambridge reserves the right to waive any informalities or to reject any or all proposals.

Specifications may be obtained at the Office of the Purchasing Agent, Room 303, City Hall, Cambridge, Mass.

Each proposal must be in a sealed envelope plainly marked "Proposal for 'Designate Item' " and addressed to Barbara L. Duffy, Purchasing Agent, City Hall, Cambridge, Massachusetts.

Barbara L. Duffy
Purchasing Agent

(C)Mar.16,23

COMMONWEALTH OF MASSACHUSETTS
Middlesex, ss. Probate Court
No. 88D 3737

SUMMONS BY PUBLICATION
Emanuel Calouro Plaintiff
vs.
Maria F. Calouro Defendant

To the above-named Defendant:

A complaint has been presented to this Court by your spouse, Emanuel Calouro, seeking a Divorce.

You are required to serve upon Bernard R. Silva, Jr., plaintiff's attorney, whose address is 186 Alewife Brook Parkway, Cambridge, MA 02138 your answer on or before May 29, 1989. If you fail to do so, the Court will proceed to the hearing and adjudication of this action. You are also required to file a copy of your answer in the office of the Register of this Court at Cambridge.

Witness Sheila E. McGovern, Esq., First Judge of said Court at Cambridge.
February 16, 1989

Paul J. Cavanaugh
Register of Probate

(C)Mar.9,16,23

NOTICE OF THE
SCHOOL COMMITTEE
456 Broadway
Cambridge, Ma. 02138

Sealed proposals will be received at the Office of the Manager of Procurement, 159 Thorndike Street, Cambridge, Ma. 02141, until Thursday, March 30, 1989 at 11:00 A.M. at which time they will be publicly opened and read for:

Engineering Services for AHERA Inspection & Management Plans.

Specifications and forms of proposals will be available at the Office of the Manager of Procurement on and after Thursday, March 16, 1989.

Attention is called to requirements for equal opportunity employment on part of vendors. The department encourages participation in this bid of minority and women owned businesses.

Mary Lou McGrath
Superintendent of Schools

(C)Mar.16

PUBLIC NOTICE
RELATIVE TO ZONING
CITY OF CAMBRIDGE
MASSACHUSETTS
Office of the City Clerk.

Notice is hereby given that in accordance with the provisions of Chapter 40A, Section 5 of the General Laws, Tercentenary Edition and amendments thereto, that the Committee on Ordinances, comprised of the entire membership of the City Council, will hold a public hearing on Wednesday, March 29, 1989 at 8:30 p.m. in the Sullivan Chamber, City Hall, Cambridge, Massachusetts on a **petition by the Planning Board to amend the Zoning Ordinances of the City of Cambridge by deleting the existing Section 11.10 - Townhouse Development and substituting a new Section 11.10 in its place.** The new Townhouse Ordinance would contain a new Section 11.127 which would prevent a townhouse development from utilizing any bonus provisions where a preferably preserved building as defined under the Demolition Ordinance is destroyed. The Floor Area Ratio bonuses are eliminated in Residence B and C-1 Districts for lots of less than 15,000 square feet, and a bonus of 10% is permitted on larger lots. The side and rear yard setback bonuses are eliminated. Other changes are clarifications to the interpretation or intent of the ordinance including changes to definitions contained in Article 2.000.

Copies of this petition are on file in the Office of the City Clerk, City Hall, Cambridge, Massachusetts.

All persons interested in this matter may appear at this time and be heard.

For the Committee,
Councillor William H. Walsh
Chairman

(C)Mar.9.16

COMMONWEALTH OF MASSACHUSETTS
Middlesex, ss. Probate Court
No. 88P2578A

NOTICE OF FIDUCIARY'S ACCOUNT

To all persons interested in the estate of **Mary E. Mullin** late of Cambridge, in said County, deceased:

You are hereby notified pursuant to Mass. R.Civ.P. Rule 72 that the 1st and final account of **Paul J. Ryan** as Administrator (the fiduciary) of said estate of said deceased has been presented to said Court for allowance.

If you desire to preserve your right to file an objection to said account, you or your attorney must file a written appearance in said Court at Cambridge on or before the 10th day of April, 1989, the return day of this citation. You may upon written request by registered or certified mail to the fiduciary, or to the attorney for the fiduciary, obtain without cost a copy of said account. If you desire to object to any item of said account, you must, in addition to filing a written appearance as aforesaid, file within thirty days after said return day or within such other time as the Court upon motion may order a written statement of each such item together with the grounds for each objection thereto, a copy to be served upon the fiduciary pursuant to Mass. R.Civ.P. Rule 5.

Witness, Sheila E. McGovern, Esquire, First Judge of said Court, this 7th day of March, 1989.

Paul J. Cavanaugh
Register

(C)Mar.16

COMMONWEALTH OF MASSACHUSETTS
THE TRIAL COURT
THE PROBATE AND FAMILY
COURT DEPARTMENT
PROBATE OF WILL
WITHOUT SURETIES
Middlesex Division Docket No. 89P0684E
Estate of **Donald W. Moreland**
also known as **Donald Winchester Moreland**
late of **Cambridge**
in the County of **Middlesex**
NOTICE

A petition has been presented in the above-captioned matter praying that a certain instrument purporting to be the last will of said deceased may be proved and allowed and that **Cambridge Trust Company** of Cambridge in the County of Middlesex be appointed executor without giving surety on its bond.

If you desire to object to the allowance of said petition, you or your attorney must file a written appearance in said Court at Cambridge on or before 10:00 in the forenoon on March 27, 1989.

In addition you must file a written affidavit of objections to the petition, stating the specific facts and grounds upon which the objection is based, within (30) days after the return day (or such other time as the Court, on motion with notice to the petitioner, may allow) in accordance with Probate Rule 16.

Witness, Sheila E. McGovern, Esquire, First Justice of said Court at Cambridge, the twenty-first day of February in the year of our Lord one thousand nine hundred and eighty-nine.

Paul J. Cavanaugh
Register of Probate

(C)Mar.16

MASSACHUSETTS DEPARTMENT OF
ENVIRONMENTAL QUALITY ENGINEERING
ONE WINTER STREET
BOSTON MASSACHUSETTS 02108
TELEPHONE (617) 292-5673
PUBLIC NOTICE
GROUND WATER PERMIT
APPLICATION

Notice is hereby given that the following application for a ground water discharge permit is being processed and that the following action is being proposed thereon pursuant to Section 43 of Chapter 21 of the General Laws, and 314 CMR 5.00 and 6.00:

Applicant: **Lyman Real Estate Trust**
Permit No.: **0-453**
Facility Location: **445 Concord Avenue, Cambridge, MA 02138**
Type of Discharge: **Groundwater recovery/treatment system**
Quantity of Discharge: **20 gallons per minute**
Proposed Action: **Tentative Determination to issue permit**

A copy of the application, draft permit, and statement of basis or fact sheet relative to the draft permit may be obtained from the Division's Permit Section at the above address and telephone number. Comments on the proposed action or requests for a public hearing thereon pursuant to 314 CMR 2.07 must be filed with the Division at the above address within thirty (30) days of this notice.

Thomas C. McMahon
Director

(C)Mar.16

REQUEST FOR PROPOSAL
HOUSEHOLD HAZARDOUS WASTE COLLECTION
CITY OF CAMBRIDGE
CAMBRIDGE, MASSACHUSETTS 02139

Sealed proposals will be received at the Office of the Purchasing Agent, Room 303, City Hall, 795 Massachusetts Avenue, Cambridge, Massachusetts 02139 until 2:00 PM, on Thursday, March 30, 1989, at which time and place they will be publicly opened and read aloud for furnishing the following to the City of Cambridge:

The City of Cambridge, Massachusetts acting through the Department of Health and Hospitals is seeking proposals for services for a Household Hazardous Waste Collection Day.

Copies of the Request for Proposal may be obtained at the Office of the Purchasing Agent on and after March 16, 1989, between the hours of 8:30 A.M., and 5:00 P.M.

Successful offeror must be an Equal Opportunity Employer.

The City of Cambridge reserves the right to reject any and all proposals, waive any informalities in the proposal process, and accept the proposal deemed to be in the best interest of the City.

Bidders shall submit three (3) copies of their proposal in a sealed package, plainly marked "Proposal for Household Hazardous Waste Collection," and addressed to Barbara L. Duffy, Purchasing Agent, Room 303, City Hall, 795 Massachusetts Avenue, Cambridge, Mass. 02139.

Barbara L. Duffy
Purchasing Agent

(C)Mar.16,23

COMMONWEALTH OF MASSACHUSETTS
Middlesex, ss. **Probate Court**
No. 84P1890GI

NOTICE OF FIDUCIARY'S ACCOUNT

To all persons interested in the estate of **Louise Jones** (late) of Cambridge in said County:

You are hereby notified pursuant to Mass.R.Civ.P. Rule 72 that the First and Final account(s) of **Family and Children's Service of Greater Lynn, Inc.** as temporary guardian of said ward has been presented to said Court for allowance.

If you desire to preserve your right to file an objection to said account(s), you or your attorney must file a written appearance in said Court at Cambridge on or before the fourth day of April, 1989, the return day of this citation. You may upon written request by registered or certified mail to the fiduciary or to the attorney for the fiduciary obtain without cost a copy of said account(s). If you desire to object to any item of said account(s), you must, in addition to filing a written appearance as aforesaid, file within thirty days after said return day or within such other time as the Court upon motion may order a written statement of each such item together with the grounds for each objection thereto, a copy to be served upon the fiduciary pursuant to Mass.R.Civ.P. Rule 5.

Witness, Sheila E. McGovern, Esquire, First Judge of Said Court, this 28th day of February, 1989.

Paul J. Cavanaugh
Register

(C)Mar.16

COMMONWEALTH OF MASSACHUSETTS
Middlesex, ss. **Probate Court**
No. 322207

NOTICE OF FIDUCIARY'S ACCOUNT

To all persons interested in the estate of **Frederica Davis Watson** late of Cambridge, in said County, deceased.

You are hereby notified pursuant to Mass.R.Civ.P. Rule 72 that the third through seventh accounts of **Fiduciary Trust Company and William B. Tyler** as Trustees (the fiduciaries) under the will of said deceased for the benefit of **Eleanor W. Coolidge and Others** have been presented to said Court for allowance.

If you desire to preserve your right to file an objection to said accounts, you or your attorney must file a written appearance in said Court at Cambridge on or before the 4th day of April, 1989, the return day of this citation. You may upon written request by registered or certified mail to the fiduciaries, or to the attorney for the fiduciaries, obtain without cost a copy of said accounts. If you desire to object to any item of said accounts, you must, in addition to filing a written appearance as aforesaid, file within thirty days after said return day or within such other time as the Court upon motion may order a written statement of each such item together with the grounds for each objection thereto, a copy to be served upon the fiduciaries pursuant to Mass.R.Civ.P. Rule 5.

Witness, Sheila E. McGovern, Esquire, First Judge of said Court, this 28th day of February, 1989.

Paul J. Cavanaugh
Register

(C)Mar.16

CITY OF CAMBRIDGE
NOTICE OF A CONTINUED PUBLIC HEARING

Notice is hereby given, pursuant to the provisions of the **Wetlands Protection Act, M.G.L. ch. 131 sec. 40** that the Cambridge Conservation Commission will consider a Request for an Amended Order of Conditions for DEQE file no. 123-72 at a public hearing on Wednesday, March 22, 1989 at 7:30 p.m. in the Ackermann Room of Cambridge City Hall.

The hearing concerns a proposed change in the scheduling requirements for submittal of mitigation plans related to the construction of a storm drain outfall into the Charles River near the Weeks Foot Bridge in Cambridge.

Copies of the applicant's Request for an Amended Order of Conditions are available for review at the Conservation Commission office, 57 Inman Street, first floor, 498-9048.

(C)Mar.16

CITY OF CAMBRIDGE
PURCHASING DEPARTMENT

Sealed proposals will be received at the Office of the Purchasing Agent, Room 303, City Hall, Cambridge, Mass., until 11:00 o'clock A.M. Thursday, March 23, 1989 at which time and place they will be publicly opened and read for furnishing the following to the City of Cambridge.

Reproduction Services
Dictating Equipment
Aluminum Sign Blanks
Foley Catheter Trays, Urine Meters and Closed Urinary Drainage Bags

See proposal for bid deposit.

The City of Cambridge reserves the right to waive any informalities or to reject any or all proposals.

Specifications may be obtained at the Office of the Purchasing Agent, Room 303, City Hall, Cambridge, Mass.

Each proposal must be in a sealed envelope plainly marked "Proposal for 'Designate Item'" and addressed to Barbara L. Duffy, Purchasing Agent, City Hall, Cambridge, Massachusetts.

Barbara L. Duffy
Purchasing Agent

(C)Mar.9,16

CITY OF CAMBRIDGE
BOARD OF LICENSE COMMISSIONERS

Notice is hereby given that **St. John the Evangelist Church, 2254 Massachusetts Avenue, John E. Lowry, Jr., Festival Co-Chairperson,** has applied for a festival license to be exercised in the church parking lot, May 18-21, 1989. The hours are as follows:

Thursday, May 18, 1989 - 6-10 p.m.
Friday, May 19, 1989 - 6-10 p.m.
Saturday, May 20, 1989 - 11 a.m. - 10 p.m.
Sunday, May 21, 1989 - 1 p.m. - 8 p.m.

The application has also applied for a beer and wine license for the above mentioned dates.

The hearing on this application will be held on Tuesday, March 28, 1989, at six o'clock, in the Michael J. Lombardi Municipal Building, 2nd floor, 831 Massachusetts Avenue, Cambridge.

James Thaddeus McDavitt
Anthony G. Pasillo
Thomas V. Scott
License Commission

(C)Mar.16

COMMONWEALTH OF MASSACHUSETTS
Middlesex, ss. **Probate Court**
No. 84P1890CV

NOTICE OF FIDUCIARY'S ACCOUNT

To all persons interested in the estate of **Louise Jones** (late) of Cambridge in said County:

You are hereby notified pursuant to Mass.R.Civ.P. Rule 72 that the First and Final account(s) of **Family and Children's Service of Greater Lynn, Inc.** as Conservator of said Ward has been presented to said Court for allowance.

If you desire to preserve your right to file an objection to said account(s), you or your attorney must file a written appearance in said Court at Cambridge on or before the fourth day of April, 1989, the return day of this citation. You may upon written request by registered or certified mail to the fiduciary or to the attorney for the fiduciary obtain without cost a copy of said account(s). If you desire to object to any item of said account(s), you must, in addition to filing a written appearance as aforesaid, file within thirty days after said return day or within such other time as the Court upon motion may order a written statement of each such item together with the grounds for each objection thereto, a copy to be served upon the fiduciary pursuant to Mass.R.Civ.P. Rule 5.

Witness, Sheila E. McGovern, Esquire, First Judge of Said Court, this 28th day of February, 1989.

Paul J. Cavanaugh
Register

(C)Mar.16

COMMONWEALTH OF MASSACHUSETTS
THE TRIAL COURT
THE PROBATE AND FAMILY COURT DEPARTMENT
PROBATE OF WILL
WITHOUT SURETIES
Middlesex Division **Docket No. 89P1012E**

Estate of **Henry Wise**
late of **Cambridge**
in the County of **Middlesex**

NOTICE

A petition has been presented in the above-captioned matter praying that a certain instrument purporting to be the last will of said deceased may be proved and allowed and that **Pearl K. Wise** of Cambridge in the County of Middlesex; and **Robert L. Wise** of Belmont in the County of Middlesex be appointed executors without giving surety on their bond.

If you desire to object to the allowance of said petition, you or your attorney must file a written appearance in said Court at Cambridge on or before 10:00 in the forenoon on April 7, 1989.

In addition you must file a written affidavit of objections to the petition, stating the specific facts and grounds upon which the objection is based, within (30) days after the return day (or such other time as the Court, on motion with notice to the petitioner, may allow) in accordance with Probate Rule 16.

Witness, Sheila E. McGovern, Esquire, First Justice of said Court at Cambridge, the third day of March in the year of our Lord one thousand nine hundred and eighty-nine.

Paul J. Cavanaugh
Register of Probate

(C)Mar.16

PUBLIC NOTICE OF ENVIRONMENTAL REVIEW

Project: **Proposed Construction and Demolition Debris Transfer Station**
Location: **45 Mooney Street, Cambridge, MA 02138**
Proponent: **Mich-Lin Realty Trust**

The undersigned is submitting an Environmental Notification Form ("ENF") to the Secretary of Environmental Affairs on or before March 15, 1989.

This will initiate review of the above project pursuant to the Massachusetts Environmental Policy Act ("MEPA", G.L. c.30, secs. 61, 62-62H). Copies of the ENF may be obtained from: **GHR Engineering Associates, Inc., 109 Rhode Island Road, Lakeville, MA 02347 (508) 946-0700.**

Copies of the ENF are also being sent to the Conservation Commission and Planning Board of Cambridge, where they may be inspected.

The Secretary of Environmental Affairs will publish notice of the ENF in the Environmental Monitor, will receive public comments on the project for twenty days, and will then decide, within ten days, if an Environmental Impact Report is needed. A site visit and consultation session may be scheduled. All persons wishing to comment on the project, or to be notified of a site visit or consultation session, should write to the Secretary of Environmental Affairs, 100 Cambridge Street, Boston, Massachusetts 02202, Attention: MEPA Unit, referencing the above project.

By Mich-Lin Realty Trust

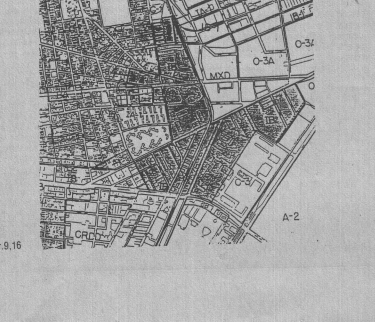
(C)Mar.16

PUBLIC NOTICE
RELATIVE TO ZONING
CITY OF CAMBRIDGE
MASSACHUSETTS
Office of the City Clerk

Notice is hereby given that in accordance with the provisions of Chapter 40A, Section 5 of the General Laws, Tercentenary Edition and amendments thereto, that the Committee on Ordinances, comprised of the entire membership of the City Council, will hold a public hearing on Wednesday, March 29, 1989 at 7:00 P.M. in the Sullivan Chamber, City Hall, Cambridge, Massachusetts on a **petition by the City Council to amend the text of the Zoning Ordinances of the City of Cambridge by creating a new Section 3.17 — Industry B Interim Planning Overlay District** on those areas identified on the accompanying map. The Interim District would modify the Industry B dimensional requirements by reducing the permitted FAR from 4.0 to 3.0 and by imposing a height limit of 60 feet, or 35 feet within 125 feet of a residential district. The district will be in effect until April 1, 1989.

Copies of this petition are on file in the Office of the City Clerk, City Hall, Cambridge, Massachusetts. All persons interested in this matter may appear at this time and be heard.

For the Committee,
Councillor William H. Walsh,
Chairman



(C)Mar.9,16

COMMONWEALTH OF MASSACHUSETTS
Middlesex, ss. **Probate Court**
No. 88P1786

NOTICE OF FIDUCIARY'S ACCOUNT

To all persons interested in the estate of **Alfred F. Jones** late of Cambridge, in said County, deceased.

You are hereby notified pursuant to Mass.R.Civ.P. Rule 72 that the First and Final account of **Richard H. Shamberg** as Public Administrator (the fiduciary) of said estate has been presented to said Court for allowance.

If you desire to preserve your right to file an objection to said account, you or your attorney must file a written appearance in said Court at Cambridge on or before the 7th day of April, 1989, the return day of this citation. You may upon written request by registered or certified mail to the fiduciary, or to the attorney for the fiduciary, obtain without cost a copy of said account. If you desire to object to any item of said account, you must, in addition to filing a written appearance as aforesaid, file within thirty days after said return day or within such other time as the Court upon motion may order a written statement of each such item together with the grounds for each objection thereto, a copy to be served upon the fiduciary pursuant to Mass.R.Civ.P. Rule 5.

Witness, Sheila E. McGovern, Esquire, First Judge of said Court, this 3rd day of March, 1989.

Paul J. Cavanaugh
Register

(C)Mar.16

CITY OF CAMBRIDGE
RENT CONTROL BOARD
REGULATION SERIES No. 106
1989 General Adjustment of Rents

Pursuant to Section 7 of the Rent Control Act (Chapter 36 of the Acts of 1976) the Rent Control Board (Board) hereby adopts a General Adjustment of rents which will adjust the present maximum lawful rent by a percentage to account for the following factors:

For Class A, N, and L units this adjustment takes account of increases and decreases in real estate taxes since the last general adjustment.

For Class A, N, and L units this adjustment takes account of estimated increases and decreases in the cost of heating or heating and hot water fuel(s) (oil, gas, electricity, steam) as applied to fuel consumption allowed in the last General Adjustment or as otherwise determined by the Board, limited by a fuel efficiency standard.

For Class A, N, and L units this adjustment takes account of estimated increases in other operating expenses, for example, water, maintenance and repair, and insurance, to 1988.

For Class A units this adjustment increases base year net operating income to a level equal to 80% of the change in the yearly average of the Implicit Price Deflator from the unit's base year to 1988.

For Class N units this adjustment increases estimated base year net operating income to a level equal to 75% of the change in the yearly average of the Implicit Price Deflator from 1967 to 1988.

For Class L units this adjustment increases estimated base year net operating income to a level equal to 75% of the change in the yearly average of the Implicit Price Deflator from the unit's base year to 1988.

106-01 Definitions

The following words or phrases as used in this Regulation Series shall have the following meanings:

(a) "Annual Rent Roll": rent roll that includes twelve times the aggregate of the monthly maximum lawful rent for each controlled rental unit in the building, including an imputed maximum rent, if necessary, for any unit or units occupied by the owner, janitor, superintendent, or building manager, or any exempt residential rental unit equal to the per room average maximum rent for controlled rental units in the building.

(b) "Assessed Value": the valuation of the building or unit as assessed by the City of Cambridge for real estate taxes before any exemptions are deducted.

(c) "Base Year": the year that the Board has determined shall be used to determine FNOI or FNOI+ through the use of real or imputed income and expenses for that year.

(d) "Controlled Rental Property": property or building that contains any controlled rental unit(s).

(e) "Date of Classification": date of the original notice issued in accordance with the provisions of Regulations 106-08(a) and 106-10.

(f) "Imputed Capital Improvements": any capital improvement approved by the Board for which the amortization period assigned by the Board has not expired or has not been rescinded.

(g) "Fair Net Operating Income Plus (FNOI+)": the maximum lawful rent, minus heat expense (if any), minus real estate taxes, and minus any unexpired capital improvements included in the rent structure.

(h) "Maximum Lawful Rent": rent currently in effect by approval of the Board on the date of classification, whether or not collected or collectible from present tenants. The term maximum lawful rent shall not include separately approved charges for furniture, parking or other services.

(i) "Rent Adjustment Approved by the Board Pursuant to Regulation Series No. 72": rent adjustments approved by the Board pursuant to the provisions of Regulation Series No. 72; and rent adjustments approved pursuant to Regulation Series No. 73; and rent adjustments approved pursuant to adjustments approved pursuant to Regulation Series No. 73; and rent adjustments approved pursuant to Regulation Series No. 77, if the adjustment was actually calculated according to the provisions of Regulation Series No. 72.

(j) "1984/1985 General Adjustment": Regulation Series 100 and 101, approved by the Board on November 14, 20, 1984 and February 6, 1985.

(k) "1986 General Adjustment": a continuation of the 1984/1985 General Adjustment, Regulation Series 102 and 103 approved by the Board on December 10, 1986.

(l) "1987 General Adjustment": Regulation Series 104 and 105, approved by the Board on August 12, 1987.

106-02 Conditions Precedent to Adjustment for Controlled Rental Units

Maximum lawful rents in effect as of the date of classification for all Class A, N, and L rental units in the City of Cambridge shall be adjusted pursuant to this Regulation Series.

(a) No maximum lawful rent shall be increased unless and/or until the following conditions have been satisfied:

(1) the landlord shall have registered such unit as required by Regulation Series No. 20 no later than December 31, 1988.

(2) notice shall have been given by the Rent Control Board as provided in Regulation No. 106-08(a).

106-03 Condition Precedent to Adjustment for Exempt Rental Units

Landlords of currently exempt properties may petition the Board to classify and adjust the unit(s) in their exempt property pursuant to this Regulation Series.

106-04 Adjustment Classes

Controlled rental units shall be classified as Class A, N, L, P, and F units and shall be further classified pursuant to the subclassification set forth in Regulation 106-07. All classifications are independent of each other.

(a) Class A units are units located in a controlled rental property that has received an individual rent adjustment pursuant to the provisions of Regulation Series No. 72, and that adjustment was completed as of February 8, 1989.

(b) Class N units are units located in a controlled rental property that has not received an individual rent adjustment pursuant to the provisions of Regulation Series No. 72 completed as of February 8, 1989. Class N units became controlled prior to March 31, 1976.

(c) Class L units are units located in a controlled rental property that has not received an individual rent adjustment pursuant to the provisions of Regulation Series No. 72 and which has base year rents between the 1976 and 1988. Class L units became controlled because they changed from exempt to controlled status on or after March 31, 1976.

(d) Class P units are units that have pending individual rent adjustments filed pursuant to the provisions of Regulation 72 and 73 in which 1988 is claimed as the expense year.

(e) Class F units are units not classified as Class A, N, L, or P units and are:

(1) units in a controlled rental property registered after December 31, 1988 as a result of a change from exempt to controlled status; or

(2) units for which the information necessary to classify a unit pursuant to this Regulation Series as Class A, N, L, or P, inclusive, is either incomplete or unavailable, provided that such units may be reclassified if such information becomes complete or available; or

(3) units for which information necessary to calculate an adjustment pursuant to this Regulation Series is either incomplete or unavailable, provided that such units may be reclassified if such information becomes complete or available.

106-05 Adjustment Methods

A complete list of the adjustment factors, fuel allowances, and the tax rate is set forth in the Appendix attached hereto.

(a) Adjustment Method for Class A Units

(1) All operating expenses (minus heating fuel and real estate taxes, and not including capital improvements) allowed in the most recent rent adjustment approved by the Board pursuant to Regulation Series No. 72 will be multiplied by a factor derived from the ratio of 4.09 (the Board established 1988 "other operating expenses" index) and a number which is the Board established other operating expenses index for the expense year established in the Regulation Series No. 72 rent adjustment. This will account for estimated increases from the expense year to 1988 in operating expenses, other than heating fuel and real estate taxes, and will produce the adjusted other operating expenses.

(2) The base year net operating income allowed in the most recent rent adjustment approved by the Board pursuant to Regulation Series No. 72 will be multiplied by a factor which will increase the allowed base year net operating income to 80% (percent) of the change in the yearly average of the Implicit Price Deflator (IPD) from the base year to 1988. This calculation will produce the adjusted net operating income, except as provided for in (3) below.

(3) The adjusted net operating income (as produced by the calculation in Regulation 106-05(a) (2) above) will be compared with the net operating income allowed in the most recent rent adjustment approved by the Board pursuant to Regulation Series No. 72. The greater number of this comparison will become the adjusted net operating income for the purposes of this General Adjustment.

(4) If the landlord provides heat or hot water as services included in the rent, the landlord must properly complete and return a "fuel questionnaire," if so requested. Failure to comply with the request will result in a zero allowance for fuel. If no "fuel questionnaire" is requested, the Board will use consumption data from the 1987 General Adjustment. The Board will allow the quantity of heating and/or hot water fuel so used by the controlled rental property, as determined by the Board after review of documentation submitted by the landlord with the appropriate "fuel questionnaire," except that any fuel usage so determined will be limited by the fuel efficiency standard set forth in Regulation 106-06(b). This amount will be multiplied by the price range set forth in Regulation 106-06(c).

(5) The assessed value of the controlled rental property as determined by the City of Cambridge Assessor's Office for fiscal year 1989, excluding any commercial assessment(s), will be multiplied by the fiscal 1989 tax rate.

(6) The amounts established by the calculations in (1), (2) and/or (3), (4), and (5) above will be added to the yearly amount of unexpired capital improvement expenses previously allowed by the Board pursuant to Regulation Series Nos. 72, 73, 75, 76, and/or 77 to establish the 1989 new maximum lawful General Adjustment rents for controlled rental units in Class A.

(b) Adjustment Method for Class N Units

(1) The actual 1967 FNOI+ or the 1967 FNOI+ imputed as a result of the 1986 General Adjustment or otherwise, will be multiplied by a factor of 3.12. This calculation will produce the adjusted FNOI+ and will account for 75% (percent) of the change in the Implicit Price Deflator (IPD) from 1967 to 1988 for estimated net operating income and 100% (percent) of the estimated increase in operating expenses other than heating fuel and real estate taxes.

(2) If the landlord provides heat or hot water as services included in the rent, the landlord must properly complete and return a "fuel questionnaire," if so requested. Failure to comply with the request will result in a zero allowance for fuel. If no "fuel questionnaire" is requested, the Board will use consumption data from the 1987 General Adjustment. The Board will allow the quantity of heating and/or hot water fuel so used by the controlled rental property, as determined by the Board after review of documentation submitted by the landlord with the appropriate "fuel questionnaire," except that any fuel usage so determined will be limited by the fuel efficiency standard set forth in Regulation 106-06(b). This amount will be multiplied by the price range set forth in Regulation 106-06(c).

(3) The assessed value of the controlled rental property as determined by the City of Cambridge Assessor's Office for fiscal year 1989, excluding any commercial assessment(s), will be multiplied by the fiscal 1989 tax rate.

(4) The amounts established by the calculations in (1). (2), and (3) above will be added to the yearly amount of unexpired capital improvement expenses previously allowed by the Board pursuant to Regulation Series Numbers 72, 73, 75, 76, and/or 77 to establish the 1989 new maximum lawful general adjustment rents for controlled rental units in Class N.

(c) Adjustment Method for Class L Units

(1) The base year FNOI+ as determined by the 1986 General Adjustment will be multiplied by a factor of 1.25 for properties with 1976-1983 base years.

For properties with 1984 or later base years, the base year FNOI+ will be multiplied by the following factors:

1.19 for properties with 1984 base years;
1.13 for properties with 1985 base years;
1.10 for properties with 1986 base years;
1.05 for properties with 1987 base years;
1.00 for properties with 1988 base years.

This calculation will produce the adjusted FNOI+ and will account for 75% (percent) of the change in the Implicit Price Deflator (IPD) from the base year to 1988 for estimated net operating income and 100% (percent) of the estimated increase in other operating expenses.

(2) If the landlord provides heat or hot water as services included in the rent, the landlord must properly complete and return a "fuel questionnaire," if so requested. Failure to comply with the request will result in a zero allowance for fuel. If no "fuel questionnaire" is requested, the Board will use consumption data from the 1987 General Adjustment. The Board will allow the quantity of heating and/or hot water fuel so used by the controlled rental property, as determined by the Board after review of documentation submitted by the landlord with the appropriate "fuel questionnaire," except that any fuel usage so determined will be limited by the fuel efficiency standard set forth in Regulation 106-06(b). This amount will be multiplied by the price range set forth in Regulation 106-06(c).

(3) The assessed value of the controlled rental property as determined by the City of Cambridge Assessor's Office for fiscal year 1989, excluding any commercial assessment(s), will be multiplied by the fiscal 1989 tax rate.

(4) The amounts established by the calculations in (1), (2) and/or (3), (4), and (5) above will be added to the yearly amount of unexpired capital improvement expenses previously allowed by the Board pursuant to Regulation Series Nos. 72, 73, 75, 76, and/or 77 to establish the 1989 new maximum lawful General Adjustment rents for controlled rental units in Class L.

(d) Adjustment Method for Classes P and F Units

Units classified as P and F will not receive an adjustment pursuant to this Regulation. Units classified as Class F may receive an adjustment if they are reclassified into class A, N, or L, in accordance with Regulation 106-04(e) (2) or (3).

106-06 Fuel Consumption, Efficiency and Cost Standards

(a) The Board will apply the heating and/or heat and hot water fuel consumption amount allowed in the 1987 General Adjustment, except as set forth herein. If the Board finds that the fuel information from the 1987 General Adjustment was inadequate, information obtained thereafter shall be utilized. If substantial energy efficiency improvements were made pursuant to the provisions of Regulation Series Nos. 72, 75, or 76 since the 1987 General Adjustment, information obtained subsequent to the allowed improvements will be utilized. The Board will request updated fuel information from one-third of all controlled heated properties for the heating season from September 1, 1987 to August 31, 1988. Where the Board determines that insufficient information has been received to establish fuel usage, no fuel consumption amount will be included in this General Adjustment.

(b) Consumption of heating and/or hot water fuel in excess of 1.35 ccf's of natural gas or .97 gallons of oil per square foot of building area, as determined by the Board, shall be considered avoidable. In calculating this General Adjustment, the Board shall not allow fuel consumption of more than 1.35 ccf's of natural gas or .97 gallons of oil per square foot of building area.

(c) The maximum allowable price for heating and/or hot water fuel will be $.72 per ccf for natural gas and $.86 per gallon for oil. Any amount in excess will be considered avoidable.

(1) The price allowed for gas will be the Commonwealth Gas Company domestic heating customer rates used in the 1987 General Adjustment as adjusted by the weighted average for the cost of gas adjustment (CGA) from May 1988 through April 1989.

(2) The price allowed for oil will be 74.2% of the amount allowed in the 1984/1985 General Adjustment, which will be between $.61 and $.86 per gallon, in increments established by the Board. Where the price is under $.59 per gallon for oil, the price allowed will be the actual price paid.

106-07 Adjustment Subclasses and Maximums

(a) Class A, N, and L units shall be further classified within one of sixteen (16) subclasses. The appropriate subclass will be determined by the percentage change of the annual rent roll, as defined in Regulation 106-01(a) on the date of classification, represented by the difference between the annual rent roll and the 1988 annual rent roll. Adjustment rents resulting from the application of the adjustment method set forth in Regulation 106-05. The allowed percentage will be limited by an adjustment range of 15% (percent) above the present maximum lawful rent, except as set forth in Regulation 106-07(b).

(1) units in subclass zero (0) through fifteen (15) receive a percentage increase in annual maximum legal rent as follows:

0, each unit receives no increase in the maximum lawful rent
1, each unit receives a 1% increase in the maximum lawful rent
2, each unit receives a 2% increase in the maximum lawful rent
3, each unit receives a 3% increase in the maximum lawful rent
4, each unit receives a 4% increase in the maximum lawful rent
5, each unit receives a 5% increase in the maximum lawful rent
6, each unit receives a 6% increase in the maximum lawful rent
7, each unit receives a 7% increase in the maximum lawful rent
8, each unit receives a 8% increase in the maximum lawful rent
9, each unit receives a 9% increase in the maximum lawful rent
10, each unit receives a 10% increase in the maximum lawful rent
11, each unit receives a 11% increase in the maximum lawful rent
12, each unit receives a 12% increase in the maximum lawful rent
13, each unit receives a 13% increase in the maximum lawful rent
14, each unit receives a 14% increase in the maximum lawful rent
15, each unit receives a 15% increase in the maximum lawful rent

(b) For Class A, N, and L units, when the real estate taxes are calculated in accordance with Regulation 106-05(a) (5), (b)(3), or (c)(3); and if solely as a result of this calculation, the increase in the present maximum lawful rent would exceed 15%, then the full amount of the real estate taxes will be allowed and the new maximum lawful rent will be permitted to increase to account for the full amount of the real estate taxes. Provided, however, that if this occurs, then no other adjustment for operating expenses, fuel, and taxes. Provided, however, that if this occurs, then no other adjustment for operating expenses, fuel, and net operating income to the present maximum lawful rent will be allowed.

(c) All adjustments to the maximum lawful rent allowed by the Board in accordance with the provisions of this Regulation Series shall be computed to the nearest whole dollar.

106-08 Procedures Governing Implementation of General Adjustment Rent Increases.

When a unit is classified according to the provisions of Regulation 106-04 and a determination of an increase in the maximum rent has been made by the Board in accordance with Regulations 106-05 and 106-07:

(a) The Board shall notify the landlord and occupant as to the adjusted maximum rent level, indicating the unit's classification and the amount of adjustment.

(b) The landlord and occupant must, within eighteen (18) days of the date of the notice required by Regulation 106-08(a) above, notify the Board of any error(s) made in said notice.

(c) After notice in accordance with Regulation 106-08(a), the landlord may inform the occupant of an increase in rent in accordance with the provisions of this Regulation Series, Regulation Series No. 107, and other applicable provisions of law.

(d) The occupant may inform the Board and the landlord of any conditions in the occupied unit or any common area conditions to which the provisions of Regulation Series No. 107 may apply.

106-09 Correction of Errors by Board

(a) The Board may at any time on its own initiative correct errors contained in its calculations and notices so that the calculations and notices become consistent with this Regulation Series.

(b) Corrections of errors made by the Board in the notice required by Regulation 106-08(a), may be effective as of the date of the new notice given by the Board pursuant to said section, or otherwise as the Board may determine.

106-10 Effective Dates of Rent Changes

Any increase in the maximum lawful rent allowed by the Board pursuant to this Regulation Series shall be effective on the date specified in the notice mailed pursuant to Regulation 106-08(a), subject to the provisions of this Regulation Series, Regulation Series No. 107 and other applicable provisions of law.

106-11 Miscellaneous Provisions

(a) No provision of this Regulation Series shall obligate a landlord to increase the rent of a controlled unit, but no landlord is permitted to demand, accept, receive, or retain any rent in excess of the maximum lawful rent established pursuant to this Regulation Series.

(b) No increase in rent shall be collectible from current occupants unless the landlord gives lawful written notice.

(c) It shall be just cause for eviction pursuant to Regulation 60-01 if the occupant refuses to agree to pay an increased rent not exceeding the maximum lawful rent established pursuant to this Regulation Series, provided however that:

(1) the occupant is a tenant-at-will and the landlord has given proper notice to terminate pursuant to Chapter 186, Section 12, of the General Laws of the Commonwealth of Massachusetts and pursuant to Board Regulation Series 50-11 and 50-12, and offered the occupant a new tenancy at a new rent level not exceeding the maximum lawful rent; or

(2) the occupant is a tenant under an existing valid lease and the landlord has given proper notice of a new rent, not exceeding the maximum lawful rent, in accordance with the terms of the lease.

(d) Any adjustment in maximum lawful rent allowed by the Board in accordance with the provisions of this Regulation Series may be subsequently adjusted by the Board pursuant to any other applicable regulation(s).

(e) If the landlord implements the increase allowed in this GA, the Board will not thereafter during calendar year 1989 accept a petition for rent adjustment pursuant to Regulations 72 and 73.

Approved by the Cambridge Rent Control Board by a vote of 3-1-1 on February 27, 1989.

Regulation Series No. 106
APPENDIX
1989 GA Factors

Class A

Base Year	NOI Adjustment	Expense Year	X	Adjustment
1967	2.77	1967		4.09
1968	2.66	1968		3.92
1969	2.54	1969		3.72
1970	2.42	1970		3.54
1971	2.31	1971		3.37
1972	2.23	1972		3.24
1973	2.12	1973		3.05
1974	1.95	1974		2.78
1975	1.79	1975		2.54
1976	1.72	1976		2.42
1977	1.63	1977		2.28
1978	1.53	1978		2.13
1979	1.44	1979		1.98
1980	1.33	1980		1.81
1981	1.24	1981		1.65
1982	1.18	1982		1.56
1983	1.14	1983		1.50
1984	1.11	1984		1.38
1985	1.08	1985		1.27
1986	1.06	1986		1.19
1987	1.03	1987		1.08
1988	1.00	1988		1.00

Class N

Base Year	FNOI+ Adjustment Factor
Actual or Imputed 1967 FNOI+	3.12

Class L

Base Year	Actual or Imputed FNOI+
1976-1983	1.25
1984	1.19
1985	1.13
1986	1.10
1987	1.05
1988	1.00

1989 G.A. Fuel Categories and Allowances

Gas

Category	Allowance
G1	$.72
G2	$.49
G6	$.69
G7	$.57

Oil

Category	Price Range	Allowance
01	$0.59-$0.63	$0.61
02	$0.63-$0.66	$0.65
03	$0.66-$0.70	$0.68
04	$0.70-$0.73	$0.72
05	$0.73-$0.77	$0.75
06	$0.77-$0.80	$0.79
07	$0.80-$0.84	$0.82
08	$0.84-$0.88	$0.86

1) any amount over $0.88 will be disallowed as an avoidable expense.
2) any amount under $0.59 will be treated at actual cost.

Tax Rate

$9.23 per $1,000 or assessed valuation.

(C)Mar.16

SERVICE DIRECTORY

•TV Repairs •House Repairs •Miscellaneous •Painting •Carpentry •Roofing •Plumbing •Electrical •Wallpapering •Tile, Floors •Masonry •Hot Top

CONSTRUCTION

PANN CONTRACTING
Complete Remodeling
Residential/Commercial
•Additions •Tile
•Renovations
•Kitchens
•Bathrooms
•Electrical
•Masonry
•Painting
•Demolition and Waste Removal



DESIGN-BUILD
Licensed and Insured
864-2625
24-Hour Service Available on All Building Trades
207 Prospect Street, Cambridge



NICK & MIKE'S PAINTING CO. INC.
RESIDENTIAL-COMMERCIAL
APARTMENTS-CONDOMINIUMS
OFFICES
QUALITY WORKMANSHIP DEPENDABLE SERVICE GET OUR BID BEFORE YOU CHOOSE A PAINTING CONTRACTOR
INTERIOR-EXTERIOR-PAINTING
CARPENTRY-ROOFING-GUTTER
FULL INS. COVERAGE-WORKMEN'S COMP.
SINCE 1965 FREE ESTIMATES
628-5130 628-5133

GENERAL CONTRACTOR
Exterior-Interior
REMODELING
RENOVATIONS
REPAIRS
ADDITIONS
RESIDENTIAL/ COMMERCIAL
J.P. Puopolo, Inc.
643-5926
38 YEARS EXPERIENCE
LIC. INSURED

Call us at 628-6200 to place your ad.

H.F. FENOCHETTI
Carpenter Contractor
Licensed
Remodeling - Additions
Porches - Repairs
M16-8356 Estimates
646-8356 646-8356

LOREN CONSTRUCTION CO.
GENERAL CONTRACTOR
FULLY LIC. & INS. CRAFTSMEN
RESIDENTIAL & COMMERCIAL
Free estimates, No Obligations,
No Chase Calls
Fair & Reasonable Prices
Satisfaction Guaranteed
Call: 395-0202

T. G. CONSTRUCTION
Carpentry, kit. remodelling, addition, attic & basement conversion. Deck, gutters, siding and paint.
TIM 782-9268

Lower the numbers and raise your odds.
Controlling your blood pressure can reduce your chances of heart disease. Have your blood pressure checked. And keep it in check for life.
American Heart Association
WE'RE FIGHTING FOR YOUR LIFE

ASPHALT/ PAVING

DRIVEWAYS
BY
DIAMOND
EXCAVATING
CONSTRUCTION & PAVING
FOUNDATIONS
OVER 30 YEARS EXPERIENCE
...FULLY GUARANTEED...
[redacted] OFFER - A FREE 5 YEAR GUARANTEE FOR ANY NEW DRIVEWAY
CONTRACTED NOW!
(OFFER EXPIRES APRIL 1ST, 1989)
CALL NOW FOR FREE PROMPT ESTIMATE
617-273-0683 • 508-667-5399

CONSTRUCTION

BORGES UPHOLSTERY
Custom reupholstering, slipcovers. Foam cut to sizes. Wide selection of fabrics. Free est. Free pick-up/delivery.
10% Discount with this ad.
628-4310

PALMACCI
GENERAL CONTRACTING
Residential & Commercial
Licensed & Insured
Free Estimates
617-387-3263

JACK'S HOME REPAIR
•Porches
•Gutters
•Painting
•Bathrooms/Kitchens
•Siding
•Slate
•Chimneys
776-7937

Sean Egan
Plastering Contractor
Ceilings a specialty, also stucco work
Free Est.
935-2441 933-8631

S & S ACOUSTICAL CEILINGS
10x8 Room $100.00
Including labor & material.
For FREE estimate
Call 646-9225

ELECTRICIANS

Crowley Electric
Lic. #E14563
Free est. 220 volt changeovers and wiring for elec. dryers, outlets, switches, ranges and disposals. Lowest prices.
625-7905 or 272-7034

BRENDAN COGAVIN
Electrician Lic. . # E25871
Specializing in Smoke & Heat Detectors
220 Volt Changeovers
Fully Insured
628-2037 Bus. 438-6990 Res.

MISCELLANEOUS

BURK BUILDING ASSOCIATES, INC.
•ADDITIONS •REMODELING
•KITCHEN DESIGN
Licensed and insured
295 Broadway St., Cambridge
661-6915 492-8298

FOR EVERY TREE NEED!!
COMPLETE TREE REMOVALS
TRIMMMING & PRUNING
LAND & LOT CLEARING
STUMP GRINDING • FIREWOOD
FULLY EQUIPPED & INSURED
REASONABLE RATES
DEPENDABLE • PROMPT
FREE ESTIMATES
ACRE TREE SERVICE INC.
FORMERLY
A & C TREE SERVICE
SAUGUS 617 231-3126

DICK'S SALVAGE
Demolition debris removed. Int. & ext. demolition for restoration and fire jobs. Fully insured.
231-1427

GIRL SCOUTS
Be a leader among girls.
Call 482-1078.

PAINTING

B & J CONTRACTING
Wall papering, painting, Custom fence, brick work
General Contracting
Free Est./Exc. Refs.
491-5572(Ask for Bill)

ROBERT J. ROONEY
PAINTING
Interior & Exterior
Lic. & Ins.
Wallpapering 969-4643

PAINTING BRUSH CO.
Interior & Exterior
Carpentry-Roofing
Complete Insurance Coverage
Free Estimates
776-5561

SHARPE PAINTING
All aspects Covered
(int., Ext., Carpentry...)
A Touch of Class
At a Competitive Price
782-6289

CHARLES CHUTE PAINTING COMPANY
INTERIOR & EXTERIOR PAINTING -
SPECIAL DECORATIVE FINISHES
65 BELMONT STREET
CAMBRIDGE, MASSACHUSETTS 02138
(617) 661-4526

MR. BILL'S
INT./EXT. Painting & Papering. Gutters & other repairs. Snow Plowing. Free ests.
William Kotzuba 662-8572

MIKE RONAN HOUSE PAINTING
Int.-Ext., Carpentry
home remodeling
Quality workmanship
Cambridge, 497-9528
Somerville, 625-4713

PLUMBING/HEATING

Pavidis Plumbing & Heating Co.
Hot water heaters, boilers, baths and kitchens, gas fittings. Master lic. #9917
Residential - Commercial - Industrial
625-0397 • 667-5893

PLUMBING •HEATING•GAS
COMPLETE
KITCHEN•BATHROOM
REMODELING/CARPENTRY
GAS FITTINGS•BOILERS•APPLIANCES
WATER HEATERS•DRAIN CLEANING
Residential•Commercial 24 HR Service
ROBERT L. PANN, CO., INC.
207 Prospect St 864-2625
Master Plumber Lic. No. 6228

LIC. #21646 (617) 628-3505
GREG HALE
Plumbing-Heating-Gas Fitting
Emergency Service
24 Hours
Reasonable Rates - Free Estimates
Drains Cleaned
Seniors 10% Discount
Quality Work Insured

PLUMBING HEATING & GAS FITTING SERVICE
Remodeling & Repairing
Appliances Installed
Drains: Sewers & Water Pipes Installed & Repaired
No job too small or too large.
E. PUOPOLO & SON
Master Lic. No. 7158
648-5239 861-0371
Residential, Commercial

Call us at 628-6200 to place your ad.

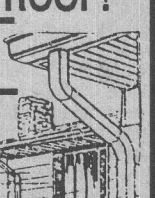
MSPCA on the move for animals
Massachusetts Society for the Prevention of Cruelty to Animals
(413) 736-2992

ROOFERS

DICK - The roofer other roofers call when they can't find the leak!
40 yr. resident roofer, work guaranteed
SMALL JOB SPECIALIST
666-8756 Anytime

ROOFERS

ABOVE ALL!! YOUR ROOF!
GUTTER SPECIALISTS
Seamless Aluminum Gutters Installed
•FULL TRIM COVERAGE
FACIA & SOFIT COVERAGE
•CHIMNEY REPAIRS
VINYL SIDING & REPLACEMENT WINDOWS



CARROLL SONS ROOFERS INC.
A TRUSTED NAME SINCE 1962
FULLY INSURED 625-8334 667-6736 (Nights) FREE ESTIMATES

ROBERTO BROTHERS ROOFING
438-2809
OR 245-6430
Certified Rubber Roofing Applicator
Tar & Gravel Specialist
OWNER OPERATED FULLY INSURED
RESIDENTIAL• COMMERCIAL
• INDUSTRIAL
ACCOUNTS WELCOMED
FREE ESTIMATES

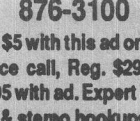
RABOIN ROOFING
Since 1922
Slate Specialist
New Flat & Rubber Roofs
Chimneys & Gutters
628-4554
Call Bill

Research saves lives.
American Heart Association
WE'RE FIGHTING FOR YOUR LIFE

Jim Barry Roofing Co., Inc.
Tar, Gravel, Reroofing
Shingles, Gutters, Slate
FULLY INSURED
OWNER OPERATED
625-2576
Jim Barry Keeps You Covered

TV REPAIRS

TV VCR SERVICE
In Home EST. $14.95
PHONE ANYTIME 272-1650
TomKenTronics
Elect. Specialist
FCC Lic. Master Tech 2941



Dave Gonick
ARCO TV CO.
876-3100
Save $5 with this ad on color service call, Reg. $29.95 to $24.95 with ad. Expert V.C.R. Beta & stereo hookups & repairs. We install outside antennas and satellite dishes. "Expert repairs on Video Recorders, In-home Computers and Microwave Ovens."
Lic. 2978 M/C Visa Accepted

CALL US AT 628-1800 IF YOU HAVE A SERVICE YOU'D LIKE TO ADVERTISE.

CITY OF CAMBRIDGE
BOARD OF LICENSE COMMISSIONERS

Notice is hereby given that **Mauro Falcone,** doing business as **Angela's,** has applied for a common victualler's license to be exercised on the 1st floor at **746 Cambridge Street.** Said License if granted would allow food and non-alcoholic beverages to be sold, served, and consumed on said premises and would allow the applicant to maintain said premises as a restaurant to be open to all classes of the public and to have a seating capacity of 12 persons. Said license if granted would be exercised from 7 a.m. to 7 p.m. on weekdays and from 7 a.m. to 9 p.m. on Sundays. The applicant is not seeking to maintain any entertainment on the premises.

A hearing on said application will be held on Tuesday, March 28, 1989 at 6:00 P.M., in the Michael J. Lombardi Municipal Building, 2nd floor, 831 Massachusetts Avenue. Any persons wishing to comment on said application may attend the hearing, or such person may prior to the hearing submit a written statement to James Thaddeus McDavitt, Chairman of the License Commission, Michael J. Lombardi Municipal Building, 1st floor, 831 Massachusetts Avenue, Cambridge, Mass., 02139.

James Thaddeus McDavitt
Anthony G. Paolillo
Thomas V. Scott
License Commission

(C)Mar.16

COMMONWEALTH OF MASSACHUSETTS
THE TRIAL COURT
THE PROBATE AND FAMILY COURT DEPARTMENT
PROBATE OF WILL AND CODICILS WITHOUT SURETIES
Middlesex Division Docket No. 89P0990E
Estate of **Margoret J. Smith**
late of **Cambridge**
in the County of **Middlesex**
NOTICE

A petition has been presented in the above-captioned matter praying that a certain instrument purporting to be the last will and three codicils of said deceased may be proved and allowed and that **Ephraim S. King** of Takoma Park in the state of Maryland; and **Nelson H. Smith** of East Ryegate in the state of Vermont be appointed executors without giving surety on their bond.

If you desire to object to the allowance of said petition, you or your attorney must file a written appearance in said Court at Cambridge on or before 10:00 in the forenoon on April 6, 1989.

In addition you must file a written affidavit of objections to the petition, stating the specific facts and grounds upon which the objection is based, within (30) days after the return day (or such other time as the Court, on motion with notice to the petitioner, may allow) in accordance with Probate Rule 16.

Witness, Sheila E. McGovern, Esquire, First Justice of said Court at Cambridge, the second day of March in the year of our Lord one thousand nine hundred and eighty-nine.

Paul J. Cavanaugh
Register of Probate

(C)Mar.16

CITY OF CAMBRIDGE
BOARD OF LICENSE COMMISSIONERS

Notice is hereby given pursuant to General Laws, Chapter 148, that **Cambridge Associates Limited Partnership,** has applied for a parking garage for 390 cars and the keeping and storage of 3,900 gals. of gasoline in tanks of cars only at 35 Cambridgepark Drive. (One Alewife Place)

The hearing on this application will be held on Tuesday evening, March 28, 1989, at six o'clock, in the Michael J. Lombardi Municipal Building, 2nd floor, 831 Massachusetts Avenue, Cambridge.

James Thaddeus McDavitt
Anthony G. Paolillo
Thomas V. Scott
License Commission

(C)Mar.16

COMMONWEALTH OF MASSACHUSETTS
THE TRIAL COURT
THE PROBATE AND FAMILY COURT DEPARTMENT
Middlesex Division Docket No. 89P1161A
Estate of **Mary Lordan**
late of **Cambridge**
in the County of **Middlesex**
NOTICE

A petition has been presented in the above-captioned matter praying that **Amato V. Lepore** of Medford in the County of Middlesex, Public Administrator, be appointed administrator of said estate.

If you desire to object to the allowance of said petition, you or your attorney must file a written appearance in said Court at Cambridge on or before 10:00 in the forenoon on April 10, 1989.

Witness, Sheila E. McGovern, Esquire, First Justice of said Court at Cambridge, the sixth day of March in the year of our Lord one thousand nine hundred and eighty-nine.

Paul J. Cavanaugh
Register of Probate

(C)Mar.16

COMMONWEALTH OF MASSACHUSETTS
THE TRIAL COURT
THE PROBATE AND FAMILY COURT DEPARTMENT
Middlesex Division Docket No. 89P1082GI
Notice of Guardianship
Mentally Ill - Without Sureties
NOTICE

To **Mary Peters** of Cambridge in said County Middlesex and her heirs apparent or presumptive:

A petition has been presented in the above-captioned matter alleging that said Mary Peters is a mentally ill person and praying that **Lillian Amann** of Dracut in the County of Middlesex or some other suitable person be appointed her guardian.

If you desire to object to the allowance of said petition, you or your attorney must file a written appearance in said Court at Cambridge on or before April 6, 1989.

Witness, Sheila E. McGovern, Esquire, First Justice of said Court at Cambridge, the second of March, in the year of our Lord one thousand nine hundred and eighty-nine.

Paul J. Cavanaugh
Register of Probate

(C)Mar.16

CITY OF CAMBRIDGE
BOARD OF LICENSE COMMISSIONERS

Pursuant to General Laws, Chapter 140, section 177A notice is hereby given that the License Commission has received an application for **one video game** in addition to one already applied for at the **Light House Restaurant, Inc.,** d/b/a **Thai Seafood, Edgar Thompson, Manager** at 59 John F. Kennedy Street.

The hearing on this application will be held on Tuesday evening, March 28, 1989, at six o'clock, in the Barbara Ackermann Room, Room 200, City Hall.

James Thaddeus McDavitt
Anthony G. Paolillo
Thomas V. Scott
License Commission

(C)Mar.16

CITY OF CAMBRIDGE
PURCHASING DEPARTMENT

Sealed proposals will be received at the Office of the Purchasing Agent, Room 303, City Hall, Cambridge, Mass., until 11:00 o'clock A.M. Thursday, March 30, 1989 at which time and place they will be publicly opened and read for furnishing the following to the City of Cambridge.

Traffic Control Signal Installation
Sopa Tissues
Transportation Services
Lease/Purchase of C-Arm.

See proposal for bid deposit.

The City of Cambridge reserves the right to waive any informalities or to reject any or all proposals.

Specifications may be obtained at the Office of the Purchasing Agent, Room 303, City Hall, Cambridge, Mass.

Each proposal must be in a sealed envelope plainly marked "Proposal for 'Designate Item' " and addressed to Barbara L. Duffy, Purchasing Agent, City Hall, Cambridge, Massachusetts.

Barbara L. Duffy
Purchasing Agent

(C)Mar.16,23

COMMONWEALTH OF MASSACHUSETTS
Middlesex, ss. Probate Court
No. 88D 3737
SUMMONS BY PUBLICATION
Emanuel Calouro Plaintiff
vs.
Maria F. Calouro Defendant

To the above-named Defendant:

A complaint has been presented to this Court by your spouse, Emanuel Calouro, seeking a Divorce.

You are required to serve upon Bernard R. Silva, Jr., plaintiff's attorney, whose address is 186 Alewife Brook Parkway, Cambridge, MA 02138 your answer on or before May 29, 1989. If you fail to do so, the Court will proceed to the hearing and adjudication of this action. You are also required to file a copy of your answer in the office of the Register of this Court at Cambridge.

Witness Sheila E. McGovern, Esq., First Judge of said Court at Cambridge.
February 16, 1989

Paul J. Cavanaugh
Register of Probate

(C)Mar.9,16,23

NOTICE OF THE SCHOOL COMMITTEE
456 Broadway
Cambridge, Ma. 02138

Sealed proposals will be received at the Office of the Manager of Procurement, 159 Thorndike Street, Cambridge, Ma. 02141, until Thursday, March 30, 1989 at 11:00 A.M. at which time they will be publicly opened and read for:

Engineering Services for AHERA Inspection & Management Plans.

Specifications and forms of proposals will be available at the Office of the Manager of Procurement on and after Thursday, March 16, 1989.

Attention is called to requirements for equal opportunity employment on part of vendors. The department encourages participation in this bid of minority and women owned businesses.

Mary Lou McGrath
Superintendent of Schools

(C)Mar.16

PUBLIC NOTICE
RELATIVE TO ZONING
CITY OF CAMBRIDGE
MASSACHUSETTS
Office of the City Clerk.

Notice is hereby given that in accordance with the provisions of Chapter 40A, Section 5 of the General Laws, Tercentenary Edition and amendments thereto, that the Committee on Ordinances, comprised of the entire membership of the City Council, will hold a public hearing on Wednesday, March 29, 1989 at 6:30 p.m. in the Sullivan Chamber, City Hall, Cambridge, Massachusetts on a **petition by the Planning Board to amend the Zoning Ordinances of the City of Cambridge by deleting the existing Section 11.10 - Townhouse Development and substituting a new Section 11.10 in its place.** The new Townhouse Ordinance would contain a new Section 11.127 which would prevent a townhouse development from utilizing any bonus provisions where a preferably preserved building as defined under the Demolition Ordinance is destroyed. The Floor Area Ratio bonuses are eliminated in Residence B and C-1 Districts for lots of less than 15,000 square feet, and a bonus of 10% is permitted on larger lots. The side and rear yard setback bonuses are eliminated. Other changes are clarifications to the interpretation or intent of the ordinance including changes to definitions contained in Article 2.000.

Copies of this petition are on file in the Office of the City Clerk, City Hall, Cambridge, Massachusetts.

All persons interested in this matter may appear at this time and be heard.

For the Committee,
Councillor William H. Walsh
Chairman

(C)Mar.9,16

COMMONWEALTH OF MASSACHUSETTS
Middlesex, ss. Probate Court
No. 88P2578A
NOTICE OF FIDUCIARY'S ACCOUNT

To all persons interested in the estate of **Mary E. Mullin** late of Cambridge, in said County, deceased:

You are hereby notified pursuant to Mass. R.Civ.P. Rule 72 that the 1st and final account of **Paul J. Ryan** as Administrator (the fiduciary) of said estate of said deceased has been presented to said Court for allowance.

If you desire to preserve your right to file an objection to said account, you or your attorney must file a written appearance in said Court at Cambridge on or before the 10th day of April, 1989, the return day of this citation. You may upon written request by registered or certified mail to the fiduciary, or to the attorney for the fiduciary, obtain without cost a copy of said account. If you desire to object to any item of said account, you must, in addition to filing a written appearance as aforesaid, file within thirty days after said return day or within such other time as the Court upon motion may order a written statement of each such item together with the grounds for each objection thereto, a copy to be served upon the fiduciary pursuant to Mass. R.Civ.P. Rule 5.

Witness, Sheila E. McGovern, Esquire, First Judge of said Court, this 7th day of March, 1989.

Paul J. Cavanaugh
Register

(C)Mar.16

COMMONWEALTH OF MASSACHUSETTS
THE TRIAL COURT
THE PROBATE AND FAMILY COURT DEPARTMENT
PROBATE OF WILL WITHOUT SURETIES
Middlesex Division Docket No. 89P0684E
Estate of **Donald W. Moreland**
also known as **Donald Winchester Moreland**
late of **Cambridge**
in the County of **Middlesex**
NOTICE

A petition has been presented in the above-captioned matter praying that a certain instrument purporting to be the last will of said deceased may be proved and allowed and that **Cambridge Trust Company** of Cambridge in the County of Middlesex be appointed executor without giving surety on its bond.

If you desire to object to the allowance of said petition, you or your attorney must file a written appearance in said Court at Cambridge on or before 10:00 in the forenoon on March 27, 1989.

In addition you must file a written affidavit of objections to the petition, stating the specific facts and grounds upon which the objection is based, within (30) days after the return day (or such other time as the Court, on motion with notice to the petitioner, may allow) in accordance with Probate Rule 16.

Witness, Sheila E. McGovern, Esquire, First Justice of said Court at Cambridge, the twenty-first day of February in the year of our Lord one thousand nine hundred and eighty-nine.

Paul J. Cavanaugh
Register of Probate

(C)Mar.16

MASSACHUSETTS DEPARTMENT OF ENVIRONMENTAL QUALITY ENGINEERING
ONE WINTER STREET
BOSTON MASSACHUSETTS 02108
TELEPHONE (617) 292-5673
PUBLIC NOTICE
GROUND WATER PERMIT APPLICATION

Notice is hereby given that the following application for a ground water discharge permit is being processed and that the following action is being proposed thereon pursuant to Section 43 of Chapter 21 of the General Laws, and 314 CMR 5.00 and 6.00:

Applicant: **Lyman Real Estate Trust**
Permit No.: **0-453**
Facility Location: **445 Concord Avenue, Cambridge, MA 02138**
Type of Discharge: **Groundwater recovery/treatment system**
Quantity of Discharge: **20 gallons per minute**
Proposed Action: **Tentative Determination to issue permit**

A copy of the application, draft permit, and statement of basis or fact sheet relative to the draft permit may be obtained from the Division's Permit Section at the above address and telephone number. Comments on the proposed action or requests for a public hearing thereon pursuant to 314 CMR 2.07 must be filed with the Division at the above address within thirty (30) days of this notice.

Thomas C. McMahon
Director

(C)Mar.16

REQUEST FOR PROPOSAL
HOUSEHOLD HAZARDOUS WASTE COLLECTION
CITY OF CAMBRIDGE
CAMBRIDGE, MASSACHUSETTS 02139

Sealed proposals will be received at the Office of the Purchasing Agent, Room 303, City Hall, 795 Massachusetts Avenue, Cambridge, Massachusetts 02139 until 2:00 PM, on Thursday, March 30, 1989, at which time and place they will be publicly opened and read aloud for furnishing the following to the City of Cambridge:

The City of Cambridge, Massachusetts acting through the Department of Health and Hospitals is seeking proposals for services for a Household Hazardous Waste Collection Day.

Copies of the Request for Proposal may be obtained at the Office of the Purchasing Agent on and after March 16, 1989, between the hours of 8:30 A.M., and 5:00 P.M.

Successful offerer must be an Equal Opportunity Employer.

The City of Cambridge reserves the right to reject any and all proposals, waive any informalities in the proposal process, and accept the proposal deemed to be in the best interest of the City.

Bidders shall submit three (3) copies of their proposal in a sealed package, plainly marked "Proposal for Household Hazardous Waste Collection," and addressed to Barbara L. Duffy, Purchasing Agent, Room 303, City Hall, 795 Massachusetts Avenue, Cambridge, Mass. 02139.

Barbara L. Duffy
Purchasing Agent

(C)Mar.16,23

COMMONWEALTH OF MASSACHUSETTS
Middlesex, ss. **Probate Court**
No. 84P1890GI

NOTICE OF FIDUCIARY'S ACCOUNT

To all persons interested in the estate of **Louise Jones** (late) of Cambridge in said County:

You are hereby notified pursuant to Mass.R.Civ.P. Rule 72 that the First and Final account(s) of **Family and Children's Service of Greater Lynn, Inc.** as temporary guardian of said ward has been presented to said Court for allowance.

If you desire to preserve your right to file an objection to said account(s), you or your attorney must file a written appearance in said Court at Cambridge on or before the fourth day of April, 1989, the return day of this citation. You may upon written request by registered or certified mail to the fiduciary or to the attorney for the fiduciary obtain without cost a copy of said account(s). If you desire to object to any item of said account(s), you must, in addition to filing a written appearance as aforesaid, file within thirty days after said return day or within such other time as the Court upon motion may order a written statement of each such item together with the grounds for each objection thereto, a copy to be served upon the fiduciary pursuant to Mass.R.Civ.P. Rule 5.

Witness, Sheila E. McGovern, Esquire, First Judge of Said Court, this 28th day of February, 1989.

Paul J. Cavanaugh
Register

(C)Mar.16

COMMONWEALTH OF MASSACHUSETTS
Middlesex, ss. **Probate Court**
No. 322207

NOTICE OF FIDUCIARY'S ACCOUNT

To all persons interested in the estate of **Frederica Davis Watson** late of Cambridge, in said County, deceased.

You are hereby notified pursuant to Mass.R.Civ.P. Rule 72 that the third through seventh accounts of **Fiduciary Trust Company** and **William B. Tyler** as Trustees (the fiduciaries) under the will of said deceased for the benefit of **Eleanor W. Coolidge and Others** have been presented to said Court for allowance.

If you desire to preserve your right to file an objection to said accounts, you or your attorney must file a written appearance in said Court at Cambridge on or before the 4th day of April, 1989, the return day of this citation. You may upon written request by registered or certified mail to the fiduciaries, or to the attorney for the fiduciaries, obtain without cost a copy of said accounts. If you desire to object to any item of said accounts, you must, in addition to filing a written appearance as aforesaid, file within thirty days after said return day or within such other time as the Court upon motion may order a written statement of each such item together with the grounds for each objection thereto, a copy to be served upon the fiduciaries pursuant to Mass.R.Civ.P. Rule 5.

Witness, Sheila E. McGovern, Esquire, First Judge of Said Court, this 28th day of February, 1989.

Paul J. Cavanaugh
Register

(C)Mar.16

CITY OF CAMBRIDGE
NOTICE OF A CONTINUED PUBLIC HEARING

Notice is hereby given, pursuant to the provisions of the **Wetlands Protection Act, M.G.L. ch. 131 sec. 40** that the Cambridge Conservation Commission will consider a Request for an Amended Order of Conditions for DEQE file no. 123-72 at a public hearing on Wednesday, March 22, 1989 at 7:30 p.m. in the Ackermann Room of Cambridge City Hall.

The hearing concerns a proposed change in the scheduling requirements for submittal of mitigation plans related to the construction of a storm drain outfall into the Charles River near the Weaks Foot Bridge in Cambridge.

Copies of the applicant's Request for an Amended Order of Conditions are available for review at the Conservation Commission office, 57 Inman Street, first floor, 498-9048.

(C)Mar.16

CITY OF CAMBRIDGE
PURCHASING DEPARTMENT

Sealed proposals will be received at the Office of the Purchasing Agent, Room 303, City Hall, Cambridge, Mass., until 11:00 o'clock A.M. Thursday, March 23, 1989 at which time and place they will be publicly opened and read for furnishing the following to the City of Cambridge.

Reproduction Services
Dictating Equipment
Aluminum Sign Blanks
Foley Catheter Trays, Urine Meters and Closed Urinary Drainage Bags

See proposal for bid deposit.

The City of Cambridge reserves the right to waive any informalities or to reject any or all proposals.

Specifications may be obtained at the Office of the Purchasing Agent, Room 303, City Hall, Cambridge, Mass.

Each proposal must be in a sealed envelope plainly marked "Proposal for 'Designate Item'" and addressed to Barbara L. Duffy, Purchasing Agent, City Hall, Cambridge, Massachusetts.

Barbara L. Duffy
Purchasing Agent

(C)Mar.9,16

CITY OF CAMBRIDGE
BOARD OF LICENSE COMMISSIONERS

Notice is hereby given that **St. John the Evangelist Church, 2254 Massachusetts Avenue, John E. Lowry, Jr., Festival Co-Chairperson,** has applied for a Festival license to be exercised in the church parking lot, May 18-21, 1989. The hours are as follows:

Thursday, May 18, 1989 - 6-10 p.m.
Friday, May 19, 1989 - 6-10 p.m.
Saturday, May 20, 1989 - 11 a.m. - 10 p.m.
Sunday, May 21, 1989 - 1 p.m. - 6 p.m.

The application has also applied for a beer and wine license for the above mentioned dates.

The hearing on this application will be held on Tuesday, March 28, 1989, at 10 o'clock, in the Michael J. Lombardi Municipal Building, 2nd floor, 831 Massachusetts Avenue, Cambridge.

James Thaddeus McDavitt
Anthony G. Paolillo
Thomas V. Scott
License Commission

(C)Mar.16

COMMONWEALTH OF MASSACHUSETTS
Middlesex, ss. **Probate Court**
No. 84P1890CT

NOTICE OF FIDUCIARY'S ACCOUNT

To all persons interested in the estate of **Louise Jones** (late) of Cambridge in said County:

You are hereby notified pursuant to Mass.R.Civ.P. Rule 72 that the First and Final account(s) of **Family and Children's Service of Greater Lynn, Inc.** as Conservator of said Ward has been presented to said Court for allowance.

If you desire to preserve your right to file an objection to said account(s), you or your attorney must file a written appearance in said Court at Cambridge on or before the fourth day of April, 1989, the return day of this citation. You may upon written request by registered or certified mail to the fiduciary or to the attorney for the fiduciary obtain without cost a copy of said account(s). If you desire to object to any item of said account(s), you must, in addition to filing a written appearance as aforesaid, file within thirty days after said return day or within such other time as the Court upon motion may order a written statement of each such item together with the grounds for each objection thereto, a copy to be served upon the fiduciary pursuant to Mass.R.Civ.P. Rule 5.

Witness, Sheila E. McGovern, Esquire, First Judge of Said Court, this 28th day of February, 1989.

Paul J. Cavanaugh
Register

(C)Mar.16

COMMONWEALTH OF MASSACHUSETTS
THE TRIAL COURT
THE PROBATE AND FAMILY COURT DEPARTMENT
PROBATE OF WILL WITHOUT SURETIES
Middlesex Division **Docket No. 89P1012E**

Estate of **Henry Wise**
late of **Cambridge**
in the County of **Middlesex**

NOTICE

A petition has been presented in the above-captioned matter praying that a certain instrument purporting to be the last will of said deceased may be proved and allowed and that **Pearl K. Wise** of Cambridge in the County of Middlesex; and **Robert L. Wise** of Belmont in the County of Middlesex be appointed executors without giving surety on their bond.

If you desire to object to the allowance of said petition, you or your attorney must file a written appearance in said Court at Cambridge on or before 10:00 in the forenoon on April 7, 1989.

In addition you must file a written affidavit of objections to the petition, stating the specific facts and grounds upon which the objection is based, within (30) days after the return day (or such other time as the Court, on motion with notice to the petitioner, may allow) in accordance with Probate Rule 16.

Witness, Sheila E. McGovern, Esquire, First Justice of said Court at Cambridge, the third day of March in the year of our Lord one thousand nine hundred and eighty-nine.

Paul J. Cavanaugh
Register of Probate

(C)Mar.16

PUBLIC NOTICE OF ENVIRONMENTAL REVIEW

Project: **Proposed Construction and Demolition Debris Transfer Station**

Location: **45 Mooney Street, Cambridge, MA 02138**

Proponent: **Mich-Lin Realty Trust**

The undersigned is submitting an Environmental Notification Form ("ENF") to the Secretary of Environmental Affairs on or before March 15, 1989.

This will initiate review of the above project pursuant to the Massachusetts Environmental Policy Act ("MEPA", G.L. c.30, secs. 61, 62-62H). Copies of the ENF may be obtained from: **GHR Engineering Associates, Inc., 109 Rhode Island Road, Lakeville, MA 02347 (508) 946-0700.**

Copies of the ENF are also being sent to the Conservation Commission and Planning Board of Cambridge, where it may be inspected.

The Secretary of Environmental Affairs will publish notice of the ENF in the Environmental Monitor, will receive public comments on the project for twenty days, and will then decide, within ten days, if an Environmental Impact Report is needed. A site visit and consultation session on the project may also be scheduled. All persons wishing to comment on the project, or to be notified of a site visit or consultation session, should write to the Secretary of Environmental Affairs, 100 Cambridge Street, Boston, Massachusetts 02202. Attention: MEPA Unit, referencing the above project.

By Mich-Lin Realty Trust

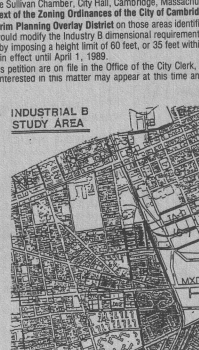
(C)Mar.16

PUBLIC NOTICE
RELATIVE TO ZONING
CITY OF CAMBRIDGE
MASSACHUSETTS
Office of the City Clerk

Notice is hereby given that in accordance with the provisions of Chapter 40A, Section 5 of the General Laws, Tercentenary Edition and amendments thereto, that the Committee on Ordinances, comprised of the entire membership of the City Council, will hold a public hearing on Wednesday, March 29, 1989 at 7:00 P.M. in the Sullivan Chamber, City Hall, Cambridge, Massachusetts on **a petition by the City Council to amend the text of the Zoning Ordinances of the City of Cambridge by creating a new Section 3.17 — Industry B Interim Planning Overlay District** on those areas identified on the accompanying map. The Interim District would modify the Industry B dimensional requirements by reducing the permitted FAR from 4.0 to 3.0 and by imposing a height limit of 60 feet, or 35 feet within 125 feet of a residential district. The district will be in effect until April 1, 1989.

Copies of this petition are on file in the Office of the City Clerk, City Hall, Cambridge, Massachusetts. All persons interested in this matter may appear at this time and be heard.

For the Committee,
Councillor William H. Walsh,
Chairman



(C)Mar.9,16

COMMONWEALTH OF MASSACHUSETTS
Middlesex, ss. **Probate Court**
No. 68P1786

NOTICE OF FIDUCIARY'S ACCOUNT

To all persons interested in the estate of **Alfred F. Jones** late of Cambridge, in said County, deceased.

You are hereby notified pursuant to Mass.R.Civ.P. Rule 72 that the First and Final account of **Richard H. Steinberg** as Public Administrator (De Bonis Non) of said estate has been presented to said Court for allowance.

If you desire to preserve your right to file an objection to said account, you or your attorney must file a written appearance in said Court at Cambridge on or before the 7th day of April, 1989, the return day of this citation. You may upon written request by registered or certified mail to the fiduciary, or to the attorney for the fiduciary, obtain without cost a copy of said account. If you desire to object to any item of said account, you must , in addition to filing a written appearance as aforesaid, file within thirty days after said return day or within such other time as the Court upon motion may order a written statement of each such item together with the grounds for each objection thereto, a copy to be served upon the fiduciary pursuant to Mass.R.Civ.P. Rule 5.

Witness, Sheila E. McGovern, Esquire, First Judge of said Court, this 3rd day of March, 1989.

Paul J. Cavanaugh
Register

(C)Mar.16

CITY OF CAMBRIDGE
RENT CONTROL BOARD
REGULATION SERIES No. 106
1989 General Adjustment of Rents

Pursuant to Section 7 of the Rent Control Act (Chapter 36 of the Acts of 1976) the Rent Control Board (Board) hereby adopts a General Adjustment of rents which will adjust the present maximum lawful rent by a percentage to account for the following factors:

For Class A, N, and L units this adjustment takes account of increases and decreases in real estate taxes since the last general adjustment.

For Class A, N, and L units this adjustment takes account of estimated increases and decreases in the cost of heating or heating and hot water fuel(s) (oil, gas, electricity, steam) as applied to fuel consumption allowed in the last General Adjustment or as otherwise determined by the Board, limited by a fuel efficiency standard.

For Class A, N, and L units this adjustment takes account of estimated increases in other operating expenses, for example, water, maintenance and repair, and insurance, to 1988.

For Class A units this adjustment increases base year net operating income to a level equal to 80% of 75% of the change in the yearly average of the Implicit Price Deflator from the unit's base year to 1988.

For Class N units this adjustment increases estimated base year net operating income to a level equal to 75% of the change in the yearly average of the Implicit Price Deflator from 1967 to 1988.

For Class L units this adjustment increases estimated base year net operating income to a level equal to 75% of the change in the yearly average of the Implicit Price Deflator from the unit's base year to 1988.

106-01 Definitions

The following words or phrases as used in this Regulation Series shall have the following meanings:

(a) "Annual Rent Roll": rent roll that includes twelve times the aggregate of the monthly maximum lawful rent for each controlled rental unit in the building, including an imputed maximum rent, if necessary, for any unit or units occupied by the owner, janitor, superintendent, or building manager, or any exempt residential rental unit equal to the per room average maximum rent for controlled rental units in the building.

(b) "Assessed Value": the valuation of the building or unit as assessed by the City of Cambridge for real estate taxes before any exemptions are deducted.

(c) "Base Year": the year that the Board has determined shall be used to determine FNOI or FNOI+ through the use of real or imputed income and expenses for that year.

(d) "Controlled Rental Property": property or building that contains any controlled rental unit(s).

(e) "Date of Classification": date of the original notice issued in accordance with the provisions of Regulations 106-08(a) and 106-10.

(f) "Unexpired Capital Improvements": any capital improvement approved by the Board for which the amortization period assigned by the Board has not expired or has not been rescinded.

(g) "Fair Net Operating Income Plus (FNOI+)": the maximum lawful rent, minus heat expense (if any), minus real estate taxes, and minus any unexpired capital improvements included in the rent structure.

(h) "Maximum Lawful Rent": rent currently in effect by approval of the Board on the date of classification, whether or not collected or collectible from present tenants. The term maximum lawful rent shall not include separately approved charges for furniture, parking or other services.

(i) "Rent Adjustment Approved by the Board Pursuant to Regulation Series No. 72": rent adjustments approved by the Board pursuant to Regulation Series No. 72; and rent adjustments approved by the Board pursuant to Regulation Series No. 73; and rent adjustments approved pursuant to Regulation Series No. 77, if the adjustment was actually calculated according to the provisions of Regulation Series No. 72.

(j) "1984/1985 General Adjustment": Regulation Series 100 and 101, approved by the Board on November 14, 1983, 1984 and February 6, 1985.

(k) "1986 General Adjustment": a continuation of the 1984/1985 General Adjustment, Regulation Series 102 and 103 approved by the Board on December 10, 1986.

(l) "1987 General Adjustment": Regulation Series 104 and 105, approved by the Board on August 12, 1987.

106-02 Conditions Precedent to Adjustment for Controlled Rental Units

Maximum lawful rents in effect as of the date of classification for all Class A, N, and L rental units in the City of Cambridge shall be adjusted pursuant to this Regulation Series.

(a) No maximum lawful rent shall be increased unless and/or until the following conditions have been satisfied:

(1) the landlord shall have registered such unit as required by Regulation Series No. 20 no later than December 31, 1988.

(2) notice shall have been given to the Rent Control Board as provided in Regulation No. 106-08(a).

106-03 Condition Precedent to Adjustment for Exempt Rental Units

Landlords of currently exempt properties may petition the Board to classify and adjust the unit(s) in their exempt property pursuant to this Regulation Series.

106-04 Adjustment Classes

Controlled rental units shall be classified as Class A, N, L, P, and F units and shall be further classified pursuant to the subclassification set forth in Regulation 106-07. All classifications are independent of each other.

(a) Class A units are units located in a controlled rental property that has received an individual rent adjustment pursuant to the provisions of Regulation Series No. 72, and that adjustment was completed as of February 8, 1989.

(b) Class N units are units located in a controlled rental property that has not received an individual rent adjustment pursuant to the provisions of Regulation Series No. 72 completed as of February 8, 1989.

Class N units became controlled prior to March 31, 1976.

(c) Class L units are units located in a controlled rental property that has not received an individual rent adjustment pursuant to the provisions of Regulation Series No. 72 and which has base year rents between 1976 and 1988. Class L units became controlled because they changed from exempt to controlled status on or after March 31, 1976.

(d) Class P units are units that have pending individual rent adjustments filed pursuant to the provisions of Regulations 72 and 73 in which 1988 is claimed as the expense year.

(e) Class F units are units not classified as Class A, N, L, or P units and are:

(1) units in the controlled rental property registered after December 31, 1988 as a result of a change from exempt to controlled status: or

(2) units for which the information necessary to classify a unit pursuant to this Regulation Series as Class A, N, L, or P, inclusive, is either incomplete or unavailable, provided that such units may be reclassified if such information becomes complete or available; or

(3) units for which information necessary to calculate an adjustment pursuant to this Regulation Series is either incomplete or unavailable, provided that such units may be reclassified if such information becomes complete or available.

106-05 Adjustment Methods

A complete list of the adjustment factors, fuel allowances, and the tax rate is set forth in the Appendix attached hereto.

(a) Adjustment Method for Class A Units

(1) All operating expenses (minus heating fuel and real estate taxes, and not including capital improvements) allowed in the most recent rent adjustment approved by the Board pursuant to Regulation Series No. 72 will be multiplied by a factor derived from the ratio of 4.09 (the Board established 1988 "other operating expenses" index) and a number which is the Board established other operating expenses index for the expense year established in the Regulation Series No. 72 rent adjustment. This will account for estimated increases from the expense year to 1988 in operating expenses, other than heating fuel and real estate taxes, and will produce the adjusted other operating expenses.

(2) The base year net operating income allowed in the most recent rent adjustment approved by the Board pursuant to Regulation Series No. 72 will be multiplied by a factor which will increase the allowed base year net operating income to 80% (percent) of the change in the yearly average of the Implicit Price Deflator (IPD) from the base year to 1988. This calculation will produce the adjusted net operating income, except as provided for in (3) below.

(3) The adjusted net operating income (as produced by the calculation in Regulation 106-05(a) (2) above) will be compared with the net operating income allowed in the most recent rent adjustment approved by the Board pursuant to Regulation Series No. 72. The greater number of this comparison will become the adjusted net operating income for the purposes of this General Adjustment.

(4) If the landlord provides heat or hot water as services included in the rent, the landlord must properly complete and return a "fuel questionnaire," if so requested. Failure to comply with the request will result in a zero allowance for fuel. If no "fuel questionnaire" is requested, the Board will use consumption data from the 1987 General Adjustment. The Board will allow the quantity of heating and/or hot water fuel so used by the controlled rental property, as determined by the Board after review of documentation submitted by the landlord with the appropriate "fuel questionnaire," except that any fuel usage so determined will be limited by the fuel efficiency standard set forth in Regulation 106-06(b). This amount will be multiplied by the price range set forth in Regulation 106-06(c).

(5) The assessed value of the controlled rental property as determined by the City of Cambridge Assessor's Office for fiscal year 1989, excluding any commercial assessment(s), will be multiplied by the fiscal 1989 tax rate.

(6) The amounts established by the calculations in (1), (2) and/or (3), (4), and (5) above will be added to the yearly amount of unexpired capital improvement expenses previously allowed by the Board pursuant to Regulation Series Nos. 72, 73, 75, 76, and/or 77 to establish the 1989 new maximum lawful General Adjustment rents for controlled rental units in Class A.

(b) Adjustment Method for Class N Units

(1) The actual 1967 FNOI+ or the 1967 FNOI+ imputed as a result of the 1986 General Adjustment or otherwise, will be multiplied by a factor of 3.12. This calculation will produce the adjusted FNOI+ and will account for 75% (percent) of the change in the Implicit Price Deflator (IPD) from 1967 to 1988 for estimated net operating income and 100% (percent) of the estimated increase in operating expenses other than heating fuel and real estate taxes.

(2) If the landlord provides heat or hot water as services included in the rent, the landlord must properly complete and return a "fuel questionnaire," if so requested. Failure to comply with the request will result in a zero allowance for fuel. If no "fuel questionnaire" is requested, the Board will use consumption data from the 1987 General Adjustment. The Board will allow the quantity of heating and/or hot water fuel so used by the controlled rental property, as determined by the Board after review of documentation submitted by the landlord with the appropriate "fuel questionnaire," except that any fuel usage so determined will be limited by the fuel efficiency standard set forth in Regulation 106-06(b). This amount will be multiplied by the price range set forth in Regulation 106-06(c).

(3) The assessed value of the controlled rental property as determined by the City of Cambridge Assessor's Office for fiscal year 1989, excluding any commercial assessment(s), will be multiplied by the fiscal 1989 tax rate.

(4) The amounts established by the calculations in (1), (2) and/or (3) above will be added to the yearly amount of unexpired capital improvement expenses previously allowed by the Board pursuant to Regulation Series Numbers 72, 73, 75, 76, and/or 77 to establish the 1989 new maximum lawful general adjustment rents for controlled rental units in Class N.

(c) Adjustment Method for Class L Units

(1) The base year FNOI+ as determined by the 1986 General Adjustment will be multiplied by a factor of 1.25 for properties with 1976-1985 base years.

For properties with 1984 or later base years, the base year FNOI+ will be multiplied by the following factors:

1.19 for properties with 1984 base years;
1.13 for properties with 1985 base years;
1.10 for properties with 1986 base years;
1.05 for properties with 1987 base years;
1.00 for properties with 1988 base years.

This calculation will produce the adjusted FNOI+ and will account for 75% (percent) of the change in the Implicit Price Deflator (IPD) from the base year to 1988 for estimated net operating income and 100% (percent) of the estimated increase other than heating fuel and real estate taxes.

(2) If the landlord provides heat or hot water as services included in the rent, the landlord must properly complete and return a "fuel questionnaire," if so requested. Failure to comply with the request will result in a zero allowance for fuel. If no "fuel questionnaire" is requested, the Board will use consumption data from the 1987 General Adjustment. The Board will allow the quantity of heating and/or hot water fuel so used by the controlled rental property, as determined by the Board after review of documentation submitted by the landlord with the appropriate "fuel questionnaire," except that any fuel usage so determined will be limited by the fuel efficiency standard set forth in Regulation 106-06(b). This amount will be multiplied by the price range set forth in Regulation 106-06(c).

(3) The assessed value of the controlled rental property as determined by the City of Cambridge Assessor's Office for fiscal year 1989, excluding any commercial assessment(s), will be multiplied by the fiscal 1989 tax rate.

(4) The amounts established by the calculations in (1), (2), and (3) above will be added to the yearly amount of unexpired capital improvement expenses previously allowed by the Board pursuant to Regulation Series Numbers 72, 73, 75, 76, and/or 77 to establish the 1989 new maximum lawful general adjustment rents for controlled rental units in Class L.

(d) Adjustment Method for Classes P and F Units

Units classified as P and F will not receive an adjustment pursuant to this Regulation. Units classified as Class F may receive an adjustment if they are reclassified into class A, N, or L, in accordance with Regulation 106-04(e) (2) or (3).

106-06 Fuel Consumption, Efficiency and Cost Standards

(a) The Board will apply the heating and/or heat and hot water fuel consumption amount allowed in the 1987 General Adjustment, except as set forth herein. If the Board finds that the fuel information from the 1987 General Adjustment was inadequate, information obtained thereafter shall be utilized. If substantial energy efficient improvements were made pursuant to the provisions of Regulation Series Nos. 72, 75, or 76 since the 1987 General Adjustment, information obtained subsequent to the allowed improvements will be utilized. The Board will request updated fuel information from one-third of all controlled heated properties for the heating season from September 1, 1987 to August 31, 1988. Where the Board determines that insufficient information has been received to establish fuel usage, no fuel consumption amount will be included in this General Adjustment.

(b) Consumption of heating and/or hot water fuel in excess of 1.35 cct's of natural gas or .97 gallons of oil per square foot of building area, as determined by the Board, shall be considered avoidable. In calculating this General Adjustment, the Board shall not allow fuel consumption of more than 1.35 cct's of natural gas or .97 gallons of oil per square foot of building area.

(c) The maximum allowable price for heating and/or hot water fuel will be $.72 per ccf for natural gas and $.86 per gallon for oil. Any amount in excess will be considered avoidable.

(1) The price allowed for gas will be the Commonwealth Gas Company domestic heating customer rates used in the 1987 General Adjustment as adjusted by the weighted average for the cost of gas adjustment (CGA) from May 1988 through April 1989.

(2) The price allowed for oil will be 74.2% of the amount allowed in the 1984/1985 General Adjustment, which will be between $.61 and $.86 per gallon, in increments established by the Board. Where the price is under $.59 per gallon for oil, the price allowed will be the actual price paid.

106-07 Adjustment Subclasses and Maximums

(a) Class A, N, and L units shall be further classified within one of sixteen (16) subclasses. The appropriate subclass will be determined by the percentage change of the annual rent roll, as defined in Regulation 106-01(a) on the date of classification, represented by the difference between the annual rent roll and the 1989 General Adjustment rents resulting from the application of the adjustment method set forth in Regulation 106-05. The allowed percentage will be limited by an adjustment range of 15% (percent) above the present maximum lawful rent, except as set forth in Regulation 106-07(b).

(1) units in subclass zero (0) through fifteen (15) receive a percentage increase in annual maximum legal rent as follows:

0, each unit receives no increase in the maximum lawful rent
1, each unit receives a 1% increase in the maximum lawful rent
2, each unit receives a 2% increase in the maximum lawful rent
3, each unit receives a 3% increase in the maximum lawful rent
4, each unit receives a 4% increase in the maximum lawful rent
5, each unit receives a 5% increase in the maximum lawful rent
6, each unit receives a 6% increase in the maximum lawful rent
7, each unit receives a 7% increase in the maximum lawful rent
8, each unit receives a 8% increase in the maximum lawful rent
9, each unit receives a 9% increase in the maximum lawful rent
10, each unit receives a 10% increase in the maximum lawful rent
11, each unit receives a 11% increase in the maximum lawful rent
12, each unit receives a 12% increase in the maximum lawful rent
13, each unit receives a 13% increase in the maximum lawful rent
14, each unit receives a 14% increase in the maximum lawful rent
15, each unit receives a 15% increase in the maximum lawful rent

(b) For Class A, N, and L units, when the real estate taxes are calculated in accordance with Regulation 106-05(a) (5), (b)(3), or (c)(3); and if solely as a result of this calculation, the increase in the present maximum lawful rent would exceed 15%, then the full amount of the real estate taxes will be allowed and the new maximum lawful rent will be permitted to increase to account for the full amount of the real estate taxes. Provided, however, that if this occurs, then no other adjustment for operating expenses, fuel, and net operating income to the present maximum lawful rent will be allowed.

(c) All adjustments to the maximum lawful rent allowed by the Board in accordance with the provisions of this Regulation Series shall be computed to the nearest whole dollar.

106-08 Procedures Concerning Implementation of General Adjustment Rent Increases.

When a unit is classified according to the provisions of Regulation 106-04 and a determination of an increase in the maximum rent has been made by the Board in accordance with Regulations 106-05 and 106-07:

(a) The Board shall notify the landlord and occupant as to the adjusted maximum rent level, indicating the unit's classification and the amount of adjustment.

(b) The landlord and occupant must, within eighteen (18) days of the date of the notice required by Regulation 106-08(a) above, notify the Board of any error(s) made in said notice.

(c) After notice in accordance with Regulation 106-08(a), the landlord may inform the occupant of an increase in rent in accordance with the provisions of this Regulation Series, Regulation Series No. 107, and other applicable provisions of law.

(d) The occupant may inform the Board and the landlord of any conditions in the occupied unit or any common area conditions to which the provisions of Regulation Series No. 107 may apply.

106-09 Correction of Errors by Board

(a) The Board may at any time on its own initiative correct errors contained in its calculations and notices so that the calculations and notices become consistent with this Regulation Series.

(b) Corrections of errors made by the Board in the notice required by Regulation 106-08(a), may be effective as of the date of the new notice given by the Board pursuant to said section, or otherwise as the Board may determine.

106-10 Effective Dates of Rent Changes

Any increase in the maximum lawful rent allowed by the Board pursuant to this Regulation Series shall be effective on the date specified in the notice mailed pursuant to Regulation 106-08(a), subject to the provisions of this Regulation Series, Regulation Series No. 107 and other applicable provisions of law.

106-11 Miscellaneous Provisions

(a) No provision of this Regulation Series shall obligate a landlord to increase the rent of a controlled unit, but no landlord shall be permitted to demand, accept, receive, or retain any rent in excess of the maximum lawful rent established pursuant to this Regulation Series.

(b) No increase in rent shall be collectible from current occupants unless the landlord gives lawful written notice.

(c) It shall be just cause for eviction pursuant to Regulation 60-01 if the occupant refuses to agree to pay an increased rent not exceeding the maximum lawful rent established pursuant to this Regulation Series, provided however that:

(1) the occupant is a tenant-at-will and the landlord has given proper notice to terminate pursuant to Chapter 186, Section 12, of the General Laws of the Commonwealth of Massachusetts and pursuant to Board Regulations 50-11 and 50-12, and offered the occupant a new tenancy at a new rent level not exceeding the maximum lawful rent; or

(2) the occupant is a tenant under an existing valid lease and the landlord has given proper notice of a new rent, not exceeding the maximum lawful rent, in accordance with the terms of the lease.

(d) Any adjustment in maximum lawful rent allowed by the Board in accordance with the provisions of this Regulation Series may be subsequently adjusted by the Board pursuant to any other applicable regulation(s).

(e) If the landlord implements the increase allowed in this GA, the Board will not thereafter during calendar year 1989 accept a petition for rent adjustment pursuant to Regulations 72 and 73.

Approved by the Cambridge Rent Control Board by a vote of 3-1-1 on February 27, 1989.

Regulation Series No. 106
APPENDIX
1989 GA Factors
Class A

Base Year	NOI Adjustment	Expense Year	X	Adjustment
1967	2.77	1967		4.09
1968	2.66	1968		3.92
1969	2.54	1969		3.72
1970	2.42	1970		3.54
1971	2.31	1971		3.37
1972	2.23	1972		3.24
1973	2.12	1973		3.05
1974	1.95	1974		2.78
1975	1.79	1975		2.54
1976	1.72	1976		2.42
1977	1.63	1977		2.28
1978	1.53	1978		2.13
1979	1.44	1979		1.98
1980	1.33	1980		1.81
1981	1.24	1981		1.65
1982	1.18	1982		1.56
1983	1.14	1983		1.50
1984	1.11	1984		1.38
1985	1.08	1985		1.27
1986	1.06	1986		1.19
1987	1.03	1987		1.08
1988	1.00	1988		1.00

Class N

Base Year	FNOI+ Adjustment Factor
Actual or Imputed 1967 FNOI+	3.12

Class L

Actual or Imputed FNOI+ Base Year	
1975-1983	1.25
1984	1.19
1985	1.13
1986	1.10
1987	1.05
1988	1.00

1989 G.A. Fuel Categories and Allowances
Gas

Category	Allowance
G1	$.72
G2	$.49
G6	$.63
G7	$.57

Oil

Category	Price Range	Allowance
01	$0.59-$0.63	$0.61
02	$0.63-$0.66	$0.65
03	$0.66-$0.70	$0.68
04	$0.70-$0.73	$0.72
05	$0.73-$0.77	$0.75
06	$0.77-$0.80	$0.79
07	$0.80-$0.84	$0.82
08	$0.84-$0.88	$0.86

1) any amount over $0.88 will be disallowed as an avoidable expense.
2) any amount under $0.59 will be treated at actual cost.

Tax Rate

$9.23 per $1,000 or assessed valuation.

(C)Mar.16

C. C. 106

City of Cambridge

MASSACHUSETTS

In City Council May 15 1989

Mayor - Moved the Petition of Vice Mayor Wolf re: Industry to be passed to be Ordained

	YEA	NAY	ABSENT	PRESENT
Mr. Thomas W. Danehy		✓		
Mr. Francis H. Duehay		✓		
Ms. Saundra Graham		✓		
Mrs. Sheila T. Russell		✓		
Mr. David E. Sullivan	✓			
Mr. Walter J. Sullivan		✓		
Mr. William H. Walsh		✓		
Ms. Alice K. Wolf	✓			
Mayor Alfred E. Vellucci		✓		
	2	7		

Failed of Ordination

THE WORKS
CAMBRIDGE DEPARTMENT OF PUBLIC WORKS

147 Hampshire Street
Cambridge
Massachusetts 02139
617.498.9051

William Sommers
Commissioner

RECEIVED BY
OFFICE OF CITY CLERK
1989 APR -3 PM 3:25
CAMBRIDGE MA.

To: Joseph E. Connarton
City Clerk

From: William Sommers
Commissioner of Public Works

Re: Kendall Square Industry B
Zoning Petition

Date: 31 Mar 89

Engineering staff have tallied the data available at this date and have determined the following:

. The only protester of record is ComEnergy
. The only ComEnergy properties within the petition area total 16,693 square feet (which would be the 20% mark in a petition area of 83,465 square feet).
. The portion of Block 81 Lot 103 within the petition area is 90,881 square feet
. The petition area far exceeds this one lot
. The protesters own less that 20% of the land included in the petition area.
. The total of the petition area, although yet to be determined, is far greater than 90,881 square feet.

Please let me know if I can furnish any additional information.

c: Engineering

Kendall Square Industry B

AREA BLOCK	LOT	AREA
81	103 (portion)	90881

PROTESTERS BLOCK	LOT	AREA
42	11	5047
42	12	5941
42	13	2840
42	63	2000
42	64	865
	TOTAL	16693
		x 5
		83465

16,693 IS 20% OF THIS AREA

ABUTTERS BLOCK	LOT	AREA
14	38	397530

NON-ABUTTERS BLOCK	LOT	AREA
203a		4
265b		56
267d		312
10		30
13		21
13		23
14		36
14		39
14		40
29		13
29		34
29		42
29		43
29		44
34		136
62		31
62		38
62		39
67		59
110		48
110		49
110		50
110		53
110		54
110		61
110		62
110		106
110		107
128		5
128		6
128		33
128		34
128		35
128		52
128		55
128		59
129		22
129		23
129		24
129		38
129		47
129		53
129		54
129		57
140		136
157		50
183		9
189		16
189		94
200		2
200		72
225		16
252		163
252		168
267.1		201
273		1

March 24, 1989

TO: Joseph E. Connarton
City Clerk

FROM: Sally Powers, Director
Board of Assessors

In reply to your memo dated March 23, 1989, please be advised that we have, this day, forwarded to Sue Tamber, Engineering Dept., the written protest to the petition to rezone land in the Kendall Square area.

RECEIVED BY
OFFICE OF CITY CLERK
1989 MAR 27 PM 4:15
CAMBRIDGE MA.

CITY OF CAMBRIDGE

INTEROFFICE CORRESPONDENCE

To Sally Powers
Director, Board of Assessors

Date March 23, 1989

From Joseph E. Connarton JEC
Deputy City Clerk

Reference

Subject
Written protest - petition of City Council - Kendall Square Industry B Interim Zoning.

Enclosed you will find two copies of the written protest to the petition to rezone land in the Kendall Square area.

Would you kindly certify the ownership of the property and remit a copy to the Engineering Department.

Please refer to the memo I sent to you dated March 14, 1989 which contained the chart outlining the time period of this petition.

Your kind attention in ths matter will be greatly appreciated.

RECEIVED BY
OFFICE OF CITY CLERK
'89 MAR 21 PM 4:42
CAMBRIDGE MA.

COMEnergy

Commonwealth Energy System
One Main Street
Post Office Box 9150
Cambridge, Massachusetts 02142-9150
Telephone (617) 225-4000

March 17, 1989

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

Dear Mr. Connarton:

The Cambridge land owners listed below oppose the changes to the Cambridge Zoning Ordinance as proposed by creating a new Section 3.17 - Industry B Interim Planning Overlay District which would reduce the Industry B dimensional requirements by reducing the presently permitted FAR from 4.0 to 3.0 and imposing height limitations on developments within 125 feet of a residential district.

As such, we do hereby respectfully file a written protest pursuant to Chapter 40A, Section 5 of the Massachusetts General Laws. Massachusetts General Laws Chapter 40A, Section 5, states generally that no zoning ordinance can be adopted except by a two-thirds vote of the City Council. For Cambridge, this would mean six (6) councillors. However, the statute further provideds that if a written protest is filed prior to final approval of a change to the ordinance, stating the reasons for the protest, signed by the owners of twenty percent (20%) or more of the land proposed to be included in such change, or of the area of the land immediately adjacent extending three hundred feet (300') therefrom, then a three-fourths vote (7 councillors) would be necessary for the ordinance to be enacted. As land owners of real estate which will be affected by the proposed changes, we now so file such a protest.

We oppose the proposed amendment to the Cambridge Zoning Ordinance because it does not serve the best interests of the City of Cambridge or the people who live and work here. We believe that the current regulation is sufficient and that the proposed regulation will only decrease the value of our property. Please refer to Schedule A attached for a detailed listing of our land holdings adversely impacted by the proposed zoning petition.

The name "Commonwealth Energy System" means the trustees for the time being (as trustees but not individually) under a Declaration of Trust dated December 31, 1926, as amended, which is hereby referred to, and a copy of which has been filed with the Secretary of The Commonwealth of Massachusetts. Any agreement, obligation or liability made, entered into or incurred by or on behalf of said System binds only the trust estate, and no shareholder, director, trustee, officer or agent assumes, or shall be held to, any liability by reason thereof.

Please place this written protest into the official records of the City.

Sincerely,

COMMONWEALTH ENERGY SYSTEM



Michael P. Sullivan
Vice President

Cambridge Electric Light Company
Commonwealth Gas Company
COM/Energy Research Park Realty
Darvel Realty Trust

Enclosure

SCHEDULE A

COMMONWEALTH ENERGY SYSTEM

Cambridge Land Holdings

Address	Owner	Square Ft.
364 Third St.	COM/Energy Research Park	397,530
One Main St.	Darvel Realty Trust	68,520
101 Main Street	Darvel Realty Trust	84,784
12 Charles St.	Cambridge Electric Light Co.	3,500
273 First St.	Cambridge Electric Light Co.	168,000
364R Third St.	Cambridge Electric Light Co.	84,784
27 Potter Park	Cambridge Electric Light Co.	4,200
209 Otis St.	Cambridge Electric Light Co.	13,899
179-185 Broadway	Cambridge Electric Light Co.	11,853
187-189 Broadway	Cambridge Electric Light Co.	4,840
315 Vassar St.	Cambridge Electric Light Co.	9,100
1 Waverly St.	Cambridge Electric Light Co.	1,029
126 Amory St.	Cambridge Electric Light Co.	9,131
188-190 Hampshire	Cambridge Electric Light Co.	3,620
259 Prospect St.	Cambridge Electric Light Co.	32,575
330 River St.	Cambridge Electric Light Co.	38,919
379 Putnam Ave	Cambridge Electric Light Co.	91,543
219 Putnam Ave	Cambridge Electric Light Co.	14,717
24 Blackstone St.	Cambridge Electric Light Co.	109,944
45 Blackstone St.	Cambridge Electric Light Co.	29,271
8 Mellen St.	Cambridge Electric Light Co.	2,930
7 Edmunds St.	Cambridge Electric Light Co.	3,377
4 King St.	Cambridge Electric Light Co.	3,788
52 Walden St.	Cambridge Electric Light Co.	2,191
23 Healey	Cambridge Electric Light Co.	5,223
54R-56 Aberdeen	Cambridge Electric Light Co.	2,249
50 Wheeler St.	Cambridge Electric Light Co.	36,173
43 Smith Pl.	Cambridge Electric Light Co.	7,500
503 Concord Ave	Cambridge Electric Light Co.	26,500
112 Sherman St.	Cambridge Electric Light Co.	10,000
199R Concord Turn.	Cambridge Electric Light Co.	3,200
1 Warren F. Roberts	Cambridge Electric Light Co.	7,232

14 Cameron Ave	Commonwealth Gas Co.	2,107
31 Potter Pk.	Commonwealth Gas Co.	142,460
43 Brookford St.	Commonwealth Gas Co.	7,796
330 Third St.	Commonwealth Gas Co.	13,855

CITY OF CAMBRIDGE

INTEROFFICE CORRESPONDENCE

To Sally Powers
Director, Board of Assessors

Date April 13, 1989

From Joseph E. Connarton
City Clerk

Reference

Subject
Written protest - CITY COUNCIL PETITION - Industry B Overlay District - Kendall Square.

Enclosed you will find two copies of the written protest to the petition of the City Council in the Kendall Square area for an Industry B Interim Overlay District.

Would you kindly certify the ownership of the property and remit a copy to the Engineering Dept.

Please refer to the other memo I am sending to you dated this date which included two copies of the most recent Zoning Chart for your information.

Your kind attention in this matter will be greatly appreciated.

GOODWIN, PROCTER & HOAR
(A PARTNERSHIP INCLUDING PROFESSIONAL CORPORATIONS)
COUNSELLORS AT LAW
EXCHANGE PLACE
BOSTON, MASSACHUSETTS 02109-2881

1989 APR 12 PM 4:01
CAMBRIDGE MA.

TELEPHONE (617) 570-1000
TELECOPIER (617) 523-1231
TELEX 94-0640
CABLE GOODPROCT, BOSTON

570-1440

April 12, 1989

BY HAND

Mr. Joseph Connarton, City Clerk
City of Cambridge
795 Massachusetts Avenue - Room 103
Cambridge, MA 02139

Dear Mr. Connarton:

Enclosed is a Protest pursuant to Massachusetts General Laws C.40A §5 signed by Polaroid Corporation, Massachusetts Institute of Technology, The Prudential Insurance Company of America, The Charles Stark Draper Laboratory, Inc., Tofias, Fleishman & Shapiro and Concorde Associates, the owners of in excess of 20% of the land area in the Industry B Zoning District of Cambridge which is currently the subject of two pending Interim Planning Overlay District zoning petitions.

Very truly yours,

Joseph W. Haley

JWH:hr
Enclosure

cc: Polaroid Corporation
Massachusetts Institute of Technology
The Prudential Insurance Company of America
The Charles Stark Draper Laboratory, Inc.
Tofias, Fleishman & Shapiro
Concorde Associates
The Athenaeum Group

XP-3635/p

Protest Under MGL C.40A §5

The undersigned owners of land situated in the Industry B Zoning District hereby oppose the enactment of either Interim Planning Overlay District petitions for the Industry B Zoning District which are currently pending before the Cambridge City Council (one such petition expiring by its terms on April 1, 1989 and the other expiring on June 30, 1989).

The purpose of an Interim Planning Overlay District ("IPOD") is to provide a period of time in which to study the impacted area and to produce a zoning amendment reflecting such study. On March 21, 1989 the Cambridge Planning Board considered a permanent zoning proposal for the Industry B Zoning District which was not accompanied by any reviewable impact studies. The zoning proposal did not reflect the opinions and the needs of the landowners which had been expressed to the Community Development Department. At that meeting the undersigned landowners offered to create a voluntary moratorium for a three month period during which the undersigned landowners would conduct impact studies involving urban design, traffic analysis, effects on employment and businesses and the fiscal well being of the City, all as applied to a potential rezoning of the area. A copy of such proposal is attached to this protest.

The undersigned landowners submit that the IPOD expiring April 1, 1989 has not produced a viable rezoning proposal and therefore should be rejected by the City Council. Furthermore the undersigned landowners believe that without a concomitant undertaking by the City of Cambridge to expend the resources (both in terms of personnel commitment and financial commitment to hire outside consultants) necessary to perform all of these impact studies, the IPOD expiring June 30, 1989 will not result in achieving a rezoning proposal acceptable to all concerned which should be the objective.

The foregoing protest is filed pursuant to Massachusetts General Laws C.40A §5. The undersigned constitute the owners of land exceeding 20% of the area which is the subject of the IPODs.

POLAROID CORPORATION

By _____
Asst. Corp. Real Estate

MASSACHUSETTS INSTITUTE OF TECHNOLOGY

By _____
Director of Planning.

THE PRUDENTIAL INSURANCE COMPANY OF AMERICA

By _____
Asst Secretary and Assoc. Regional Counsel

THE CHARLES STARK DRAPER LABORATORY, INC.

By _____
VICE PRESIDENT & TREASURER

TOFIAS, FLEISHMAN & SHAPIRO

By _____
Partner

CONCORDE ASSOCIATES

By _____
PARTNER

XP-2908/1

Proposed Rezoning of IB District

Background

On March 21, 1989 Cambridge Community Development will present a rezoning petition to the Cambridge Planning Board. Although Cambridge Community Development has held several meetings with IB District landowners (individually and collectively) over the past several months, the first presentation to the landowners of the rezoning (in outline form) was not made until March 16, 1989. The rezoning petition does not reflect previous discussions and appears not to be based on a comprehensive planning process. Many of the landowners have met on several occasions since March 16, 1989 and this memo represents the results of these meetings.

Observations

The IB District landowners listed below (the "Landowners") make the following observations:

1. The Landowners are not opposed to a well conceived rezoning effort.

2. Any rezoning of the District should be based on comprehensive studies ("Impact Studies") including:

   urban design
   traffic analysis
   effects on employment and businesses
   impacts on the fiscal well-being of the City

3. The current proposal is not based on comprehensive Impact Studies and does not reflect the opinions and needs of the Landowners.

4. Without comprehensive Impact Studies, the Landowners cannot provide the Planning Board or the City Council with constructive specific comments on the proposal and therefore are forced to reject the current proposal in its totality.

Proposal

The Landowners propose the following actions with respect to a rezoning effort of the IB District:

1. The Landowners will promptly commence independent and comprehensive Impact Studies of the District.

2. The Landowners will offer to sign a moratorium agreement with the City (a) by which the Landowners will agree not to request any building permit for a period of three (3) months and (b) during which time the City will take no action which will have any adverse effect on existing development potential of the Landowners' property in the IB District.

3. The Landowners will complete their Impact Studies as soon as practical and present their own rezoning petition to the City reflecting the Impact Studies and the concerns expressed by Cambridge Community Development.

4. The Athenaeum Group is petitioning the City to down-zone its land north of Binney Street and will proceed with its announced plans for development of the One Kendall Square site.

Requests

The Landowners request the Planning Board to take the following actions.

1. Recommend that the City enter into the moratorium agreement with the Landowners referred to above and that the City take no action on any proposals before the City which would adversely effect the Landowners' property in the IB District during the moratorium period.

2. Request Cambridge Community Development to conduct Impact Studies and to prepare a comprehensive written report of the IB District based on such studies.

3. Recognize the Landowners' self-imposed moratorium as an expression of a willingness to cooperate in a constructive manner with the City's effort to rezone the District.

Landowners

Polaroid Corporation

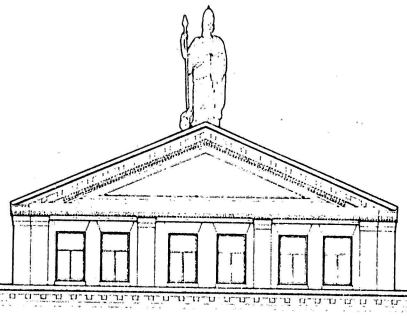
The Prudential Insurance Company of America

Massachusetts Institute of Technology

Charles Stark Draper Laboratories

Tofias, Fleishman & Shapiro

Concorde Associates



THE ATHENAEUM GROUP
Athenaeum House
215 First Street
Cambridge, Massachusetts 02142
617-492-2155

Position Paper of the
THE ATHENAEUM GROUP
developers/owners ONE KENDALL SQUARE
Relative to the
Cambridge City Council's Committee on
Ordinances Hearing

To Amend the Zoning Ordinances by creating a new Section 3.17 - Industry B Interim Planning Overlay District. (IPOD)

Comments:

1.) The IPOD was created with no prior consultation with or notice to the several owners whose property is involved. This sends the entirely wrong message to the ownership community at large.

2.) This IPOD expires April 1 and aims directly at ONE KENDALL SQUARE and our EMBASSY SUITES HOTEL PROJECT.

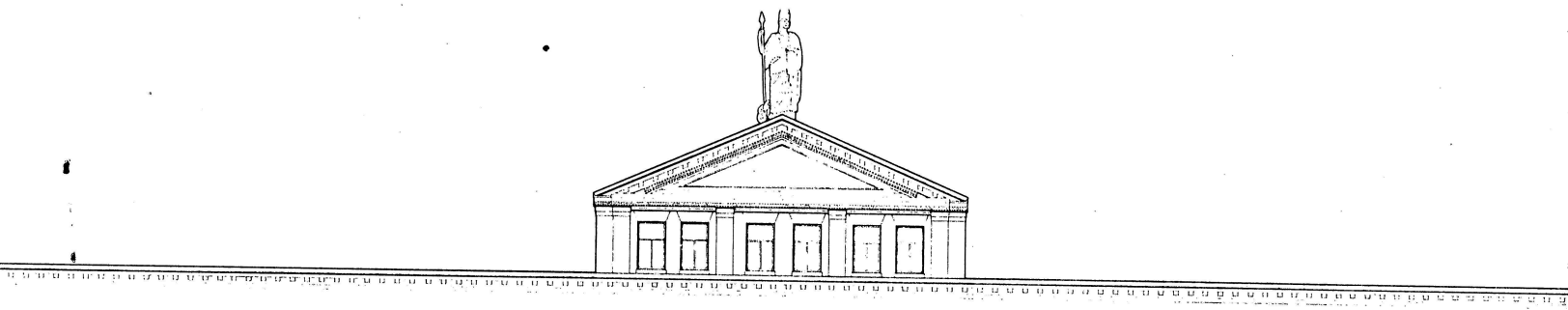
3.) We have offered Housing to the community and have filed a voluntary down-zoning on a large 4½ acre portion of our site which makes housing possible. We will make every effort for the emphasis of this housing to be affordable - home ownership.

4.) The large majority of the owners in this IPOD area, including ourselves (except for the previously announced HOTEL/office project), have offered a voluntary no-build position to allow proper studies and reviews of the area.

5.) We feel poorly treated when Re-development projects are endorsed and expanded at FAR's up to 8 and heights to 250' and private owners are asked to forego long held zoning rights of ½ that density.

6.) The inclusion of traffic mitigation restrictions in the form of stringent parking limitations in this rezoning effort when city-wide discussions on this issue have just begun was unreasonable and selective treatment.

7.) Finally and most firmly we must say - this IPOD and it's clone (soon to be filed by the Planning Board),



- are aimed at stopping the ONE KENDALL SQUARE EMBASSY SUITES HOTEL and the major tax revenues attendant to it - the 200 community jobs involved - out of spite over a parking garage dispute

- prevent a superior use mix - hotel vs. office at ONE KENDALL SQUARE

- prevent completion of the long term renovation of the WOVEN HOSE/ONE KENDALL SQUARE SITE

- place in jeopardy the economic basis for the desired housing component

- jeopardize traffic enhancement in the form of the hotel use

- stop the programmed off hour uses of hotel and private non-profit groups at this site.

We ask that we be allowed to complete our long range program for this site at a promised overall FAR substantially less than zoned, and even less on an overall basis than proposed.

Please reject the IPOD's 1 and 2 for this area, so that we may go forward and keep our word with city government, given over six years ago.

We thank you,

THE ATHENAEUM GROUP

In City Council_____

The Committee on Ordinances, comprised of the entire membership of the City Council conducted a public hearing on Wednesday, March 29, 1989 beginning at 8:01 p.m. in the Sullivan Chamber, City Hall, for the purpose of reviewing a proposed amendment to the Zoning Ordinances on the petition of the City Council establishing an Industry B Interim Planning Overlay District.

Councillor William Walsh, Chairman of the Committee, opened the hearing and requested those interested individuals to come forward.

At this time, Vice-Mayor Alice Wolf stated that since the expiration of the proposed moratorium was April 1, 1989 she would therefore move the petition remain in Committee.

The motion prevailed.

The hearing was adjourned at 8:03 p.m.

For the Committee,

Councillor William H. Walsh
Chairman.

Note:
Petition is still
in Committee

In City Council_____

The Committee on Ordinances, comprised of the entire membership of the City Council conducted a public hearing on Wednesday, March 29, 1989 beginning at 8:01 p.m. in the Sullivan Chamber, City Hall, for the purpose of reviewing a proposed amendment to the Zoning Ordinances on the petition of the City Council establishing an Industry B Interim Planning Overlay District.

Councillor William Walsh, Chairman of the Committee, opened the hearing and requested those interested individuals to come forward.

At this time, Vice-Mayor Alice Wolf stated that since the expiration of the proposed moratorium was April 1, 1989 she would therefore move the petition remain in Committee.

The motion prevailed.

The hearing was adjourned at 8:03 p.m.

For the Committee,

Councillor William H. Walsh
Chairman.

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 17, 1989

To Whom It May Concern;

Enclosed you will find a copy of a hearing scheduled before the Committee on Ordinances for Wednesday, March 29, 1989 at 7:00 P. M. in the Sullivan Chamber, City Hall, Cambridge, Massachusetts on a petition by the City Council to amend the text of the Zoning Ordinances of the City of Cambridge by creating a new Section 3.17 - Industry B Interim Planning Overlay District.

Your kind attention in this matter will be greatly appreciated.

Very truly yours,

Joseph E. Connarton

Joseph E. Connarton, City Clerk

JEC/dl

Enc. (1)

C. C. 106

PUBLIC NOTICE
RELATIVE TO ZONING

City of Cambridge

MASSACHUSETTS

OFFICE OF THE CITY CLERK

Notice is hereby given that in accordance with the provisions of Chapter 40A, Section 5 of the General Laws, Tercentenary Edition and amendments thereto, that the Committee on Ordinances, comprised of the entire membership of the City Council, will hold a public hearing on Wednesday, March 29, 1989 at 7:00 P. M. in the Sullivan Chamber, City Hall, Cambridge, Massachusetts on a petition by the City Council to amend the text of the Zoning Ordinances of the City of Cambridge by creating a new Section 3.17 - Industry B Interim Planning Overlay District on those areas identified on the accompanying map. The Interim District would modify the Industry B dimensional requirements by reducing the permitted FAR from 4.0 to 3.0 and by imposing a height limit of 60 feet, or 35 feet within 125 feet of a residential district. The district will be in effect until April 1, 1989.

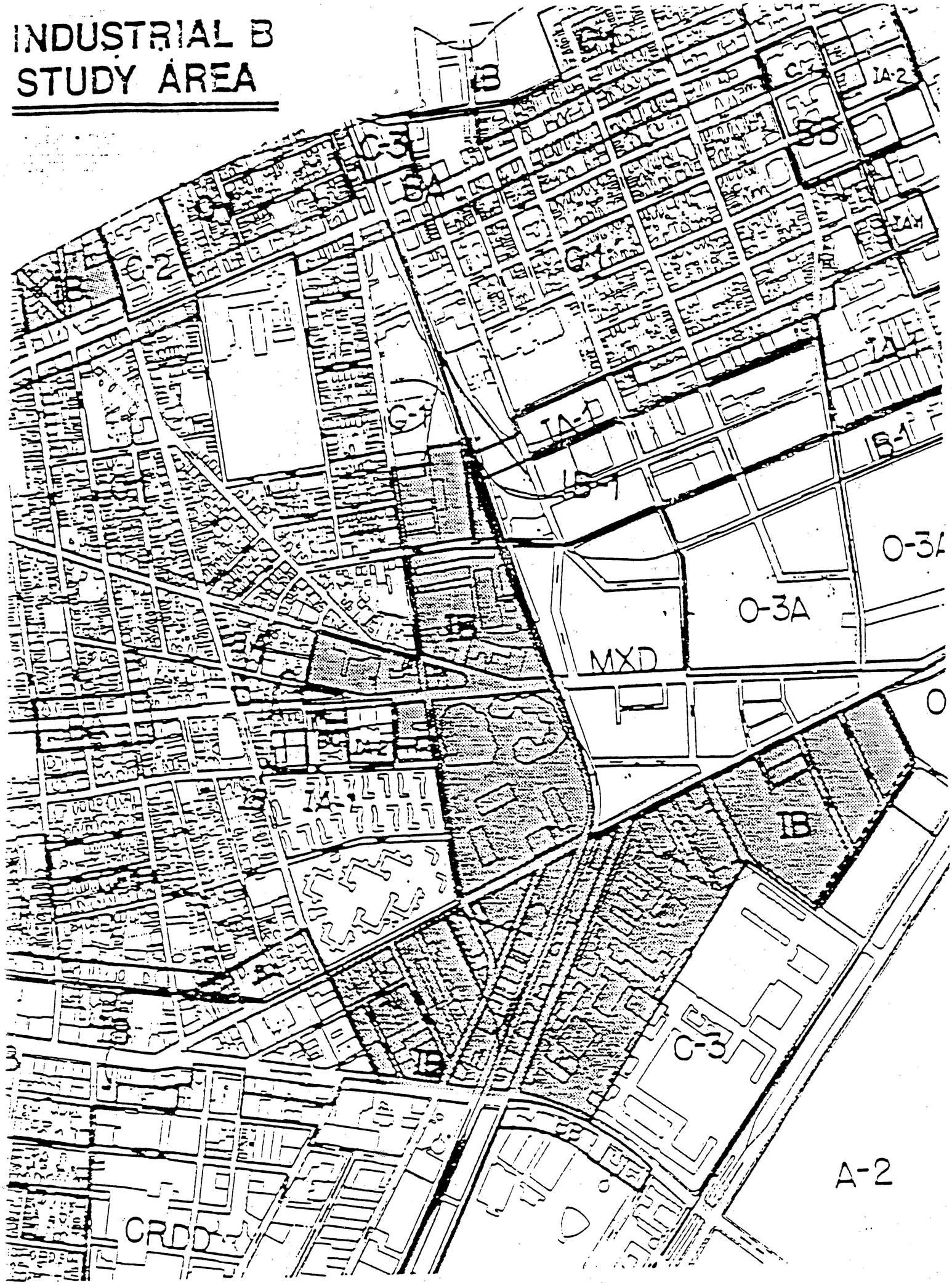
Copies of this petition are on file in the Office of the City Clerk, City Hall, Cambridge, Massachusetts.

All persons interested in this matter may appear at this time and be heard.

For the Committee,

Councillor William H. Walsh,
Chairman.

INDUSTRIAL B STUDY AREA



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 17, 1989

To Whom It May Concern;

Enclosed you will find a copy of a hearing scheduled before the Committee on Ordinances for Wednesday, March 29, 1989 at 7:00 P. M. in the Sullivan Chamber, City Hall, Cambridge, Massachusetts on a petition by the City Council to amend the text of the Zoning Ordinances of the City of Cambridge by creating a new Section 3.17 - Industry B Interim Planning Overlay District.

Your kind attention in this matter will be greatly appreciated.

Very truly yours,

Joseph E. Connarton

Joseph E. Connarton, City Clerk

JEC/dl

Enc. (1)

C. C. 106

PUBLIC NOTICE
RELATIVE TO ZONING

City of Cambridge

MASSACHUSETTS

OFFICE OF THE CITY CLERK

Notice is hereby given that in accordance with the provisions of Chapter 40A, Section 5 of the General Laws, Tercentenary Edition and amendments thereto, that the Committee on Ordinances, comprised of the entire membership of the City Council, will hold a public hearing on Wednesday, March 29, 1989 at 7:00 P. M. in the Sullivan Chamber, City Hall, Cambridge, Massachusetts on a petition by the City Council to amend the text of the Zoning Ordinances of the City of Cambridge by creating a new Section 3.17 - Industry B Interim Planning Overlay District on those areas identified on the accompanying map. The Interim District would modify the Industry B dimensional requirements by reducing the permitted FAR from 4.0 to 3.0 and by imposing a height limit of 60 feet, or 35 feet within 125 feet of a residential district. The district will be in effect until April 1, 1989.

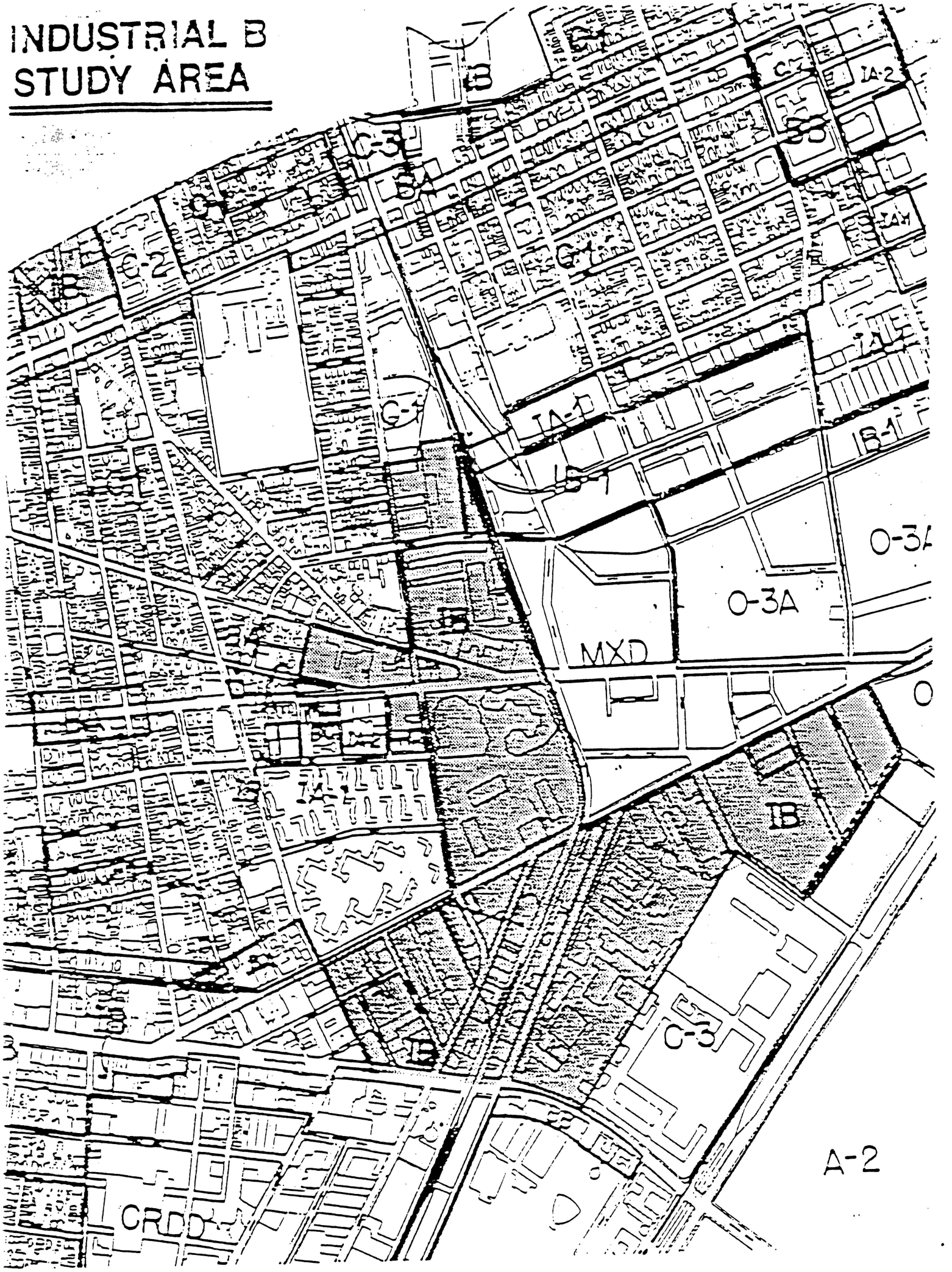
Copies of this petition are on file in the Office of the City Clerk, City Hall, Cambridge, Massachusetts.

All persons interested in this matter may appear at this time and be heard.

For the Committee,

Councillor William H. Walsh,
Chairman.

INDUSTRIAL B STUDY AREA



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 17, 1989

To Whom It May Concern;

Enclosed you will find a copy of a hearing scheduled before the Committee on Ordinances for Wednesday, March 29, 1989 at 7:00 P. M. in the Sullivan Chamber, City Hall, Cambridge, Massachusetts on a petition by the City Council to amend the text of the Zoning Ordinances of the City of Cambridge by creating a new Section 3.17 - Industry B Interim Planning Overlay District.

Your kind attention in this matter will be greatly appreciated.

Very truly yours,

Joseph E. Connarton

Joseph E. Connarton, City Clerk

JEC/dl

Enc. (1)

C. C. 106

PUBLIC NOTICE
RELATIVE TO ZONING

City of Cambridge

MASSACHUSETTS

OFFICE OF THE CITY CLERK

Notice is hereby given that in accordance with the provisions of Chapter 40A, Section 5 of the General Laws, Tercentenary Edition and amendments thereto, that the Committee on Ordinances, comprised of the entire membership of the City Council, will hold a public hearing on Wednesday, March 29, 1989 at 7:00 P. M. in the Sullivan Chamber, City Hall, Cambridge, Massachusetts on a petition by the City Council to amend the text of the Zoning Ordinances of the City of Cambridge by creating a new Section 3.17 - Industry B Interim Planning Overlay District on those areas identified on the accompanying map. The Interim District would modify the Industry B dimensional requirements by reducing the permitted FAR from 4.0 to 3.0 and by imposing a height limit of 60 feet, or 35 feet within 125 feet of a residential district. The district will be in effect until April 1, 1989.

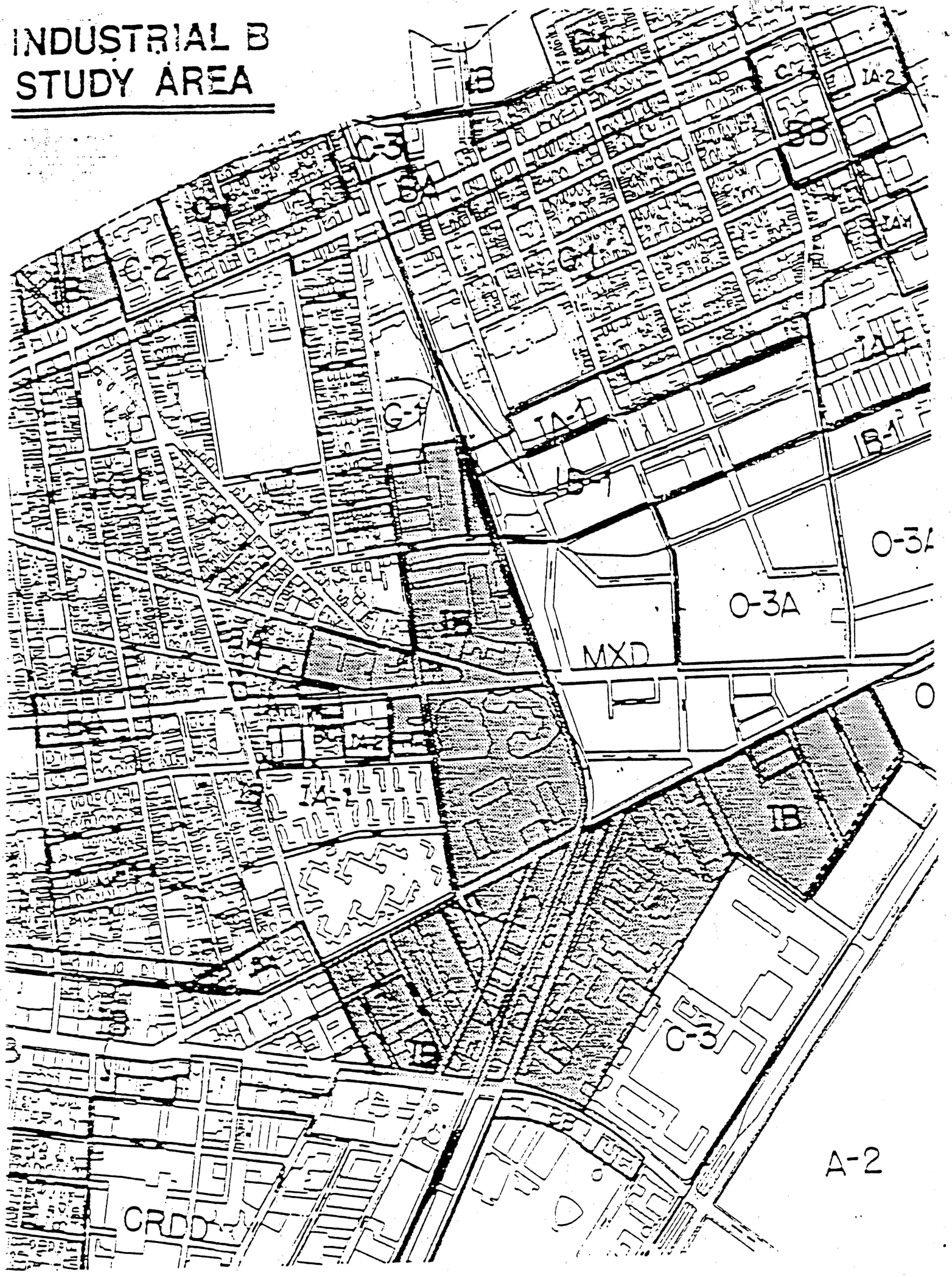
Copies of this petition are on file in the Office of the City Clerk, City Hall, Cambridge, Massachusetts.

All persons interested in this matter may appear at this time and be heard.

For the Committee,

Councillor William H. Walsh,
Chairman.

INDUSTRIAL B STUDY AREA



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

properly abutters notified

March 15, 1989

To Whom It May Concern;

Enclosed you will find a copy of a hearing scheduled before the Committee on Ordinances for Wednesday, March 29, 1989 at 7:00 P. M. in the Sullivan Chamber, City Hall, Cambridge, Massachusetts on a petition by the City Council to amend the text of the Zoning Ordinances of the City of Cambridge by creating a new Section 3.17 - Industry B Interim Planning Overlay District.

Your kind attention in this matter will be greatly appreciated.

Very truly yours,

Joseph E. Connarton

Joseph E. Connarton, City Clerk

JEC/dl

Enc. (1)

C. C. 106

PUBLIC NOTICE
RELATIVE TO ZONING

City of Cambridge

MASSACHUSETTS

OFFICE OF THE CITY CLERK

Notice is hereby given that in accordance with the provisions of Chapter 40A, Section 5 of the General Laws, Tercentenary Edition and amendments thereto, that the Committee on Ordinances, comprised of the entire membership of the City Council, will hold a public hearing on Wednesday, March 29, 1989 at 7:00 P. M. in the Sullivan Chamber, City Hall, Cambridge, Massachusetts on a petition by the City Council to amend the text of the Zoning Ordinances of the City of Cambridge by creating a new Section 3.17 - Industry B Interim Planning Overlay District on those areas identified on the accompanying map. The Interim District would modify the Industry B dimensional requirements by reducing the permitted FAR from 4.0 to 3.0 and by imposing a height limit of 60 feet, or 35 feet within 125 feet of a residential district. The district will be in effect until April 1, 1989.

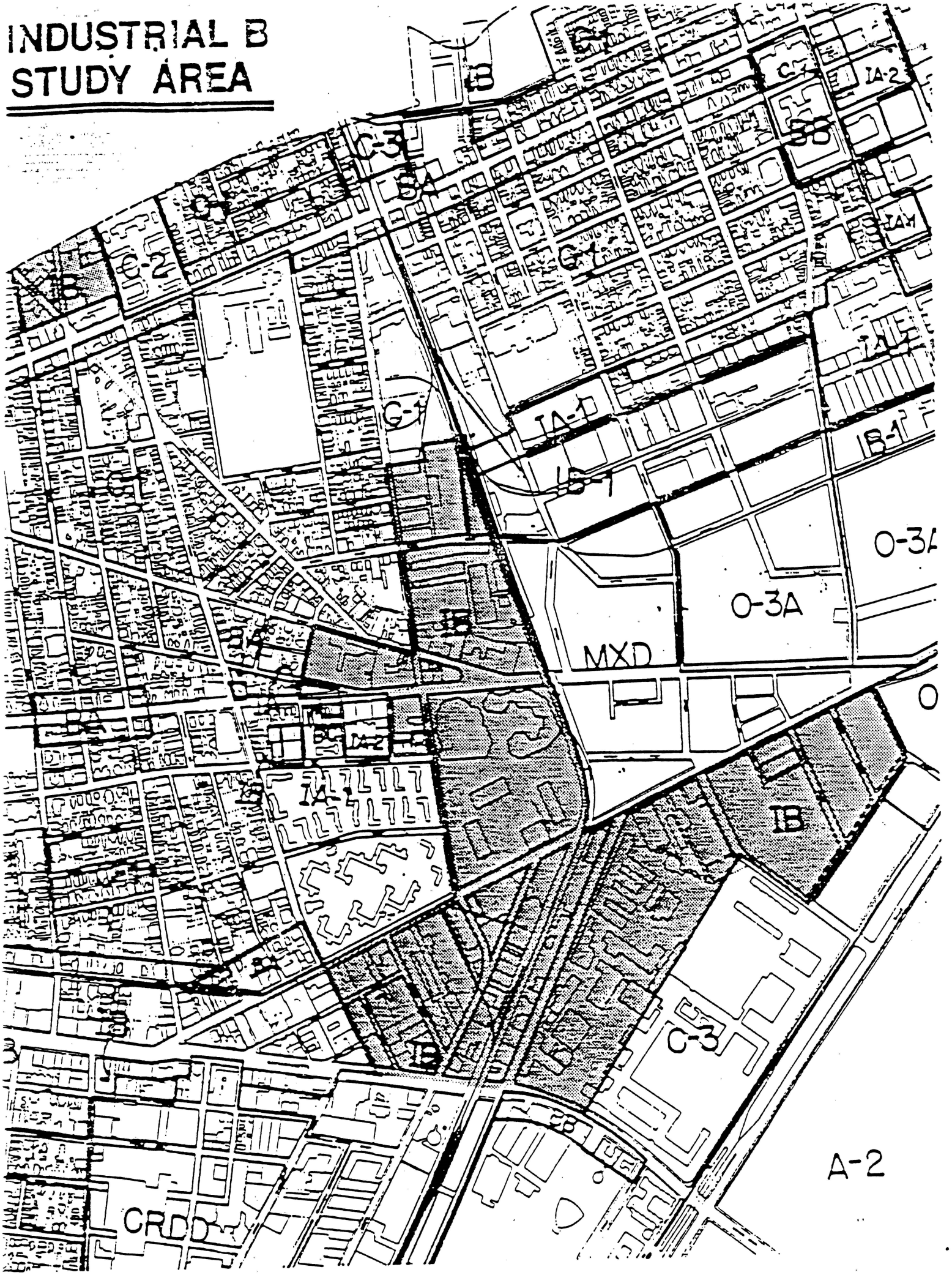
Copies of this petition are on file in the Office of the City Clerk, City Hall, Cambridge, Massachusetts.

All persons interested in this matter may appear at this time and be heard.

For the Committee,

Councillor William H. Walsh,
Chairman.

INDUSTRIAL B STUDY AREA



C.C. 108

PUBLIC NOTICE
RELATIVE TO ZONING

Posted

City of Cambridge

MASSACHUSETTS

OFFICE OF THE CITY CLERK

Notice is hereby given that in accordance with the provisions of Chapter 40A, Section 5 of the General Laws, Tercentenary Edition and amendments thereto, that the Committee on Ordinances, comprised of the entire membership of the City Council, will hold a public hearing on Wednesday, March 29, 1989 at 7:00 P. M. in the Sullivan Chamber, City Hall, Cambridge, Massachusetts on a petition by the City Council to amend the text of the Zoning Ordinances of the City of Cambridge by creating a new Section 3.17 - Industry B Interim Planning Overlay District on those areas identified on the accompanying map. The Interim District would modify the Industry B dimensional requirements by reducing the permitted FAR from 4.0 to 3.0 and by imposing a height limit of 60 feet, or 35 feet within 125 feet of a residential district. The district will be in effect until April 1, 1989.

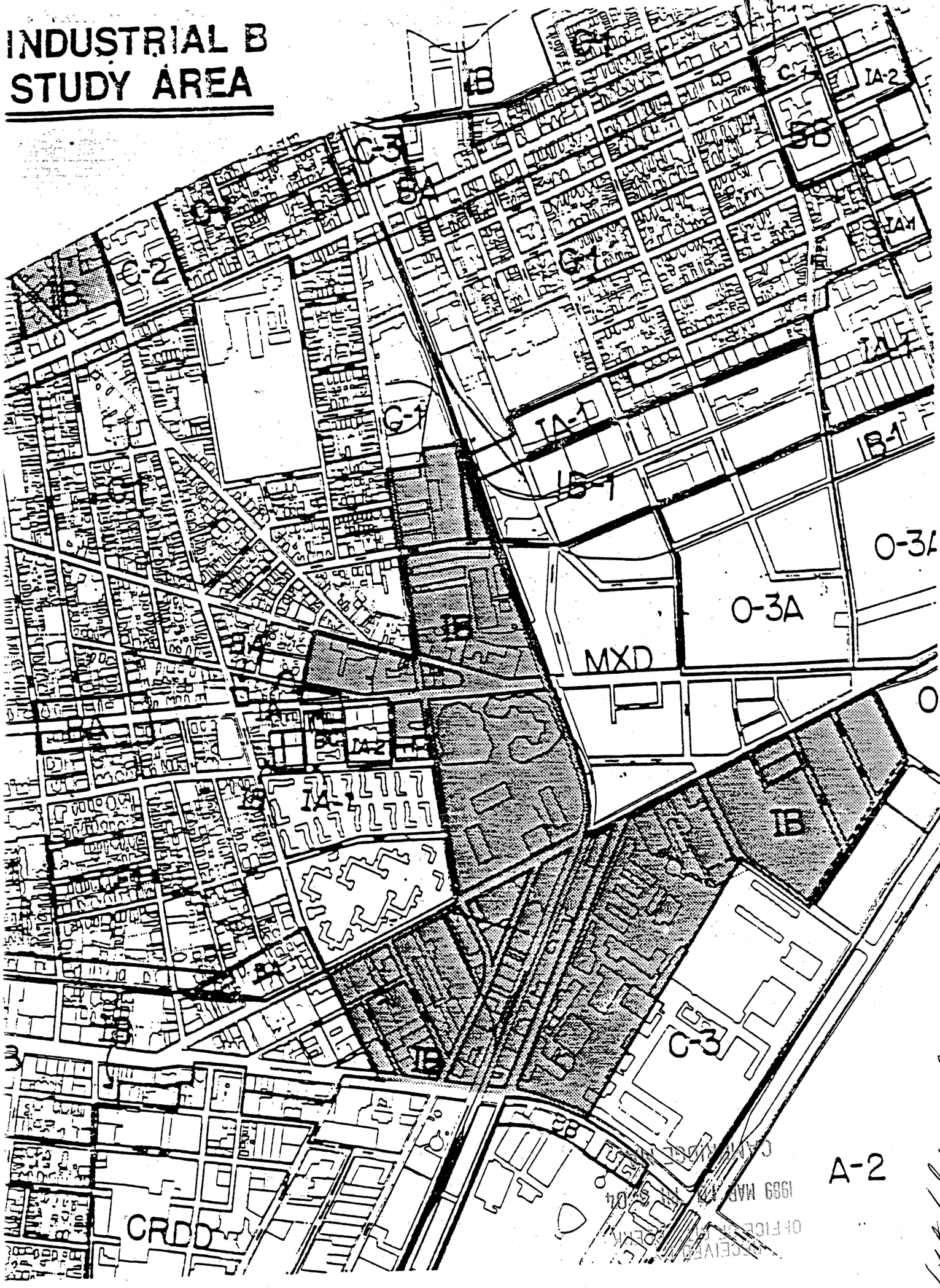
Copies of this petition are on file in the Office of the City Clerk, City Hall, Cambridge, Massachusetts.

All persons interested in this matter may appear at this time and be heard.

For the Committee,

Councillor William H. Walsh,
Chairman.

INDUSTRIAL B STUDY AREA



CCM-101

City of Cambridge

(Amended Calendar Item No. 14)
14.

IN CITY COUNCIL

VICE MAYOR WOLF

JANUARY 30, 1989
February 6, 1989

WHEREAS: On July 25, 1988 the City Council voted to request the Community Development Department to study the Zoning of the Industrial B land abutting Kendall Square because it is the last remaining area of Industry B zoning which has not reveived careful planning review; and

WHEREAS: The Industry B zoning district is no longer appropriate as a means of regulating new development in Cambridge; and

WHEREAS: The City Manager reported to the City Council on January 23, 1989 that the district requires additional analysis to determine the appropriate regulatory framework for future development in the area and that he does not expect to have a recommendation for Zoning until the late Spring of this year; and

WHEREAS: That interim period of time would give the opportunity for inappropriate building plans to be approved; now therefore be it

ORDERED: That there be established interim Zoning as attached, in the Industrial B zone abutting Kendall Square and that this proposed zoning ordinance be sent to the Planning Board and Ordinance Committee for review and adoption.

1/30/89 - REFERRED TO THE PLANNING BOARD & ORDINANCE COMMITTEE. (MAYOR VELLUCCI HAS NOTIFIED THE CITY CLERK OF HIS INTENTION TO MOVE RECONSIDERATION IN THIS MATTER).

2/6/89 - MAYOR VELLUCCI MOVED RECONSIDERATION. RECONSIDERATION CARRIED ON A ROLL CALL OF 5-4-0. MAYOR VELLUCCI MOVED TO AMEND THE PETITION BY STRIKING THE EXISTING EFFECTIVE DATE OF THE INDUSTRY B ZONING INTERIM OVERLAY DISTRICT FROM JULY 1, 1989 & SUBSTITUTING THE DATE OF APRIL 1, 1989 THEREFOR. THE AMENDMENT CARRIED ON ROLL CALL OF 5-4-0. VICE-MAYOR WOLF MOVED THAT THE PETITION, AS AMENDED, BE REFERRED TO THE PLANNING BOARD & ORDINANCE COMMITTEE & THE MOTION CARRIED ON ROLL CALL OF 5-4-0.

There is hereby established the Industry B Interim Zoning Overlay District in the area herein described having the following requirements:

1. All requirements of the Industry B Zoning district shall apply except as modified and limited by the requirements of this Section's subsection 2-4 below;

2. The floor area ratio applicable to any lot shall be limited to 3.0;

3. The maximum height of any building shall be 60 feet; and 35 feet within 125 feet of any residential zone;

4. The Industry B Zoning Interim Overlay District shall be in effect through April 1, 1989.

A. Amend the Zoning Ordinance of the City of Cambridge as described below by creating a new Section 3.17 - the Industry B Interim Zoning District in the area of Cambridge as shown on the accompanying map, having the following requirements:

Section 3.17

1. All requirements of the Industry B zoning districts shall apply except as modified and limited by the requirements of this Section subsections 2-4 below;

2. The floor area ratio applicable on any lot shall be limited to 3.0;

3. The maximum height of any building shall be 60 feet; and 35 feet within 125 feet of any residential zone;

4. The Industry B Interim Overlay Zoning District shall be in effect through April 1, 1989.

B. Amend the Zoning Map of the City of Cambridge as follows:

1.0 Rezone an area currently zoned Industry B to Industry B with the Industry B Interim Zoning Overlay District circumscribed by a line said line beginning at a point said point being the intersection of the centerlines of Portland and Main Streets,

1.1 Thence proceeding in a northeasterly direction along the centerline of Portland Street to the southeastern extension of the southwestern lot line of lot numbered 70 on Assessor's Plat numbered 42,

1.2 Thence turning and proceeding in a northwesterly direction along the southeastern extension of the southwestern lot line and the southwestern lot line of lot numbered 70 on Assessor's Plat numbered 42 to the southeastern lot line of lot numbered 45 on Assessor's Plat numbered 42 for a distance of approximately 48.7 feet,

1.3 Thence turning and proceeding in a southwesterly direction along the southeastern lot line to the southwestern lot line of lot numbered 45 on Assessor's Plat numbered 42,

1.4 Thence turning and proceeding in a northwesterly direction along the northeastern side lot line of lot numbered 45 on Assessor's Plat numbered 42 for a distance of approximately 17.6 feet,

1.5 Thence turning and proceeding in a southwesterly direction along southeastern lot line of lot numbered 45 on Assessor's Plat numbered 45 to the southwestern lot line of lot numbered 45 on Assessor's Plat numbered 45 for a distance of approximately 33 feet,

1.6 Thence turning and proceeding in a northwesterly direction along the southwestern lot lines of lots numbered 45 and 46 on Assessor's Plat numbered 42 and the northwestern extension of the southwestern lot line of lot umbered 46 on Assessor's Plat numbered 42 to the centerline of Davis Street,

1.7 Thence turning and proceeding in a northeasterly direction along the centerline of Davis Street to the centerline of Broadway,

1.8 Thence turning and proceeding in a northwesterly direction along the centerline of Broadway to the intersection with the southerly extension of the centerline of Market Street,

1.9 Thence ,turing and proceeding in a northerly direction along the centerline of Market Street to the centerline of Clark Street,

1.10 Thence turning and proceeding in a northeastern direction along the centerline of Clark Street to the centerline of Hampshire Street,

1.11 Thence turning and proceeding in a southerly direction along the centerline of Hampshire Street to the intersection with the centerline of Portland Street where it becomes Cardinal Humberto Medieros Avenue,

1.12 Thence turning and proceeding in a northeasterly direction along the centerline of Cardinal Humberto Medieros Avenue to its intersection with the northwestern extension of the northeastern lot line of lot numbered 88 on Assessor's Plat numbered 39,

1.13 Thence turning and proceeding in a southeasterly direction along the northwestern extension of the northeastern lot line of lot numbered 88 on Assessor's Plat numbered 39 and the northeastern lot line of lot numbered 88 on Assessor's Plat numbered 39 to the northwestern lot line of lot numbered 100 on Assessor's Plat numbered 39,

1.14 Thence turning and proceeding in a northeasterly direction along the northwestern lot line of lot numbered 100 on Assessor's Plat numbered 39 to the northeastern lot line of lot numbered 100 on Assessor's Plat numbered 100 on Assessor's Plat numbered 39,

1.15 Thence turning and proceeding in a southeasterly direction along the northeastern lot line of lot numbered 100 on Assessor's Plat 39 to the northwestern side line of the Boston and Albany Rail Road Right of Way,

1.16 Thence turning and proceeding in a southerly direction along the northwestern side line of the Boston and Albany Rail Road Right of Way to the intersection with the centerline of Main Street,

1.17 Thence turning and proceeding in a southeasterly direction along the centerline of Main Street to the northern extension of the centerline of Wadsworth Street,

1.18 Thence turning and proceeding in a southwesterly direction along the northern extension of the centerline of Wadsworth Street and the centerline of Wadsworth Street to the intersection with the eastern extension of the centerline of Amherst Street,

1.19 Thence turning and proceeding in a southwesterly direction along the eastern extension of the centerline of Amherst Street and the centerline of Amherst Street and the western extension of the centerline of Amherst Street to its intersection with the centerline of Ames Street,

1.20 Thence turning and proceeding in a northwesterly direction along the centerline of Ames Street to its intersection with the southeastern extension of the existing Residence C-3 zoning district,

1.21 Thence turning and proceeding in a southwesterly direction along the existing boundary line of the Residence C-3 zoning district to its intersection with the centerline of Massachusetts Avenue,

1.22 Thence turning and proceeding in a northwesterly direction along the centerline of Massachusetts Avenue to its intersection with the southern extension of the centerline of Windsor Street,

1.23 Thence turning and proceeding in a northeasterly direction along the centerline of Windsor Street to the centerline of Main Street,

1.24 Thence turning and proceeding in an easterly direction along the centerline of Main Street to the centerline of Portland Street to the point of origin.

1.01 Premises as shown on Assessor's Plat numbered 39:

All or parts of lots numbered 41, 40, 88, 91, and 100, even numbers 236-286 Cardinal Humberto Medieros Avenue, and odd numbers 389-401 Binney Street.

1.02 Premises as shown on Assessor's Plat numbered 41:

All or parts of lots numbered 25, 24, and 26, even numbers 354-402 Binney Street, even numbers 170-234 Cardinal Humberto Medieros Avenue, odd numbers 9-29 Hampshire Street, and odd numbers 159-173 Broadway.

1.03 Premises as shown on Assessor's Plat numbered 42:

All or parts of lots numbered 63, 13, 64, 11, 12, 87, 5, 6, 7, 86, 1, and 70, even numbers 24-68 Hampshire Street, even numbers 162-192 Clark Street, odd numbers 107-205 and even numbers 192-198 Broadway, 9 Market Street, even numbers 8-10 Davis Street, odd numbers 125-165 and even numbers 150-164 Portland Street.

1.04 Premises as shown on Assessor's Plat numbered 43-A:

All lots.

1.05 Premises as shown on Assessor's Plat numbered 71:

All lots.

1.06 Premises as shown on Assessor's Plat numbered 70:

All or parts of lots numbered 75, 86, 21, 22, 52, 53, 54, 55, 56, 57, 58, and 74, even numbers 718-770 Main Street, even numbers 18-70 Windsor Street, odd and even numbers 55-87 State Street, all of Smart Street, and even numbers 3-13 Osborn Street.

1.07 Premises as shown on Assessor's Plat numbered 53:

All lots

1.08 Premises as shown on Assessor's Plat numbered 52-A:

All or parts of lots numbered 21, 1, 12, 34, 32, 33, 22, 17, 29, 28, and 7, all of Vassar Street, odd numbers 77-139 Massachusetts Avenue, even numbers 414-458 Main Street, and odd numbered 27-59 Ames Street.

1.09 Premises as shown on Assessor's Plat numbered 48:

All or parts of lots numbered 152, 94, 129, 153, 97, 113, 112, 127, 128, 137, 13, 148, 14, 26, 15, 16, 155, 22, 21, 20, 19, 18, 33, 120, 142, 146, 147, 143, 150, 123, 62, 151, 108, and 107, odd and even numbers 5-60 Ames Street, odd numbers 25-85 Amherst Street, all of Carlton Street, all of Deacon Street, all of Dock Street, odd numbers 1-57 Hayward Street, and even numbers 264-400 Main Street.

1.001 Premises as shown on Assessor's Plat numbered 47:

All or parts of lots numbered 84, 71, 18, 19, 20, 21, 22, and 78, odd numbers 39-79 Wadsworth Street, odd numbered 1-23 Amherst Street, even numbers 2-64 Hayward Street, and even numbers 265-254 Main Street.

2.0 Rezone an area currently zoned Industry B to Industry B with the Industry B Interim Zoning Overlay District circumscribed by a line said line beginning at a point said point being the intersection of the centerlines of Webster Avenue and Elm Street with the Somerville/Cambridge boundary,

2.1 Thence proceeding in a southwesterly direction along the centerline of Elm Street to a point 100 feet distant from the northern side line of Cambridge Street,

2.2 Thence turning and proceeding in a southeasterly direction along a line 100 feet distant from and parallel to the northern side line of Cambridge Street to the centerline of Windsor Street,

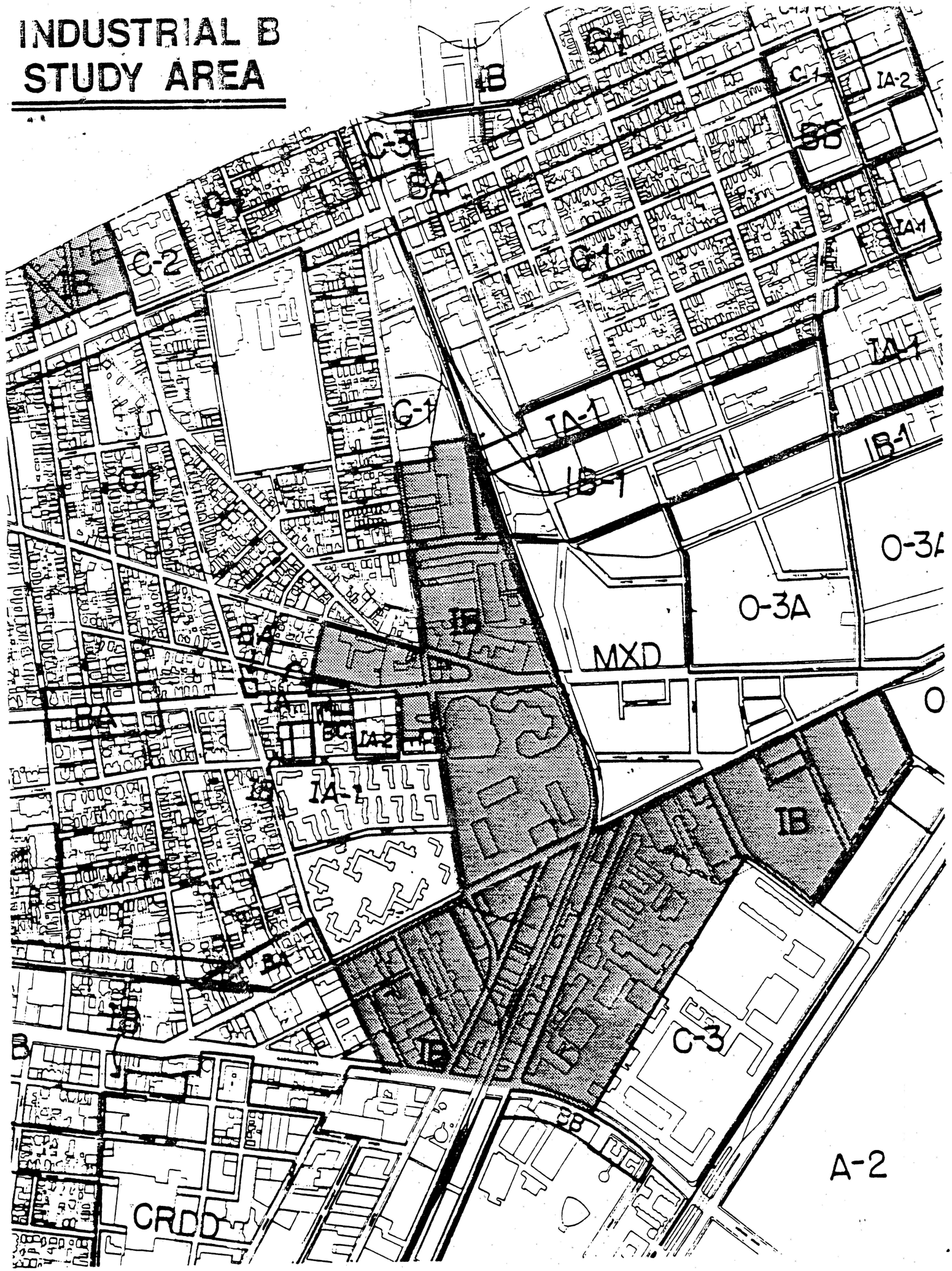
2.3 Thence turning and proceeding in a northeasterly direction along the centerline of Windsor Street to the Somerville/ Cambridge boundary,

2.4 Thence turning and proceeding in a northwesterly direction along the Somerville/Cambridge boundary to the intersection with the centerlines of Elm Street and Webster Avenue and the point of origin.

2.01 Premises as shown on Assessor's Plat numbered 81:

All or parts of lots numbered 25, 56, 83, 88, 90, 48, 50, 49, 99, 98, 52, 53, 16, 17, 18, 15, 24, 23, 22, 21, 20, 19, 1, 2, 14, 3, 101, 4, 5, 102, 100, and 96, even numbers 286-320 Elm Street, odd and even numbers 292-333 Webster Avenue, odd and even numbers 414a-460 Columbia Street, odd numbers 495-537 Windsor Street and odd numbers 1043-1079 Cambridge Street.

INDUSTRIAL B STUDY AREA



CITY OF CAMBRIDGE, MASSACHUSETTS

PLANNING BOARD

CITY HALL ANNEX, 57 INMAN STREET, CAMBRIDGE 02139

RECEIVED BY
OFFICE OF CITY CLERK
'89 FEB 10 AM 9:44
CAMBRIDGE MA.

NOTICE OF PUBLIC HEARING

The Planning Board of the City of Cambridge will hold a public hearing on Tuesday, March 7, 1989, at 8:30 p.m. at the Community Development Conference Room, third floor, City Hall Annex, 57 Inman Street, Cambridge, Massachusetts on a petition by the Cambridge City Council to amend the text of the Zoning Ordinance of the City of Cambridge by creating a new Section 3.17 - Industry B Interim Planning Overlay District on those areas identified on the accompanying map. The Interim District would modify the Industry B dimensional requirements by reducing the permitted FAR from 4.0 to 3.0 and by imposing a height limit of 60 feet, or 35 feet within 125 feet of a residential district. The district will be in effect until April 1, 1989.

Copies of this petition are on file in the Office of the City Clerk, City Hall, Cambridge, Massachusetts. Questions concerning the petition may be addressed to Lester Barber or Liza Malenfant at 498-9034.

CCM-101

City of Cambridge

(Amended Calendar Item No. 14)
14.

IN CITY COUNCIL

VICE MAYOR WOLF

JANUARY 30, 1989
February 6, 1989

WHEREAS: On July 25, 1988 the City Council voted to request the Community Development Department to study the Zoning of the Industrial B land abutting Kendall Square because it is the last remaining area of Industry B zoning which has not reveived careful planning review; and

WHEREAS: The Industry B zoning district is no longer appropriate as a means of regulating new development in Cambridge; and

WHEREAS: The City Manager reported to the City Council on January 23, 1989 that the district requires additional analysis to determine the appropriate regulatory framework for future development in the area and that he does not expect to have a recommendation for Zoning until the late Spring of this year; and

WHEREAS: That interim period of time would give the opportunity for inappropriate building plans to be approved; now therefore be it

ORDERED: That there be established interim Zoning as attached, in the Industrial B zone abutting Kendall Square and that this proposed zoning ordinance be sent to the Planning Board and Ordinance Committee for review and adoption.

1/30/89 - REFERRED TO THE PLANNING BOARD & ORDINANCE COMMITTEE. (MAYOR VELLUCCI HAS NOTIFIED THE CITY CLERK OF HIS INTENTION TO MOVE RECONSIDERATION IN THIS MATTER).

2/6/89 - MAYOR VELLUCCI MOVED RECONSIDERATION. RECONSIDERATION CARRIED ON A ROLL CALL OF 5-4-0. MAYOR VELLUCCI MOVED TO AMEND THE PETITION BY STRIKING THE EXISTING EFFECTIVE DATE OF THE INDUSTRY B ZONING INTERIM OVERLAY DISTRICT FROM JULY 1, 1989 & SUBSTITUTING THE DATE OF APRIL 1, 1989 THEREFOR. THE AMENDMENT CARRIED ON ROLL CALL OF 5-4-0. VICE-MAYOR WOLF MOVED THAT THE PETITION, AS AMENDED, BE REFERRED TO THE PLANNING BOARD & ORDINANCE COMMITTEE & THE MOTION CARRIED ON ROLL CALL OF 5-4-0.

CCM-101

City of Cambridge

IN CITY COUNCIL

VICE MAYOR WOLF

JANUARY 30, 1989

WHEREAS: On July 25, 1988 the City Council voted to request the Community Development Department to study the Zoning of the Industrial B land Abutting Kendall Square because it is the last remaining area of Industry B zoning which has not reveived careful planning review; and

WHEREAS: The Industry B zoning district is no longer appropriate as a means of regulating new development in Cambridge; and

WHEREAS: The City Manager reported to the City Council on January 23, 1989 that the district requires additional analysis to determine the appropriate regulatory framework for future development in the area and that he does not expect to have a recommendation for Zoning until the late Spring of this year; and

WHEREAS: That interim period of time would give the opportunity for inappropriate building plans to be approved; now therefore be it

ORDERED: That there be established interim Zoning as attached, in the Industrial B zone abutting Kendall Square and that this proposed zoning ordinance be sent to the Planning Board and Ordinance Committee for review and adoption.

There is hereby established the Industry B Interim Zoning Overlay District in the area herein described having the following requirements:

1. All requirements of the Industry B Zoning district shall apply except as modified and limited by the requirements of this Section's subsection 2-4 below;

2. The floor area ratio applicable to any lot shall be limited to 3.0;

3. The maximum height of any building shall be 60 feet; and 35 feet within 125 feet of any residential zone;

4. The Industry B Zoning Interim Overlay District shall be in effect through April 1, 1989.

A. Amend the Zoning Ordinance of the City of Cambridge as described below by creating a new Section 3.17 - the Industry B Interim Zoning District in the area of Cambridge as shown on the accompanying map, having the following requirements:

Section 3.17

1. All requirements of the Industry B zoning districts shall apply except as modified and limited by the requirements of this Section subsections 2-4 below;

2. The floor area ratio applicable on any lot shall be limited to 3.0;

3. The maximum height of any building shall be 60 feet; and 35 feet within 125 feet of any residential zone;

4. The Industry B Interim Overlay Zoning District shall be in effect through April 1, 1989.

B. Amend the Zoning Map of the City of Cambridge as follows:

1.0 Rezone an area currently zoned Industry B to Industry B with the Industry B Interim Zoning Overlay District circumscribed by a line said line beginning at a point said point being the intersection of the centerlines of Portland and Main Streets,

1.1 Thence proceeding in a northeasterly direction along the centerline of Portland Street to the southeastern extension of the southwestern lot line of lot numbered 70 on Assessor's Plat numbered 42,

1.2 Thence turning and proceeding in a northwesterly direction along the southeastern extension of the southwestern lot line and the southwestern lot line of lot numbered 70 on Assessor's Plat numbered 42 to the southeastern lot line of lot numbered 45 on Assessor's Plat numbered 42 for a distance of approximately 48.7 feet,

1.3 Thence turning and proceeding in a southwesterly direction along the southeastern lot line to the southwestern lot line of lot numbered 45 on Assessor's Plat numbered 42,

1.4 Thence turning and proceeding in a northwesterly direction along the northeastern side lot line of lot numbered 45 on Assessor's Plat numbered 42 for a distance of approximately 17.6 feet,

1.5 Thence turning and proceeding in a southwesterly direction along southeastern lot line of lot numbered 45 on Assessor's Plat numbered 45 to the southwestern lot line of lot numbered 45 on Assessor's Plat numbered 45 for a distance of approximately 33 feet,

1.6 Thence turning and proceeding in a northwesterly direction along the southwestern lot lines of lots numbered 45 and 46 on Assessor's Plat numbered 42 and the northwestern extension of the southwestern lot line of lot umbered 46 on Assessor's Plat numbered 42 to the centerline of Davis Street,

1.7 Thence turning and proceeding in a northeasterly direction along the centerline of Davis Street to the centerline of Broadway,

1.8 Thence turning and proceeding in a northwesterly direction along the centerline of Broadway to the intersection with the southerly extension of the centerline of Market Street,

1.9 Thence,turing and proceeding in a northerly direction along the centerline of Market Street to the centerline of Clark Street,

1.10 Thence turning and proceeding in a northeastern direction along the centerline of Clark Street to the centerline of Hampshire Street,

1.11 Thence turning and proceeding in a southerly direction along the centerline of Hampshire Street to the intersection with the centerline of Portland Street where it becomes Cardinal Humberto Medieros Avenue,

1.12 Thence turning and proceeding in a northeasterly direction along the centerline of Cardinal Humberto Medieros Avenue to its intersection with the northwestern extension of the northeastern lot line of lot numbered 88 on Assessor's Plat numbered 39,

1.13 Thence turning and proceeding in a southeasterly direction along the northwestern extension of the northeastern lot line of lot numbered 88 on Assessor's Plat numbered 39 and the northeastern lot line of lot numbered 88 on Assessor's Plat numbered 39 to the northwestern lot line of lot numbered 100 on Assessor's Plat numbered 39,

1.14 Thence turning and proceeding in a northeasterly direction along the northwestern lot line of lot numbered 100 on Assessor's Plat numbered 39 to the northeastern lot line of lot numbered 100 on Assessor's Plat numbered 100 on Assessor's Plat numbered 39,

1.15 Thence turning and proceeding in a southeasterly direction along the northeastern lot line of lot numbered 100 on Assessor's Plat 39 to the northwestern side line of the Boston and Albany Rail Road Right of Way,

1.16 Thence turning and proceeding in a southerly direction along the northwestern side line of the Boston and Albany Rail Road Right of Way to the intersection with the centerline of Main Street,

1.17 Thence turning and proceeding in a southeasterly direction along the centerline of Main Street to the northern extension of the centerline of Wadsworth Street,

1.18 Thence turning and proceeding in a southwesterly direction along the northern extension of the centerline of Wadsworth Street and the centerline of Wadsworth Street to the intersection with the eastern extension of the centerline of Amherst Street,

1.19 Thence turning and proceeding in a southwesterly direction along the eastern extension of the centerline of Amherst Street and the centerline of Amherst Street and the western extension of the centerline of Amherst Street to its intersection with the centerline of Ames Street,

1.20 Thence turning and proceeding in a northwesterly direction along the centerline of Ames Street to its intersection with the southeastern extension of the existing Residence C-3 zoning district,

1.21 Thence turning and proceeding in a southwesterly direction along the existing boundary line of the Residence C-3 zoning district to its intersection with the centerline of Massachusetts Avenue,

1.22 Thence turning and proceeding in a northwesterly direction along the centerline of Massachusetts Avenue to its intersection with the southern extension of the centerline of Windsor Street,

1.23 Thence turning and proceeding in a northeasterly direction along the centerline of Windsor Street to the centerline of Main Street,

1.24 Thence turning and proceeding in an easterly direction along the centerline of Main Street to the centerline of Portland Street to the point of origin.

1.01 Premises as shown on Assessor's Plat numbered 39:

All or parts of lots numbered 41, 40, 88, 91, and 100, even numbers 236-286 Cardinal Humberto Medieros Avenue, and odd numbers 389-401 Binney Street.

1.02 Premises as shown on Assessor's Plat numbered 41:

All or parts of lots numbered 25, 24, and 26, even numbers 354-402 Binney Street, even numbers 170-234 Cardinal Humberto Medieros Avenue, odd numbers 9-29 Hampshire Street, and odd numbers 159-173 Broadway.

1.03 Premises as shown on Assessor's Plat numbered 42:

All or parts of lots numbered 63, 13, 64, 11, 12, 87, 5, 6, 7, 86, 1, and 70, even numbers 24-68 Hampshire Street, even numbers 162-192 Clark Street, odd numbers 107-205 and even numbers 192-198 Broadway, 9 Market Street, even numbers 8-10 Davis Street, odd numbers 125-165 and even numbers 150-164 Portland Street.

1.04 Premises as shown on Assessor's Plat numbered 43-A:

All lots.

1.05 Premises as shown on Assessor's Plat numbered 71:

All lots.

1.06 Premises as shown on Assessor's Plat numbered 70:

All or parts of lots numbered 75, 86, 21, 22, 52, 53, 54, 55, 56, 57, 58, and 74, even numbers 718-770 Main Street, even numbers 18-70 Windsor Street, odd and even numbers 55-87 State Street, all of Smart Street, and even numbers 3-13 Osborn Street.

1.07 Premises as shown on Assessor's Plat numbered 53:

All lots

1.08 Premises as shown on Assessor's Plat numbered 52-A:

All or parts of lots numbered 21, 1, 12, 34, 32, 33, 22, 17, 29, 28, and 7, all of Vassar Street, odd numbers 77-139 Massachusetts Avenue, even numbers 414-458 Main Street, and odd numbered 27-59 Ames Street.

1.09 Premises as shown on Assessor's Plat numbered 48:

All or parts of lots numbered 152, 94, 129, 153, 97, 113, 112, 127, 128, 137, 13, 148, 14, 26, 15, 16, 155, 22, 21, 20, 19, 18, 33, 120, 142, 146, 147, 143, 150, 123, 62, 151, 108, and 107, odd and even numbers 5-60 Ames Street, odd numbers 25-85 Amherst Street, all of Carlton Street, all of Deacon Street, all of Dock Street, odd numbers 1-57 Hayward Street, and even numbers 264-400 Main Street.

1.001 Premises as shown on Assessor's Plat numbered 47:

All or parts of lots numbered 84, 71, 18, 19, 20, 21, 22, and 78, odd numbers 39-79 Wadsworth Street, odd numbered 1-23 Amherst Street, even numbers 2-64 Hayward Street, and even numbers 265-254 Main Street.

2.0 Rezone an area currently zoned Industry B to Industry B with the Industry B Interim Zoning Overlay District circumscribed by a line said line beginning at a point said point being the intersection of the centerlines of Webster Avenue and Elm Street with the Somerville/Cambridge boundary,

2.1 Thence proceeding in a southwesterly direction along the centerline of Elm Street to a point 100 feet distant from the northern side line of Cambridge Street,

2.2 Thence turning and proceeding in a southeasterly direction along a line 100 feet distant from and parallel to the northern side line of Cambridge Street to the centerline of Windsor Street,

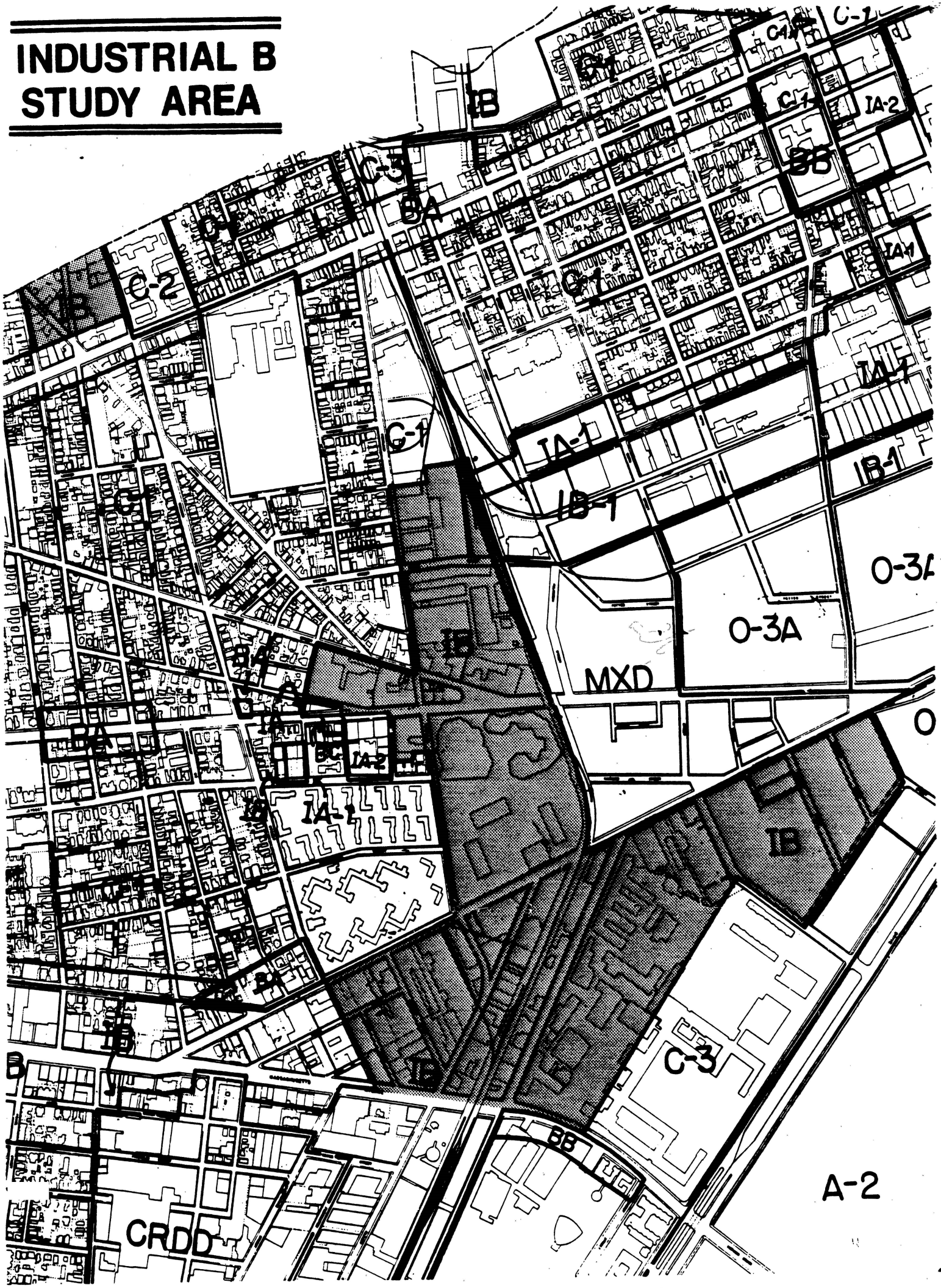
2.3 Thence turning and proceeding in a northeasterly direction along the centerline of Windsor Street to the Somerville/ Cambridge boundary,

2.4 Thence turning and proceeding in a northwesterly direction along the Somerville/Cambridge boundary to the intersection with the centerlines of Elm Street and Webster Avenue and the point of origin.

2.01 **Premises as shown on Assessor's Plat numbered 81:**

All or parts of lots numbered 25, 56, 83, 88, 90, 48, 50, 49, 99, 98, 52, 53, 16, 17, 18, 15, 24, 23, 22, 21, 20, 19, 1, 2, 14, 3, 101, 4, 5, 102, 100, and 96, even numbers 286-320 Elm Street, odd and even numbers 292-333 Webster Avenue, odd and even numbers 414a-460 Columbia Street, odd numbers 495-537 Windsor Street and odd numbers 1043-1079 Cambridge Street.

INDUSTRIAL B STUDY AREA



RECEIVED BY
OFFICE OF CITY CLERK
1989 FEB -1 AM 11:56
CAMBRIDGE MA.

MOTION FOR RECONSIDERATION SUBMITTED BY COUNCILLOR MAYOR ALFRED E. VELLUCCI

FEBRUARY 1, 1989

Date

Mayor Vellucci has notified the City Clerk of his intention to move Reconsideration of the vote of the City Council taken on Monday, January 30, 1989, referring to the Planning Board and Ordinance Committee an order introduced by Vice-Mayor Wolf to establish an Industry B Interim Zoning District in the Industrial B zone abutting Kendall Square.

Alfred Vellucci

Signature

C. C. 108

City of Cambridge

MASSACHUSETTS

In City Council Feb. 6 1989

Mayor Vellucci - Moved Reconsideration /Calendar # 14 from the Calendar.

	YEA	NAY	ABSENT	PRESENT
Mr. Thomas W. Danehy	✓			
Mr. Francis H. Duehay		✓		
Ms. Saundra Graham		✓		
Mrs. Sheila T. Russell	✓			
Mr. David E. Sullivan		✓		
Mr. Walter J. Sullivan	✓			
Mr. William H. Walsh	✓			
Ms. Alice K. Wolf		✓		
Mayor Alfred E. Vellucci	✓			
	5	4		

C. C. 106

City of Cambridge

MASSACHUSETTS

In City Council Feb. 6 1989

Mayor Vellucci - Amendment for 60 Day Moratorium to be added to Vice Mayor Wolf's Order.

	YEA	NAY	ABSENT	PRESENT
Mr. Thomas W. Danehy		✓		
Mr. Francis H. Duehay	✓			
Ms. Saundra Graham	✓			
Mrs. Sheila T. Russell		✓		
Mr. David E. Sullivan	✓			
Mr. Walter J. Sullivan		✓		
Mr. William H. Walsh		✓		
Ms. Alice K. Wolf	✓			
Mayor Alfred E. Vellucci	✓			
	5	4		

C. C. 106

City of Cambridge

MASSACHUSETTS

In City Council Feb. 6 1989

Motion of Vice Mayor Wolf re: Ordering B Interim Zoning Petition As Amended

	YEA	NAY	ABSENT	PRESENT
Mr. Thomas W. Danehy		✓		
Mr. Francis H. Duehay	✓			
Ms. Saundra Graham	✓			
Mrs. Sheila T. Russell		✓		
Mr. David E. Sullivan	✓			
Mr. Walter J. Sullivan		✓		
Mr. William H. Walsh		✓		
Ms. Alice K. Wolf	✓			
Mayor Alfred E. Vellucci	✓			
	5	4		

There is hereby established the Industry B Interim Zoning Overlay District in the area herein described having the following requirements:

1. All requirements of the Industry B Zoning district shall apply except as modified and limited by the requirements of this Section's subsection 2-4 below;

2. The floor area ratio applicable to any lot shall be limited to 3.0;

3. The maximum height of any building shall be 60 feet; and 35 feet within 125 feet of any residential zone;

4. The Industry B Zoning Interim Overlay District shall be in effect through ~~July 1, 1989~~ APRIL 1989 MARCH 31 7.00

CCM-101

City of Cambridge

Amended Calendar ITem No. 14

14.

IN CITY COUNCIL

VICE MAYOR WOLF

JANUARY 30, 1989
February 6, 1989

WHEREAS: On July 25, 1988 the City Council voted to request the Community Development Department to study the Zoning of the Industrial B land abutting Kendall Square because it is the last remaining area of Industry B zoning which has not reveived careful planning review; and

WHEREAS: The Industry B zoning district is no longer appropriate as a means of regulating new development in Cambridge; and

WHEREAS: The City Manager reported to the City Council on January 23, 1989 that the district requires additional analysis to determine the appropriate regulatory framework for future development in the area and that he does not expect to have a recommendation for Zoning until the late Spring of this year; and

WHEREAS: That interim period of time would give the opportunity for inappropriate building plans to be approved; now therefore be it

ORDERED: That there be established interim Zoning as attached, in the Industrial B zone abutting Kendall Square and that this proposed zoning ordinance be sent to the Planning Board and Ordinance Committee for review and adoption.

1/30/89 - REFERRED TO THE PLANNING BOARD & ORDINANCE COMMITTEE.

(MAYOR VELLUCCI HAS NOTIFIED THE CITY CLERK OF HIS INTENTION TO MOVE RECONSIDERATION IN THIS MATTER)

2/6/89 MAYOR VELLUCCI MOVED RECONSIDERATION. RECONSIDERATION CARRIED ON A ROLL CALL OF 5-4-0. MAYOR VELLUCCI MOVED TO AMEND THE PETITION BY STRIKING THE EXISTING EFFECTIVE DATE OF THE INDUSTRY B ZONING INTERIM OVERLAY DISTRICT FROM JULY 1, 1989 AND SUBSTITUTING THE DATE APRIL 1, 1989 THEREFOR. THE AMENDMENT CARRIED ON ROLL CALL OF 5-4-0. VICE-MAYOR WOLF MOVED THAT THE PETITION, AS AMENDED BE REFERRED TO THE PLANNING BOARD & ORDINANCE COMMITTEE, AND THE MOTION CARRIED ON ROLL CALL OF 5-4-0.

Order #14 0-57 =14

VM Wolf order re: that the attached proposed amendment to the Zoning Ordinances by creating a new Section 3.17 - the Industry B Interim Zoning District for the Industrial B zone abutting Kendall Square be referred to the Planning Board & Ordinance Committee.

5/15/89 motion of C. Wolf to pass thru all stages in order to pass to be ordained
motion failed 2-7-0

Copy sent to Les Barber, Pl. Board 2/8/89. Copy to Councillor Walsh, Ord. Comm. Chair 2/15/89

In City Council,

January 30,1989

1/30/89 - Referred to Planning Board + Ordinance Committee. Mayor Vellucci has notified the City Clerk of his intention to move Reconsideration.
2/6/89 Mayor Vellucci moved Reconsideration. Reconsideration carried 5-4-0. Mayor Vellucci moved to amend petition by striking effective date of July 1, 1989 + Substituting April 1, 1989. Motion carried 5-4-0. Vice Mayor Wolf moved that the petition, as amended be referred to Planning Board + Ordinance Committee. Motion carried 5-4-0.