



City of Cambridge

O-19.

IN CITY COUNCIL

June 19, 2000

COUNCILLOR BORN
COUNCILLOR BRAUDE
COUNCILLOR DAVIS
COUNCILLOR DECKER
MAYOR GALLUCCIO
COUNCILLOR REEVES
COUNCILLOR TOOMEY

WHEREAS: The City Council on February 1, 1999 passed Resolution 44 declaring a Housing Emergency in the acute shortage of affordable housing in the City of Cambridge, and implored landlords to be cognizant of the severe housing shortage, and to cease and desist eviction proceedings so that negotiations can take place in a reasonable manner; and

WHEREAS: The Resolution (filed on March 20, 2000) on behalf of the Dana Street Tenant Association, encouraged property owners of 65,65A, 65B and 71 Dana Street, Anthony Jr., Salvatore, Edward and David Cacciola, to negotiate in good faith with the tenants; and

WHEREAS: Kevin P. Crane, Esquire (attorney for the above-mentioned property owners), responded to the March 20th Resolution and stated in his April 3, 2000 correspondence to City Council "Please be advised that my client certainly intends to negotiate in good faith with his tenants;" and

WHEREAS: The Cacciola family property owners made a written offer of a 10% rent increase in their correspondence dated May 3, 2000 and later reneged on this initial offer; and

WHEREAS: Anthony, Jr., Salvatore, Edward and David Cacciola have been unwilling to make any compromises in negotiations with the tenants, concerning rent increases, except offer the tenants a lease. Furthermore, the Cacciola family property owners expect tenants to pay retroactively rent increases since the inception of the tenant association; and

WHEREAS: The Cacciola family property owners have alluded to possibly selling a portion of their property(s); now therefore be it

RESOLVED: That the Cambridge City Council urges Anthony, Jr., Salvatore, Edward, David Cacciola (owners) and Mohammed Noorouzi (property manager) to constructively negotiate and make tangible concessions regarding rent increases in order that these low and moderate income tenants may remain in their homes; and be it further

RESOLVED: That the Cambridge City council urges the owners of the properties in question to cease threats of eviction; and be it further

RESOLVED: That the Cambridge City Manager be and hereby is requested to contact the affordable housing non-profit organizations, who in turn will contact the Cacciola family property owners, to see if they would be interested in selling their property(s) to the City so that it may be retained as affordable housing; and be it further

RESOLVED: That the City Clerk be and hereby is requested to forward a suitably engrossed copy of this resolution to each owner: Anthony Cacciola, Jr., Edward Cacciola, Salvatore Cacciola, David Cacciola and the property manager, Mohammed Noorouzi on behalf of the entire City Council.

In City Council June 19, 2000.

Adopted by the affirmative vote of nine members.

Attest:- D. Margaret Drury, City Clerk.

A true copy;

ATTEST:-

A handwritten signature in black ink, appearing to read "D. Margaret Drury". The signature is written in a cursive, flowing style.

D. Margaret Drury
City Clerk

REFERRED TO CITY MANAGER IN CONSULTATION WITH HUMAN SERVICES DEPARTMENT AND APPROPRIATE AGENCIES TO ARRANGE FOR MEDIATION.

019 ✓ K Born

- WHEREAS: The City Council on February 1, 1999 passed Resolution 44 declaring a Housing Emergency in the acute shortage of affordable housing in the City of Cambridge, and implored landlords to be cognizant of the severe housing shortage and to cease and desist eviction proceedings so that negotiations can take place in a reasonable manner; and
- WHEREAS: The Resolution (filed on March 20, 2000) on behalf of the Dana Street Tenant Association, encouraged property owners of 65, 65A, 65B and 71 Dana Street, Anthony Jr., Salvatore, Edward and David Cacciola, to negotiate in good faith with the tenants.
- WHEREAS: Kevin P. Crane, Esquire (attorney for the above-mentioned property owners, responded to the March 20th Resolution and stated in his April 3, 2000 correspondence to City Council " Please be advised that my client certainly intends to negotiate in good faith with his tenants."
- WHEREAS: The Cacciola family property owners made a written offer of a 10% rent increase in their correspondence dated May 3, 2000 and later reneged on this initial offer.
- WHEREAS: Anthony, Jr., Salvatore, Edward and David Cacciola have been unwilling to make any compromises in negotiations with the tenants, concerning rent increases, except offer the tenants a lease. Furthermore, The Cacciola family property owners expect tenants to pay retroactively rent increases since the inception of the tenant association.
- WHEREAS: The Cacciola family property owners have eluded to possibly selling a portion of their property(s).
- RESOLVED: That the Cambridge City Council urges Anthony, Jr., Salvatore, Edward, David Cacciola (owners) and Mohammed Noorouzi (property manager) to constructively negotiate and make tangible concessions regarding rent increases, in order that these low and moderate income tenants may remain in their homes.
- RESOLVED: That the Cambridge City Council urges the owners of the properties in question to cease threats of eviction.
- RESOLVED: That the Cambridge City Manager will contact the affordable housing non-profit organizations, who in turn will contact the Cacciola family property owners, to see if they would be interested in selling their property(s) to the City so that it may be retained as affordable housing.

RESOLVED: That the Cambridge City Council will send a copy of this Resolution to each owner: Anthony Cacciola, Jr., Edward Cacciola, Salvatore Cacciola, David Cacciola and the property manager, Mohammed Noorouzi.

Addresses:

Edward Cacciola
39 Bradley Road
Arlington, MA 02474-1927

Mohammad Noorouzi
Cacciola Associates
73 Dana Street
Cambridge, MA 02139

Salvatore Cacciola
Anthony Cacciola
David Cacciola
73 Dana Street
Cambridge, MA 02139

RESOLVED: That the Cambridge City Manager will contact the affordable housing non-profit organizations, who in turn will contact the Cacciola family property owners, to see if they would be interested in selling their property(s) to the City so that it may be retained as affordable housing; and be it further

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- WHEREAS: The Cacciola family property owners have eluded to possibly selling a portion of their property(s); now therefore be it
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- RESOLVED: That the Cambridge City council urges the owners of the properties in question to cease threats of eviction; and be it further

Order #19

Urge the Cacciola to negotiate and
make concessions regarding rent
increase at 65, 65A, 65B and 71
Dana Street and contact the owners
to see if they would be interested in
selling their property(s) to the City
as affordable housing.

Councillor Born

In City Council June 19, 2000

ORDER ADOPTED

and refer to
city manager