

CHAIRMAN

MAYOR KENNETH E. REEVES

VICE CHAIRMAN

LARRY WEINSTEIN

SCHOOL COMMITTEE

CAMBRIDGE, MASSACHUSETTS 02138

OFFICE OF THE SECRETARY

(Tel. 349-6620)

MEMBERS

HENRIETTA DAVIS
ALFRED B. FANTINI
DAVID P. MAHER
JAMES J. RAFFERTY
E. DENISE SIMMONS

DATE:

May 24, 1993

CLAIRE E. RODLEY
SECRETARY OF THE SCHOOL COMMITTEE

FAX (617) 349-6624

FAX COVER SHEET

TO:

Mrs. D. Margaret Drury
City Clerk

FROM:

CAMBRIDGE SCHOOL COMMITTEE
458 Broadway
Cambridge, MA 02138
Office of the Secretary

NUMBER OF SHEETS

2

(INCLUDING COVER SHEET)

REMARKS:

School Committee Budget

RECEIVED BY
OFFICE OF CITY CLERK

1993 MAY 24 PM 12:07

C 93 - 256

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HENRIETTA DAVIS
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E. DENISE SIMMONS

--IN SCHOOL COMMITTEE--

May 18, 1993

ORDERED:

That the Budget of the Cambridge Public Schools be promulgated as hereby determined by the School Committee in the sum of \$74,704,980 as the general operating budget for the fiscal year beginning July 1, 1993 and ending June 30, 1994 in the following statutory categories:

400	Salaries and Wages.....	\$61,008,615
500/600	Supplies, Services and Materials...	13,170,655
800	Travel and Training.....	263,710
900	Equipment and Fixed Assets.....	206,645
-	Cherry Sheet Charges.....	55,355

\$74,704,980

Further, that the Budget of the Cambridge Public Schools be promulgated as hereby determined by the School Committee in the sum of \$3,836,805 as the general operating budget for the School Department Capital Improvement Program for the fiscal year beginning July 1, 1993 and ending June 30, 1994 in the following statutory category:

900	Debt Service/Capital	<u>\$ 3,836,805</u>
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TOTAL .. \$78,541,785

A true copy:

Attest:

Claire E. Rodley
Claire E. Rodley
Secretary of the School Committee

cc School Committee Members
Superintendent
City Council, c/o City Clerk
City Manager
Chairman, Board of Assessors
Director, Budget & Personnel
City Auditor



City of Cambridge

Agenda # 1

IN CITY COUNCIL

May 24, 1993

COUNCILLOR MYERS
COUNCILLOR TOOMEY

ORDERED: That the City Manager be and hereby is requested to consider the amount of \$7,500 as an amount to be added, if needed throughout the year, to the Community Schools Budget, with sensitivity to the issues of equity in the Human Service Programs.

In City Council May 24, 1993.

Adopted by the affirmative vote of nine members.

Attest:- D. Margaret Drury, City Clerk.

A true copy;

ATTEST:-

A handwritten signature in cursive script that reads "D. Margaret Drury".

D. Margaret Drury
City Clerk

C. Myers +
C. Toomey

City of Cambridge

MASSACHUSETTS

In City Council

5/24

1993

move that the City Mys be
requested to consider the amount of
\$7500 as an amount to be ^{added} needed

if needed throughout the year to the Community Schools budget, with
sensitivity to the issues of equity in the
Human Services programs.

	YEA	NAY	ABSENT	PRESENT	
Mr. Ed Cyr					
Mr. Francis H. Duehay					
Mr. Jonathan S. Myers					
Mrs. Sheila T. Russell					
Mr. Walter J. Sullivan					
Mr. Timothy J. Toomey, Jr.					
Mr. William H. Walsh					
Ms. Alice K. Wolf					
Mayor Kenneth E. Reeves					

V V / 9-0

Life is so difficult for an immigrant who can't speak English. Without English, one has little access to jobs, housing, transportation, medical services or other information. One is helpless and becomes dependent on their family and friends for survival. This dependence causes feelings of frustration, embarrassment, isolation, depression and a lack of self confidence.

Classes at the Community Learning Center teach immigrants about the culture of their new home and helps them to develop the language and coping skills to find their way around the community and access necessary services. This opens the doors for future opportunities such as schooling and employment. Knowledge of English adds joy to an immigrants life in the form of American friends, movies and English books. Most of all, school can restore the self-confidence of immigrants and help them feel comfortable in their new home.

Good evening
My name is Euzerbe Clerge, I am studying
at the learning Center, I am learning English
because it is important for Communication.
Communication is necessary for getting
a job, for going to the doctor, for making
friends, for asking directions,
for answering the phone and Handling
Emergencies.

Since I started learning my life
has become better, but I had to wait
one and half years to start studying.
I have many friends who need
english classes, but they can't
learn because there are no more
spaces.

I Hope the City helps them
so their lives can improve too

thanks

Joe Mc Elery

My name is Joe Mc Elery. I have been at the Cambridge Learning Center for seven years. I have learned a lot coming to school. Teachers have a lot of patience with me. When I was young I didn't have a chance in life because my mother was very ill. I hope this school ~~stays~~ gets more ^{money} ~~open~~ because I am happy going to school because I am improving myself.

Good evening. My name is Ana Hernandez. I'm from Costa Rica, but now I live in Cambridge and I go to classes at the Community Learning Center. ^C Who are the students at the Community Learning Center? We are from many different countries and cultures; we speak many different languages. *the gages*

~~but~~ In my English class we have people from Haiti, El Salvador, Jamaica, Barbados, Costa Rica, Puerto Rico, Portugal, the United States, *malaysia* and Ethiopia. We learn from each other and we learn to communicate with each other.

Many of us are parents. We need to keep learning English because our kids are learning English. We don't want to lose communication with our children. We want to understand what they are doing in school, so we can help them and encourage them. Also, three of my classmates teach in the Headstart program, so they need to communicate with children and parents from many countries.

Students at the Community Learning Center live in Cambridge and most of us work all day. We work in clinics and hospitals and day-care centers. We have jobs in factories, or cleaning offices, or repairing cars. It's not easy to get home from work and then go out to school, but the school is close to our homes, and that helps a lot. Also, the classes are free, and the teachers are friendly and understanding -- and that helps a lot too.

We all want to get our high school diploma, so we can make some changes in our lives and do better for ourselves. The Community Learning Center gives us a second chance to get the diploma and improve our lives.

One student in my class, Salomon, said: " Without the help the Community Learning Center gets from the city of Cambridge, my dreams and hopes to learn and get my GED diploma wil stop in the middle of the road." Please support our school so we don't have to stop in the middle of the road. We want to keep moving ahead.



CITY OF CAMBRIDGE

CAMBRIDGE, MASSACHUSETTS 02139

TEL 349-4300

FAX 349-4307

EXECUTIVE DEPARTMENT
ROBERT W. HEALY
City Manager

RICHARD C. ROSSI
Deputy City Manager

May 24, 1993

To the Honorable, the City Council:

The following is a response to the information requested by the Finance Committee about the FY94 submitted budget.

1. Salary increases to non-union personnel.

We have always asked management and non-union employees to take the lead in setting examples for other city employees around a variety of issues, including productivity, service, benefits and wages.

Most recently non-union and management personnel have set an exemplary standard by cooperating fully with the changeover from our very expensive indemnity coverage to a much less expensive managed care HMO with higher employee contributions. The higher employee co-payment has resulted in a non-union loss of salary of \$560 per employee per year, but has allowed us to stay within our levy limit. This leadership, which made the conversion of other important union groups possible, is critical to the long term fiscal stability of the City.

In recognition of that leadership and consistent with what unionized employees who have accepted Health Flex Blue will receive, the City will provide a 4% wage adjustment for non-union personnel who make \$49,999 or less effective July 1, 1993. Those employees who make \$50,000 or more annually will have their salaries frozen until June 30, 1994. It is my intention that these employees will then receive a cost of living adjustment equal to what all other unionized and non-unionized employees will have received on July 1 of this year. At that time, non-union personnel who make \$50,000 or more will have in effect gone 24 months without a salary increase, at the same time absorbing the increased co-payments on their health insurance. This one-year freeze on \$50,000 + salary increases will result in a FY94 savings of \$362,000 in property taxes. It should be noted that this savings is only on the City side of the budget, as

I do not establish salaries for non-union School Department employees.

Given the decrease in free cash and the fact that the City is close to its levy limit, it is imperative in this economy that the City maintain some flexibility by remaining under its levy limit. This salary freeze sets the tone for all collective bargaining agreements with our unionized employees. All of our employees must come to accept the fact that it is no longer a guarantee that an annual cost of living increases can be granted by the City.

2. A list of all entities who have applied for jitney licenses between 1985 and 1992 is attached.
3. It would be appropriate to discuss the expulsion policy for students at Cambridge Rindge and Latin High School at the May 22nd School budget hearing.
4. Information as to which City Councillor's order food for meetings is forthcoming from the City Clerk; a detailed analysis will be forwarded to the City Council at a later date.
5. The Executive Secretary of the Police Review Board has compiled a report (attached) on her duties and responsibilities, and the numbers of hours spent on each responsibility per week.
6. Regarding information as to whether the Human Rights Commission can do the work now done by the Police Review Board, please be advised that, if the City Council requests, I will prepare a reorganization of the staff support to the various boards and commissions.
7. An update on pending litigation in which the City of Cambridge is involved is attached.
8. A copy of the Assessors' list of buildings in poor condition is attached.
9. A report on the current position of the overlay account including which years ended in a deficit, for which years there is still exposure, and the FY94 amount is attached.
10. Information regarding how many Rent Control Board employees live in rent-controlled apartments is as follows: a total of four employees live in controlled rental units. The four include three attorneys (non-management) and one clerical staff member.

An additional request for information was made concerning the number of cases filed at Rent Control which have been outstanding for various amounts of time. The following is a compilation:

<u>Age of Case</u>	<u>Number of Cases</u>
Less than 6 months old	243
Between 6 months and 1 year old	90
Between 1 year and 2 years	66

APPLICATIONS FOR JITNEY LICENSES 1985 TO 1993

1985

Feb. 25	Camper Tours, Inc.- motor vehicles over certain public ways- amended route
Apr. 1	Clifford F. Connors d/b/a Edmar Limo-carriage of passengers for hire over certain public ways
Apr. 22	Crystal Transportation, Inc.-carriage of passengers between Wellesley and MIT & Camper Tours, Inc.
Aug. 5	Andre Coachlines-passengers for hire on JFK St..Larz Bridge, Brattle and Eliot Sts.
Sept. 9 & Oct. 28	Unda's Bus Service, Inc. d/b/a Interstate Coach
Sept. 23	Deacon Transportation, Inc.

1986

Jan. 27	Bus Tours by Deacon Transportation d/b/a Old Town Trolley / also 4/6/92 amendment.
May 19	Transit Services, MASCO, Metro Bus, Inc.-shuttle (formerly Andre Coachlines). Referred to City Manager
Sept. 15	Boston Doubledeckers, Inc.-sightseeing tours- referred to comt. to study need/traffic congestion
" "	Brush Hill Transportation, Inc.-carriage of passengers/guests of various hotels, motels, sightseeing tour from Boston. No action- placed on file.

1987

NONE

1988

NONE

1989

NONE

1990

Jan. 22 Boston-Cambridge Trolley Tours d/b/a Boston Trolley Tours, over certain routes sightseeing tours-Denied.

Jan. 29 Completely Transportation Services, Inc.- hotels to airport. Denied.

Apr. 23 Joseph's Limo Service-for employees, invitees, visitors of Arthur D. Little.

1991

May 6 Deacon Transportation- over certain routes, report from Comt. on Traffic and Transportation.

Nov. 25 Braintree Veteran's Taxi- jitney Alewife T to Fawcett St.-Denied.

1992

March 16 Bolt, Beranek, & Newman-jitney for employees to Alewife T.

Apr. 6 Deacon Transportation d/b/a Old Town Trolley to
amend jitney to remove old restrictions- Adopted.

" " Norm Roy, Checker Cab- jitney 10 passenger, 10 Fawcett St to Alewife T-Adopted. Amended 1/4/93 to add 55 Wheeler St.

June 8 Paul W. Taylor- jitney- Denied.

Aug. 3 Joseph Limo Service-Vassar St. Industrial area-Denied.

March 31 Boston-Cambridge Trolley Tours- amended application.

Sept. 14 Joseph Limo Service Inc.- 2 applications- Denied.



City of Cambridge

POLICE REVIEW AND ADVISORY BOARD

831 MASSACHUSETTS AVENUE
CAMBRIDGE, MASSACHUSETTS 02139
TEL. 349-6155

MALVINA G. MONTEIRO
EXECUTIVE SECRETARY

May 10, 1993

POLICE REVIEW AND ADVISORY BOARD EXECUTIVE SECRETARY

INVESTIGATING AND REPORTING ON COMPLAINTS TO THE BOARD:

1. Assist the complainant in preparing the complaint, or mail complainant form and information about the board; explain the complaint process to the complainant.
2. Make copies of the complaint for the five board members, police commissioner and the officers involved.
3. Request in writing specific information from the Police Commissioner about the allegations complained of and request an opportunity to view any records in connection with the incident at the police department.
4. Petition the State Department of Public Records or Solicitor's office if the records request is denied (at least 3-4 weeks).
5. Review these records, take notes from them, and type up the pertinent information and mail them to the board members.
6. Determine and identify the officers involved; most complainants do not know the names of the officers.
7. If necessary, set up an opportunity for the complainant and/or witnesses to look at the police photos in the internal affairs, to try to identify the officers.

8. Call any witnesses, identified by the complainant, take statements from them, either at the board office, at their homes, at their discretion.
9. Transcribe those statements and send them to board members.
10. Seek out additional witnesses, at the scene of the incident or elsewhere, through visits to their homes or which ever is convenient for them.
11. Obtain samples and/or pictures of any physical evidence of the incident, if necessary.
12. Attend and take notes at court trial in connection with the incident complained of if necessary.
13. If the trial has already taken place, requisition a check to the court, and go in person to apply for a court transcript of the trial.
14. When the court transcript is received (about 2-4 weeks), transcribe this information and send it to the board members.
15. Research the rules and regulations of the police department and statutory law, to determine if any of the allegations made by the complainant amount to disciplinary violations.
16. Request a legal opinion in writing from the City Solicitor, if necessary, research past court cases involving similar incidents, and how the court has interpreted the law (about 1 month).
16. Prepare a progress report for the board of the preliminary investigation. The board after reviewing the preliminary investigation information determines whether to dismiss the complaint or to order a full investigation.
17. Notify all parties involved when the board is going to hear their case and invite them to come in to make a statement about their case before the board.
18. Request in writing that officers involved in the incident appear for possible mediation or to state their position.
19. In cases where officers refuse to cooperate, prepare subpoenas upon the board's request in order to obtain officers testimony: Some officers have stated that they will not give testimony unless he/she is subpoenaed. Request for the approval of subpoenas to the law department has to be complete along with all relevant information about the case.

20. Including a written request to the officers stating why their testimony is needed. Take testimony from the officers; most of the time at the board's office.
21. Transcribe any/all statements taken from the officers including those that provided a written 650 report about the incident and send them to each board members.
22. Notify any witness mentioned by the police officers who have not already given testimony; ask in writing to appear before the board to give testimony. Take testimony from any additional witness identified by the complainant at this meeting. Transcribe their testimony and send them to each board member.
23. Notify all parties involved in writing about the board's decision to go to full investigation and when/where the meeting is going to take place. Prepare a report about the result of the full investigation. The board either dismiss the complaint for lack of sufficient evidence to support the complainant's claim or orders a full hearing.
24. If the case is dismissed, notify all parties of the board's decision including the Police Commissioner and Internal Affairs. Inform the complainant of his/her right to appeal the board's decision to dismiss the case.
24. Prepare subpoenas for any officers or witnesses who did not come forward to testify at the investigative hearing. A constable serves the subpoenas officers and civilian witness with a written explanation about why their statement is necessary.
25. Written notification to all parties (request in writing that someone from the law department be present at this hearing) informing them about the hearing, with information about the hearing procedures.
26. Attend all the hearings and prepare the investigative report, and be prepared to answer any questions about the investigation by the board or complainant's representative.
27. Record all hearings and any decisions taken by the board. Type up the board's recommendation as a result of the hearing and send it to all parties involved including the Police Commissioner, City Manager, (if applicable) and board members.
28. Transcribe the hearings and send it to each board member and the complainant upon request. Make a determination as to the propriety of release of information/records, in consultation with the law department and the board.

As the board's sole employee, with no investigator or clerical support, the Executive Secretary also has additional administrative duties, along with those relating to complaint investigation. They are:

- Make copies, prepare and mail anything that the board will need to review for the upcoming meeting; prepare agenda for each meeting and hearing.
- Answer questions from board members about upcoming meetings, and assist them preparing for the meeting.
- Arrange meetings or any other requests with the board, police department and other city department.
- Attempt to answer inquiries from the public received by phone or in person; In most cases try to obtain answers from the police department; try to mediate disputes whenever possible before the complaint is filed; make referral to other agencies if the board does not have jurisdiction.
- Keep records of all inquiries that should be brought to the board's attention; keep them informed about any development with respect to the police department and other review board around the country.
- Inform the public through the newspapers, cable T.V. and the city clerk's office about upcoming board meetings.
- Represent the board to the general public and provide public education about the board's responsibilities and procedures. Publicize the board's activities and function at community meetings, community schools and churches. Development and distribution of flyers (English, Portuguese, Haitian Creole and Spanish) to other community agencies and at the High School. Messages about the board's function were developed for the Rindge and Latin High School, the Community Service Directory and Cable T.V.
- Handle press and attorney inquiries regarding matters and other activities of the board.
- Prepare annual reports, budgets and ordering supplies.
- Prepare reports for the City Council

SUMMARY OF HOURS:

Case investigations	Weekly	Approx.	10-12 hrs
Case preparation/reports Hearings and mediation, budget preparations and City Council reports.	Weekly	Approx.	17-18 hrs
Telephone inquiries follow up calls etc.	"	"	4-5 hrs
Board meetings, related community meetings, police department meetings, educational workshops, training, and all other matters related to the operation of a department.	Weekly	Approx.	4-5 hrs.

* In addition, from April, 1992 to present the Police Review and Advisory Board has been planning the 1993 conference of the International Association for Civilian Oversight of Law Enforcement (IACOLE), to be held in Cambridge from September 12-15, 1993.

CITY OF CAMBRIDGE LAWSUITS--May 20, 1993

- | | | |
|-----|---|------------|
| 1. | ABT Associates, Inc. v. Board of Assessors | Tax Appeal |
| 2. | Lawrence J. Adkins v. Commonwealth of Mass. v. City of Cambridge | c. 258 |
| 3. | Robert Ahern v. Debra Schoeff | 11,620 |
| 4. | Ahern Painting Co., Inc. v. D.E.R., Inc. et al.
(Filter media replacement project) | |
| 5. | Eleanor Allen v. City of Cambridge | c. 84 |
| 6. | American Red Cross of Mass. Bay v. City of Cambridge (zoning case) | 11,506 |
| 7. | American Red Cross of Mass. Bay v. Members of City Council, et al. (zoning case) | 11,573 |
| 8. | Nanci Anderson, et al. v. City of Cambridge, et al. | |
| 9. | ARC Real Estate Corp. v. Cambridge Board of Zoning Appeal
(Appeal of BZA decision) | |
| 10. | Arunga-Hoebel-Way v. Willian Rehnquist, et al. | 11,503 |
| 11. | Ermine Ashby v. City of Cambridge | 11,489 |
| 12. | Ashley Electrical Corporation v. Northgate Construction Corp., et al. v. City of Cambridge, et al. (contract dispute) | 11,981 |
| 13. | Lorraine Weinstein v. City of Cambridge
(Refusal of enrollment in BC/BS Health Plan) | |
| 14. | Auto Recovery Engineering, Inc. v. Govt. Employees Insurance Co., et al. | 11,071 |
| 15. | George M. Avakian v. Board of Zoning Appeals
(Appeal of Zoning Board Decision) | |
| 16. | B&B Towing Co., Inc. v. City of Cambridge, et al.
(towing contracts) | |
| 17. | Guillermo Bahamon, et al. v. Melvin Gadd, et al.
(Appeal of Zoning Board Decision) | |
| 18. | Raymond Bandar, et al. v. John Miller, et al. (zoning appeal) | |

19. Craig Benefit, et al. v. City of Cambridge,
et al.
(Civil rights violation)
20. Muriel Bernier v. City of Cambridge c. 84
21. Bambi Best v. City of Cambridge
(Special education placement)
22. Black Lace Lingerie v. City of Cambridge
23. Eric Blumenson v. City of Cambridge c. 84
24. Catherine Boblett v. Cambridge Retirement
Board
(Retirement Board appeal)
25. Grace Bohmuller v. City of Cambridge 11,001
26. Jean Boisrond, et al. v. City of Cambridge c. 84
27. Norma Bolduc v. William Mitchell, et al.
(Appeal of CRAB Decision)
28. Norma Bolduc v. Cambridge Retirement Board
(Appeal of Ret. Board Decision)
29. Emelie S. Born v. Board of Assessors
30. John Born, et al. v. Board of Zoning Appeal
of the City of Cambridge, et al.
(Appeal of BZA Decision)
31. George Botsaris, et al. v. City of Cambridge,
et al.
(Denial of common victualer's license)
32. Calvin Brandford
(Application for hardship exemption)
33. Edward Zuker, Trustee v. City of Cambridge, 11,647
et al. 11,847
(Appeal of Rent Control decision) 11,911
34. Edward Zuker, Trustee v. Board of Assessors
35. Yoffa, Inc. d/b/a Midas Muffler v. John
Miller, et al.
(Appeal of BZA decision)
36. Margaret Brooks v. Cambridge Retirement Board

(Appeal of Ret. Board Decision)

37. Anita Brown v. Cambridge School Department
(Education placement)
38. David Brown v. Francis Cologero 11,047
39. Bruner/Cott & Associates, Inc. v.
Board of Zoning Appeals of the City of
Cambridge, et al.
(Appeal of grant for property variance)
40. Richard Cahill v. City of Cambridge 11,548
41. Richard M. Cahill v. City of Cambridge
42. Richard M. Cahill v. Anthony G. Paolillo
(civil rights)
43. Richard Cahill v. Contributory Retirement
Appeal Board
(Appeal of CRAB decision)
44. Richard M. Cahill v. Anthony G. Paolillo,
et al.
(Civil rights action)
45. Carla Callendar v. City of Cambridge c. 84
46. Paul Callinan v. Cambridge Police Department
(Appeal of suspension)
47. City of Cambridge v. Bay State York Co.
(Air Quality Problems at CRLS)
48. City of Cambridge, et al. v. Town of
Belmont
(Payson Park reservoir)
49. City of Cambridge v. Donald Boyce, et al. 10,092
50. City of Cambridge v. John Callinan
(Enforcement of subpoena)
51. City of Cambridge v. Kathleen Carfield,
et al. 10,975
52. City of Cambridge v. Carpet World 11,048
53. T.T. The Bear's Place, Inc. v. Alex Rodriguez,
et al.
(Appeal of License Commissions's denial of

closing applications)

54. City of Cambridge v. Evelyn Chorlton 10,710
55. City of Cambridge v. Charles O. Christenson
(Request for injunctive relief)
56. Trinity Realty Ltd. Partnership I, et al.
v. Harvard Square Defense Fund, et al.
(Appeal of BZA decision)
57. City of Cambridge v. Contributory
Retirement Appeal Board, et al.
(retirement appeal)
58. City of Cambridge v. Gene's Foreign Car
Service, Inc., et al. 11,099
59. City of Cambridge v. Jason Graham c. 258
60. City of Cambridge v. Jack Katz, et al.
(Operation of commercial parking facility w/o
permit)
61. City of Cambridge v. Mooney Leasing 10,132
62. City of Cambridge v. Louis Neal
(Enforcement of subpoena)
63. City of Cambridge, et al. v. U.S.
Postal Service
(Proposed U.S. Postal Service Facility in Waltham)
64. City of Cambridge v. Sheila Puntonio
(Entry of premises by Survey Board)
65. City of Cambridge, et al. v. 149-15
Putnam Avenue, et al.
(Zoning case)
66. City of Cambridge v. 149-151 Putnam Avenue
Corporation, et al.
(Civil contempt)
67. City of Cambridge v. Debra Schoeff 11,620
68. City of Cambridge v. James M. Shannon
(Mandated health care benefits)
69. Arthur L. Yetman, et al. v. City of Cambridge
(Request for injunctive relief to maintain
current health insurance)

70.	City of Cambridge v. Marvin Stewart	10,861
71.	City of Cambridge v. Susan F. Tierney, et al. (Scheme Z) (Request for declaratory injunctive relief)	
72.	City of Cambridge, et al. v. John A. Woodin, et al.	11,651
73.	Cambridge Hyatt Joint Venture v. City of Cambridge (Withdrawal of appeals held in escrow)	
74.	Cambridge Motor Inn v. Board of Assessors	
75.	Xerox Corporation v. City of Cambridge	c. 258
76.	Julie Canelos, et al. v. Gary Vrotsos, et al.	c. 84
77.	Thomas Casey v. Cambridge Retirement Board (Retirement Board appeal)	
78.	Jean Casseus v. Frank Greenidge, et al.	c. 258
79.	George Cassidy v. Cambridge Retirement Board (Retirement Board appeal)	
80.	Joseph Cellucci v. Bandar Corporation (zoning enforcement)	12,166
81.	Joseph Cellucci, et al. v. Melvin Gadd, et al. (Annulment of BZA decision)	
82.	Joseph Cellucci v. Eli Jammal, et al. (Illegal use of commercial bldg)	
83.	Joseph Cellucci v. John O'Neil (TRO 34 Linnaean Street)	
84.	Joseph Cellucci, et al. v. State Building Code Appeals Board (Appeal of decision 189-191 Hampshire St.)	
85.	Joseph Cellucci, et al. v. State Building Code Appeals Board (Appeal of decision 155 Spring Street)	
86.	Joseph J. Cellucci v. State Building Code Appeals Board (30B administrative appeal)	
87.	Joseph Cellucci v. Stu-Lin Realty Trust, et al. (Zoning Code enforcement)	

88. 4 Centre Street Realty Trust, et al.
v. William B. King, et al.
(Appeal of Historical Commission decision)
89. Sharon M. Cerny and Peter W. Wasserman
(Bankruptcy)
90. Kevin D. Cherry v. Dept. of Employment and Training, et al.
(Appeal of Board of Review decision)
91. James Chiccarelli, et al. v. Michael Callaghan, et al. 10,647
92. Arthur Chorlton v. City of Cambridge c. 84
93. Kathleen Clinton, et al. v. Bay State York Company, Inc. v. City of Cambridge School Committee, et al.
94. Joyce Cochrane, et al. v. Philip McGovern, M.D., et al.
(Medical malpractice)
95. Marjorie Cohen v. MBTA, et al. c. 84
96. Stephen E. Collins, et al. v. City of Cambridge, et al.
(Removal of certain properties from rent control)
97. Edna Haru Collymore, et al. v. City of Cambridge, et al. 11,808
98. Commerce Insurance Company v. City of Cambridge Fire Department c. 258
99. Commonwealth Gas Company v. Distrigas of Mass. Corporation, et al.
(Prevention of delivering Algerian gas into system)
100. Commonwealth of Massachusetts, et al. v. Arthur Brooks, et al.
(Civil rights/discrimination)
101. Travelers Insurance Company v. City of Cambridge c. 258
102. Jane Trahan v. City of Cambridge c. 84
103. Commonwealth of Massachusetts v. George Perez 11,751
104. Commonwealth of Massachusetts v. John Randolph
(Human rights violation)

105. Commonwealth of Massachusetts v. Maurice
v. Sigel 11,031
106. John Womack, Jr. v. John W. Pratt, et al.
(Appeal of BZA decision)
107. Francis M. Corcoran v. Cambridge Retirement Board
(Retirement Board appeal)
108. Craigie Arms v. Board of Assessors of the
City of Cambridge
109. Wagner Dacosta, et al. d/b/a Pizza Romano 11,982
v. Emmanuel Argiros d/b/a Peppercorns, et al.
110. J.B. D'Allessandro v. City of Cambridge
(Dispute over Cherry Street area sewer separation)
111. Nathaniel Dane v. City of Cambridge c. 258
112. John L. Danehy, Trustee v. City of Cambridge
(Declaratory judgment re: spot zoning)
113. Charles Darling, et al. v. Acheson 11,025
Callahan, et al.
114. Manuel DaSilva, et al. v. City of Cambridge
(Appeal of BZA decision)
115. Frank Wolk v. Cambridge Retirement Board
(Retirement Board appeal)
116. Frederick Wilton v. City of Cambridge, et al.
(Appeal of Rent Control decision)
117. Leonard S. Wilk v. City of Cambridge 11,043
118. Charles Dayton v. City of Cambridge 11,536
119. Ronald DeAngelo v. City of Cambridge
(Appeal of discontinuance of worker compensation benefits)
120. Dante DeCain v. City of Cambridge 11,052
121. Decom Medical Waste Systems, Inc. v. City of Cambridge
(Permanent injunction)
122. Joseph D'Errico v. Antonette D'Errico, et al.
(Removal of remains/burial permit)
123. Candida Torres v. City of Cambridge, et al. c. 258

124. Jislene Desravage, et al. v. City of Cambridge 11,541
125. Louis DiGiovanni, Trustee v. J.J. O'Brien, Inc., et al. c. 258
126. Francis DiLeo v. Cambridge Retirement Board (Retirement Board appeal)
127. Rosemarie Dinatale v. Cambridge Retirement Board (Retirement Board appeal)
128. Donut Maker, Inc., et al. v. City of Cambridge
129. Donut Maker, Inc., et al. v. Melvin Gadd, et al.
130. Margaret Driscoll v. City of Cambridge, et al. 11,167
131. Natya Warren v. City of Cambridge c. 84
132. Francis Dudley v. Cambridge Retirement Board (Retirement Board appeal)
133. William A. Edes v. Cambridge Retirement Board (Retirement Board appeal)
134. Lawrence L. Edwards v. Mayor, et al. (Denial of promotion to position of Lieutenant)
135. The Erik H. and Joan M. Erickson Center v. Cambridge Rent Control Board, et al. (Appeal of Rent Control decision)
136. Lawrence and Beverly Evans v. Board of Zoning Appeal of the City of Cambridge, et al. (Appeal of BZA decision)
137. George Field v. Board of Zoning Appeal (Appeal of BZA decision)
138. Gunwyn/First Street Ltd. Partnership v. City of Cambridge (Appellate Tax Board)
139. Benedict F. Fitzgerald, Jr. v. City of Cambridge Rent Control Board, et al. (Declaratory relief under c. 231A)
140. Gertrude Fitzpatrick v. Cambridge Retirement Board (Retirement Board appeal)

141. M.J. Flaherty Company v. W.T. Rich Company, et al.
v. City of Cambridge
(Contract case)
142. Food Safe Corporation v. Board of Assessors
143. William Ford v. Marylou McGrath, et al.
(Collective bargaining dispute)
144. Paul A. Francisco v. Cambridge Rent Control
Board, et al.
(Judicial review of decision)
145. Dorothy Frauenhofer, et al. v. City of Cambridge
Inspectional Services Department
(Housing Discrimination)
146. J. Freeman v. Magnathern Systems, Inc.,
et al. 11,384
147. Till Freeman v. Cambridge Retirement Board
(Retirement Board appeal)
148. Fresh Pond Shopping Center Trust v. Board of Assessors
149. Ben J. Friedman v. Board of Zoning Appeal
(Appeal of BZA decision)
150. Henry Friedman v. Melvin Gadd, et al.
(Appeal of BZA decision)
151. Carol Frohlich, et al. v. Board of Zoning
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(Appeal of BZA decision)
152. Catherine Fullerton v. City of Cambridge 11,097
153. Frank J. Galgay, Jr. v. Robert W. Healy,
et al.
(C. 41, § 111F benefits)
154. Janet Galvin v. City of Cambridge c. 258
155. Jill Gardner v. Trimount Bituminous
Products Company 12,187
156. Andrew Garland, et al. v. Daniel H. Wolf,
et al.
(Declaration of rights re: alteration of way water
bills are charged to unit owners)
157. Yvette Gaston v. Cambridge Human Rights

Commission
(Appeal under MGL c. 30A)

158. Mehrdad Ghorishi v. Cambridge Parking Clerk
(Appeal of decision for non-renewal of license)
159. Esther Gibson, et al. v. Board of Zoning Appeal
of the City of Cambridge
(Appeal of BZA decision re: Midas Muffler)
160. Charles Ventries v. Cambridge Rent Control,
et al.
(Appeal of Rent Control decision)
161. Mary Tonougar v. City of Cambridge c. 84
162. Ingeborg Gravallesse v. Cambridge Retirement Board
(Retirement Board appeal)
163. Thomas Graves' Landing Condominium Trust,
et al. v. Webb F. Elkins
(Reach and apply rents)
164. Debra Green, et al. v. City of Cambridge, et al.
(MCAD)
165. Karen Griffith v. Cambridge School Department
166. Robert L. Halyfard v. City of Cambridge
(Tax appeal)
167. Christine Hallice v. Cambridge School Department
(MCAD)
168. Kenneth Walls v. City of Cambridge c. 258
169. Hanover Insurance Company v. Multi Car c. 258
Leasing Co., Inc., et al.
170. I.W. Harding Construction Co., Inc. v.
Tocci Building Corporation, et al.
(Contract - Area IV Youth Center)
171. Joseph Thunderbird v. Cambridge Retirement
Board
(Retirement Board appeal)
172. Gordon Wells, d/b/a Wells Fence Company v.
R.J. Delmonico, Inc., et al.
(Non-payment of monies due for services performed)
173. Sam Herbawi v. City of Cambridge, et al. 11,517

- 174. Philip E. Heyward v. City of Cambridge c. 258
- 175. Jonathan Hoffman, ppa v. City of Cambridge
(Medical malpractice)
- 176. Francis E. Holleran v. Cambridge Retirement
Board
(Retirement Board appeal)
- 177. Carol House v. Cambridge School Department (MCAD)
- 178. Alexandra Vendetti, ppa v. City of Cambridge c. 84
- 179. George Hutchinson, Jr., ppa v. City of Cambridge c. 258
- 180. George F. Welch, Jr. v. Joseph E. Connarton
(Violation of First Amendment Rights)
- 181. Eunice Ibeh v. City of Cambridge c. 84
- 182. Joseph Indelicato, Jr. v. City of Cambridge
(Injunctive relief)
- 183. Doris Thompson v. City of Cambridge 10,929
- 184. Francis Ingersoll, et al. v. City of Cambridge c. 84
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- 185. Elie Jammal v. City of Cambridge
(315 Broadway)
- 186. Florene Jean v. MBTA, et al. c. 258
- 187. David Jenkins, Jr. v. Cambridge Retirement
Board
(Retirement Board appeal)
- 188. Margaret F. Jenkins v. Cambridge Retirement
Board, et al.
(Retirment Board appeal)
- 189. Suzanne Jensen v. City of Cambridge c. 84
- 190. Leroy H. Johnson v. Rent Control Board 11,530
- 191. Faith Van Nice v. City of Cambridge
(Medical malpractice)
- 192. Virginia Kamb v. City of Cambridge c. 84
- 193. Everett Kennedy v. American Cable Systems, 11,632

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194. Kennedy Lofts v. Board of Assessors
195. David Kirjasof v. Cambridge Rent Control Board, et al.
(Appeal of decision)
196. Harry Klauber v. Chief of Police 11,596
197. Barbara Knight v. City of Cambridge 11,545
198. Kristin Cab, Inc. v. William Frazier 11,522
199. Catherine Lamantea v. City of Cambridge c. 258
200. Karen Larosiliere v. P.V. Holding Corp. c. 258
d/b/a Avis Car Rental, et al. v.
M.D.C., et al.
201. Stanley L. Lassiter, Jr., et al. v. City of Cambridge
Parking Division
(Dismissal of parking violations)
202. Malik Latif v. Cambridge Rent Control Board 11,265
203. Cathleen M. Lawson v. Robert W. Healy, et al.
(Discrimination)
204. William Turnbull v. City of Cambridge 11,513
205. Vasco A. Lima v. City of Cambridge, et al.
(Appeal of Rent Control Board decision)
206. Charles Gunnard Thomas v. City of Cambridge
(Violation of City Council order)
207. Denis Tevlin v. Cambridge Retirement Board
(Retirement Board appeal)
208. Charles J. Lowenstein v. City of Cambridge, et al.
(Appeal of BZA decision)
209. James K. Luger v. Officer Lawrence Edwards 10,961
210. James M. Lyman, et al., Trustees v. Board
of Assessors
211. James W. McClain v. Cambridge School Committee
(MCAD)
212. Dolores McCormack v. Cambridge Retirement Board

(Retirement Board appeal)

- 213. Alice Termini v. City of Cambridge c. 84
- 214. Carole A. McGonigal v. Kevin McGonigal
(TRO re: health insurance coverage)
- 215. Georgia McKenna v. Robert W. Healy, et al. c. 258
- 216. Barry McManus v. City of Cambridge c. 258
- 217. Genevieve McMillan v. City of Cambridge Planning Board
(Appeal of decision)
- 218. James McNally, et al. v. City of Cambridge, c. 84
et al.
- 219. Sandra Malloy-Blake, et al. v. Cambridge
School Committee, et al.
(Seeking declaratory injunctive relief)
- 220. Paul Maloney v. Cambridge Retirement Board
(Retirement Board appeal)
- 221. Robert Mandl v. Thomas Butler, et al.
(Civil rights violation)
- 222. Thomas N. Margulis v. Cambridge Rent Contro
Board, et al.
(Appeal of decision)
- 223. Rose Mahegan, et al. v. Trustees of the
William Hennessy Trust v. Board of Assessors
- 224. M.I.T. v. Thomas V. Scott
(Installation of automatic sprinkler alarm system)
- 225. Barbara Mattos v. Cambridge Retirement Board
(Retirement Board appeal)
- 226. Joseph Medeiros v. Cambridge Retirement Board
(Retirement Board appeal)
- 227. Brian Meloon v. Edward Loder, et al.
(Civil rights)
- 228. Jacqueline Meredith v. Sears Roebuck Co., et al. c. 84
- 229. Middlesex County, et al. v. Middlesex County
Advisory Board, et al.
(Intended transfer to Sheriff's Dept. of County
Police)

- 230. Minuteman Pizza, Inc., d/b/a Domino's Pizza v. Joseph J. Cellucci, et al.
(Issuance of Certificate of Occupancy)
- 231. Minuteman Pizza, Inc., d/b/a Domino's Pizza v. Board of Zoning Appeals, et al.
(Appeal of BZA decision)
- 232. Jacqueline Mitza, et al. v. City of Cambridge c. 258
- 233. Richard Mitza v. Cambridge Retirement Board
(Retirement Board appeal)
- 234. Joseph Monane, et al. v. City of Cambridge
(Tax appeal)
- 235. Withdiane Mondesir, ppa v. City of Cambridge c. 258
- 236. Garfield E. Morrison, Jr. v. Mayor, et al.
(MCAD)
- 237. Joseph J. Murphy v. Cambridge Retirement Board
(Retirement Board appeal)
- 238. Joseph J. Murphy v. City of Cambridge, et al.
(Retirement Board appeal)
- 239. Harold Nahigian v. Town of Lexington
(Cambridge watershed zoning matter)
- 240. Charles Neal v. City of Cambridge, et al.
(Civil rights violation)
- 241. New Boston Building Wrecking Co., Inc. v. City of Cambridge
(Demand for direct payment)
- 242. Michael Nicoloro v. Eli Jammal, et al.
(Injunctive relief for illegal use)
- 243. William Noble, et al. v. William J. Corkery, et al.
(Parking freeze)
- 244. Robert B. O'Neill v. Robert W. Healy
(Denial of application for reinstatement to Police Dept.)
- 245. James Otash v. City of Cambridge
(Retirement Board appeal)
- 246. Norma C. Palowski, et al. v. City of Cambridge, et al. (Appeal of Rent Control Board decision)

247. Anthony G. Paolillo v. Joseph Basile, et al.
(Libel suit)
248. Carmi Zona Paris v. City of Cambridge c. 84
249. TAD Technical Service Corp. v. City of Cambridge c. 258
250. Carol Perry-Albano, et al. v. Julie Silverstein,
M.D., et al. (Malpractice)
251. Margaret Perry v. City of Cambridge 10,894
252. Jeffrey Pierre, ppa v. City of Cambridge c. 84
253. David Pill v. Sally Ackerman, et al. 11,169
254. Irene Polednak v. City of Cambridge, et al. 10,943
255. President & Fellows of Harvard College v.
Board of Assessors of the City of Cambridge
256. Glen A-Wen Pu v. City of Cambridge
(Seeking declaratory relief from rent control)
257. Glen A-Wen Pu v. City of Cambridge, et al.
(Civil Rights violation - discrimination)
258. Michael Puntonio, Jr., ppa et al. v. City of Cambridge 11,022
259. William Purcell, et al. v. Board of Zoning
Appeals, et al.
(Appeal of BZA decision)
260. T.T. The Bear's Place v. License Commission 11,621
261. Real Colegio Complutense, Inc., et al. v.
Board of Zoning Appeal, et al.
(Appeal of BZA decision)
262. Sharon Renzi, et al. v. City of Cambridge c. 84
263. Joseph Riccardi v. Cambridge Retirement Board
(Retirement Board appeal)
264. Jacqueline T. Richard, et al. v. David Sullivan,
et al.
(Appropriation of money to establish and maintain
Civilian Review Board)
265. Riverside Cambridge Community Housing Associates and

Riverside Cambridge Community Housing, Inc.
(c. 11 Bankrupties)

- 266. Riverside Cambridgeport Community Corporation v.
City of Cambridge, et al.
(Appeal of Bankruptcy Court order)
- 267. John Robinson v. City of Cambridge c. 84
- 268. Brima Rogers v. Paul Bentubo
(Civil rights violation)
- 269. Mariano Rosa v. City of Cambridge c. 258
- 270. George Rothman, et al. v. Melvin Gadd, et al.
(Appeal of BZA decision)
- 271. Fay L. Ruby v. City of Cambridge 11,567
- 272. Chester M. Rudnicki v. U.S. Dept. of
Justice, et al.
(Civil rights violation)
- 273. N. Sacca & Sons, Inc. v. East Coast Excavators,
Inc., et al.
(c. 214/reach & apply)
- 274. Safety Insurance Group v. City of Cambridge, c. 258
et al.
- 275. George Sallum v. Cambridge Rent Control Board
(Appeal of Rent Control decision)
- 276. Zaven and Karen Saunders v. City of Cambridge
(Payson Park project)
- 277. Sondra Scheir, et al. v. Hugh Adams Russell, 11,314
et al.
- 278. Louise A. Sullivan v. City of Cambridge 11,323
- 279. James L. Sullivan, et al. v. MBTA
(Taking of Rindge Ave. Extension by eminent domain)
- 280. Evelyn Sullivan v. Cambridge Retirement Board
(Retirement Board Appeal)
- 281. Thomas Scott v. State Building Code
Appeals Board
(Automatic Fire Alarm System)
- 282. Caesar Scurini v. C.R.A.B.

(Retirement Board appeal)

283. Vincent J. Sellaro v. Cambridge City
Parking Clerk
(Request for payment plan for outstanding parking violations)
284. Nothes Sertil, et al. v. City of Cambridge c. 258
285. S&H Contractors & Associates, Ltd.
v. City of Cambridge
(Demand for direct payment)
286. Edmond I. Shamsi, et al. v. Board of Assessors
287. Charles & Dorothy Shannon v. Board of Assessors
288. Franklin Shay v. Cambridge Retirement Board
(Retirement Board appeal)
289. Robert Sheffield v. City of Cambridge
(Land damage case)
290. Stigfalk v. John Savoy 11,162
291. Shuman Construction Co. v. New Boston
Wrecking, Inc., et al.
(Ambiguous project specifications)
292. Shirley Sico, et al. v. City of Cambridge c. 258
293. Linda Simon v. City of Cambridge c. 84
294. Small Property Owners Association, et al.
v. City of Cambridge, et al.
(Rent Control)
295. Pepita Soto, et al. v. Cambridge Rent Control
Board, et al.
(Appeal of Rent Control decision)
296. Jose Souza v. City of Cambridge, et al. c. 258
297. Ivy Stackpole v. City of Cambridge c. 84
298. Elizabeth Stagl, ppa v. City of Cambridge c. 84
299. Alex Steinbergh, et al. v. Cambridge Rent
Control Board, et al.
(84 Tremont Street) 11,719
300. Alex Steinbergh, et al. v. City of Cambridge, 11,959

et al.
(16 Chauncy Street)

- | | | |
|------|--|--------|
| 301. | Alex Steinbergh, et al. v. Cambridge Rent Control Board, et al.
(19-25 Market Street) | 12,101 |
| 302. | Alex Steinbergh, et al. v. Cambridge Rent Control Board, et al. | 12,178 |
| 303. | Mark D. Stern, P.C. v. James D. Hite, Jr., et al.
(Civil rights violation) | |



CITY OF CAMBRIDGE

CITY HALL, CAMBRIDGE, MASSACHUSETTS 02139

MAIN OFFICE (617) 349-4343

RESIDENTIAL VALUATION (617) 349-4110

ASSESSING DEPARTMENT

Sally Powers, Director
Kevin T. McDevitt, MAA, CRA
Faith D. McDonald, CMA, RMA, MAA, CA-S

MEMORANDUM

TO: Robert W. Healy, City Manager

FROM: Sally Powers, Director of Assessment

SUBJ: Buildings in Poor Condition

DATE: May 20, 1993

Per the request of City Council, attached are two reports. The first, entitled "one, two, three family houses in poor condition", lists all the one, two and three family houses carried in the assessing department records as in poor condition. For each property, there are two columns. The first shows the assessed value reflecting the poor condition of the property. The second column contains the value recalculated as though the property were in average condition. On the last page of the report the two columns are summed and compared. When the FY93 tax rate is applied to the difference in valuation between the two columns, a tax "loss" to the city of \$74,516 is found.

The second report lists the apartment buildings described in assessing department records as in fair or poor condition. As explained on the last page of the report, it would be extremely difficult to quantify condition in financial terms in the rent control context.

One, two, three family houses in poor condition

MAP	LOT	POOR COND VALUE	AVG COND VALUE
17	8	122700	153300
17	11	111700	139100
17	77	65300	99500
18	73	101600	132200
19	28	111100	164700
20	16W	97400	114200
22	30	88300	104100
22	34	111900	137000
22	124	110300	140900
22	46X	97300	125300
23	24	112400	138000
23	27	115400	147200
23	33	124300	160000
23	52	105200	144600
24	12	120100	150000
26	73	80100	100600
26	126	117400	152200
26	134	84000	138000
26	153	89900	109100
26	179	93400	116300
26	181	105600	146900
27	34	117700	154300
27	35	86500	99400
34	34	88700	113400
34	57	125200	163300
35	27	83000	99900
36	14	113600	135100
36	20	118300	148500
36	154	124700	148200
40	54	139800	193900
40	62	114500	140800
65	7	182800	235100
74	47X	114300	131200
75	9	88600	105300
75	46	109500	137300
75	113	98700	123600
76	20	118500	142100
77	17	102800	128200
78	48	156100	196600
78	80X	121200	137900
80	48	162200	264100
84	58	119200	160500
85	49	96000	118300
85	73	103600	122800
86	37	133300	155400
86	9W	136500	152200
89	14	68700	102400
89	84	131100	184300
90	90	134700	165300
91	76	104000	148400

One, two, three family houses in poor condition

93	40	136900	175400
94	17	127400	148400
95	7	98300	117500
97	13	189800	295800
97	16	163400	195000
99	40	228100	278000
103	87	161900	212900
103	93W	133400	151700
104	91	185300	228100
104	94	145000	272500
108	85W	241500	327300
109	3	195500	254000
110	43	222600	262700
116	24	285000	355500
120	85	94100	105900
120	9X	140500	168700
121	24	132700	152700
122	140	108700	129800
122	156	125300	154500
123	45	140500	175000
123	78	163700	206700
125	3	150300	188900
126	118	84200	155600
127	107	127800	148400
127	116	134900	167300
130	15	130300	169200
132	103	137600	242000
135	104	205300	274300
139	65	248400	336700
140	77	158300	199800
150	18	178500	211500
150	134	230500	280900
154	49	469700	597701
178	25	159700	207200
180	44	266000	317800
183	92	174400	238500
184	11	115700	131200
184	57	105800	123300
192	15W	124000	149200
192	15X	155900	185900
193	155	117200	135800
195	115	174800	202300
199	74	214200	278000
201	124	187700	252800
202	26	183000	233200
204	130	107600	123500
206	68	230400	283800
207	5	286800	344700
218	13	578900	746500
223	27	750300	952001
224	35	481700	594100
229	47	155900	179800

One, two, three family houses in poor condition

232	6	1193300	1525500
234	195	154700	175000
237	79	1026401	1313200
240	23	545000	700100
253	143	182800	240700
256	67	112800	144900
258	27	150600	192800
260	67	176100	208000
263	45	171000	225400
272	3	124500	146800
272	20	115100	142200
252A	123	155800	193000
267A	231	137700	167700
267A	205X	176000	209500
268B	41	134400	156000
201.5	51	240100	309200

		20,600,901	26,191,002

AVG COND VAL - POOR COND VAL: 5,590,101
 DIFFERENCE IN TAX DOLLARS: 74,516

PARCEL ID	PROPERTY LOCATION	FY93 VALUE
20- 93-	31 GORE ST	178,800
23- 134-	407 CAMBRIDGE ST	161,500
35- 72-	20 SEVENTH ST	139,100
40- 105-	14.5-16 VANDINE ST	161,500
66- 106-	262 SIDNEY ST	525,300
75- 61-	34 PINE ST	168,900
75- 65-	57 CHERRY ST	125,900
76- 71-	30 MARKET ST	168,900
76- 102-	13 BOARDMAN ST	183,000
77- 50-	70.5 HAMPSHIRE ST	139,100
77- 64-	295 WINDSOR ST	198,700
79- 45-	37 UNION ST	168,900
79- 140-	1 UNION TER	147,300
80- 79-	38 WILLOW ST	178,800
82- 61-	392 NORFOLK ST	168,900
82- 78-	305 ELM ST	168,900
84- 44-	81 CARLISLE ST	168,900
84- 65-	317 PROSPECT ST	168,900
86- 27-	77 ELM ST	197,300
87- 10-	210 PROSPECT ST	149,000
87- 12-	222 PROSPECT ST	168,900
87- 47-	11 GARDNER RD	168,900
88- 36-	201 HARVARD ST	76,300
88- 37-	203 HARVARD ST	76,300
89- 36-	12 WORCESTER ST	125,900
89- 82-	361 WASHINGTON ST	168,900
90- 75-	26 ESSEX ST	139,800
91- 75-	378 WASHINGTON ST	125,900
93- 34-	206 FRANKLIN ST	191,300
94- 88-	51 LOPEZ ST	161,500
94- 92-	4 WATSON ST	178,800
94- 132-	120 PEARL ST	253,300
96- 11-	577 PUTNAM AVE	178,800
96- 111-	20 PETERS ST	178,800
97- 62-	151 ALLSTON ST	178,800
99- 6-	28 GLENWOOD AVE	199,000
99- 26-	20 TUFTS ST	224,600
99- 70-	11 TUFTS ST	220,300
101- 65-	38 PRINCE ST	178,800
101- 127-	304 ALLSTON ST	240,000
101- 130-	249 CHESTNUT ST	236,200
101- 148-	415 PUTNAM AVE	139,100
102- 113-	183 CHESTNUT ST	226,400
103- 44-	23 LAWRENCE ST	139,100
104- 18-	80 PLEASANT ST	139,100
105- 101-	26 PLEASANT ST	178,800
110- 51-	142 AMORY ST	178,000
113- 67-	17 FAYETTE ST	346,300
114- 81-	97 INMAN ST	164,200
115- 65-	32 CHATHAM ST	360,000
116- 42-	14 DANA ST	178,000
118- 3-	4-6 CLINTON ST	406,300

PARCEL ID	PROPERTY LOCATION	FY93 VALUE
118- 60-	25 INMAN ST	225,000
119- 91-	56 HANCOCK ST	262,100
120- 26-	536 GREEN ST	209,500
120- 83-	566 GREEN ST	180,800
121- 111-	17 BAY ST	178,800
122- 10-	11 HEWS ST	139,100
122- 17-	22 HEWS ST	178,800
122- 117-	25 MAGEE ST	139,100
122- 201-	227-231 WESTERN AVE	198,700
122- 202-	233-239 WESTERN AVE	215,500
123- 23-	56 JAY ST	139,100
123- 27-	65 JAY ST	226,900
123- 32-	41 JAY ST	139,100
123- 83-	69-73 JAY ST	139,100
124- 32-	42 KINNAIRD ST	161,500
124- 79-	456 FRANKLIN ST	198,000
125- 56-	115 RIVER ST	178,800
125- 71-	150 RIVER ST	139,100
125- 89-	52 KELLY RD	211,000
125- 95-	35 PLEASANT ST	162,900
125- 96-	29 PLEASANT ST	158,300
125- 115-	210 RIVER ST	139,100
126- 34-	1 POND PL	139,100
126- 127-	27 HOWARD ST	178,800
127- 29-	15 FAIRMONT AVE	139,100
127- 37-	32 FAIRMONT AVE	161,500
129- 42-	325 RIVER ST	139,100
130- 19-	26 HINGHAM ST	183,500
130- 52-	216 BANKS ST	261,000
130- 73-	161 PUTNAM AVE	178,800
132- 59-	66 BANKS ST	161,500
140- 6-	33 ROBERTS RD	238,000
146- 87-	49 KIRKLAND ST	229,000
150- 7-	46 EUSTIS ST	203,700
150- 8-	48 EUSTIS ST	209,000
153- 3-	28 ROSELAND ST	255,700
153- 84-	22 ROSELAND ST	310,800
154- 14-	33 GARFIELD ST	182,500
154- 33-	64 FROST ST	273,400
154- 93-	20 FOREST ST	154,100
174- 22-	24 MARTIN ST	226,000
201- 121-	85 RICHDALE AVE	217,500
202- 19-	164 RICHDALE AVE	140,000
212- 14-	34 LINNAEAN ST	245,100
224- 3-	42 PARKER ST	149,000
230- 69-	222 CONCORD AVE	258,800
231- 28-	136 APPLETON ST	149,000
254- 17-	103 CUSHING ST	228,400
269- 98-	62 CLIFTON ST	206,700

NUMBER OF BUILDINGS IN F CONDITION: 101

PARCEL ID	PROPERTY LOCATION	FY93 VALUE
19- 15-	14 LOPEZ AVE	159,000
19- 35-	22 LOPEZ AVE	176,600
19- 44-	97 SECOND ST	159,000
26- 64-	259 HURLEY ST	123,600
77- 39W-	88-302 WINDSOR ST	159,000
77- 39W-	88-302 WINDSOR ST	159,000
88- 20X-	292-298 BROADWAY	111,900
88- 20X-	292-298 BROADWAY	111,900
100- 40-	7 FLORENCE ST	159,000
116- 104-	4-4.5 CENTRE ST	10,000
126- 140-	275 RIVER ST	159,000
132- 60-	64 BANKS ST	123,600
216- 36-	22 GARDEN ST	251,800

NUMBER OF BUILDINGS IN P CONDITION: 13

TOTAL NUMBER OF CLASS 111 BUILDINGS: 114

22- 94-	8	MULLINS CT	310,500
22- 94-	8	MULLINS CT	310,500
34- 137-	197	OTIS ST	269,100
69- 115-	13	GREEN ST	446,400
69- 115-	13	GREEN ST	446,400
80- 13-	345	COLUMBIA ST	208,700
82- 92-	297	ELM ST	208,700
94- 175-	181	ERIE ST	252,000
105- 121-	30	RIVER ST	198,700
108- 27-	279-281	HARVARD ST	1,307,600
129- 21-	215	PUTNAM AVE	289,800
134- 46-	22	TROWBRIDGE ST	319,000
153- 76-	137	OXFORD ST	307,400
179- 36-	20	ALLEN ST	245,100
192- 125-	39	CEDAR ST	393,300
201- 113-	92	RICHDALE AVE	260,800

NUMBER OF BUILDINGS IN F CONDITION: 16

TOTAL NUMBER OF CLASS 112 BUILDINGS: 16

There are 114 four-to-six unit apartment buildings and 16 buildings of 9 and more units listed in fair to poor exterior condition.

It is nearly impossible to measure the fiscal impact to the City of the condition of these buildings. The valuation of rent controlled apartment buildings is tied directly to the rents allowed by the Rent Control Board. It is true that if the owners of these buildings in poor condition had kept them up, they would have quite likely been granted higher rents to compensate the expense; however, the circumstance of each case would be unique, and extremely difficult to accurately estimate.

CAMBRIDGE OVERLAY STATUS MAY 1 1993

YEAR	OVERLAY	ABATEMENTS	DEFICIT OR SURPLUS	UNFUNDED DEFICIT	EXPOSURE
1980	1,824,650	2,160,700	(336,050)		0
1981	1,838,822	2,650,000	(811,178)		0
1982	1,838,822	1,448,822	390,000		0
1983	1,838,821	1,531,821	307,000		0
1984	2,356,889	4,975,200	(2,618,311)		0
1985	2,223,539	2,601,000	(377,461)		0
1986	2,000,000	1,659,000	341,000		0
1987	2,982,768	1,692,468	1,290,300		100,000
1988	2,000,000	2,054,000	(54,000)		50,000
1989	1,990,784	1,940,000	50,784		30,000
1990	2,882,760	4,428,700	(1,545,940)	377,552	240,000
1991	2,995,525	5,925,600	(2,930,075)	1,764,498	260,000
1992	3,500,000	5,235,700	(1,735,700)	1,734,626	350,000
1993	3,500,000	2,745,000	755,000		900,000
=====					
TOTALS			(7,274,631)	3,876,676	1,930,000

Between 2 years and 3 years	20
Between 3 years and 4 years	18
Over 4 years old	1
Total cases outstanding as of 5/4/93	438

11. Regarding the possibility of the Mayor's Summer Job Program being shifted to the Department of Human Services' Workforce Development Unit, it is my recommendation that this be addressed in the ongoing discussions on the Workforce Development Unit in the City Council Subcommittee on Economic Development, Training and Employment.

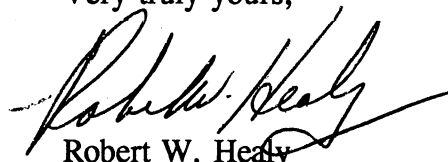
12. Tonight's discussion of the Hospital bond issue is not final; the bond is being moved to a second reading. Information on the Hospital renovations and expansion, and whether it can be phased to allow for a natural place to stop depending on the President's National Health Reform will be further developed within the next two weeks.

13. Regarding the Community Learning Center, the necessary appropriation will be recommended in September either in whole or at 50% if the grant application is successful.

14. During the course of the year, program money availability for the Community Schools will be reviewed. In the event that a necessary program cannot occur due to charge backs, internal adjustments can be made.

15. Capital Project Money: Due to the fiscal uncertainty and our proximity to the levy limit, I am also recommending a reduction of \$295,000 in the debt service account. This is achieved by delaying the City Hall renovation project to a time when the fiscal picture may be more positive. While there is great merit and need for the project, I believe that the capital expenditures already committed (Haggarty and Agassiz Schools, the Senior Center) have been more costly than originally estimated and thus require a retrenching in capital funding at this time.

Very truly yours,


Robert W. Healy
City Manager

Attachments

Agenda
Consent ~~order~~ #1 *F-106*
Request for information by City
Council Committee on Finance on the
FY 94 budget .

In City Council,
May 24, 1993

*Referred to Committee
Reports*

*See Order adopted
to add \$7,500
to Community Schools
Budget, if needed.*