

THE CAMBRIDGEPORT ALLIANCE

Cambridgeport Child Care, Inc. Morse School PTA
C'Port Homeowners & Tenants Assoc. Simplex Steering Committee
Cambridgeport Planning Team Webster Community School Council
Morse Community School Council Woodrow Wilson Ct. Tenants Council

269 Pearl Street
Cambridge, Mass. 02139

Mr. Arthur Parris, Chairman
Planning Board
City Hall
Cambridge, Mass. 02139

April 27, 1976

Dear Mr. Parris;

We respectfully submit to you this request for zoning changes within Cambridgeport. This proposal encompasses four areas which must be rezoned if the zoning is to conform to existing uses and heights. This is consistent with long term neighborhood goals to preserve Cambridgeport as a low-rise, low and moderate income residential community.

The present Brookline Street zoning has proved disastrous to the residences and local businesses which populate the street. This, plus several decades of the threat of Inner Belt development has resulted in extensive speculation and decay. Since the demise of the Inner Belt five years ago, there have been signs of hope for rehabilitation of the street. Community Development Block Grant funds have been allocated to study encouragement of this trend.

The moratorium on the Inner Belt was not enough to completely halt the speculative trends contributing to blight and erosion of the character and quality of the area. Residences and locally-oriented businesses are plagued by adjacent burned-out buildings, parking lots, storage yards and other absentee-owned properties.

The present zoning has not encouraged development, and discourages proper maintenance and full use of Brookline Street as a valuable neighborhood resource. Rezoning the residential sections of the street from B-A to C-1 will secure these areas as part of the low and moderate income housing stock in Cambridgeport. Realistic assessments of local businesses will not be maintained if the area continues to be overzoned. Therefore, we propose downzoning the business sections of the street from B-A to B-A1.

The present C-2 district near Central Square, including parts of Auburn, William and Franklin Streets; and the present C-3 district across from the Lyndon Baines Johnson Apts. on Erie Street, should definitely be re-zoned to C-1. The present zoning in no way reflects either the existing character of the parcels in that area, nor is it consistent with the nature of the surrounding area.

The corners of Pearl Street and Putnam Avenue are zoned B-A, with a height limit of eight stories. No buildings in the area exceed half that height. Again, overzoning has encouraged speculative

By striking out the designation Residence C-3 and substituting in place thereof the designation Residence C-1 insofar as it relates to the following areas:

Premises of the following parcels as designated on Assessors' Plat #94. Odd numbers 137 through 160 Erie Street and which includes all or parts of lots numbered 152, 177, 183 and 184 as designated on Assessors' Plat #94.

And which is bounded and described as follows:

Beginning at a point said point being the intersection of the northwestern lot line of lot 152 as designated on Assessors' Plat #94 and the centerline of Erie Street;

Thence running southeasterly along the centerline of Erie Street 240 feet more or less to a point said point being the intersection of the centerline of Erie Street and the southeastern lot line of lot 184 as shown on Assessors' Plat #94 and its extension;

Thence running northeasterly along the southeastern lot line of lot 184 as designated on Assessors' Plat #94 and its extension 120 feet more or less to a point said point being the intersection of the southeastern lot line of lot 184 as designated on Assessors' Plat #94 and the northeastern lot lines of lots 184, 183, 177 and 152 as designated on Assessors' Plat #94.

Thence running northwesterly 240 feet more or less along the northeastern lot lines of lots 184, 183, 177 and 152 as designated on Assessors' Plat #94 to a point said point being the intersection of the northeastern lot lines of lots 184, 183, 177 and 152 as designated on Assessors' Plat #94 and the northwestern lot line of lot 152 as designated on Assessors' Plat #94.

Thence running along the northwestern lot line of lot 152 as designated on Assessors' Plat #94 120 feet back to the point of origin and which comprises an area of 28,880 square feet more or less.

Premises of the following parcels as designated on Assessors' Plat #97. Odd numbers 145 through 155 Hamilton Street and which includes all or parts of lots numbered 79, 114, 115 and 116 as designated on Assessors' Plat #97.

Beginning at a point said point being the intersection of the centerline of Hamilton Street and the southeastern lot line of lot 79 as designated on Assessors' Plat #97; and its extension

Thence running northeasterly along the southeastern lot line of lot 79 as designated on Assessors' Plat #97, and its extension 120 feet more or less to a point said point being the intersection of the southeastern lot line of lot 79 and the northeastern lot line of lot 79 as designated on Assessors' Plat #97;

Thence running northwesterly along the northeastern lot lines of lots 79, 116 and 114 as designated on Assessors' Plat #97, 115 feet more or less to a point said point being the intersection of the northeastern lot lines of lots 79, 116 and 114 as designated on Assessors' Plat #97 and a line 100' distant from and parallel to the southeastern streetline of Pearl Street;

Thence running southwesterly along a line 100 feet distant from and parallel to the southeastern streetline of Pearl Street 120 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the southeastern streetline of Pearl Street and the centerline of Hamilton Street;

Thence running southeasterly along the centerline of Hamilton Street 115 feet more or less to the point of origin and which comprises an area of 13,800 square feet more or less.

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The present Brookline Street zoning has proved disastrous to the residences and local businesses which populate the street. This, plus several decades of the threat of Inner Belt development has resulted in extensive speculation and decay. Since the demise of the Inner Belt five years ago, there have been signs of hope for rehabilitation of the street. Community Development Block Grant funds have been allocated to study encouragement of this trend.

The moratorium on the Inner Belt was not enough to completely halt the speculative trends contributing to blight and erosion of the character and quality of the area. Residences and locally-oriented businesses are plagued by adjacent burned-out buildings, parking lots, storage yards and other absentee-owned properties.

The present zoning has not encouraged development, and discourages proper maintenance and full use of Brookline Street as a valuable neighborhood resource. Rezoning the residential sections of the street from B-A to C-1 will secure these areas as part of the low and moderate income housing stock in Cambridgeport. Realistic assessments of local businesses will not be maintained if the area continues to be overzoned. Therefore, we propose downzoning the business sections of the street from B-A to B-A1.

The present C-2 district near Central Square, including parts of Auburn, William and Franklin Streets; and the present C-3 district across from the Lyndon Baines Johnson Apts. on Erie Street, should definitely be re-zoned to C-1. The present zoning in no way reflects either the existing character of the parcels in that area, nor is it consistent with the nature of the surrounding area.

The corners of Pearl Street and Putnam Avenue are zoned B-A, with a height limit of eight stories. No buildings in the area exceed half that height. Again, overzoning has encouraged speculative

holding (and poor maintenance) where there can be no justification for larger scale redevelopment.

We understand that it is the policy of the board to adjust zoning where it is plainly at odds with existing uses and realistic potentials. This proposal is based upon a comprehensive and widely supported effort to preserve residential Cambridgeport, by insuring a smooth transition along its borders. We hope you will support our petition in this spirit.

Sincerely,

Linda Heckman Cambridgeport Childcare
William Cavellini C. H. T. A.
Juliet Clarke Cambridgeport Plang. Tm
Bob Wright Morse C.S. Coun.

Rosemarie Quinton Morse PTA
Ellen J. Wolpert Simplex Strg Comm.
Joyce Friedman Webster C.S. Coun.
Maire Dittus Woodrow Wilson T.C.

Arthur MacEwan
35 William Street
Cambridge, Mass. 02139

*** *Robert C. Quinton* , PETITIONER

Robert C. Quinton
5 Newton Street
Cambridge, Mass. 02139

Petition from Linda Heckman, et al, re: to
an amendment to the Zoning Ordinance in the
Cambridgeport Area.

In City Council,
May 10, 1976

5/10/76

Referred to the

Planning Board

for

Hearing and Report.

RECEIVED BY
OFFICE OF CITY CLERK

Cambridge, MAY 7 11 57 AM '76 19

To the Honorable, the City Council of the
City of Cambridge:

CAMBRIDGE, MASS.

The undersigned respectfully pray
that the zoning map accompanying the Zoning Ordinance of the City of Cambridge be
amended as follows.

By striking out the designation Residence C-2 and substituting in place thereof
the designation Residence C-1 insofar as it relates to the following described
areas of land:

Premises of the following parcels as designated on Assessors' Plat #105. Even
numbers 280 and 282 Franklin Street. Even number 32 River Street. Odd numbers
9 through 27 Magazine Street. Odd numbers 193 through 209 Auburn Street. Even
numbers 188 through 206 Auburn Street. Odd numbers 27 through 41 William Street
and which includes all or parts of lots numbered 24, 25, 26, 27, 28, 29, 30, 31,
32, 42, 43, 44, 45, 46, 47, 48, 49, 50, 83, 84, 100, 103, 104, 106, 109, 122, and
123 as shown on Assessors' Plat #105.

Premises of the following parcels as designated on Assessors' Plat #106. Even
numbers 216 through 262 Franklin Street; Even numbers 14 through 24 Magazine Street;
Even numbers 144 through 174 Auburn Street; Odd numbers 53 through 79, Pearl Street
and which includes all or parts of lots numbered 21, 22, 23, 24, 25, 26, 28, 42,
45, 46, 47, 48, 49, 50, 51, 52, 54, 55, 56, 57, 58, 59, 60, 108, 120, 121 as shown
on Assessors' Plat #106.

Premises of the following parcels as designated on Assessors' Plat #93; Even
numbers 176 through 210 Franklin Street; Even numbers 52 through 80 $\frac{1}{2}$ Pearl Street;
Even numbers 134 and 138 Auburn Street; Odd numbers 107 through 131 Auburn Street;
Odd numbers 1 through 5 Salem Street; Odd numbers 41 through 59 Brookline Street;
and which includes all or parts of lots numbered 5, 6, 32, 34, 35, 36, 42, 43, 44,
90, 97, 93, 100, 111, 112, 113, 114, 118, and 119 as designated on Assessors' Plat
#93.

And which is bounded described as follows;

Beginning at a point said point being the intersection of the centerline of Franklin
Street and a line 100' distant from and parallel to the northwestern streetline of
Brookline Street;

Thence running southwesterly along a line 100' distant from and parallel to the
northwestern streetline of Brookline Street 240 feet more or less to a point said
point being the intersection of a line 100' distant from and parallel to the
northwestern streetline of Brookline Street and the centerline of Auburn Street.

Thence running northwesterly along the centerline of Auburn Street 230 feet more
or less to a point said point being the intersection of the centerline of Auburn
Street and the centerline of Salem Street.

Thence running southwesterly along the centerline of Salem Street 120 feet more or less to a point said point being the intersection of the centerline of Salem Street and the easterly projection of the northeasterly lot lines of lots 34, 35, and 36 as shown on Assessors' Plat #106;

Thence running northwesterly back along the easterly projection of the lot lines of lots 34, 35 and 36 as shown on Assessors' Plat #106, 350 feet more or less to a point said point being the intersection of the easterly projection of the lot lines and the lot lines of lots 34, 35 and 36 as shown on Assessors' Plat #106 and the southwestern lot line of lot 37 as shown on Assessors' Plat #106;

Thence running northeasterly along the southwestern lot line of lot 37, 25 feet more or less to a point said point being the intersection of the southwestern lot line of lot 37 as shown on Assessors' Plat #106 and the northeastern lot lines of lots 37, 38, 96, 95, 40, 41 and 20 as shown on Assessors' Plat #106 and their projection;

Thence running northwesterly along the northeastern lot lines of lots 37, 38, 96, 95, 40, 41 and 20 as shown on Assessors' Plat #106 and their projection 270 feet more or less to a point said point being the intersection of the northeastern lot lines of lots 37, 38, 96, 95, 40, 41 and 20 as shown on Assessors' Plat #106 and their projection and the centerline of Magazine Street;

Thence running southwesterly along the centerline of Magazine Street 110 feet more or less to a point said point being the intersection of the centerline of Magazine Street and the centerline of William Street.

Thence running northwesterly along the centerline of William Street 315 feet more or less to a point said point being the intersection of the centerline of William Street and a line 100 feet distant from and parallel to the southeastern streetline of River Street.

Thence running northeasterly along a line 100' distant from and parallel to the southeastern streetline of River Street 505 feet more or less to a point said point being the intersection of a line 100' distant from and parallel to the southeastern streetline of River Street and the centerline of Franklin Street.

Thence running southeasterly along the centerline of Franklin Street 925 feet more or less to the point of origin and which comprises an area of 355,225 square feet more or less.

Further, by striking out the designation Business A and substituting in place thereof the designation Residence C-1 insofar as it relates to the following designated areas of land;

Premises of the following parcels as designated on Assessors' Plat #97; Odd numbers 209 through 263 Brookline Street; Odd numbers 117 through 133 Allston Street; Even number 130 Allston Street. Even numbers 106 through 122 Hamilton Street. Odd numbers 113 through 117 Hamilton Street and which includes all or parts of lots numbered 52, 53, 54, 55, 56, 57, 58, 59, 75, 107 and 103 as designated on Assessors' Plat #97.

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Premises of the following parcels as designated on Assessors' Plat #96; Even numbers 202 through 264 Brookline Street; Even numbers 92 through 104 Allston Street; Odd numbers 99 and 103 Allston Street; Even numbers 90 and 92 Hamilton Street; Odd numbers 85 and 101 Hamilton Street; Even number 116 Erie Street and which includes all or parts of lots numbered 25, 26, 31, 32, 52, 53, 56, 57, 58, 59, 60, 61, 75, 76, 77, 96, 99, 109, 111, 112, 113, 114, 115, 116, 121, 122, 124 and 127 as designated on Assessors' Plat #96.

Premises of the following parcels as designated on Assessors' Plat #95; Even numbers 148 through 194 Brookline Street; Odd number 111 Erie Street and which includes all or parts of lots numbered 1, 2, 3, 4, 5, 6, 7, 13, 14, 15, 16, 17, 67, 68, 70, 71 and 75 as designated on Assessors' Plat #95.

Premises of the following parcels as designated on Assessors' Plat #94; Odd numbers 91 through 125 Brookline Street; Even numbers 6 through 16 Lopez Street; Odd numbers 7 and 9 Lopez Street; Even numbers 2 through 8 Watson Street and which includes all or parts of lots numbered 58, 59, 80, 89, 90, 91, 92, 99, 100, 101, 155, 156, 170, 171, 177, and 178 as designated on Assessors' Plat #94.

Premises of the following parcels as designated on Assessors' Plat #93; Odd numbers 41 through 89 Brookline Street; Even numbers 100 through 108 Auburn Street; Odd numbers 97 through 107 Auburn Street; Even numbers 170 and 176 Franklin Street; and which includes all or parts of lots numbered 20, 21, 22, 23, 24, 25, 26, 39, 40, 41, 42, 114 and 115 as designated on Assessors' Plat #93;

And which is bounded and described as follows;

Beginning at a point said point being the intersection of a line 100 feet distant from southwestern streetline of Lopez Street and a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street.

Thence running northeasterly along a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street 890 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street and the centerline of Franklin Street;

Thence running southeasterly along the centerline of Franklin Street 120 feet more or less to a point said point being the intersection of the centerline of Franklin Street and the centerline of Brookline Street;

Thence running southwesterly along the centerline of Brookline Street 890 feet more or less to a point said point being the intersection of the centerline of Brookline Street and a line 100 feet distant from and parallel to the southwestern streetline of Lopez Street;

Thence running northwesterly along a line 100 feet distant from and parallel to the southwestern streetline of Lopez Street 120 feet more or less back to the point of origin and which comprises an area of 106,800 square feet more or less.

And beginning at a point said point being the intersection of a line 100 feet distant from and parallel to the northeastern streetline of Putnam Avenue and a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street;

Thence running northeasterly along a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street 575 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street and a line 100 feet distant from and parallel to the southwestern streetline of Erie Street;

Thence running southeasterly along a line 100 feet distant from and parallel to the southwestern streetline of Erie Street 120 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the southwestern streetline of Erie Street and the centerline of Brookline Street;

Thence running northeasterly along the centerline of Brookline Street 600 feet more or less to a point said point being the intersection of the centerline of Brookline Street and the centerline of Emily Street;

Thence running southeasterly along the centerline of Emily Street 120 feet more or less to a point said point being the intersection of the centerline of Emily Street and a line 100 feet distant from and parallel to the southeastern streetline of Brookline Street;

Thence running southwesterly along a line 100 feet distant from and parallel to the southeastern streetline of Brookline Street 1170 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the southeastern streetline of Brookline Street and a line 100 feet distant from and parallel to the northeastern streetline of Putnam Avenue;

Thence running northwesterly along a line 100 feet distant from and parallel to the northeastern streetline of Putnam Avenue 240 feet more or less to a point said point being the point of origin and which comprises an area of 211,225 square feet more or less.

Further by striking out the designation Business A and substituting in place thereof the designation Business A-1 insofar as it relates to the following designated areas of land;

Premises of the following parcels as designated on Assessors' Plat #92. Even numbers 150 and 154 Franklin Street. Even numbers 46 through 104 Brookline Street; Odd numbers 41 and 47 Pilgrim Street; Odd numbers 115 and 119 Pacific Street and which includes all or parts of lots numbered 3, 4, 19, 22, 82, 91, 105, 106, 112, 114, 115 and 116 as designated on Assessors' Plat #92.

Premises of the following parcels as designated on Assessors' Plat #95; Even numbers 112 and 126 Pacific Street; Even numbers 116 through 144 Brookline Street; Even number 40 Tudor Street; Odd numbers 33 and 45 Tudor Street and which includes all or parts of lots numbered 51, 52, 59 and 73.

Premises of the following parcels as designated on Assessors' Plat #94; Odd numbers 125 through 195 Brookline Street; Even number 4 Decatur Street; Odd number 7 Decatur Street. Even number 6 Valentine Street; Odd number 7 Valentine Street; Odd number 131 and 135 Erie Street and which includes all or parts of lots numbered 4, 6, 7, 8, 9, 10, 11, 12, 53, 59, 60, 149, 150, 151, 154, and 158 as designated on Assessors' Plat #94.

Premises of parcels as designated on Assessors' Plat #97; Even numbers 122 and 134 Erie Street and which includes all or parts of lots numbered 73 as designated on Assessors' Plat #97.

And which is bounded and described as follows;

Beginning at a point said point being the intersection of the centerline of Franklin Street and the centerline of Brookline Street:

Thence running southwesterly along the centerline of Brookline Street 925 feet more or less to a point said point being the intersection of the centerline of Brookline Street and a line 100 feet distant from and parallel to the northeastern streetline of Decatur Street;

Thence running northwesterly along a line 100 feet distant from and parallel to the northeastern streetline of Decatur Street 120 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the northeastern streetline of Decatur Street and a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street;

Thence running southwesterly along a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street 900 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street and a line 100 feet distant from and parallel to the southwestern streetline of Erie Street;

Thence running southeasterly along a line 100 feet distant from and parallel to the southwestern streetline of Erie Street 120 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the southwestern streetline of Erie Street and the centerline of Brookline Street;

Thence running northeasterly along the centerline of Brookline Street 600 feet more or less to a point said point being the intersection of the centerline of Brookline Street and the centerline of Emily Street;

Thence running southeasterly along the centerline of Emily Street 120 feet more or less to a point said point being the intersection of the centerline of Emily Street and a line 100 feet distant from and parallel to the southeastern streetline of Brookline Street;

Thence running northeasterly along a line 100 feet distant from and parallel to the southeastern streetline of Brookline Street 1170 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the southeastern streetline of Brookline Street and the centerline of Franklin Street;

Thence running northwesterly along the centerline of Franklin Street 120 feet more or less to the point or origin and which comprises an area of 242,525 square feet more or less.

By striking out the designation Business A and substituting the designation Business A-1 in place thereof insofar as it relates to the following designated areas of land:

Premises of the following parcels as designated on Assessors Plat #97; Even number 548 Putnam Avenue; Odd numbers 263 through 281 Brookline Street; Odd numbers 539 through 551 Putnam Avenue and which includes all or parts of lots numbered 34, 35, 82, 83, 84 and 111 as designated on Assessors' Plat #97;

Premises of the following parcels as designated on Assessors' Plat #96; Odd numbers 557 through 567 Putnam Avenue; Even numbers 562 through 566; even numbers 262 through 280 Brookline Street and which includes all or parts of lots numbered 7, 8, 103, 104, 113, 119, 120, 121 as designated on Assessors' Plat #96;

And which is bounded and described as follows:

Beginning at a point said point being the intersection of a line 100 feet northerly distant from and parallel to the northeastern streetline of Putnam Avenue and a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street;

Thence running southwesterly along a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street 240 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street and a line 100 feet distant from and parallel to the southwestern streetline of Putnam Avenue;

Thence running southeasterly along a line 100 feet distant from and parallel to the southwestern streetline of Putnam Avenue 240 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the southwestern streetline of Putnam Avenue and a line 100 feet distant from and parallel to the southeastern streetline of Brookline Street;

Thence running northeasterly along a line 100 feet distant from and parallel to the southeastern streetline of Brookline Street 240 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the southeastern streetline of Brookline Street and a line 100 feet distant from and parallel to the northeastern streetline of Putnam Avenue;

Thence running northwesterly along a line 100 feet distant from and parallel to the northeastern streetline of Putnam Avenue 240 feet more or less to a point said point being the point of origin and which comprises an area of 57,600 square feet more or less;

By striking out the designation Business A and substituting in place thereof the designation Business A-1 insofar as it relates to the following designated areas of land;

Premises of the following parcels as designated on Assessors' Plat #97; even numbers 256 through 274 Pearl Street; even number 504 Putnam Avenue; odd numbers 507 through 513 Putnam Avenue; and which includes all or parts of lots numbered 7, 23, 93, 94 as shown on Assessors' Plat #97;

Premises of the following parcels as designated on Assessors' Plat #102: odd numbers 255 through 271 Pearl Street; even number 492 Putnam Avenue; odd number 489 Putnam Avenue; and which includes all or parts of lots numbered 17, 18, 38, 121, 122 as shown on Assessors' Plat #102 and which is bounded and described as follows:

Beginning at a point said point being the intersection of a line 100 feet from and parallel to the southeastern streetline of Pearl Street and a line 100 feet from and parallel to the northeasterly streetline of Putnam Avenue;

Thence running southwesterly along a line 100 feet from and parallel to the southeastern streetline of Pearl Street 240 feet more or less to a point said point being the intersection of a line 100 feet from and parallel to the southeastern streetline of Pearl Street and a line 100 feet from and parallel to the southwestern streetline of Putnam Avenue;

Thence running northwesterly along a line 100 feet from and parallel to the southwestern streetline of Putnam Avenue 240 feet more or less to a point said point being the intersection of a line 100 feet from and parallel to the southwestern streetline of Putnam Avenue and a line 100 feet from and parallel to the northwestern streetline of Pearl Street;

Thence running northeasterly along a line 100 feet from and parallel to the northwestern streetline of Pearl Street 240 feet more or less to a point said point being the intersection of a line 100 feet from and parallel to the northwestern streetline of Pearl Street and a line 100 feet from and parallel to the northeastern streetline of Putnam Avenue;

Thence running southeasterly along a line 100 feet from and parallel to the northeastern streetline of Putnam Avenue 240 feet more or less to a point said point being the point of origin; and which comprises an area of 57,600 square feet more or less.

Premises of the following parcels as designated on Assessors' Plat #97. Odd numbers 145 through 155 Hamilton Street and which includes all or parts of lots numbered 79, 114, 115 and 116 as designated on Assessors' Plat #97.

Beginning at a point said point being the intersection of the centerline of Hamilton Street and the southeastern lot line of lot 79 as designated on Assessors' Plat #97: and its extension

Thence running northeasterly along the southeastern lot line of lot 79 as designated on Assessors' Plat #97, and its extension 120 feet more or less to a point said point being the intersection of the southeastern lot line of lot 79 and the northeastern lot line of lot 79 as designated on Assessors' Plat #97;

Thence running northwesterly along the northeastern lot lines of lots 79, 116 and 114 as designated on Assessors' Plat #97, 115 feet more or less to a point said point being the intersection of the northeastern lot lines of lots 79, 116 and 114 as designated on Assessors' Plat #97 and a line 100' distant from and parallel to the southeastern streetline of Pearl Street;

Thence running southwesterly along a line 100 feet distant from and parallel to the southeastern streetline of Pearl Street 120 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the southeastern streetline of Pearl Street and the centerline of Hamilton Street;

Thence running southeasterly along the centerline of Hamilton Street 115 feet more or less to the point of origin and which comprises an area of 13,800 square feet more or less.

By striking out the designation Residence C-3 and substituting in place thereof the designation Residence C-1 insofar as it relates to the following areas:

Premises of the following parcels as designated on Assessors' Plat #94. Odd numbers 137 through 160 Erie Street and which includes all or parts of lots numbered 152, 177, 183 and 184 as designated on Assessors' Plat #94.

And which is bounded and described as follows:

Beginning at a point said point being the intersection of the northwestern lot line of lot 152 as designated on Assessors' Plat #94 and the centerline of Erie Street;

Thence running southeasterly along the centerline of Erie Street 240 feet more or less to a point said point being the intersection of the centerline of Erie Street and the southeastern lot line of lot 184 as shown on Assessors' Plat #94 and its extension;

Thence running northeasterly along the southeastern lot line of lot 184 as designated on Assessors' Plat #94 and its extension 120 feet more or less to a point said point being the intersection of the southeastern lot line of lot 184 as designated on Assessors' Plat #94 and the northeastern lot lines of lots 184, 183, 177 and 152 as designated on Assessors' Plat #94.

Thence running northwesterly 240 feet more or less along the northeastern lot lines of lots 184, 183, 177 and 152 as designated on Assessors' Plat #94 to a point said point being the intersection of the northeastern lot lines of lots 184, 183, 177 and 152 as designated on Assessors' Plat #94 and the northwestern lot line of lot 152 as designated on Assessors' Plat #94.

Thence running along the northwestern lot line of lot 152 as designated on Assessors' Plat #94 120 feet back to the point of origin and which comprises an area of 23,880 square feet more or less.

Henry Field - no no.

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OFFICE OF CITY CLERK

Cambridge, MAY 7 11 57 AM '76 19

To the Honorable, the City Council of the
City of Cambridge:

CAMBRIDGE, MASS.

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that the zoning map accompanying the Zoning Ordinance of the City of Cambridge be
amended as follows.

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9 through 27 Magazine Street. Odd numbers 193 through 209 Auburn Street. Even
numbers 188 through 206 Auburn Street. Odd numbers 27 through 41 William Street
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32, 42, 43, 44, 45, 46, 47, 48, 49, 50, 83, 84, 100, 103, 104, 106, 109, 122, and
123 as shown on Assessors' Plat #105.

Premises of the following parcels as designated on Assessors' Plat #106. Even
numbers 216 through 262 Franklin Street; Even numbers 14 through 24 Magazine Street;
Even numbers 144 through 174 Auburn Street; Odd numbers 53 through 79, Pearl Street
and which includes all or parts of lots numbered 21, 22, 23, 24, 25, 26, 28, 42,
45, 46, 47, 48, 49, 50, 51, 52, 54, 55, 56, 57, 58, 59, 60, 108, 120, 121 as shown
on Assessors' Plat #106.

Premises of the following parcels as designated on Assessors' Plat #93; Even
numbers 176 through 210 Franklin Street; Even numbers 52 through 80 $\frac{1}{2}$ Pearl Street;
Even numbers 134 and 138 Auburn Street; Odd numbers 107 through 131 Auburn Street;
Odd numbers 1 through 5 Salem Street; Odd numbers 41 through 59 Brookline Street;
and which includes all or parts of lots numbered 5, 6, 32, 34, 35, 36, 42, 43, 44,
90, 97, 98, 100, 111, 112, 113, 114, 118, and 119 as designated on Assessors' Plat
#93.

And which is bounded described as follows;

Beginning at a point said point being the intersection of the centerline of Franklin
Street and a line 100' distant from and parallel to the northwestern streetline of
Brookline Street;

Thence running southwesterly along a line 100' distant from and parallel to the
northwestern streetline of Brookline Street 240 feet more or less to a point said
point being the intersection of a line 100' distant from and parallel to the
northwestern streetline of Brookline Street and the centerline of Auburn Street.

Thence running northwesterly along the centerline of Auburn Street 230 feet more
or less to a point said point being the intersection of the centerline of Auburn
Street and the centerline of Salem Street.

PETITION

of _____

for _____

No. _____

_____ 19:

In City Council, _____ 19:

Referred to the Committee on

Attest:

City Clerk.

Thence running southwesterly along the centerline of Salem Street 120 feet more or less to a point said point being the intersection of the centerline of Salem Street and the easterly projection of the northeasterly lot lines of lots 34, 35, and 36 as shown on Assessors' Plat #106;

Thence running northwesterly back along the easterly projection of the lot lines of lots 34, 35 and 36 as shown on Assessors' Plat #106, 350 feet more or less to a point said point being the intersection of the easterly projection of the lot lines and the lot lines of lots 34, 35 and 36 as shown on Assessors' Plat #106 and the southwestern lot line of lot 37 as shown on Assessors' Plat #106;

Thence running northeasterly along the southwestern lot line of lot 37, 25 feet more or less to a point said point being the intersection of the southwestern lot line of lot 37 as shown on Assessors' Plat #106 and the northeastern lot lines of lots 37, 38, 96, 95, 40, 41 and 20 as shown on Assessors' Plat #106 and their projection;

Thence running northwesterly along the northeastern lot lines of lots 37, 38, 96, 95, 40, 41 and 20 as shown on Assessors' Plat #106 and their projection 270 feet more or less to a point said point being the intersection of the northeastern lot lines of lots 37, 38, 96, 95, 40, 41 and 20 as shown on Assessors' Plat #106 and their projection and the centerline of Magazine Street;

Thence running southwesterly along the centerline of Magazine Street 110 feet more or less to a point said point being the intersection of the centerline of Magazine Street and the centerline of William Street.

Thence running northwesterly along the centerline of William Street 315 feet more or less to a point said point being the intersection of the centerline of William Street and a line 100 feet distant from and parallel to the southeastern streetline of River Street.

Thence running northeasterly along a line 100' distant from and parallel to the southeastern streetline of River Street 505 feet more or less to a point said point being the intersection of a line 100' distant from and parallel to the southeastern streetline of River Street and the centerline of Franklin Street.

Thence running southeasterly along the centerline of Franklin Street 925 feet more or less to the point of origin and which comprises an area of 355,225 square feet more or less.

Further, by striking out the designation Business A and substituting in place thereof the designation Residence C-1 insofar as it relates to the following designated areas of land;

Premises of the following parcels as designated on Assessors' Plat #97; Odd numbers 209 through 263 Brookline Street; Odd numbers 117 through 133 Allston Street; Even number 130 Allston Street. Even numbers 106 through 122 Hamilton Street. Odd numbers 113 through 117 Hamilton Street and which includes all or parts of lots numbered 52, 53, 54, 55, 56, 57, 58, 59, 75, 107 and 108 as designated on Assessors' Plat #97.

Premises of the following parcels as designated on Assessors' Plat #96; Even numbers 202 through 264 Brookline Street; Even numbers 92 through 104 Allston Street; Odd numbers 99 and 103 Allston Street; Even numbers 90 and 92 Hamilton Street; Odd numbers 85 and 101 Hamilton Street; Even number 116 Erie Street and which includes all or parts of lots numbered 25, 26, 31, 32, 52, 53, 56, 57, 58, 59, 60, 61, 75, 76, 77, 96, 99, 109, 111, 112, 113, 114, 115, 116, 121, 122, 124 and 127 as designated on Assessors' Plat #96.

Premises of the following parcels as designated on Assessors' Plat #95; Even numbers 148 through 194 Brookline Street; Odd number 111 Erie Street and which includes all or parts of lots numbered 1, 2, 3, 4, 5, 6, 7, 13, 14, 15, 16, 17, 67, 68, 70, 71 and 75 as designated on Assessors' Plat #95.

Premises of the following parcels as designated on Assessors' Plat #94; Odd numbers 91 through 125 Brookline Street; Even numbers 6 through 16 Lopez Street; Odd numbers 7 and 9 Lopez Street; Even numbers 2 through 8 Watson Street and which includes all or parts of lots numbered 58, 59, 80, 89, 90, 91, 92, 99, 100, 101, 155, 156, 170, 171, 177, and 178 as designated on Assessors' Plat #94.

Premises of the following parcels as designated on Assessors' Plat #93; Odd numbers 41 through 89 Brookline Street; Even numbers 100 through 108 Auburn Street; Odd numbers 97 through 107 Auburn Street; Even numbers 170 and 176 Franklin Street; and which includes all or parts of lots numbered 20, 21, 22, 23, 24, 25, 26, 39, 40, 41, 42, 114 and 115 as designated on Assessors' Plat #93;

And which is bounded and described as follows;

Beginning at a point said point being the intersection of a line 100 feet distant from southwestern streetline of Lopez Street and a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street.

Thence running northeasterly along a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street 890 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street and the centerline of Franklin Street;

Thence running southeasterly along the centerline of Franklin Street 120 feet more or less to a point said point being the intersection of the centerline of Franklin Street and the centerline of Brookline Street;

Thence running southwesterly along the centerline of Brookline Street 890 feet more or less to a point said point being the intersection of the centerline of Brookline Street and a line 100 feet distant from and parallel to the southwestern streetline of Lopez Street;

Thence running northwesterly along a line 100 feet distant from and parallel to the southwestern streetline of Lopez Street 120 feet more or less back to the point of origin and which comprises an area of 106,800 square feet more or less.

And beginning at a point said point being the intersection of a line 100 feet distant from and parallel to the northeastern streetline of Putnam Avenue and a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street;

Thence running northeasterly along a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street 575 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street and a line 100 feet distant from and parallel to the southwestern streetline of Erie Street;

Thence running southeasterly along a line 100 feet distant from and parallel to the southwestern streetline of Erie Street 120 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the southwestern streetline of Erie Street and the centerline of Brookline Street;

Thence running northeasterly along the centerline of Brookline Street 600 feet more or less to a point said point being the intersection of the centerline of Brookline Street and the centerline of Emily Street;

Thence running southeasterly along the centerline of Emily Street 120 feet more or less to a point said point being the intersection of the centerline of Emily Street and a line 100 feet distant from and parallel to the southeastern streetline of Brookline Street;

Thence running southwesterly along a line 100 feet distant from and parallel to the southeastern streetline of Brookline Street 1170 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the southeastern streetline of Brookline Street and a line 100 feet distant from and parallel to the northeastern streetline of Putnam Avenue;

Thence running northwesterly along a line 100 feet distant from and parallel to the northeastern streetline of Putnam Avenue 240 feet more or less to a point said point being the point of origin and which comprises an area of 211,225 square feet more or less.

Further by striking out the designation Business A and substituting in place thereof the designation Business A-1 insofar as it relates to the following designated areas of land;

Premises of the following parcels as designated on Assessors' Plat #92. Even numbers 150 and 154 Franklin Street. Even numbers 46 through 104 Brookline Street; Odd numbers 41 and 47 Pilgrim Street; Odd numbers 115 and 119 Pacific Street and which includes all or parts of lots numbered 3, 4, 19, 22, 82, 91, 105, 106, 112, 114, 115 and 116 as designated on Assessors' Plat #92.

Premises of the following parcels as designated on Assessors' Plat #95; Even numbers 112 and 126 Pacific Street; Even numbers 116 through 144 Brookline Street; Even number 40 Tudor Street; Odd numbers 33 and 45 Tudor Street and which includes all or parts of lots numbered 51, 52, 59 and 73.

Premises of the following parcels as designated on Assessors' Plat #94; Odd numbers 125 through 195 Brookline Street; Even number 4 Decatur Street; Odd number 7 Decatur Street. Even number 6 Valentine Street; Odd number 7 Valentine Street; Odd number 131 and 135 Erie Street and which includes all or parts of lots numbered 4, 6, 7, 8, 9, 10, 11, 12, 58, 59, 60, 149, 150, 151, 154, and 158 as designated on Assessors' Plat #94.

Premises of parcels as designated on Assessors' Plat #97; Even numbers 122 and 134 Erie Street and which includes all or parts of lots numbered 73 as designated on Assessors' Plat #97.

And which is bounded and described as follows;

Beginning at a point said point being the intersection of the centerline of Franklin Street and the centerline of Brookline Street;

Thence running southwesterly along the centerline of Brookline Street 925 feet more or less to a point said point being the intersection of the centerline of Brookline Street and a line 100 feet distant from and parallel to the northeastern streetline of Decatur Street;

Thence running northwesterly along a line 100 feet distant from and parallel to the northeastern streetline of Decatur Street 120 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the northeastern streetline of Decatur Street and a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street;

Thence running southwesterly along a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street 900 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street and a line 100 feet distant from and parallel to the southwestern streetline of Erie Street;

Thence running southeasterly along a line 100 feet distant from and parallel to the southwestern streetline of Erie Street 120 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the southwestern streetline of Erie Street and the centerline of Brookline Street;

Thence running northeasterly along the centerline of Brookline Street 600 feet more or less to a point said point being the intersection of the centerline of Brookline Street and the centerline of Emily Street;

Thence running southeasterly along the centerline of Emily Street 120 feet more or less to a point said point being the intersection of the centerline of Emily Street and a line 100 feet distant from and parallel to the southeastern streetline of Brookline Street;

Thence running northeasterly along a line 100 feet distant from and parallel to the southeastern streetline of Brookline Street 1170 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the southeastern streetline of Brookline Street and the centerline of Franklin Street;

Thence running northwesterly along the centerline of Franklin Street 120 feet more or less to the point or origin and which comprises an area of 242,525 square feet more or less.

By striking out the designation Business A and substituting the designation Business A-1 in place thereof insofar as it relates to the following designated areas of land:

Premises of the following parcels as designated on Assessors Plat #97; Even number 548 Putnam Avenue; Odd numbers 263 through 281 Brookline Street; Odd numbers 539 through 551 Putnam Avenue and which includes all or parts of lots numbered 34, 35, 82, 83, 84 and 111 as designated on Assessors' Plat #97;

Premises of the following parcels as designated on Assessors' Plat #96; Odd numbers 557 through 567 Putnam Avenue; Even numbers 562 through 566; even numbers 262 through 280 Brookline Street and which includes all or parts of lots numbered 7, 8, 103, 104, 113, 119, 120, 121 as designated on Assessors' Plat #96;

And which is bounded and described as follows:

Beginning at a point said point being the intersection of a line 100 feet northerly distant from and parallel to the northeastern streetline of Putnam Avenue and a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street;

Thence running southwesterly along a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street 240 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the northwestern streetline of Brookline Street and a line 100 feet distant from and parallel to the southwestern streetline of Putnam Avenue;

Thence running southeasterly along a line 100 feet distant from and parallel to the southwestern streetline of Putnam Avenue 240 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the southwestern streetline of Putnam Avenue and a line 100 feet distant from and parallel to the southeastern streetline of Brookline Street;

Thence running northeasterly along a line 100 feet distant from and parallel to the southeastern streetline of Brookline Street 240 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the southeastern streetline of Brookline Street and a line 100 feet distant from and parallel to the northeastern streetline of Putnam Avenue;

Thence running northwesterly along a line 100 feet distant from and parallel to the northeastern streetline of Putnam Avenue 240 feet more or less to a point said point being the point of origin and which comprises an area of 57,600 square feet more or less;

By striking out the designation Business A and substituting in place thereof the designation Business A-1 insofar as it relates to the following designated areas of land;

Premises of the following parcels as designated on Assessors' Plat #97; even numbers 256 through 274 Pearl Street; even number 504 Putnam Avenue; odd numbers 507 through 513 Putnam Avenue; and which includes all or parts of lots numbered 7, 23, 93, 94 as shown on Assessors' Plat #97;

Premises of the following parcels as designated on Assessors' Plat #102: odd numbers 255 through 271 Pearl Street; even number 492 Putnam Avenue; odd number 489 Putnam Avenue; and which includes all or parts of lots numbered 17, 18, 38, 121, 122 as shown on Assessors' Plat #102 and which is bounded and described as follows:

Beginning at a point said point being the intersection of a line 100 feet from and parallel to the southeastern streetline of Pearl Street and a line 100 feet from and parallel to the northeasterly streetline of Putnam Avenue;

Thence running southwesterly along a line 100 feet from and parallel to the southeastern streetline of Pearl Street 240 feet more or less to a point said point being the intersection of a line 100 feet from and parallel to the southeastern streetline of Pearl Street and a line 100 feet from and parallel to the southwestern streetline of Putnam Avenue;

Thence running northwesterly along a line 100 feet from and parallel to the southwestern streetline of Putnam Avenue 240 feet more or less to a point said point being the intersection of a line 100 feet from and parallel to the southwestern streetline of Putnam Avenue and a line 100 feet from and parallel to the northwestern streetline of Pearl Street;

Thence running northeasterly along a line 100 feet from and parallel to the northwestern streetline of Pearl Street 240 feet more or less to a point said point being the intersection of a line 100 feet from and parallel to the northwestern streetline of Pearl Street and a line 100 feet from and parallel to the northeastern streetline of Putnam Avenue;

Thence running southeasterly along a line 100 feet from and parallel to the northeastern streetline of Putnam Avenue 240 feet more or less to a point said point being the point of origin; and which comprises an area of 57,600 square feet more or less.

By striking out the designation Residence C-3 and substituting in place thereof the designation Residence C-1 insofar as it relates to the following areas:

Premises of the following parcels as designated on Assessors' Plat #94. Odd numbers 137 through 160 Erie Street and which includes all or parts of lots numbered 152, 177, 183 and 184 as designated on Assessors' Plat #94.

And which is bounded and described as follows:

Beginning at a point said point being the intersection of the northwestern lot line of lot 152 as designated on Assessors' Plat #94 and the centerline of Erie Street;

Thence running southeasterly along the centerline of Erie Street 240 feet more or less to a point said point being the intersection of the centerline of Erie Street and the southeastern lot line of lot 184 as shown on Assessors' Plat #94 and its extension;

Thence running northeasterly along the southeastern lot line of lot 184 as designated on Assessors' Plat #94 and its extension 120 feet more or less to a point said point being the intersection of the southeastern lot line of lot 184 as designated on Assessors' Plat #94 and the northeastern lot lines of lots 184, 183, 177 and 152 as designated on Assessors' Plat #94.

Thence running northwesterly 240 feet more or less along the northeastern lot lines of lots 184, 183, 177 and 152 as designated on Assessors' Plat #94 to a point said point being the intersection of the northeastern lot lines of lots 184, 183, 177 and 152 as designated on Assessors' Plat #94 and the northwestern lot line of lot 152 as designated on Assessors' Plat #94.

Thence running along the northwestern lot line of lot 152 as designated on Assessors' Plat #94 120 feet back to the point of origin and which comprises an area of 28,880 square feet more or less.

Premises of the following parcels as designated on Assessors' Plat #97. Odd numbers 145 through 155 Hamilton Street and which includes all or parts of lots numbered 79, 114, 115 and 116 as designated on Assessors' Plat #97.

Beginning at a point said point being the intersection of the centerline of Hamilton Street and the southeastern lot line of lot 79 as designated on Assessors' Plat #97: and its extension

Thence running northeasterly along the southeastern lot line of lot 79 as designated on Assessors' Plat #97, and its extension 120 feet more or less to a point said point being the intersection of the southeastern lot line of lot 79 and the northeastern lot line of lot 79 as designated on Assessors' Plat #97;

Thence running northwesterly along the northeastern lot lines of lots 79, 116 and 114 as designated on Assessors' Plat #97, 115 feet more or less to a point said point being the intersection of the northeastern lot lines of lots 79, 116 and 114 as designated on Assessors' Plat #97 and a line 100' distant from and parallel to the southeastern streetline of Pearl Street;

Thence running southwesterly along a line 100 feet distant from and parallel to the southeastern streetline of Pearl Street 120 feet more or less to a point said point being the intersection of a line 100 feet distant from and parallel to the southeastern streetline of Pearl Street and the centerline of Hamilton Street;

Thence running southeasterly along the centerline of Hamilton Street 115 feet more or less to the point of origin and which comprises an area of 13,800 square feet more or less.

holding (and poor maintenance) where there can be no justification for larger scale redevelopment.

We understand that it is the policy of the board to adjust zoning where it is plainly at odds with existing uses and realistic potentials. This proposal is based upon a comprehensive and widely supported effort to preserve residential Cambridgeport, by insuring a smooth transition along its borders. We hope you will support our petition in this spirit.

Sincerely,

Linda Heckman Cambridgeport Childcare
William Cavellini C. H. T. A.
Juliet Clarke Cambridgeport Plang. Tm
Bob Wright Morse C.S. Coun.

Rosemarie Quinton Morse PTA
Ellen J. Welpert Simplex Strg Comm.
Joyce Friedman Webster C.S. Coun.
Maise Dittus Woodrow Wilson T.C.

Arthur MacEwan
35 William Street
Cambridge, Mass. 02139

*** *Robert C. Quinton* , PETITIONER

Robert C. Quinton
5 Newton Street
Cambridge, Mass. 02139

Robert C. Guinon 14-0

Petition from Linda Heckman, et al, re: to an amendment to the Zoning Ordinance in the Cambridgeport Area.

In City Council,
May 10, 1976

5/10/76

Referred to the

Planning Board

for

hearing and report.
copy sent 5/12/76 as