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CAMBRIDGE, MASS.

MOTION FOR RECONSIDERATION SUBMITTED BY COUNCILLOR Danehy

February 10, 1976
Date

Councillor Danehy notified the City Clerk of his intention to move reconsideration of the vote of the City Council on February 9, 1976 on Calendar item #8, the same being the proposed acquisition and development of the Riverside Press Site, consisting of 4.23 acres.

Thomas W Danehy
Signature

ROPES & GRAY
225 FRANKLIN STREET
BOSTON 02110

CABLE ADDRESS "ROPGRALOR"

AREA CODE 617 423-6100

January 28, 1976

James Farrell, Assistant City Manager
City Hall
795 Massachusetts Avenue
Cambridge, Massachusetts

Dear Mr. Farrell:

Enclosed in accordance with our discussions is a suggested form of loan order in connection with the Riverside Press site land acquisition and development, as we now understand the project.

Please let us know if you have questions or comments concerning the enclosed draft or any other matters relating to the financing.

Very truly yours,

Henry L. Hall, Jr.

HLH,JR:sr

Encl.

CITY OF CAMBRIDGE

(Land Acquisition and Development - Riverside Press Site)

ORDERED: That the sum of $2,587,000 be and hereby is appropriated for the acquisition, by purchase, by eminent domain or otherwise, of certain land for conservation purposes to be managed and controlled by the Cambridge Conservation Commission, being the former Riverside Press site comprising approximately 185,142 square feet of land on Memorial Drive, River Street, Blackstone Street and Albro Street, numbered 825-849 Memorial Drive, that to raise such appropriation, the City Treasurer with the approval of the City Manager, is hereby authorized to borrow the sum of $2,587,000, or such lesser sum as may be required for such acquisition, at one time or from time to time pursuant to Chapter 44, Sections 7 and, if applicable, 8C, of the General Laws as amended and to issue bonds or notes of the City therefor and that the City Manager be and hereby is authorized to apply for and accept any Federal and State aid that may be available as a contribution or reimbursement toward the cost of such acquisition, it being presently estimated that the net cost to the City thereof should not exceed $1,587,000.

FURTHER ORDERED: That the sum of $1,000,000 be and hereby is appropriated for a useful public works project in cooperation with the Federal Government consisting of the development of the former Riverside Press property, that to raise such appropriation, the City Treasurer with the approval of the City Manager is hereby authorized to borrow the sum of $1,000,000, or such lesser sum as may be required for such purpose, at one time or from time to time pursuant to Chapter 74 of the Acts of 1945 as amended and to issue bonds or notes of the City therefor, and that the City Manager be and hereby is authorized to apply for and accept any Federal and State aid that may be available as a contribution or reimbursement toward the cost of such project.

# Helen Ford 2 Norfolk Place

Commander L1

#2 Constance Nyce

628 Memorial Dr.

Cambridge Mass Area Cambridgeport Planning Team

#3 Victoria Blazer

Neighborhood Team

#4 Hardship witness

Sandra Lewis

101 Memorial Drive

# Jean Forsberg NL

419 Berry

Mid Point Local Committee

Area Always 2 mn [illegible]

Cost of [illegible]

Mary Crighton

17 years of Do over Ten years

Rev Cohen 1/6
Mongrame Stat —
No federal tax [illegible]
— the money home —
We have to stop the influx of new people —
$2.6 federal Army — [illegible]
Wilson Plane —
— Bellaland needed Flamingo in form of open space —
Flint Green
115 for lease
Applicant Co Con, Dom of Land
Dr form —

Redmond Reynolds
VP of Knights Mfg Company
Dr form — Ultimate Permitting
Market
Nevada Press Banking and Printing
Mona Publisher J Burke at
Route 124

for/by C Gordon. Slum supported many
Arm Jones felt no life —
Jordan Square should be at
Cambridge should from-mend
Park. Normal recreation —

£15 Operation
— Jimmy Sangster —
Jones Avenue
4 Williams St Cambridge
Found to slip forward and Mat.
Belly to be transformed into small-parts
2 times time down
Monitor Staff across stock for —
Night Supervisory & Low Charity
Services — 1½ Bulbs & Cardiology
Supreme
Major 100 yds —
Suggested Industry Commissioned Lice etc
15 on Monday
for/by Helen Hom
21 Alden St Oak

Feb 20 Boston - at Washington Square -
Officials are from Miami - Model to
1 to Phyllis Wills money
28 for Pack
91 against

75 to 12 Celts 53 for
Pack against

People stopped Cars. Traffic jam Miami
Area delayed by Miami Cars
Community Organizers

Feb 30 Cincinnati 1589 pts 5 school
No Clowns
No Band effect on Referees
Hands to Key Stand
Are officials
Not on position to handle Game
Hot Coffee Cups etc - Arrested

[illegible] 3:32 pm Councilman [illegible] in favor —
— Need more space —
Peter Jones
[illegible] Hamilton Street

[illegible] 3:35 Gail Weir
Land Use Center
Rezoning

[illegible] 3:38 pm Judge [illegible] has change to
do a wonderful Story for
Memorial Day
— Jim Batenhider —
3:45 Pleasant Street for the record —
Triple CCC — No Not for appt
No Revenues — Jeanne [illegible]
more —
One Potential Rev [illegible] $00 [illegible] — [illegible]
Financing
No Industrial Use Proposed —

[illegible] 3:45 pm Ellen Throwing the Baby out
with Bath Water
Council decision Tore Section —

from C Clem - I hope that the citizens who sponsored petition - will not lose faith -

5-4-0 [illegible]

We, the undersigned, strongly support the Riverfront Park and believe that the City should acquire the land at the Riverside Press site.

| Name | Address |
|---|---|
| 1. Judith T. Gidronec | Six Hastings Square Camb. |
| 2. John O'Dempsey | 108 Henry St Camb |
| 3. Susan Swan | 99 Henry Camb. |
| 4. Margery Dempsey | 108 Henry St. |
| 5. Mary Dempsey | 108 Henry St Camb |
| 6. Teresa Sullivan | 217 Brookline St Camb |
| 7. Teresa Sullivan | 8 Rockingham St. Camb. |
| 8. Mr + Mrs William Kane | 12 Rockingham St. Camb. |
| 9. Mr + Mrs. Robert McGuire, Jr. | 18 Rockingham St. Cambridge. |
| 10. Mrs Katherine Colovos | 18 Rockingham St. Camb |
| 11. Judy Colovos | 4 Rockingham Place |
| 12. Eleanor O'Brien | 2 Rockingham Place |
| 13. Mr + Mrs Edmund Driscoll | 3 Rockingham Pl. Camb |
| 14. Paul M. Kaplan (Kaplan) | Rockingham Place |
| 15. Diane M. Yousik | 24½ Taft St Cambridge |
| 16. Clay Halajian | 32 Rockingham ST Cambridge |
| 17. Ethel A. Centauro | 32 Rockingham ST. Camb |
| 18. Carla Fulmore | 32 Rockingham St Camb. |
| 19. Barbara Moynihan | 20a Tufts St. Camb. |
| 20. Charlie Halajian | 32 Rockingham ST Camb. |
| 21. Elena A. Fardyna | 26 Fayette St. Camb. |
| 22. Clay Halajian | 32½ Rockingham ST - Camb. |
| 23. Marcie Dick | 34 Rockingham St - Camb |
| 24. David Dick | 34 Rockingham st camb |
| 25. Jeffrey Jacobsen | 230 Chestnut St. Camb. |
| | 101 Henry St CAMB |

We, the undersigned, strongly support the Riverfront Park and urge the City of Cambridge to acquire the Riverside Press land.

| Name | Address |
| --- | --- |
| 1. John P. Schmitt | 214 Chestnut St. Camb. |
| 2. Catherine M. Schmitt | 214 Chestnut St Camb |
| 3. Edith G Allen | 27 Rockingham St. Camb |
| 4. Pearl H. Andrews | 29 Rockingham St. Camb. |
| 5. Nita E. Reeves | 29 Rockingham St. Camb |
| 6. Muriel J. Wallace | 17 ROCKINGHAM ST CAMB |
| 7. Mildred Larkin | 25 Rockingham St |
| 8. Andrew Hanley | 23 Rockingham St. |
| 9. Marya Levenson | 23 Rockingham St Camb |
| 10. J S Somerville | 15 Rockingham St. |
| 11. Mrs J.C. Beaman | 11 Rockingham St. |
| 12. Ray Conely | 185 Chestnut St. Rear |
| 13. Thea Gartner | 180 Magazine St. |
| 14. Elsie T. Daly | 103 Henry Street |
| 15. [illegible] | 101 Henry St. |
| 16. Don Bartfeld | 5A Hastings Square |
| 17. | |
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Name and Address

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132 Chestnut St Cambridge Mass. 02139

2. Charles Rowe
132 Chestnut St. Cambridge

3. Henrietta Davis
120 Chestnut Cambridge

4. Judith Luce
140 Chestnut St Camb.

5. Michael A. Benfield
140 Chestnut St., Camb.

6. Stephen Wladyka
124 Chestnut St.

7. Eileen Wladyka
124 Chestnut St

8. Robert Pearlman
55 Chestnut St.

9. Shelley Pearlman
55 Chestnut St.

10. Arthur L Malerfant
52 Chestnut St.

11. Vincent Malerfant
52 Chestnut

12. Elizabeth J. Malerfant
52 Chestnut St.

13. H R Koffenberger
9 Rockingham St

14. Susan Cruickshank
317 Pearl St
Cambridge, Ma

15. Carol A Cruickshank
317 Pearl St
Camb. MA

16. Rita M. McAleavey
327 Pearl St.
Cambr. Ma 02139

17. Ann Cruickshank
317 Pearl Street
Cambridge, Mass.

18. Lesley J. O'Donnell
329 Pearl St.
Cambridge, Mass 02139

19. Hugh J. McAleavey
327 Pearl ST
Camb. MA. 02139

20. Muriel Brown
351 Pearl St.
Camb.

We, the undersigned, strongly support the Riverfront Park and believe that the City should acquire the land at the Riverside Press site.

Name and address

1. Linda Seery
120 Chestnut St.
Camb.
2. Richard Bock
120 Chestnut ST
Cambridge
3. Elizabeth H. Bohlen
111 Chestnut St.
Cambridge 02139
4. Skip Ascheim
111 Chestnut St. /02139
5. Michal Stavna
116 Chestnut St.
Camb. 02139
6. Ann Lalasse
116 Chestnut St
Camb 02139
7. Karl Klepper
22 Whitney Ave, Cambridge, 02139
8. Beth Oglesby
20 Whitney Ave
Cambridge 02139
9. Bernard LaCasse
116 Chestnut St.
Cambridge 02139
10. Virginia O. Hayden
128 Chestnut St. CAMB., 02139
11. Pauline E. Swift
128 Chestnut St, Camb 02139
12. Margaret M. Rowe - 02139
130 Chestnut St. Camb.
13. Mary B. Fitzpatrick
134 Chestnut St, Cambridge
14. Ruth Fitzpatrick
134 Chestnut St. Cambridge

We, the undersigned, strongly support the Riverfront Park and believe that the City should acquire the land at the Riverside P ress site.

Name and address

1. Janet D Sharpless 5 Hastings Square
2. K. Bay Shepl 5 Hastings Square
3. Suzanne Wynnelinderg 9 Rockingham St.
4. [illegible] 126 Chestnut St.
5. Jane D. Lanning 126 Chestnut St.
6. Anne D. Montgomery 44 Pleasant St.
7. Peter Stynes 97 HENRY ST.
8. Michael Rooney 30 Bay Street
9. Elaine Rooney 30 Bay Street
10. Peter J. Bruckner 3 WILLIAM ST.
11. Alan Zimbeli 898 Mass Ave.
12. Dorothy Altma 43 Gibson ST
13. Nancy Bellows 29 Sherman St

We, the undersigned, strongly support the Riverfront Park and believe that the City should acquire the land at the Riverside Press site.

| | Name | Address |
|---|---|---|
| 1. | Jan Goodman | 142 chestnut st. Cambridge 02139 |
| 2. | Steve Hammer | 47 Fairmont St. Camb. 02139 |
| 3. | Louis A Mastrangelo | 14 Salem St Camb. 02139 |
| 4. | Stuart Lesser | 115 Lexington Ave Camb. 02138 |
| 5. | Theodore P. Lyle | 126 Chestnut St., Camb. 02138 |
| 6. | Joanne Rydell | 314 Pearl St., Cambridge 02139. |
| 7. | Thomasina Bonulcos | 10 Acorn St. Cambridge, Mass 02139 |
| 8. | Shirley Wittshire | 8 Acorn St. Cambridge, Mass. 02139 |
| 9. | Janet Lennson | 6 Acorn St Cambridge Mass 02139 |
| 10. | [illegible] | 15 Acorn St. Cambridge [illegible] |
| 11. | Robert Kelly | 16 Acorn St Cambridge Ma 02139 |
| 12. | Lisa Houck | 27 Acorn St. Cambridge Ma 02139 |
| 13. | Jeanne Hegle | 27 Acorn St. Cambridge, Mass 02139 |
| 14. | Glenn Batchelor | 315 Pearl St Cambridge, Mass |
| 15. | [illegible] | 315 Pearl St. Cambridge 02139 |
| 16. | Stephen J Jordan | 354 Pearl St Cambridge 02139 |
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We, the undersigned, strongly support the purchase by the City of Cambridge of the Riverside Press site at River St. and Memorial Drive for a park and recreation area.

| Name | Address |
|---|---|
| (1) Melissa Yonge | 158 Pleasant Street Camb. Mass |
| (2) Daniel P. Hogan | 1 Gold Star St. Camb. Mass |
| (3) Jon Hughes | 34 A Maple Ave. Camb |
| (4) Joseph [illegible] | 2 Walnut Ave Camb |
| (5) Bruce Turner | 993 Memorial Dr. Camb Ma |
| (6) Cindy Klim | 25 Austin St. Camb. Ma. |
| (7) Ann Oglesby | 22 Whitney Ave Camb. Mass |
| (8) Polly Ham | 57 Ellery St., Camb., Mass. |
| (9) Elijah Wald | 21 Lakeview Ave, Camb. 02138 |
| Tammy Moynihan | 20A Tufts St. Camb, Mass |
| Linda Chambers | 520 Putnam AVE CAMB MA |
| (12) [illegible] | 239 Allston St Camb Mass |
| (13) Philip J. Pierce | 86 Richdale Ave. Camb |
| (14) [illegible] | 12 Kinnaird Street, Camb |
| [illegible] Bizkhoff | 45 Fayerweather St. Camb. |
| (16) Clifford R. Brown | 351 Pearl St Camb |

We, the undersigned, strongly support the Riverfront Park and believe that the City should acquire the land at the Riverside Press site.

| | Name | Address |
|---|---|---|
| 1.. | Judith Wagner | 2 Hastings Square |
| 2. | Brenn Hyde | 4 Hastings Square |
| 3. | Brenn Hyde | 4 Hastings square |
| 4. | Donald Weatz | 35 GRANITE ST. |
| 5. | Ralph Brown | 41 Granite St |
| 6. | Robert Berman | 49 Granite St. |
| 7. | Maria O. Soeiro | |
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We, the undersigned, strongly support the Riverfront Park and believe that the City should acquire the land at the Riverside Press site.

| | Name | Address |
|---|---|---|
| 1. | Fred A Annabe | 170 Erie ST, Camb |
| 2. | EDWARD Hopkins | 66 CHESTNUT St Camb. |
| 3. | Chuck Mulligan | 83 Pearl st. |
| 4. | Susan Fraedy | 172 Brookline St. |
| 5. | John Moran | 210 Sidney St. |
| 6. | Diane D. Weyman | 564 Putnam Ave. |
| 7. | Jon Shea | 231 Brookline St. Camb |
| 8. | Terry LaValle | 267 Brookline St Camb. |
| 9. | Larry Lavoie | 267 Brookline St Camb |
| 10. | Patrice Ayers | 515 Putnam Ave, Camb. |
| 11. | Robert Cook Ingwood | 543 Putnam Ave Camb |
| 12. | Anne Cullen | 2 Hastings Sq |
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We, the undersigned, strongly support the Riverfront Park, and believe that the City of Cambridge should acquire the land at the Riverside Press site for this purpose.

| Name | Address |
|---|---|
| 1. Joseph W. Bourke | 286 Brookline St Cambridge |
| 2. Howard L. Berg | 286 BROOKLINE ST. CAMBRIDGE |
| 3. Roberta Zimmerman | 286 Brookline St. Camb. |
| 4. Caren Benzer | 286 Brookline St Cambridge |
| 5. Dorothy M. Burdetto | 285 Brookline St. Camb. |
| 6. Mrs Donald McKenney | 294 Brookline Camb |
| 7. Mr & Mrs. Stephen R. Helbery | 296 Brookline St. Camb. |
| 8. Robt D. Bates | 300 Brookline St Camb. Mass. |
| 9. Robert W. Bates<br>mrs Robert W. Bates | 300 Brookline St Camb. |
| 10. Joan Postlethwaite | 314 Brookline St Camb, Mass. |
| 11. H. P. Jouchmann | 316 BROOKLINE ST. CAM MASS |
| 12. Judith Jacoby | 318 Brookline St. Camb. |
| 13. Richard Bagley | 322 Brookline St Camb. |
| 14. Asa Vicellio | 345 Brookline St. Camb. |

We the undersigned strongly support the acquisition of the Riverside press site by the City of Cambridge for use as a public park.

Arthur Jaffe, 27 Lancaster St., Cambr.

Nora Jaffe 27 Lancaster St, Cambr.

Park proposal — Arthur Jeffs

Al. Vellucci

We, the undersigned, strongly support the Riverfront Park and believe that the City should acquire the land at the Riverside Press site.

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|---|---|
| 1. Judith G. Gidrone | Six Hastings Square Camb. |
| 2. John D. Dempsey | 108 Henry St Camb |
| 3. Susan Swan | 99 Henry Camb. |
| 4. Margery Dempsey | 108 Henry St. |
| 5. Mary Dempsey | 108 Henry St Camb |
| 6. Teresa Sullivan | 217 Broadway St Camb |
| 7. Teresa Sullivan | 8 Rockingham St. Camb. |
| 8. Mr + Mrs William Kane | 12 Rockingham St. Camb. |
| 9. Mr + Mrs. Robert McGuire, Jr. | 18 Rockingham St. Cambridge. |
| 10. Mr. Katherine Colovos | 18 Rockingham St. Camb |
| 11. Judy Colovos | 4 Rockingham Place |
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| 25. Jeffrey Goodman | 230 Chestnut St. Camb. |
| 26. William M Sam | 101 Henry St Camb |

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| 5. Miles E. Reeves | 29 Rockingham St. Camb |
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| 7. Mildred Larkin | 25 Rockingham St |
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| 9. Mary Severson | 23 Rockingham St Camb |
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| 11. Mrs J.C. Benson | 11 Rockingham St. |
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| 13. Thea Gartner | 180 Magazine St. |
| 14. Elsie T. Daly | 103 Henry Street |
| 15. Mac Nell | 101 Henry St. |
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5. Michael A. Benfield
140 Chestnut St., Camb.

6. Stephen W Jodyh
124 Chestn St

7. Eileen Wladyka
124 Chestnut St

8. Robert Pearlman
55 Chestnut St.

9. Shelby Pearlman
55 Chestnut St.

10. Arthur L Malerfast
52 Chestnut St

11. Vincent Malerfast
52 Chestnut

12. Elizabeth J Malerfast
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13. H R Koffenberger
9 Rockingham St

14. Susan Cruickshank
317 Pearl St
Cambridge, Ma

15. Carol G Cruickshank
317 Pearl St
Camb MA

16. Rita M. Cleary
327 Pearl St.
Camb. Mass 02139

17. Ann Cruickshank
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18. Lesley J. O'Connell
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111 Chestnut St. /02139

5. Michal Stowa
116 Chestnut St.
Camb. 02139

6. Ann Lalasse
116 Chestnut St
Camb 02139

7. Karl Klapper
22 Whitney Ave, Cambridge, 02139

8. Beth Oglesby
20 Whitney Ave
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9. Bernard LaCasse
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128 Chestnut St. CAMB., 02139

11. Pauline E. Swift
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| 12. | Ilsa Heuck | 27 Acorn St. Cambridge Mass 02139 |
| 13. | Jamie Heuck | 27 Acorn St. Cambridge, Mass. 02139 |
| 14. | Blanche Batchelder | 315 Pearl St Cambridge, Mass |
| 15. | [illegible] | 315 Pearl St. Cambridge 02139 |
| 16. | Stephen [illegible] | 354 Pearl St Cambridge 02139 |
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| 6 | Cinty Klim | 25 Antrim St. Camb. Ma. |
| 7 | Ann Oglesby | 22 Whitney Ave. Camb. Mass |
| 8 | Polly Ham | 87 Ellery St., Camb., Mass. |
| 9 | Elijah Wald | 21 Lakeview Ave, Camb. 02138 |
| | Tammy Moynihan | 20 Tufts St. Camb., Mass |
| | Lynda Chandler | 520 Putnam Ave Camb MA |
| 12 | Joe Mannion | 239 Allston St Camb Mass |
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| 5. Ralph Brown | 41 Granite St |
| 6. Robert Simon | 49 Granite St |
| 7. Maria O. Soeiro | |
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| 8. Terry LaValle | 267 Brookline St Camb. |
| 9. Larry Lavoie | 267 Brookline St Camb |
| 10. Patrice Ayres | 515 Putnam Ave, Camb. |
| 11. Robert Cook Raymond | 543 Putnam Ave Camb |
| 12. Anne Cutler | 2 Hastings Sq |
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| 23. | |
| 24. | |
| 25. | |

We, the undersigned, strongly support the Riverfront Park, and believe that the City of Cambridge should acquire the land at the Riverside Press site for this purpose.

| Name | Address |
|---|---|
| 1. Joseph W. Bowle | 286 Brookline St Cambridge |
| 2. Howard L Berg | 286 BROOKLINE ST. CAMBRIDGE |
| 3. Edith Zimmerman | 286 Brookline St. Camb. |
| 4. Caren Benzer | 286 Brookline St Cambridge |
| 5. Dorothy M. Burdetto | 285 Brookline St. Camb. |
| 6. Mrs Donald McKenney | 294 Brookline Camb |
| 7. Mr + Mrs. Stephen R. Helbey | 296 Brookline St. Camb. |
| 8. Robt D. Bates | 300 Brookline St Camb. Mass. |
| 9. Robert W. Bates<br>mrs Robert W. Bates | 300 Brookline St Camb. |
| 10. Joan Postlethwaite | 314 Brookline St Camb, Mass. |
| 11. H. P. Jochmann | 316 BROOKLINE ST. CAM MASS |
| 12. Judith Jacoby | 318 Brookline St. Camb. |
| 13. Richard Bagley | 322 Brookline St Camb. |
| 14. Asa Vicellio | 345 Brookline St. Camb. |

We the undersigned strongly support the acquisition of the Riverside press site by the City of Cambridge for use as a public park.

Arthur Jaffe, 27 Lancaster St., Cambr.

Nora Jaffe 27 Lancaster St, Cambr.

Daniel Clinton — 864 8311

Barbara Gittens

36

808 Memorial Dr.
812 Memorial Dr.
Cambridge, Mass.

March 5, 1976.

Dear Mr. Clinton,

We the undersigned urge you to please support the proposal for the park on the Riverside Press site.

We are sure that a park on that site will bring much pleasure to many of us ; it will also beautify the area somewhat and reduce the factory and freight shipping appearance alongthe river front.

We thank you so much for your aupport.

Barbara Gittens 808
Annette Gannon
Leonard Coppola
Eleanor Coppola
Alfred J. Suffolo
Patricia Green
Darrell Penn
Robert J. Sh
Barbara Henson
Lenore Lawrence
Antonio T. Rocha
Peggy Smith
Melvin J. Saunders
L. J. Gorley

Larry M. Rickel
Stephanie Wolff
Lewis J. Connolly
Stanley O. Johnson
Carol A. Johnson
Doris Johnson
Mary Quinn
M. S. Lill
Barbara Alston
Denise Phillips
Lona H. Cook
Nancy L. Polizzi
Kenneth Smith
Indean Young

Pro/ Pro DELIVERED 36

Mabel Levonity
Walter Eshard B-304
David C. Sullivan B-100
Constance Yee B503
Lehlia Douglas B606
R Elnor Kennedy
Cathy Cranshaw 504B
Malii Arsuaga B506
Joe Moore
Georgia Bell
Francis L. Bell
Bonnie C. Born B502
Bernard J Born III B502
Ruth Johnson
Joan F Morgan
Helene Morgan
Libby Walker

808 Memorial Dr.
812 Memorial Dr.
Cambridge, Mass.

March 5, 1976.

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We thank you so much for your aupport.

Beatrice Ellis
Daphne Lucas
Valerie Duhaney
May Fairclough
Veronica Thompson

**MID·CAMBRIDGE Neighborhood Association**
1 Corliss Place, Cambridge Massachusetts 02139, 864-9596

17 March 1976

To the Honorable City Council of Cambridge Massachusetts:

The Mid-Cambridge Neighborhood Association Executive Committee urges the City Council to act favorably on the Riverside Press site park. even though 2million dollars seems like alot of money.

There is a substantial lack of recreation space in the eastern part of the City which this park will help to alleviate. We support a program of acquisition and development of park sites in the eastem part of the city where the need is greatest and hope that this park will be the first of a regular program of increasing recreation space in Cambridge.

We also feel that this site is especially important because of its riverfront location and because it can link up park areas at Magazine Beach with the area around Larz Anderson Bridge.

We believe that the city should encourage tax-producing revenue on other vacant sites, such as in Harvard Square and Kendall Square, where development is desireable and welcomed by the community, rather than on the Riverside Press site where the neighborhood wants and needs recreation space.

Joan Lorentz, Presiding Officer

Recd 3/22/76 - 756 -

WHEREAS:

The Riverside Neighborhood is severely lacking in open space resources, having only 12.9 acres as compared with a national standard of 97 acres, and

WHEREAS:

The Cambridgeport Neighborhood has only 25.7 acres of open space, as compared with a national standard of 91 acres, and

WHEREAS:

The Riverside Press site is reasonably accessible to persons living in other neighborhoods in the eastern half of the city where there is an extreme shortage of open space, and

WHEREAS:

The Riverside Press site represents one of the few large, vacant, and available parcels in a populated area in the eastern half of the city, and

WHEREAS:

The most likely alternative to open space development on the Riverside Press site is 600 units of housing which will further overtax the community facilities in Riverside and contradict the goal of stabilizing the city's population, and

WHEREAS:

The city has tentatively secured federal and state grants totalling $1.5 million for the acquisition and development of Riverside Press for open space, therefore

BE IT RESOLVED: That the members of the city-wide Comprehensive Planning Advisory Group do hereby urge the City Council to approve the city's share of funding for the acquisition of the Riverside Press site for public open space.

Unanimously adopted by the Comprehensive Planning Advisory Group at the meeting of March 4, 1976, attended by:

William Cavellini (Neigh. 5)
Penny Dunning (Neigh. 10)
Victoria Glaser (Neigh. 10)
Chris Hager (Neigh. 6)
Naomi Isler (Neigh. 9)
Joseph Kelley (Neigh. 9)
Nancy Kullman (Neigh. 8)
Brian Kullman (Neigh. 8)
Cornelius McLaughlin (Neigh. 3)
Michael Rooney (Neigh. 7)
Francis Spinks (Neigh. 6)
Phyllis Stein (Neigh. 10)
Anne Williamson (Neigh. 7)

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Michael Rooney (Neigh. 7)
Francis Spinks (Neigh. 6)
Phyllis Stein (Neigh. 10)
Anne Williamson (Neigh. 7)

In The Municipal Council
City of Revere

ORDERED: That, Whereas a request has been made by the School Department and with the approval of the Mayor for the following taking; this Municipal Council is of the opinion that public convenience and necessity requires the taking for school purposes the land and buildings on the southerly junction of Bennington and Everard Streets as shown on the hereinafter mentioned plan, and

WHEREAS: For said school purposes, it is necessary to take by eminent domain parcels of land hereinafter described, and

WHEREAS: Due notice has been given of the intention of this Council to take said land and buildings on the southerly junction of Bennington and Everard Streets hereinafter mentioned as ordered in the manner prescribed by law as shown by the order of notice in relation thereto ordered by this Municipal Council on _____ 1976, and advertised in the _____ a newspaper published in the City of Revere on _____ 1976, and by causing the supposed present owners to be notified of a public hearing, and

WHEREAS: The public hearing mentioned in said notice has been held at which time all interested parties were heard, it is therefore

ORDERED: That the following described parcels of land with buildings thereon be and hereby are taken in fee by eminent domain for school purposes in the City of Revere and that said taking be made and laid out under the provisions of Chapter 79. of the General Laws, Tercentary Edition. The parcels of land, with buildings thereon, so taken are described as follows:

The parcels of land, with buildings thereon. are shown on a plan entitled "City of Revere Plan of Land To Be Taken for School Purposes, dated December 9, 1975, Scale 1" = 20', Somerville Engineering, Inc., 400 Highland Avenue, Somerville, Massachusetts, Reg. Land Surveyor", to be recorded with the Suffolk Registry of Deeds and on file in the office of the City Engineer, being bounded and described as follows:

LAND & BUILDINGS FORMERLY OF G & R ORNAMENTAL IRON WORKS, INC., A MASS. CORP. AND NOW OWNED BY VICTORIOFAZIO - PARCEL A TAKEN IN FEE

A certain parcel of land with buildings thereon, and all improvements, bushes, trees, if any, located in Revere, Suffolk County, Massachusetts, shown as Parcel A on a plan entitled "City of Revere Plan of Land To Be Taken for School Purposes, dated December 9, 1975, by Somerville Engineering, Inc., and being further described as follows:

Beginning at a point on the southwesterly side of Everard Street being sixty-six and 80/100 (66.80) feet from the intersection of Everard Street and Bennington Street.

Thence running S42-05-43E by Everard Street one hundred and 00/100 (100.00) feet to a point.

Thence turning and running S47-54-17W by land of the City of Revere one hundred and 00/100 (100.00) feet to a point.

Thence turning and running N42-05-43W by said land of the City of Revere one hundred and 00/100 (100.00) feet to a point.

Thence turning and running N47-54-17E by Lot B one hundred and 00/100 (100.00) feet to the point of beginning.

Said parcel containing 10,000 square feet, and being the same premises described in Book 8674, Page 604 Suffolk Registry of Deeds.

LAND & BUILDING OF HAROLD N. PEARL
PARCEL B TAKEN IN FEE

A certain parcel of land, with buildings thereon, and all improvements, bushes and trees, if any, located in Revere, Suffolk County, Massachusetts, shown as Parcel B on a plan entitled "CITY OF REVERE PLAN OF LAND TO BE TAKEN FOR SCHOOL PURPOSES", dated December 9, 1975, by SOMERVILLE ENGINEERING, INC., and recorded herewith, and being further described as follows:

Beginning at the point of intersection of the southwesterly side of Everard Street with the southeasterly side of Bennington Street.

Thence running S42-05-43E by Everard Street sixty-six and 80/100 (66.80) feet to a point.

Thence turning and running S47-54-17W by Lot A one hundred and 00/100 (100.00) feet to a point.

Thence turning and running N42-05-43W by land of the City of Revere forty-two and 98/100 (42.98) feet to a point.

Thence turning and running N34-31-30E by Bennington Street one hundred two and 78/100 (102.78) feet to the point of beginning.

Said parcel containing 5,489 square feet, and being the premises described in Book 6482, Page 255 Suffolk Registry of Deeds.

The above-described parcels are shown on the attached plan entitled "City of Revere Plan of Land To Be Taken for School Purposes. Scale 1" = 20', dated December 9, 1975, Somerville Engineering, Inc., 400 Highland Avenue, Somerville, Massachusetts, Reg. Land Surveyor".

Each of said parcels of land is shown on the above-mentioned plan to be recorded herewith and to which reference may be had for a more particular description. Said plan is hereby made a part of this Order.

We estimate that the owners of the above-described land sustained damages to his/her estate by reason of the said taking in said parcels for school purposes; and do award the sum of $16,900.00 for Parcel A formerly of G & R Ornamental Iron Works, Inc., and now owned by Victorio Fazio: and the sum of $4,500.00 for Parcel B owned by Harold N. Pearl.

ORDERED: by the Municipal Council of the City of Revere, Massachusetts, _____ 1976, and approved by Mayor William G. Reinstein.

ATTEST:

_____
City Clerk

TO ALL INTERESTED PARTIES::

At a regular meeting of the City Council on Monday evening _____ _____ the following action was taken in regard to the taking by eminent domain for school purposes the land and buildings on the southerly junction of Bennington and Everard Streets: -

ORDERED: That this Municipal Council is of the opinion that public convenience and necessity requires the taking for school purposes the land and buildings above-mentioned, and

WHEREAS: For said school purposes, it is necessary to take by eminent domain parcels of land hereinafter described, it is therefore

ORDERED: - That the following described parcels of land with buildings thereon be and hereby are taken in fee by eminent domain for the purpose of public use in the City of Revere and that said taking be made and laid out under the provisions of Chapter 79, of the General Laws, Tercentary Edition. The parcels of land so taken are described as follows:

The parcels of land are shown on plan entitled: City of Revere Plan of Land To Be Taken for School Purposes, Scale 1" = 20', dated December 9, 1975, drawn by Somerville Engineering, Inc., 400 Highland Avenue, Somerville, Massachusetts, Reg. Land Surveyors", to be recorded with the Suffolk Registry of Deeds and on file in the office of the City Engineer, being bounded and described as follows:

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A certain parcel of land with buildings thereon, and all improvement, bushes and trees, if any, located in Revere, Suffolk County, Massachusetts, shown as Parcel A on a plan entitled "CITY OF REVERE PLAN OF LAND TO BE TAKEN FOR SCHOOL PURPOSES", dated December 9, 1975, by Somerville Engineering, Inc., and being further described as follows:

Beginning at a point on the southwesterly side of Everard Street being sixty-six and 80/100 (66.80) feet from the intersection of Everard Street and Bennington Street.

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Thence turning and running S47-54-17W by land of the City of Revere one hundred and 00/100 (100.00) feet to a point.

Thence turning and running N42-05-43W by said land of the City of Revere one hundred and 00/100 (100.00) feet to a point.

Thence turning and running N47-54-17E by Lot B one hundred and 00/100 (100.00) feet to the point of beginning.

Said parcel containing 10,00 sqare feet, and being the same premises described in Book 8674, Page 604 Suffolk Registry of Deeds.

LAND & BUILDING OF
HAROLD N. PEARL
PARCEL B TAKEN IN FEE

A certain parcel of land with buildings thereon, and all impovements, bushes and trees, if any, located in Revere, Suffolk County, Massachusetts, shown as Parcel B on a plan entitled "CITY OF REVERE PLAN OF LAND TO BE TAKEN FOR SCHOOL PURPOSES", dated December 9, 1975, by SOMERVILLE ENGINEERING, INC., and recorded herewith, and being further described as follows:

Beginning at the point of intersection of the southwesterly side of Everard Street with the southeasterly side of Bennington Street.

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Said parcel containing 5,489 square feet, and being the premises described in Book 6482, Page 255 Suffolk Registry of Deeds.

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Each of said parcels of land is shown on the above mentioned plan to be recorded herewith and to which reference may be had for a more particular description. Said plan is hereby made a part of this Order.

FURTHER ORDERED: That a public hearing to be held before the City Council on Monday evening _____ at 8:00 P.M. same to be advertised in the Revere Journal, a local newspaper in the City of Revere for three successive weeks; namely _____ _____ 1976, and that the present owners of said lots be notified by certified mail, return receipt requested, at which time all interested parties will be heard.

ORDERED: By the City Council on Monday evening _____ _____.

ATTEST:

_____
City Clerk

# CITY OF CAMBRIDGE

## COMMUNITY DEVELOPMENT DEPARTMENT

City Hall Annex  Inman & Broadway  EXTENSION 344

**To** James L. Farrell, Assistant City Manager for Community Development

**From** Alan Zimlicki  **Date** March 18, 1976

**Subject** Ice Rink for the Riverside Press Site

The proposed council resolution to provide funds for the Riverside Press site park development was amended to include a skating rink as part of the development package. In response to this amendment we have gathered information on the following questions:

1. Are ice skating rinks and tennis courts compatible using the same surface?

2. What is the cost of constructing an open air ice skating facility?

3. What is the cost of operating an ice skating facility?

4. How will the cost of constructing an ice rink affect the proposed construction budget?

5. What are the advantages and disadvantages of an open ice rink?

1. Compatibility of Ice Skating Rink and Tennis Courts

Existing construction plans call for four tennis courts. The widths of these courts would have to be 56 feet, 46 feet, 46 feet and 46 feet for a total of 194 feet. The length of the courts would be 114 feet. This would mean that the dimensions required for 4 tennis courts is 194 feet by 114 feet. This is compatible with the dimensions of an official size skating rink (200 feet by 85 feet).

In conclusion it seems that the two uses are compatible. Tennis court use on a smooth concrete surface, if not ideal, is quite acceptable. Brookline allows tennis on its ice rink area in the summer. The MDC also allows basketball and other activities on its skating rink surfaces in the summer.

2. Skating Rink Construction Costs

Estimated cost of full size open skating rink (85 feet by 200 feet).

| | |
|---|---|
| refrigeration equipment | $140,000 |
| concrete slab, dasher boards, etc. | 95,000 |
| service building (Manager's office, toilets, first aid) | 100,000 |
| Zamboni machine | 15,000 |
| estimated cost | $350,000 |

Construction consists of laying pipe in a concrete slab. A brine solution or glycal solution is refrigerated and pumped through the pipes freezing a water flooded surface.

3. Skating Rink Operations Costs

The following costs are costs incurred by the Town of Brookline in operating an official size rink 200 feet by 85 feet and an attached children's rink 25 feet by 125 feet. The rink is operated from November to March about 100 days from 10 a.m. to 10 p.m. seven days a week. Brookline shifts men from the golf course to the skating rink in the winter.

Staffing: 4 people on two shifts (2 laborers, 2 equipment operators)

1 person selling tickets and ice time

Supervisory personnel as necessary

Maintenance contract for refrigeration equipment (responsible for starting equipment, replacing parts if necessary and shutting down equipment at seasons end). (MDC pays approximately $5,000 per rink.)

Brookline's performance budget for its ice rink is $83,600 per year.

| | |
|---|---|
| $64,000-- | Labor Costs |
| 19,600-- | Maintenance and Operations |
| 83,600 | |
| -20,000-- | Anticipated revenue from user fees |
| $63,600 | |

It must be kept in mind that the City's budget would not increase by $63,600 because men could conceivably be shifted from other duties, just as Brookline switches golfcourse maintenance personnel to ice rink maintenance. This would apply to both maintenance personnel

and recreation personnel. Revenue is derived from 25¢ admission charges, user fees from the Schools and various recreation programs.

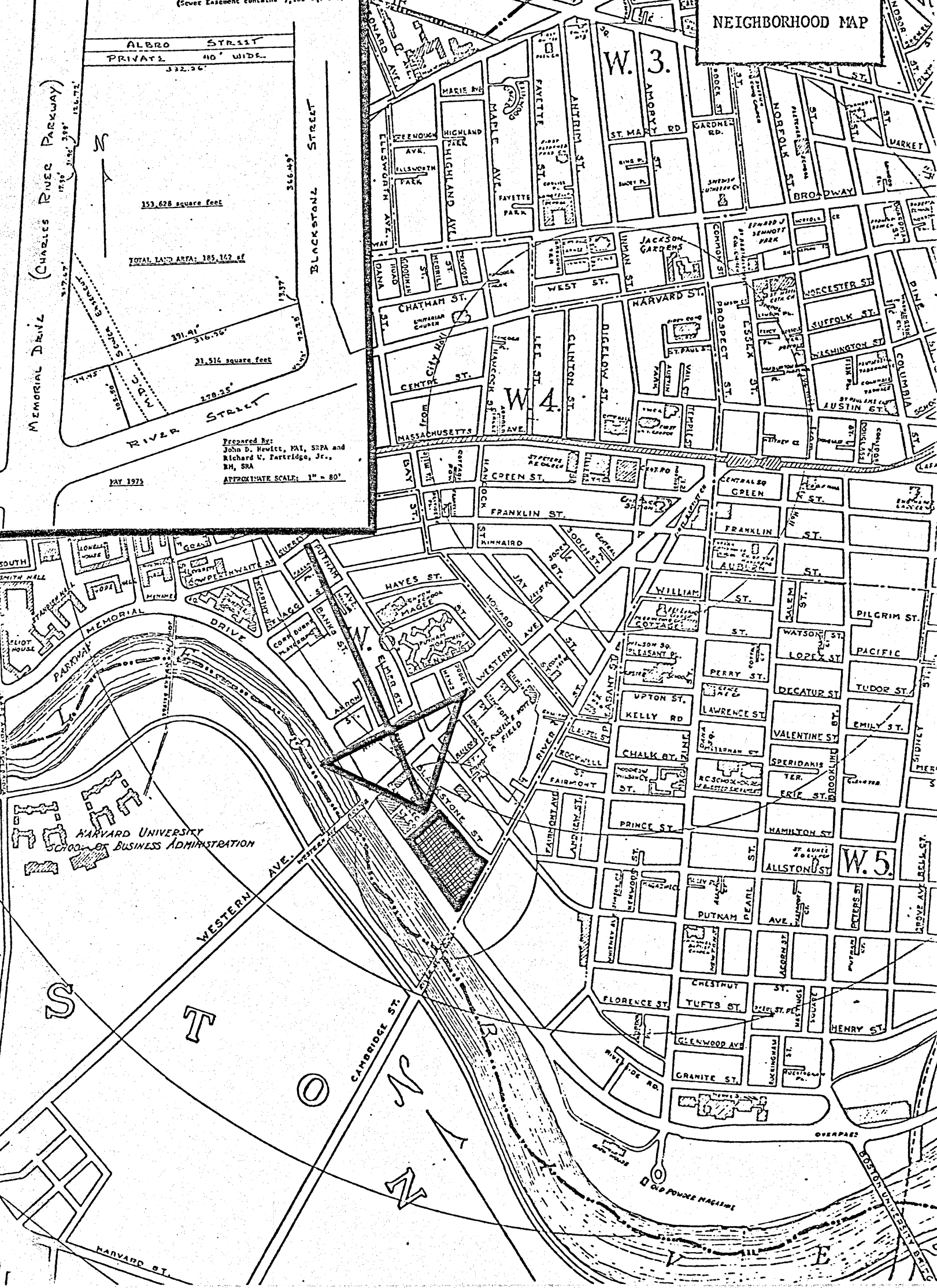
4. Cost Impact of Skating Rink on Projected Project Cost

The proposed skating rink would cost approximately $350,000. The tennis courts previously planned would have cost between $80,000 to $100,000 to build. Since we will build a combined tennis and skating facility we have an added expense of about $250,000. The proposed plan would have to be modified to accommodate this cost, but this is possible within the proposed budget.

5. Advantages and Disadvantages of an Open Ice Skating Rink

The most obvious advantage of an open rink is the construction cost savings. Enclosing a rink could more than double the construction costs.

The major disadvantage of an open rink is its exposure to the elements: melting by the sun and the need to remove snow after storms. Exposure to the elements also makes it more difficult to maintain the quality of the skating surface and may force shutdown of rink facilities for 10-20 days a season.


NEIGHBORHOOD MAP
ALBRO STREET
PRIVATE 40' WIDE
332.36'
353,628 square feet
TOTAL LAND AREA: 185,142 sf
31,514 square feet
MEMORIAL DRIVE (CHARLES RIVER PARKWAY)
BLACKSTONE STREET
RIVER STREET
Prepared By:
John D. Hewitt, MAI, SRPA and
Richard V. Partridge, Jr.,
RM, SRA
MAY 1975
APPROXIMATE SCALE: 1" = 80'
W. 3.
W. 4.
W. 5.
HARVARD UNIVERSITY
SCHOOL OF BUSINESS ADMINISTRATION
WESTERN AVE.
CAMBRIDGE ST.
HARVARD ST.
BOSTON UNIVERSITY BRIDGE
OVERPASS
OLD POWDER MAGAZINE
STONY BROOK
CHATHAM ST.
CENTRE ST.
MASSACHUSETTS AVE.
GREEN ST.
FRANKLIN ST.
HAYES ST.
WEST ST.
HARVARD ST.
BROADWAY
ST. MARY RD
JACKSON GARDENS
EDWARD J. DENNOTT PARK
ELLSWORTH PARK
HIGHLAND PARK
FAYETTE PARK
CENTRAL SQ
GREEN
FRANKLIN
AUBURN
WILLIAM
PILGRIM ST.
PACIFIC
TUDOR ST.
EMILY ST.
VALENTINE ST.
SPERIDAKIS TER.
ERIE ST.
HAMILTON ST.
ALLSTON ST.
PRINCE ST.
PEARL
PUTNAM AVE.
CHESTNUT
TUFTS ST.
FLORENCE ST.
HENRY ST.
GLENWOOD AVE.
GRANITE ST.
RIVERSIDE RD.
CHALK ST.
ROCKWELL
FAIRMOUT
UPTON ST.
KELLY RD
LAWRENCE ST
DECATUR ST
PERRY ST.
LOPEZ ST.
WATSON ST.
WILSON SQ.
PLEASANT ST.
COTTAGE
WESTERN
HOWARD AVE
JAY
MAGEE ST.
ELMER ST.
ARROW ST.
PUTNAM
BANKS ST.
PERTHWAITE ST.
MEMORIAL DRIVE
PARKWAY
ELIOT HOUSE
LOWELL HOUSE
SMITH HALL
FOGG HALL
MINAHAN
HANCOCK
LEE ST.
CLINTON ST.
DIGGLOW ST.
PROSPECT ST.
ESSEX ST.
COMMON ST.
HUMAN ST.
AMORY ST.
ANTRIM ST.
FAYETTE ST.
MAPLE AVE.
HIGHLAND AVE.
ELLSWORTH AVE.
DANA
MARIE AVE.
GARDNER RD.
NORFOLK ST.
MARKET
WORCESTER ST.
SUFFOLK ST.
WASHINGTON ST.
COLUMBIA
AUSTIN ST.
ST. PAUL ST.
PARK
VIEW
KINNAIRD
SOCIAL ST.
CLAPP ST.
BOSTON ST.
HOWARD
ROCKLAND
BROOKLINE
HAMILTON
ALLSTON
PUTNAM
PEARL
ACORN ST.
PETERS ST.
GROVE AVE.
BELL ST.
KENWOOD ST.
WHITNEY AVE.
FAIRMOUNT AVE.
LAMBERT ST.
RIVER
STONE ST.
ALLSTON FIELD
NORTHEASTERN HOTEL
ALLSTON ST.
ALLSTON SQ.
PRIEST ST.
MASTINGS SQUARE
BUCKINGHAM ST.
ROCKINGHAM PL.
HOMES
BOATHOUSE

# RIVERSIDE PRESS SITE - PROGRAM NARRATIVE

## Project Description

The proposed project consists of the acquisition and development of 4.25 acres of land for park and other outdoor recreation purposes to serve the Riverside and Cambridgeport neighborhoods of Cambridge.

The site, known as the "Riverside Press Site", from its former use, is located at River Street and Memorial Drive, across the Drive from the Charles River. River Street is one of the principal routes into the City, connecting with Boston across the River via the River Street Bridge. The owners of the site have cleared it of all structures.

The Riverside and Cambridgeport neighborhoods are two of the oldest neighborhoods in the city and are characterized by high building and traffic density, low family incomes, and limited open space.

The City of Cambridge's objectives in its plans to acquire and develop the Riverside Press Site are as follows:

1. Provide urgently needed open space in two of the neighborhoods of the city needing it most.

2. Provide a pleasing introduction to the city at one of its major gateways.

3. Help close a substantial gap in the parkland along the north bank of the Charles River.

The planned improvements include park landscaping, a tot lot, tennis courts and an informal playfield. These improvements are shown in the proposed site plan and their projected costs are shown in the attached Cost Estimates.

## Project Justification

The City of Cambridge is located in the Eastern Massachusetts Planning Region, "Region IV", as defined in the Massachusetts Outdoor Recreation Plan of January 1973, Section VI, pages 32-34. It is among the seven municipalities in this region which have population densities in excess of 10,000 per square mile. Cambridge's current population density approaches 14,000 persons per square mile. The City's stock of public open space in relation to population amounts to about three acres per 1,000 population, less than a third of the acreage called for under generally accepted national standards. The Riverside

neighborhood has only one-eighth of the open space it should have under these standards and the Cambridgeport neighborhood has about one-quarter. This deficiency will be greater still when the 300-unit housing complex nearing completion on the other side of River Street is fully occupied.

Cambridge manifests various urban recreation problems, a major one being the imbalance between location of open space and population demand - much of Cambridge's available open space is in the less dense western end of the city; but significant parts of the population having special needs, e.g. the elderly, the poor, the handicapped, and different ethnic groups are in the eastern part of the city. This requisition will be a significant factor toward remedying this imbalance.

Benefits and Results

Acquisition and development of the proposed park on the Riverside Press Site will improve substantially the quantity and quality of public open space serving the 19,000 residents in the Riverside and Cambridgeport neighborhoods. This one facility alone will increase the open space in these two neighborhoods by over 10%. The proposed design will provide a combination of recreation opportunities currently lacking in the neighborhoods and will encourage use by all groups in the neighborhood population. It also is expected that the new park will encourage other recreation activities along this section of the Charles River, such as bicycling and jogging. Further the park will help the neighborhood residents take better advantage of the scenic amenity that the River affords, and will help give a sense of continuity and identity with park areas located further along the riverbank. Finally, being situated in a visible location at a major gateway to the city, the park is expected to contribute to a sense of pride of place among the neighborhood residents.

Approach

Acquisition and development of this site as a neighborhood park have been recommended in Cambridge's 1976 Open Space Plan. The project will proceed in two stages: Stage I (acquisition) and Stage II (design and construction). In August, 1974, the City contracted with Sasaki, Dawson, DeMay Associates for a preliminary master plan for this park. A design contract will be developed after the land acquisition phase. Several public meetings have been held by the Community Development Department, along with the Cambridge Conservation Commission and the consultants to work out with neighborhood residents proposed development alternatives for the park.

Requisite A-95 approval for this project was granted by the Metropolitan Area Planning Council in February 1975, and by the Office of State Planning and Management (State Clearinghouse) December 1975. Appraisals of the proper-

ty were made in the summer and fall of 1974 and summer of 1975, in accordance with the Uniform Relocation and Assistance and Real Property Acquisition Policies Act of 1970. The site is cleared. The printing press that occupied the site was removed several years ago by the owners of the parcel.

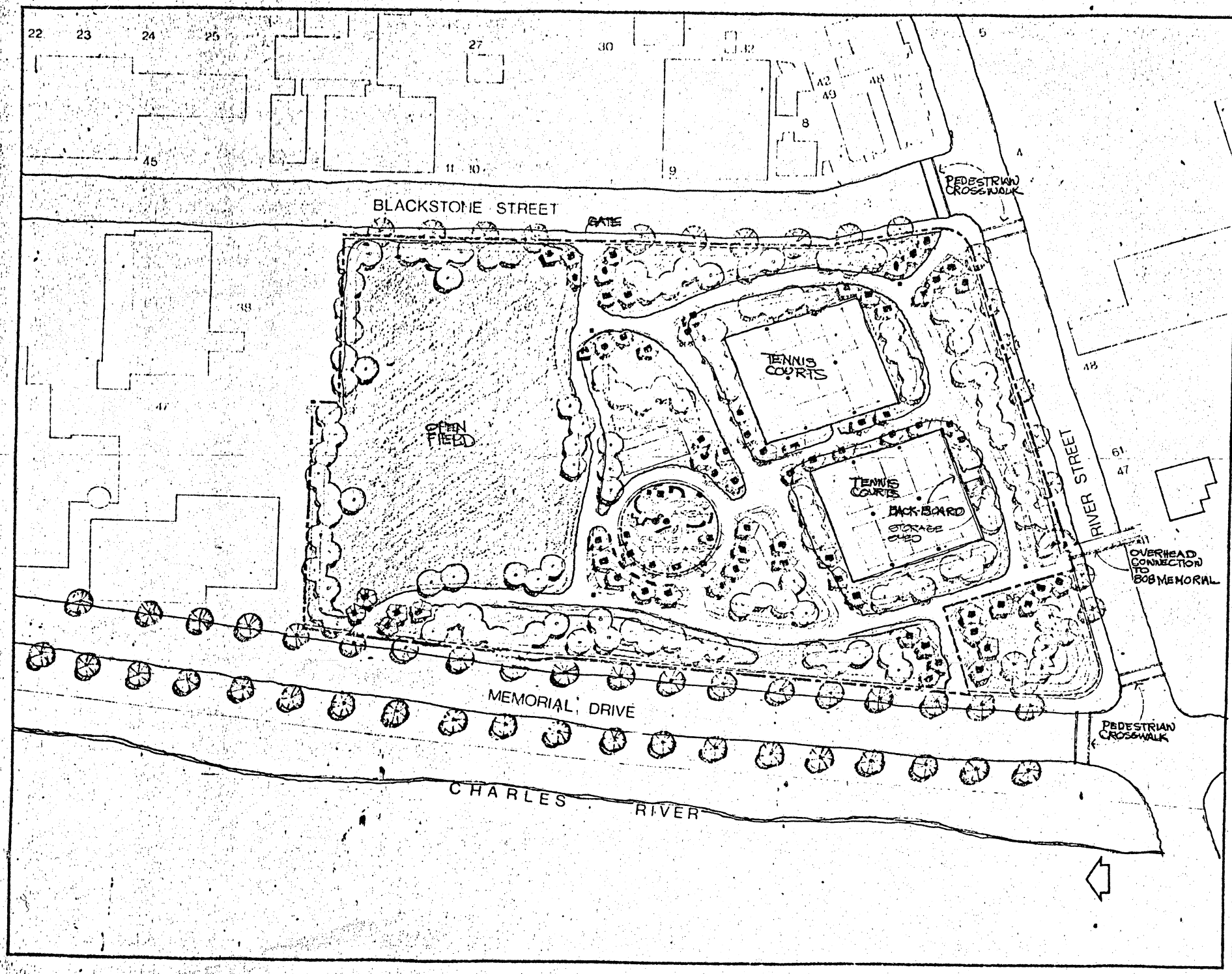
No relocation of residents or businesses will be required for the project and closing costs, as cited in budget, will be small.

It is expected that acquisition of the property will be completed by June 1976.

A landscape architect will be selected in late Spring, 1976 with designs and plans ready for construction by late Fall, 1976.

Development of the site should then proceed in late Fall 1976, or more likely Spring, 1977, and be completed by Summer of 1977. Construction will be supervised by the architect, the Cambridge Community Development Department, the Public Works Department and the Cambridge Conservation Commission.

Since we are receiving funding from the State Self-Help fund, established to acquire land for conservation purposes, the Conservation Commission will maintain control and responsibility for the use of the site, but will delegate maintenance to the Public Works Department by written agreement.




ELECTRIC SERVICE
WATER
TELEPHONE
STEAM

LEGEND

STREET TREES
SHADE TREES
FLOWERING TREES
LOW FENCE
GATE
LIGHTING
WATER FOUNTAIN

SDDA

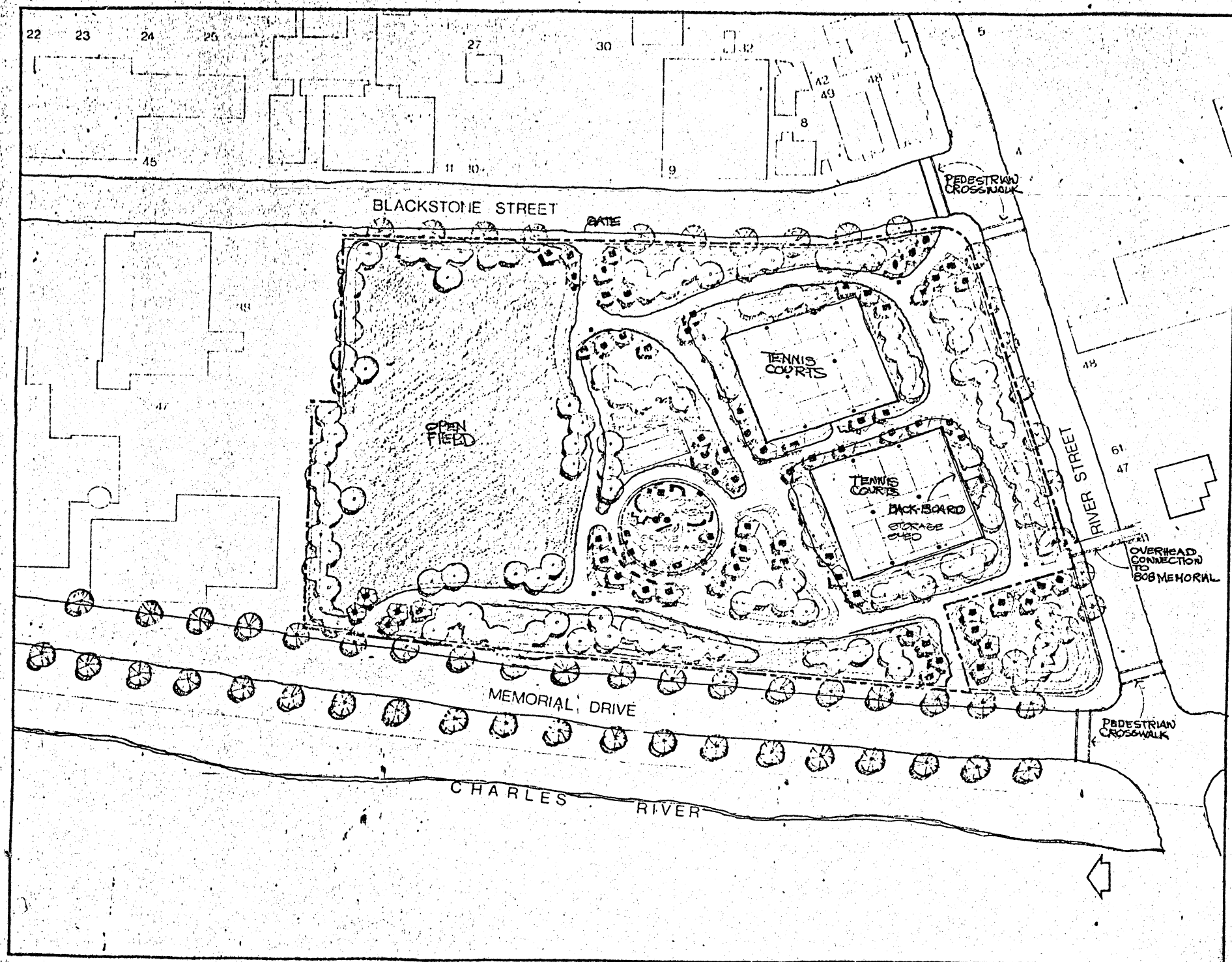
SASAKI DAWSON DEMAY ASSOCIATES, INC.
23 MAIN STREET WATERTOWN, MASS. 02172

Riverside Press
Open Space

City of Cambridge
Parks Department

SCHEMATIC PLAN

SCALE 1"=40' DATE 10-3-74
DRAWN
CHECKED BY
APPROVED BY 12-30-74
PROJECT NO




ELECTRIC SERVICE
WATER
TELEPHONE
STEAM

LEGEND

STREET TREES
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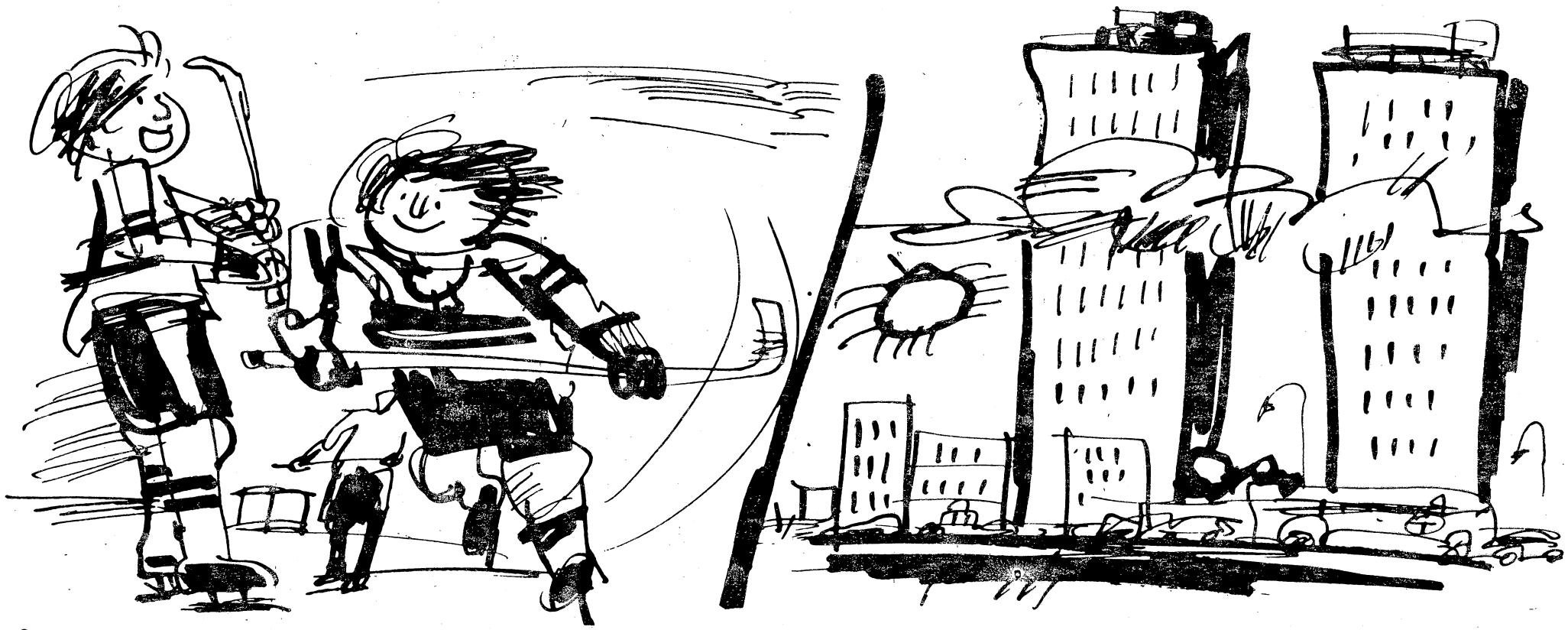
SCHEMATIC PLAN

SCALE
DATE
DRAWN
CHECKED BY
APPROVED BY
PROJECT NO.



# Hockey... or High Rise?

This Thursday evening, the City Council will vote on a recreation park for the old Riverside Press site (on the river at River Street and Memorial Drive).

The park needs the support of 1 more councilor - without a 6th vote, Cambridge will lose 4 1/4 acres of open space on the river for:

1. Regulation open air ice hockey and ice skating
2. Little league practice, football
3. Tennis
4. Quiet sitting areas

And Cambridge will lose a Federal contribution of $1,500,000 to match $1.6 million from the City. The community will lose its only chance for a link to the river.

We know of only one potential developer - he proposes two 24 story towers of luxury or subsidized housing. He has no financing.

This recreation park will benefit everybody who enjoys ice hockey, ice skating, tennis or just sitting by the river.

Call your city councilors before Thursday evening and tell them you favor a recreation park on the site:

| | |
|---|---|
| Barbara Ackermann | 876-2629 |
| David Clem | 661-2973 |
| Daniel Clinton | 864-0211 |
| Thomas Danehy | 354-5551 |
| Francis Duehay | 547-0271 |
| Saundra Graham | 868-8366 |
| Leonard Russell | 864-8777 |
| Walter Sullivan | 864-0554 |
| Alfred Vellucci | 354-7809 |

Riverside/Cambridgeport Community Corp.

WHAT WILL THE PARK COST? Cambridge will issue bonds for $1,600,000 to match $1,500,000 in hard-to-get Federal funds. This will pay for buying and improving the site. Cambridge will pay back the bonds at the rate of:

| | |
|---|---|
| 1st year | $192,000 or 64¢ on the tax rate |
| 10th year | $136,000 or 46¢ on the tax rate |
| 20th and last year | $ 85,000 or 37¢ on the tax rate |

OPPONENTS SAY Cambridge should put tax producing developments on the old Riverside Press site instead of a recreation park. But...

1. According to a city study, apartments renting below $315 would not produce any net tax benefits to the city. The cost of city services would exceed tax revenues.

2. We know of only one potential developer - he proposes two 24 story towers of luxury or subsidized housing, containing 588 apartments. He has no financing.

3. The market for office space in the Boston area is depressed. There is little prospect for office development on the site.

4. The 500 room Hyatt Hotel will open in July. Another hotel on the river-front is not likely.

5. Industrial development in not a permitted use under the zoning ordinance. The cost of the land is too high for industrial development. The city has many acres of office and industrially zoned land waiting for development in the Kendall, Simplex and Alewife Brook areas.

The National Recreation Park Association recommends 10 acres of open space for every 1,000 people:

| | |
|---|---|
| Brookline has | 7.8 |
| Cambridge has | 3.47 |

By this standard, Cambridge is short 650 acres of open space.

Cambridge is the fourth most densely populated city in the United States. We do not need more high rise buildings surrounding our neighborhoods. We need open space for our children.

C. C. 106

# City of Cambridge

MASSACHUSETTS

In City Council March 8 1976

Riverside Association – Duplicate Roll Call

| | YEA | NAY | ABSENT | PRESENT |
|---|---|---|---|---|
| Mrs. Ackermann | ✓ | | | |
| Mr. Clem | ✓ | | | |
| Mr. Clinton | | ✓ | | |
| Mr. Danehy | | | ✓ | |
| Mr. Duehay | ✓ | | | |
| Mrs. Graham | ✓ | | | |
| Mr. Russell | | ✓ | | |
| Mr. Sullivan | | ✓ | | |
| Mayor Vellucci | ✓ | | | |
| | 5 | 3 | 1 | |

Order is Fair – Rec F Debatable

Reconsideration moved by L Graham Mayor Vellucci

Break from Thursday 3/18/76

C. C. 106

# City of Cambridge

MASSACHUSETTS

Agenda #4 Proposed acquisition and development of the 4.23 Riverside Press site. In City Council Feb. 9 1976

Moved to Second Reading

| | YEA | NAY | ABSENT | PRESENT |
|---|---|---|---|---|
| Mrs. Ackermann | ✓ | | | |
| Mr. Clem | ✓ | | | |
| Mr. Clinton | | ✓ | | |
| Mr. Danehy | | ✓ | | |
| Mr. Duehay | ✓ | | | |
| Mrs. Graham | ✓ | | | |
| Mr. Russell | | | | ✓ |
| Mr. Sullivan | | ✓ | | |
| Mr. Vellucci | ✓ | | | |
| | 5 | 3 | 0 | 1 |

Recommendation moved by E. Danehy -

C. C. 108

Riverside Development Order

# City of Cambridge

3/18/76

MASSACHUSETTS

In City Council March 18 1976

-Vote of City Council on Passing to Final Reading-

| | YEA | NAY | ABSENT | PRESENT |
|---|---|---|---|---|
| Mrs. Ackermann | ✓ | | | |
| Mr. Clem | ✓ | | | |
| Mr. Clinton | | ✓ | | |
| Mr. Danehy | | ✓ | | |
| Mr. Duehay | ✓ | | | |
| Mrs. Graham | ✓ | | | |
| Mr. Russell | | ✓ | | |
| Mr. Sullivan | | ✓ | | |
| Mayor Vellucci | ✓ | | | |
| | 5 | 4 | 0 | |

Order enacted of adoption —

Final Vote on Riverside Acquisition and development —

3/9/76

RECEIVED BY
OFFICE OF CITY CLERK
MAR 9 2 56 PM '76
CAMBRIDGE, MASS.

MOTION FOR RECONSIDERATION SUBMITTED BY ~~COUNCILLOR~~ Mayor Alfred E. Vellucci
Councillor Saundra Graham

March 9, 1976
Date

Mayor Vellucci and Councillor Graham notified the City Clerk of their intention to move reconsideration of the City Council vote of March 8, 1976 relative to the acquisition and development of the Riverside Press site for recreational purposes.

Saundra Graham
Signature

C. C. 108

II

# City of Cambridge

3/8/76

MASSACHUSETTS

In City Council March 8, 1976

Riverside Acquisition and Development

| | YEA | NAY | ABSENT | PRESENT |
|---|---|---|---|---|
| Mrs. Ackermann | ✓ | | | |
| Mr. Clem | ✓ | | | |
| Mr. Clinton | | ✓ | | |
| Mr. Danehy | | | ✓ | |
| Mr. Duehay | ✓ | | | |
| Mrs. Graham | ✓ | | | |
| Mr. Russell | | ✓ | | |
| Mr. Sullivan | | ✓ | | |
| Mayor Vellucci | ✓ | | | |
| | 5 | 3 | 1 | |

Order fails for ordination -

Reconsideration moved by Mayor Vellucci, Councillor Frisoli

Post and Advertise

Special Meeting 3-18-76 called by Mayor Vellucci

C. C. 106

# City of Cambridge

3/8/76

MASSACHUSETTS

In City Council March 8 1976

Riverside Amendment

| | YEA | NAY | ABSENT | PRESENT |
|---|---|---|---|---|
| Mrs. Ackermann | ✓ | | | |
| Mr. Clem | ✓ | | | |
| Mr. Clinton | ✓ | | | |
| Mr. Danehy | | | ✓ | |
| Mr. Duehay | ✓ | | | |
| Mrs. Graham | ✓ | | | |
| Mr. Russell | ✓ | | | |
| Mr. Sullivan | | | ✓ | |
| **Mayor Vellucci** | ✓ | | | |
| | 7 | 0 | 2 | |

Amendment carried for Tennis Courts
Ice Skating Rinks

C. C. 106

On Reconsideration by C. Danehy

# City of Cambridge

2/26/76

MASSACHUSETTS

In City Council February 26 1976

Calendar #10 Riverside Appropriation - Bond Order

| | YEA | NAY | ABSENT | PRESENT |
|---|---|---|---|---|
| Mrs. Ackermann | | ✓ | | |
| Mr. Clem | | ✓ | | |
| Mr. Clinton | ✓ | | | |
| Mr. Danehy | ✓ | | | |
| Mr. Duehay | | ✓ | | |
| Mrs. Graham | | ✓ | | |
| Mr. Russell | ✓ | | | |
| Mr. Sullivan | ✓ | | | |
| Mayor Vellucci | | ✓ | | |
| | 4 | 5 | 0 | 0 |

Reconsideration passed -

Order appropriation and Bond issue

Published 2/25/76 Herald American Boston

Edition -

RECEIVED BY
OFFICE OF CITY CLERK
FEB 10 12 35 PM '76
CAMBRIDGE, MASS.

MOTION FOR RECONSIDERATION SUBMITTED BY COUNCILLOR Danehy

February 10, 1976
Date

Councillor Danehy notified the City Clerk of his intention to move reconsideration of the vote of the City Council on February 9, 1976 on Calendar item #8, the same being the proposed acquisition and development of the Riverside Press Site, consisting of 4.23 acres.

Thomas W. Danehy
Signature

C. C. 106 — On Reconsideration — Motion Failed

# City of Cambridge

MASSACHUSETTS

In City Council February 26, 1976

Calendar #9 Riverside Resolution —

| | YEA | NAY | ABSENT | PRESENT |
|---|---|---|---|---|
| Mrs. Ackermann | | ✓ | | |
| Mr. Clem | | ✓ | | |
| Mr. Clinton | ✓ | | | |
| Mr. Danehy | ✓ | | | |
| Mr. Duehay | | ✓ | | |
| Mrs. Graham | | ✓ | | |
| Mr. Russell | ✓ | | | |
| Mr. Sullivan | ✓ | | | |
| Mayor Vellucci | | ✓ | | |
| | 4 | 5 | 0 | 0 |

Reconsideration Failed —

Order published 2/25/76 Herald American

CITY OF CAMBRIDGE

CAMBRIDGE, MASSACHUSETTS 02139
Tel. 876-6800

EXECUTIVE DEPARTMENT
JAMES L. SULLIVAN
City Manager

January 30, 1976

The Honorable, the City Council
City Hall
Cambridge, Massachusetts

Dear Councillors:

I have enclosed material on the proposed Riverside Press site acquisition. As you know the City has applied to Federal and State agencies for financial assistance in acquiring this 4.23 acre site and have received notification that $650,000 of Bureau of Outdoor Recreation Funds are reserved for the City of Cambridge and that a minimum of $350,000 State Self-Help funds are anticipated to parallel the Federal and City funding.

Phase I of this project will be acquisition of the site for conservation and recreation purposes. Phase II will consist of development of walkways, benches, an unstructured field, tot lot, tennis courts, and other recreation facilities yet to be determined.

Since the Bureau of Outdoor Recreation and Self-Help programs are reimbursement programs the City must appropriate the entire approved appraised fair market value of the site or $2,587,000 to implement Phase I. The anticipated minimum reimbursement of $1,000,000 will mean that the City's share will be $1,587,000. This sum is a major city commitment which we hope to offset with a donation to the City for conservation and philanthropic purposes by the owner.

Phase II-Development is estimated to cost $1,000,000. We anticipate receiving a commitment of 50% reimbursement for this stage in the next Federal fiscal year.

Needless to say, the City will not move on this project until we have firm contracts in hand from both the State and Federal funding sources.

A schematic illustrating the Phase I and Phase II financing plan is attached for your information.

Very truly yours,

James L. Sullivan
City Manager

JLS:jp
Enclosures: Financing Schematic
Authorization
Notification of Funding Commitment
Project Description (plot plan, site plan and narrative)

Agenda #4 SH 66A

Proposed acquisition and development of the 4.23 Riverside Press site.

2/2/76 Charter Right by C. Sullivan

2/9/76 Passed to 2nd Reading

2/16/76 Reconsideration moved by C. Dorothy

2/23/76 Motion

2/26/76 Reconsideration passed

Postponed 2nd Reading 3/25/76 HA

3/8/76 Order Failed 5-4

3/18/76 Order ~~Friday~~ Council,

Feb. 2, 1976

Adoption 5-4-0 Final Vote - after Reconsideration by Mayor Mrs C. Kennedy

2/2/76

Charter Right

By C. Sullivan

2/23/76 Motion -