



# City of Cambridge

(Original Agenda Item No. 22 A)

**IN CITY COUNCIL**

June 24, 1985

## NORTH MASSACHUSETTS AVENUE CARD RESOLUTION

- WHEREAS:** In accordance with Chapters 40D and 23B, Massachusetts General Laws, the Commonwealth of Massachusetts acting by and through the Secretary of Communities and Development may approve Commercial Area Revitalization District Plans (hereinafter referred to as CARD Plans) and amendments of said Plans; and
- WHEREAS:** Such approval is a precondition for the use of various state financial incentives for commercial development that would be in the public interest of the citizens of the City of Cambridge; and
- WHEREAS:** On June 10, 1981, the North Massachusetts Avenue CARD Plan which is bounded and described in the attached plan dated June, 1981, was approved by the Cambridge City Council and subsequently approved by the Secretary of Communities and Development on June 22, 1981, and renewed by the Secretary of Communities and Development on September 27, 1982 and on September 27, 1984; and
- WHEREAS:** The Cambridge CARD Committee has studied the CARD program in Cambridge and has prepared a report detailing certain recommendations regarding boundary changes in the North Massachusetts Avenue CARD; and
- WHEREAS:** The Cambridge City Council has approved said recommendations and is desirous of making such boundary changes.

**NOW, THEREFORE BE IT RESOLVED BY THE CAMBRIDGE CITY COUNCIL:**

1. That the North Massachusetts Avenue CARD Plan be amended to include those boundary changes as described below:
 

"All that area along Massachusetts Avenue situated south of Roseland Street and Arlington Street and north of Mellen Street and as shown in the attached map is hereby deleted from the North Massachusetts Ave. CARD"
2. That the above described amendment is hereby approved and said amendment shall be submitted to the Secretary of Communities and Development for approval.



# City of Cambridge

(Amended Agenda Item No. 22<sup>A</sup>)

IN CITY COUNCIL

June 24, 1985

## NORTH MASSACHUSETTS AVENUE CARD RESOLUTION

- WHEREAS: In accordance with Chapters 40D and 23B, Massachusetts General Laws, the Commonwealth of Massachusetts acting by and through the Secretary of Communities and Development may approve Commercial Area Revitalization District Plans (hereinafter referred to as CARD Plans) and amendments of said Plans; and
- WHEREAS: Such approval is a precondition for the use of various state financial incentives for commercial development that would be in the public interest of the citizens of the City of Cambridge; and
- WHEREAS: On June 10, 1981, the North Massachusetts Avenue CARD Plan which is bounded and described in the attached plan dated June, 1981, was approved by the Cambridge City Council and subsequently approved by the Secretary of Communities and Development on June 22, 1981, and renewed by the Secretary of Communities and Development on September 27, 1982 and on September 27, 1984; and
- WHEREAS: The Cambridge CARD Committee has studied the CARD program in Cambridge and has prepared a report detailing certain recommendations regarding boundary changes in the North Massachusetts Avenue CARD; and
- WHEREAS: The Cambridge City Council has approved said recommendations and is desirous of making such boundary changes.

NOW, THEREFORE BE IT RESOLVED BY THE CAMBRIDGE CITY COUNCIL:

1. That the North Massachusetts Avenue CARD Plan be amended to include those boundary changes as described below:  
 "All that area along Massachusetts Avenue situated south of Roseland Street and Arlington Street and north of Mellen Street and as shown in the attached map is hereby deleted from the North Massachusetts Ave. CARD"
2. That the above described amendment is hereby approved and said amendment shall be submitted to the Secretary of Communities and Development for approval.

; and be it further

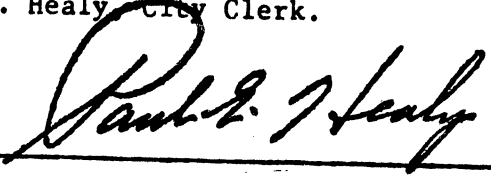
RESOLVED: That any areas that are presently zoned residential be and hereby are excluded from the North Massachusetts Avenue CARD District.

In City Council June 24, 1985.  
Adopted as amended by the affirmative vote of  
8 members.

Attest:- Paul E. Healy, City Clerk.

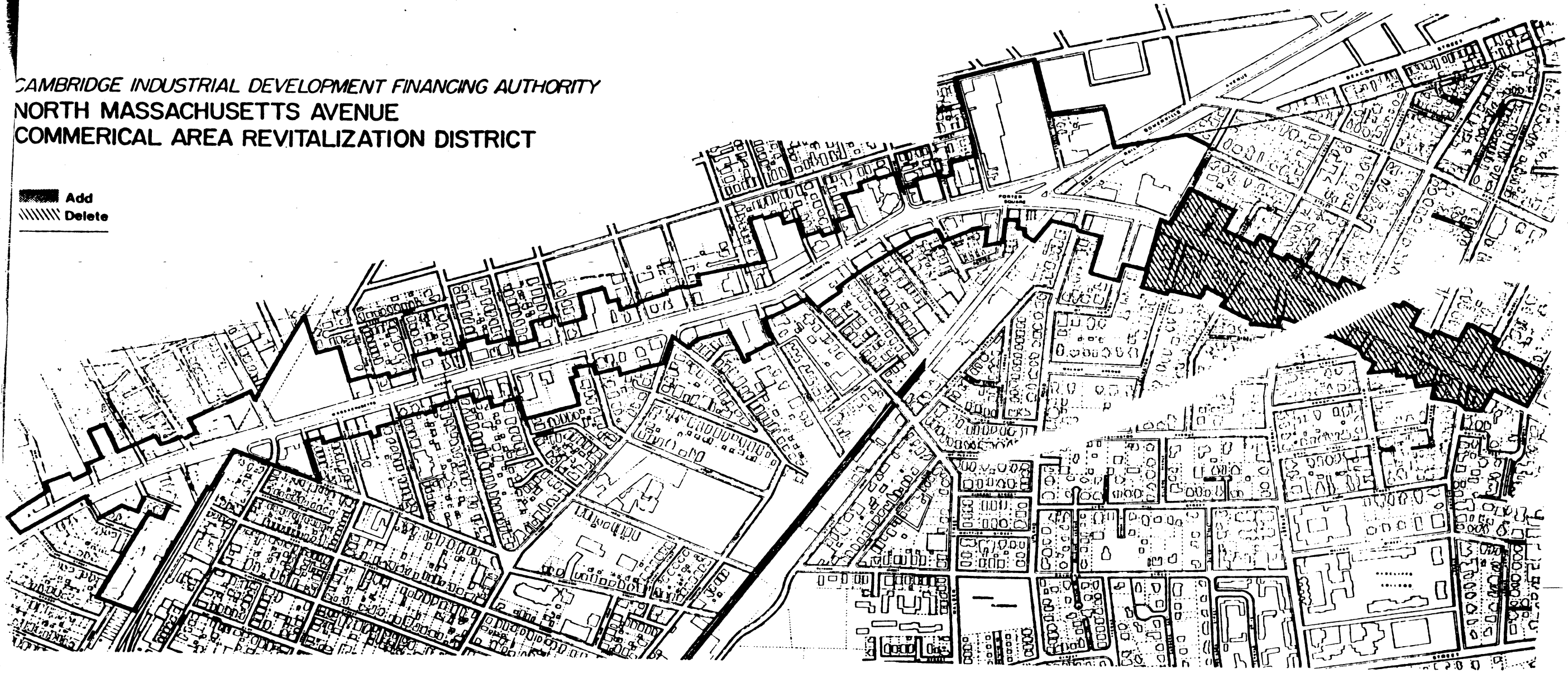
A true copy;

ATTEST:-

  
Paul E. Healy, City Clerk.

CAMBRIDGE INDUSTRIAL DEVELOPMENT FINANCING AUTHORITY  
NORTH MASSACHUSETTS AVENUE  
COMMERICAL AREA REVITALIZATION DISTRICT

■ Add  
▨ Delete





# City of Cambridge

(Original Agenda Item No. 22B)

**IN CITY COUNCIL**

June 24, 1985

## CENTRAL SQUARE CARD RESOLUTION

- WHEREAS:** In accordance with Chapters 40D and 23B, Massachusetts General Laws, the Commonwealth of Massachusetts, acting by and through the Secretary of Communities and Development, may approve Commercial Area Revitalization District Plans (hereinafter referred to as CARD Plans) and amendments to said Plans; and
- WHEREAS:** Such approval is a precondition for the use of various state financial incentives for commercial development that would be in the public interest of the citizens of the City of Cambridge; and
- WHEREAS:** On March 31, 1980, the Central Square CARD Plan which is bounded and described in the attached Plan dated February, 1980, was approved by the Cambridge City Council and subsequently approved by the Secretary of Communities and Development on May 2, 1980, and renewed by the Secretary of Communities and Development on September 27, 1982; and
- WHEREAS:** The Central Square CARD Plan expired on September 27, 1984; and
- WHEREAS:** The Cambridge CARD Committee has studied the CARD program in Cambridge and has prepared a report detailing certain recommendations regarding renewal of the Plan and regarding boundary changes in the Central Square CARD; and
- WHEREAS:** The Cambridge City Council has approved said recommendations and is desirous of making such boundary changes.

**NOW, THEREFORE BE IT RESOLVED BY THE CAMBRIDGE CITY COUNCIL:**

1. That the Central Square CARD be renewed for a period of two years from September 27, 1984 to September 27, 1986.

2. That the Central Square CARD Plan be amended to include those boundary changes as described below:

" All that area situated north of Bishop Allen Drive from Prospect Street to Main Street and as shown on the attached map is hereby deleted from the Central Square CARD."

" All that area situated along Prospect Street in the vicinity of St. Paul Street and as shown on the attached map is hereby deleted from the Central Square CARD."

" All that area situated south of Green Street from Pleasant Street to Pearl Street and as shown on the attached map is hereby deleted from the Central Square CARD."

" All that area situated west of Inman and Pleasant Streets and east of Banks and Remington Streets and as shown on the attached map is hereby deleted from the Central Square CARD."

" All that area situated north of Green Street from Pearl Street to Landsdowne Street and south of the rear property lines of properties fronting on the south side of Massachusetts Avenue and as shown on the attached map is hereby deleted from the Central Square CARD."

3. That the above described amendment is hereby approved and said amendment along with a request for renewal of the CARD shall be submitted to the Secretary of Communities and Development for approval.



# City of Cambridge

(Amended Agenda Item No. 22B)

IN CITY COUNCIL

June 24, 1985

## CENTRAL SQUARE CARD RESOLUTION

- WHEREAS: In accordance with Chapters 40D and 23B, Massachusetts General Laws, the Commonwealth of Massachusetts, acting by and through the Secretary of Communities and Development, may approve Commercial Area Revitalization District Plans (hereinafter referred to as CARD Plans) and amendments to said Plans; and
- WHEREAS: Such approval is a precondition for the use of various state financial incentives for commercial development that would be in the public interest of the citizens of the City of Cambridge; and
- WHEREAS: On March 31, 1980, the Central Square CARD Plan which is bounded and described in the attached Plan dated February, 1980, was approved by the Cambridge City Council and subsequently approved by the Secretary of Communities and Development on May 2, 1980, and renewed by the Secretary of Communities and Development on September 27, 1982; and
- WHEREAS: The Central Square CARD Plan expired on September 27, 1984; and
- WHEREAS: The Cambridge CARD Committee has studied the CARD program in Cambridge and has prepared a report detailing certain recommendations regarding renewal of the Plan and regarding boundary changes in the Central Square CARD; and
- WHEREAS: The Cambridge City Council has approved said recommendations and is desirous of making such boundary changes.

NOW, THEREFORE BE IT RESOLVED BY THE CAMBRIDGE CITY COUNCIL:

1. That the Central Square CARD be renewed for a period to be determined by the City Manager and that the City Manager be empowered to insert the appropriate dates of the period of renewal.

2. That the Central Square CARD Plan be amended to include those boundary changes as described below:

" All that area situated north of Bishop Allen Drive from Prospect Street to Main Street and as shown on the attached map is hereby deleted from the Central Square CARD."

" All that area situated along Prospect Street in the vicinity of St. Paul Street and as shown on the attached map is hereby deleted from the Central Square CARD."

" All that area situated south of Green Street from Pleasant Street to Pearl Street and as shown on the attached map is hereby deleted from the Central Square CARD."

" All that area situated west of Inman and Pleasant Streets and east of Banks and Remington Streets and as shown on the attached map is hereby deleted from the Central Square CARD."

" All that area situated north of Green Street from Pearl Street to Landsdowne Street and south of the rear property lines of properties fronting on the south side of Massachusetts Avenue and as shown on the attached map is hereby deleted from the Central Square CARD "

; and be it further

RESOLVED: That any areas that are presently zoned residential be and hereby are excluded from the Central Square CARD District; and be it further

RESOLVED: 3. That the above described amendment is hereby approved and said amendment along with a request for renewal of the CARD shall be submitted to the Secretary of Communities and Development for approval.

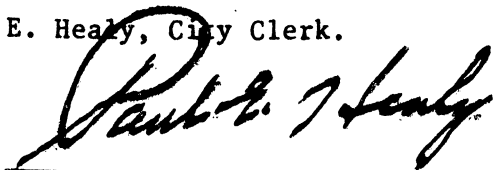
In City Council June 24, 1985.

Adopted as amended by the affirmative vote of  
8 members.

Attest:- Paul E. Healy, City Clerk.

A true copy;

ATTEST:-

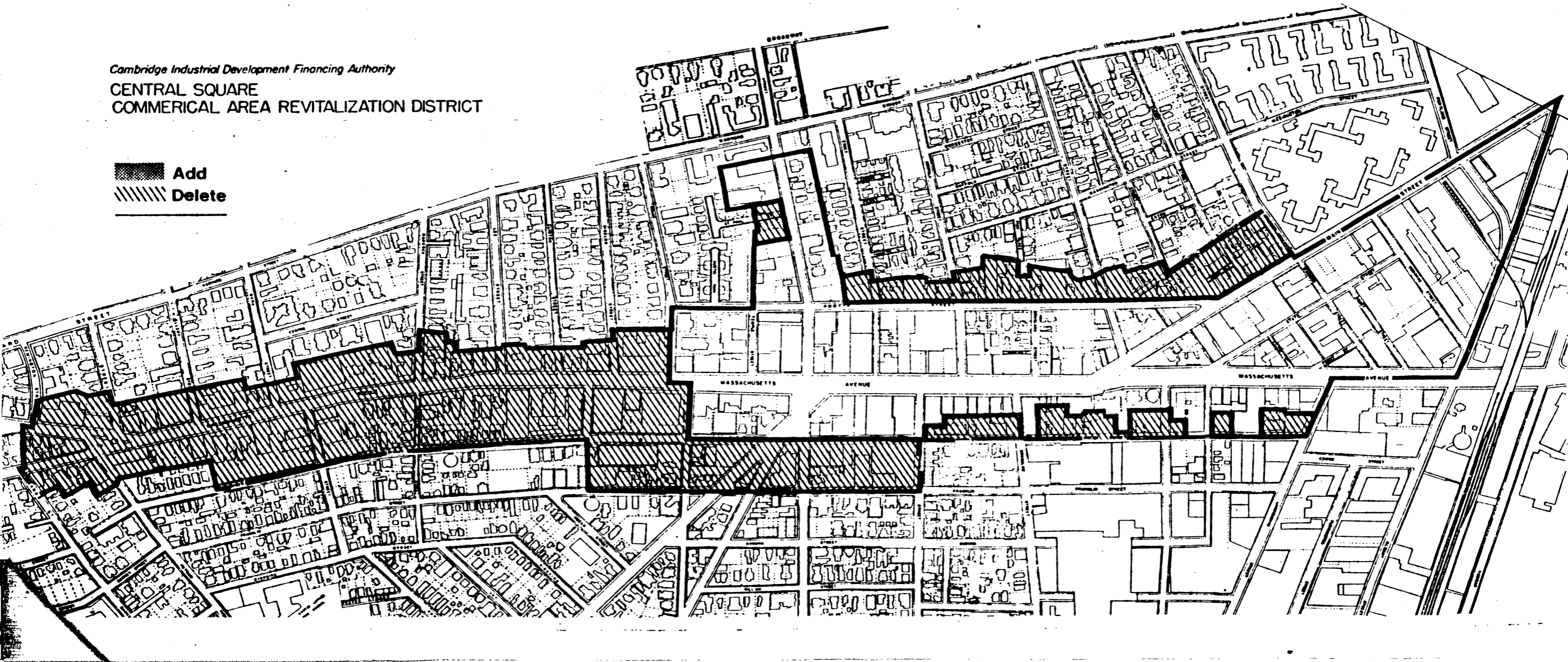


Paul E. Healy, City Clerk

Cambridge Industrial Development Financing Authority

CENTRAL SQUARE  
COMMERCIAL AREA REVITALIZATION DISTRICT

 Add  
 Delete





# City of Cambridge

(Original Agenda Item No. 22C)

IN CITY COUNCIL

June 24, 1985

## EAST CAMBRIDGE CARD RESOLUTION

- WHEREAS: In accordance with Chapters 40D and 23B, Massachusetts General Laws, the Commonwealth of Massachusetts, acting by and through the Secretary of Communities and Development, may approve Commercial Area Revitalization District Plans (hereinafter referred to as CARD Plans) and amendments of said Plans; and
- WHEREAS: Such approval is a precondition for the use of various state financial incentives for commercial development that would be in the public interest of the citizens of the City of Cambridge; and
- WHEREAS: On February 5, 1979, the East Cambridge CARD Plan which is bounded and described in the attached Plan dated January, 1979, was approved by the Cambridge City Council and subsequently approved by Secretary of Communities and Development on March 7, 1979; and
- WHEREAS: The East Cambridge CARD Plan was renewed by the Secretary of Communities and Development on March 22, 1982 and again on March 22, 1984; and
- WHEREAS: The Cambridge CARD Committee has studied the CARD program in Cambridge and has prepared a report detailing certain recommendations regarding boundary changes in the East Cambridge CARD; and
- WHEREAS: The Cambridge City Council has approved said recommendations and is desirous of making such boundary changes.

NOW, THEREFORE BE IT RESOLVED BY THE CAMBRIDGE CITY COUNCIL:

1. That the East Cambridge CARD Plan be amended to include those boundary changes as described below:

" All that area situated south of the rear property lines of those properties fronting on the north side of Rogers Street, east of Second Street, north of the rear property lines of those properties fronting on south side of Binney Street, and east of Third Street and as shown on the attached map is hereby added to the East Cambridge CARD."

" All that area situated north of Msgr. O'Brien Highway and south of the rear property lines of those properties fronting on the north side of Msgr. O'Brien Highway running from Charlestown Avenue on the east to Third Street on the west and as shown on the attached map is hereby included in the East Cambridge CARD."

" All that area situated on the east side of Second Street and west of the rear property lines of properties fronting on the east side of Second Street running from Otis Street south to the northern boundary of the property at the northeast corner of Otis and Second Streets and as shown on the attached map is hereby deleted from the East Cambridge CARD."

2. That the above described amendment is hereby approved and said amendment shall be submitted to the Secretary of Communities and Development for approval.



# City of Cambridge

(Amended Agenda Item No. 22C)

IN CITY COUNCIL

June 24, 1985

## EAST CAMBRIDGE CARD RESOLUTION

- WHEREAS: In accordance with Chapters 40D and 23B, Massachusetts General Laws, the Commonwealth of Massachusetts, acting by and through the Secretary of Communities and Development, may approve Commercial Area Revitalization District Plans (hereinafter referred to as CARD Plans) and amendments of said Plans; and
- WHEREAS: Such approval is a precondition for the use of various state financial incentives for commercial development that would be in the public interest of the citizens of the City of Cambridge; and
- WHEREAS: On February 5, 1979, the East Cambridge CARD Plan which is bounded and described in the attached Plan dated January, 1979, was approved by the Cambridge City Council and subsequently approved by Secretary of Communities and Development on March 7, 1979; and
- WHEREAS: The East Cambridge CARD Plan was renewed by the Secretary of Communities and Development on March 22, 1982 and again on March 22, 1984; and
- WHEREAS: The Cambridge CARD Committee has studied the CARD program in Cambridge and has prepared a report detailing certain recommendations regarding boundary changes in the East Cambridge CARD; and
- WHEREAS: The Cambridge City Council has approved said recommendations and is desirous of making such boundary changes.

NOW, THEREFORE BE IT RESOLVED BY THE CAMBRIDGE CITY COUNCIL:

1. That the East Cambridge CARD Plan be amended to include those boundary changes as described below:

" All that area situated south of the rear property lines of those properties fronting on the north side of Rogers Street, east of Second Street, north of the rear property lines of those properties fronting on south side of Binney Street, and east of Third Street and as shown on the attached map is hereby added to the East Cambridge CARD."

" All that area situated north of Msgr. O'Brien Highway and south of the rear property lines of those properties fronting on the north side of Msgr. O'Brien Highway running from Charlestown Avenue on the east to Third Street on the west and as shown on the attached map is hereby included in the East Cambridge CARD."

" All that area situated on the east side of Second Street and west of the rear property lines of properties fronting on the east side of Second Street running from Otis Street south to the northern boundary of the property at the northeast corner of Otis and Second Streets and as shown on the attached map is hereby deleted from the East Cambridge CARD."

2. That the above described amendment is hereby approved and said amendment shall be submitted to the Secretary of Communities and Development for approval;

and be it further

RESOLVED: That any areas that are presently zoned residential be and hereby are excluded from the East Cambridge CARD District.

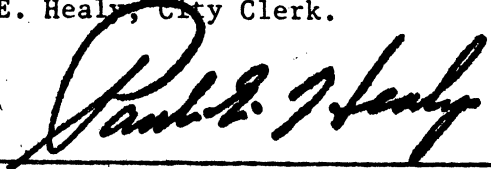
In City Council June 24, 1985.

Adopted as amended by the affirmative vote of  
8 members.

Attest:- Paul E. Healy, City Clerk.

A true copy;

ATTEST:-

  
Paul E. Healy, City Clerk.





# City of Cambridge

(Original Agenda Item No. 22D)

IN CITY COUNCIL

June 24, 1985

## WELLINGTON-HARRINGTON CARD RESOLUTION

- WHEREAS: In accordance with Chapters 40D and 23B, Massachusetts General Laws, the Commonwealth of Massachusetts, acting by and through the Secretary of Communities and Development, may approve Commercial Area Revitalization District Plans (hereinafter referred to as CARD Plans) and amendments to said Plans; and
- WHEREAS: Such approval is a precondition for the use of various state financial incentives for commercial development that would be in the public interest of the citizens of the City of Cambridge; and
- WHEREAS: In February, 1979, the Wellington-Harrington CARD Plan which is bounded and described in the attached Plan dated February, 1979, was approved by the Cambridge City Council and subsequently approved by the Secretary of Communities and Development in February, 1979, and renewed by the Secretary of Communities and Development on September 27, 1982 and on September 27, 1984; and
- WHEREAS: The Cambridge CARD Committee has studied the CARD program in Cambridge and has prepared a report detailing certain recommendations regarding boundary changes in the Wellington-Harrington CARD; and
- WHEREAS: The Cambridge City Council has approved said recommendations and is desirous of making such boundary changes;

NOW THEREFORE BE IT RESOLVED BY THE CAMBRIDGE CITY COUNCIL:

1. That the Wellington-Harrington CARD Plan be amended to include those boundary changes as described below:

" All that area along Cambridge Street extending from Fulkerson Street on the west to Third Street on the east following the boundaries of the present Business A Zone and as shown on the attached map is hereby added to the Wellington-Harrington CARD."

" All that area along Cambridge Street extending from Tremont Street on the east to Oak Street on the west following the boundaries of the present Business A Zone and as shown on the attached map is hereby added to the Wellington-Harrington CARD."

" All that area along Cardinal Medeiros Drive extending from Cambridge Street on the north to Vandine Street on the south and as shown on the attached map is hereby deleted from the Wellington-Harrington CARD."

2. That the above described amendment is hereby approved and said amendment shall be submitted to the Secretary of Communities and Development for approval.



# City of Cambridge

(Amended Agenda Item No. 22D)

IN CITY COUNCIL

June 24, 1985

## WELLINGTON-HARRINGTON CARD RESOLUTION

- WHEREAS: In accordance with Chapters 40D and 23B, Massachusetts General Laws, the Commonwealth of Massachusetts, acting by and through the Secretary of Communities and Development, may approve Commercial Area Revitalization District Plans (hereinafter referred to as CARD Plans) and amendments to said Plans; and
- WHEREAS: Such approval is a precondition for the use of various state financial incentives for commercial development that would be in the public interest of the citizens of the City of Cambridge; and
- WHEREAS: In February, 1979, the Wellington-Harrington CARD Plan which is bounded and described in the attached Plan dated February, 1979, was approved by the Cambridge City Council and subsequently approved by the Secretary of Communities and Development in February, 1979, and renewed by the Secretary of Communities and Development on September 27, 1982 and on September 27, 1984; and
- WHEREAS: The Cambridge CARD Committee has studied the CARD program in Cambridge and has prepared a report detailing certain recommendations regarding boundary changes in the Wellington-Harrington CARD; and
- WHEREAS: The Cambridge City Council has approved said recommendations and is desirous of making such boundary changes;

NOW THEREFORE BE IT RESOLVED BY THE CAMBRIDGE CITY COUNCIL:

1. That the Wellington-Harrington CARD Plan be amended to include those boundary changes as described below:

" All that area along Cambridge Street extending from Fulkerson Street on the west to Third Street on the east following the boundaries of the present Business A Zone and as shown on the attached map is hereby added to the Wellington-Harrington CARD."

" All that area along Cambridge Street extending from Tremont Street on the east to Oak Street on the west following the boundaries of the present Business A Zone and as shown on the attached map is hereby added to the Wellington-Harrington CARD."

" All that area along Cardinal Medeiros Drive extending from Cambridge Street on the north to Vandine Street on the south and as shown on the attached map is hereby deleted from the Wellington-Harrington CARD."

2. That the above described amendment is hereby approved and said amendment shall be submitted to the Secretary of Communities and Development for approval;

and be it further

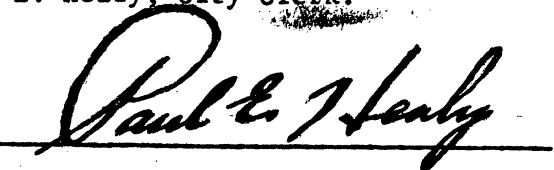
RESOLVED: That any areas that are presently zoned residential be and hereby are excluded from the Wellington-Harrington CARD District.

In City Council June 24, 1985.  
Adopted as amended by the affirmative vote  
of 8 members.

Attest:- Paul E. Healy, City Clerk.

A true copy;

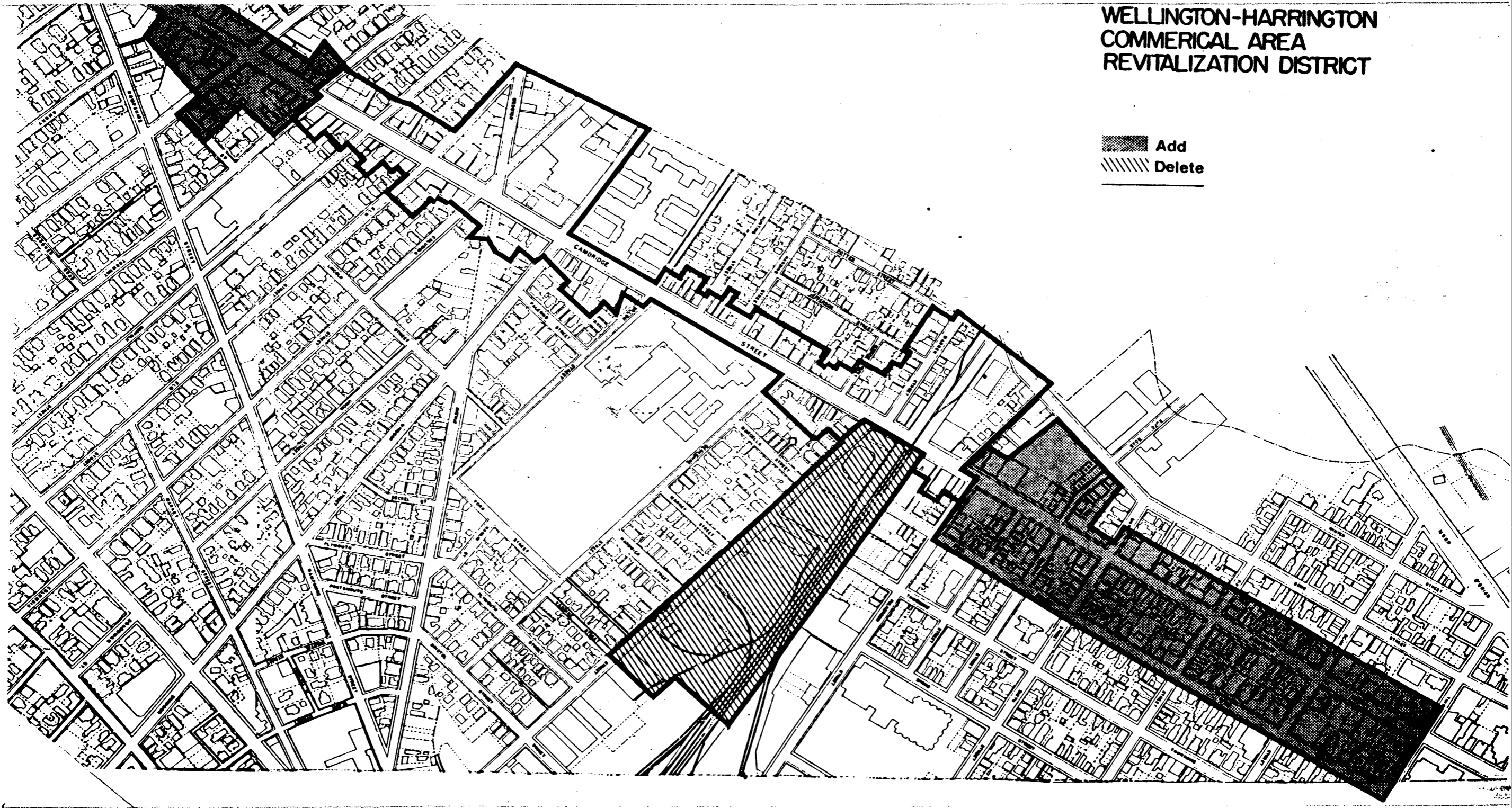
ATTEST:-



Paul E. Healy, City Clerk.

# WELLINGTON-HARRINGTON COMMERCIAL AREA REVITALIZATION DISTRICT

 Add  
 Delete



City of Cambridge, Mass.

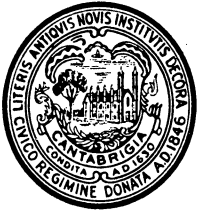
NOTICE OF PUBLIC HEARING

Notice is hereby given that the Cambridge City Council will hold a public hearing at 6.00 p.m. on Monday, June 24, 1985 in the City Council Chamber, City Hall 795 Massachusetts Avenue, Cambridge to consider proposed amendments to the boundaries of the following four Commercial Area Revitalization Districts (CARD's): North Massachusetts Avenue, Central Square, Wellington-Harrington, and East Cambridge. All amendments involve either adding to or reducing the total areas of the CARD's. The present areas of the CARD's are described as follows: North Massachusetts Avenue - All that area bordering Massachusetts Avenue from Richard Avenue and Brookford Street on the northwest continuing southeast through Porter Square to Mellen Street and Langdon Street, the southeast boundaries. Central Square - All that area generally bounded by Remington and Banks Streets on the west; Green and Franklin Streets on the south; Bishop Allen Drive, Main Street and School Street on the north and Albany Street on the east. Wellington-Harrington - All that area generally bounded by Tremont Street on the west, including the area bordering Cambridge Street continuing northeast to Fulkerson Street with a portion extending north up Elm, Columbia, Windsor Streets and Webster Avenue to the Somerville line; and an area extending south down Cardinal Medeiros Drive to Vandine Street. East Cambridge - All that area generally bounded by Msgr. O'Brien Highway on the north; the Charles River on the east; Main Street on the south; and Third Street on the west.

The existing CARD Plans and boundaries for all four CARD's will be available for review at the hearing. Section 12 of Chapter 40D of the General Laws (as amended by Sections 1 and 10 of St. 1978 Chapter 495) authorizes the use of tax-exempt industrial revenue bond financing for "commerical enterprises" provided that any such enterprise is located in a district for which a Commercial Area Revitalization Plan has been approved both by the City and by the Secretary of Communities and Development. A similar amendment to Chapter 23B makes approval of such a plan by the Secretary a precondition for the use of Urban Job Incentive Program Tax credits by commercial facilities. In the future, the State legislature may tie the availability of other incentives to CARD Plan approvals.

By order of the City Council,

ATTEST:- Paul E. Healy, City Clerk.



# CITY OF CAMBRIDGE

CAMBRIDGE, MASSACHUSETTS 02139  
Tel. 498-9011

EXECUTIVE DEPARTMENT  
ROBERT W. HEALY  
City Manager

June 3, 1985

To the Honorable, the City Council:

On behalf of the Cambridge CARD Committee, I am writing to request that two public hearings be scheduled for the City Council meeting to be held on June 24, 1985.

The Committee, established by City Council late last year, has been meeting on a regular basis over the past two months and expects to have its final report ready by mid-June. Because of the controversy involved in the CARD program, the Committee would like to present its report to the Council in an open forum to discuss its findings and recommendations.

Additionally, we would like another public hearing to be scheduled for the same night in accordance with EOCD regulations to implement some of the Committee's recommendations that involve amendments to existing CARD plans. Such amendments require a hearing which is advertised for a period of at least 14 days and a vote of City Council. At the present time, it appears that four amendments will be requested involving the North Massachusetts Avenue, Central Square, East Cambridge, and Wellington-Harrington CARD's.

As such, I respectfully request that the two public hearings as described above be set by City Council and properly noticed and advertised.

Very truly yours,

Robert W. Healy  
City Manager

RWH/mbf

S-477

Re: request from the Cambridge CARD Committee for two public hearings to be scheduled for the Council meeting to be held on June 24, 1985.

6/24/85

Arthur Henning  
4 Resolutions Adopted  
As moved by E. Wolf  
Wolf re residential  
plans and  
Secord moved by E. Elmore  
re Central Sq Port only

In City Council,

June 3, 1985

6/3/1984

Henning requested  
and set for  
6/24/85 at 6 PM