



CITY OF CAMBRIDGE • EXECUTIVE DEPARTMENT

Robert W. Healy, City Manager

Richard C. Rossi, Deputy City Manager

February 25, 2002

To The Honorable, The City Council:

In response to Awaiting Report Item No. 02-11, regarding the potential use of panelized homes in the affordable housing market, Inspectional Services Commissioner Robert Bersani reports the following:

"Panelized" homes are constructed using wall panels, which consist of insulation, sheathing, and drywall that are assembled off site and are applied to conventional framing. As utilities are not installed within the panels at the off-site location, this kind of construction does not fall within the "manufactured building" classification in the Building Code. Therefore, there is no requirement for the manufacturer of the panels to obtain special certification from the State Department of Public Safety (Board of Building Regulations and Standards). Further, there is no restriction in the Cambridge Zoning Ordinance concerning this construction method.

Accordingly, "panelized homes" would be permitted in a routine manner under the provisions of the State Building Code and Cambridge Zoning Ordinance.

The Community Development Department Housing Division will explore with the city's housing non-profits the feasibility of incorporating panelized homes and related technologies into the city's affordable housing program.

Very truly yours,

Robert W. Healy
City Manager

RWH/mec

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Consent Agenda #5

Awaiting Report Item Number

02-11, regarding the potential
use of panelized homes in the
affordable housing market.

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