



City of Cambridge

May 17, 1982

The Committee on Economic Development, Manpower and Employment conducted a public meeting on Thursday, May 13, 1982 in the Walnut Room at City Hall.

Councillor David Sullivan, Chairman of the Committee opened the meeting by stating he had some questions in his mind relative to the future development of the City and its overall economic development policy. He further stated that his concerns primarily center around the degree to which new development is addressing the future needs of the City of Cambridge, specifically in the area of employment, traffic and parking patterns, and development density. Councillor David Sullivan further stated he believed such discussion was particularly appropriate at this time since the position of Assistant City Manager for Community Development, which is responsible for economic development, is currently being filled on an acting basis and the City Manager is currently in the process of filling the position.

Councillor Duehay stated that his interest in being a member of the Committee rests within the manpower and employment area. He stated that in certain areas of the City already have development ongoing and it is too late to make decisions for them. He further stated the Committee could concentrate on those areas of the City not yet developed. Councillor Duehay further stated that an analysis should be made of the past and future, city, state and federal manpower programs in an effort to determine what was done and what is not being done to assist our residents in their search for jobs. Councillor Duehay further stated that as the economy stagnates more voices will be heard regarding employment and manpower programs.

At this time Kathy Spiegelman, Acting Assistant City Manager for Community Development, outlined to those present the development currently on line throughout the City including the East Cambridge U.D.A.G. project, Broad Canal/Riverfront, Cambridge Industrial District, Harvard Square and Alewife. Councillor David Sullivan questioned Ms. Spiegelman as to whether or not the Community Development Department felt uncomfortable with the 1976 recommendations of the Comprehensive Planning Advisory Group. Ms. Spiegelman responded by stating she did not believe the department was uncomfortable with their recommendations but they did in fact feel some of the recommendations were conflicting and unclear.

At this time Councillor Duehay outlined the need of having one person in charge of manpower and recruitment for Cambridge people and requested that any hiring reports and job placement statistics be sent to the committee for review.

Mr. William Cavillini of 274 Brookline Street stated he questioned the enforcement provision of the employment for Alewife at the time it was adopted. He further stated he feels more emphasis should be given to manpower hiring for Cambridge people. Also speaking on behalf of employment programs for Cambridge people were: Jean Meyerson, Director of Economic Development for Riverside/Cambridgeport Community Center, and Con Nugent representing Bingo Trust a small non-profit group in Cambridge. Mr. David Clifford, Secretary-Treasurer of the Food Service Workers Union requested that consideration be given to members of his union since historically they are low-paid workers and sometimes shut out of the conventional job market.

Mr. William Noble of 38 Green Street stated that he believed the City has played a very active role in re-enforcing the trend of large and high rise developments. He further stated this has had an adverse effect on Cambridge. He further stated it was his belief the universities were behind the large scale developments.

He further stated the City should, as a matter of policy, restrain itself from zoning initiatives and negotiated tax agreement. Mr. Robert LaTremouille of 6 McLean Place agreed with this statement saying too many incentives were given by the City to developers.

Councillor David Sullivan stated he would schedule future meetings to continue discussions on these issues.

The meeting was adjourned at 7:00 PM.

For the Committee,

David E. Sullivan
City Councillor
Chairman

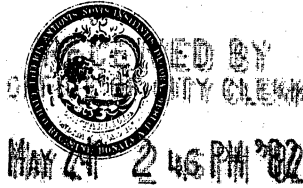
DES/smc

Comm. from Councillor David Sullivan transmitting a report from the Committee on Economic Development, Manpower and Employment
Re: economic policy in the city.

In City Council,

May 17, 1982

5/17/82
- Hold - Pending -
- New Report -



CAMBRIDGE CITY COUNCIL

CITY HALL, CAMBRIDGE, MASSACHUSETTS 02139

(617) 498-9094

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City Councillor

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Councillor David Sullivan, Chairman of the Committee opened the meeting by stating he had five questions in his mind relative to the future development of the City and its overall economic development policy.

1. Although the office market is currently booming, is Cambridge's economy overrelying on office development to the exclusion of other potential uses? Is the national recession or other factors beginning to lessen demand for office space?
2. Can high-technology assembly and other manufacturing uses form a greater part of Cambridge's economic future?
3. Particularly at a time of increasing unemployment, will the jobs produced by this new development meet the employment needs of all Cambridge residents?
4. Will new development create excessive adverse pressures on Cambridge neighborhoods, by driving up residential property values?
5. Are the resources of the Community Development Department correctly directed to facilitating already-attractive office development projects, or should the City government be attempting to channel new development in order to serve other public purposes?

Councillor David Sullivan further stated he believed such discussion was particularly appropriate at this time since the position of Assistant City Manager for Community Development, which is responsible for economic development, is currently being filled on an acting basis and the City Manager is currently in the process of filling the position.

Councillor Duehay stated that his interest in being a member of the Committee rests within the manpower and employment area. He stated that in certain areas of the City already have development ongoing and it is too late to make decisions for them. He further stated the Committee could concentrate on those areas of the City not yet developed. Councillor Duehay further stated that an analysis should be made of the past and future, city, state and federal manpower programs in an effort to determine what was done and what is not being done to assist our residents in their search for jobs. Councillor Duehay further stated that as the economy stagnates more voices will be heard regarding employment and manpower programs.

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At this time Councillor Duehay outlined the need of having one person in charge of manpower and recruitment for Cambridge people and requested that any hiring reports and job placement statistics be sent to the committee for review.

Mr. William Cavellini of 274 Brookline Street stated he questioned the enforcement provision of the Cambridge Resident Employment Plan for Alewife at the time it was adopted, and that persuasion on cooperative arrangements with business could be more effective. He further stated that he feels more emphasis should be given to manpower hiring for Cambridge people, and that the city can encourage resident employment with zoning laws (by having an exclusive industrial zone, rather than an industrial zone which also allows offices).

Also speaking on behalf of employment programs for Cambridge people were: Jean Meyerson, Director of Economic Development for Riverside/Cambridgeport Community Corporation, and Conn Nugent representing the North Cambridge Stabilization Committee. Mr. Nugent also questioned the desirability of an economy focused on the service sector because he felt there would be an increasing demand for durable goods in the future decades. Mr. Nugent further stated that he felt the head of the Community Development Department would play a crucial role in determining whether Alewife actually became a mixed use zone.

Mr. Daniel Clifford, Secretary-Treasurer of Local 26 of the Hotel and Restaurant Workers Union requested that the city negotiate "access and neutrality" clauses with potential hotel developers, allowing unions access to hotel employees.

Mr. William Noble of 38 Green Street stated that he believed the Community Development Department has played a very active role in re-enforcing the trend of large and high-rise developments, by attracting businesses through brochures and zoning incentives. He further stated that the City should avoid such zoning incentives since Cambridge is a desirable location for businesses without an artificially created boom. Mr. Noble also pointed out that neighborhoods must have a more active role in economic planning. Mr. Robert LaTremouille of 6 McLean Place agreed that too many incentives were given by the City to developers.

Councillor David Sullivan stated he would schedule further meetings to continue discussions on these issues, and asked Kathy Spiegelman to compile a short list of the current organizational structures for economic development.

The meeting was adjourned at 7:00 PM.

For the Committee,



David E. Sullivan
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DES/smc



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DES/smc

11.

S-430

Comm. from Paul E. Healy, City Clerk, transmitting comm. from Councillor David Sullivan, Chairman, Comm. on Economic Development, Manpower & Employment enclosing report of said committee on economic development policy in the City of Cambridge.

In City Council,

May 24, 1982

*Placed
on
File-*