

# City of Cambridge

~~#2~~

PETITION OF *Modified Joan Lorentz*

Petition filed with the City Clerk

*April 8, 1982*

(All hearings to be completed 65 days from filing date with the City Clerk.)

*18 days - April  
31 days - May  
16 days - June = June 16, 1982 = All Hearings*

In City Council

*April 12, 1982*

Referred to Planning Board for report

*April 12, 1982*

Planning Board Hearing

*May 4, 1982*

(CITY COUNCIL must act within 90 days of the Planning Board's hearing which would be *August 2, 1982*.)

*27 days - May  
30 days June  
31 days July  
2 days August*

City Council Hearing published - *Chronicle - May 20, 1982*

*May 27, 1982*

Hearing before the City Council - *Thursday - June 3, 1982 at 6 p.m.*

Report to the City Council

*Monday Town 7, 1982 WITHOUT RECOMMENDATION -*

Passed to a second reading  
Published

*- June 14, 1982  
June - 17, 1982*

Ready for Ordination  
Published

COMPLETION DATE:

*August 2, 1982*

*August 2, 1982 No Action - Town*

*Placed on File - Time  
limit having expired*



CITY OF CAMBRIDGE, MASSACHUSETTS  
**PLANNING BOARD**

CITY HALL ANNEX, 57 INMAN STREET, CAMBRIDGE 02139

June 15, 1982

To the Honorable, the City Council:

SUBJECT: Two Citizen Petitions to Amend the Zoning Ordinance by Rezoning the Existing Office 3 District Along the North Side of Massachusetts Avenue Between Dana and Temple Streets to a Variety of Office and Residential Zones

In accordance with Chapter 40A of the General Laws, the Planning Board held a public hearing on both above referenced petitions on Tuesday, May 4, 1982.

The Petitions

1. The first petition which has now been filed in a substantially different form would establish a new Office 3-B District which would differ from the existing Office 3 District in only one feature, namely, the establishment of a forty-foot height limit.
2. The second petition would create a new Office 2-A District along Massachusetts Avenue between Inman and Clinton Streets. The new district would reduce the permitted FAR, reduce the density of housing permitted, establish a height of fifty-five feet and increase the required setbacks. Elsewhere the petition rezones the existing district variously to Residence C-1, C-2, and C-3.

Recommendation

The Planning Board feels strongly that additional development limitations are desirable along this segment of Massachusetts Avenue both to provide effective protection to the close-in residential neighborhood adjacent to it and to limit the increase in traffic and congestion on an already heavily burdened and narrow section of the Avenue. At the same time it is important that sufficient flexibility and incentive remain to redevelop existing underutilized lots to more productive use. The Board makes the following recommendations using the second Lorentz petition as a base.

1. Create the new Office 2-A District with the following modifications:
  - a. Increase the permitted FAR from 1.75 to 2.0.
  - b. Establish a base height of 45 feet which may be increased by right to 55 feet for buildings abutting the street line of Massachusetts Avenue.

- c. Allow limited retail uses along Massachusetts Avenue.
2. Rezone areas 1, 3 and 4 to the new Office 2-A District.
3. Rezone the small portion of the Office 1 District between Inman and Bigelow Street to Residence C-1 as proposed in the petition (area 2).
4. Rezone area 5 to Residence C-3 as proposed in the petition.
5. Do not change the height limit of all Residence C-2 Districts from 85 to 55 feet as proposed pending more detailed city-wide analysis.
6. Adopt the provision of a special permit for all non-accessory parking facilities.

### Findings

In support of its recommendations the Planning Board has made the following findings after review of comments made at the public hearing, discussions with the Community Development Department staff and after considerable past analysis of the desirable development pattern for this portion of Massachusetts Avenue:

1. Massachusetts Avenue is and should remain a major pedestrian commercial connector between Harvard and Central Squares. However, the narrowness of the Avenue here and the proximity of the residential neighborhood to the commercial activity could result in problems of traffic congestion, loss of sunlight, overload of on-street parking on residential streets, and sharp contrasts in building scale should the district be allowed to develop to the maximum allowed in the existing Office 3 District.
2. There is a conspicuous need for a more appropriate transition between large scale commercial uses on Massachusetts Avenue and the small scale residential neighborhoods behind as well as reasonable height and density limitations for development on the Avenue.
3. The environment of this portion of the Avenue should be improved through the redevelopment of underutilized or incompatibly used lots. Nevertheless it is desirable that many existing structures in the area be retained and that new development conform to the moderate scale of building which now predominates within the area.
4. Development in areas 1, 3 and 4, while variable, does average close to 2.0 FAR and a height which varies from 35 feet to 55 or 60 feet. Establishing such limits would reflect conditions which exist for the majority of substantially developed lots and would allow ample room for redevelopment or expansion on lots which are substantially below those limits while at the same time respecting the general existing development scale along Massachusetts Avenue.

- This portion of Massachusetts Avenue is poorly located to accommodate new large scale commercial development served by large volumes of vehicles.
- 6. Continued opportunities for office use is reasonable for area 1; area three should more naturally belong to the mixed use character of Massachusetts Avenue rather than be frozen as an isolated residential enclave; consideration should be given to limited, carefully prescribed retail use along the Mass. Avenue frontage of areas 3 and 4 to stimulate a more inviting pedestrian environment.
- 7. The correction of zoning district lines to reflect property boundaries in area 2 is a logical and desirable clarification of the existing arbitrary boundary.
- 8. Area 5 is totally institutional and residential in character now and is appropriately rezoned to Residence C-3. Such a designation would still allow modest office use by right and would allow development at densities comparable to the existing Office 3 District while being compatible in use to the existing residential zoning district across Bishop Allen Drive.

Public Hearing

Petition #1 - Cora Abel, sponsor of the petition, summarized the intent of the petition to limit the height of new structures in the district to 40 feet, thus ensuring sunlight access to lots north of the Avenue while at the same time providing enough height for a reasonably large building of four stories.

Petition #2 - The petitioners, including Joan Lorentz, Robert LaTremouille and Richard Bell, indicated that the new Office 2-A District and the rezoning of other access to existing Residence C-1, C-2 and C-3 Districts were intended to reflect existing land use and development conditions, permit the development of clearly underutilized lots, while discouraging more intense building on already substantially developed lots.

Public Comments

Petition #1

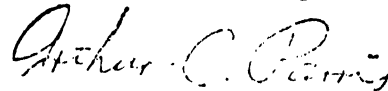
- a. Supporting the petition were Cora Abel, 12 Lee Street; William MacNamara, 3 Clinton Street; John Boster, 10-12 Lee Street-- favoring limitations on the height of new buildings but a continuation of the mix uses allowed in the existing district.
- b. In opposition to the petition were David Hughes, Cambridge Chamber of Commerce; Henry Gesmer, attorney for O'Brien Funeral Home; Dr. Crane, property owner at 847 Massachusetts Avenue; Richard Bell, 10 Bigelow Street--for various reasons, but for the most part, because of reduced potential for development of existing parcels.

petition #2

- a. In support of the petition were Joan Lorentz, 419 Broadway; Robert LaTremouille, 6 McClean Place; Hugh Russell, 1 Corliss Place; Councillor David Sullivan, 83 Inman Street; Ricahrd Bell, 10 Bigelow Street; John Pitkin, 18 Fayette Street--for a number of reasons, but principally for reducing the potential density of development; capping the allowable height, ensuring a scale transition between Massachusetts Avenue and the neighborhood, and protecting existing residential blocks from further intrusion of commercial uses.
- b. In opposition to the petition were those previously in opposition to the first petition plus John Hudson, 371 Harvard Street; Sandra Hudson, 371 Harvard Street; Cora Abel, 12 Lee Street--for a variety of reasons including the reduction in development potential for some property owners; too great a permitted height by other property owners, and the elimination of the use of property for offices along portions of Massachusetts Avenue and the large area proposed to be rezoned Residence C-1 to the rear.

Respectfully submitted,

For the Planning Board



Arthur C. Parris  
Chairman

Text of the Zoning Ordinance by making the following changes and additions:

- Amend Section 3.11 by inserting a new subsection 11 as follows and renumbering existing subsection 11 to 27 as 12 to 28.

11. Office 2A District...Business research and professional offices, limited research oriented manufacturing.

- 2. Insert Office 2A after Office 2 at the following locations:

- i. Section 4.262
- ii. Section 4.30, Table of Use Regulations, heading of fifth column throughout
- iii. Section 4.40, Footnotes to the Table of Use Regulations, footnote 46.
- iv. Section 11.122 and Section 11.123
- v. Section 6.36. Schedule of Parking and Loading Requirements heading of third column throughout.

- 3. Amend Section 5.32 Office Districts, Table 5-2 by inserting a new line between Office 2 and Office 3 as follows:

	(1)	(2)	(3)	(4)	(5)			(6)	(7)
Office 2A	2.0	5000	600	50	Front	Side	Rear		
					$\frac{H+L}{4}$ (a) (e)	$\frac{H+L}{5}$	$\frac{H+L}{4}$ (c)	45 (e)	15%

- 4. Amend Section 5.32.2, Footnotes to Table 5-2 by adding a new footnote (e) as follows:

(e) The following exceptions to the dimensional requirements of the Office 2A district may be made for lots abutting Mass. Ave.

- (1) The maximum height may be increased to 55 feet provided all of the following conditions are met.

- i. At least 75% of the building wall plane fronting Massachusetts Avenue abuts the streetline of the avenue and provides an arcade as defined in Section 14.452(5) (office uses may be substituted for the retail uses required) along the Massachusetts Avenue street line.

- ii. The depth of any minimum front yard normally required on Massachusetts Avenue in this Table 5-2 shall be added to the rear yard required (or to the opposite side yard should the lot abut two streets). Such depth shall be landscaped as required in Section 6.48 and be in addition to any other landscaped setback required elsewhere in this ordinance.

- iii. The maximum height of the structure shall be located on the building wallplane abutting the Massachusetts Avenue street line.
  - iv. No portion of a building closer to a residence B or C district line than 75 feet shall exceed 45 feet in height.
5. Amend Section 4.35a(2), Other retail establishments, column five by adding a new superscript "49."
6. Amend Section 4.40, Footnotes to the Table of Use Regulations by adding a new footnote 49 as follows:

<sup>49</sup>Yes in the O-2A District provided the establishment is located in a structure also containing non-retail uses, that no single establishment shall exceed 1200 square feet in gross floor area, and that the principal public entrance to the establishment shall be located on the front wall plane of buildings abutting Massachusetts Avenue.
7. Amend Section 4.32.b, "Automobile parking lot or parking garage for private passenger cars", by changing "Yes" in all columns where it appears to read "SP"
8. Amend the Zoning Map of the City of Cambridge as follows:
  - a. Areas 1,3,and 4 as described in the Lorentz#2 petition to the new Office 2A District.
  - b. Area 2 to Residence C-1 as described in the petition.
  - c. Area 5 to Residence C-3 as described in the petition.



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Recommendation

The Planning Board feels strongly that additional development limitations are desirable along this segment of Massachusetts Avenue both to provide effective protection to the close-in residential neighborhood adjacent to it and to limit the increase in traffic and congestion on an already heavily burdened and narrow section of the Avenue. At the same time it is important that sufficient flexibility and incentive remain to redevelop existing underutilized lots to more productive use. The Board makes the following recommendations using the second Lorentz petition as a base.

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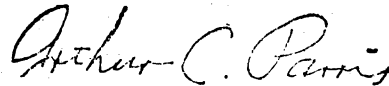
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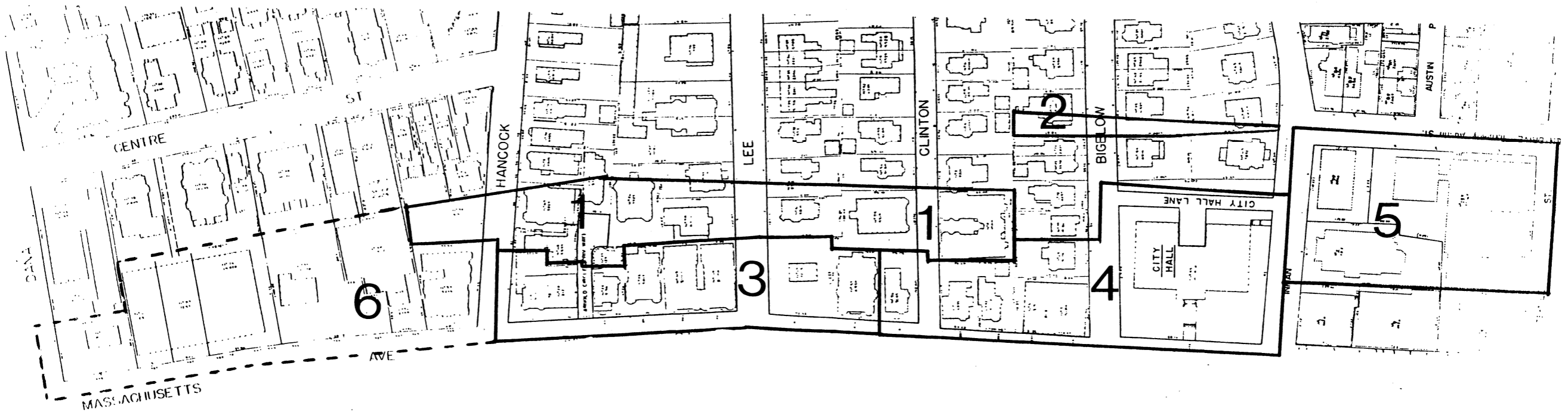
c. Area 5 to Residence C-3 as described in the petition.

PLANNING BOARD RECOMMENDATION - LORENTZ PETITION #2 - JUNE 15, 1982

	AREA #1	AREA #2	AREA #3	AREA #4	AREA #5	AREA #6
Existing District	Office 3 (3.0 FAR, No Ht.)	Office 1 (.75 FAR, 35' Ht.)	Office 3	Office 3	Office 3	Office 3
Lorentz #2	Residence C-1 (.75 FAR, 35' Ht.)	Residence C-1	Residence C-2 (1.75 FAR, 55' Ht.)	Office 2A (1.75 FAR, 55' Ht.)	Residence C-3 (3.0 FAR, No Ht.)	-----

Planning Board	Office 2A* (2.0 FAR, 45' Ht. at residential line, 55' at Mass. Ave.)	Residence C-1	Office 2A*	Office 2A*	Residence C-3	Office 3
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\*Modified from the Lorentz petition, would allow retail uses on Mass. Ave.





# CITY OF CAMBRIDGE

CAMBRIDGE, MASSACHUSETTS 02139  
Tel. 498-9011

EXECUTIVE DEPARTMENT  
ROBERT W. HEALY  
City Manager

June 21, 1982

To the Honorable, the City Council:

Enclosed please find copy of a report from the Cambridge Planning Board relative to two citizen petitions to amend the Zoning Ordinance by rezoning the existing Office 3 District along the North side of Massachusetts Avenue between Dana and Temple Streets to a variety of Office and Residential Zones.

Very truly yours,

Robert W. Healy  
City Manager

RWH/mbf  
Enc.

Agenda Item Number Eleven

Re: Planning Board report on two petitions  
to amend the zoning ordinances Re: the peti-  
tion of Joan Lorentz, et al and the petition  
submitted by Cora Beth Abel, et al.

In City Council,

June 21, 1982

6/21/82  
Reference to the  
petition  
which went to 2nd  
Pending this date

To the Cambridge City Council:

We support the Massachusetts Avenue - Mid-Cambridge Zoning Petition submitted by Joan Lorents, et al. on April 8, 1982. Please vote to change the zoning to reflect the residential character of this area, and to limit massive office buildings.

Name	Address	Phone Number	Date
Donna Gordan	310 HARVARD ST.	497-0779	6/13
J. K. Ecker	865 Mass. Ave. #3	661-10114	6/13
Bruce Norton	885 Mass Ave #23	497-2278	6/13
Carol S. Robinson	885 Mass. Ave. #17	354-5377	6/13
Valerie Zinkus	885 Mass Ave #16	864-7167	13 June
Matthew T. Murphy	885 Mass Ave #15	499-6090	6/13/82
Rose Rivoli	885 Mass Ave #10	Cambridge Mass 02139	
Erdeni Eng	881 Mass. Ave #23	354-5709	6/13/82
Wilma F. Hodges	881 Mass. Ave. #26	354-1147	
Jana J. Michel	881 Mass Ave #25	354-0804	
diane papak	885 Mass. Ave. (#7)	495-5622	6/13/82
Sandra Solomon	885 Mass Ave #21	491-7667	
Paul Vernon	885 Mass. Ave (#4)	864-4513	
Joseph D. Brown	881 Mass. Ave (#9)	864-2028	
Sten Sands	885 Mass. Ave (#24)	661-3792 (Ho)	
patricia Macher	885 Mass. Ave #19	498-9804 (off)	
Rene H. Lee	10 Arnold Circle	354-6088	
Phyllis Sasser	10 Arnold Circle	354-4390	
Mae Lowe	"	864-5083	
marin # Glasser	"	"	
	"	"	

Comm. from Donna Gordon, et al, in support  
of the zoning petition submitted by Joan  
Lorentz, et al.

In City Council,

~~June 14, 1982~~

June 21, 1982

6/21/82

Response to the  
Petition-

BROWN, RUDNICK, FREED & GESMER

COUNSELLORS AT LAW

ONE FEDERAL STREET, BOSTON, MASS. 02110

TELECOPIER: 542-3004 • CABLE: "LAWFIRM" BOSTON

TELEPHONE (617) 542-3000

June 3, 1982

MATTHEW BROWN  
ALFORD P. RUDNICK  
HIRSH FREED  
HENRY GESMER  
EDWARD SCHNEIDER  
AARON J. BRONSTEIN  
MARVIN N. GELLER  
JACK H. CALECHMAN  
DONALD E. PAULSON  
KENNETH A. KORB  
PETER D. GENS  
LAWRENCE M. LEVY  
STEPHEN WOLFBERG  
PHILIP C. SCHNEIDER  
M. FREDERICK PRITZKER  
JOEL M. RECK  
ANDRÉ C. JASSE, JR.  
JEFFREY M. FREEDMAN  
CARL E. AXELROD  
GERALD P. TISHLER  
SHELDON M. DRUCKER  
PETER B. FARROW  
DANIEL D. SULLIVAN  
DAVID G. STERN  
M. ROBERT DUSHMAN  
ROBERT E. BROOKS

JONATHAN B. BREEN  
TUCKER DRUMMOND  
JOSEPH F. RYAN  
MARGARET W. BRILL  
ELIZABETH A. RITVO  
FORREST DAVID MILDER  
JOHN ACHATZ  
HOWARD L. LEVIN  
JOY BARRON RACHLIN  
STEPHEN A. HANTMAN  
BARBARA A. LENK  
LOUIS C. MILLER  
MARILYN D. STEMPLER  
SHARON GODDARD WHITE  
KENNETH INGBER  
PAMOJA BURRELL  
NANCY R. WILSKER  
HOWARD G. ZAHAROFF  
BARBARA H. CANE  
PRESTON W. HALPERIN  
JEFFERY L. KEFFER  
JONATHAN S. KLEIN  
STEVEN B. LEVINE

OF COUNSEL  
JOHN F. COLLINS

Hon. Walter J. Sullivan, Chairman  
Committee on Ordinances  
City Hall- 795 Massachusetts Avenue  
Cambridge, MA 02139

Dear Mr. Sullivan:

As counsel for Daniel F. O'Brien Funeral Home, Inc., we wish to go on record in opposition to the petition of Joan Lorentz, et al. to amend the zoning ordinances of the City of Cambridge in those lots North of Massachusetts Avenue between Hancock and Temple Street from Office 3 and Office 1 to Residence C-1, C-2, C-3 and a new Office 2A district designation.

The opposition of the O'Brien Funeral Home was expressed at the hearing held by the Cambridge Planning Board on May 4, 1982, and a copy of that written opposition is enclosed herewith.

At the time of the hearing on May 4, it was reported that the Petitioners were recommending that the premises owned by the Funeral Home on the Easterly corner of Hancock Street be excluded from the proposed change, but that does not appear to have been done based upon a study of the plan filed with the Petition. Accordingly, a formal request is again made that this parcel be excluded from any proposed change.

Similarly, it was pointed out at the Planning Board hearing that the vacant lot on the Westerly side of Hancock Street, owned by the Aghan Trust, was used as a parking area by persons attending services at the Funeral Home, and that there appeared to be no justification for rezoning that parcel. Would you, therefore, give consideration to eliminating that vacant parcel of land from the proposed zoning change?

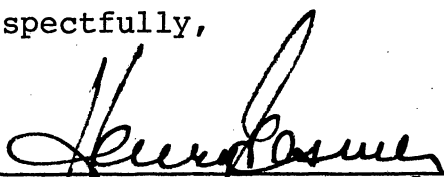
*Received at Hearing Towne 3rd at 6:10 PM  
Paul E. J. Kelly  
City Hall*

BROWN, RUDNICK, FREED & GESMER

Hon. Walter J. Sullivan, Chairman  
June 3, 1982  
Page Two

Aside and apart from the specific objections of O'Brien Funeral Home to the proposed change, we feel that we should bring to your attention the already-publicized complex which is intended for the Central Square area and which should revitalize the business activities in that sector of the City. It is respectfully submitted that no further restrictions should be placed upon commercial and office development on the North side of Massachusetts Avenue, long known as the gateway to the City of Cambridge.

Respectfully,

  
Henry Gesmer, Attorney for  
Daniel F. O'Brien Funeral  
Home, Inc.

HG:jl

HAND DELIVERED

cc: Hon. Alfred E. Vellucci  
Mr. Daniel J. Clinton  
Mr. Leonard J. Russell  
Mr. David Sullivan  
Mr. Francis H. Duehay  
Mrs. Sandra Graham  
Mr. David H. Wylie  
Mr. Thomas W. Danehy

COPY

BROWN, RUDNICK, FREED & GESMER

COUNSELLORS AT LAW

ONE FEDERAL STREET, BOSTON, MASS. 02110

TELECOPIER: 542-3004 • CABLE: "LAWFIRM" BOSTON

TELEPHONE (617) 542-3000

MATTHEW BROWN  
ALFORD P. RUDNICK  
HIRSH FREED  
HENRY GESMER  
EDWARD SCHNEIDER  
AARON J. BRONSTEIN  
MARVIN N. GELLER  
JACK H. CALECHMAN  
DONALD E. PAULSON  
KENNETH A. KORB  
PETER D. GENS  
LAWRENCE M. LEVY  
STEPHEN WOLFBERG  
PHILIP C. SCHNEIDER  
M. FREDERICK PRITZKER  
JOEL M. RECK  
ANDRÉ C. JASSE, JR.  
JEFFREY M. FREEDMAN  
CARL E. AXELROD  
GERALD P. TISHLER  
SHELDON M. DRUCKER  
PETER B. FARROW  
DANIEL D. SULLIVAN  
DAVID G. STERN  
M. ROBERT DUSHMAN  
ROBERT E. BROOKS

JONATHAN B. BREEN  
TUCKER DRUMMOND  
JOSEPH F. RYAN  
MARGARET W. BRILL  
ELIZABETH A. RITVO  
FORREST DAVID MILDER  
JOHN ACHATZ  
HOWARD L. LEVIN  
JOY BARRON RACHLIN  
STEPHEN A. HANTMAN  
BARBARA A. LENK  
LOUIS C. MILLER  
MARILYN D. STEPLER  
SHARON GODDARD WHITE  
KENNETH INGBER  
PAMOJA BURRELL  
NANCY R. WILSKER  
HOWARD G. ZAHAROFF  
BARBARA H. CANE  
PRESTON W. HALPERIN  
JEFFERY L. KEFFER  
JONATHAN S. KLEIN  
STEVEN B. LEVINE

OF COUNSEL  
JOHN F. COLLINS

May 4, 1982

Cambridge Planning Board  
City Hall Annex  
57 Inman Street  
Cambridge, MA 02139

Gentlemen:

This office represents the Daniel F. O'Brien Funeral Home, Inc. at 907 Massachusetts Avenue, Cambridge and M. Agnes Hanlon, Trustee of the Aghan Realty Trust, owner of a parcel of land on Hancock Street in Cambridge, in connection with the petitions signed by Joan Lorentz, et al. to amend the zoning ordinances by the City of Cambridge by:

1. Rezoning the area along the North side of Massachusetts Avenue from an existing Office 3(O-3) designation to a new Office 3(O-3B) designation; and
2. By rezoning generally those lots North of Massachusetts Avenue between Hancock Street and Temple Street from O3 and O1 to Residence C-1, C-2, C-3 and a new Office 2A designation.

The Daniel F. O'Brien Funeral Home has been located at 907 Massachusetts Avenue and has used the vacant area at 74 Hancock Street for parking in connection with the operation of its business for many, many years. The owners of the business have expended substantial sums of money on the business enterprise and have become an established portion of the Cambridge community.

It is the desire of the owners to continue its operation at its present premises and it is similarly felt that the North side of Massachusetts Avenue should be continued in its present zoning designation for the area has its own personality and is located conveniently for the business affairs of the entire community. It is also felt that it would be patently unfair

BROWN, RUDNICK, FREED & GESMER

Cambridge Planning Board  
May 4, 1982  
Page Two

to cause the owners, who have long maintained their investment in this location, to suffer the loss of value which would automatically come about if the proposed rezoning is approved.

It is respectfully submitted that the proposed zoning changes should be rejected.

Daniel F. O'Brien Funeral Home

By its attorney,

  
Henry Gesmer

HG:jl

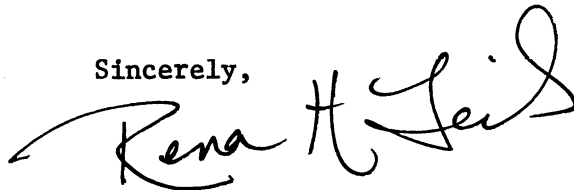
May 29, 1982

To Councillor Walter J. Sullivan, Chairman, Comm. on Ordinances;

Since I will be out of town and unable to attend the hearing on June 3, I would like to state my support of the petition by Joan Lorentz, et al, to amend the zoning ordinances. As a co-owner and resident at 10 Arnold Circle, I am concerned about the development in the area and would be in support of limiting the dimensions of the buildings in the area. In particular I would like to see existing residential properties preserved. There have been many apartments removed from the market in the area, and this increases the number of people who come into the area by day, but leave at night, making the area less safe. Preserving the existing housing in the small area identified as Area 3 in the petition will secure badly needed housing in the city, and will help preserve the diversity of Mass ave, which is fast becoming totally commercial.

Thank you for considering these points.

Sincerely,

A handwritten signature in cursive script that reads "Rena Leib". The signature is written in black ink and is positioned to the right of the word "Sincerely,".

Rena Leib  
10 Arnold Circle  
Cambridge, ma 02139

859	Mass. Ave.	5,049
901	Mass. Ave.	3,120
881	Mass. Ave.	5,000
885	Mass. Ave.	5,000
9	Lee St.	5,009
891	Mass. Ave.	5,017
843	Mass. Ave.	5,002
907	Mass. Ave.	5,111
12	Inman Condo	
	<del>7 Hampden St.</del>	
144-152	B.R. Allen Dr.	37,069
871	Mass. Ave.	9,265
923	Mass. Ave.	9,293
517	Bigelow	4,156
847	Mass. Ave.	4,839
85	Hancock St.	9,190
Total		112,120
affected		290,123



# Cambridge Chamber of Commerce

RECEIVED BY  
OFFICE OF CITY CLERK  
JUN 3 4 03 PM '82

CAMBRIDGE, MASS.

(617) 876-4100

To: Cambridge City Council

From: Concerned Property Owners

The following property owners are opposed to the petition by Joan Lorentz, et al, to amend the Zoning Ordinance of the City of Cambridge, by rezoning generally those lots north of Massachusetts Avenue between Hancock Street and Temple street from Office 3 and Office 1 to Residence C-1, C-2, C-3 and a new office 2A designation.

We the undersigned represent in excess of 20% of the affected property owners, and are objecting to this petition because its uses are too restrictive. This plan will slow down economic development and reduce property values in the prospective area.

(name) \_\_\_\_\_ (property) \_\_\_\_\_

Wanda P. Schut 901 Mass. Ave.

Abraham Moskowitz Newtown T<sub>1</sub> - 881 Mass Ave.

Abraham Moskowitz Newtown T<sub>1</sub> - 885 Mass Ave.

Richard M. Melman 9 Lee St.

52 Hancock St  
896-898 Mass Ave.

Charles Kalajian

56 HANCOCK ST.  
900 MASS AVE

John Dale

Stephen M. Fish 891 Massachusetts Ave.

Genib J. Jassini 880 MASS AVE. CAMBRIDGE, MASS

continued.....

Received by City Clerk on January 30th, 1982 at 640773

RECEIVED BY  
OFFICE OF CITY CLERK  
CAMBRIDGE, MASS.

Bernice Mason Joseph 3 Broad Street 843 Mass Ave

Salvatore Nohet, Executive Director, YWCA of Cambridge 7 Temple St.

M. Grace Hudson Post-Box 2000 2 Broad Street

Benny S. Penn 12 Inman 907 Mass Ave.

David A. Hughes 859 Mass Ave

Gary Pizzo (Exon) 871 Mass. Ave -

Edgar Williams (Trustee R-1 of R-1) 923 Mass Ave.

Chester W. Cooper 323 River St

Michael Margossian 508 Green St

Dennis F. Nugent 257 BROADWAY ST

{  
Lester R. Guttstein Trustee  
Cam-Bel Realty Trust  
5A Bejellus St., Cambridge

53







# Cambridge Chamber of Commerce

RECEIVED BY  
OFFICE OF CITY CLERK  
JUN 3 4 04 PM '02  
CAMBRIDGE, MASS.

(617) 876-4100

To: Cambridge City Council

From: Concerned Property Owners

The following property owners are opposed to the petition by Joan Lorentz, et al, to amend the Zoning Ordinance of the City of Cambridge, by rezoning generally those lots north of Massachusetts Avenue between Hancock Street and Temple street from Office 3 and Office 1 to Residence C-1, C-2, C-3 and a new office 2A designation.

We the undersigned represent in excess of 20% of the affected property owners, and are objecting to this petition because its uses are too restrictive. This plan will slow down economic development and reduce property values in the prospective area.

(name) \_\_\_\_\_ (property) \_\_\_\_\_

*Robert Parker*  
Treasurer  
COM/Energy Realty Trust  
P. O. Box 190  
Cambridge, MA 02139

*Robert Parker*  
Treasurer  
COM/Energy Cambridge Realty  
P. O. Box 190  
Cambridge, MA 02139

continued.....









# Cambridge Chamber of Commerce

RECEIVED BY  
OFFICE OF CITY CLERK  
JUN 3 4 03 PM '82

(617) 876-4100

CAMBRIDGE, MASS.

To: Cambridge City Council

From: Concerned Property Owners

The following property owners are opposed to the petition by Joan Lorentz, et al, to amend the Zoning Ordinance of the City of Cambridge, by rezoning generally those lots north of Massachusetts Avenue between Hancock Street and Temple street from Office 3 and Office 1 to Residence C-1, C-2, C-3 and a new office 2A designation.

We the undersigned represent in excess of 20% of the affected property owners, and are objecting to this petition because its uses are too restrictive. This plan will slow down economic development and reduce property values in the prospective area.

(name) \_\_\_\_\_ (property) \_\_\_\_\_

<i>Timothy F. Crane</i>	<i>847 Mass Ave. Cambridge</i>
<i>Paul W. Nugent</i>	<i>924-928 Mass Ave 49 Hancock St</i>
_____	_____
_____	_____
_____	_____
_____	_____

continued.....









# Cambridge Chamber of Commerce

RECEIVED BY  
OFFICE OF CITY CLERK  
JUN 3 4 04 PM '82

CAMBRIDGE, MASS.

(617) 876-4100

To: Cambridge City Council

From: Concerned Property Owners

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(name)	<u>Jannine Schurz</u>	(property)	<u>508 Green St</u>
	<u>Ray Casullo</u>		<u>Green St</u>
	<u>Agnes Magnusson</u>		<u>508 Green Street</u>
	<u>Charles Magnusson</u>		<u>453 Franklin Street</u>
	<u>Robert House</u>		<u>453 Franklin Street</u>

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5

continued.....







# Stop The Destruction of our lovely buildings

This month Maple Ave + Clinton Street -  
Last year Trowbridge  
Before Irving and  
Look at Harvard Street !!!

Every block in Mid-Cambridge, around the city, is being destroyed and over developed...denser population, more traffic, loss of green space around buildings - Loss of lovely old buildings!

The Mid-Cambridge Neighborhood Asso. has been working on this problem.

Instead of each block having to discover, sometimes Too Late that the bulldozer is coming, Mid-Cambridge Neighborhood Asso. is proposing to create a CONSERVATION DISTRICT in the whole of Mid Cambridge. This would set up a neighborhood conservation COMMISSION.

Our own neighborhood conservation commission would have power to be able to review many architectural changes proposed on buildings in Mid Cambridge with power to grant or deny permission to make those changes.

We need you at City Hall again !!  
Please Make This a priority !!

There is of course opposition from developers...and some people who think they have the right to do anything with their own property without regard to people around them.

(This Commission would not have right to review paint color, vinyl and other siding, storm windows, doors, terraces, driveways, etc. so that alot of individual choice is still permitted. - Only major architectural changes are safeguarded)

What will happen if we lose at City Hall ????

Our City Councillors need to see that Mid-Cambridge residents are behind this. It will fail if you fail to appear at City Hall on the hearing day....

The Date + Time: - Bring your neighbors

The date and time will not be known until after June 7. Please call this number 547 8936 after June 8 for date and time. The hearing will probably be June 14 or 21. Please make this a priority for you...Help us keep our neighborhood free from destruction + overcrowding.

Mid-Cambridge Neighborhood Association

To City Councillor

These are signatures from Only Mid-Cambridge residents, ~~382~~<sup>392</sup> signed these petitions in support of our neighborhood conservation district commission which will be presented to you tonight June 21.

Of these ~~382~~<sup>392</sup> who signed, - ~~209~~<sup>219</sup> are property owners. Please note the ✓ under "Property Owner" or "Yes" on the right-hand side of the page (next to the date)

Please note that almost every street in Mid-Cambridge is covered by these ~~29~~<sup>29</sup> petitions attached. We hope the work involved in collecting the signatures, the people who have signed, the merit of the Conservation District proposed authored by

Joe Sakey, Library Director - Chair of Cable TV.

John Campbell, Former State Rep., President <sup>Charlesbank</sup> Trust Co.

Catherine Hanley, Winner of Cambridge <sup>Medallion</sup> of Honor.

Robert Campbell, Architect, Boston Globe Critic

William King, Lawyer, Historical Commission

These honored members of our community

will move you to support the

First Neighborhood Conservation District in Cambridge

Thank you -

Jean Lorentz  
Chairperson

6/21/82

PETITION

To the Honorable, the City Council:

We the following residents of Mid Cambridge petition the City Council to pass the Amendment Establishing the Mid Cambridge Neighborhood Conservation District Commission under Cambridge City Ordinance 953.

We understand that the primary purpose of the neighborhood conservation district is to provide a means by which the residents and property owners of Mid Cambridge, together with the City government, can influence the nature of change in the physical character of the neighborhood. This sets up a Neighborhood Conservation Commission that would be able to review many architectural changes proposed on buildings in Mid-Cambridge, with power to grant or deny permission to make such changes.

<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check</u> <u>Property</u> <u>Owner</u>	<u>DATE</u>
1. <u>Suzannah Fabiny</u>	<u>16 Maple Ave.</u>	<u>868-5094</u>	<input checked="" type="checkbox"/>	<u>5/26/82</u>
2. <u>John Moor</u>	<u>2 Fayette PK</u>	<u>492-5764</u>	<input checked="" type="checkbox"/>	<u>5/27/82</u>
3. <u>Constance M. Hilton</u>	<u>2 Fayette PK.</u>	<u>492-5764</u>	<input checked="" type="checkbox"/>	<u>5/27/82</u>
4. <u>Suzanne Jackson</u>	<u>13 Yaxxa Rd.</u>	<u>492-1041</u>	<input checked="" type="checkbox"/>	<u>5/27/82</u>
5. <u>Harold to [unclear]</u>	<u>30 Murray Hill Rd. (No. Camb.)</u>	<u>497-0562</u>		<u>5/27/82</u>
6. <u>Ellen to [unclear]</u>	<u>124 Aberdeen Ave (w. Camb)</u>	<u>492-2301</u>	<input type="checkbox"/>	<u>5/27/82</u>
7. <u>John to [unclear]</u>	<u>9 Foster Place</u>	<u>868-4805</u>	<input checked="" type="checkbox"/>	<u>5/27/82</u>
8. <u>Robert J. Samouels</u>	<u>348 Hancock St</u>	<u>491-7181</u>	<input type="checkbox"/>	<u>6/1/82</u>
9. <u>Pats Nauphus</u>	<u>34 Maple Avenue</u>	<u>547-7355</u>	<input checked="" type="checkbox"/>	<u>6/1/82</u>
10. <u>Paul N. Heremba</u>	<u>7 MAPLE AVE.</u>	<u>661-3234</u>	<input checked="" type="checkbox"/>	<u>6/1/82</u>
11. <u>Suzanne St. mark</u>	<u>2 FAYETTE PARK</u>	<u>547 1956</u>	<input type="checkbox"/>	<u>6/1/82</u>
12. <u>Shirley H. Murphy</u>	<u>2 Fayette Park</u>	<u>547-1956</u>	<input type="checkbox"/>	<u>6/1/82</u>
13. <u>Darren Dobkin</u>	<u>2 Fayette Park</u>	<u>547-1956</u>		<u>6/1/82</u>
14.				
15.				
16.				
17.				
18.				

Mid-Cam

PETITION

Return June 7 '82  
to Jan  
Meeting June? at Council  
Chambers  
#21  
Keep phone #

To the Honorable, the City Council:

We the following residents of Mid Cambridge petition the City Council to pass the Amendment Establishing the Mid Cambridge Neighborhood Conservation District Commission under Cambridge City Ordinance 953.

We understand that the primary purpose of the neighborhood conservation district is to provide a means by which the residents and property owners of Mid Cambridge, together with the City government, can influence the nature of change in the physical character of the neighborhood. This sets up a Neighborhood Conservation Commission that would be able to review many architectural changes proposed on buildings in Mid-Cambridge, with power to grant or deny permission to make such changes.

	<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check</u> <u>Property</u> <u>Owner</u>	<u>DATE</u>
1.	Elizabeth J. Hawley	43 Ellery St.	547-8149	✓	5/22/82
2.	Caroline Williams	417 Piway	547-5387	✓	5/24/82
3.	Jane Compton	49 Ellery St.	876-0766		5/25/82
4.	Mark Clarke	10 Cleveland	547-4469		5/26/82
5.	Paul B. Flagg	45 ELLERY	354-7725		5/26/82
6.	William C. Lewis Jr.	39 ELLERY ST.	492-5702		5/26/82
7.	John Petropoulos	51 Ellery St.	491-0067	✓	5/26/82
8.	Philip E. Gray	47 Ellery St.	492-5190		5/27/82
9.	Jane N. Petropoulos	51 Ellery St.	491-0067		5/27/82
10.	Clare McLeod	60 Ellery St.	868-0935		5/30/82
11.	Debe Cohen	6 Chatham St	491-2676	✓	5/30/82
12.	Jane Prescott	8 Cleveland St	354-4812	✓	6/1/82
13.	Barbara Benjamin	22 Northam	354-0000	✓	6/1/82
14.	Maurice Stubb	2 Cleveland St	661-7553	✓	6/1/82
15.	Marge Parsons	39 Ellery St	492-2861	✓	"
16.	[Signature]	39 Ellery St.	547-5286	✓	"
17.	Anne G. Lloyd	45 Ellery St.	354-7725	✓	"
18.	Jean Clarke	10 Cleveland St	547-4469	✓	6/2/82

PETITION

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<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check</u> <u>Property</u> <u>Owner</u>	<u>DATE</u>
1. Catherine M. Hanley	43 Ellery St.	547-8149	✓	6-1-82
2. Frances Butcher	1 Cleveland St.	864-2136	✓	6-1-82
3. Anne M. McGilivray	3 Cleveland St.	868-9659	✓	6/1/82
4. Batherine Gillis	3 Cleveland St.	868-9659	✓	6/1/82
5. Joseph C. Pade Jr.	9 Cleveland St.	876-3764	✓	6/1/82
6. Winifred Melody	9 Cleveland St.	864-1525	✓	6/1/82
7. John L. Melody	9 Cleveland St.	864-1525	✓	6/1/82
8. Mary Roche	7 Cleveland St.	864-1525	✓	6/1/82
9. Mary S. Fernandes	31 Chatham St.	547-0774	✓	6/2/82
10. Anna Jo Dillan	29 Chatham St.	868-3738	✓	6/2/82
11. Anita MacFall	6 Goodman Rd.	868-2099	✓	6/2/82
12. N. Holland	6 Chatham St.	491-2676	✓	6/2/82
13. Nancy Alumm	22 Chatham St.	547-3950/731-3200	✓	6/2/82
14. Allen Lewis	39 Ellery St.	864-0536	✓	6/2/82
15. Barbara Sweet	39 Ellery St.	864-0536	✓	6/2/82
16. Theresa E. Carralino	6 Cleveland St.	864-8323	✓	6/3/82
17. John C. Carralino	6 Cleveland St.	864-8323	✓	6/3/82
18. Stephen J. Carralino	6 Cleveland St.	864-8323	✓	6/3/82

13 owners

PETITION

OK  
Over  
✓

To the Honorable, the City Council:

We the following residents of Mid Cambridge petition the City Council to pass the Amendment Establishing the Mid Cambridge Neighborhood Conservation District Commission under Cambridge City Ordinance 953.

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	<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check</u> <u>Property</u> <u>Owner</u>	<u>DATE</u>
1.	John Devaney	421 Broadway	876-4046	✓	5/22
2.	John [unclear]	52 Park St	547-2910	✓	5/23
3.	Ruth Perry	43 Fayette	661-8440	✓	5/23
4.	Michael Quatrone	43 Fayette St #3	661-1445		5/24
5.	James H. Seeh	43 Fayette St #4	492-0093		5/24
6.	Ernesto [unclear]	43 Fayette St #4	492-0093		5/24
7.	Margaret J. Murphy	43 Fayette	876-1494		5/24
8.	Taylor Stocha	43 Fayette	661-8440	✓	5/25
9.	Sara Campbell	43 Fayette	354-6007		
10.	Chris Miller	43 Fayette	527-8174		
11.	Brian Rafferty	23 WARE	492 5422		5/28
12.	Richard Swanson	23 Ware St	492-8745		5/28
13.	David P. Woodhouse	23 WARE ST	354-2696		5/28
14.					
15.					
16.					
17.					
18.					

PETITION

To the Honorable, the City, Council:

30 Jan 2<sup>nd</sup>  
to Jan

We the following residents of Mid Cambridge petition the City Council to pass the Amendment Establishing the Mid Cambridge Neighborhood Conservation District Commission under Cambridge City Ordinance 953.

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<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check Property Owner</u>	<u>DATE</u>
1. Russell M. Bianchi	16A Maple Avenue	661-7753		
2. Lisa E. Johnson	8 Maple Ave	547-8266		
3. Claudia Johnson	6 Maple Ave	868 7020		
4. Vera Grossoll	3 Maple Ave, Camb., Mass			
5. Paul M. Jensen	7 MAPLE AVE CAMB. MASS.	661-3234	✓	
6. Margie E. Jensen	7 Maple Ave, Cambridge, Ma.	661-3234	✓	
7. Robert M. Allen	23 Maple Ave. Cambridge, Ma.	661-2652		
8. Suzanne DeAtley	25 Maple Ave Cambridge Ma	864-7902		
9. Nancy Murphy	51 Maple Ave Camb.	876-1081		
10. James J. Forest	60 Maple Ave Cambridge	864-1953		
11. Edna Barber	60 Maple Ave Cambridge	868-5731	✓	
12. Jigun Inyeol	52 Maple Ave Cambridge	864 3230		
13. Elizabeth Cordovani	52 Maple Ave Camb.	854-2230		
14. Steven J. Wessinger	48 Maple Ave Cambridge	497-0135		
15. Richard Treach-Fienberg	42 Maple Ave. Cambridge, MA.	864-8572		
16. Susan Treach-Fienberg	42 Maple Ave. Cambridge MA	"		
17. Mary Beth Ladow	38 Maple Ave. #2 Cambridge	972-9242		
18. Ann O'Rahilly	38 Maple Ave Cambridge	354-2111	✓	
Suzanne Fabing	16 Maple Ave. Cambridge	868-5094	✓	

PETITION

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<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check</u> <u>Property</u> <u>Owner</u>	<u>DATE</u>
1. Joan Lorentz	419 Broadway	8478938	✓	5/23/82
2. David Thurston	423 Broadway	864-0092	✓	5/23/82
3. Prudence W. Thurston	423 Broadway	864-0092		5/23/82
4. Rufus M. Ruffin	415 Broadway	864-7012	✓	5/25/82
5. Gary Thurston	423 Broadway			5/25/82
6. Anna M. Terry	411 Broadway	876-7152	✓	5/26/82
7. <sup>JAN YEN</sup> Jhyzen	423 Broadway	547-2909	✓	5/28/82
8. David Ford	415 Broadway	661-0694		5/27/82
9. Robert E. Lohner	82 Ellery		✓	5/31/82
10. Catherine <sup>Hayden St. Rowbridge</sup> Freyden	51 Timberlake	991-3891	✓	5/31/82
11. <sup>Lewis</sup> Milane Lewis	84 Ellery	661-6889		6/11/82
12. Philippe de Lacoste	106 Ellery	354 3217	✓	6/11/82
13. Janet Mand	109 Ellery	661-0274		6/12/82
14. Naomi Seigel	109 Ellery St.	"		6/12/82
15. Anne Hamlin	70 Dana St	547-0761		6/12/82
16. Janet Zering	68 Dana St	354-6878		6/12/82
17. Constance K. Hsieh	48 Dana St.	354-5937	✓	6/12/82
18. John Kim	48 Dana St.	314-5937	✓	6/12/82

PETITION

7:00 P.M.

To the Honorable, the City Council:

We the following residents of Mid Cambridge petition the City Council to pass the Amendment Establishing the Mid Cambridge Neighborhood Conservation District Commission under Cambridge City Ordinance 953.

We understand that the primary purpose of the neighborhood conservation district is to provide a means by which the residents and property owners of Mid Cambridge, together with the City government, can influence the nature of change in the physical character of the neighborhood. This sets up a Neighborhood Conservation Commission that would be able to review many architectural changes proposed on buildings in Mid-Cambridge, with power to grant or deny permission to make such changes.

<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check</u> <u>Property</u> <u>Owner</u>	<u>DATE</u>
1. <del>Joe Gutierrez</del>	380 Harvard St Camb.	497-0940	✓	5/20/82
2. <del>Walter L. Smith</del>	380 Harvard St Cambridge	497-0940	✓	5/20/82
3. Mary L. Moise	380 Harvard St. Cambridge	864-6120	✓	5/20/82
4. Richard Camel	10 Remington Cambridge			5/20/82
5. Karin McDermott	380 Harvard St Camb	864-4095	✓	5/23/82
6. Jim McDermott	380 Harvard St Camb	864-4095	✓✓	5/26/82
7. <del>John</del> Robert Weil	335A Harvard St Camb.	491-4679		6/14/82
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PETITION

To the Honorable, the City Council:

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May 1956

Check Property Owner DATE

<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check Property Owner DATE</u>
1. <i>Celia Sampwell</i>	<i>1717 Cambridge St.</i>	<i>876-1116</i>	<i>owner 1956</i>
2. <i>Mary Kuhn</i>	<i>13 Ware St</i>	<i>876-9088</i>	<i>renter</i>
3. <i>Ive Heyman</i>	<i>13 Ware St</i>	<i>547-3058</i>	<i>renter</i>
4. <i>Carl Weiss</i>	<i>13A Ware St</i>	<i>354-5784</i>	<i>rent</i>
5. <i>Ollie Boehm</i>	<i>315 Harvard St</i>	<i>876-5857</i>	
6. <i>M. Mathews Hardeman</i>	<i>31 Ware St</i>	<i>868-8075</i>	<i>renter</i>
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OK

June 7, 5:30 ← OK

City Council meeting  
or call, or send letter of  
support

PETITION

To the Honorable, the City, Council:

We the following residents of Mid Cambridge petition the City Council to pass the Amendment Establishing the Mid Cambridge Neighborhood Conservation District Commission under Cambridge City Ordinance 953.

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Check  Property Owner

Name	Address	Telephone	Owner	DATE
1. Maria Turko	10 Goodman Rd	354-7311	<input checked="" type="checkbox"/>	20V/82
2. Taryn Turko Bodrach	10/12 Goodman Rd.		<input checked="" type="checkbox"/>	20V/82
3. Jelanta Trunovic	4 Crawford St		<input checked="" type="checkbox"/>	20V/82
4. Anna Brackman	25 Hancock St. #5			22/82
5. Phila Boland	10 Hardman Rd	354-7311		5/22/82
6. Christine Beck Slyozky	171 Hancock Street		<input checked="" type="checkbox"/>	5/27/82
7. Zuzana Nagy	472 Broadway			5/27/82
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PETITION

OR  
over

To the Honorable, the City, Council:

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	<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check</u> <u>Property</u> <u>Owner</u>	<u>DATE</u>
1.	Mary C. Greene	19 Centre St.	492-8490	✓	1982 5-20
2.	David V. Morrison	17 Centre St	547-6054	✓	5-20
3.	B. Frank Turda	17 Centre St	547-6054		5-20
4.	Michael Jacobson	19 Centre St.	491-3784	✓	5-20
5.	Wilke Jacobson	19 Centre St.	491-3784	✓	
6.	Allen Schwager	19 Centre St. #4	661-5950	✓	5/20
7.	RC Greene	19 Centre St #5	492-8490	✓	5/20
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PETITION

JUNE 7  
City Council hearing *over*

To the Honorable, the City Council:

We the following residents of Mid Cambridge petition the City Council to pass the Amendment Establishing the Mid Cambridge Neighborhood Conservation District Commission under Cambridge City Ordinance 953.

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<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check</u> <u>Property</u> <u>Owner</u>	<u>DATE</u>
1. Martha Oser	4 Irving Terr.	864-2668	✓	5/20/82
2. David Oser	4 Irving Terr.	864-2668	✓	5/20/82
3. Susan Cooper	23 Irving St.	547-2865	✓	5/25/82
4. Ruth Haber	39 Irving St.	492-5291	✓	5/25/82
5. Patta D. Taban	6 Irving Tr.	661-8945	✓	5/25/82
6. Marlene Lopez	23 Irving St.	547-2865	✓	5/25/82
7. Thomas M. Cohen	7 Irving Terr.	491-4106	✓	5/25/82
8. Heany Hyde	6 Irving Tr.	826-6834		5/25/82
9. Margaret Thomas	1663 Cambridge St	864-1914		5/25/82
10. James B. Raskin	Clarey Hall 37	498-3435		5/25/82
11. Elizabeth P. Katz	72 Kirkland St	491-6831		5/25/82
12. Richard M. Stock	9 Remington St.	864-6895		5/25/82
13. Patta D. Taban	6 Irving Tr.	661-8945	✓	5/25/82
14. Karen Green	1657 Cambridge St.	547-1413	✓	5/25/82
15. J. W. Winters	91 Troubridge St	864-2342		5/25/82
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To Joan by June 2

June 7

OK over

PETITION

5:30  
City Council  
Chambers

To the Honorable, the City Council:

We the following residents of Mid Cambridge petition the City Council to pass the Amendment Establishing the Mid Cambridge Neighborhood Conservation District Commission under Cambridge City Ordinance 953.

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<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check Property Owner</u>	<u>DATE</u>
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- |     |                           |                     |                 |  |  |
|-----|---------------------------|---------------------|-----------------|--|--|
| *1. | Pat Matsumiya             | 19 Ellsworth Ave    | 492-8335        |  |  |
| *2. | Carol Meuser              | 393 Broadway        | 491-7059        |  |  |
| 3.  | Kassie Kaledin            | 6 Ellsworth, Apt B  | 661-5928        |  |  |
| 4.  | B. Spade                  | 1673 Cambridge St.  | 495-4050        |  |  |
| 5.  | Dikal                     | 288 Harvard St (#-) | 534-8852        |  |  |
| 6.  | Margaret M. Dmorau        | 393 Broadway        | 876-8316        |  |  |
| 7.  | James M. Renault          | 393 Broadway        | 868-8133        |  |  |
| 8.  | John C. Haworth           | 19 Ellsworth Ave    | 547-9519        |  |  |
| 9.  | Eliosa Haworth            | "                   | "               |  |  |
| 10. | Rudolph F. Wunderlich     | 23 Ellsworth Ave    | 864-9031        |  |  |
| 11. | Mrs Margaret V Wunderlich | 23 Ellsworth Ave    | 864-9031        |  |  |
| 12. | Doris (P.) LHMMA          | 1554 Cambridge St   | 864-9154        |  |  |
| 13. | Mary E. Mackenzie         | 20 Ellsworth Ave    | 864-9306        |  |  |
| 14. | James Mackenzie           | 20 Ellsworth Ave    | 864-9306        |  |  |
| 15. | Shirley King              | 159 Ellsworth Ave   | Cambridge Mass  |  |  |
| 16. | John Zander               | 12 Ellsworth        | Cambridge 79    |  |  |
| 17. | Mildred J. Adkins         | 12 Ellsworth Ave    | Cambridge 02139 |  |  |
| 18. | Vera Kullkamp             | 10 Ellsworth Ave    | Cambridge 02139 |  |  |

May 1982

PETITION

To the Honorable, the City Council:

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<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check</u> <u>Property</u> <u>Owner</u>	<u>DATE</u>
1. Cynthia Goodenough	1716 Camb St	661-0360	✓	6/5
2. Michael D. Fourn	1716 Camb St	876 8765	✓	6/5
3. John N. Kelley	" "	482-8384	✓	6/5
4. Merrill Francis	" "		✓	"
5. Miles McGeath	" "	491-2044	✓	"
6. Murray Wessman	" "	876-8850	✓	6/5/82
7. Ruth McWintter	" "	492-1868	✓	6/5/82
8. Rita Jones	" "	547-0275	✓	6/5/82
9. Bob Jones	" "	547-0275	✓	6/5/82
10. Ken J. Good	" "	497-8458	✓	6/5/82
11. Ann Plummer	" "	" "	✓	6/5/82
12. Helen M Clark	" "	492-5159	✓	6/5/82
13. Paul Hartnett	" "		✓	"
14. David Borsuk	1716 Camb	497-7728		6/5
15. Ron Ashenderson	" "	876-1389	✓	
16. Morgan Samuel	" "	354-6465	✓	6/5
17. Dorothy (H) [unclear]	70-9 Kirkland	491-1751	✓	6/5
18. Dennis Hall	70-8 Kirkland St	497-5909		6/5
19. J. Esencourt	16A Francis Ave			6/5
20. Elizabeth Plie	15 Kirkland Road	864-6539	✓	6/5

2 people)

PETITION

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<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check Property Owner</u>	<u>DATE</u>
1. Peter D. Kinder	7 Dana St.	547-3236	✓	28.V.
2. Amy Kinder	7 Dana St.	547-3236	✓	6/22/82
3. Amy Lee Holt	5 Dana St.	547-3062	✓	6/3/82
4. Charles C. Colt	5 Dana St.	547-3062	✓	6/3/82
5. Tim Brook	13A Ware St.	876-1518		6/10
6. Meg Taylor	13A Ware St.	876-1518		6/10
7. H. Douglas Sand	413 BROADWAY	492-4823		5/10
8. Peter Trabantz	2 Dana St.	491-4137		6/10
Leader Andrew Kinder	328 Harvard	661-7242		6/11
10. Gilbert Lof	9 Dana St	491-3867		6/11
11. Janice Epstein	9 Dana St	547-6554		6/10
12. Joan Hu nice	7 Dana	491 4137	✓	
13. Kurt A. Ehrenberg	3 Dana Place	492-7730		6/10
14. H. P. Anderson	65 Dana	864-5651		6/10
15. Jack Muller	9 Dana	497-7309		
16. Bob Young	9 Dana	661-7862		6/10
17. Nathaniel C. Burwash	10 Dana St-Apt 204	547-1514		6/10
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Trabowitz  
Leader

PETITION

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<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check Property Owner</u>	<u>DATE</u>
1. Edward BT Arel	42 Dana St.	491-3912	✓	6/12
2. Patricia Towers-Lesch	42 Dana	491-3912	✓	6/12
3. Micki Ehrenzard	2 Ellery Sq.	661-1640	✓	6/15
4. Robin Richman	3 Ellery Sq	661-5814	no	6/15
5. Ben [unclear]	3 Ellery Sq	5000	no	6/15
6. Fred Raphael	40 Dana St.	354-1741	✓	6/15
7. Jane J. Dwyer	38 Dana St	491-8499		6/15
8. Richard White	29 Dana St	354-2399		6-15
9. Jon Warr (Tirareg)	28 Dana St.	492-0627	✓	6/15
10. Kenneth Briggs	5 Dana Place	491-8532	✓	6/15
11. Susan J. Dwyer	22 Dana St. <small>Corner Harvard</small>	547-2532		6/15
12. Charles W. Spracy	4 Highland Pl.	354-1422		6/16
13. Jane J. Dwyer	4 Highland Park	354-1422	✓	6/16/82
14. Robert Johns	82 E Ellery Cambridge		✓	6/16/82
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PETITION

June 7<sup>th</sup>  
City Hall  
at 5:30

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<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check Property Owner</u>	<u>DATE</u>
1. Victoria G. Alexander	12 Colman Ave. Brookline	277-5593	✓ (3 Ellery Sq Cambridge)	5/23
2. Fay Sherman	18 Ellery Sq. Cambridge	354-3210	✓	5/24
3. Virginia Hutchison	4 Ellery Sq.	492-7953	✓	5/24
4. Margaret Conner	8 Ellery Sq.	491-6211	✓	5/30
5. Elaine Willette	13 Ellery Sq.	491-4490	✓	5/30
6. Harold Muel	12 Ellery Sq.	876-1758	✓	5 June
7. Duane [unclear]	7 Ellery Sq Cambridge	354-6208	✓	5/26
8. Duane Conner	17 Ellery Sq.	354-7283	✓	6/6
9. Mikki Chensfeld	2 Ellery Sq.	661-1640	✓	6/6
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June 14

PETITION

To the Honorable, the City Council:

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	<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check</u> <u>Property</u> <u>Owner</u>	<u>DATE</u>
1.	<del>Shirley M. [unclear]</del>	10 CLINTON ST.	492-6324	✓	5/30/82
2.	Keiko Kanda	10 Clinton St	"	✓	"
3.	Robert B. [unclear]	27 Clinton St	868-9402	✓	"
4.	Helen J. Baughman	"	"	"	"
5.	Eric W. [unclear]	12 Clinton St.	868-2766	✓	4/6/82
6.	Elizabeth [unclear]	12 Clinton St	868-7666	✓	6/6/82
7.	Stacy [unclear]	19 Clinton St	354-4724		15 Jun 82
8.	HEATHER ECOLE	19 CLINTON ST.	354-4724		15 JUN 82
9.	Ronald P. [unclear]	26 Clinton St	597-7819		16 Jun 82
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PETITION

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Check  Property Owner DATE

<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Property Owner</u>	<u>DATE</u>
1. <u>John P. Pichardo</u>	<u>144 Hancock St Camb.</u>	<u>547-7446</u>	<input checked="" type="checkbox"/>	
2. <u>Charlotte M. Robinson</u>	<u>50 Trowbridge St, Camb.</u>	<u>354-0220</u>		<u>6/17</u>
3. <u>Jack Altst. (Alstein)</u>	<u>130 Hancock St Camb.</u>	<u>864-6379</u>	<input checked="" type="checkbox"/>	
4. <u>Nan K. Lynd</u>	<u>156 Hancock St "</u>	<u>864-6379</u>	<input checked="" type="checkbox"/>	
5. <u>Neil W. Duff</u>	<u>160 Hancock St.</u>	<u>661-0561</u>		
6. <u>John E. Bunswick</u>	<u>2 Hancock St PK</u>	<u>874-3615</u>	<input checked="" type="checkbox"/>	
7. <u>Laura D. Waller</u>	<u>3 Hancock PK #2</u>	<u>661-9624</u>		
8. <u>Frederick M. Pagan</u>	<u>341 HARVARD ST.</u>	<u>547-0988</u>		<u>6/19/68</u>
9. <u>Cheryl D. Miller</u>	<u>343 Harvard St</u>	<u>354-1303</u>		
10. <u>Michael Hosh</u>	<u>337 Harvard St.</u>	<u>491-2253</u>		<u>6/19/68</u>
11. <u>Herald Simon</u>	<u>336 HARVARD ST.</u>	<u>492-0499</u>		<u>6/19/68</u>
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	Name	Address	Phone	Property Owned	Date
19.	Michael Gold	306 Harvard St.	492-6746	✓	6-16-82
20	Star Dymphis	305 Harvard	547-3826		6-16-82
21	Louise White	148 Hancock St.	868-4945		6-16-82
22	Pequillo Kark	148-A Hancock St.	492-3202		6-16-82
23	Anne Whittin	335 Harvard St	492-3775	✓	6-16-82
24	Jack Reynolds	335 Harvard St	492-3775	✓	6-16-82
25	Thomas Poney	335A Harvard St	547-6409		6-16-82
26	Catherine Conroy	335A Harvard St.	" "		6-16-82
27	Margaret W. Rothberg	(335 Harvard St #3	492-0916	✓	6/16/82
28	Neil D. Isaacs	335 Harvard St.	497-5221	✓	6/16/82
29	Larry Cistekar	328 "	661-7242		6/16/82
30.	Jerry Leader	328 "	661-7242		6/16/82
31.	Anne Crawford	24 Dana Street	492-4861	✓	6/16/82

PETITION

Please Come  
June 21 7PM  
City Hall

To the Honorable, the City Council:

We the following residents of Mid Cambridge petition the City Council to pass the Amendment Establishing the Mid Cambridge Neighborhood Conservation District Commission under Cambridge City Ordinance 953.

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Name	Address	Telephone	Check <input type="checkbox"/> Property Owner	DATE
1. Marion C Foster	357 HARVARD ST.	876-9585	<input checked="" type="checkbox"/>	6/14/82
2. Thomas Duclot	352 Harvard St.	868-0278	<input checked="" type="checkbox"/>	6/14/82
3. Christine Triffin	352 Harvard St.	876-4831	<input checked="" type="checkbox"/>	"
4. R. Roger	340 Harvard St.	492-1227		6/14/82
5. Laura Schwartz	340 Harvard St.	354-5528		6/15/82
6. Muntz Kim	340 Harvard St.	497-7832	no	6/15/82
7. Robert F. Poterino	340 HARVARD ST	497-1384	no	6/15/82
8. Sarah H	336 Harvard St.	491-4833	<input checked="" type="checkbox"/>	6/15/82
9. Jim Don Heaker	328 Harvard St	864-0276	<input checked="" type="checkbox"/>	6/14/82
10. Judy Amiga	328 Harvard St.	864-1918	<input checked="" type="checkbox"/>	6/14/82
11. Jim Finley	379 Harvard St	864-0276	<input checked="" type="checkbox"/>	6/14/82
12. John F. Polenta	326 Harvard St	491-4947	<input checked="" type="checkbox"/>	
13. Frederick J. Polenta	326 Harvard St	" "	" "	" "
14. Mini Ann Polenta	335A Harvard St.	492-4449		
15. Benjamin Cohen	324B Harvard St	492-5350	<input checked="" type="checkbox"/>	6/16/82
16. Sally B. Buck	322 Harvard St.	876-7635	<input checked="" type="checkbox"/>	6/16/82
17. Joel Sallio	320 Harvard St	492-2034	-	6/17/82
18. Judy B. Obbin	314 Harvard St	354-1920	<input checked="" type="checkbox"/>	6/17/82

PETITION

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	<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check</u> <u>Property</u> <u>Owner</u>	<u>DATE</u>
1.	Robert J. Drully	287 Harvard St	49 864-6164	yes	
2.	Steven A. Kress	287 Harvard St	#51 661-7956	yes	
3.	J.P. Tetlow	12 LEE STREET	661-0950	NO	
4.	[Signature]	287 Harvard St	354-4651	yes	
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Tell Everyone: Come June 21 7PM City Hall

PETITION

*John*  
*Peggy Thomas 330 P.M.*

Please return this  
 Petition to me by  
 June 20 5PM -  
 419  
 Broadway

To the Honorable, the City Council:

We the following residents of Mid Cambridge petition the City Council to pass the Amendment Establishing the Mid Cambridge Neighborhood Conservation District Commission under Cambridge City Ordinance 953.

Thank

We understand that the primary purpose of the neighborhood conservation district is to provide a means by which the residents and property owners of Mid Cambridge, together with the City government, can influence the nature of change in the physical character of the neighborhood. This sets up a Neighborhood Conservation Commission that would be able to review many architectural changes proposed on buildings in Mid-Cambridge, with power to grant or deny permission to make such changes.

Name	Address	Telephone	Check <input type="checkbox"/> Property Owner <input type="checkbox"/> DAT <input type="checkbox"/>
1. <i>Rayon Fuller</i>	<i>106 Sumner Road Brookline</i>	<i>566-4746</i>	<i>Owner - <input checked="" type="checkbox"/> 1667 Cambridge St. 6/20</i>
2. <i>Richard [unclear]</i>	<i>1663 Cambridge St Cambridge</i>	<i>864-1914</i>	
3. <i>John Emmett Fayen</i>	<i>1149 <del>Cambridge</del> Mass Ave</i>	<i>661-9568</i>	
4. <i>Maryann Thomas</i>	<i>1163 Camb. St</i>	<i>864-1914</i>	
5. <i>Daniel C. Fayen</i>	<i>8 Plympton St</i>	<i>661-9560</i>	
6. <i>John D. [unclear]</i>	<i>1663 Camb. St</i>	<i>864-1914</i>	
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PETITION

June 21. 7:00

To the Honorable, the City Council:

Return  
to 419 B'way  
June 20

We the following residents of Mid Cambridge petition the City Council to pass the Amendment Establishing the Mid Cambridge Neighborhood Conservation District Commission under Cambridge City Ordinance 953.

We understand that the primary purpose of the neighborhood conservation district is to provide a means by which the residents and property owners of Mid Cambridge, together with the City government, can influence the nature of change in the physical character of the neighborhood. This sets up a Neighborhood Conservation Commission that would be able to review many architectural changes proposed on buildings in Mid-Cambridge, with power to grant or deny permission to make such changes.

<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check</u> <u>Property</u> <u>Owner</u>	<u>DATE</u>
1. Stella Babalas	1 Highland Pl. Camb.	868-0543	✓	
2. Margaret White	2 Highland Pl. Camb	876-529		
3. James P. Dolley	40 Highland Ave.	876-2395		
4. Thomas J. Joffe	43 Highlands Ave	547-1109		
5. Ellen Weiner (daughter)	29 Maple Ave <small>Skotneck</small>			
6. Celvira C. Paula	56 Highland Ave Camb.	547-0628	✓	
7. David P. Martin	3 Highland Pl.	354-7990	✓	
8. George S. Paula	56 Highland Ave.	547-0628	✓	
9. Charles K. Babalas	1 Highland Pl	868-0543	✓	
10. Blanche E. Wetmore	8 Greenough Ave.	354-0275	✓	
11. Ann Monagle	17 Greenough Ave	354-1110	✓	
12. Hugh Monagle	17 Greenough Ave Camb	354-7110	✓	
13. Charles F. Sprague	13 Greenough Ave. Camb		✓	
14. Fred Brittan	31 Highland Ave. Camb.	864-9880		
15. John O'Haverly	19 Ellsworth Ave Camb	547-9519	✓	
16. Elmer L. Haverly	19 Ellsworth Ave	" "	✓	
17. Edward Haverly	19 Ellsworth Ave	" "		
18. Marge Haverly	19 Ellsworth Ave	547-9519		

June 21, 7 P.M.

PETITION

To the Honorable, the City Council:

We the following residents of Mid Cambridge petition the City Council to pass the Amendment Establishing the Mid Cambridge Neighborhood Conservation District Commission under Cambridge City Ordinance 953.

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Check Property Owner

Name	Address	Telephone	Owner	DATE
1. Helen T. Mahler	22 Fayette St Camb	876-1533	<input checked="" type="checkbox"/>	6/16/82
2. Geo L. Schepellite	22 Fayette St Camb	864-0666		
3. Mary C. Schepellite	22 Fayette St Camb	864-0606		6/16/82
4. Irene Fegan	22 Fayette St	876-3541		6/16/82
5. Edward Fegan	22 Fayette St	876-3541		6-16-82
6. Walter H. Roach	75 Fayette St Camb			3/5
7. John J. Constantine	23 Sunnyside Camb	547-8079		1/17
8. Ellis G. Shee	41 Highland Ave Camb	354-6586	<input checked="" type="checkbox"/>	6-17-82
9. Jeremiah J. Shea	81 Highland Ave Camb	354-6586		
10. Catherine Brennan	48 Highland Ave Camb	876-0312		
11. Margaret M. Mahler	50 Highland Ave	547-8356	<input checked="" type="checkbox"/>	9/19
12. Max J. Hooker	50 Highland Ave	354-3211		
13. Robert J. Hooker	50 Highland Ave			
14. Jacquelyn A. Hooker	50 Highland Ave	354-3211		
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PETITION

June 21  
7:00 City Hall  
2nd Floor

To the Honorable, the City Council:

We the following residents of Mid Cambridge petition the City Council to pass the Amendment Establishing the Mid Cambridge Neighborhood Conservation District Commission under Cambridge City Ordinance 953.

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	<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check</u> <u>Property</u> <u>Owner</u>	<u>DATE</u>
1.	SAF Lamuel	100 Trowbridge	354-2892	V	6/19/82
2.	Joe King	100 Trowbridge St	354-2892	V	6/19/82
3.	Joseph Dossman	96 Trowbridge St	876-7638	V	6/19/82
4.	Mary Dossman	96 Trowbridge St	876-7638	V	6/19/82
5.	Ed Mint	95 Trowbridge St	661-8816		6/19/82
6.	Nancy B Frick	85 Trowbridge St	492-1735	V	6/19/82
7.	STEPHEN PEMBERTON	85 TROWBRIDGE ST	354-1198		6/19/82
8.	Kundo A. MILLET	85 Trowbridge St	492-2355	V	6/19/82
9.	Marie Wright	106 Trowbridge	492-6470		6-19-82
10.	Masha Plerson	104 Trowbridge	864-6540		6/19/82
11.	Carol Plerson	105 Trowbridge	497-1608		6/19/82
12.	Helen O. Plerson	100 Trowbridge	492-0935		6/20/82
13.	William R. Plerson	4 Elmer St	492-7953	V	6/20/82
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Check  Property  
Owner

<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Owner</u>	<u>DATE</u>
1. Harrison and Cynthia White	62 Dana	547-7007	<input checked="" type="checkbox"/>	5/25/82
2. Eleanor B. Brinley	61 Dana St.	876-6544	<input type="checkbox"/>	6/1/82
3. Constance R. Ritsch	48 Dana St.	359-5937	<input checked="" type="checkbox"/>	6/1/82
4. M. Hill	48 Dana St.	359-5937	<input type="checkbox"/>	6/1/82
5. Joan Anderson	64 Dana St.	868-2294	<input type="checkbox"/>	6/1/82
6. Bob L. Lerner	1588 Cambridge St.	354-4752	<input type="checkbox"/>	6/1/82
7. Berni Lisserson	65 C Dana St.	876-6995	<input type="checkbox"/>	6/1/82
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Check  Property Owner

<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Owner</u>	<u>DATE</u>
1. <u>Elliott Libman</u>	<u>20 Highland Ave</u>	<u>358-2056</u>		<u>6/5/82</u>
2. <u>Andrew M. Little</u>	<u>1699 Cambridge St</u>	<u>497-0792</u>		<u>6/19/82</u>
3. <u>Glen Andrew</u>	<u>46 Irving St.</u>	<u>876-8161</u>	<input checked="" type="checkbox"/>	<u>6/19/82</u>
4. <u>Clark Andrew</u>	<u>46 Irving St.</u>	<u>876-8161</u>	<input checked="" type="checkbox"/>	<u>6/19/82</u>
5. <u>Kenneth L. Anderson</u>	<u>49 Irving St.</u>	<u>547-2534</u>	<input checked="" type="checkbox"/>	<u>6/19/82</u>
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<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check/ Property Owner</u>	<u>DATE</u>
1. <u>Veleshtles</u>	<u>14 Trowbridge</u>	<u>8684993</u>		<u>6/14</u>
2. <u>Gene B. Andrew</u>	<u>45 Rowland St</u>	<u>491-6289</u>	<input checked="" type="checkbox"/>	<u>16 Jun 82</u>
3. <u>George S. Sawyer</u>	<u>7 Row St</u>	<u>876-5555</u>	<input checked="" type="checkbox"/>	
4. <u>Stuart Corliss</u>	<u>42 Trowbridge</u>	<u>491-2990</u>		
5. <u>Lee Luckman</u>	<u>21 Elmer St</u>	<u>876-2565</u>		
6. <u>Sandra Stewart</u>	<u>10 Trowbridge St</u>	<u>876 0644</u>	<input checked="" type="checkbox"/>	
7. <u>Wallace Stewart</u>	<u>10 Trowbridge St</u>	<u>876 0644</u>	<input checked="" type="checkbox"/>	
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Name	Address	Telephone	Check <input type="checkbox"/> Property Owner	DATE
1. Phyllis Brethott	47A Dana St.	491-7208	<input checked="" type="checkbox"/>	6/25
2. Charlotte Harris	345 Harvard St	876-7586		5/25
3. Marcia Stone	20 Lee St	864-6247		5/25
4. Peter Skiffel	20 Lee St.	864-3447	<input checked="" type="checkbox"/>	5/25
5. <sup>LIPKIN</sup> Rene Lipkin	16 Chatham St	876-6498		5/25
6. Philip Lipkin	16 Chatham St.	876-6498		5/25
7. Leada Velgouse	2 Clever St.	547-4143		5/25
8. <sup>LIPKIN</sup> Arthur Lipkin	16 CHATHAM ST.	547-2197	<input checked="" type="checkbox"/>	5/25
9. Deirdre Morris	57 Highland Ave.	864-5279	<input checked="" type="checkbox"/>	5/25
10. David Brown	47A Dana St.	661-2591		5/31
11. Deborah Daw	47A Dana St.	492-6102		5/31
12. Leesa Daw	47 A Dana St.	"		"
13. Julia Kano	47 Dana St	876-4854		"
14. <sup>DAVIS</sup> Phillip Dzeisendans	42 Maple Ave	868-9143		5/1
15. <sup>DAVIS</sup> Mack Dzeisendans	42 Maple Ave	"		"
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PETITION.

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<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check</u> <u>Property</u> <u>Owner</u>	<u>DATE</u>
1. Jane B. Metzger	90 Antium		✓	6/19/82
2. Wm. McCormick	106 Antium	864 3185		6/20/82
3. Bob Richards	76 Antium St	864-2429	✓	6/20/82
4. Marie Walsh	84 Antium St	354-4898	✓	6/20/82
5. John Tagiuri	83 Antium St.	497-0782	✓	6/20/82
6. Jeffrey J. Howell	83 Antium	497-0782	✓	6/20/82
7. Elizabeth Piper	84 Antium St	497-0654		
8. Jane Richards	76 Antium	864-2429	✓	
9. Connie May	109 Antium	491-0995	✓	6/20/82
10. Jeff May	"	"	✓	"
11. Dorothy Roberts	36 Antium	354-1238	✓	
12. Maria Sampier MD	42 Antium	876 4297	✓	
13. Gary R. Metzger	90 Antium St.	491 0647	✓	6/20/82
14. Philip W. Keith	92 Antium St	492 7545		8/20/82
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PETITION

Please return <sup>signed</sup> this petition <sup>Sun eve</sup> June 30  
to 419 Broadway

To the Honorable, the City Council:

We the following residents of Mid Cambridge petition the City Council to pass the Amendment Establishing the Mid Cambridge Neighborhood Conservation District Commission under Cambridge City Ordinance 953.

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	<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check</u> <u>Property</u> <u>Owner</u>	<u>DATE</u>
1.	Linda V. Costa	30 Fayette St.	491-6286	✓	
2.	Leo Schipellite	25 Fayette St.		✓	
3.	John R. Pitkin	18 Fayette St.	492-4035	✓	
4.	Anna Costa	31 Fayette St.	Comb		
5.	Mary Evangelista	28 Fayette St.	354-2814	✓	
6.	Janet Hartung	32 Fayette St.	864-3931		
7.	Leonard Solomon	32 Fayette St.	" "		
8.	Helina Pitkin	18 Fayette St.	492-4035	✓	
9.	Allan Bob Isbitz	18 FAYETTE ST.	868-5378	✓	
10.	Sara May Berman	23 Fayette St.	868-7416	✓	
11.	Lawrence J. Berman	23 Fayette St.	868-7416	✓	
12.	Jonathan Berman	23 FAYETTE ST.	868-7416		
13.	James Kennedy	16 Fayette St.	354-7717	✓	
14.	Joanne L. Sammons	18 Fayette St.	868-5378		
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PETITION

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	<u>Name</u>	<u>Address</u>	<u>Telephone</u>	<u>Check</u> <u>Property</u> <u>Owner</u>	<u>DATE</u>
1.	Richard C. Bell	10 Bigelow Street	354-2070	✓	6/15/82
2.	Daniel Filer	25 Bigelow St	412-5729	✓	6/16/82
3.	Francis Fox Spink	17 Bigelow street	864-9298	✓	6/16/82
4.	<del>Robert</del> Alan	25 Bigelow Street	491-6775	✓	6/16/82
5.	John F. Denning	24 Bigelow St.	492-0573		6/17/82
6.	John F. Finnan	32A Bigelow St	354-7818	✓	6/17/82
7.	JOHN THOMAS	34 Bigelow St.	547-5744	✓	"
8.	Walter B. Higgins	34 Bigelow St	661-1838	✓	"
9.	Victoria L. Vini	36 Bigelow St.	491-7431	✓	6/17/82
10.	Kay L. Lee	18 Bigelow St.	876-7958	✓	6/18/82
11.	Prudence J. Schmidt	15 Bigelow St			6/18/82
12.	Richard Spink	10 Bigelow St	354-2070	✓	6/18/82
13.	Kathleen M. Phil	10 Bigelow St	354-1445		6/18/82
14.	Stephen H. Belgarner	10 Bigelow St.	491-1678		6/18/82
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Calendar #14  
City of Cambridge

MASSACHUSETTS

In City Council June 14 1982

Motion of Councillor David Sullivan to  
Pass to a Second Reading the Proposed  
Zoning Amendment by Toubenowitz et al

	YEA	NAY	ABSENT	PRESENT
Mr. Daniel J. Clinton		✓		
Mr. Thomas W. Danehy	✓			
Mr. Francis H. Duehay	✓			
Ms. Sandra Graham	✓			
Mr. Leonard J. Russell	✓			
Mr. David E. Sullivan	✓			
Mr. Walter J. Sullivan		✓		
Mr. Wylie	✓			
Mayor Vellucci	✓			
	7	2	0	0

*[Handwritten signatures]*

Passed to a second reading



# City of Cambridge

In the Year One Thousand, Nine Hundred Eighty-Two

## AN ORDINANCE

In amendment to an ordinance entitled "The Zoning Ordinances of the City of Cambridge".

*Be it ordained by the City Council of the City of Cambridge as follows:*

The Zoning Map accompanying ordinance passed to be ordained September 26, 1977 entitled "The Zoning Ordinances of the City of Cambridge" is hereby amended by changing district designations for the following areas:

- 1.0 Rezone to Residence C-1 that area presently zoned Office 3 which is circumscribed by a line beginning at a point, said point being the intersection of the midline of Hancock Street with the projection of the southwest sideline of lot #92 on assessors plat #116;
- 1.1 Then proceeding in a northwesterly direction along the projection and southwest sideline of lot #92 on assessors plat #116 approximately 116 feet to the northwest sideline of said lot;
- 1.2 Then turning and proceeding in a northeasterly direction along the northwest sideline of lot #92 on assessors plat #116 approximately 54 feet to the existing district boundary between the Office 3 and Residence C-1 districts, the said boundary being more or less a line parallel to and 175 feet northeast of the northeast streetline of Massachusetts Avenue;
- 1.3 Then turning and proceeding in a southeasterly direction along the Office 3/Residence C-1 boundary a distance of approximately 840 feet to the southeast sideline of lot #2 on assessors plat #118;
- 1.4 Then turning and proceeding in a southwesterly direction along the southeast sideline of lot #2 on assessors plat #118 approximately 73 feet to the southwest sideline of said lot;
- 1.5 Then turning and proceeding in a northwesterly direction along the southwest sideline of lot #2 on assessors plat #118 and the projection thereof approximately 116 feet to the midline of Clinton Street;
- 1.6 Then turning and proceeding in a northeasterly direction along the midline of Clinton Street approximately seven feet to the projection of the southwest lotline of lot #55 on assessors plat #117;

- 2
- 1.7 Then turning and proceeding in a northwesterly direction along the projection and southwest sideline of lot #55 on assessors plat #117 approximately 119 feet to the southeast sideline of lot #29 on assessors plat #117;
  - 1.8 Then turning and proceeding in a northeasterly direction along the southeast sideline of lot #29 on assessors plat #117 approximately 20 feet to the northeast sideline of said lot;
  - 1.9 Then turning and proceeding in a northwesterly direction along the northeast sideline of lot #29 on assessors plat #117, along the northeast sideline of lots #64, 65, and 23 on assessors plat #117, and along a line connecting the said two lines being more or less the projection of both of them across Lee Street, approximately 279 feet to the southeast sideline of lot #25 on assessors plat #117;
  - 1.10 Then turning and proceeding in a southwesterly direction along the southeastern sideline of lot #25 on assessors plat #117 approximately 31 feet to the southwestern sideline of said lot;
  - 1.11 Then turning and proceeding in a northwesterly direction along the southwest sideline of lot #25 on assessors plat #117 and the projection thereof approximately 55 feet to the midline of Arnold Circle;
  - 1.12 Then turning and proceeding in a northeasterly direction along the midline of Arnold Circle approximately six feet to the projection of the northeast sideline of lot #28 on assessors #117;
  - 1.13 Then turning and proceeding in a northwesterly direction along the projection and northeast sideline of lot #28 on assessors plat #117 approximately 50 feet to the southeast sideline of lot #1 on assessors plat #117;
  - 1.14 Then turning and proceeding in a northeasterly direction along the southeast sideline of lot #1 on assessors plat #117 approximately 22 feet to the northeast sideline of said lot #1;
  - 1.15 Then turning and proceeding in a northwesterly direction along the northeast sideline of lot #1 on assessors plat #117 and the projection thereof approximately 67 feet to the midline of Hancock Street;

- 1.16 Then turning and proceeding in a northeasterly direction along the midline of Hancock Street approximately 14 feet to the projection of the southwest sideline of lot #92 on assessors plat #116, the intersection of said lines being the point of origin.
- 1.00 Said area includes all or part of the following parcels of land:
  - 1.01 Premises shown on assessors plat #116:  
Number 85 Hancock Street, including part of lot numbered 92;
  - 1.02 Premises shown on assessors plat #117:  
Numbers 82 and 88 Hancock Street, all numbers Arnold Circle, numbers 5, 11, 12 and 14 Lee Street and number 3 Clinton Street, including all or parts of lots numbered 68, 69, 27, 26, 25, 58, 59, 30, 31 and 55;
  - 1.03 Premises shown on assessors plat #118:  
Number 2 Clinton Street, including part of lot numbered 2.
- 2.0 Rezone to Residence C-1 that area presently zoned Office 1 which is circumscribed by a line beginning at a point, said point being the intersection of the midline of Inman Street and the extension of the southwest sideline of lot #64 on assessors plat #118;
  - 2.1 Then proceeding in a northwesterly direction along a line consisting of the projection and southwest sideline of lot 64, 35, and 25 on assessors plat #118, and of a line connecting said sidelines and being a projection, more or less, of them across Bigelow Street, approximately 378 feet, to the northwest sideline of said lot 25;
  - 2.2 Then turning and proceeding in a northeasterly direction along the northwest sideline of lot 25 on assessors plat #118, approximately 35 feet to the existing district boundary between the office 1 and the residence C-1 districts, being more or less the projection of the midline of Bishop Richard Allen Drive;
  - 2.3 Then turning and proceeding in a southeasterly direction along the Office 1/Residence C-1 boundary approximately 380 feet to the midline of Inman Street;
  - 2.4 Then turning and proceeding in a southwesterly direction along the midline of Inman Street approximately 14 feet to the projection of

the southwest sideline of lot #64 on assessors plat #118, the intersection of said lines being the point of origin.

- 2.00 Said area includes all or part of the following parcels of land shown on assessors plat #118: Numbers 8 and 13 Bigelow Street and number 15 Inman Street, including all or parts of lots numbered 25, 35 and 64.
- 3.0 Rezone to Residence C-2 that area presently zoned Office 3 which is circumscribed a line beginning at a point, said point being the intersection of Massachusetts Avenue and Hancock Street;
- 3.1 Then proceeding in a northeasterly direction along the centerline of Hancock Street approximately 132 feet to the projection of the northeast sideline of lot #1 on assessors plat #117;
- 3.2 Then turning and proceeding in a southeasterly direction along the projection and northeast sideline of lot #1 on assessors plat #117 and the projection thereof approximately 67 feet to the southeast sideline of said lot #1;
- 3.3 Then turning and proceeding in a southwesterly direction along the southeast sideline of lot #1 on assessors plat #117 approximately 22 feet to the northeast sideline of lot #28 on assessors plat #117;
- 3.4 Then turning and proceeding in a southeasterly direction along the northeast sideline of lot #28 on assessors plat #117 and the projection thereof approximately 50 feet to the midline of Arnold Circle;
- 3.5 Then turning and proceeding in a southwesterly direction along the midline of Arnold Circle approximately 6 feet to the projection of the southwest sideline of lot #25 on assessors plat #117;
- 3.6 Then turning and proceeding along the projection and southwest sideline of lot #25 on assessors plat #117 approximately 55 feet to the southeast sideline of the said lot;
- 3.7 Then turning and proceeding in a northeasterly direction along the southeast sideline of lot #25 on assessors plat #117 approximately 31 feet to the northeast sideline of lot 23 on assessors plat #117;
- 3.8 Then turning and proceeding in a southeasterly direction along the northeast sideline of lots 23, 65 and 64 on assessors plat #117, along the northeast sideline of lot #29 on assessors plat #117, and along a line connecting the said two lines being more or less the

projection of both of them across Lee Street, approximately <sup>360</sup> feet to the southeast sideline of lot #29 on assessors plat #117;

- 3.9 Then turning and proceeding in a southwesterly direction along the southeast sideline of lot #29 on assessors plat #117 approximately 20 feet to the southwest sideline of lot #57 on assessors plat #117;
- 3.10 Then turning and proceeding in a southeasterly direction along the southwest sideline of lot #57 on assessors plat #117 approximately 69 feet to the southeast sideline of said lot;
- 3.11 Then turning and proceeding in a southwesterly direction along the southeast sideline of lot #57 and the projection thereof approximately 132 feet to the midline of Massachusetts Avenue;
- 3.12 Then turning and proceeding in a northwesterly direction along the midline of Massachusetts Avenue approximately 529 feet to the midline of Hancock Street, the intersection of the two lines being the point of origin.
- 3.00 Said area includes all or parts of the following parcels of land shown on assessors plat #117: Number 74 Hancock Street and all odd numbers, 863 through 907 Massachusetts Avenue, including all or parts of lots numbered 1, 28, 24, 23, 65, 64, 29 and 57.
- 4.0 Rezone to Office 2A that area presently zoned Office 3 which is circumscribed by a line beginning at a point, said point being the intersection of the midlines of Inman Street and Massachusetts Avenue;
- 4.1 Then proceeding in a northwesterly direction along the midline of Massachusetts Avenue approximately 536 feet to the projection of the northwest sideline of lot #56 on assessors plat #117;
- 4.2 Then turning and proceeding in a northeasterly direction along the projection and northwest sideline of lot #56 on assessors plat #117 approximately 132 feet to the northeast sideline of said lot;

- 4.3 Then turning and proceeding in a southeasterly direction along the northeast sideline of lot #56 on assessors plat #117 and the projection thereof approximately 66 feet to the midline of Clinton Street;
- 4.4 Then turning and proceeding along the midline of Clinton Street in a southwesterly direction approximately seven feet to the projection of the southwest sideline of lot #2 on assessors plat #118;
- 4.5 Then turning and proceeding in a southeasterly direction along the projection and southwest sideline of lot #2 on assessors plat #118 approximately 116 feet to the northwest sideline of lot #29 on assessors plat #118;
- 4.6 Then turning and proceeding in a northeasterly direction along the northwest sideline of lot #29 on assessors plat #118 approximately 29 feet to the northeast sideline of said lot;
- 4.7 Then turning and proceeding in a southeasterly direction along the northeast sideline of lot #29 on assessors plat #118 and the projection thereof approximately 119 feet to the midline of Bigelow Street;
- 4.8 Then turning and proceeding in a northeasterly direction along the midline of Bigelow Street approximately 93 feet to the projection of the northeast sideline of lot #33 on assessors plat #118;
- 4.9 Then turning and proceeding in a southeasterly direction along the northeast sideline of lot #33 on assessors plat 118 approximately 253 feet to the midline of Inman Street;
- 4.10 Then turning and proceeding in a southwesterly direction along the midline of Inman Street approximately 260 feet to the midline of Massachusetts Avenue, the intersection of the two lines being the point of origin.
- 4.00 Said area includes all or parts of the following parcels of land:
  - 4.01 Premises shown on assessors plat #117:  
Number 859 Massachusetts Avenue including all of lot numbered 56.
  - 4.02 Premises shown on assessors plat #118:  
All odd numbers, 795 through 847 Massachusetts Avenue and number 5 Bigelow Street including all or parts of lots numbered 1, 32, 31, 30, 29 and 33.

- 5.0 Rezone to Residence C-3 that area presently zoned Office 3 which is circumscribed by a line beginning at a point, said point being the intersection of the midlines of Inman Street and of Bishop Richard Allen Drive;
- 5.1 Then proceeding in a southeasterly direction along the midline of Bishop Richard Allen Drive approximately 363 feet to the midline of Temple Street;
- 5.2 Then turning and proceeding along the midline of Temple Street approximately 225 feet to the projection of the southwest sideline of lot 133 on assessors plat #107;
- 5.3 Then turning and proceeding along the projection and southwest sideline of lot 133 on assessors plat #107 and along the southwest sideline of lot #2 on assessors plat #107 and its projection approximately 351 feet to the midline of Inman Street;
- 5.4 Then turning and proceeding along the midline of Inman Street approximately 225 feet to the midline of Bishop Richard Allen Drive, the intersection of said lines being the point of origin.
- 5.00 Said area includes all or parts of the following parcels of land shown on assessors plat #107:  
Numbers 8 and 12 Inman Street, numbers 144, 146 and 152 Richard Allen Drive, and all odd numbers Temple Street, including all or parts of lots numbered 2, 99 and 133.
- 6.0 The total area of the zoning map changed by this petition comprises 314,576 square feet or 7.22 acres, more or less.

B. AMEND THE TEXT OF THE ZONING ORDINANCE BY MAKING THE FOLLOWING CHANGES AND ADDITIONS:

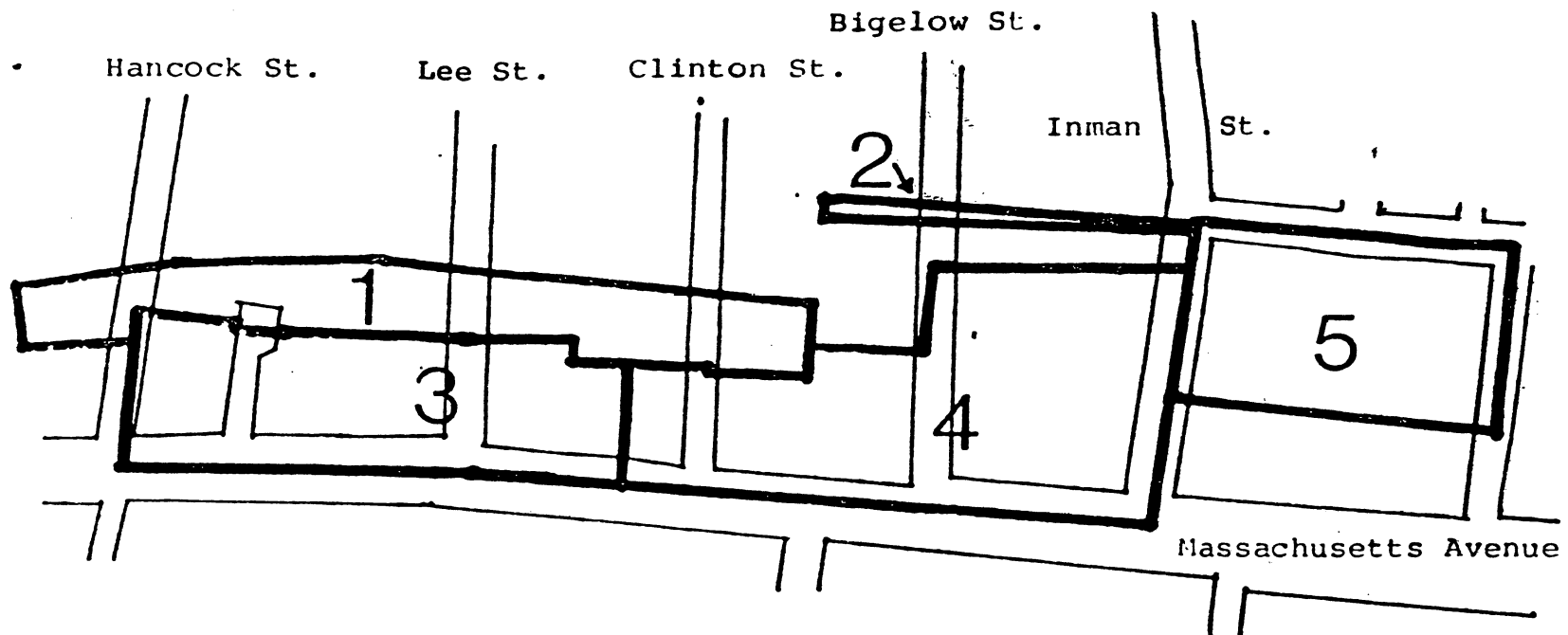
1. Amend section 3.11 by renumbering subsection 11 thereunder and following subsections respectively as 12 and following, and by inserting the following new subsection 11:
  11. Office 2A District ..... Business and professional office and multi-family dwellings
2. Amend section 4.262 by inserting "Office 2A" between "Office 1" and "Office 2".
3. In section 4.30, Table of Use Regulations, change the heading of the fifth column from "Off. 1, 2, 3, 3A" to "Off. Dist's".
4. In section 4.32, "Automobile parking lot or parking garage for private passenger cars", change "Yes" in all columns where it appears to read "SP".
5. In section 4.40, Footnotes to the Table of Use Regulations, footnote 46, amend "O-2 and IB" to read "O-2A, O-2 and IB".
6. In section 5.31.1, table 5-1, Table of Dimensional Requirements --- Residential Districts, Res. C-2, column (6), maximum height in feet, change "85" to read "55".
7. In section 5.32.1, table 5-2, Table of Dimensional Requirements --- Office Districts, insert the following new line between Office 1 and Office 2:

	(1)	(2)	(3)	(4)	Front	(5) Side	Rear	(6)	(7)
Office 2A	1.75	5000	600	50	$\frac{H+L(a)}{4}$	$\frac{H+L}{5}$	$\frac{H+L(c)}{4}$	55	15%

8. In section 6.36, Schedule of Parking and Loading Requirements, third column heading, insert "Off. 2A" between "Off. 2" and "Res. C-2".
9. In section 11.122 and section 11.123, insert "Office 2A" between "Office 1" and "Office 2".

Passed to a second reading at the City Council meeting held on June 14, 1982 and on or after June 28, 1982 the question comes on passing to be ordained.

ATTEST:- Paul E. Healy, City Clerk.



MASSACHUSETTS AVENUE REZONING

- Area 1: Office 3 to Residence C-1
- Area 2: Office 1 to Residence C-1
- Area 3: Office 3 to Residence C-2
- Area 4: Office 3 to Office 2A
- Area 5: Office 3 to Residence C-3

The Committee heard from Attorney Henry Gesmer, representing Daniel F. O'Brien Funeral Home, who submitted a letter in opposition to a petition by Joan Lorentz, et al, and stated that no future restrictions should be imposed on the commercial or office development on the north side of Mass. Ave. and was against the general proposal presented to the Committee.

In answer to Councillor David Sullivan, who asked if the two parcels you are concerned with were not affected by the changes would you continue to oppose the proposal.

Attorney Gesmer stated that he would have to take this up with his client.

The Committee heard from Kenneth Krohn, 12 Arnold Circle who recorded his opposition.

The Committee heard from Arnold Ginsburg, 727 Mass. Ave. recorded his opposition and stated that newspaper advertisements were the only notice that he received.

The Committee heard from Dr. Timothy Crane, 847 Mass. Ave., who recorded his opposition and stated that he was opposed to spot zoning and that there were five different plans for a three block area and urged that the zoning be kept as it is.

In answer to Councillor David Sullivan relative to if he would favor office zoning in his area, Dr. Crane stated that he would have to look into it.

The committee heard from Joseph Daley, 15 Lee Street, stated that he supported the position taken by the Chamber of Commerce and stated that he favored a mixed use development of the property.

The Committee heard from Steven Krohn, owner of property at 891 Mass. Ave., recorded his opposition and stated that the proposed zoning would be detrimental to his property and would decrease his property value by 75%.

The Committee heard from Wanda Schut, 76 Inman St., owner of property at 901 Mass. Ave. who recorded her opposition and declared that the proposal constituted spot zoning for seven buildings and there was no rapid changes in the neighborhood to warrant any changes.

Councillor David Sullivan inquired as to whether or not she would change her opinion if the area was changed to office.

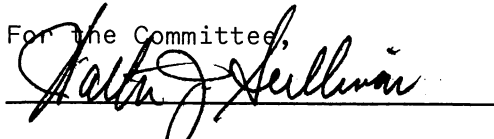
The Committee heard from Joan Lorentz who stated that the petitioners were willing to compromise in Area 3 and would like to keep the height restriction and had accepted the Planning Board's limitations in the petition.

At 7:03 p. m. Councillor David Sullivan moved that the petition be referred to the City Council without recommendations.

There being no objections the petition was referred to the City Council for their consideration.

Hearing adjourned at 7:03 at the call of the Chair.

For the Committee,



Councillor Walter J. Sullivan,  
Chairman.

20

Tasked  
Refer  
to  
NEXT  
MEETING  
June 14<sup>th</sup>

Mr. Bell also stated that Office conversion would be prohibited in the residential area between Hancock and Lee Streets; that the gas station at Lee Street and Mass. Ave. if developed should be for residence not office, that office development would continue to be developed along Mass. Ave.; that the construction of new parking facility would require city permission and public hearings; that new bars and retail stores would continue to be prohibited.

The Committee heard from Robert LaTremouille, 322 Putnam Ave., recording himself in favor of the proposed changes to bring area back to Res.C-1 and Area 3 with a Res. C-2 zoning that would limit height to 55 feet; that area 4 is predominately an office district with a proposal for an Office-2.

The Committee heard from John Hudson, 371 Harvard Street, who stated that he was neither for or against the petition; that the area required some changes and that he believed in diversity and mixed use of office, residential and commercial along Mass. Ave. He further stated that he favored a vertical zoning concept which would provide both reail and commercial use on the lower floor with residential use on the upper floors and that he would support this petition if some compromises could be worked out.

Councillor David Sullivan stated that he supported the proposal as submitted.

No other proponent appeared before the Chair at the call of the Chair and the hearing for the proponents was closed at 6:33 p. m. and the Chair called for the opponents to appear.

The Committee heard from Cora Beth Abel, 12 Lee Street, who appeared in opposition and stated that the petitioners did not represent the residents of the area; that the proposal would require larger, taller buildings and 55 feet is too high for this area; that if the height was lowered to 42 feet a FAR of 2 would be some what closer to it; that the Planning Board recommended that buildings should be built less high than the scale of the surrounding buildings. She stressed that 55 feet would allow for construction of parking garages; that the area required mixed use development- not long buildings which would not be safe for the neighborhood; that people directly concerned should have a voice in the discussion and are trying to reach a compromise on the 55 height proposal.

In answer to an inquiry by Councillor David Sullivan relative to her opposition on height and provisions for Office in Area I and 3, Ms. Abel again repeated her opposition to taller buildings.

The Committee heard from David Hughes, Executive Vice President of the Chamber of Commerce, 859 Mass. Ave. who stated his opposition to the petition at the request of the Board of Directors; that the proposal was too restrictive and equalled spot zoning; was not representative of the people effected by the zoning change and that he informed the committee that 30 owners of property effected signed a petition in opposition to the proposed changes to the City Clerk on June 3, 1982 at 4:03 p. m. by Mr. Hughes indicating that they represented more than 20% of the property owners affected by the proposed amendment on the basis that the uses are too restrictive, would slow down economic development and reduce property values in the areas under consideration.



20.

#14

# REPORT

**Committee on** Ordinance

PETITION OF JOAN LORENTZ

In City Council,

June 7, 1982

# City of Cambridge

MASSACHUSETTS

Office of the City Clerk.

Notice is hereby given that in accordance with the provisions of Chapter 40A, Section 5 of the General Laws, Tercentenary Edition and amendments thereto, that the Committee on Ordinances, comprised of the entire membership of the City Council, will hold a public hearing on Thursday, June 3, 1982 at 6:00 p. m. in the City Council Chamber, City Hall, Cambridge, Massachusetts on a petition by Joan Lorentz, et al to amend the Zoning Ordinance of the City of Cambridge by rezoning generally those lots north of Massachusetts Avenue between Hancock Street and Temple Street from Office 3 and Office 1 to Residence C-1, C-2, C-3 and a new Office 2A designation as generally outlined on the attendant map.

The new Office 2A district would have a floor area ratio limit of 1.75 feet and a height limit of 55 feet.

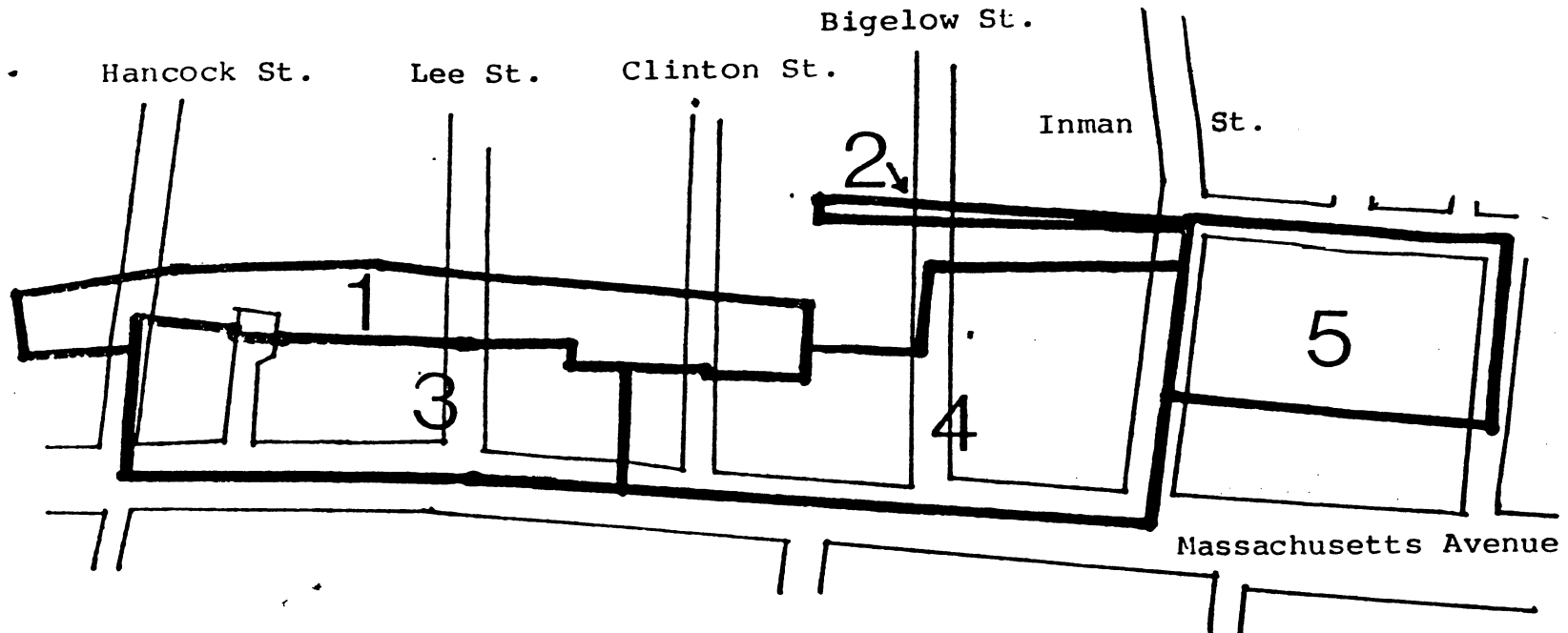
Overall this petition would limit the amount and use of office space in the aforementioned area. It would also lower existing floor area ratio and height limits. In addition, the petition would require all previously allowed as-of-right automobile parking lot or parking garage for private passenger car uses to be allowed only by special permit.

Copies of this petition are on file in the Office of the City Clerk, City Hall, Cambridge, Massachusetts.

All persons interested in this matter may appear at this time and be heard.

For the Committee,

Councillor Walter J. Sullivan,  
Chairman.



MASSACHUSETTS AVENUE REZONING

- Area 1: Office 3 to Residence C-1
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- Area 3: Office 3 to Residence C-2
- Area 4: Office 3 to Office 2A
- Area 5: Office 3 to Residence C-3

1st flr.

RECEIVED BY  
OFFICE OF CITY CLERK  
MAY 18 10 26 AM '02  
CAMBRIDGE, MASS.

PUBLIC NOTICE  
RELATIVE TO ZONING.**City of Cambridge**

MASSACHUSETTS

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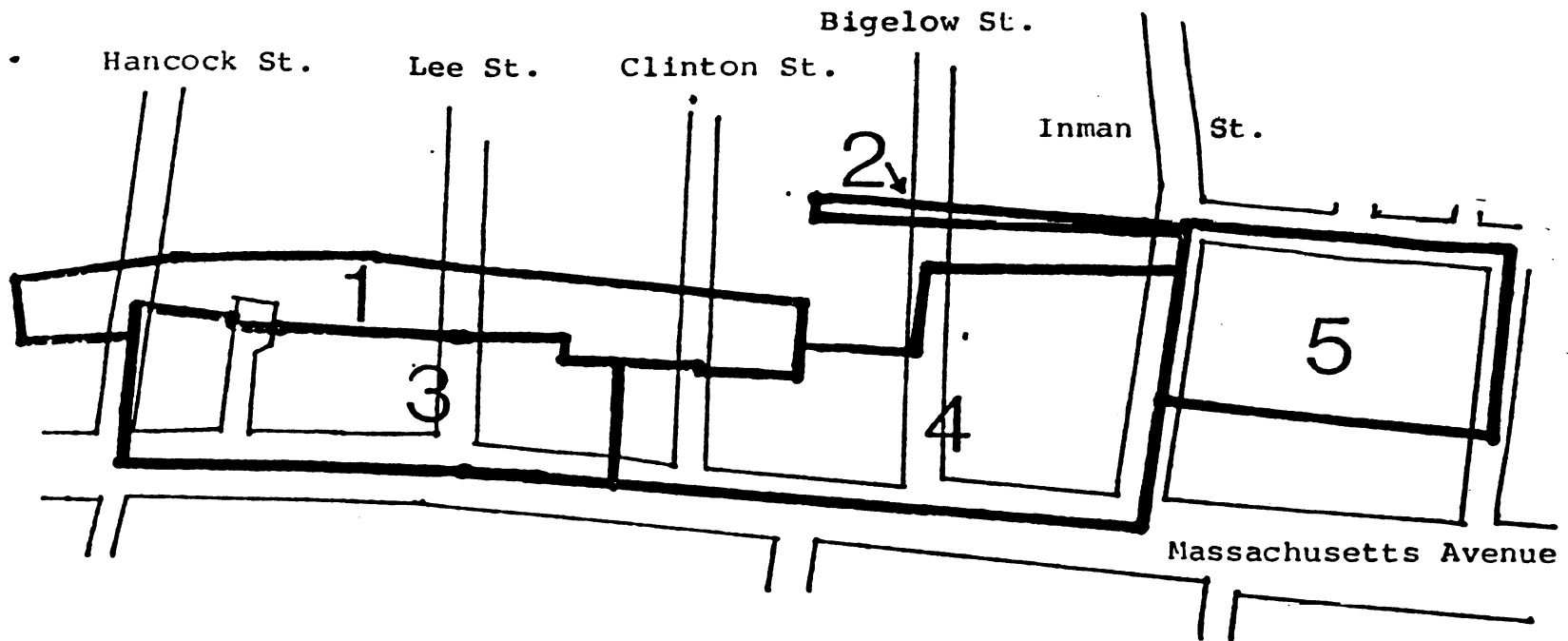
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For the Committee,

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Chairman.



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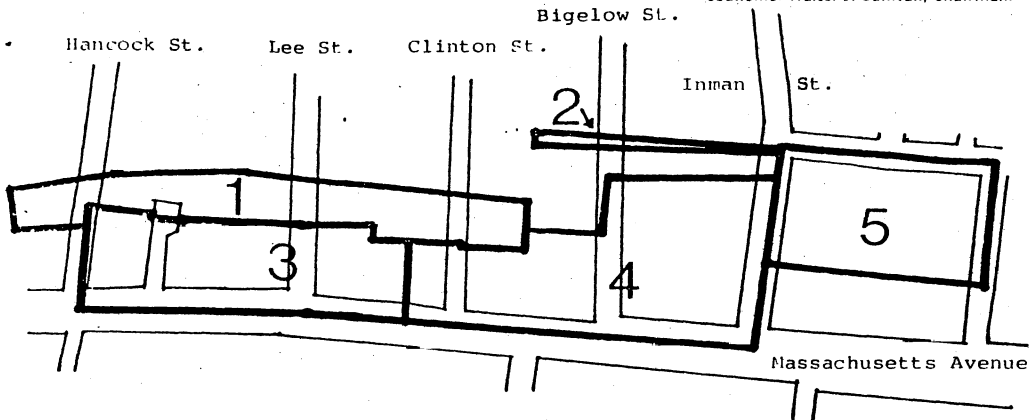
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For the Committee,  
Councillor Walter J. Sullivan, Chairman.



MASSACHUSETTS AVENUE REZONING

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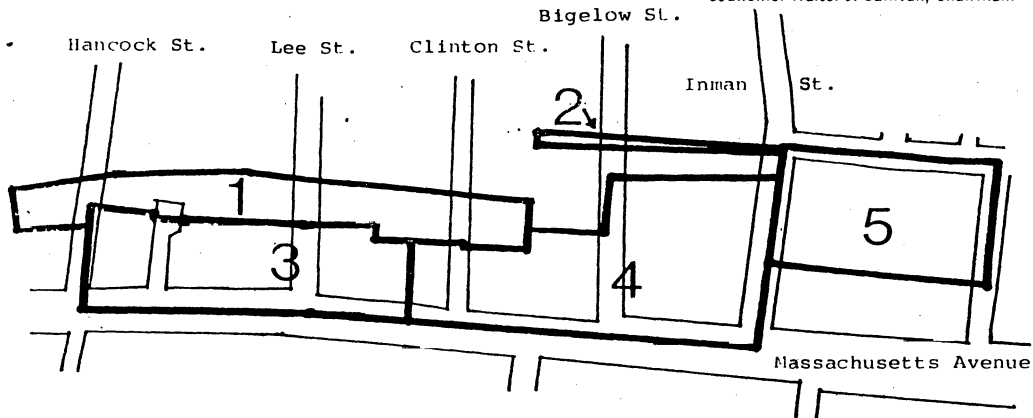
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For the Committee.  
Councillor Walter J. Sullivan, Chairman.



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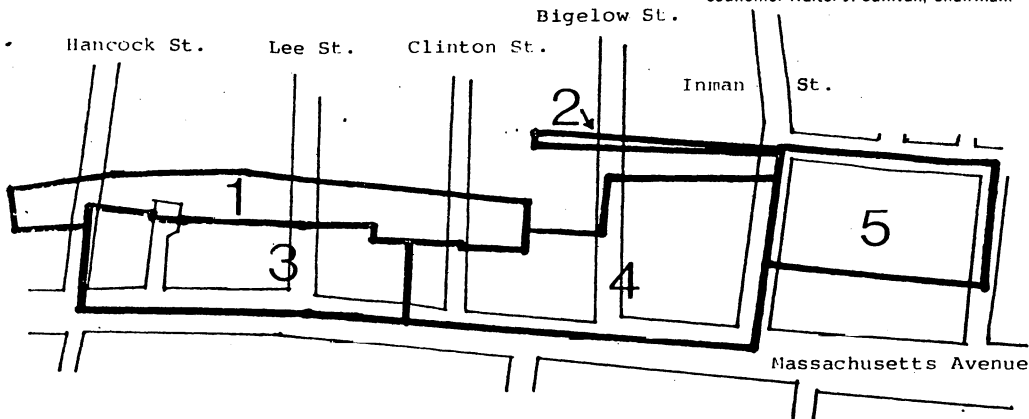
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For the Committee,  
Councillor Walter J. Sullivan, Chairman.



MASSACHUSETTS AVENUE REZONING

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Area 3: Office 3 to Residence C-2  
Area 4: Office 3 to Office 2A  
Area 5: Office 3 to Residence C-3

**City of Cambridge**

#2 6:00PM

MASSACHUSETTS

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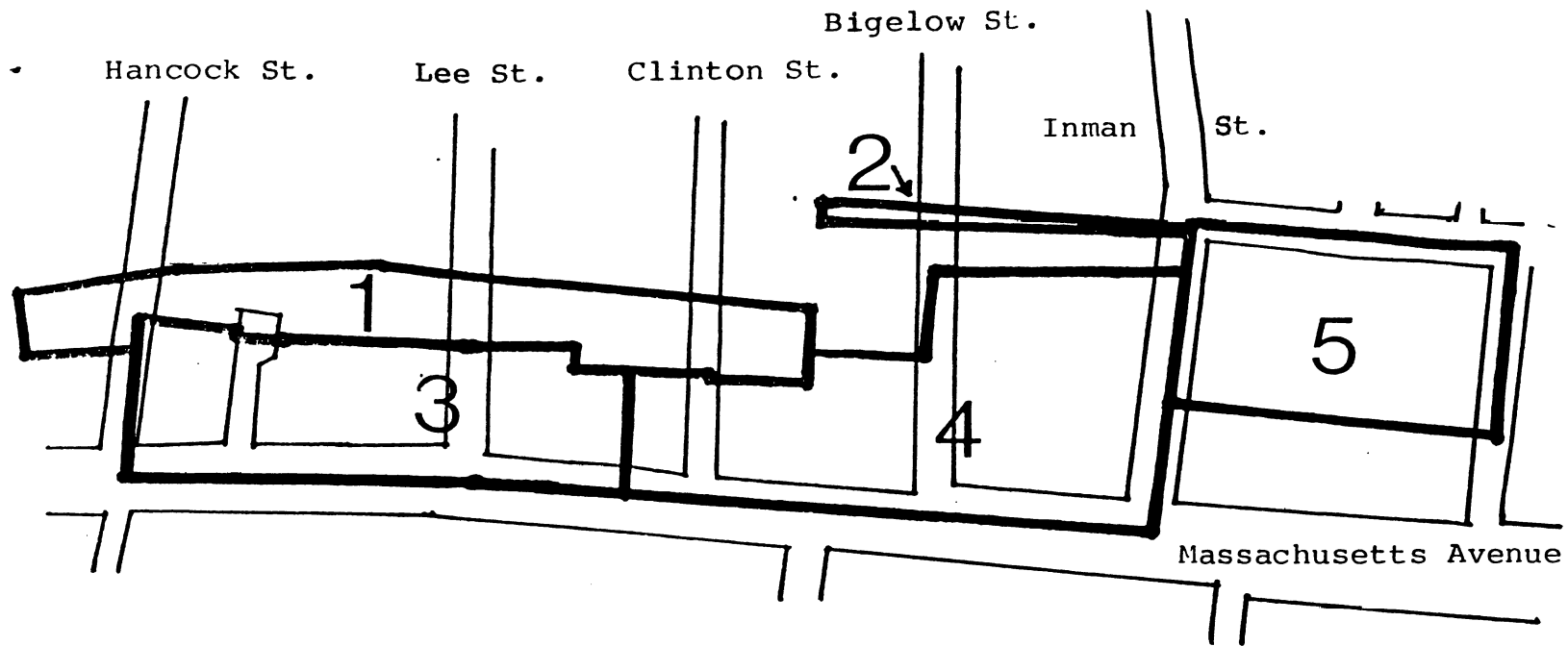
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- Area 5: Office 3 to Residence C-3

613 (1)

#2

June 3, 1972

John Lantry 12/10 allow numbers of bank <sup>and</sup> see  
419 Bldg

Public document by bond

We filed 2 petitions - #1 was in different trap. Change of PB agreed with and so we filed 2nd

Petn as allowed by PB -

1st Petition time expired

Magistrate will have some control

1740 what is going on -

Sub Bell Ward of Court Land  
10 Bay St and land near

This section will be subject to provisions like 1st of - attempt to reduce it to, use, directly

to avoid provisions like 1st of

1st not 55 along Providence

FM to 1.75

Include numbers see by PB by previous petitions

Area 1 - now 3 signs to see -

as see by PB - work see e-2

Area 2 to BD same to Register

name stop should be e-1

from good office

#7 (2)

A small drop CEOL - Crocker proposed

Area 3 along Mas<sup>to</sup> C-2

Such to supervise to C-2

Indiscrete Obvious General House  
form for full

Area 4 mm 0-3 regard to 02-11

Some document ref no -

55H+  
FMT. 75

Area 5 mm 0-3 regard <sup>referred</sup> to C-3

with hit ref -

Potential

Subsequent meeting in Myers Room

Continuing

With the four people who will

like Structure

Hope to reach agreement with

All concerned

Report to Trammell

2:22 Palmer Ave

Area 1 bring back to C-1

Area 3 proposed C-2 concurrently to Area  
C-2 Room 55 to last

3 This area is imp to no building in general  
No. 991 These are re loan for office

Area 4 preparing office report  
Q-2 prepared

6/25/09 John Hudson

271 Howard Street  
Wishes for a report - need  
some more. Returns in draft  
and minutes - office memo and  
comment along. These are  
prepared if Area 3 report only  
to B

Important to have plan submitted  
for safety

Minutes found in Area 3  
Plans, vertical zoning concept  
with not provide in short report  
and cover on lower -

Need to be other floors  
Urban note to support plan  
with disposal use

Support this if camp can be worked  
out - hope that camp will  
be successful

4

Ch. Sullivan will support proposal  
Mrs Gill Lisa Abell  
K Lee Stout

Rep 25 residents in Academe -  
who are against the Academe  
proposal

63401 In <sup>hasn't prep sheet</sup> ~~of~~ ~~the~~ ~~proposal~~

Mr Abel

Perhaps do not rep residents of area  
Area one who would have long ledges  
55 ten high

Common values

If 44 45 feet Area ENC 2  
something else to what PB you  
Bony ledges less high and in  
scale of neighborhood

55 ft or more could put  
park garages -

Need height for but not  
long narrow ledges called out  
not to care for neighborhood

635

People directly affected sh be aware  
and can't do not rep me

81/ People are trying to camp - 53 feet in height

LDN from continuation of the height  
of Antelope with design  
to appear in location  
and area 3 -

Interested for what you advised - only need  
photos -

Open Bldg if required and not affected by  
present Bldg

Timing of Bldg and effort to  
save and use for some lot level  
if possible to attain - Willam  
Say M.D.

No against taller Bldg if you don't like  
shape of Bldg too tall

LDN re pa

David Hughes  
Gen VP Lyle  
859 Marshall

Com. Bldg  
Offered to public - Bldg re. vol  
reduced due to cost = spent  
Zoning

61

not one of people affected by Emergency

It is of Patrons never signed also  
Appointed to Chair -

Ch. E. feels no kindship except more  
of beliefs under Constitution  
No kind of idea no kind of  
regressive beliefs  
beliefs in changes in values  
to the the

Henry Beals Ally for Organizational Work  
and Organizational Work

Deed little in operation  
Against Global Perfection

More are giving to people for 100 years  
People who invested and love them  
was value also - etc - People are  
permanently perpetuating not affected

Ch. E. If 2 years you are convinced with  
not my best

Should take the up is clear

Indisputable

Permanently holding  
Should take the up is clear  
operation

652

8/

Joseph Dabney

23 Feb in efforts  
My operations is back to getting  
Pleased in control by development  
Dare road was  
Suggests limits practice  
None of the limits was on due  
Offered to change - found  
revenue of properties

653

Mr Stephen Cook Offered

891 Mason St

31 Oak Rd Belmont

Not informed by mail -  
Get to my property - valuation  
will be cut by 75%

Let Prop make first contact therefore  
no proof of change

656/204

Mark City offered

3 Linden St

Deep land growing - More use along Mass  
Avenue - Mr. [unclear] a series of improvements  
Offered to [unclear] - At the same time  
Area around [unclear] and [unclear] [unclear]  
High view and full the [unclear]

✓ Open has landed to stagnate  
647 limits of total amount by CHF  
People not pay less

647 647 Mrs are Dr Tom Com  
Offered to split group  
5 diff plans for 3 individuals  
Should say diff for notes  
All should be a residential  
Business not be better  
Linda Hall people happy  
not same body  
1100 Mrs will regard  
for people  
60 years ago - long time has done  
Keep group as it is -

DD Area to office zone  
It should be office  
If all office - I'd think about it

Arnold Rosenberg  
777 Mrs are what has done  
Disappointment. Traditional changes  
by letter - newspaper not work

2

Keep HT lines - paper maps not a more

Mr. Mark Schut -

67 Inman St

Area 3 Ballo - spot zoning for

7 Ballo - zoning -

— Proposed change in neighborhood —

Jan C.D. Canise only see use - more  
If area 3 changed to present office use  
and you change -

102PM Jan Lantry - willing to camp on Area 3  
Request change to include the  
No line to keep HT lines  
Accept PB limitation - will like

103PM C.D. moved info over to CC - no  
response so far

---

CORA BETH ABEL 12 LEE ST.

Wanda Schut 76 Inman St.

Atty Gesmer 24 years

rep Ann O'Brien

JOAN HARTZ  
419 Broadway

Richard Bell  
10 Bigelow Street  
Member of Board, Cambridge  
19th Cambridge Mass

Robert W. Towne  
322 \_\_\_\_\_

John Hudson  
371 Harvard Street

L. David Johnson recorded below in page

634 Proprietary case closed.

— OPPOSITION —

1/ Cona Beth Abel / 2 hce Street

2/ Wanda Schot 76 Irving Street -  
OWNER OF 901 MAINE

HENRY BREWER

3/ Henry Brewer Rep Paul J. O'Brien  
FURNACE HOME

Filed bta in opposition

4 David A Hughes  
David Hughes  
EX VP C OF COMMERCIAL

8

13

2

5

7

30 JANUARY

5 KENNETH KRON 12 MAINE Circle

6/ Arnold Sunberg  
727 Main Street

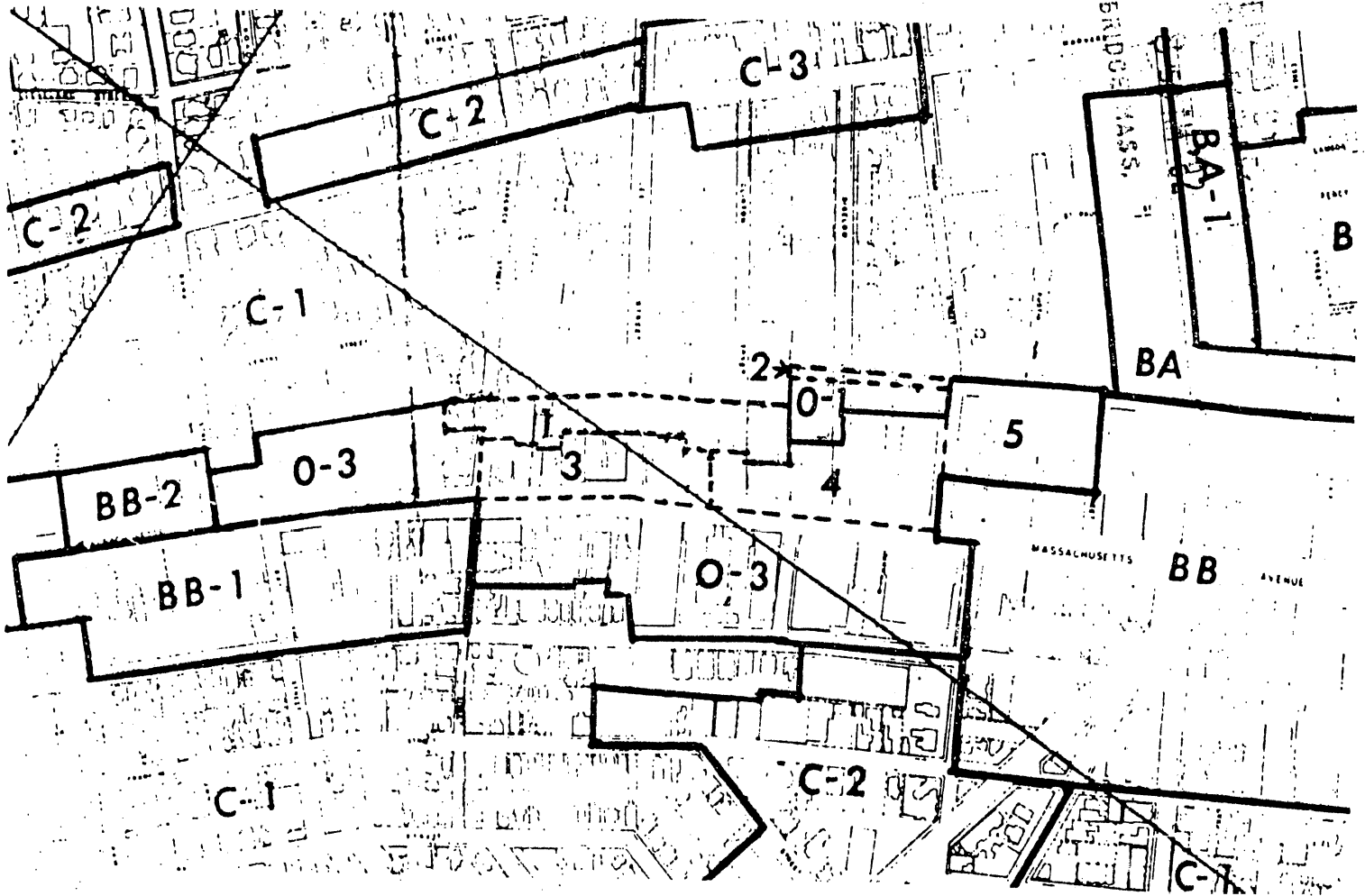
7/ Joseph Daly  
3366 Street

8/ Stephen Lasby son Mrs. Lee  
Resident of 31 Chestnut Rd Belmont

9/ Mark ~~\_\_\_\_\_~~ 32111th Street

703 PM  
LAW noted that the proposed zoning  
regulation be referred to City  
Council for their consideration and  
recommendation - Motion carried  
Advised  
Henning 703  
21

# Massachusetts Avenue - Mid-Cambridge Zoning Petition



## District Changes

1. From Office 3 to Residence C-1
2. From Office 1 to Residence C-1
3. From Office 3 to Residence C-2
4. From Office 3 to Office 2A
5. From Office 3 to Residence C-3

## Maximum Dimensions

	Height	F.A.R.
Res. C-1/Off. 1	35	.75
Townhouses	40	.90
Res. C-2/Off. 2A	55	1.75
Res. C-3/Off. 3	none	3.00

Each pair of districts is identical except for the additional office use in office districts. The largest buildings are only permitted on larger lots, with lot size increasing with building size.

Parking lots and garages are changed from "as-of-right" to "special permit".

Cambridge, April 7, 1982

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

The undersigned respectfully pray that the Zoning Ordinance of the City of Cambridge be amended as follows:

- A. AMEND THE ZONING MAP OF THE CITY OF CAMBRIDGE BY CHANGING DISTRICT DESIGNATIONS FOR THE FOLLOWING AREAS:
- 1.0 Rezone to Residence C-1 that area presently zoned office 3 which is circumscribed by a line beginning at a point, said point being the intersection of the midline of Hancock Street with the projection of the southwest sideline of lot #92 on assessors plat #116;
  - 1.1 Then proceeding in a northwesterly direction along the projection and southwest sideline of lot #92 on assessors plat #116 approximately 116 feet to the northwest sideline of said lot;
  - 1.2 Then turning and proceeding in a northeasterly direction along the northwest sideline of lot #92 on assessors plt #116 approximately 54 feet to the existing district boundary between the Office 3 and Residence C-1 districts, the said boundary being more or less a line parallel to and 175 feet northeast of the northeast streetline of Massachusetts Avenue;
  - 1.3 Then turning and proceeding in a southeasterly direction along the Office 3/Residence C-1 boundary a distance of approximately 840 feet to the southeast sideline of lot #2 on assessors plat #118;
  - 1.4 Then turning and proceeding in a southwesterly direction along the southeast sideline of lot #2 on assessors plat #118 approximately 73 feet to the southwest sideline of said lot;
  - 1.5 Then turning and proceeding in a northwesterly direction along the southwest sideline of lot #2 on assessors plat #118 and the projection thereof approximately 116 feet to the midline of Clinton Street;
  - 1.6 Then turning and proceeding in a northeasterly direction along the midline of Clinton Street approximately seven feet to the projection of the southwest lotline of lot #55 on assessors plat #117;

Massachusetts Avenue - Mid-Cambridge Zoning Petition.

- 1.7 Then turning and proceeding in a northwesterly direction along the projection and southwest sideline of lot #55 on assessors plat #117 approximately 119 feet to the southeast sideline of lot #29 on assessors plat #117;
- 1.8 Then turning and proceeding in a northeasterly direction along the southeast sideline of lot #29 on assessors plat #117 approximately 20 feet to the northeast sideline of said lot;
- 1.9 Then turning and proceeding in a northwesterly direction along the northeast sideline of lot #29 on assessors plat #117, along the northeast sideline of lots #64, 65, and 23 on assessors plat #117, and along a line connecting the said two lines being more or less the projection of both of them across Lee Street, approximately 279 feet to the southeast sideline of lot #25 on assessors plat #117;
- 1.10 Then turning and proceeding in a southwesterly direction along the southeastern sideline of lot #25 on assessors plat #117 approximately 31 feet to the southwestern sideline of said lot;
- 1.11 Then turning and proceeding in a northwesterly direction along the southwest sideline of lot #25 on assessors plat #117 and the projection thereof approximately 55 feet to the midline of Arnold Circle;
- 1.12 Then turning and proceeding in a northeasterly direction along the midline of Arnold Circle approximately six feet to the projection of the northeast sideline of lot #28 on assessors #117;
- 1.13 Then turning and proceeding in a northwesterly direction along the projection and northeast sideline of lot #28 on assessors plat #117 approximately 50 feet to the southeast sideline of lot #1 on assessors plat #117;
- 1.14 Then turning and proceeding in a northeasterly direction along the southeast sideline of lot #1 on assessors plat #117 approximately 22 feet to the northeast sideline of said lot #1;
- 1.15 Then turning and proceeding in a northwesterly direction along the northeast sideline of lot #1 on assessors plat #117 and the projection thereof approximately 67 feet to the midline of Hancock Street;

- 1.16 Then turning and proceeding in a northeasterly direction along the midline of Hancock Street approximately 14 feet to the projection of the southwest sideline of lot #92 on assessors plat #116, the intersection of said lines being the point of origin.
- 1.00 Said area includes all or part of the following parcels of land:
  - 1.01 Premises shown on assessors plat #116:  
Number 85 Hancock Street, including part of lot numbered 92;
  - 1.02 Premises shown on assessors plat #117:  
Numbers 82 and 88 Hancock Street, all numbers Arnold Circle, numbers 5, 11, 12 and 14 Lee Street and number 3 Clinton Street, including all or parts of lots numbered 68, 69, 27, 26, 25, 58, 59, 30, 31 and 55;
  - 1.03 Premises shown on assessors plat #118:  
Number 2 Clinton Street, including part of lot numbered 2.
- 2.0 Rezone to Residence C-1 that area presently zoned Office 1 which is circumscribed by a line beginning at a point, said point being the intersection of the midline of Inman Street and the extension of the southwest sideline of lot #64 on assessors plat #118;
- 2.1 Then proceeding in a northwesterly direction along a line consisting of the projection and southwest sideline of lot 64, 35, and 25 on assessors plat #118, and of a line connecting said sidelines and being a projection, more or less, of them across Bigelow Street, approximately 378 feet , to the northwest sideline of said lot 25;
- 2.2 Then turning and proceeding in a northeasterly direction along the northwest sideline of lot 25 on assessors plat #118, approximately 35 feet to the existing district boundary between the office 1 and the residence C-1 districts, being more or less the projection of the midline of Bishop Richard Allen Drive;
- 2.3 Then turning and proceeding in a southeasterly direction along the Office 1/Residence C-1 boundary approximately 380 feet to the midline of Inman Street;
- 2.4 Then turning and proceeding in a southwesterly direction along the midline of Inman Street approximately 14 feet to the projection of

the southwest sideline of lot #64 on assessors plat #118, the intersection of said lines being the point of origin.

- 2.00 Said area includes all or part of the following parcels of land shown on assessors plat #118: Numbers 8 and 13 Bigelow Street and number 15 Inman Street, including all or parts of lots numbered 25, 35 and 64.
- 3.0 Rezone to Residence C-2 that area presently zoned Office 3 which is circumscribed a line beginning at a point, said point being the intersection of Massachusetts Avenue and Hancock Street;
- 3.1 Then proceeding in a northeasterly direction along the centerline of Hancock Street approximately 132 feet to the projection of the northeast sideline of lot #1 on assessors plat #117;
- 3.2 Then turning and proceeding in a southeasterly direction along the projection and northeast sideline of lot #1 on assessors plat #117 and the projection thereof approximately 67 feet to the southeast sideline of said lot #1;
- 3.3 Then turning and proceeding in a southwesterly direction along the southeast sideline of lot #1 on assessors plat #117 approximately 22 feet to the northeast sideline of lot #28 on assessors plat #117;
- 3.4 Then turning and proceeding in a southeasterly direction along the northeast sideline of lot #28 on assessors plat #117 and the projection thereof approximately 50 feet to the midline of Arnold Circle;
- 3.5 Then turning and proceeding in a southwesterly direction along the midline of Arnold Circle approximately 6 feet to the projection of the southwest sideline of lot #25 on assessors plat #117;
- 3.6 Then turning and proceeding along the projection and southwest sideline of lot #25 on assessors plat #117 approximately 55 feet to the southeast sideline of the said lot;
- 3.7 Then turning and proceeding in a northeasterly direction along the southeast sideline of lot #25 on assessors plat #117 approximately 31 feet to the northeast sideline of lot 23 on assessors plat #117;
- 3.8 Then turning and proceeding in a southeasterly direction along the northeast sideline of lots 23, 65 and 64 on assessors plat #117, along the northeast sideline of lot #29 on assessors plat #117, and along a line connecting the said two lines being more or less the

- projection of both of them across Lee Street, approximately feet to the southeast sideline of lot #29 on assessors plat #117;
- 3.9 Then turning and proceeding in a southwesterly direction along the southeast sideline of lot #29 on assessors plat #117 approximately 20 feet to the southwest sideline of lot #57 on assessors plat #117;
  - 3.10 Then turning and proceeding in a southeasterly direction along the southwest sideline of lot #57 on assessors plat #117 approximately 69 feet to the southeast sideline of said lot;
  - 3.11 Then turning and proceeding in a southwesterly direction along the southeast sideline of lot #57 and the projection thereof approximately 132 feet to the midline of Massachusetts Avenue;
  - 3.12 Then turning and proceeding in a northwesterly direction along the midline of Massachusetts Avenue approximately 529 feet to the midline of Hancock Street, the intersection of the two lines being the point of origin.
  - 3.00 Said area includes all or parts of the following parcels of land shown on assessors plat #117: Number 74 Hancock Street and all odd numbers, 863 through 907 Massachusetts Avenue, including all or parts of lots numbered 1, 28, 24, 23, 65, 64, 29 and 57.
  - 4.0 Rezone to Office 2A that area presently zoned Office 3 which is circumscribed by a line beginning at a point, said point being the intersection of the midlines of Inman Street and Massachusetts Avenue;
  - 4.1 Then proceeding in a northwesterly direction along the midline of Massachusetts Avenue approximately 536 feet to the projection of the northwest sideline of lot #56 on assessors plat #117;
  - 4.2 Then turning and proceeding in a northeasterly direction along the projection and northwest sideline of lot #56 on assessors plat #117 approximately 132 feet to the northeast sideline of said lot;

- 4.3 Then turning and proceeding in a southeasterly direction along the northeast sideline of lot #56 on assessors plat #117 and the projection thereof approximately 66 feet to the midline of Clinton Street;
- 4.4 Then turning and proceeding along the midline of Clinton Street in a southwesterly direction approximately seven feet to the projection of the southwest sideline of lot #2 on assessors plat #118;
- 4.5 Then turning and proceeding in a southeasterly direction along the projection and southwest sideline of lot #2 on assessors plat #118 approximately 116 feet to the northwest sideline of lot #29 on assessors plat #118;
- 4.6 Then turning and proceeding in a northeasterly direction along the northwest sideline of lot #29 on assessors plat #118 approximately 29 feet to the northeast sideline of said lot;
- 4.7 Then turning and proceeding in a southeasterly direction along the northeast sideline of lot #29 on assessors plat #118 and the projection thereof approximately 119 feet to the midline of Bigelow Street;
- 4.8 Then turning and proceeding in a northeasterly direction along the midline of Bigelow Street approximately 93 feet to the projection of the northeast sideline of lot #33 on assessors plat #118;
- 4.9 Then turning and proceeding in a southeasterly direction along the northeast sideline of lot #33 on assessors plat #118 approximately 253 feet to the midline of Inman Street;
- 4.10 Then turning and proceeding in a southwesterly direction along the midline of Inman Street approximately 260 feet to the midline of Massachusetts Avenue, the intersection of the two lines being the point of origin.
- 4.00 Said area includes all or parts of the following parcels of land:
  - 4.01 Premises shown on assessors plat #117:  
Number 859 Massachusetts Avenue including all of lot numbered 56.
  - 4.02 Premises shown on assessors plat #118:  
All odd numbers, 795 through 847 Massachusetts Avenue and number 5 Bigelow Street including all or parts of lots numbered 1, 32, 31, 30, 29 and 33.

## Massachusetts Avenue - Mid-Cambridge Zoning Petition

- 5.0 Rezone to Residence C-3 that area presently zoned Office 3 which is circumscribed by a line beginning at a point, said point being the intersection of the midlines of Inman Street and of Bishop Richard Allen Drive;
- 5.1 Then proceeding in a southeasterly direction along the midline of Bishop Richard Allen Drive approximately 363 feet to the midline of Temple Street;
- 5.2 Then turning and proceeding along the midline of Temple Street approximately 225 feet to the projection of the southwest sideline of lot 133 on assessors plat #107;
- 5.3 Then turning and proceeding along the projection and southwest sideline of lot 133 on assessors plat #107 and along the southwest sideline of lot #2 on assessors plat #107 and its projection approximately 351 feet to the midline of Inman Street;
- 5.4 Then turning and proceeding along the midline of Inman Street approximately 225 feet to the midline of Bishop Richard Allen Drive, the intersection of said lines being the point of origin.
- 5.00 Said area includes all or parts of the following parcels of land shown on assessors plat #107:  
Numbers 8 and 12 Inman Street, numbers 144, 146 and 152 Richard Allen Drive, and all odd numbers Temple Street, including all or parts of lots numbered 2, 99 and 133.
- 6.0 The total area of the zoning map changed by this petition comprises 314,576 square feet or 7.22 acres, more or less.

Massachusetts Avenue - Mid-Cambridge Zoning Petition

B. AMEND THE TEXT OF THE ZONING ORDINANCE BY MAKING THE FOLLOWING CHANGES AND ADDITIONS:

1. Amend section 3.11 by renumbering subsection 11 thereunder and following subsections respectively as 12 and following, and by inserting the following new subsection 11:

11. Office 2A District ..... Business and professional office and multi-family dwellings

2. Amend section 4.262 by inserting "Office 2A" between "Office 1" and "Office 2".

3. In section 4.30, Table of Use Regulations, change the heading of the fifth column from "Off. 1, 2, 3, 3A" to "Off. Dist's".

4. In section 4.32, "Automobile parking lot or parking garage for private passenger cars", change "Yes" in all columns where it appears to read "SP".

5. In section 4.40, Footnotes to the Table of Use Regulations, footnote 46, amend "O-2 and IB" to read "O-2A, O-2 and IB".

6. In section 5.31.1, table 5-1, Table of Dimensional Requirements --- Residential Districts, Res. C-2, column (6), maximum height in feet, change "85" to read "55".

7. In section 5.32.1, table 5-2, Table of Dimensional Requirements --- Office Districts, insert the following new line between Office 1 and Office 2:

	(1)	(2)	(3)	(4)	Front	(5) Side	Rear	(6)	(7)
Office 2A	1.75	5000	600	50	$\frac{H+L(a)}{4}$	$\frac{H+L}{5}$	$\frac{H+L(c)}{4}$	55	15%

Massachusetts Avenue - Mid-Cambridge Zoning Petition

- 8. In section 6.36, Schedule of Parking and Loading Requirements, third column heading, insert "Off.2A" between "Off.2" and "Res.C-2".
- 9. In section 11.122 and section 11.123, insert "Office 2A" between "Office 1" and "Office 2".

3	Jo. L. Lantry	419 Broadway	5478936	V
3	Peggy M. Kaprowsky	276 Harvard St #8, Camb.	868-5439	
3	Richard C Bell	10 Bigelow St	354-2070	V
3	Francis J. Spink	17B Bigelow St.	864-9258	V
4-2	1. [unclear] [unclear] 2. [unclear] [unclear]	3 Clinton St.	492-8242	V
4-3	Robert [unclear]	10 Bigelow St	354-2070	V
1	Flannel [unclear]	100 Townbridge St	354-2892	V
2	[unclear]	31-1 Lee St Camb.	491-3319	V
4-2	Gary L. [unclear]	25 Clinton St. Camb.	354-3293	
3	High Adams Powell	1 Cooliss Place		V
1	C. High	59 Dana St Camb	876-1281	V

Robert [unclear] 59 Median Pl, Camb 491-7181

Massachusetts Avenue - Mid-Cambridge Zoning Petition

William S. Noble

247 Mt. Auburn St 491-3848  
Cambridge, MA

Wendell Van Rensselaer

137 Waverly, Cambridge 547-7888

Paul Walker

3 Arlington

354-5906

Neil Tuck

24 Prescott, Cambridge

864-3171

James M. Williamson

17 Perry Street, Cambridge, Mass. 02139

Hester E. De

19 Clinton St. Camb. Mt. 354-4724V

STRATIS HAVIARAS

19 Clinton St Camb 02139 354-4724V

Richard Benjamin

27 Clinton St Camb 02139 868-9402V

Richard T. Drayton

27 Clinton St. Camb. 02139 868-9402

Yuzo Tanaka

27 Clinton St. Cambridge 02139 868-9402

Gen Nakamura

27 Clinton St. Cambridge 02139 497-9426

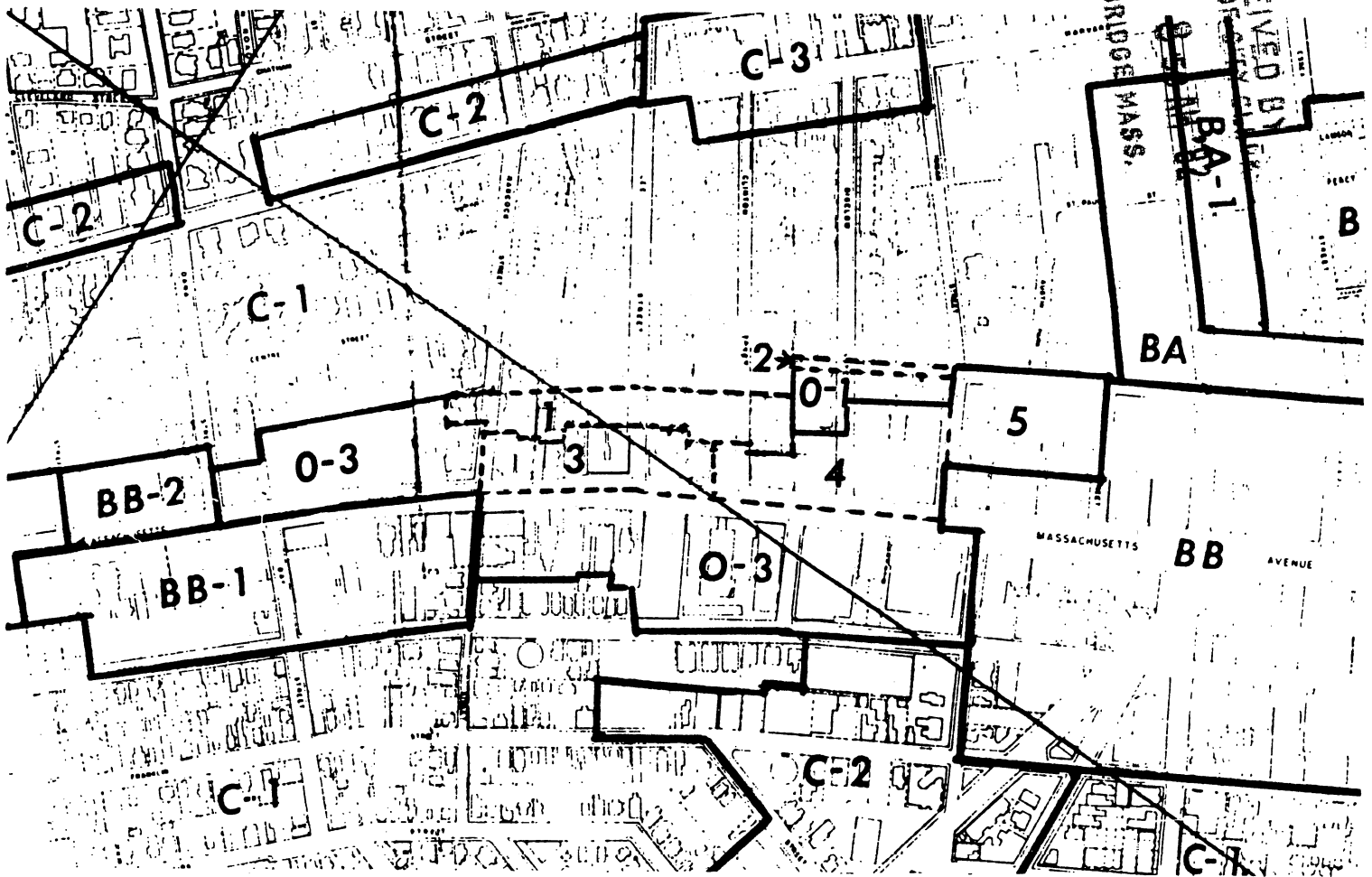
43 ~~Waverly~~

10 Clinton St. 02139 492-6324

43 Keith Garden

10 Clinton St 02139 492-6324

# Massachusetts Avenue - Mid-Cambridge Zoning Petition



## District Changes

1. From Office 3 to Residence C-1
2. From Office 1 to Residence C-1
3. From Office 3 to Residence C-2
4. From Office 3 to Office 2A
5. From Office 3 to Residence C-3

## Maximum Dimensions

	Height	F.A.R.
Res. C-1/Off. 1	35	.75
Townhouses	40	.90
Res. C-2/Off. 2A	55	1.75
Res. C-3/Off. 3	none	3.00

Each pair of districts is identical except for the additional office use in office districts. The largest buildings are only permitted on larger lots, with lot size increasing with building size.

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Cambridge, April 7, 1982

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

The undersigned respectfully pray that the Zoning Ordinance of the City of Cambridge be amended as follows:

A. AMEND THE ZONING MAP OF THE CITY OF CAMBRIDGE BY CHANGING DISTRICT DESIGNATIONS FOR THE FOLLOWING AREAS:

- 1.0 Rezone to Residence C-1 that area presently zoned office 3 which is circumscribed by a line beginning at a point, said point being the intersection of the midline of Hancock Street with the projection of the southwest sideline of lot #92 on assessors plat #116;
- 1.1 Then proceeding in a northwesterly direction along the projection and southwest sideline of lot #92 on assessors plat #116 approximately 116 feet to the northwest sideline of said lot;
- 1.2 Then turning and proceeding in a northeasterly direction along the northwest sideline of lot #92 on assessors plt #116 approximately 54 feet to the existing district boundary between the Office 3 and Residence C-1 districts, the said boundary being more or less a line parallel to and 175 feet northeast of the northeast streetline of Massachusetts Avenue;
- 1.3 Then turning and proceeding in a southeasterly direction along the Office 3/Residence C-1 boundary a distance of approximately 840 feet to the southeast sideline of lot #2 on assessors plat #118;
- 1.4 Then turning and proceeding in a southwesterly direction along the southeast sideline of lot #2 on assessors plat #118 approximately 73 feet to the southwest sideline of said lot;
- 1.5 Then turning and proceeding in a northwesterly direction along the southwest sideline of lot #2 on assessors plat #118 and the projection thereof approximately 116 feet to the midline of Clinton Street;
- 1.6 Then turning and proceeding in a northeasterly direction along the midline of Clinton Street approximately seven feet to the projection of the southwest lotline of lot #55 on assessors plat #117;

Massachusetts Avenue - Mid-Cambridge Zoning Petition

- 1.7 Then turning and proceeding in a northwesterly direction along the projection and southwest sideline of lot #55 on assessors plat #117 approximately 119 feet to the southeast sideline of lot #29 on assessors plat #117;
- 1.8 Then turning and proceeding in a northeasterly direction along the southeast sideline of lot #29 on assessors plat #117 approximately 20 feet to the northeast sideline of said lot;
- 1.9 Then turning and proceeding in a northwesterly direction along the northeast sideline of lot #29 on assessors plat #117, along the northeast sideline of lots #64, 65, and 23 on assessors plat #117, and along a line connecting the said two lines being more or less the projection of both of them across Lee Street, approximately 279 feet to the southeast sideline of lot #25 on assessors plat #117;
- 1.10 Then turning and proceeding in a southwesterly direction along the southeastern sideline of lot #25 on assessors plat #117 approximately 31 feet to the southwestern sideline of said lot;
- 1.11 Then turning and proceeding in a northwesterly direction along the southwest sideline of lot #25 on assessors plat #117 and the projection thereof approximately 55 feet to the midline of Arnold Circle;
- 1.12 Then turning and proceeding in a northeasterly direction along the midline of Arnold Circle approximately six feet to the projection of the northeast sideline of lot #28 on assessors #117;
- 1.13 Then turning and proceeding in a northwesterly direction along the projection and northeast sideline of lot #28 on assessors plat #117 approximately 50 feet to the southeast sideline of lot #1 on assessors plat #117;
- 1.14 Then turning and proceeding in a northeasterly direction along the southeast sideline of lot #1 on assessors plat #117 approximately 22 feet to the northeast sideline of said lot #1;
- 1.15 Then turning and proceeding in a northwesterly direction along the northeast sideline of lot #1 on assessors plat #117 and the projection thereof approximately 67 feet to the midline of Hancock Street;

- 1.16 Then turning and proceeding in a northeasterly direction along the midline of Hancock Street approximately 14 feet to the projection of the southwest sideline of lot #92 on assessors plat #116, the intersection of said lines being the point of origin.
- 1.00 Said area includes all or part of the following parcels of land:
  - 1.01 Premises shown on assessors plat #116:  
Number 85 Hancock Street, including part of lot numbered 92;
  - 1.02 Premises shown on assessors plat #117:  
Numbers 82 and 88 Hancock Street, all numbers Arnold Circle, numbers 5, 11, 12 and 14 Lee Street and number 3 Clinton Street, including all or parts of lots numbered 68, 69, 27, 26, 25, 58, 59, 30, 31 and 55;
  - 1.03 Premises shown on assessors plat #118:  
Number 2 Clinton Street, including part of lot numbered 2.
- 2.0 Rezone to Residence C-1 that area presently zoned Office 1 which is circumscribed by a line beginning at a point, said point being the intersection of the midline of Inman Street and the extension of the southwest sideline of lot #64 on assessors plat #118;
  - 2.1 Then proceeding in a northwesterly direction along a line consisting of the projection and southwest sideline of lot 64, 35, and 25 on assessors plat #118, and of a line connecting said sidelines and being a projection, more or less, of them across Bigelow Street, approximately 378 feet, to the northwest sideline of said lot 25;
  - 2.2 Then turning and proceeding in a northeasterly direction along the northwest sideline of lot 25 on assessors plat #118, approximately 35 feet to the existing district boundary between the office 1 and the residence C-1 districts, being more or less the projection of the midline of Bishop Richard Allen Drive;
  - 2.3 Then turning and proceeding in a southeasterly direction along the Office 1/Residence C-1 boundary approximately 380 feet to the midline of Inman Street;
  - 2.4 Then turning and proceeding in a southwesterly direction along the midline of Inman Street approximately 14 feet to the projection of

the southwest sideline of lot #64 on assessors plat #118, the intersection of said lines being the point of origin.

- 2.00 Said area includes all or part of the following parcels of land shown on assessors plat #118: Numbers 8 and 13 Bigelow Street and number 15 Inman Street, including all or parts of lots numbered 25, 35 and 64.
- 3.0 Rezone to Residence C-2 that area presently zoned Office 3 which is circumscribed a line beginning at a point, said point being the intersection of Massachusetts Avenue and Hancock Street;
- 3.1 Then proceeding in a northeasterly direction along the centerline of Hancock Street approximately 132 feet to the projection of the northeast sideline of lot #1 on assessors plat #117;
- 3.2 Then turning and proceeding in a southeasterly direction along the projection and northeast sideline of lot #1 on assessors plat #117 and the projection thereof approximately 67 feet to the southeast sideline of said lot #1;
- 3.3 Then turning and proceeding in a southwesterly direction along the southeast sideline of lot #1 on assessors plat #117 approximately 22 feet to the northeast sideline of lot #28 on assessors plat #117;
- 3.4 Then turning and proceeding in a southeasterly direction along the northeast sideline of lot #28 on assessors plat #117 and the projection thereof approximately 50 feet to the midline of Arnold Circle;
- 3.5 Then turning and proceeding in a southwesterly direction along the midline of Arnold Circle approximately 6 feet to the projection of the southwest sideline of lot #25 on assessors plat #117;
- 3.6 Then turning and proceeding along the projection and southwest sideline of lot #25 on assessors plat #117 approximately 55 feet to the southeast sideline of the said lot;
- 3.7 Then turning and proceeding in a northeasterly direction along the southeast sideline of lot #25 on assessors plat #117 approximately 31 feet to the northeast sideline of lot 23 on assessors plat #117;
- 3.8 Then turning and proceeding in a southeasterly direction along the northeast sideline of lots 23, 65 and 64 on assessors plat #117, along the northeast sideline of lot #29 on assessors plat #117, and along a line connecting the said two lines being more or less the

projection of both of them across Lee Street, approximately feet to the southeast sideline of lot #29 on assessors plat #117;

- 3.9 Then turning and proceeding in a southwesterly direction along the southeast sideline of lot #29 on assessors plat #117 approximately 20 feet to the southwest sideline of lot #57 on assessors plat #117;
- 3.10 Then turning and proceeding in a southeasterly direction along the southwest sideline of lot #57 on assessors plat #117 approximately 69 feet to the southeast sideline of said lot;
- 3.11 Then turning and proceeding in a southwesterly direction along the southeast sideline of lot #57 and the projection thereof approximately 132 feet to the midline of Massachusetts Avenue;
- 3.12 Then turning and proceeding in a northwesterly direction along the midline of Massachusetts Avenue approximately 529 feet to the midline of Hancock Street, the intersection of the two lines being the point of origin.
- 3.00 Said area includes all or parts of the following parcels of land shown on assessors plat #117: Number 74 Hancock Street and all odd numbers, 863 through 907 Massachusetts Avenue, including all or parts of lots numbered 1, 28, 24, 23, 65, 64, 29 and 57.
- 4.0 Rezone to Office 2A that area presently zoned Office 3 which is circumscribed by a line beginning at a point, said point being the intersection of the midlines of Inman Street and Massachusetts Avenue;
- 4.1 Then proceeding in a northwesterly direction along the midline of Massachusetts Avenue approximately 536 feet to the projection of the northwest sideline of lot #56 on assessors plat #117;
- 4.2 Then turning and proceeding in a northeasterly direction along the projection and northwest sideline of lot #56 on assessors plat #117 approximately 132 feet to the northeast sideline of said lot;

- 4.3 Then turning and proceeding in a southeasterly direction along the northeast sideline of lot #56 on assessors plat #117 and the projection thereof approximately 66 feet to the midline of Clinton Street;
- 4.4 Then turning and proceeding along the midline of Clinton Street in a southwesterly direction approximately seven feet to the projection of the southwest sideline of lot #2 on assessors plat #118;
- 4.5 Then turning and proceeding in a southeasterly direction along the projection and southwest sideline of lot #2 on assessors plat #118 approximately 116 feet to the northwest sideline of lot #29 on assessors plat #118;
- 4.6 Then turning and proceeding in a northeasterly direction along the northwest sideline of lot #29 on assessors plat #118 approximately 29 feet to the northeast sideline of said lot;
- 4.7 Then turning and proceeding in a southeasterly direction along the northeast sideline of lot #29 on assessors plat #118 and the projection thereof approximately 119 feet to the midline of Bigelow Street;
- 4.8 Then turning and proceeding in a northeasterly direction along the midline of Bigelow Street approximately 93 feet to the projection of the northeast sideline of lot #33 on assessors plat #118;
- 4.9 Then turning and proceeding in a southeasterly direction along the northeast sideline of lot #33 on assessors plat 118 approximately 253 feet to the midline of Inman Street;
- 4.10 Then turning and proceeding in a southwesterly direction along the midline of Inman Street approximately 260 feet to the midline of Massachusetts Avenue, the intersection of the two lines being the point of origin.
- 4.00 Said area includes all or parts of the following parcels of land:
- 4.01 Premises shown on assessors plat #117:  
Number 859 Massachusetts Avenue including all of lot numbered 56.
- 4.02 Premises shown on assessors plat #118:  
All odd numbers, 795 through 847 Massachusetts Avenue and number 5 Bigelow Street including all or parts of lots numbered 1, 32, 31, 30, 29 and 33.

- 5.0 Rezone to Residence C-3 that area presently zoned Office 3 which is circumscribed by a line beginning at a point, said point being the intersection of the midlines of Inman Street and of Bishop Richard Allen Drive;
- 5.1 Then proceeding in a southeasterly direction along the midline of Bishop Richard Allen Drive approximately 363 feet to the midline of Temple Street;
- 5.2 Then turning and proceeding along the midline of Temple Street approximately 225 feet to the projection of the southwest sideline of lot 133 on assessors plat #107;
- 5.3 Then turning and proceeding along the projection and southwest sideline of lot 133 on assessors plat #107 and along the southwest sideline of lot #2 on assessors plat #107 and its projection approximately 351 feet to the midline of Inman Street;
- 5.4 Then turning and proceeding along the midline of Inman Street approximately 225 feet to the midline of Bishop Richard Allen Drive, the intersection of said lines being the point of origin.
- 5.00 Said area includes all or parts of the following parcels of land shown on assessors plat #107:  
Numbers 8 and 12 Inman Street, numbers 144, 146 and 152 Richard Allen Drive, and all odd numbers Temple Street, including all or parts of lots numbered 2, 99 and 133.
- 6.0 The total area of the zoning map changed by this petition comprises 314,576 square feet or 7.22 acres, more or less.



- 8. In section 6.36, Schedule of Parking and Loading Requirements, third column heading, insert "Off.2A" between "Off.2" and "Res.C-2".
- 9. In section 11.122 and section 11.123, insert "Office 2A" between "Office 1" and "Office 2".

6-1	Joan Lorentz	419 Broadway	5478936	V
4-3	Peggy M. Kaprowsky	276 Harvard St #8, Camb.	868-5439	
4-3	Richard C Bell	10 Bigelow St	354-2070	V
4-3	FRANCIS FOX SPINKS Francis Fox Spinks	17B Bigelow St.	864-9258	V
4-3	ROBERT A. BERKOVITZ ROBERT A. BERKOVITZ	3 Clinton St.	492-8242	V
4-3	DEBORAH WAPKINS Deborah Wapkins	10 BIGELOW ST	354-2070	V
6-7	BERNARD F. FLANNERY Bernard F. Flannery	100 Troubridge ST	354-2892	V
4-2	Sylvia Alexs Molinar SYLVIA ALEXS MOLINAR	31-1 Lee St. Camb.	491-5319	V
4-7	LARRY L. WHITED LARRY L. WHITED	25 Clinton St. Camb.	354-3293	
3-4	Hugh Adams Parnell	1 Couliss Place.		V
6-1	John Hesk	59 Dana St. Camb.	874-1281	V

1-4 Robert J. Dimouille Six McLean Pl, Camb 491-7181

Signatures

Address

Phone

Massachusetts Avenue - Mid-Cambridge Zoning Petition

William S. Noble	247 Mt. Auburn St	491-3848
	CAMBRIDGE, MA	
Elizabeth Van Rant	13A Waret St., Cambridge	547-7888
Paul Walker	3 Arlington	354-5906
Neil T. L.	24 Prescott, Cambridge	864-3171
James M. Williamson	17 Perry Street, Cambridge, Mass.	02139
Heather E Cole	19 Clinton St. Camb. MA.	354-4724V
4-2 Heather E Cole	19 Clinton St Camb 02139	354-4724V
STRATIS HAVIARAS	27 Clinton St Camb 02139	868-9402V
4-2 Robert W. Baughman	27 Clinton St. Camb.	02139 868-9402
Midemi T. Baughman	27 Clinton St. Cambridge	02139. 868-9402
Yuzo Tanaka	27 Clinton St. Cambridge	02139 497-9426
Gen Nakamura	10 Clinton St.	02139 492-6324
4-3 <del>William S. Noble</del>	10 Clinton St.	02139 492-6324
4-3 Keith Gard		

V = Registered Voters (all)

1.

0-23

Petition of Joan Lorentz, et al, transmitting  
a modified petition to rezone the area in the  
Massachusetts Avenue-Mid Cambridge area.

8/2/82 no action taken  
Placed on file due to expiration  
of time limit  
4/12/1982

Referred to the  
Planning Board  
AND  
Ordinance Committee  
FOR  
Hearing Report -

In City Council,

April 12, 1982

Copy sent to Mr. Parisi of  
Planning Board Chairman of  
the Ordinance Committee  
4/13/82 ab.