



# CITY OF CAMBRIDGE

## CITY COUNCIL AGENDA • SEPTEMBER 12, 2022

Regular Meeting

Sullivan Chamber 5:30 PM

Cambridge City Hall, 795 Massachusetts Ave, Cambridge, MA 02139

### I. CITY MANAGER'S AGENDA

1. A communication transmitted from Yi-An Huang, City Manager, relative to a COVID-19 and Monkeypox update.  
***CMA 2022 #168***

Testing Update: Testing is still available 7 days a week by appointment through CIC. To schedule an appointment at the CIC site, click [here](#). Testing can also be scheduled over the phone by calling 877-280-2937. While walk-in sites are currently not available, Director Neal of the Public Health Department assured us that the City would monitor test positivity and open sites as needed. For more information on testing, check the City's [COVID homepage](#).

Vaccine Update: So far, 77% of Cambridge residents are fully vaccinated against COVID-19. 94% of Cambridge residents have received at least one dose of a COVID-19 vaccine, which is higher than many large cities in the State, and these percentages continue to rise. Additionally, 50% of Cambridge residents have received their boosters. For children under 5, the last group to be eligible for a vaccine, Cambridge's vaccination rate is 35%, 10 percentage points higher than the State average. The CPDH was able to partner with CPS to hold a vaccine clinic before school began at CRLS, and roughly 20 clinics around the City are planned for the fall and winter months. Right now, there are no plans for an on-site clinic at CRLS, but one could become available at the Teen Health Center if needed. The CDC has approved the Bivalent booster, which directly targets the highly dominant and contagious BA5 variant, for all age groups. This booster is available at pharmacies, clinics, and doctor's offices, and is strongly recommended.

To schedule a vaccine appointment, click [here](#).

For more information on upcoming vaccine clinics, check back [here](#).

Public Health Update: The 7-day (August 29 – September 12) moving average in Cambridge is [18 confirmed cases per day per 100,000](#) people and the test positivity rate currently sits at 6.05% for the two-week period ending on September 12. Director Neal reiterated to the Council that the focus now is on education and outreach to make sure we are reaching all members of our community and presenting them with all options to combat COVID19 and now Monkeypox as well. Cambridge's COVID19 test positivity and case count has remained steady since August, but our Department of Public Health is anticipating a rise in cases as the fall months progress and more people spend more time indoors. Masking is still a premier method for mitigating transmission.

Reopening Update: There was discussion about the status of afterschool programs for school-age children. City Manager Huang wanted parents and caregivers to know that the City is working diligently to solve their staffing issues by offering competitive wages, retention bonuses, and other incentives so more afterschool spots can open and the 400+ students on the waitlist will have a place to go. While this is not yet good enough for parents, please know that work is being done everyday to remedy the problem. If you, or someone you know is interested and would be a good fit, visit the [DHSP hiring](#) page.

For all COVID related city data, click [here](#).

Monkeypox Update: Although Monkeypox infection numbers remained low in Massachusetts and Cambridge, and are decreasing nationwide as well, the City is still keeping a close eye on a potential outbreak. There was discussion about a possible Polio outbreak as well, and although Cambridge does not have access to that BioBot wastewater data from the CDC, we were assured by our epidemiologists that the childhood vaccination rate for Polio is 95% in Cambridge, which is a strong rate for herd immunity.

This communication was placed on file.

2. A communication transmitted from Yi-An Huang, City Manager, relative to Awaiting Report Item Number 22-54, regarding the Cambridge Public Health Department's response to monkeypox.  
**CMA 2022 #169**

This communication is in response to this [policy order](#) I cosponsored with Councillors Azeem, Simmons, and Mayor Siddiqui asking the City Manager to direct the Cambridge Department of Public Health to report back on the various ways we can prepare for a potential Monkeypox outbreak in Cambridge. I am pleased to see Director Neal's thorough report, which includes a summary of outreach sent to the Cambridge community so far, as well as information on testing, vaccination, and contact tracing. While there have been fewer than 10 reported cases in Cambridge, I have full confidence in our Public Health Department's preparedness should an outbreak occur.

To read the full report, click [here](#).

This item was adopted on the consent agenda. No discussion took place.

3. Transmitting Communication from Yi-An Huang, City Manager, relative to the transfer of \$180,000 in the General Fund between School Department statutory accounts as follows: \$180,000 from the School Department Other Ordinary Maintenance account to the School Department Travel and Training account (\$180,000) to cover to cover a legal settlement.  
**CMA 2022 #170**

This item was adopted on the consent agenda. No discussion took place.

4. A communication transmitted from Yi-An Huang, City Manager, relative to the recommendations of the Community Preservation Act Committee (CPAC) for FY2023.

***CMA 2022 #171***

This communication asks for approval of funds for Community Preservation Act (CPA) projects around the City. There are three categories for projects: Affordable Housing, Open Space, and Historical Preservation. I am happy to see that Affordable Housing will be receiving the lion's share of funding, with \$15,760,000 allocated to that cause. [CPA funding](#) is granted to municipalities that have adopted the Community Preservation Act and utilize a tax surcharge of up to 3% on property taxes. The funds generated from the tax surcharge can be matched by the State for additional money. CPA funding is to be used to preserve, renovate, and create spaces around the City that fall into the three categories mentioned above. The following 18 appropriations were voted on:

<b>Affordable Housing</b>	<b>\$15,760,000</b>
<b>Historic Preservation</b>	
22-CityView Recorded Media Digitization	\$40,000
689 Mass. Ave. Roof Replacement	\$300,000
Digitization of Cambridge Room Collections	\$45,000
Historical Commission Compact Shelving and Archival Support	\$410,000
Margaret Fuller House Renovation	\$500,000
Old Burying Ground Restoration	\$75,000
Historic Preservation Grants	\$600,000
<b>Subtotal (Historic Preservation)</b>	<b>\$1,970,000</b>
<b>Open Space</b>	
Gore Street Park Paved Area Design	\$100,000
Raymond Street (Corcoran) Park Partial Construction	\$1,720,000
Watertown Cambridge Greenway	\$150,000
<b>Subtotal (Open Space)</b>	<b>\$1,970,000</b>
<b>Administration/ Community Preservation Coalition</b>	<b>\$10,000</b>

Grand Total	\$19,710,000
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All 18 appropriations were approved.

To read the full report, click [here](#).

This communication was placed on file.

5. A communication transmitted from Yi-An Huang, City Manager, relative to Awaiting Report Item Number 22-47, regarding utilization of Code Red for text alerts regarding new polling locations for the primary election on September 6, 2022.

***CMA 2022 #172***

This communication is in response to this [policy order](#) I submitted with Mayor Siddiqui at the August 1 Council meeting asking the City Manager to work with the Emergency Communications Department and the Election Commission to use the Code Red system for text alerts about upcoming elections and the new polling locations around the City. While I am happy for the speedy response on this matter, I am disappointed to see that the City is not going to utilize the alert system, even though many of our neighboring municipalities do, specifically for elections. We truly must use every avenue of communication when it comes to notifying voters of upcoming primary and regular election dates, as they sometimes fall after holiday weekends and mailings slip through unnoticed. I hope the Emergency Communications Department, the Election Commission, and the City Manager's Office will revisit this matter and come back with a more solution-oriented approach at a later date.

To read the full report, click [here](#).

This communication was placed on file.

6. A communication transmitted from Yi-An Huang, City Manager, relative to Awaiting Report Item Number 21-49 regarding Bristol and Cardinal Medeiros intersection improvements.

***CMA 2022 #173***

This communication is in response to this policy order filed by Councillor Zondervan in June 2021 asking the City Manager to work with the Traffic, Parking, and Transportation Department to make immediate safety improvements to the intersection of Bristol Street and Cardinal Medeiros Avenue. The [report](#) states that TP&T is looking into two options at this time: reversing the direction of Bristol Street between Webster Ave and Cardinal Medeiros Ave or introducing an all-way STOP for the intersection. Director Barr of TP&T shared that the department wants to move quickly, but wants to ensure the community is involved in the implementation process.

This communication was placed on file.

7. A communication transmitted from Yi-An Huang, City Manager, relative to Awaiting Report Item Number 22-27 regarding the distribution of "Watch for Bikes" stickers.

***CMA 2022 #174***

This communication is in response to this [policy order](#) I submitted in May asking the City Manager's office to work with the Traffic, Parking, and Transportation Department to mail new "Watch for Bikes" stickers to all parking permit applicants in 2023. I am happy to see this response from TP&T, as it is paramount we increase driver awareness of cyclists. These stickers will serve as a visual reminder to drivers to check before they open their doors into traffic. I asked if there was a contingency plan in place in case the stickers do not arrive in time to be mailed out with parking permits in January, and was pleased to hear that the stickers are ordered and produced locally, so supply chain and mailing issues should not be a concern, but if they are, the stickers can be mailed to permit holders separately. I also shared another method of reducing dooring: the [Dutch Reach](#). This involves using your far hand to exit your car, which forces you to turn your body completely to view the street behind you and check for oncoming traffic.

This communication was placed on file.

8. A communication transmitted from Yi-An Huang, City Manager, relative to Awaiting Report Item Number 22-19, regarding drafting language to enable the Cambridge Police Department and Department of Public Works to donate abandoned bicycles to charitable organizations.

***CMA 2022 #175***

This [communication](#) is in response to this [policy order](#) I submitted in March asking the City Manager to direct the City Solicitor to draft language making it possible for abandoned bicycles that are currently in the possession of the Police Department and the Department of Public Works to be donated to charitable organizations. I was pleased to hear that the Law Department is currently working on language, and should have it ready for the City Manager to review very soon. Although Council approval is not needed, City Manager Huang assured the Council that he would keep us in the loop on updates as they happen.

This communication was placed on file.

9. A communication transmitted from Yi-An Huang, City Manager, relative to Awaiting Report Item Number 22-22, regarding the feasibility of increasing the number of high school students who receive a MBTA M7 Card at no cost.

***CMA 2022 #176***

This [communication](#) is in response to this [policy order](#) submitted by Mayor Siddqui, Councillors McGovern and Azeem, and myself in June of this year asking the City Manager's office to look into the feasibility of providing all CRLS students with an M7 MBTA pass at no cost for the school year. This is something that the Cambridge Youth Council brought to the Council's attention, and I am proud of our young people for recognizing a need, advocating for it, and being able to see those results. Just a few weeks ago, all Cambridge Rindge & Latin (CRLS), High School Extension Program (HSEP), Prospect Hill Academy (PHA), Community Charter School

of Cambridge (CCSC), and homeschooled students in high school became eligible to receive these free passes. During the summer months, the M7 card functions as an S card. Students can add money to the M7 card at any MBTA fare vending machine and receive a 50% discounted fare for each ride, or purchase a monthly pass with the student discount rate (\$30/month). This program is being funded partially by the initial \$250,000 that is allocated for students who receive free or reduced lunch, and an additional \$200,000 is coming from a \$2 million ARPA Transit initiative allocation. There is still ongoing discussion about expanding this program to parochial and private school students who live in Cambridge as well.

This communication was placed on file.

10. A communication transmitted from Yi-An Huang, City Manager, relative to Awaiting Report Item Number 22-17, regarding a report on lifeguard certifications and staffing.

***CMA 2022 #177***

This [communication](#) is in response to this policy order from March that I was happy to sign on to with Councillor Zondervan asking the City Manager to work with the American Red Cross to establish a lifeguard workforce development program. The report outlines the various ways in which the Department of Human Service Programs was able to recruit a full roster of lifeguards for this summer's outdoor swim season. Under the direction of new Aquatics Director, Tom Tringale, DHSP was able to raise lifeguard pay, cover the cost of certification for lifeguards who passed the test and committed to working for the City of Cambridge, and stay open through Labor Day, longer than the DCR pools. This program is something DHSP believes will flourish, and both the Gold Star Mothers Pool as well as the War Memorial pools will have plenty of lifeguards for years to come through this program.

11. A communication transmitted from Yi-An Huang, City Manager, relative to Awaiting Report Item Number 22-51, regarding Cannabis Industry Information.

***CMA 2022 #178***

The rules were suspended to bring policy order #11 forward for discussion with this item.

This [communication](#) is in response to this [policy order](#) submitted by Councillors Zondervan, Simmons, and Azeem, and Mayor Siddiqui at the August 1 Council meeting asking the City Manager to work with relevant staff to provide an update on the following:

- Information on the number of Economic Empowerment (EE) and Social Equity (SE) applicants seeking to open in Cambridge and where they stand in the process, including how many Host Community Agreements have been signed, how many are being reviewed, and how many are expected
- Information on the ways in which city staff have worked with EE and SE applicants to help them get through the process as swiftly as possible

- Information on the total number of EE and SE operators that are open for business in Cambridge and local tax revenue generated by those businesses to date

To read the full report from the Community Development Department, click [here](#).

Policy Order #11 declares an emergency involving the health and safety of the people of Cambridge or their property, pursuant to G.L. c.43, §20 and asks the ordinance of the City of Cambridge to be amended under section 5.50.040: Permitting Preferences for Priority Applicants. This amendment would help priority applicants such as minority owned and female owned cannabis businesses obtain the necessary business licenses needed to open their storefronts. This emergency declaration makes it possible for ordinances to be sent through an expedited process, which would allow the following ordinance amendment to be ordained before the September 23, 2022 expiration date:

The City shall issue a Cannabis Business Permit pursuant to this Chapter only to Priority Applicants. For the first ~~five~~<sup>three</sup> years after the Effective Date of this Chapter as stated in section 5.50.100 below, the City shall issue a Cannabis Business Permit to operate a Cannabis Retail Store only to Group A Priority Applicants. The effect of this provision is to extend the preference period for Economic Empowerment Applicants from ~~three~~<sup>two</sup> years to ~~five~~<sup>three</sup> years, and to provide a ~~three~~<sup>one</sup> year preference period for all other Group A Priority Applicants to run concurrently with the ~~third, fourth and fifth~~<sup>third</sup> years of the preference period for Economic Empowerment Applicants.

The rules were suspended to bring this late policy order from Councillor Toner forward for discussion with these items:

Late Policy Order from Councillor Paul Toner

**Ordered:** Request that the City Manager ask the City Solicitor to prepare a legal opinion on the following questions regarding Policy Order #11.

1. Does this qualify as an “emergency involving the health and safety of the people of Cambridge or their property”?
2. Are we able to forgo following the normal ordination process and notification process?
3. How quickly could we amend the ordinance to extend the moratorium if we followed the normal “non-emergency” process?
4. If we follow the normal ordinance procedure and we do not meet the current September 23<sup>rd</sup> expiration date, is there any danger of any none EE or SE cannabis candidates getting permitted in the brief interim it would take for us to follow the normal process?
5. Does this extension of the moratorium violate the state cannabis law in anyway?
6. Does such an extension put the City in jeopardy of legal action by other parties?
7. If yes to question 6, what is the potential liability to the city if such parties are successful in their legal challenge?

Councillor Toner exercised his Charter Right on policy order #11, halting all discussion on this item until the next regular Council meeting.



This communication was placed on file.

Councillor Toner's late policy order was adopted.

12. A communication transmitted from Yi-An Huang, City Manager, relative to a Planning Board report with negative recommendation on the Accessory Parking Requirements Zoning Petition.  
**CMA 2022 #179**

This item was referred to the petition and the Ordinance committee.

## II. CALENDAR

1. 105 Windsor Community Process.

### CHARTER RIGHT

### CHARTER RIGHT EXERCISED BY COUNCILLOR ZONDERVAN IN COUNCIL AUGUST 1, 2022

### POR 2022 #142

Councillor Simmons presented the following amendments to the original policy order:

WHEREAS: The city's proposal to renovate this historic building is an important opportunity to address some of the unique and long-unmet needs of the Port neighborhood; and

WHEREAS: The design process should be guided by an inclusive, city-led community process to hear from as many diverse voices as possible in an effort to build consensus; and

WHEREAS: Such a city-led community process should engage a wide range of stakeholders, **neighborhood residents, and neighborhood organizations and be led by an independent consultant who shall be tasked with bringing an unbiased eye in leading the community toward a consensus including (but not limited to) residents of affordable housing, all residents of The Port, Margaret Fuller House, Community Art Center, Cambridge Health Alliance, Cambridge Housing Authority, local small businesses, faith communities, Fletcher Maynard Academy community, Cambridge NAACP, My Brother's Keeper, The Black Response, and the Port Organizing Group;** and

WHEREAS: The newly-acquired building located at 689 Mass Ave is proposed to be used for city offices without any input from the community, and a similar outcome must be avoided at 105 Windsor Street; now therefore be it

ORDERED: That the City Manager be and hereby is requested to work with the appropriate departments to begin a thorough and open community process that will determine the future use of 105 Windsor Street, including (but not limited to) a series of events, some offered virtually and some in person at key neighborhood sites like the Community Art Center and the Pisani Center in an effort to engage as many diverse voices as possible and build consensus; and be it further

ORDERED: That the City Manager be and hereby is requested to report back to the Council on the nature and timeline of the planned community process as soon as possible and ahead of commencing the outreach.

The amendments were adopted, and the policy order was adopted as amended.

### ON THE TABLE

2. That the City Manager be and hereby is requested to direct the Director of the Traffic, Parking, and Transportation Department to limit the blocking off of Memorial Drive to vehicular traffic to Sundays



**CHARTER RIGHT EXERCISED BY COUNCILLOR TONER  
IN COUNCIL MAY 23, 2022  
PLACED ON THE TABLE IN COUNCIL JUNE 6, 2022  
POR 2022 #102**

This item was pulled off the table.

There was discussion about the neighborhood meetings that have already taken place, as well as the two upcoming meetings hosted by the DCR with the first one Wednesday, September 14 on Zoom from 6pm – 7:30pm. For more information on these meetings, click [here](#).

This item was placed on file, and no action was taken by the Council on the matter.

3. Transmitting Communication from Louis A. DePasquale, City Manager, relative to the appropriation of appropriation and authorization to borrow \$4,500,000 to provide funds for the design and construction of building renovations to the vacant City owned property at 105 Windsor Street.

**CHARTER RIGHT EXERCISED BY COUNCILLOR ZONDERVAN  
IN COUNCIL JUNE 27, 2022  
PLACED ON THE TABLED IN COUNCIL AUGUST 1, 2022  
CMA 2022 #142**

This item was pulled off the table.

These funds will be used for any initial construction needed for immediate safety improvements to the building. The Finance Department will come back to the Council for another appropriation request once the full scope of construction has been determined.

This appropriation was passed.

4. An application was received from Andy layman representing Tasty Burger, requesting permission for three (3) projecting signs at the premises numbered 23 Prospect Street. approval has been received from Inspectional Services, Department of Public Works, Community Development Department and abutter.

**PLACED ON THE TABLED IN COUNCIL AUGUST 1, 2022 APP 2022 #37**

This item was pulled off the table.

The address issue was fixed, and the correct neighbors were notified by mail. There was discussion about the amount of signs requested (4) and whether or not approving this application would set a precedent for all future businesses looking to draw attention to their location. There was one suggestion to edit the application to remove the 4th sign that is one block away from the business, or to place this application back on the table to allow more time for conversation with the applicants.

The motion to place this item back on the table passed 6-3. Councillors Azeem, Simmons, and Toner voted no.

This application is back on the table.

5. Amendment to Article 22 of the Zoning Ordinance of the City of Cambridge entitled “SUSTAINABLE DESIGN AND DEVELOPMENT” to insert a new section. **REFERRED TO COMMITTEE IN COUNCIL FEBRUARY 7, 2022**

**POR 2022 #23**

This item was pulled off the table.

Councillor Zondervan announced that he will be sharing an update on this soon.

This item was placed on file.

### **III. APPLICATIONS AND PETITIONS**

1. An application was received from Richard Burg representing Coldwell Banker Realty, requesting permission for an awning at the premises numbered 1726 Massachusetts Avenue. Approval has been received from Inspectional Services, Department of Public Works, Community Development Department and abutters.

***APP 2022 #40***

This application was approved.

2. An application was received from Kevin Rosenberg representing Chestnut Hill Realty, requesting permission for an awning at the premises numbered 1640 Massachusetts Avenue. Approval has been received from Inspectional Services, Department of Public Works, Community Development Department and abutters.

***APP 2022 #41***

This application was approved.

3. An application was received from Lewis Colten, requesting permission for a curb cut at the premises numbered 318 Concord Avenue; said petition has received approval from Inspectional Services, Traffic, Parking and Transportation, Historical Commission and Public Works. Response has been received from the neighborhood association.

***APP 2022 #42***

Councillor Nolan exercised her Charter Right on this item, halting all discussion and action on this application until the next regular Council meeting.

### **V. RESOLUTIONS**

1. Congratulations and Thank you to Jack Woker and Stereo Jacks on almost forty years of service to the North Cambridge Community

**Councillor Toner**

***RES 2022 #204***

This resolution was adopted.

2. Resolution on the death of Peter Valentine.

**Councillor Simmons**

***RES 2022 #205***

The rules were suspended to bring this resolution forward out of order.

I would like to thank Peter's family for sharing his light, his art, and his warm spirit with us for so long. Peter was truly a staple in Cambridge, especially in the Sullivan Chamber during our weekly Council meetings and he will be dearly missed by the entire City. I extend my deepest condolences to Peter's family, and hope they know Peter will always be in our hearts.

This resolution was adopted.

3. Resolution on the death of Monica Strauss.

**Councillor Toner**

***RES 2022 #206***

This resolution was adopted.

4. Congratulations on the Retirement of Jean Spera from The Cambridge Public School Department

**Councillor Toner**

***RES 2022 #207***

This resolution was adopted.

5. Resolution on the death of Maria de Castro Pereira.

**Councillor Toner**

***RES 2022 #208***

This resolution was adopted.

6. Resolution on the death of Dennis Pontes.

**Councillor Toner**

***RES 2022 #209***

This resolution was adopted.

7. Congratulations to Becca Rutenberg on the occasion of being named by the Boston Business Journal as a 2022 "40 under 40" honoree.

**Councillor Simmons**

***RES 2022 #210***

This resolution was adopted.

8. Resolution on the death of Sheila Halloran-Dailey.

**Councillor Toner**

***RES 2022 #211***

This resolution was adopted.

9. Resolution on the death of Harold Turcotte.

**Councillor Toner**

***RES 2022 #212***

This resolution was adopted.

10. Resolution on the death of Edward T. Loder, Jr.

**Councillor Toner**

***RES 2022 #213***

This resolution was adopted.

11. Congratulations to The Dance Complex on the occasion of its 30 year anniversary in Central Square.

**Councillor Azeem, Vice Mayor Mallon, Councillor McGovern**

***RES 2022 #214***

This resolution was adopted.

12. Condolences to family of Margie Clay.

**Councillor Simmons**

***RES 2022 #215***

This resolution was adopted.

13. Condolences to family of Cherlyn Robinson.

**Councillor Simmons**

***RES 2022 #216***

This resolution was adopted.

14. Condolences to the family of Jewel Russell.

**Councillor Simmons**

***RES 2022 #217***

This resolution was adopted.

15. Condolences to the family of Deborah Anderson.

**Councillor Simmons**

***RES 2022 #218***

*This resolution was adopted.*

16. Resolution on the death of Mary Griffin.

**Councillor Simmons**

***RES 2022 #219***

*This resolution was adopted.*

17. Congratulations to Erin Gullage and Gail Jones for being honored at this year's Janet "Ms. K" Kendrick Sisters of the Center Awards Brunch at the Cambridge Community Center. **Councillor**

**Simmons**

***RES 2022 #220***

*This resolution was adopted.*

18. Congratulations to the Cambridge-Yerevan Sister City Association (CYSCA) on their 35th Anniversary.

**Councillor Nolan, Mayor Siddiqui**

***RES 2022 #221***

*This resolution was adopted.*

19. That the Cambridge City Council welcomes leaders Lorena Araujo and Zulma Tobar of CRIPDES and US El Salvador Sister Cities to Cambridge to discuss their critical work for human rights in rural communities of El Salvador.

**Councillor Nolan, Mayor Siddiqui**

***RES 2022 #222***

*This resolution was adopted.*

20. Appreciation to the Sufi Service Committee for their dedication and goodwill, congratulating them on another successful year fostering community, and wishing them continued success for many more years of service.

**Mayor Siddiqui**

***RES 2022 #223***

*This resolution was adopted.*

21. Commending the American Cancer Fund for Children and Kids Cancer Connection for its fight against childhood cancer.

**Mayor Siddiqui, Vice Mayor Mallon, Councillor Nolan**

***RES 2022 #224***

This resolution was adopted.

22. Thanks to Chef Erin Miller for serving the Cambridge community through her talents and experiences, which were recognized through her impressive win at the 2022 Great American Seafood Cook-Off.

**Mayor Siddiqui, Vice Mayor Mallon, Councillor Nolan, Councillor Simmons**

***RES 2022 #225***

This resolution was adopted.

23. Happy 100th Birthday wishes to Ned Handy.

**Mayor Siddiqui**

***RES 2022 #226***

This resolution was adopted.

24. Appreciation to Nancy Mahan on the occasion of her retirement from Bay Cove and thanks for her dedicated service and tireless dedication to some of our most vulnerable neighbors.

**Councillor McGovern, Vice Mayor Mallon**

***RES 2022 #227***

This resolution was adopted.

## **VI. POLICY ORDER AND RESOLUTION LIST**

1. That the City Manager is requested work with the Cambridge Historical Commission, DPW, the Dedication Committee, and any other relevant City departments to create a system to document the histories of those honored, and to make those histories available to the public, including but not limited to a website on the City's web page or a QR code on each sign.

**Councillor McGovern, Councillor Simmons, Councillor Azeem, Councillor Toner**  
***POR 2022 #152***

This policy order asks the City Manager to work with the Department of Public Works, the Historical Commission, and the Dedication Committee to create some sort of system that documents the histories of the honored people around the City. This database should be public, and easily accessible so passersby can gain knowledge of the history around them.

This policy order was adopted.

2. That the City Council urge the MBTA to reverse its decision to reconfigure and reduce service along the 47 Bus Line and take whatever steps are necessary to return it to its previous level of

service. **Councillor Simmons, Councillor Azeem**  
***POR 2022 #153***

Since the MBTA's bus route [reconfiguration](#) earlier this year, several routes in Cambridge have been affected. Specifically, the route 47 service has been drastically reduced and merged with other bus lines that travel into Boston over the BU Bridge from Cambridge. The riders on this route are primarily seniors and those on fixed incomes who rely on this route to get them around our City. This order seeks to echo Boston Mayor Wu's plea to Pete Buttigieg to provide whatever assistance is needed to reverse the service cuts on the MBTA's bus lines.

This policy order was adopted.

3. That the City Manager is requested to direct the appropriate City staff to establish a fund designed to assist those City employees in same-sex marriages with paying for surrogacy services in instances where the City's health insurance providers fail to provide the same coverage afforded to the City's female employees and those in heterosexual marriages.

**Councillor Simmons, Councillor Azeem, Mayor Siddiqui**  
***POR 2022 #154***

This order seeks to alleviate the cost burden of surrogacy, an expensive option that many same-sex couples sometimes have to consider when family planning. The proposed fund would bridge the gap between insurance and out-of-pocket costs for affected employees.

This policy order was adopted.

4. That the City Manager is requested to direct the Public Works Department to repair the grass at Greene- Rose Heritage Park, and to establish a long- term plan of action to ensure that the park is well- maintained in perpetuity.

**Councillor Simmons**  
***POR 2022 #155***

This order seeks proper maintenance and repairs at Greene-Rose Heritage Park, and a long-term plan to ensure the proper maintenance continues for years to come.

This policy order was adopted.

5. That the City Manager is requested to work with the Department of Public Works, the Traffic, Parking & Transportation Department, and other relevant departments to revise the City block party and play streets signature requirements to a more reasonable threshold, and shorten the timeline between application and event date, and provide more guidance to residents seeking a permit.

**Vice Mayor Mallon, Councillor Nolan, Mayor Siddiqui**  
***POR 2022 #156***

We know that block parties are essential to building community within neighborhoods, and the last two years of the COVID19 pandemic have shown us just how important community can be



during times of need. That is one of the many reasons I was so excited about the new Play Streets initiative that provides neighborhoods with tools and family-friendly block party essentials so neighbors can get out and meet each other. I also want to thank Iram Farooq, Melissa Peters, Daniel Wolfe and the team at Community Development for bringing this to our City, as we know community is key for neighborhood resiliency and longevity. The current process for obtaining a block party permit is arduous, and unfairly advantages less dense streets, making it harder for more heavily populated areas to create that ultra-important community. This policy order seeks to change the block party requirements to lower the signature threshold as well as the time constraint to make it easier for more streets in our City to host these bonding events.

This policy order was adopted.

6. That the City Manager is requested to light up City Hall purple for the week of September 19th, in honor of Suicide Prevention Month and recognize September 2022 as Suicide Prevention Month in Cambridge.

**Mayor Siddiqui, Vice Mayor Mallon, Councillor Azeem, Councillor Carlone**  
***POR 2022 #157***

This policy order asks the City Manager to light City Hall up in purple lights for the week of September 19th in honor of Suicide Prevention Week. There was further discussion about posting mental health and suicide prevention resources on the City's webpage and taking the extra steps needed to make sure residents know about these resources year round.

This policy order was adopted.

7. That the Dedication Committee hold a special meeting to expedite the process of naming the corner of Brookline Street and Franklin Street in honor of Peter Valentine.

**Councillor McGovern, Mayor Siddiqui, Vice Mayor Mallon, Councillor Simmons**  
***POR 2022 #158***

Peter Valentine was an integral part of the Cambridge community who will be deeply missed by all. As his spirit transcends into the Cosmos, it is imperative that we find a way to honor him here in Cambridge. This order asks the Dedication Committee to expedite the process for naming Peter's corner (Brookline and Franklin Street) after him.

This policy order was adopted.

8. That the Health and Environment Committee of the City Council hold a public hearing to discuss the issue of PFAS and overall water quality and work with the City Manager, the Water Board, and relevant city staff to set up the initial meeting this fall.

**Councillor Nolan, Councillor Zondervan, Vice Mayor Mallon, Councillor Azeem**  
***POR 2022 #159***

Following the late August notice of PFAS chemicals in Cambridge's water supply, the City made the immediate decision to switch from its Charles River Watershed Supply to the Massachusetts Water Resources Authority (MWRA) Supply. This order asks for the Health & Environment

Committee to hold initial conversations about the water quality in Cambridge. Councillor Toner offered the following amendment to the order:

Ordered: That the Health and Environment Committee of the City Council hold a public hearing to discuss the issue of PFAS, ~~and~~ overall water quality of Cambridge versus MWRA, cost of operating our own water department, cost of MWRA versus Cambridge Water and other appropriate factors to be considered and work with the City Manager, the Water Board, and relevant city staff to set up the meeting; and be it further

This amendment was adopted.

This policy order was adopted as amended and referred to the Health & Environment Committee for further discussion.

9. That the City Manager be and hereby is requested to communicate to the Cambridge Health Alliance the City Council's support for the reopening of the Cambridge Birth Center for deliveries as soon as possible and City Council support for the protection of existing birth centers and the creation of new birth centers in Cambridge.

**Councillor Nolan, Mayor Siddiqui, Councillor Simmons, Vice Mayor Mallon**  
***POR 2022 #160***

Birthing centers are often less expensive than hospitals and offer many alternatives to traditional birthing options such as water births. The Cambridge Birthing Center has been closed for over two years now, leaving just one birthing center in the entire state, and none in the City of Cambridge. As we heard in public comment from advocates for birthing centers, including former staff members at the Cambridge Birthing Center, birthing centers also primarily serve members of the Black and brown communities, who face much higher childbirth mortality and infant mortality rates. This order urges the City Manager's office to work with the Cambridge Health Alliance to reopen the Cambridge Birthing Center as soon as possible, so more pregnant people can use this critical service.

This policy order was adopted.

10. That the City Council refer the zoning petition regarding lab use to the Ordinance Committee and Planning Board for a hearing and report.

**Councillor Zondervan, Councillor McGovern**  
***POR 2022 #161***

This order seeks to establish a [zoning petition](#) to limit where labs can be constructed around the City.

Councillor Toner exercised his Charter Right on this policy order, halting all discussion and action on this item until the next regular Council meeting.

11. That the Ordinances of the City of Cambridge be amended as it relates to Permitting Preferences for Priority Applicants.

**Councillor Zondervan, Mayor Siddiqui**  
***POR 2022 #162***

The rules were suspended to bring this item forward with City Manager Agenda Item #11 for discussion.

Councillor Toner exercised his Charter Right on this item, halting all discussion and action on this item until the next regular Council meeting.

## **VII. COMMITTEE REPORTS**

1. The Government Operations, Rules and Claims Committee met on March 2, 2022 for the purpose of reviewing the draft leadership profile, and next steps in the City Manager search process.

*This report was accepted and placed on file.*

2. The Ordinance Committee conducted a public hearing on June 29, 2022 to discuss Zoning Petition from Craig A. Kelley – The Cambridge Transportation De-Carbonization Congestion-Mitigation. (Ordinance #2022-13).

*This petition expires on September 27, 2022. The City Clerk and City Solicitor informed the Council that there is no way for proper advertisement to be done within the time constraints, so this petition cannot be ordained before its expiration date, and the petitioner will likely refile this petition.*

*This report was accepted and placed on file.*

A. That the Ordinance Committee refer Categories M (Shared Vehicle) and N (Publicly-accessible, Privately-owned Electric Vehicle Charging System) of the Cambridge Transportation Decarbonization and Congestion Mitigation Bill, along with definitions, to the full City Council with a favorable recommendation.

***POR 2022 #150***

**Councillor Zondervan**

*This policy order was adopted.*

B. That the City Solicitor be and hereby is requested to provide a legal opinion on the proposed zoning amendments of the Cambridge Transportation Decarbonization and Congestion Mitigation Bill, including whether the City Council could limit the electric vehicle charging station sharing to holders of residential parking permits only.

***POR 2022 #151***

**Vice Mayor Mallon**

*This policy order was adopted.*

3. The Ordinance Committee met on July 26, 2022 to reconvene and continue a public hearing on proposed amendments to the Building Energy Use Disclosure Ordinance (Ordinance #2021-26).

There will be a public forum on the BEUDO amendments on Thursday, September 15th at 6:30 PM. The forum will be held virtually on [Zoom](#). It will also be livestreamed on the second floor of City Hall Annex at 344 Broadway.

This report was accepted and placed on file.

4. The Ordinance Committee held a public hearing on July 27, 2022 to continue discussions around an Ordinance potentially raising the linkage fee rates. (#2022-14).

The rules were suspended to bring this item forward with Committee Report #6.

5. The Ordinance Committee met on August 3, 2022 to conduct a public hearing on Ordinance #2022-8, an ordinance amending Parking minimums and maximums.

This report was accepted and placed on file.

6. The Ordinance Committee held a public meeting on September 7, 2022 to continue the discussion around Ordinance # 2022-14, Section 11.202(b) of Article 11.000 Special Regulations Linkage Fee, proposal to amend by substitution, raising linkage fee rates.

A. Section 11.202(b) of Article 11.000 Special Regulations linkage fee., be amended by substitution. (Ordinance #2022-14)

***POR 2022 #84***

**Councillor Simmons, Councillor Azeem, Councillor Carlone, Councillor McGovern**

PLACED ON THE TABLE IN COUNCIL MAY 9, 2022

B. A communication was received from Councillor Azeem, transmitting two Linkage Fee amendments.

***COF 2022 #102***

The rules were suspended to bring this item forward out of order with the following items: communication from other officers #3, committee report #4, a late communication from Councillor Zondervan, and a late policy order from myself.

Linkage fees are an impact fee imposed on commercial development to generate funding for programs, such as affordable housing. The City is currently proposing a 67% increase in the linkage fee from \$20.10 to \$33.34 per square foot, which will dramatically increase the amount of revenue that can be used for affordable housing programs within the City. During the last ordinance meeting, Councillor Azeem put forward an amendment to exempt the first 30K square feet on all impacted buildings, which was voted favorably out of committee:

11.202

Housing Contribution Rate. The Housing Contribution Rate effective upon ordination shall be ~~twenty dollars and ten cents (\$20.10)~~ **thirty three dollars and thirty four cents (\$33.34)** per square foot of Gross Floor Area, ~~excluding the first 30,000 sqft.~~, devoted to the uses that qualify the new development as an Incentive Project. The effective rate shall be subject to annual escalation equal to annual percentage increases in the Consumer Price Index (CPI) Housing Index for Boston-Brockton-Nashua, MA-NH-ME-CT or similar index to reflect changes in dollar values over time; however, annual decreases in CPI shall not cause the contribution rate to be decreased. The table below is intended to administratively track changes to the Housing Contribution Rate as it is adjusted over time.

#### Article 2 - Definitions

Incentive Project. Any new development that consists of at least thirty thousand (30,000) square feet of Gross Floor Area devoted to one or more of the following uses listed in Section 4.30 of the Zoning Ordinance: Sections 4.31 i-2 (Hotel or motel), 4.32 f (Radio and television studio), 4.33 b-5 (College or University not exempt by statute, specifically including those uses and facilities listed in Subsection 4.56 c-4, c-5, and c-6), 4.33 c (Noncommercial Research Facility), 4.33 d (Health Care Facilities), 4.33 e (Social Service Facilities), 4.34 (Office and Laboratory Use), 4.35 (Retail or Consumer Service Establishments), 4.36 (Outdoor Retail or Consumer Service Establishments), 4.37 (Light Industry, Wholesale Business and Storage), and 4.38 (Heavy Industry). For the purpose of this definition, new development shall mean (1) construction of new buildings or additions to existing buildings to accommodate uses in the above list, (2) substantial rehabilitation of buildings to accommodate uses in the above list for which the buildings were not originally used, or (3) Gross Floor Area whose use is changed from a use not included in the above list to a use included in the above list. In no case shall Gross Floor Area devoted to a Municipal Service Facility or Other Government Facility be considered an Incentive Project. ~~Notwithstanding the foregoing, this definition shall not apply to existing floor area that is demolished and subsequently rebuilt as part of a building project.~~

In response, Councillor Zondervan proposed a further amendment which would set the linkage fee at \$21 for the first 30K square feet of developments, and raise it to \$33.34 for each additional square foot after that. Councillor Zondervan withdrew that amendment, and advised he will put it forward in 2 weeks when we can vote to ordain.

Community Development was asked in a late order to prepare some data on how these two proposals, the exemption of the first 30K sq ft, and Councillor Zondervan's potential amendment to have the first 30K sq ft at the current linkage fee rate of \$20.10 and anything above that to be at the new rate of \$33.34.

**ORDERED:** That the City Manager direct the Community Development Department to provide an analysis of how the various proposals to amend the proposed linkage fee rate increases would affect future contributions to the Affordable Housing Trust, as well as a similar analysis for the amendment regarding substantial renovations; and be it further

**ORDERED:** That the City Manager direct the City Solicitor answer any legal questions that came up during the discussion that occurred during the regular City Council meeting on September, 12th; and be it further

**ORDERED:** That this report is provided to the City Council by the regular City Council meeting on Monday, October 3rd.

This late order was passed 9-0.

I proposed that we amend the current ordinance to allow us to undergo another Nexus Study so we can see where we are and just how high we can raise the linkage fee. If we are going to truly

fight for every dollar for affordable housing, we need to be able to think big. Right now, if we were to raise the linkage fee this year, we would not be able to conduct another Nexus Study for 3 years. My proposed amendment seeks to conduct Nexus Studies every 3 years, beginning in 2023. As the City Solicitor advised this was not part of the advertised amendments, and was not heard by the community and Planning Board, it must be submitted separately. I withdrew my amendment, and it will appear on the September 19th regular City Council agenda.

A motion was put forward to refer Committee Reports #4, #6, and both late communications from myself and Councillor Zondervan to the petition. That motion passed.

The amendments were passed to a second reading.

## **VIII. COMMUNICATIONS AND REPORTS FROM OTHER CITY OFFICERS**

1. A communication was received from Mayor Siddiqui, transmitting information from the School Committee.  
*COF 2022 #104*

This communication was placed on file.

2. A communication was received from Diane P. LeBlanc City Clerk, transmitting an update regarding legislative activity.  
*COF 2022 #105*

This communication was placed on file.

3. A communication was received from Councillor Zondervan, transmitting a further amendment to the Linkage Fee Petition  
*COF 2022 #106*

The rules were suspended to bring this item forward with Committee Report #6 for discussion.

## **VIII. LATE ORDERS AND RESOLUTIONS**

**Mayor Siddiqui**

**Vice Mayor Alanna Mallon**

ORDERED: That the City Manager direct the Community Development Department to provide an analysis of how the various proposals to amend the proposed linkage fee rate increases would affect future contributions to the Affordable Housing Trust, as well as a similar analysis for the amendment regarding substantial renovations; and be it further

ORDERED: That the City Manager direct the City Solicitor answer any legal questions that came up during the discussion that occurred during the regular City Council meeting on September, 12th; and be it further

ORDERED: That this report is provided to the City Council by the regular City Council meeting on Monday, October 3rd.

This policy order is in response to the discussion on linkage fees and seeks a report on the effects of each proposed linkage fee change. It also asks the City Solicitor to provide a legal opinion on the matter.

This policy order was adopted.

**Councillor McGovern**

**Councillor Nolan**

Whereas: The Bryn Mawr Bookstore, is a non-profit which sells used and rare books, providing financial aid for students at Bryn Mawr College, and

Whereas: The Bryn Mawr bookstore has been located on Huron Avenue in West Cambridge, and is celebrating its 50<sup>th</sup> anniversary this year and

Whereas: 50 years ago, Bryn Mawr alumnae such as Betty Butterfield, Betsy Jackson and Nan Harris, who began the business and decided that their grassroots organization, which began with people dropping off old books in a huge trunk on Ms. Butterfield's front porch, needed a more permanent home, prompting them to open the current location and

Whereas: The Bryn Mawr bookstore is an expansive but cozy oasis of interesting and unusual books and is staffed only by volunteers, including Bryn Mawr alumnae and parents and other Cambridge residents who sort, price, organize, shelve and sell these donated books and

Whereas: Over the decades, the bookstore has become a neighborhood landmark therefore be it

Resolved: That the Cambridge City Council go on record thanking all of the many volunteers who work tirelessly to operate this important bookshop and congratulate everyone involved with the Bryn Mawr Bookstore on their 50<sup>th</sup> anniversary and wishing them another 50 more and be it

Ordered: That the City Clerk send a suitably engrossed copy of this resolution to the Bryn Mawr Bookstore located at 373 Huron Ave in Cambridge.

This resolution was adopted.



**Councillor McGovern**

Whereas: The Phoenix Landing, owned and operated by Kevin Treanor, Joe McCabe and Patsy Long have been a Central Square establishment since September 17, 1995 and

Whereas: The Phoenix Landing has been a passionate location for Liverpool Football Club fans from Cambridge and around the world and

Whereas: The Phoenix Landing has always been a supportive member of the community, never declining an offer to help Cambridge and Central Square in particular, Therefore be it

Resolved: That the Cambridge City Council go on record congratulating the owners and staff of the Phoenix Landing on their anniversary and thank them for being such great stewards and neighbors to our community and be it further

Ordered: That the City Clerk send a suitably engrossed copy of this resolution to the owners of the Phoenix Landing.

**This resolution was adopted.**