

## CITY MANAGER'S AGENDA

1. Transmitting Communication from Yi-An Huang, City Manager, relative to the [FY2024 submitted budget and appropriation orders](#). (CM23#105)

2. A communication transmitted from Yi-An Huang, City Manager, relative to relative to the appropriation and authorization to borrow \$50,000,000 to provide funds for the reconstruction of the Mass Avenue between Waterhouse Street and Alewife Parkway. (CM23#106)

Agenda Item Number 2 May 1, 2023

ORDERED: That \$50,000,000 is appropriated for the purpose of financing the repair and/or reconstruction of Mass Ave between Waterhouse Street and Alewife Parkway in order to implement separated bike lanes and to meet this appropriation the Treasurer with the approval of the City Manager is authorized to borrow \$50,000,000 under Chapter 44 of the General Laws or any other enabling authority.

3. A communication transmitted from Yi-An Huang, City Manager, relative to appropriation and authorization to borrow \$35,350,000 to provide funds for the Municipal Facilities Improvement Plan. Funds will support upgrades to the 689 Mass Avenue Interior; upgrades at the Moses Youth Center; Interior fit-out of Rindge Pre-K building; electric vehicle charging station infrastructure at several municipal buildings; and additional work at Inman and East Cambridge Fire Houses; First Street Garage upgrades to stairs and elevator; and other City building upgrades. (CM23#107)

Agenda Item Number 3 May 1, 2023

ORDERED: That \$35,350,000 is appropriated, in addition to any amounts previously appropriated, for the purpose of planning and financing building renovations, including but not limited to the following projects in the municipal facilities improvement plan: upgrades to the 689 Mass Avenue Interior; upgrades at the Moses Youth Center; Interior fit-out of Rindge Pre-K building; electric vehicle charging station infrastructure at several municipal facilities ; and additional work at Inman and East Cambridge Fire Houses; First Street Garage upgrades to stairs and elevator; and other City building upgrades and to meet this appropriation the Treasurer with the approval of the City Manager is authorized to borrow \$35,350,000 under Chapter 44 of the General Laws or any other enabling authority.

4. A communication transmitted from Yi-An Huang, City Manager, relative to appropriation and authorization to borrow \$2,500,000 to provide funds for the construction of the Peabody School Playground and Corcoran (Raymond Street) park. (CM23#108)

Agenda Item Number 4 May 1, 2023

ORDERED: That \$2,500,000 is appropriated for the purpose of providing financing to construct the FY24 Peabody School Playground and Corcoran (Raymond Street) park and to meet this appropriation the Treasurer with the approval of the City Manager is authorized to

borrow \$2,500,000 under Chapter 44 of the General Laws or any other enabling authority.

5. A communication transmitted from Yi-An Huang, City Manager, relative to appropriation and authorization to borrow \$1,800,000 to provide funds for financing school building upgrades. (CM23#109)

Agenda Item Number 5 May 1, 2023

ORDERED: That \$1,800,000 is appropriated, for the purpose of financing building renovations, including but not limited to, the following projects: to provide funds for the replacement of the roof and drain system at the Longfellow Building; replacing outdated natural gas heaters with electric heat pumps at the Kennedy-Longfellow Building; upgrading elevator controls at both Amigos and Cambridgeport schools, and upgrading rooftop exhaust fans at the Peabody school and updating the HVAC control system at Cambridge Rindge and Latin school, RSTA section and to meet this appropriation the Treasurer with the approval of the City Manager is authorized to borrow \$1,800,000 under Chapter 44 of the General Laws or any other enabling authority.

6. A communication transmitted from Yi-An Huang, City Manager, relative to the appropriation and authorization to borrow \$51,500,000 to provide funds for the construction of sewer separation, storm water management and combined sewer overflow reduction elimination improvements within the Port and River Street areas as well as the Sewer Capital Repairs Program and climate change preparedness efforts. (CM23#110)

Agenda Item Number 6 May 1, 2023

ORDERED: Ordered: that \$51,500,000 is appropriated, in addition to any amounts previously appropriated, for the purpose of financing the design and construction of various water pollution abatement projects, including but not limited to: Construction of sewer separation, storm water management and combined sewer overflow reduction elimination improvements within the Port and River Street areas as well as the Sewer Capital Repairs Program and climate change preparedness efforts; including without limitation all costs thereof as defined in Section 1 of Chapter 29C of the General Laws; that to meet this appropriation the Treasurer with the approval of the City Manager is authorized to borrow \$51,500,000 and issue bonds or notes therefore under G.L. c.44 and/or Chapter 29C of the General Laws or any other enabling authority; that such bonds or notes shall be general obligations of the City unless the Treasurer with the approval of the City Manager determines that they should be issued as limited obligations and may be secured by local system revenues as defined in Section 1 of Chapter 29C; that the Treasurer with the approval of the City Manager is authorized to borrow all or a portion of such amount from the Massachusetts Clean Water Trust established pursuant to Chapter 29C or the Massachusetts Water Resources Authority and in connection therewith to enter into a loan agreement and/or a security agreement and/or financial assistance agreement with the

Trust or the Authority and otherwise to contract with the Trust and the Authority and the Department of Environmental Protection with respect to such loan and for any federal or state aid available for the projects or for the financing thereof; and that the City Manager or any other authorized City official is authorized to enter into a project regulatory agreement with the Department of Environmental Protection, to expend all funds available for the projects and to take any other action necessary to carry out the projects.

7. A communication transmitted from Yi-An Huang, City Manager, relative to the appropriation and authorization to borrow \$26,000,000 to provide funds for the reconstruction of various City streets, sidewalks and bike facilities. \$15,000,000 of this loan order is attributable to the improvement project related to sewer infrastructure upgrades on River Street, which include full depth roadway reconstruction, new sidewalks, new street trees and various other street improvements. (CM23#111)  
Agenda Item Number 7 May 1, 2023  
ORDERED: That \$26,000,000 is appropriated for the purpose of financing the repair and/or reconstruction of various City streets and sidewalks and bike facilities; and to meet this appropriation the Treasurer with the approval of the City Manager is authorized to borrow \$26,000,000 under Chapter 44 of the General Laws or any other enabling authority
8. Transmitting Communication from Yi-An Huang, City Manager, relative to the appropriation of \$758 from a preschool family fundraiser to the Grant Fund Human Service Programs Other Ordinary Maintenance account. The funds are being used for field trips and classroom supplies for the program. (CM23#112)
9. Transmitting Communication from Yi-An Huang, City Manager, relative to the appropriation of a grant from the Massachusetts Housing and Shelter Alliance funded by the Department of Housing and Community Development (DHCD) in the amount of \$33,301.72 to the Grant Fund Department of Human Service Programs Salary and Wages account (\$22,683.34) and to the Grant Fund Department of Human Service Programs Other Ordinary Maintenance Account (\$10,618.38). Funds from the grant support the Carey Men's Permanent Supported Housing Program operated by the Multi-Service Center. (CM23#113)
10. Transmitting Communication from Yi-An Huang, City Manager, relative to the appropriation of the Community Learning Center (CLC) grant funded by Friends of the Community Learning Center through individual donations in the amount of \$4,000 to the Grant Fund Human Service Programs Salary and Wages account (\$4,000), funds will support English for Speakers of Other Languages classes at the Community Learning Center. (CM23#114)
11. Transmitting Communication from Yi-An Huang, City Manager, relative to the appropriation of the Friends of the Community Learning Center (CLC) grant, funded by Friends of the Community Learning Center through a First

Literacy mini grant, in the amount of \$5,000 to the Grant Fund Human Service Programs Salary and Wages account (\$5,000), funds will support one or two ESOL part time teachers to offer professional development and develop materials for teachers to use in their classes on a project regarding gender identities. (CM23#115)

12. Transmitting Communication from Yi-An Huang, City Manager, relative to the appropriation of \$9,615 for the Center for Families program received from the Cambridge Public Health Commission, Agenda for Children to the Grant Fund Department of Human Service Programs Other Ordinary Maintenance account, funds will be used to provide Family programming and curriculum development, pre-bagged refreshments for outside and in-person events and activity bag giveaways. (CM23#116)
13. Transmitting Communication from Yi-An Huang, City Manager, relative to the appropriation of the Adult and Community Learning Services grant received from the Massachusetts Department of Elementary and Secondary Education (DESE) in the amount of \$12,646 to the Grant Fund Human Service Programs Salary and Wages account (\$6,646) and to the Grant Fund Human Service Programs Other Ordinary Maintenance account (\$6,000), funds will be used to pay for additional hours for professional development, career advising and participation in the Digital Literacy Advisory Group. (CM23#117)
14. Transmitting Communication from Yi-An Huang, City Manager, relative to the appropriation of \$255,000 from Free Cash to the General Fund Public Works Other Ordinary Maintenance account. Funds will be used for snowstorm related expenses associated with snow plowing and snow removal contracts. (CM23#118)
15. Transmitting Communication from Yi-An Huang, City Manager, relative to the appropriation of 845,000 from Free Cash to the Public Investment Fund Public Works Extraordinary Expenditures account to fund the procurement of five pieces of equipment for use in snow and ice operations. (CM23#119)
16. Transmitting Communication from Yi-An Huang, City Manager, relative to the appropriation of \$500,000 from Free Cash to the Public Investment Fund Public Works Extraordinary Expenditures account to fund snowstorm related street repairs. (CM23#120)
17. A communication transmitted from Yi-An Huang, City Manager, relative to Awaiting Report Item Number 22-74, regarding needs assessment of the Danehy Park and recommendations for improvements; and irrigation updates. (CM23#121)
18. A communication transmitted from Yi-An Huang, City Manager, relative to the appointment and reappointment of the following persons as a members of the Board of Zoning Appeals. (CM23#122)

**Members (five-year term)**

- William Boehm
- Fernando Daniel Hidalgo

- Virginia Keesler
- Steven Ng

#### **Associate Members (two-year term)**

- Carol Agate
- Michael LaRosa
- Thomas Marshall Miller
- Zarya Miranda

#### **Associate Members (two-year term - reappointment)**

- Matina Williams
- Wendy Leiserson

19. A communication transmitted from Yi-An Huang, City Manager, relative to a Planning Board report with no positive or negative recommendation on the Michael Monestime et. al. Zoning Petition. (CM23#123)

[\[Monestime Petition - amended\]](#)

#### **UNFINISHED BUSINESS**

1. A Zoning Ordinance has been received from Diane P. LeBlanc City Clerk, relative to the Zoning Ordinance of the City of Cambridge be amended on a Zoning Petition by Michael Monestime, et al., to amend the Zoning Ordinance of the City of Cambridge by creating new footnotes in the Table of Permitted Uses in Section 4.30 for Outdoor Retail or Consumer Service Establishment, not otherwise defined and Outdoor Entertainment and Recreation Facility” in the Business B, B-1 and B-2 column which read, “For the Central Square Overlay see section 20.304.5 (5)” and “For the Central Square Overlay see section 20.304.5 (6)”; and by amending Section 20.304.5 of the Central Square Overlay District to allow Outdoor Retail or Consumer Service Establishment, not otherwise defined by Special Permit from the Planning Board, with associated approval criteria, and to permit Outdoor Entertainment and Recreation Facility as-of-right within the Business B District of the Central Square Overlay District. [Passed to 2nd Reading Apr 24, 2023; To Be Ordained on r after May 15, 2023; Expires July 12, 2023] (ORD23#1)

#### **APPLICATIONS AND PETITIONS**

1. An application was received from Lesley University requesting permission for 48 temporary banners on Massachusetts Avenue from Everett Street to Upland Road announcing Lesley University with Student Artwork from May 4, 2023 through May 23, 2023. (AP23#21)
2. A Zoning Petition has been received from Ian Ferguson, et al. regarding Pitched Roofs Zoning Petition. (AP23#22)  
[\[text of petition\]](#)

#### **COMMUNICATIONS**

1. A communication was received from David Ward, regarding Municipal broadband study: comments regarding market overview.
2. A communication was received from Young Kim, regarding Reject City Manager’s Agenda #4, Mass Ave Partial Construction Working Group membership.
3. A communication was received from Laura Deford, regarding Skyscrapers in Cambridge.

4. A communication was received from Arthur Strang, regarding In favor of a bridge over the Fitchburg Commuter Rail from North Cambridge and Jefferson Houses.
5. A communication was received from Young Kim, regarding Follow-Up Re: Reject City Manager’s Agenda #4, Mass Ave Partial Construction Working Group membership.
6. A communication was received from Alan Dobson, regarding DCR Letter, Apr 3, 2023 to Cambridge City Manager; PO23#68.
7. A communication was received from Lawrence J. Adkins, regarding DCR Letter, Apr 3, 2023 to Cambridge City Manager; PO23#68.
8. A communication was received from Sheila Headley, regarding DCR Letter, Apr 3, 2023 to Cambridge City Manager; PO23#68.
9. A communication was received from Doug Brown, regarding City Manager’s Agenda Item #103: Relative to Jerry’s Pond Funding.
10. A communication was received from Hannah Goodwin, regarding Monday Night’s City Council meeting 4/24.
11. A communication was received from mrsalwiii, regarding DCR Letter, Apr 3, 2023 to Cambridge City Manager; PO23#68.
12. A communication was received from Catherine LeBlanc, regarding Fully implement the Urban Forest Master Plan.
13. A communication was received from Gabriela Romanow, regarding PLEASE fully implement the Urban Forest Master Plan.
14. A communication was received from Gwen Speeth, regarding Cambridge must honor its word - don’t take promised funding away from Jerry’s Pond.
15. A communication was received from Constance Devanthery-Lewis and Jean Devanthery, regarding Quality of life improvements in North Cambridge.
16. A communication was received from Suzanna Schell, regarding City Manager’s Agenda Item CM23#103.
17. A communication was received from John Doucet, regarding ARRP Grant redirection from Jerry’s Pond to pedestrian bridge.
18. A communication was received from Ruth Ryals, regarding CM23#103 - Jerry’s Pond.
19. A communication was received from Eric Grunebaum, regarding ARRP grant retraction from Jerry’s Pond.
20. A communication was received from Pasang Lhamo, regarding City Manager’s Agenda Item CM23#103.
21. A communication was received from Diane Martin, regarding Jerry’s Pond and more.
22. A communication was received from Catherine Zusy, regarding CM23#103 and PO23#72: Jerry’s Pond and BB&N Playing Fields.
23. A communication was received from Young Kim, regarding 4/24/23 CMA Agenda #4 Oral Comment.

24. A communication was received from Ann Stewart, regarding comment on CM23#103 (Jerry's Pond).
25. A communication was received from Joan C. Corey, regarding serious staffing shortage in the Emergency Communications Department.
26. A communication was received from Robin Bledsoe, regarding concern about the loss of tree canopy in the city.
27. A communication was received from Steven Nutter, regarding Urban forest master plan comments.
28. A communication was received from Alexi Wright, regarding changing the official city flag of Cambridge.
29. A communication was received from Catherine Zusy, regarding Follow up to preserving NCDs/Stop last minute amendments!
30. A communication was received from John Whisnant, regarding NCD ordinance today at 12:30pm – a confusing and opaque document.
31. A [communication was received from Marie Elena Saccoccio](#), regarding Proposed Amendments to Ch. 2.78, Art. III.
32. A [communication was received from Frank J. Paolitto](#), regarding Proposed changes in housing policies.

## RESOLUTIONS

1. Congratulations to Debra Wise on her appointment as Associate Artistic Director of Revels, Inc. Mayor Siddiqui, Councillor Nolan, Vice Mayor Mallon, Councillor Simmons

## ORDERS

1. That the City Manager is requested to direct the Community Development Department to promptly draft a zoning petition to be considered for filing by the City Council, based upon the proposed Affordable Housing Overlay amendments now before the Housing Committee. Councillor Simmons, Councillor McGovern, Councillor Azeem, Councillor Zondervan (PO23#75)
2. That the City Manager is hereby requested to work with the Community Development Department and neighboring cities and agree to a non-binding framework that Cambridge can use to work towards a more diverse real estate development industry. Mayor Siddiqui, Councillor Simmons, Councillor Toner, Councillor Azeem (PO23#76)
3. Recognize Turquoise Takeover Week from May 8-14, 2023 to raise awareness for lung cancer. Mayor Siddiqui (PO23#77)
4. That the City Manager is requested to work with CDD, Law Department, the Assessor's Office, and any other relevant departments to produce final draft ordinance language for the BEUDO amendments based on the CDD proposal as amended by the Ordinance Committee at its Apr 26, 2023 hearing; and that the City Manager report back on this matter, including presenting final draft language to the City Council no later than May 31st, 2023. Councillor Zondervan, Councillor McGovern (PO23#78)
5. That the City Manager is requested to work with DPW and relevant City departments and the Committee on Public

Planting to consider ideas proposed during the Health and Environment Committee meeting on Apr 25, 2023, and to prepare a brief report outlining action items within the City's UFMP which can be implemented as soon as this year and develop recommendations to update regulations regarding native species planting practices in light of climate change affecting the species that should be planted in the City. Councillor Nolan, Councillor Zondervan, Councillor Carlone, Councillor Azeem (PO23#79)

6. City Council support of letter on strong Clean Heat Standards. Councillor Nolan, Mayor Siddiqui, Councillor Zondervan, Councillor Carlone (PO23#80)

## COMMITTEE REPORTS

1. The **Economic Development & University Relations Committee** held a public meeting on Apr 4, 2023 to the discuss the practical impact of various city policies, regulations and ordinances on commercial and residential development and construction projects in Cambridge. [\[text of report\]](#)

## COMMUNICATIONS & REPORTS FROM CITY OFFICERS

1. A communication was received from Diane LeBlanc, City Clerk, transmitting an update regarding legislative activity. (COF23#80)
2. A communication was received from Mayor Siddiqui, transmitting information from the School Committee. (COF23#81)

## HEARING SCHEDULE

### Mon, May 1

5:30pm City Council Meeting

### Tues, May 2

3:00pm The **Economic Development and University Relations Committee** will hold a public hearing to receive a report on the results of the Cambridge Business Survey conducted from January to February 2023 and to receive an update on the progress of the Economic Impact Study called for in Policy Order 2022 #29.

### Wed, May 3

3:00pm The **Ordinance Committee** will hold a public hearing on Citizens Zoning Petition from Craig Kelley, et al. – Cambridge Transportation Emissions Reduction and Car Sharing Act (APP 2023 #9).

### Mon, May 8

5:30pm City Council Meeting

### Tues, May 9

9:00am The **Finance Committee** will conduct a public hearing to discuss the City and School budgets covering the fiscal period July 1, 2023 to June 30, 2024.

5:30pm The **Charter Review Committee** (Zoom only)

### Wed, May 10

6:00pm The **Finance Committee** will conduct a public hearing to discuss the School Department budget covering the fiscal period July 1, 2023 to June 30, 2024.

### Mon, May 15

5:30pm City Council Meeting



**Tues, May 16**

10:00am The **Finance Committee** will conduct a public hearing to discuss the City and School budgets covering the fiscal period July 1, 2023 to June 30, 2024.

**Thurs, May 18**

9:00am The **Finance Committee** will conduct a public hearing (if necessary) to discuss the City and School budgets covering the fiscal period July 1, 2023 to June 30, 2024.

**Mon, May 22**

5:30pm City Council Meeting

**Tues, May 23**

5:30pm The **Charter Review Committee** (Zoom only)

**Wed, May 24**

3:00pm The **Ordinance Committee** will hold a public hearing on the Citizens Zoning Petition received from Charles Jessup Franklin et al., regarding allowing new construction that is similar in size and shape as existing buildings for the purpose of promoting housing and first floor retail.

**Mon, June 5**

5:30pm City Council Meeting

**Tues, June 6**

5:30pm The **Charter Review Committee** (Zoom only)

**Mon, June 12**

5:30pm City Council Meeting

**Tues, June 20**

5:30pm The **Charter Review Committee** (Zoom only)

**Mon, June 26**

5:30pm City Council Meeting

**TEXT OF ORDERS**

O-1 May 1, 2023

COUNCILLOR SIMMONS

COUNCILLOR MCGOVERN

COUNCILLOR AZEEM

COUNCILLOR ZONDERVAN

ORDERED: That the City Manager be and hereby is requested to direct the Community Development Department to promptly draft a zoning petition to be considered for filing by the City Council, based upon the proposed Affordable Housing Overlay amendments now before the Housing Committee, with the following changes:

- The maximum height shall be 12 stories in the corridors and 15 stories in the squares, except as provided below
- The height may match the height of existing housing on the existing or an adjacent parcel, as proposed by the Cambridge affordable housing providers
- The zoning petition shall include the following Open Space Correction language:

**11.207.5.2.4 Open Space**

- (a) Except where the District Dimensional Standards establish a less restrictive requirement or as otherwise provided below, the minimum percentage of open space to lot area for an AHO Project shall be thirty percent (30%). However, the minimum percentage of open space to lot

area may be reduced to no less than fifteen percent (15%) if the AHO Project includes the preservation and protection of an existing building included on the State Register of Historic Places.

- (b) The required open space shall be considered Private Open Space but shall be subject to the limitations set forth below and shall not be subject to the dimensional and other limitations set forth in Section 5.22 of this Zoning Ordinance. Private Open Space shall exclude parking and driveways for automobiles.
- (c) All of the required open space that is located at grade shall meet the definition of Permeable Open Space as set forth in this Zoning Ordinance.
- (d) The required open space shall be located at Grade or on porches and decks that are no higher than the floor elevation of the lowest Story Above Grade, except that up to twenty five percent (25%) of the required open space may be located at higher levels, such as balconies and decks, only if it is accessible to all occupants of the building.
- (e) For the purpose of this Affordable Housing Overlay, area used for covered or uncovered bicycle parking spaces that are not contained within a building shall be considered Private Open Space.
- (f) In any AHO project where (a) pre-existing contiguous Green Area Open Space will be preserved and/or expanded in an amount representing 5% or more of the total lot area, including through consolidation and/or relocation of some portion of the Green Area Open Space to another part of the lot, without reducing the size of any contiguous portion or (b) the total Open Space will exceed the minimum amount required for the project, the project may exceed the applicable height limit without restriction, provided that the maximum possible FAR for the lot shall not be exceeded. If the AHO project is not subject to an FAR restriction, maximum gross floor area shall be calculated based on the lot area less the portion of the lot area required to be open space under the AHO multiplied by the maximum number of stories otherwise applicable under the AHO; and be it further

ORDERED: That the City Manager be and hereby is requested to direct the CDD to report back on the new mass timber construction pathways (types IV-A, IV-B, and IV-C) from the 2021 International Building Code (21 IBC) which are currently under consideration by the Massachusetts Board of Building Regulation Standards (BBRS), and potential implications for building construction under the AHO; and be it further

ORDERED: That the City Manager be and hereby is requested to report back to the City Council on this matter no later than June 1, 2023.

O-2 May 1, 2023  
MAYOR SIDDIQUI  
COUNCILLOR SIMMONS  
COUNCILLOR TONER  
COUNCILLOR AZEEM

WHEREAS: Real estate development, a multi-billion-dollar industry in Greater Boston, has high barriers to entry and lacks diversity representative of the region; and  
WHEREAS: In 2015, the [Massport Model](#), which was used by Massachusetts Port Authority to increase representation in the development process, was hailed as a successful experiment to increase the number of companies owned by women and people of color in the development process; and  
WHEREAS: Cities and towns in the region, including Boston, Somerville, Lynn, and Salem, are working together to identify ways to diversify the development process; and  
WHEREAS: An important first step is studying what developers are already doing to increase diversity and encouraging these companies to help build a more diverse industry; and  
WHEREAS: Cambridge should join this effort and stay committed to fostering a real estate development industry that assures ready access to the economic and social benefits to all the people and businesses of the commonwealth; now therefore be it  
ORDERED: That the City Manager be and is hereby requested to work with the Community Development Department and neighboring cities and agree to a non-binding framework that Cambridge can use to work towards a more diverse real estate development industry; and be it further  
ORDERED: That this framework includes an update to the Special Permit process with a request that they report on actions they are taking to increase the diversity of their teams, construction firms, and investors, and share the findings of this update with regional partners.

O-3 May 1, 2023  
MAYOR SIDDIQUI

WHEREAS: The City of Cambridge shares a critical concern for those suffering from lung cancer, the nation's leading cancer killer; and  
WHEREAS: In 2023, close to a quarter of a million people will be diagnosed with lung cancer in the United States, and an estimated 5,600 people in Massachusetts; and  
WHEREAS: Turquoise Takeover Week, May 8-14, 2023, provides the opportunity to raise awareness of the disease, early screenings, and raise more research funds towards finding lifesaving breakthroughs; now therefore be it  
RESOLVED: The City Council go on record recognizing Turquoise Takeover Week to raise awareness for lung cancer; and be it further  
ORDERED: That the City Manager be and hereby is requested to light City Hall turquoise on May 8, 2023.

O-4 May 1, 2023  
COUNCILLOR ZONDERVAN  
COUNCILLOR MCGOVERN

WHEREAS: The Ordinance Committee met on April 26, 2023, to discuss proposed amendments to the Building Energy Use Disclosure Ordinance, 2021-26, and  
WHEREAS: The Ordinance Committee discussed and adopted amendments based on the CDD proposal, copy attached.  
ORDERED: That the City Manager is requested to work with CDD, Law Department, the Assessor's Office, and any other relevant departments to produce final draft ordinance language for the BEUDO amendments based on the CDD proposal as amended by the Ordinance Committee at its April 26, 2023 hearing; and  
ORDERED: That the City Manager report back on this matter, including presenting final draft language to the City Council no later than May 31st, 2023.

AMENDMENTS ADOPTED IN COMMITTEE ON APRIL 26, 2023

Amendment	Category from CDD table	Proposed Amendments
1	Threshold	Over 100sf (w/2 or less owners)
2	Exemptions	Charge the Review Board with approving all decarbonization plans and carbon offsets Codify that of the 9 review board members there shall be 2 climate activists and 5 technical experts who understand the urgency of climate change.
3a	Offsets	Insert AVID+/PAVERE framework into the ordinance so that only quality offsets may be used Require that if available, local/regional offsets must be used before any other offsets
3b	Offsets	Develop a pool of local/regional credits (pre-approved by the Review Board with CDD assistance) that BEUDO owners can incorporate into their decarbonization plans.
4	Policy Review	Change completion date of initial review from 2032 to 2028

**Additional details not included in the CDD framework, to be clarified with ordinance language:**

Improved Campus Definition  
Improved Emissions Factors Definition  
Delete Net Zero Definition  
Add additional "Purpose" language  
Adjust Baseline Emissions Calculation  
Adjust Compliance Schedule for commercial buildings  
Alternative Compliance Pathways  
Create External Compliance Credits  
Embodied Emissions

O-5 May 1, 2023

COUNCILLOR NOLAN

COUNCILLOR ZONDERVAN

COUNCILLOR CARLONE

COUNCILLOR AZEEM

WHEREAS: On April 25, 2023, the Health and Environment Committee held a roundtable meeting to discuss the status of the Urban Forest Master Plan (UFMP) and to discuss how to improve tree health and tree canopy across the city; and

WHEREAS: Councillors, City staff from the Department of Public Works (DPW), and members of community groups including representatives from the Committee on Public Planting (CPP) and Cambridge4Trees were able to discuss shared goals and address areas for improvement among city operations; and

WHEREAS: Participatory budgeting clearly shows us, year after year, that Cambridge is filled with people who feel a great need to invest greater time and money into trees, and consistently we see tree and UFMP initiatives at the top of participatory budgeting results. The city should be matching that energy we see from residents and commit to reinvigorating its already aggressive approach to tree health citywide; and

WHEREAS: During the committee meeting, ideas to improve city operations included: developing a regular newsletter produced by DPW and CPP, increasing tree plantings, developing a native planting ordinance, identifying administrative or structural issues that limit the prioritization of tree infrastructure within the city, and producing a yearly “report card” to increase transparency and effectiveness; and

WHEREAS: Other issues for the city to consider include reprioritizing the tree canopy in the city’s heat islands, revamping the city’s memorial tree program, working to improve the Forest Friends and adopt-a-tree programs to improve accountability and usage, and looking at the structural barriers to protecting open space and urban forest within the Board of Zoning Appeal and the Planning Board decisions; and

WHEREAS: Many of these action items were already developed and recommended by the Urban Forest Master Plan Task Force and enumerated in both the Urban Forest Master Plan and the Healthy Forest Healthy City Report; and

WHEREAS: Recognizing that the City does good work to prioritize our urban forest but that given the realities of the growing effects of climate change, the city needs to reinvigorate and redouble its efforts; now therefore be it

ORDERED: That the City Manager be and hereby is requested to work with DPW and relevant City departments to schedule meetings with relevant community groups including but not limited to the Committee on Public Planting, Cambridge4Trees, and Green Cambridge, to identify specific areas where city efforts regarding tree and

plant health across the City can be improved in the short and long term; and be it further

ORDERED: That the City Manager be and hereby is requested to work with DPW and relevant City departments and the Committee on Public Planting to consider ideas proposed during the Health and Environment Committee meeting on April 25, 2023, and to prepare a brief report outlining action items within the City’s UFMP which can be implemented as soon as this year; and be it further

ORDERED: That the City Manager be and hereby is requested to work with DPW and relevant city departments and the Committee on Public Planting to develop recommendations to update regulations regarding native species planting practices in light of climate change affecting the species that should be planted in the City; and be it further

ORDERED: That the City Manager be and hereby is requested to report back to the City Council by the end of June 2023.

O-6 May 1, 2023

COUNCILLOR NOLAN

MAYOR SIDDIQUI

COUNCILLOR ZONDERVAN

COUNCILLOR CARLONE

WHEREAS: Massachusetts Department of Environmental Protection is seeking comments on a document about building decarbonization, the Clean Heat Standards; and

WHEREAS: Many environmentally focused groups including CLF, Green Energy Consumers, Acadia Center, PLAN, and HEET worked quickly to pull together comments on DEP’s [Clean Heat Standard discussion questions](#), which were released a couple of weeks ago; and

WHEREAS: The [comment letter](#) these groups produced highlights many of Cambridge’s climate goals and may be supported by signing onto the letter; now therefore be it

RESOLVED: That the City Council go on record endorsing the letter and supporting the comments; and be it further

RESOLVED: That the City Clerk be and hereby is requested to forward a suitably engrossed copy of this resolution to the Massachusetts DEP on behalf of the entire City Council.