

FY16 Adopted
Community Preservation Act
by
the City Council

City of Cambridge

September 21, 2015

Community Preservation Act (CPA)

Funding provided for:

Affordable Housing
Historic Preservation
Open Space

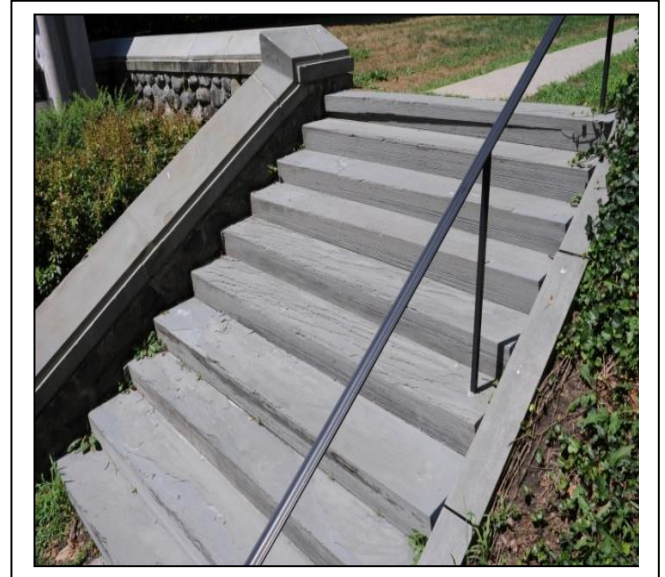


Table of Contents

Community Preservation Act: History.....	3
Summary of CPA Fund Allocations and Appropriations 2002-2015.....	4
Summary of Reserve Allocations.....	10
Adopted use of FY16 CPA Funds	
Affordable Housing.....	11
Historic Preservation.....	19
Open Space.....	27
CPA Committee Meetings.....	29
Appendix: Reference Documents	
Summary of public comments and recommendations	30

CPA: History

The Community Preservation Act (CPA) was created in 2000 by a state law (MGL Chapter 44B) to help cities and towns preserve the character of their community. The act allowed a 3% surcharge on Property Tax bills (with certain residential exemptions) to fund affordable housing, open space and historical preservation.

It was adopted by Cambridge voters in November 2001; the CPA Committee was formed by the City Manager March, 2002.

In July, 2012, amendments to the CPA legislation now allow for greater flexibility in use of CPA Open Space funds from the first 10% allocation, including active and passive recreational uses such as parks, playgrounds, community gardens and athletic fields.

Each year, at least 10% of annual CPA revenues shall be spent or set aside for later spending on open space, historic preservation and affordable housing. The remaining percentage can be used towards any of the three funding categories.

Recommended FY16 CPA Appropriations and Allocations

\$11,700,000

Local	State Match	CPA Fund Balance
\$8,200,000	\$1,475,000	\$2,025,000

**Summary of Fund Allocations and Appropriations from all Sources (Prop.
Taxes, State Match, Reserves, and Fund Balance) FY02-FY15**

	FY02-15 Local Funds	FY02-15 State Match	CPA Fund Balance	FY02-15 Total Amount Allocated/ Appropriated All Sources
Affordable Housing Trust	\$66,440,000	\$36,560,000	\$12,000,000	\$115,000,000
Historic Preservation	\$8,305,000	\$4,570,000	\$1,500,000	\$14,375,000
Open Space	\$8,305,000	\$4,570,000	\$1,500,000	\$14,375,000
Total:	\$83,050,000	\$45,700,000	\$15,000,000	\$143,750,000

**Detail of Fund Allocations and Appropriations FY02-FY15
(From all sources)**

Affordable Housing Trust **\$ 115,000,000**

Historic Preservation		
Fiscal Year	Project Description	Amount
FY2007	Archives rest.DPW, Main Library, Clerk	\$ 195,000
FY2006	Brattle-Craigie Park	\$ 200,000
FY2004	Cambridge Cemetery, fence, 76 Coolidge Ave.	\$ 125,000
FY2005	Cambridge Cemetery Chapel, 76 Coolidge Ave.	\$ 100,000
FY2007	Cambridge Cemetery, steps and curbs	\$ 50,000
FY2008	Cambridge Cemetery, steps and curbs	\$ 50,000
FY2009	Cambridge Cemetery, receiving tomb	\$ 25,000
FY2009	Cambridge Cemetery, steps and curbs	\$ 30,000
FY2010	Cambridge Cemetery, steps and curbs	\$ 30,000
FY2011	Cambridge Cemetery, granite steps and curbs	\$ 30,000
FY2012	Cambridge Cemetery Steps and Curbs	\$ 30,000
FY2013	Cambridge Cemetery, stairs and enclosures	\$ 28,000
FY2014	Cambridge Cemetery, granite stairs	\$ 30,000
FY2004	Cambridge Common	\$ 350,000
FY2005	Cambridge Common	\$ 227,000
FY2006	Cambridge Common	\$ 280,000
FY2008	Cambridge Common	\$ 19,390
FY2004	Cambridge Main Library, 449 Broadway	\$ 900,000
FY2008	Cambridge Public Library, archives	\$ 75,000
FY2010	Cambridge Public Library, digitization	\$ 50,000
FY2008	City Clerk, archives	\$ 60,000
FY2009	City Clerk, archives (supplies)	\$ 3,700
FY2009	City Clerk, vault	\$ 119,535
FY2010	City Clerk, vault	\$ 47,000
FY2011	City Clerk, records rooms	\$ 50,000
FY2013	City Clerk vault phase 2	\$ 70,000
FY2014	City Clerk vault phase 2	\$ 70,000
FY2015	City Clerk vault phase 2	\$ 31,000
FY2008	City Engineer, archives	\$ 140,000
FY2012	City Engineer, Document Scanning	\$ 20,000
FY2013	City Engineer, Document Scanning	\$ 15,000
FY2005	City Hall, floors	\$ 369,000

**Detail of Fund Allocations and Appropriations FY02-FY15
(From all sources) (cont.)**

FY2006	City Hall, floors	\$ 100,000
FY2007	City Hall, stairs	\$ 125,000
FY2007	City Hall, City Council Chamber improvements	\$ 75,000
FY2010	City Hall, waterproofing	\$ 80,000
FY2011	City Hall, waterproofing	\$ 140,000
FY2012	City Hall Painting Project	\$ 105,000
FY2013	City Hall Public Area woodwork restoration	\$ 40,000
FY2013	City Hall, Replace Exterior Window Sills	\$ 195,000
FY2014	City Hall interior storm windows	\$ 23,500
FY2014	City Hall, replace exterior window sills	\$ 212,000
FY2006	Collins Branch Library, 64 Aberdeen Ave.	\$ 100,000
FY2009	Collins Branch Library, accessibility	\$ 136,765
FY2013	Cpl. Burns Shelter, design and testing for hazardous materials	\$ 21,000
FY2009	Digitization of City Council videotapes	\$ 10,000
FY2009	Digitization, Cambridge Chronicle 1846-	\$ 60,000
FY2011	Digitization of historic photo collection	\$ 30,000
FY2007	Electrical Dept. Garage	\$ 80,000
FY2011	Eng. 1(491 Bway.)& 6(176 River), windows & cupola	\$ 15,000
FY2007	Engine 5, 220 Hampshire St.	\$ 100,000
FY2008	Eng. 5, 220 Hampshire St, roof, winds, masonry	\$ 115,000
FY2010	Engine 5, 220 Hampshire St, roof, doors	\$ 20,000
FY2008	Engine 6, 176 River St	\$ 50,000
FY2014	Engine 6, 176 River St	\$ 54,500
FY2010	Engine 9, 167 Lex Ave, masonry, roof, doors	\$ 238,000
FY2013	Fire HQ door replacement	\$ 11,000
FY2004	Former Police Station Hdqtrs, 5 Western Ave., Iron work	\$ 35,000
FY2011	Former Police Station Hdqtrs, 5 Western Ave., Adaptive Reuse	\$ 250,000
FY2012	Former Police Station Hdqtrs, 5 Western Ave., Adaptive Reuse	\$ 250,000

**Detail of Fund Allocations and Appropriations FY02-FY15
(From all sources) (cont.)**

FY2006	Fresh Pond Golf Course, clubhouse cupola	\$ 40,000
FY2008	Fresh Pond Golf Course, clubhouse roof	\$ 170,610
FY2013	Fresh Pond intake structure	\$ 10,000
FY2013	Historic Marker Prototype Design	\$ 40,000
FY2012	Magazine Beach Powderhouse Preservation Repairs	\$ 25,000
FY2014	Magazine Beach Powderhouse	\$ 100,000
FY2015	Magazine Beach Landscape Plan	\$ 56,500
FY2007	O'Connell Library, 46 Sixth St., windows	\$ 50,000
FY2015	O'Connell Library, exterior	\$ 325,000
FY2008	Old Burying Ground, table tombs	\$ 40,000
FY2009	Old Burying Ground, table tombs	\$ 30,000
FY2010	Old Burying Ground	\$ 40,000
FY2011	Old Burying Ground (ongoing)	\$ 40,000
FY2012	Old Burying Ground gravestone Restoration	\$ 30,000
FY2013	Old Burying Ground, headstone and tomb restoration	\$ 35,000
FY2014	Old Burying Ground, headstone and tomb restoration	\$ 40,000
FY2015	Old Burying Ground	\$ 30,000
FY2002 - FY2015	Preservation Grants	\$ 6,284,000
FY2015	Preserve and/ or rebind historic atlases and directories	\$ 7,500
FY2009	Shady Hill Square, preservation restriction	\$ 175,000
FY2015	YWCA shelter	\$ 200,000
	Historic Preservation Total	\$ 14,375,000

**Detail of Fund Allocations and Appropriations FY02-FY15
(From all sources) (cont.)**

Open Space		
Fiscal Year	Project Description	Amount
FY2006	Black's Nook and Black' Nook Access Area Improvements	\$80,000
FY2008	Black's Nook and Black' Nook Access Area Improvements	\$250,000
FY2010	Black's Nook and Black' Nook Access Area Improvements	\$250,000
FY2011	Black's Nook and Black' Nook Access Area Improvements	\$350,000
FY2015	Cambridgeport School Playground	\$500,000
FY2005	Cambridge Watershed Land Acquisition (Lincoln, MA)	\$1,150,000
FY2013	Community Gardens	\$100,000
FY2009	Drainage Improvements Project	\$75,000
FY2010	Drainage Improvements Project	\$155,000
FY2009	Ecological Inventory of Upland Watershed Property	\$100,000
FY2013	Elm/ Hampshire Plaza Bishop Allen/Main St. Park	\$320,000
FY2004	Fresh Pond Watershed Soil Stabilization	\$150,000
FY2007	Fresh Pond Reservation - Earthen Berm	\$275,000
FY2009	Fresh Pond Reservation Circulation and Access Plan	\$50,000
FY2007	Glacken Slope Stabilization and Access Plan	\$60,000
FY2011	Glacken Slope Stabilization and Access Plan	\$350,000
FY2012	Glacken Slope Stabilization and Access Plan	\$350,000
FY2014	Haggerty School Playground Improvements	\$600,000
FY2015	Haggerty School Playground Improvements	\$175,000
FY2013	Hurley Playground	\$400,000
FY2007	Kingsley Park Slope Stabilization	\$25,000
FY2009	Kingsley Point Restoration	\$600,000
FY2004	Little Fresh Pond Bank and Shoreline Restoration	\$150,000
FY2006	Little Fresh Pond Bank and Shoreline Restoration	\$200,000
FY2007	Little Fresh Pond Bank and Shoreline Restoration	\$100,000
FY2006	Mahoney's Site Restoration	\$800,000
FY2005	Northeast Sector/Fresh Pond Improvements Project	\$1,800,000
FY2008	Northeast Sector Final Change Order on Re-vegetation	\$75,000

**Detail of Fund Allocations and Appropriations FY02-FY15
(From all sources) (cont.)**

FY2006	Old Field/Birch Grove	\$120,000
FY2007	Old Field/Birch Grove Restoration	\$375,000
FY2013	Pacific Street/ Passive Area and Dog Park	\$100,000
FY2015	Pacific Street/ Passive Area and Dog Park	\$70,000
FY2006	Purchase 12-14 Watson Street	\$153,655
FY2013	Railroad Rights of Way	\$250,000
FY2013	Replacement of Basketball and Tennis Courts	\$530,000
FY2013	Replacement of School Playgrounds	\$300,000
FY2014	Sacramento Field Renovations	\$430,000
FY2015	Sacramento Field Renovations	\$420,000
FY2015	Sennott Park Basketball Courts	\$85,000
FY2011	Upcountry Watershed and Water Quality Improvements	\$200,000
FY2008	Watershed Protection and Restoration of Stream "C"	\$250,000
FY2010	Watershed Protection and Restoration of Stream "C"	\$250,000
FY2011	Watershed Protection and Re-vegetation- Golf Course	\$55,000
FY2012	Watershed Protection- Parkway Community Garden	\$350,000
FY2012	Watershed Protection and Landscape Stabilization- Golf Course	\$260,000
FY2009	Watershed Slope and Soil Stabilization Project	\$250,000
FY2010	Watershed Slope and Soil Stabilization Project	\$250,000
FY2012	Reserve transfer for the purchase of 53.6 acres of DeNormandie property in Lincoln Ma	\$1,152,247
	Open Space Reserve appropriations only/ does not include \$1.2m in transfers	(\$965,902)
	Open Space Total	\$14,375,000

Summary of Reserve Allocations

Historic Preservation Reserve

Fiscal Year	Beginning Balance	Additions	Reductions	Ending Balance
FY03	\$810,000			\$810,000
FY04	\$810,000	\$36,000	(\$810,000)	\$36,000
FY05	\$36,000		(\$36,000)	\$0
FY06	\$0			\$0
FY07	\$0	\$18,750 (1)		\$18,750
FY08	\$18,750			\$18,750
FY09	\$18,750			\$18,750
FY10	\$18,750			\$18,750
FY11	\$18,750			\$18,750
FY12	\$18,750			\$18,750
FY13	\$18,750			\$18,750
FY14	\$18,750	\$22,607 (6)		\$41,357
FY15	\$41,357			\$41,357
FY16	\$41,357			\$41,357

Open Space Reserve

Fiscal Year	Beginning Balance	Additions	Reductions	Ending Balance
FY03	\$1,350,000			\$1,350,000
FY04	\$1,350,000	\$760,000		\$2,110,000
FY05	\$2,110,000	\$260,000	(\$2,110,000)	\$260,000
FY06	\$260,000		(\$153,655)	\$106,345
FY07	\$106,345	\$1,615,000 (2)		\$1,721,345
FY08	\$1,721,345	\$685,000		\$2,406,345
FY09	\$2,406,345	\$15,000 (3)		\$2,421,345
FY10	\$2,421,345			\$2,421,345
FY11	\$2,421,345			\$2,421,345
FY12	\$2,421,345		(\$1,152,247) (4)	\$1,269,098
FY13	\$1,269,098		(\$1,035,000) (5)	\$234,098
FY14	\$234,098			\$234,098
FY15	\$234,098			\$234,098
FY16	\$234,098			\$234,098

(1) Includes the CPA Committee vote on 6/11/07 to approve a transfer of \$18,750 from Historic Preservation to the Historic Reserve.

(2) Includes a \$400,000 transfer back to Open Space Reserve on 6/28/06 as a result of the City receiving a State Self-Help Grant for the Lincoln Land purchase, plus an FY07 allocation of \$415,000.

(3) Includes a \$15,000 transfer back to Open Space Reserves.

(4) Includes the CPA Committee vote on 5/5/12 to approve a transfer of \$1,152,247 for the purchase of 53.6 acres of DeNormandie property in Lincoln, MA.

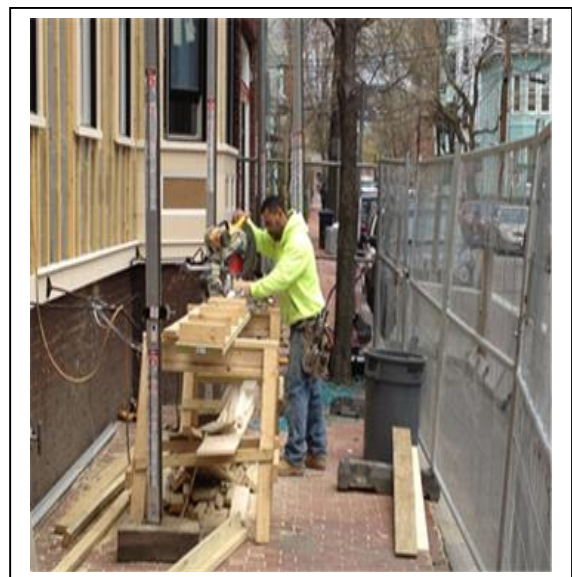
(5) Includes the CPA Committee vote on 9/4/2012 to approve a transfer of \$1,035,000 for appropriation to Public Investment Fund Projects.

(6) Includes the CPA Committee vote on 9/10/13 to approve a transfer of \$22,607 (Historic Preservation) to Historic Reserves.

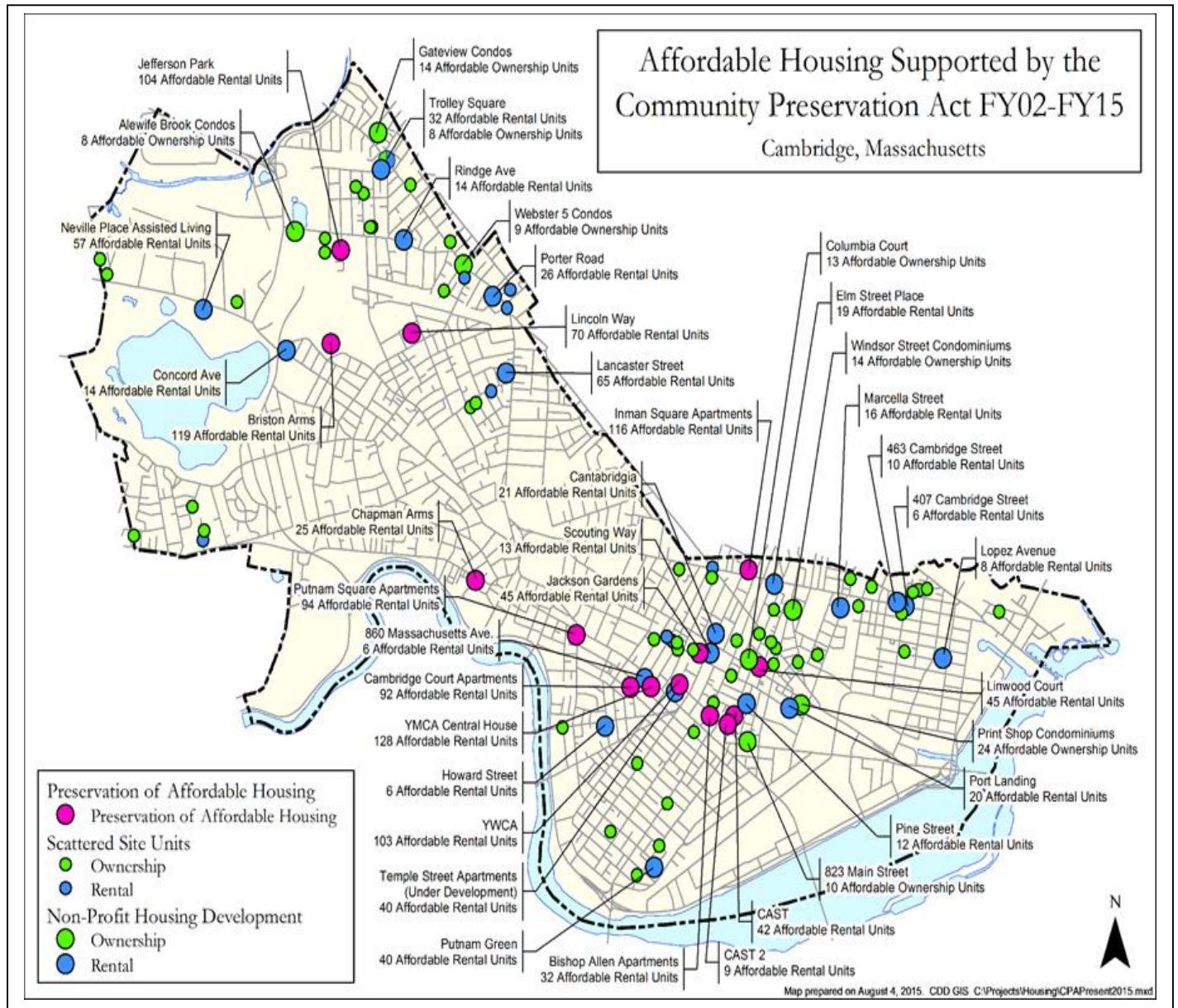
Adopted Use of FY16 CPA Housing Funds:

\$9,360,000 (80%)

- **Preservation of affordable housing with expiring use restrictions**
- **Acquisition of existing multi-family rental buildings to create affordable units**
- **New construction of affordable housing**
- **Conversion of commercial, industrial, and institutional properties into affordable housing**
- **Financial Assistance for first-time homebuyers**



Affordable Housing Supported by the CPA FY02-FY15



Trust/CPA Commitments (FY02-FY15)



1-3 Marcella St – 16 rental units
 22 Lopez Ave – 8 rental units
 25-27 Howard St – 6 rental units
 35 Harvey St – 16 rental units
 407-411 Cambridge St – 6 rental units
 463 Cambridge St *- 10 rental units
 479-481 Concord Ave – 14 rental units
 78-80 Porter Rd – 26 rental units
 95-97 Pine St – 12 rental units
 Alewife Brook Condos – 8 ownership units
 Bishop Allen Apts * – 32 rental units
 Briston Arms * – 119 rental units
 Cambridge YWCA – 103 rental units
 Cambridge Court Apts – 92 rental units
 Cantabridgia Apts – 21 rental units
 CAST Apts – 42 rental units
 CAST 2 Apts – 9 rental units
 Central House SRO – 128 rental units
 Chapman Arms Apts – 25 rental units
 CHA Condo Acquisition Program – 14 rental
 Columbia Ct- 13 ownership units
 Elm Pl – 19 rental units
 FTHB Financial Assistance- 53 ownership units
 Gateview Condos – 14 ownership units
 Inman Square Apts – 116 rental units
 Jackson Gardens – 45 rental units
 Jefferson Park Apts **- 104 rental units
 Lancaster St Apts – 65 rental units
 Linwood Ct – 45 rental units
 Lincoln Way – 70 rental units
 Main and Cherry Condos – 10 ownership
 Neville Pl – 57 rental units
 Port Landing**- 20 rental units
 Putnam Green - 40 rental units
 Putnam Square Apts * – 94 rental units
 Print Shop Condos – 24 ownership units
 Rindge Ave SRO Housing – 14 rental units
 Scouting Way – 13 rental units
 Temple Pl ** – 40 rental units
 Trolley Sq – 32 rental, 8 ownership units
 Webster 5 Condos – 9 ownership units
 Windsor St Condos – 14 ownership units
 * rehab underway
 ** under construction

Continued Need for Affordable Housing

There are 565 units facing expiring affordability restrictions before 12/31/2020.

The waiting lists with the Cambridge Housing Authority (CHA) for affordable rental housing are closed. And not expected to be reopened for 2 years. At the time of closure there were 11,009 distinct applicants. Currently in the Community Development Department (CDD) applicant pools, there are:

- 1232 applicants in the rental pool
- 282 applicants in the homeownership pool.

In order to afford the median market asking rent for a two-bedroom apartment in Cambridge, a two-earner household being paid Cambridge's living wage would each have to work more than 75 hours per week to afford the rent.

In 2014, the median market price for a condominium in Cambridge was more than \$510,000, which would require an income of more than \$120,000 per year to purchase without a significant down payment.

2015 Median Market Asking Rents

1-bedroom	\$ 2,583
2-bedroom	\$ 2,950
3-bedroom	\$ 3,400



Housing CPA Funds FY02-FY15 \$115,000,000

Preservation of Affordable Housing 999 units

Acquisition/Creation of Rental Units 459 units

First- Time Homebuyer Units 153 units

Total 1,611 units

CPA funds committed to affordable housing have leveraged approximately **\$434 million** from other public and private sources.



Jefferson Park - State

The Cambridge Housing Authority is in the process of redeveloping its Jefferson Park State development. Demolition of the existing four buildings from the 1950s has been completed. CHA will soon start construction of new energy efficient buildings that will result in 104 affordable units. The site will also be improved by restoration of the original street grid, connecting the site to the neighborhood.

- 104 affordable rental units
- \$ 57,059,276 million development
- \$6,370,000 million Trust/CPA
- \$50,689,267 million leveraged



Briston Arms

Renovations will soon be underway at Briston Arms Apartments, a 154-unit former expiring-use property recently purchased and preserved by Preservation for Affordable Housing (POAH). POAH has completed project financing and is ready to begin site improvements and building upgrades. POAH will continue to operate the 35 market rate units in the property and will increase the affordable units from 105 to 119 apartments.

- 119 affordable rental units
- \$ 66,275,040 million development
- \$ 4,252,286 million Trust/CPA
- \$62,022,754 million leveraged



Port Landing/131 Harvard Street

- 20 affordable rental units
- \$9.9 million development
- \$2.9 million Trust/CPA
- \$7 million leveraged



Construction is beginning on the transformation of this long-vacant parcel into 20 units of affordable rental housing. When completed, Port Landing will provide family-sized and one-bedroom rental units for low- and moderate-income tenants close to all the amenities of Kendall Square.

463 Cambridge Street



Homeowners Rehab, Inc. has acquired this ten-unit building in East Cambridge from a seller who wanted to ensure that these units will remain as a housing resource for the community for years to come. The building was fully occupied at the time of purchase, and units will be renovated upon turnover. Units provide a mix of one-bedroom and family-sized units, preserving the diversity of this neighborhood as rents continue to rise.

- 10 affordable rental units
- \$4.3 million development
- \$3.1 million Trust/CPA
- \$1.2 million leveraged

Adopted Use of FY16 CPA Historic Preservation Funds: \$1,170,000 (10%)

Archives:

Continue digitizing Cambridge newspapers	\$93,325
Create database of Cambridge Cemetery burials	\$35,000

Historic Landscapes:

Kingsley Park overlook restoration	\$30,000
Longfellow Park staircase restoration	\$50,000
Lowell Park landscape plan and wall restoration	\$85,000
Old Burying Ground, headstone and table tomb restoration	\$30,000

Public Buildings:

City Clerk Vault Construction	\$246,675
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Preservation Grants:

\$600,000

Total

\$1,170,000

Preservation Grants (CHC)

Affordable Housing

- The CHC's Preservation Grant Program has supported affordable housing since 1975 by funding exterior restoration.
- The program offers up to \$30,000 through the Home Improvement Program and up to \$100,000 per project to affordable housing agencies.

Institutional

- Many non-profits, including churches and community groups, own deteriorating historic buildings.
- Institutional Preservation Grants (IPG) offer up to \$100,000 for overall exterior preservation, code compliance and barrier-free access where historic fabric is directly involved.
- 79 IPG's have been awarded since FY05, 67 projects have been completed and 12 are under construction or cleared to proceed.

Archives

The Cambridge Public Library has used CPA funds to digitize 77 years of Cambridge newspapers, from 1846 through 1923. Internet usage in FY15 averaged 270 sessions per day and over 1 million page views. The FY 16 project will digitize an additional 92 years of publication.



John W. Lyons was Cambridge's last directly-elected mayor, before the adoption of Plan E in 1941. Cambridge Sentinel, Sept. 9, 1939

Historic Landscapes

Kingsley Park Overlooks Restoration

This is part of the original Frederick Law Olmsted design, the overlooks require repainting for appearance and safety.



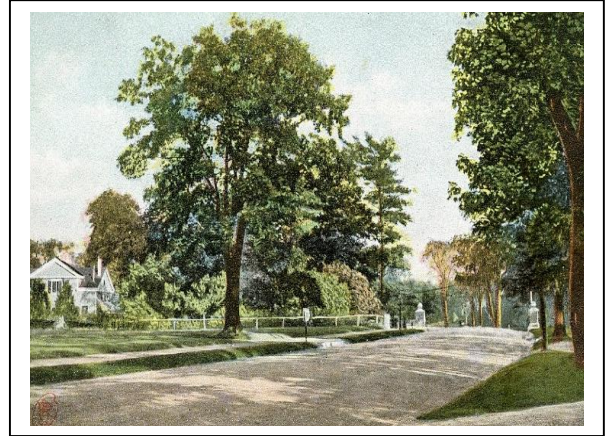
Longfellow Park Staircases

The bluestone staircases in Longfellow needs to be rebuilt for appearance and safety.



Lowell Park Landscape Plan and Wall Restoration

The Cambridge Plant & Garden Club will contribute \$5,000 and has requested \$85,000 to prepare a landscape restoration plan and restore the deteriorated brick wall along Brattle Street. The Massachusetts Dept. of Conservation and Recreation will double local contributions and execute a project worth \$180,000.



Old Burying Ground Improvements

The city's oldest cemetery is in constant need of repair. This grant would continue a multi-year restoration of headstones and tombs at the cemetery.



Public Buildings

City Hall – New vault for City Clerk

Many irreplaceable city records are stored in unsafe conditions. Conversion of a former boiler room in the basement of City Hall will provide climate-controlled high-density storage for years to come.



Historic Preservation

Eligible Activities:

Preservation, rehabilitation or restoration of eligible historic resources

Eligible Historic Resources:

- Listed on or eligible for the Mass. Register of Historic Places
- Determined by the Cambridge Historical Commission (CHC) to be significant in the history, archeology, architecture or culture of the city

Cambridge Projects:

- Preservation Grants for institutions and affordable housing
- Restoration of public buildings, landscapes and archives



Affordable Housing Preservation Grant Summary FY03-FY15

Project	Agency	Amount
1 Allston Ct.	Just-A-Start, Corp.	\$ 30,000
101 1/2 Inman St.	Homeowners Rehab, Inc.	\$ 50,000
101 1/2 Inman St.	Homeowners Rehab, Inc.	\$ 37,675
101 1/2 Inman St (2 grants)	Homeowners Rehab, Inc.	\$ 87,675
10-12 Boardman St.	Just-A-Start, Corp.	\$ 8,909
11 Foch St.	Homeowners Rehab, Inc.	\$ 15,000
11 Speridakis Ter.	Just-A-Start, Corp.	\$ 14,865
124 Thorndike St.	Just-A-Start, Corp.	\$ 18,500
131-133 Fayerweather St.	Homeowners Rehab, Inc.	\$ 30,000
135 Western Ave.	Just A Start, Inc.	\$ 30,000
135 Western Ave.	Just A Start, Inc.	\$ 30,000
135 Western Ave. (2 grants)	Just-A-Start, Corp.	\$ 60,000
139 Spring St.	Cambridge Community Housing Development	\$ 59,150
14 Carlisle St.	Homeowners Rehab, Inc.	\$ 30,000
14 Dinsmore Ct.	Homeowners Rehab, Inc.	\$ 2,200
14 Upton St.	Just-A-Start, Corp.	\$ 21,075
146-152 Prospect St.	Just-A-Start, Corp.	\$ 50,000
151-157 Allston St.	Homeowners Rehab, Inc.	\$ 50,000
151 Clark St.	Homeowners Rehab, Inc.	\$ 18,000
17 Milton St.	Cambridge Neighborhood Apartment Housing Services	\$ 28,250
171-173 Columbia St.	Homeowners Rehab, Inc.	\$ 30,000
175-177 Columbia St.	Homeowners Rehab, Inc.	\$ 30,000
18-20 Carlisle St.	Homeowners Rehab, Inc.	\$ 30,000
19 Howard St.	Just-A-Start, Corp.	\$ 30,000
196-198 Auburn St.	Share Associates	\$ 32,316
20 Kelly Rd.	Just-A-Start, Corp.	\$ 25,000
201-203 Columbia St.	Just-A-Start, Corp.	\$ 50,000
209 Columbia St.	Just-A-Start, Corp.	\$ 50,000
2103 Massachusetts Ave.	Cambridge and Somerville Community Action Program	\$ 100,000
22-24 Flagg St.	Homeowners Rehab, Inc.	\$ 25,000
23-25 Madison Ave.	Homeowners Rehab, Inc.	\$ 36,000
237 Allston St.	Just-A-Start, Corp.	\$ 4,900
2-4 University Rd.	Homeowners Rehab, Inc.	\$ 50,000
24-36 Fulkerson St.	Homeowners Rehab, Inc.	\$ 35,000
25 Tremont St.	Just-A-Start, Corp.	\$ 25,000
25 Wendell St.	Homeowners Rehab, Inc.	\$ 46,750
25-27 Howard St.	Cambridge Community Housing Development	\$ 50,000
253-255 Windsor St.	Homeowners Rehab, Inc.	\$ 8,200
259 Windsor-24 Market St.	Cambridge Community Housing Development	\$ 32,191
269 Norfolk St.	Just-A-Start, Corp.	\$ 30,000
27 Tremont Street	Just-A-Start, Corp.	\$ 25,000

28 Sixth St.	Just-A-Start, Corp.	\$ 37,200
288 Washington St.	Just-A-Start, Corp.	\$ 29,300
296 Washington St.	Lead-Safe Cambridge	\$ 19,350
300 Prospect St.	Homeowners Rehab, Inc.	\$ 30,000
323 Allston St.	Just A Start, Inc.	\$ 4,220
341 Columbia St.	Homeowners Rehab, Inc.	\$ 93,387
342 Norfolk St.	Just-A-Start, Corp.	\$ 30,000
367-369 Western Avenue	Just-A-Start, Corp.	\$ 30,000
4 Tremont St.	Just-A-Start, Corp.	\$ 3,000
407 Cambridge St.	Cambridge and Somerville Community Action Program	\$ 50,000
424-432 Windsor St.	Just-A-Start, Corp.	\$ 30,000
44 Webster Ave.	Just-A-Start, Corp.	\$ 30,000
45 Garfield St.	Homeowners Rehab, Inc.	\$ 32,200
45 Garfield St.	Homeowners Rehab, Inc.	\$ 17,100
45 Garfield St. (2 grants)	Homeowners Rehab, Inc.	\$ 49,300
49-53 Columbia St.	Homeowners Rehab, Inc.	\$ 50,000
51 Norfolk St.	Just-A-Start, Corp.	\$ 35,000
56 Sixth St.	Just-A-Start, Corp.	\$ 30,000
58 Seventh St.	Homeowners Rehab, Inc.	\$ 75,000
6 Cottage St.	Just-A-Start, Corp.	\$ 15,000
62 Norfolk St.	Just-A-Start, Corp.	\$ 35,000
62-64 Clifton St.	Cambridge Neighborhood Apartment Housing Services	\$ 35,000
70 Bishop Allen Dr.	Just-A-Start, Corp.	\$ 35,000
77 Bishop Allen Dr.	Just-A-Start, Corp.	\$ 35,000
86-90 1/2 Berkshire St.	Cambridge Community Housing Development	\$ 23,000
901 Massachusetts Ave.	Homeowners Rehab, Inc.	\$ 85,000
95-97 Pine St.	Homeowners Rehab, Inc.	\$ 75,000
96 Gore St.	Just-A-Start, Corp.	\$ 18,530
75-79 Kinnaird St.	Homeowners Rehab, Inc.	\$ 40,000
17 Seventh St.	Homeowners Rehab, Inc.	\$ 10,500
Grand Total		\$ 2,301,768

Institutional Preservation Grant Summary FY04-FY15

Institution	Amount
Union Baptist Church, 872 Main St.	\$ 50,000
1st United Presbyterian Church, 1418 Cambridge St. (4 grants)	\$ 214,818
Western Avenue Baptist Church, 299 Western Ave.	\$ 100,000
Agassiz Neighborhood House (2 grants)	\$ 96,146
Cambridge Center for Adult Education (5 grants)	\$ 210,075
Cambridge Community Center (2 grants)	\$ 99,240
Cambridge-Ellis School (2 grants)	\$ 43,775
Cambridge Family & Children's Services (2 grants)	\$ 80,000
Cambridge Historical Society (3 grants)	\$ 212,205
Cambridge Multicultural Arts Center, 41 Second St.	\$ 57,505
Cambridge YMCA, 820 Mass. Ave.	\$ 50,000
Cambridge YWCA, 7 Temple St.	\$ 50,000
Castle School (2 grants)	\$ 50,000
Christ Church, 0 Garden St.	\$ 30,000
Christ the King Presbyterian Church, 99 Prospect St.	\$ 57,575
Church of the New Jerusalem, 50 Quincy St.	\$ 50,000
Congregation Eitz Chayim, 136 Magazine St.	\$ 54,465
Cooper-Frost-Austin House/Historic New England, 21 Linnaean St.	\$ 25,000
Dance Complex, 536 Massachusetts Ave.	\$ 30,000
East End House, 105 Spring St.	\$ 26,350
Faith Lutheran Church (2 grants)	\$ 102,211
First Baptist Church (2 grants)	\$ 150,000
First Church of Christ Scientist (3 grants)	\$ 125,000
First Church, Congregational, 11 Garden St.	\$ 100,000
First Reformed Presbyterian Church, 51 Antrim St.	\$ 62,444
Grace Methodist Church, 56 Magazine St.	\$ 46,000
Harvard Epworth Methodist Episcopal Church (3 grants)	\$ 107,500
Holy Trinity Parish House, 145 Brattle St.	\$ 18,100
Margaret Fuller House (2 grants)	\$ 100,000
Masonic Temple, 1950 Massachusetts Ave.	\$ 20,000
Mass Ave. Baptist Church, 146 Hampshire St.	\$ 100,000
Massasoit Lodge, 55 Bishop Allen Drive	\$ 50,000
Mercy Corps (2 grants)	\$ 80,000
Mount Auburn Cemetery, 580 Mt Auburn St.	\$ 50,000
New School of Music (2 grants)	\$ 39,841
Old Cambridge Baptist Church (4 grants)	\$ 194,220
Pentecostal Tabernacle, South Campus, 56 Magazine St.	\$ 100,000

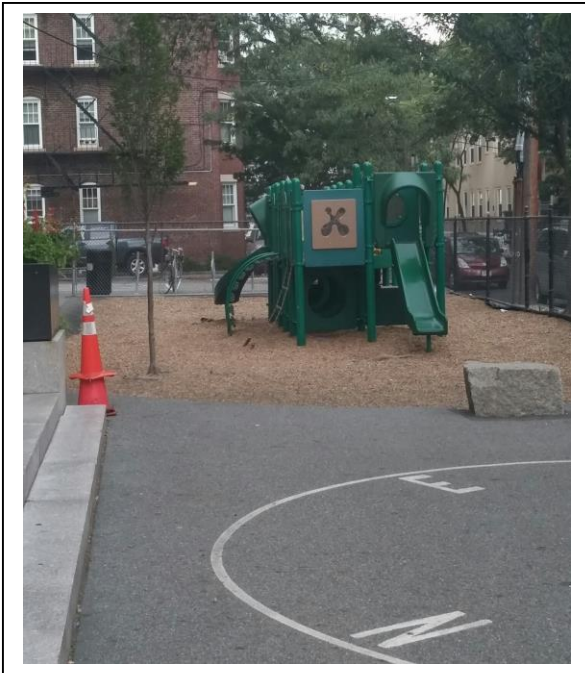
Reed Hall/ Episcopal Divinity School, 99 Brattle St.	\$ 48,000
St Francis of Assisi Church, 323 Cambridge St	\$ 100,000
St. James's Episcopal Church (2 grants)	\$ 100,000
St. Mary's Church/School Complex (4 grants)	\$ 224,025
St Paul AME Church, 31 Bishop Allen Drive	\$ 50,000
St. Paul's Catholic Church (2 grants)	\$ 130,000
St Peter's Episcopal Church (4 grants)	\$ 134,185
Temple Beth Shalom, 8 Tremont St.	\$ 3,915
Women's Educational Center, 46 Pleasant St.	\$ 43,560
First Parish Unitarian Church, 1450 Mass. Ave. (2 grants)	\$ 100,000
Longy School of Music, 1 Follen Street (2 grants)	\$ 200,000
TOTAL	\$4,166,155

Adopted Use of FY16 CPA Open Space Funds: \$1,170,000 (10%)

Morse School Playground	\$260,000
Amigos School Playground	\$500,000
CRLS Tennis Courts Structural Study	\$60,000
Clarendon Avenue Playground	\$260,000
Greenough Blvd. Hell's Half Acre	\$90,000
Total	\$1,170,000

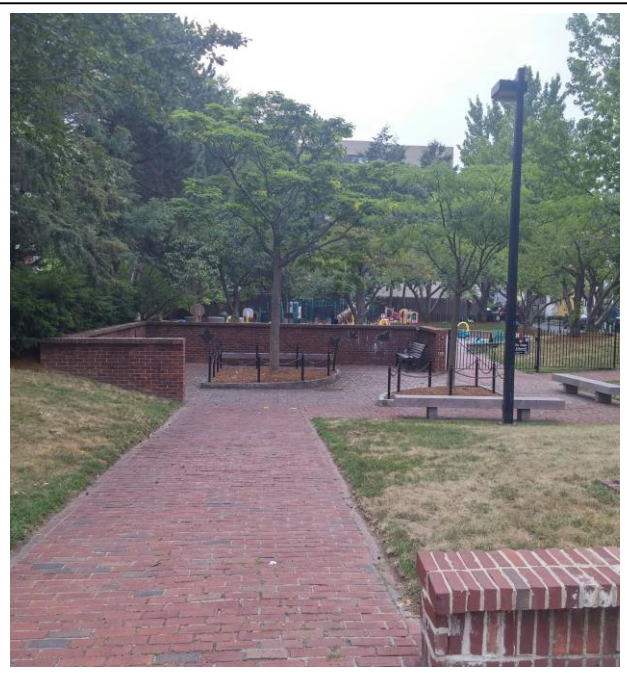
Amigos School Playground

Renovation would include a full redesign of the play space including new features and of playground area, including new play structures.



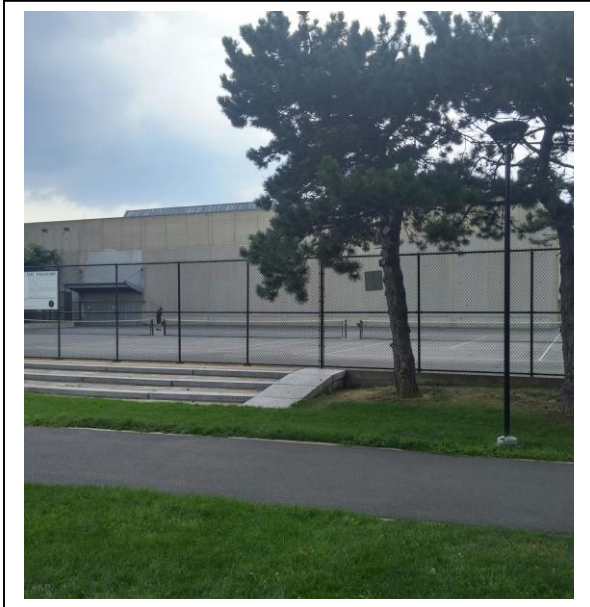
Clarendon Avenue Playground

Comprehensive redesign and renovation equipment, surfacing, seating areas, passive features and landscaping.

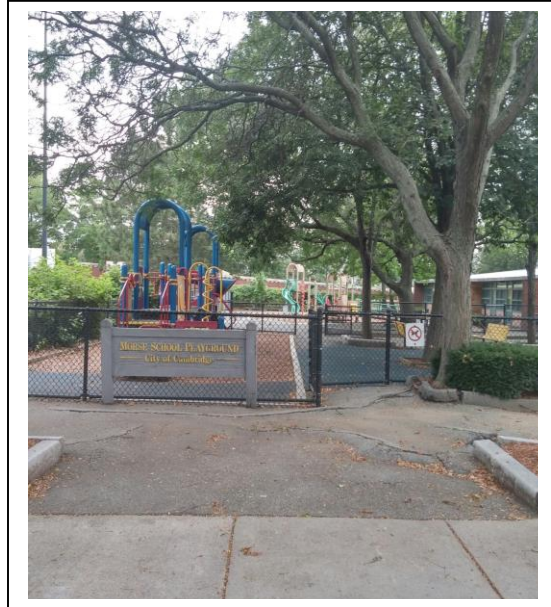


CRLS Tennis Courts

Structural engineering study for new tennis courts on top of the garage at CRLS and planning and design of new facilities.



Morse School Playground Comprehensive redesign of playground and outdoor spaces including court and swings. As well as addressing surfacing and accessibility issues.



Greenough Blvd. Hell's Half Acre

Supplement funding to complete an accessible path and woodland restoration project around the Hell's half acre marsh along the Charles River.



CPA Committee Meetings

- 1. CPAC Meeting (6/4/2015)**
- 2. Public Meeting (6/16/2015)**
- 3. Public Hearing (8/25/2015)**
- 4. CPAC Voting Meeting (9/15/2015)**
- 5. Refer Committee recommendations to City Council for acceptance at 9/21/15 Council meeting**

Appendix:

Summary of public comments on projects from the public hearing and recommendations received during the public comment period between 6/16/2015 and 9/15/15

Summary

Number of speakers on 6/16/15	18
Number of speakers on 8/25/15	13
Number of petitions received supporting Affordable Housing	9
Number of e-mails submitted	23
Number of online project requests received and listed below	191
Lowell Memorial park	34
Hell's Half Acre	95
Lowell Park and Hell's Half Acre	22
Support Affordable Housing Projects	9
Support Open Space Projects	17
Expiring Use	2
Pedestrian routes	1
80-10-10 allocation	1
Support Historic Preservation Projects	1
Extra planting on DCR land	1
Keeping History and Heritage of Cambridge	1
Watertown Cambridge Greenway paths	1
Supports more bike parking and paths	3
Inventory the urban wild and do a study at Hell's Half Acre	1
Dog Park	1
Restoration of trees and grass at the site of Clement G. Morgan historical marker	1

Detail summary of speakers and documents received from June 16, 2015 through September 15, 2015

Affordable Housing

- Preserve long-term affordability at Fresh Pond apartments and other expiring use properties (4 speakers 2 petitions submitted with a total of 91 signatures)
- 80-10-10 allocation (13, speakers, 10-emails, 7 petitions submitted with a total of 452 signatures)
- Supports Affordable Housing options for low income tenants (6 speakers, 1 e-mail, submitted)
- Hiring a consultant to help homeless people find housing (1 speaker)

- Continue to work on projects that address homelessness (1 speaker)
- Continue to support Affordable Housing specifically First-time Homebuyer's Program (2-emails)
- Interested in using municipal parking lots to create affordable housing units (1 speaker)

Open Space

- Restoration of Greenough Boulevard Path (Hell's Half Acre) (2 speakers, 5 e-mails, 3 documents submitted)
- Perform a study to inventory the urban wild at Hell's Half Acre and to deny funding for this project (1-email)

Historic Preservation

- Historic preservation project at Lowell Memorial Park (3 speakers, 4 e-mails and 1 document submitted)