



City of Cambridge Community Preservation Act FY 2022 Project Funding Application

SUBMISSION INSTRUCTIONS

Completed forms and attachments may be emailed to jmathews@cambridgema.gov. **Deadline for submission is Wednesday, July 14, 2021.**

CPA CATEGORIES & ALLOWABLE USES

CPA funds can only be used for certain purposes:

- ❖ Affordable Housing (also called Community Housing)
- ❖ Historic Resources
- ❖ Open Space
- ❖ Recreational Land

For a description of the CPA categories and the allowable uses of CPA funds in each project category, please review the state [Department of Revenue Allowable Uses Chart](#). Also note the following regarding potential **affordable housing and **historic projects**:**

- Cambridge Affordable Housing Trust (CAHT): Absent extraordinary circumstances, CPA funding for affordable housing flows through the CAHT. For more information, including on applying for funding, visit: <https://www.cambridgema.gov/CDD/housing/housingtrust>.
- Cambridge Historical Commission Preservation Grant Program: CPA funding for historic projects on private property is available through the Preservation Grant Program. If you are applying for historic funding for a private property, please explain why Preservation Grant funding is insufficient or unavailable. For more information, visit: <https://www.cambridgema.gov/historic/permitsApplications/preservationgrants>.

APPLICANT INFORMATION

Name(s): _____

Applicant Organization, if applicable: _____

Phone: _____

Email: _____

Address: _____

PROJECT INFORMATION

- ❖ Applicants are encouraged to attach any maps, photographs, designs, renderings, budget documents, or other images or plans related to the project when submitting their application form.
- ❖ Letters of support from community members or organizations may also be attached.
- ❖ Actual quotes for project costs are strongly encouraged. Estimates may be used, so long as the basis for the estimate is explained in detail.

Project Title: _____

Project Address: _____

CPA Category:

- ☐ Affordable Housing
- ☐ Historic Resources
- ☐ Open Space
- ☐ Recreation

Previous CPA Funding Received, if applicable: _____

CPA Funding Amount Requested: _____

Project Description:

Please submit a separate word document or pdf with the following project details:

- ☐ Goals/Purpose
- ☐ Property Ownership/Site Control

If you are not the property owner, please submit site control documentation, a memorandum of agreement (MOA), or a letter of support from the relevant public agency (e.g., the Massachusetts Department of Conservation and Recreation) as an attachment. Projects for City of Cambridge-owned property must be submitted by a City Department.

- ☐ Community Support
 - ☐ Total Project Budget
 - ☐ Other Funding Description (amount, source of funds, etc.)
 - ☐ Project Timeline
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Project Description:

- **Goals/Purpose**

- The Lombardi Municipal Building, designed by noted architect Edward T.P. Graham in 1950, is a contributing historic structure in the Central Square National Register District that houses many City offices. The roof and other parts of the building envelope have fallen into disrepair, with frequent leaking threatening interior offices including the Historical Commission and its records. CPA funding would be used for roof replacement, building envelope repairs, and façade repairs to restore and protect this important facility.

- **Property Ownership/Site Control**

- City-owned property

- **Community Support**

- The Department of Public Works does not anticipate engaging in a specific community process for this project, as it often does on larger-scale construction projects.

- **Total Project Budget**

- \$535,000 – See attached budget estimate.

- **Other Funding Description (amount, source of funds, etc.)**

- The CPA funding request is for the total project budget. Other funding sources are not anticipated at this time.

- **Project Timeline**

- FY22 – Design & Procurement: Fall 2021- Winter 2022
FY22 – Construction: Spring – Summer 2022

Summary Budget Estimate Lombardi Roof Replacement

Notes

Estimated Total Project Cost Summary

	\$535,000
Design (Architecture, Engineering)	\$75,900
Construction	\$379,500
Contingency	\$81,925
Scope of Work	
Roof Replacement (7,500 sq. ft. roof @ \$27/sq. ft.) w/30 Year Warranty	\$202,500
Raise Rooftop equipment to accommodate code compliant insulation replace underlayment	\$75,000
Parapet and Select Exterior Wall Repointing & Flashing	\$62,000
Repair Damaged Interior Finishes at Offices and rear stair	\$40,000
Total Construction	\$379,500
Contingency	
5% Design	\$18,975
10% Construction	\$37,950
Exploratory Selective Demolition/Haz. Materials Testing	\$25,000
Total Proposed Contingency	\$81,925
Note: Accessibility 521 CMR	
Assessed Value of Building	\$4,215,000
30% value of building	\$1,264,500
2019 HVAC Replacement	\$764,000
Remaining Value through 2022	\$500,500
N/A: Exempted Value for roofs, windows, doors, masonry repairs/replacement.	\$500,000