



CITY COUNCIL REGULAR MEETING

JUNE 26, 2023

5:30 PM

SULLIVAN CHAMBER

~MINUTES~

MEETING

Monday, June 26, 2023

TIME

5:30 PM

PRESIDING OFFICER

Mayor Sumbul Siddiqui

CALL TO ORDER

Attendee Name	Present	Absent	Late	Arrived
Burhan Azeem	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Dennis J. Carlone	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Alanna Mallon	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Marc C. McGovern	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	5:32 PM
Patricia Nolan	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
E. Denise Simmons	<input type="checkbox"/> Remote	<input type="checkbox"/>	<input type="checkbox"/>	6.15 PM
Paul F. Toner	<input type="checkbox"/> Remote	<input type="checkbox"/>	<input type="checkbox"/>	5:33 PM
Quinton Zondervan	<input type="checkbox"/> Remote	<input type="checkbox"/>	<input type="checkbox"/>	
Sumbul Siddiqui	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	

**MINUTES OF THE CAMBRIDGE CITY COUNCIL
REGULAR MEETING**

Monday, June 26, 2023

A regular meeting of the Cambridge City Council was held on Monday, June 26, 2023. The meeting was called to order at 5:30 p.m. by the Honorable Mayor Sumbul Siddiqui. Pursuant to Chapter 2 of the Acts of 2023, adopted by Massachusetts General Assembly and approved by the Governor, this public meeting was hybrid allowing participation in person and via zoom.

The Chair, Mayor Siddiqui called the meeting to order and asked the Clerk to call the roll. Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Present/In Person

Councillor Dennis J. Carlone – Present/In Person

Vice Mayor Alanna M. Mallon – Present/In Person

Councillor Marc C. McGovern – Absent*

Councillor Patricia Nolan – Present/In Person

Councillor E. Denise Simmons – Absent*

Councillor Paul Toner – Absent*

Councillor Quinton Y. Zondervan – Present/Remote

Mayor Sumbul Siddiqui – Present/In Person

Present-6, Absent-3. Quorum established.

*** Councillor McGovern joined at 5:32 and was in person. Councillor Simmons joined at 6:15 p.m. and was remote. Councillor Toner joined at 5:33 p.m. and was remote.**

PUBLIC COMMENT

The Chair, Mayor Siddiqui recognized individuals for public comment. The following individuals participated in the public comment portion of the meeting, each allowed up to 2 minutes to speak:

Rabbi Yoni offered comments that were in favor of the Franklin Petition and believes inclusionary housing should be included in the housing units.

Patrick Barrett, 41 Pleasant Street, Cambridge, MA, urged the Council not to pass BEUDO due to the negative effects it will have on large property owners.

Vivek Sikri, 64 Allston Street, Cambridge, MA, offered comments on the Cambridge Math Circle and noted that it is an excellent program to engage children with math and STEM programs.

Young Kim, 17 Norris Street, Cambridge, MA, thanked the City for providing funding towards a summer food program for children and offered comments on the Cycling Safety Ordinance and asked the Council not to adopt the Policy Order.

Lowry Hemphill, 9 Marie Avenue, Cambridge, MA, Cambridge Mothers Out Front, spoke in support of a strong BEUDO.

Matt Lash, 225 Binney Street, Cambridge, MA, BIOGEN, thanked the City for taking a lead in climate change and they want to support those efforts, but also expressed concerns.

Kristine Jelstrup, 120 Pleasant Street, Cambridge, MA, Mothers Out Front, urged the Council to pass the strongest amendments possible to BEUDO and asked that residential buildings not be exempt.

Suzanne Blier, 5 Fuller Place, Cambridge, MA, offered comments and suggestions on BEUDO, safe injection sites, bike lanes and NCD's.

Joan Pickett 59 Ellery Street, Cambridge, MA, offered comments on PO #5 and asked that businesses be included in the conversation.

Owen Leddy, 260 Harvard Street, Cambridge, MA, MIT GSU, thanked the City Council for their support for MIT GSU and asked the Council to vote against Councillor Toner's proposed amendment and shared their support for BEUDO.

Marilee Meyer, 10 Dana Street, Cambridge, MA, urged the Council to support the proposed BEUDO amendments and asked the Council to protect Neighborhood Conservation Districts.

Ruth Hanna, 10 Marlboro Street, Belmont, MA, urged the City Council to stand in solidarity with the MIT GSU in their fights on the first Union Contract.

Leah Wallach, 260 Harvard Street, Cambridge, MA, MIT GSU, asked for the Council's support and noted that their support will help make a difference in their efforts to help MIT come to a compromise.

Cathryn Herbst, 22 Peters Street, Cambridge, MA, offered comments and concerns on parking in Cambridge and encouraged the Council to invest time into looking at permit parking.

Ginny Greene, 14 Vandine Street, Cambridge, MA, Mothers Out Front, offered comments on BEUDO and urged the Council to pass the strongest version of it.

Cynthia Hughes, 9 Kays Road, Somerville, MA, spoke against Policy Order #5 and shared that their business is negatively affected by reduced street parking.

Sharon Cerny, 1798A Massachusetts Avenue, Cambridge, MA, spoke against Policy Order #5 and the effects of reduced parking and loading zones in the area.

Jack Hanson, 297 College Street, Burlington, VT, offered comments and support for BEUDO, noting that the Council decision will affect surrounding areas and communities.

Reva Stein, 2 Seagrave Road, Cambridge, MA, Mothers Out Front, asked the Council to support a strong version of BEUDO.

Grace Zhang, 189 Vassar Street, Cambridge, MA, Cambridge Math Circle, offered comments on the Cambridge Math Circle, sharing examples of how the program is used with students.

Maria Daniel, 164 Cushing Street, Cambridge, MA, offered their strong support for the Cambridge Math Circle.

Lee Farris, 269 Norfolk Street, Cambridge, MA, spoke in support of the proposed amendments to BEUDO.

Peter Crawley, 88 Thorndike Street, Cambridge, MA, shared their support for the strong BEUDO amendments.

David Rabkin, 184 Huron Avenue, Cambridge, MA, Climate Committee, asked the Council to adopt BEUDO as is.

Daniel Shen, 20 Cornelius Way, Cambridge, MA, offered comments on three key issues that the MIT GSU are fighting for in their contract and shared their support for Cambridge Math Circle.

Angela Lee, 12 Cambridge Terrace, Cambridge, MA, thanked the Council for their support towards the MIT GSU and their fight for a good contract.

Sophie Coppieters Wallant, 166 Albion Street, Somerville, MA, MIT, asked the Council to support the MIT GSU contract.

Mary Baine Campbell, 36 Linnaean Street, Cambridge, MA, shared their support for BEUDO and noted that there should not be systematic exceptions.

Justin Saif, Hurley Street, Cambridge, MA, shared that they support the goals of BEUDO and asked that tenants be treated the same as condo owners.

James Williamson, Churchill Avenue, Cambridge, MA, offered comments on CMA #16 and shared concerns about some of the language.

Heather Hoffman, 213 Hurley Street, Cambridge, MA, offered comments on the City buying multifamily homes, BEUDO, and NCD's.

Jen Schwartz, 32 Essex Street, Cambridge, MA, offered comments in support of BEUDO and climate change.

John Pitkin, 18 Fayette Street, Cambridge, MA, offered comments on Policy Order #5 and urged the Council to vote no.

Christopher Cassa, 103 Gore Street, Cambridge, MA, offered comments on Policy Order #5 and thanked the City for starting to study the economic impact of bike lanes and offered suggestions about the study.

The Chair, Mayor Siddiqui recognized Councillor Carlone who made a motion to close public comment at approximately 6:48 p.m.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Yes

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – Yes

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – Yes

Mayor Sumbul Siddiqui – Yes

Yes-9. Motion Passed.

SUBMISSION OF THE RECORD

The Chair, Mayor Siddiqui recognized Councillor Nolan who made a motion to accept the minutes from the Regular City Council Meetings held on January 4, 2021, February 22, 2021, March 15, 2021, June 14, 2021, January 24, 2022, January 31, 2022, March 21, 2022, April 11, 2022, May 9, 2022, May 16, 2022, June 13, 2022, and June 5, 2023, and the minutes of the Special Meetings held on June 2, 2021 and June 1, 2022.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Yes

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Yes
Councillor Paul Toner – Yes
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes
Yes-9. Motion Passed.

CITY MANAGER’S AGENDA

The Chair, Mayor Siddiqui recognized Councillor Simmons who made a motion to adopt the appropriation orders and place on file the balance of City Manager Agenda items including CMA 2023 #177, CMA 2023 #178, CMA 2023 #180, CMA 2023 #182, CMA 2023 #183, and CMA 2023 #184.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes
Councillor Dennis J. Carlone – Yes
Vice Mayor Alanna M. Mallon – Yes
Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Yes
Councillor Paul Toner – Yes
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes
Yes-9. Motion Passed.

The Chair, Mayor Siddiqui recognized City Manager Huang and Derrick Neal on CMA 2023 #174 relative to a public health update. City Manager Huang offered brief remarks relative to wildfires. Derrick Neal gave a presentation on the wildfires impacting the region. See Attachment A. Derrick Neal also gave a COVID update noting the continued availability of test kits. The Chair, Mayor Siddiqui recognized Councillor Nolan who noted the dangers of excessive heat and asked if there is more that the City can do. Sam Lipson responded noting the City’s heat emergency response, partnerships, efforts to make cooling centers more welcoming and efforts to make water available to the unhoused community. The Chair, Mayor Siddiqui recognized Councillor Zondervan who asked for a COVID update. Derrick Neal responded.
The Chair, Mayor Siddiqui recognized Councillor Carlone who made a motion to place CMA 2023 #174 on file.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes
Councillor Dennis J. Carlone – Yes
Vice Mayor Alanna M. Mallon – Yes
Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Yes
Councillor Paul Toner – Yes
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes

Yes-9. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Zondervan on CMA 2023 #191 relative to proposed clarifications to the Building Energy Use Disclosure Ordinance Amendments. Councillor Zondervan made a motion to suspend the rules to bring forward Calendar/Unfinished Business Item 6, proposed BEUDO Ordinance 2021 #26 that passed to a second reading on June 5, 2023, and COF #115, proposed amendments to the BEUDO Ordinance 2021 #26.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Yes

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – Yes

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – Yes

Mayor Sumbul Siddiqui – Yes

Yes-9. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Nolan who made a motion to amend proposed BEUDO Ordinance 2021 #26 by substitution with the language provided by CDD in CMA 2023 #191.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Yes

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – Yes

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – Yes

Mayor Sumbul Siddiqui – Yes

Yes-9. Motion Passed.

The Chair, Mayor Siddiqui recognized Vice Mayor Mallon who explained the amendments detailed in COF #115 that she, Councillor McGovern, Councillor Simmons, and Councillor Toner are proposing. The amendments were shown on the screen. The Chair, Mayor Siddiqui recognized Councillor Simmons who noted that she appreciated all the work done by CDD and the City Manager but still had concerns about the impact of the changes on houses of worship, healthcare facilities and eldercare facilities. Councillor Nolan said she appreciated the spirit of the amendments but could not support them. Councillor Nolan asked Assistant City Manager for Community Development Iram Farooq, what impact this change would have. Iram Farooq responded noting the reasons that specific categories were not called out by CDD and that ultimately it is a City Council decision. The Chair, Mayor Siddiqui recognized Councillor Carlone who noted that he concurred with Councillor Nolan. The Chair, Mayor Siddiqui stated that she agreed with Councillor Nolan, Councillor Carlone, and CDD.

The Chair, Mayor Siddiqui recognized Vice Mayor Mallon who made a motion to amend proposed BEUDO Ordinance 2021 #26, by adding “hospitals and large health/elder care facilities, houses of worship,” so that 8.67.10 DEFINITIONS (20) READS: "Hardship Compliance Plan" shall mean a detailed compliance plan to reduce Greenhouse Gas Emissions, based on an energy audit or similar assessment, that a Covered Property Owner may propose for approval by the Review Board to address hardship at a Covered Property. Such hardship may include, but not be limited to, financial distress, ownership structure consisting of individual nonresidential Condominiums, *hospitals and large health/elder care facilities, houses of worship*, limitations in securing sufficient grid electrical service when it is needed, and limitations due to historic designation or other regulatory designation of the Covered Property that hinders it from compliance with 8.67.100. The Assistant City Manager for Community Development shall promulgate regulations pursuant to 8.67.130 that establish minimum requirements for the emissions reductions achieved by Hardship Compliance Plans and the length of time for which they may be approved.

This amendment was cosponsored by Councillor Simmons, Councillor Toner, and Councillor McGovern. The Chair, Mayor Siddiqui recognized Councillors for discussion.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – No

Councillor Dennis J. Carlone – No

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – No

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – No

Mayor Sumbul Siddiqui – No

Yes-4, No-5. Motion Failed.

The Chair, Mayor Siddiqui recognized Councillor Toner who put forth an amendment to remove residential apartment buildings that was cosponsored by Councillors McGovern and Simmons. Councillor Toner noted that just as condos have been removed, it is important that large residential apartment buildings be removed. Councillor Toner indicated the concern is that including them will have a negative impact on our tenants and possibly cause increases in rent where we are trying to keep Cambridge affordable. The Chair, Mayor Siddiqui recognized Councillor McGovern who noted that no matter where we end up with this, we are doing something groundbreaking that no other community across the state has done. The Chair, Mayor Siddiqui recognized Councillor Simmons who reiterated her earlier comments about unintended consequences and that she is concerned about the impact on moderate and low income families and black and brown families. The Chair, Mayor Siddiqui recognized Councillor Nolan who again noted that there is a climate emergency, and every single percentage of emission pollution reduction is critical. The Chair, Mayor Siddiqui recognized Councillor Azeem who asked if the City ever emailed or tried to communicate with people who live in the rental units of residential apartment buildings about the changes that are being moved forward? CDD responded that the communication has been with building owners. Councillor Azeem noted that he has been supporting getting to net zero by 2035 since day one, and again expressed his concern that renters do not seem to have a voice. The Chair, Mayor Siddiqui recognized Councillor Carlone

who asked how condos would be addressed. CDD responded that they would be working on the process for coming up with strategies for how emissions reductions would take place in buildings not covered by BEUDO. Councillor Carlone noted that when someone sells, they can make the needed upgrades as a condition of the sale. The Chair, Mayor Siddiqui recognized Councillor Zondervan who noted that he appreciated where the proponents of the amendment are coming from but cannot support it. The Chair, Mayor Siddiqui noted that much of what has been said is true to some extent and asked CDD if there was any additional food for thought that the Council should consider, understanding it is a policy decision. Assistant City Manager Farooq responded noting the rationale for taking the approach that CDD took. City Manager Huang also offered comments on the approach taken, noting it has been a nuisance approach. The Chair, Mayor Siddiqui recognized Councillor Toner who noted he would be ready to vote on this tonight if residential apartment buildings are taken out and he thanked CDD for the chart they provided showing that this would remove only 8% of the overall buildings impacted. The Chair, Mayor Siddiqui recognized Councillor McGovern who noted that what condos have in common with rental properties and single family homes is that they are all housing and with housing being so fragile, it is prudent to wait a few years and take it up as a whole so as not to have a negative impact on people's lives. The Chair, Mayor Siddiqui recognized Councillor Nolan who reiterated her position and asked if residential apartment buildings are taken out, does that also include dormitories?

Assistant City Manager Farooq noted that they needed a few minutes to review the campus definition and look at the voluntary inclusion of certain building types.

The Chair, Mayor Siddiqui made a motion to take a 10 minute recess to allow CDD and the Law Department to research.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Yes

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – Yes

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – Yes

Mayor Sumbul Siddiqui – Yes

Yes-9. Motion Passed. Council recessed at approximately 7:56 p.m.

The Chair, Mayor Siddiqui made a motion to come out of recess at approximately 8:11 p.m.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Present

Councillor Dennis J. Carlone – Present

Vice Mayor Alanna M. Mallon – Present

Councillor Marc C. McGovern – Present

Councillor Patricia Nolan – Present

Councillor E. Denise Simmons – Absent

Councillor Paul Toner – Present

Councillor Quinton Y. Zondervan – Present

Mayor Sumbul Siddiqui – Present

Present-8, Absent-1. Quorum established.

The Chair, Mayor Siddiqui recognized Assistant City Manager Iram Farooq who noted that CDD is proposing a small amendment to the campus definition which would allow people to voluntarily include residential development. Assistant City Manager Farooq noted that with regard to the dormitory question, City Solicitor Glowa has advised that it is not an issue, they would be considered institutional and fall under the nonresidential definition.

The Chair, Mayor Siddiqui asked that Councillor Toner's amendment be shown on the screen.

The Chair, Mayor Siddiqui recognized Councillor Toner who made a motion to amend the proposed language by removing residential apartment buildings by, in Section 8.67.100 (2) by striking out subparagraph (c); and in Section 8.67.100(3)(b) by striking out the words ", and residential New Covered Properties that are not fully held in Condominium or Cooperative ownership".

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – No

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – No

Councillor E. Denise Simmons – Absent

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – No

Mayor Sumbul Siddiqui – No

Yes-4, No-4, Motion Failed.

The Chair, Mayor Siddiqui recognized Assistant City Manager Farooq who detailed the amendment requested by CDD.

The Chair, Mayor Siddiqui made a motion to amend the proposed BEUDO ordinance language with the amendment suggested by CDD.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Yes

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – Yes

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – Yes

Mayor Sumbul Siddiqui – Yes

Yes-9. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Toner who asked the appropriate way to call for a retake of the vote on his amendment given that Councillor Simmons was having technical difficulties and recorded as absent. The Chair, Mayor Siddiqui indicated that the rules would need to be suspended. City Solicitor Glowa advised that a majority vote was needed.

The Chair, Mayor Siddiqui recognized Councillor Toner who made a motion to suspend the rules to allow Councillor Simmons vote on the amendment to remove residential apartment buildings, of which she was a co-sponsor, to be changed from absent and recorded as yes.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – No

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – No

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – No

Mayor Sumbul Siddiqui – No

Yes-5, No-4. While it was initially announced that the motion passed, this motion actually failed as a 2/3 vote is needed to suspend the City Council Rules. This vote was retaken before the meeting concluded.

The Chair, Mayor Siddiqui recognized Councillor Nolan who made remarks followed by a motion to amend the proposed BEUDO ordinance by adding “, either directly or through a legally authorized or designated affiliate or subsidiary,” so that 8.67.010 (23) (a) reads: 8.67.010 DEFINITIONS, so that (23) “Owner” shall mean an owner of a Covered Property, including but not limited to:

- (a) An individual or entity having title, either directly or through a legally authorized or designated affiliate or subsidiary, to a Covered Property;**

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Yes

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – Yes

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – Yes

Mayor Sumbul Siddiqui – Yes

Yes-9. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Zondervan on an amendment to require that all new buildings be net zero by 2030. The proposed amendment was shown on the screen. The Chair, Mayor Siddiqui recognized Councillor Nolan who spoke in support of the amendment. The Chair, Mayor Siddiqui recognized Assistant City Manager Farooq who noted that CDD continues to have some reservations that they called out in CMA 2023 #191. The Chair, Mayor Siddiqui recognized Councillor Azeem and Vice Mayor Mallon who indicated that this has not been part of the discussion and they would not be supporting the amendment. The Chair, Mayor Siddiqui recognized Councillor Zondervan who said he appreciated his colleagues’ sentiments, and it does not feel like this amendment is ready to be voted on tonight.

Councillor Zondervan made a motion to send his proposed amendment, to the Ordinance Committee for discussion. The Chair, Mayor Siddiqui recognized Councillors for discussion on the motion.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Yes

Vice Mayor Alanna M. Mallon – No

Councillor Marc C. McGovern – No

Councillor Patricia Nolan – Yes

Councillor E. Denise Simmons – No

Councillor Paul Toner – No

Councillor Quinton Y. Zondervan – Yes

Mayor Sumbul Siddiqui – Yes

Yes-5, No-4. Motion Passed.

The Chair, Mayor Siddiqui addressed the Council noting that the vote on suspension of the rules relative to recording Councillor Simmons as a yes vote on the amendment to eliminate residential apartment buildings, needs to be retaken because suspension requires a 2/3 vote of members and only five voted in the affirmative.

The Chair, Mayor Siddiqui made a motion to suspend the rules to allow reconsideration of the vote to suspend the rules to allow Councillor Simmons to be recorded as a yes vote on the amendment to eliminate residential apartment buildings. The Chair, Mayor Siddiqui recognized Councillors for discussion on the motion.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – No

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – No

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – Yes

Mayor Sumbul Siddiqui – Yes

Yes-7, No-2. Motion Passed.

The Chair, Mayor Siddiqui made a motion to reconsider the vote taken on the amendment to eliminate residential apartment buildings from the proposed ordinance language.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Yes

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – No

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – No

Mayor Sumbul Siddiqui – No

Yes-6, No-3. Motion Passed.

The Chair, Mayor Siddiqui moved suspension of the rules to allow reconsideration of the vote just taken to reconsider the vote taken on the amendment to eliminate residential apartment buildings from the proposed ordinance language, as Councillor Carlone who has been consistent on this matter, misspoke when he said “no”.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Yes

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – Yes

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – Yes

Mayor Sumbul Siddiqui – Yes

Yes-9. Motion Passed.

The Chair, Mayor Siddiqui made a motion to again reconsider the vote taken on the amendment to eliminate residential apartment buildings from the proposed ordinance language.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – No

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – No

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – No

Mayor Sumbul Siddiqui – No

Yes-5, No-4. Motion Passed.

The Chair, Mayor Siddiqui made a motion to ordain, the Building Energy Use Disclosure and Emission Reductions (BEUDO), Ordinance 2021-26, as amended. See attachment B.

The Chair, Mayor Siddiqui recognized Councillor Simmons who acknowledged the hard work on this but noted that there are still things missing and there are places where we have not made the mark, so she will be voting present. The Chair, Mayor Siddiqui recognized Councillor Toner who noted that while he still has some concerns about long term implementation, he will be voting in favor. The Chair, Mayor Siddiqui recognized Councillor McGovern who noted that he would be voting in favor and thanked everyone for their work on this including CDD, Mothers Out front, and other advocates. Councillor McGovern further stated that he hoped the headline is that Cambridge has just passed a groundbreaking ordinance. The Chair, Mayor Siddiqui recognized Councillor Zondervan who thanked everyone who worked on this including City staff, student groups and especially the advocates for holding the City Council accountable to the urgency of fighting climate change. Councillor Zondervan noted that after this is passed, the City Council will have passed all three components of the Green New Deal for Cambridge. The

Chair, Mayor Siddiqui recognized Councillor Carlone who noted that this is the process of government, learning what is needed and finding a way to agree on the next step. Councillor Carlone noted that not everyone got 100% of what they wanted but that this is a major step forward and that's democracy. Councillor Carlone said he hopes that implementation will include financial assistance for those that need it. The Chair, Mayor Siddiqui recognized Vice Mayor Mallon who thanked the team at CDD, noting the tough job they had working with the Council, the business community, the advocates, and the nonprofit community. Vice Mayor Mallon noted that the City Council was about to ordain one of the most significant pieces of climate control legislation in the country. The Chair, Mayor Siddiqui recognized Councillor Nolan who noted that the ordinance is fantastic, strong and an incredible piece of legislation. Councillor Nolan thanked everyone who worked on this including CDD, the Climate Committee and the Climate Crisis Working Group. Councillor Nolan noted that once this is ordained, she is happy to make sure we move forward with developing local offsets and making them work for the whole, not just the City, but the Country. The Chair, Mayor Siddiqui recognized Councillor Azeem who expressed his gratitude to all who have worked on this. Councillor Azeem noted that it is not easy to get nine people in a room to agree and he is glad we have gotten to a place where this can move forward. The Chair, Mayor Siddiqui thanked everyone for their work on this and made specific note of Seth Federspiel and Chief of Staff Michael Scarlett.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes
Councillor Dennis J. Carlone – Yes
Vice Mayor Alanna M. Mallon – Yes
Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Present
Councillor Paul Toner – Yes
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes

Yes-8, Present-1. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Nolan who made a motion to suspend the rules to allow reconsideration of the vote to ordain.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes
Councillor Dennis J. Carlone – Yes
Vice Mayor Alanna M. Mallon – Yes
Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – No
Councillor Paul Toner – Yes
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes

Yes-8, No-1. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Nolan who made a motion to reconsider the vote to ordain the Building Energy Use Disclosure and Emission Reductions (BEUDO), Ordinance 2021-26, as amended.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – No

Councillor Dennis J. Carlone – No

Vice Mayor Alanna M. Mallon – No

Councillor Marc C. McGovern – No

Councillor Patricia Nolan – No

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – No

Councillor Quinton Y. Zondervan – No

Mayor Sumbul Siddiqui – No

Yes-1, No-8. Motion Failed.

The Chair, Mayor Siddiqui made a motion to place CMA 2023 #191 on file.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Yes

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – Yes

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – Yes

Mayor Sumbul Siddiqui – Yes

Yes-9. Motion Passed.

The Chair, Mayor Siddiqui made a motion to place COF #115 on file.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Yes

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – Yes

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – Yes

Mayor Sumbul Siddiqui – Yes

Yes-9. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Zondervan on CMA 2023 #190 relative to a Fossil Fuel Free Demonstration Pilot.

Councillor Zondervan made a motion to suspend the rules to being forward Calendar/Charter Right Item 1, POR 2023 #116 relative to the Fossil Fuel Free Demonstration Pilot.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Yes

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Yes
Councillor Paul Toner – Yes
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes

Yes-9. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Zondervan who made a motion to amend by substitution the language in POR 2023 #116 with the new language provided by CDD in CMA 2023 #190.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes
Councillor Dennis J. Carlone – Yes
Vice Mayor Alanna M. Mallon – Yes
Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – No
Councillor Paul Toner – No
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes

Yes-7, No-2. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Zondervan who made a motion to pass the language to amend the Municipal Code of the City of Cambridge, relative to the Fossil Fuel Free Demonstration Project, to a second reading. The Chair, Mayor Siddiqui recognized Councillors for comments and discussion. Councillor Toner and Councillor Simmons expressed concern with moving so quickly.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes
Councillor Dennis J. Carlone – Yes
Vice Mayor Alanna M. Mallon – Yes
Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Present
Councillor Paul Toner – No
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes

Yes-7, No-1, Present-1. Motion Passed.

The Chair, Mayor Siddiqui made a motion to refer CMA 2023 #190, to amend the municipal code of the City of Cambridge, relative to the Fossil Fuel Free Demonstration Project, to the Ordinance Committee for hearing and report.

The Chair, Mayor Siddiqui recognized Councillors for comments and discussion.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes
Councillor Dennis J. Carlone – Yes
Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Present
Councillor Paul Toner – No
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes
Yes-7, No-1, Present-1. Motion Passed.

The Chair, Mayor Siddiqui spoke on CMA 2023 #179 and made a motion to rescind the remaining amount of the loan order, \$2,600.000 for the construction of the King Open/Cambridge Street Schools & Community Complex.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Absent
Councillor Dennis J. Carlone – Yes
Vice Mayor Alanna M. Mallon – Yes
Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Present
Councillor Paul Toner – Yes
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes
Yes-7, Present-1, Absent-1. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Carlone on CMA 2023 #181 relative to an appropriation of \$89,7000 to maintain the capacity of the Cambridge Employment Program. Councillor Carlone stated that he was not familiar with the program and asked for some detail about it. Ellen Semonoff noted that it is a partner program to Cambridge Works, and it offers career counseling and help for people to find jobs or get into training programs. Ellen Semonoff noted that the majority of people served are people of color and about 50% of those served do not have English as their native language. It has been around for some time and serves many in the community.

The Chair, Mayor Siddiqui recognized Councillor Carlone who made a motion to adopt the appropriation order and place CMA 2023 #181 on file.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes
Councillor Dennis J. Carlone – Yes
Vice Mayor Alanna M. Mallon – Yes
Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Yes
Councillor Paul Toner – Yes
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes
Yes-9. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Toner on CMA 2023 #185 relative to a review of the Parking Permit Program. Councillor Toner thanked City staff for looking into this and reiterated his concern that rental companies are not able to use the streets of Cambridge for storage of their cars. Councillor Toner also said that he hoped there could be a discussion of how many residential parking stickers people are allowed to have. The Chair, Mayor Siddiqui recognized Brooke McKenna who responded. The Chair, Mayor Siddiqui recognized Councillor Simmons who noted she was pleased to see that the report says we are looking at the loophole that we inadvertently created. Councillor Simmons said she wants to see an end to the abuse and recalled a story of a resident who was not able to accommodate her family for a funeral because a livery operation was taking up all of the parking. The Chair, Mayor Siddiqui recognized Councillor Azeem who noted that he is excited about this issue and would like to schedule a hearing and take a closer look the City's parking permit program and to explore if there are ways to alleviate some of the clogging of the streets. The Chair, Mayor Siddiqui recognized Councillor Nolan who noted that many questions have been raised and she hoped that the hearing could take place before anything is finalized. The Chair, Mayor Siddiqui recognized Brooke McKenna who noted that nothing would be finalized before the hearing.

The Chair, Mayor Siddiqui recognized Councillor Toner who made a motion to place CMA 2023 #185 on file.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Yes

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – Yes

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – Yes

Mayor Sumbul Siddiqui – Yes

Yes-9. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Zondervan on CMA 2023 #186 relative to the legal opinion for issuing bonds for affordable housing. Councillor Zondervan stated that he was pleased to see that the opinion was not a hard no, and that he would like to better understand the options. The Chair, Mayor Siddiqui recognized City Solicitor Glowa who responded by conveying that there is no general statutory authority which means you would need Home Rule Petition, or you would need to use CPA funds. The Chair, Mayor Siddiqui recognized Councillor Nolan who indicated that she had a question on the state law that she would be sending to Solicitor Glowa.

The Chair, Mayor Siddiqui recognized Councillor Zondervan who made a motion to place CMA 2023 #186 on file.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Yes

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – Yes

Councillor E. Denise Simmons – Yes
Councillor Paul Toner – Yes
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes

Yes-9. Motion Passed.

The Chair, Mayor Siddiqui made a motion to approve the appointments of five members to the Planning Board, each for a five year period, as requested by the City Manager in CMA 2023 #187.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes
Councillor Dennis J. Carlone – Yes
Vice Mayor Alanna M. Mallon – Yes
Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Yes
Councillor Paul Toner – Yes
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes

Yes-9. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Carlone on CMA 2023 #189 relative to the review of multi-family properties on the market for potential affordable housing acquisitions. Councillor Carlone noted that the response talked about a particular site that was analyzed and found to be unworkable and he asked if the site sold to private hands. Chris Cotter, CDD responded that the site had come off the market and was not available. The Chair, Mayor Siddiqui recognized Councillor Nolan who commented that we really need to understand the cost per unit for housing.

The Chair, Mayor Siddiqui recognized Councillor Carlone who made a motion to place CMA 2023 #189 on file.

Clerk of Committees Erwin called the roll.

Councillor Burhan Azeem – Yes
Councillor Dennis J. Carlone – Yes
Vice Mayor Alanna M. Mallon – Yes
Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Yes
Councillor Paul Toner – Yes
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes

Yes-9. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Simmons on CMA 2023 #176 relative to an update on Summer Programs. Councillor Simmons noted that she was pleased to see the number of programs for young people but expressed concern with the lack of programming for

older folks, young women and the over 21 year olds. Councillor Simmons encouraged programming that would have individuals learn the landscaping trade and address current City needs in this area. The Chair, Mayor Siddiqui recognized City Manager Huang, Ellen Semonoff, and Elizabeth Speakman who responded to Councillor Simmons' comments and questions, noting that they are intentionally working to fill the gaps and recognized there is much more to be done. The Chair, Mayor Siddiqui recognized Councillor Carlone who stated that he loved the idea of pairing a need with an opportunity for growth.

The Chair, Mayor Siddiqui recognized Councillor Carlone who made a motion to place CMA 2023 #176 on file.

Clerk of Committees Erwin called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Yes

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – Yes

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – Yes

Mayor Sumbul Siddiqui – Yes

Yes-9. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Zondervan on CMA 2023 #175 regarding a policy on releasing the names of Officers and Use of Force. Councillor Zondervan noted that this was the first he was hearing about the Court Order and asked when it will be lifted. The Chair, Mayor Siddiqui recognized Commissioner Elow who noted that the Court Order was issued in February. The Chair, Mayor Siddiqui recognized City Manager Huang who noted that it was summarized in the District Attorney's communication and the City was told by the District Attorney that it applied to releasing the names. The Chair, Mayor Siddiqui recognized City Solicitor Glowa who said she did not know when the investigation would conclude or when the Court Order would be lifted. Commissioner Elow also noted that a policy was being worked on.

The Chair, Mayor Siddiqui made a motion to place CMA 2023 #175 on file.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Yes

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – Yes

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – Yes

Mayor Sumbul Siddiqui – Yes

Yes-9. Motion Passed.

The Chair, Mayor Siddiqui made a motion to designate the fifteen members of the Charter Review Committee as Special Municipal Employees as requested by City Manager Huang in CMA 2023 #192. The Chair, Mayor Siddiqui recognized Councillor Nolan who asked why this was happening. The Chair, Mayor Siddiqui recognized City Solicitor Glowa who noted that it is to give the members the protections of municipal employees.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes
Councillor Dennis J. Carlone – Yes
Vice Mayor Alanna M. Mallon – Absent
Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Yes
Councillor Paul Toner – Yes
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes

Yes-8, Absent-1. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Carlone who made a motion to suspend the rules to allow reconsideration of CMA 2023 #179, CMA 2023 #180, CMA 2023 #181, CMA 2023 #182, CMA 2023 #183, and CMA 2023 #186.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes
Councillor Dennis J. Carlone – Yes
Vice Mayor Alanna M. Mallon – Absent
Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Yes
Councillor Paul Toner – Yes
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes

Yes-8, Absent-1. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Carlone who made a motion to reconsider the votes taken on CMA 2023 #179, CMA 2023 #180, CMA 2023 #181, CMA 2023 #182, CMA 2023 #183, and CMA 2023 #186, as a block.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – No
Councillor Dennis J. Carlone – No
Vice Mayor Alanna M. Mallon – No
Councillor Marc C. McGovern – No
Councillor Patricia Nolan – No
Councillor E. Denise Simmons – No
Councillor Paul Toner – No
Councillor Quinton Y. Zondervan – No
Mayor Sumbul Siddiqui – No

Yes-0, No-9. Motion Failed.

CALENDAR/CHARTER RIGHT

The Chair, Mayor Siddiqui recognized Councillor Zondervan on Calendar/Charter Right Item #2, POR 2023 #117, relative to Golf Course Demographic PO. Councillor Zondervan stated that getting this information is important if we are committed to anti-racism and equity. The Chair, Mayor Siddiqui recognized Councillor Nolan who said she will support this but has learned that not all of the information is available. The Chair, Mayor Siddiqui recognized Councillor Toner who indicated that he had been told that the information available is limited. The Chair, Mayor Siddiqui recognized Councillor Simmons who asked what will be done with the information. The Chair, Mayor Siddiqui recognized Councillor Zondervan who said the information will be looked at to see what it tells us.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Yes

Vice Mayor Alanna M. Mallon – No

Councillor Marc C. McGovern – No

Councillor Patricia Nolan – Yes

Councillor E. Denise Simmons – No

Councillor Paul Toner – No

Councillor Quinton Y. Zondervan – Yes

Mayor Sumbul Siddiqui – Yes

Yes-5, No-4. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Toner on Calendar/Charter Right Item #3, POR 2023 #118 relative to increasing the Cambridge Math Circle budget up by 100,000 annually. Councillor Toner stated that he had met with Councillor Carlone on this and while he knows the value of the program, he is not able to support this.

The Chair, Mayor Siddiqui recognized Councillor Carlone who made a motion to suspend the rules to bring forward COF 2023 #114 relative to the Cambridge Math Circle.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Yes

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – Yes

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – Yes

Mayor Sumbul Siddiqui – Yes

Yes-9. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Carlone who highlighted the benefits of the Cambridge Math Circle Program for the City's youth, especially young girls, and youth of color. The Chair, Mayor Siddiqui recognized Vice Mayor Mallon who noted that there are many nonprofits in the City that do amazing work, and this would be opening up the door for

them to come to the City for funding. The Chair, Mayor Siddiqui recognized Councillor Simmons who noted that she agreed with Vice Mayor Mallon and could not support this. The Chair, Mayor Siddiqui recognized Councillor McGovern who said he is very familiar with the program and how important it is but that his position is that it should be supported by the School District. The Chair, Mayor Siddiqui recognized Councillor Nolan who noted that she hears the concerns raised by some that this program is being singled out above others but noted that the Council does exactly that all the time and makes choices as to what programs to fund. Councillor Nolan expressed her support. The Chair, Mayor Siddiqui recognized Councillor Azeem who noted that this is a request to the City Manager, and that he is a cosponsor and supports the additional funding.

The Chair, Mayor Siddiqui recognized Councillor Carlone who made a motion to adopt POR 2023 #118.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes
Councillor Dennis J. Carlone – Yes
Vice Mayor Alanna M. Mallon – No
Councillor Marc C. McGovern – No
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – No
Councillor Paul Toner – No
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes

Yes-5, No-4. Motion Passed.

The Chair, Mayor Siddiqui made a motion to place COF 2023 #114 on file.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes
Councillor Dennis J. Carlone – Yes
Vice Mayor Alanna M. Mallon – Yes
Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Yes
Councillor Paul Toner – Yes
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes

Yes-9. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Toner on Calendar/Charter Right #4, City Council support for MIT GSU's right to a fair contract, POR 2023 #119.

Councillor Toner noted that he supports a fair contract and moved to amend the order by deleting the following whereas statements:

~~WHEREAS: The MIT administration has failed to meet graduate workers on issues essential to their material and working conditions while employed by MIT, and has needlessly delayed the bargaining process despite expressly stating their shared interest in finalizing an agreement by the end of the 2022-2023 academic year; and~~

~~WHEREAS: MIT has a well-documented problem of endemic harassment and discrimination that is not sufficiently addressed by current internal resolution processes, which are compromised by institutional conflicts of interest, with approximately 1 in 6 students (70% of them women, and including 1 in 3 trans and gender non-conforming students) having experienced harassment and 2 in 5 graduate student workers having experienced harassing behaviors; and~~

~~WHEREAS: MIT students are more likely to experience harassment from someone in a position of authority over them (an advisor or faculty member) than the Association of American Universities average, necessitating stronger protections; and~~

~~WHEREAS: The MIT administration currently insists on an open shop contract that would not only undermine the negotiating position, unity, and contract enforcement power of MIT GSU, but also threaten the negotiating position of all unions on MIT's campus, including SEIU Local 32BJ, UNITE HERE Local 26, AFSCME Local 2353; and~~

~~WHEREAS: The MIT Graduate Student Council estimates that MIT graduate student workers experienced an average cost of living increase of 6.8% (for single workers) or 6.1% (for workers with children) in 2022, while the MIT administration is offering stipend increases of 5.25%, 3.5%, and 3% in the three years of the contract, constituting an effective pay cut in real terms; and~~

~~WHEREAS: MIT GSU members voted down the MIT administration's current contract offer by an 88% margin, showing that the current offer is incompatible with the rights, well-being, and dignity of graduate student workers; now therefore be it~~

The Chair, Mayor Siddiqui recognized Councillor Zondervan who noted that deleting the various whereas statements is not justice. The Chair, Mayor Siddiqui recognized Councillor McGovern who noted that he appreciates that there are different perspectives and knows of Councillor Toner's commitment to unions but will not support the amendment to delete whereas statements. The Chair, Mayor Siddiqui recognized Councillor Simmons who stated that calling a colleague a union buster was going too far and called for decorum. Councillor Simmons also noted that in the past policy orders were more to the point and not as long and that she would support the amendment.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – No

Councillor Dennis J. Carlone – No

Vice Mayor Alanna M. Mallon – No

Councillor Marc C. McGovern – No

Councillor Patricia Nolan – No

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – No

Mayor Sumbul Siddiqui – No

Yes-2, No-7. Motion Failed.

The Chair, Mayor Siddiqui made a motion to adopt POR 2023 #119.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Yes

Vice Mayor Alanna M. Mallon – Yes
Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Yes
Councillor Paul Toner – No
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes
Yes-8, No-1. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Zondervan who made a motion to take Calendar/Tabled Item # 5, POR 2023 #115, proposed amendment to BEUDO, off the table. Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes
Councillor Dennis J. Carlone – Yes
Vice Mayor Alanna M. Mallon – Yes
Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Yes
Councillor Paul Toner – Yes
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes
Yes-9. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Zondervan who made a motion to place POR 2023 #115 on file.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes
Councillor Dennis J. Carlone – Yes
Vice Mayor Alanna M. Mallon – Yes
Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Yes
Councillor Paul Toner – Yes
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes
Yes-9. Motion Passed.

APPLICATIONS

The Chair, Mayor Siddiqui recognized Councillor Simmons who made a motion to adopt the orders for APP 2023 #115 for 9 JFK Street, APP 2023 #36 for 18 Brattle Street, and APP 2023 #37 for 1 One Kendall Square.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes
Councillor Dennis J. Carlone – Yes
Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Yes
Councillor Paul Toner – Yes
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes

Yes-9. Motion Passed.

COMMUNICATIONS

The Chair, Mayor Siddiqui recognized Councillor Simmons who made a motion to place One Hundred and seventy seven Communications on file.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes
Councillor Dennis J. Carlone – Absent
Vice Mayor Alanna M. Mallon – Yes
Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Yes
Councillor Paul Toner – Yes
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes

Yes-8, Absent-1. Motion Passed.

RESOLUTIONS

The Chair, Mayor Siddiqui recognized Councillor Simmons who made a motion to adopt the order for fifteen resolutions, RES 2-23 #178 through RES 2023 #192, making them unanimous upon adoption.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes
Councillor Dennis J. Carlone – Absent
Vice Mayor Alanna M. Mallon – Yes
Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Yes
Councillor Paul Toner – Yes
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes

Yes-8, Absent-1. Motion Passed.

POLICY ORDERS

The Chair, Mayor Siddiqui recognized Councillor Simmons who made a motion to adopt POR 2023 #123, POR 2023 #124, POR 2023 #125, POR 2023 #126, and POR 2023 #128.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Absent

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – Yes

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – Yes

Mayor Sumbul Siddiqui – Yes

Yes-8, Absent-1. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Nolan on POR 2023 #127 that the City Manager is requested to consider measures to improve the Cycling Safety Business Impact Study. Councillor Nolan stated that she shares the frustration that it has taken so long to get to this point and that this is not intended to slow anything down. Councillor Nolan noted that the reason she has filed this is that a data scientist from Harvard who was on the Climate Crisis Working Group reached out to her and expressed concern about the scope of the study and offered his expertise to the City.

The Chair, Mayor Siddiqui recognized Councillor Toner who exercised his Charter Right relative to POR 2023 #127.

The Chair, Mayor Siddiqui recognized Councillor Zondervan on POR 2023 #129, that the City Council go on record in support of H.R.1433, the Philippine Human Rights Act. Councillor Zondervan exercised his Charter Right relative to POR 2023 #129.

COMMITTEE REPORTS

The Chair, Mayor Siddiqui recognized Councillor McGovern who made a motion to accept and place on file the minutes from the Human Services and Veterans Committee held on June 13, 2023.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Absent

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – Yes

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – Yes

Mayor Sumbul Siddiqui – Yes

Yes-8, Absent-1. Motion Passed.

COMMUNICATIONS FROM OTHER CITY OFFICERS

The Chair, Mayor Siddiqui made a motion to place COF 2023 #113, COF 2023 #116, and COF 2023 #117 on file.

Deputy City Clerk Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Absent

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – Yes

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – Yes

Mayor Sumbul Siddiqui – Yes

Yes-8, Absent-1. Motion Passed.

LATE ITEMS

The Chair, Mayor Siddiqui recognized Councillor Simmons who spoke on a late filed resolution expressing condolences to the family of Jobe Diagne and made a motion to adopt RES 2023 #194.

Deputy City Clerk LeBlanc Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Absent

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – Yes

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – Yes

Mayor Sumbul Siddiqui – Yes

Yes-8, Absent-1. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Simmons who spoke on a late filed resolution expressing condolences to the family of former City Councillor and State Representative Sandra Graham. The Chair, Mayor Siddiqui recognized Councillor McGovern who spoke on their personal relationship noting that he often called upon her for advice and sometimes that advice was a good hard kick in the pants done with love. **Mayor Siddiqui also offered her condolences to the family and made a motion to adopt RES 2023 #193.**

Deputy City Clerk LeBlanc Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Absent

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Yes
Councillor Paul Toner – Yes
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes
Yes-8, Absent-1. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Zondervan who spoke on a late filed resolution congratulating the new members of the Alliance of Cambridge Tenants Board and made a motion to adopt RES 2023 #196.

Deputy City Clerk LeBlanc Crane called the roll.

Councillor Burhan Azeem – Yes
Councillor Dennis J. Carlone – Absent
Vice Mayor Alanna M. Mallon – Yes
Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Yes
Councillor Paul Toner – Yes
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes
Yes-8, Absent-1. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Toner who made a motion to adopt a late filed resolution, RES 2023 #195, on the death of Norman Thomas McIver.

Deputy City Clerk LeBlanc Crane called the roll.

Councillor Burhan Azeem – Yes
Councillor Dennis J. Carlone – Absent
Vice Mayor Alanna M. Mallon – Yes
Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Yes
Councillor Paul Toner – Yes
Councillor Quinton Y. Zondervan – Yes
Mayor Sumbul Siddiqui – Yes
Yes-8, Absent-1. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Toner who made a motion to suspend the rules to accept a late filed policy order, POR 2023 #130, relative to BEUODO.

Deputy City Clerk LeBlanc Crane called the roll.

Councillor Burhan Azeem – Yes
Councillor Dennis J. Carlone – Absent
Vice Mayor Alanna M. Mallon – Yes
Councillor Marc C. McGovern – Yes
Councillor Patricia Nolan – Yes
Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – No

Mayor Sumbul Siddiqui – Yes

Yes-7, No-1. Absent-1. Motion Passed.

The Chair, Mayor Siddiqui recognized Councillor Azeem who exercised his Charter Right relative to POR 2023 #130.

ADJOURN

The Chair, Mayor Siddiqui recognized Councillor Simmons who made a motion to adjourn.

Deputy City Clerk LeBlanc Crane called the roll.

Councillor Burhan Azeem – Yes

Councillor Dennis J. Carlone – Absent

Vice Mayor Alanna M. Mallon – Yes

Councillor Marc C. McGovern – Yes

Councillor Patricia Nolan – Yes

Councillor E. Denise Simmons – Yes

Councillor Paul Toner – Yes

Councillor Quinton Y. Zondervan – Yes

Mayor Sumbul Siddiqui – Yes

Yes-8, Absent-1. Motion Passed.

The Cambridge City Council adjourned at approximately 11:42 p.m.

Attachments:

Attachment A: Public Health Update

Attachment B: Building Energy Use Disclosure and Emission Reductions (BEUDO), Ordinance 2021-26, Ordained as amended.

Attachment C: Written communications received during public comment.

Clerk's Note: The City of Cambridge/22 City View records every City Council meeting and every City Council Committee meeting. This is a permanent record. The video for this meeting can be viewed at:

https://cambridgema.granicus.com/player/clip/532?view_id=1&redirect=true&h=b009a99b539466827a4b0279214435b1

Public Health Update

CAMBRIDGE CITY COUNCIL

JUNE 26, 2023



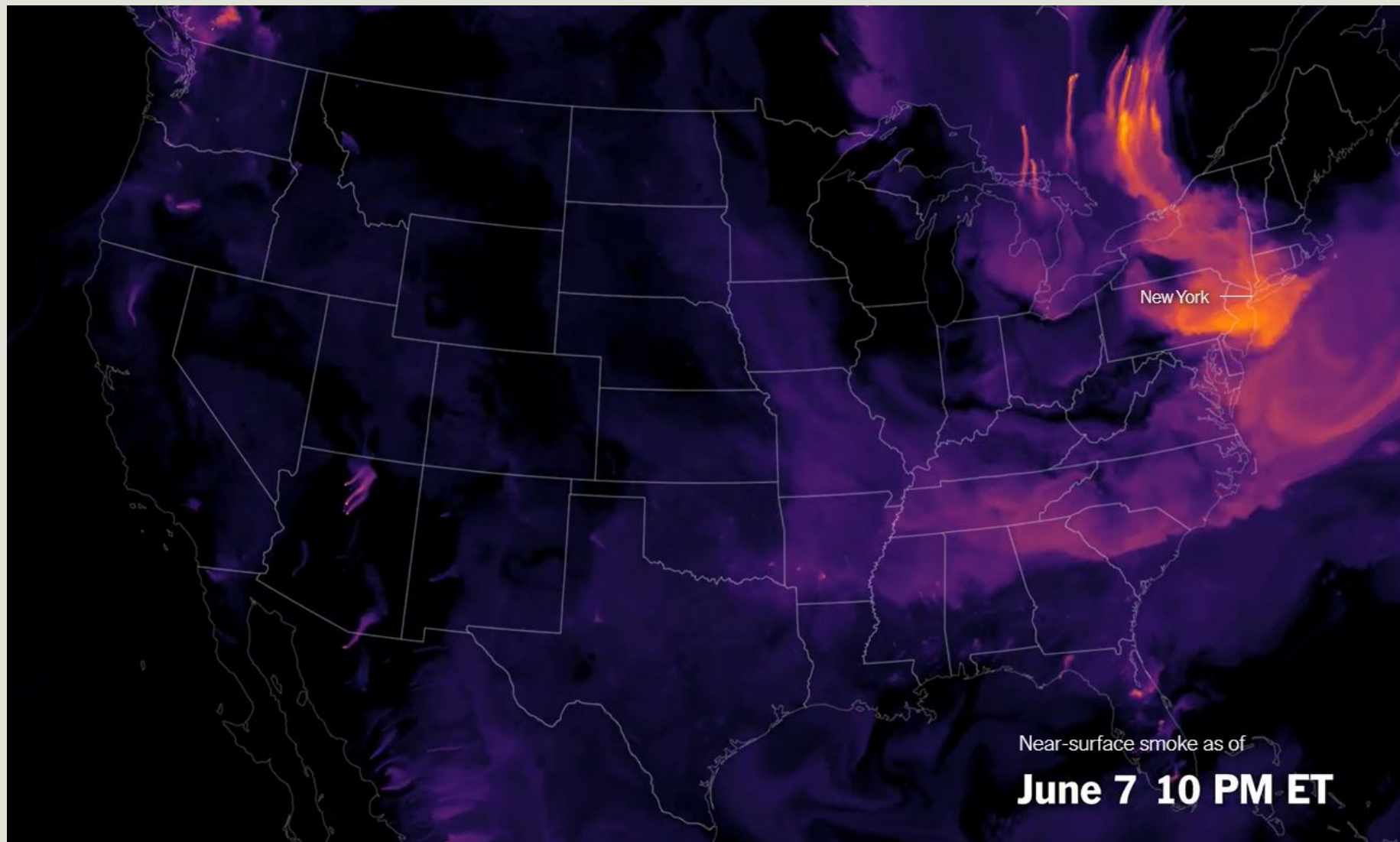
Cambridge
Public Health
Department



CHA Cambridge
Health Alliance



<https://int.nyt.com/data/videotape/finished/2023/06/1686240065/smoke-map-video60fps-1254w.mp4>



Preparing for poor air quality alerts

- **6/6-6/9:** AQ emergencies (NYC, Philly, DC)
- Most of New England spared worst impacts

Near-term response

- Guidance for personal/family protection
- Guidance to large residential property mgmt
- CPS criteria for indoor activities, cancellation

Long-term planning

- Evaluate HVAC filtration status of City/CPS bldgs
- ID appropriate public spaces (malls, City bldgs)
- Grants for improving air filtration (CPS, CBOs)
- Adapting cooling shelters w filter upgrades

COVID Updates

- Indicators continue to be encouraging
- Demand for rapid tests still strong
- 20,000 additional tests delivered
- Staff remain available:

**Cambridge COVID-19 hotline
617-933-0797**



ORDINANCE NO. 2021-26 - FINAL PUBLICATION

City of Cambridge

In the Year Two Thousand and Twenty-Three

AN ORDINANCE

In amendment to the Ordinance entitled “Building Energy Use,” Chapter 8.67 of the Municipal Code of the City of Cambridge

Be it ordained by the City Council of the City of Cambridge that the Municipal Ordinances of the City of Cambridge be amended as follows:

Building Energy Use Disclosure and Emission Reductions

8.67.010 DEFINITIONS

- (1) “Affordable Housing” shall mean Residential Covered Property in which all units are made permanently affordable to households earning up to 100% of area median income.
- (2) “Alternative Compliance Credit” shall mean a credit obtained by a Covered Property Owner to offset greenhouse gas emissions from the Covered Property. One Alternative Compliance Credit shall be equivalent to one metric ton of Greenhouse Gas Emissions. In the first Compliance Period, each Alternative Compliance Credit shall cost \$234. The Assistant City Manager for Community Development shall promulgate regulations pursuant to 8.67.130 prior to each Compliance Period to establish the price of the Alternative Compliance Credit for that Compliance Period, based on review of the average cost of reducing one metric ton of greenhouse gas emissions in Covered Properties. Monies from Alternative Compliance Credits shall be used by the City solely for City programs and projects that directly reduce carbon emissions, including but not limited to, greenhouse gas reduction projects in Affordable Housing properties, if approved by the Cambridge Affordable Housing Trust.
- (3) “Approved Verification Body” shall mean an organization accredited by the American National Standards Institute to conduct greenhouse gas inventory verification services.
- (4) “Baseline” shall mean the average of Greenhouse Gas Emissions of Covered Properties for two consecutive calendar years comprising the default baseline, alternative baseline, or new covered properties baseline as set forth in section 8.67.100 for purposes of calculating emissions reduction targets in order to meet the requirements of this ordinance set forth in section 8.67.100.
- (5) “Benchmarking Information” shall mean information input and/or generated by the Benchmarking

Tool, as herein defined including descriptive information about the physical property and its operational characteristics. The information shall include, but need not be limited to:

- (a) Property address;
- (b) Primary use type;
- (c) Gross floor area;
- (d) Site Energy Use Intensity (EUI) as defined in this section;
- (e) Weather normalized Source EUI;
- (f) Annual greenhouse gas emissions;
- (g) Water use; and
- (h) The energy performance score that compares the energy use of the building to that of similar buildings, where available.

- (6) “Benchmarking Tool” shall mean the ENERGY STAR Portfolio Manager tool developed and maintained by the U.S. Environmental Protection Agency to track and assess the relative energy performance of buildings nationwide, and/or other tools identified by the Department to collect and track Benchmarking Information necessary for compliance with this ordinance.
- (7) “Campus” shall mean a minimum of 5 (five) Covered Properties owned by the same Owner, or any number of Affordable Housing properties owned by the same Owner.
- (8) “Compliance Period” is a defined set of years, in each year of which Covered Properties must achieve the performance requirements of 8.67.100. Compliance Period 1 is the years 2026 through 2029. Compliance Period 2 is the years 2030 through 2034. Compliance Period 3 is the years 2035 through 2039. Compliance Period 4 is the years 2040 through 2044. Compliance Period 5 is the years 2045 through 2049. Compliance Period 6 is the years 2050 and onwards.
- (9) “Condominium” shall mean a residential or non-residential condominium property established pursuant to G.L. c 183A, as may be identified by the City of Cambridge Assessor’s Records.
- (10) “Cooperative” shall mean a multi-dwelling complex in which owners acquire an interest in the entire complex and a proprietary lease to their own apartment or dwelling, which complex is formed or held pursuant to Chapters 156C, 156D, 157, 157B, or 180 or similar provision in the Massachusetts General Laws.
- (11) “Covered Property” shall mean a parcel, as described in public records or as determined by the Department, containing any of the following:
 - (a) One or more non-residential building(s) where such building(s) singly or together contain 25,000 or more Covered Square Feet
 - (b) One or more residential building(s) that singly or together contain 50 or more residential Dwelling Units
- (12) “Covered Square Feet” shall mean the living area of the property as per the City of

Cambridge Assessors' records.

- (13) "Department" shall mean the City of Cambridge Community Development Department.
- (14) "Dwelling Unit" shall mean a single residential unit, as defined by the Cambridge Zoning Ordinance, consisting of one or more habitable rooms, occupied or arranged to be occupied as a residential unit separate from all other residential units within a building, and used primarily for residential purposes and not primarily for professional or commercial purposes.
- (15) "Emission Factors" shall mean the multipliers used to determine the Greenhouse Gas Emissions produced by the production or consumption of Energy. The Assistant City Manager for Community Development shall promulgate regulations pursuant to 8.67.130 no later than the year prior to each Compliance Period to establish the Emission Factors for that Compliance Period, and no later than one year prior to the first Compliance Period to establish the Emission Factors for 2010-2025.
 - (a) For the combustion of fuels, such as oil and gas, the Emission Factors will be based on standard scientific values published by federal agencies.
 - (b) For the use of all electricity purchased from the grid other than Renewable Electricity, the Emission Factors will generally reflect the emissions intensity of electricity consumed in Massachusetts.
 - (c) For the generation of steam, hot water, and chilled water, and the generation of electricity other than Renewable Electricity, the Emission Factors for each output from the generation facility will be calculated using the Greenhouse Gas Protocol methodology jointly developed by the World Resources Institute and World Business Council for Sustainable Development, or similar methodology, using data provided by the generation facility owner.
- (16) "Energy" shall mean purchased electricity, natural gas, steam, hot or chilled water, heating oil, or other product or electricity generated on site, for use in a building for purposes of providing heating, cooling, lighting, water heating, or for powering or fueling other end-uses in the building and related facilities, excluding any verified amount of electricity used for charging electric vehicles and excluding any Energy exported for consumption outside the Covered Property.
- (17) "ENERGY STAR Portfolio Manager" shall mean the tool developed and maintained by the U.S. Environmental Protection Agency to track and assess the relative energy performance of buildings nationwide.
- (18) "Energy Use Intensity (EUI)" shall mean a building's annual energy consumption measured in kBtUs (1,000 British Thermal Units) used per square foot of gross floor area.
- (19) "Greenhouse Gas Emissions" (GHG) shall mean the carbon dioxide equivalent emissions produced from the operations of the Covered Property calculated by the Department according to the following calculation:

Greenhouse Gas Emissions are the sum of annual Energy use by fuel type multiplied by the Emission Factor for that type of Energy, minus Alternative Compliance Credits, minus Verified Carbon Credits; provided that Renewable Electricity shall be subtracted from the electricity consumption, up to a limit of the total electricity consumption or the limit determined in 8.67.100(7).

- (20) "Hardship Compliance Plan" shall mean a detailed compliance plan to reduce Greenhouse Gas Emissions, based on an energy audit or similar assessment, that a Covered Property Owner may propose for approval by the Review Board to address hardship at a Covered Property. Such hardship may include, but not be limited to, financial distress, ownership structure consisting of individual non-residential Condominiums, limitations in securing sufficient grid electrical service when it is needed, and limitations due to historic designation or other regulatory designation of the Covered Property that hinders it from compliance with 8.67.100. The Assistant City Manager for Community Development shall promulgate regulations pursuant to 8.67.130 that establish the documentation required for application, the minimum requirements for the emissions reductions achieved by Hardship Compliance Plans, and the length of time for which they may be approved.
- (21) "Municipal Property" shall mean a property with one or more buildings that is 10,000 gross square feet or more that is owned by the City of Cambridge.
- (22) "New Covered Property" shall mean a Covered Property that has received its Certificate of Occupancy in 2018 or later or has completed a substantial rehabilitation of the property in 2018 or later. New Covered Properties shall comply with the performance requirements in 8.67.100(3).
- (23) "Owner" shall mean an owner of a Covered Property, including but not limited to:
 - (a) An individual or entity having title, either directly or through a legally authorized or designated affiliate or subsidiary, to a Covered Property;
 - (b) An agent authorized to act on behalf of the owner of a Covered Property;
 - (c) The net lessee in the case of a Covered Property subject to a net lease with a term of at least forty-nine years, inclusive of all renewal options;
 - (d) The board of managers or trustees in the case of a condominium at the Covered Property; and/or
 - (e) The board of directors or trustees in the case of a cooperative apartment corporation at the Covered Property.
- (24) "Qualified Benchmark" is an entity that meets the Department's qualifications for inputting Benchmarking Information into the Benchmarking Tool.
- (25) "Renewable Electricity" shall mean purchases from specific off-site renewable electricity programs approved by the Department, or the renewable energy attributes, measured in megawatt-hours, retired from renewable on-site electricity generation or from off-site zero greenhouse gas emission electricity sources qualified by the Department based on the following Cambridge Off-Site Renewable Electricity Standards:

- (a) The off-site renewable energy procurement shall support a renewable energy project that is new, meaning that the Covered Property Owner enters into a contract to purchase Renewable Electricity from a newly built renewable energy generating source that is not operational at the time of contract execution. This includes contracts that lead to construction of a new project, as well as contracts that lead to expansion of existing projects with new renewable capacity.
 - (b) Renewable Energy Certificates (RECs) and other environmental attributes associated with the procured off-site renewable energy shall be assigned to the Covered Property or Campus in Cambridge for the duration of the contract and made available for inspection by the City of Cambridge upon request. The Owner shall maintain transparent accounting that clearly assigns renewable energy production in the form of RECs in megawatt-hours to the Covered Property or Campus in Cambridge for the duration of the procured off-site renewable energy contract.
 - (c) The renewable energy generating source shall be photovoltaic systems, solar thermal power plants, wind turbines, geothermal power plants, small hydropower, or other renewable energy generating sources that may be submitted to and certified by the Department.
- (26) “Residential Property” shall mean a property containing one or more Dwelling Units, and whose use is primarily (greater than 75% of the Covered Square Feet) residential.
- (27) “Site Energy” shall mean the amount of energy consumed by a Covered Property or Municipal Property as reflected in utility bills or other documentation of actual energy use.
- (28) “Source Energy” shall mean all the energy used in delivering energy to a Covered Property, including power generation and transmission and distribution losses.
- (29) “Tenant” shall mean a person or entity leasing, occupying or holding possession of all or a portion of a Covered Property or Municipal Property.
- (30) “Utility” shall mean an entity that distributes and sells Energy for Covered Properties or Municipal Properties.
- (31) “Verified Carbon Credit” shall mean a verified reduction of one metric ton of carbon dioxide equivalent emissions, obtained by a Covered Property Owner to offset Greenhouse Gas Emissions from the Covered Property. The Assistant City Manager for Community Development shall promulgate regulations pursuant to 8.67.130 no later than December 31, 2028 to establish minimum criteria for Verified Carbon Credits, including specifications to address the permanence, additionality, verifiability, enforceability, real impact, immediacy, environmental justice, and other qualities of the obtained reductions in emissions. Pursuant to these regulations, the Review Board shall approve the types and geographic limits of emissions reduction projects from which a Covered Property Owner may obtain new Verified Carbon Credits, such that the Verified Carbon Credits be local when possible. At minimum, the Review Board shall make such determinations no later than one year prior to the beginning of

Compliance Periods 2, 3, 4, and 5.

8.67.020 Purpose

To encourage efficient use of energy and to reduce the emission of greenhouse gases, this Ordinance requires owners of Covered Properties and Municipal Properties to annually measure and disclose energy usage to the Department and to achieve Greenhouse Gas Emissions reduction targets consistent with the commitments of the 2015 Cambridge Net Zero Action Plan as it may be amended from time to time. Furthermore, this Ordinance will authorize the Department to collect energy usage data to enable more effective energy and climate protection planning by the City and others and to provide information to the real estate marketplace to enable its members to make decisions that foster better energy performance. The performance requirements of 8.67.100 will reduce emissions from all Covered Properties, achieving net zero emissions from the largest non-residential properties by 2035 and all Covered Properties by 2050, in line with the commitments of the Net Zero Action Plan.

8.67.030 APPLICABILITY

(1) This Ordinance is applicable to the following:

- (a) All Municipal Properties as defined in Section 8.67.010(21) of this Ordinance; and
- (b) All Covered Properties as defined in Section 8.67.010(11) of this Ordinance.

8.67.040 BENCHMARKING REQUIRED FOR MUNICIPAL PROPERTIES

No later than December 31, 2014, and no later than May 1 every year thereafter, the total Energy consumed by each Municipal Property, along with all other descriptive information required by the Benchmarking Tool, shall be entered into the Benchmarking Tool for the previous calendar year. Renewable Electricity purchases shall be annually reported to the Department on the same schedule.

8.67.050 BENCHMARKING REQUIRED FOR COVERED PROPERTIES

(1) Owners shall annually input the total Energy consumed by each Covered Property, along with all other descriptive information required by the Benchmarking Tool, into the Benchmarking Tool for the previous calendar year. Renewable Electricity purchases shall be annually reported to the Department. The Owner shall input this information according to the following schedule:

- (a) A Non-residential Covered Property by May 1, 2015 and by every May 1 thereafter;
- (b) A Residential Covered Property by May 1, 2015 and by every May 1 thereafter; and
- (c) A New Covered Property by May 1 of the year following the first full calendar year following the issuance of the Certificate of Occupancy.

- (2) Provided that the necessary mechanisms exist, Owners may authorize an Energy or water utility or other third party to report Covered Property-specific data on their behalf to the Department. Such authorization shall not create an obligation on the part of energy or water utilities or remove the obligation of Owners to comply with reporting requirements.

8.67.060 NOTIFICATION OF COVERED PROPERTIES

By December 31 of each year, the City shall notify Owners of Covered Properties of their obligation to input Energy use into the Benchmarking Tool. By February 15 of each year, the City shall post the list of the addresses of Covered Properties on a public website. Greenhouse Gas Emissions shall be calculated by the Department and reported annually to Owners along with the performance requirements of Section 8.67.100.

8.67.070 QUALIFICATIONS OF BENCHMARKERS

The Department may establish certification and/or licensing requirements for the users of Benchmarking Tools.

8.67.080 DISCLOSURE AND PUBLICATION OF BENCHMARKING INFORMATION

- (1) Owners shall annually provide Benchmarking Information to the Department, in such form as established by the Department, by the date provided by the schedule in Section 8.67.050(1).
- (2) The Department shall make available to the public on the internet Benchmarking Information for the previous calendar year: a) no later than December 31, 2014 and by December 31 of each year thereafter for Municipal Properties; and b) no later than September 1, 2015 and by December 31 of each year thereafter for Covered Properties.
- (3) The Department shall make available to the public and update at least annually, the following information:
- (a) Summary statistics on energy consumption and greenhouse gas emissions for Municipal Properties and Covered Properties derived from aggregation of Benchmarking information for both;
 - (b) Summary statistics on overall compliance with this Ordinance; and
 - (c) For each Municipal Property and Covered Property:
 - (i) The status of compliance with the requirements of this Ordinance;
 - (ii) Annual summary statistics for the Municipal Property or Covered Property, including EUI, annual Greenhouse Gas Emissions, water use per square foot, an energy performance score where available; and
 - (iii) A comparison of Benchmarking Information and Greenhouse Gas Emissions across calendar years for any years such Municipal Property or Covered Property has input the total Energy consumed and other descriptive

information for such Properties as required by the Benchmarking Tool into the Benchmarking Tool.

8.67.090 PROVISION OF BENCHMARKING INFORMATION BY TENANTS TO THE OWNER

Each Tenant located in a Covered Property shall, within 30 days of a request by the Owner and in a form to be determined by the Department, provide all information that cannot otherwise be acquired by the Owner and that is needed to comply with the requirements of this Ordinance. Failure to provide information to an Owner may result in penalties as provided under Section 8.67.130.

8.67.100 EMISSION REDUCTION REQUIREMENTS

- (1) Baseline: The default Baseline years for Covered Properties shall be calendar years 2018 and 2019.
- (2) Performance requirement: Each Covered Property shall comply on an annual basis with Greenhouse Gas Emissions requirements according to the following schedule of Greenhouse Gas Emissions relative to the Baseline:
 - (a) For non-residential Covered Properties of 100,000 Covered Square Feet or greater:
 - (i) In Compliance Period 1, from 2026 to 2029, annual Greenhouse Gas Emissions will not exceed 80% of the Baseline.
 - (ii) In Compliance Period 2, from 2030 to 2034, annual Greenhouse Gas Emissions will not exceed 40% of the Baseline.
 - (iii) From 2035 onwards, annual Greenhouse Gas Emissions will not exceed zero.
 - (b) For non-residential Covered Properties of 25,000 to 99,999 Covered Square Feet:
 - (i) In Compliance Period 1, from 2026 to 2029, annual Greenhouse Gas Emissions will not exceed 100% of the Baseline.
 - (ii) In Compliance Period 2, from 2030 to 2034, annual Greenhouse Gas Emissions will not exceed 60% of the Baseline.
 - (iii) In Compliance Period 3, from 2035 to 2039, annual Greenhouse Gas Emissions will not exceed 40% of the Baseline.
 - (iv) In Compliance Period 4, from 2040 to 2044, annual Greenhouse Gas Emissions will not exceed 20% of the Baseline.
 - (v) In Compliance Period 5, from 2045 to 2049, annual Greenhouse Gas Emissions will not exceed 10% of the Baseline.
 - (vi) From 2050 onwards, annual Greenhouse Gas Emissions will not exceed zero.
- (3) New Covered Properties: The Baseline for a New Covered Property shall be the average Greenhouse Gas Emissions of the first two calendar years following issuance of the Certificate of Occupancy. New Covered Properties shall comply with the following performance requirements on annual basis:

- (a) For non-residential New Covered Properties of 100,000 Covered Square Feet or greater, Greenhouse Gas Emissions shall not exceed 80% of the Baseline in the fourth year after the Baseline period or 2026, whichever is later. Thereafter, the New Covered Property shall reduce Greenhouse Gas Emissions in three-year Compliance Periods that achieve a linear reduction to zero Greenhouse Gas Emissions in 2035, except no such New Covered Property shall exceed zero Greenhouse Gas Emissions in 2035 and onwards.
 - (b) For non-residential New Covered Properties of less than 100,000 Covered Square Feet, Greenhouse Gas Emissions shall not exceed 80% of the Baseline in the years 2030 to 2034, 60% of the Baseline in the years 2035 to 2039, 40% of the Baseline in the years 2040 to 2044, 20% of the Baseline in the years 2045 to 2049, and zero in 2050 and onwards. Such New Covered Properties that receive their Certificate of Occupancy in 2030 or onwards shall reduce Greenhouse Gas Emissions in five-year Compliance Periods that achieve a linear reduction to zero Greenhouse Gas Emissions in 2050, except no such New Covered Property shall exceed zero Greenhouse Gas Emissions in 2050 and onwards.
- (4) **Alternative Baseline:** An Owner may request alternative Baseline years for a Covered Property that is prior to the default Baseline years of 2018-2019. The alternative Baseline must be the average Greenhouse Gas Emissions of two consecutive years between 2010 and 2018. The request for an alternative Baseline must be submitted to the Department prior to the Covered Property's first Compliance Period per 8.67.100(2) and, if approved, shall remain the Baseline for all future Compliance Periods. Owners shall ensure that the Energy use for the alternative Baseline years has been inputted into the Benchmarking Tool and that Benchmarking Information and any Renewable Electricity for the alternative Baseline years have been provided to the Department. A Covered Property that uses an alternative Baseline shall comply with performance requirements that include an additional 2.5% reduction for every year between the start of its Baseline and 2018.
- (5) **Use of Verified Carbon Credits:** Only non-residential Covered Properties of 100,000 Covered Square Feet or greater may use Verified Carbon Credits to offset their Greenhouse Gas Emissions. Verified Carbon Credits must achieve verified emissions reductions in the same year as the Greenhouse Gas Emissions that are being offset, and documentation thereof must be submitted to the Department by the subsequent May 1 reporting deadline. Verified Carbon Credits may be used only to offset Greenhouse Gas Emissions from the use of Energy other than electricity and may not exceed the following limits:
 - (a) In Compliance Period 1, from 2026 to 2029, no Verified Carbon Credits will be permitted.
 - (b) In Compliance Period 2, from 2030 to 2034, Verified Carbon Credits will not exceed 20% of the Baseline.
 - (c) In Compliance Period 3, from 2035 to 2039, Verified Carbon Credits will not exceed 40% of the Baseline.

- (d) In Compliance Period 4, from 2040 to 2044, Verified Carbon Credits will not exceed 20% of the Baseline.
 - (e) In Compliance Period 5, from 2045 to 2049, Verified Carbon Credits will not exceed 10% of the Baseline.
 - (f) From 2050 and onwards, no Verified Carbon Credits will be permitted.
- (6) **Use of Alternative Compliance Credits:** Alternative Compliance Credits must be obtained prior to the May 1 reporting deadline for the calendar year in which they are applied.
- (7) **Use of Renewable Electricity:** Any Renewable Electricity must be obtained in the year in which it is applied, and documentation thereof must be submitted to the Department by the subsequent May 1 reporting deadline. In calculating Greenhouse Gas Emissions, a Covered Property that uses electricity from a generating facility in Cambridge that uses combustible fuels to generate electricity for direct use by the Covered Property may subtract Renewable Electricity from said generated electricity only as long as the Emission Factor for the generated electricity is less than or equal to the Emission Factor for electricity purchased from the grid. The Assistant City Manager for Community Development shall promulgate regulations pursuant to 8.67.130 to establish a methodology for evaluating the Emission Factor for generated electricity compared to grid electricity.
- (8) **Deferral:** A Covered Property may apply to the Review Board with a detailed plan to defer compliance with any Greenhouse Gas Emissions requirements for up to five years, such that the cumulative Greenhouse Gas Emissions of the Covered Property from the start of the deferred compliance through 2050 do not exceed what they would be without such deferral. Such plans must detail the expected measures that will result in compliance within five years and must comply with any regulations that may be promulgated hereunder. The Review Board may issue its approval of such plans for one or more years, upon which said Covered Property is deemed to be in compliance for said years. In no event shall a deferred compliance plan be approved that results in Greenhouse Gas Emissions being above zero in 2050 or beyond. After the conclusion of the approved deferral period of five years or less, the Covered Property shall annually purchase Alternative Compliance Credits for any Greenhouse Gas Emissions in excess of the amount proposed in the deferral plan. The Assistant City Manager for Community Development shall promulgate regulations pursuant to 8.67.130 that establish minimum performance requirements that a Covered Property must meet during a period of deferred compliance.
- (9) **Hardship:** A Covered Property may submit a Hardship Compliance Plan for consideration to the Review Board. Hardship Compliance Plans must comply with any regulations that may be promulgated hereunder. The Review Board may issue its approval of such Hardship Compliance Plan for one or more years, upon which said Covered Property is deemed to be in compliance for said years.
- (10) **Campus:** A Campus may choose to comply with the requirements of Section 8.67.100 at the level of each Covered Property or at the level of the aggregate Campus Greenhouse Gas Emissions, and the Owner shall determine the method by which they intend to comply, and once determined, this method shall be used for all Compliance Periods. The annual performance requirement for a Campus complying

at the aggregate level shall be the total of Greenhouse Gas Emissions allowed for each of the individual Covered Properties in that year, as determined by the performance requirements in 8.67.100(2)-(4). A New Covered Property may be included in an existing Campus if the Owner determines prior to the end of the New Covered Property's Baseline period that this is the method by which it will comply. The use of Verified Carbon Credits by such a Campus shall similarly be limited to the total Verified Carbon Credits allowed for the individual Covered Properties, as determined by 8.67.100(5). The Greenhouse Gas Emissions of such a Campus shall be the total Greenhouse Gas Emissions of the individual Covered Properties. An Owner may only define one Campus from their Covered Properties. An Owner may include in a Campus one or more properties under 25,000 Covered Square Feet or any residential building; such properties shall be subject to the requirements for Covered Properties of 25,000 to 99,999 Covered Square Feet.

- (11) Backup generation: The use of Energy for emergency back-up systems shall be considered exempt from the Greenhouse Gas Emissions requirements of this section through 2030. The Review Board shall evaluate the appropriateness of continued exemption by May 1, 2030.

8.67.110 MAINTENANCE OF RECORDS AND DATA VERIFICATION

- (1) Owners shall maintain records as the Department determines is necessary for carrying out the purposes of this Ordinance, including but not limited to energy and water bills and other documents received from Tenants and/or Utilities. Such records shall be preserved by Owners for a period of seven (7) years. At the request of the Department, such records shall be made available for inspection and audit by the Department.
- (2) Owners shall self-certify their reporting data every year.
- (3) For the two Baseline years, Owners shall provide a third-party verification of their reporting data, submitted by the benchmarking deadline for the first year of the first compliance period. Verifications must be performed by an Approved Verification Body.
- (4) For the first year of each compliance period, Owners shall provide a third-party verification of their reporting data, submitted by the benchmarking deadline for that year per 8.67.050(1). Covered Properties reporting as a Campus will have until July 1 of the deadline year to submit verification of their data. Verifications must be performed by an Approved Verification Body.
- (5) For the generation of steam, hot water, chilled water, or electricity other than Renewable Electricity, the owner of the generating facility shall provide annual third-party verification of the facility's Energy inputs and outputs and of the calculated Emission Factor for each output. Verifications must be performed by an Approved Verification Body.
- (6) In the event that there is a discrepancy between third-party verified data and an Owner's self-certified reporting data, any resulting lack of compliance with the emissions reduction requirements in Section 8.67.100 shall be a violation.
- (7) At the time any occupied Covered Building is transferred to new ownership, the buyer and seller shall

arrange for the seller to provide to the buyer all energy and water information necessary for the buyer to report complete Benchmarking Information for the entire year. It shall be a violation of this Ordinance for any seller to fail to so provide any such information within 30 days of request by the buyer.

8.67.120 VIOLATIONS

It shall be unlawful for any entity or person to fail to comply with the requirements of this Ordinance or misrepresent any material fact in a document required to be prepared or disclosed by this Ordinance.

8.67.130 ENFORCEMENT AND ADMINISTRATION

- (1) The Assistant City Manager for Community Development or their designee shall be the Chief Enforcement Officer of this Ordinance.
- (2) The Assistant City Manager for Community Development may promulgate regulations relative to the administration of the requirements of this Ordinance as necessary.
- (3) There is established by this Ordinance a Review Board of nine members, each appointed by the City Manager for a term of up to three years, of which two shall be members of a climate advocacy organization, two shall be representatives of the real estate or business sectors, and five shall be technical experts who understand the urgency of climate change. These technical experts may include but not be limited to energy engineers, decarbonization retrofit project managers, building engineers, and accredited professionals in sustainable building design. The members shall elect a member every three years to serve as Chair of the Review Board. Regulations shall establish the minimum frequency of the meetings of the Review Board and any compensation for members. Staff support for the Review Board shall be provided by the Department.
- (4) By December 31, 2028, in consultation with Covered Property Owners, the Department shall review compliance with Section 8.67.100 of this Ordinance and report to the City Council.
- (5) If any person or entity fails to report the Benchmarking Information, such failure to report shall be deemed a violation and the following enforcement measures may be taken:
 - (a) For the first violation, a written warning may be issued; and
 - (b) For any subsequent violation, the Department may issue a fine of up to \$300.00 per violation, per day, pursuant to the provisions of Chapter 1.24 herein. Each day that the property remains in violation shall constitute a separate offence.
- (6) In the event that third-party verification of Benchmarking Information reported by an Owner identifies a discrepancy with an Owner's self-certified reporting, or an Owner neglects to obtain third party verification, such discrepancy shall be deemed a violation and the following enforcement measures may be taken:

- (a) For the first violation, a written warning may be issued; and
- (b) For any subsequent violation, the Department may issue a fine of up to \$300.00 per violation, per day, pursuant to the provisions of Chapter 1.24 herein. Each day of violation shall constitute a separate offence.

(7) If any person or entity fails to meet the emission reduction requirements, such failure shall be deemed a violation and the following enforcement measures may be taken:

- (a) For the first violation, a written warning may be issued; and
- (b) For any subsequent violation, the Department may issue a fine of up to \$300.00 per violation, per day, pursuant to the provisions of Chapter 1.24 herein. Each day of violation shall constitute a separate offence.

8.67.140 SEVERABILITY

If any provision of this Ordinance shall be held to be invalid by a court of competent jurisdiction, then such provision shall be considered separately and apart from the remaining provisions, which shall remain in full force and effect.

8.67.150 EFFECTIVE DATE

The provisions of this Ordinance shall be effective immediately upon passage.

In City Council June 26, 2023.

Ordained as amended by a yeas and nays vote:-

Yeas 8; Nays 0; Absent 0; Present 1

Attest:- Diane P. LeBlanc, City Clerk

A true copy;



ATTEST:-

Diane P. LeBlanc
City Clerk

Taylor, Bernice

From: Agnes Criss <agnescriss@gmail.com>
Sent: Monday, June 26, 2023 5:49 PM
To: City Council
Cc: citymanager@cambridgea.gov; City Clerk
Subject: Tonight's BEUDO Amendments

Dear City Councilors:

I greatly appreciate your support thus far for the effective set of amendments to the Building Energy Use Disclosure Ordinance.

As a concerned parent living in this city of booming development our shared climate concern remains a daunting concern. Our city should continue to be doing everything it can to reduce greenhouse emissions swiftly and equitably.

We need all the support presently available at the state and national levels; we need to push our building owners, especially institutional buildings, to do their part.

Please speak for our many concerned citizens, myself included, that you pass a final version of the BEUDO amendments that is adequate and strong.

One specific suggested modification to tonight's amendments is the inclusion of a 2030 Net Zero target for new large lab, scientific research, and medical facilities. Without this provision, emissions from these could undermine the greenhouse gas reductions that BEUDO is designed to bring about.

My Sincere Appreciation,
Agnes Murphy Criss
76 Antrim ST

Taylor, Bernice

From: Agnes Criss <agnescriss@gmail.com>
Sent: Monday, June 26, 2023 5:51 PM
To: City Clerk
Subject: Fwd: Tonight's BEUDO Amendments

----- Forwarded message -----

From: Agnes Criss <agnescriss@gmail.com>
Date: Mon, Jun 26, 2023 at 5:49 PM
Subject: Tonight's BEUDO Amendments
To: <council@cambridgema.gov>
Cc: <citymanager@cambridgea.gov>, <cityclerk@cambridgema.gov>

Dear City Councilors:

I greatly appreciate your support thus far for the effective set of amendments to the Building Energy Use Disclosure Ordinance.

As a concerned parent living in this city of booming development our shared climate concern remains a daunting concern. Our city should continue to be doing everything it can to reduce greenhouse emissions swiftly and equitably.

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My Sincere Appreciation,
Agnes Murphy Criss
76 Antrim ST

Taylor, Bernice

From: Young Kim <ycknorris@gmail.com>
Sent: Monday, June 26, 2023 5:54 PM
To: City Clerk
Subject: My Oral Comment for 6/26/23 City Council Meeting
Attachments: 6_26 CC Oral Comments_Kim.docx

Dear City Clerk,
Attached please find my oral comments today,

Respectfully,

Young Kim
Norris Street

Young Kim

17 Norris Street

Today's agenda for the last City Council meeting before the summer break is a story of two cities. On one hand, we are ending on a high note of City Manager Agenda Item #7 announcing four-thousand-dollar grant awarded to the Summer Food Program from the Project Bread. I want to thank publicly the generous community support for the Kids Fighting Against Hunger Team led by 5-year-old co-captain Ileana and her 20 months old sister Kamala of Norris Street. We were proud to have raised \$4055, just little over the grant we received!

On the other hand, we are ending on a low note of Policy Order #5, that "the City Manager is requested to consider measures to improve the Cycling Safety Ordinance Business Impact Study." Please do not adopt this policy order for the reasons I have amply documented in my letter to you this morning but don't have the time to present to you during this short comment time. I would welcome an opportunity to present them at a separate meeting. Please don't consider this Policy Order only by itself but in conjunction with the contract with Volpe Center for the Study and the CDD's presentation to the Economic Development & University Relations Committee Meeting on May 2, 2023. By the deadline for the City Manager's report in this order, Volpe Center would have delivered Final Deliverables for Task 4 - Finalize Report & Data Summary Template on 8/10/2023. So, is this Policy Order requesting the City Manager to start the study again from the beginning?

The Volpe Center contract is yet another case for my call for an audit of CSO implementation. The contract points to the way the Purchasing Department constructs a contract with making sure all the l's are dotted and all the t's are crossed. In the case of the Economic Study contract, the City missed inconsistent deliverable schedule in the Statement of Work and didn't even assign a Cambridge Purchasing Department's file number.

Thank you

Taylor, Bernice

From: Peter Crawley <pcrawley@satoria.com>
Sent: Monday, June 26, 2023 6:30 PM
To: City Clerk
Subject: Public comment re: BEUDO ordinance June 26, 2023
Attachments: BEUDO public comments_Crawley_Council Mtg_June 26, 2023.pdf

Clerk,
See attached public comments. Thank you for entering them into the record.
Peter



Peter A. Crawley
Principal
pcrawley@satoria.com
617.448.6915

The information in this electronic mail is exclusively for the above-named recipient(s) only. It may contain privileged and confidential matters. If you have received this electronic mail in error or if you are not the above-named recipient, please notify the sender immediately by replying to the author's e-mail address. Do not disclose the contents to anyone. Thank you.

City Council public comments in support of BEUDO ordinance, June 26, 2023

My name is Peter Crawley, I reside at 88 Thorndike Street and want to express my support for adoption of the revised BEUDO ordinance without delay and without further amendment. I have served on the Cambridge Climate Committee for over 10 years and also served on the most recent Net Zero Action Plan Task Force.

Requiring building performance requirements has been studied in Cambridge for at least 10 years, starting with the original Net Zero Task Force formed in 2013. The Council set a goal to reduce City-wide emissions by 20% by 2020, but instead of decreasing, emissions from buildings increased by over 10% from 2012 – 2019, which proved the clear need for a regulatory framework. Emissions from Cambridge buildings represent about 80% of total city-wide emissions, and BEUDO buildings comprise about 70% of total building emissions, it therefore becomes clear that reaching Cambridge's carbon reduction goals (as well as those imposed by the State), requires reducing emissions from existing buildings, including large residential buildings.

Community Development proposed this BEUDO ordinance in November 2021 and after over 18 months of stakeholder engagement, a compromise ordinance is now before you for final adoption. The ordinance evolved to include many features making it easier for stakeholders to achieve Net Zero, including the use of Offsets. It also honors the capital planning process and allows for compliance deferrals if building improvement plans are in the works, and in cases of bonafide hardship. Rather than adding more exemptions to the ordinance, the City should allow the BEUDO Review Board assess deferrals on a case by case basis. The ordinance is not perfect and will undoubtedly be revised in future years to respond to changing technologies and implementation challenges. But the most important thing is TO GET STARTED and move into the implementation stage. We need to adopt BEUDO without any further watering-down and let innovative building owners and industry experts work to achieve compliance.

I applaud City officials, Councilors and building owners for acknowledging the urgent need to reduce emissions and for working-out a compromise BEUDO ordinance. And to those who assert the BEUDO goals cannot be achieved, I remind them of the Chinese proverb: "The person who says it cannot be done should not interrupt the person doing it".