



City of Cambridge

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Calendar Item # 8
IN CITY COUNCIL
~~October 31, 2016~~
October 31, 2016

COUNCILLOR MAZEN
COUNCILLOR DEVEREUX
VICE MAYOR MCGOVERN
COUNCILLOR CARLONE

WHEREAS: The Foundry Building at 101 Rogers Street was transferred to the city as the result of Alexandria Real Estate's special permit application in 2012, with the stipulation that much of the building be dedicated to community use; and

WHEREAS: After the transfer of property, the City Council reached a consensus that the entirety or large majority of the 53,000 square foot building should consist of arts, non-profit, workforce development, and STEAM (interdisciplinary afterschool Science, Technology, Engineering, Art, and Math programming); and

WHEREAS: The City Council and community have been clear about the need for the Foundry to comprise some or all of: small, below-market rent offices for nonprofit organizations, small, shared arts studios, exhibition space and performance space, a Makerspace, small stalls for local vendors or a public market, a gathering space for the public, and some flexible space for training, programming, or other public uses; and

WHEREAS: The City Council wishes to ensure an interdisciplinary environment at the Foundry where each type of tenant would mix with other tenants to create a non-siloed ecosystem of mutual collaboration, public-facing programming, arts-aware discussion, job-training opportunities, social equity priorities, and general interdependence; and

WHEREAS: The City Council envisions only a small minority of space allocated to for-profit tenants, primarily to create professional relationships on site or to anchor foot traffic and secondarily to offset a small amount of capital or even operating costs; and

WHEREAS: The amount allocated originally by the City to redevelop the building was \$6 million, it has come to light that the amount of money required to remediate and redevelop the Foundry building with the entirety of its space reserved for aforementioned uses will exceed \$20 million or even \$30 million; now therefore be it

ORDERED: The City Manager be and hereby is instructed to coordinate with the Finance Department and the Cambridge Redevelopment Authority to propose a significantly increased budget and accompanying City of Cambridge allocation for the redevelopment of the Foundry, to be submitted for approval by the City Council; and be it further

ORDERED: The City Manager be and hereby is instructed to coordinate with the Finance Department, Cambridge Redevelopment Authority, and community stakeholders to outline a proposed system of governance, management, and stakeholder engagement for the Foundry, to be discussed in a public forum with the City Council and community; and be it further

ORDERED: The City Manager be and hereby is instructed to review, as an optional additional measure, the suitability of the site for construction of a new, more efficient building on the site, should that course of action make it easier for the City, CRA, or Developer partners to meet all of the spatial, programming, fiscal, and management needs outlined above; and be it further

ORDERED: That the City Manager be and hereby is requested to report back to the City Council on this matter by the beginning of the calendar year 2017.

CHARTER RIGHT EXERCISED BY COUNCILLOR TOOMEY.