

the Whistler

Newsletter of the Baldwin Neighborhood Council | Summer 2022

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NOTES FROM JUNE 14TH MEETING

HRI Development at 1627 Mass Ave

In April, Lesley University announced the sale of its property at 1627 Massachusetts Avenue to Homeowner's Rehabilitation, Inc. (HRI), a local non-profit and affordable housing organization that develops and preserves affordable, high-quality rental housing.



Two members of the HRI staff joined Baldwin Neighborhood Council to introduce the organization and give a sense of their past projects: Jane Carbone, Director of Development and Eleni Macrakis, Project Manager. At the time of the BNC meeting, there was little to share about

the 1627 Mass Ave project itself as HRI hadn't officially closed on the acquisition of the property, but Ms. Carbone said that the organization would embark on a community process in the late summer or early fall.

History and Overview of HRI

Ms. Carbone began her presentation by explaining HRI's history and mission. She said that the organization initially started in 1972 as a group of residents focused on home ownership as an approach to stabilize mixed-income communities. HRI began acquiring properties through larger landowners, such as Harvard University, and preserved them as affordable housing. To date, HRI owns and manages 1,600 apartments in the City of Cambridge.

She shared that their three main focus areas are affordable housing development, sustainability and resident services. Their development efforts include affordable housing preservation in existing buildings, new construction to create affordable housing and a home improvement program that provides financial and technical assistance to eligible Cambridge homeowners. HRI works with state, city and local standards to preserve existing affordable housing.

Their sustainability efforts include efficiency upgrades and incorporating new technologies

NEXT BNC MONTHLY MEETING

October 11, 7:30 PM

ZOOM - RSVP by visiting <https://bit.ly/bnc-rsvp>

AGENDA

- BNC Members reflect on the past year
- BNC updates & schedule

to implement the best sustainable design and construction techniques.

HRI also provides resident services that are tailored to resident and building needs. Some of their larger properties have on-site resident service coordinators who liaise between residents and the community as well as organize events throughout the year such as tutoring, dinners, yoga classes, and gardening clubs.

HRI also has a scholarship program for residents seeking an undergraduate degree or professional certificate, which has given \$1.6 million in the last decade. During the COVID-19 pandemic, they distributed rapid tests and masks and coordinated food donations.

Next steps for 1627 Mass Ave

Per the Affordable Housing Zoning Overlay ordinance (AHO), HRI's plans include meetings to hear about the community's desires for the project, and also present their thinking and process. They plan to schedule two meetings in late summer or early fall.

Following these meetings, they will begin work on the design using community and City input while also following funding requirements. Per the AHO city process, they will present their initial design to the City.

After her presentation, Ms. Carbone answered questions from BNC and took note of any questions that she couldn't answer at that time.

Q&A

Q: What is the difference between what you are and community development corporations (CDC), location-specific nonprofits that provide programs, services, and support for lower and moderate income residents)?

A: We are a community development corporation.

Q: How do you decide how to build units?

A: It depends on many things. Sometimes it's

tied to city goals, or a funding source's goals. We puzzle out the different requirements together to meet the goal of the neighborhood, and meet the mission of our organization.

Q: How many units are in the property now?

A: The existing building is used as an administrative office, so we wouldn't be able to say how many units yet. We will start the process once we acquire the building and have community meetings.

Q: The purchase has the potential to be really exciting and an opportunity to do something creative, and not the generic affordable housing we have come to expect. [When deciding how to approach this location, how will you consider] reflecting the needs of this particular neighborhood?

A: We love a challenge. The mansion is so majestic and has so much character, and we want the neighborhood to be proud of what we create and be part of it. We're excited to be participating and excited that Lesley accepted our offer.

Q: Are you thinking rental or ownership?

A: We haven't [yet] thought of it. A majority of our developments are rental, and that's where we're seeing the greatest need.

Q: Have you reached out to folks that live nearby?

A: That's further in the process. We're hoping to officially acquire the property later in the summer, and then we'll notify people who need to be notified and invite them to community meetings. At that time, we'll have our architect selected, have a meeting to introduce them, do another presentation similar to today's, and get feedback.

Fall 2022 Update

Since the June BNC Meeting, HRI has officially purchased the 1627 Mass Ave. On Thursday, September 15th, they hosted an introductory meeting at 6 PM on ZOOM to discuss the proposed

renovation and new construction. Residents and stakeholders attended, viewed the presentation, and asked questions.

A video and information from that meeting can be found online at: www.1627massave.com. Click the Updates page.

Learn about Affordable Housing in Cambridge at: www.cambridgema.gov/CDD/housing.aspx



Community

THANK YOU 2021 DONORS

Additional donations to fka^ Agassiz Baldwin Community come through Maud Morgan Arts and the Living Well Network. We're also grateful for the many hours of time donated by volunteer food pantry delivery cyclists and drivers.

A. O. Wilson Foundation, Inc.
Abebech Ourge
Abigail Ransmeier
Ada Park Snider
Agnes M Lindsay Trust
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Alison Kennedy
Alyssa K Coriell
Amy Barron
Andrea Walsh and Carmen Sirianni
Andrew Verardo
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Ann Schlesinger
Anna Eckert Byrne and Michael Byrne
Anne Duggan
Anne Marie Reardon
Anonymous
Anthony Knopp and Helene Quinn
Aram Comjean
Arlene and Daniel Holtzman
Aron Bernstein and Susan Goldhor
Asaf Revach
Astrid and Doug Dodds
Aya Nagatomi-Windle

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Suzi Boxer-Murphy Family
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Ted Live and Barbara Allen
The Memorial Church at Harvard University
Tine Christensen
Tiziana Parisi
Tom and Jill Delbanco
Toni Lee De Lantsheere
Valerie Bradley and Lewis Sargentich
Wendy Prellwitz
William and Helen Reimann
Yingying Lu
Zoe Anderson

Support ABC

Donations to ABC provide valuable funds to support our community programs, services, and agency-wide re-opening. Tax-deductible donations can be sent to: Agassiz Baldwin Community, 20 Sacramento Street, Cambridge, MA 02138 or made online at: [http:// bit.ly/donate-to-ABC](http://bit.ly/donate-to-ABC).

^ Formerly known as, learn more at: <https://agassiz.org/about/board/>

REMEMBERING JAMES OLIVER DELANCEY III

Prepared by Terry DeLancey, Crescent St. resident

James was not yet two when he landed in Cambridge with his mother on Howland St. By kindergarten, he was a permanent resident of Crescent Street.

James hated school. He attended the old Agassiz

School and Agassiz Afterschool -and Outback- won the Wally as a CIT, then worked as a counselor. He graduated from CRLS where his favorite class was football. He passed his school days with his best friend Ret who lived in Holden Green.



James challenged all rules and authority - riding car bumpers in the snow, wearing hats in school, and as he got older, spraying unimagined places with midnight graffiti.

He learned to love school in college, studying graphic design at UMass Dartmouth. When he found himself on the Dean's list, he said "so what did I do now?" - not understanding the honor and fearing he was once again in trouble. James spent a semester in Florence studying Renaissance art - an experience that shaped his life, his artwork, and his unique sense of style.

Another important milestone was time spent in California, where he worked on a friend's organic pot farm. In San Francisco, he worked in the afterschool program at the Friends School.

James had two main preoccupations throughout his life: creating art and collecting sneakers. He did both with outstanding gusto.

He was a true individualist and saw all humans as fully equal. He met people as they were - and refused to judge and sort people by external details. He surrounded himself with an unexpected assortment of kindred spirits.

He struggled in his last 10 years with serious mental and physical health issues that made outside activity difficult. So, he learned to cook, filling Crescent Street with the spicy scents of good things to eat.

James spent much of 2021 in an Arizona mental health facility. Upon leaving, he worked in an innovative program for Native Americans in recovery. While in treatment these participants lived in residence with their spouses and children. James worked both with participants and their children.

He died in March on a visit home to his beloved Cambridge. We will miss his oversized presence and keen insight, his fun and wit, his generous spirit and outrageous fashions.



REMEMBERING DR. SHELDON KRIMSKY

Originally published by Tufts University

Dr. Sheldon Krimsky, internationally esteemed scholar, and pioneer in environmental ethics passed away unexpectedly in Cambridge, MA, April 23, 2022. He was 80.

His probing work investigates the connection between science, ethics, and biotechnology, and the pernicious role chemicals play in the environment. A truly adored professor at Tufts University for 47 years, he held the distinguished position of Lenore Stern

Professor of Humanities and Social Sciences at the Department of Urban and Environmental Policy and Planning. He also taught ethics at the Tufts University School of Medicine and was a visiting scholar at Columbia University, Brooklyn College, The New School, and New York University. Dr. Krimsky received his bachelor's and master's

degrees in physics from Brooklyn College, CUNY and Purdue University, respectively, and a master's and doctorate in philosophy at Boston University.

In his prolific and inspirational academic career, Dr. Krimsky authored 17 books including *Understating DNA Ancestry*, *Genetic Alchemy*, *Biotechnics and Society*, *Hormonal Chaos*, and *Science in the Private Interest*. He also co-authored *Environmental Hazards and Agricultural Biotechnology and the Environment* and published more than 235 articles on the regulation and social and ethical aspects of science and technology, bringing attention to issues such as DNA privacy, GMOs and other conflicts of interest in science. Dr. Krimsky served on the National Recombinant DNA Advisory Committee of NIH and chaired the Committee on Scientific Freedom and Responsibility of AAAS and had been a consultant to the Office of Technology Assessment. He was on the Board of Directors of the Council for Responsible Genetics and served on the editorial board of seven noted journals.

Born in Brooklyn, he embraced his New York roots, eventually living part-time in Greenwich Village. He was often seen in Washington Square Park, getting coffee and a bagel at one of his favorite cafés, or at the Green Market where he would often pick up a treat, usually apple pie. He also played guitar and harmonica, sometimes jamming with friends, and writing and improvising songs. Fiercely loyal, kind, and supportive to family and friends, he was thoroughly devoted to teaching and to his students.

Survivors include the love of his life, his wife Carolyn Boriss-Krimsky, playwright, visual artist and author, and two adored children Alyssa Krimsky Clossey and Eliot Krimsky, along with their spouses Will Clossey and Lisa Benger, and three cherished grandchildren, Benjamin Perry Clossey, Andrew Krimsky Clossey, and Siona Rose Krimsky.

In lieu of flowers, donations may be made to the

Sheldon Krinsky Fund for Environmental Ethics and Values at Tufts University. Donations by mail: Tufts University, PO Box 3306, Boston, MA 02241-3306 or online: go.tufts.edu/Krinsky.

THE ZANDY BARD FUND AT CAMBRIDGE COMMUNITY FOUNDATION

Prepared by CCF

In honor of the late Alexander (Zandy) Bard, the purpose of the Zandy Bard Fund is to create opportunities for Cambridge young adults that they would otherwise not have access to.

A remembrance for Alexander Bard, born in Boston and raised in Cambridge, can be found in the February 2021 edition of *The Whistler*.

Gifts to the fund can be sent via check. Please write "Zandy Bard Fund" in the memo and mail it to: Cambridge Community Foundation (CCF), 99 Bishop Allen Drive, Cambridge, MA 02139.

For other ways to donate, please contact Michal Rubin at mrubin@cambridgeccf.org.

WHY WERE SO MANY BNC MEETINGS CANCELED IN 2022?

Following a closure in 2020 during the height of the first wave of the COVID-19 Pandemic, BNC returned and engaged in a number of long-term projects. Although several have concluded, these efforts required intense focus and energy. Read below for a non-exhaustive list of what community members, BNC staff, and our neighbors along Mass Ave worked on, both as part of monthly BNC meetings and outside of them:

- Between January 2020 and August 2021, the community engaged in a process around the neighborhood's name.
- In fall 2021, the Neighborhood Council discussed its own name and voted to become the Baldwin Neighborhood Council.

- In early 2022, with the conclusion of the Neighborhood Council's process, the nonprofit organization, fka Agassiz Baldwin Community, re-initiated discussions about its name. This process is on-going.
- Related, several Baldwin residents have engaged in separate projects exploring 1.) a new logo for the Baldwin Neighborhood Council and 2.) a way to mark and celebrate educator Maria L. Baldwin's legacy. To learn more, contact psinclair@agassiz.org.
- Phoebe Sinclair and several Baldwin residents have attended meetings hosted by Cambridge Community Development, focused on supporting self-organized community groups.
- Our close neighbors Porter Square Neighbors Association and a group of business owners and community members created an effort called Mass Ave for All, responding to changes proposed for Mass. Ave. related to the Cambridge Cycling Safety Ordinance and Bus Priority Lanes.

More Information

Read about Maria L. Baldwin:

- <https://bit.ly/baldwin-school-history-mlb>
- https://en.wikipedia.org/wiki/Maria_Louise_Baldwin

Read about the completed neighborhood name change processes, visit:

<https://bit.ly/neighborhood-dev-projects>

Information about neighborhood groups is now available on CDD's website at:

<https://bit.ly/cdd-nghd-groups-list>

To learn about the changes on Mass Ave, visit:

- <https://bit.ly/cambma-cycling-ordinance-projects>
- <https://bit.ly/mass-ave-for-all>

SNAPSHOTS FROM OUTBACK 2022

Please enjoy some candid snapshots from Outback Summer Program 2022, for junior Kindergarteners through rising sixth grade students. See more photos online at: [flickr.com/photos/agassizbaldwin](https://www.flickr.com/photos/agassizbaldwin)



Maud Morgan Arts



MEMORIES IN MIXED MEDIA

A Workshop + Pop Up Exhibition

When: October 22nd, 29th & November 5th 2022, 10:00 AM-2:00 PM

Where: MMA 2D Studio (second floor, accessible by elevator)

Instructor: Eli Quinn

Register: www.maudmorganarts.org

Our personal narratives and histories are shared through visual art making, threading our community together. Join the Living Well Network and Maud Morgan Arts as we explore our stories in a three-week mixed media workshop.

What is mixed media you ask? It's the combination of painting, printmaking, collage and experimental drawing/ink materials. Participants are also encouraged to use personal items in their artwork, or to draw from inspiration.

Unwind and reflect on a personal experience, and play with something new. This workshop is a space to try new things, give yourself permission to let your imagination go, and jump in.

On the final day of the workshop, artists will hold space for a discussion of reflection on each other's work.

Each artist will select a piece they worked on for the final piece of art to be included in an exhibition that will be presented at Simon's Coffee Shop (1736 Mass Ave, Cambridge). Timeline of the exhibition and reception are to be determined.

Community Calendar

October 2022

Monday, October 10th

ABC offices and children's programs closed in observance of Indigenous Peoples' Day

Tuesday, October 11th

7:30-9:00 PM

BNC Meeting
Receive ZOOM link by RSVPing at <https://bit.ly/bnc-rsvp>
All are welcome, please join us!

The Whistler is published monthly September-June by the Agassiz Baldwin Community, distribution 600 in 2022. Call (617) 349-6287 to receive by email or mail. The newsletter is available online at www.agassiz.org. Items of interest to the neighborhood should be submitted for consideration no later than the 15th of the month prior to publication date. Editorial team: Phoebe Sinclair, Community Liaison & Editor; Jessica Leach, Scribe; Ashley Yee, Guest Writer. ABC is located on the traditional homelands of the Massachusett people, and their close neighbors and relatives, the Nipmuc and Wampanoag.

The Whistler Summer 2022

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