



577 MASSACHUSETTS AVE.

11/21/2023

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BOSTON LANDMARKS COMMISSION APPLICATION NUMBER SE 24.0358 SE



SCOPE OF WORK

Replace broken front railing around front garden with cast iron balusters approximately 2" in diameter with cap rail made of molded steel approximately 3/16" in Diameter.



EXISTING CONDITIONS











NO
SMOKE
ECCI



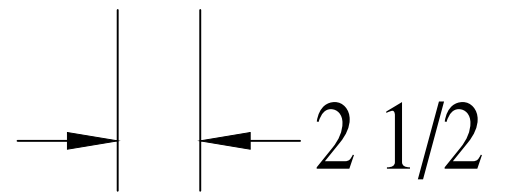
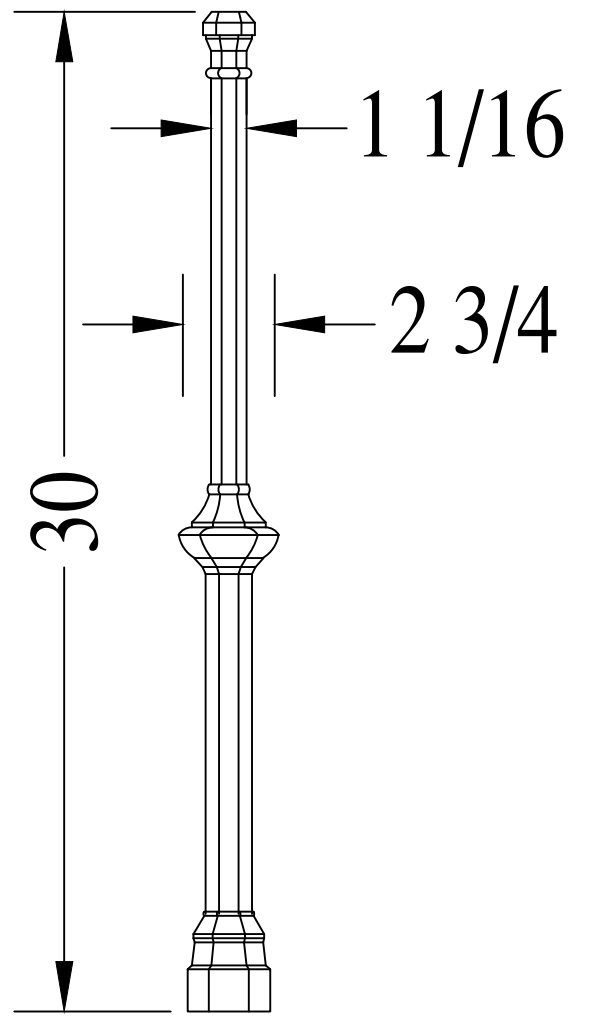
PLANS AND SPECIFICATIONS



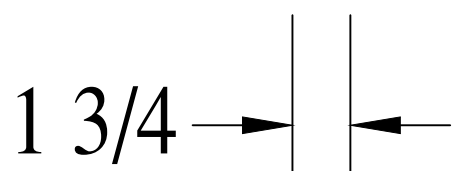
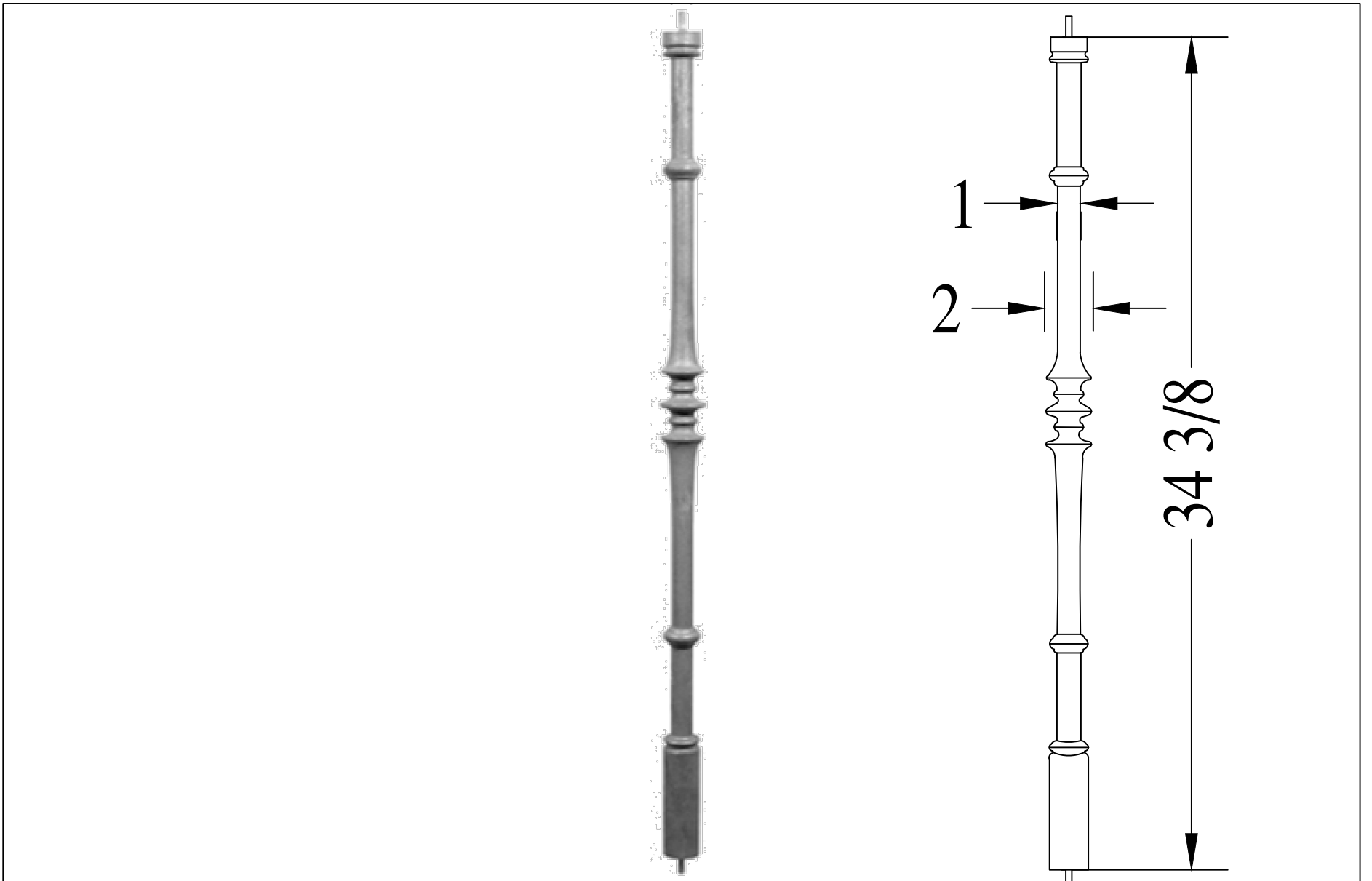
FRONT ELEVATION
EXISTING CONDITION



FRONT ELEVATION
PROPOSED CONDITION



577 MASSACHUSETTS AVENUE
EXISTING BALUSTER



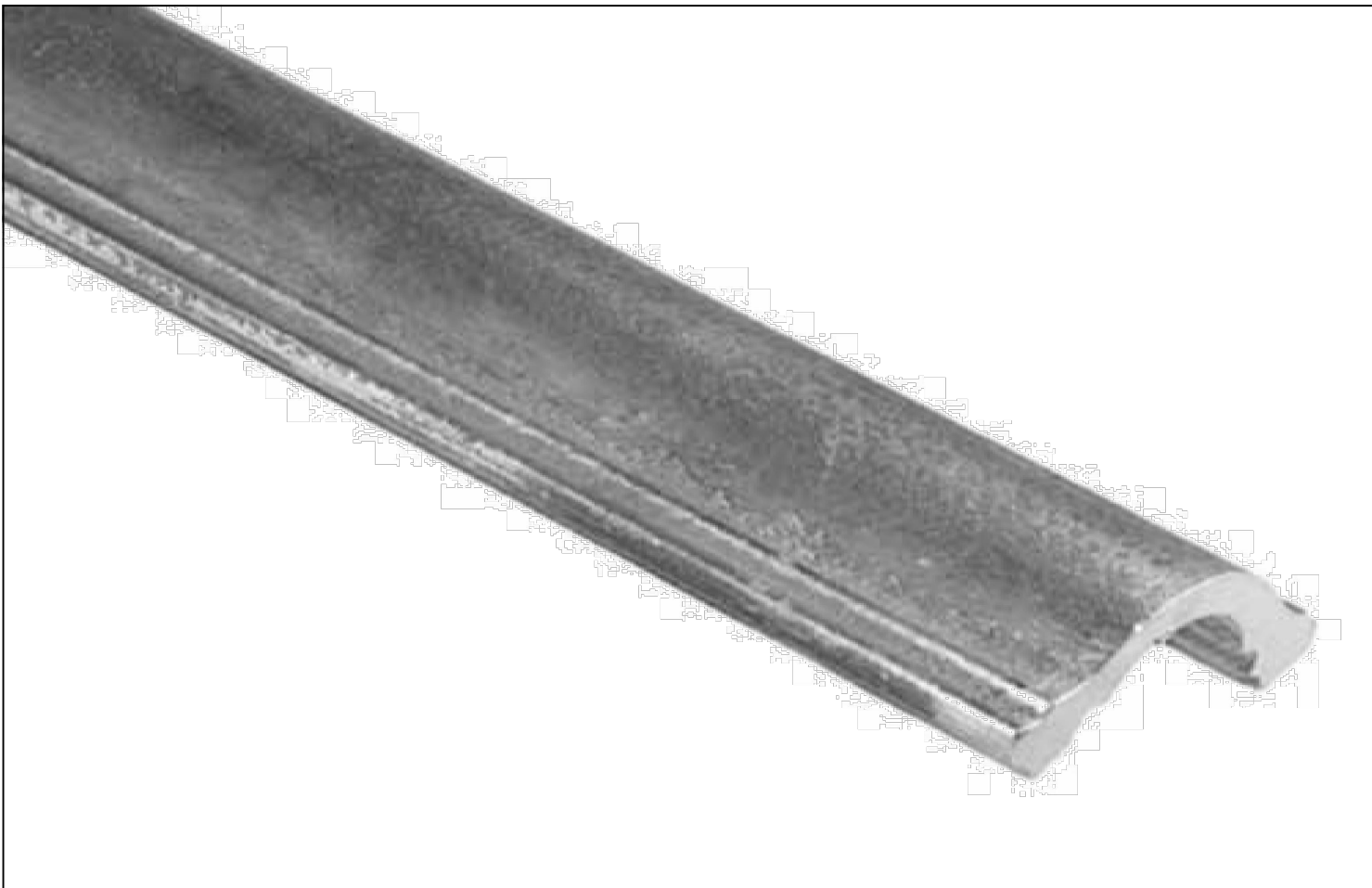
577 MASSACHUSETTS AVENUE
PROPOSED CAST IRON BALUSTER







581 MASSACHUSETTS AVENUE
(NEXT DOOR)
EXISTING RAIL



577 MASSACHUSETTS AVENUE
PROPOSED RAIL

THIS CAP RAIL IS MADE OF MOLDED STEEL.
 $\frac{3}{16}$ " THICKNESS.
IT FITS OVER $1 \frac{1}{2}$ " TO $1 \frac{5}{8}$ " FLAF, SQUARE
AND CHANNEL RAILINGS.



SUMMARY

Proposed exterior work will be limited to replacement of Front rail. Replace broken front railing around front garden with cast iron balusters approximately 2" in diameter with cap rail made of molded steel approximately 3/16" in Diameter. . Existing rail is beyond repair and impossible to replicate. finding matching cast iron balusters has been a challenge multiple suppliers who specialize in historical buildings restoration were contacted without success.

Suppliers: Kings Architectural Metals, Architectural Mall, and Architectural Depot. The South End Historical Society also didn't provide guidance during our research.

Suggested replacement somewhat resembles existing in terms of dimensions and style.

Final option will be to replace cap rail with molded steel cap as shown on specifications and retain broken balusters as is.

SELDC District Standards and Criteria

2. Railings, Balustrades and Decorative Balconies

Existing cast iron stair railings, balustrades and decorative balconies shall be retained. If they are badly deteriorated or non-existent, replacement elements must be of a size and massiveness consistent with the remaining original elements of the design or consistent with the size, massing, profile and complexity of remaining examples of iron work on nearby buildings.

Simplified adaptations may be allowed if they meet the above criteria. All iron work should be black in color. (See separate Sections G and H on fire escapes and fences).

G. FENCES AND YARDS

1. Fences (Refer to Section B.2.).

Original front yard fences shall be maintained and repaired or restored. If completely deteriorated or non-existent, replacement by a copy is preferred; an appropriate contemporary design may be acceptable. Gates and chain link, concrete block, light gauge metal, and wooden picket or lattice fences are inappropriate for front yards.