



CITY OF BOSTON

THE ENVIRONMENT DEPARTMENT

Boston City Hall, Room 709 • Boston, MA 02201 • 617/635-3850 • FAX: 617/635-3435

NOTICE OF PUBLIC HEARING

The **SOUTH END LANDMARK DISTRICT COMMISSION** will hold a public hearing:

DATE: Tuesday, February 6, 2018
TIME: 5:30 P.M.
PLACE: BOSTON CITY HALL, PIEMONTE ROOM, 5TH FLOOR

Subject of the hearing will be applications for Certificates of Design Approval on the agenda below, reviews of architectural violations, and such businesses as may come before the commission, in accordance with Chapter 772 of the Acts of 1975, as amended. Applications are available for review during business hours at the office of the Environment Department. Applicants or their representatives are required to attend, unless indicated otherwise below. Sign language interpreters are available upon request.

After 5:30 p.m., enter and exit City Hall at the Dock Square entrance on Congress Street (across from Faneuil Hall).

I. VIOLATIONS 5:30 PM

- 18.750 SE 595 Harrison Avenue
Applicant: William Kuck and Peter Scolaro
Proposed Work: Replacement of wall signage and ratification of unapproved access ramp.
- 18.638 SE 126 West Newton Street
Applicant: Lewis Legon
Proposed Work: Ratify unapproved replacement of curved wood window sash with flat wood window sash at front façade.

II. DESIGN REVIEW HEARING

- 18.757 SE 450 Columbus Avenue, Harriet Tubman Park
Applicant: Frieda Garcia, Friends of the Harriet Tubman Park
Proposed Work: Paint two utilities boxes.
- 18.724 SE 89 Union Park Street
Applicant: Barry Anderer, Maloney Properties, Inc.
Proposed Work: Replace existing double doors with single door flanked by sidelights.
- 18.792 SE 761 Harrison Avenue
Applicant: Kevin Doody, Granite Harrison Court, LLC
Proposed Work: At front façade remove chair lift from entry steps; restore steps and railings; and install access ramp to lower level.

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- 18.822 SE 1357 Washington Street
 Applicant: Martin Bloom, Painted Burro South End, LLC
 Proposed Work: At front façade replace existing goose neck light fixtures with linear awning lights; replace existing awning fabric; install halo lit wall sign; replace existing blade sign; install vinyl graphics add door and windows; and re-paint inset door plane.
- 18.832 SE 167 West Newton Street
 Applicant: Sam Hassan
 Proposed Work: Add light well and egress window at lower level of front façade; and install roof deck and access hatch (*see also Administrative Review/Approval work below*).

III. ADMINISTRATIVE REVIEW/APPROVAL: In order to expedite the review process, the commission has delegated the approval of certain work items, such as those involving ordinary maintenance and repair, restoration or replacement, or which otherwise have a minimal impact on a building's appearance, to commission staff pending ratification at its monthly public hearing. **Having been identified as meeting these eligibility criteria and all applicable guidelines, the following applications will be approved at this hearing:**

▶ Applicants whose projects are listed under this heading NEED NOT APPEAR at the hearing. Following the hearing, you will be issued a Determination Sheet to present at the Inspectional Services Department (1010 Massachusetts Avenue) as proof of project approval when applying for permits. ISD personnel will send an electronic copy of your building-permit application to the commission staff for review. (To avoid potential confusion, the text of your building-permit application should be consistent with the project description given below.) Commission staff will accordingly authorize the execution of the work, attaching any applicable provisos, reflecting the relevant guidelines and precedents.

▶ **PLEASE NOTE THAT FOLLOWING ISSUANCE OF THE DETERMINATION SHEET NO FURTHER CORRESPONDENCE WILL BE ISSUED FOR THE APPLICATIONS LISTED BELOW.** The electronic building-permit application as annotated by commission staff will constitute your Certificate of Appropriateness; this will be valid for one year from the date of the hearing. The applicant is required to notify the commission of any project changes; failure to do so may affect the status of the approval.

If you have any questions not addressed by the above information, please contact staff at 617.635.3850 or southendldc@boston.gov. Thank you.

- 18.747 SE 17 Braddock Park: At front façade replace three third-story non-historic wood two-over-two windows in-kind.
- 18.731 SE 433 Columbus Avenue: At front façade replace two third-story non-historic aluminum one-over-one windows with aluminum two-over-two windows; and two third story non-historic aluminum one-over-one windows with aluminum one-over-one windows.
- 18.824 SE 433 Columbus Avenue: At front façade replace one first-story non-historic aluminum one-over-one window with an aluminum two-over-two window; and two second story non-historic aluminum one-over-one windows with aluminum one-over-one windows.
- 18.828 SE 8 Dartmouth Place: At front façade replace eight non-historic aluminum one-over-one windows with wood two-over-two windows, and replace four non-historic aluminum one-over-one windows with wood one-over-one windows; repair entry door; and replace asphalt roof shingles at Mansard with slate.
- 18.826 SE 13 Dwight Street: Restore and repair front door surround, stoop and water tables; and repoint masonry.

- 18.802 SE 29 East Concord Street: At front façade install new copper gutter and downspout, and install new slate at Mansard.
- 18.789 SE 25 Lawrence Street: At front façade re-point masonry, restore window opening dimensions and install two-over-two wood windows at first and second stories.
- 18.823 SE 461 Massachusetts Avenue: At front façade replace fifteen non-historic wood and aluminum windows with two-over-two windows wood windows at the lower level and first, second and third stories, and a two-over-two arched wood window flanked by two one-over-one wood windows at the dormer.
- 18.827 SE 491 Massachusetts Avenue: At front façade replace two lower level and two first-story non-historic aluminum two-over-two windows with wood two-over-two windows.
- 18.723 SE 608 Massachusetts Avenue: At front façade replace two lower-level deteriorated wood two-over-two curved windows in-kind.
- 18.649 SE 4 Rutland Square: At front façade replace two fourth-story deteriorated wood two-over-one arched-top windows in-kind; and replace deteriorated sections of wood trim at dormers and side bay window in-kind.
- 18.814 SE 446 Shawmut Avenue: Remove roof deck and install new black rubber membrane roof; and replace deteriorated wood trim at rear dormer in-kind.
- 18.780 SE 47 Union Park: At front façade replace copper gutter in-kind and replace deteriorated broken/missing roof slate in-kind.
- 18.817 SE 1320 Washington Street: Replace existing awnings and signage to reflect change of tenant.
- 18.832 SE 167 West Newton Street: At front façade repair first, second and third story windows; replace non-historic lower-level windows with two-over-two curved wood sash; re-point masonry; and repair window lintels and sills (*see also Design Review Hearing work above*).
- 18.775 SE 71 Worcester Street: At front façade replace two first-story non-historic two-over-two windows in-kind.

IV. ADVISORY REVIEW

38 Hanson Street: Addition of two dormers at front roof slope.

V. RATIFICATION OF 1/2/2018 PUBLIC HEARING MINUTES

VI. STAFF UPDATES

VII. PROJECTED ADJOURNMENT: 8:00 PM

DATE POSTED: 25 January 2018

SOUTH END LANDMARK DISTRICT COMMISSION
John Amodeo, John Freeman, Catherine Hunt, Diana Parcon
Alternate: Peter Sanborn

Cc: Mayor/ City Council/ City Clerk/ Boston Planning and Development Authority/ Law Department/ Parks and Recreation/ Inspectional Services Department/ Boston Art Commission/ Neighborhood Services/ Owner(s)/ Applicants/ Abutters/ Civic Design Commission/ Commissioners/ Office of Persons with Disabilities/ Architectural Access Board/