



**NOTICE OF PUBLIC HEARING** RECEIVED CITY CLERK'S OFFICE

The **SOUTH END LANDMARK DISTRICT COMMISSION** will hold a public hearing: **2019 MAR 29 P 4:47**  
BOSTON, MA

**DATE:** 4/2/2019  
**TIME:** 5:30 P.M. **REVISED AGENDA**  
**PLACE:** BOSTON CITY HALL, PIEMONTE ROOM, 5<sup>TH</sup> 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. DESIGN REVIEW HEARING**

- APP # 19.838 SE**      **565 Columbus Avenue #3**  
Applicant: Lauren Dickerman  
Proposed Work: At commercial storefront replace existing awnings and hanging signage.
- APP # 19.877 SE**      **1771 Washington Street**  
Applicant: Cambridge Repro-Graphics  
Proposed Work: At front façade storefront, install 3 awnings.
- APP # 19.912 SE**      **534-536 Columbus Avenue**  
Applicant: Heath Gatlin  
Proposed Work: At front façade replace front door, commercial door, restore metal bays that were damaged in a fire (See additional items in design review.)
- APP # 19.918 SE**      **2 Haven Street**  
Applicant: Robert Ruley  
Proposed Work: At front façade replace front door, side lights and transom (See additional items in administrative review).
- APP # 19.923 SE**      **194-200 Shawmut Avenue**  
Applicant: Edward A. Gottlieb; Stanhope Garage, Inc.  
Proposed Work: Install fencing and dumpster enclosure.
- APP # 19.926 SE**      **70 West Rutland Square #1**  
Applicant: Kevin Gerhart; Pella Windows and Doors  
Proposed Work: Replace steel door with a wood mahogany panel door.

**APP # 19.933 SE**

**571 Tremont Street**

Applicant: Matthew Arnold; Hacin & Associates  
Proposed Work: At side façade install new operable window in existing masonry opening.

**APP # 19.944 SE**

**171 West Brookline Street**

Applicant: Lawrence Rudolph; RBTV Realty Trust  
Proposed Work: At front façade, restore (missing) front stoop, garden curb wall, side stoop, front door, front entrance hood, front yard fence. Replace all historic windows. (See additional items in administrative review).

**APP # 19.955 SE**

**211 West Springfield Street**

Applicant: Naselle Aponte; Aponte Development  
Proposed Work: At mansard level, replace all casement windows (front and back of property) with three, 2 over 2, wood windows, reframe and replace shingles with slate and clapboard, remove sliding door and replace with new oriel. Replace non-historic front fence with new fence (See additional items in administrative review).

**APP # 19.956 SE**

**213 West Springfield Street**

Applicant: Naselle Aponte; Aponte Development  
Proposed Work: At mansard level (front and back of property), replace casement windows with three (on front and back) 2 over 2, wood windows, reframe front roof, replace oriel, replace front garden fence (See additional items in administrative review).

**II. ADVISORY REVIEW**

**36 & 48 Rutland Street**

Applicant: Maicharia Z. Weir; United South End Settlements  
Proposed Work: Addition to the United South End Settlement Property

**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.

- APP # 19.936 SE** **22 Braddock Park:** At front façade, repoint brick, restore sills and paint with HC-69, restore front stoop stringers and steps in kind, restore front door and wood entry, remove chain link fence, restore garden curb, repair existing windows, remove existing security grates, remove storm windows.
- APP # 19.716 SE** **17 Casenove Street:** At front façade level one replace two, non-historic, 2 over 2, wood windows with two, 2 over 2 wood windows.
- APP # 19.922 SE** **12 Columbus Square:** At front façade, replace existing gutter and fascia board in kind. Repair existing bay moulding in kind.
- App # 19.889 SE** **534-536 Columbus Avenue:** At front face level 1 (center), level 3 (far right), and side façade (all dormer windows on levels 2 and 3), replace a total 18, 1 over 1, aluminum clad windows that were damaged in a fire in kind.
- APP # 19.912 SE** **534-536 Columbus Avenue:** At side façade basement level, replace two double light vinyl windows with single light aluminum clad windows (See *additional items in Design Review*).
- APP # 19.934 SE** **14 Dartmouth Street:** At front façade, replace rotted wood on dormers and mansard in kind. Replace several (not all) slate shingles on roof in kind.
- APP # 19.935 SE** **16 Dartmouth Street:** At front façade, replace rotted wood on dormer and mansard in kind. Repoint brick in kind.
- APP # 19.918 SE** **2 Haven Street:** Replace all existing double hung, aluminum clad, 6 over 6 windows on the front and rear of structure in kind. Replace non-historic rear door, in kind. (See *additional items in Design Review*).
- APP # 19.859 SE** **4 Lawrence Street:** At front façade level 1 and 2; replace five, 1 over 1, vinyl windows, with five, aluminum clad, 2 over 2, windows.
- APP # 19.750 SE** **484 Massachusetts Avenue:** At front façade level 3 and dormer level, replace six, aluminum clad, 2 over 2 windows with six, aluminum clad, 2 over 2 windows.
- APP # 19.928 SE** **27 Milford Street #1:** At front façade garden level, replace two, 1 over 1, aluminum clad windows with two, 2 over 2, aluminum clad windows.
- APP # 19.927 SE** **27 Milford Street #2:** At front façade parlor level, replace two, 1 over 1, aluminum clad windows with two, 2 over 2 aluminum clad windows.
- APP # 19.929 SE** **27 Milford Street #3:** At front façade level 2, replace three, 1 over 1, aluminum clad windows with two, 2 over 2, aluminum clad windows.
- APP # 19.930 SE** **27 Milford Street #4:** At front façade level 3 and 4, replace 5, 1 over 1, aluminum clad windows with two, 2 over 2, aluminum clad windows.
- APP # 19.920 SE** **44 Rutland Square:** Remove existing deck and replace in kind.
- APP # 17.590 SE** **54-102 West Newton Street:** At front and rear façade dormer level, replace two, wood, non-historic, 2 over 2 windows with two, aluminum clad, 2 over 2 windows.
- APP # 19.271 SE** **62, 64, 79 Rutland Street:** At front and rear façade dormer level, replace two wood 2 over 2, windows with two, aluminum clad, 2 over 2 windows
- APP # 19.932 SE** **3 Union Park #5:** Remove existing deck and replace in kind.
- APP # 19.944 SE** **171 West Brookline Street:** At front façade, repoint brick, lintels, sills, restore mansard roof with scalloped slate, restore cornice, copper flashing, brackets, dentils and soffit. Replace rubber roof (See *additional items in Design Review*).
- APP # 19.910 SE** **185 West Brookline Street:** At front façade, repoint brick.

**APP # 19.955 SE**    **211 West Springfield Street:** At front façade, replace all front 6 over 6 aluminum windows (level G-4) with 2 over 2, double hung, wood windows. Replace existing aluminum gutters and downspouts with cooper gutters and downspouts. Repair and restore lintels and sills, repair and restore front door and transom, add concrete stair stringer, reinstall cast iron floral railing. (*See additional items in Design Review*).

- APP # 19.956 SE** **213 West Springfield Street:** At front façade, repoint brick, replace all front 6 over 6, aluminum windows (level G-4) with 2 over 2, double hung, wood windows. Replace existing aluminum gutters and downspouts with cooper. Repair and restore lintels and sills, replace non historic front door and transom. *(See additional items in design review).*
- APP # 19.830 SE** **2 Worcester Sq. #5:** Demolish existing upper roof deck, rebuild in a larger footprint not visible from a public way, and reconstruct existing stairs, also not visible from a public way.

**IV. RATIFICATION OF 2/5/2018 PUBLIC HEARING MINUTES & RATIFICATION OF PREVIOUSLY APPROVED 01/22/2019, 02/26/19 SUBCOMMITTEE MINUTES& RATIFICATION OF 7/2018 SUBCOMMITTEE MINUTES**

**V. STAFF UPDATES**

**VI. PROJECTED ADJOURNMENT: 8:30**

**DATE POSTED: 3/22/2019**

**REVISED: 3/25/2019 & 3/29/2019**

**SOUTH END LANDMARK DISTRICT COMMISSION**

Member: John Amodeo, John Freeman, Catherine Hunt, Diana Parcon, Vacancy

Alternate: Peter Sanborn, Vacancy

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/