



CITY OF BOSTON

THE ENVIRONMENT DEPARTMENT

Boston City Hall, Room 805 • Boston, MA 02201 • 617/635-3830

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BOSTON, MA

NOTICE OF PUBLIC HEARING

The BEACON HILL ARCHITECTURAL COMMISSION will hold a public hearing:

DATE: Thursday, 21 July 2011
TIME: 4:00 P.M.
PLACE: BOSTON CITY HALL, ROOM 801

Subject of the hearing will be review of applications for Certificates of Appropriateness on the agenda below, review of architectural violations, and such business as may come before the Commission, in accordance with Chapter 616 of the Acts of 1955, as amended. Applications are available for public inspection during normal business hours at the office of the Environment Department. Sign language interpretations are available upon request.

Please ensure that all electronic devices are silenced prior to entering the hearing room.

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

REPRESENTATIVES OF THE APPLICANT ARE REQUIRED TO ATTEND

BEACON HILL ARCHITECTURAL COMMISSION

Joel Pierce (Chair), John Cunningham, Leslie Donovan, Kenneth Taylor, P.T. Vineburgh
Alternates: Mark Kiefer, Martha McNamara, Danielle Santos, Annlinnea Terranova

APPLICATIONS FOR CERTIFICATES OF APPROPRIATENESS

4:00 – 4:20

Application: 11.1000 BH

116 Myrtle Street (Continued)

R. Anderson & F. Sakamoto: Clad an existing head house with lattice work in order to make it appear as a garden structure.

4:20 – 4:30

Application: 10.516 BH
Applicant:

127 Charles Street (Continued)

Paul Kapur: Continued application to make alterations to the basement level storefront and to replace a historic iron fence.

4:30 – 4:40

Application: 11.1153 BH

39 West Cedar Street

Bryan Driscoll: Remove rear slate at bottom of rear dormer and replace with new standing seam copper apron.

4:40 – 5:00

Application: 12.009 BH

9 Byron Street

Richard Primrose: Make modifications to façade, including raising the height of the entry to the courtyard, new wrought iron sliding gate, new double hung windows in opening above entry courtyard, new French doors to replace windows on 2nd floor (left side), clean façade with chemical cleaner.

5:00 – 5:20

Application: 12.009 BH

81 Chestnut Street

Jeffrey Klug, Butz + Klug Architecture: Replace all windows, repair existing decorative glass panels, install new 8-panel entry-wood door, replace wood lattice rail at roof with new metal rail, painted black, install new rectangular copper downspout, install new wood paneling below street level window to replace in-fill brick.

5:20 – 5:40

Application: 12.016 BH
Applicant:

12 Grove Street

Russell Preston, New Urban Partners: Restore wood storefront, repair and restore several façade elements including masonry, windows, and window trim, Install new roof deck and metal railings.

(over)

5:40 – 5:50

Application: 12.005 BH

Applicant:

48 West Cedar Street

Hickox Williams Architects: Construct lattice fence above existing wooden partition and door on Cedar Lane Way.

5:50 – 6:00

Application: 12.008 BH

Applicant:

39 Pinckney Street

Michelle Roloff: Extensive renovation of front and rear, including repointing, rebuilding of chimney, replace copper sheeting, replace slate and rubber roofs, replace wood clapboard with brick, replace metal sheeting with copper.

6:00 – 6:15

Application: 12.007 BH

Applicant:

65 Beacon Street

Cambridge Trust Co.: Install 2 small security cameras in the interior arch.

6:15 – 6:25

Application: 12.020 BH

Applicant:

39 Beacon Street

CityState LLC: Install new roof deck railing.

6:25 – 6:35

Application: 12.018 BH

Applicant:

2 Spruce Street

Emerson College: Remove and re-build rear garden wall.

6:35 – 6:45

Application: 12.015 BH

Applicant:

5 & 7 Spruce Court

James McNeely Architects: Replace existing fences with a fence and gate matching in detail the fence at 3 Spruce Court approved by the Commission in 2004.

ADVISORY REVIEW

6:45 – 7:00

Application: 12.015 BH

Applicant:

3 Spruce Court

James McNeely Architects: Enclose 1st floor covered terrace; new façade will be recessed 2" behind upper floors, construct new 7' high single-light French doors.

REVIEW OF VIOLATIONS

7:00 – 7:15

33 Pinckney Street

Violation: Continued review of violation for unauthorized installation of roof deck.

7:15 – 7:30

67 Phillips Street

Violation: Installation of roof deck without prior review and approval.

7:30

ADMINISTRATIVE APPROVALS

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 the staff pending ratification at its monthly public hearing. The following applications have been identified as being eligible for such approval.

► Applicants listed under this heading **NEED NOT APPEAR** at the hearing. Following the hearing, please present this agenda at the Inspectional Services Department (1010 Massachusetts Avenue) when applying for permits. ISD personnel will send a facsimile of your building-permit application to the Environment Department. Upon its receipt Commission staff will sign off on the work, attaching any applicable provisos, reflecting the relevant guidelines and precedents.

PLEASE NOTE that no further correspondence will be issued for the applications listed below: the building-permit application as annotated by Commission staff will constitute your Certificate of Appropriateness.

- 12.1010 BH: 32 Anderson Street: Re-paint exterior of building with Benjamin Moore HC-170.
11.1161 BH: 10 ½ Beacon Street: Remove part of existing cornice over rear window head, install new sheathing, flashing, insulation, and reinstall pre-patina copper cornice
11.1128 BH: 64 Beacon Street: Repair rear garden wall, re-use and re-install all brick and bluestone.
12.009 BH: 92 Beacon Street: Repoint all elevations, repair 15 window lintels and install flashing, install copper flashing on ornamental cornice stone above windows.
11.1155 BH: 60 Chestnut Street: Replace tree guard with new "simple design" tree guard.
11.1158 BH: 63 Chestnut Street: Repoint front door black, repaint top floor window sills black, to match existing.
11.1156 BH: 24 Garden Street: Repaint in kind colors 10 shutters, 8 window frames, 2 doors, and security grill, and downspout, re-glaze window sashes.
12.019 BH: 32 Grove Street: Replace 3 windows on right side, 2nd floor to match existing, wood 1/1 insulated glass.
11.1152 BH: 37 Hancock Street: Remove and replace copper gutter to match existing, install new slate to match existing in size, shape, and color.
11.1162 BH: 7 Louisburg Square: Repoint chimney.
11.1164 BH: 93 Mount Vernon Street: Replace mailbox/intercom panel in kind to match existing.
11.1202 BH: 4 Myrtle Street: Remove and replace 2 2nd floor window sills to match existing.
12.006 BH: 111 Pinckney Street: Replace 4 windows on 3rd floor to match existing.
11.1203 BH: 113 Pinckney Street: Repair and paint rear 3rd floor bay, paint rear fire escape in kind, replace broken slate on 2nd floor rear ell to match existing, replace 2nd and 2nd floor rear ell window trim to match existing, replace 2nd floor rear ell window pediment flashing with copper to match existing, replace rotted trim to match existing.
12.003 BH: 1 Sentry Hill Place: Replace 7 windows to match existing, wood 6/6, true divided lite.
12.017 BH: 2 Spruce Street: Re-paint all wood trim to match existing, paint all metal window grates, balconies and fire escape, re-paint copper clad bay windows, repair existing shutters and replace #9 missing with paint grade wooden shutters to match size and style of existing.
11.1154 BH: 20 Temple Street: Repair and re-paint dormer to match existing.
11.1145 BH: 3 West Cedar Street: Install new copper flashing to match existing, replace flat rubber roof in kind.
11.1153 BH: 99 West Cedar Street: Re-paint from window trim and sashes to match existing, paint front doors Sherwin Williams "Raven Red."

PROJECTED ADJOURNMENT: 7:35 PM

Date Posted: July 8, 2011

cc: Abutters (from most recent tax list), Mayor, Law Department, Inspectional Services Department, Applicants, City Clerk, Boston Redevelopment Authority, District City Councilor, Beacon Hill Civic Association

For additional information, please contact Beacon Hill Architectural Commission staff at 617-635-3850 or caitlin.greeley@cityofboston.gov