



CITY OF BOSTON

THE ENVIRONMENT DEPARTMENT

Boston City Hall, Room 805 • 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: Wednesday, June 15, 2011
TIME: 5:30 P.M.
PLACE: BOSTON CITY HALL, ROOM 801

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 public inspection during normal business hours at the office of the Environment Department. Sign language interpreters 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 at the Dock Square entrance on Congress Street (across from Faneuil Hall).

REPRESENTATIVES OF THE APPLICANT ARE REQUIRED TO ATTEND

SOUTH END LANDMARK DISTRICT COMMISSION

John Amodeo, John Freeman, Christie Gamp, Catherine Hunt, Diana Parcon
Alternate: Peter Sanborn

DESIGN REVIEW APPLICATIONS

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| 5:30 – 5:45 Application: 11.1029 SE Applicant: | <u>33 Claremont Park</u> Frank Facella, property owner; Edwin D’Valle, architect; Henry Joseph, contractor: Install roof deck and headhouse. Restore original windowpanes to show art glass. |
| 5:45 – 6:00 Application: 11.1091 SE Applicant: | <u>72 West Rutland</u> Niall Quigley, contractor: Remove existing roof, hatch and roof deck. Replace roof, hatch and roof deck. |
| 6:00 – 6:15 Application: 11.1098 SE Applicant: | <u>35 Union Park</u> Eben Kunz, architect: Install roof deck. Repair mansard roof slates and replace slates as needed, in kind. Replace existing skylight/hatch. |
| 6:15 – 6:30 Application: 11.1099 SE Applicant: | <u>180 West Brookline</u> Gerry DiPierro, contractor: Install roof deck. |
| 6:30 – 6:45 Application: 11.1100 SE Applicant: | <u>521 Columbus Avenue #6</u> Gerry DiPierro, contractor: Install roof deck. |
| 6:45 – 7:00 Application: 11.1101 SE Applicant: | <u>36 Bradford Street #3</u> Gerry DiPierro, contractor: Install roof deck. |
| 7:00 – 7:20 Application: 11.806 SE Applicant: | <u>471 Shawmut Avenue</u> Sam Shaw, business owner: Install a steel security gate over the recessed storefront doorway. An application to install gates over both the doorway and the storefront windows was denied without prejudice in April 2011. |

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7:20

ADMINISTRATIVE REVIEW

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.

If you have any questions not addressed by the above information, please consult the staff at the telephone number listed below. Thank you.

- 11.931 SE: 118 Pembroke Street:** Temporarily remove front area railing, repair and repaint railing, re-level and restore granite base, reinstall repaired and repainted railing.
- 11.981 SE: 37 Union Park:** Restore front stoop, coat stoop with Tammscoat (color Benjamin Moore HC-69 or equivalent). Restore iron balusters and repaint gloss black.
- 11.1006 SE: 107 East Brookline Street:** Repoint front elevation, restore five brownstone lintels and three sills as needed and repaint Benjamin Moore color HC-69. Repair front stoop and repaint HC-69.
- 11.1008 SE: 600 Tremont Street:** Repair, repaint, repoint and seal front stoop. Replace deteriorated corbels at front entry with replicas.
- 11.1011 SE: 705 Massachusetts Avenue:** Repair stoop. Spot point masonry and make repairs as necessary. Rear elevation (exempt from SELDC review): repoint masonry, caulk window perimeters, replace lintels and sills as necessary.
- 11.1018 SE: 154-156 Worcester Street:** Replace missing lower sections of copper downspouts, in kind.
- 11.1028 SE: 69 Worcester Street #2:** Replace two aluminum 1/1 windows with aluminum clad wood 2/2 windows with mesh half screens.
- 11.1076 SE: 73 Worcester Street #3:** Replace three aluminum 1/1 windows with aluminum clad wood 2/2 windows with mesh half screens.
- 11.1077 SE: 150 Chandler Street:** Spot point masonry. Replace mansard roof slates in-kind, retain and reinstall any roof slates that are in good condition. Replace wood trim in kind, as necessary. Repaint all wood trim.
- 11.1078 SE: 163 West Springfield Street:** Install Heli-tie anchors through the mortar joints of the front façade and patch the boring holes with mortar to match existing. Apply sealant at windows and vertical jointing.
- 11.1080 SE: 26 Wellington Street #3:** Replace metal 1/1 windows at front elevation of Unit 3 with aluminum clad wood 2/2 windows. Replace metal 1/1 windows at side and rear elevations of Unit 3 with aluminum clad wood 1/1 windows, consistent with what was approved for Units 2 & 5 in December 2010.
- 11.1088 SE: 25 Milford Street #3:** Replace wood 1/1 windows with wood 2/2 windows.
- 11.1089 SE: 520 Shawmut Avenue #2:** Replace two aluminum 1/1 windows with wood 2/2 windows with mesh half screens.
- 11.1092 SE: 570 Massachusetts Avenue #3:** Replace three insulated-glass 2/2 windows with wood 2/2 windows.
- 11.1102 SE: 17A, 17-19, 21 Worcester Square:** Reset existing bluestone slabs atop the coal bunkers at 17A and 21 Worcester Square. Install new bluestone slab atop the coal bunker at 7-19 Worcester Square, where a concrete slab now exists.
- 11.1103 SE: 17A Worcester Square:** Install underground structural support for unstable coal bunker and repair front stoop that has been compromised by the coal bunker's condition.
- 11.1104 SE: 17-19 Worcester Square:** Install underground structural support for unstable coal bunker and repair front stoop that has been compromised by the coal bunker's condition.
- 11.1105 SE: 19 Dwight Street:** Replace three 6/6 wood windows at top story with 2/2 wood windows. Replace two windows at rear (rear windows are exempt from SELDC review).
- 11.1106 SE: 163 West Canton Street #3:** Replace fourteen 6/6 windows dating from the 1980s with wood 2/2 windows. Replace deteriorated wood trim at mansard in kind.
- 11.1107 SE: 7 Union Park:** Replicate deteriorated wood brackets and trim at cornice, in wood.
- 11.1108 SE: 49 Milford Street #3:** Replace seven aluminum clad 2/2 windows in kind. Repair areas of failed mortar in kind.
- 11.1110 SE: 673 Tremont Street:** Install new signage in existing sign band.

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7:30

REVIEW OF ARCHITECTURAL VIOLATIONS

75 Warren Avenue: Installation of vinyl windows with reduced widths, at the garden level, without prior review or approval of the Commission.

31 Dwight Street: Alterations to the front stoop's risers and treads, without prior review or approval of the Commission.

3 Worcester Square: Removal of the front area iron fence and installation of a modern fence, without prior review or approval of the Commission.

12 Union Park: Installation of a temporary sign, advertising a building contractor, which reportedly has been in place for nearly two years.

176 West Canton Street: Painting of masonry lintels and sills, without prior review or approval of the Commission, in a color that is not approvable.

40 Clarendon Street: Installation of a rooftop condenser unit that is visible from Dartmouth Place, without prior review or approval of the Commission.

1511 Washington Street: Installation of communications antennas on top of a skylight structure, visible from the public way, without prior review and approval of the Commission.

281 Shawmut Avenue: Reported installation of windows without prior review or approval of the Commission.

PROJECTED ADJOURNMENT: 9:30 PM

Date posted: June 2, 2011

cc: Mayor, Inspectional Services Department, City Clerk, Boston Redevelopment Authority, Applicants, District City Councilors, Neighborhood Services, Property Owners, Law Department, Abutters (from most recent tax list)

For additional information, please contact South End Landmark District Commission staff at 617-635-3850.