



# CITY OF BOSTON

## THE ENVIRONMENT DEPARTMENT

Boston City Hall, Room 805 • Boston, MA 02201 • 617/635-3850 FAX: 617/635-3435

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BOSTON, MA

### NOTICE OF PUBLIC HEARING

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

DATE: April 17, 2012  
TIME: 5:30 P.M.  
PLACE: BOSTON CITY HALL, ROOM 900 (Boston Redevelopment Authority Board Room)

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

**NOTE:** Due to the volume of applications received, the South End Landmark District Commission will need to hold two public hearings this month: April 3 and April 17, 2012.

### PROPOSED CHANGE TO GUIDELINES FOR THE PROTECTION AREA

5:30  
Applicant: South End Protection Area  
Alexa Pinard, urban designer, Boston Redevelopment Authority: In connection with the Boston Redevelopment Authority's Harrison-Albany Corridor Planning Study, the BRA is seeking changes to the allowable heights in the Protection Area..

### DESIGN REVIEW APPLICATIONS

6:00  
Application: 08.965 SE  
Applicant: Massachusetts Avenue Reconstruction Project from Albany Street to St Botolph Street  
Bill Egan, Chief Civil Engineer, Public Works Department:  
Request for changes to project that was approved by SELDC in May 2008 and May 2011.

In May 2011, the SELDC approved Public Works Department's request to install 3-inch wide gray colored thermoplastic strips on portions of the sidewalk to visually delineate changes in the cross slope of the sidewalk, as required by the Architectural Access Board. This proposal involved roughly 25 percent (2,100 feet of the 8,600 feet) of the reconstructed Massachusetts Avenue sidewalks between Albany Street and St Botolph Street. The current proposal is to change the color of the stripes from gray to yellow and install fifty 12-inch by 30-inch warning signs in the sidewalk where the cross slopes exceed 3%. The area affected is now estimated to be approximately 1,850 feet.

6:30  
Application: 12.918 SE  
Applicant: Blackstone and Franklin Square Fountains  
Ben Gary, architect:  
Restoration of the fountains in Blackstone and Franklin Squares, reportedly unchanged from a 2008 proposal.

6:45  
Application: 12.921 SE  
Applicant: Hubway Bike Share Station, adjacent to 685 Tremont Street  
Phil Goff, consultant:  
Relocation of bike share station from the street edge of the sidewalk to the portion of the sidewalk adjoining the South End Library.

(over)

DESIGN REVIEW APPLICATIONS

6:55

**Application:** 12.917 SE  
**Applicant:**

168 West Brookline Street

**Guy Grassi, architect:**

Renovation of roof, windows, entries and railings.

7:10

**Application:** 12.922 SE  
**Applicant:**

1387 Washington Street

**Debra White, tenant:**

Install band sign and lighting.

7:20

**Application:** 12.924 SE  
**Applicant:**

562 Massachusetts Avenue, Unit #5

**Joshua Fiedler, property owner:**

Change rear slope of roof to a steeper mansard and add four dormers.

7:35

**Application:** 12.925 SE  
**Applicant:**

41-43 West Newton Street

**Catherine Mac Alpine, property manager:**

Install water spigot on the inside face of the front entry open-air landing.

7:45

**Application:** 12.798 SE  
**Applicant:**

99-101 West Springfield Street

**John O'Shea, contractor:**

Replace 23 wood windows.

8:00

**Application:** 12.789 SE  
**Applicant:**

14-16 East Springfield Street

**Will Avanesian, co-owner; Patrick Haydon, architect:**

Add two stories to the existing building, reconfigure the exterior and add two roof decks.

8:30

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.*

**12.782 SE: 150 Chandler Street:** Emergency repairs to collapsing bluestone slab. Install underground support, reinstall existing cracked bluestone slab.

**12.813 SE: 405 Shawmut Avenue:** Replace rubber roof, flashing and edge metal.

**12.828 SE: 530 Massachusetts Avenue, Unit #4:** Replace deck boards of existing roof deck. Replace railing (not visible from public way).

**12.830 SE: 638 Tremont Street:** Cut out two vertical joints at rear, install backer rod and recaulk joints.

**12.831 SE: 628-630 Tremont Street:** Repoint approximately 5% of the rear elevation, repair porch floors, repair and repaint stucco side walls, repaint porch ceiling.

**12.832 SE: 334 Shawmut Avenue:** Repoint approximately 5% of the front elevation, recaulk joints. Remove vertical wood moldings, caulk the vertical joint and reinstall the moldings.

**12.834 SE: 334 Shawmut Avenue:** Repoint the front stair area, install backer rods and recaulk joints.

**12.835 SE: 328-330 Shawmut Avenue:** Repoint approximately 5% of the front elevation, recaulk joints. Remove vertical wood moldings, caulk the vertical joint and reinstall the moldings.

**12.836 SE: 2 Milford Street:** Replace asphalt shingles, copper gutters & downspouts, drip edge and flashing. Replace clapboards on dormers as necessary. Install bronze aluminum gutters and downspouts at rear.

**12.890 SE: 277 Shawmut Avenue:** Repoint. Replace damaged brick to match existing.

**12.899 SE: 672 Tremont Street:** Spot pointing, cleaning brick where needed. Caulking of window frames where needed.

**12.911 SE: 2 Clarendon Street:** Repointing, masonry repairs and window caulking on the clock tower.

**12.912 SE: 51 Dwight Street:** Repointing, masonry repairs, replace 1995 windows with wood 2/2 windows with dark mesh half screens.

**12.913 SE: 13 Upton Street:** Repair and repaint window casings and mansard trim, replicating missing trim in wood. Repair flashing. Repair masonry where needed.

**12.914 SE: 518 Shawmut Avenue:** Replace three aluminum 2/2 windows with wood 2/2 windows with dark mesh half screens. Replace brick mold where needed.

**12.915 SE: 705-723 Tremont Street:** Replace antennas and equipment on roof of modern building.

**12.916 SE: 466 Shawmut Avenue:** Replace metal 6/6 windows with aluminum-clad wood 6/6 windows.

**12.919 SE: 589 Tremont Street:** Replace three aluminum-clad windows at bay in kind, with central 2/2 and flanking 1/1 windows.

**12.920 SE: 24 Montgomery Street:** Replace four aluminum 1/1 windows with aluminum-clad 1/1 windows. Replace three windows at rear.

**12.923 SE: 26 Milford Street:** Repair masonry, replace metal windows with wood 2/2 windows, replace door under stoop with an iron gate, install iron grille in small opening under stoop, and install roof deck not visible from public way.

**PROJECTED ADJOURNMENT: 8:40 P.M.**

Date posted: April 6, 2012

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