



# 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 **BEACON HILL ARCHITECTURAL COMMISSION** will hold a public hearing:

DATE: Thursday, 18 December 2014  
TIME: 4:00 P.M.  
PLACE: Room 801, Boston City Hall

Subject of the hearing will be 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 Ch. 616 of the Acts of 1955, as amended. Applications are available for public inspection during business hours at the offices of the Environment Department. Applicants or their representatives are advised 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. 4:00 PM VIOLATIONS HEARING**

#### **II. 4:30 PM DESIGN REVIEW HEARING**

##### **4:30 PM**

Application 15.613 BH      55 Charles Street (*continued review*)  
Applicant: Dan Greenfield (owner): Install folding (scissor action) metal security grates on two doors

##### **4:50 PM**

Application 15.701 BH      21 Chestnut Street  
Applicant: David Stern (architect): Introduce front yard garden with iron railing; expand areaway to basement level entrance; relocate skylights on rear roof plane, minimally visible from Mount Vernon Street

##### **5:10 PM**

Application 15.702 BH      25 Beacon Street  
Applicant: SDC-DLJ Beacon Hill, LLC (owner): Substantial rehabilitation, to include replacement of original wood windows, introduction of window wells, construction of roof deck and head house, masonry, roofing, and ironwork repairs, site improvements, etc.

##### **5:40 PM**

Application 15.703 BH      6 Mount Vernon Place  
Applicant: SDC-DLJ Beacon Hill, LLC (owner): Substantial rehabilitation of three story row house, to include introduction of gated vehicular passage in rear garden wall (visible from Joy Street), modifications to redundant fire escapes, expansion of dormers, replacement of wood windows, introduction of window shutters, site improvements, masonry and roofing repairs, etc.

##### **6:10 PM**

Application 15.704 BH      7 Mount Vernon Place  
Applicant: SDC-DLJ Beacon Hill, LLC (owner): Substantial rehabilitation of three story row house, to include expansion of dormers, removal of redundant fire escapes and introduction of metal spiral stair, replacement of wood windows, masonry and roofing repairs, etc.

#### **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 the 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, please present a copy of this agenda at the Inspectional Services Department (1010 Massachusetts Avenue) when applying for permits. ISD personnel will send an electronic copy of your building-permit application to the Environment Department. (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 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 two years 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 consult the staff at the telephone number above, or at [Erin.Doherty@boston.gov](mailto:Erin.Doherty@boston.gov). Thank you.

(over)

**III. Administrative Review/Approval** *(continued)*:

Application 15.618 BH      3 Acorn Street: Spot repoint façade; repair granite steps  
Application 15.695 BH      37 Beacon Street: Replace 2 wood 8/8 windows in kind  
Application 15.639 BH      70 Charles Street: Install blade sign on existing bracket  
Application 15.622 BH      73 Charles Street: Repair and paint storefront windows black; repaint entry foyers cream  
Application 15.693 BH      120 Charles Street: Replace first floor entry doors and hardware  
Application 15.701 BH      21 Chestnut Street: Replace 6 wood 6/6 windows, 8 wood 3/3 windows and 2 wood 6/9 windows in kind, to be painted cream; repaint door BM 2085-10  
Application 15.641BH      30 Chestnut Street: Replace rubber roof (exempt; not visible from public way); install copper gutter and flashing  
Application 15.699 BH      57 Chestnut Street: Repair masonry; replace lintel in kind; spot repointing  
Application 15.640 BH      66 Pinckney Street: Replace copper gutter in kind

**PROJECTED ADJOURNMENT:** 6:40 PM

**DATE POSTED:** 5 December 2014

BEACON HILL ARCHITECTURAL COMMISSION

Joel Pierce (*Chair*), Annlinnea Terranova, Kenneth Taylor, P.T. Vineburgh, *Vacancy*

*Alternates:* Thomas Hopkins, Susan Knack-Brown, Mary Fichtner, Danielle Santos, *Vacancy*

cc:      Applicants/Property Owners  
         City Clerk  
         Law Department

Mayor  
Office for Persons with Disabilities  
Architectural Access Board

Commissioners  
*Boston Courant*  
*Beacon Hill Times*  
*Abutters (design review only;*  
*from most recent tax lists)*