



City of Boston
Landmarks Commission

REVISED

3:47 pm, Feb 23, 2024



City of Boston
Mayor Michelle Wu

NOTICE OF PUBLIC HEARING

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

DATE: 3/5/2024
TIME: 5:30 PM
ZOOM: <https://zoom.us/j/99816199403>

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 Historic Preservation. Applicants or their representatives are required to attend, unless indicated otherwise below. Sign language interpreters are available upon request.

ATTENTION: This hearing will only be held virtually and NOT in person. You can participate in this hearing by going to: <https://zoom.us/j/99816199403> or calling 1 929 436 2866 US and entering meeting id # 998 1619 9403. You can also submit written comments or questions to SouthEndLDC@boston.gov.

I. DESIGN REVIEW HEARING

APP # 23.0363 SE

566 COLUMBUS AVENUE

Applicant: Marc Savatsky
Proposed Work: Master signage plan.

APP # 24.0711 SE

570 COLUMBUS AVENUE

Applicant: Leonardis Baez
Proposed Work: Install new signage at sign band; install new vinyl window logos.

APP # 24.0713 SE

10 BRADFORD STREET

Applicant: Mich Carey
Proposed Work: Replace existing solarium at rear roof with new aluminum system.

APP # 24.0709 SE

144 WORCESTER STREET

Applicant: Pawel Honc
Proposed Work: Demolish existing single-story garage in rear.

II. ADMINISTRATIVE REVIEW/APPROVAL: In order to expedite the review process, the commission has delegated the approval of certain work items, such as those involving

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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.** 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 approval letter. 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 617.635.1935 or SouthEndLDC@boston.gov Thank you.

- APP # 24.0672 SE** **139 APPLETON STREET:** Repaint cast stone stairs and curbing to approximate the original brownstone masonry.
- APP # 24.0694 SE** **88 BERKELEY STREET:** Replace existing aluminum windows at front and rear in kind.
- APP # 24.0698 SE** **72 CHANDLER STREET:** Repoint front facade in-kind.
- APP # 24.0734 SE** **115 CHANDLER STREET:** Emergency in-kind repair/replacement of first and second story lintels.
- APP # 24.0722 SE** **32 CLAREMONT PARK:** Repoint front facade, restore all brownstone lintels and sills with Mimic and painted Benjamin Moore HC-69.
- APP # 24.0715 SE** **480 COLUMBUS AVENUE:** Emergency repair, replacement of existing flat roof at top of bow in kind.
- APP # 24.0738 SE** **508 COLUMBUS AVENUE UNIT 4:** Replace three non-original wood windows with three, two-over-two wood windows.
- APP # 24.0736 SE** **508 COLUMBUS AVENUE UNIT 5:** Remove and replace four, non-original windows with two, two-over-two windows and two, one-over-one windows.



- APP # 24.0697 SE** **24 CONCORD SQUARE:** Cut and repoint at front of building using mortar to match existing.
- APP # 24.0721 SE** **39 CONCORD SQUARE:** Repair front steps in kind including bullnose shaping to match original profile.
- APP # 24.0701 SE** **25 DARTMOUTH STREET:** Emergency repair at roof repair due to active leak: replacing shingles in kind; removal of non historic roof metal panels; replace skylights in-kind.
- APP # 24.0710 SE** **86 EAST BROOKLINE STREET:** Replace two non-original wood replacement windows in-kind with new two-over-two wood windows.
- APP # 24.0699 SE** **225 NORTHAMPTON STREET:** Emergency repair, replacement of roof, repair/replace slate in kind; repair/replace copper flashing in kind.
- APP # 24.0707 SE** **229 NORTHAMPTON STREET:** Emergency repair, replacement of roof, repair/replace slate in kind; repair/replace copper flashing in kind.
- APP # 24.0728 SE** **115 PEMBROKE STREET:** Remove four windows and replace with four, two-over-two wood windows.
- APP # 24.0717 SE** **106 PEMBROKE STREET:** Emergency repair to remove existing brick sidewalk/bluestone slab (save for reuse) and waterproof. Reinstall existing brick/bluestone pad in like kind. Repoint and seal all joints of bluestone on the right side of the staircase. Caulk and seal around all bluestone. Waterproof existing utility cover.
- APP # 24.0716 SE** **567 TREMONT STREET:** Replace two sliding patio doors (one with transom), two double hung windows, one two-wide double hung window, and one four-wide double hung window in-kind.
- APP # 24.0708 SE** **143 WEST BROOKLINE STREET:** Emergency repair at roof repair due to active leak: replacing shingles in kind.
- APP # 24.0704 SE** **61 WORCESTER STREET:** Cut and repoint at front of building using mortar to match existing. Refinish lintels and sills in kind.

III. RATIFICATION OF 2/6/24 MEETING MINUTES

IV. STAFF UPDATES

V. PROJECTED ADJOURNMENT: 9:00 PM

DATE POSTED: 2/23/2024

SOUTH END LANDMARK DISTRICT COMMISSION

CITY of BOSTON



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Members: John Amodeo, John Freeman, Vacancy, Vacancy, Vacancy
Alternate: Catherine Hunt, 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/