



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

DATE: Tuesday, March 7, 2017
TIME: 5:30 P.M.
PLACE: BOSTON CITY HALL, PIEMONTE ROOM, 5TH FLOOR

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 the Environment Department. Applicants or their representatives are required 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. DESIGN REVIEW HEARING 5:30 PM

- 17.849 SE 1620 or 1538 Washington Street
Applicant: Kim Foltz – Boston Transportation Department
Proposed Work: Move Hubway station to one of two locations.
- 17.859 SE 285 Columbus Avenue
Applicant: Timothy Greene - Tenant
Proposed Work: Install 9 fiberglass canisters to contain relocated cellular antennas.
- 17.856 SE 1750 Washington Street
Applicant: Patrick J. Sharkey – Architect
Proposed Work: Install new brick chimney and new halo lit signage.
- 17.850 SE 502 Massachusetts Avenue
Applicant: Ron Marcos – Business Owner
Proposed Work: Replace all storefront glazing, replace signage, install takeout window into existing storefront system.
- 17.841 SE 536 Tremont Street
Applicant: Chris Mastrangelo – Tenant
Proposed Work: Install accessible ramp at entrance, replacement of front entrance door, paint exterior storefront and trim, install of 24" wide signband and halo lit and punch through signage on Tremont and Milford.

- 17.861 SE 124 Pembroke Street
 Applicant: Brian Suthoff – Owner
 Proposed Work: Replace roof in kind and rebuild and expand roof deck (pending visibility).
- 17.848 SE 556 Tremont Street
 Applicant: Josh Knapper – General Contractor
 Proposed Work: Install roof deck with same approved setback as 554 Tremont (pending visibility).
- 17.845 SE 3 Haven Street
 Applicant: Aaron Weinert – Architect
 Proposed Work: Eliminate windows on the Washington Street side of rooftop addition.
- 17.860 SE 22 Concord Square
 Applicant: Brad Richards – General Contractor
 Proposed Work: Install 2 HVAC units on roof.
- Advisory 370-380 Harrison Avenue
 Hearing Applicant: Andrew Hayes - Owner
 Proposed Work: Construction of a new 14 story mixed use building with below grade parking.

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 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 BELOW.** The electronic building-permit application as annotated by commission staff will constitute your Certificate of Appropriateness; this will be valid for one year 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 contact staff at 617.635.3850 or southendldc@boston.gov. Thank you.

- 17.839 SE 13 Concord Square: Restore fire balconies and rehab the masonry areas where the balconies are attached.
- 17.860 SE 22 Concord Square: Replace rubber roof and flashing in kind, replace slate on mansard in kind, replace copper gutters and flashing in kind, replace dormer trim

- pieces in kind, replace rubber roof on curved-top dormer with copper, replace 4 wood windows in kind.
- 17.840 SE 25 Milford Street: Repoint front façade in kind.
- 17.843 SE 106 Pembroke Street: Replace 12 2/2 aluminum clad double hung windows in kind.
- 17.838 SE 36 Rutland Square: Remove and replace existing roof deck with metal railing and original front railing set back of 8'.
- 17.858 SE 331 Shawmut Avenue: Replace 8 2/2 wood windows at rear and side in kind.
- 17.842 SE 411 Shawmut Avenue: Replace 8 aluminum clad 2/2 windows in cupola in kind.
- 17.771 SE 418 Tremont Street: Replace front signage.
- 17.862 SE 140 West Canton Street: Replace 10 2/2 wood windows in kind.
- 17.857 SE 178 West Canton Street: Replace 4 2/2 wood windows in kind.
- 17.846 SE 125 West Concord Street: Replace 4 2/2 wood windows in kind.
- 17.837 SE 30 Yarmouth Street: Replace 8 curved 2/2 wooden sash in kind and 2 straight 2/2 wooden sash in kind.

III. RATIFICATION OF 2/7/2017 PUBLIC HEARING MINUTES

IV. STAFF UPDATES

V. PROJECTED ADJOURNMENT: 9:00 PM

DATE POSTED: 23 February 2017

SOUTH END LANDMARK DISTRICT COMMISSION
 John Amodeo, John Freeman, Catherine Hunt, Diana Parcon
 Alternate: Peter Sanborn

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/