



**SOUTH END LANDMARK DISTRICT COMMISSION
PUBLIC HEARING MINUTES**

Held virtually via Zoom

August 19, 2021

Commissioners Present: John Freeman, David Shepperd, Catherine Hunt, and Fabian D'Souza

Commissioners Absent: John Amodeo and Diana Parcon

Staff Present: Joseph Cornish, Director of Design Review; Gabriela Amore, Preservation Planner

A full recording of the hearing is available at:

<https://www.boston.gov/historic-district/south-end-landmark-district>

5:00 PM: Acting Chair Shepperd called the public hearing to order. He explained that, pursuant to the Commonwealth of Massachusetts Executive Order Suspending Certain Provisions of the Open Meeting Law, that the public hearing was being conducted virtually via the online meeting platform Zoom in order to review Design Review applications. He also briefly explained how to participate in the online hearing.

Following this brief introduction he called the first Design Review application.

DESIGN REVIEW

APP # 22.0204 SE

ADDRESS: McKinley Elementary School, 90 Warren Avenue

Applicant: Raymond Design Associates, Inc.

Proposed Work: Raise the thru-wall flashing where roof meets brick walls, clad walls above the flashing with prefinished aluminum panels.

Project Representatives: Thomas Kazmonski and Jeff Yost

Documents Presented: Photos of existing conditions and plans for the proposed work.

Discussion Topics: Commission members discussed the extent of the project and the need for the proposed work. Staff reported that a site visit was made to the building on 7-29-2021 to review proposed colors for the panels and confirmed that "Sierra Tan" is the closest match to the masonry walls.

Public Comment: There was no public comment.



F. D'Souza motioned to approve the application with the proviso that staff follow the project closely and report back to the Commission if any additional work becomes necessary C. Hunt seconded the motion. The vote was 4-0 (Y: JF, DS, CH, FD) (N: None) (Abs: None).

ADMINISTRATIVE REVIEW/ APPROVAL

C. Hunt motioned to approve the Administrative Review/Approval applications. F. D'Souza seconded the motion. The vote was 4-0 (Y: JF, DS, CH, FD) (N: None) (Abs: None).

ADVISORY REVIEW

595 ALBANY STREET

Proposed work: Raze the existing 2 story brick structure and replace with a 6 story mixed use building with residential units on the upper 5 stories and parking and commercial use space on the street level.

Project Representatives: Andrew Brassard, Catriel Tulian and Marc LaCasse

The Commissioners discussed whether or not the building is a contributing building to the district, and if it is feasible to reuse. They were in agreement that a structural report must be submitted and reviewed by the commission when an application is submitted. The Commissioners discussed the massing of the proposed building and asked if the proposed commercial space could reuse the existing corner storefront entry. They also discussed the appropriateness of the proposed balconies and the proposed height. While it is within the 70 foot height restriction, they questioned how it relates to the Albany Street Strategic Plan.

Adjourn – 6:29 PM

D. Shepperd motioned to adjourn the hearing. C. Hunt seconded the motion. The vote was 2-0 (Y: DS, CH) (N: None) (Abs: None).