



Muddy River Overhaul May Start This Spring

By Joe Walsh

A long awaited overhaul of the Muddy River could finally kick off this spring.

The Army Corps of Engineers hired a contractor last week to deepen the Muddy River and restore its crumbling banks, the second phase in a lengthy

restoration project that will prevent the river from overflowing during large storms. Despite two decades of cutbacks and delays, advocates are excited that the \$74 million plan is moving forward, noting that it will protect the Fenway from

Continued on Page 6

Downtown Is Biden Country



By Joe Walsh

Boston's downtown neighborhoods are Joe Biden territory.

Biden drew more than 32% of votes cast in the city's

downtown areas, a decisive win that paralleled his unexpected victory across Massachusetts on Super Tuesday. Senators Elizabeth Warren and Bernie

Sanders, meanwhile, settled into second and third place in Boston's core neighborhoods.

The former Vice President

Continued on Page 2

Women Changing Boston's Skyline

By Dan Rabb

Real estate development in Boston has traditionally been an old boys' club. But in recent years, women have been at the helm of some of the city's most ambitious building projects, changing the development industry along with the Boston skyline.

Today, Kathy MacNeil is one of Boston's development heavyweights. A Principal at Millennium Partners, she's currently managing the construction of Winthrop Center, and was a central figure in the completion of the Millennium Tower and the Ritz Carlton building on Avery Street.

Continued on Page 3



Kathy MacNeil



Mayor's Chief of Staff Has South End Roots

By Joe Walsh

Mayor Marty Walsh has chosen a downtown real estate staffer to serve as one

of his key advisors.

Kathryn R. Burton will start as Walsh's new Chief of Staff

Continued on Page 6

Biden

Continued from Page 1

raked in over 8000 votes across the Back Bay, Beacon Hill, the South End, the Fenway and Downtown, helping him narrowly win the city of Boston overall. Even though Warren collected 27% of downtown votes, she fell short of expectations, falling into third in Boston and Massachusetts. And Sanders earned 22% downtown, but he came within 56 votes of winning citywide.

The other candidates were far behind. Michael Bloomberg, who suspended his campaign Wednesday morning, gathered only 13% of local votes despite reportedly spending more than \$12 million on advertising statewide. Finally, Tulsi Gabbard drew just 68 downtown votes, and former candidates like Pete Buttigieg and Amy Klobuchar collectively earned almost 5% downtown despite dropping out.

In addition to winning the total downtown vote, Biden earned victories in most local precincts. He swept Beacon Hill, Bay Village, most of the Back Bay and large parts of the South End. Meanwhile, Sanders won several precincts in the Fenway, the South End and Chinatown, and Warren won part of the West Fenway and came in second place across dozens of other precincts.

Sanders supporter and South End political volunteer Jonathan Cohn is not surprised that his candidate placed third in the downtown areas. Sanders performed well in younger enclaves like the Fenway, Cohn noted, but a handful of affluent areas favored Biden, Warren and sometimes even Bloomberg over him.

"I wasn't shocked to see that this wasn't his stronghold in the city," Cohn said.

Some locals believe that a pair of endorsements this week from Buttigieg

and Klobuchar helped propel Biden into first place. Buttigieg was popular in some corners, earning more cash from downtown donors than any other candidate. Plus, for longtime Biden supporters like Back Bay resident Barry Solar, the former Vice President portrayed himself as a credible challenge to President Donald Trump.

"We're so disgusted with Trump that our number one priority is to nominate someone who can defeat Trump," said Solar, a realtor.

State Representative Jay Livingstone agrees that voters were keen to choose a strong general election contender, but he saw Warren as the best option. He was somewhat disappointed that Warren did not win in Massachusetts, arguing that many residents who chose other candidates still likely approve of her.

"She is one of the smartest people I've ever met, and I thought [she] bridged the gap between left leaning Democrats who like her message and more moderate Democrats who have seen her be successful in accomplishing things," said Livingstone, who represents the Back Bay and Beacon Hill.

Voter turnout was relatively high this year. About 38% of downtown registered voters cast a ballot in the Democratic or Republican primary, and voter participation was higher in most precincts than in 2016. Local political watchers say residents were enthusiastic, even if most voters ultimately chose not to vote.

"There's intense interest in the election," said former City Councilor Larry DiCara. "When turnout goes up, you are more likely to have people who are less ideological and more making their decision later."

Chief of Staff

Continued from Page 1

on Monday, the mayor announced earlier this week. Burton has worked in the public sector and at nonprofits for most of her career, but she spent the last four years as director of operations for New Boston Ventures (NBV), a developer that has helped reshape the South End with a series of large and occasionally controversial residential complexes.

In her new role, Burton is tasked with implementing Walsh's priorities and overseeing a workforce of more than 18,000. She will be the first indigenous person to hold a cabinet position, City Hall officials noted.

"I look forward to helping Mayor Walsh achieve his ambitious goals for the city and being part of the team that is leading the charge in making Boston a better place for all," Burton said in a statement.

A former chief of staff for State Treasurer Steve Grossman and leader at gender equity nonprofit Barbara Lee Family Foundation, Burton shifted to the private sector about four years ago.

As NBV's director of operations, she supervised staff and helped to keep the office focused, working on nearly all of the firm's major projects, said NBV Principal David Goldman. Goldman is sorry to see Burton leave his firm, casting her as a key part of his team. He expects Burton to serve the city well, though.

"She was sort of the engine that drives the plane," Goldman said. "She's a force to be reckoned with, and a terrific human being."

In recent years, NBV has left its mark on Boston by building new

residential buildings and overhauling old ones, with a focus on the South End. The firm turned a 19th century church on Shawmut Ave into a luxury condo complex called The Lucas, and it built The Boulevard near the Rose Kennedy Greenway.

The firm also plans to redevelop the Harriet Tubman House, replacing a South End community center with a new condo complex. The development, which was approved by city officials last year, has drawn opposition from some activists who warn that the plan will hasten the area's rapid gentrification and uproot a handful of local nonprofits who use the aging community center.

Burton's predecessor at City Hall also has ties to Boston's downtown neighborhoods. Former Chief of Staff David Sweeney left his post as Walsh's Chief of Staff earlier this year to serve as the executive director of MASCO, an advocacy organization for the Longwood Medical Area's universities and hospitals.

Burton will handle both city services and Walsh's policy agenda. The mayor said that Burton's private and public sector experience should serve her well in this dual role.

"From her wide ranging background across sectors, it is clear that she is someone who is smart and driven," Walsh said in a statement. "Her commitment to common sense solutions will be a valuable asset as we work together to carry out our wide-ranging and progressive agenda of bold initiatives to move Boston forward."



Over 30 Years Renovating Boston's Finest Homes

John Connaughton
781-354-8672
jconnaughton@connaughtonconstruction.com
connaughtonconstruction.com

At the Hynes Convention Center

March 7-8 Boston Volleyball Festival 22,000 attendees	March 10 Directions 2020 1,000 attendees
March 8-10 International Antiviral Society-USA Conference on Retroviruses and Opportunistic Infections 2020 4,000 attendees	March 13 South Boston's Citizens' Association Dinner 350 attendees

INSIDE

- Downtown News 3
- Crime & Punishment 4
- Beacon Hill News..... 5
- Fenway News..... 6
- South End News 7
- Real Estate 10

THE BOSTON GUARDIAN

THE BOSTON GUARDIAN IS PUBLISHED ON FRIDAYS.
©2019 GUARD DOG MEDIA, INC.

PRESIDENT
ROBERT WHITCOMB

EDITOR/PUBLISHER DAVID JACOBS	REPORTERS DAN RABB JOE WALSH MANNIE LEWIS
ASSOCIATE EDITOR GEN C. TRACY	PRODUCTION MANAGER BOB HENRY
EDITORIAL ASSISTANT CHRISTINE LAVOSKY	

P.O. Box 171558, BOSTON, MA 02117 TELEPHONE: (857) 265-3022 FAX: (857) 990-3128 EMAIL: news@thebostonguardian.com
LIKE US ON FACEBOOK@thebostonguardian FOLLOW US ON TWITTER@bostonguardian
The reproduction in whole or part, of any information contained herein and prior is forbidden without the express written permission of the publisher.

THE BOSTON GUARDIAN

We Want To Hear From You!

857-265-3022
news@thebostonguardian.com



Leslie Cohen

Women In Real Estate

Continued from Page 1

But in the mid-1980's, as a recent Wentworth graduate looking to get into the building business, she learned quickly that her path would be strewn with obstacles. A skilled engineer with a knack for logistics, MacNeil took a job at a north shore construction firm. She found success quickly, and figured she was bound for a top leadership position. But that illusion was shattered when the owner's son completed graduate school.

"I realized that, as hard as I was working, that this kid's going to take over," she remembers. "I was never going to have a chance."

MacNeil points to this parochialism as one of the primary factor that kept the industry's doors closed to women in Boston. It wasn't what you knew, she says, it was who you knew. Or, better yet, who you were related to. These social networks shut women out.

Yet, while much of Boston's real estate is still owned by firms passed down the paternal line, MacNeil says the situation for women in development is very different today. Real estate has gone from a localized industry to an international investment vehicle, and this shift towards Wall Street and global finance has created entry points for women. Programs like MIT have given women with the necessary qualifications and skill sets a gateway into the industry that didn't exist previously.

But even with these doorways open, MacNeil says women in development faced challenges to career advancement not faced by their male colleagues.

Leslie Cohen agrees. A principal at Samuels & Associates, Cohen entered the

field in the late 90's and recalls being the only woman in nearly every meeting.

"I was most often either a mid-level person or even a senior person, and the men would not make eye contact with me," she says. "They would only make eye contact with my male counterparts, some of whom were below me."

She says these same unconscious biases meant that women with ambition were often pigeon holed in non-partner track positions like human resources or marketing. These biases have lessened with time, Cohen says.

Cohen and MacNeil point to changing attitudes towards child rearing as a central factor in opening up leadership positions to women.

It's an issue with which MacNeil is painfully familiar. While on maternity leave, she was cut out of a deal for which she did much of the work. Later, she would routinely feign illness instead of acknowledging she had to leave work early to take care of her kids.

"I never want my colleagues today to feel that way," she says. "I downplayed all my motherhood things, and I'm not really proud of that."

At Samuels & Associates, Cohen now makes a point of destigmatizing parenting. She says that as parental roles become less gendered, this benefits men as well, the result of top level female leadership.

"I put on my shared calendar if I'm going to my kid's conference or taking them to the doctor or whatever else because I want my colleagues, men and women, feel like they can too," Cohen says. "The more that everyone's doing that, the more balanced the workplace."



African American Was 1st Revolutionary Death

By Dan Rabb

Coinciding with the 250th anniversary of the Boston Massacre, an exhibit launching this week at the Old State House examines the life and memory of Crispus Attucks, the Massacre's first victim who would become a powerful symbol in the struggle for racial equality in Boston and the country at large.

Reflecting Attucks is a project by Revolutionary Spaces, the nonprofit that as of December serves as the steward of the Old State House and the Old South

Meeting House. The exhibit is one of a series of initiatives, events and reenactments planned by the organization to mark the March 5th anniversary of the Boston Massacre.

There is general agreement among historians that Attucks, a former slave of both African American and Native American ancestry, was likely the first person to be killed in the Boston Massacre. He was shot multiple times by British redcoats attempting to quell an

Continued on Page 8



Public Meeting

Harbor Garage Redevelopment

Monday, March 16
6:00 PM

BPDA Board Room, 9th Floor
One City Hall Square
Boston, MA 02201

Project Proponent:
RHDC 70 East India LLC c/o The Chiofaro Company

Project Description:
BPDA is hosting an open house meeting on the Harbor Garage Development project. Members of the development team and BPDA staff will be on hand to discuss the following topics:

- climate change resiliency and sustainability
- building design and land use
- site plan and open space
- transportation/site access

There will be no formal presentation; attendees can come and go at their convenience. If you cannot attend this meeting, an identical open house will be held on Monday, March 23.

mail to: **Tim Czerwiński**
Boston Planning & Development Agency
One City Hall Square, 9th Floor
Boston, MA 02201
phone: 617.918.5303
email: tim.czerwiński@boston.gov

Close of Comment Period:
4/3/2020

BostonPlans.org | @BostonPlans
Teresa Polhemus, Executive Director/Secretary

CRIME & PUNISHMENT

POLICE LINE DO NOT CROSS

By Christine Lavosky

District 4: 650 Harrison Avenue, 617-343-4457

District A-1: 40 New Sudbury Street, 617-343-4627

Caught Black Hatted

On February 24 around 9 am, an officer was called to the Bank of America at 40 Boylston St. to investigate some found property.

Earlier that morning two men entered the bank and one made a transaction from his personal account. In a move that would baffoonishly self-sabotage their whole plan, the suspects left a black winter hat full of various debit cards, credit cards, rewards cards, passports, vehicle registrations, vehicle keys and check books all tracing back to different identities at the bank. Apparently, ATM transactions are so stimulating and distracting that all focus fades away. In an attempt to reclaim their stolen identities, the suspects returned to the bank shortly after and demanded the hat back. The bank managers refused to give it back and froze the bank account of the man who made the ATM transaction earlier.

Finders Keepers Losers Will Find You With GPS?

Around 2:26 pm on February 25 a police officer headed to the scene of a bicycle theft at

79 Chandler Street.

The so-called victim left his Chrome Bianchi Pista unlocked out on the sidewalk in front of his apartment around 2:05 pm before entering his apartment. When he came back outside around 2:10 pm his bicycle was gone. Is it really theft though if the bike wasn't locked? People leave free things they don't want any more on the sidewalk all the time...

Possessing a flawed internal logic system surrounding security measures, the "victim" had a "Ring Doorbell" system installed over his door and thus, had video footage of a white man between the ages of 30 and 40 dressed in a black jacket, yellow hoodie and black backpack riding off on his bike. He also had a GPS system on his bicycle, but is still figuring out how to use it. Womp, womp, womp. The officer told him to recontact 911 if he locates it. Hopefully, he also shared the obvious advice that if he just locked his bike (with a heavy duty U-lock) in the first place he probably wouldn't need a stoop camera or GPS locator for his bike.

Trapdoor Hidey Hole

Around 7:20 am on February 24, two officers responded to a radio call from an employee of the Colonnade Hotel in regards to a drug-related breaking and entering incident.

When they arrived at the hotel, the police encountered the suspect who appeared to be sleeping in front of the scene of the break in. He lay in front of a grate which had been cut and bent back with any number of the tools from the sketchy character starter pack laying on the ground beside him. Upon examining the pack's contents, police found hammers, wire cutters, a bike lock, a wire cord lock, a knife, Allen wrenches and a multi tool.

Once he came to, the suspect stated that he was on drugs which at least explains the unconventional choice of nap venue, and went on to say that he pried open the grate using his tools in order to leave a bag inside. After opening the grate, police found a bag of fentanyl and a bag of cocaine in his hiding spot. Looks like our drug dealer is a fan of getting buzzed on the job.

Fake Money, but Real Style

On February 26 at around 2:50 pm, two officers responded to a radio call for a person attempting to use counterfeit money at the Georgio Armani store located at 22 Newbury St.

A man with pretty classy, expensive taste tried on a pair of sneakers he found to his liking and then asked a sales associate if he could test them outside of the store, as one does. The sales associate told him his request opposed the store's policy. Strutting around the store like he was a model on the catwalk, he picked out several

items from this designer collection including a pair of dress shoes, a bow tie, sneakers, a belt and a blue jacket. However, he overshot the depth of his faux deep pockets; after being told by the sales associate that the blue jacket cost \$4,000 he put it back. He passed the clerk \$2,500 for the remaining items which totaled \$2,463.75.

The clerk, quite an astute character, immediately suspected the bills to be fake and ran them through an electric counterfeit identification machine thus confirming his suspicion. The suspect became incredibly agitated, swearing profusely at the staff, claiming that the cash was real and that it was old money.

Mixed Signals

Around 5 pm on February 19, three officers responded to a radio call to remove a threatening man from a Starbucks located at 147 Massachusetts Ave.

The store manager informed the police that the suspect had been harassing customers. He tried to escort the suspect off the premises at which point the suspect unleashed a string of threats, saying "I'll punch you in the face," shouted an obscene insult. He left before the police arrived and thankfully did not follow through on any of his threats.

Ironically, the suspect was wearing a bright green jacket which happens to be the same shade as the Starbucks apron which is part of the employee uniform. Was he trying to show his brand loyalty to the company, dress for an interview or cause a scene?



Public Meeting

149-155 Newbury Street

Monday, March 16
6:00 PM - 8:00 PM

Old South Church- Gordon Chapel
645 Boylston Street
Boston, MA 02116

Project Proponent:

L3 149 Newbury, LLC- L3 Capital

Project Description:

The proposed Project consists of the redevelopment of a surface parking lot at 149 Newbury Street in the Back Bay neighborhood of Boston. The proposed Project will eliminate the 66-space parking lot and construct a five-story building totaling approximately 43,500 gross square feet (sf) including approx. 17,500 sf of retail space and approx. 26,000 sf of office space.

mail to: **Michael Sinatra**
Boston Planning & Development Agency
One City Hall Square, 9th Floor
Boston, MA 02201
phone: 617.918.4280
email: michael.a.sinatra@boston.gov

**Close of Comment
Period:**
3/31/2020

BostonPlans.org | @BostonPlans

Teresa Polhemus, Executive Director/Secretary

Neighborhood Association of the Back Bay



We Invite Your Nominations for NABB's COMMUNITY SERVICE AWARDS

Each year the Neighborhood Association of the Back Bay recognizes individuals who have shown exceptional dedication to the preservation of the Back Bay, one of America's largest Victorian neighborhoods. If you know of someone who deserves to receive one of these awards, please complete and send us this form. *Thank you!*

Name of Nominee:

Please print name of individual, group, committee, institution, or organization you are nominating: _____

Award (please select one):

Paul Prindle Community Leadership Award

Criteria: Recipient selection will be based on important and sustained leadership in promoting residential interests in the Back Bay.

Mary Natale Citizenship Award

Criteria: Recipient selection will be based on significant and sustained dedication and service to the residential interests of the Back Bay. This award honors unselfish and unheralded commitment to the Back Bay residential neighborhood.

Name of Nominating Party:

For further information, the Awards Committee should contact:

Name _____

Address _____

Telephone _____

Please attach a description of the work and contribution of the nominee.

Please send this form and your attachment to:

NABB, 160 Commonwealth Ave L8 Boston, MA 02116-2749

Or Email: info@nabbonline.com

DEADLINE FOR SUBMISSION: April 1, 2020

Beacon Hill Wine Dinner

More than 70 guests gathered at Rochambeau last week for Hill House's annual Wine Dinner fundraiser. The event raised more than \$45,000 for the neighborhood organization's youth and community programs.



Photos: Dianne Powers



Photo: Bob Henry

Many Esplanade Trees to Be Cut Down/Replaced

By Joe Walsh

The Charles River Esplanade looks like a lush green space, but many of its trees are beset by hidden health problems. Advocates say the best way to help these trees is by cutting some of them down.

The Esplanade Association plans to pull out dozens of dying trees that dot the narrow riverside park, replacing them with hundreds of newer plantings. The nonprofit

organization kicked off the \$2 million project over the last few months by removing about 30 old trees and planting 20 new ones, the start of a decade long effort that group officials say will leave the park's aging tree canopy healthier and more diverse.

"This is the first major tree planting effort on the Esplanade since the 1950s," said Esplanade Association Executive Director Michael Nichols. "It's certainly a big deal for

Continued on Page 8

One island. Fourteen homes. Infinite memories.



THE COPLEY GROUP
nantucket collection

Nantucket houses are available to rent by the week in the summer time. Shorter term rentals are available throughout the year.

Nantucket rentals available year-round
1509 901-9877
guestservice@thecopleygroup.com
www.thecopleygroupnantucket.com



Public Meeting

Urban Renewal Community Meeting

Thursday, March 26
6:00 PM

West End Museum
150 Staniford Street
Boston, MA 02114

Project Proponent:
Boston Planning and Development Agency

Project Description:
The Boston Planning and Development Agency invites the surrounding neighbors for a meeting to gather information on potential updates to the West End Urban Renewal Plan.

mail to: **Christopher Breen**
Boston Planning & Development Agency
One City Hall Square, 9th Floor
Boston, MA 02201
phone: 617.918.4202
email: chris.breen@boston.gov

BostonPlans.org | @BostonPlans
Teresa Polhemus, Executive Director/Secretary

City Is Considering Boylston Bike Lanes

By Joe Walsh

The city is renewing its push to add bike lanes to Boylston Street in the Fenway.

More than a decade ago, officials designed an overhaul of Boylston Street, envisioning space for bikes, wider sidewalks, better traffic lights and more tree cover for the busy road. But as a construction boom transformed Boylston's skyline and increased overall foot traffic, the street itself sat mostly unchanged.

Now, city planners hope to dust off these ideas. Transportation officials will gather public input for a Boylston Street redesign this year, and construction could kick off by spring 2022. The exact changes are still unclear, but Fenway locals are relieved that a transportation overhaul is finally gathering momentum.

"It's a welcome and timely discussion to have," said neighborhood resident and Fenway Civic Association member Marie Fukuda. "Traffic patterns have shifted significantly."

Most significantly, Boston Transportation Department (BTD) officials are pitching a set of protected bike lanes, shielded from car traffic by either plastic bollards or a line of parked cars. These lanes may run across the neighborhood on Boylston Street before crossing the Muddy River via Brookline Ave, making it safer for commuters to

bike through the Fenway and reach the Longwood Medical Area.

The city is also eyeing better pedestrian ramps on Boylston Street's sidewalks, curb extensions to make street crossings safer and new traffic lights timed for walkers and bikers. The project is primarily funded by the state, BTD officials say, though the city could take on smaller improvements over the next year.

Some of these ideas date back to 2006, when the state offered up transportation funding as part of a wider economic stimulus package. The city then devised a master plan for Boylston Street that sat unimplemented. However, as developers began scooping up land and building massive apartment complexes, these private projects helped to fund upgrades like wider sidewalks and new trees.

"We're trying to be strategic about it," said BTD Senior Transportation Planner Charlotte Fleetwood. "We've leveraged development, and I think the developers are very much in support of the vision."

With large parts of the road's sidewalks already overhauled by developers, the city now hopes to fill in some missing pieces and address traffic conditions on Boylston Street itself, Fleetwood explained.

Continued on Page 8



Muddy River

Continued from Page 1

devastating floods.

"It's wonderful that the second phase is finally starting," said Frances Gershwin, chair of the project's resident led Maintenance and Management Oversight Committee.

The Army Corps is aiming to start work in May and finish up by 2023. Over that time, contractor Charter will dredge large parts of the Muddy in the Fenway and Mission Hill, expanding the river's capacity and removing polluted soil. Workers will also stabilize the river's banks, remove structures that block the water and pull out the invasive phragmites reeds that choke some sections.

Charter is still working out a schedule, but Army Corps officials said residents can expect disruption and daytime noise as the project winds through the Fenway. Dredging will take place at more than a dozen worksites between Ipswich Street and the Longwood Area, and the firm will tackle several spots at a time.

"We are planning on working in multiple areas, as long as it's efficient and beneficial to the neighbors," said Charter President Bob Delhome.

Charter also handled the project's first stage, which wrapped up almost four years ago. That phase eliminated the narrow culverts that once carried the Muddy below roadways and parking lots near 401 Park, allowing part of the river to see the light of day for the first time in decades.

The project's immediate impact will be aesthetic, advocates noted. Parts of the river will no longer sit ringed by eroding banks and burdened by reeds, restoring the landscapes that Frederick

Law Olmsted envisioned when he created the Emerald Necklace. Staff hope that the Muddy's natural appearance will improve even though budget cuts prevented the Army Corps from fully restoring the river's ecology.

The Army Corps' long term goal is less glamorous, however. The project aims to turn the manmade river back into a storm drain for the Fenway, reversing decades of neglect that left the Muddy squeezed by roads and laden with silt. Once this work is complete, the Muddy will have more capacity during heavy rainstorms, preventing it from overflowing its banks and flooding into nearby areas, officials explained.

"The project will significantly improve water conveyance," Wendy Gendron, chief of the Army Corps' New England civil works branch, said at a community meeting last week.

This role will become more important over time. As climate change brings more intense severe weather to Boston, a revamped Muddy would take in rainwater from the Fenway and prevent neighborhood flooding.

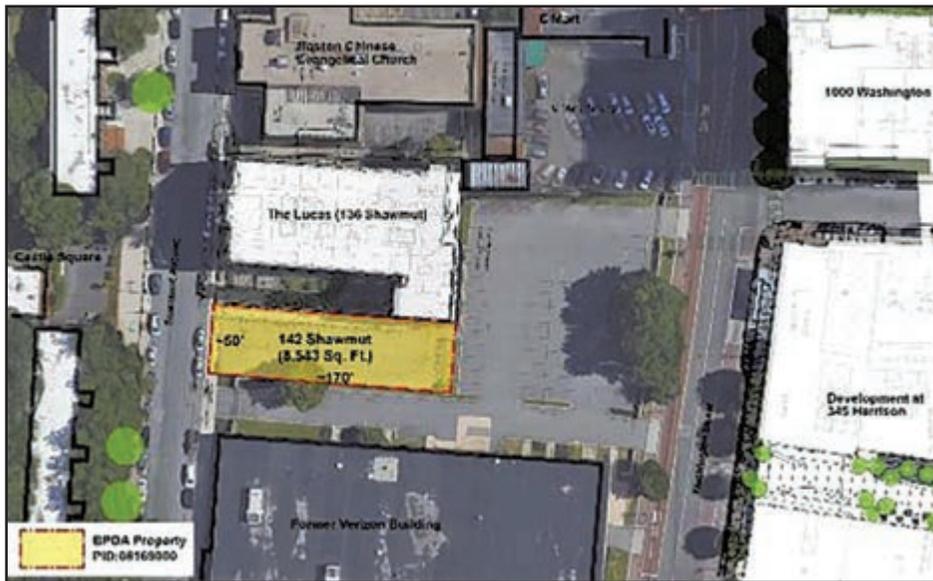
Olmsted designed the Muddy to serve as a 19th century drainage system, diverting stormwater away from populous areas and toward the Charles. Although Olmsted's ideas are 140 years old, the specters of climate change and storm surges make his vision strikingly relevant yet again, officials explained.

"Olmsted was thinking about green infrastructure and urban landscape architecture before they were nomenclature," said Christopher Cook, the city's chief of Environment, Energy and Open Space. "If we had just enacted his plans in the first place, we wouldn't be in the mess that we're in."

DON'T SIGN ANYTHING:

A GUIDE FOR THE DAY YOU'RE LAID OFF

By the authors of the highly acclaimed *How to Negotiate Your First Job*
Paul F. Levy and Farzana S. Mohamed



Shawmut Ave May Get a Public Park

By Dan Rabb

The future of a city owned plot of land on Shawmut Avenue designated to become a park may soon come into focus.

In February of 2019, officials at the Boston Planning and Development Agency (BPDA) asked South End residents and neighborhood groups what they wanted to see built on a thin strip of land known as Parcel 5, located in the newly developed New York Streets Neighborhood. Adjacent to The Lucas condominiums built into the former Trinity Church, the 8,543 square foot parcel was, and

remains, one of the last undeveloped slices of public land as the area filled in with luxury condos.

At a public meeting, South End resident groups from the Castle Square Tenants' Association to the East Berkeley Neighborhood Association reached a rare consensus: the land should be a park. Now, the BPDA is finally looking to find a buyer for the site who can make that vision for a neighborhood green space a reality. But who that buyer will be or

Continued on Page 8

Weed Dispensary Is Coming Soon

By Dan Rabb

The South End's first cannabis dispensary could open for business by this summer.

Rhode Island-based Liberty Compassion Centers received approval from city regulators in February of 2019 for a medical marijuana dispensary at 591 Albany Street in the South End. More than a year later, the company is now entering the final phases of the state level licensing process and expects to open early in the second half of 2020, according to Liberty CEO Vincent Giordano.

"You should see the doors open sometime this summer," said Giordano. "That's the most likely scenario."

Liberty is the only dispensary, medical or recreational, to receive approval to open in the South End. One of only 14 dispensaries to be approved in Boston, the city's go ahead followed public meetings and a letter of nonopposition from the Blackstone/Franklin Square Neighborhood Association (BFSNA). Liberty also signed a Memorandum of Understanding (MOU) with the neighborhood group, a first of its kind agreement in Boston codifying everything from operating hours to payments to local nonprofits.

What's taking so long after a year? Giordano points to the slow pace of the licensing process at the state-level Cannabis Control Commission (CCC), required before any marijuana business

can begin operations. Liberty's application requires the company to manufacture all its own products, and the license for its processing facility in the town of Clinton, Massachusetts will be voted on by the CCC this month.

Should the state approve the Clinton plant, Liberty still has to complete construction at the Albany Street location, then must undergo a final inspection and vote by the CCC. Construction of the South End dispensary is expected to wrap up in April, according to Giordano, while the final steps with the backlogged CCC could take months more.

"Our final production license in Clinton is the last piece to get this whole process rolling," said Giordano. "It has been a long complicated, time consuming and expensive process..."

With no other proponents of cannabis businesses in the South End seemingly anywhere near approval by the city or state, Giordano is not ruling out eventually exploring a transition to selling recreational marijuana, known in industry jargon as adult use. It's a possibility that Liberty executives have been open about throughout the process, although Giordano insists that no pot shop pivot is imminent.

"When we were going through the process with all the neighbors, the one thing I would not commit to was never going to adult use,

Continued on Page 8

the
HOLLAND COMPANIES
Design & Construction

WHITE — ACCEPTABLE ALL YEAR ROUND

THEHOLLANDCOMPANIES.COM — 617.556.2900

PHOTOGRAPHY: BOB O'CONNOR
ARCHITECT: MACIN + ASSOCIATES

Crispus Attucks

Continued from Page 3

angry mob of colonists, making him, in a sense, the first casualty of the American revolution.

While Reflecting Attucks examines what life in Boston may have been like for someone from Attucks' background, the bulk of the exhibition focuses on how his memory has been used as a powerful symbol in the country's struggle with racial justice. As a person of color and the first martyr of the revolution, Attucks has served as a rebuke to the often whitewashed portrayal of America's founding from the abolitionist movement to the bussing crisis.

"The memory of Attucks and his role in the Massacre have been shaped at a few critical moments of crisis and conflict where we as a nation have had to grapple with issues of racial justice and what our body politic looks like," said Nat Sheidley, CEO of Revolutionary Spaces.

"It's a story about how we've used the founding era in order to continue a set of deep and meaningful conversations as Americans that began with the founding but are not yet finished."

The exhibit traces this history beginning with black abolitionists in the 1850's. Slaveholders and their allies argued that former slaves could never be true citizens, being too self-interested and narrow minded to sacrifice for the common good. So abolitionists pointed to Attucks.

"He's the first person who sacrificed on

behalf of this experience we call the United States," said Sheidley. "It's a very direct response to those racist arguments by slaveholders."

Attucks would continue to be used to connect black Americans to the nation's founding story. Following Dredd Scott supreme court decision, which effectively denied full citizenship to African Americans, abolitionists christened the anniversary of the Boston Massacre "Crispus Attucks Day," holding a major rally at Faneuil Hall.

The idea of Crispus Attucks Day would continue, particularly in Boston, throughout the next century and a half. It was employed by Civil Rights leaders from William Monroe Trotter in the early 20th century to Melnea Cass in the 60's and 70's.

Sheidley says that through Reflecting Attucks, Revolutionary Spaces is continuing this tradition of using the anniversary of his death as an impetus for dialogue around race and American identity. But he also wants to move that narrative forward. The exhibit gives greater voice to Attucks' symbolic importance to Native Americans, which has generally been ignored outside of native communities.

"In our memory, he's very much part of the story of the African American struggle for justice, but he's claimed by many New England native communities," Sheidley said. "There's a lot of work for this commonwealth to do in terms of coming to terms with the histories of our native communities and what that means in terms of our larger story."

Esplanade Trees

Continued from Page 5

the park, and people have already started to take notice."

The program, titled Lasting Esplanade Arbor Fund (LEAF), is grappling with an 80-year-old tree canopy whose health has declined significantly. Fewer than half of the park's trees are in good shape, staff found in a 2015 study.

The park is an unforgiving environment for trees, as years of heavy use have compressed the soil and made it tough for water and nutrients to reach the roots below. Unhealthy and nutrient starved trees can dent the park's canopy, Nichols explained, and they pose a safety risk to park users if their branches die or become imbalanced.

Plus, the Esplanade's tree population is not diverse, a seemingly obscure problem that could threaten the canopy's health even further, Nichols noted. Only about four major tree species fill the park, so a disease outbreak or insect infestation could sweep through the Esplanade and rapidly kill off hundreds of nearly identical trees.

"If you plant too much of the same species, and they have an issue, you could lose a large number of trees in a fairly short period of time," Nichols said.

The LEAF project aims to mend these

looming issues. Each winter, workers will tear out trees that are either dead or too decrepit to save, a population that could number in the dozens, according to Nichols. Meanwhile, up to 50 new trees will be planted every year, with a focus on diverse species that will make the park's canopy less uniform.

The project could also rescue hundreds of Esplanade trees before they die, Nichols noted. Teams will treat the park's soil to add nutrients, decompact the dirt so that water can easily reach the trees' roots, and prune dying tree branches.

The impact of this work is already noticeable, according to Nichols, with a handful of new trees taking root in the park. But in the long run, it could rescue scores of older trees and make disease outbreaks less disastrous.

"They're in a harsh urban environment. There's a lot of events, a lot of people," he said. "Absent some major new focus on the tree canopy, we would continue to see tree failures in significant numbers."

The Esplanade Association is funding this work through a mix of private donations and public grants, alongside support from the state Department of Conservation and Recreation (DCR), which owns the park. "Enhancing the Esplanade's tree canopy will ensure the park remains healthy and vibrant for years to come," DCR Commissioner Jim Montgomery said in a statement.

CLASSIFIEDS CALL (857) 265-3022

Custom Flooring & Millwork

–Wide Plank & Long Length Flooring
–White Oak & Antique Heart Pine
–Genuine Mahogany Decking
T.S. Mann Lumber 978-249-2206

www.MannLumber.com

**THE BOSTON
GUARDIAN
To Advertise
Call 857-265-3022**

Bike Lanes

Continued from Page 6

The decade old master plan is guiding these upgrades, but the city plans to adapt its designs to fit a neighborhood that has changed drastically in recent years, Fleetwood noted. More residents and commuters walk and bike instead of driving, ride hailing services like Uber now need dedicated zones, and the city has changed its preference from standard bike lanes to protected tracks.

"As we continue to complete the vision, I think it's going to serve the neighborhood

well," she said. "And it's serving the changing ways that people get around."

Neighbors will weigh in on the city's plans over the next few months, with a community meeting slated for later in March. Fukuda said specific design details will be key, noting that residents may worry about lost parking spaces and connections between the new bike lanes and other bicycle routes. Ultimately, she hopes the project will tackle the entire street, rather than waiting for developers to upgrade some parts.

"My hope would be that we have comprehensive upgrades and no missing segments," Fukuda said. "I wouldn't want to waste the opportunity to ... upgrade that entire stretch."

Dispensary

Continued from Page 7

because I can't predict the future and I don't want to limit the business," he said. "But it's clear to me, in that neighborhood, that I have to demonstrate a viable, positive working relationship with the community and show there's nothing scary about us before we start thinking of anything like that."

Any such decision would require Liberty to effectively restart the city and state approval

processes from square one. And while representatives of the BFSNA characterized their relationship with Liberty as positive, they emphasized that their official support would not apply should the company go that route.

"Our memorandum of understanding and nonopposition was specifically premised on medical marijuana only," said BFSNA president David Stone. "It's an industry that's a known quantity that has some sort of track record with the state. Adult use would be an entirely different discussion."

Public Park

Continued from Page 7

how the open space will be funded is unclear.

The desire for a park on the site among South End leaders remains unchanged. Indeed, while the New York Streets area has sprouted new building after new building, this development has been accompanied by almost no public green space or parkland.

"If there's anything that the New York Streets really needs it's open space," said Sheila Grove, a longtime neighborhood activist and the former Executive Director of Washington Gateway Main Streets. "That neighborhood needs softening up and it needs places where people can congregate that aren't located inside their building. It's not inviting right now, so a park there would be a really nice amenity."

The city's request for proposals also calls for the site's landscaping to include significant additions of trees and other plantings, along with lighting that allows the park to serve as a safe pedestrian connection between Shawmut Avenue and Washington Street at all hours. Proponents have until March 24th to submit plans to the BPDA.

Who's willing to fork over cash for a public park? Sources familiar with South End development say that while there may be nonprofits who could afford to purchase, landscape and maintain a new park, the likely buyer will be a developer of a nearby building looking to fulfill a community benefit requirement or provide a neighborhood amenity for their tenants.

That eventual buyer will have a head start on fundraising. The Davis Companies contributed \$75,000 for work on Parcel 5 as a community benefit from their 100 Shawmut project, currently under construction, according to a developer familiar with the transaction.

Once the city figures out who ends up in control of Parcel 5, leaders of nearby neighborhood groups say they hope to be included in discussions about the specifics of what ends up on the site.

"We'd be very interested in the city contacting us," said Ken Smith, president of the East Berkeley Neighborhood Association. "We'd like to be involved in part of this process going forward."

ON THE TOWN

Thursdays

Free Chair Yoga. Gentle form of yoga while sitting in a chair or using a chair for support, a part of The Boston Parks Winter Fitness Series. Morville House at Symphony Park, 100 Norway St. 10 am.

Now- March 8

She the People. World-renowned comedy collective, The Second City presents this cocktails and craziness fueled foray which proudly roasts the patriarchy through a medley of sketches and musical numbers with a comedic sensibility that will appeal to any audience. This high energy show was completely created, designed and performed by women and has traveled to Boston after getting rave reviews and extended engagements in Chicago and Toronto. All are welcome. Tickets range from \$35-\$79. Calderwood Pavilion at the BCA, Wimberly Theatre, 539 Tremont St. Fri, March 6, 8 pm, Sat. March 7, 4 pm, 8 pm, Sun March 8, 2 pm, 6 pm.



Fiddler on the Roof. Barlett Sher, a Tony-award winning director and the team behind South Pacific, The King and I and Oslo infuse this classic musical with a fresh and authentic vision. Take in this heartwarming story of fathers and daughters, husbands and wives, tradition and the timeless customs that effect faith and familial relationships. Watch as the quintessential Broadway tunes, "Tradition," "If I Were a Rich Man," "Sunrise, Sunset," "Matchmaker, Matchmaker" and "To Life," are reinvigorated before your eyes in this new iteration. \$44.50-\$254.50. Emerson Colonial Theatre, 106 Boylston Street. Fri. March 6, 8 pm, Sat. March 7, 2 pm, 8 pm, Sun, March 8, 1 pm, 6:30 pm.

Now-March 12

Mindful Origami Class with OTA. Cleanse your busy mind with this soothing paper folding class which will start with simple figures. Enjoy making cranes, dresses, multi-sided shapes and lily pads. The class will be led by Junko, a native Japanese origami practitioner, a member of Origami USA and an art therapy student working toward becoming a licensed art therapist. From \$25 per person, sign up on Airbnb.com on the experiences page. Wagamama, Faneuil Hall marketplace, 1 S Market St. February 27, 11:30 am-12:30

pm. February 29, 5 pm-6pm, March 1, 12 pm- 1pm, March 3, 1:30 pm-2:30 pm, 3 pm-4 pm, March 10 1:30 pm-2:30 pm, 3 pm-4 pm. March 12 11:30 am-12:30 pm.

Now-March 11

Frog Pond Ice Skating. Outdoor ice skating with skates, skate aids and lockers for rent. \$6 to skate, \$12 for adult rentals, \$6 for child rentals, \$5 for a locker. Boston Common. Monday, 10 am-3:45 pm. Tuesday-Thursday, 10 am-9 pm. Friday-Saturday, 10 am-10 pm. Sunday, 10 am-9 pm.

The Rink at 401 Park. Outdoor ice skating at 6,000+ square foot rink with skate rentals. \$6-\$10. 401 Park Dr. Monday-Friday, 3-9 pm. Saturday, 11 am-10 pm. Sunday, 11 am-8 pm.

Seaport Skating Rink. Winter activities, goodies and 3,000 square foot rink. \$3-\$5. 65 Northern Ave. Monday-Thursday, 4-9 pm. Friday, 4-10 pm. Saturday, 11 am-10 pm. Sunday, 11 am-8 pm.

Pop-Up Portrait Show. Peruse this eclectic series of portraits inspired by the Museum of Fine Art's Spring exhibit, "Lucian Freud: The Self-Portraits." This exhibition of work was created by the organization's Portrait Registry Artists and juried by Kim Gorrasi. The showcase hopes to open viewers' eyes to new ways of seeing the face, and perhaps it will even inspire you to paint some portraits of your own. Free. Copley Society of Art, 158 Newbury Street. Monday, by appointment, Tuesday-Saturday 11 am-6 pm, Sunday, 12 pm-5 pm.

Friday, March 6

Bloodlust: Mysteries of Victorian Boston.

Learn about the gruesome murders and unexplained phenomena in what used to be the country's largest Victorian neighborhood, the South End. From \$24/person. Sign up through Airbnb Experiences. Meet at Mass. Ave T stop, South End. 2 pm- 4 pm.

Now-March 8

Hannah Barrett: Transitions. Retrospective display of the artist's various series which convey Barrett's development as she progresses from collage to eerie portraits inspired by a deep dive into her own imagination. Free. Childs Gallery, 169 Newbury St. Tuesday-Friday 9 am-6 pm, Saturday-Sunday, 11 am-5 pm

Boston Ballet's rEVOLUTION show. Choreographed by Balanchine, Robbins and Forsythe, this ballet immerses viewers in an illusory rendering of metropolitan life intended to unearth deeper truths about reality. \$37-\$159. Citizen's Bank Opera House, 539 Washington St.

Feb. 27-29, 7:30 pm, March 1, 1:30 pm, March 5,6, 7:30, March 7, 1:30, 7:30, March 8, 1:30 pm

Saturday, March 7

Why Deprive the State of her Service?

The Nichols Women and Politics. A women's suffrage centennial with an exhibition focused on the political lives of the Nichols women and the 100th anniversary of Marian Nichol's run for public office and Margaret Nichols-Shurtleff's role in creating the Massachusetts ACLU. This exhibition honors International Women's Day and will include a gallery talk by museum curator Laura Cunningham. Free admission for self-guided tours will also be offered on this day. Free, Grogan & Co., 20 Charles St. Museum is open from 11 am-4 pm, talk is at 1 pm.

Wednesday, March 11

Clarice Jensen Concert. Spice up your hump day by heading to the MFA for this Julliard alum's experimental cello show. After honing her solo cello repertoire for many years, playing in the romantic tradition, Jensen is now elaborating on and abstracting the familiar sound of her instrument through the use of pedals, multi-tracking and recorded loops played at variable speeds over her live playing. Her debut album, For This From That Will Be Filled, was released internationally in 2018. \$20 for members, \$25 for nonmembers. Harry and Mildred Remis Auditorium (Auditorium 161), 465 Huntington Ave. 8 pm-9:30 pm.

Wednesday, March 11-15

Plata Quemada. This play from TEATROCINEMA delivers a noir tale of bandits, betrayals and blowouts that will have you on the edge of your seat. The creators' revolutionary storytelling style interweaves live-action performance with hyper-stylized graphic novel illustration, bringing the narrative bursting to life right in front of audiences' eyes in a wildly unique manner. Tickets \$10-\$90. Emerson Paramount Center, Robert J. Orchard Stage 559 Washington St. Wed, March 11, Thurs., March 12, 7:30 pm. Fri., March 13, 8 pm. Sat., March 14, 2 pm, 8 pm, Sun., March 15, 2 pm.



Thursday, March 12

Aoife O'Donovan, Songs and Strings. Let yourself be serenaded by this folk vocalist's

ethereal melodies and substantive songwriting. O'Donovan will perform the song "Bull Frogs Croon," a piece which uses stunning text by the late, and former Poet Laureate of Oregon, Peter Sears, alongside a string quartet. The rest of the evening will be filled with songs from her long career with a few traditional favorites mixed in. Taylor Ashton, a singer-songwriter and multi-instrumentalist from Canada will open for O'Donovan with a 30-minute set. \$35-\$55. Sanders Theatre, 45 Quincy St. 8 PM.



Thursday March 12-15

...That's What She Said. Kairos Dance Theater brings us a series of politically fueled dances from the feminine experience. This show will include the choreographed number POST UP, an eight-minute quartet that conveys the anger, rage and vulnerability of survivors. The pieces, created by a varied team of choreographers, translate the contentious conversations about gender equality that proliferate social media and current politics through the lens of physical movement designed by nine emerging and established female choreographers in the Greater Boston Area. \$30-\$39. Thurs. March 12, 7:30 pm, Fri.-Sat. March 13 and 14, 8 pm, Sun March 15, 3 pm.

Thursday, March 12-22

Carmen. Bask in the creativity, power and beauty of women, both the ballerinas dancing onstage and the tech geniuses working behind the scenes. Joined by George Balanchine's stunning Serenade, Jorma Elo's Carmen brings the passionate antiheroine into the 21st century. \$47-\$189. Citizens Bank Opera House, 539 Washington St. Thurs., March 12-Sat. March 14, 7:30 pm, Sunday, March 15, 1:30, March 19-20, 7:30 pm, Sat. 21, 1:30 pm, 7:30 pm. Sun. 22, 1:30 pm.

Friday, March 13

INTO CHAOS. Take in this collaborative art installation by painting duo Katie Lane and Sam Fish. This exhibit combines hung work, mural and sculpture and will also feature DJ'd performances by Tyler Kpakpo and Carter Reeves. Get your ticket which includes delicious refreshments early so as to guarantee your spot. Tickets won't be available at the door. 21+. \$13. EXIT Gallery, 254 Newbury St. 7 pm.

Our Local Real Estate



160 Commonwealth, Unit 518

By Christine Lavosky

The Commonwealth Avenue Mall is a natural oasis in the middle of the bustling city. A walk down this tree-lined promenade speckled with historical monuments serves as a calm retreat from the busyness of city life. Located right in the heart of Back Bay, 160 Commonwealth Ave, Unit 518 is a prime spot boasting close proximity to the iconic shopping, dining and art gallery mecca, Newbury Street.

This mid-rise condo is also only a hop, skip and a jump away from the Boston Public Library, an architectural and literary treasure proclaimed a “palace for the people” when it opened in 1895. The BPL is the second largest public library in the country holding more than 23 million items including books, CDs, DVDs, manuscripts, maps and music scores. It only stands second to the Library of Congress and is home to an upscale tearoom, a courtyard garden, a study room reminiscent of Hogwarts, various murals and sculptures.

Unit 518 is fully renovated to the highest standards and is nestled within the iconic Vendome’s luxury residences facing the Commonwealth Avenue Mall. Natural light pours into the spacious living room through the set of three oval shaped windows overlooking spectacular views of Comm Ave’s urban arbor. This ample room provides plenty of space for comfortable seating, an entertainment system, a vitrine for displaying fine china, objets d’art and knickknacks. It is a lovely, roomy blank slate for any interior decorating vision the new owner dreams up.

The living room flows out to a dining area which is the perfect setting for entertaining guests over dinner, cocktails, games or anything that sparks your fancy. The dining area leads to a long, minimalistic kitchen with all wood floor to ceiling cabinetry, generous amounts of counter space, and a huge refrigerator to fit all your culinarily staples and experiments, you’ll see that it’s a gourmet home chef’s dream.

Sandwiching either side of the living room are two

well-appointed bedrooms. The lavish master bedroom offers a white bureau with myriad drawers built into the wall. The room is also home to a large walk-in closet. Off the room lies a spa-like master bathroom complimented by gleaming marble tile and heated floors. The second bedroom is expansive and offers a large closet and the same white built-in bureau as the master bedroom. Next to the bureau is a cozy nook with a built-in desk. Each bedroom offers a large oval-shaped window with views overlooking the Back Bay’s charming rooftops and Comm Ave’s idyllic walkway. The second bedroom, just like the master bedroom, is directly off the living room. The laundry room is off the entry hallway, along with the second bathroom.

Unit 518’s amenities include two elevators, 24-hour concierge services, onsite management, central AC, forced air heating and snow removal. The condo is priced at \$1,750,000. Contact Jacqueline Cabral of Donnelly + Co at (617) 775-5171 for more information.

BEACON HILL OPEN HOUSES

Price	Address	Type	Pkg	Beds	Baths	SF	Open House	Phone
\$7,995,000	20 Chestnut St #1	C	0	4	3.5	3640	Sun 12-1:30	(617) 236-0711
\$4,950,000	4 Joy St #1	C	0	3	3.5	2754	Sun 12-1:30	(617) 645-5888
\$3,495,000	1 Franklin St #5101	C	0	2	2.5	1779	Sun 12-1:30	(617) 947-6210
\$2,249,000	36 Joy Ct	SF	0	3	3.5	1821	Sat Sun 1:30-2:30	(781) 603-8702
\$2,249,000	36 Joy Ct #36 1/8	C	0	3	3.5	1821	Sat Sun 1:30-2:30	(781) 603-8702
\$2,175,000	242 Beacon #6	C	1	3	2.5	2267	Sun 12-1	(617) 407-0402
\$1,895,000	140 Mt Vernon #5	C	0	2	2	1368	Sat 1-3 Sun 11-12	(617) 943-3318
\$1,875,000	42 Mt Vernon St #5B	C	0	3	2	1369	Sun 11:30-1	(617) 293-2395
\$1,449,000	137 Second St #137	C	1	3	3	1597	Sun 12-2	(323) 640-2075
\$1,425,000	100 Lovejoy Wharf #6C	C	0	2	2	1244	Sat 12-1 Sun 11:30-1	--
\$1,395,000	29 Brimmer St #3	C	0	1	1.5	1107	Sat 12-1	(617) 872-3227
\$1,195,000	1 Franklin St #1809	C	0	1	1	780	Sun 12-1:30	(617) 947-6210
\$1,150,000	1 Franklin St #1011	C	0	1	1	948	Sun 12-1:30	(617) 908-4000

BACK BAY HOUSES

Price	Address	Type	Pkg	Beds	Baths	SF	Open House	Phone
\$4,799,000	90 Comm Ave #2/3	C	2	5	4.5	3062	Sat 12-1	(617) 236-0711
\$4,200,000	341 Beacon At #PH 6D	C	0	3	2.5	2160	Sun 12:30-2	(617) 763-0407
\$3,099,000	169 Comm Ave #1	C	1	3	3.5	2933	Sun 12-1	(617) 877-9640
\$3,095,000	184 Marlborough St #7	C	1	3	2.5	1912	Sat Sun 1-3	(617) 716-0240
\$2,675,000	303 Columbus Ave #302	C	0	3	3	2183	Sat 11-12	(646) 578-9920
\$2,180,000	400 Stuart St #15C	C	0	2	2	1213	Sun 12-1:30	(617) 759-4828
\$2,175,000	242 Beacon St #6	C	1	3	2.5	2267	Sun 12-1	(617) 407-0402
\$1,795,000	400 Stuart St #21C	C	0	1	2	1134	Sun 12-1	(617) 266-4430
\$1,234,000	4 Charlesgate E #204	C	0	2	2	1127	Sat Sun 11:30-12:30	(617) 908-4000

SOUTH END OPEN HOUSES

Price	Address	Type	Pkg	Beds	Baths	SF	Open House	Phone
\$4,995,000	118 W Concord Street	SF	2	4	4.5	4554	Sun 12-1	(617) 262-1504
\$3,250,000	32 Rutland St #1R	C	2	3	3	2423	Sun 11:30-1	(617) 962-0142
\$2,675,000	303 Columbus #302	C	0	3	3	2183	Sat 11-12	(646) 578-9920
\$2,675,000	58 Rutland #1	C	1	3	3.5	2239	Sat Sun 12-1	(508) 250-1428
\$2,179,400	380 Harrison Ave #12B	C	0	2	2	1365	Sun 12-1	(781) 426-6725
\$1,999,000	21 Worcester St #3	C	0	3	2.5	1916	Sat 12-1:15 Sun 11:45-1:15	(617) 549-2078
\$1,919,000	17 Worcester Street #PH	C	2	2	2	1540	Fri 12-1	(617) 504-7814
\$1,649,000	50 Rutland Sq. #1	C	0	2	2.5	1574	Sun 12-1:30	(617) 286-6833
\$1,599,000	4 Worcester Sq #1	C	1	2	2	1692	Sun 12-1:30	(617) 834-0137
\$1,495,000	678 Mass Ave #4	C	2	4	2.5	1844	Sun 11-12	(617) 266-4430
\$1,450,000	30 Dwight St #1	C	0	2	1.5	1358	Sun 12-1:30	(970) 389-6612
\$1,449,000	481 Harrison Ave #4C	C	0	2	2	1113	Sun 1-2:30	(617) 680-7371
\$1,389,000	21 Fr Gilday #109	C	0	2	2	1419	Sun 11-12:30	(617) 470-3219
\$1,255,000	21 Fr Gilday #112	C	1	2	2	1247	Sat 11-12:30 Sun 12-1:30	(617) 840-6465
\$1,249,000	21 Fr Gilday Street #205	C	0	2	2	1144	Sun 11:30-12:30	(857) 472-3448
\$1,226,300	380 Harrison Ave. #1110	C	0	1	1	792	Sun 12-1	(781) 426-6725
\$1,225,000	98 W Springfield St #3	C	0	2	2	1496	Sat 11:30-12:30	(617) 875-8755
\$1,215,000	700 Harrison Ave #315	C	1	2	2	1251	Sat Sun 12-1:30	(617) 584-9790
\$1,199,000	21 Worcester St #2	C	0	2	1.5	1313	Sat Sun 12-1:15	(617) 549-2078
\$1,175,000	32 Traveler St. #601	C	0	2	1	920	Sun 12:45-2:30	(617) 470-3219
\$1,150,000	535 Harrison Ave #A205	C	0	2	2	1123	Sat Sun 12-2	(617) 543-9215
\$1,095,000	32 Traveler St #503	C	0	1	1.5	878	Sat Sun 12-1:15	(781) 248-0886
\$1,095,000	1688 Washington Street #3	C	0	2	1	1572	Sat Sun 1-2	(617) 908-4000



76 Charles Street Retail Rental

Unique opportunity to rent a small, charming Dickensian retail space on one of Charles Street's best blocks. Currently used as an antiquarian book/print/curiosity shop for more than 40 years. Heavy foot traffic. Surrounded by bustling retail stores and restaurants. Sidewalk level with easy access. Magnificent display window. Lofty 14' ceilings. Small storage loft. Owner would consider offering a turnkey business opportunity to purchase the current print/book/curiosity inventory and rent the shop. \$3750/mo.

Joe Govern: 857-222-5235
joe@streetandcompany.com

Street & Company
REALTORS
For more than 90 years

78 Charles Street, Boston, MA 02114
617-742-5235
www.streetandcompany.com



CONGRATULATIONS
The Whaley | Ring Team

NO. 1
COLDWELL BANKER LARGE TEAM
IN NEW ENGLAND
WITH OVER \$200M IN 2019 SALES

WHALEY | RING TEAM

PAUL WHALEY 617-460-4238 | CHARLIE RING 617-699-2597 | ILIYAN PADINKOV 617-678-6400
LILLY FROHLINGER 508-523-6347 | BRIAN GAGNON 617-733-3983 | TIANA BRANDANO 781-771-5551

WWW.COLDWELLBANKERHOMES.COM

399 BOYLSTON STREET, BOSTON MA 02116 | 617-266-4430

Real estate agents affiliated with Coldwell Banker Residential Brokerage are independent contractor sales associates and are not employees of Coldwell Banker Residential Brokerage. © 2020 Coldwell Banker Residential Brokerage. All Rights Reserved. Coldwell Banker Residential Brokerage fully supports the principles of the Fair Housing Act and the Equal Opportunity Act. Operated by a subsidiary of NRT LLC. Coldwell Banker and the Coldwell Banker logo are registered service marks owned by Coldwell Banker Real Estate LLC.

BREWSTER & BERKOWITZ REAL ESTATE



Beacon Hill Townhouse - 160 Mount Vernon Street

This inviting and aesthetically pleasing four story townhouse built in 1871 is in excellent condition. The current owners, who have resided there for 34 years, have brought the house into the 21st century while retaining historic details. There is sensational light and lovely views from both the front and rear. The house has a wonderful, spacious roof deck, gracious rooms, central a/c and a beautiful garden which has been on The Beacon Hill Garden Tour. The building foundation has been underpinned and the garden level has been totally renovated. There is a full on-site parking space. This is a "must-see."

\$4,975,000

sallytbrewster@gmail.com ~ 617-367-0505
visit our website www.brewberk.com

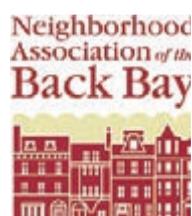
WHAT: LISTENING SESSION ABOUT THE FUTURE OF THE HYNES BUILDING

WHERE: Boston Public Library, Rabb Hall

WHEN: Saturday, March 7, 2:30-4:30PM.

The Massachusetts Convention Center Authority has proposed to sell the Hynes auditorium on Boylston Street for redevelopment. This sale requires legislative approval and the Baker Administration has filed legislation that would grant the approval. State Senator Will Brownsberger and State Representatives Jay Livingstone and Jon Santiago are holding a listening session to determine whether and under what conditions they should support the requested approval, taking account of how you envision the future of the Hynes and its role within the Back Bay neighborhood. Please come and offer your thoughts.

The Massachusetts Convention Center Authority intends to use the proceeds of the Hynes sale to help fund expansion of the Convention Center in the Seaport. The listening session is not about the planned expansion in the Seaport, which could be funded in other ways. The focus of the session will be on the desirability of the possible redevelopment of the Hynes for Back Bay.



THE BOSTON GUARDIAN