



**ABERDEEN ARCHITECTURAL CONSERVATION DISTRICT COMMISSION
PUBLIC HEARING MINUTES**

Boston City Hall Boston, MA, 02201
(Held virtually via Zoom)

SEPTEMBER 11, 2025

COMMISSIONERS PRESENT: Ed Bredenberg, Sharon Cayley, Helen Pillsbury

COMMISSIONERS ABSENT: Kirsten Hoffman

STAFF PRESENT: Nicholas A. Armata, AICP

A full recording of the hearing is available at [Boston.gov/landmarks](https://boston.gov/landmarks).

4:25 PM: Commissioner Cayley called the public hearing to order. She 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. She also briefly explained how to participate in the online hearing. There were no members of the press or elected officials present.

Following this brief introduction she called the first agenda item, the ratification of meeting minutes.

I. RATIFICATION OF JUNE 12, 2025 PUBLIC HEARING MINUTES

COMMISSIONER BREDENBERG MOTIONED TO APPROVE THE MINUTES AS SUBMITTED. COMMISSIONER CAYLEY SECONDED THE MOTION. THE VOTE WAS 3-0-0 (Y: EB, SC, HP) (N: NONE)

II. DESIGN REVIEW

APP # 26.0115 AB

ADDRESS: 15 BRAEMORE ROAD

Applicant: Bill Berkowitz

Proposed Work: Replace chain link fence.

TIME: 4:27 PM

Project Representatives: Bill Berkowitz, Gina Berkowitz

Documents Presented: Existing condition photos, product specifications.

Discussion Topics (brief): Location of the fence, the reasoning for the fence, the



appearance and style of the fence, pushing the fence back and installing shrubs and other vegetation to mitigate visual appearance from the street.

Public Comment: Moira McCrave, who is another condominium owner at the property, did not support the project.

COMMISSIONER BRAEDENBERG MOTIONED TO APPROVE THE APPLICATION WITH PROVISOS. COMMISSIONER CAYLEY SECONDED THE MOTION. THE VOTE WAS 3-0-0 (Y: EB, SC, HP) (N: NONE).

- *That no privacy screen will be used.*
- *That the fence will be pushed back to the second large tree from the front of the property and in its place multiple Japanese Barberry will be planted to discourage pedestrian activity.*

III. ADMINISTRATIVE REVIEW/ APPROVAL

APP # 26.0115 AB 1940 COMMONWEALTH AVENUE: Cut and point masonry work using type n mortar.

APP # 26.0030 AB 4 CHISWICK ROAD: Replacement of seven 6 over 1 windows within the unit with 6 over 1 with an applied exterior and interior muntin bars, double-hung units with wood interior and extruded aluminum-clad exterior.

COMMISSIONER BRAEDENBERG MOTIONED TO APPROVE THE ADMINISTRATIVE REVIEW APPLICATIONS AS SUBMITTED. COMMISSIONER CAYLEY SECONDED THE MOTION. THE VOTE WAS 3-0-0 (Y: EB, SC, HP) (N: NONE).

IV. STAFF UPDATES

Staff provided the following updates:

- *Remember to notify staff of planned absences*
- *344 Washington Street redevelopment*
- *New Landmarks: Anna Harris Smith House*

V. ADJOURN – 5:03 PM

COMMISSIONER CAYLEY MOTIONED TO ADJOURN THE HEARING. COMMISSIONER BREDEBERG SECONDED THE MOTION. THE VOTE WAS 3-0-0 (Y: EB, SC, HP) (N: NONE)