

# The Hyde Park Bulletin

Volume 20, Issue 31

August 5, 2021



From left to right: Jean-Claude Sanon, Gretchen Van Ness, Duckens Petit-Maitre, Cecily Graham, Michelle Pierre Vilmont and Yves Mary Jean.

PHOTO BY MARY ELLEN GAMBON

## Ward 18 Democrats highlight diversity and equity

Mary Ellen Gambon  
Staff Reporter

Diversity and equity were common themes at the Ward 18 Democratic caucus on Saturday, July 24 among both the delegates elected to the slate and the numerous candidates who attended the event.

This was the first major public event held at the Hyde Park Community Center since the dawn of COVID-19, and it attracted 85 attendees in a hybrid format via Zoom. About 45 of those who attended did so in the virtual format, according to Cecily Graham, chair of the Ward 18 Democratic Committee. This is the first in-person event the committee has been able to hold since its election as Ward 18 Fresh Slate in February of last year.

“Despite these challenges, our com-

mittee has committed to accessibility, transparency and accountability,” Graham said.

During the past year, the committee has lobbied for more progressive legislation, hosted candidate forums and worked to increase voter participation in its neighborhoods of Hyde Park, Roslindale and Mattapan. It also ensured participation from all three communities as well as people of different ethnicities, ages, sexual orientation and abilities.

Political candidates mingled with members for an hour before the event, including Democratic gubernatorial candidates Danielle Allen and state Sen. Sonia Chang Diaz. Seven City Council At-Large candidates appeared, as well as mayoral contenders District

Ward 18

Continued on page 6



Anchorline was approved for 152 units at the Zoning Board of Appeals after taking out its micro-unit component.

COURTESY PHOTO

## ZBA grants Willet developers more time Approves 449 Cambridge St. in Allston

Jeff Sullivan  
Staff Reporter

The developer behind the now on-pause 1905-1911 Centre St. development (on pause while the community and developer work out an alternate location) CAD Builders successfully petitioned the Boston Zoning Board of Appeals (ZBA) for more time on its first West Roxbury project, the Willet Street Extension.

The Willet Street Extension (full plans can be found at [Bostonplans.org/projects/development-projects/willet-street-extension](http://Bostonplans.org/projects/development-projects/willet-street-extension)) is a plan for a new suburban-style development off of Willet Street, near Washington Street in West Roxbury. The plan is for 29 single-family homes to be built on private streets to be maintained by a homeowners association.

O’Neill and Associates Senior Director Chris Tracy said the request is

for an extension of zoning relief granted for 23 of the 29 homes for two years.

“This was supported by the Mayor’s Office of Neighborhood Services,” he said. “And I will say Chair Araujo that because of the size of the job, we would request two years for an extension.”

ZBA Chair Christine Araujo said that they will approve a one-year extension and check in then. The original permit would have expired on Aug. 12, 2021.

“Some of these might be completed, and you may not be coming back for all of them,” she said.

The Board voted unanimously to approve the extension for one year beyond Aug. 12.

In Allston, the Board voted to approve a dual project at 2 Emery Rd. and

ZBA

Continued on page 4

## Cheney apartments reviewed by BPDA

Richard Heath  
Staff Reporter

After over two years and 16 community and city agency meetings, the Jamaica Plain Neighborhood Development Corporation (JPNDC) had its Boston Planning and Development Agency (BPDA) Article 80 hearing on July 29 for Cheney Street Apartments.

The plan is for a four-story, 59-unit rental supportive senior build-



The condo building at 3-5 Schuyler St., which was designed by Jonathan Garland.

PHOTO BY RICHARD HEATH

Cheney Apartments  
Continued on page 7



Rachel Boateng, of Royal African Market, speaks at roundtable regarding the state of local Hyde Park businesses.

PHOTO BY MATTHEW MACDONALD

# HED Secretary visits Hyde Park Part of statewide small business tour

**Matthew MacDonald**  
Staff Reporter

On Tuesday, July 20, Housing and Economic Development (HED) Secretary Mike Kennealy visited downtown Hyde Park as part of what the Baker Administration is billing as its small business and downtown conversation tour. Created as a component of Massachusetts' post-pandemic reopening, the tour will be visiting 25 downtown shopping districts across the Commonwealth throughout the summer.

Focusing on the state government's small business partnership, the tour will also help to determine its allocation of \$350 million of American

Rescue Plan Act (ARPA) federal funding that it has set aside for downtown economic development, out of the nearly \$5.3 billion in ARPA funds that have been directed to the state by Washington DC.

Hyde Park was the third stop on the tour, and the first in the city, and Kennealy and members of his staff – along with a handful of local elected officials and business leaders – started it off by walking the two blocks from Logan Square to Cleary Square to drop in to Sharps Barber Shop at 1261 Hyde Park Ave.

The group then backtracked to Dress With Confidence (80 Fairmount Ave.), a fashion design shop specializing in cus-

tom made African wear and handmade jewelry; and then next door to Intriguing Hair (82 Fairmount Ave.), a wig and hair extension shop.

It was here that husband and wife co-owners Baron Langston and Nikia Londy went into detail about their pandemic struggles, noting that their shop had been closed for six months, and also looted and vandalized on the night of the May 31, 2020 George Floyd protest that took place, and later became a riot, in the center of the city.

They focused on digital advertising and home deliveries to

**HED Visit**

*Continued on page 5*

## A stand for first responders



Wyatt Thomson (7) Vannah Thomson (6) and Rio Thomson (2) had a lemonade stand last Friday and reportedly raised a total of \$1,700. According to the trio's mother, Chelsea Thomson, they used the money to first buy dinner for the officers at the District E-5 Station of the Boston Police Department. She added they have plans to buy both West Roxbury fire stations dinner. They also donated \$760 to the Billy Fund. This fund is for Bill Carey, also from West Roxbury. Thomson said he is a husband, father and Boston firefighter. He was recently just diagnosed with cancer.

PHOTO BY CHELSEA THOMSON

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# Proposed development hopes to enliven former funeral home site

**Mary Ellen Gambon**  
Staff Reporter

Only 12 people attended an hour-long virtual community meeting on Tuesday, August 3 on a proposed housing development at 34 Oak Street, causing concerns about neighborhood notification.

This was the first public meeting about the project, which is located at the corner of Oak and Maple streets in the heart of Cleary Square. The rear of the building abuts the parking lot of the Rockland Trust savings bank. It was hosted by Ebony DaRosa, the project manager from the Boston Planning and Development Agency (BPDA).

The proposal would convert the former Laughlin-Nichols & Pennacchio Funeral Home into a three-story building with 21 residential units. Three of these units will be designated as affordable as part of the city's Inclusionary Development Policy (IDP). Three studio, 10 one-bedroom and eight two-bedroom units are included in the design. The funeral home has been dormant for at least two years.

"The proposal is to raze the existing funeral home and construct a 21-unit residential development with nine off-street parking spaces," said John Pulgini, the

attorney representing the development team. It is included in the Cleary Square Neighborhood Shopping District 2 (NS-2), but it abuts a 2F residential subdistrict.

There will be 22 bicycle spaces adjacent to the parking garage, which will be accessed on Maple Street, as well as five spaces on-street designated for visitor parking. The garage spaces will be assigned to tenants.

The variances needed are for first floor occupancy and parking, because the zoning requires one space per unit. The area median income (AMI) rates will be set at 70 and 100 percent.

It is one-tenth of a mile from the library and the community center and about two-tenths of a mile from both the Hyde Park and Fairmount commuter rail stations. The sidewalks will be widened to improve access according to the plans. Pulgini said the building is designed to attract young professionals who will take advantage of nearby public transportation.

Ryan Spragg, the project architect from Embarc, described the details of the layout. It is abutting the residential subdistrict, so the side yard will conform to that zoning code's standard. The slope of the land of the development on this steep hill goes from 100 feet to about 87 feet.

The footprint of the building will not change from 9,747 square feet from the current site, which also contains a garage. The design incorporates elements from the neighboring properties which are similar in height, such as a mansard roof on sections. There will be three colors incorporated in the design as well as alternating textures and patterns.

"The main goal here is to try to use materials and roof conditions in a way that tries to start breaking up this mass into a project that looks like multiple buildings or a complex of buildings as opposed to a singular building," he said.

Seven units will be on each floor, with the first floor having a lobby. During the comment period, resident George Marsh noted that the size of the two-bedroom apartments is nearly the same as the one-bedrooms, some varying by as little as five feet.

Spragg explained that the two-bedroom units have more window space, and the way they are configured would allow for a bedroom facing a window.

Jim Kirker, the past president of the Hyde Park Neighborhood Association (HPNA), questioned which zoning district the building

**Oak Street**

*Continued on page 10*

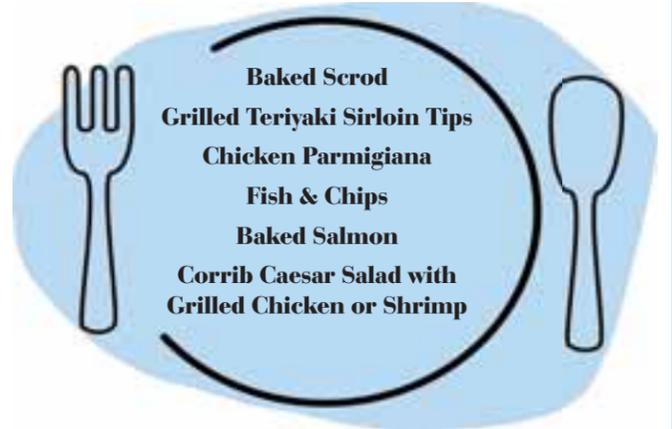
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# ZBA *continued from page 1*

449 Cambridge St. for a total of 152 rental units (118 at Cambridge and 34 at Emery). The developer, Anchorline Partners Cambridge, is seeking zoning relief for being a multi-family development (conditional use), having excessive floor area ratio (FAR), having insufficient off-street parking and loading areas, insufficient open space and excess building height. The 2 Emery Rd. project is also seeking multi-family use approval, and has insufficient open space, exces-

sive height and insufficient rear yard setback.

Reuben, Junius & Rose attorney Jared Eigerman represented the developer, and he said the area is transitioning from industrial to residential use. The building there now is a vacant automotive shop at 449 Cambridge. He said the 2 Emery St. location is a tow yard. He said they are only two separate lots for zoning purposes. The tow lot, run by D&G Towing, is planning to move to the corner of North

Beacon Street and Parsons Street in Brighton (next to the IHOP).

Eigerman said this was a rehearing, and that Anchorline had changed the project to better meet the demands of the community and the ZBA.

“There are no longer any compact living units, which I know was a big concern of the board,” he said. “Previously, 93 out of the 166 were compact living spaces.”

He said there are 28 affordable units, representing 17 percent, which he said is well above the city’s Inclusionary Development Policy (IDP) 13-

percent requirement. Most of those units, Eigerman said, would be at 70 percent area median income (AMI).

The project will also donate \$50,000 to the Allston Square Main Street Small Business Covid Relief Fund, provide transit incentives to residents to encourage walking, biking or mass transit, and will work with the Boston Transportation Department to develop pedestrian and traffic improvements in the area.

Mayor’s Office of Neighborhood Services (ONS) Allston representative Conor Newman and District 9 City Councilor Liz Breadon’s representative both said they support the project, so long as the proponent holds up its prior agreement with the Allston Civic Association not to rent to undergraduate students.

Representatives of artists, the carpenters union and iron workers all spoke in support of the project. ACA President Tony D’Isidoro said the ACA voted to support the project.

“Given the majority of concerns from those who did not support the project revolved around compact living and the

size of the units, the most recent changes announced have garnered more support from the neighborhood,” he said.

Brighton Allston Improvement Association (BAIA) President Annabelle Gomes said the association did not vote to support the project.

“Due to the height, no greenspace, the sidewalk size and the density of this building,” she said. “We were very concerned about the micro units. I do have a question about the process here. They did go back to the ACA, which is great, but they did not go back for a public meeting with the IAG (Impact Advisory Group), they did not come back to the BPDA (Boston Planning and Development Agency) or the BAIA. I’m not sure where the process is, but they did not come back to us with any of these changes and they certainly had enough time to do so.”

BPDA Director of Zoning Jeff Hampton said developers do not have to notify the community for the process known as Notice of Project Change once the BPDA Board has approved an Article 80 Project. The Board does have to vote to approve the changes at a board meeting, however, through the BPDA’s development review process.

“Our recommendation is approval with design review support,” he said.

The Board approved the project unanimously.

## Virtual Public Meeting

# 76 Ashford Street

**Thursday, August 12**  
6:30 PM - 8:30 PM

**Zoom Link:** [bit.ly/3eYBXi7](https://bit.ly/3eYBXi7)  
**Toll Free:** (833) 568 - 8864  
**Meeting ID:** 160 698 8516

**Project Proponent:**  
City Realty

**Project Description:**  
The Proposed Project will consist of a sixteen-story building comprising approximately 220,895 square feet. The proposed structure will contain two hundred and fifty-four residential rental units and sixty-three parking spaces. The building will also include a concierge, a large lobby, a bike room, and various amenity spaces. For interpretation requests, please email Nick Carter at [nick.carter@boston.gov](mailto:nick.carter@boston.gov).

mail to: **Nick Carter**  
Boston Planning & Development Agency  
One City Hall Square, 9th Floor  
Boston, MA 02201  
phone: 617.918.5303  
email: [nick.carter@boston.gov](mailto:nick.carter@boston.gov)

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

## Virtual Public Meeting

# 4011-4019 Washington Street

**Wednesday, August 18**  
6:00 PM - 8:00 PM

**Zoom Link:** [bit.ly/3i7Qg6a](https://bit.ly/3i7Qg6a)  
**Toll Free:** (833) 568 - 8864  
**Meeting ID:** 160 143 2494

**Project Description:**  
The Proposed Project will raze the existing single story building and build a four (4) story & partial basement mixed-use building. The Proposed Project will contain approximately 24,449 square feet, Nineteen (19) Residential Condominium Units with On-Site Parking (16 Cars), Bike Storage, ground floor commercial space, and Green Roof. Three a(3) Units in Project to be Affordable.

mail to: **Ebony DaRosa**  
Boston Planning & Development Agency  
One City Hall Square, 9th Floor  
Boston, MA 02201  
phone: 617.918.4419  
email: [ebony.darosa@boston.gov](mailto:ebony.darosa@boston.gov)

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**Novena to St. Jude**

Oh Holy St. Jude Apostle and Martyr, great in virtue and rich in miracles, near Kinsman of Jesus Christ faithful intercessor of all who invoke your special patronage in time of need, to you I have recourse from the depths of my heart and humbly beg to whom God has given such great power to come to my assistance. Help me in my present and urgent petition. In return I promise to make your name known and cause you to be invoked. Say three Our Fathers, three Hail Marys and three Glorias. Publication must be promised. St. Jude pray for us and all who invoke your aid. Amen. *This must be said for nine consecutive days. This Novena has never been known to fail.*

—S.G.H.



**A Prayer to the Holy Spirit**

Holy Spirit, you who made me see everything and showed me the way to reach my ideal. You who gave me the divine gift to forgive and forget the wrong that is done to me and you who are in all instances of my life with me. I, in this short dialogue want to thank you for everything and confirm once more that I never want to be separated from you no matter how great the material desire may be. I want to be with you and my loved ones in your perpetual glory. Amen. Thank you for your love towards me and my loved ones. Persons must pray the prayer 3 consecutive days without asking your wish. After 3rd day, wish may be granted no matter how difficult it may be. Then promise to publish this dialogue as soon as this favor is granted.

—S.G.H.

**Novena to St. Clare**

Ask St. Clare for three favors, 1 business, 2 impossible. Say nine Hail Marys for nine days, with lighted candle. Pray whether you believe or not. Publish on the ninth day. Powerful novena. Say “May the Sacred Heart of Jesus be praised, adored, glorified, now and forever, throughout the whole world. Amen.” *Your request will be granted, no matter how impossible it may seem.*

—S.G.H.

**Prayer to the Blessed Virgin**  
*(Never known to fail!)*

Oh, most beautiful flower of Mt. Carmel, fruitful vine, splendor of Heaven, Blessed Mother of the Son of God, Immaculate Virgin, assist me in this necessity. Oh Star of the Sea, help me and show me herein you are my mother. Oh Holy Mary, Mother of God, Queen of Heaven and Earth, I humbly beseech thee from the bottom of my heart to succor me in my necessity (make request). There are none that can withstand your power. Oh Mary, conceived without sin, pray for us who have recourse to thee (three times). Holy Mary, I place this cause in your hands (three times). Say this prayer for three consecutive days and then you must publish and it will be granted to you.

—A.E.P.

**Prayer to the Blessed Virgin**  
*(Never known to fail!)*

Oh, most beautiful flower of Mt. Carmel, fruitful vine, splendor of Heaven, Blessed Mother of the Son of God, Immaculate Virgin, assist me in this necessity. Oh Star of the Sea, help me and show me herein you are my mother. Oh Holy Mary, Mother of God, Queen of Heaven and Earth, I humbly beseech thee from the bottom of my heart to succor me in my necessity (make request). There are none that can withstand your power. Oh Mary, conceived without sin, pray for us who have recourse to thee (three times). Holy Mary, I place this cause in your hands (three times). Say this prayer for three consecutive days and then you must publish and it will be granted to you.

—S.G.H.

# HED Visit *continued from page 2*

get by, which they had done before opening their storefront shop in 2015. "It's not as big as we thought it would be," Londy said of the deliveries' effect. "You know, maybe a couple of times per month."

"But that couple of times, when you're going through a pandemic where everybody else is shutting down," Langston continued, "That helps."

"It sure does," Kennealy agreed.

The 15 minute visit – the topic of which was not only the pandemic's economic impact but also the racial inequity faced by minority businesses – previewed the roundtable discussion that immediately followed at Rincón Caribeño restaurant (18 Fairmount Ave.).

With officials and local business owners gathered around a long rectangle of small tables pushed together, and as aides took notes and latecomers found seats and listened in, Kennealy spelled out the reason for his visit, and for his statewide tour.

"The biggest question for us... is: 'What's next? What do we need to do next?' And that's the purpose of this tour," he said. "We're here to listen. We're here to learn and hear what's on your mind, what's working, what's not, and what we have to do."

As a dozen Hyde Park busi-

ness owners spoke over the next 40 minutes, issues were raised that were not unexpected, chief among them their ongoing struggles to pay the rent as relief options slowly kicked in; and the huge drop in revenue followed by a recent boost that has been foiled by their inability to fill positions, despite high unemployment.

Rincón owner Pedro Pinalez also spoke, through an interpreter, of the heavy economic damage that his restaurant has been sustaining due to the pandemic.

There were also less expected pandemic-related problems: Pure Joy Flowers' reliance on a supply chain originating in Europe and South America, and the threat of the Delta variant disconnecting it; Rachel Boateng forced to close Royal African Market because she was in a high risk group, then stymied in her application for a loan; Karla Yearwood signing a pre-pandemic lease for her shake and tea bar, Pure Nutrition, but not qualifying for rent relief because permitting and zoning issues had delayed its grand opening.

Secretary Kennealy, speaking over the phone on Monday, commented on how Housing and Economic Development intends to put this local input – and all of the information that it will be collecting as its small business tour progresses – to ef-

fective use.

"I think, for us, it's trying to find the areas where we can actually make a difference," he said, generally referring to HED programs already in place that can be broadened.

He gave as an example the early roundtable feedback (as of Monday, Kennealy had visited Lowell, Haverhill, Chelsea, and East Boston, in addition to Hyde Park) he had received regarding local shops interested in expanding their online business.

"We've got a relatively small [\$5,000 digital capabilities development] grant program for that, and that could be something that we scale up," he suggested. "So you've got the flower shop... or the store, they want to do more online orders and have more of a presence on the web. That's stuff that we can help them out with."

As the small business tour continues, HED will collect more information and ideas as it brings its current, categorized \$2.9 billion (including the \$350 million downtown economic development) ARPA proposal to the legislature (which controls the \$5.3 billion total), with the goal of seeing it approved and then signed off on by Governor Charlie Baker.

Whenever this happens, what's next then for Kennealy is clear. "So then my office, and other parts of the state government, will go to work and get this money out the door."

## Legals

CITY OF BOSTON

B D 26

To the Public Safety Commission  
Committee on Licenses  
Building Department.

Boston, MA  
(Date)

### APPLICATION

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City of Boston. In Public Safety Commission, August 25, 2021. In the foregoing petition, it is hereby ORDERED, that notice be given by petitioner to all persons interested that this Committee will, on Wednesday the 25 day of August at 10:00 a.m., consider the expediency of granting the prayer of said petition when any person objecting thereto may appear and be heard; said notice to be given by the publication of a copy of said petition with this order of notice thereon in the Bulletin Newspapers Allston/Brighton, and by mailing by prepaid registered mail, not less than 7 days prior to such hearing, a copy to every owner of record of each parcel of land abutting on the parcel of land on which the building proposed to be erected for, or maintained as a garage is to be or is situated. Hearing to be held at 1010 Massachusetts Ave, Boston, MA 02118.

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Marc Joseph, Chairman  
John Dempsey  
Gregory Rooney  
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# Ward 18 *continued from page 1*

4 City Councilor Andrea Campbell and Councilors At-Large Annissa Essaibi George and Michelle Wu.

All candidates spoke of their respective backgrounds in public service in a one-minute lightning round that also featured elected officials.

State Rep. Rob Consalvo welcomed participants to his district, touting his achievements during his first six months in office. He has worked on environmental legislation, small business assistance and securing funding in the state budget for local needs including the renovation of nearby Doyle Playground, Riverside Theatre Works (RTW), the Menino Arts Center (MAC) and the protection of Fowl Meadow in Readville.

“As I’ve always said, government is about helping people and making a difference in the lives of others,” he said. He also worked with the Department of Conservation and Recreation (DCR) to get their commitment “to completely renovate Doyle Playground for the first time in 40

years,” thanks to the advocacy of the East River Street Neighborhood Association (ERNA) and the Southwest Boston Community Development Corporation (SWBCDC).

Congresswoman Ayanna Pressley, a Hyde Park resident, also addressed the delegates.

“This is a vibrant, diverse, dynamic district with an incredible progressive legacy,” she said. “However, it is one of the most unequal districts in the country. I am not a believer that anyone is voiceless, but many are unheard.

“When it comes to Ward 18, this is emblematic of the power of organizing,” Pressley added, noting the activism and community aid members displayed during the pandemic.

State Rep. Russell Holmes attended at the end of the caucus. He urged his constituents to get vaccinated.

“I think the most important thing for Ward 18 is getting our vaccination numbers up,” he said. “And we need to get the numbers up for Mattapan. When we think about what happened in Provincetown last week, it would be unacceptable for Mattapan to become another Provincetown when people have all of the information.”

“The only reason I’m in government is because I know from my family’s experiences how much it matters when government works and when it doesn’t work,” said Wu, who is also a member of the Ward 18 Democratic Committee. “This is the kind of activism and organization that should be the foundation of meeting this moment.”

Hyde Park resident Kelly Bates, who is running for City Councilor At-Large, spoke of her activism in southwest Boston. Her platform includes fighting for affordable housing and making Boston’s public education as key issues. On a community level, she said she fought to keep the Roslindale library branch open when it was threatened with closure. It is now being renovated.

“I’m a Black Irish woman who understands what it means to build bridges instead of barriers,” she stressed.

Ruthzee Louijeune, an At-Large candidate from Hyde Park, stressed her educational background as a Boston Public Schools and Harvard Law School graduate. As an attorney, she represented people facing eviction in Boston Housing Court.

At-Large Councilor Julia Mejia touted her work with Hyde Park’s Racial Justice Forum, calling it “a template for the rest of the city.”

Hyde Park native Jon Spillane, also running for an At-Large seat, highlighted his background in increasing affordable housing opportunities in Boston. He also hopes to create more venues for revolving art displays and musical performances and decentralize city services.

District 5 City Councilor Ricardo Arroyo announced his work to get about \$3 million in funding for the building in which the event was held, which will include a new community health center and renovated splash pad. He also spoke on behalf of Acting Mayor Kim Janey, who he endorsed the previous week for mayor.

Other issues were raised during the caucus. Kevin Peterson, the founder and director of the New Democracy Coalition, announced a redistricting hearing on Aug. 14 at Malcolm X Park.

As the meeting moved toward delegate selection for the state convention on September 25, the men dominated the nomination process, particularly men of Haitian descent. Several women were nominated at the end, allowing all seats and one alternate position to be filled.

Ward 18 Democratic Committee vice chair Jean-Claude Sanon said he was enthusiastic by the turnout.

“There’s nothing better than a community united,” he said. “By coming together, we can solve every problem.”



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with Meg Hogan, CEO of Boston Senior Home Care

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# Cheney Apartments *continued from page 1*

ing and two adjacent condominium blocks totaling 15 units.

Cheney Street Apartments, in the heart of the Grove Hall business district, bridges two eras.

It began at an in-person pre-Covid public meeting on May 2, 2019 and the July 29 meeting was held virtually on Zoom with 43 residents calling in.

There were also seven JPND and three BPDA staff on the call.

It also overlaps a change in leadership at JPND from Richard Thal to Teronda Ellis as the new executive director.

As reported by The Bulletin, the centerpiece of Cheney Street Apartments is the mid-rise, four-story, brick faced senior housing of 59 mostly one-bedroom units at 4-18 Cheney St.

It would replace a 36,000-square-foot parking garage built in 1923 purchased by JPND in 2019.

Designed by Icon Architects, the senior housing will now have 58 one-bedroom apartments, 14 of which will be for residents earning 30 percent of the area median income (AMI) and the remainder equally spread at 50 percent to 60 percent AMI.

There will be one, two-bedroom live-in staff apartment.

In addition to an in-house property manager the senior building will have support services provided by PACE elder care program and Uphams Corner Health Center.

Rebecca Mautner, director of real estate for JPND, said the agency owns and manages under contract 720 mostly income-restricted housing and that Cheney Street would be its fourth senior supportive housing.

Icon architect Kendra Halliwell explained that in response to the neighborhood comments about density, the

senior building had been reduced to all one-bedroom units.

She said the senior residence is an L-shaped building.

"It's four stories set on a podium," Halliwell said. "It has less of a footprint than the present building. The podium will support 28 parking spaces, 15 for the seniors and 13 for the homeowners."

"There will be an outdoor front porch on Cheney Street," she said. "The building will be pushed back. There will be wider sidewalks."

"It's an important location," Halliwell said. "An important building. An elegant addition to the neighborhood."

Landscape architect Deb Meyers described what she called "the private amenity space for seniors" in the interior leg of the L shaped building with an oval seating area, shade trees, lawns and paths.

It will be connected by a walkway to 3-5 Schuyler St, the six-condominium building designed by Jonathan Garland.

Garland explained that the homeownership units had been changed from townhouses to flats at both 3-5 Schuyler and 24 Cheney St., making for three levels with three three-bedroom condominiums on each floor.

Both buildings would replace vacant lots.

Garland described 24 Cheney as three wood-frame three-story attached buildings with tall windows connected by wide cornices that would march up the slope of the street to Hartwell Street.

The Schuyler Street building, facing Mother Caroline Academy, is a wide-faced, wood-frame residence with three gables front and side.

Garland explained that a walkway would connect 3-5 Schuyler to the covered parking area under the senior resi-

dence. There would also be two parking areas.

Of the 43 callers on the webinar there was an even mix of opposition and support.

Before opening the discussion period BPDA project manager Lance Campbell said, "No decisions have been made."

"This meeting is the continuation of an ongoing community dialogue."

Michael Kozu of Project RIGHT opened the discussion.

"I'm opposed to this," he said. "You've ignored the community and you've aggravated existing conditions."

Another caller disagreed with the style of homeownership.

"The community wanted homeownership," she said. "Building wealth. We loved that the whole project be homeownership. We wanted townhomes. Now we get flats. That's apartment living. We want the townhouse living experience which is greater than apartment living."

Garland explained that "there are funding factors at play."

"We hit a brick wall with funding sources," he said, "We couldn't get the funding. Parking and unit count are a direct response to funding."

Bolling was unsatisfied.

"You don't have your private money," she said. "You have to go after public money so the community suffers."

Mautner responded.

"We provide what the private market doesn't," she said. "This is a significant site. It lent itself to a lot of different needs. But the real estate market, everything has changed."

"We are mission driven," Mautner said. "But we also need to be financially feasible."

Harold Raymond is the director of Veterans Benefits Clearing-

house. He agreed with Mautner who said, "there is huge affordability crisis for the elderly."

"We own 140 units," Raymond said. "One-hundred-and-forty elderly folks live in our housing. We don't have 202-type housing anymore. Our seniors live on the second floor. It's hard for them. They pay \$500 a month. Elders are really hurting. If an elder moves into your housing that frees up an apartment that's too big for them, but a younger person or family can move into, to stay in the community."

"I appreciate all that you are doing," Raymond said.

JPND project manager Ricky Guerra said that 20 to 29 units in the senior housing will have project-based vouchers.

"No one will pay more than 30 percent for their rent," she said.

Lucy S called in to disagree.

"We're heading down a rabbit hole here," she said. "The community has spoken. They must be respected; private home ownership not apartments."

Soledad Boyd called in to say she has rented in Grove Hall with her family a long time.

"I'm offended that my neighbors think that renters don't matter," she said. "Let's not twist it. Renters are equals. They are invested in the community. I have no interest in being a homeowner. I just hope that my neighbors don't see me as an outsider."

Mautner explained the timeline. "The best case is the leasing will begin in the second half of 2022 with move-ins some time in 2023," she said.

Campbell said that the comment period would end on August 13.

"I look forward to reading your comments when I return from my vacation," he said.



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**DEATHS**

**BAGLIO**

Mary A. (Pacino) passed away peacefully on July 22. Daughter of the late Pasquale and Francis Pacino. Mary was the youngest of ten children. Beloved wife of the late Joseph Baglio. Loving mother of Geraldine Howard and son-in-law Joseph Howard and Joseph Baglio, Jr. and wife Deborah Howerton. Cherished grandmother to Gregory Howard and Victoria Baglio. Mary was the owner and operator of a Hair Salon in West Roxbury for many years and loved serving her community. Mary also spent many wonderful summers in Nantasket Beach with her family and her later years were enjoyed spending time with her husband and friends during the winters in Naples, FL. She was loved by all who knew her. A Funeral Mass was held at Holy Name Church on Wed., July 28.

**CIMINO**

Maria B. (Bagwell) of Hyde Park, formerly of East Boston, July 29, 2021. Beloved wife of the late Donato Cimino. Devoted mother of Jonathan Cimino and his wife Rina of Dedham and Daniel Cimino and his wife Tracy of Hyde Park. Grandmother of Tiana Cimino of Hyde Park, Daniella Cimino of Dedham, Antonina Cimino of Hyde Park, and Jonathan Cimino of Dedham. Sister of Mark Bagwell, Jeffrey Bagwell, Allen Bagwell, and the late Brian Bagwell and Lucy Cui. Funeral from the George F. Doherty & Sons Wilson-Cannon Funeral Home, 456 High St., DEDHAM. Interment in Holy Cross Cemetery, Malden. In lieu of flowers, donations may be made in Maria's memory to The American Diabetes Association, 260 Cochituate Rd., Framingham,

MA 01701. Online guestbook at [gfdoherty.com](http://gfdoherty.com). George F. Doherty & Sons Dedham 781-326-0500.

**CONNOLLY**

Marianne, of Onset, formerly of Roslindale. July 30, 2021. Devoted mother of Steven J. Connolly and his wife Christie of Norfolk, David Buckman and his wife Patricia of Billerica and the late Sean David Connolly. Loving sister of Michael J. Connolly and his wife Kathleen of Smithfield, RI, Larry Connolly and his wife Kathy of Tewksbury and the late Sean Patrick Connolly. Also survived by niece and nephews. Funeral from the P.E. Murray-F.J. Higgins, George F. Doherty & Sons Funeral Home, 2000 Centre Street, West Roxbury. A funeral service will be held in the funeral home on Thursday, August 5, at 12 Noon. Relatives and friends kindly invited. Interment will be private. For online guestbook, [pemurrayfuneral.com](http://pemurrayfuneral.com). Funeral arrangements by P.E. Murray-F.J. Higgins, George F. Doherty & Sons Funeral Home, West Roxbury.

**D'ARCY**

Christopher of West Roxbury, formerly of Shannonbridge, Athlone, Co. Offaly, Ireland, died in his 90th year peacefully at home with his family on July 25, 2021. The beloved husband of almost 60 years to Norah "Monica" D'Arcy of West Roxbury. Loving father of Ann Marie Glynn and her husband Frank of Quincy, MA, the late Caroline Trainor and her husband Kevin of Dedham, David D'Arcy and his wife Lynne of Dedham, MA and Christopher D'Arcy and his wife Julie of Salem, NH. Devoted grandfather of Brendan Glynn, Shannon Glynn, Timothy Glynn, Emily D'Arcy,

Shane D'Arcy, Caitlin Trainor, Kyle Trainor and Alexis D'Arcy. Chris will be sadly missed and fondly remembered by his sister Pauline "Lottie" of Banagher, Co. Offaly, Ireland and brother Oliver of Shannonbridge, Co. Offaly, Ireland. Predeceased by his sisters Una, Joan, brother Hubert "Louis" and stepfamily Maryanne, Kiernan, Pat, Jim and Molly. Chris was a devoted husband, father, grandfather, uncle and friend who adored his family and friends. Chris worked for HP Hood Inc. in Charlestown, MA for 36 years and for more than 45 years working as a landscaper, which was his passion. Chris enjoyed his "Irish" community of friends with Irish dancing, music and laughter. He was a big sports fan of the Patriots, Red Sox and Irish sports. Chris will be deeply missed by all those who had the pleasure of knowing him. Funeral from the William J. Gormley Funeral Home, 2055 Centre St., WEST ROXBURY. Interment St. Joseph Cemetery. In lieu of flowers, donations may be made in his name to the Holy Ghost Fathers, c/o Fr. Peter Nolan, Regina Cleri, 60 Cardinal O'Connell Way Boston, MA 02114. For directions and guestbook, [gormleyfuneral.com](http://gormleyfuneral.com). William J. Gormley Funeral Service 617-323-8600.

**FITZGERALD**

Liam Anthony Tisei, a proud lifelong Bostonian, aged 27 years, passed suddenly in a vehicular accident on July 24, 2021. Loving son of Joanne Tisei and Walter Fitzgerald (deceased), and adored brother of Fiona Fitzgerald. Nephew of Maureen, Virginia and Richard Tisei, Kathy and Dick Colvario, Ralph and Nancy Tisei,

**Deaths**

*Continued on page 9*

 **Virtual Public Meeting**

**Boston College Task Force Meeting for Conte Forum North Expansion & Renovation**

Tuesday, August 17  
6:00 PM - 8:00 PM

Zoom Link: [bit.ly/BCTF08-10](https://bit.ly/BCTF08-10)  
Toll Free: (833) 568-8864  
Meeting ID: 161 783 6379

**Project Proponent:**  
Trustees of Boston College

**Project Description:**  
This is a meeting of the Boston College Task Force to review the Conte Forum North Expansion and Renovation project. The Proposed Project involves the renovation of and an addition to Silvio O. Conte Forum on the Chestnut Hill Campus of Boston College. The addition will house new men's and women's basketball team locker rooms, a sports medicine suite, a strength and conditioning room, and other services. The Task Force serves as the advisory body for BC's institutional development. Please note that this is a combined Task Force and Public Meeting. The meeting will begin with a presentation of the project by the College, followed by a discussion amongst the Task Force. Members of the general public are encouraged to attend.

mail to: Tyler Ross  
Boston Planning & Development Agency  
One City Hall Square, 9th Floor  
Boston, MA 02201  
phone: 857.334.8952  
email: [tyler.c.ross@boston.gov](mailto:tyler.c.ross@boston.gov)

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Teresa Palumbo, Executive Director/Secretary

# Deaths *continued from page 8*

Joan Fitzgerald, and Elaine Greene. Cousin of Patrick Colvario and Daisy Dallmeyer, Dennis Colvario, Emily and Jorge Moscol, Maria Tisei, Elizabeth Tisei and Daniel Roberts, Andrea, Carolyn and Daniel Greene, Julie Head and their families. Liam loved rugby, soccer, videogaming, and his beloved cats Tony and Mario. Liam graduated from NCAHS "the Aggie" ('13) and Mass. College of Liberal Arts ('17). He showed his avid love for the environment through internships and jobs at the Arnold Arboretum, Adams National Historical Park, George Wright Golf Course. He most recently worked at the Boston Parks and Rec. Urban Wilds Program. Liam was a gentle, funny, loyal man of few words. Relatives and friends are invited to attend his services. Funeral from the Robert J. Lawler and Crosby Funeral Home, 1803 Centre St., WEST ROXBURY. Private interment St.

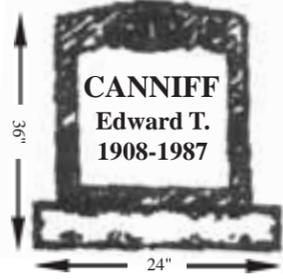
Joseph Cemetery. (Service and interment will be available for all to view via Live Stream at [www.lawlerfuneralhome.com](http://www.lawlerfuneralhome.com) click on Liam's obituary and scroll to the bottom.) In lieu of flowers, donations can be made to select organizations of his family's choice at <https://gofund.me/9c856403>. Honor Liam by honoring Mother Earth. Lawler and Crosby Funeral Home 617-323-5600.

**KERRIGAN**

Eugene J. of Hyde Park, MA passed away suddenly on Saturday, July 31, 2021, at the age of 62 surrounded by his family. Devoted husband of Joyce (Crovo). Loving father of Rachel, Caitlin and her husband Kevin, Christopher and his girlfriend Nicole, and Brendon and his fiancé Meaghan. Dear son of the late William Kerrigan and Rose (Nardone). Cousin of Joseph Lombardi of

Easton, Richard Lombardi and his wife Kathy of Sandwich, Susan and Robert Lombardi of Hyde Park. Financial Advisor at Bay State Financial. Proud graduate of Nichols College. Lifelong Boston sports fan and devoted Patriots season ticket holder. Loved Cape Cod, Elton John, and a good Manhattan (stirred, not shaken). He found the most joy when surrounded by his family. In lieu of flowers, donations can be made to Sacred Heart Parish. Funeral from The Robert J. Lawler & Crosby Funeral Home, 1803 Centre St., WEST ROXBURY, on Thursday, August 5, at 9:00 am. A Mass of Christian Burial will be celebrated in The Sacred Heart Church at 10:00 am. Relatives and friends are invited to attend. Visiting Hours Wednesday in the funeral home from 4:00 to 8:00 pm. For complete obituary, [www.lawlerfuneralhome.com](http://www.lawlerfuneralhome.com) Lawler & Crosby Funeral Home 617-323-5600.

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Dear Doctor: Do you have any knowledge on the new 2021 Ford F150 pick up coming out late this year? –Mel

A) Last week Ford brought out a 2021 F150 per-production Hybrid Platinum addition for the New England Motor Press to View. The all new F150 was impressive to look at a drive in the large parking lot. There are currently only 3 production units making the press circuit. A few items of interest are the large very clear multi function touch screen center dash display, fold down shifter that allows the center arm rest to fold down flat to make it easy to use as a work station of yes a small lunch table area. There are many engine choices, the 10 speed transmission has proven to be a good design Upgraded interior leather, easy to use controls and finally a large flat dash cluster. Small front LED head lights as well as LED lights thru out the truck. Out back on the Hybrid, in the bed there is now a 240 volt receptacle as well as a couple of 110 volt receptacles for those who need to use a 240 volt hammer drill or any other HD electric power tool. Trucks are a very important part of the automotive business for all manufactures. The profit margins are high and brand competition is tough. Today's pick up trucks are now used for multi purposes including in some cases the family vehicle. The old days of a pick up used for work only are gone. Look for a full electric pick ups, in all brands next year as well as diesel power. The manual transmission small light duty pick ups will be a thing of the past. Even the small light duty pick up trucks have grown in size. It will be a buyers market for the new models.

Junior Damato, the "Auto Doctor," has agreed to field auto repair questions from Bulletin and Record readers. Please send your questions to [news@bulletinnewspapers.com](mailto:news@bulletinnewspapers.com) and we will do our best to get them answered.

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## Virtual Public Meeting

## 990 American Legion Highway

**Wednesday, August 11**  
6:00 PM - 8:00 PM

**Project Proponent:**  
Lincoln Property Group

**Project Description:**  
The Proponent proposes to construct a 270 unit residential, neighborhood apartment community in nine detached, three-story buildings with 415 parking spaces and substantial landscaping. The Project will also include a freestanding clubhouse with modern amenities for Project residents.

**Zoom Link:** [bit.ly/2Vg0lJF](https://bit.ly/2Vg0lJF)  
**Toll Free:** (833) 568 - 8864  
**Meeting ID:** 160 463 3058

**Close of Comment Period:**  
8/27/2021

mail to: **Caitlin Coppinger**  
Boston Planning & Development Agency  
One City Hall Square, 9th Floor  
Boston, MA 02201  
phone: (857) 205 3249  
email: [caitlin.coppinger@boston.gov](mailto:caitlin.coppinger@boston.gov)

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# Oak Street *continued from page 3*

was in. Pulgini explained that it is in the NS-2 district but abuts the residential district.

Steven Morris, the curator of the Hyde Park: Then & Now Facebook page, asked about the rental rates. The studios will go for about \$1,200, with one-bedrooms renting for \$1,500 and two-bedrooms costing \$2,000 per month.

Craig Martin of HPNA blasted the lack of community notification, saying that the group was not made aware of the proceedings and flyers were not distributed to the neighborhood. Pulgini countered that the meeting was advertised in The Bulletin, which is BPDA protocol.

“No, the BPDA does not flyer,” DaRosa said. “We do not flyer as an agency.”

“They have in the past,” Martin replied, noting that was the case on the 11 Dana Ave. project.

BPDA colleague Kenya Beaman explained that the Central River Neighborhood Group had a meeting earlier in the evening, which may have led to the low attendance. Several associations had received notifications, which she tells leaders to share to create a “tree effect.”

Martin said he believes that meetings should now be held in the Hyde Park Community Center since it has reopened. He is in opposition to the project, prima-

rily because of the lack of parking. He noted that residents there have parking stickers. Pulgini said that commuters used to park there to avoid the higher rates at the Fairmount commuter rail station.

“I’m on the record as saying, ‘Let’s do things right, BPDA,’” he said. “Let’s stop taking advantage of the plague.”

A woman named Patrice said, “I like the variations.”

The public comment period on the project ends August 9. Due to the low turnout, DaRosa said she would be amenable to extending the deadline. The project also will be discussed at the Hyde Park Neighborhood Association (HPNA) on Thursday, August 5.

Commonwealth of Massachusetts  
The Trial Court  
Probate and Family Court Department

Suffolk Division **Docket No. SU20P1521EA**

**CITATION ON PETITION FOR ORDER OF COMPLETE SETTLEMENT** Suffolk Probate and Family Court  
24 New Chardon Street  
Boston, MA 02114  
617-788-8300

**Estate of: Gregory Wilson**  
**Date of Death: 01/05/2020**

A Petition for Order of Complete Settlement has been filed by:  
**Lena Wilson of Roslindale, MA**

requesting that the court enter a formal Decree of Complete Settlement including the allowance of a final account, First and Final and other such relief as may be requested in the Petition.

**IMPORTANT NOTICE**

You have the right to obtain a copy of the Petition from the Petitioner or at the Court. **You have a right to object to this proceeding.** To do so, you or your attorney must file a written appearance and objection at this Court before: 10:00 a.m. on the return day of **09/01/2021**.

This is NOT a hearing date, but a deadline by which you must file a written appearance and objection if you object to this proceeding. If you fail to file a timely written appearance and objection followed by an Affidavit of Objections within thirty (30) days of the return day, action may be taken without further notice to you.

**Witness, Hon. Brian J. Dunn, First Justice of this Court**  
Date: July 21, 2021  
Felix D Arroyo, Register of Probate

*West Roxbury/Roslindale Bulletin: 08/05/2021*

Commonwealth of Massachusetts  
The Trial Court Probate and Family Court

**CITATION ON PETITION FOR FORMAL ADJUDICATION**

**DOCKET No. SU21P0927EA**

**Estate of: Mary J. Aylward**  
**Date of Death: 01/25/2021**

**Suffolk Probate and Family Court**  
24 New Chardon Street  
Boston, MA 02114  
617-788-8300

To all interested persons:

**Michele Aylward of Hyde Park, MA**

requesting that the Court enter a formal Decree and Order and for such other relief as requested in the Petition.

The Petitioner requests that:

**Michele Aylward of Hyde Park, MA**

be appointed as Personal Representative(s) of said estate to serve **Without Surety** on the bond in **unsupervised administration.**

**IMPORTANT NOTICE**

You have the right to obtain a copy of the Petition from the Petitioner or at the Court. **You have a right to object to this proceeding.** To do so, you or your attorney must file a written appearance and objection at this Court before: 10:00 A.M. on the return day of **09/02/2021**. This is NOT a hearing date, but a deadline by which you must file a written appearance and objection if you object to this proceeding. If you fail to file a timely written appearance and objection followed by an affidavit of objections within thirty (30) days of the return day, action may be taken without further notice to you.

**UNSUPERVISED ADMINISTRATION UNDER THE MASSACHUSETTS UNIFORM PROBATE CODE (MUPC)**

A Personal Representative appointed under the MUPC in an unsupervised administration is not required to file an inventory or annual accounts with the Court. Persons interested in the estate are entitled to notice regarding the administration directly from the Personal Representative and may petition the Court in any matter relating to the estate, including the distribution of assets and expenses of administration.

**WITNESS, Hon. Brian J. Dunn, First Justice of this Court**  
Date: July 30, 2021  
Felix D. Arroyo, Register of Probate

*Hyde Park Bulletin: 08/05/2021*

Commonwealth of Massachusetts  
The Trial Court  
Probate and Family Court Department

SUFFOLK Division

**Docket No. SU21P1526GD**

**CITATION GIVING NOTICE OF PETITION FOR APPOINTMENT OF GUARDIAN FOR INCAPACITATED PERSON PURSUANT TO G.L. c. 190B, §5-304**

**In the matter of: Duquenne Depestre**

**Of: Boston, MA**

**RESPONDENT Alleged Incapacitated Person**

To The named Respondent and all other interested persons, a petition has been filed by  
**Boston Medical Center of Boston, MA**

In the above captioned matter alleging that **Duquenne Depestre** is in need of a Guardian and requesting that **Beatrice Depestre of Stoughton, MA** (or some other suitable person) be appointed a Guardian to serve **Without Surety** on the bond.

The petition asks the Court to determine that the Respondent is incapacitated, that the appointment of Guardian is necessary, and that the proposed Guardian is appropriate. The petition is on file with this court and may contain a request for certain specific authority.

**You have the right to object to this proceeding.** If you wish to do so, you or your attorney must file a written appearance at this court on or before 10:00 A.M. on the return date of **09/01/2021**. This day is NOT a hearing date, but a deadline by which you have to file the written appearance if you object to the petition. If you fail to file the written appearance by the return date, action may be taken in this matter without further notice to you. In addition to filing the written appearance, you or your attorney must file a written affidavit stating the specific facts and grounds of your objection within 30 days after the return date.

**IMPORTANT NOTICE**

The outcome of this proceeding may limit or completely take away the above-named person’s right to make decisions about personal affairs or financial affairs or both. The above-named person has the right to ask for a lawyer. Anyone may make this request on behalf of the above-named person. If the above-named person cannot afford a lawyer, one may be appointed at State expense.

**Witness, Hon. Brian J. Dunn, First Justice of this Court**  
July 22, 2021  
Felix D. Arroyo, Register of Probate

*Boston Bulletin: 08/05/2021*

Commonwealth of Massachusetts  
The Trial Court Probate and Family Court

**CITATION ON PETITION FOR FORMAL ADJUDICATION**

**DOCKET No. SU21P1470EA**

**Estate of: Lorraine F. Hamilton**  
**Date of Death: 11/06/2020**

**Suffolk Probate and Family Court**  
24 New Chardon Street  
Boston, MA 02114  
617-788-8300

To all interested persons:

A Petition for **Formal Probate of Will with Appointment of Personal Representative** has been filed by:

**Paul L. Nevins of West Roxbury, MA**

requesting that the Court enter a formal Decree and Order and for such other relief as requested in the Petition.

The Petitioner requests that:

**Paul L. Nevins of West Roxbury, MA**

be appointed as Personal Representative(s) of said estate to serve **Without Surety on the bond in unsupervised administration.**

**IMPORTANT NOTICE**

You have the right to obtain a copy of the Petition from the Petitioner or at the Court. **You have a right to object to this proceeding.** To do so, you or your attorney must file a written appearance and objection at this Court before: 10:00 a.m. on the return day of **09/02/2021**. This is NOT a hearing date, but a deadline by which you must file a written appearance and objection if you object to this proceeding. If you fail to file a timely written appearance and objection followed by an affidavit of objections within thirty (30) days of the return day, action may be taken without further notice to you.

**UNSUPERVISED ADMINISTRATION UNDER THE MASSACHUSETTS UNIFORM PROBATE CODE (MUPC)**

A Personal Representative appointed under the MUPC in an unsupervised administration is not required to file an inventory or annual accounts with the Court. Persons interested in the estate are entitled to notice regarding the administration directly from the Personal Representative and may petition the Court in any matter relating to the estate, including the distribution of assets and expenses of administration.

**WITNESS, Hon. Brian J. Dunn, First Justice of this Court**  
Date: July 27, 2021  
Felix D. Arroyo, Register of Probate

*Boston Bulletin: 08/05/2021*

Commonwealth of Massachusetts  
The Trial Court Probate and Family Court

**CITATION ON PETITION FOR FORMAL ADJUDICATION**

**DOCKET No. SU21P1598EA**

**Estate of: Catherine E. Quinlan**  
**Date of Death: 06/23/2021**

**Suffolk Probate and Family Court**  
24 New Chardon Street  
Boston, MA 02114  
617-788-8300

To all interested persons:

**Richard T. Quinlan of East Falmouth, MA**

requesting that the Court enter a formal Decree and Order and for such other relief as requested in the Petition.

The Petitioner requests that:

**Richard T. Quinlan of East Falmouth, MA**

be appointed as Personal Representative(s) of said estate to serve **Without Surety** on the bond in **unsupervised administration.**

**IMPORTANT NOTICE**

You have the right to obtain a copy of the Petition from the Petitioner or at the Court. You have a right to object to this proceeding. To do so, you or your attorney must file a written appearance and objection at this Court before: 10:00 a.m. on the return date of 09/13/2021. This is NOT a hearing date, but a deadline by which you must file a written appearance and objection if you object to this proceeding. If you fail to file a timely written appearance and objection followed by an affidavit of objections within thirty (30) days of the return day, action may be taken without further notice to you.

**UNSUPERVISED ADMINISTRATION UNDER THE MASSACHUSETTS UNIFORM PROBATE CODE (MUPC)**

A Personal Representative appointed under the MUPC in an unsupervised administration is not required to file an inventory or annual accounts with the Court. Persons interested in the estate are entitled to notice regarding the administration directly from the Personal Representative and may petition the Court in any matter relating to the estate, including the distribution of assets and expenses of administration.

**WITNESS, Hon. Brian J. Dunn, First Justice of this Court**  
Date: July 30, 2021  
Felix D. Arroyo, Register of Probate

*West Roxbury/Roslindale Bulletin: 08/05/21*

Commonwealth of Massachusetts  
The Trial Court  
Probate and Family Court Department

SUFFOLK Division

**DOCKET No. SU21P1545GD**

**In the matter of: Jamaal Josephs Of: West Roxbury, MA**

**RESPONDENT Alleged Incapacitated Person**

To The named Respondent and all other interested persons, a petition has been filed by

**Mass. DMH of Westborough, MA**

In the above captioned matter alleging that **Jamaal Josephs** is in need of a Guardian and requesting that

(or some other suitable person) be appointed as Guardian to serve **Without Surety** on the bond.

The petition asks the Court to determine that the Respondent is incapacitated, that the appointment of Guardian is necessary, and that the proposed Guardian is appropriate. The petition is on file with this court and may contain a request for certain specific authority.

**You have the right to object to this proceeding.** If you wish to do so, you or your attorney must file a written appearance at this court on or before 10:00AM. on the return date of **09/02/2021**. This day is NOT a hearing date, but a deadline date by which you have to file the written appearance if you object to the petition. If you fail to file the written appearance by the return date, action may be taken in this matter without further notice to you. In addition to filing the written appearance, you or your attorney must file a written affidavit stating the specific facts and grounds of your objection within 30 days after the return date.

**IMPORTANT NOTICE**

The outcome of this proceeding may limit or completely take away the above-named person’s right to make decisions about personal affairs or financial affairs or both. The above-named person has the right to ask for a lawyer. Anyone may make this request on behalf of the above-named person. If the above-named person cannot afford a lawyer, one may be appointed at State expense.

**Witness, Hon. Brian J. Dunn, First Justice of this Court**  
July 23, 2021  
Felix D. Arroyo, Register of Probate

*West Roxbury/Roslindale Bulletin: 08/05/21*

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