

FRIDAY, APRIL 24, 2026

# THE BOSTON SUN

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SERVING BACK BAY - SOUTH END - FENWAY - KENMORE



## OLD SOUTH CHURCH OFFERS ANNUAL BLESSING OF THE ATHLETES

PHOTOS BY JAMIE GARUTI SAGE

The choir performs at the Old South Church during the annual Blessing of the Athletes held on Sunday, April 19.

Shown to the right, athletes sporting their Boston Marathon best listen attentively in the pews.

See more photos on Page 12.



## Beantown Boxing brings community to the city

By Erin Cromwell

An eclectic group of Massachusetts residents gathers weekly at Roberto Clemente Field in the Fenway for outdoor boxing classes designed for members to improve their skills and confidence.

The classes are led by Johnny Murray, a former Irish boxer, along with his wife, Kaleigh Murray, and guest coaches. They are held year-round unless it's raining, snowing or the temperature hits below 14 degrees.

After working a corporate job for a decade, Murray founded

the business in 2014 and called it Back Bay Boxing because of the original gym location. When the pandemic hit, the Murrays relocated to South Carolina to keep the business afloat. In 2022, they returned to Boston and began hosting classes exclusively out-

(BEANTOWN BOXING, Pg. 2)

## Mayor Wu announces launch of 2026 construction season

Special to the Sun

Mayor Michelle Wu has announced the launch of a new construction season for City of Boston Streets projects. Building on last year's histor-

ic progress—50 miles of street resurfacing and a record 1,723 ADA-compliant ramps rebuilt—the City's focus this year continues to be investments in the state of good repair while improving safety and accessibility across

neighborhoods. Planned efforts include roadway resurfacing, sidewalk and ramp upgrades, street reconstruction, and neighborhood safety projects.

(CONSTRUCTION, Pg. 6)

## Skanska secures unanimous approval from BPDA for Longwood Place project

Special to Sun

The Boston Planning & Development Agency (BPDA) voted unanimously Thursday evening, April 16, to approve the initial three buildings of Skanska's plans for Longwood Place - a project that is poised to thoroughly transform the Longwood Medical Area (LMA) with housing, innovative workspaces, active retail, community amenities and publicly accessible open space.

The BPDA approval is for the development of two commercial buildings and one residential building, along with below-grade parking and public realm improvements on the former Simmons University residential campus along Brookline Avenue.

"The BPDA's unanimous

approval is a meaningful step forward for Longwood Place and reflects years of collaboration with the community, City, and our partners," Russ DeMartino, Executive Vice President, Skanska USA Commercial Development Boston, said in a press release. "This approval represents an important milestone of a thoughtfully designed project that will deliver new housing, commercial space, and amenities in a way that is responsive to its surroundings and deeply connected to the Longwood Medical Area."

Longwood Place is a phased, mixed-use redevelopment of a nearly six-acre site on Simmons University's current property. As currently envisioned and subject

(LONGWOOD PLACE, Pg. 3)

## MASQUERADE: A GIBSON SOIREE AT THE ST BOTOLPH CLUB



DEREK KOUYOUJIAN PHOTO

Guests enjoyed the ambience of the St Botolph Club that lent to the Edward Gorey theme of the party. See more photos on Pages 4 and 5.

# EDITORIAL

## EARTH DAY: MANY BATTLES WON, BUT HAS THE WAR BEEN LOST?

This week marks 56 years since the first Earth Day on April 22, 1970. The genesis of the first Earth Day had begun a few months earlier when the Cuyahoga River in Cleveland caught fire because of the flammable chemicals that had been dumped into the river by nearby industrial plants. The blaze was broadcast on national TV newscasts, sparking (no pun intended) the modern-day environmental movement.

The first nationwide Earth Day led to the creation of the Environmental Protection Agency by President Richard Nixon and the landmark legislation of the Clean Air Act and the Clean Water Act.

For those of us who were around at that time, Earth Day gave us hope that we had reached a turning point in the effort to eliminate the air and water pollution that threatened the health of every American, not to mention the impacts upon sensitive environmental areas and wildlife.

There have been many victories for the environment since that first Earth Day, many of which we have seen first-hand in our own neighborhoods. We recall that in our youth growing up on Pt. Shirley in Winthrop, swimming was forbidden on the Boston Harbor side because of the high levels of pollution emanating from the untreated waste from the MDC's sewer plant on Deer Island, not to mention the effluents spilling out of the sewer pipes of homes and factories sewer throughout the Metro Boston area. Paint peeled from homes and cars in Winthrop, Chelsea, and Revere because of the fumes emanating from adjacent waterways in the 1950s and '60s.

The Standells' song *Dirty Water*, which is played after Red Sox victories (which unfortunately have been few and far between this year), is an homage (of sorts) to the high level of pollution in the Charles River and serves as a cultural reminder of an era when Boston Harbor had the "distinction" of being known as the dirtiest in the country.

We rowed on the Charles River in college and sailed in Boston Harbor, so we had an up-close view of how foul the river and harbor were on a daily basis.

The creation of the Mass. Water Resources Authority in the mid-1980s eventually resulted in the beautiful and clean Boston Harbor and Charles River environment that we enjoy today, both improving the quality of life for all of us who live in the Metro Boston area and generating an economic boon along our waterfront area.

On the other side of the country, smog enveloped Los Angeles with dangerous levels of air pollution on a daily basis in the period from 1950-80. Although California still has the overall worst air quality in the U.S., the air quality in its major cities, especially LA, is far better today than it was before clean air standards were implemented.

When the first Earth Day was observed in 1970, the term "climate change" did not even exist. But it was just a few years later in that decade that scientists at major oil companies predicted -- with great accuracy (as things turned out) -- that the carbon emissions from their products would cause the climate to warm.

However, the oil companies hid that information from the public, similar to how the tobacco companies had kept secret their research establishing the link between smoking and lung cancer.

Today we know that climate change is both real and is accelerating -- the United States just had its warmest March on record. It also is generally acknowledged that there is nothing we can do to reverse it. In 1975, the world's total carbon emissions were 17 billion tons, of which the U.S. was responsible for a bit more than 25% with 4.4 billion tons. Today, the U.S. essentially is at that same level with 4.8 billion tons of carbon emission. On a per capita basis, we emit about 35 percent less carbon today than we did in 1975.

However, the rest of the world's output has increased from 12.6 billion tons in 1975 to 33.8 billions tons today. The U.S. could become carbon-neutral tomorrow, yet the amount of emissions by other countries has almost tripled from what they were in 1975 and is continuing to accelerate.

In addition to the well-known effects of climate change -- powerful storms, heat waves, droughts, massive wildfires, and rising sea levels -- a new threat to the environment and to the well-being of every living thing on earth has emerged.

Ironically, another cultural touchstone from the 1960s, the 1967 movie *The Graduate*, highlighted a product that has become ubiquitous in the world today. The most famous line in the movie was one word: "Plastics," which was the career advice given to Dustin Hoffmann's character, Benjamin, by a neighbor who told him that the future lay in the plastics industry.

Little did we know then that by the first part of the 21st century, microscopic nanoplastics would be detectable in every organ (including our brains) and tissue of every human, animal, and plant on the planet, even in the most remote corners of the earth. Plastics are in the air we breathe (especially in our homes), the food we eat, and the water we drink.

So yes, it's nice that we can swim in Boston Harbor today. But that small pleasure for two months each year provides little comfort given the inevitability of the dire consequences of climate change and the conversion of our bodies essentially into toxic waste sites since that first Earth Day in 1970.

Fifty six years after the first Earth Day, the state of the planet and our environment is this: The past was bad, the present is worse -- and the worst is yet to come.

### BEANTOWN BOXING *(from Page 1)*

doors, rebranding as Beantown Boxing in 2025.

"Even though the workout is the same as what we did indoors, the culture and the environment is completely different," Murray said. "I didn't want to be associated with the neighborhood, I wanted to be more associated with the city."

Murray considers his classes to be a "third space," a comfortable social environment where people gather to connect and decompress.

Kendall Burke, a member of Beantown Boxing since last June, said boxing is important for her mental wellness, due to both the physical exercise and the social connection.

"You get this supportive group of people, you're working out, you feel good about yourself," she said. "That's like a cycle of confidence building as well as discipline."

Rodrigo Cervantes, originally from Mexico City, discovered the group by chance while he was on a run through the park and heard Murray yelling instructions to a class. Now, Rodrigo has taken over 100 classes with Beantown Boxing in just eight months.

"I used to practice box[ing] in Mexico, but the vibe there was more, super masculine, you need to beat everyone, and I didn't like that," he said. "I'm gay, so finding this way of feeling strong and protect[ing] myself is also a huge paramount for me to be here."

Each class consists of mixing cardio, like jump rope and jumping jacks; bodyweight strength training, like squats and lunges; and a mitt workout, where each member works with alternating partners to catch each other's punches. The workouts focus on proper technique while avoiding traditional sparring or contact punches to reduce the likelihood of injury, according to the company's website.

"It's kind of like speed dating

while you're punching, because you punch for a round, then you catch for a round, then you meet somebody new," Murray said. "That's why everybody knows everybody, because they've all worked with everybody."

Shammara Humphrey, a Chestnut Hill resident, commutes 30 minutes both ways, four times a week to take classes with the Murrys, and said the coaches' skill levels are "above and beyond."

Humphrey has been taking classes for six years and occasionally steps in as a guest coach, a title also belonging to Fenway resident Tim Drysdale. Drysdale discovered the program after having just moved to Boston because he needed a physical outlet.

"Not only was it great exercise, it's fun, super friendly, non-toxic," he said. "But it ended up being just like a social thing that I needed as well, because I had just moved out here and [was] kind of hating everything about Boston."

Murray said the partner-focused workouts have evolved into a type of social club.

"We engineer it that way," he said. "What we found with people that don't stay is they don't buy into the culture of it, because it is a culture."

This culture is what keeps Drysdale coming back. He said that he's made lasting friendships at Beantown Boxing, with members of the class even helping him celebrate his birthday in January and supporting his singing career.

"I was doing this holiday concert, and a couple of friends from class came and watched my concert," he said. "I've made, I think ... real friends with really good people."

*This story is part of a partnership between The Independent Newspaper Group and Boston University Department of Journalism's Newsroom program.*

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## NEWS IN BRIEF

### BOSTON WARD 4 DEMS OFFERS SCHOLARSHIPS TO NINTH AND 10<sup>TH</sup> GRADERS

The Boston Ward 4 Democratic Committee is offering \$400 scholarships to eligible ninth and 10th graders living in the ward, including students attending the Melvin H. King South End Academy, Boston Latin School, and Winsor School.

To apply, students will submit short written responses to two

essay questions in the language of their choice; the essays will be judged for depth and originality. All applications are requested by May 15. Students can apply online at [bostonward4dems.org/scholarship-program](http://bostonward4dems.org/scholarship-program), and any questions can be emailed to [scholarship@bostonward4dems.org](mailto:scholarship@bostonward4dems.org).

### SOWA ARTISTS GUILD'S APRIL EVENTS CONCLUDE

SoWa Sunday will be held April 26 starting at 11 a.m. at

450 Harrison Ave. This event is free and open to the public.

### 'RECLAIMING HISTORY' EVENT COMING APRIL 27 TO JOSIAH QUINCY UPPER SCHOOL

'Reclaiming History' – an exhibit celebrating the stories and resilience of the city's Chinatown, Little Syria, and New York Streets neighborhoods with

(NEWS BRIEFS, Pg. 7)

### LONGWOOD PLACE (from Page 1)

to future approvals, the full project is planned to deliver approximately 1.7 million square feet of residential, laboratory, office, clinical, retail and community uses, including 2.8 acres of new, publicly accessible open space and 15,000 square feet of community space in the LMA.

The planned overall development will consist of three commercial and two residential buildings under the Planned Development Area (PDA) Development Plan approved by the BPDA in March 2023. This initial approval is the next step in Skanska's partnership with Simmons University to support its reimagined campus environment and introduce new housing, services, and open space for those who live and work in the LMA. Future Article 80B approval will be sought for an additional residential and commercial building and additional open space.

"Longwood Place is designed to add lasting value for nearby institutions, neighborhood residents, visitors, and the city as a whole," added DeMartino. "By creating new open space, enhancing the public realm, and prioritizing sustainability, this project supports Boston's housing and resilience goals while strengthening one of the region's most important academic and research hubs."

As part of the partnership, last summer, Simmons and Skanska marked the topping-off ceremony for Simmons' new Living and Learning Center – the centerpiece of its landmark One Simmons project, a 19-story, state-of-the-art 385,000-square-foot building that will serve as a hub for health, wellness, and community engagement. The building is



COURTESY OF SKANSKA

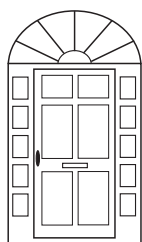
An aerial rendering of the first of three phases in Skanska's proposed Longwood Place development.

expected to open to students in January 2027. Longwood Place, visit [longwoodplaceboston.com](http://longwoodplaceboston.com).

For more information about

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Rentals

# Fenway Cares distributes food to qualified residents

By Brigitte Camarillo-Martinez

Long before its 3:30 p.m. start time, a line begins to form at Symphony Park in the Fenway as the crowd waits in the cold for the Fenway Cares food distribution to begin.

The program has become essential for many people struggling with rising costs, said Fenway Cares organizers.

"I come here because it's free food and with grocery prices so high, that kind of resource is always needed, especially being a student," said Boston University student Mebelyn Ureña.

Fenway Cares is led by a coalition of six neighborhood groups. Each partner contributes to coordination, volunteer support, outreach and operations, according to the Fenway Community Center.

Since 2020, the group has distributed more than 10,000 bags of fresh produce annually with the support of volunteers, local partnerships and state grant funding, according to the Fenway Community Center. What began as a COVID-19 response effort, has grown into a long-standing collaboration serving thousands of neighbors each year.

"What we thought was a short-term project quickly revealed that food insecurity had been in the community all along, and our work has continued to address food support for residents since then," said Marie Fukuda, a Community Advocate for the Fenway Civic Association.

Today, the volunteer-run program distributes free bags of produce every other Wednesday at two locations: the Fenway Community Center in West Fenway and Symphony Community Park

in East Fenway. It also offers free neighborhood deliveries.

Fenway Cares currently distributes approximately 415 boxes of fresh food per week, according to Fukuda.

Volunteers remain the backbone of the operation, supporting setup, distribution and home deliveries for residents unable to attend in person, Fukuda said.

"We have been incredibly fortunate to have a committed group of volunteers and community supporters," Fukuda said. "Many have been with us for years."

Relationships formed at the distribution sites have become one of the most meaningful indicators of the program's impact, Fukuda said.

Rose Miller, a junior at Northeastern University, began volunteering with Fenway Cares through their service fraternity and has continued to do so.

"I really enjoy coming out here in the community and getting to see new faces and meet new people," said Miller. "You always meet interesting people here, there is always a story."

Relationships formed at the distribution sites have become one of the most meaningful indicators of the program's impact, Fukuda said.

And for the people who stand in line for groceries, the program is a lifeline.

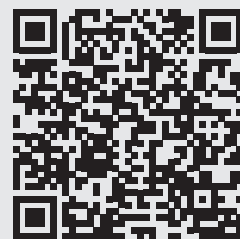
"Living in this city is so expensive," Ureña said. "I have been coming here for about a half a year, and it's a big help."

This story is part of a partnership between The Independent Newspaper Group and Boston University Department of Journalism's Newsroom program.

## SEND YOUR NEWS

The Boston Sun encourages readers and residents to submit their local news! Engagements, weddings and birth announcements, news releases, business and education briefs, sports stories and photos for publication. Submitting does not guarantee publication that week. Content will be printed on a space available basis. Items should be e-mailed to [stephen.quigley@thebostonsun.com](mailto:stephen.quigley@thebostonsun.com) or [deb@thebostonsun.com](mailto:deb@thebostonsun.com)

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# MASQUERADE: A GIBSON SOIREE AT THE ST. BOTOLPH CLUB



Mark and Jackie Yessian



Tarot Card medium Jill Anderson from the Regina Russell Tea Room in Quincy MA offered complimentary readings for guests.



Sisters enjoying their night out celebrating a unique historical home in Boston :Joanne O'Neill and Nancy Jane Duncan.

Photos by Derek Kouyoumjian

The Gibson House hosted its Masquerade: A Gibson Soiree at the St Botolph Club. The fundraising event had a theme that embraced the dark, Victorian

humor of Edward Gorey. Music, drinks and a celebration of the unique museum house that maintains its original layout and furnishings, a time capsule of Boston's life in the 19th Century.



Greg Bowne, Elissa Lunger, and Tyler Cavanagh

## Mayor Wu discusses future of South End Library

By Yvette Jarreau

In a recent meeting with Mayor Michelle Wu and her staff from Neighborhood Services and City Operations, several community members discussed the future of the South End Library.

Mayor Wu expressed her commitment to getting the new building built, and the need to address the concern about city service vehicles being able to access the homes adjacent to the new building between West Newton and Rutland streets

A physical, vehicle test has been done recently, and the City Operations Department has developed two options for the way we use Alleys 510 and 529. These options will be presented at forthcoming community meetings currently being scheduled for early May, one of which will take place in Library Park and other will be virtual. Both will include visuals so South End resident can see what is being proposed.

Additionally, a timeline/schedule for the whole project

will be shared. In the meantime, Utile, the project architects, have also addressed a modification to the alley-side of the building that is designed to make access easier.

Friends of the South End Library extends its thanks to all who advocated for the release of funds, contractor selection, and community information. Your messages created more urgency and made a difference, according to FOSEL.

Yvette Jarreau is president of the Friends of the South End Library.



Anne Swanson has her tarot cards read by Cynthia Rivera from the Regina Russell's Tea Room in Quincy MA.

# ALLEY RALLY

Come join us for a Spring clean-up!

**Neighborhood Association of the Back Bay**

Questions? Contact us at:  
[nabb-alleyrally@nabbonline.org](mailto:nabb-alleyrally@nabbonline.org)

HOSTED BY NABB

**Saturday, May 2nd 2026**

*Rain date: Sunday, May 3rd*

Clarendon Street Playground at  
260 Clarendon & Comm Ave

Please be on-site by 9:15 AM for  
block assignments and kick-off.

- Tools and supplies will be provided—feel free to bring your own gloves or favorite tools if you prefer or have them available.
- Enjoy a light breakfast and lunch as part of this free community event.

All ages are welcome.

SCAN TO REGISTER

The Neighborhood Association of the Back Bay (NABB) Alley Rally is proudly supported by the City of Boston's citywide Love Your Block initiative.

Photos by Claire Vail Photography



William and Alice Bancroft with Kathryn Gillis



Raffle items, shown above, await for guests to buy tickets for them.

The theme of the evening was the dark, Victorian-styled humor of Edward Gorey.

# MASQUERADE: A GIBSON SOIREE AT THE ST. BOTOLPH CLUB



Etiquetteer Robert Dimmick



Isabela and Samantha Connelly



Erica Hirshler



Tyler Cavanagh and Jonathan Vantassel



Zoe Burnett



Gibson House Board member Rob Davidson (right) with his husband Andy Rubison and Matthew McGurick.



George Earley and Catherine Rockett



Steve and Kathy Young with Patti Quinn and Gibson House Board member Susan Ashbrook.



Gibson House Guide and Clothing Collection Specialist Cate Carver in a dress she created.



Gibson House Board Members Emilia Alehmann and Sam Duncan



Kathryn Gillis is enjoying the evening.



Benefit Committee Chair Fran Duffy (right) with her husband Tom



Lynn Smileage and Alice Murphy



Gibson House Board members Karen Fraconia and Laurie Thomas with Curator Halley Robbins.



Henry Stonie, Maureen O'Hara, Carlos Soto-Chaves

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# Mother's Day gesture with deeper meaning: supporting women facing hunger in Boston

Special to the Sun

Food insecurity across Massachusetts has reached a troubling milestone. According to recent data, 40 percent of households are now experiencing food insecurity—double the rate seen just a few years ago in 2019.

At Women's Lunch Place (WLP), a day shelter serving women experiencing hunger, homelessness, and poverty, meals are more than just food.

Breakfast, lunch, and take-away dinner are served each day in a space designed to feel calm and welcoming. Tables are set with flowers, coffee poured, and conversation encouraged. For many who walk through the doors, it is one of the few places where they can pause, feel safe, and be seen.

As Mother's Day approaches, the organization is offering a

way for the broader community to engage with that work.

Community members can choose to make a Mother's Day gift in honor of a woman in their lives, which supports nutritious meals at WLP. The honoree receives a beautiful card featuring original artwork created by a guest of Women's Lunch Place, notifying her of the gift.

The tradition of guest-created Mother's Day card artwork has become a meaningful part of WLP's seasonal outreach, connecting supporters with the lived experiences of the women they serve.

This year's artist, reflecting on her time at the shelter, described what the space meant to her: "Before I came here, I was lonely. But when I walked in, I saw blooming flowers on every table, and delicious food, fruit, and coffee. I met many friends here,

and we made jewelry and painted together... I want to pass on this kindness and love through my art."

Her words capture something central to the organization's approach: that dignity is not an add-on to the wraparound services at WLP, but a foundation.

While the Mother's Day initiative offers structured giving options—ranging from a single card honoring a loved one to sponsoring a full day of meals—the emphasis remains on the broader impact. Contributions support the Healthy Meals Program, which provides freshly prepared food to women who often rely on the shelter as a primary source of nutrition.

But just as important as the meals themselves (WLP served a record 165,000 last year) is what surrounds them: a consistent, welcoming environment where



COURTESY OF WOMEN'S LUNCH PLACE  
Shown above, a winter meal exchange in a cafeteria setting.



Shown left, the Mother's Day card being offered this year by Women's Lunch Place.

of the challenge and the powerful ways communities are responding—through meals shared, art created, and moments of recognition carried from one woman to another.

Learn more about the Mother's Day Campaign at [mothers-daycards.org](http://mothers-daycards.org).

women can build connections, access additional support, and begin to stabilize their lives.

As food insecurity continues to rise across the state, efforts like this highlight both the scale

## CONSTRUCTION (from Page 1)

"As the 2026 construction season gets underway, we're building on last term's record progress and moving forward with projects that strengthen our neighborhoods and improve the daily lives of our residents," said Mayor Michelle Wu. "This construction season, the City will continue making investments in reliable infrastructure while focusing on long-term improvements that connect our communities and make our streets safer, calmer, and better designed for all road users."

"Our dedicated teams are hard at work delivering projects that residents can see and feel in their daily lives," said Interim Chief of Streets Nick Gove. "We're focused on coordinating construction efficiently, reducing impacts where we can, and ensuring every project contributes to a safer, more user-friendly street network."

Significant safety and reconstruction projects slated for this season include:

- **A Street, Congress Street, and Sleeper Street:** This project will reconstruct these three streets within the Fort Point neighborhood to improve safety, accessibility, and overall street design. The project will deliver wider and more accessible sidewalks, additional and safer crosswalks, Fort Point-style

streetlight upgrades, new street trees and landscaped areas, and protected bike lanes that fill key gaps in the existing network. Construction is currently in progress.

- **Cummins Highway:** The Cummins Highway Project in Mattapan will fully reconstruct Cummins Highway to create a safer, more accessible, and more sustainable corridor. The work includes new sidewalks and curbs, upgraded street lighting and traffic signals, full roadway repaving, and necessary utility replacements or upgrades. When finished, the corridor will improve conditions for pedestrians, drivers, and the surrounding community. Work is underway and expected to be completed in late summer.

- **Ellis Elementary School Safe Routes to School:** The MassDOT grant-funded project will provide for the construction of traffic calming at six intersections, such as curb extensions, green infrastructure, and raised intersections in the Garrison Trotter neighborhood of Roxbury. The Safe Routes to School program works directly with schools to create safer streets and conditions for children to get to school safely.

- **Harrison Ave (South End):** The redesign of Harrison Avenue between Herald Street and East Berkeley Street will improve

safety and accessibility with rebuilt ADA curb ramps, wider sidewalks, pedestrian islands, high-visibility crosswalks, and updated signal timing that gives pedestrians additional time at crossings. The project will repave the roadway, add one-way separated bike lanes in both directions, and enhance the public realm with new street trees, permeable paving, and upgraded lighting while removing the existing concrete median.

- **Jones Avenue Neighborhood Street Improvements:** This project will deliver comprehensive improvements to streets and sidewalks on Jones Avenue, Ballou Avenue, and surrounding streets, including the reconstruction of two intersections to enhance traffic flow and simplify turning movements. Additionally, it will expand pedestrian sidewalks and incorporate green infrastructure to improve stormwater management.

- **Lower Roxbury Neighborhood Safety Improvements:** This American Rescue Plan Act (ARPA) funded project will make streets safer by improving visibility, slowing traffic, and making crossings easier. Changes include clear corners to reduce sightline blockages, raised crosswalks and curb extensions to slow cars and shorten crossing distances, and crossing islands to give pedestrians a safe midpoint. Signal timing updates and redesigned "T"

intersections further reduce conflicts and improve safety, while contraflow bike lanes expand safe cycling access on one-way streets.

- **Lost Village Transportation Safety Improvements:** Funded through the Massachusetts Gaming Commission, this project will focus on traffic-calming improvements within the Lost Village in Charlestown, including the reconstruction of several intersections, sidewalk and accessible curb ramp reconstruction, repaving, and implementation of modernized traffic signal equipment.

The City is also actively engaging residents on several other projects. In the next few weeks, Street Cabinet staff will continue collaborating with other City agencies and residents on upcoming initiatives to ensure community priorities are reflected throughout the planning and design process, including the Andrew Square, Rutherford Avenue/Sullivan Square, and Wood Avenue projects.

Over the past four years, the City has resurfaced more than 105 miles of roadway, filled over 27,000 potholes, and nearly doubled its bike lane network, reflecting a sustained commitment to maintaining and modernizing transportation infrastructure. Additionally, over the past three years, 73 percent of the Public Works and Transportation Department's capital bud-

get has been invested in maintaining and improving roads, sidewalks, and bridges.

The Public Works Construction Management Division continues to prioritize keeping the City's infrastructure in a state of good repair, and will continue work across neighborhoods citywide this season, with a goal of repaving 45 miles of roadway. The full spring resurfacing list is available here.

In preparation for upcoming summer events, the City will resurface several streets Downtown, including Atlantic Avenue, State Street, and Congress Street. As part of this state of good repair work, we will install permanent cast-in-place concrete separation on several Downtown bike facilities, including segments of Congress Street, Milk Street, and Franklin Street.

In addition to resurfacing work, the City is actively managing multiple contracts for ADA-compliant curb ramp and sidewalk reconstruction, encompassing both brick and concrete surfaces, with a goal of building nearly 1,800 ramps this season.

Residents and business owners can learn more about the resurfacing process, what to expect when crews are working in their neighborhood, and whether their streets are scheduled for resurfacing by visiting the City of Boston Resurfacing webpage.

# NEWS IN BRIEF

Continued from Page 3

York Streets neighborhoods with performance, food and stories – will launch with a special event on Monday, April 27, at the Josiah Quincy Upper School at 900 Washington St. Doors open at 5:30 p.m., followed by the program starting at 6 p.m.

This exhibit is free and open to the public. R.S.V.P. at <https://bit.ly/rh-launch>

## PRESCOTT HOUSE TO OFFER AN AFTERNOON TEA AND TALK ON APRIL 25

The William Hickling Prescott House, located at 55 Beacon St., will offer an Afternoon Tea and Talk on Saturday, April 25, from 3 to 5 p.m.

Join Etiquetteer, Robert B. Dimmick, for an afternoon of tea manners, history, and anecdotes, with an elegant tea catered by Vintage Tea & Cake

Co. at Prescott House, the Beacon Hill headquarters of the Colonial Dames (NSCDA-MA). A selection of Prescott House's collection of tea gowns and millinery will also be on display.

Admission costs \$55 per person and includes an elegant tea menu. Visit [https://www.eventbrite.com/e/tea-and-talk-at-prescott-house-tickets-1985071531387?aff=oddtcreator&keep\\_tld=true](https://www.eventbrite.com/e/tea-and-talk-at-prescott-house-tickets-1985071531387?aff=oddtcreator&keep_tld=true) to register, or [nscdama.org](http://nscdama.org) for more information on the event.

## COMMUNITY CLEAN UP OF PETERS PARK SET FOR MAY 2

The Friends of Peters Park will hold its annual Community Clean Up on Saturday, May 2, from 9 a.m. to noon at Peters Park in the South End. Meet at Peters Park in the field, next to the Dog Park. (The rain date is Sunday, May 3, from noon to 3

p.m.)

Volunteers of all ages and all skills are welcome to participate. Gardening tools will be supplied to volunteers, who will be raking leaves, planting flowers in planters, and clearing trash. If so desired, bring your gardening gloves.

Donations always welcome; send checks to: Friends of Peters Park, P.O. Box 181137, Boston, MA 02118, or donate online at [Peterspark.org](http://Peterspark.org) and via Venmo at [venmo.com/u/fopp-donations](https://venmo.com/u/fopp-donations).

## SOWA ARTISTS GUILD TO OFFER SPECIAL EVENTS IN MAY

SoWa Artists Guild will hold SoWa First Friday won May 1 at 5 p.m. SoWa Artists Guild signature event SoWa Art Walk will follow on Saturday and Sunday, May 2 and 3, from 11 a.m. to 5 p.m.

SoWa Sundays keep the momentum going the rest of the month of May from 11 a.m. to 4 p.m., with events on May 10, 17, 24 and 31, respectively.

SoWa Artists Guild events, which are free and open to the public, are held at 450 Harrison Ave.

## FENWAY CIVIC ANNUAL MEETING SET FOR MAY 12 AT MASS. HISTORICAL SOCIETY

The Fenway Civic Association will hold its 65th annual meeting on Tuesday, May 12, from 5:30 to 8 p.m. at the Massachusetts Historical Society, located at 1154 Boylston St.

Refreshments and social time will be followed by a brief business meeting, after which guests will be treated to a special open house experience, allowing self-guided tours of the '1776: Declaring Independence' exhibit that includes manuscripts, artifacts, and rarely seen treasures capturing a monumental moment in American history.

This meeting is free and open to all – come and bring a friend!

## BOSTON WARD 5 DEMOCRATIC CAUCUS SET FOR MAY 30 IN WORCESTER

On Saturday, March 14, beginning at 9 a.m., the Boston Ward 5 Democratic Commit-

tee will host the 2026 Boston Ward 5 Democratic Party Caucus ("Caucus") to elect delegates and alternates for the 2026 Massachusetts Democratic Convention—which will be held on Saturday, May 30, at the DCU Center in Worcester.

The Caucus will take place at the Old South Church, 645 Boylston St. in Copley Square. Persons wishing to attend the Caucus may arrive beginning at 9 a.m. This event is open to the public. However, only those persons who reside in Ward 5 and have previously registered to vote as Democrats, or are 16 years of age by Feb. 19, and have pre-registered to vote as Democrats, will be eligible to sign in to the Caucus and be permitted to vote and/or be elected as delegates, or alternates, during the Caucus.

Ward 5 includes Beacon Hill, Back Bay, Bay Village, Fenway and parts of Chinatown and the South End. You can check your voter registration status (and whether you live in Ward 5) at: [www.sec.state.ma.us/VoterRegistrationSearch/MyVoterRegStatus.aspx](http://www.sec.state.ma.us/VoterRegistrationSearch/MyVoterRegStatus.aspx).

## SWAN BOAT KICKS OFF SEASON IN PUBLIC GARDEN



MAYOR'S OFFICE PHOTOS BY MIKE MEJIA

Mayor Michelle Wu joined students from Tynan Elementary School on Saturday, April 18, to kick off spring with the Swan Boat opening ceremony at the Public Garden.



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## SCENES FROM BOSTON'S ANNUAL PATRIOTS' DAY PARADE

On April 20, Mayor Michelle Wu marched in the Parade celebrating the 251st anniversary of Patriots' Day in downtown Boston and North End.

Every year, incredible performers bring Boston's instrumental role in the American Revolution to life—marching through the streets with fife and drum, reenacting Paul Revere's famous midnight ride, and honoring the brave patriots who made Boston the birthplace of American democracy. It is always an honor to join these groups and our military members to honor and remember Boston's revolutionary history.

MAYOR'S OFFICE PHOTO BY ISABEL LEON



## Boston funding helps St. Stephen's Youth Programs expand support for Black youth

By Julia Hendler

Mayor Michelle Wu recently announced in February that \$500,000 in city funding will go toward programs serving Black men and boys across the city, including St. Stephen's Youth Programs (SSYP), a long-running youth development nonprofit in the South End.

The investment is in partnership with the Office of Black

Male Advancement, whose mission is to empower Black men and boys and ensure they have equitable access to opportunities across the city, according to the office's website.

Founded in 1999, SSYP offers year-round programming for youth of all genders across Boston. The organization provides academic support, career exploration opportunities and leadership development through

after-school programs, summer employment and mentorship initiatives, according to the organization's website.

While working with students, Latasha Scott, SSYP's assistant director of development, said she noticed a gap in the programming available for boys compared to girls. Socioemotional opportunities for the boys were often limited, she said.

Boys often gravitated toward

sports activities, which did not always create space for conversations about mental health or the "disparities that they're facing, whether it's in the community or at home," Scott said.

"That led to a lot of frustration," Scott said. "They're mad about a game, or they can't really express why they don't want this person on the team, or something to that effect."

The grant will support one

year of the Youth Leadership Corps, a program focused on academic support, social-emotional development and leadership skills for middle school students. While the program is open to all eligible participants, the majority of students involved are boys, Scott said.

Government grants make up roughly 35 percent of the organi-

(ST. STEPHEN'S YOUTH, Pg. 9)

# Lanterns & Luminaries launch America's 250<sup>th</sup> anniversary celebrations in Boston

## Keith Lockhart honored with third Lantern Award at Old North Church

Special to the Sun

Boston officially kicked off America's 250th anniversary celebration with a powerful tribute to history, arts and culture, and civic unity at Lanterns & Luminaries, held at the iconic Old North Church on the eve of Patriots' Day weekend.

Hosted by Old North Illuminated, the nonprofit that works to preserve and operate the historic site, the annual event brought together community leaders, historians, and music lovers to commemorate the famous April 1775 lantern signal that helped spark the American Revolution. The evening's centerpiece was the presentation of the Third Lantern Award to Keith Lockhart, longtime conductor of the Boston Pops, in recognition of his decades of cultural leadership and commitment to uniting communities through music.

The program featured the Boston Pops Esplanade Brass Quintet, period music by Tripp and Toddy, a stirring reading of "Paul Revere's Ride" performed by Roberto Mighty, remarks by Governor of Massachusetts Maura Healey and fireworks projections by Illuminus. The evening culminated in the ceremonial lighting of lanterns in Old North's historic steeple, honoring the "two if by sea" signal that launched the American



PHOTO COURTESY OF THE OFFICE OF GOVERNOR MAURA T. HEALEY

From L to R: Angela Johnson, Keith Lockhart, Nikki Stewart and Jared Bowen.

Revolution.

"This evening is about more than commemoration; it's about renewing our commitment to liberty and justice for all," said Nikki Stewart, Executive Director of Old North Illuminated. "As we approach America's 250th anniversary, Lanterns & Luminaries reminds us that the ideals exemplified in Old North's signal lanterns — courage, leadership, and active citizenship — still call on each of us today. Seeing the community gather in this historic place, a place where revolution continues to echo, is both moving and inspiring."

In accepting the Third Lantern Award, Lockhart reflected on the enduring connection between music, history, and national identity.

"Standing here at Old North, where a simple signal helped

shape the course of history, is profoundly meaningful," said Lockhart. "From my earliest memories of learning 'Paul Revere's Ride' with my grandfather, to my years with the Boston Pops, I've come to believe that music is one of the ways we tell our shared story — not just where we've been, but who we aspire to be. If my work has helped bring people together across moments of celebration and challenge, then I'm deeply honored to carry forward the spirit of the Third Lantern."

First lit in 1975 to mark the nation's Bicentennial, the Third Lantern symbolizes hope for future generations and the enduring relevance of America's founding principles. Lockhart joins a distinguished group of honorees, following filmmaker Ken Burns, who received the

award in 2025.

Proceeds from Lanterns & Luminaries support Old North Illuminated's ongoing preservation and educational initiatives, aimed at inspiring deeper public engagement with history and civic life as the United States approaches this milestone anniversary. This year's event raised over \$135,000.

As the 250th anniversary sparks a banner year along Boston's Freedom Trail, visitors from across the country and around the world can step inside Old North Church Historic Site, which is open Tuesday through Saturday from 10 a.m. to 5 p.m. and from 12:30 p.m. to 5 p.m. on Sunday. From July through October, hours expand to Monday through Saturday from 10 a.m. to 5 p.m. and from 11:30 a.m. to 5 p.m. on Sunday. Hol-

iday and November–December hours may vary. For more information, visit: [www.oldnorth.com](http://www.oldnorth.com).

Established in 1991 as the Old North Foundation, Old North Illuminated is a 501(c)(3) nonprofit organization that is responsible for historic site operations and interpretative, educational, and preservation programs at the iconic Old North Church Historic Site. A secular organization that is independent of Christ Church in the City of Boston, Old North Illuminated welcomes approximately 500,000 visitors annually while overseeing the preservation of an enduring symbol of American independence. Old North Illuminated serves a wide audience by creating meaningful experiences through educational outreach, site-specific programming, and historical analysis. ONI works collaboratively with the City of Boston, the U.S. National Park Service, the Freedom Trail Foundation, and other partners to foster educational and interpretive programs for students and visitors while engaging the public in Old North Church's history and its role in inspiring liberty and freedom. In 2024, Old North Illuminated was presented with a Leadership in History — Award of Excellence from the American Association for State and Local History, the most prestigious recognition for achievement in the preservation and interpretation of American history. The award-winning project, "Expanding History at Old North Church," encompassed a new exhibit, audio guide, and online video series. For more information, visit: [www.oldnorth.com](http://www.oldnorth.com).

## ST. STEPHEN'S YOUTH PROGRAMS *(from Page 8)*

zation's funding, according to a SSYP 2023-2024 Impact Report.

SSYP first applied for the grant in 2024, but was not selected. This year, they applied again for \$20,000, and were awarded \$15,000, Scott said.

Lauren Young, the grants manager at SSYP, said grants are becoming increasingly competitive while the need for nonprofits like SSYP continues to grow.

"In this current state of the

political climate and the economic climate, it's just hard," Young said. "It's hard for our youth and their parents, and also for our organization, just to stay afloat."

Half of the students enrolled in Boston Public Schools are considered "economically disadvantaged," according to the BPS website.

National economic pressures and policy decisions often "trickle down" to the students, forcing

the nonprofit to adjust how it uses its resources, Young said.

"In November, when the government shut down, parents couldn't put food on the table," Young said. "And so then we have kids coming in extra hungry, and it's like, how do we supplement?"

Although its primary goal is to provide academic and emotional support, SSYP is much more than just an afterschool program

to the students and families it serves, said D'Andra Evans, the organization's college and career counselor.

Evans first joined SSYP when she was 15 years old, and has spent the last decade working in various roles, she said.

In her current position, Evans said the experience feels "full circle." She recalled times when SSYP helped her family buy groceries and flew her to North Car-

olina to visit the university she would later attend.

"St. Stephen's really does feel like a dysfunctional family in the best ways possible," Evans said. "There's always an adult who trusts in you, believes in you and you have a safe place here."

*This story is part of a partnership between The Independent Newspaper Group and Boston University Department of Journalism's Newsroom program.*

# Free drop-in art making event at MFA held to attract more visitors year-round

By Erin Cromwell

Every Saturday and Sunday, The Museum of Fine Arts, Boston hosts a weekly drop-in art making event that honors one of the museum's exhibits.

The event runs from 10 a.m. to 4 p.m. and is also held occasionally on Thursday evenings. It is open to all ages and admission is included with a regular ticket, allowing visitors to stop in. When the weather is nice, the event is often hosted on the Huntington Avenue Lawn, making it accessible to the public and allowing non-ticket holders to join for free.

Although attendance at the MFA has yet to meet pre-pandemic levels, the overall number of visitors has been steadily

climbing each year, with a 34% increase from 2022 to 2023, and an additional 13% increase from 2023 to 2024, according to the MFA's 2023 and 2024 annual reports.

Caitlin Doyle, Manager of Family Programs at the MFA, said that her team of museum educators implemented the drop-in event after the pandemic as a way of getting the community involved again. What started as distance-friendly art kits eventually evolved into the in-person program that the museum offers today.

"It was a way to kind of engage visitors and welcome them back into the space," she said.

Doyle and her team of museum educators also host tours,

cultural celebrations and late-night programs.

Gabby Perez-Dietz, a museum educator, has helped coordinate events for the past three years and said that creating art helps get people excited about art.

"When you make something, I feel like you always connect more to what you're looking at," she said.

Participants at this event pasted together strips of patterned fabric onto heat-activated lining to create patchwork designs. The activity is inspired by the museum's exhibit "One Hundred Stitches, One Hundred Villages," which features patchwork from rural China.

Sabrina Doshi, a communications manager for Harvard Medical School, visited the drop-in

art making event for the second time after attending one on Huntington Lawn last year. She said she loves finding something new to explore at the MFA and events like these help her to appreciate the exhibits.

"This is a really helpful way of connecting with the artist, even if there's hundreds and hundreds of years between us making the same art," Doshi said.

Victoria Bezpalko, a Massachusetts resident, said that the MFA does an amazing job of engaging the community. She has been frequenting the museum for years ever since she began bringing her daughter to art classes on the weekend. Now, she's continuing the tradition with her two granddaughters, Avery and Dakota.

"[The] MFA was one of our favorites with both of our daughters and now granddaughters," she said.

In addition to drop-in art making, the MFA offers a range of community programs, including scavenger hunts, concerts and film screenings.

"The MFA is humongous. I think every time I come, even if it's the same exhibits I've seen last time, there's still new things to explore," Doshi said. "I really love coming back, just to walk around and discover something new every time."

*This story is part of a partnership between The Independent Newspaper Group and Boston University Department of Journalism's Newsroom program.*

## Project at 222 Friend St. in West End now proposed as residential

By Dan Murphy

A new residential development with ground-floor retail project is now being planned for 222 Friend St. in the West End, instead of the life science building previously proposed for the

site, according to representatives for the applicant on hand for an April 14 virtual meeting of the city's Impact Advisory Group (IAG).

KS Partners intends to raze an existing three-story commercial building and adjacent 32-space

surface parking lot to make way for a 15-story (plus mechanicals), mixed-use building comprising 216 residential units, along with more than 4,800 square feet of at-grade retail space. The proposed residential unit mix comprises 97 studios, 62 one-bedrooms, 51 two-bedrooms, and six three-bedrooms, with the affordable housing component located entirely on site.

The expected timeframe for the project is 14 to 16 months, said Todd Grienfield of KS Partners.

No parking would be provided on site, but the project design includes a 650 square-foot bike room for tenants on the building's first level.

In contrast, a proposed life science building, which the applicant had pitched for the site around two years ago, would have stood 11 stories, with a 12-foot mechanical penthouse.

The project has now been

repositioned as residential in accordance with the preferences of the area's business community and other stakeholders in the neighborhood, said Harry Collins, an attorney for the applicant.

This proposed change in use would result in a reduction of 76 feet in linear curb-cuts, said Collins, along with the creation of 2,200 square feet of additional retail space via the elimination of back-of-house and loading spaces, which are no longer needed to support lab activities.

IAG member Jane Forrestall described the current project iteration as a "much improved plan," but like some of her fellow group members, she still expressed considerable concern with its proposed height.

"That's one thing I have a major concern with," said Forrestall. "I think this is a great plan. I like it. I might even want to move in."

Regarding what he called a 'consensus' on the matter of the proposed project's excessive height, Stephen Harvey of the city's Planning Department said he would communicate this concern to his team. But he said the same issue was also raised in response to the project's earlier iteration, while advising IAG members that "any height reduction [would put] the project on an even tighter budget."

The city's Planning Department was scheduled to convene a virtual public meeting to discuss the proposed project in this latest iteration on Wednesday, April 22.

The public comment period for the supplemental filing for the project is open through May 6. To submit a public comment, visit the city's project page at <https://www.bostonplans.org/projects/development-projects/222-friend-street>, or email Stephen J. Harvey at [stephen.j.harvey@boston.gov](mailto:stephen.j.harvey@boston.gov).



D. MURPHY PHOTO

An existing three-story commercial building at 222 Friend St. in the West End, which will be demolished to create space for a proposed 15-story residential building, with ground-floor retail.

## BPHC reports person with measles passed through Logan Airport

Special to the Sun

The Boston Public Health Commission (BPHC) and the Massachusetts Department of Public Health (DPH) report that a person with measles visited Terminal C at Logan Airport shortly after midnight on Tuesday, April 14. The individ-

ual traveled to Boston on Jet-Blue Airways flight 470, which departed from Ft. Lauderdale Florida, at 8:54 PM on Monday, April 13. BPHC and DPH are working with local partners to identify and notify those who may have been exposed. Unvaccinated individuals who have been exposed should contact

their healthcare provider immediately. Unvaccinated exposed individuals also need to avoid public places (e.g. school, work, public transit, stores) and monitor for symptoms for 21 days (through May 5, 2026).

Measles vaccination is up to 97% effective in preventing measles and protecting against severe

disease. In Suffolk County, 94% of children have been fully vaccinated against measles, according to DPH data. Vaccinated individuals are at low risk for contracting measles.

Any individuals who spent time in Boston Logan Airport Terminal C between 12:00 AM and 2:30 AM on April 14 may

have been exposed to measles. The infected individual left Logan Airport in a privately owned vehicle and traveled out of state. There are no other known exposure points in Boston at this time. The number

## FRESH &amp; LOCAL

## Seasonal eating these days

By Penny &amp; Ed Cherubino

While we know that many of our neighbors in the Northeast face hunger this year, it's due to food prices, not supply. In the past, people went hungry because they had no crops to harvest at specific times.

These times have been called the "Starving Season."

Food Historian, Sarah Wasberg Johnson wrote, "Historically, the months of March and April have been the most dangerous time of year for eaters in northerly climes. A poor harvest or improper food preservation in

the fall could lead to fasting and even starvation by May."

Today, more of us are choosing to eat seasonally. More people are planting gardens or containers, shopping at farmers' markets, joining CSAs, preserving our own food, and choosing to buy products with the least processing.

**Grow Or Preserve Your Own**

Last year, Aotide Magazine reported that, "There are over 43 million American households with a backyard vegetable garden, 51% of which preserve food with canning. Urban farming has seen a 30% growth in the last three decades. Ball and Kerr reports a 60% growth in food canning. Indoor hydroponic vertical gardening has seen a 3,000% increase over traditional gardening. According to Scott's Miracle Gro, 55% of Americans are involved with gardening and millions more are planning to do so."

During the pandemic, we used an AeroGarden to grow herbs, and we replenished our scallions from the roots of the ones we had. Other neighbors began gardening on whatever scale their

property allowed. Our building has had a community herb garden on our roof deck for many years. Community Gardens have waiting lists for plots in urban areas. In addition to growing food, the interest in foraging has increased with experts offering guided tours, books, and classes.

**Why the Change?**

Those of us changing our food sourcing are doing so for a variety of reasons. We love supporting local businesses and shop at places that support local producers. Buying directly from nearby farms protects our local food system and the land devoted to food production.

We also prefer to spend our food dollars on options with lower food miles, since shipping consumes a myriad of other resources. The time from the moment a product is picked, processed, packed, stored, and shipped affects flavor and nutrition.

In turn, this also means that large-scale producers must choose specific qualities in the varieties of food they grow. Flavor and nutrition are not at the top of the list. An article for farmers from Michigan State

University advises, "Selecting the right seed for your farm starts and stops with profitability. You want to select two or three varieties that are adaptable and will maximize yields on your farm. When selecting varieties, the top two criteria should be yield potential, followed by disease resistance."

By moving toward seasonal eating and choosing the most local options, we can enjoy more flavor and nutrition. It can also be budget-friendly. We choose not to buy the expensive new varieties of strawberries grown for flavor. We wait until strawberry season arrives and buy local berries every week until the season ends.

As the summer farmers' markets reopen, we'll visit twice a week and base our diet on what is in season. We'll have asparagus in every way we can find. We'll cherish the first radishes. Our meat and take-out selections will come from the vendors who supply those items to round out our market experience.

*Do you have a question or topic for Fresh & Local? Email Penny@BostonZest.com with your suggestion.*



As we move into the months of abundance, consider preserving the foods you miss most when they are not available.

**MEASLES** (from Page 10)

of confirmed measles cases in Massachusetts residents this year remains unchanged at two.

"This case of measles underscores the continued importance of obtaining the MMR vaccine. The MMR vaccine is highly effective at preventing measles infection and also protects against mumps and rubella. This vaccine is the best tool we have to protect ourselves and our communities from serious illness," said Dr. Bisola Ojikutu, Commissioner of Public Health for the City of Boston. "Children should receive the vaccine at 12-15 months of age and again before kindergarten to ensure strong immunity. It is never too late for children or adults to get the measles vaccine and for the vaccine to be effective, even if they are past the age recommended by doctors. As measles cases continue to surge across our country, we should all ensure that we are vaccinated to prevent spread and serious illness."

Measles is a highly contagious virus that begins with flu-like symptoms, including cough, high fever, runny nose, and red, watery eyes, followed by a red, blotchy rash that spreads from the face to the rest of the body. Measles easily spreads when someone with measles breathes, coughs, or sneezes. It can also spread if people touch surfaces or items with the virus within 2 hours after the infected person was in the area. Measles infection can occur 7-21 days after direct or indirect contact with another person with measles.

The Boston Public Health Commission routinely and actively prepares for measles exposure in Boston. Ongoing work includes working with schools to make sure children are vaccinated, partnering with hospitals and health care providers, and maintaining updated operational plans in case of exposure. BPHC also has highly skilled nurses who have experience providing case monitoring

and contract tracing for measles.

BPHC and DPH urge all those who do not know their measles immunization status to get vaccinated with at least one dose of the Measles, Mumps, and Rubella (MMR) vaccine. For the latest information and guidance, visit [boston.gov/measles](http://boston.gov/measles). Healthcare providers who suspect measles should call their local health department or Massachusetts DPH at 617-983-6800 immediately for recommendations and testing guidance.

The Boston Public Health Commission (BPHC) is the country's oldest health department and envisions a thriving Boston where all residents live healthy and fulfilling lives. To accomplish this, BPHC works in partnership with communities to protect and promote the health and well-being of all Boston residents, especially those impacted by racism and systemic inequities. Learn more about our work at [boston.gov/bphc](http://boston.gov/bphc).

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# OLD SOUTH CHURCH OFFERS ANNUAL BLESSING OF THE ATHLETES

PHOTOS COURTESY JAMIE GARUTI SAGE

On Sunday, April 19 – one day ahead of the 130th Boston Marathon - Old South Church in Boston in Copley Square continued its Marathon Sunday tradition, with worship services, featuring the Blessing of the Athletes.

Per tradition, 'Highland Cathedral,' a composition written and composed for Scottish games and competition, was performed during the services in recognition of the runners.



Senior Minister Rev. John Edgerton.



Rev. Ashley Popperson.



Bagpiper David Methven.



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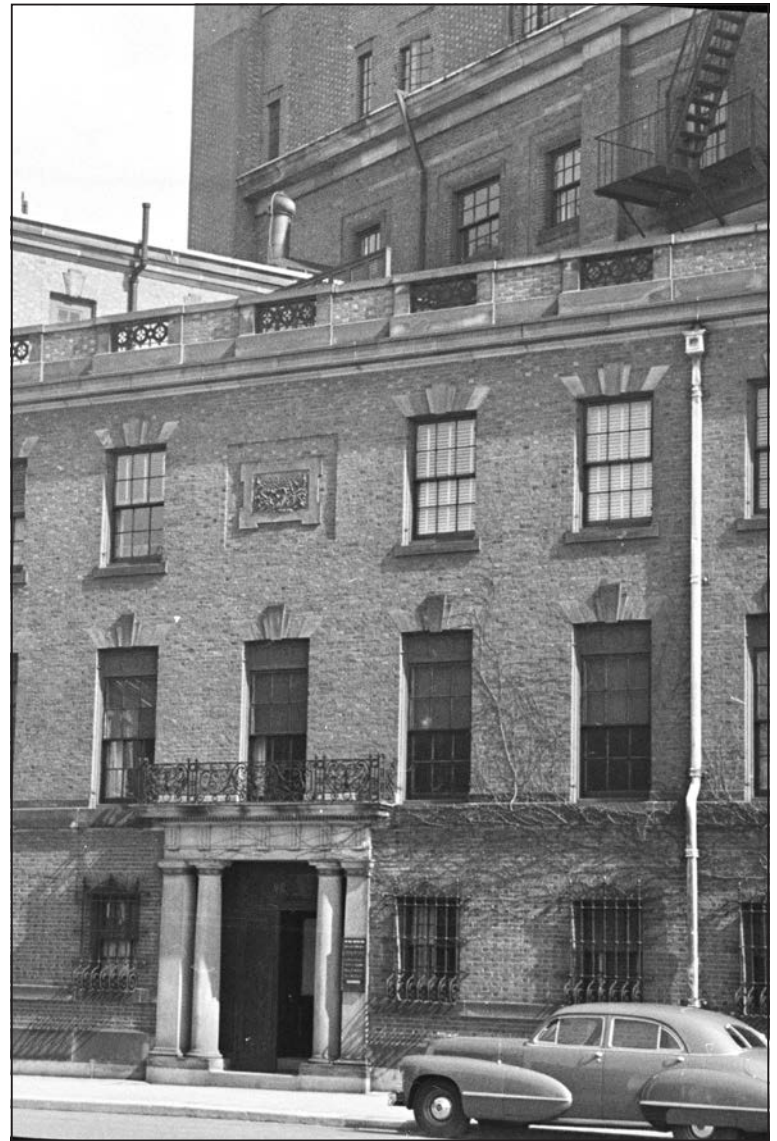
## Real Estate Transfers

BUYER 1	SELLER 1	ADDRESS	PRICE
<b>BACK BAY</b>			
Acebo Investments Usa LLC	Ram-11 Hereford LLC	11 Hereford St	\$5,200,000
Cleary, Quinn	Miner, Kathryn A	2 Clarendon St #401	\$799,000
Boardman, Linda	Danielsen, Dan	243 W Canton St #4	\$1,175,000
Bolt, Margaret	Santamaria, Joseph	271 Dartmouth St #4L	\$799,000
364 Marlborough8 LLC	Star, Brett	364 Marlborough St #8	\$495,000
Zhang, Yujing	Asai, George	483 Beacon St #67	\$615,000
Hunnewell, Benjamin B L	Dwyer, Colton	484 Massachusetts Ave #1	\$1,330,000
Rest, Arthur Van	Rosa Rugosa 2 T	64 Commonwealth Ave #5	\$1,945,000
<b>BEACON HILL</b>			
Beacon Hill 12 Grove LLC	12 Grove Street LLC	12-12A Grove St	\$4,295,000
Koslosky, Kevin	Lopez, Susana B	16 W Cedar St	\$5,500,000
Gee, Maxwell R	Georgantas Ft	22 Brimmer St	\$10,000,000
Michael A Butler T	Anezin, Luis A Dacosta	45 Temple St #408	\$2,725,000
Fujii, Teresita H	Mar-Issa Property LLC	8 Whittier Pl #21A	\$515,000
Cammarata, Naomi F	Neff Realty Trust Of 201	21 Beacon St #5I	\$583,000
<b>DOWNTOWN/WATERFRONT</b>			
Rubio, Cristina	Wilks Limited Partnershi	1 Avery St	\$2,225,000
Holly, Johnell	Shania Holdings Co LLC	1 Franklin St	\$7,999,999
Feeney Ft	MacDonaldBoston Harbor T	10 Rowes Wharf #1402	\$5,800,000
Misra, Sanjog	Skybridge Properties LLC	17 Maywood St	\$1,450,000
Meawad, Gawdat	Chiriboga, Pablo	3 Avery St #804	\$810,000
Michael D Strickman Lt	Merkau, Erik W	370-380 Harrison Ave	\$2,100,000
Gould, Michael	Su, Ming F	65 E India Row	\$1,064,000
William F Earley Lt	South Sta Res Invest LLC	682 Atlantic Ave #3609	\$4,299,000
Adroque, Ricardo	South Sta Res Invest LLC	682 Atlantic Ave #4009	\$1,430,000
Timothy H Harned 2025 Ret	South Sta Res Invest LLC	682 Atlantic Ave #4101	\$2,275,000
7 Oswald Street LLC	Thompson Francis C Est	7 Oswald St	\$1,800,000
Colombo, Amanda	Slowe, Allison L	80 Broad St #205	\$661,000
<b>BAY VILLAGE/SOUTH END/KENMORE</b>			
Gallagher, Sean W	Pembroke 128 LLC	128 Pembroke St	\$3,415,000
Keser, Andrew	Black Labrador Rentals L	143 W Brookline St	\$900,000
541 Wm Fall Fiver LLC	Bonner Cynthia Est	16 St James St	\$550,000
Shanta A Puchtler T	27A Holdings LLC	188 Brookline Ave #27A	\$5,475,000
Shanta A Puchtler T	27A Holdings LLC	188 Brookline Ave #27C	\$5,475,000
Tworollins LLC	Quirk, James R	2 Rollins St #D601	\$1,235,000
Chung, Boyoun	Serpa, Michael P	40 Traveler St	\$1,375,000
87 Pembroke Street LLC	Hicks Jr Ezejiel Est	87 Pembroke St	\$3,150,000
Maclean, Michael	Smith, Megan C	1 Huntington Ave #1204	\$4,250,000
Mccarthy, Melissa M	Gail P Whipple Ret	75 Marlborough St #1	\$950,000
Garg, Twisha	Sheu, Michael U	592 Columbus Ave #1	\$675,000
Yang, Muwen	Lye, Ellie N	6 Yarmouth St #3	\$1,205,000
Sheng, Kelly	Sheng, Jane	151 Tremont St	\$993,000
Bensimon, Emma	Hyde Park 416 Realty LLC	3514 Washington St	\$935,000

## Attention to Detail

PHOTOS AND TEXT BY PENNY CHERUBINO

THIS WEEK'S ANSWER



The doorway in the last clue is on 53 Deerfield Street, constructed in 1900 and designed by Brooks Mason Shepley and Coolidge. This firm was the successor to H.H. Richardson and evolved into Shepley Bulfinch, which today exists as a woman-led architectural firm.

You'll find the next clue in the South End.

Do you have a favorite building or detail that you would like to be featured? Email [Penny@BostonZest.com](mailto:Penny@BostonZest.com) with your suggestion.

THIS WEEK'S CLUE



# Wu Administration announces Affordable Housing Funding for rental projects citywide

Funding will support 892 rental homes across 13 developments in nine Boston neighborhoods

Special to the Sun

The City of Boston has announced more than \$52 million in new funding to support the creation and preservation of affordable rental housing across Boston. The awards, administered through the Mayor's Office of Housing, the Community Preservation Fund, and the Neighborhood Housing Trust, will support 13 developments in nine neighborhoods, resulting in 892 income-restricted rental homes, including 75 homes that will be set aside for families and individuals exiting homelessness.

Projects funded are located in Roslindale, Jamaica Plain, East Boston, Roxbury, Downtown, the West End, Charlestown, Dorchester, and Mission Hill. Developments include housing for older adults, families, permanent supportive housing, preservation of public housing, and mixed-use projects that feature community and commercial amenities, and easy access to some of Boston's most beautiful open spaces. These newly funded projects will also advance City priorities around transit-oriented development and adaptive reuse, provide new homes designed to be affordable to households earning low or moderate incomes, and create significant construction jobs for the local workforce.

"The City is using every possible tool to deliver stable, affordable housing for residents and families across our neighborhoods," said Mayor Michelle Wu. "This funding will strengthen our communities, expand access to housing, and help ensure Boston remains a home for everyone. I'm grateful to the Neighborhood Housing Trust, the Community Preservation Committee and all of our partners as we work together to address the housing crisis and strengthen our communities."

"This funding round reflects the City's continued commitment to housing as a cornerstone of stability for Boston residents," said Chief of Housing Sheila A. Dillon. "We greatly appreciate the development teams assem-

bling high-quality projects that we are eager to support. Each of these projects will strengthen neighborhoods and ensure that affordability remains at the heart of Boston's growth."

Funding for this round includes several federal sources, such as the HOME Investment Partnerships Program and the Community Development Block Grant, along with City of Boston resources, including the funds derived from new residential development under the City's Inclusionary Development Policy, funds derived from the surcharge paid by residential property owners and administered by the Community Preservation Fund, and funds from the City of Boston's Development Impact Projects Exactions Policy, or Linkage which are administered by the Neighborhood Housing Trust to create affordable housing that serves Boston's low-income residents. Together, these investments advance City goals to maximize the impact of public dollars to meet urgent housing needs.

"These projects reflect the City's commitment to aligning planning and housing investments to meet the needs of our growing communities," said Kairos Shen, Chief of Planning. "By advancing development in transit-accessible, resource-rich neighborhoods, we are helping to create more equitable access to housing and opportunity. The Planning Department is proud to work alongside the Mayor's Office of Housing to support projects that contribute to a more inclusive and resilient Boston."

"The Neighborhood Housing Trust is proud to support this round of funding, which will create new affordable homes and strengthen communities across Boston," said Catherine Hardaway, Chair, Neighborhood Housing Trust. "By leveraging Linkage resources, we are able to invest in developments that expand access to housing and support residents at a range of income levels. These projects reflect the kind of thoughtful, community-centered growth that is essential to Boston's future."

"The Community Preservation Act continues to be a vital tool for expanding affordable housing in Boston," said Felicia Jacques, Chair, Community Preservation Committee. "These investments reflect our commitment to directing resources

toward projects that effectively meet urgent community needs, support long-term affordability, and help residents remain in the neighborhoods they call home. We are proud to partner in advancing developments that will have a lasting impact across the city."

"This funding will help connect residents to stable, affordable homes at a time when that stability is more important than ever," said Kenzie Bok, Administrator, Boston Housing Authority. "Through our rental assistance programs, we are able to ensure that many of these new homes are truly accessible to households with the lowest incomes, including families and individuals transitioning out of homelessness. This partnership strengthens our shared work to make Boston a city where everyone has a place to live with dignity."

## Downtown

25 West Street, developed by Bridge Over Troubled Waters with the Planning Office for Urban Affairs as development consultant, will transform a vacant five-story historic commercial building into a new residential and supportive services facility for youth. This adaptive reuse project will create 63 emergency, transitional, and permanent supportive units for homeless and at-risk youth. 25 permanent supportive units will be funded by the City of Boston. The facility will also feature administrative office space, and on-site services including a Welcome Center and supportive services in a location steps from public transit and easily accessible to downtown.

## West End

151 Cambridge Street, will replace the existing West End Library with a new mixed-use development that combines a modern two-story public library with 119 affordable rental homes and commercial space. Developed by POAH and Caste Capital, the project will deliver housing for families and individuals earning low to moderate incomes. Located in a transit-rich, high-opportunity neighborhood, the development will expand access to affordable housing while creating a vibrant community resource in Beacon Hill and the surrounding West

End.

## Roslindale

4259-4267 Washington Street, developed by BBH Community Development LLC, a development entity of B'nai B'rith Housing New England, will create 41 affordable rental homes for older adults (55+) and seniors. Located in the heart of Roslindale Square, the six-story mixed-use building will include on-site resident services, a fitness center, community space, and a rooftop deck. The project will also include ground-floor commercial space and bike parking. This will be one of the first developments permitted under the City's new Squares + Streets zoning, advancing transit-oriented, age-friendly housing while meeting the City's net-zero emissions building standards.

1198 Centre Street, developed by Hebrew SeniorLife, will create 78 deeply affordable rental homes for older adults, including homes set aside for seniors experiencing homelessness. Located adjacent to the Arnold Arboretum, this six-story building will include extensive on-site services such as wellness programming, care coordination, and supportive housing services designed to help seniors live independently. The project will transform a parking lot into a sustainable, service-enriched housing community, and expand access to affordable senior housing in a neighborhood with limited income-restricted units.

## Jamaica Plain

The Rogerson-Beaufort project, led by Rogerson Communities, includes the creation of 41 new affordable senior and 66 new assisted living memory care units to replace existing memory care services on their campus along the Jamaicaway. This six story building will be located opposite Jamaica Pond, part of Boston's Emerald Necklace and has easy access to public transit and neighborhood amenities, while creating a modern, sustainable campus.

294 Hyde Park Avenue, developed by Arx Urban, will create 48 new mixed-income rental homes in a transit-oriented corridor near the Forest Hills MBTA station. The project will replace a deteriorating auto-parts store and warehouse with new hous-

ing serving individuals and family households earning low to moderate incomes, including homes set aside for individuals experiencing homelessness. Designed to meet high sustainability standards, including Passive House and zero-emissions requirements, the development will bring new affordable housing to a high-cost neighborhood while improving the surrounding streetscape.

The Nate Smith House, developed by Jamaica Plain Neighborhood Development Corporation, will preserve and modernize 45 deeply affordable rental homes for extremely low-income seniors. The neighborhood surrounding this longtime community asset joined the tenants in strongly advocating for the renovation to address critical building needs, including accessibility upgrades and an elevator replacement. The preservation effort will stabilize the property while enhancing on-site services and maintaining its affordability.

## East Boston

2 Shawsheen Road, developed by East Boston Community Development Corporation, will create 35 new affordable family-sized rental homes in Orient Heights, steps from the MBTA station. Built on a former industrial site near Belle Isle Marsh, the four-story Passive House-certified building will reserve more than half of its homes for families earning very low incomes. The project will provide access to supportive services and expand affordable housing in a neighborhood with below-average affordability.

## Roxbury

The Doris Bunte Apartments, a Boston Housing Authority public housing community in Egleston Square, will undergo a comprehensive preservation and modernization effort to protect 163 deeply affordable homes for seniors and residents with disabilities. The project will fully renovate apartments and common areas, improve accessibility, upgrade elevators and life-safety systems, and replace outdated gas systems with all-electric heating and cooling. Outdoor spaces will be reimaged with gardens and seating areas, supporting

(HOUSING FUNDING, Pg. 15)

# Mayor Wu appoints Rodney Marshall as 45<sup>th</sup> Commissioner of the Boston Fire Department

Special to the Sun

Mayor Michelle Wu has announced the appointment of Rodney Marshall as the 45th Commissioner/Chief of Department of the Boston Fire Department (BFD).

Marshall, who joined the BFD in 1991 and currently serves as Chief of Operations - Support Services, brings more than three decades of experience in the Department to the position. He will begin serving in his new role when he is sworn in later this month.

“As a distinguished and deeply respected 35-year veteran of the Boston Fire Department, Deputy Chief Rodney Marshall is exceptionally qualified to lead the brave men and women of

Boston Fire who put their lives on the line to keep our communities safe,” said Mayor Michelle Wu. “As a lifelong Bostonian, he knows our communities, has demonstrated his leadership on the job, and has devoted his career to serving and protecting our residents. It’s my honor to appoint him as our next Fire Commissioner. I am deeply grateful for Commissioner Paul Burke’s strong and steady leadership over the past nearly four years, and know that his legacy in the Department and the City will continue to have an impact on our neighborhoods.”

“I want to thank Mayor Wu for the privilege of leading the Department that has shaped my life and career,” said Rod-

ney Marshall, incoming Boston Fire Department Commissioner. “As a proud son of Dorchester, I joined the Boston Fire Department because I wanted to give back to the communities where I grew up, and I’m committed to supporting the firefighters and staff who work every day to keep Boston’s neighborhoods safe.”

“Deputy Chief Rodney Marshall and I have worked together side-by-side in the Commissioner’s office for four years,” said Paul Burke, current Boston Fire Department Commissioner. “He is a good choice by the Mayor—and he will be a great commissioner.”

Marshall was first appointed to the Boston Fire Department in 1991, initially serving at Engine

56. He rose through the ranks to become a Fire Lieutenant in 1998, and that same year was awarded the Commissioner’s Unit Citation for saving the lives of multiple residents during a six-alarm fire. He was promoted to Fire Captain in 2005 and in 2013, he received a second Commissioner’s Unit Citation for his role in rescuing several individuals trapped in a bus with severe roof damage. His promotion to District Fire Chief came in 2014. Since his promotion to Deputy Fire Chief in 2022, he has served as Chief of Operations - Support Services.

One of Marshall’s proudest accomplishments was designing and overseeing the launch of the Department’s Cadet Program,



BFD 45th Commissioner  
Rodney Marshall

helping to create new pathways for young inner city residents to pursue a career as a firefighter.

Marshall was born and raised in Grove Hall in Dorchester, where his parents were well-respected entrepreneurs within the community. He is a graduate of Boston College, where he earned a bachelor’s degree.

## HOUSING FUNDING *(from Page 14)*

resident health and connection, while ensuring that all homes remain permanently affordable and under public control so residents can continue to age safely in place.

Drexel Village, developed by the Planning Office for Urban Affairs and JGE Development. Phase I will create 139 affordable rental homes as part of a larger mixed-use, mixed-income campus on a City-owned site near Ruggles Station. The project will include multiple buildings with larger, family-sized homes, community and retail space, and landscaped open areas designed to serve both residents and the surrounding neighborhood. Located in a transit-rich area, the development will expand access to affordable housing while supporting economic activity and creating new community space in Roxbury.

### Charlestown

The Austin Street development, led by Trinity Financial, Inc., will create 123 affordable rental homes, including 13 homeless set-asides, on a City-owned site adjacent to the MBTA’s Community College Station. The first phase of redevelopment will deliver a seven-story, transit-oriented building with a high share of family-sized apartments, along with resident amenities including a fitness room, bike facilities, and shared community space. Designed to meet Passive House performance standards,

the project will transform an underutilized parking area into energy-efficient housing that improves pedestrian connections and expands affordable housing access in a transit-rich neighborhood.

### Dorchester

Hollins Park, developed by VietAID, will transform a vacant residential property into 33 new affordable rental homes for families and individuals. This 100 percent affordable development will serve households earning very low to moderate incomes and will include homeless set-asides and deeply affordable units supported by rental subsidies. Featuring a high share of family-sized apartments, the project will replace an underutilized site with new housing that reflects community input, improves the streetscape, and helps address displacement pressures in the Bowdoin-Geneva neighborhood.

### Mission Hill

145–157 St. Alphonsus Street, developed by Mission Hill Neighborhood Housing Services, will preserve and convert seven existing townhouse-style units into permanently affordable rental homes for extremely low-income families. Located adjacent to the Kevin W. Fitzgerald Park Arboretum, the project will remove the property from the speculative student housing market and fully renovate and

energy retrofit the property. This project will help counter displacement pressures in a neighborhood where rents have risen sharply given high demand, and represents a rare opportunity to recapture market-rate housing for families currently at risk of being priced out.

Proposals were evaluated through a competitive process led by the Mayor’s Office of Housing, the Neighborhood Housing Trust, and the Community Preservation Committee following a Request for Proposals issued in summer 2025. Projects were assessed based on financial feasibility, development team capacity, design quality, community support, and alignment with City housing priorities.

Under Mayor Michelle Wu’s leadership, Boston has made historic progress toward creating and preserving homes that residents can afford. Since the start of her first term, the City has produced or begun construction on more than 18,000 new homes, including thousands of income-restricted units, and has launched new policies to make it easier, faster, and less expensive to build housing across every neighborhood. Mayor Wu has directed record levels of investment to prevent displacement, expand affordable homeownership, and support renters and homeowners who face housing instability.

The Mayor’s focus on climate and health has also made Boston a national leader in green and energy-efficient housing. Togeth-

er, these efforts are helping to make Boston a city where every resident can have a safe, stable, and affordable home, and where communities can grow stronger for generations to come.

The Boston Housing Authority (BHA) is a public agency that provides subsidized housing to low and moderate-income individuals and families. In addition to conventional public housing communities throughout Boston, BHA offers rental assistance programs. BHA receives federal and state funding to provide housing programs to individuals and families. BHA’s mission is to provide stable, quality affordable housing for low and moderate-income persons; to deliver these services with integrity and mutual accountability, and to create living environments that serve as catalysts for the transformation from dependency to economic self-sufficiency.

The City of Boston’s Planning Department shapes growth that serves Boston’s residents and centers their needs. Our mission is to address our City’s greatest challenges: resilience, affordability, and equity, and to take real estate actions and prioritize planning, development, and urban design solutions that further these priorities. We seek to build trust with communities through transparent processes that embrace predictable growth and shape a more inclusive city for all.

The NHT Fund supports homeownership, rental, cooper-

ative, transitional, and permanent housing developments. The fund provides financing for projects serving households earning at or below 50% AMI and gives preference to populations that face barriers in securing housing, including seniors and people with disabilities. Funding is awarded as gap financing, and each applicant may receive no more than 1,000,000 per project. Priority is given to projects serving the greatest number of low-income households. The program also has a preference for projects that are near transit, and include family-sized units with two or more bedrooms. Boston’s Neighborhood Housing Trust Fund is funded through a commercial project linkage payment fee system.

After Boston voters adopted the CPA in November 2016, the City created a Community Preservation Fund. This fund is capitalized primarily by a one percent property tax-based surcharge on residential and business property tax bills that began in July 2017. The City uses this revenue to fund initiatives consistent with statewide CPA guidelines: income-restricted housing, historic preservation, open space, and public recreation. The funding of any project requires a recommendation from the Community Preservation Committee and appropriation by the City. For more information, please visit the Community Preservation webpage.

# CAMPION EXCLUSIVE LISTINGS

## 95 BEACON STREET #12, BEACON HILL

3 BEDROOMS | 2.5 BATHROOMS | 2,473 SQUARE FEET

*LISTED AT: \$17,000/MONTH*



## 274 BEACON STREET #PH, BACK BAY

6 BEDROOMS | 6.5 BATHROOMS | 6,000 SQUARE FEET

*LISTED AT: \$9,899,000*



### CAMPION & COMPANY EXCLUSIVE LISTINGS

TRACY CAMPION  
617-236-0711

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