

MASSACHUSETTS HISTORICAL COMMISSION  
HISTORIC REHABILITATION TAX CREDIT PROGRAM  
ROUND 20 AWARDS  
11/16/10

#	City/Town	Name of Property	Use**	Prior Rounds Applications	Qualif. Rehab. \$	20% = \$	Likely Total Project	Proponent Name	Company	Total Prior Awards	Round 12 Award	Round 13 Award	Round 14 Award	Round 15 Award	Round 16 Award	Round 17 Award	Round 18 Award	Round 19 Award	Total Prior Awards	Remaining Credit to Award per Project	Round 20 Award	
249	Boston / Brighton	Presentation School, 640 Washington Street	C, O		\$5,101,259.00	\$1,020,251.80	\$6,882,722.00	Jim Prince	Presentation School Foundation											\$1,020,251.80	\$1,000,000.00	
251	Boston / Dorchester	1439-1443 & 1447-1451 Blue Hill Avenue	R		\$6,432,307.00	\$1,286,461.40	\$11,288,201.00	John B. Cruz III	Wayne, Franklin LLC											\$1,286,461.40	\$400,000.00	
207	Boston / Dorchester	4-6 Lyndhurst St, 4-6 Lyndhurst St	R, C	18, 19	\$2,277,999.50	\$455,599.90	\$3,432,995.00	Gail Latimore	Codman Square NDC, Codman Square Neighborhood Development Corporation								\$0.00	\$200,000.00	\$200,000.00	\$255,599.90	\$200,000.00	
233	Boston / Dorchester	544-546 Washington Street	R	19	\$1,367,812.00	\$273,562.40	\$2,167,812.00	Gail Latimore	Codman Square NDC, Codman Square Neighborhood Development Corporation									\$200,000.00	\$200,000.00	\$73,562.40	\$50,000.00	
2	Boston / Dorchester	Baker Square Water Mill, Baker Square II (Phase 2 of 2)	R	1,6,13,14,15, 16, 17, 18, 19	\$8,671,316.00	\$1,734,263.20	\$9,242,996.00	Lawrence H. Curtis	Baker Square II Limited Partnership WinnDevelopment			\$153,000.00	\$0.00	\$200,000.00	\$200,000.00	\$300,000.00	\$300,000.00	\$300,000.00	\$300,000.00	\$1,453,000.00	\$281,263.20	\$100,000.00
232	Boston / Dorchester	Sarah Davidson Block, 3 Gaylord Street	R, C	19	\$1,343,869.00	\$268,773.80	\$1,923,860.00	Gail Latimore	Codman Square NDC, Codman Square Neighborhood Development Corporation									\$200,000.00	\$200,000.00	\$68,773.80	\$50,000.00	
234	Boston / Dorchester	Wallon & Roslin Halls, 702-728 Washington Street	R, C	19	\$2,222,285.00	\$444,457.00	\$2,852,285.00	Gail Latimore	Square Neighborhood Development Corporation									\$200,000.00	\$200,000.00	\$244,457.00	\$200,000.00	
208	Boston / Downtown	Dill Building, 11-25 Stuart St	H, C	18, 19	\$26,000,000.00	\$5,200,000.00	\$44,300,000.00	Deborah Ruhe	American Youth Hostels - Boston Hostel Inc.								\$0.00	\$600,000.00	\$600,000.00	\$4,600,000.00	\$1,000,000.00	
254	Boston / Roxbury	2029-2049 Columbus Avenue	R		\$3,570,140.00	\$714,028.00	\$6,895,437.00	Adam Stein	Washington Park Limited Partnership, Wise Urban Development LLC											\$714,028.00	\$300,000.00	
104	Boston / Roxbury	Highland Spring/ Croft Brewery & Oliver Ditson	R	12,13,14,15, 16, 17, 18	\$15,649,674.00	\$3,129,934.80	\$24,827,028.00	Lawrence H. Curtis	Pickle-Ditson Limited Partnership WinnDevelopment		\$500,000.00	\$500,000.00	\$300,000.00	\$200,000.00	\$200,000.00	\$300,000.00	\$300,000.00	\$0.00	\$2,300,000.00	\$829,934.80	\$300,000.00	
256	Boston / Roxbury	Wyoming Street Apartments, 25-39 Wyoming Street	R		\$6,218,953.00	\$1,243,790.60	\$12,011,407.00	Adam Stein	Washington Park Limited Partnership, Wise Urban Development LLC											\$1,243,790.60	\$300,000.00	
257	Boston / South Boston	Stillings Building, 368 Congress Street	H		\$26,520,000.00	\$5,304,000.00	\$45,665,000.00	David Leatherwood	Norwich Partners of Boston LLC c/o McCarter & English, LLP											\$5,304,000.00	\$900,000.00	
210	Boston / South Boston	5 Channel Center (at 4-52 Midway Street), 4-52 Midway St	R, C, O	18, 19	\$36,000,000.00	\$7,200,000.00	\$45,000,000.00	Richard Galvin	Channel Center Holdings VAF, LLC								\$0.00	\$500,000.00	\$500,000.00	\$6,700,000.00	\$300,000.00	
94	Boston / South End	19 Father Francis Gilday Street	R	11,12,13, 14, 18, 19	\$8,497,724.00	\$1,699,544.80	\$11,424,944.00	Bart Mitchell	19 Father Gilday LLC c/o Mitchell Properties LLC	\$500,000.00	\$300,000.00	\$200,000.00	\$300,000.00					\$200,000.00	\$1,500,000.00	\$199,544.80	\$100,000.00	
211	Boston / South End	Ellis Memorial and Eldredge House, 58 Berkeley St.	C, O	18, 19	\$6,246,780.00	\$1,249,356.00	\$6,989,780.00	Leo J. Delaney	Ellis Memorial & Eldredge House								\$0.00	\$500,000.00	\$500,000.00	\$749,356.00	\$300,000.00	
186	Boston / South End	56 Berkeley Street	H	17, 18, 19	\$1,812,500.00	\$362,500.00	\$3,982,500.00	Clifford Long	56 Berkeley Street LLC c/o Long & Gordon							0.00	\$0.00	\$200,000.00	\$200,000.00	\$162,500.00	\$100,000.00	
236	Cambridge	Reversible Collar Company, 25-27 Mount Auburn Street & 10-14 Arrow Street	O	19	\$4,647,000.00	\$929,400.00	\$4,647,000.00	James A. Green	BBC Trust Dowse Inc.									\$300,000.00	\$300,000.00	\$629,400.00	\$300,000.00	
237	Cambridge	Cambridge YMCA (aka Central House), 820-830 Massachusetts Avenue	R, E	19	\$5,675,743.00	\$1,135,148.60	\$9,348,499.00	Mark Winkler	Caritas Communities Inc										\$370,000.00	\$370,000.00	\$765,148.60	\$300,000.00
119	Chicopee	Ames Privilege Apartments (former Ames Manufacturing Co)	R	13, 14, 16	\$9,200,000.00	\$1,840,000.00	\$10,000,000.00	Andrew P. Burnes	Ames Privilege Assoc. LP			\$1,000,000.00	\$242,908.00		\$400,000.00				\$1,642,908.00	\$197,092.00	\$150,000.00	
101	Clinton	Lancaster Mills, 55 Green Street (Phase 1 of 2)	R, C	18, 19	\$16,355,000.00	\$3,271,000.00	\$20,668,000.00	Chris Starr	Clinton Millworks LLC c/o Starr Development Partners								\$500,000.00	\$500,000.00	\$1,000,000.00	\$2,271,000.00	\$600,000.00	
258	Easton	Oliver Ames & Sons Shovel Works, 26, 28 & 34 Main Street & 13 Oliver Street	R		\$32,990,088.00	\$6,598,017.60	\$42,916,074.00	Pamela Goodman	BC Shovel Works LLC c/o Beacon Communities											\$6,598,017.60	\$1,000,000.00	
146	Fall River	Wampanoag Mills, Mill #1, No.1 Picker House & Engine House #1420 Quechegan St	R	15, 16, 17, 18, 19	\$18,890,238.00	\$3,778,047.60	\$26,153,275.00	Lawrence H. Curtis	Curtain Lofts Limited Partnership by Curtain Lofts Winn LLC, its GP WinnDevelopment					\$300,000.00	\$300,000.00	\$300,000.00	\$300,000.00	\$300,000.00	\$1,500,000.00	\$2,278,047.60	\$300,000.00	
216	Falmouth	Katherine Lee Bates House, 16 Main Street	R	18	\$617,422.36	\$123,484.47	\$750,000.00	David & Linda Newton											\$0.00	\$123,484.47	\$100,000.00	
190	Greenfield	Garden Theater Block, 353-367 Main St.	E	17, 18, 19	\$10,621,805.00	\$2,124,361.00	\$12,684,317.00	George Gohl & William Gobbelle	The Garden Building, LLC							0.00	\$600,000.00	\$600,000.00	\$1,200,000.00	\$924,361.00	\$500,000.00	
191	Greenfield	Winslow Apartments, 130-134 Main Street & 11 Wells Street	C, R	17	\$4,037,347.00	\$807,469.40	\$9,166,759.00	John Cariddi	Winslow Building Management LP							\$500,000.00			\$500,000.00	\$307,469.40	\$250,000.00	
192	Holyoke	Victory Theatre, 81-89 Suffolk St.	C	17, 18, 19	\$20,700,000.00	\$4,140,000.00	\$26,500,000.00	Donald T. Sanders	Massachusetts International Festival of the Arts (MIFA)								\$600,000.00	\$600,000.00	\$1,200,000.00	\$2,940,000.00	\$1,000,000.00	
137	Lawrence	Kunhardt Mill, Building #9, 50 Island St	R, C	14,15, 16, 17, 18, 19	\$15,000,000.00	\$3,000,000.00	\$27,000,000.00	Bill Traynor, Jessica Andors	East Island Community Works LLC				\$500,000.00	\$300,000.00	\$300,000.00	\$500,000.00	\$500,000.00	\$500,000.00	\$2,600,000.00	\$400,000.00	\$100,000.00	
118	Lawrence	Wood Worsted Mill Building D (Phase 1 of 2)	R	13,14,15, 16, 17, 18, 19	\$66,726,818.00	\$13,345,363.60	\$70,533,715.00	Robert D. Ansin	Wood Mill LLC c/o MassInnovation LLC			\$700,000.00	\$0.00	\$300,000.00	\$300,000.00	\$300,000.00	\$500,000.00	\$500,000.00	\$2,600,000.00	\$10,745,363.60	\$500,000.00	
117	Lawrence	Wood Worsted Mill Office Building	C	13,14,15, 16, 17, 18, 19	\$18,143,143.00	\$3,628,628.60	\$19,178,246.00	Robert D. Ansin	Wood Mill C LLC c/o MassInnovation LLC			\$300,000.00	\$0.00	\$300,000.00	\$300,000.00	\$300,000.00	\$400,000.00	\$300,000.00	\$1,900,000.00	\$1,728,628.60	\$300,000.00	
239	Lee	Baird & Benton Block	A	19	\$2,800,000.00	\$560,000.00	\$3,700,000.00	Michael McManmon	College Internship Program (CIP)									\$200,000.00	\$200,000.00	\$360,000.00	\$300,000.00	

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171	Leominster	Whitney Building	R	16, 17, 18, 19	\$13,635,945.00	\$2,727,189.00	\$14,618,945.00	Marc Dohan	Twin Cities Community Development Corporation						\$500,000.00	\$500,000.00	\$600,000.00	\$600,000.00	\$2,200,000.00	\$527,189.00	\$500,000.00	
266	Lowell	Hamilton Manufacturing Company Mill #6, 101-161 Jackson Street (formerly 26 Jackson Street)	O		\$25,735,000.00	\$5,147,000.00	\$38,180,696.00	Dorcas Grigg-Saito	Lowell Community Health Center											\$5,147,000.00	\$300,000.00	
54	Lowell	Hamilton Canal Lofts (Phase 3 of 3)	R, C	6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19	\$37,429,132.00	\$7,485,826.40	\$43,856,507.00	Sean McDonnell	Architectural Heritage Foundation	\$3,000,000.00	\$500,000.00	\$300,000.00	\$200,000.00	\$200,000.00	\$200,000.00	\$300,000.00	\$300,000.00	\$300,000.00	\$5,300,000.00	\$2,185,826.40	\$300,000.00	
10	Lowell	Massachusetts Mills: Boiler House and Mill No. 3 / Picker House, 95 Bridge St	R	1, 2, 3, 5	\$29,166,500.00	\$5,833,300.00	\$36,145,550.00	Michael J. Mullins	Massachusetts Mills III Limited Partnership	\$2,000,000.00								\$500,000.00	\$2,500,000.00	\$3,333,300.00	\$300,000.00	
218	Lowell	Saco-Lowell Shops, Building #14, 110 Canal Street	O	18, 19	\$14,638,076.00	\$2,927,615.20	\$16,655,576.00	James Keefe	Trinity Freudenberg Limited Partnership								\$500,000.00	\$300,000.00	\$800,000.00	\$2,127,615.20	\$300,000.00	
219	New Bedford	Manomet Mills - Mill No. 1 (Bays 1-31), 194 Riverside Ave	R	18, 19	\$18,500,000.00	\$3,700,000.00	\$28,700,000.00	John Keith	Cliffex Lofts LLC								\$0.00	\$500,000.00	\$500,000.00	\$3,200,000.00	\$600,000.00	
128	New Bedford	Whitman Mill Number 2	R	13, 14, 15, 16, 17, 18, 19	\$15,662,371.00	\$3,132,474.20	\$20,575,129.00	Steve Ricciardi	Victoria Riverview LLC			\$300,000.00	\$300,000.00	\$300,000.00	\$200,000.00	\$400,000.00	\$500,000.00	\$500,000.00	\$2,500,000.00	\$632,474.20	\$300,000.00	
268	Newton	Warren School (Warren House), 1600 Washington Street (Phases 1 and 2 of 2)	R		\$1,782,581.00	\$356,516.20	\$7,424,459.00	Jeanne Strickland	Newton Community Development Foundation, Inc.											\$356,516.20	\$300,000.00	
220	Newton	Carriage House of John Souther House Property, 43 Fairmont Ave	O	18, 19	\$503,000.00	\$100,600.00	\$503,000.00	Guhan Subramanian	Subramanian Negotiation Advisory Services								\$0.00	\$50,000.00	\$50,000.00	\$50,600.00	\$50,000.00	
162	Northbridge	Linwood Mill, 666 Linwood Ave	R	15, 16, 17, 18, 19	\$14,052,781.00	\$2,810,556.20	\$17,420,579.00	Matthew Mittlesteadt	Edward A. Fish Associates LLC in conjunction with Linwood Mill, LLC (Current Owner of Property)					\$0.00	\$500,000.00	\$500,000.00	\$500,000.00	\$500,000.00	\$2,000,000.00	\$810,556.20	\$500,000.00	
176	Pittsfield	A. H. Rice Silk Mill	R	16, 17, 18, 19	\$10,492,367.00	\$2,098,473.40	\$14,753,978.00	Jon Rudzinski	Rees-Larkin Development LLC						\$0.00	\$0.00	\$600,000.00	\$500,000.00	\$1,100,000.00	\$998,473.40	\$600,000.00	
269	Revere	Walden Street Fire Station, Walden Street	R		\$2,084,267.00	\$416,853.40	\$2,538,118.00	Ann Houston	Chelsea Neighborhood Developers											\$416,853.40	\$400,000.00	
163	Springfield	City View Commons I, Bldg #1, 60-68 Federal St & 895-899 Worthington St	R	15, 16, 17, 18, 19	\$4,757,405.00	\$951,481.00	\$6,927,670.00	Gordon Pulsifer	City View Commons I Limited Partnership, City View Commons I LLC its General Partner					\$200,000.00	\$200,000.00	\$200,000.00	\$0.00	\$50,000.00	\$650,000.00	\$301,481.00	\$50,000.00	
164	Springfield	City View Commons I, Bldg #2, 57-63 Federal St/ 915-921 Worthington St	R	15, 16, 17, 18, 19	\$4,757,405.00	\$951,481.00	\$6,927,670.00	Gordon Pulsifer	City View Commons I Limited Partnership, City View Commons I LLC its General Partner					\$200,000.00	\$200,000.00	\$200,000.00	\$0.00	\$50,000.00	\$650,000.00	\$301,481.00	\$50,000.00	
165	Springfield	City View Commons I, Bldg #3, 4-10 Federal Ct/ 79-83 Federal St/ 916 Worthington St	R	15, 16, 17, 18, 19	\$4,324,914.00	\$864,982.80	\$6,297,882.00	Gordon Pulsifer	City View Commons I Limited Partnership, City View Commons I LLC its General Partner					\$200,000.00	\$200,000.00	\$200,000.00	\$0.00	\$50,000.00	\$650,000.00	\$214,982.80	\$50,000.00	
221	Springfield	City View Commons II, Bldg #1, 926 Worthington St and 5 & 9 Federal Ct	R	18, 19	\$4,729,093.00	\$945,818.60	\$5,805,260.00	Gordon Pulsifer	City View Commons Limited Partnership II, City View Commons II LLC, Its General Partner								\$0.00	\$100,000.00	\$100,000.00	\$845,818.60	\$100,000.00	
222	Springfield	City View Commons II, Bldg #2, 91, 93, 95 Federal St and 18 Federal Ct	R	18, 19	\$6,319,458.00	\$1,263,891.60	\$7,510,680.00	Gordon Pulsifer	City View Commons Limited Partnership II, City View Commons II LLC, Its General Partner								\$0.00	\$100,000.00	\$100,000.00	\$1,163,891.60	\$100,000.00	
223	Springfield	City View Commons II, Bldg #6, 26-30 Summit St	R	18, 19	\$2,343,547.00	\$468,709.40	\$3,247,130.00	Gordon Pulsifer	City View Commons Limited Partnership II, City View Commons II LLC, Its General Partner								\$0.00	\$50,000.00	\$50,000.00	\$418,709.40	\$50,000.00	
224	Springfield	City View Commons II, Bldg #7, 443 Taylor St	R	18, 19	\$837,182.00	\$167,436.40	\$1,023,710.00	Gordon Pulsifer	City View Commons Limited Partnership II, City View Commons II LLC, Its General Partner								\$0.00	\$50,000.00	\$50,000.00	\$117,436.40	\$50,000.00	
225	Springfield	City View Commons II, Bldg #8 449 Taylor St	R	18, 19	\$837,182.00	\$167,436.40	\$1,023,710.00	Gordon Pulsifer	City View Commons Limited Partnership II, City View Commons II LLC, Its General Partner								\$0.00	\$50,000.00	\$50,000.00	\$117,436.40	\$50,000.00	
226	Springfield	City View Commons II, Bldg #9, 453 Taylor St	R	18, 19	\$837,182.00	\$167,436.40	\$1,023,710.00	Gordon Pulsifer	City View Commons Limited Partnership II, City View Commons II LLC, Its General Partner								\$0.00	\$50,000.00	\$50,000.00	\$117,436.40	\$50,000.00	
97	Springfield	Borinquen Apartments, 2772-2782 Main Street & 7 Greenwich Street	R	11	\$5,089,250.00	\$1,017,850.00	\$11,327,987.00	Heriberto Flores	Borinquen Apartments Limited Partnership	\$900,000.00										\$900,000.00	\$117,850.00	\$100,000.00
96	Waltham	Waltham Watch Company Phased (Phases 1 and 2 of 3)	R, C	11, 12, 13, 14, 15, 16, 17, 18, 19	\$78,223,170.00	\$15,644,634.00	\$95,750,000.00	Ian McGill	Watch City Ventures LLC, c/o Berkeley Investments, Inc.	\$1,000,000.00	\$1,000,000.00	\$500,000.00	\$500,000.00	\$200,000.00	\$200,000.00	\$500,000.00	\$500,000.00	\$500,000.00	\$4,900,000.00	\$10,744,634.00	\$500,000.00	

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227	Watertown	Perkins School for the Blind (Phases 2 and 3 of 3), 175 North Beacon St	A, R, O	18, 19	\$14,000,000.00	\$2,800,000.00	\$31,600,000.00	Steven M. Rothstein	Perkins School for the Blind								\$0.00	\$500,000.00	\$500,000.00	\$2,300,000.00	\$700,000.00
91	Westford	Abbott Worsted Mill	R	10,11,12,13, 14, 15, 16, 17, 18, 19	\$36,148,924.00	\$7,229,784.80	\$37,823,924.00	Christopher Yule	Abbott Mill LLC	\$2,000,000.00	\$1,000,000.00	\$300,000.00	\$300,000.00	\$200,000.00	\$200,000.00	\$300,000.00	\$300,000.00	\$300,000.00	\$4,900,000.00	\$2,329,784.80	\$300,000.00
178	Whitman	Commonwealth Shoe & Leather Company (2 Phases) (phase 1 and 2 of 2)	R	16, 17, 18, 19	\$16,113,943.00	\$3,222,788.60	\$20,012,378.00	Ferdinand J. Kiley III	7 Marble Street LLC c/o Heritage Companies						\$0.00	0.00	\$500,000.00	\$500,000.00	\$1,000,000.00	\$2,222,788.60	\$500,000.00
204	Worcester	Worcester Industrial Technical Institute, 2 Grove St.	R, C	17, 18, 19	\$21,152,135.00	\$4,230,427.00	\$29,417,155.00	Craig Blais	Voke Lofts Limited Partnership c/o Worcester Business Development Corporation							\$500,000.00	\$500,000.00	\$500,000.00	\$1,500,000.00	\$2,730,427.00	\$500,000.00
228	Worcester	Plummer Building, 180 Main Street	O	18, 19	\$3,018,000.00	\$603,600.00	\$3,940,000.00	Robert J. Ofring	184 Main Street Associates, LLC								\$0.00	\$300,000.00	\$300,000.00	\$303,600.00	\$250,000.00
229	Worcester	Printers Building, 44-50 Portland St	C, R	18, 19	\$12,100,000.00	\$2,420,000.00	\$15,600,000.00	Wyatt Wade	The Printer's Building Trust								\$500,000.00	\$500,000.00	\$1,000,000.00	\$1,420,000.00	\$500,000.00
230	Worcester	Worcester YWCA, 6-10 Chatham St (29 High St)	C, R	18, 19	\$5,100,000.00	\$1,020,000.00	\$6,300,000.00	Robert L. Maki	6-8 Chatham Street, LLC								\$0.00	\$300,000.00	\$300,000.00	\$720,000.00	\$300,000.00
231	Yarmouth	John Simpkins School, 134 Old Main St	R	18, 19	\$13,231,625.00	\$2,646,325.00	\$19,576,550.00	Richard Hayden	Stratford Capital Group, LLC								\$0.00	\$0.00	\$0.00	\$2,646,325.00	\$500,000.00
	<b>TOTAL</b>		<b>** USE CODES</b>		<b>\$801,939,657.86</b>	<b>\$160,387,931.57</b>	<b>\$1,074,640,805.00</b>			<b>\$9,400,000.00</b>	<b>\$2,800,000.00</b>	<b>\$3,600,000.00</b>	<b>\$2,342,908.00</b>	<b>\$2,700,000.00</b>	<b>\$4,000,000.00</b>	<b>\$5,500,000.00</b>	<b>\$8,700,000.00</b>	<b>\$12,770,000.00</b>	<b>\$51,812,908.00</b>	<b>\$102,922,023.57</b>	<b>\$20,450,000.00</b>
			R = Residential																		
			O = Office																		
			C = Commercial																		
			E = Entertainment																		
			H = Hotel																		
			I = Industrial																		
			A = Academic																		
			*Part 3 Certificate Issued																		