



NEWS

William Francis Galvin
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SECRETARY GALVIN PRESENTS 2019 PRESERVATION AWARD TO MAPLE COMMONS APARTMENTS IN SPRINGFIELD

Secretary of the Commonwealth William F. Galvin, Chair of the Massachusetts Historical Commission, has announced that Maple Commons Apartments in Springfield has received a 2019 Massachusetts Historical Commission Preservation Award.

“The Massachusetts Historical Commission is proud to recognize the extraordinary accomplishments of this year’s awardees,” said Secretary Galvin. “The projects the Commission recognizes this year are particularly diverse and represent the many creative ways that significant historic resources are being preserved across the Commonwealth. The rehabilitation of the Maple Commons Apartments as affordable housing is a great success story for downtown Springfield.”

The Maple Commons Apartments is a collection of eleven buildings in the Lower Maple Historic District in downtown Springfield. The buildings house 173 apartments and include a community center. The four-story brick buildings were built between 1910 and 1917 in the Classical Revival and Jacobethan styles, and the complex also incorporates an earlier Carpenter Gothic-style house, now used as the Maple Commons management office. Brick apartment blocks became a popular housing type in early 20th-century Springfield, partly as a response to an expanded streetcar system facilitating greater development and partly due to the 1910 Springfield Building Code, which mandated fireproof brick over wood construction for residential buildings in many parts of the expanding city.

The \$35 million rehabilitation included work on the eleven buildings within the Maple Commons Apartments portfolio. State and federal historic rehabilitation tax credits were utilized on eight of the buildings. The rehabilitation included masonry repairs and repointing. New windows were installed to replicate the historic windows seen in historic photographs of the buildings. On the interior, historic vestibules and stairs were retained and repaired. Apartment units received new bathrooms, kitchens, and flooring. The exterior upgrades included new sidewalks, parking lots, and lighting. The



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Maple Commons Apartments provide much-needed housing for low-income families, the elderly, and persons with disabilities.

This is the 41st year of MHC's Preservation Awards program. Projects are considered annually for awards in the categories of Rehabilitation and Restoration, Adaptive Reuse, Education and Outreach, Archaeology, Stewardship, and Landscape Preservation. Individuals are considered in the categories of Lifetime Achievement and Local Preservationist. Secretary Galvin serves as the chair of the 17-member Massachusetts Historical Commission.



Secretary Galvin is pictured presenting the award for the Maple Commons at an afternoon ceremony on June 6, 2019, at the Massachusetts Archives Building at 220 Morrissey Blvd., Dorchester (left to right: Annellen Pulsifer, Gordon Pulsifer, Secretary Galvin, Michael Pulsifer, Robert Verrier, and Steve Caswell. Photo by Goodnough Photography.).

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