



**SR-1 – OBJECTIVE STAFF REPORT (05-01-2026)**

*This report, prepared by staff, summarizes the proposed scope of work, the existing conditions at the property, and any factual background information. No PDD/HDC staff analysis/opinion is included.*

**ADDRESS:** 892 W BOSTON BOULEVARD (AKA EDWARD FISHER RESIDENCE)

**MEETING DATE:** 05-13-2026

**APPLICATION NUMBER:** HDC2026-00193

**HISTORIC DISTRICT:** BOSTON-EDISON HISTORIC DISTRICT

**APPLICANT:** DUL LANDSCAPE ARCHITECTURE

**OWNER:** TALAVERA TRUST

**ARCHITECT/CONSULTANT:** BRENDAN BRITT

**DATE OF PROVISIONALLY COMPLETE APPLICATION:** 04-20-2026

**DATE(S) OF STAFF SITE VISIT:** 3-24-26 and 4-29-26

**SCOPE PHRASE FOR AGENDA:** INSTALL LANDSCAPING AND HARDSCAPING,  
CONSTRUCT POOL

**PUBLIC HEARING PER 21-2-77:** YES

**SUMMARY OF SCOPE OF WORK:**

*Based on staff review of the submitted documents, the following work is proposed:*

- **Replace front entry walkway**
  - Remove existing concrete and pavers.
  - Install new exposed aggregate concrete in the same width as existing.
- **Replace front yard lanterns on poles**
  - Remove existing gas lanterns (installation date unknown)
  - Install new gas light poles and lanterns in same size and height as existing
- **Clean and restore front yard/entry/courtyard walk flatwork, steps, porch surface and walls, piers, curb**
  - Apply Klenztone masonry cleaner, soft brushing, rinse
  - Broken pieces replaced in kind
  - Replace broken limestone curb with like limestone curb
- **Remove driveway and service court brick. Lay new base, re-lay bricks between sidewalk and porte cochere, and widen drive. Replace service court surface with concrete.**
  - Drive will remain same width at the street as it is currently, and will widen toward the porte cochere
  - Bricks for widening will come from the service court in front of garage
  - Pour new exposed aggregate concrete for the service court
  - Porte cochere and its gates remain as they are; re-laid bricks will continue to be the surface under the porte cochere
- **Front of house, side porch: replace concrete porch and steps with concrete and repair**

existing rail.

- **Rear yard, service court wall: remove, rebuild and reinforce using stone to match the carriage house and same dimensions as existing**
- **Install a new metal gate to match the perimeter fence between the service court and the yard**
- **Rear yard, upper terrace: wash, repoint existing upper terrace patio and steps**
  - Wash with Klenztone masonry cleaner and soft brushes, rinse
- **Rear yard, transition terrace: Remove concrete and brick and replace with natural stone pavers**
- **Rear yard, transition terrace: Remove existing fountain sculpture and bowl from existing fountain and replace with replicated limestone fountain from historic photos.** (South water feature)
- **Rear yard, masonry wall along west side: wall will remain.**
  - Plant evergreens behind wall, keep statue in its location
  - Pavers alongside this wall are to be removed and replaced with stone pavers for pool decking and limestone coping for pool edge.
- **Construct pool in front of masonry wall.**
- **Rear yard, north water feature/fountain with lions base**
  - Restore the concrete basin, retain the lions base, and install a new Haddonstone bowl as specified in the application
  - In the specifications included with the application, the bowl is shown on a pedestal, but the bowl can be purchased separately.
  - Restore lawn around the fountain.
- **Repair perimeter fence and limited replacement like for like.**
- **Install new outdoor kitchen.**
- **Remove all spruces, maples, and a cottonwood at the rear of the yard. Replace with perimeter evergreen arborvitae.**
- **Install a crushed stone path between garage and property line**

**MISSING INFORMATION, CLARIFICATION, OR OTHER ITEMS RELATING TO A COMPLETE SCOPE OF WORK:**

Staff emailed questions to the applicant about the following items:

- For the stone cleaning, whether a household hose or a powerwasher will be used for rinsing.
- What are the dimensions of the existing, following components: transition terrace, patio, and path to the north fountain?
- What are the dimensions of the proposed, following components: transition terrace and patio/pool deck, both in front of the historic wall and at its widest, rounded point?
- Grade change clarification (from existing to proposed)
- Dimensioned drawing for the proposed replicated limestone feature for the south fountain
- For the north fountain, clarification regarding lions base and proposed bowl

**EXISTING CONDITIONS:**

- The house at 892 W Boston Boulevard has a hipped roof, prominent chimneys, and it is faced with buff-colored smooth, cut stone. It has a full-height, projecting bay with a balustrade at the roof; second-story, tall, narrow, arched windows; and a porte cochere on the east wall

with a balustrade. The house's front entrance features carved columns and entablature and an arched entry door. The house has elements of Italian Renaissance architecture.

- There is also a matching stone-faced garage on the property, and a contemporary metal fence around the perimeter of the rear yard.
- The house's original blueprints show a greenhouse connecting the house with the garage. That connector was removed at some point in the past but staff has not been able to determine when. Sanborn maps and aerial photos have been consulted but they have not been able to pinpoint the removal date.



*Staff photo, front façade (south), 3/24/26*



*Base Unit Tools, Parcel 04002755*

#### **BACKGROUND INFORMATION:**

- The Fishers lived in the house from 1923 until the 1950s when they donated or sold it to the Archdiocese of Detroit.
- Building permits show that the permit was issued for the garage in 1924, an addition was added to the garage in 1936, and some interior work was permitted when the house was a rectory in 1956.
- A search of the City's electronic permitting records (Accela and DPI) reveal the following:
  - 2004: Three commercial inspections and a residential inspection
  - 2005: Commercial inspection, sign permit
  - 2025: Tall grass, weeds violation, electrical permit (note: "75% whole house remodel")
  - 2026: Mechanical permit
- No approvals or violations were discovered in HDC records.

#### **DISTRICT INFORMATION/SIGNIFICANCE:**

- Period of Significance: 1900 to 1930, per the National Register nomination for this district

- Link to [Sec. 21-2-106 - Boston-Edison Historic District's Elements of Design](#)
- Construction date: 1923
- Contributing status of resource: Contributing.
- The house was featured in *Architectural Record* in February 1926 and landscape architect Bryant Fleming and architect Richard H. Marr collaborated on the design.

**REPORT PREPARED BY: et**

PH