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Historic Boston Inc. and Roslindale Main Street celebrate national historic listing of Roslindale substation: Peregrine Group assists with property redevelopment

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Boston mayor Thomas Menino joined Historic Boston Inc., Roslindale Main Street, and scores of members of the local community to celebrate the listing of the Roslindale Substation on the National Register of Historic Places

The Roslindale Substation, a former power supply and switching station that was part of Boston's network of trolley cars preceding the existence of the MBTA, is in Roslindale Sq., at 4228 Washington St.

The crowd assembled for the unveiling of a brass plaque and a tour through the building, which is being redeveloped as part of a mixed-use block that will include a restaurant and housing. Key players involved in the project include Jordan Stone, Colin Kane, and Bev Gallo of Peregrine Group LLC, the redevelopers.

The Roslindale Substation was listed on the National Register of Historic Places as of August 27, 2013. The honor of being listed places this building on national databases for historic buildings, and it qualifies the Substation for Federal and State Rehabilitation Tax Credits. The property is slated to be rehabilitated by Peregrine Props. in conjunction with Roslindale Main St. and Historic Boston Inc.

Roslindale Main St. and Historic Boston were initially tasked with figuring out a feasible development plan for the long-empty Roslindale Substation in Roslindale Village. Peregrine assisted.

The three partners have also purchased the three parcels of land owned by Higgins Funeral Home in Roslindale Sq. for the purposes of building new apartments surrounding the historic substation. The substation will be rehabilitated to historic preservation standards and will be transformed into a restaurant. This will be the most substantial and transformative project of Roslindale Main St. to date.

The project was approved by the Zoning Board of Appeals on Oct. 22. It consists of 40 housing units with parking and a large restaurant in the substation building. Roslindale Main St. will locate its offices in the new development. Construction is expected to begin in the spring of 2014 on both the new and historic components of the project.

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