



JOSEPH A. CURTATONE  
MAYOR



**CITY OF SOMERVILLE, MASSACHUSETTS**  
**COMMUNITY PRESERVATION COMMITTEE**  
**FY21 FUNDING CYCLE**  
**APPLICATION COVER PAGE**

**1. PROJECT INFORMATION**

PROJECT NAME: Broadway Winter Hill Congregational Church Bell Tower  
PROJECT LOCATION: Vida Real Evangelical Center  
LEGAL PROPERTY OWNER OF RECORD: Luis Morales  
ONE SENTENCE DESCRIPTION OF PROJECT: The repointing of the Bell Tower and it's gaps.

Please indicate (X) all categories that apply to this project (minimum of one) in the chart.

	Open Space	Recreational Land	Historic Resources	Community Housing (blended projects only)
Acquisition				
Creation				
Preservation				
Support				
Rehabilitation/Restoration				

ESTIMATED START DATE: April 1, 2021

ESTIMATED COMPLETION DATE: Sep. 1, 2021

CPA FUNDING REQUEST: \$90,000.00

TOTAL BUDGET FOR PROJECT: \$90,000.00

**2. APPLICANT INFORMATION**

APPLICATION NAME / ORGANIZATION: Vida Real Evangelical Center  
CO-APPLICATION NAME / ORGANIZATION: \_\_\_\_\_  
CONTACT PERSON: Luis Morales  
MAILING ADDRESS: 404 Broadway Somerville, mass 02145  
PHONE: 617-625-1020 EMAIL: Lmor77733@aol.com

**3. SIGNATURES**

I (we) certify that all information provided in this entire submission is true and correct to the best of my (our) knowledge and that no information which might reasonably affect funding has been excluded. I (we) authorize the Community Preservation Committee and/or the City of Somerville to obtain verification from any source provided.

Name (printed) Luis Morales Signature [Signature] Date 09.15.20

Name (printed) \_\_\_\_\_ Signature \_\_\_\_\_ Date \_\_\_\_\_



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**CITY OF SOMERVILLE, MASSACHUSETTS**  
**COMMUNITY PRESERVATION COMMITTEE**  
**FY21 FUNDING CYCLE**  
**SUBMISSION REQUIREMENTS CHECKLIST**

Please check (✓) each item included in your submission, which should include the applicable items in the order listed below.

**GENERAL:**

- ☒ Application Cover Page (form provided)
- ☒ Submission Requirements Checklist (this form)
- ☒ Narratives (prompts provided in instruction packet)
- ☒ Project timeline: a project schedule showing all major milestones (i.e., study, design, environmental, permitting, construction, etc.), including receipt of other funding sources
- ☒ Grant and Trust Funds Disclosure Form (form provided)
- ☒ Campaign Contribution Mandatory Disclosure and Certification Form (form provided - only needed if requesting \$50,000 or more in CPA funds)
- ☒ Ordinance to Safeguard Vulnerable Road Users Acknowledgement (form provided)

**FINANCIAL:**

- ☒ Budget Summary (form provided - construction projects must include cost for permanent CPA dedication sign)
- ☐ Itemized budget of all project costs, including the proposed source for each cost
- ☐ Three written quotes for project costs. If quotes cannot be secured, detailed cost estimates may be used if a thorough explanation of the estimates is included.
- ☐ Proof of secured funding (e.g., commitment letters or bank statements), if applicable. If providing bank statements, please redact identifying information such as account numbers.

**VISUAL:**

- ☒ Map of the property location showing all features pertinent to the project, including current or future rapid transit stations
- ☒ Photos of the project site (not more than 4 views per site); include digital copies

**OWNERSHIP/OPERATION (NON-CITY):**

- ☐ Documentation of site control or written consent of the property owner to undertake the project, if the owner is not the applicant
- ☐ City has signed on as a co-applicant for community projects proposed on City land.
- ☐ Certificates of Good Standing from the City and the State, if applicable
- ☐ 501(c)(3) certification, if operating as a non-profit
- ☐ Purchase and sale agreement or copy of current recorded deed, if applicable

**COMMUNITY SUPPORT (RECOMMENDED):**

- ☐ Letters of support from residents, community groups, other City boards, commissions, or departments, or from City, state, or federal officials

**HISTORIC RESOURCES PROJECTS:**



Documentation that the project is listed on the State Register of Historic Places or a written determination from the Somerville Historic Preservation Commission that the resource is significant in the history, archeology, architecture, or culture of Somerville.



Photos documenting the condition of the property

N/A



Report or condition assessment by a qualified professional describing the current condition of the property, if available.

**PLANS AND REPORTS (IF AVAILABLE; SUBMIT DIGITAL COPIES ONLY)**

N/A



Renderings, site plans, engineering plans, design and bidding plans, specifications, and any MAAB variance requests

N/A



Applicable reports (e.g., 21E, historic structure report, appraisals, survey plans, feasibility studies).



**GRANT AND TRUST FUNDS DISCLOSURE FORM**  
**PURSUANT TO CITY OF SOMERVILLE CODE OR ORDINANCES SEC. 15**  
(copies of the Ordinance are available upon request)

**Instructions:** All applicants for grant and/or trust funds administered by the City must complete this form as part of its application submission to the City of Somerville. Complete all sections of this form.

**Section 1**

Legal Name of Applicant: Luis Morales / Vida Real Evangelical Center

Indicate whether the applicant had any grant, contract, or agreement with a federal, state or local agency terminated within the last three (3) years.

**Check One:**

☐ Yes

(If yes, please identify the grant, contract, or agreement including parties, term, and cause of termination on an additional page.)

☒ No

**Section 2**

**Applicants are required to disclose any circumstances constituting a conflict of interest or potential conflict of interest arising from or relating to the proposed grant or trust disbursement, whether real or apparent.**

**Conflict of Interest Prohibited.** No employee, officer or agent of the grantee shall participate in any particular matter, including but not limited to, the selection, or in the award or administration of a contract, grant or subgrant, or employment agreement administered by way of funds received by the City of Somerville if a conflict of interest, real or apparent, would arise. Such a conflict would arise when:

- 1) an employee, officer or agent, or
- 2) any member of his or her immediate family, or
- 3) a business organization in which he or she is serving as officer, director, trustee, partner, or employee; or
- 4) any person or organization with whom he or she is negotiating or has any arrangement concerning prospective employment,

has a financial or other interest in the person or entity selected for an award, or a contract, grant, subgrant, or employment agreement of the grantee or the funds for which originate from or are awarded through the city.

**Check One:**

☒

**No Conflict Of Interest**

☐

**Potential or Actual Conflict of Interest** (If checked, disclose in detail all relevant facts, including names of individuals or organizations, relevant contract, grant, subgrant or employment agreement, and source of funding on an additional page.)





# CITY OF SOMERVILLE CAMPAIGN CONTRIBUTION ORDINANCE SEC. 15-72\* MANDATORY DISCLOSURE AND CERTIFICATION FORM

**INSTRUCTIONS:** APPLICANTS, PLEASE COMPLETE THE ENTIRE FORM AND FILE WITH THE SAME CITY OFFICE OR AGENCY WITH WHOM YOU FILED OR WILL FILE BELOW APPLICATION.

## PART I. APPLICATION FOR ITEM

**Describe the item** you have, or will apply for, relating to this disclosure:

ITEM:				
TYPE (X):	<input type="checkbox"/> Contract	<input type="checkbox"/> Zoning Relief	<input type="checkbox"/> Real Estate	<input checked="" type="checkbox"/> Financial Assistance
CITY DEPT. OR AGENCY:	Community Preservation Committee			

## PART II. APPLICANT INFORMATION

Provide the following information for the Applicant:

NAME:	Vida Real Evangelical Center / Luis Morales
ADDRESS:	404 Broadway Somerville, mass 02145
TELEPHONE NO.:	617-625-1020
E-MAIL:	Lmor77733@aol.com

**On Schedule A**, you must also provide the same information for the Applicant's principals, chief executive officer, president, chief financial officer, treasurer, chief operating officer, chief procurement officer, directors, or persons performing similar functions, or shareholders in excess of ten percent and managing agent to the extent applicable. **Please complete Schedule A. If not applicable, please check N/A on Schedule A.**

## PART III. CAMPAIGN CONTRIBUTION DISCLOSURE

**On Schedule B**, Applicants must disclose all contributions made by the applicant during the 12 months prior to the application (identified in Part I), to any person who was a candidate for elective office of the City of Somerville (mayor, board of aldermen, and school committee). The attribution rules in Section 15-73 of the Somerville Code of Ordinances shall apply to the contributions that must be disclosed. **On Schedule B, applicants must also disclose such contributions made by persons attributed to the applicant under the ordinance.** If the applicant is an individual, any such contributions made by the individual, any spouse of the individual, and any children of the individual must be disclosed. If the applicant is not an individual but a corporation, partnership or limited liability corporation, then any contributions made by any of its chief executive officer, president, chief financial officer, treasurer, chief operating officer, chief procurement officer, directors, members, managers, principals, or persons performing similar functions, or shareholders in excess of ten percent, and their spouses and children, must be disclosed. **Please complete Schedule B. If disclosure is not required, please check N/A on Schedule B.** Note: Contributions made before January 1, 2017 are not required to be disclosed.

\* Please see the Pay to Play and Campaign Contribution Ordinance for definitions and all requirements.

**PART IV. SUBCONTRACTOR INFORMATION**

Have you applied for a Contract and intend to use a subcontractor on this Contract? ☒ Yes ☐ No

If "Yes", complete Schedule C. If "No", proceed to Part V.

**PART V. SIGNATURE, CERTIFICATION, AND ATTESTATION:**

I, the undersigned applicant, hereby further certify as follows: If awarded the item that is applied for (as identified above) under subsections (a), (b), (c), or (d) in Section 15-72 of the Somerville Code of Ordinances, the Applicant, and anyone attributed to the Applicant, and if the application is for a contract any subcontractor used on the contract, will not make any contribution in any calendar year in an amount in excess of \$500.00 to any individual incumbent or to any individual candidate for elective office of the City of Somerville for the next four (4) calendar years following the award of the item, or for the duration of the term of the contract, whichever is longer.

Signed under the pains and penalties of perjury:

Signature of Affiant: TBD: still waiting on estimate Title: \_\_\_\_\_

Printed Name of Affiant: \_\_\_\_\_ Date: \_\_\_\_\_

Subscribed and sworn before me this \_\_\_\_ day of \_\_\_\_\_, 2\_\_.

(Witnessed or attested by)

(Seal)

My Commission expires:

**THIS FORM SHALL BE OPEN TO PUBLIC INSPECTION**

**SCHEDULE A – APPLICANT INFORMATION**

**INSTRUCTIONS:** FOR EACH OF APPLICANT'S PRINCIPALS, CHIEF EXECUTIVE OFFICER, PRESIDENT, CHIEF FINANCIAL OFFICER, TREASURER, CHIEF OPERATING OFFICER, CHIEF PROCUREMENT OFFICER, DIRECTORS, OR PERSONS PERFORMING SIMILAR FUNCTIONS, OR SHAREHOLDERS IN EXCESS OF TEN PERCENT AND MANAGING AGENT TO THE EXTENT APPLICABLE, COMPLETE THE FOLLOWING. ATTACH ADDITIONAL PAGES IF REQUIRED.

IF NOT APPLICABLE, CHECK HERE: ☐

[illegible]

**SCHEDULE B- CONTRIBUTION DISCLOSURE INFORMATION**

**INSTRUCTIONS:** FOR EACH CONTRIBUTION, YOU MUST DISCLOSE THE FOLLOWING INFORMATION. ATTACH ADDITIONAL PAGES IF REQUIRED.

*Note: Contributions made before January 1, 2017 are not required to be disclosed.*

IF NOT APPLICABLE, CHECK HERE: ☐.

[illegible]



### SCHEDULE C – SUBCONTRACTOR INFORMATION

**INSTRUCTIONS:** LIST THE NAME, BUSINESS ADDRESS, AND PHONE NUMBER OF EACH SUBCONTRACTOR AND THE AMOUNT OR PERCENTAGE TO BE PAID TO EACH SUBCONTRACTOR. ATTACH ADDITIONAL PAGES IF REQUIRED.

[illegible]



**SOMERVILLE ORDINANCE TO SAFEGUARD VULNERABLE ROAD USERS**  
**CITY OF SOMERVILLE CODE OF ORDINANCES ARTICLE VIII, SEC. 12-117 et seq.**

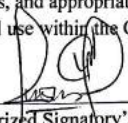
Prospective contractors must familiarize themselves with the City of Somerville's Ordinance to Protect Vulnerable Road Users. The full text of this local law can be found [here](#).

1. **Request for Inspection:** Inspections are conducted on Thursdays from 4pm-7pm at the Somerville Department of Public Works, located at 1 Franey Road. Each inspection takes approximately 20 minutes.
  - a. Any vendor covered by this Ordinance shall complete an inspection request form and email it to [fleetinspections@somervillema.gov](mailto:fleetinspections@somervillema.gov).
  - b. Please submit request form no later than 3pm on the Tuesday before the requested inspection date.
2. **Fee:** The fee for the initial inspection is \$100. The fee for a renewal inspection (every two years) is \$50.
  - a. Payment of the fee is due upon scheduling of the inspection. The fee can be paid via check or credit card. Checks should be made out to the City of Somerville and include the vendor's phone number.
3. **Approval:** Vehicles inspected and approved by the Fleet Division will have an inspection approval sticker affixed to the windshield of the vehicle. A copy of the inspection report and certificate of inspection shall be issued to the vendor.
  - a. Inspection stickers are not transferable.
  - b. Any major overhaul of safe guard equipment shall be required to be re-inspected.
4. **Rejection:** If a vehicle is rejected for failing to comply with any of the technical specifications outlined in the ordinance, it shall be corrected and henceforth re-inspected within 30 days at no additional fee.
  - a. If a second inspection results in a rejection, a fee of \$50 will be required for any subsequent inspections.
  - b. Any vendor who fails to comply within 60 days of their first inspection may be subject to having their contract cancelled.
5. **Questions:** Please direct questions about vehicle inspections to Fleet Superintendent Ron Bonney at [rbonney@somervillema.gov](mailto:rbonney@somervillema.gov) or at (617) 625-6600, ext. 5524.

**Acknowledgement**

In accordance with Sec. 12-119 "Requirements" in the Ordinance, bidders must sign the following:

Unless certified that the Ordinance is not applicable to this contract or otherwise waived by the City, I acknowledge that my company has installed (or will install prior to commencing work for the contract) side guards, cross-over mirrors or equivalent blind spot countermeasures, convex mirrors or equivalent blind spot countermeasures, side-visible turn signals, and appropriate warning signage, in accordance with SCO Chapter 12, Article VII on all large vehicles it uses or will use within the City of Somerville in connection with any contract.

  
Authorized Signatory's Name

9.15.20  
Date

Vida Real Evangelical Center  
Company Name

I certify that the Ordinance does not apply to this contract for the following:

- ☒ Vehicles do not meet or exceed Class 3 GVWR   ☐ Vehicles do not exceed 15 MPH   ☐ No vehicles on project  
☐ Other: \_\_\_\_\_



JOSEPH A. CURTATONE  
MAYOR



**CITY OF SOMERVILLE, MASSACHUSETTS  
COMMUNITY PRESERVATION COMMITTEE  
FY21 FUNDING CYCLE  
BUDGET SUMMARY**

PROJECT NAME: Broadway Winter Hill Congregational Church Bell Tower

APPLICANT: Vida Real Evangelical Center / Luis Morales

**SUMMARY OF PROJECT COSTS**

*Please include a complete itemized budget of all project expenses, including the proposed funding source for each expense, in your submission. Budget needs to include cost of permanent CPA dedication sign if requesting construction funds.*

PROPOSED SOURCE	EXPENSES				
	STUDY	SOFT COSTS*	ACQUISITION	CONSTRUCTION**	TOTAL
1 Somerville CPA				\$90,000.00	90,000.00
2					
3					
4					
5					
6					
<b>TOTAL PROJECT COSTS</b>				\$90,000.00	90,000.00

\*Soft costs include design, professional services, permitting fees, closing costs, legal, etc.

\*\* Construction includes new construction, preservation, rehabilitation, restoration work, and/or accessibility related expenses

**EXPLANATION OF FUNDING SOURCES**

*Please explain the status of each funding source (i.e., submitting application on X date, applied on X date, received award notification on X date, funds on hand, etc.). For sources where funding has been awarded or funds are on hand, please include documentation from the funding source (e.g., commitment letter, bank statement) in application packet*

	SOURCE	SECURED? (YES/NO)	STATUS OF FUNDING SOURCE
1			
2			
3			
4			
5			

**HISTORIC RESOURCES PROJECTS:**

- ☒ Documentation that the project is listed on the State Register of Historic Places or a written determination from the Somerville Historic Preservation Commission that the resource is significant in the history, archeology, architecture, or culture of Somerville.
- ☒ Photos documenting the condition of the property
- N/A ☐ Report or condition assessment by a qualified professional describing the current condition of the property, if available.

**PLANS AND REPORTS (IF AVAILABLE; SUBMIT DIGITAL COPIES ONLY)**

N/A

- ☐ Renderings, site plans, engineering plans, design and bidding plans, specifications, and any MAAB variance requests
- ☐ Applicable reports (e.g., 21E, historic structure report, appraisals, survey plans, feasibility studies).



Commonwealth of Massachusetts  
Department of Revenue  
Christopher C. Harding, Commissioner  
mass.gov/dor

Letter ID: L0849787760  
Notice Date: September 4, 2018  
MA Taxpayer ID: 11588247

## CERTIFICATE OF EXEMPTION

VIDA REAL EVANGELICAL CENTER  
404 BROADWAY  
SOMERVILLE MA 02145-2604

Attached below is your Certificate of Exemption (Form ST-2). Cut along the dotted line and display at your place of business. You must report any change of name or address to us so that a revised ST-2 can be issued.

DETACH HERE



### MASSACHUSETTS DEPARTMENT OF REVENUE Certificate of Exemption

Form ST-2

VIDA REAL EVANGELICAL CENTER  
404 BROADWAY  
SOMERVILLE MA 02145-2604

MA Taxpayer ID: 11588247  
Certificate Number: 1795803136

This certifies that the organization named above is an exempt purchaser under Chapter 641I, section 6(d) or (e) of the Massachusetts General Laws. All purchases of tangible personal property by this organization are exempt from taxation to the extent that such property is used in the conduct of the business of the purchaser. Misuse of this certificate by any tax-exempt organization or unauthorized use of this certificate by any individual will lead to revocation. Willful misuse of this certificate is subject to criminal sanctions of up to one year in prison and \$10,000 (\$50,000 for corporations) in fines. This certificate is non-transferable and may be suspended or revoked for failure to comply with state laws and regulations.

**Effective Date:** October 6, 2018

**Expiration Date:** October 5, 2028



# Massachusetts Cultural Resource Information System

## Scanned Record Cover Page

**Inventory No:** SMV.134  
**Historic Name:** Broadway Winter Hill Congregational Church  
**Common Name:**  
**Address:** 404 Broadway  
**City/Town:** Somerville  
**Village/Neighborhood:** Winter Hill  
**Local No:** 1037, 118  
**Year Constructed:** 1890  
**Architect(s):** Hartwell, Richardson & Driver  
**Architectural Style(s):** Shingle Style  
**Use(s):** Church  
**Significance:** Architecture; Religion  
**Area(s):** SMV.AY: Somerville Multiple Resource Area  
**Designation(s):** Local Historic District (03/11/1985); Nat'l Register MRA (09/18/1989); Nat'l Register Individual Property (09/18/1989)  
**Building Materials(s):** Roof: Slate  
Wall: Granite; Marble; Slate; Wood Shingle; Stone, Cut  
Foundation: Granite; Stone, Cut



The Massachusetts Historical Commission (MHC) has converted this paper record to digital format as part of ongoing projects to scan records of the Inventory of Historic Assets of the Commonwealth and National Register of Historic Places nominations for Massachusetts. Efforts are ongoing and not all inventory or National Register records related to this resource may be available in digital format at this time.

The MACRIS database and scanned files are highly dynamic; new information is added daily and both database records and related scanned files may be updated as new information is incorporated into MHC files. Users should note that there may be a considerable lag time between the receipt of new or updated records by MHC and the appearance of related information in MACRIS. Users should also note that not all source materials for the MACRIS database are made available as scanned images. Users may consult the records, files and maps available in MHC's public research area at its offices at the State Archives Building, 220 Morrissey Boulevard, Boston, open M-F, 9-5.

Users of this digital material acknowledge that they have read and understood the MACRIS Information and Disclaimer (<http://mhc-macris.net/macrisdisclaimer.htm>)

Data available via the MACRIS web interface, and associated scanned files are for information purposes only. THE ACT OF CHECKING THIS DATABASE AND ASSOCIATED SCANNED FILES DOES NOT SUBSTITUTE FOR COMPLIANCE WITH APPLICABLE LOCAL, STATE OR FEDERAL LAWS AND REGULATIONS. IF YOU ARE REPRESENTING A DEVELOPER AND/OR A PROPOSED PROJECT THAT WILL REQUIRE A PERMIT, LICENSE OR FUNDING FROM ANY STATE OR FEDERAL AGENCY YOU MUST SUBMIT A PROJECT NOTIFICATION FORM TO MHC FOR MHC'S REVIEW AND COMMENT. You can obtain a copy of a PNF through the MHC web site ([www.sec.state.ma.us/mhc](http://www.sec.state.ma.us/mhc)) under the subject heading "MHC Forms."

Commonwealth of Massachusetts  
Massachusetts Historical Commission  
220 Morrissey Boulevard, Boston, Massachusetts 02125  
[www.sec.state.ma.us/mhc](http://www.sec.state.ma.us/mhc)

This file was accessed on: Thursday, July 16, 2020 at 3:05: PM

## FORM B - BUILDING

NRMA/IND

9/18/89

LHD-3/11/85

OFFICE COPY  
DO NOT REMOVE

AREA

FORM NO.

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134

MASSACHUSETTS HISTORICAL COMMISSION

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BISketch  
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See Attached Assessor's Map

UTM REFERENCE      Z      E      N  
                          19    327/190    4695/550

USGS QUADRANGLE      Boston North

SCALE      1:25,000

Town      Somerville      PI-Winter  
 Address      404 Broadway      USGS-BOSTON  
    SECT A

Historic Name      Broadway Winter Hill

Congregational Church

Use: Present      religious

Original      religious

## DESCRIPTION

Date      1890-1891

Source      Samuels, Somerville Past and  
    Present

Style      Shingle Style

Architect      Hartwell and Richardson

Exterior Wall Fabric      granite / shingle

Outbuildings      none

Major Alterations (with dates)      none

Condition      good

Moved      no      Date      n/a

Acreage      less than one acre

Setting      Southwest corner of Broadway  
 and Central St., on main route among  
 multi-family residential apartment  
 houses, some offices. Urban setting

Recorded by      Gretchen G. Schuler

Organization      Mass. Historical Commission

Date      September, 1985

**NATIONAL REGISTER CRITERIA STATEMENT (if applicable)**

The Broadway Winter Hill Congregational Church, a Hartwell and Richardson design in the Shingle Style is significant for its association with the development of the Winter Hill area of Somerville, and its association with well known architectural firm. It retains integrity of location, design, materials, workmanship, feeling, and association and rulfills Criteria A, B, and C of the National Register of Historic Places on the local level.

**ARCHITECTURAL SIGNIFICANCE Describe important architectural features and evaluate in terms of other buildings within the community.**

The Broadway Winter Hill Congregational Church is one of Somerville's finest architect designed buildings and one of the only Shingle Style institutional structures. Characteristic of the Shingle Style are the multiple slate covered roofs of varying shapes including pyramidal, conical and gable, the granite and shingle clad facades and the various architectural shapes that form the building. The materials are of interest and include local slate "Somerville Stone" from the Fitzgerald's Quarry in Somerville for the square tower, blue Rutland marble for the sills, copings and steps, and rough granite block stone for the corner tower.

**HISTORICAL SIGNIFICANCE Explain the role owners played in local or state history and how the building relates to the development of the community.**

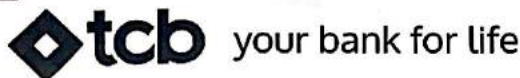
In 1863, under the leadership of Samuel Carlton, Winter Hill residents organized a Sabbath School. In 1865 a congregation of 28 was formed. By 1881 there were issues of division and the congregation split with some members forming the Broadway Congregational Church and others organizing as the Winter Hill Congregational Society. It was the latter group that remained in alliance with the Sabbath School. The Winter Hill Congregational Society used a Gothic Chapel, built in 1871, for worship prior to the construction of this building in 1890.

Renown architects Hartwell, Richardson, and Driver designed this church building in the Shingle Style. The building is significant for its well defined architectural style and its association with the well known architectural firm. It is also important for its association with the development of the Winter Hill community and religious organization in Somerville.

**BIBLIOGRAPHY and/or REFERENCES**

- Bromely, G.W., Atlas of the City of Somerville, 1894.  
 Samuels, Edward, Somerville: Past and Present, 1897.  
Somerville Journal, November 15, 1890.

DO NOT REMOVE  
OFFICE COBA



40 Belgrade Ave, Roslindale, MA 617.325.2900

VIDA REAL EVANGELICAL CENTER INC  
404 BROADWAY  
SOMERVILLE MA 02145-2604

Statement Period Aug 01, 2020  
Aug 31, 2020  
Account Number [REDACTED] 3913  
Number of Checks: 40

## Free Business Checking - [REDACTED] 3913

## Account Summary for Free Business Checking - [REDACTED] 3913

Starting Balance	+	Deposits	+	Interest Paid	-	Withdrawals	-	Fees	=	Ending Balance
\$5,536.82		\$55,735.09		\$0.00		\$36,272.85		\$0.00		\$24,999.06

## Transactions for Free Business Checking - [REDACTED] 3913

Date	Description	Withdrawals	Deposits	Balance
Aug 01	Starting Balance			\$5,536.82
Aug 03	2 Check(s) Paid	\$894.32-		\$4,642.50
Aug 03	External Withdrawal PAYCHEX EIB INVOICE ID NBR: X88482900019594	\$52.52-		\$4,589.98
Aug 03	External Withdrawal PAYCHEX TPS 34132 TAXES ID NBR: 88470500025488X	\$672.51-		\$3,917.47
Aug 03	Deposit		\$3,313.00	\$7,230.47
Aug 04	4 Check(s) Paid	\$2,076.01-		\$5,154.46
Aug 05	2 Check(s) Paid	\$641.27-		\$4,513.19
Aug 10	2 Check(s) Paid	\$3,438.00-		\$1,075.19
Aug 10	Deposit		\$7,696.00	\$8,771.19
Aug 11	2 Check(s) Paid	\$950.00-		\$7,821.19
Aug 11	External Withdrawal PAYCHEX TPS 34161 TAXES ID NBR: 88607600003554X	\$672.52-		\$7,148.67
Aug 11	Deposit Internet Transfer from X68426 CK - Donacion para rotulo y l		\$20,000.00	\$27,148.67
Aug 12	4 Check(s) Paid	\$1,832.90-		\$25,315.77
Aug 12	External Withdrawal PAYCHEX EIB INVOICE ID NBR: X88612600029021	\$52.52-		\$25,263.25
Aug 13	3 Check(s) Paid	\$1,015.71-		\$24,247.54
Aug 13	External Withdrawal CHASE CREDIT CRD AUTOPAY	\$35.00-		\$24,212.54
Aug 13	External Withdrawal ReadyRefresh ECHECKPAY ID NBR: 0437911696	\$66.98-		\$24,145.56
Aug 14	Withdrawal Internet Transfer to 1515303905 CK - Pago Licencias Cancion	\$680.00-		\$23,465.56
Aug 17	External Withdrawal ACHIVR VISB 800-922-0204 BILL PYMNT	\$462.46-		\$23,003.10
Aug 17	External Withdrawal HOME DEPOT AUTO PYMT	\$683.00-		\$22,320.10



1/9/2020	https://edocuments.onlineaccountaccess.com/cowww/DocumentServer/ViewDoc?AppID=80&DocumentID=1266359&PrimaryKey=1266359&App		
Aug 17	External Withdrawal VERIZON VZ BillPay	\$808.60-	\$21,511.1
Aug 17	Deposit		\$9,074.00
Aug 17	5 Check(s) Paid	\$4,168.00-	\$30,585.50
Aug 18	External Withdrawal BEST BUY AUTO PYMT	\$29.00-	\$26,417.50
Aug 18	Deposit		\$1,953.00
Aug 18	1 Check(s) Paid	\$503.87-	\$28,341.50
Aug 19	External Withdrawal PAYCHEX TPS 34187 TAXES ID NBR: 8872200001748X	\$633.89-	\$27,837.63
Aug 19	External Withdrawal CITI CARD ONLINE PAYMENT	\$700.00-	\$27,203.74
Aug 19	External Withdrawal EVERSOURCE WEB_PAY	\$1,000.00-	\$26,503.74
Aug 20	1 Check(s) Paid	\$562.02-	\$25,503.74
Aug 20	External Withdrawal PAYCHEX EIB INVOICE ID NBR: X88729900013096	\$52.52-	\$24,941.72
Aug 20	External Withdrawal COMCAST 800-266-2278 CABLE	\$200.00-	\$24,889.20
Aug 20	External Withdrawal NGRID05 BILL PAYMENT NGRID05WEB	\$1,000.00-	\$24,689.20
Aug 21	4 Check(s) Paid	\$1,466.11-	\$23,689.20
Aug 21	External Withdrawal CASELLA WEB_PAY	\$156.69-	\$22,223.09
Aug 21	External Withdrawal CASELLA WEB_PAY	\$179.48-	\$22,066.40
Aug 21	External Withdrawal CM SELECT INSURA BILLPAY BILLPAY	\$277.25-	\$21,886.92
Aug 21	External Withdrawal CM SELECT INSURA BILLPAY BILLPAY	\$2,000.00-	\$21,609.67
Aug 21	External Deposit GOOGLE 011404806 CREDIT ADSENSE:25		\$1,938.34
Aug 24	1 Check(s) Paid	\$562.02-	\$21,548.01
Aug 24	External Withdrawal PAYCHEX EIB INVOICE ID NBR: X88767800012143	\$52.52-	\$20,985.99
Aug 24	External Withdrawal PAYCHEX TPS 34195 TAXES ID NBR: 88760100009091X	\$633.89-	\$20,933.47
Aug 24	Deposit		\$3,821.75
Aug 25	3 Check(s) Paid	\$1,133.84-	\$24,124.33
Aug 26	4 Check(s) Paid	\$1,578.40-	\$22,987.49
Aug 26	External Withdrawal MICROSOFT 1507 EDI PAYMNT TRN*1*Z4165PTPJKFM\	\$7.43-	\$21,409.09
Aug 26	External Withdrawal NATIONAL GRID NE UTILITYPAY ID NBR: 04426819214	\$30.39-	\$21,401.66
Aug 26	External Withdrawal NATIONAL GRID NE UTILITYPAY ID NBR: 04438021802	\$300.00-	\$21,371.27
Aug 26	External Withdrawal SPRINT8006396111 RANUZY906USVDQI54K7 ACHBILLPAY	\$370.42-	\$21,071.27
Aug 27	1 Check(s) Paid	\$250.00-	\$20,700.85
Aug 27	External Withdrawal SOMERVILLE MA WA Somerville	\$1,000.00-	\$20,450.85
Aug 27	External Withdrawal CITY OF MEDFORD MEDFORD MA	\$1,142.35-	\$19,450.85
			\$18,308.50



10	https://edocuments.onlineaccountaccess.com/cowww/DocumentServer/ViewDoc?ApplID=80&DocumentID=1266359&PrimaryKey=1266359&AppView...		
Aug 31	1 Check(s) Paid	\$562.02-	\$17,746.48
Aug 31	External Withdrawal PAYCHEX EIB INVOICE ID NBR: X88865500025994	\$52.52-	\$17,693.96
Aug 31	External Withdrawal PAYCHEX TPS 34215 TAXES ID NBR: 88856300018288X	\$633.90-	\$17,060.06
Aug 31	Deposit	\$7,939.00	\$24,999.06

#### Checks for Free Business Checking - 03913

Date	Check Number	Amount	Date	Check Number	Amount	Date	Check Number	Amount
Aug 11	<u>2861</u>	\$800.00-	Aug 26	<u>2879</u>	\$806.50-	Aug 13	<u>10157</u>	\$467.14-
Aug 11	<u>2862</u>	\$150.00-	Aug 26	<u>2880</u>	\$329.60-	Aug 21	<u>10158</u>	\$332.30-
Aug 10	<u>2864</u> *	\$1,438.00-	Aug 26	<u>2881</u>	\$110.00-	Aug 21	<u>10159</u>	\$216.27-
Aug 05	<u>2865</u>	\$425.00-	Aug 03	<u>10146</u> *	\$332.30-	Aug 21	<u>10160</u>	\$448.32-
Aug 10	<u>2866</u>	\$2,000.00-	Aug 05	<u>10147</u>	\$216.27-	Aug 20	<u>10161</u>	\$562.02-
Aug 04	<u>2869</u> *	\$598.00-	Aug 04	<u>10148</u>	\$448.32-	Aug 21	<u>10162</u>	\$469.22-
Aug 27	<u>2870</u>	\$250.00-	Aug 03	<u>10149</u>	\$562.02-	Aug 26	<u>10164</u> *	\$332.30-
Aug 12	<u>2872</u> *	\$260.00-	Aug 04	<u>10150</u>	\$562.54-	Aug 25	<u>10165</u>	\$216.27-
Aug 18	<u>2873</u>	\$748.00-	Aug 04	<u>10151</u>	\$467.15-	Aug 25	<u>10166</u>	\$448.34-
Aug 18	<u>2874</u>	\$860.00-	Aug 13	<u>10152</u>	\$332.30-	Aug 24	<u>10167</u>	\$562.02-
Aug 18	<u>2875</u>	\$860.00-	Aug 13	<u>10153</u>	\$216.27-	Aug 25	<u>10168</u>	\$469.23-
Aug 18	<u>2876</u>	\$900.00-	Aug 12	<u>10154</u>	\$448.34-	Aug 31	<u>10173</u> *	\$562.02-
Aug 18	<u>2877</u>	\$800.00-	Aug 12	<u>10155</u>	\$562.02-			
Aug 19	<u>2878</u>	\$503.87-	Aug 12	<u>10156</u>	\$562.54-			

\* Indicates a skip in sequence

#### Overdraft and Returned Item Fees Summary - 03913

	Total This Period	Total Year To Date
Total Overdraft Fees	\$0.00	\$0.00
Total Returned Item Fees	\$0.00	\$0.00



**The Commonwealth of Massachusetts  
William Francis Galvin**

Secretary of the Commonwealth, Corporations Division  
One Ashburton Place, 17th floor  
Boston, MA 02108-1512  
Telephone: (617) 727-9640

**Certificate of Change of Directors or Officers of Non-Profit Corporations**  
(General Laws, Chapter 180, Section 6D)

Identification Number: 000864716

I, Christian M Cole ☒ Clerk ☐ Assistant Clerk,

of VIDA REAL EVANGELICAL CENTER (CENTRO EVANGELISTICO VIDA REAL)  
having a principal office at: 404 BROADWAY SOMERVILLE, MA 02145 USA

certify that pursuant to General Laws, Chapter 180, Section 6D, a change in the directors and/or the president, treasurer and/or clerk of said corporation has been made and that the name, residential street address, and expiration of term of the president, treasurer, clerk and each director are as follows: (Please provide the name and residential street address of the assistant clerk if he/she is executing this certificate of change. Also, include the names of any additional officers of the corporation.)

Title	Individual Name First, Middle, Last, Suffix	Address (no PO Box) Address, City or Town, State, Zip Code	Expiration of Term
PRESIDENT	LUIS A. MORALES PR.	61 SHORE DR. SOMERVILLE, MA 02145 USA	NONE
TREASURER	ABNER DAVID GARCIA	192 KENNEDY DR. APT #102 MALDEN, MA 02148 USA	NONE
SECRETARY	DELMY ARGUETA	34 MINNESOTA AVE SOMERVILLE, MA 02145 USA	NONE
CLERK	CHRISTIAN M COLE	333 BROADWAY #12 SOMERVILLE, MA 02145 USA	NONE
DIRECTOR	BLANCA MORALES	61 SHORE DR. SOMERVILLE, MA 02145 USA	NONE
DIRECTOR	LINDSEY M RAMIREZ	50 Hawthorne Rd ASHLAND, MA 02145 USA	NONE

**Filer's Contact Information**

(Enter a contact name, mailing address, and email and/or phone number.)

Contact Name: Christian M Cole

Business Name: Vida Real Evangelical Center

No. and Street: 333 BROADWAY #12

City or Town: Somerville

State: MA

Zip: 02145

Country: USA

Contact Phone: (617) 625-1020 ext:

Contact Email: dargueta@vidareal.net

Please provide an email address to receive an expedited response from the Corporations Division.

If the filing is rejected for any reason, you will be contacted. If no email address is provided, correspondence from the Division will be sent by mail.

**SIGNED UNDER THE PENALTIES OF PERJURY, this 31 Day of January, 2019,**  
Christian M Cole, Signature of Applicant.

Make Corrections

Accept

Bk: 42823 Pg: 277

da

## QUITCLAIM DEED

2004 00101027  
 Bk: 42823 Pg: 277 Doc: DEED  
 Page: 1 of 2 04/28/2004 11:04 AM

Broadway Winter Hill Congregational Church, formerly known as Broadway  
 Orthodox Congregational Society of Somerville,

For consideration of Two Hundred Fifty Thousand (\$250,000) Dollars  
 Vida Real Evangelical Center

grants to ~~Cover Presbyterian Church~~ **Vida Real**, a Massachusetts church corporation, whose  
 address is 404 Broadway, Somerville, MA 02145

with Quitclaim Covenants

MASSACHUSETTS EXCISE TAX  
 Southern Middlesex District POD # 001  
 Date: 04/28/2004 11:04 AM  
 Cust: 027885 28890 Doc# 00101927  
 Fee: \$1,140.00 Com: \$250,000.00

the following and described premises:

A certain parcel of land in Somerville bounded and described as follows to wit:

Commencing at the junction of Central Street and Broadway thence running:

NORTHWESTERLY	on Broadway One Hundred and Thirty feet and 69/100(130.69) feet;
SOUTHWESTERLY	by Lot 17 on plan One Hundred and Twenty Six (126) feet;
SOUTHEASTERLY	by Lot 2 on plan One hundred and Twenty Eight and 45/100(128.45) feet;
NORTHEASTERLY	by Central Street to point of beginning One Hundred and Twenty Two (122) feet.

Being Lot 1 on a plan of Lots made by T & J Doane July 1864 and recorded with  
 Middlesex South District Plans entitled "A Plan of Building Lots on Winter Hill  
 Somerville belonging to Oakman & Eldridge". Said Plan being recorded in Plan Book  
 17B, Plan 96.

For our title see deed from Samuel Oakman recorded in Middlesex South Registry of  
 Deeds on May 13, 1870 in Book 1116, Page 592

Return To:

PASTOR Luis A. Morales  
 404 BROADWAY  
 SOMERVILLE, MA. 02145

Address of Recipient: 404 Broadway, Somerville, MA.

**CITY OF SOMERVILLE, MASSACHUSETTS  
COMMUNITY PRESERVATION COMMITTEE**

**FY21 FUNDING CYCLE**

**NARRATIVE PROMPTS**

*Please include in your submission concise narratives that respond to all prompts in the order they appear below, using the headers provided below.*

**Project Description**

**1. Describe the project, including the project location and the property involved**

The Bell Tower urgently needs reconstructed at its location at 404 Broadway in Somerville, MA. The Vida Real Church is one of the most important historical locations in Massachusetts. Built in 1890, the original name of the Vida Real Church was the Winter Hill Congregational Church. As of now, due to years of use, wear and tear, the bell tower needs to be restored to its original glory. The property sits on an over 16,000 square foot lot, and the whole grounds would be effected if the Bell Tower is not restored. The bell tower causes water damage, along with other concerns as the structural integrity of the inside of the bell tower if it is not reconstructed and restored.

**2. Why is this project needed? How does it preserve and enhance the character of Somerville? How does the project benefit the public? What population(s) will it serve?**

The Bell Tower Restoration project is needed urgently due to the state of the bell tower. The poor structure now causes water damage and is strongly damaged both interiorly and exteriorly. As Somerville is known for its pristine neighborhoods, we would like to keep 404 Broadway as a reflection of its neighborhood. Not only those who use the building but those passing by in transportation and on foot always stop to take notice of the beauty of Vida Real. This church has been a landmark and has served not only as a church but as a food pantry for the community as well. On top of that, it serves as a music school and education center for immigrants to learn English, computer skills, and houses a non-profit-organization that helps those in need both locally and abroad (Hearts of Life). Without funding for the reconstruction of the bell tower, the church could potentially have to refocus its efforts on helping the immigrant community and have to invest that money over a long period of time into a bell tower.



3. How does the project meet the general and category-specific priorities outlined in the Community Preservation Plan, including how the project incorporates sustainable practices and design?

The Bell Tower Restoration Project at Vida Real Fits the "Historic Resources" category specifically the "preservation" and "restoration." The bell tower will be restored and persevered both inside and out. We plan to use sustainable products that will last for generations.

### Measuring Success

1. What are the goals of this project? The goals for this project are three fold:

Restore the bell tower so that the church and non-profit can focus on the needs of the community.

The Bell Tower can continue to be a landmark in the Winter Hill Community. It would be a shame if the bell tower were to collapse and would make a terrible impression on the community.

2. How will the success of this project be measured? (There should be at least one measure of success for every stated goal.)

- Referring to point one of question one, if bell tower is restored, our success could be measured by the effectiveness of our schools, churches, and food pantry. If the tower is restored, our focus could truly be on the community.

- Referring to point two of question one, to prove the effectiveness of the bell tower becoming

A landmark in the community, it can be measured once its restored and returned to a better version of its further glory.

The goal is that have the bell tower last at least 150 years.

- Referring to point three of question one, to measure the success that the bell tower will last at least 150 years can only be measured by the quality of products used. By using the right slate and right products, the bell tower will last 150 years.

### Financial

1. Describe all successful and unsuccessful attempts to secure funding and/or in-kind contributions, donations, or volunteer labor for the project. Describe any cost-saving measures to be implemented.

Due to the current pandemic the church has been closed for some time and donations and proceeds have had a hit of significant low and are restricted with funds. However could allow and disburse a 10% of cost.



2. How was the total CPA funding request determined? Contractor initial assessment

3. Will the project require funding over multiple years? If so, please provide annual funding requirements. No

(The CPC does not commit to funding projects over multiple years. If multiple years of funding is necessary, the applicant will need to submit a new application for funding each year).

4. How will the project be affected if it does not receive CPA funds or does not receive the full amount requested? It could totally collapse

#### **Project Management**

1. Describe the applicant. Are they public, private non-profit, private for-profit, an individual, a partnership, or another type of entity? What is their history and background? Provide any additional relevant information.

Vida Real Evangelical Center is a non-profit organization that serves as a religious institution known as a church. Founded in 2003, Vida Real began to serve both God and the community. Now they have a thriving church of over 1,000 members, a music school, a Bible School, as well as a food pantry. Vida Real exists to serve the community at need, especially the latino immigrant community.

2. If a community organization is applying with a government entity as a co-applicant, describe how the two organizations will work together, how finances will be managed, and how the work will be continued after the conclusion of CPA funding.

n/a

3. Demonstrate that the applicant has successfully completed projects of similar type and scale or has the ability to complete the project as proposed.

- The full remodeling of 404 Broadway in Somerville as well as 98 George P Hassett Drive in Medford. Including all bathrooms, sanctuaries, kitchens, foyers, offices, and classrooms.

- Both interior and exterior construction on both properties.

- Replacing of all HVAC units in both buildings.

4. Identify and describe the roles of all known participants, including the project manager.

- Luis Morales ,General Pastor and founder of Vida Real International, Overseer of project

- Leilani- Operations Manager

- Christian Cole- Administrative Pastor of Vida Real, and Executive Director of Hearts of Life

#### **Project Supervisor**

- Benjamin of JFB Construction and Masonry- Project Manager

#### **CITY OF SOMERVILLE, MASSACHUSETTS COMMUNITY PRESERVATION COMMITTEE**

#### **FY21 FUNDING CYCLE**

#### **NARRATIVE PROMPTS 2**

5. Describe the feasibility of the project and how it can be implemented within the timeline and budget included in this application. If funds are granted we could hire adequate contractors

6. Describe any known or potential barriers to the successful on-time commencement and completion of the project, including any permits or inspections required. Funds

7. Describe any ongoing maintenance and programming required and who will be responsible for it. Church will be responsible for the up keep of the bell tower.

8. Describe any permits, approvals, Massachusetts Architectural Access Board (MAAB) variance requests, or restrictions that are required for the project to go forward and the status for each. N/A

9. Note if the applicant has previously received CPA funds and if so, a concise summary of the impact of the previous CPA project. N/A

#### **Historic Resources Rehabilitation Projects**

1. Describe how the proposed project complies with the U.S. Secretary of the Interior's Standards for Rehabilitation, as required by the CPA legislation under the definition of rehabilitation. Historic Preservation Act

2. Describe how the applicant will ensure compliance with these standards as the project is ongoing, including an identification of who will make historic preservation determinations. Working closely with the commission

#### **Accessibility Requirements**

1. Describe how the proposed project complies with all Americans with Disabilities Act/MAAB Regulations. N/A

**Vida Real Evangelical Center**  
**Bell Tower Project**  
**Project Budget**

**Total CPA Request**

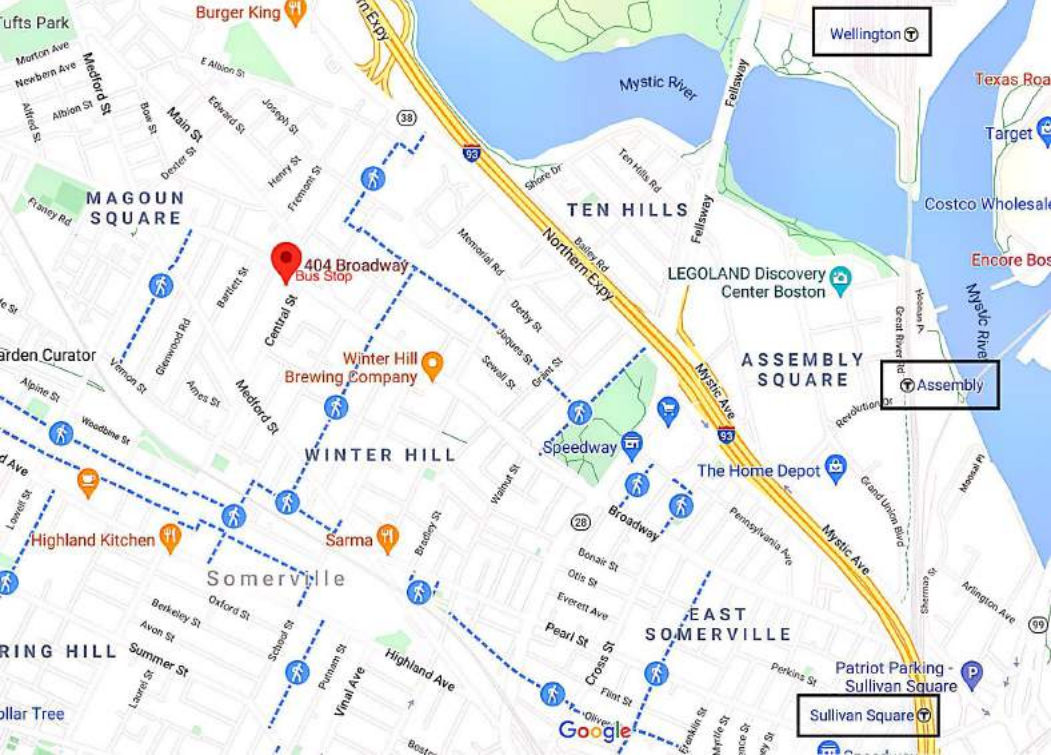
**1. Initial Installment**

50% Payment to Vendor \$45,000.00

**2. Final Installment**

50% installment to vendor \$45,000.00

### Project Timeline





SMV.134



## Corporations Division

### Payment Confirmation

Date: 9/15/2020

Confirmation date/time:	9/15/2020 4:26:35 PM
Confirmation number:	128711678
Invoice number:	50101180006709595331709
Payment ID number:	7405651
Transaction ID number:	670959
Transaction category:	Certificates
Transaction type:	Certificate(s) Request

Filing fee:	\$12.00
Expedited service fee:	\$3.00
Total fee:	\$15.00

**Thank you for ordering your certificate/certified copy online.**

Note that all orders are subject to verification. If the entity does not meet the legal criteria necessary to issue a certificate or if a copy of the requested document is not available, your order may be rejected, at which time you may request a refund for your payment. The Corporations Division will contact you by e-mail or phone if there is a problem with fulfilling your order.

**E-check transactions require final approval from your bank. Such approval may take 7 to 10 business days. If the payment is returned, you will be billed for the transaction at that time.**

If you have any questions about your request, contact our office:

- phone: 617-727-9640
- email: [corpinfo@sec.state.ma.us](mailto:corpinfo@sec.state.ma.us)



































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Image capture: Jul 2





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