



# PROPOSED RETAIL ENTRANCE CANOPY REMOVAL

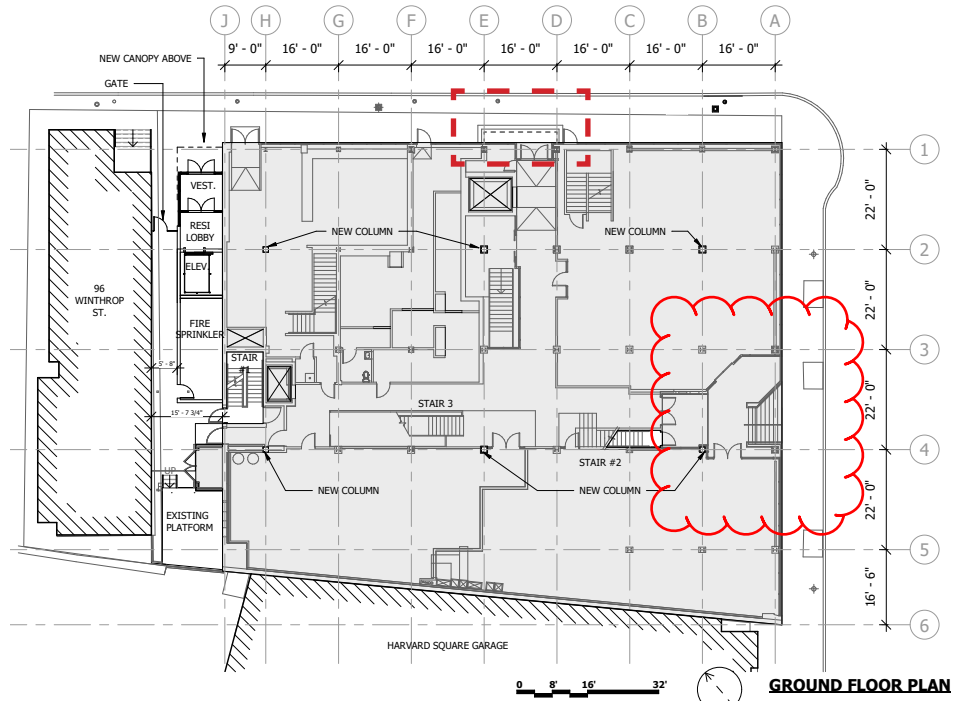


FIGURE 1

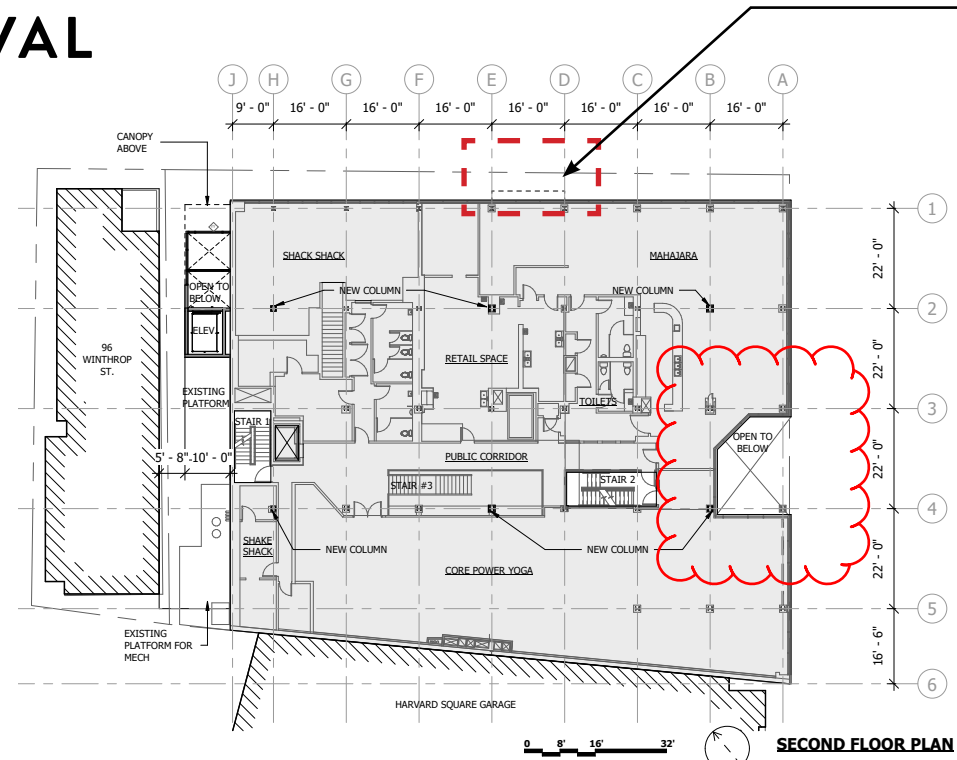


FIGURE 2

PB APPROVED PLANS

PROPOSED RETAIL ENTRY CANOPY TO BE REMOVED FROM PLAN AND SECTION DRAWINGS TO COORDINATE WITH 3D MODEL VIEWS

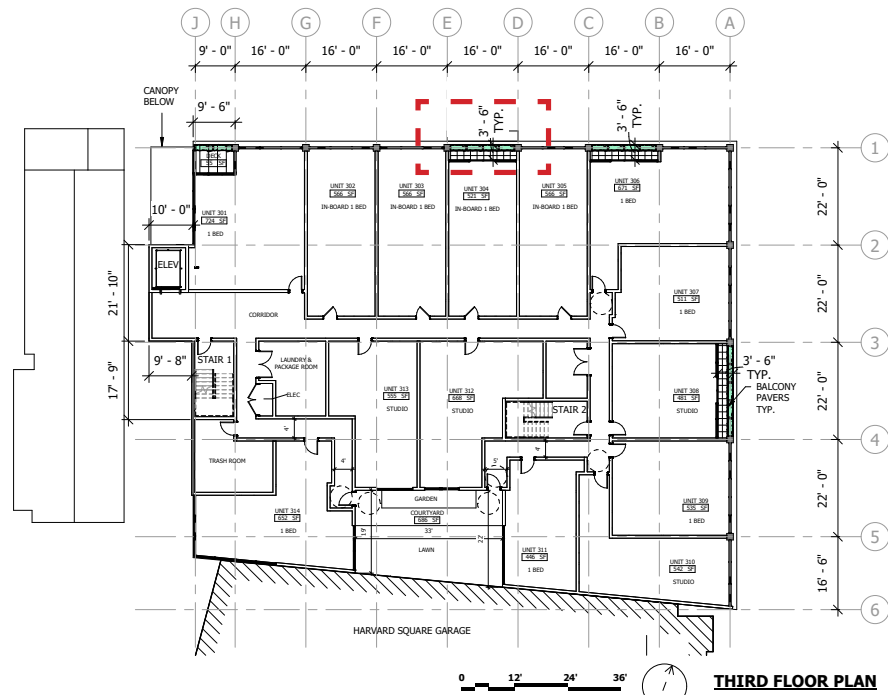


FIGURE 3

FLOOR AREA NET.		
Name	Type	Area
UNIT 301	1 BED	724
UNIT 302	IN-BOARD 1 BED	566
UNIT 303	IN-BOARD 1 BED	566
UNIT 304	IN-BOARD 1 BED	521
UNIT 305	IN-BOARD 1 BED	566
UNIT 306	1 BED	671
UNIT 307	1 BED	511
UNIT 308	STUDIO	481
UNIT 309	1 BED	535
UNIT 310	STUDIO	542
UNIT 311	1 BED	446
UNIT 312	STUDIO	668
UNIT 313	STUDIO	555
UNIT 314	1 BED	652
UNIT 401	1 BED	855
UNIT 402	IN-BOARD 1 BED	537
UNIT 403	IN-BOARD 1 BED	581
UNIT 404	IN-BOARD 1 BED	520
UNIT 405	STUDIO	475
UNIT 406	1 BED	728
UNIT 407	STUDIO	413
UNIT 408	STUDIO	362
UNIT 409	STUDIO	458
UNIT 410	1 BED	431
UNIT 411	1 BED	629
UNIT 412	STUDIO	520
UNIT 413	2 BED	1,047
UNIT 501	1 BED	724
UNIT 502	STUDIO	520
UNIT 503	STUDIO	475
UNIT 504	STUDIO	398
UNIT 505	1 BED	702
UNIT 506	STUDIO	435
UNIT 507	1 BED	580
UNIT 508	1 BED	505
UNIT 509	1 BED	629
UNIT 510	STUDIO	520
UNIT 511	2 BED	1,047
Grand total:		22,091

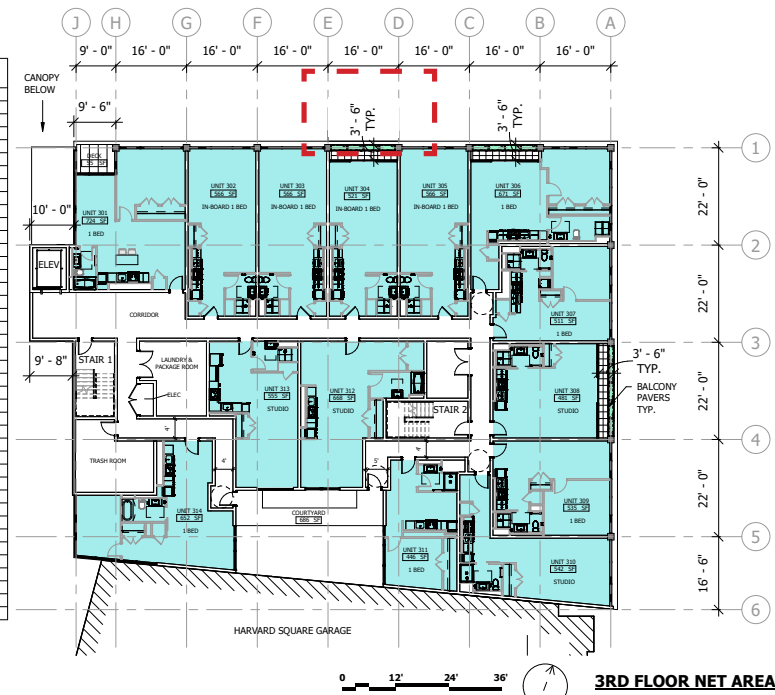
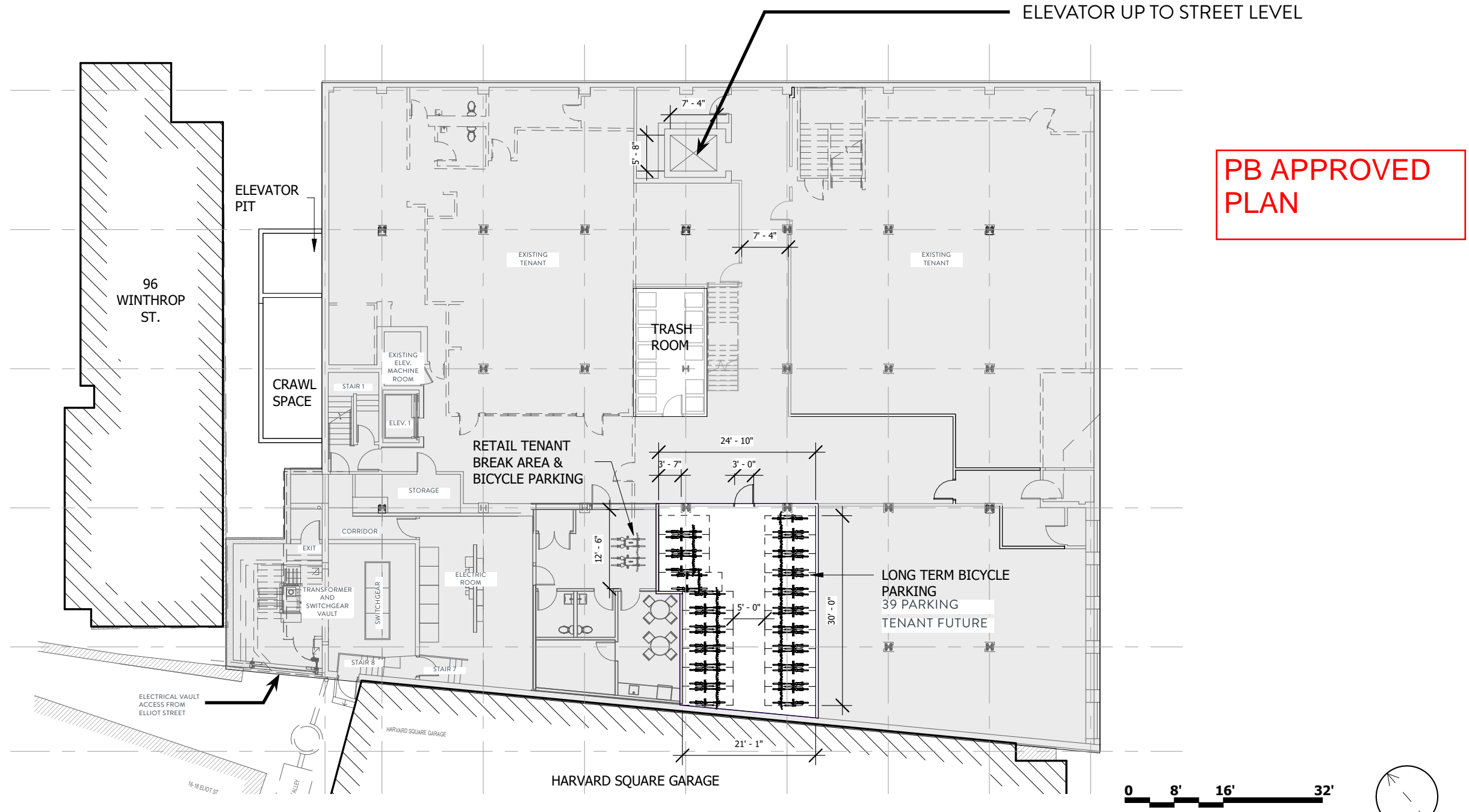


FIGURE 4

# BASEMENT PLAN



AUGUST 26, 2022

15









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PROJECT  
**PROPOSED NEW ENTRY AND SECOND FLOOR INFILL**

57 JFK STREET  
CAMBRIDGE, MA  
PREPARED FOR  
CRIMSON GALERIA, LP

166 BEACON ST  
BROOKLINE, MA 02446

DRAWING TITLE

**ENLARGED PROPOSED PLANS**

SCALE AS NOTED

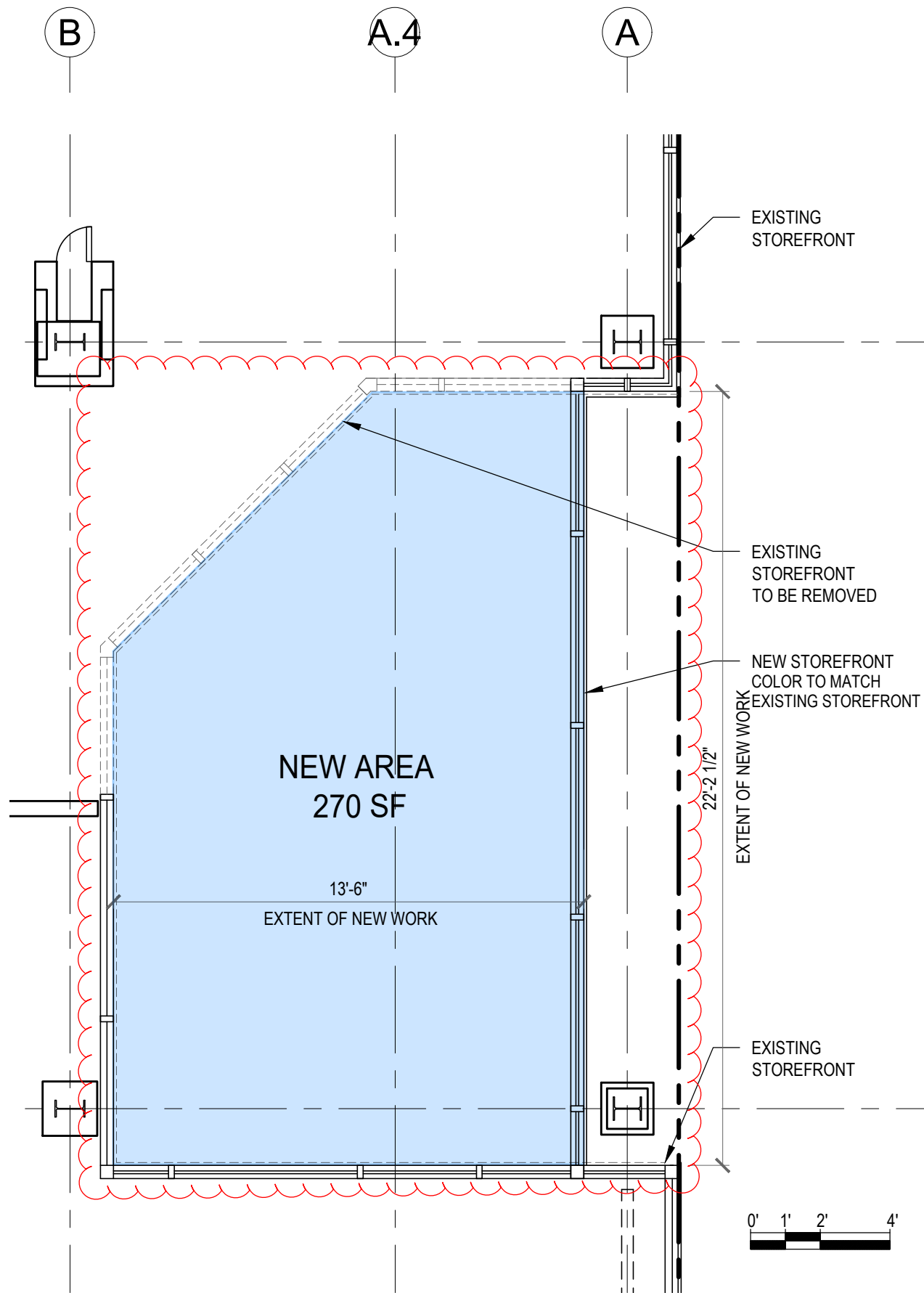
REVISION DATE

PB APPLIC 8/11/23

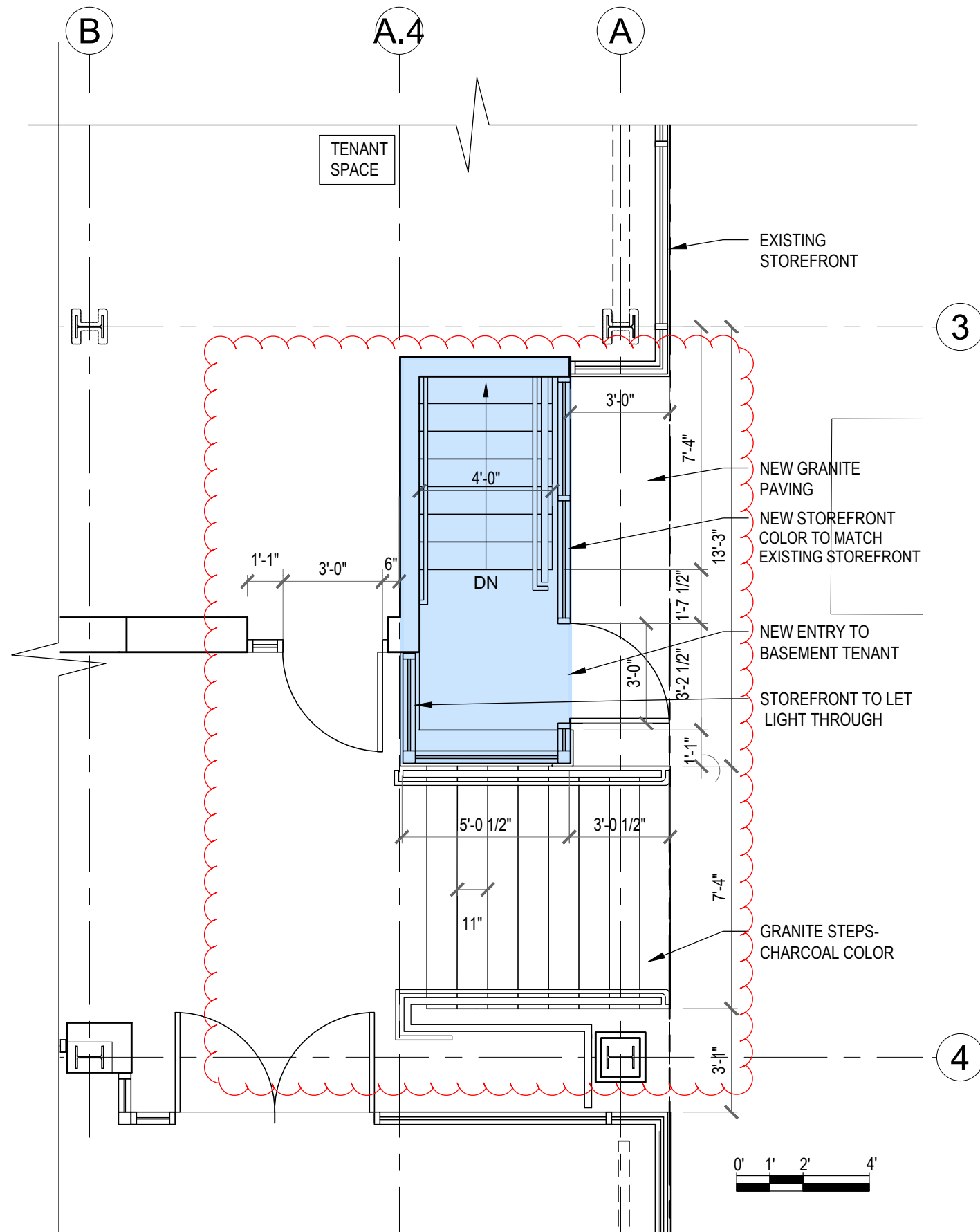
DRAWN BY LD REVIEWED BY PQ

SHEET

**A2.1**



**2 SECOND FLOOR ENLARGED PLAN**  
SCALE: 1/4" = 1'-0"



**1 FIRST FLOOR ENLARGED PLAN**  
SCALE: 1/4" = 1'-0"



# FACADE DETAIL

AS APPROVED



ALUMINUM PROFILE

PANEL JOINTS

# WOOD SOFFIT & MULLION DETAIL

**AS APPROVED**

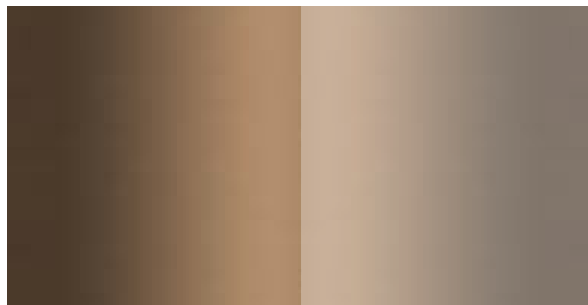
“STURDISTRICT”  
ROOFTOP SCREEN FRAMING  
& HORIZONTAL “SITE PROOF”  
ALUMINUM, LOUVER HORI-  
ZONTAL. BY ARCHITECTURAL  
LOUVERS INC.  
COLOR “A”



ALUMINUM FACED BALCONY  
PLANTER BOX, COLOR “B”



ALUCOBOND - ALUMINUM  
COMPOSITE PANEL  
1/8” RAINSCREEN SYSTEM  
COLOR “A” TYPICAL  
COLOR “B” AT ENTRY PORTAL



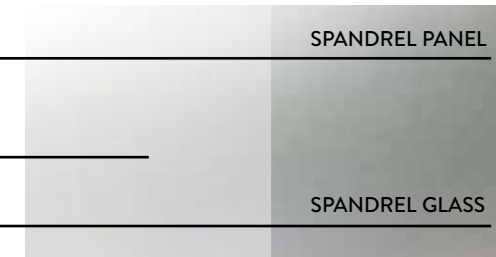
JET MIST GRANITE BASE “A”



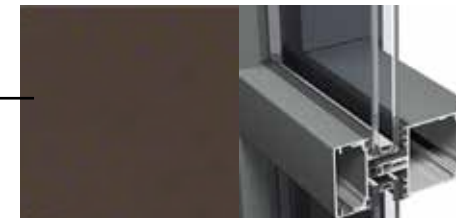
MFR: KNOTWOOD WOOD TONE  
ALUMINUM SOFFIT PANEL  
SYSTEM



ALUMINUM WINDOW SYSTEM  
COLOR “C” LIGHT ANODIZED  
BRONZE



SPANDREL PANEL  
EXTERIOR LITE: 6MM HS CLEAR  
SOLARBAN 70 (2) VISION GLASS  
W/ LOW-E COATING SURFACE #2  
6MM FT CLEAR VISION GLASS  
W/ OPACIFIER ON SURFACE #3  
SPANDREL GLASS



ALUMINUM STOREFRONT  
COLOR “B” DARK ANODIZED  
BRONZE INTEGRATED WITH  
EXISTING SYSTEM BY GLASS  
INSTALLER

COLOR OF NEW STOREFRONT AND PANELS AT  
NEW RECESSED ENTRY



BUILDING SIGNAGE - PIN  
ALUMINUM FACE MOUNT OVER  
ARCYLIC LED BACKING

# WHITE ROOF

HIGH ALBEDO ROOFING MEMBRANE



AS APPROVED



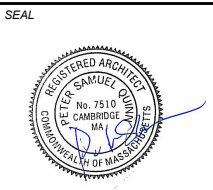
BIRDSEYE VIEW FROM JFK STREET



**PETER QUINN ARCHITECTS**

ARCHITECTURE  
PLANNING  
COMMUNITY DESIGN

PETER QUINN ARCHITECTS LLC  
259 ELM STREET, SUITE 301  
SOMERVILLE, MA 02144  
PH 617-354-3989



CONSULTANT

PROJECT  
PROPOSED NEW ENTRY AND INFILL AT SECOND FLOOR

57 JFK STREET  
CAMBRIDGE, MA

PREPARED FOR  
CRIMSON GALERIA, LP

166 BEACON ST  
BROOKLINE, MA 02446

DRAWING TITLE

PROPOSED JFK ST EXTERIOR VIEW

SCALE AS NOTED

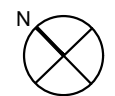
REVISION	DATE

PB APPLIC 8/11/23

DRAWN BY YC REVIEWED BY LD

SHEET

**A3**



SEAL



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PROJECT  
 PROPOSED NEW ENTRY AND SECOND FLOOR INFILL

57 JFK STREET  
 CAMBRIDGE, MA

PREPARED FOR

CRIMSON GALERIA, LP

166 BEACON ST  
 BROOKLINE, MA 02446

DRAWING TITLE

PROPOSED JFK ST ELEVATION

SCALE AS NOTED

REVISION	DATE

PB APPLIC	8/11/23
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DRAWN BY YC	REVIEWED BY PQ
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SHEET

**A4**



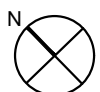
**METAL PANELS AS APPROVED**

**PROPOSED NEW INFILL AT SECOND FLOOR STOREFRONT TO BE DARK BRONZE TO MATCH EXISTING**

**PROPOSED NEW METAL PANELS AT NEW INFILL. COLOR AND TYPE TO MATCH THE DARK BRONZE METAL PANELS APPROVED FOR THE WINTHROP ST ENTRANCE**

**PROPOSED NEW ENTRY TO BASEMENT- COLOR OF STOREFRONT TO MATCH EXISTING DARK BRONZE STOREFRONT**

**PROPOSED RECONFIGURATION OF STEPS, REMOVING THE SPLAYED WALL. DARK GRANITE STEPS**





**METAL PANELS  
PREVIOUSLY  
APPROVED**

**PROPOSED NEW INFILL AT  
SECOND FLOOR  
STOREFRONT TO MATCH  
EXISTING STOREFRONT  
COLOR**

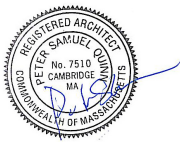
**PROPOSED NEW METAL  
PANELS-  
COLOR TO MATCH DARK  
BRONZE STOREFRONT,  
SIMILAR TO AS APPROVED  
FOR WINTHROP ST  
ENTRANCE**

**PROPOSED NEW ENTRY  
TO BASEMENT  
DARK BRONZE COLOR  
STOREFRONT TO MATCH  
EXISTING**

**PROPOSED  
RECONFIGURATION OF  
STEPS, REMOVING THE  
SPLAYED WALL**

**EXTENT OF SCOPE**

SEAL



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PROJECT

PROPOSED NEW  
ENTRY AND  
SECOND FLOOR  
INFILL

57 JFK STREET  
CAMBRIDGE, MA

PREPARED FOR

CRIMSON GALERIA, LP

166 BEACON ST  
BROOKLINE, MA 02446

DRAWING TITLE

PROPOSED  
JFK ST  
VIEW

SCALE AS NOTED

REVISION	DATE

PB APPLIC	8/11/23
DRAWN BY	REVIEWED BY
YC	PQ

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SHEET

**A5**



SEAL

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PROJECT  
**PROPOSED NEW ENTRY AND SECOND FLOOR INFILL**

57 JFK STREET  
 CAMBRIDGE, MA

PREPARED FOR  
 CRIMSON GALERIA, LP

166 BEACON ST  
 BROOKLINE, MA 02446

DRAWING TITLE

**PROPOSED SECTION**

SCALE AS NOTED

REVISION	DATE

PB APPLIC	REV 8/29/23
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SHEET

**A6**

