

EastBay Metal LLC
 232 Woodside Ave
 Winthrop, MA 02152 USA
 +17818589524
 francisco@eastbayllc.com

Estimate



ADDRESS
SMT Development LLC PO Box 610312 Newton, MA 02461

SHIP TO
SMT Development LLC PO Box 610312 Newton, MA 02461

ESTIMATE #	DATE	
2078	11/20/2025	

JOB SITE
 379 Somerville Ave. Somerville

PROJECT NAME
 NEW Front Steel Frame

QTY		UNIT PRICE	LINE TOTAL
	NEW FRONT STEEL FRAME - MATERIAL, FABRICATION AND INSTALL ATON		
1	NEW STEEL FRAME - Frame Dims 13'7" x 10'7" x 2" - HSS 3x3x1/4 Main Frame - HSS 2x2x1/4 - All welded connections - All steel painted with two coats of primer and two coats of paint (BLACK) NOTE: Use the same anchor point of existing frame REMOVAL OF EXISTING STEEL FRAME - Keep same anchor points for NEW Frame	5,487.00	5,487.00
1	Detail shop drawings for approval, fabrication and installation	375.00	375.00

SUBTOTAL	5,862.00
TAX	0.00
TOTAL	\$5,862.00

Accepted By

Accepted Date

Thank you for supporting U.S. manufacturing.

William Chalfant

From: Felipe Ortiz <felipeortizart@gmail.com>
Sent: Thursday, November 20, 2025 4:30 PM
To: William Chalfant; johntopolis@gmail.com; Elan Sassoon
Subject: Re: 379 Somerville ave mural
Attachments: 379_Somerville_Ave_TRANSFORMER_9.9.25 (1).jpg; Somerville aquarium.jpg

Hello, thank you so much for including me in this proposal.

I reviewed the elevations and based on Will's email, the area is roughly 743 SQ ft.

My rate for commercial projects is \$35 per square foot. Considering that this particular project does not require any lifts or major logistical prep. I am willing to produce this project for a total of **\$20.000**

This is an all-inclusive rate that includes up to 3 rounds of sketches before installation, prep, materials, labor, assistance, documentation, and post-production clean-up and conservation. The estimated duration for installation is 12 to 16 days, weather dependent.

Please let me know if you have questions.

I'd be happy to provide more details if needed.

Thank you again, and I look forward to hearing from you.

Sincerely,

Felipe Ortiz

On Mon, Nov 17, 2025 at 6:02 PM Felipe Ortiz <felipeortizart@gmail.com> wrote:

Hello attached are the mock ups for the aquarium idea I mentioned. I hope this is helpful, and I hope you can present on time. Please let me know how it goes.

Best,

Felipe Ortiz

Thank you please visit www.felipeortiz.com

On Mon, Nov 10, 2025 at 9:43 AM William Chalfant <wc@kdiarch.com> wrote:

Hi Felipe,

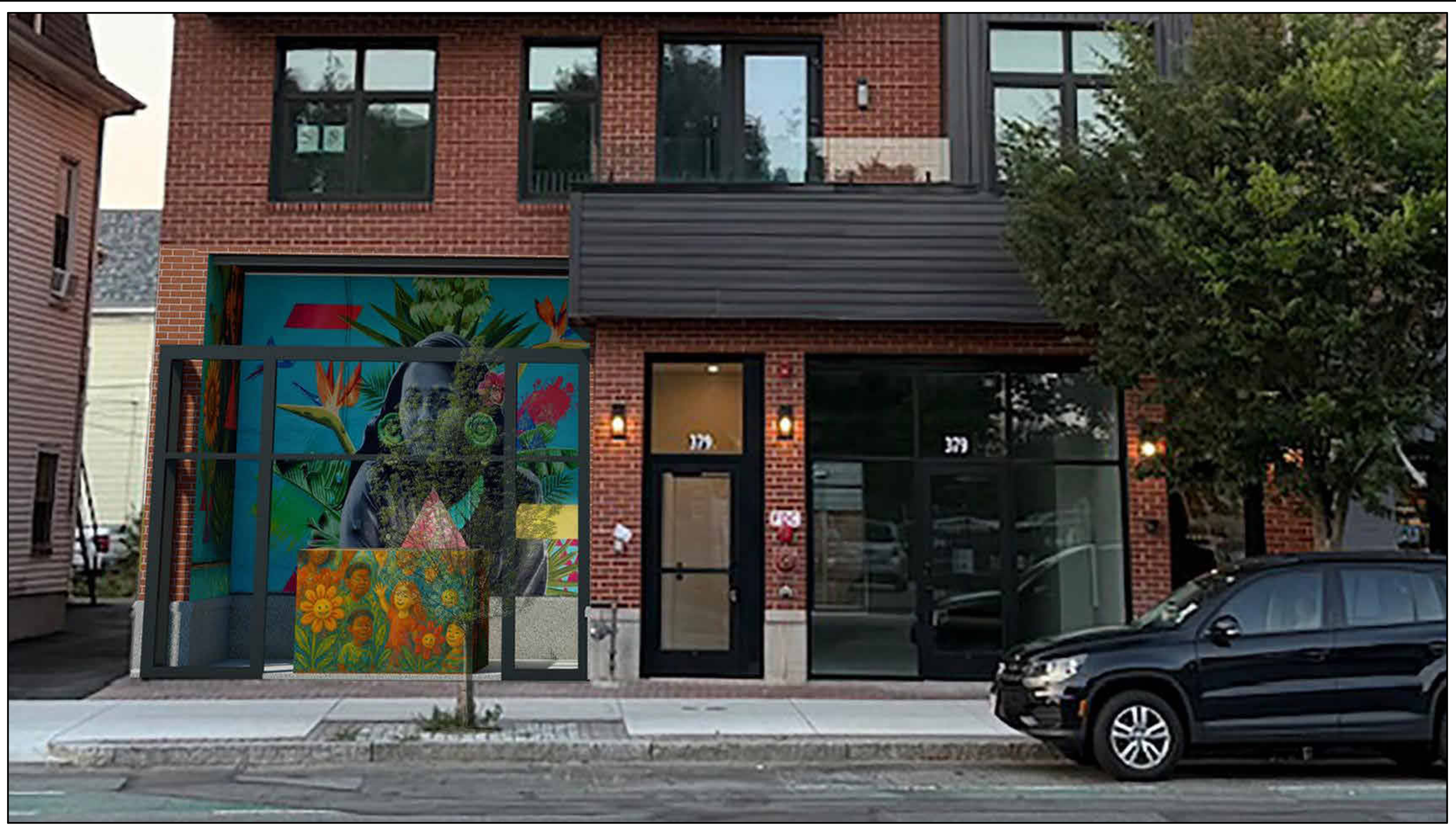
Apologies for not responding sooner. Last week got hectic.

It certainly is a unique location for a mural but were hopeful that an unfortunate reality of electrical code requirements can result in a special art piece. Great news that you're booked for the rest of the season, a true testament to your talents! I am happy to participate in any discussions about this, ultimately this is up to the owner Elan to engage you and move this forward.

379 SOMERVILLE AVENUE

**PROPOSED TRANSFORMER ENCLOSURE
AND BEAUTIFICATION**

CITY OF SOMERVILLE PLANNING BOARD SUBMISSION



PROPOSED TRANSFORMER "SHIELDING" : CREATING A HOLLOW FRAME OUT OF STEEL POSTS TO MIMIC THE STOREFRONT ADJACENT TO THE TRANSFORMER. THIS WILL EXTEND THE APPEARANCE OF A STOREFRONT ACROSS THE FRONT OF THE BUILDING AND PROVIDE A VIEWING ANGLE TO THE MURAL PAINTED BOTH BEHIND THE TRANSFORMER AND ON THE TRANSFORMER ITSELF.

PROJECT NAME

THUNDER ROAD

PROJECT ADDRESS

379 Somerville Ave
Somerville, MA

CLIENT

379 SOMERVILLE
AVE, LLC

ARCHITECT



KHALSA DESIGN, INC.
17 IVALOO STREET SUITE 400
SOMERVILLE, MA 02143

TELEPHONE: 617-591-8682

CONSULTANTS:

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REGISTRATION



Project number 19041
Date 9/9/25
Drawn by WC
Checked by WC
Scale

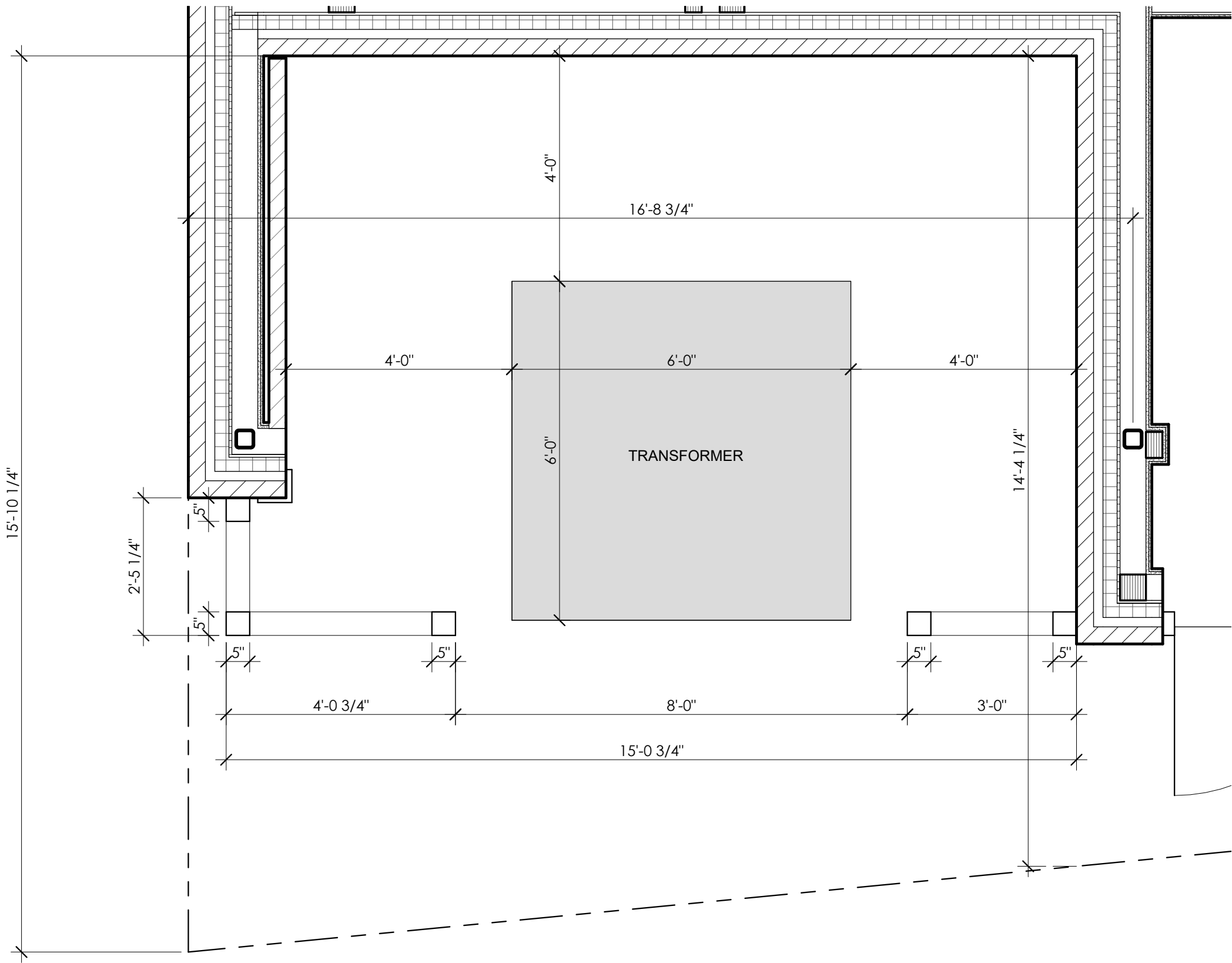
REVISIONS

No.	Description	Date

Proposed
Transformer
Shielding

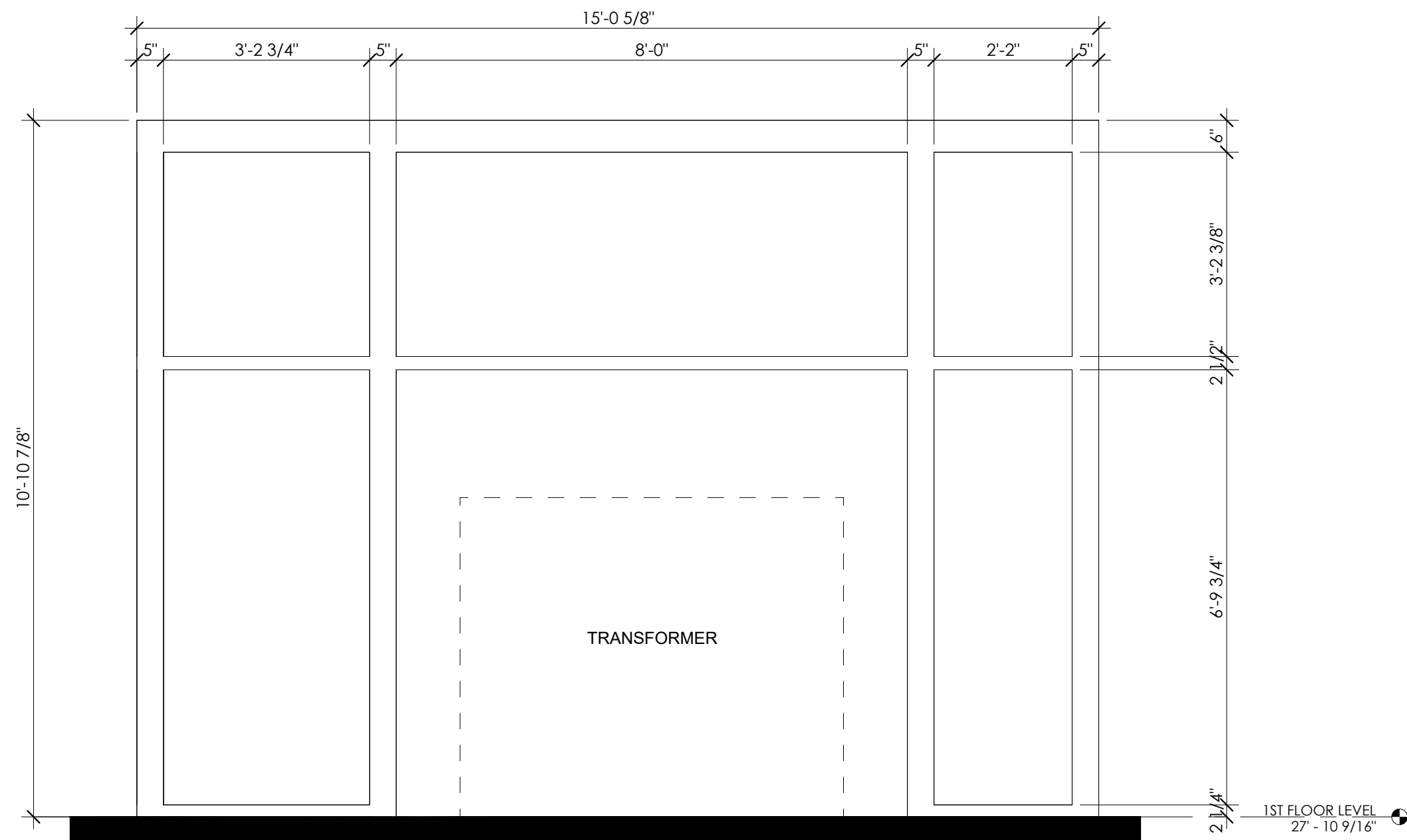
A-T.1

THUNDER ROAD



② 1ST FLOOR LEVEL - Transformer Enclosure Plan
1/2" = 1'-0"

*NOTE: ALL DIMENSIONS AS THEY RELATE TO STOREFRONT NEED TO BE FIELD VERIFIED TO ENSURE NEW STOREFRONT SCREENING MATCHES AS-BUILT STOREFRONT. FINISH TO MATCH EXISTING STOREFRONT



① STOREFRONT ELEVATION
1/2" = 1'-0"

SOMERVILLE AVE



PROPOSED TRANSFORMER "SHIELDING" : CREATING A HOLLOW FRAME OUT OF STEEL POSTS TO MIMIC THE STOREFRONT ADJACENT TO THE TRANSFORMER. THIS WILL EXTEND THE APPEARANCE OF A STOREFRONT ACROSS THE FRONT OF THE BUILDING AND PROVIDE A VIEWING ANGLE TO THE MURAL PAINTED BOTH BEHIND THE TRANSFORMER AND ON THE TRANSFORMER ITSELF.

PROJECT NAME

THUNDER ROAD

PROJECT ADDRESS

379 Somerville Ave
Somerville, MA

CLIENT

379 SOMERVILLE
AVE, LLC

ARCHITECT



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Date 9/9/25
Drawn by WC
Checked by WC
Scale 1/2" = 1'-0"

REVISIONS

No.	Description	Date

Proposed
Transformer
Storefront

A-T.2

THUNDER ROAD



PROPOSED MURAL MOCK-UPS FOR TRANSFORMER ALCOVE. IMAGES COURTESY OF THE ARTIST, FELIPE ORTIZ.

DESIGN IDEA IS TO TREAT THIS RECESS AS AN AQUARIUM FOR VISUAL INTEREST.

PROJECT NAME

THUNDER ROAD

PROJECT ADDRESS

379 Somerville Ave
Somerville, MA

CLIENT

379 SOMERVILLE
AVE, LLC

ARCHITECT



ARCHITECTURE

KHALSA DESIGN, INC.
17 IVALOO STREET SUITE 400
SOMERVILLE, MA 02143

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Date 9/9/25
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Scale

REVISIONS

No.	Description	Date

Proposed
Transformer Mural
Mock-Ups

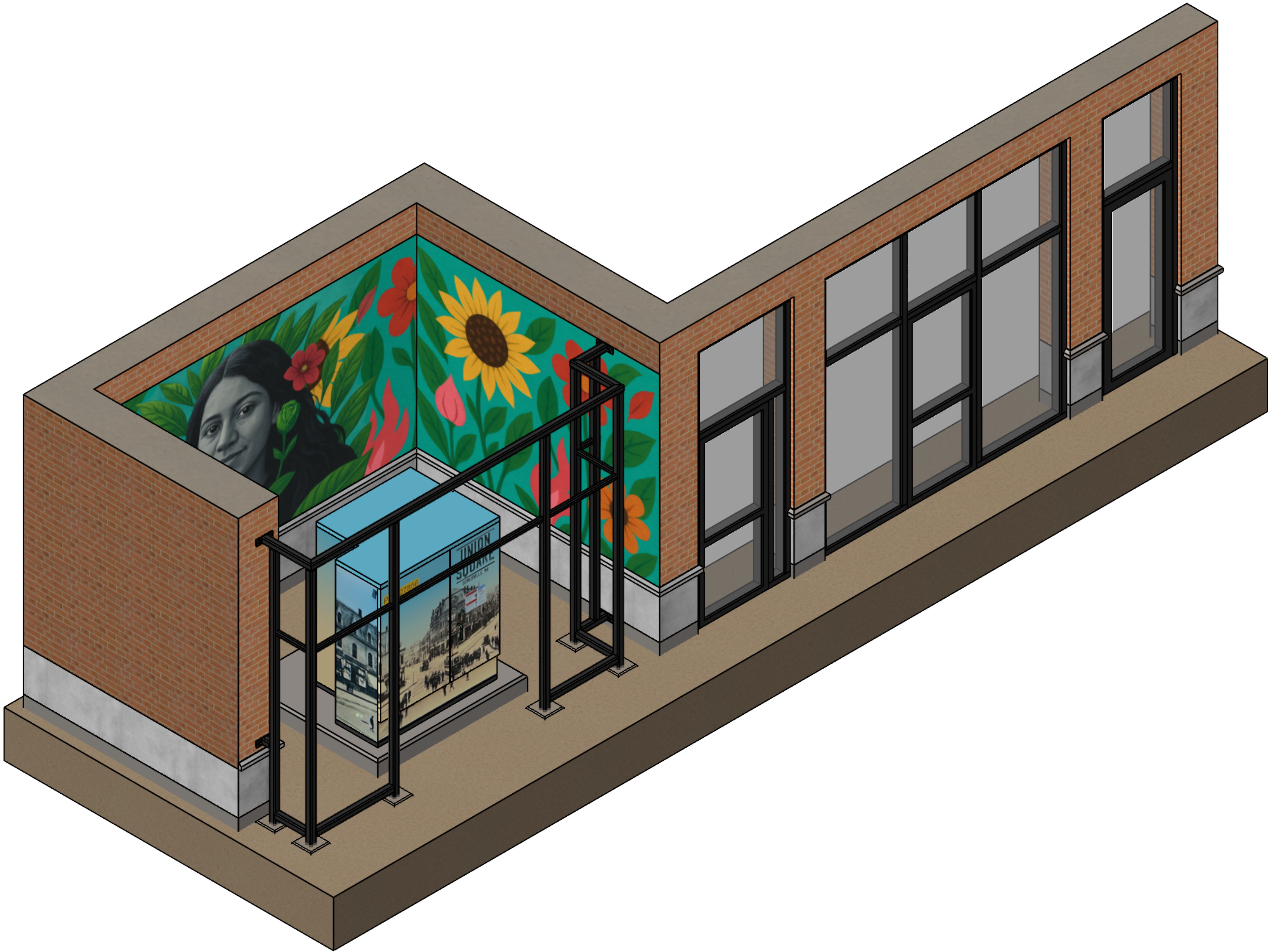
A-T.3

THUNDER ROAD

EASTBAY METAL LLC

EASTBAYLLC.COM

ADDRESS:
379 SOMERVILLE AVE. SOMERVILLE MA



	NAME
INDUSTRIAL DESIGNER	Francisco Rodriguez
DWG BY:	Daniela Villegas
CHECKED BY:	Francisco Rodriguez
ENG APPR.	
Q.A.	

COMMENTS:

STAMP:

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EastBay Metal LLC
eastbayllc.com

CLIENT:
SMT Development

TITLE:
Exterior Transformer Gate Frame

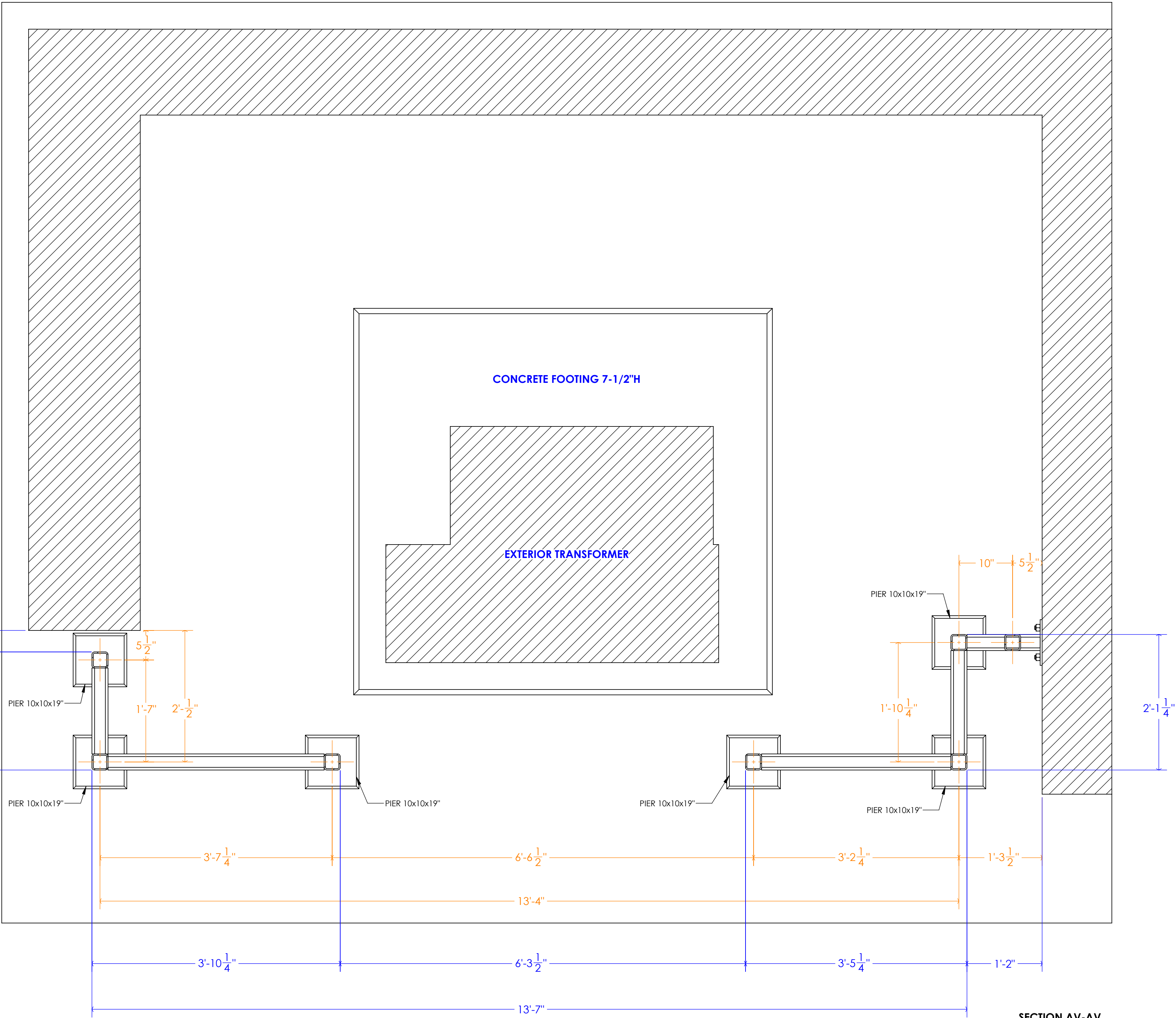
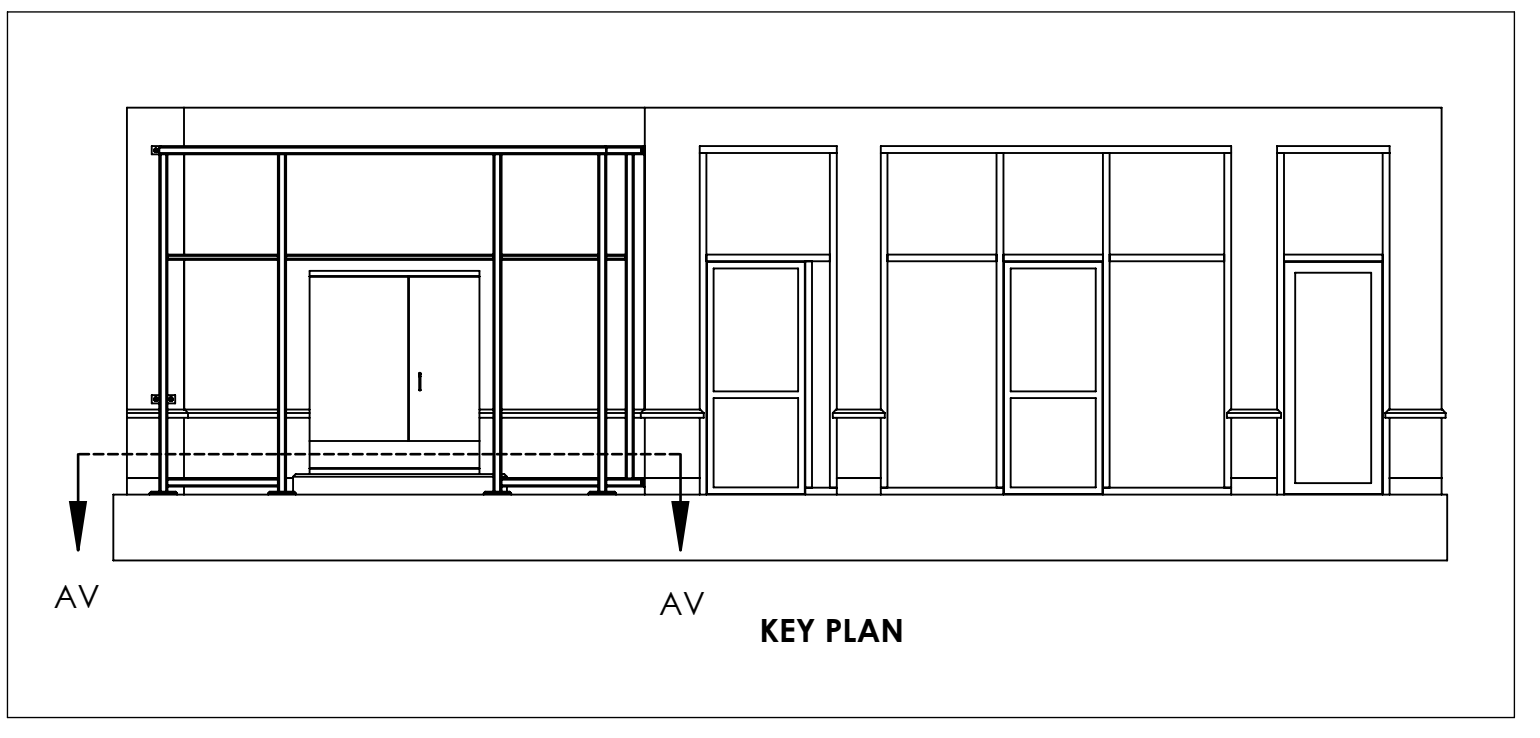
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SOMERVILLE MA

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THREE PLACE DECIMAL ±

INTERPRET GEOMETRIC
TOLERANCING PER:

MATERIAL	
DATE CREATED	Monday, May 13, 2024
DWG. NO.	LAST REVISION
S01.0	11/19/2025
SIZE	
SCALE: 1:24	WEIGHT: SHEET 1 OF 6



FRAMING PLAN - EXTERIOR TRANSFORMER GATE

	NAME
INDUSTRIAL DESIGNER	Francisco Rodriguez
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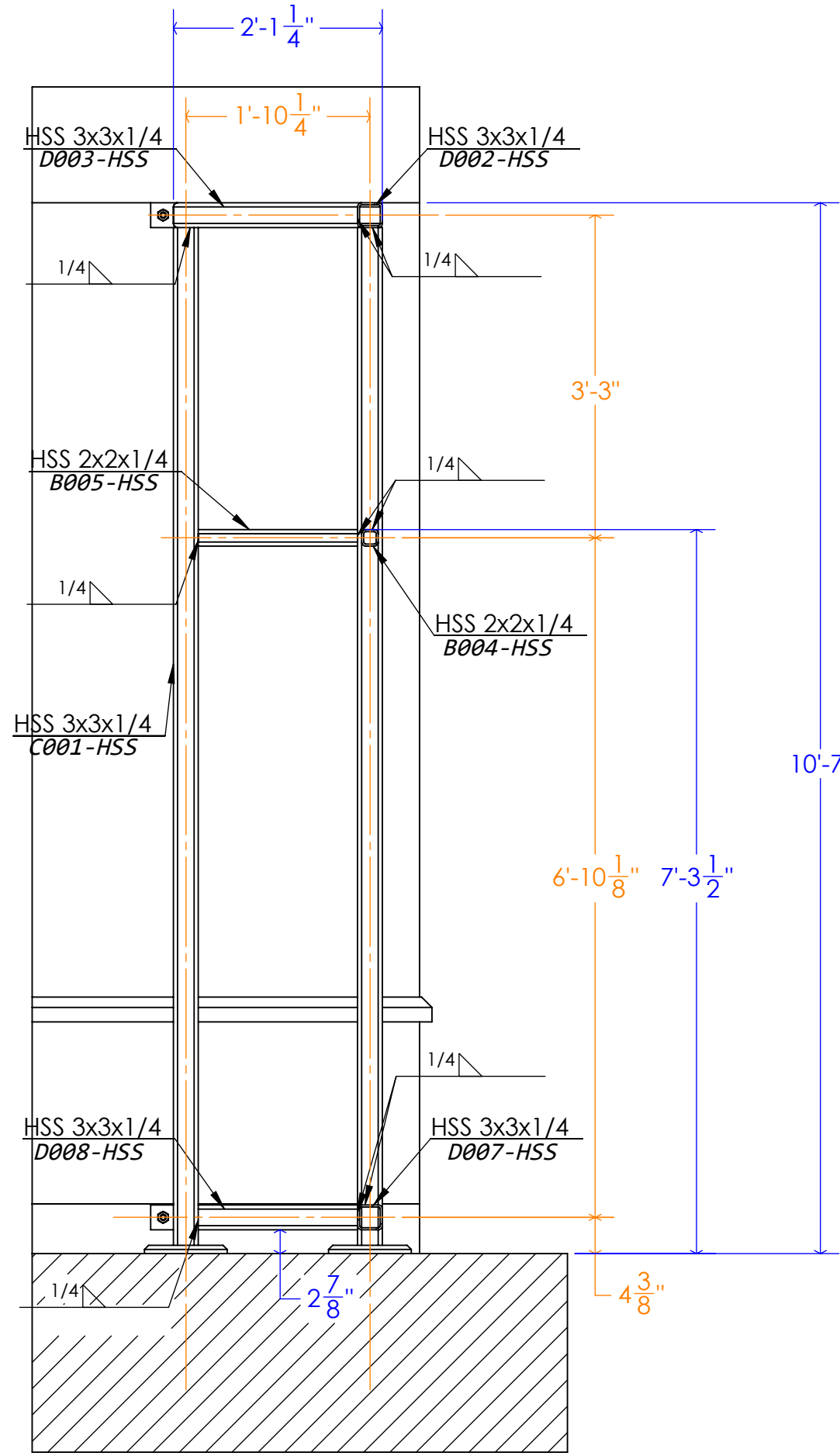
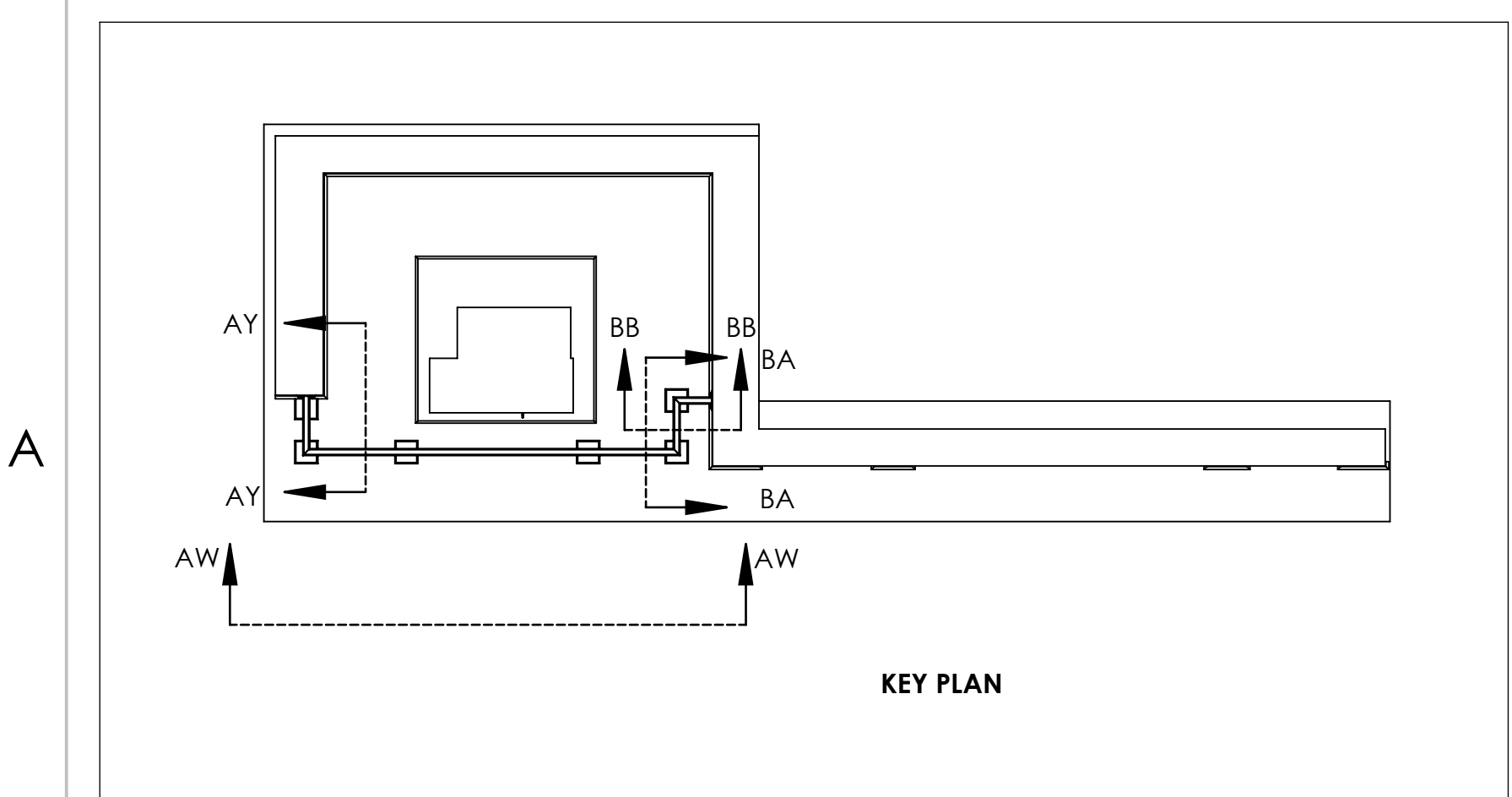
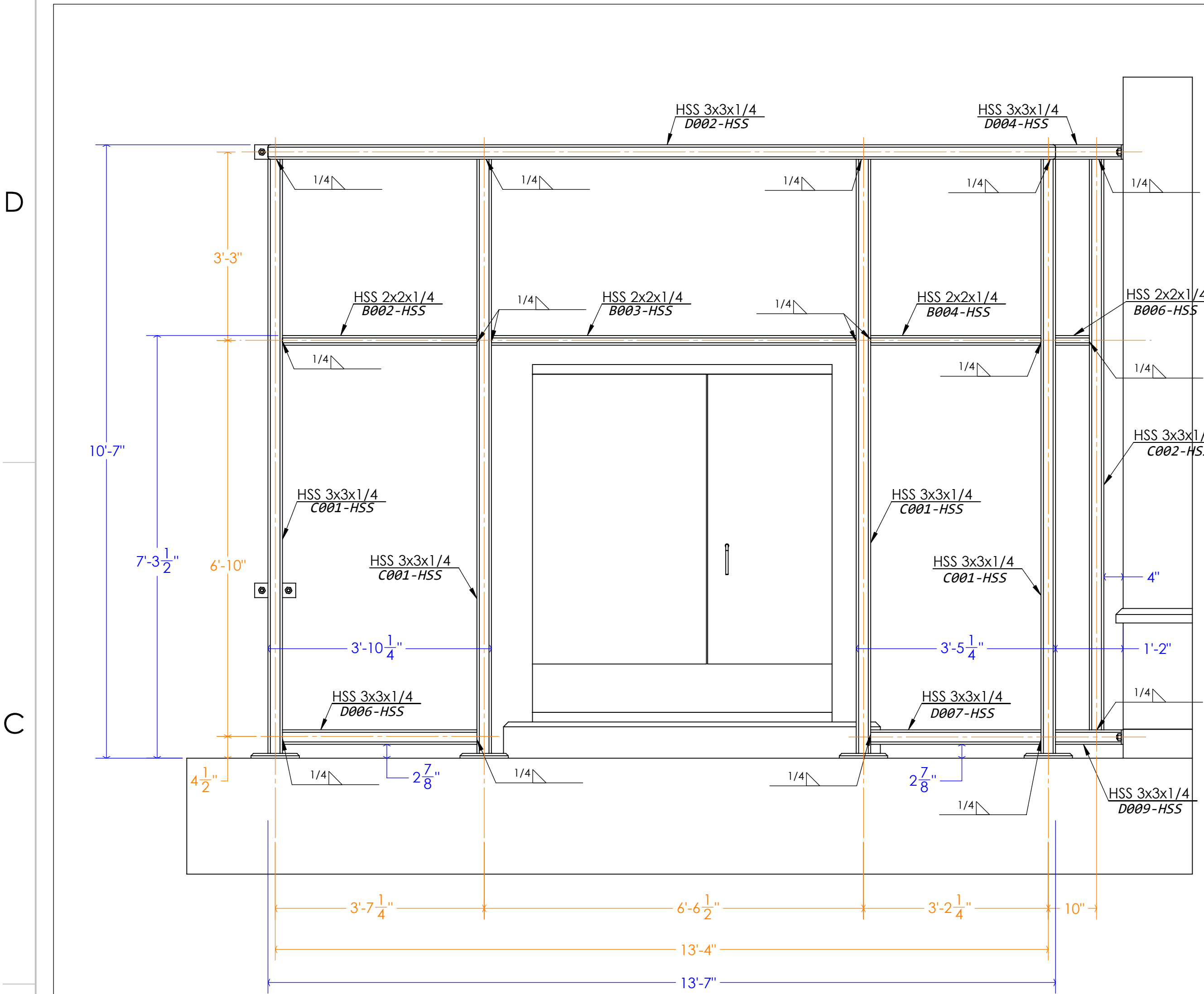
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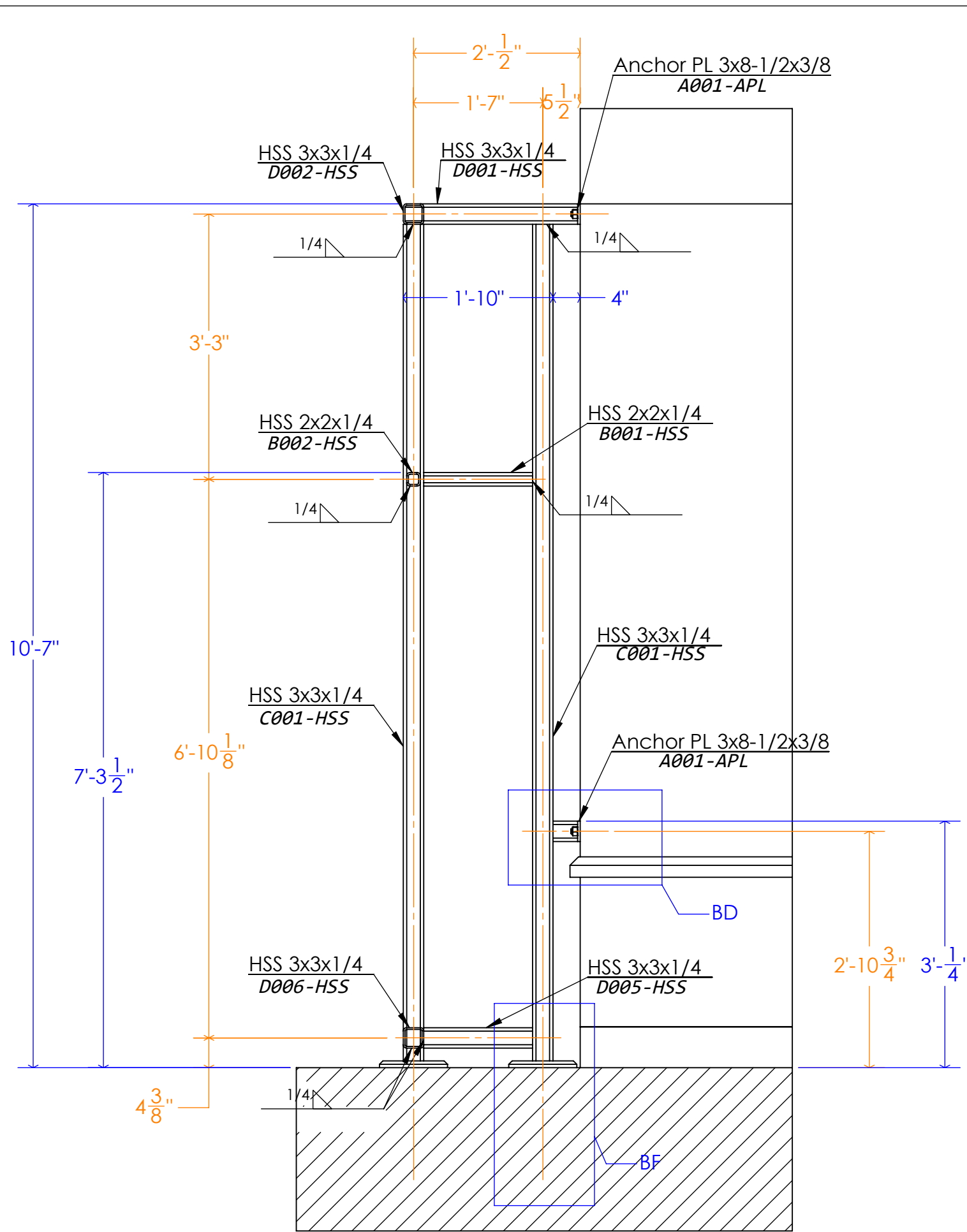
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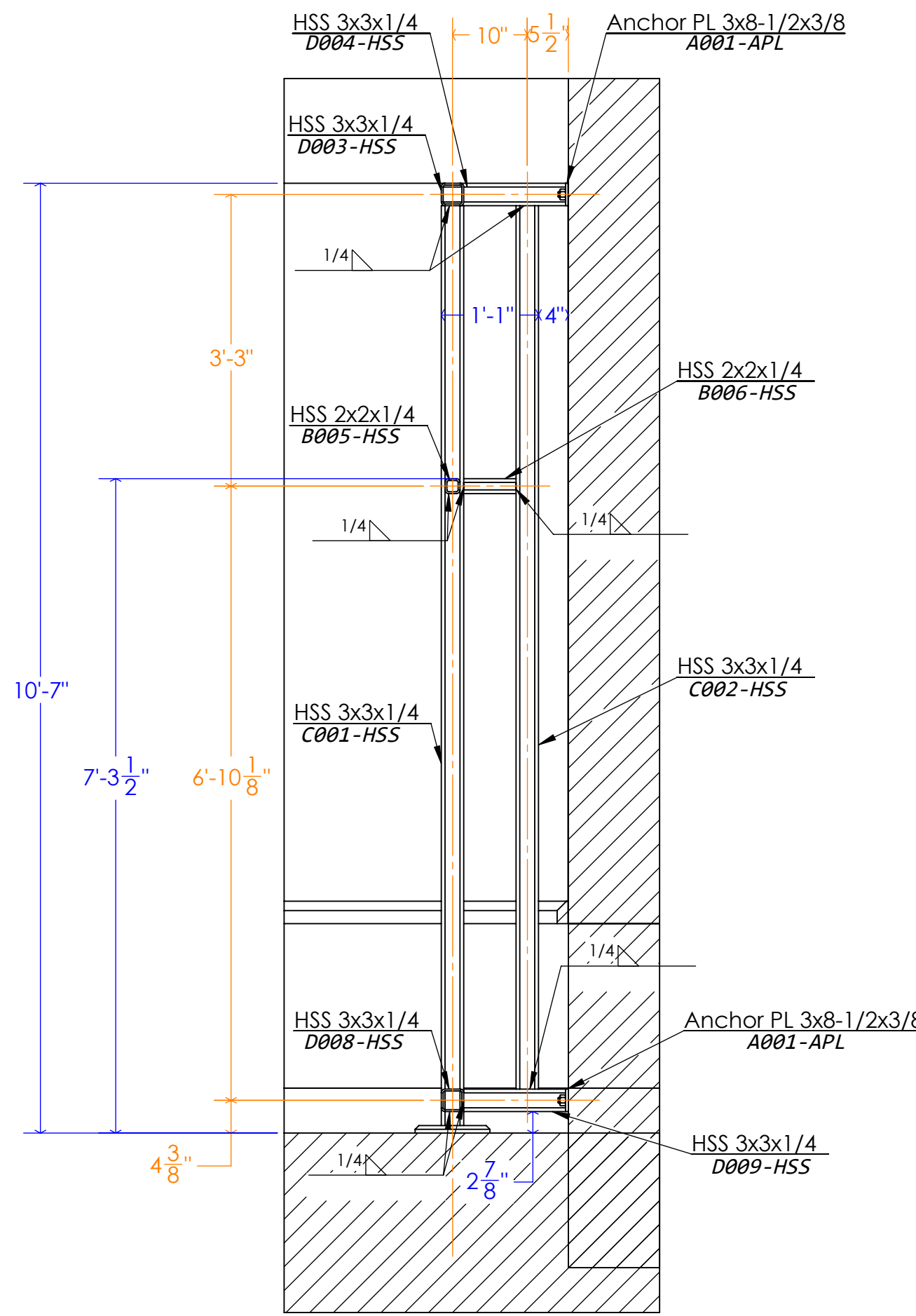
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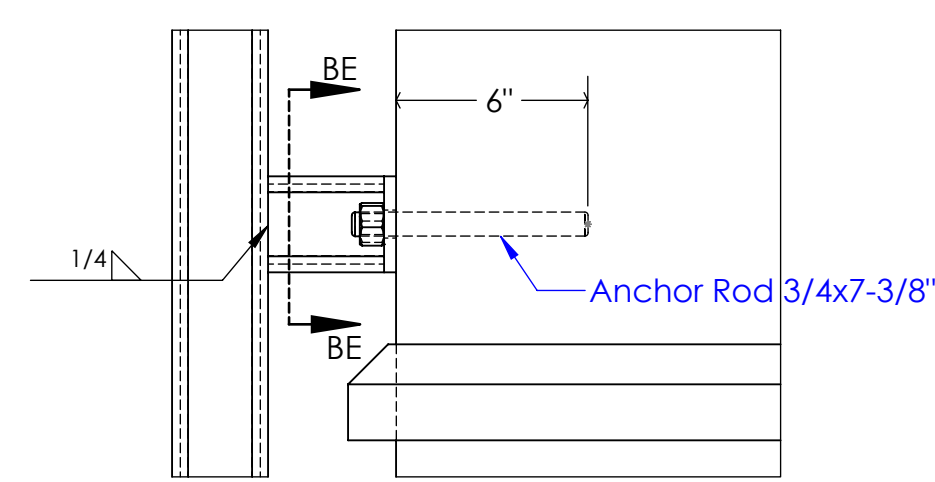
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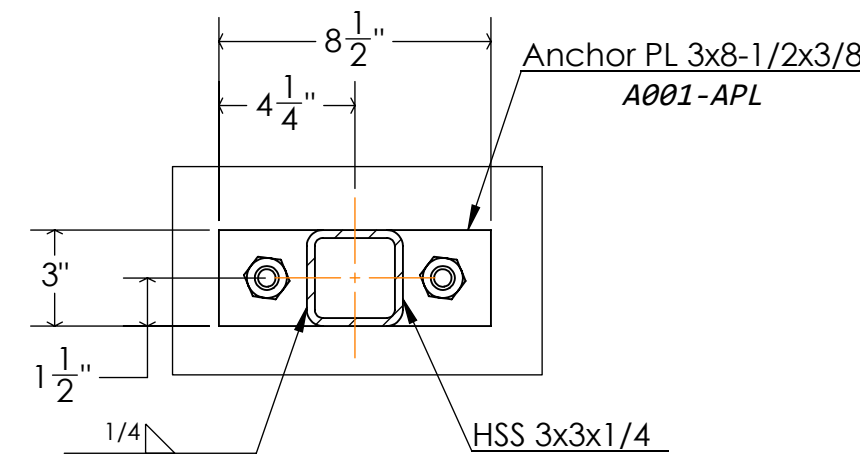
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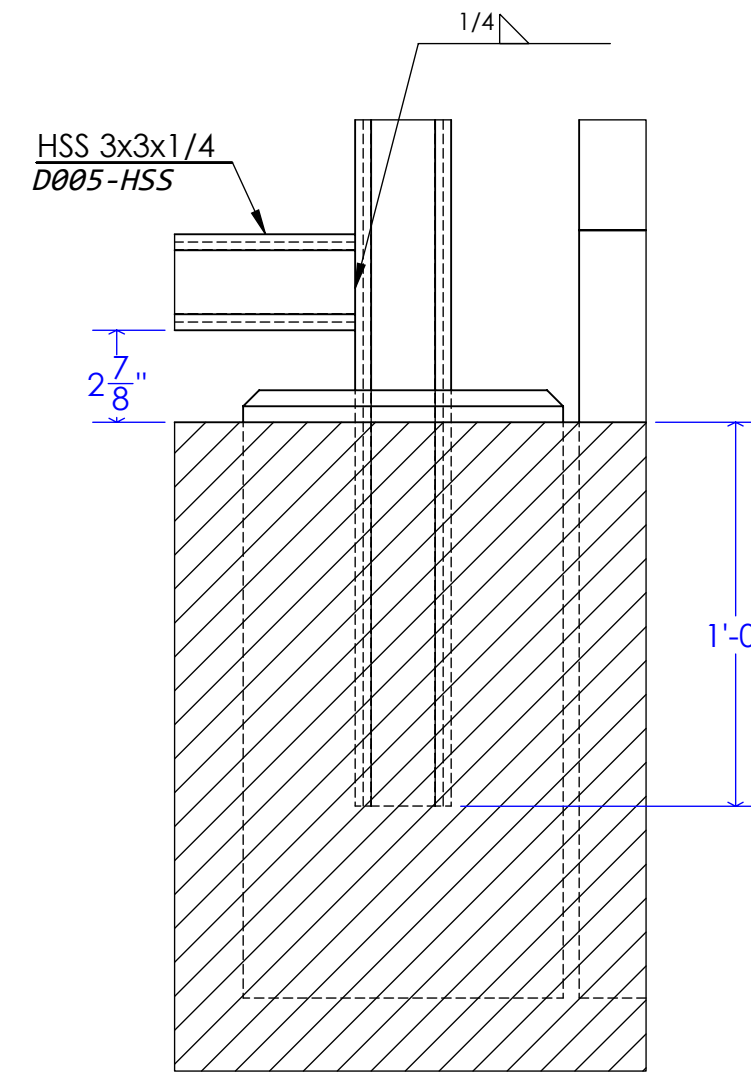
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SCALE 1 : 18



DETAIL BD
SCALE 1 : 6



SECTION BE-BE
SCALE 1 : 6



DETAIL BF
SCALE 1 : 6

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SOMERVILLE MA

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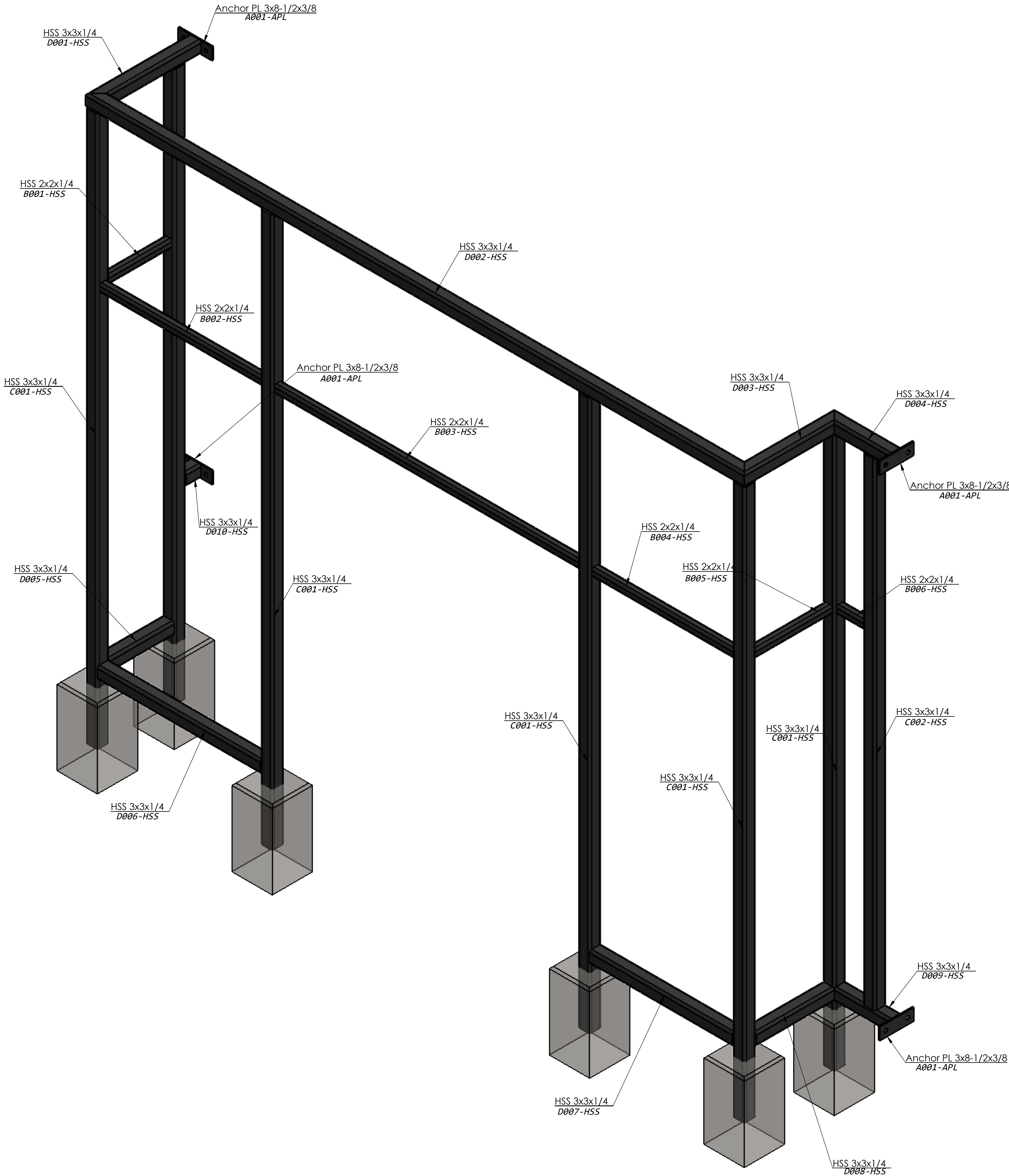
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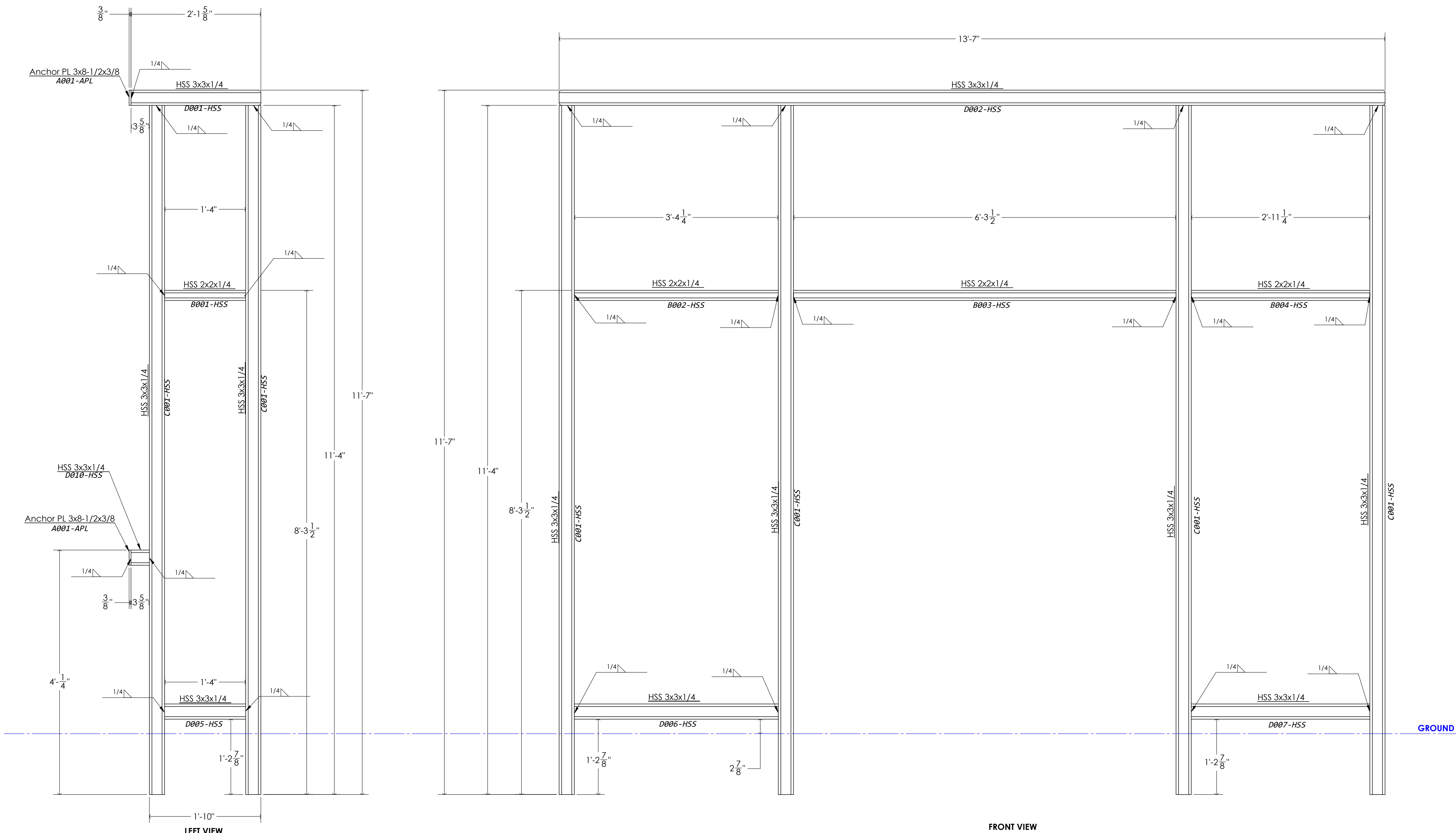
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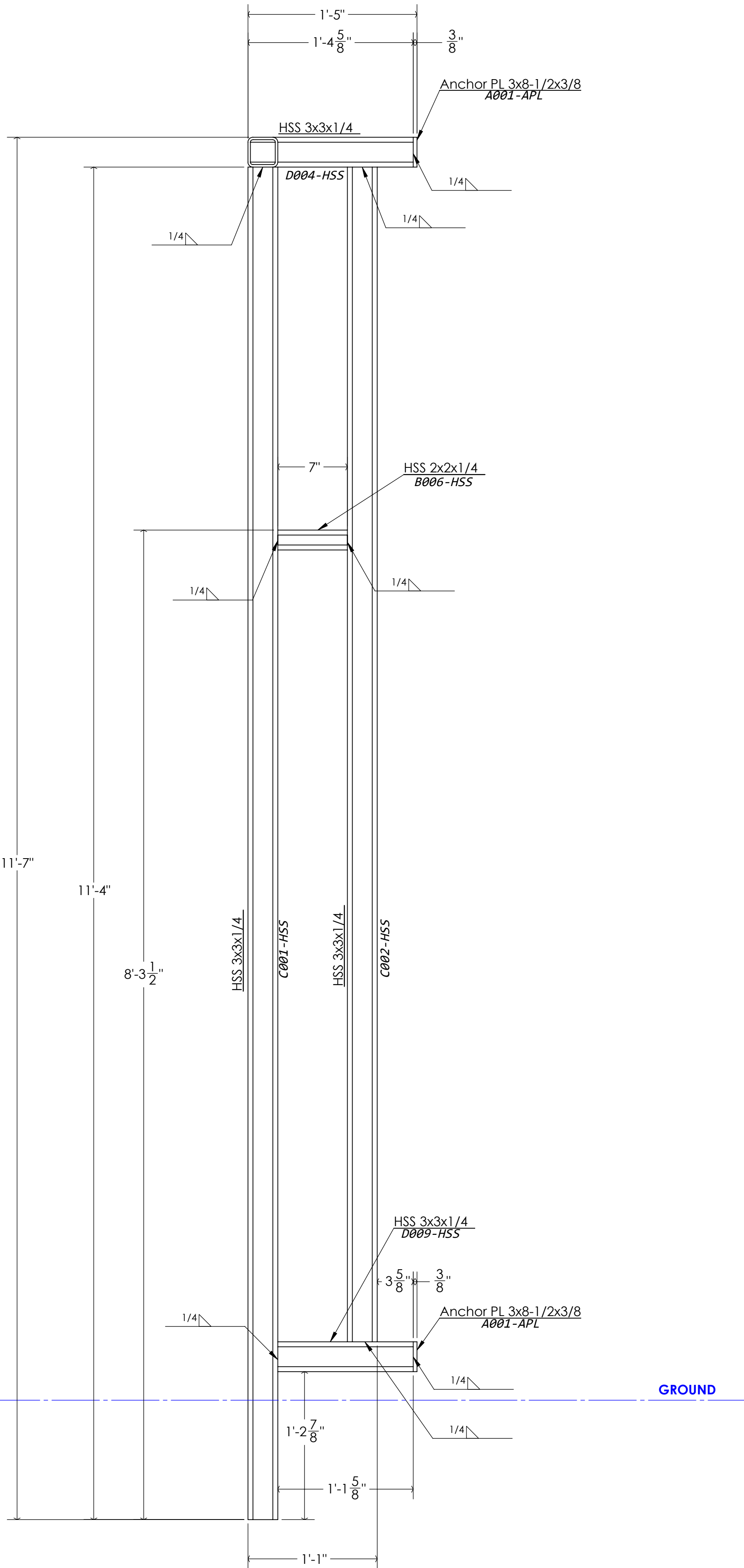
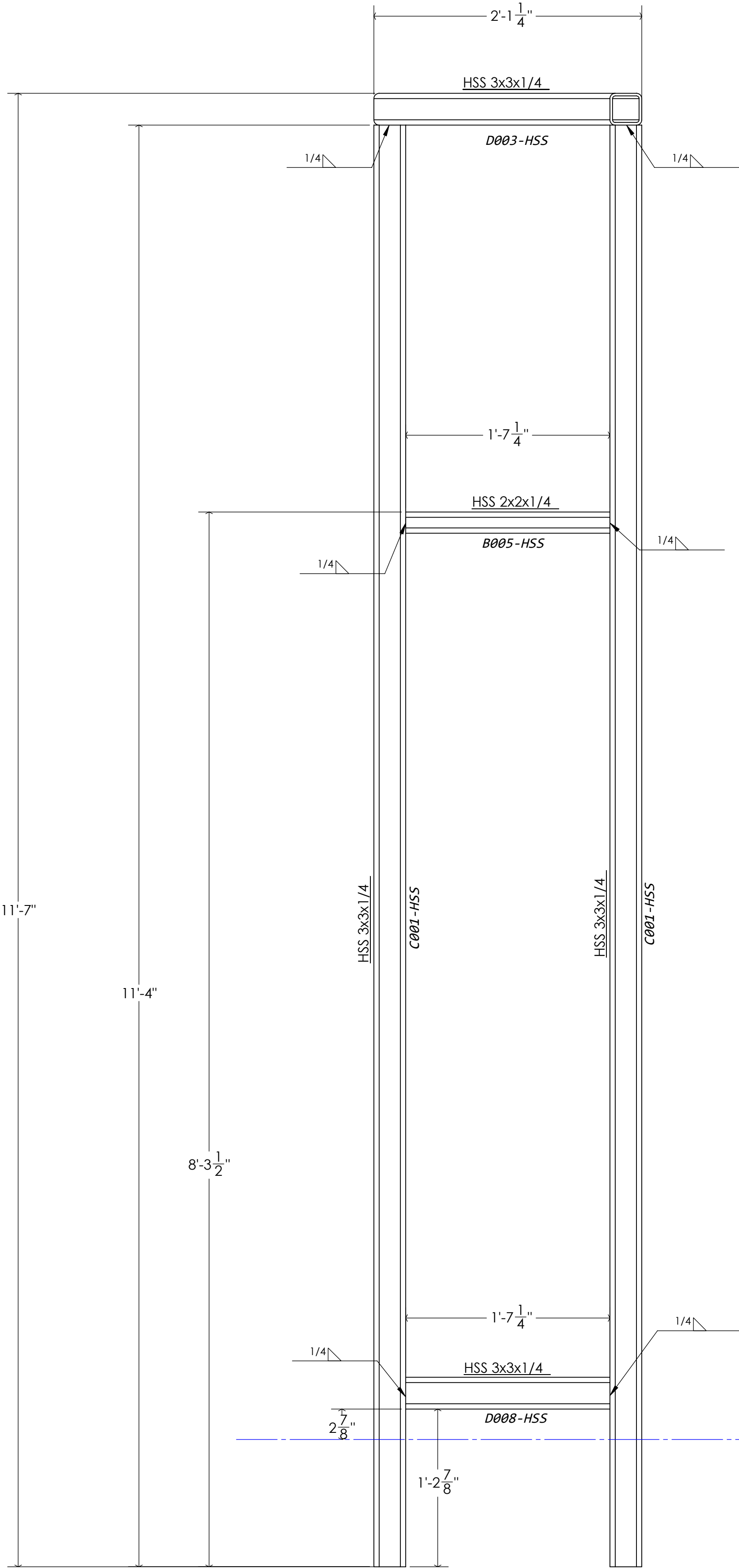
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