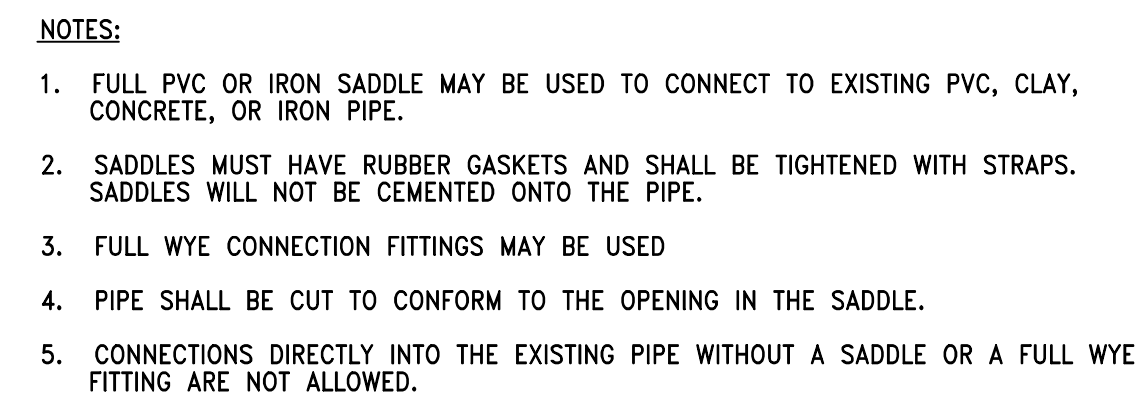
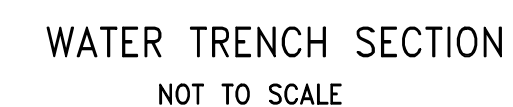


LOCATION OF BACKWATER VALVES  
SCALE: NOT TO SCALE



TYPICAL SADDLE CONNECTION TO  
EXISTING SEWER OR DRAIN  
SCALE: NOT TO SCALE



TRENCH WIDTH WS OR WU		
DIAM. OF PIPE	WU UNSHEETED	WS SHEETED
12" AND SMALLER	3'-0"	4'-2"
15" AND LARGER	O.D.+20"	O.D.+36"

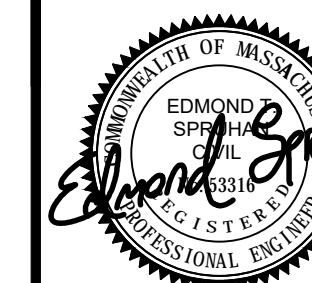


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## DETAILS

SCALE:	NTS
DATE:	1/14/2020
DRAWN BY:	GP
CHECKED BY:	ES
APPROVED BY:	ES

SHEET:



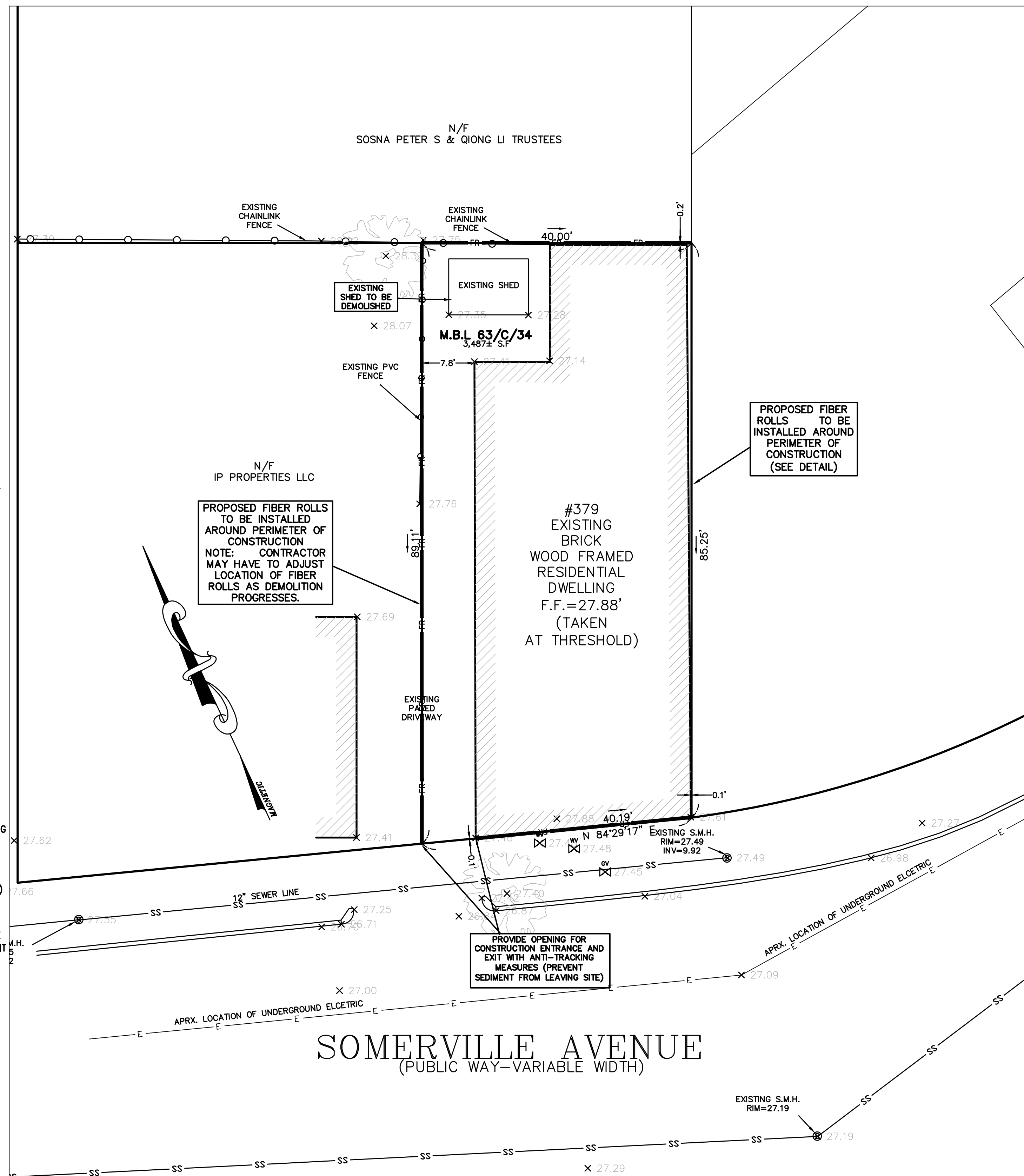
1. THE EROSION CONTROL PLANS IN THIS SET SHALL BE REVIEWED AND IMPLEMENTED BY THE CONTRACTOR PRIOR TO COMMENCEMENT OF WORK. CONTRACTOR SHALL WORK WITH THE PROJECT'S ENGINEER THROUGHOUT CONSTRUCTION TO ENSURE THE SITE IS PROPERLY PROTECTED FROM POSSIBLE POLLUTANTS. THE ENGINEER HAS AUTHORIZATION TO ADD OR REMOVE BMP MEASURES THROUGHOUT CONSTRUCTION.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR IMPLEMENTING AND MAINTAINING SITE EROSION CONTROL AT ALL TIMES.
3. IT SHALL BE THE RESPONSIBILITY OF THE OWNER AND THE PERMITTEE TO ENSURE THAT EROSION DOES NOT OCCUR FROM ANY ACTIVITY DURING OR AFTER PROJECT CONSTRUCTION. ADDITIONAL MEASURES, BEYOND THOSE SPECIFIED, MAY BE REQUIRED BY THE PLANNING DIRECTOR AS DEEMED NECESSARY TO CONTROL ACCELERATED EROSION.
4. AT THE END OF EACH WORKDAY, AT THE END OF EACH WORKWEEK, THE CONTRACTOR SHALL IMPLEMENT ALL TEMPORARY MEASURES NECESSARY TO PREVENT EROSION AND SILTATION, UNTIL THE PROJECT HAS BEEN FINALIZED. THESE MEASURES SHALL INCLUDE, BUT NOT BE LIMITED TO, DIRECT SEEDING OF THE AFFECTED AREAS, STRAW MULCHING, AND/OR INSTALLATION OF STRAW BALES DAMS/SILT FENCES.
5. DURING CONSTRUCTION, NO TURBID WATER SHALL BE PERMITTED TO LEAVE THE SITE. USE OF SILT AND GREASE TRAPS, FILTER BERMS, HAY BALES OR SILT FENCES SHALL BE USED TO PREVENT SUCH DISCHARGE.
6. ALL AREAS ON- AND OFF-SITE EXPOSED DURING CONSTRUCTION ACTIVITIES, IF NOT PERMANENTLY LANDSCAPED PER PLAN, SHALL BE PROTECTED BY MULCHING AND/OR SEEDING.
7. ALL EXCAVATED MATERIAL SHALL BE REMOVED TO AN APPROVED DISPOSAL SITE OR DISPOSED OF ON-SITE IN A MANNER THAT WILL NOT CAUSE EROSION.
8. ANY MATERIAL STOCKPILED, FOR LONGER THAN 14 DAYS, DURING CONSTRUCTION SHALL BE COVERED WITH PLASTIC.
9. UPON COMPLETION OF CONSTRUCTION, ALL REMAINING EXPOSED SOILS SHALL BE PERMANENTLY REVEGETATED.
10. IT IS THE CONTRACTOR'S RESPONSIBILITY TO SEE THAT ADDITIONAL MEASURES NECESSARY TO CONTROL SITE EROSION AND PREVENT SEDIMENT TRANSPORT OFF-SITE ARE IMPLEMENTED.
11. ALL SPILLS AND/OR LEAKS SHALL BE IMMEDIATELY CLEANED UP AND MITIGATED.

- ALL LOOSE STOCKPILED CONSTRUCTION MATERIALS THAT ARE NOT ACTIVELY BEING USED (I.E. SOIL, SPOILS, AGGREGATE, FLY-ASH, STUCCO, HYDRATED LIME, ETC.) SHALL BE COVERED AND BERMED.
- ALL CHEMICALS SHALL BE STORED IN WATERTIGHT CONTAINERS (WITH APPROPRIATE SECONDARY CONTAINMENT TO PREVENT ANY SPILLAGE OR LEAKAGE) OR IN A STORAGE SHED (COMPLETELY ENCLOSED).
- EXPOSURE OF CONSTRUCTION MATERIALS TO PRECIPITATION SHALL BE MINIMIZED. ITEMS THAT ARE NOT LOOSE MATERIALS AND EQUIPMENT SHALL BE DESIGNED TO OUTDOORS AND EXPOSED TO ENVIRONMENTAL CONDITIONS (I.E. POLES, EQUIPMENT PADS, CABINETS, CONDUCTORS, INSULATORS, BRICKS, ETC.).
- BEST MANAGEMENT PRACTICES TO PREVENT THE OFF-SITE TRACKING OF LOOSE CONSTRUCTION AND LANDSCAPE MATERIALS SHALL BE IMPLEMENTED.

- DISPOSAL OF ANY RINSE OR WASH WATERS OR MATERIALS ON IMPERVIOUS OR PERVIOUS SITE SURFACES OR INTO THE STORM DRAIN SYSTEM SHALL BE PREVENTED.
- SANITATION FACILITIES SHALL BE CONTAINED (E.G. PORTABLE TOILETS) TO PREVENT DISCHARGES OF POLLUTANTS TO THE STORM WATER DRAINAGE SYSTEM OR TO WATER. AND SHALL BE LOCATED A MINIMUM 20 FEET AWAY FROM AN INLET, STREET OR DRIVEWAY, STREAM, RIPARIAN AREA OR OTHER DRAINAGE FACILITY.
- SANITATION FACILITIES SHALL BE INSPECTED REGULARLY FOR LEAKS AND SPILLS AND CLEANED OR REPLACED AS NECESSARY.
- COVER WASTE DISPOSAL CONTAINERS AT THE END OF EVERY BUSINESS DAY AND DURING A RAIN EVENT.
- DISCHARGES FROM WASTE DISPOSAL CONTAINERS TO THE STORM WATER DRAINAGE SYSTEM OR RECEIVING WATER SHALL BE PREVENTED.
- STOCKPILED WASTE MATERIAL SHALL BE CONTAINED AND SECURELY PROTECTED FROM WIND AND RAIN AT ALL TIMES UNLESS ACTIVELY BEING USED.

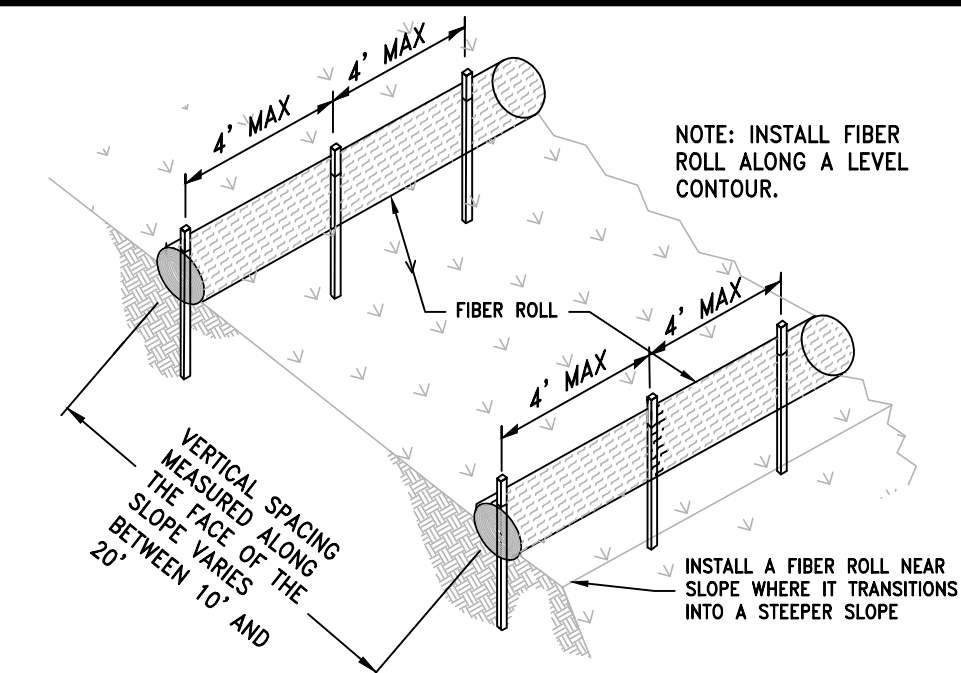
PROCEDURES THAT EFFECTIVELY ADDRESS HAZARDOUS AND NON-HAZARDOUS SPILLS SHALL BE IMPLEMENTED. EQUIPMENT AND MATERIALS FOR CLEANUP OF SPILLS SHALL BE AVAILABLE ON SITE AND THAT SPILLS AND LEAKS SHALL BE CLEANED UP IMMEDIATELY AND DISPOSED OF PROPERLY; AND

- CONCRETE WASHOUT AREAS AND OTHER WASHOUT AREAS THAT MAY CONTAIN ADDITIONAL POLLUTANTS SHALL BE CONTAINED SO THERE IS NO DISCHARGE INTO THE UNDERLYING SOIL AND ONTO THE SURROUNDING AREAS.



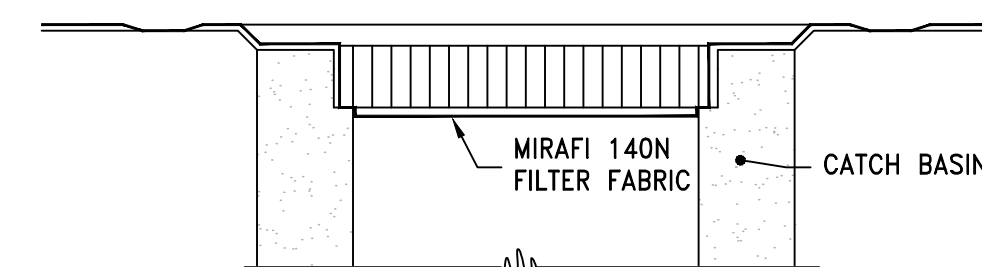
- MEASURES SHALL BE TAKEN TO PREVENT OIL, GREASE, OR FUEL TO LEAK IN TO THE GROUND, STORM DRAINS OR SURFACE WATERS.
- ALL EQUIPMENT OR VEHICLES, WHICH ARE TO BE FUELED, MAINTAINED AND STORED ONSITE SHALL BE IN A DESIGNATED AREA FITTED WITH APPROPRIATE BMPs.
- LEAKS SHALL BE IMMEDIATELY CLEANED AND LEAKED MATERIALS SHALL BE DISPOSED OF PROPERLY.

- CONTAIN STOCKPILED MATERIALS SUCH AS MULCHES AND TOPSOIL WHEN THEY ARE NOT ACTIVELY BEING USED
- CONTAIN FERTILIZERS AND OTHER LANDSCAPE MATERIALS WHEN THEY ARE NOT ACTIVELY BEING USED.
- DISCONTINUE THE APPLICATION OF ANY ERODIBLE LANDSCAPE MATERIAL WITHIN 2 DAYS BEFORE A FORECASTED RAIN EVENT OR DURING PERIODS OF PRECIPITATION.
- APPLY ERODIBLE LANDSCAPE MATERIAL AT QUANTITIES AND APPLICATION RATES ACCORDING TO MANUFACTURE RECOMMENDATIONS OR BASED ON WRITTEN SPECIFICATIONS BY KNOWLEDGEABLE AND EXPERIENCED FIELD PERSONNEL.
- STACK ERODIBLE LANDSCAPE MATERIAL ON PALLETS AND COVERING OR STORING SUCH MATERIALS WHEN NOT BEING USED OR APPLIED.



A cross-sectional diagram of a slope stabilization method. A vertical line represents a 'WOOD STAKE 3/4" X 3/4" MAX 4" SPACE'. To the left of the stake, a horizontal line is labeled '2" MIN'. To the right of the stake, a circular 'FIBER ROLL 8" MIN' is shown. The fiber roll is positioned against the stake and the slope. The slope is indicated by a line with arrows pointing down and to the right, labeled 'SLOPE VARIES'. The area between the stake and the slope is filled with a cross-hatched pattern, representing the fiber roll material.

FIBER ROLLS  
NTS

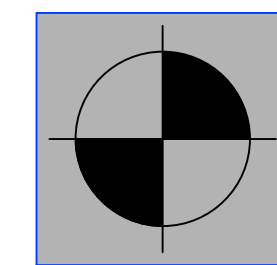
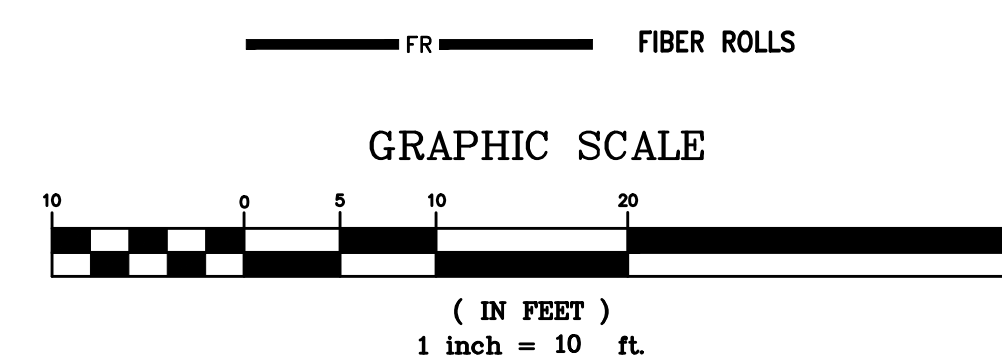


1. FILTER FABRIC BARRIERS SHALL BE INSPECTED WEEKLY AFTER EACH SIGNIFICANT STORM - 1 INCH RAINFALL (25.4 MM) IN 24 HOUR PERIOD. ANY REQUIRED REPAIRS SHALL BE MADE IMMEDIATELY.
2. SEDIMENT SHOULD BE REMOVED WHEN IT REACHES 0.5" MAXIMUM HEIGHT. AT THAT TIME INSPECT THE FILTER MATERIAL FOR TEARS AND CLEAN OR REPLACE AS REQUIRED.
3. THE REMOVED SEDIMENT SHALL BE DISTRIBUTED EVENLY ACROSS AREAS ON-SITE, CONFORM WITH THE EXISTING GRADE AND BE REVEGETATED OR OTHERWISE STABILIZED PER EROSION CONTROL NOTES.

NTS

1. PREPARE SLOPE BEFORE THE WATTLING PROCEDURE IS STARTED. SHALLOW GULLIES SHOULD BE SMOOTHED AS WORK PROGRESSES.
2. DIG SMALL TRENCHES ACROSS SLOPE ON CONTOUR, TO PLACE WATTLES IN. THE TRENCH SHOULD BE DEEP ENOUGH TO ACCOMMODATE HALF THE THICKNESS OF THE WATTLE. WHEN THE SOIL IS LOOSE AND UNCONSOLIDATED, THE TRENCH SHOULD BE DEEP ENOUGH TO CRUSH THE WATTLE 2/3 OF ITS THICKNESS BECAUSE THE GROUND WILL SETTLE. IT IS CRITICAL THAT WATTLES ARE INSTALLED PERPENDICULAR TO WATER MOVEMENT, PARALLEL TO THE SLOPE CONTOUR.
3. START BUILDING TRENCHES AND INSTALL WATTLES FROM THE BOTTOM OF THE SLOPE AND WORK UP.
4. CONSTRUCT TRENCHES AT CONTOUR INTERVALS OF THREE TO EIGHT FEET APART, DEPENDING ON STEEPNESS OF SLOPE. THE STEEPER THE SLOPE, THE CLOSER TOGETHER THE TRENCHES.
5. LAY THE WATTLE ALONG THE TRENCHES FITTING IT SNUGLY AGAINST THE SOIL. MAKE SURE NO GAPS EXIST BETWEEN THE SOIL AND THE STRAW WATTLE. USE A STRAIGHT BAR TO DRIVE HOLDS THROUGH THE WATTLE AND INTO THE SOIL FOR THE WOODEN STAKES.
6. DRIVE THE STAKE THROUGH THE PREPARED HOLE INTO THE SOIL. LEAVE ONLY ONE OR TWO INCHES OF STAKE EXPOSED ABOVE WATTLE. IF USING WILLOW STAKES REFER TO USDA SOIL CONSERVATION SERVICE TECHNICAL GUIDE, BIOENGINEERING, FOR GUIDELINES TO PREPARING LIVE WILLOW MATERIAL.
7. INSTALL STAKES AT FOUR TO FOUR FEET APART THROUGH WATTLE. ADDITIONAL STAKES MAY BE DRIVEN ON THE DOWNSLOPE SIDE OF THE TRENCHES ON HIGHLY EROSION OR VERY STEEP SLOPES.

8. INSPECT THE STRAW WATTLE AND THE SLOPES AFTER SIGNIFICANT STORMS. MAKE SURE THE WATTLES ARE IN CONTACT WITH THE SOIL.
9. REPAIR ANY RILLS OR GULLIES PROMPTLY.
10. RESEED OR REPLANT VEGETATION IF NECESSARY UNTIL THE SLOPE IS STABILIZED.



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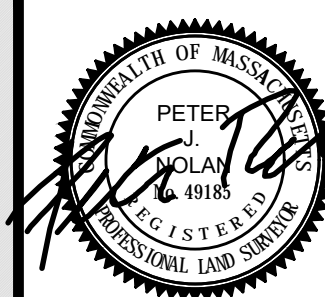
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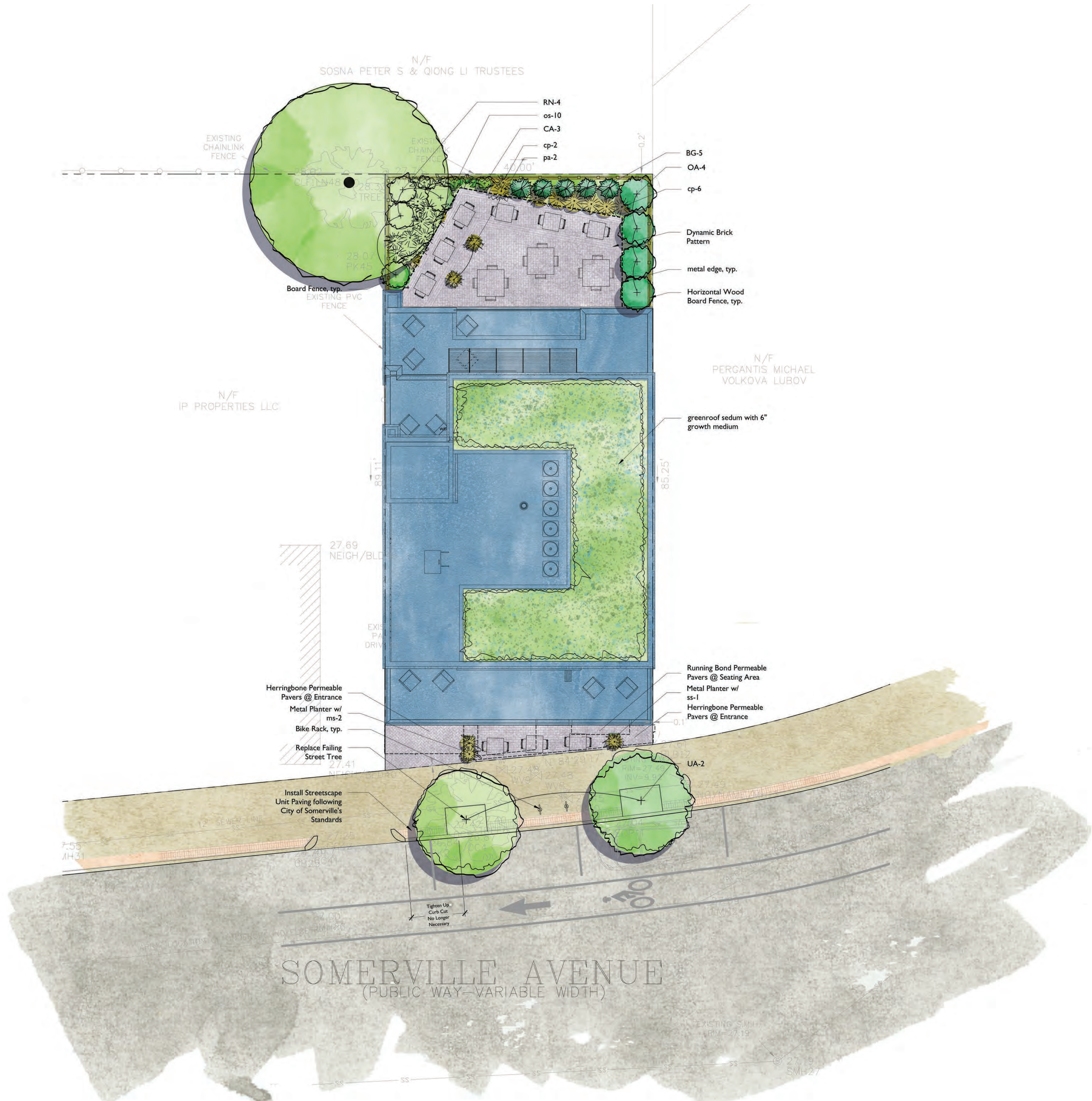
# DEMOLITION & EROSION CONTROL PLAN

SCALE:	1" = 10'
DATE:	1/14/2020
DRAWN BY:	GP
CHECKED BY:	ES
APPROVED BY:	ES

SHEET:

4 OF 4





PROPOSED PLANT LIST				
SYMB	QTY.	LATIN NAME	COMMON NAME	SIZE
OA	4	Oxydendrum arboreum	Sourwood	2-3" cal.
UA	2	Ulmus americana	American Elm 'Valley Forge'	2.5-3.0" cal.
SHRUBS & VINES				
BG	5	Buxus 'Green Mountain'	Green Mountain Boxwood	30-36" ht.
CA	3	Clethra alnifolia	Sweet Pepperbush	2 gal.
RN	4	Rhododendron 'Nova Zembla'	Rhododendron	3 gal.
HERBACEOUS				
cp	8	Carex pennsylvanica	Sedge	2 gal.
os	10	Osmundastrum cinnamomeum	Cinnamon Fern	1 gal.
ms	2	Miscanthus sinensis 'Little Zebra'	Little Maiden Grass	1 gal.
pa	2	Polystichum acrostichoides	Christmas Fern	1 gal.
ss	1	Schizachyrium scoparium	Little Bluestem	1 gal.

- PLANTING NOTES
- Existing plants shall be pruned by an Arborist or Nurseryman knowledgeable about growth characteristics of the species of plantsto remain.
  - Remove invasive trees, except Chinese Elm as noted.
  - All plant material shall conform to the guidelines established by "The American Standard for Nursery Stock", published by the American Association of Nurserymen, Inc.
  - The rootballs of trees shall be planted 3" above adjacent finished grade. Excavate holes no deeper than the rootball of trees. Holes shall be at least 3' greater in diameter than root ball. Backfill planting hole with 'planting mix'. All plants which settle out of plumb or below finished grade shall be immediately replanted.
  - The rootballs of shrubs shall be planted 2" above adjacent finished grade. Excavate holes no deeper than the rootball of shrubs.
  - All potted plants shall have the rootballs scarified prior to planting to cut encircling roots.
  - All shrubs, groundcovers and perennials shall be planted in continuous planting beds. All beds shall be excavated 12" and the topsoil and subsoil set aside for reuse. Remove all stone and debris from excavated soil. Backfill beds with 12" of 'planting mix' before planting shrubs, perennials and groundcovers.
  - 'Planting Mix' shall consist of 2 parts of topsoil saved from site excavations and 1 part compost. Thoroughly mix to create uniform blended mixture. If insufficient topsoil is available on the site, mix existing soil in a ratio of 1 part soil to 1 part compost. Remove all stones and debris larger than 2" from planting mix.
  - All plants are to be thoroughly watered after installation, at least twice within the first 24 hours.

- IRRIGATION NOTES
- Intensive green roofs shall have an irrigation system.





6' Horizontal Wood Board Fence



Blended Brick Paving



Planters



Miscanthus sinensis 'Little Zebra'



Ostrich Fern  
Matteuccia struthiopteris



Planters



American Elm  
Ulmus Americana



Little Bluestem  
Schizachyrium scoparium



Cinnamon Fern  
Osmundastrum cinnamomeum



Sourwood  
Oxydendrum arboreum



Carex  
Carex pennsylvanica



Boxwood  
Buxus 'sempervirens'



Rhododendron



Clethra alnifolia  
Sweet Pepperbush



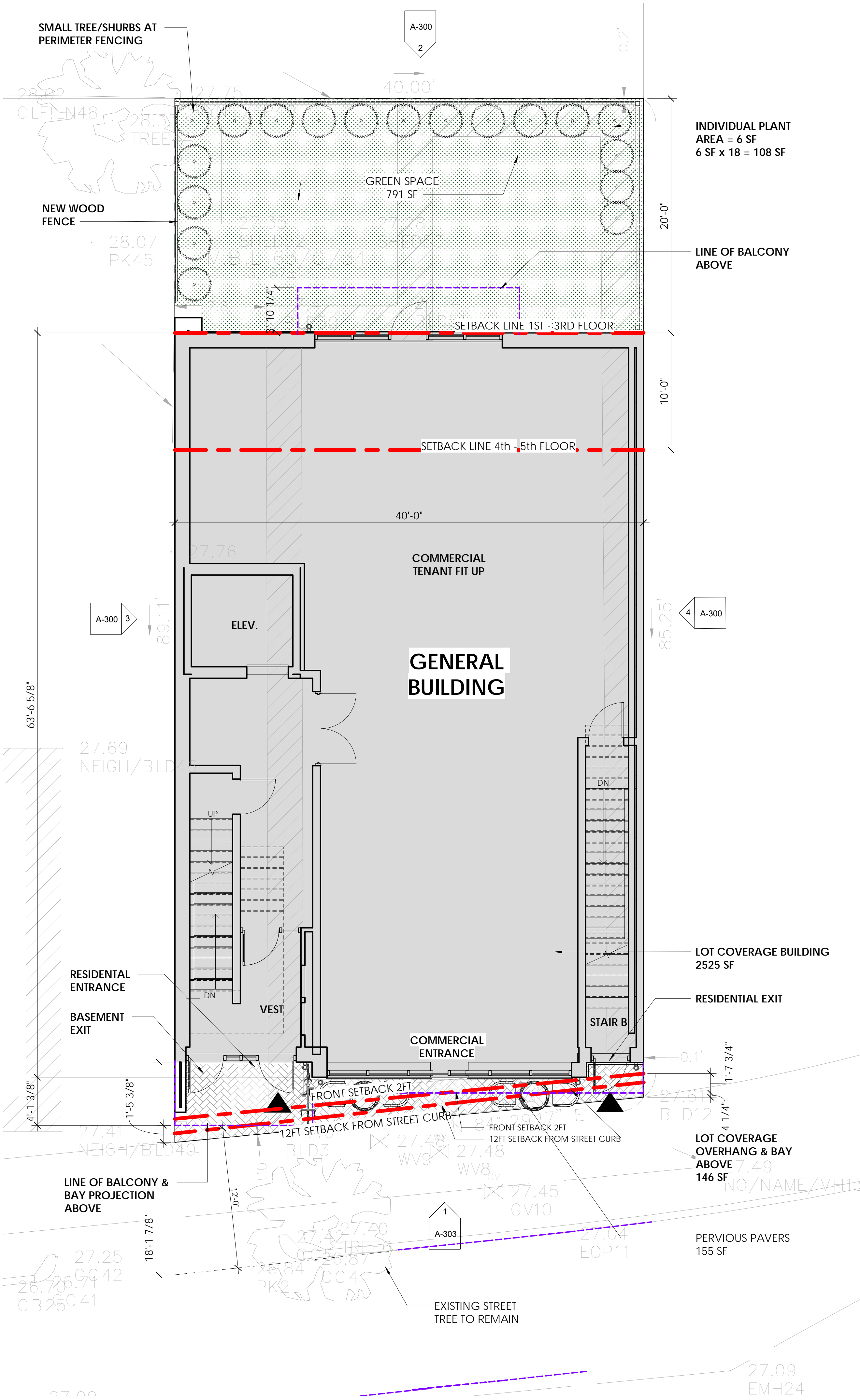
Polystichum acrostichoides  
Christmas Fern











1 SITE PLAN  
3/16" = 1'-0"

ZONING DIMENSIONAL:			
LOT SIZE: 3487.20 SF	ALLOWED / REQUIRED	PROPOSED	COMMENTS
ZONE	MR5 ZONE	MR5 ZONE	
BUILDING TYPE	GENERAL BUILDING	GENERAL BUILDING	
LOT DIMENSIONS			
WIDTH (MIN.)	30 FT	40.19	COMPLIES
LOT DEVELOPMENT			
LOT COVERAGE (MAX)	90 %	76.6% / 2671 SF	COMPLIES
GREEN FACTOR (MIN.)	0.25 MIN 0.30 IDEAL	0.26	COMPLIES
OPEN SPACE	15%	23.4%	COMPLIES
BUILDING SETBACKS			
PRIMARY FRONT (MIN/ MAX.)	2 FT / 12 FT	1'-5 3/8" @ GRADE / 3'-4" AT BAYS	COMPLIES
SECONDARY FRONT (MIN/ MAX.)	2 FT / 12 FT	6'-1"	COMPLIES
SIDE (MIN)	@ ALLEY OR ROW: 0 FT @ NR OR LHD: 10'-0"	1" (R) / 0 FT (L)	COMPLIES
REAR (MIN)	@ ALLEY OR ROW: 10 FT ABUTTING NR 1st- 3rd: 10 FT ABUTTING NR 4th-5th: 30 FT	20'-0" FLOORS 1-3 30'-0" FLOORS 4-5	COMPLIES
MAIN BODY			
BUILDING WIDTH (MAX.)	200 FT	40'-0"	COMPLIES
FACADE BUILD OUT, FRONT STREET (MIN.)	-		
PRIMARY FRONT	80 %	100%	COMPLIES
SECONDARY FRONT	65 %	NOT APPLICABLE	COMPLIES
FLOOR PLATE (MAX.)	15,000 SF	2570 SF	COMPLIES
BUILDING HEIGHT, STORIES (MIN.)	3 STORIES	5 STORIES	COMPLIES
FACADE COMPOSITION			
GROUND STORY FENESTRATION (MIN./MAX.)	15% / 50%	48% (231 SF / 483 SF)	COMPLIES
UPPER STORY FENESTRATION (MIN./ MAX.)	15% / 50%	36% (151 SF / 420 SF)	COMPLIES
BLANK WALL (MAX.)	20 FT	N/A	COMPLIES
USE & OCCUPANCY			
GROSS FLOOR AREA PER DU	--	--	COMPLIES
LOT AREA < 5,000 SF	1,500	3,487	
LOT AREA > 5,000 SF	--	--	
NET ZERO BUILDING	3487 x 4 / 850 (16.4 DU)	10 DU	
100% AFFORDABLE	--		
OUTDOOR AMENITY SPACE (MIN.)			
	1/ DU	PROVIDED	COMPLIES
PARKING (RESIDENTIAL)			
MIN SHORT TERM BICYCLE PARKING	0.1/DU (1.0 SPACES)	(1) SPACES	COMPLIES
MIN LONG TERM BICYCLE PARKING	1 /DU (10 SPACES)	10 SPACES	COMPLIES
MAXIMUM PARKING (WITHIN TRANSIT AREA)	1/DU (10 SPACES MAX)	0 SPACES	COMPLIES

LEGEND	
	USEABLE OPEN SPACE
	PROPOSED BUILDING FOOTPRINT
	PAVED AREA
	SETBACK LINE
	PROPOERTY LINE
	EXISTING BUILDING
	BUILDING ENTRANCE/EXIT MARKER

PROJECT NAME

THUNDER ROAD

PROJECT ADDRESS

379 Somerville Ave  
Somerville, MA

CLIENT

379 SOMERVILLE  
AVE, LLC

ARCHITECT

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REGISTRATION		
Project number	19041	
Date	5/18/2021	
Drawn by	ASB	
Checked by	JSK	
Scale	As indicated	

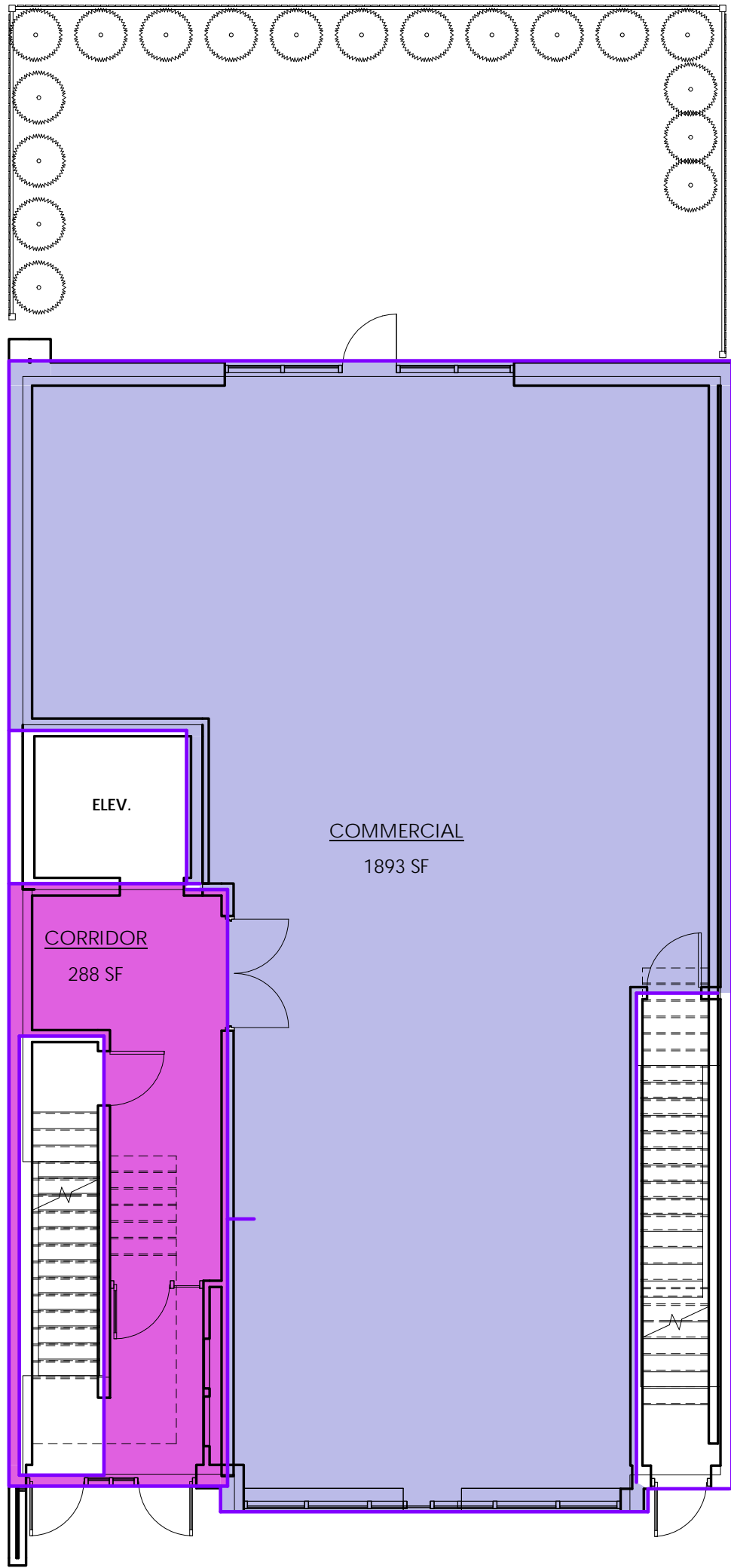
REVISIONS		
No.	Description	Date

ARCHITECTURAL  
SITE PLAN

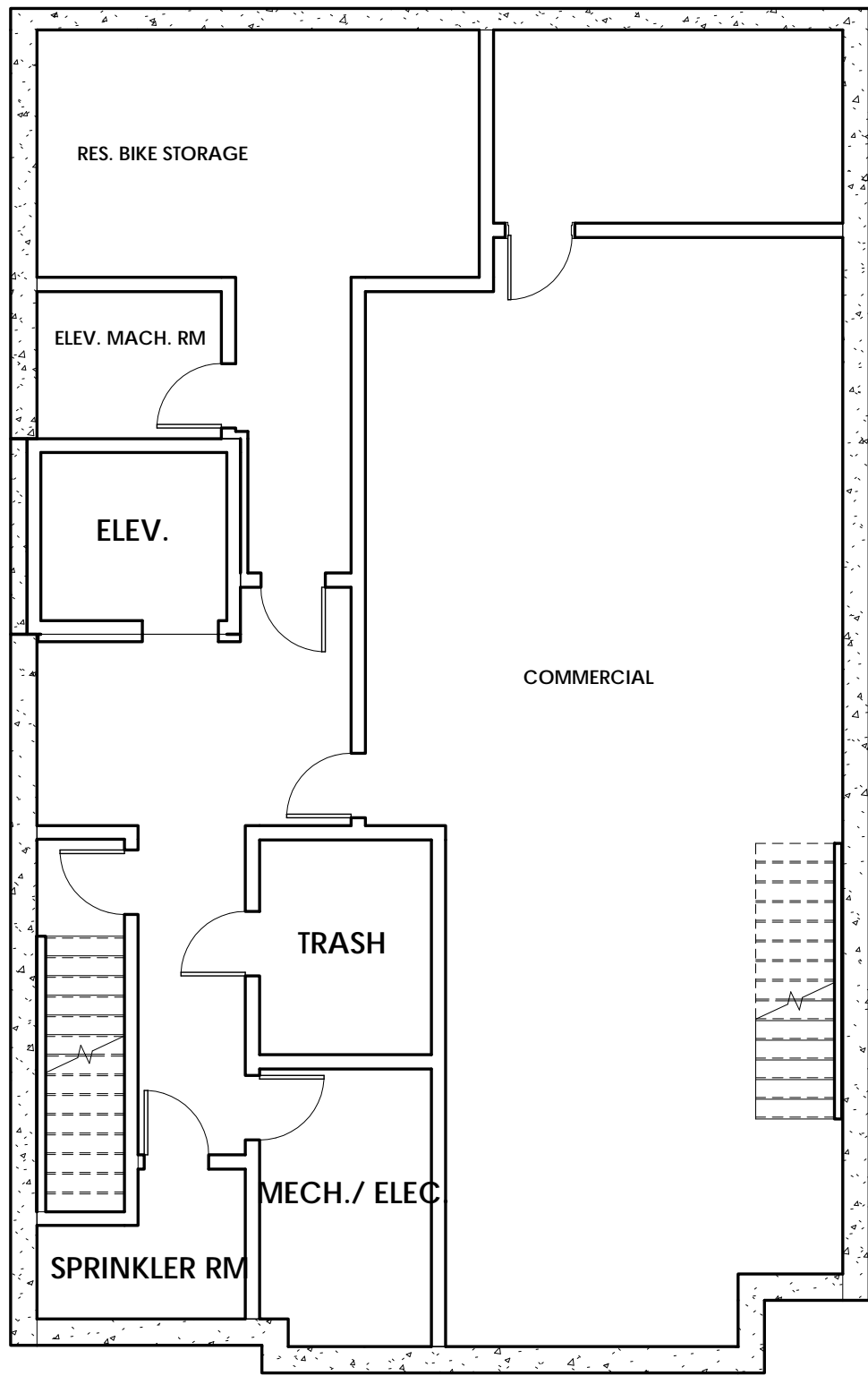
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THUNDER ROAD

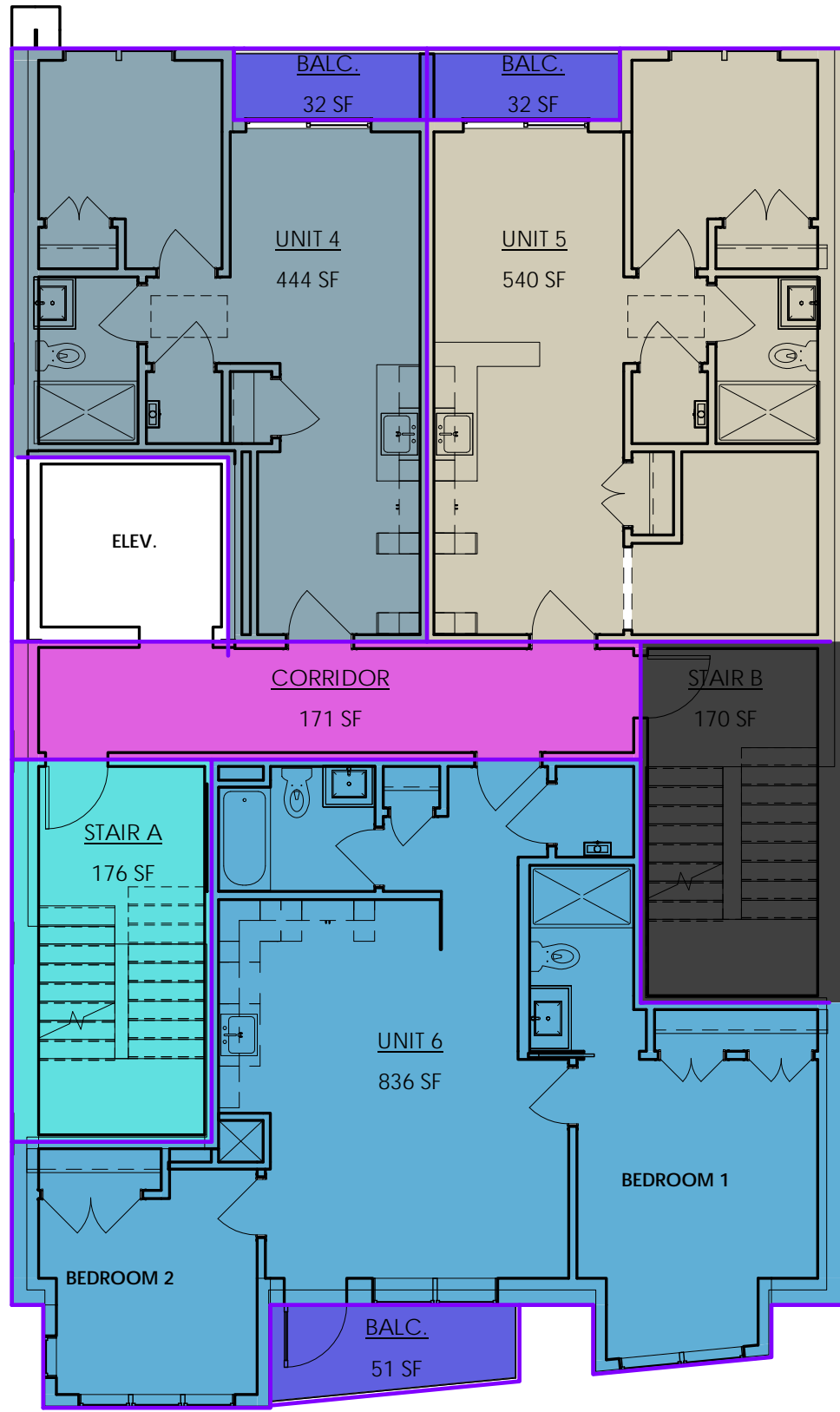




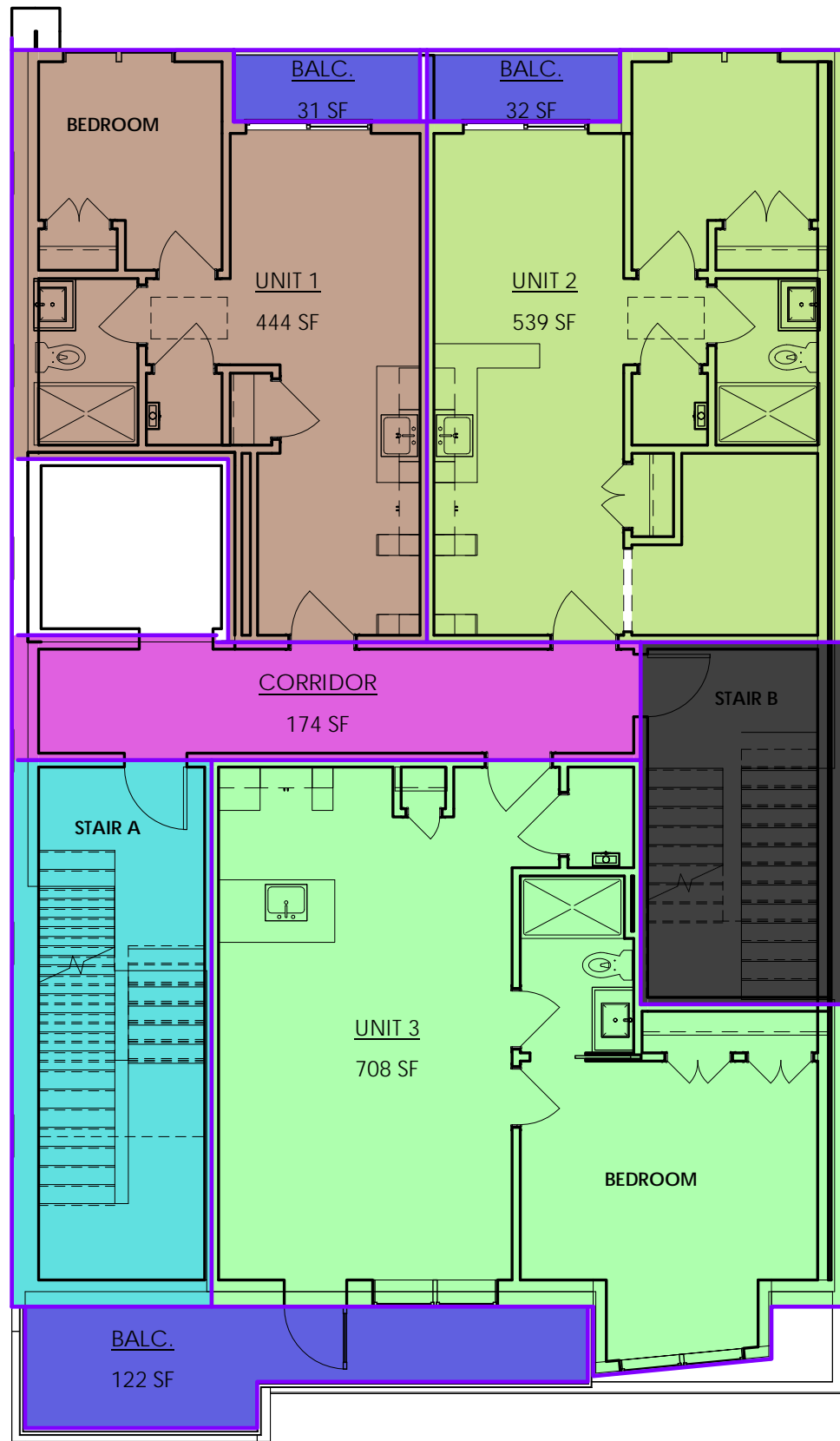
② 1st Floor Level  
1/8" = 1'-0"



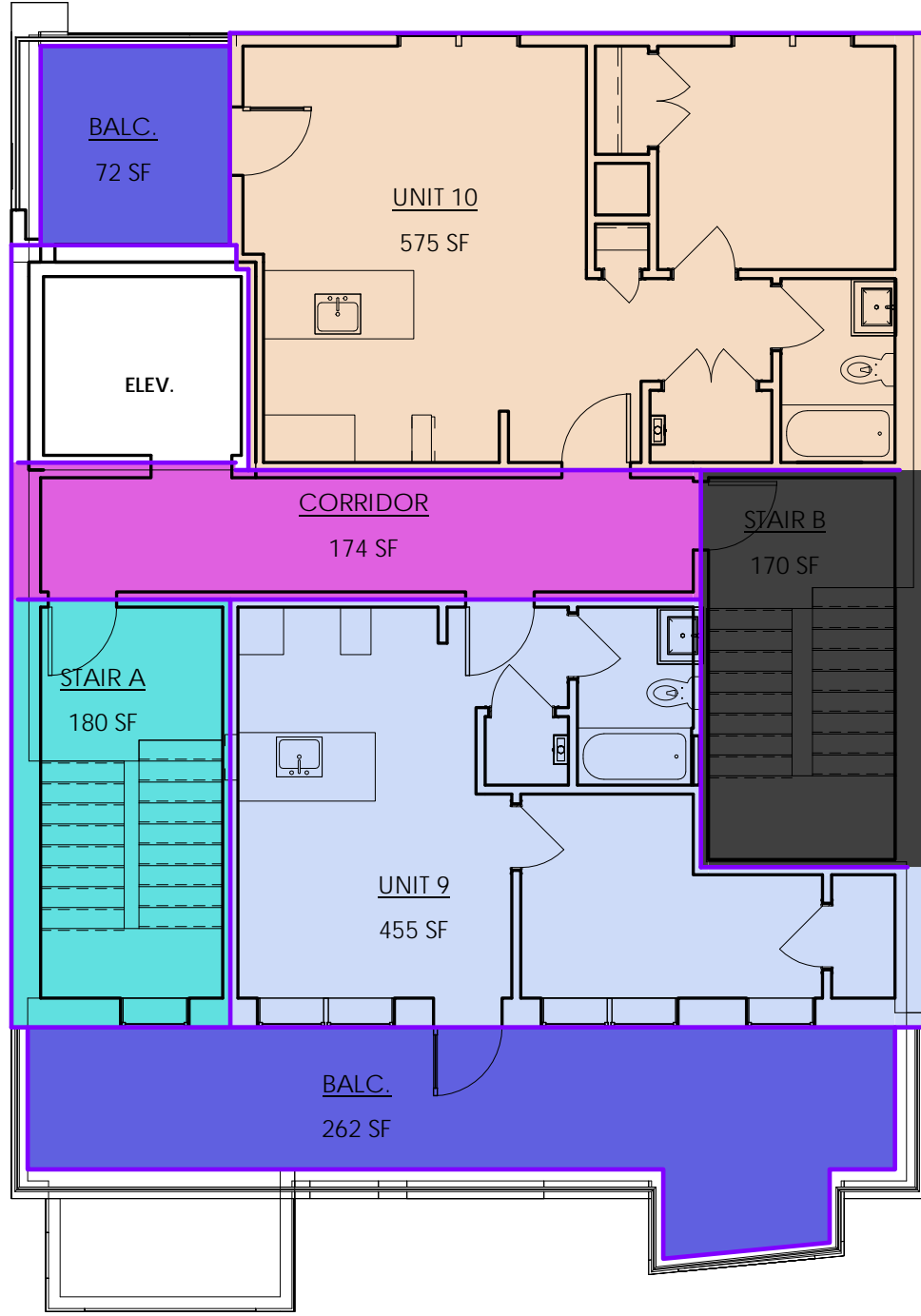
① Basement Level  
1/8" = 1'-0"



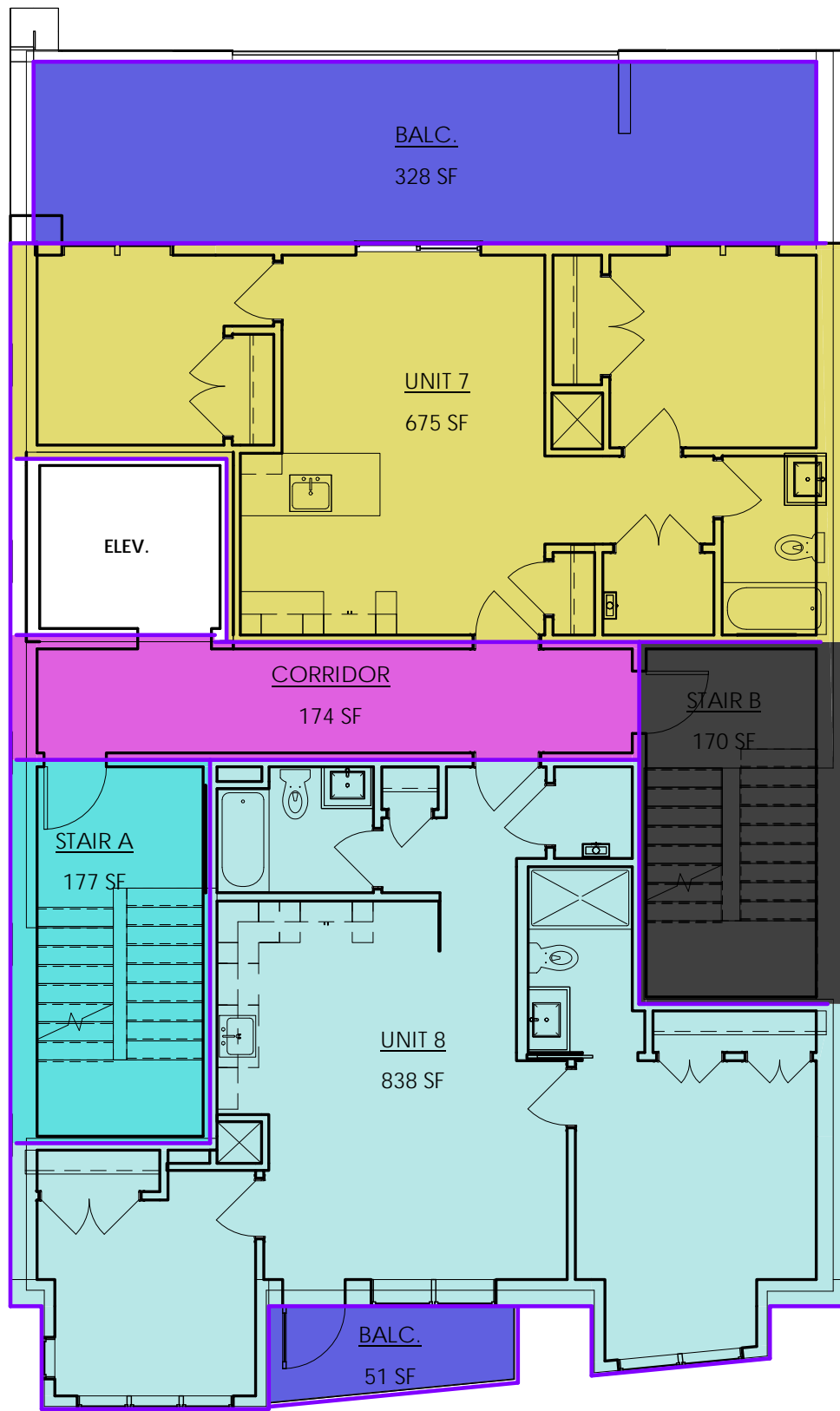
④ 3rd Floor Level  
1/8" = 1'-0"



③ 2nd Floor Level  
1/8" = 1'-0"



⑥ 5th Floor Level  
1/8" = 1'-0"



⑤ 4th Floor Level  
1/8" = 1'-0"

UNIT AREAS	
Name	Area
2nd Floor Level	
UNIT 1	444 SF
UNIT 2	539 SF
UNIT 3	708 SF
	1691 SF
3rd Floor Level	
UNIT 4	444 SF
UNIT 5	540 SF
UNIT 6	836 SF
	1821 SF
4th Floor Level	
UNIT 7	675 SF
UNIT 8	838 SF
	1512 SF
5th Floor Level	
UNIT 9	455 SF
UNIT 10	575 SF
	1030 SF
	6054 SF

PROJECT NAME

## THUNDER ROAD

PROJECT ADDRESS

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Somerville, MA

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379 SOMERVILLE  
AVE, LLC

ARCHITECT



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REGISTRATION

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REVISIONS

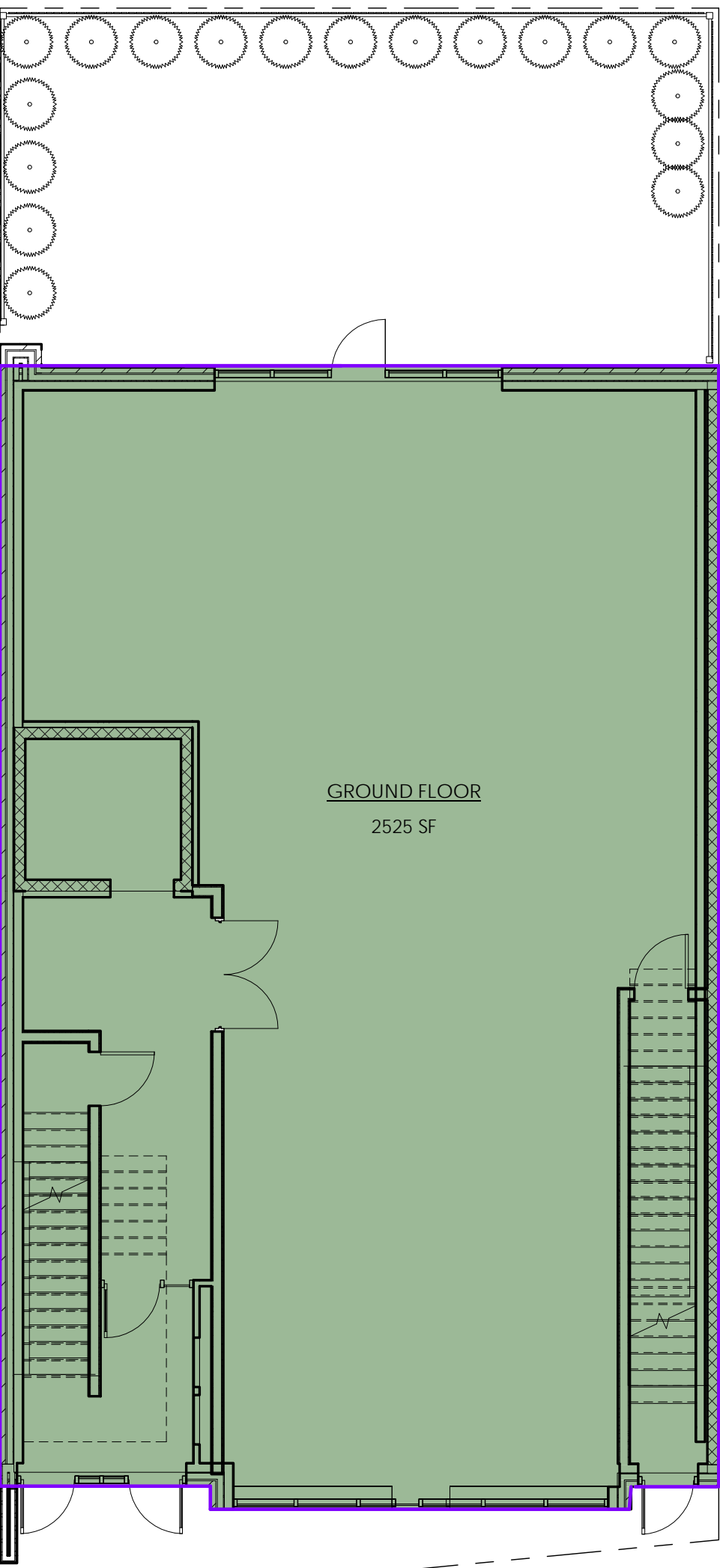
No.	Description	Date

UNIT AREA  
CALC.

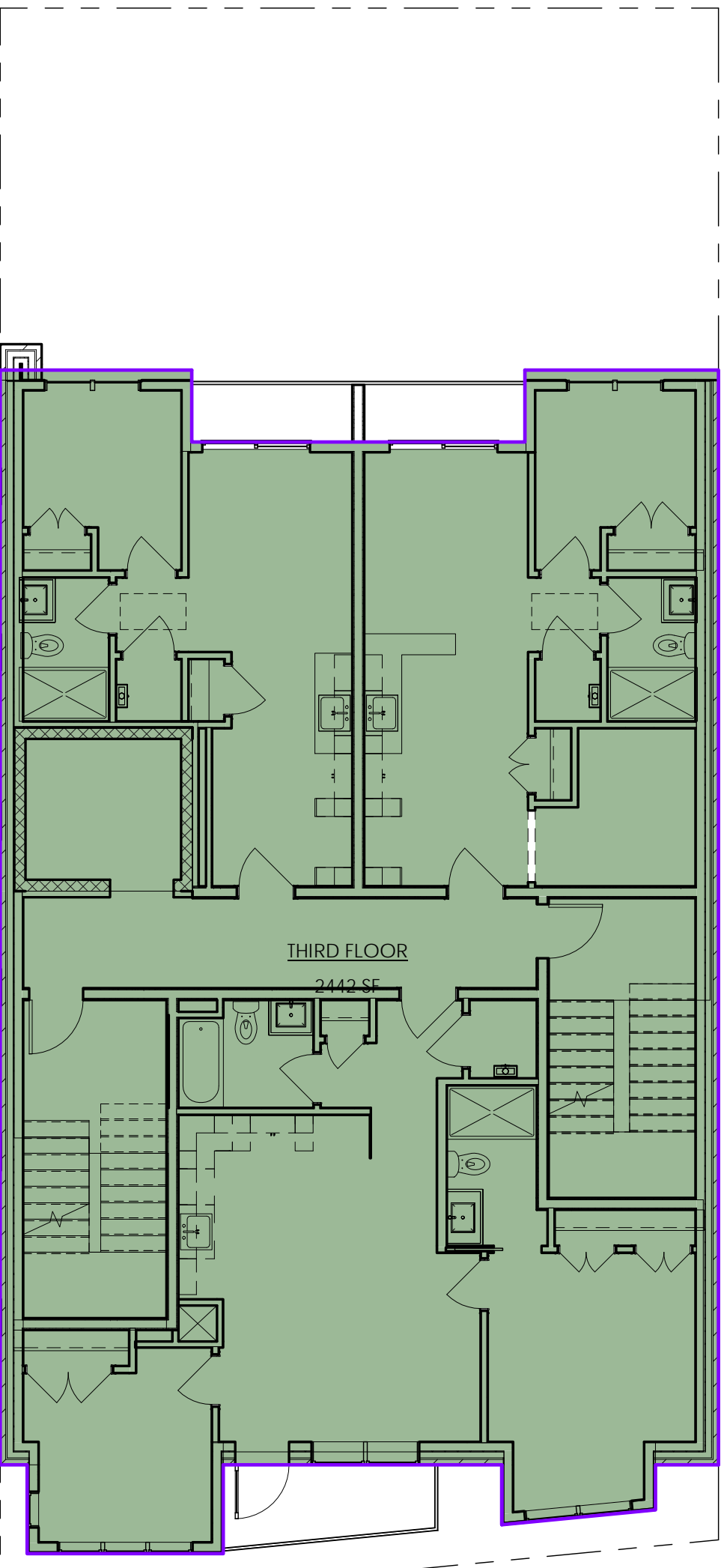
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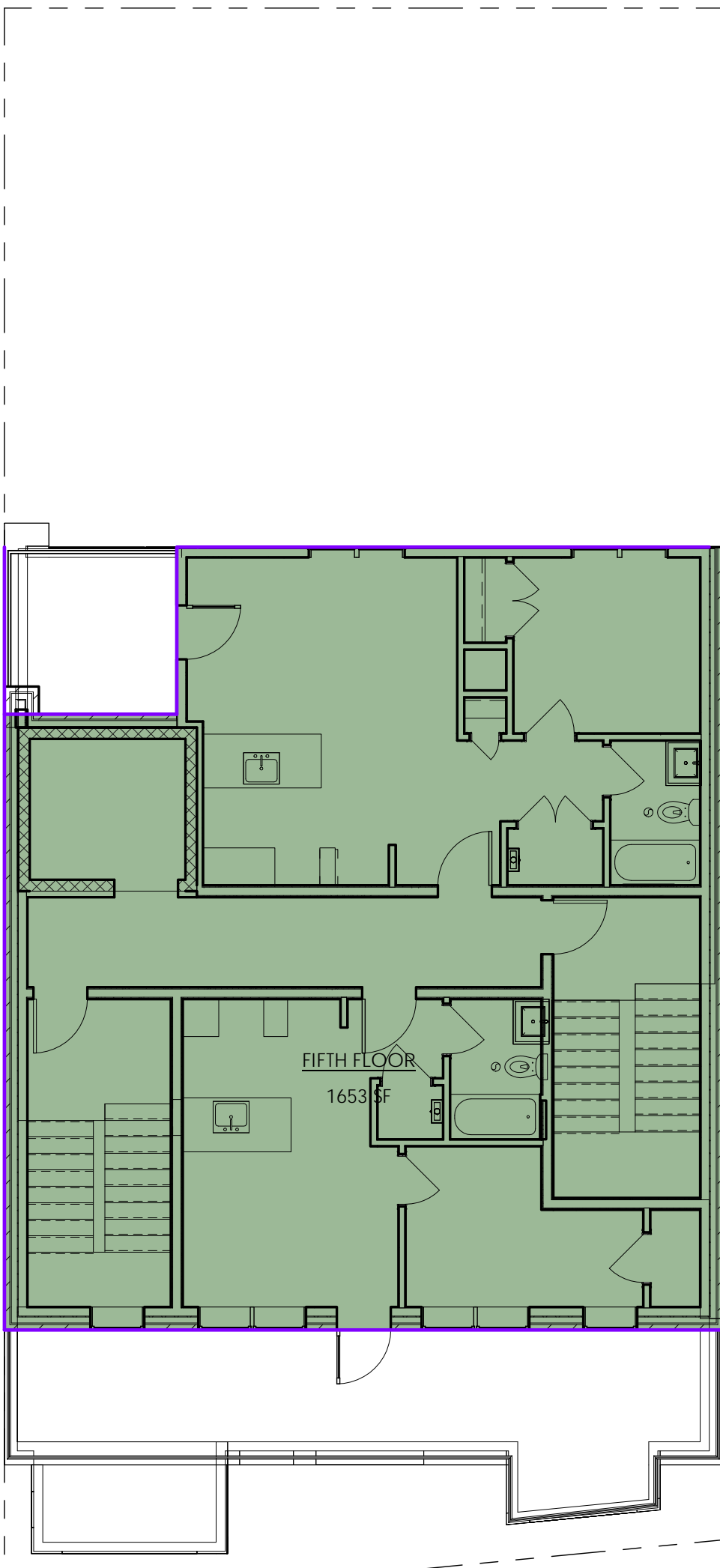




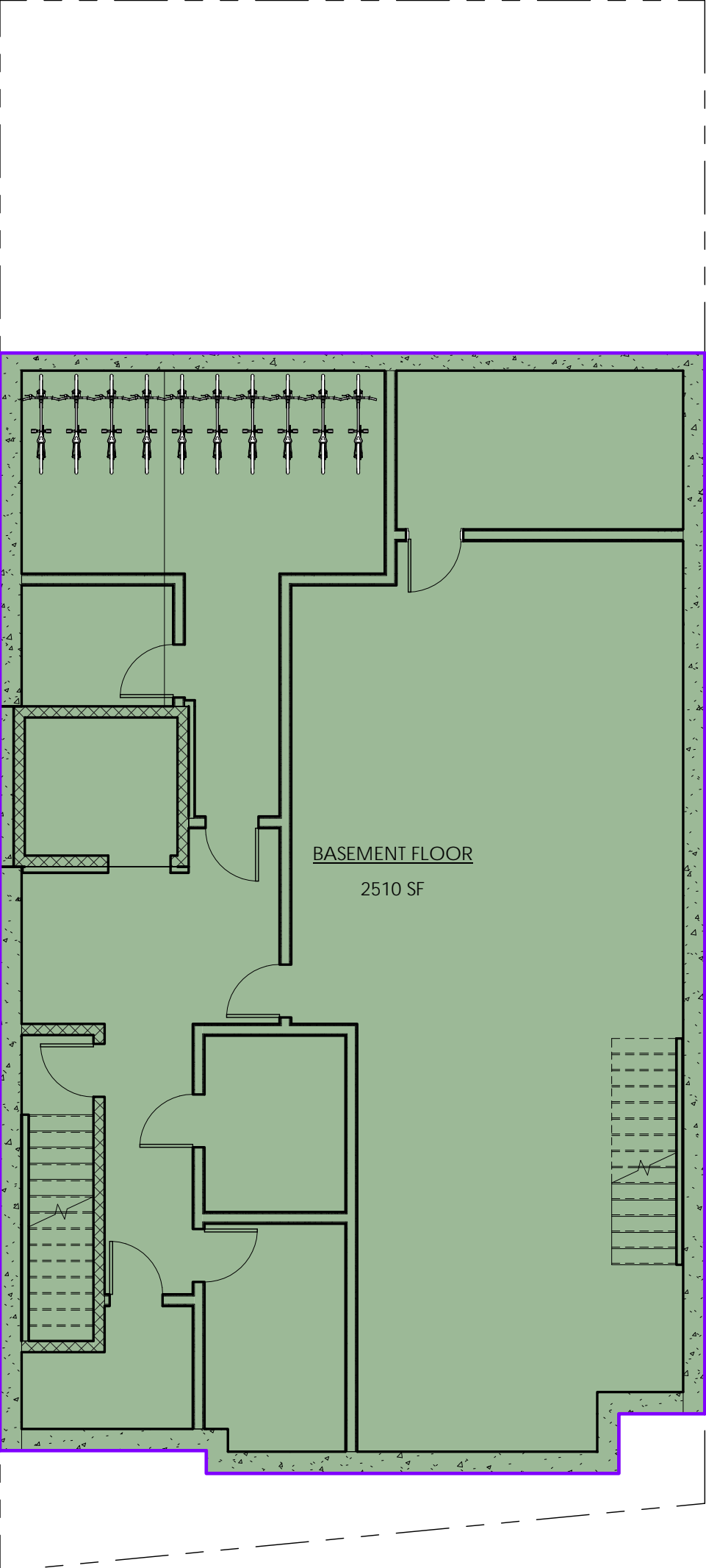
1 1st Floor Level  
1/8" = 1'-0"



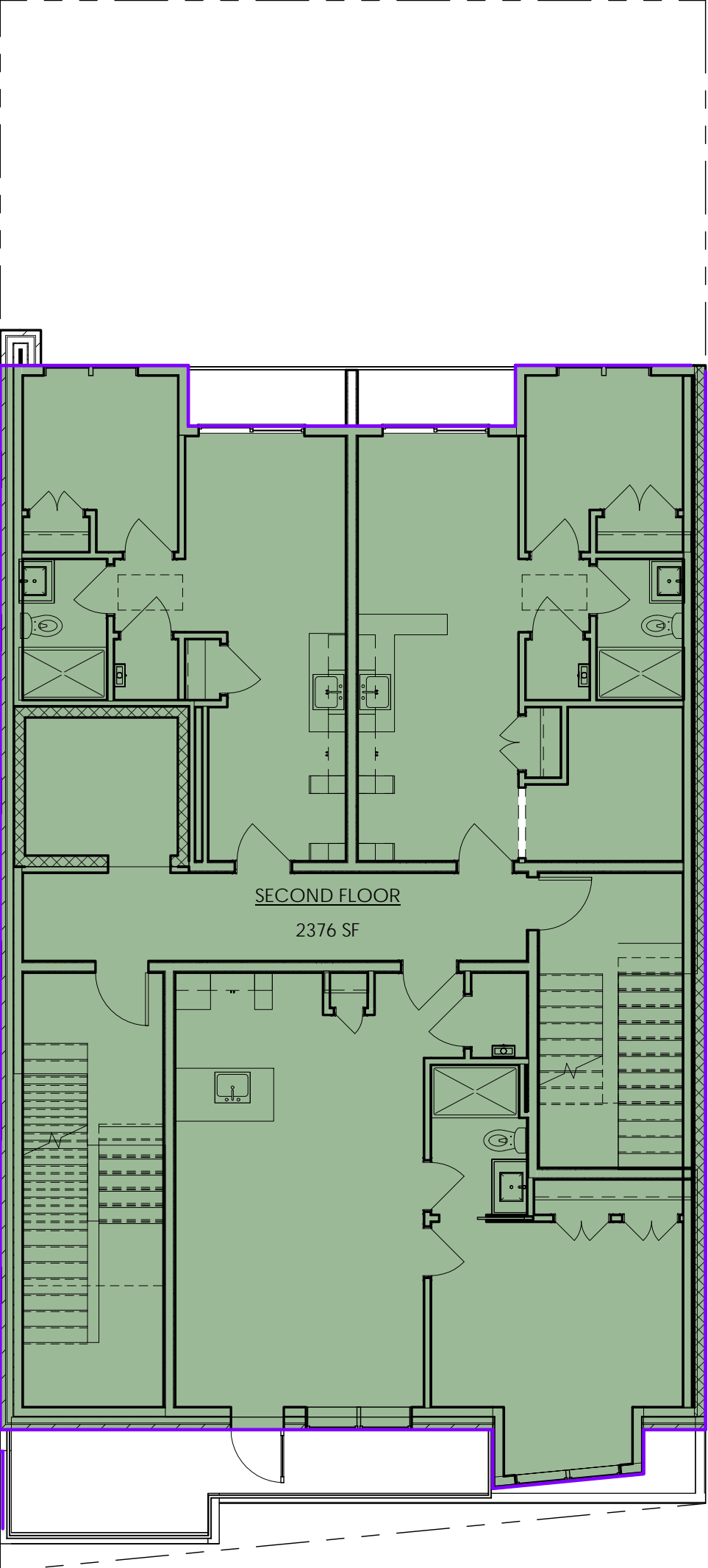
3 3rd Floor Level  
1/8" = 1'-0"



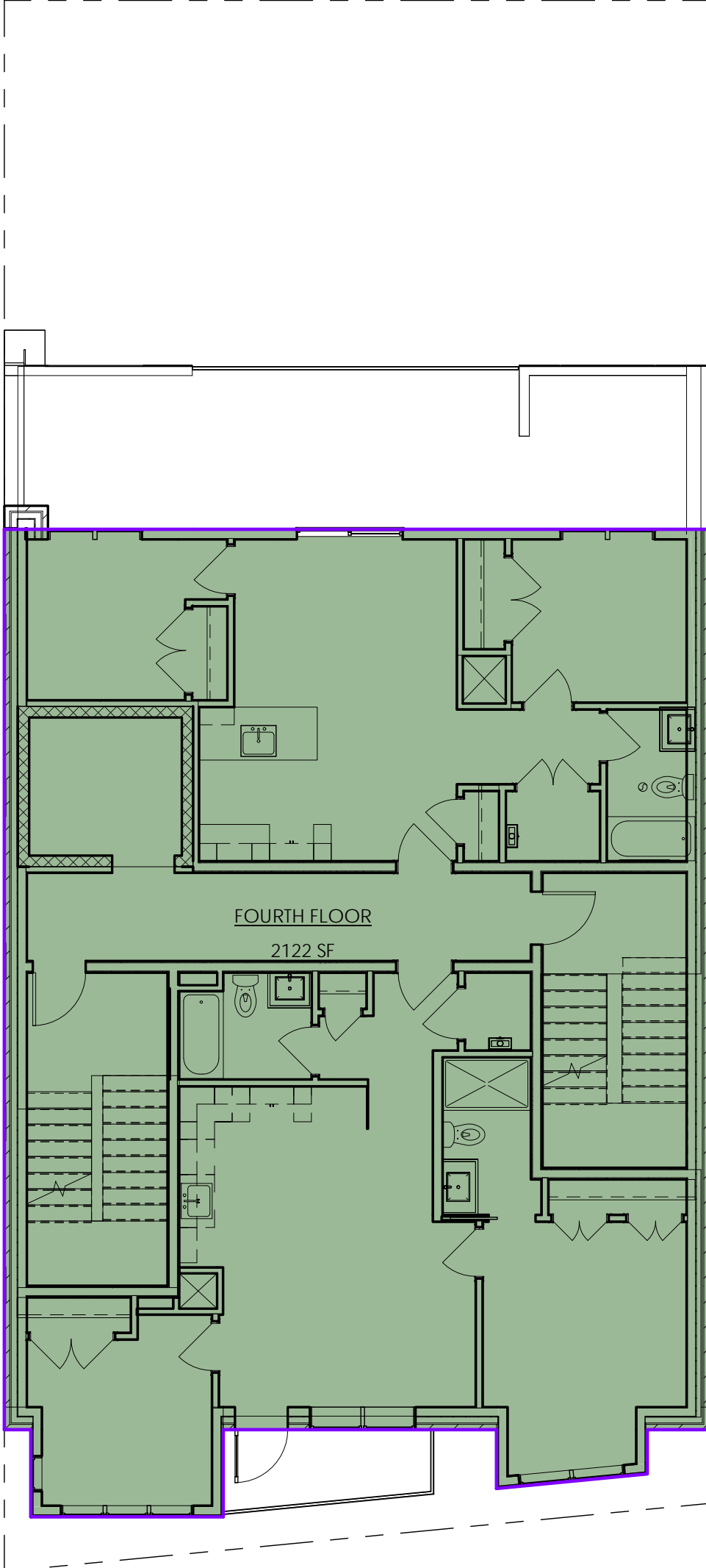
5 5th Floor Level  
1/8" = 1'-0"



6 Basement Level  
1/8" = 1'-0"



2 2nd Floor Level  
1/8" = 1'-0"



4 4th Floor Level  
1/8" = 1'-0"

GROSS FLOOR AREA		
Level	Name	Area
1st Floor Level	GROUND FLOOR	2525 SF
2nd Floor Level	SECOND FLOOR	2376 SF
3rd Floor Level	THIRD FLOOR	2442 SF
4th Floor Level	FOURTH FLOOR	2122 SF
5th Floor Level	FIFTH FLOOR	1653 SF
		11117 SF

PROJECT NAME

THUNDER ROAD

PROJECT ADDRESS

379 Somerville Ave  
Somerville, MA

CLIENT

379 SOMERVILLE  
AVE, LLC

ARCHITECT



17 IVALOO STREET SUITE 400  
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Checked by	Checker
Scale	1/8" = 1'-0"

REVISIONS

No.	Description	Date

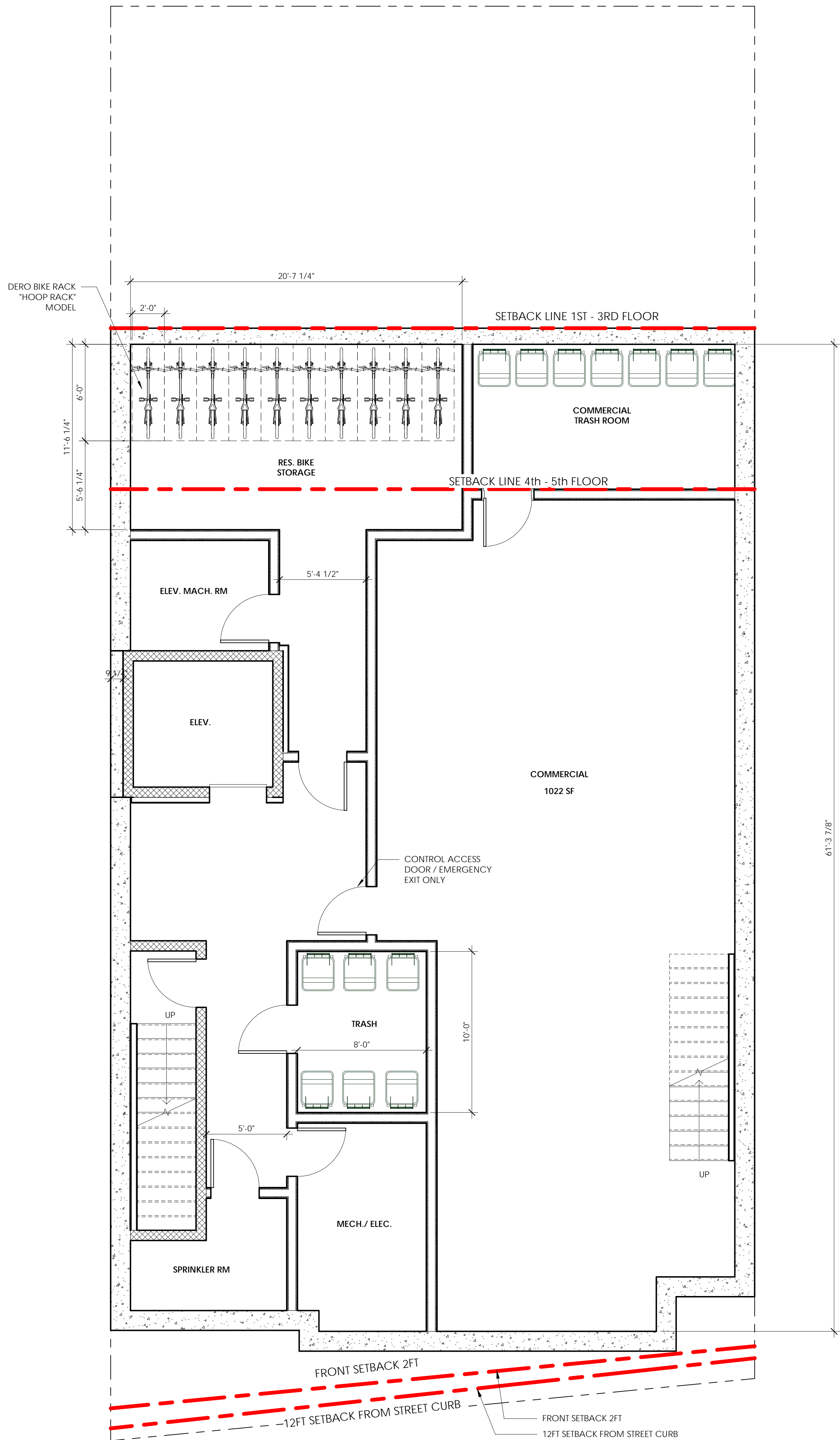
BUILDING AREA

A-022

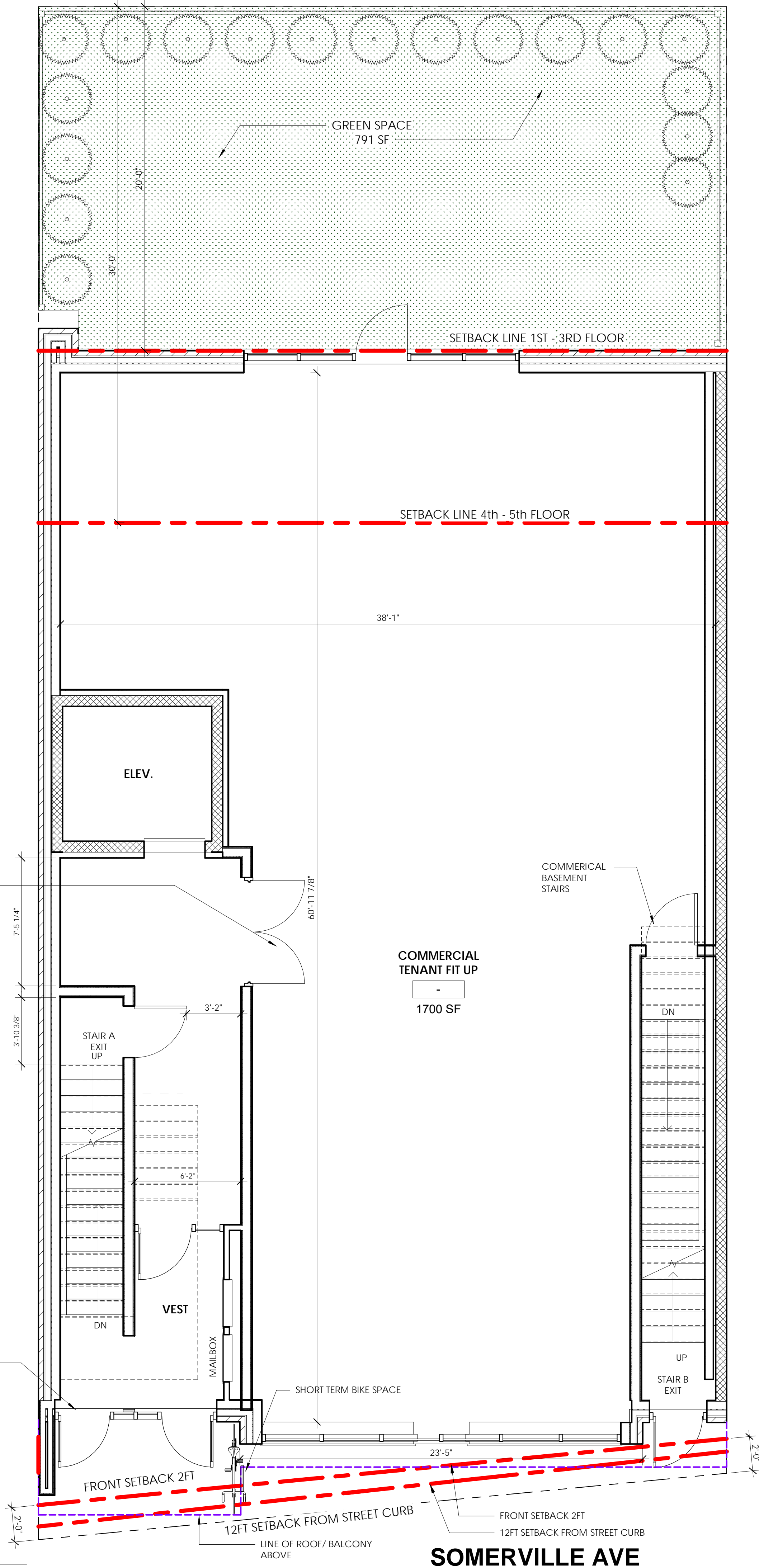
THUNDER ROAD



4 Basement Level  
1/4" = 1'-0"



1 1st Floor Level  
1/4" = 1'-0"



UNIT AREAS	
Name	Area
2nd Floor Level	
UNIT 1	444 SF
UNIT 2	539 SF
UNIT 3	708 SF
	1691 SF
3rd Floor Level	
UNIT 4	444 SF
UNIT 5	540 SF
UNIT 6	836 SF
	1821 SF
4th Floor Level	
UNIT 7	675 SF
UNIT 8	838 SF
	1512 SF
5th Floor Level	
UNIT 9	455 SF
UNIT 10	575 SF
	1030 SF
	6054 SF

PROJECT NAME

**THUNDER ROAD**

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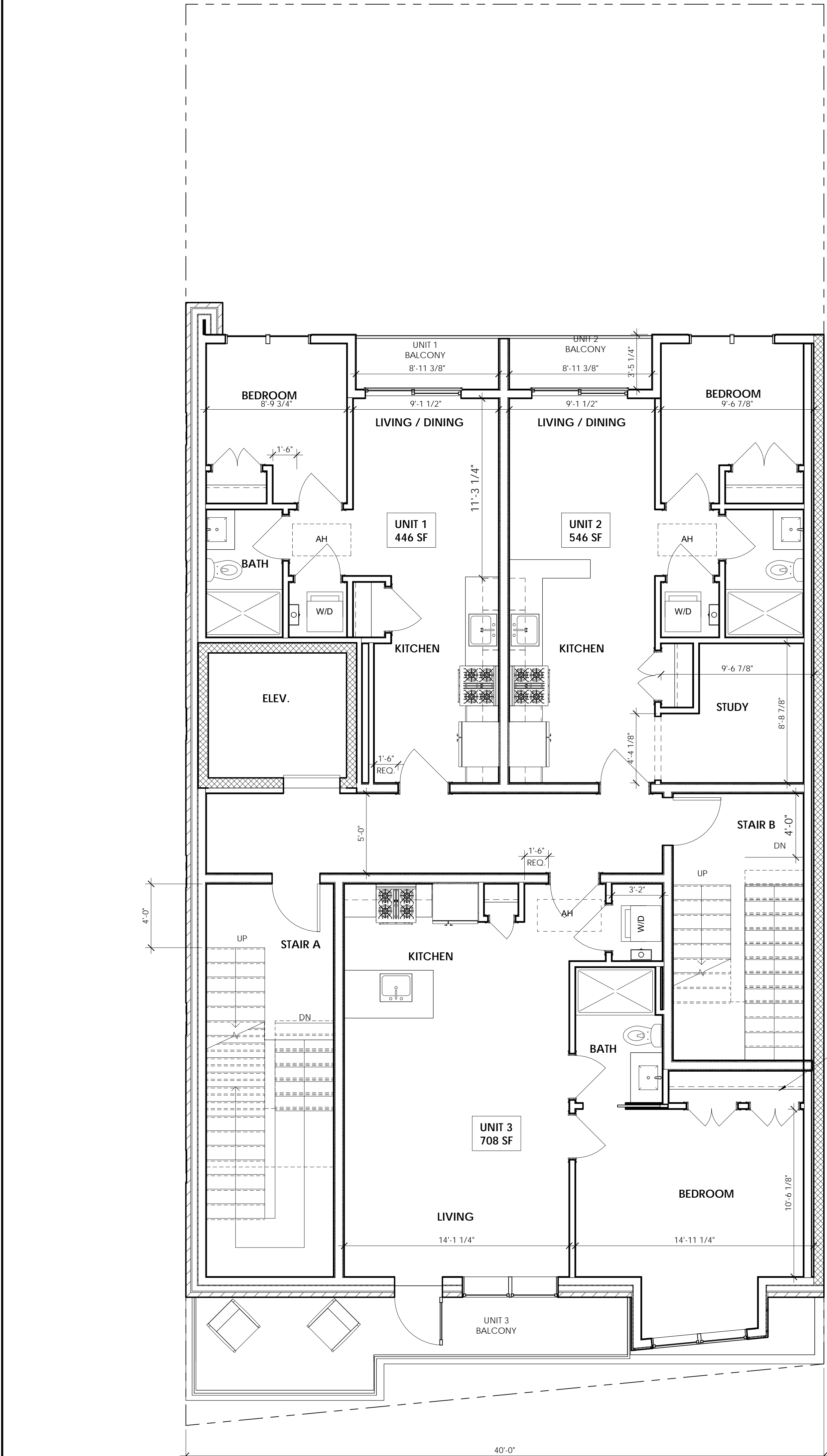
No.	Description	Date

FLOOR PLANS

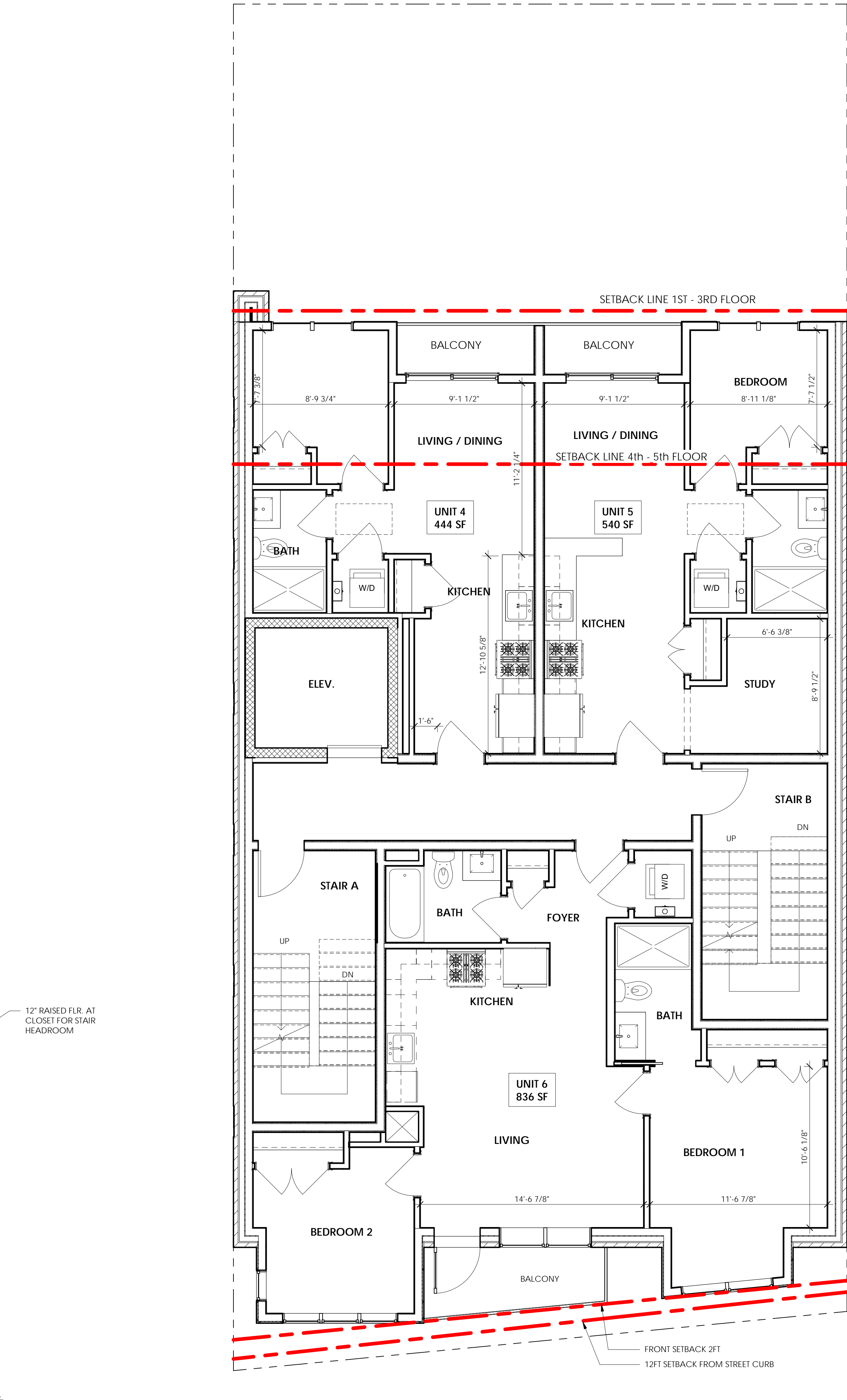
**A-101**

THUNDER ROAD





1 2nd Floor Level  
1/4" = 1'-0"



2 3rd Floor Level  
1/4" = 1'-0"

PROJECT NAME  
**THUNDER ROAD**

PROJECT ADDRESS  
379 Somerville Ave  
Somerville, MA

CLIENT  
**379 SOMERVILLE  
AVE, LLC**

ARCHITECT  
**DESIGN  
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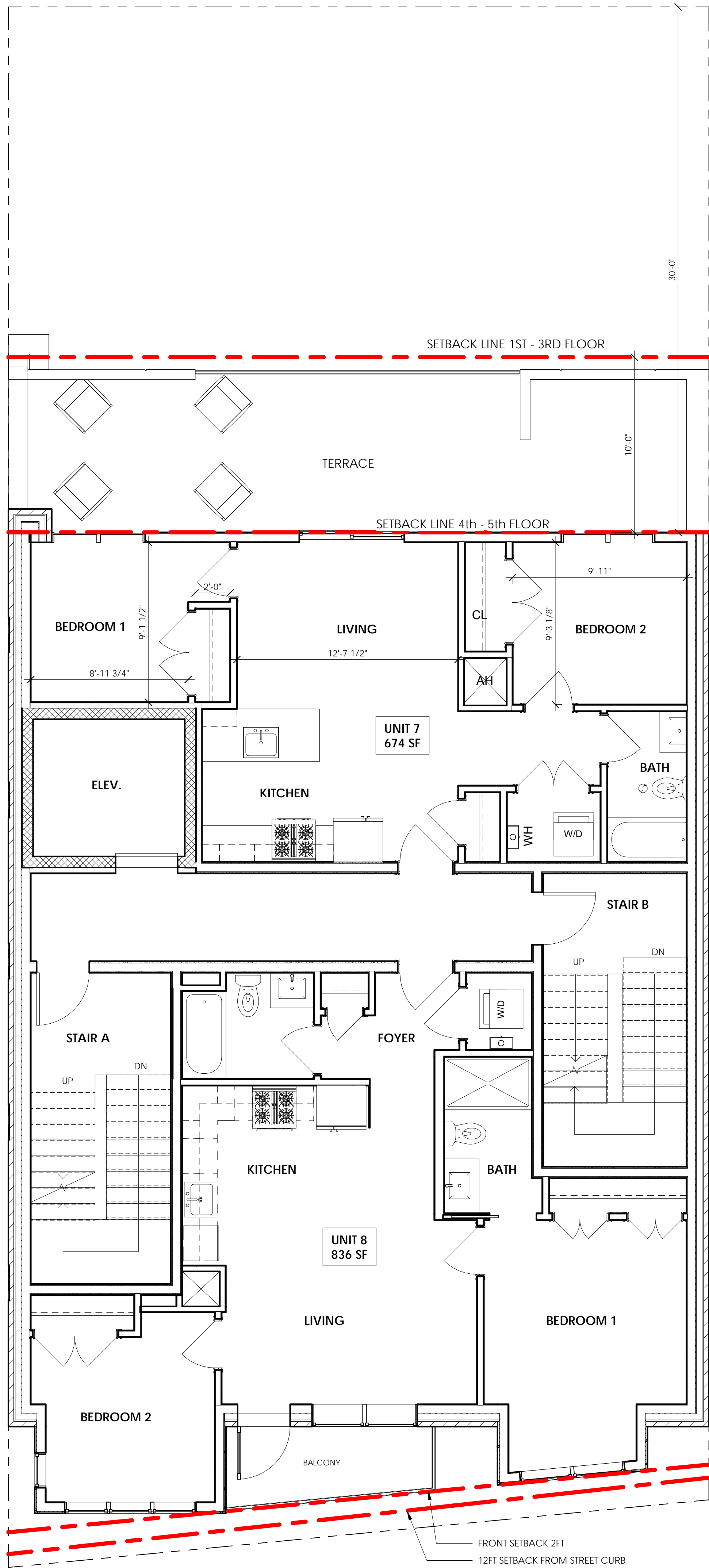
REVISIONS		
No.	Description	Date

FLOOR PLANS

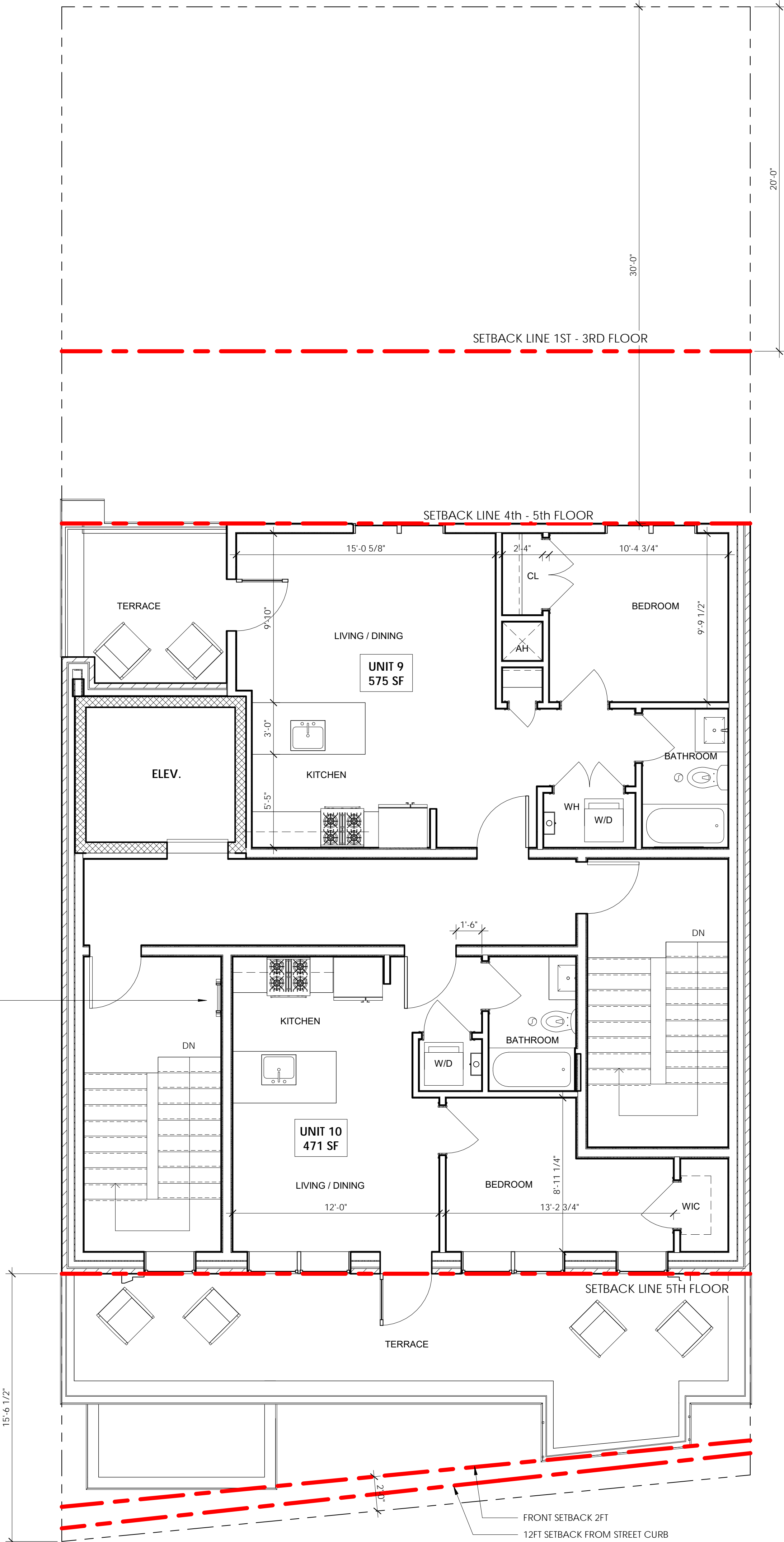
**A-102**

THUNDER ROAD





① 4th Floor Level  
1/4" = 1'-0"



② 5th Floor Level  
1/4" = 1'-0"

PROJECT NAME

**THUNDER ROAD**

PROJECT ADDRESS

379 Somerville Ave  
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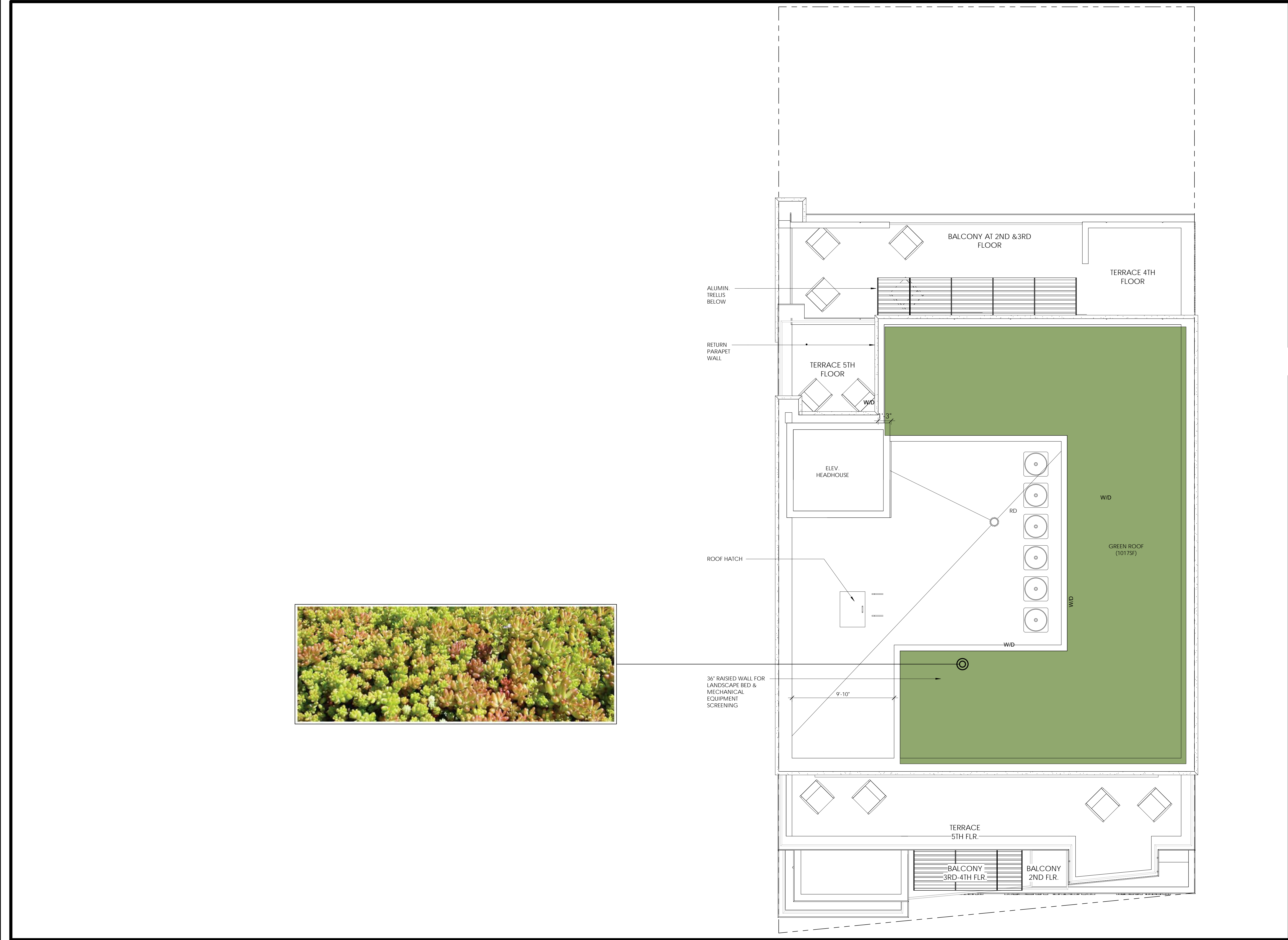
No.	Description	Date

FLOOR PLANS

**A-103**

THUNDER ROAD





PROJECT NAME

THUNDER ROAD

PROJECT ADDRESS  
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379 SOMERVILLE  
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DESIGN



KHALSA

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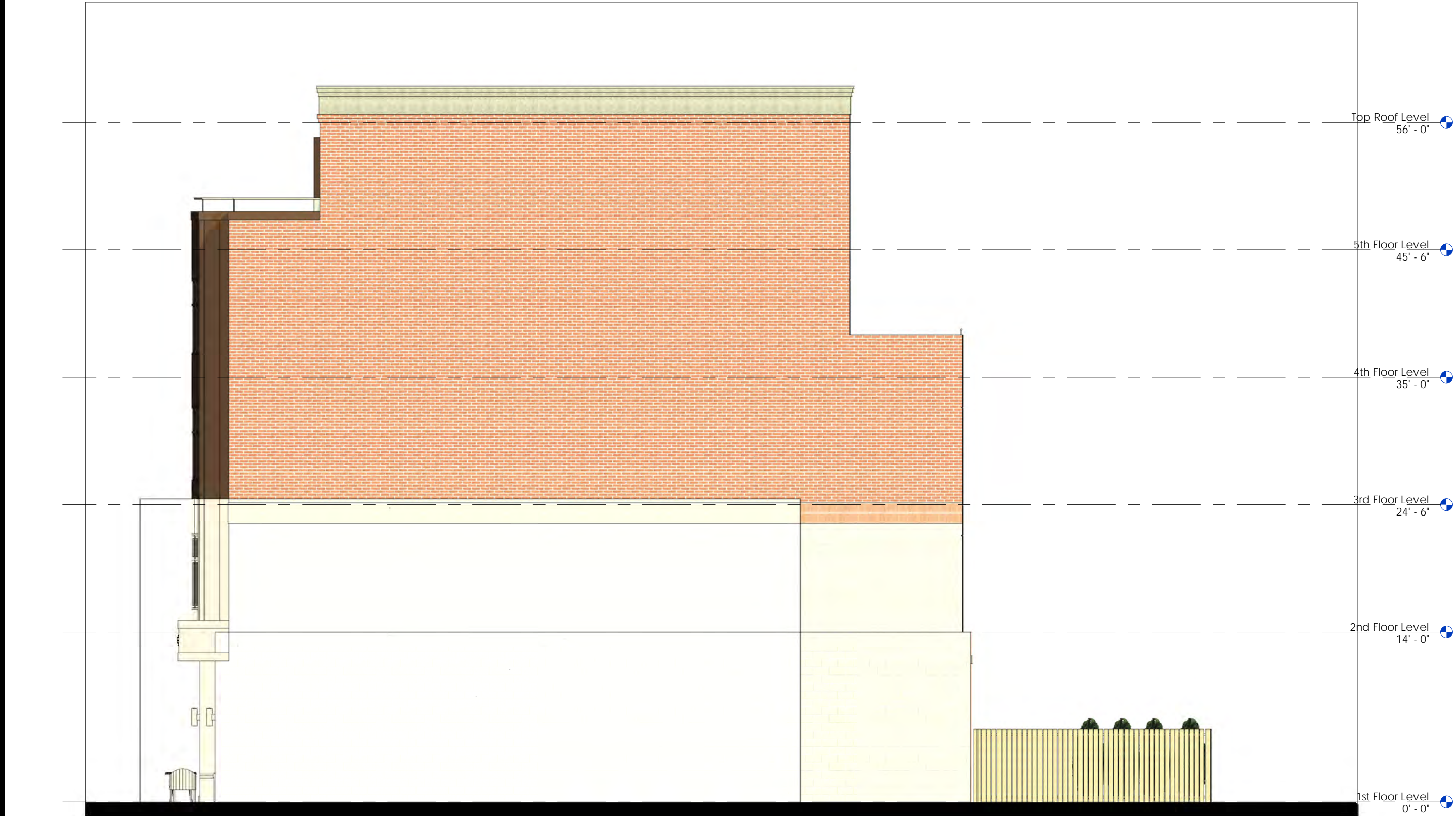
No.	Description	Date

ROOF PLAN

A-104

THUNDER ROAD





④ RIGHT SIDE ELEVATION  
1/8" = 1'-0"



① STREET ELEVATION  
1/8" = 1'-0"

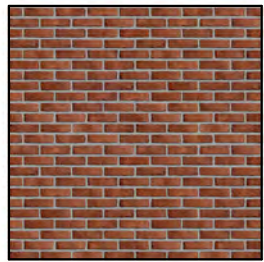


③ LEFT SIDE ELEVATION  
1/8" = 1'-0"



② REAR ELEVATION  
1/8" = 1'-0"

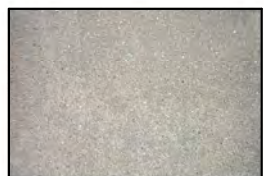
EXTERIOR MATERIALS



FULL BRICK EXTERIOR



ANODIZED BRONZE  
ALUMINUM INSULATED  
PANELS



PRECAST CORNICE



TYPICAL EXTERIOR  
WALL SCONCE



CEMENTITIOUS PANELS  
BY CEMBRIT. COLOR:  
GRANITE

PROJECT NAME

THUNDER ROAD

PROJECT ADDRESS

379 Somerville Ave  
Somerville, MA

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379 SOMERVILLE  
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Scale	1/8" = 1'-0"

REVISIONS

No.	Description	Date

EXTERIOR  
ELEVATIONS

A-300

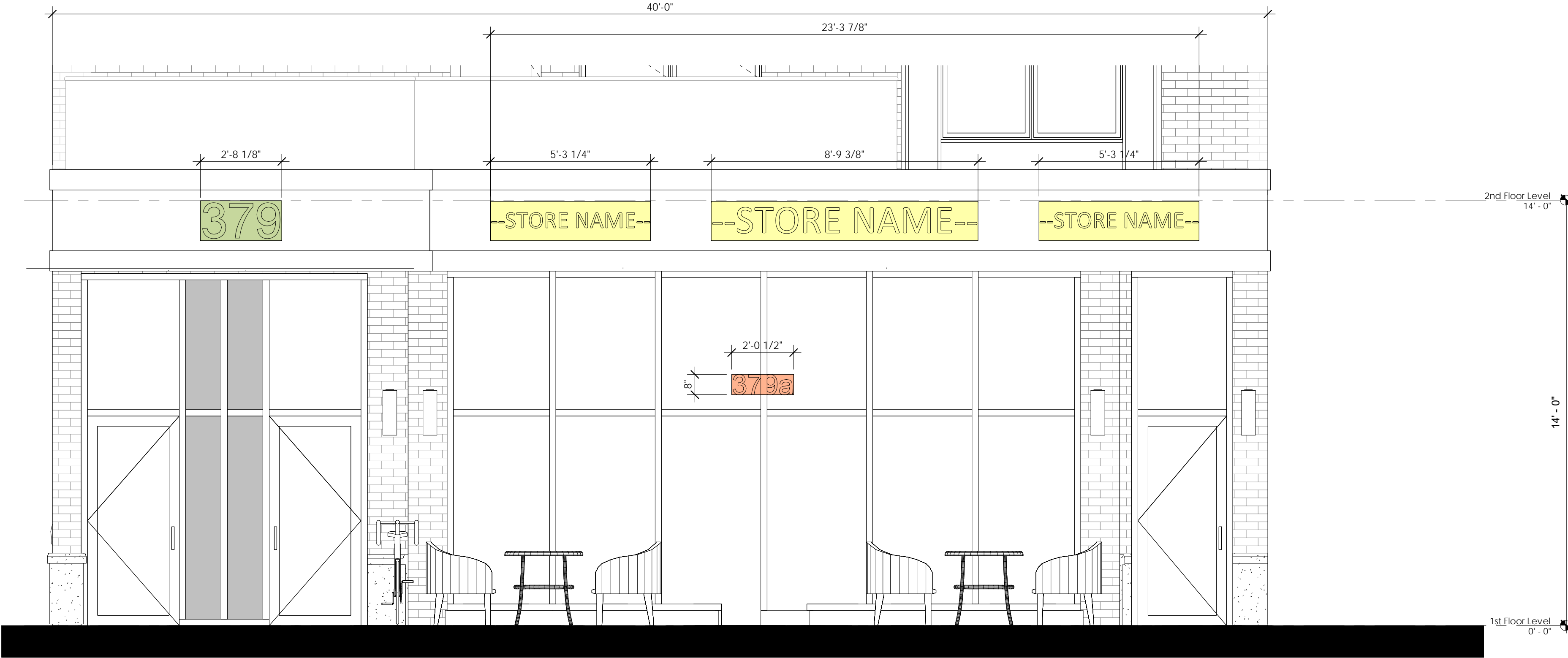
THUNDER ROAD



COMMERCIAL WALL SIGN <div></div>		
PERMITTED SIZES:		PROVIDED:
Area (max)	40 SQ FT.	25 SQ FT
Height (min/max)	1ft / 4 ft	1'-3 3/4"
Width (max)	90% of Facade width	19'-3 1/2" (69%)
LETTERING:		
Width (max)	75% of Sign width	TBD
Height (max)	75% of Sign height	TBD
Projection from Facade (max)	6"	TBD
Raceway Height (max)		TBD
LOCATION:		
Number of Signs	1 per Tenant	1 COMMERCIAL SIGN

RESIDENTIAL WALL SIGN <div></div>		
PERMITTED SIZES:		PROVIDED:
Area (max)	40 SQ FT.	3.51 SQ FT
Height (min/max)	1ft / 4 ft	1'-3 3/4"
Width (max)	90% of Facade width	7'-4 7/8" (19%)
LETTERING:		
Width (max)	75% of Sign width	TBD
Height (max)	75% of Sign height	TBD
Projection from Facade (max)	6"	TBD
Raceway Height (max)		TBD
LOCATION:		
Number of Signs	1 per Tenant	1 RESIDENTIAL SIGN

WINDOW SIGN <div></div>		
PERMITTED SIZES:		PROVIDED:
Area (max)	20% of Glass	.05%
Width (max)	5'-0"	2'-0 1/2"
Height (max)	3'-0"	8"
LETTERING:		
Height (max)	18"	8"



TYPICAL STORY  
TOTAL WALL AREA = 420 SF  
GLAZING AREA = 134 SF  
RATIO = 32 %

GROUND STORY  
TOTAL WALL AREA = 560 SF  
GLAZING AREA = 394 SF  
RATIO = 70.3 %



PROJECT NAME

THUNDER ROAD

PROJECT ADDRESS

379 Somerville Ave  
Somerville, MA

CLIENT

379 SOMERVILLE  
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ARCHITECT

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Drawn by	Author
Checked by	Checker
Scale	As indicated

REVISIONS		
No.	Description	Date

FASCADE CALC.  
& SIGN PLANS

A-302

THUNDER ROAD





WHAT WE HEARD....

...TOP FLOOR LOOKS LIKE A CYCLOPS...

...PRE-PATINA COPPER IS BRIGHT...

...OFFSET WINDOWS AND LACK OF SYMMETRY IS JARRING...

...WINDOWS ARE INCONSISTENT IN SIZE AND STYLE...

...PROJECT IS A BORING BOX WITH BAYS...

WHAT WE REVISED....

ADDED WINDOWS TO TOP FLOOR TO PROVIDE SYMMETRY AND CONNECTED TOP FLOOR TO LOWER FLOORS

REMOVED COPPER PANELS AND REPLACED WITH A SUBDUED ANNODIZED ALUMINUM PANEL IN A BRONZE FINISH.

REVISED BAY PROJECTIONS AND ENLARGED BALCONY'S TO GIVE A SYMMETRICAL LOOK.

WINDOW STYLE IS NOW CONSISTENT AND UNIFIES THE BUILDING.

ABIDING BY THE LIMITS OF ZONING THE FRONT FACADE HAS BEEN REVISED TO CREATE A WARMER, RICHER APPEARANCE THAT IS BOTH CONTEMPORARY AND ELEGANT WHILE REFERENCING THE ARCHITECTURAL RHYTHM AND STYLE OF EXISTING SOMERVILLE ARCHITECTURE.

PROJECT NAME

THUNDER ROAD

PROJECT ADDRESS

379 Somerville Ave  
Somerville, MA

CLIENT

379 SOMERVILLE  
AVE, LLC

ARCHITECT



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Date	5/18/2021
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Scale	3/8" = 1'-0"

REVISIONS

No.	Description	Date

Facade Revisions

A-303

THUNDER ROAD





2 3D View 2



1 3D View 1



4 3D View 4



3 3D View 3

PROJECT NAME

THUNDER ROAD

PROJECT ADDRESS

379 Somerville Ave  
Somerville, MA

CLIENT

379 SOMERVILLE  
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Date	5/18/2021
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Checked by	JSK
Scale	

REVISIONS

No.	Description	Date

PERSPECTIVES

AV-1

THUNDER ROAD





STREET PERSPECTIVE RENDERING VIEW

PROJECT NAME

**THUNDER ROAD**

PROJECT ADDRESS

379 Somerville Ave  
Somerville, MA

CLIENT

**379 SOMERVILLE  
AVE, LLC**

ARCHITECT

  
**KHALSA**

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Drawn by	AB
Checked by	JSK
Scale	

REVISIONS		
No.	Description	Date

RENDERING

**AV-2**

THUNDER ROAD





STREET PERSPECTIVE RENDERING VIEW  
COLOR OPTION 2

PROJECT NAME

THUNDER ROAD

PROJECT ADDRESS

379 Somerville Ave  
Somerville, MA

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Checked by	JSK
Scale	

REVISIONS

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Rendering

AV-3

THUNDER ROAD