

## Elton+Hampton Architects

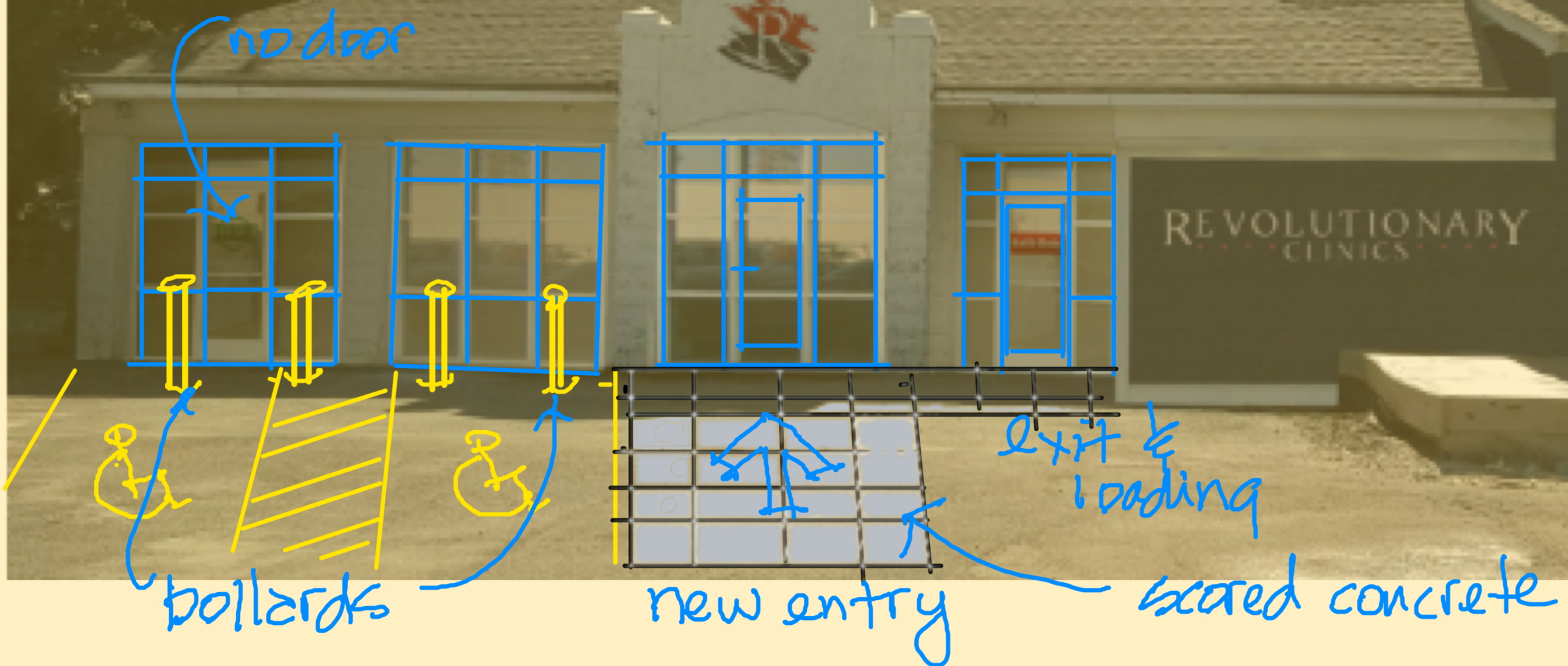
To: Charlotte Leis, Ward 7 Planner  
From: Bruce Hampton, AIA  
CC: Keith Cooper, Rich DiGirolamo  
Date: January 29, 2021  
Re: 67 Broadway, Somerville  
Urban Design Commission Review  
Site Plan Revisions

Meeting via GoToMeeting Tuesday, January 26, 2021

### Items Suggested:

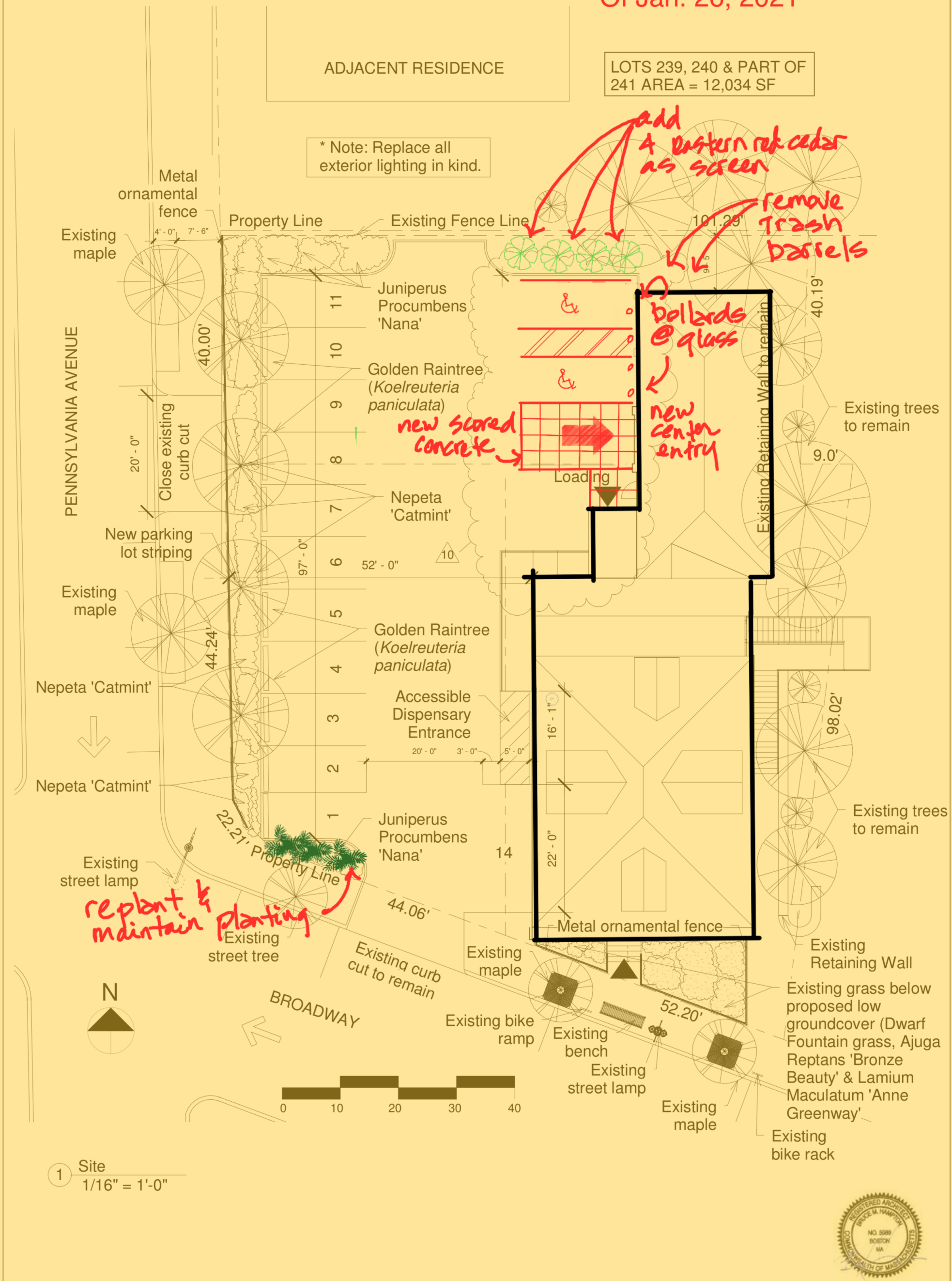
1. Revise Site Plan to consider a more defined entry to new retail area of garage
  - *Revised site plan is included. See plan*
2. Additional Screening at residential neighbor to north.
  - *Added screening at Northern fence line. See plan*
3. Removal of trash cans at north of garage
  - *Rolling totes are indicated within the loading area of plan. Outside totes removed from plan*
4. Landscape not well maintained: somewhat trashy along Pennsylvania Avenue
  - *Message conveyed to owners*
5. Front planting bay at Broadway and parking space 1 is poorly maintained.
  - *Noted that area must be redone and maintained per plan.*
6. How to distinguish and protect the entry for pedestrians
  - *Revised entry location with enhanced concrete paving to distinguish entry from driveway*
7. How are we dealing with the glazing: clear or fritted?
  - *We are using clear glazing per Somerville Zoning bylaws.*
8. Consider safety of wheelstops in front of glazed storefronts
  - *We shall install bollards in lieu of wheelstops in front of glass*
9. Consider the use of wayfaring signage to help with patient orientation on site
  - *Signage will evolve with the development of permit drawings as needed. We feel that the entry changes will help obviate the need for major wayfaring signage.*
10. Consider moving the entry to the center most bay to improve visibility.
  - *Done.*

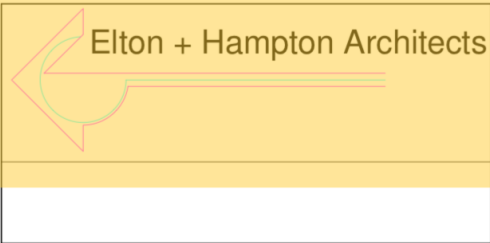
67 Broadway  
Retail expansion into garage  
1/29/21

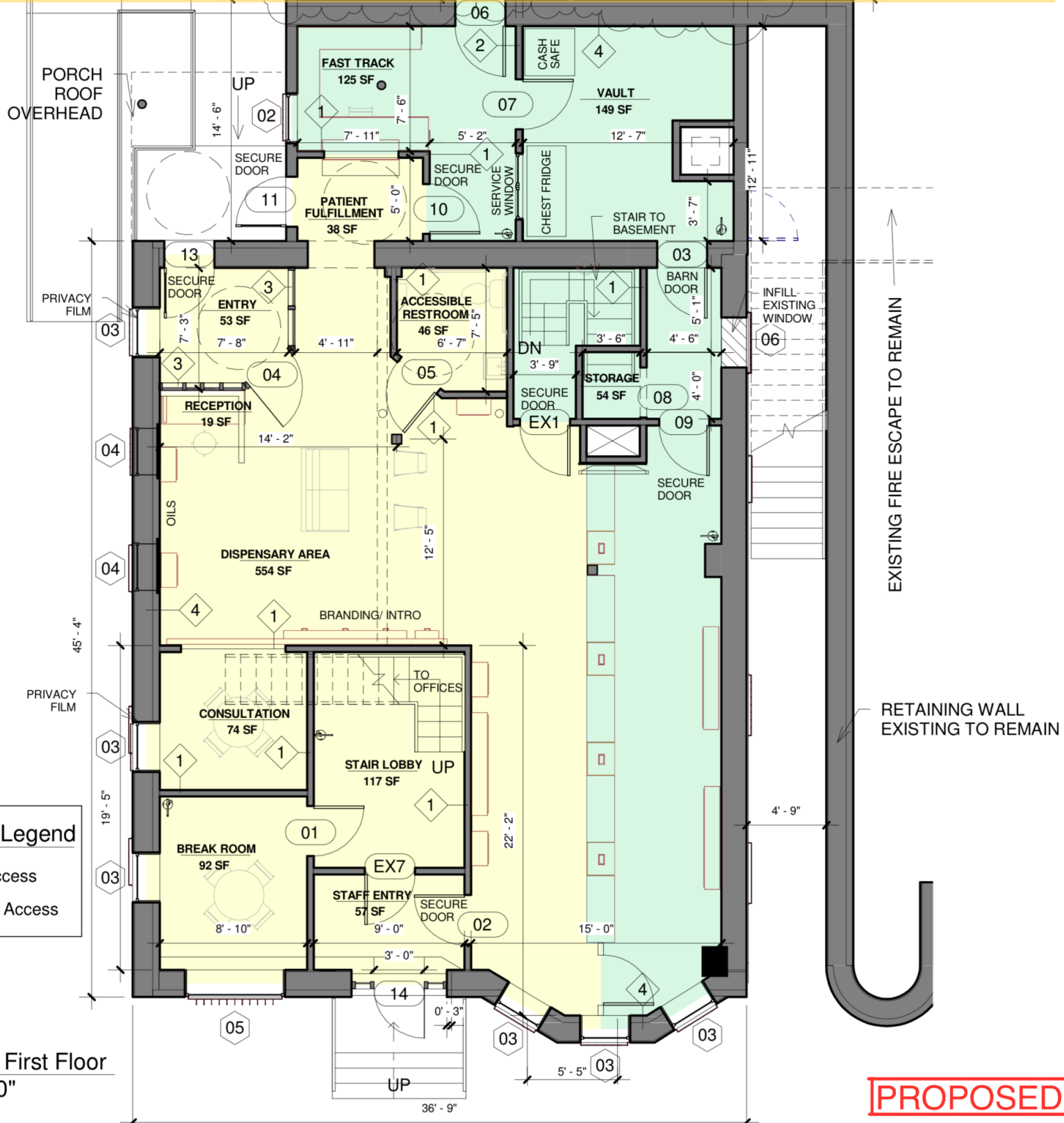
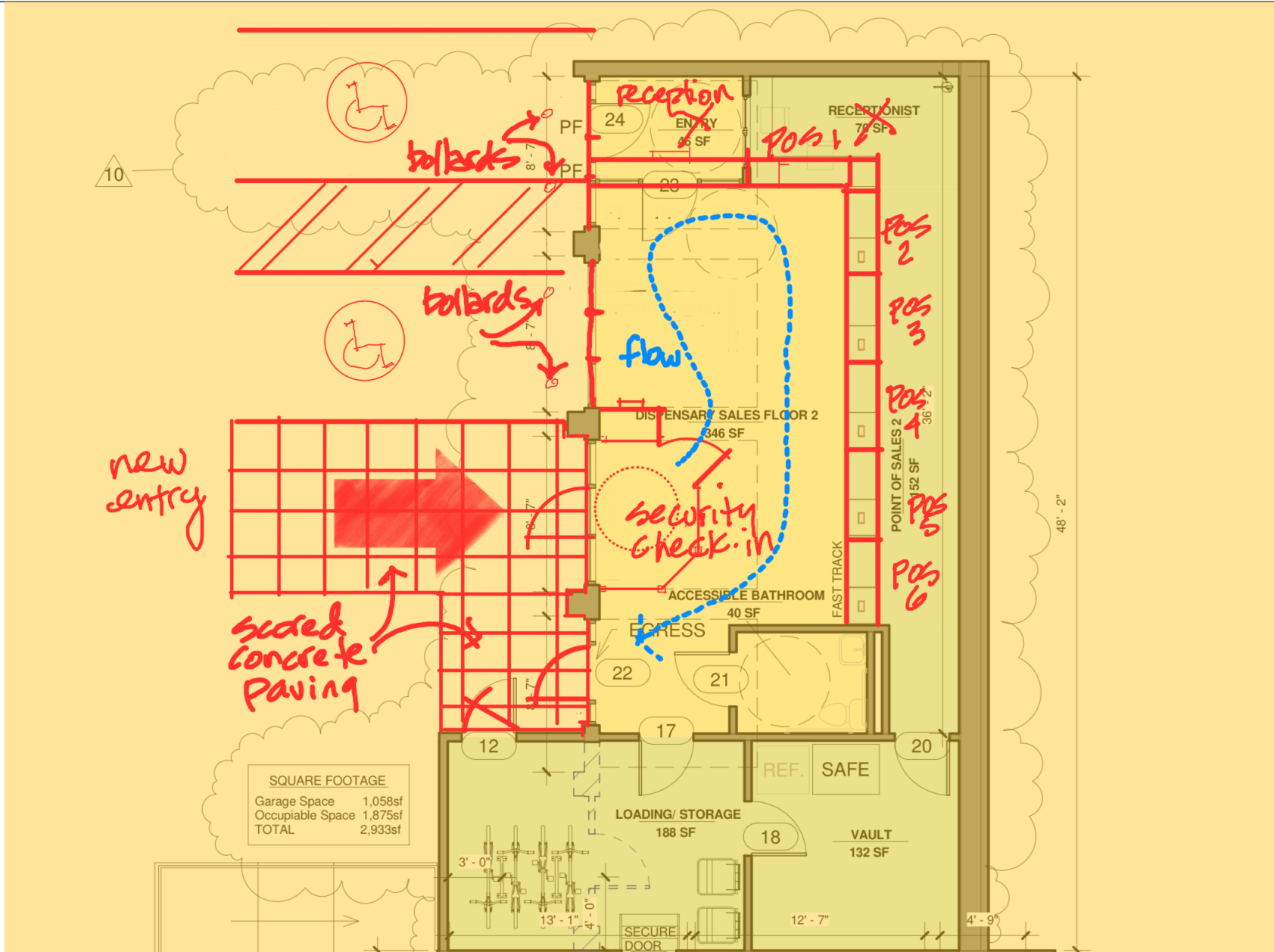




Revised Site Plan  
Based on notes fromUDC mtg  
Of Jan. 26, 2021

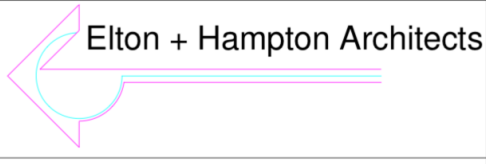


	Revolutionary Clinics 67 Broadway Somerville, MA 02145	Revision Schedule			Site Plan		
		Revision Number	Revision Description	Revision Date	Project number	DISPENSARY	A.00.00
		10	Garage Expansion and Floor 2 Renovation	09.17.19	Date	09.06.19	
					Drawn by	M. Worth	
					Checked by	B. Hampton	Scale 1/16" = 1'-0"



1 Proposed First Floor  
1/8" = 1'-0"

**PROPOSED**



**Revolutionary Clinics**  
67 Broadway  
Somerville, MA 02145

Revision Schedule		
Revision Number	Revision Description	Revision Date
10	Garage Expansion and Floor 2 Renovation	09.17.19

Expanded Sales Floor			
Project number	DISPENSARY	<b>A.01.00</b>	
Date	09.06.19		
Drawn by	L.P. Worth		
Checked by	Checker		
		Scale	1/8" = 1'-0"