

NORTHLAND NEWTON DEVELOPMENT SD DESIGN CONSISTENCY REVIEW | BUILDING 4



NORTHLAND



DESIGN CONSISTENCY REVIEW
FEBRUARY 03, 2021

NND SD DESIGN CONSISTENCY REVIEW | BUILDING 4 MASTER PLAN LOCATION



NND SD DESIGN CONSISTENCY REVIEW | BUILDING 4

MASTER PLAN LOCATION



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SD ILLUSTRATIVE GROUND FLOOR PLAN

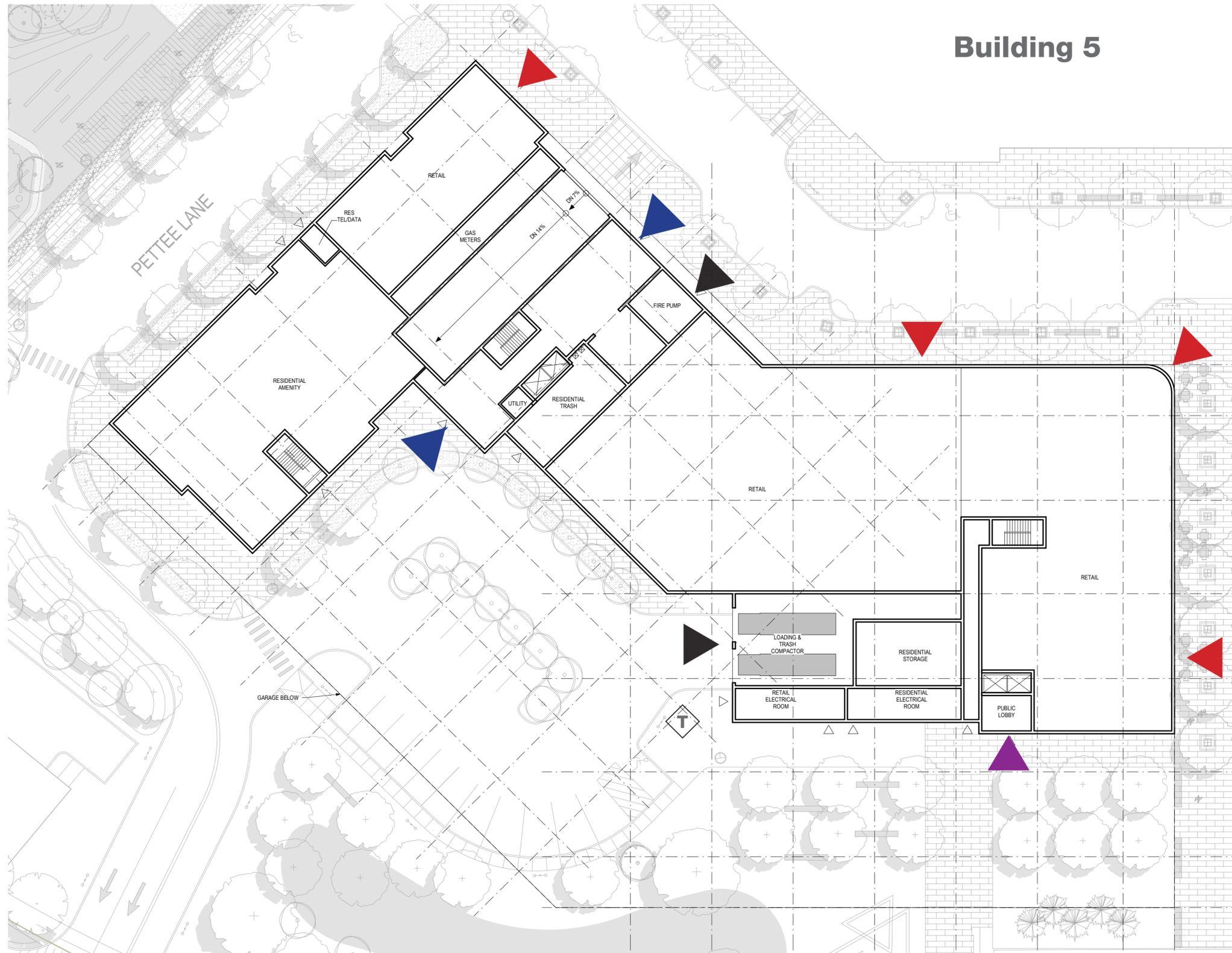


LEGEND

	RESIDENTIAL
	RESIDENT LOBBY
	GARAGE LOBBY
	RETAIL
	BACK OF HOUSE

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COMPARATIVE PLAN LEVEL 1 | SPECIAL PERMIT 4.12.19

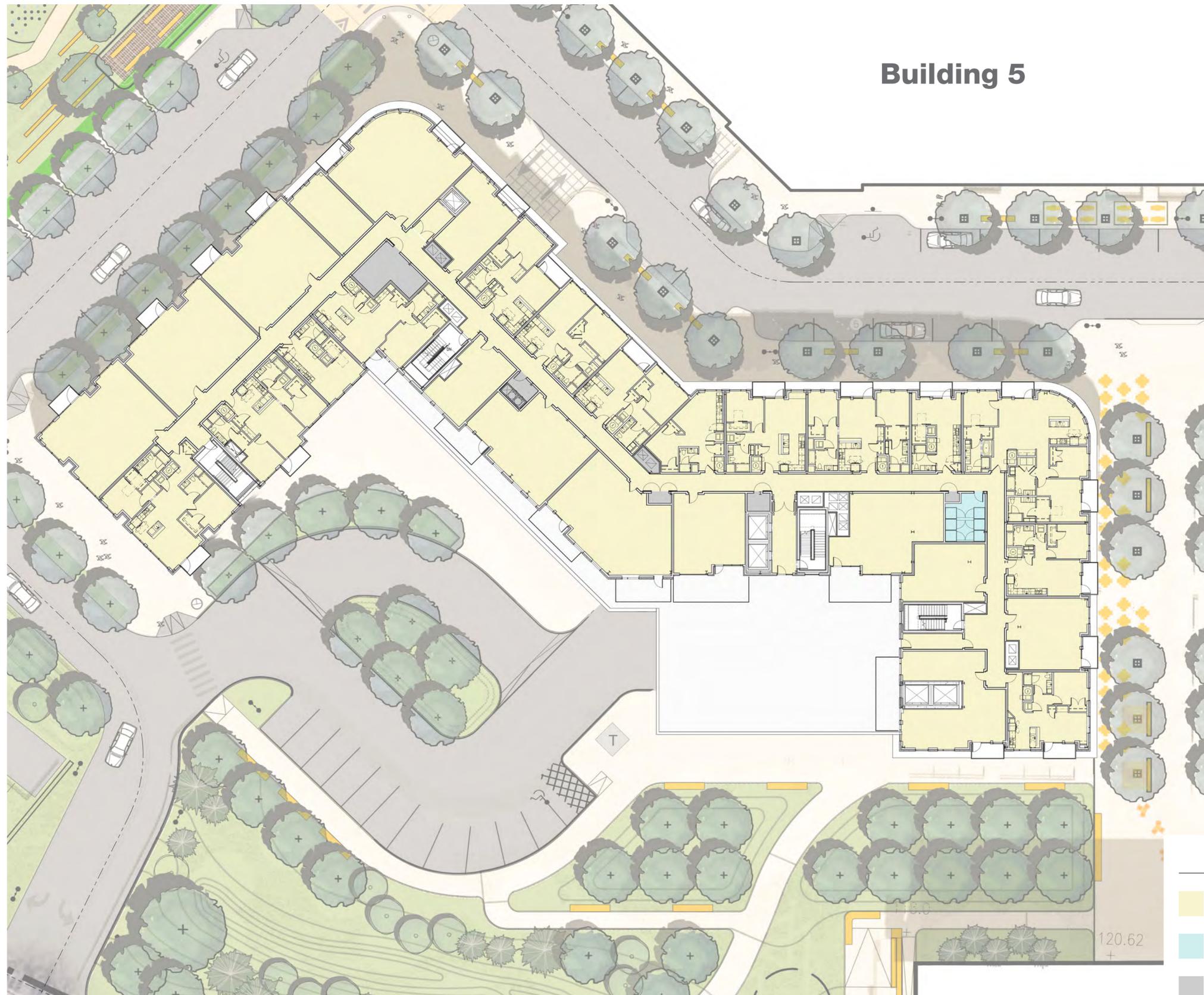


Building 5



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SD ILLUSTRATIVE PLAN LEVEL 3 (TYPICAL RESIDENTIAL LEVEL)

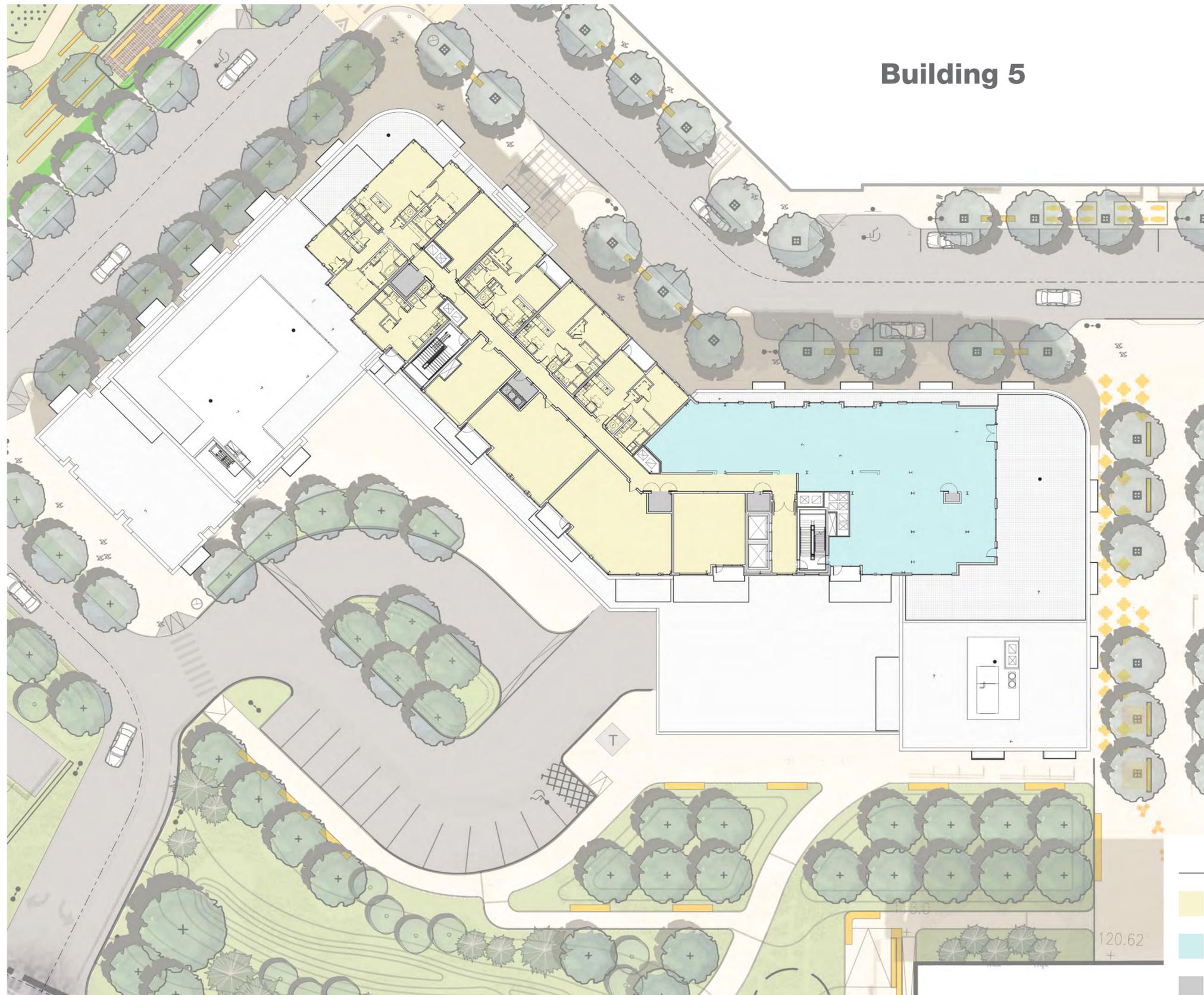


LEGEND

- RESIDENTIAL
- RES. AMENITY
- BACK OF HOUSE

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SD ILLUSTRATIVE PLAN LEVEL 6 (TOP FLOOR)



LEGEND

- RESIDENTIAL
- RES. AMENITY
- BACK OF HOUSE



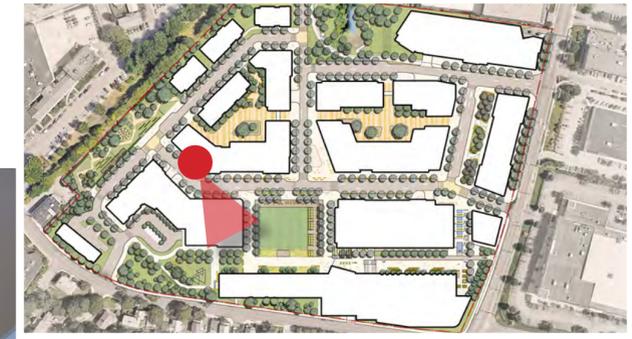
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SCHEMATIC DESIGN FROM MAIN STREET LOOKING WEST



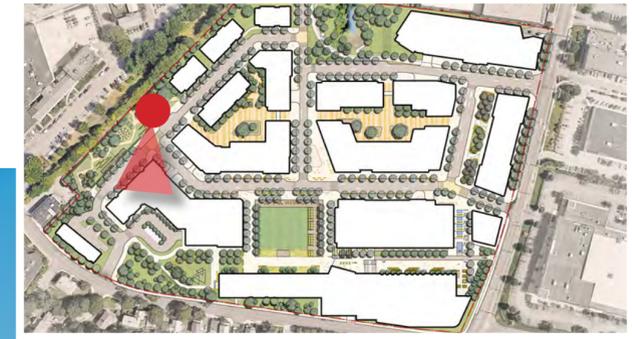
DESIGN CONSISTENCY REVIEW
FEBRUARY 03, 2021

NND SD DESIGN CONSISTENCY REVIEW | BUILDING 4 SCHEMATIC DESIGN FROM MAIN STREET LOOKING SOUTH EAST



NND SD DESIGN CONSISTENCY REVIEW | BUILDING 4

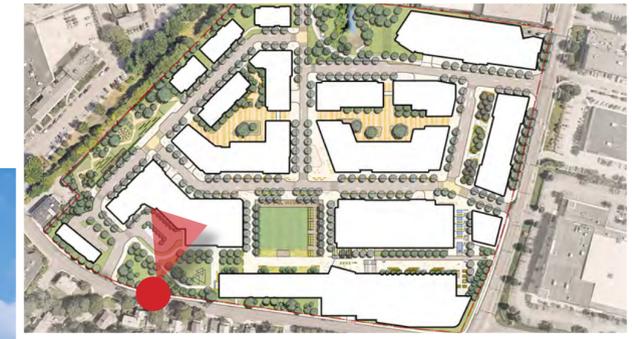
SCHEMATIC DESIGN FROM MAIN STREET AND GARDEN LANE CORNER



NND SD DESIGN CONSISTENCY REVIEW | BUILDING 4 SCHEMATIC DESIGN FROM GARDEN LANE LOOKING NORTH



NND SD DESIGN CONSISTENCY REVIEW | BUILDING 4 SCHEMATIC DESIGN AT OAK STREET LOOKING NORTH



NND SD DESIGN CONSISTENCY REVIEW | BUILDING 4 COMPARATIVE PERSPECTIVE VIEWS



SPECIAL PERMIT FROM VILLAGE GREEN



SPECIAL PERMIT FROM MAIN STREET



SCHEMATIC DESIGN FROM VILLAGE GREEN



SCHEMATIC DESIGN FROM MAIN STREET



NND SD DESIGN CONSISTENCY REVIEW | BUILDING 4 COMPARATIVE PERSPECTIVE VIEWS



SPECIAL PERMIT FROM CARDEN LANE



SPECIAL PERMIT FROM OAK STREET



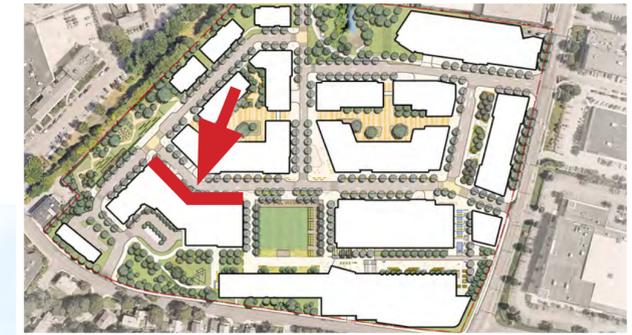
SCHEMATIC DESIGN FROM CARDEN LANE



SCHEMATIC DESIGN FROM OAK STREET



NND SD DESIGN CONSISTENCY REVIEW | BUILDING 4 COMPARATIVE ELEVATIONS

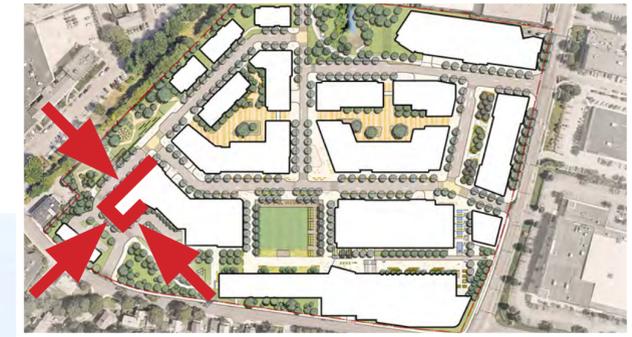


MAIN STREET | SPECIAL PERMIT

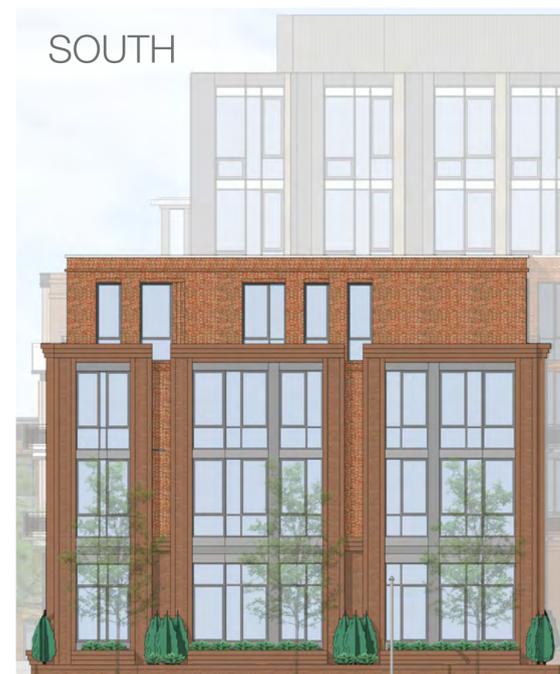


MAIN STREET | SD SUBMISSION

NND SD DESIGN CONSISTENCY REVIEW | BUILDING 4 COMPARATIVE ELEVATIONS



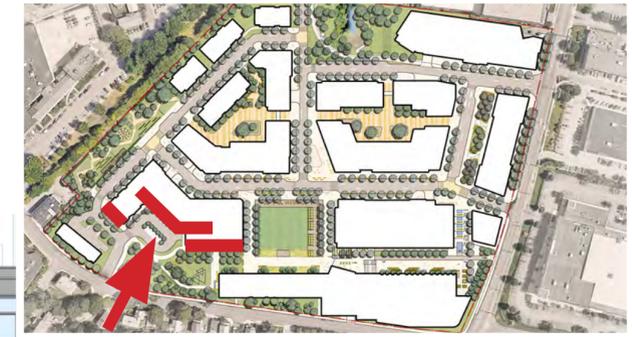
CARDEN LANE LEG | SPECIAL PERMIT



CARDEN LANE LEG | SD SUBMISSION

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COMPARATIVE ELEVATIONS



SOUTH ELEVATION | SPECIAL PERMIT

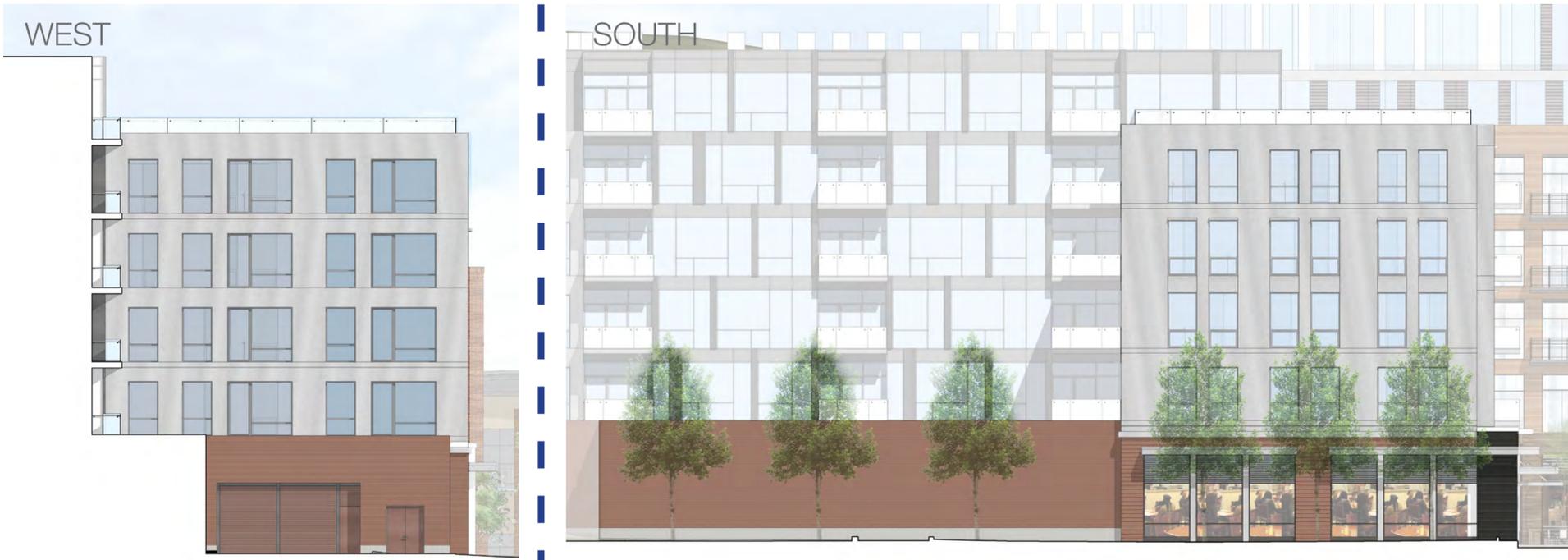
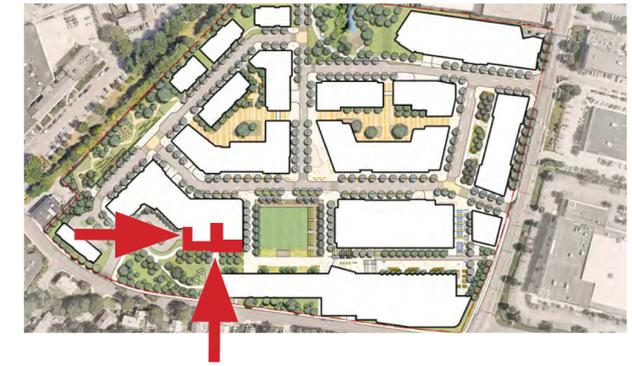


SOUTH ELEVATION | SD SUBMISSION



NND SD DESIGN CONSISTENCY REVIEW | BUILDING 4

COMPARATIVE ELEVATIONS

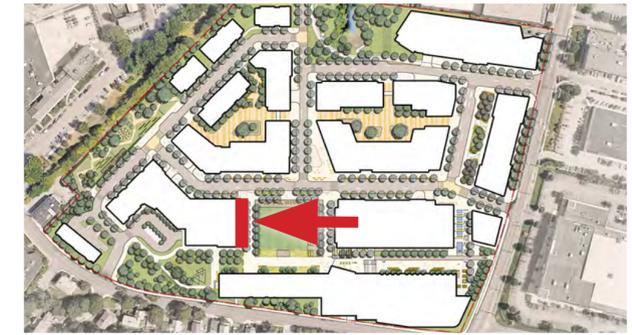


ELEVATED COURTYARD | SPECIAL PERMIT



ELEVATED COURTYARD | SD SUBMISSION

NND SD DESIGN CONSISTENCY REVIEW | BUILDING 4 COMPARATIVE ELEVATIONS



VILLAGE GREEN | SPECIAL PERMIT

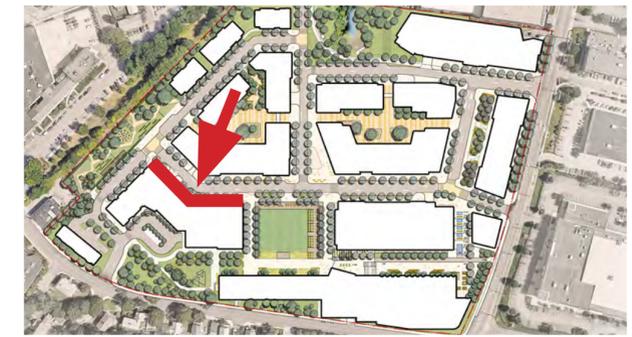


VILLAGE GREEN | SD SUBMISSION



NND SD DESIGN CONSISTENCY REVIEW | BUILDING 4

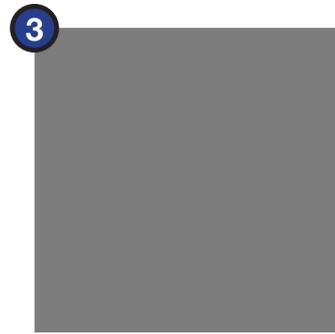
ELEVATION DIAGRAMS: PRIMARY FACADE MATERIALS



1
BRICK VENEER
RUNNING BOND



2
METAL TRIM BAND
ANODIZED ALUMINUM



3
SMOOTH METAL PANEL
MEDIUM GREY



4
SMOOTH METAL PANEL
ACCENT COLOR



5
BRICK VENEER
IRON SPOT



6
UNIT MASONRY
WARM TAN TONE



7
BRICK VENEER
ACCENT COLOR

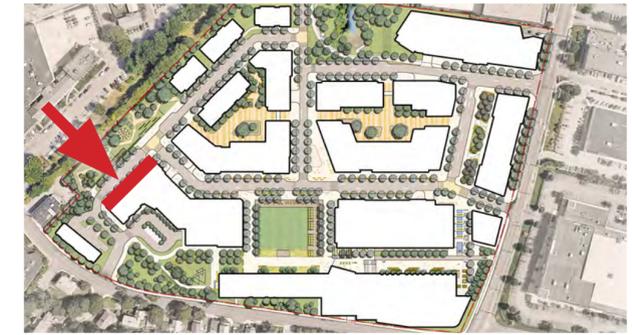


MAIN STREET ELEVATIONS | SD SUBMISSION



NND SD DESIGN CONSISTENCY REVIEW | BUILDING 4

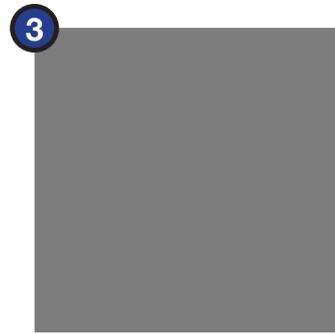
ELEVATION DIAGRAMS: PRIMARY FACADE MATERIALS



1
BRICK VENEER
RUNNING BOND



2
METAL TRIM BAND
ANODIZED ALUMINUM



3
SMOOTH METAL PANEL
MEDIUM GREY



4
SMOOTH METAL PANEL
ACCENT COLOR



5
BRICK VENEER
IRON SPOT



6
UNIT MASONRY
WARM TAN TONE



7
BRICK VENEER
ACCENT COLOR



CARDEN LANE ELEVATION | SD SUBMISSION



NND SD DESIGN CONSISTENCY REVIEW | BUILDING 4

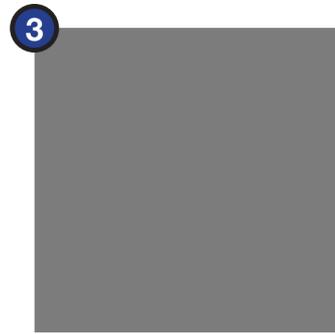
ELEVATION DIAGRAMS: PRIMARY FACADE MATERIALS



1
BRICK VENEER
RUNNING BOND



2
METAL TRIM BAND
ANODIZED ALUMINUM



3
SMOOTH METAL PANEL
MEDIUM GREY



4
SMOOTH METAL PANEL
ACCENT COLOR



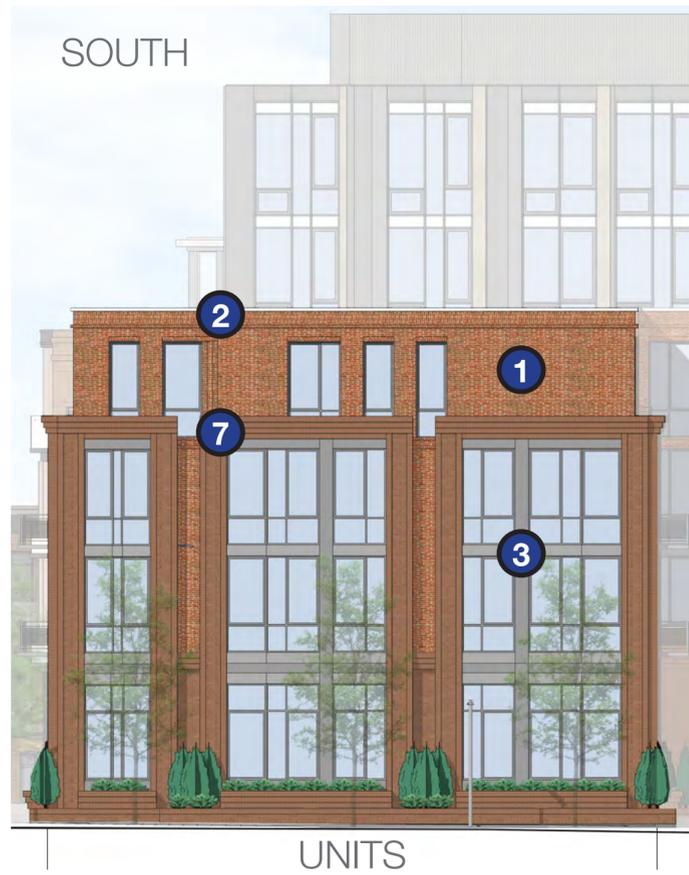
5
BRICK VENEER
IRON SPOT



6
UNIT MASONRY
WARM TAN TONE



7
BRICK VENEER
ACCENT COLOR

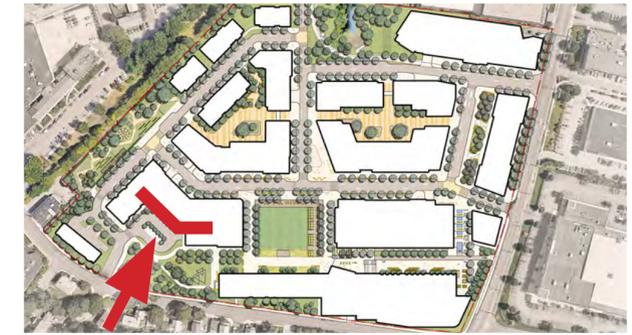


EAST LEG ELEVATIONS | SD SUBMISSION



NND SD DESIGN CONSISTENCY REVIEW | BUILDING 4

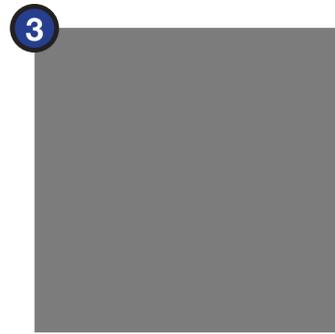
ELEVATION DIAGRAMS: PRIMARY FACADE MATERIALS



1
BRICK VENEER
RUNNING BOND



2
METAL TRIM BAND
ANODIZED ALUMINUM



3
SMOOTH METAL PANEL
MEDIUM GREY



4
SMOOTH METAL PANEL
ACCENT COLOR



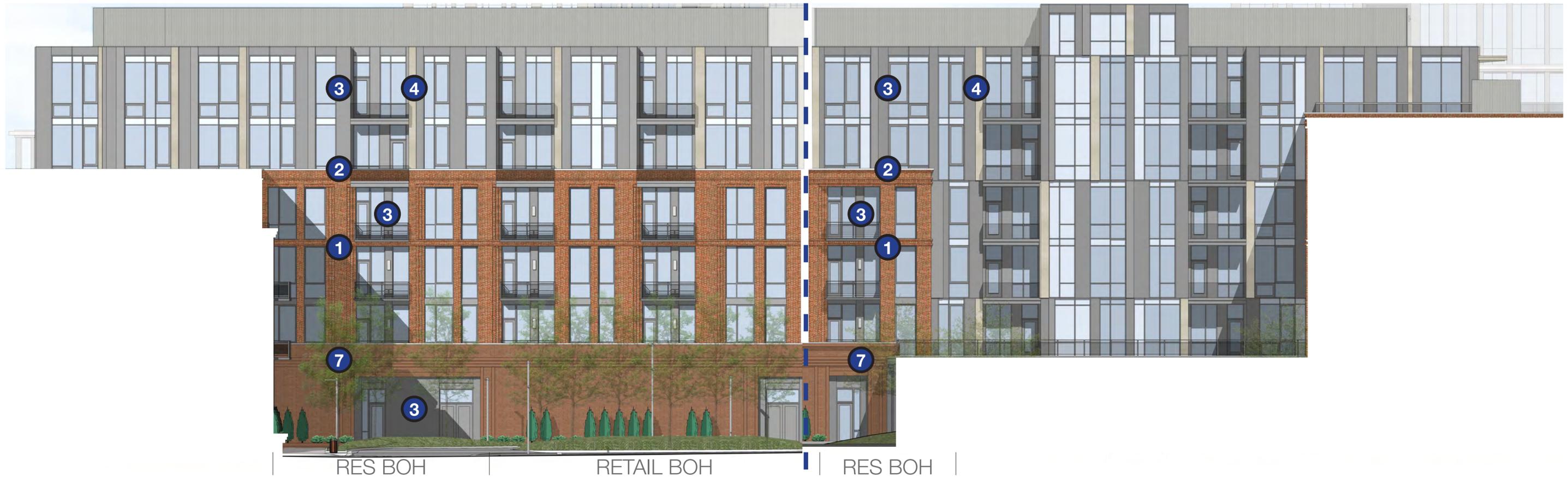
5
BRICK VENEER
IRON SPOT



6
UNIT MASONRY
WARM TAN TONE



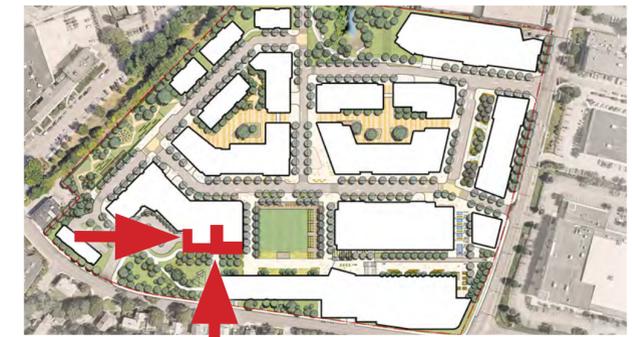
7
BRICK VENEER
ACCENT COLOR



SOUTHERN ELEVATIONS | SD SUBMISSION

NND SD DESIGN CONSISTENCY REVIEW | BUILDING 4

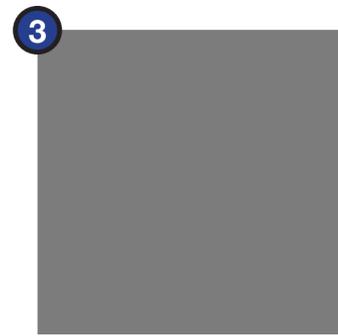
ELEVATION DIAGRAMS: PRIMARY FACADE MATERIALS



1
BRICK VENEER
RUNNING BOND



2
METAL TRIM BAND
ANODIZED ALUMINUM



3
SMOOTH METAL PANEL
MEDIUM GREY



4
SMOOTH METAL PANEL
ACCENT COLOR



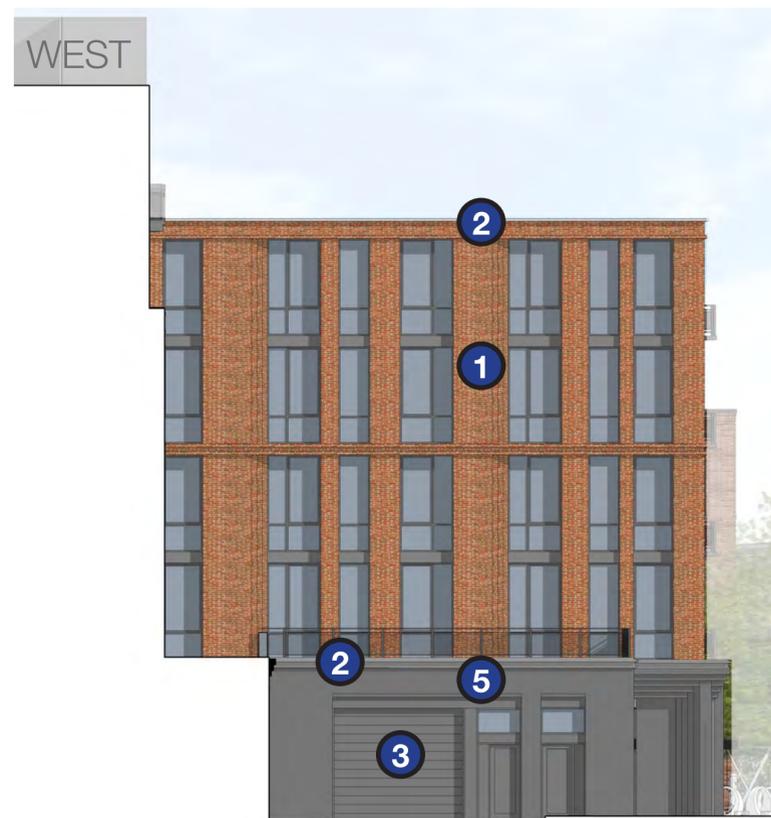
5
BRICK VENEER
IRON SPOT



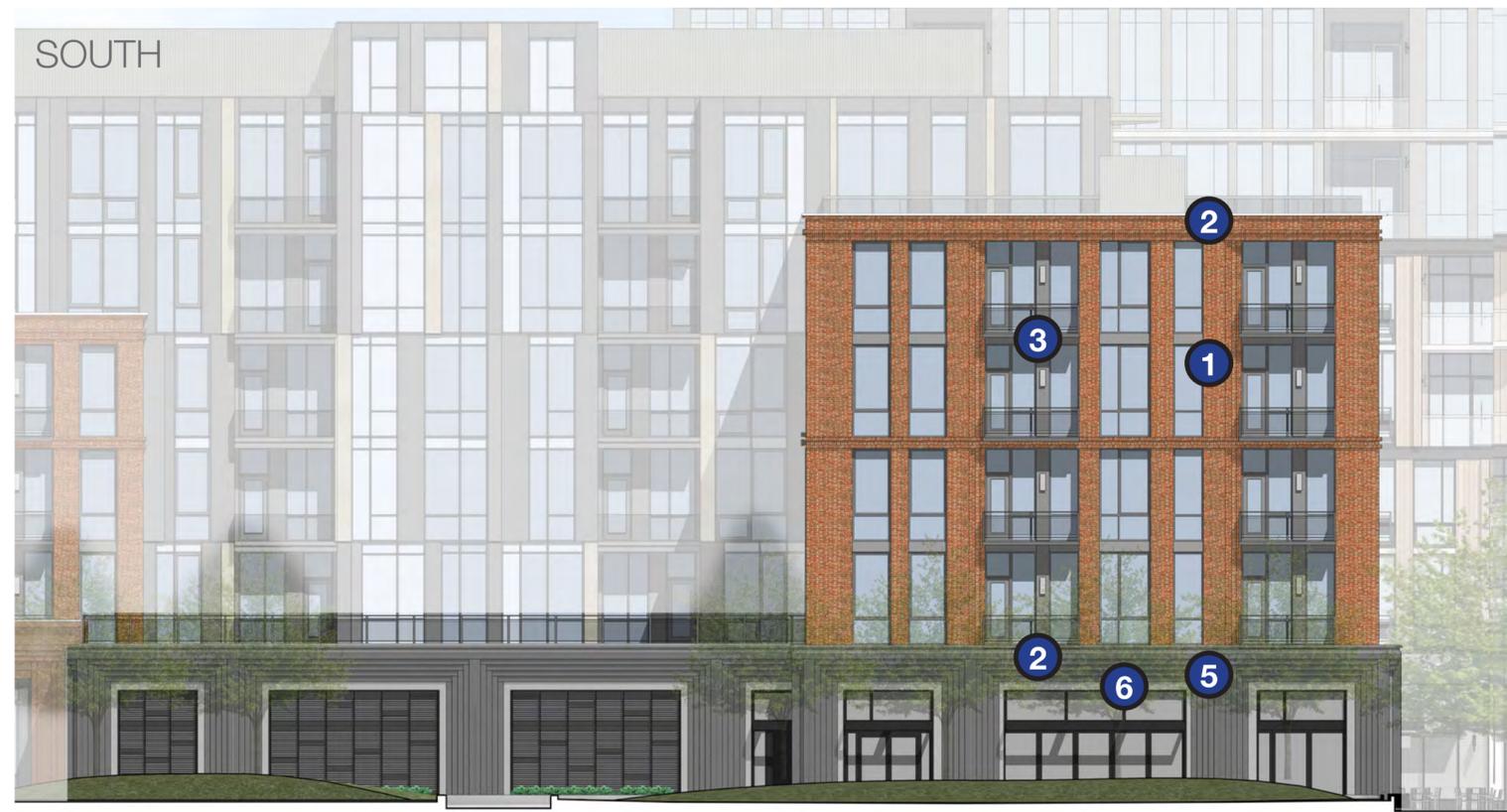
6
UNIT MASONRY
WARM TAN TONE



7
BRICK VENEER
ACCENT COLOR



WEST
LOADING/SERVICE



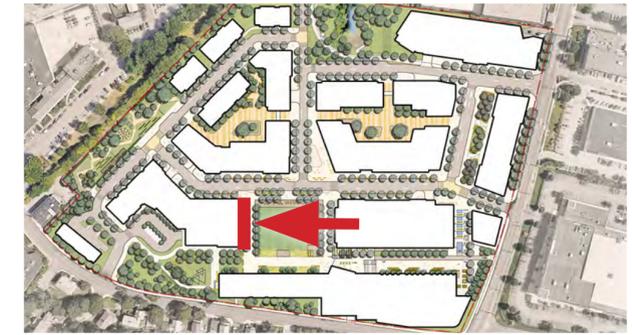
SOUTH
BOH | GARAGE VENTS | BOH | LOBBY | RETAIL

ELEVATED COURTYARD ELEVATIONS | SD SUBMISSION



NND SD DESIGN CONSISTENCY REVIEW | BUILDING 4

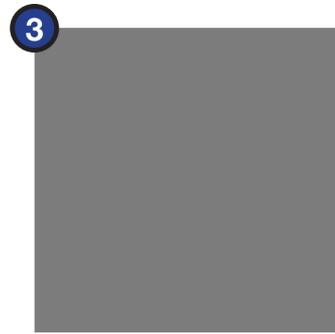
ELEVATION DIAGRAMS: PRIMARY FACADE MATERIALS



1
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RUNNING BOND



2
METAL TRIM BAND
ANODIZED ALUMINUM



3
SMOOTH METAL PANEL
MEDIUM GREY



4
SMOOTH METAL PANEL
ACCENT COLOR



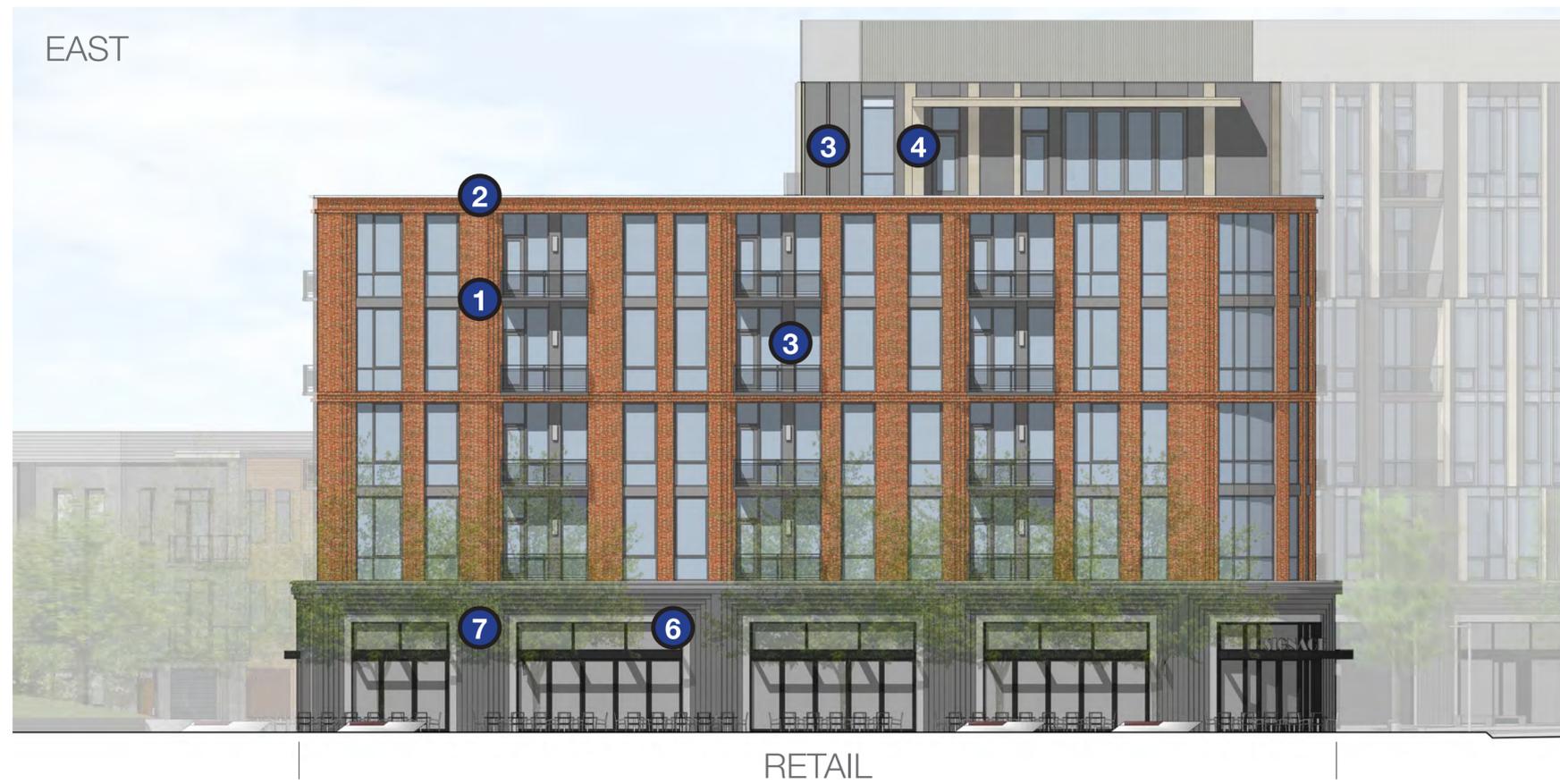
5
BRICK VENEER
IRON SPOT



6
UNIT MASONRY
WARM TAN TONE



7
BRICK VENEER
ACCENT COLOR



VILLAGE GREEN ELEVATION | SD SUBMISSION



QUESTIONS AND DISCUSSION SD DESIGN CONSISTENCY REVIEW | BUILDING 4

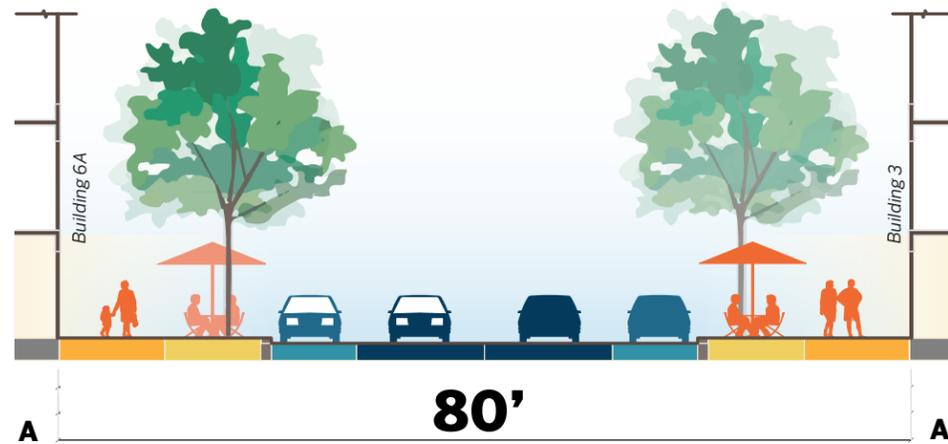


NORTHLAND

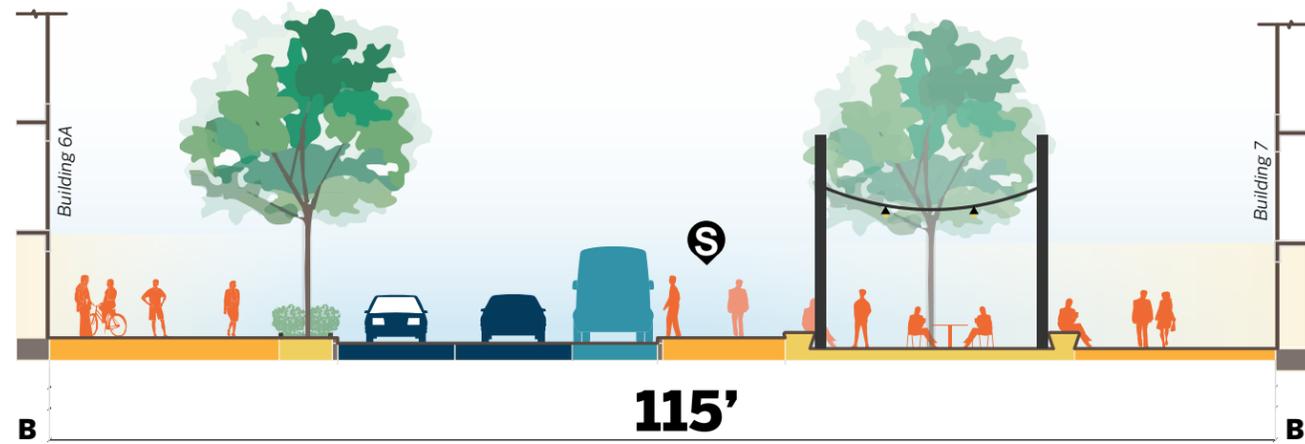


Street Sections

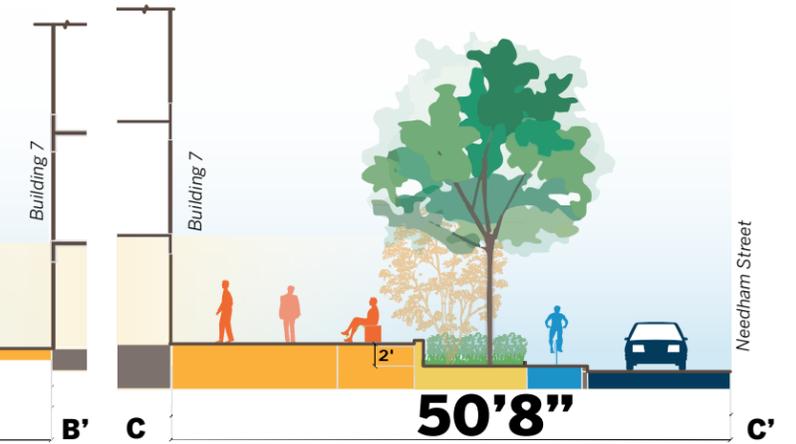
Main Street



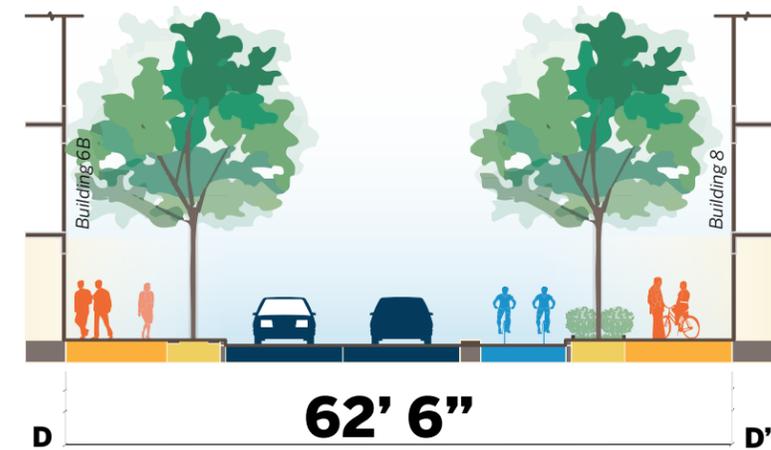
Foundry Way



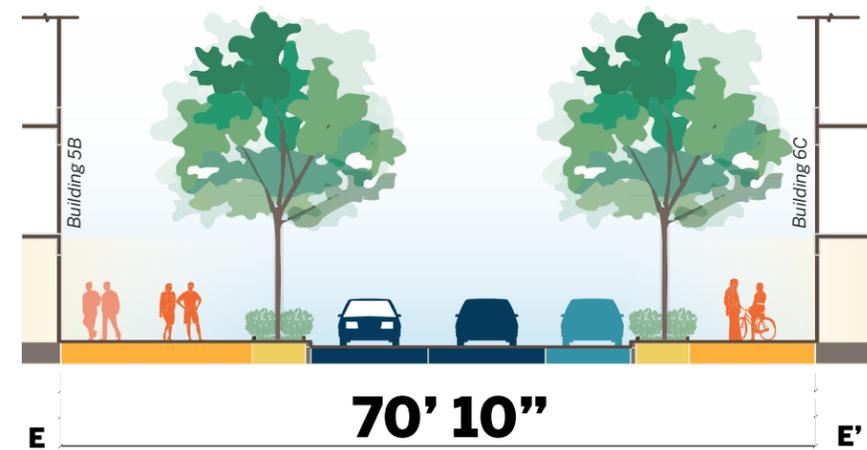
Needham Street



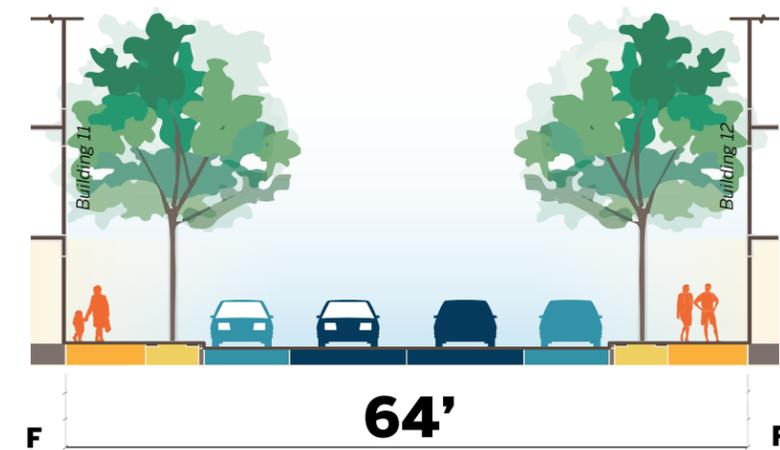
Charlemont Street



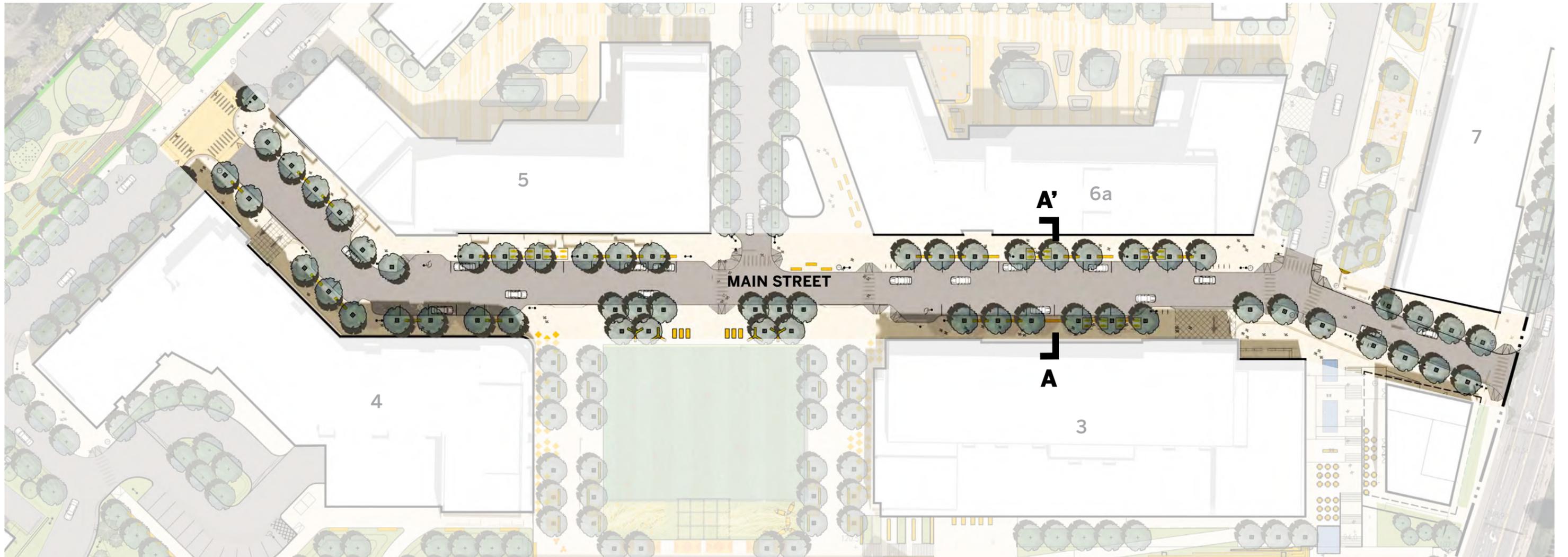
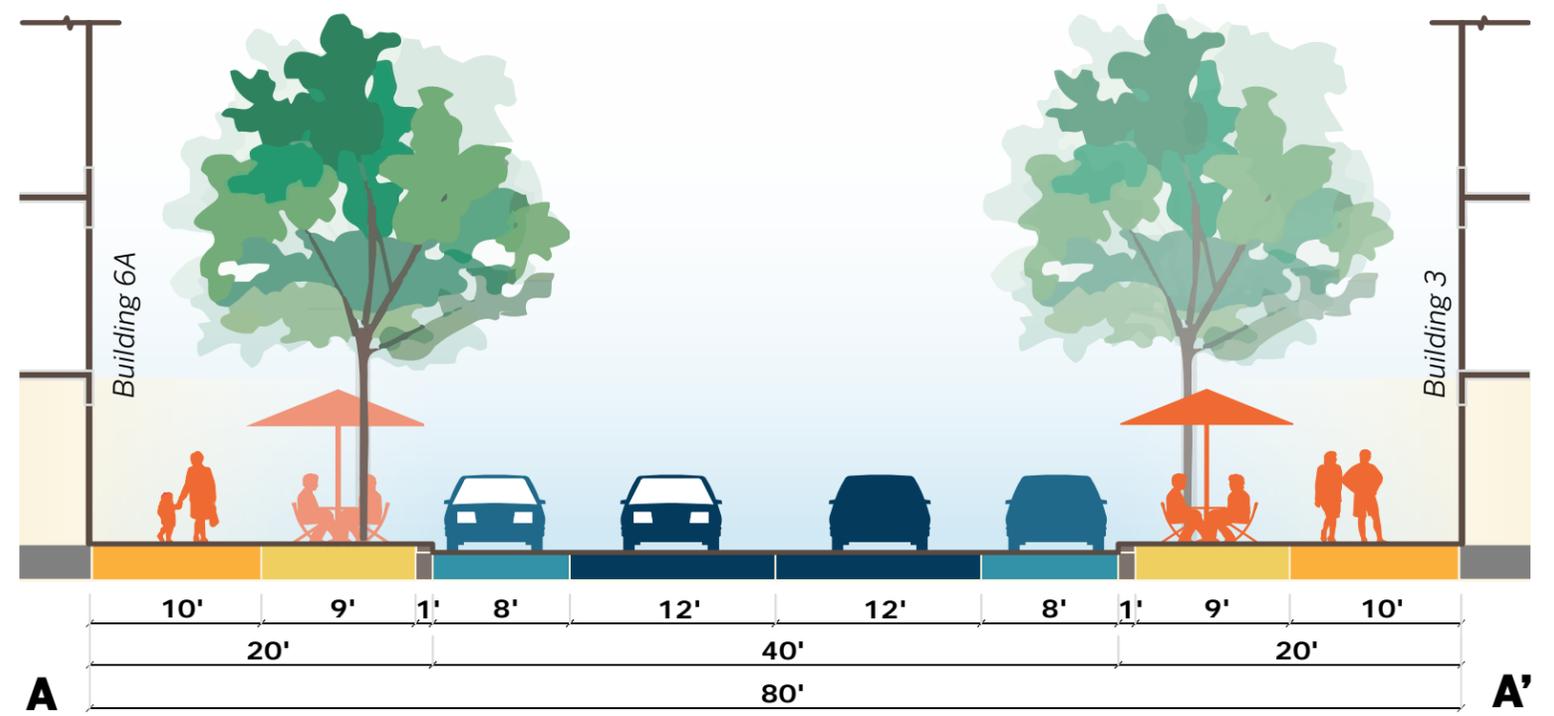
Lattice Road



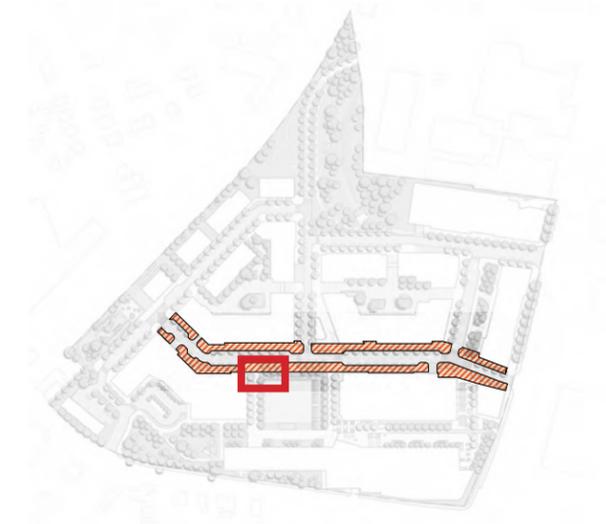
Carden Lane



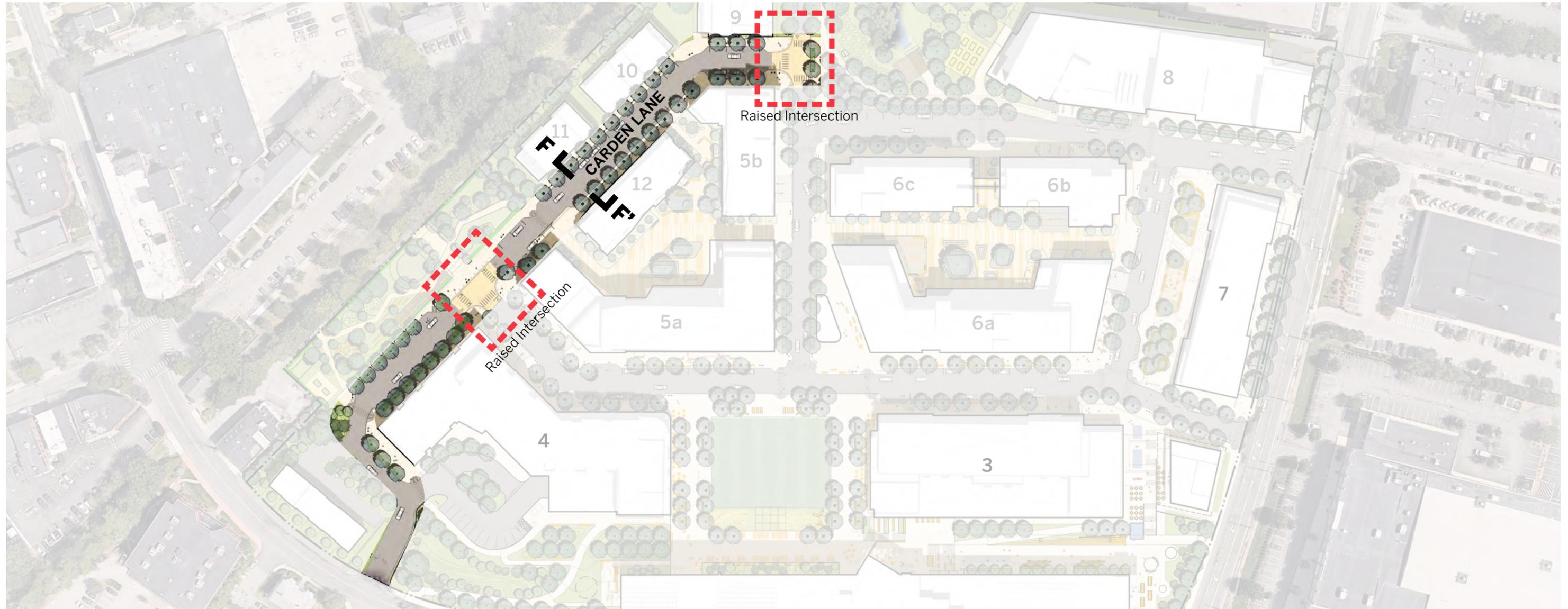
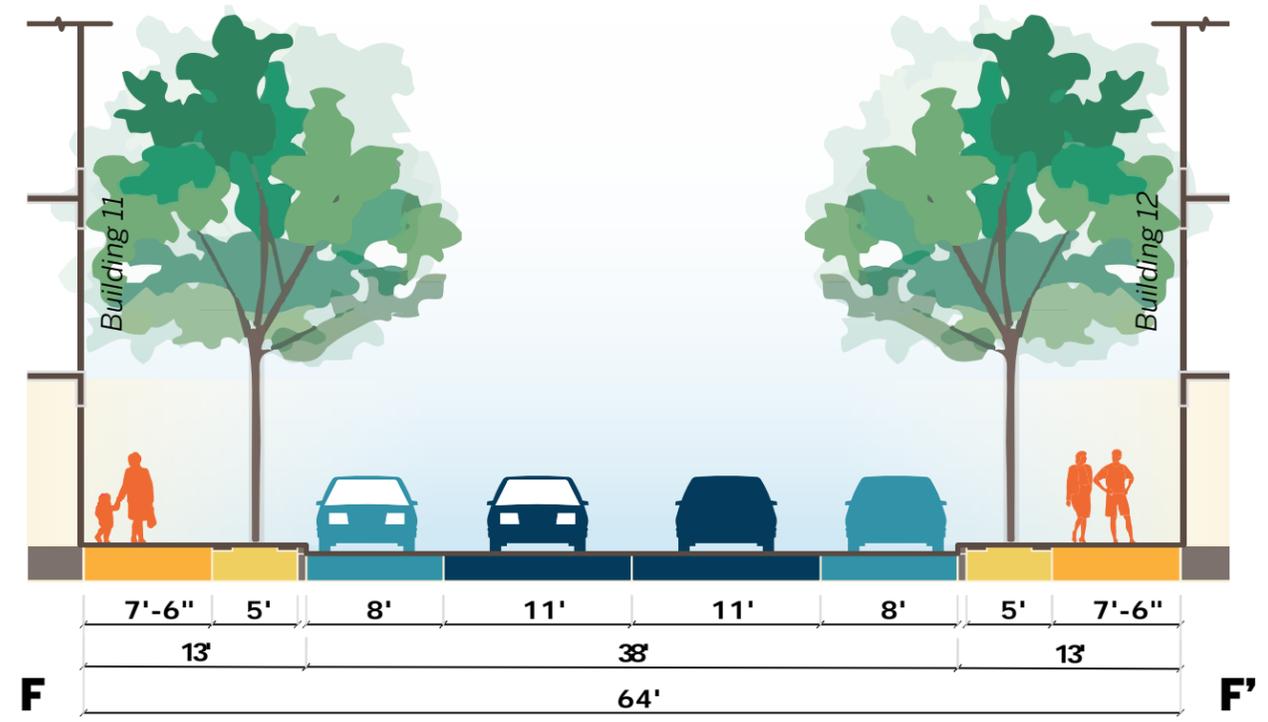
Main Street Overview



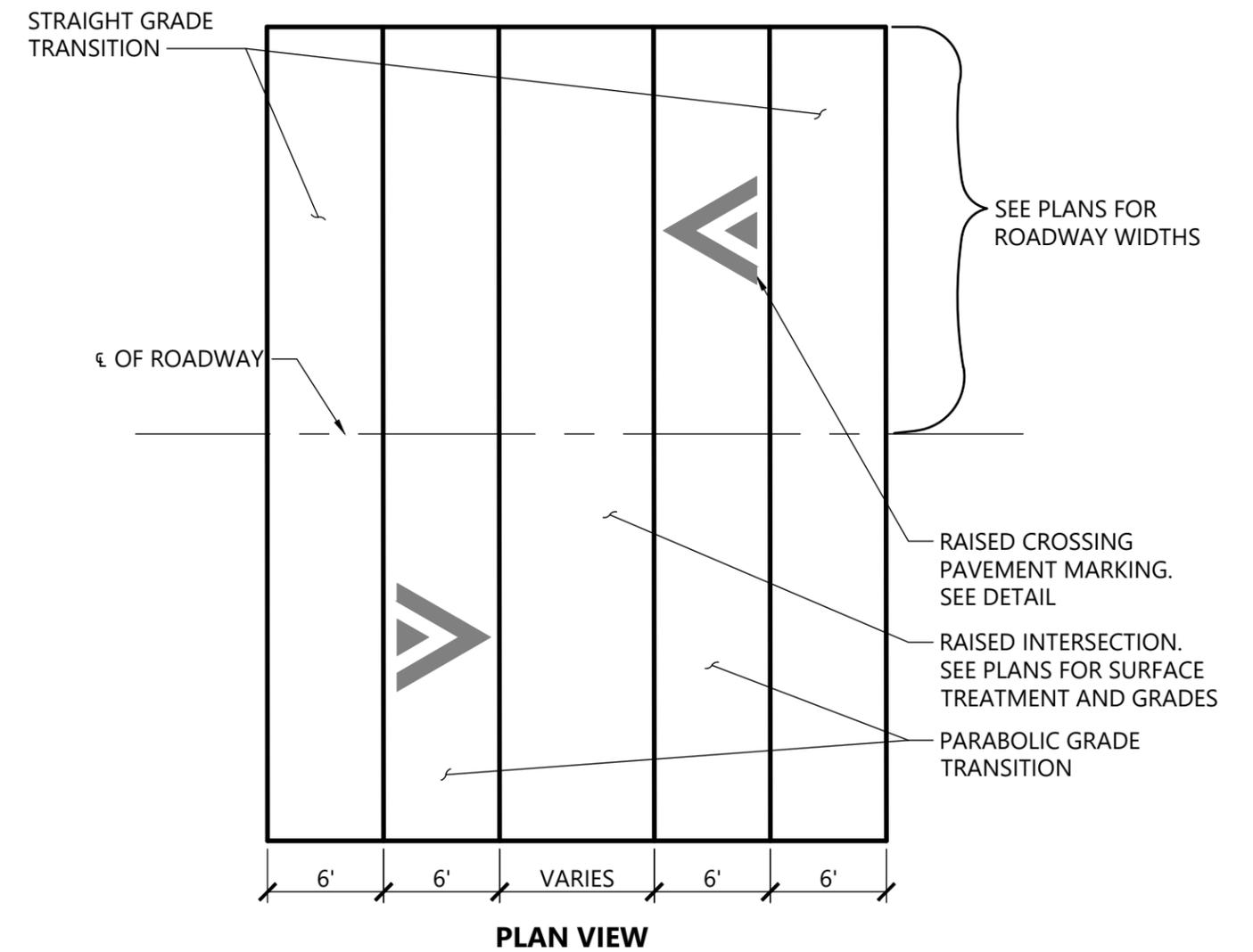
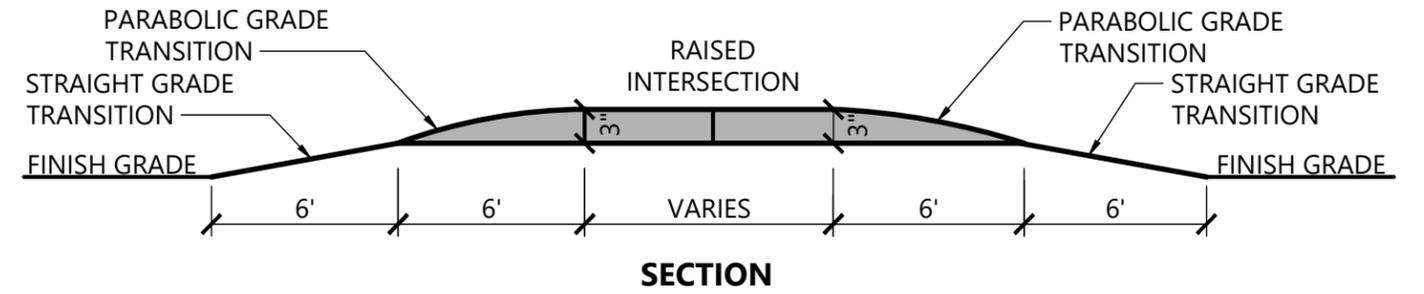
Main Street Enlargement at Village Green



Carden Lane



Carden Lane Raised Intersection



Detail shown in Special Permit Drawings

Raised Intersection

N.T.S.

Source: VHB