



CAMBRIDGE HISTORICAL COMMISSION

831 Massachusetts Avenue, 2nd Fl., Cambridge, Massachusetts 02139
Telephone: 617 349 4683 TTY: 617 349 6112
E-mail: histcomm@cambridgema.gov URL: www.cambridgema.gov/Historic

APPLICATION FOR CERTIFICATE

1. The undersigned hereby applies to the Cambridge Historical Commission for a Certificate of (check one box): Appropriateness, Nonapplicability, or Hardship, in accordance with Chapter 40C of the Massachusetts General Laws and/or Chapter 2.78 of the Municipal Code.


2. Address of property: , Cambridge, Massachusetts

3. Describe the proposed alteration(s), construction or demolition in the space provided below: (An additional page can be attached, if necessary).

| |
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| <ul style="list-style-type: none"> - INSTALLATION OF NEW STOREFRONT ENTRY DOORS - INSTALLATION OF NEW INTERNALLY ILLUMINATED STOREFRONT SIGN - INSTALLATION OF NEW VINYL LOGO AT STOREFRONT WINDOWS INSTALLATION OF NEW STOREFRONT METAL BASE - INSTALLATION OF NEW RECESSED ENTRY FLOOR & CEILING FINISH - INSTALLATION OF NEW ENTRY CEILING LIGHTS |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

Printing problem
not a strike-out

I certify that the information contained herein is true and accurate to the best of my knowledge and belief. The undersigned also attests that he/she has read the statements printed on the reverse.

| | |
|-----------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------|
| Name of Property Owner of Record: <input type="text" value="AP Brattle Square, LP"/> | |
| Mailing Address: <input type="text" value="1616 Camden Road, Charlotte, NC"/> | |
| Telephone/Fax: <input type="text" value="704-423-1721"/> | E-mail: <input type="text" value="wliles@asanapartners.com"/> |
| Signature of Property Owner of Record:  | |
| (Required field; application will not be considered complete without property owner's signature) | |
| Name of proponent, if not record owner: <input type="text" value="Jim Walton"/> | |
| Mailing Address: <input type="text" value="37 Fairway Pointe Rd East Falmouth, MA 02536"/> | |
| Telephone/Fax: <input type="text" value="508/414-1296"/> | E-mail: <input type="text" value="waltoncc@comcast.net"/> |

| | | | |
|-----------------------------------------------------------------|------------------------------------------------|---------------------------------------------------|--|
| (for office use only): | | | |
| Date Application Received: <input type="text" value="4/11/20"/> | Case Number: <input type="text" value="4281"/> | Hearing Date: <input type="text" value="3/5/20"/> | |
| Type of Certificate Issued: <input type="text"/> | Date Issued: <input type="text"/> | | |

Instructions for Completing this Application:

An application must be filed with the Cambridge Historical Commission (CHC) before work begins. Twelve (12) copies of the application should be attached to twelve (12) copies of supplementary material such as sketches, scale drawings, site plans, specifications, or photographs sufficient to enable the CHC to understand the details of the work proposed and to make a determination on the application. Plans no larger than 11" x 17" are preferred. Please submit reduced copies of plans if originals are of a larger dimension. Do not use spiral bindings, plastic covers, or heavy stock (these will be removed prior to mailing). Double sided copies are encouraged to save paper and postage. See our website or call for a list of meeting dates and deadlines.

The CHC staff welcomes advance inquiries for interpretations or advice. Please call 617/349-4683.

An application is considered incomplete without accompanying plans and drawings. The CHC reserves the right to determine an application incomplete at the time of hearing the application if it determines that the plans, drawings and other information submitted are not sufficient to enable it to determine whether to grant or deny a certificate.

Owners are urged to appear before the CHC in person or to designate an agent to act for them. The CHC will deem the agent to be authorized by the owner to make decisions regarding the extension or waiver of the period within which the CHC is otherwise required to make a determination on the application. All meetings are open to the public.

Administration of Historic Districts, Landmarks, and Protected Properties:

The administration of historic districts and landmarks is guided by the provisions of Ch. 40C of the Mass. General Laws and by Ch. 2.78 of the Code of the City Of Cambridge. Other properties may also be subject to CHC jurisdiction including properties with conditional variances and properties governed by individual preservation restrictions.

Any new construction, alteration of exterior architectural features, or demolition within an historic district or on the premises of a protected property or a designated landmark must be reviewed by the CHC. No building permit for such work on a protected property, designated landmark, or property within a historic district may be issued by the Inspectional Services Department until a certificate has been issued. The CHC must approve the alteration or construction of all structures, including signs, fences, walls, terraces, walks, driveways, light fixtures and the like, which are "open to view from a public street, public way, public park or public body of water," whether or not a building permit is required, and must approve changes in exterior color for properties within a historic district or as otherwise agreed.

Prior to each hearing, the CHC staff will take slides or digital photographs of the subject property in daylight with ordinary camera equipment for the purpose of documenting the publicly visible conditions of buildings and exterior architectural features for the CHC and the public to view at the hearing. More information can be provided on request.

The CHC issues three types of certificates. A Certificate of Appropriateness will be issued when the CHC has determined that the construction or alteration will be appropriate for or compatible with the preservation or protection of the historic district, designated landmark, or other protected property. A Certificate of Nonapplicability may be issued when an application does not involve an exterior feature, or when the exterior feature is not then subject to CHC review. A Certificate of Hardship may be issued when failure to approve an otherwise inappropriate project would involve substantial hardship to the applicant and the CHC determines that the project can be accomplished without substantial detriment to the purposes of the district, preservation restriction, or landmark designation.

The CHC considers each application on its own merits, and does not apply specific architectural guidelines. Landscaping with plant materials is not subject to CHC review unless it is planned in conjunction with alterations or new construction. The CHC must approve projects that are not incongruous with the historic aspects or the architectural characteristics of the protected property, landmark, or historic district.

Print Form



CITY OF CAMBRIDGE
Community Development Department

IRAM FAROOQ
Assistant City Manager for
Community Development

SIGN CERTIFICATION FORM
COVER SHEET

SANDRA CLARKE
Deputy Director
Chief of Administration

Sign Text: Woods

KHALIL MOGASSABI
Deputy Director
Chief of Planning

Location of Sign: 29 Brattle Street

Applicant: Kate Kern

(212) 599-0044 x213

Zoning District: BB Overlay District: H30D

Area of Special Planning Concern: (Sec. 19.46 & 19.42.1) _____

Application Date: 2/5/20

Sketch of sign enclosed: Yes No

(photo not print)

PLEASE NOTE: All signs must receive a permit from the Inspectional Services Department (ISD) before installation. Community Development Department Certification action does NOT constitute issuance of a permit or certification that all other code requirements have been met. Do not contract for the fabrication of a sign until all permits have been issued including City Council approval, if necessary for signs in the public way*.

* Any sign or portion of a sign extending more than six (6) inches into the public way/sidewalk, must receive approval from the Cambridge City Council; a bond must be posted with the City Clerk.

The Sign Ordinance is available online under Article 7.000 at <https://www.cambridgema.gov/CDD/zoninganddevelopment/Zoning/Ordinance>

Contact Liza Paden at 617 349 4647 or lpaden@cambridgema.gov for further information.

Proposed WALL Sign

Area in Square feet: 8.75 sq Dimensions: 20" x 5' 2 7/8"

Illumination: Natural Internal External

Height (from ground to the top of the sign): 13' ±

1. COMPLETE WHEN SIGN IS ACCESSORY TO A FIRST FLOOR STORE

Length in feet of store front facing street: (a) 25' ft. ±. Area of signs allowed accessory to store: outside (1 x a) 25 sq, behind windows (0.5 x a) 12.5 sq. Area of all existing signs on the store front to remain (including any freestanding sign): . Area of additional signs permitted: 17 sq.

2. COMPLETE FOR ANY OTHER SIGN

Length in feet of building facade facing street: (a) . Area of signs allowed accessory to the building facade: outside (1 x a) , behind windows (0.5 x a) . Area of all existing signs on the building facade to remain (including any freestanding sign): . Area of additional signs permitted: .

SUMMARY OF LIMITATIONS FOR WALL SIGNS (see reverse side for more general summary of the sign regulations; review Article 7.000 of the Zoning Ordinance for all zoning requirements.)

AREA: 60 square feet maximum. **HEIGHT ABOVE THE GROUND:** 20 feet but below the sills of second floor windows. **ILLUMINATION:** Natural or external, or internal illumination with significant limitations. **NUMBER:** No limit.

COMMUNITY DEVELOPMENT DEPARTMENT CERTIFICATION

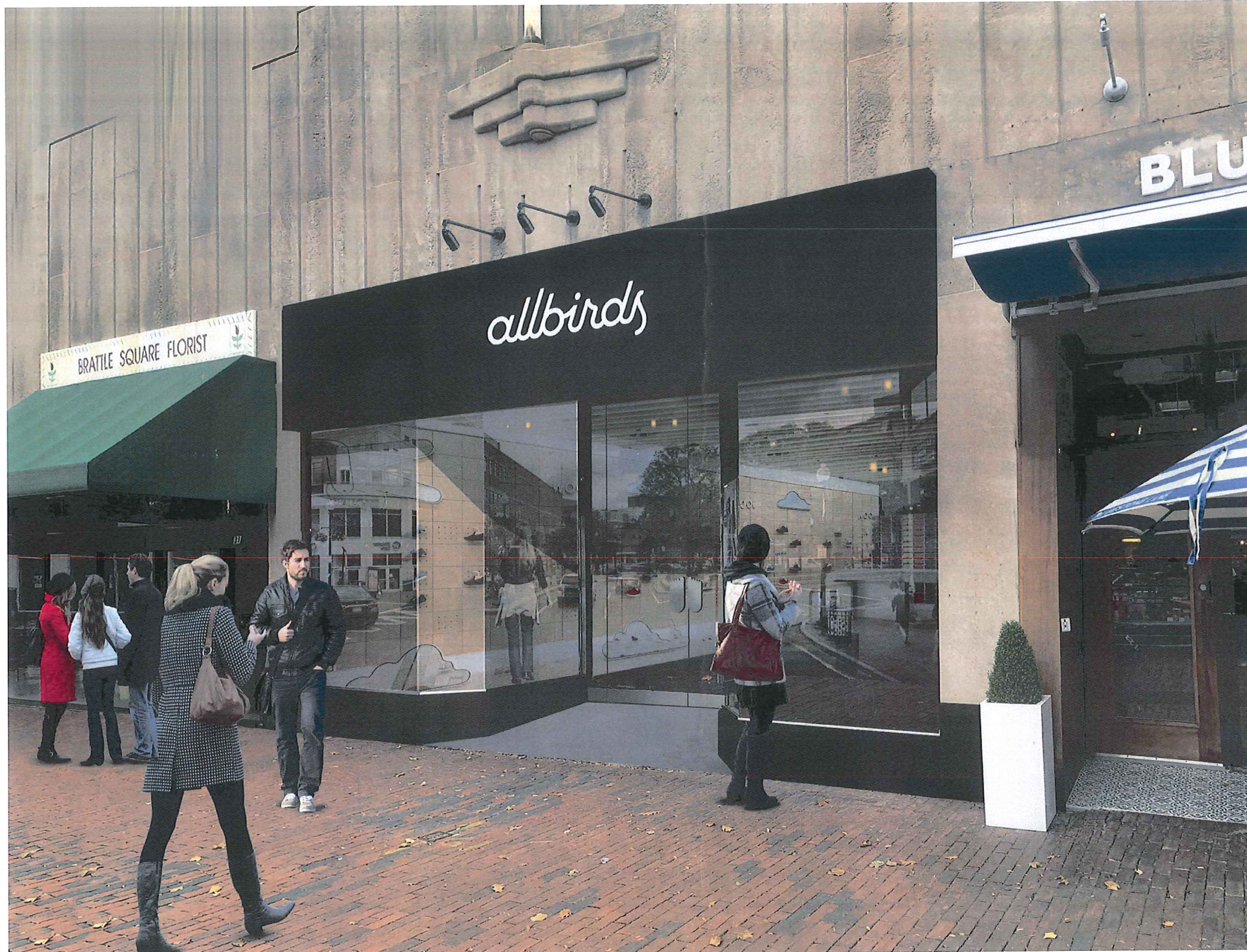
Sign conforms to requirements of Article 7.000: YES NO

Sign requires a variance from the Board of Zoning Appeal: YES

Relevant sections:

COMMENTS: Window decals 2 @ 6" x 14" = 1.6 sq ✓

Date: 2/6/20 CDD Representative: E. J. M. Piden



Architecture
Urban Planning
Store Design
Mixed-Use
Retail Development
300 Lexington Avenue
New York, NY 10017
www.kennethpark.com

ARCHITECT: KENNETH PARK, AIA
I HEREBY CERTIFY THAT THIS DRAWING
WAS PREPARED BY ME OR UNDER MY
DIRECT SUPERVISION AND THAT I AM A
DULY REGISTERED/LICENCED ARCHITECT
UNDER THE LAWS OF THE STATE OF
MASSACHUSETTS

ARCHITECTURAL REG. #: 9035
REGISTRATION EXPIRES: 8/31/2020



JAN 20 2020

| DATE | REVISIONS |
|----------|-----------------------------|
| 01-20-20 | ISSUE FOR LL REVIEW/ PERMIT |

KEY PLAN:



29 BRATTLE STREET
CAMBRIDGE, MA 02138

BASEMENT GROSS AREA: 2,204 SF
1ST FLOOR GROSS AREA: 2,239 SF
TOTAL GROSS AREA: 4,443 SF

SHEET TITLE:

STOREFRONT
RENDERING

PROJECT NO. 19-1404
SCALE: AS NOTED
DATE: 12/12/2019
DRAWN BY: KK/AD/MP
REVIEWED BY: CF/KK
SHEET NO.

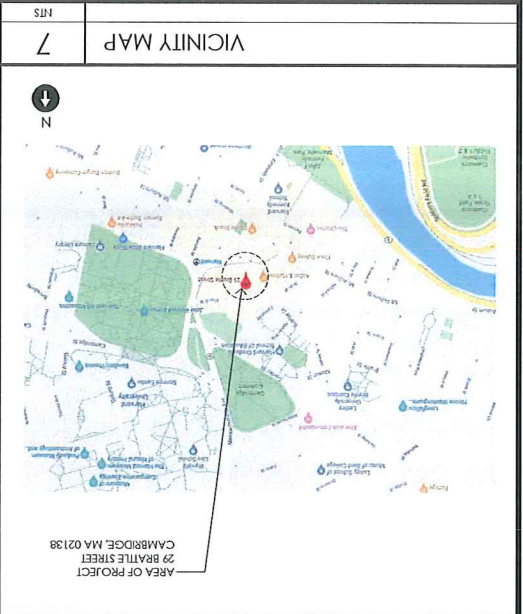
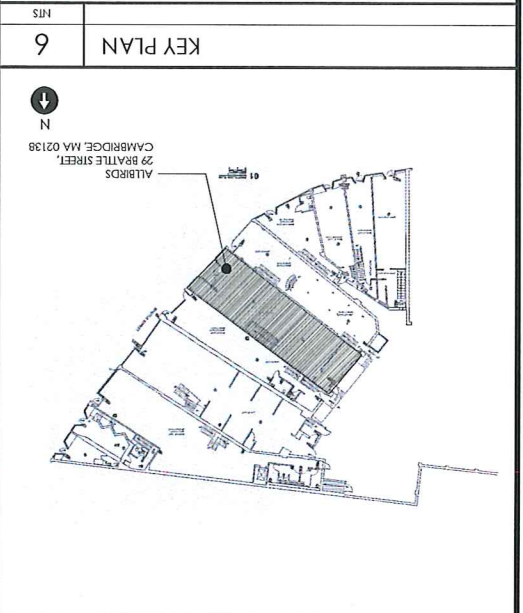
A300



EXTERIOR TENANT IMPROVEMENT WORK FOR



29 BRATTLE STREET (HARVARD SQUARE)
CAMBRIDGE, MA 02138



| | |
|-----------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| LANDLORD | ASANA PARTNERS 1616 CAMDEN RD, SUITE 210 CHARLOTTE, NC 28203 TEL: (704) 423-1721 EMAIL: wls@gsonpartners.com |
| OWNERS | ALLBRIDS PROJECT MANAGER WOLFGANG HORN TEL: (925) 922-2268 EMAIL: wolfgang@allbirds.com |
| CONST. REF. | KENNETH PARK ARCHITECTS 360 LEXINGTON AVENUE, 7TH FLOOR NEW YORK, NY 10017 ARCHITECT / PRINCIPAL KENNETH PARK OVA TEL: (212) 599 0044 EXT. 215 FAX: (212) 599 0066 EMAIL: kpark@kennethpark.com |
| ARCHITECT | KATE KIM SENIOR INTERIOR DESIGN MANAGER TEL: (212) 599 0044 EXT. 213 FAX: (212) 599 0066 EMAIL: kkim@kennethpark.com |
| BUILDING DATA: | TYPE: 3-B GROUP M - MERCANTILE |
| BUILDING DEPARTMENT: | INSPECTIONAL SERVICES DEPT. 831 MASSACHUSETTS AVE. CAMBRIDGE, MA 02139 |
| BUILDING: | 2015 INTERNATIONAL BUILDING CODE W/ |
| MECHANICAL: | 2015 INTERNATIONAL MECHANICAL CODE |
| PLUMBING: | UNIFORM STATE PLUMBING CODE |
| ACCESSIBILITY: | 321 CMR MA ACCESSIBILITY REGULATIONS |
| ELECTRICAL: | 327 CMR MASSACHUSETTS ELECTRICAL CODE |
| ENERGY: | 2015 INTERNATIONAL ENERGY CONSERVATION CODE |
| FIRE PREVENTION: | 2015 INTERNATIONAL FIRE CODE |

| | |
|-----------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| CODE REVIEW INFORMATION: | ALL WORK DONE UNDER THIS CONTRACT SHALL COMPLY WITH THE PROVISIONS OF THE SPECIFICATIONS, DRAWINGS & CONSTRUCTION CRITERIA OF THE LANDLORD, AND SHALL SATISFY ALL APPLICABLE CODES, ORDINANCES, AND REGULATIONS OF ALL GOVERNING BODIES INVOLVED. ANY MODIFICATIONS TO THE CONTRACT WORK REQUIRED BY SUCH AUTHORITIES SHALL BE PERFORMED BY THE TENANT'S CONTRACTOR. ALL PERMITS AND LICENSES NECESSARY FOR THE EXECUTION OF THE WORK SHALL BE SECURED AND PAID FOR BY THE TENANT'S CONTRACTOR(S). APPLICABLE CODES INCLUDE, BUT ARE NOT LIMITED TO THE FOLLOWING: |
| D. OCCUPANCY LOAD (GROSS): | GROUND FLOOR AREAS: (1,582 S.F.) 27 PERSONS @ 60 S.F./PERSON GROUND FLOOR STOCK AREAS: (657 S.F.) 3 PERSONS @ 300 S.F./PERSON BASEMENT STOCK AREAS: (2,204 S.F.) 8 PERSONS @ 300 S.F./PERSON TOTAL OCCUPANCY LOAD: 38 PERSONS |
| E. # OF EXITS REQUIRED: | (1) REQUIRED/ (2) PROVIDED NON-SPRINKLERED |
| F. SPRINKLER SYSTEM: | NON-SPRINKLERED |
| G. HANDICAPPED TOILETS: | (2) REQUIRED/ (2) PROVIDED |
| H. TOTAL EMPLOYEES: | 5-10 PER SHIFT |

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|----------|---------------------------------|
| 5 | BUILDING DEPARTMENT DATA |
| 4 | PROJECT DIRECTORY |
| 3 | SCOPE OF WORK |
| 2 | GENERAL NOTES |
| 1 | DRAWING INDEX |

EXTERIOR

1. ALL REQUIREMENTS AND REGULATIONS PERTAINING TO THE HANDICAPPED AND OSHA INDUSTRY AND SEPARATELY IN EITHER THE DRAWINGS OR SPECIFICATIONS. THESE GENERAL NOTES SHALL APPLY TO ALL DRAWINGS AND GOVERN UNLESS OTHERWISE NOTED OR SPECIFIED.
2. VERIFY ALL EXISTING DIMENSIONS AND CONDITIONS AT THE JOB SITE PRIOR TO SUBMISSION OF BIDS. COMPARE ARCHITECTURAL DRAWINGS WITH MECHANICAL AND ELECTRICAL DRAWINGS, AND REPORT ANY DISCREPANCIES TO THE ARCHITECTS.
3. NO INFORMATION OR DETAILS ON THE DRAWINGS OF THIS PROJECT MAY BE USED WITHOUT THE WRITTEN PERMISSION OF THE ARCHITECTS.
4. DO NOT SCALE DRAWINGS!!!
5. UNLESS OTHERWISE SHOWN OR NOTED, ALL TYPICAL DETAILS SHALL BE USED WHERE APPLICABLE.
6. ALL DETAILS SHALL BE CONSIDERED TYPICAL AT SIMILAR CONDITIONS.
7. SAFETY MEASURES: AT ALL TIMES THE CONTRACTOR SHALL BE KEPT AND COMPLETELY RESPONSIBLE FOR THE CONDITIONS OF THE JOB SITE, INCLUDING SAFETY OF THE PERSONS AND PROPERTY AND FOR ALL INDEPENDENT ENGINEERING REVIEWS OF THESE CONDITIONS. THE ARCHITECTS OR ENGINEERS JOB SITE REVIEW IS NOT INTENDED TO INCLUDE REVIEW OF THE ADEQUACY OF THE CONTRACTORS SAFETY MEASURES.
8. CONSTRUCTION WORK WILL NOT BLOCK HALLWAYS OF EGRESS.
9. CONTRACTOR SHALL REFER TO GENERAL NOTES AS DESCRIBED ON EACH DRAWING SHEET AND INCORPORATE AS A PART OF THIS SCOPE OF WORK.
10. ABSOLUTELY NO SUBSTITUTIONS WILL BE ALLOWED, UNLESS APPROVED BY THE ARCHITECT OR TENANT IN WRITING.
11. G.C. SHALL FURNISH ONE EMPTY DUMPER AT STORE TURNOVER TO OWNER FOR STORES DISPOSAL OF CARDBOARDS, TRASH, ETC.
12. HAZARDOUS SUBSTANCES: IT IS THE RESPONSIBILITY OF THE TENANT AND THE TENANT'S CONTRACTORS, WHEN PREPARING FOR AND PROCEEDING WITH CONSTRUCTION IN THE PRESENCE OF HAZARDOUS SUBSTANCES, THE TENANT SHALL NOT PERMIT THE INSTALLATION OR USE OF ANY HAZARDOUS SUBSTANCES IN ANY COMPONENT OF THE PREMISES DURING ITS TENANCY.
13. IF THE RESPONSIBILITY OF THE GENERAL CONTRACTOR AND THEIR SUB-CONTRACTORS TO VERIFY ALL FIELD CONDITIONS PRIOR TO THE START OF ANY WORK AND TO NOTIFY THE ALLBRIDS CONSTRUCTION MANAGER AND ARCHITECT OF ANY CONFLICTS, DISCREPANCIES, OR OMISSIONS IN THE DRAWINGS.

ARCHITECTURAL

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|------|---------------------------------------|
| A000 | COVER SHEET |
| A300 | STOREROOM DEMOLITION PLAN & ELEVATION |
| A301 | STOREROOM DEMOLITION PLAN & ELEVATION |
| A302 | PROPOSED STOREROOM BARRICADE |
| A303 | PROPOSED STOREROOM SECTIONS |
| A304 | STOREROOM SECTIONS |

| | |
|---------------------|------------|
| PROJECT NO.: | 19-1404 |
| SCALE: | AS NOTED |
| DATE: | 12/12/2019 |
| DRAWN BY: | KK/AD/MP |
| REVIEWED BY: | CF/KK |
| SHEET NO.: | A000 |

COVER SHEET

SHEET TITLE:
BASEMENT GROSS AREA: 2,204 SF
1ST FLOOR GROSS AREA: 2,239 SF
TOTAL GROSS AREA: 4,443 SF

CAMBRIDGE, MA 02138
29 BRATTLE STREET

ARCHITECT: KENNETH PARK, AIA
I HEREBY CERTIFY THAT THIS DRAWING
WAS PREPARED BY ME OR UNDER MY
DIRECT SUPERVISION AND THAT I AM A
DULY REGISTERED/LICENSED ARCHITECT
UNDER THE LAWS OF THE STATE OF
MASSACHUSETTS
ARCHITECTURAL REG. #: 9035
REGISTRATION EXPIRES: 8/31/2020



JAN 20 2020

| DATE | REVISIONS |
|----------|-----------------------------|
| 01-20-20 | ISSUE FOR LL REVIEW/ PERMIT |



29 BRATTLE STREET
CAMBRIDGE, MA 02138

BASEMENT GROSS AREA: 2,204 SF
1ST FLOOR GROSS AREA: 2,239 SF
TOTAL GROSS AREA: 4,443 SF

SHEET TITLE:
**STOREFRONT
DEMOLITION PLAN
& ELEVATION**

PROJECT NO. 19-1404
SCALE: AS NOTED
DATE: 12/12/2019
DRAWN BY: KK/AD/MP
REVIEWED BY: CF/KK

SHEET NO.
A301



29 BRATTLE STREET, CAMBRIDGE, MA 02138
2019. 11.18 EXISTING EXTERIOR STOREFRONT



29 BRATTLE STREET, CAMBRIDGE, MA 02138
2019. 11.18 EXISTING AWNING AND SIGNAGE TO BE REMOVED.



29 BRATTLE STREET, CAMBRIDGE, MA 02138
2019. 11.18 EXISTING ENTRY DOOR AND SIDELITE TO BE REMOVED. ALSO, RECESSED ENTRY FLOORING TO BE REMOVED.



29 BRATTLE STREET, CAMBRIDGE, MA 02138
2019. 11.18 EXISTING AWNING AND SIGNAGE TO BE REMOVED.



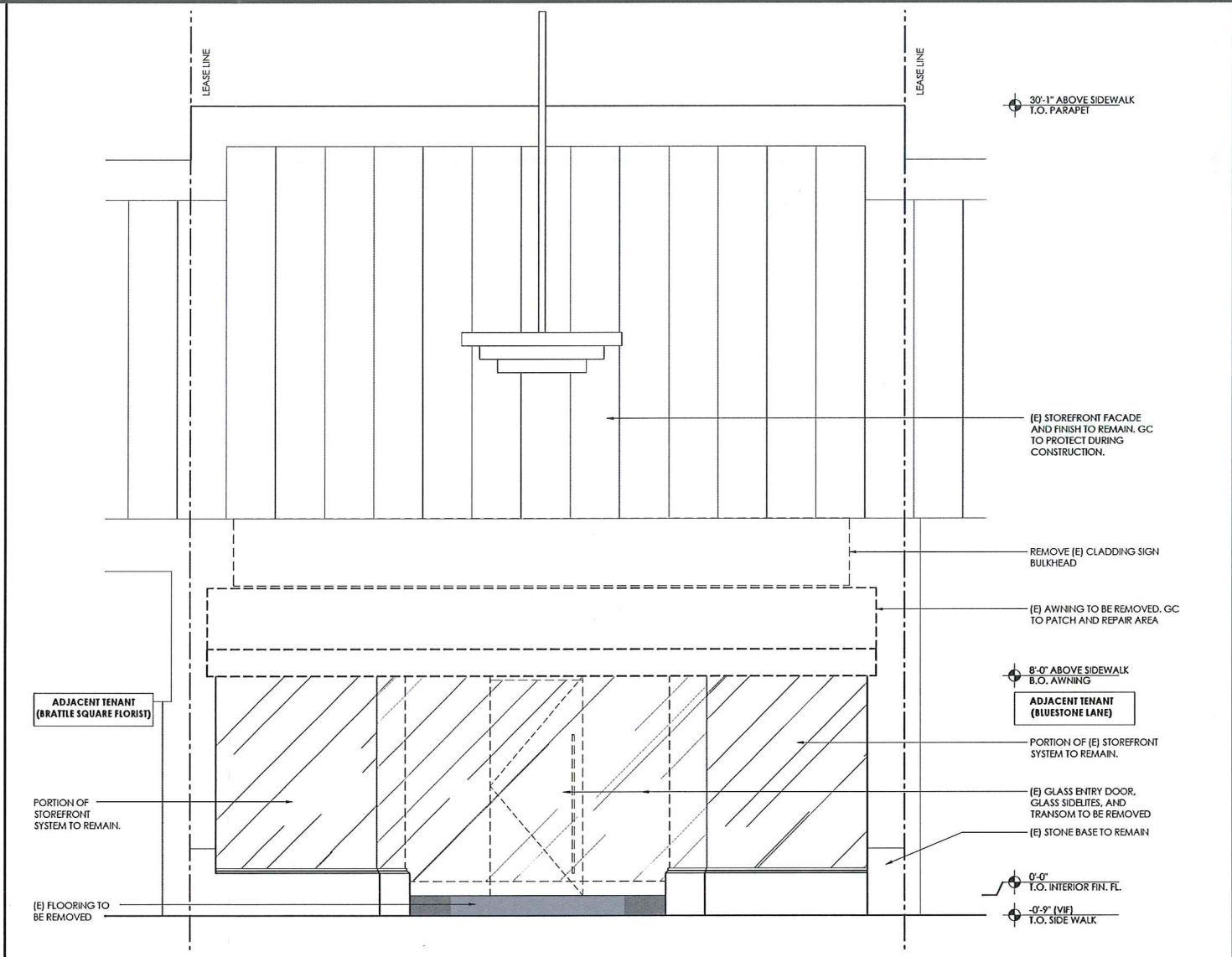
29 BRATTLE STREET, CAMBRIDGE, MA 02138
2019. 11.18 EXISTING STONE BASE TO REMAIN AND TO BE CLADDED WITH BLACK METAL.



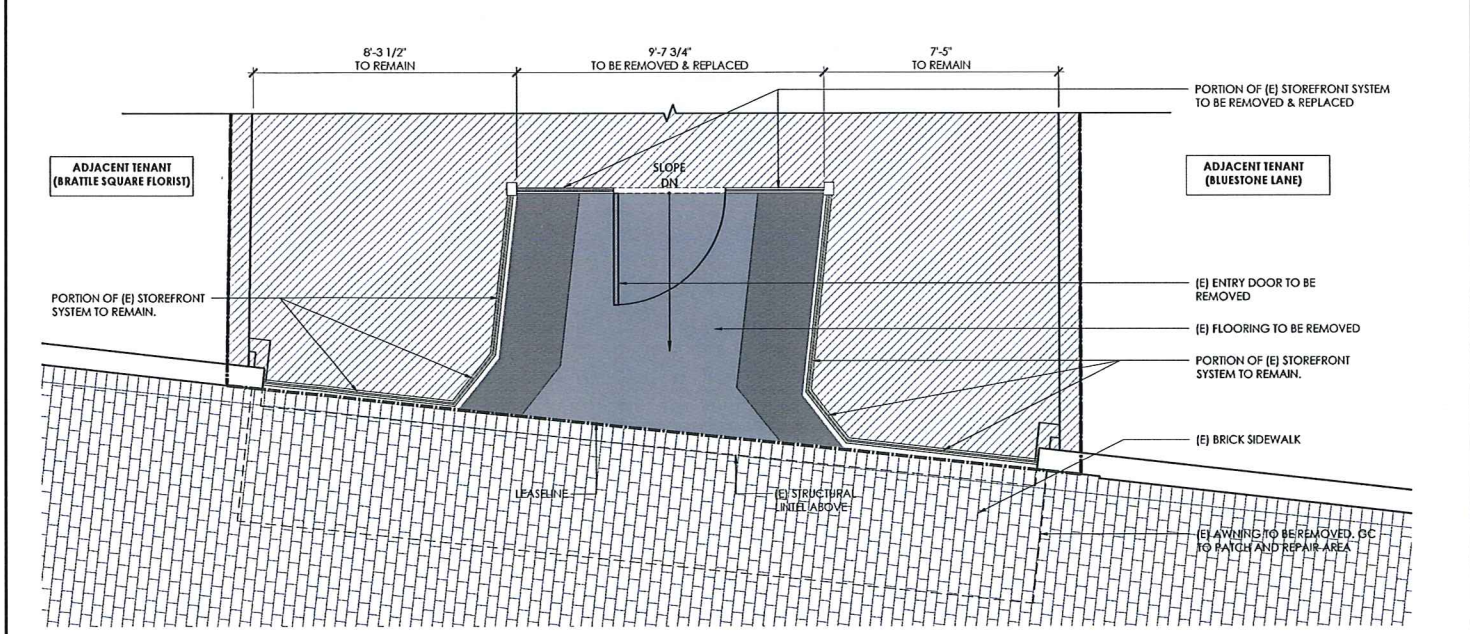
29 BRATTLE STREET, CAMBRIDGE, MA 02138
2019. 11.18 EXISTING STONE BASE TO REMAIN AND TO BE CLADDED WITH BLACK METAL.



29 BRATTLE STREET, CAMBRIDGE, MA 02138
2019. 11.18 EXISTING LINTEL TO REMAIN AND TO BE COVERED WITH BLACK METAL BOX.



EXISTING STOREFRONT ELEVATION 1
3/8" = 1'-0"



EXISTING STOREFRONT PLAN 2
3/8" = 1'-0"

EXISTING STOREFRONT CONDITIONS 3
N/S



JAN 20 2020

KEY PLAN:

| DATE | REVISIONS |
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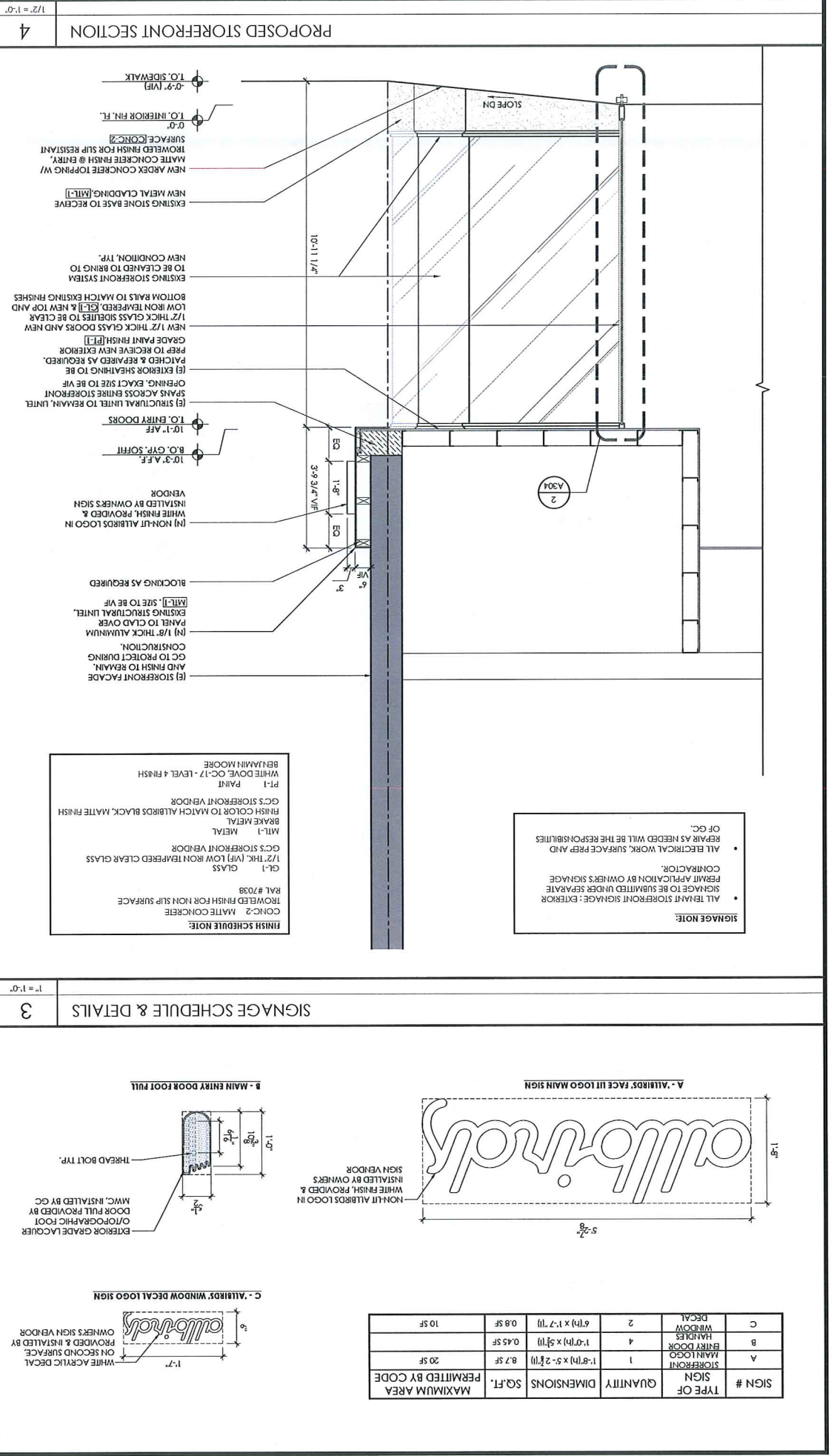
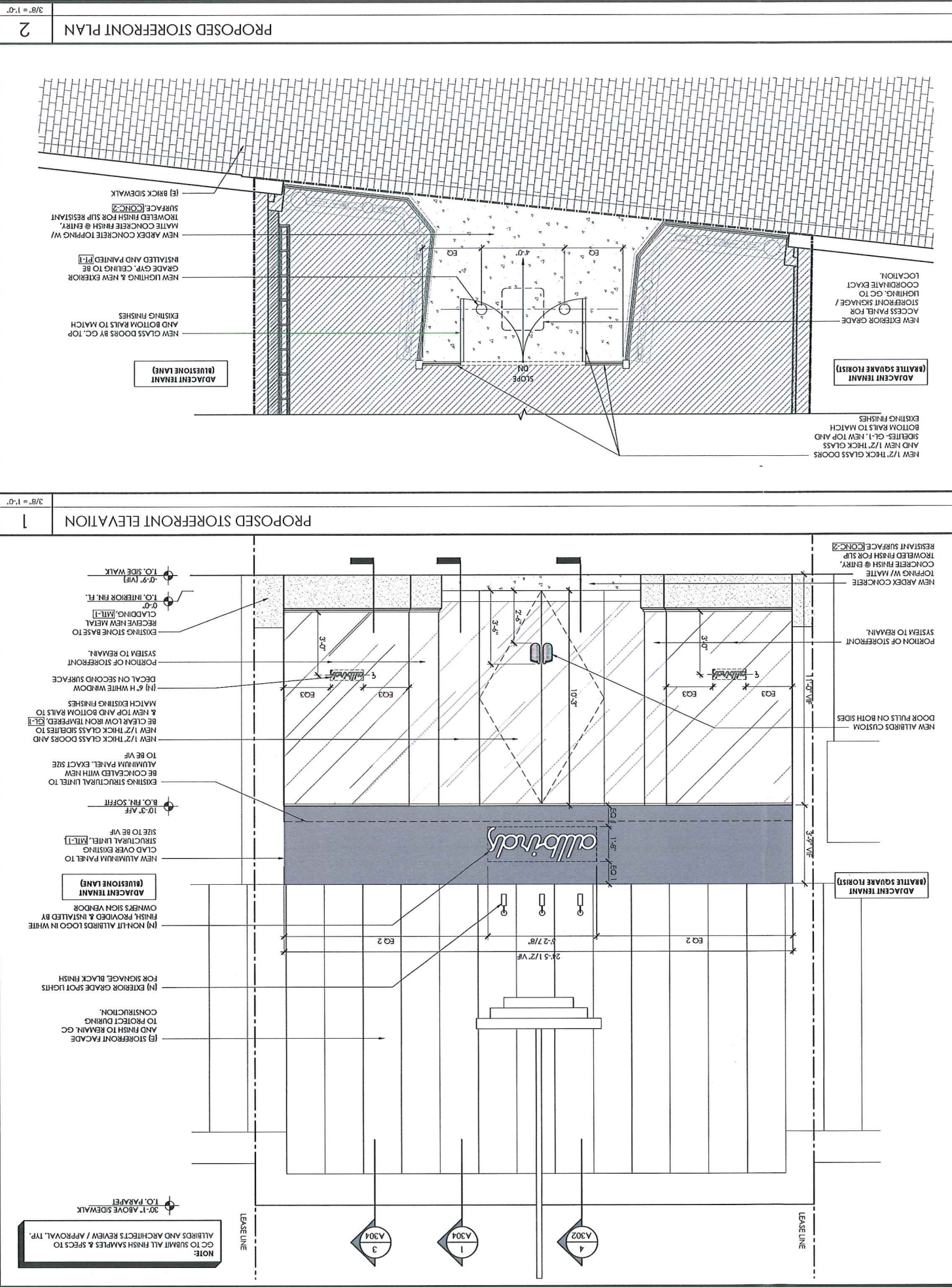


29 BRAITLIE STREET
CAMBRIDGE, MA 02138
TOTAL GROSS AREA: 4,443 SF
1ST FLOOR GROSS AREA: 2,239 SF
BASEMENT GROSS AREA: 2,204 SF

SHEET TITLE:
PROPOSED
STOREFRONT PLAN
& ELEVATION

PROJECT NO.: 19-1404
SCALE: AS NOTED
DATE: 12/12/2019
DRAWN BY: KK/AD/MP
REVIEWED BY: CF/KK

A302



ARCHITECT: KENNETH PARK, AIA
I HEREBY CERTIFY THAT THIS DRAWING
WAS PREPARED BY ME OR UNDER MY
DIRECT SUPERVISION AND THAT I AM A
DULY REGISTERED/LICENCED ARCHITECT
UNDER THE LAWS OF THE STATE OF
MASSACHUSETTS

ARCHITECTURAL REG. #: 9035
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KEY PLAN:



29 BRATTLE STREET
CAMBRIDGE, MA 02138

BASEMENT GROSS AREA: 2,204 SF
1ST FLOOR GROSS AREA: 2,239 SF
TOTAL GROSS AREA: 4,443 SF

SHEET TITLE:

STOREFRONT SECTIONS

PROJECT NO. 19-1404

SCALE: AS NOTED

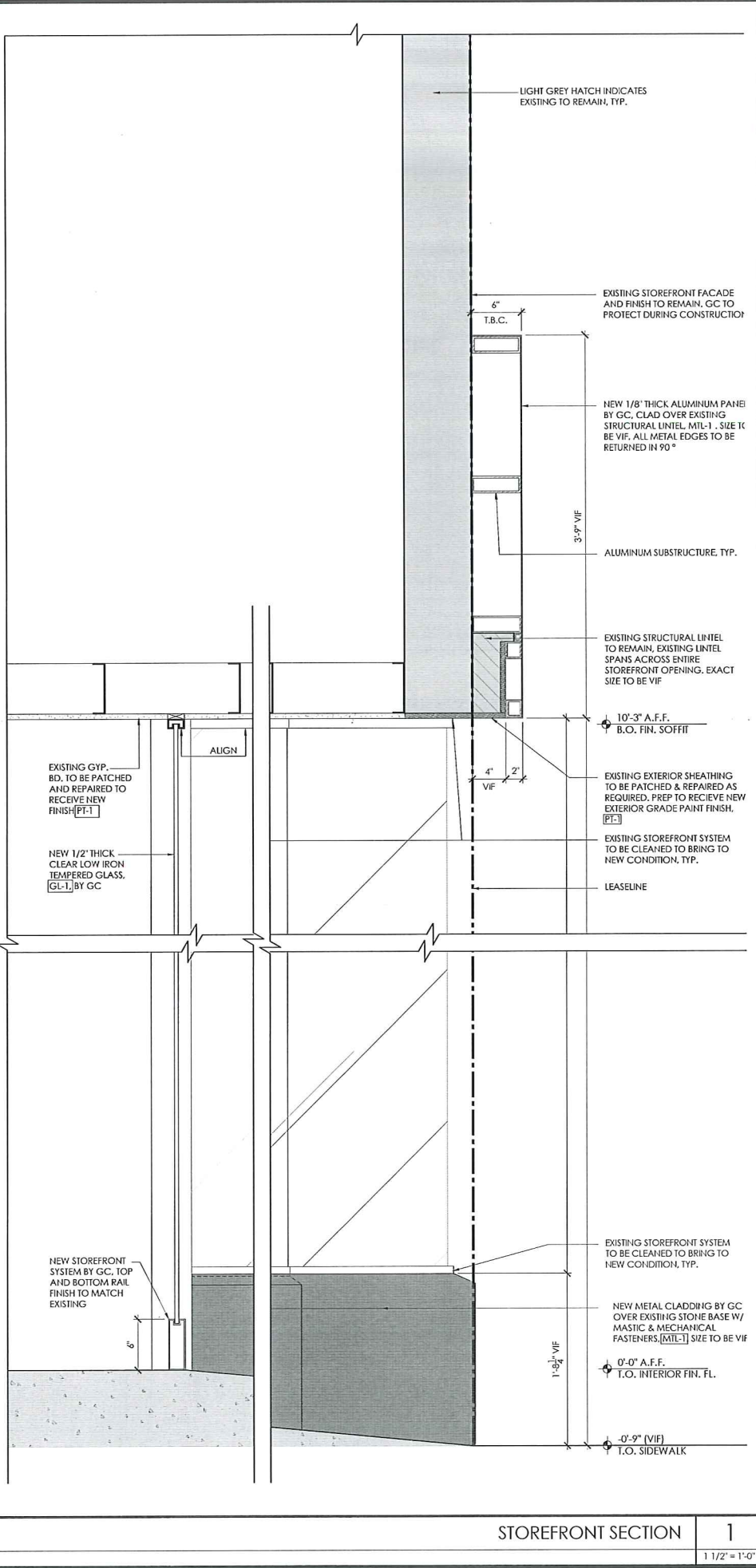
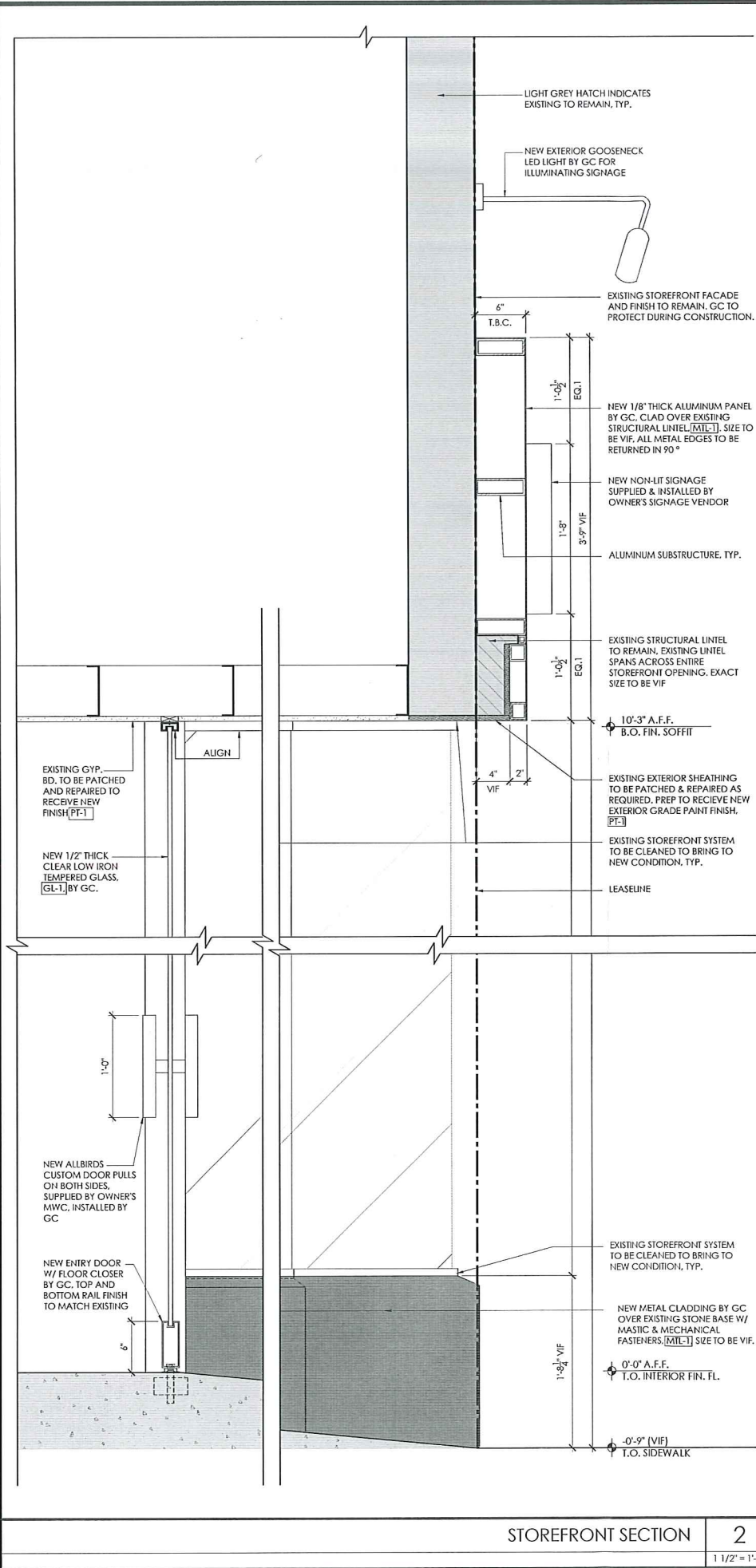
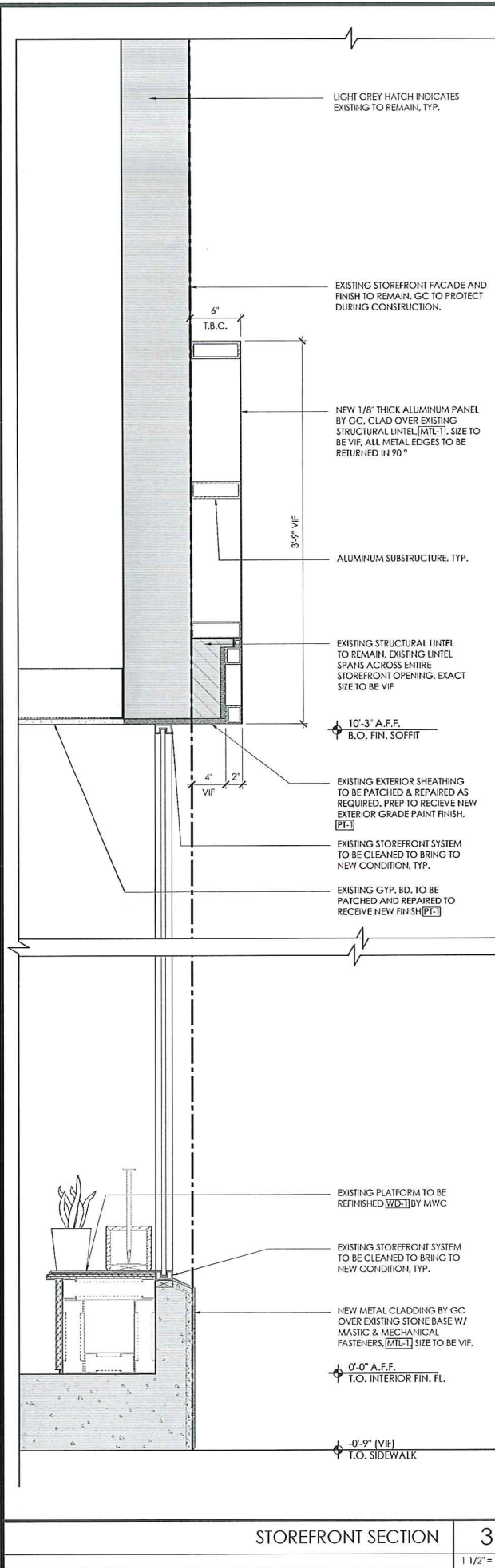
DATE: 12/12/2019

DRAWN BY: KK/AD/MP

REVIEWED BY: CF/KK

SHEET NO.

A304



STOREFRONT SECTION 3

1 1/2" = 1'-0"

STOREFRONT SECTION 2

1 1/2" = 1'-0"

STOREFRONT SECTION 1

1 1/2" = 1'-0"



| DATE | REVISIONS |
|----------|-----------------------------|
| 01-20-20 | ISSUE FOR LL REVIEW/ PERMIT |
| | |
| | |
| | |
| | |

KEY PLAN:



29 BRATTLE STREET
CAMBRIDGE, MA 02138

PROJECT TITLE:
**PROPOSED
STOREFRONT
BARRICADE**

PROJECT NO.: 19-1404
SCALE: AS NOTED
DATE: 12/12/2019
DRAWN BY: KK/AD/MP
REVIEWED BY: CF/KK
SHEET NO.: **A303**

A303

