

BZA APPLICATION FORM

GENERAL INFORMATION

The undersigned hereby petitions the Board of Zoning Appeal for the following:

Special Permit: X Variance: Appeal:

PETITIONER: Pressed Juicery

PETITIONER'S ADDRESS: 1550 17th Street, Santa Monica, CA 90404

LOCATION OF PROPERTY: 1380 Massachusetts Avenue, Cambridge, MA 02476

TYPE OF OCCUPANCY: Retail/Offices/ ZONING DISTRICT: Business B/Harvard Square Overlay
Fast Order Food Establishment

REASON FOR PETITION:

<u> </u> Additions	<u> </u> New Structure
<u> X </u> Change in Use/Occupancy	<u> </u> Parking
<u> </u> Conversion to Addi'l Dwelling Unit's	<u> </u> Sign
<u> </u> Dormer	<u> </u> Subdivision
<u> </u> Other: <u> </u>	

DESCRIPTION OF PETITIONER'S PROPOSAL:

Petitioner is seeking a special permit, pursuant to Sections 4.35(o), 10.40, and 11.30 of the Zoning Ordinance of the City of Cambridge, to change the occupancy of the building located at 1390 Massachusetts Avenue, Cambridge, Massachusetts to include "Fast Order Food Establishment," in order to allow for the operation of a new Pressed Juicery restaurant in the ground floor commercial unit known and numbered as 1380 Massachusetts Avenue and located in the building.

SECTIONS OF ZONING ORDINANCE CITED:

Article 4 Section 4.35(o)
Article 10 Section 10.40
Article 11 Section 11.30

Applicants for a Variance must complete Pages 1-5

Applicants for a Special Permit must complete Pages 1-4 and 6

Applicants for an Appeal to the BZA of a Zoning determination by the Inspectional Services Department must attach a statement concerning the reasons for the appeal

Original Signature(s):

Pan KL
(Petitioner(s)/Owner)

Pawen Kalra
(Print Name)

Address:

1550 17th Street

Santa Monica, CA 90404

Tel. No.:

(855) 755-8423

E-Mail Address:

Pawen.kalra@pressedjuicery.com

Date:

May 1, 2017
December 2016

BZA APPLICATION FORM - OWNERSHIP INFORMATION

To be completed by OWNER, signed before a notary and returned to The Secretary of the Board of Zoning Appeals.

I/We DANIEL E. FRANK
(OWNER)

Address: 1374 Mass Ave, Cambridge, MA 02138

State that I/We own the property located at 1380 Mass Ave, Cambridge, which is the subject of this zoning application.

The record title of this property is in the name of 1834 REALTY INC.

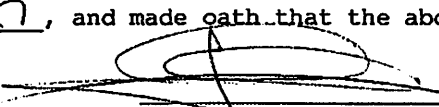
*Pursuant to a deed of duly recorded in the date 2/19/1998, Middlesex South County Registry of Deeds at Book 28197, Page 469; or Middlesex Registry District of Land Court, Certificate No. _____ Book _____ Page _____.


SIGNATURE BY LAND OWNER OR
AUTHORIZED TRUSTEE, OFFICER OR AGENT*

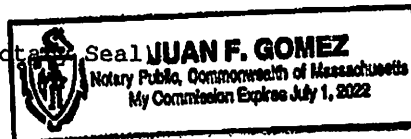
**Written evidence of Agent's standing to represent petitioner may be requested.*

Commonwealth of Massachusetts, County of Middlesex

The above-name Daniel Frank personally appeared before me, this 3 of May, 2017, and made oath that the above statement is true.


Notary

My commission expires July 2, 2022 (Notary Seal)



- If ownership is not shown in recorded deed, e.g. if by court order, recent deed, or inheritance, please include documentation.

BZA APPLICATION FORM

SUPPORTING STATEMENT FOR A SPECIAL PERMIT

Please describe in complete detail how you meet each of the following criteria referring to the property and proposed changes or uses which are requested in your application. Attach sheets with additional information for special permits which have additional criteria, e.g.; fast food permits, comprehensive permits, etc., which must be met.

Granting the Special Permit requested for 1380 Massachusetts Ave. (location) would not be a detriment to the public interest because:

A) Requirements of the Ordinance can or will be met for the following reasons:

As set forth below and on the attached sheet, the proposed use can and will meet the requirements of the Ordinance because it will serve primarily pedestrian traffic, it will meet a substantial community demand for a first-class juicery establishment in this area of the Harvard Square neighborhood, its physical design will be compatible with the visual characteristics of the surrounding neighborhood, adequate facilities will exist at the premises for the storage and disposal of trash, and the establishment will be responsibly operated so as to prevent any nuisance or hazard to the surrounding community.

B) Traffic generated or patterns of access or egress would not cause congestion hazard, or substantial change in established neighborhood character for the following reasons:

The proposed establishment will attract primarily walk-in patrons as opposed to drive-in patrons. There is a significant amount of foot traffic in the Harvard Square neighborhood surrounding the property, and ground floor commercial uses like the one proposed are common in this area of Cambridge and consistent with the established character of the neighborhood. The proposed establishment will utilize existing access and egress areas and will not cause any congestion or hazard. The establishment will not create traffic problems, reduce available parking, nor encourage double parking as the building in which it will be located is situated next to the M.B.T.A subway access and surrounding sidewalk areas.

C) The continued operation of or the development of adjacent uses as permitted in the Zoning Ordinance would not be adversely affected by the nature of the proposed use for the following reasons:

The proposed establishment is consistent with adjacent commercial uses and is similar to many ground floor commercial uses in the neighborhood. The Petitioner's operation of a first-class pressed juicery establishment will compliment surrounding uses and blend in with the character of the surrounding community.

D) Nuisance or hazard would not be created to the detriment of the health, safety and/or welfare of the occupant of the proposed use or the citizens of the City for the following reasons:

The proposed establishment will be a first-class Pressed Juicery juice bar/restaurant. Pressed Juicery stores have a reputation for operating as responsible and productive neighborhood businesses. The Petitioner is committed to instituting an aggressive trash policing policy to ensure that it plays an appropriate role in keeping the surrounding area free of paper, litter and the like. The Petitioner will also provide a clean, inviting setting for the purchase of its products in a manner proposed to be convenient to local pedestrians, visitors and tourists, which this site is likely to generate. Thus, no nuisance nor hazard will be created.

E) For other reasons, the proposed use would not impair the integrity of the district or adjoining district or otherwise derogate from the intent or purpose of this ordinance for the following reasons:

The proposed establishment is entirely consistent with uses at numerous other properties in the Harvard Square community, which includes several other take-out restaurants similar in size and scope to the Petitioner's proposed use, including the previously existing Pinkberry use at the property. In this way, the proposed establishment will not derogate from the intent or purpose of the Ordinance.

(ATTACHMENT B - PAGE 6)

Additional reasons will be provided at the hearing.

BZA APPLICATION FORM

**ADDITIONAL SUPPORTING STATEMENT FOR A SPECIAL PERMIT
FOR A FAST ORDER FOOD ESTABLISHMENT**

Pursuant to Section 11.30 of the Ordinance, in addition to meeting the criteria specified in Section 10.40, the proposed operation at 1380 Massachusetts Avenue will meet the following requirements for a Special Permit for a Fast Order Food Establishment:

- A) The operation of the establishment will not (1) create traffic problems, (2) reduce available parking, (3) threaten the public safety in the streets and sidewalks, or (4) encourage or produce double parking on the adjacent public street(s) because:

There is already an existing Fast Order Food Establishment legal occupancy in place at the premises. Additionally, the proposed establishment will attract primarily walk-in patrons as opposed to drive-in patrons. There is a significant amount of foot traffic in the Harvard Square neighborhood surrounding the property. The proposed establishment will utilize existing access and egress areas and will not cause any congestion or hazard on sidewalks or other public areas. The establishment will not create traffic problems, reduce available parking, nor encourage double parking as the building in which it will be located is located next to the M.B.T.A subway access and surrounding sidewalk areas, and will attract primarily foot-traffic as opposed to vehicular traffic.

- B) The physical design, including color and use of materials, of the establishment will be compatible with and sensitive to the visual and physical characteristics of other buildings, public spaces and uses in the particular location because:

There is already an existing Fast Order Food Establishment legal occupancy in place at the premises and there will be minor modifications only to the exterior façade and signage. Additionally, the proposed establishment is consistent with adjacent commercial uses and is similar to many ground floor commercial uses in the neighborhood. The Petitioner's operation of a first-class juicery establishment will compliment surrounding uses and blend in

with the character of the surrounding community. The establishment at 1380 Massachusetts Avenue will utilize existing commercial space in the building known as 1390 Massachusetts Avenue, and will continue to be compatible with other buildings, public spaces, and uses in the area. Signage will be approved by the Cambridge Historical Commission and will be compatible with and sensitive to the visual and physical characteristics of the surrounding community.

- C) The establishment will fulfill a need for such a service in the neighborhood or in the city because:**

There is already an existing Fast Order Food Establishment at the premises. Additionally, the Petitioner submits that there is a substantial community demand for a first-class juicery establishment in this area of the Harvard Square neighborhood. Pressed Juicery was developed to cater to those with fast paced lifestyles still seeking high quality, healthy menu choices on-the-go and sells high quality products in a sleek, modernly designed restaurant, with locations in California, Washington state, Nevada, and New York. Pressed Juicery provides a cold pressed, raw juice line concentrates critical essential elements and phytochemicals into a delicious juice on-the-go. Their juices, inspired by the abundant naturally occurring elements found within them are pressed in house and are blended to be deliciously unfamiliar. The requested Special Permit would enable proposed tenant to open the first Pressed Juicery location in the City of Cambridge. Pressed Juicery stores have a reputation for operating as responsible and productive neighborhood businesses, and the proposed establishment will provide a valuable service to the Harvard Square neighborhood.

- D) The establishment will attract patrons primarily from walk in trade as opposed to drive in or automobile related trade.**

As set forth above, the proposed establishment will attract primarily walk-in patrons as opposed to drive-in patrons, and there is a significant amount of foot traffic in the Harvard Square neighborhood surrounding the property. The proposed establishment will provide a clean, inviting setting for the take-out purchase of its products in a manner proposed to be convenient to local pedestrians,

visitors and tourists, which this site is likely to generate.

- E) The establishment will, to the greatest extent feasible, utilized biodegradable materials in packaging the food and in the utensils and other items provided for consumption thereof.**

Pressed Juicery stores have a reputation for operating as responsible and productive neighborhood businesses, and the proposed establishment will endeavor to utilize biodegradable materials and/or environmentally-responsible practices whenever feasible in packaging the food and in the utensils and other service items provided to its customers. For instance, Pressed Juicery uses biodegradable spoons for its Freeze products.

- F) The establishment will provide convenient, suitable and well marked waste receptacles to encourage patrons properly to dispose of all packaging materials, utensils and other items provided with the sale of food.**

The Petitioner will commit to an aggressive trash policing policy to ensure that it plays an appropriate role in keeping the surrounding area free of paper, litter and the like. Adequate facilities will exist at the property for trash storage and disposal, and the establishment will provide convenient, suitable and well marked waste receptacles to encourage patrons to properly dispose of packaging materials, utensils and other items provided with the sale of food at the property.

- G) The establishment complies with all state and local requirements applicable to ingress, egress, and use of all facilities on the premises for handicapped and disabled persons.**

The Petitioner will ensure that the establishment complies with all state and local requirements applicable to ingress, egress, and use of all facilities on the premises for handicapped and disabled persons.

Statement of Substantial Community Demand

Pressed Juicery Store at 1380 Massachusetts Ave, Harvard Square
City of Cambridge - Board of Zoning Appeal & Licensing Commission

In support of its Special Permit and CV Food License applications, Pressed Juicery d/b/a "Pressed Juicery" (the "Applicant"), submits that there is substantial community demand in the Harvard Square district and City of Cambridge in general for the opening of their new first-class juicery at this previously vacant storefront location in Harvard Square, most recently occupied by a Pinkberry.

As a completely unique, premium juicery concept, Pressed Juicery will benefit the Harvard Square district by bringing new vitality to a recently-vacant retail location, while introducing a brand and product that resonates with the citizens of the Square. Part of a healthier snacking routine, Pressed Juicery was founded in 2010 and has several locations in California, New York City, among other areas. It is a first class company providing a modern concept of hip, counter service and health-conscious dishes, cold-pressed juices & superfood shakes with juice bars and frozen desserts, serving plant, fruit, vegetable and nut-based cold-pressed juices, fresh juices and smoothies. The company was created with one goal in mind, to bring delicious, premium and nutritious juice to everyone by doing things that many health and wellness companies often forget: make it taste great, make it taste simple, make it affordable, and make it for everyone.

Pressed Juicery has created an exceptionally strong emotional connection with customers across the country with its distinctive flavors crafted to complement its high quality, daily fresh-cut fruit and dry toppings. They have become a well-known brand for the juice category by delivering uncompromising quality standards for its products, store design and service. This customer connection extends to and includes many Cambridge residents and business owners who may have experienced the Pressed Juicery brand in other locations.

The Applicant also submits that the Pressed Juicery product will represent a unique offering in Harvard Square by also providing a "freeze" product that is a smooth, frozen fruit blend made only from fresh produce after the company spent almost 2 years perfecting the product. It is 100% whole fruits, nuts and vegetables. No dairy. No refined sugars. No gluten. This concept is different from that of ice cream vendors like JP Licks or Lizzies which do serve yogurt, but only as a secondary offering and with a different taste profile or Liquiteria which does not serve a similar "freeze" or "heat" product.

The Applicant has also recently opened its first store at its Newbury Street location in Boston and it takes great pride in the relationships it has built in the communities for which it operates. The Applicant remains committed to operating in a manner that is complementary to needs and concerns of the local neighborhood and City as a whole.

BZA APPLICATION FORM**DIMENSIONAL INFORMATION**

Fast Order Food Establishment/

APPLICANT: Pressed Juicery Inc.**PRESENT USE/OCCUPANCY:** Retail/Offices**LOCATION:** 1380 Massachusetts Avenue, Cambridge, MA 02476**ZONE:** Business B/Harvard Square Overlay**PHONE:** 855.755.8423**REQUESTED USE/OCCUPANCY:** Retail/Offices/Fast Order Food Establishment

	<u>EXISTING CONDITIONS</u>	<u>REQUESTED CONDITIONS</u>	<u>ORDINANCE REQUIREMENTS¹</u>
<u>TOTAL GROSS FLOOR AREA:</u>	33,196 S/f	(same)	None (max.)
<u>LOT AREA:</u>	12,357 s/f		None (min.)
<u>RATIO OF GROSS FLOOR AREA TO LOT AREA:²</u>	2.70	(same)	2.75/3.00 (max.)
<u>LOT AREA FOR EACH DWELLING UNIT:</u>	N/A	(same)	300 (min.)
<u>SIZE OF LOT:</u>	WIDTH	96'	(same) None (min.)
	DEPTH	155'	(same) None
<u>Setbacks in Feet:</u>	FRONT	8' from sidewalk	(same) None (min.)
	REAR	13.5'	(same) None (min.)
	LEFT SIDE	none	(same) None (min.)
	RIGHT SIDE	none	(same) None (min.)
	HEIGHT	35'4"	(same) 80 (max.)
<u>SIZE OF BLDG.:</u>	LENGTH	141' 5"	(same) None
	WIDTH	96'	(same) None
	RATIO OF USABLE OPEN SPACE TO LOT AREA:³	N/A	(same) None (min.)
<u>NO. OF DWELLING UNITS:</u>	None	(same)	None (max.)
<u>NO. OF PARKING SPACES:</u>	None	(same)	None (min./max)
<u>NO. OF LOADING AREAS:</u>	None	(same)	None (min.)
<u>DISTANCE TO NEAREST BLDG. ON SAME LOT:</u>	N/A	(same)	None (min.)

Describe where applicable, other occupancies on same lot, the size of adjacent buildings on same lot, and type of construction proposed, e.g.; wood frame, concrete, brick, steel, etc.

There is one three-story building located on the lot at 1390 Massachusetts Avenue, Cambridge, Massachusetts. The building is currently occupied as retail and offices, and includes the following street addresses: 1380 Massachusetts Avenue (where the Petitioner's proposed operation would be located), 1384-1392 Massachusetts Avenue, 6-8 JFK Street, and 10-14 JFK Street.*

1. SEE CAMBRIDGE ZONING ORDINANCE ARTICLE 5.000, SECTION 5.30 (DISTRICT OF DIMENSIONAL REGULATIONS).
2. TOTAL GROSS FLOOR AREA (INCLUDING BASEMENT 7'-0" IN HEIGHT AND ATTIC AREAS GREATER THAN 5') DIVIDED BY LOT AREA.
3. OPEN SPACE SHALL NOT INCLUDE PARKING AREAS, WALKWAYS OR DRIVEWAYS AND SHALL HAVE A MINIMUM DIMENSION OF 15'.

*If this special permit application is approved by the Board, the Petitioner will seek necessary permits and approvals to renovate the interior of the commercial unit at 1380 Massachusetts Avenue, and to install appropriate signage. (ATTACHMENT B - PAGE 4)

- 1) BEARING SYSTEM REFERS TO PLAN 925 OF 1978
- 2) UNDERGROUND UTILITIES WERE COMPILED FROM AVAILABLE RECORD PLANS OF UTILITY COMPANIES AND PUBLIC AGENCIES AND ARE APPROXIMATE ONLY. BEFORE DESIGN AND CONSTRUCTION CALL "DIG SAFE" AT 1-800-322-4844. SOME DATA IS CONFLICTING AND CAN ONLY BE VERIFIED BY EXCAVATION.



BC	WOTTON CURB
BIR CONC	BUTTHOUSUM CONCRETE
CB	CATCH BASIN
CTV	CABLE TV
DNH	DRAIN MANHOLE
DLVY	ELEVATOR
DNH	ELECTRIC MANHOLE
FA	FIRE ALARM
GG	GAS GATE
HYD	HYDRANT
LP	LAMP POLE
M	METAL COVER
ME	MAJOR HIGHWAY TRANSPORTATION AUTH-
MTA	METROPOLITAN WATER WORKS
W	MANHOLE
OW	WELL
PM	PARKING METER
SI	SEW
S	SEWER
TO	TOP OF CURB
UB	TOP OF BELL
TC	TRAFFIC LIGHT
TL	TRAFFIC LIGHT
TMH	TELEPHONE MANHOLE
WE	WATER GATE
WMH	WATER MANHOLE
--D--	DRAIN
--E--	ELECTRIC
--S--	SEWER
--T--	TELEPHONE
	WATER

ELECTRIC	COMMONWEALTH GAS COMPANY
GAS	
WATER AND SEWER	CITY OF CAMBRIDGE
CABLE TELEVISION	CONTINENTAL CABLEVISION
TELEPHONE	NYNEX

MIDDLESEX COUNTY REGISTRY OF DEEDS			
PLAN	IN DEED BOOK	PAGE	
"	"	3807	535
"	"	3669	461
"	"	3141	482
"	"	3133	END
"	"	2993	END
"	"	2834	END
"	"	2135	END

H & R SURVEY
1068A MASSACHUSETTS AVENUE
ARLINGTON, MA 02174
(617) 648-5533
1447SP1.DWG SHEET 1 OF 1

CAMBRIDGE
SAVINGS BANK

DATE	7/30/97
SCALE	20'
DRAWN BY	CER
CHECKED BY	CER
PROJ. ARCH.	RHC
PROJ. MGR.	PJP
JOB NO.	270-44

S.

BZA APPLICATION FORM

GENERAL INFORMATION

The undersigned hereby petitions the Board of Zoning Appeal for the following: 2017 MAY 10 AM 11:22

Special Permit: X Variance: Appeal:

PETITIONER: Pressed Juicery

PETITIONER'S ADDRESS: 1550 17th Street, Santa Monica, CA 90404

LOCATION OF PROPERTY: 1380 Massachusetts Avenue, Cambridge, MA 02476

TYPE OF OCCUPANCY: Retail/Offices/ ZONING DISTRICT: Business B/Harvard Square Overlay
Fast Order Food Establishment

REASON FOR PETITION:

<u> </u> Additions	<u> </u> New Structure
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<u> </u> Dormer	<u> </u> Subdivision
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SECTIONS OF ZONING ORDINANCE CITED:

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Article 10 Section 10.40
Article 11 Section 11.30

Applicants for a Variance must complete Pages 1-5

Applicants for a Special Permit must complete Pages 1-4 and 6

Applicants for an Appeal to the BZA of a Zoning determination by the Inspectional Services Department must attach a statement concerning the reasons for the appeal

Original Signature(s):

Pawan Kalra
(Petitioner(s)/Owner)

Pawan Kalra
(Print Name)

Address: 1550 17th Street

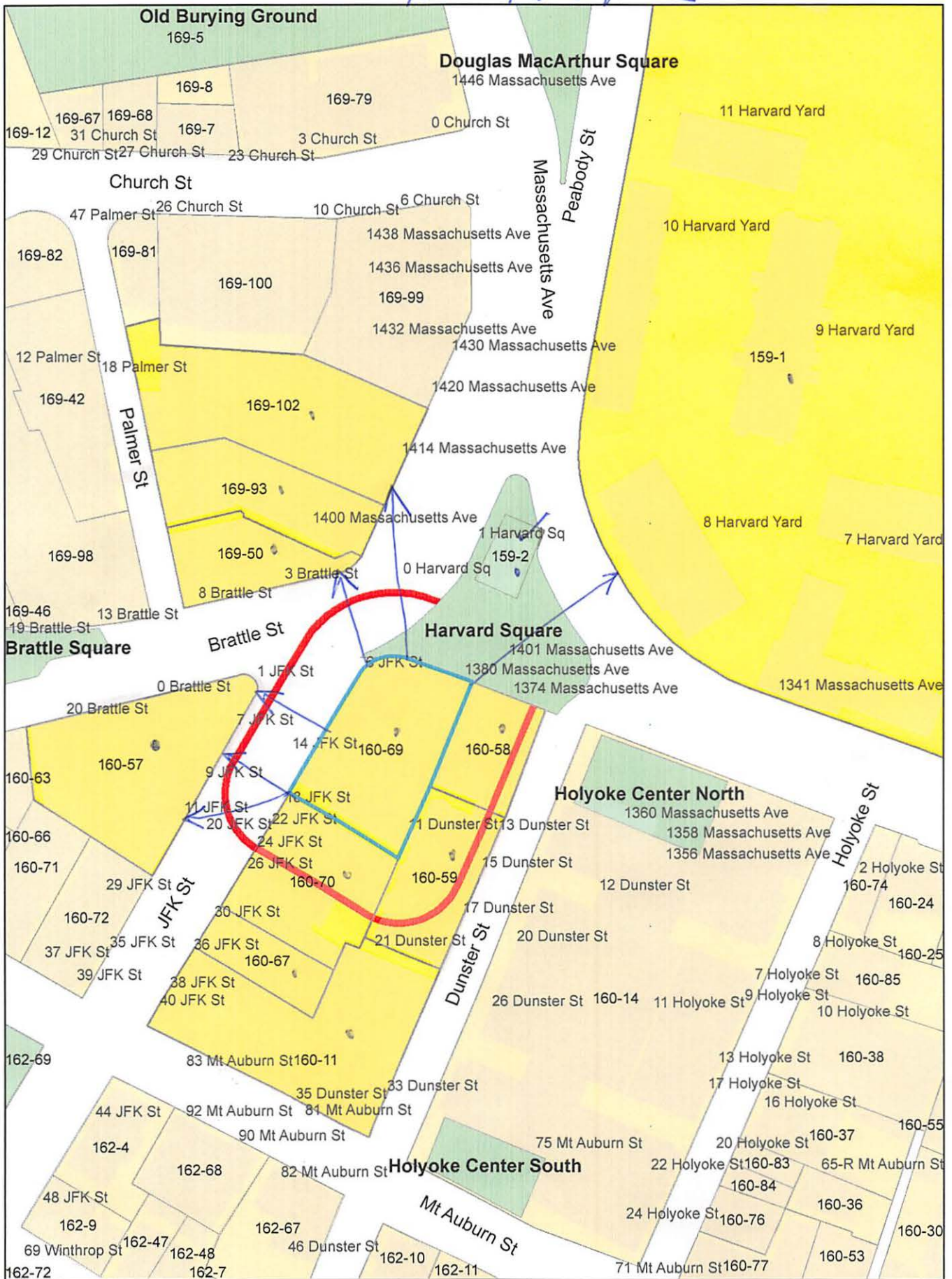
Santa Monica, CA 90404

Tel. No.: (855)-755-8423

E-Mail Address: Pawan.kalra@pressedjuicery.com

Date: May 1, 2017
December 2016

1380 Mass Ave



1380 Mass Ave

Petitioner

159-1

PRESIDENT & FELLOWS OF HARVARD COLLEGE
C/O HARVARD REAL ESTATE, INC.
HOLYOKE CENTER, ROOM 1000
1350 MASSACHUSETTS AVE
CAMBRIDGE, MA 02138

159-2

OUT OF TOWN NEWS, INC.
C/O HUDSON NEWS AGENCY
0 HARVARD SQ.
CAMBRIDGE, MA 02138

McDERMOTT QUILTY & MILLER LLP
C/O NICHOLAS J. ZOZULA, ESQ.
28 STATE STREET, SUITE 802
BOSTON, MA 02109

160-57

HARVARD COLLECTION LLC
C/O EQUITY ONE, INC. ATTN: CONTROLLER
410 PARK AVE., SUITE 1220
NEW YORK, NY 10022

160-58

CAMBRIDGE SAVINGS BANK
C/O KAREN A. GIESTA
1374 MASS AVE
CAMBRIDGE, MA 02138

160-59

DANA CHAMBERS ALLIANCE
135 BEAVER STREET - SUITE #404
WALTHAM, MA 02452

160-67

WAUGH BUILDING LLC
C/O ROCKMONT MANAGEMENT CO., INC.
P.O. BOX 440433
SOMERVILLE, MA 02145

160-69

1834 REALTY, INC.
C/O CAMBRIDGE SAVINGS BANK
1374 MASSACHUSETTS AVE
CAMBRIDGE, MA 02138

160-70

ALLIARA, LLC
1188 CENTRE ST.
NEWTON CENTRE, MA 02459

169-50

BRATTLE SQUARE PROPERTIES LLC.
C/O COLLIERS INTERNATIONAL
160 FEDERAL STREET
BOSTON, MA 02110

169-93

HARVARD COOPERATIVE SOCIETY
C/O THOMAS A. WAGNER, JR. CFO
1400 MASSACHUSETTS AVE
CAMBRIDGE, MA 02138

169-102

WELLS OPERATING PARTNERSHIP, L.P
C/O THOMPSON PROPERTY TAX SERVICES
P.O. BOX 56607
ATLANTA, GA 30343

160-11

TRINITY REALTY LIMITED PARTNERSHIP I
P.O. BOX 380212
CAMBRIDGE, MA 02238



CAMBRIDGE HISTORICAL COMMISSION

831 Massachusetts Avenue, 2nd Floor, Cambridge, Massachusetts 02139

Telephone: 617 349 4683 TTY: 617 349 6112

E-mail: histcomm@cambridgema.gov URL: http://www.cambridgema.gov/Historic

William B. King, *Chair*, Bruce A. Irving, *Vice Chair*, Charles M. Sullivan, *Executive Director*

William G. Barry, Jr., Robert G. Crocker, Chandra Harrington, Jo M. Solet, *Members*

Joseph V. Ferrara, Kyle Sheffield, Susannah Barton Tobin, *Alternates*

Jurisdiction Advice

To the Owner of Property at 1380 Massachusetts Ave.

The above-referenced property is subject to the jurisdiction of the Cambridge Historical Commission (CHC) by reason of the status referenced below:

- ☐ Old Cambridge Historic District
 - ☐ Fort Washington Historic District
(M.G.L. Ch. 40C, City Code §2.78.050)
 - ☐ Avon Hill Neighborhood Conservation District
 - ☐ Half Crown – Marsh Neighborhood Conservation District
 - ☒ Harvard Square Conservation District
No CHC review of use. Exterior alterations subject to review.
 - ☐ Mid Cambridge Neighborhood Conservation District
 - ☐ Designated Landmark
 - ☐ Property is being studied for designation: _____
(City Code, Ch. 2.78., Article III, and various City Council Orders)
 - ☐ Preservation Restriction or Easement (as recorded)
 - ☐ Structure is fifty years or more old and therefore subject to CHC review of any application for a demolition permit, if one is required by ISD. (City Code, Ch. 2.78, Article II). **See the back of this page for definition of demolition.**
 - ☐ No jurisdiction: not a designated historic property and the structure is less than fifty years old.
 - ☐ No local jurisdiction, but the property is listed on the National Register of Historic Places; CHC staff is available for consultation, upon request.
- Staff comments: _____

The Board of Zoning Appeal advises applicants to complete Historical Commission or Neighborhood Conservation District Commission reviews before appearing before the Board.

If a line indicating possible jurisdiction is checked, the owner needs to consult with the staff of the Historical Commission to determine whether a hearing will be required.

CHC staff initials SLB

Date May 10, 2017

Received by Uploaded to Energov

Date May 10, 2017

Relationship to project BZA 13238-2017

cc: Applicant
Inspectional Services Commissioner

Demolition Delay Ordinance and Application Information

The Demolition Delay Ordinance (Chapter 2.78, Article II of the Cambridge Municipal Code) was adopted by the City Council in 1979 to afford public review of demolition permit applications for potentially significant buildings. When the Historical Commission determines that a building is significant and should be preserved, demolition will be delayed for up to six months so that solutions can be sought to preserve the building indefinitely. The Ordinance covers all buildings over 50 years old, city-wide. The Historical Commission archives provide dates of construction for all properties in the City.

Demolition is defined in the ordinance as "the act of pulling down, destroying, removing or razing a building or commencing the work of total or substantial destruction with the intent of completing the same." The Inspectional Services Commissioner has provided further guidelines to outline what actions require a demolition permit. **In addition to complete demolition of a building, the following actions may require a demolition permit,**

- **removal of a roof,**
- **removal of one side of a building,**
- **gutting of a building's interior to the point where exterior features (windows, etc.) are impacted, and**
- **removal of more than 25% of a structure.**

Please contact the building inspector or a staff member of the Historical Commission if you have questions about whether a demolition permit is required for a particular project.

Demolition permit applications can be obtained from the Inspectional Services Department. The completed application should be submitted to the Historical Commission, where the staff will review the application. If the Executive Director of the Historical Commission makes an initial determination that the building is significant, a public hearing will be scheduled with Historical Commission. If the staff makes an initial determination that the building is not significant, the application is released for further review by the Building Commissioner.

More information about the demolition permit application procedures is available on the Historical Commission's web site or by calling or dropping by the Historical Commission office.

July 2003

Cambridge Historical Commission
831 Massachusetts Ave., 2nd Fl.
Cambridge, MA 02139
Ph: 617/349-4683 or TTY: 617/349-6112
<http://www.cambridgema.gov/Historic>



Harvard Square Advisory Committee

c/o Cambridge Community Development Department

344 Broadway

Cambridge, MA 02139

617/349-4647

Case: 1380 Massachusetts Avenue, Pressed Juicery

Applicant: Kelsey Lin for Pressed Juicery

Proposal and Zoning Issues: The Board of Zoning Appeal Special Permit application is for a Fast Order Food Establishment (Sections 4.35.o and 11.30) to operate a fast order food establishment.

Harvard Square Advisory Committee: January 9, 2017

Summary: Kelsey Lin representing Pressed Juicery introduced the business model and proposed plan for the location in Harvard Square.

The business is based on nutritional packaged juices prepared via high pressure processing and soft-serve frozen treat called 'Freeze' prepared with vegan ingredients. The business is taking over the lease of previous business, Pinkberry in that location and is not proposing any indoor seating for customers. The request for a Fast Order Food Special Permit is to cover the possibility that the amount of sales for the soft-serve frozen product exceeds the 20% limit in the definition.

The business will serve Freeze in compostable dishes and utensils. All juices are in prepackaged plastic bottles. All unsold merchandise will be trucked back to the company's supply location in New Jersey. Further details taking into account delivery access from Dunster Street will be provided to the Board of Zoning Appeal.

Committee members asked about the hours of operation, 7 days a week from 7 am to 9 pm. Kelsey Lin explained that the customer base is expected to come more from local patrons and students rather than tourists.

HSAC comments: A motion was made and seconded to support the application for the Fast Order Food Establishment, that the proposal meets the guidelines of the Harvard Square Overlay District. There is a need for access to healthy food in Harvard Square. No façade alterations are being considered other than replacing the sign of the previous business. One Committee member raised a concern about the quick turn over of non-local businesses in the Square. The Committee does not support A Frame signs on the sidewalk, but recommended providing indoor customer seating for public engagement and street activation.

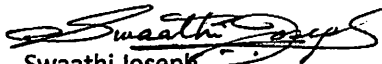
The Committee discussed the similarities and differences between the proposed business and the previous business and concluded that the proposed one will not create any additional impacts to the area. The Committee recommended that the business should be flexible with balancing the product demand to sustain the business in that location.

The following conditions are suggested by the Committee if the Board of Zoning Appeal grants this Special Permit. One is that trash disposal to be handled in such a way as to prevent spillage on the public sidewalk and street and to require monitoring to keep the area clean. Signage should be scaled to the pedestrian level. Loading and delivery should be facilitated on Dunster Street, taking into account the type and frequency of deliveries with limits on the hours and location to prevent conflicts with the busiest times on JFK Street.

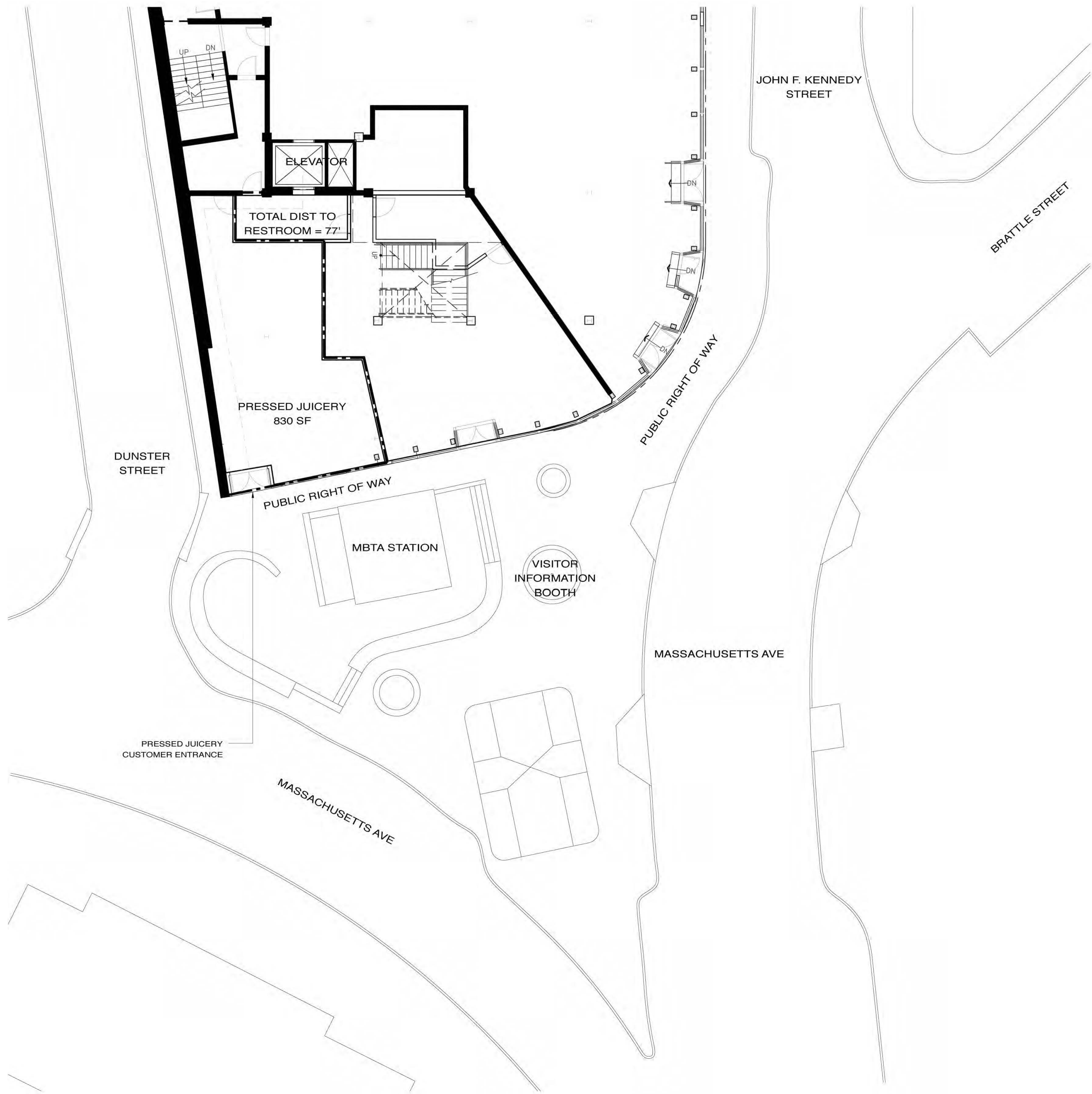
All members in attendance supported the Fast Order Food Special Permit and find it in conformance with the Harvard Square Overlay District guidelines.

Committee Members in Attendance: John DiGiovanni, Kari Kuelzer, Frank Kramer, Allison Crosbie, William Barry, Lauren Curry, Matt Simitis, Alexandra Offiong, and Maximilian Frank.

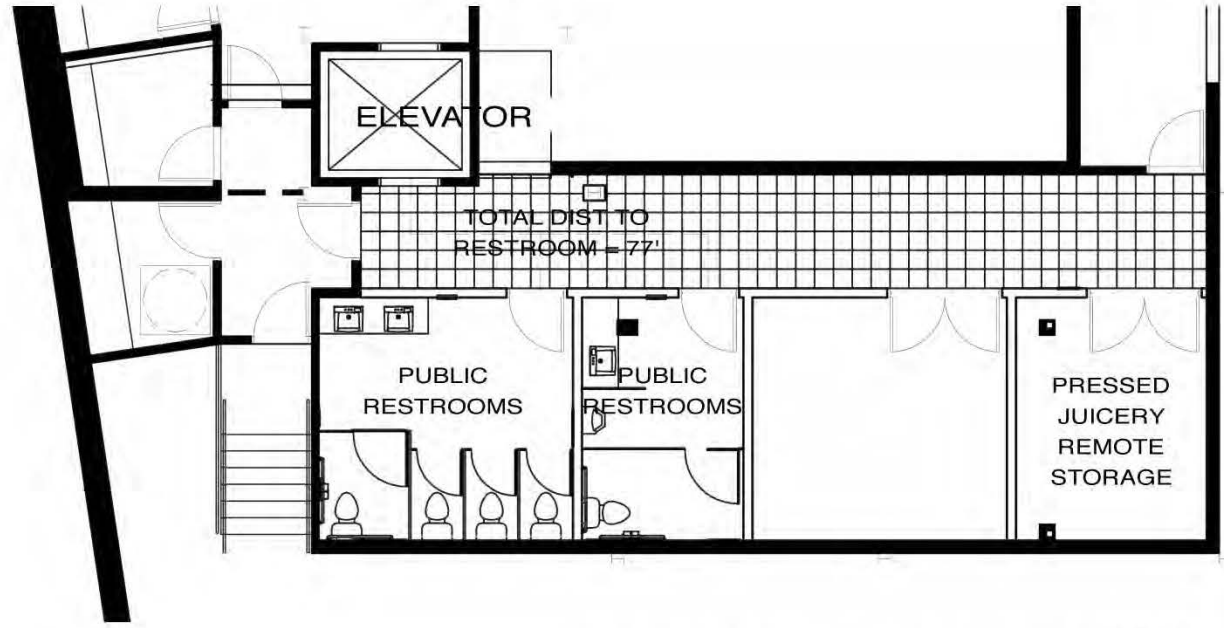
Respectfully submitted for the Committee,


Swaathi Joseph

Community Development Department

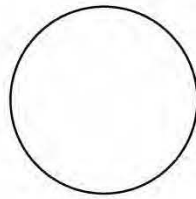


SITE MAP 03
NTS



BASEMENT PLAN 02
NTS

/Users/Rob/Google Drive/architecture/BO_harvard square /03_cad/pdf/harvard sq locus map.png



VICINITY MAP 01
NOT TO SCALE

GENERAL NOTES:

- DO NOT SCALE DRAWINGS.
- VERIFY FIELD CONDITIONS PRIOR TO COMMENCEMENT OF EACH PORTION OF WORK. NOTIFY ARCHITECT IMMEDIATELY OF ANY DISCREPANCY FROM THE CONTRACT DOCUMENTS.
- THE CONTRACT DOCUMENTS ARE COMPLIMENTARY AND WHAT IS REQUIRED BY ONE SHALL BE AS BINDING AS IF REQUIRED BY ALL. THE CONTRACTOR SHALL COORDINATE ALL PORTIONS OF THE WORK DESCRIBED IN THE CONTRACT DOCUMENTS. NOTIFY ARCHITECT FOR RESOLUTION OF ALL DISCREPANCIES PRIOR TO CONSTRUCTION.
- DIMENSIONS ARE TO THE STRUCTURAL GRID OR TO FINISH SURFACES, UNLESS OTHERWISE NOTED.
- AN APPROVED SEISMIC GASS SHUT OFF VALVE OR EXCESS FLOW SHUT OFF VALVE WILL BE INSTALLED ON THE FUEL GAS LINE ON THE DOWN-STREAM SIDE OF THE UTILITY METER AND BE RIGIDLY CONNECTED TO THE EXTERIOR OF THE BUILDING OR STRUCTURE CONTAINING THE FUEL AS PIPING. (PER ORDINANCE 170,158 AND 180,670) (INCLUDES COMMERCIAL ADDITIONS AND TI WORK OVER \$10,000.) SEPARATE PLUMBING PERMIT IS REQUIRED.
- PROVIDE ULTRA-FLUSH WATER CLOSETS FOR ALL NEW CONSTRUCTION. EXISTING SHOWER HEADS AND TOILETS MUST BE ADAPTED FOR LOW WATER CONSUMPTION.

PROJECT DATA

PROJECT ADDRESS:
1374 MASSACHUSETTS AVE
CAMBRIDGE, MA

SCOPE OF PROJECT:
NON-STRUCTURAL INTERIOR TENANT
IMPROVEMENT OF EXISTING FIRST FLOOR
RETAIL SPACE. WORK IS LIMITED TO
MODIFYING EXISTING FRONT OF HOUSE
FINISHES AND ADDING NEW EQUIPMENT TO
FRONT OF HOUSE.

PROJECT SIZE:
GROSS: 830 SF

USE GROUP: ASSEMBLY A-2
CONSTRUCTION TYPE: VA
OCCUPANCY LOAD: 15

EMPLOYEES PER SHIFT: 2

BUILDING CODE DATA:
ALL CONSTRUCTION SHALL COMPLY WITH
APPLICABLE FEDERAL, STATE, AND LOCAL
CODES AND AMENDMENTS PER THEIR
ADOPTING ORDINANCES.

PROJECT DIRECTORY

DESIGN ARCHITECT:
BETH NELSON
PRESSED JUICERY
1550 17TH STREET
SANTA MONICA CA 90404
310 425 2561
beth.nelson@pressedjuicery.com

TENANT:
PRESSED JUICERY
1550 17TH STREET
SANTA MONICA CA 90404

LANDLORD:
DANIEL E. FRAINE
1834 REALTY INC
1374 MASSACHUSETTS AVE
CAMBRIDGE, MASSACHUSETTS 02138-3822

REGISTERED ARCHITECT
FRANK PITTS CURTIS
CURTIS DIBENEDETTO AND ASSOCIATES INC
23 SHORE ROAD
WINCHESTER, MA 01890

DRAWING INDEX

- A0.1 COVER SHEET
- A1.1 DEMO PLANS
- A1.2 PLANS
- A2.1 ELEVATIONS
- A3.1 SCHEDULES
- A3.2 SCHEDULES
- A3.3 EQUIPMENT
- A3.4 EQUIPMENT
- A3.5 EQUIPMENT
- A5.1 ENLARGED STORE PLAN
- A5.2 BACK DISPLAY WALL
- A5.3 SIDE DISPLAY WALL



REVISION 1 1/9/17

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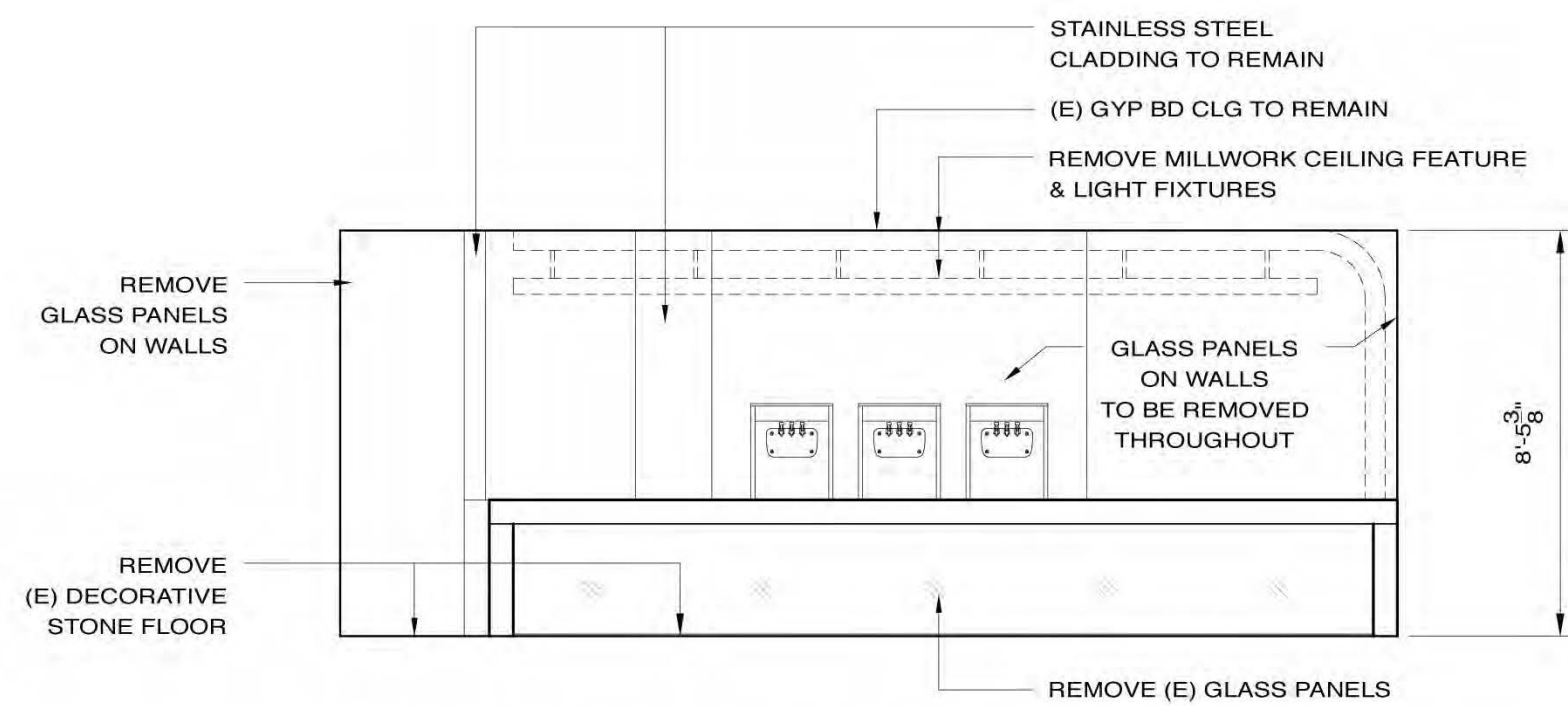
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02138-3622

project:
pressed juicery harvard square
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cambridge, ma

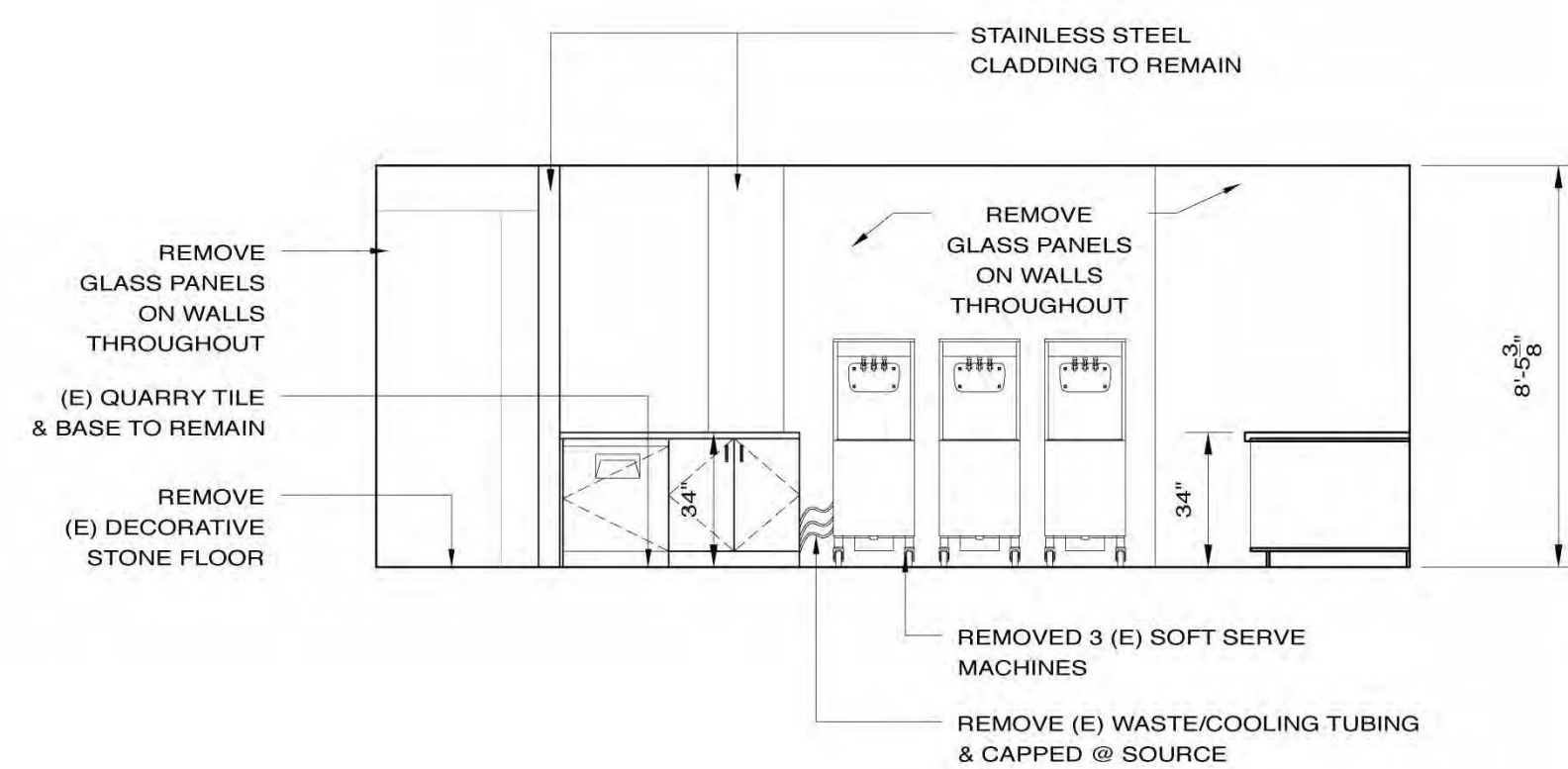
COVER

DATE: 2016.12.28
SCALE AS NOTED

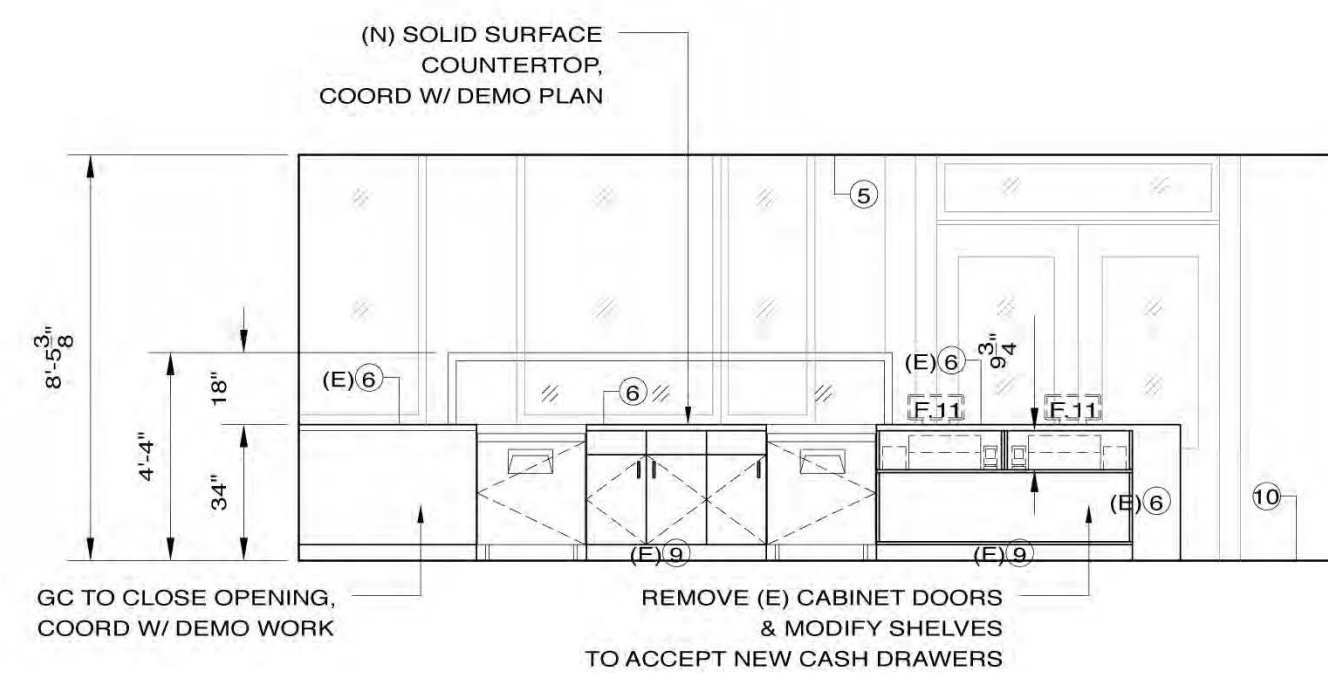
A0.1



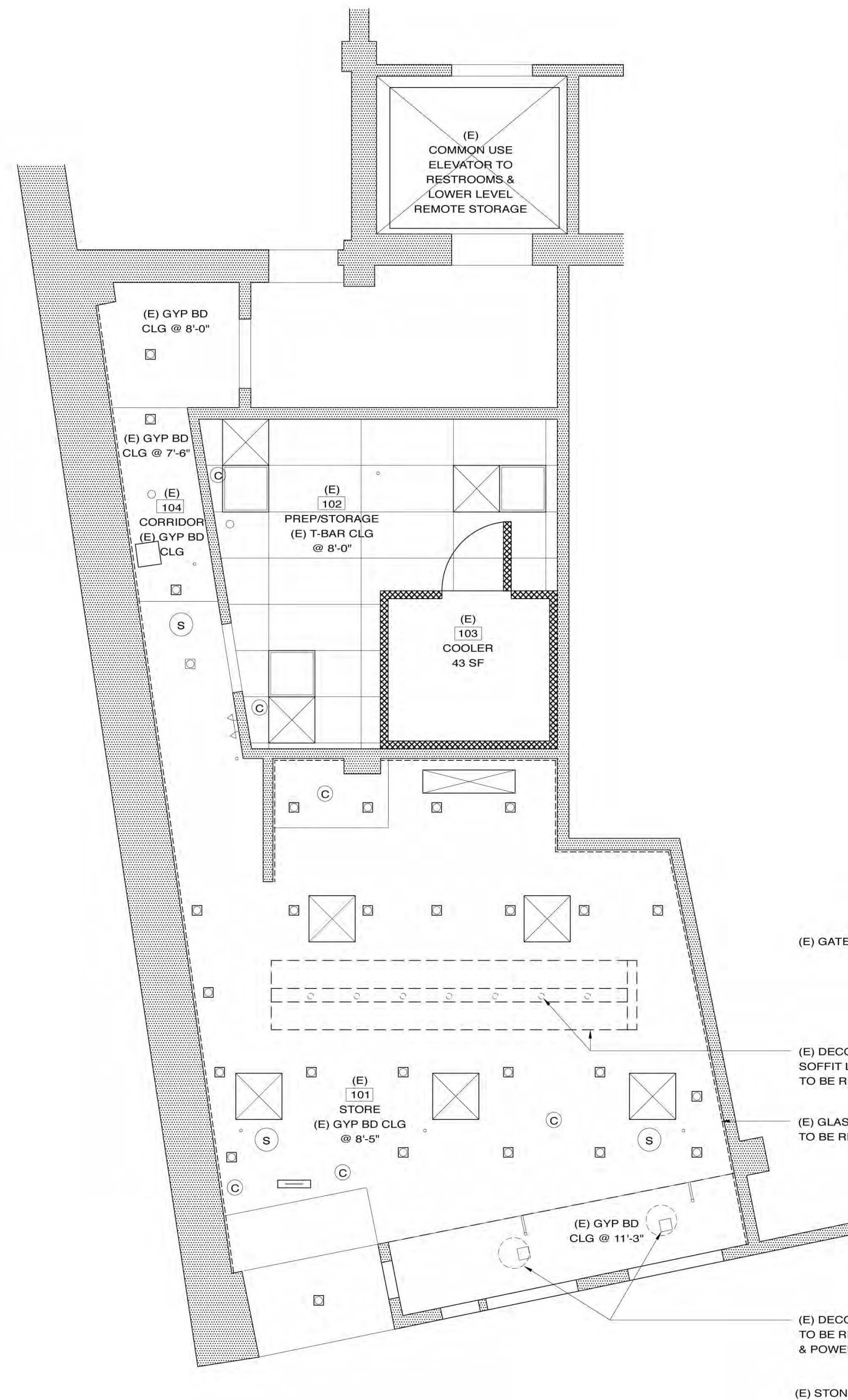
101 STORE DEMO ELEVATION 05
SCALE: 1/4" = 1'-0"



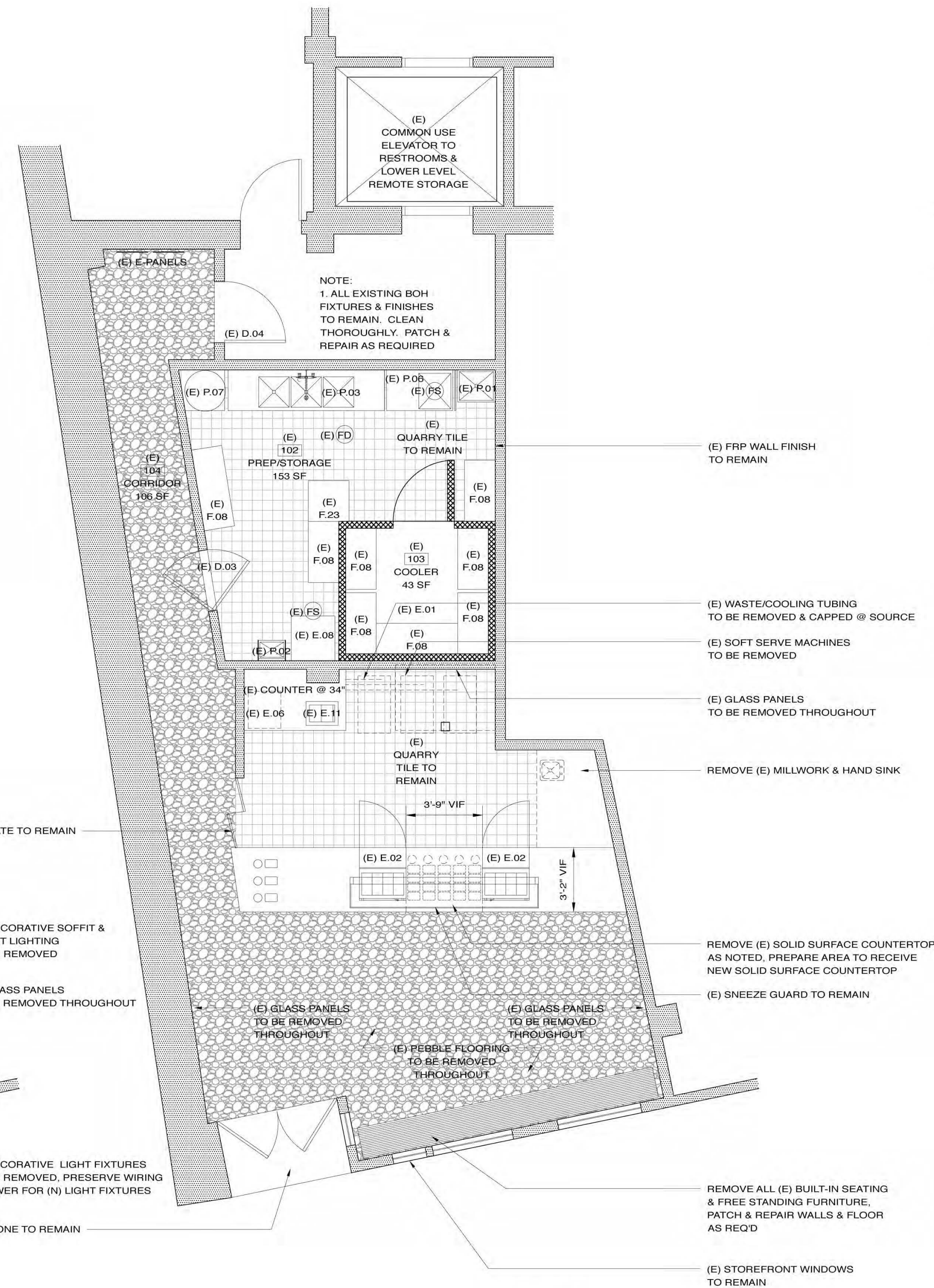
101 STORE DEMO ELEVATION 04
SCALE: 1/4" = 1'-0"



101 STORE DEMO ELEVATION 03
SCALE: 1/4" = 1'-0"



DEMO REFLECTED CEILING PLAN 02
SCALE: 1/4" = 1'-0"



Handwritten signature and date:
1/23/2017

DEMO PLAN 01
SCALE: 1/4" = 1'-0"

- LEGEND:
- NEW WALL
 - EXISTING WALL
 - (E) L.01 4" RECESSED CAN LIGHT
 - L.02 PENDANT LIGHT
 - (E) L.03 EXIT SIGN
 - (E) L.04 LED LIGHT
 - (E) L.05 LED LIGHT
 - (E) M.01 2X2 DIFFUSER
 - DUPLEX RECEPTACLE
 - DATA RECEPTACLE
 - DATA/VOICE RECEPTACLE
 - (E) SECURITY CAMERA
 - (E) RECESSED SPEAKER, WHITE, ROUND TRIM
 - CAT 5E OR CAT 6 IN CEILING. CABLING BY GC (INDIVIDUAL RUNS TO EACH CAMERA) TERMINATIONS BY OWNER'S VENDOR
 - CAT 5E OR CAT 6 IN FLOOR. CABLING BY GC (INDIVIDUAL RUNS TO EACH TERMINAL) TERMINATIONS BY OWNER'S VENDOR
 - SPEAKER WIRE IN CEILING. CABLING BY GC (INDIVIDUAL RUNS TO EACH SPEAKER). TERMINATION AND INSTALLATION OF SPEAKERS BY GC. TERMINATION AT LOW VOLTAGE EQUIP RACK BY OWNER'S VENDOR
 - FS FLOOR SINK
 - FD FLOOR DRAIN
 - SP, SPRINKLER
 - (E) FIRE SENSOR
 - JB, JUNCTION BOX



REVISION 1 1/9/17

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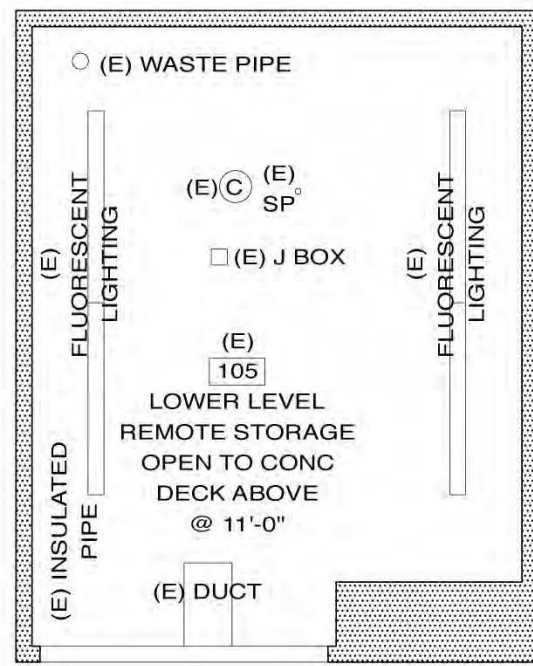
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cambridge, ma

DEMO PLANS

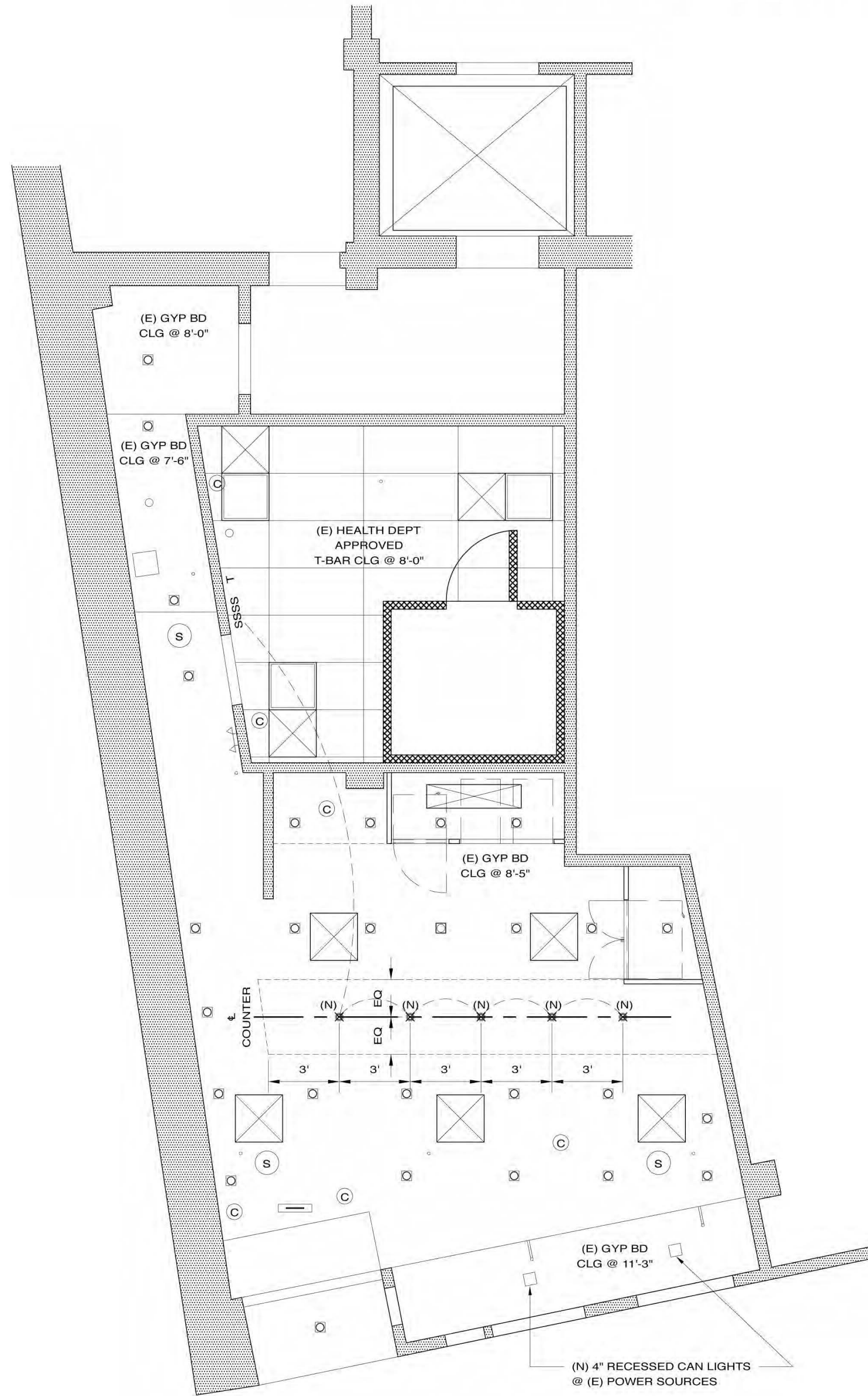
DATE: 2016.12.28
SCALE: AS NOTED

A1.1



FOR REFERENCE ONLY.
NO WORK IN THIS AREA

EXISTING REMOTE STORAGE RCP 05
SCALE: 1/4" = 1'-0"



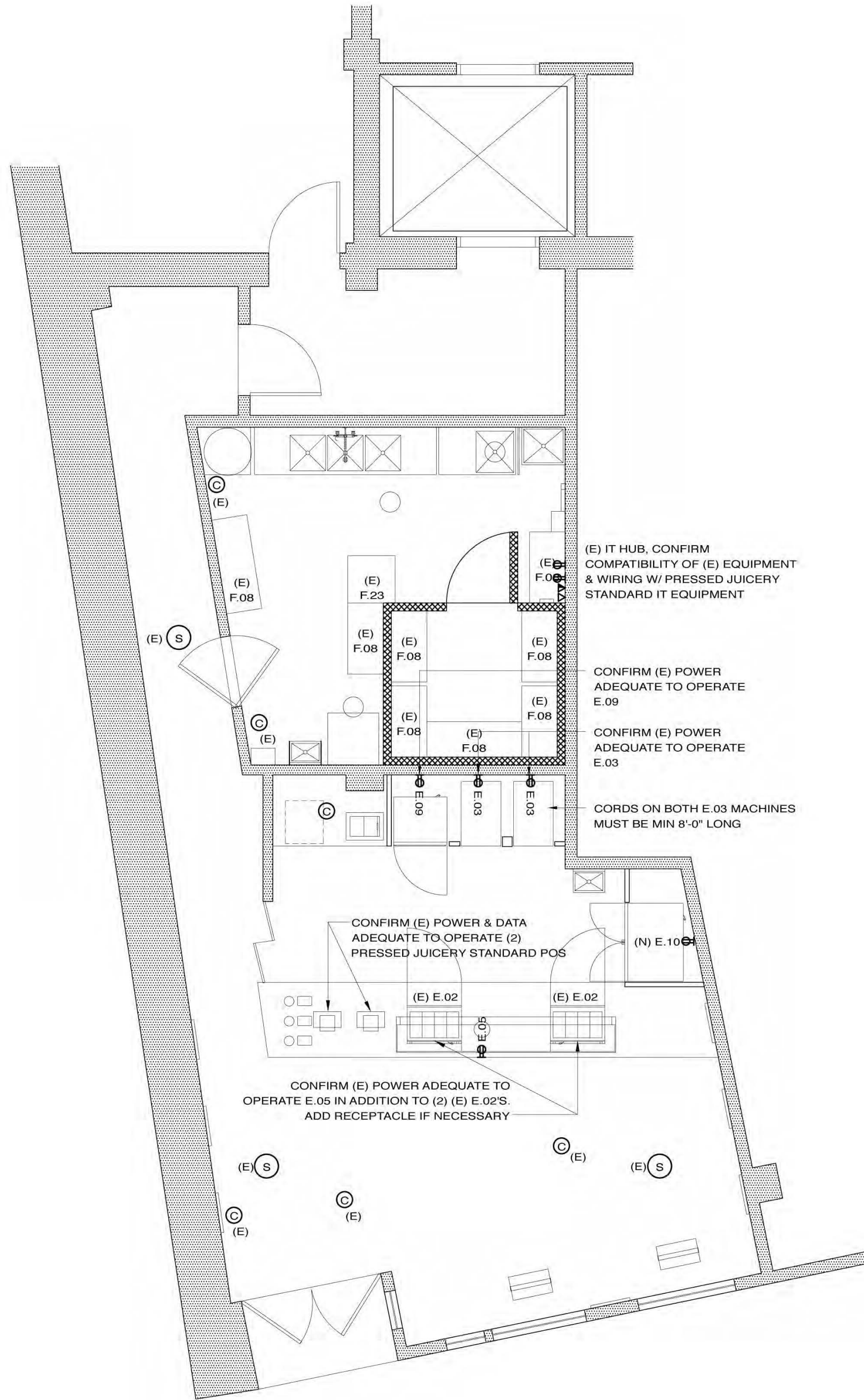
RCP NOTE: ALL EXISTING UNO

REFLECTED CEILING PLAN 03
SCALE: 1/4" = 1'-0"

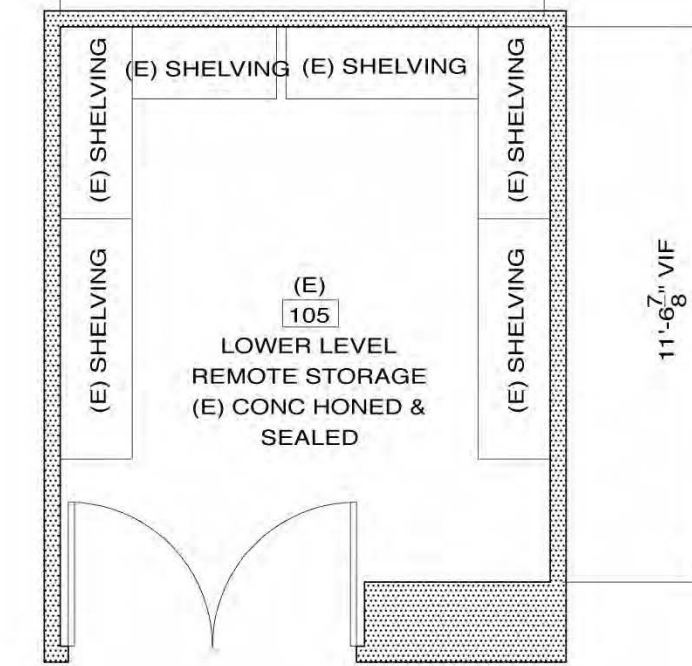
NOTES:

1. ANY DISCREPANCIES BETWEEN ARCHITECTURAL AND CONSULTANT DRAWINGS SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE ARCHITECT.
2. ALL QUANTITIES SHALL BE VERIFIED PRIOR TO ORDERING.
3. CONTRACTOR SHALL VERIFY COMPATIBILITY OF ALL ARCHITECTURAL CONDITIONS W/ EQUIPMENT, FIXTURES, HARDWARE, AND MOUNTING ACCESSORIES.
4. PROVIDE SUBMITTALS FOR ALL EQUIPMENT, FIXTURES, AND FINISHES. NO SUBSTITUTION WILL BE ACCEPTABLE WITHOUT SPECIFIC PRIOR APPROVAL OF THE ARCHITECT.
5. ARCHITECT TO VERIFY ALL SPECIFIED FINISHES.
6. ALL FIXTURES & EQUIPMENT SHALL BE UL LISTED.

7. ALL LIGHT FIXTURES IN FOOD STORAGE AREAS TO HAVE SHATTER PROOF LENSES.
8. ALL LIGHT FIXTURES SHALL BE FURNISHED W/ ALL NECESSARY FEEDS, SPLICES, CONNECTIONS, LAMPS ETC AS REQUIRED FOR A COMPLETE INSTALLATION.
9. COVER PLATES, SWITCHES, AND OUTLETS SHALL BE BY LUTRON OR APPROVED EQUAL.
10. OUTLETS TO BE AT 18" AFF UNO.
11. SWITCHES AND OUTLETS SHOWN AS SUITABLE FOR OPERATIONS. PROVIDE ADDITIONAL OUTLETS AS REQUIRED BY CODE.
12. GC TO VERIFY ALL EXISTING CONDITIONS. REPORT CONFLICTS & OMISSIONS FROM ARCHITECT DRAWINGS SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE ARCHITECT.

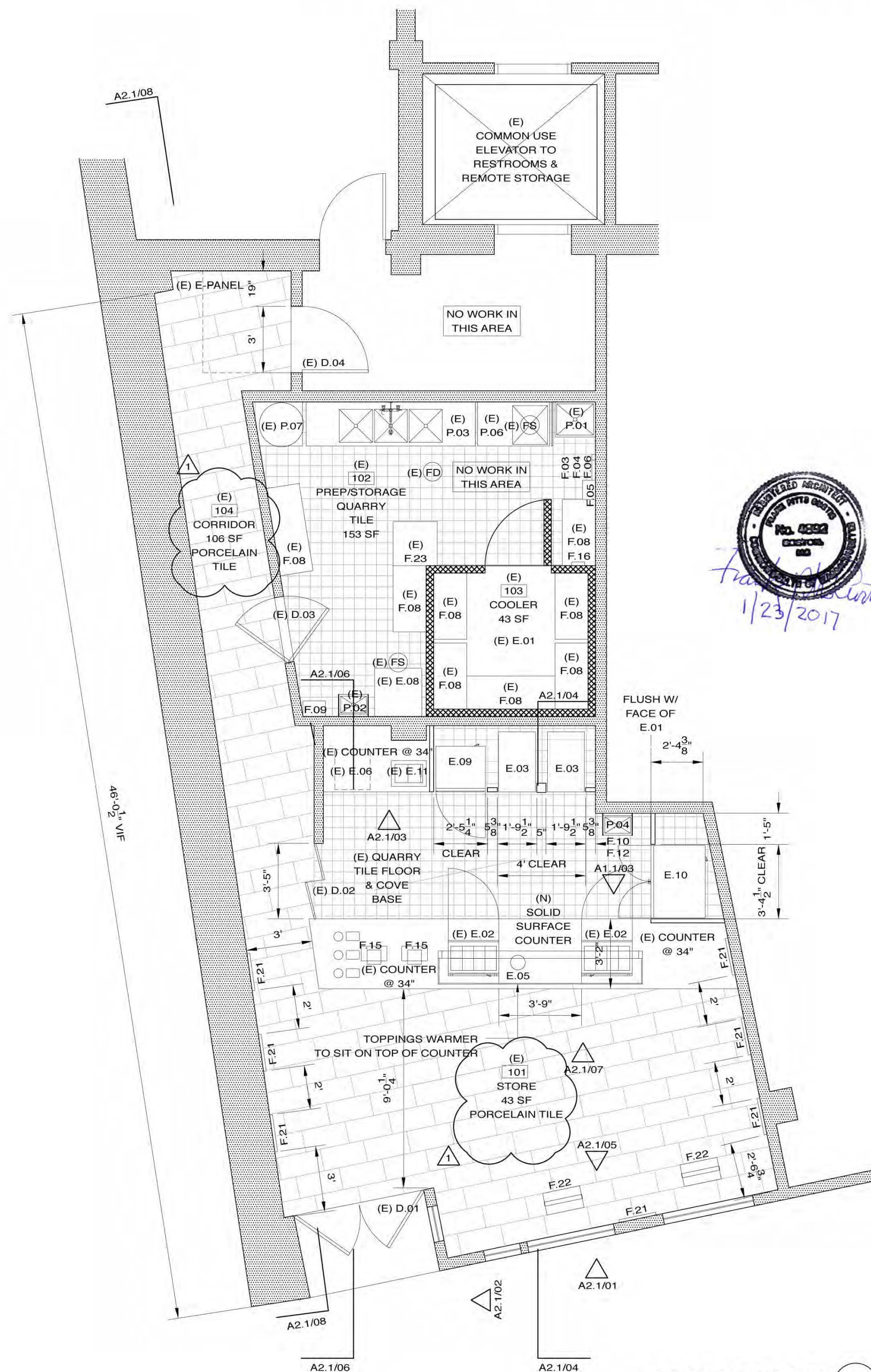


ELECTRICAL PLAN 02
SCALE: 1/4" = 1'-0"



FOR REFERENCE ONLY.
NO WORK IN THIS AREA

EXISTING REMOTE STORAGE PLAN 04
SCALE: 1/4" = 1'-0"



- LEGEND:
- NEW WALL
 - EXISTING WALL
 - (E) L.01 4" RECESSED CAN LIGHT
 - L.02 PENDANT LIGHT
 - (E) L.03 EXIT SIGN
 - (E) L.04 LED LIGHT
 - (E) L.05 LED LIGHT
 - (E) M.01 2X2 DIFFUSER
 - DUPLEX RECEPTACLE
 - DATA RECEPTACLE
 - DATA/VOICE RECEPTACLE
 - (E) SECURITY CAMERA
 - (E) RECESSED SPEAKER, WHITE, ROUND TRIM
 - CAT 5E OR CAT 6 IN CEILING. CABLING BY GC (INDIVIDUAL RUNS TO EACH CAMERA) TERMINATIONS BY OWNER'S VENDOR
 - CAT 5E OR CAT 6 IN FLOOR. CABLING BY GC (INDIVIDUAL RUNS TO EACH POS TERMINAL) TERMINATIONS BY OWNER'S VENDOR
 - SPEAKER WIRE IN CEILING. CABLING BY GC (INDIVIDUAL RUNS TO EACH SPEAKER), TERMINATION AND INSTALLATION OF SPEAKERS BY GC. TERMINATION AT LOW VOLTAGE EQUIP RACK BY OWNER'S VENDOR
 - FS FLOOR SINK
 - FD FLOOR DRAIN
 - SP, SPRINKLER
 - (E) FIRE SENSOR
 - JB, JUNCTION BOX

1/23/2017



REVISION 1 1/9/17

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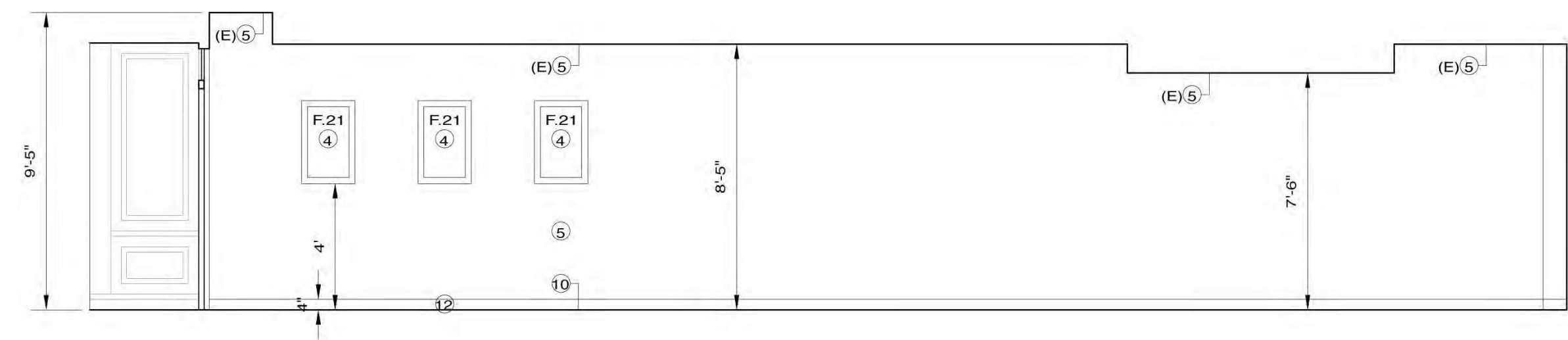
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cambridge, ma

PLANS

DATE: 2017.09.01
SCALE: AS NOTED

A1.2



Technical drawing of a sneeze guard assembly. The drawing includes a side view and a top view. The side view shows a sneeze guard with a height of 60 1/2" and a base height of 34". The top view shows a rectangular assembly with a width of 34" and a height of 60 1/2". The drawing includes callouts for materials and finishes: (E) COVERED SNEEZE GUARD, (E) STAINLESS STEEL FINISH TO REMAIN, (E) 6, F15, and 10. A cloud-shaped callout indicates a 18" and 4" dimension. A triangle callout indicates a 1" dimension. The drawing also shows a 1" dimension for the base of the sneeze guard.

The floor plan diagram illustrates the layout of a kitchen area. Key features and dimensions include:

- Overall Dimensions:** The kitchen is 9'-5" wide and 8'-0 3/8" deep.
- Fixtures and Components:**
 - (E) 5:** Wall cabinets or upper units.
 - (4):** Four rectangular units, likely refrigerators or freezers, arranged in a row.
 - (5):** A central island or peninsula unit.
 - (6):** Two rectangular units, likely refrigerators or freezers, positioned at the end of the island/peninsula.
 - (E) 6:** Wall cabinets or upper units above the island/peninsula.
 - (E) 9:** A base unit or lower cabinet.
 - (N) MERCHANDISER:** A unit located on the left side of the kitchen.
 - (E) 3" RADIUS QUARRY TILE BASE:** A base unit or lower cabinet at the bottom right.
- Dimensions and Spacing:**
 - 18" spacing between the first and second (4) units.
 - 19" spacing between the second and third (4) units.
 - 4'-4" spacing between the third and fourth (4) units.
 - 34" spacing between the fourth (4) unit and the (E) 6 unit.
 - 10" spacing between the (N) MERCHANDISER and the first (4) unit.
 - 34" spacing between the (E) 6 unit and the (E) 3" RADIUS QUARRY TILE BASE.

(E) 5

11'-3"

8'-0 $\frac{5}{8}$ "

32"

(E) 5

10"

(N) MERCHANDISER

BLACK VINYL GRAPHICS
ON WHITE BACKGROUND

2" DIA

INTERNALLY ILLUMINATED
BLADE SIGN W/ WHITE LED

BLACK METAL CASING

8" 1/4"

PRESSED

Technical drawing of the back of a kitchen island. The drawing shows a side view with various components and dimensions. On the left, a vertical dimension of 34" is indicated. Below this, a label (E) STAINLESS STEEL FINISH TO REMAIN points to a section. In the center, there is a door labeled E.03 and a panel labeled E.06. To the right of the door, there is a panel labeled F.10 and a panel labeled P.02. Below these, a vertical dimension of 34" is indicated. On the far right, a vertical dimension of 80 1/2" is indicated. The drawing includes various callouts and dimensions for the back of the island.

(E) STAINLESS STEEL FINISH TO REMAIN

REMOVE (E) MELAMINE FINISH
REPLACE W/
(N) WHITE MELAMINE FINISH

Architectural elevation drawing of a storefront for "pressed juicery". The drawing shows a facade with various panels, windows, and doors. Annotations include:

- (N) INTERNALLY ILLUMINATED BLADE SIGN W/ WHITE LED TO REPLACE (E) INTERNALLY ILLUMINATED BLADE SIGN
- (E) METAL AWNINGS TO BE PAINTED MATTE WHITE
- (N) BLACK REVERSE CHANNEL LETTERS W/ WHITE LEDS TO REPLACE (E) REVERSE CHANNEL LETTER SIGN
- (E) STOREFRONT NO NEW WORK TYPICAL
- (E) WOOD FINISHES AND COLORS TO REMAIN TYPICAL

Dimensions shown include 2' DIA, 8'-11 3/4, 8", 5'-10", and A2 3/02.

A2.1

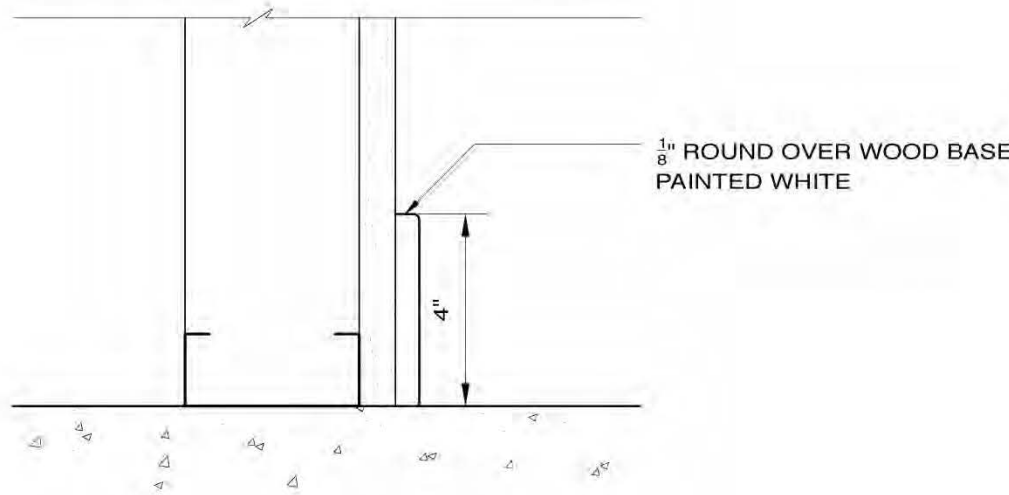
FINISH SCHEDULESEE ALSO "FINISH KEY"					
ROOM	FLOOR	WALLS	WALL BASE	CEILING	NOTES
101 STORE	(E) CONCRETE, HONED AND SEALED W/ COMMERCIAL MATTE SEALER W/ QUARRY TILE @ EMPLOYEE AREA 13 9	GYP BD PAINTED WHITE & RIFT OAK, SMOOTH, NO TEXTURE 5 1 2	(N) WOOD BASE @ GYP BD WALLS, SS BASE @ FRONT OF COUNTER (E) 3" RADIUS QUARRY TILE COVE BASE (IN SERVICE AREA ONLY) 9 11 12	(E) GYP BD, PAINTED WHITE 5	
102 PREP / STRG	(E) QUARRY TILE 9	(E) FRP AND (E) GYP BD 8 5	(E) QUARRY TILE MIN 4-INCH HIGH 3" RADIUS COVE BASE 9	(E) HEALTH DEPT APPROVED TILES IN (E) T-BAR CLG 7	HEALTH DEPARTMENT APPROVED FINISHES THROUGHOUT, MINIMUM 4-INCH HIGH 3/8-INCH RADIUS COVE BASE
103 WALK-IN	(E) SMOOTH STUCCO GALVALUME	(E) SMOOTH STUCCO GALVALUME	(E) SMOOTH GALVANIZED ALUMINUM 3" RADIUS COVE BASE	(E) SMOOTH STUCCO GALVALUME	(E) HEALTH DEPARTMENT APPROVED FINISHES THROUGHOUT

FINISH KEYSEE ALSO "FINISH SCHEDULE"			
KEY	DESCRIPTION	SPEC	NOTES
1	RIFT WHITE OAK VENEERED PLYWOOD, VERTICAL GRAIN		SUBMIT SAMPLE TO ARCHITECT FOR APPROVAL CLEAR MATTE SEALER
2	2-1/4" X 1-1/2" SOLID RIFT WHITE OAK		SUBMIT SAMPLE TO ARCHITECT FOR APPROVAL CLEAR MATTE SEALER
3	NOT USED		
4	MAGNETIC MENU BOARD W/ WHITE OAK TRIM		MILLWORK PACKAGE
5	GYP BOARD, PAINTED	BENJAMIN MOORE "SUPER SPEC" COLOR WHITE	GYP BOARD LEVEL 5 IN 101 STORE, ALL OTHER AREAS LEVEL 4. FLAT PAINT AT CEILINGS + WALLS ONLY IN CUSTOMER + NON-FOOD PREP AREAS. SATIN AT ALL DOORS + FRAMES, SMOOTH, NO TEXTURE
6	MATTE WHITE SOLID SURFACE	MEGANITE, BRIGHT WHITE	MATTE FINISH
7	(E) HEALTH DEPARTMENT APPROVED WHITE T-BAR CEILING	(E) 2'X4' GRID	WASHABLE
8	(E) WHITE FRP	MARLITE "STANDARD" P-100 WHITE	W/ MATCHING TRIM PIECES
9	(E) QUARRY TILE W/ MATCHING 3" RADIUS COVE BASE	6X6 FIELD TILE W/ MATCHING 4" TALL 3" RADIUS COVED WALL BASE AND MATCHING COVE CORNERS	
10	PORCELAIN TILE	AMERICAN OLEAN "METHOD" COLOR BODY PORCELAIN TILE, MT05, UNPOLISHED, "KHAKI APPROACH", 12 X 24 WITH 1/4 OFFSET	WITH CUSTOM BUILDING PRODUCTS EPOXY GROUT #9 "NATURAL GREY" & BRUSHED STAINLESS TRANSITIONS & REDUCERS AS REQUIRED
11	BRUSHED STAINLESS STEEL BASE		CUT TO SIZE IN FIELD
12	WOOD BASE		ON GYP BD WALL IN STORE 101, PAINTED WHITE

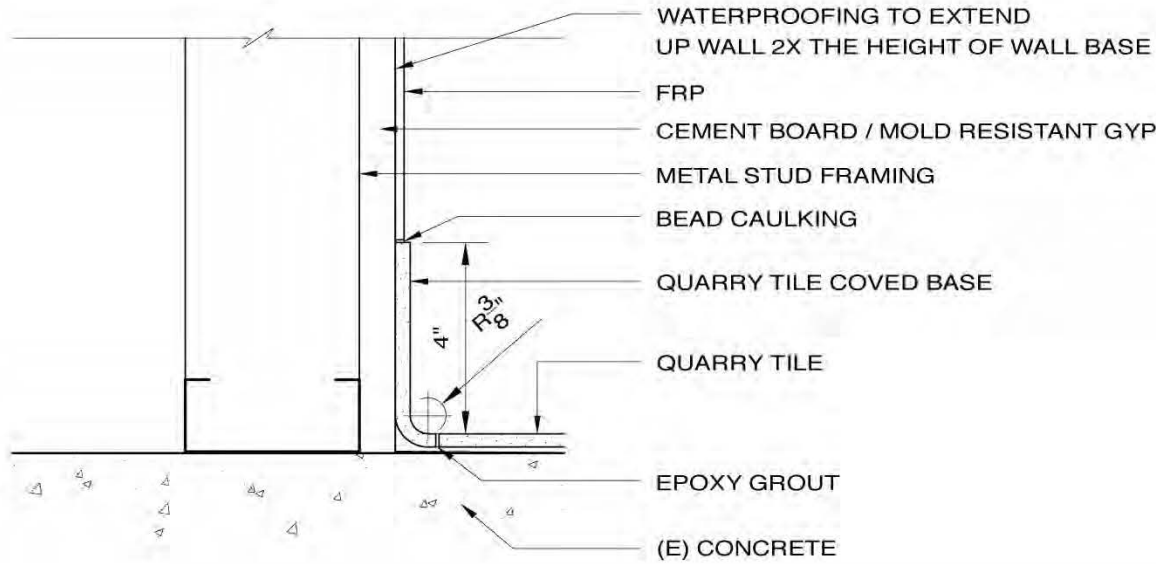
LIGHTING FIXTURE SCHEDULE									
KEY	DESCRIPTION	TYPE	SPEC	MFG	VOLTAGE	WATT AGE	PROVIDED BY	INSTALLED BY	NOTES
L.01	(E) 4" RECESSED DOWNLIGHT	RECESSED LED							
L.02	PENDANT LIGHT	SURFACE MOUNTED INCANDESCENT		16 X 15 X 6D	120V	40W	OWNER	GC	
L.03	(E) EXIT LIGHT								
L.05	(E) 2X2 LAY-IN	LAY-IN LED TROFFER	2GR LED						EXISTING, HEALTH DEPARTMENT APPROVED

KEY	DESCRIPTION	SPEC	SIZE	LOCATION	PROVIDED BY	INSTALLED BY	NOTES
(E) E.01	WALK-IN COOLER	AMERIKOOLER	SEE A1.2/01	102 PREP/STRG			EXISTING
(E) E.02	SANDWICH TABLE QTY: 2	TRUE TSSU-27-8-ADA					EXISTING
E.03	SOFT SERVE FREEZER QTY: 2	TAYLOR 791	20 1/4"W X 33 1/2"D X 59 1/2"H	101 STORE	OWNER	GC	ON APPROVED CASTERS, POWER CORDS TO BE MIN 8'-0" LONG
E.04	NOT USED						
E.05	TOPPINGS WARMER	SERVER 86810	7 3/4"W X 8 13/16"D X 12 3/8"H	101 STORE	OWNER	GC	
(E) E.06	UNDERCOUNTER REFRIGERATOR	TRUE TUC-27					EXISTING
(E) E.08	ICE MAKER	MANITOWOC QD-0212A	26"W X 28"D X 39"H	102 PREP / STRG			EXISTING
E.09	1 DOOR DISPLAY REFRIGERATOR	TRUE GDM-19T-HC-LD	27"W X 24 1/4"D X 78 5/8"H	101 STORE	OWNER	GC	
E.10	2 DOOR DISPLAY REFRIGERATOR	TRUE GDM-35-LD	39 1/2"W X 29 7/8"D X 78 5/8"H	101 STORE	OWNER	GC	
(E) E.11	ICE BIN	GLASTENDER D1-1B24-CP10					EXISTING

KEY	DESCRIPTION	SPEC	SIZE	LOCATION	HOT	COLD	DRAIN	PROVIDED BY	INSTALLED BY	NOTES
(E) P.01	MOP SINK	ZURN Z1996-24	24"W X 24"D X 10"H	102 PREP/ STRG	YES	YES	DIRECT			EXISTING
(E) P.02	HAND SINK	ADVANCE TABCO 7-PS-80	17 1/4" L X 15 1/4" W	102 PREP / STRG	YES	YES	DIRECT			EXISTING
(E) P.03	3 COMPARTMENT SINK	TURBO AIR TSA-3-14-D1	90"L X24"W	102 PREP/ STRG	YES	YES	DIRECT			EXISTING
P.04	HAND SINK	GSW HS-16-1615SS	15 3/4" L X 15"W	101 STORE	YES	YES	DIRECT			
(E) P.06	PREP SINK	TURBO AIR TSA-1-R1	18"LX18"DX11"H	102 PREP/STRG	YES	YES	INDIRECT			EXISTING
(E) P.07	WATER HEATER	AO SMITH DURA POWER		102 PREP / STRG	YES	YES	DIRECT			12 KW, EXISTING



101 STORE BASE DETAIL @ CUSTOMER AREA 02
SCALE: 3" = 1'-0"



EXISTING SANITARY BASE DETAIL 01
SCALE: 3" = 1'-0"

ENVIRONMENTAL HEALTH NOTES:

1. NO ONSITE CONSUMPTION , FOOD AND BEVERAGES SOLD FOR TAKE-OUT ONLY.

2. FLOORS TO BE SMOOTH AND IMPERVIOUS TO WATER, GREASE, AND ACID, CONTINUING UP THE WALL SEAMLESSLY AT LEAST 4" W/ A 3/8" MINIMUM RADIUS COVE

3. WALLS / CLGS TO BE SMOOTH AND NONABSORBENT, LIGHT COLORED, AND EASILY CLEANABLE FINISH. ALL WALL SURFACES TO BE SEALED W/SEMIGLOSS ENAMEL. ACOUSTICAL CEILING TILE TO COMPLY W/ THESE REQUIREMENTS.

4. ALL PLUMBING, ELECTRICAL, AND GAS LINES SHALL BE CONCEALED WITHIN THE BUILDING STRUCTURE TO AS GREAT AN EXTENT AS POSSIBLE. WHERE THIS IS NOT POSSIBLE, ALL RUNS SHALL BE AT LEAST 3" AWAY FROM THE WALLS AND 6" OFF THE FLOOR. WHERE CONDUIT OR PIPE LINES ENTER A WALL, CEILING OR FLOOR, THE OPENING AROUND THE LINE SHALL BE TIGHTLY SEALED.



REVISION 1 1/8/17

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pressed juicery harvard square
1380 massachusetts ave
cambridge, ma

SCHEDULES

DATE: 2017.01.09
NO SCALE

A3.1

PRESSED JUICERY MENU

Prepackaged Juices:

Greens 1 (kale, spinach, romaine, parsley, cucumber, celery)
 Greens 1.5 (kale, spinach, romaine, parsley, cucumber, celery, lemon, lime)
 Greens 2 (kale, spinach, romaine, parsley, cucumber, celery, apple, lemon)
 Greens 3 (kale, spinach, romaine, parsley, cucumber, celery, apple, lemon, ginger)
 Greens 4 (cucumber, celery, watercress, lemon, ginger, cayenne)
 Greens 5 (spinach, romaine, fennel, orange, pineapple, cilantro)
 Greens 6 (spinach, honeydew, kiwi, lemongrass, cilantro)
 Roots 1 (beet, carrot, kale, spinach, romaine, parsley, cucumber, celery)
 Roots 2 (carrot, cucumber, spinach, parsley)
 Roots 3 (beet, apple, lemon, ginger)
 Roots 4 (carrot, apple, ginger)
 Citrus 1 (lemon, cayenne, filtered H2O)
 Citrus 2 (pineapple, apple, lemon, mint)
 Citrus 3 (grapefruit, mint)
 Citrus 4 (cucumber, pineapple, lemon, coconut H2O, aloe vera)
 Apple lemon ginger cayenne
 Apple strawberry coconut
 Pineapple pear ginger mint
 Blueberry coconut pear
 Cucumber apple lemon ginger cayenne
 Strawberry apple lime
 Vanilla almond (almonds, dates, vanilla bean, sea salt, filtered H2O)
 Chocolate almond (almonds, dates, cacao, vanilla bean, sea salt, filtered H2O)
 Coconut cinnamon (coconut meat, coconut H2O, cinnamon)
 Aloe vera H2O
 Chlorophyll H2O
 Coconut H2O
 Vanilla coffee (coffee, almonds, dates, vanilla bean, sea salt, filtered H2O)
 Chocolate coffee (coffee, almonds, dates, cacao, vanilla bean, sea salt, filtered H2O)
 Green rooibos tea
 Red rooibos tea
 Lemon myrtle tea

Frozen juice (all dairy free):

Frozen vanilla almond milk
 Frozen chocolate almond milk
 Greens freeze
 Citrus freeze
 Roots freeze
 Fruit freeze

Toppings:

Dark chocolate curls
 Dried cherries
 Flaxseed
 Slivered almonds
 Coconut flakes
 Vanilla granola
 Honey
 Sprinkles
 Sea salt
 Raspberries
 Blueberries

DOOR NOTES:

- DOOR HANDLES, PULLS, LATCHES, LOCKS AND OTHER OPERATING DEVICES ON DOORS REQUIRED TO BE ACCESSIBLE SHALL NOT REQUIRE TIGHT GRASPING, TIGHT PINCHING OR TWISTING OF THE WRIST TO OPERATE. MANUALLY OPERATED BOLTS OR SURFACE BOLTS ARE NOT PERMITTED. THE UNLATCHING OF ANY DOOR OR LEAF SHALL NOT REQUIRE MORE THAN ONE OPERATION.
- APPROVED LOCKS AND LATCHES SHALL BE PERMITTED TO PREVENT OPERATION OF DOORS WHERE ANY OF THE FOLLOWING EXISTS:
 - PLACES OF DETENTION OR RESTRAINT
 - IN BUILDINGS IN OCCUPANCY GROUP A HAVING AN OCCUPANT LOAD OF 300 OR LESS, GROUPS B, F, M, AND S, AND IN PLACES OF RELIGIOUS WORSHIP, THE MAIN EXTERIOR DOOR OR DOORS ARE PERMITTED TO BE EQUIPPED WITH KEY-OPERATED LOCKING DEVICES FROM THE EGRESS SIDE, PROVIDED:
 - THE LOCKING DEVICE IS READILY DISTINGUISHABLE AS LOCKED
 - A READILY VISIBLE DURABLE SIGN IS POSTED ON THE EGRESS SIDE ON OR ADJACENT TO THE DOOR STATING "THIS DOOR TO REMAIN UNLOCKED WHEN BUILDING IS OCCUPIED". THE SIGN SHALL BE IN LETTERS 1 INCH HIGH ON A CONTRASTING BACKGROUND AND
 - THE USE OF THE KEY-OPERATED LOCKING DEVICE IS REVOCABLE BY THE BUILDING OFFICIAL FOR DUE CAUSE.
 - WHERE EGRESS DOORS ARE USED IN PAIRS, APPROVED AUTOMATIC FLUSH BOLTS SHALL BE PERMITTED TO BE USED, PROVIDED THAT THE DOOR LEAF HAVING THE AUTOMATIC FLUSH BOLTS HAS NO DOORKNOB OR SURFACE MOUNTED HARDWARE.
 - DOORS FROM INDIVIDUAL DWELLING OR SLEEPING UNITS OF GROUP R OCCUPANCIES HAVING AND OCCUPANT LOAD OF 10 OR LESS ARE PERMITTED TO BE EQUIPPED WITH A NIGHT LATCH, DEAD BOLT, OR SECURITY CHAIN, PROVIDED SUCH DEVICES ARE OPENABLE FROM THE INSIDE WITHOUT THE USE OF A KEY OR TOOL
 - FIRE DOORS AFTER THE MINIMUM ELEVATED TEMPERATURE HAS DISABLED THE UNLATCHING MECHANISM IN ACCORDANCE WITH LISTED FIRE DOOR TEST PROCEDURES
- LATCHING AND LOCKING DOORS THAT ARE HAND ACTIVATED AND WHICH ARE IN A PATH OF TRAVEL SHALL BE OPERABLE WITH A SINGLE EFFORT BY LEVER TYPE HARDWARE, BY PANIC BARS, PUSH-PULL ACTIVATING BARS, OR OTHER HARDWARE DESIGNED TO PROVIDE PASSAGE WITHOUT REQUIRING THE ABILITY TO GRASP THE OPENING HARDWARE.
- HAND-ACTIVATED DOOR OPENING HARDWARE SHALL BE CENTERED BETWEEN 30" AND 44" ABOVE THE FLOOR
- WHEN INSTALLED, DOORWAYS SHALL HAVE A MINIMUM CLEAR OPENING OF 32" WITH THE DOOR OPEN 90 DEGREES
- FOR HINGED DOORS, THE OPENING WIDTH SHALL BE MEASURED WITH THE DOOR POSITIONED AT AN ANGLE OF 90 DEGREES FROM ITS CLOSED POSITION
- WHERE A PAIR OF DOORS IS UTILIZED, AT LEAST ONE OF THE DOORS SHALL PROVIDE A CLEAR, UNOBSTRUCTED OPENING WIDTH OF 32" WITH THE LEAF POSITIONED AT AN ANGLE OF 90 DEGREES FROM ITS CLOSED POSITION.
- WHEN AN AUTOMATIC OR POWER ASSISTED DOOR OPERATOR IS UTILIZED TO OPERATE A PAIR OF DOORS, AT LEAST ONE OF THE DOORS SHALL PROIDE A CLEAR, UNOBSTRUCTED OPENING WIDTH OF 32" WITH THE DOOR POSITIONED AT AN ANGLE OF 90 DEGREES FROM ITS CLOSED POSITION.
- MINIMUM MANEUVERING CLEARANCES AT DOORS SHALL BE AS SHOWN IN FIGURE 11B-26A AND 11B-26B. THE FLOOR OR GROUND AREA WITHIN THE REQUIRED CLEARANCES SHALL BE LEVEL AND CLEAR.
- THERE SHALL BE A LEVEL AND CLEAR FLOOR OR LANDING ON EACH SIDE OF A DOOR. THE LEVEL AREA SHALL HAVE A LENGTH IN THE DIRECTION OF DOOR SWING OF AT LEAST 60" AND THE LENGTH OPPOSITE THE DIRECTION OF DOOR SWING OF 48" AS MEASURED AT RIGHT ANGLES TO THE PLANE OF THE DOOR IN THE CLOSED POSITION. WHERE THE PLANE OF THE DOORWAY IS OFFSET OR LOCATED IN AN ALCOVE A DISTANCE MORE THAN 8" MEASURED FROM THE PLANE OF THE DOORWAY TO THE FACE OF THE WALL, THE DOOR SHALL BE PROVIDED WITH 60" MANEUVERING CLEARANCE FOR FRONT APPROACH.
- THE WIDTH OF THE LEVEL AREA ON THE SIDE TO WHICH THE DOOR SWINGS SHALL EXTEND 24" PAST THE STRIKE EDGE OF THE DOOR FOR EXTERIOR DOORS AND 18" PAST THE STRIKE EDGE FOR INTERIOR DOORS. WHERE THE PLANE OF THE DOORWAY IS OFFSET 8 OR MORE INCHES FROM ANY OBSTRUCTION WITHIN 18" MEASURED Laterally ON THE LATCH SIDE, THE DOOR SHALL BE PROVIDED WITH MANEUVERING CLEARANCE FOR FRONT APPROACH.
- PROVIDE CLEAR SPACE OF 12" PAST STRIKE EDGE OF THE DOOR ON THE OPPOSITE SIDE TO WHICH THE DOOR SWINGS IF THE DOOR IS EQUIPPED WITH BOTH A LATCH AND A CLOSER
- THE FLOOR OR LANDING SHALL BE NOT MORE THAN 1/2" LOWER THAN THE THRESHOLD OF THE DOORWAY
- THE BOTTOM 10" OF ALL DOORS EXCEPT AUTOMATIC AND SLIDING SHALL HAVE A SMOOTH, UNINTERRUPTED SURFACE TO ALLOW THE DOOR TO BE OPENED BY A WHEELCHAIR FOOTREST WITHOUT CREATING A TRAP OR HAZARDOUS CONDITION. WHERE NARROW FRAME DOORS ARE USED, A 10" HIGH SMOOTH PANEL SHALL BE INSTALLED ON THE PUSH SIDE OF THE DOOR, WHICH WILL ALLOW THE DOOR TO BE OPENED BY A WHEELCHAIR FOOTREST WITHOUT CREATING A TRAP OR HAZARDOUS CONDITION
- MAXIMUM EFFORT TO OPERATE EXTERIOR AND INTERIOR DOORS SHALL NOT EXCEED 5 POUNDS, WITH SUCH PULL OR PUSH EFFORT BEING APPLIED AT RIGHT ANGLES TO HINGED DOORS AND AT THE CENTER PLANE OF SLIDING OR FOLDING DOORS. COMPENSATING DEVICES OR AUTOMATIC DOOR OPERATORS MAY BE UTILIZED TO MEET THE ABOVE STANDARDS. WHEN FIRE DOORS ARE REQUIRED, THE MAXIMUM EFFORT TO OPERATE THE DOOR MAY BE INCREASED TO THE MINIMUM ALLOWABLE BY THE APPROPRIATE ADMINISTRATIVE AUTHORITY, NOT TO EXCEED 15LBF
- WHEN THE DOOR HAS A CLOSER, THEN THE SWEEP PERIOD OF THE CLOSER SHALL BE ADJUSTED SO THAT FROM AN OPEN POSITION OF 70 DEGREES, THE DOOR WILL TAKE AT LEAST 3 SECONDS TO MOVE TO A POINT 3" FROM THE LATCH, MEASURED TO THE LANDING EDGE OF THE DOOR.

DOOR SCHEDULE

KEY	DESCRIPTION	SIZE	HARDWARE	NOTES
(E) D.01	(E) STOREFRONT DOOR	(2) 3-0 X 7-0	(E) ADA COMPLIANT HARDWARE TO REMAIN, RE-KEY TO MASTER	(E) ENTRY DOOR TO BE RODENT-PROOF, TIGHT-FITTING, SELF-CLOSING
D.02	(E) LAMINATED WOOD	(2) 2-6 X 18"		EMPLOYEE/CUSTOMER GATE
D.03	(E) HOLLOW METAL DOOR	3-0 X 6-8	ADA COMPLIANT HARDWARE	
D.04	(E) WOOD DOOR	3-0 X 6-8	ADA COMPLIANT HARDWARE	

NOTE: ALL ENTRANCE/EXIT DOORS TO BE RODENT-PROOF, TIGHT-FITTING, SELF-CLOSING DOORS

FURNISHING SCHEDULE

KEY	DESCRIPTION	SPEC	SIZE	LOCATION	PROVIDED BY	INSTALLED BY	NOTES
F.01	WHITE BOARD		24"W X 36"L	102 PREP / STORAGE	OWNER	GC	WALL MOUNTED
F.02	CORK BOARD		23 ½"W X 35 ½"L	102 PREP / STORAGE	OWNER	GC	WALL MOUNTED
(N) F.03	SDS STATION		14"W X 18"H X 4"D	102 PREP / STORAGE	OWNER	GC	WALL MOUNTED
(N) F.04	EYE WASH STATION		14.75"W X 4"D X 11.75"H	102 PREP / STORAGE	OWNER	GC	WALL MOUNTED, NOT PLUMBED
(N) F.05	FIRE EXTINGUISHER			102 PREP / STORAGE	GC	GC	WALL MOUNTED
(N) F.06	FIRST AID KIT		10.75"W X 10.75"H X 2.5"D	102 PREP / STORAGE	OWNER	GC	WALL MOUNTED
F.08	WIRE SHELVING (WET)	WINCO	VARIES SEE A1.1/01	102 PREP / STORAGE	OWNER	GC	EPOXY FINISH
(N) F.09	SAFE	SENTRYSAFE UC-025K	8.5"W X 12.3" LX 6"H	102 PREP / STORAGE	OWNER	GC	
(N) F.10	SOAP DISPENSER	CINTAS			OWNER	OWNER'S VENDOR	
F.11	NOT USED						
(N) F.12	PAPER TOWEL DISPENSER	CINTAS			OWNER	OWNER'S VENDOR	
F.13	MOP RACK	ULINE H-225	7"W X 24"L X 5"H	102 PREP / STORAGE	OWNER	GC	
F.14	LOCKER	ULINE H-1845AT	12"W X 18"L X 72"H	102 PREP / STORAGE	OWNER	GC	
(N) F.15	POS TERMINAL	VARIPOS 210 POUNDIS	14.07"W X 10.08"D X 6.06"H	101 STORE	OWNER	OWNER'S VENDOR	
(N) F.16	POS SERVER	LENOVO THINKCENTRE M700	1.36" X 7.20" X 7.05"	102 PREP / STORAGE	OWNER	OWNER'S VENDOR	
F.17	AUDIO RECIEVER	VERIFY (E) IN FIELD		101 STORE	OWNER	OWNER'S VENDOR	VERIFY (E) IN FIELD
F.18	NOT USED						
F.19	SPEAKERS	VERIFY (E) IN FIELD INSIGNIA 6.5" IN-CEILING SPEAKERS #NS-C6500-A	9" DIA	101 STORE	OWNER	GC	MUSIC DECIBLE LEVELS WILL BE RESTRICTED IN ACCORDANCE WITH LANDLORD'S CRITERIA AND THE RECOMMENDATION OF LANDLORD'S ACOUSTICAL CONSULTANT
F.20	NVR	HIKVISION 8 CHANNEL (DS-7608NI-E2/8P 8CH)	15"W X 1.8"H X 11.4"D	102 PREP / STORAGE	OWNER	OWNER'S VENDOR	VERIFY (E) IN FIELD
(N) F.21	SIGNAGE BOARD (MILLWORK)						
(N) F.22	FREE STANDING DISPLAY MERCHANDISER						GRAPHICS ON BOTH SIDES
F.23	STAINLESS STEEL TABLE		24"X24"X34"				EXISTING

ENVIRONMENTAL HEALTH NOTES:

1. NO ONSITE CONSUMPTION . FOOD AND BEVERAGES SOLD FOR TAKE-OUT ONLY.

2. FLOORS TO BE SMOOTH AND IMPERVIOUS TO WATER, GREASE, AND ACID, CONTINUING UP THE WALL SEAMLESSLY AT LEAST 4" W/A ¾" MINIMUM RADIUS COVE
 3. WALLS / CLGS TO BE SMOOTH AND NONABSORBENT, LIGHT COLORED, AND EASILY CLEANABLE FINISH. ALL WALL SURFACES TO BE SEALED W/SEMIGLOSS ENAMEL. ACOUSTICAL CEILING TILE TO COMPLY W/ THESE REQUIREMENTS.

4. ALL PLUMBING, ELECTRICAL, AND GAS LINES SHALL BE CONCEALED WITHIN THE BUILDING STRUCTURE TO AS GREAT AN EXTENT AS POSSIBLE. WHERE THIS IS NOT POSSIBLE, ALL RUNS SHALL BE AT LEAST ¾" AWAY FROM THE WALLS AND 6" OFF THE FLOOR. WHERE CONDUIT OR PIPE LINES ENTER A WALL, CEILING OR FLOOR, THE OPENING AROUND THE LINE SHALL BE TIGHTLY SEALED.



1 REVISION 1 1/9/17

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 pressed juicery harvard square
 1380 massachusetts ave
 cambridge, ma

SCHEDULES

DATE: 2016.12.28
 NO SCALE

A3.2



1/23/2017

- * Special polished satin finish.
- * 304 stainless steel , 20 gauge.
- * Faucet & strainer included.

SPECIFICATIONS ON REVERSE SIDE
Hoelter Companies, Inc.

080019-ADV 8/13

B-3

CAD LIBRARY

B-3

A3.3



DI-B24-CP10



Intertek
4004503
Conforms to NSF/ANSI STD 2



DI-B18

Project: _____ AIA# _____
Item #: _____ Qty: _____ SIS# _____
Model #: _____

Drop-In Ice Bins

DI-B12, DI-B18, DI-B24, DI-B30,
DI-B24-CP10, DI-B30-CP10

Standard Features

- Stainless steel top and interior liner
- ABS plastic breaker strip around ice bin liner: creates 5/16" raised edge around liner, acts as thermal barrier to prevent heat transfer, and makes the cover slide easier
- Sliding stainless steel cover
- CFC free foamed-in-place insulation
- Galvanized steel exterior wrap
- 10-1/2" deep liner
- Ten circuit cold plates are optional (add suffix -CP10 to model number)
- Includes four 1/4-20 x 1-1/2" studs for mounting to countertop
- DI-B24 and DI-B30 feature special angle brackets, U-channels, and mounting bolts for ease of installation

Cut-out Dimensions

- Model DI-B12... 17-1/2" by 12-1/2"
- Model DI-B18... 17-1/2" by 18-1/2"
- Model DI-B24... 17-1/2" by 24-1/2"
- Model DI-B30... 17-1/2" by 30-1/2"

Materials

- 22 gauge galvanized steel parts include: exterior wrap and bottom
- 20 gauge stainless steel parts include: top, interior liner, and sliding cover. The reinforced top consists of two layers.

Specifications

Drains

- Non-cold plate model: 1-1/2" tailpiece
- Ten circuit cold plate model -CP10: 3/4" MPT Cover

Cold Plate

- Two piece sliding, stainless steel, included with all models
- Ten circuit available for DI-B24 or DI-B30
- Connection is 5/16" O.D. stainless steel tubing with swaged end

Liner Depth

- 10-1/2"

Ice Capacity

- DI-B12... 33 lbs
- DI-B18... 50 lbs
- DI-B24 and DI-B24-CP10... 71 lbs
- DI-B30 and DI-B30-CP10... 89 lbs

Glastender, Inc. • 5400 North Michigan Road • Saginaw, MI • 48604-9780
989.752.4275 • 800.748.0423 • Fax 989.752.4444
www.glastender.com

Printed in USA

6.04

Rev. 03-18-16

TRUE FOOD SERVICE EQUIPMENT, INC.
2001 East Terra Lane • O'Fallon, Missouri 63366-4434 • (636)240-2400
Fax (636)272-2408 • Toll Free (800)325-6152 • Int'l. Fax (001)636-272-7546
Parts Dept. (800)424-TRUE • Parts Dept. Fax (636)272-9471 • www.truemfg.com

Model: GDM-35-LD
Glass Door Merchandiser:
Swing Door Refrigerator with LED Lighting



GDM-35-LD

- The world's #1 manufacturer of glass door merchandisers.
- Oversized, factory balanced, refrigeration system holds 33°F to 38°F (3°C to 3.3°C).
- Exterior - non-peel or chip black laminated vinyl, durable and permanent.
- Interior - attractive, NSF approved, white aluminum interior liner with stainless steel floor.
- Self closing doors. Positive seal, torsion type closure system.
- "Low-E" double pane thermal insulated glass door assemblies with extruded aluminum frames. The latest in energy efficient technology.
- LED interior lighting provides more even lighting throughout the cabinet. Safety shielded.
- Entire cabinet structure is foamed-in-place using Ecimate. A high density, polyurethane insulation that has zero ozone depletion potential (ODP) and zero global warming potential (GWP).
- "No stoop" lower shelf to maximize product visibility.
- Storage on top of cabinet.
- Easily accessible condenser coil for cleaning.

ROUGH-IN DATA

Model	Doors	Shelves	Cabinet Dimensions (inches) (mm)				HP	Voltage	Amps	NEMA Config.	Cord Length (total ft.) (m)	Cord Weight (lbs.) (kg)
			L	D	H	W						
GDM-35-LD	2	8	39 1/2"	29 1/2"	78 1/2"	27 3/4"	1/2	115/60/1	6.2	5-15P	9	405
			1004	759	1998	711		230-240/50/1	3.7		2.74	184

† Depth does not include 1 1/2" (39 mm) for door handles.



APPROVALS:
Printed in U.S.A.

AVAILABLE AT:
2/15

TRUE FOOD SERVICE EQUIPMENT, INC.
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Parts Dept. (800)424-TRUE • Parts Dept. Fax (636)272-9471 • www.truemfg.com

Model: GDM-19T-HC-LD
Glass Door Merchandiser:
Swing Door Refrigerator with Hydro Carbon Refrigerant & LED Lighting



GDM-19T-HC-LD

- The world's #1 manufacturer of glass door merchandisers.
- Factory engineered, self-contained, capillary tube system using environmentally friendly R290 hydrocarbon refrigerant that has zero (0) ozone depletion potential (ODP), and three (3) global warming potential (GWP).
- High capacity, factory balanced refrigeration system that maintains cabinet temperatures of 33°F to 38°F (3°C to 3.3°C) for the best in food preservation.
- Exterior - non-peel or chip black laminated vinyl, durable and permanent.
- Interior - attractive, NSF approved, white aluminum interior liner with stainless steel floor.
- Self closing door. Positive seal, torsion type closure system.
- LED interior lighting provides more even lighting throughout the cabinet. Safety shielded.
- "Low-E" double pane thermal insulated glass door assembly with welded aluminum frame. The latest in energy efficient technology.
- Entire cabinet structure is foamed-in-place using Ecimate. A high density, polyurethane insulation that has zero ozone depletion potential (ODP) and zero global warming potential (GWP).
- "No stoop" lower shelf to maximize product visibility.
- Storage on top of cabinet.
- Easily accessible condenser coil for cleaning.

ROUGH-IN DATA

Model	Doors	Shelves	Cabinet Dimensions (inches) (mm)				HP	Voltage	Amps	NEMA Config.	Cord Length (total ft.) (m)	Cord Weight (lbs.) (kg)
			L	D	H	W						
GDM-19T-HC-LD	1	4	27 3/4"	24 1/2"	78 1/2"	27 3/4"	1/2	115/60/1	5.4	5-15P	9	315
			686	612	1998	711		230-240/50/1	2.5		2.74	143

† Depth does not include 1 1/2" (39 mm) for door handles.



APPROVALS:
Printed in U.S.A.

AVAILABLE AT:
11/15



Commercial Electric Water Heaters

GOLD SERIES

COMMERCIAL ELECTRIC WATER HEATER

Designed for use as a recovery heater having its own storage tank.
Note: Not recommended for sanitizing water applications.

FEATURES

- Meets the standby loss requirements of the U.S. Department of Energy and current edition of ASHRAES 90.1.

GOLD ELEMENTS

- DRE models ship with the Goldenrod 24K gold plated elements (see element availability chart). Patented Goldenrod elements provide long life and superior scaling resistance. Low watt density means lower surface temperature to minimize scale buildup and more surface to heat water. Goldenrod elements carry a one-year warranty against failure due to lime scale build-up.
- Three sizes: 50, 80 and 119 gallon capacity. Tank interior is coated with glass specially developed by A. O. Smith for water heater use. Tanks rated at 150 PSI (1034 kPa) working pressure.

FUSING

- Protects all elements, thermostats, and internal wiring circuits against excess current flow. Meets National Electrical Code requirements that non-ASME tanks must have internal fusing when current draw exceeds 48 amps. Available as an option on Canadian built heaters.

STANDARD VOLTAGES

- 208, 240 and 480V single-phase and three-phase delta. Convertible from three-phase to single-phase in field and vice versa. 277V single-phase also available.

TERMINAL BLOCK

- Factory installed. Just bring the electrical service to the heater and connect to block.

CONTROLS

- One temperature control (adjustable through a range of 120° to 181°F) and manual reset high temperature cut-off per element. Thermostat stop control may be achieved by varying settings on individual temperature controls. Located behind hinged control compartment door for quick, easy access.

OTHER STANDARD FEATURES

- Surface mounted thermostats
- Simplified circuitry, color coded for ease of service
- Two anode rods for maximum corrosion protection
- Cabinet has bonded undercoat with baked enamel finish
- Bottom inlet and top outlet openings
- Brass drain valve
- CSA Certified and ASME rated T&P relief valve
- Single panel control box
- Foam insulation reduces costly heat loss.

- 3-YEAR LIMITED TANK / 1-YEAR LIMITED PARTS WARRANTY
- For complete warranty information, consult written warranty or go to www.aosmith.com



MODELS

DRE 52, 80, 120

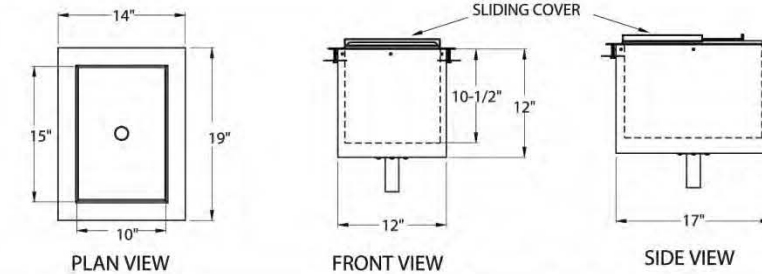


Page 1 of 4
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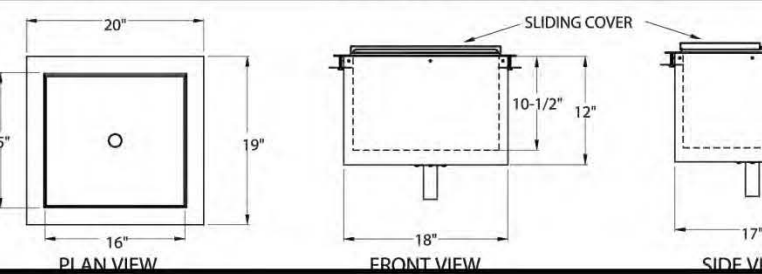
Drop-In Ice Bins

Dimensional Information

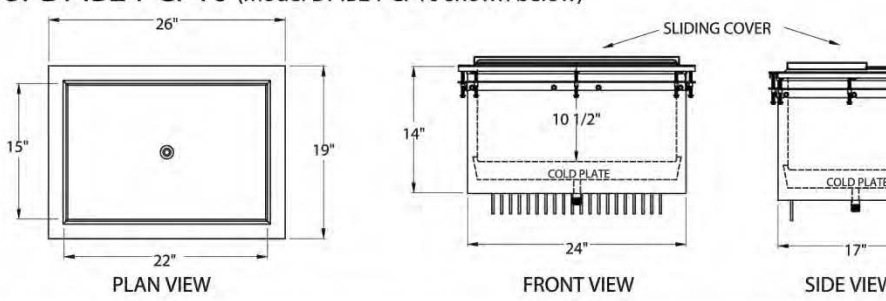
DI-B12



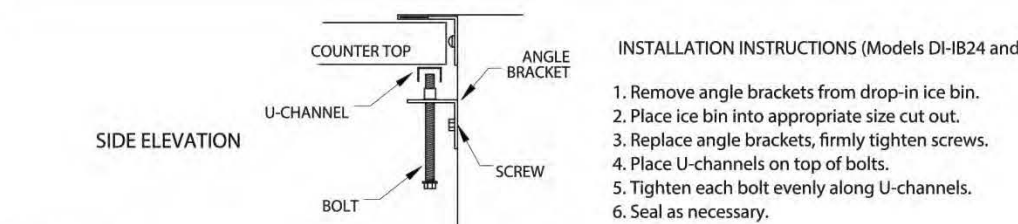
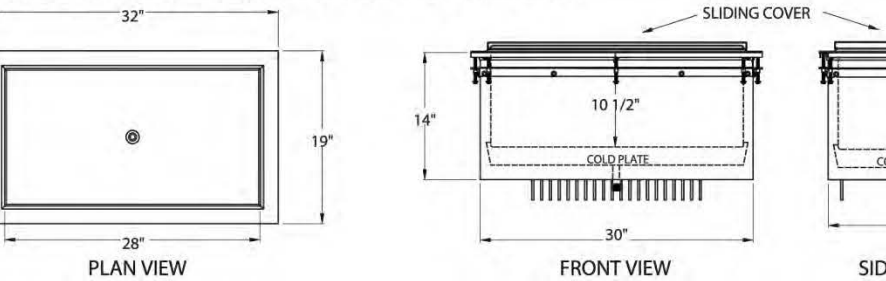
DI-B18



DI-B24 or DI-B24-CP10 (model DI-B24-CP10 shown below)



DI-B30 or DI-B30-CP10 (model DI-B30-CP10 shown below)



INSTALLATION INSTRUCTIONS (Models DI-B24 and DI-B30 only)

1. Remove angle brackets from drop-in ice bin.
2. Place ice bin into appropriate size cut out.
3. Replace angle brackets, firmly tighten screws.
4. Place U-channels on top of bolts.
5. Tighten each bolt evenly along U-channels.
6. Seal as necessary.



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989.752.4275 • 800.748.0423 • Fax 989.752.4444
www.glastender.com

Printed in USA

Model: GDM-35-LD
Glass Door Merchandiser:
Swing Door Refrigerator with LED Lighting

STANDARD FEATURES

DESIGN

- True's commitment to using the highest quality materials and oversized refrigeration systems provides the user with colder product temperatures, and lower utility costs in an attractive merchandiser that brilliantly displays packaged food and beverages.

REFRIGERATION SYSTEM

- Factory engineered, self-contained, capillary tube system using environmentally friendly (CFC free) 134A refrigerant.
- Extra large evaporator coil balanced with higher horsepower compressor and large condenser, maintains cabinet temperatures of 33°F to 38°F (3°C to 3.3°C).
- Sealed, cast iron, self-lubricating evaporator fan motor(s) and larger fan blades give True merchandisers a more efficient low velocity, high volume airflow design. This unique design ensures faster temperature pull down of warm product, colder holding temperatures and faster recovery in high use situations.
- Bottom mounted condensing unit positioned for easy maintenance. "No stoop" lower shelf maximizes visibility by raising merchandised product to higher level.

CABINET CONSTRUCTION

- Exterior - non-peel or chip black laminated vinyl, durable and permanent.
- Interior - attractive, NSF approved, white aluminum liner with stainless steel floor.
- Insulation - entire cabinet structure is foamed-in-place using Ecimate. A high density, polyurethane insulation that has zero ozone depletion potential (ODP) and zero global warming potential (GWP).
- Welded, heavy duty steel frame rail, black powder coated for corrosion protection.

- Frame rail fitted with leg levelers.
- Illuminated exterior sign panel. Variety of sign options available.

DOORS

- "Low-E" double pane thermal insulated glass door assemblies with milled plastic channel frames. The latest in energy efficient technology.
- Self closing doors. Positive seal, torsion type closure system.
- Magnetic door gaskets of one piece construction, removable without tools for ease of cleaning.
- Eight (8) adjustable, heavy duty PVC coated wire shelves 17 1/4" x 21 1/4" (439 mm x 573 mm). Four (4) chrome plated shelf clips included per shelf.
- Shelf support platters made of same material as cabinet interior; shelves are adjustable on 1/2" (13 mm) increments.
- White wire thermostat.
- Chocolate thermostat.
- Padlock.
- Additional shelves.
- Trueflex gravity feed organizers.
- Pricing strips.

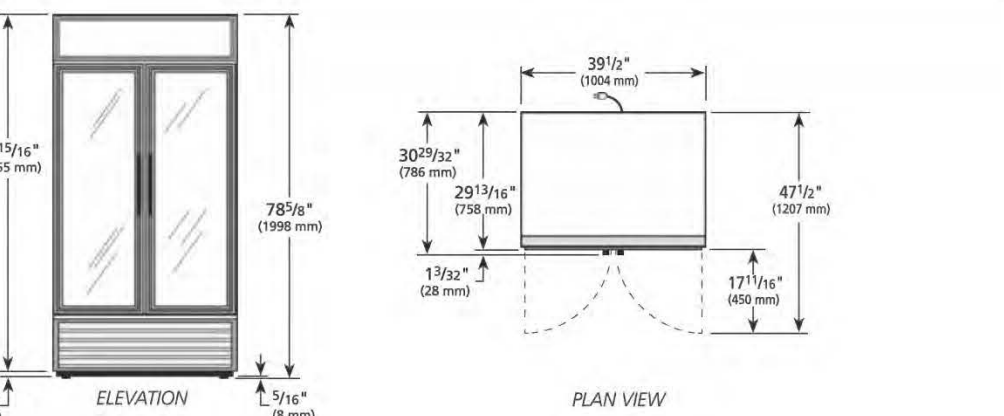
ELECTRICAL

- Unit completely pre-wired at factory and ready for final connection to a 115/60/1 phase, 15 amp dedicated outlet. Cord and plug set included.

OPTIONAL FEATURES/ACCESSORIES

- Factory engineered, self-contained, capillary tube system using environmentally friendly R290 hydrocarbon refrigerant that has zero (0) ozone depletion potential (ODP), and three (3) global warming potential (GWP).
- The latest in energy efficient technology.
- Door fitted with 12" (305 mm) long extruded handle.
- Self closing door. Positive seal, torsion type closure system.
- Magnetic door gasket of one piece construction, removable without tools for ease of cleaning.
- Four (4) adjustable, heavy duty PVC coated wire shelves 22 1/4" x 18 1/4" (574 mm x 464 mm). Four (4) chrome plated shelf clips included per shelf.
- Shelf support platters made of same material as cabinet interior; shelves are adjustable on 1/2" (13 mm) increments.
- White wire thermostat.
- Chocolate thermostat.
- Padlock.
- Additional shelves.
- Trueflex gravity feed organizers.
- Pricing strips.

PLAN VIEW



Model	Elevation	Right	Plan	3D	Back
GDM-35-LD	TRAY17E	TRAY17S	TRAY17P	TRAY17B	

2001 East Terra Lane • O'Fallon, Missouri 63366-4434 • (636)240-2400 • Fax (636)272-2408 • Toll Free (800)325-6152 • Int'l. Fax (001)636-272-7546 • www.truemfg.com

Model: GDM-19T-HC-LD
Glass Door Merchandiser:
Swing Door Refrigerator with Hydro Carbon Refrigerant & LED Lighting

STANDARD FEATURES

DESIGN

- True's commitment to using the highest quality materials and oversized refrigeration systems provides the user with colder product temperatures, and lower utility costs in an attractive merchandiser that brilliantly displays packaged food and beverages.

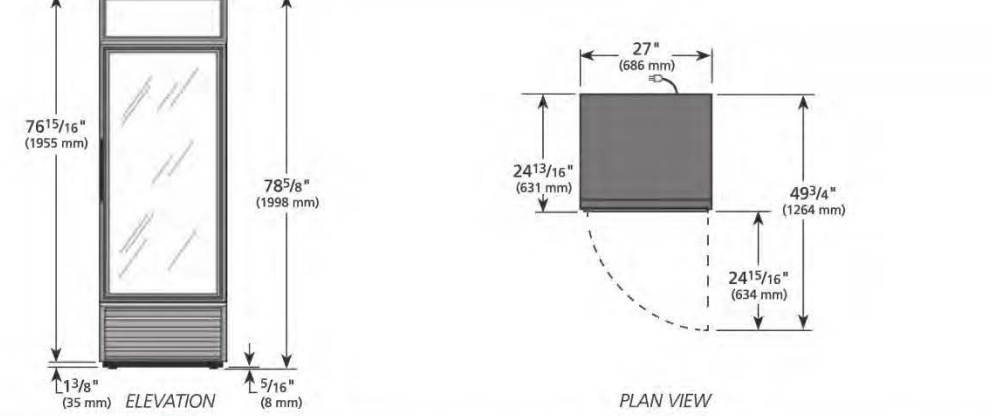
REFRIGERATION SYSTEM

- Factory engineered, self-contained, capillary tube system using environmentally friendly R290 hydrocarbon refrigerant that has zero (0) ozone depletion potential (ODP), and three (3) global warming potential (GWP).
- The latest in energy efficient technology.
- Door fitted with 12" (305 mm) long extruded handle.
- Self closing door. Positive seal, torsion type closure system.
- Magnetic door gasket of one piece construction, removable without tools for ease of cleaning.
- Four (4) adjustable, heavy duty PVC coated wire shelves 22 1/4" x 18 1/4" (574 mm x 464 mm). Four (4) chrome plated shelf clips included per shelf.
- Shelf support platters made of same material as cabinet interior; shelves are adjustable on 1/2" (13 mm) increments.
- White wire thermostat.
- Chocolate thermostat.
- Padlock.
- Additional shelves.
- Trueflex gravity feed organizers.
- Pricing strips.

CABINET CONSTRUCTION

- Exterior - non-peel or chip black laminated vinyl, durable and permanent.
- Interior - attractive, NSF approved, white aluminum liner with stainless steel floor.

PLAN VIEW



Model	Elevation	Right	Plan	3D	Back
GDM-19T-HC-LD	TRAY119E	TRAY119S	TRAY119P	TRAY119B	

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Commercial Electric Water Heaters

RECOVERY RATE IN GALLONS PER HOUR AT TEMPERATURE RISE OF

Standard kW Input	BTU Hour	30°F	40°F	50°F	60°F	70°F	80°F	90°F	100°F	110°F	120°F	130°F	140°F
6	20,478	82	62	49	41	35	31	27	25	22	21	19	18
9	30,717	123	92	74	62	53	46	41	37	34	31	28	26
12	40,956	164	123	96	82	70	61	55	49	45	41	38	35
13.5	46,075	184	138	111	94	79	67	59	52	47	43	40	37
15	51,195	205	154	123	102	88	77	68	61	56	51	47	44
18	61,434	246	184	148	123	105	92	82	74	67	62	57	53
24	81,912	328	246	197	164	140	123	109	98	90	82	76	70
27	92,151	369	276	221	185	158	138	123	111	101	92	85	79
30	102,390	410	307	246	205	176	154	137	123	112	102	95	88
36	122,868	492	369	295	246	211	184	164	148	134	123	113	105
40.5	138,245	554	418	332	277	237	208	185	166	151	138	128	119
45	153,585	615	461	369	307	263	230	205	184	168	154	142	132
54	184,202	738	554	443	359	316	277	246	221	20	185	170	158

Figured at 1 kW (3413 BTU) = 4.1 Gallons at 100°F temperature rise.



REVISION 1 1/9/17

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beth.nelson@pressedjuicery.com

ll: daniel e. fraire
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1374 massachusetts ave
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02138-3622

EQUIPMENT

DATE: 2016.12.28
SCALE AS NOTED

A3.5



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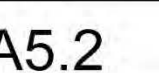
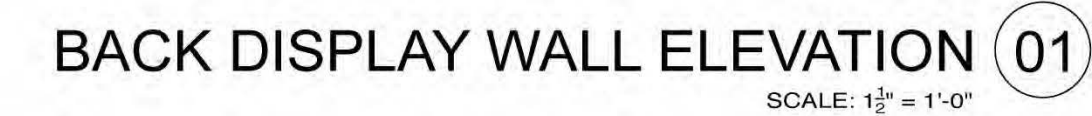
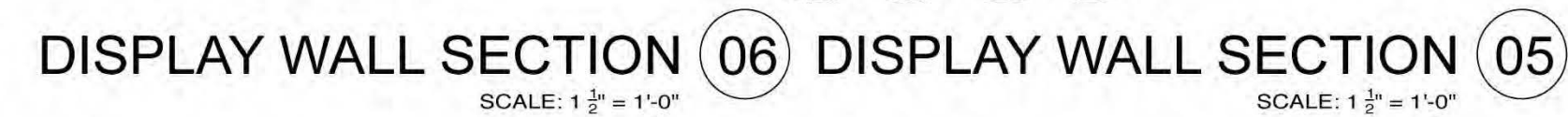
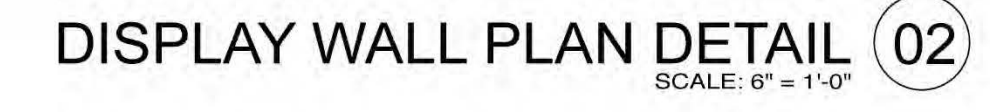
project:
pressed juicery harvard square
1380 massachusetts ave
cambridge, ma

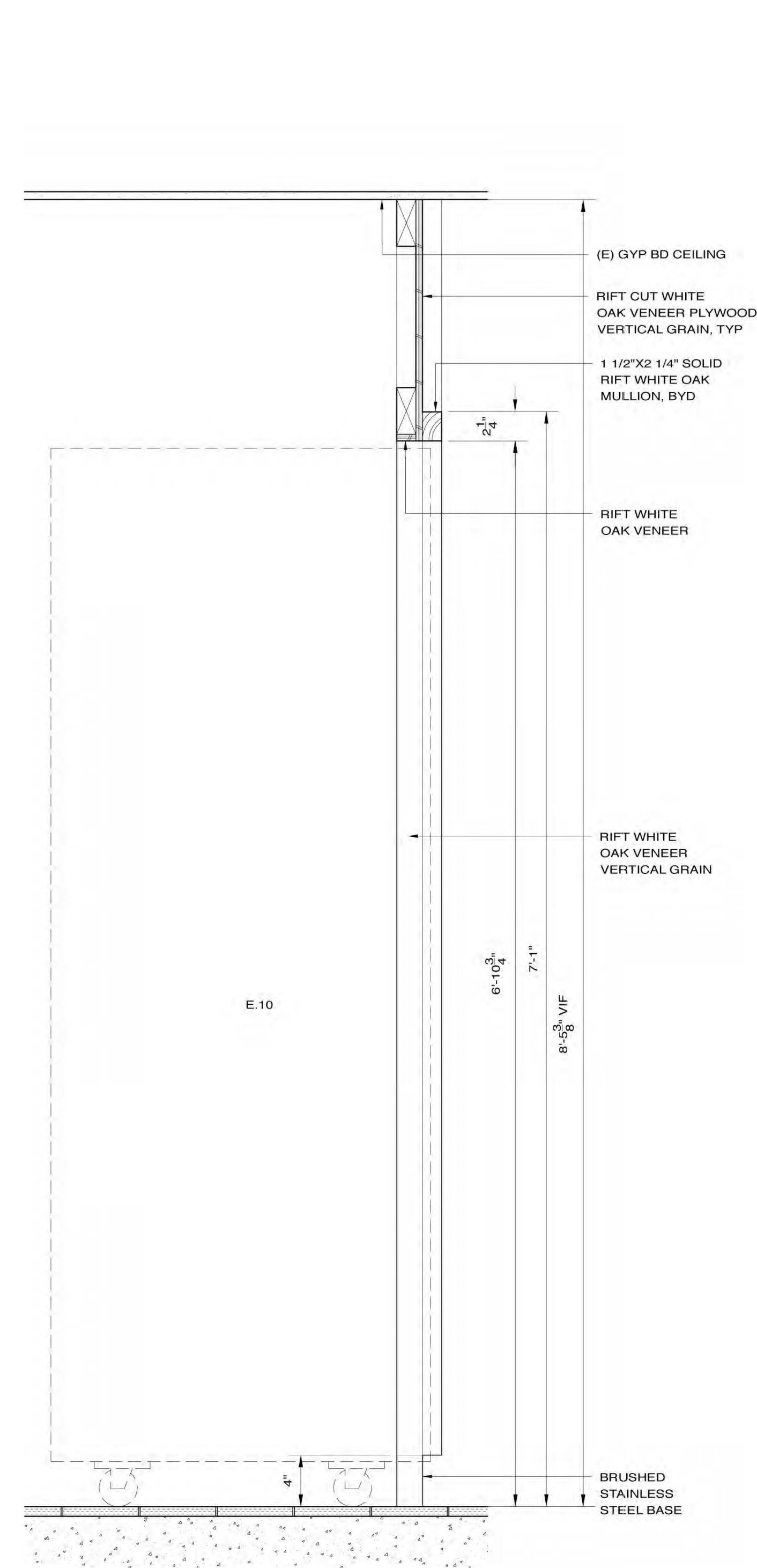
ENLARGED STORE
PLAN

DATE: 2016.12.28	A5.1
SCALE: AS NOTED	

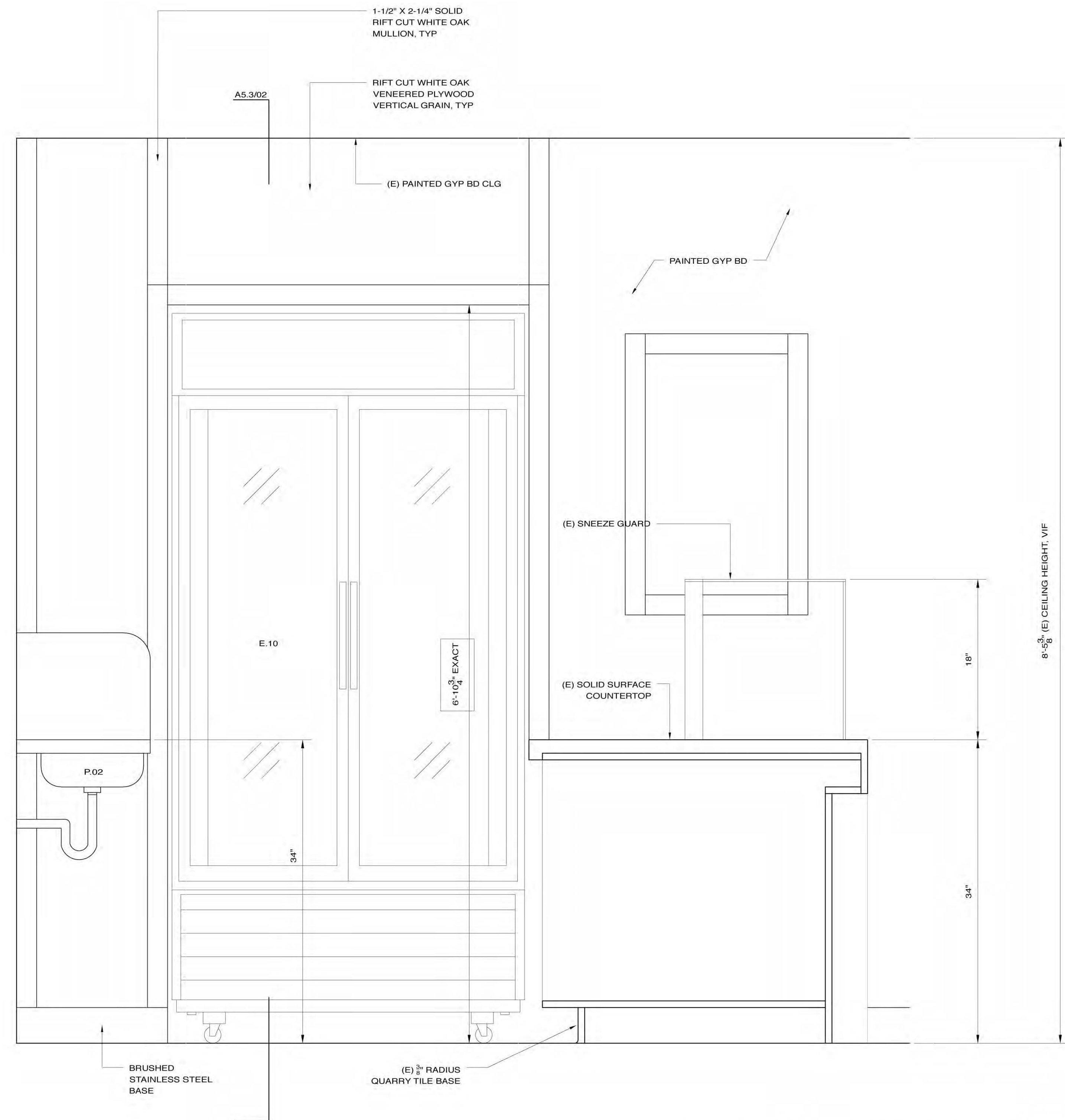
A5.1

ENLARGED STORE PLAN (01)
SCALE: 1 $\frac{1}{2}$ " = 1'-0"





SIDE DISPLAY WALL SECTION (02)
SCALE: 1 1/2\"/>



SIDE DISPLAY WALL ELEVATION (01)
SCALE: 1 1/2\"/>



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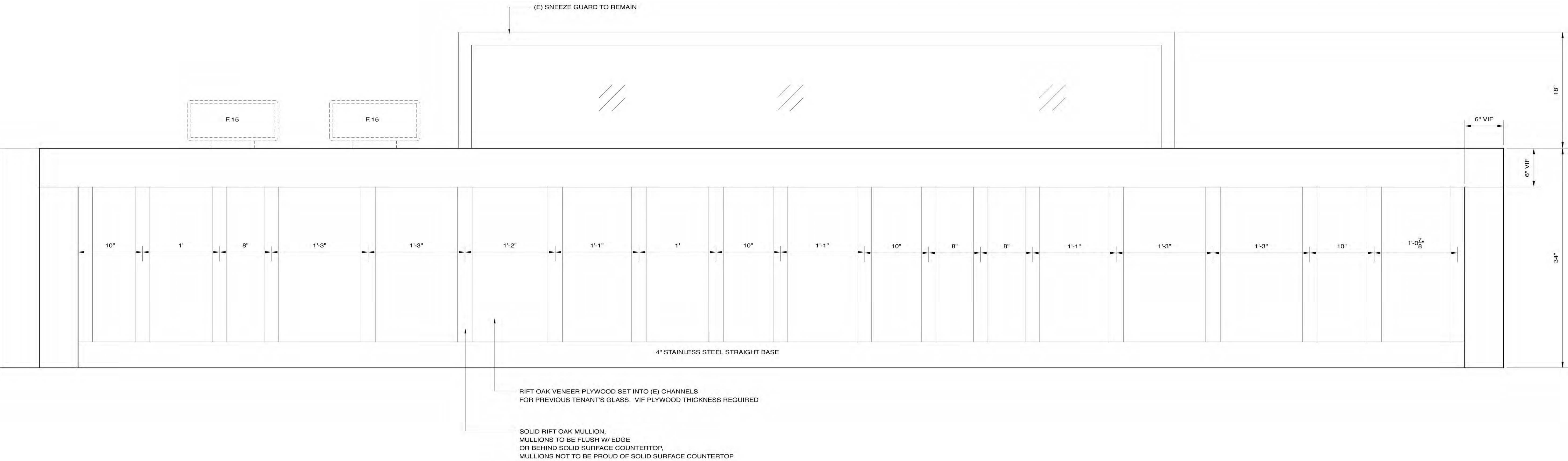
ll: daniel e. fraine
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02138-3822

project:
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1380 massachusetts ave
cambridge, ma

SIDE DISPLAY WALL
ELEVATION

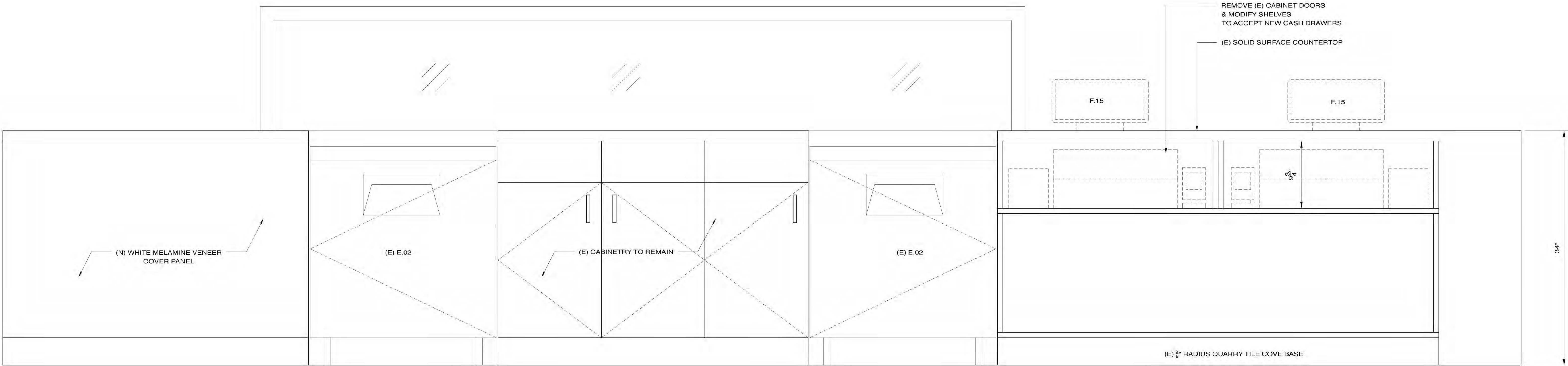
DATE: 2016.12.28
SCALE: AS NOTED

A5.3



MAIN COUNTER FRONT ELEVATION 02

SCALE: 1 1/2" = 1'-0"



MAIN COUNTER REAR ELEVATION 01

SCALE: 1 1/2" = 1'-0"



NOTES:
1. ALL INTERIOR / EMPLOYEE-SIDE
FINISHED W/ WHITE MELAMINE
2. WOOD FINISHED WITH MINWAX
WATER BASED HELMSMAN
INDOOR/OUTDOOR SPAR URETHANE IN
CLEAR SATIN



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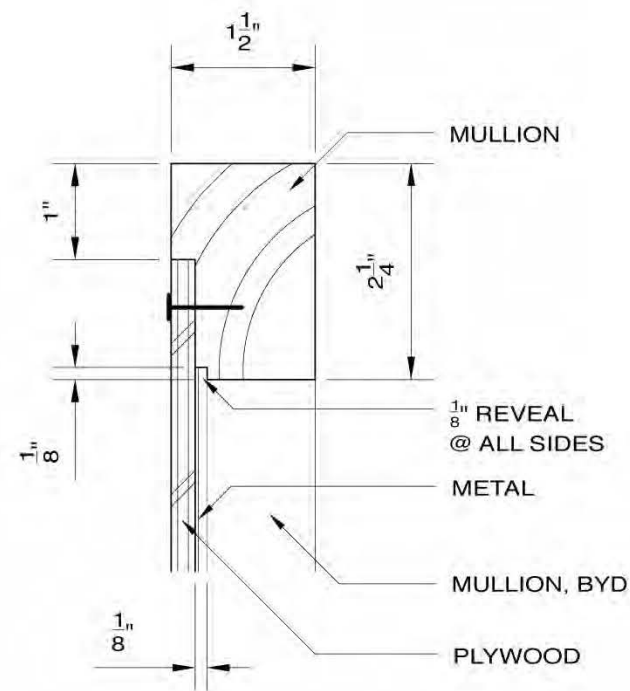
COUNTER MILLWORK

DATE: 2016.12.28
SCALE: AS NOTED

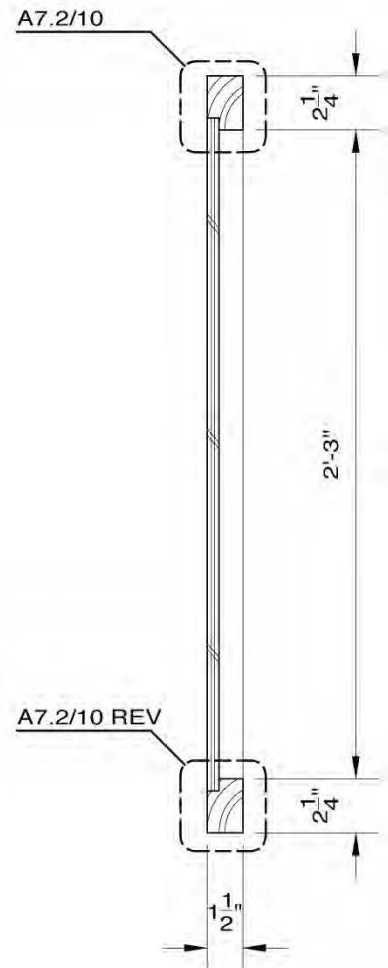
A7.1

SIGNAGE BOARD SCHEDULE:

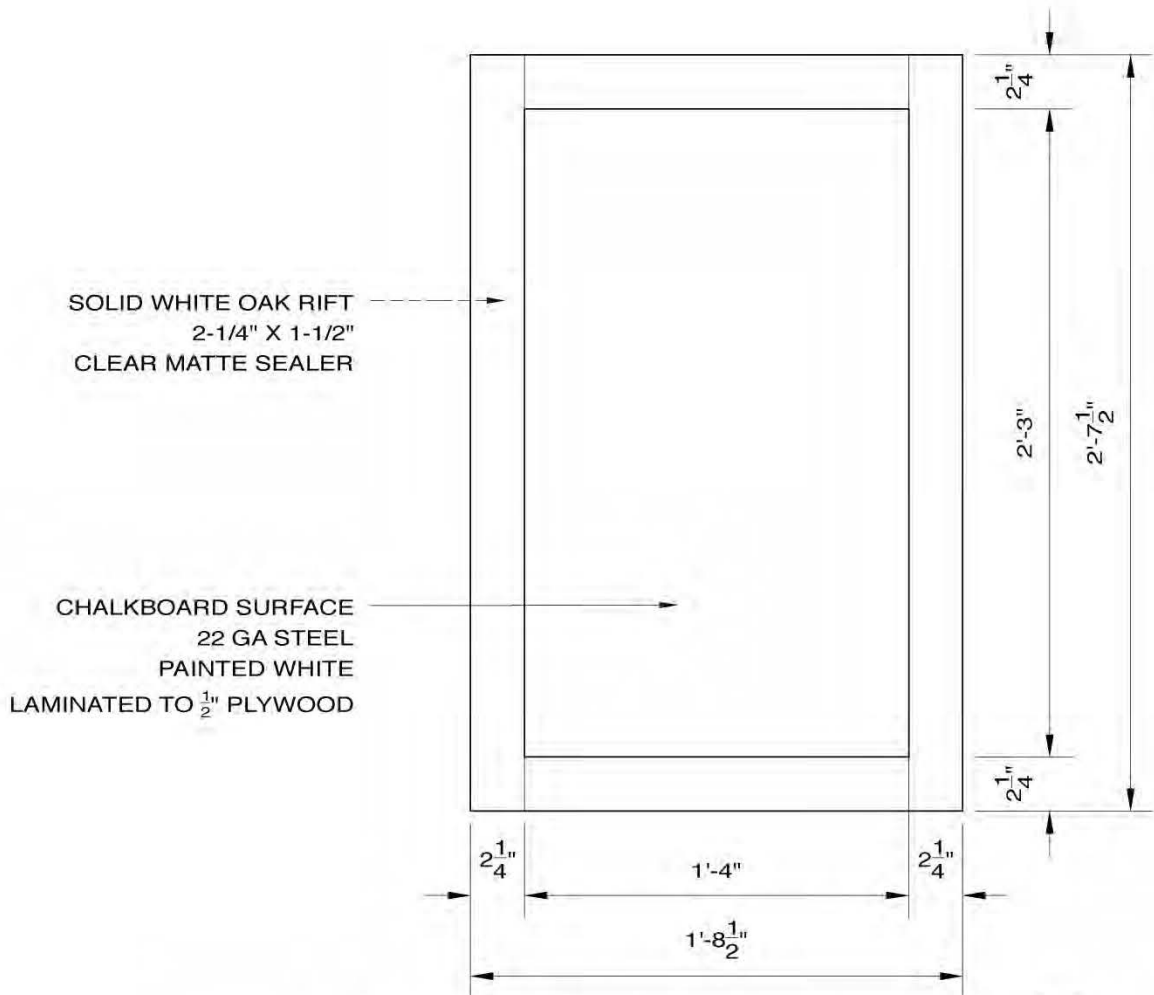
101 STORE: QUANTITY = 7



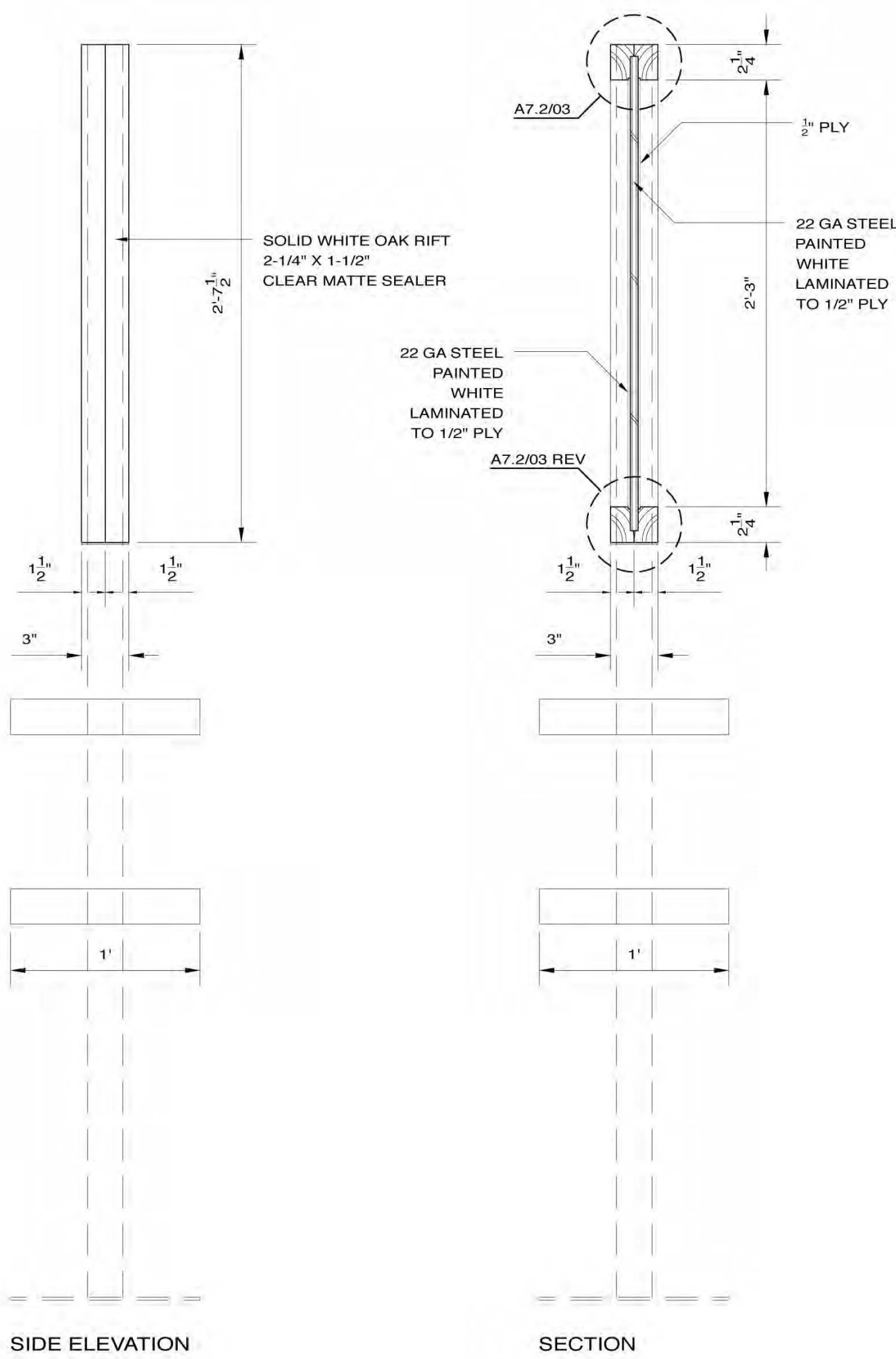
SIGNAGE BOARD DETAIL SECTION 06
SCALE: 6" = 1'-0"



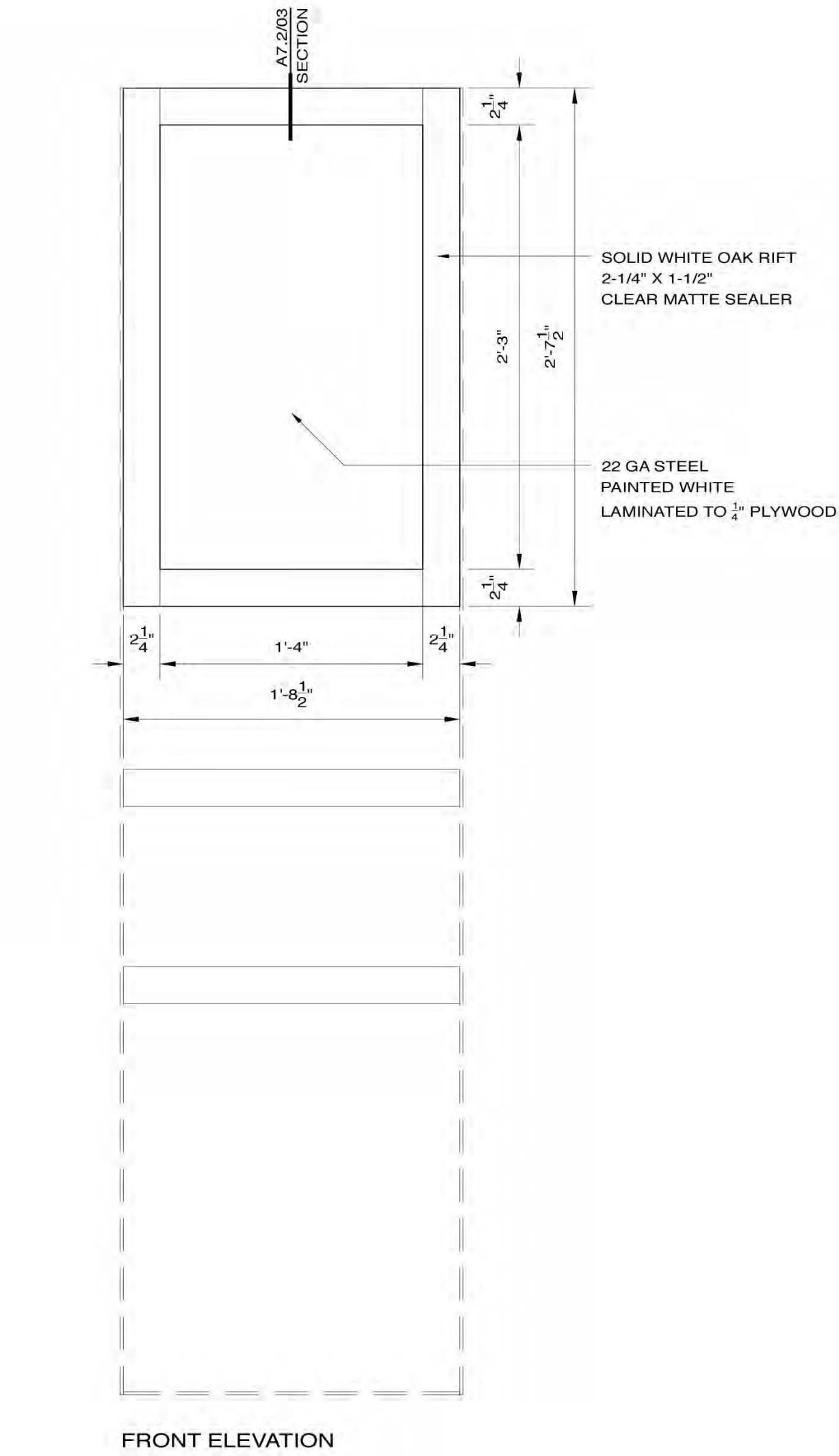
SIGNAGE BOARD SECTION 05
SCALE: 1 1/2" = 1'-0"



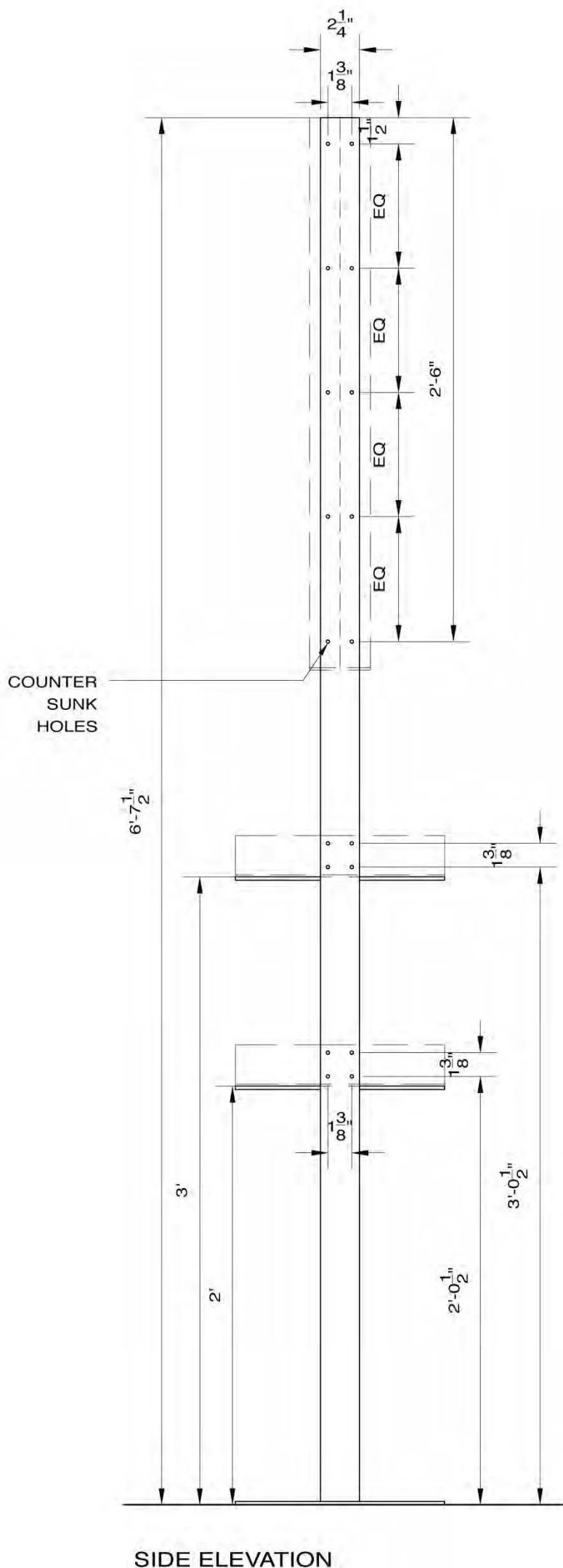
SIGNAGE BOARD ELEVATION 04
SCALE: 1 1/2" = 1'-0"



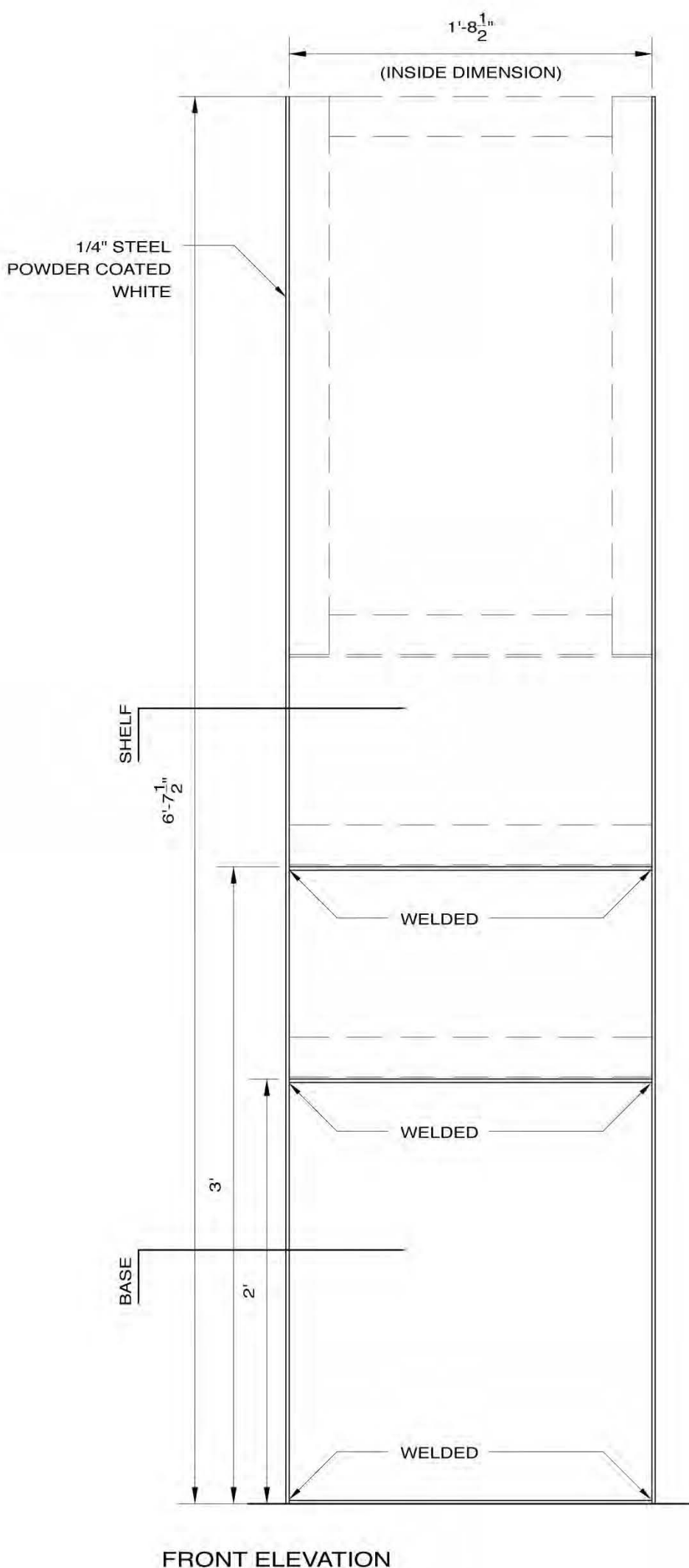
MERCHANDISER DETAIL SECTION 03
SCALE: 6" = 1'-0"



MERCHANDISER WOOD COMPONENTS 02
SCALE: 1-1/2" = 1'-0"



MERCHANDISER METAL SUPPORT | QTY: 2 01
SCALE: 1-1/2" = 1'-0"



NOTES:
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project:
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cambridge, ma

McDERMOTT
QUILTY &
MILLER LLP

28 STATE STREET, SUITE 802
BOSTON, MA 02109

May 9, 2017

VIA HAND DELIVERY

Board of Zoning Appeal
City of Cambridge
831 Massachusetts Avenue
Cambridge, MA 02138

RE: Application for Special Permit
Subject Property: 1380 Massachusetts Avenue, Cambridge, Massachusetts
Applicant: Pressed Juicery, Inc. d/b/a Pressed Juicery

Dear Sir or Madam:

Enclosed for filing in connection with the above-referenced matter please find the following:

- 1) BZA Application Form Checklist;
- 2) BZA Application Form (3 signed originals);
- 3) Supporting Statements, including Statement of Substantial Community Demand (2 copies);
- 4) Dimensional Form (2 copies);
- 5) Ownership Certificate (1 notarized original);
- 6) Floor Plans and Elevations (2 sets);
- 7) Plot Plan (1 copy);
- 8) Assessor's Plat (2 copies); and
- 9) Photographs of Property (2 copies).

Please file these documents in accordance with your usual procedures. If you have any questions or require any further information, please contact me. Thank you.

Very truly yours,



Nicholas J. Zozula, Esq.

Enclosures



