

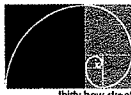
revisions
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stamp

client
2-10 Brattle Circle
Series E Realty Trust
10 Cornwell Rd
Winchester MA 01890

PROPOSED ELEVATIONS
2 BRATTLE CIRCLE, CAMBRIDGE MA

BOYES-WATSON
ARCHITECTS



thirty bow street
somerville, ma 02143
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phone: (617) 429-8200
fax: (617) 429-8201

job number
17770

scale
1/8" = 1'-0"

date issued
07-26-11 rev.
09.02.11

sheet no.
A401



LEFT SIDE ELEVATION



FRONT ELEVATION

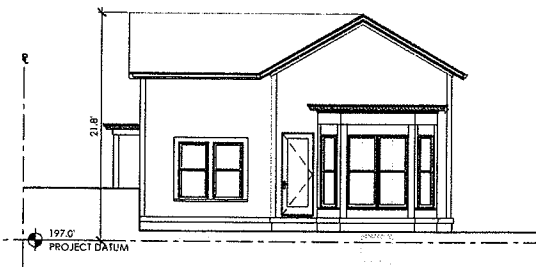


RIGHT SIDE ELEVATION

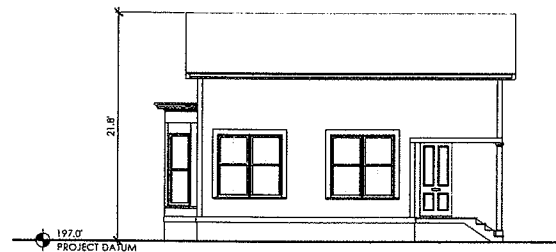


REAR ELEVATION

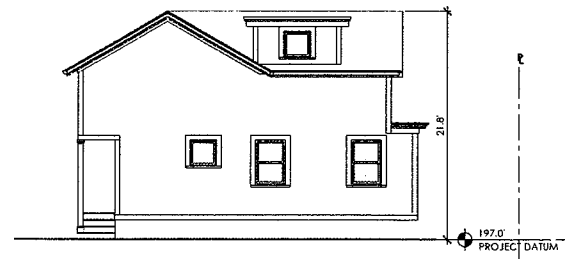
UNITS 1 & 2



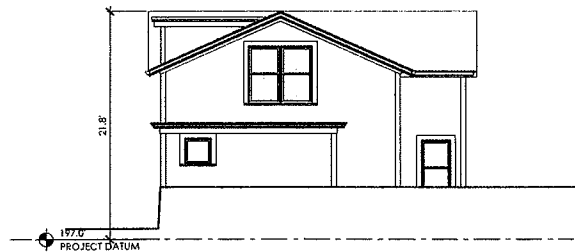
LEFT SIDE ELEVATION



FRONT ELEVATION



RIGHT SIDE ELEVATION



REAR ELEVATION

UNIT 3



FRONT ELEVATION

revisions
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stamp

client
2-10 Brattle Circle
Series E Realty Trust
10 Somers Rd
Winchester MA 01890

PROPOSED ELEVATIONS - UNITS 4 & 5
2 BRATTLE CIRCLE, CAMBRIDGE MA

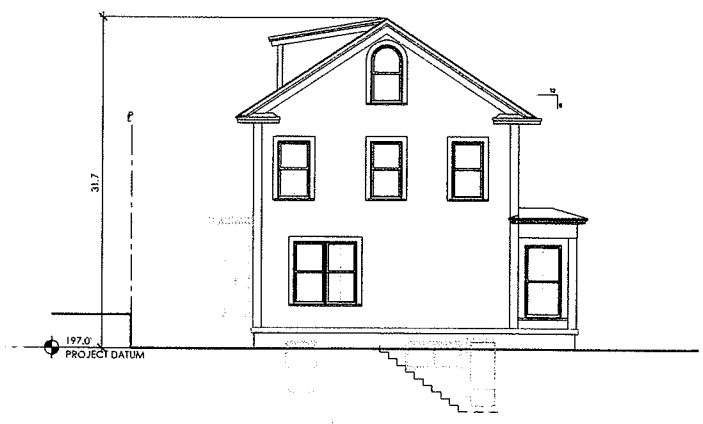
BOYES-WATSON ARCHITECTS
thirty bow street
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fax: (617) 629-8201

job number
17770

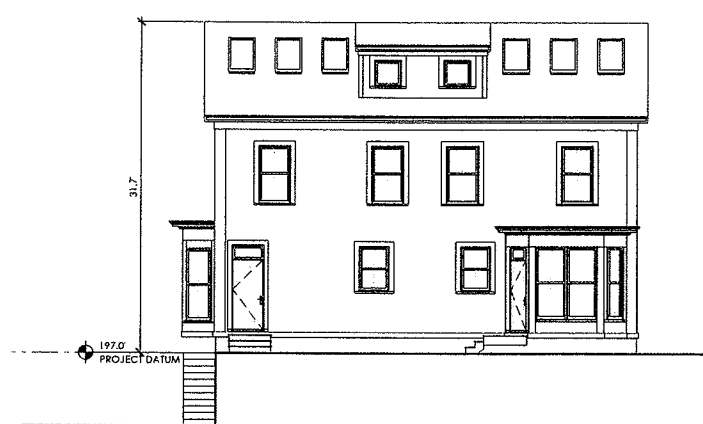
scale
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date issued
07-25-11 09.02.11

sheet no.
A402



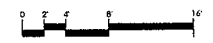
LEFT SIDE ELEVATION



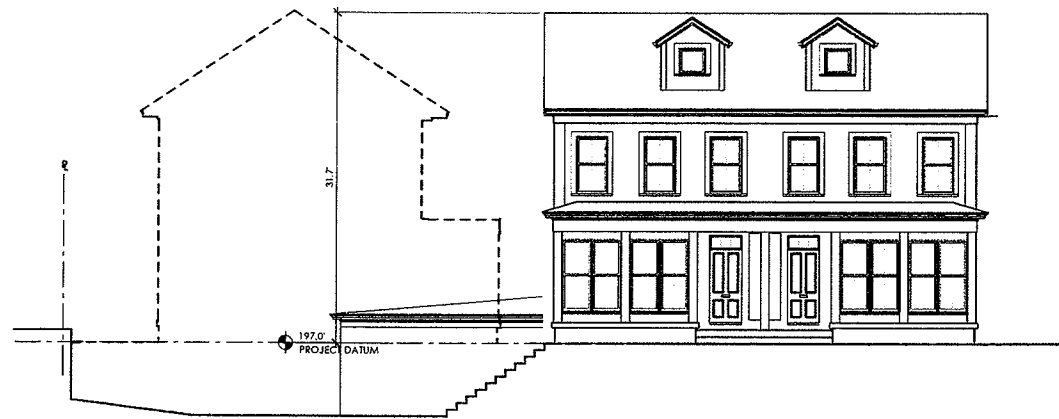
REAR ELEVATION



RIGHT SIDE ELEVATION



UNITS 4-5



FRONT ELEVATION



LEFT SIDE ELEVATION



REAR ELEVATION



RIGHT SIDE ELEVATION

UNITS 6-7

revisions
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stamp

client
2-10 Brattle Circle
Series E Realty Trust
10 Somerset Rd
Winchester MA 01890

PROPOSED ELEVATIONS - UNITS 6 & 7
2 BRATTLE CIRCLE, CAMBRIDGE MA

BOYES-WATSON
ARCHITECTS
thirty bow street
somererville, ma 02143
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fax: (617) 457-8201

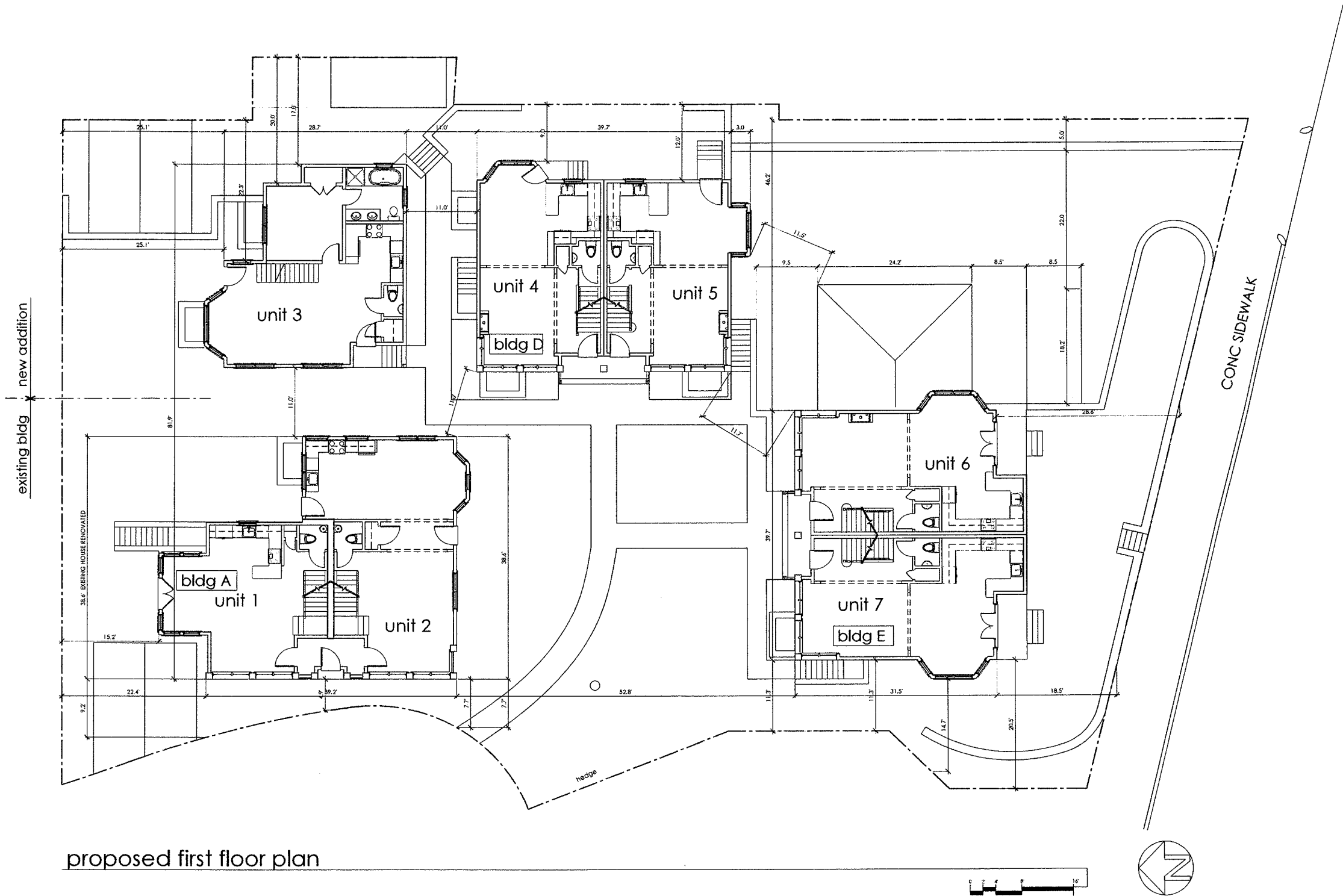
job number
17770

scale
1/8" = 1'-0"

date issued
07-28-11
rev.
09.02.11

sheet no.
A403

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BRATTLE CIRCLE - revised 9/5/11					
UNIT NO.	BMENT (net GFA)	1ST FL	2ND FL	3RD FL	TOTAL GFA
UNIT 1	0	582	405	255	1242
UNIT 2	0	832	676	255	1763
UNIT 3	0	841	282	0	1123
UNIT 4	0	631	498	232	1361
UNIT 5	0	631	498	232	1361
UNIT 6	0	698	498	372	1568
UNIT 7	0	698	498	372	1568
total proj.	0	4913	3355	1718	9986

revisions
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stamp

client
2-10 Brattle Circle
Series E Realty Trust
10 Somers Rd
Winchester MA 01890

project
FIRST FLOOR PLAN
2 BRATTLE CIRCLE, CAMBRIDGE MA

BOYES-WATSON
ARCHITECTS
thirty bow street
somerville, ma 02143
architect@boyeswatson.com
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fax: (617) 629-6201

job number
17770

scale
1/8" = 1'-0"

date issued
07-25-11
rev.
09.05.11

sheet no.
A301

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revisions
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client
2-10 Brattle Circle
Series E Realty Trust
10 Somers Rd
Winchester MA 01890

FIGURE GROUND STUDY
2 BRATTLE CIRCLE, CAMBRIDGE MA

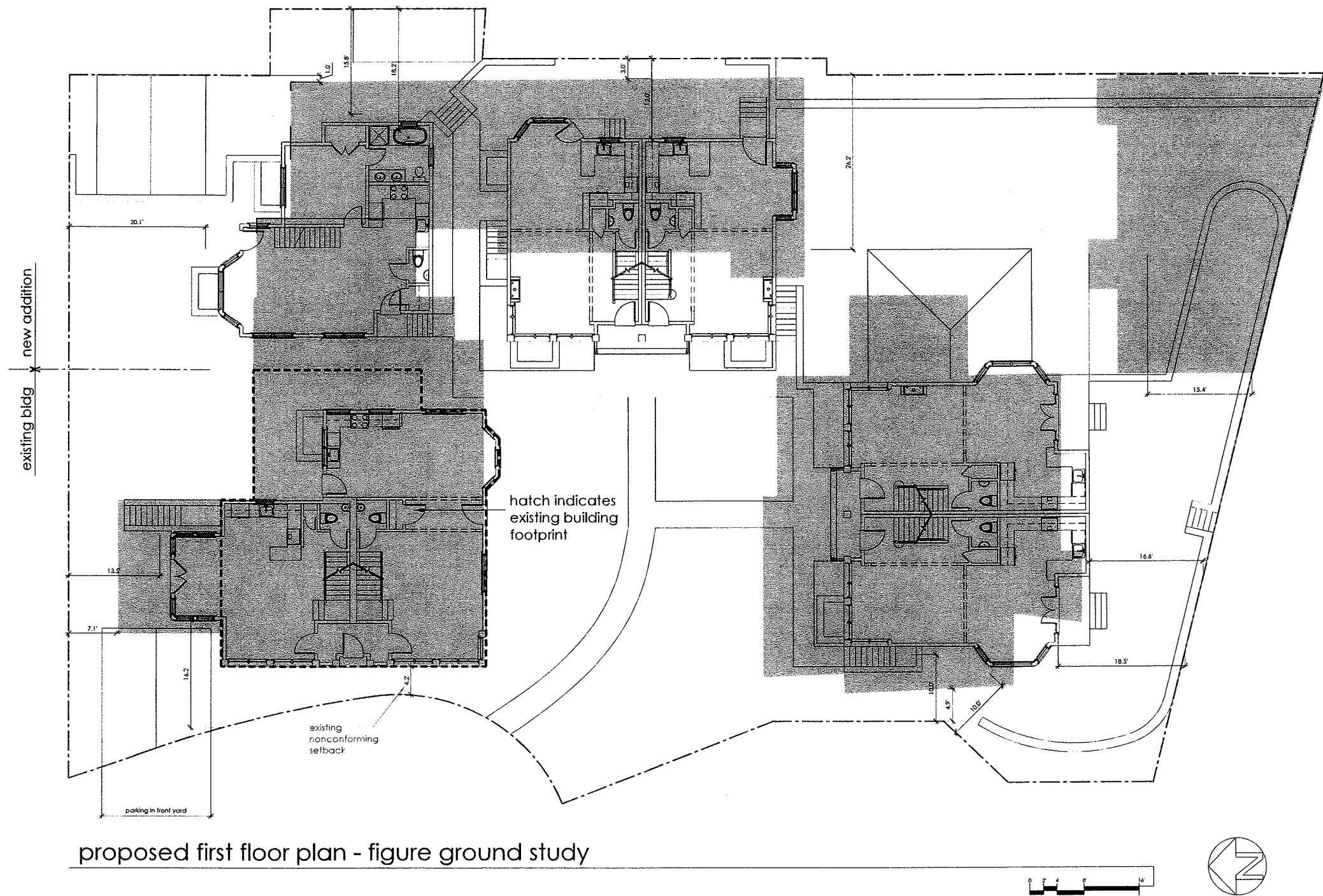


job number
17770

scale
1/8" = 1'-0"

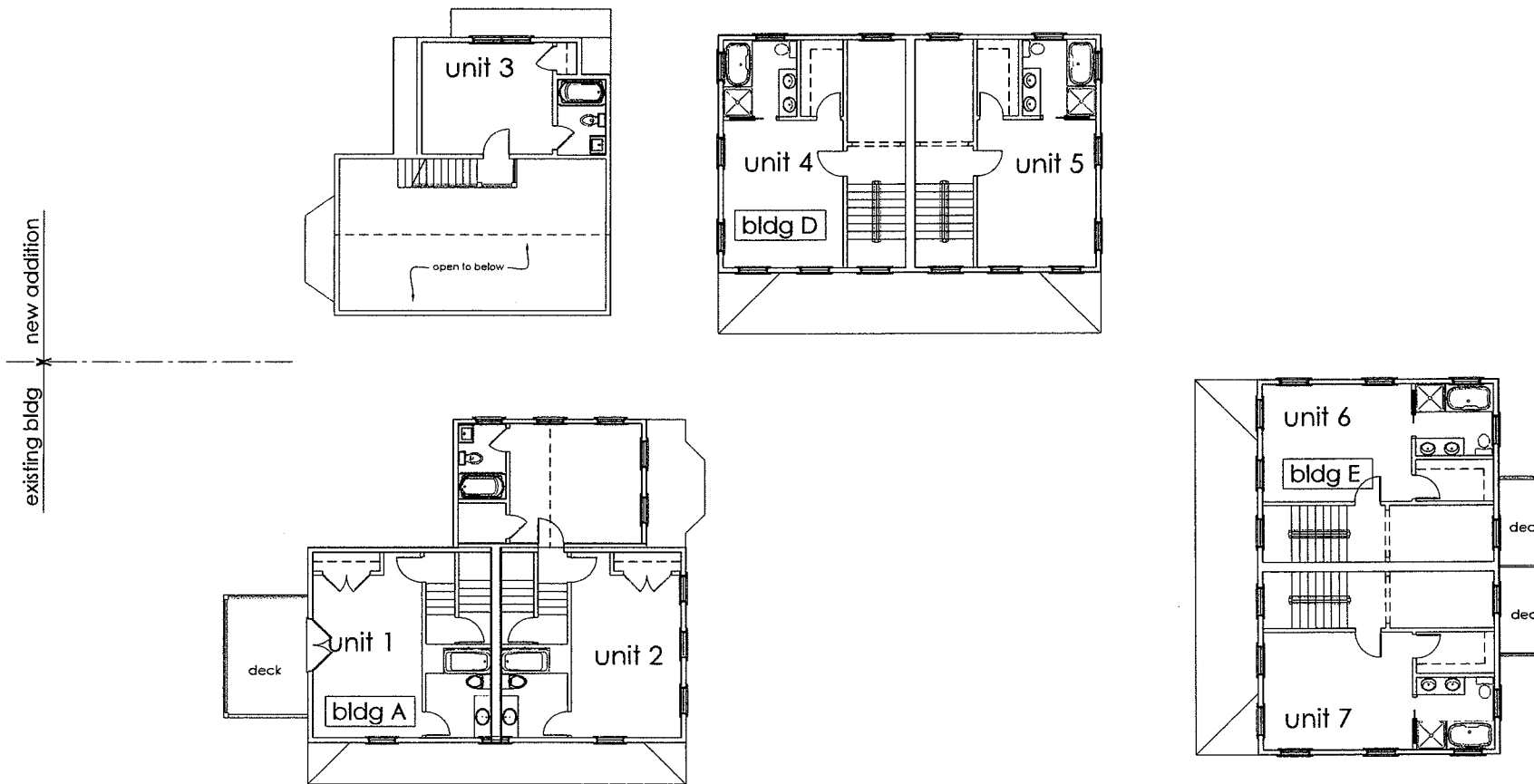
date issued
07-25-11 09.05.11

sheet no.
A304



DIMENSIONAL FORM - revised 9-5-11			
LOCATION:	2-10 Brattle Circle	ZONE:	Res-B
APPLICANT:	Martin Hill	REQUESTED OCCUPANCY:	Multi-Family
PHONE:	407.466.5930	PRESENT USE/OCCUPANCY:	Multi-Family
	EXISTING CONDITIONS	REQUESTED CONDITIONS	ORDINANCE REQUIREMENTS
TOTAL GROSS FLOOR AREA:	14515	9984	6992.60
LOT SIZE:	Total Lot Area	17834	5000
FLOOR AREA RATIO:		0.93	5 (135)
LOT AREA PER D.U.:		1484.30	2500 (4000)
SIZE OF LOT:	WIDTH	approx 105	50
	LENGTH	approx 186	n/a
Setbacks in feet:	FRONT - Brattle Circle	4.9'	15'
	FRONT - Mt. Auburn	0'	15'
	REAR	n/a	25'
	LEFT SIDE - Brattle Circle	7.1'	15.2'
	LEFT SIDE - Mt. Auburn	4.9'	10.0'
	RIGHT SIDE - Mt. Auburn	0'	12.0'
SIZE OF BUILDING:	HEIGHT	32.4'	35'
	LENGTH - exist bldg A	88'	n/a
	WIDTH - exist bldg A	102'	n/a
	LENGTH - exist bldg B	60'	n/a
	WIDTH - exist bldg B	47'	n/a
	LENGTH - exist bldg C	44'	n/a
	WIDTH - exist bldg C	34'	n/a
	LENGTH - PROPOSED	n/a	81.9'
	WIDTH - PROPOSED	n/a	135.4'
RATIO OF USABLE OPEN SPACE:	USABLE	34.3%	3240.0%
	PERMEABLE	44.0%	45.9%
	TOTAL	44.0%	45.9%
NO. OF DWELLING UNITS:	12	7	5
NO. OF PARKING SPACES:	8	12	7
NO. OF LOADING AREAS:	n/a	n/a	n/a

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proposed second floor plan



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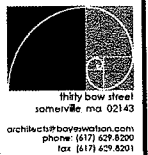
stamp

client
2-10 Brattle Circle
Series E Realty Trust
10 Somers Rd
Winchester MA 01890

PROPOSED SECOND FLOOR PLANS

2 BRATTLE CIRCLE, CAMBRIDGE MA

BOYES-WATSON
ARCHITECTS



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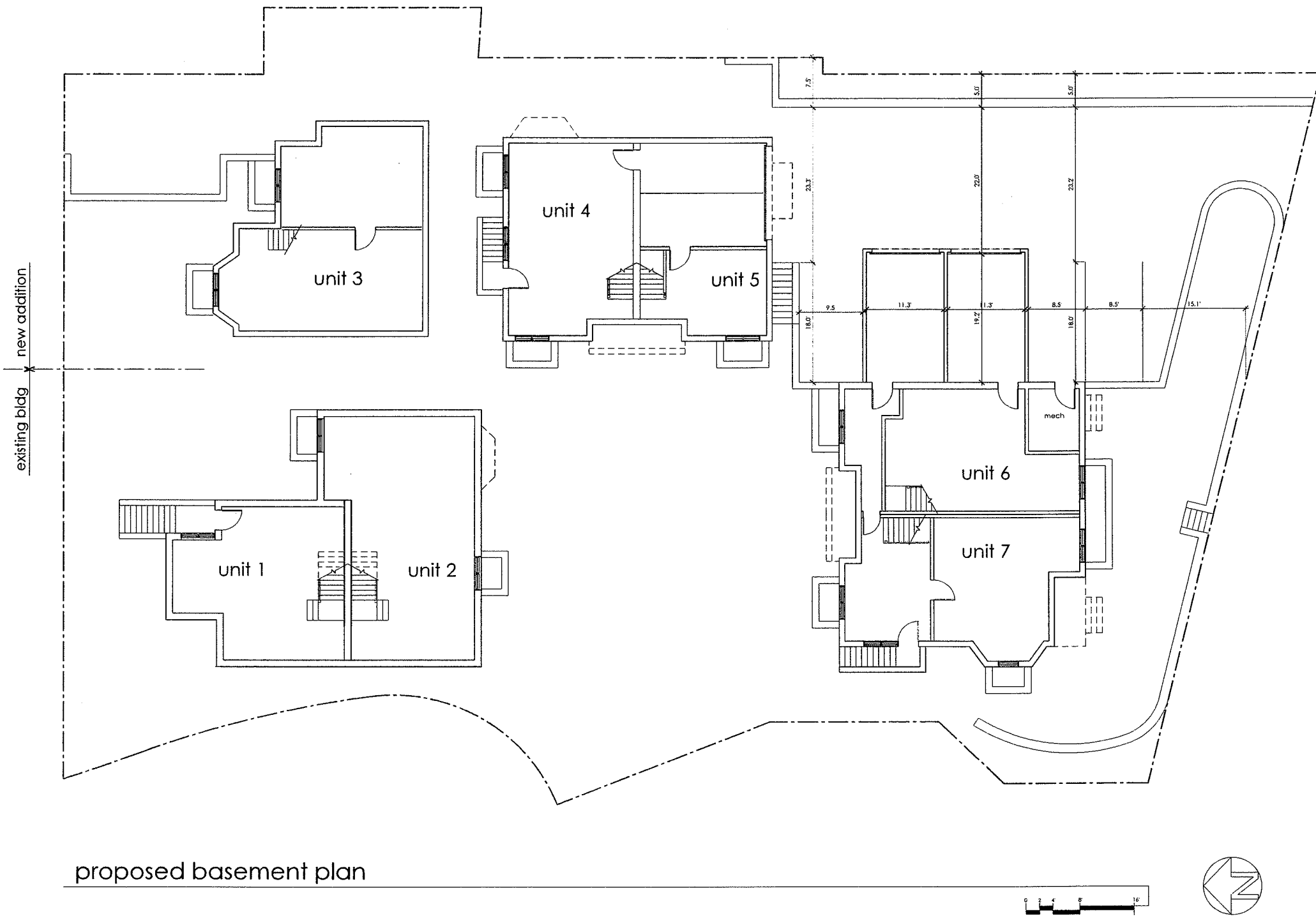
job number 17770

scale 1/8" = 1'-0"

date issued 09.25.11 rev. 09.05.11

sheet no. A302

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stamp

client
2-10 Brattle Circle
Series E Realty Trust
10 Camoset Rd
Winchester MA 01890

PROPOSED BASEMENT PLAN
2 BRATTLE CIRCLE, CAMBRIDGE MA

BOYES-WATSON
ARCHITECTS

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job number
17770

scale
1/8" = 1'-0"

date issued
07-25-11

rev.
09.05.11

sheet no.
A300