



CAMBRIDGE HISTORICAL COMMISSION

831 Massachusetts Avenue, 2nd Fl., Cambridge, Massachusetts 02139
Telephone: 617 349 4683 Fax: 617 349 3116 TTY: 617 349 6112
E-mail: histcomm@cambridgema.gov URL: http://www.cambridgema.gov/Historic

APPLICATION FOR CERTIFICATE

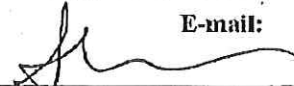
1. The undersigned hereby applies to the Cambridge Historical Commission for a Certificate of **(check one box)**: Appropriateness, Nonapplicability, or Hardship, in accordance with Chapter 40C of the Massachusetts General Laws and/or Chapter 2.78 of the Municipal Code.

2. Address of property: 23 Hawthorn Street, Cambridge, Massachusetts

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

Refer to attached description of work.

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: 23 Hawthorn Street Nominee Trust	
Mailing Address: c/o Jacquie McCoy at Paul McCoy, 31 St. James Avenue, Suite 740 Boston, MA 02116	
Telephone/Fax: 617-933-3600	E-mail:
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: Kristin and Stephen Mugford	
Mailing Address: 67 Longfellow Road, Wellesley, MA 02481	
Telephone/Fax: 781-888-0928	E-mail: kristinmugford@gmail.com

<i>(for office use only):</i>		
Date Application Received: _____	Case Number: _____	Hearing Date: _____
Type of Certificate Issued: _____	Date Issued: _____	

Hart Associates, Inc.

phone 617-489-0030
fax 617-489-0091
web www.hartarch.com

50 Church Street
Belmont, Massachusetts
02478-1301

23 Hawthorn Street**Description of proposed alterations, construction, and demolition****General Description**

Thoroughly restore and refurbish the existing historic house. Reconfigure west side roof lines. Add two car detached garage.

Remove several elements that are not original

- Stair tower added
- Second floor sleeping porch
- South and west side porch enclosure
- West (back) side bedroom addition
- Numerous windows listed below
- Two car parking area off Hawthorn Street

Also remove

- Middle chimney (two others remain)

Restore/Repair

- Existing windows and exterior doors
- Existing clapboard and shingles
- Existing eave and rake trim

Replace/Refurbish

- Remove existing asphalt roofing, replace with (Vermont Gray???) slate
- Gutters and downspouts

Add

- Detached hipped roof two car garage and driveway along north side
 - New dormered gabled second and third story element on back side to replace existing gable/shed roof structures
 - New shed roof dormer on north side
 - New windows as shown on elevations and noted below
 - Louvered painted shutters as shown on elevations and noted below
 - New painted aluminum triple track storm/screen windows on all windows new and existing
 - Paint – color scheme to be determined
-

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Specific Changes

East (front) Elevation

- Front entry porch. Remove and reconstruct existing entry porch such that it is 2'-0" narrower and 1'-0" taller. Reuse existing materials - gable and rake trim, carved decoration, brackets, column capitals and bases. New square wood column shafts, new wood decking, new wood ceiling.
- Replace single double-hung window in Living Room with new two-gang double hung window to match existing in Library.
- Add shutters at most windows. Bi-fold shutters at paired windows
- Reuse existing granite bottom step at porch. New steps, stair railing, post at bottom step and stair balusters to match existing porch details.
- New window in stairwell element.
- Replace single surface mounted ceiling light fixture on porch with two surface mounted light fixtures.
- Add two step lights at stair posts.

South (garden side) Elevation

- Existing Second floor space above porch removed.
- New third floor dormer added with double hung windows to match existing third floor typical windows.
- New windows at new west gable addition. Windows to match existing second floor window style and size.
- New enclosure at existing porch. Existing brackets to remain.
- New steps and railing off of porch.
- Shutters added to existing double hung windows.
- Replace existing three basement windows with larger windows and add window wells.
- Two sconces beside proposed doors added.
- Two step lights installed on posts at stairs to enclosed porch.

West (rear) Elevation

- New wider gable and north/south third floor dormers to replace existing gable, flat roof bump-out, and third floor shed dormer. Match existing north elevation gable detail, carving, and brackets.
- New double hung window to match existing at third floor.
- New awning windows at second floor.
- New windows and door at first floor. Add new roof overhang at new rear door.
- New porch and railings to match existing.
- New wood and glass enclosure at existing porch
- New window in stairwell element.
- Existing Second floor space above porch removed. Small decorative window added on south side.
- New recessed light in proposed new overhang. Three new sconces proposed at first floor level.

North (side) Elevation

- Remove existing stair tower.
- Remove existing (modern) windows in stair element and rear kitchen area
- Add detailed divided light stairwell window and small divided light windows adjacent.
- Add same style small divided light windows on east and west side
- Add new window under porch in Library. Reuse existing window removed from Living Room. (Evidence of window in proposed location found during interior exploratory demo - an existing header and sill was found)
- Add Shutters to existing second floor double hung window.

.....

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- Replace balcony railing, posts, and balusters to match existing front porch style.
- Remove existing door to balcony and replace with new double hung window to match existing third floor window style.
- Replace existing tall windows on west side with new double hung windows to match existing third floor window style.
- Reuse existing window from third floor on second floor new gable addition.
- New shed dormer with window to match existing.
- New attic shed dormer to match existing shed dormer on south elevation.

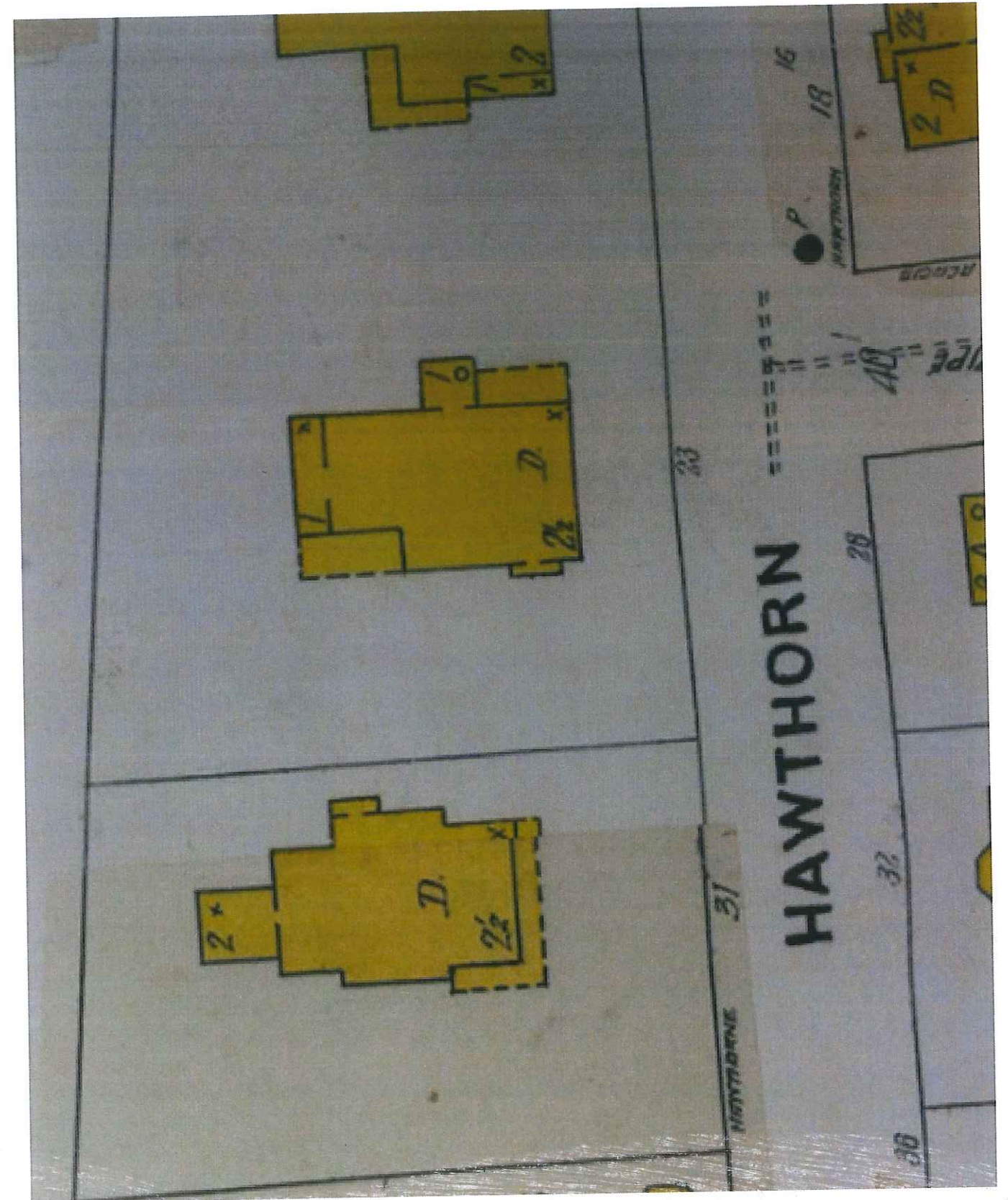
New Garage

- Add new hipped roof two car garage in south-west corner of property.
- Pergola and small terrace on east side of garage.
- Slate roof, painted clapboard, materials and details to match main house.
- Two hipped dormers - east and north sides.
- Double hung windows on east and west elevations.
- Two sconces at garage east elevation
- Two sconces beside garage doors on north elevation

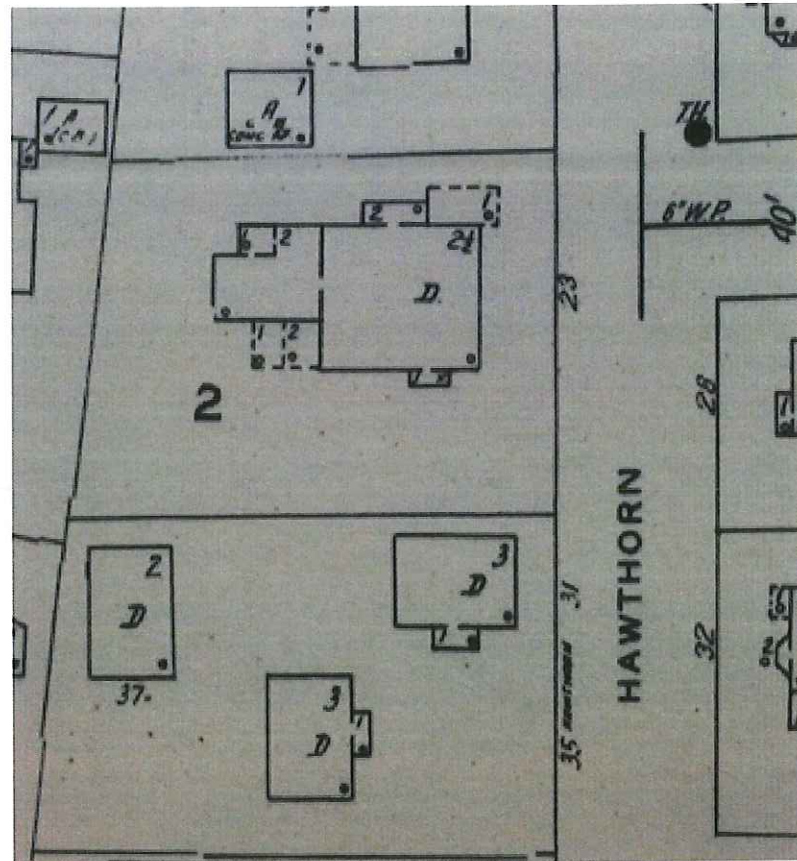
1881 Land Deed 1560,065
Owner: John K. Paine

1884 House (Hip Roof)
Owner: John K Paine

1885 Deed 1692,109
Owner: John K. Paine
Architect: VanBrunt & Howe
Builder: Michael O-Sullivan

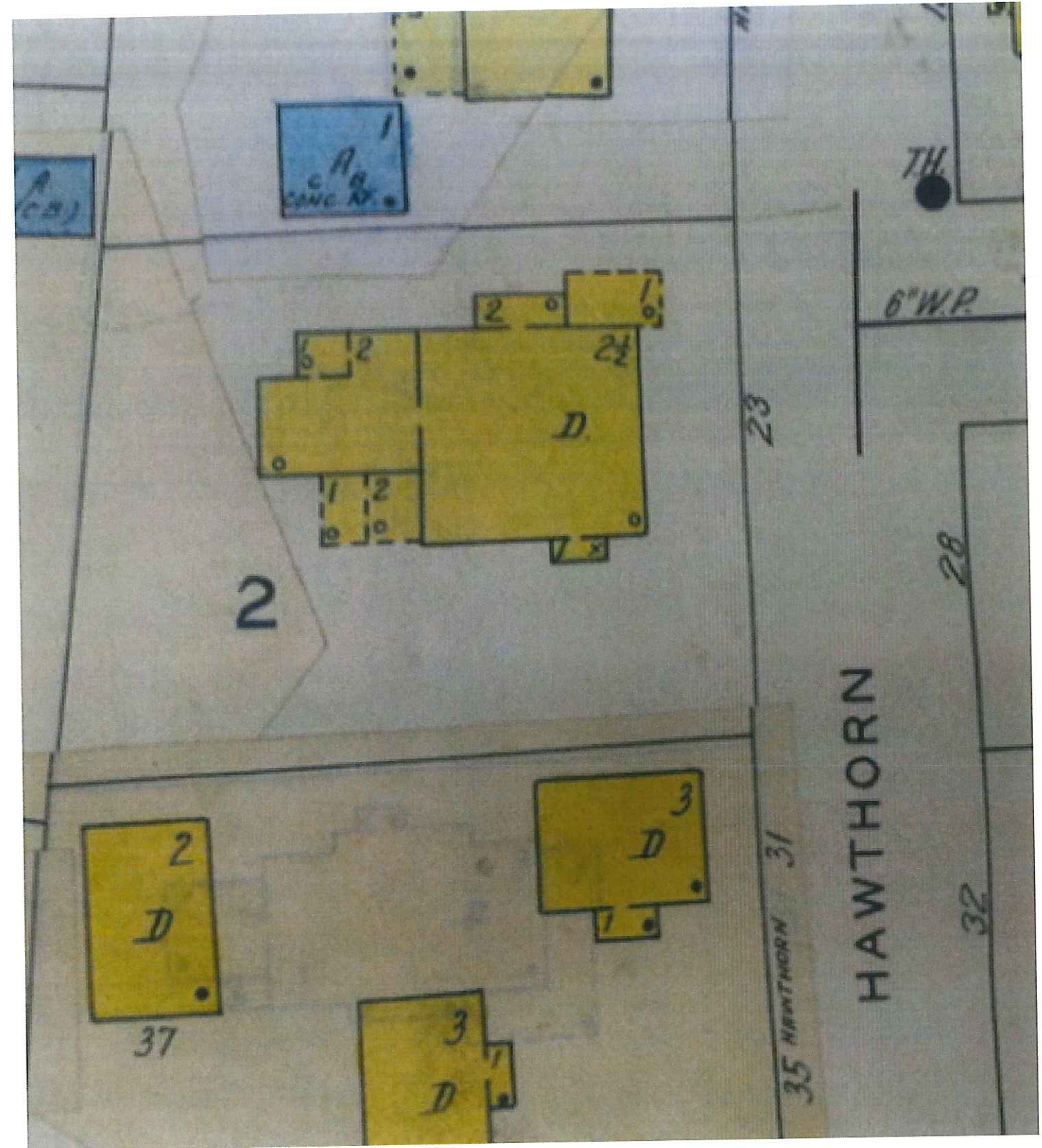


1900-1932 Sanborn Map
No Evidence of renovations post 1900
Plan from Cambridge HDC Library

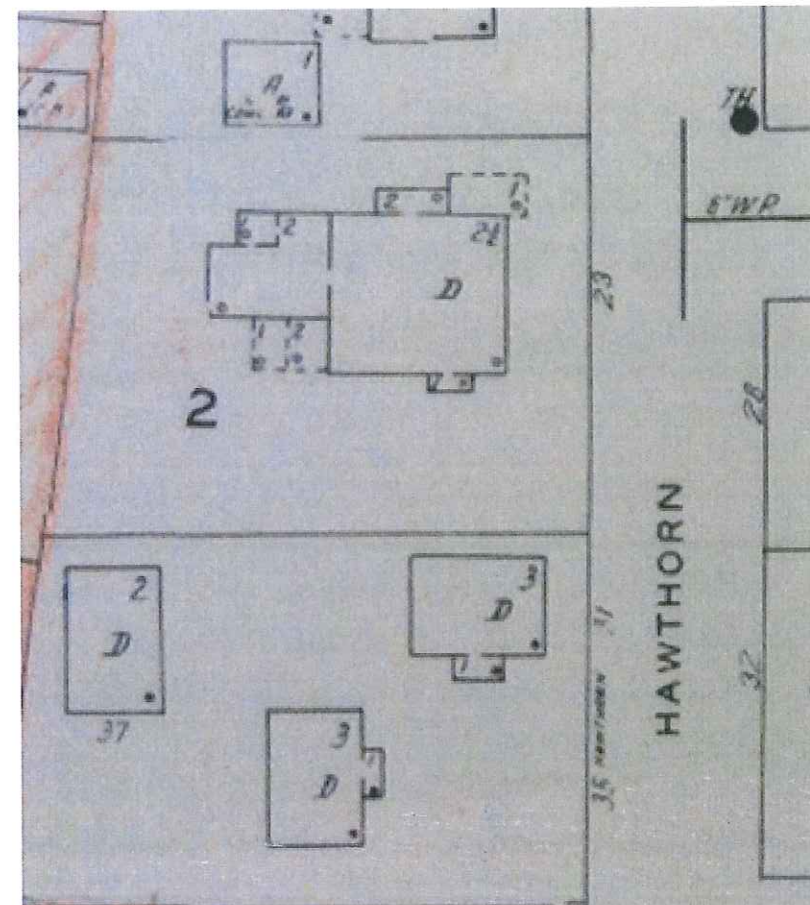


1962 Sanborn Map
Plan from Cambridge HDC Library

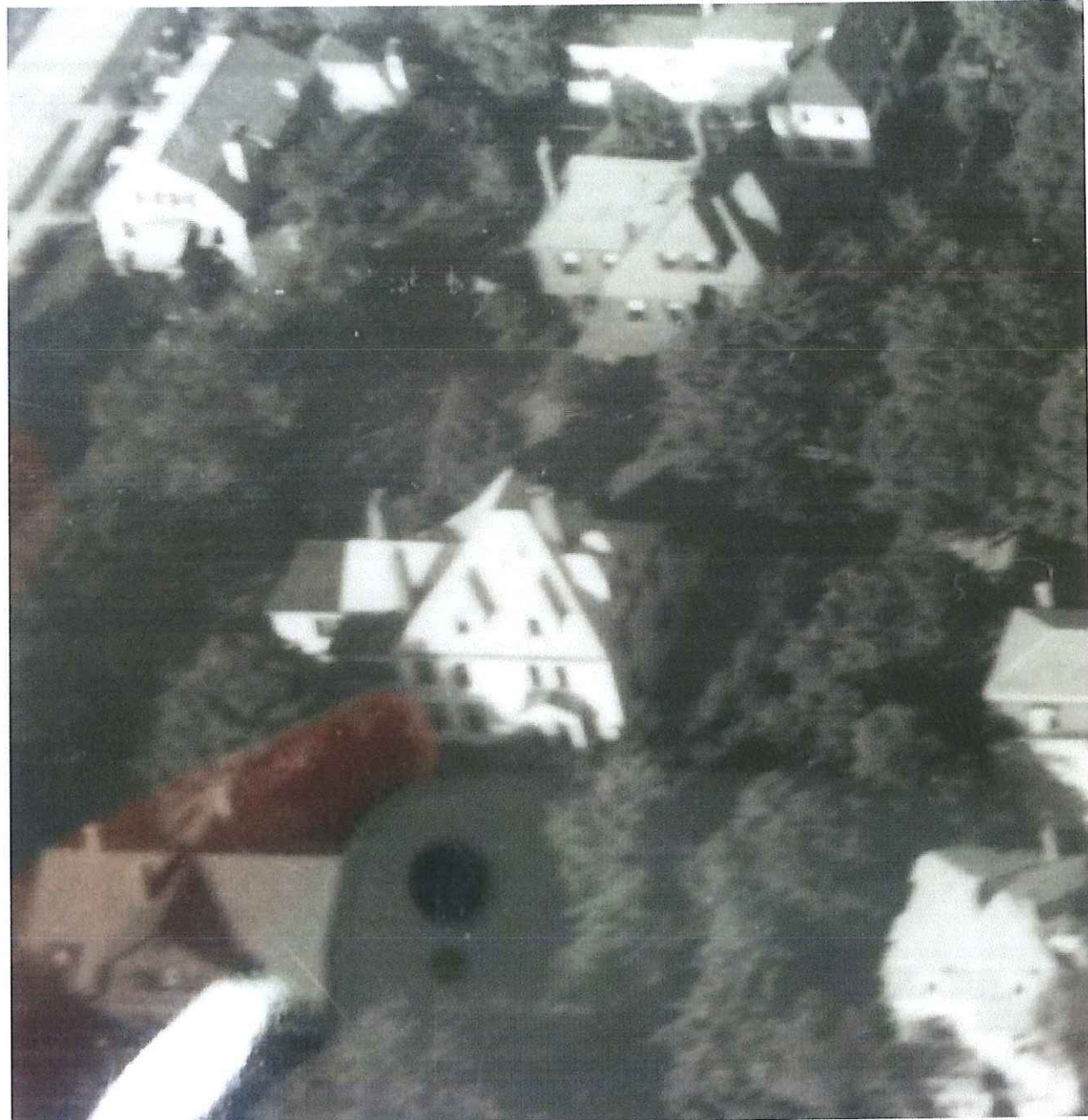
1919 House Adds & Alterations
Permit 19081 23
Owner: Reginald Daly
Architect: A.W. Jackson



1932 - 1962 Sanborn Map
No Evidence of renovations post 1932
Plan from Cambridge HDC Library



1972 Sanborn Map
(no changes present in 2002 Sanborn Map)
Plan from Cambridge HDC Library



1934 Aerial Image
Image from Cambridge HDC Library



1950 Aerial Image
Image from Cambridge HDC Library

1957 Permit 57552
Owner: Dr. T. B. Brazelton
Contractor: Stanley I. Phalen
Make Alterations to kitchen and bath partitions

1964 Permit 63144
Owner: T. Berry Brazelton
Contractor: Stanley I. Phalen
Close in porch with wall board and permanent windows



1967 Image
Image from Cambridge HDC Library



1967 Image
Image from Cambridge HDC Library

23 HAWTHORN STREET HISTORY

1972 House Altered Permit 70454
Owner: Dr. Mrs. T. B. Brazelton
Contractor: Stanley I. Phalen
Remodel portion of basement and
existing toilet as per plans - install
new basement entry

1976 National Historic Landmark
Home of Reginald A. Daly,
prominent geologist at Harvard.



1975 Image
*Image from United States Department of the Interior National Park Service
National Register of Historic Places Property Photograph Form*



1975 Image
Image from Cambridge HDC Library



1976 Image
Image from Massachusetts Cultural Resource Information System



1976 Image
Image from Massachusetts Cultural Resource Information System

23 HAWTHORN STREET HISTORY

1989 Roof Permit 102427
Owner: T. Perry & C. Brazelton
Contractor: Thomas Blake

1996
Owner: Dr. T. B. Brazelton
New Stair Tower and Third Floor
Dormer



1996 Image
Image from Building Department Files



Post 1996 Image



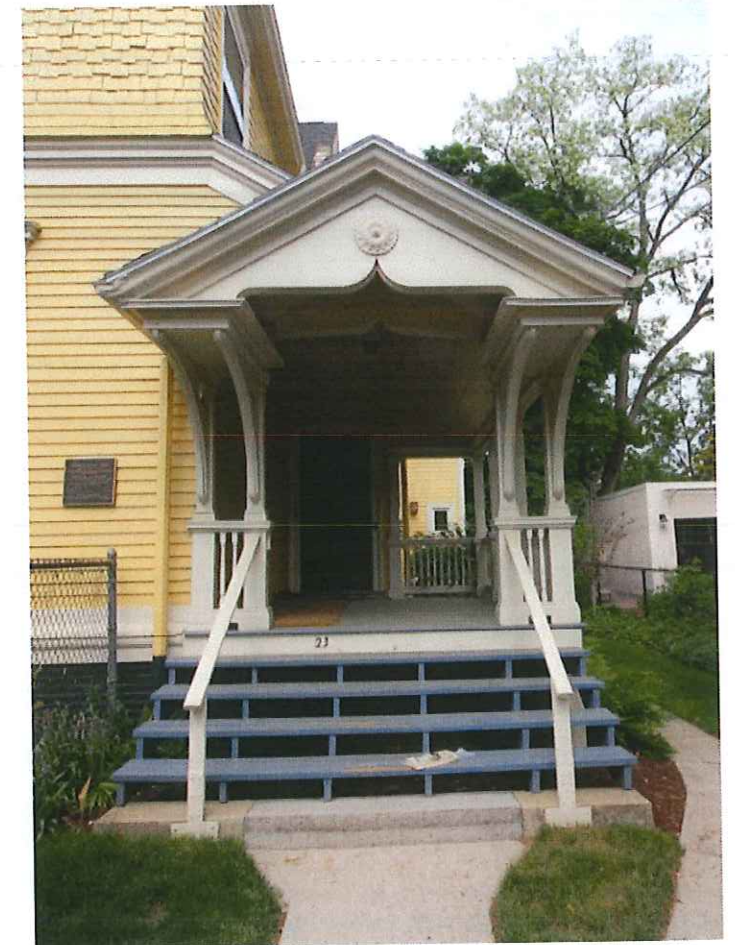
1996 Image
Image from Building Department Files



Post 1996 Image



Existing East (Front) Elevation taken from Hawthorn Street



Existing South Elevation taken from Hawthorn Street 03.13.2016



03.16.2016



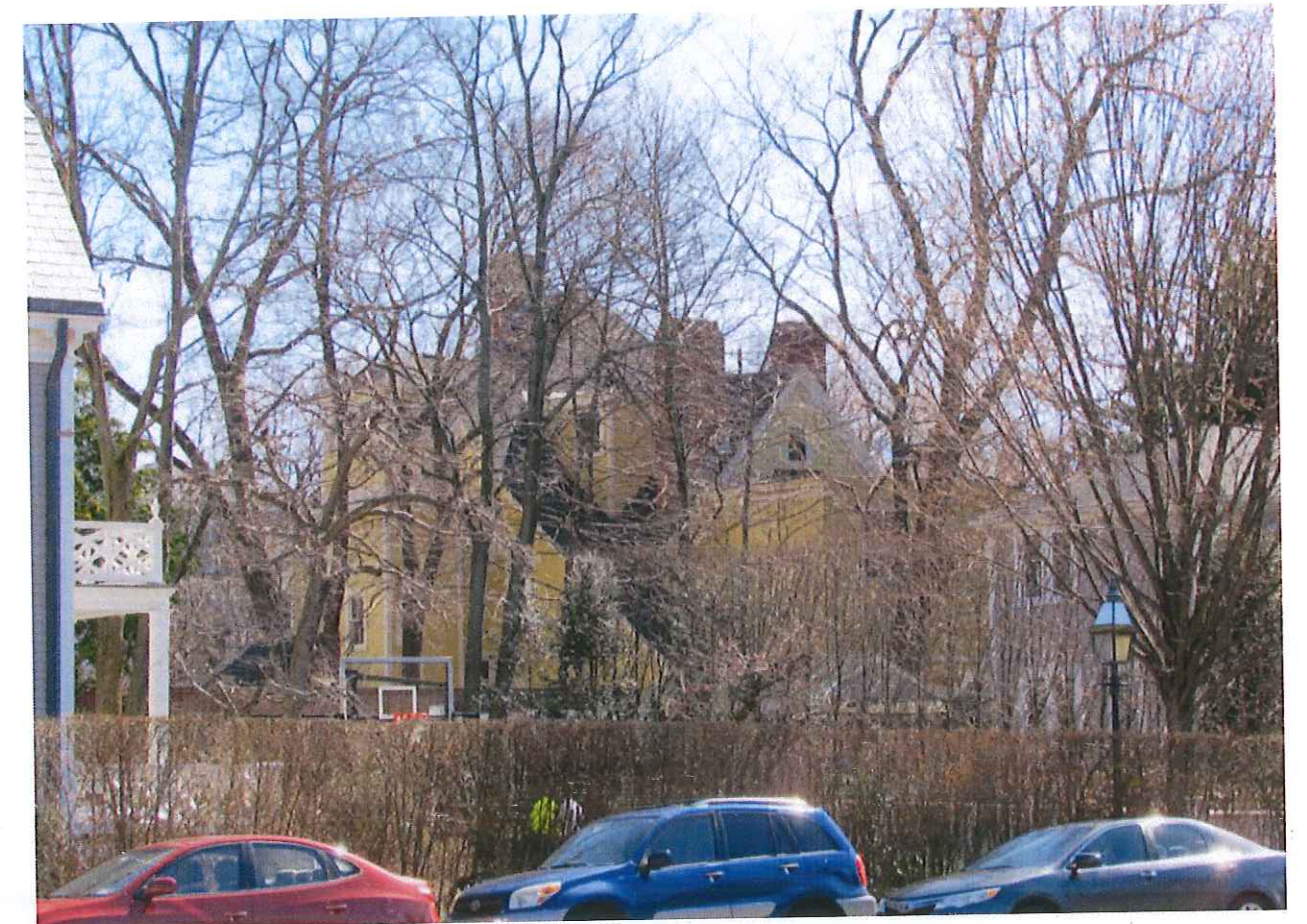
Existing West/South Elevation taken on property



Existing North/West Elevation taken on property



Existing East/North Elevation taken from Hawthorn Street



Existing North/West Elevation - taken from Longfellow Park

03.16.2016

#23
HAWTHORN
STREET

"Reginald Daly House"
Cambridge, Massachusetts

PREPARED FOR
HART ASSOCIATES, INC.
50 Church Street
Belmont, Massachusetts 02478-1301

HANCOCK ASSOCIATES
Civil Engineers
Land Surveyors
Wetland Scientists

185 CENTRE STREET, DANVERS, MA 01923
VOICE (978) 777-3050, FAX (978) 774-7816
WWW.HANCOCKASSOCIATES.COM

ASSESSORS: MAP 219, PAGE 12
REFERENCES: DEED BOOK 57043, PAGE 528
PLAN #5 OF 1881
OWNER OF RECORD: THE CHRISTINA L. BRAZELTON
REVOCABLE TRUST
TRUSTEES:
T. BERRY BRAZELTON
CHRISTINA L. BRAZELTON, II
PAULINE B. BRAZELTON
ZONING: A-2
NOTES:

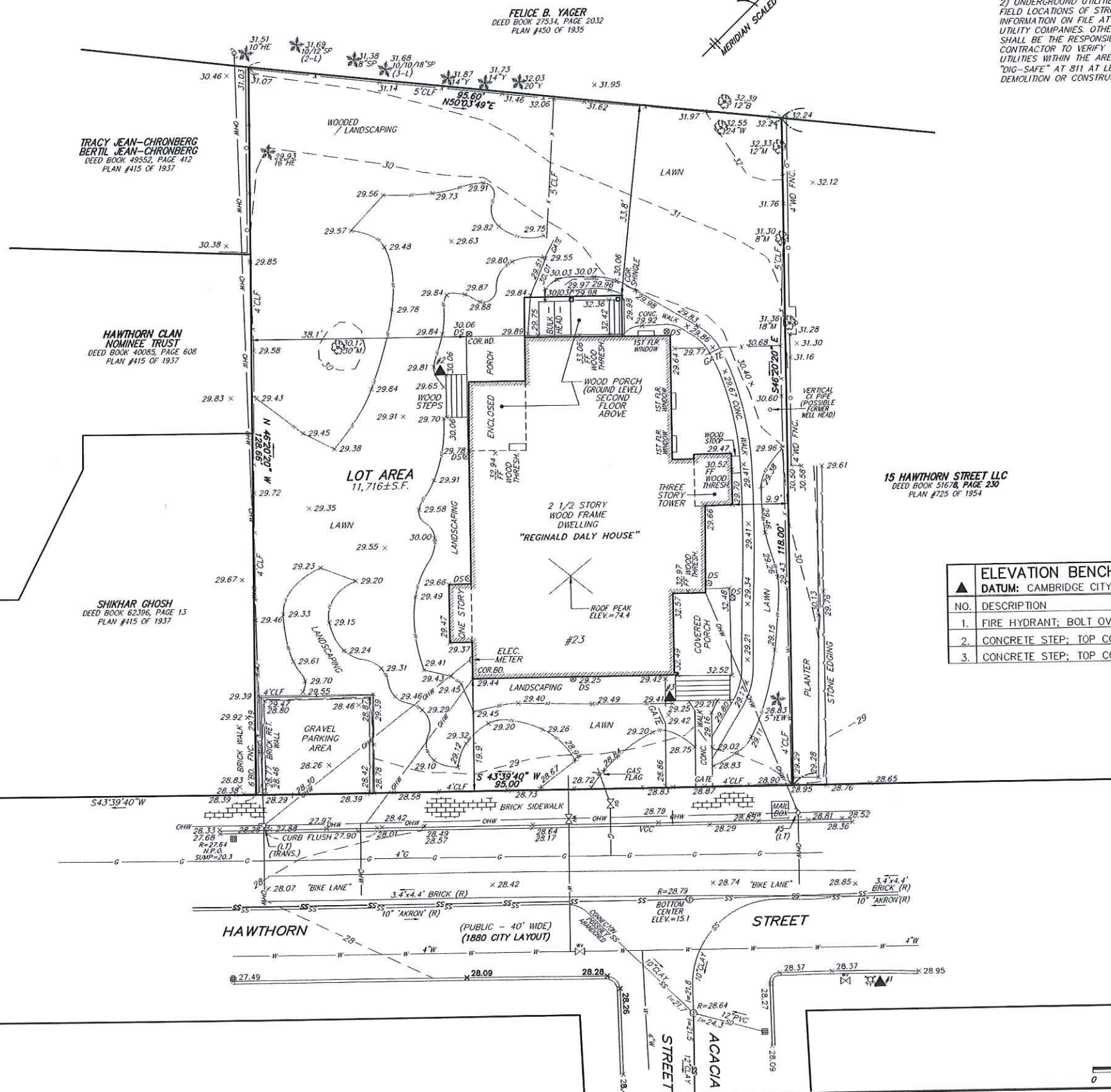
1) ELEVATIONS SHOWN HEREON REFER TO THE CITY OF CAMBRIDGE DATUM. PROJECT SOURCE BENCHMARK IS BM #285; SQUARE CUT (FD) ON TRAFFIC SIGNAL BASE AT THE INTERSECTION OF MT. AUBURN STREET AND HAWTHORN STREET.
2) UNDERGROUND UTILITIES SHOWN HEREON ARE COMPILED FROM FIELD LOCATIONS OF STRUCTURES AND FROM AVAILABLE RECORD INFORMATION ON FILE AT THE CITY ENGINEERING DEPARTMENT AND UTILITY COMPANIES. OTHER UNDERGROUND UTILITIES MAY EXIST. IT SHALL BE THE RESPONSIBILITY OF THE DESIGN ENGINEER AND THE CONTRACTOR TO VERIFY THE LOCATION, SIZE & ELEVATION OF ALL UTILITIES WITHIN THE AREA OF PROPOSED WORK AND TO CONTACT "DIG-SAFE" AT 811 AT LEAST 72 HOURS PRIOR TO ANY EXCAVATION, DEMOLITION OR CONSTRUCTION.

LEGEND

- 234 --- SURFACE CONTOUR
- - - CHAIN LINK FENCE
- - - WOOD FENCE
- - - EDGE LAWN
- VC 26.75 VERTICAL GRANITE CURB WITH AND BOTTOM CURB ELEVATION
- SS 8" 26.25 SEWERLINE & MANHOLE WITH PIPE SIZE, MATERIAL & FLOW DIRECTION
- SD 12" RCP DRAINLINE WITH PIPE SIZE, MATERIAL & FLOW DIRECTION, CATCHBASIN AND MANHOLE
- W 6" W WATER MANHOLE, WATER MAIN WITH SIZE, TEE, GATE VALVE & FIRE HYDRANT
- G 10" W GAS MAIN WITH SIZE & GATE VALVE
- OH W UTILITY POLE WITH DESIGNATION, OVERHEAD WIRES AND GUY POLE
- E ELECTRIC MANHOLE & UNDERGROUND ELECTRIC LINES
- T TELEPHONE MANHOLE & UNDERGROUND TELEPHONE LINES
- C UNDERGROUND CABLE TV LINE
- 232.6 SPOT ELEVATION
- 26.8 PROMINENT DECIDUOUS TREE WITH ELEVATION, SIZE AND SPECIES
- 26.8 PROMINENT CONIFEROUS TREE WITH ELEVATION, SIZE AND SPECIES
- 18" P LIGHT POLE
- RCP REINFORCED CONCRETE PIPE
- CI CAST IRON
- CMP CORRUGATED METAL PIPE
- VC VITRIFIED CLAY
- PVC POLYVINYL CHLORIDE
- SIGN SIGN
- 2-L TWO LIMBED
- (R) RECORD
- (C) CALCULATED
- (R/H) RECORD AND HELD
- (M) FIELD MEASURED
- DHSB DRILL HOLE IN STONE BOUND
- CTR.SB. CENTER STONE BOUND
- LIPIPE IRON PIPE
- DS ROOF DRAIN DOWNSPOUT

TREE ABBREVIATIONS

- M MAPLE
- O OAK
- P PINE
- W WALNUT
- SP SPRUCE
- HE HEMLOCK
- Y YEW

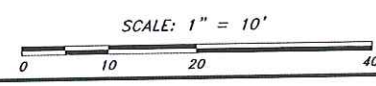


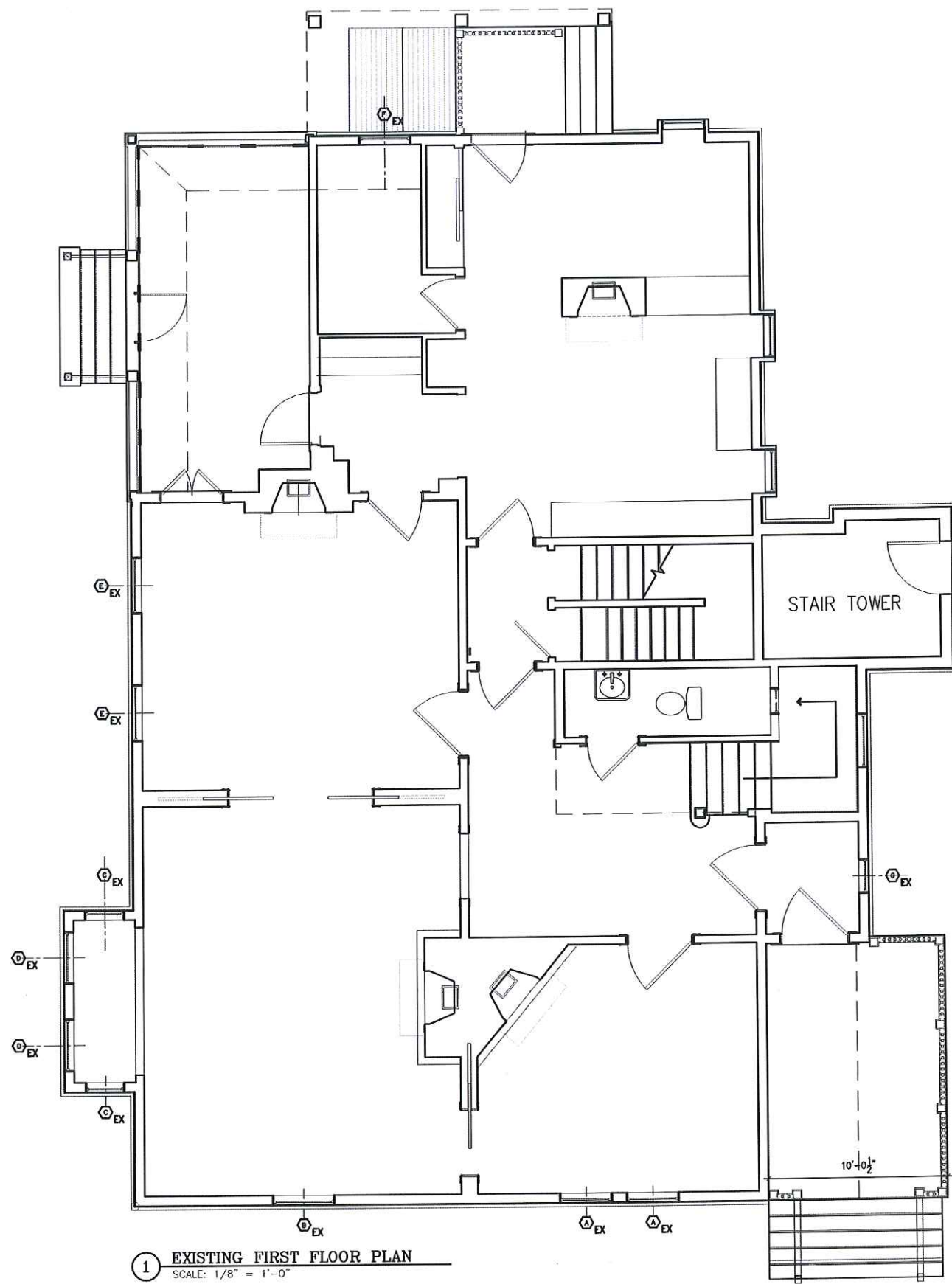
ELEVATION BENCH MARKS		
DATUM: CAMBRIDGE CITY BASE		
NO.	DESCRIPTION	ELEV.
1.	FIRE HYDRANT; BOLT OVER MAIN OUTLET	30.38
2.	CONCRETE STEP; TOP CORNER	30.06
3.	CONCRETE STEP; TOP CORNER	29.77

NO.	BY	APP	DATE	ISSUE/REVISION DESCRIPTION
1.	JMS	APP	1/22/2016	ADDITIONAL TOPOGRAPHY

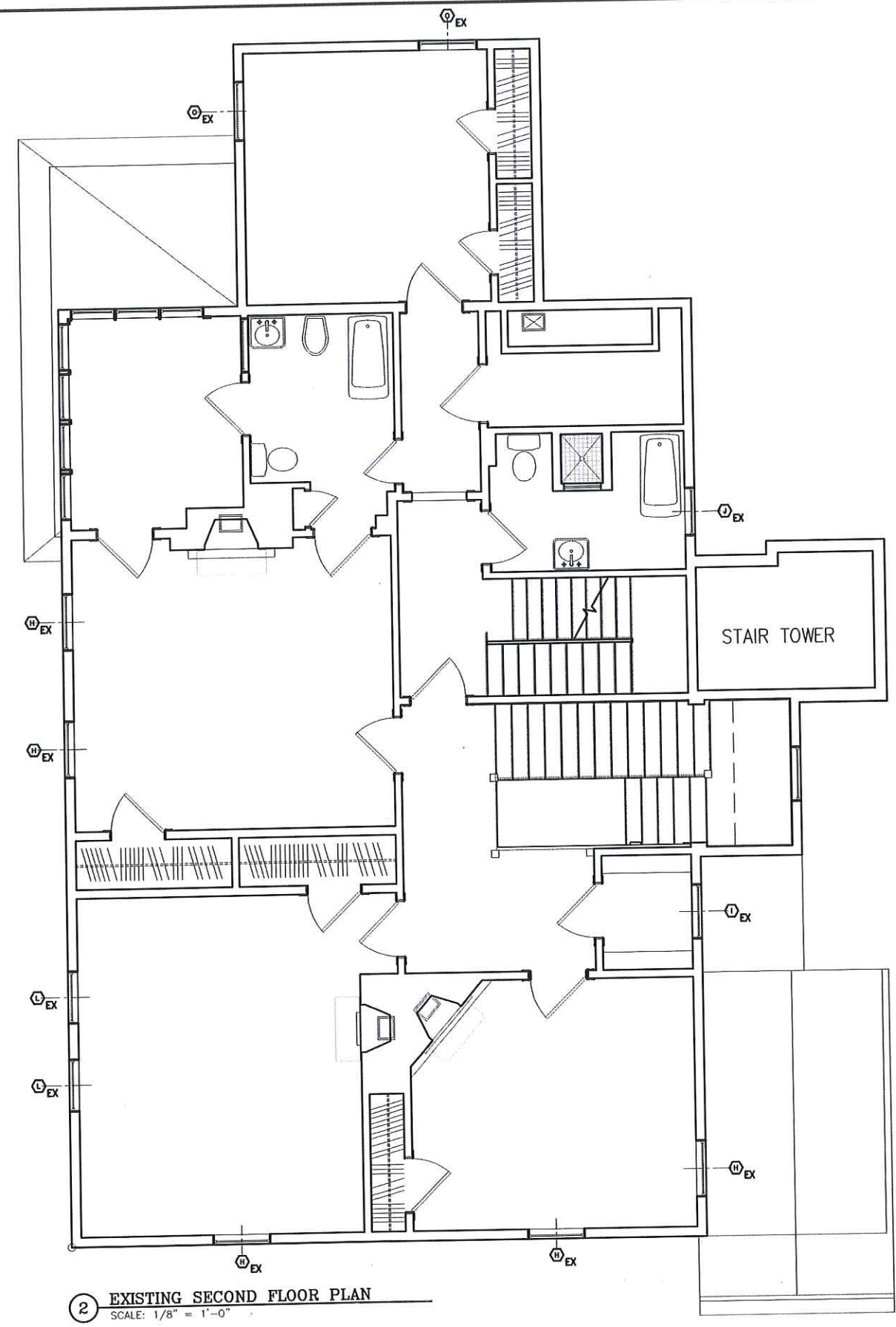
EXISTING CONDITIONS PLAN OF LAND IN CAMBRIDGE, MA

PLAT DATE: Feb 21, 2016 8:09 AM
 DWG: 19382sv(HB2).dwg
 LAYOUT: EC
 SHEET: 1 OF 1
 PROJECT NO.: 19382





1 EXISTING FIRST FLOOR PLAN
SCALE: 1/8" = 1'-0"



2 EXISTING SECOND FLOOR PLAN
SCALE: 1/8" = 1'-0"

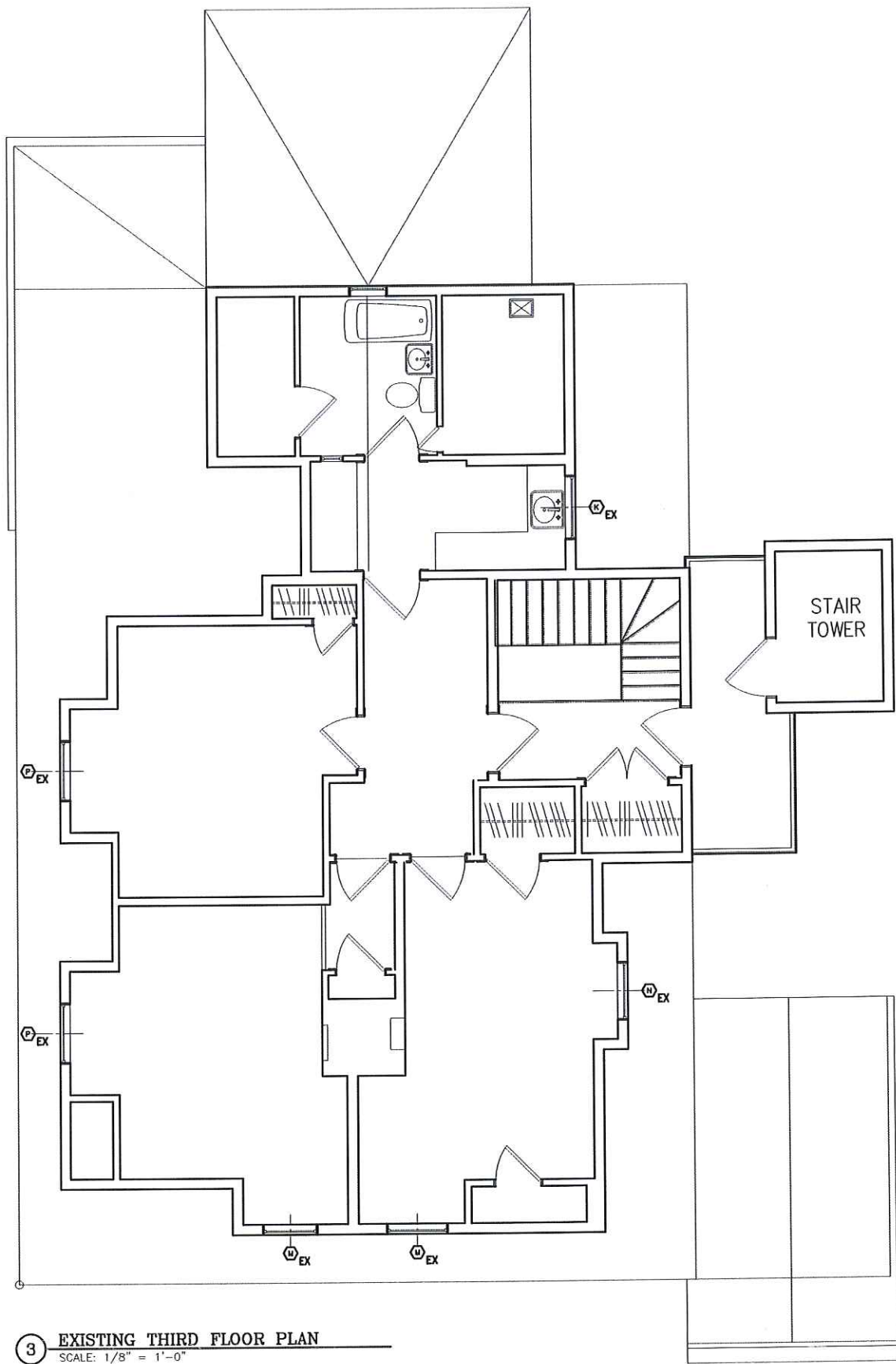
ARCHITECTS
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50 Church Street
Belmont, Massachusetts
02478

23 Hawthorn Street
Cambridge, MA

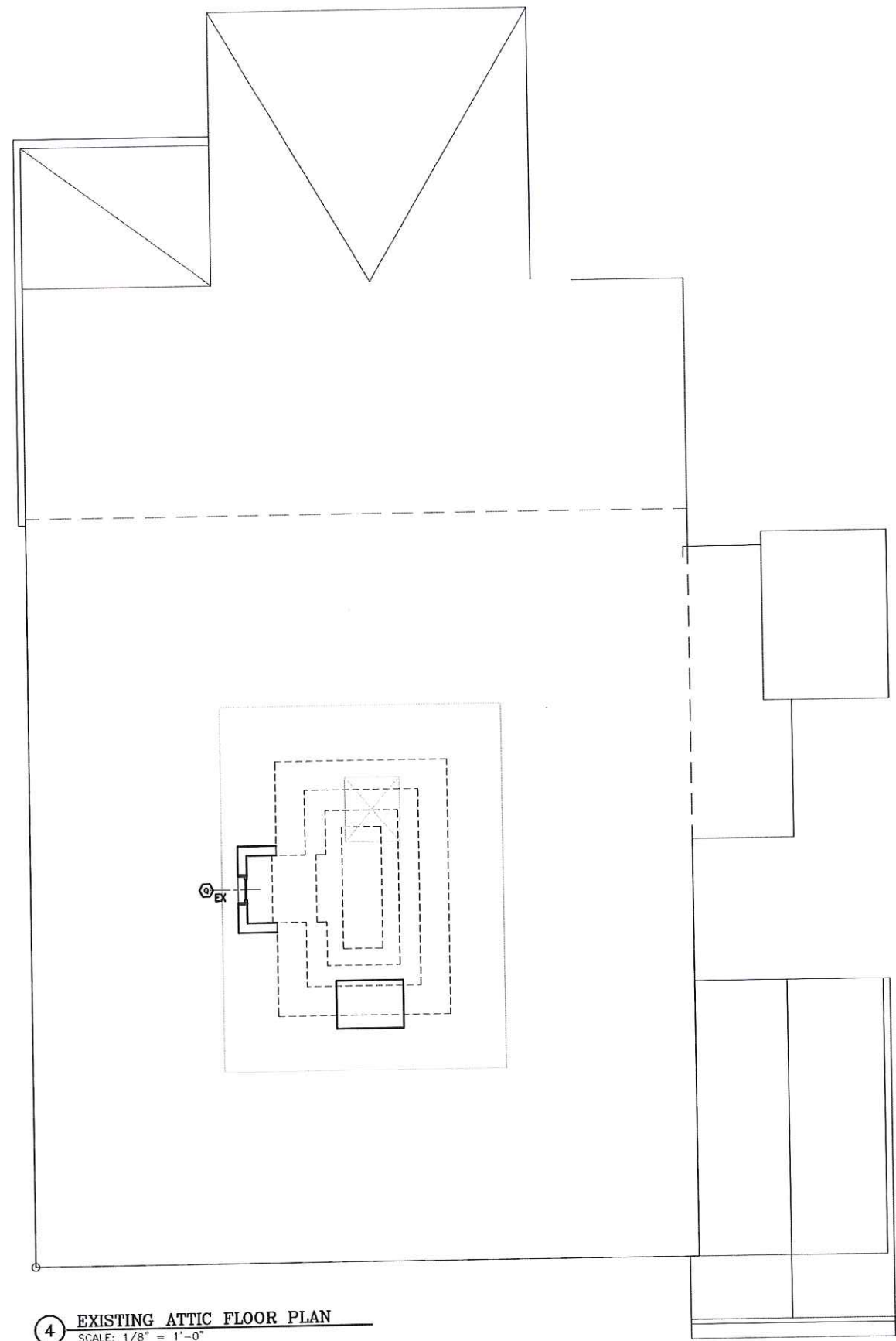
EXISTING
1ST & 2ND Plans
SCALE: 1/8"=1'-0"

EX1.1

03.16.2016



3 EXISTING THIRD FLOOR PLAN
SCALE: 1/8" = 1'-0"



4 EXISTING ATTIC FLOOR PLAN
SCALE: 1/8" = 1'-0"

03.16.2016

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: phone 617-489-0030
: fax 617-489-0001
: 50 Church Street
: Belmont, Massachusetts
: 02478

23 Hawthorn Street
Cambridge, MA

**EXISTING
3RD & Loft Plans**
SCALE: 1/8"=1'-0"

EX1.2



1 EXISTING FRONT ELEVATION
SCALE: 1/8" = 1'-0"

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Cambridge, MA

EXISTING
EAST ELEVATION
SCALE: 1/8" = 1'-0"

EX2.1

03.16.2016



2 EXISTING SIDE ELEVATION
SCALE: 1/8" = 1'-0"

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02478

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Cambridge, MA

EXISTING
SOUTH ELEVATION
SCALE: 1/8"=1'-0"

EX2.2

03.16.2016

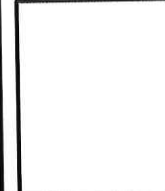


3 EXISTING REAR ELEVATION
SCALE: 1/8" = 1'-0"

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02478

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Cambridge, MA

EXISTING
WEST ELEVATION
SCALE: 1/8" = 1'-0"



EX2.3

03.16.2016



4 EXISTING SIDE ELEVATION
SCALE: 1/8" = 1'-0"

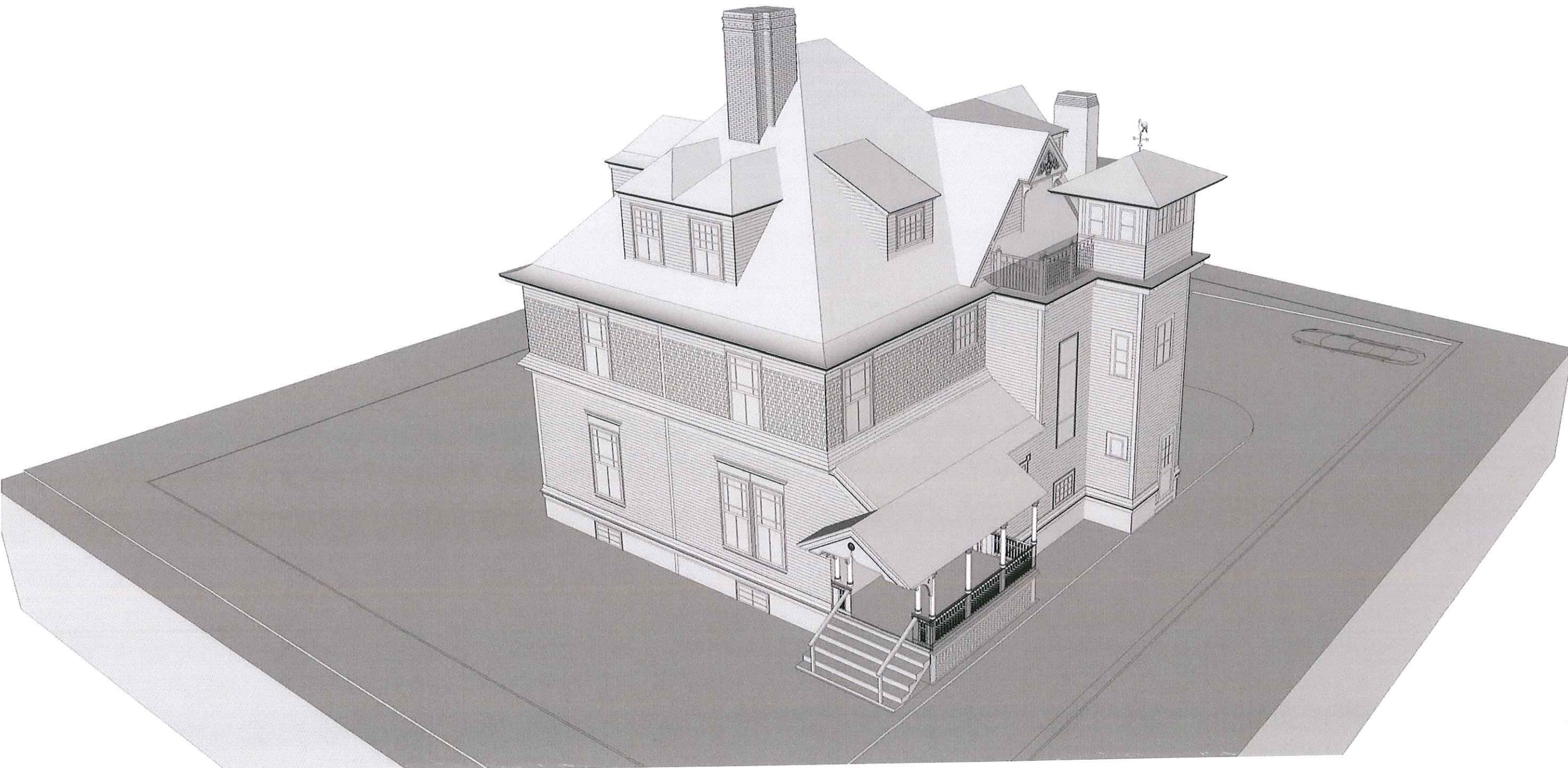
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30 Church Street
Boston, Massachusetts
02178

23 Hawthorn Street
Cambridge, MA

EXISTING
NORTH ELEVATION
SCALE: 1/8" = 1'-0"

EX2.4

03.16.2016



23 HAWTHORN STREET
EXISTING 03.16.2016



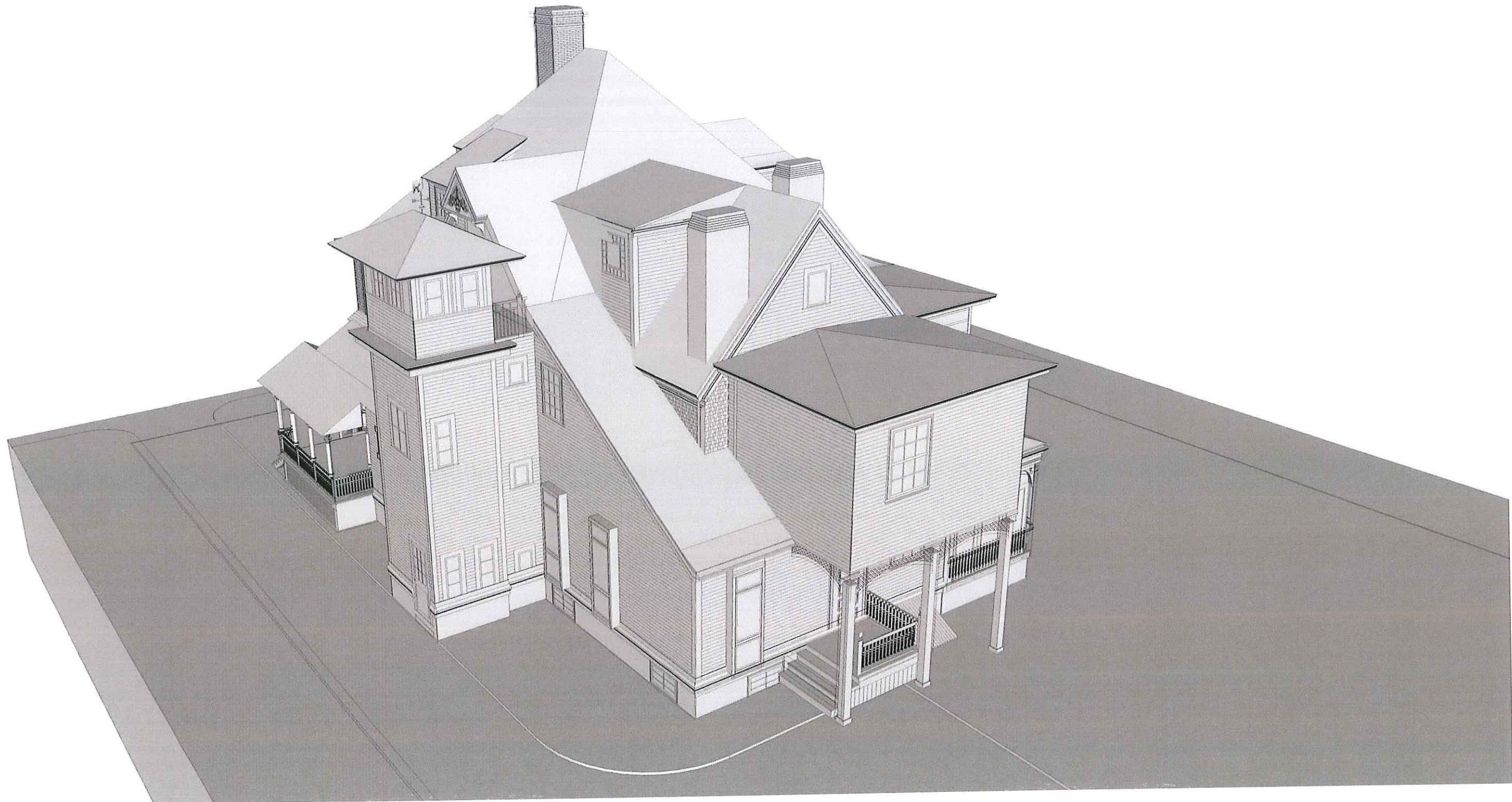
23 HAWTHORN STREET
EXISTING 03.16.2016



23 HAWTHORN STREET
EXISTING 03.16.2016



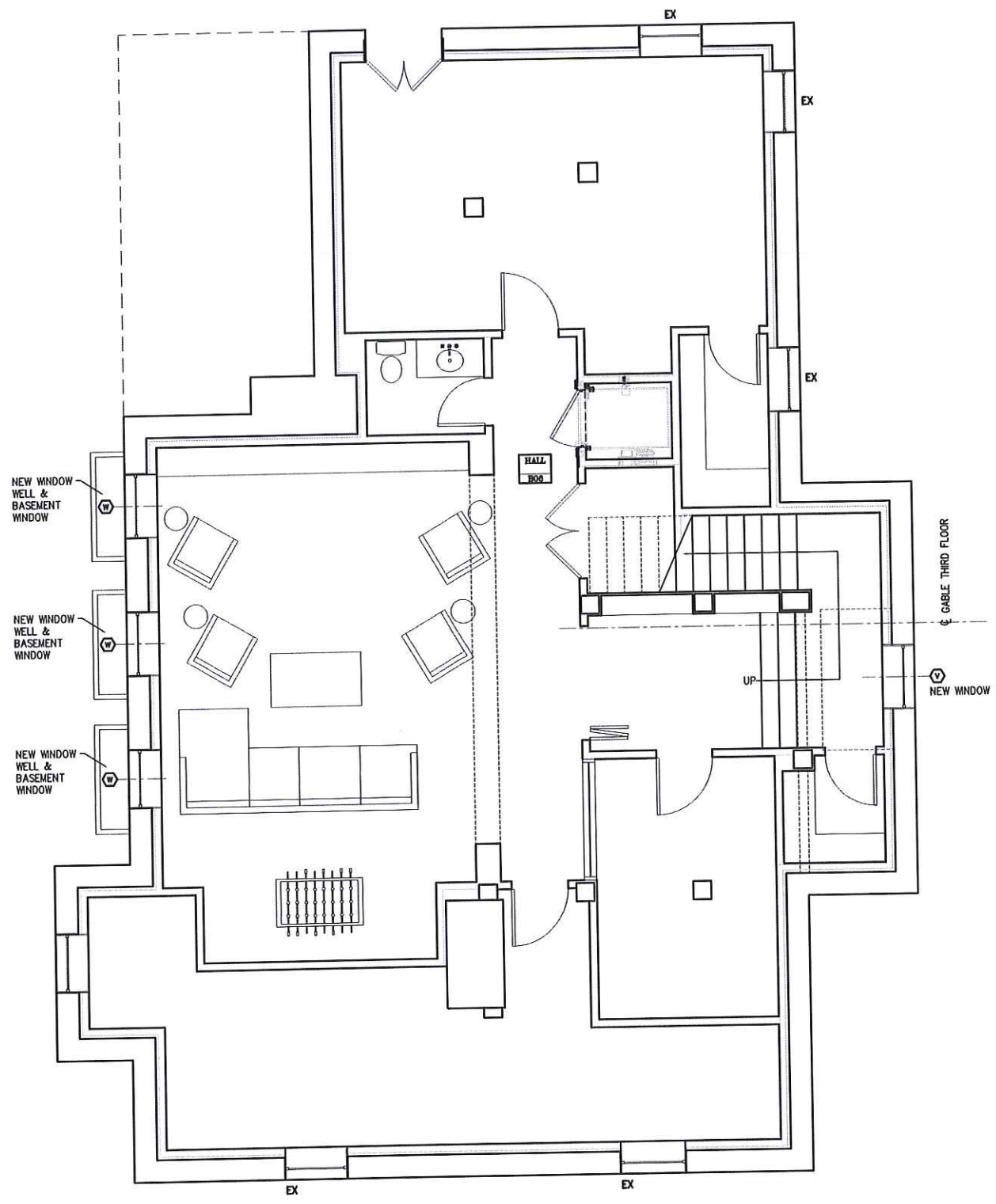
23 HAWTHORN STREET
EXISTING 03.16.2016



23 HAWTHORN STREET
EXISTING 03.16.2016



23 HAWTHORN STREET
EXISTING 03.16.2016



0 PROPOSED BASEMENT FLOOR PLAN
 SCALE: 1/8" = 1'-0"

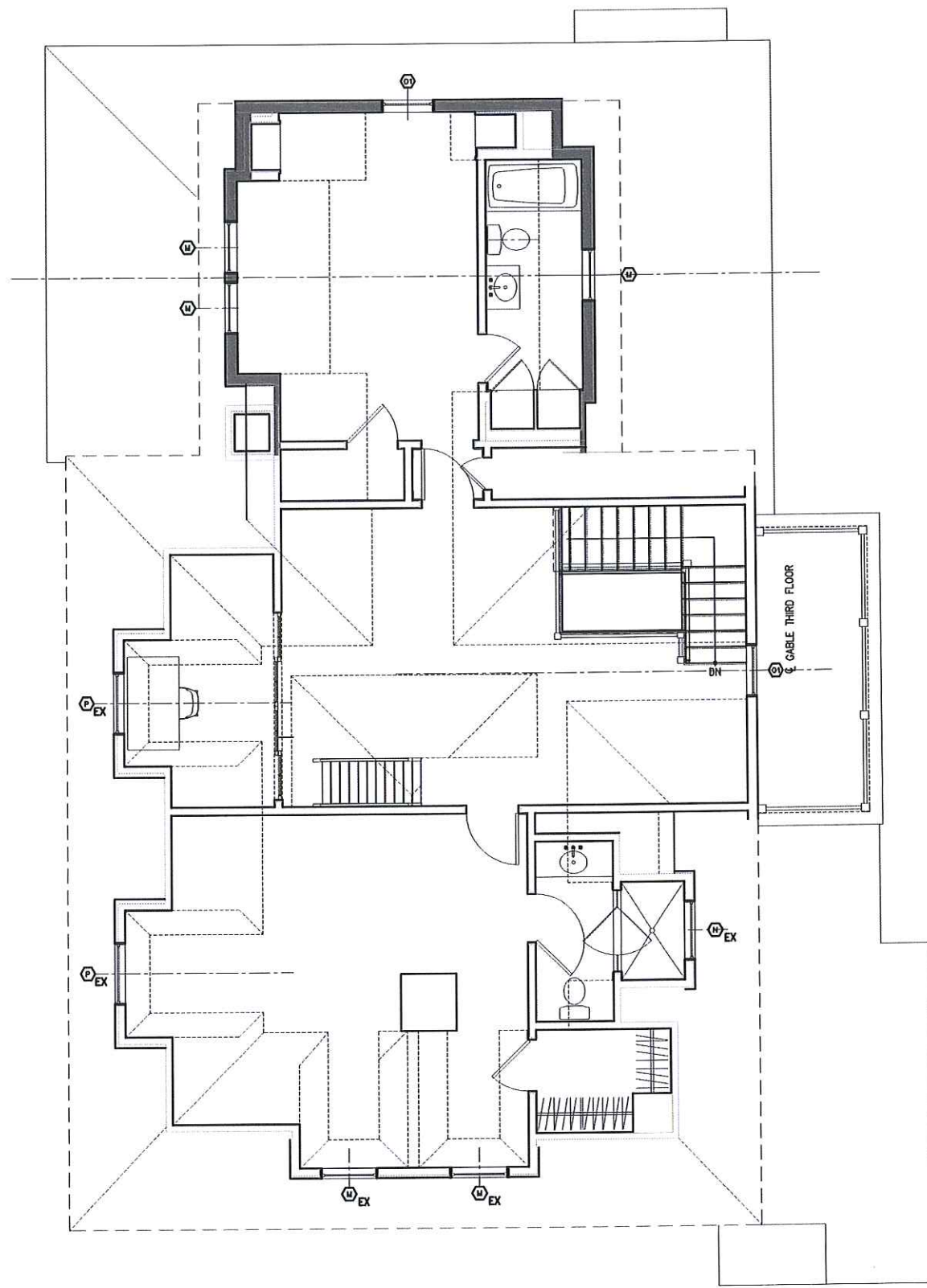
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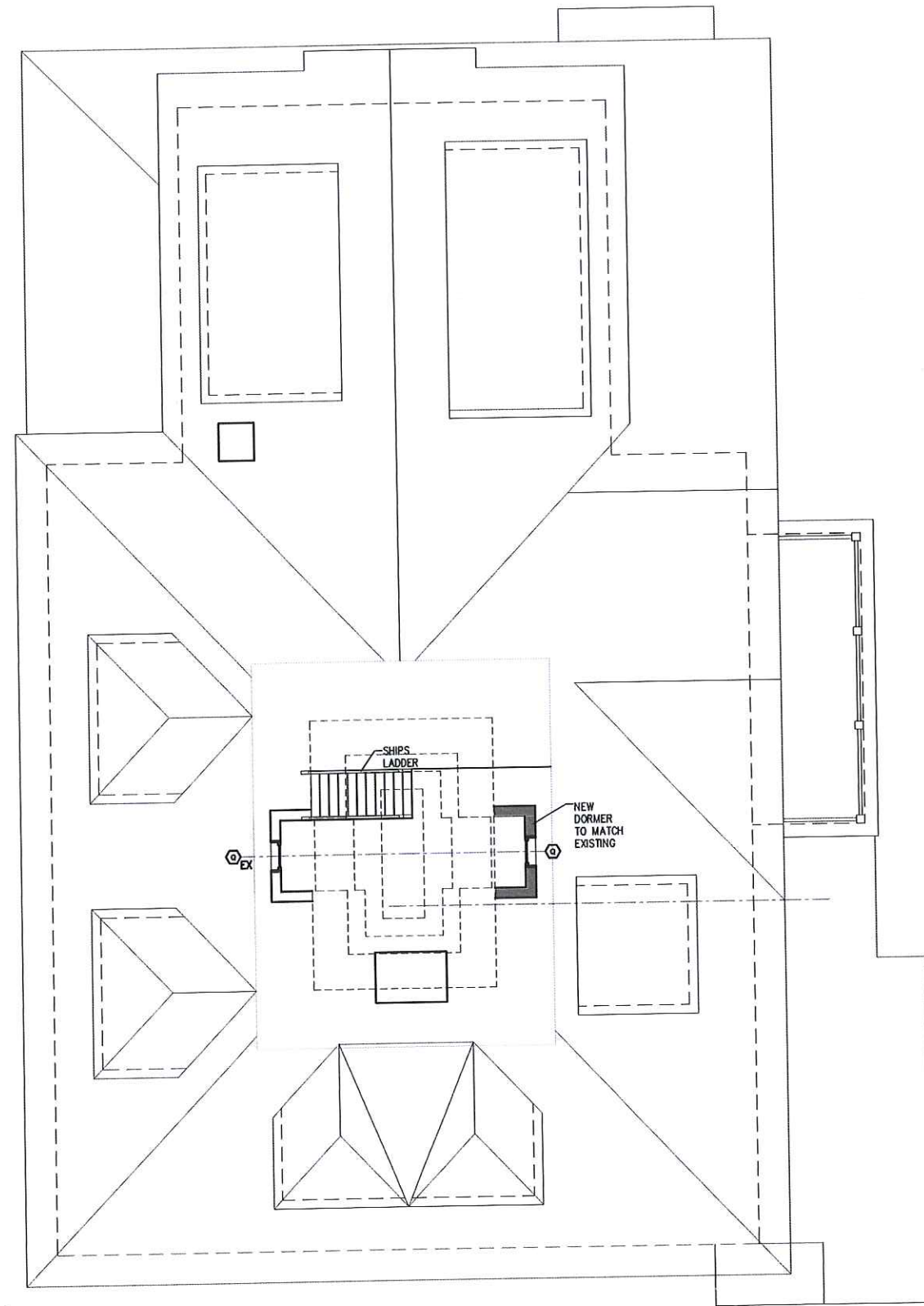
PROPOSED
 BASEMENT PLAN
 SCALE: 1/8" = 1'-0"

A1.0

03.16.2016



3 PROPOSED THIRD FLOOR PLAN
SCALE: 1/8" = 1'-0"

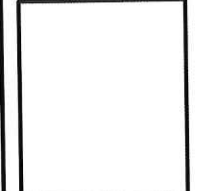


4 PROPOSED ATTIC FLOOR PLAN
SCALE: 1/8" = 1'-0"

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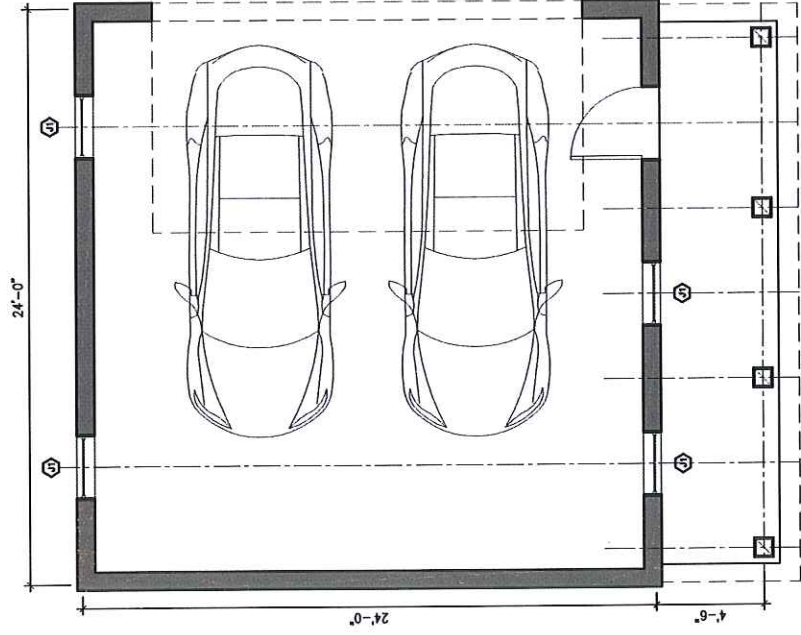
23 Hawthorn Street
Cambridge, MA

PROPOSED 3RD
& ATTIC PLANS
SCALE: 1/8"=1'-0"

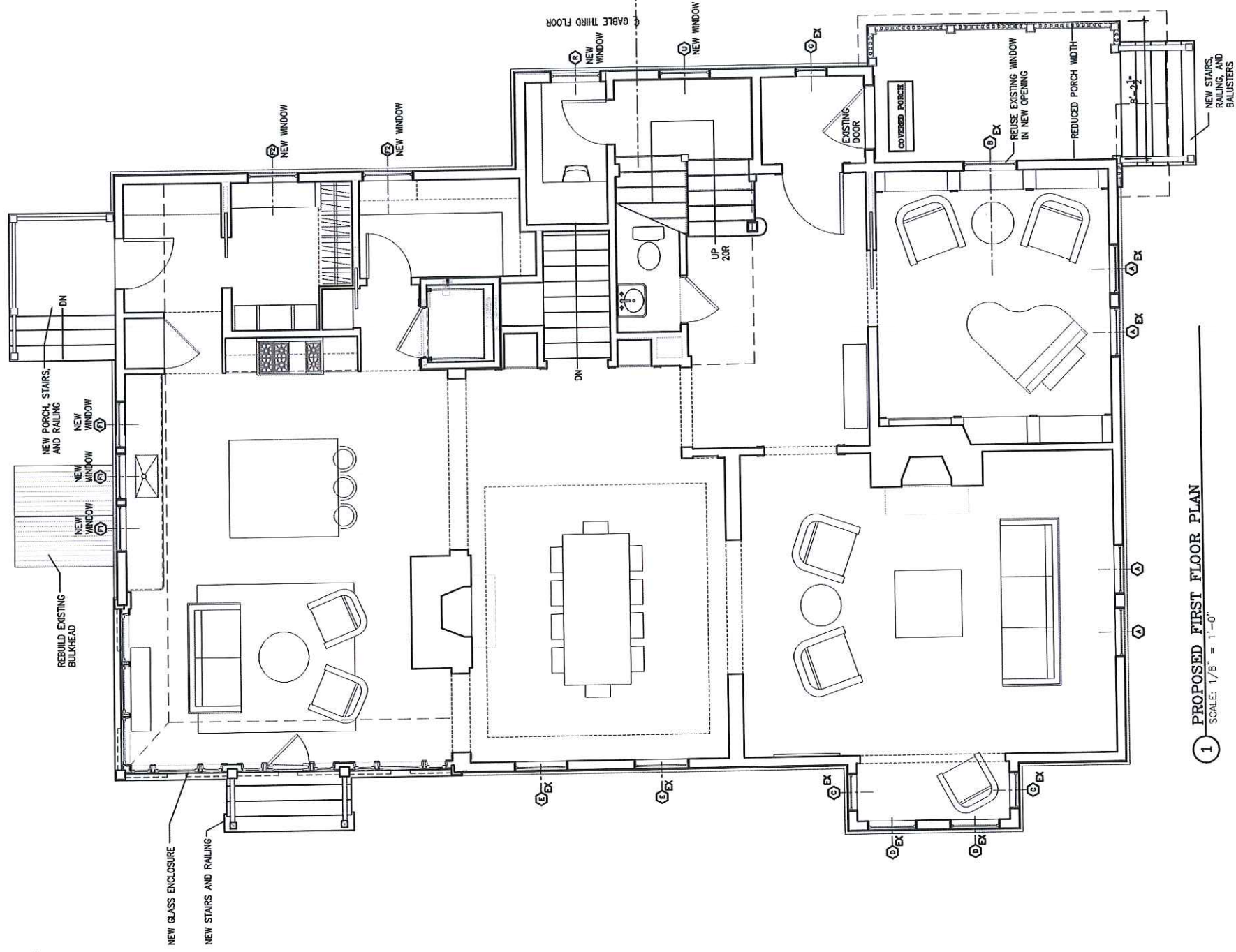


A1.2

03.16.2016

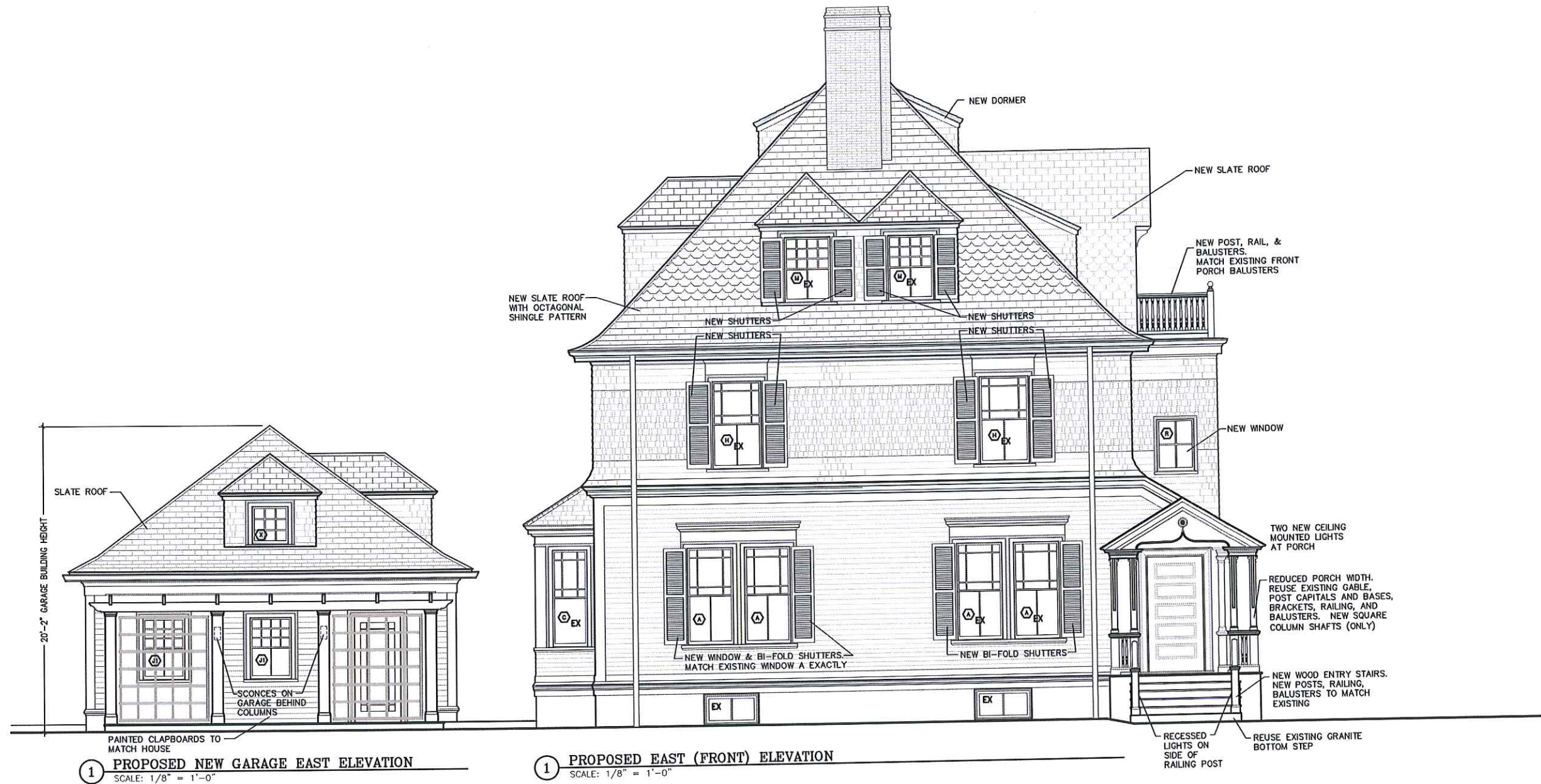


1 PROPOSED GARAGE PLAN
SCALE: 1/8" = 1'-0"



1 PROPOSED FIRST FLOOR PLAN
SCALE: 1/8" = 1'-0"

03.16.2016



1 PROPOSED NEW GARAGE EAST ELEVATION
SCALE: 1/8" = 1'-0"

1 PROPOSED EAST (FRONT) ELEVATION
SCALE: 1/8" = 1'-0"

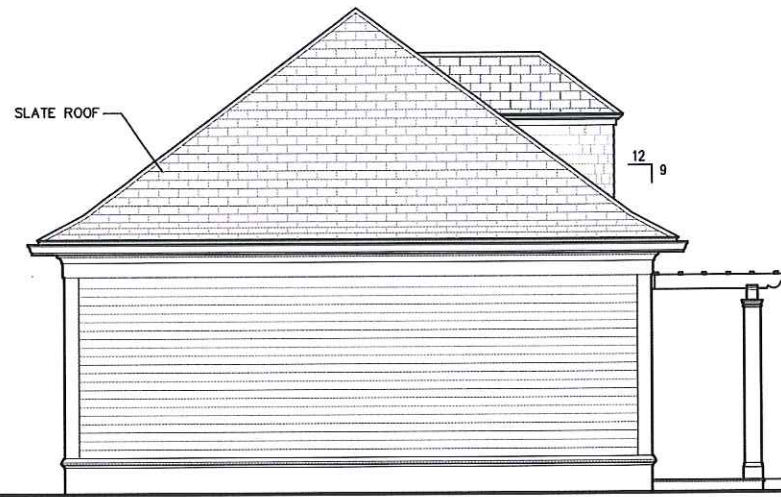
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PROPOSED
EAST ELEVATION
SCALE: 1/8" = 1'-0"

03.16.2016

A2.1



2 PROPOSED NEW GARAGE SOUTH ELEVATION
SCALE: 1/8" = 1'-0"



2 PROPOSED SOUTH (SIDE) ELEVATION
SCALE: 1/8" = 1'-0"

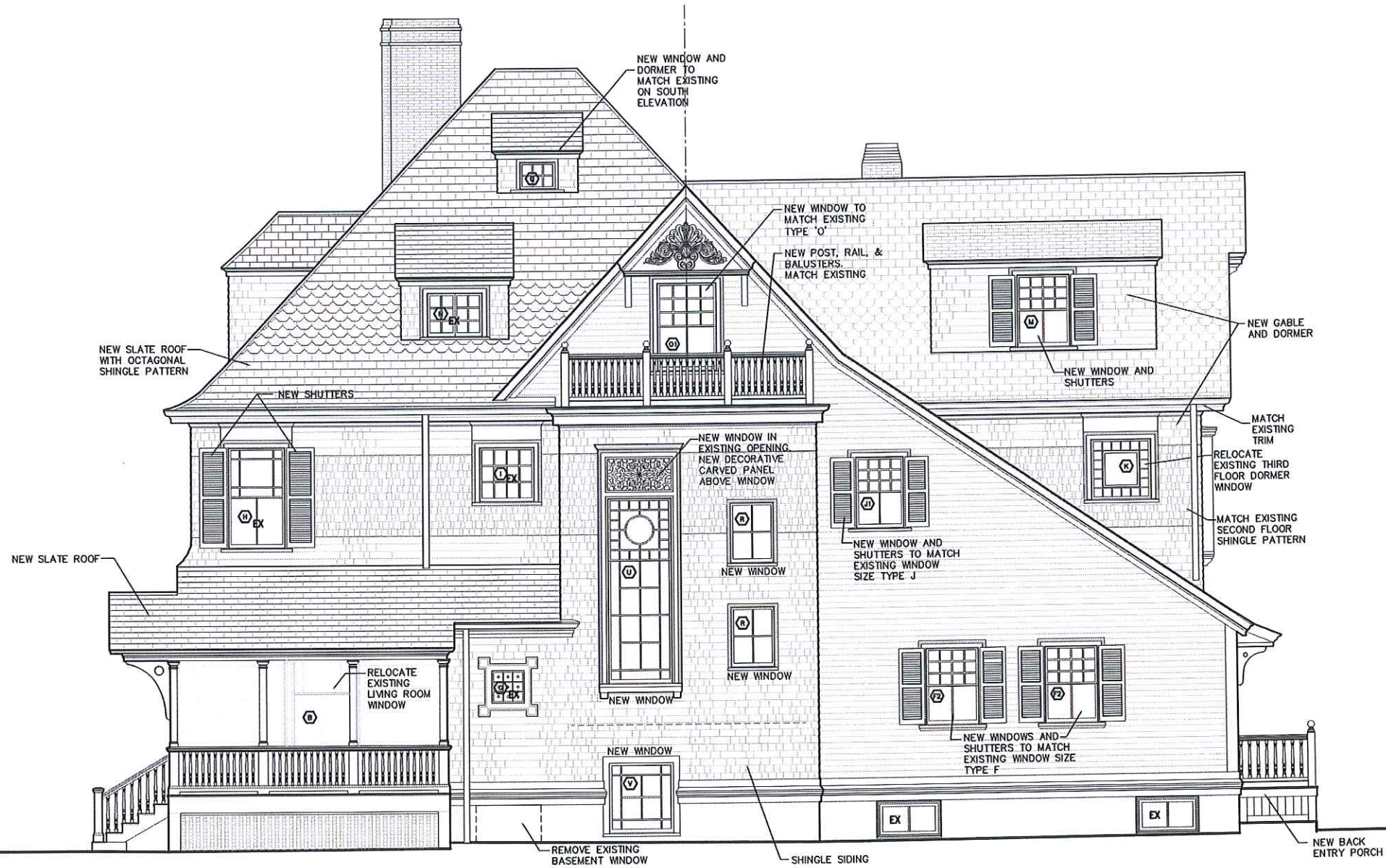
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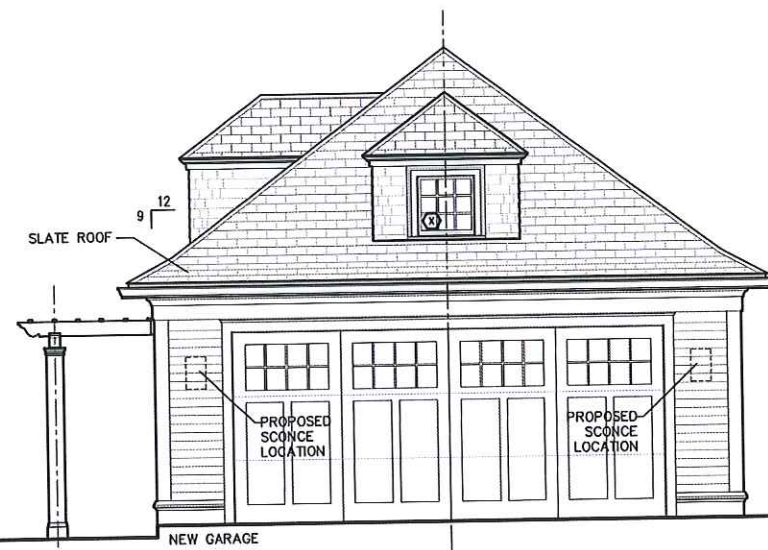
PROPOSED
SOUTH ELEVATION
SCALE: 1/8" = 1'-0"

03.16.2016

A2.2



4 PROPOSED NORTH (SIDE) ELEVATION
SCALE: 1/8" = 1'-0"



4 PROPOSED NEW GARAGE NORTH ELEVATION
SCALE: 1/8" = 1'-0"

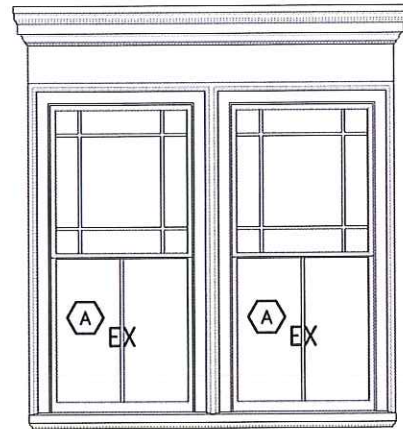
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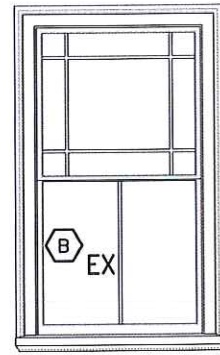
PROPOSED
NORTH ELEVATION
SCALE: 1/8"=1'-0"

03.16.2016

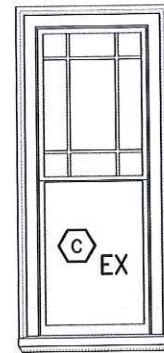
A2.4



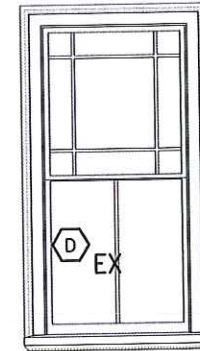
EXISTING WINDOW TYPE A
 1 PAIR - EXISTING LOCATED ON EAST ELEVATION
 1 PAIR - PROPOSED NEW ON EAST ELEVATION TO MATCH EXISTING
 WIDTH: 35.5"
 HEIGHT: 76.5"



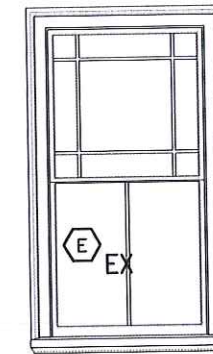
EXISTING WINDOW TYPE B
 1 - RELOCATE EXISTING WINDOW ON EAST ELEVATION TO NORTH ELEVATION
 WIDTH: 41"
 HEIGHT: 76.5"



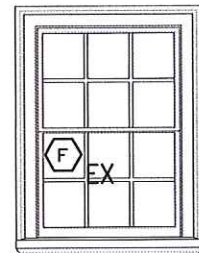
EXISTING WINDOW TYPE C
 2 - EXISTING LOCATED IN SOUTH BAY - EAST AND WEST SIDES
 WIDTH: 27"
 HEIGHT: 76.5"



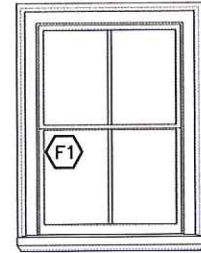
EXISTING WINDOW TYPE D
 2 - EXISTING LOCATED IN SOUTH BAY
 WIDTH: 35.5"
 HEIGHT: 76.5"



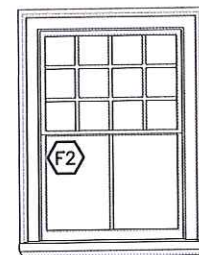
EXISTING WINDOW TYPE E
 2 - EXISTING LOCATED ON SOUTH ELEVATION
 WIDTH: 38.5"
 HEIGHT: 76.5"



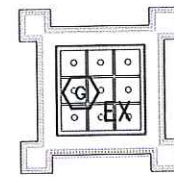
NOT USED:
 EXISTING WINDOW TYPE F
 1 - EXISTING LOCATED IN EXISTING PANTRY
 WIDTH: 35.5"
 HEIGHT: 52.5"



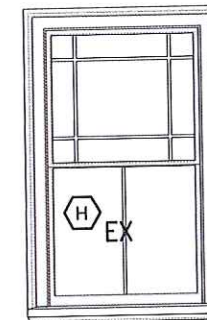
NEW WINDOW TYPE F1
 3 - LOCATED ON FIRST FLOOR ON WEST ELEVATION
 (SAME SIZE AS EXISTING WINDOW TYPE F)
 WIDTH: 35.5"
 HEIGHT: 52.5"



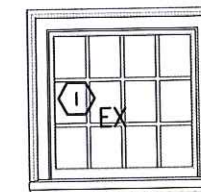
NEW WINDOW TYPE F2
 2 - LOCATED ON FIRST FLOOR IN NORTH ELEVATION
 (SAME SIZE AS EXISTING WINDOW TYPE F)
 WIDTH: 35.5"
 HEIGHT: 52.5"



EXISTING WINDOW TYPE G
 1 - EXISTING LOCATED ON NORTH ELEVATION



EXISTING WINDOW TYPE H
 2 - EXISTING LOCATED ON EAST ELEVATION
 1 - EXISTING LOCATED ON NORTH ELEVATION
 2 - EXISTING LOCATED ON SOUTH ELEVATION
 WIDTH: 38.5"
 HEIGHT: 69"



EXISTING WINDOW TYPE I
 1 - EXISTING LOCATED ON NORTH ELEVATION
 WIDTH: 37"
 HEIGHT: 36"

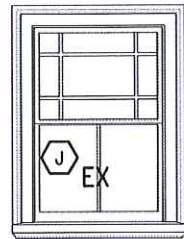
ARCHITECTS
 Hart Associates, Inc.
 Phone 617-489-0030
 Fax 617-489-0091
 20 Church Street
 Belmont, Massachusetts
 02478

23 Hawthorn Street
 Cambridge, MA

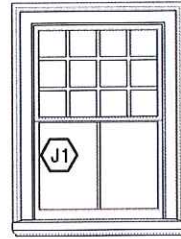
WINDOWS
 SCALE: 1/4"=1'-0"

03.16.2016

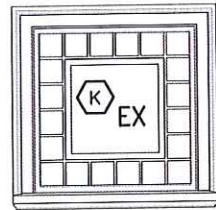
A3.1



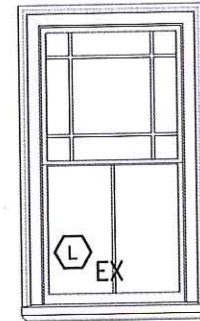
NOT USED:
EXISTING WINDOW TYPE J
1 - EXISTING LOCATED ON NORTH ELEVATION
WIDTH: 32.5"
HEIGHT: 48.5"



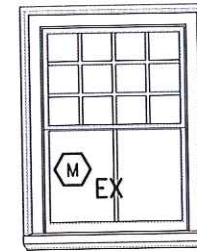
NEW WINDOW TYPE J1
1 - LOCATED ON SECOND FLOOR ON NORTH ELEVATION
4 - LOCATED IN GARAGE (SAME SIZE AS EXISTING WINDOW TYPE J)
WIDTH: 32.5"
HEIGHT: 48.5"



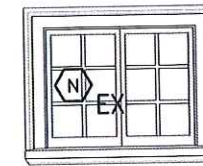
EXISTING WINDOW TYPE K
1 - RELOCATE EXISTING WINDOWS ON NORTH ELEVATION 3RD FLOOR TO NORTH ELEVATION 2ND FLOOR
WIDTH: 40.5"
HEIGHT: 40"



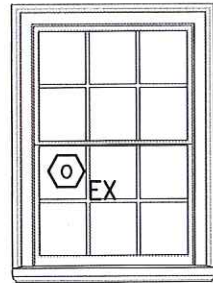
EXISTING WINDOW TYPE L
2 - EXISTING LOCATED ON SOUTH ELEVATION
2 - NEW WINDOWS LOCATED ON SOUTH ELEVATION
WIDTH: 35.5"
HEIGHT: 69"



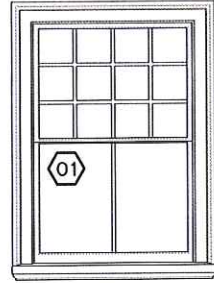
EXISTING WINDOW TYPE M
2 - EXISTING LOCATED ON EAST ELEVATION
2 - PROPOSED NEW LOCATED ON THIRD FLOOR SOUTH ELEVATION
1 - PROPOSED NEW LOCATED ON THIRD FLOOR NORTH ELEVATION
WIDTH: 36"
HEIGHT: 51"



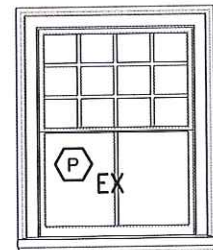
EXISTING WINDOW TYPE N
1 - EXISTING LOCATED ON NORTH ELEVATION
WIDTH: 37"
HEIGHT: 29.5"



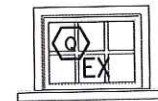
NOT USED:
EXISTING WINDOW TYPE O
1 - EXISTING LOCATED ON SECOND FLOOR WEST AND SOUTH ELEVATION
WIDTH: 40"
HEIGHT: 60"



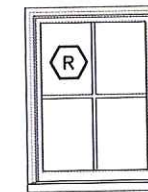
NEW WINDOW TYPE O1
2 - LOCATED ON THIRD FLOOR ON NORTH AND WEST ELEVATION (SAME SIZE AS EXISTING WINDOW TYPE O)
WIDTH: 40"
HEIGHT: 60"



EXISTING WINDOW TYPE P
1 - EXISTING LOCATED ON SOUTH ELEVATION
WIDTH: 38.5"
HEIGHT: 52"



EXISTING WINDOW TYPE Q
1 - EXISTING LOCATED ON SOUTH ELEVATION
1 - PROPOSED NEW ON NORTH ELEVATION TO MATCH EXISTING



PROPOSED WINDOW TYPE R
1 - NEW WINDOW LOCATED ON EAST ELEVATION
2 - NEW WINDOWS LOCATED ON NORTH ELEVATION
1 - NEW WINDOW LOCATED ON WEST ELEVATION
WIDTH: 30"
HEIGHT: 42"

ARCHITECTS

Hart Associates, Inc.
phone 617-489-0030
fax 617-489-0001
66 Church Street
Boston, Massachusetts
02178

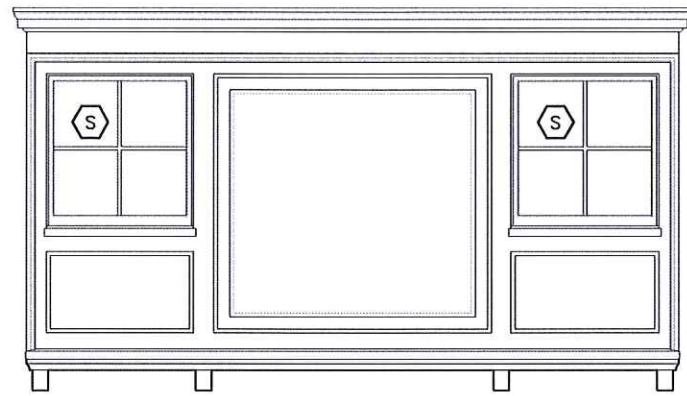
23 Hawthorn Street
Cambridge, MA

WINDOWS

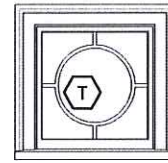
SCALE: 1/4"=1'-0"

03.16.2016

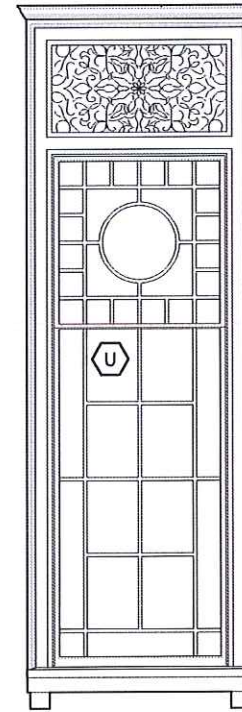
A3.2



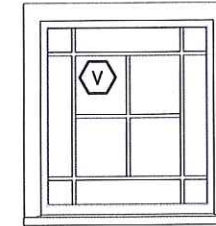
PROPOSED WINDOW TYPE S
 2 - NEW WINDOWS LOCATED ON WEST ELEVATION
 WIDTH: 36"
 HEIGHT: 38"



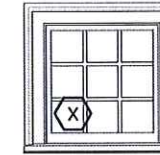
PROPOSED WINDOW TYPE T
 1 - NEW WINDOW LOCATED ON WEST ELEVATION
 WIDTH: 30"
 HEIGHT: 32"



NEW WINDOW TYPE U
 1 - LOCATED ON NORTH ELEVATION
 WIDTH: 43"
 HEIGHT: 127"



NEW WINDOW TYPE V
 1 - LOCATED ON NORTH ELEVATION
 WIDTH: 43"
 HEIGHT: 48"



PROPOSED WINDOW TYPE X
 2 - NEW WINDOW GARAGE WINDOWS
 LOCATED ON EAST AND NORTH ELEVATIONS
 WIDTH: 28"
 HEIGHT: 30"

ARCHITECTS

Hart Associates, Inc.
 : phone 617-489-0030
 : fax 617-489-0001
 : 60 Church Street
 : Belmont, Massachusetts
 : 02478

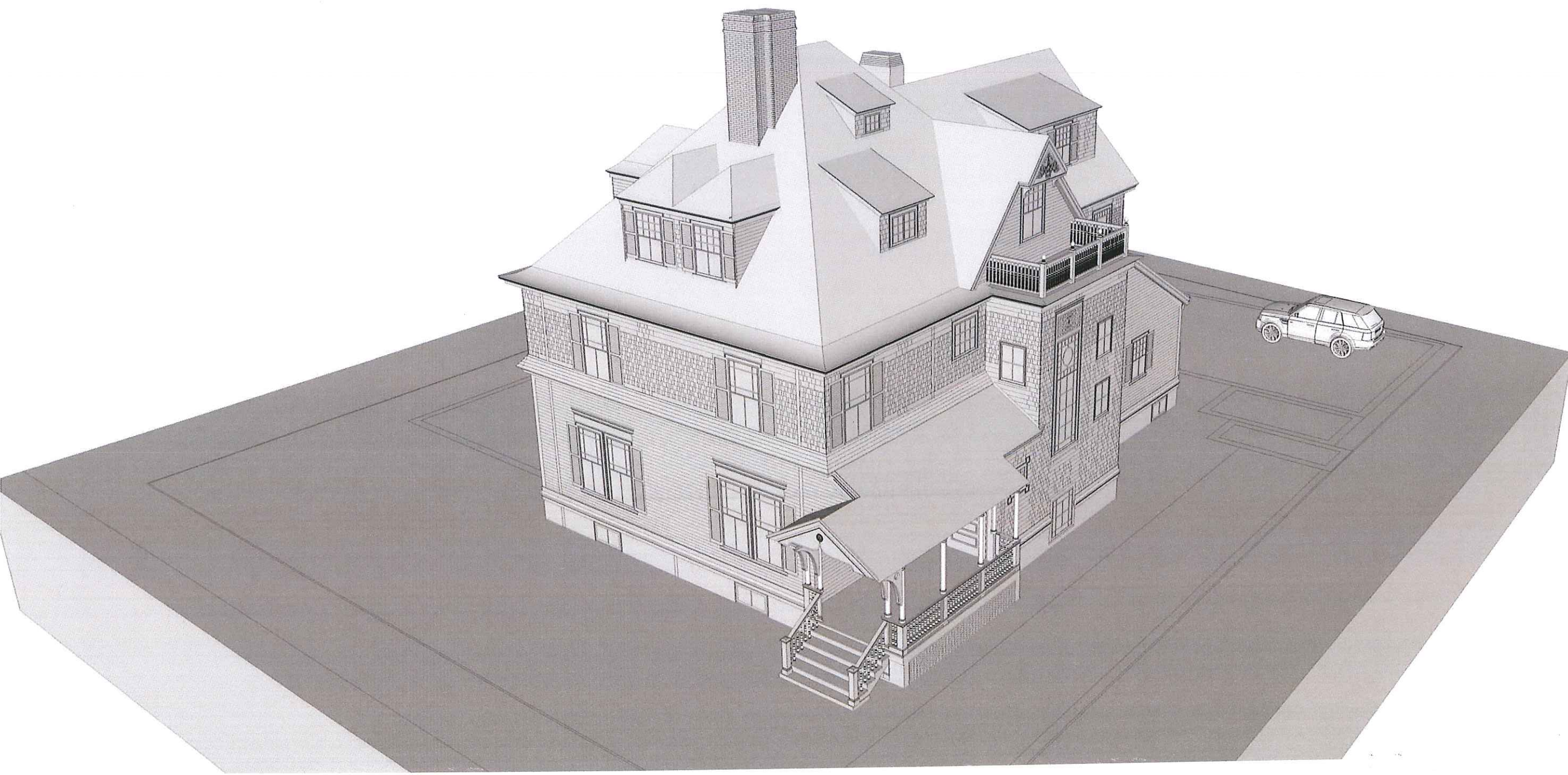
23 Hawthorn Street
 Cambridge, MA

WINDOWS

SCALE: 1/4"=1'-0"

03.16.2016

A3.3



23 HAWTHORN STREET
PROPOSED 03.16.2016



23 HAWTHORN STREET
PROPOSED 03.16.2016



23 HAWTHORN STREET
PROPOSED 03.16.2016



23 HAWTHORN STREET
PROPOSED 03.16.2016



23 HAWTHORN STREET
PROPOSED 03.16.2016



23 HAWTHORN STREET
PROPOSED 03.16.2016

GREGORY LOMBARDI DESIGN

Landscape Architecture

23 Hawthorn Street

Description of Proposed Landscape Changes

General Description

East (front)

- Add new 4' wood picket fence along from property line
- Remove southern curb cut and parking spaces
- Add new curb cut and driveway along northern property line
- Add new stone and brick paving at driveway entrance
- Add new stone step under new front entry steps
- Add new path lighting along front garden
- Add new planting material
- Add new 5" cal. deciduous tree at corner of property

South (garden side)

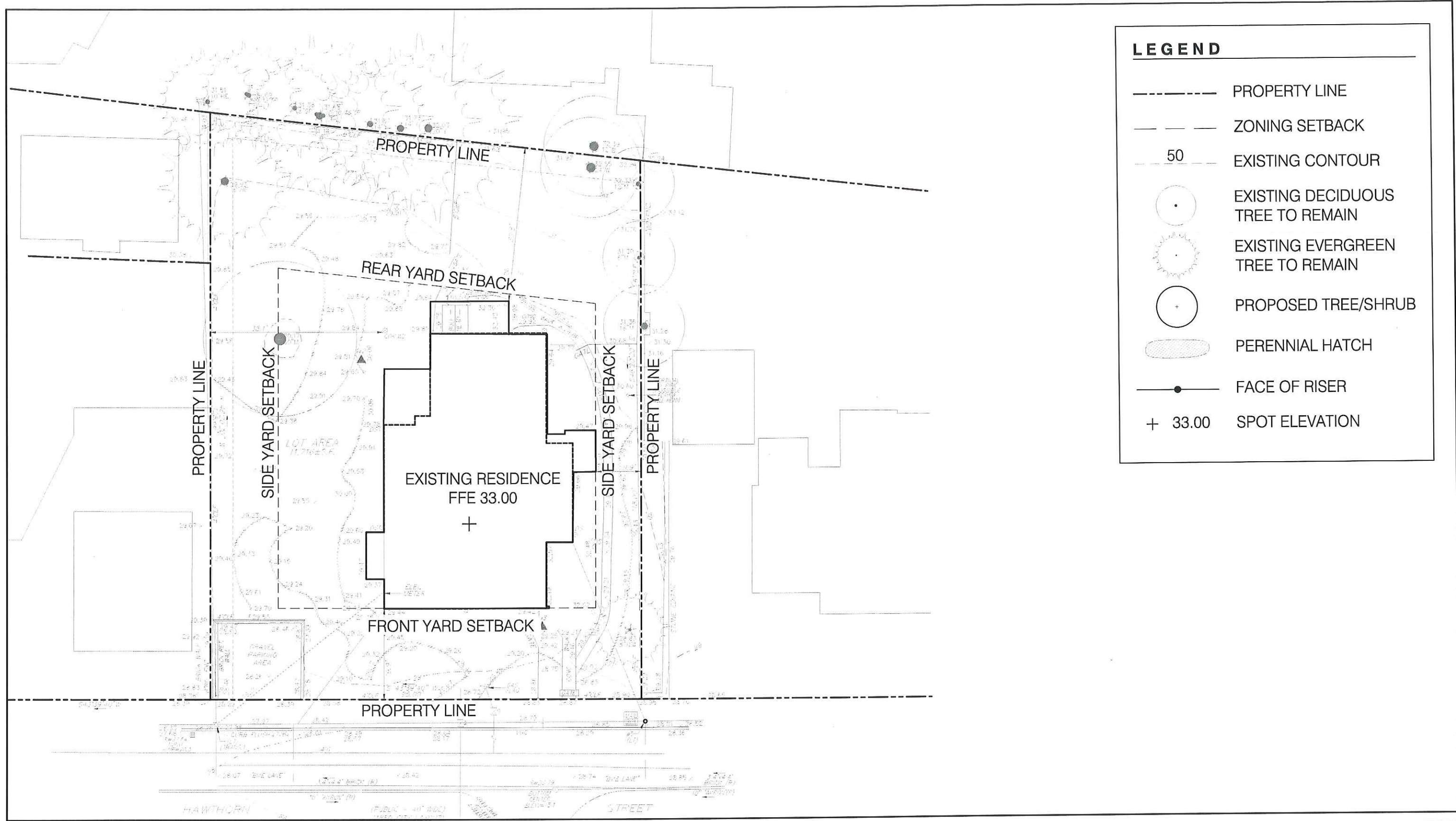
- Add new 6' solid wood fence along property line
- Add new stone terrace
- Add new stone step under new side porch steps
- Add new path lighting alongside terrace
- Add new downlight at pergola
- Add new planting material

West (rear)

- Add new 6' solid wood fence along property line
- Add new 6' solid wood gate to access area behind proposed garage
- Add new stone banding and chip and seal driveway
- Add new downlights at rear of building to light driveway
- Add new planting material

North (side)

- Add new 6' solid wood fence along rear portion of property line
- Add new stone banding and chip seal driveway
- Add new planting material



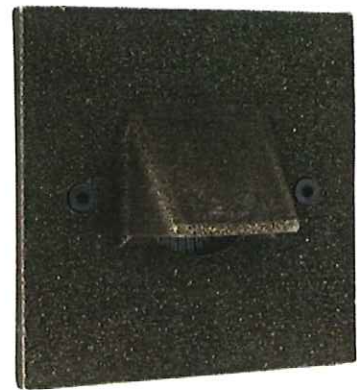
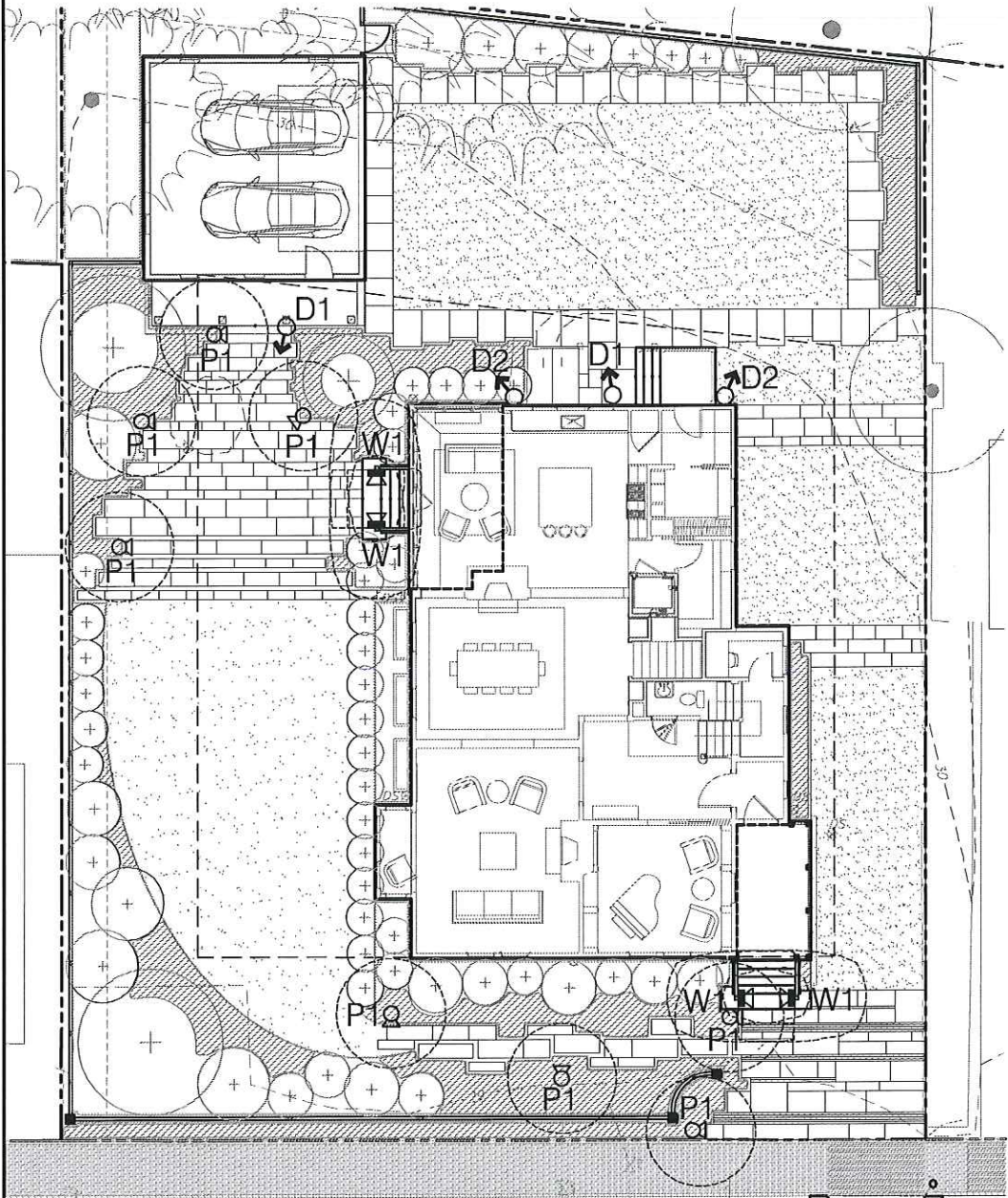
LEGEND	
	PROPERTY LINE
	ZONING SETBACK
	50 EXISTING CONTOUR
	EXISTING DECIDUOUS TREE TO REMAIN
	EXISTING EVERGREEN TREE TO REMAIN
	PROPOSED TREE/SHRUB
	PERENNIAL HATCH
	FACE OF RISER
	+ 33.00 SPOT ELEVATION

PRIVATE RESIDENCE 23 HAWTHORN STREET, CAMBRIDGE, MASSACHUSETTS GREGORY LOMBARDI DESIGN <i>Landscape Architecture</i> 2235 Massachusetts Avenue Cambridge, Massachusetts 02140 Phone 617.492.2808 Fax 617.492.2904	EXISTING CONDITIONS	Sheet Reference:		1
		Scale: 1" = 20'-0"	Date: 2016-03-16	
		Drawn By: ES	Project Number: 15040	



LIGHTING FIXTURE LEGEND AND SCHEDULE

KEY	SYMBOL	LIGHT TYPE	MODEL NUMBER	QTY	WATTAGE	TOTAL WATTAGE	LOCATION
W1	◻	WALL LIGHT - BK SQUARE STEP STAR	B-CD-SQ-MR16-6-EXT-NBP	4	50	200	AT FRONT AND SIDE STEPS
P1	⊗	PATH LIGHT - TEKA 1130	1130-LV-288-NATL-18	8	20	160	FRONT WALK/REAR TERRACE
D1	⊙	DOWNLIGHT - BK DELTA STAR	B-DS-MR-5-NAT-9-11-A-360SL	2	35	70	UNDER PERGOLA
D2	⊙	FLOODLIGHT - BK K2	K2-PAR38150-74-BLW-10-11-A	2	150	300	AT REAR MOTORCOURT



W1 WALL LIGHT
SCALE: N.T.S.



P1 PATH LIGHT
SCALE: N.T.S.



D1 DOWNLIGHT
SCALE: N.T.S.



D2 FLOODLIGHT
SCALE: N.T.S.

PRIVATE RESIDENCE 23 HAWTHORN STREET, CAMBRIDGE, MASSACHUSETTS

LIGHTING PLAN

CREGORY LOMBARDI DESIGN
Landscape Architecture
2235 Massachusetts Avenue
Cambridge, Massachusetts 02140
Phone 617.492.2808 Fax 617.492.2904



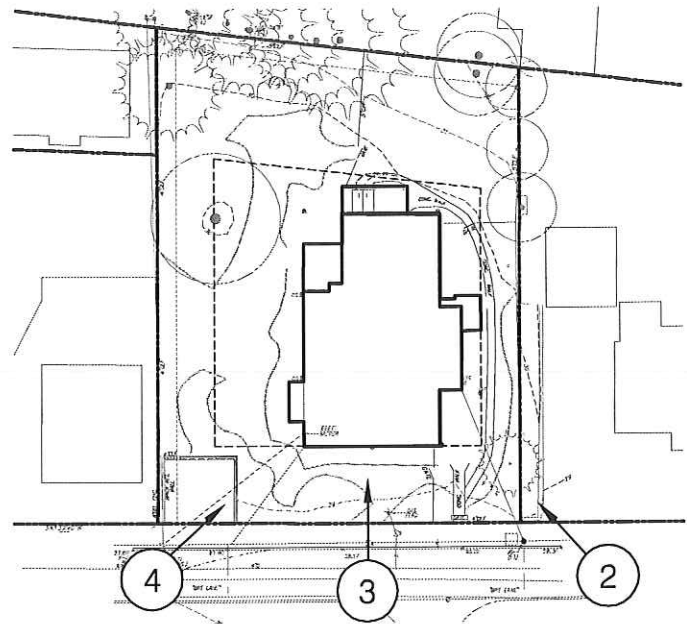
Sheet Reference:

Scale: 1"=20'-0"

Date: 2016-03-16

Drawn By: ES

Project Number: 15040



1 KEY PLAN
SCALE: 1" = 50'-0"

PLAN

2 EXISTING SITE CONDITIONS
SCALE: N.T.S.

IMAGE



3 EXISTING SITE CONDITIONS
SCALE: N.T.S.

IMAGE



4 EXISTING SITE CONDITIONS
SCALE: N.T.S.

IMAGE

PRIVATE RESIDENCE 23 HAWTHORN STREET, CAMBRIDGE, MASSACHUSETTS

SUPPORTING INFORMATION

CRECORY LOMBARDI DESIGN
Landscape Architecture
2235 Massachusetts Avenue
Cambridge, Massachusetts 02140
Phone 617.492.2808 Fax 617.492.2904

Sheet Reference:

Scale: AS SHOWN

Date: 2016-03-16

Drawn By: ES

Project Number: 15040

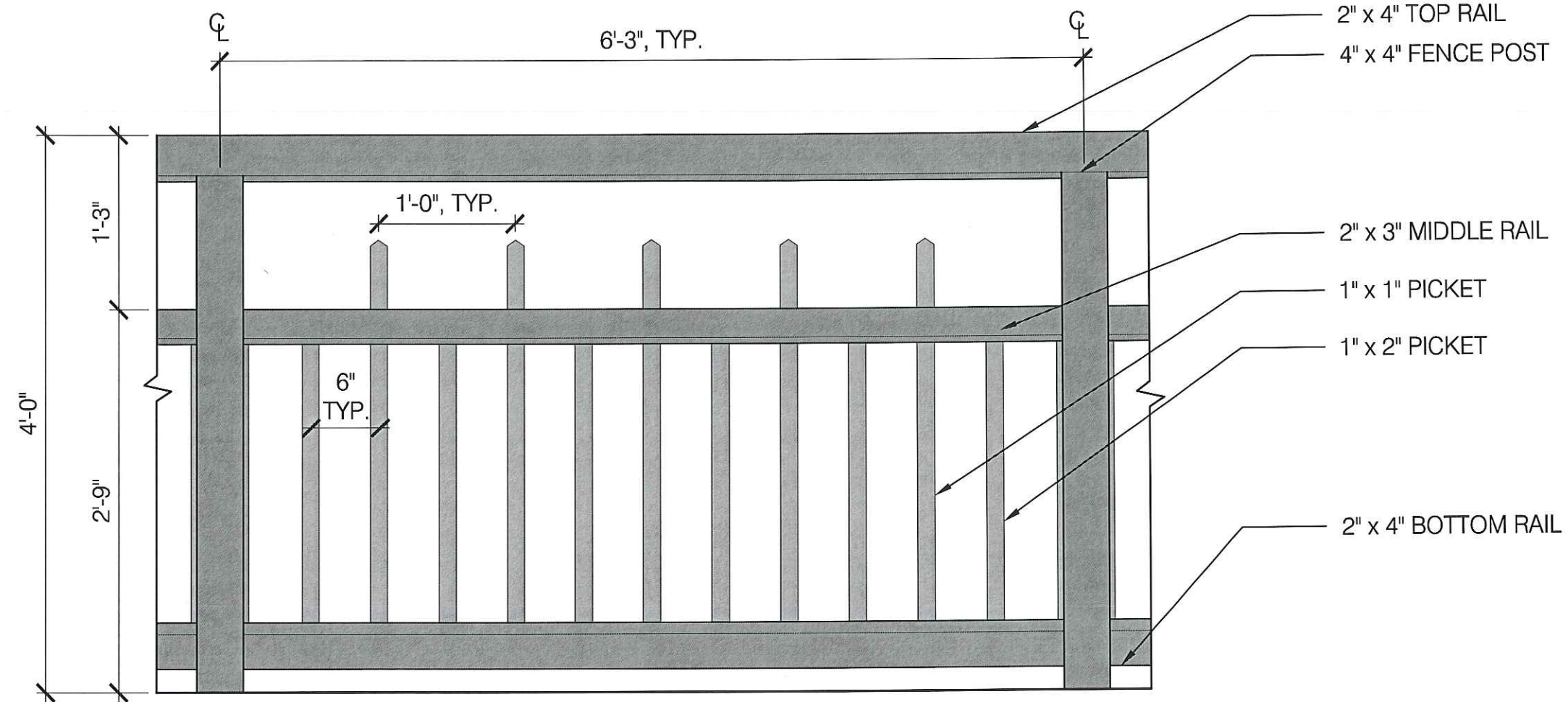
4



1 4' WOOD PICKET FENCE
SCALE: 1/8" = 1'-0"

ELEVATION

PRIVATE RESIDENCE 23 HAWTHORN STREET, CAMBRIDGE, MASSACHUSETTS GREGORY LOMBARDI DESIGN <i>Landscape Architecture</i> 2235 Massachusetts Avenue Cambridge, Massachusetts 02140 Phone 617.492.2808 Fax 617.492.2904	SUPPORTING INFORMATION		Sheet Reference: -	5	
			Scale: 1/8" = 1'-0"		Date: 2016-03-16
			Drawn By: ES		Project Number: 15040

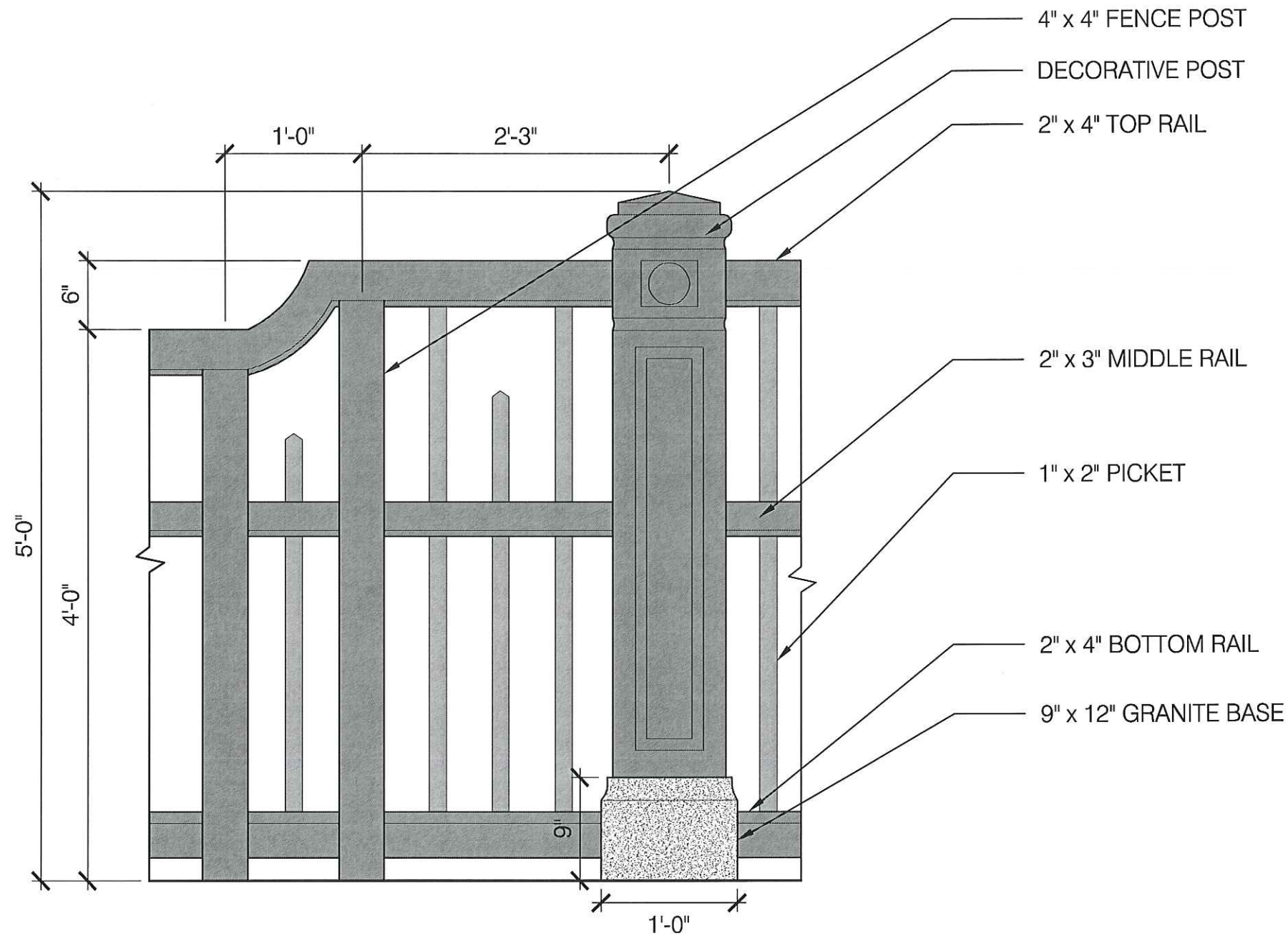


NOTE:
WOOD FENCE TO BE CEDAR,
PAINTED TO MATCH FINAL TRIM
COLOR ON HOUSE.

1 4' WOOD PICKET FENCE PANEL
SCALE: 1" = 1'-0"

ELEVATION

PRIVATE RESIDENCE 23 HAWTHORN STREET, CAMBRIDGE, MASSACHUSETTS GREGORY LOMBARDI DESIGN <i>Landscape Architecture</i> 2235 Massachusetts Avenue Cambridge, Massachusetts 02140 Phone 617.492.2808 Fax 617.492.2904	SUPPORTING INFORMATION		Sheet Reference:	6	
			Scale: 1" = 1'-0"		Date: 2016-03-16
			Drawn By: ES		Project Number: 15040

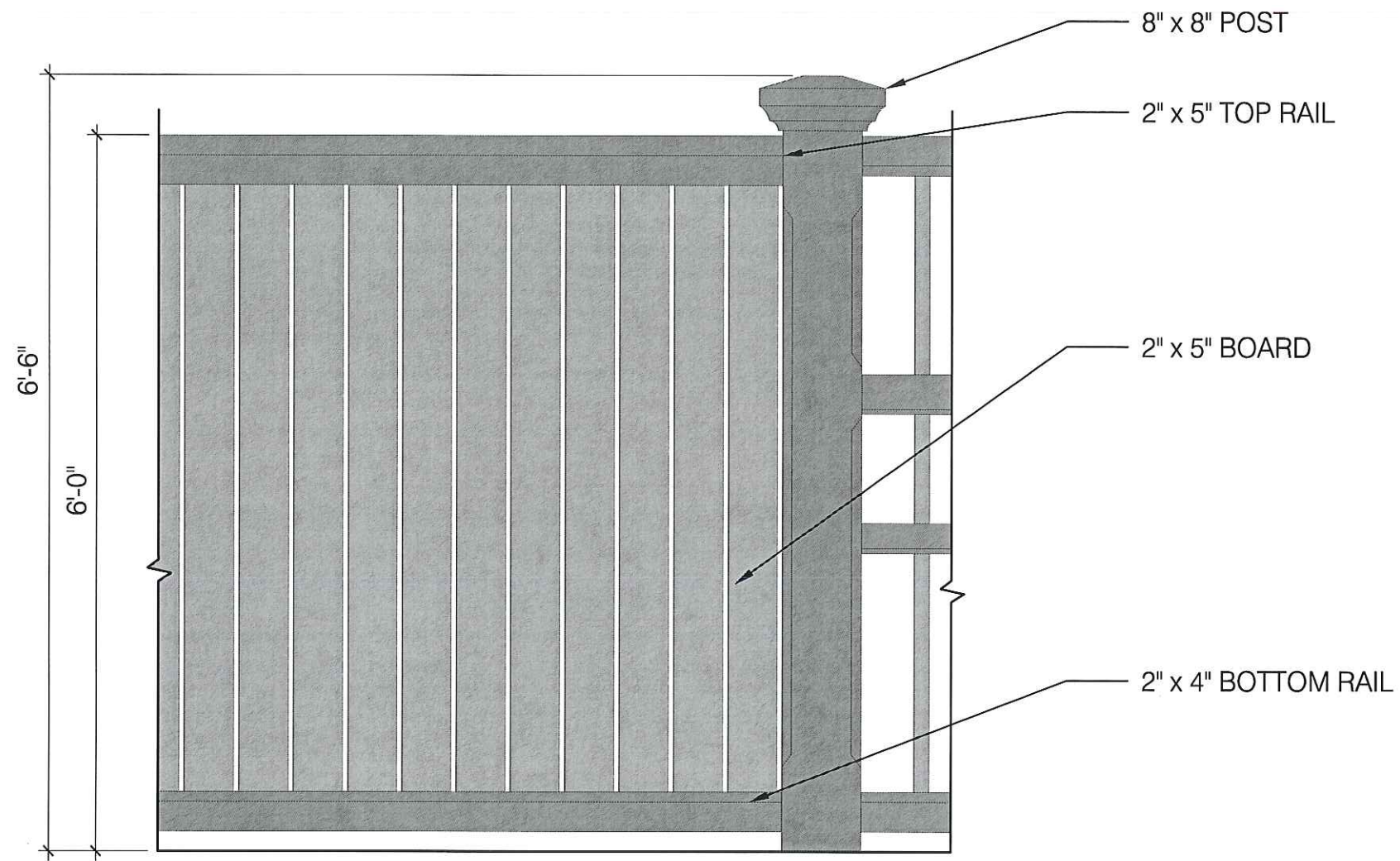


NOTE:
WOOD FENCE TO BE CEDAR,
PAINTED TO MATCH FINAL
TRIM COLOR ON HOUSE.

1 4' WOOD PICKET FENCE CONNECTION
SCALE: 1" = 1'-0"

ELEVATION

PRIVATE RESIDENCE 23 HAWTHORN STREET, CAMBRIDGE, MASSACHUSETTS	SUPPORTING INFORMATION	Sheet Reference:		7
GREGORY LOMBARDI DESIGN <i>Landscape Architecture</i> 2235 Massachusetts Avenue Cambridge, Massachusetts 02140 Phone 617.492.2808 Fax 617.492.2904		Scale: 1" = 1'-0"	Date: 2016-03-16	
		Drawn By: ES	Project Number: 15040	

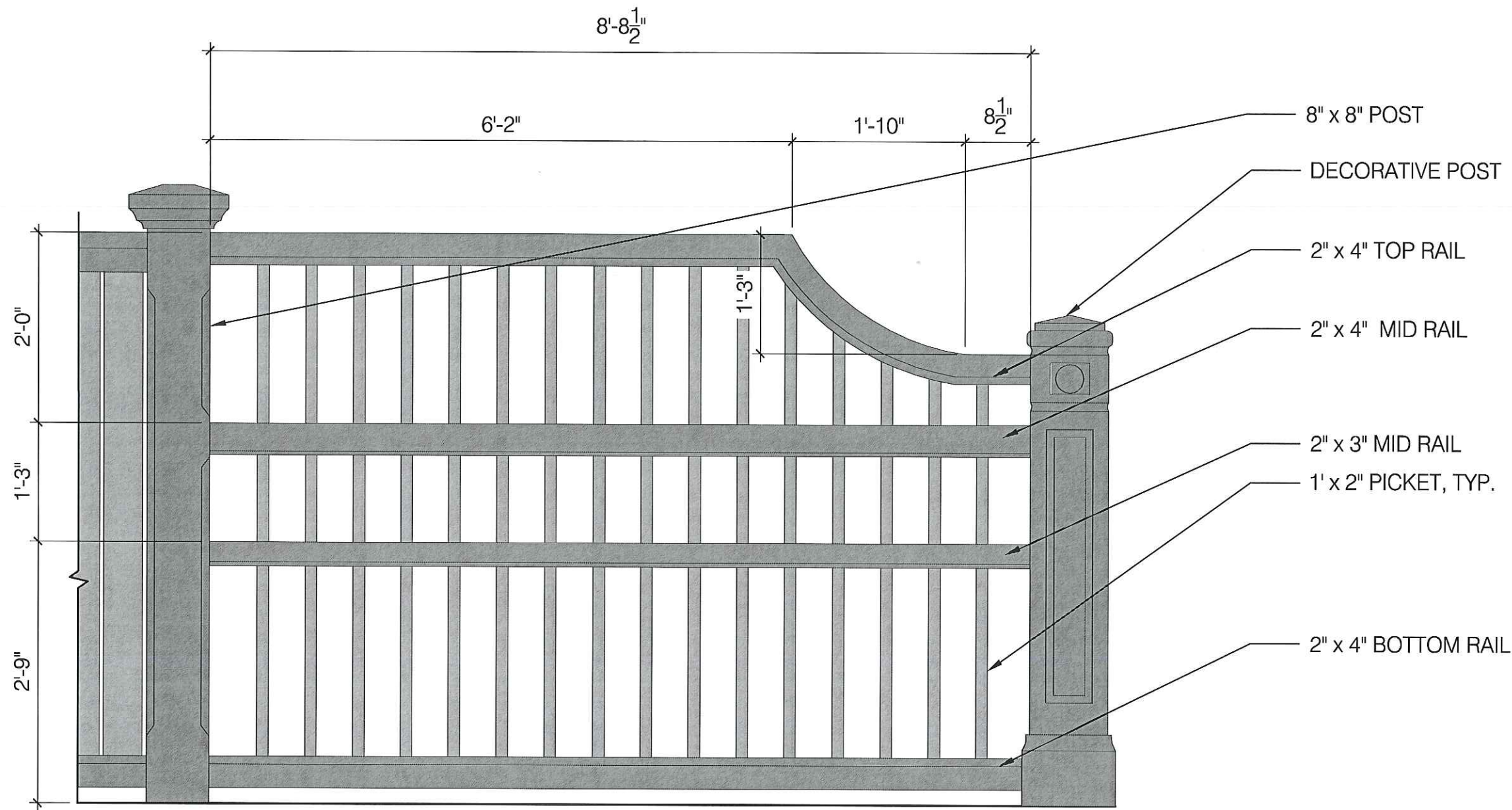


NOTE:
WOOD FENCE TO BE CEDAR,
PAINTED TO MATCH FINAL TRIM
COLOR ON HOUSE.

1 6' WOOD FENCE PANEL
SCALE: 3/4" = 1'-0"

ELEVATION

PRIVATE RESIDENCE 23 HAWTHORN STREET, CAMBRIDGE, MASSACHUSETTS	SUPPORTING INFORMATION	Sheet Reference:		8
GREGORY LOMBARDI DESIGN <i>Contemporary Architecture</i> 2235 Massachusetts Avenue Cambridge, Massachusetts 02140 Phone 617.492.2808 Fax 617.492.2904		Scale: 3/4" = 1'-0"	Date: 2016-03-16	
		Drawn By: ES	Project Number: 15040	



NOTE:
WOOD FENCE TO BE CEDAR,
PAINTED TO MATCH FINAL TRIM
COLOR ON HOUSE.

1 WOOD FENCE TRANSITION SWOOP
SCALE: 3/4" = 1'-0"

ELEVATION

PRIVATE RESIDENCE 23 HAWTHORN STREET, CAMBRIDGE, MASSACHUSETTS

SUPPORTING INFORMATION

CRECORY LOMBARDI DESIGN
Credore Lombardi Architecture
2235 Massachusetts Avenue
Cambridge, Massachusetts 02140
Phone 617.492.2808 Fax 617.492.2904

Sheet Reference:

Scale: 3/4" = 1'-0"

Drawn By: ES

Date: 2016-03-16

Project Number: 15040