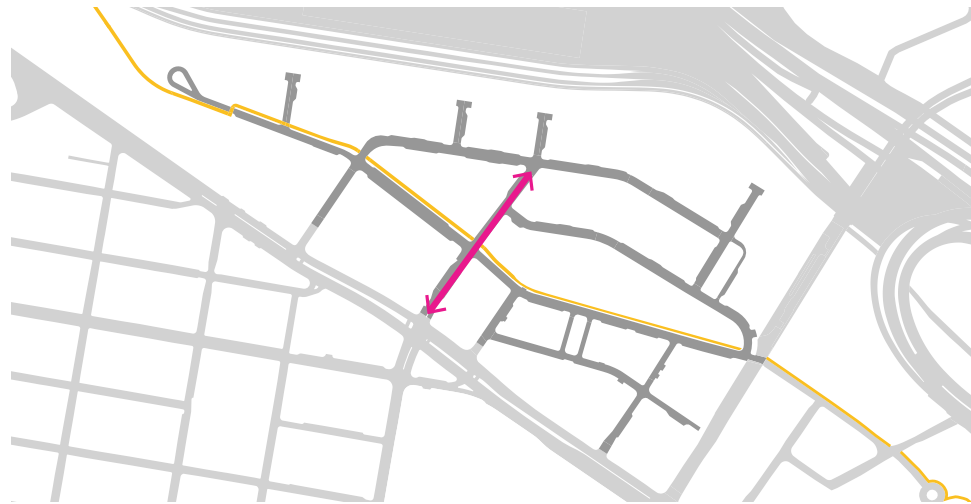


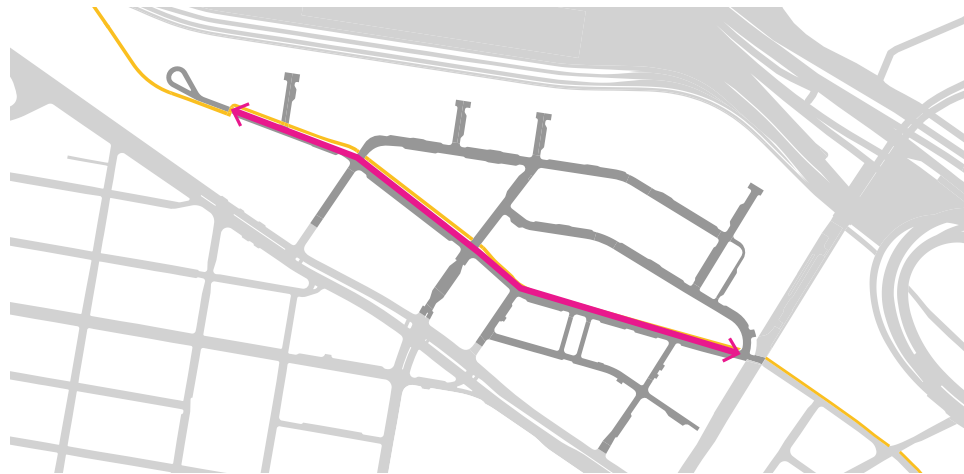
2. Catalogue of Images

2.1 MASTERPLAN EXHIBITS

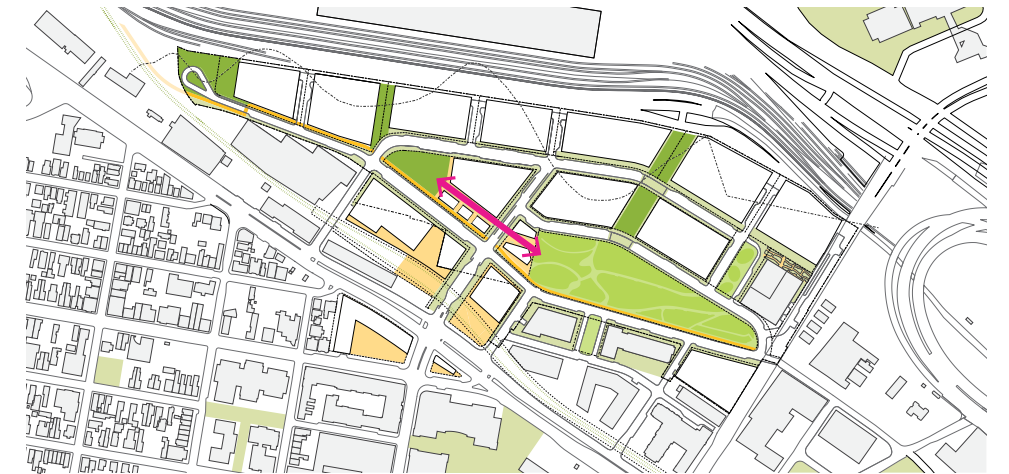
2.1.1 URBAN DESIGN PRINCIPLES



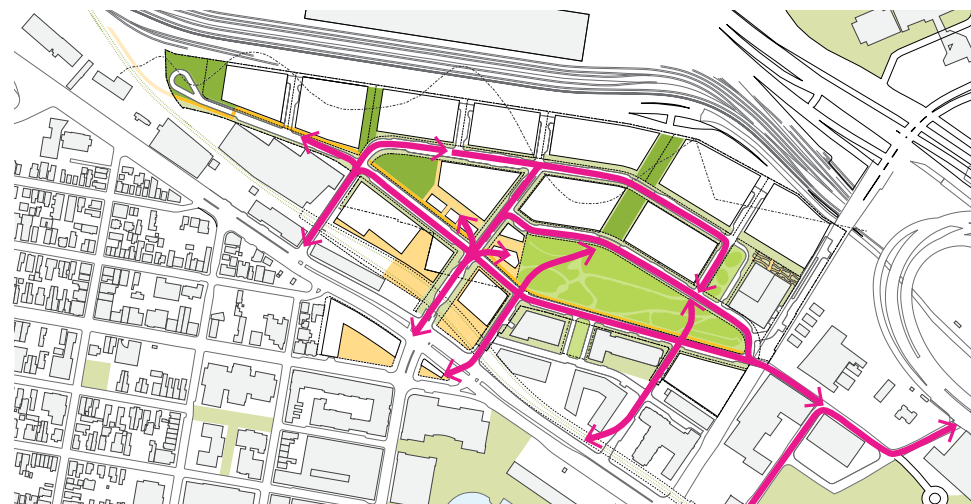
Straighten First Street



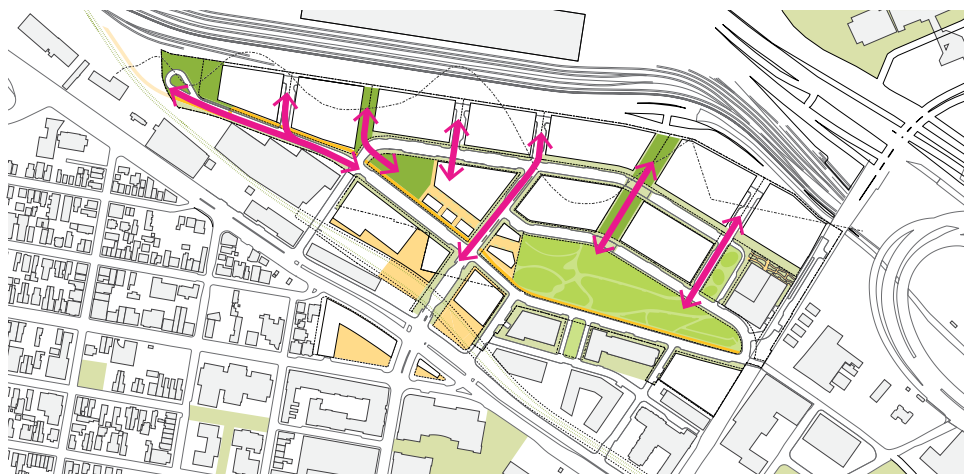
Align North Point Blvd & West Blvd to Create a Continuous Street



Significant New Open Space



Active Open Space

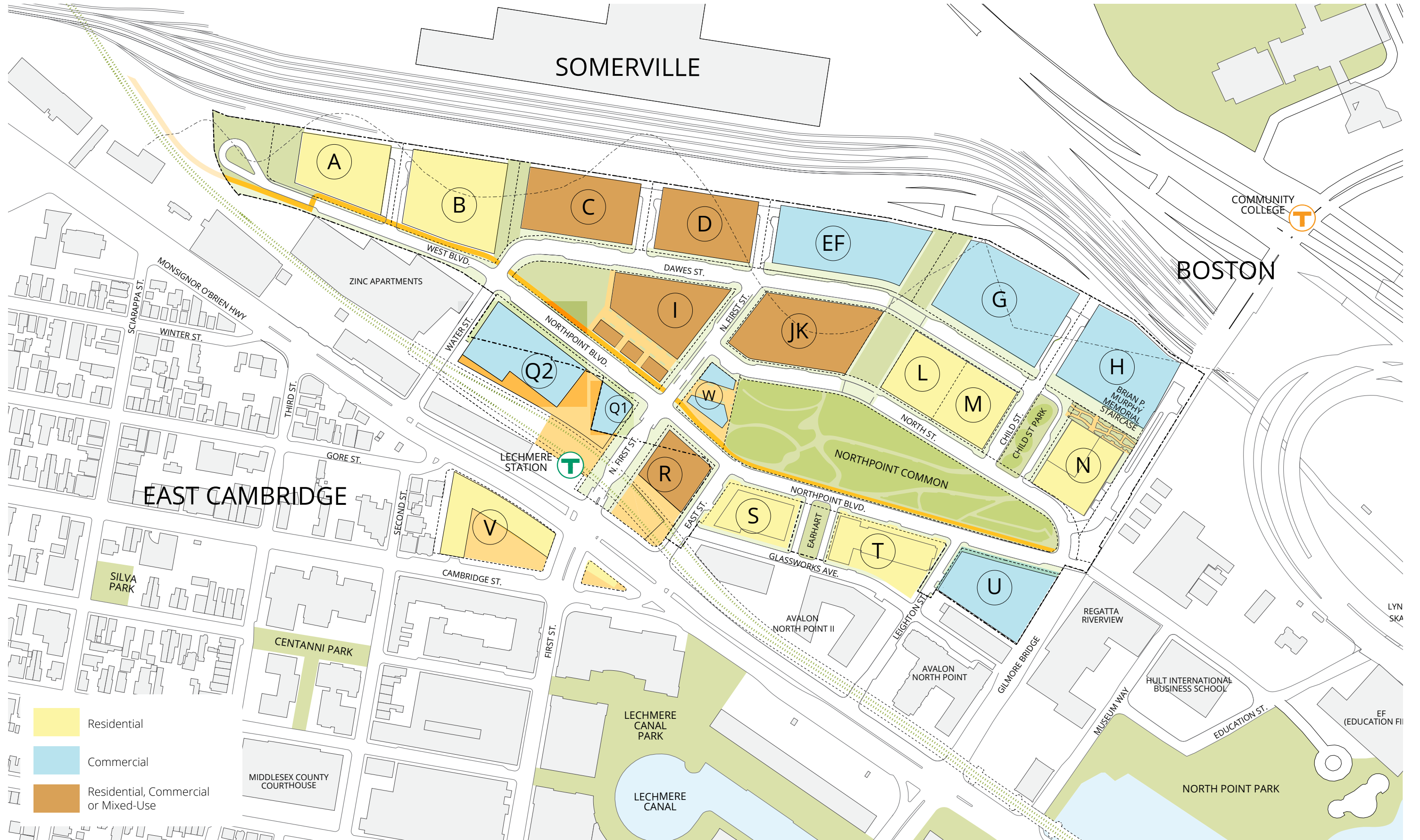


Create Pocket Spaces



Retail Interaction

2.1.2 CONCEPTUAL LAND-USE PLAN

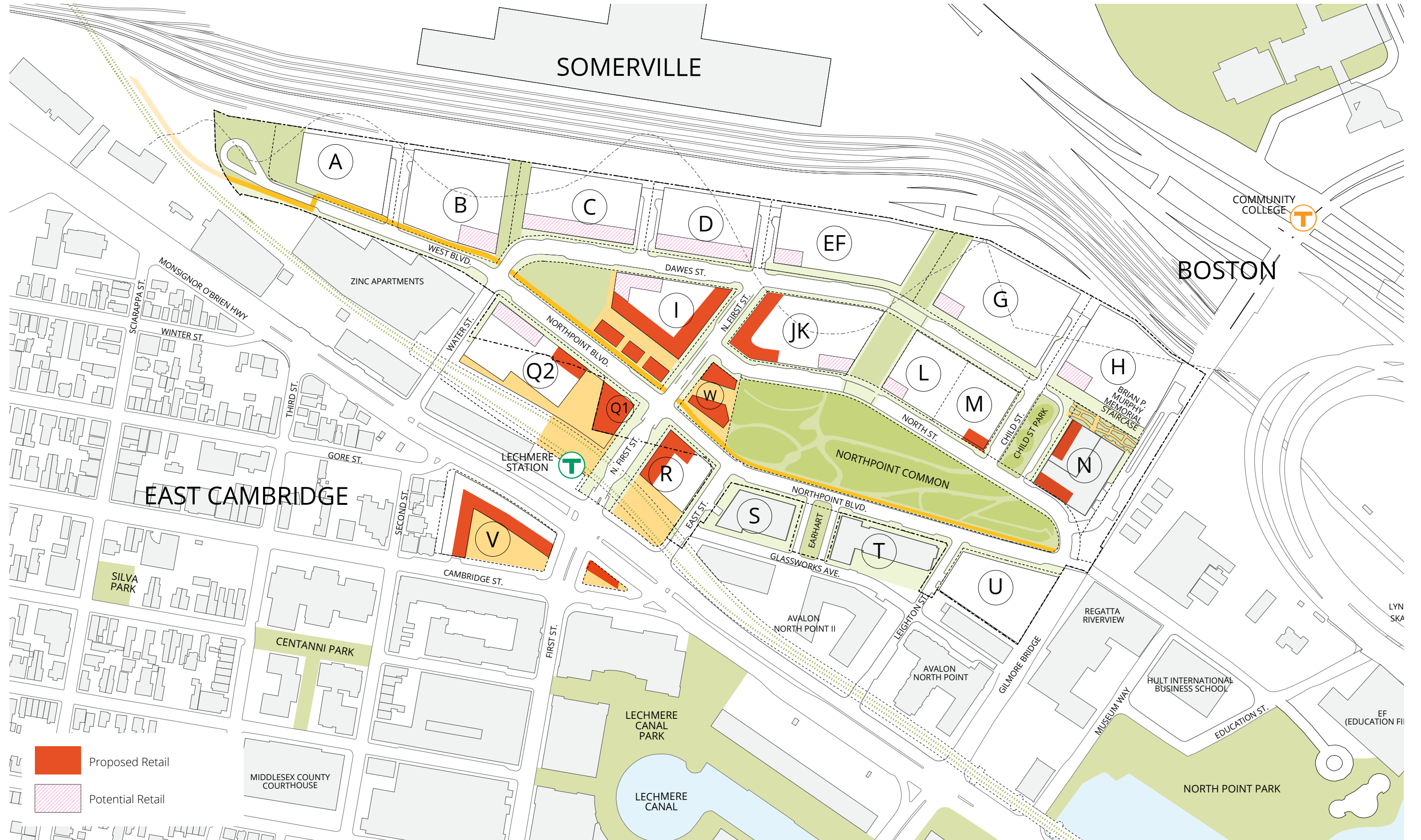


2.1.3 OPEN SPACE PLAN

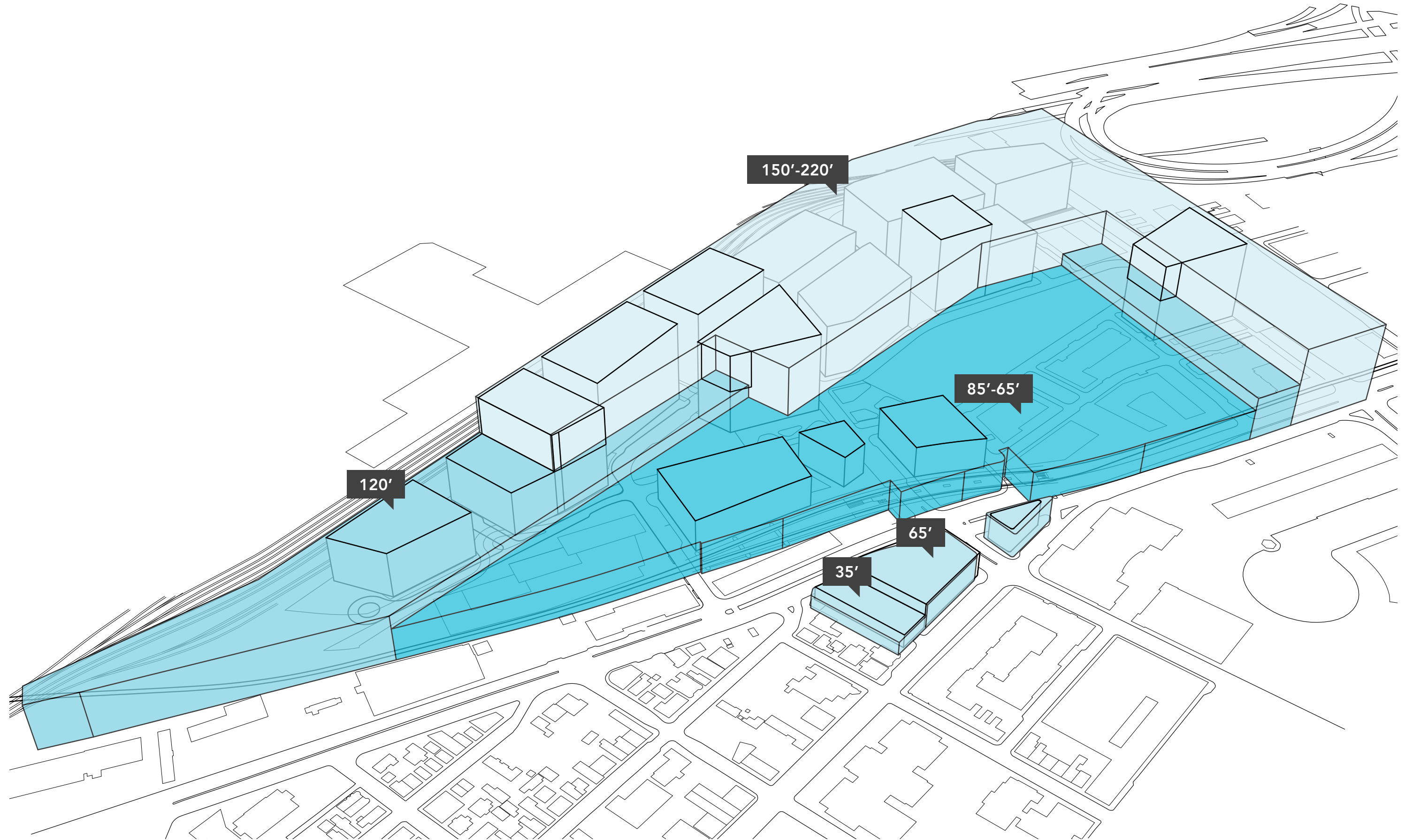


- Existing Park
- Proposed Park
- Proposed Plaza
- Planted Building Setbacks

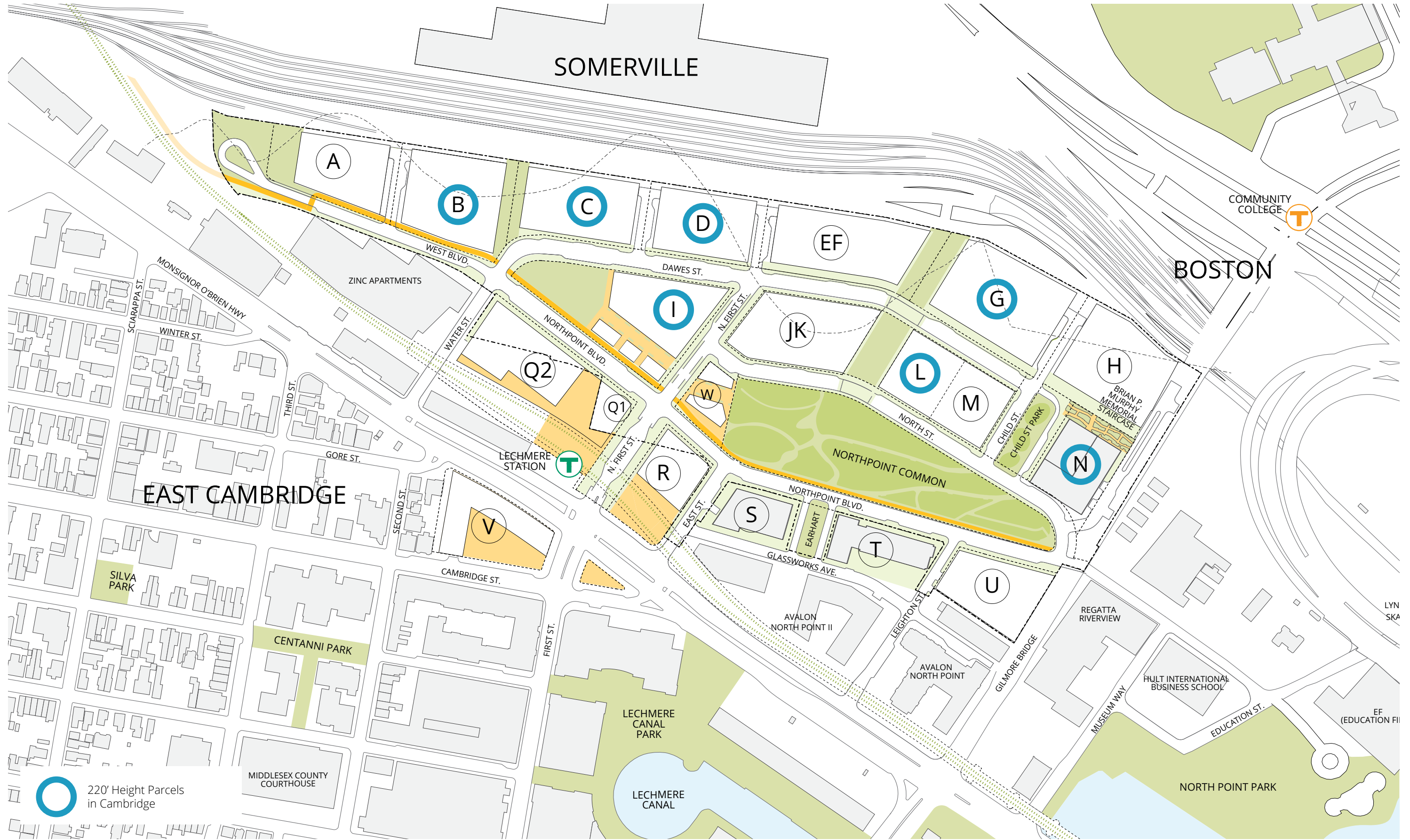
2.1.4 RETAIL PLAN



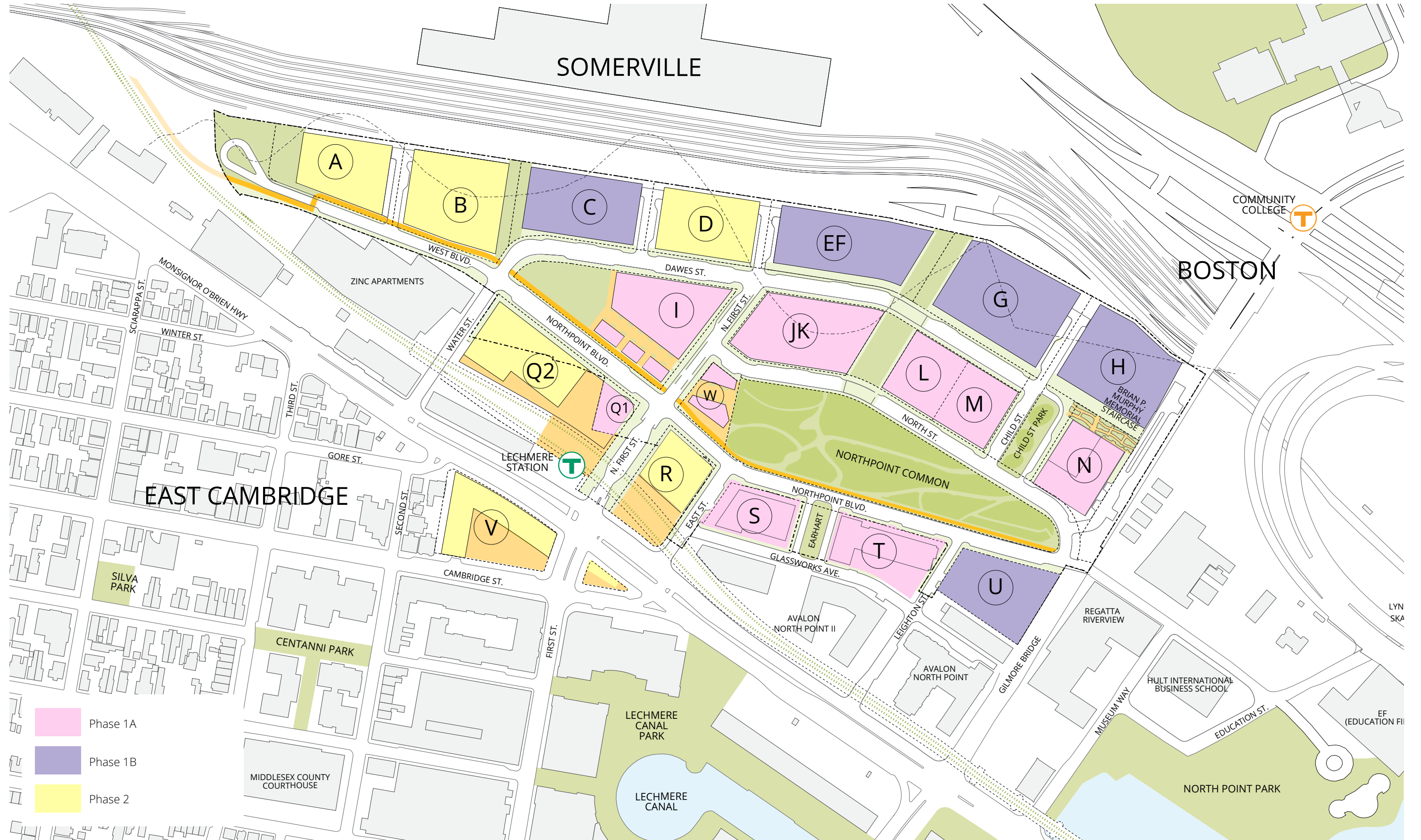
2.1.5 ZONING ENVELOPE



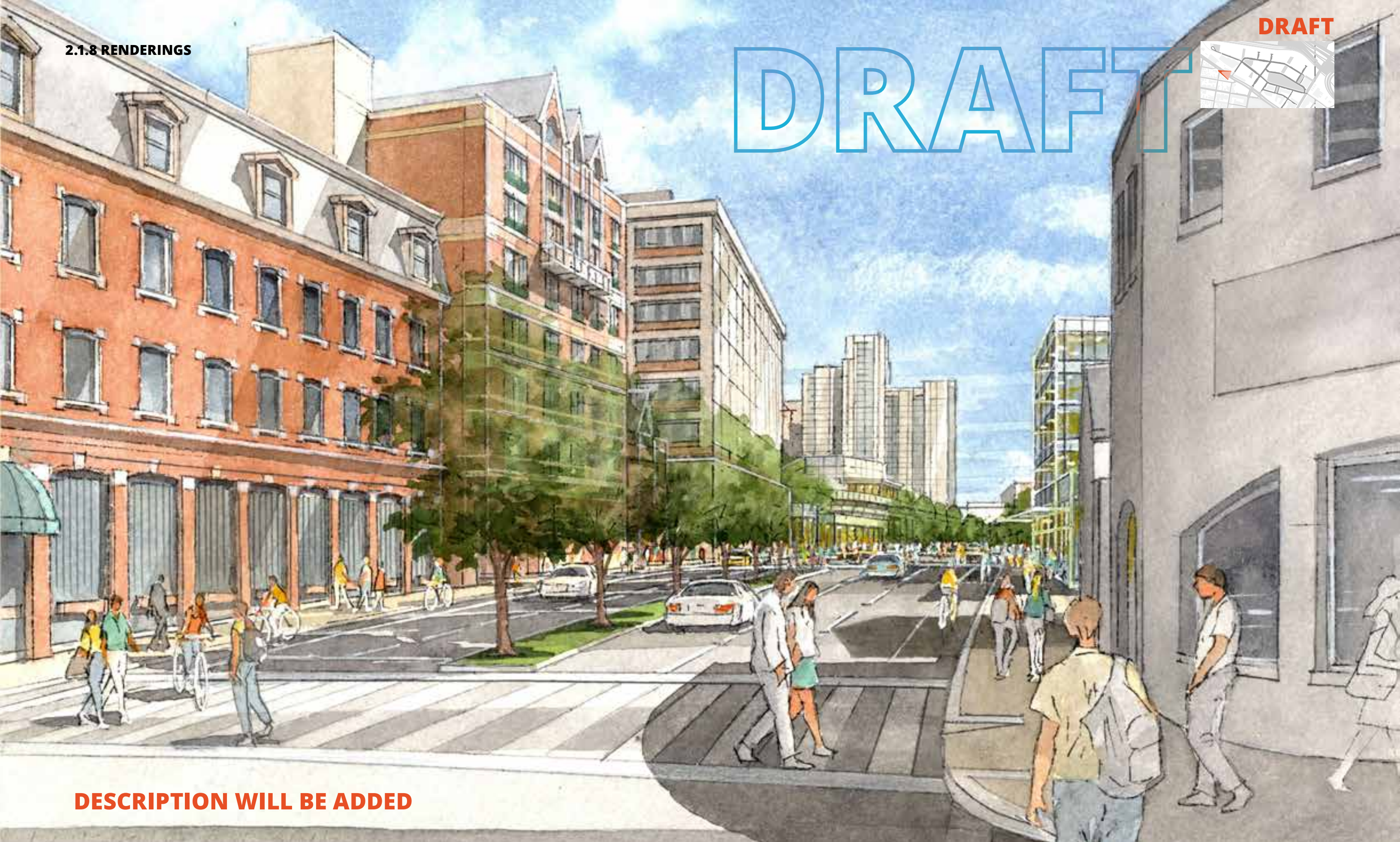
2.1.6 220' TOWER LOCATION PLAN



2.1.7 PHASING PLAN



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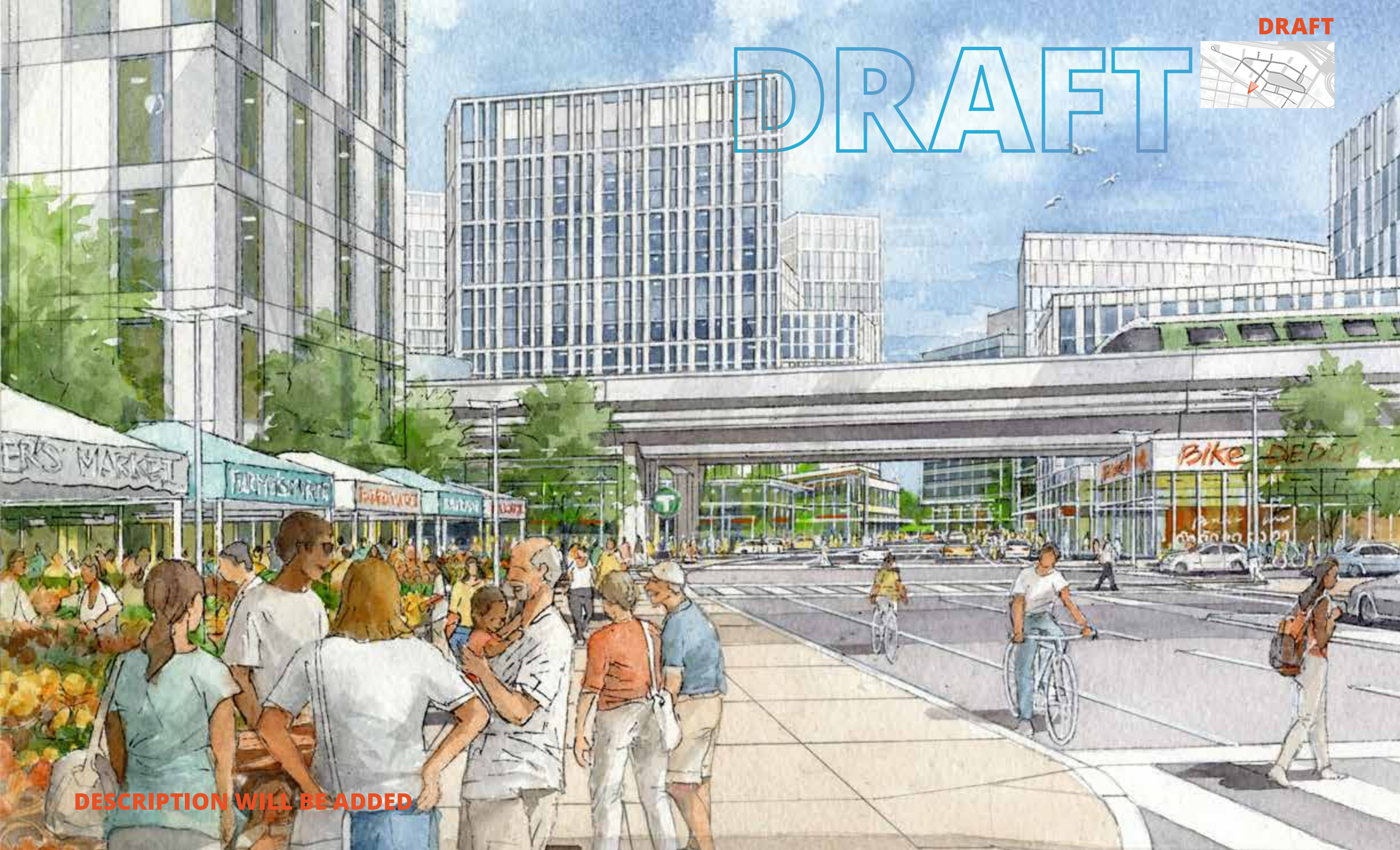
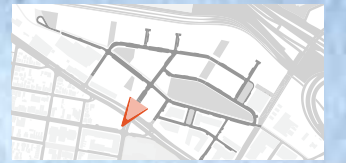


DESCRIPTION WILL BE ADDED

REVISED RENDERINGS WILL SHOW GREEN CONNECTION

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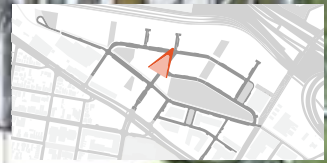


DESCRIPTION WILL BE ADDED

REVISED RENDERINGS WILL SHOW GREEN CONNECTION

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DESCRIPTION WILL BE ADDED

REVISED RENDERINGS WILL SHOW GREEN CONNECTION

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DRAFT

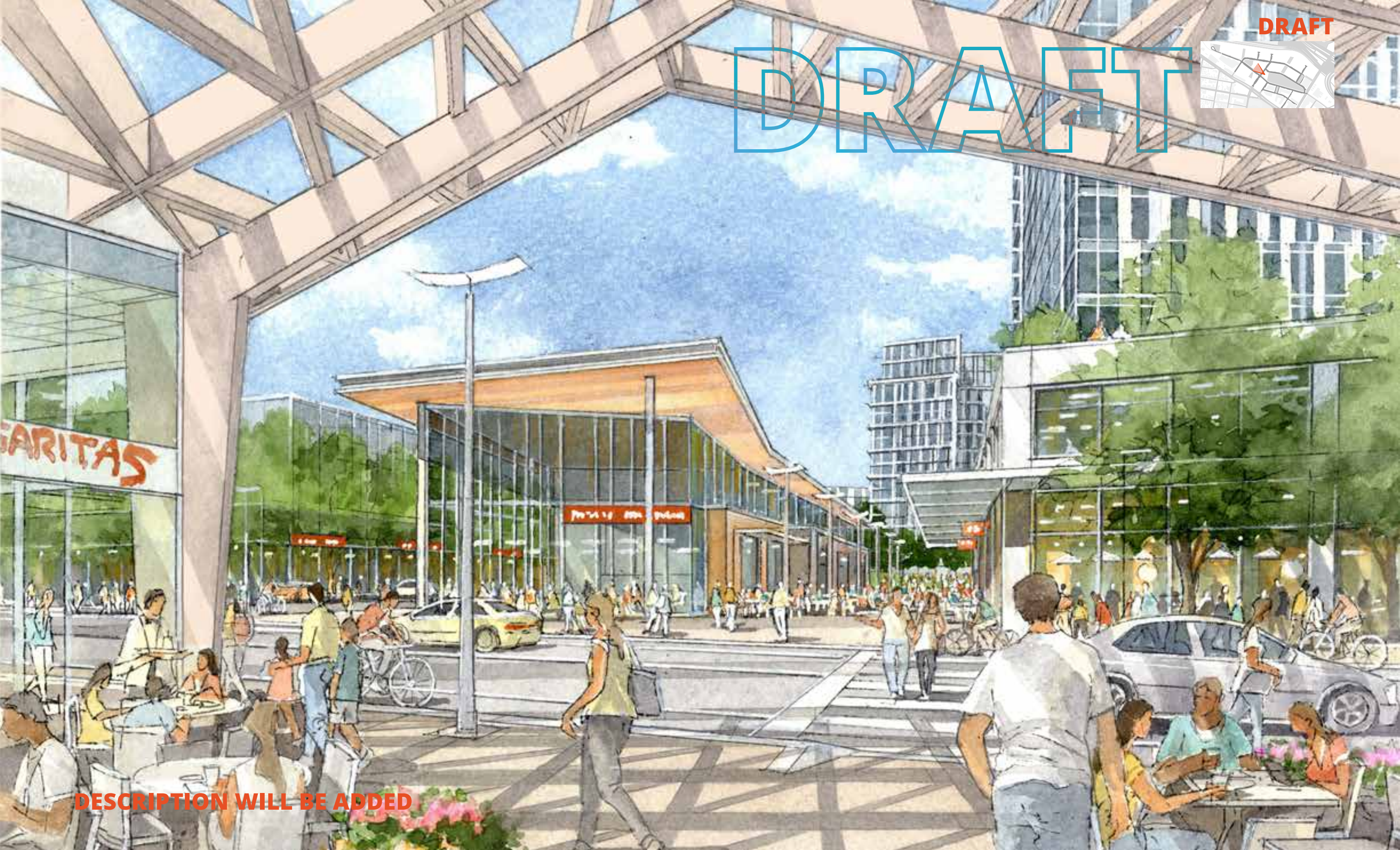
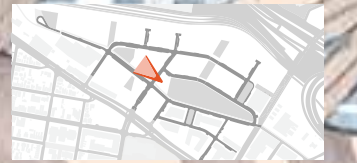


DESCRIPTION WILL BE ADDED

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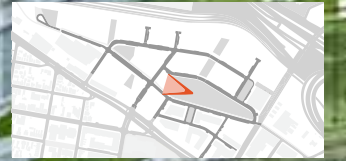


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REVISED RENDERINGS WILL SHOW GREEN CONNECTION

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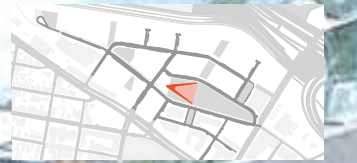
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DESCRIPTION WILL BE ADDED

REVISED RENDERINGS WILL SHOW GREEN CONNECTION

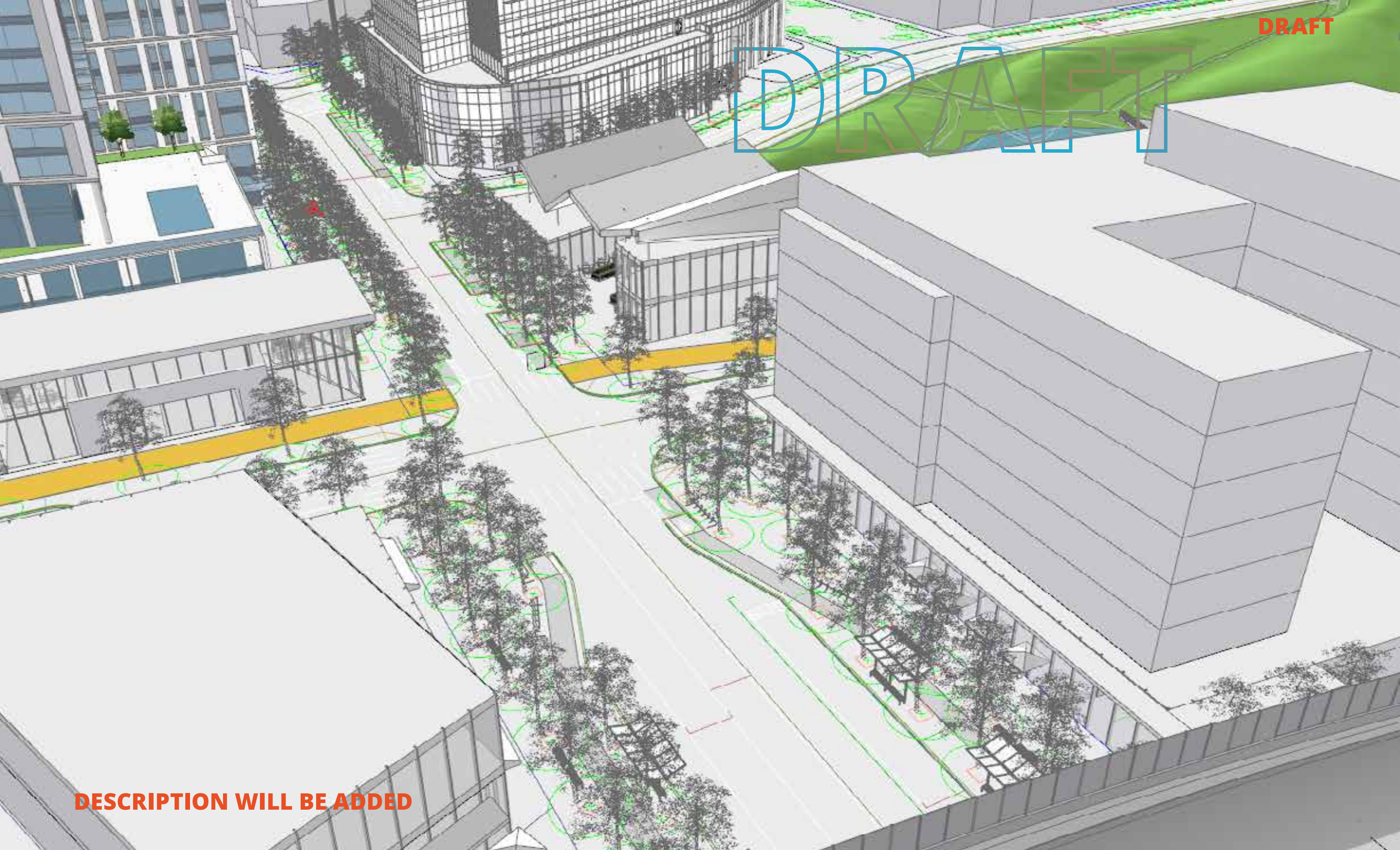
DRAFT



DESCRIPTION WILL BE ADDED

REVISED RENDERINGS WILL SHOW GREEN CONNECTION

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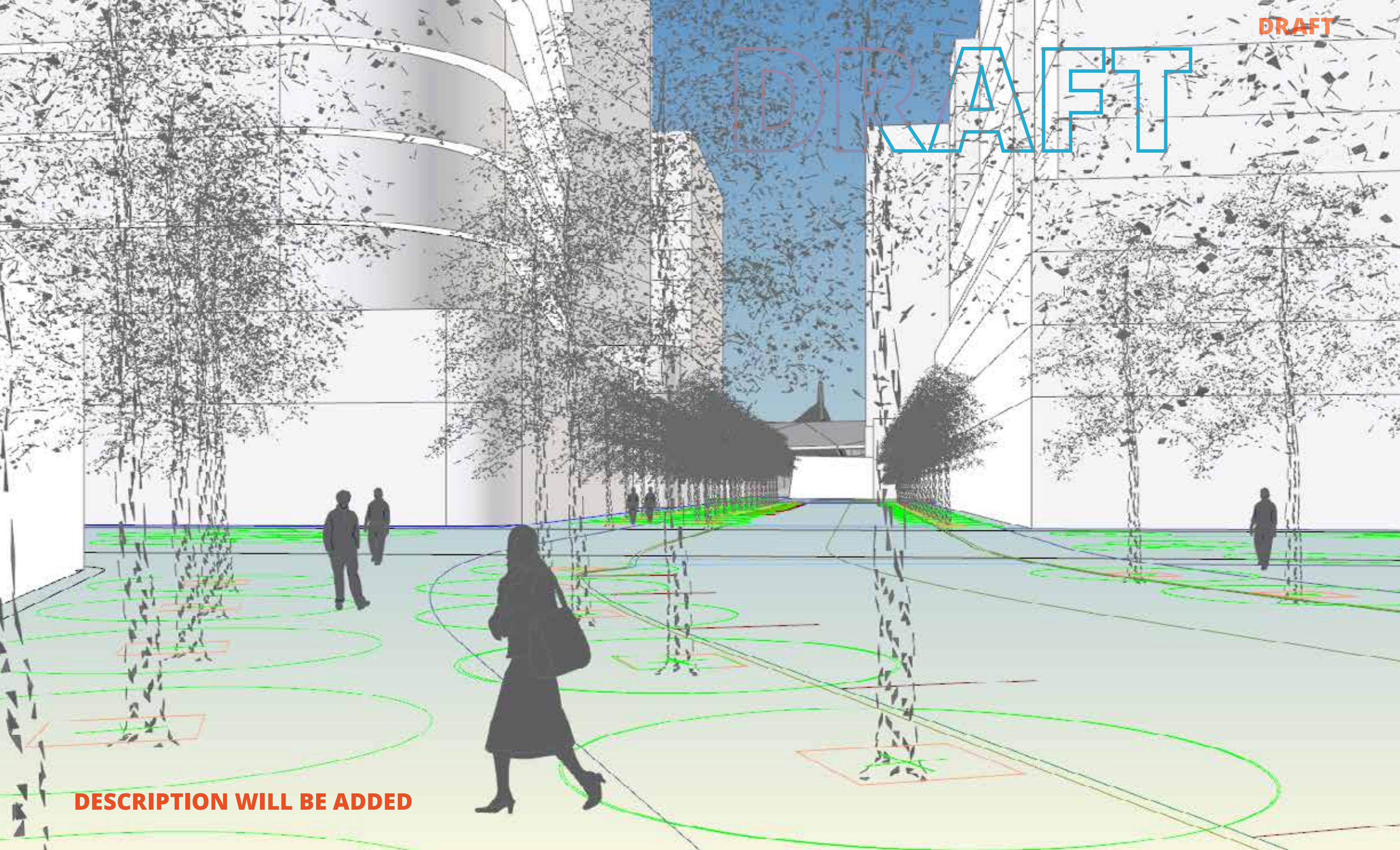
DESCRIPTION WILL BE ADDED

DRAFT



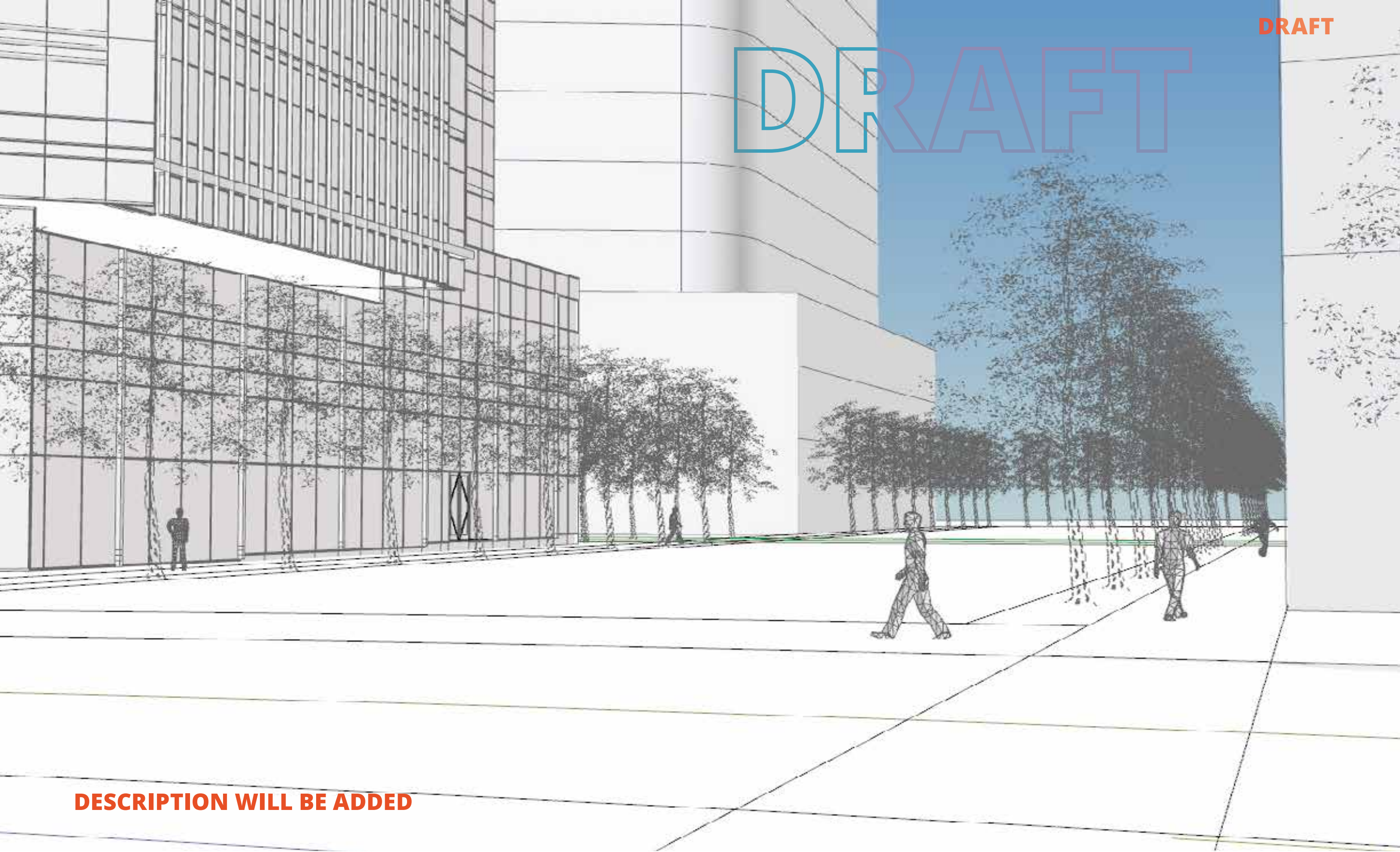
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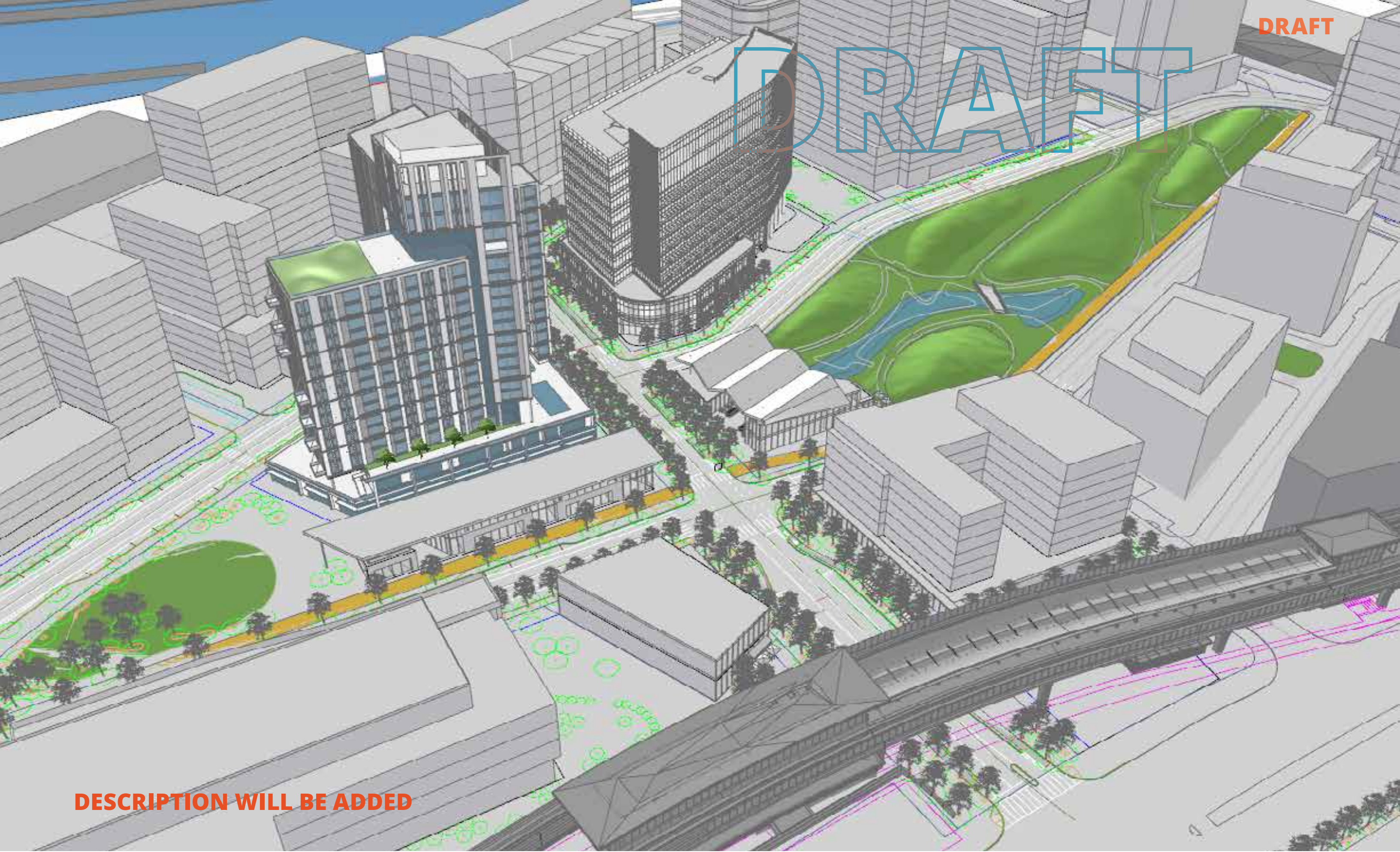
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DESCRIPTION WILL BE ADDED

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DESCRIPTION WILL BE ADDED

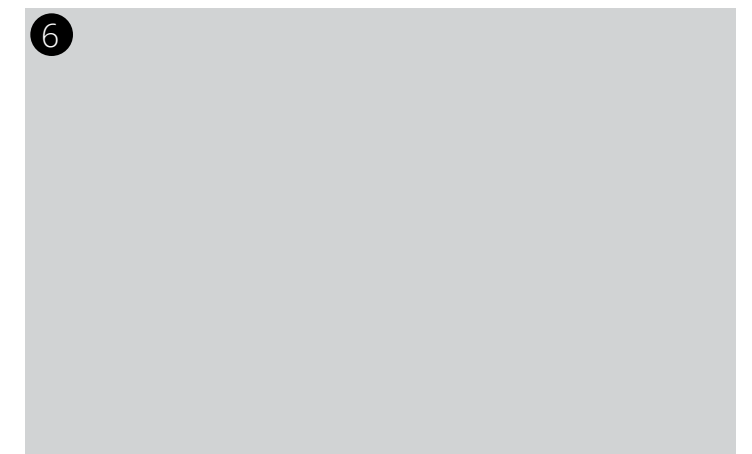
2.2 BUILT-FORM

2.2.1 RESIDENTIAL MASSING AND ARTICULATION



- 1.
2. 717 Olympic Apartments, Los Angeles. Image Source: <http://www.udr.com/los-angeles-apartments/downtown-los-angeles/717-olympic/photos-and-tours/>
3. Residence Hall, Berklee College of Music, Boston. Image Source: <http://www.archdaily.com/485462/berklee-college-of-music-william-rawn-associates/>
4. Bomonti Complex, Istanbul. Image Source: <http://www.e-architect.co.uk/istanbul/bomonti-complex>
5. International Village Northeastern University, Boston. Image Source: <http://www.kswa.com/work/#/international-village-1/>

2.2.2 RESIDENTIAL FACADES



- 1. Tree House, Massachusetts College of Art and Design, Boston. Image Source: <http://www.sgh.com/projects/massachusetts-college-art-and-design-tree-house>
- 2. Watermark Kendall, Cambridge. Image Source: <http://www.twiningproperties.com/Kendall/>
- 3. The Whale, Amsterdam. Image Source: <http://en.cie.nl/projects/39>
- 4. Rincon Green, San Francisco. Image Source: http://dbarchitect.com/project_detail/135/rincon%20green.html
- 5. Arthouse Student Housing, Portland. Image Source: <http://leverarchitecture.com/work/arthouse-student-housing/>

2.2.3 RESIDENTIAL GROUND FLOORS



1. Northpoint Condominiums, Cambridge. Image Source: <http://condominiumsatnorthpoint.com/gallery.htm>

2. Northpoint Twenty 20, Cambridge. Image Source: CBT Photograph

2. Station Center Family Housing, Union City. Image Source: http://www.dbarchitect.com/project_detail/148/Station%20Center.html

2.2.4 COMMERCIAL MASSING AND ARTICULATION



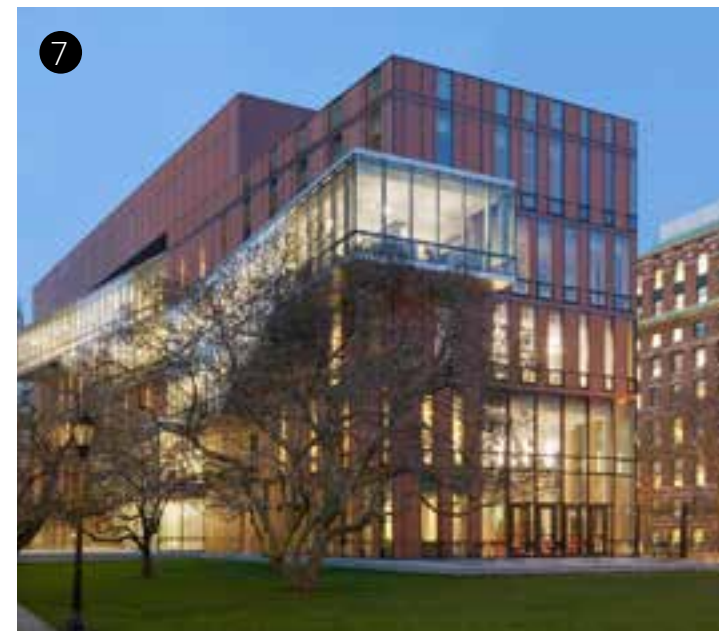
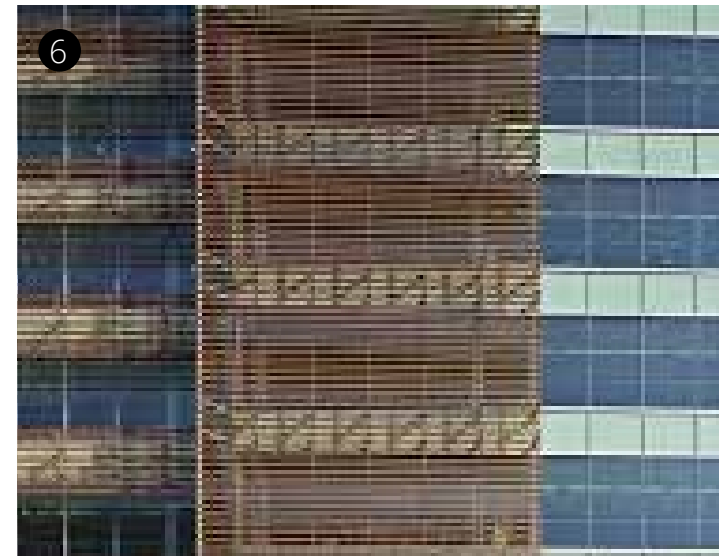
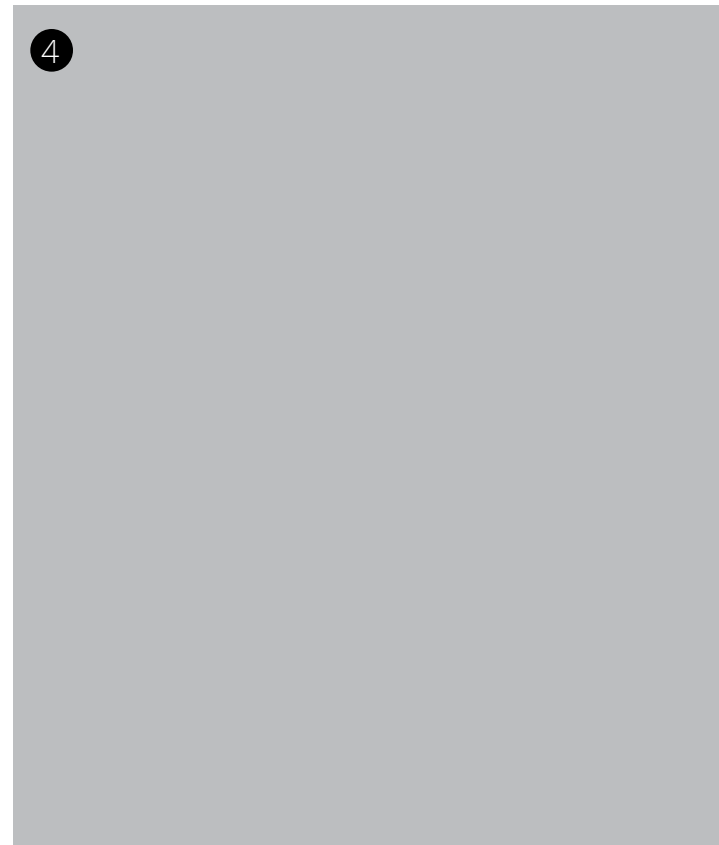
1. Shapiro Ambulatory Care Center, Boston. Image Source: http://www.tka-architects.com/hc_bmc_shapiro.html

3. 50&60 Binney Street, Cambridge. Image Source: <http://www.acks.com/50binney.shtml>

4. City Center DC. Washington DC. Image Source: <http://citycenterdc.com/overview>

6. Vulcan Block 44, Westlake and Mercer, Seattle. Image Source: https://issuu.com/zgfarchitectsllp/docs/vulcan_block_44?e=5145747/11153121

2.2.5 COMMERCIAL FACADES



1. Vulcan Block 44, Westlake and Mercer, Seattle. Image Source: https://issuu.com/zgfarchitectsllp/docs/vulcan_block_44?e=5145747/11153121

2. Mike & Ophelia Lazaridis Quantum-Nano Center, Waterloo. Image Source: <http://www.archdaily.com/452205/mike-and-ophelia-lazaridis-quantum-nano-centre-kpmb-architects>

3. Ponderosa Commons, Vancouver. Image Source: <http://www.kpmbarchitects.com/index.asp?navid=30&fid1=0&fid2=115#desc>

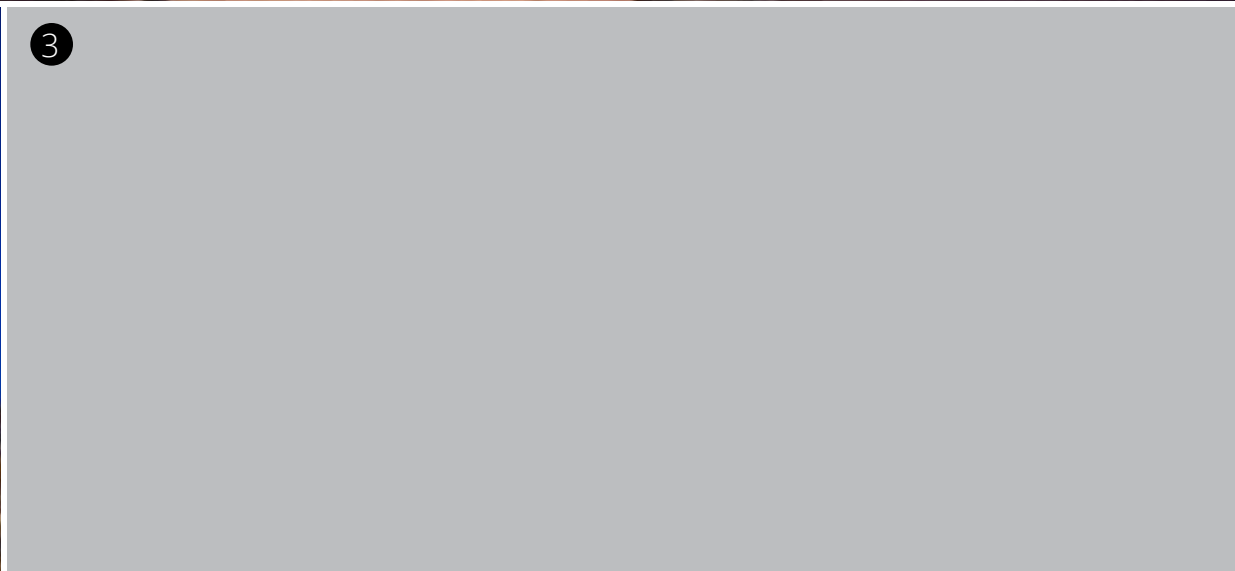
5. Massachusetts General Hospital Lunder Building, Boston. Image Source: <https://issuu.com/nbbj/docs/mghlunder>

6..Shapiro Ambulatory Care Center, Boston. Image Source: http://www.tka-architects.com/hc_bmc_shapiro.html

7.. The Diana Center at Barnard College, New York. Image Source: <http://www.archdaily.com/97256/the-diana-center-at-barnard-college-weiss-manfredi>

8. New Ludgate, London. Image Source: <http://www.archdaily.com/636445/new-ludgate-fletcher-priest-architects-sauerbruch-hutton-architects>

2.2.6 COMMERCIAL GROUND FLOORS



1. The Koch Institute MIT, Cambridge. Image Source: <https://ki-galleries.mit.edu/>

2. University City Science Center, Philadelphia. Image Source: <http://technical.ly/philly/2014/09/12/university-city-science-center-cuts-ribbon-3737-market-street/>

4. Vulcan Block 44, Westlake and Mercer, Seattle. Image Source: https://issuu.com/zgfarchitectsllp/docs/vulcan_block_44?e=5145747/11153121

5. Cambridge Public Library, Cambridge. Image Source: http://www.rawnarch.com/cambridge_public_library

2.2.7 SMALL RETAIL BUILDING MASSING AND ARTICULATION



1. Shake Shack at Madison Square Park, New York. Image Source: <https://www.shakeshack.com/location/madison-square-park/>

3. Trump Cadde, Istanbul. Image Source: <http://www.archdaily.com/494695/trump-cadde-gad>

4. 75 on Liberty Wharf, Boston. Image Source: <http://75onlibertywharf.com/gallery/>

2.2.8 RETAIL CHARACTER



IMAGE WILL BE UPDATED

- 1. Longchamp Maison Canton Road, Hong Kong. Image Source: <http://us.archello.com/en/project/longchamp-maison-canton-road-hong-kong>
- 2. Scoop NYC at Oak Street, Chicago. Image Source: <http://www.socialifechicago.com/2016/05/scoop-nyc-gold-coast-going-out-of-business/#>
- 3. Capri on Via Roma, Surfers Paradise. Image Source: <http://www.archdaily.com/501844/capri-on-via-roma-bda-architecture>
- 4. Trump Cadde, Istanbul. Image Source: <http://www.archdaily.com/494695/trump-cadde-gad>
- 5. Muy Guemes, Cordoba, Argentina. Image Source: <http://www.archdaily.com/775207/muy-guemes-agostina-gennaro-plus-maria-jose-pendola>
- 6. Boston Harbor Islands Paviilion, Boston. Image Source: <http://www.utiledesign.com/projects/harbor-park-pavilion/>
- 7. Re:Start Mall, Christchurch, New Zealand. Image Source: <http://restart.org.nz/gallery>

2.2.11 INTEGRATION OF ABOVE GRADE PARKING



1. One Canal, Boston. Image Source: CBT Photograph

2. UCSF Mission Bay Medical Center Parking Structure, San Francisco. Image Source: <http://www.azahner.com/portfolio/ucsf-parking-structure>

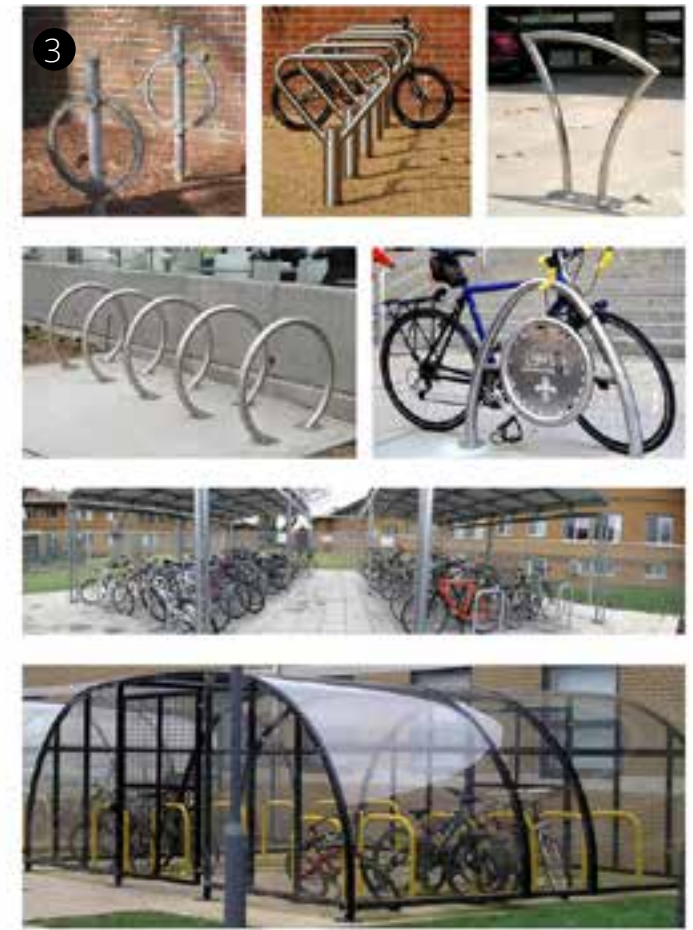
3. Gehry's Santa Monica Parking Garage, Santa Monica. Image Source: <http://www.brooksscarpa.com/santa-monica-public-parking-structure>

4. Sears Crosstown Parking Garage, Memphis. Image Source: <http://www.roadarch.com/modarch/tn.html>

2.2.12 PARKING STRUCTURE ALONG MBTA TRACKS

IMAGE WILL BE ADDED

2.2.13 PROTECTED BIKE RACKS AND BIKE STATIONS



1. A Hubway Station in Cambridge. Image Source: Photo by Effelarr via Flickr.

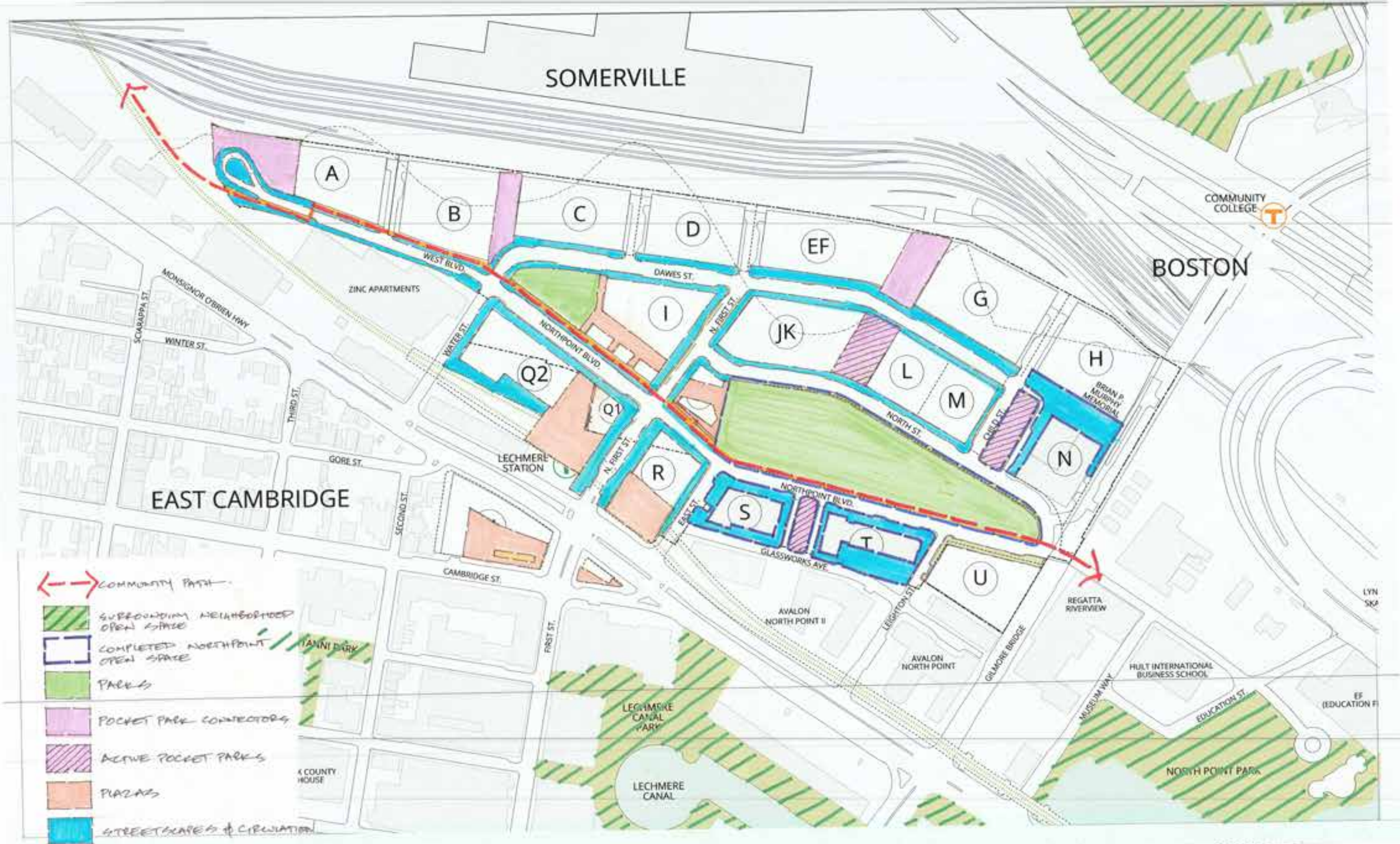
2. Public Bicycle Parking, Cambridge. Image Source: <http://www.cambridgema.gov/cdd/projects/planning/bicycleparkingzoning.aspx>

3. Examples of Bike Racks that meet Cambridge Bicycle Rack Requirements. Image Source: <http://www.cambridgema.gov/cdd/transportation/gettingaroundcambridge/bybike/parking.aspx>

2.3 PUBLIC REALM

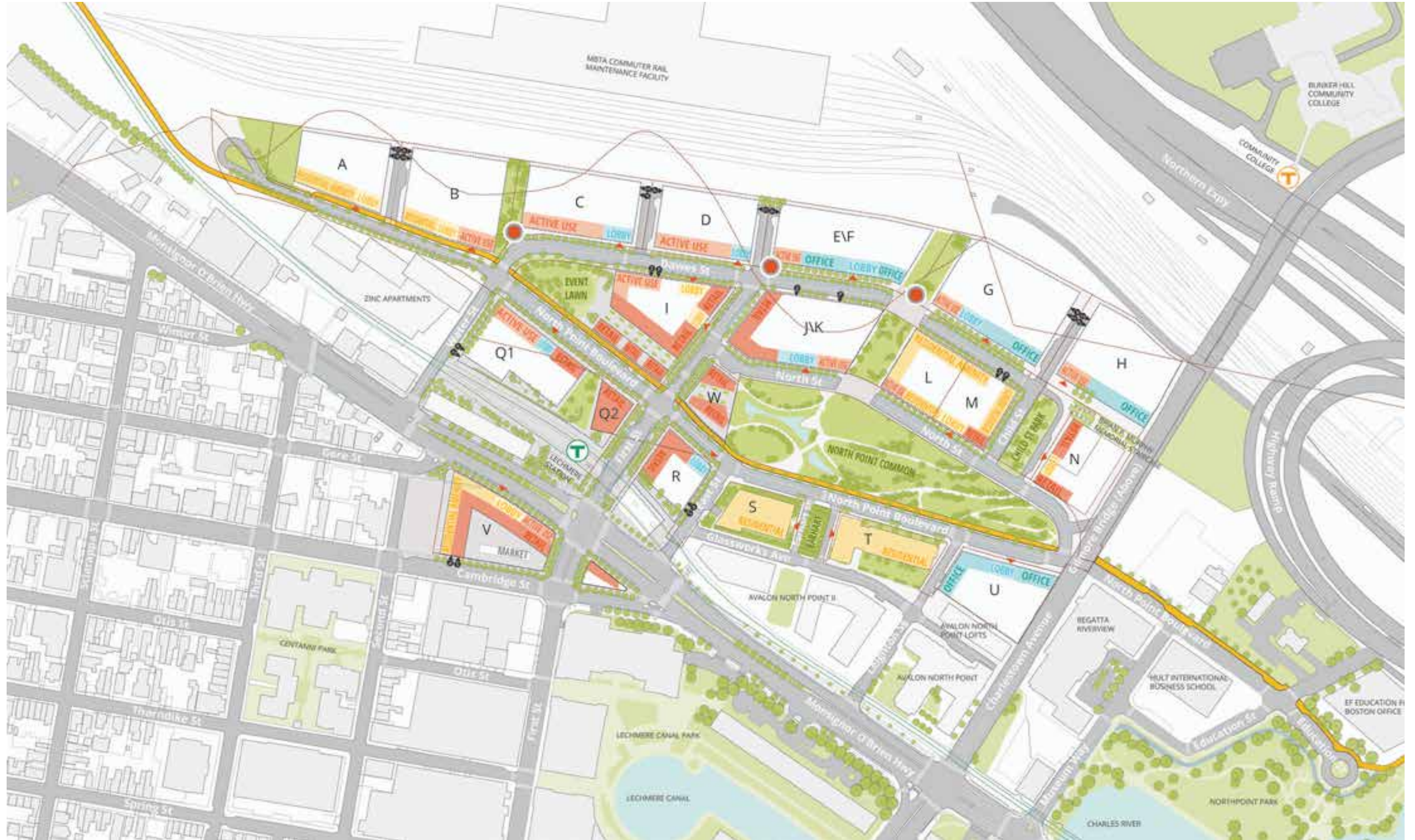
2.3.1 OPEN SPACE

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GRAPHIC WILL BE UPDATED

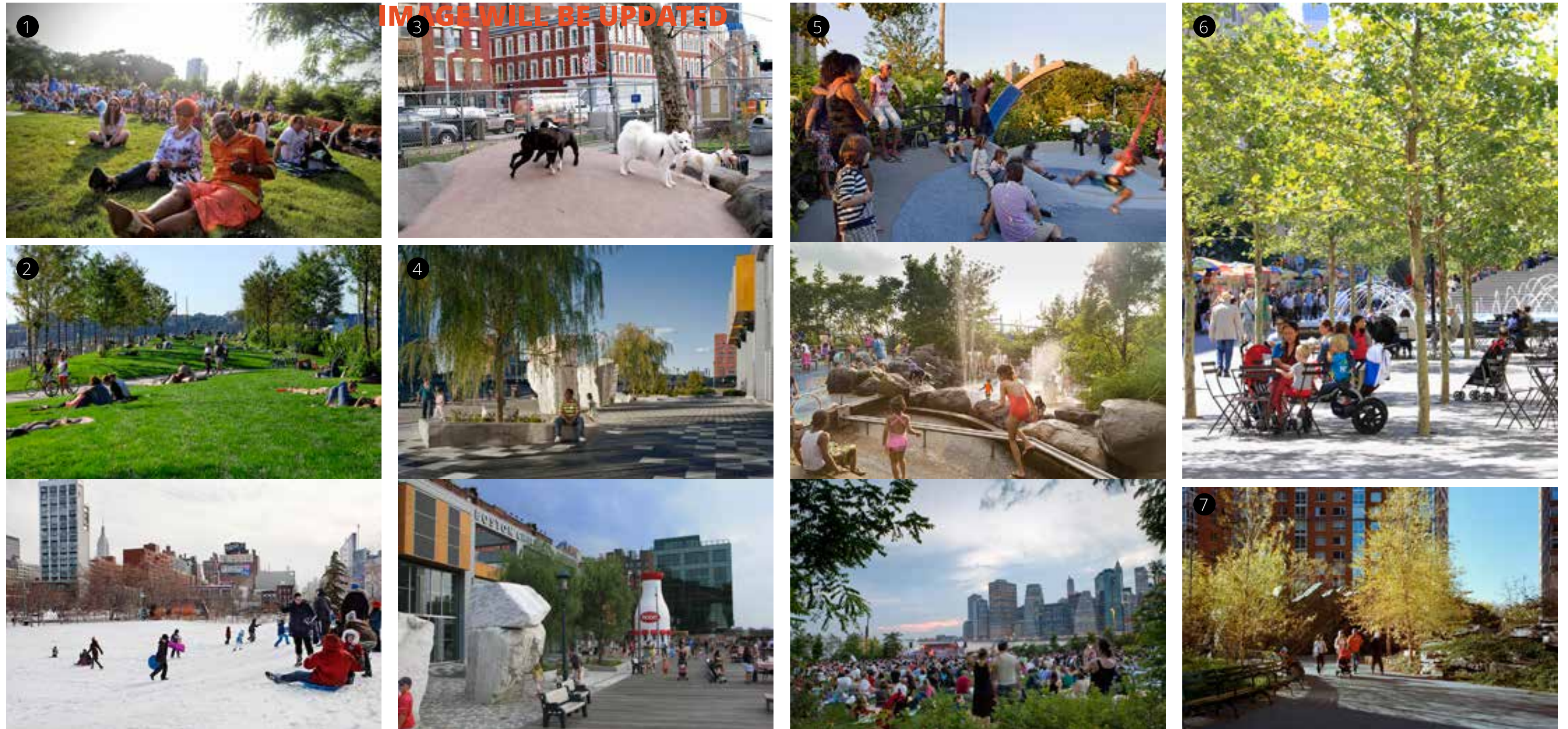


2.3.1A PROGRAM AND VIEW CORRIDORS

IMAGE WILL BE UPDATED



2.3.1B PUBLIC PARKS PRECEDENTS



- 1.
- 2. Hudson River Park, New York. Image Source: Michael Van Valkenburgh Associates, Inc
- 3. Chelsea Waterside Dog Run, New York. Image Source: <http://www.nydailynews.com/new-york/best-new-york-bay-park-dog-run-queens-tops-list-dog-parks-article-1.110327>
- 4. Boston Childrens Museum, Boston. Image Source: Michael Van Valkenburgh Associates, Inc
- 5. Brooklyn Bridge Park, Brooklyn. Image Source: <http://www.mvvainc.com/project.php?id=92&c=parks>
- 6. Metropolitan Museum's New David H. Koch Plaza, New York. Image Source: <http://www.theolinstudio.com/blog/metropolitan-museums-new-david-h-koch-plaza-is-now-open-to-the-public/>
- 7. Tear Drop Park, New York. Image Source: Michael Van Valkenburgh Associates, Inc

2.3.1C POCKET PARKS PRECEDENTS



1. Channel Center Parks. Image Source: <http://www.halvorsondesign.com/channel-center>

2. Brooklyn Navy Yard Center, Brooklyn. Image Source: <http://www.architectmagazine.com/project-gallery/brooklyn-navy-yard-center>

3.

4.

5.

6.

2.3.1D PLAZA PRECEDENT



1. Union Square, New York. Image Source: Michael Van Valkenburgh Associates, Inc

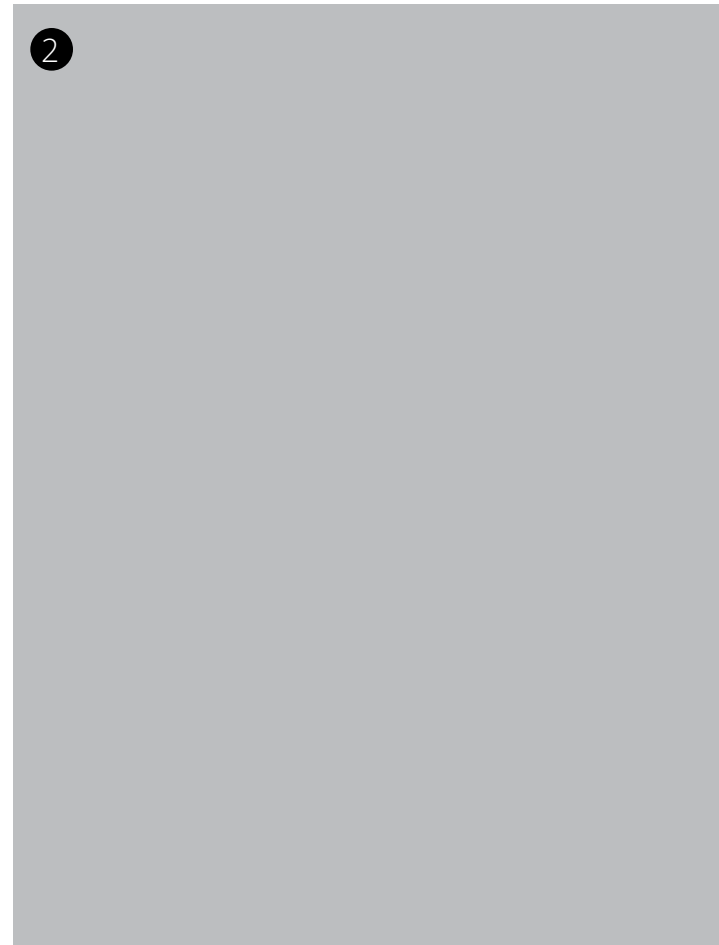
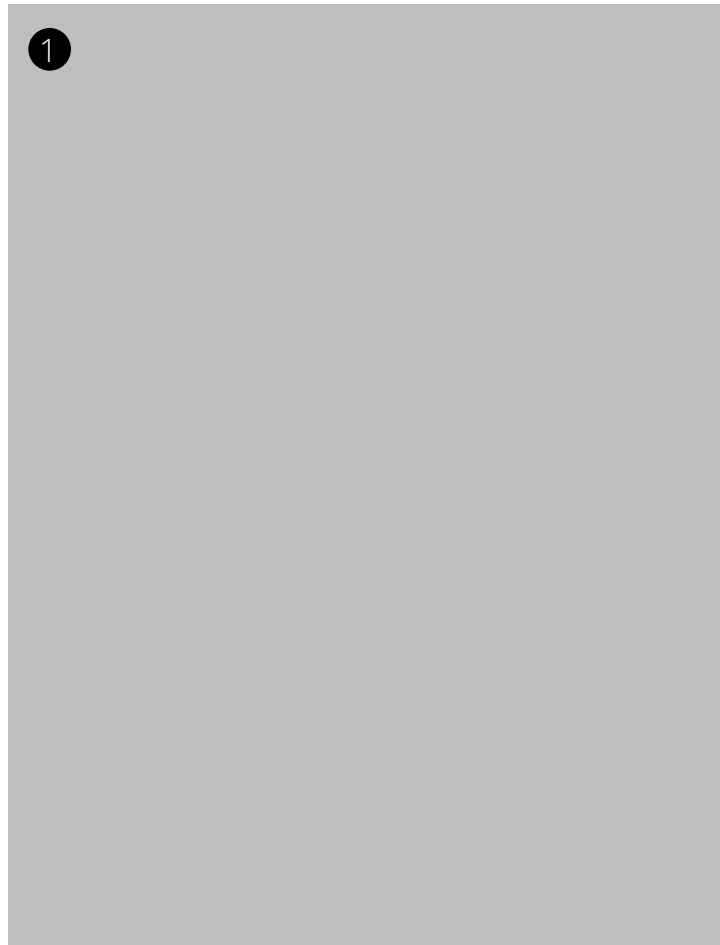
2. Trump Cadde, Istanbul. Image Source: <http://www.archdaily.com/494695/trump-cadde-gad>

3. The Street, Chestnut Hill. Image Source: <http://www.prellwitzchilinski.com/projects/the-street/>

4. Faneuil Hall Marketplace, Boston. Image Source: http://archive.boston.com/yourtown/news/downtown/2013/08/faneuil_hall_marketplace_announces_boston_blinks_photo_conte.html

5. Upstairs at Bethesda Row, Bethesda. Image Source: <https://www.clarkconstruction.com/our-work/projects/upstairs-bethesda-row>

2.3.1E OPEN SPACE PROGRAMMING AND ACTIVATION



3. Norman B. Leventhal Park at Post Office Square, Boston. Image Source: <http://www.halvorsondesign.com/po-square>
4. RAD Lab's Pocket Park, San Diego. Image Source: <http://www.wearethefrontier.com/blog/inspiration/rad-labs-pocket-park/>
5. Brooklyn Bridge Park, Brooklyn. Image Source: Michael Van Valkenburgh Associates, Inc
6. Dilworth Park, Philadelphia. Image Source: <http://www.ccdparks.org/dilworth-park/fountain>

7. Union Square, New York. Image Source: Michael Van Valkenburgh Associates, Inc
8. Harvard Science Center Plaza, Cambridge. Image Source: <http://www.stoss.net/projects/16/the-plaza-at-harvard/>
9. Olympic Sculpture Park, Seattle. Image Source: <http://www.weissmanfredi.com/project/seattle-art-museum-olympic-sculpture-park>
10. North Grant Park, Chicago. Image Source: Michael Van Valkenburgh Associates, Inc

2.3.1F COURTYARDS AND FRONTYARDS

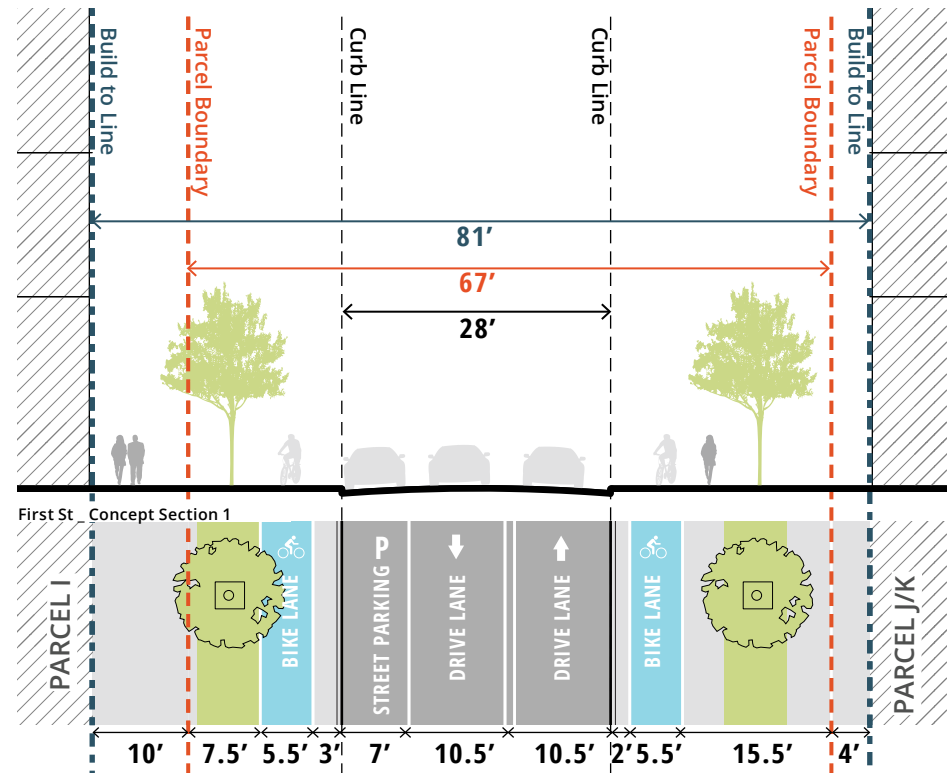


1. Alexandria Real Estate Equities, Cambridge. Image Source: <http://www.payette.com/project/2424318-75-125-binney-street>

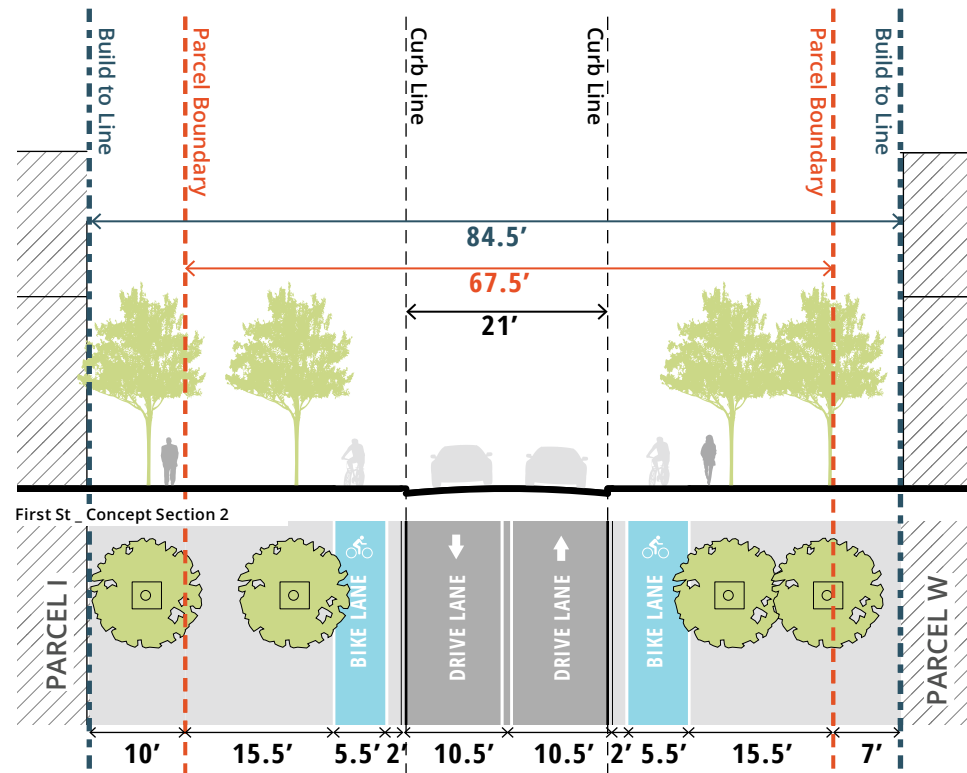
2. Novartis Headquarters Landscape, East Hanover. Image Source: <http://www.mvvainc.com/project.php?id=67>

2.3.2 STREETS

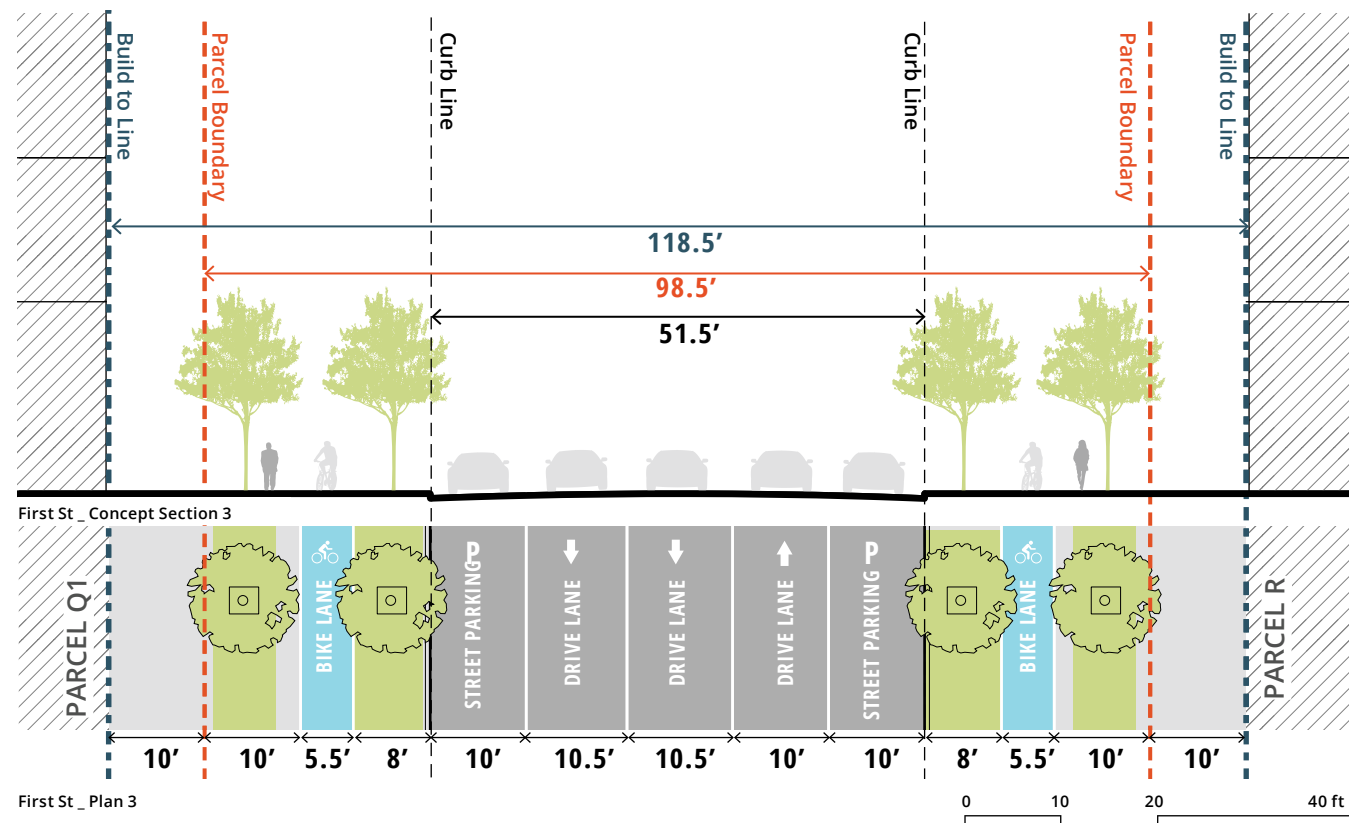
2.3.2A FIRST STREET



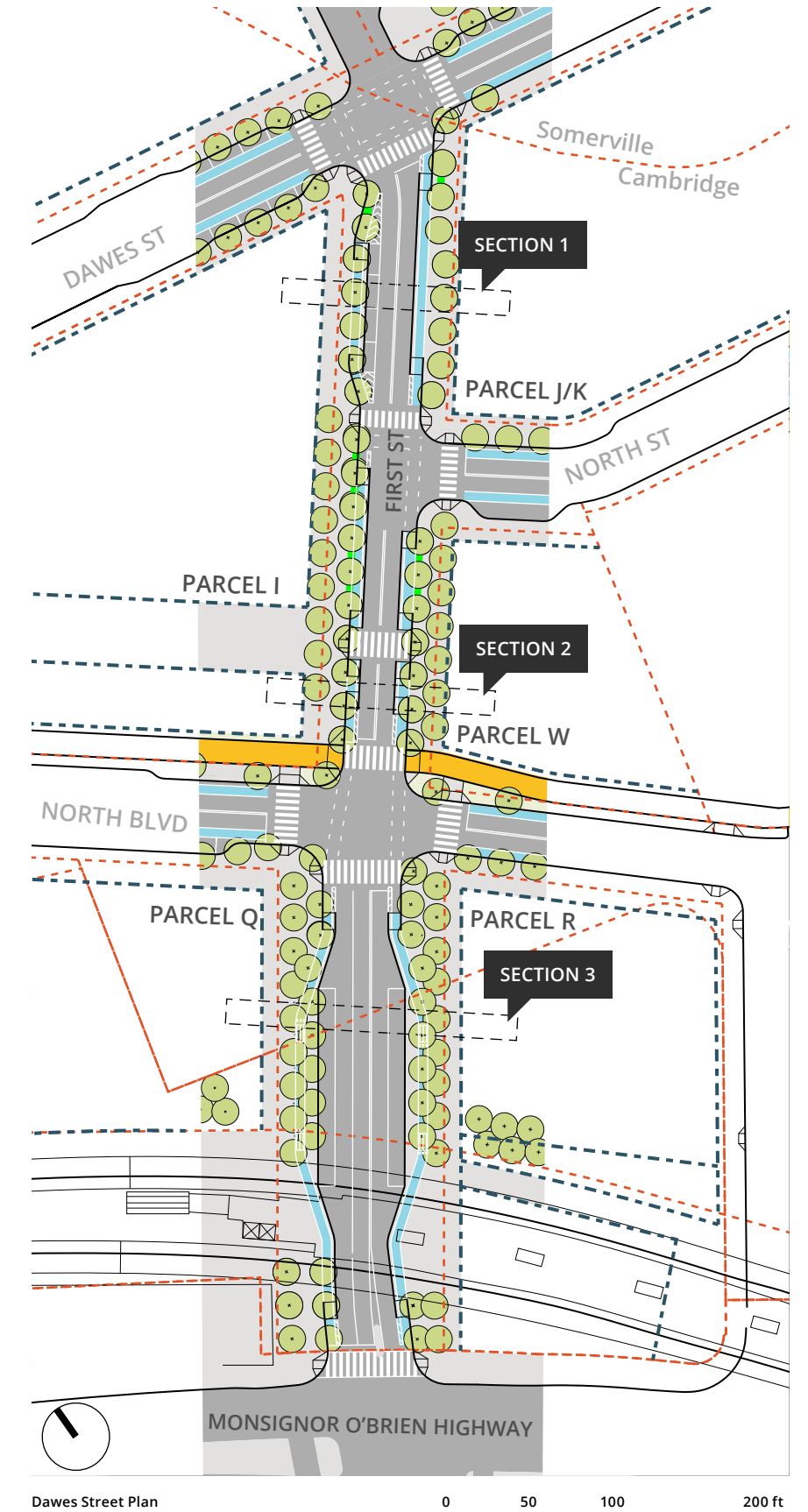
First St_Concept Plan 1



First St_Plan 2

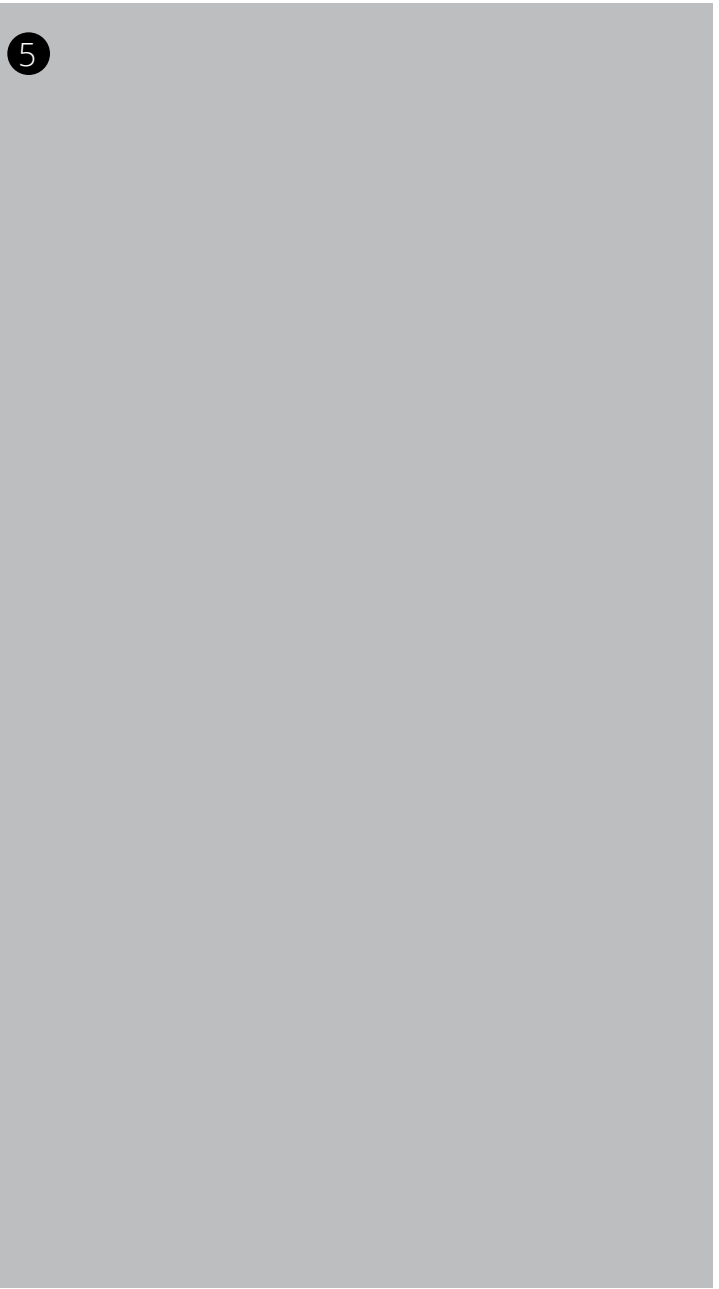


First St_Plan 3



Dawes Street Plan

2.3.2B FIRST STREET PRECEDENTS



1. 2nd Street, Austin. Image Source: <http://pagethink.com/v/project-detail/2nd-Street-District-Master-Plan/a3/>

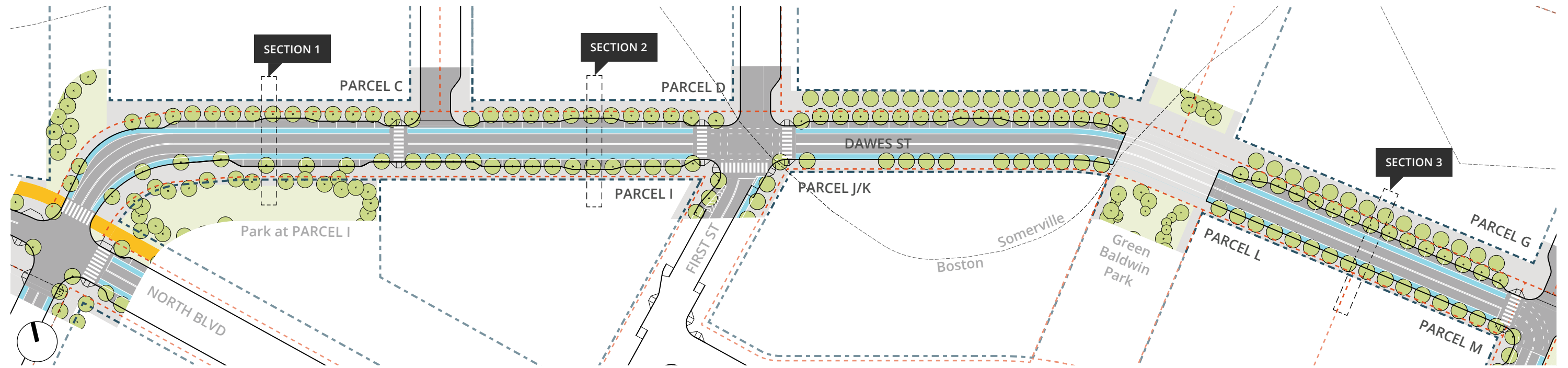
2. Bethesda Row, Bethesda. Image Source: <http://www.streetworks-studio.com/project/bethesda-row/>

4. Western Avenue, Cambridge. Image Source: Toole Design Group.

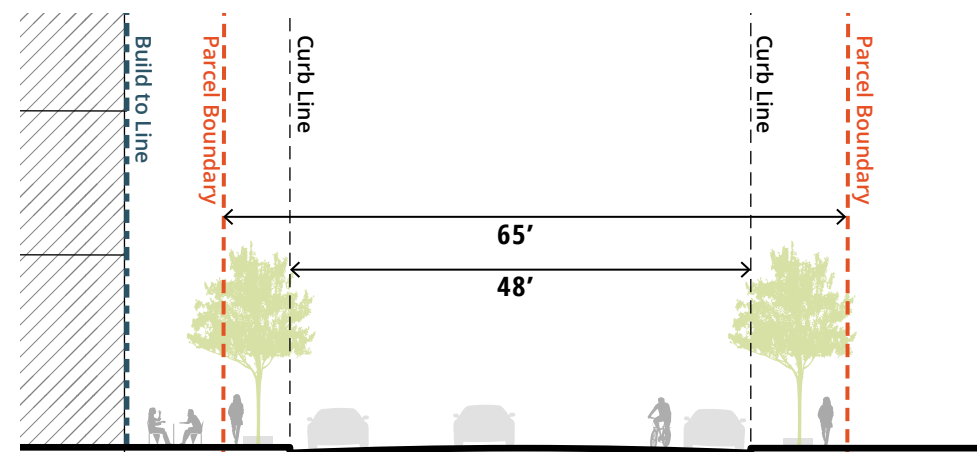
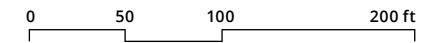
5. New Bike Lane Proposal, Philadelphia. Image Source: <http://inhabitat.com/philadelphia-could-become-even-greener-with-new-bike-lane-proposal/>



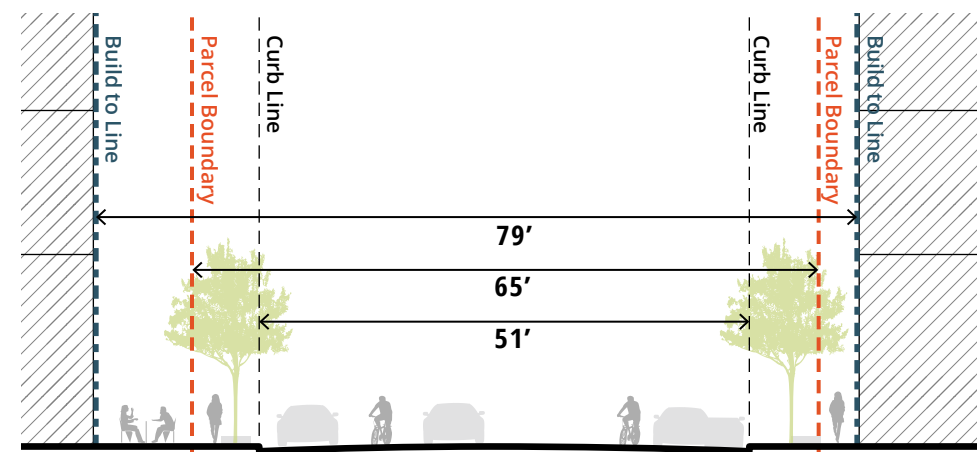
2.3.2C DAWES STREET



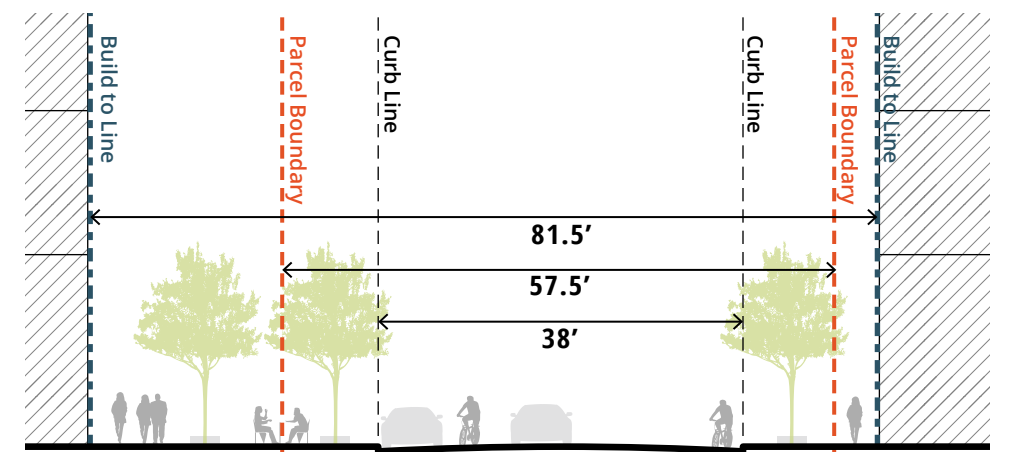
Dawes Street



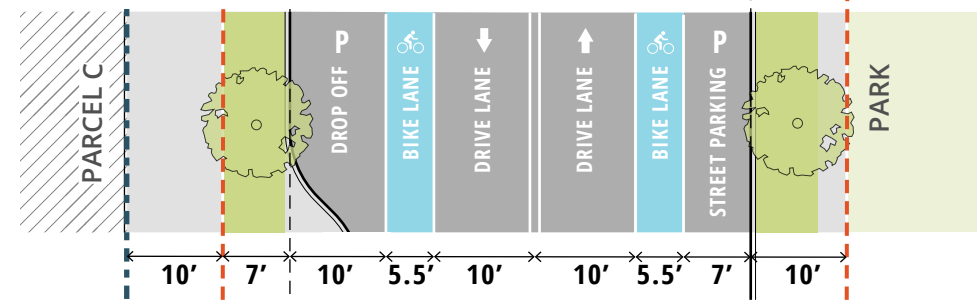
Dawes St _Concept Section 1



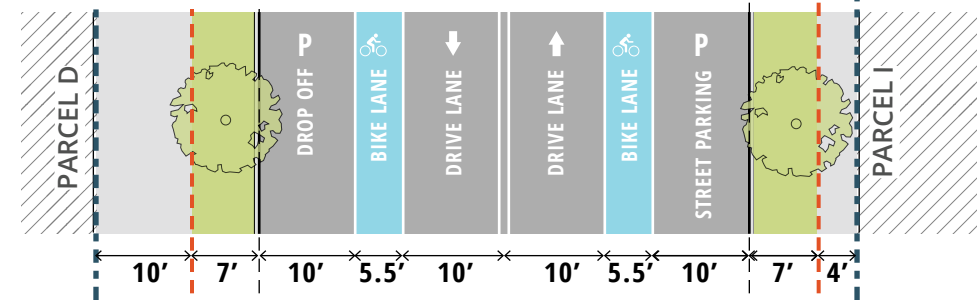
Dawes St _Concept Section 2



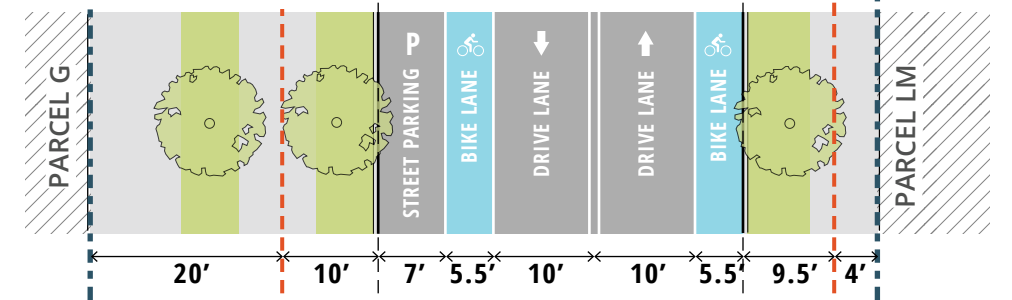
Dawes St _Concept Section 3



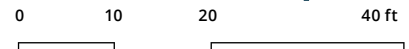
Dawes St _Concept Plan 1



Dawes St _Concept Plan 2



Dawes St _Concept Plan 3



2.3.2D DAWES STREET PRECEDENTS



1. Canal Street, Boston. Image Source:

2.

3.

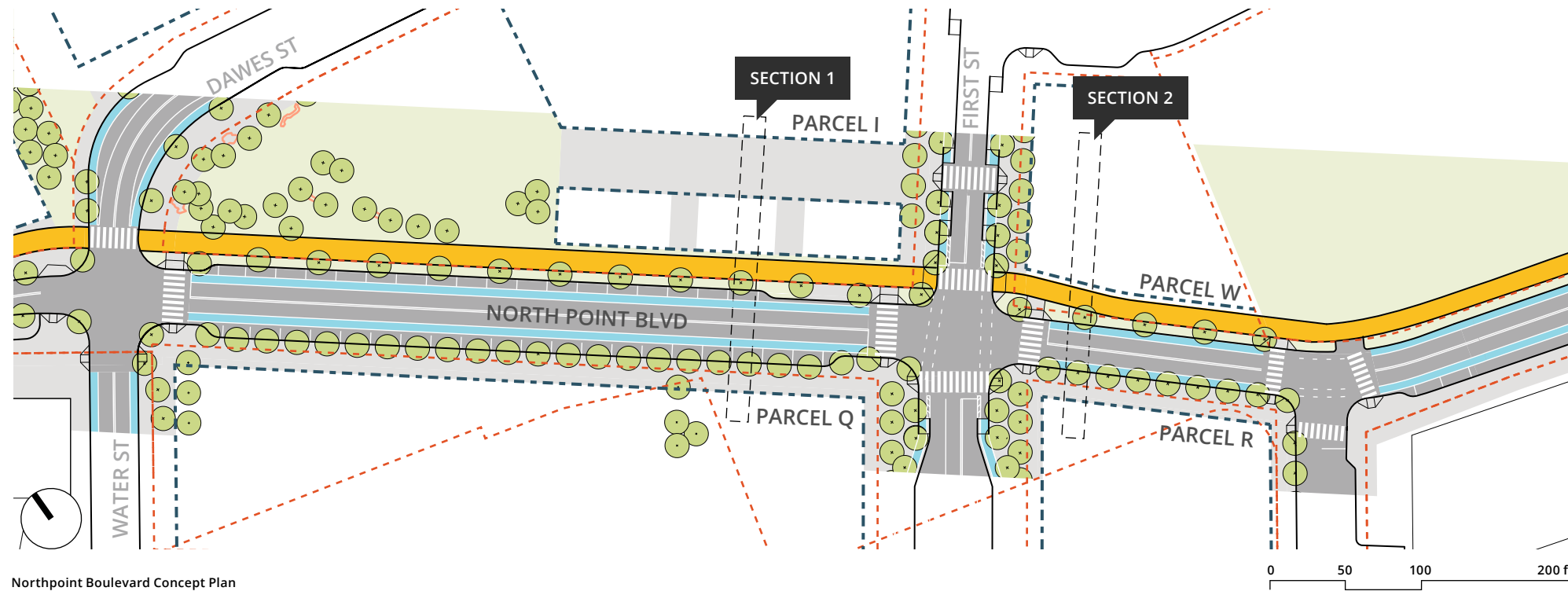
4. Short North Streetscape, Columbus. Image Source: http://www.korda.com/dt_portfolio/short-north-streetscape/

5. A "Green Street" in Denver, Denver. Image Source: <http://www.design.upenn.edu/pennpraxis/action-plan-central-delaware-obj-5-public-access>

6. Alexandria Binney St, Cambridge. Image Source: MVVA Photo.



2.3.2E NORTH POINT BOULEVARD

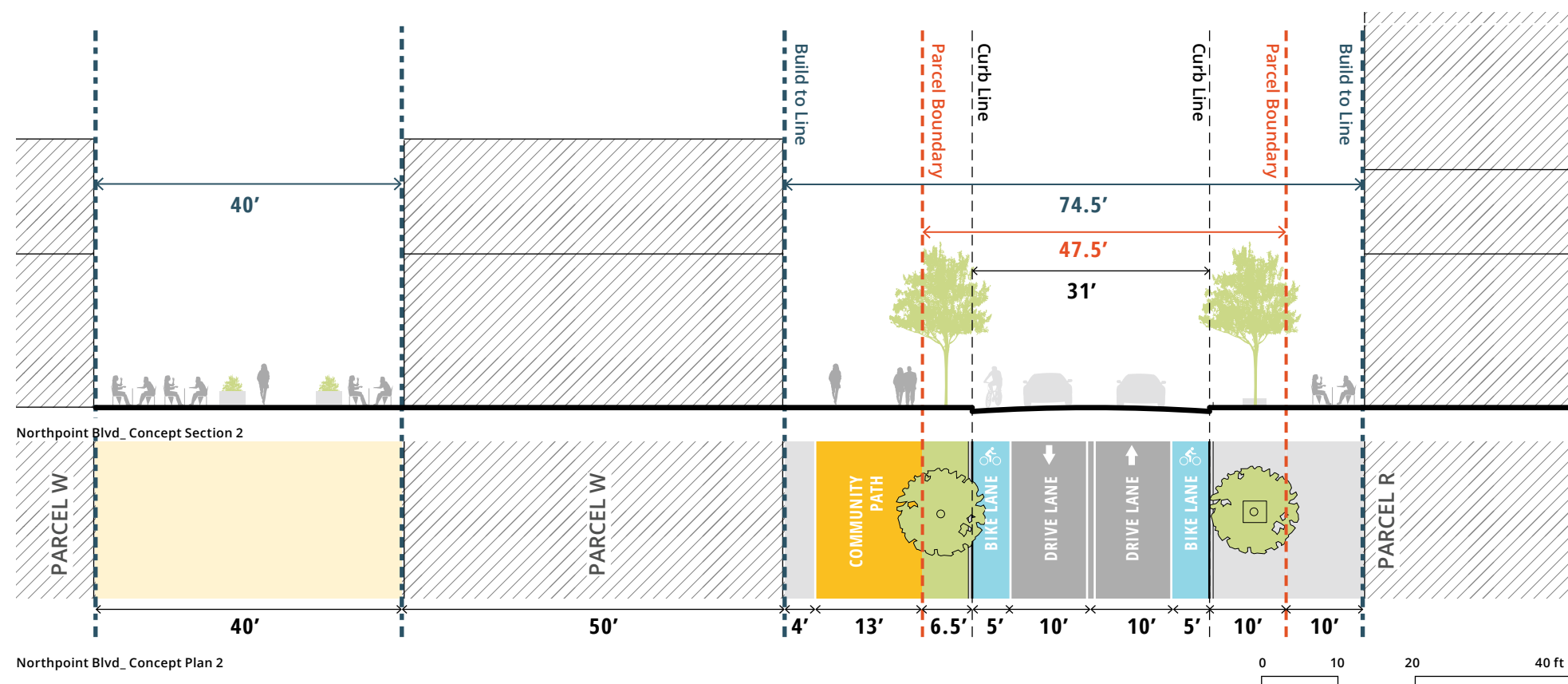
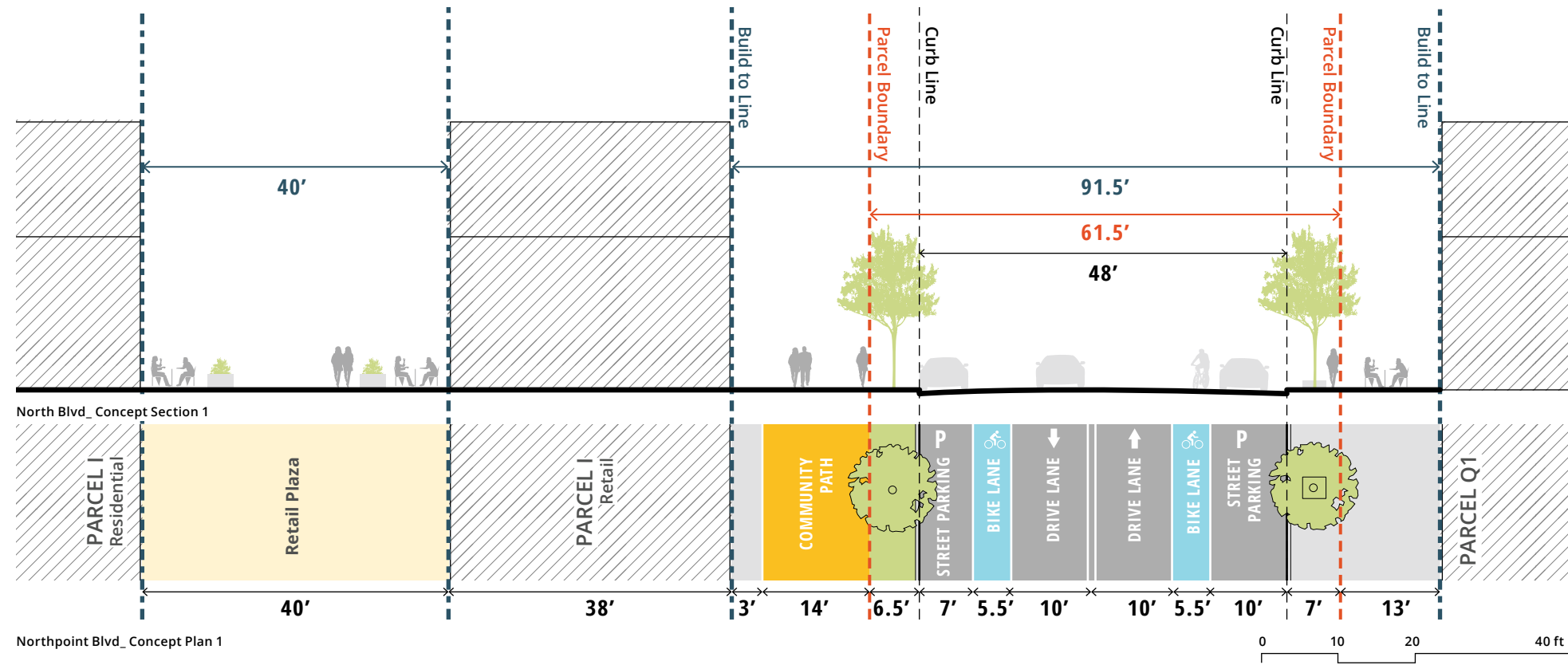


Northpoint Boulevard Concept Plan

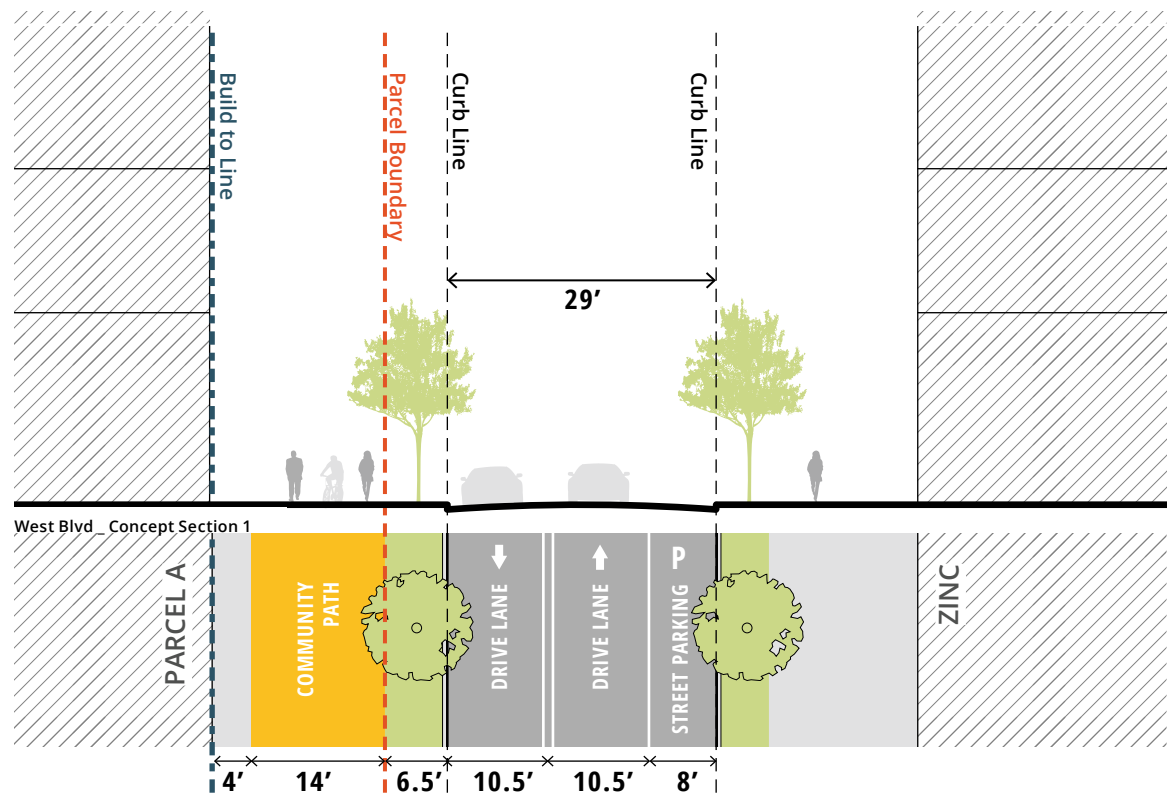
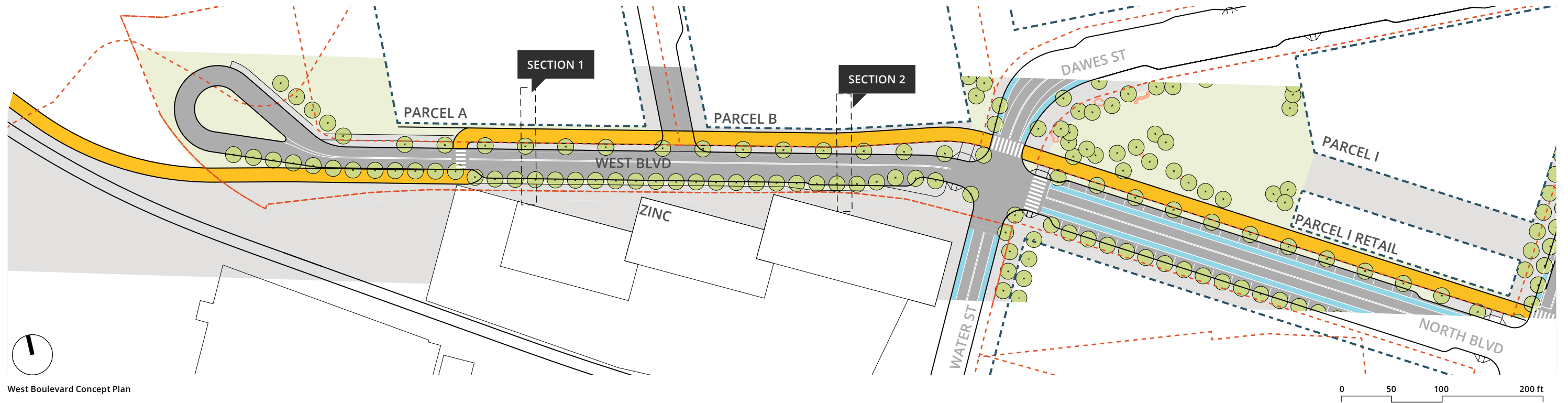


- 1.
2. Bloor Street, Toronto. Image Source: <http://www.deeproot.com/blog/blog-entries/toronto-captures-rain-on-downtown-streetscape-silva-cell-case-study-bloor-street>
3. La Rambla, Barcelona. Image Source: <http://www.gettyimages.com/detail/photo/street-cafe-on-la-rambla-in-barcelona-high-res-stock-photography/557824297>

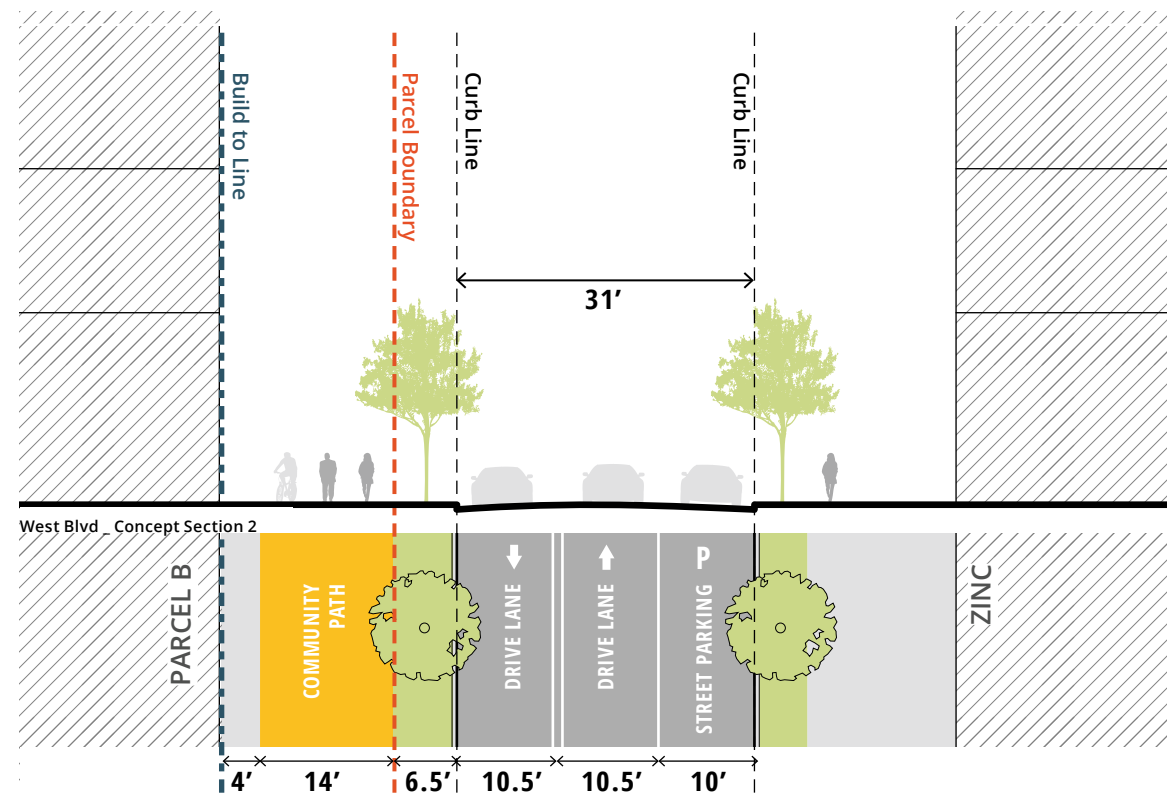
2.3.2F NORTH POINT BOULEVARD SECTIONS



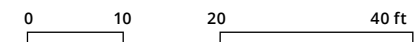
2.3.2G WEST BOULEVARD



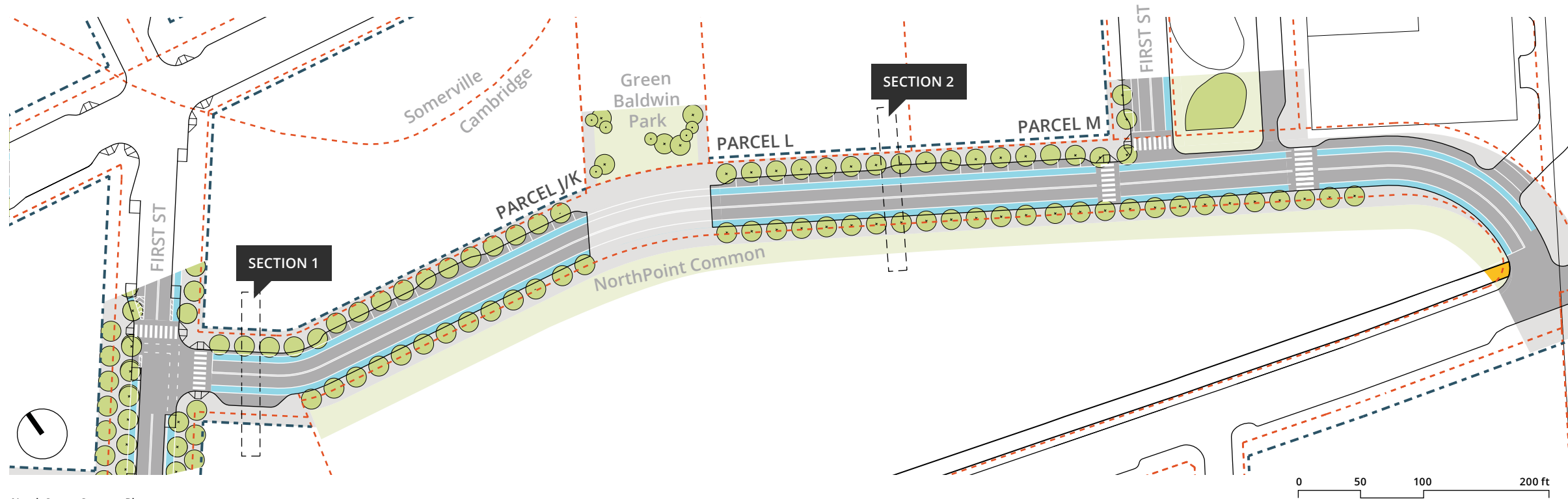
West Blvd _ Concept Plan 1



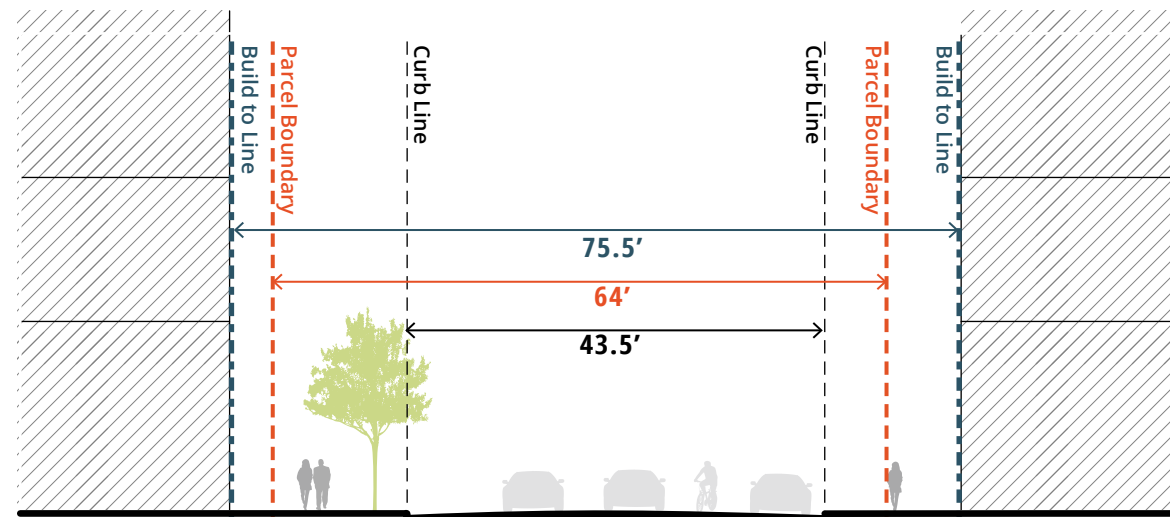
West Blvd _ Concept Plan 2



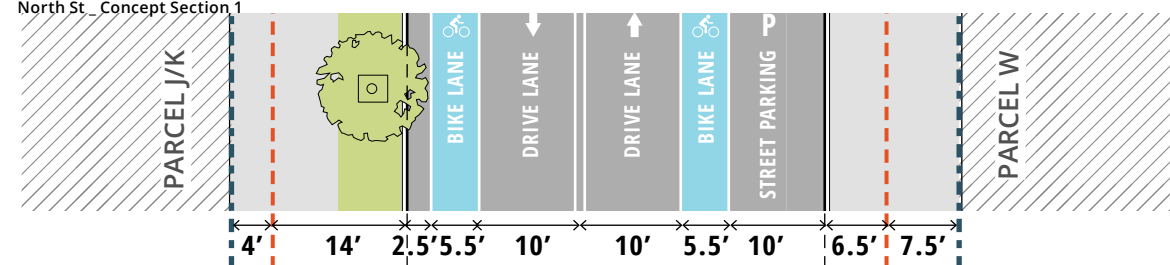
2.3.2H NORTH STREET



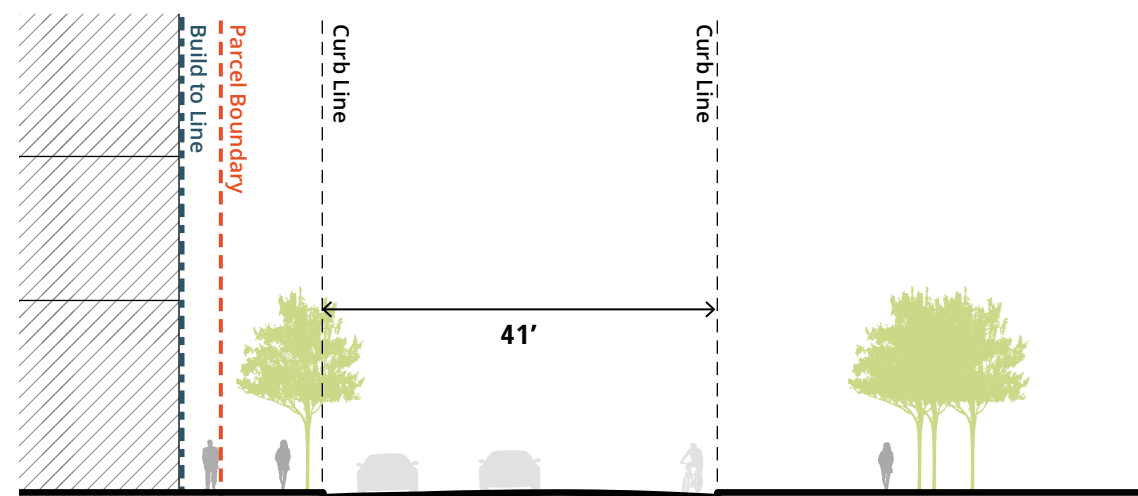
North Street Concept Plan



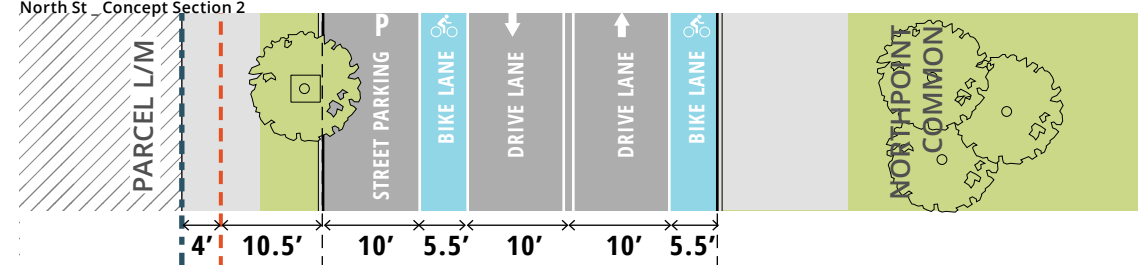
North St_Concept Section 1



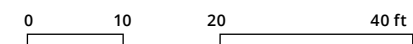
North St_Concept Plan 1



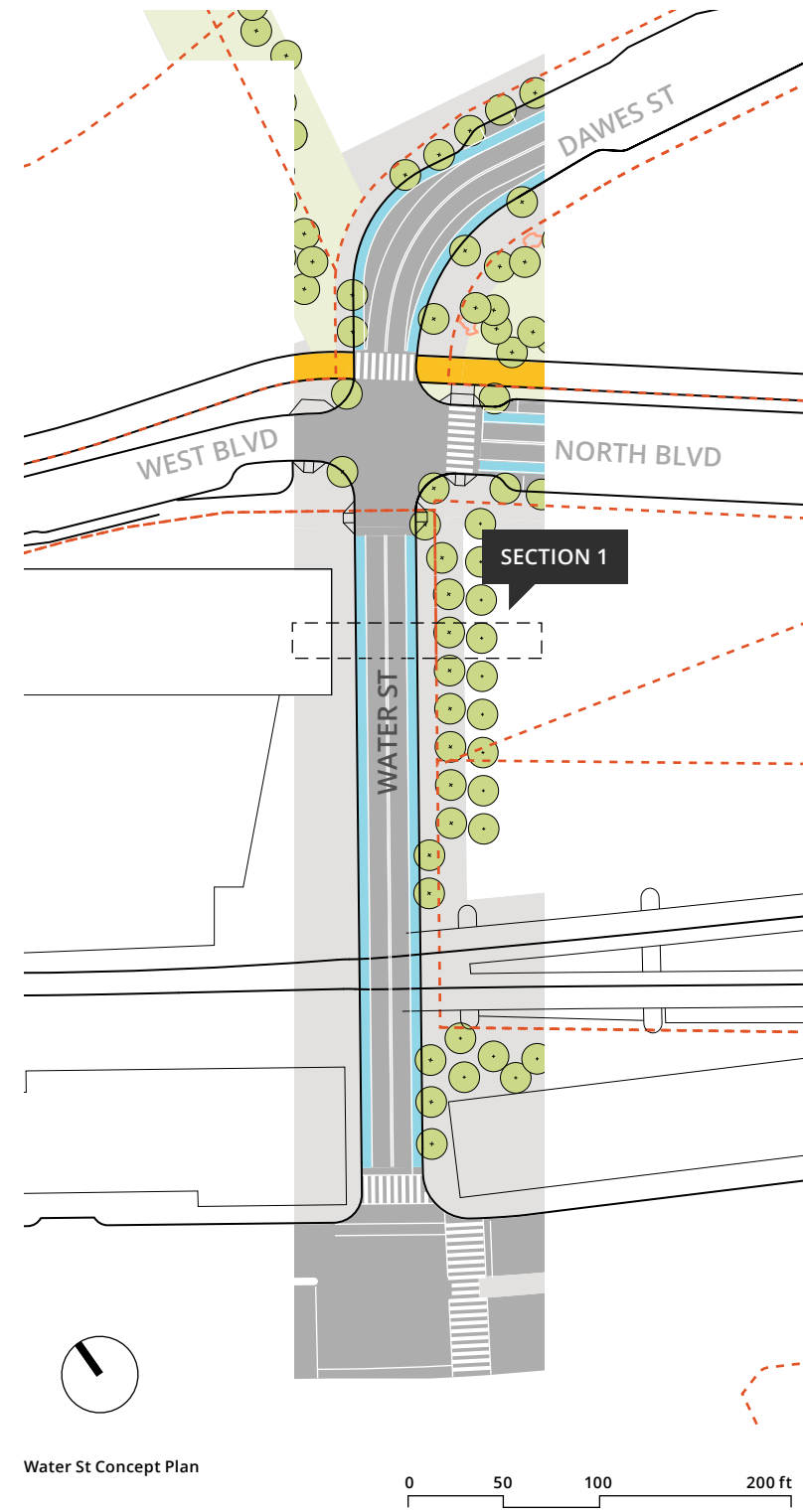
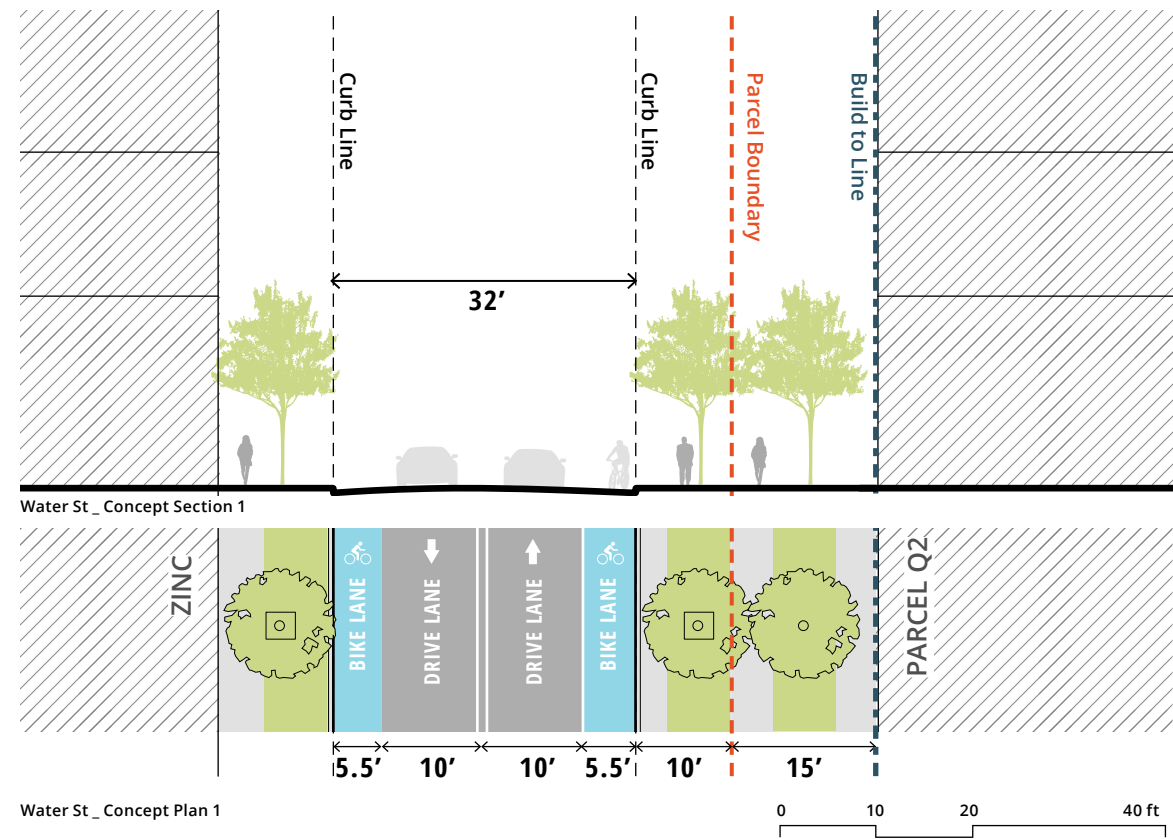
North St_Concept Section 2



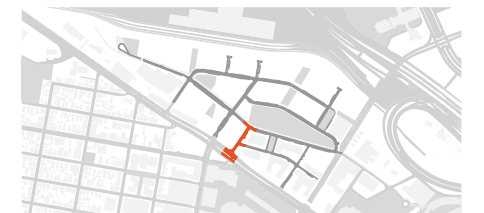
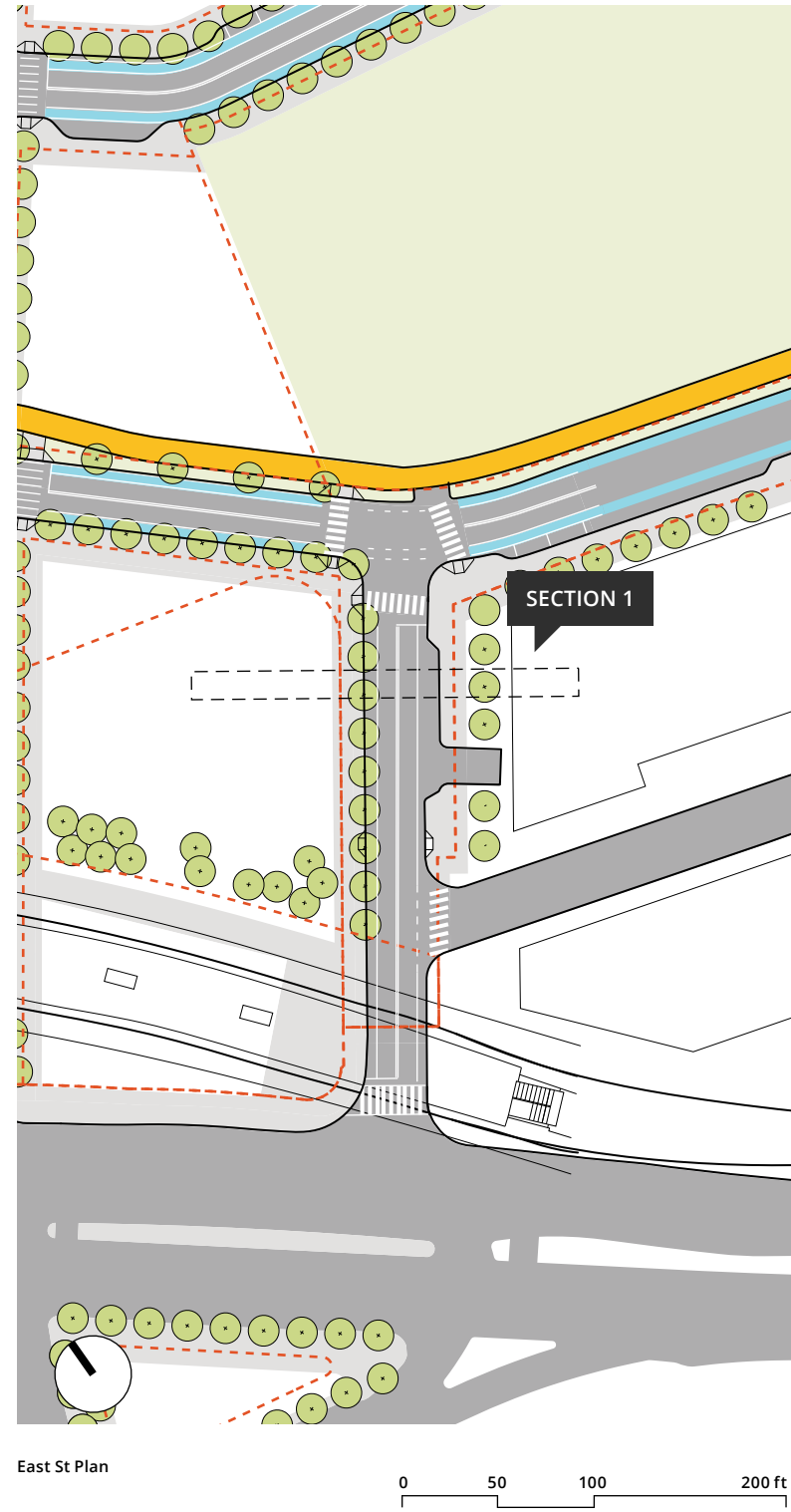
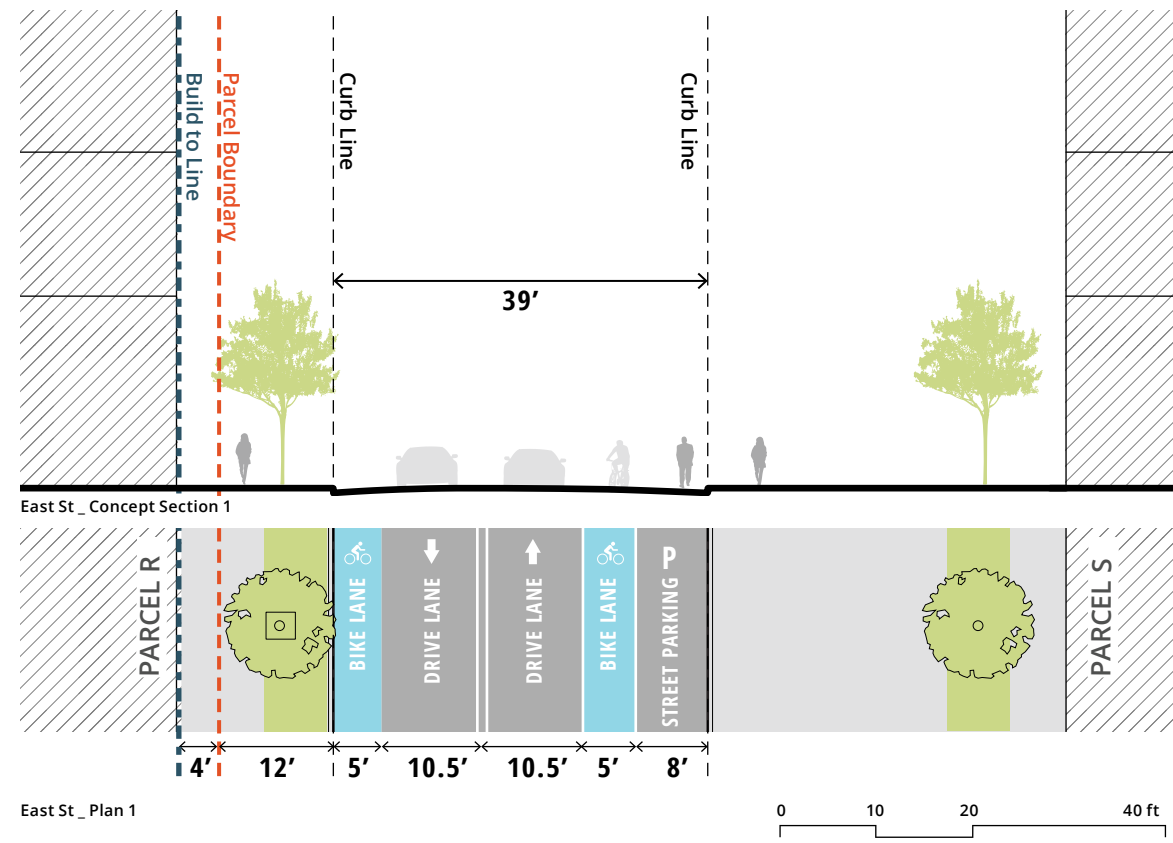
North St_Concept Plan 2



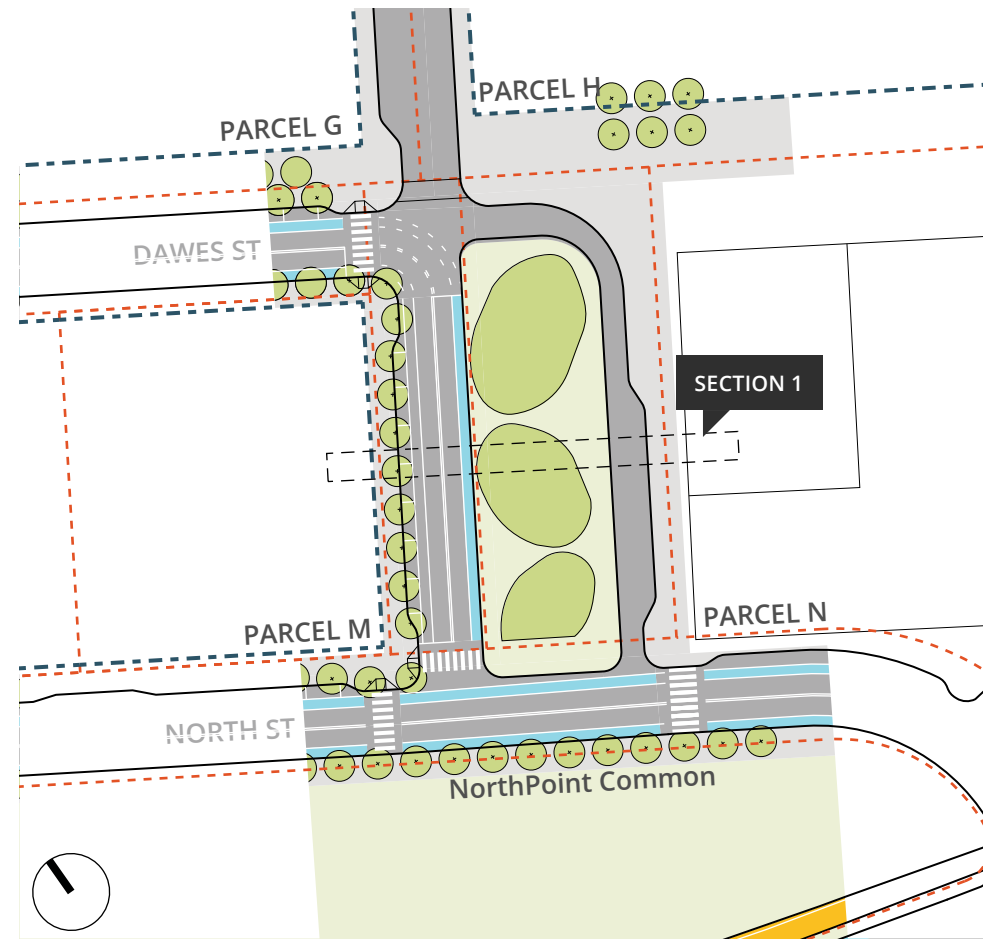
2.3.2I WATER STREET



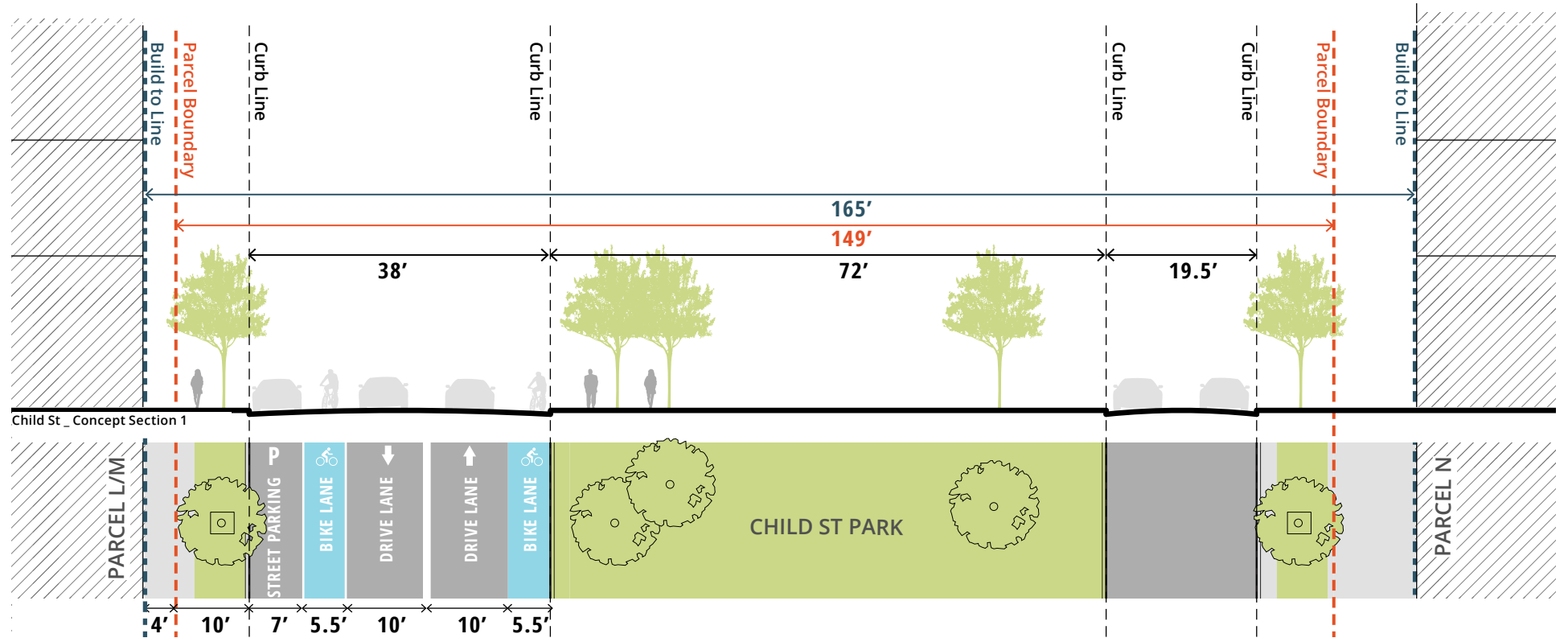
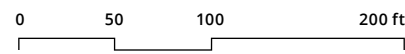
2.3.2J EAST STREET



2.3.2K CHILD STREET

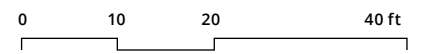


Child St Concept Plan

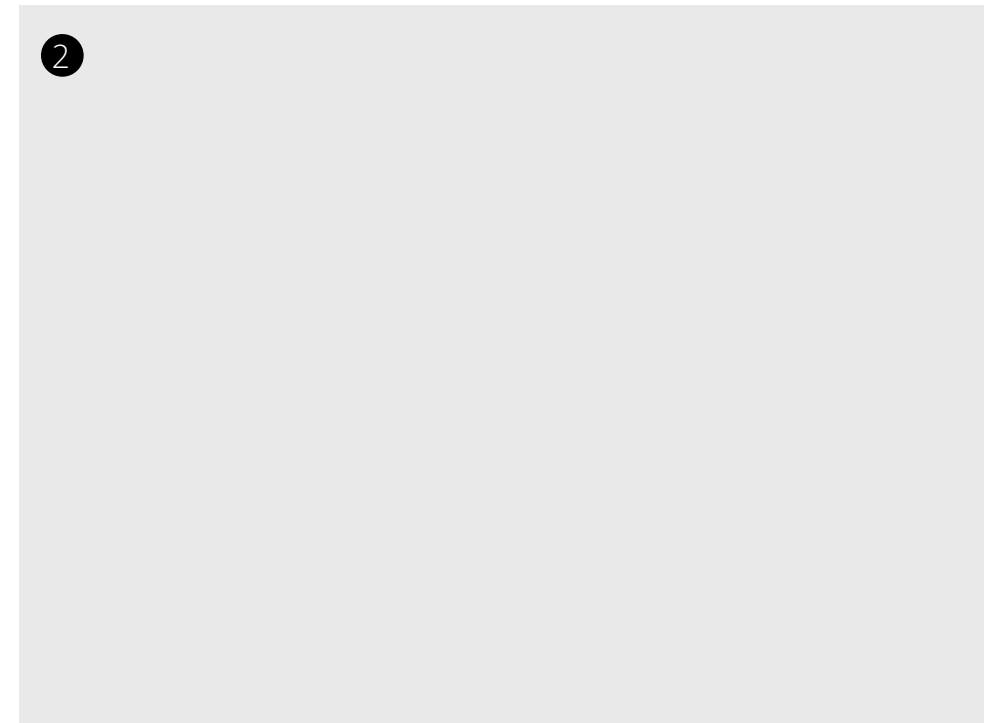
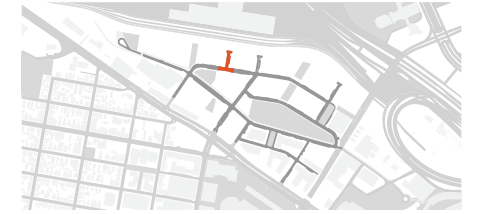
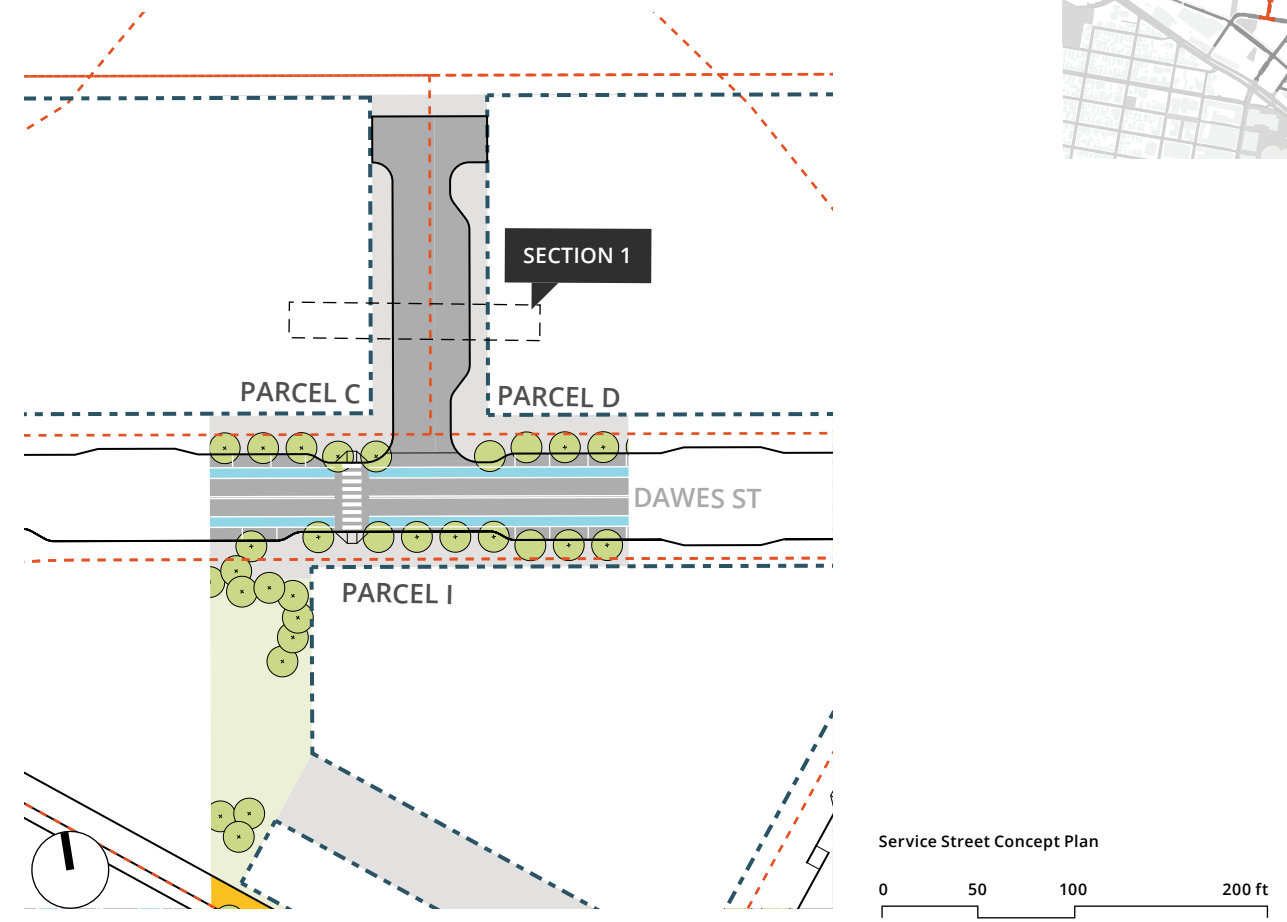
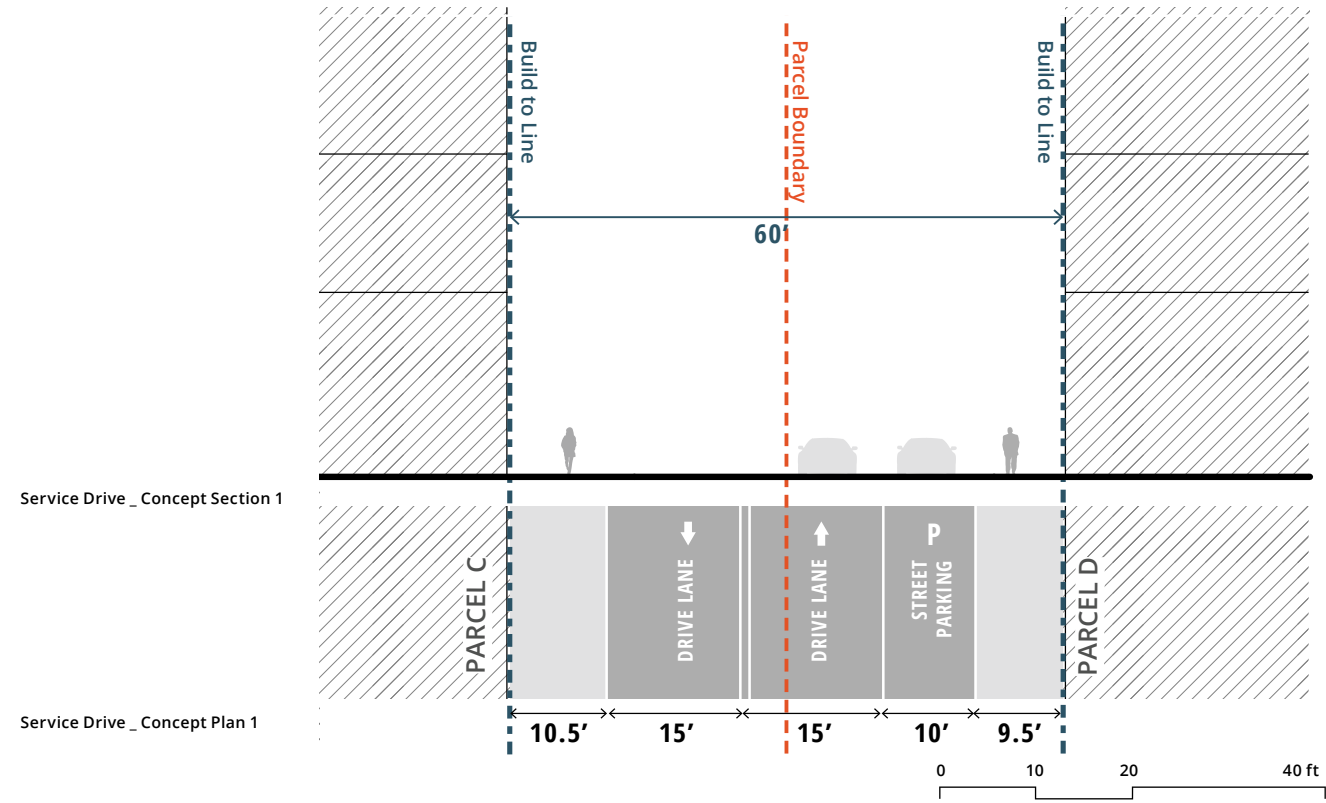


Child St Concept Section 1

Child St Concept Plan 1



2.3.2L SERVICE DRIVES



- 1.
2. Palmer Street in Cambridge. Image Source: City of Cambridge. <http://chi.streetsblog.org/2014/12/01/city-writing-new-rules-of-the-road-to-allow-shared-space-on-argyle-street/>

2.3.2M BALDWIN PARK

