



CAMBRIDGE HISTORICAL COMMISSION

831 Massachusetts Avenue, 2nd Fl., Cambridge, Massachusetts 02139

Telephone: 617 349 4683 TTY: 617 349 6112

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

RECEIVED

JUN 25 2020

CAMBRIDGE HISTORICAL COMMISSION

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: 96 WINTHROP ST. , Cambridge, Massachusetts

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

Tenant Fit up for a new restaurant "The Boiling Crab" in an existing building. Modifications to include interior build-out with associated MEP work.

The proposed exterior work includes:

North Elevation: Install original entrance door (currently being stored in the lower level). Repaint and add new lock hardware to the door and repair 2 balusters on porch. Blade sign to be under separate permit.

West Elevation :New HVAC equipment to replace the existing going on a platform built by Landlord, removed door and opening and match exterior finish.

East Elevation- no change

South Elevation- Remove Grease duct

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: RAJ & RAJ LLC, NEENA'S DESIGN LIGHTING, LTD C/O RAJ DHAND

Mailing Address: 166 Harvard Street Brookline, MA 02446

Telephone/Fax: 617-232-1776

E-mail: raj9634@gmail.com

Signature of Property Owner of Record: *Raj Dhand*
(Required field; application will not be considered complete without property owner's signature)

Name of proponent, if not record owner: Daniel Brennan

Mailing Address: 50 Holt Road, Andover MA 01810

Telephone/Fax: 603-505-5633

E-mail: DPBPERMITS@GMAIL.COM

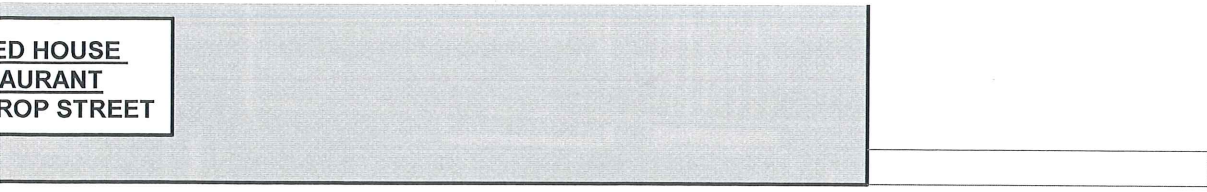
(for office use only):

Date Application Received: _____ Case Number: 4350 Hearing Date: 7/9/2020

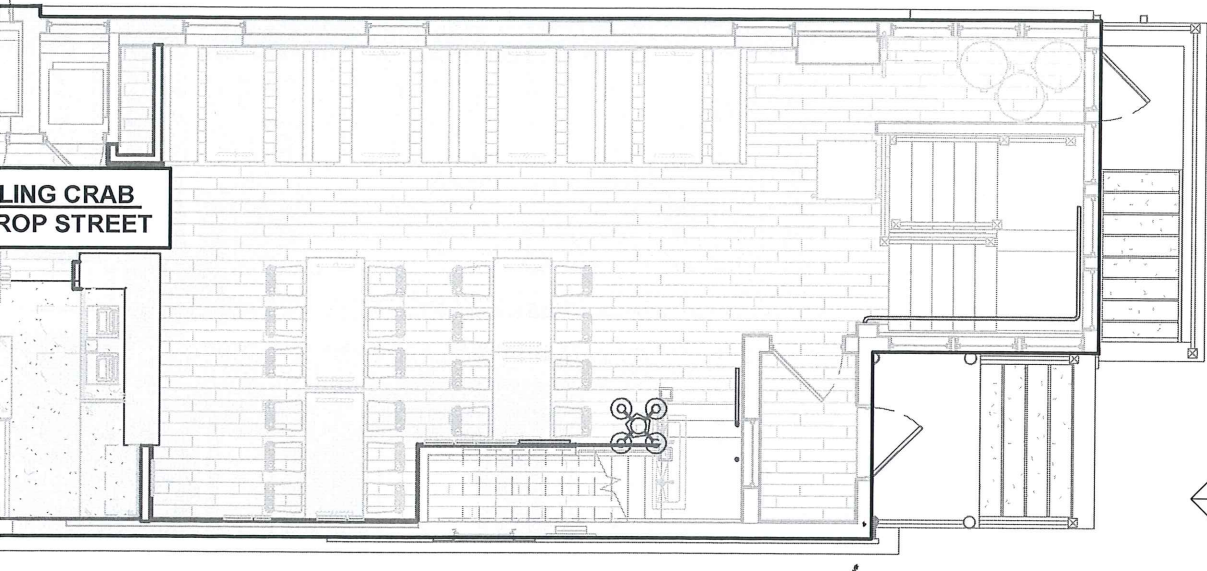
Type of Certificate Issued: _____ Date Issued: _____



ARCHITECTS
FOOD + HOSPITALITY

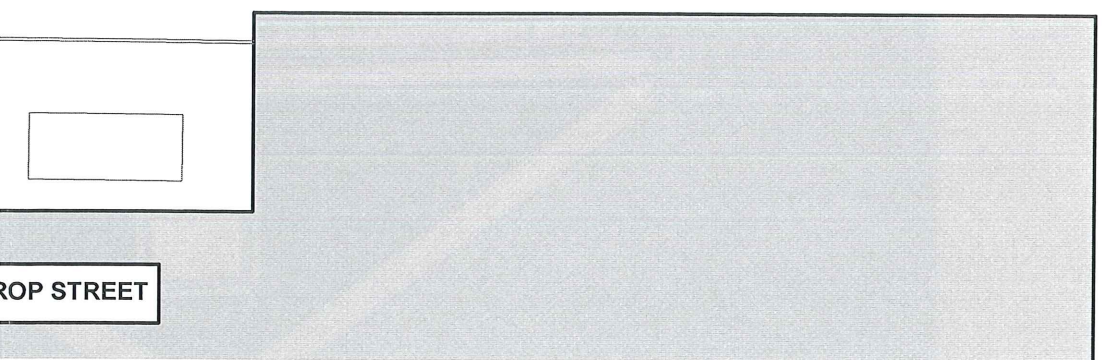
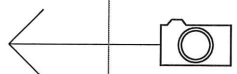


ED HOUSE
AURANT
ROP STREET



LING CRAB
ROP STREET

3D PERSPECTIVE
REFERENCE



ROP STREET

WINTHROP STREET

EQUIPMENT PLATFORM 3D PERSPECTIVE

- ADJACENT BUILDING 57 WINTHROP
- GREASE EXHAUST VERTICAL ROUTING
- MAKEUP AIR UNIT (BEHIND EXHAUST FAN)
- GREASE EXHAUST FAN
- LANDLORD PROVIDED EQUIPMENT PLATFORM
- ALLEY



1 3D- ALLEY VIEW TO EQUIPMENT PLATFORM
SCALE:

THE BOILING CRAB

EXISTING SITE PHOTOS



VIEW IS SOUTH FROM WINTHROP STREET, SERVICE ALLEY IS TO THE LEFT



VIEW OF EXISTING SERVICE ALLEY AND MECHANICAL EQUIPMENT TO BE REMOVED



VIEW OF ADJACENT PROPERTY TO THE EAST, SERVICE ALLEY IS LOCATED TO THE RIGHT



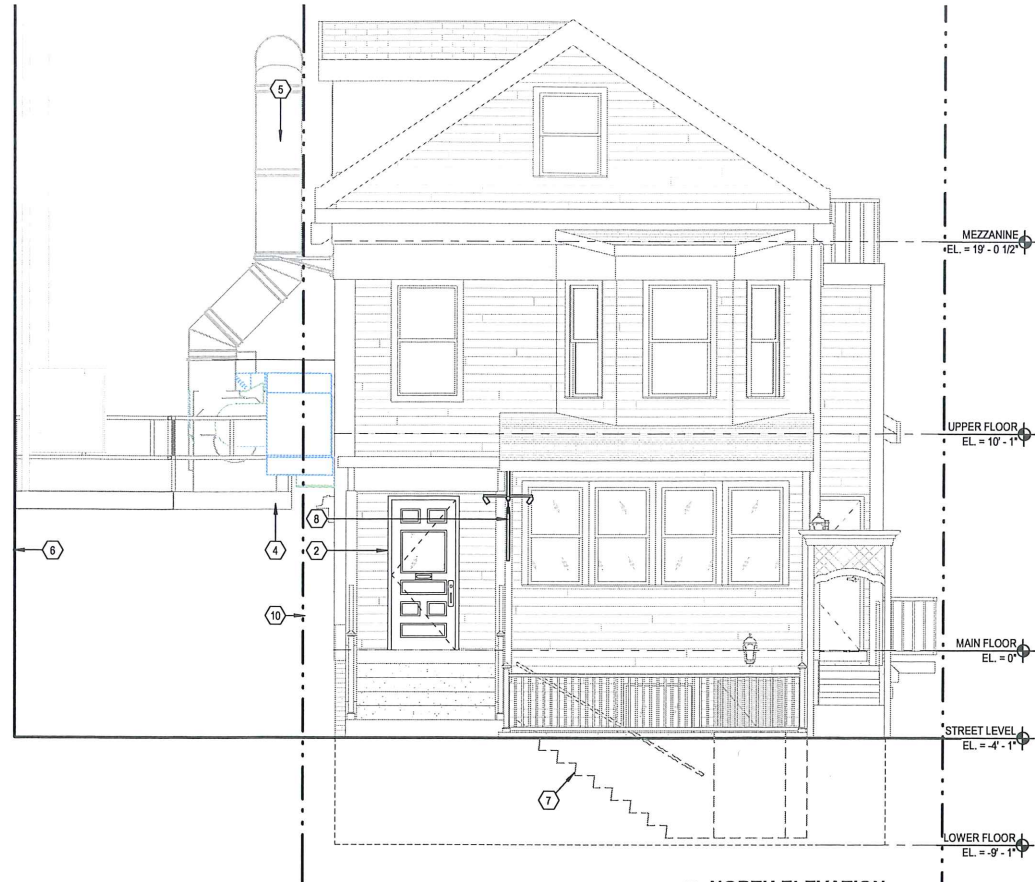
VIEW IS SOUTH FROM WINTHROP STREET



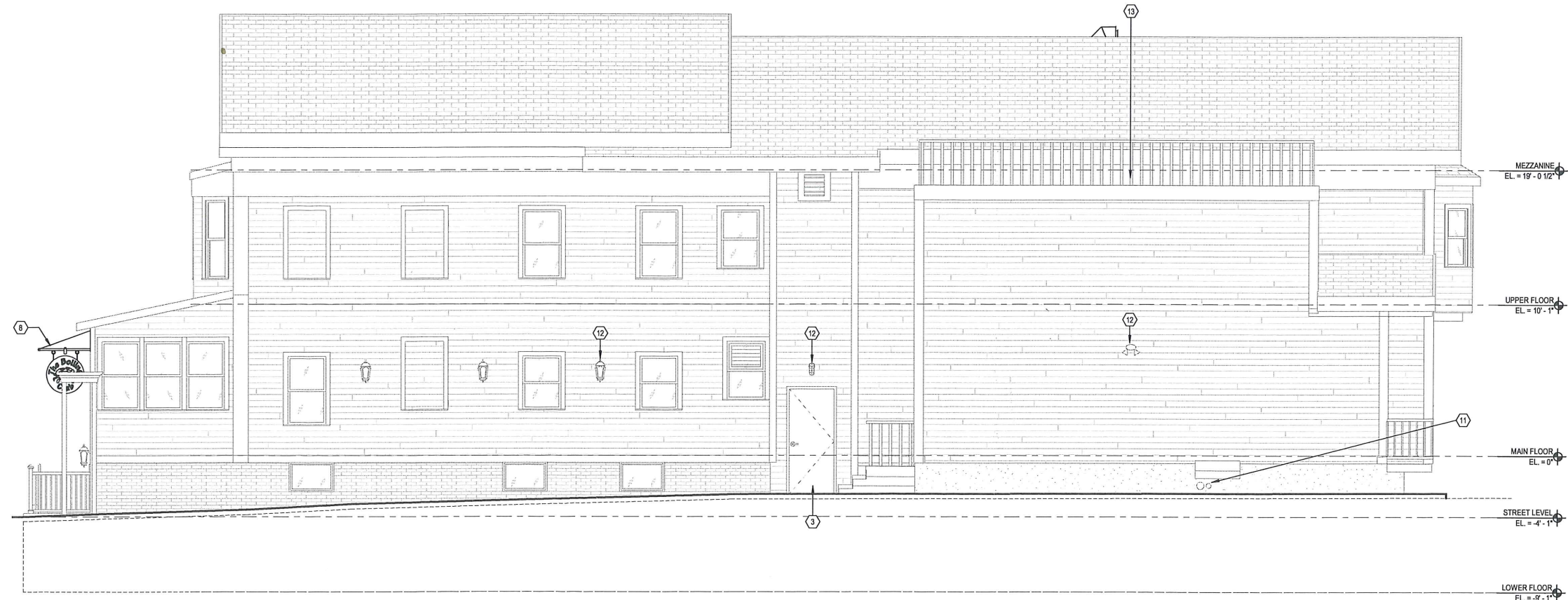
VIEW OF EXISTING MECHANICAL EQUIPMENT TO BE REMOVED



VIEW OF ADJACENT PROPERTY TO THE WEST



2 NORTH ELEVATION
SCALE: 1/4" = 1'-0"



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

GENERAL NOTES

A ALL EXTERIOR SIGNAGE WILL BE A DEFERRED SUBMITTAL BY THE SIGNAGE VENDOR

KEYNOTES

1. PROPERTY LINE
2. GC TO INSTALL EXISTING DOOR CURRENTLY BEING STORED IN LOWER LEVEL. REPAINT AND PROVIDE NEW LOCKSET HARDWARE
3. EXTERIOR ELEVATOR DOOR
4. MECHANICAL EQUIPMENT PLATFORM BY LANDLORD.
5. GREASE EXHAUST DUCT
6. ADJACENT BUILDING
7. STAIRWAY UP FROM LOWER LEVEL BEYOND
8. NEW BOILING CRAB LIGHTED BLADE SIGN, UNDER SEPARATE PERMIT
10. PROPERTY LINE, TYP.
11. WATER HEATER FLUE LOCATION. GC TO VERIFY REQUIREMENTS PER MECHANICAL PLANS
12. EXISTING EXTERIOR LIGHTING TO REMAIN, TYP.
13. PLATFORM FOR HVAC COMPONENTS



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AOR PROJECT #: 080118

ARCHITECT OF RECORD:
HARLAN R. FAUST
ARCHITECT

HARLAN R. FAUST, ARCHITECT
14344 7TH STREET, SUITE 204
OMAHA, NE 68137-2805
402.895.0378
402.895.9561 FAX
www.hfaarchitects.com



PROJECT NAME:
THE BOILING CRAB

PROJECT ADDRESS:
**96 WINTHROP ST.
CAMBRIDGE, MA 02138**

ISSUE RECORD

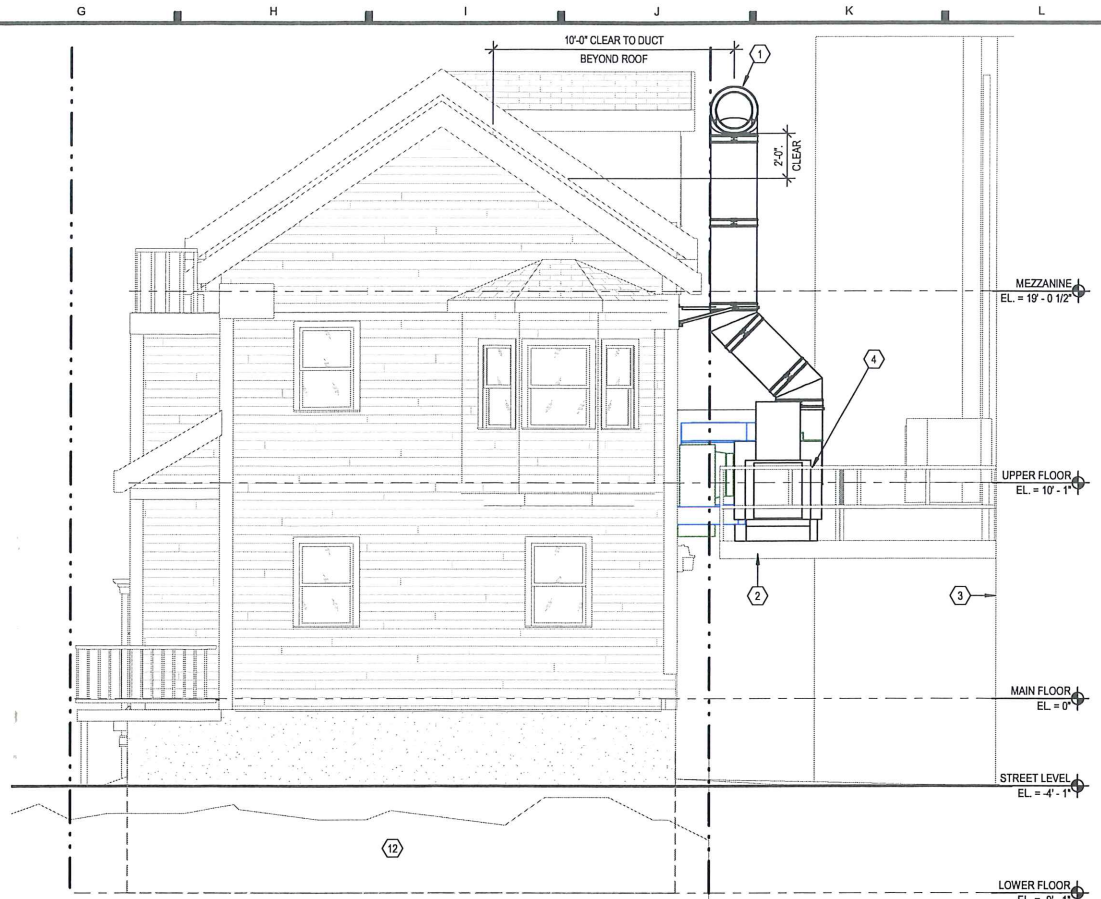
DATE	DESCRIPTION
02/20/2020	LANDLORD REVIEW
03/06/2020	BUILDING PERMIT

REVISIONS

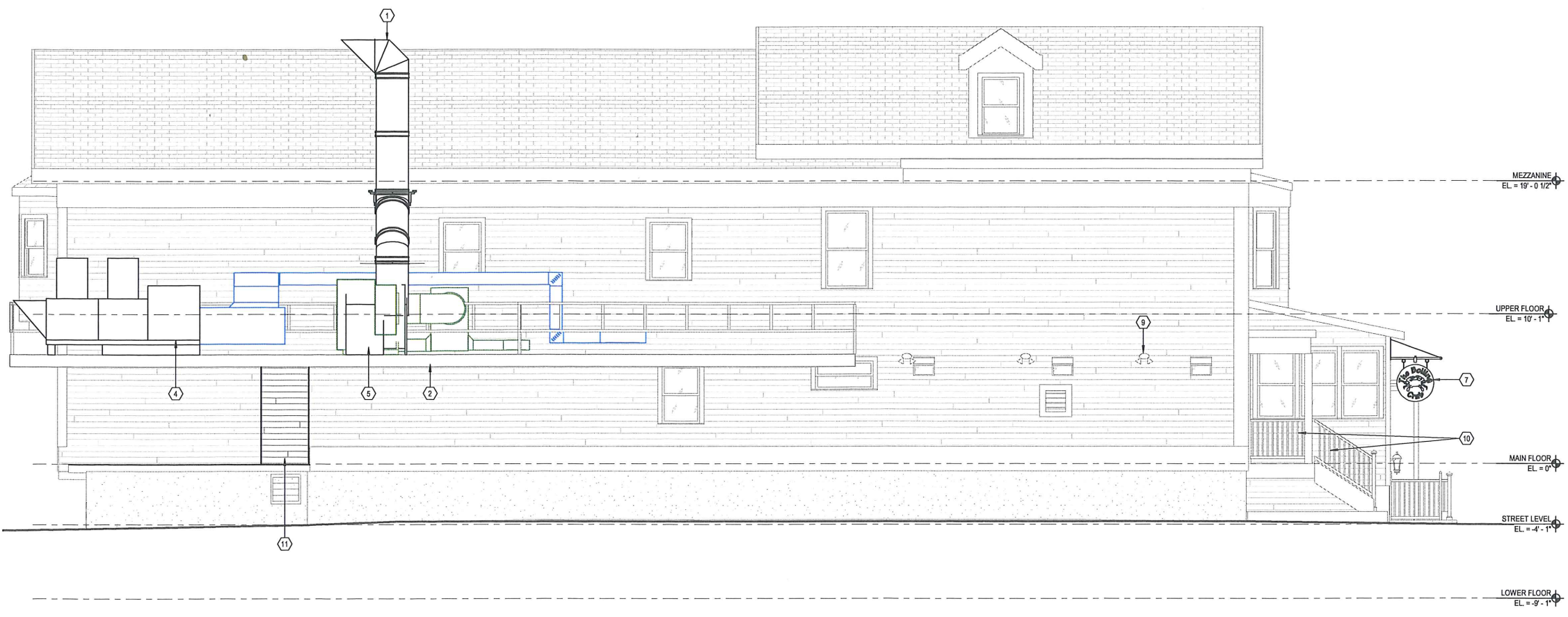
REV.	DATE	DESCRIPTION

EXTERIOR ELEVATIONS

A200



2 SOUTH ELEVATION
SCALE: 1/4" = 1'-0"



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

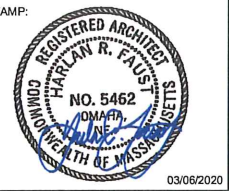
- GENERAL NOTES**
- A ALL EXTERIOR SIGNAGE WILL BE A DEFERRED SUBMITTAL BY THE SIGNAGE VENDOR
- KEYNOTES**
- GREASE EXHAUST DUCT
 - MECHANICAL EQUIPMENT PLATFORM BY LANDLORD
 - ADJACENT BUILDING
 - MAKEUP AIR UNIT
 - GREASE EXHAUST FAN
 - NEW BOILING CRAB LIGHTED BLADE SIGN, UNDER SEPARATE PERMIT
 - EXISTING EXTERIOR LIGHTING TO REMAIN, TYP.
 - REPLACE MISSING BALUSTERS AT EXISTING RAILING.
 - FILL IN WALL AT EXISTING DOOR LOCATION, 2x FRAMING, SHEATHING AND LAP SIDING TO MATCH EXISTING.
 - EXISTING RETAINING WALL. DO NOT DISTURB



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AOR PROJECT #: 080118

ARCHITECT OF RECORD:
HARLAN R. FAUST
ARCHITECT
HARLAN R. FAUST, ARCHITECT
14344 "T" STREET, SUITE 204
OMAHA, NE 68137-2805
402.875.0878
402.875.9561 FAX
www.hraarchitects.com



PROJECT NAME:
THE BOILING CRAB

PROJECT ADDRESS:
**96 WINTHROP ST.
CAMBRIDGE, MA 02138**

ISSUE RECORD

DATE	DESCRIPTION
02/20/2020	LANDLORD REVIEW
03/08/2020	BUILDING PERMIT

REVISIONS

REV.	DATE	DESCRIPTION

EXTERIOR ELEVATIONS

A201