

**TUDOR BUILDING
UNIT 8/9 SOUTH**

34.5 BEACON STREET
Boston, Massachusetts

Beacon Hill Architectural Commission Presentation
16 November 2017



SITE LOCATION



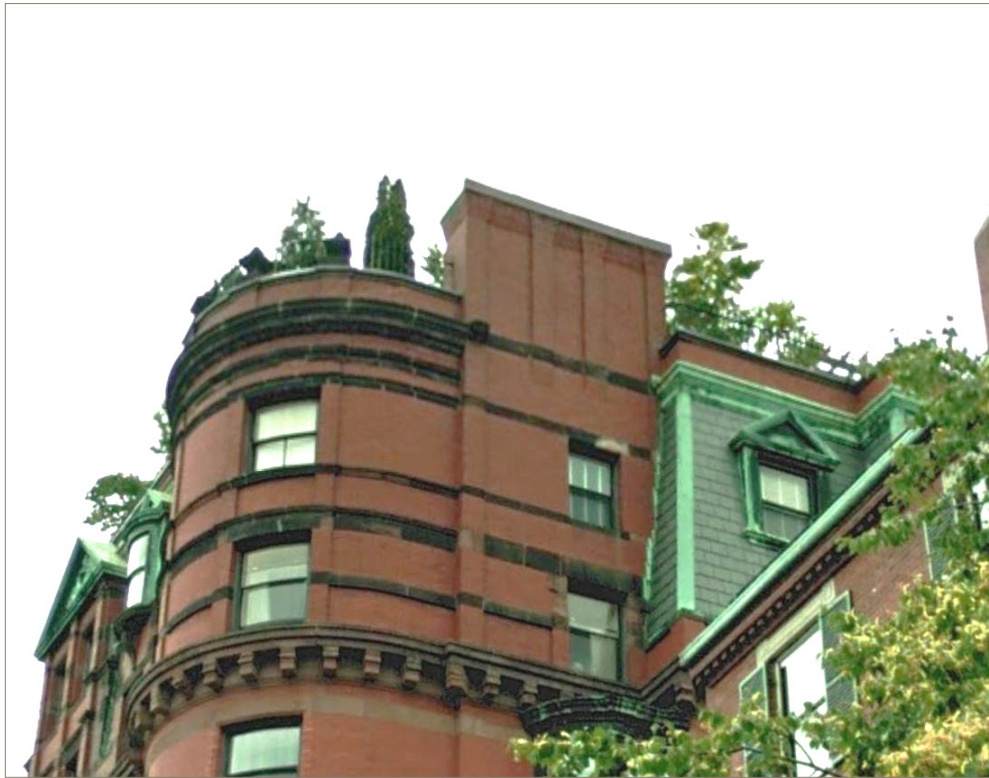
BUILDING IMAGES



BEACON HILL CONTEXT + VIEWS FROM ROOF DECK



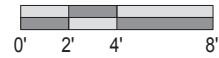
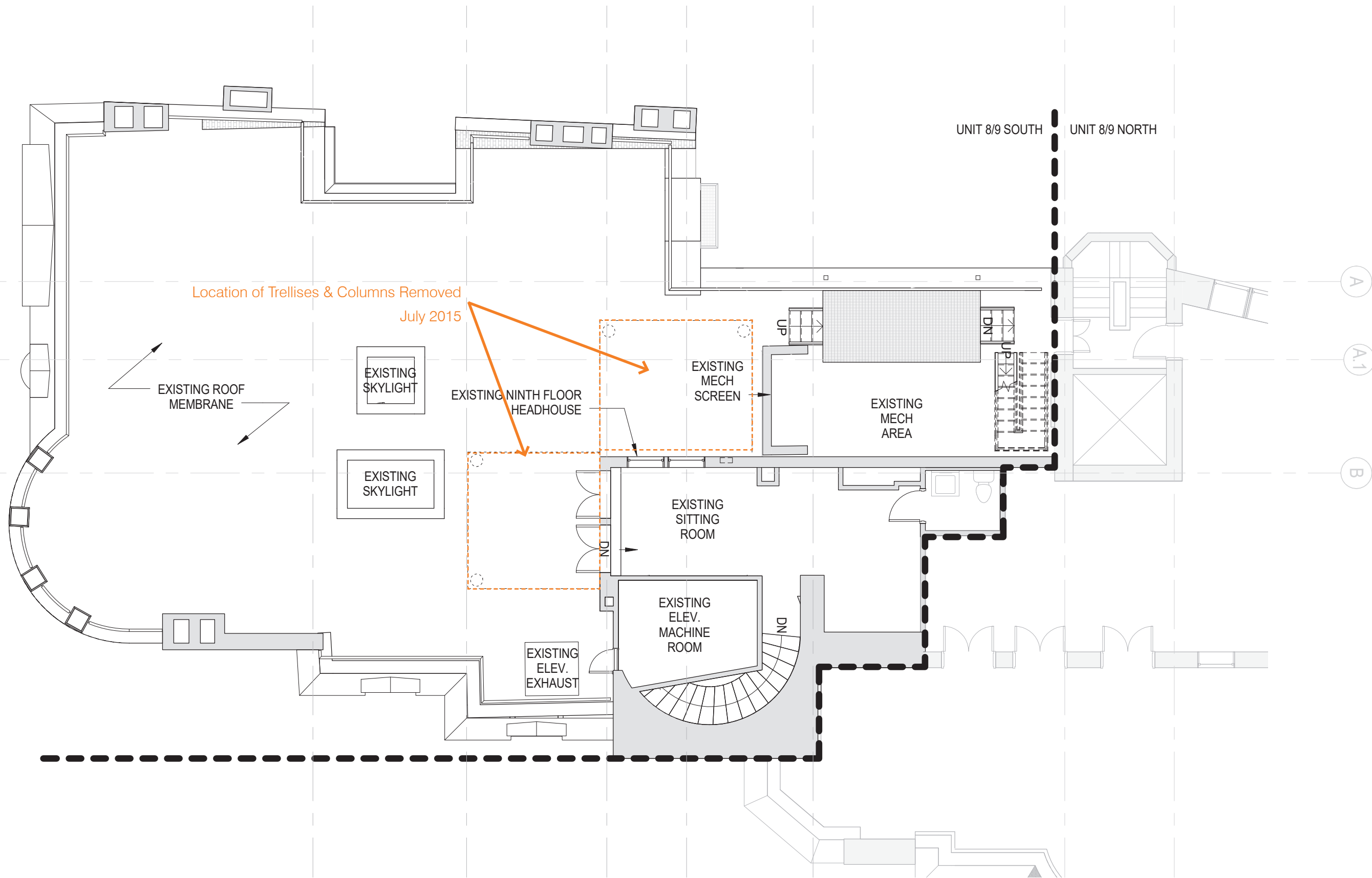
VIEWS TO UNIT 8/9 SOUTH ROOFTOP FROM SURROUNDING STREETS



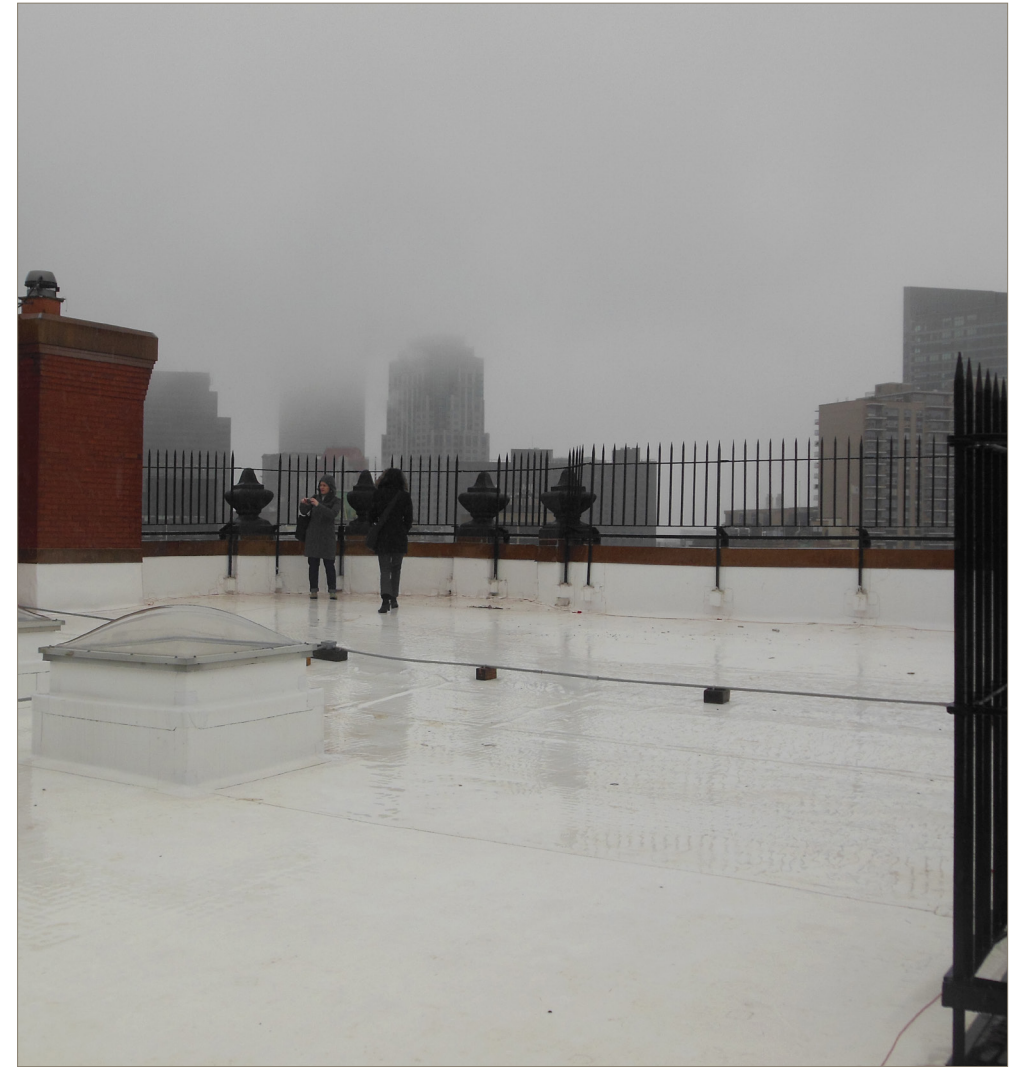
*TRELLISES REMOVED IN JULY 2015 WITH BHAC APPROVAL FOR ROOF REPLACEMENT

***EXISTING NINTH FLOOR WITH EXISTING TRELLISES**

JULY 2015

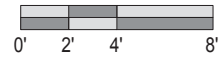
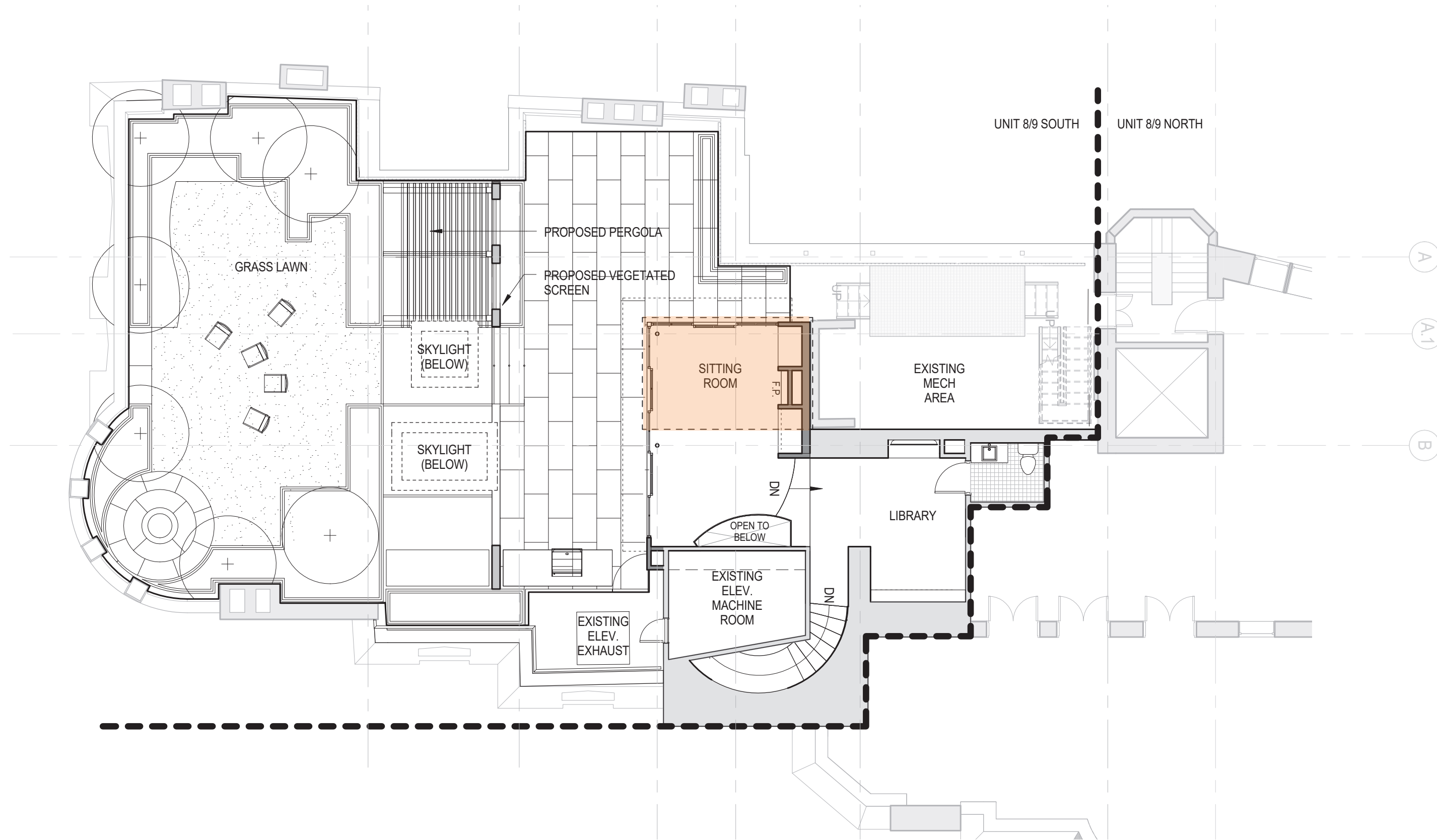


EXISTING NINTH FLOOR PLAN
CURRENT



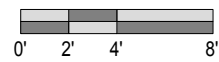
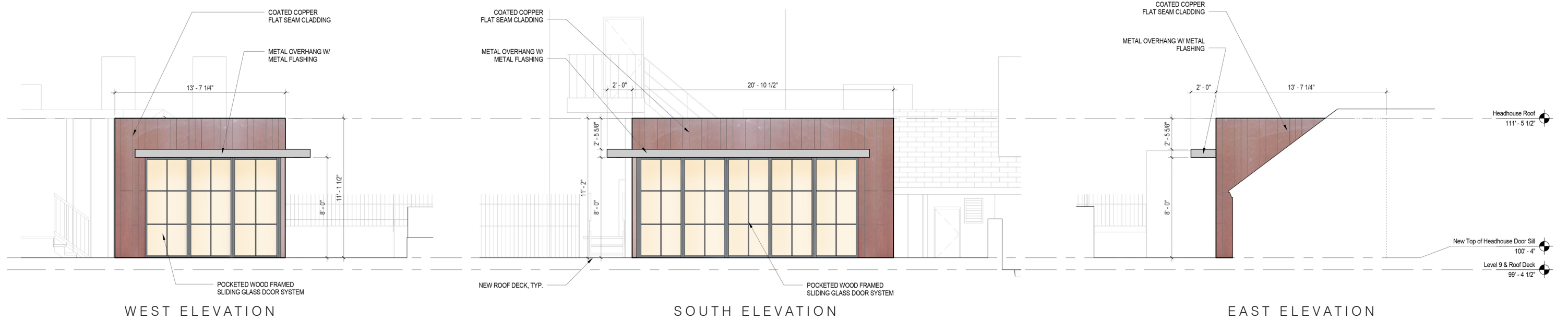
EXISTING NINTH FLOOR WITH TRELLISES REMOVED & NEW ROOF MEMBRANE

LATE 2015/MARCH 2016



PROPOSED NINTH FLOOR PLAN

NEW ADDITION TO UNIT 8/9 SOUTH



PROPOSED ADDITION ELEVATIONS



EXISTING WITHOUT MOCK-UP
FROM DOWNTOWN CROSSING



MOCK-UP FROM DOWNTOWN CROSSING



MOCK-UP FROM BEACON STREET



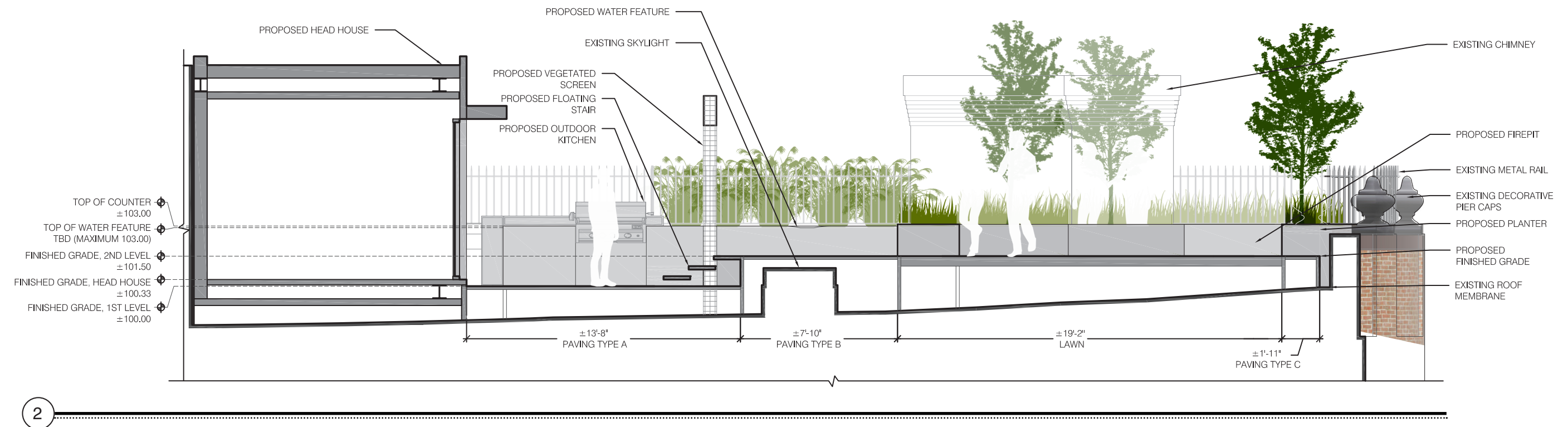
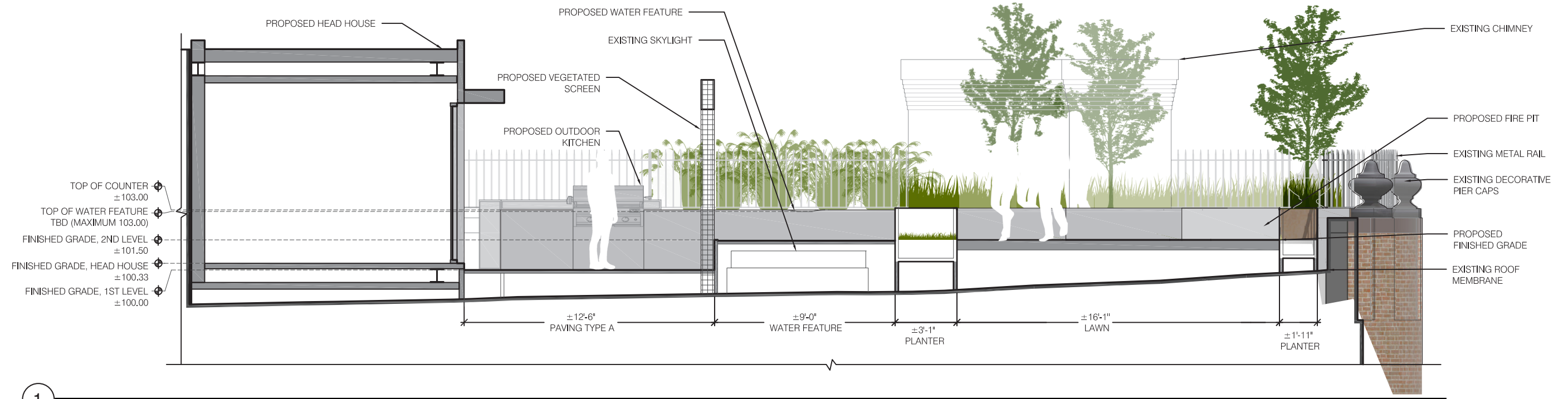
MOCK-UP FROM BOSTON COMMON



MOCK-UP FROM BOSTON COMMON

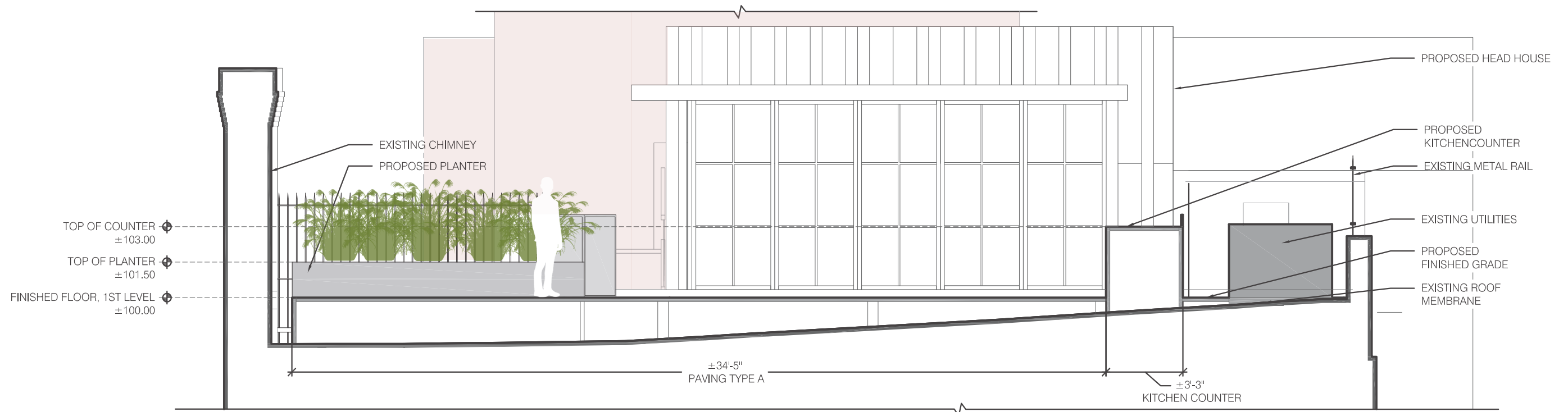
MOCK-UP

— EDGE OF STRUCTURE

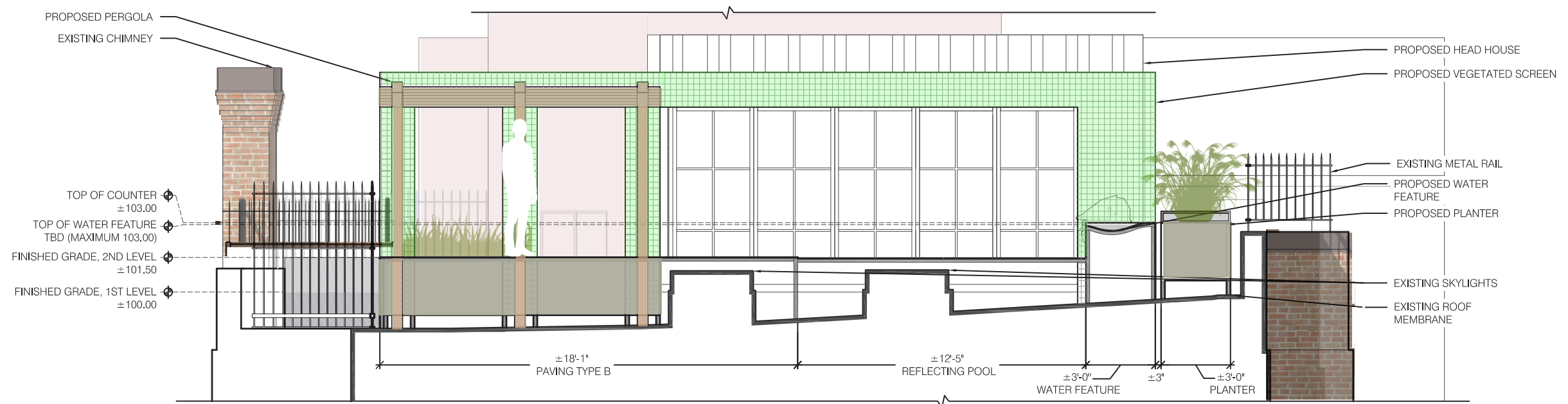


LANDSCAPE SCHEMATIC SECTION-ELEVATIONS

SCALE: 3/16" = 1'-0"



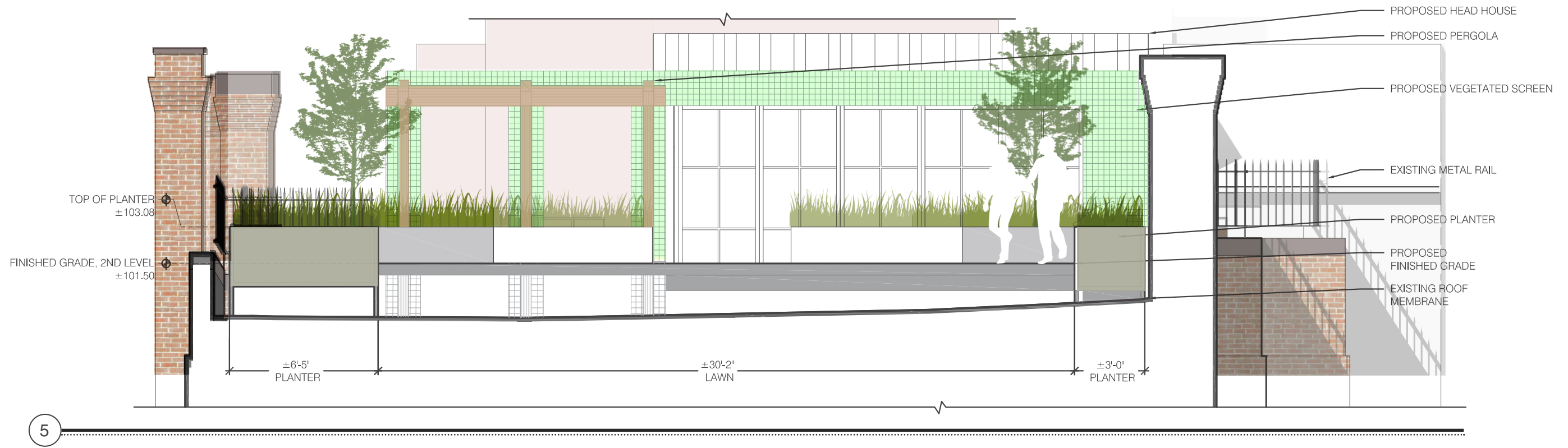
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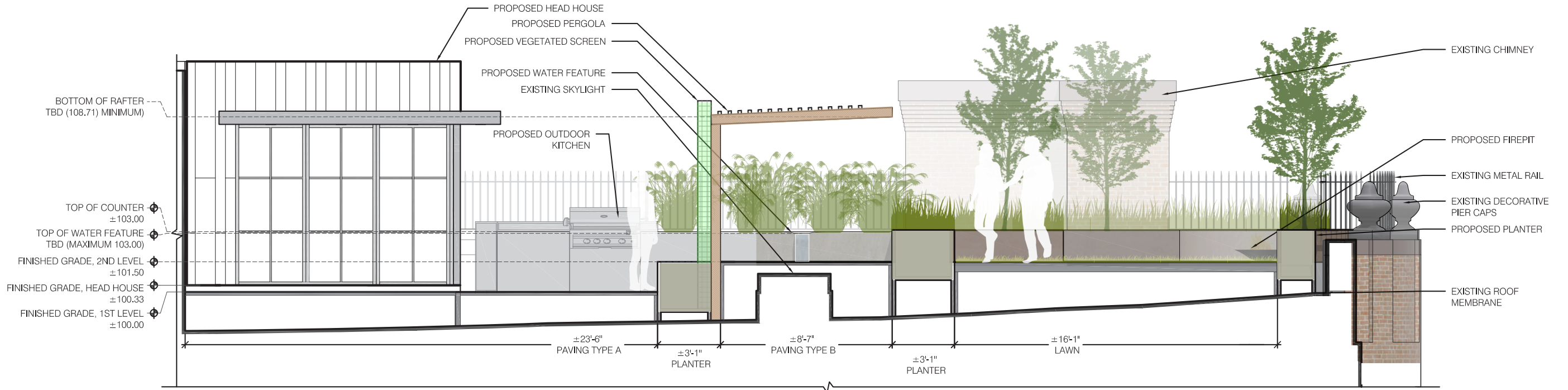
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LANDSCAPE SCHEMATIC SECTION-ELEVATIONS

SCALE: 3/16" = 1'-0"



5



6

LANDSCAPE SCHEMATIC SECTION-ELEVATIONS

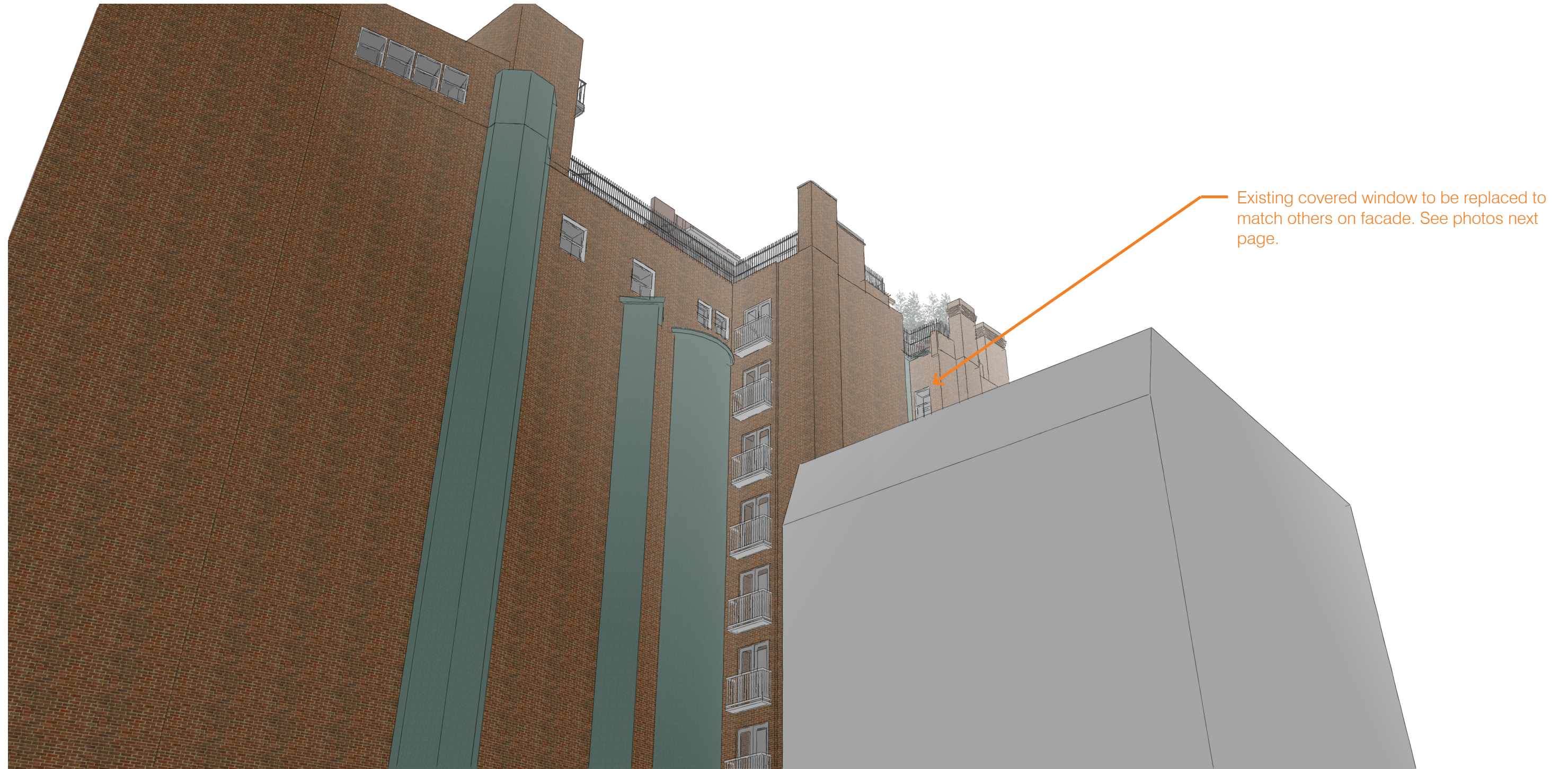
SCALE: 3/16" = 1'-0"



BIRDS-EYE VIEW FROM SOUTH-WEST



BIRDS-EYE VIEW FROM SOUTH



Existing covered window to be replaced to match others on facade. See photos next page.

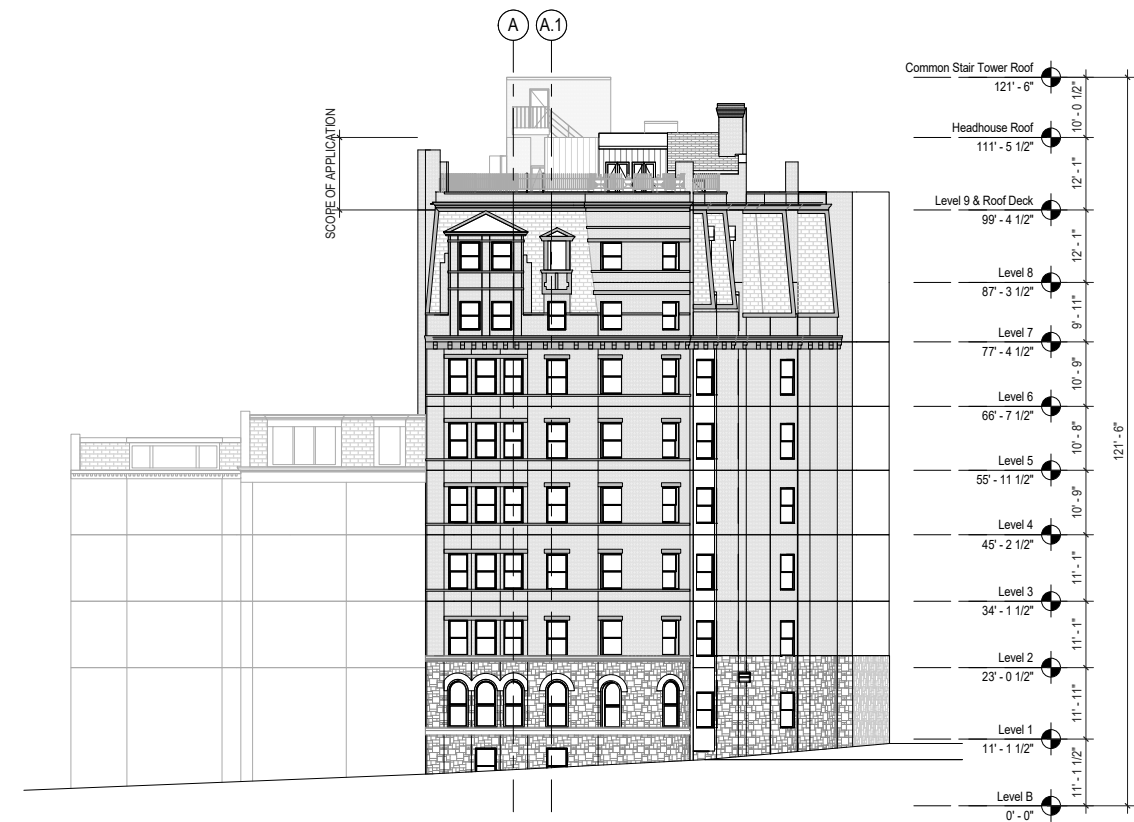
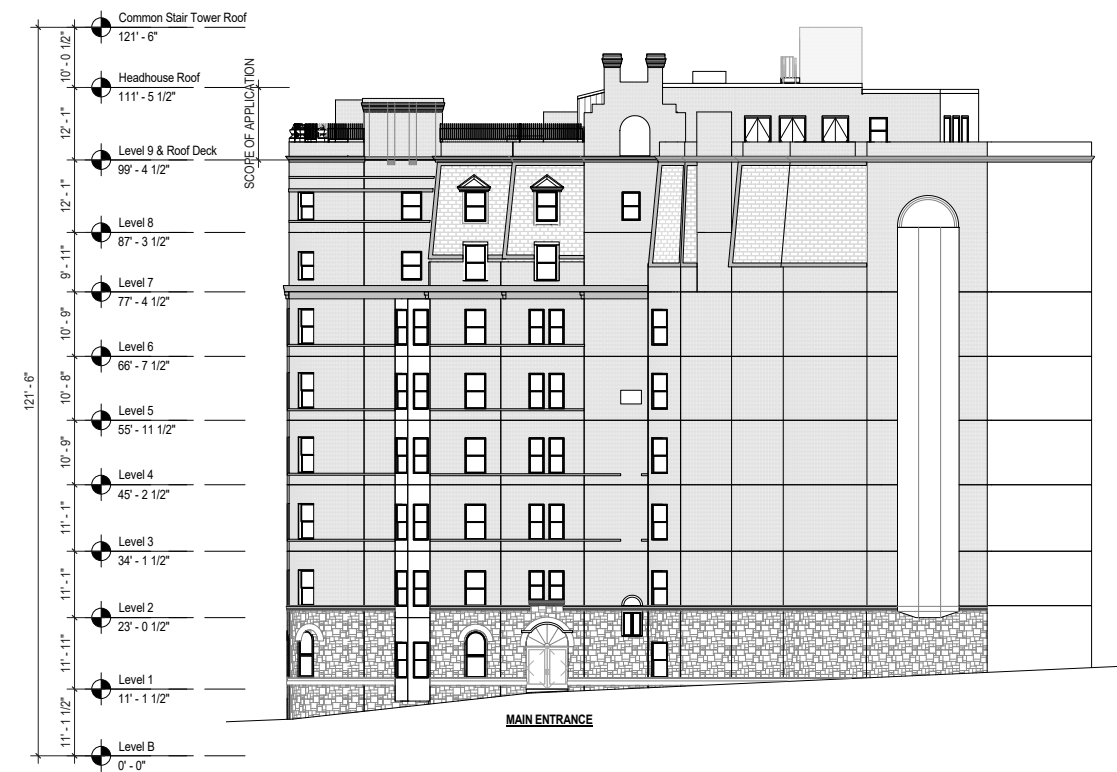
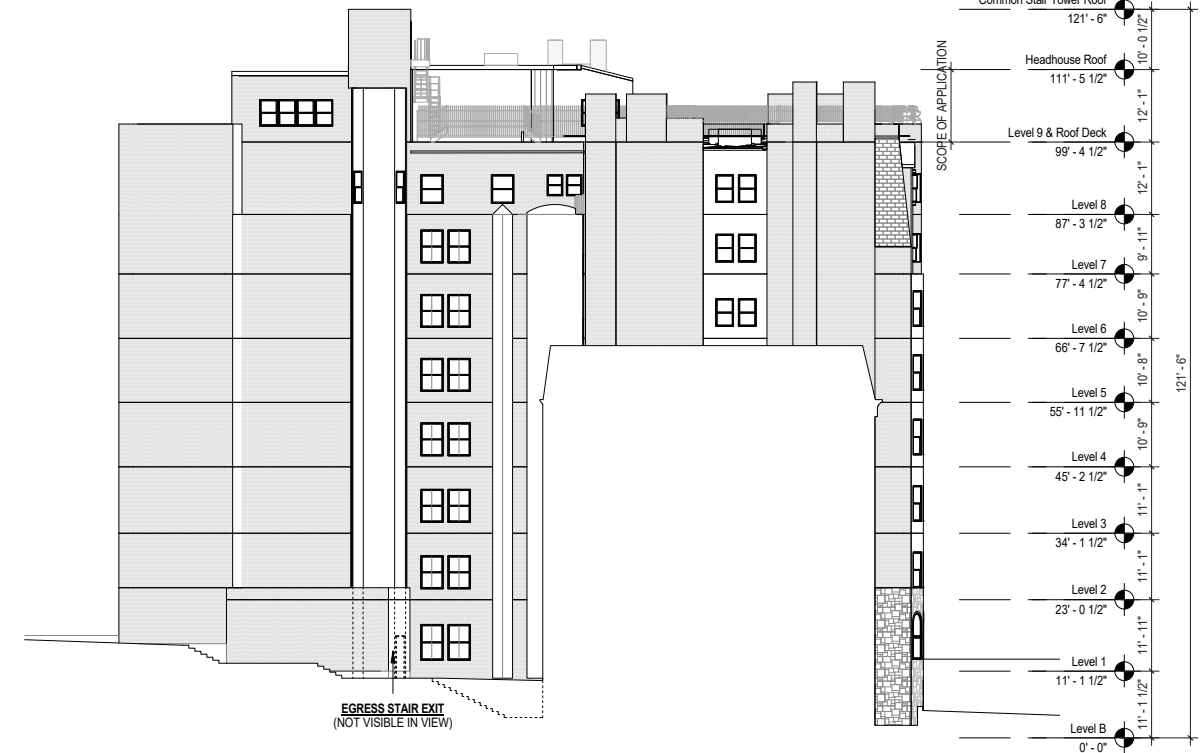
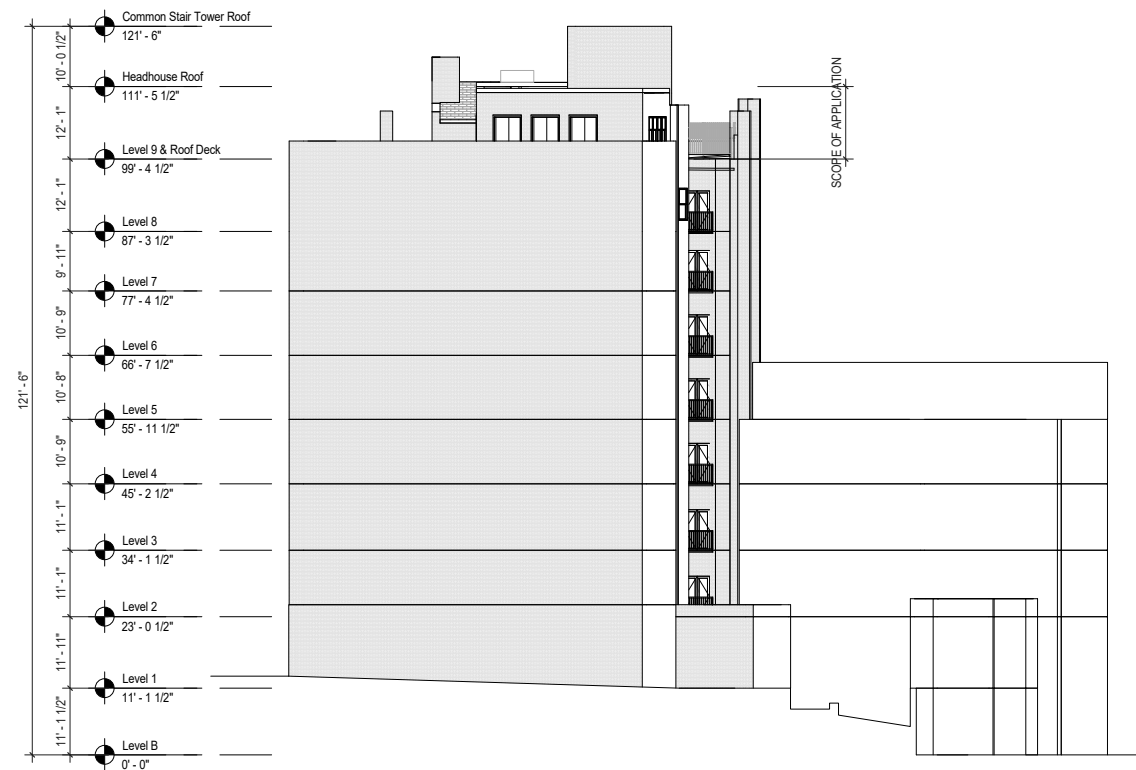
BIRDS-EYE VIEW FROM NORTH-WEST

+ 8TH FLOOR | EXISTING COVERED WINDOW TO BE REPLACED

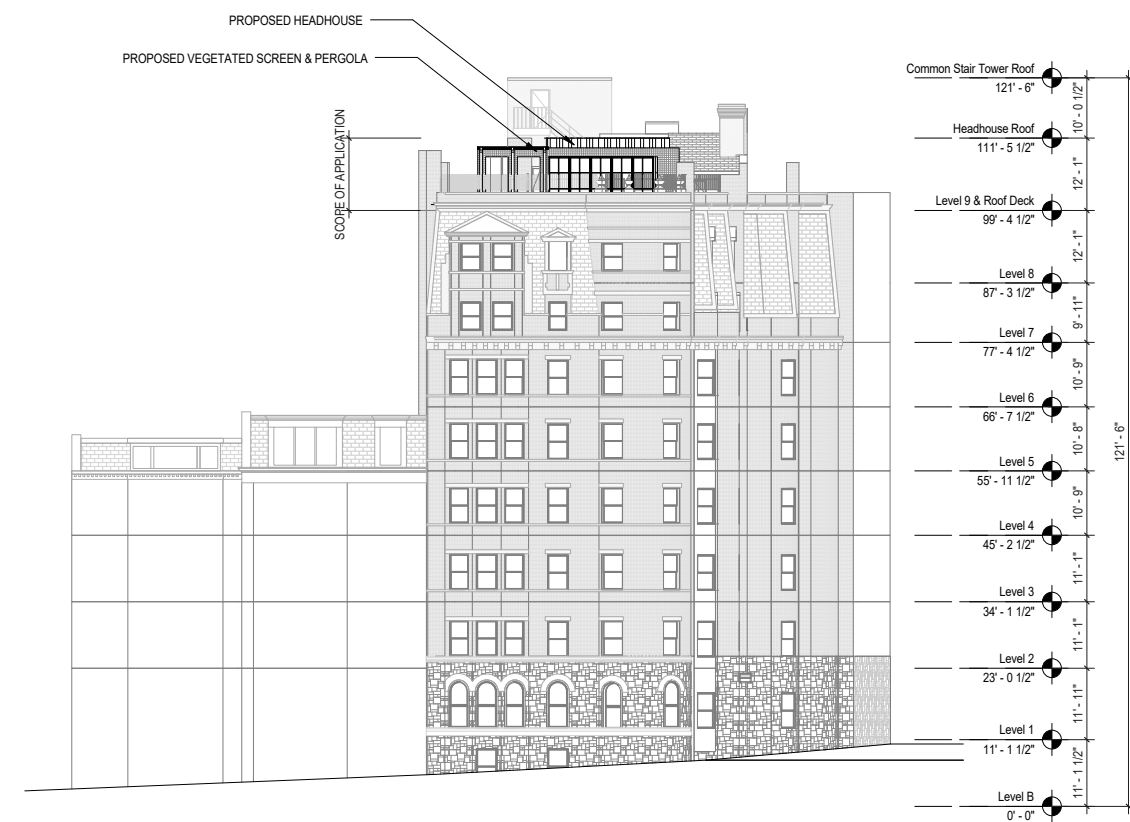
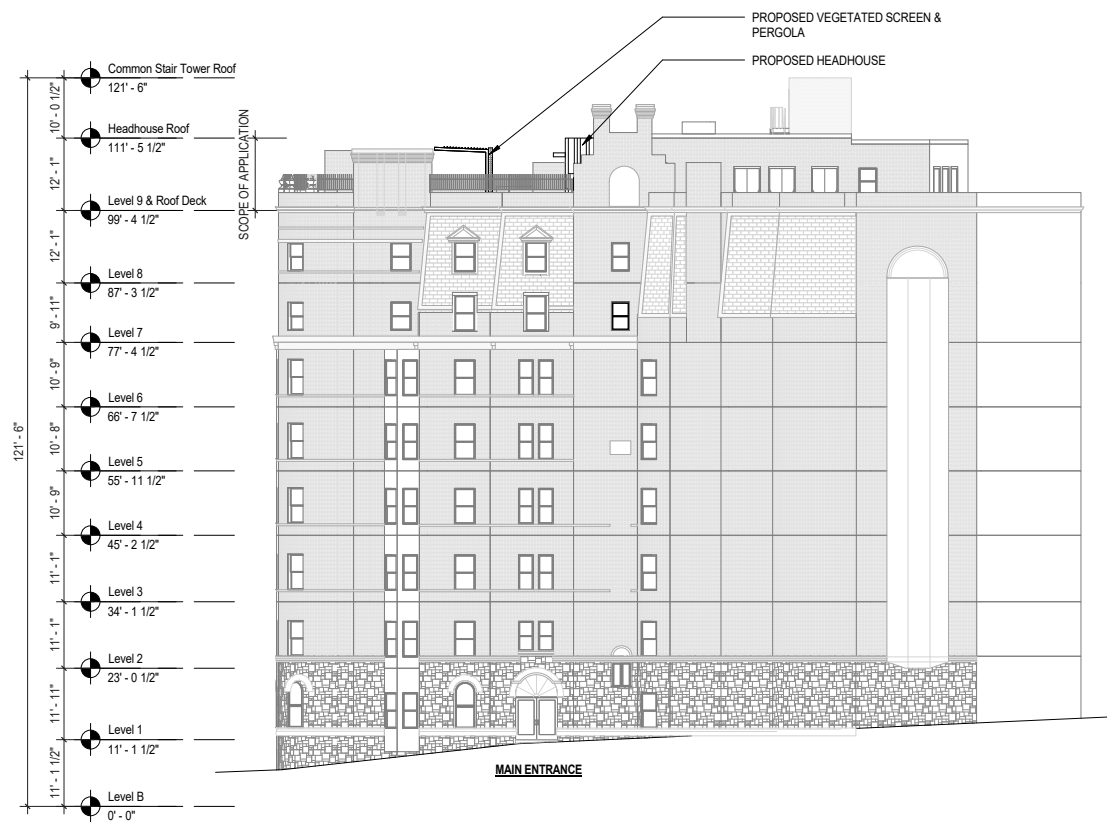
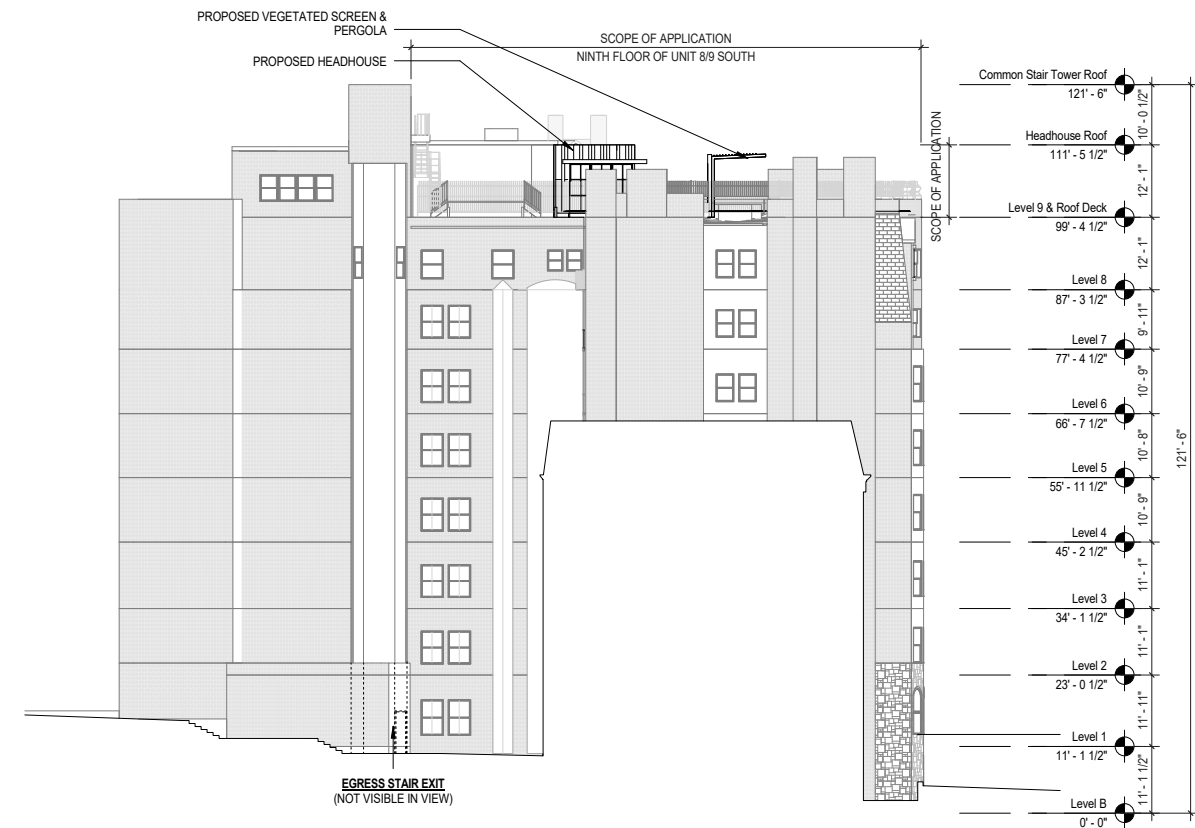
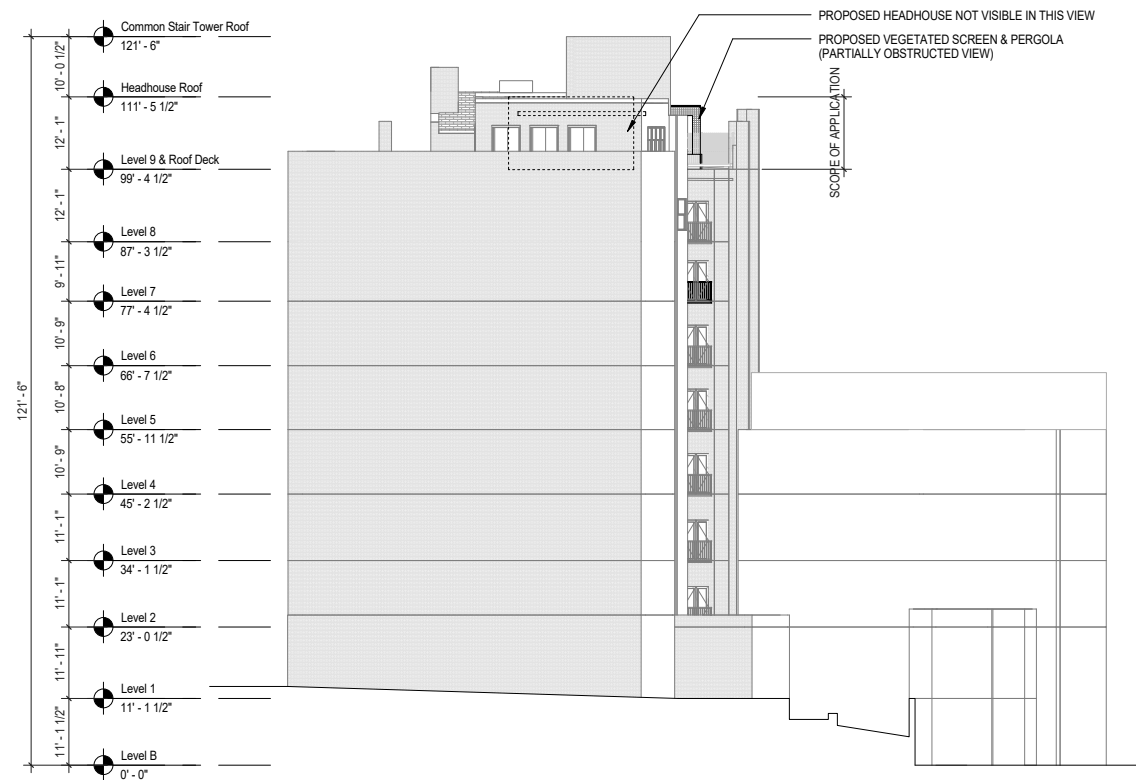


EXISTING COVERED WINDOW TO BE REPLACED

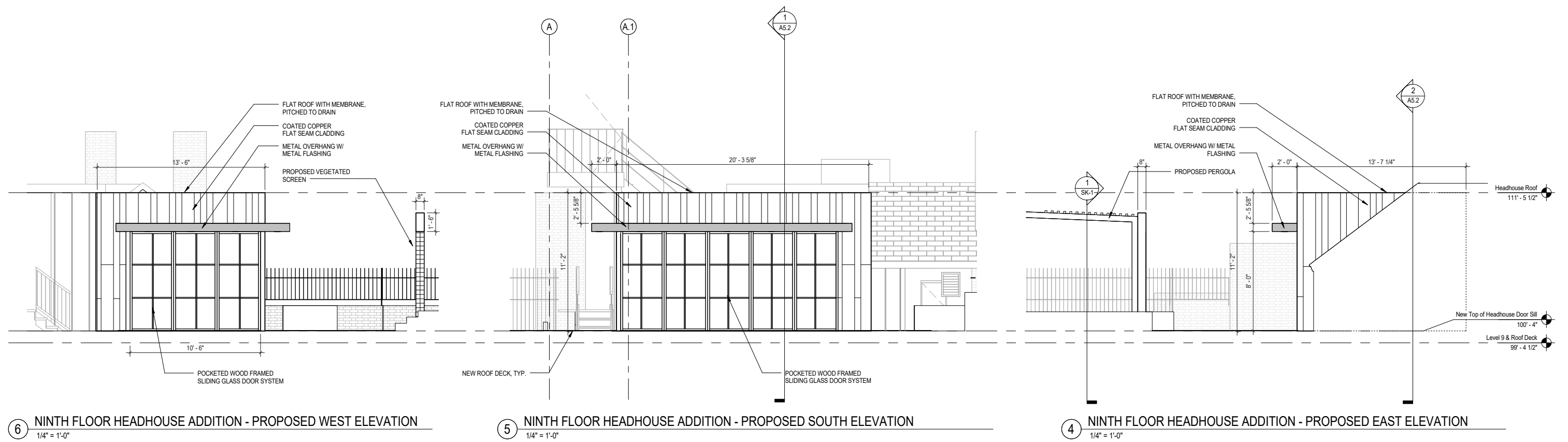
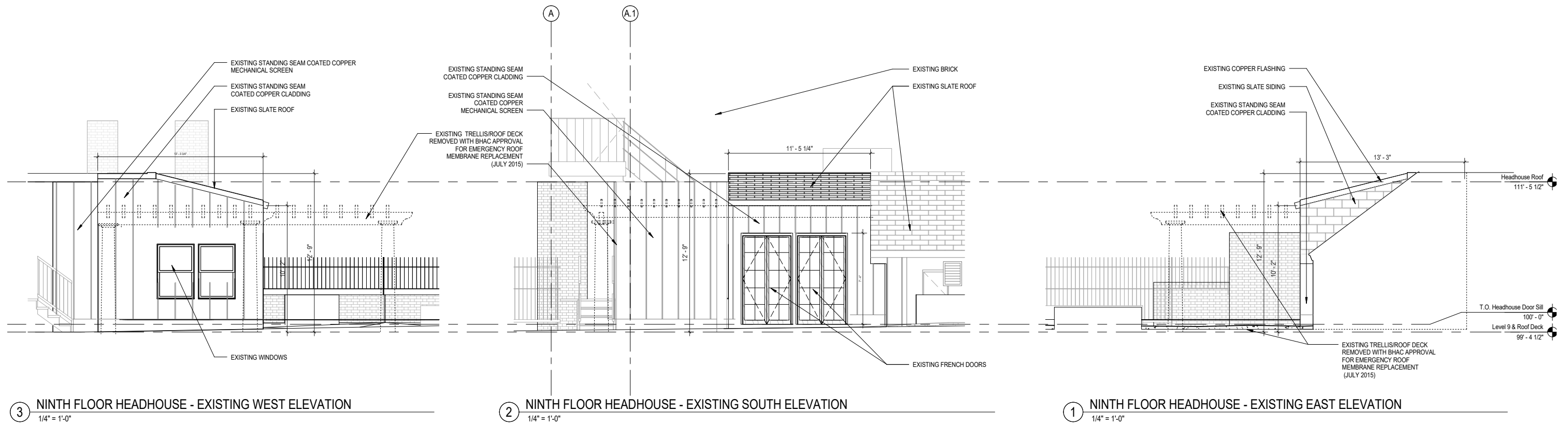
8TH FLOOR | REPLACEMENT TO MATCH OTHERS



EXISTING BUILDING ELEVATIONS



PROPOSED BUILDING ELEVATIONS
WITH HEADHOUSE EXPANSION



EXISTING + PROPOSED HEADHOUSE ELEVATIONS