

**55 THOMSON PLACE  
SOUTH BOSTON, SEAPORT DISTRICT  
LEVEL 3 ROOF DECK REPAIRS AND  
PAVING REPLACEMENT**



Prepared for:

**Application Certificate of  
Appropriateness Design  
Approval**

**Environment  
Department  
Boston City Hall  
Room 805  
Boston, MA 02201**

**Project # 16032**

**Date:  
February 8, 2018**



55 THOMSON PLACE, SOUTH BOSTON, SEAPORT DISTRICT  
EXISTING CONDITIONS 2016 & 2017

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PHOTOGRAPH # 1



The existing conditions in 2016.

55 THOMSON PLACE, SOUTH BOSTON, SEAPORT DISTRICT  
EXISTING CONDITIONS 2016 & 2017

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PHOTOGRAPH # 2



The existing guard railing is not the required height above the precast concrete pavers.



55 THOMSON PLACE, SOUTH BOSTON, SEAPORT DISTRICT  
EXISTING CONDITIONS 2016 & 2017

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PHOTOGRAPH # 3



The mechanical units were also removed from this roof level.



55 THOMSON PLACE, SOUTH BOSTON, SEAPORT DISTRICT  
EXISTING CONDITIONS 2016 & 2017

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PHOTOGRAPH # 4



The existing precast concrete pavers and wood lattice fence screening the mechanical units were all removed so the rubber roof could be repaired.



55 THOMSON PLACE, SOUTH BOSTON, SEAPORT DISTRICT  
EXISTING CONDITIONS 2016 & 2017

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PHOTOGRAPH # 5



Removing the deteriorating precast concrete pavers, 5/2/17.



55 THOMSON PLACE, SOUTH BOSTON, SEAPORT DISTRICT  
EXISTING CONDITIONS 2016 & 2017

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PHOTOGRAPH # 6



Removing the deteriorated precast concrete pavers.



55 THOMSON PLACE, SOUTH BOSTON, SEAPORT DISTRICT  
EXISTING CONDITIONS 2016 & 2017

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PHOTOGRAPH # 7



1. The top horizontal existing guard railing is visible from Thomson Place.



55 THOMSON PLACE, SOUTH BOSTON, SEAPORT DISTRICT  
EXISTING CONDITIONS 2016 & 2017

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PHOTOGRAPH # 8



1. Top rail of the existing guard railing is visible from Thomson Place.



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PHOTOGRAPH # 1



The existing and new roof deck is not visible from this side of the building at the main entry.



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PHOTOGRAPH # 2



Thomson Place Northwest corner. The roof deck is located on level 3 which is a set back roof.



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PHOTOGRAPH # 3



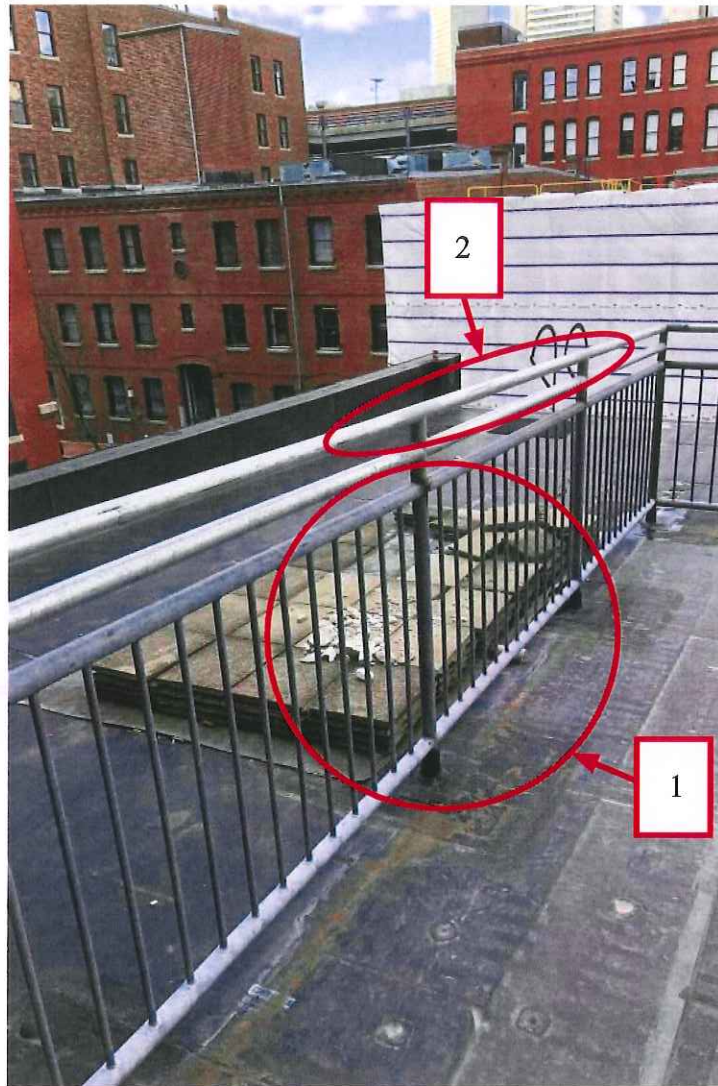
Thomson Place Southwest corner. The roof deck guard railing is slightly visible from this corner.



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PHOTOGRAPH # 4



1. The existing guard railing was not in conformance with the building code minimum height above the pavers.
2. These two horizontal rails were added to bring the rail assembly in conformance with the present building code.



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PHOTOGRAPH # 5



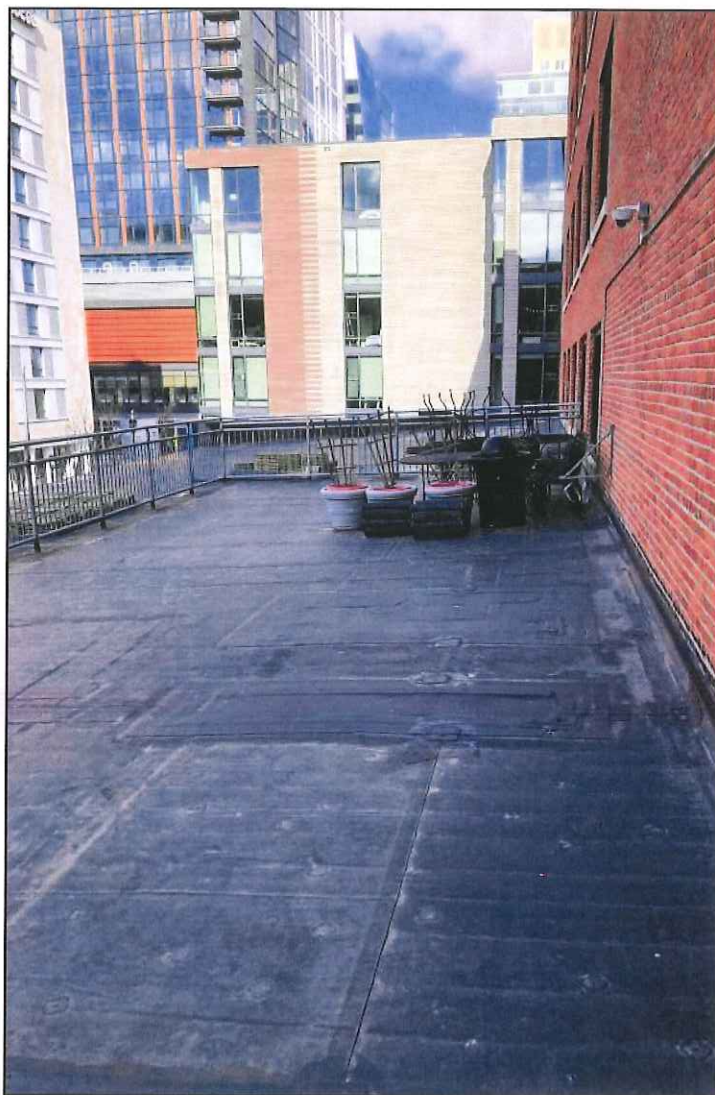
The existing precast concrete pavers were deteriorated and no longer comply with the wind uplift rating for this location. These pavers will be disposed of and new pavers provided.



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PHOTOGRAPH # 6



The rubber roof membrane was repaired.

HANOVER® ARCHITECTURAL PRODUCTS  
ARCHITECTURAL CONCRETE PREST® PAVERS





The colors shown are a small sampling of the colors Hanover® can provide. Custom color and aggregate blending is Hanover's specialty. Texture is as important to the appearance of the installation as color and pattern. Hanover's Tudor® Finish adds a weathered or sandblasted appearance lightly exposing the aggregates, while Hanover's Ground Finish provides a smooth surface, more clearly revealing the aggregates.

## STANDARD COLORS WITH TUDOR® FINISH



Quarry Red



Charcoal



Natural\*



Red 15



Tan



Brown



Cream



Limestone Gray

\*Natural color Prest® Pavers have a tendency to vary in color within any given shipment. It may vary in shade from gray/buff to light gray, and even to a darker gray. This variance should be expected and considered normal for the Natural color Prest® Pavers.

**PLEASE NOTE:** For stability of color, sealing is recommended. Two types of sealers are suggested - Hanover® Intensifying Sealer or Hanover® Natural Sealer.

## CUSTOM COLORS WITH GROUND FINISH



Super Black



Matrix #1111



Matrix #1171



Matrix #1049



Matrix #1185



Matrix #1109



Matrix #1151



Matrix #1240

## CUSTOM COLORS WITH TUDOR® #13 FINISH



Matrix #1428



Matrix #1775



Matrix #2127



Matrix #1914



DIMENSIONALLY COMPATIBLE PREST® PAVER SIZES										
		1 1/4"	1 1/2"	1 3/4"	1 13/16"	2"	2 1/4"	2 1/2"	3"	4"
150mm x 447mm	5 7/8" x 17 5/8"					X	X	X	X	X
150mm x 597mm	5 7/8" x 23 1/2"					X	X	X	X	X
150mm x 897mm	5 7/8" x 35 3/8"					X	X	X	X	X
297mm x 297mm	11 3/4" x 11 3/4"		X	X	X	X	X	X	X	
297mm x 447mm	11 3/4" x 17 5/8"		X	X		X	X	X	X	
297mm x 597mm	11 3/4" x 23 1/2"		X	X	X	X	X	X	X	
297mm x 899mm	11 3/4" x 35 3/8"		X			X	X	X	X	
447mm x 447mm	17 5/8" x 17 5/8"		X	X	X	X	X	X	X	X
447mm x 597mm	17 5/8" x 23 1/2"		X	X	X	X	X	X	X	
447mm x 899mm	17 5/8" x 35 3/8"		X			X	X	X	X	
597mm x 597mm	23 1/2" x 23 1/2"		X	X	X	X	X	X	X	X
597mm x 897mm	23 1/2" x 35 3/8"			X	X	X	X	X	X	
597mm x 1197mm	23 1/2" x 47 1/8"*							X	X	
897mm x 897mm	35 3/8" x 35 3/8"*							X	X	

ADDITIONAL PREST® PAVER SIZES										
		1 1/4"	1 1/2"	1 3/4"	1 13/16"	2"	2 1/4"	2 1/2"	3"	4"
302mm x 302mm	11 7/8" x 11 7/8"		X			X	X	X	X	
303mm x 303mm	11 15/16" x 11 15/16"		X			X	X	X	X	
378mm x 378mm	14 7/8" x 14 7/8"		X			X	X	X	X	
403mm x 403mm	15 7/8" x 15 7/8"		X			X	X	X	X	
454mm x 454mm	17 7/8" x 17 7/8"		X			X	X	X	X	
597mm x 747mm	23 1/2" x 29 1/2"				X	X	X	X	X	
606mm x 606mm	23 7/8" x 23 7/8"		X			X	X	X	X	
606mm x 911mm	23 7/8" x 35 7/8"		X			X	X	X	X	
756mm x 756mm	29 3/4" x 29 3/4"					X	X	X	X	
908mm x 908mm	35 3/4" x 35 3/4"*							X	X	
911mm x 911mm	35 7/8" x 35 7/8"*							X		
Hexagonal, 402mm across flats	Hexagonal, 15 7/8" across flats					X	X	X	X	
Hexagonal, 597mm across flats	Hexagonal, 23 1/2" across flats					X	X	X	X	
Octagonal, 402mm across flats	Octagonal, 15 7/8" across flats					X	X	X	X	

MISCELLANEOUS ROOF PAVER SIZES										
LIGHTWEIGHT ROOF BALLAST : 15 LBS/SF		1 1/4"	1 1/2"	1 3/4"	1 13/16"	2"	2 1/4"	2 1/2"	3"	4"
297mm x 597mm	11 3/4" x 23 1/2"	X								
597mm x 597mm	23 1/2" x 23 1/2"	X								
PEDESTAL® PAVER : 22 LBS/SF										
597mm x 597mm	23 1/2" x 23 1/2"						X			
SPECIAL SIZE PAVER FOR ROOF BALLAST APPLICATION : 29 LBS/SF										
908mm x 908mm	35 3/4" x 35 3/4"						X			
SPECIAL SIZE PAVER FOR PEDESTRIAN URBAN APPLICATION : 32 LBS/SF										
908mm x 908mm	35 3/4" x 35 3/4"							X		

= Standard Thickness    
  = SlateFace® Paver Thickness (22 lbs/sf)    
  = Natural Diamond Roof Paver Thickness (23 lbs/sf)

\*Note increased thickness and weight for these paver sizes.

**PLEASE NOTE:** Paver weight at a 2" thickness is 25 lbs/sf.

Standard manufactured thickness for pedestrian applications is 2". However, when utilized in urban pedestrian applications, a 2 1/2" thickness is recommended. The additional strength will help to accommodate the unpredictable circumstances and stressful situations that exist in the urban city environment. Contact Hanover® for a full list of paver sizes and their available thicknesses appropriate for the intended use.



Hanover® Prest® Pavers are manufactured by unique methods which duplicate the qualities of natural stone. Hanover® applies over a million pounds of pressure to each unit, fusing the aggregates and stones together. This unique process ensures a paver which is stronger and more durable than a cast or lightweight product. Hanover's test results show high compressive strength, density, and low water absorption qualities comparable to natural stone.

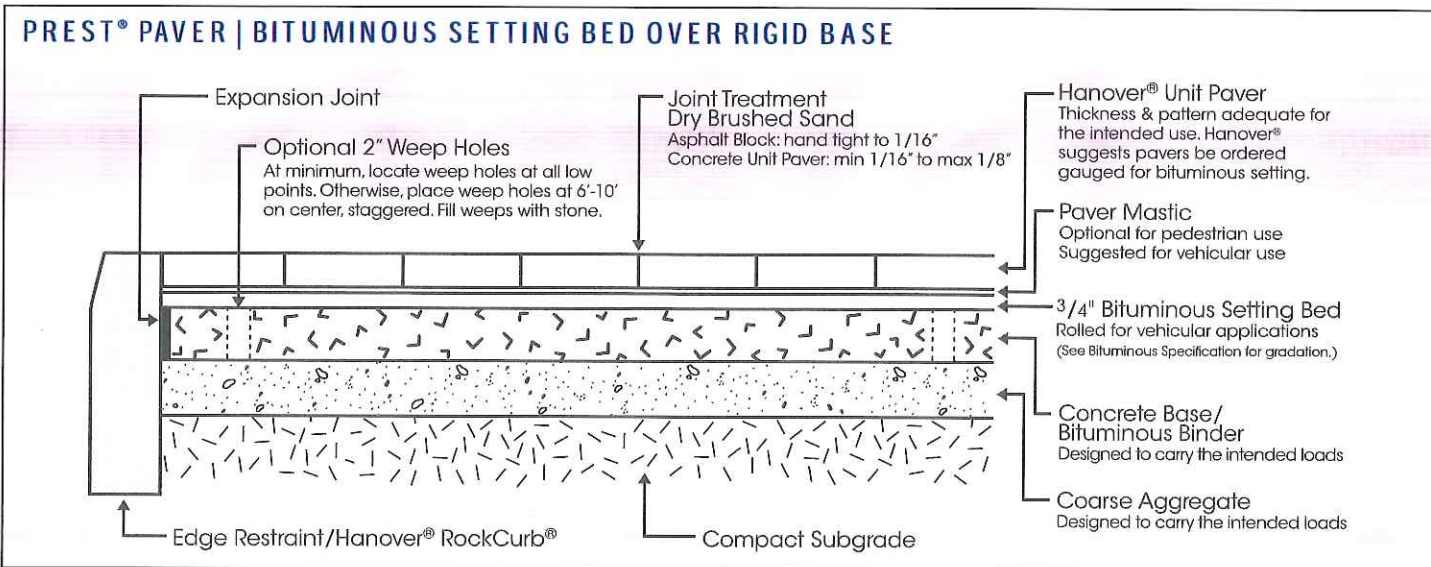
Unique manufacturing methods provide relative strengths comparative to natural stone. Some mix designs may test lower than shown above due to softer aggregates used for custom blending.

RELATIVE STRENGTHS AT 2" THICKNESS
Compressive: 8,500 psi
Absorption: less than 5%
Density: 155 lbs./cu. ft.
Flexural: 1,100 psi

PREST® PAVER PRODUCT DATA | INSTALLATION GUIDELINES

Due to limited catalog space, installation specifications have been reduced to brief guidelines. Contact a Hanover® representative for installation recommendations. When reviewing these guidelines, please take the conditions and situations unique to the location and individual project into consideration. Also take into consideration the purpose for which the application was intended.

Commercial applications will require examination of the project requirements and the appropriate Prest® Paver size and thickness. Base preparation, edge restraint and their specifications are also important and must be given consideration. An architect, landscape architect and/or structural engineer should be consulted to develop a specification for the individual project.



**PLEASE NOTE:** For vehicular applications, sub base and sub straight should be designed to accommodate the intended loads. Selection of Prest® Paver sizes for vehicular loading should be reviewed with a Hanover® Technical Sales representative. Refer to back page for more information.

SUGGESTED SETTING BED METHODS FOR PAVER APPLICATIONS (SETTING BED ONLY)




<p><b>ON-GRADE :</b></p> <ul style="list-style-type: none"> <li>• Bituminous Setting Bed, 3/4" not rolled, maintain 1/8" joint, sand sweep (Gauging of pavers is recommended.)</li> <li>• Latex Modified Mortar Bed with latex modified grout over concrete slab</li> </ul>	<p><b>ROOF BALLAST :</b></p> <p>Loose Laid over waterproofing and protection layer</p>	<p><b>DECKS AND TERRACES :</b></p> <p>Pavers on Pedestal System over waterproofing and protection layer</p>
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Please see back for **PEDESTRIAN VS. VEHICULAR USAGE COMPARISON CHART.**

For moderate vehicular use, refer to the **ARCHITECTURAL PREST® CONCRETE BRICK** and/or **HANOVER® ASPHALT BLOCK** brochures.



## PEDESTRIAN VS. VEHICULAR USAGE COMPARISON

	HANOVER® PRODUCT	 PEDESTRIAN USE	 LIGHT VEHICULAR USE	 MODERATE VEHICULAR USE
		use by persons on foot and any mobility impaired persons using a wheelchair	pedestrian use & low speed, low volume residential and light commercial vehicular use	pedestrian use & low speed, moderate volume residential and moderate commercial vehicular use
		MINIMUM THICKNESS	MINIMUM THICKNESS	MINIMUM THICKNESS
PREST® BRICK	Riven	3"	3"	3"
	Olde Hanover®	2 3/8"	2 3/8"	NO MODERATE VEHICULAR USE
	Serengeti® 6" x 6" & 6" x 9"	2 3/8"	2 3/8"	NO MODERATE VEHICULAR USE
	Serengeti® Mixed	3"	3"	3"
	Serengeti 14" x 14"	3"	3"	NO MODERATE VEHICULAR USE
	Halifax® Flagstone	3"	3"	3"
	Appian®	2 3/8"	2 3/8"	3"
	PlankStone®	4"	PLANKSTONE® 3" x 9" x 4" ONLY	PLANKSTONE® 3" x 9" x 4" ONLY
	Traditional®	2 3/8"	2 3/8"	3"
	Multisided	2 3/8"	2 3/8"	3"
PREST® PAVERS	11 3/4" x 11 3/4"	2" All Prest® Paver sizes are applicable for pedestrian use at a 2" or greater thickness.	3" *	NO MODERATE VEHICULAR USE
ASPHALT BLOCK	4" x 6", 6" x 6", 5" x 12" 6" x 12", 8" x 8" 8" Hexagonal	1 1/4"	3"	3"
	3D Diamond	1 1/4"	NO LIGHT VEHICULAR USE	NO moderate VEHICULAR USE

\* The 11 3/4" x 11 3/4" x 3" Prest® Paver is applicable only in limited vehicular conditions. Please consult the Hanover® Technical Sales Staff for more information. For vehicular applications, base materials must be engineered with the intended vehicular loading conditions in mind. Please contact our sales staff for more information. • Hanover® suggests, Prest® Pavers for urban environments have a thickness of 2 1/2". • Please Note: Not all sizes/colors are stocked materials. Some are only available through special order and when quantities permit. • Not all product styles are available in the full range of thicknesses. Please refer to Hanover's specific product literature for availability.

**PRODUCT INSTALLATION :** Each project and site conditions are unique. It is important to contact a Hanover® representative for product details and installation guidelines. An architect, landscape architect, and/or structural engineer should be consulted to develop a specification suited for the individual project. • Neither this catalog, nor any of the individual product catalogs from Hanover® Architectural Products, is intended to be a design manual. The projects pictured and the installation suggestions given in this catalog are only illustrations of Hanover® products. Each application and specification for installation should have the attention of an architect, landscape architect, and/or structural engineer. • As product use and site conditions are not within our control, Hanover® does not guarantee results from use of such products or other information herein: no warranty, express or implied is given. As government regulations and use conditions may change, it is the Buyers responsibility to determine the appropriateness of these products for the specific end uses.

**PLEASE NOTE :** The color photos shown in this catalog were prepared with great concern for accuracy. However, it is suggested that actual samples be requested before specifying. Due to the natural variance of the raw materials used, products can be expected to differ slightly from sample to actual product. It is recommended that the products be cleaned after the installation is finished. Please contact our representatives for product suggestions.

Hanover® Architectural Products reserves the right to modify, alter or discontinue the texture, color, content, shape or size of its products or any product line at any time for any reason.

**CONTACT US** for product details and information. We invite you to call us at 800-426-4242 to discuss your project, visit our web site [www.hanoverpavers.com](http://www.hanoverpavers.com) to download current catalogs and more detailed product information, or request our complete product brochures and samples.

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Cover Photo: Estuary at Lincoln Harbor, Weehawken, NJ; Developer: Roseland Property; Landscape Architect: Marchetto Higgins Stieve; Size & Color: 23 7/8" x 23 7/8", Cream, #M1929, #M1704; Finish: Tudor®, #13

Inside Cover Photos

Large Photo: Charter Square, Raleigh, NC; Architect: JDavis Architects; Developer: Dominion Realty Partners; Size & Color: 23 1/2" x 35 3/8", Limestone Gray; Finish: Tudor®

TopRight Photo: The Avenue, Washington, DC; Executive Architect: Hickok Cole Architects; Landscape Architect: Sasaki Associates; Design Architect: Pelli Clark Pelli Architects; Size & Color: Various Sizes, #M2296, #M115, Limestone Gray; Finish: Tudor®

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## Architectural Products

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**Stephen J. Wessling Architects, Inc.**

• AIA • ICC • IFMA • BOMA •

Presidents Place, 1250 Hancock Street, Suite 815N Quincy, Massachusetts 02169  
Tel 617.773.8150 • Fax 617.773.4902 • www.wesslingarchitects.com

**ARCHITECTURAL FINAL AFFIDAVIT**

**PROJECT NUMBER: 16032**  
**PROJECT TITLE: Roof Deck Repairs**  
**PROJECT LOCATION: 55 Thomson Place**  
**NAME OF BUILDING:**  
**SCOPE OF PROJECT:**

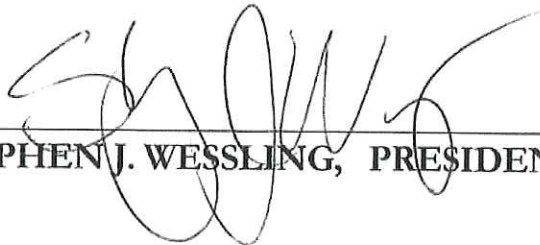
To the Sean Lydon, Deputy Commissioner of Buildings:

I certify that to the best of my knowledge, information and belief, the roof level three, tenant roof deck repairs and building code improvements cover all aspects including replacement of the precast concrete pavers and increasing the height on the existing guard railings to be in conformance with the present building code. These improvements have been completed in conformance with the approved drawings, and accordance with the requirements of the Massachusetts State Building Code ninth edition, Commissioner’s Bulletin Number 2008-1 “Certification of Roof Decks, CBC 9-9.13.

**WESSLING ARCHITECTS**  
Presidents Place, 1250 Hancock Street, Suite 815N  
Quincy, Massachusetts 02169  
617.773.8150

Architectural - Massachusetts Registration No. 4191



  
STEPHEN J. WESSLING, PRESIDENT

07/2/10  
DATE:



**GOLDSTEIN-MILANO LLC**  
Structural Engineers  
125 Main Street Reading, MA 01867  
781-670-9990 (p) 781-670-9939 (f)

Brent R. Goldstein P.E.  
Christopher P. Milano P.E.

## STRUCTURAL FINAL AFFIDAVIT

**PROJECT NUMBER:** 17158.00  
**PROJECT TITLE:** Roof Deck Repairs  
**PROJECT LOCATION:** 55 Thomson Place

To the Sean Lydon, Deputy Commissioner of Buildings:

I certify that to the best of my knowledge, information and belief, the roof level three, tenant roof deck repairs and building code improvements cover all aspects including live load requirements of the existing roof framing. These improvements have been completed in conformance with the approved drawings, prepared by this office and accordance with the requirements of the Massachusetts State Building Code ninth edition, Commissioner's Bulletin Number 2008-1 "Certification of Roof Decks, CBC 9-9.13.

Goldstein/ Milano LLC  
Structural Engineers  
125 Main Street  
Reading, MA 01867

Brent R. Goldstein, P.E. Principal

Structural - Massachusetts Registration No. 36782





Drawing name: J:\\_DRAWING\16032 03 THOMSON PL - AN REVENUE - Construction Documents\16032 03 THOMSON PL - AN REVENUE\16032 A-102 Third Level Roof Plan.dwg  
 User: J. W. WESSLING  
 Date: 02/12/16 10:05:53 AM  
 Project: 16032 03 THOMSON PL - AN REVENUE - Construction Documents\16032 03 THOMSON PL - AN REVENUE\16032 A-102 Third Level Roof Plan.dwg  
 Plot: 02/12/16 10:05:53 AM  
 Plot Device: HP DesignJet 500

KEY NOTES	
1	REMOVE AND LEGALLY DISPOSE OF THE EXISTING DETERIORATED PRECAST CONCRETE PAVERS AND THE PROTECTIVE RUBBER SHEET. FURNISH AND INSTALL DRAINAGE MAT ON THE EXISTING CLEANED AND REPAIRED RUBBER ROOF. FURNISH AND INSTALL HANOVER 25 LBS/ SQUARE FOOT 2" THICK PRECAST CONCRETE PAVERS WITHIN THE ENTIRE ROOF DECK AS NOTED.
2	PROVIDE THE FULL PROTECTION HEIGHT MODIFICATION TO THE TOP OF THE EXISTING GUARDRAIL ASSEMBLY TO PROVIDE 42" HEIGHT ABOVE THE NEW THICKER PRECAST CONCRETE PAVERS.

**WESSLING**  
 ARCHITECTS  
 AIA-CSI-BOCA

PRESIDENTS PLACE, 1280 MANCOCK STREET, SUITE 815N  
 QUINCY, MA 02169 TEL: 617-773-8150 FAX: 617-773-4902  
 www.wesslingarchitects.com

CONSULTANTS:

PROJECT:

## LEVEL 3 ROOF DECK REPAIRS

55 THOMSON PLACE  
 BOSTON, MA

CLIENT:

**HOLD-THYSSEN, INC.**  
 301 S NEW YORK AVENUE  
 SUITE 200  
 WINTER PARK, FL 32789

**NOT FOR CONSTRUCTION**  
 PROFESSIONAL

PREPARED BY A LICENSED ARCHITECT  
 Any changes to this item can be a violation of the law unless altered by a licensed architect. Any alteration made to this item must be accompanied by a specific description of change or changes made; date change was made, as well as the seal of the licensed architect who made or oversaw the changes.

MARK	DATE	DESCRIPTION
	02-12-16	ISSUED FOR REVIEW
ISSUE:		

PROJECT NO.:	16032
DRAWN BY:	CMK
CHECKED BY:	SJW
DRAWING SCALE:	1/8" = 1'-0"

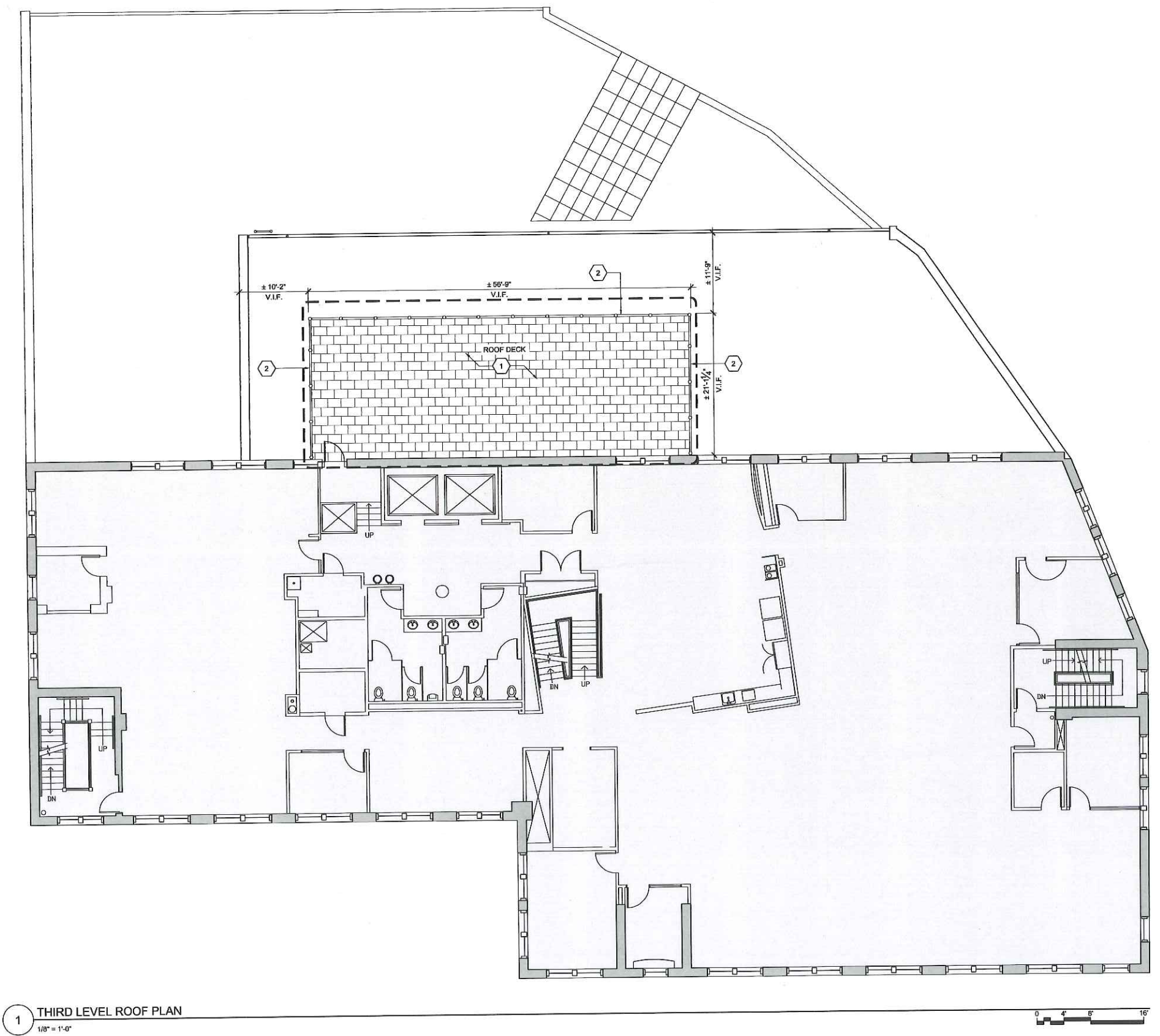
SHEET TITLE:

## THIRD LEVEL ROOF PLAN

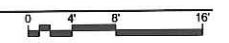
SHEET:

# A-102

DO NOT SCALE DRAWING



1 THIRD LEVEL ROOF PLAN  
 1/8" = 1'-0"



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