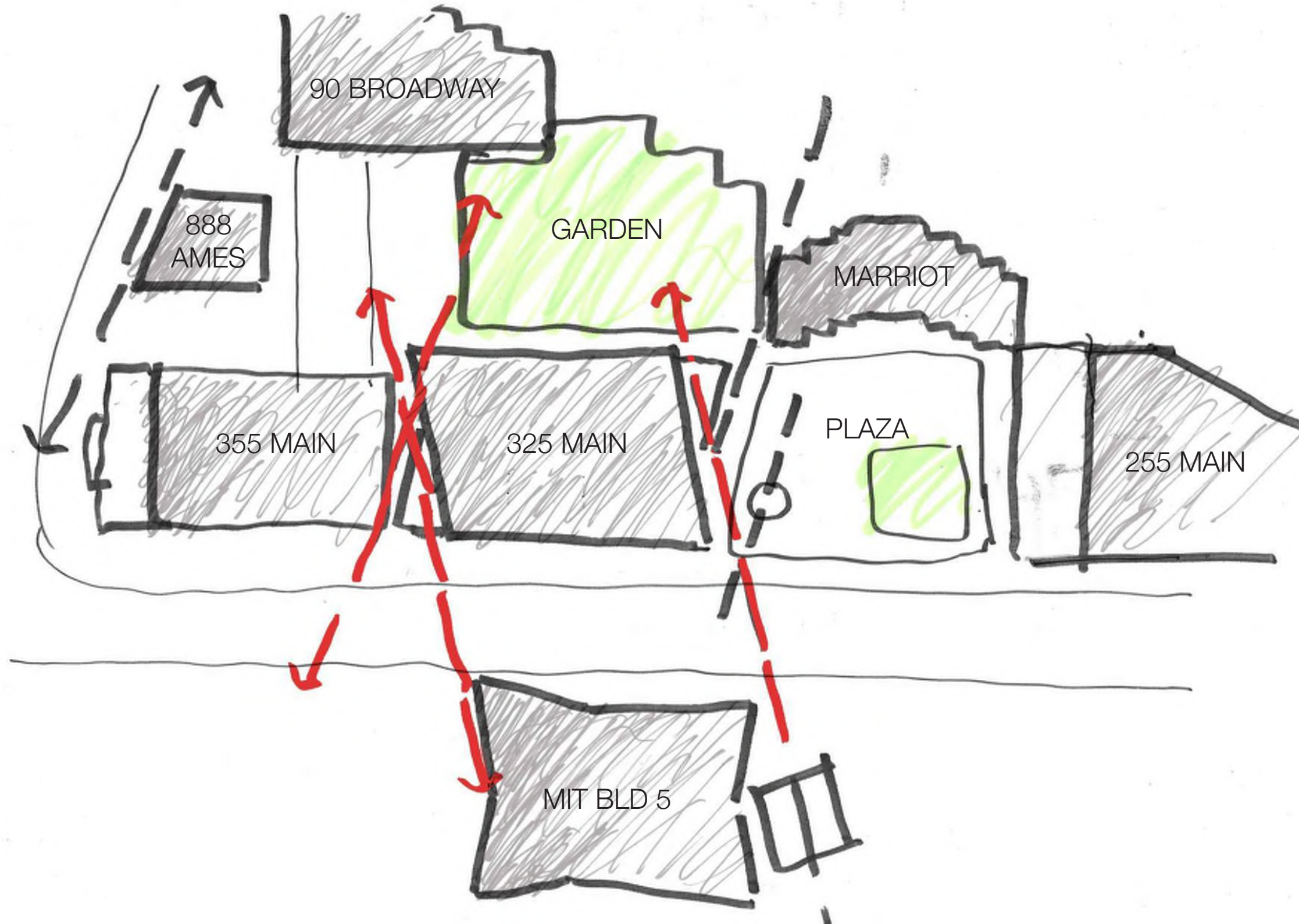


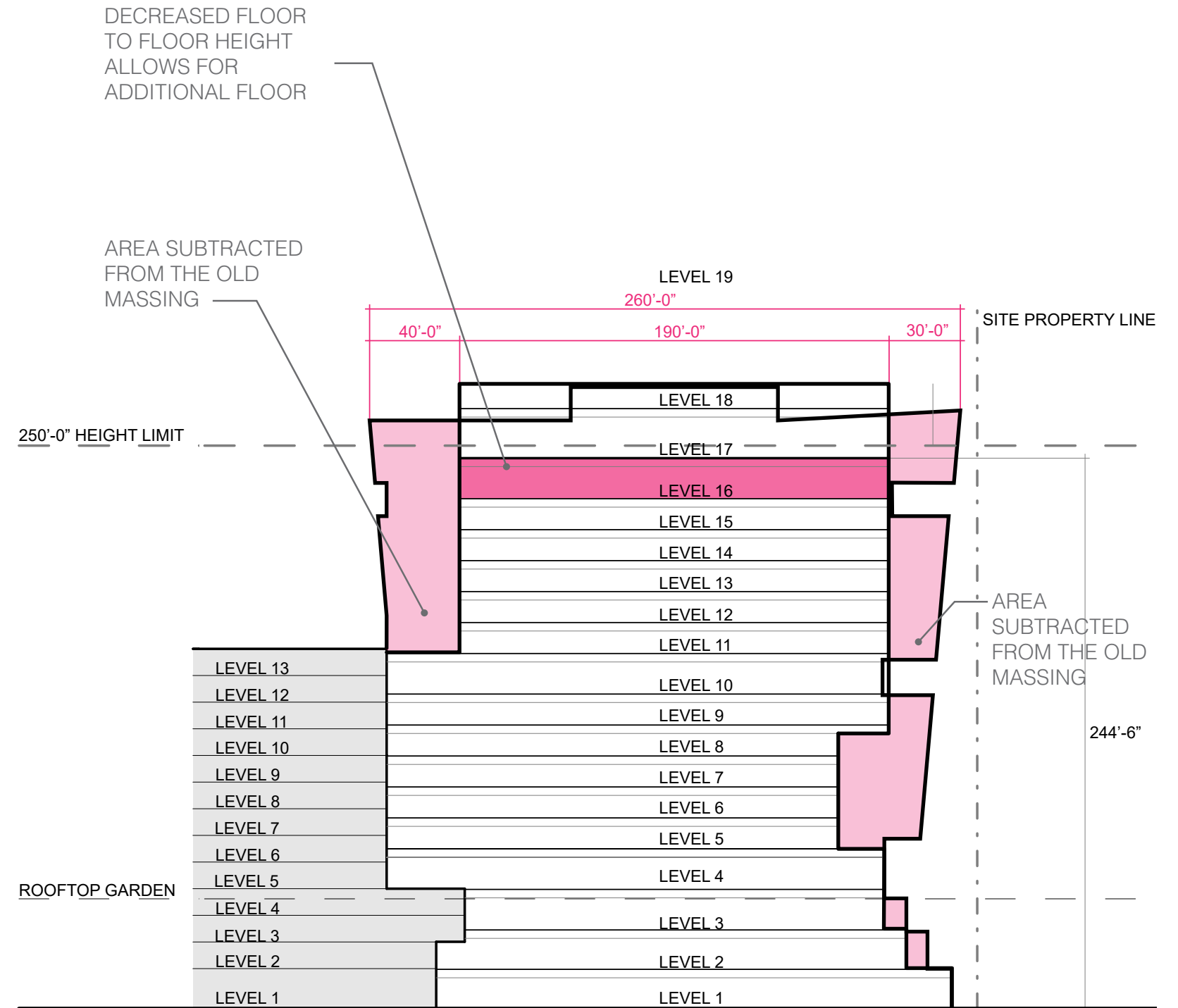
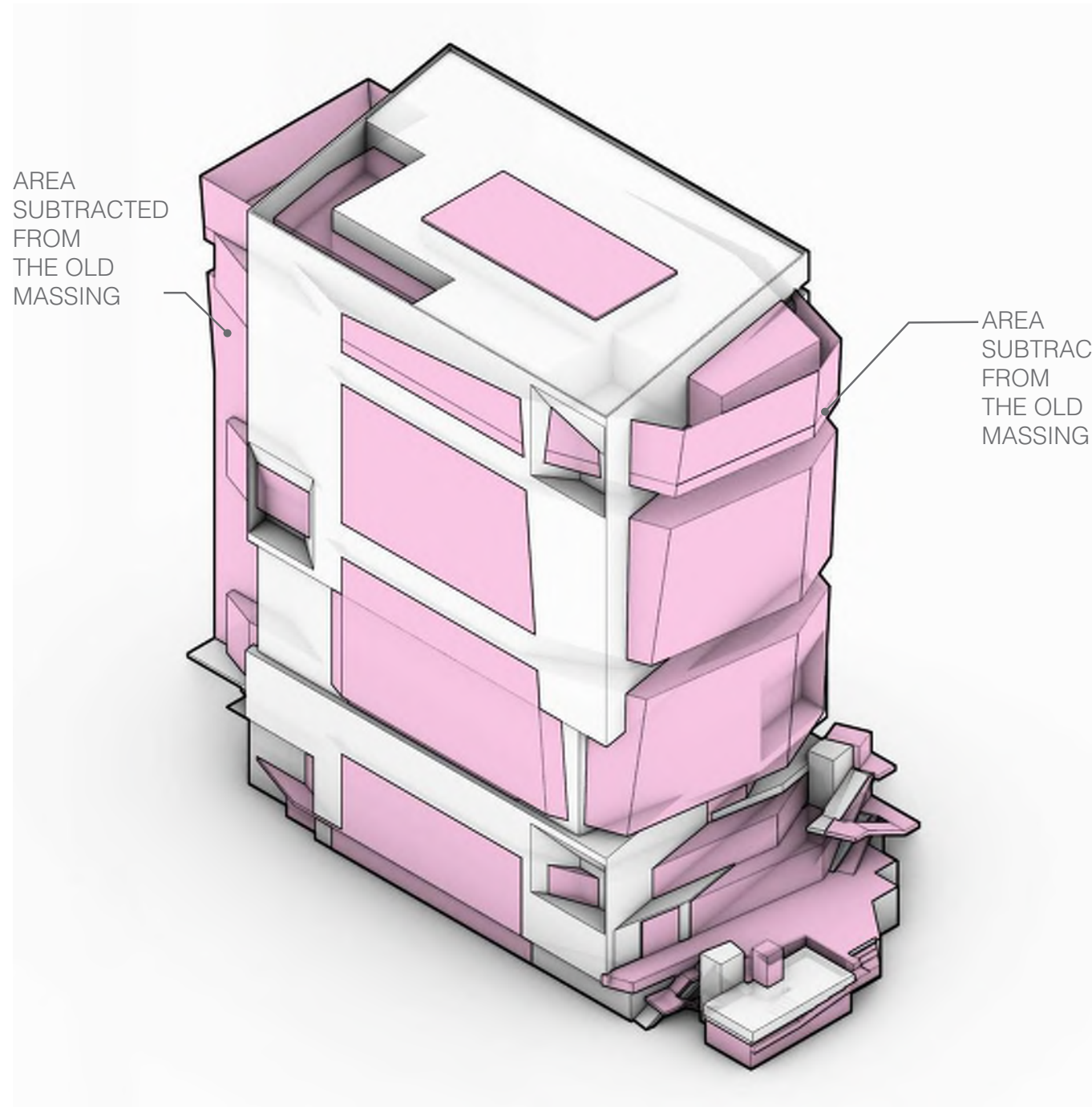
TOWER MASSING/ARTICULATION

URBAN CONTEXT



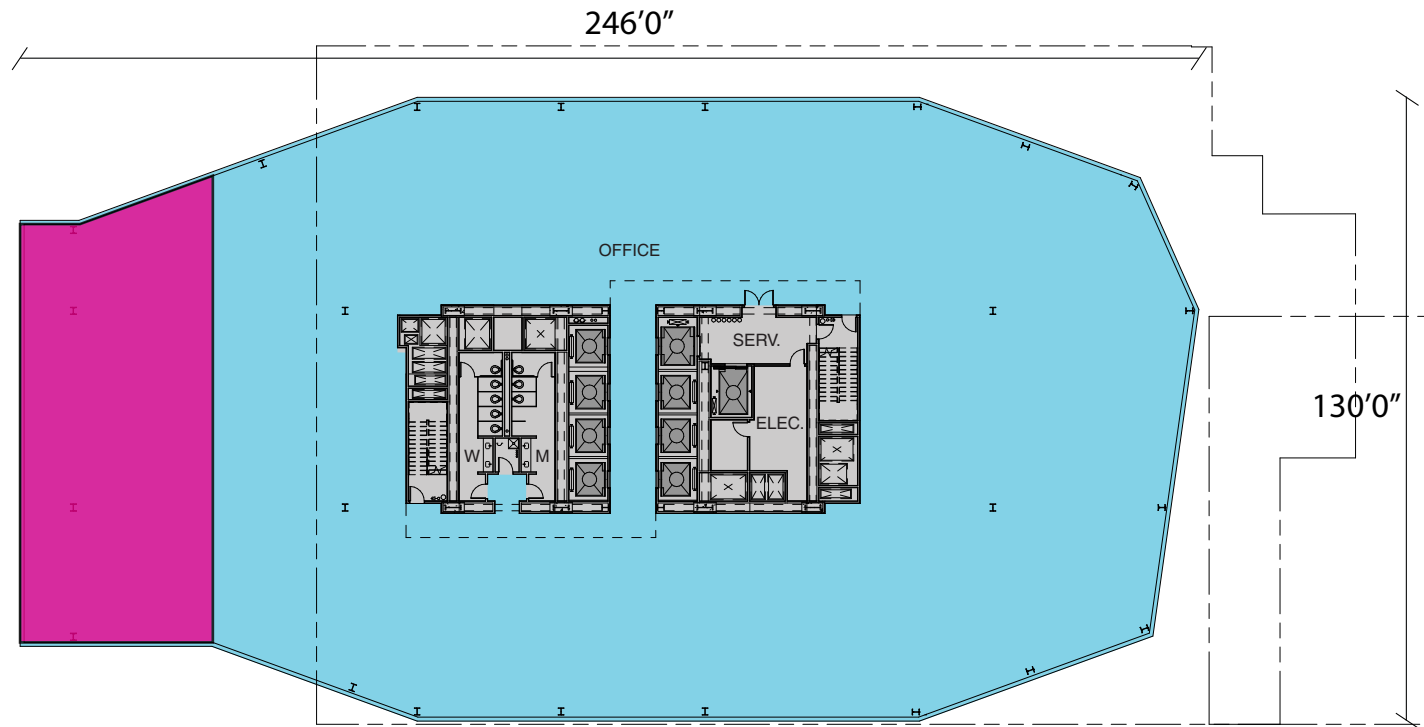
MASSING REFINEMENTS

SHIFTING GFA

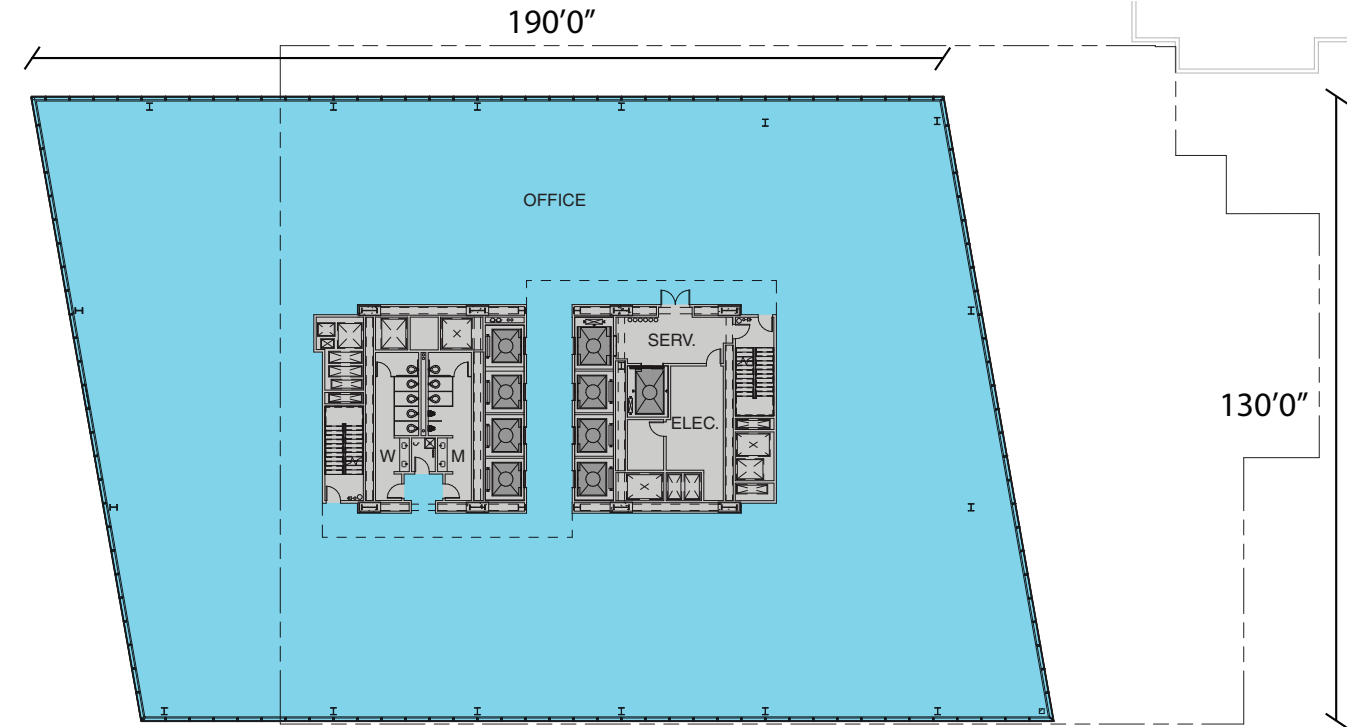


MASSING REFINEMENTS

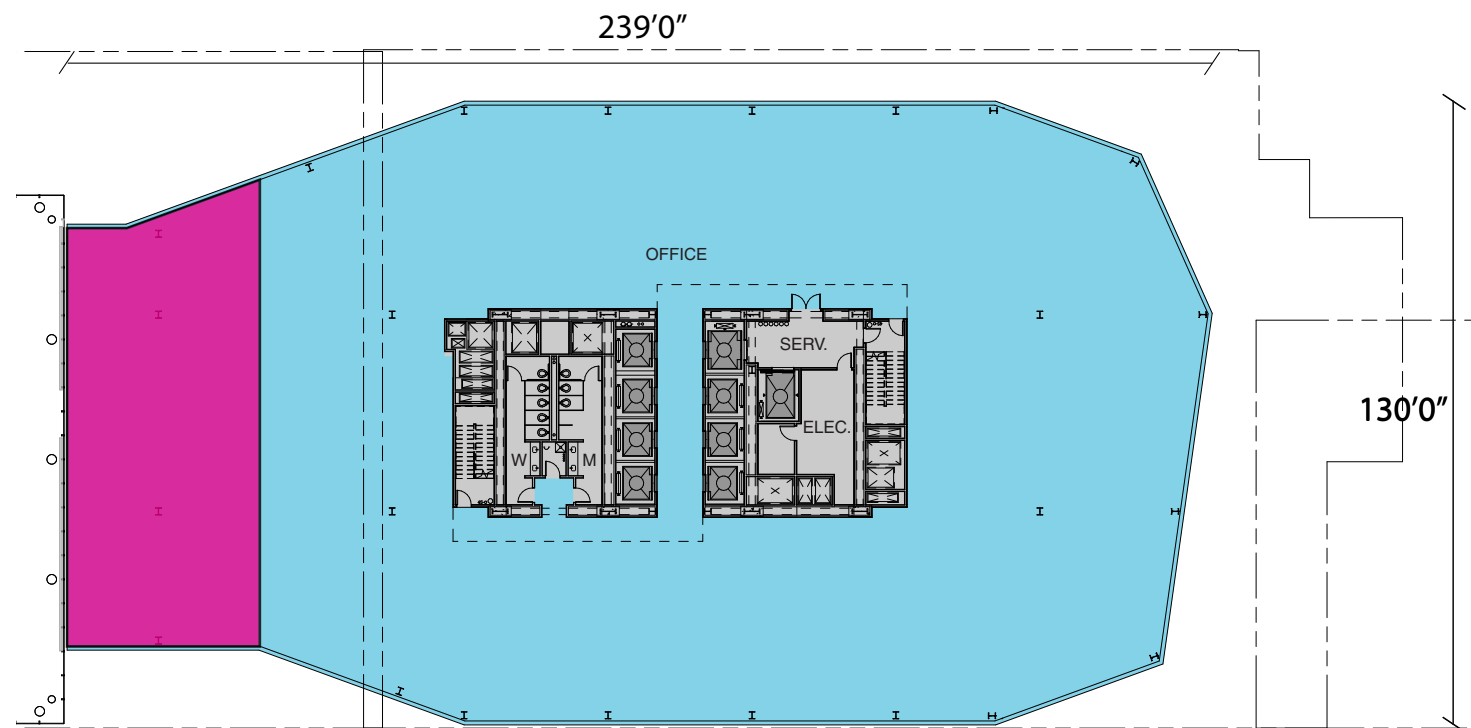
MASSING & SCALE



Level 12 - 27K GFA Office

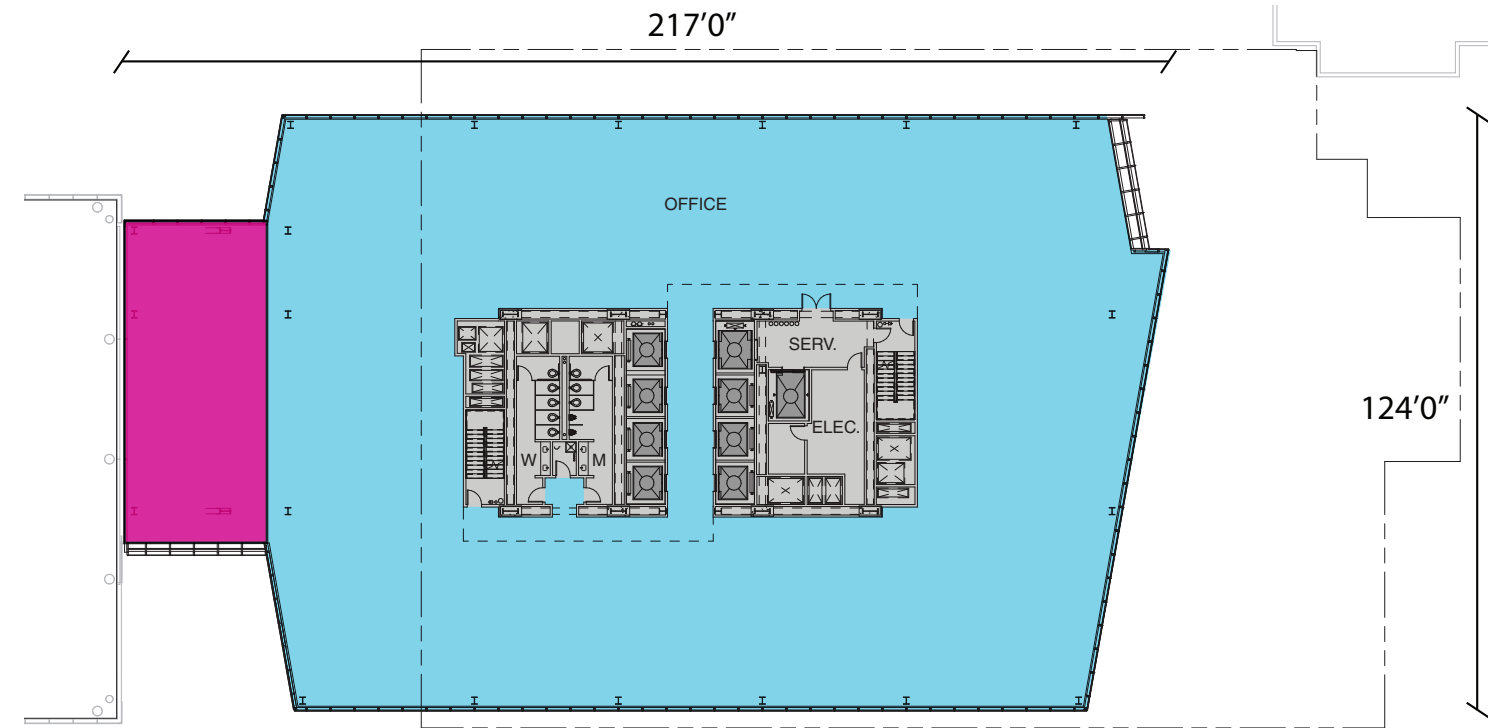


Level 12 - 23.5K GFA Office



Level 7 - 26K GFA Office

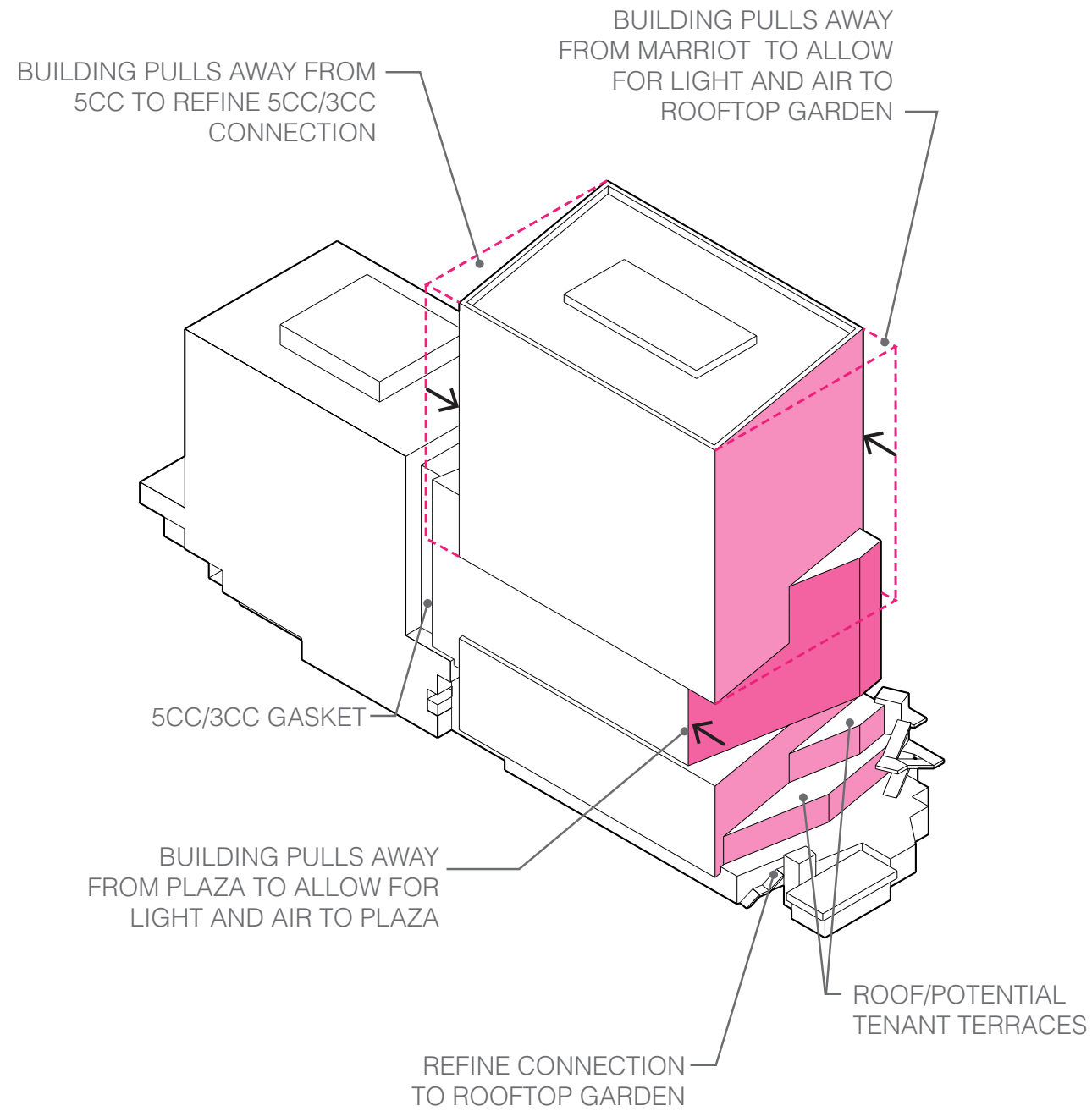
SEPTEMBER 06 2018



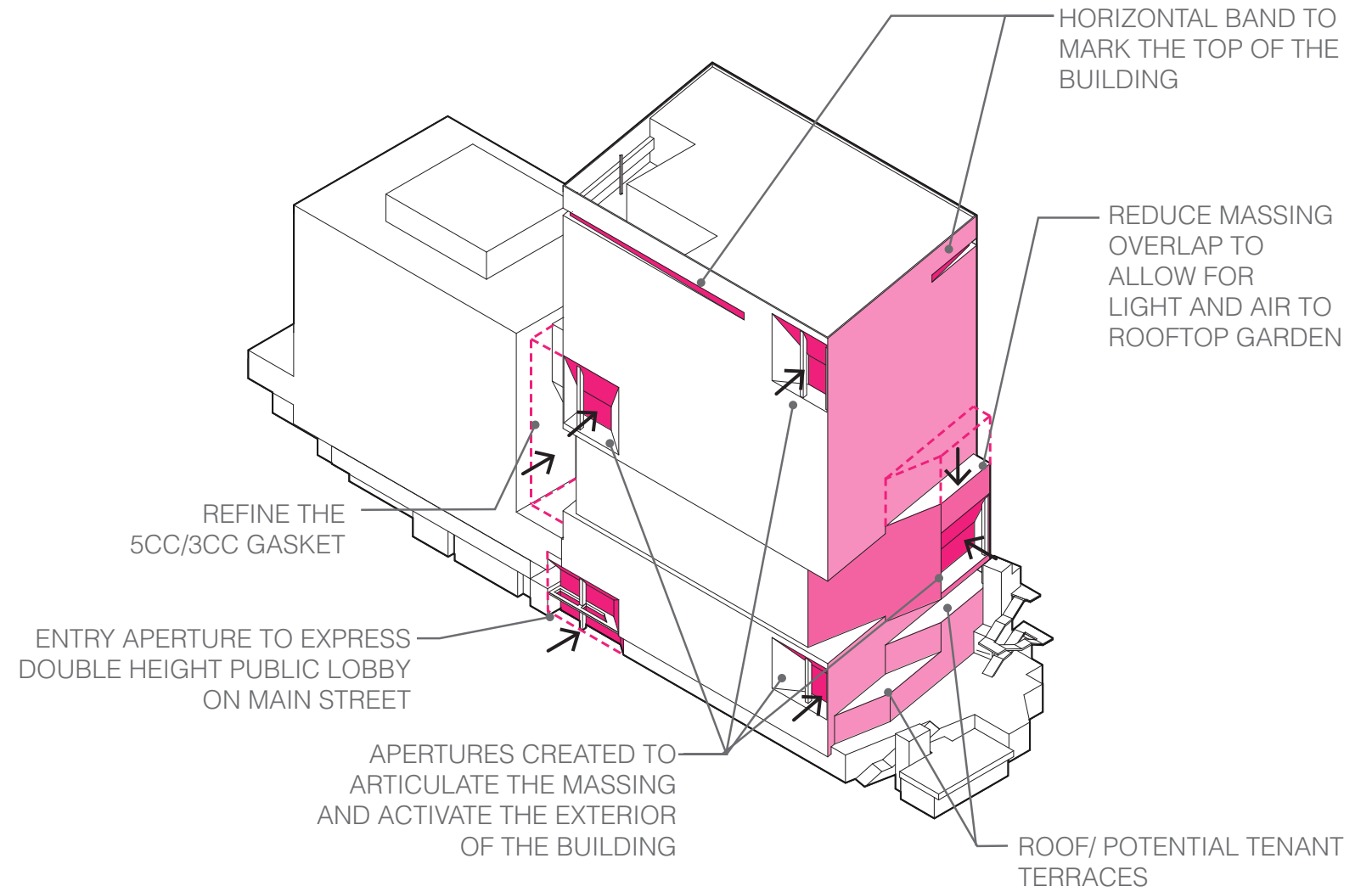
Level 7 - 24K GFA Office

DECEMBER 04 2018

MASSING REFINEMENT

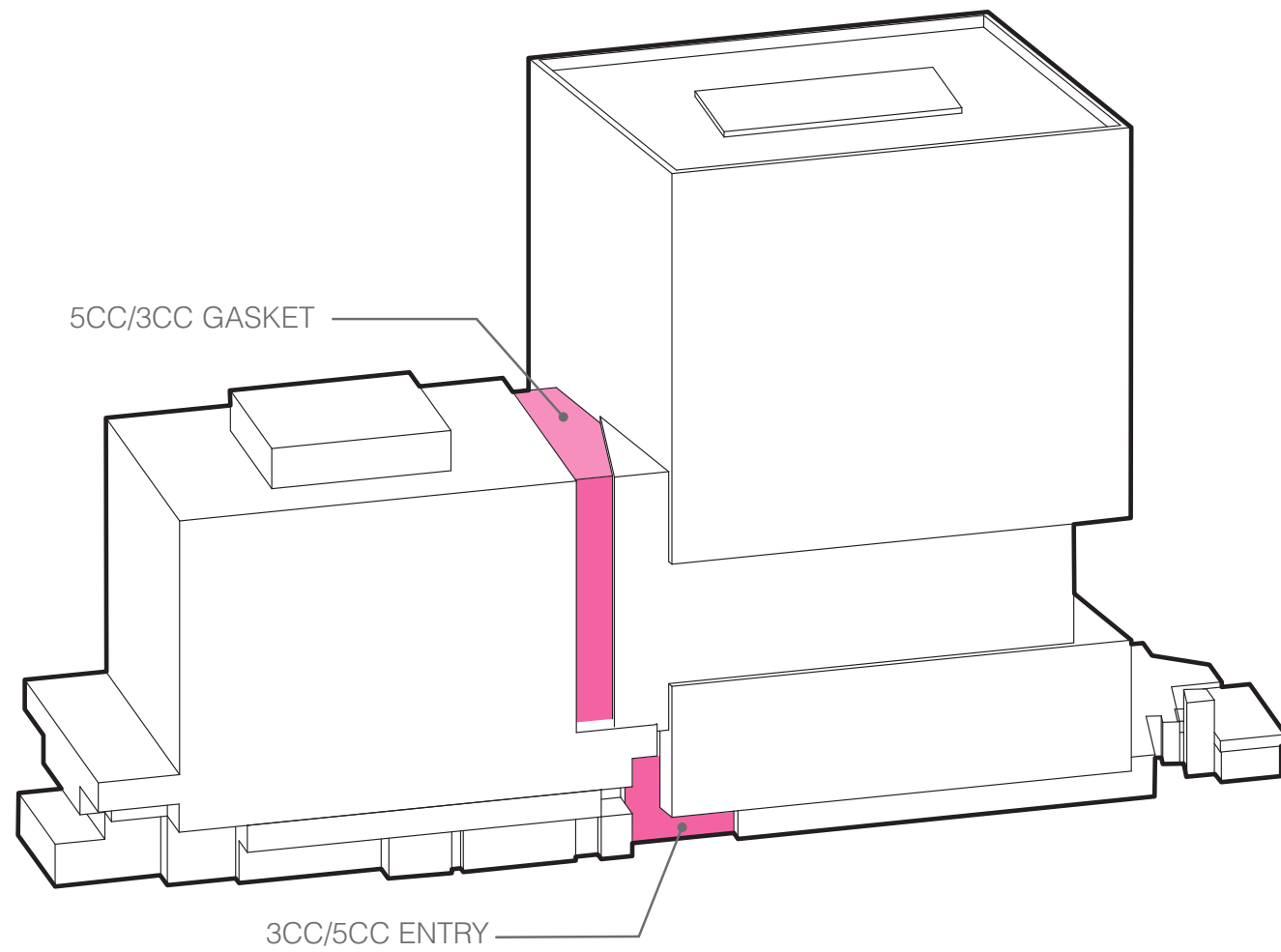


NOVEMBER 02 2018

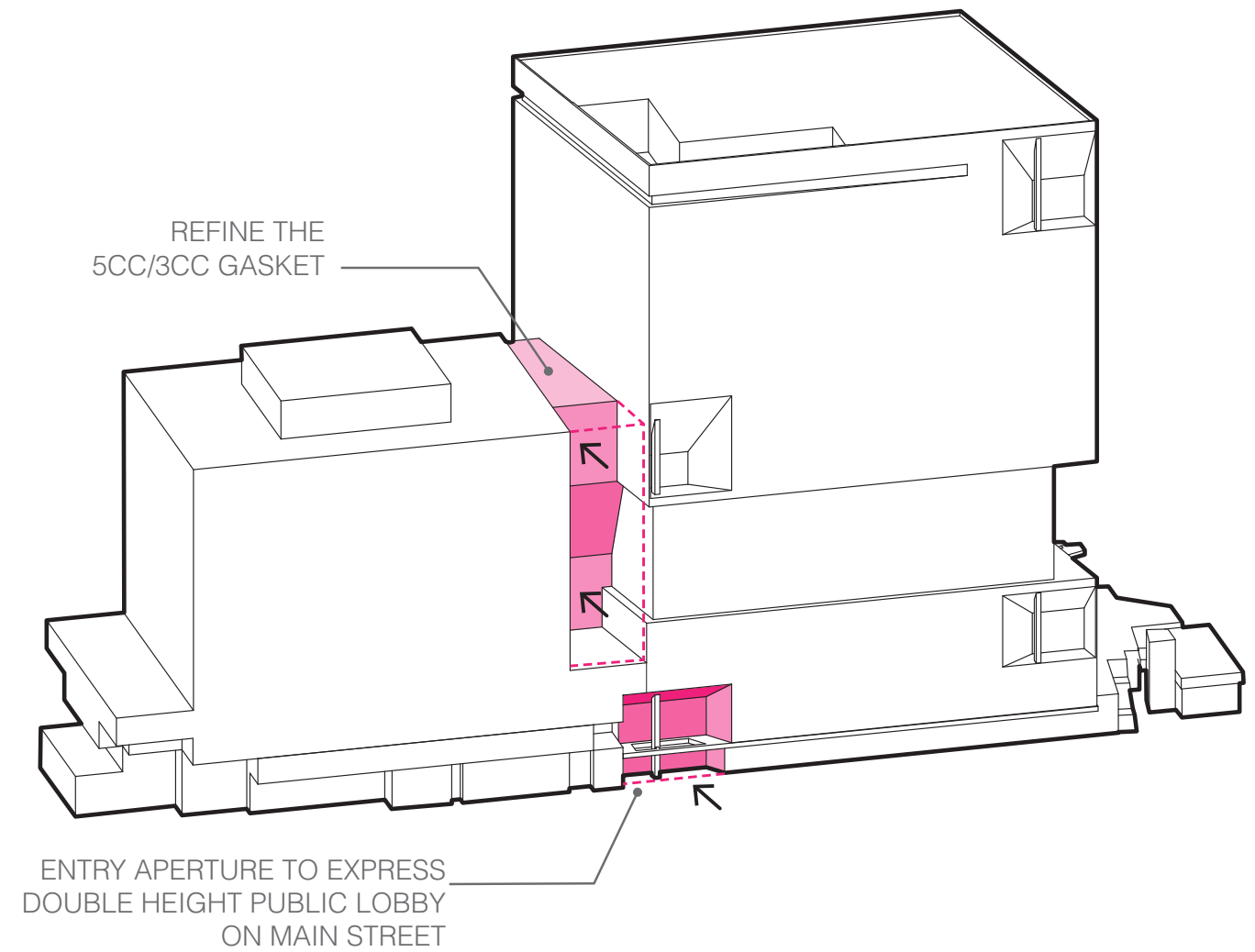


DECEMBER 04 2018

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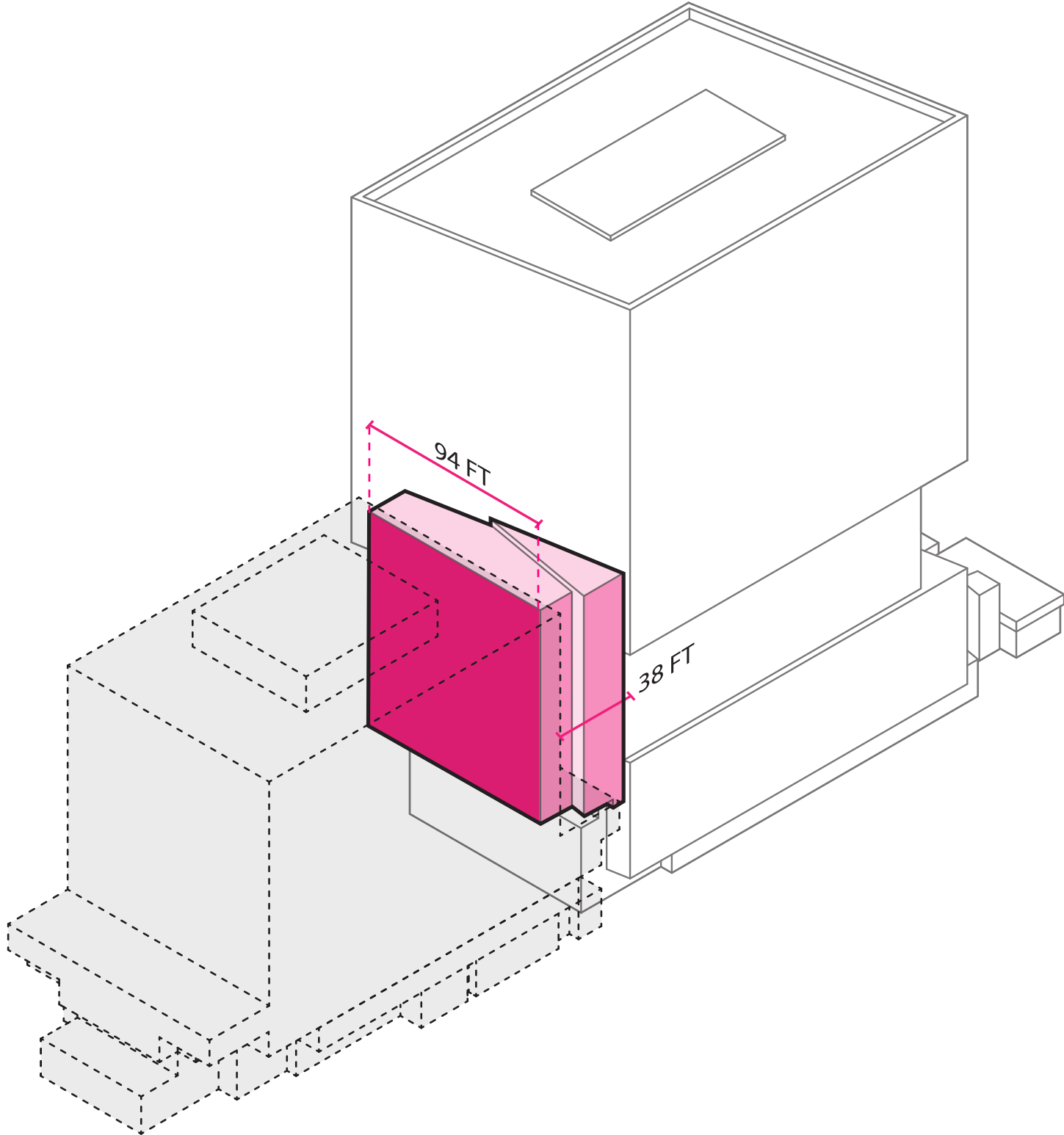


NOVEMBER 02 2018



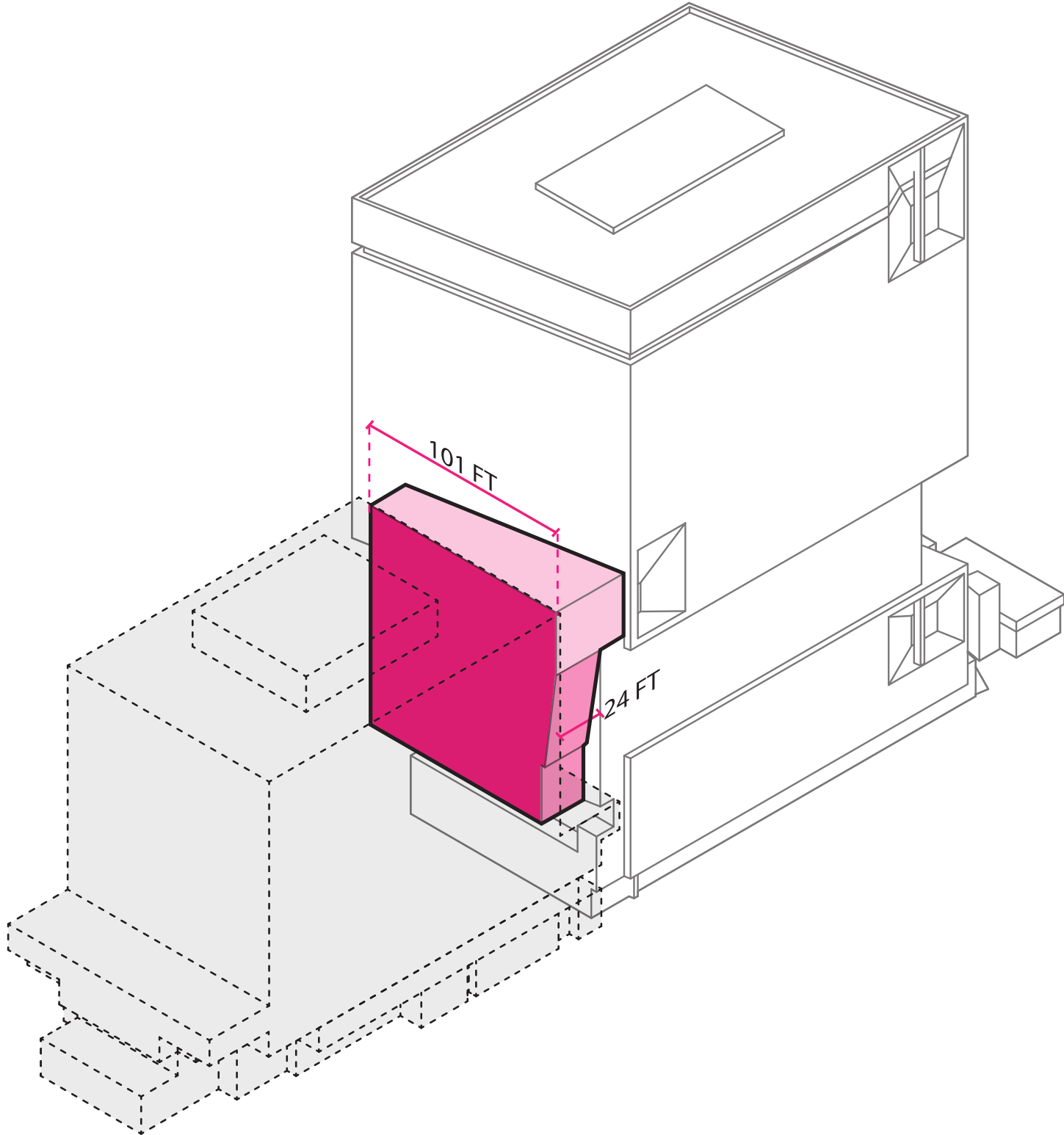
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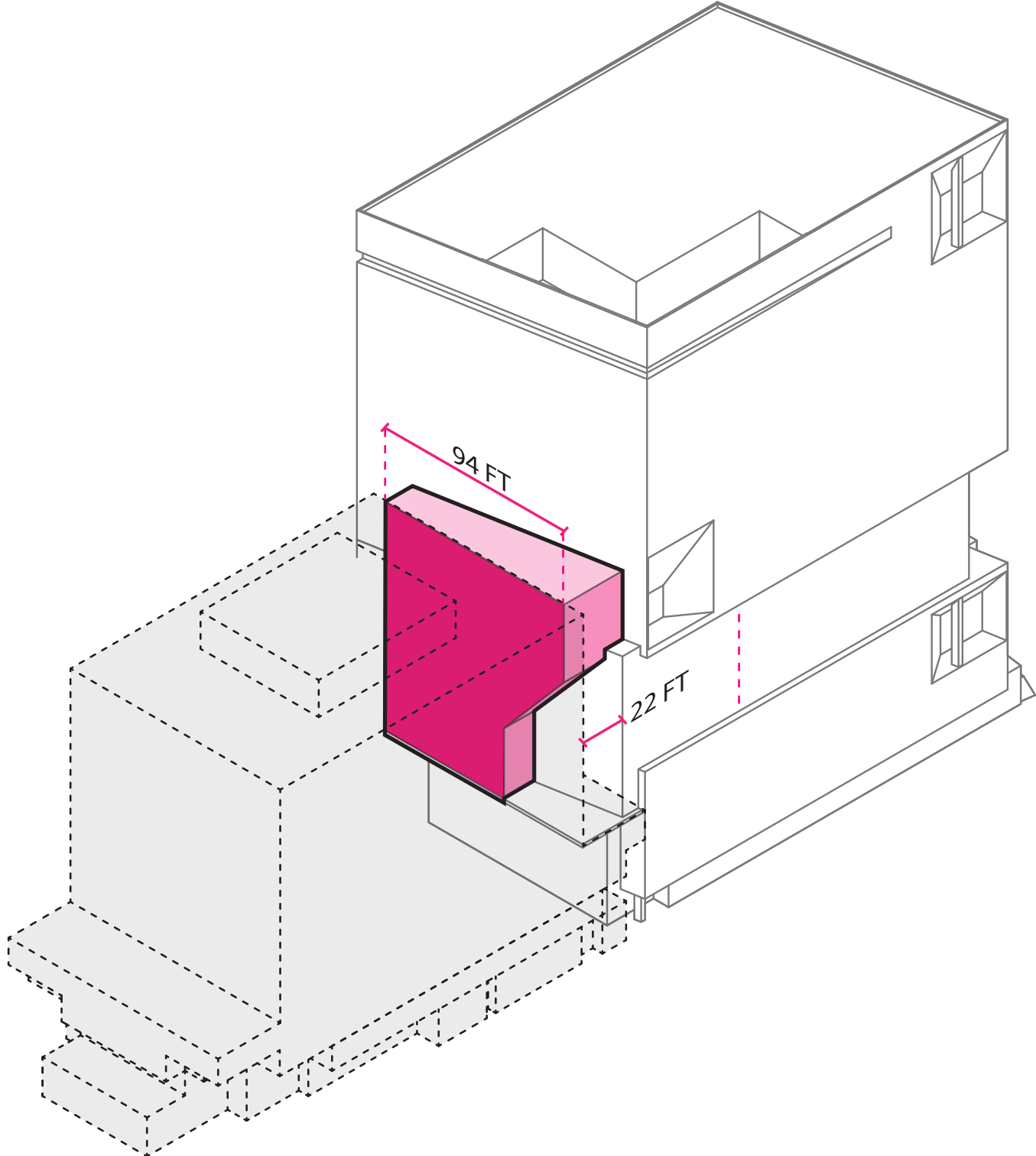


MASTERPLAN SUBMISSION

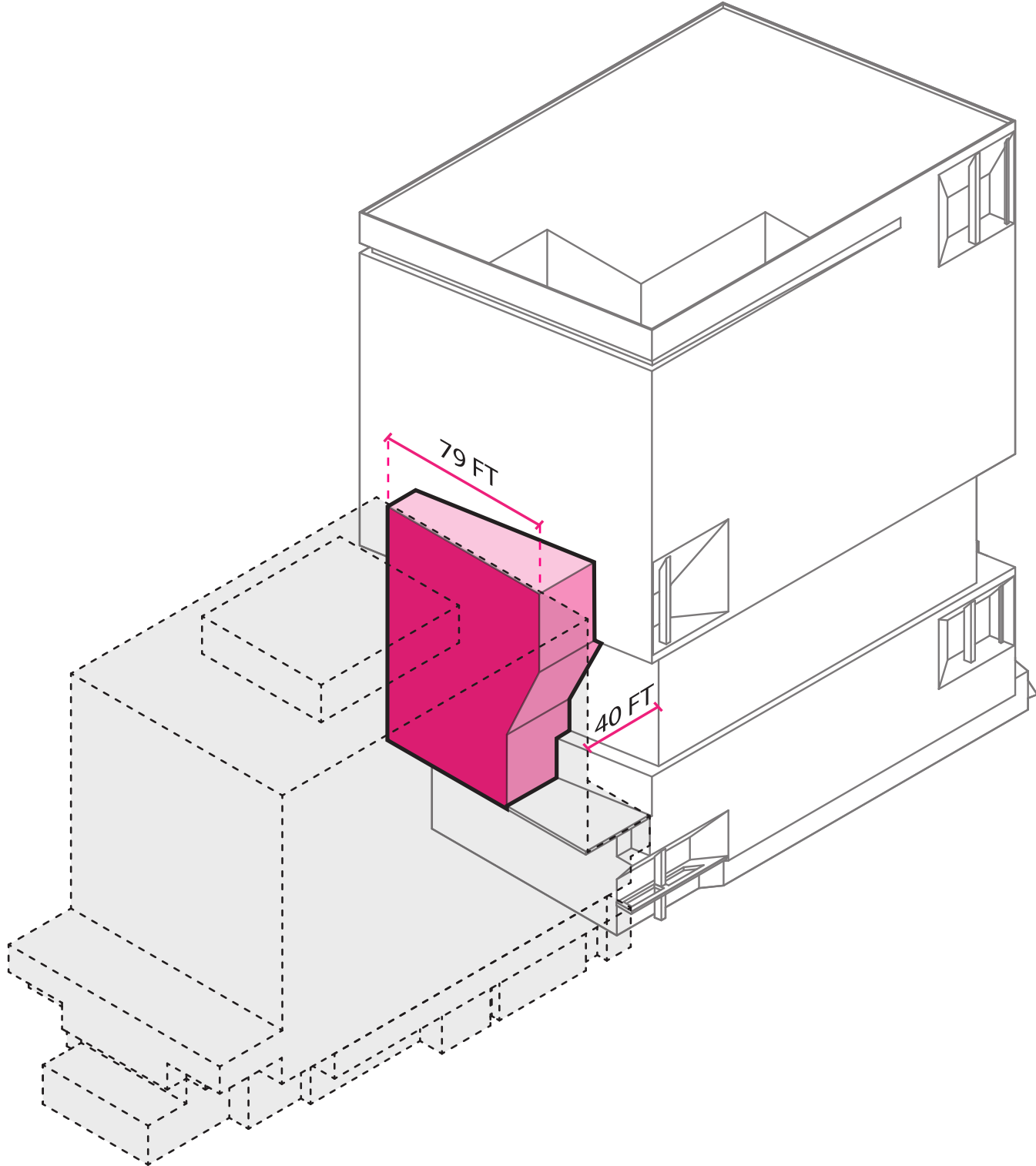
MASSING REFINEMENT



MASSING REFINEMENT



MASSING REFINEMENT



DECEMBER 04 2018

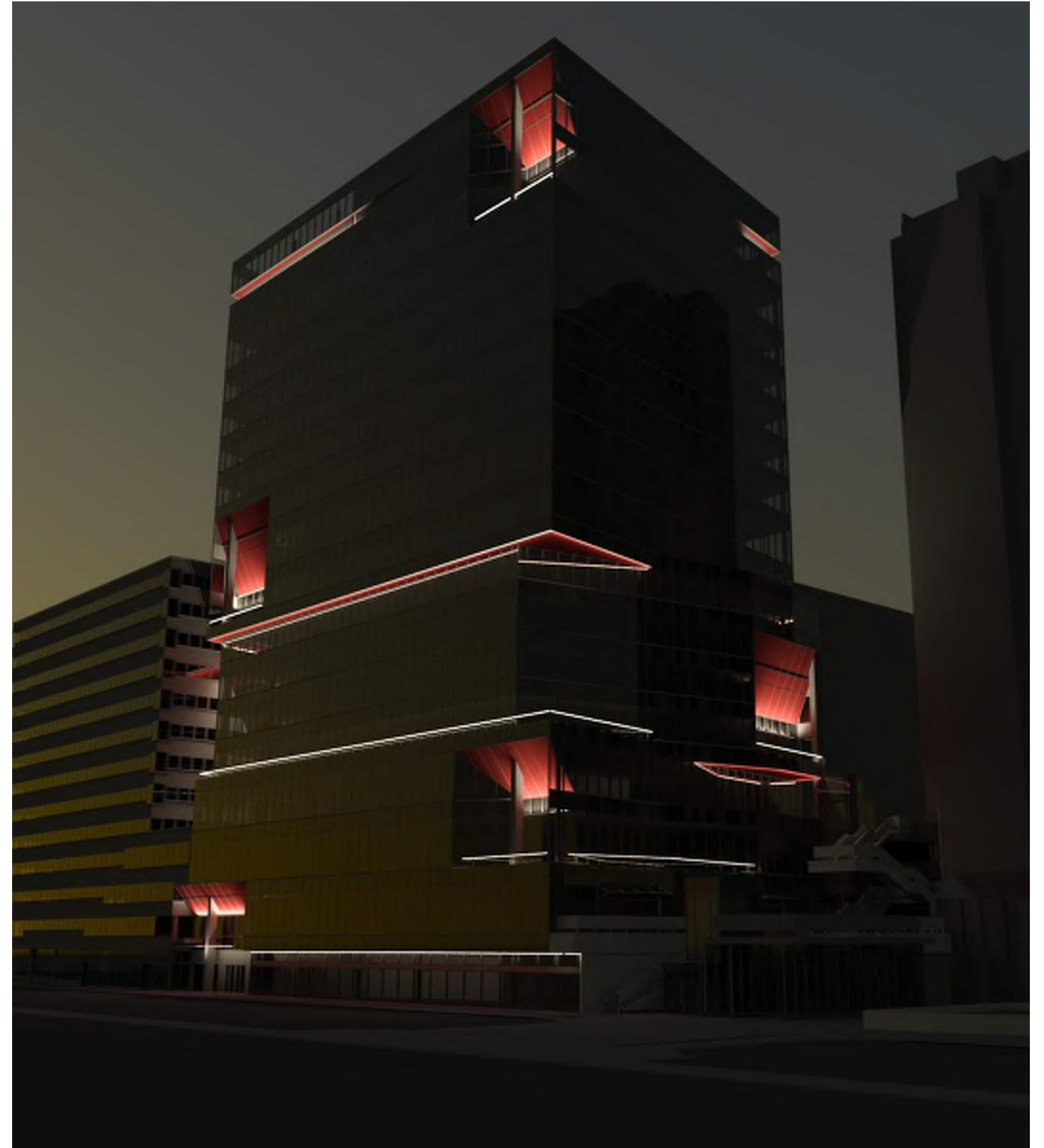
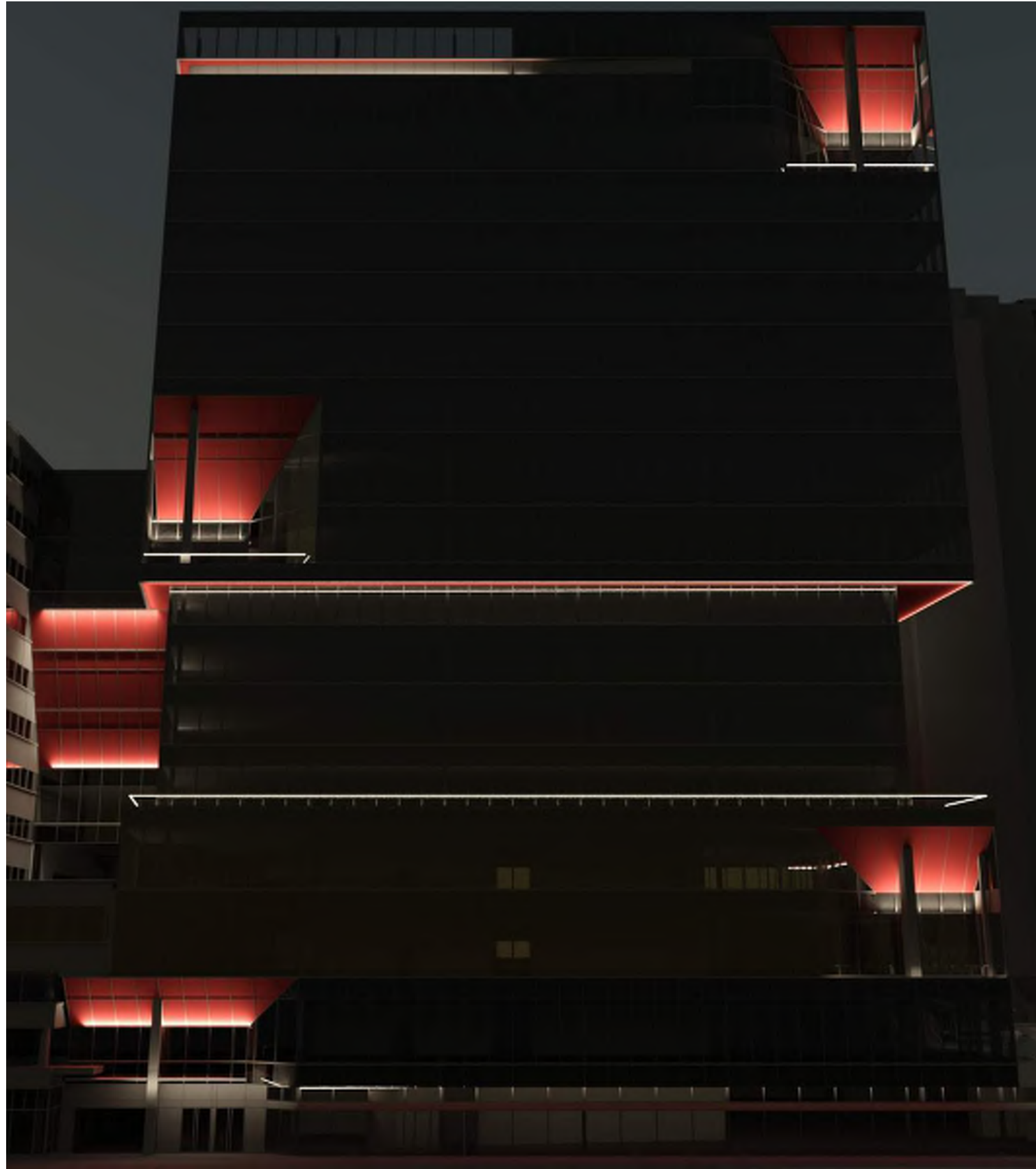
ENTRANCE VIEW



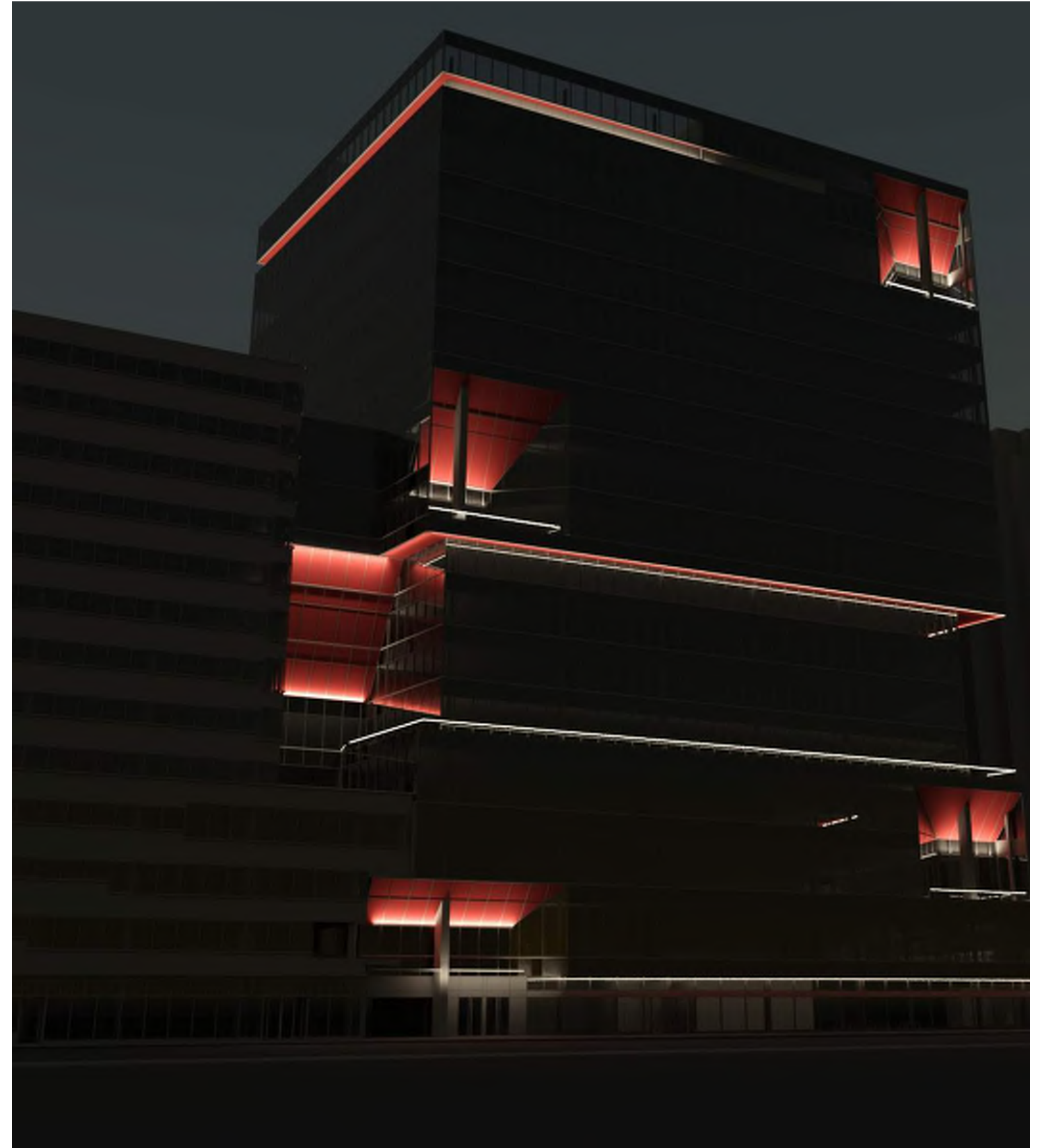
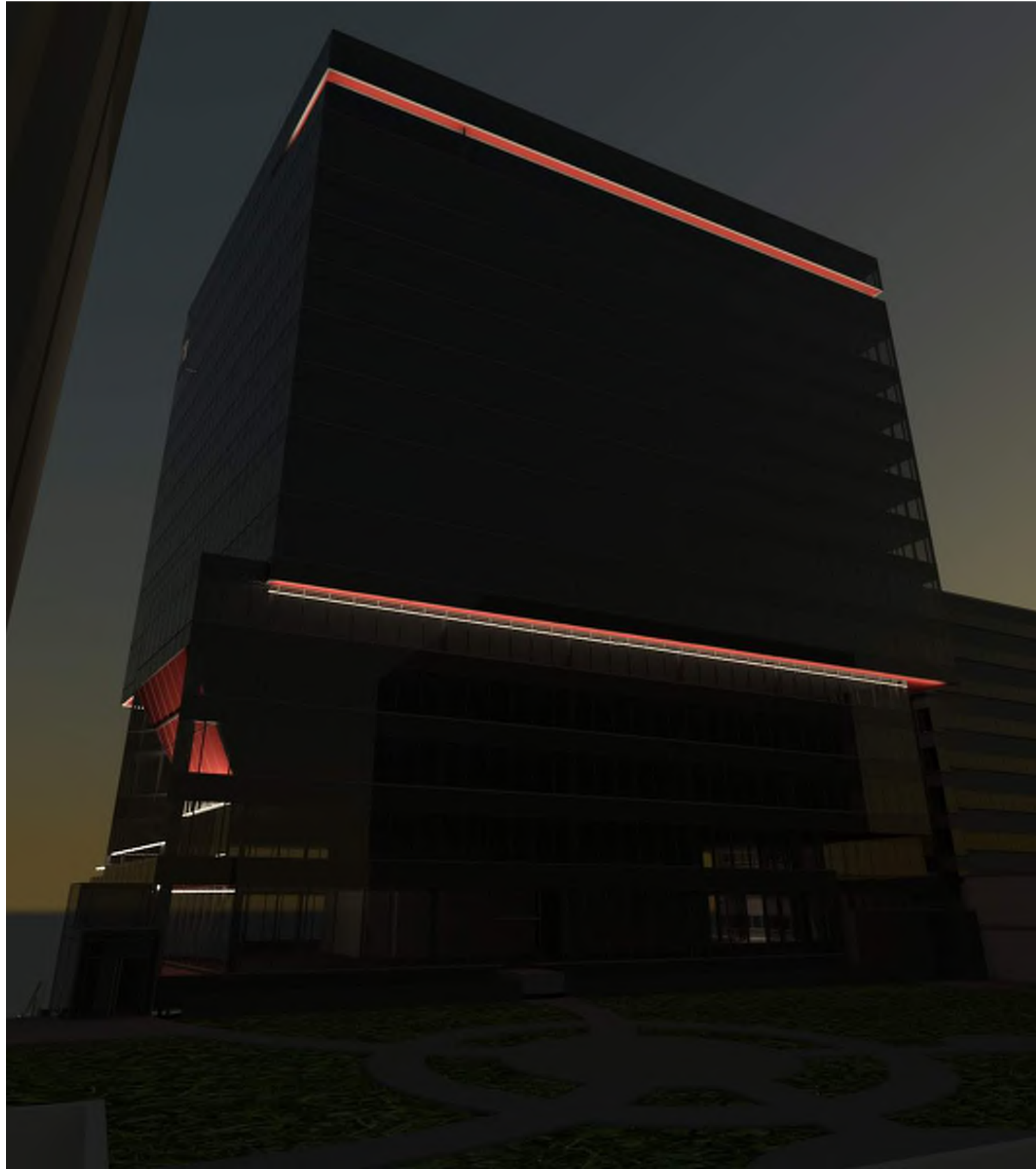
ENTRANCE VIEW



LIGHTING CONCEPT

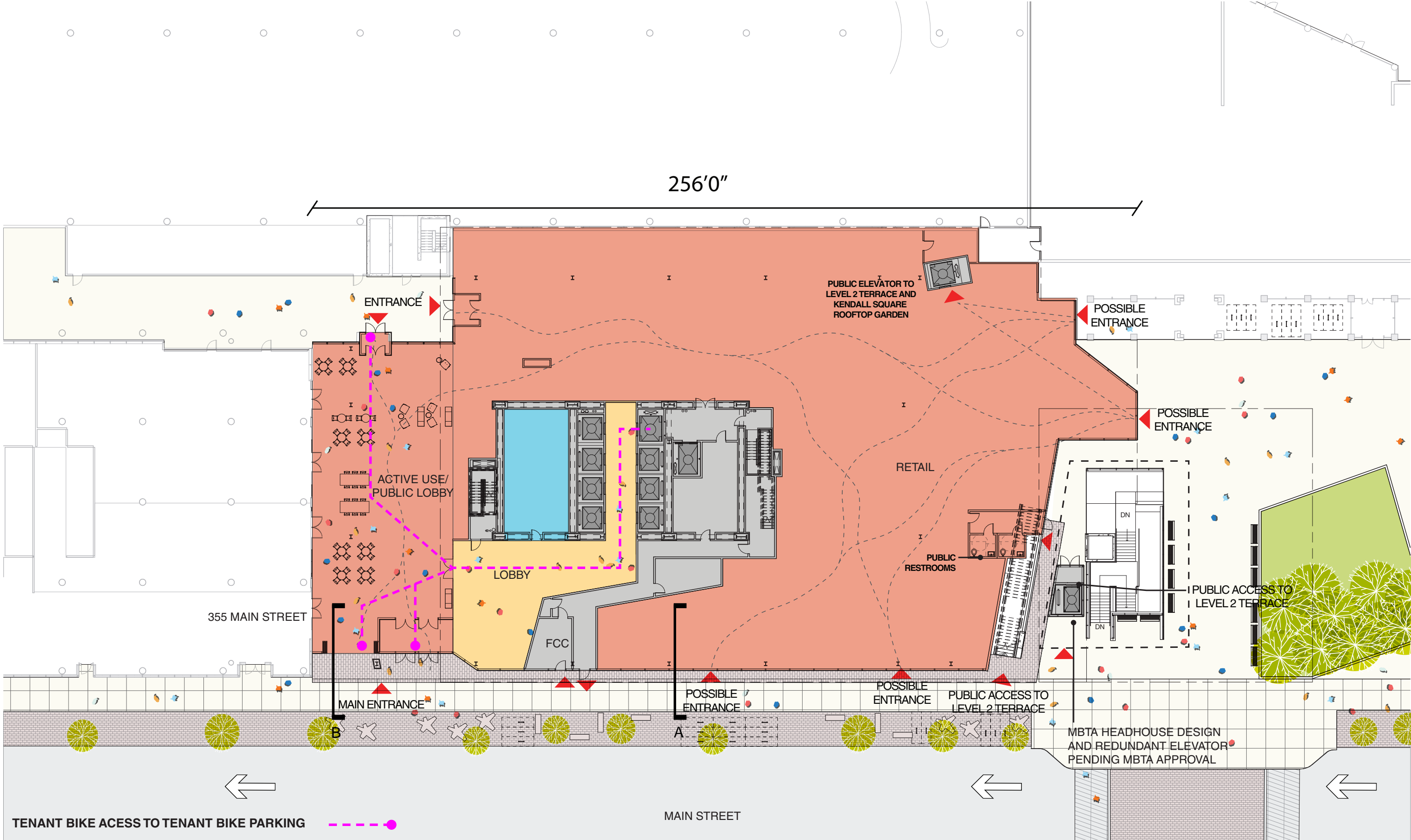


LIGHTING CONCEPT

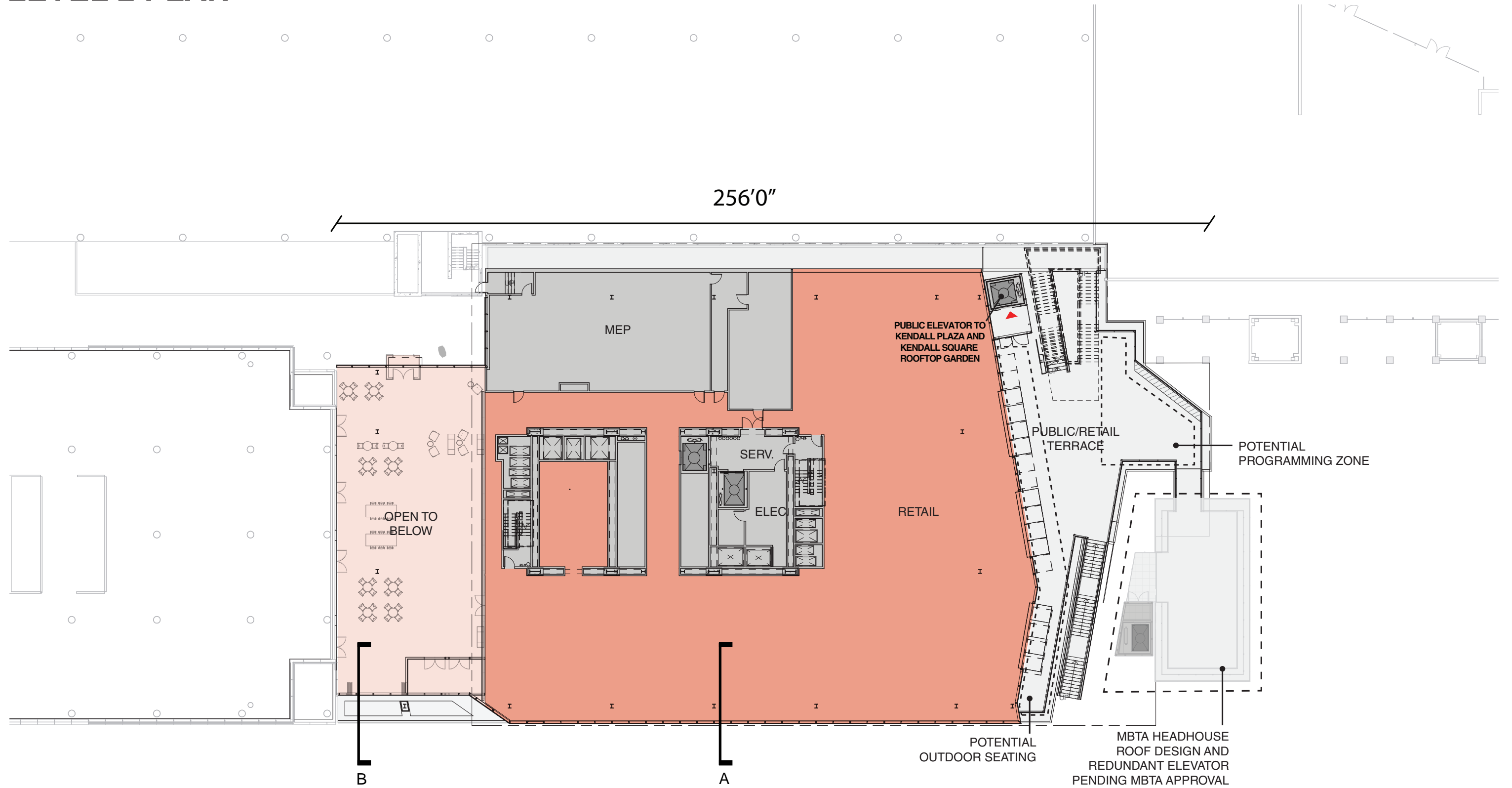


STREET LEVEL PEDESTRIAN EXPERIENCE

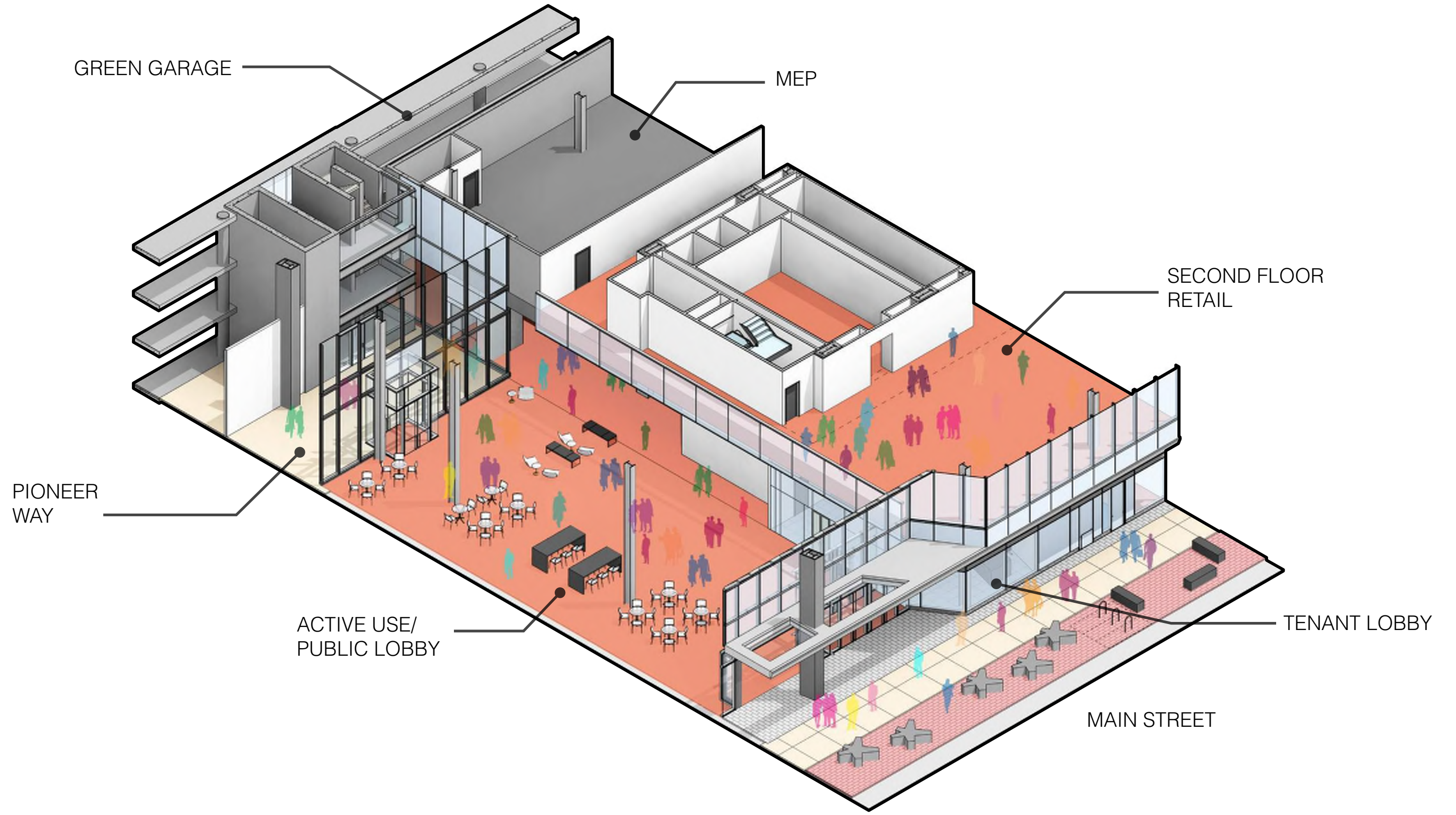
LEVEL 1 PLAN



LEVEL 2 PLAN



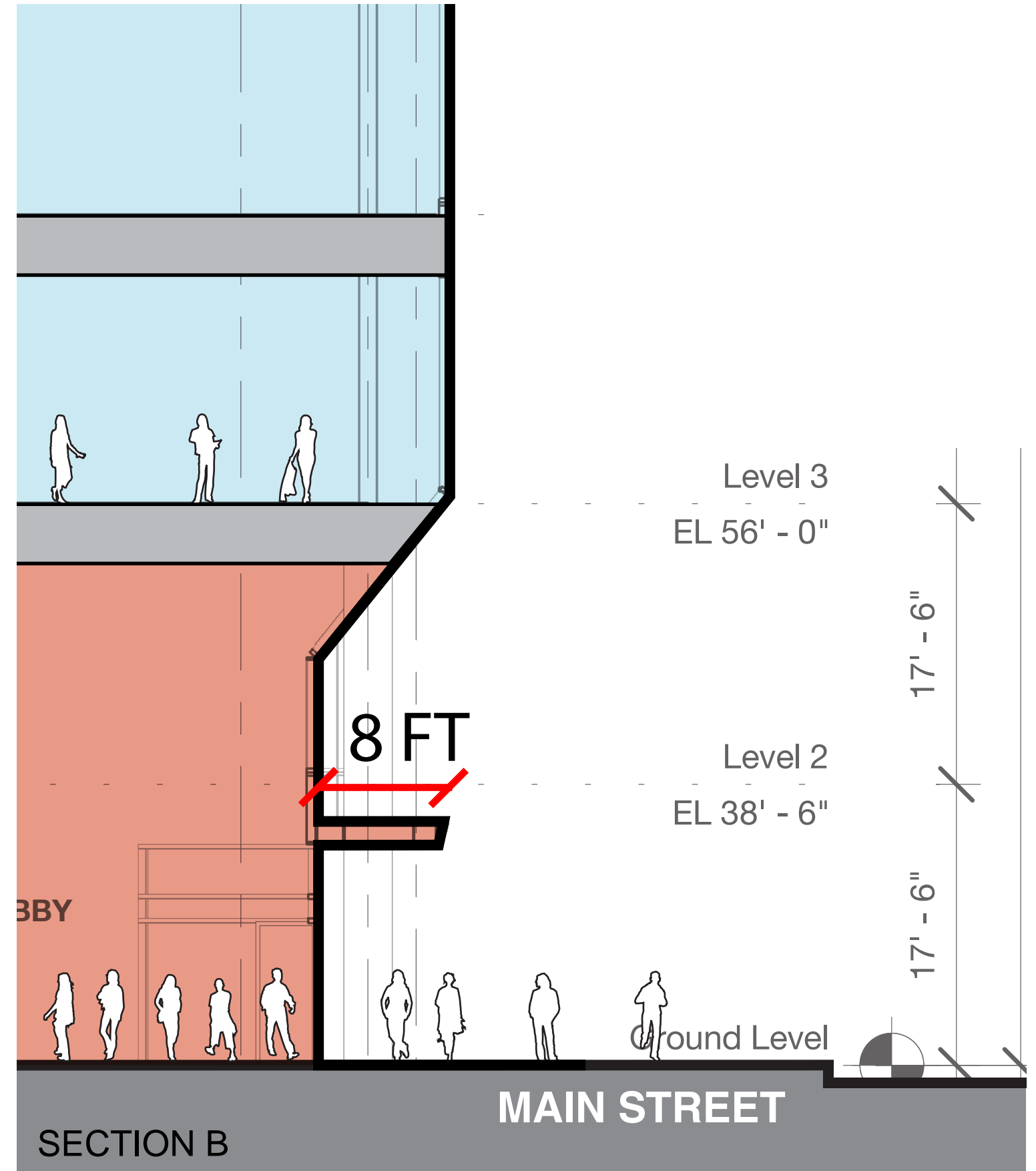
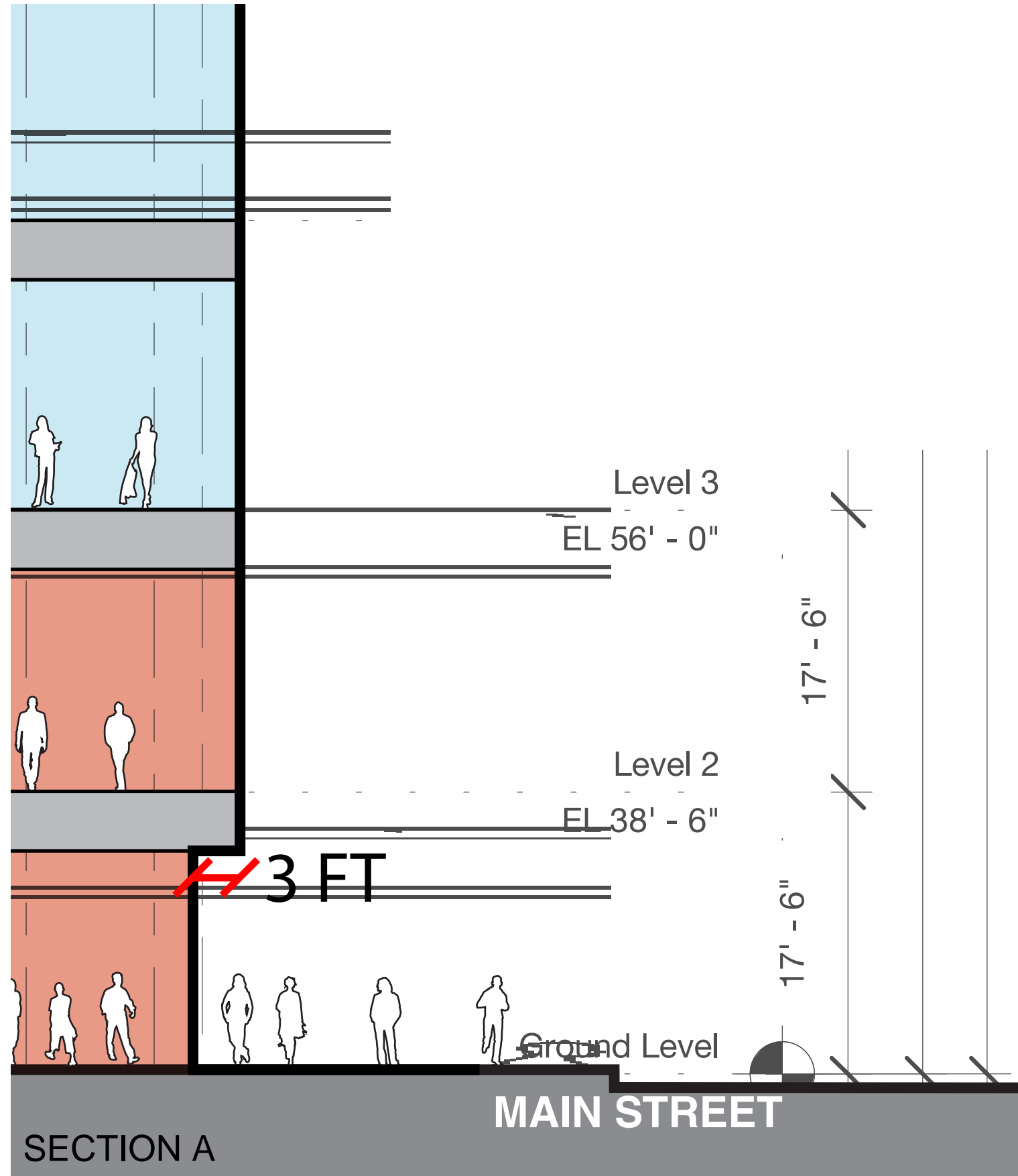
PUBLIC LOBBY - AXONOMETRIC



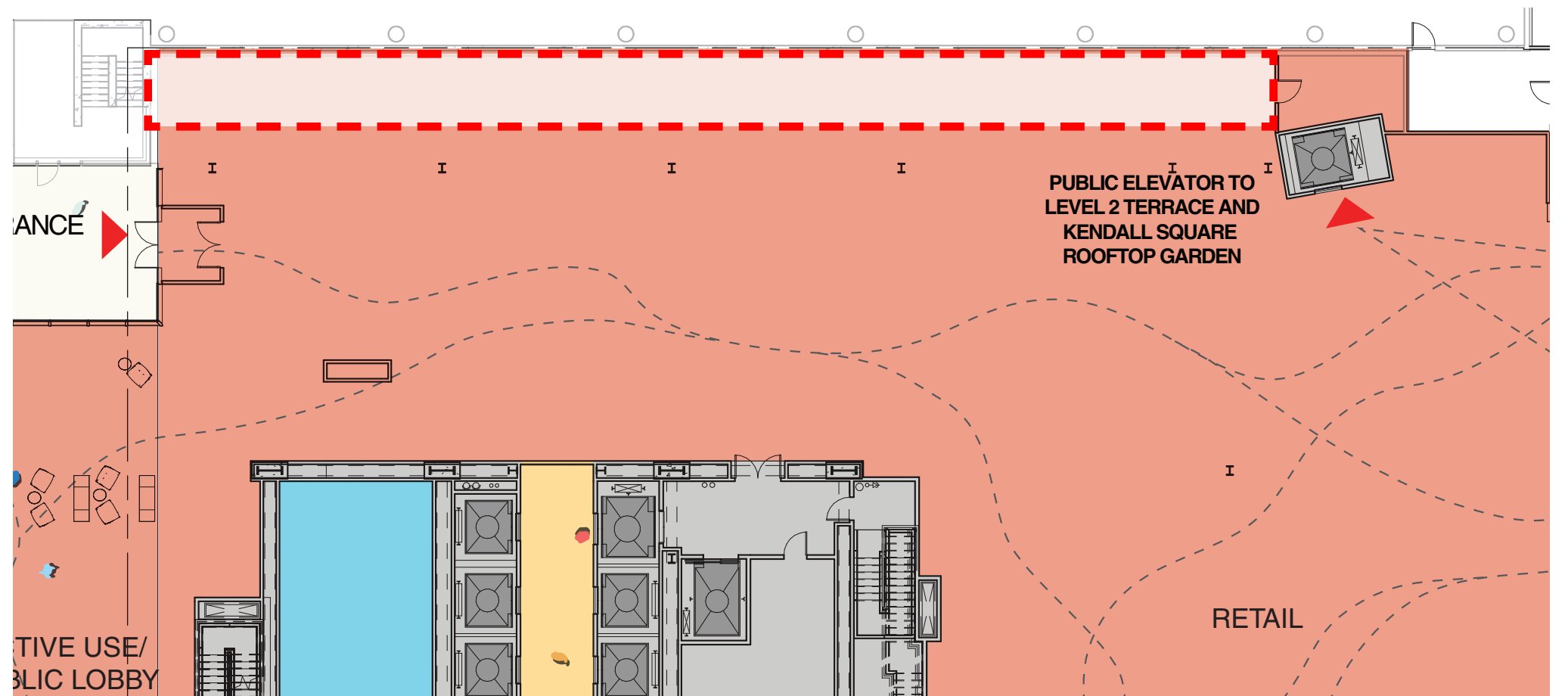
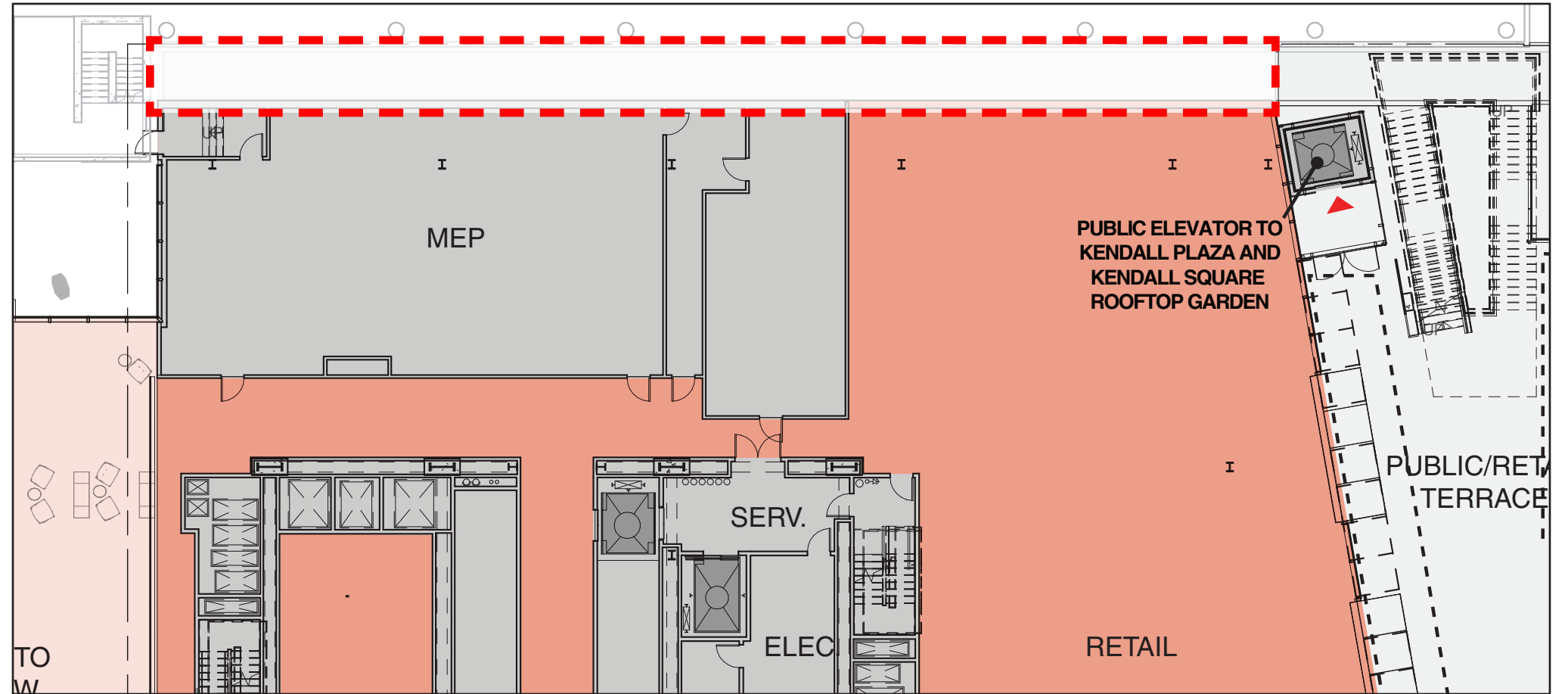
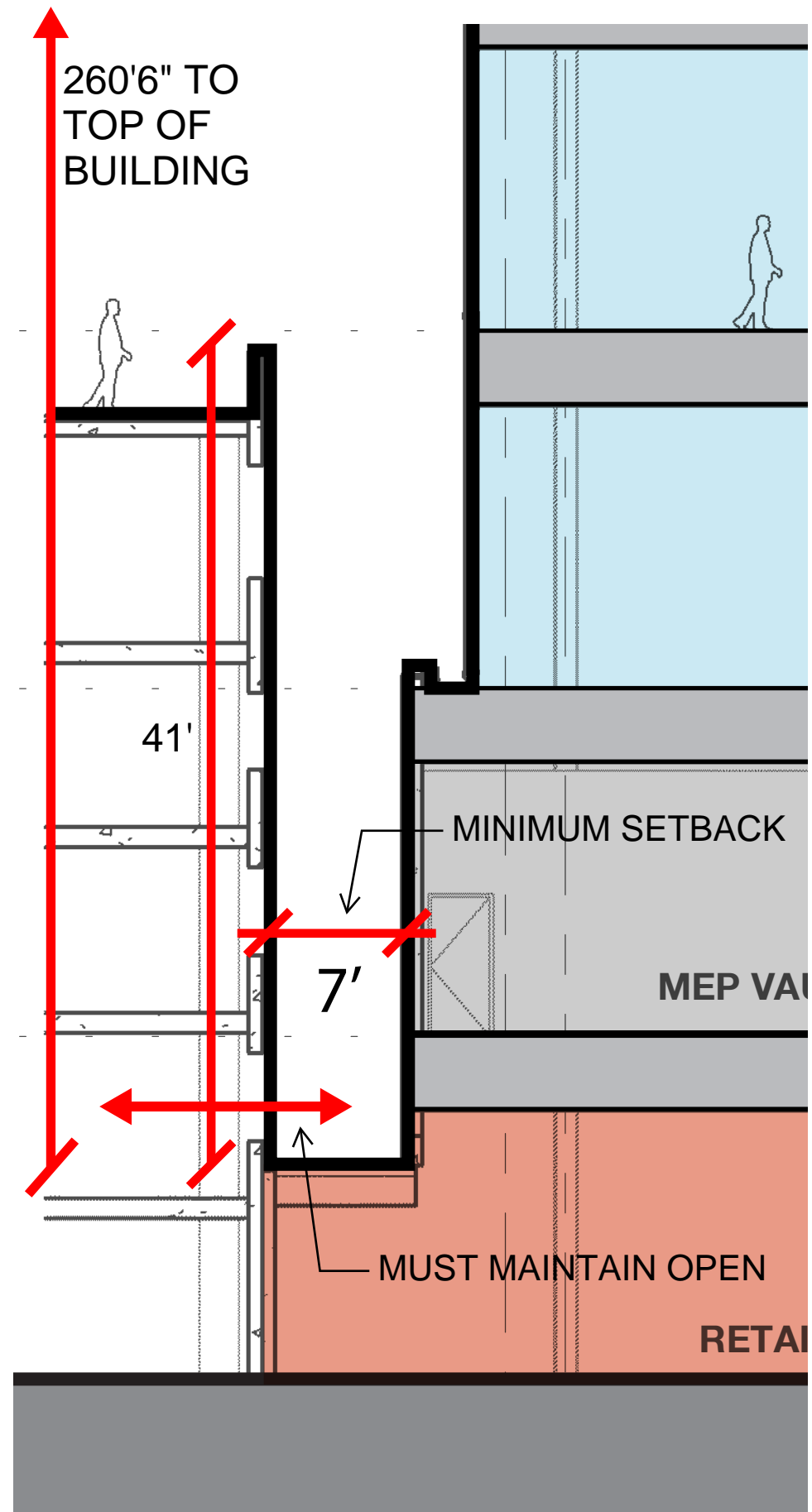
ENLARGED ENTRANCE VIEW



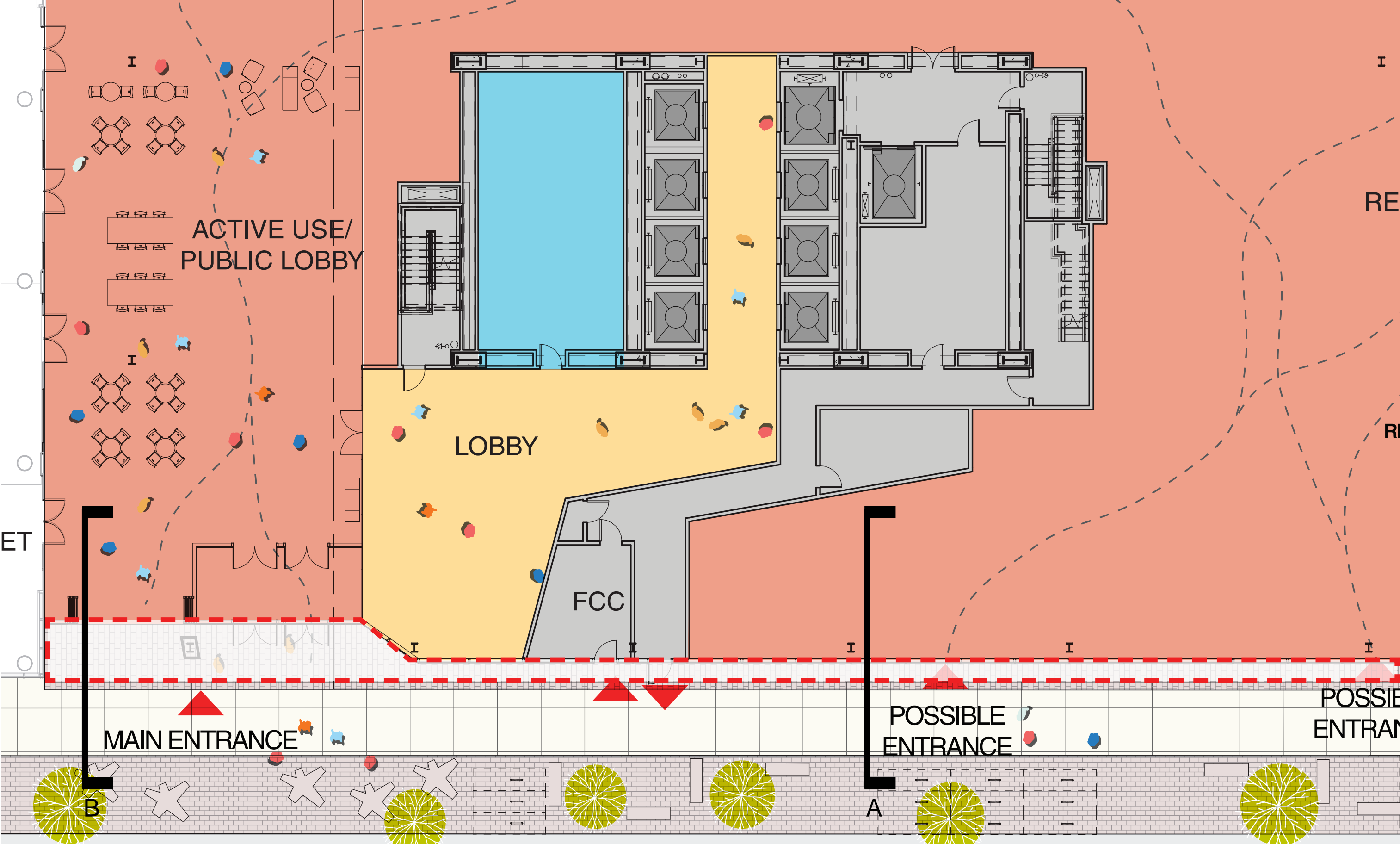
TRANSVERSE SECTIONS



TRANSVERSE SECTIONS

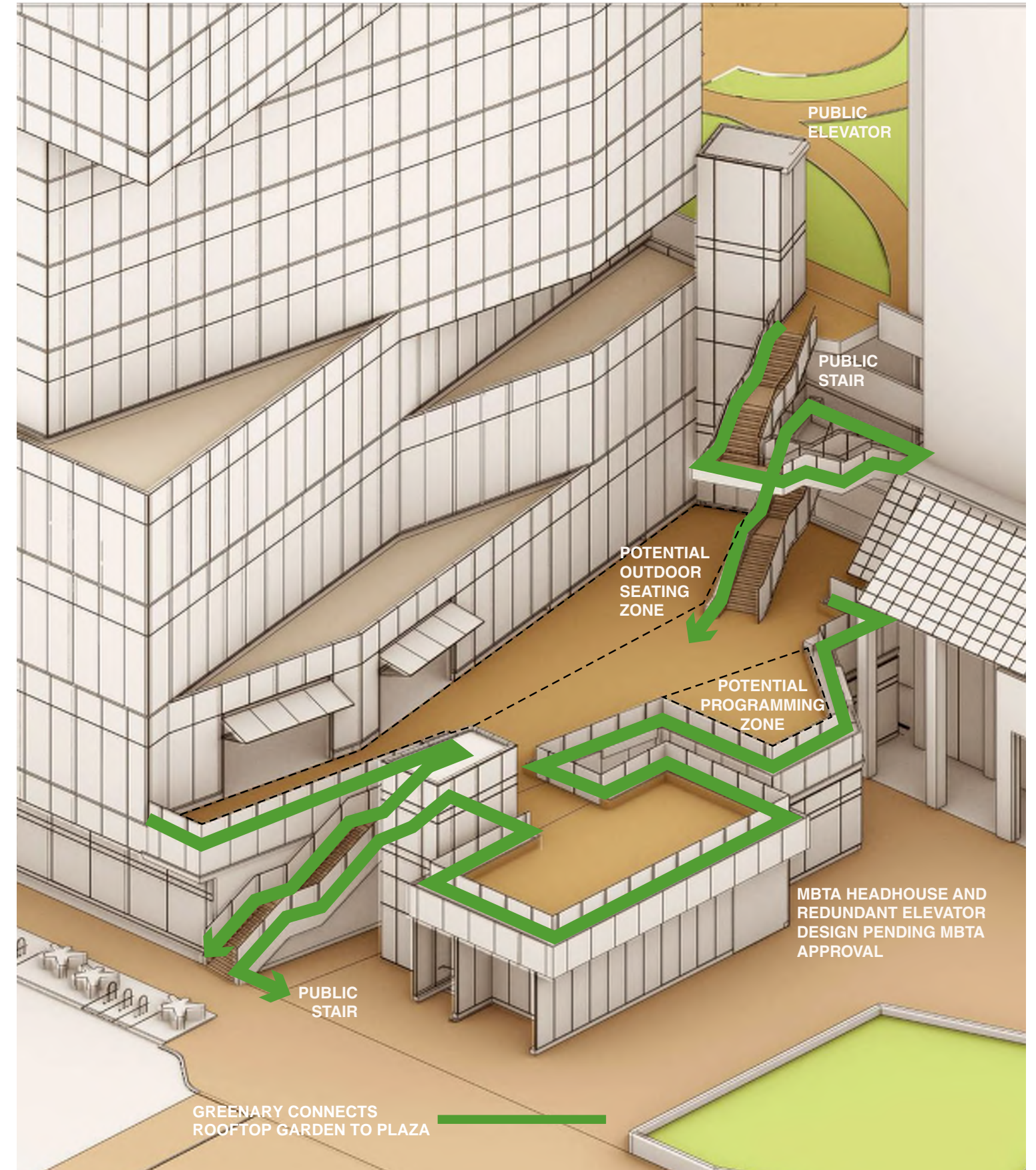
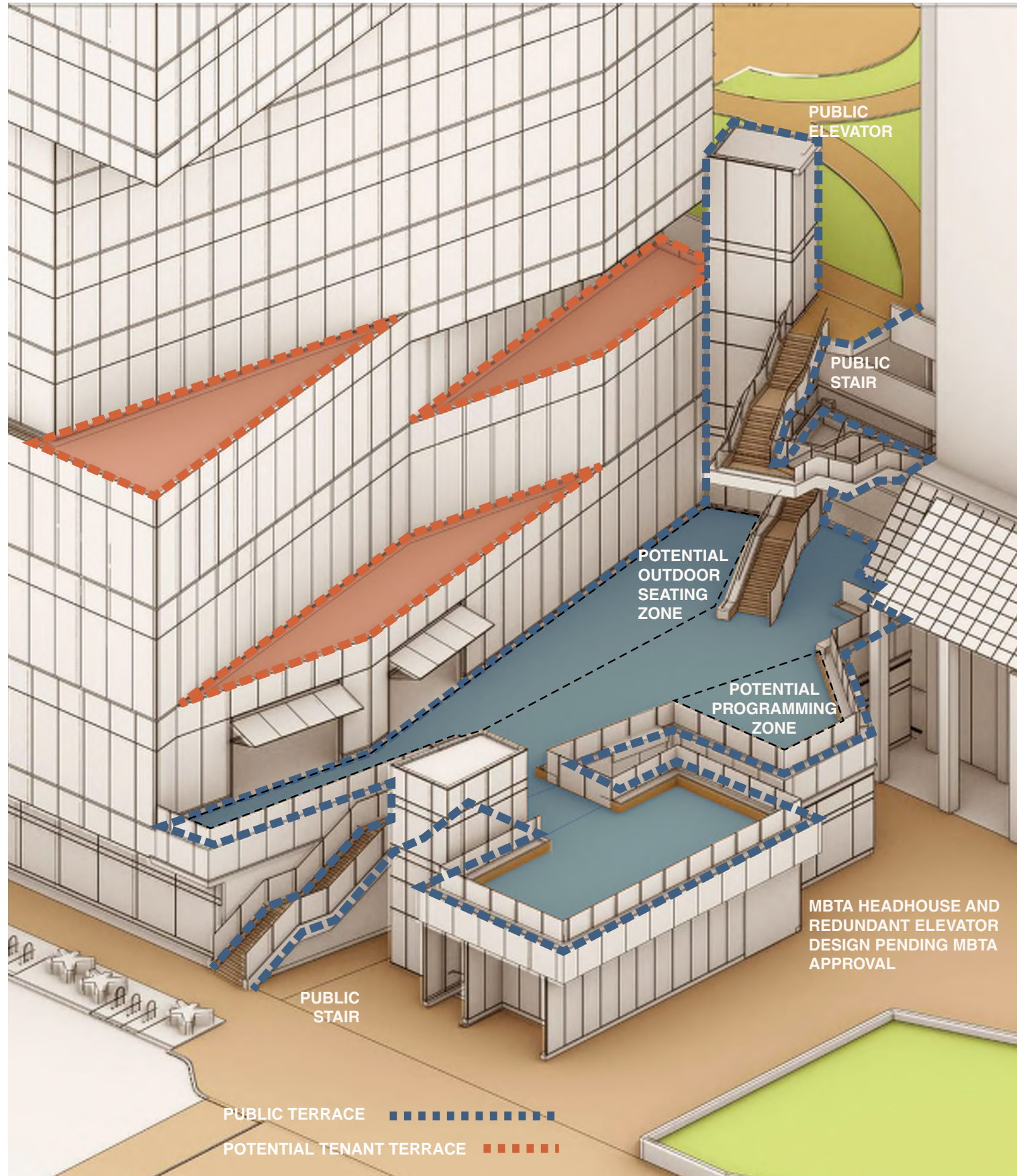


SETBACK/ AWNING

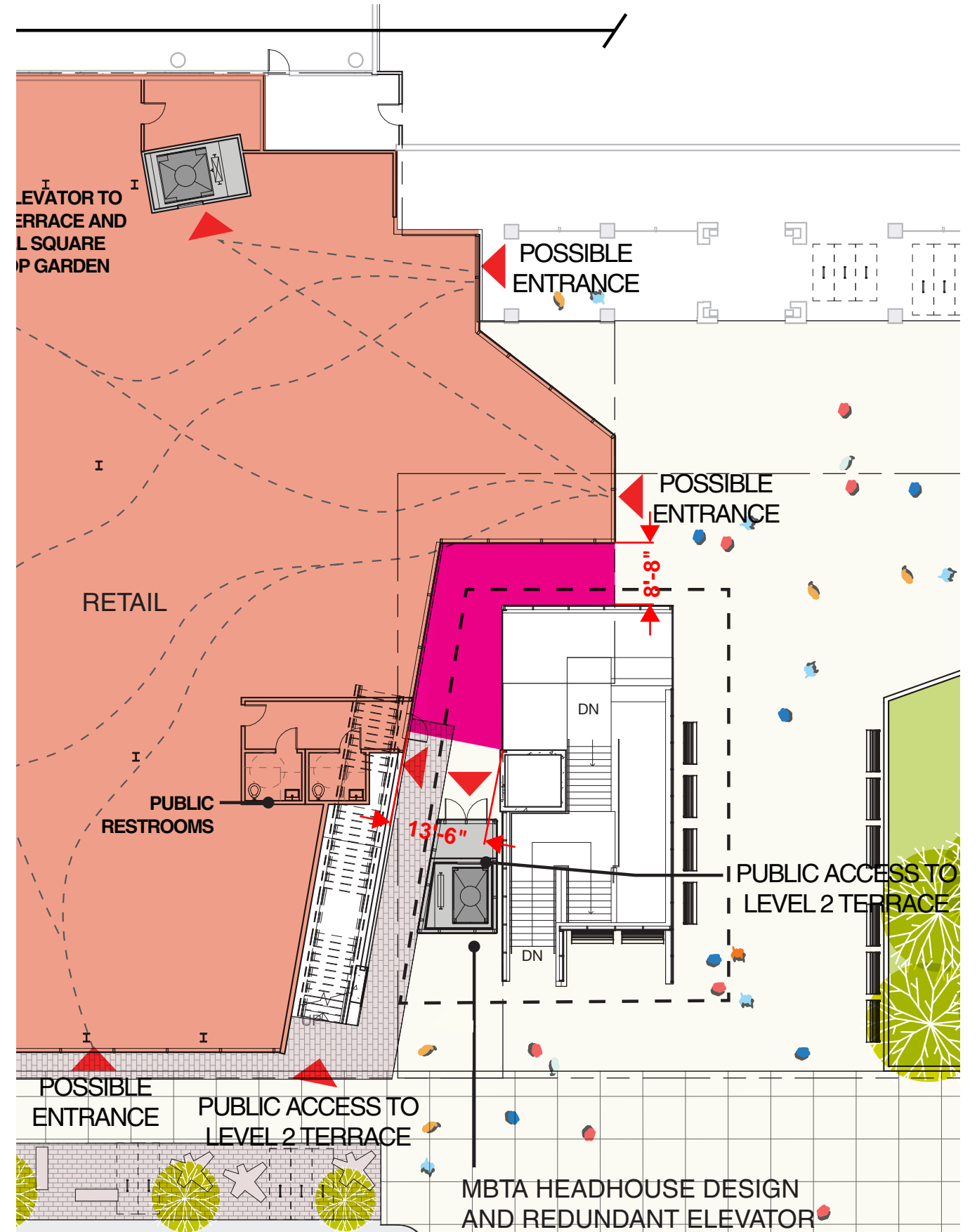
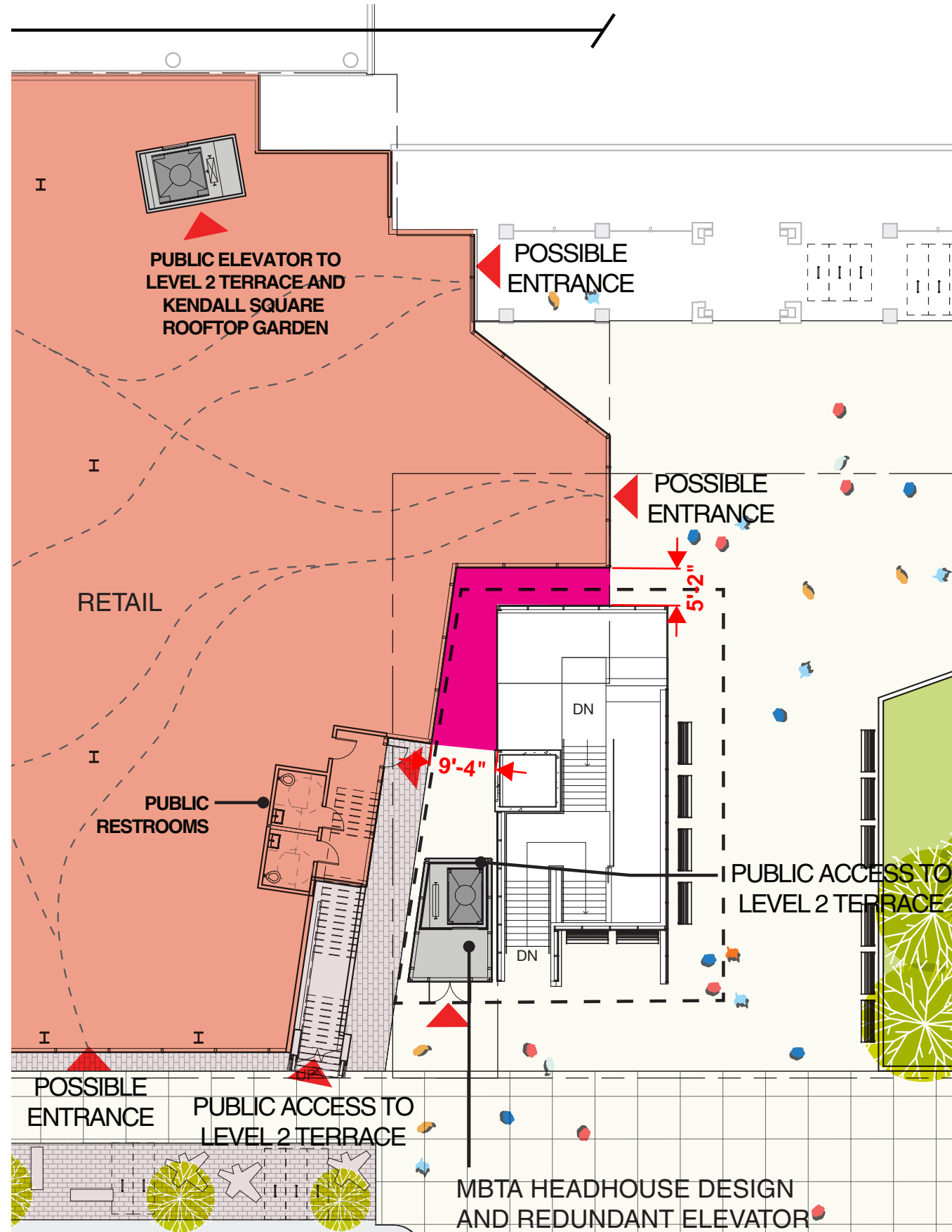


PLAZA/ROOFTOP GARDEN CONNECTION

PLAZA TO ROOFTOP GARDEN CONNECTION DIAGRAM



FLOOR PLANS PLAN - INCREASED PLAN DIMENSIONS AROUND HEADHOUSE



VIEW FROM MAIN STREET CROSSWALK

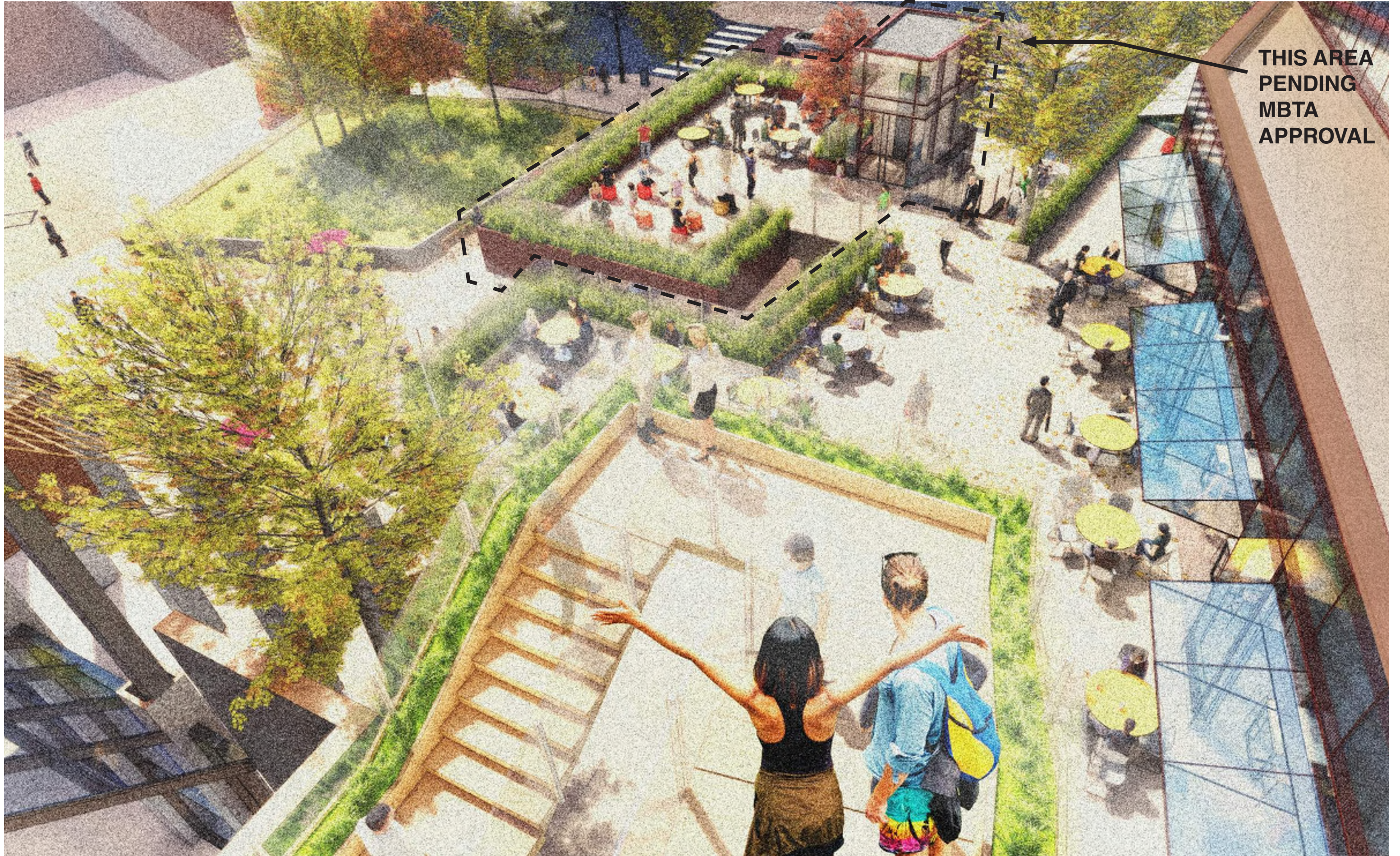


VIEW FROM MAIN STREET CROSSWALK



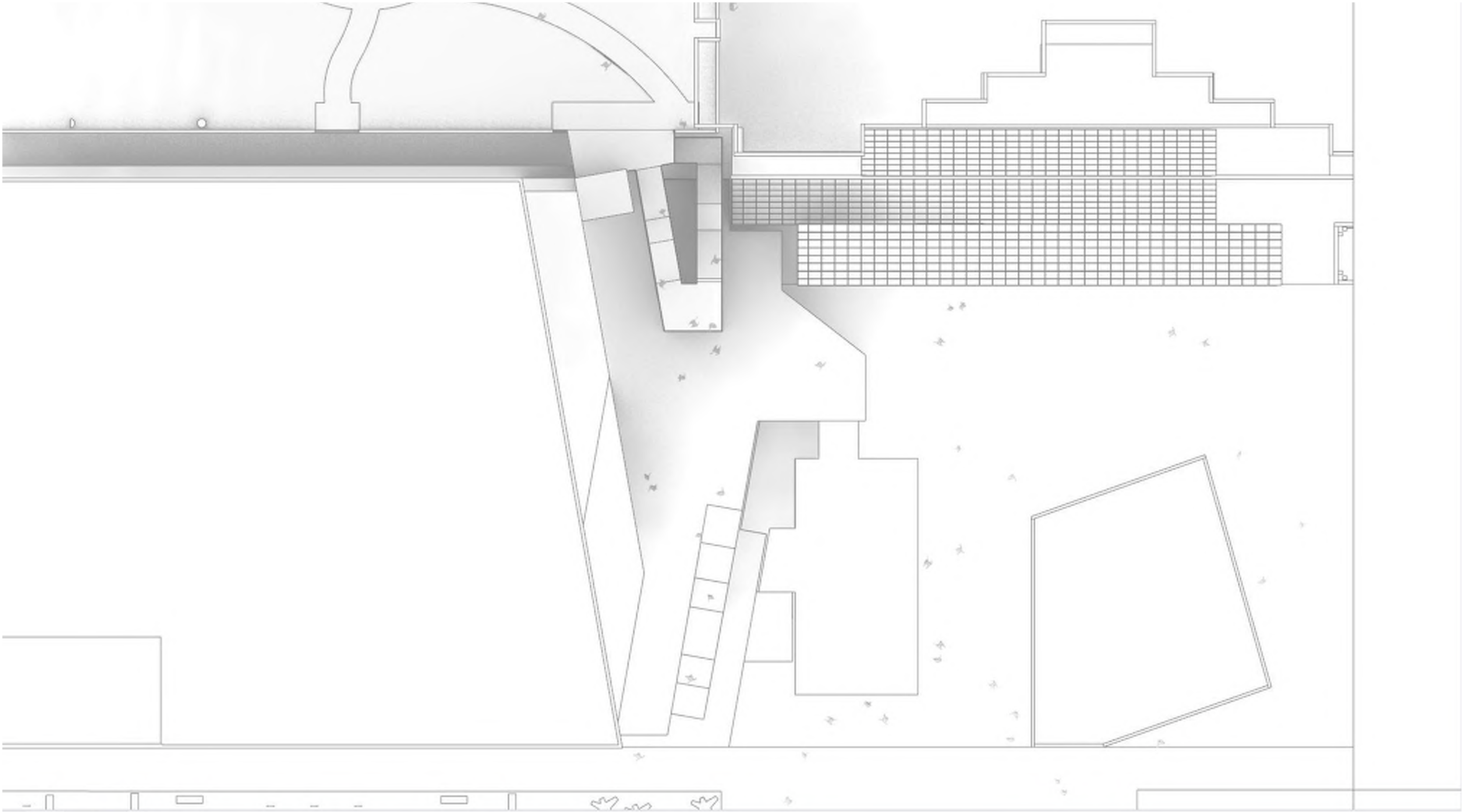
**THIS AREA PENDING
MBTA APPROVAL**

VIEW FROM ROOFTOP GARDEN TO PLAZA

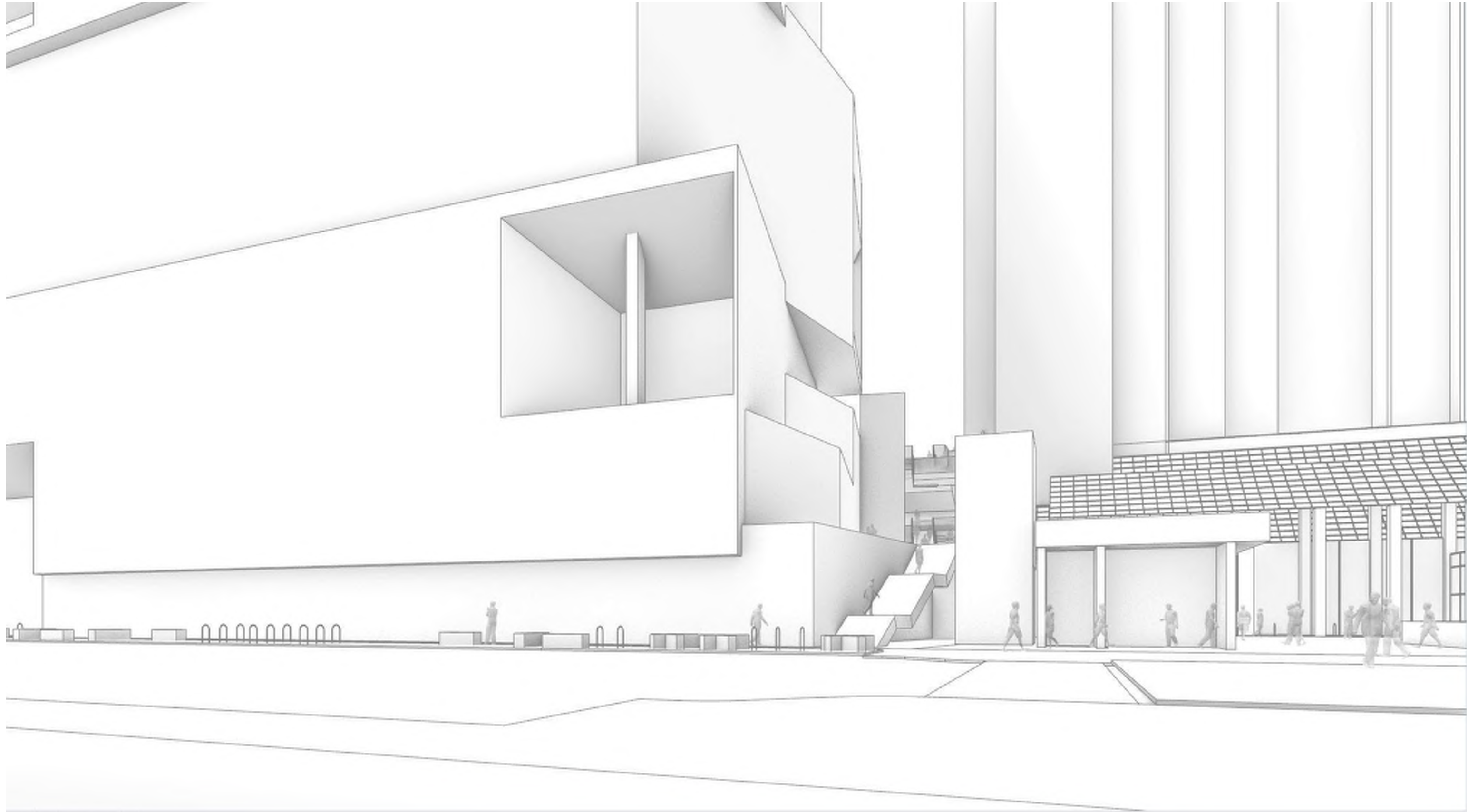


THIS AREA
PENDING
MBTA
APPROVAL

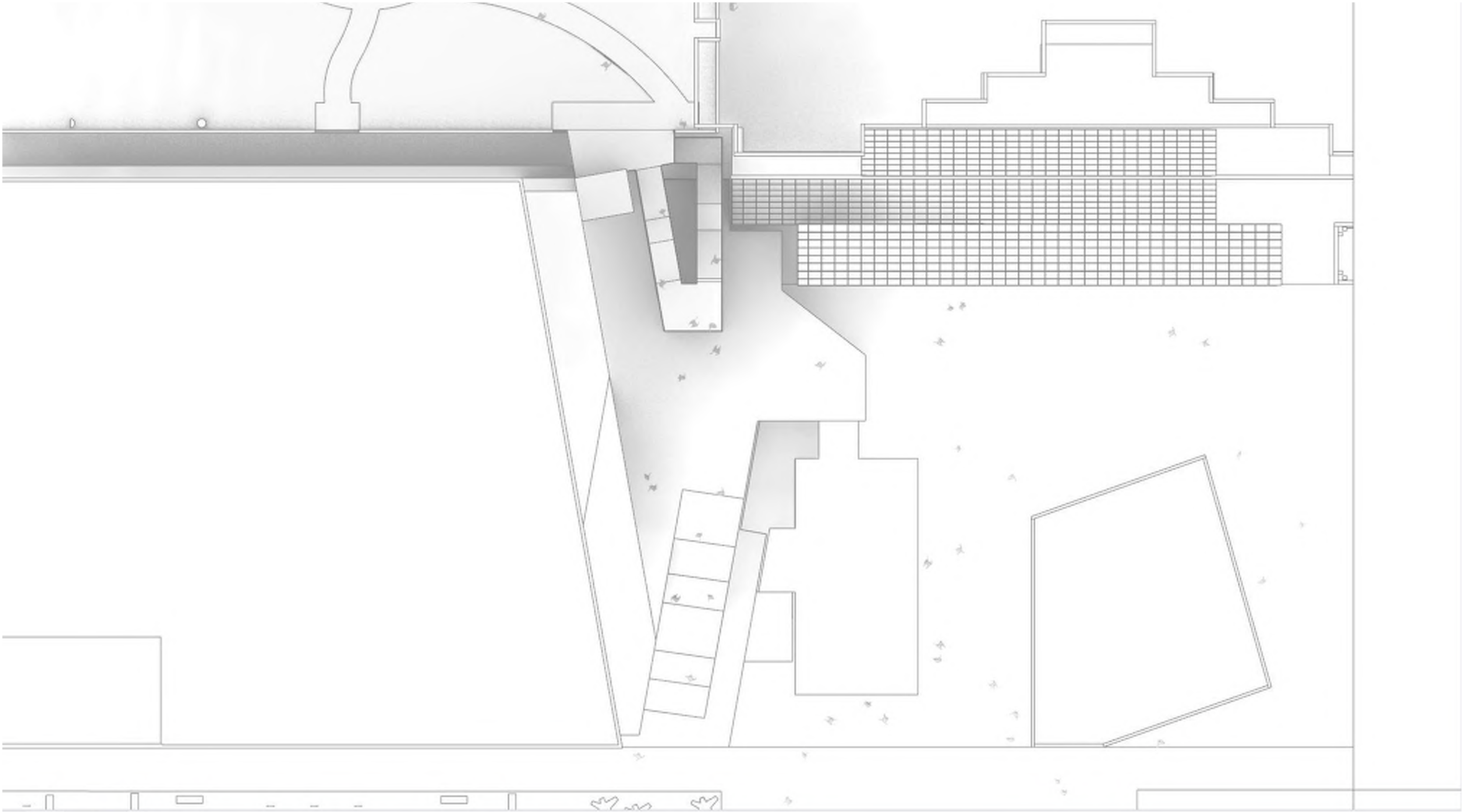
LEVEL 2 - ROOFTOP STAIR STUDIES - BASE CASE



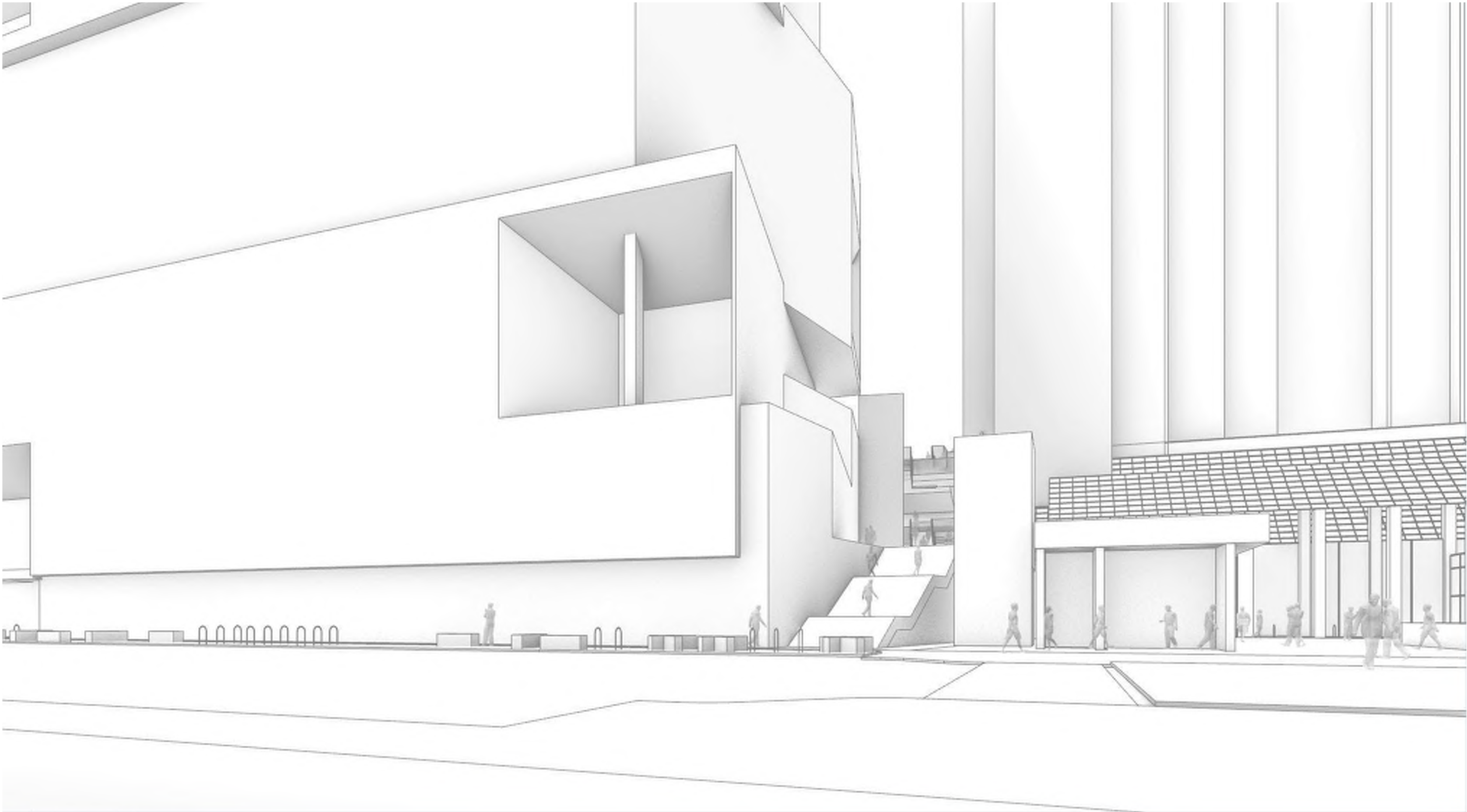
PLAZA TO LEVEL 2 STAIR STUDIES



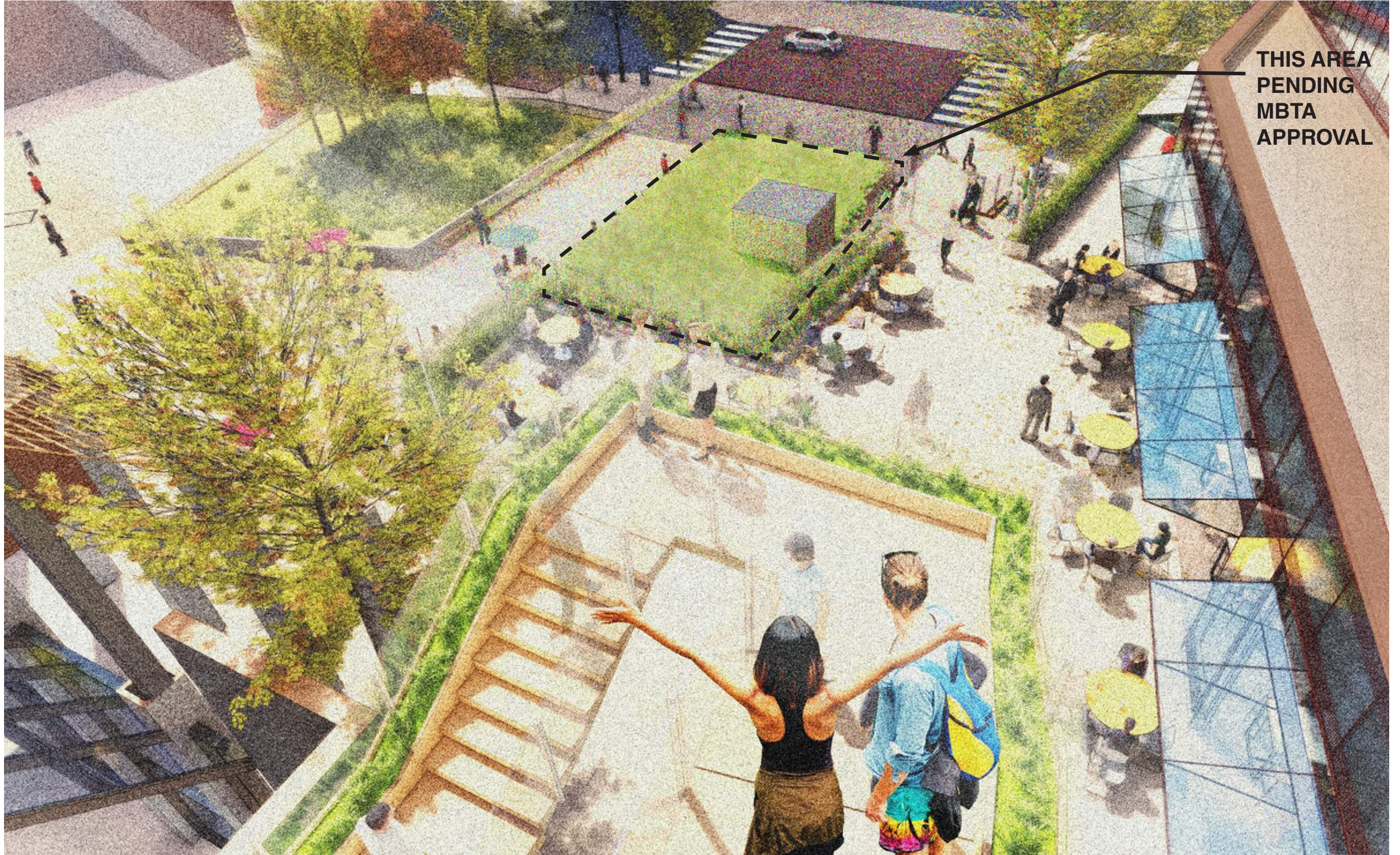
LEVEL 2 - ROOFTOP STAIR STUDIES - ALT 1



PLAZA TO LEVEL 2 STAIR STUDIES

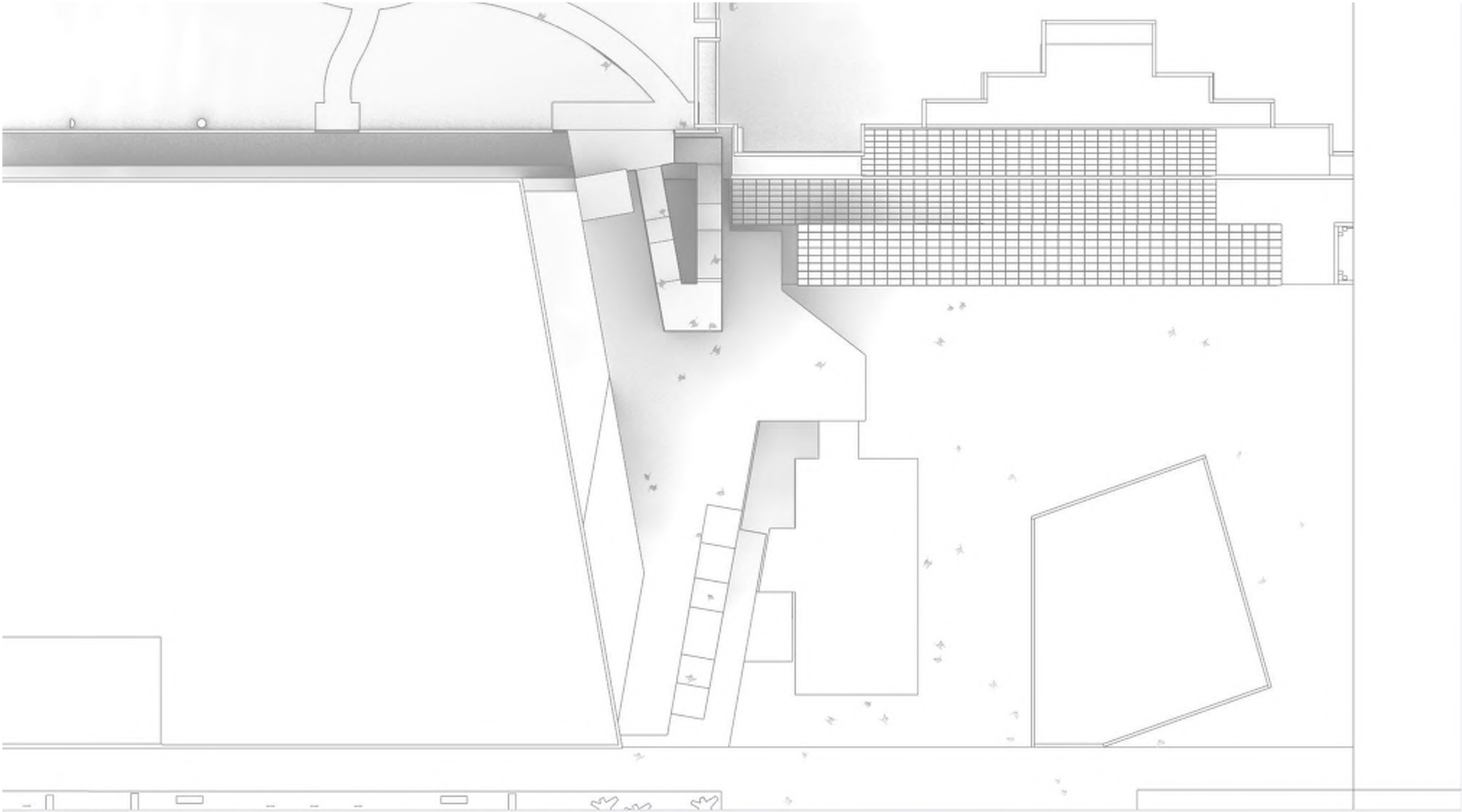


VIEW FROM ROOFTOP GARDEN TO PLAZA

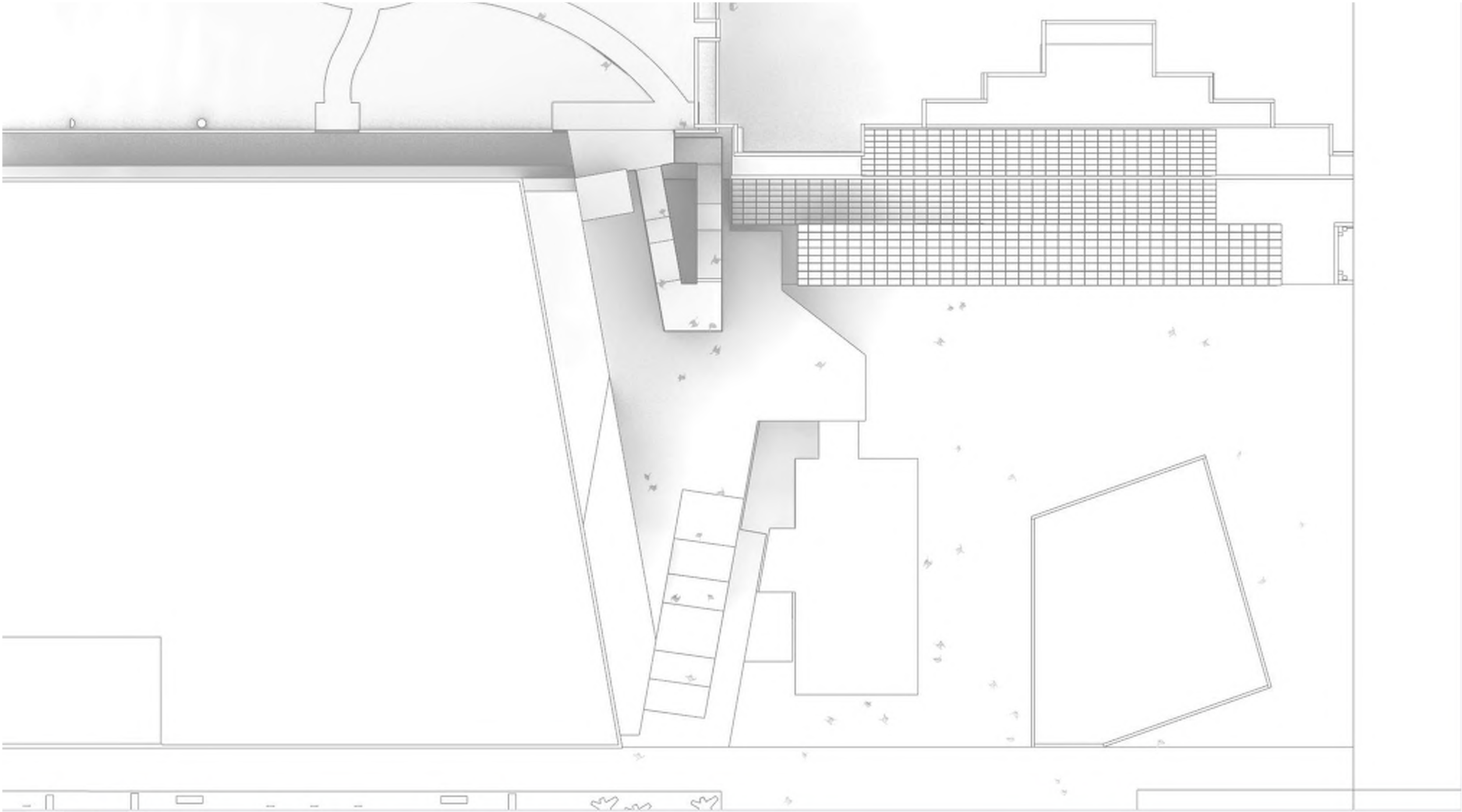


THIS AREA
PENDING
MBTA
APPROVAL

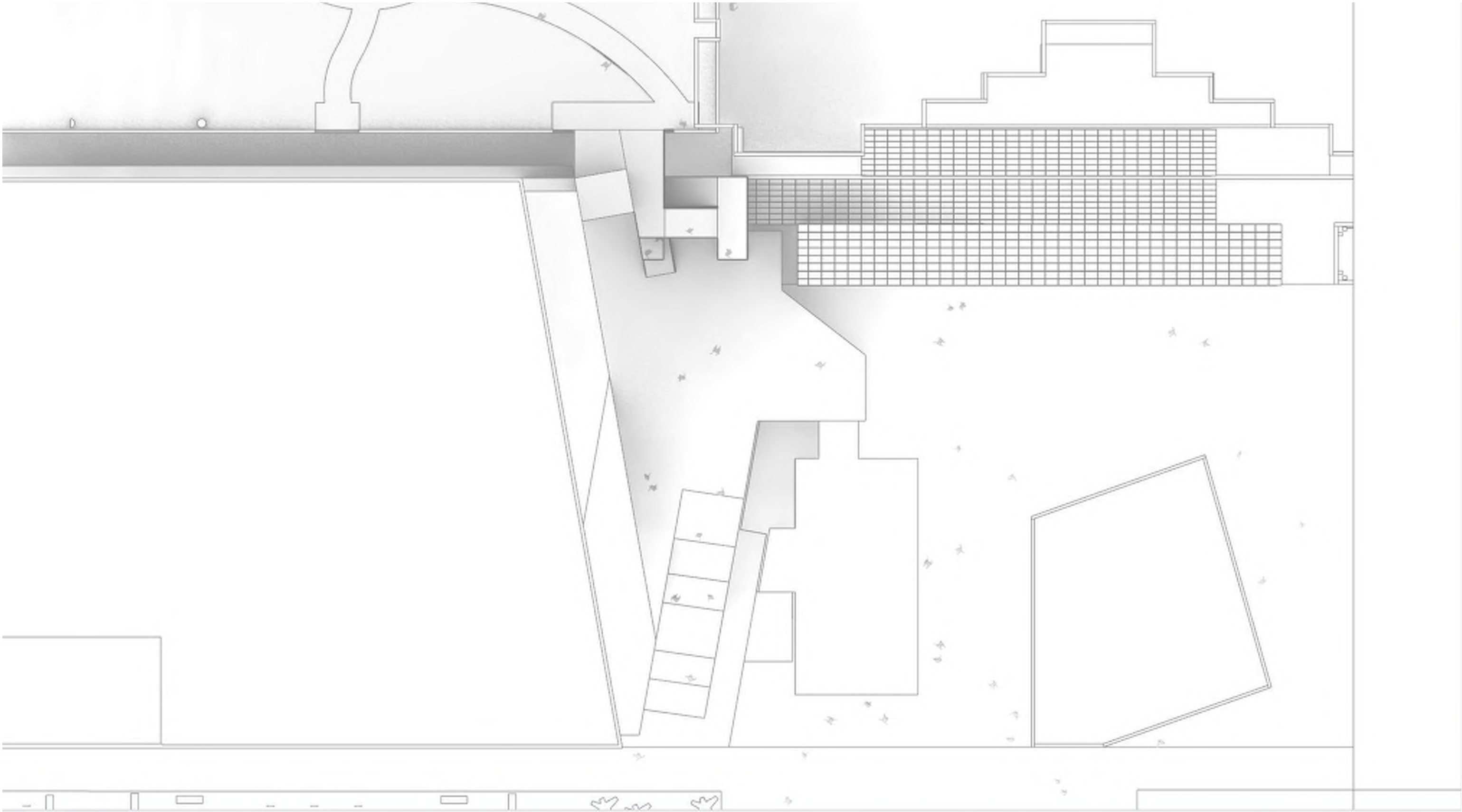
LEVEL 2 - ROOFTOP STAIR STUDIES - BASE CASE



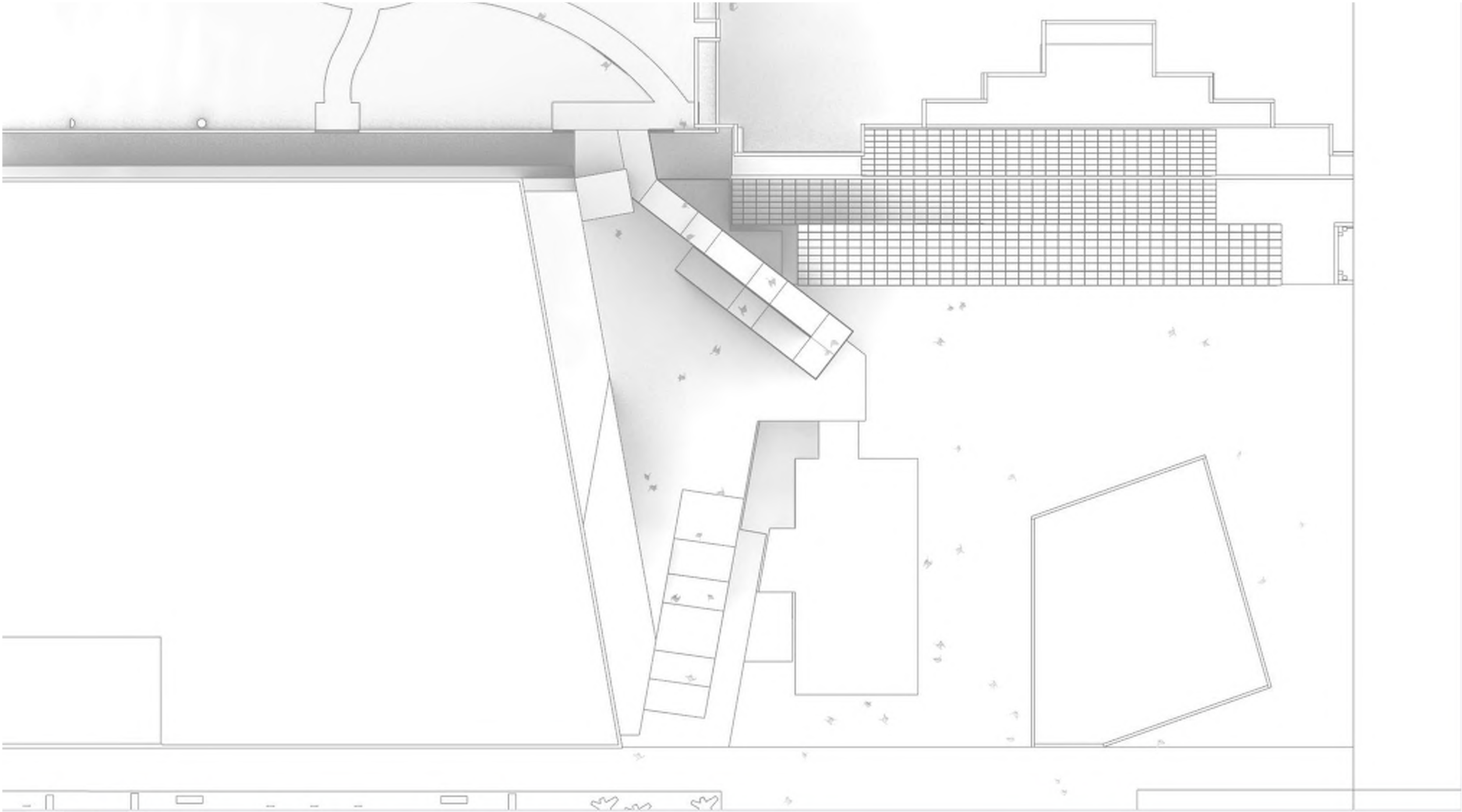
LEVEL 2 - ROOFTOP STAIR STUDIES - ALT 1



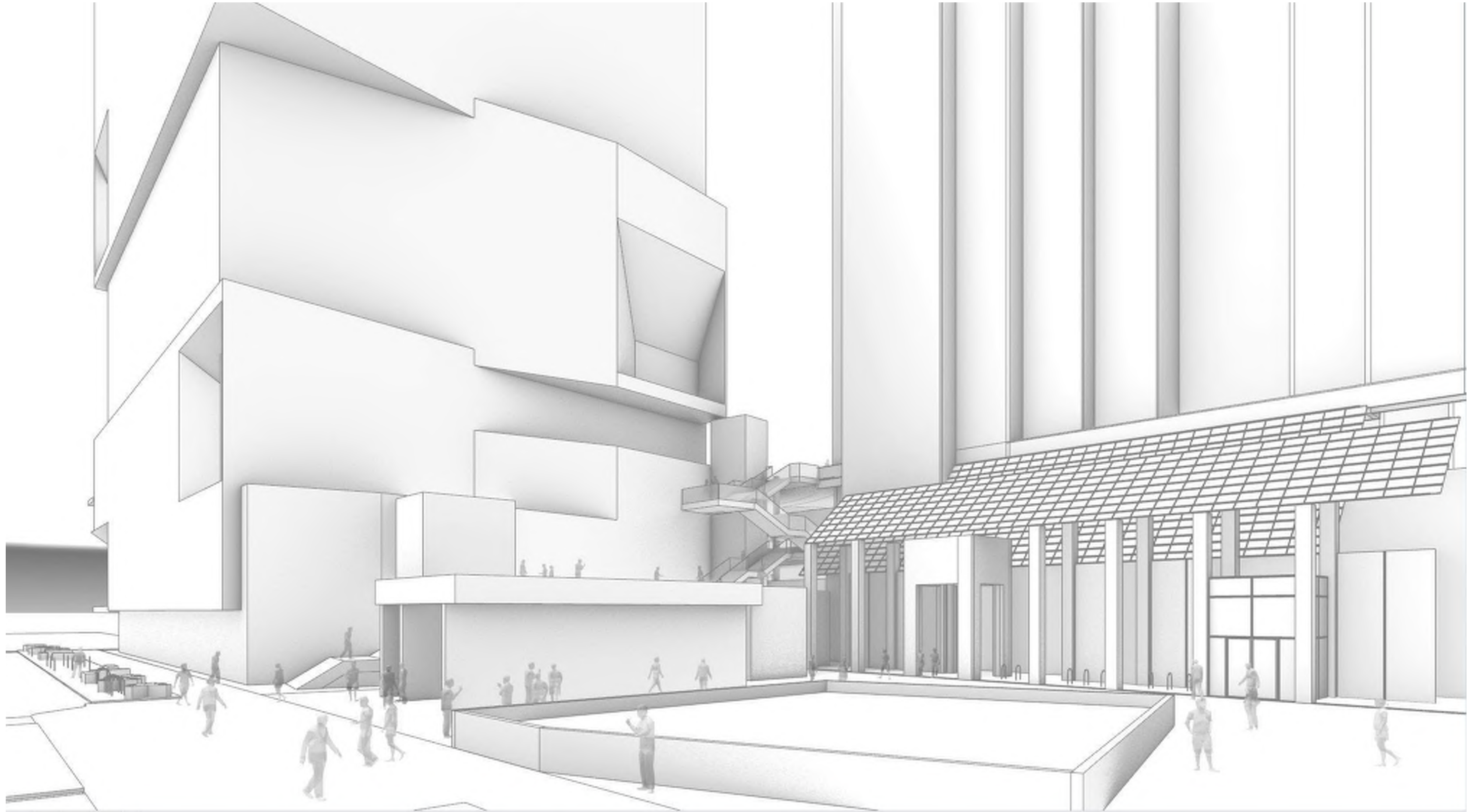
LEVEL 2 - ROOFTOP STAIR STUDIES - ALT 3



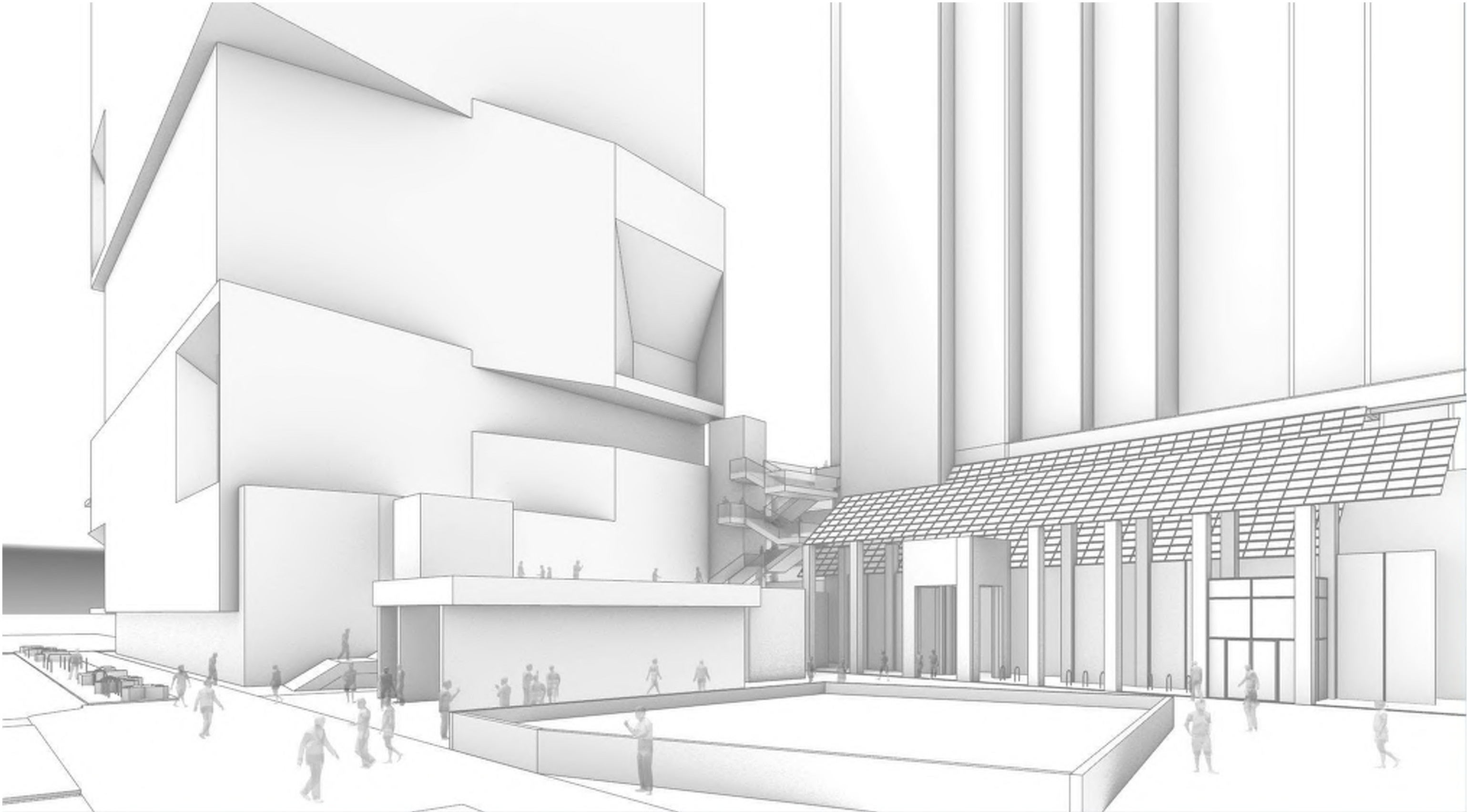
LEVEL 2 - ROOFTOP STAIR STUDIES - ALT 4



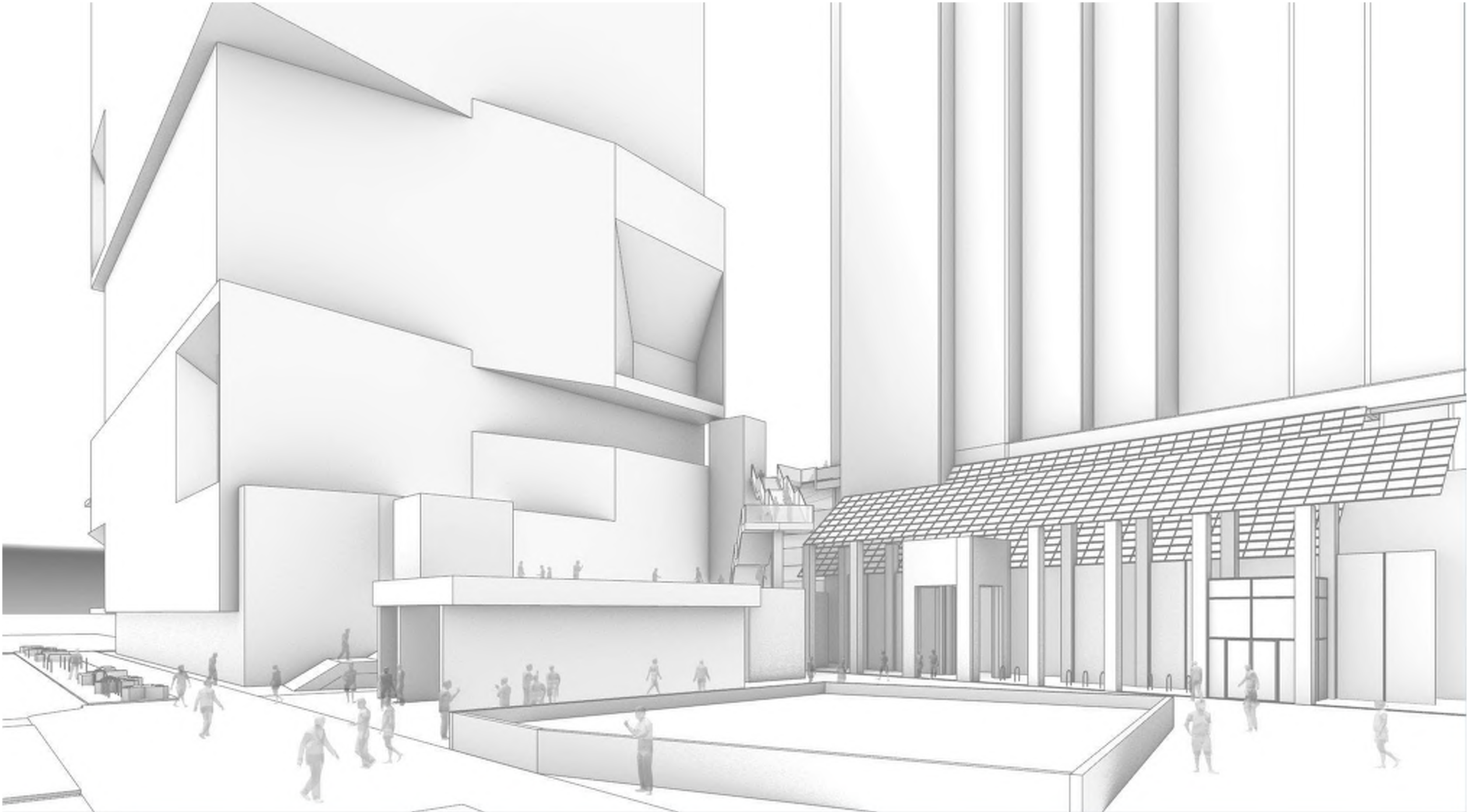
LEVEL 2 - ROOFTOP STAIR STUDIES - ALT 1



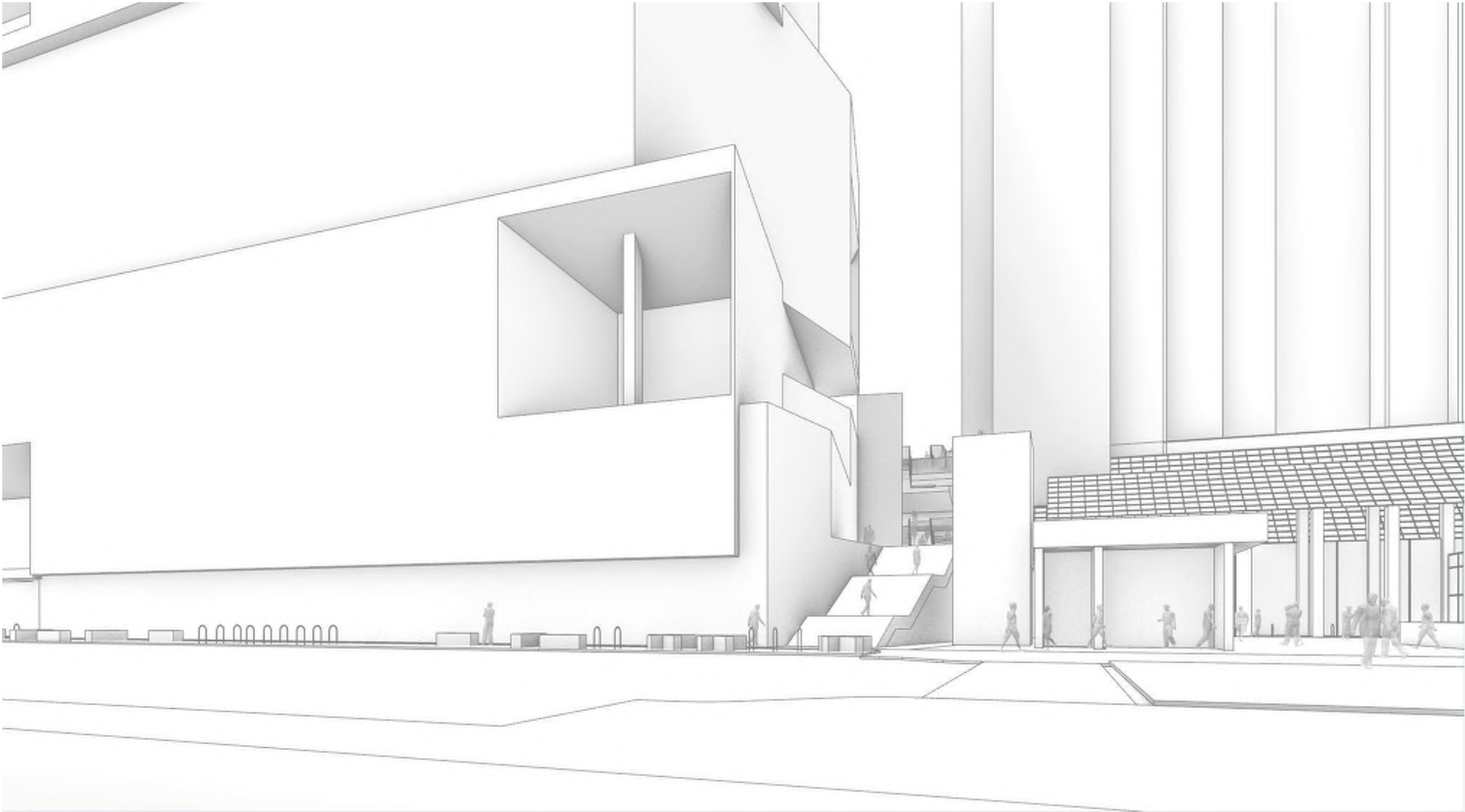
LEVEL 2 - ROOFTOP STAIR STUDIES - ALT 3



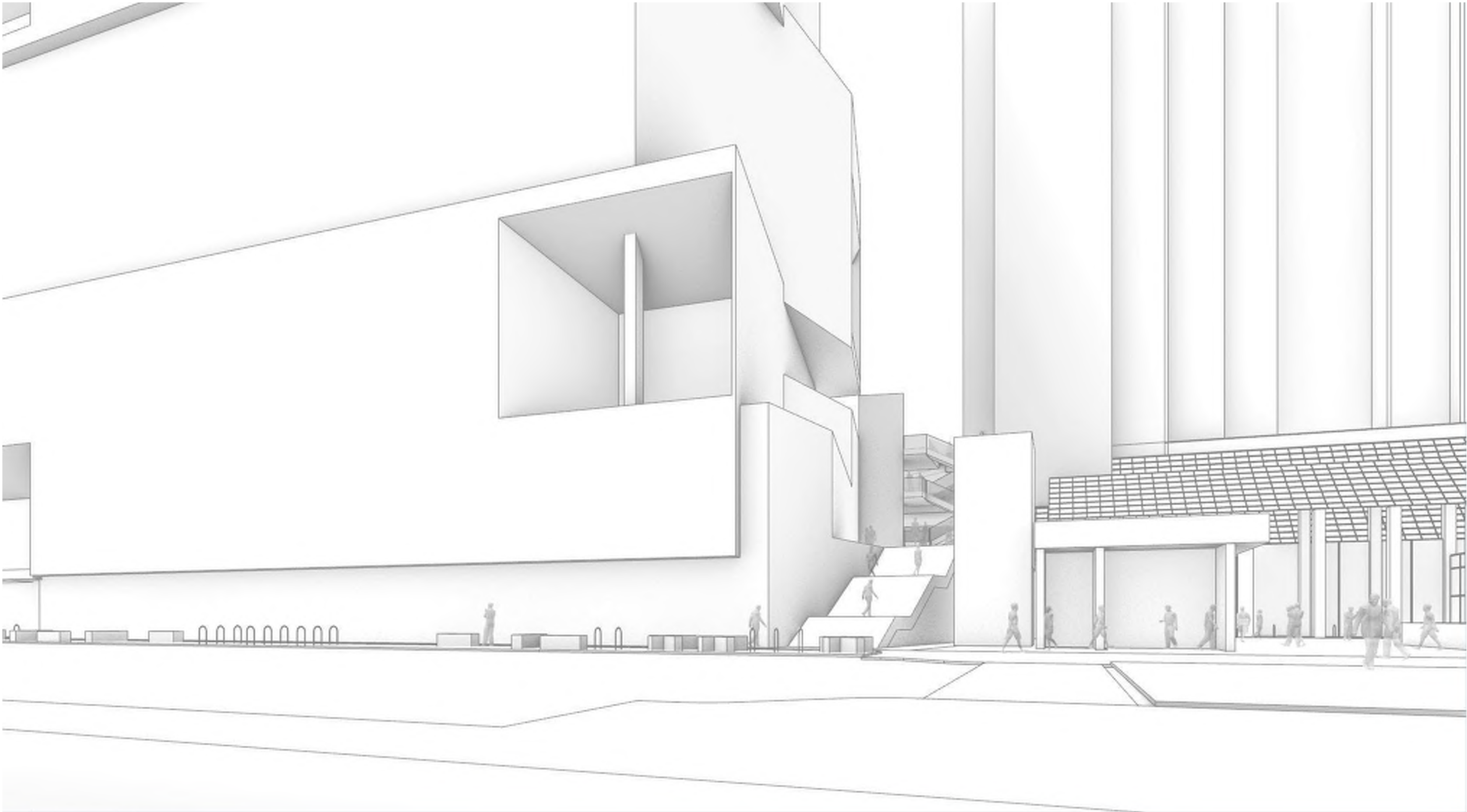
LEVEL 2 - ROOFTOP STAIR STUDIES - ALT 4



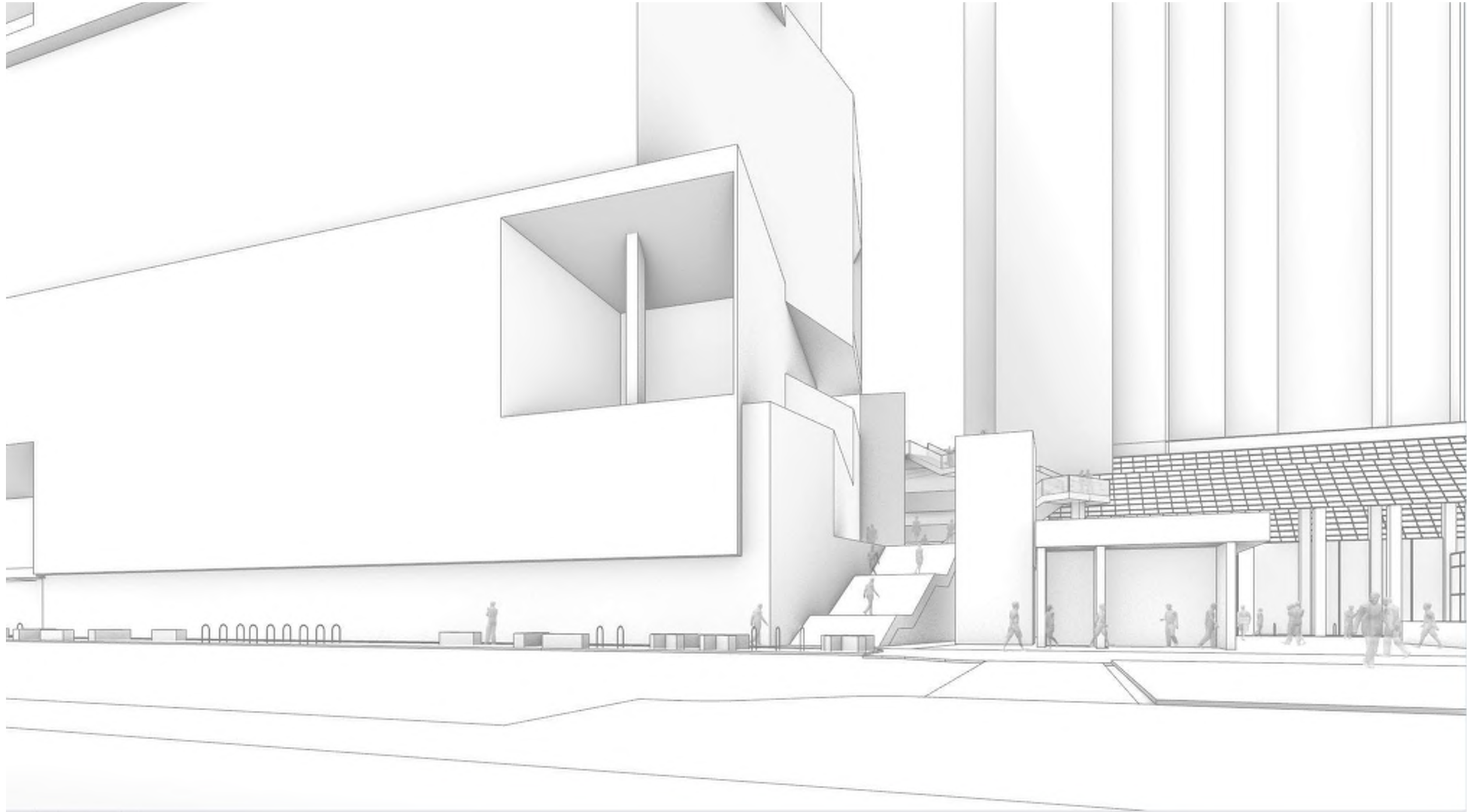
LEVEL 2 - ROOFTOP STAIR STUDIES - ALT 1



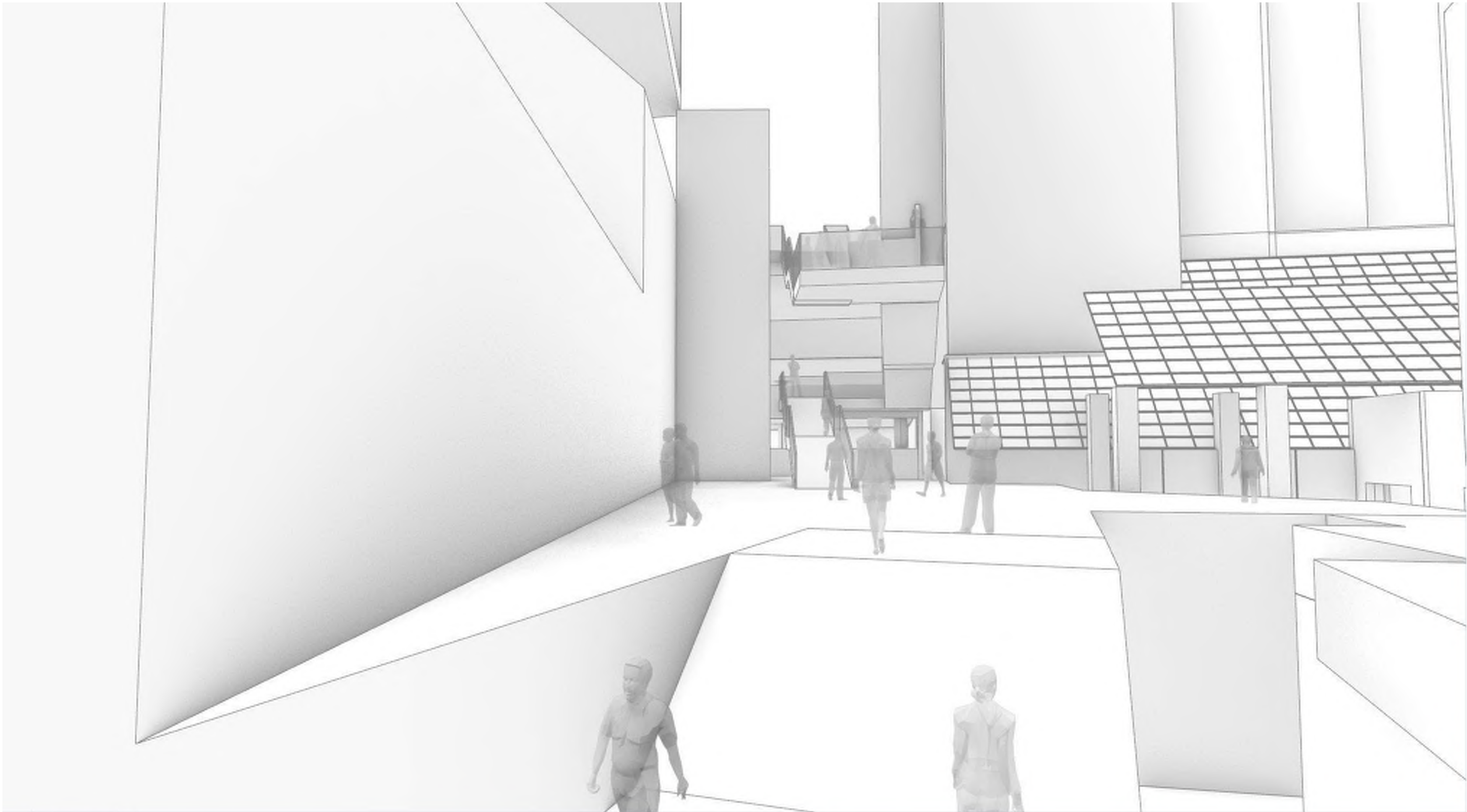
LEVEL 2 - ROOFTOP STAIR STUDIES - ALT 3



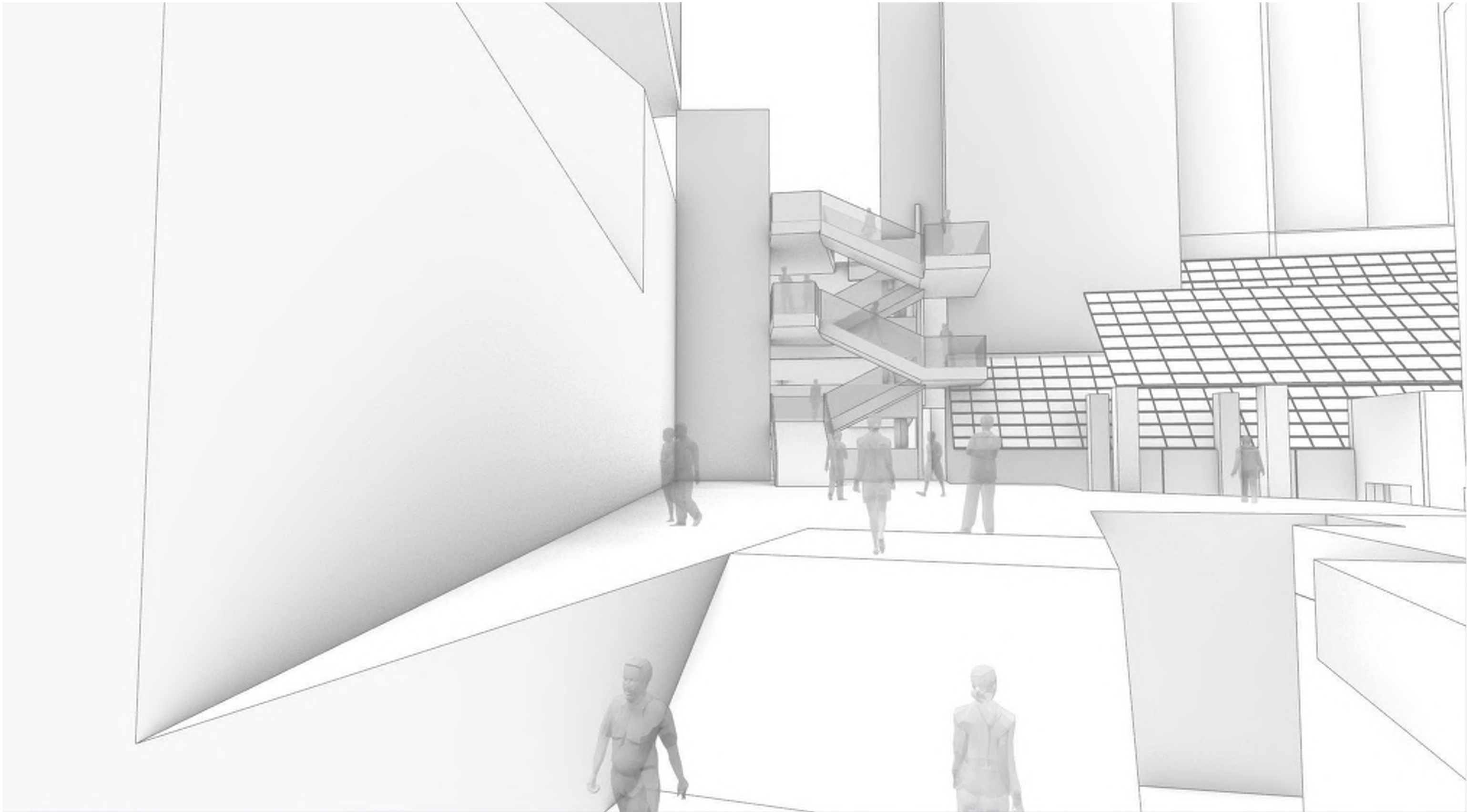
LEVEL 2 - ROOFTOP STAIR STUDIES - ALT 4



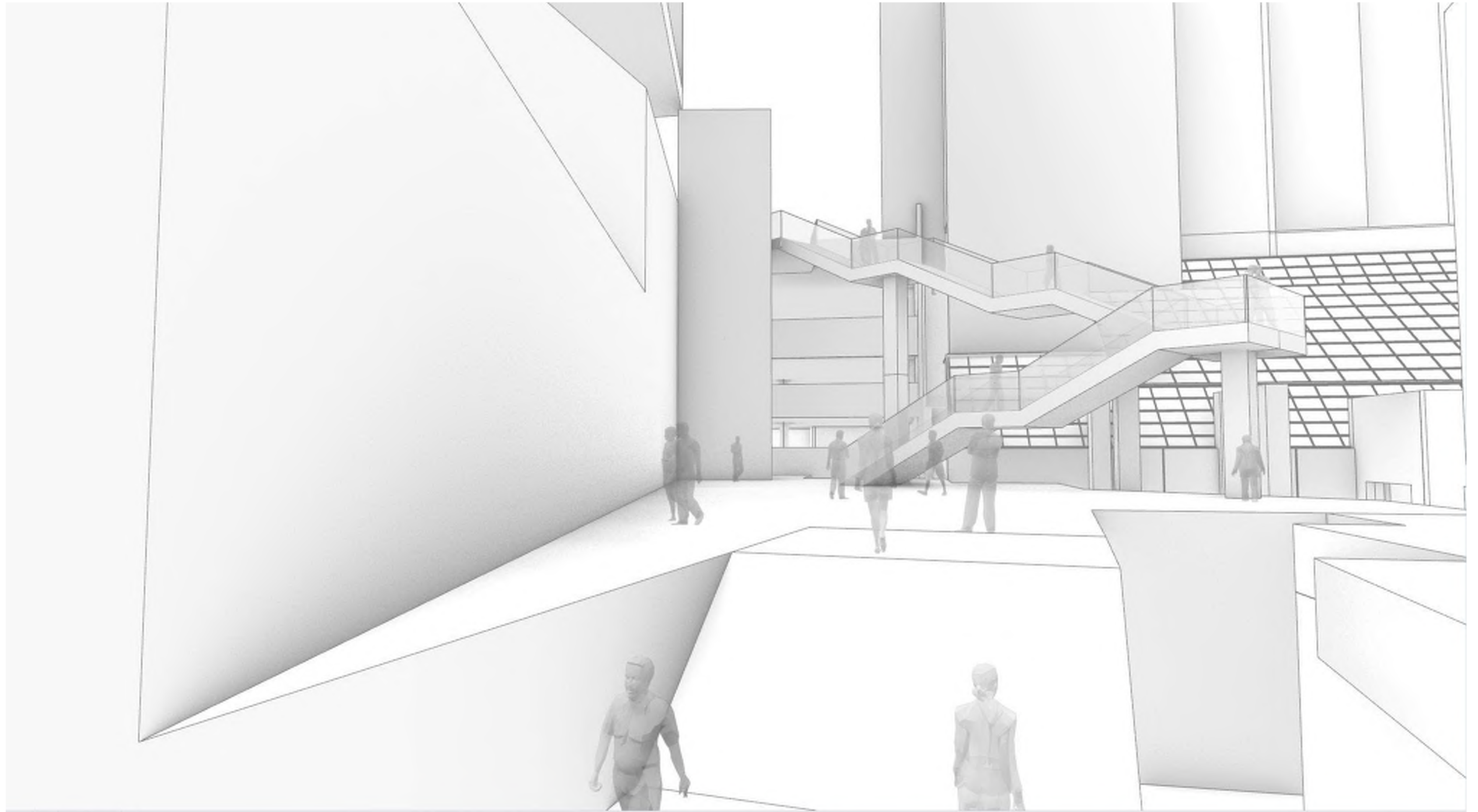
LEVEL 2 - ROOFTOP STAIR STUDIES - ALT 1



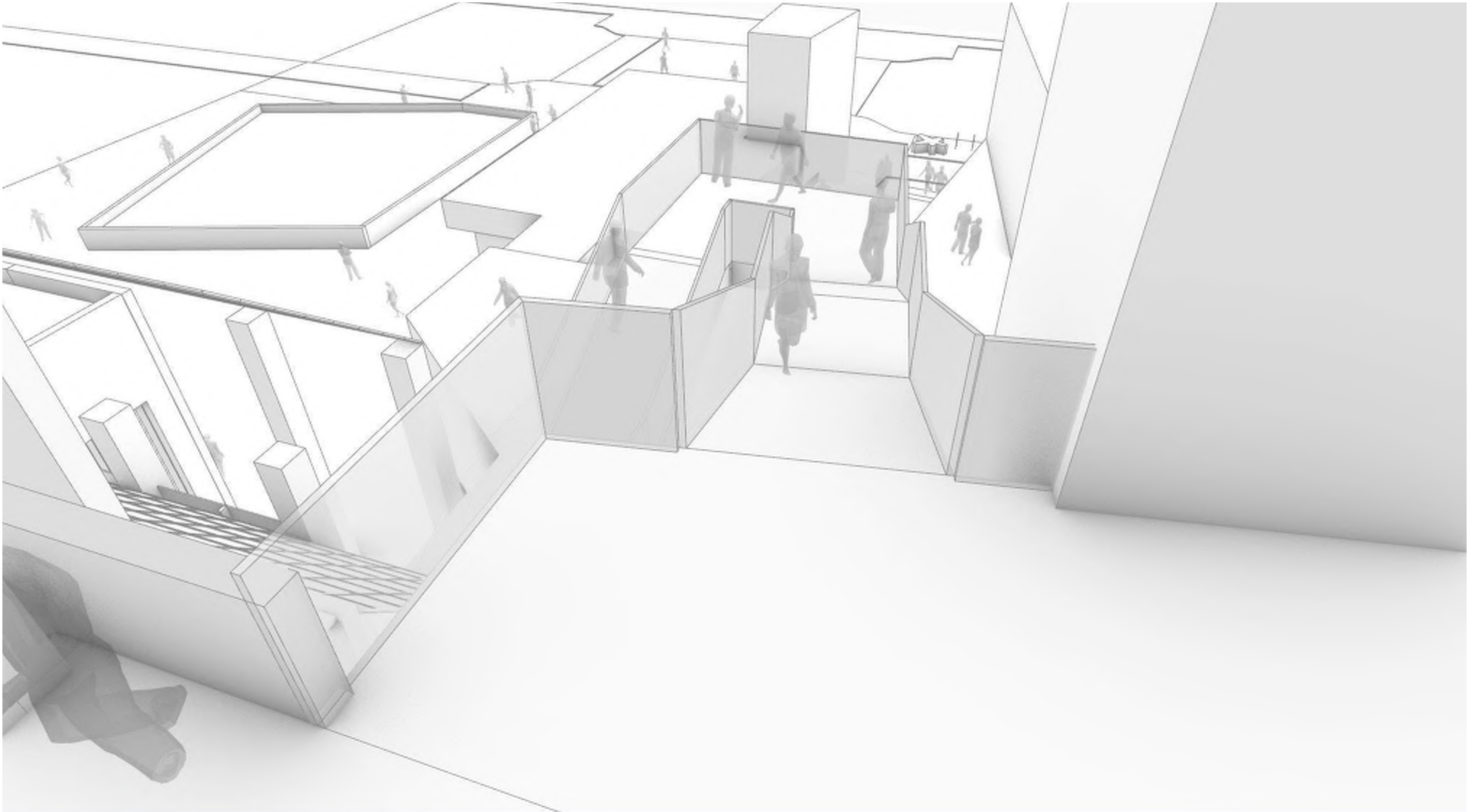
LEVEL 2 - ROOFTOP STAIR STUDIES - ALT 3



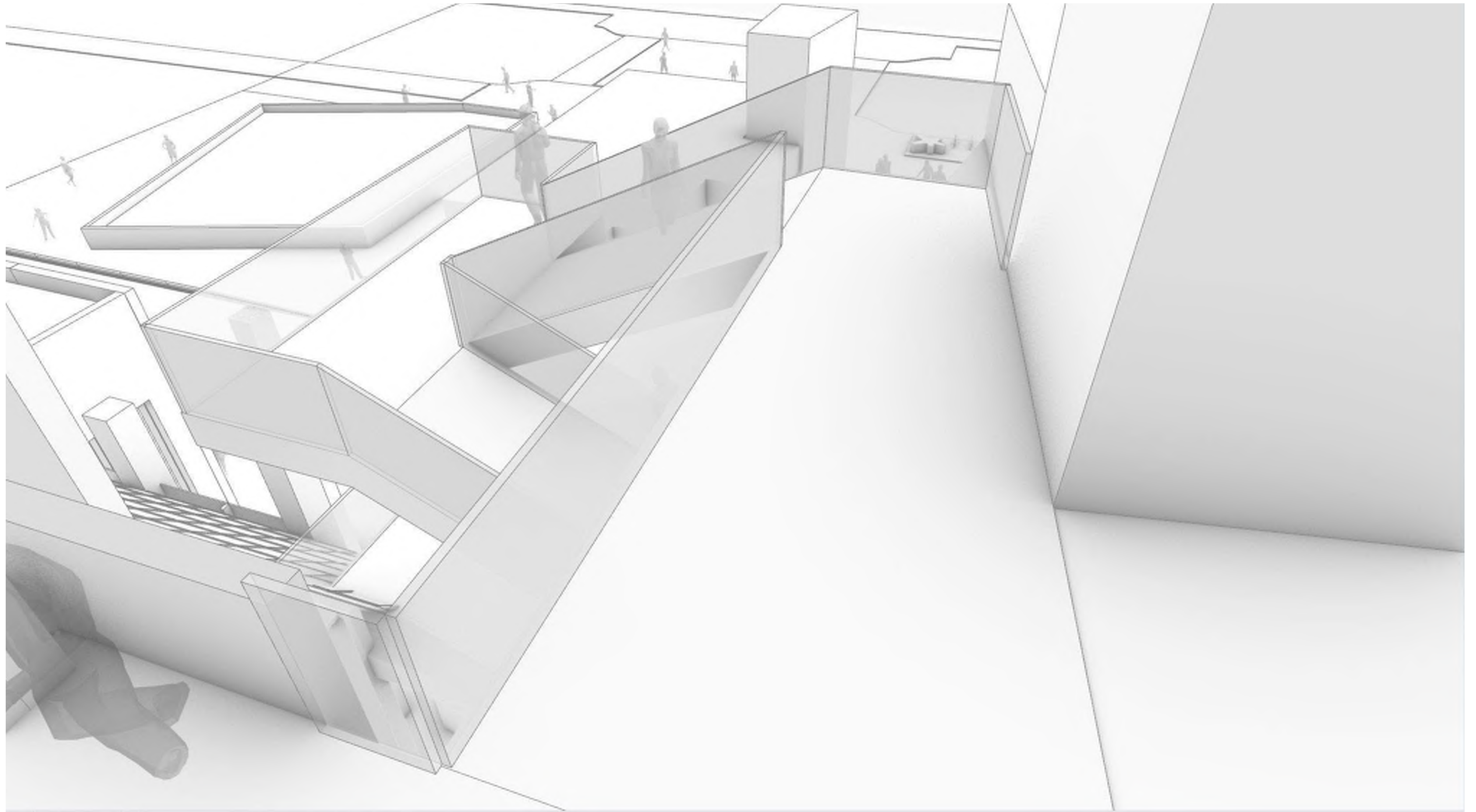
LEVEL 2 - ROOFTOP STAIR STUDIES - ALT 4



LEVEL 2 - ROOFTOP STAIR STUDIES - ALT 1



LEVEL 2 - ROOFTOP STAIR STUDIES - ALT 3



LEVEL 2 - ROOFTOP STAIR STUDIES - ALT 4

