

mill&main

DEVELOPER: SARACEN PROPERTIES

41 Seyon Street, Suite 200
Waltham, MA 02453
Phone: (781) 250-8000

ARCHITECT: MARGULIES PERRUZZI ARCHITECTS

308 Congress Street, 4th Floor
Boston, MA 02210
Phone: (617) 482-3232

LANDSCAPE DESIGN: BROWN, RICHARDSON & ROWE

3 Post Office Square, 3rd Floor
Boston, MA 02109
Phone: (617) 542-8552

CIVIL ENGINEER: NITSCH ENGINEER

2 Center Plaza, Suite 430
Boston, MA 02108
Phone: (617) 338-0063

MEP ENGINEERS: AHA CONSULTING ENGINEERS

24 Hartwell Avenue, 3rd Floor
Lexington, MA 02421
Phone: (781) 372-3000

STRUCTURAL ENGINEER:

SIMPSON GUMPERTZ & HEGER

41 Seyon Street, Building 1, Suite 500
Waltham, MA 02453
Phone: (781) 907-9000

LIGHTING CONSULTANT:

SLADEN FEINSTEIN INTEG.

295 Huntington Avenue, #305
Boston, MA 02115
Phone: (617) 267-9500

GEOTECHNICAL CONSULTANT:

HALEY & ALDRICH, INC

465 Medford Street, Suite 2200
Boston, MA 02129
Phone: (617) 886-7399

SPECIFICATIONS: KALIN ASSOCIATES

1121 Washington Street, #2
West Newton, MA 02465

HARDWARE CONSULTANT:

CAMPBELL-MCCABE, INC.

1 Clock Tower Place
Maynard, MA 01754
Phone: (617) 964-5477

PROJECT TEAM



- **Connect Maynard and the Mill – from Main Street to Sudbury lot**
- **Create open spaces with retail and generous landscaping**
- **Introduce a contemporary, industrial design to all new elements**
- **Clarify wayfinding and building identification**
- **Simplify access and accessibility**
- **Upgrade the “public realm” – landscaping, lighting & hardscape**



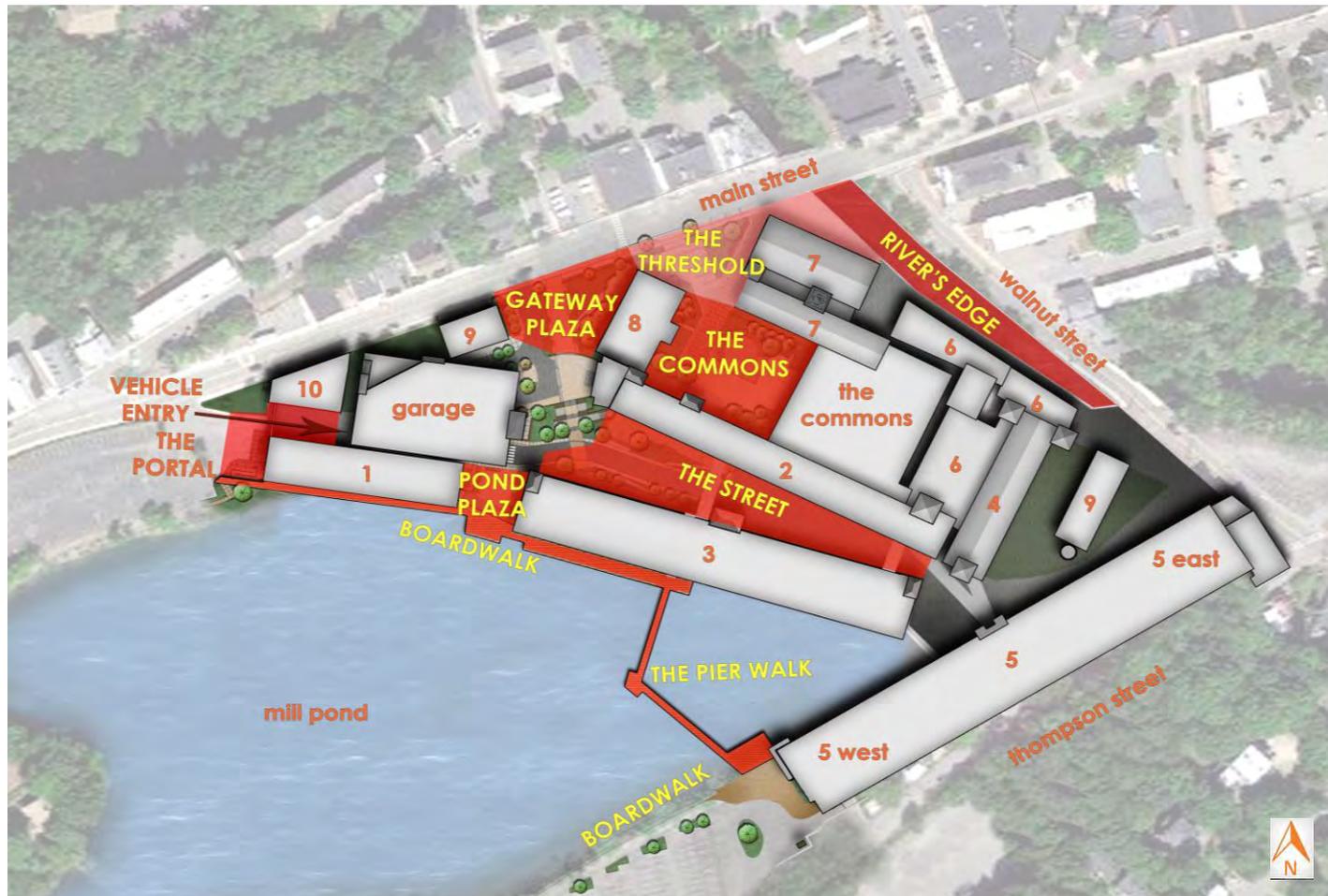
EXISTING AERIAL VIEW

LEGEND

-  OPEN GREEN SPACE
-  PIER WALK
-  PEDESTRIAN CONNECTION
- MAIN ST & SUDBURY LOT
-  VEHICLE ACCESS THROUGH
COMPLEX - MAIN ST TO
WALNUT ST & GARAGE
-  MILL POND WALK
-  BIKE PATH



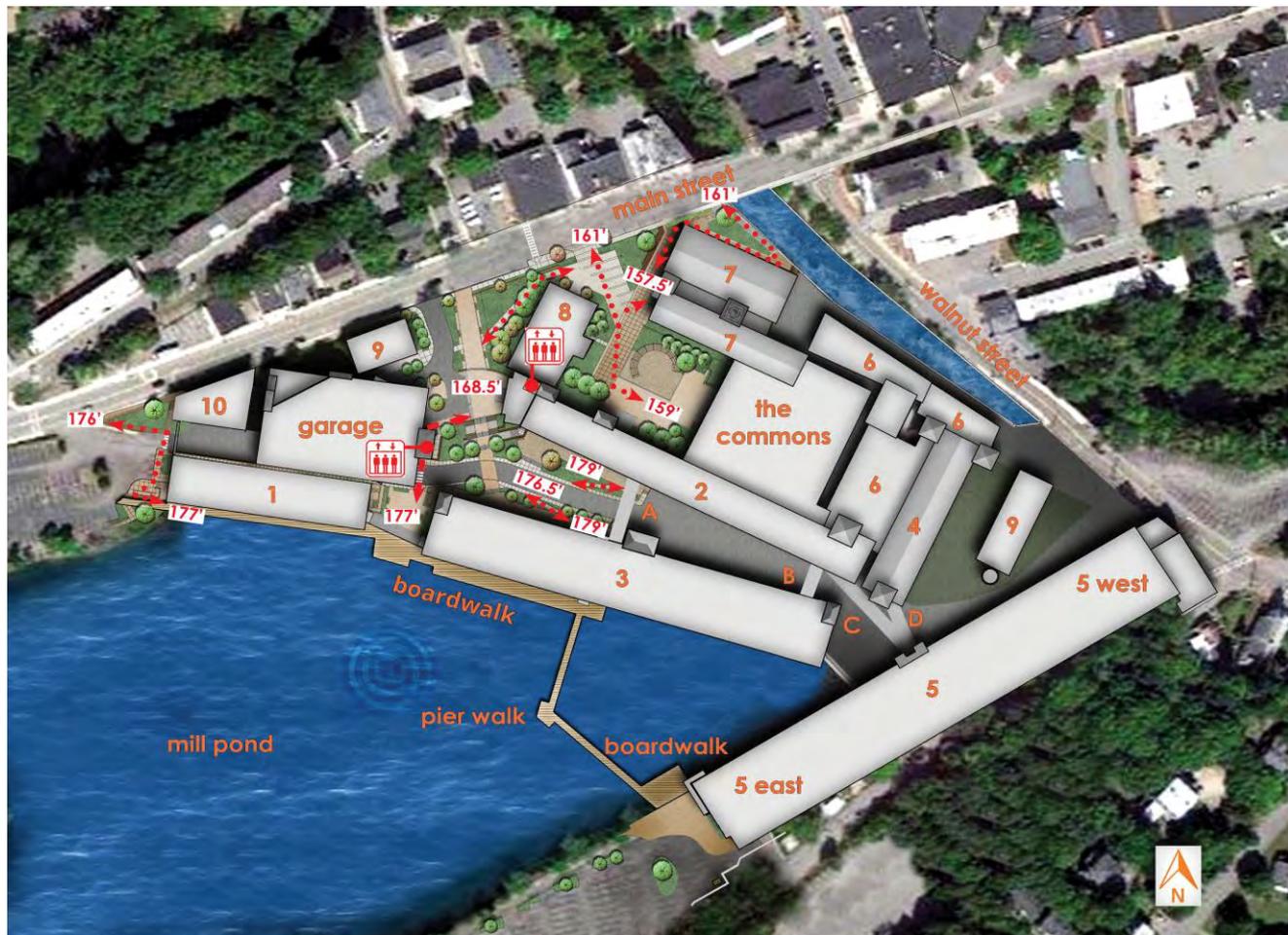
PROPOSED MASTER PLAN



LEGEND

	NEW DISTRICTS
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PROPOSED DISTRICTS



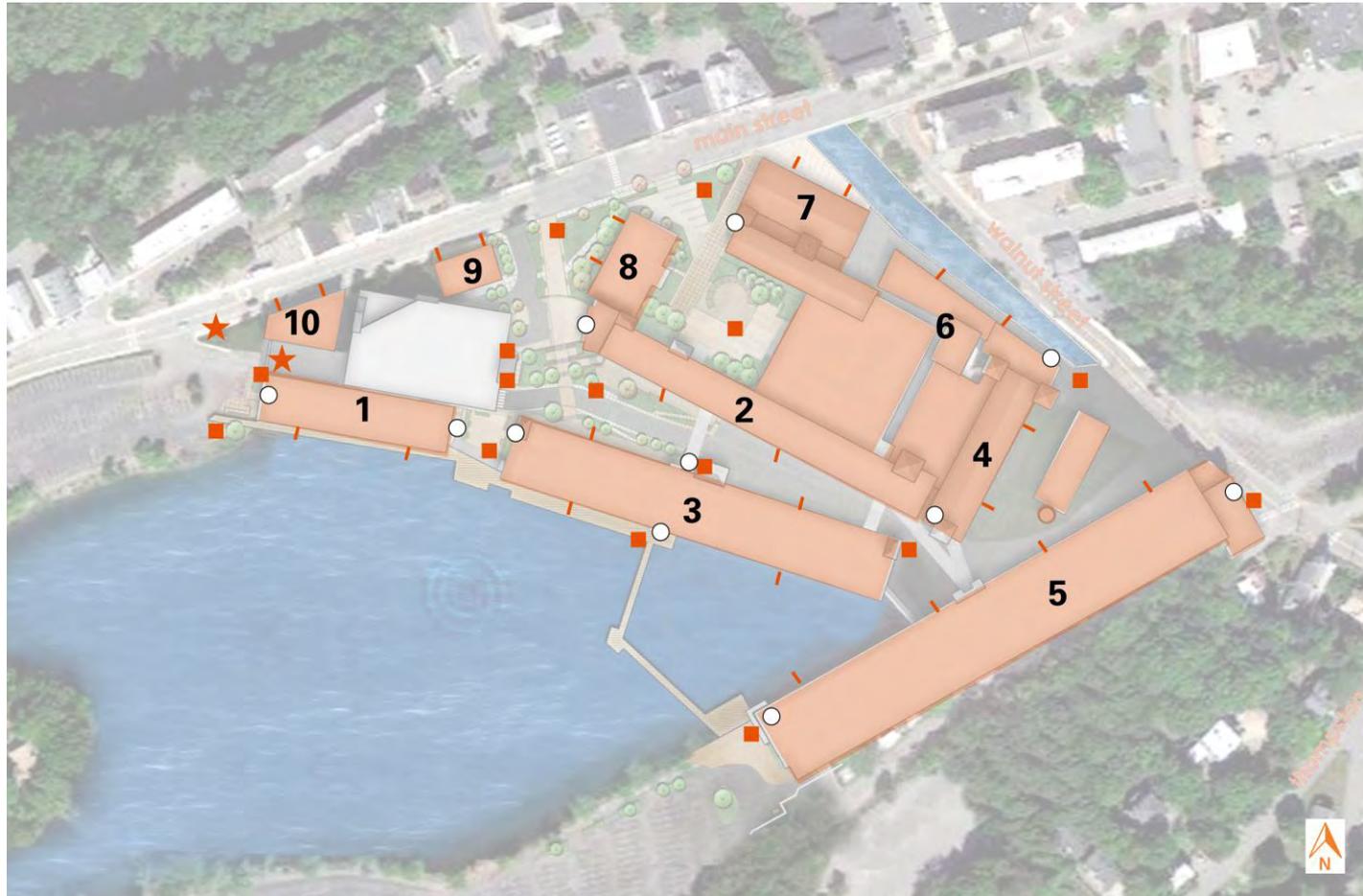
LEGEND

 ELEVATOR ACCESS

 RAMP ACCESS

 ELEVATOR

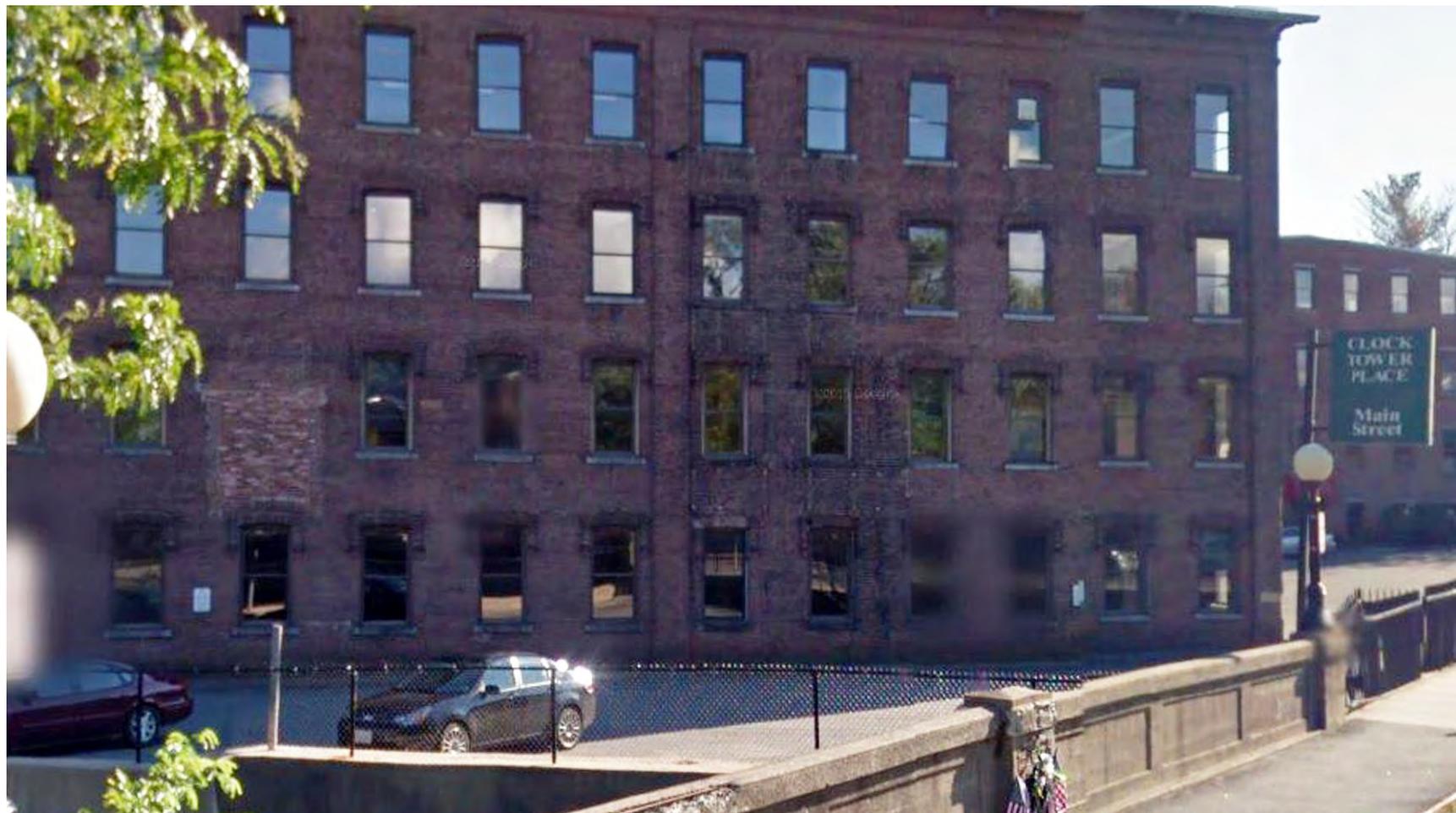
ACCESSIBILITY



LEGEND

-  **SITE IDENTIFICATION**
-  **FREESTANDING DIRECTORY**
-  **BUILDING ADDRESS**
-  **BLADE SIGN**

PROPOSED SIGNAGE





RIVER'S EDGE





THE THRESHOLD



THE THRESHOLD



ENTRY TO THE COMMONS





THE COMMONS



VIEW TOWARD GATEWAY PLAZA FROM MAIN STREET



VIEW TOWARD GATEWAY PLAZA FROM MAIN STREET





VIEW OF GATEWAY PLAZA FROM MAIN ST



GATEWAY PLAZA



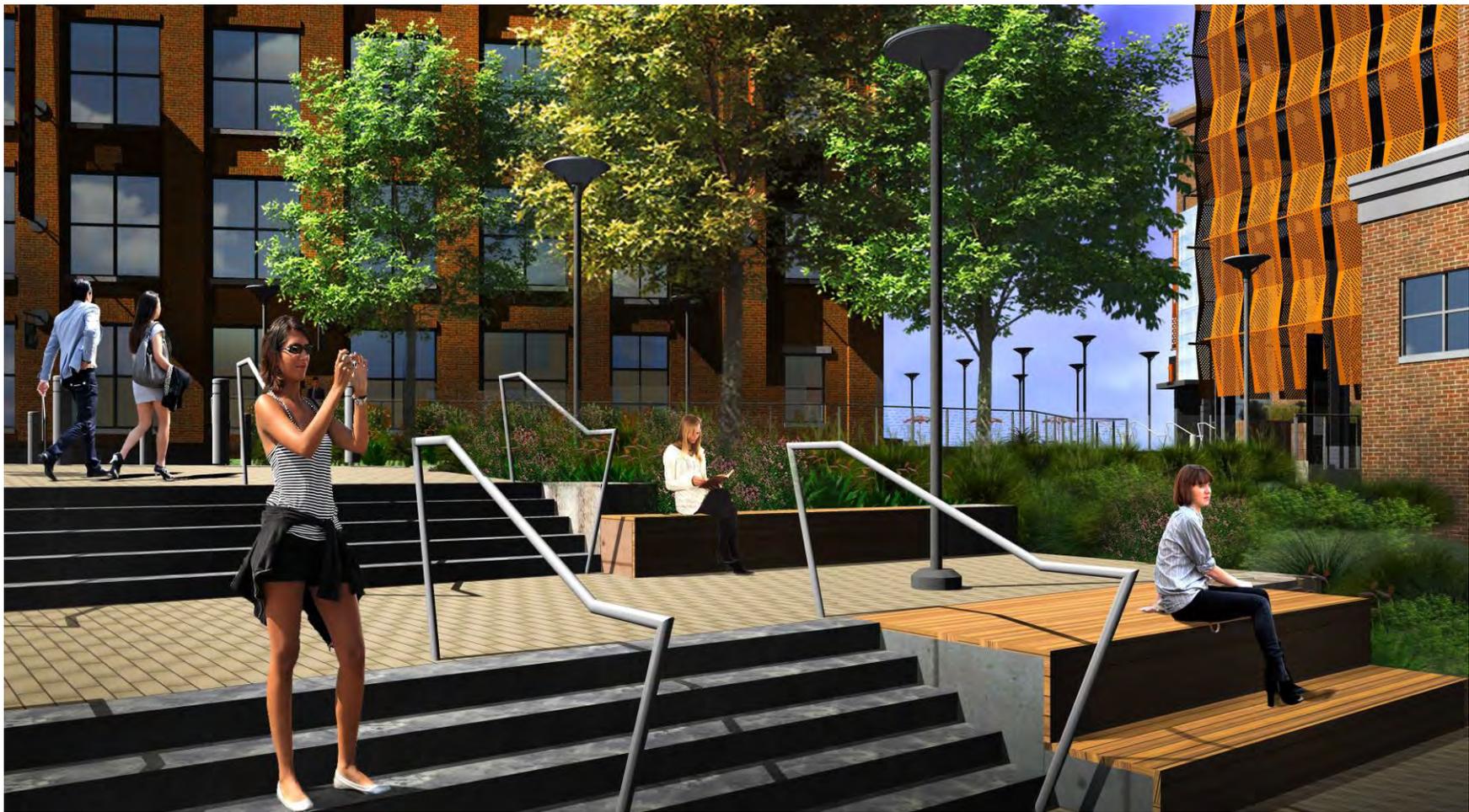
GATEWAY PLAZA AND THE GRAND STAIRCASE



GATEWAY PLAZA AND THE GRAND STAIRCASE



GATEWAY PLAZA AND BUILDING 2



THE GRAND STAIRCASE



BUILDING 9 ON MAIN STREET



BUILDING 10 ON MAIN STREET



MAIN STREET ENTRY SIGN





THE PORTAL AND BUILDING 1



THE PORTAL



GARAGE ENTRY



ENTRY TO RAIL YARD PLACE



POND PLAZA



THE BOARDWALK AT POND PLAZA



VIEW OF BUILDING 2 FROM POND PLAZA



THE GRAND STAIRCASE AND BUILDING 2





RAIL YARD PLACE



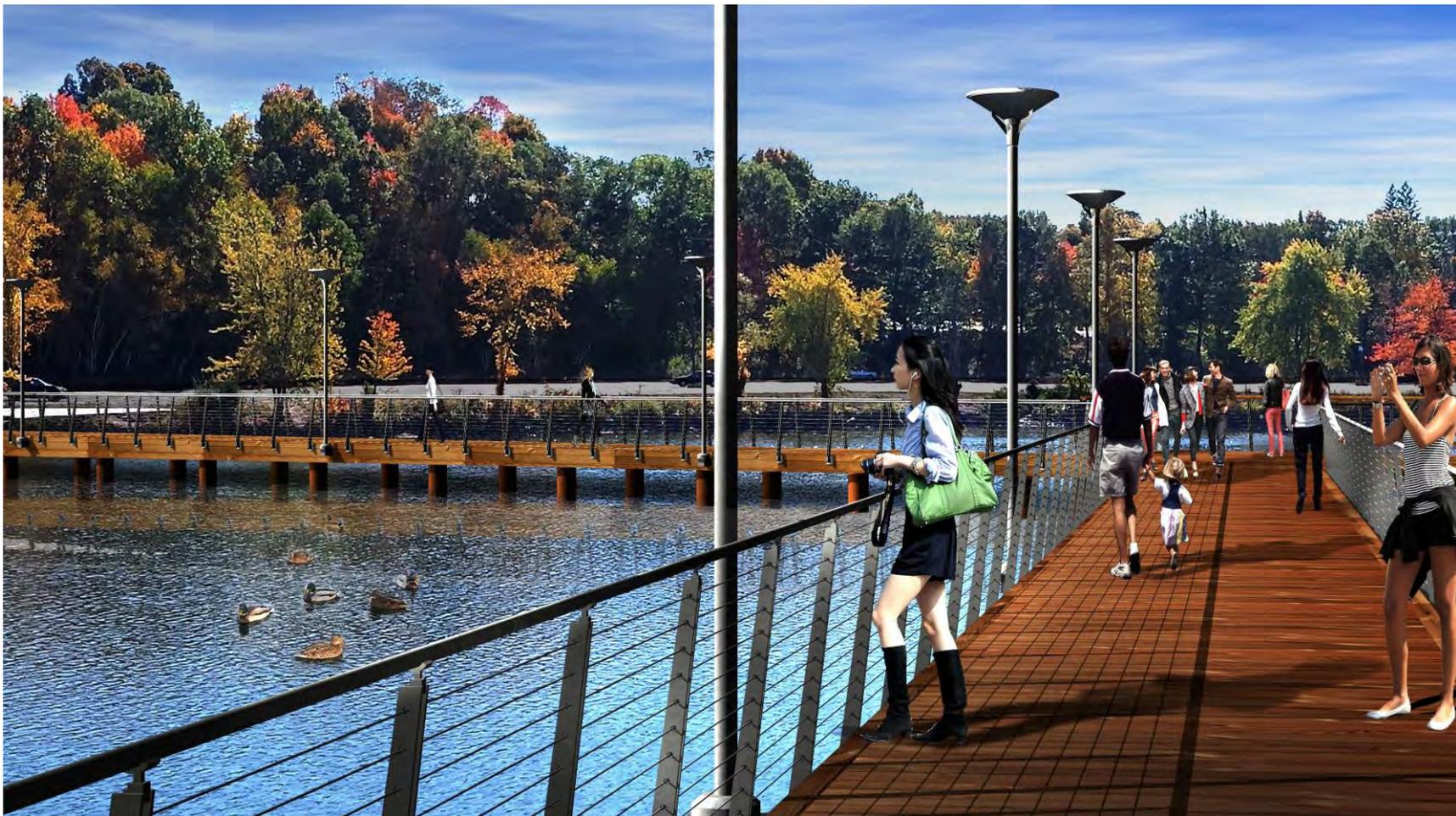
RAIL YARD PLACE



BUILDING 3 PASS THROUGH ENTRY



BUILDING 3 PASS THROUGH ENTRY



THE PIER WALK



THE PIER WALK



THE BOARDWALK AT BUILDING 5



BUILDING 5 WEST



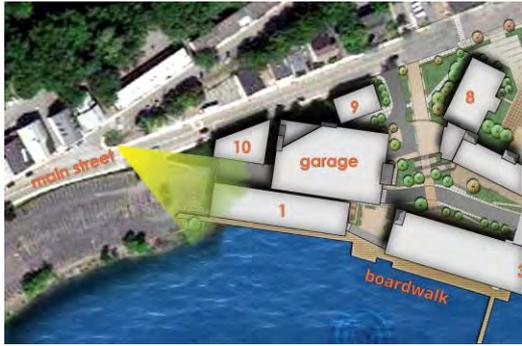
BUILDING 5 WEST



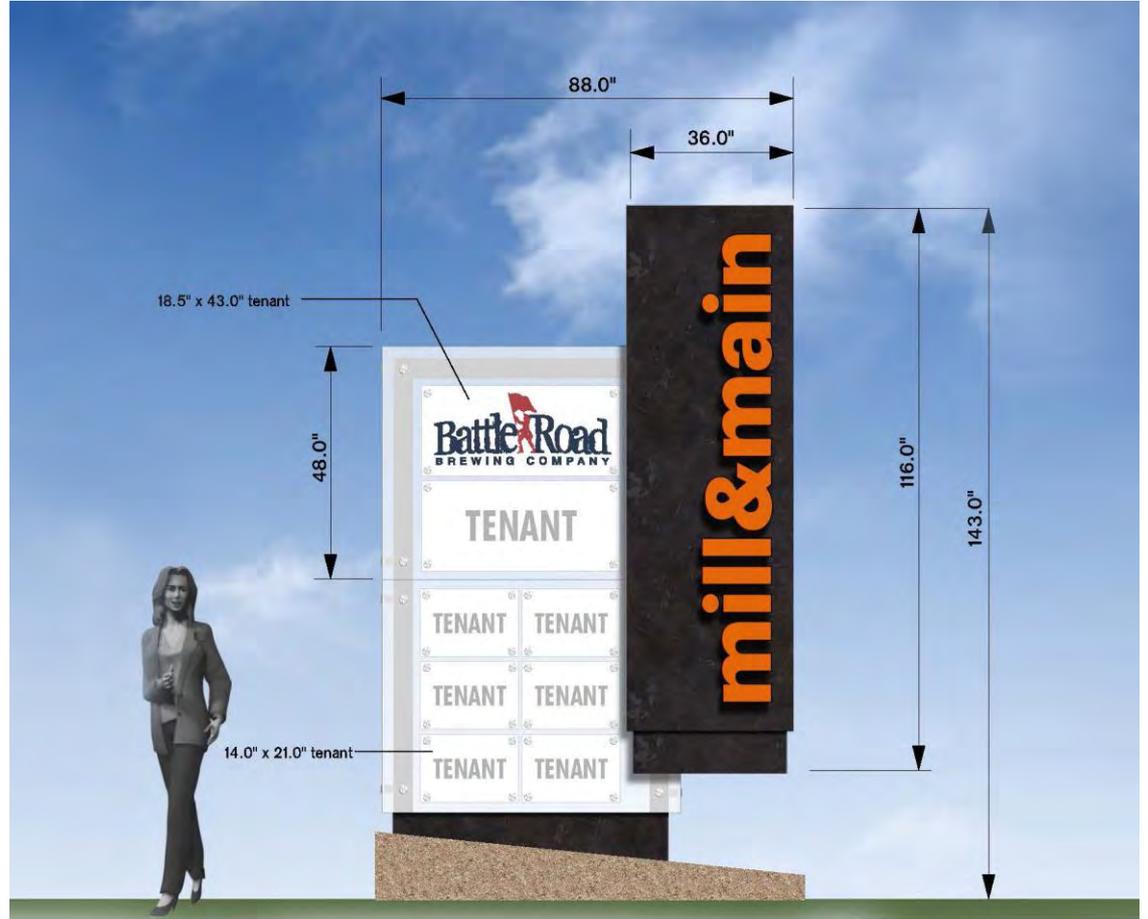
BUILDING 5 EAST



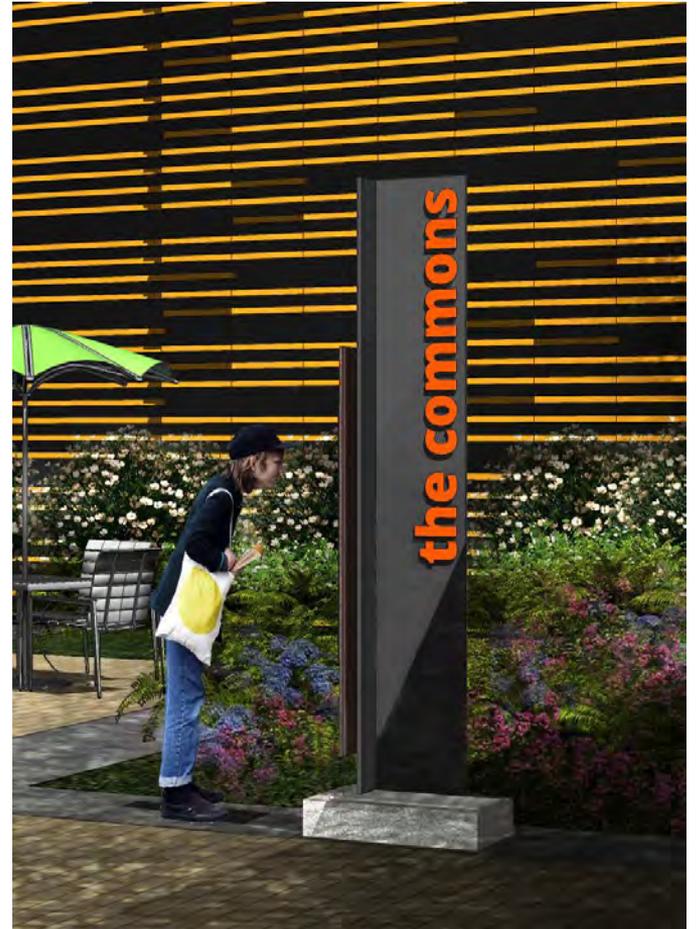
- **Mapped all planned renovations and their phase.**
- **Revised paving plan at Gateway Plaza to emphasize the pedestrian orientation of the area.**
- **Reducing impervious hardscape through a mix of pervious paving and new greenspace by 0.81 acres (35,283.6 sq ft).**
- **Replacing 40 existing trees and installing an additional 48 trees to the site. A total of 88 new trees.**
- **Increasing the extent of new site lighting along Main St to define edge of Mill & Main site.**
- **A freestanding site directory will be added at the east end of building 5**



SITE IDENTIFICATION AT MAIN STREET



SITE IDENTIFICATION AT SUDBURY STREET



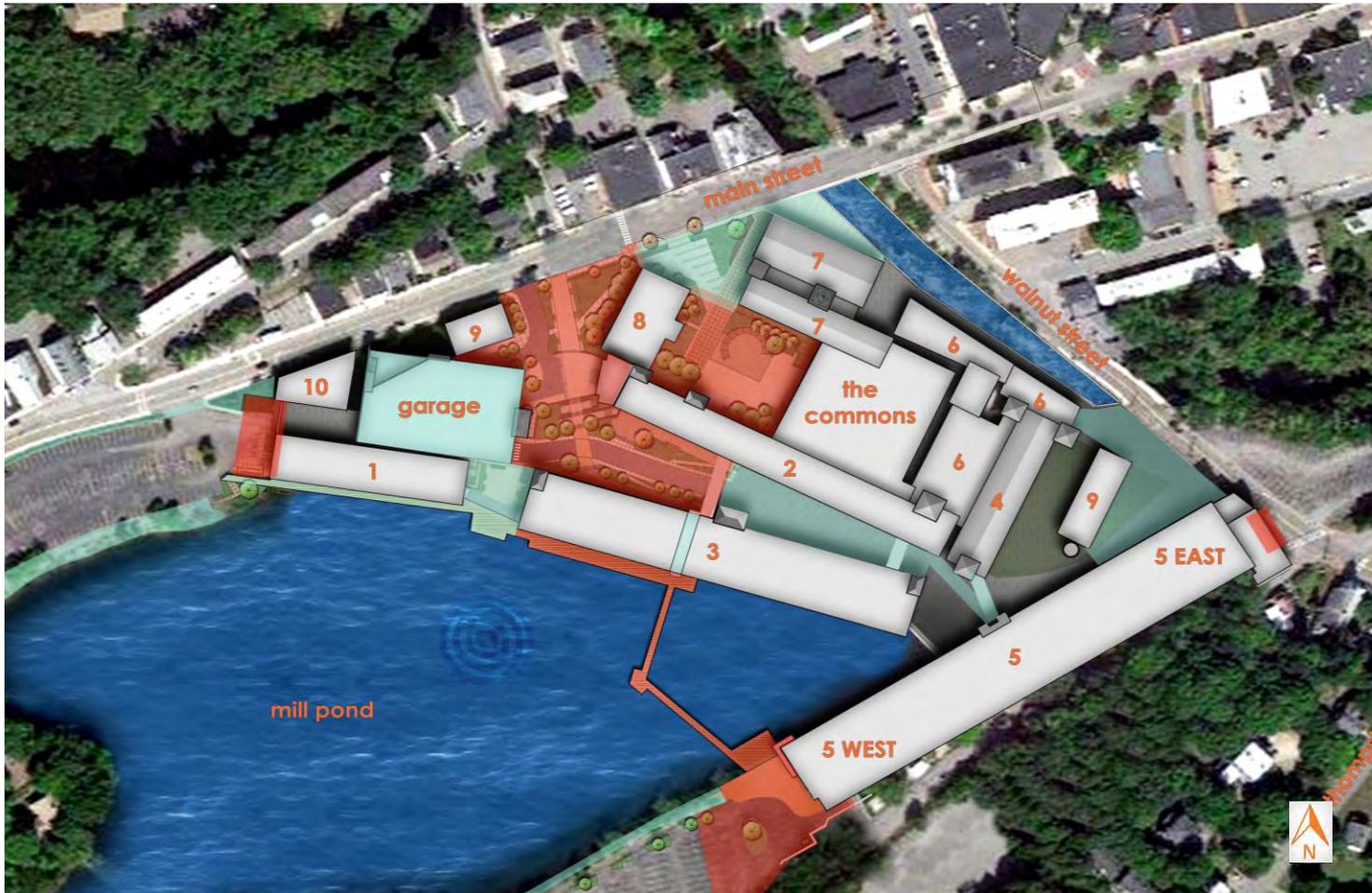
DIRECTORIES



BUILDING ADDRESS



BLADE SIGNS



LEGEND



PHASE 1A & 1



PHASE 2

PHASING PLAN



DIRECTIONAL PRECAST PAVERS



RAISED STRUCTURES



TRANSITIONAL PAVING

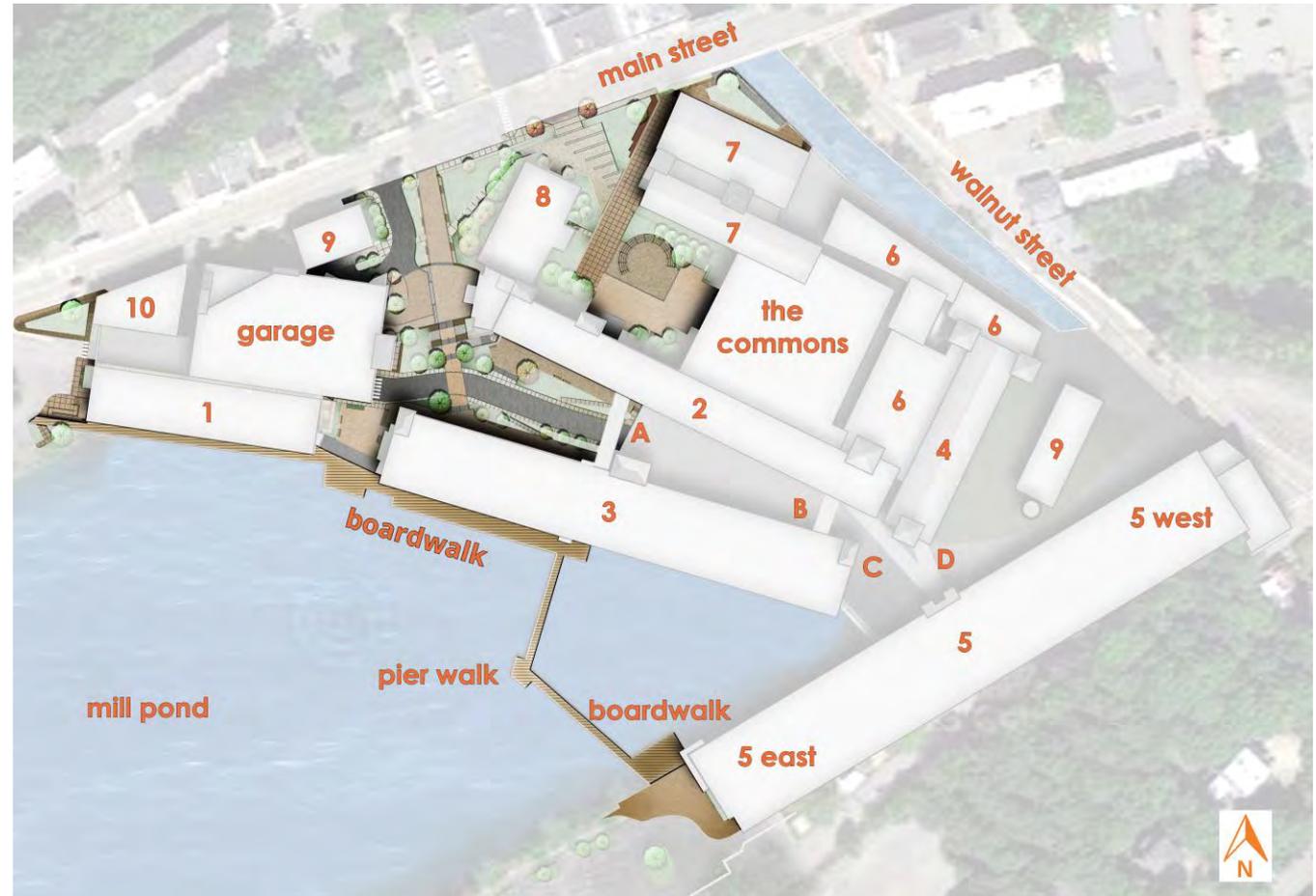


OVERHEAD STRUCTURES



SEATING AND WALLS

LANDSCAPE MATERIALS





LILLYTURF



CASSIAN FOUNTAIN GRASS



GRASSO LAVENDER

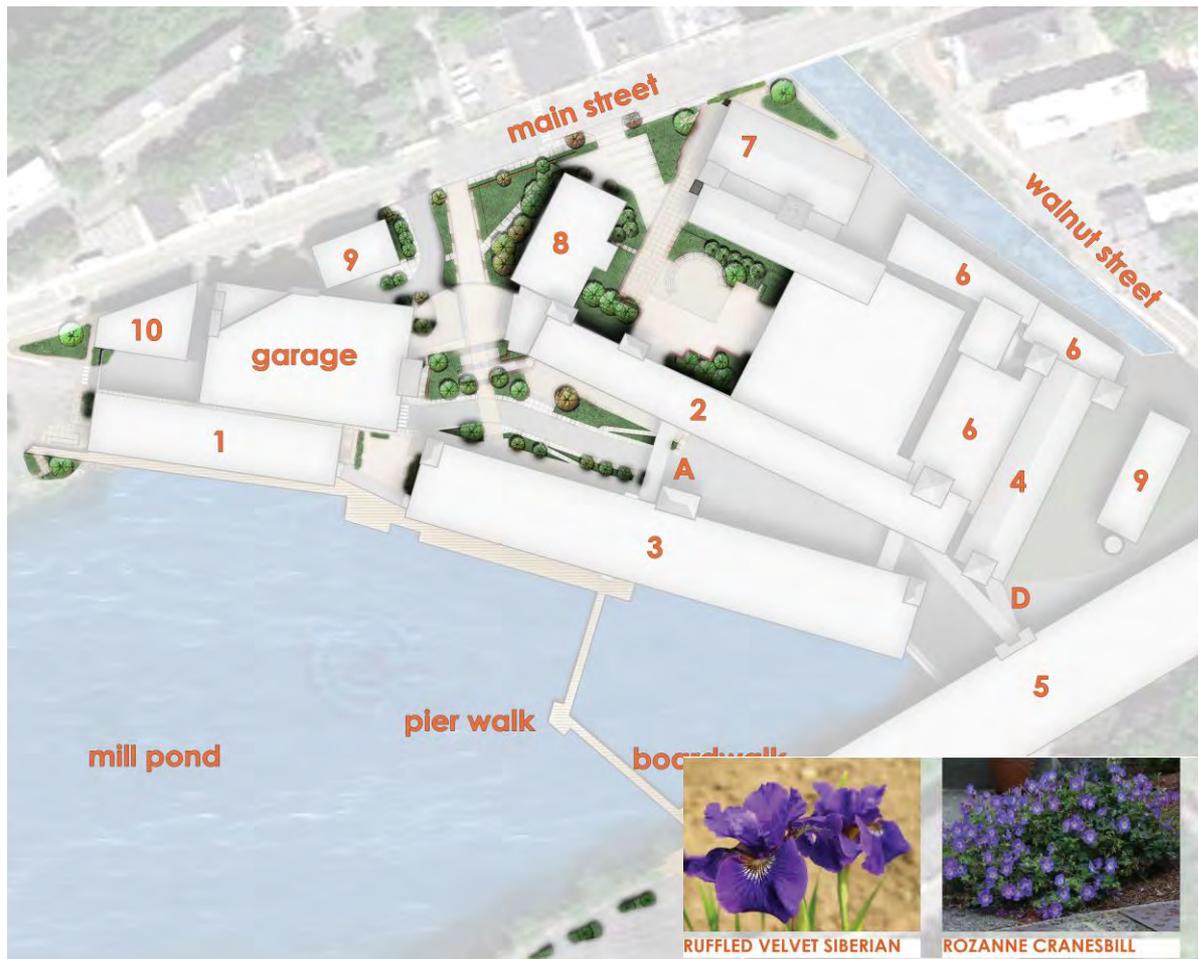


BLONDE AMBITION SIDEOATS



GREEN VELVET BOXWOOD

LANDSCAPE PLANTING



MILK AND HONEY JAPANESE STEWARTIA



CASCADE SNOW YOSHINO CHERRY



AURORA KOUSO DOGWOOD



RUFFLED VELVET SIBERIAN



ROZANNE CRANESBILL



MALE FERN

Reducing impervious hardscape through a mix of pervious paving and new greenspace by 0.81 acres (35,283.6 sq ft).

Land Use	Existing Site (acres)	Proposed Site (acres)	Change
Phase 1 Impervious	2.88	2.33	-0.55
Phase 1 Pervious	0.50	1.05	+0.55
Phase 1A Impervious	11.03	10.77	-0.26
Phase 1A Pervious	3.46	3.72	+ 0.26
Total	17.87	17.87	---

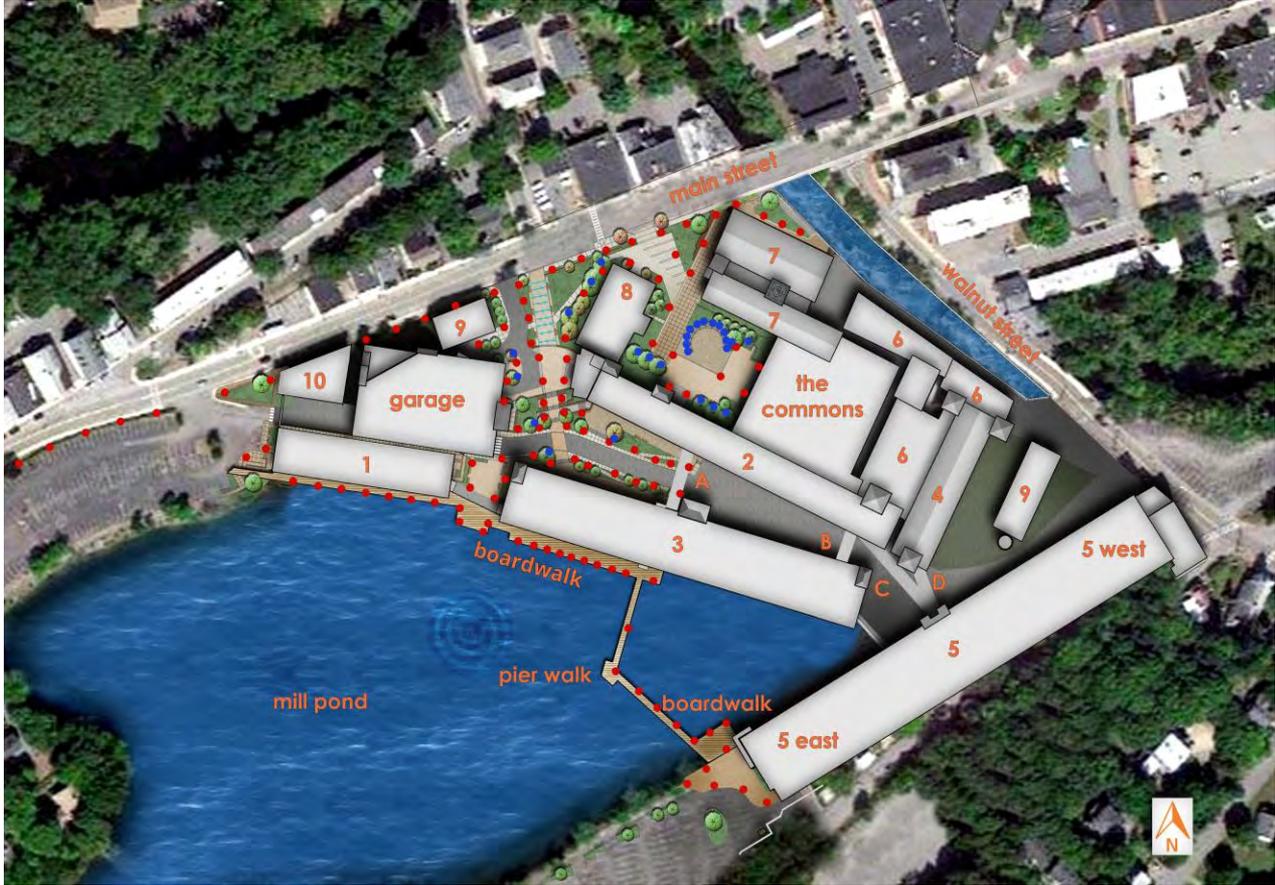
Replacing 40 existing trees and installing an additional 48 trees, for a total of 88 new trees.

Trees	Removed (Loss)	Planted (Gain)	Change
Gateway Plaza & Main St	17	20	+3
The Street	8	13	+5
The Common Area	6	18	+12
Building 1 Entry	2	1	-1
Sudbury Lot / Building 5	7	36	+29
Total	40	88	+48

LG1: LOUIS POULSEN; LIGHT POST; 12' TALL, 15.2" DIAMETER

LG2: KIM; IN-GROUND TREE UPLIGHTS; 8" DIAMETER LTV83SS

LP5: BEGA; CATENARY FIXTURE; 7.5" DIAMETER, 16' AFF



LIGHTING

THANK YOU