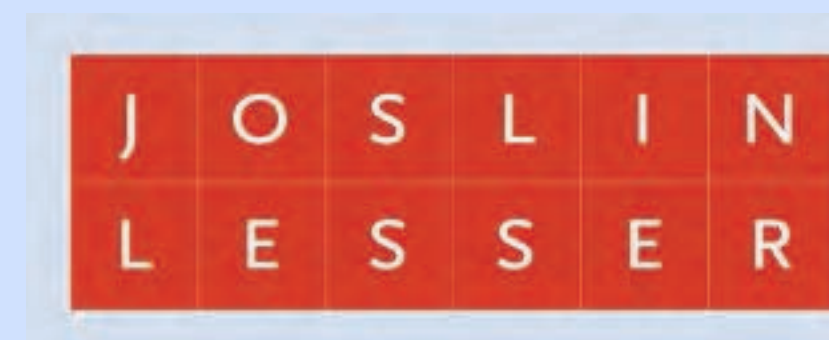


# CSBC / DRC Meeting

March 12, 2015



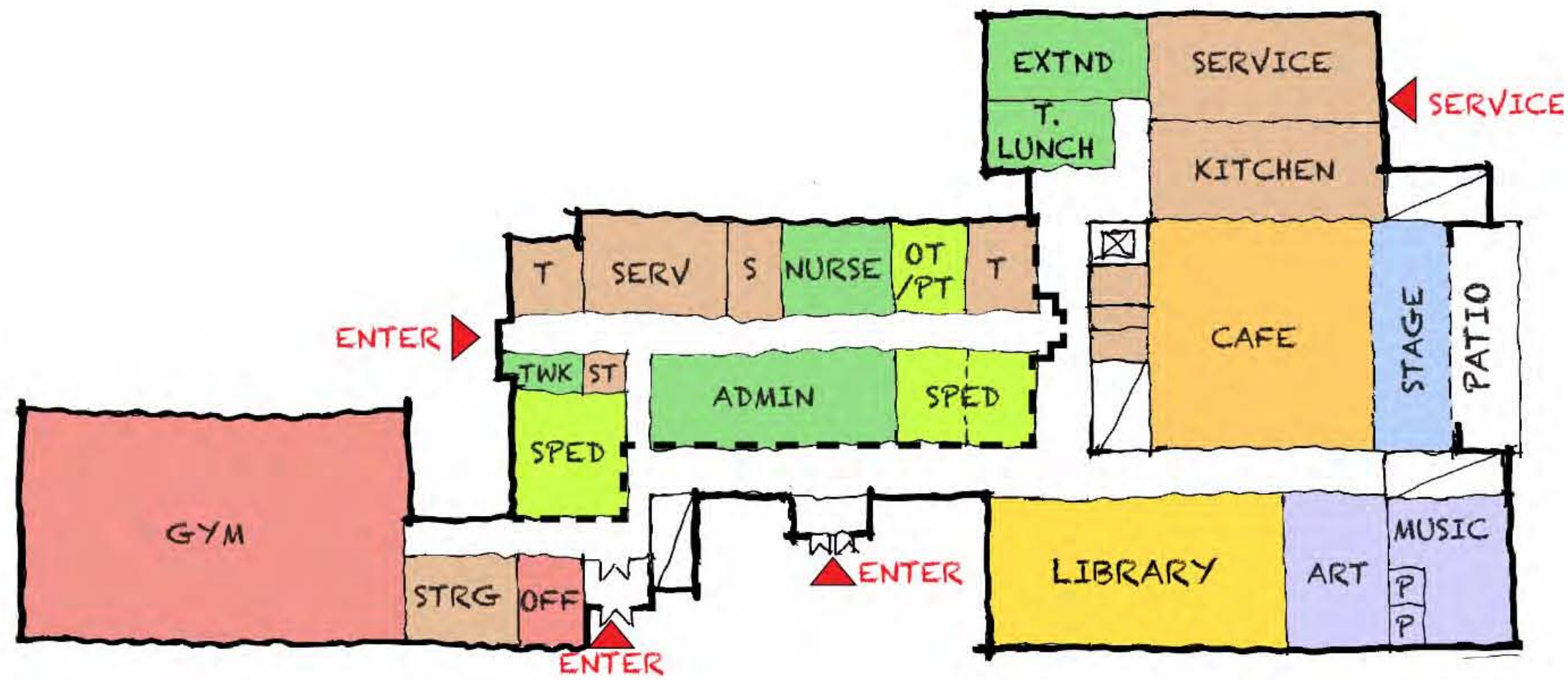
## Cabot School



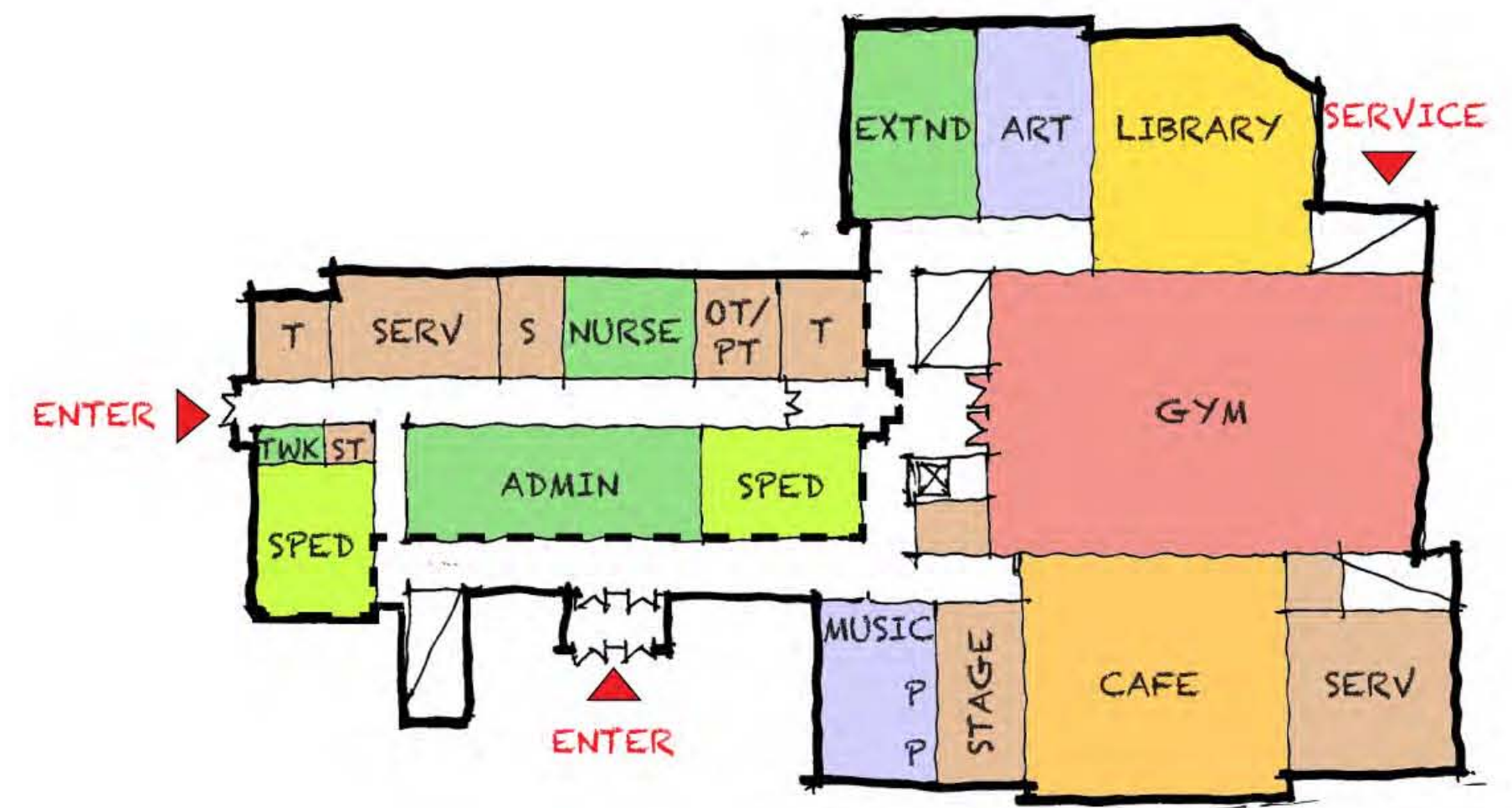
*DiNisco Design*  
**PARTNERSHIP**



# Renovation / Addition | Overview



A.1



A.2

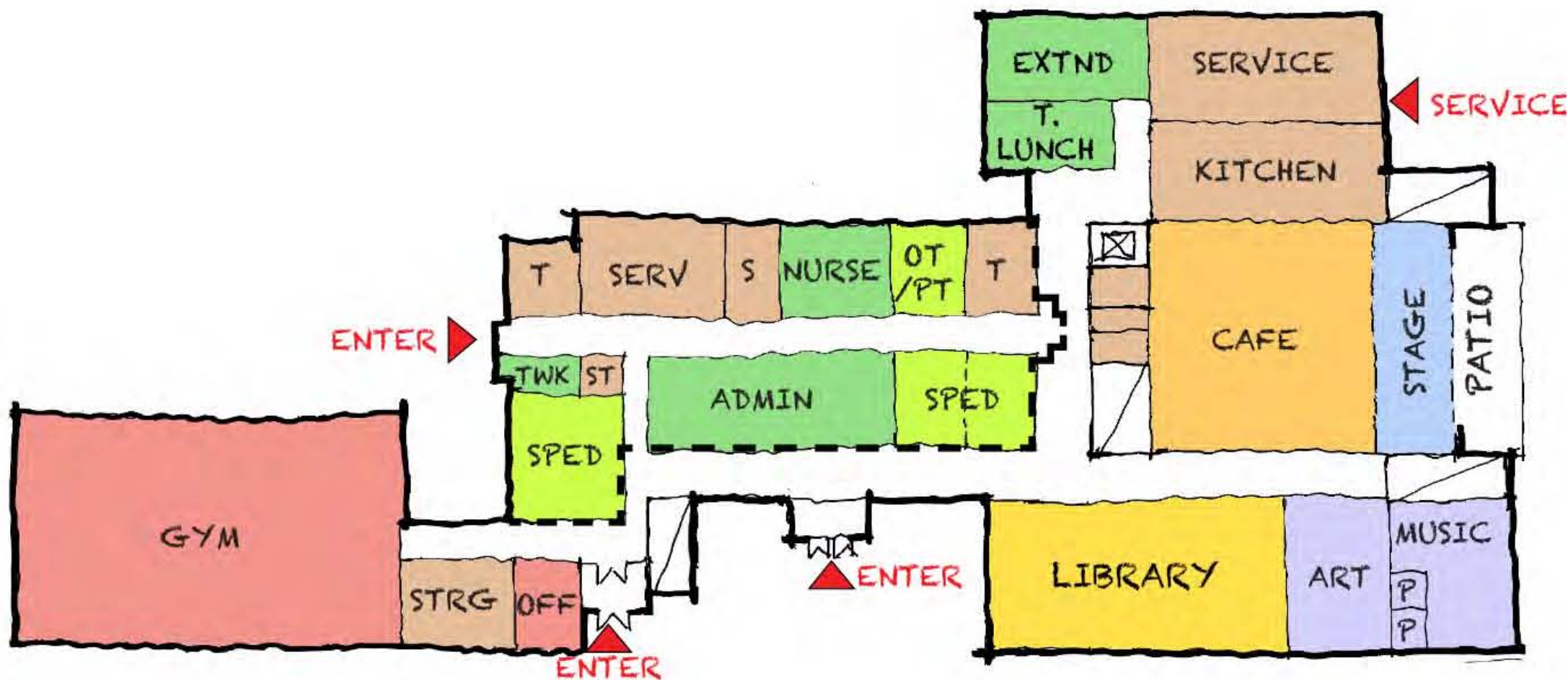
\* Variations within each scheme will be studied

- Core / Academics organization
- Gym / Cafeteria relationships
- Massing
- Site / Construction issues



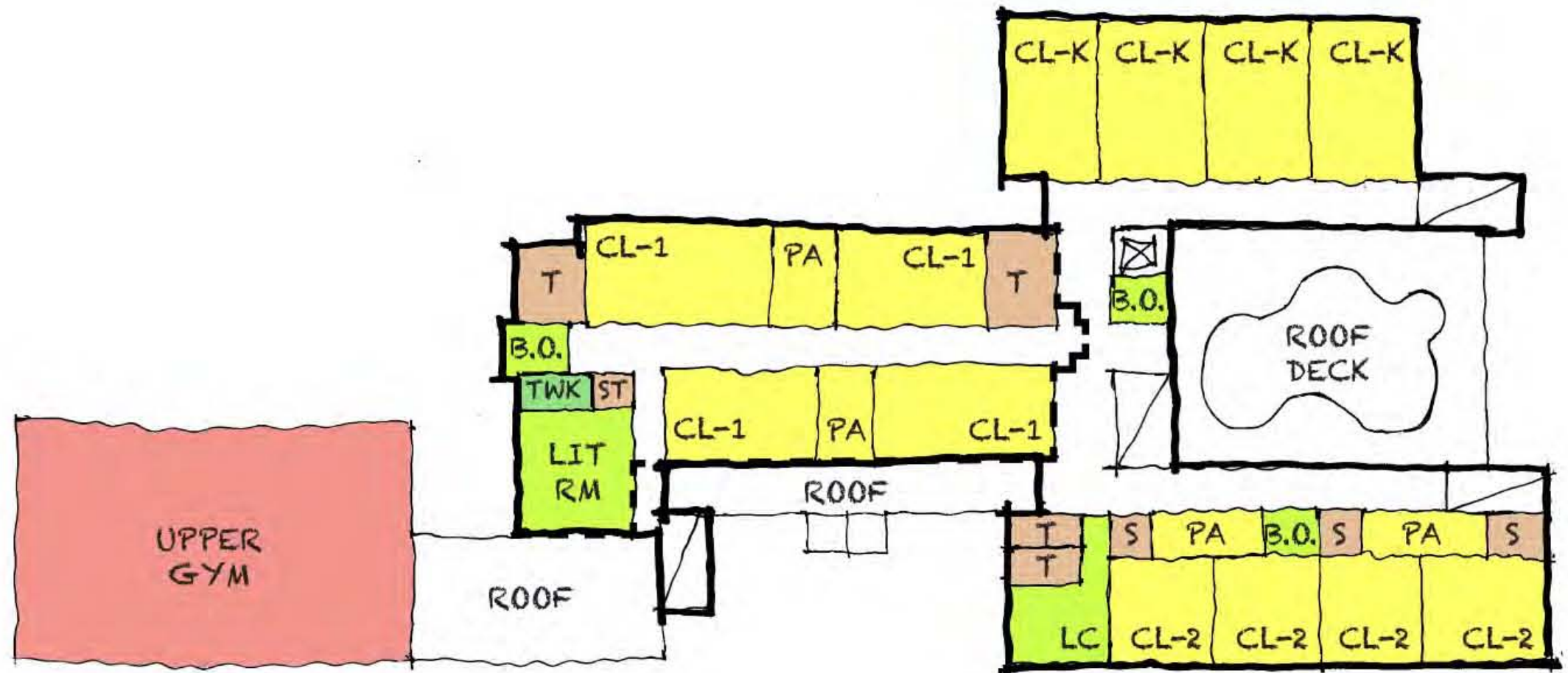
# Renovation Addition | A.1

3 Story Addition

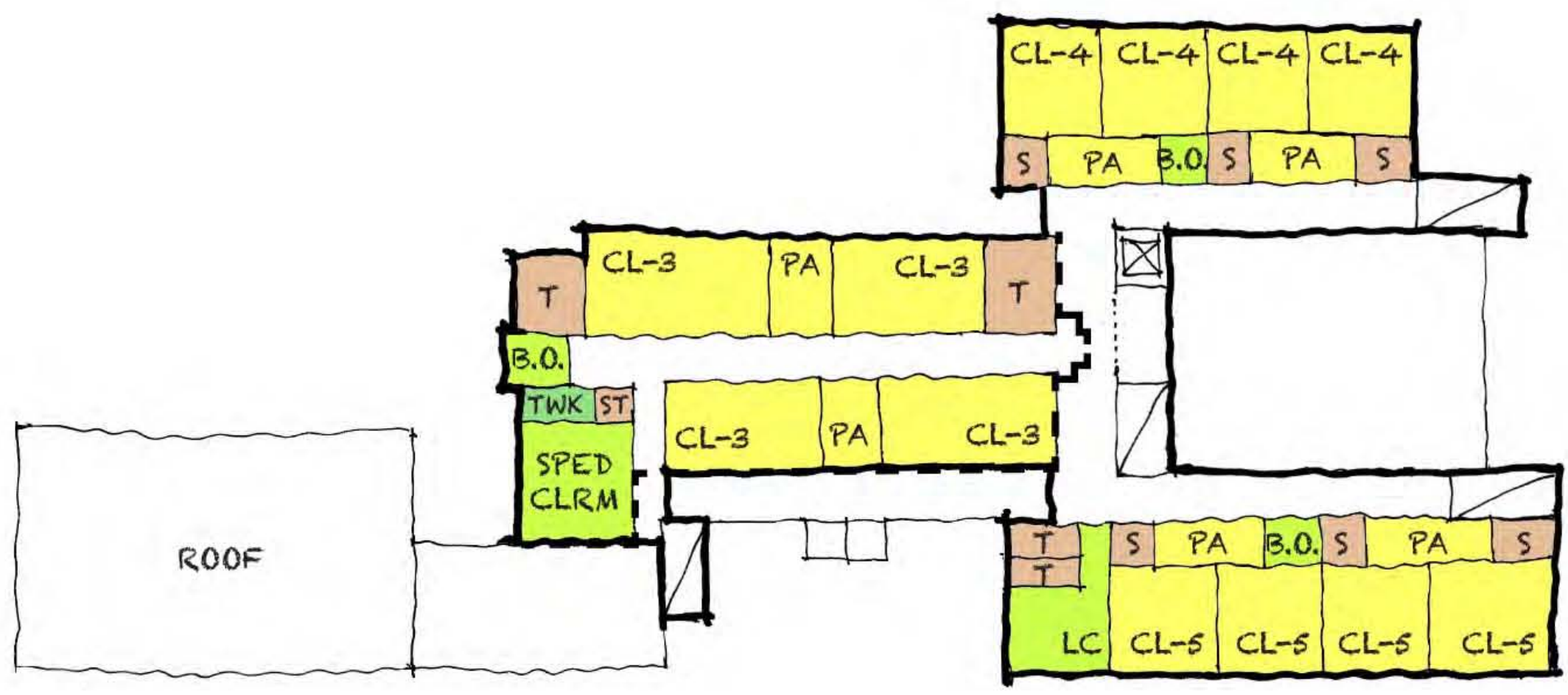


First Floor

- Core / Academics organized **horizontally**
- Kindergarten on **upper level**
- Gym **ground floor** wing
- Library ceiling heights **low**
- Academic on **two floors**



Second Floor



Third Floor



# Renovation Addition | A.1

Aerial View





# Renovation Addition | A.1

View North on Parkview Ave.





# Renovation Addition | A.1

View South on Parkview Ave.





# Renovation Addition | A.1

View North on Bridges Ave.





# Renovation Addition | A.1

View South on Bridges Ave.





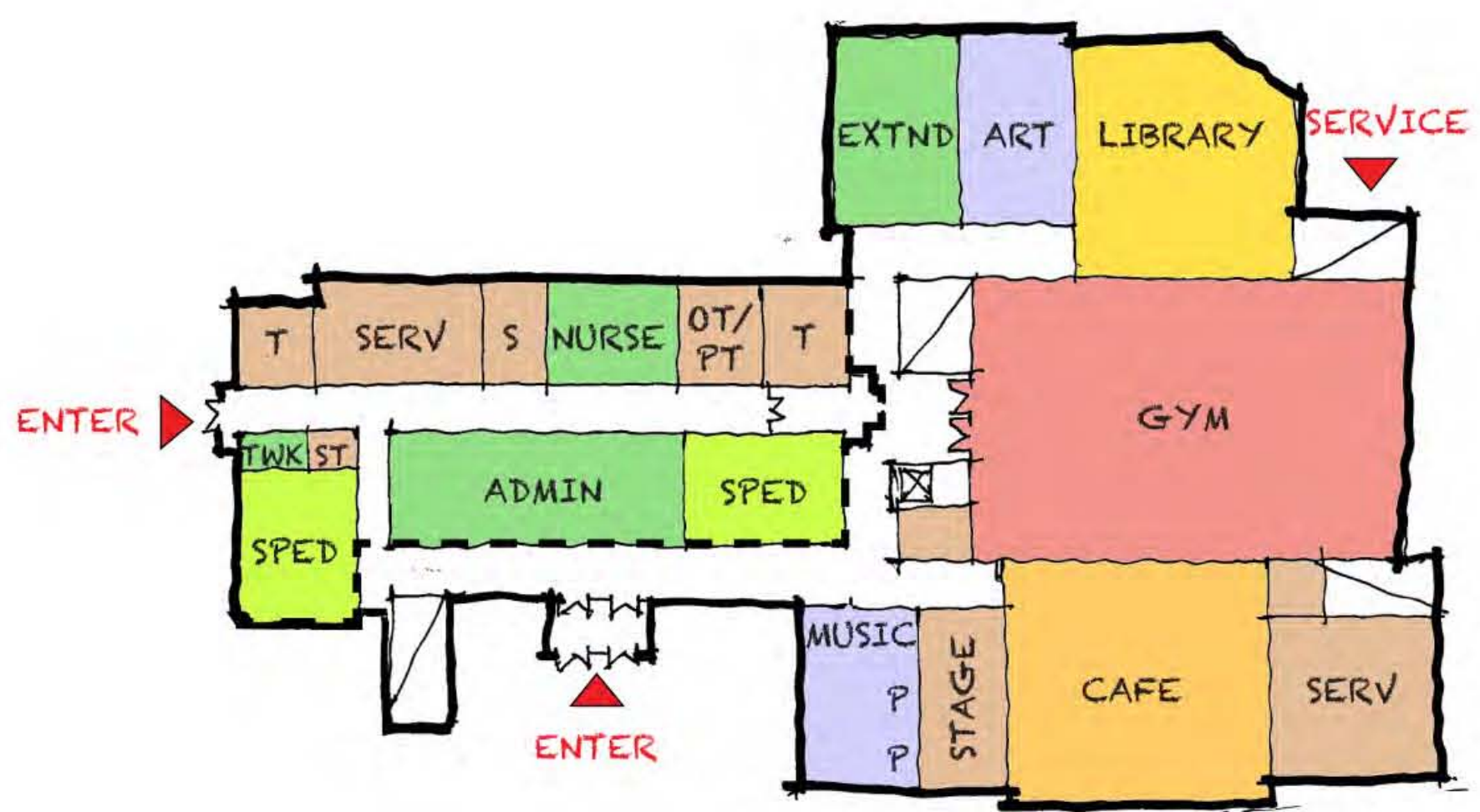
# Renovation Addition | A.1

View from Cabot Park



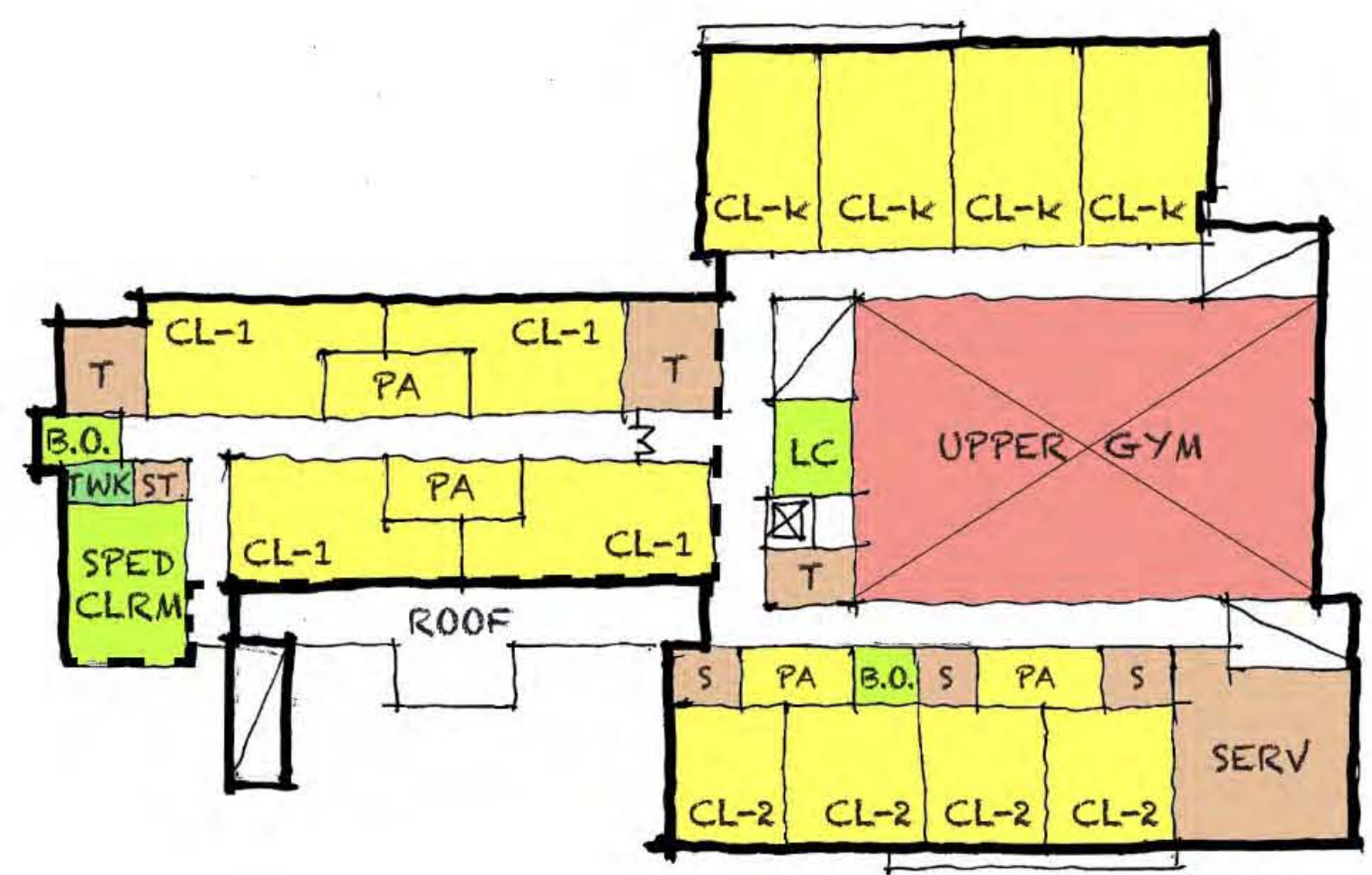


# Renovation Addition | A.2 3 Story Addition

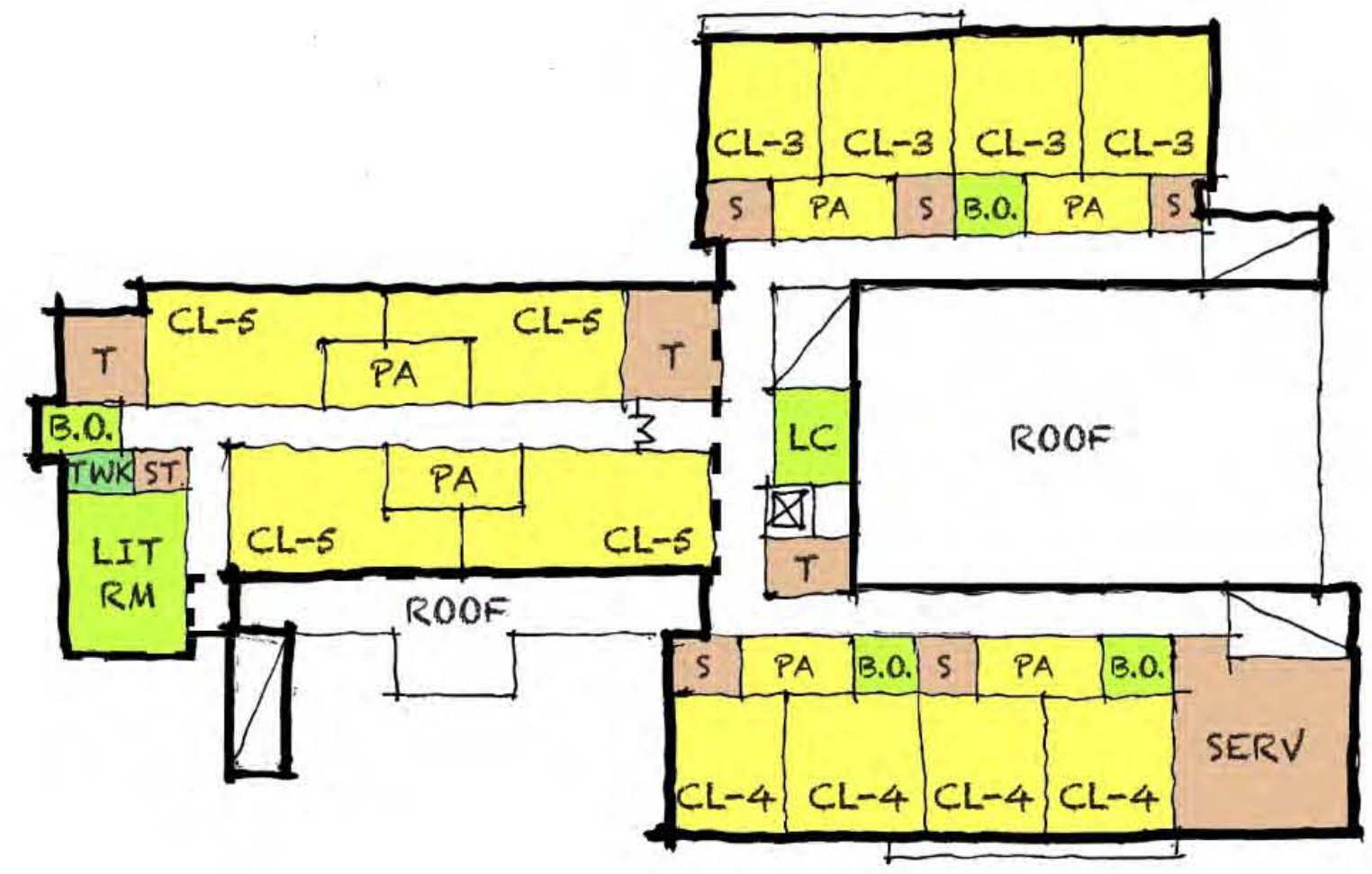


First Floor

- Core / Academics organized **horizontally**
- Kindergarten on **upper level**
- Cafeteria / Library ceiling heights **low**
- Service area **undersized**
- Dimensionally **tight on site**
- Academic on **two floors**



Second Floor

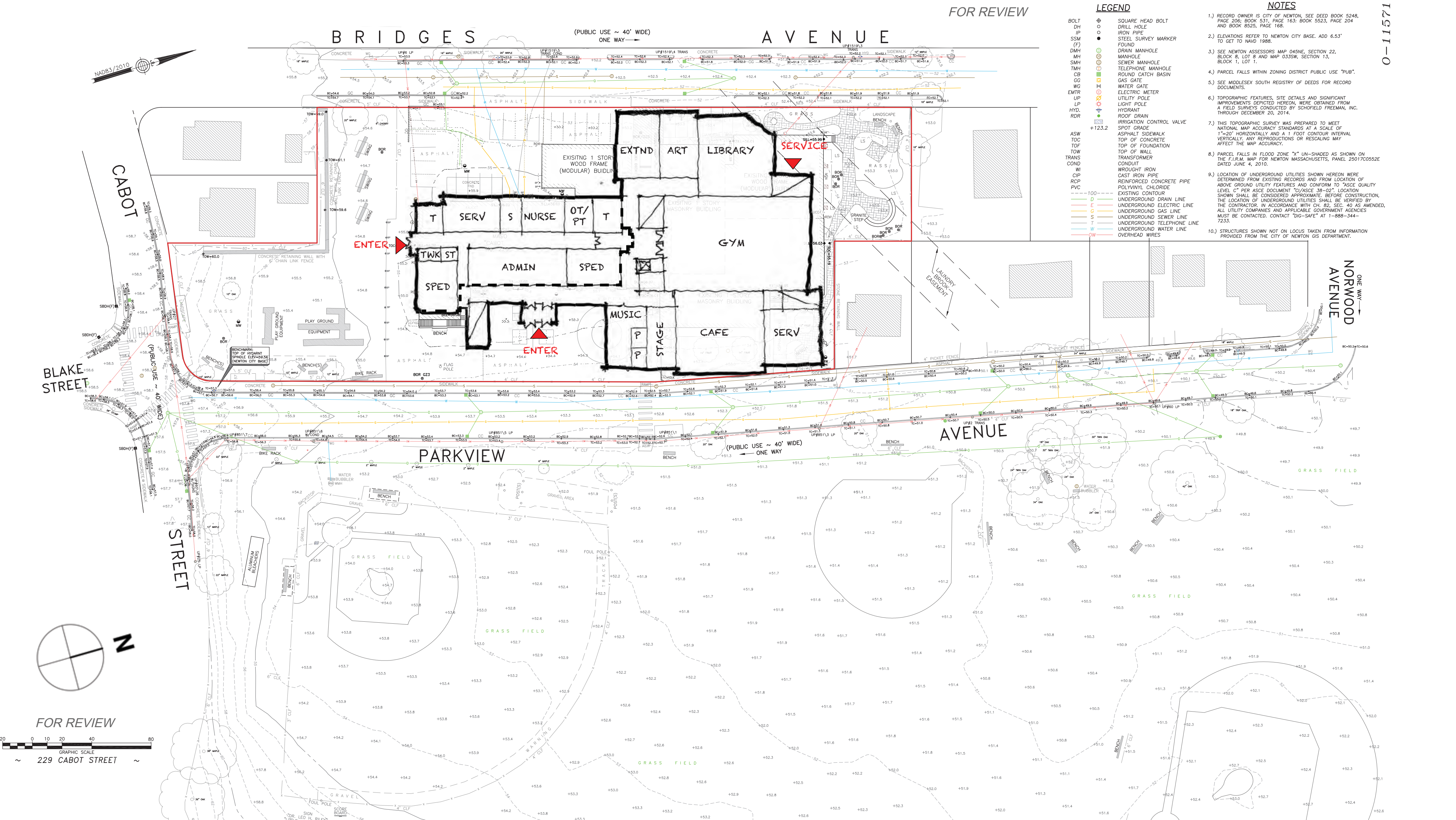


Third Floor



# Renovation Addition | A.2

# Site Survey





# Renovation Addition | A.2

Aerial View





# Renovation Addition | A.2

View North on Parkview Ave.





# Renovation Addition | A.2

View South on Parkview Ave.





# Renovation Addition | A.2

View North on Bridges Ave.





# Renovation Addition | A.2

View South on Bridges Ave.





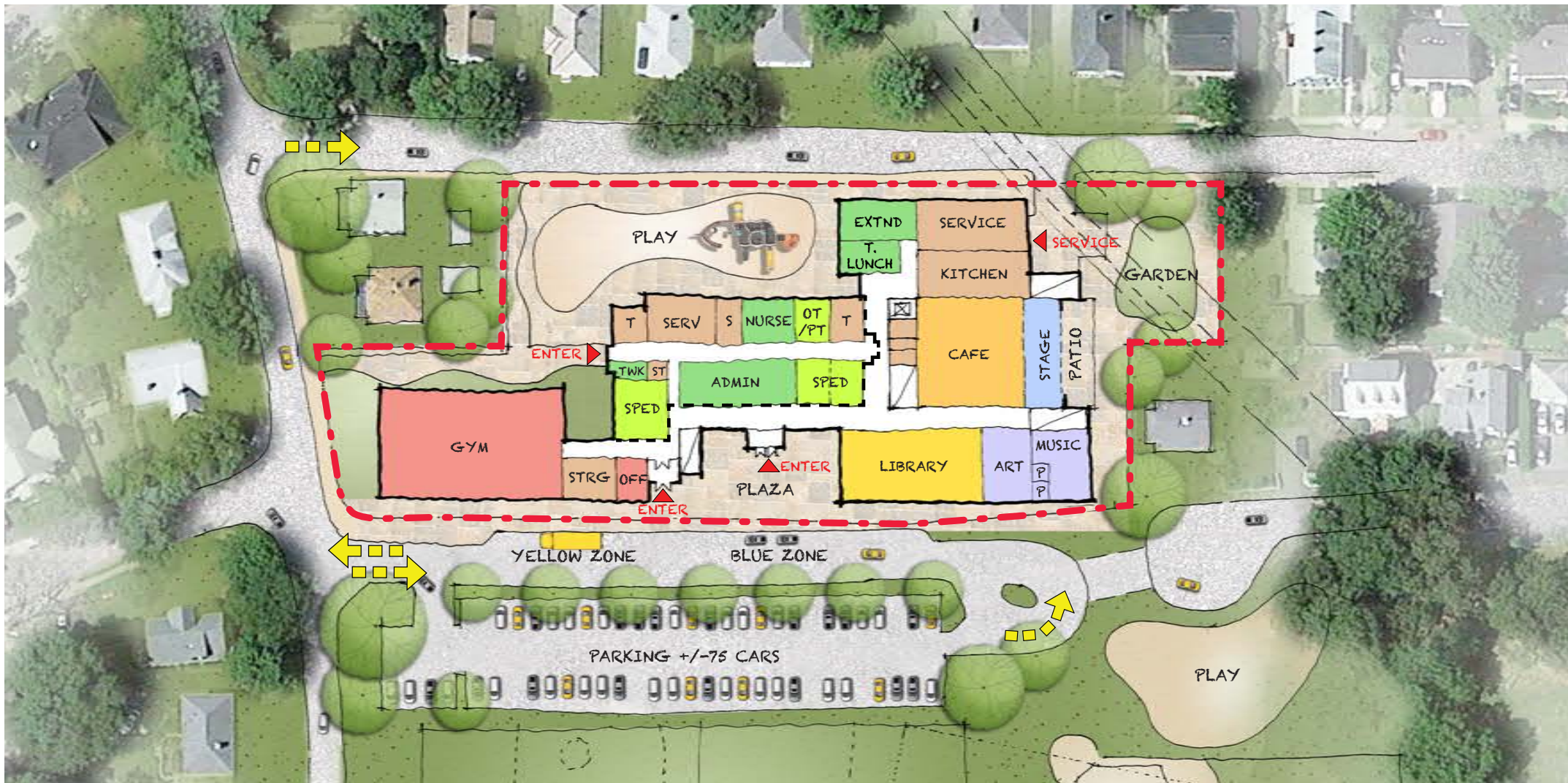
# Renovation Addition | A.2

View from Cabot Park

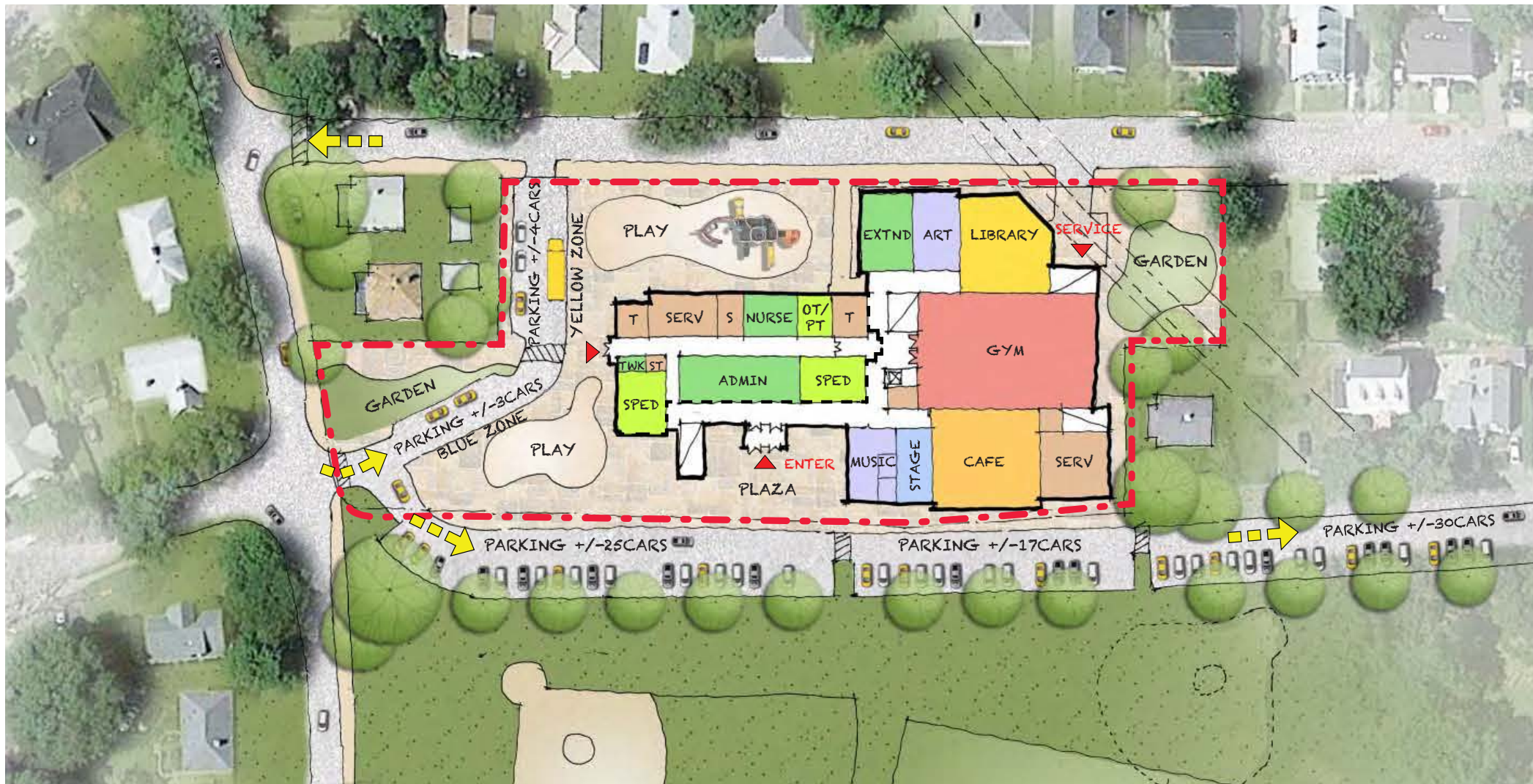




# Renovation / Addition | Overview



A.1



A.2



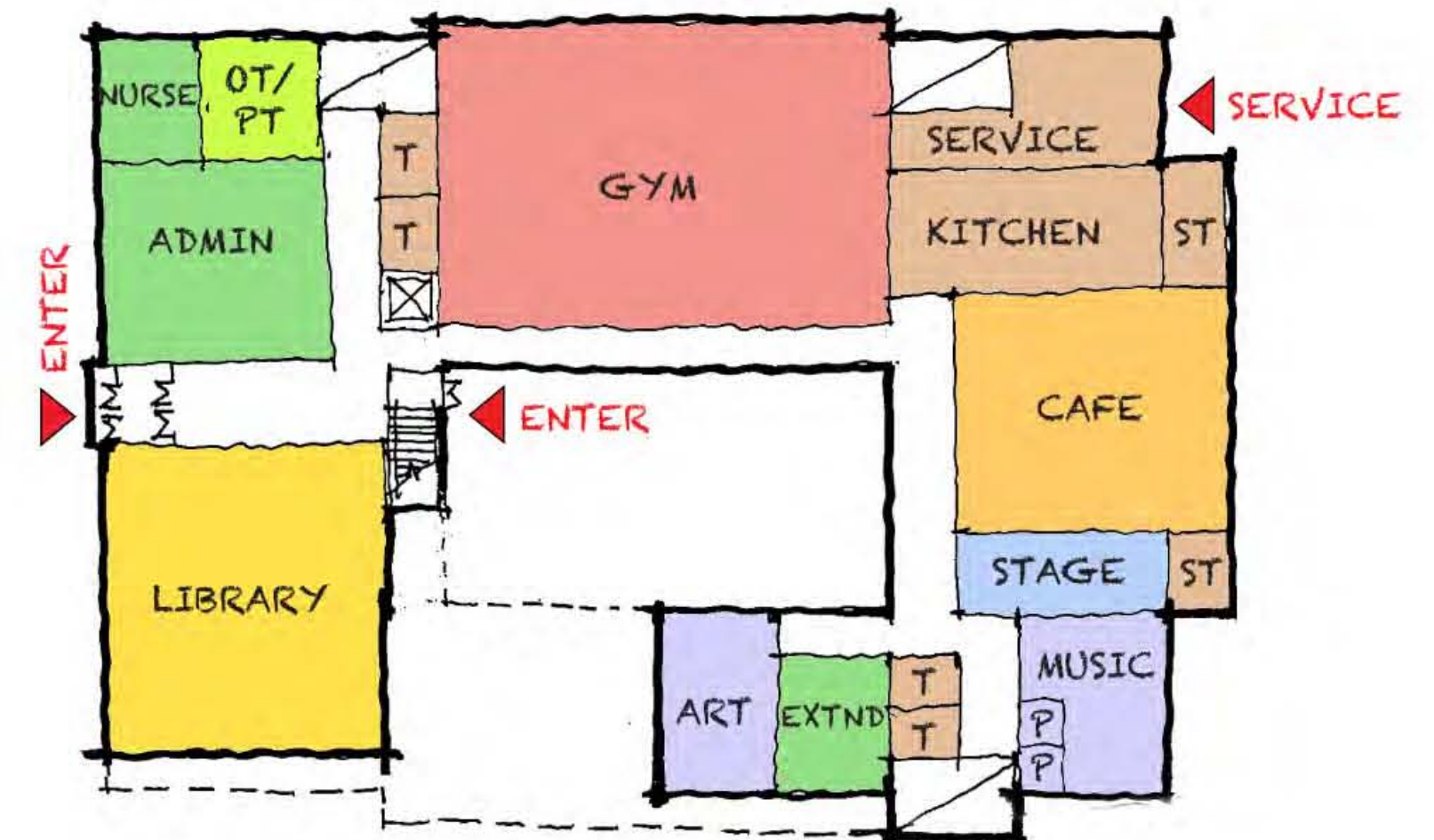
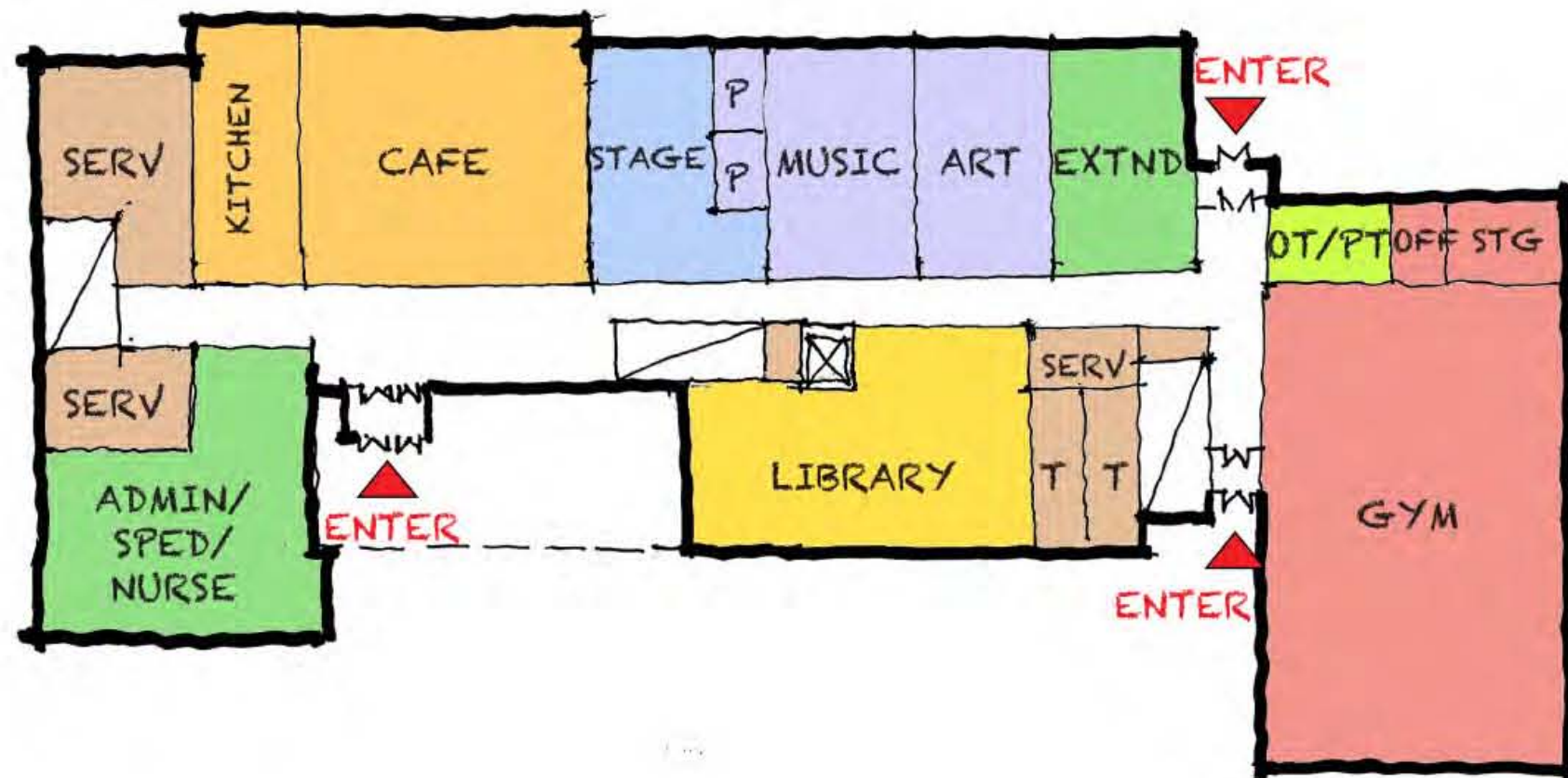
A.1



A.2



# New Construction | Overview



B.1

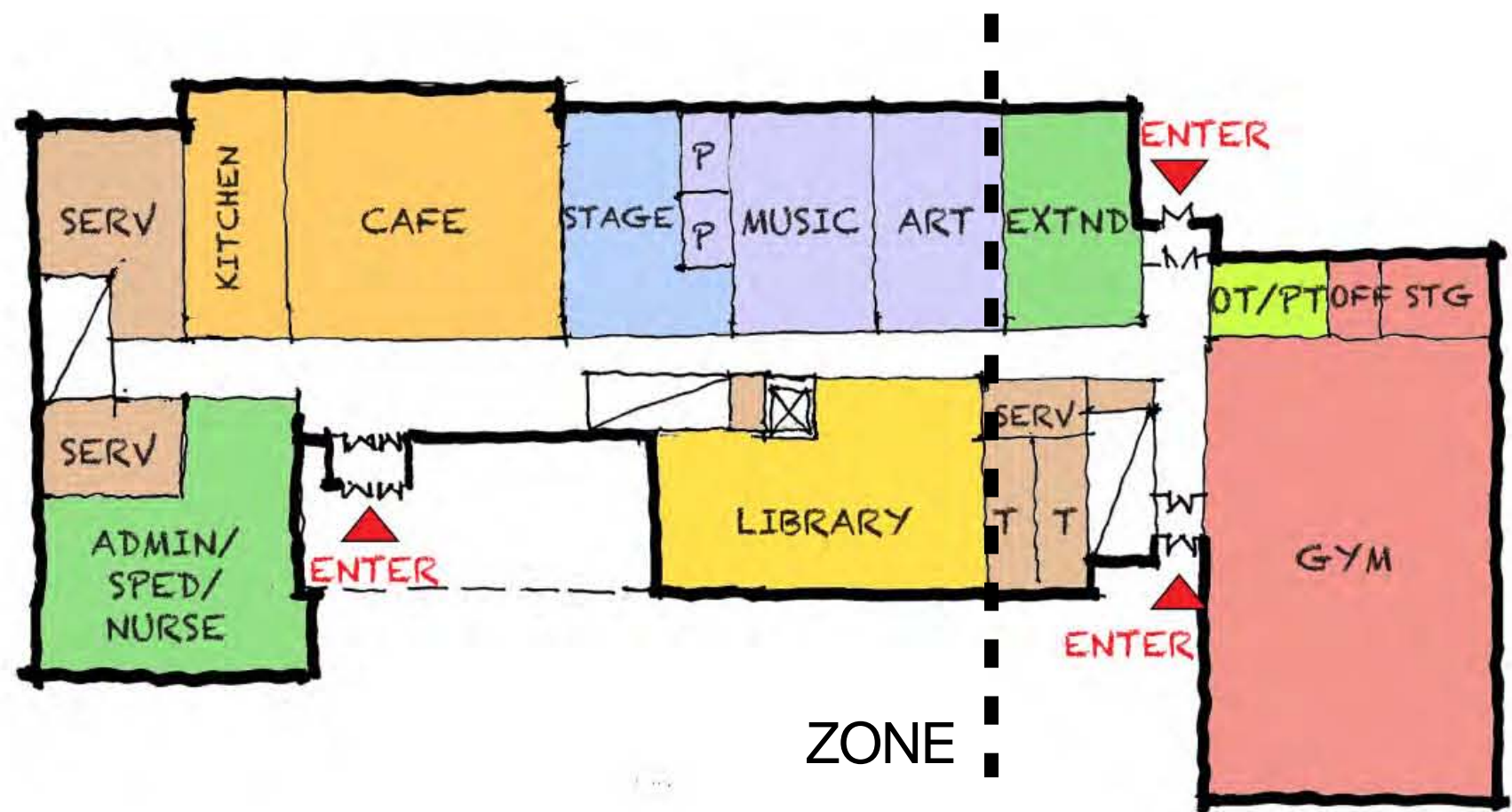
B.2

\* Variations within each scheme will be studied

- Core / Academics relationships
- Gym / Cafeteria relationships
- Kindergarten upper floor
- Massing
- Site / Construction issues

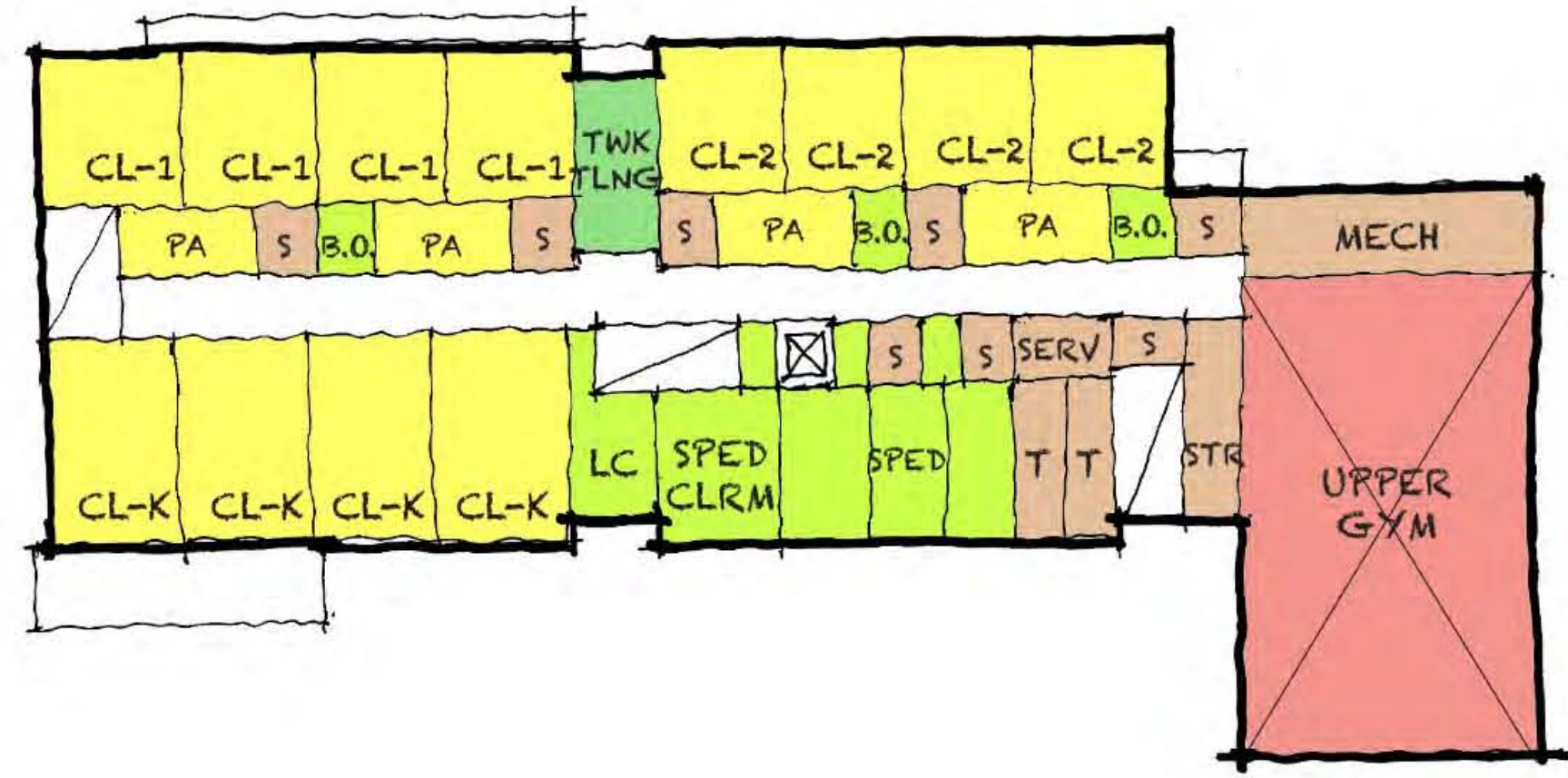


# New Construction | B.1 3 Stories

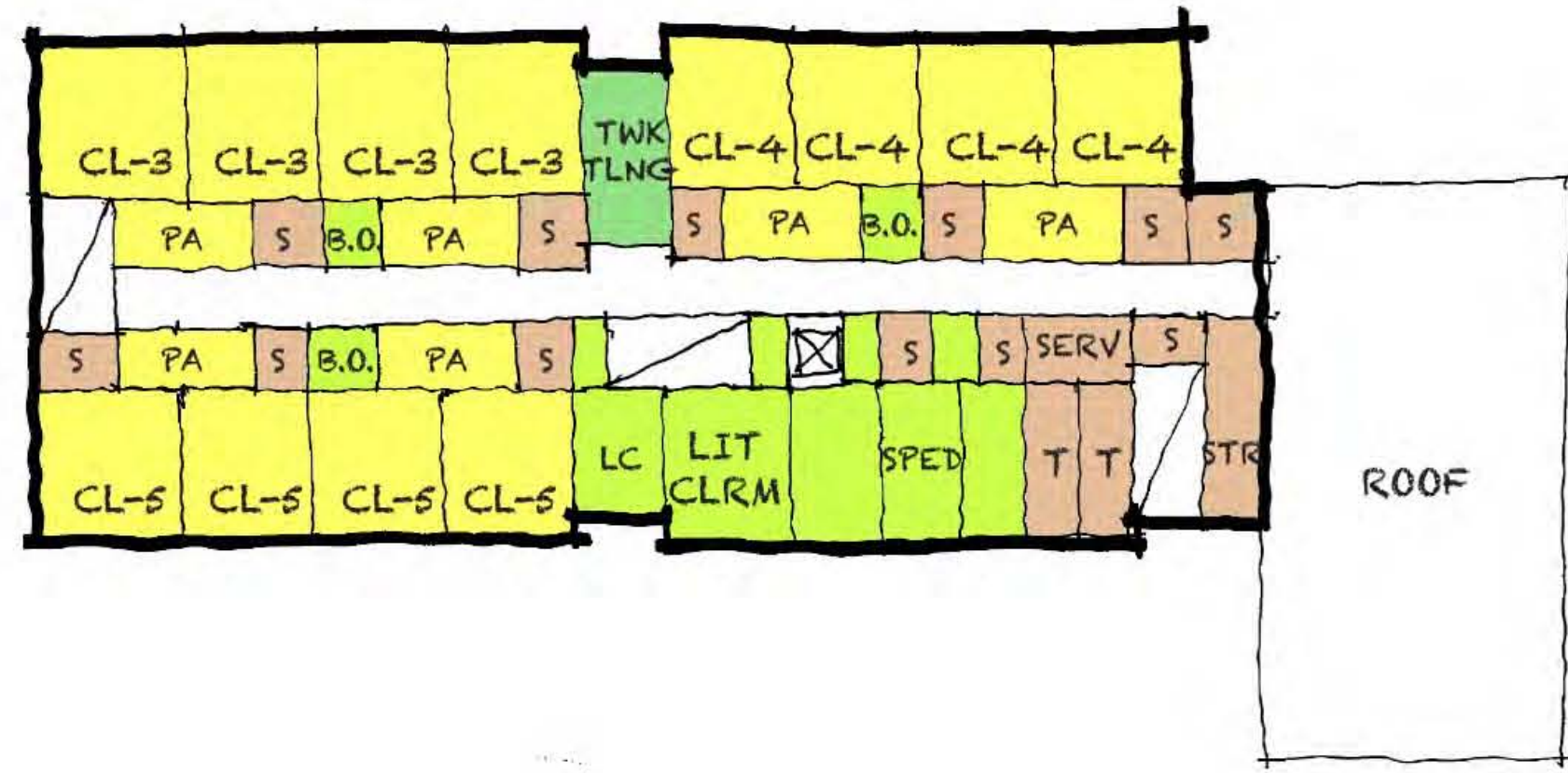


First Floor

- Core / Academics organized **horizontally**
- Gym can be **zoned off**
- Kindergarten on **upper level**
- Massing
- Classroom solar orientation **not ideal**
- Academics on **two floors**



Second Floor

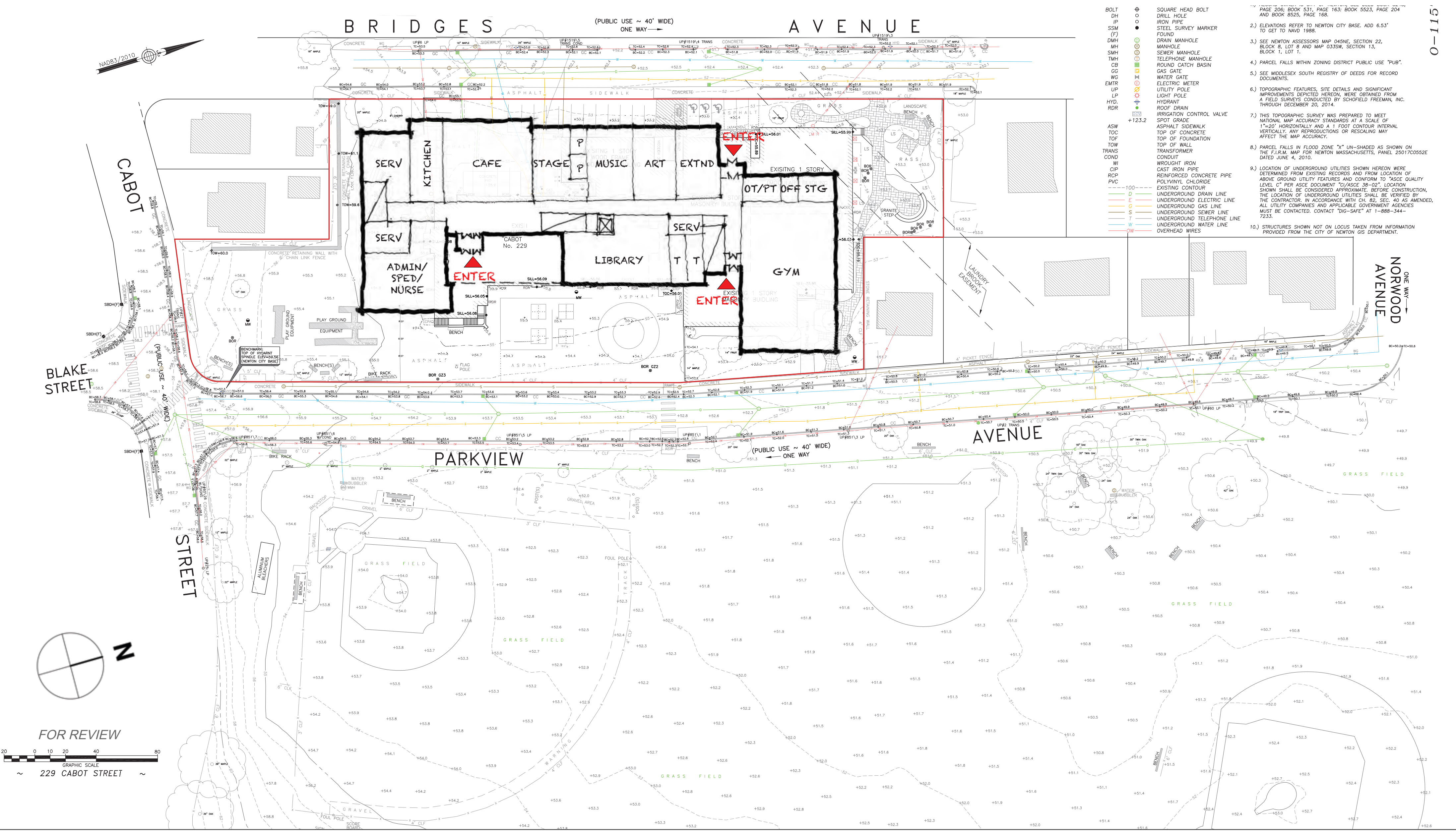


Third Floor



# New Construction | B.1

# Site Survey



1. ELEVATIONS REFER TO NEWTON CITY BASE. ADD 6.53' TO GET TO NAVD 1988.
2. SEE NEWTON ASSESSORS MAP 045NE, SECTION 22, BLOCK 8, LOT 9 AND MAP 033SW, SECTION 13, BLOCK 1, LOT 1.
3. PARCEL FALLS WITHIN ZONING DISTRICT PUBLIC USE "PUB".
4. SEE MIDDLESEX SOUTH REGISTRY OF DEEDS FOR RECORD DOCUMENTS.
5. TOPOGRAPHIC FEATURES, SITE DETAILS AND SIGNIFICANT IMPROVEMENTS DEPICTED HEREON, WERE OBTAINED FROM A FIELD SURVEY CONDUCTED BY SCHOFIELD FREEMAN, INC. THROUGH DECEMBER 20, 2014.
6. THIS TOPOGRAPHIC SURVEY WAS PREPARED TO MEET NATIONAL MAP ACCURACY STANDARDS AT A SCALE OF 1"=20' HORIZONTALLY AND A 1 FOOT CONTOUR INTERVAL VERTICALLY. ANY REPRODUCTIONS OR RESCALING MAY AFFECT THE MAP ACCURACY.
7. PARCEL FALLS IN FLOOD ZONE "X" UN-SHADED AS SHOWN ON THE FIRM MAP FOR NEWTON MASSACHUSETTS, PANEL 25017C0552E DATED JUNE 4, 2010.
8. LOCATION OF UNDERGROUND UTILITIES SHOWN HEREON WERE DETERMINED FROM EXISTING RECORDS AND FROM LOCATION OF ABOVE GROUND UTILITY FEATURES AND CONFORM TO "ASCE QUALITY LEVEL C" PER ASCE DOCUMENT 20/ASCE 38-02. LOCATION SHOWN SHALL BE CONSIDERED APPROXIMATE. BEFORE CONSTRUCTION THE LOCATION OF UNDERGROUND UTILITIES SHALL BE VERIFIED BY THE CONTRACTOR. IN ACCORDANCE WITH CH. 82, SEC. 40 AS AMENDED, ALL UTILITY COMPANIES AND APPLICABLE GOVERNMENT AGENCIES MUST BE CONTACTED. CONTACT "DIG-SAFE" AT 1-888-344-7233.
9. STRUCTURES SHOWN NOT ON LOCUS TAKEN FROM INFORMATION PROVIDED FROM THE CITY OF NEWTON GIS DEPARTMENT.



# New Construction | B.1

Aerial View





# New Construction | B.1

View North on Parkview Ave.





# New Construction | B.1

View South on Parkview Ave.





# New Construction | B.1

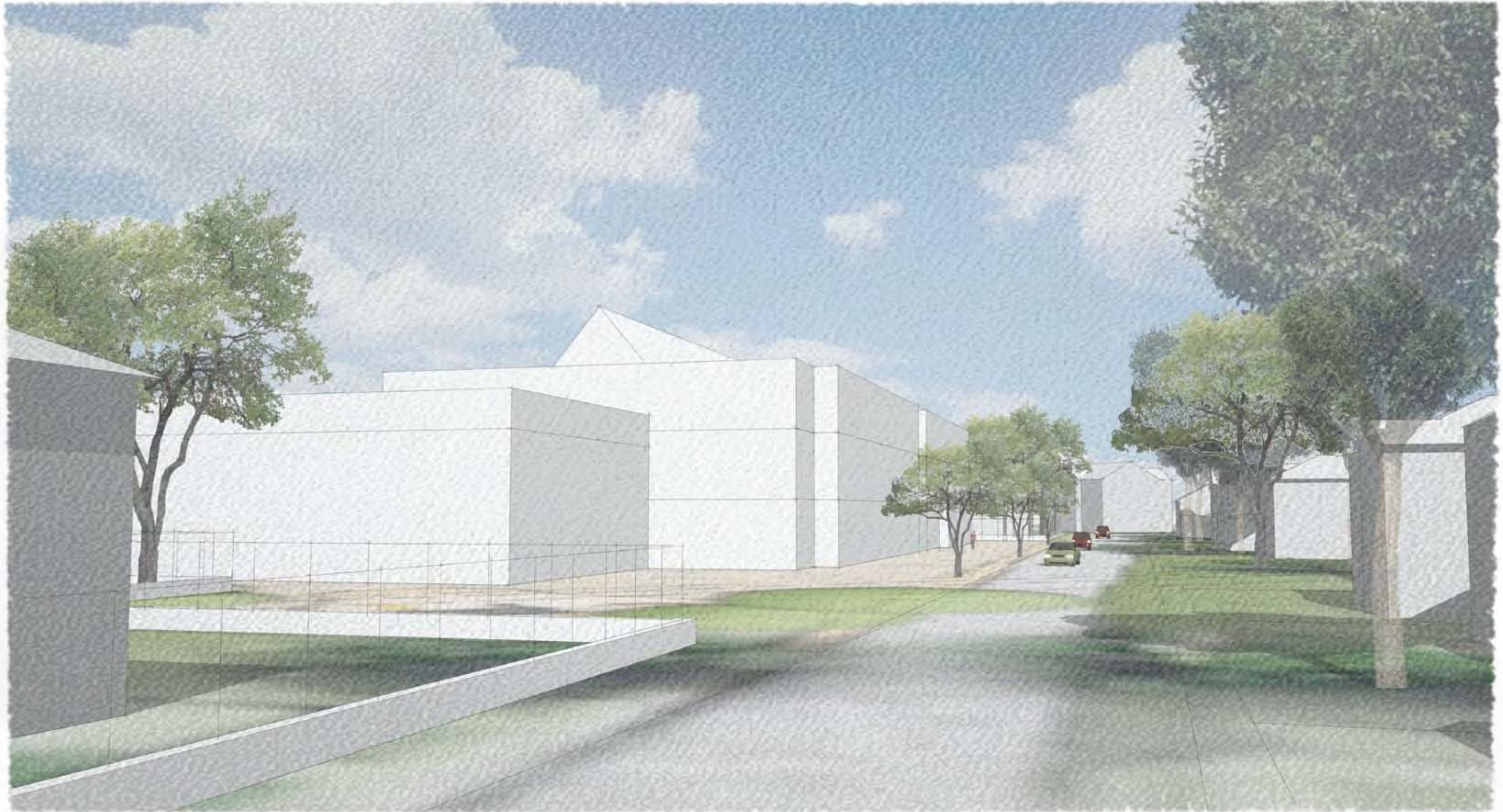
View North on Bridges Ave.





# New Construction | B.1

View South on Bridges Ave.





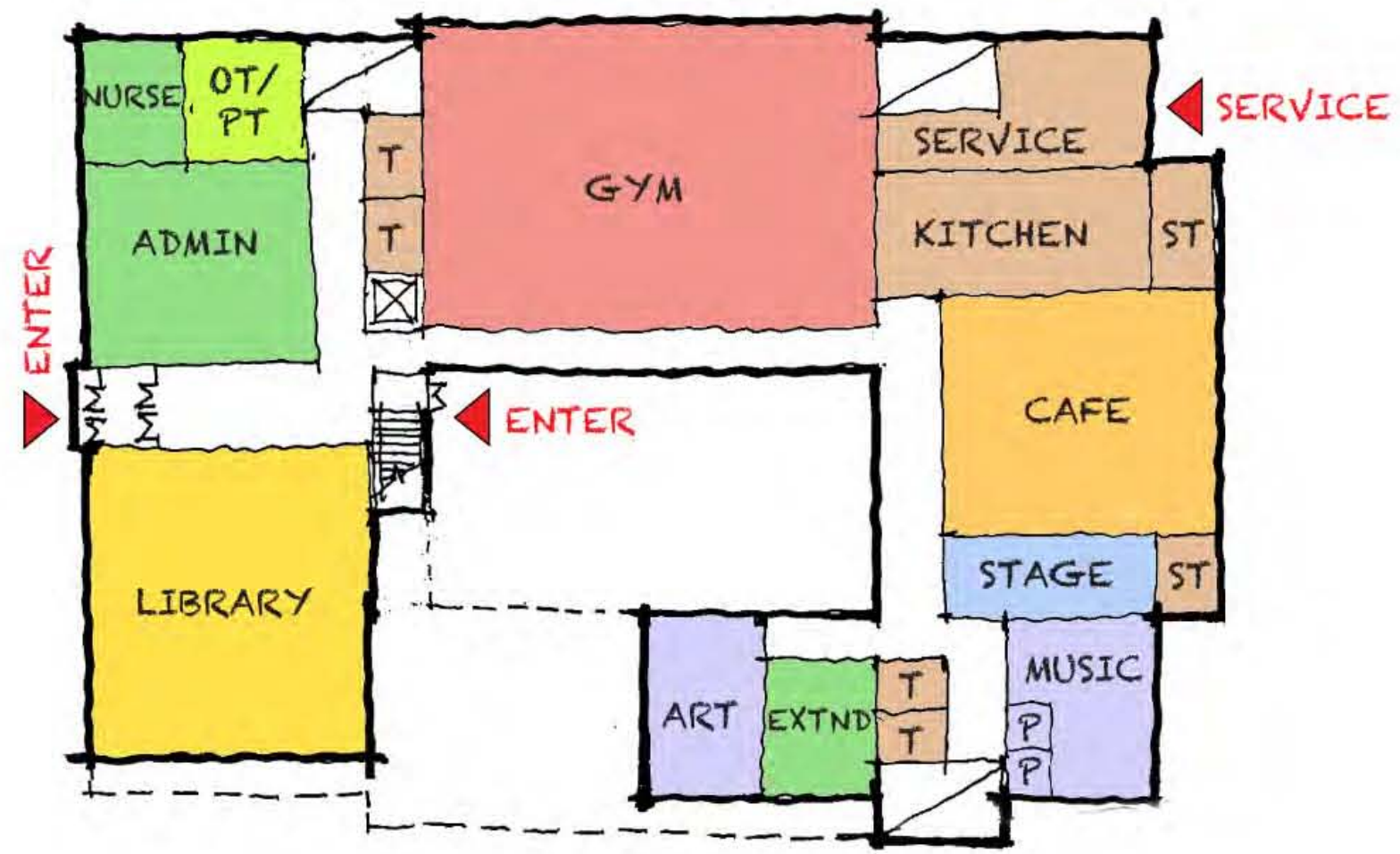
# New Construction | B.1

View from Cabot Park



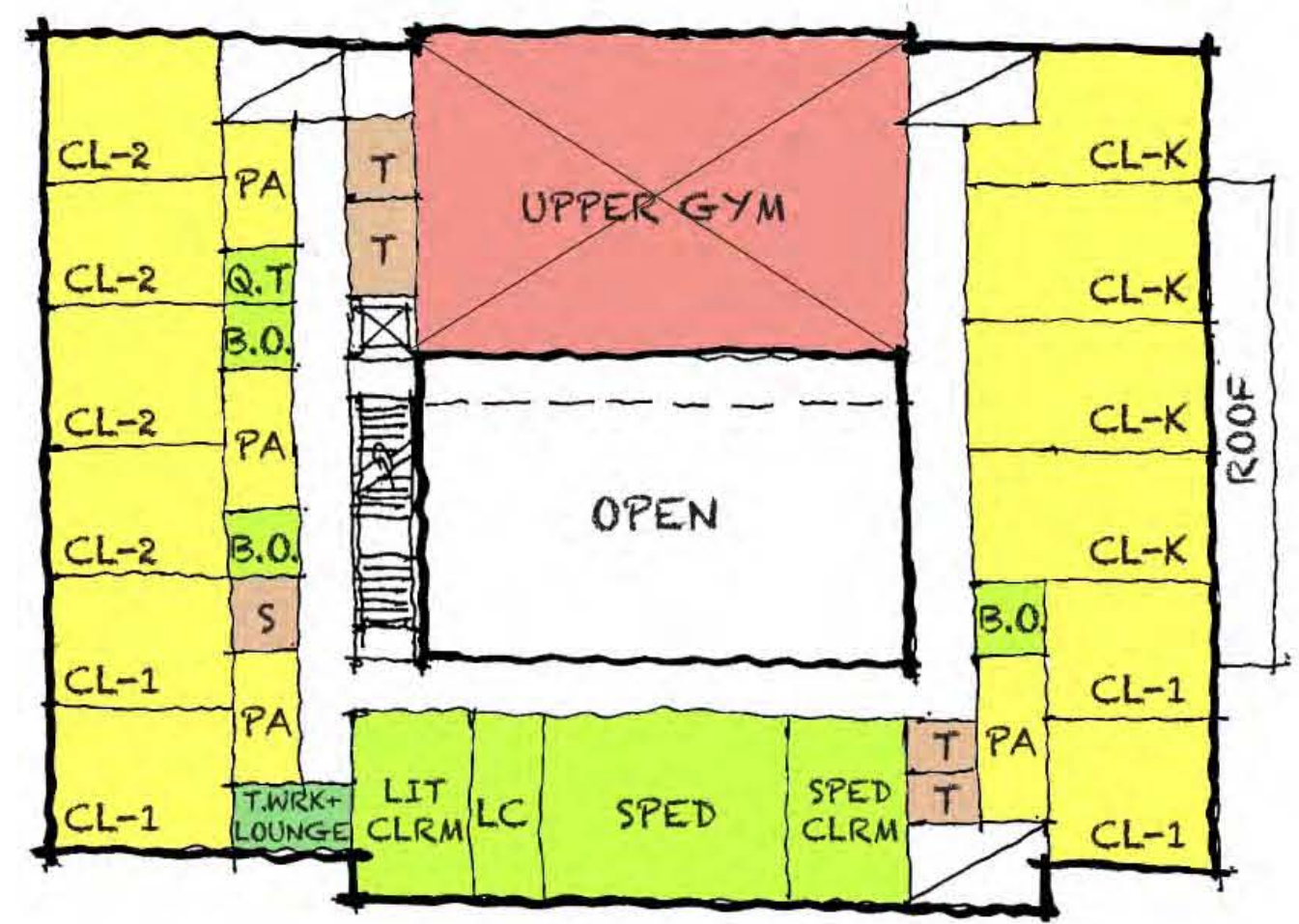


# New Construction | B.2 3 Stories

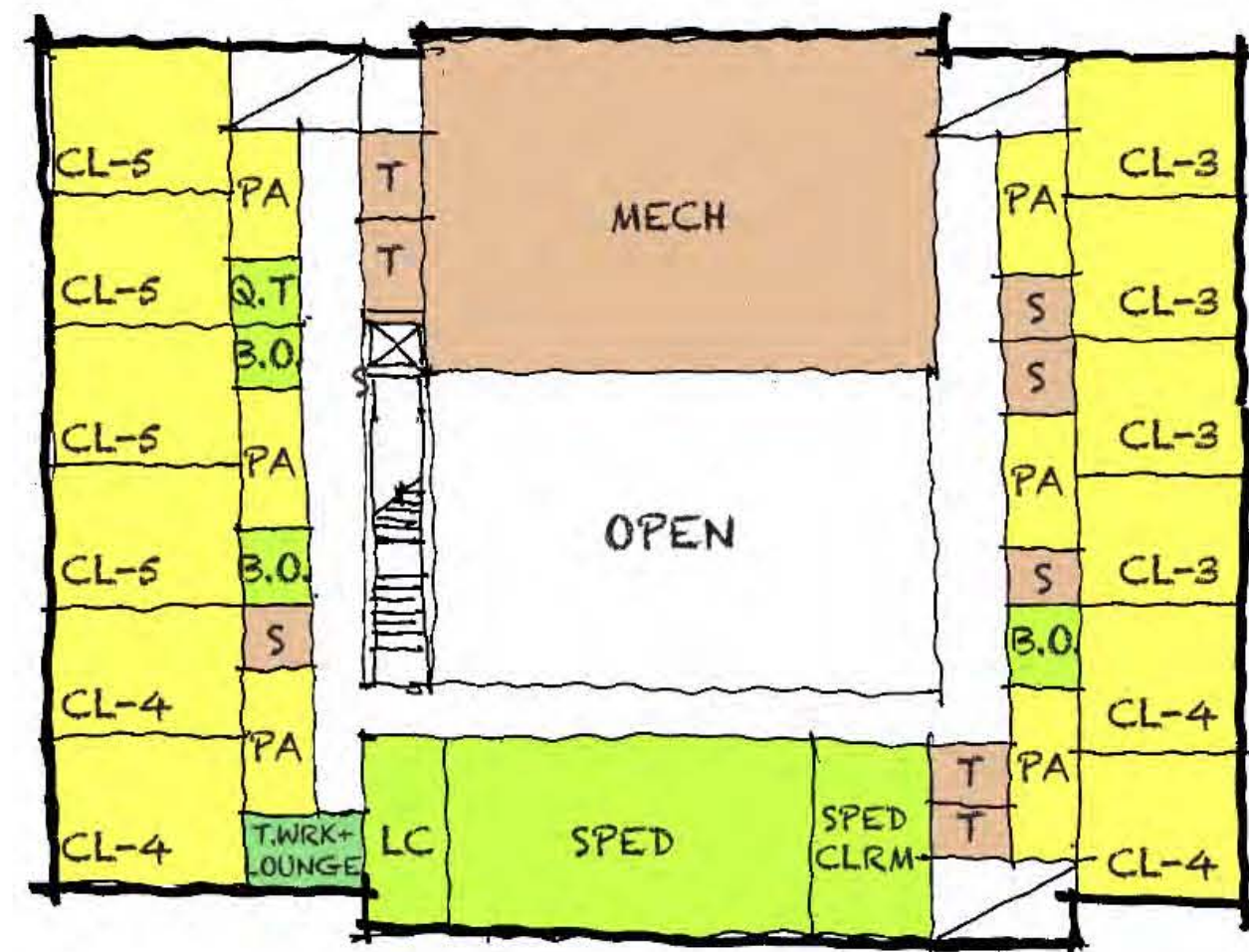


First Floor

- Core / Academics organized **horizontally**
- Kindergarten on **upper level**
- Classroom solar orientation **ideal**
- Academics on **two floors**



Second Floor

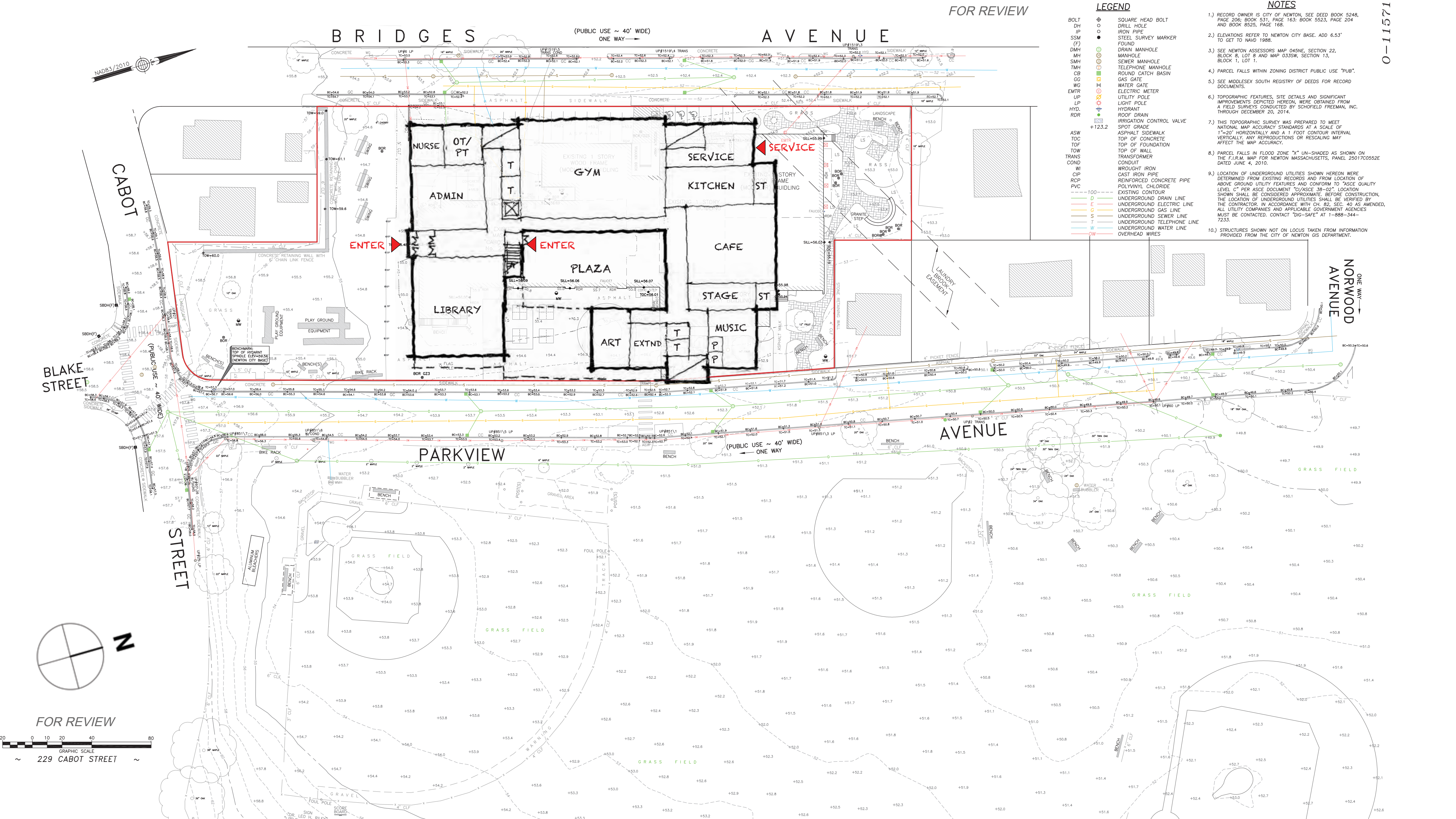


Third Floor



New Construction | B.2

Site Survey





# New Construction | B.2

Aerial View





# New Construction | B.2

View North on Parkview Ave.





# New Construction | B.2

View South on Parkview Ave.





# New Construction | B.2

View North on Bridges Ave.





# New Construction | B.2

View South on Bridges Ave.





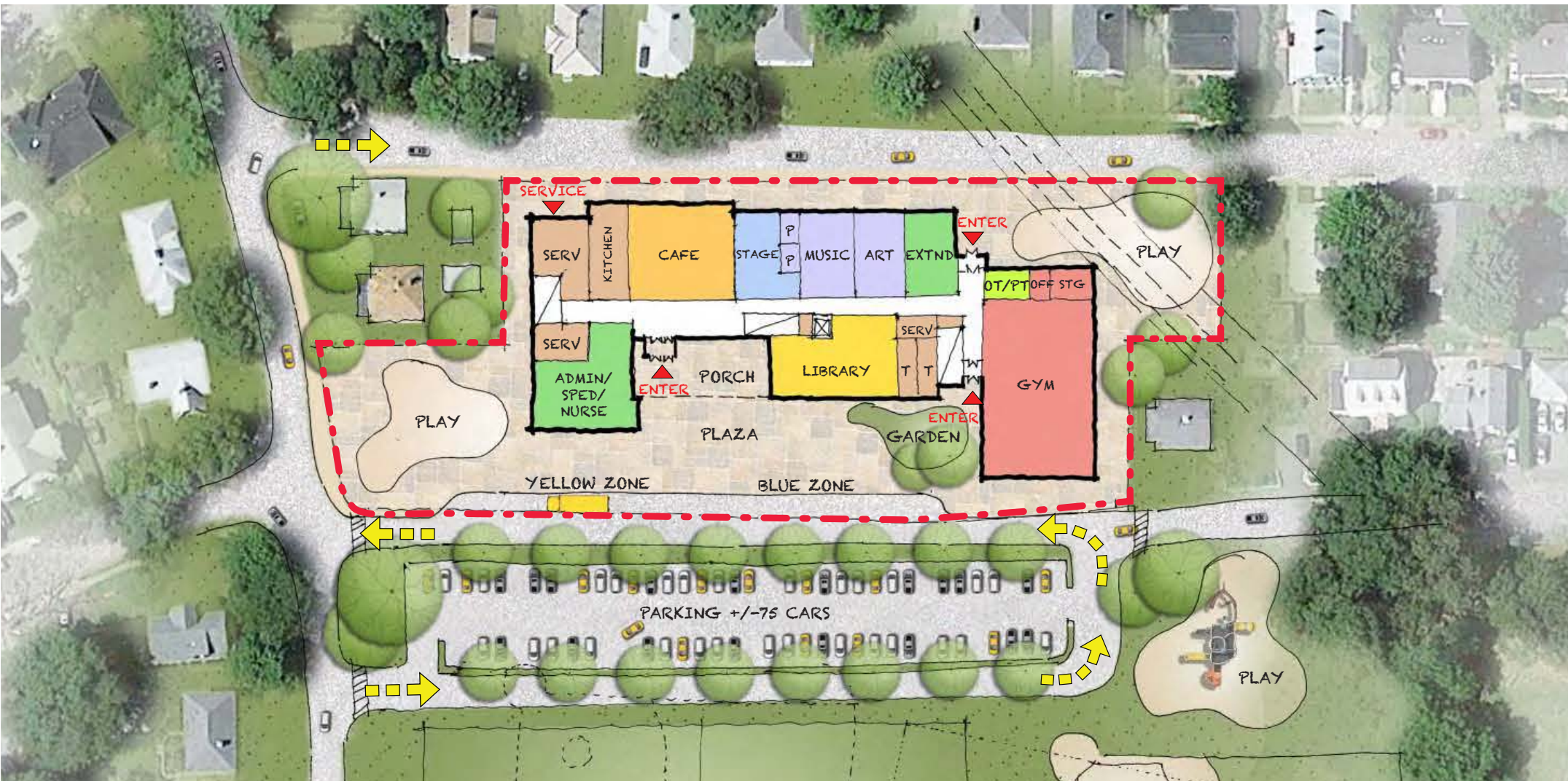
# New Construction | B.2

View from Cabot Park

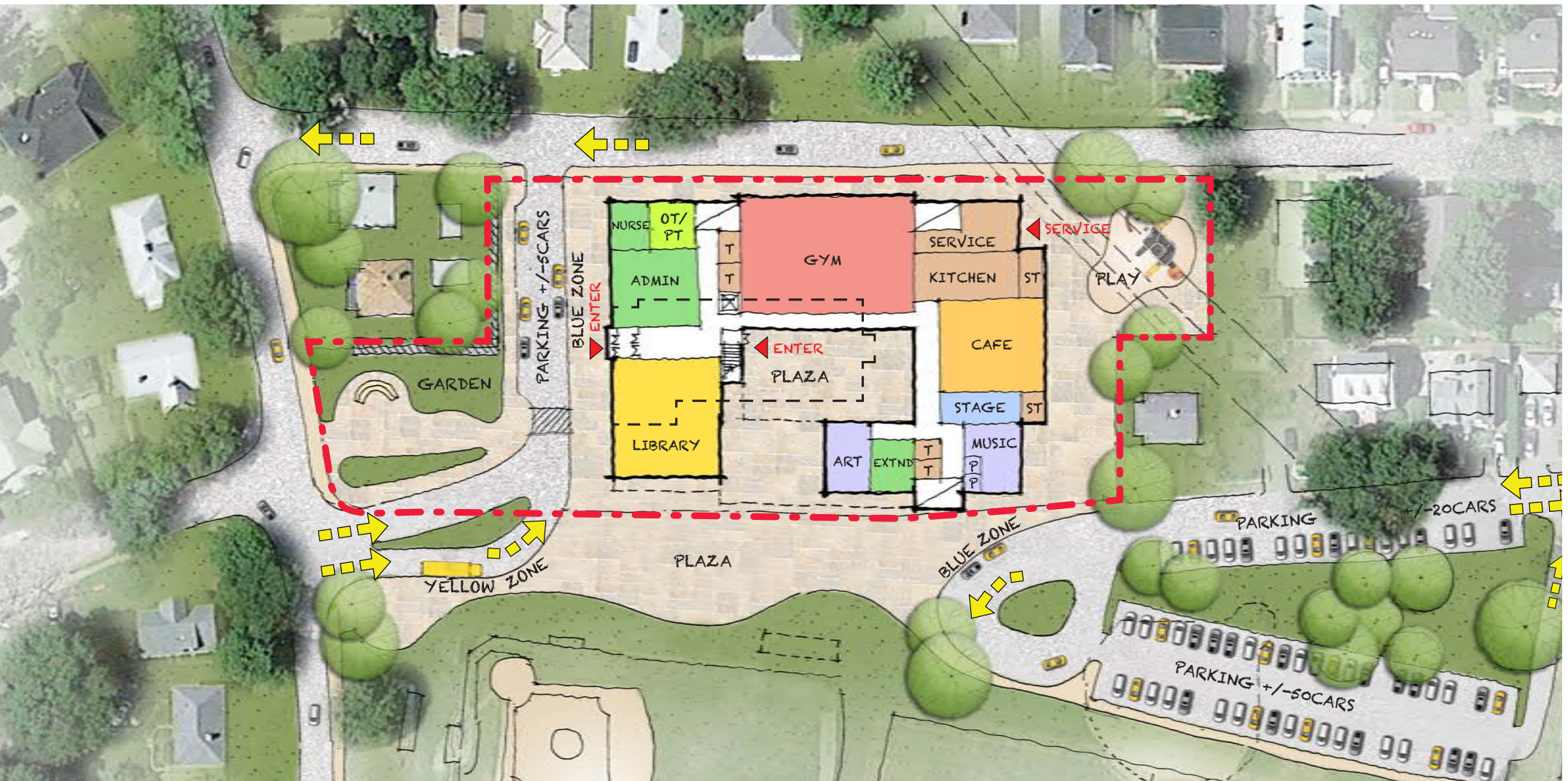




# New Construction | Overview



B.1



B.2



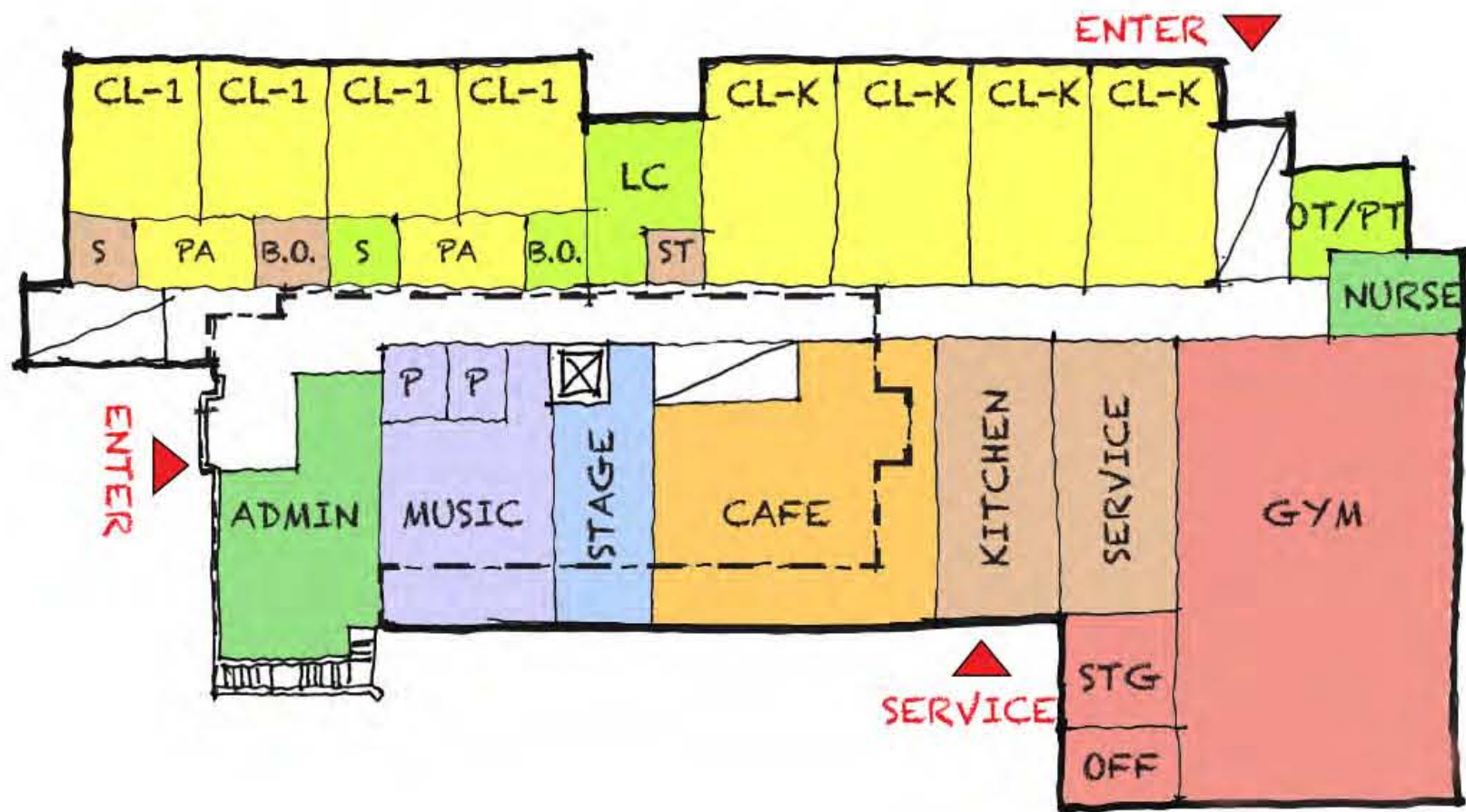
B.1



B.2

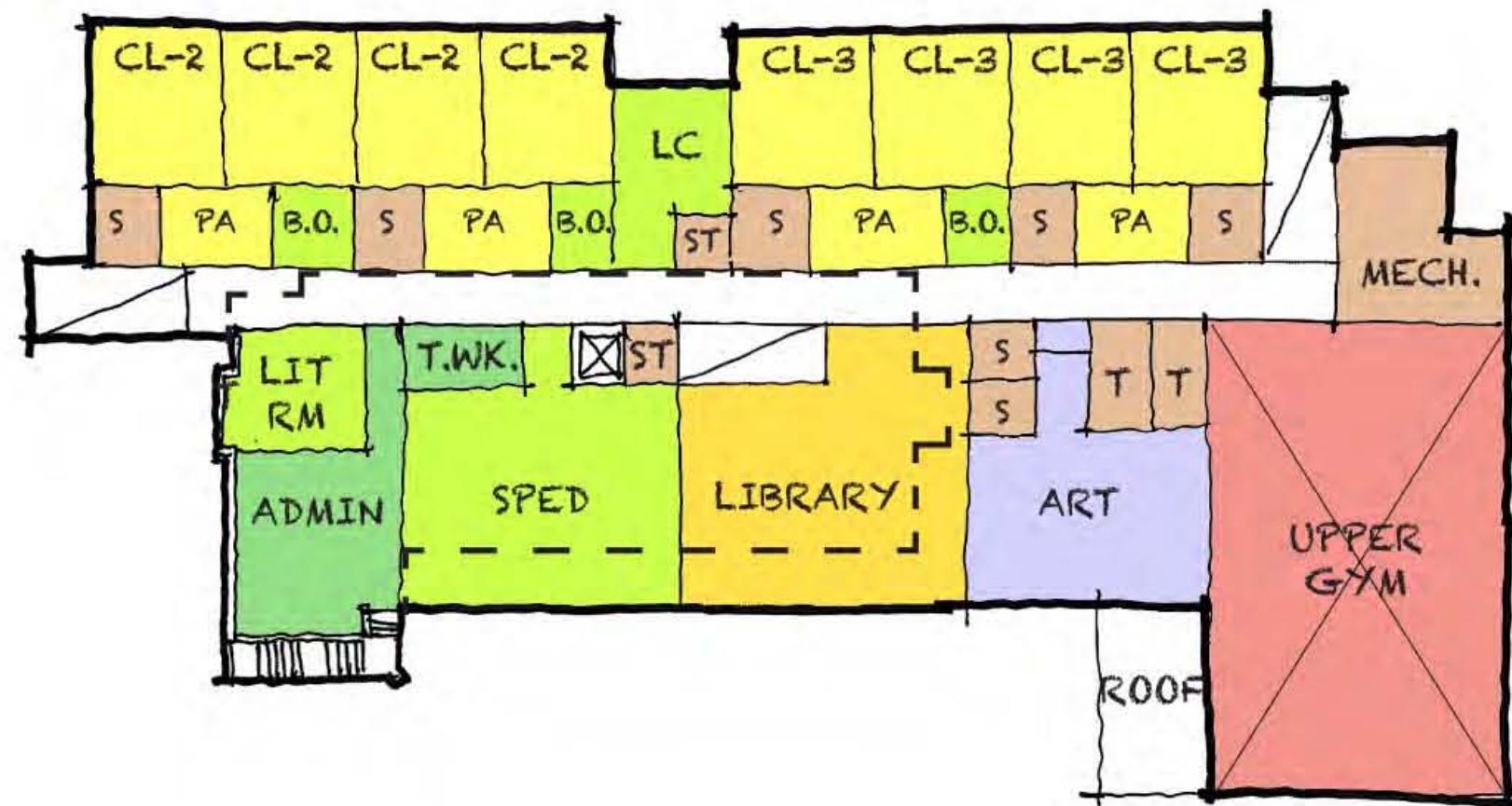


# New Construction - Historic Facade | C.1 3 Stories

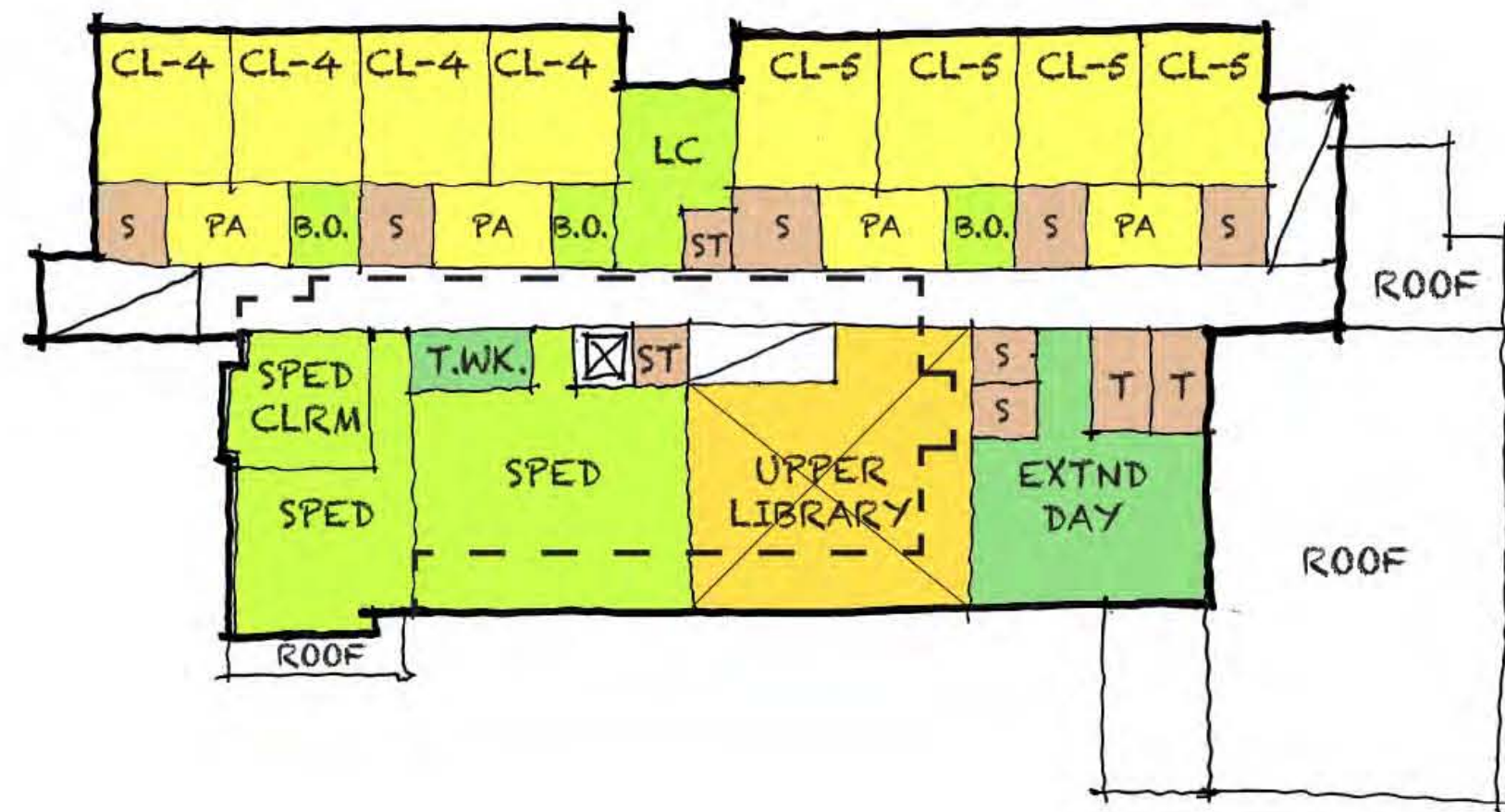


First Floor

- Core / Academics organized **vertically**
- Gym can be **zoned off**
- Kindergarten + 1st grade **ground floor**
- Classroom solar orientation **not ideal**
- Academics on **three floors**
- **Limiting floor heights** from salvaging of original facade



Second Floor



Third Floor