



BOSTON LANDING 40 GUEST

// MAY 3, 2016

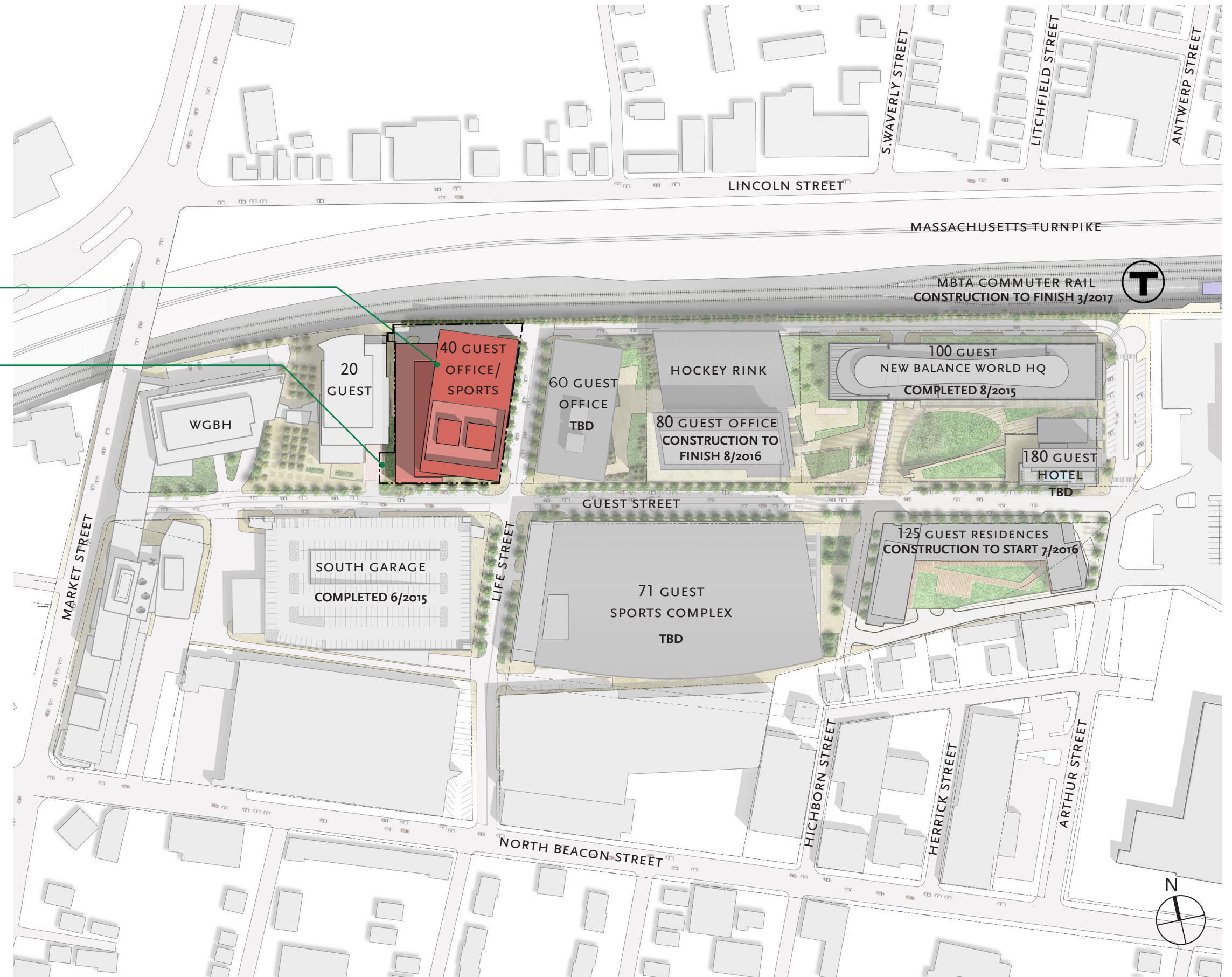
NB DEVELOPMENT
GROUP LLC

ELKUS | MANFREDI
ARCHITECTS

**4 FLOORS OF OFFICE/LAB/SPORTS ABOVE
RETAIL AND PARKING.**

**BOSTON LANDING 40 GUEST
PROJECT SITE:
LOCATED WITHIN APPROVED PDA
PROPOSED CONSTRUCTION TO
START 10/2016**

**PARCEL AREA: APPROXIMATELY 1.4 ACRES
OFFICE AREA: 135,000 SF
LOADING AREA: 4,000 SF
RETAIL AREA: 7,000 SF
PARKING AREA: 80,000 SF
190 PARKING SPACES
MAXIMUM HEIGHT: 99 FEET**





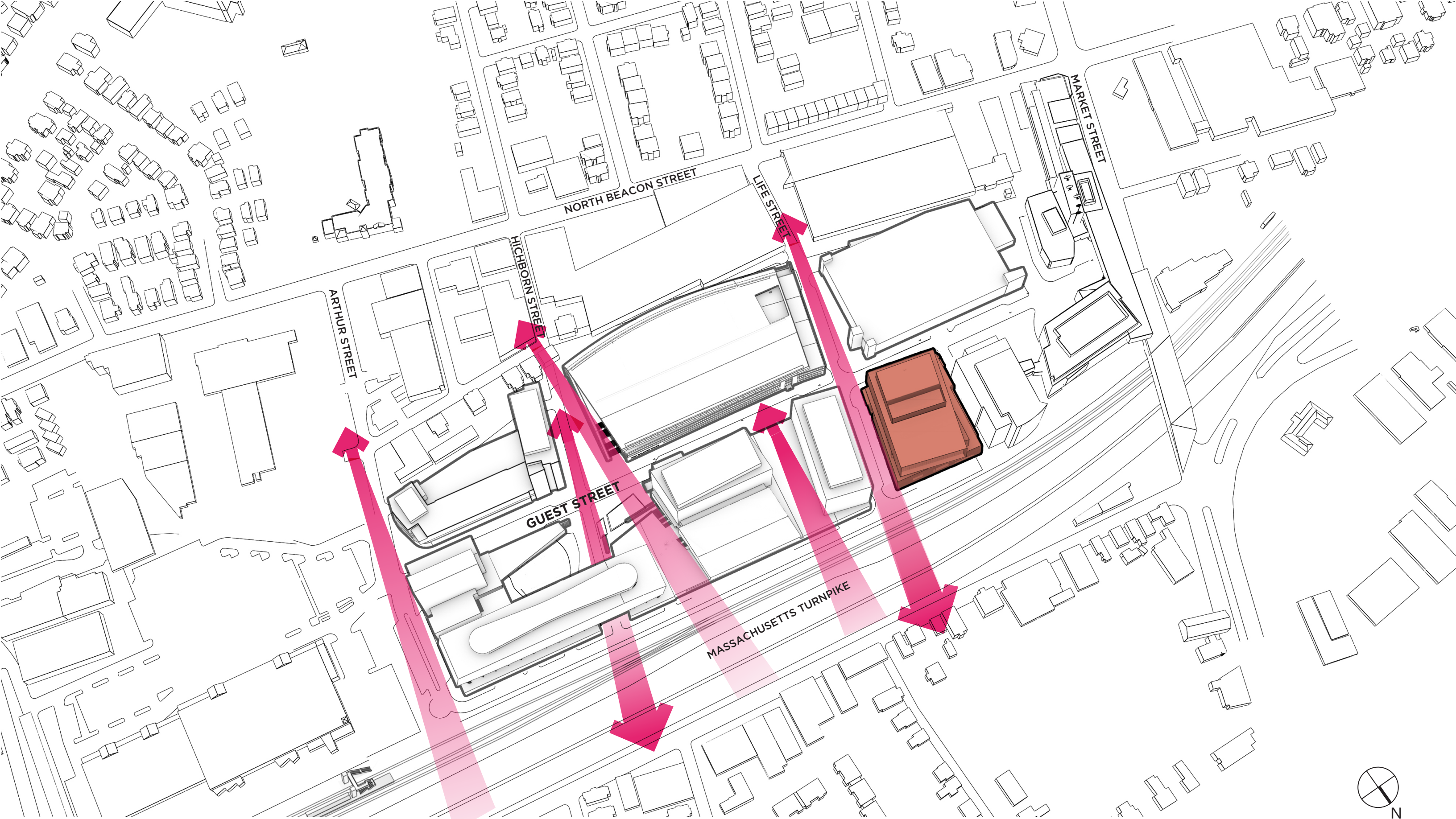
BOSTON LANDING 40 GUEST STREET



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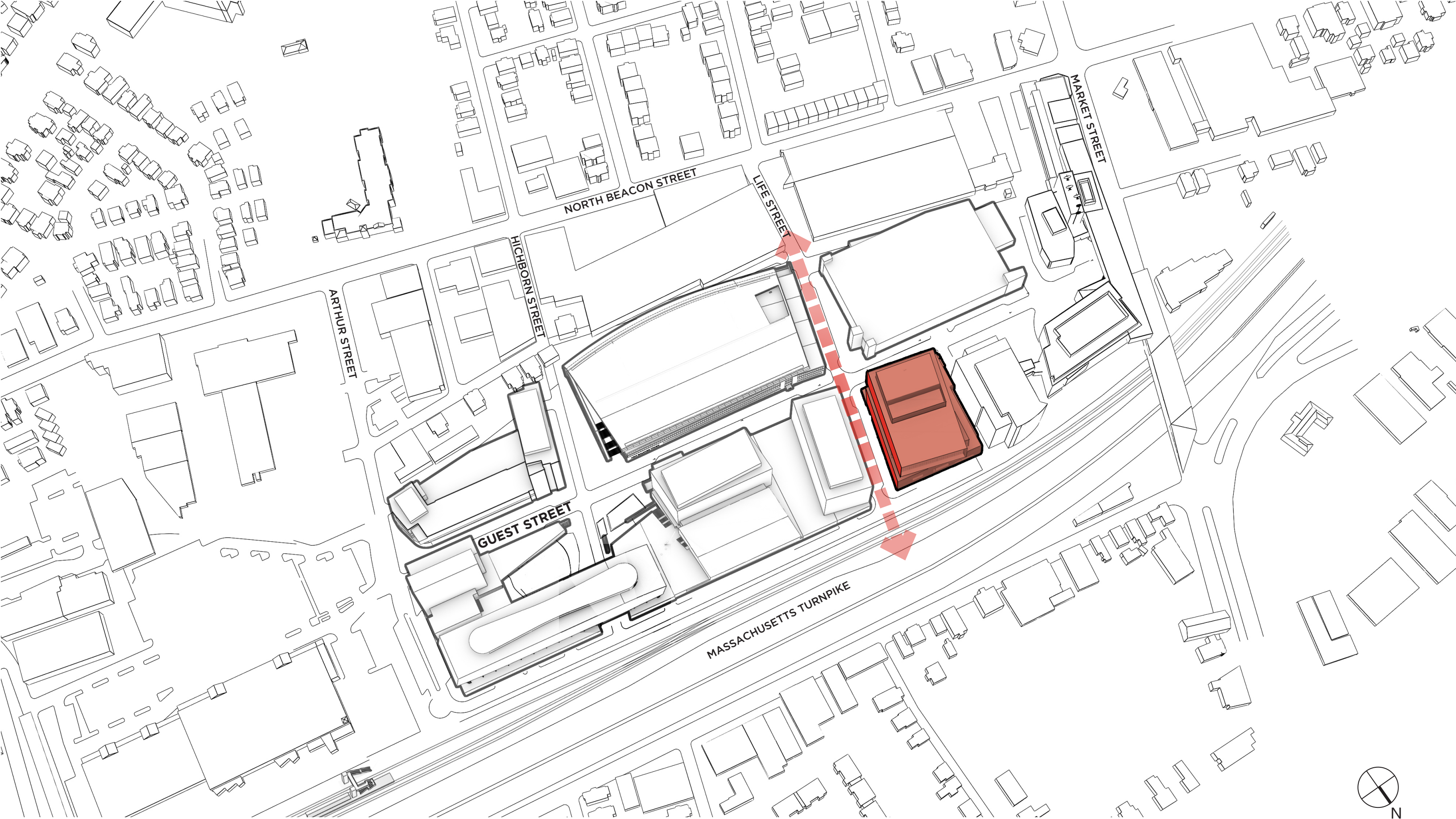
SITE PLAN - PROPOSED

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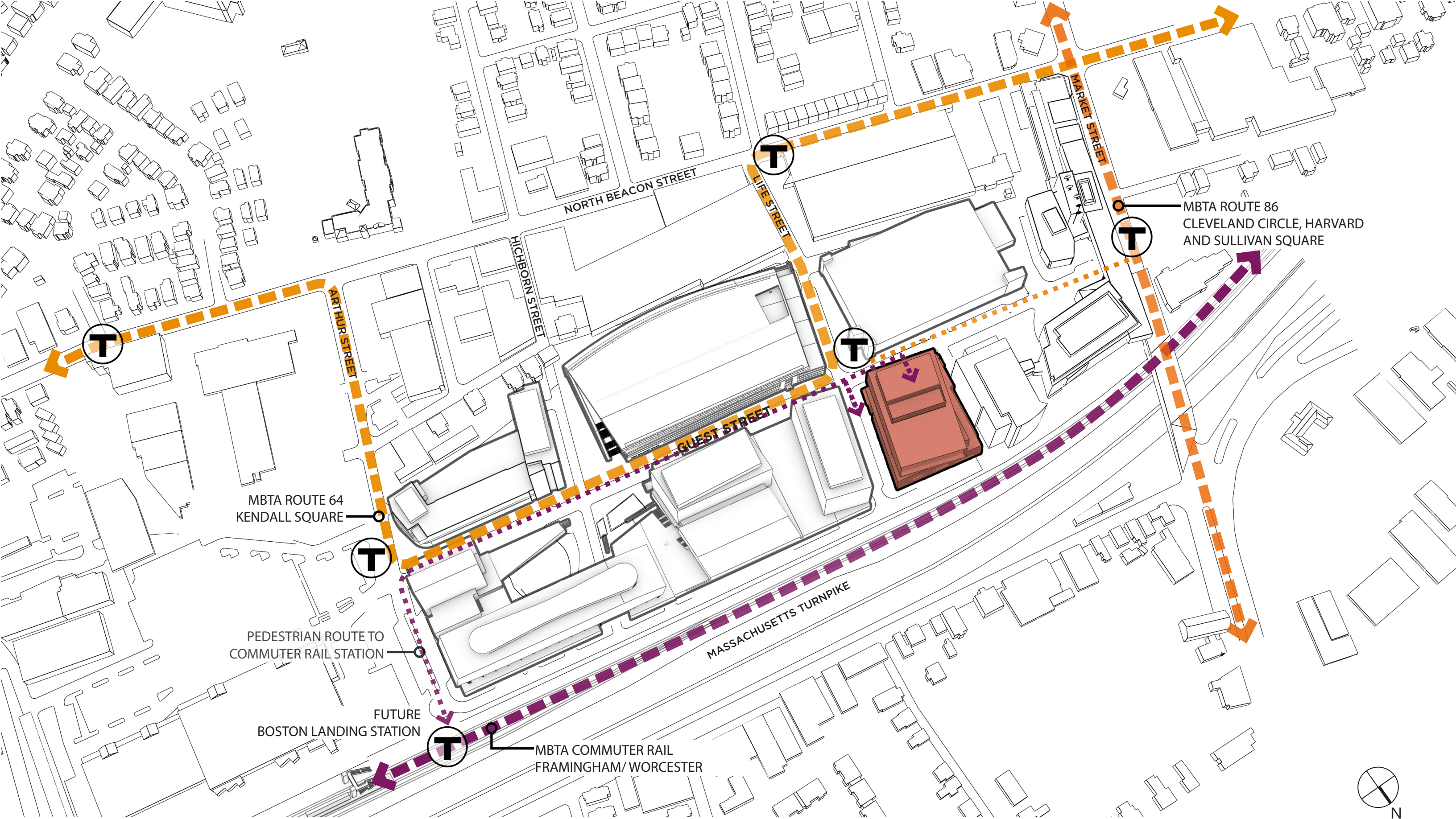
BOSTON LANDING 40 GUEST STREET

VISUAL POROSITY FROM MASS PIKE
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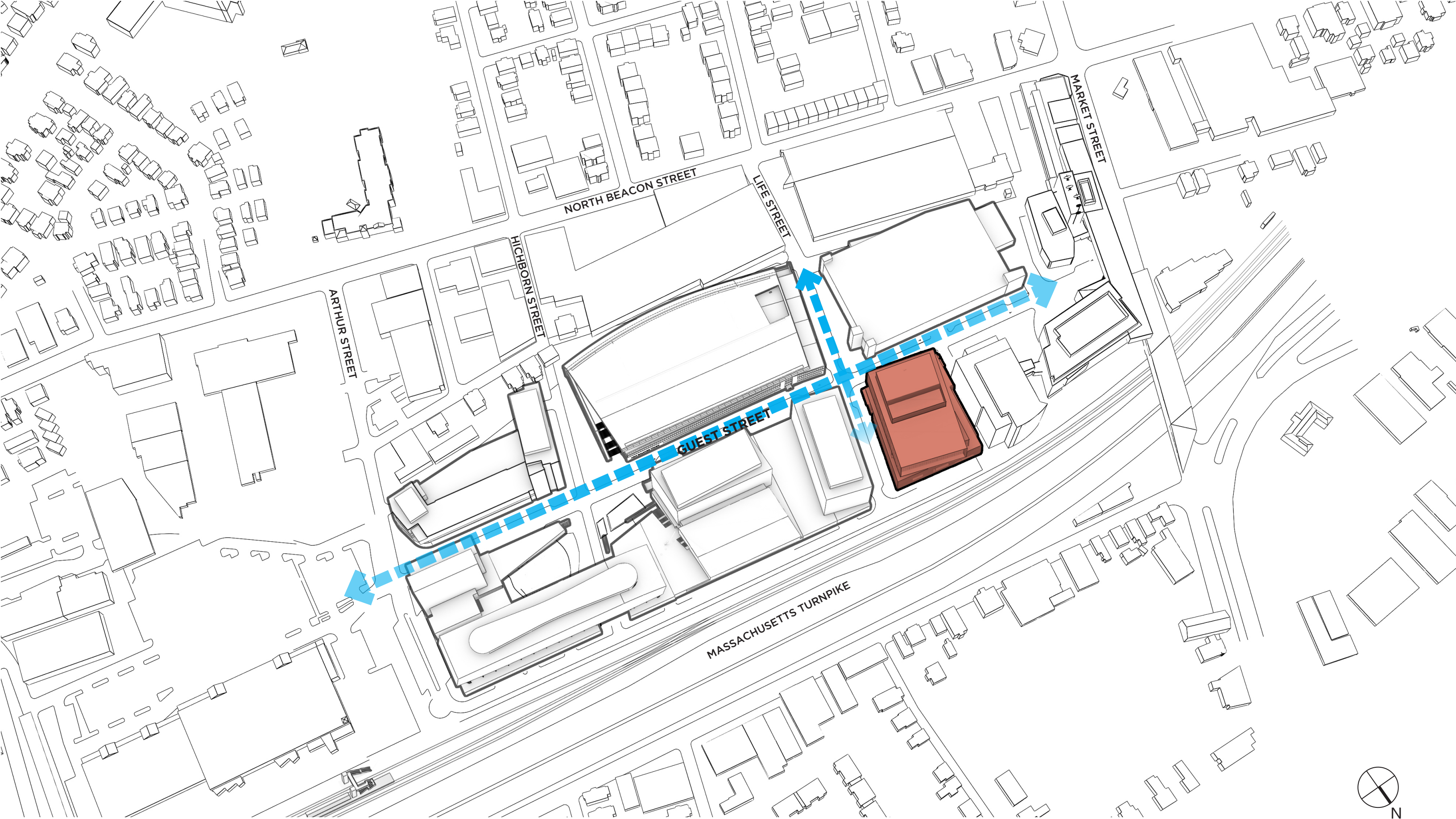
MASSING: REINFORCE THE URBAN GRID
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BOSTON LANDING 40 GUEST STREET

CONNECTIVITY TO TRANSIT

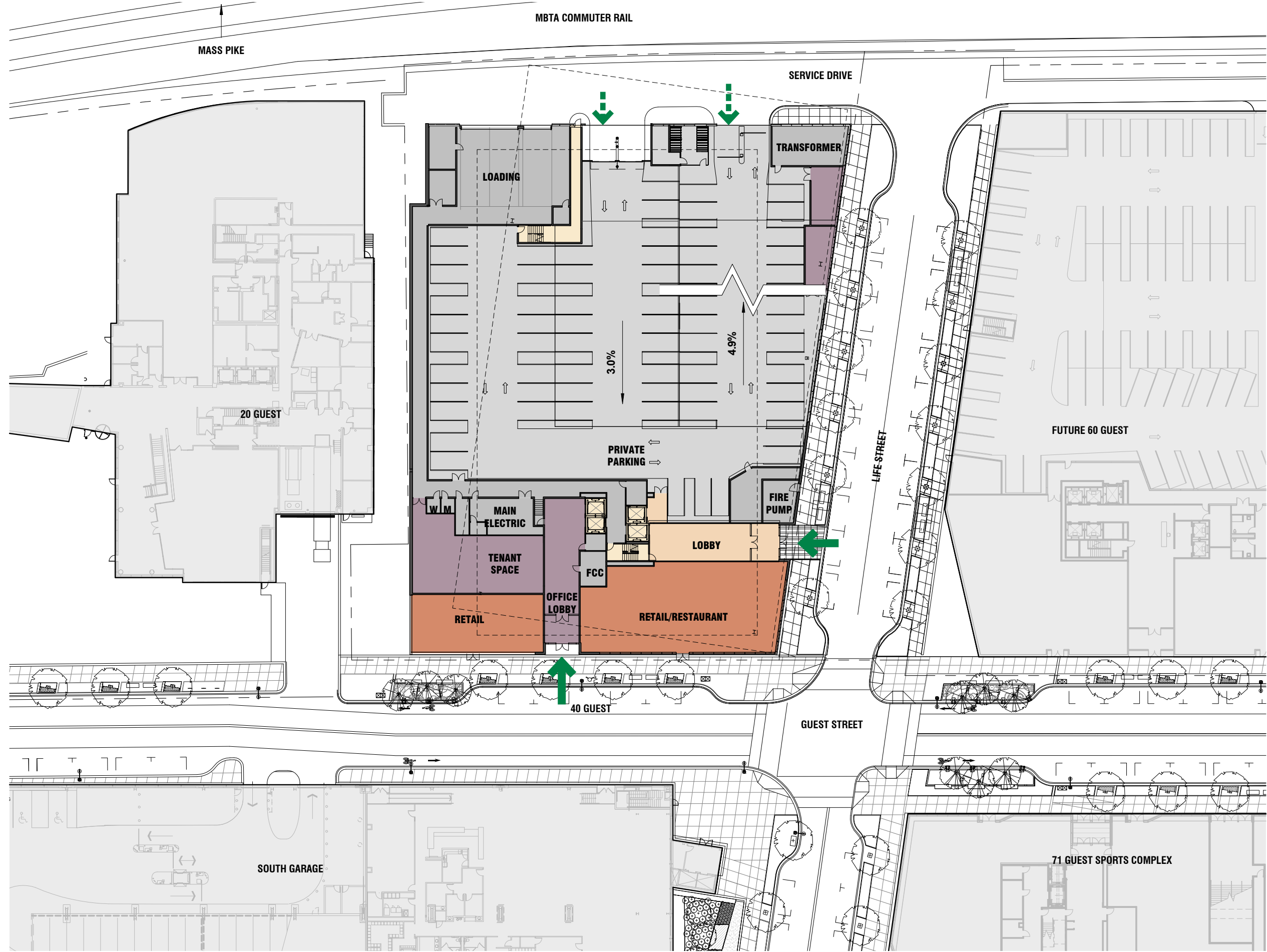
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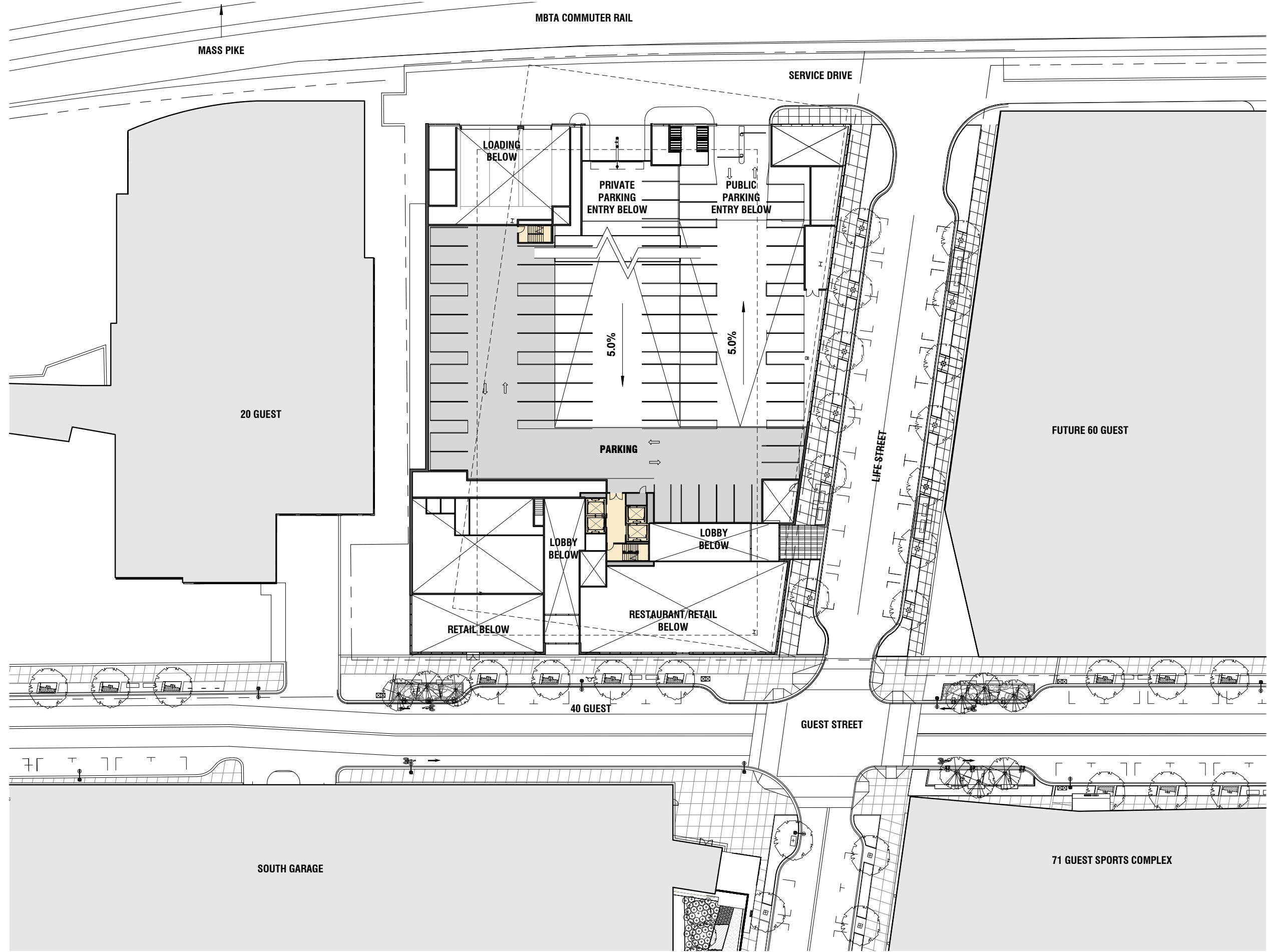
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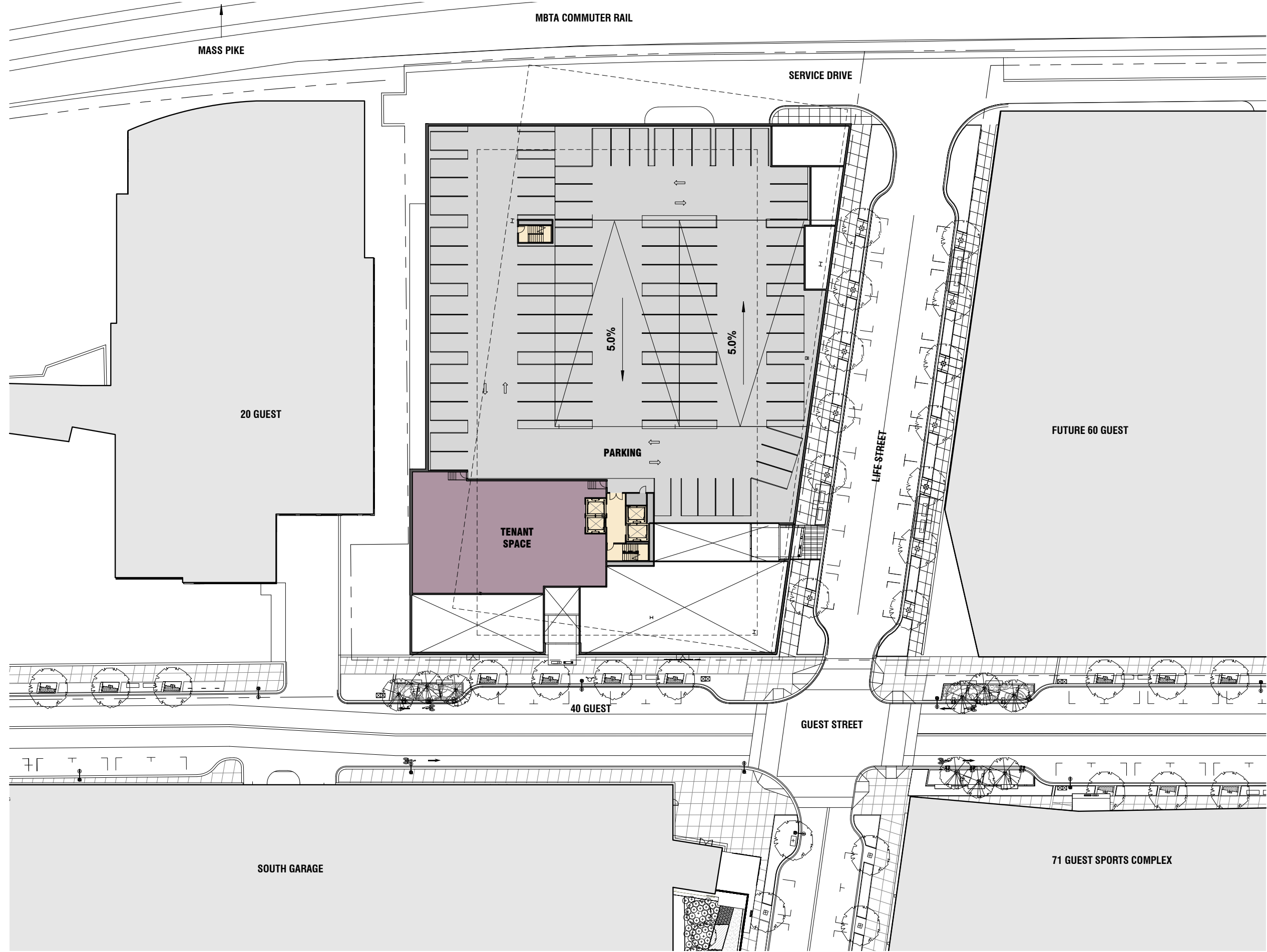
ACTIVE STREET LEVEL USES: REINFORCE PEDESTRIAN CORRIDOR

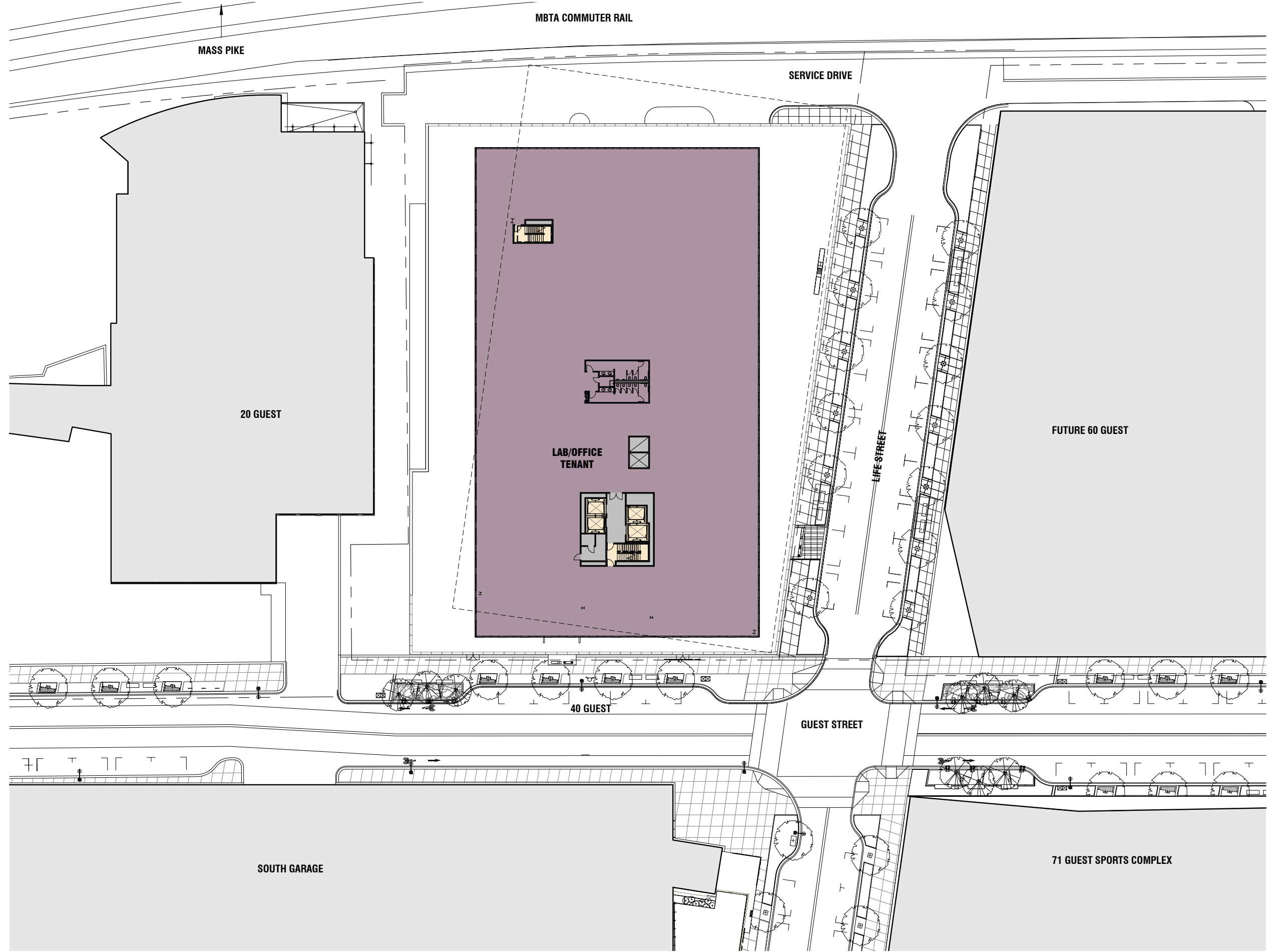
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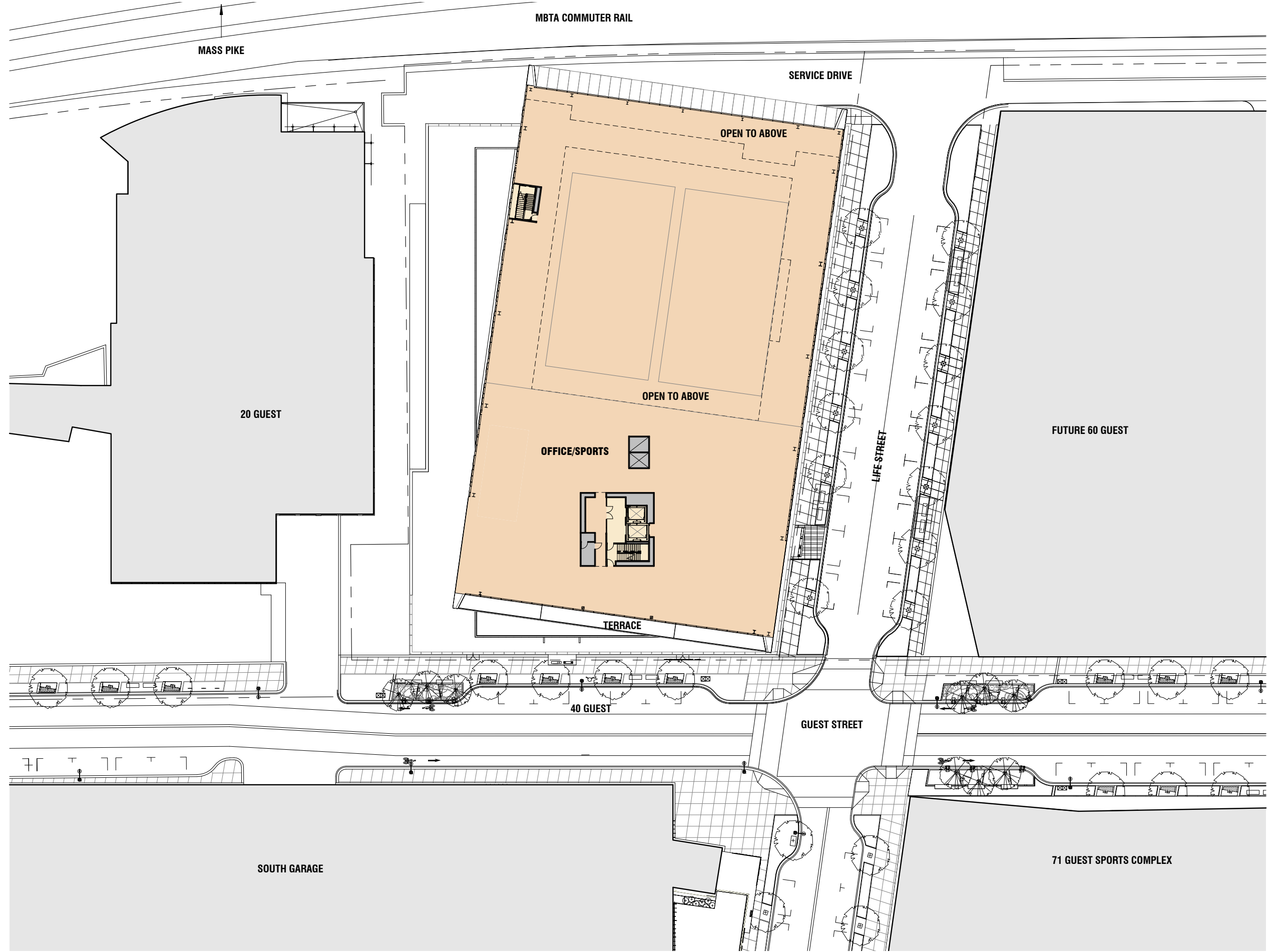


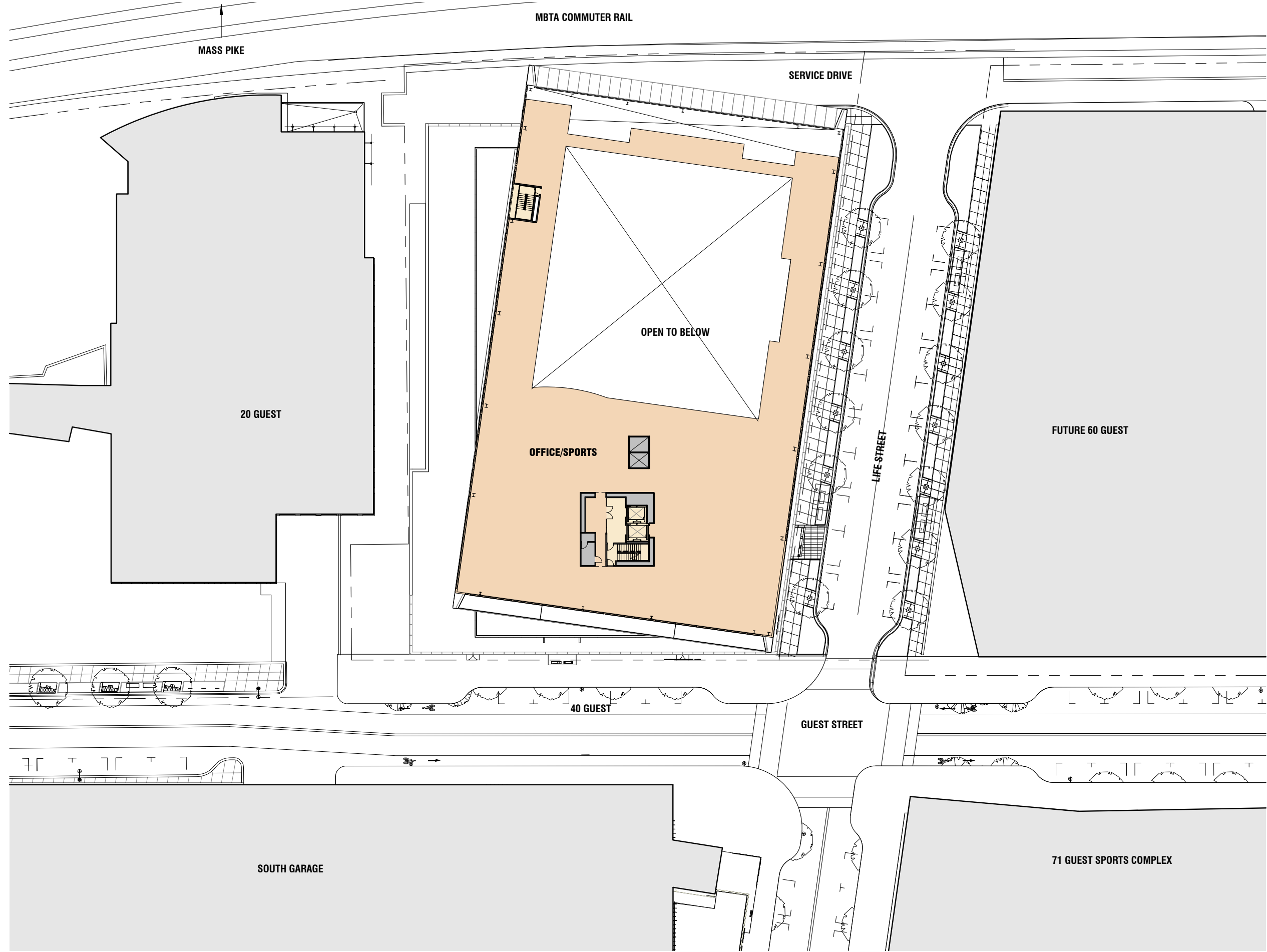
- KEY**
-  PEDESTRIAN ENTRY
 -  VEHICULAR ENTRY









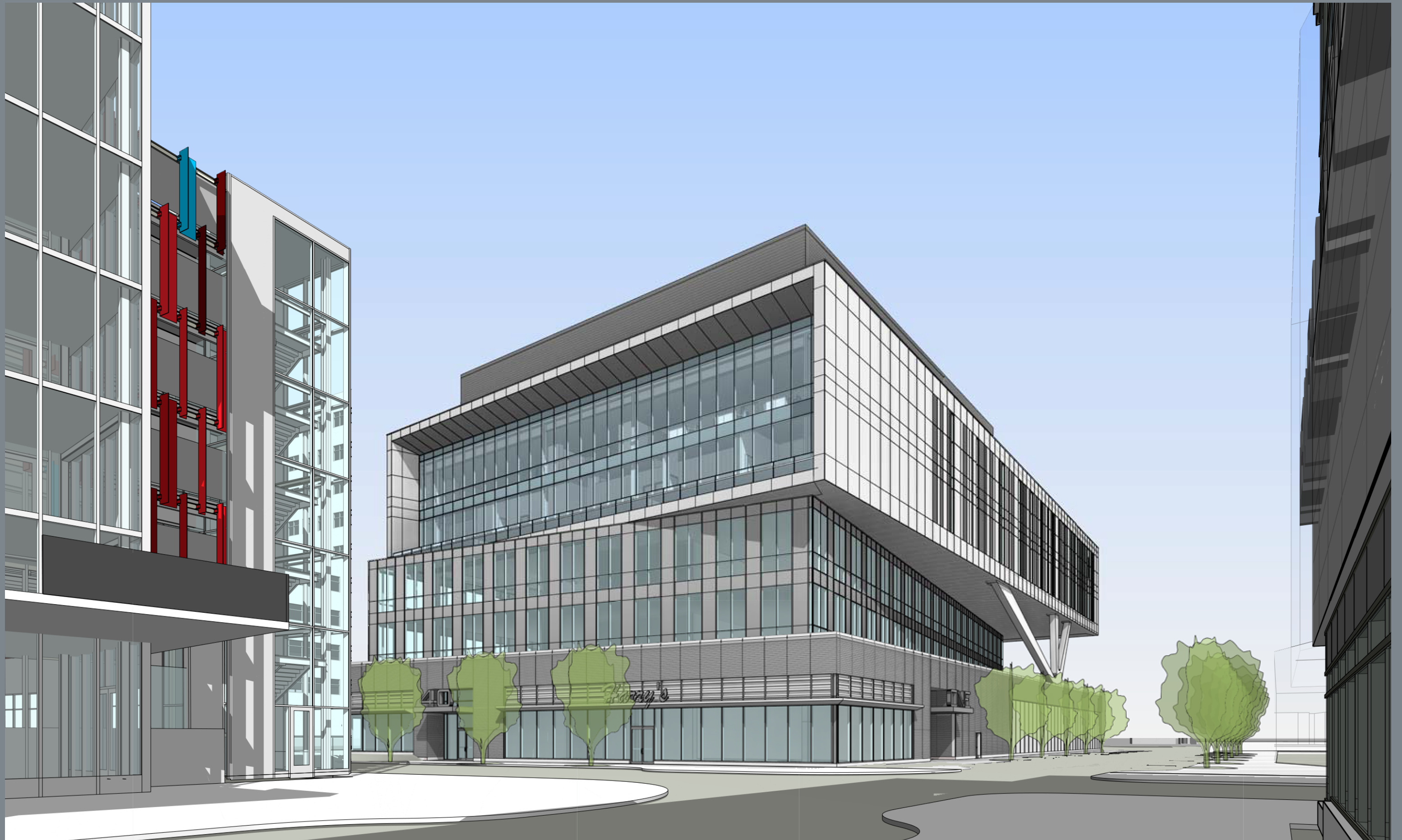




BOSTON LANDING 40 GUEST STREET

VIEW LOOKING WEST

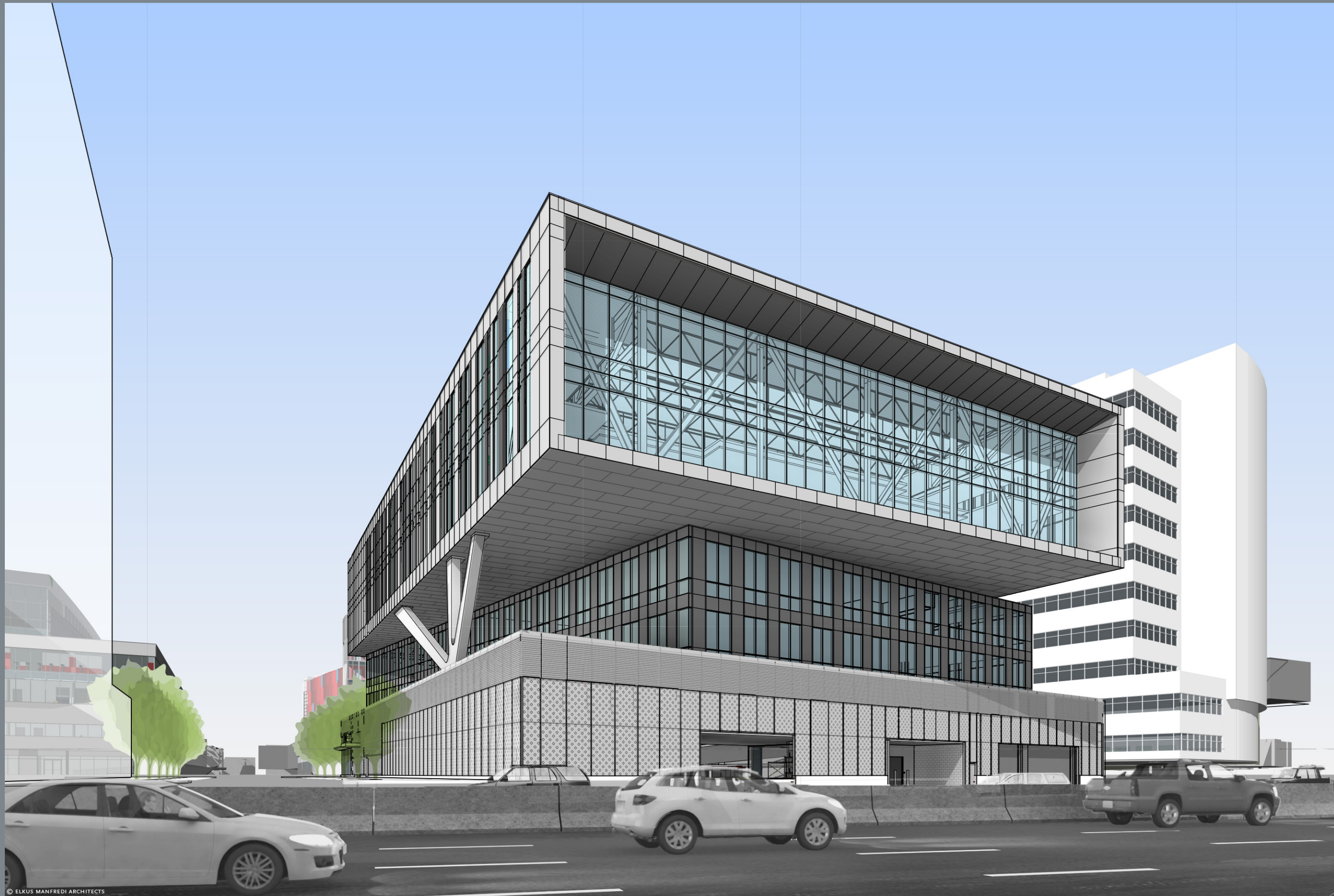
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VIEW FROM GUEST STREET

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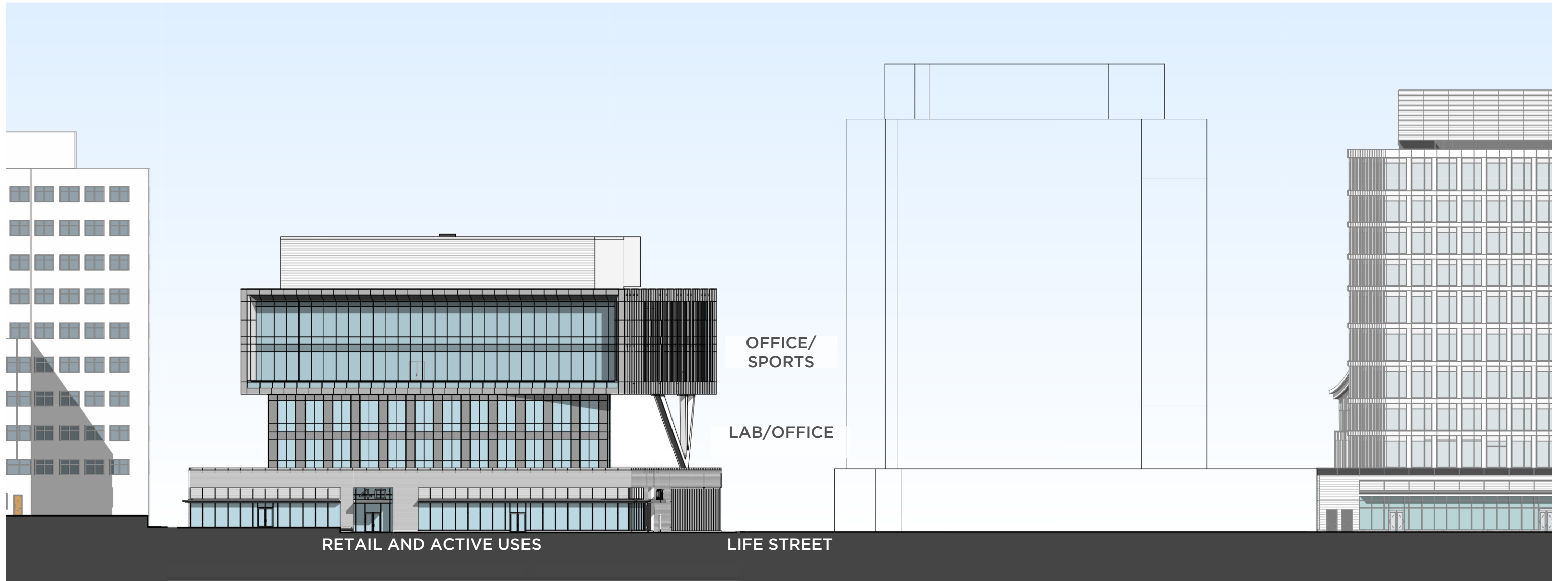


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VIEW FROM MASS PIKE

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EXISTING 20 GUEST

BOSTON LANDING 40 GUEST

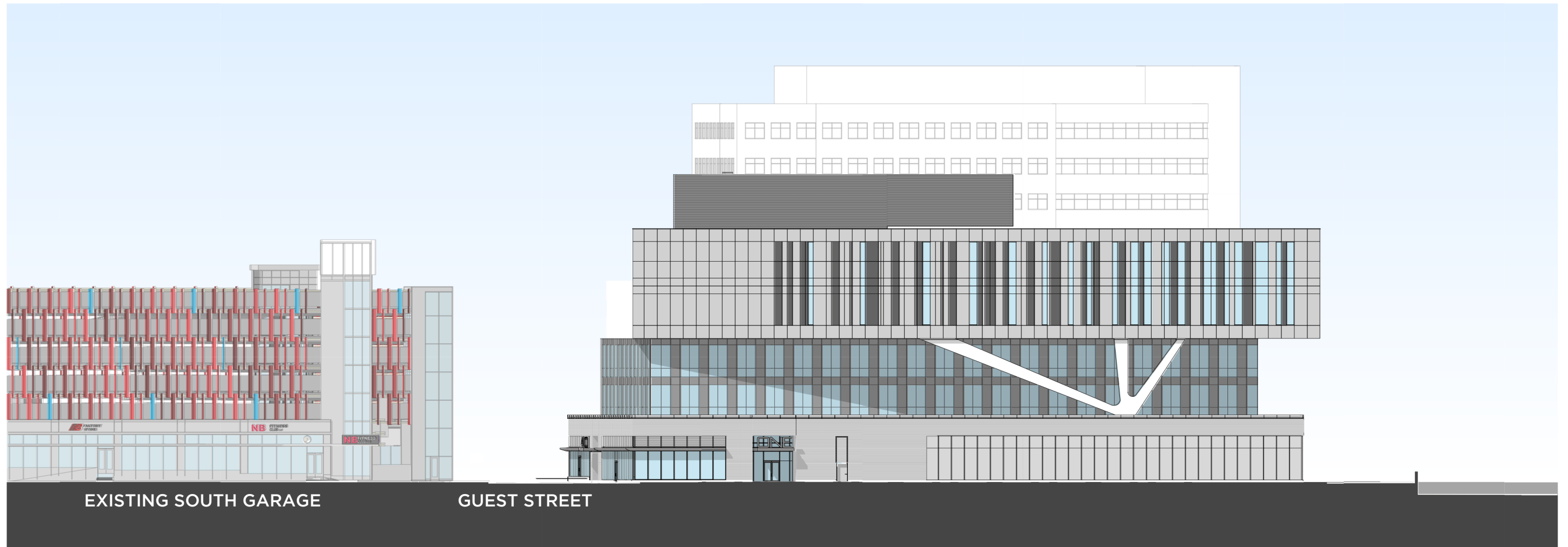
FUTURE 60 GUEST

PREVIOUSLY APPROVED PROJECTS

BOSTON LANDING 40 GUEST STREET

ELEVATION AT GUEST STREET

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EXISTING SOUTH GARAGE

GUEST STREET

PREVIOUSLY APPROVED PROJECT

BOSTON LANDING 40 GUEST

MBTA

BOSTON LANDING 40 GUEST STREET

ELEVATION AT LIFE STREET
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