200 - 400 QUANNAPOWITT PARKWAY

FINAL ARCHITECTURAL SPECIAL PERMIT

31 May 2022

Wakefield, MA

CLIENT:
CABOT, CABOT & FORBES
185 DARTMOUTH STREET, SUITE 402
BOSTON, MA 02116
(617) 603-4000

SITE ENGINEERS:
ALLEN & MAJOR ASSOCIATES, INC.
100 COMMERCE WAY
WOBURN, MA 01888-01188
(781) 935-6889

LAND SURVEYORS:
MERRILL
427 COLUMBIA ROAD
HANOVER, MA 02339
(781) 826-9200

LANDSCAPE ARCHITECTS:
COPLEY WOLFF DESIGN GROUP
10 POST OFFICE SQUARE, SUITE 1315
BOST, MA 02109
(617) 654-9000

ARCHITECT:
CUBE 3
370 MERRIMACK STREET, SUITE 337
LAWRENCE, MA 01843
(978) 989-9900

TRAFFIC ENGINEERS:
VANASSE & ASSOCIATES, INC.
35 NEW ENGLAND BUSINESS CENTER DRIVE, SUITE 140
ANDOVER, MA 01810
(978) 474-8800

Drawing List	
Sheet Number	Sheet Name
A-000	Cover Sheet
A-003	Unit Mix and Project Metrics
A-080	Site Plan
A-101	Buildings 1 and 2 First Floor Plan
A-102	Buildings 1 and 2 Second Floor Plan
A-103	Buildings 1 and 2 Third Floor Plan
A-104	Buildings 1 and 2 Roof Plan
A-105	Building 3 First Floor Plan
A-106	Building 3 Second Floor Plan
A-107	Building 3 Third Floor Plan
A-108	Building 3 Fourth Floor Plan
A-109	Building 3 Roof Plan
A-200	Building 1 Elevations
A-201	Building 2 Elevations
A-202	Building 3 Elevations
A-203	Building 3 Elevations
A-300	Conceptual Building Sections
A-350	Building 1 Wall Sections
A-351	Building 1 Wall Sections
A-352	Building 2 Wall Sections
A-353	Building 3 Wall Sections
A-354	Building 3 Wall Sections
A-355	Building 3 Wall Sections
A-500	Building 1 Exterior Details
A-501	Building 1 Exterior Details
A-502	Building 3 Exterior Details
A-503	Building 3 Exterior Details

CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com

project information:
200 - 400 QUANNAPOWITT PARKWAY
Wakefield, MA

client information:
CABOT, CABOT & FORBES
185 Dartmouth St,
Boston, MA 02110

consultant information:

issuance:
FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan:

drawing information:

drawing by:	ST
drawing checked by:	ES
drawing scale:	
drawing date:	31 MAY 2022
project number:	19234.00

drawing revisions:

No.	Description	Date

registration:
REGISTERED ARCHITECT
JOHN H. HARDING
No. 50480
LAWRENCE
MASSACHUSETTS
COMMONWEALTH OF MASSACHUSETTS

drawing name:
Cover Sheet

drawing number:
A-000

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED

CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9500 www.cube3.com

BUILDING 1	Gross Building	Restaurant	Amenity	Residential	Units/ Floor
Level 1	30,543 GSF	3,404 GSF	3,372 GSF	23,767 GSF	21 Units
Level 2	28,939 GSF		2,813 GSF	26,126 GSF	23 Units
Level 3	27,592 GSF		3,382 GSF	24,210 GSF	22 Units
TOTALS	**87,074 GSF**	**3,404 GSF**	**9,567 GSF**	**74,103 GSF**	**66 Units**

BUILDING 2	Gross Building		Amenity	Residential	Units/ Floor
Level 1	31,695 GSF		2,582 GSF	29,113 GSF	26 Units
Level 2	32,672 GSF		538 GSF	32,134 GSF	30 Units
Level 3	32,672 GSF		538 GSF	32,134 GSF	30 Units
TOTALS	**97,039 GSF**		**3,658 GSF**	**93,381 GSF**	**86 Units**

BUILDING 3	Gross Building		Amenity	Residential	Units/ Floor
Level 1	79,454 GSF		3,713 GSF	75,741 GSF	68 Units
Level 2	79,970 GSF			79,970 GSF	74 Units
Level 3	79,970 GSF			79,970 GSF	74 Units
Level 4	78,693 GSF		1,343 GSF	77,350 GSF	72 Units
Roof					
TOTALS	**318,087 GSF**		**5,056 GSF**	**313,031 GSF**	**288 Units**

SITE TOTALS	Gross Building	Restaurant	Amenity	Residential	Units
	502,200 GSF	**3,404 GSF**	**18,281 GSF**	**480,515 GSF**	**440 Units**

SITE UNIT MIX	Building 1	Building 2	Building 3	TOTAL UNITS	Mix
One Bedroom	39	52	183	274	62.27%
Two Bedrooms	22	25	97	144	32.73%
Three Bedrooms	5	9	8	22	5.00%
	66	**86**	**288**	**440**	**100.00%**

Lake Building 1

UNIT TYPE	DESCRIPTION	Floor 1 # OF UNITS	Floor 2 # OF UNITS	Floor 3 # OF UNITS	TOTAL UNITS	MIX (Group)
A	1 BED	12	14	13	39	
	Average				**39**	59.09%
B	2 BED	8	7	7	22	
	Average				**22**	33.33%
C	3 BED	1	2	2	5	
	Average				**5**	7.58%
TOTALS	Average	21	23	22	66	100.00%

Lake Building 2

UNIT TYPE	DESCRIPTION	Floor 1 # OF UNITS	Floor 2 # OF UNITS	Floor 3 # OF UNITS	TOTAL UNITS	MIX (Group)
A	1 BED	16	18	18	52	
	Average				**52**	60.47%
B	2 BED	7	9	9	25	
	Average				**25**	29.07%
C	3 BED	3	3	3	9	
	Average				**9**	10.47%
TOTALS	Average	26	30	30	86	100.00%

Main Building 3

UNIT TYPE	DESCRIPTION	Floor 1 # OF UNITS	Floor 2 # OF UNITS	Floor 3 # OF UNITS	Floor 4 # OF UNITS	TOTAL UNITS	MIX (Group)
A	1 BED	45	46	46	46	183	
	Average					**183**	63.54%
B	2 BED	21	26	26	24	97	
	Average					**97**	33.68%
C	3 BED	2	2	2	2	8	
	Average					**8**	2.78%
TOTALS	Average	68	74	74	72	288	100.00%

BLDG 1, BLDG 2, & BLDG 3 TOTALS

TOTALS	Average	115	127	126	72	440	

project information:
200-400 QUANNAPOWITT PARKWAY
200 Quannapowitt Parkway
Wakefield, MA

client information:
CABOT, CABOT & FORBES

185 Dartmouth St,
Boston, MA 02110

consultant information:

issuance:
FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan:

drawing information:

drawing by:	EF
drawing checked by:	ES
drawing scale:	
drawing date:	31 MAY 2022
project number:	19234.00

drawing revisions:

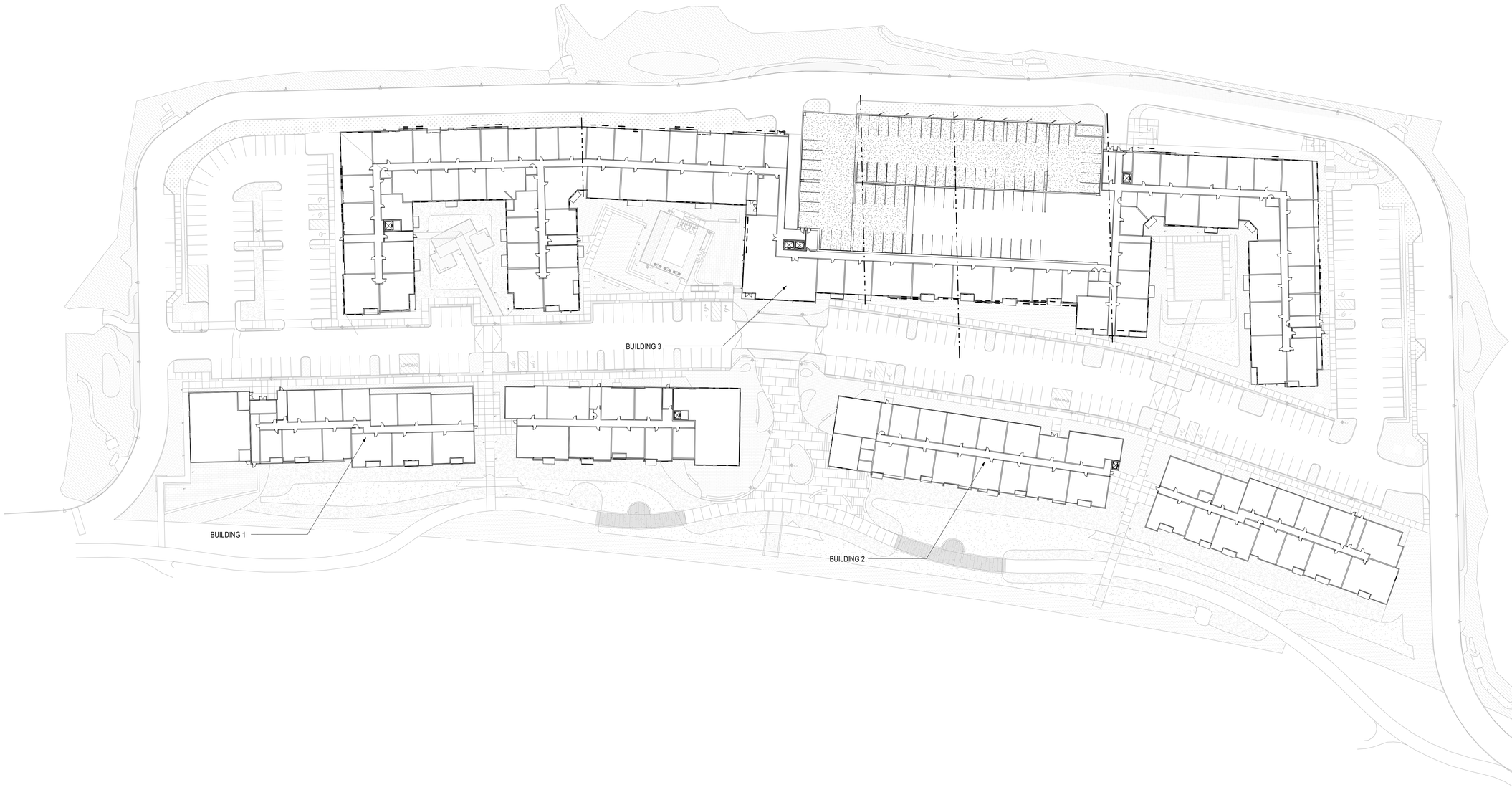
No.	Description	Date

registration:

drawing name:
Unit Mix & Project Metrics

drawing number:
A-003

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED



B2 First Floor

1" = 40'-0"

1
A-080

CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com

project information

200-400 QUANNAPOWITT PARKWAY
200 Quannapowitt Parkway
Wakefield, MA

client information

CABOT, CABOT & FORBES

185 Dartmouth St,
Boston, MA 02110

consultant information

issuance

FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan

drawing information

drawing by:	Author
drawing checked by:	ES
drawing scale:	1" = 40'-0"
drawing date:	31 MAY 2022
project number:	19234.00

drawing revisions:

No.	Description	Date

registration

REGISTERED ARCHITECT
JOHN H. HARDING
No. 50488
LAWRENCE
MASSACHUSETTS
COMMONWEALTH OF MASSACHUSETTS

drawing name:

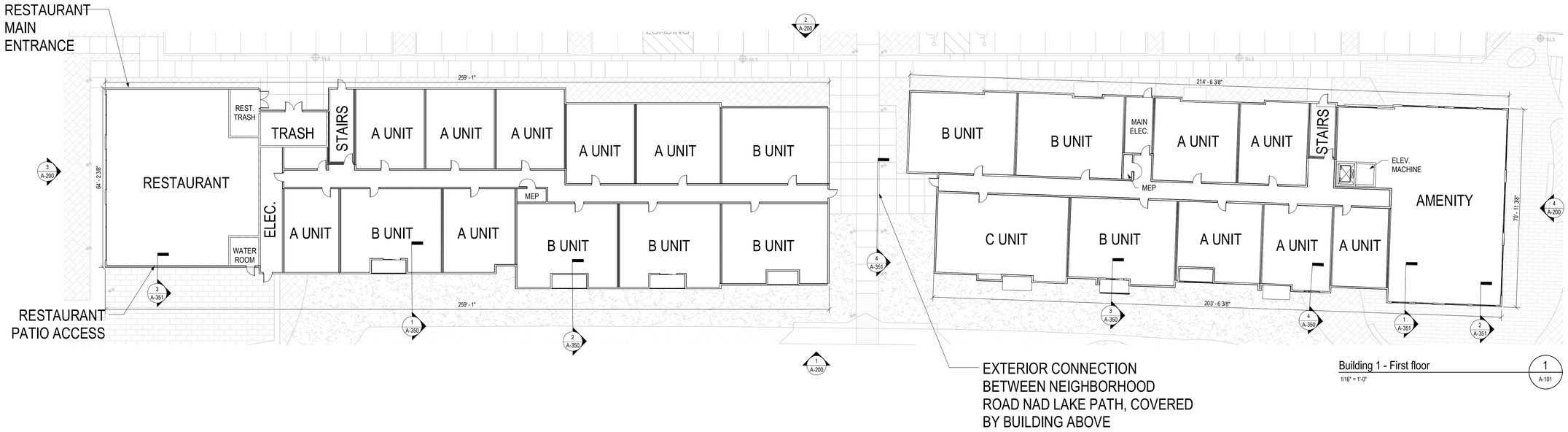
Site Plan

drawing number:

A-080

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED

CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com



Building 1 - First floor
1/16" = 1'-0"
1 A-101

Building 2 - First Floor
1/16" = 1'-0"
2 A-101

UNIT LEGEND
A = 1 BED UNIT
B = 2 BED UNIT
C = 3 BED UNIT

project information

200-400 QUANNAPOWITT PARKWAY
200 Quannapowitt Parkway
Wakefield, MA

client information

CABOT, CABOT & FORBES

185 Dartmouth St,
Boston, MA 02110

consultant information

issuance

FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan

drawing information

drawing by:	Author
drawing checked by:	ES
drawing scale:	1/16" = 1'-0"
drawing date:	31 MAY 2022
project number:	19234.00

drawing revisions:

No.	Description	Date

registration

REGISTERED ARCHITECT
JOHN H. HANDRIG
No. 50486
LAWRENCE MASSACHUSETTS
COMMONWEALTH OF MASSACHUSETTS

drawing name

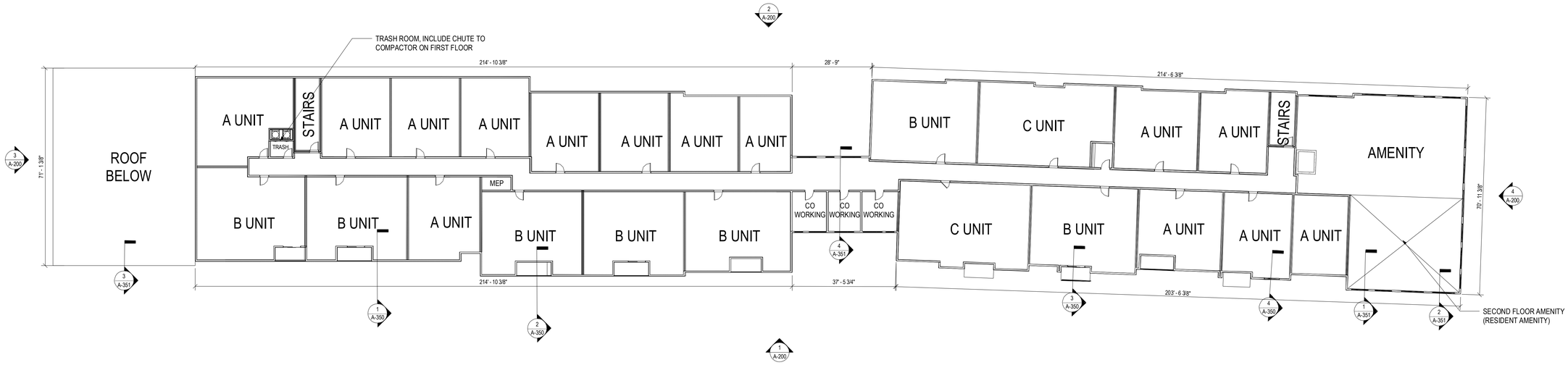
Buildings 1 and 2 First Floor Plan

drawing number

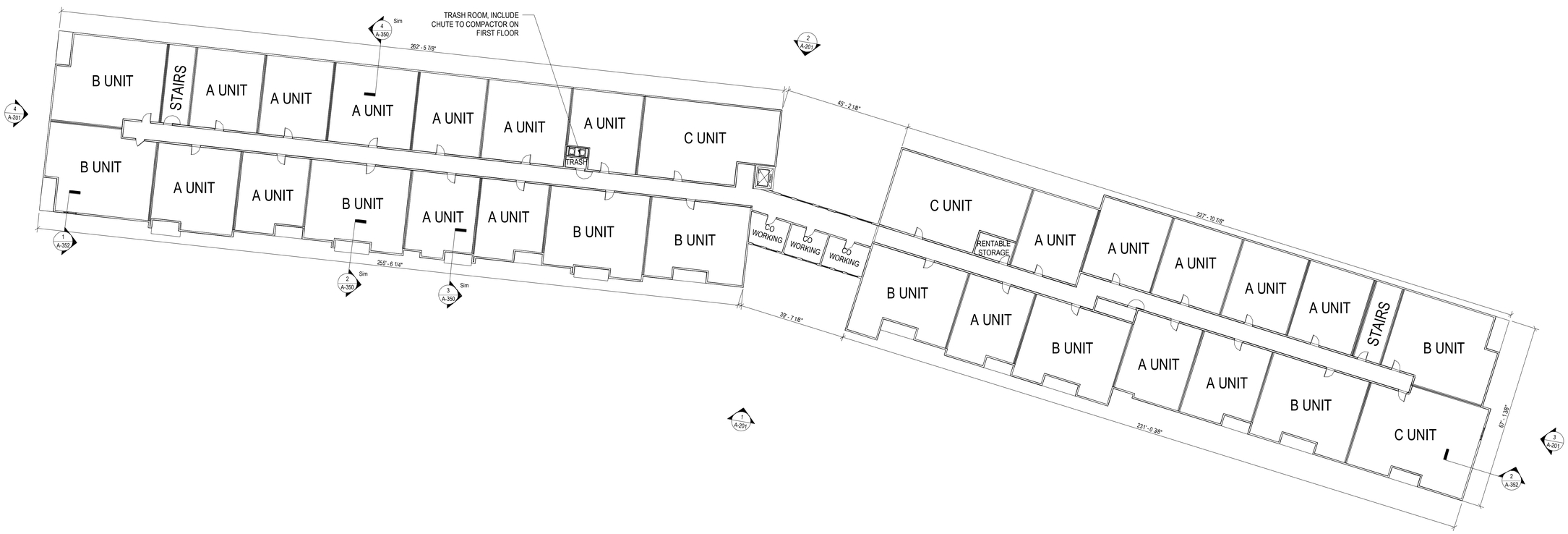
A-101

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED

CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com



Building 1 - Second Floor
1/16" = 1'-0"
1 A-102



Building 2 - Second Floor
1/16" = 1'-0"
2 A-102

UNIT LEGEND
A = 1 BED UNIT B = 2 BED UNIT C = 3 BED UNIT

project information
200-400 QUANNAPOWITT PARKWAY
200 Quannapowitt Parkway
Wakefield, MA

client information
CABOT, CABOT & FORBES
185 Dartmouth St,
Boston, MA 02110

consultant information

issuance
FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan

drawing information

drawing by:	Author
drawing checked by:	ES
drawing scale:	1/16" = 1'-0"
drawing date:	31 MAY 2022
project number:	19234.00

drawing revisions:

No.	Description	Date

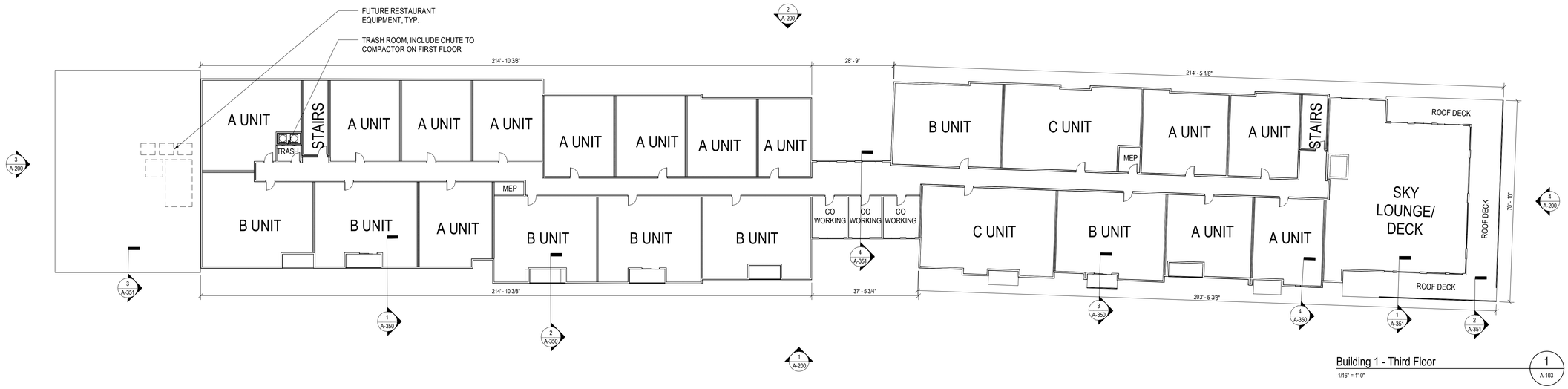
registration

drawing title
Buildings 1 and 2 Second Floor Plan

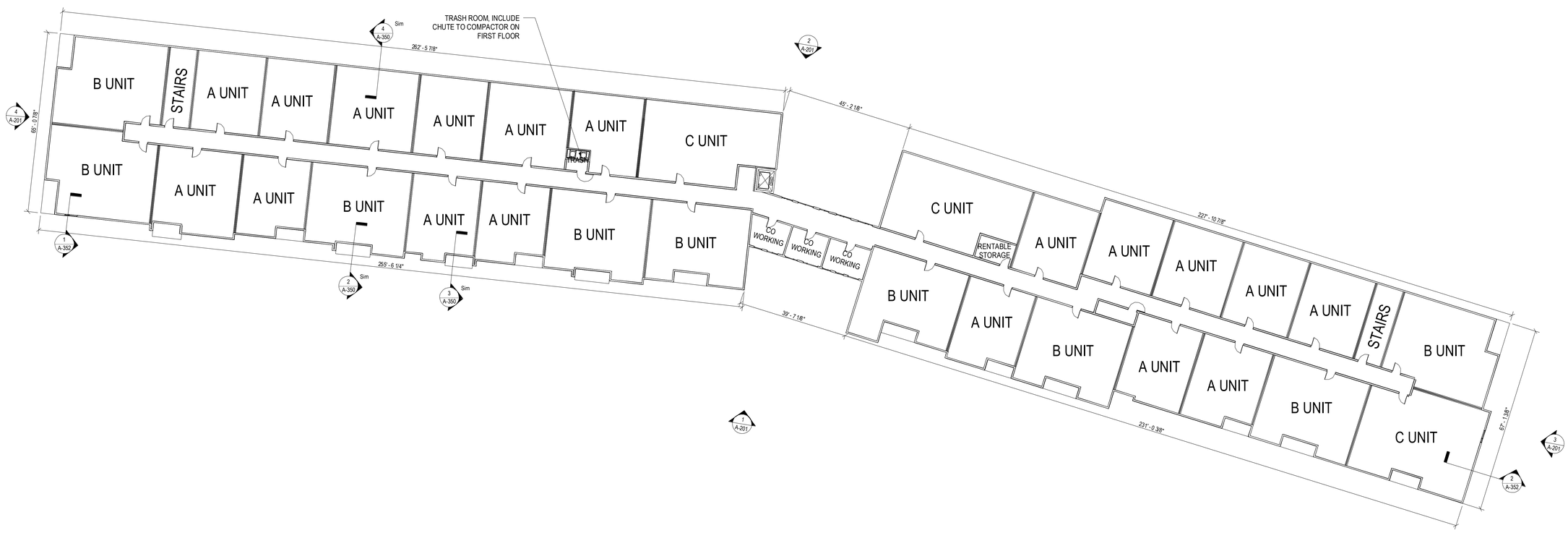
drawing number
A-102

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED

CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com



Building 1 - Third Floor
1/16" = 1'-0"
1 A-103



Building 2 - Third Floor
1/16" = 1'-0"
2 A-103

UNIT LEGEND
A = 1 BED UNIT B = 2 BED UNIT C = 3 BED UNIT

project information
200-400 QUANNAPOWITT PARKWAY
200 Quannapowitt Parkway
Wakefield, MA

client information
CABOT, CABOT & FORBES
185 Dartmouth St,
Boston, MA 02110

consultant information

issuance
FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan

drawing information

drawing by:	Author
drawing checked by:	ES
drawing scale:	1/16" = 1'-0"
drawing date:	31 MAY 2022
project number:	19234.00

drawing revisions:

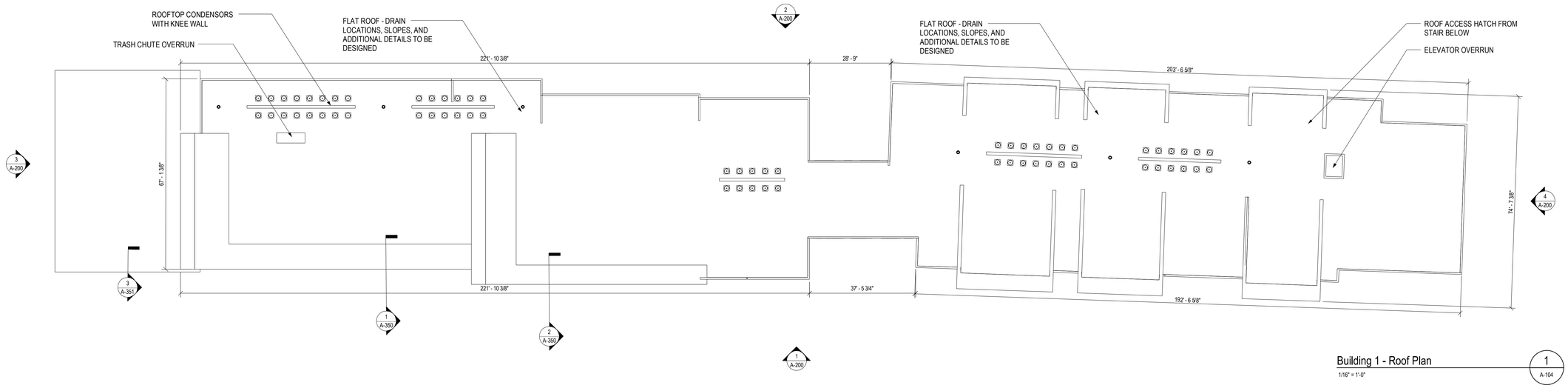
No.	Description	Date

registration
REGISTERED ARCHITECT JOHN H. HARDING No. 50486 LAWRENCE MASSACHUSETTS COMMONWEALTH OF MASSACHUSETTS

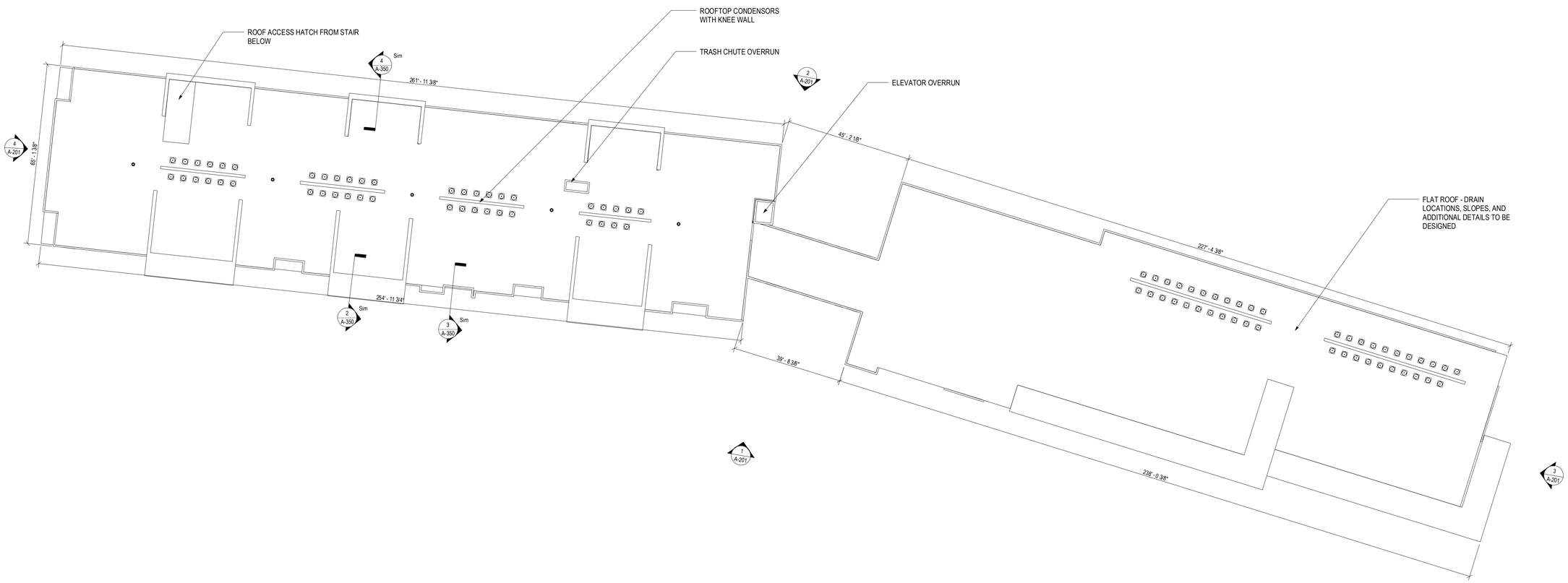
drawing name
Buildings 1 and 2 Third Floor Plan

drawing number
A-103

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED



Building 1 - Roof Plan
1/16" = 1'-0"
1 / A-104



Building 2 - Roof Plan
1/16" = 1'-0"
2 / A-104

CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com

project information
200-400 QUANNAPOWITT PARKWAY
200 Quannapowitt Parkway
Wakefield, MA

client information
CABOT, CABOT & FORBES
185 Dartmouth St,
Boston, MA 02110

consultant information

issuance
FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan

drawing information

drawing by:	Author
drawing checked by:	ES
drawing scale:	1/16" = 1'-0"
drawing date:	31 MAY 2022
project number:	19234.00

drawing revisions:

No.	Description	Date

registration

REGISTERED ARCHITECT
JOHN H. HANFORD
No. 50480
LAWRENCE
MASSACHUSETTS
COMMONWEALTH OF MASSACHUSETTS

drawing name
Buildings 1 and 2 Roof Plan

drawing number
A-104

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED

Building 3 - First Floor Plan South Portion (1 / A-105)
1/16" = 1'-0"

Building 3 - First Floor Plan North Portion (2 / A-105)
1/16" = 1'-0"

UNIT LEGEND
A = 1 BED UNIT
B = 2 BED UNIT
C = 3 BED UNIT

CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com

project information:
200-400 QUANNAPOWITT PARKWAY
200 Quannapowitt Parkway
Wakefield, MA

client information:
CABOT, CABOT & FORBES
185 Dartmouth St,
Boston, MA 02110

consultant information:

issuance:
FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan:

drawing information:

drawing by:	Author
drawing checked by:	ES
drawing scale:	1/16" = 1'-0"
drawing date:	31 MAY 2022
project number:	19234.00

drawing revisions:

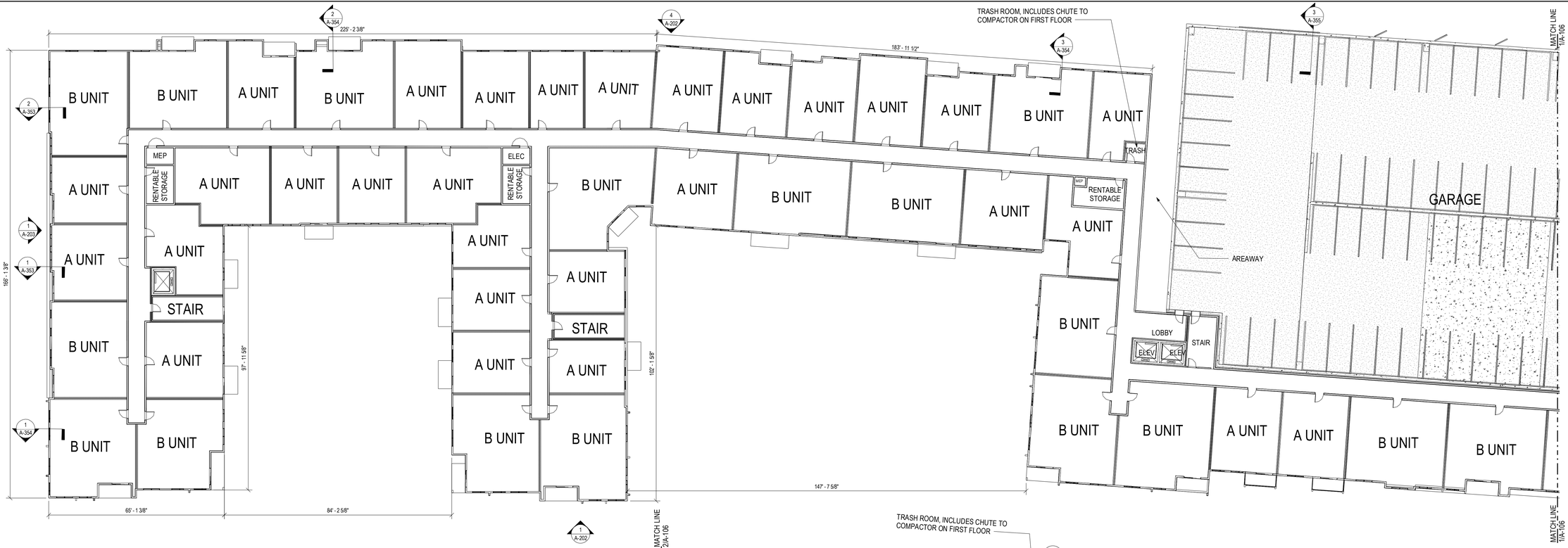
No.	Description	Date

registration:
REGISTERED ARCHITECT
JOHN H. HARDING
No. 50480
LAWRENCE
MASSACHUSETTS
COMMONWEALTH OF MASSACHUSETTS

drawing name:
Building 3 First Floor Plan

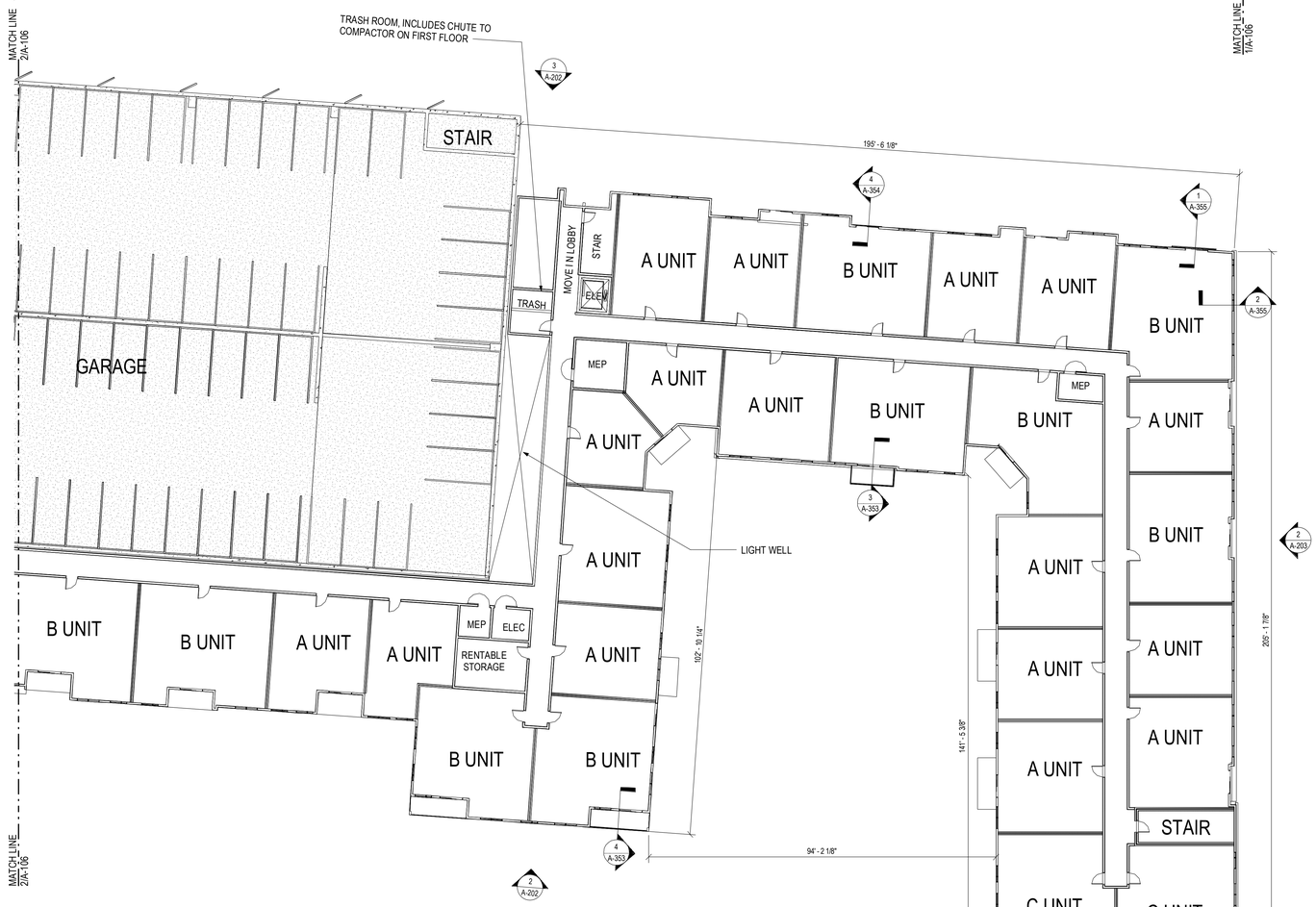
drawing number:
A-105

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED



Building 3 - Second Floor Plan South Portion 1 (A-106)

1/16" = 1'-0"



Building 3 - Second Floor Plan North Portion 2 (A-106)

1/16" = 1'-0"

UNIT LEGEND
A = 1 BED UNIT
B = 2 BED UNIT
C = 3 BED UNIT

CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com

project information:
200-400 QUANNAPOWITT PARKWAY
200 Quannapowitt Parkway
Wakefield, MA

client information:
CABOT, CABOT & FORBES
185 Dartmouth St,
Boston, MA 02110

consultant information:

issuance:
FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan:

drawing information:

drawing by:	Author
drawing checked by:	ES
drawing scale:	1/16" = 1'-0"
drawing date:	31 MAY 2022
project number:	19234.00

drawing revisions:

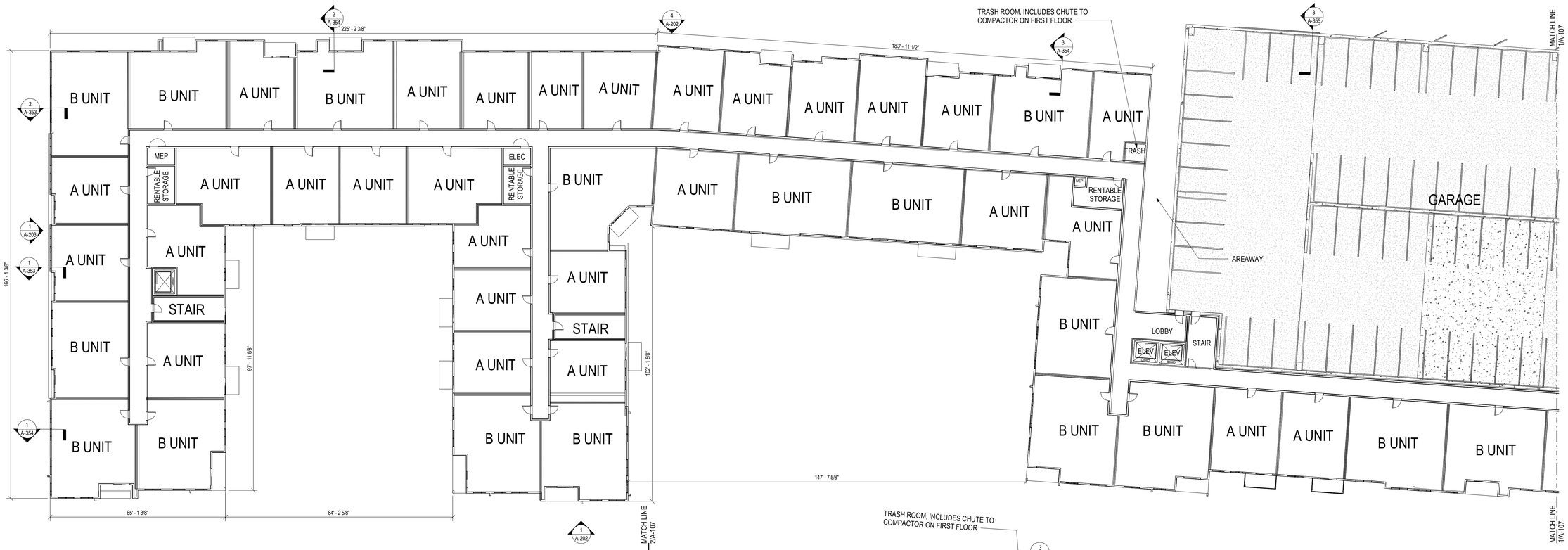
No.	Description	Date

registration:
REGISTERED ARCHITECT JOHN H. HARDING No. 50480 LAWRENCE MASSACHUSETTS

drawing name:
Building 3 Second Floor Plan

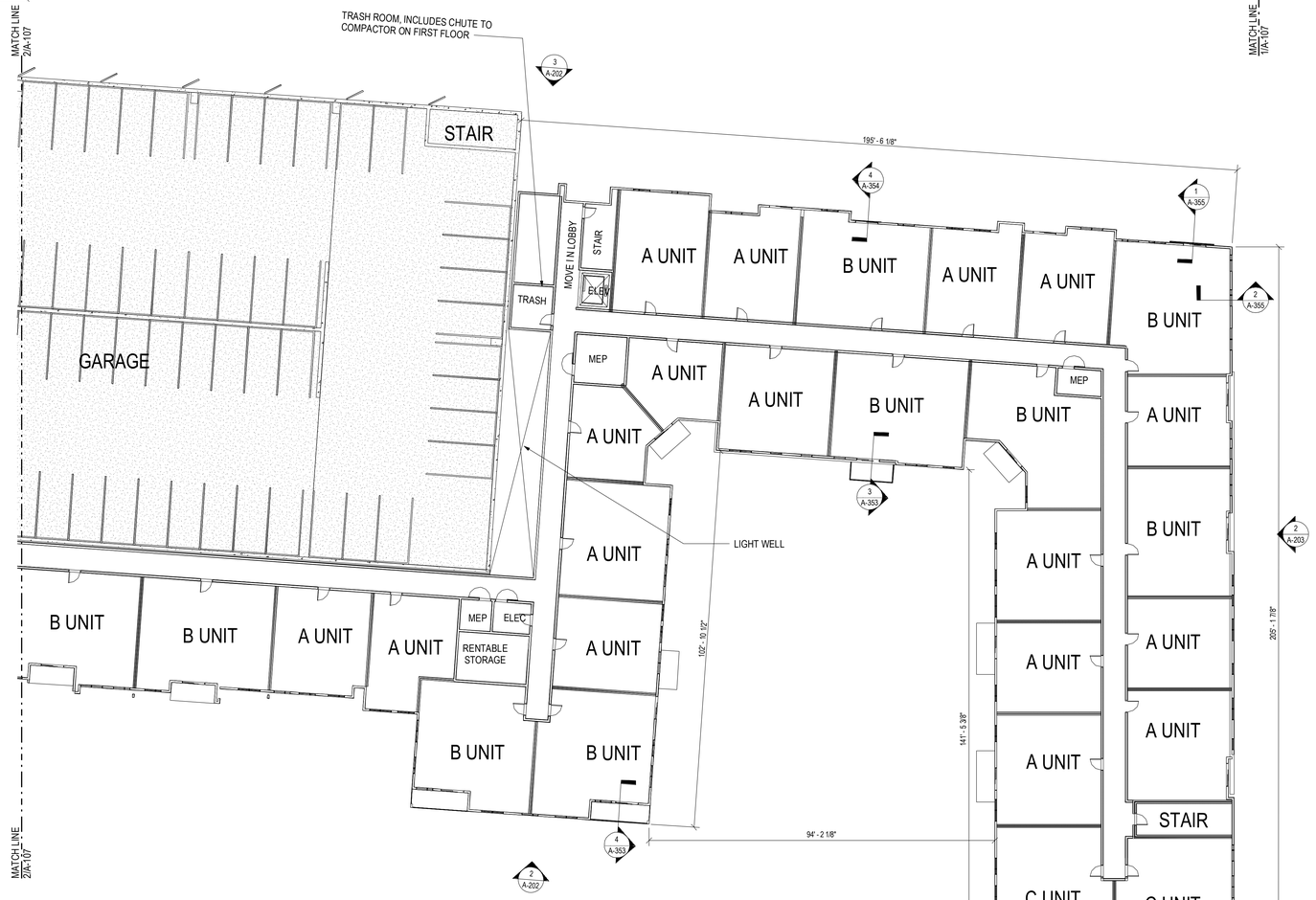
drawing number:
A-106

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED



Building 3 - Third Floor Plan South Portion (1 / A-107)

1/16" = 1'-0"



Building 3 - Third Floor Plan North Portion (2 / A-107)

1/16" = 1'-0"

UNIT LEGEND

A = 1 BED UNIT
B = 2 BED UNIT
C = 3 BED UNIT

CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com

project information

200-400 QUANNAPOWITT PARKWAY
200 Quannapowitt Parkway
Wakefield, MA

client information

CABOT, CABOT & FORBES

185 Dartmouth St,
Boston, MA 02110

consultant information

issuance

FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan

drawing information

drawing by:	Author
drawing checked by:	ES
drawing scale:	1/16" = 1'-0"
drawing date:	31 MAY 2022
project number:	19234.00

drawing revisions:

No.	Description	Date

registration

REGISTERED ARCHITECT
JOHN H. HARGRAVE
No. 50486
LAWRENCE
MASSACHUSETTS
COMMONWEALTH OF MASSACHUSETTS

drawing name

Building 3
Third Floor
Plan

drawing number

A-107

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED

Building 3 - Fourth Floor Plan South Portion (1 / A-108)
1/16" = 1'-0"

Building 3 - Fourth Floor Plan North Portion (2 / A-108)
1/16" = 1'-0"

UNIT LEGEND
A = 1 BED UNIT
B = 2 BED UNIT
C = 3 BED UNIT

CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com

project information

200-400 QUANNAPOWITT PARKWAY
200 Quannapowitt Parkway
Wakefield, MA

client information

CABOT, CABOT & FORBES

185 Dartmouth St,
Boston, MA 02110

consultant information

issuance

FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan

drawing information

drawing by:	Author
drawing checked by:	ES
drawing scale:	1/16" = 1'-0"
drawing date:	31 MAY 2022
project number:	19234.00

drawing revisions:

No.	Description	Date

registration

REGISTERED ARCHITECT
JOHN H. RANDOLPH
No. 50480
LAWRENCE
MASSACHUSETTS
COMMONWEALTH OF MASSACHUSETTS

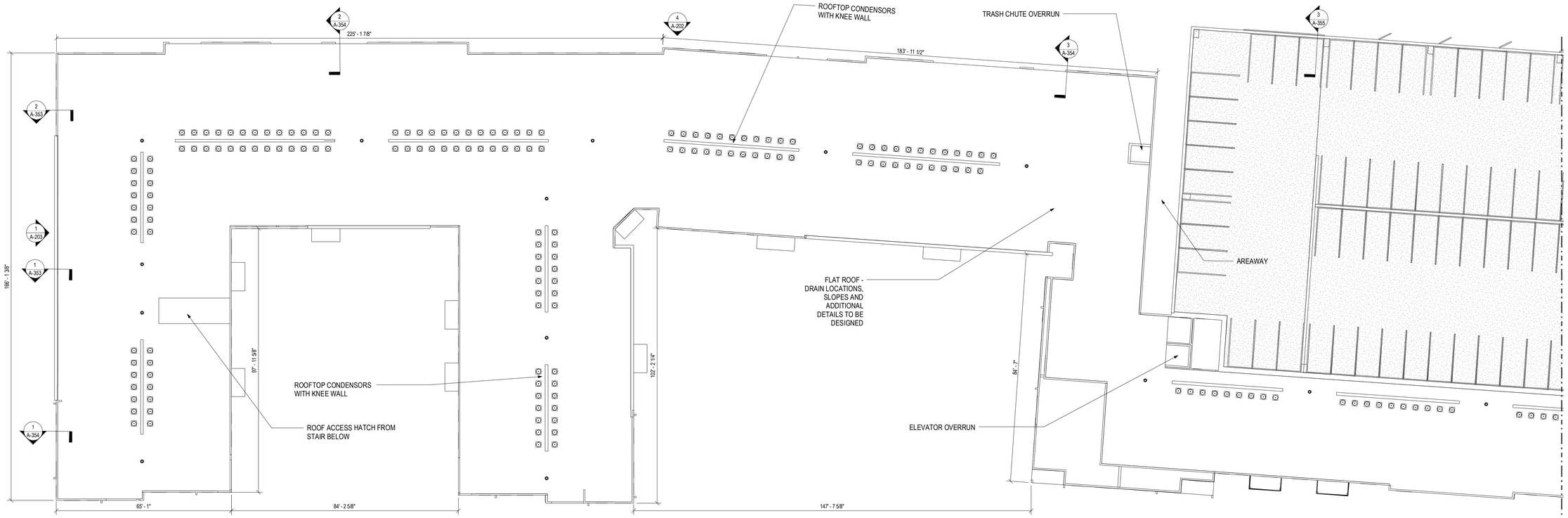
drawing name

Building 3
Fourth
Floor Plan

drawing number

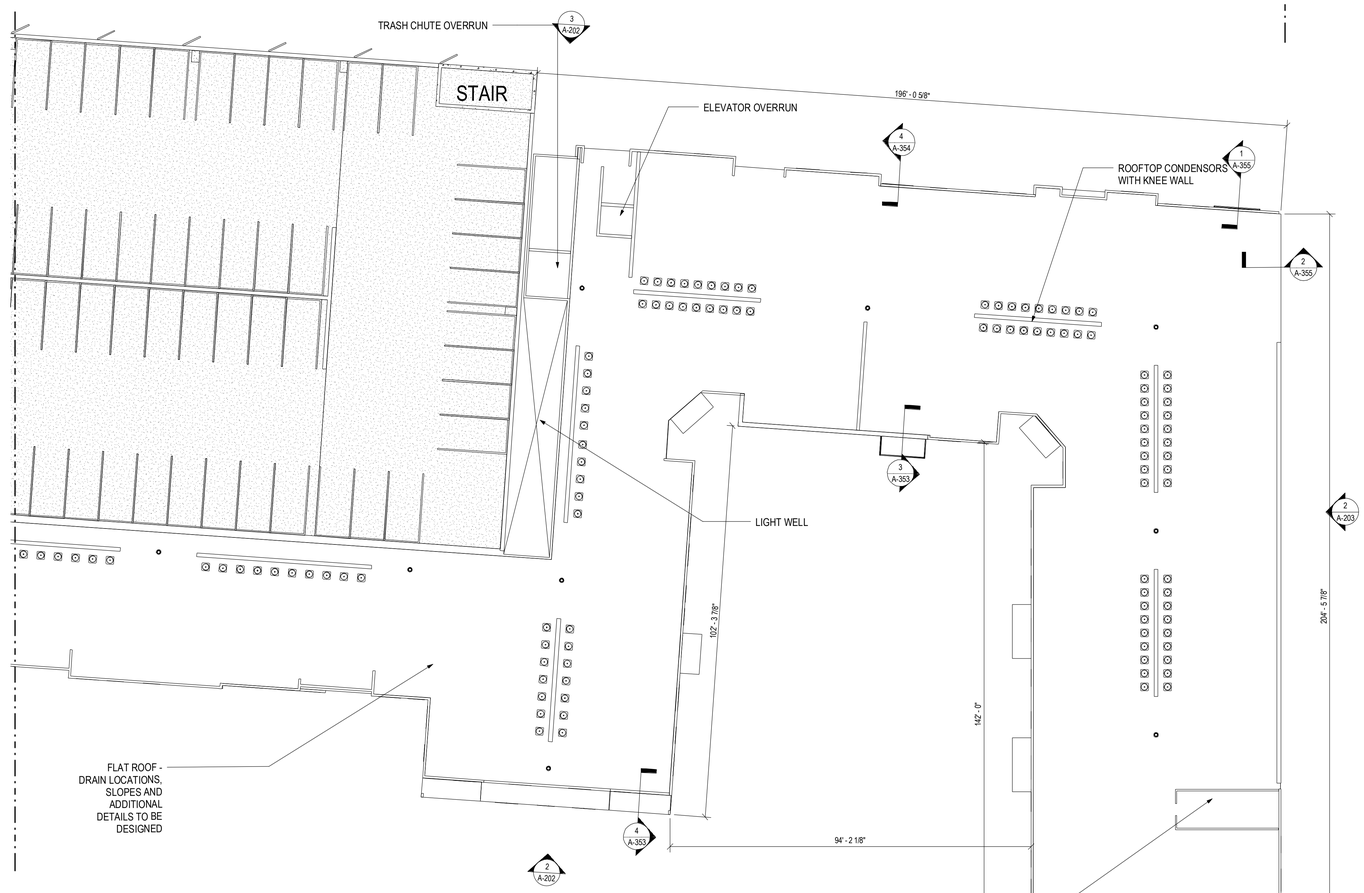
A-108

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED



Building 3 - Roof Plan South Portion (1 / A-109)

1/16" = 1'-0"



Building 3 - Roof Plan North Portion (2 / A-109)

1/16" = 1'-0"

CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com

project information

200-400 QUANNAPOWITT PARKWAY
200 Quannapowitt Parkway
Wakefield, MA

client information

CABOT, CABOT & FORBES

185 Dartmouth St,
Boston, MA 02110

consultant information

issuance

FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan

drawing information

drawing by:	Author
drawing checked by:	ES
drawing scale:	1/16" = 1'-0"
drawing date:	31 MAY 2022
project number:	19234.00

drawing revisions:

No.	Description	Date

registration

REGISTERED ARCHITECT
JOHN H. HARDING
No. 50480
LAWRENCE
MASSACHUSETTS
COMMONWEALTH OF MASSACHUSETTS

drawing title

Building 3
Roof Plan

drawing number

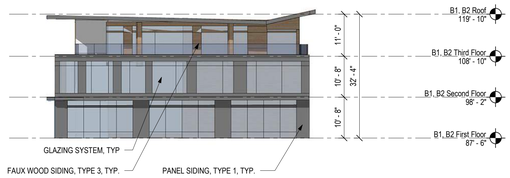
A-109

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED

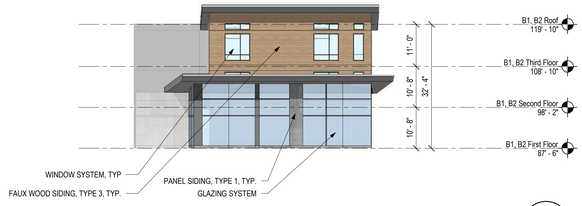
NOTE: TYPICAL ELEVATIONS SHOW OVERALL MATERIAL COMPOSITION AND DESIGN LANGUAGE TO BE CONTINUED AROUND BUILDING PERIMETER. DESIGN IS CONCEPTUAL AND SUBJECT TO CHANGE.
EXHAUST AND INTAKE VENTS TO BE SIDE WALL VENTS AND WILL APPEAR ON BUILDING FACADES. ACTUAL LAYOUT AND LOCATIONS TBD THROUGH DESIGN PROCESS.

MATERIAL LEGEND

- PANEL SIDING, TYPE 1, TYP
- LAP SIDING, TYPE 2, TYP
- FAUX WOOD SIDING, TYPE 3, TYP
- PANEL SIDING, TYPE 4, TYP
- PANEL SIDING, TYPE 5, TYP
- PANEL SIDING, TYPE 6, TYP



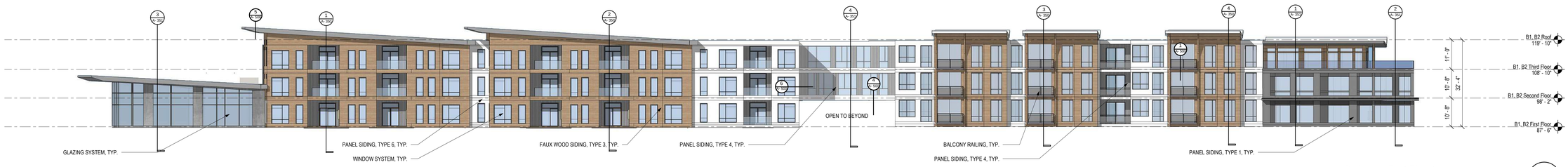
Building 1 North Elevation 4
1/16" = 1'-0"



Building 1 South Elevation 3
1/16" = 1'-0"

GLAZING SYSTEM, TYP.

Building 1 West Elevation 2
1/16" = 1'-0"



Building 1 East Elevation 1
1/16" = 1'-0"

CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9500 www.cube3.com

project information:
200 - 400 QUANNAPOWITT PARKWAY
Wakefield, MA

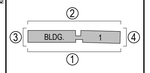
client information:
CABOT, CABOT & FORBES

185 Dartmouth St,
Boston, MA 02110

consultant information:

issuance:
FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan:



drawing information:

drawing by:	ST
drawing checked by:	ES
drawing scale:	As indicated
drawing date:	31 MAY 2022
project number:	19234.00

drawing revisions:

No.	Description	Date

registration:

drawing name:
Building 1 Elevations

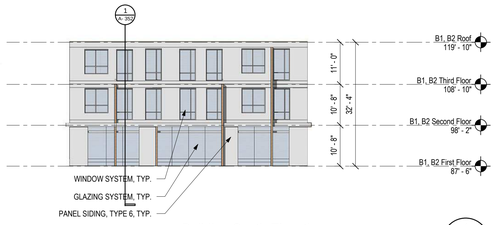
drawing number:
A-200

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED

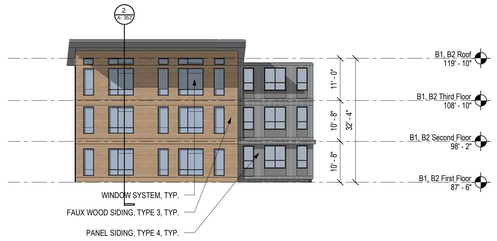
NOTE: TYPICAL ELEVATIONS SHOW OVERALL MATERIAL COMPOSITION AND DESIGN LANGUAGE TO BE CONTINUED AROUND BUILDING PERIMETER. DESIGN IS CONCEPTUAL AND SUBJECT TO CHANGE.
EXHAUST AND INTAKE VENTS TO BE SIDE WALL VENTS AND WILL APPEAR ON BUILDING FACADES. ACTUAL LAYOUT AND LOCATIONS TBD THROUGH DESIGN PROCESS.

MATERIAL LEGEND

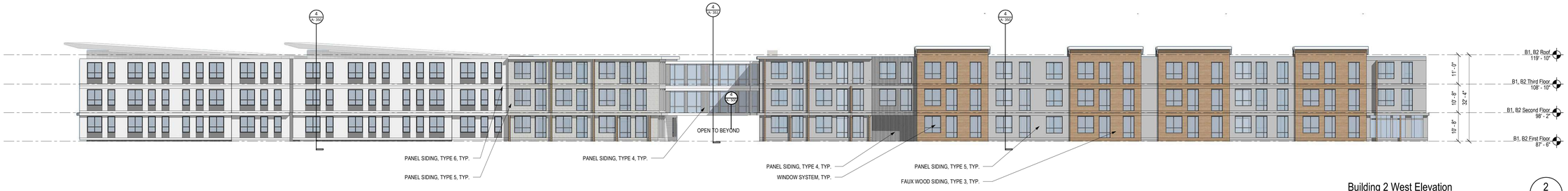
- PANEL SIDING, TYPE 1, TYP
- LAP SIDING, TYPE 2, TYP
- FAUX WOOD SIDING, TYPE 3, TYP
- PANEL SIDING, TYPE 4, TYP
- PANEL SIDING, TYPE 5, TYP
- PANEL SIDING, TYPE 6, TYP



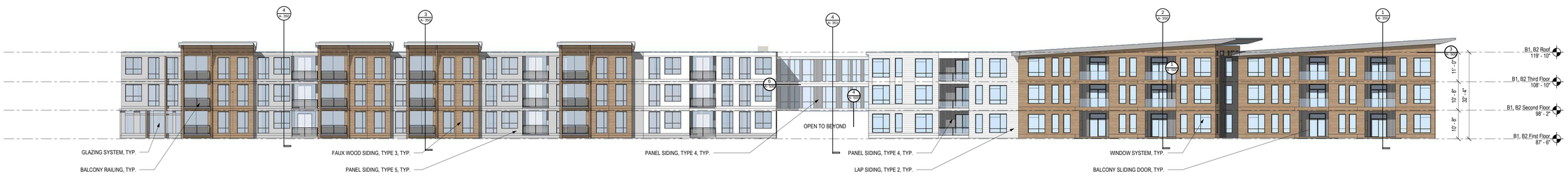
Building South Elevation 4
1/16" = 1'-0"



Building 2 North Elevation 3
1/16" = 1'-0"



Building 2 West Elevation 2
1/16" = 1'-0"



Building 2 East Elevation 1
1/16" = 1'-0"

CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9500 www.cube3.com

project information:
200 - 400 QUANNAPOWITT PARKWAY
Wakefield, MA

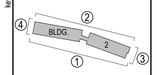
client information:
CABOT, CABOT & FORBES

185 Dartmouth St,
Boston, MA 02110

consultant information:

issuance:
FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan:



drawing information:

drawing by:	ST
drawing checked by:	ES
drawing scale:	As indicated
drawing date:	31 MAY 2022
project number:	19234.00

drawing revisions:

No.	Description	Date

registration:

drawing name:
Building 2 Elevations

drawing number:
A-201

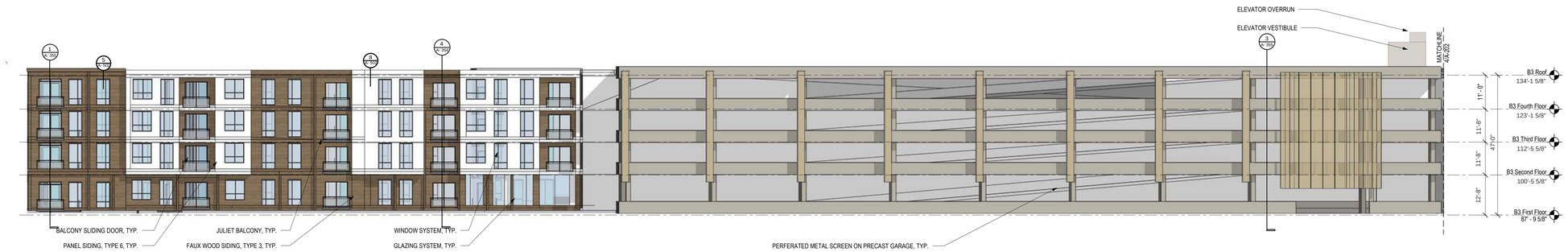
COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED

NOTE: TYPICAL ELEVATIONS SHOW OVERALL MATERIAL COMPOSITION AND DESIGN LANGUAGE TO BE CONTINUED AROUND BUILDING PERIMETER. DESIGN IS CONCEPTUAL AND SUBJECT TO CHANGE.
EXHAUST AND INTAKE VENTS TO BE SIDE WALL VENTS AND WILL APPEAR ON BUILDING FACADES. ACTUAL LAYOUT AND LOCATIONS TBD THROUGH DESIGN PROCESS.

MATERIAL LEGEND

- PANEL SIDING, TYPE 1, TYP
- LAP SIDING, TYPE 2, TYP
- FAUX WOOD SIDING, TYPE 3, TYP
- PANEL SIDING, TYPE 4, TYP
- PANEL SIDING, TYPE 5, TYP
- PANEL SIDING, TYPE 6, TYP

Building 3 West Elevation 2 — 4
1/16" = 1'-0"



Building 3 West Elevation — 3
1/16" = 1'-0"

Building 3 East Elevation 2 — 2
1/16" = 1'-0"

Building 3 East Elevation — 1
1/16" = 1'-0"

CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com

project information:
200 - 400 QUANNAPOWITT PARKWAY
Wakefield, MA

client information:
CABOT, CABOT & FORBES

185 Dartmouth St,
Boston, MA 02110

consultant information:

issuance:
FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan:

drawing information:

drawing by:	ST
drawing checked by:	ES
drawing scale:	As indicated
drawing date:	31 MAY 2022
project number:	19234.00

drawing revisions:

No.	Description	Date

registration:

drawing name:
Building 3 Elevations

drawing number:
A-202

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED

NOTE: TYPICAL ELEVATIONS SHOW OVERALL MATERIAL COMPOSITION AND DESIGN LANGUAGE TO BE CONTINUED AROUND BUILDING PERIMETER. DESIGN IS CONCEPTUAL AND SUBJECT TO CHANGE.
EXHAUST AND INTAKE VENTS TO BE SIDE WALL VENTS AND WILL APPEAR ON BUILDING FACADES. ACTUAL LAYOUT AND LOCATIONS TBD THROUGH DESIGN PROCESS.

MATERIAL LEGEND
PANEL SIDING, TYPE 1, TYP
LAP SIDING, TYPE 2, TYP
FAUX WOOD SIDING, TYPE 3, TYP
PANEL SIDING, TYPE 4, TYP
PANEL SIDING, TYPE 5, TYP
PANEL SIDING, TYPE 6, TYP

Building 3 North Elevation
1/16" = 1'-0"

Building 3 South Elevation
1/16" = 1'-0"

CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9500 www.cube3.com

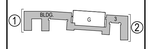
project information:
200 - 400 QUANNAPOWITT PARKWAY
Wakefield, MA

client information:
CABOT, CABOT & FORBES
185 Dartmouth St,
Boston, MA 02110

consultant information:

issuance:
FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan:



drawing information:

drawing by:	ST
drawing checked by:	ES
drawing scale:	As indicated
drawing date:	31 MAY 2022
project number:	19234.00

drawing revisions:

No.	Description	Date

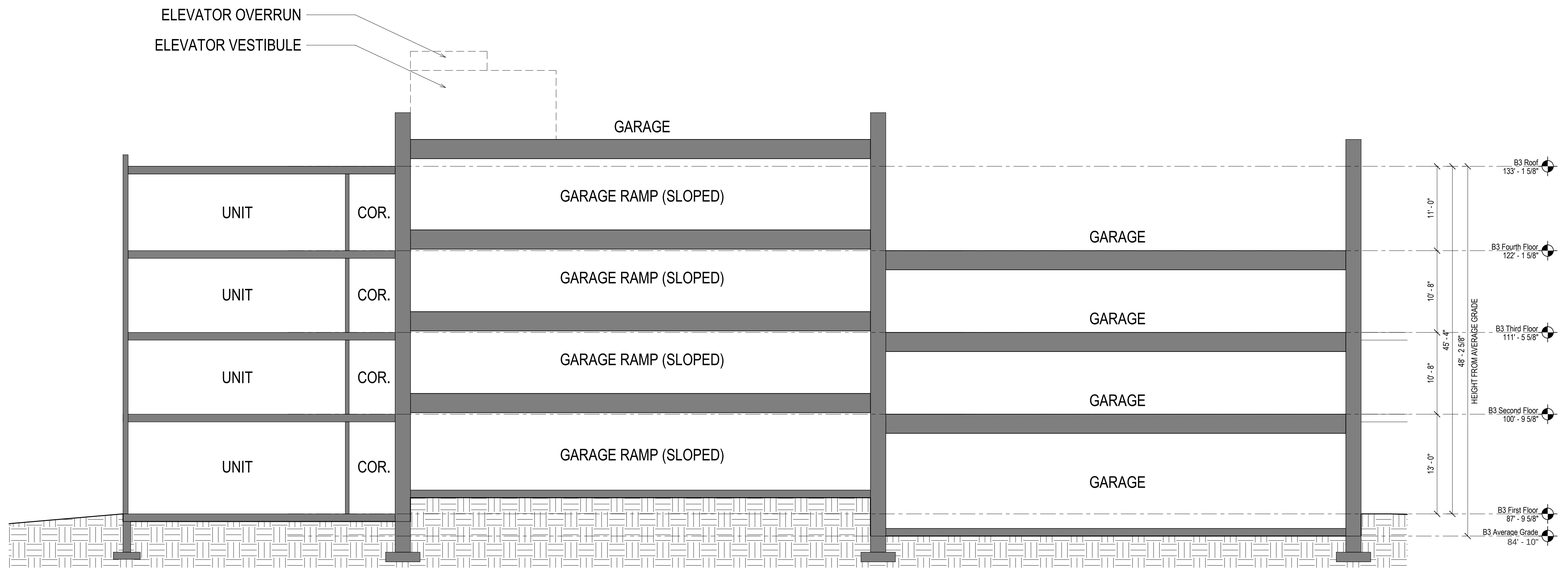
registration:

drawing name:
Building 3 Elevations

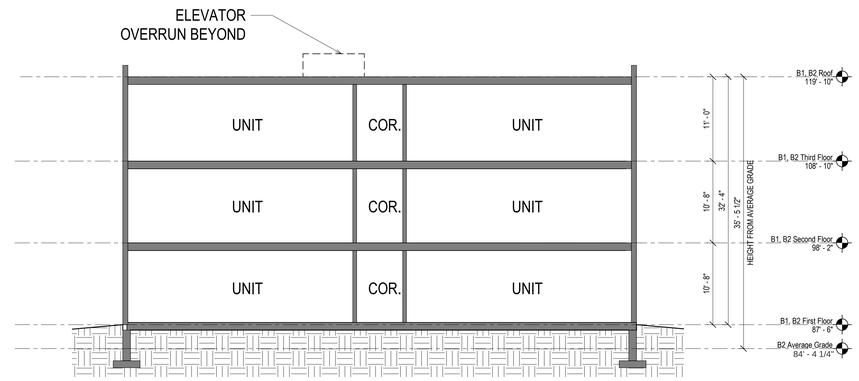
drawing number:
A-203

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED

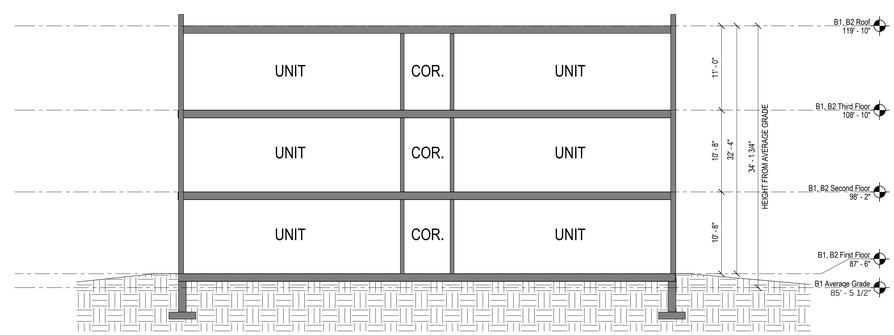
CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com



Building 3 Section 3
1/8" = 1'-0"



Building 2 Section 2
1/8" = 1'-0"



Building 1 Section 1
1/8" = 1'-0"

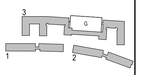
project information:
200 - 400 QUANNAPOWITT PARKWAY
Wakefield, MA

client information:
CABOT, CABOT & FORBES
185 Dartmouth St,
Boston, MA 02110

consultant information:

issuance:
FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan:



drawing information:

drawing by:	ST
drawing checked by:	ES
drawing scale:	As indicated
drawing date:	31 MAY 2022
project number:	19234.00

drawing revisions:

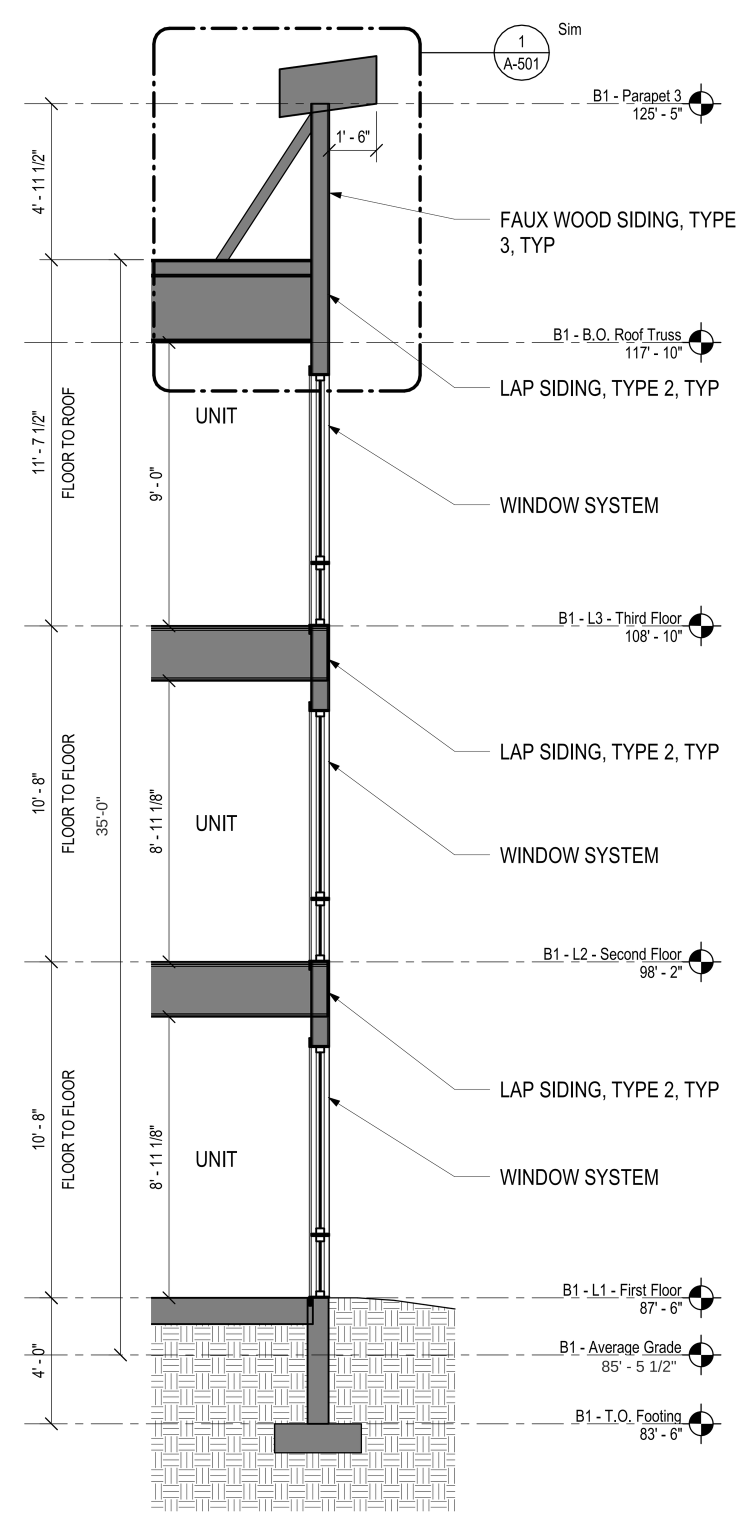
No.	Description	Date

registration:

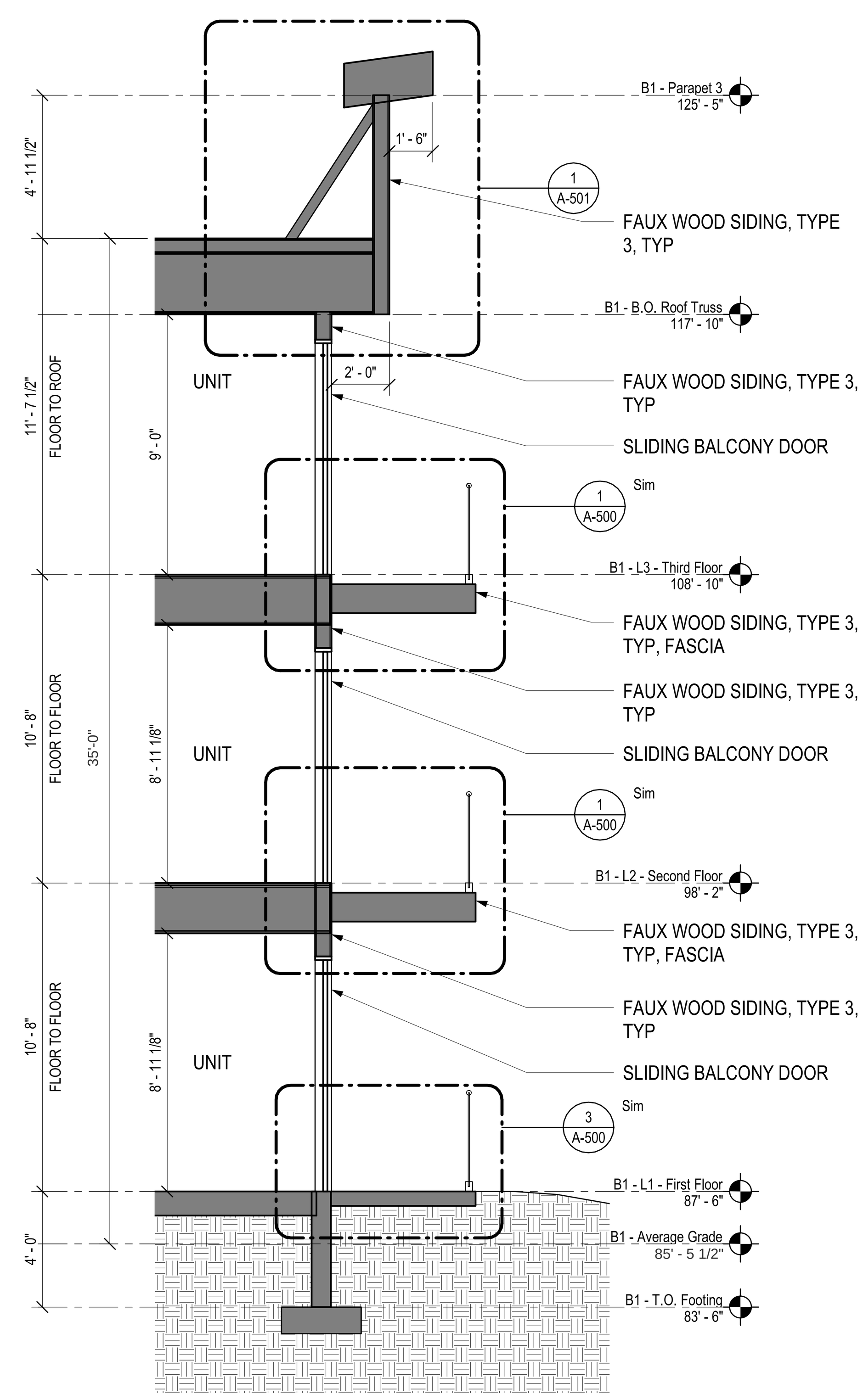
drawing name:
Conceptual Building Sections

drawing number:
A-300

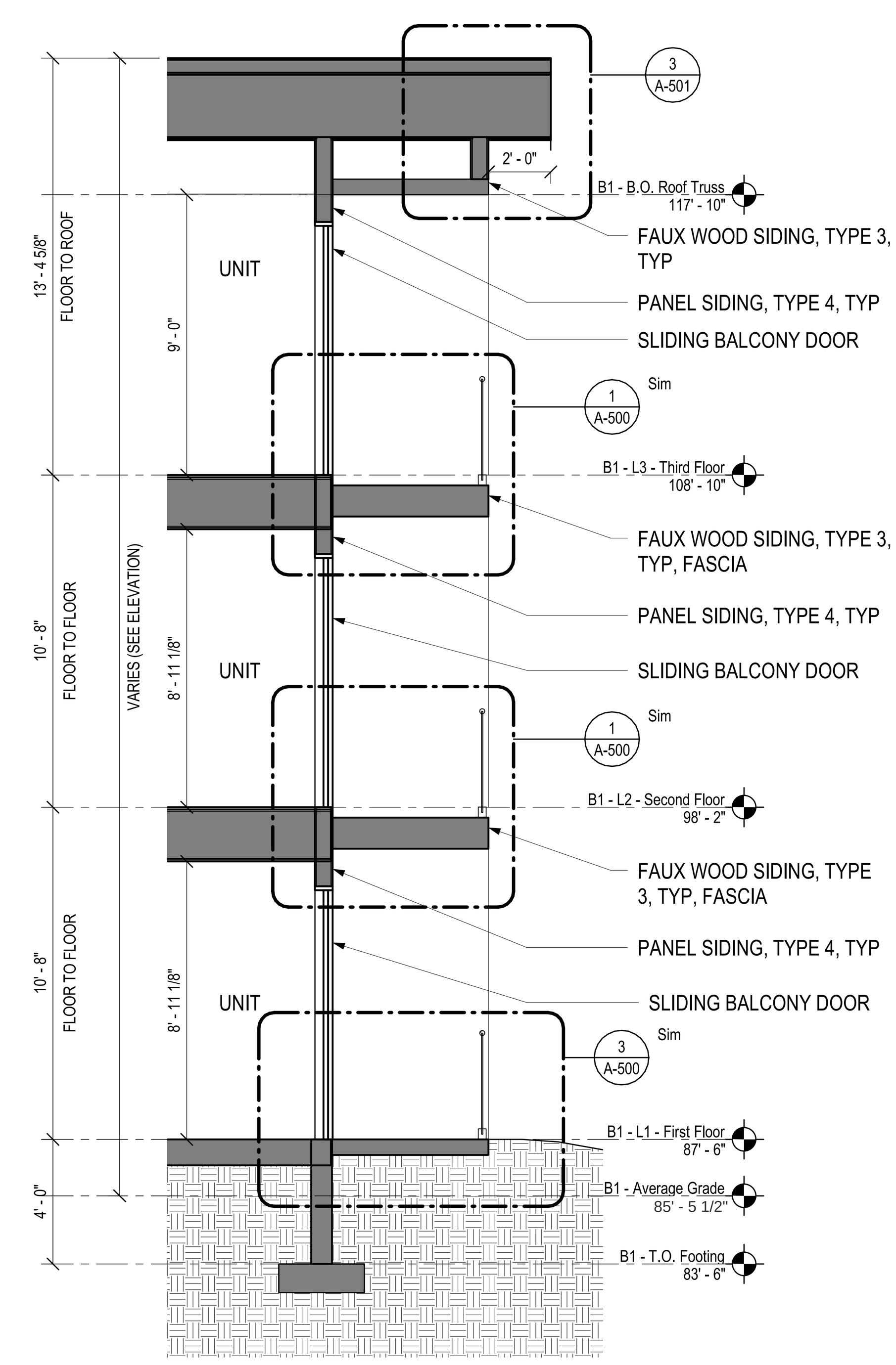
COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED



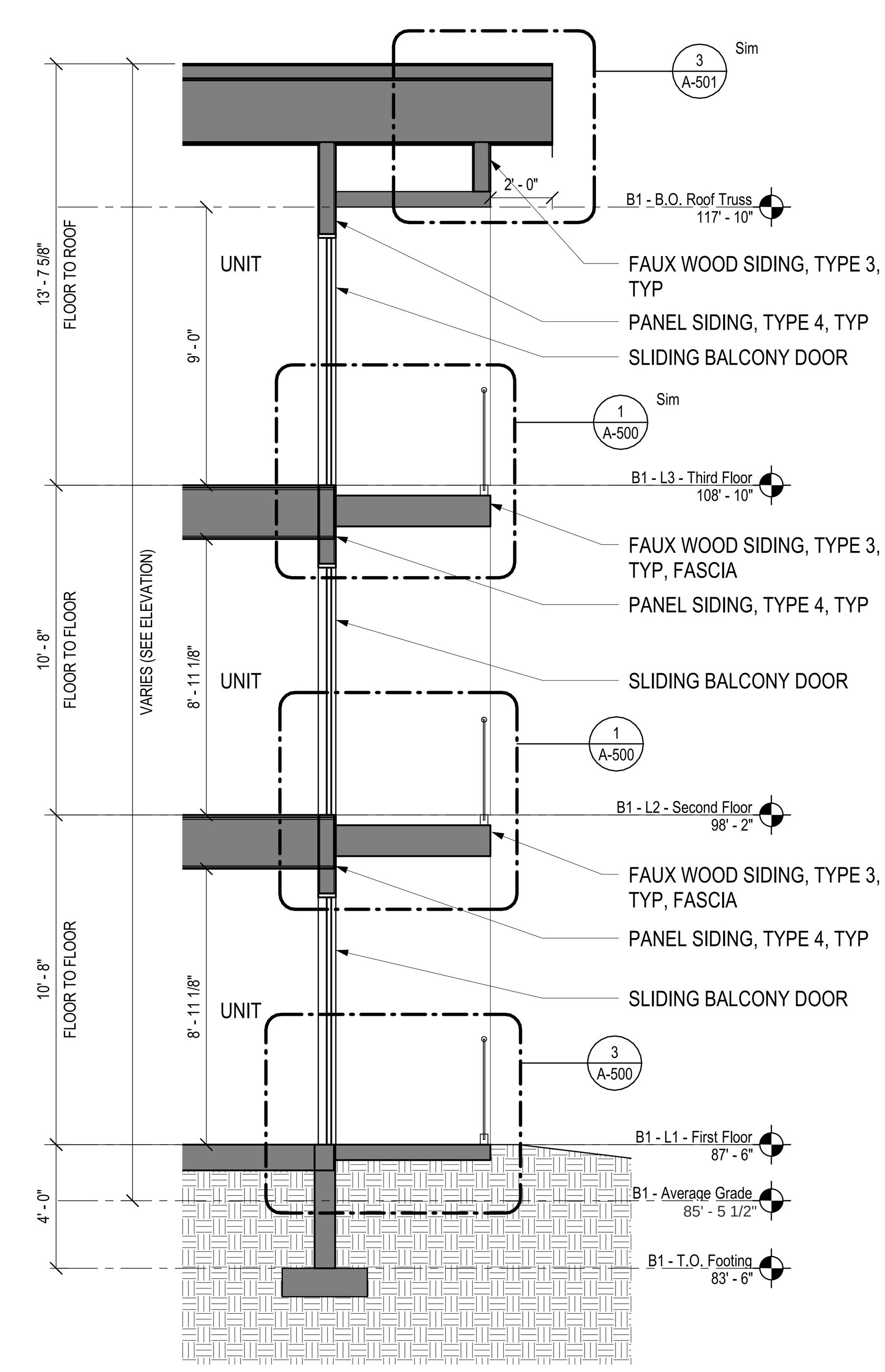
Section 4
1/4" = 1'-0"
4
A-350



Section 3
1/4" = 1'-0"
3
A-350



Section 2
1/4" = 1'-0"
2
A-350



Section 1
1/4" = 1'-0"
1
A-350

CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com

project information:

200 QUANNAPOWITT PARKWAY
200-400 Quannapowitt Parkway
Wakefield, MA 01880

client information:

CABOT, CABOT, & FORBES

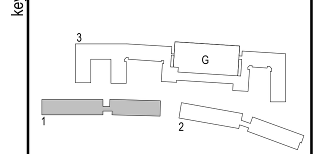
185 Dartmouth St.,
Boston, MA 02110

consultant information:

issuance:

FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan:



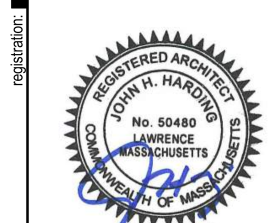
drawing information:

drawing by:	BP
drawing checked by:	LS
drawing scale:	As indicated
drawing date:	231 MAY 2022
project number:	19234.00

drawing revisions:

No.	Description	Date

registration:



drawing name:

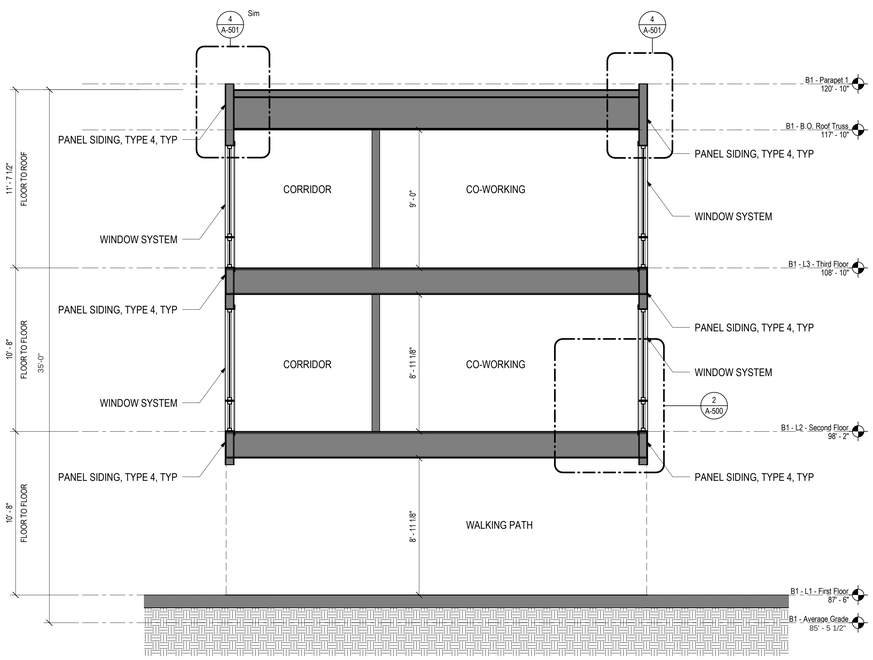
Building 1 Wall Sections

drawing number:

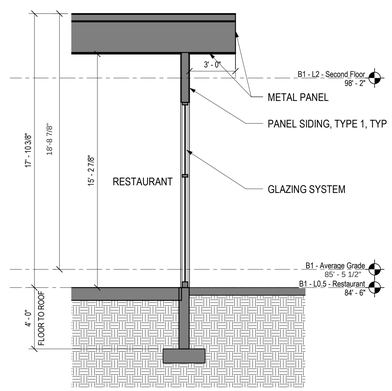
A-350

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED

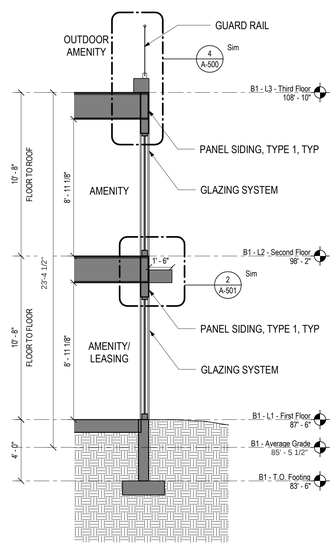
CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com



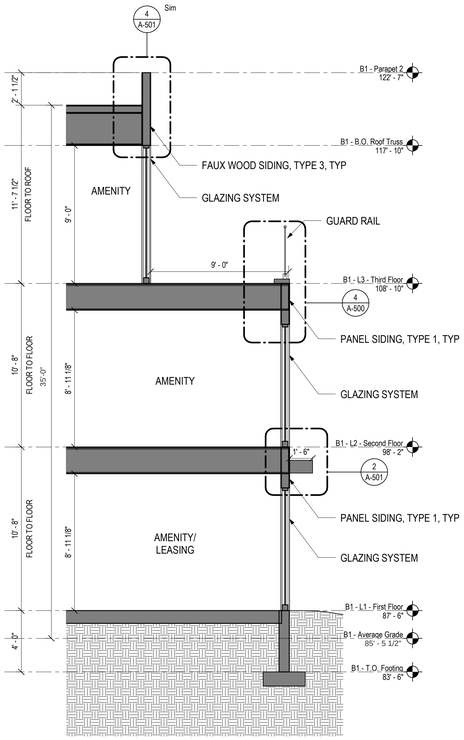
Section 8
1/4" = 1'-0"
4
A-351



Section 7
1/4" = 1'-0"
3
A-351



Section 6
1/4" = 1'-0"
2
A-351



Section 5
1/4" = 1'-0"
1
A-351

project information:

200
QUANNAPOWITT
PARKWAY
200-400 Quannapowitt
Parkway
Wakefield, MA 01880

client information:

CABOT, CABOT,
& FORBES

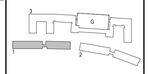
185 Dartmouth St.,
Boston, MA 02110

consultant information:

issuance:

FINAL
ARCHITECTURAL
SPECIAL PERMIT
NOT FOR
CONSTRUCTION

key plan:



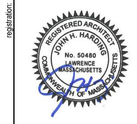
drawing information:

drawing by:	BP
drawing checked by:	LS
drawing scale:	As indicated
drawing date:	231 MAY 2022
project number:	19234.00

drawing revisions:

No.	Description	Date

registration:



drawing name:

Building 1
Wall
Sections

drawing number:

A-351

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED

CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com

project information

200 QUANNAPOWITT PARKWAY
200-400 Quannapowitt Parkway
Wakefield, MA 01880

client information

CABOT, CABOT, & FORBES

185 Dartmouth St.,
Boston, MA 02110

consultant information

issuance

FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan

drawing information

drawing by:	BP
drawing checked by:	LS
drawing scale:	As indicated
drawing date:	31 31 MAY 2022
project number:	19234.00

drawing revisions:

No.	Description	Date

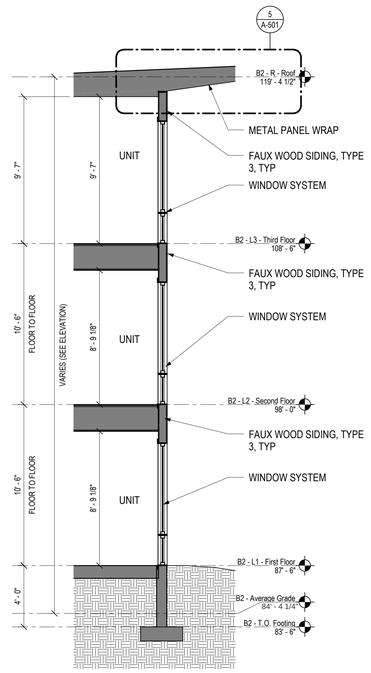
registration

drawing name

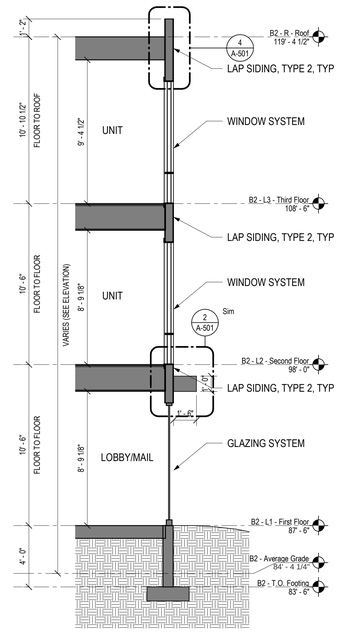
Building 2 Wall Sections

drawing number

A-352



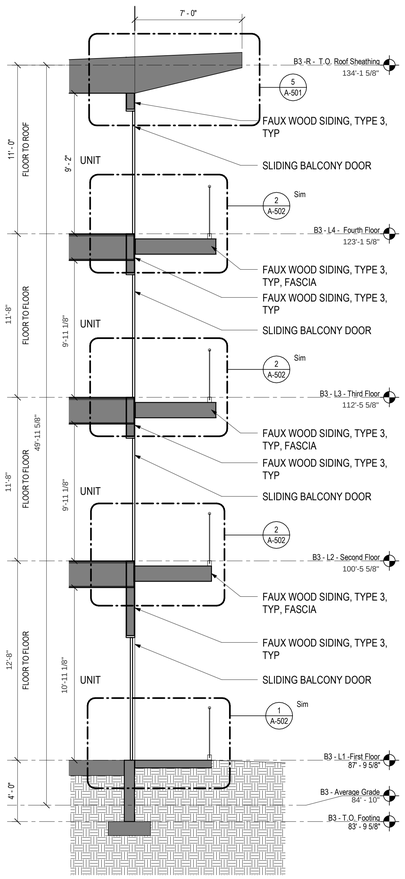
Section 10
1/4" = 1'-0"
2 A-352



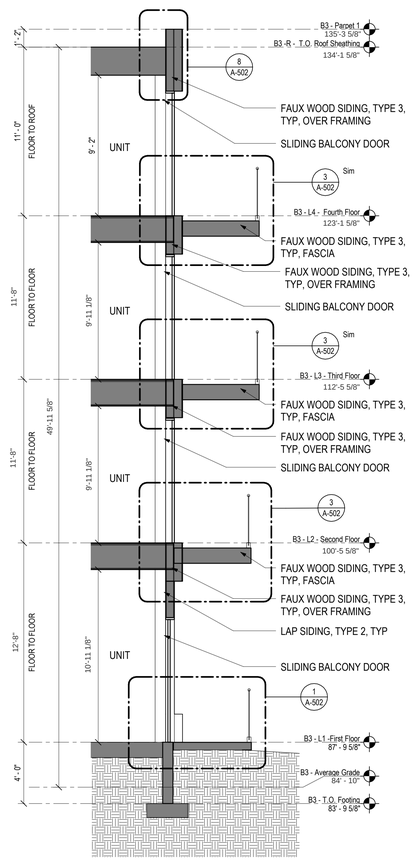
Section 9
1/4" = 1'-0"
1 A-352

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED

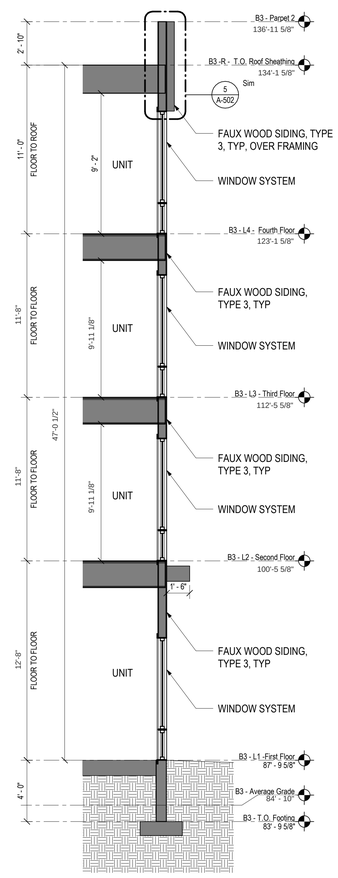
CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com



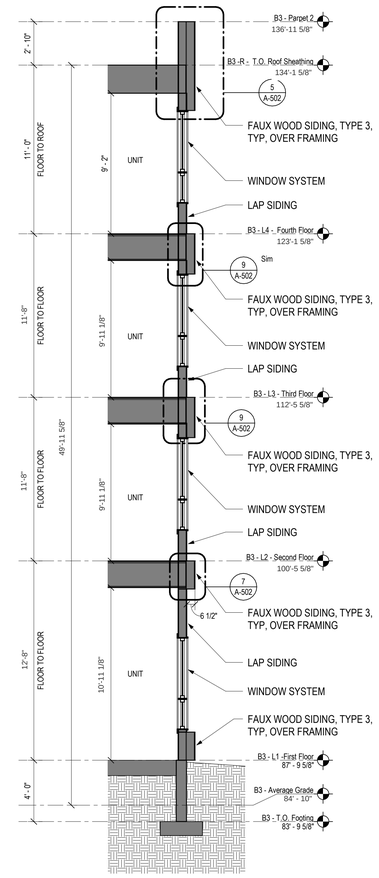
Section 14
1/4" = 1'-0"
4
A-353



Section 13
1/4" = 1'-0"
3
A-353



Section 12
1/4" = 1'-0"
2
A-353



Section 11
1/4" = 1'-0"
1
A-353

project information:
200 QUANNAPOWITT PARKWAY
200-400 Quannapowitt Parkway
Wakefield, MA 01880

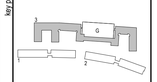
client information:
CABOT, CABOT, & FORBES

185 Dartmouth St.,
Boston, MA 02110

consultant information:

issuance:
FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan:



drawing information:

drawing by:	BP
drawing checked by:	LS
drawing scale:	As indicated
drawing date:	2:31 MAY 2022
project number:	19234.00

drawing revisions:

No.	Description	Date

registration:

drawing name:
Building 3 Wall Sections

drawing number:
A-353

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED

CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com

project information

200 QUANNAPOWITT PARKWAY
200-400 Quannapowitt Parkway
Wakefield, MA 01880

client information

CABOT, CABOT, & FORBES

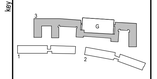
185 Dartmouth St.,
Boston, MA 02110

consultant information

issuance

FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan



drawing information

drawing by:	BP
drawing checked by:	LS
drawing scale:	As indicated
drawing date:	2:31 MAY 2022
project number:	19234.00

drawing revisions:

No.	Description	Date

registration

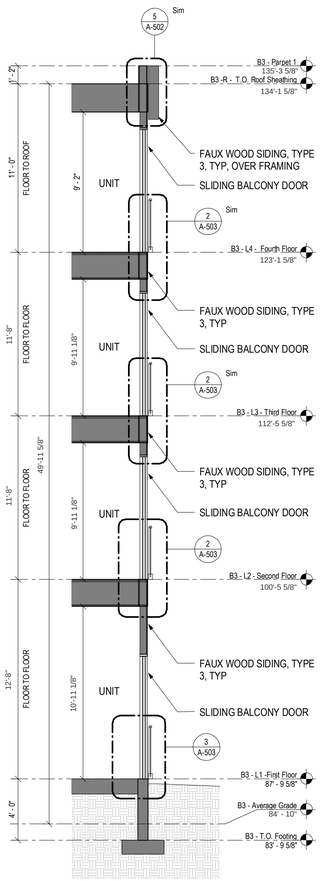
REGISTERED ARCHITECT JOHN H. HARDING No. 50480 LAWRENCE MASSACHUSETTS COMMONWEALTH OF MASSACHUSETTS

drawing name

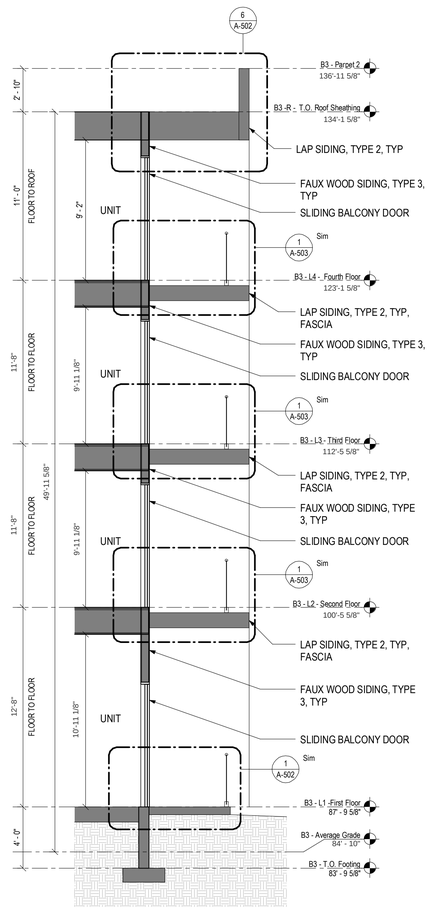
Building 3 Wall Sections

drawing number

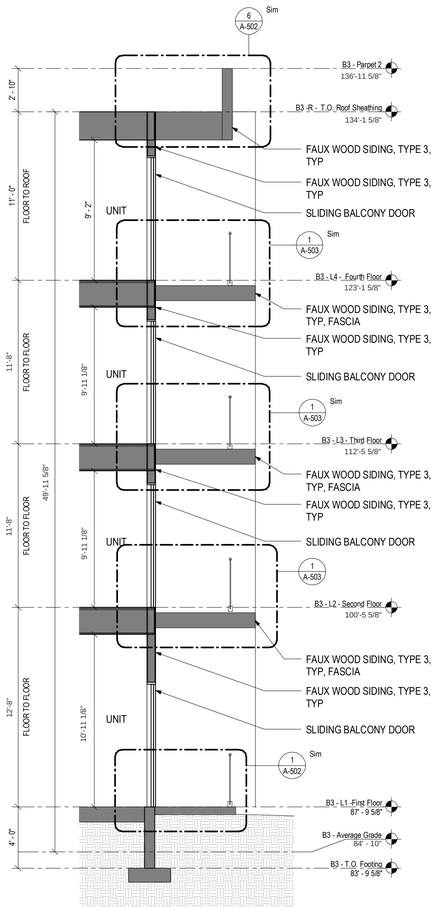
A-354



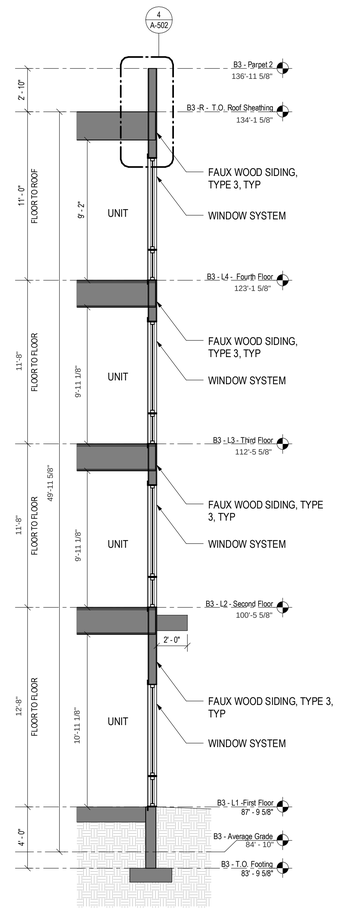
Section 18
1/4" = 1'-0"
4
A-354



Section 17
1/4" = 1'-0"
3
A-354



Section 16
1/4" = 1'-0"
2
A-354



Section 15
1/4" = 1'-0"
1
A-354

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED

CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com

project information

200 QUANNAPOWITT PARKWAY
200-400 Quannapowitt Parkway
Wakefield, MA 01880

client information

CABOT, CABOT, & FORBES

185 Dartmouth St.,
Boston, MA 02110

consultant information

issuance

FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan

drawing information

drawing by:	BP
drawing checked by:	LS
drawing scale:	As indicated
drawing date:	231 MAY 2022
project number:	19234.00

drawing revisions:

No.	Description	Date

registration

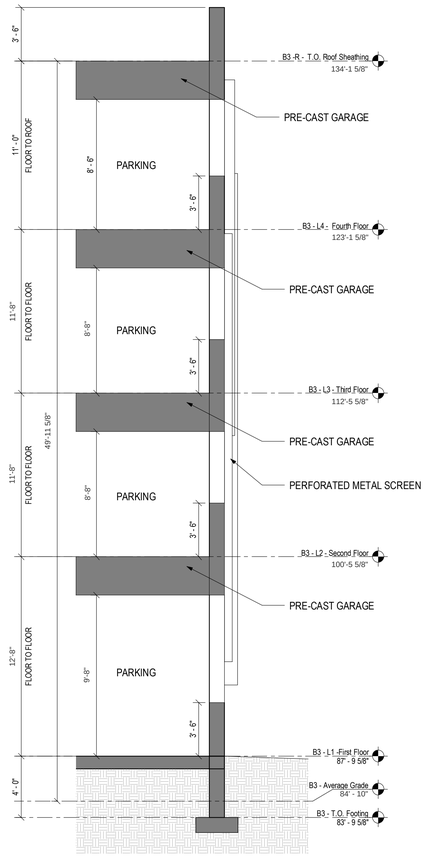
REGISTERED ARCHITECT
JOHN H. HARDING
No. 50486
LAWRENCE
MASSACHUSETTS
COMMONWEALTH OF MASSACHUSETTS

drawing name

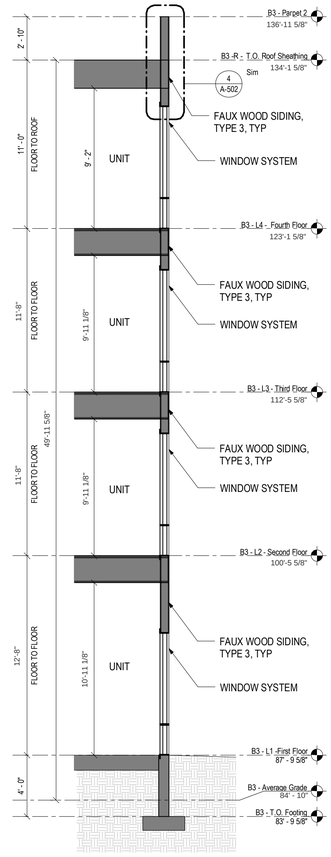
Buidling 3 Wall Sections

drawing number

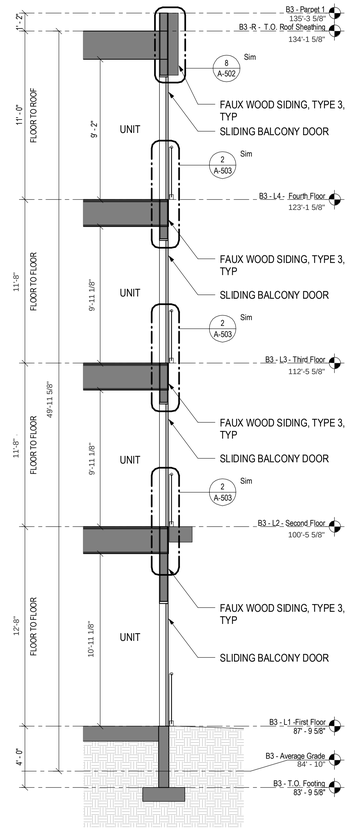
A-355



Section 21
1/4" = 1'-0"
3
A-355



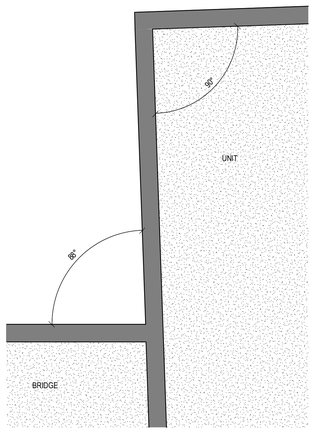
Section 20
1/4" = 1'-0"
2
A-355



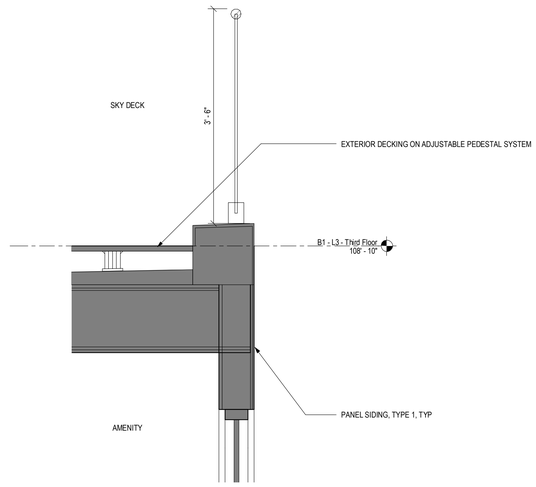
Section 19
1/4" = 1'-0"
1
A-355

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED

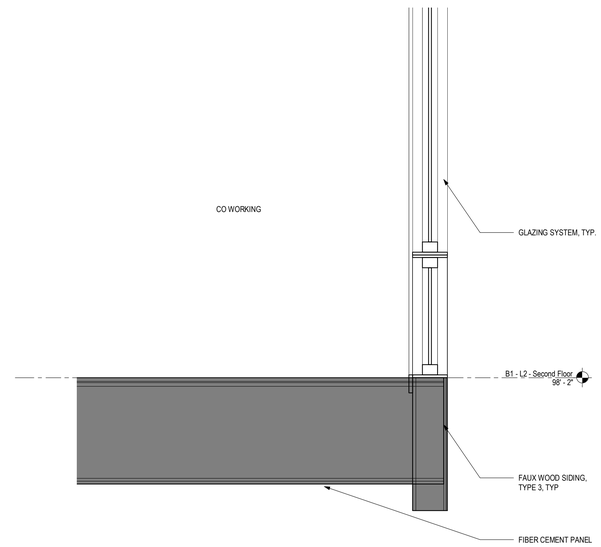
CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com



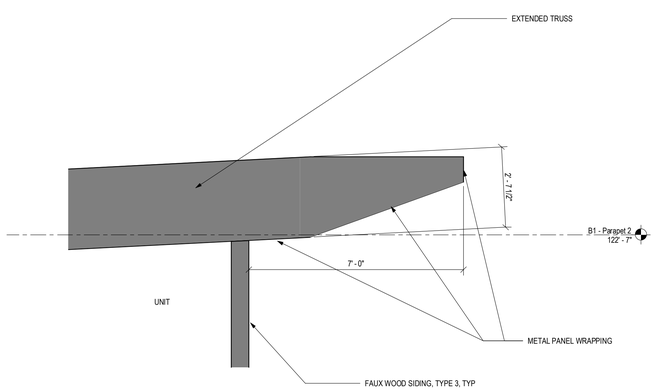
Bridge Connection Detail Plan — 6 / A-500
1/2" = 1'-0"



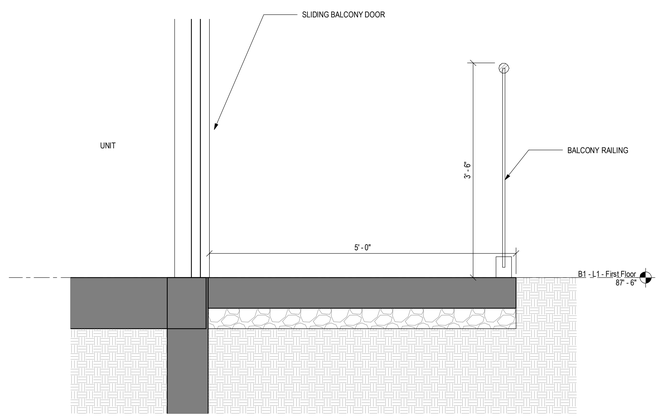
Sky Lounge Deck — 4 / A-500
1" = 1'-0"



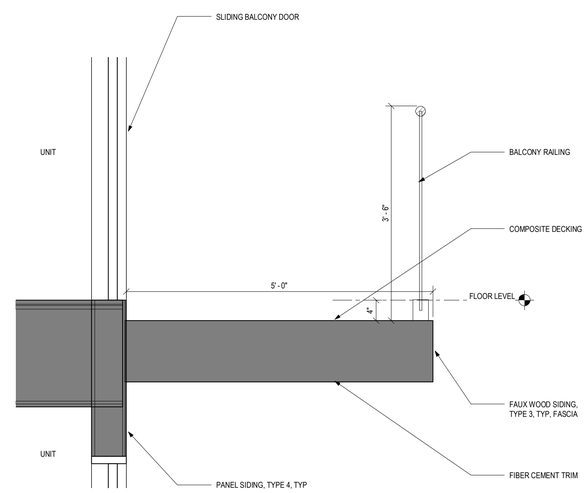
Bridge Floor — 2 / A-500
1" = 1'-0"



Roof Overhang — 5 / A-500
1/2" = 1'-0"



Ground Floor Patio — 3 / A-500
1" = 1'-0"



Typical Balcony — 1 / A-500
1" = 1'-0"

project information

200 QUANNAPOWITT PARKWAY
200-400 Quannapowitt Parkway
Wakefield, MA 01880

client information

CABOT, CABOT, & FORBES

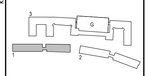
185 Dartmouth St.,
Boston, MA 02110

consultant information

issuance

FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan



drawing information

drawing by:	BP
drawing checked by:	LS
drawing scale:	As indicated
drawing date:	2:31 MAY 2022
project number:	19234.00

drawing revisions:

No.	Description	Date

registration

REGISTERED ARCHITECT
JOHN H. HARDING
No. 50480
LAWRENCE
MASSACHUSETTS
COMMONWEALTH OF MASSACHUSETTS

drawing name

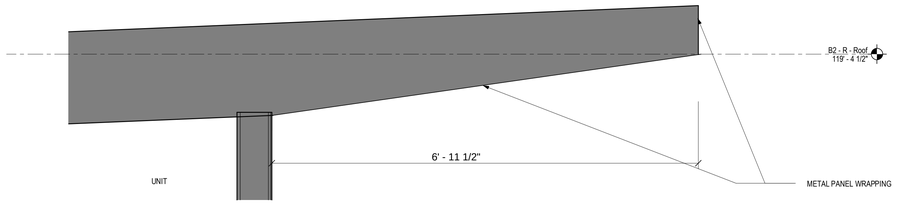
Building 1 Exterior Details

drawing number

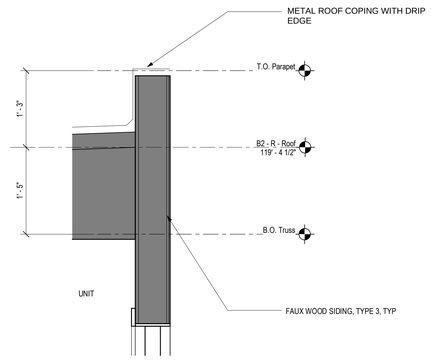
A-500

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED

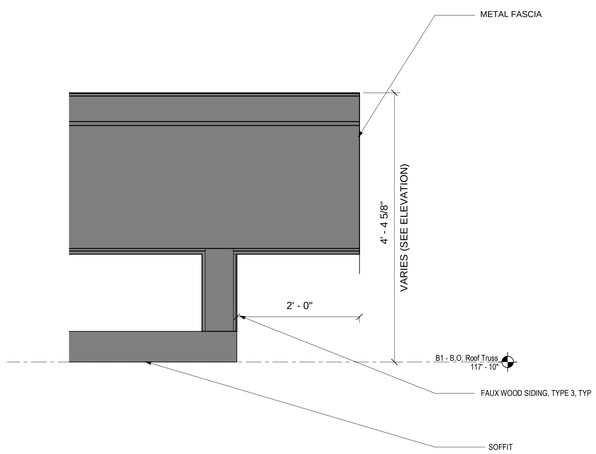
CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com



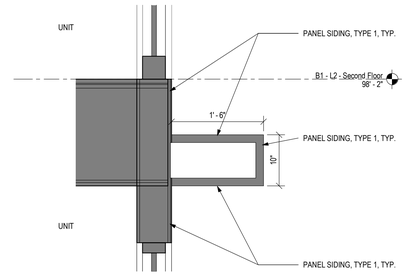
Roof Overhang 5
1" = 1'-0" A-501



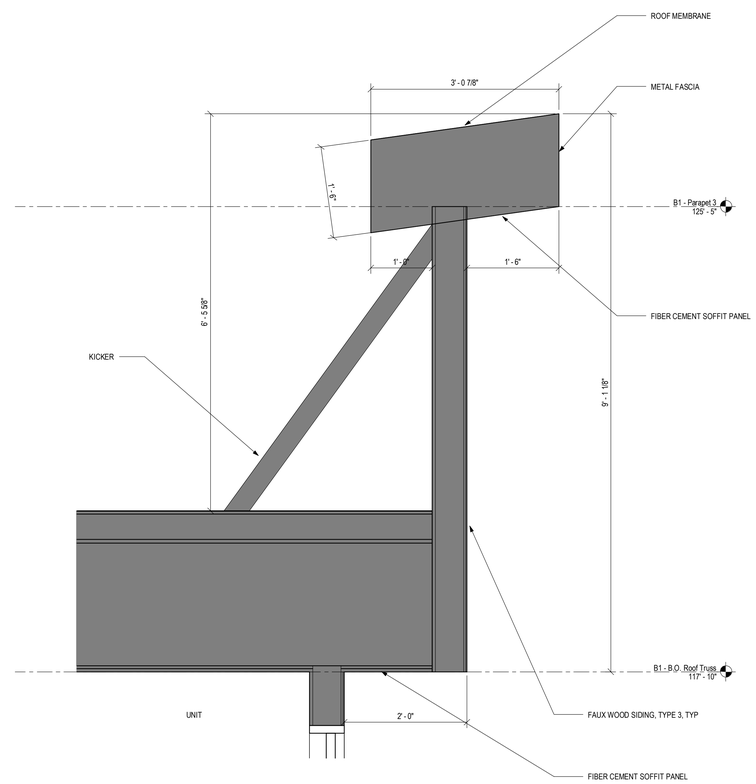
Typical Parapet 4
1" = 1'-0" A-501



Pitched Roof Soffit 3
1" = 1'-0" A-501



Overframing @ Amenity/Leasing 2
1" = 1'-0" A-501



Pitched Roof Parapet 1
1" = 1'-0" A-501

project information

200 QUANNAPOWITT PARKWAY
200-400 Quannapowitt Parkway
Wakefield, MA 01880

client information

CABOT, CABOT, & FORBES

185 Dartmouth St.,
Boston, MA 02110

consultant information

issuance

FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan

drawing information

drawing by:	BP
drawing checked by:	LS
drawing scale:	As indicated
drawing date:	231 MAY 2022
project number:	19234.00

drawing revisions:

No.	Description	Date

registration

REGISTERED ARCHITECT
JOHN H. HARDING
No. 50480
LAWRENCE
MASSACHUSETTS
COMMONWEALTH OF MASSACHUSETTS

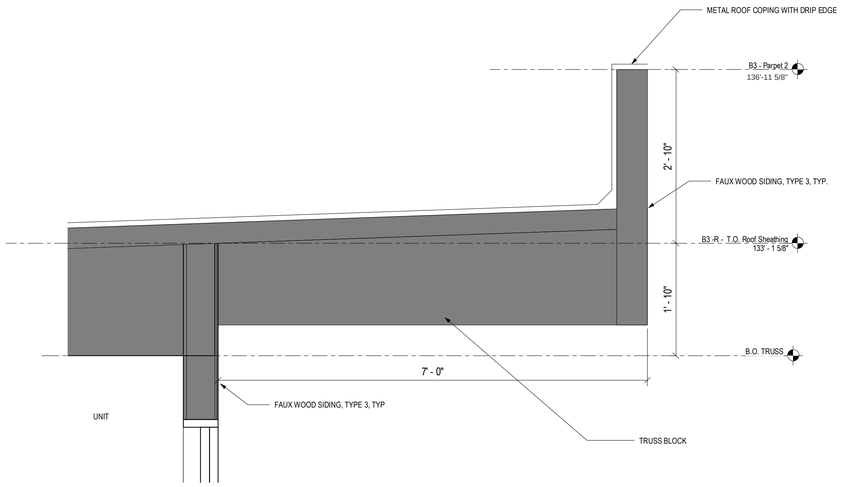
drawing name

Building 1 Exterior Details

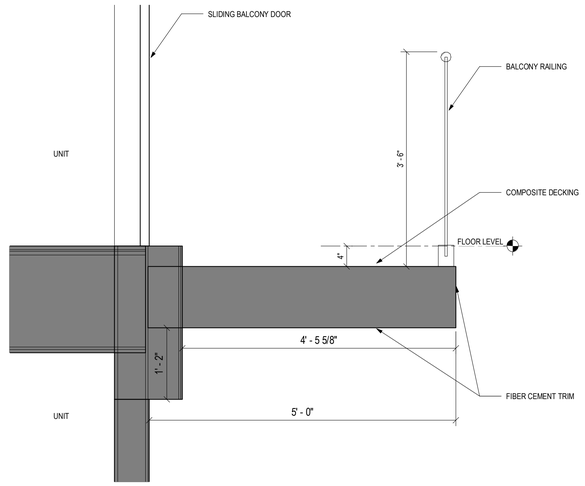
drawing number

A-501

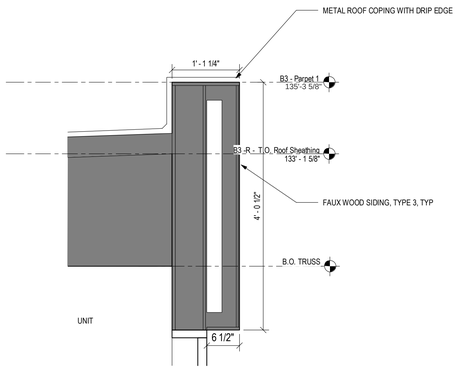
COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED



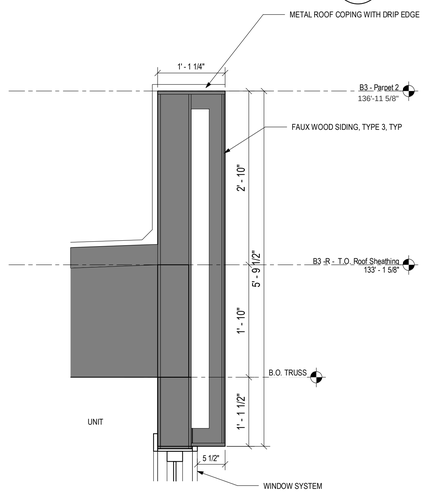
Balcony Roof 6 A-502
1" = 1'-0"



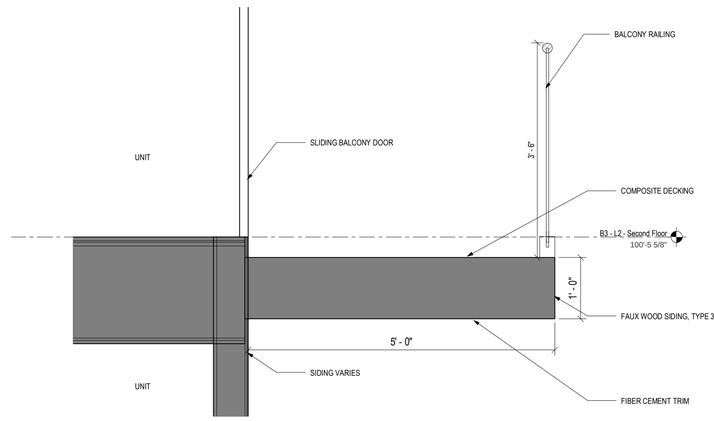
Typical Balcony with Overframing 3 A-502
1" = 1'-0"



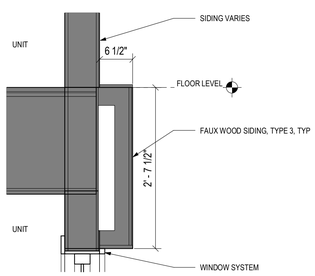
Typical Parapet 1 with Overframing 8 A-502
1" = 1'-0"



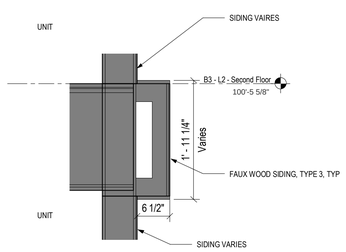
Typical Parapet 2 with Overframing 5 A-502
1" = 1'-0"



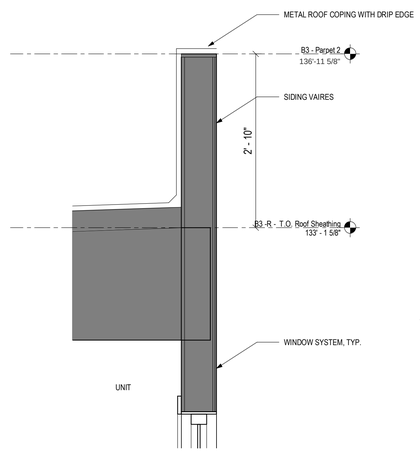
Typical Balcony 2 A-502
1" = 1'-0"



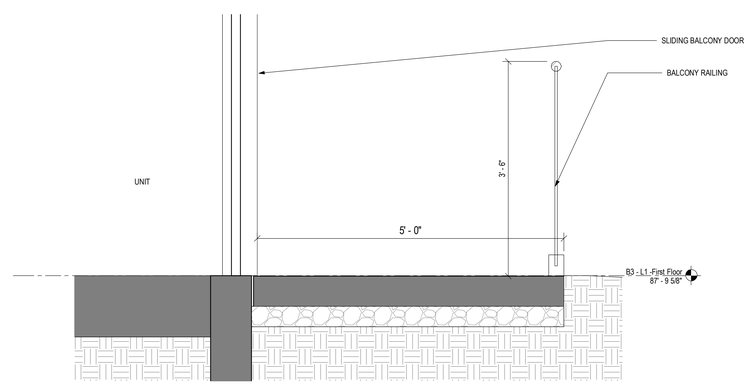
Typical Wall Overframing Above Window 9 A-502
1" = 1'-0"



Typical Wall Overframing 7 A-502
1" = 1'-0"



Typical Parapet 2 4 A-502
1" = 1'-0"



Ground Floor Balcony 1 A-502
1" = 1'-0"

CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com

project information

200 QUANNAPOWITT PARKWAY
200-400 Quannapowitt Parkway
Wakefield, MA 01880

client information

CABOT, CABOT, & FORBES

185 Dartmouth St.,
Boston, MA 02110

consultant information

issuance

FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan

drawing information

drawing by:	Author
drawing checked by:	LS
drawing scale:	As indicated
drawing date:	231 MAY 2022
project number:	19234.00

drawing revisions:

No.	Description	Date

registration

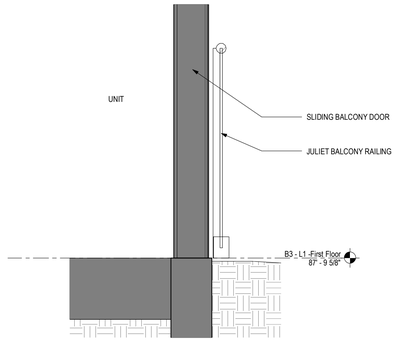
drawing name

Building 3 Exterior Details

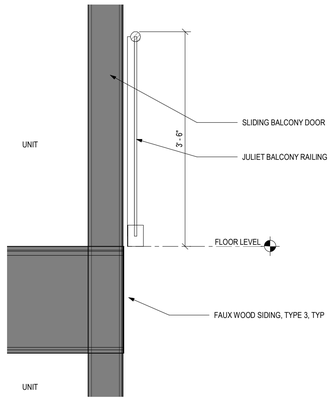
drawing number

A-502

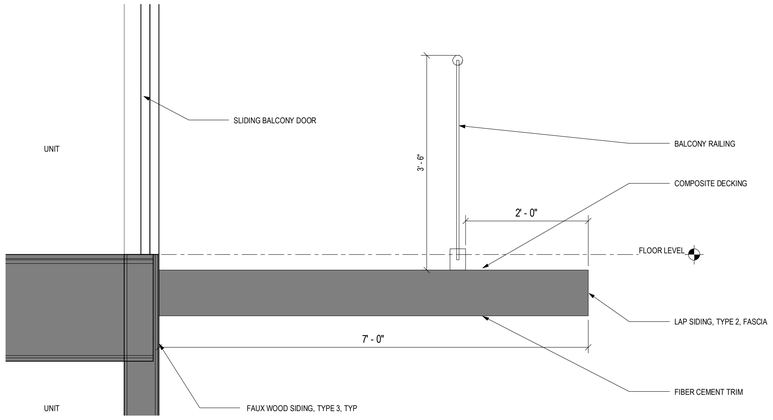
COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED



Juliet Balcony @ Ground Floor
1" = 1'-0"
3
A-503



Typical Juliet Balcony
1" = 1'-0"
2
A-503



Extended Balcony
1" = 1'-0"
1
A-503

CUBE3
architecture | interiors | planning
370 Merrimack St., Suite 337 Lawrence MA 01843
phone: 978.989.9900 www.cube3.com

project information

200 QUANNAPOWITT PARKWAY
200-400 Quannapowitt Parkway
Wakefield, MA 01880

client information

CABOT, CABOT, & FORBES

185 Dartmouth St.,
Boston, MA 02110

consultant information

issuance

FINAL ARCHITECTURAL SPECIAL PERMIT
NOT FOR CONSTRUCTION

key plan

drawing information

drawing by:	BP
drawing checked by:	LS
drawing scale:	As indicated
drawing date:	231 MAY 2022
project number:	19234.00

drawing revisions:

No.	Description	Date

registration

drawing name

Building 3 Exterior Details

drawing number

A-503

COPYRIGHT (C) 2022 CUBE 3 STUDIO LLC, ALL RIGHTS RESERVED