

INDEPENDENCE VILLAGE  
25 PLEASANT STREET  
IPSWICH, MA 01938  
02.01.19

## ROOF AND FACADE STUDY

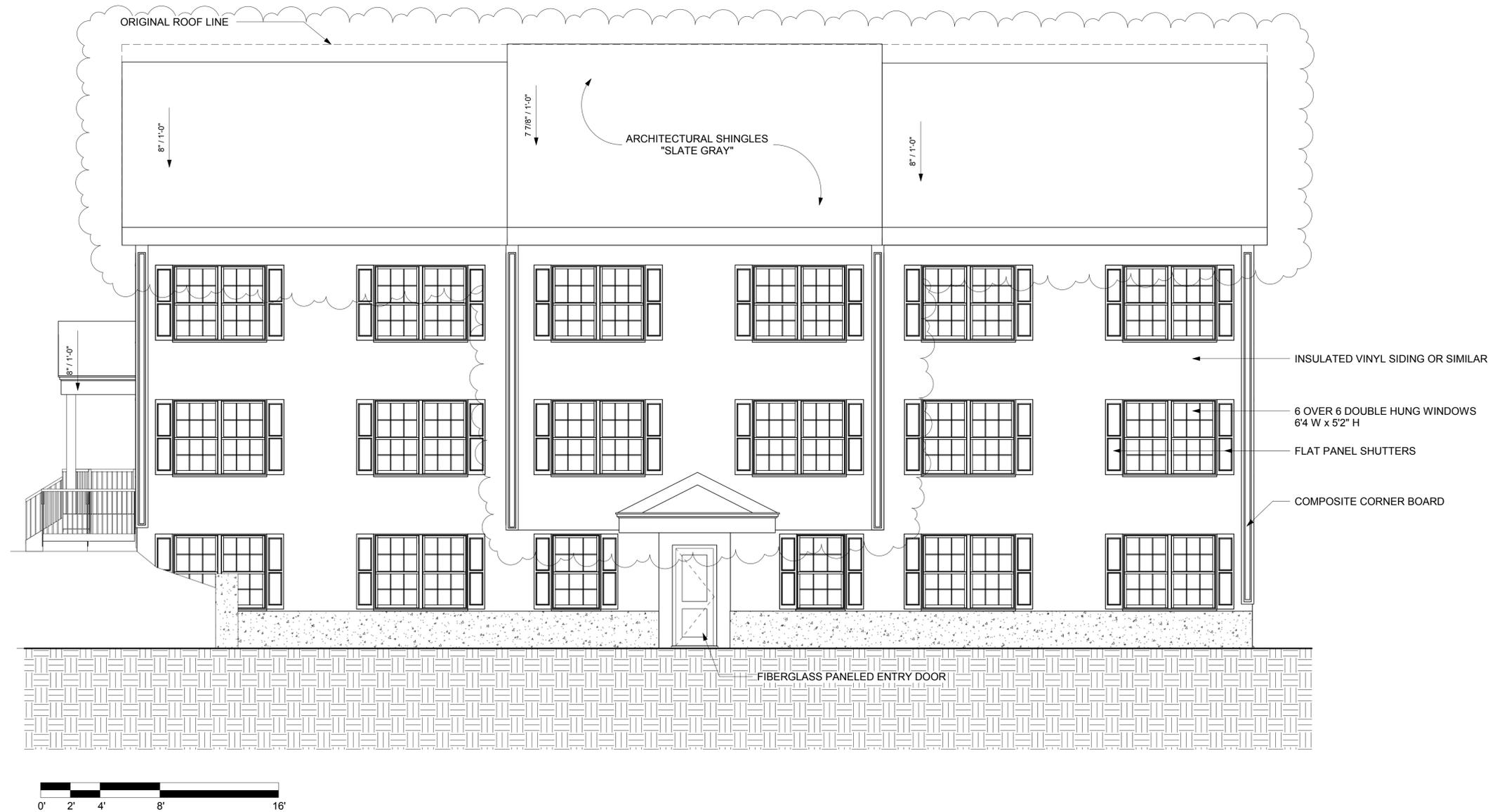
OPTION 1 - TRIPART GABLE ROOF, FLAT ROOF ABOVE CIRCULATION AREA

OPTION 2 - CROSS GABLED ROOF, FLAT ROOF ABOVE CIRCULATION AREA

OPTION 3 - HIP ROOF, FLAT ROOF ABOVE CIRCULATION AREA

# OPTION 1 - TRIPART GABLE ROOF, FLAT ROOF ABOVE CIRCULATION AREA BLAISDELL TERRACE FACADE

- MULTI LEVEL ROOF
- EXTRUDED FACADE;  
COMPLIES WITH SET BACK  
REQUIREMENTS
- ROOF PITCH/HEIGHT  
UNCHANGED IN CENTER
- ROOF HEIGHT AT BUILDING  
ENDS REDUCED BY 1'- 2 1/4"



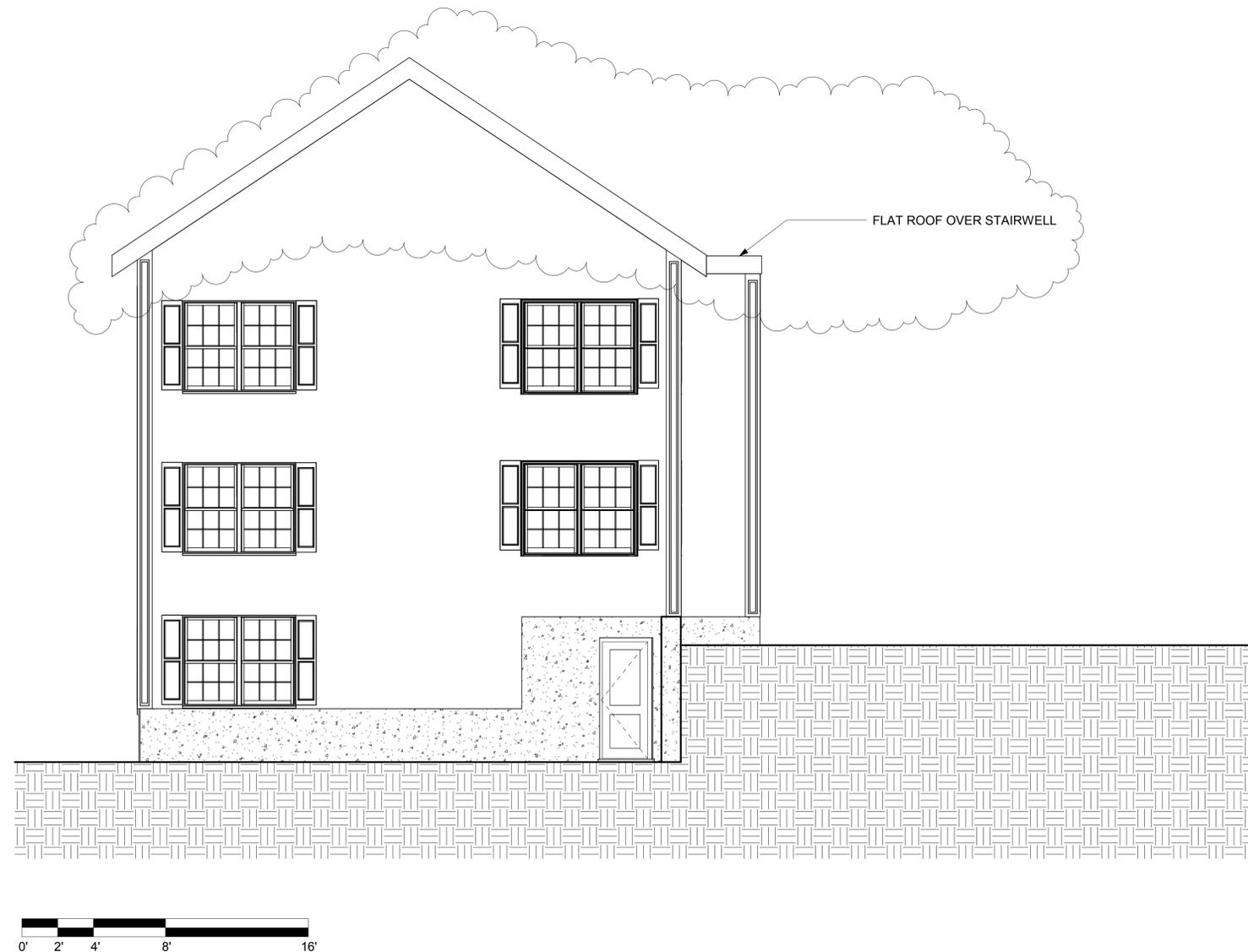
# OPTION 1 - TRIPART GABLE ROOF, FLAT ROOF ABOVE CIRCULATION AREA PLEASANT STREET FACADE

- FLAT ROOF OVER STAIRWELL  
TO REDUCE ROOF HEIGHT,  
BUILDING & ATTIC VOLUME



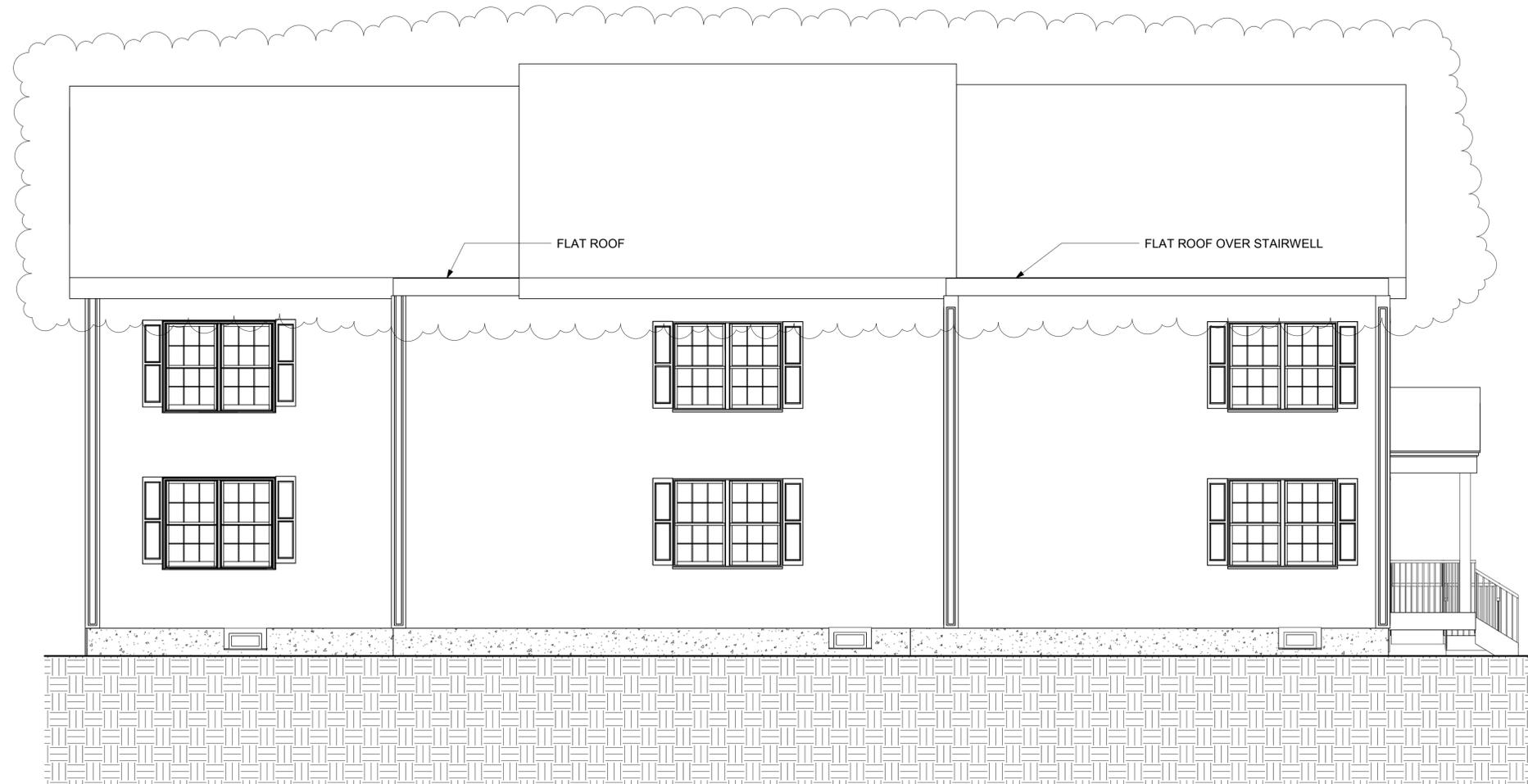
# OPTION 1 - TRIPART GABLE ROOF, FLAT ROOF ABOVE CIRCULATION AREA SIDE FACADE

- FLAT ROOF OVER STAIRWELL  
TO REDUCE ROOF HEIGHT,  
BUILDING & ATTIC VOLUME



# OPTION 1 - TRIPART GABLE ROOF, FLAT ROOF ABOVE CIRCULATION AREA SIDE FACADE

- FLAT ROOF OVER STAIRWELL  
TO REDUCE ROOF HEIGHT,  
BUILDING & ATTIC VOLUME



# OPTION 2 - CROSS GABLED ROOF, FLAT ROOF ABOVE CIRCULATION AREA BLAISDELL TERRACE FACADE

- EXTRUDED FACADES COMPLY WITH SET BACK REQUIREMENTS

- ROOF PITCH UNCHANGED

- ROOF HEIGHTS REDUCED BY 1'-0 1/2" & 2'-1 1/2"



# OPTION 2 - CROSS GABLED ROOF, FLAT ROOF ABOVE CIRCULATION AREA PLEASANT STREET FACADE

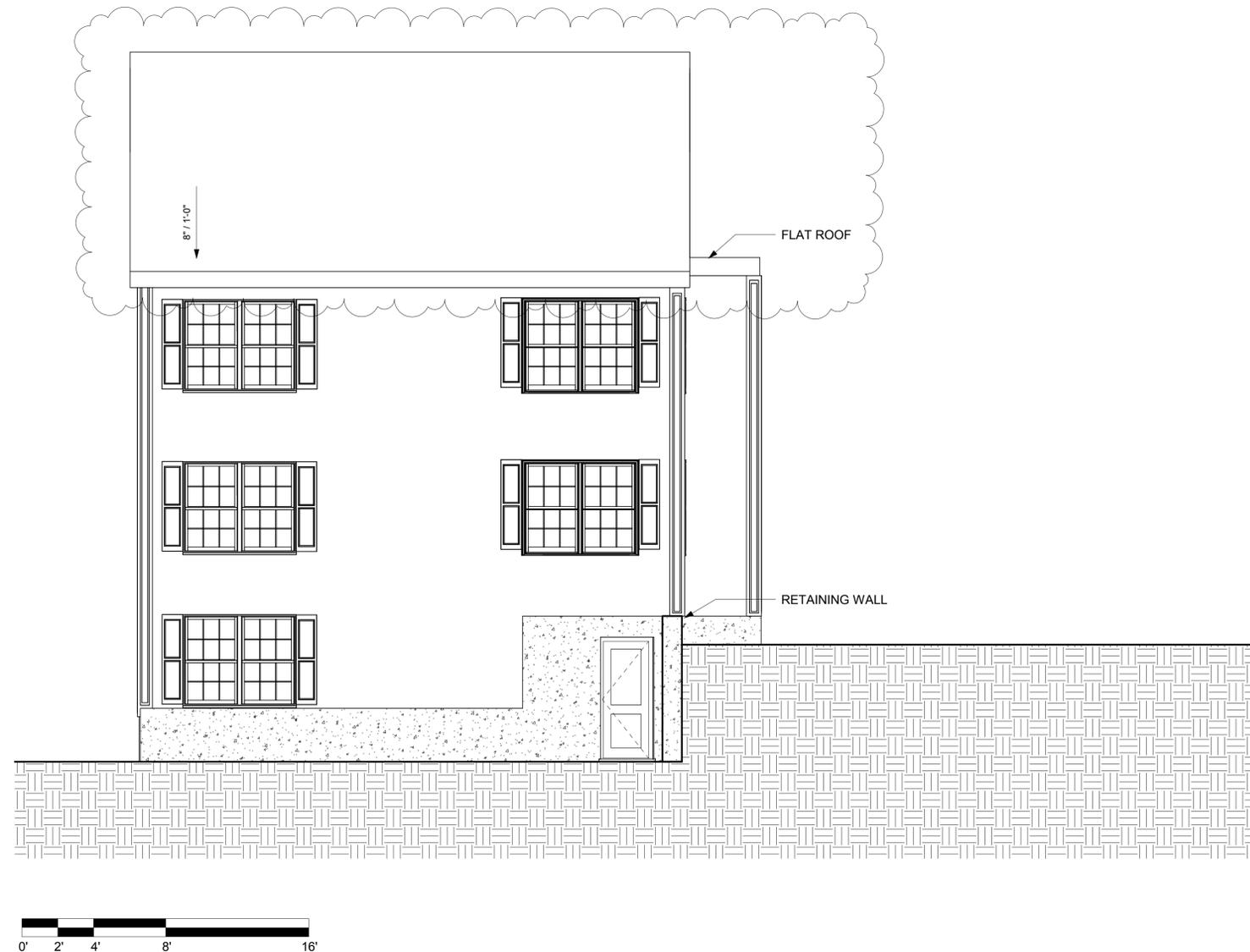
- FLAT ROOF OVER  
STAIRWELL TO REDUCE ROOF  
HEIGHT, BUILDING & ATTIC  
VOLUME

- ROOF PEAK HEIGHT  
REDUCED BY 2'-1 1/2"



# OPTION 2 - CROSS GABLED ROOF, FLAT ROOF ABOVE CIRCULATION AREA SIDE FACADE

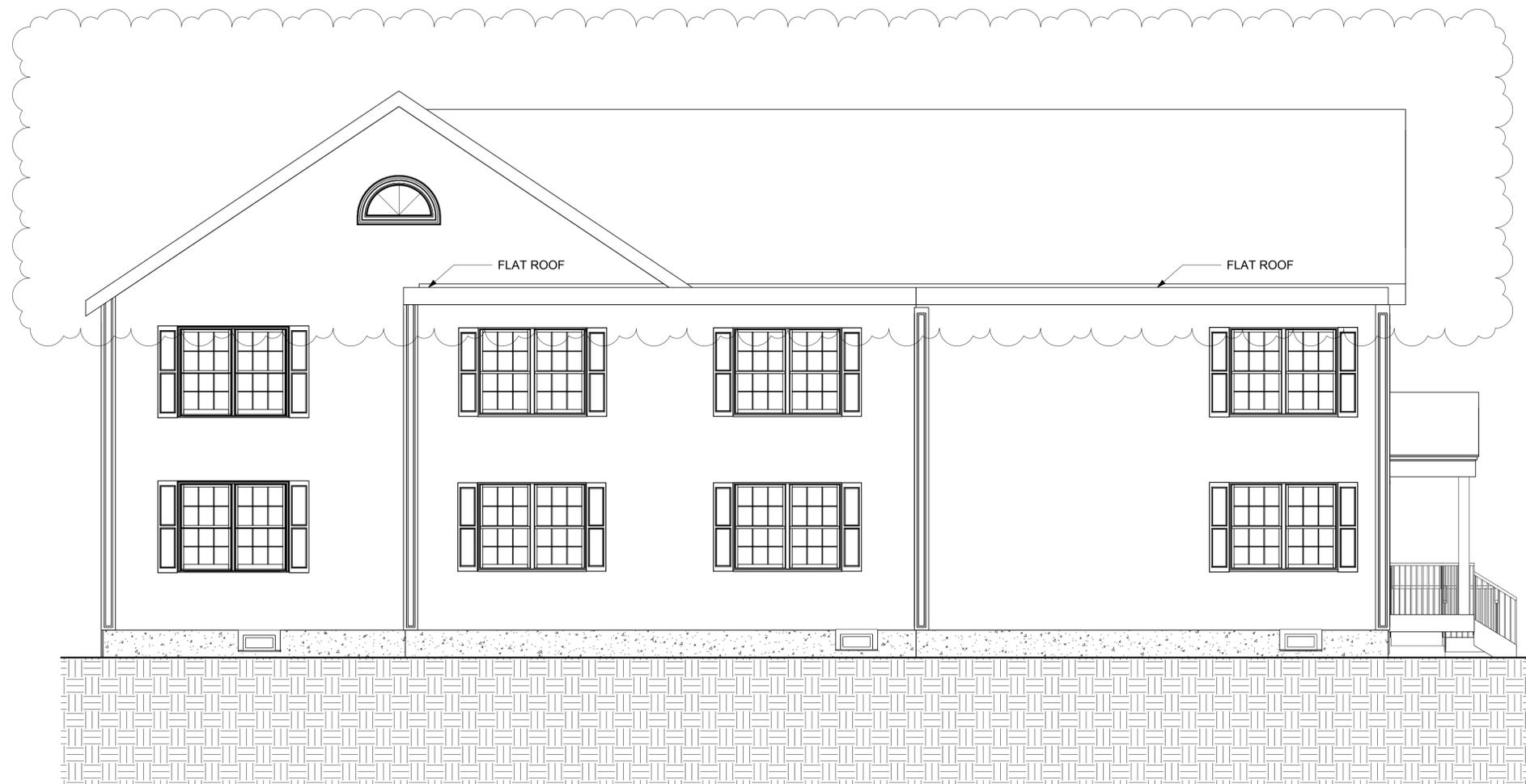
- FLAT ROOF OVER  
STAIRWELL TO REDUCE ROOF  
HEIGHT, BUILDING & ATTIC  
VOLUME



# OPTION 2 - CROSS GABLED ROOF, FLAT ROOF ABOVE CIRCULATION AREA SIDE FACADE

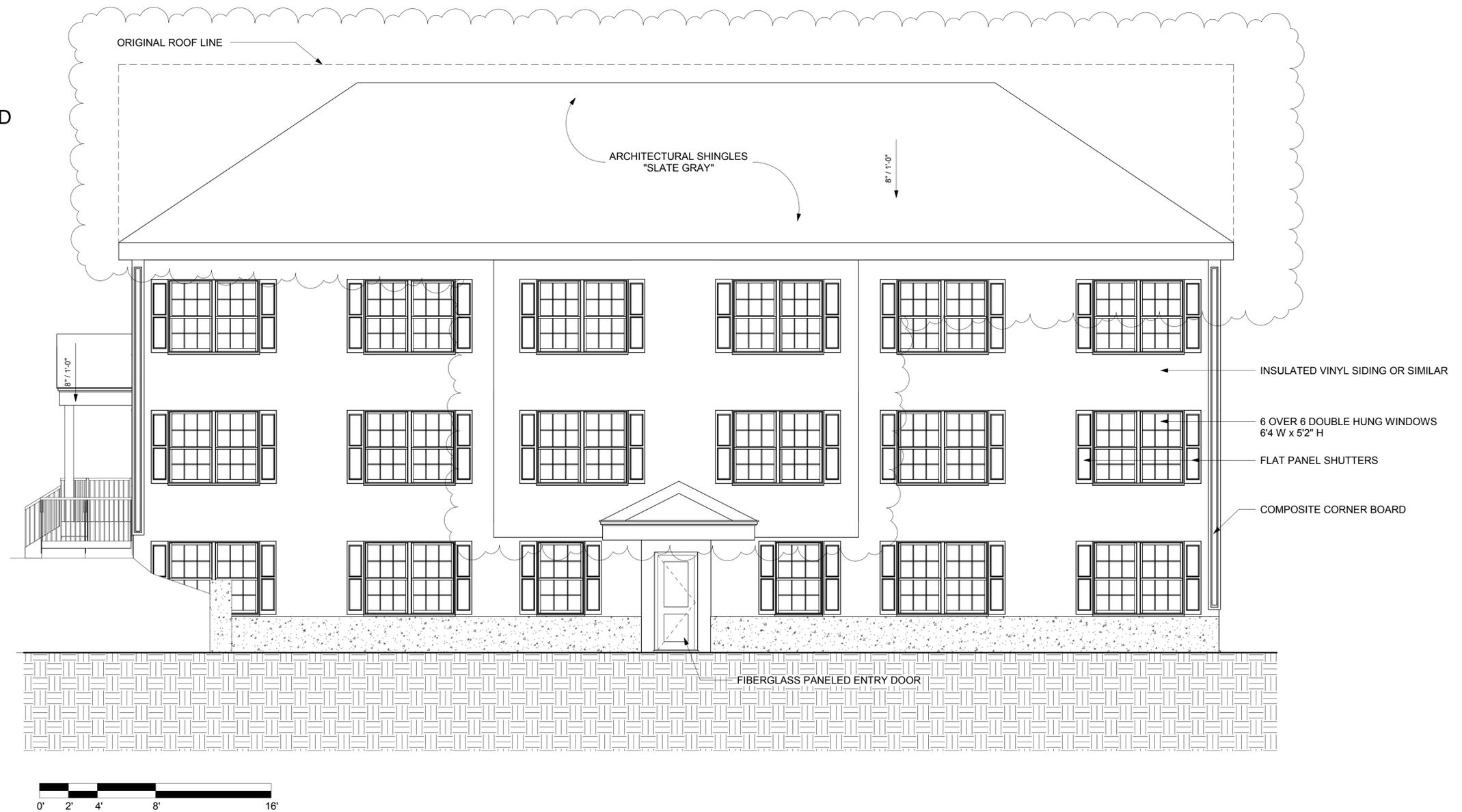
- GABLED ROOF CONTINUED THROUGH TO SOUTHWEST ELEVATION OPPOSITE BLAISDELL TERRACE

- FLAT ROOF OVER STAIRWELL TO REDUCE ROOF HEIGHT, BUILDING & ATTIC VOLUME



# OPTION 3 - HIP ROOF, FLAT ROOF ABOVE CIRCULATION AREA BLAISDELL TERRACE FACADE

- HIP ROOF TO REDUCE ATTIC VOLUME
- ROOF PITCH UNCHANGED
- ROOF PEAK HEIGHT REDUCED BY 1'-3 1/4"
- EXTRUDED FACADE; COMPLIES WITH SET BACK REQUIREMENTS

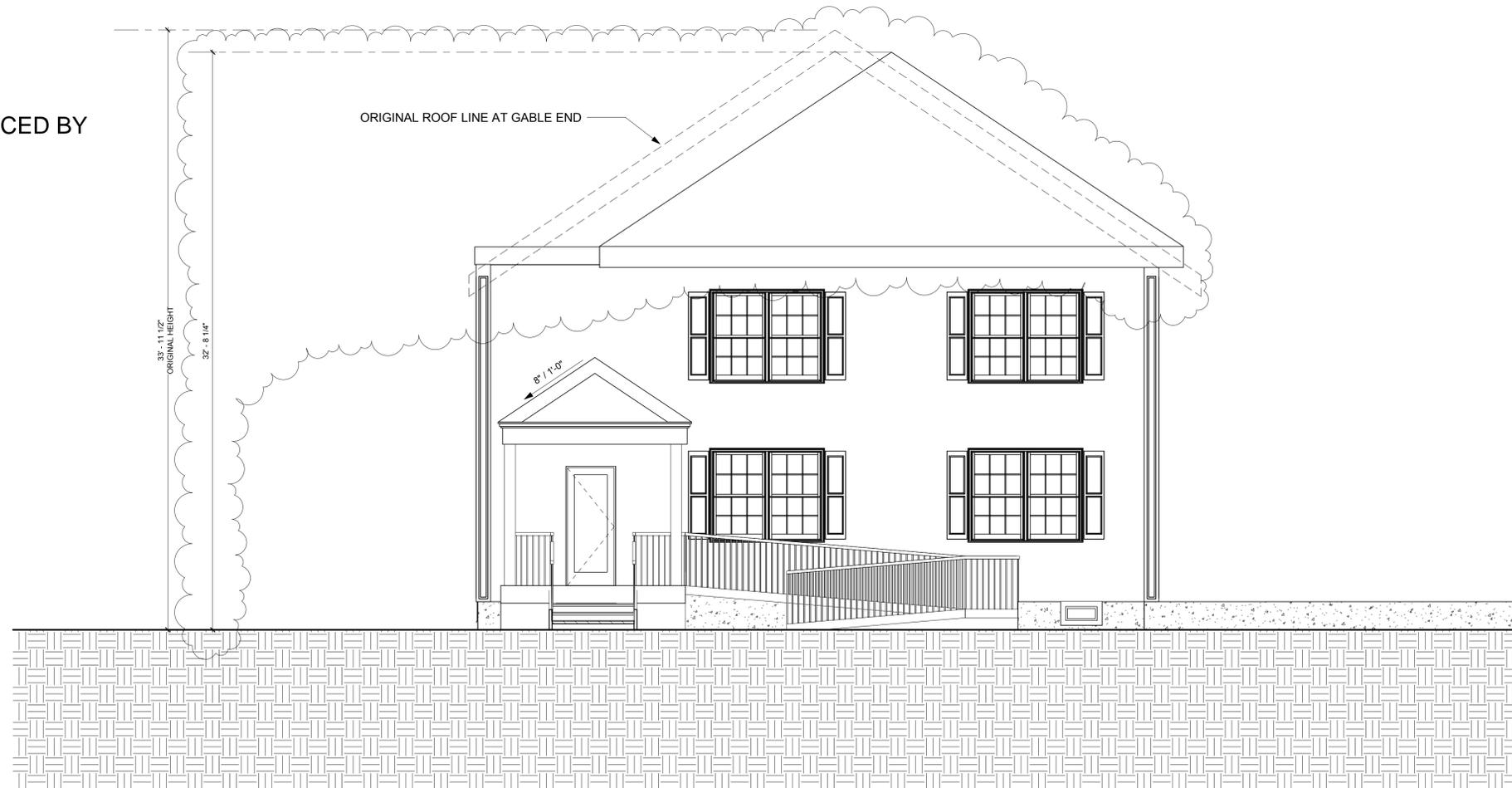


# OPTION 3 - HIP ROOF, FLAT ROOF ABOVE CIRCULATION AREA PLEASANT STREET FACADE

- FLAT ROOF OVER STAIRWELL TO  
REDUCE ROOF HEIGHT, BUILDING &  
ATTIC VOLUME

- ROOF PITCH UNCHANGED

- ROOF PEAK HEIGHT REDUCED BY  
1'-3 1/4"

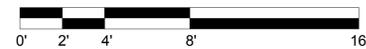


# OPTION 3 - HIP ROOF, FLAT ROOF ABOVE CIRCULATION AREA SIDE FACADE

- FLAT ROOF OVER STAIRWELL  
TO REDUCE ROOF HEIGHT,  
BUILDING & ATTIC VOLUME

- ROOF PITCH UNCHANGED

- ROOF PEAK HEIGHT REDUCED  
BY 1'-3 1/4"



# OPTION 3 - HIP ROOF, FLAT ROOF ABOVE CIRCULATION AREA SIDE FACADE

- FLAT ROOF OVER STAIRWELL  
TO REDUCE ROOF HEIGHT,  
BUILDING & ATTIC VOLUME

- ROOF PITCH UNCHANGED

- ROOF PEAK HEIGHT REDUCED  
BY 1'-3 1/4"

