



INSTITUTION FOR SAVINGS

Building Stronger Communities Together Since 1820

HISTORIC COMMISSION SUBMITTAL

January 14, 2021

Model Views

Dimensional Comparisons

Usable Square Footage

Previous Submission

7,712 sf

Current Submission

6,512 sf

Height:	Proposed	1870	11-13 Prospect	Otis Selected Structures
Ridge	33'-4"	33'-11"	37'-3"	32'-6"
Eave	24'-6"	30'-8"	23'-6"	21'-7"

Setback from Prospect

Previous Submission

0' to 1' -6"

Current Submission

5'- 6"

Setback from Otis

Previous

0' to 3'

Current

9'-9" to 24'-7"

Setback from Griffin

Previous

5'-10"

Current

7'-7"



Setback
Garden Street
5'

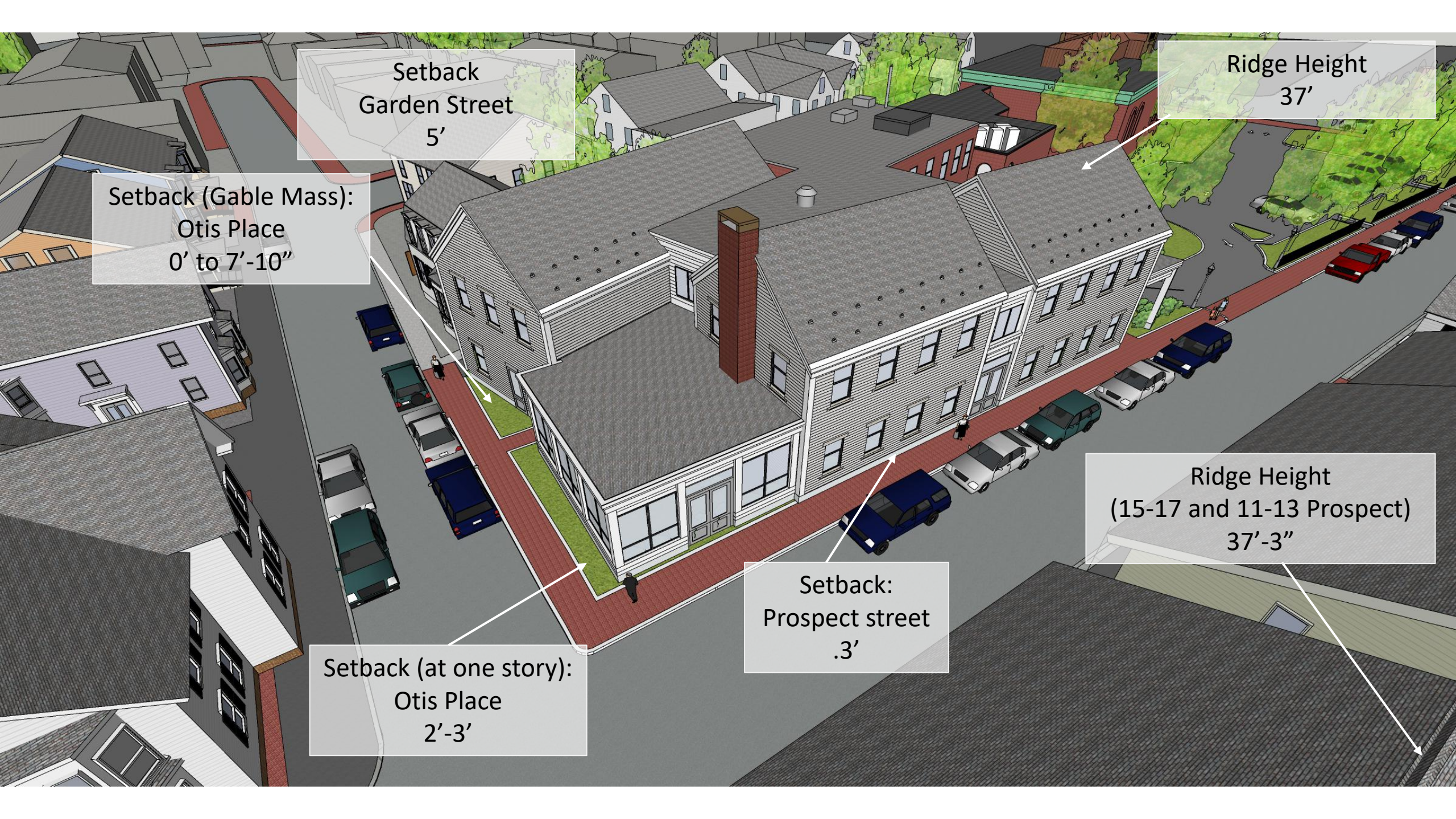
Ridge Height
37'

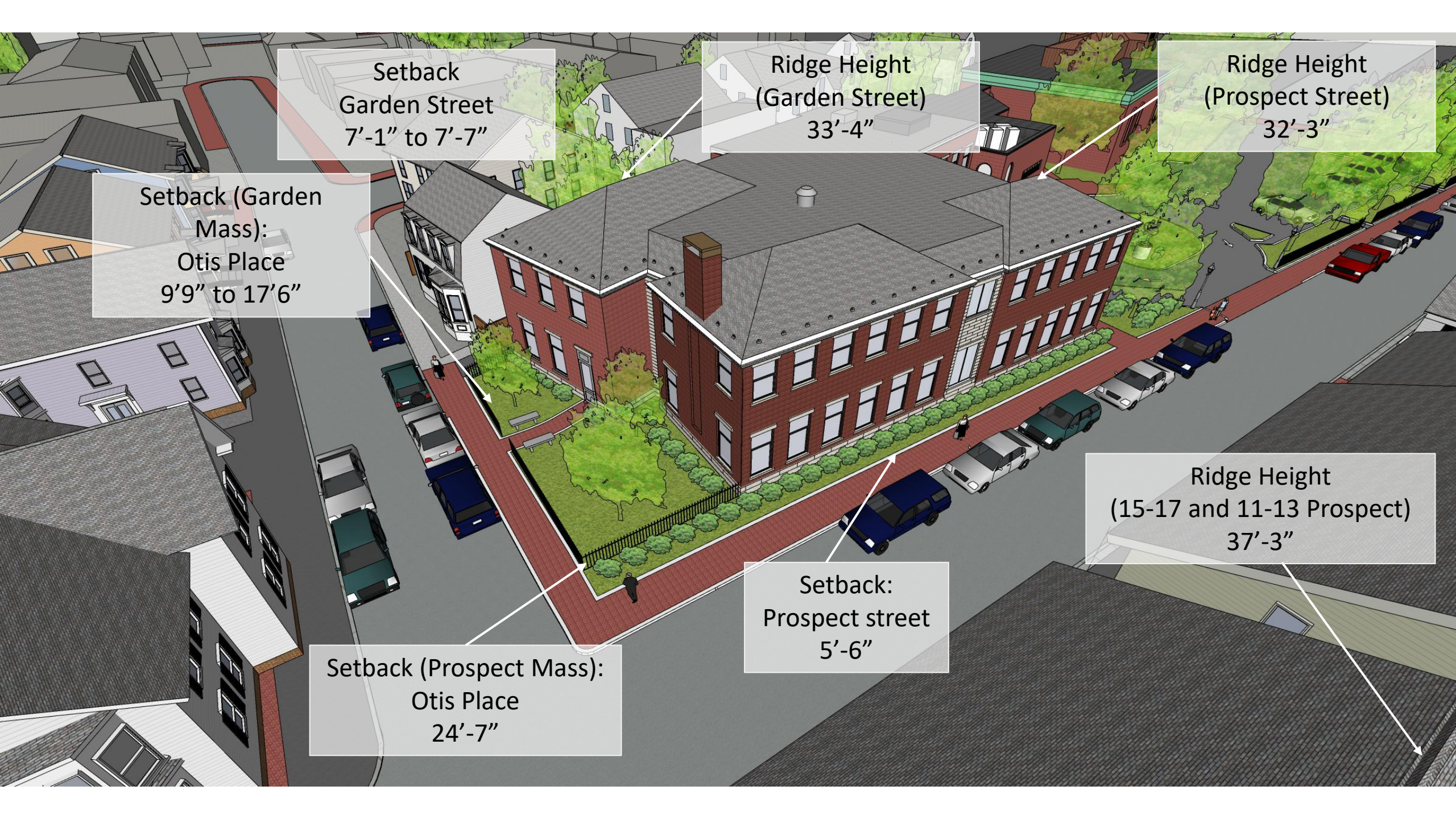
Setback (Gable Mass):
Otis Place
0' to 7'-10"

Ridge Height
(15-17 and 11-13 Prospect)
37'-3"

Setback:
Prospect street
.3'

Setback (at one story):
Otis Place
2'-3'





Setback
Garden Street
7'-1" to 7'-7"

Ridge Height
(Garden Street)
33'-4"

Ridge Height
(Prospect Street)
32'-3"

Setback (Garden
Mass):
Otis Place
9'9" to 17'6"

Ridge Height
(15-17 and 11-13 Prospect)
37'-3"

Setback:
Prospect street
5'-6"

Setback (Prospect Mass):
Otis Place
24'-7"



ROOF/EAVE HEIGHT

Eave Height
Typical
24'-6"

Eave Height
(11-13, 15-17 19-21 Prospect)
23'-6"



ROOF/EAVE HEIGHT

Eave Height
Typical
24'-6"

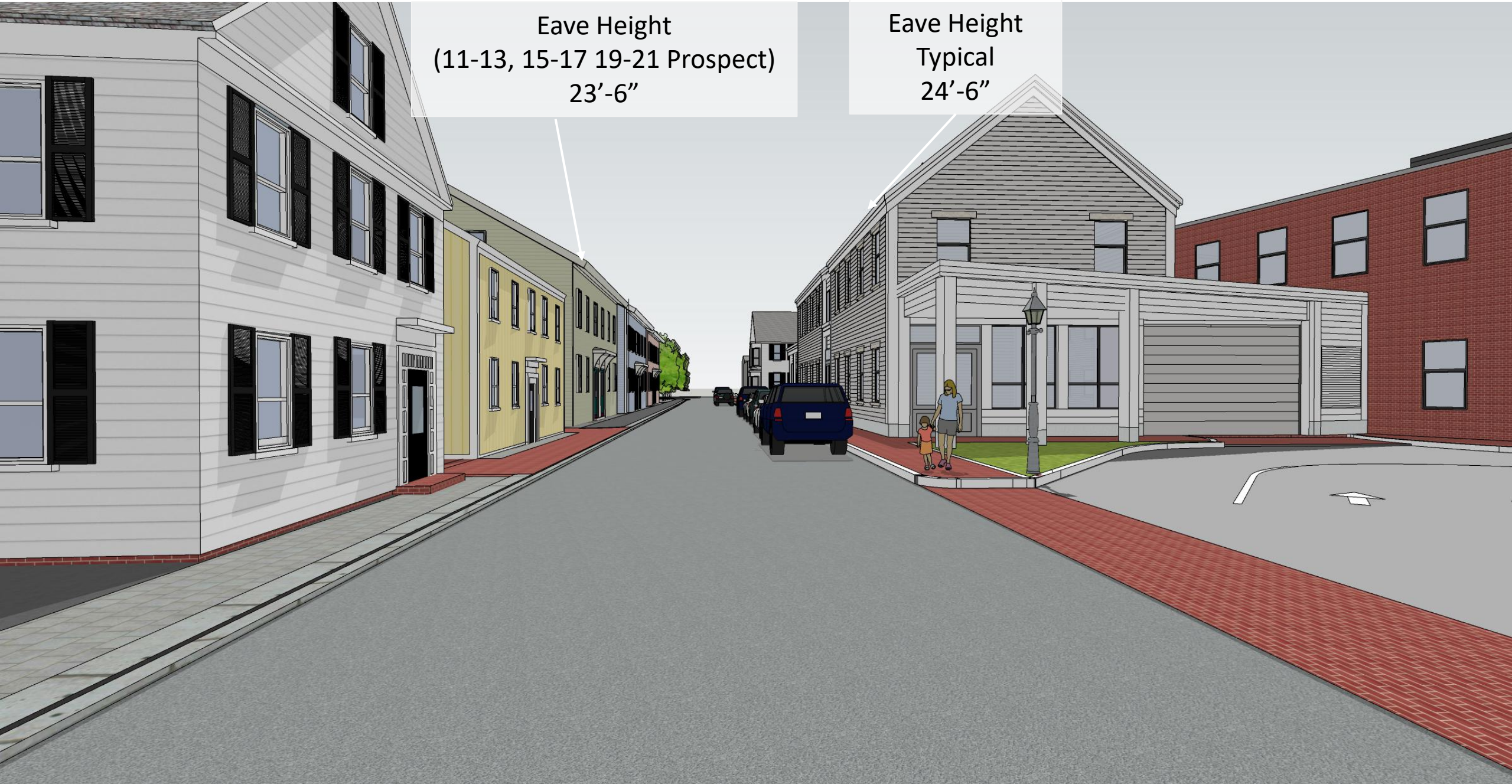
Eave Height
(11-13, 15-17 19-21 Prospect)
23'-6"



ROOF/EAVE HEIGHT

Eave Height
(11-13, 15-17 19-21 Prospect)
23'-6"

Eave Height
Typical
24'-6"



Eave Height
(11-13, 15-17 19-21 Prospect)
23'-6"

Eave Height
Typical
24'-6"





Rear Property Line
Setback
5'



Rear Property Line
Setback
7'1" to 7'-7"

Model Views



PREVIOUS - STATE STREET



PROPOSED - STATE STREET



PREVIOUS - STATE AND PROSPECT STREET



PROPOSED - STATE AND PROSPECT STREET



PREVIOUS - STATE AND PROSPECT STREET



PROPOSED - STATE AND PROSPECT STREET



PREVIOUS - STATE AND PROSPECT STREET



PROPOSED - STATE AND PROSPECT STREET



PREVIOUS - STATE AND PROSPECT STREET



PROPOSED - STATE AND PROSPECT STREET



PREVIOUS - GARDEN STREET



PROPOSED - GARDEN STREET



PREVIOUS - OTIS PLACE



PROPOSED - OTIS PLACE



PREVIOUS - OTIS PLACE



PROPOSED - OTIS PLACE



PREVIOUS - OTIS PLACE



PROPOSED - OTIS PLACE



PREVIOUS - FAÇADE DETAIL



PROPOSED - FAÇADE DETAIL



PREVIOUS - AERIAL NORTHWEST



PROPOSED - AERIAL NORTHWEST

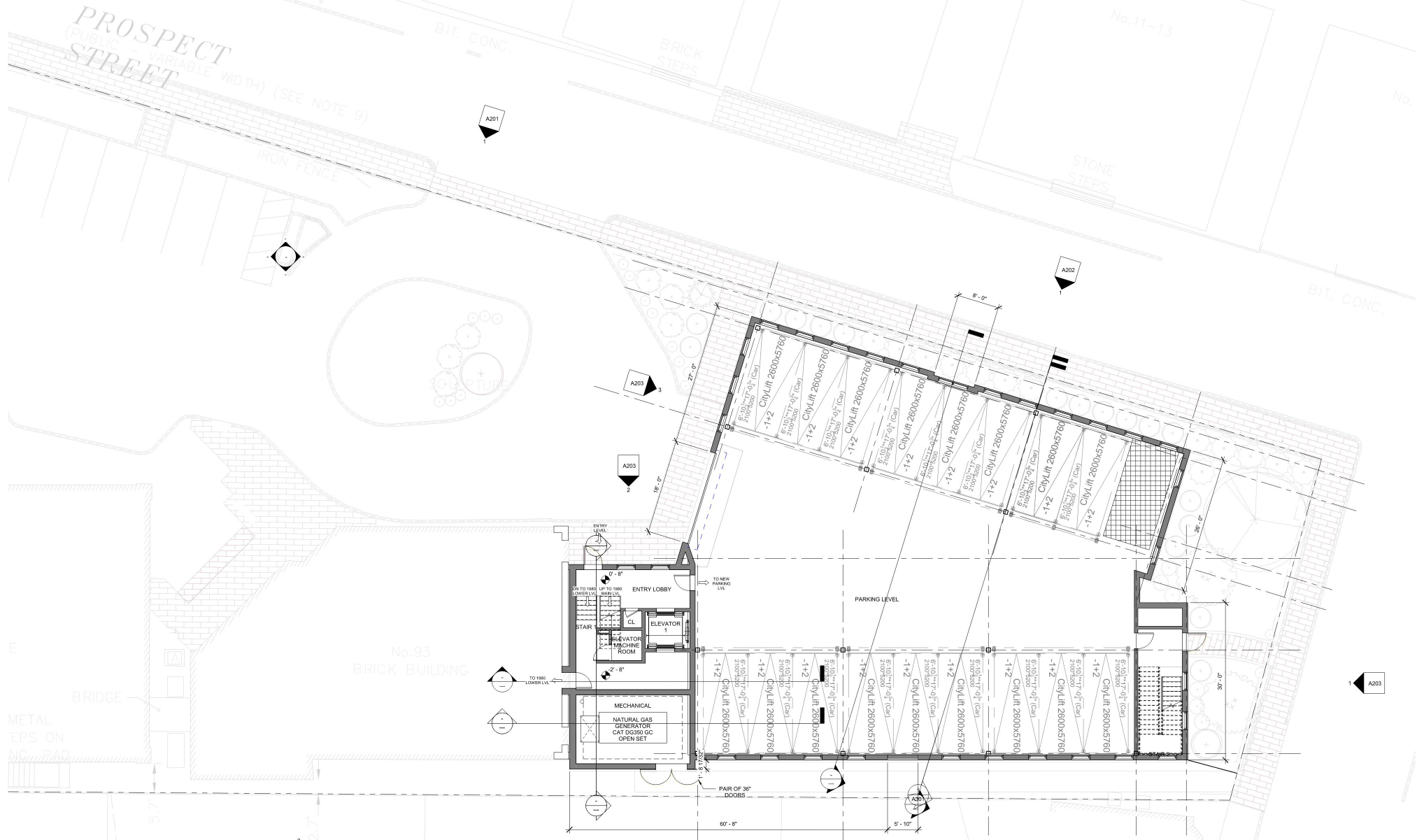


PREVIOUS - AERIAL NORTHEAST



PROPOSED - AERIAL NORTHEAST

Plan Views



**Institution for Savings
Office Addition**

93 STATE STREET
NEWBURYPORT, MA 01950

FIRST FLOOR PLAN

12/30/2020

ARC Architectural Resources Cambridge
501 Boylston Street, Suite 4101, Boston, MA 02116
617.547.2200 www.arcusa.com

A101

SCALE: 1/8" = 1'-0"



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SECOND FLOOR PLAN

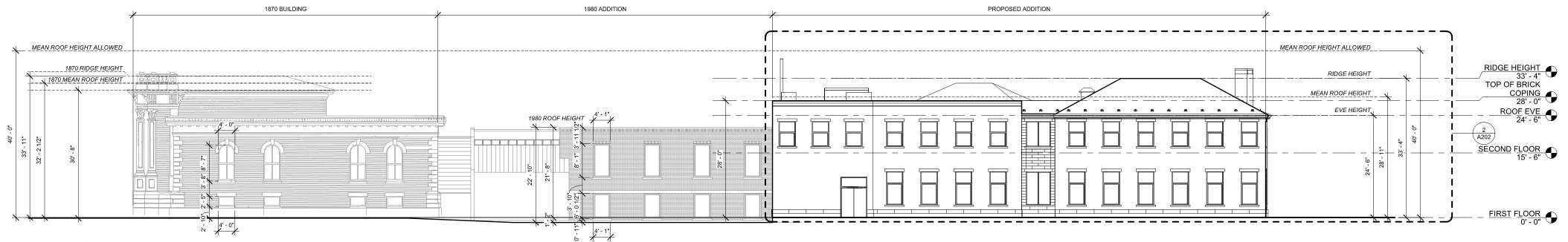
12/30/2020

ARC Architectural Resources Cambridge
501 Boylston Street, Suite 4101, Boston, MA 02116
617.547.2200 www.arcusa.com

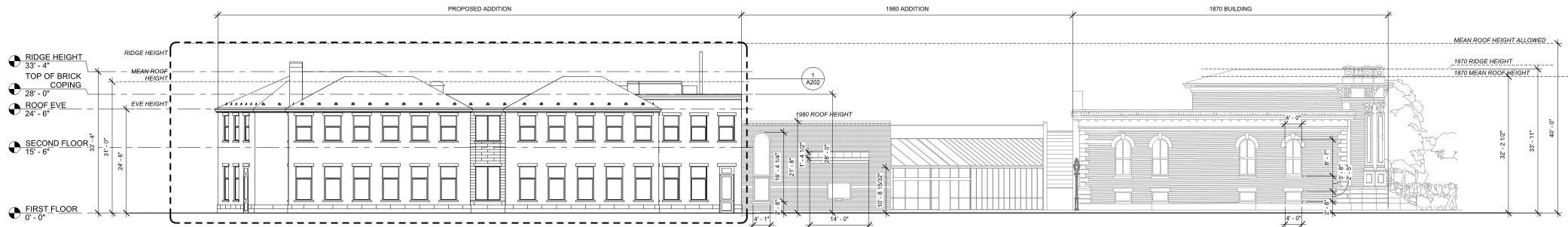
A102

SCALE: 1/8" = 1'-0"

Elevation and Section Views



2 Garden St Elevation Overall
3/32" = 1'-0"



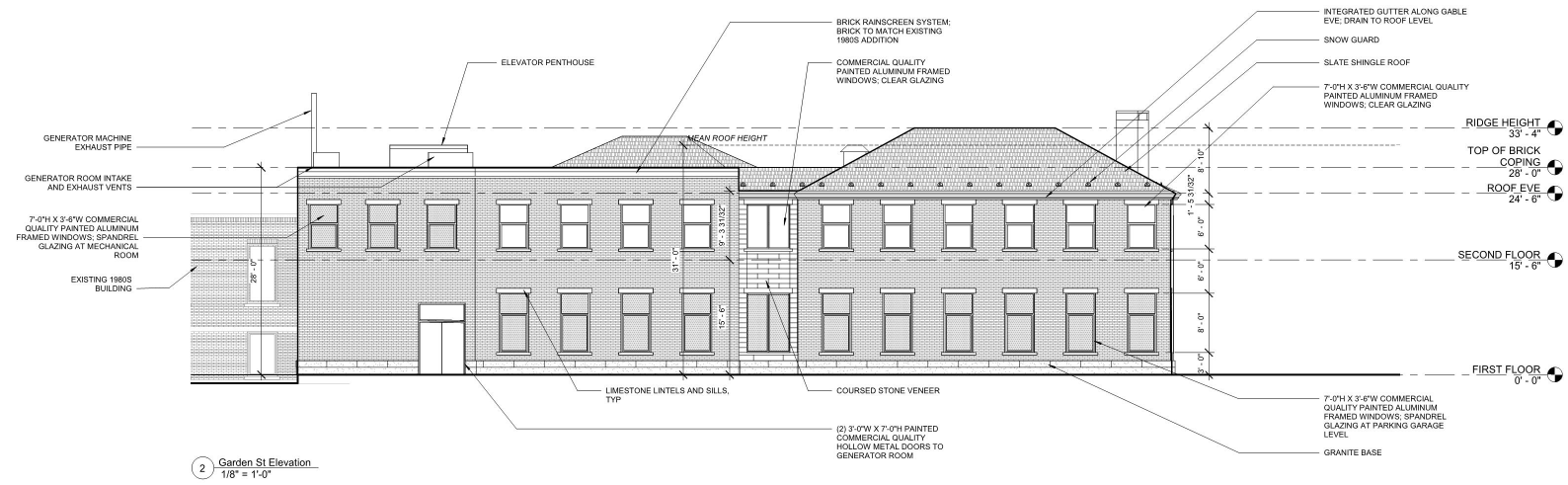
1 Prospect St Elevation Overall
3/32" = 1'-0"

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01/12/2020

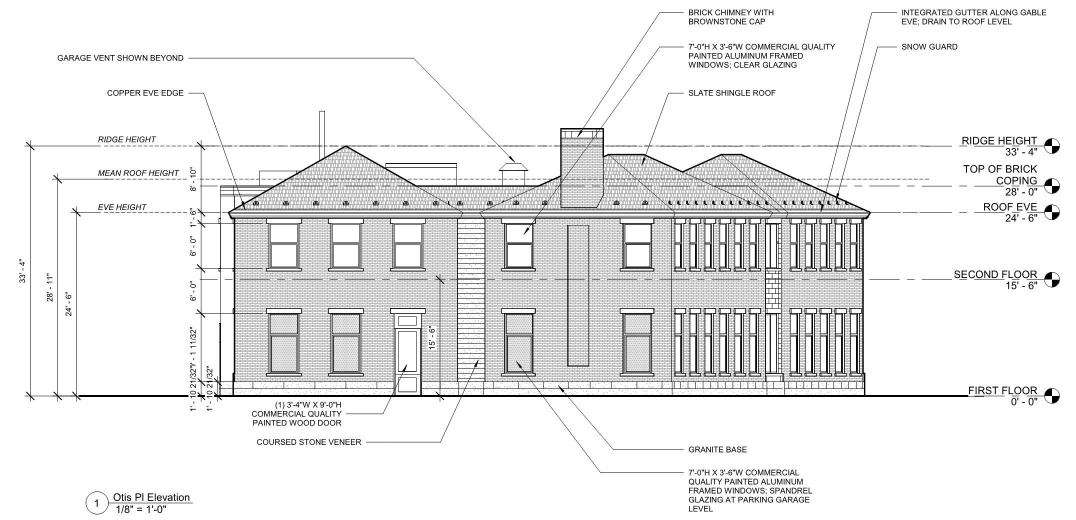
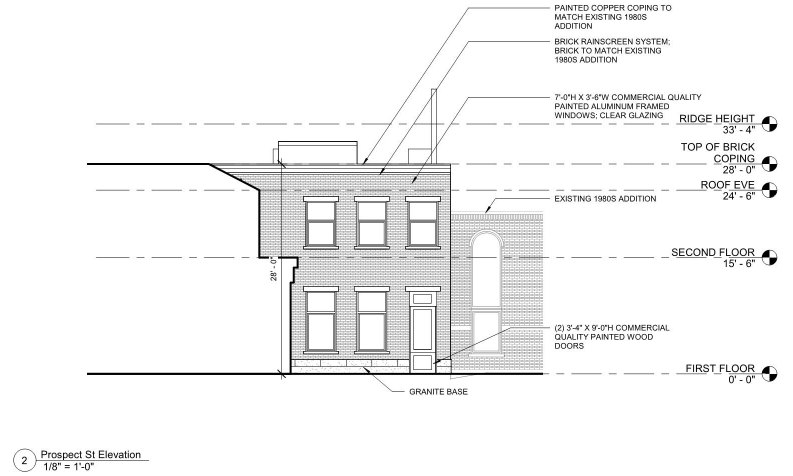
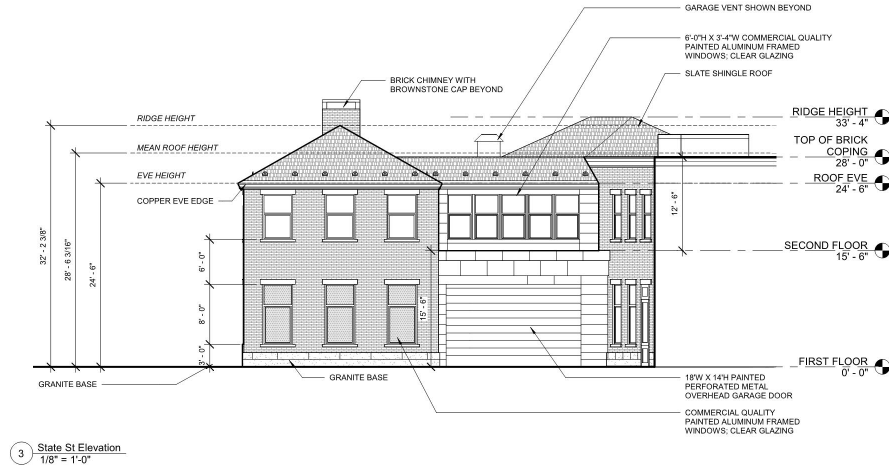
BUILDING ELEVATIONS



Institution for Savings Office Addition

01/12/2020

BUILDING ELEVATIONS

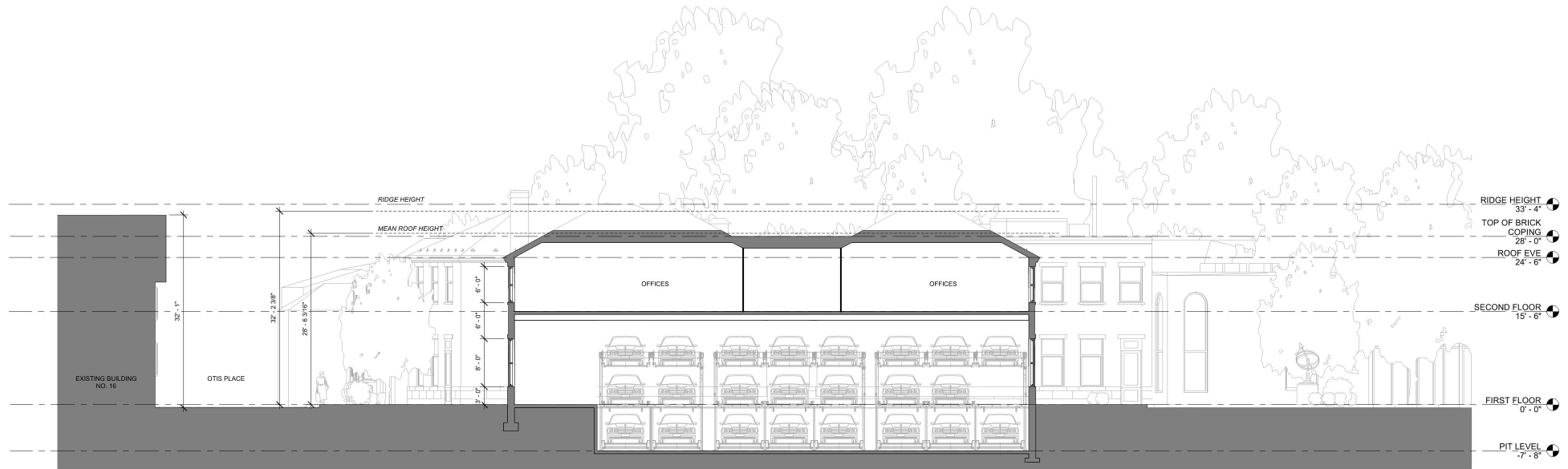


Institution for Savings Office Addition

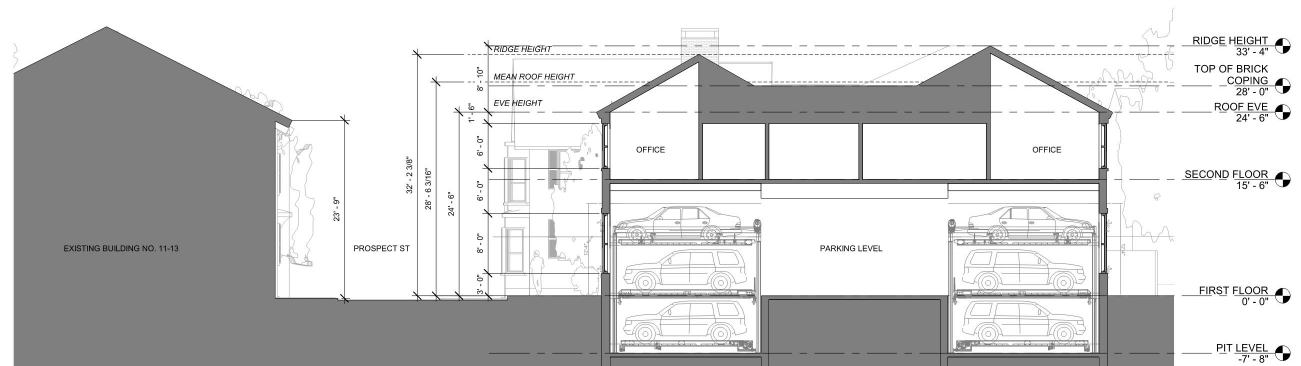
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BUILDING ELEVATIONS

01/12/2020



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



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

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12/30/2020

BUILDING SECTIONS