Appendix I

Alternative Concepts

Existing
SALT SHED

SALT SHED

NEEDHAM RESERVOIR

Edge of Reservoir

Edge of Dike berm

LIVINGSTON CIR.

Existing 2 Story
Space

Existing Garage

Exist. Open Garage

GARAGE BAYS

Existing
NEEDHAM
PUBLIC SERVICES
ADMIN BLDG

SOUTH ST.

DEDHAM AVE

Existing Covered / Open,
48" culvert.

N

NEEDHAM DPW
499 DEDHAM AVE · EXIST. DPW SITE

1" = 60'-0"

EXISTING SALT SHED

VEHICLE STORAGE 13,300 sf

WORKSHOPS 4500 sf

EMPLOYEE FACILITIES 5200 sf.

VEHICLE MAINTENANCE 10,800 sf

27 Parking Spaces

VEHICLE STORAGE, 23,100 sf

WASH 1500

FUEL

NEEDHAM RESERVOIR

Edge of Reservoir

Edge of Dike Berm

LIVINGSTON CIR.

SOUTH ST.

Existing NEEDHAM PUBLIC SERVICES ADMIN BLDG

DEDHAM AVE

Admin : 0
Emp Fac : 5200
Shops : 4500
Maint : 10,800
Veh. Stor : 36,400
Open Canopy : 0

Existing Covered / Open, 48" culvert.

NEEDHAM DPW
499 DEDHAM AVE · EXIST. DPW SITE
OPTION 1 · CENTRAL COURTYARD

1" = 60'-0"

PROGRAM LOCATED OFF-SITE :

153
VEHICLE STORAGE 15,350 SF 100

339
OPEN CANOPY STORAGE 11,880 SF 35

Existing SALT SHED

OPEN CANOPY 35 × 105

WASH 50 × 30 (1500 g.)

VEHICLE MAINTENANCE 10,400 sf. 130 × 80

SHOPS 4800 sf. 60 × 80

VEHICLE STORAGE 43,000 sf. 100 × 300

FUEL

(19) Parking Spaces

(12) Parking Spaces

EMPLOYEE FACILITIES 5700 sf. 95 × 60

Exist Water Bldg

Existing NEEDHAM PUBLIC SERVICES ADMIN BLDG

NEEDHAM RESERVOIR

Edge of Reservoir

Edge of Dike Berm

LIVINGSTON CIR.

SOUTH ST.

DEDHAM AVE

New Site Entrance

Existing Covered / Open, 48" Culvert.

Admin	0
Emp Fac	5700
Shops	4800
Maintenance	10,400
Veh. Storage	43,000
Open Canopy	3675

NEEDHAM DPW
499 DEDHAM AVE · EXIST. DPW SITE
OPTION 2 · "L" SCHEME

1" = 60'-0"

PROGRAM LOCATED OFF-SITE :

87 × 100
VEHICLE STORAGE
8,750 SF

234 × 35
OPEN CANOPY STORAGE
8,205 SF

Existing SALT SHED

LIVINGSTON CIR.

NEEDHAM RESERVOIR

Edge of Reservoir

Edge of Dike Berm

WASH 60

VEHICLE MAINTENANCE 10,200 170

VEH. STORAGE 100 50

VEHICLE / EQUIP. STORAGE 170 130

40 150

SHOPS (1st FL) EMPLOYEE FAC's (2nd) 60

VEHICLE STORAGE 190 60

FUEL

16 Parking Spaces

Existing NEEDHAM PUBLIC SERVICES ADMIN BLDG

SMITH ST.

DEDHAM AVE

Admin : 0
Emp Fac : 9000 sf
Shops : 9000 sf
Maintenance 10,200
Vehicle Storage : 38,500
Open Canopy 0

Existing Covered / Open, 48" culvert.

NEEDHAM DPW
499 DEDHAM AVE · EXIST. DPW SITE
OPTION 3 · RE-USE EXISTING

1" = 60'-0"

PROGRAM LOCATED OFF-SITE:

132
VEHICLE STORAGE
13,250 SF
100

339
OPEN CANOPY STORAGE
11,880 SF
35

GREENDALE AVE (PARCEL 74) - FULL BUILD-OUT FOR A NEW DPW FACILITY



Existing SALT SHED

VEHICLE MAINTENANCE 12,000 SF

WORKSHOPS 5000 sf

OPEN CANOPY

EMPLOY. FACIL's 1-STORY 5150 sf

(5) Parking

FUEL

Existing 2 Story Space

VEHICLE STORAGE 37,900 sf

WASH

NEEDHAM RESERVOIR

Edge of Reservoir

Edge of Dike Berm

Re-routed open culvert

(128) Total Site Parking Spaces

Exist Swale

Existing NEEDHAM PUBLIC SERVICES ADMIN BLDG

LIVINGSTON CIR.

SOUTH ST.

Re-routed open concrete swale water channel

DEDHAM AVE

Existing Covered / Open, 48" culvert.

NEEDHAM DPW
499 DEDHAM AVE · EXIST. DPW SITE
OPTION 1- REV 1 : "CENTRAL COURTYARD"

1" = 60'-0"

PROGRAM LOCATED OFF-SITE

138

VEHICLE STORAGE
13,800 SF

100

254

OPEN CANOPY STORAGE
8,890 SF

35

Existing SALT SHED

Open Canopy 3675 sf.

Maintenance 10,400 sf.

Shops 4800 sf

Vehicle Storage 44,500 sf.

Fuel

NEEDHAM RESERVOIR

Edge of Reservoir

Edge of Dike Berm

105 Total Site Parking Spaces

Employee Facilities 5700 sf

Existing NEEDHAM PUBLIC SERVICES ADMIN BLDG

LIVINGSTON CIR.

SOUTH ST.

Re-routed open concrete water channel.

DPW Site Entrance

Employee / Public Site Entrance

Existing Covered / Open, 48" culvert.

NEEDHAM DPW
499 DEDHAM AVE · EXIST. DPW SITE
OPTION 2 - REV 1 "L-SCHEME"

1" = 60'-0"

N

PROGRAM LOCATED OFF-SITE

72

VEHICLE STORAGE
7,200 SF

100

234

OPEN CANOPY STORAGE
8,190 SF

35

Existing SALT SHED

TEMPORARY FUEL FACILITY

OPEN CANOPY 3000 SF

WASH 1500 SF

VEHICLE / EQ. MAINTENANCE 10,300 SF

EMPLOYEE FACILITIES 5400 SF. (2ND FL.)

WORKSHOPS 5400 SF

VEHICLE STORAGE: 44,500 SF

30' Width Drive aisle, typ.

NEEDHAM RESERVOIR

Edge of Reservoir

Edge of Dike Berm

Re-routed Open Culvert

(128) Employee / Public Parking

Exist Swale

Existing NEEDHAM PUBLIC SERVICES ADMIN BLDG

LIVINGSTON CIR.

SOUTH ST.

Re-routed Open Concrete Water Channel

DPW Site Entrance.

DEDHAM AVE

Existing Covered / Open, 48" culvert.

NEEDHAM DPW

499 DEDHAM AVE · EXIST. DPW SITE

OPTION 2 - REV 3 : 'L' SCHEME

2ND. FLOOR EMPLOYEE FACILITIES

1" = 60'-0"

PROGRAM LOCATED OFF-SITE

72

VEHICLE STORAGE 7,200 SF

100

(8) Parking

VEHICLE STORAGE 7,000 SF

OPEN CANOPY 1,050 S.F.

30' Drive aisle

150'

Property Line

Zoning 30' Setback

150-Foot MassDOT Setback, Typ

US. ROUTE 95

GREENDALE AVE

N

NEEDHAM DPW
GREENDALE AVE SITE
SEASONAL STORAGE, OPTION 1
1" = 60'-0"

Property Line, typ.

Zoning Setback, typ.

'Flagged' Edge of Wetland, typ.

Exist. Edge of Landfill Cap, typ.

Landfill Detention Basin

VEHICLE STORAGE 7,000 SF

OPEN CANOPY 4,800 SF

Canopy

EXIST. SALT SHED

Canopy

EXIST. BLDG.

EXIST. BLDG.

EXIST. BLDG.

WETLAND

WETLAND

WETLAND

50' "NO DISTURB" Wetland Buffer, typ

Site re-graded to accommodate relocated Bulk Material Storage

CENTRAL AVE.

NEEDHAM, MA
EXIST. TRANSFER STATION
1407 CENTRAL AVE
1" = 60'-0"

NEEDHAM DPW @ RTS SITE
1" = 60'-0"
SEASONAL EQUIPMENT STORAGE
'OPTION 1'

N

Property Line, typ.

Zoning Setback, typ.

'Flagged' Edge of Wetland, typ.

Exist Edge of Landfill Cap, typ.

50' "NO DISTURB" Wetland Buffer, typ.

Landfill Detention Basin

WETLAND

VEHICLE STORAGE 1
25,800 sf.

VEHICLE STORAGE
51,744 SF

Open Canopy Storage

VEHICLE STORAGE 2
25,800 sf

Canopy

EXIST. SALT SHED

Canopy

EXIST. BLDG.

EXIST. BLDG.

EXIST. BLDG.

WETLAND

FUEL

WASH

MAINTENANCE
VEHICLE MAINTENANCE
11,926 SF

SHOPS
WORKSHOPS
4,922

EMPLOYEE FACILITIES
EMPLOYEE FACILITIES - 1 story
5,901

ADMIN / ENGINEERS
ADMIN / ENGINEERING - 1 story
11,324 SF

68 Employee / Public Parking

CENTRAL AVE

CENTRAL AVE

NEEDHAM, MA
EXIST TRANSFER STATION
1407 CENTRAL AVE
1" = 60'-0"

NEEDHAM DPW @ RTS SITE
1" = 60'-0"
OPTION 3 "CAMPUS"

N

2 EXISTING RTS SITE PLAN
SCALE: 1" = 60'-0"

0 30' 60' 120'
1" = 60'-0"

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Property Line, typ.

Zoning Setback, typ.

"Flagged" Edge of Wetland, typ.

50' "NO DISTURB" Wetland Buffer, typ.

Exist. Edge of Landfill Cap, typ.

Landfill Detention Basin

VEHICLE STORAGE 1
30,000 sf
VEHICLE STORAGE
30,000 SF

Open Canopy Storage
8,400 sf

Vehicle Storage 2
11,400 sf
190

Canopy

EXIST. SALT SHED

Canopy

WETLAND

WETLAND

WETLAND

MAINT.

Maintenance
11,300 sf

Wash

Workshop
4725 sf

Fuel

ADMIN / ENG'G
EMPLOYEE FAC.
2 story
8,882 Footprint
2 STORIES

63 Public / Employee Parking

EXIST. BLDG.

EXIST. BLDG.

EXIST. BLDG.

CENTRAL AVE.

NEEDHAM, MA
EXIST. TRANSFER STATION
1407 CENTRAL AVE
1" = 60'-0"

NEEDHAM DPW @ RTS SITE
1" = 60'-0"
OPTION 4 - "STEPPED SCHEME"

N

2 EXISTING RTS SITE PLAN
SCALE: 1" = 60'-0"

0 30' 60' 120'
1" = 60'-0"

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