

ZEPHYR ARCHITECTS

45 on Burnett



Location
Jamaica Plain, MA

Use
Multi Family Residential

Size
68,000 sq.ft.

Cost
15 Million

Constraints
Site Remediation
Adjacent to Train Tracks

The Southwest Corridor in the Jamaica Plain area of Boston features many new residential projects densifying around transit nodes. 45 on Burnett is designed to reflect the aesthetic values of the existing nineteenth century neighborhood. The massing of the four story building is broken down into three individual horizontal zones with a clear datum the third, fourth, and fifth floors to minimize the building's height. Scaling elements of two and three window clusters are accentuated vertically to de-emphasize the length of the building, allowing the 44 unit building to read as a sequence of triple deckers, which are common to the neighborhood. Units feature views toward Olmstead's Franklin Park and onto the Victorian JP hills to the north. The entry sequence to the residential floors is enriched with a green wall and warm materiality, themselves references to the nearby Emerald Necklace and local vernacular buildings.