

TFMoran Designs Washington Mills

Lawrence, MA – TFMoran, Inc. of Bedford, N.H., is providing landscape architecture, civil/site engineering, and permitting services to SMC Management Corporation of Watertown, Mass., for redeveloping the former Lawrence Packaging/Newark Atlantic Paperboard site at 240 Canal Street in Lawrence. The new project is titled Washington Mills Apartments II.

Once home to a leading manufacturer of paperboard and printed packaging, this iconic riverside mill property is being



Washington Mills Apartments II site plan

mill building dating back to the early years of the 20th century. The architects are preserving the exterior of the seven-story mill while completely renovating the interior into one- and two-bedroom apartments on the upper floors with a self-storage facility on a portion of three of the lower floors. The ground level will provide covered parking for residents.

An adjacent one-story brick mill building will be partially demolished to create a riverfront park, and the remainder will be converted into drive-in loft units, providing a combination of garage/workshop and residential space options for its tenants.

Demolition of the former mills is currently underway while renovation plans are being finalized. The project has already met with the approval of the Lawrence Conservation Commission and the Lawrence Historic Commission.



Washington Mill Apartments

converted to a combination of multifamily residential and commercial uses featuring 198 loft-style apartments, 19 studio units, and a self-storage facility, with covered parking on the first-floor level. Market Square Architects and JSN Associates, Inc. of Portsmouth, N.H., are providing architectural and structural engineering services for this mixed-use development.

The site contains a seven-story brick