CAPE COD HEALTHCARE

CAPE COD HOSPITAL

27 Park Street
Hyannis, MA 02601

CAPE COD COMMISSION SUBMISSION
JULY 31, 2019



ARCHITECTURE
TSOI KOBUS DESIGN
60 State Street
Boston, MA 02109
Tel. (617) 475-4000

STRUCTURE
ODEH ENGINEERS
1223 Mineral Spring Ave.,
North Providence, RI 02904
Tel. (401) 724-1771

CIVIL
DOWN CAPE ENGINEERING, INC.
939 Main St.,
Yarmouthport, MA
Tel. (508) 362-4541

MEP/FP
ENGINEERED SOLUTIONS, INC.
6 Union St,
Natick MA 01760
Tel. (401) 647-9200

LANDSCAPE
STIMSON
228 Norfolk St.,
Cambridge MA 02139
Tel. (617) 876-8960

LIGHTING
LAM PARTNERS
84 Sherman St.,
Cambridge MA 02140
Tel. (617) 354-4502

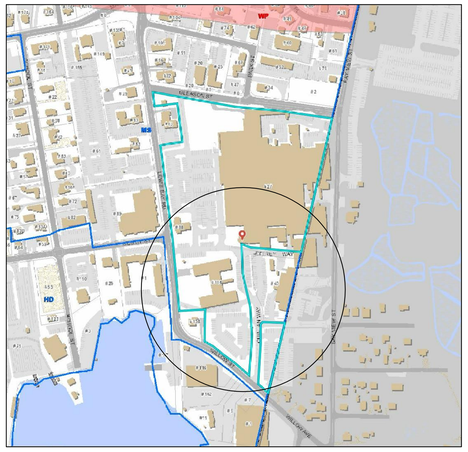
DRAWING LIST

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A0.001	GENERAL NOTES AND INDEX	07/31/19
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8/12/2019 5:21:57 PM BIM 360://Cape Cod Hospital New Tower Addition/CCH_TKD_R19.rvt

Cape Cod Hospital
Site Construction Plans
Project 2022

27 Park Street,
Hyannis, MA 02601



TOWN GIS MAP: MS (MEDICAL SERVICES) DOWNTOWN HYANNIS ZONING DISTRICT

PROJECT AREA

GENERAL NOTES

1. CONTRACTOR SHALL NOTIFY "DIG–SAFE"(811) AT LEAST 72 HOURS BEFORE EXCAVATING. SEE ALSO UTILITIES NOTES AND EXISTING CONDITIONS INFORMATION NOTES.

2. CONTRACTOR SHALL BE RESPONSIBLE FOR SITE SECURITY AND JOB SAFETY. CONSTRUCTION ACTIVITIES SHALL BE IN ACCORDANCE WITH THE OSHA STANDARDS AND LOCAL REQUIREMENTS.

3. ACCESSIBLE ROUTES, PARKING SPACES, RAMPS, SIDEWALKS AND WALKWAYS SHALL BE CONSTRUCTED IN CONFORMANCE WITH THE FEDERAL AMERICANS WITH DISABILITIES ACT AND WITH STATE AND LOCAL LAWS AND REGULATIONS (WHICHEVER ARE MORE STRINGENT).

4. AREAS DISTURBED WITHIN THE PROPOSED LIMIT OF WORK DURING CONSTRUCTION AND NOT RESTORED WITH IMPERVIOUS SURFACES (BUILDINGS, PAVEMENTS, WALKS, ETC.) SHALL BE TREATED IN ACCORDANCE WITH LANDSCAPE PLAN. TEMPORARY MULCH AND DUST CONTROL REQUIRED DURING SITE ENABLING PHASE.

5. WITHIN THE LIMITS OF THE BUILDING FOOTPRINT, THE SITE CONTRACTOR SHALL PERFORM EARTHWORK OPERATIONS REQUIRED UP TO SUBGRADE ELEVATIONS. REMOVAL OF EXISTING PIPING AND DRAINAGE AND COMPACTING WITH STRUCTURAL FILL REQUIRED. OWNERS GEOTECHNICAL ENGINEER TO INSPECT, PROVIDE ADEQUATE NOTICE FOR ALL INSPECTIONS.

6. WORK WITH THE LOCAL RIGHTS–OF–WAY SHALL CONFORM TO LOCAL MUNICIPAL STANDARDS. WORK WITHIN STATE RIGHTS–OF–WAY SHALL CONFORM TO THE LATEST EDITION OF THE STATE HIGHWAY DEPARTMENTS STANDARD SPECIFICATIONS FOR HIGHWAYS AND BRIDGES.

7. UPON AWARD OF CONTRACT, CONTRACTOR SHALL MAKE NECESSARY CONSTRUCTION NOTIFICATIONS AND APPLY FOR AND OBTAIN NECESSARY PERMITS, PAY FEES, AND POST BONDS ASSOCIATED WITH THE WORK INDICATED ON THE DRAWINGS, IN THE SPECIFICATIONS, AND IN THE CONTRACT DOCUMENTS. DO NOT CLOSE OR OBSTRUCT ROADWAYS, SIDEWALKS, AND FIRE HYDRANTS, FIRE DEPARTMENT CONNECTION POINTS WITHOUT APPROPRIATE PERMITS.

8. TRAFFIC SIGNAGE AND PAVEMENT MARKINGS SHALL CONFORM TO THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES. TEMPORARY SIGNAGE TO BE PROVIDED AS REQUIRED DURING CONSTRUCTION.

9. AREAS OUTSIDE THE PROPOSED LIMIT OF WORK DISTURBED BY THE CONTRACTOR'S OPERATIONS SHALL BE RESTORED BY THE CONTRACTOR TO THEIR ORIGINAL CONDITION AT THE CONTRACTOR'S EXPENSE.

10. IN THE EVENT THAT SUSPECTED CONTAMINATED SOIL, GROUNDWATER, AND OTHER MEDIA ARE ENCOUNTERED DURING EXCAVATION AND CONSTRUCTION ACTIVITIES BASED ON VISUAL, OLFACTORY, OR OTHER EVIDENCE, THE CONTRACTOR SHALL STOP WORK IN THE VICINITY OF THE SUSPECT MATERIAL TO AVOID FURTHER SPREADING OF THE MATERIAL, AND SHALL NOTIFY THE OWNER IMMEDIATELY SO THAT THE APPROPRIATE TESTING AND SUBSEQUENT ACTION CAN BE TAKEN.

11. CONTRACTOR SHALL PREVENT DUST, SEDIMENT, AND DEBRIS FROM EXITING THE SITE AND SHALL BE RESPONSIBLE FOR CLEANUP, REPAIRS AND CORRECTIVE ACTION IF SUCH OCCURS.

12. DAMAGE RESULTING FROM CONSTRUCTION LOADS SHALL BE REPAIRED BY THE CONTRACTOR AT NO ADDITIONAL COST TO OWNER.

13. CONTRACTOR SHALL CONTROL ALL SITE STORMWATER RUNOFF DURING CONSTRUCTION TO PREVENT ADVERSE IMPACTS TO OFFSITE STORMWATER RUNOFF DURING CONSTRUCTION TO PREVENT ADVERSE IMPACTS TO OFF SITE AREAS, AND SHALL BE RESPONSIBLE TO REPAIR RESULTING DAMAGES, IF ANY, AT NO COST TO OWNER.

14. THIS PROJECT DISTURBS MORE THAN ONE ACRE OF LAND AND FALLS WITHIN THE NPDES CONSTRUCTION GENERAL PERMIT (CGP) PROGRAM AND EPA JURISDICTION. PRIOR TO THE START OF CONSTRUCTION, THE CONTRACTOR IS TO FILE A CGP NOTICE OF INTENT WITH THE EPA AND PREPARE A STORMWATER POLLUTION PREVENTION PLAN IN ACCORDANCE WITH THE NPDES REGULATIONS.

15. CONTRACTOR IS RESPONSIBLE FOR PROVIDING AS–BUILT INFORMATION FOR ALL SITE CONSTRUCTION INCLUDING, BUT NOT LIMITED TO: BUILDING LOCATION, CURB LINES, SIDEWALKS, ACCESSIBLE CURB RAMPS, SIGNAGE, STRIPING, PAVEMENT LIMITS, UTILITIES, AND TOPOGRAPHY. CONTRACTOR IS RESPONSIBLE FOR PROVIDING AS–BUILT INFORMATION ON ALL SEDIMENTATION AND INFILTRATION BASINS PRIOR TO STABILIZATION FOR ENGINEER REVIEW.

EXISTING CONDITIONS INFORMATION

1. BASE PLAN: THE EXISTING CONDITIONS SHOWN HEREON IS BASED ON SURVEYS BY DOWN CAPE ENGINEERING, INC. FROM 1974 TO 2019. UTILITIES HAVE BEEN SHOWN BASED ON FIELD OBSERVATIONS, DIGSAFE MARKINGS, AND PLANS OF RECORD WITHOUT EXCAVATION. SITE CONTRACTOR TO VERIFY EXACT LOCATIONS AND INVERTS IN FIELD PRIOR TO RUNNING ANY SLOPE OR LOCATION CRITICAL LINES AND SHALL NOTIFY THE ENGINEER OF ANY DISCREPANCIES FOR DIRECTION PRIOR TO PROCEEDING WITH WORK. DOWN CAPE ENGINEERING, INC. 1–508–362–4541.

2. TOPOGRAPHY: ELEVATIONS ARE BASED ON NAVD 88, THE CURRENT FEMA VERTICAL DATUM. HORIZONTAL CONTROL IS MASS STATE PLANE U.S. SURVEY FOOT NAD83 FROM RTK GPS OBSERVATIONS.

3. REFER TO GEOTECHNICAL DATA INCLUDING TEST PIT AND BORING LOCATIONS IN GEOTECHNICAL REPORT BY TERRACON. ADDITIONAL SOIL AND GROUNDWATER DATA ON SITE PLAN DETAIL SHEETS. NOTE SITE HAS HIGH SEASONAL GROUNDWATER WHICH VARIES BY LOCATION, SEE SPECIFICATIONS FOR DEWATERING AS REQUIRED.

DEMOLITION

1. CONTRACTOR SHALL REMOVE AND DISPOSE OF EXISTING MANMADE SURFACE FEATURES WITHIN THE LIMIT OF WORK INCLUDING BUILDINGS, STRUCTURES, PAVEMENTS, SLABS, CURBING, FENCES, UTILITY POLES, SIGNS, ETC. UNLESS INDICATED OTHERWISE ON THE DRAWINGS. REMOVE AND DISPOSE OF EXISTING UTILITIES, FOUNDATIONS AND UNSUITABLE MATERIAL BENEATH AND FOR A DISTANCE OF 10 FEET (10') BEYOND THE PROPOSED BUILDING FOOTPRINT INCLUDING EXTERIOR COLUMNS. BACKFILL ALL EXCAVATIONS WITH COMPACTED STRUCTURAL FILL IN 6"LIFTS TO 95% MODIFIED PROCTOR DENSITY. ALSO SEE GEOTECHNICAL REPORT AND RECOMMENDATIONS. OWNERS GEOTECHNICAL ENGINEER TO BE NOTIFIED FOR INSPECTIONS OF REMOVAL AND COMPACTION.

2. EXISTING UTILITIES SHALL BE TERMINATED, UNLESS OTHERWISE NOTED, IN CONFORMANCE WITH LOCAL, STATE AND INDIVIDUAL UTILITY COMPANY STANDARD SPECIFICATIONS AND DETAILS. THE CONTRACTOR SHALL COORDINATE UTILITY SERVICE DISCONNECTS WITH THE UTILITY REPRESENTATIVES.

3. CONTRACTOR SHALL DISPOSE OF DEMOLITION DEBRIS IN ACCORDANCE WITH APPLICABLE FEDERAL, STATE AND LOCAL REGULATIONS, ORDINANCES AND STATUTES.

EROSION CONTROL

1. PRIOR TO STARTING ANY OTHER WORK ON THE SITE, THE CONTRACTOR SHALL NOTIFY APPROPRIATE AGENCIES AND SHALL INSTALL EROSION CONTROL MEASURES AS SHOWN ON THE PLANS AND AS IDENTIFIED IN FEDERAL, STATE, AND LOCAL APPROVAL DOCUMENTS PERTAINING TO THIS PROJECT. CONTRACTOR TO DEVELOP CONSTRUCTION PERIOD STORMWATER POLLUTION PREVENTION PLAN FOR SITEWORK. (TEMPORARY RETENTION AREAS, STONE APRONS, EROSION CONTROL SILT FENCE WITH SILT SOCK ON LOW SIDE SITE, ETC.)

2. CONTRACTOR SHALL INSPECT AND MAINTAIN EROSION CONTROL MEASURES, AND REMOVE SEDIMENT THEREFROM ON A WEEKLY BASIS AND WITHIN TWELVE HOURS AFTER EACH STORM EVENT AND DISPOSE OF SEDIMENTS IN AN UPLAND AREA SUCH THAT THEY DO NOT ENCUMBER OTHER DRAINAGE STRUCTURES AND PROTECTED AREAS.

3. CONTRACTOR SHALL BE FULLY RESPONSIBLE TO CONTROL CONSTRUCTION SUCH THAT SEDIMENTATION SHALL NOT AFFECT REGULATORY PROTECTED AREAS, WHETHER SUCH SEDIMENTATION IS CAUSED BY WATER, WIND, OR DIRECT DEPOSIT.

4. CONTRACTOR SHALL PERFORM CONSTRUCTION SEQUENCING SUCH THAT EARTH MATERIALS ARE EXPOSED FOR A MINIMUM OF TIME BEFORE THEY ARE COVERED, SEEDED, OR OTHERWISE STABILIZED TO PREVENT EROSION.

5. UPON COMPLETION OF CONSTRUCTION AND ESTABLISHMENT OF PERMANENT GROUND COVER, CONTRACTOR SHALL REMOVE AND DISPOSE OF EROSION CONTROL MEASURES AND CLEAN SEDIMENT AND DEBRIS FROM ENTIRE DRAINAGE AND SEWER SYSTEMS.

LAYOUT AND MATERIALS

1. DIMENSIONS ARE FROM THE FACE OF CURB, FACE OF BUILDING, FACE OF WALL, AND CENTER LINE OF PAVEMENT MARKINGS, UNLESS OTHERWISE NOTED.

2. CURB RADII ARE 5 FEET (5) UNLESS OTHERWISE INDICATED ON THE PLANS.

3. CURBING SHALL BE VERTICAL GRANITE WITHIN THE SITE UNLESS OTHERWISE INDICATED ON THE PLANS. ENTRANCES VERTICAL GRANITE OR SLOPED GRANITE AS NOTED.

4. SEE ARCHITECTURAL AND LANDSCAPE ARCHITECTURAL DRAWINGS FOR EXACT BUILDING DIMENSIONS AND DETAILS CONTIGUOUS TO THE BUILDING, INCLUDING SIDEWALKS, RAMPS, BUILDING ENTRANCES, STAIRWAYS, UTILITY PENETRATIONS, CONCRETE DOOR PADS, COMPACTOR PAD, LOADING AND DROPOFF AREA DETAILS, AND ALL PEDESTRIAN SAFETY MEASURES INCLUDING BOLLARDS ETC.

5. THE BUILDING FOOTPRINT AND ITS COMPONENTS (INCLUDING UTILITY CONNECTION POINTS) SHOWN HEREON WERE RECEIVED ELECTRONICALLY THE ARCHITECT, VERIFY WITH MECHANICAL AND ARCHITECTURAL PLANS.

6. THE LANDSCAPE AND HARDSCAPE FEATURES SHOWN WERE RECEIVED FROM STIMPSON LANDSCAPE ARCHITECTS, COORDINATE WITH LATEST PLANS. (N/A SITE ENABLING SET)

7. SEE ELECTRICAL SITE PLAN BY OTHERS AND LANDSCAPE ARCHITECTURAL PLAN FOR ALL LIGHT POLE LOCATIONS, CONFIGURATIONS AND SPECIFICATIONS. (N/A SITE ENABLING SET)

8. PROPOSED BOUNDS AND ANY EXISTING PROPERTY LINE MONUMENTATION DISTURBED DURING CONSTRUCTION SHALL BE SET OR RESET BY A PROFESSIONAL LICENSED SURVEYOR.

9. PRIOR TO THE START OF CONSTRUCTION, CONTRACTOR SHALL VERIFY EXISTING PAVEMENT ELEVATIONS AT INTERFACE WITH PROPOSED PAVEMENTS, AND EXISTING GROUND ELEVATIONS ADJACENT TO DRAINAGE OUTLETS TO ASSURE PROPER TRANSITIONS BETWEEN EXISTING AND PROPOSED FACILITIES.

10. SYMBOLS AND LEGENDS OF PROJECT FEATURES ARE GRAPHIC REPRESENTATIONS AND ARE NOT NECESSARILY SCALED TO THEIR ACTUAL DIMENSIONS OR LOCATIONS ON THE DRAWINGS. THE CONTRACTOR SHALL REFER TO THE DETAIL SHEET DIMENSIONS, MANUFACTURER'S LITERATURE, SHOP DRAWINGS AND FIELD MEASUREMENTS OF SUPPLIED PRODUCTS FOR LAYOUT OF THE PROJECT FEATURES.

11. CONTRACTOR SHALL NOT RELY SOLELY ON ELECTRONIC VERSIONS OF PLANS, SPECIFICATIONS, AND DATA FILES THAT ARE OBTAINED FROM THE DESIGNERS, BUT SHALL VERIFY LOCATION OF PROJECT FEATURES IN ACCORDANCE WITH THE PAPER COPIES OF THE PLANS AND SPECIFICATIONS THAT ARE SUPPLIED AS PART OF THE CONTRACT DOCUMENTS.

UTILITIES

1. THE LOCATIONS, SIZES, AND TYPES OF EXISTING UTILITIES ARE SHOWN AS AN APPROXIMATE REPRESENTATION ONLY. THE OWNER OR ITS REPRESENTATIVE(S) HAVE NOT INDEPENDENTLY VERIFIED THIS INFORMATION AS SHOWN ON THE PLANS. THE UTILITY INFORMATION SHOWN DOES NOT GUARANTEE THE ACTUAL EXISTENCE, SERVICEABILITY, OR OTHER DATA CONCERNING THE UTILITIES, NOR DOES IT GUARANTEE AGAINST THE POSSIBILITY THAT ADDITIONAL UTILITIES MAY BE PRESENT THAT ARE NOT SHOWN ON THE PLANS. PRIOR TO ORDERING MATERIALS AND BEGINNING CONSTRUCTION, THE CONTRACTOR SHALL VERIFY AND DETERMINE THE EXACT LOCATIONS, SIZES, AND ELEVATIONS OR THE POINTS OF CONNECTIONS TO EXISTING UTILITIES, AND SHALL CONFIRM THAT THERE ARE NO INTERFERENCES WITH EXISTING UTILITIES AND THE PROPOSED UTILITY ROUTES, INCLUDING ROUTES WITHIN THE PUBLIC RIGHTS OF WAY.

2. WHERE AN EXISTING UTILITY IS FOUND TO CONFLICT WITH THE PROPOSED WORK, OR EXISTING CONDITIONS DIFFER FROM THOSE SHOWN SUCH THAT THE WORK CANNOT BE COMPLETED AS INTENDED, THE LOCATION, ELEVATION, AND SIZE OF THE UTILITY SHALL BE ACCURATELY DETERMINED WITHOUT DELAY BY THE CONTRACTOR, AND THE INFORMATION FURNISHED IN WRITING TO THE OWNER'S REPRESENTATIVE FOR THE RESOLUTION OF THE CONFLICT AND CONTRACTOR'S FAILURE TO NOTIFY PRIOR TO PERFORMING ADDITIONAL WORK RELEASES OWNER FROM OBLIGATIONS FOR ADDITIONAL PAYMENTS WHICH OTHERWISE MAY BE WARRANTED TO RESOLVE THE CONFLICT.

3. SET CATCH BASIN RIMS, AND INVERTS OF SEWERS, DRAINS, AND DITCHES IN ACCORDANCE WITH THE ELEVATIONS ON THE GRADING AND UTILITY PLANS.

4. RIM ELEVATIONS FOR DRAIN AND SEWER MANHOLES, WATER VALVE COVERS, GAS GATES, ELECTRIC AND TELEPHONE PULL BOXES, AND MANHOLES, AND OTHER SUCH ITEMS, ARE APPROXIMATE AND SHALL BE SET/RESET AS FOLLOWS:
a. PAVEMENTS AND CONCRETE SURFACES: FLUSH
b. ALL SURFACES ALONG ACCESSIBLE ROUTES: FLUSH
c. LANDSCAPE, LOAM AND SEED, AND OTHER EARTH SURFACE AREAS: ONE INCH ABOVE SURROUNDING AREA AND TAPER EARTH TO THE RIM ELEVATION.

5. THE LOCATION, SIZE, DEPTH, AND SPECIFICATIONS FOR CONSTRUCTION OF PROPOSED PRIVATE UTILITY SERVICES SHALL BE INSTALLED ACCORDING TO THE REQUIREMENTS PROVIDED BY, AND APPROVED BY, THE RESPECTIVE UTILITY COMPANY (GAS, TELEPHONE, ELECTRIC, FIRE ALARM, CABLE, ETC.). FINAL DESIGN LOADS AND LOCATIONS TO BE COORDINATED WITH OWNER AND ARCHITECT.

6. CONTRACTOR SHALL MAKE ARRANGEMENTS FOR AND SHALL BE RESPONSIBLE FOR PAYING FEES FOR POLE RELOCATION AND FOR THE ALTERATION AND ADJUSTMENT OF GAS, ELECTRIC, TELEPHONE, FIRE ALARM, AND ANY OTHER PRIVATE UTILITIES, WHETHER WORK IS PERFORMED BY CONTRACTOR OR BY THE UTILITIES COMPANY.

7. UTILITY PIPE MATERIALS SHALL BE AS FOLLOWS, UNLESS OTHERWISE NOTED ON THE PLAN:
a. WATER PIPES SHALL BE CEMENT LINED DUCTILE IRON (CLDI) PIPE. (SEE SPECS)
b. SANITARY SEWER PIPES SHALL BE POLYVINYL CHLORIDE (PVC) SEWER PIPE SDR–35.
c. STORM DRAINAGE PIPES SHALL BE ADS N–12 12" OR 24" HIGH DENSITY POLYETHYLENE (HDPE) PIPE UNLESS OTHERWISE INDICATED ON THE PLANS.
d. ALL FLARED END SECTIONS SHALL BE REINFORCED CONCRETE.
e. PIPING MATERIALS AND INSTALLATIONS WITHIN 10 FEET OF THE PROPOSED BUILDINGS SHALL COMPLY WITH THE MASSACHUSETTS PLUMBING CODE.

8. CONTRACTOR SHALL COORDINATE WITH ELECTRICAL CONTRACTOR AND SHALL FURNISH EXCAVATION, INSTALLATION, AND BACKFILL OF ELECTRICAL FURNISHED SITEWORK RELATED ITEMS SUCH AS PULL BOXES, CONDUITS, DUCT BANKS, LIGHT POLE BASES, AND CONCRETE PADS. SITE CONTRACTOR SHALL FURNISH CONCRETE ENCASEMENT OF DUCT BANKS IF REQUIRED BY THE UTILITY COMPANY AND AS INDICATED ON THE DRAWINGS.

9. CONTRACTOR SHALL EXCAVATE AND BACKFILL TRENCHES FOR GAS IN ACCORDANCE WITH GAS COMPANY'S REQUIREMENTS.

10. ALL DRAINAGE AND SANITARY STRUCTURE INTERIOR DIAMETERS (4'MIN.) SHALL BE DETERMINED BY THE MANUFACTURER BASED ON THE PIPE CONFIGURATIONS SHOWN ON THESE PLANS AND LOCAL MUNICIPAL STANDARDS. FOR MANHOLES THAT ARE 20 FEET IN DEPTH AND GREATER, THE MINIMUM DIAMETER SHALL BE 5 FEET.

11. THE PROJECT IS TO BE SERVED BY A PROPOSED SEWER PUMP STATION TO BE LOCATED ADJACENT TO THE ADDITION. DESIGN OF PUMP STATION PROVIDED HAS BEEN ISSUED FOR PERMIT APPLICATION ONLY. NO SEWER SHALL BE CONSTRUCTED UNTIL TOWN OF BARNSTABLE DPW APPROVAL OF PLANS HAS BEEN ISSUED.

12. ALL SITE AND ROADWAY WATER MAIN CONSTRUCTION AND SERVICE TIES SHALL BE IN ACCORDANCE WITH THE HYANNIS WATER SYSTEM MATERIALS AND SPECIFICATIONS. (HYANNIS WATER SYSTEMS APPROVED INSTALLER AND INSPECTOR REQUIRED, ETC. SEE WATER SPECIFICATION SECTIONS).

13. CONNECTION LOCATIONS TO PRIVATE UTILITIES (ELECTRIC, GAS, TELEPHONE, ETC) AND FINAL DESIGN THEREOF TO BE COORDINATED WITH AND/OR PROVIDED BY THE UTILITY COMPANY(S).

LEGEND

—15— EXISTING CONTOUR	EXISTING DECIDUOUS TREE
+14.12 EXISTING SPOT ELEVATION	CONIFER 5' HIGH
— [20] — FINISH GRADE CONTOUR	HCP SYMBOL
+21.1 FINISH GRADE SPOT ELEV.	MANHOLE
SHRUB	CATCH BASIN
HYDRANT	LEACHING GALLEY (WITH COVER TO GRADE)
POLE LIGHT	BENCHMARK
SHORT POST LIGHT	SOIL TEST
SINGLE POST SIGN	SEWER MAIN
CESSPOOL (APPROX.)	WATER MAIN
UTILITY POLE	GAS MAIN
	BURIED ELECTRIC
	U.G. FIBER OPTIC CABLE
	U.G. OXYGEN PIPING
	U.G. TELEPHONE
	DRAINAGE LINE

ALSO SEE PLAN NOTES AND DESCRIPTIONS
IN GENERAL EXISTING SHOWN IN LIGHTER LINETYPES
PROPOSED DRAFTED IN HEAVIER/DARKER LINETYPES
TO BE DEMOLISHED VERY LIGHT LINETYPES (SEE AS NOTED)
COMPARE EXISTING CONDITIONS AND PROPOSED CONDITIONS

SITE DATA:

ADDRESS: #27 PARK STREET, HYANNIS, MA 02601

BARNSTABLE ASSESSORS MAP 342 PARCELS 1 & 39
YARMOUTH ASSESSORS MAP 28 PARCEL 52.1

FLOODZONE: X (NOT A FLOOD HAZARD ZONE IN BUILDING AREA)
FLOOD ZONE AE EL. 11 ON SOUTH END OF SITE

GROUNDWATER OVERLAY DISTRICT: AP (NOT A ZONE II)

OWNER: CAPE COD HOSPITAL
P.O.BOX 640
27 PARK STREET
HYANNIS, MA 02601

APPLICANT: CAPE COD HOSPITAL

EXISTING USE: HOSPITAL

PROPOSED USE: HOSPITAL

ZONING DISTRICT MS (AP GROUNDWATER OVERLAY DISTRICT)

MAX. BLDG. HEIGHT: 6 STORIES OR 85' AND SIX STORIES FOR HOSPITALS

FRONT YARD LANDSCAPE SETBACK: MS: 10' GREEN STRIP ALONG ROADS,
20' PARKING BUFFER TO RESIDENTIAL USE
6' SIDE/REAR

BUILDING YARD SETBACKS: 20' FRONT, 10' SIDE/REAR
LOT COVERAGE: 80% (HOSPITAL USE –EXEMPT)
SITE IS ON TOWN WATER (BARNSTABLE AND YARMOUTH)
SITE IS ON TOWN SEWER (TOWN OF BARNSTABLE)

PLAN SHEET INDEX:

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C100	Overview/Existing Conditions Plan
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C301	Civil Grading Drainage Sheet 1
C302	Civil Grading Drainage Sheet 2
C303	Civil Utilities Plan 1
C304	Civil Utilities Plan 2
C401	Civil Detail Sheet 1
C402	Civil Detail Sheet 2
C403	Civil Detail Sheet 3

CONTRACTOR NOTE: SEE ALSO WRITTEN SPECIFICATIONS FOR PROJECT

PREPARED FOR:

CAPE COD HOSPITAL
27 PARK STREET, HYANNIS, MA 02601

DCE #17-005 17-005 CCH DETAIL SHEETS MAIN.DWG

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CAPE COD HEALTHCARE

PROJECT 2022

27 Park Street

Hyannis, MA 02601

Cape Cod Commission Submission

Structural	ODEH ENGINEERS 1223 Mineral Spring Ave., North Providence, RI 02904 Tel. (401) 724-1771
Civil	DOWN CAPE ENGINEERING, INC 939 Main St., Yarmouthport, MA Tel. (508) 362-4541
HVAC Design	ENGINEERED SOLUTIONS, INC. 6 Union St, Natick MA 01760 Tel. (508) 647-9200
Electrical Engineer	ENGINEERED SOLUTIONS, INC. 6 Union St, Natick MA 01760 Tel. (508) 647-9200
Plumbing and Fire Protection	ENGINEERED SOLUTIONS, INC. 6 Union St, Natick MA 01760 Tel. (508) 647-9200
Lighting	LAM PARTNERS 84 Sherman St., Cambridge MA 02140 Tel. (617) 354-4502
Landscape Architect	STIMSON 238 Norfolk St., Cambridge MA 02139 Tel. (617) 876-8900
Elevators	VDA 100 Summer Street, Suite 1600, Boston, MA 02110 Tel. (617) 574-5099

Stamp

COMMONWEALTH OF MASSACHUSETTS DANIEL A. OJALA No. 40980 REGISTERED PROFESSIONAL ENGINEER
COMMONWEALTH OF MASSACHUSETTS DANIEL A. OJALA CIVIL No. 46502 REGISTERED PROFESSIONAL ENGINEER

7-31-2019
DATE

DANIEL A. OJALA, P.E., P.L.S.

NOT FOR CONSTRUCTION

Revisions

No.	Description	Date

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fax 508-362-9880
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YARMOUTHPORT MA 02675

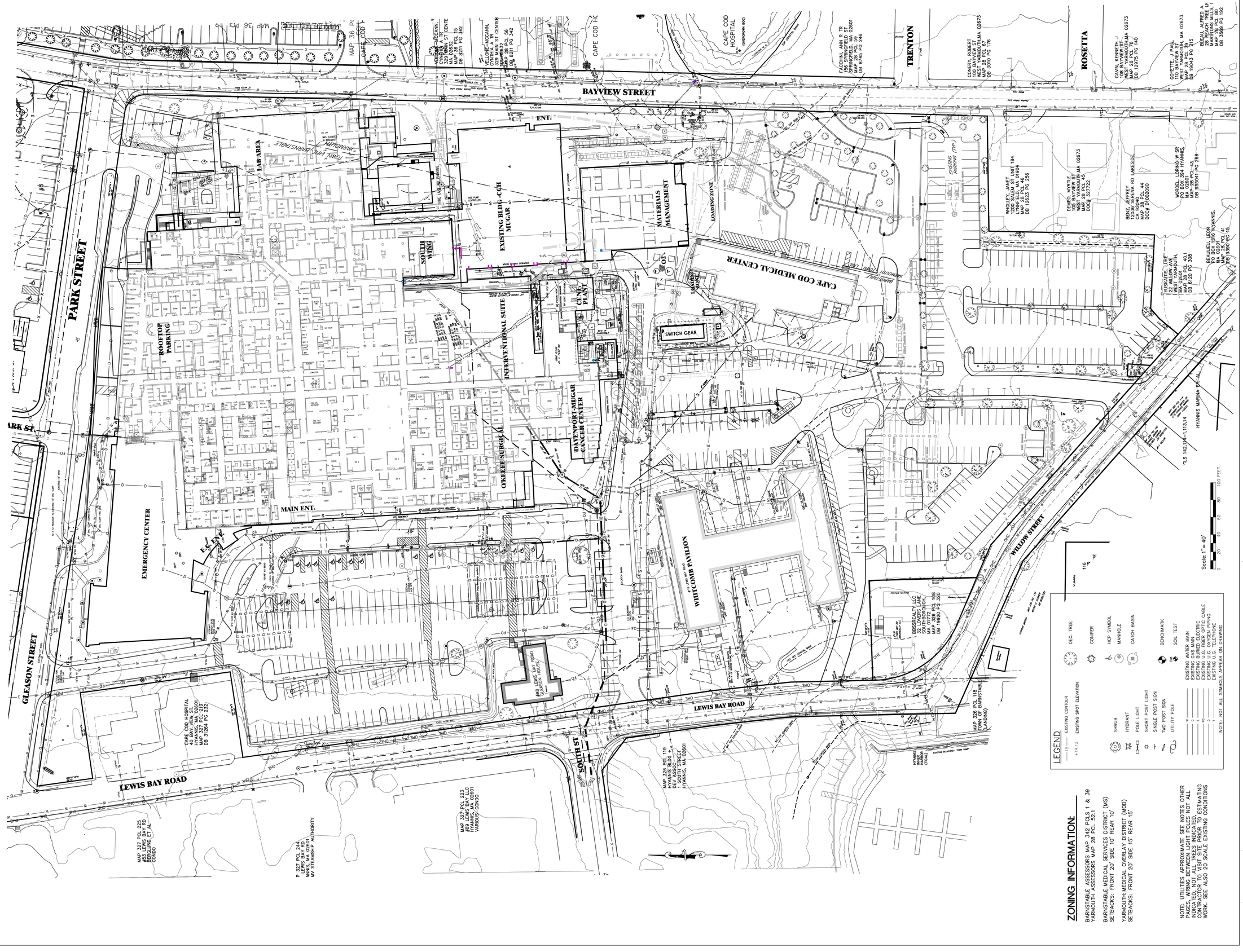
Drawing Title

Civil Legend and General Notes

Job Number	38010-00
Drawn by	CJF/DAO
Checked	DAO
Date	7-31-2019
Scale	NTS

Drawing No.

C 001



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Stamp

COMMONWEALTH OF MASSACHUSETTS — DANIEL A. OJALA — No.40980 — REGISTERED PROFESSIONAL ENGINEER

COMMONWEALTH OF MASSACHUSETTS — DANIEL A. OJALA — No.46502 — REGISTERED PROFESSIONAL LAND SURVEYOR

7-31-2019
DATE

DANIEL A. OJALA, P.E., P.L.S.

NOT FOR CONSTRUCTION

Revisions

No.	Description	Date

off 508-362-4541
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civil engineers
land surveyors
939 Main Street (Rte 6A)
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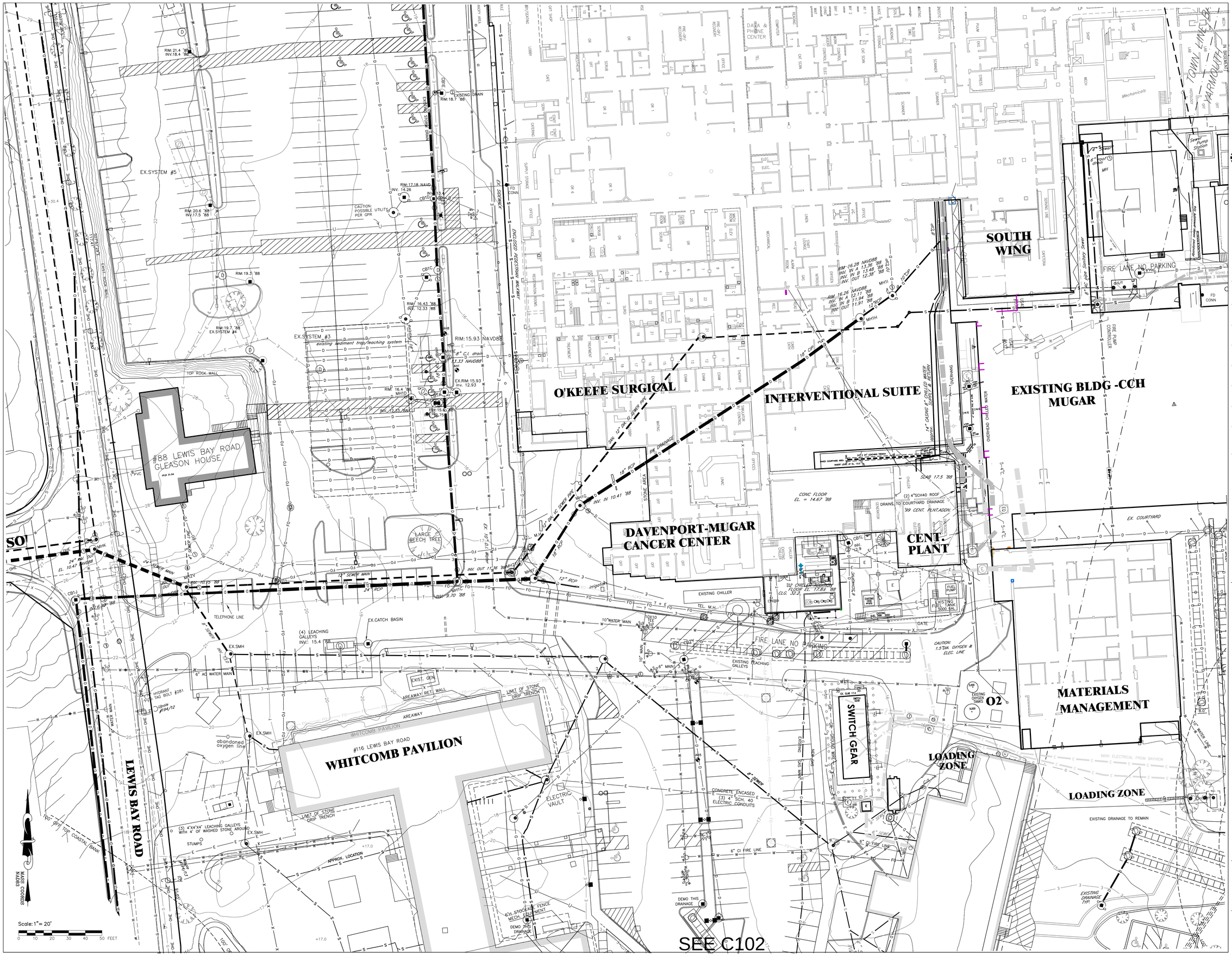
Drawing Title

Overview/Existing Conditions

Job Number	38010-00
Drawn by	CJF/DAO
Checked	DAO
Date	7-31-2019
Scale	1"=40'

Drawing No.

C 100



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CAPE COD HEALTHCARE

PROJECT 2022

27 Park Street

Hyannis, MA 02601

Cape Cod Commission Submission

Structural	ODEH ENGINEERS 1223 Mineral Spring Ave., North Providence, RI 02904 Tel. (401) 724-1771
Civil	DOWN CAPE ENGINEERING, INC. 939 Main St., Yarmouthport, MA Tel. (508) 362-4541
HVAC Design	ENGINEERED SOLUTIONS, INC. 6 Union St, Natick MA 01760 Tel. (508) 647-9200
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Landscape Architect	STIMSON 228 Norfolk St., Cambridge MA 02139 Tel. (617) 876-8960
Elevators	VDA 100 Summer Street, Suite 1600, Boston, MA 02110 Tel. (617) 574-5099

Stamp

COMMONWEALTH OF MASSACHUSETTS — DANIEL A. OJALA No.40980 REGISTERED PROFESSIONAL ENGINEER

COMMONWEALTH OF MASSACHUSETTS — DANIEL A. OJALA CIVIL No.46502 REGISTERED PROFESSIONAL SURVEYOR

7-31-2019
DATE

DANIEL A. OJALA, P.E., P.L.S.

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Drawing Title

Existing Conditions
Sheet 1

Job Number	38010-00
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Scale	1"=20'

Drawing No.

C 101

SEE C101

WHITCOMB PAVILION

HYANNIS INNER HARBOR (TIDAL)

EXISTING BULKHEAD – TOWN RAMP

HYANNIS INNER HARBOR (TIDAL)

MAP 326 PCL 118
TOWN OF BARNSTABLE
(LANDING)

HYANNIS MARINA

MAP 326 PCL 116
WAYNE G. KURKER
DB 8026/023

MAP 326 PCL 142
HYANNIS MARINA
LEASES 10,000 SQ. FT.
DB 6602/305

MAP 326 PCL 114
ROBERT P. BAKER JR.
C/O HYANNIS MARINA
CERT 116629

#11 WILLOW

#130
LEWIS BAY RD
BBSSREALTY LLC

WILLOW STREET

BARNSTABLE – YARMOUTH TOWN LINE

BOMED BUILDING

Metal Building

Woodframe Garage

Wooden Pier

Concrete Driveway

Gravel Driveway

Cedar Tree Line

Cedar Shrubs

Chain Link Fence

Wire Fence

Granite Curb

Utility Pole #194/14

Utility Pole #194/15

Utility Pole #14/3

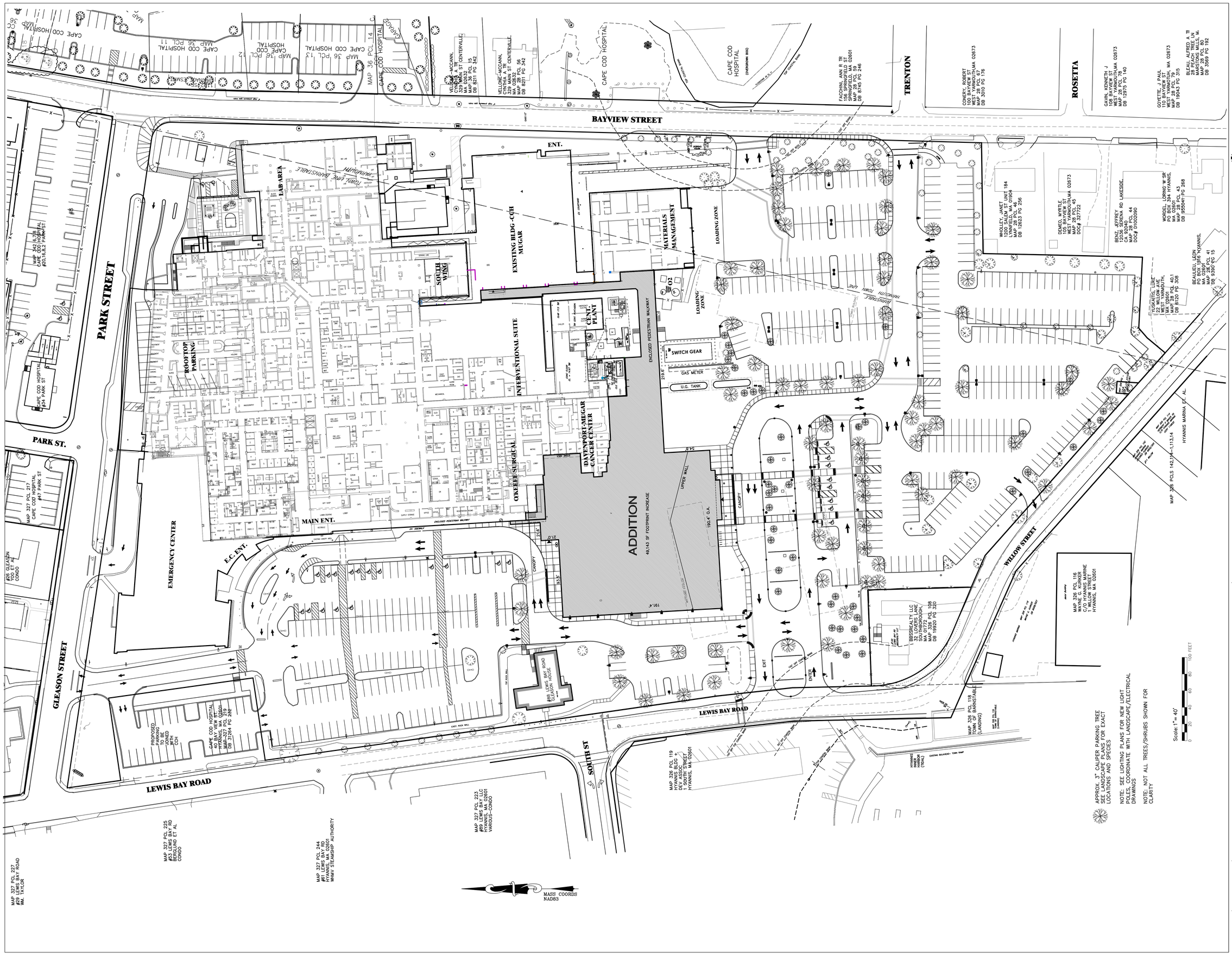
Utility Pole #145

Guy Pole

Shed

Shed

Shed



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COMMONWEALTH OF MASSACHUSETTS — DANIEL A. OJALA No.40980 — PROFESSIONAL ENGINEER AND SURVEYOR

COMMONWEALTH OF MASSACHUSETTS — DANIEL A. OJALA CIVIL No.46502 — REGISTERED PROFESSIONAL ENGINEER

7-31-2019
DATE

DANIEL A. OJALA, P.E., P.L.S.

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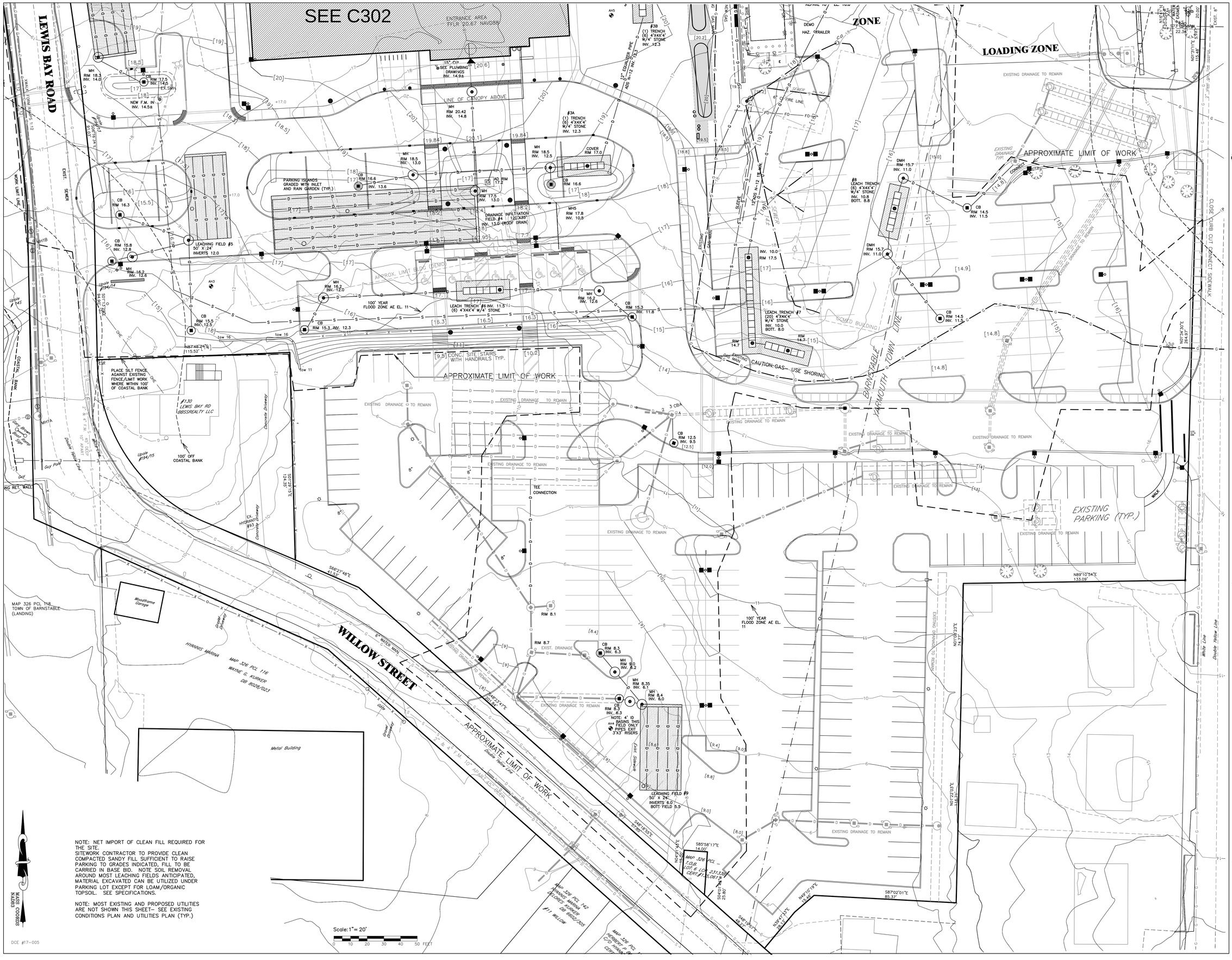
Drawing Title

Overview / Proposed Site

Job Number	38010-00
Drawn by	CJF/DAO
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C 300



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COMMONWEALTH OF MASSACHUSETTS DANIEL A. OJALA No. 40980 PROFESSIONAL LAND SURVEYOR

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Civil Grading/Drainage 1

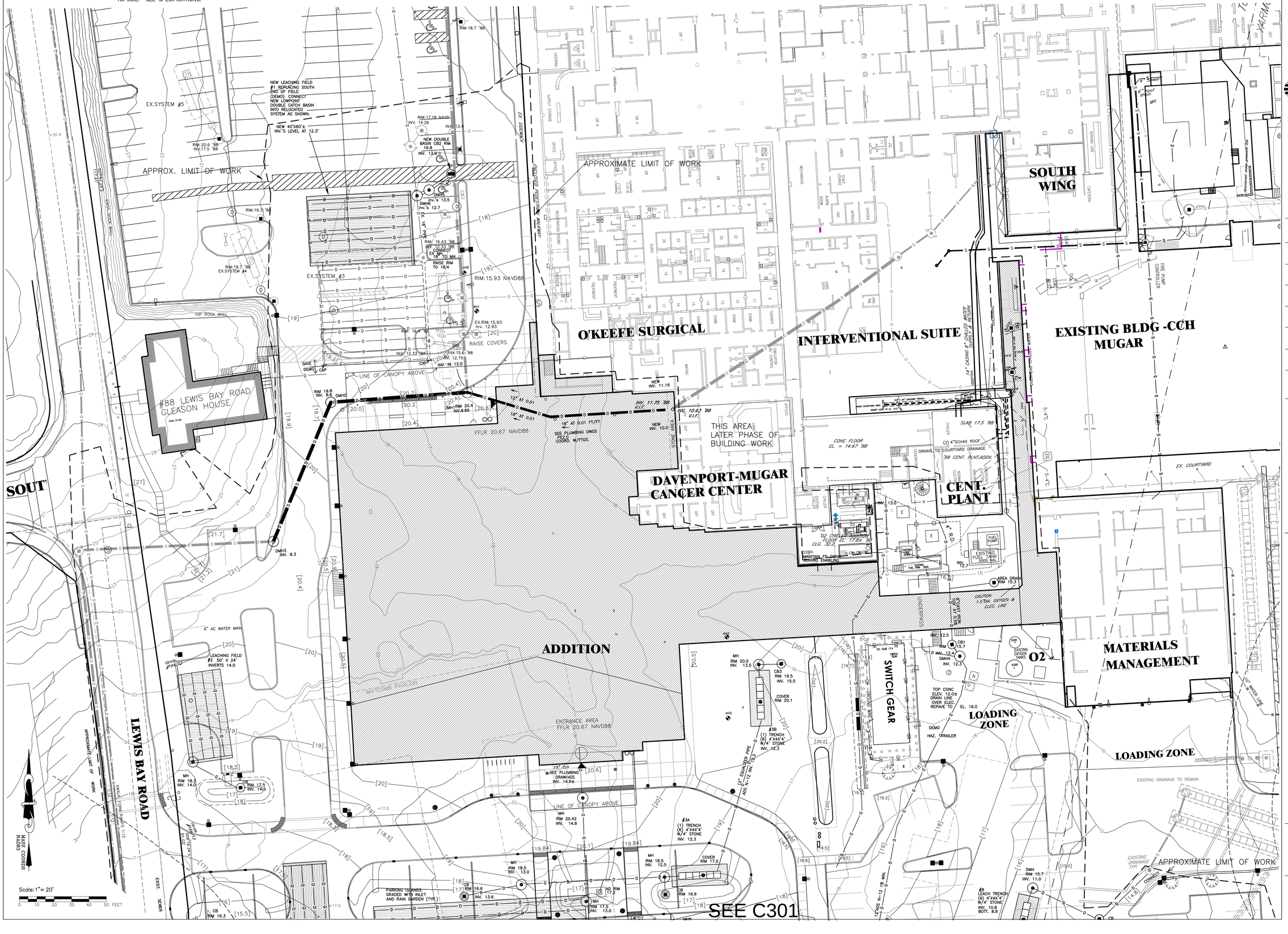
Job Number	38010-00
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Scale	1"=20'

Drawing No.

C 301

NOTE: NET IMPORT OF CLEAN FILL REQUIRED FOR THE SITE.
SITEWORK CONTRACTOR TO PROVIDE CLEAN COMPACTED SANDY FILL SUFFICIENT TO RAISE PARKING TO GRADES INDICATED, FILL TO BE CARRIED IN BASE BID. NOTE SOIL REMOVAL AROUND MOST LEACHING FIELDS ANTICIPATED, MATERIAL EXCAVATED CAN BE UTILIZED UNDER PARKING LOT EXCEPT FOR LOAM/ORGANIC TOPSOIL. SEE SPECIFICATIONS.

NOTE: UTILITIES ARE NOT INDICATED THIS SHEET DRAINAGE ONLY, SEE UTILITIES PLAN.



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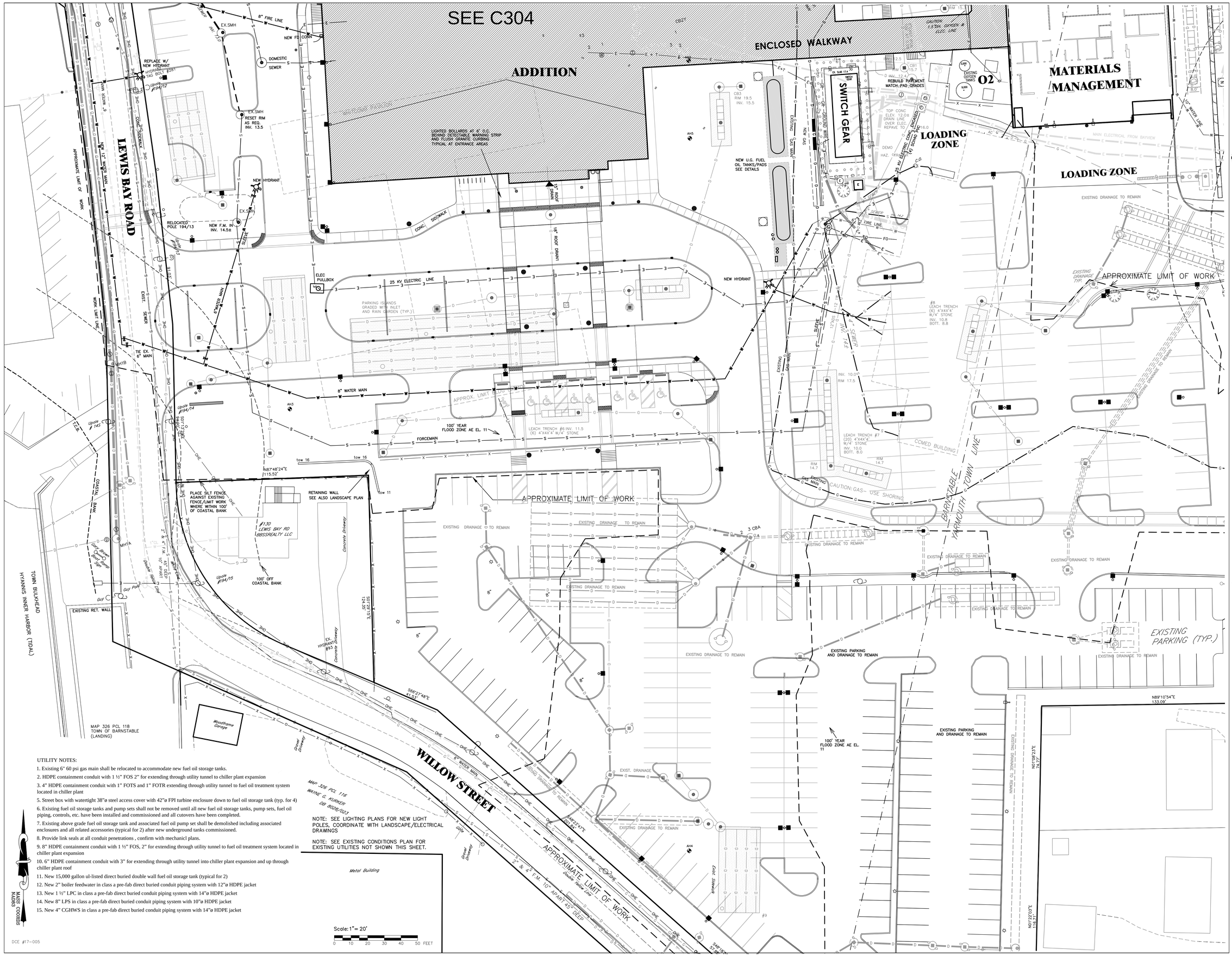
Drawing Title

Civil Grading/Drainage 2

Job Number	38010-00
Drawn by	CJF/DAO
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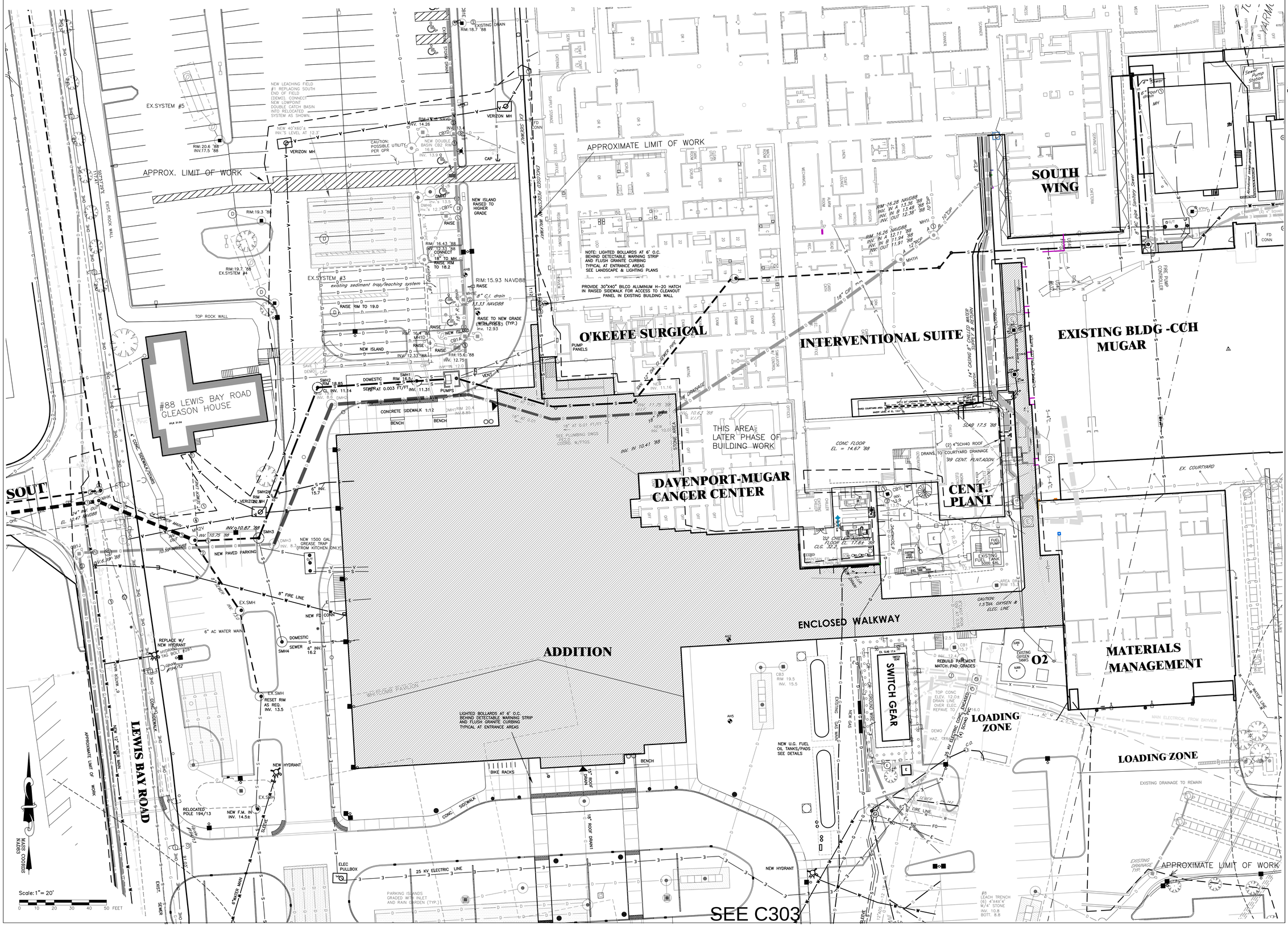
Drawing No.

C 302


SEE C304
ADDITION
ENCLOSED WALKWAY
WAITING STATION
SWITCH GEAR
MATERIALS MANAGEMENT
LOADING ZONE
LOADING ZONE
O2
LEWIS BAY ROAD
APPROXIMATE LIMIT OF WORK
WORK LIMIT LINE
LIGHTED BOLLARDS AT 6' O.C. BEHIND DETECTABLE WARNING STRIP AND FLUSH GRANITE CURBING TYPICAL AT ENTRANCE AREAS
NEW U.G. FUEL OIL TANKS/PADS SEE DETAILS
REBUILD PAVEMENT MATCH PAD GRADES
EXISTING OXYGEN TANKS
CAUTION 1-3 TON OXYGEN & ELEC. LINE
EXISTING DRAINAGE TO REMAIN
EXISTING PARKING (TYP.)
EXISTING PARKING AND DRAINAGE TO REMAIN
EXISTING PARKING AND DRAINAGE TO REMAIN
NEW HYDRANT
NEW HYDRANT
RELOCATED POLE 194/13
NEW F.M. IN INV. 14.5±
REPLACE W/ NEW HYDRANT
EX.SMH RESET RIM AS REQ. INV. 13.5
DOMESTIC SEWER
8" FIRE LINE
NEW FD CONN
ELEC PULLBOX
25 KV ELECTRIC LINE
18" ROOF DRAINS
PARKING ISLANDS GRADED WITH INLET AND RAIN GARDEN (TYP.)
8" WATER MAIN
TIE EX. 6" MAIN
8" WATER MAIN
FORCEMAIN
100' YEAR FLOOD ZONE AE EL. 11
LEACH TRENCH #6 INV. 11.5 (6) 4'X4'X 4' W/4" STONE
LEACH TRENCH #7 (20) 4'X4'X 4' W/4" STONE INV. 10.0 BOTT. 8.0
LEACH TRENCH #8 (6) 4'X4'X 4' W/4" STONE INV. 10.8 BOTT. 8.8
INV. 10.0± RIM 17.5
RIM 14.7
CBJ RIM 19.5 INV. 15.5
CBJ RIM 15.2
INV. 12.4±
TOP CONC ELEV. 12.0± DRAIN LINE OVER ELEC. REPAVE TO
EXISTING GAS MAIN
NEW GAS
EXISTING GAS MAIN
24 KV ELECTRIC CONDUIT ENCASED IN CONC.
DEMO HAZ. CRETE
MAIN ELECTRICAL FROM BAYVIEW
EXISTING DRAINAGE TO REMAIN
EXISTING DRAINAGE TO REMAIN
EXISTING DRAINAGE TO REMAIN

NOTE: SEE LIGHTING PLANS FOR NEW LIGHT POLES AND LIGHTED BOLLARDS, COORDINATE WITH LANDSCAPE/ELECTRICAL DRAWINGS

NOTE: PROPOSED DRAINAGE SHOWN IN LIGHT GREY FOR REFERENCE, GRADING NOT INDICATED, SEE GRADING/DRAINAGE PLANS



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COMMONWEALTH OF MASSACHUSETTS — DANIEL A. OJALA — No.40980 — REGISTERED PROFESSIONAL ENGINEER
COMMONWEALTH OF MASSACHUSETTS — DANIEL A. OJALA — CIVIL — No.46502 — REGISTERED PROFESSIONAL ENGINEER

7-31-2019
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DANIEL A. OJALA, P.E., P.L.S.

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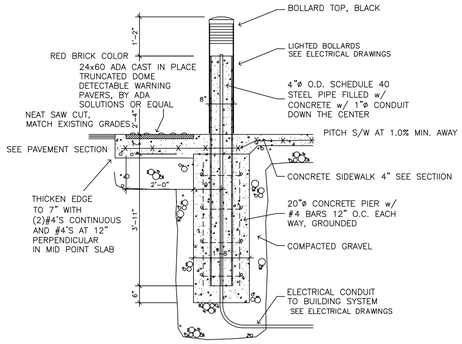
Drawing Title

Civil Utilities Plan 2

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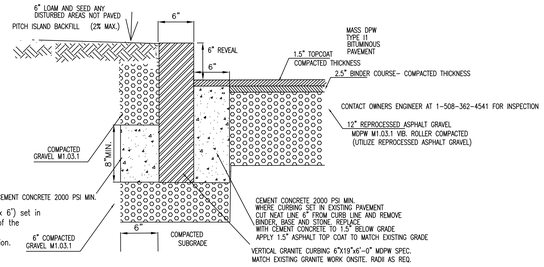
C 304



TRAFFIC GUARD DETAIL

BOLLARD/EDGE DETAIL

NOTE: SEE LANDSCAPE AND LIGHTING PLANS FOR COORDINATION FOR UNLIT PROTECTIVE BOLLARDS UTILIZE SIX INCH GALVANIZED STEEL PIPE CONCRETE FILLED, DOME TOP, PAINT YELLOW, CONC. BASE PER ABOVE DETAIL.

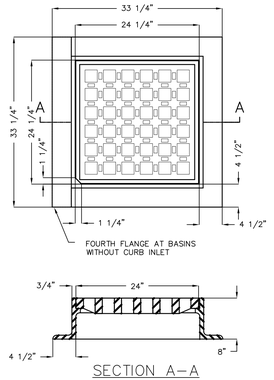


Granite Curbs: M9.04.1 Type VA3 (6"x19"–21" x 6") set in concrete base, in accordance with Section 501 of the Standard Specification for Highways and Bridges, Commonwealth of Mass Highway Dept. 1998 Edition.

VERTICAL GRANITE CURB & PAVEMENT SECTION

NOT TO SCALE

NOTE: GRANITE INDICATED FOR REPAIRS ONLY IN SITE ENABLING PACKAGE– NO NEW GRANITE CURBING PROPOSED IN ENABLING PHASE

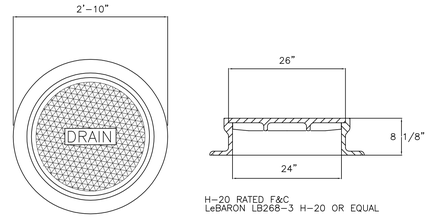


SECTION A–A

MINIMUM FRAME WEIGHT:	3–FLANGE – 265 LBS. 4–FLANGE – 295 LBS.
MINIMUM GRATE WEIGHT:	215 LBS.
PASS AREA:	255 SQ. IN.

FRAME AND GRATE

1" = 1'– 0"

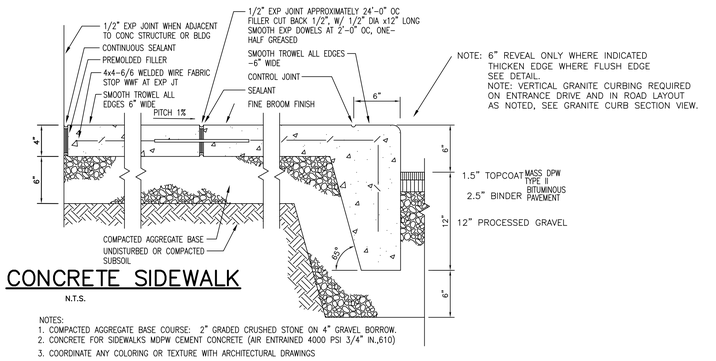


H–20 RATED F&C LeBARON LB268–3 H–20 OR EQUAL

TYPICAL DRAINAGE/SEWER ACCESS COVER

SCALE: NOT TO SCALE– LABEL SEWER OR DRAIN AS APPROPRIATE

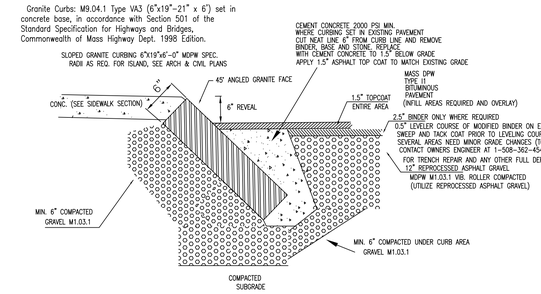
NOTE: FOR TANKS UTILIZE FIBRELITE 38" H–20 MANWAYS SEE TANK DETAIL AND SPECS.



CONCRETE SIDEWALK

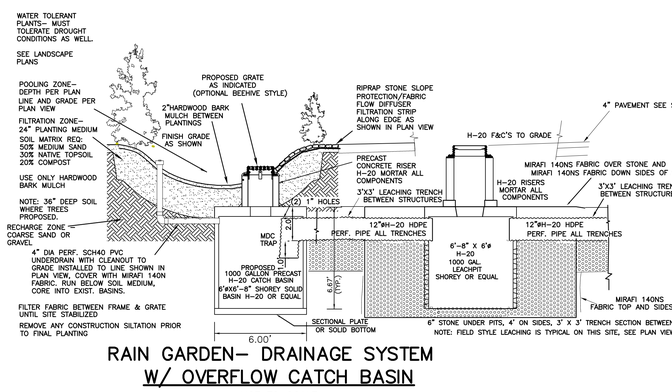
N.T.S.

NOTES:
1. COMPACTED AGGREGATE BASE COURSE: 2" GRADED CRUSHED STONE ON 4" GRAVEL BORROW.
2. CONCRETE FOR SIDEWALKS MDPW CEMENT CONCRETE (AIR ENTRAINED 4000 PSI 3/4" IN.,610)
3. COORDINATE ANY COLORING OR TEXTURE WITH ARCHITECTURAL DRAWINGS



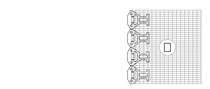
SLOPED GRANITE CURB SECTION

NOT TO SCALE

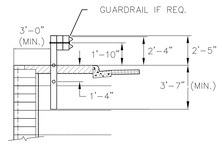


RAIN GARDEN– DRAINAGE SYSTEM W/ OVERFLOW CATCH BASIN

NOT TO SCALE



CUT NEAT HOLE IN GEOGRID FOR GUARD RAIL

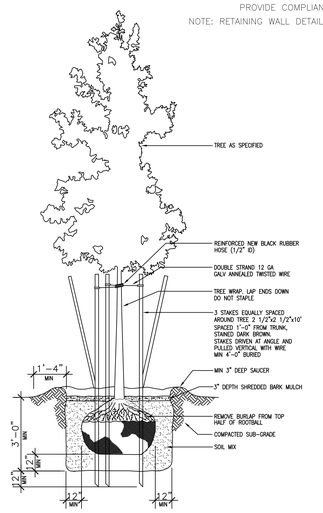


FULL SIZE KEYSTONE UNITS, GEOGRID PER STD. DESIGN MANUAL

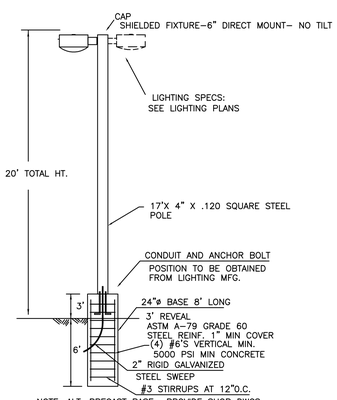
PLAN VIEW

KEYSTONE WALL/GUARDRAIL SECTION

TYPICAL GUARDRAIL SYSTEM
NO SCALE
PROVIDE COMPLIANT GUARD (FENCE) IF WALKWAY WITHIN 2' OF WALL >30" UNBALANCED FILL.
NOTE: RETAINING WALL DETAIL FOR REFERENCE ONLY– SEE LANDSCAPE PLAN FOR EXACT RETAINING WALL PLANS.



TREE PLANTING DETAIL



NOTE: ALT. PRECAST BASE– PROVIDE SHOP DWGS

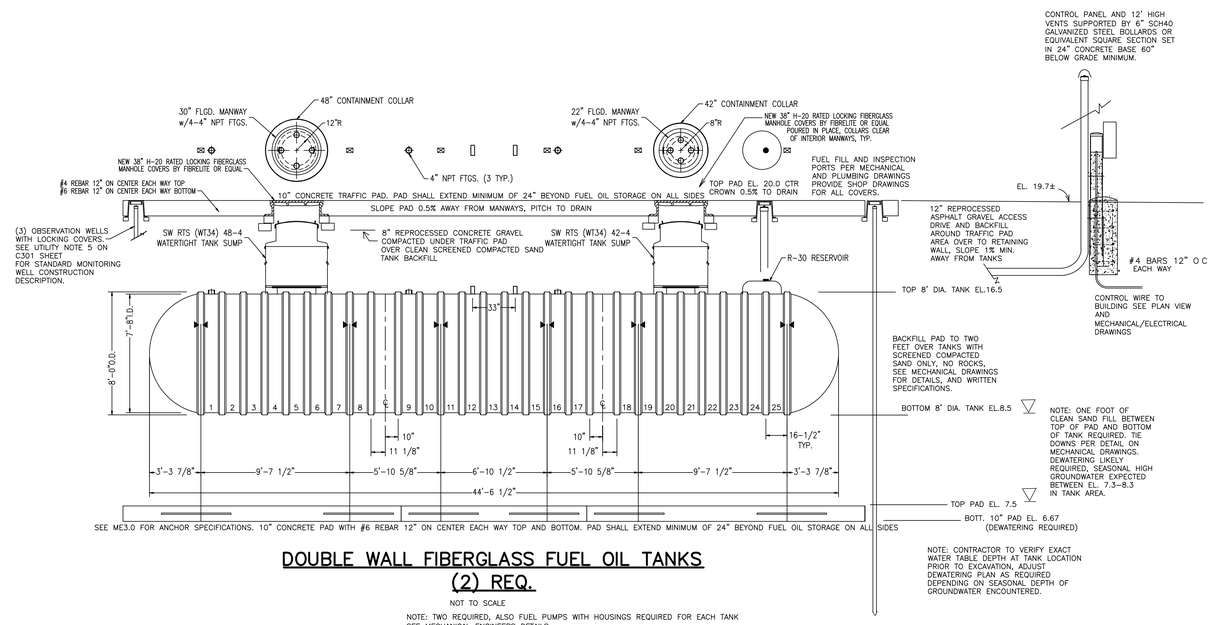
NOTE: CONDUIT RUNS BETWEEN ALL POLES, SEE ELECTRICAL PLANS RUN EXTRA CONDUIT FOR SECURITY CAMERAS, COORDINATE WITH CCH.

FIXTURE AND POLE TO BE RATED FOR A 120+ MPH WIND ZONE

SITE LIGHTING DETAIL– SECTION VIEW

NOT TO SCALE

NOTE: GENERAL DETAIL, COORDINATE WITH ELECTRICAL AND LIGHTING PLANS AND DETAILS



SEE ME3.0 FOR ANCHOR SPECIFICATIONS. 10" CONCRETE PAD WITH #6 REBAR 12" ON CENTER EACH WAY TOP AND BOTTOM. PAD SHALL EXTEND MINIMUM OF 24" BEYOND FUEL OIL STORAGE ON ALL SIDES

DOUBLE WALL FIBERGLASS FUEL OIL TANKS (2) REQ.

NOT TO SCALE

NOTE: TWO REQUIRED, ALSO FUEL PUMPS WITH HOUSINGS REQUIRED FOR EACH TANK
SEE MECHANICAL ENGINEERS DETAILS
DEADMEN AND TIEDOWNS REQUIRED,

FOR SPECIFICATIONS, SEE MECHANICAL DRAWINGS AND SPECS (DRAWING ME3.0 ETC.)
DEWATERING OF TANK PAD REQUIRED, GROUNDWATER OBSERVED AT EL 7.3 NAVD88 IN TANK AREA, SEASONAL ADJUSTMENT TO EL. 8.5'
CONTRACTOR TO PROVIDE SHORING AND DEWATERING PLAN FOR ENGINEERS APPROVAL
TANK INSTALLATION TO FULLY MEET 310 CMR 80–1, EXPERIENCED TANK INSTALLER REQUIRED, SEE SPECIFICATIONS.
INSTALLATION TO BE TESTED AND CERTIFIED PER MA CODE REGULATIONS 310 CMR 80–1, COORDINATE FILLING AND REGISTRATION WITH GENERAL CONTRACTOR AND OWNER.

NOTE: CONTRACTOR TO VERIFY EXACT WATER TABLE DEPTH AT TANK LOCATION PRIOR TO EXCAVATION, ADJUST DEWATERING PLAN AS REQUIRED DEPENDING ON SEASONAL DEPTH OF GROUNDWATER ENCOUNTERED.

DCE #17–005

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60 STATE STREET, SUITE 1800
Boston, MA 02109
Tel: 617-475-4000 Fax: 617-475-4445
www.tsoikobus.design

CAPE COD HEALTHCARE

PROJECT 2022

27 Park Street

Hyannis, MA 02601

Cape Cod Commission Submission

Structural	ODEH ENGINEERS 1223 Mineral Spring Ave., North Providence, RI 02904 Tel. (401) 724-1771
Civil	DOWN CAPE ENGINEERING, INC 939 Main St., Yarmouthport, MA Tel. (508) 362-4541
HVAC Design	ENGINEERED SOLUTIONS, INC. 6 Union St, Natick MA 01760 Tel. (508) 647-9200
Electrical Engineer	ENGINEERED SOLUTIONS, INC. 6 Union St, Natick MA 01760 Tel. (508) 647-9200
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Lighting	LAM PARTNERS 84 Sherman St., Cambridge MA 02140 Tel. (617) 354-6502
Landscape Architect	STIMSON 228 Norfolk St., Cambridge MA 02139 Tel. (617) 876-8960
Elevators	VDA 100 Summer Street, Suite 1600, Boston, MA 02110 Tel. (617) 574-5099

Stamp

COMMONWEALTH OF MASSACHUSETTS DANIEL A. OJALA No. 40980 REGISTERED PROFESSIONAL ENGINEER AND SURVEYOR

COMMONWEALTH OF MASSACHUSETTS DANIEL A. OJALA CIVIL No.46502 REGISTERED PROFESSIONAL ENGINEER

7-31-2019
DATE

DANIEL A. OJALA, P.E., P.L.S.

NOT FOR CONSTRUCTION

Revisions

No.	Description	Date

off 508–362–4541
fax 508–362–9880
downcape.com ©
down cape engineering, inc.
civil engineers
land surveyors
939 Main Street (Rte 6A)
YARMOUTHPORT MA 02675

Drawing Title

Civil Detail Sheet 1

Job Number	38010-00
Drawn by	CJF/DAO
Checked	DAO
Date	7-31-2019
Scale	NTS

Drawing No.

C 401

WATER AUTHORITY:

T.O.B. DPW– WATER SUPPLY DIVISION
Hans Keijser Supervisor
P.O.Box 326 #47 Old Yarmouth Road
Hyannis, MA 02601–0326
PH. 1–508–775–0063
PH. 1–508–778–9617
FAX 1–508–790–1313

WATER LINE NOTES:

1. ALL MATERIALS AND WORKMANSHIP TO CONFORM TO THE RULES, REGULATIONS AND SPECIFICATIONS OF THE HYANNIS WATER SYSTEMS AS AMENDED TO PRESENT. DISTRICT HAS AUTHORITY TO AMEND PLANS. SEE SPECIFICATIONS FOR EXACT DETAILS.

2. WATER MAINS TO BE CLASS 52 12" CEMENT LINED DUCTILE IRON PIPE TO DISTRICT SPECIFICATIONS.

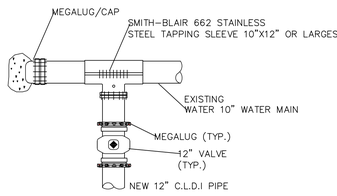
3. GATE VALVE SHALL BE MUELLER ONLY. IRON BODY, BRONZE MOUNTED, DOUBLE DISC, WITH TWO INCH OPERATING NUT WITH MECHANICAL JOINT HUBS. GATE VALVE SHALL CONFORM IN EVERY RESPECT TO ALL APPLICABLE AWWA STANDARDS. VALVE SHALL BE DESIGNED FOR 200 PSI WORKING AND 300 PSI TEST PRESSURE AND SHALL OPEN LEFT.

4. VALVES SHALL ALSO CONFORM TO THE SPECIFICATIONS OF THE AWWA AS TO SIZE STEM, PITCH OF THREAD, GASKET SEATING AREA SHALL BE FULLY MACHINED TO THE FIXED DIMENSIONS AND TOLERANCES AS PER AWWA SPECIFICATIONS. ALL VALVES SHALL BE PROVIDED WITH "O" RINGS. THE DESIGN OF THE VALVE SHALL BE SUCH THAT THE SEAL PLATE CAN BE FITTED WITH NEW "O" RINGS WHILE THE VALVE IS UNDER PRESSURE IN THE FULLY OPEN POSITION.

5. VALVE BOXES SHALL BE BUFFALO OR PIONEER AND SHALL BE FURNISHED AND INSTALLED FOR ALL VALVES. THEY SHALL BE CAST IRON, TAR COATED, SLIDING TYPE ADJUSTABLE VALVE BOXES TOGETHER WITH CAST IRON COVERS. SEE DISTRICT REGULATIONS.

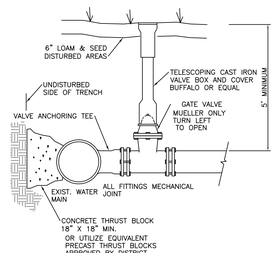
6. HYANNIS WATER SYSTEMS APPROVED CONTRACTOR AND INSPECTOR REQUIRED. SEE SPECS.

7. CONTRACTOR RESPONSIBLE FOR AS–BUILTS AND PLACING SAME ON ENGINEERED DRAWING AND SUBMITTING TO WATER DEPT. FOR THEIR RECORDS. COORDINATE WITH TOWN INSPECTOR– SEE SPECIFICATIONS FOR EXACT ASBUILT REQUIREMENTS.



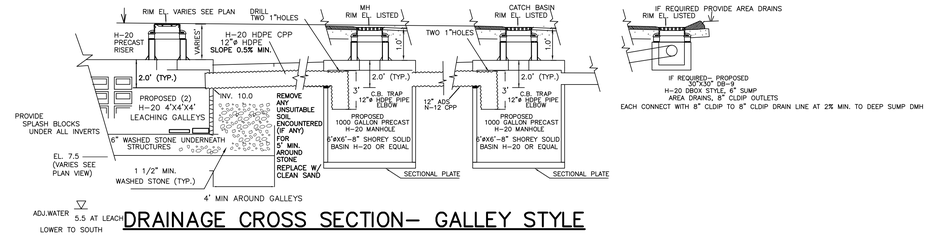
TAPPING SLEEVE

NOT TO SCALE



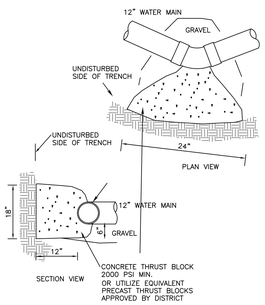
TYPICAL GATE VALVE

NOT TO SCALE



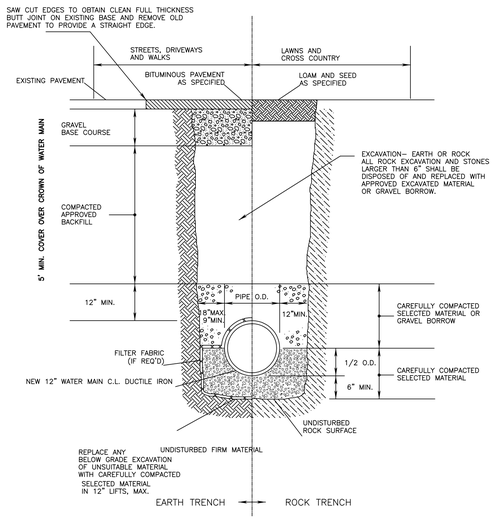
DRAINAGE CROSS SECTION– GALLEY STYLE

NOT TO SCALE



THRUST BLOCK

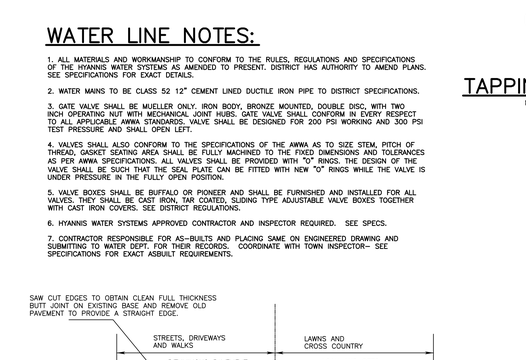
FOR 45 AND 22.5 DEG BENDS



WATER TRENCH

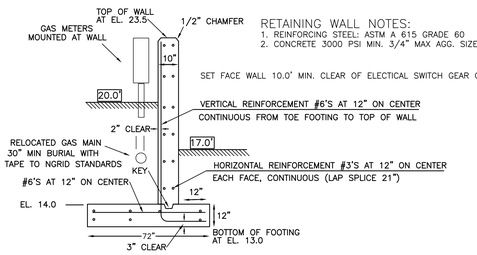
NOT TO SCALE

SEWER TRENCH SIMILAR EXCEPT PIPE MATERIAL SDR35 PVC AND PROVIDE SIX INCHES OF GRAVEL BEDDING UNDER ALL PIPE



TYPICAL HYDRANT CONNECTION

NOT TO SCALE



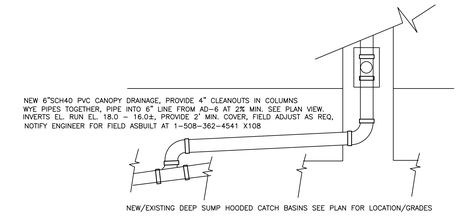
RETAINING WALL NOTES:
1. REINFORCING STEEL: ASTM A 615 GRADE 60
2. CONCRETE 3000 PSI MIN. 3/4" MAX AGG. SIZE

SET FACE WALL 10.0' MIN. CLEAR OF ELECTICAL SWITCH GEAR CABINET FACE

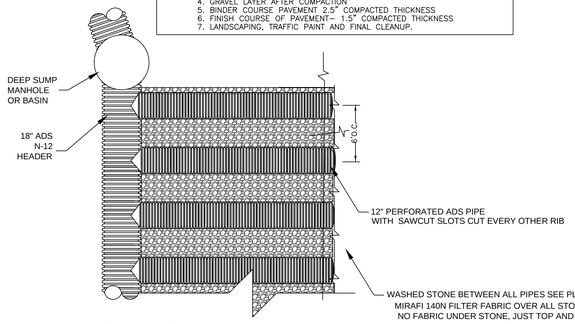
RETAINING WALL DETAIL

NOT TO SCALE

NOTE: SEE ALSO ARCHITECTURAL PLANS AND SECTIONS

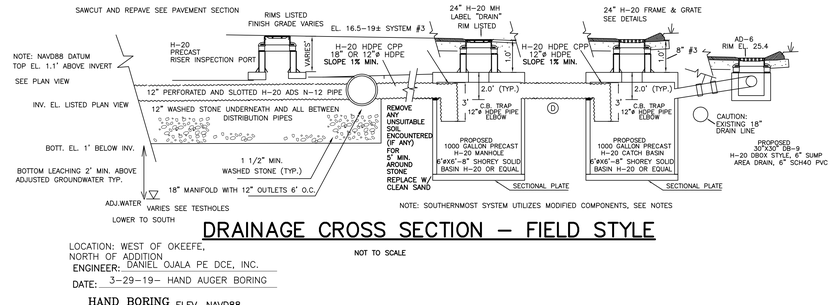


INSPECTION SCHEDULE: (BY OWNERS ENGINEER, 24 HR. NOTICE REQ.)
1. SUBGRADE ONCE SOIL REMOVED FOR DRAINAGE INSTALLATION
2. DRAINAGE INSTALLATION– PIPE AND STONE PRIOR TO BACKFILL
3. COMPACTED SUBGRADE PRIOR TO GRAVEL
4. GRAVEL LAYER AFTER COMPACTION
5. BINDER COURSE PAVEMENT 2.5" COMPACTED THICKNESS
6. FINISH COURSE OF PAVEMENT– 1.5" COMPACTED THICKNESS
7. LANDSCAPING, TRAFFIC PAINT AND FINAL CLEANUP.



DRAINAGE LEACHING DETAIL

PLAN VIEW LEACHING FIELD STYLE
NOT TO SCALE



NOTE: SOUTHERNMOST SYSTEM UTILIZES MODIFIED COMPONENTS, SEE NOTES

DRAINAGE CROSS SECTION – FIELD STYLE

NOT TO SCALE

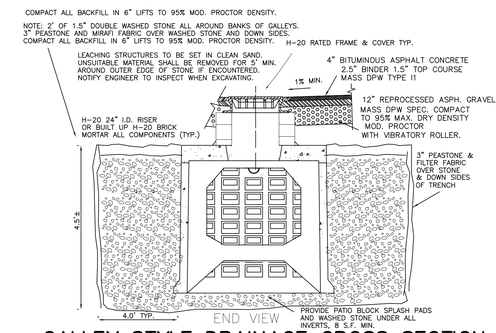
LOCATION: WEST OF OKEEFE, NORTH OF ADDITION
ENGINEER: DANIEL OJALA PE DCE, INC.
DATE: 3–29–19– HAND AUGER BORING

TEST HOLE LOGS DRAINAGE

HAND BORING TEST HOLE 6 ELEV. NAVD88

DEPTH		ELEVATION
0"		16.50
18"	GRAVEL /FILL	15.0'
	C MEDIUM SAND 2.5Y 7/4	
	EST. HIGH GROUNDWATER	9.10' NAVD88 (VS. 9.3' 1996) ✓
99.5"	OBSERVED GROUNDWATER	ELEV. 8.20 NAVD88
120"		6.56

USGS HIGH GROUNDWATER EST.
INDICATOR WELL: MIW29
ZONE: A
DATE: 2/19
ADJ. FACTOR: 0.9



GALLEY STYLE DRAINAGE CROSS SECTION

SCALE: N.T.S.

LOCATION: NORTH OF ADDITION, GROUNDWATER GRADIENT TOWARD SOUTH APPROX. 1%
ENGINEER: DOWN CAPE ENGINEERING
DATE: 9/1996– HAND AUGER BORING

HAND BORING TEST HOLE 1 ELEV. NAVD88

DEPTH		
0"		16.5'
	BARK MULCH LOAMY SAND FILL	
18"		15.0'
	MEDIUM SAND TRACE GRAVEL	
	EST. HIGH GROUNDWATER	9.3'
	OBSERVED GROUNDWATER	8.2'
111.6"		7.2'

USGS HIGH GROUNDWATER EST.
INDICATOR WELL: MIW29
ZONE: A
DATE: 9/96
ADJ. FACTOR: 1.1

LOCATION: EAST OF WHITCOMB NORTH OF #5
ENGINEER: DANIEL OJALA PE DCE, INC.
DATE: 7–29–18– HAND AUGER BORING

HAND BORING TEST HOLE 2 ELEV. NAVD88

0"		16.5'
2"	GRAVEL	16.4'
	FILL LS 2.5Y 6/6	
18"		15.0'
	FILL MS 2.5Y 6/4	
66"		11'
	A LS 2.5Y 6/8	
72"		10.5'
	C MEDIUM SAND 2.5Y 7/4	
	EST. HIGH GROUNDWATER	8.0'
	OBSERVED GROUNDWATER	
110.4"		7.3'
117.6"		6.7'

USGS HIGH GROUNDWATER EST.
INDICATOR WELL: MIW29
ZONE: A
DATE: 6/18
ADJ. FACTOR: 0.7

LOCATION: SOUTHWEST COR WHITCOMB PAVILION
ENGINEER: DANIEL OJALA PE DCE, INC.
DATE: 3–29–19– HAND AUGER BORING

HAND BORING TEST HOLE 3 ELEV. NAVD88

0"		12.82'
12"	FILL LS	15.0'
	C MEDIUM SAND 2.5Y 7/4	
	EST. HIGH GROUNDWATER	6.42'
	OBSERVED GROUNDWATER	
87.5"		5.52'
100"		4.4

USGS HIGH GROUNDWATER EST.
INDICATOR WELL: MIW29
ZONE: A
DATE: 2/19
ADJ. FACTOR: 0.9

LOCATION: SOUTH END PROJECT AT WILLOW STREET
ENGINEER: DANIEL OJALA PE DCE, INC.
DATE: 3–29–19– HAND AUGER BORING

HAND BORING TEST HOLE 4 ELEV. NAVD88

0"		8.16'
18"	FILL LS	6.67'
	C MEDIUM SAND 2.5Y 7/4 FILL	
48"		4.16'
	C MEDIUM SAND BROWN TRACE SILT	
	EST. HIGH GROUNDWATER	3.46'
	OBSERVED GROUNDWATER	
67"		2.56'
72"		2.16

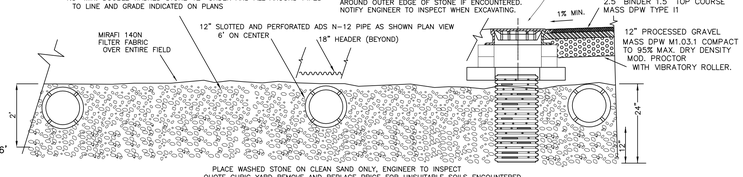
USGS HIGH GROUNDWATER EST.
INDICATOR WELL: MIW29
ZONE: A
DATE: 2/19
ADJ. FACTOR: 0.9

LOCATION: EAST OF WHITCOMB
ENGINEER: DANIEL OJALA PE DCE, INC.
DATE: 3–29–19– HAND AUGER BORING

HAND BORING TEST HOLE 5 ELEV. NAVD88

0"		16.56
6"	GRAVEL	16.0'
	C MEDIUM SAND 2.5Y 7/4	
	EST. HIGH GROUNDWATER	8.26'
	OBSERVED GROUNDWATER	
110.5"		7.36'
120"		6.56

USGS HIGH GROUNDWATER EST.
INDICATOR WELL: MIW29
ZONE: A
DATE: 2/19
ADJ. FACTOR: 0.9



FIELD STYLE DRAINAGE CROSS SECTION

SCALE: N.T.S.

H–20 24" I.D. RISER OR BUILT UP H–20 BRICK ON PRECAST DONUT BASE MORTAR ALL COMPONENTS (TYP.) 12" PIPE DOWN TO SAND AT BOTTOM OF LEACHING FIELD

DCE #17–005

TSOI KOBUS DESIGN
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Stamp

COMMONWEALTH OF MASSACHUSETTS DANIEL A. OJALA No.40980 REGISTERED PROFESSIONAL ENGINEER

COMMONWEALTH OF MASSACHUSETTS DANIEL A. OJALA CIVIL No.46502 REGISTERED PROFESSIONAL ENGINEER

7–31–2019
DATE

DANIEL A. OJALA, P.E., P.L.S.

NOT FOR CONSTRUCTION

Revisions

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off 508–362–4541
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YARMOUTHPORT MA 02675

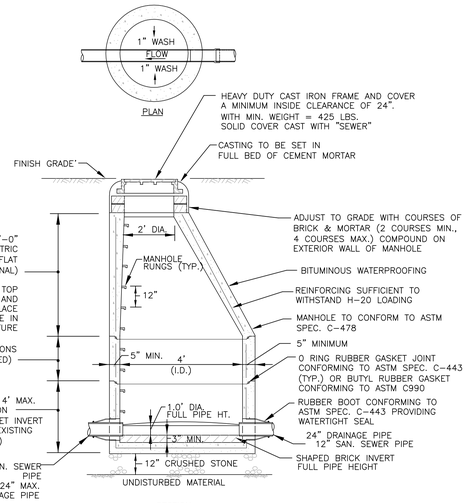
Drawing Title

Civil Detail Sheet 2

Job Number	38010-00
Drawn by	CJF/DAO
Checked	DAO
Date	7-31-2019
Scale	NTS

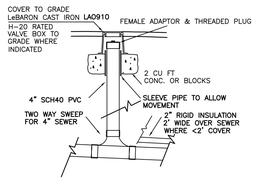
Drawing No.

C 402



1 PRECAST SEWER/DRAINAGE MANHOLE DETAIL

NTS



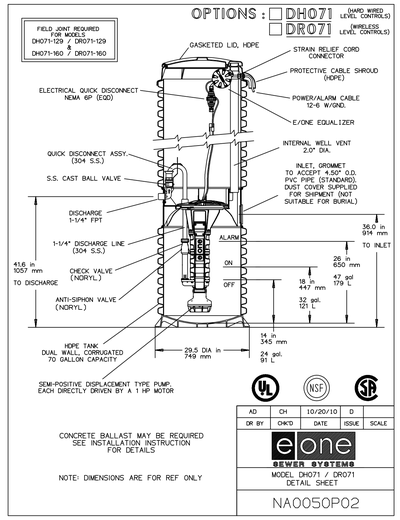
STANDARD CLEANOUT DETAIL

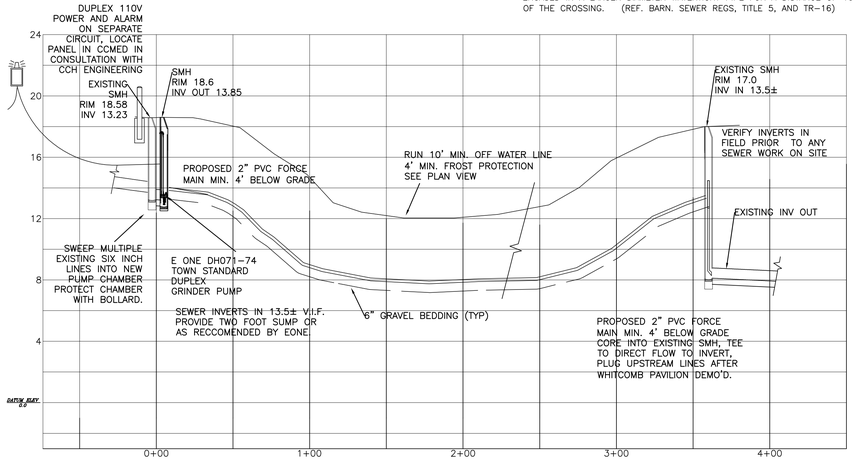
NOT TO SCALE

ADDITIONAL NOTES:

SEE ALSO WRITTEN SPECIFICATIONS FOR PROJECT

1. THE LOCATION OF EXISTING UNDERGROUND UTILITIES SHOWN ON THESE PLANS ARE APPROXIMATE. PRIOR TO ANY EXCAVATION ON THIS SITE, THE EXCAVATING CONTRACTOR SHALL MAKE THE REQUIRED 72 HOUR NOTIFICATION TO DIG SAFE (1-888-344-7233) AND ANY OTHER UTILITIES WHICH MAY HAVE CABLE, PIPE OR EQUIPMENT IN THE CONSTRUCTION AREA FOR VERIFICATION OF LOCATIONS.
2. ALL CONSTRUCTION MATERIALS, COMPONENTS, AND METHODS EMPLOYED ON THIS PROJECT WORK SHALL CONFORM TO THE TOWN OF BARNSTABLE SUBDIVISION REGS. AND\OR THE MASSACHUSETTS DEPARTMENT OF PUBLIC WORKS STANDARD SPECIFICATIONS FOR BRIDGES AND HIGHWAYS AS AMENDED TO PRESENT. ALL SEWER WORK AND MATERIALS TO CONFORM TO 310 CMR 15.00 TITLE 5. AND TOWN OF BARNSTABLE DPW STANDARD SPECIFICATIONS FOR SEWER AND WATER CONNECTIONS.
3. VERTICAL DATUM IS NAVD88 FROM RTK GPS
4. MUNICIPAL WATER AND OTHER UTILITY CONNECTIONS ARE EXISTING
5. THIS PLAN IS FOR PROPOSED WORK ONLY AND IS NOT TO BE USED FOR PROPERTY LINE STAKING.
6. OFF-SITE DETAILS FROM G.I.S. DATA, SEWER ASBUILT DATA, APPROXIMATE, FOR REFERENCE ONLY.
7. CONTRACTOR TO VERIFY LOCATION AND ELEVATION OF ALL INVERTS AND UTILITIES PRIOR TO CONSTRUCTION OF ANY PORTION OF THE SEWER OR DRAINAGE SYSTEM.
8. CONTRACTOR TO REPORT ANY DISCREPANCIES TO OWNERS ENGINEER AND RECEIVE WRITTEN INSTRUCTIONS PRIOR TO PROCEEDING.
9. CONTRACTOR TO BE RESPONSIBLE FOR ALL PERMITS AND NOTIFICATION OF AUTHORITIES FOR REQUIRED INSPECTIONS.
10. ALL TRENCHES TO BE COMPACTED AND PAVED PER SECTION VIEW, REPAINT ALL DISTURBED PARKING LINES.
11. CONTRACTOR TO COORDINATE WITH PLUMBER, INTERNAL PLUMBING PERMIT REQ.,
12. SEWER LINES SHOULD BE 36" (18"MIN.) BELOW WATER SUPPLY LINES, BUT IF IT IS NECESSARY TO CROSS ABOVE A WATER UTILITY, BOTH THE BUILDING SEWER AND THE WATER LINE SHALL BE ENCASED IN A LARGER DIAMETER WATERTIGHT PIPE FOR A DISTANCE OF 10 FEET ON BOTH SIDES OF THE CROSSING. (REF. BARN. SEWER REGS, TITLE 5, AND TR-16)

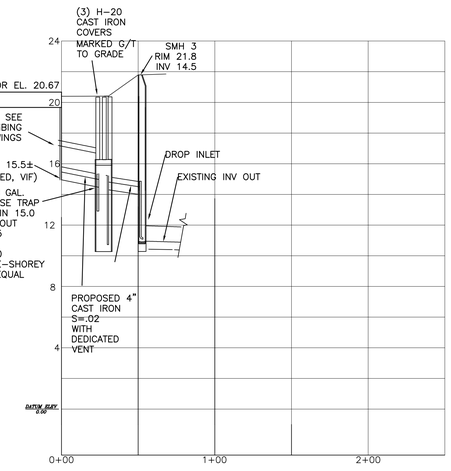




CC MEDICAL CENTER SEWER CONNECTION PROFILE

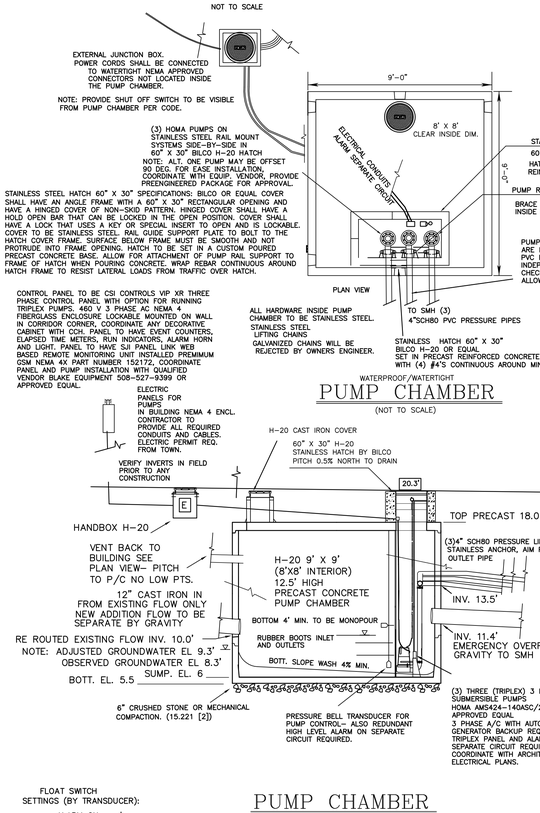
APPROX. SCALE 1" = 40' HORIZONTAL
1" = 4' VERTICAL

NOTE: TEMPORARY CONNECTION, CC MEDICAL CENTER TO BE DEMOLISHED PRIOR TO FINAL PHASE OF PARKING CONSTRUCTION



KITCHEN SEWER CONNECTION PROFILE

APPROX. SCALE 1" = 40' HORIZONTAL
1" = 4' VERTICAL



PUMP CHAMBER

(NOT TO SCALE)

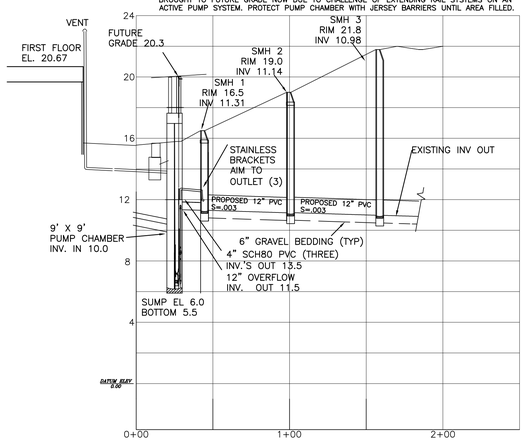
FLOAT SWITCH SETTINGS (BY TRANSDUCER):

ALARM ON	
PUMP ON	6"
12" WORKING RANGE	12"
PUMP OFF	25"

PUMP CHAMBER

(NOT TO SCALE)
WATERPROOF/WATERTIGHT

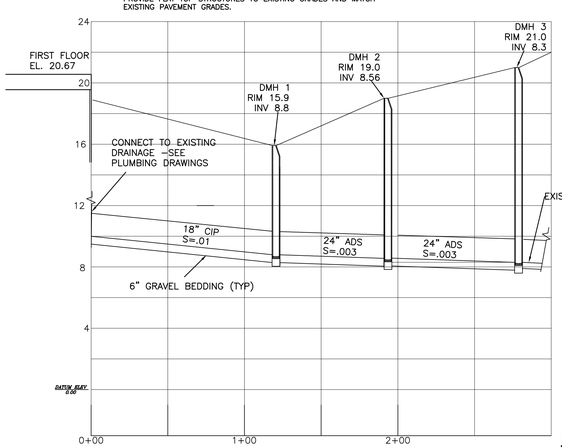
NOTE: SEWER MANHOLES 1&2 TO BE RAISED TO HIGHER FINAL FINISH GRADE AT LATER DATE PROVIDE FLAT TOP STRUCTURES TO EXISTING GRADES AND MATCH EXISTING PAVEMENT GRADES. PUMP CHAMBER WITH RAIL SYSTEM SHALL BE BROUGHT TO FUTURE GRADE NOW DUE TO CHALLENGE OF EXTENDING RAIL SYSTEMS ON AN ACTIVE PUMP SYSTEM. PROTECT PUMP CHAMBER WITH JERSEY BARRIERS UNTIL AREA FILLED.



PUMP CHAMBER SEWER CONNECTION PROFILE

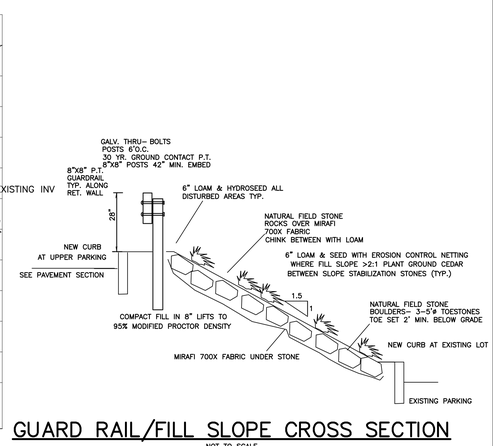
APPROX. SCALE 1" = 40' HORIZONTAL
1" = 4' VERTICAL

NOTE: DRAINAGE MANHOLES 1&2 TO BE RAISED TO HIGHER FINAL FINISH GRADE AT LATER DATE PROVIDE FLAT TOP STRUCTURES TO EXISTING GRADES AND MATCH EXISTING PAVEMENT GRADES.



DRAINAGE CONNECTION PROFILE

APPROX. SCALE 1" = 40' HORIZONTAL
1" = 4' VERTICAL



GUARD RAIL/FILL SLOPE CROSS SECTION

NOT TO SCALE

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Elevators	VDA 100 Summer Street, Suite 1600, Boston, MA 02110 Tel. (617) 574-5099

Stamp

COMMONWEALTH OF MASSACHUSETTS DANIEL A. OJALA No.40980 PROFESSIONAL ENGINEER REGISTERED

COMMONWEALTH OF MASSACHUSETTS DANIEL A. OJALA CIVIL No.46502 REGISTERED PROFESSIONAL ENGINEER

7-31-2019
DATE

DANIEL A. OJALA, P.E., P.L.S.

NOT FOR CONSTRUCTION

Revisions

No.	Description	Date

off 508-362-4541
fax 508-362-9880
downcape.com @
down cape engineering, inc.
civil engineers
land surveyors
939 Main Street (Rte 6A)
YARMOUTHPORT MA 02675

Drawing Title

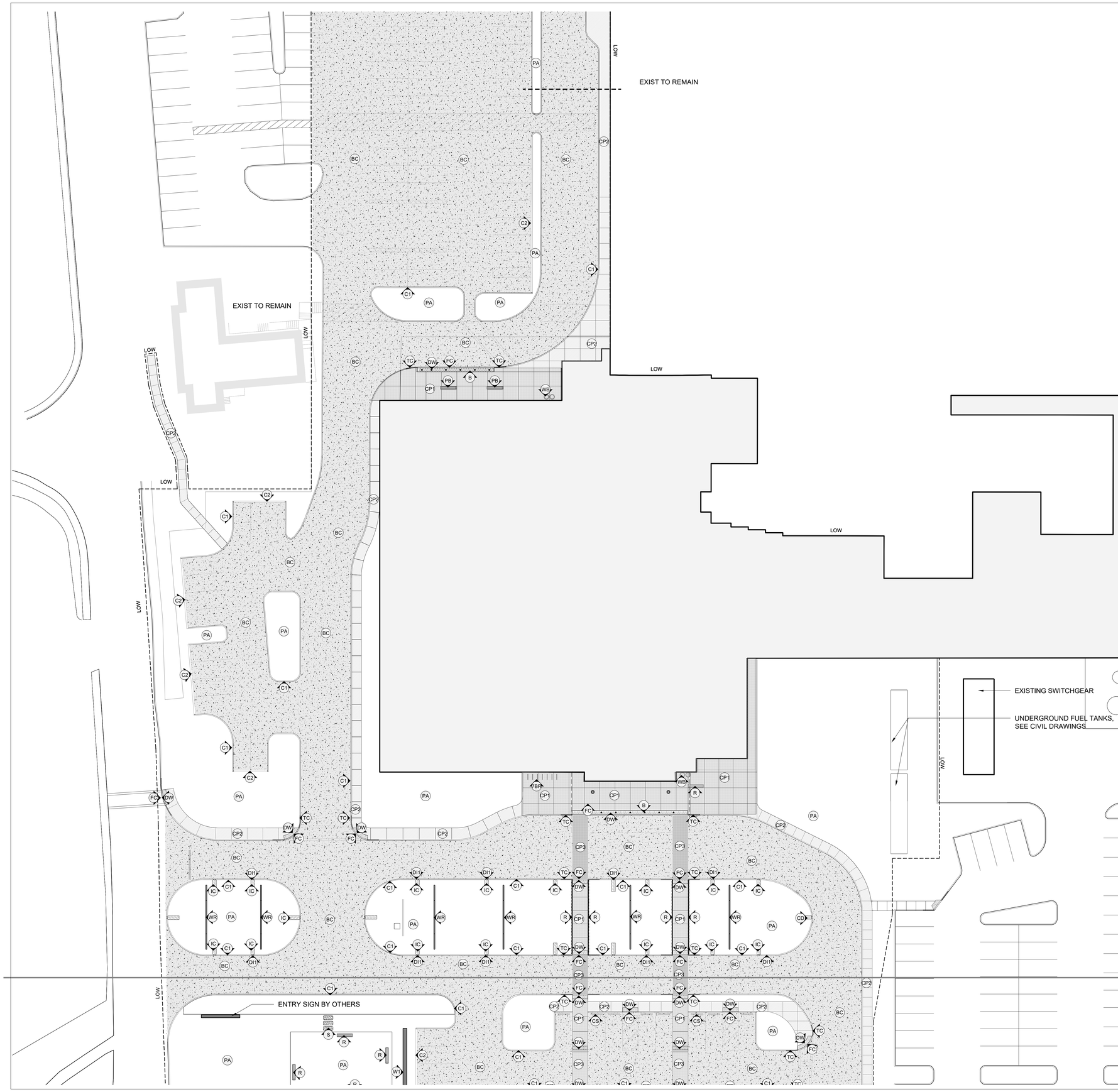
Civil Detail Sheet 3

Job Number	38010-00
Drawn by	CJF/DAO
Checked	DAO
Date	7-31-2019
Scale	NTS

Drawing No.

C 403

DCE #17-005



SYM	DESCRIPTION	
CP1	GROUND FINISH CONCRETE PAVEMENT (PEDESTRIAN)	1 L7.1
CP2	CONCRETE PAVEMENT	2 L7.1
CP3	GROUND FINISH CONCRETE PAVEMENT (VEHICULAR)	3 L7.1
BC	BITUMINOUS CONCRETE PAVEMENT	SEE CIVIL DWGS
DW	DETECTABLE WARNING	4 L7.1
C1	GRANITE CURB	SEE CIVIL DWGS
C2	CAPE COD BERM	SEE CIVIL DWGS
TC	TRANSITION CURB	SEE CIVIL DWGS
FC	FLUSH CURB	SEE CIVIL DWGS
B	BOLLARD	10 L7.1
W1	RETAINING WALL	8 L7.0
W2	PRE PATINATED COPPER WALL	7 L7.0
WR	GRANITE WEIR	8 L7.1
WS	WATER SCREEN	1-6 L7.0
WB	WATER BASIN	1-6 L7.0
DI1	DRAIN INLET FOR GRANITE CURB	6 L7.1
DI2	DRAIN INLET FOR CAPE COD BERM	7 L7.1
IC	INLET COBBLE	
CS	CURB STOP	SEE CIVIL DWGS
R	EDGE RAIL	5 L7.1
PA	PLANTING AREA	
R	PALISADE BENCH	12 L7.1
WB	WASTE RECEPTACAL	13 L7.1
BR	BIKE RACKS	11 L7.1
PA	CONCRETE BRIDGE	9 L7.1
S	STEPPING STONE	

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60 STATE STREET, SUITE 1800
Boston, MA 02109
Tel: 617-475-4000 Fax: 617-475-4445
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CAPE COD HEALTHCARE

PROJECT 2022

27 Park Street
Hyannis, MA 02601

Cape Cod Commission Submission

Structural	ODEH ENGINEERS 1223 Mineral Spring Ave., North Providence, RI 02904 Tel. (40) 724-1771
Civil	DOWN CAPE ENGINEERING, INC 939 Main St., Yarmouthport, MA Tel. (508) 362-4541
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Landscape Architect	STIMSON 228 Norfolk St., Cambridge MA 02139 Tel. (617) 876-8960
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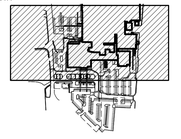
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Revisions

No.	Description	Date

Key Plan

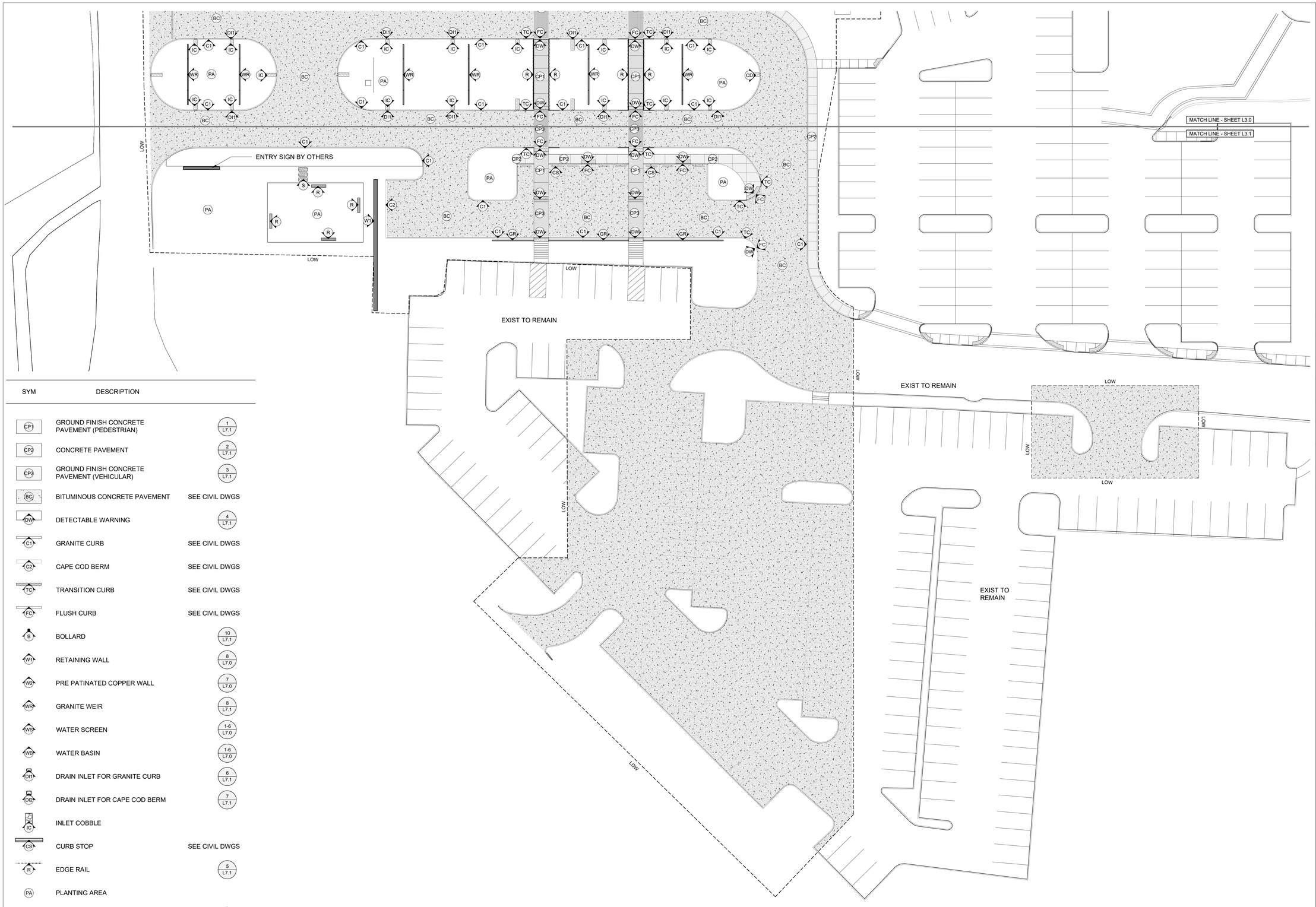
AREA A



Drawing Title
AREA A MATERIALS PLAN

Job Number	38010-00
Drawn by	CB, RT, SC
Checked	JW
Date	07/31/19
Scale	1" = 20'-0"

Drawing No.
L3.0



SYM	DESCRIPTION	
CP1	GROUND FINISH CONCRETE PAVEMENT (PEDESTRIAN)	1 L7.1
CP2	CONCRETE PAVEMENT	2 L7.1
CP3	GROUND FINISH CONCRETE PAVEMENT (VEHICULAR)	3 L7.1
BC	BITUMINOUS CONCRETE PAVEMENT	SEE CIVIL DWGS
DW	DETECTABLE WARNING	4 L7.1
C1	GRANITE CURB	SEE CIVIL DWGS
C2	CAPE COD BERM	SEE CIVIL DWGS
TC	TRANSITION CURB	SEE CIVIL DWGS
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B	BOLLARD	10 L7.1
W1	RETAINING WALL	8 L7.0
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DI2	DRAIN INLET FOR CAPE COD BERM	7 L7.1
IC	INLET COBBLE	
CS	CURB STOP	SEE CIVIL DWGS
R	EDGE RAIL	5 L7.1
PA	PLANTING AREA	
R	PALISADE BENCH	12 L7.1
WB	WASTE RECEPTACAL	13 L7.1
BR	BIKE RACKS	11 L7.1
PA	CONCRETE BRIDGE	9 L7.1
S	STEPPING STONE	

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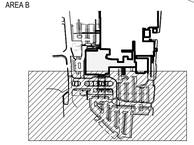
Stamp

Revisions

No.	Description	Date

Key Plan

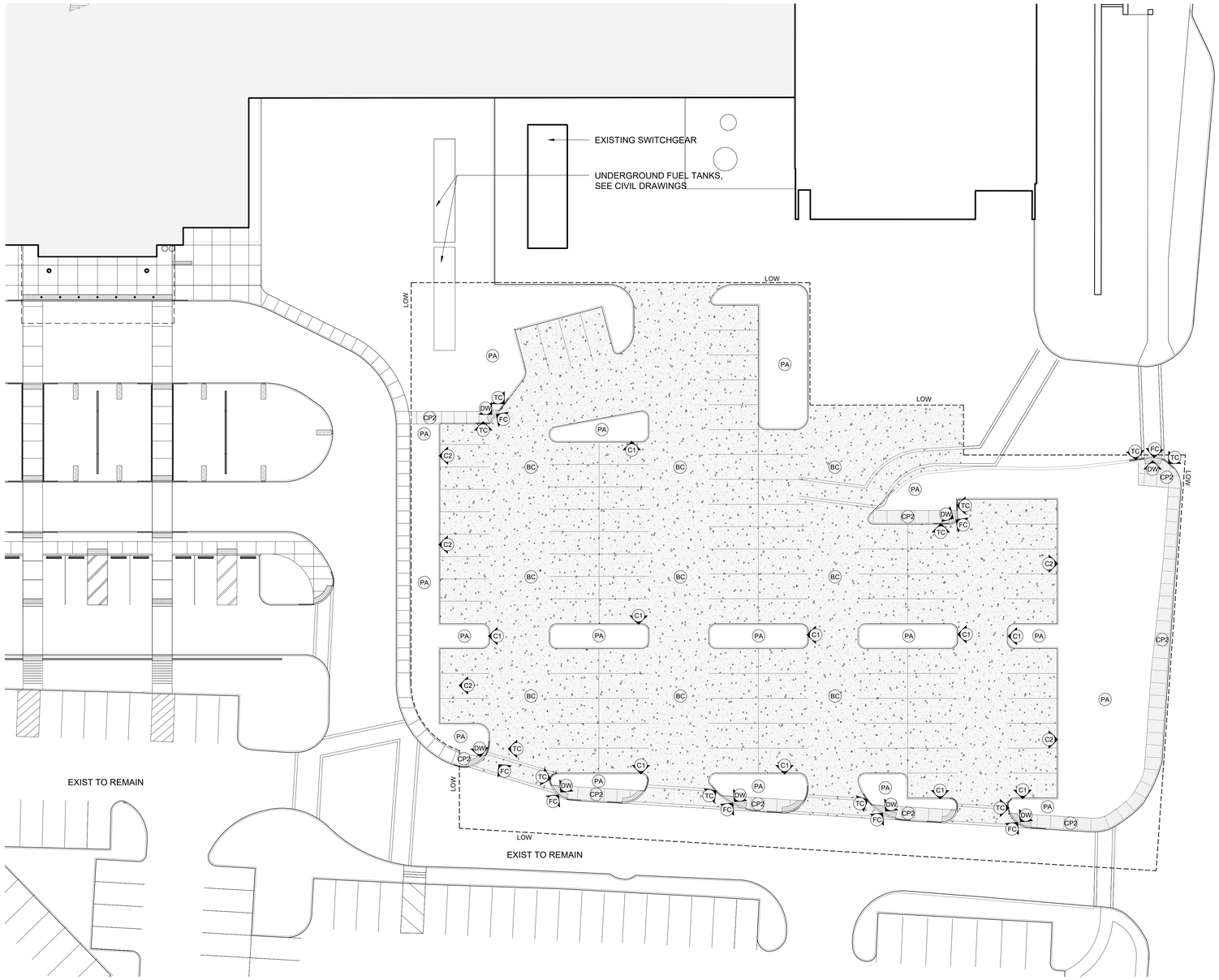
AREA B



Drawing Title

AREA B MATERIALS PLAN

Job Number	38010-00	Drawing No.
Drawn by	CB, RT, SC	L3.1
Checked	JW	
Date	07/31/19	
Scale	1" = 20'-0"	



SYM	DESCRIPTION	
CP1	GROUND FINISH CONCRETE PAVEMENT (PEDESTRIAN)	1 L7.1
CP2	CONCRETE PAVEMENT	2 L7.1
CP3	GROUND FINISH CONCRETE PAVEMENT (VEHICULAR)	3 L7.1
BC	BITUMINOUS CONCRETE PAVEMENT	SEE CIVIL DWGS
DW	DETECTABLE WARNING	4 L7.1
C1	GRANITE CURB	SEE CIVIL DWGS
C2	CAPE COD BERM	SEE CIVIL DWGS
TC	TRANSITION CURB	SEE CIVIL DWGS
FC	FLUSH CURB	SEE CIVIL DWGS

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Revisions

No.	Description	Date

Key Plan



Drawing Title
MATERIALS PLAN

PHASE 2

Job Number	38010-00
Drawn by	CB, RT, SC
Checked	JW
Date	07/31/19
Scale	1" = 20'-0"

Drawing No.
L3.2

	SYM	BOTANICAL NAME	COMMON NAME	QTY	SIZE	COMMENT
TREES	**AF**	Acer x freemanii	Freeman Manple	27	3-3.5" cal.	
	JE	Juniperus virginiana	Eastern Red Cedar	46	8-10ft	
	NS	Nyssa sylvatica	Sour Gum	23	2-2.5" cal.	
	PA	Plantanus x acerfolia	Planetree	14	3-3.5" cal.	
	QB	Quercus bicolor	Swamp White Oak	12	2-2.5" cal.	
PA1		Myrica pensylvanica	Bayberry	481	#5	4' o.c.
		Ilex glabra	Inkberry Holly	320	#5	4' o.c.
21,945SF		Prunus maritima	Beach Plum	80	#7	4' o.c.
		Rosa Virginiana	Virginia Rose	562	#3	3' o.c.
		Viburnum trilobum	American Cranberrybush	50	#5	5' o.c
		Viburnum dentatum	Viburnum	80	#5	4' o.c.
		Myrica Gale	Sweetgale	955	#1	2' o.c.
PA2			Fescue Sod Lawn			
15,665 SF						
PA3		Panicum virgatum	Switchgrass	2,707	plugs	2' o.c.
Bio retention		Aster novae-angliae	New England Aster	301	plugs	2' o.c.
10,370 SF						
PA4		Myrica pennsylvanica	Bayberry	118	#5	4' o.c.
4,030 SF		Viburnum trilobum	American Cranberrybush	65	#5	5' o.c
50% Herbaceous		Viburnum dentatum	Viburnum	74	#5	4' o.c.
50% Woody		Sheep's Fesque			Seed	5 lbs per 1,000 sf

MATCH LINE - SHEET L5.0

MATCH LINE - SHEET L5.1

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CAPE COD HEALTHCARE

PROJECT 2022

27 Park Street
Hyannis, MA 02601

Cape Cod Commission
Submission

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Stamp

Revisions

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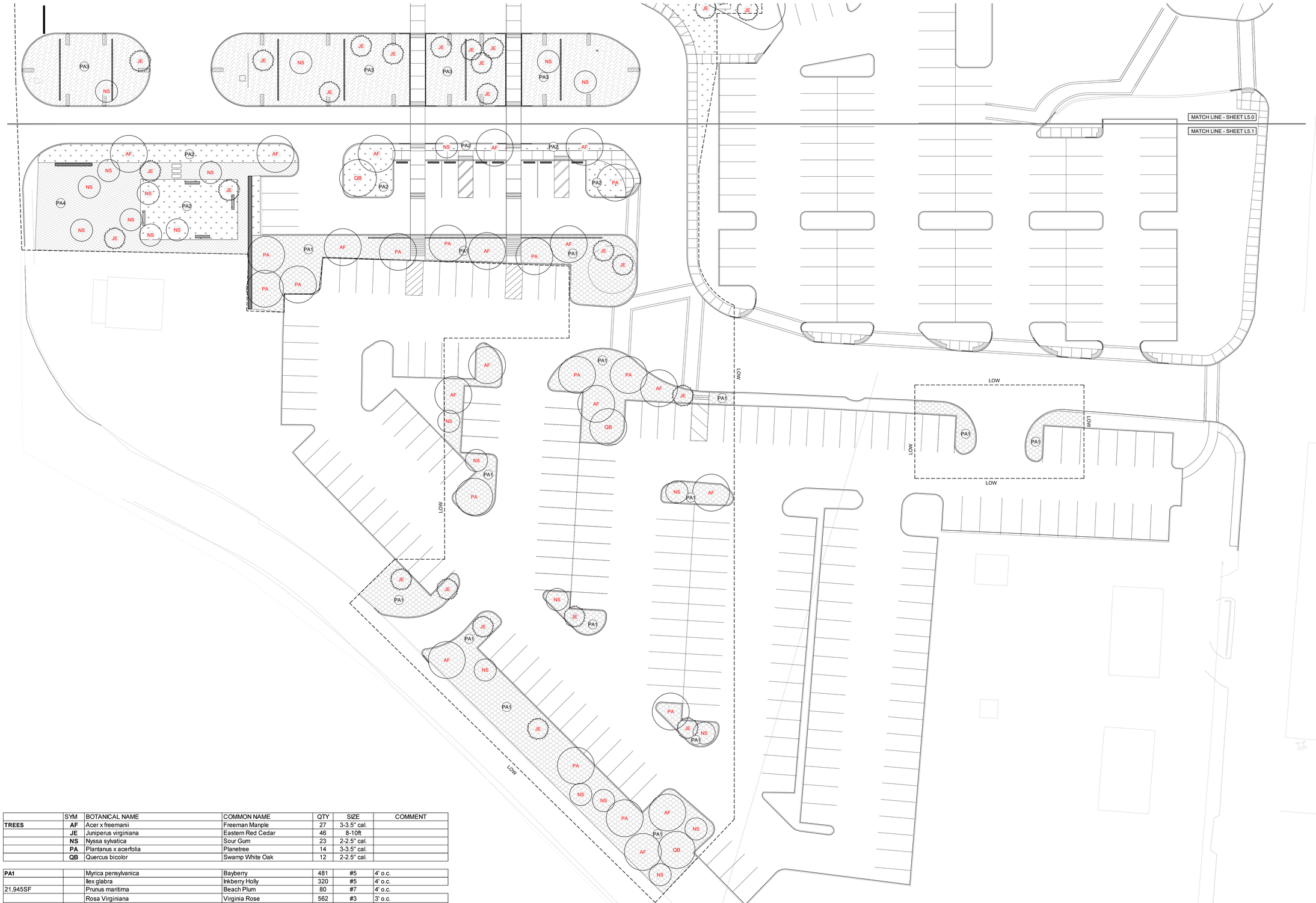
Key Plan

AREA A

Drawing Title
AREA A PLANTING PLAN

Job Number	38010-00
Drawn by	CB, RT, SC
Checked	JW
Date	07/31/19
Scale	1" = 20'-0"

Drawing No.
L5.0



	SYM	BOTANICAL NAME	COMMON NAME	QTY	SIZE	COMMENT
TREES	**AF**	Acer x freemanii	Freeman Manple	27	3-3.5" cal.	
	JE	Juniperus virginiana	Eastern Red Cedar	46	8-10ft	
	NS	Nyssa sylvatica	Sour Gum	23	2-2.5" cal.	
	PA	Plantanus x acerfolia	Planetree	14	3-3.5" cal.	
	QB	Quercus bicolor	Swamp White Oak	12	2-2.5" cal.	
PA1		Myrica pensylvanica	Bayberry	481	#5	4' o.c.
		Ilex glabra	Inkberry Holly	320	#5	4' o.c.
21,945SF		Prunus maritima	Beach Plum	80	#7	4' o.c.
		Rosa Virginiana	Virginia Rose	562	#3	3' o.c.
		Viburnum trilobum	American Cranberrybush	50	#5	5' o.c
		Viburnum dentatum	Viburnum	80	#5	4' o.c.
		Myrica Gale	Sweetgale	955	#1	2' o.c.
PA2			Fescue Sod Lawn			
15,665 SF						
PA3		Panicum virgatum	Switchgrass	2,707	plugs	2' o.c.
Bio retention		Aster novae-angliae	New England Aster	301	plugs	2' o.c.
10,370 SF						
PA4		Myrica pennsylvanica	Bayberry	118	#5	4' o.c.
4,030 SF		Viburnum trilobum	American Cranberrybush	65	#5	5' o.c
50% Herbaceous		Viburnum dentatum	Viburnum	74	#5	4' o.c.
50% Woody		Sheep's Fesque			Seed	5 lbs per 1,000 sf

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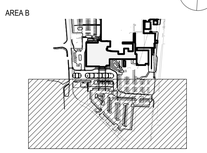
Stamp

Revisions

No.	Description	Date

Key Plan

AREA B



Drawing Title
AREA B PLANTING PLAN

Job Number	38010-00
Drawn by	CB, RT, SC
Checked	JW
Date	07/31/19
Scale	1" = 20'-0"

Drawing No.
L5.1

TREES

SYM	BOTANICAL NAME	COMMON NAME	QTY	SIZE	COMMENT
AF	Acer x freemanii	Freeman Manple	8	3-3.5" cal.	
JE	Juniperus virginiana	Eastern Red Cedar	18	8-10ft	
NS	Nyssa sylvatica	Sour Gum	7	2-2.5" cal.	
PM	Plantanus x acerfolia	Planetree	12	3-3.5" cal.	

PA1

9,889 SF

	Myrica pensylvanica	Bayberry	214	#5	4' o.c.
	Ilex glabra	Inkberry Holly	143	#5	4' o.c.
	Prunus maritima	Beach Plum	36	#7	
	Rosa Virginiana	Virginia Rose	254	#3	3' o.c.
	Viburnum trilobum	American Cranberrybush	23	#5	5' o.c
	Viburnum dentatum	Viburnum	36	#5	4' o.c.
	Myrica Gale	Sweetgale	428	#1	2' o.c.

PA2

4,600 SF

		Fescue Sod Lawn			

PA3

Bio retention

10,400 SF

	Panicum virgatum	Switchgrass	2702	plugs	2' o.c.
	Aster novae-angliae	New England Aster	300	plugs	2' o.c.



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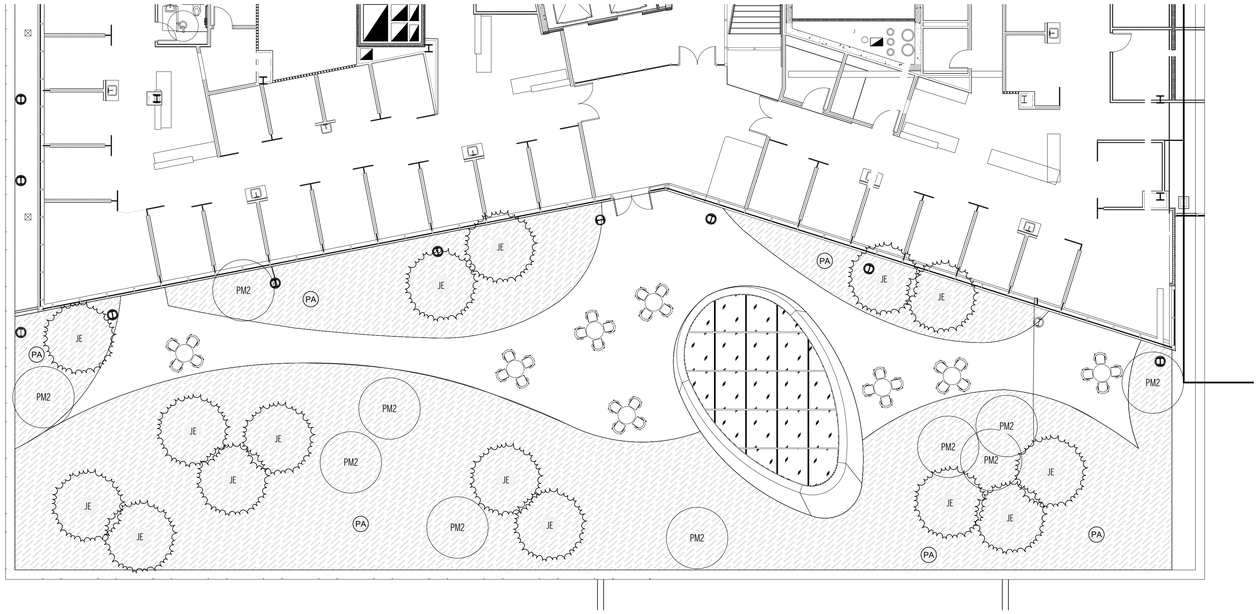
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Drawing Title
PLANTING PLAN

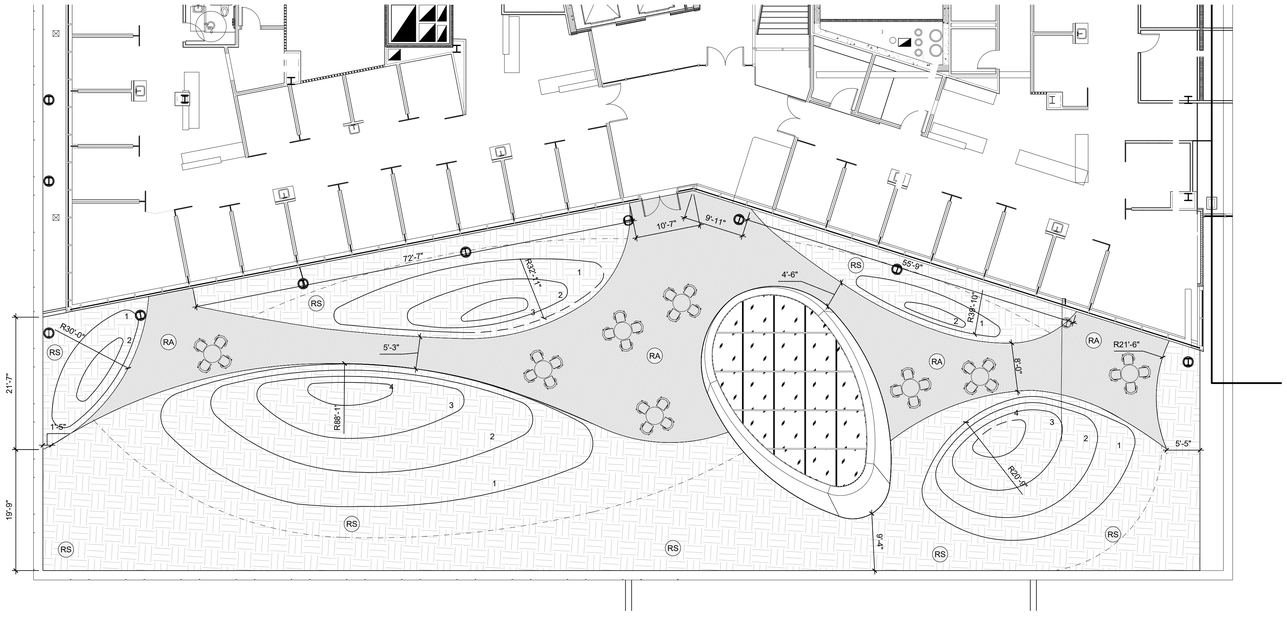
Job Number	38010-00
Drawn by	CB, RT, SC
Checked	JW
Date	07/31/19
Scale	1" = 20'-0"

Drawing No.
L5.2



	SYM	BOTANICAL NAME	COMMON NAME	QTY	SIZE	COMMENT
LAWN/PLAZA TREES	**BP**	Betula Populifolia	Gray Birch	5	5-6'	
	JE	Juniperus virginiana	Eastern Red Cedar	15	8-10'	
	PM2	Prunus maritima	Beach Plum	10	18-24"	
SHRUBS		Myrica pensylvanica	Bayberry	72	#5	4' o.c.
		Clethra Alnifolia	Summersweet Clethra	126	#3	3' o.c.
PA		Myrica Gale	Sweetgale	284	#1	2' o.c.
		Rosa Virginiana	Virginia Rose	126	#3	3' o.c.
3,920 SF		Sheep's Fescue			seed	5lbs per 1,000sf

2 LEVEL 2 - PLANTING PLAN
1" = 10'-0"



SYM	DESCRIPTION	DETAILS
RA	RESIN BONDED AGGREGATE PAVING	1 / L6.2
RS	ROOF GARDEN SOIL	4 / L5.3

1 LEVEL 2 - MATERIALS, LAYOUT AND GRADING PLAN
1" = 20'-0"

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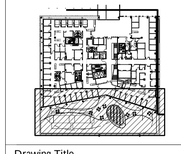
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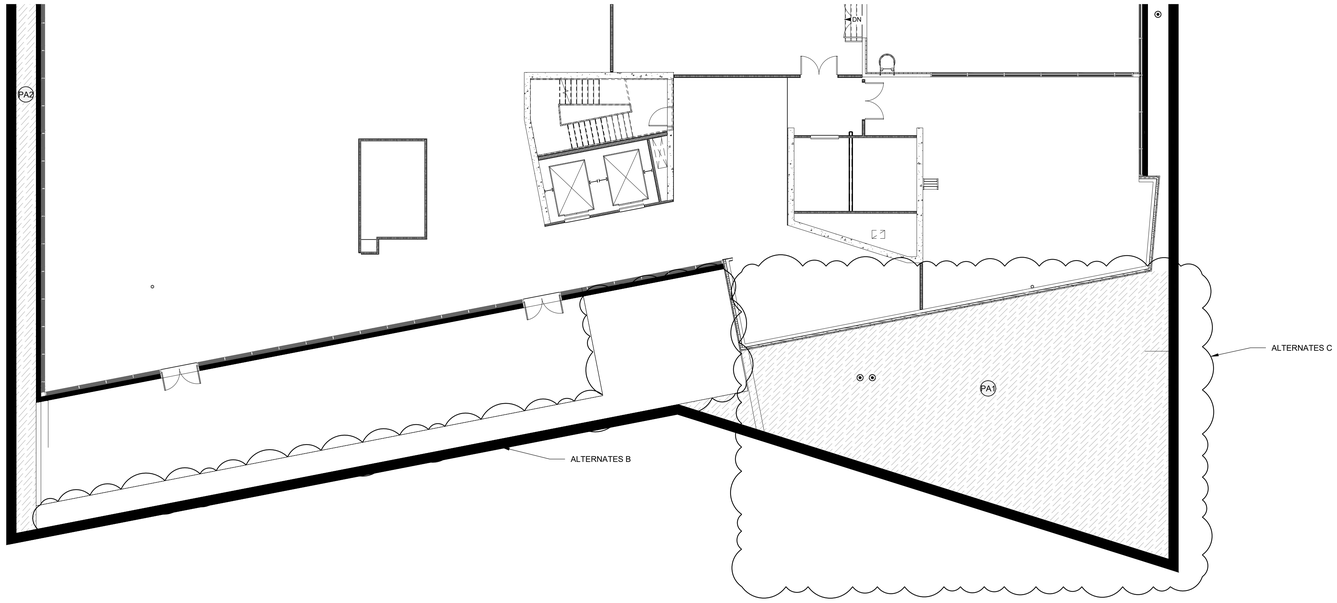
Key Plan



Drawing Title
MATERIALS, PLANTING, GRADING: LEVEL 2

Job Number	38010-00
Drawn by	CB, RT, SC
Checked	JW
Date	07/31/19
Scale	1" = 10'-0"

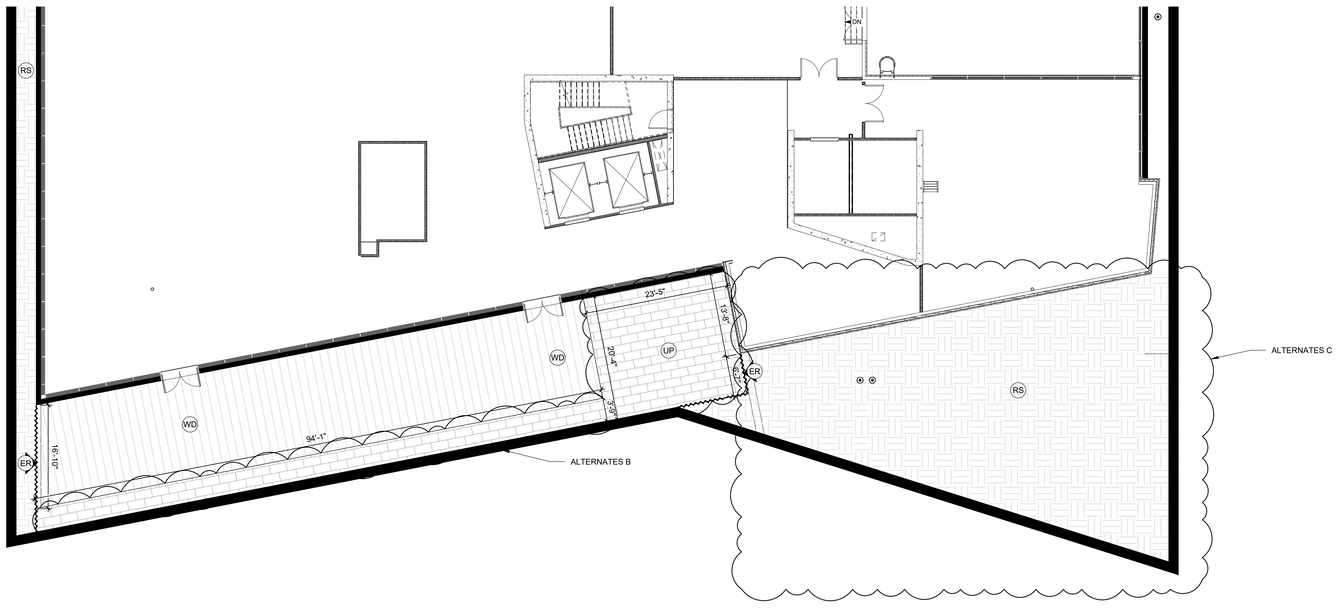
Drawing No.
L6.0



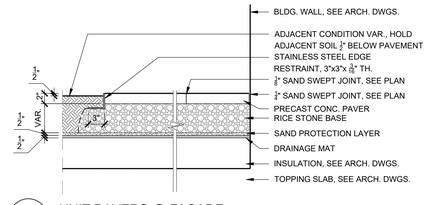
PA1	**MP**	Myrica pensylvanica	Bayberry	15	#5	4' o.c.
	CA	Clethra Alnifolia	Summersweet Clethra	26	#3	3' o.c.
795 SF	**MG**	Myrica Gale	Sweetgale	58	#1	2' o.c.
	RV	Rosa Virginiana	Virginia Rose	26	#3	3' o.c.
		Sheep's Fescue			seed	5lbs per 1,000sf

PA2	**IG**	Ilex glabra	Inkberry Holly	92	#5	4' o.c.
1,262 SF						

2 LEVEL 6 - PLANTING PLAN
1" = 10'-0"



SYM	DESCRIPTION	DETAILS
WD	WOODEN DECK	2 / L6.2
RS	ROOF GARDEN SOIL	4 / L5.3
ER	EDGE RESTRAINT	
UP	UNIT PAVERS	



X UNIT PAVERS @ FACADE
1" = 1'-0"

1 LEVEL 6 - MATERIALS, LAYOUT AND GRADING PLAN
1" = 10'-0"

TSOI KOBUS DESIGN
60 STATE STREET, SUITE 1800
Boston, MA 02109
Tel: 617-475-4000 Fax: 617-475-4445
www.tsoikobus.design

CAPE COD HEALTHCARE

PROJECT 2022

27 Park Street
Hyannis, MA 02601

Cape Cod Commission Submission

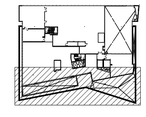
Structural	ODEH ENGINEERS 1223 Mineral Spring Ave., North Providence, RI 02904 Tel. (40) 724-1771
Civil	DOWN CAPE ENGINEERING, INC 939 Main St., Yarmouthport, MA Tel. (508) 362-4541
HVAC Design	CTMA, INC. 6 Union St, Natick MA 01760 Tel. (508) 647-9200
Electrical Engineer	CTMA, INC. 6 Union St, Natick MA 01760 Tel. (508) 647-9200
Plumbing and Fire Protection	CTMA, INC. 6 Union St, Natick MA 01760 Tel. (508) 647-9200
Lighting	LAM PARTNERS 84 Sherman St., Cambridge MA 02140 Tel. (617) 354-4502
Landscape Architect	STIMSON 228 Norfolk St., Cambridge MA 02139 Tel. (617) 876-8960
Elevators	VDA 100 Summer Street, Suite 1600, Boston, MA 02110 Tel. (617) 574-5099

Stamp

Revisions

No.	Description	Date

Key Plan



Drawing Title
MATERIALS, PLANTING, GRADING: LEVEL 6

Job Number	38010-00
Drawn by	CB, RT, SC
Checked	JW
Date	07/31/19
Scale	1" = 10'-0"

Drawing No.
L6.1



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Cape Cod Hospital

27 Park St.
Hyannis, MA
02601

Structural	ODEH ENGINEERS	1223 Mineral Spring Ave., North Providence, RI 02904 Tel: (401) 724-1777
Civil	DOWN CAPE ENGINEERING, INC.	939 Main St., Yarmouthport, MA Tel: (508) 362-4541
HVAC Design	ENGINEERED SOLUTIONS, INC.	6 Union St, Natick MA 01760 Tel: (508) 647-9200
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Revisions

No.	Description	Date

Key Plan

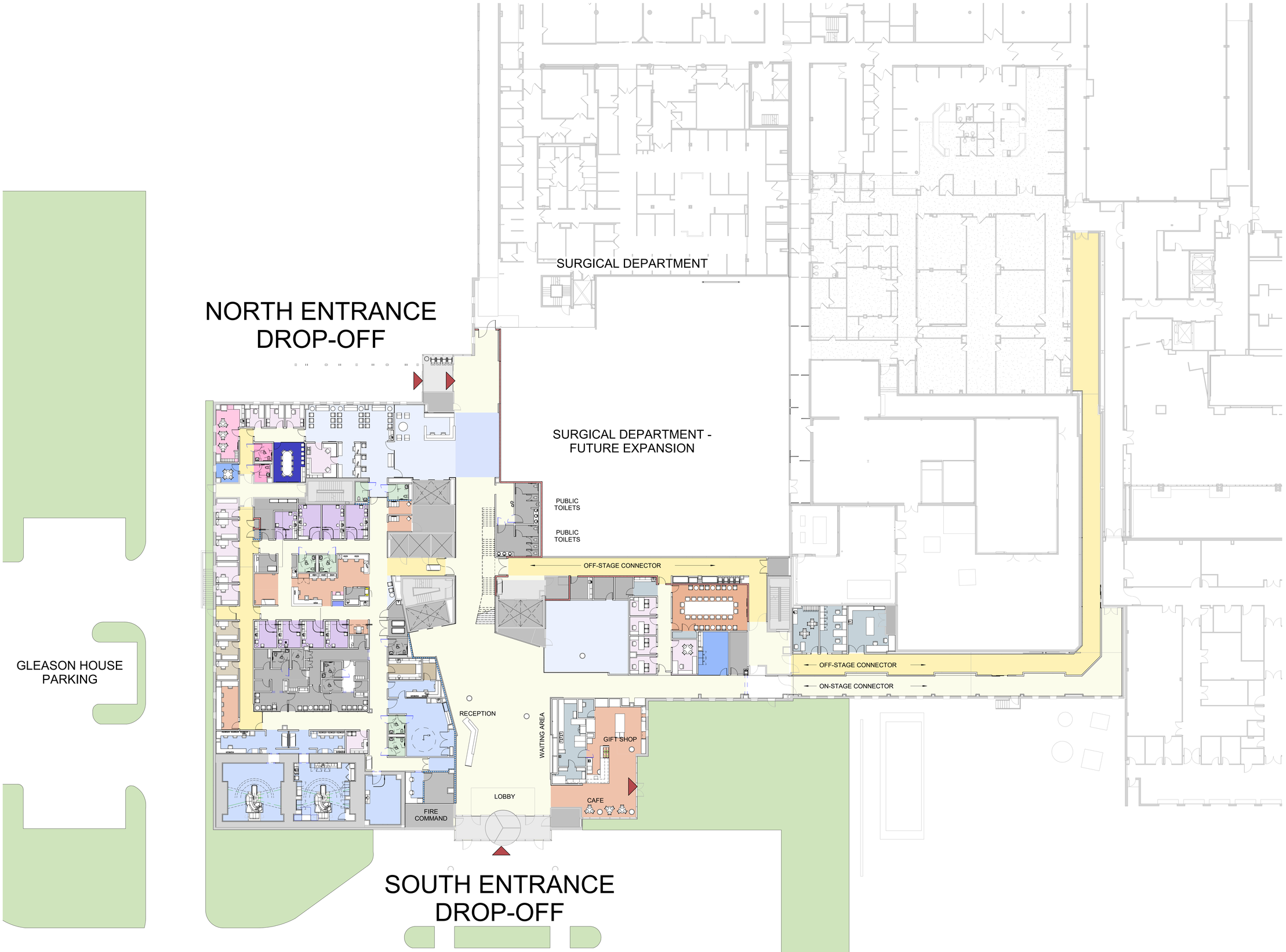
Drawing Title

Photometric Site Lighting Plan

Job	18078
Drawn by	PW
Checked	PZ
Date	08/09/2019
Scale	1" = 30'-0"

Drawing No.

EL2.13.C



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CAPE COD HEALTHCARE

PROJECT 2022

27 Park Street
Hyannis, MA 02601

Cape Cod Commission
Submission

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Revisions

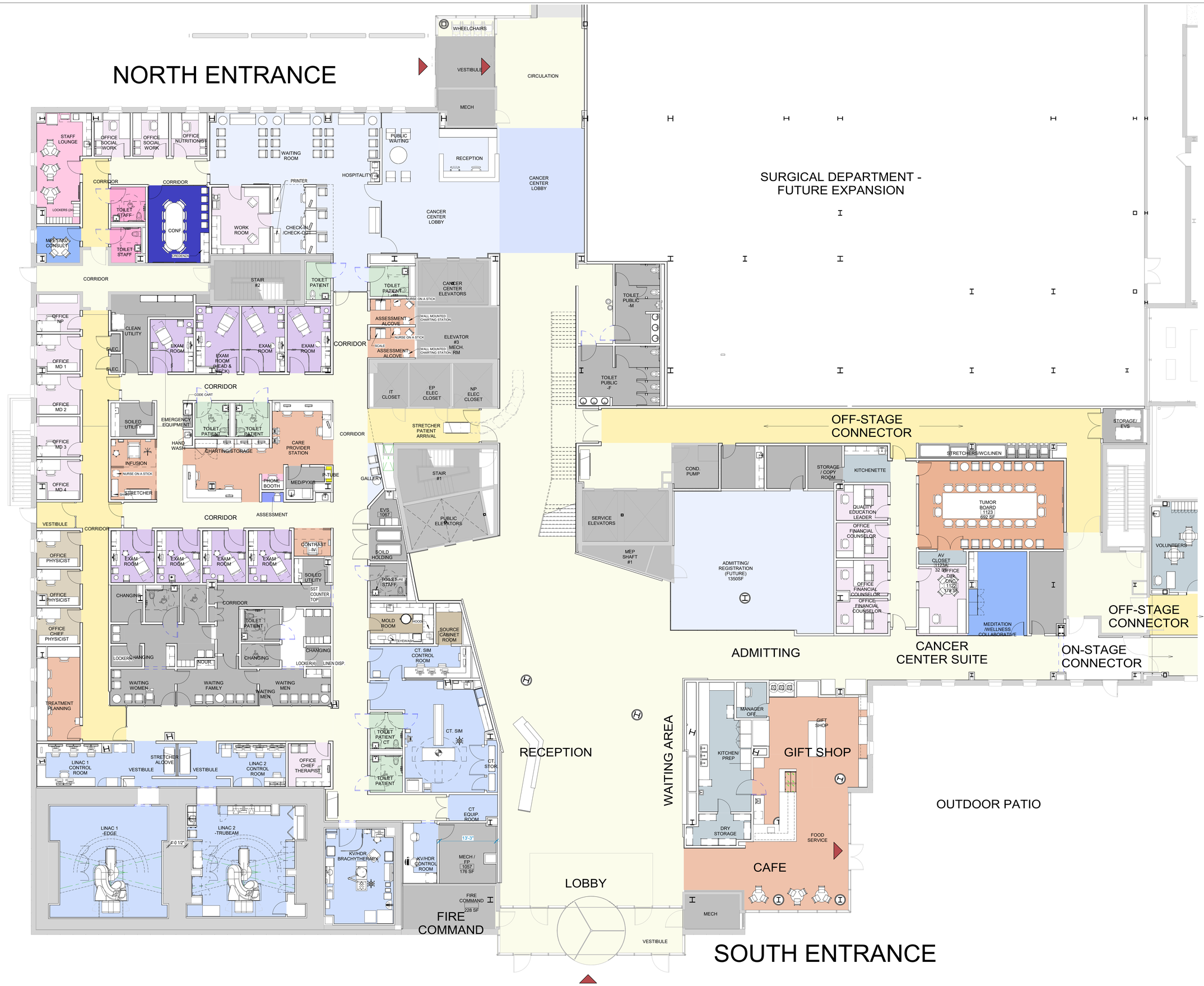
No.	Description	Date

Key Plan

Drawing Title
OVERALL FIRST FLOOR

Job Number	38010-00
Drawn by	Author
Checked	Checker
Date	12/11/19
Scale	1/16" = 1'-0"

Drawing No.
CCC-1.0



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PROJECT 2022

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Revisions

No.	Description	Date

Key Plan

Drawing Title
FIRST FLOOR / DD PROGRESS

Job Number	38010-00
Drawn by	Author
Checked	Checker
Date	12/11/19
Scale	1/8" = 1'-0"

Drawing No.
CCC-1.1



OUTSTANDING ISSUES

1. WHEELCHAIR STORAGE

2. LINEN HAMPER FOR INFUSION BAYS

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CAPE COD HEALTHCARE

PROJECT 2022

27 Park Street
Hyannis, MA 02601

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Revisions

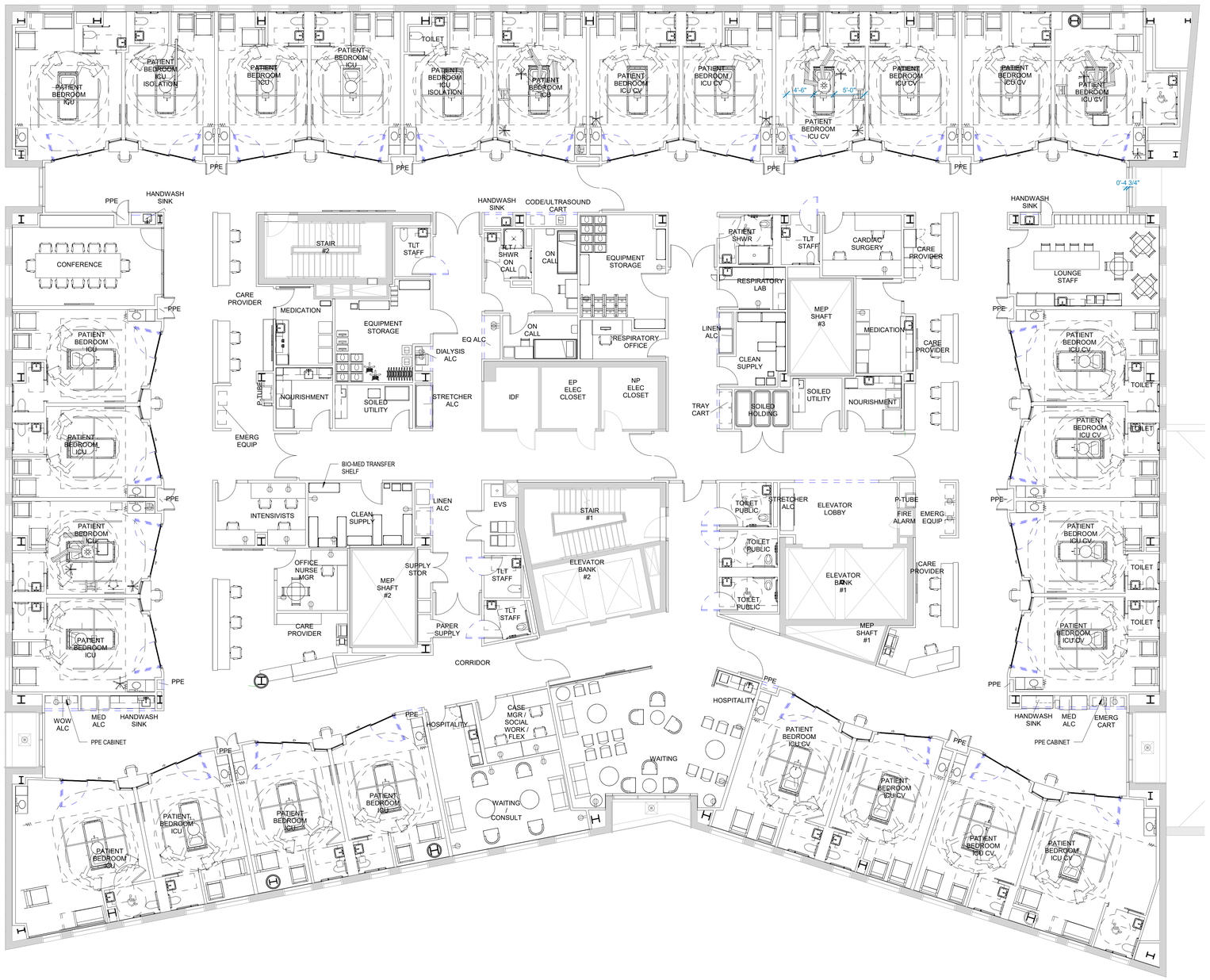
No.	Description	Date

Key Plan

Drawing Title
SECOND FLOOR / DD 06

Job Number	38010-00
Drawn by	Author
Checked	Checker
Date	12/11/19
Scale	1/8" = 1'-0"

Drawing No.
CCC-2.1



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Revisions

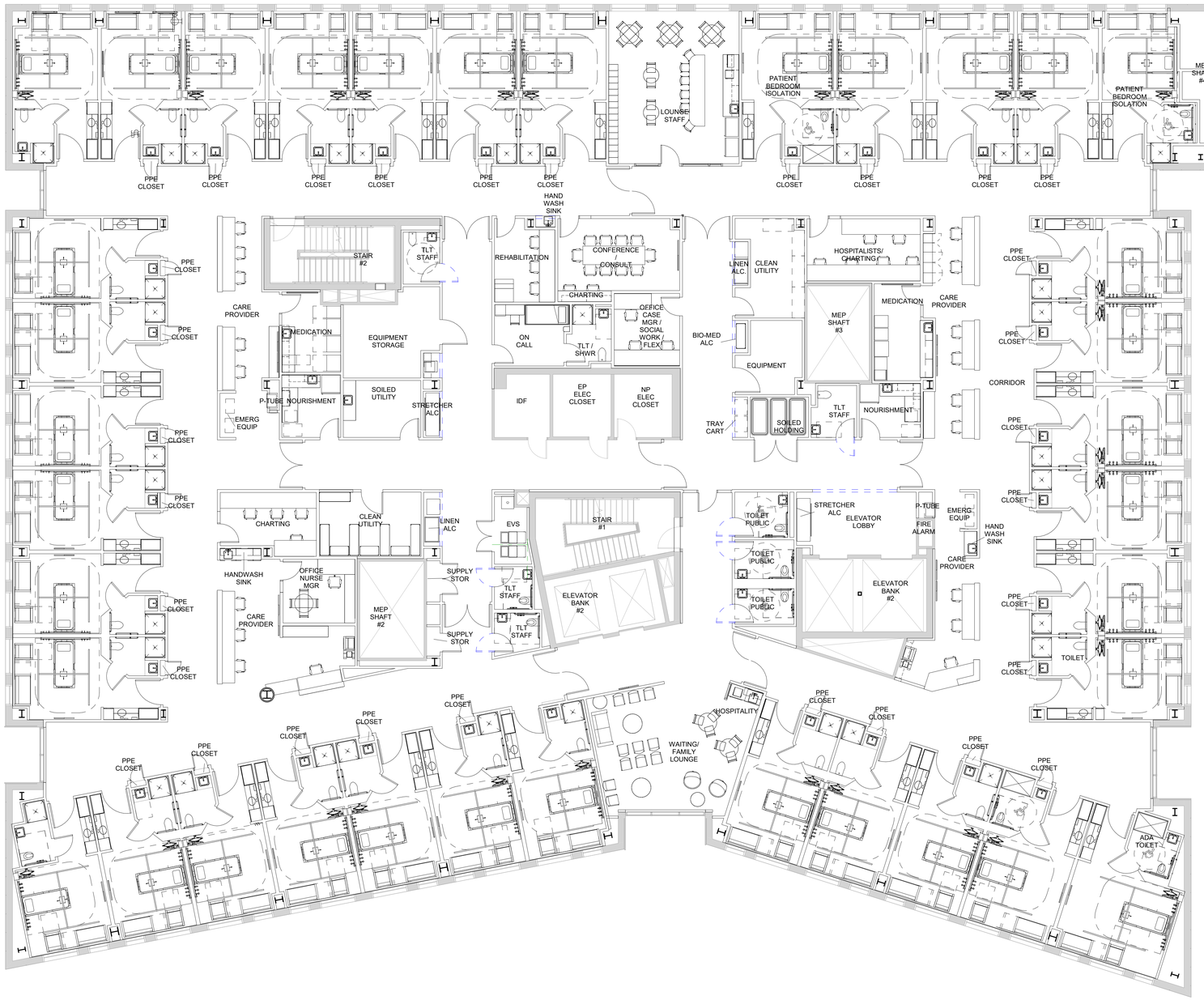
No.	Description	Date

Key Plan

Drawing Title
THIRD FLOOR / DD 06

Job Number	38010-00
Drawn by	Author
Checked	Checker
Date	12/11/19
Scale	1/8" = 1'-0"

Drawing No.
CCC-3.1



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27 Park Street
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Revisions

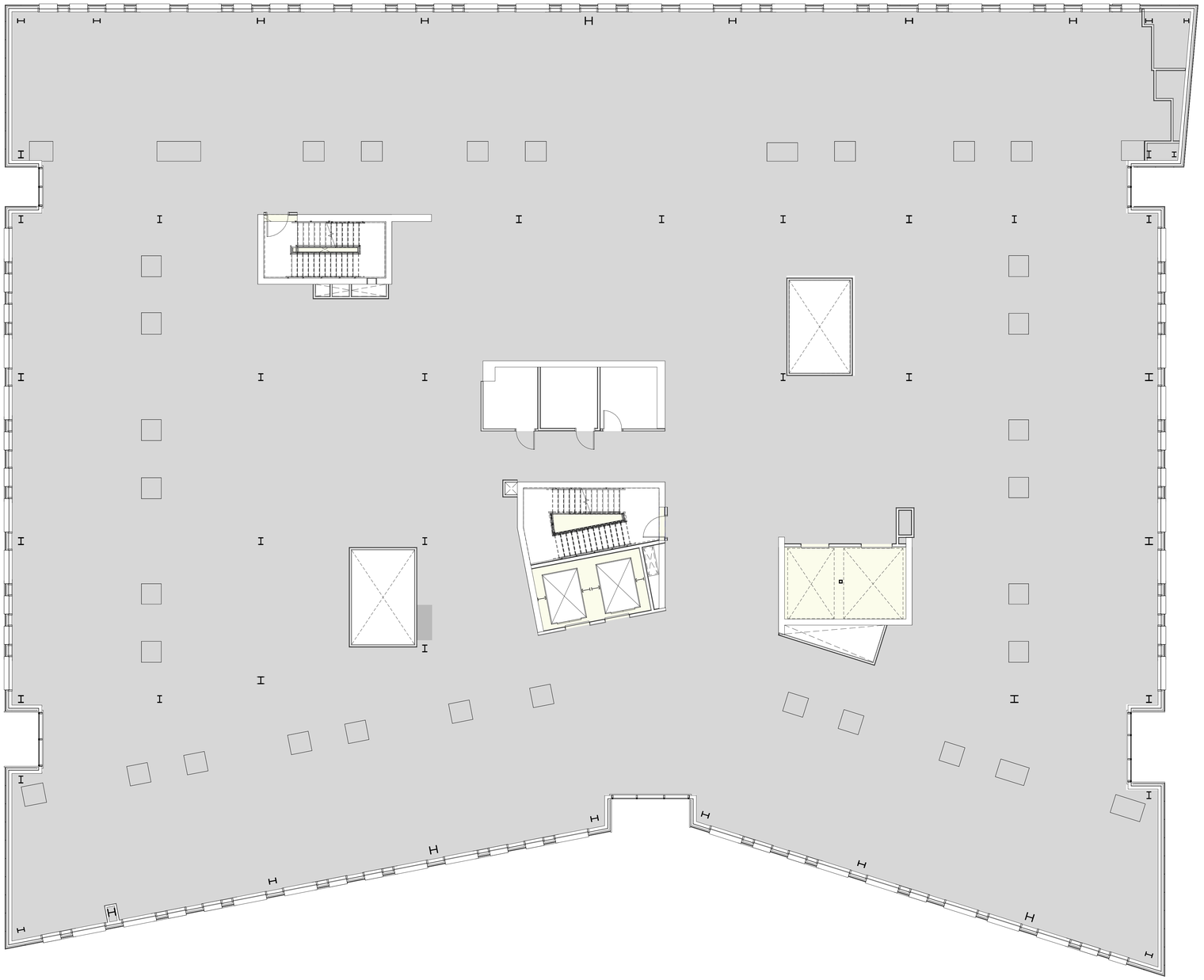
No.	Description	Date

Key Plan

Drawing Title
FOURTH FLOOR / DD 06

Job Number	38010-00
Drawn by	Author
Checked	Checker
Date	12/11/19
Scale	1/8" = 1'-0"

Drawing No.
CCC-4.1



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CAPE COD HEALTHCARE

PROJECT 2022

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Cape Cod Commission
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Stamp

Revisions

No.	Description	Date

Key Plan

Drawing Title
FIFTH FLOOR

Job Number	38010-00
Drawn by	Author
Checked	Checker
Date	12/11/19
Scale	1/8" = 1'-0"

Drawing No.
CCC-5.1



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CAPE COD HEALTHCARE

PROJECT 2022

27 Park Street
Hyannis, MA 02601

Cape Cod Commission Submission

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Elevators	VDA 100 Summer Street, Suite 1600, Boston, MA 02110 Tel. (617) 574-5099

Stamp

Revisions

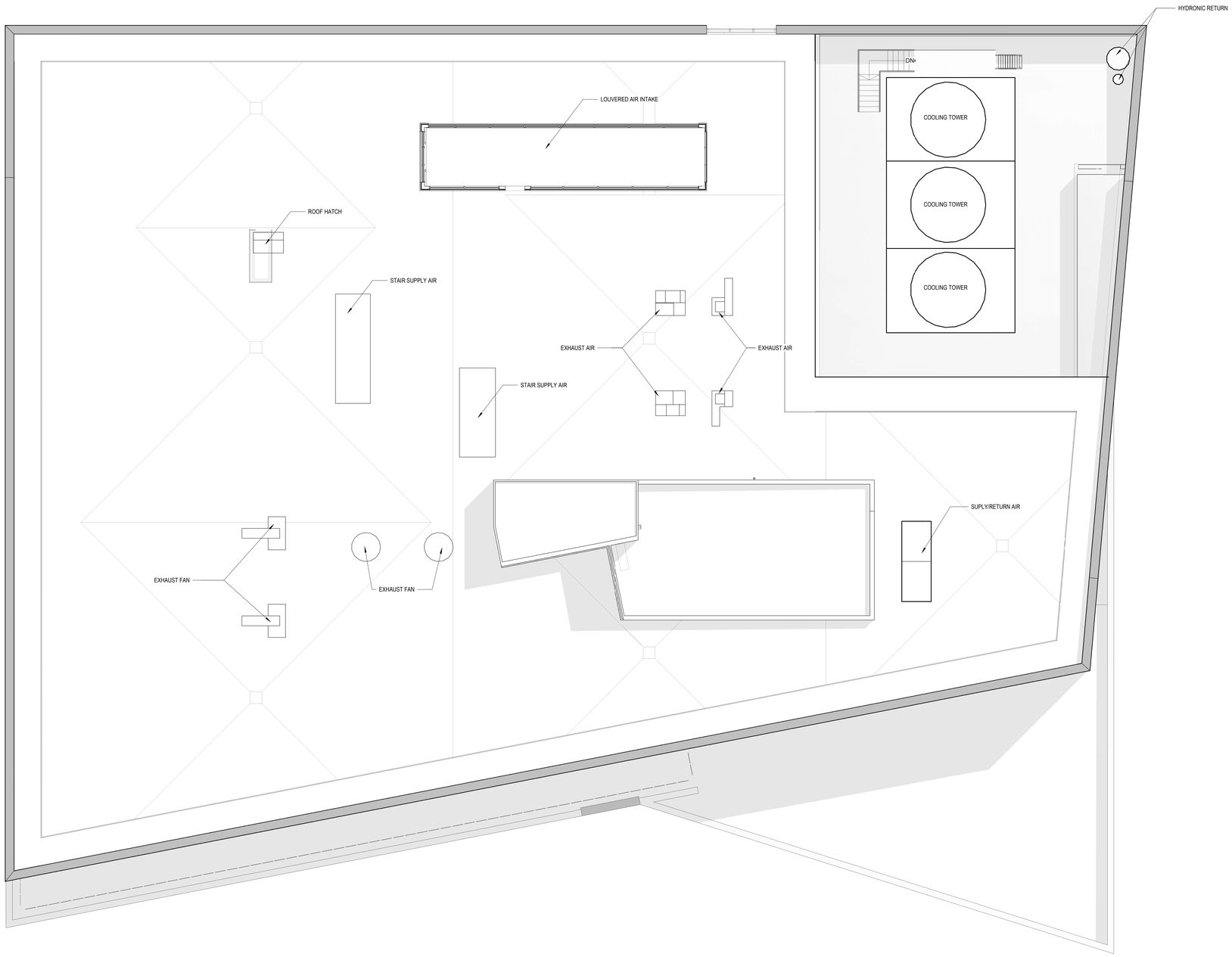
No.	Description	Date

Key Plan

Drawing Title
SIXTH FLOOR / DD 06

Job Number	38010-00
Drawn by	Author
Checked	Checker
Date	12/11/19
Scale	1/8" = 1'-0"

Drawing No.
CCC-6.1



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CAPE COD HEALTHCARE

PROJECT 2022

27 Park Street
Hyannis, MA 02601

Cape Cod Commission Submission

Structura	ODEH 1223 Mineral Spring Ave., North Providence, RI Tel. (401)
Civil	DOWN CAPE ENGINEERING, 939 Main St., Yarmouthport, Tel. (508)
HVAC	ENGINEERED SOLUTIONS, 6 Union St, Natick MA Tel. (508)
Electrical	ENGINEERED SOLUTIONS, 6 Union St, Natick MA Tel. (508)
Plumbing and Fire	ENGINEERED SOLUTIONS, 6 Union St, Natick MA Tel. (508)
Lightin	LAM 84 Sherman St., Cambridge MA Tel. (617)
Landscape	STIMSO 228 Norfolk St., Cambridge MA Tel. (617)
Elevator	VDA 100 Summer Street, Suite 1600, Boston, MA Tel. (617)

Stamp

Revisions

No.	Description	Date

Key Plan

Drawing Title
Roof Plan

Job Number	38010-00
Drawn by	Author
Checked	Checker
Date	12/11/19
Scale	1/8" = 1'-0"

Drawing No.
CCC-05

12/10/2019 5:19:52 PM I:\ika.com\Projects\Cape_Cod_Healthcare\38010-00_CCH_New_Tower\02-DESIGN\03_Code\08_Cape Cod Commission\2019-12-10_North Elevation Revision\CCH_TKD_R19.rvt

METAL CLADDING



Centria (or similar)
IW-10A
https://www.centria.com/products/rainscreens/concealed-fastener-panels/iw-series/iw-series-iw10a

LOUVER SYSTEM



Construction Specialtes (or similar)
7” RS-7315
https://www.c-sgroup.com/architectural-louvers/storm-resistant-louvers/rs-7315

TERRACOTTA CERAMIC TILE + TEXTURAL TILE



Agrob Butchtal Terra Cotta Panels (or similar)
1410 Golden Cream
https://facade.agrob-buchtal.de/en/color-design-unglazed-keratwin

TERRACOTTA (BLUE-GRAY)



Agrob Butchtal Terra Cotta Panels (or similar)
Color to match blue stone base
https://facade.agrob-buchtal.de/en/color-design-unglazed-keratwin

ACM COLUMN COVER



Alucobond (or similar)
Matallic Grey
https://www.alucobondusa.com/samples.html

WOOD GRAIN ALUMINUM PANEL



Longboard (or similar)
Light Cherry
https://longboardfacades.com/2017/06/light-cherry/

GRANITE BASE



Polycor (or similar)
Nordic Black Thermal
https://www.polycor.com/stone/granite/nordic-black/

ACM OCEAN SPECTRA



Alucobond (or similar)
Ocean PVDF+FEVE 80% Gloss
https://www.alucobondusa.com/samples.html

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Landsca pe	STIMSO 228 Norfolk St., Cambridge MA Tel. (617)
Elevator	VDA 100 Summer Street, Suite 1600, Boston, MA Tel. (617)

Stam
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Revisions

No.	Description	Date

Key Plan

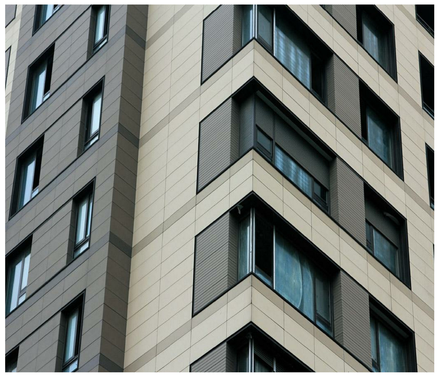
Drawing List

EXTERIOR MATERIAL LEGEND

Job Number	38010-00
Drawn by	Author
Checked	Checker
Date	12/11/19
Scale	

Drawing No.

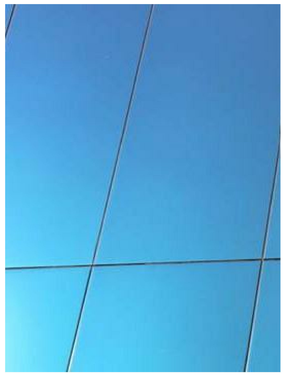
CE-00



TERRACOTTA CERAMIC TILE + TEXTURAL TILE



TERRACOTTA (BLUE-GRAY)



ACM OCEAN SPECTRA



WOOD GRAIN ALUMINUM PANEL



ACM COLUMN COVER



GRANITE BASE



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CAPE COD HEALTHCARE

PROJECT 2022

27 Park Street
Hyannis, MA 02601

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Stamp

Revisions

No.	Description	Date

Key Plan

Drawing Title

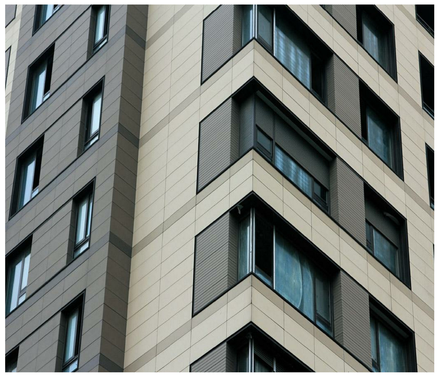
SOUTH ELEVATION - 1/8"

Job Number	38010-00
Drawn by	Author
Checked	Checker
Date	12/11/19
Scale	1/8" = 1'-0"

Drawing No.

CE-01

12/10/2019 5:09:30 PM I:\tka.com\Projects\Cape_Cod_Healthcare\38010-00_CCH_New_Tower\02-DESIGN\03_Code\08_Cape Cod Commission\2019-12-10_North Elevation Revision\CCH_TKD_R19.rvt



TERRACOTTA CERAMIC TILE + TEXTURAL TILE



ACM COLUMN COVER



WOOD GRAIN ALUMINUM PANEL



ACM OCEAN SPECTRA



TERRACOTTA (BLUE-GRAY)



GRANITE BASE



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Revisions

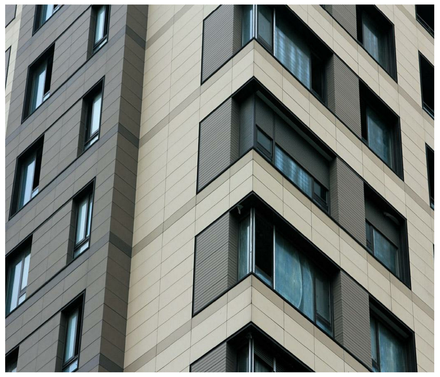
No.	Description	Date

Key Plan

Drawing Title
WEST ELEVATION - 1/8"

Job Number	38010-00
Drawn by	Author
Checked	Checker
Date	12/11/19
Scale	1/8" = 1'-0"

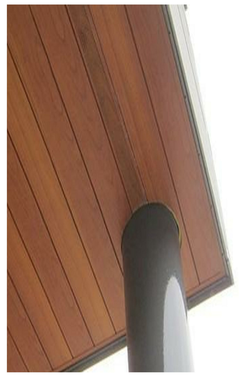
Drawing No.
CE-02



TERRACOTTA CERAMIC TILE + TEXTURAL TILE



LOUVER SYSTEM



WOOD GRAIN ALUMINUM PANEL



ACM COLUMN COVER



TERRACOTTA (BLUE-GRAY)



GRANITE BASE



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Boston, MA 02109

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Plumbing and Fire	ENGINEERED SOLUTIONS, 6 Union St, Natick MA Tel. (508)
Lightin	LAM 84 Sherman St., Cambridge MA Tel. (617)
Landscape	STIMSO 228 Norfolk St., Cambridge MA Tel. (617)
Elevator	VDA 100 Summer Street, Suite 1600, Boston, MA Tel. (617)

Stamp

Revisions

No.	Description	Date

Key Plan

Drawing
NORTH ELEVATION - 1/8"

Job Number	38010-00
Drawn by	Author
Checked	Checker
Date	12/11/19
Scale	1/8" = 1'-0"

Drawing No.
CE-03

12/10/2019 5:12:03 PM tdka.com\Projects\Cape_Cod_Healthcare\38010-00_CCH_New_Tower\02-DESIGN\03_Code\08_Cape Cod Commission\2019-12-10_North Elevation Revision\CCH_TKD_R19.rvt



WOOD GRAIN ALUMINUM PANEL



GRANITE BASE



TERRACOTTA (BLUE-GRAY)



ACM COLUMN COVER



ACM OCEAN SPECTRA



LOUVER SYSTEM



METAL CLADDING



TERRACOTTA CERAMIC TILE + TEXTURAL TILE



TSOI KOBUS DESIGN

60 STATE STREET, SUITE 1800
Boston, MA 02109

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www.tsoikobus.design

CAPE COD HEALTHCARE

PROJECT 2022

27 Park Street
Hyannis, MA 02601

Cape Cod Commission Submission

Structura	ODEH 1223 Mineral Spring Ave., North Providence, RI Tel. (401)
Civil	DOWN CAPE ENGINEERING, 939 Main St., Yarmouthport, Tel. (508)
HVAC	ENGINEERED SOLUTIONS, 6 Union St, Natick MA Tel. (508)
Electrical	ENGINEERED SOLUTIONS, 6 Union St, Natick MA Tel. (508)
Plumbing and Fire	ENGINEERED SOLUTIONS, 6 Union St, Natick MA Tel. (508)
Lightin	LAM 84 Sherman St., Cambridge MA Tel. (617)
Landscape	STIMSO 228 Norfolk St., Cambridge MA Tel. (617)
Elevator	VDA 100 Summer Street, Suite 1600, Boston, MA Tel. (617)

Stamp

Revisions

No.	Description	Date

Key Plan

Drawing Title
EAST ELEVATION - 1/8"

Job Number	38010-00
Drawn by	Author
Checked	Checker
Date	12/11/19
Scale	1/8" = 1'-0"

Drawing No.
CE-04

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