

THE JEWISH HOSPITAL
GME ADDITION
SECTION 13, TOWN 4, RANGE 1
SYCAMORE TOWNSHIP
HAMILTON COUNTY, OHIO

GENERAL NOTES:

1. FORTY-EIGHT HOURS BEFORE DIGGING IS TO COMMENCE, THE CONTRACTOR SHALL NOTIFY THE FOLLOWING AGENCIES: THE OHIO UTILITY PROTECTION SERVICES (OUPS) AND ALL OTHER AGENCIES WHICH MAY HAVE UNDERGROUND UTILITIES INVOLVING THIS PROJECT AND ARE NON-MEMBERS OF OHIO UNDERGROUND PROTECTION, INC.
2. EXISTING UNDERGROUND UTILITIES AND SERVICES ARE SHOWN IN THEIR APPROXIMATE LOCATIONS ACCORDING TO THE BEST INFORMATION AVAILABLE. THE LOCATIONS SHOWN ARE INTENDED ONLY AS A GUIDE AND CANNOT BE GUARANTEED ACCURATE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR:
- a. CONTACTING THE INDIVIDUAL UTILITY OWNERS TEN DAYS PRIOR TO CONSTRUCTION AND ADVISING THEM OF THE WORK TO TAKE PLACE.
- b. SOLICITING THEIR AID WITH LOCATING AND PROTECTING ANY UTILITY WHICH MAY INTERFERE WITH CONSTRUCTION.
- c. EXCAVATING AND VERIFYING THE HORIZONTAL AND VERTICAL LOCATION OF EACH UTILITY PRIOR TO CONSTRUCTION AND INFORMING THE ENGINEER OF ANY POSSIBLE CONFLICTS.
- d. ALL DAMAGE TO ANY EXISTING UTILITY.
3. ALL PLANS AND CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CURRENT "RULES AND REGULATIONS" OF SYCAMORE TOWNSHIP, HAMILTON COUNTY AND APPLICABLE OHIO DEPARTMENT OF TRANSPORTATION STANDARDS.
4. CONTRACTOR SHALL OBTAIN A PERMIT FOR ALL CONSTRUCTION ACTIVITIES IN ACCORDANCE WITH LOCAL, STATE, AND FEDERAL REGULATIONS.
5. THE CONTRACTOR IS TO PERFORM ALL INSPECTIONS AS REQUIRED BY THE OHIO EPA FOR THE NATIONAL POLLUTION DISCHARGE ELIMINATION SYSTEM (NPDES) PERMIT AND FURNISH OWNER'S REPRESENTATIVE WITH WRITTEN REPORTS. REPORTS MUST BE PERFORMED EVERY 7 DAYS AND WITHIN 24 HOURS OF A RAIN EVENT OF 1/2 INCH OR GREATER. RECORDS MUST BE KEPT FOR 3 YEARS AFTER THE NOT IS FILED.
6. ITEM NUMBERS REFER TO THE OHIO DEPARTMENT OF TRANSPORTATION CONSTRUCTION AND MATERIAL SPECIFICATIONS, AND ALL CONSTRUCTION WORK SHALL BE DONE IN ACCORDANCE WITH APPLICABLE STANDARDS OF SYCAMORE TOWNSHIP. WHEN IN CONFLICT THE TOWNSHIP REQUIREMENTS SHALL PREVAIL.
7. ALL STREET SURFACES, DRIVEWAYS, SIDEWALKS, AND OTHER STRUCTURES THAT ARE DISTURBED OR DAMAGED IN ANY MANNER AS A RESULT OF CONSTRUCTION SHALL BE REPLACED IN ACCORDANCE WITH THE SPECIFICATIONS AT THE COST OF THE CONTRACTOR IF NOT SPECIFICALLY NOTED IN THE PLANS.
8. WHERE PROPOSED ASPHALT PAVEMENT IS TO MATCH EXISTING ASPHALT PAVEMENT, SAW CUT CRACKED OR DAMAGED EXISTING PAVEMENT IN NEAT, STRAIGHT LINES TO CREATE A CLEAN BUT JOINT AND REMOVE DAMAGED PAVEMENT. COAT EDGE OF EXISTING PAVEMENT WITH ASPHALT PRIOR TO PLACING PROPOSED ASPHALT.
9. SAFETY REQUIREMENTS OUTLINED IN THE STATE OF OHIO CONSTRUCTION SAFETY CODE FOR THIS TYPE OF WORK WILL BE ENFORCED AND THE CONTRACTOR SHALL COMPLY WITH THE PROVISIONS OF THE CODE ISSUED AS A GENERAL ORDER BY THE INDUSTRIAL COMMISSION OF OHIO.
10. THE CONTRACTOR SHALL AT THE END OF EACH WORK DAY REMOVE AND/OR SWEEP ANY MUD OR DEBRIS FROM THE ROAD PAVEMENT SURFACE.
11. CONTRACTOR TO REMOVE TREES AND CLEAR AREAS AS NECESSARY TO PERFORM ALL SITE WORK INCLUDING GRADING AND UTILITY WORK.
12. ALL FILL UNDER PAVEMENT SHALL BE COMPACTED TO THE GEOTECHNICAL ENGINEER'S RECOMMENDATIONS.
13. ADJUST ALL EXISTING CASTINGS WITHIN PROJECT AREA TO GRADE AS REQUIRED.
14. THE CONTRACTOR SHALL TAKE ALL APPROPRIATE MEASURES TO CONTROL SOIL EROSION AND SEDIMENTATION THROUGH THE LIFE OF THE CONTRACT AS REQUIRED BY SYCAMORE TOWNSHIP, HAMILTON COUNTY AND THE OHIO EPA. THIS MAY BE PERFORMED BY THE USE OF MULCHES, FILTER FABRICS AND OTHER DEVICES AND METHODS. PARTICULAR CARE SHALL BE TAKEN TO AVOID EROSION AND SEDIMENTATION ON EXISTING PAVED AND GRAVELED AREAS AND INTO THE SEWER SYSTEM.
15. ALL GROUND SURFACE AREAS THAT HAVE BEEN EXPOSED OR LEFT BARE AS A RESULT OF CONSTRUCTION AND ARE TO FINAL GRADE AND ARE TO REMAIN SO SHALL BE SEEDED AND MULCHED AS SOON AS PRACTICAL IN ACCORDANCE WITH THE STATE OF OHIO SPECIFICATIONS ITEM 659 AND THE RAIN WATER AND LAND DEVELOPMENT MANUAL (ODNR, 2006).
16. ALL PROPOSED STORM SEWER, SURFACE OR OTHER DRAINAGE FACILITIES ARE TO BE PRIVATE AND MAINTAINED BY THE OWNER.
17. ALL STORM STRUCTURES ARE ODOT TYPE UNLESS OTHERWISE NOTED.
18. DISTANCES SHOWN FOR STORM SEWER PIPES ARE MEASURED FROM CENTER OF STRUCTURE. CONTRACTOR RESPONSIBLE FOR ACTUAL FIELD CUT LENGTH. COORDINATES FOR STORM STRUCTURES ARE SHOWN TO THE CENTER OF THE STRUCTURE.
19. ALL CATCH BASINS WITH DEPTH GREATER THAN 4.5' SHALL BE PROVIDED WITH STEPS. STEPS SHALL MEET THE REQUIREMENTS OF ITEM 604.
20. AN 18" VERTICAL CLEARANCE IS TO BE MAINTAINED ON ALL SANITARY, STORM, AND WATER CROSSINGS.
21. ALL DIMENSIONS AND COORDINATES ARE TO THE FACE OF CURB, UNLESS OTHERWISE NOTED.
22. ALL STANDARD PARKING SPACES ARE 9' BY 18'. HANDICAP PARKING SPACES ARE 8' BY 18'.
23. PARKING LOT STRIPING SHALL BE 4" WIDE WHITE HIGHWAY-TYPE STRIPING APPLIED IN ACCORDANCE WITH THE PLAN.
24. SIGNAGE PLAN TO BE SUBMITTED SEPARATELY BY OTHERS.
25. STORM SEWER PIPE LABELED "STM" SHALL BE ONE OF THE FOLLOWING: PVC SDR-35, PVC PROFILE PIPE PER ODOT ITEM 707.33, OR HIGH DENSITY POLYETHYLENE PER ODOT ITEM 707.33. ALL STORM IS TO BE INSTALLED PER ODOT ITEM 603, TYPE A.
26. CONTRACTOR TO LAYOUT BUILDING BASED ON ARCHITECTURAL/FOUNDATION PLANS. SITE PLAN IS FOR CONCEPTUAL PURPOSES ONLY.
27. PROPOSED AUDITORIUM IS FOR EXISTING USERS WITHIN HOSPITAL ONLY.

SUMMARY TABLE:

PROPOSED STRUCTURES
GME AND DINING ADDITION: 17,000 S.F.

PARKING COUNT PRE-CONSTRUCTION OF ADDITION		
GARAGE PARKING:		SURFACE PARKING:
TOTAL	581 SPACES	323 SPACES
STANDARD	514 SPACES	287 SPACES
HANDICAP	22 SPACES	11 SPACES
RESERVED	45 SPACES	25 SPACES
(PHYSICIAN)	32 SPACES	20 SPACES
(RADIATION)	8 SPACES	
(RESERVED)	5 SPACES	
(LAB VEHICLE)		3 SPACES
(PLANT OPERATIONS)		2 SPACES

TOTAL GARAGE & SURFACE PARKING: 887 SPACES

PARKING COUNT POST-CONSTRUCTION OF ADDITION		
GARAGE PARKING:		SURFACE PARKING:
TOTAL	581 SPACES	318 SPACES
STANDARD	514 SPACES	282 SPACES
HANDICAP	22 SPACES	11 SPACES
RESERVED	45 SPACES	25 SPACES
(PHYSICIAN)	32 SPACES	20 SPACES
(RADIATION)	8 SPACES	
(RESERVED)	5 SPACES	
(LAB VEHICLE)		3 SPACES
(PLANT OPERATIONS)		2 SPACES

TOTAL GARAGE & SURFACE PARKING: 882 SPACES

DATUM:

VERTICAL DATUM IS BASED ON NGVD 29, TAKEN FROM HAMILTON COUNTY GIS MONUMENT NUMBER 8358, WHICH HAS AN ELEVATION OF 826.86'.

- B.M. #1 - ARROW BOLT ON THE FIRE HYDRANT ON THE NORTH SIDE OF GALBRAITH ROAD APPROXIMATELY MIDWAY BETWEEN KENWOOD ROAD AND FROLIC DRIVE. ELEVATION = 824.15'
- B.M. #2 - ARROW BOLT ON THE FIRE HYDRANT ON THE EAST SIDE OF FROLIC DRIVE NEAR THE SOUTHWEST CORNER OF THE PARKING GARAGE. ELEVATION = 847.96'
- B.M. #3 - ARROW BOLT ON THE FIRE HYDRANT ON NORTH SIDE OF HAPPINESS WAY IN FRONT OF BUILDING NUMBER #4714. ELEVATION = 852.14'
- B.M. #4 - ARROW BOLT ON THE FIRE HYDRANT ON THE NORTH SIDE OF HAPPINESS WAY IN FRONT OF BUILDING #4770. ELEVATION = 832.62'
- B.M. #5 - ARROW BOLT ON THE FIRE HYDRANT ON THE EAST SIDE OF KENWOOD ROAD DIRECTLY OPPOSITE THE SOUTH ENTRANCE TO JEWISH HOSPITAL. ELEVATION = 813.06'

SURVEY NOTES:

1. ALL MONUMENTS FOUND IN GOOD CONDITION UNLESS NOTED OTHERWISE.
2. SOURCE DOCUMENTS ARE AS SHOWN.
3. BEARINGS BASED ON THE NORTH RIGHT-OF-WAY LINE OF HAPPINESS WAY BEING N87°24'00"W PER HOLIDAY ACRES SUBDIVISION, BLOCK "B" AS RECORDED IN PLAT BOOK 84 PAGE 88.
4. EVIDENCE OF OCCUPATION IN GENERAL FITS THE SURVEY.
5. FLOOD ZONE: SITE IS LOCATED WITHIN UNPRIMED MAP NO. 39061C02090 OF THE FEMA FLOOD INSURANCE RATE MAPS FOR HAMILTON COUNTY OHIO AND INCORPORATED AREAS. THERE ARE NO SPECIAL FLOOD HAZARD AREAS PER MAP NO. 39061CIND0A WHICH HAS AN EFFECTIVE DATE OF MAY 17, 2004.

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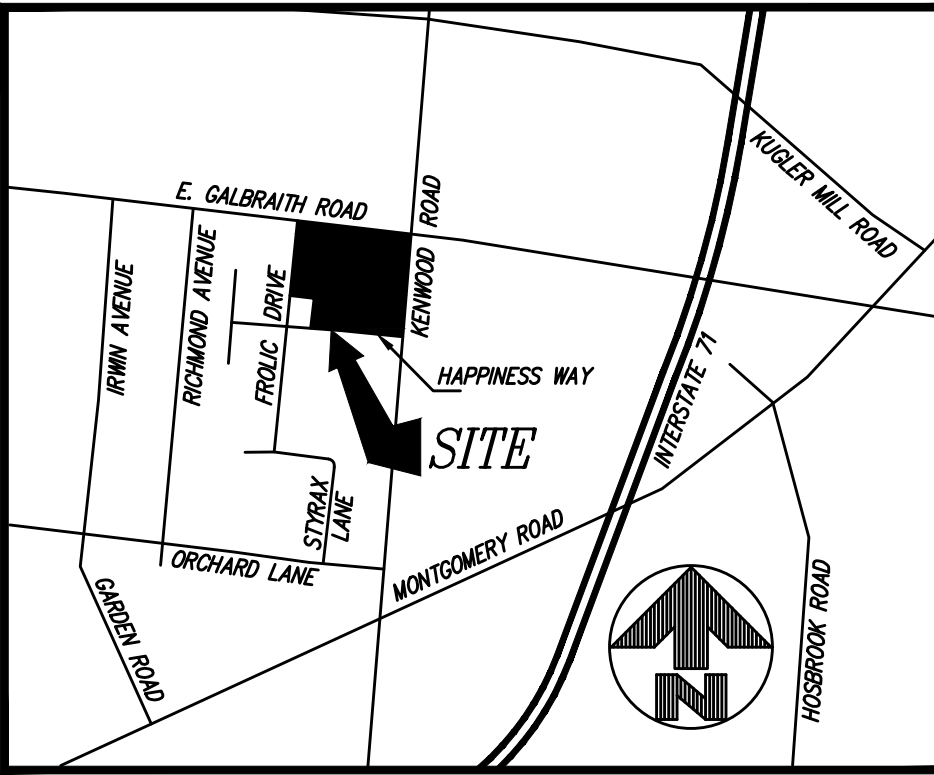
COVER SHEET	C1
TITLE SHEET	C2
ZONING PLAT	C3
SURVEY BASEMAP	C4
DEMOLITION PLAN	C5
LOCATION PLAN	C6
UTILITY PLAN	C7
GRADING PLAN	C8
SITE PLAN	ZG-A001
COLOR SITE PLAN	ZG-A002
BUILDING LOCATION PLAN	ZG-A003
LEVEL-1 OVERALL PLAN	ZG-A004
LEVEL-1 ADDITION FLOOR PLAN	ZG-A005
BUILDING ELEVATION AND SECTION	ZG-A006
3D VIEWS	ZG-A007
SIGNAGE PLAN	ZG-A008

SITE DATA:

APPLICANT/PROPERTY OWNER:
MERCY HEALTH
4600 McAULEY PLACE
CINCINNATI, OH 45242
CONTACT: PATTI MESZAROS

PREPARER OF DOCUMENTS:
THE KLEINGERS GROUP

GROSS AREA OF SITE: 12.443 AC.
IMPROVEMENT AREA: 0.35 AC.
ZONING: "PUD" DISTRICT



VICINITY MAP
N.T.S.

LEGEND	
●	5/8" IRON PIN SET W/ID CAP STAMPED "KLEINGERS"
○	IRON PIN FOUND (SIZE AS NOTED)
○	PIPE FOUND (SIZE AS NOTED)
⊙	FLAG POLE
⊙	GUARD POST
⊙	SIGN - SINGLE POST
⊙	SIGN - DOUBLE POST
⊙	CLEANOUT
⊙	MANHOLE
⊙	YARD DRAIN
⊙	TELEPHONE MANHOLE
⊙	GROUND LIGHT
⊙	GUY
⊙	POWER POLE
⊙	TELEPHONE POLE
⊙	LIGHT POLE
⊙	ELECTRIC BOX
⊙	ELECTRIC MANHOLE
⊙	GAS BOX
⊙	GAS METER
⊙	GAS SERVICE
⊙	GAS VALVE
⊙	FIRE HYDRANT
⊙	WATER MANHOLE
⊙	POST INDICATOR VALVE
⊙	WATER SERVICE
⊙	WATER VALVE
⊙	TRAFFIC BOX
⊙	TRAFFIC POLE
⊙	TREE - CONIFEROUS
⊙	TREE - DECIDUOUS
⊙	BUSH
⊙	FENCE LINE
⊙	W
⊙	G
⊙	GAS LINE
⊙	STORM SEWER
⊙	SANITARY SEWER
⊙	UNDERGROUND ELECTRIC LINE
⊙	UNDERGROUND TELEPHONE LINE
⊙	E
⊙	AERIAL ELECTRIC LINE
⊙	T
⊙	AERIAL TELEPHONE LINE
⊙	E/T
⊙	AERIAL ELECTRIC/TELEPHONE LINE
⊙	TR
⊙	AERIAL TRAFFIC SIGNAL LINE

CONCRETE AREA
ASPHALT AREA
BRICK PAVER AREA



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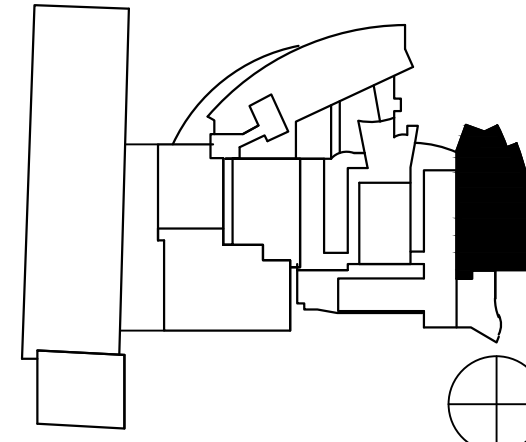
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THE JEWISH HOSPITAL
4777 E. GALBRAITH ROAD
CINCINNATI, OH 45236



ISSUANCES

No.	Description	Date

DRAWN BY MLZ	PRELIMINARY DRAWING ONLY
CHECKED BY DVW	
CLIENT NO.	
PROJECT NO 4743	David V. Wright III E-68774 04/18/2016

TITLE SHEET

C1	
Date:	04.18.2016

