

APPLICATION FOR SITE PLAN REVIEW – CAPITAL REGION HEALTH CARE CORPORATION

Professional Support – Continued

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Project Narrative

The proposed 55.5+/- acre subject parcel (Map 95, Block 3, Lot 4) is located at 250 Pleasant Street in Concord, NH. The site is located in the Institutional District (IS).

The scope of this project will be limited to the area bound by the Pillsbury building to the north, the Memorial building to the west, Langley Parkway to the east, and the driveway entrance off Langley Parkway adjacent to the Central Plant to the south. The proposed project consists of building a new 4-story 146,300 square foot Ambulatory Health Care Building (AHCB) off the northwest corner of the existing Memorial Building to the west. The proposed project will include constructing the new building and associated site features including a new parking lot, sidewalks, drainage controls, and new utility services for the AHCB. The project will also include reconstructing parking lot G serving the Pillsbury building as the footprint of the AHCB will impact existing parking lot G. To construct the new AHCB, the parking lots south of the Pillsbury building and west of the Memoria building (Parking Lots G, J, and L) will be demolished including removing and/or relocating existing utilities within the project area. The locations of the entrances off Langley Parkway will remain unchanged. Construction of the project will require a disturbance of approximately 160,000 square feet, with no impacts to wetlands.

Storm water will continue to be collected in the closed drainage system on campus and detained in two new underground detention galleries. The proposed detention galleries will replace an existing concrete detention tank and increase the volume by approximately 65%. The total impervious area on campus will increase slightly by approximately 2,000 square feet as a result of the project.



CONCORD HOSPITAL

CONCORD HOSPITAL PROPOSED AMBULATORY HEALTH CARE BUILDING

MEMORIAL MEDICAL OFFICE BUILDING - EAST ELEVATION

SCALE: 01/17/18

LAVALLEE BRENSINGER ARCHITECTS



CONCORD HOSPITAL

CONCORD HOSPITAL PROPOSED AMBULATORY HEALTH CARE BUILDING

MEMORIAL MEDICAL OFFICE BUILDING - NORTH ELEVATION

SCALE: 01/17/18
LAVALLEE BRENSINGER ARCHITECTS



CONCORD HOSPITAL

CONCORD HOSPITAL PROPOSED AMBULATORY HEALTH CARE BUILDING

MEMORIAL MEDICAL OFFICE BUILDING - WEST ELEVATION

SCALE:

01/17/18

LAVALLEE BRENSINGER ARCHITECTS



CONCORD HOSPITAL

CONCORD HOSPITAL PROPOSED AMBULATORY HEALTH CARE BUILDING

PILLSBURY MEDICAL OFFICE BUILDING SOUTH ELEVATION

SCALE:

01/17/18

LAVALLEE BRENSINGER ARCHITECTS