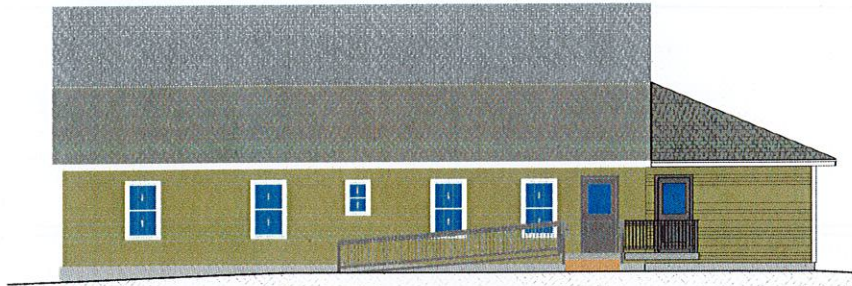


DOWN EAST PEDIATRIC BUILDING - ADDITION

11 HOSPITAL DRIVE

MACHIAS, MAINE



DRAWING INDEX

GENERAL	0101	COVER SHEET
	0102	LOGO REVIEW
SITE/CIVIL		BY OWNER
LANDSCAPING		BY OWNER
ARCHITECTURAL	A101	FIRST FLOOR PLAN / WALL TYPE
	A601	BUILDING ELEVATIONS
MECH/PLUMBING		BY OWNER
ELECTRICAL		BY OWNER



27 BLACK POINT ROAD
SCARBOROUGH, MAINE 04074
207.883.4307
WWW.GAWRONTURGEONARCHITECTS.PC

GAWRON TURGEON ARCHITECTS, P.C.

Down East Pediatrics
Down East Community Building
11 Hospital Drive, Machias, ME

REVISIONS	
DATE	DESCRIPTION

DATE	08-28-2023
PROJECT #	011123
DRAWN BY	DK
CHECKED BY	HEI
DRAWING SCALE	As indicated

SHEET TITLE
COVER SHEET

G101

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REGISTERED ARCHITECT
NO. 3044
STATE OF MAINE

ABBREVIATIONS

ALUM OR AL	ALUMINUM	FR	FRE FRATING	PL	PLATE
AMP	ACOUSTICAL WALL PANEL	FRMG	FRAMING	PLY MD	PLYWOOD
ACT	ACOUSTICAL CEILING TILE	FT	FEET (FOOT)	P4	PANEL
BT	BATHROOM	FV	FIELD VERIFY	PA	PRESSURE TREATED
BM	BENCHMARK	FNC	FABRIC WALL COVERING	PTFD	PAPER TOWEL AND WASTE DISP
BOT	BOTTOM	G	GRANITE	PN	PARTITION
BRG	BRACING	GA	GAUGE	RD	ROOF DRAIN
BRK	BREAK	GLV	GALVANIZED	RE	REFRIGERATOR
C	CABINET	GRB	GRAB BARS	REFR	REFRIGERATOR
CAB	CABINET	GC	GENERAL CONTRACTOR	RENF	REINFORCED
CB	CHALK BOARD	GBS	GYP/PLUM WALL BOARD	REQD	REQUIRED
CC	CENTER TO CENTER	HC	HANDICAP	RM	ROOM
CH	CONCRETE HANDHOLD	HD MD	HARDWOOD	RO	ROUGH OPENING
CL	CEILING	HDR	HEADER	S	SOUTH
CLJ	CENTER LINE	HWR	HARDWARE	SC	SKOWER CURTAIN
CLM	CONCRETE MASONRY UNITS	HO	HORIZONTAL	SD	SCHEDULE
CONC	CONCRETE	HT	HEIGHT	SECT	SECTION
CONT	CONTINUOUS	HT	HEIGHT	SHT	SHEET
CONSTR	CONSTRUCTION	HT	HEIGHT	SHT	SHEET
CONTR	CONTRACTOR	HT	HEIGHT	SHT	SHEET
CT	CERAMIC TILE	HT	HEIGHT	SHT	SHEET
DBL	DOUBLE	HT	HEIGHT	SHT	SHEET
DF	DRAINING FOUNTAIN	HT	HEIGHT	SHT	SHEET
DIA	DIAMETER	HT	HEIGHT	SHT	SHEET
DM	DIMENSION	HT	HEIGHT	SHT	SHEET
DNM	DOES NOT APPLY	HT	HEIGHT	SHT	SHEET
DTL	DETAIL	HT	HEIGHT	SHT	SHEET
DWG	DRAWING	HT	HEIGHT	SHT	SHEET
E	EACH	HT	HEIGHT	SHT	SHEET
EA	EACH	HT	HEIGHT	SHT	SHEET
EF	EXPANSION JOINT	HT	HEIGHT	SHT	SHEET
EJ	EXTENSION	HT	HEIGHT	SHT	SHEET
EL	ELEVATION	HT	HEIGHT	SHT	SHEET
ELEC	ELECTRICAL	HT	HEIGHT	SHT	SHEET
ELEV	ELEVATION	HT	HEIGHT	SHT	SHEET
EM-O	ELECTROMAGNETIC HOLD OPEN	HT	HEIGHT	SHT	SHEET
EQ	EQUAL	HT	HEIGHT	SHT	SHEET
EW	EACH WAY	HT	HEIGHT	SHT	SHEET
EW	ELECTRIC WATER COOLER	HT	HEIGHT	SHT	SHEET
EXT (R)	EXTENDING	HT	HEIGHT	SHT	SHEET
EXP	EXPANSION	HT	HEIGHT	SHT	SHEET
EXT	EXTENSION	HT	HEIGHT	SHT	SHEET
FD	FLOOR DRAIN	HT	HEIGHT	SHT	SHEET
FOR	FORMATION	HT	HEIGHT	SHT	SHEET
FE	FIRE EXTINGUISHER	HT	HEIGHT	SHT	SHEET
FF	FIRST FLOOR ELEVATION	HT	HEIGHT	SHT	SHEET
FN	FINISH	HT	HEIGHT	SHT	SHEET
FN FL OR FF	FIRST FLOOR FINISH	HT	HEIGHT	SHT	SHEET
FN GR	FINISH GRADE	HT	HEIGHT	SHT	SHEET
FL	FLOOR	HT	HEIGHT	SHT	SHEET

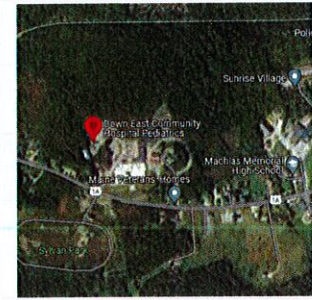
LEGEND

Room name	ROOM LABEL
101	DOOR TAG
101	WINDOW TYPE
101	WALL TYPE
101	CEILING LABEL
101	DEMO LABEL
101	COLUMN LINE LABEL
101	BUILDING ELEVATION
101	BUILDING SECTION
101	WALL SECTION
101	DETAIL SECTION
101	INTERIOR ELEVATION
101	VERTICAL ELEVATION
101	CLEAR FLOOR AREA FOR DOOR APPLIANCES
101	FEATURES ETC

GENERAL NOTES

1. THE GENERAL CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS AND DIMENSIONS AND REPORT ANY DISCREPANCIES TO THE ARCHITECT. CONTRACTOR SHALL PROCEED WITH THE WORK ONLY AFTER DISCREPANCY HAS BEEN RESOLVED WITH THE ARCHITECT.
2. DO NOT ALTER OR PENETRATE ANY EXISTING STRUCTURAL ELEMENTS: EXTERIOR WALL CONNECTIONS OR FIRE RATED WALLS.
3. THE LOCATIONS OF DOORS NOT DIMENSIONED SHALL BE 4 INCHES FROM ADJACENT WALL.
4. THE BUILDING SHALL BE CONSTRUCTED TO CONFORM WITH ALL APPLICABLE CODES INCLUDING BUT NOT LIMITED TO THE LATEST EDITIONS OF IBC, BOCA, NFPA 101, & ANSI.
5. ALL WOOD IN CONTACT WITH CONCRETE SHALL BE PRESSURE PRESERVATIVE TREATED & ALL CONNECTIONS TO BE STAINLESS STEEL.
6. CONTRACTOR SHALL WORK FROM GIVEN DIMENSIONS AND LARGE SCALE DETAILS ONLY. DO NOT SCALE THE DRAWINGS.
7. NOT USED.
8. EXISTING BUILDING COMPONENTS WHICH ARE AFFECTED BY NEW WORK AND DEMOLITION, OR WHICH MAY BE DAMAGED BY THE CONTRACTOR OR ANY SUBCONTRACTORS SHALL BE REPLACED OR RESTORED TO ORIGINAL CONDITION AND COLOR BY METHODS DESCRIBED IN THIS CONTRACT OR AS APPROVED BY THE ARCHITECT. THE GENERAL CONTRACTOR SHALL SEAL, PATCH AND FILL ANY FLOOR AND/OR WALL PENETRATIONS DUE TO DEMOLITION/CONSTRUCTION.
9. INSTALL BLOCKING BEHIND ALL SURFACE APPLIED FIXTURES, TRIM, CABINETS, COUNTER TOPS, AND GRAB BARS WHEN MOUNTED ON STUD WALLS.
10. NOT USED.
11. CONTRACTOR SHALL VERIFY SIZE AND LOCATION OF EXISTING MECHANICAL AND PLUMBING ELEMENTS. CONTRACTOR SHALL RENOVATE EXISTING ALARM SYSTEM. CONTRACTOR SHALL VERIFY SIZE & LOCATION OF ALL ELECTRICAL SERVICES AND EQUIPMENT.
12. INSTALL MOISTURE RESISTANT GYPSUM BOARD IN LAVATORIES, JANITOR CLOSETS, AND ALL OTHER HIGH MOISTURE AREAS.
13. FINISHES FINISHES OTHER THAN THE STANDARD FINISHES ARE ALL INDICATED ON THE DRAWINGS. CEILING FINISHES ARE SHOWN ON THE REFLECTED CEILING PLANS AND ALL OTHER FINISHES ARE SHOWN ON THE INTERIOR FINISH LEGEND AND SCHEDULE AND/OR INTERIOR ELEVATIONS. FINISHES INDICATED FOR A PARTICULAR ROOM OR SPACE ARE APPLICABLE FOR THE ENTIRE ROOM OR SPACE, UNLESS OTHERWISE NOTED.
14. ALL EXPOSED SURFACES ARE TO BE PAINTED, WHETHER OR NOT INDICATED ON THE DRAWINGS, EXCEPT AS FOLLOWS WHERE SPECIAL COATINGS ARE INDICATED. PREPARED ITEMS: CONCEALED SURFACES, OPERATING PARTS, AND LABELS. IF PREPARED PAINTING THE FOLLOWING EXPOSED MECHANICAL DUCTWORK, WALL DIFFUSERS, GRILLES AND LOUVERS, ROOF TOP MECHANICAL EQUIPMENT, AND SPEAKER GRILLES FINISHED METAL SURFACES EXCEPT AS LISTED ABOVE. SEE SPECIFICATIONS ON DRAWINGS IDENTIFYING THE TYPES OF PAINTS AND SPECIAL COATINGS TO BE USED IN ACCORDANCE WITH MATERIAL BEING PAINTED OR COATED.
15. BUILDING INSULATION, PROVIDE AS INDICATED ON WALL DETAILS AND IN ACCORDANCE WITH PARTITION TYPES WHETHER OR NOT SHOWN IN DETAILS AND DRAWINGS FOR DRAWING CLARITY. INSULATION MAY NOT BE SHOWN EVEN IF IT IS PROVIDED.
16. CONTRACTOR SHALL SUBMIT SAMPLES OF ALL INTERIOR FINISHES FOR ARCHITECT'S REVIEW.
17. THE DESIGN AND INSTALLATION OF THE HVAC AND PLUMBING SYSTEMS, ELECTRICAL AND FIRE PROTECTION SYSTEMS AND STRUCTURAL SYSTEMS SHALL BE PROVIDED THROUGH A DESIGN/BUILD CONTRACT UNDER THE GENERAL CONTRACTOR/OWNER.
18. GENERAL CONTRACTOR SHALL SUPPLY POWER AND CONDUITS WITH PULL-STRINGS FOR DATA AND TELEPHONE TO ALL POWER POLES FOR THE OWNER SUPPLIED WORKSTATIONS. THE DESIGN AND INSTALLATION OF THE DATA AND TELEPHONE SYSTEMS SHALL BE THE RESPONSIBILITY OF THE TENANT. GENERAL CONTRACTOR TO PROVIDE CONDUIT WITH PULL-STRINGS TO ALL LOCATIONS RECEIVING DATA AND TELEPHONE.

SITE LOCATION MAP



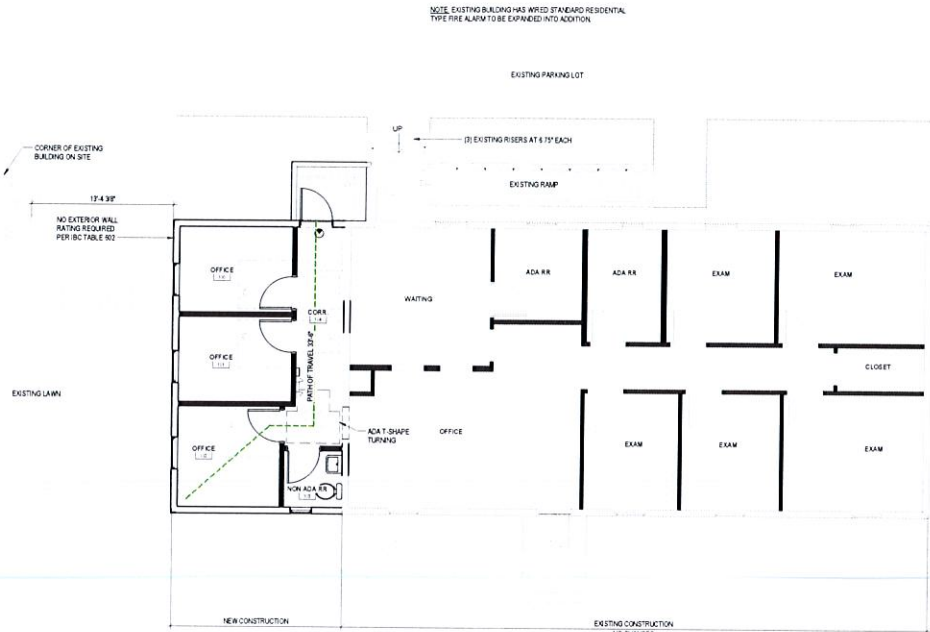
PROJECT DIRECTORY

OWNER	ARCHITECT
DOWN EAST COMMUNITY HOSPITAL 11 HOSPITAL DRIVE MACHIAS, ME 04854	GAWRON TURGEON ARCHITECTS P.C. 29 BLACK POINT ROAD SCARBOROUGH, MAINE 04074 207-883-8307

SCALE: 1/8" = 1'-0"

CODE REVIEW - MAINE UNIFORM BUILDING CODE (IBC 2015)	
Code Description/IBC	Code Data IBC
OCCUPANT LOAD	(TABLE 1004.1.2) 100 GROSS SF OCCUPANT: 15 GROSS SF FOR WAITING AREA + 15 PPL EXISTING OFFICES; 4 PPL NEW OFFICES; 1 PPL FOR WAITING AREA
USE GROUP CLASSIFICATION	(CHAPTER 3) BUSINESS (B)
TYPE OF CONSTRUCTION	TYPE V-B
ACTUAL BUILDING AREA	1,500 GSF 1ST FLOOR EXISTING + 405 GSF ADDITION + 1,935 GSF
TABLE 506.2 BUILDING AREA LIMITATION - 50 FT	1,935 GSF
506.3 AUTOMATIC SPRINKLER SYSTEM (INCREASE 300% OR 300% FOR SINGLE STORY) - 50 FT	N/A
BUILDING HEIGHT	25'-2"
FIRE SUPPRESSION	NONE
PRIMARY STRUCTURAL FRAME	(TABLE E 601.0) 1 HR
BEARING WALLS EXTERIOR	(TABLE E 601.0) 1 HR
NONBEARING WALLS AND PARTITIONS	(TABLE E 601.0) 1 HR
FLOOR CONSTRUCTION	(TABLE E 601.0) 1 HR
ROOF/CEILING CONSTRUCTION	(TABLE E 601.0) 1 HR
STAIR ENCLLOSURES	N/A
SHAFTS	(713.6) 1 HOUR
ATTIC MECHANICAL	
FIRE EXTINGUISHERS	(TABLE 906.3(1)) MAX. 75'-0" APART FOR CLASS A HAZARD LOCATIONS TO BE VERIFIED BY LOCAL AUTHORITY HAVING JURISDICTION PRIOR TO INSTALLATION.
FLAME SPREAD RATINGS	
INTERIOR FINISH REQUIREMENTS	(TABLE 803.1)
REQUIRED VERTICAL EXITS & PASSAGEWAYS	CLASS A
CORRIDORS PROVIDING EXIT ACCESS	CLASS B
ROOMS OR ENCLOSED SPACES	CLASS C
INTERIOR FLOOR FINISH REQUIREMENTS	
REQUIRED VERTICAL EXITS	(804.2) CLASS B
CORRIDORS PROVIDING EXIT ACCESS	(804.2) CLASS B
GENERAL NOTES	1. ALL PENETRATIONS OF SMOKE BARRIERS, PARTITIONS, FIRE RATED WALLS AND FLOORS SHALL BE SEALED WITH PROPER APPROVED MATERIALS. 2. ALL WORK SHALL CONFORM TO LOCAL AND STATE CODES, ORDINANCES, AND REQUIREMENTS, ACCESSIBILITY PER A.D.A.A.G.

CODE REVIEW - NFPA 101 2018	
CODE DESCRIPTION NFPA	CODE DATA NFPA
OCCUPANT LOAD	(TABLE 7.1.1) 2,130 SFF PERSON + 2 PPL FOR NEW OFFICES & PPL FOR EXISTING OFFICES; 11 PPL FOR WAITING AREA
USE GROUP CLASSIFICATION	(CHAPTER 6) CHAPTER 36 NEW BUSINESS OCCUPANCIES
TYPE OF CONSTRUCTION	TYPE V (005)
ACTUAL BUILDING AREA	1,900 GSF 1ST FLOOR EXISTING + 405 GSF ADDITION + 1,935 GSF
BUILDING HEIGHT	25'-2"
FIRE SUPPRESSION	NONE
RATING REQUIREMENTS	N/A
STAIR ENCLLOSURES	N/A
EXIT ACCESS CORRIDORS	(7.1.3) RATINGS NOT REQUIRED FOR OCC LOAD < 50
EXTERIOR WALLS	(TABLE A.8.1.2) 2 HR
STRUCTURAL MEMBERS	(TABLE A.8.1.2) 2 HR
FLOOR/CEILING ASSEMBLY	(TABLE A.8.1.2) 2 HR
ROOF/CEILING CONSTRUCTION	(TABLE A.8.1.2) 2 HR
ATTIC MECHANICAL	
FIRE EXTINGUISHERS	LOCATIONS TO BE FIELD VERIFIED BY FIRE CHIEF PRIOR TO INSTALLATION.
EXIT ACCESS CORRIDOR CLEAR WIDTH	(8.3.3) 48 INCHES MINIMUM FOR OCC LOAD 40-50
DEAD END CORRIDORS	(8.2.5) 20 FT MAXIMUM WITHOUT SPRINKLER SYSTEM
COMMON PATH OF TRAVEL	(8.2.3.2) UNLIMITED IN SINGLE TENANT SPACE W/ OCC LOAD < 30 PPL
TRAVEL DISTANCE	(8.2.3.2) 300 FT MAXIMUM
FLAME SPREAD RATINGS	
INTERIOR FINISH REQUIREMENTS	(8.3.3.2) CLASS A OR CLASS B
EXIT ENCLLOSURES	(8.3.3.2) CLASS A OR CLASS B
CORRIDORS AND CORRIDORS	(8.3.3.2) CLASS A OR CLASS B
OTHER SPACES	(8.3.3.2) CLASS A, CLASS B OR CLASS C
INTERIOR FLOOR FINISH REQUIREMENTS	(8.3.3.3) NONE
EXITS	
CORRIDORS	
GENERAL NOTES	1. ALL PENETRATIONS OF SMOKE BARRIERS, PARTITIONS, FIRE RATED WALLS AND FLOORS SHALL BE SEALED WITH PROPER APPROVED MATERIALS. 2. ALL WORK SHALL CONFORM TO LOCAL AND STATE CODES, ORDINANCES, AND REQUIREMENTS, ACCESSIBILITY PER A.D.A.A.G.



CODE REVIEW LEGEND

- NON-RATED INTERIOR WALL
- 2-HOUR RATED FIRE WALL
- 1-HOUR RATED WALL
- 1-HOUR RATED ROOM ENCLLOSURE
- AREA ENCLOSED BY SMOKE BARRIERS
- PATH OF TRAVEL
- EMERGENCY LIGHT
- EXIT SIGN
- FIRE EXTINGUISHER CABINET



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**GAWRON
TURGEON**
ARCHITECTS P.C.

Down East Pediatrics
Down East Community Building
11 Hospital Drive, Machias, ME

REVISIONS		
#	DATE	DESCRIPTION

DATE	08/28/2023
PROJECT #	021123
DRAWN BY	ER
CHECKED BY	MEI
DRAWING SCALE	As indicated

SHEET TITLE
CODE REVIEW

G102

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ARCHITECTS
27 BLACK POINT ROAD
SCARBOROUGH, ME 04074

A1 CODE REVIEW

A8 FLOOR PLAN





38 BRANCH ROAD
SCARBOROUGH, MAINE 04074
207 883 6227
WWW.GAWRONTURGEONARCHITECTS.COM

**GAWRON
TURGEON
ARCHITECTS P.C.**

Down East Pediatrics
Down East Community Building
11 Hospital Drive, Machias, ME

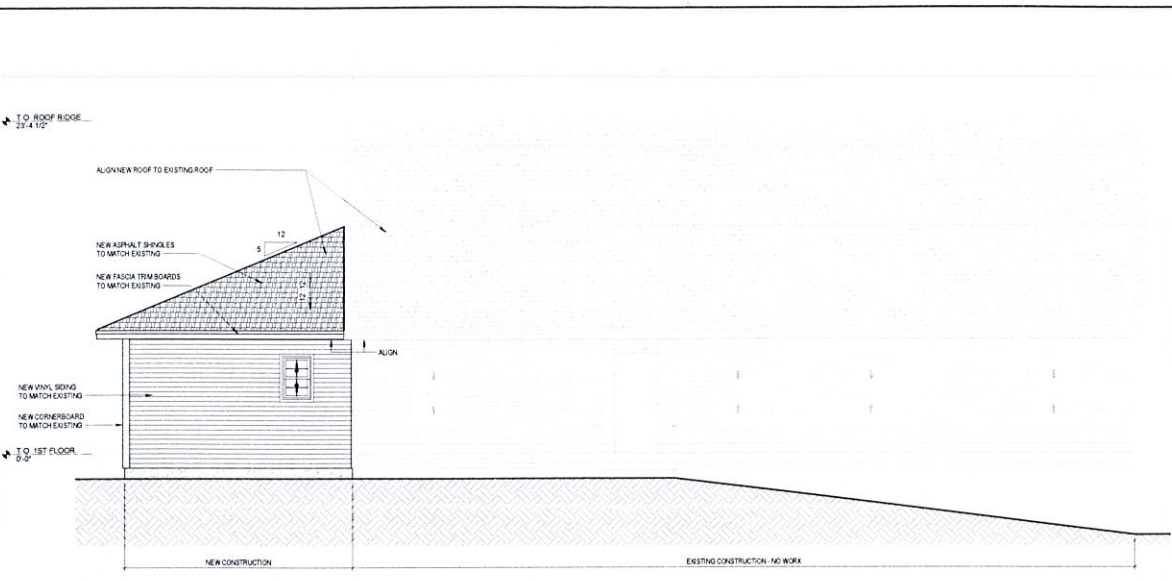
REVISIONS	
#	DATE

DATE	08-08-2023
PROJECT #	0211131
DRAWN BY	GR
CHECKED BY	HET
DRAWING SCALE	1/4" = 1'-0"

SHEET TITLE
BUILDING ELEVATIONS

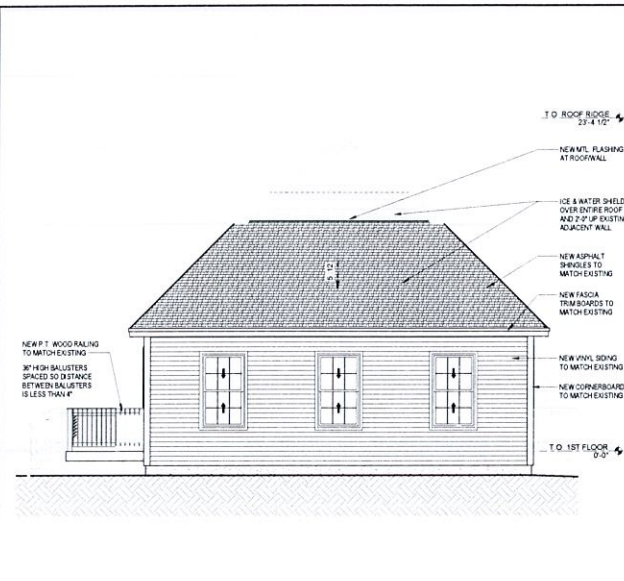
A401

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11 HOSPITAL DRIVE
MACHIAS, ME 04956
207.883.6227



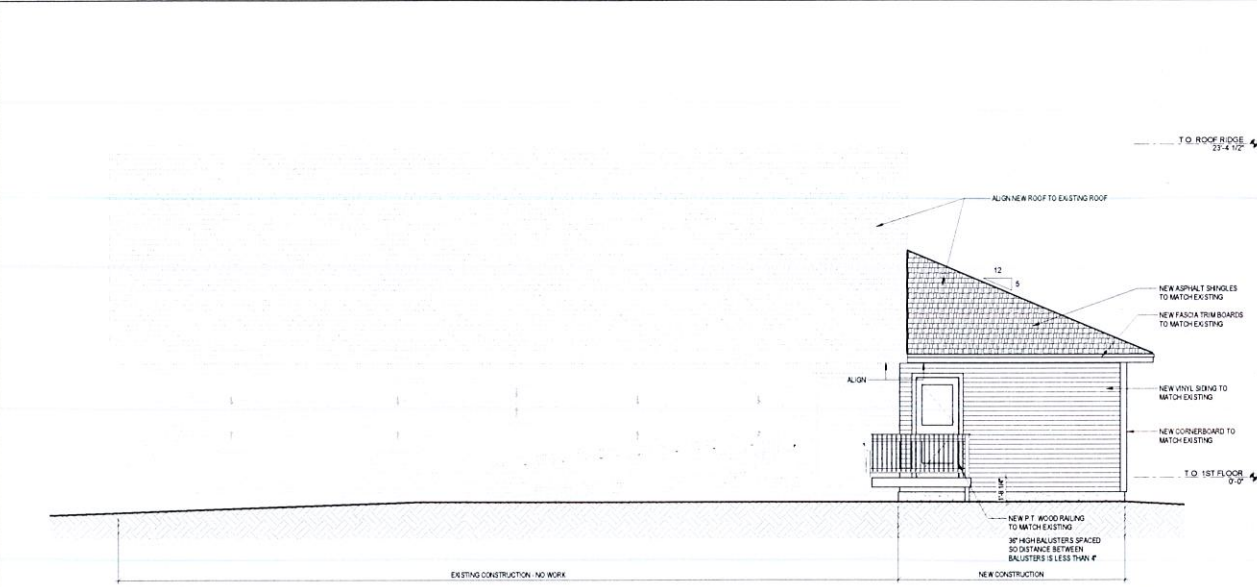
J1 SOUTH ELEVATION

1/4" = 1'-0"



J14 WEST ELEVATION

1/4" = 1'-0"



A7 NORTH ELEVATION

1/4" = 1'-0"

1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20