

# SCITUATE HARBOR – THE PARK AT PIER 44

CPC MEETING

DECEMBER 12, 2022



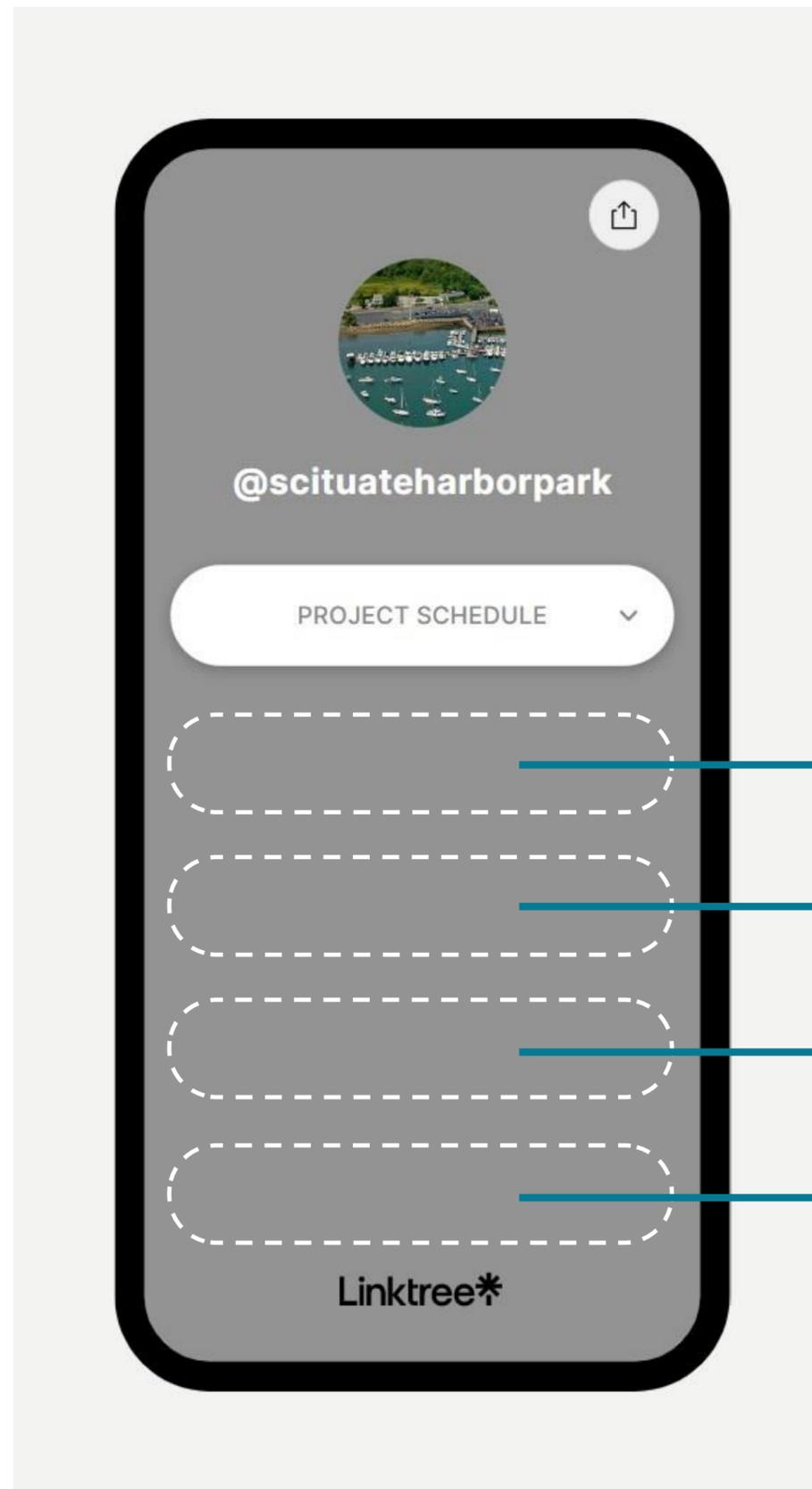
Copley Wolff Design Group  
Landscape Architects & Planners



**BIA.studio**  
Architecture | Planning | Experience Design



# PROJECT SCHEDULE + PROJECT WEBSITE



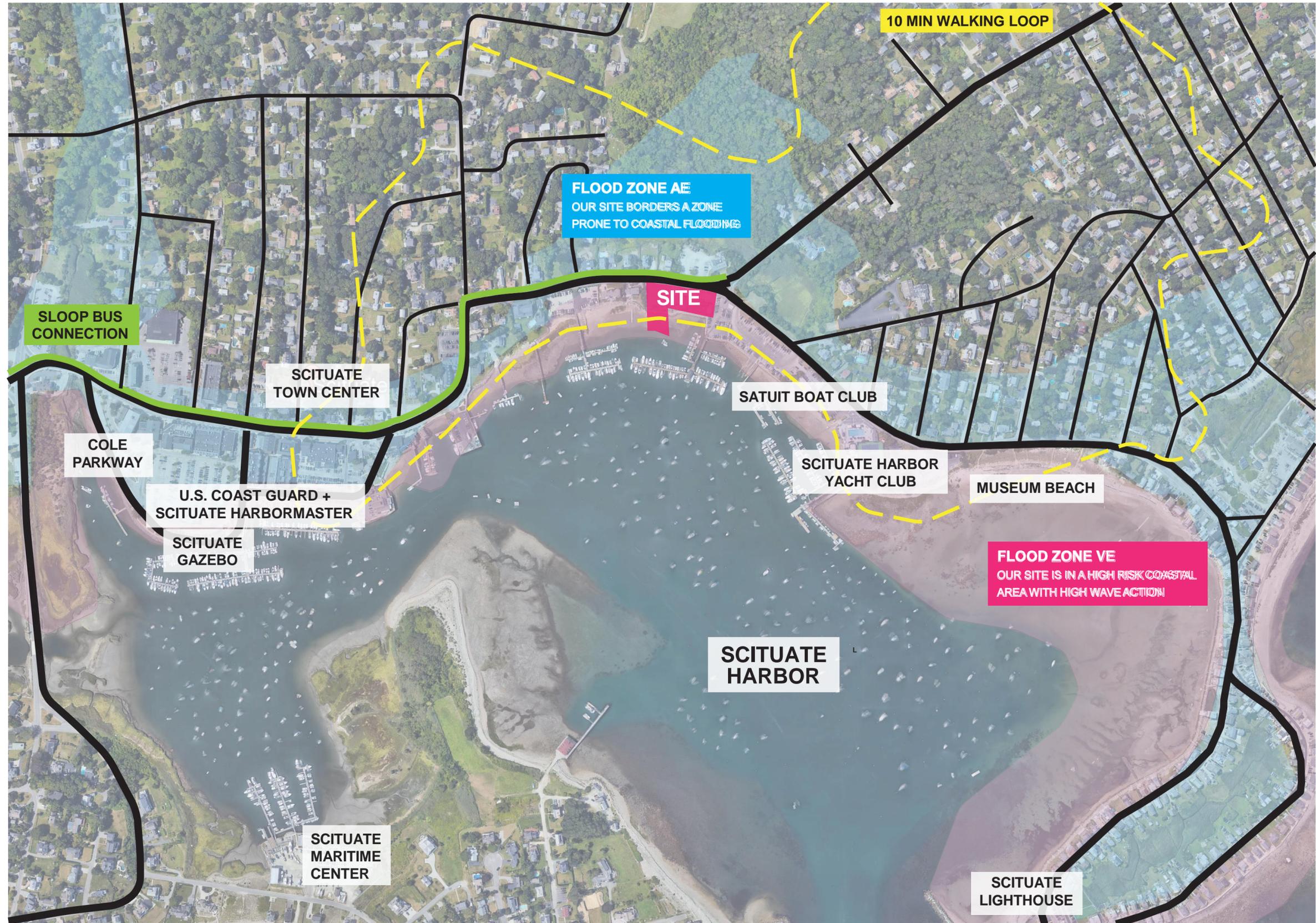
Kickoff Meeting Minutes

Site Analysis Meeting Minutes

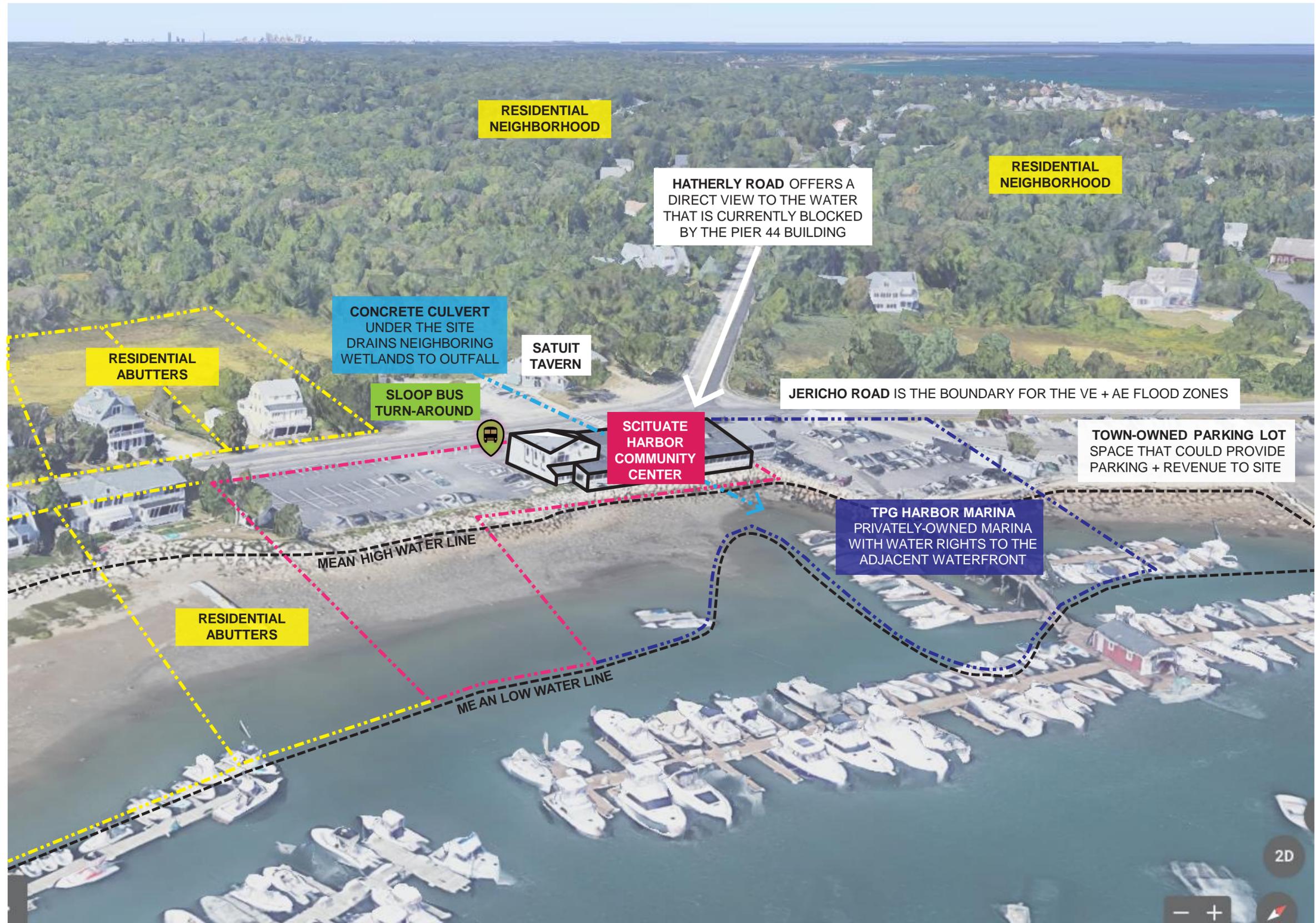
Concept Alternatives

Community Survey Results

# SCITUATE HARBOR PARK CONTEXT MAP

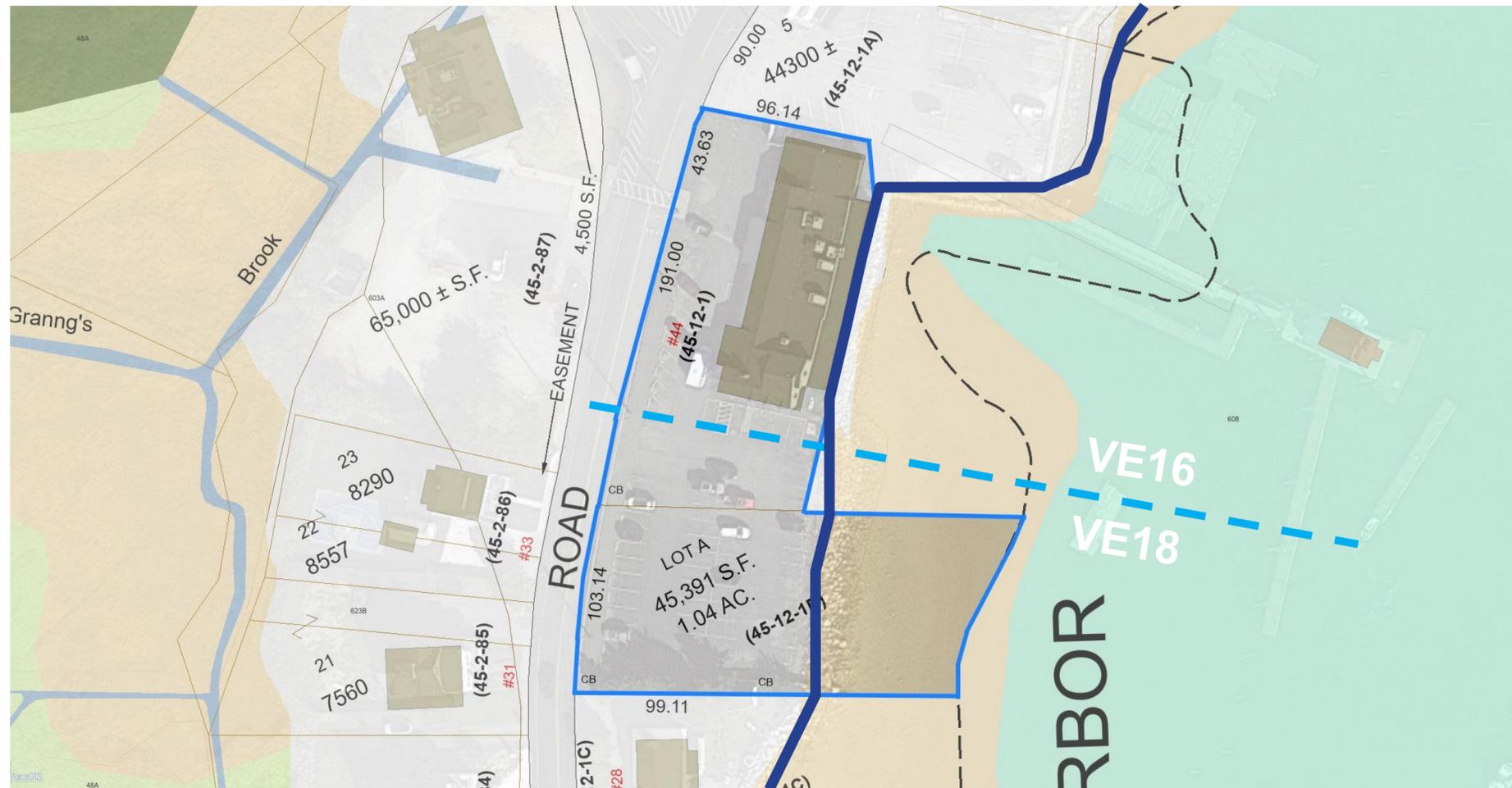


# SITE INVENTORY + ANALYSIS



# BUILDING IN “VE ZONE” - COASTAL HIGH HAZARD AREA

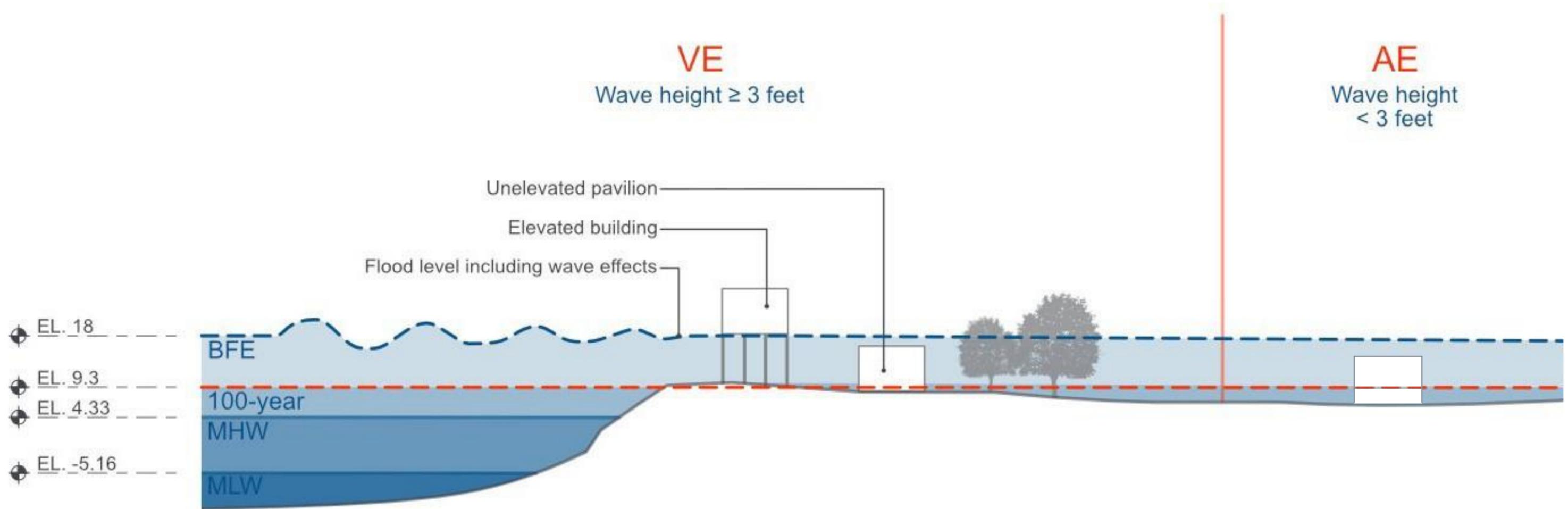
- Coastal zone where wave action and fast moving water can cause extensive damage during a base flood event
- The most restricted flood hazard zone
  - FEMA Base Flood Elevation (BFE) +1' = Bottom of lowest horizontal structural member (Flood design class 2 structure)
  - Only vertical circulation and storage permitted below Base Flood Elevation (BFE)
  - All enclosed spaces below BFE must utilize breakaway walls
  - Dry-floodproofing / wet-floodproofing strategies not permitted



## KEY ELEVATIONS

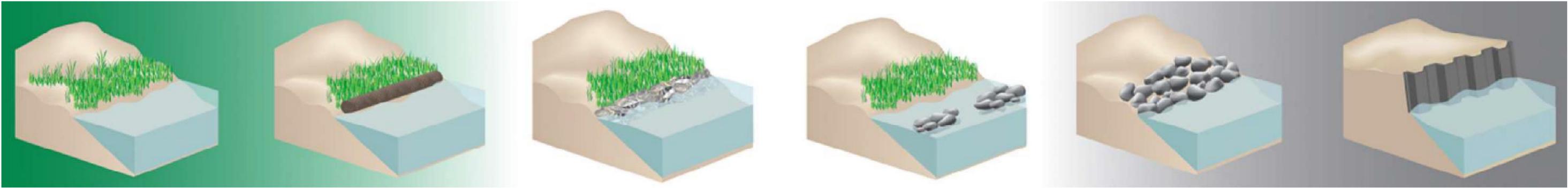
Current Site	9'-10'
BFE (Northern)	16'
BFE (Southern)	18'
Mean High Water Line	

# BUILDING IN "VE ZONE" - COASTAL HIGH HAZARD AREA



## GREEN - SOFTER TECHNIQUES

## GRAY - HARDER TECHNIQUES



vegetation

edging

sills

breakwater

revetment

bulkhead



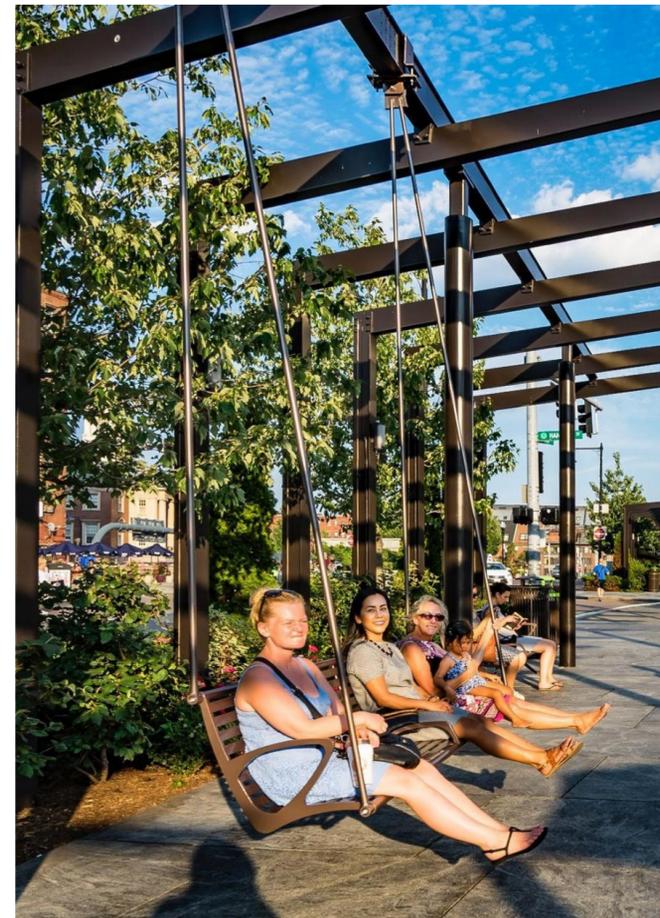
Not only do Living Shorelines defend land against destructive waves, but they also provide crucial habitat for fish and wildlife.



'Hard' infrastructure like retaining walls abruptly severs the ecological connection between the coast and water.

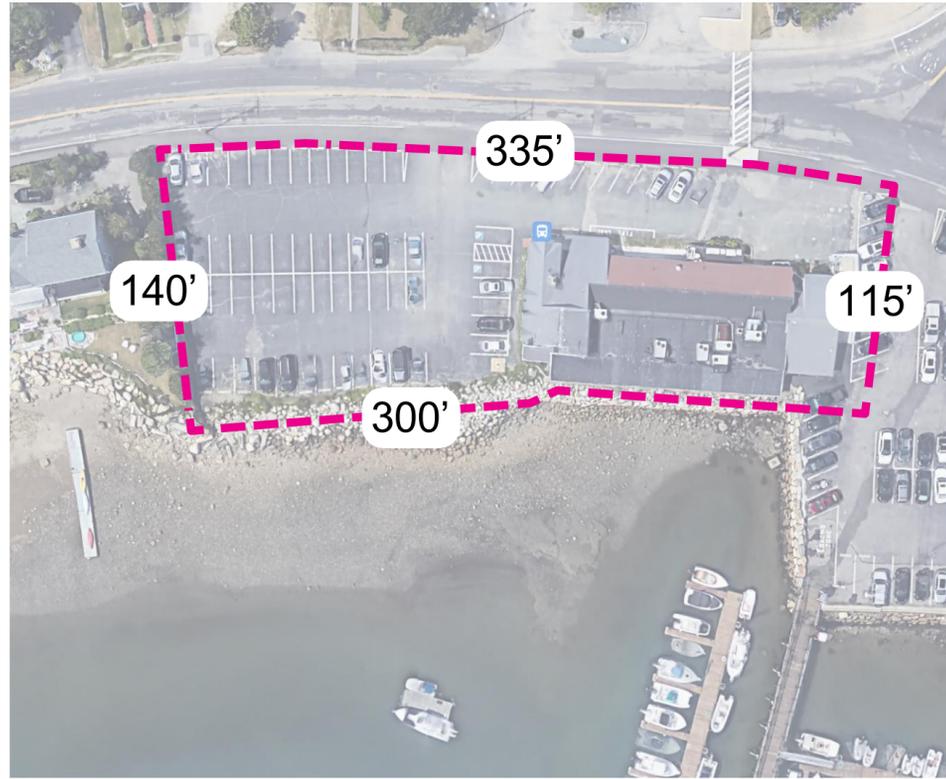
# OPEN SPACE FOR PASSIVE RECREATION

- Covered Pavilion (for 100 people)
- Open Lawn
- Park Benches
- Picnic Tables
- Swings
- Observation Deck (on piers in harbor)
- Cultural/Historic/Artistic Features
- Resilient Comfortable Restrooms
- Parking (TBD)
- SLOOP Bus Stop



# SCALE COMPARISON DIAGRAMS

## SCITUATE HARBOR PARK



38,500 SF

## HENRY C. CHAMBERS WATERFRONT PARK, BEAUFORT, SC



50,000 SF



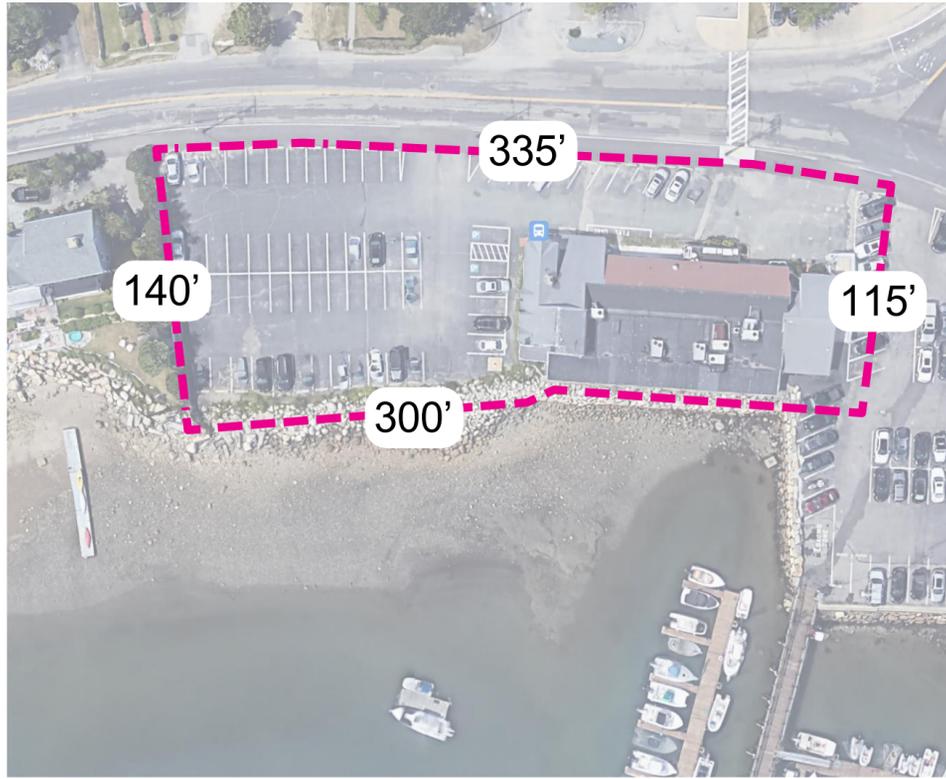
PARK SPACE IN USE BY COMMUNITY



OPEN LAWN SPACE AND VIEW OF PAVILION

# SCALE COMPARISON DIAGRAMS

## SCITUATE HARBOR PARK



38,500 SF

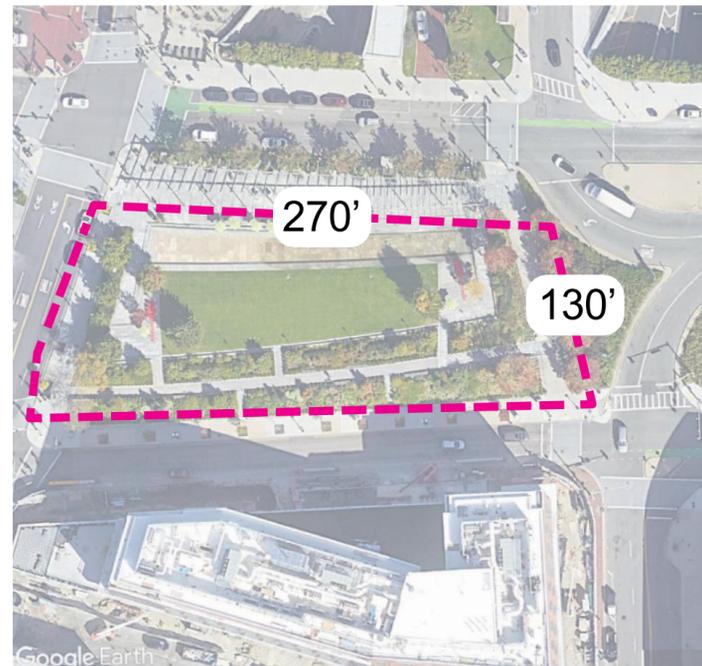
## WHARF DISTRICT PARKS, ROSE KENNEDY GREENWAY, BOSTON, MA



36,000 SF



## NORTH END PARKS, ROSE KENNEDY GREENWAY, BOSTON, MA



40,000 SF



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