N.W.1/4, S.W.1/4 OF SECTION 23, TOWNSHIP 31 N., RANGE 5 E., W.M.

GENERAL NOTES

1. ALL WORK AND MATERIALS SHALL BE IN ACCORDANCE WITH THE "STANDARDS SPECIFICATIONS FOR ROAD, BRIDGE AND MUNICIPAL CONSTRUCTION," WASHINGTON STATE DEPARTMENT OF TRANSPORTATION AND AMERICAN PUBLIC WORKS ASSOCIATION, WASHINGTON STATE CHAPTER, 2000 EDITION, EXCEPT WHERE MODIFIED BY THE LATEST EDITION OF THE CITY OF ARLINGTON CONSTRUCTION STANDARDS AND SPECIFICATIONS.

2. AN APPROVED COPY OF CONSTRUCTION PLANS AND A CURRENT COPY OF THE CITY OF ARLINGTON PUBLIC WORKS CONSTRUCTION STANDARDS AND SPECIFICATIONS MUST BE ON SITE WHENEVER CONSTRUCTION IS IN PROGRESS.

3. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO OBTAIN STREET USE AND ANY OTHER RELATED PERMITS PRIOR TO ANY CONSTRUCTION ACTIVITY IN THE CITY RIGHT-OF-WAY. SEE SECTION "WORK WITHIN EXISTING RIGHT-OF-WAY", CITY OF ARLINGTON SPECIFICATIONS.

4. PRIOR TO ANY CONSTRUCTION ACTIVITY, THE CITY OF ARLINGTON PUBLIC WORKS DEPARTMENT 360-435-3811 MUST BE CONTACTED FOR A PRECONSTRUCTION MEETING.

5. ALL LOCATIONS OF EXISTING UTILITIES HAVE BEEN ESTABLISHED BY FIELD SURVEY OR OBTAINED FROM AVAILABLE RECORDS AND SHOULD THEREFORE BE CONSIDERED APPROXIMATE ONLY AND NOT NECESSARILY COMPLETE. IT IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO INDEPENDENTLY VERIFY THE ACCURACY OF ALL UTILITY LOCATIONS, AND TO FURTHER DISCOVER AND AVOID ANY OTHER UTILITIES WHICH MAY BE AFFECTED BY HIS WORK. THE CONTRACTOR SHALL CONTACT THE UTILITIES UNDERGROUND LOCATION SERVICE (1-800-424-5555) PRIOR TO CONSTRUCTION. THE OWNER OR HIS REPRESENTATIVE SHALL BE IMMEDIATELY CONTACTED IF A UTILITY CONFLICT EXISTS. A FEE OF $35.00 WILL BE CHARGED FOR EACH RE-LOCATE REQUEST.

6. ALL MATERIALS SHALL BE NEW AND UNDAMAGED, OF AN APPROVED BRAND, WITH REPLACEMENT AND REPAIR PARTS READILY AVAILABLE FORM THE GENERAL ARLINGTON/EVERETT/SEATTLE AREA.

7. ALL MATERIALS SHALL BE APPROVED BY THE CITY PRIOR TO INSTALLATION.

8. ALL PUBLIC WATER, SEWER AND STORM DRAINAGE PIPING NOT IN PUBLIC RIGHT-OF-WAY REQUIRES 10 FOOT WIDE PERMANENT EASEMENTS GRANTED TO THE CITY.

9. AS-BUILT PLANS SHALL BE SUBMITTED FOR ALL DEVELOPMENTS, SHORT PLATS, SUBDIVISIONS, AND ANY OTHER CONSTRUCTION RELATING TO THE CITY OF ARLINGTON STREETS, DRAINAGE, AND UTILITY SYSTEMS.

10. SEDIMENT LADEN WATERS SHALL NOT ENTER THE NATURAL DRAINAGE SYSTEM.

11. TRENCH BACK FILL OF NEW UTILITIES AND STORM DRAINAGE FACILITIES SHALL SHALL BE COMPACTED TO 95% MAXIMUM DENSITY (MODIFIED PROCTOR) UNDER ROAD-WAYS AND 90% MAXIMUM DENSITY (MODIFIED PROCTOR) OFF ROADWAYS AS SPECIFIED IN SECTION 2-03.3(14)C COMPACTING EARTH EMBANKMENTS, METHOD "B".

12. THE CONTRACTOR SHALL NOTIFY COMMUNITY DESIGN, THE OWNER AND THE CITY ENGINEER OR DESIGNEE WHEN CONFLICTS BETWEEN THE PLANS AND FIELD CONDITIONS EXIST. PRIOR TO CONSTRUCTION, AND SAID CONFLICTS SHALL BE RESOLVED PRIOR TO PROCEEDING WITH CONSTRUCTION.

13. BOUNDARY AND TOPOGRAPHIC INFORMATION HAS BEEN FURNISHED BY THE OWNER OR HIS DESIGNATED PROJECT SURVEYOR.

14. THE CONTRACTOR SHALL KEEP TWO SETS OF PLANS ON SITE AT ALL TIMES FOR RECORDING AS-BUILT INFORMATION; ONE SET SHALL BE SUBMITTED TO COMMUNITY DESIGN, INC. AT COMPLETION OF CONSTRUCTION AND PRIOR TO FINAL ACCEPTANCE OF WORK.

15. A GRADING PERMIT ISSUED PURSUANT TO TITLE 17 SCC AND CHAPTER 33 UBC AND APPROVAL OF THE TEMPORARY EROSION AND SEDIMENTATION CONTROL PLAN SHALL HAVE BEEN OBTAINED FROM THE DEPARTMENT OF PUBLIC WORKS FOR ANY ON SITE GRADING WHICH IS NOT EXPRESSLY EXEMPT BY SECTION 17.04.280 SCC.

STORM DRAINAGE NOTES

1. ALL PIPE JOINTS SHALL BE RUBBER GASKETED. PIPE MATERIALS THAT ARE ALLOWED FOR USE IN STORM SEWER SYSTEMS IN THE CITY OF ARLINGTON ARE AS FOLLOWS:
   a). PVC STANDARD SEWER PIPE (SDR 35, ASTM D 3034) SHALL BE USED UNLESS OTHERWISE APPROVED BY THE CITY ENGINEER. MAINTAIN 30-INCH MINIMUM COVER.
   b). DUCTILE IRON SAME SPECIFICATIONS AS SANITARY SEWER USAGE.
   c). REINFORCED CONCRETE PIPE NO STORM DRAIN PIPE BETWEEN CATCH BASINS OR MANHOLES IN THE PUBLIC RIGHT-OF-WAY SHALL BE LESS THAN 12 INCH DIAMITER WITH THE EXCEPTION THAT 8 INCH MAY BE USED BETWEEN INLETS AND CATCH BASINS IN RUNS OF 50 FEET OR LESS.
   d). HDPE PIPE (AASHTOM252, AASHTOM294, ASTM F 405, ASTM F 667)
   e). PVC RIB PIPE (AASHTOM 304, ASTM F 794)

2. BEDDING MATERIALS ARE THE SAME AS FOR SANITARY SEWER PIPE.

3. INLETS, CATCH BASINS AND MANHOLES SHALL BE IN CONFORMANCE WITH SECTION 7-05 OF THE WSDOT/APWA STANDARD SPECIFICATIONS EXCEPT AS MODIFIED BY CITY OF ARLINGTON STANDARD DETAILS.

4. ALL PIPE SHALL BE PLACED IN ACCORDANCE WITH CITY OF ARLINGTON STANDARD DRAWING S6-TYPICAL TRENCH SECTION.

5. FOUNDATION GRAVEL, BEDDING GRAVEL AND BACKFILL GRAVEL SHALL BE IN ACCORDANCE WITH CITY OF ARLINGTON STANDARD SECTION 3-4.

6. ALL GRATES (INLET AND CATCH BASIN) SHALL BE FLUSH WITH GUTTER.

7. ALL CATCH BASINS TO BE TYPE I UNLESS OTHERWISE NOTED.

8. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ADJUSTING ALL MANHOLE, INLET, AND CATCH BASIN FRAMES AND GRATES JUST PRIOR TO POURING OF CURBS AND PAVING.

9. ALL CATCH BASINS WITH A DEPTH OVER 5.0 FEET TO THE FLOW LINE SHALL BE A TYPE II CB (MANHOLE).

10. ALL TYPE II CATCH BASIN MANHOLES AND ALL INLET AND CATCH BASINS SHALL HAVE LOCKING LIDS. ROLLED GRATES ARE NOT APPROVED FOR OUTSIDE OF CITY RIGHT-OF-WAY OR FOR USE WITH TYPE II MANHOLE(S).

11. STANDARD LADDER STEPS SHALL BE PROVIDED IN ALL CATCH BASINS/MANHOLES EXCEEDING 5 FEET IN DEPTH.

12. CORRUGATED POLYETHYLENE PIPE: THE MATERIAL SUPPLIED UNDER THIS SPECIFICATION SHALL BE HIGH DENSITY CORRUGATED POLYETHYLENE SMOOTH INTERIOR PIPE AND SHALL BE MANUFACTURED IN CONFORMITY WITH THE LATEST AASHTO SPECIFICATIONS OR M294 TYPE "S" AND THE MATERIAL COMPOUND SHALL CONFORM TO ASTM D-3350. PIPE JOINTS AND FITTINGS SHALL CONFORM TO AASHTO M294. COUPLERS SHALL COVER NOT LESS THAN ONE FULL CORRUGATION ON EACH ANNULAR SECTION OF PIPE.

13. ALL NON-PERFORATED METAL PIPE SHALL HAVE NEOPRENE GASKETS AT THE JOINTS. O-RING GASKETS MAY BE USED FOR TYPE "F" COUPLING BAND.

14. THE CULVERT ENDS SHALL BE BEVELED TO MATCH THE SIDE SLOPE. FIELD CUT OF CULVERT ENDS IS PERMITTED, WHEN APPROVED BY THE INSPECTOR.

15. ALL FIELD CUT CULVERT PIPE SHALL BE TREATED WITH TREATMENT AS SHOWN IN THE STANDARD SPECIFICATIONS OR GENERAL SPECIAL PROVISIONS.

16. CORRUGATED ALUMINUM PIPE AND COUPLING BANDS SHALL MEET THE REQUIREMENTS OF AASHTO M196 AND M197.

SITE GRADING AND T.E.S.C.P. NOTES

1. NONCOMPLIANCE WITH THE EROSION CONTROL REQUIREMENTS, WATER QUALITY REQUIREMENTS AND CLEARING LIMITS VIOLATIONS MAY RESULT IN REVOCATION OF PROJECT PERMITS, PLAN APPROVAL AND BOND FORECLOSURES.

2. PRIOR TO ANY SITE CONSTRUCTION TO INCLUDE CLEARING/LOGGING OR GRADING, THE SITE/LOT CLEARING LIMITS SHALL BE LOCATED AND FIELD IDENTIFIED BY THE PROJECT SURVEYOR AS REQUIRED BY THESE PLANS. THE PROJECT SURVEYOR'S NAME AND TELEPHONE NUMBER ARE TRI-COUNTY LAND SURVEYING, 425-776-2926.

3. THE DEVELOPER/PROJECT ENGINEER IS RESPONSIBLE FOR WATER QUALITY AS DETERMINED BY THE MONITORING PROGRAM, ESTABLISHED BY THE PROJECT ENGINEER. THE PROJECT ENGINEER'S NAME AND PHONE NUMBER ARE ANDREW REAVES, P.E., COMMUNITY DESIGN INC., 425-252-3090.

4. THE TEMPORARY EROSION/SEDIMENTATION CONTROL FACILITY SHALL BE CONSTRUCTED PRIOR TO ANY GRADING OR EXTENSIVE LAND CLEARING IN ACCORDANCE WITH THE APPROVED TEMPORARY EROSION/SEDIMENTATION CONTROL PLAN. THESE FACILITIES MUST BE SATISFACTORILY MAINTAINED UNTIL CONSTRUCTION AND LANDSCAPING IS COMPLETED AND THE POTENTIAL FOR ON-SITE EROSION HAS PASSED.

5. ALL SITE WORK MUST COMPLY TO CHAPTER 33 OF THE UNIFORM BUILDING CODE. (LATEST EDITION).

6. ALL EARTH WORK SHALL BE PERFORMED IN ACCORDANCE WITH CITY STANDARDS. PRECONSTRUCTION SOILS INVESTIGATION MAY BE REQUIRED TO EVALUATE SOILS STABILITY.

7. IF CUT AND FILL SLOPES EXCEED A MAXIMUM OF TWO FEET HORIZONTAL TO ONE FOOT VERTICAL, A ROCK OR CONCRETE RETAINING WALL MAY BE REQUIRED. ALL ROCK RETAINING WALLS GREATER THAN FOUR (4) FEET IN HEIGHT ARE TO FOLLOW CITY SPECIFICATIONS AND TO BE DESIGNED AND CERTIFIED BY A CIVIL ENGINEER EXPERIENCED IN SOILS MECHANICS.

8. STOCKPILES ARE TO BE LOCATED IN SAFE AREAS AND ADEQUATELY PROTECTED BY TEMPORARY CLEAR PLASTIC COVERING. BMP E1.20

9. ALL STRUCTURAL FILLS SHALL BE COMPACTED TO A MINIMUM OF 95% OF MAXIMUM DENSITY BY MODIFIED PROCTOR TEST.

10. T.E.S.C. MEASURES SHALL BE INSTALLED PRIOR TO ANY SITE WORK (SEE ATTACHED PLAN).

11. THE DRAINAGE SYSTEM SHALL BE INSTALLED IN ACCORDANCE WITH THE APPROVED PLAN (SEE ATTACHED). (APPROVAL BY THE CITY BUILDING INSPECTOR IS NEEDED FOR INSTALLING INDIVIDUAL LOT DRAINAGE SYSTEMS PRIOR TO FRAMING INSPECTION OF HOUSE.)

12. THE SURFACE OF ALL SLOPES SHALL BE COMPACTED. THIS MAY BE ACCOMPLISHED BY OVER-BUILDING THE SLOPES, THEN CUTTING BACK TO FINAL GRADES, OR BY RUNNING THE COMPACTOR OVER THE SLOPE AS EACH FILL LIFT IS BEING PLACED. ALL SLOPES SHALL BE COMPACTED BY THE END OF EACH WORK DAY.

13. SILTS FROM DETENTION POND TO BE CLEANED TO DESIGN POND BOTTOM ELEVATION PRIOR TO CONSTRUCTION ACCEPTANCE.

14. SEEDING SPECIFICATIONS - GRASS SEED SHALL BE 20% ANNUAL PERENNIAL OR HYBRID RYE GRASS, 40% CREEPING RED FESCUE 40% WHITE CLOVER. FERTILIZER SHALL BE APPLIED AT THE RATE OF 400 LBS PER ACRE OF 10-20-20 OR EQUIVALENT.

ENVIRONMENTAL MITIGATION NOTES

REFERENCE FILE NO. SEPA #261

1. CONSTRUCTION PROJECT IMPROVEMENTS WILL BE MONITORED AND THE DEVELOPER DIRECTED ACCORDINGLY TO AIR QUALITY CONTROL PRACTICES RELATING TO THEIR WORK.

2. WATERING OF THE CONSTRUCTION SITE SHALL BE UTILIZED TO REDUCE DUST.

3. AS PER THE GEOTECHNICAL REPORT, ANY GROUNDWATER THAT IS ENCOUNTERED WILL RESULT IN A HALT WHILE SLOPE STABILITY IS RE-EVALUATED.

4. THE DETENTION VAULT SHALL BE CONSTRUCTED AND OPERATIONAL TO HANDLE ON SITE RUN-OFF PRIOR TO STRIPPING ROADWAY SECTIONS AND UTILITY INSTAL-LATION.

5. AT FINAL GRADING, YARD DRAINS SHALL BE REQUIRED AT THE FRONT, SIDE AND REAR OF LOTS, AS DETERMINED BY THE BUILDING DEPARTMENT, TO INTERCEPT SURFACE WATER. ROCK SWALES DIRECTING WATER TO THE SIDEWALK WILL NOT BE ALLOWED.

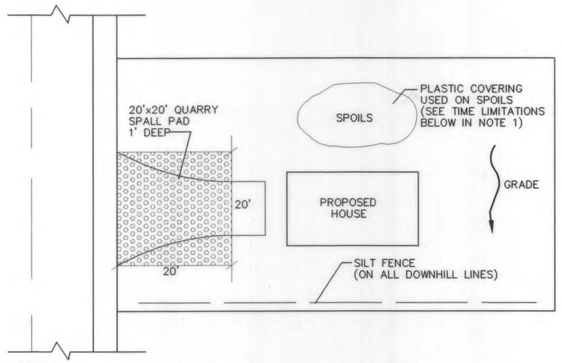
6. CLEARING OF THE ENTIRE SITE WILL NOT BE ALLOWED. THE APPLICANT WILL WORK WITH THE DEPARTMENT OF PUBLIC WORKS TO ADDRESS THE STAGING PROCESS.

7. STRIPPED AREAS SHALL BE STABILIZED IMMEDIATELY BY USING SEEDING AND MULCHING PROCEDURES BEFORE OTHER SECTIONS CAN BE STRIPPED.

8. ALL SIGNIFICANT TREES SHALL BE PRESERVED BASED ON A PREDETERMINED PLAN BETWEEN THE APPLICANT AND THE DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT. (SEE LANDSCAPING PLAN)

9. CONSTRUCTION HOURS SHALL BE LIMITED TO 7 AM TO 7 PM.

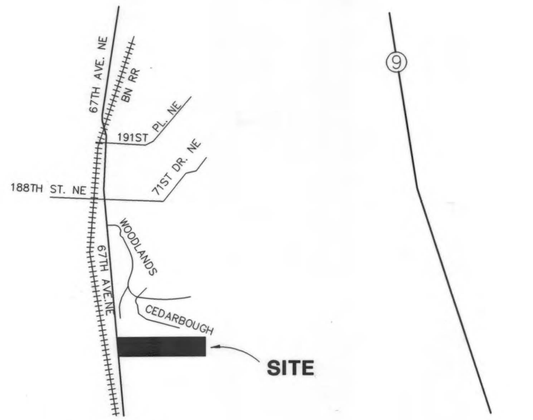
10. SHOULD ANY ARCHEOLOGICAL MATERIALS BE FOUND, THE APPROPRIATE AGENCIES SHALL BE CONTACTED AND MEASURES TAKEN TO PRESERVE THE MATERIALS AND THE SITE.



NOTE:
1. SOIL STABILIZATION. ALL EXPOSED AND UNWORKED SOILS SHALL BE STABILIZED BY SUITABLE APPLICATION OF BMP'S, INCLUDING BUT NOT LIMITED TO SOD OR OTHER VEGETATION, PLASTIC COVERING, MULCHING, OR APPLICATION OF GROUND BASE ON AREAS TO BE PAVED. ALL BMP'S SHALL BE SELECTED, DESIGNED AND MAINTAINED IN ACCORDANCE WITH AN APPROVED MANUAL.
   A) FROM OCTOBER 1 THROUGH APRIL 30, NO SOILS SHALL REMAIN EXPOSED FOR MORE THAN 2 DAYS.
   B) FROM MAY 1 THROUGH SEPTEMBER 30, NO SOILS SHALL REMAIN EXPOSED FOR MORE THAN 7 DAYS.
2. ADJACENT PROPERTIES SHALL BE PROTECTED FROM SEDIMENT DEPOSITION BY APPROPRIATE USE OF VEGETATIVE BUFFER STRIPS, SEDIMENT BARRIERS OR FILTERS, DIKES OR MULCHING, OR BY A COMBINATION OF THESE MEASURES AND OTHER APPROPRIATE BMP'S.
3. ALL EROSION AND SEDIMENT CONTROL BMP'S SHALL BE REGULARLY INSPECTED AND MAINTAINED TO ENSURE CONTINUED PERFORMANCE OF THEIR INTENDED FUNCTION.
4. AS REQUIRED BY THE LOCAL PLAN APPROVAL AUTHORITY, OTHER APPROPRIATE BMP'S TO MITIGATE THE EFFECTS OF INCREASED RUNOFF SHALL BE APPLIED.

TYPICAL LOT TESCP PLAN

NOT TO SCALE



VICINITY MAP

NOT TO SCALE

LEGAL DESCRIPTION:

THE NORTH HALF OF THE NORTH HALF OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 31 NORTH, RANGE 5 EAST, EXCEPT THE AS BUILD AND EXISTING COUNTY ROAD RUNNING ALONG THE WEST LINE THEREOF.

SITUATE IN THE COUNTY OF SNOHOMISH, STATE OF WASHINGTON.

BENCHMARK AND DATUM:

SPIKE IN EAST FACE OF POWER POLE AT WEST SIDE OF 67TH AVE. N.E. 60' SOUTH OF THE CENTERLINE OF UPLAND DRIVE MARKED D-PAC" TBM NO. 5, EL = 154.45. POLE NO. 369, NAVD 1929 DATUM.

GRADING QUANTITIES:

CUT = 5,800 CY
FILL = 5,800 CY

NOTES:

1. STORM DRAINAGE FROM SITE AND ROADS WILL BE DETAINED AND DISCHARGED TO STORM SEWER SYSTEM (EXCEPT BYPASS WHICH HAS BEEN ACCOUNTED FOR IN DRAINAGE ANALYSIS).
2. WATER QUALITY TREATMENT: BIOFILTRATION SWALE
3. ALL ROOF DRAINAGE WILL BE TIGHTLINED TO STORM SYSTEM.

PROPERTY TAX ACCOUNT NUMBER:

233105-3-0003
233105-3-0002

SHEET INDEX:

(AS-BUILT)

ANDREW C. REAVES — STATE OF WASHINGTON — 31277 — REGISTERED PROFESSIONAL ENGINEER — 9-5-01
EXPIRES 6/17/01

APPROVED FOR CONSTRUCTION
CITY OF ARLINGTON DEPT. OF PUBLIC WORKS
See record set dated 8-15-01
BY: Approved for Record Drawings 9-24-01
DATE:

FOR:
HARBOUR HOMES, INC.
CONTACT: MARK DONNER
1010 SE EVERETT MALL WAY, SUITE 203
EVERETT, WA 98208
PHONE: (425) 355-6244

COMMUNITY DESIGN, INC.
Civil Engineering • Land Use Consulting
2940 COLBY AVENUE, EVERETT, WA 98201 (425) 252-3090

PLAT OF BOVEE ACRES

COVER SHEET & CONSTRUCTION NOTES

JOB NO.: 1152
DATE: JUNE 21, 2000
DRAWN BY: ALK, MAK
CHECKED BY: ACR
REVISIONS: AS-BUILT 09-05-01

SHEET 1 OF 13

FILE: 1152\CONSTRUCTION\1152C1.DWG XREF: NONE

N.W.1/4, S.W.1/4 OF SECTION 23, TOWNSHIP 31 N., RANGE 5 E., W.M.

SCALE: 1" = 50'
0 25 50

EROSION CONTROL LEGEND

- CLEARING LIMITS
- (CE) CONSTRUCTION ENTRANCE–ARLINGTON STD PLAN #G12
- (CPC) STOCKPILE AREA W/CLEAR PLASTIC COVERING
- (FF) FILTER FABRIC FENCE–ARLINGTON STD PLAN #G2
- (IP) STORM DRAIN INLET PROTECTION (HIGH CAPACITY CATCH BASIN INSERTS/FILTERS)
- (IDS) INTERCEPTOR DIKE & SWALE W/ROCK CHECK DAM ARLINGTON STD PLAN #G5

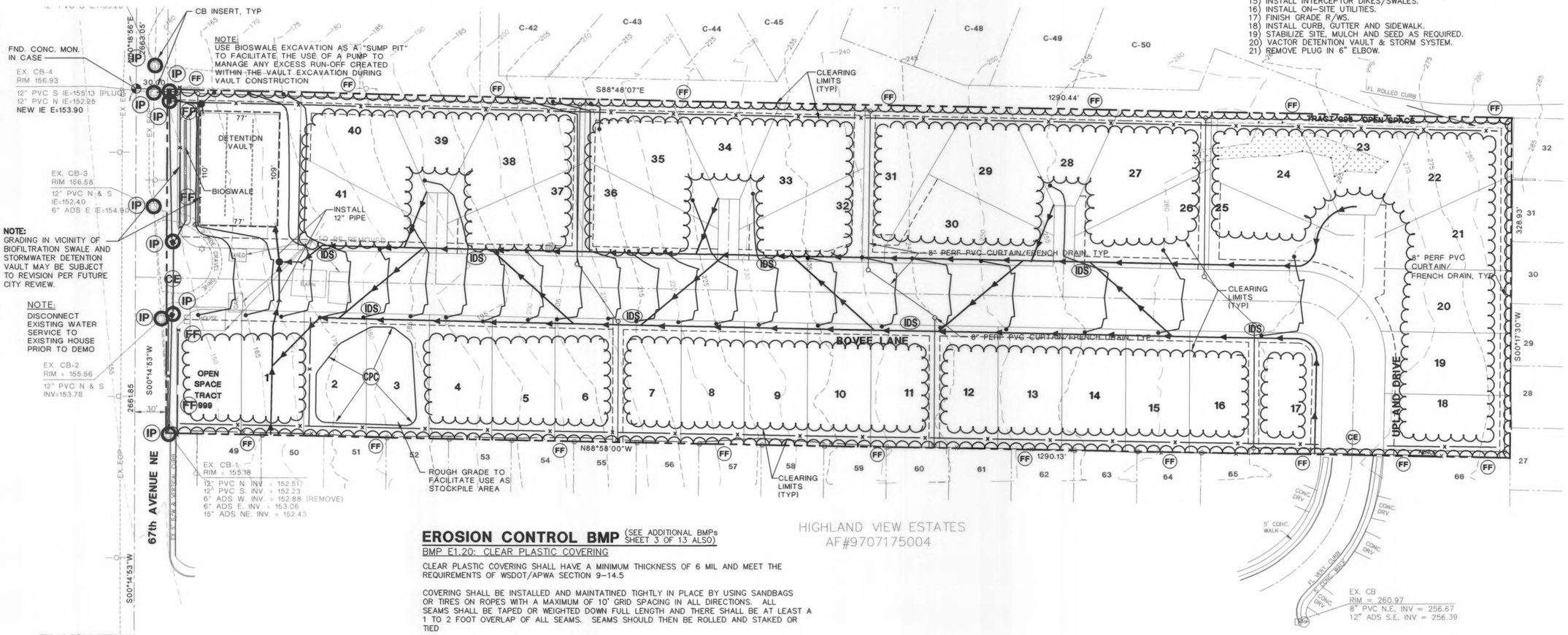
EROSION CONTROL SEQUENCE

PHASE 1

1) ATTEND PRE–CONSTRUCTION MEETINGS W/NEW INSPECTOR
2) INSTALL STORM DRAIN INLET PROTECTION ALL CB'S IN 67TH AVENUE R/W.
3) INSTALL FILTER FABRIC FENCE IN AREA OF SEDIMENT POND (DETENTION VAULT) & TRACT 999.
4) INSTALL CONSTRUCTION ENTRANCE.
5) DEMOLISH EX. STRUCTURES.
6) SOILS ENGINEER SHALL VERIFY EXISTING SOIL CONDITIONS AT THE TIME OF VAULT EXCAVATIONS AND SUBMIT SOIL BEARING CERTIFICATION TO STRUCTURAL ENGINEER. SHOP DRAWINGS AND CALCULATIONS FOR ROOF PLANK SYSTEM SHALL BE SUBMITTED TO STRUCTURAL ENGINEER AND CITY FOR REVIEW AND APPROVAL PRIOR TO CONSTRUCTION.
7) EXCAVATE AND CONSTRUCT VAULT.
8) INSTALL STORM MANHOLE 1–A & NEW PIPE RUN ALONG 67TH AVE. NE
9) TEMPORARILY PLUG ORIFICE IN 6" ELBOW FOR USE OF VAULT AS A TEMPORARY SEDIMENTATION POND.
10) INSTALL & SEED BIOFILTRATION SWALE–(SOD SWALE, IF CONSTRUCTION TAKES PLACE BETWEEN OCT. 1, AND APRIL 1.
11) MULCH DISTURBED AREAS ADJACENT TO VAULT.

PHASE 2

12) FLAG ALL TRESS TO BE SAVED PER LANDSCAPE PLAN, SHEET 1/1.
13) MARK CLEARING LIMITS FOR REMAINDER OF SITE.
14) CLEAR GRUB AND ROUGH GRADE R/WS AND UTILITY CORRIDORS.
15) INSTALL INTERCEPTOR DIKES/SWALES.
16) INSTALL ON–SITE UTILITIES.
17) FINISH GRADE R/WS.
18) INSTALL CURB, GUTTER AND SIDEWALK.
19) STABILIZE SITE, MULCH AND SEED AS REQUIRED.
20) VACTOR DETENTION VAULT & STORM SYSTEM.
21) REMOVE PLUG IN 6" ELBOW.



PLAN VIEW

SCALE: 1" = 50'

EROSION CONTROL BMP (SEE ADDITIONAL BMPs SHEET 3 OF 13 ALSO)

BMP E1.20: CLEAR PLASTIC COVERING

CLEAR PLASTIC COVERING SHALL HAVE A MINIMUM THICKNESS OF 6 MIL AND MEET THE REQUIREMENTS OF WSDOT/APWA SECTION 9–14.5

COVERING SHALL BE INSTALLED AND MAINTATINED TIGHTLY IN PLACE BY USING SANDBAGS OR TIRES ON ROPES WITH A MAXIMUM OF 10' GRID SPACING IN ALL DIRECTIONS. ALL SEAMS SHALL BE TAPED OR WEIGHTED DOWN FULL LENGTH AND THERE SHALL BE AT LEAST A 1 TO 2 FOOT OVERLAP OF ALL SEAMS. SEAMS SHOULD THEN BE ROLLED AND STAKED OR TIED

COVERING SHALL BE INSTALLED IMMEDIATELY ON AREAS SEEDED BETWEEN NOVEMBER 1 TO MARCH 1, AND REMAIN UNTIL VEGETATION IS FIRMLY ESTABLISHED.

WHEN THE COVERING IS USED ON UNSEEDED SLOPES, IT SHALL BE LEFT IN PLACE UNTIL THE NEXT SEEDING PERIOD.

SHEETING SHOULD BE TOED IN AT THE TOP OF THE SLOPE TO PREVENT SURFACE FLOW BENEATH THE PLASTIC.

SHEETING SHOULD BE REMOVED AS SOON AS IS POSSIBLE ONCE VEGETATION IS WELL GROWN TO PREVENT BURNING THE VEGETATION THROUGH THE PLASTIC, WHICH ACTS AS A GREENHOUSE

MAINTENANCE

CHECK REGULARLY FOR RIPS AND PLACES WHERE THE PLASTIC MAY BE DISLODGED. CONTACT BETWEEN THE PLASTIC AND THE GROUND SHOLD ALWAYS BE MAINTAINED. ANY AIR BUBBLES FOUND SHOULD BE REMOVED IMMEDIATELY OR THE PLASTIC MAY RIP DURING THE NEXT WINDY PERIOD. RE–ANCHOR OR REPLACE THE PLASTIC AS NECESSARY

ALL TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES SHALL BE REMOVED WITHIN 30 DAYS AFTER FINAL SITE STABILIZATION IS ACHIEVED OR AFTER THE TEMPORARY BMPs ARE NO LONGER NEEDED. TRAPPED SEDIMENT SHALL BE REMOVED OR STABILIZED ON SITE. DISTURBED SOIL AREAS RESULTING FROM REMOVAL SHALL BE PERMANENTLY STABILIZED.

HIGHLAND VIEW ESTATES
AF#9707175004

ANDREW C. KNUTZEN — STATE OF WASHINGTON — 21277 — REGISTERED PROFESSIONAL ENGINEER — 9-5-01
EXPIRES 6/17/01

(AS-BUILT)

APPROVED FOR CONSTRUCTION
CITY OF ARLINGTON DEPT. OF PUBLIC WORKS
See approval ltr 8-20-00
Approved For Record Drawing
BY: _____
9-24-01 GK
DATE: _____

FOR:
HARBOUR HOMES, INC.
CONTACT: MARK DONNER
1010 SE EVERETT MALL WAY, SUITE 203
EVERETT, WA 98208
PHONE: (425) 355–6244

COMMUNITY DESIGN, INC.
Civil Engineering • Land Use Consulting
2940 COLBY AVENUE, EVERETT, WA. 98201 (425) 252–3090

PLAT OF BOVEE ACRES

GRADING & EROSION CONTROL PLAN

JOB NO.: 1152
DATE: MARCH 31, 2000
DRAWN BY: ALK, MAK
CHECKED BY: ACR
REVISIONS: AS–BUILT 09–05–01

SHEET 2 OF 13

XREF: 1152\CONSTRUCTION\CBASE.DWG
FILE: 1152\CONSTRUCTION\1152C2.DWG

GENERAL EROSION CONTROL NOTES

1. ALL RUNOFF SHALL ENTER THE INTERIM SEDIMENT CONTROL FACILITY.
2. DURING CONSTRUCTION, ANY AREAS STRIPPED OF VEGETATION MAY HAVE TO BE PROTECTED AGAINST EROSION BY A LAYER OF GRAVEL OR ROCK SPALLS.
3. ANY GROUNDWATER THAT IS ENCOUNTERED WILL RESULT IN A HALT WHILE SLOPE STABILITY IS RE-EVALUATED.
4. STRIPPED AREAS SHALL BE STABILIZED IMMEDIATELY BY USING SEEDING AND MULCHING PROCEDURES BEFORE OTHER SECTIONS CAN BE STRIPPED.

REFERENCE:

PRELIMINARY GEOTECHNICAL INVESTIGATION
BOVEE ACRES – 17911 67TH AVENUE, NE – ARLINGTON, WA
L&A JOB #7120, DATED DECEMBER 31, 1997
PREPARED BY LIU AND ASSOCIATES, INC

RESPONSES TO COMMENTS BY CITY OF ARLINGTON
BOVEE ACRES – 17911 67TH AVENUE, NE – ARLINGTON, WA
L&A JOB #7120, DATED JULY 26, 1999
PREPARED BY LIU AND ASSOCIATES, INC

CONTRACTOR RESPONSIBILITY FOR EROSION/SILTATION CONTROL

IT IS THE INTENT OF THIS TEMPORARY EROSION AND SILTATION CONTROL PLAN THAT STORM WATER RUN-OFF BE CONTROLLED AT ALL TIMES TO PREVENT SOIL EROSION AND TO MAINTAIN WATER QUALITY, ANY AND ALL MEASURES NECESSARY TO DO SO SHALL BE EMPLOYED BY THE CONTRACTOR.

1. REGARDLESS OF SITE, WEATHER, SOIL OR OTHER CONDITIONS, THE CONTRACTOR SHALL BE FULLY ENSURING THAT EROSION DOES NOT OCCUR ON THE SITE AND THAT POLLUTED OR SILT-LADEN RUNOFF DOES NOT LEAVE THE SITE OR ENTER INTO ANY CREEK, STREAM, WETLAND OR WATER BODY ON THE SITE.

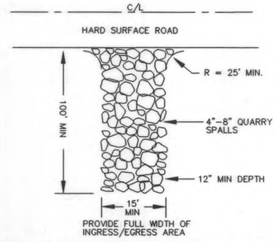
2. BEYOND THE MINIMUM REQUIREMENTS SHOWN ON THIS PLAN, THE CONTRACTOR SHALL BE RESPONSIBLE FOR SELECTING AND IMPLEMENTING APPROPRIATE METHODS, "BEST MANAGEMENT PRACTICES" (BMP'S), FOR STORM WATER TREATMENT AND CONTROL THAT MEET THE REQUIREMENTS OF BOTH THE WASHINGTON STATE DEPARTMENT OF ECOLOGY AND CITY OF ARLINGTON.

3. THE CONTRACTOR SHALL REPORT ALL WATER QUALITY CONCERNS AND ACTIVITIES TO THE PROJECT ENGINEER AND TO THE CITY OF ARLINGTON PUBLIC WORKS DEPARTMENT. IN THE EVENT THAT THE INSTALLED WATER QUALITY CONTROL MEASURES ARE INEFFECTIVE AT CONTROLLING EROSION AND SILTATION, THE CONTRACTOR SHALL IMMEDIATELY REPORT TO, AND CONSULT WITH, THE PROJECT ENGINEER TO FIND AN APPROPRIATE REMEDY. ALL CONSTRUCTION ACTIVITIES, WITH THE EXCEPTION OF EROSION AND SILTATION CONTROL MEASURES, SHALL CEASE UNTIL SUCH TIME AS THE WATER QUALITY IS BROUGHT UNDER CONTROL.

4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MONITORING WEATHER FORECASTS AND ANTICIPATING STORM ACTIVITY AND SHALL SCHEDULE ALL PROJECT ACTIVITIES IN ANTICIPATION OF THE WEATHER.

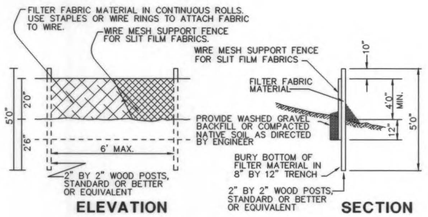
5. ALL SUPPLIES AND MATERIALS NECESSARY FOR IMPLEMENTING BMPs SHALL BE STORED ON SITE AND SHALL BE IMMEDIATELY AVAILABLE FOR USE. SUCH SUPPLIES AND MATERIALS SHALL INCLUDE, BUT NOT BE LIMITED TO, STRAW BALES OR OTHER MULCHING MATERIAL, SILT FENCING AND STAKES, FILTER FABRIC, ETC.

6. DURING AND AFTER RUNOFF PRODUCING STORM EVENTS, CONTRACTOR SHALL MONITOR ALL EROSION CONTROL MEASURES AND SHALL PRIORITIZE IMPLEMENTATION AND MAINTENANCE OF EROSION AND SILTATION CONTROL MEASURES ABOVE ALL OTHERS.



ROCK CONSTRUCTION ENTRANCE

N.T.S. (SEE STD PLAN G-12)



SILT FENCE DETAIL

N.T.S. (SEE STD PLAN G-2)

EROSION CONTROL BMPs

BMP E2.10: STABILIZED CONSTRUCTION ENTRANCE & TIRE WASH

MATERIAL SHOULD BE QUARRY SPALLS (WHERE FEASIBLE), 4"–8" SIZE

THE ROCK PAD SHALL BE AT LEAST 12" THICK AND 100' IN LENGTH FOR SITES MORE THAN 1 ACRE, AND MAY BE REDUCED TO 50' IN LENGTH FOR SITES LESS THAN 1 ACRE.

WIDTH SHALL BE THE FULL WIDTH OF THE VEHICLE INGRESS/EGRESS AREA (MINIMUM 20').

ADDITIONAL ROCK SHOULD BE ADDED PERIODICALLY TO MAINTAIN PROPER FUNCTION OF THE PAD.

TIRE WASHING SHOULD BE DONE BEFORE THE VEHICLE ENTERS A PAVED STREET. WASHING SHOULD BE DONE ON AN AREA COVERED WITH CRUSHED ROCK AND THE WASH WATER SHOULD BE DRAINED TO A SEDIMENT RETENTION FACILITY SUCH AS A SEDIMENT TRAP OR BASIN.

THE VOLUME OF WASH WATER PRODUCED BY TIRE WASHING SHOULD BE INCLUDED WHEN CALCULATING THE SEDIMENT TRAP OR BASIN SIZE.

MAINTENANCE

THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOW OF MUD ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH 2" STONE, AS CONDITIONS DEMAND, AND REPAIR AND/OR CLEANOUT OF ANY STRUCTURES USED TO TRAP SEDIMENT. ALL MATERIALS SPILLLED, DROPPED, WASHED OR TRACKED FROM VEHICLES ONTO ROADWAYS OR INTO STORM DRAINS MUST BE REMOVED IMMEDIATELY.

ALL TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES SHALL BE REMOVED WITHIN 30 DAYS AFTER FINAL SITE STABILIZATION IS ACHIEVED, OR AFTER THE TEMPORARY BMPs ARE NO LONGER NEEDED. TRAPPED SEDIMENT SHALL BE REMOVED OR STABILIZED ON SITE. DISTURBED SOIL AREAS RESULTING FROM REMOVAL SHALL BE PERMANENTLY STABILIZED.

BMP E3.30: STORM DRAIN INLET PROTECTION

FOR SYSTEMS USING CB INSERTS: INSPECTIONS SHOULD BE MADE ON A REGULAR BASIS, ESPECIALLY AFTER LARGE STORM EVENTS. IF THE INSERT BECOMES CLOGGED, IT SHOULD BE REPLACED. SEDIMENT SHOULD BE REMOVED WHEN IT REACHES APPROXIMATELY ONE-HALF THE DEPTH OF THE INSERT.

ALL TEMPORARY AND PERMANENT EROSION AND SEDIMENT CONTROL PRACTICES SHALL BE MAINTAINED AND REPAIRED AS NEEDED TO ASSURE CONTINUED PERFORMANCE OF THEIR INTENDED FUNCTION. ALL MAINTENANCE AND REPAIR SHALL BE CONDUCTED IN ACCORDANCE WITH AN APPROVED MANUAL.

ALL TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES SHALL BE REMOVED WITHIN 30 DAYS AFTER FINAL SITE STABILIZATION IS ACHIEVED OR AFTER THE TEMPORARY BMPs ARE NO LONGER NEEDED. TRAPPED SEDIMENT SHALL BE REMOVED OR STABILIZED ON SITE. DISTURBED SOIL AREAS RESULTING FROM REMOVAL SHALL BE PERMANENTLY STABILIZED.

BMP E2.20: DUST CONTROL

MINIMIZE THE PERIOD OF SOIL EXPOSURE THROUGH USE OF TEMPORARY GROUND COVER AND OTHER TEMPORARY STABILIZATION PRACTICES (SEE SEEDING AND MULCHING, BMPs E1.10 AND E1.15)

SPRINKLE THE SITE WITH WATER UNTIL SURFACE IS WET. REPEAT AS NEEDED.

SPRAY EXPOSED SOIL AREAS WITH APPROVED DUST PALLIATIVE. OIL SHOULD NOT BE USED FOR DUST SUPPRESSION. CHECK WITH LOCAL GOVERNMENT TO SEE WHICH OTHER DUST PALLIATIVES MAY BE USED IN THE AREA.

RESPRAY AREA AS NECESSARY TO KEEP DUST TO A MINIMUM.

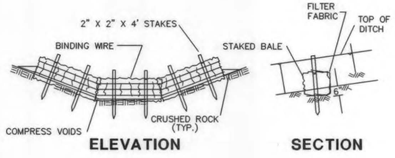
BMP E2.60: CHECK DAMS

THE MAXIMUM SPACING BETWEEN THE DAMS SHALL BE SUCH THAT THE TOE OF THE UPSTREAM DAM IS AT THE SAME ELEVATION AS THE TOP OF THE DOWNSTREAM DAM. SEE DETAILS THIS SHEET.

ROCK CHECK DAMS SHALL BE CONSTRUCTED OF APPROPRIATELY SIZED ROCK. THE ROCK MUST BE PLACED BY HAND OR MECHANICAL PLACEMENT (NO DUMPING OF ROCK TO FORM DAM) TO ACHIEVE COMPLETE COVERAGE OF THE DITCH OR SWALE, AND TO ENSURE THAT THE CENTER OF THE DAM IS LOWER THAN THE EDGES. THE ROCK USED MUST BE LARGE ENOUGH TO STAY IN PLACE GIVEN THE EXPECTED DESIGN FLOW THROUGH THE CHANNEL.

MAINTENANCE
CHECK DAMS SHALL BE MONITORED FOR PERFORMANCE AND SEDIMENT ACCUMULATION DURING AND AFTER EACH RUN-OFF PRODUCING RAINFALL. SEDIMENT SHALL BE REMOVED WHEN IT REACHES ONE HALF THE SUMP DEPTH.

ALL TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES SHALL BE REMOVED WITHIN 30 DAYS AFTER FINAL SITE STABILIZATION IS ACHIEVED OR AFTER THE TEMPORARY BMPs ARE NO LONGER NEEDED. TRAPPED SEDIMENT SHALL BE REMOVED OR STABILIZED ON SITE. DISTURBED SOIL AREAS RESULTING FROM REMOVAL SHALL BE PERMANENTLY STABILIZED.



STRAW BALE DETAIL

N.T.S. (SEE STD PLAN G-4)

BMP E1.10: TEMPORARY SEEDING OF STRIPPED AREAS

TIME OF PLANTING – PLANTING SHOULD PREFERABLY BE DONE BETWEEN APRIL 1 AND JUNE 30, AND SEPTEMBER 1 THROUGH OCTOBER 31. IF PLANTING IS DONE IN THE MONTHS OF JULY AND AUGUST, IRRIGATION MAY BE REQUIRED. IF PLANTING IS DONE BETWEEN NOVEMBER 1 AND MARCH 31, MULCHING SHALL BE REQUIRED IMMEDIATELY AFTER PLANTING. IF SEEDING IS DONE DURING THE SUMMER MONTHS, IRRIGATION WILL PROBABLY BE NECESSARY.

SITE PREPARATION – BEFORE SEEDING, INSTALL NEEDED SURFACE RUNOFF CONTROL MEASURES SUCH AS GRADIENT TERRACES, INTERCEPTOR DIKES/SWALES, LEVEL SPREADERS AND SEDIMENT BASINS.

SEEDBED PREPARATION – THE SEEDBED SHOULD BE FIRM WITH A FAIRLY FINE SURFACE. PERFORM ALL CULTURAL OPERATIONS ACROSS OR AT RIGHT ANGLES TO THE SLOPE. SEE BMP E1.45, TOPSOILING AND BMP E2.35, SURFACE ROUGHENING FOR MORE INFORMATION ON SEEDBED PREPARATION. A MINIMUM OF 2–4" OF TILLED TOPSOIL IS REQUIRED.

FERTILIZATION – AS PER SUPPLIERS AND/OR SOIL CONSERVATION SERVICE RECOMMENDATIONS. DEVELOPMENTS ADJACENT TO WATER BODIES MUST USE NON-PHOSPHOROUS FERTILIZER.

SEEDING – SEEDING MIXTURES WILL VARY DEPENDING ON THE EXACT LOCATION, SOIL TYPE, SLOPE, ETC. INFORMATION ON MIXES MAY BE OBTAINED FROM LOCAL SUPPLIERS, THE WASHINGTON STATE DEPARTMENT OF TRANSPORTATION OR THE SOIL CONSERVATION SERVICE. HOWEVER, APPROVAL TO USE ANY PARTICULAR MIX MUST BE OBTAINED FROM THE LOCAL GOVERNMENT. THE FOLLOWING SEED MIX IS SUPPLIED AS GUIDANCE:

NAME	PROPORTIONS BY WEIGHT	PERCENT PURITY	PERCENT GERMINATION
REDTOP (AGROSTIS ALBA)	10%	92	90
ANNUAL RYE (LOLIUM MULTIFLORUM)	40%	98	90
CHEWINGS FESCUE (FESTUCA RUBRA COMMUTATA)	40%	97	80
WHITE DUTCH CLOVER (TRIFOLIUM REPENS)	10%	96	90

"HYDRO-SEEDING" APPLICATIONS WITH APPROVED SEED-MULCH-FERTILIZER MIXTURES MAY ALSO BE USED.

MAINTENANCE
SEEDING SHOULD BE SUPPLIED WITH ADEQUATE MOISTURE. SUPPLY WATER AS NEEDED, ESPECIALLY IN ABNORMALLY HOT OR DRY WEATHER, OR ON ADVERSE SITES. WATER APPLICATION RATES SHOULD BE CONTROLLED TO PREVENT RUNOFF.

RE-SEEDING – AREAS WHICH FAIL TO ESTABLISH VEGETATIVE COVER ADEQUATE TO PREVENT EROSION SHALL BE RE-SEEDED AS SOON AS SUCH AREAS ARE IDENTIFIED.

ALL TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES SHOULD BE REMOVED WITHIN 30 DAYS AFTER FINAL SITE STABILIZATION IS ACHIEVED OR AFTER THE TEMPORARY BMPs ARE NO LONGER NEEDED. TRAPPED SEDIMENT MUST BE REMOVED OR STABILIZED ON SITE. DISTURBED SOIL AREAS RESULTING FROM REMOVAL SHALL BE PERMANENTLY STABILIZED.

BMP E2.55: INTERCEPTOR DIKE AND SWALE

INTERCEPTOR DIKES SHALL MEET THE FOLLOWING CRITERIA:

TOP WIDTH – 2 FEET MINIMUM
HEIGHT – 18 INCHES MINIMUM, MEASURED FROM UPSLOPE TOE AND AT A COMPACTION OF 90% ASTM D698 STANDARD PROCTOR
SIDE SLOPE – 2:1 OR FLATTER
GRADE – TOPOGRAPHY DEPENDENT, EXCEPT THAT DIKE SHALL BE LIMITED TO GRADES BETWEEN 0.5 AND 1.0%
HORIZONTAL SPACING OF INTERCEPTOR DIKES:
SLOPES <5% = 300 FEET
SLOPES 5–10% = 200 FEET
SLOPES 10–40% = 100 FEET
STABILIZATION:
SLOPES = <5% SEED AND MULCH APPLIED WITHIN 5 DAYS OF DIKE CONSTRUCTION (SEE BMP E1.10)
SLOPES = 5–40% DEPENDENT ON RUNOFF VELOCITIES AND DIKE MATERIALS. STABILIZATION SHOULD BE DONE IMMEDIATELY, USING EITHER SOD OR RIPRAP TO AVOID EROSION
OUTLET – THE UPSLOPE SIDE OF THE DIKE SHALL PROVIDE POSITIVE DRAINAGE TO THE DIKE OUTLET. NO EROSION SHALL OCCUR AT THE OUTLET. PROVIDE ENERGY DISSIPATION MEASURES AS NECESSARY. SEDIMENT-LADEN RUNOFF MUST BE RELEASED THROUGH A SEDIMENT TRAPPING FACILITY.
OTHER – MINIMIZE CONSTRUCTION TRAFFIC OVER TEMPORARY DIKES

INTERCEPTOR SWALES SHALL MEET THE FOLLOWING CRITERIA:

BOTTOM WIDTH – 2 FEET MINIMUM; THE BOTTOM SHALL BE LEVEL
DEPTH – 1 FOOT MINIMUM
SIDE SLOPE – 2:1 OR FLATTER
GRADE – MAXIMUM 5%, W/ POSITIVE DRAINAGE TO A SUITABLE OUTLET (SUCH AS A SEDIMENT TRAP)
STABILIZATION – SEED AS PER BMP E1.10 TEMPORARY SEEDING OR E2.75, RIPRAP 12" THICK PRESSED INTO THE BANK AND EXTENDING AT LEAST 8" VERTICAL FROM THE BOTTOM.
SWALE SPACING:
SLOPES <5% = 300 FEET
SLOPES 5–10% = 200 FEET
SLOPES 10–40% = 100 FEET
OUTLET – LEVEL SPREADER OR RIPRAP TO STABILIZED OUTLET/ SEDIMENTATION POND.

MAINTENANCE
THE MEASURE SHOULD BE INSPECTED AFTER EVERY MAJOR STORM AND REPAIRS MADE AS NECESSARY. DAMAGE CAUSED BY CONSTRUCTION TRAFFIC OR OTHER ACTIVITY MUST BE REPAIRED BEFORE THE END OF EACH WORKING DAY.

ALL TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES SHALL BE REMOVED WITHIN 30 DAYS AFTER FINAL SITE STABILIZATION IS ACHIEVED OR AFTER THE TEMPORARY BMPs ARE NO LONGER NEEDED. TRAPPED SEDIMENT SHALL BE REMOVED OR STABILIZED ON SITE. DISTURBED SOIL ARES RESULTING FROM REMOVAL SHALL BE PERMANENTLY STABILIZED.

(AS-BUILT)

BMP E1.15: MULCHING AND MATTING

STRAW – STRAW IS THE MULCH MOST COMMONLY USED IN CONJUNCTION WITH SEEDING. ITS USE IS RECOMMENDED WHERE IMMEDIATE PROTECTION IS DESIRED, AND PREFERABLY WHERE THE NEED FOR PROTECTION WILL BE LESS THAN 3 MONTHS. THE STRAW SHOULD COME FROM WHEAT OR OATS AND MAY BE SPREAD BY HAND OR MACHINE. IF THE STRAW IS NOT CLEAN, WEED GROWTH CAN OCCUR. STRAW CAN BE WINDBLOWN AND MUST BE ANCHORED DOWN. COMMON ANCHORING METHODS ARE:

1. CRIMPING, DISKING, ROLLING OR PUNCHING INTO THE SOIL;
2. COVERING WITH NETTING;
3. SPRAYING WITH A CHEMICAL OR FIBER BINDER (TACKIFIER); AND
4. KEEPING MOIST. NATURAL PRECIPITATION CAN OFTEN PROVIDE SUFFICIENT MOISTURE.

WOOD FIBER – USED IN HYDRO-SSEEDING OPERATIONS, APPLIED AS PART OF THE SLURRY. THESE SHORT CELLULOSE FIBERS DO NOT REQUIRE TACKING, ALTHOUGH A TACKING AGENT OR SOIL BINDERS ARE SOMETIMES USED WITH WOOD FIBER. THE LONGER THE FIBER LENGTH, THE BETTER THE WOOD WILL WORK IN EROSION CONTROL. THIS FORM OF MULCH DOES NOT PROVIDE SUFFICIENT PROTECTION TO ERODIBLE SOILS TO BE USED ALONE DURING THE SEVERE HEAT OF SUMMER OR FOR LATE FALL SEEDINGS. WOOD FIBER HYDRO-SEED SLURRIES MAY BE USED TO TACK STRAW MULCH. THIS COMBINATION TREATMENT IS WELL SUITED FOR STEEP SLOPES AND CRITICAL AREAS, AND FOR SEVERE CLIMATE CONDITIONS.
THERE ARE OTHER ORGANIC MATERIALS WHICH MAKE EXCELLENT MULCHES BUT ARE ONLY AVAILABLE LOCALLY OR SEASONALLY. CREATIVE USE OF THESE MATERIALS CAN REDUCE COSTS.

SITE PREPARATION – SAME AS TEMPORARY SEEDING

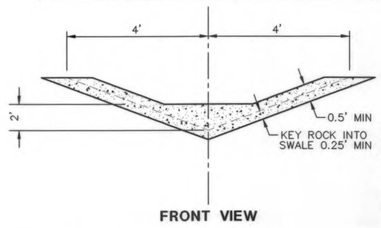
MULCH MATERIALS, APPLICATION RATES AND SEPECIFICATIONS – SEE TABLE II-5.2 BELOW

MAINTENANCE
MULCHED AREAS SHOULD BE CHECKED PERIODICALLY, ESPECIALLY FOLLOWING SEVERE STORMS, WHEN DAMAGED AREAS OF MULCH OR TIE-DOWN MATERIAL SHOULD BE REPAIRED.

ALL TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES SHALL BE REMOVED WITHIN 30 DAYS AFTER FINAL SITE STABILIZATION IS ACHIEVED OR AFTER THE TEMPORARY BMPs ARE NO LONGER NEEDED. TRAPPED SEDIMENT SHALL BE REMOVED OR STABILIZED ON SITE. DISTURBED SOIL AREAS RESULTING FROM REMOVAL SHALL BE PERMANENTLY STABILIZED.

TABLE II-5.2 GUIDE TO MULCH MATERIALS, RATES AND USES

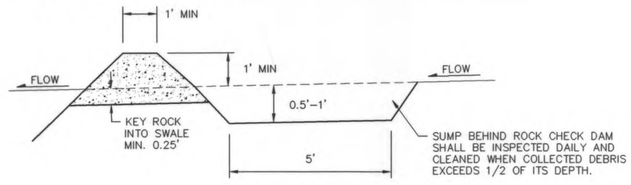
MULCH MATERIAL	QUALITY STANDARDS	APPLICATION RATES /1000 FT	/ACRE	DEPTH OF APPLICATION	REMARKS
HAY OR STRAW	AIR-DRIED, FREE FROM UNWANTED SEEDS & COARSE MATERIAL	75–100 LBS OR 2–3 BALES	1½– 2½ TONS OR 90–120 BALES	MIN 2 INCHES	USE WHERE THE MULCHING EFFECT IS TO BE MAINTAINED FOR >3 MONTHS. IS SUBJECT TO WIND BLOWING UNLESS KEPT MOIST OR TACKED DOWN. MOST COMMON & WIDELY USED MULCHING MATERIAL. CAN BE USED IN CRITICAL EROSION AREAS.
WOOD FIBER CELLULOSE (PARTIALLY DIGESTED WOOD FIBERS)	DYED GREEN SHOULD NOT CONTAIN GROWTH INHIBITING FACTORS	25–30 LBS	1000–1500 LBS		IF USED ON CRITICAL AREAS, DOUBLE THE NORMAL APPLICATION RATE. APPLY W/ HYDROMULCHER. NO TIE-DOWN REQUIRED. PACKAGED IN 100 LB BAGS.



DITCH SLOPE	CHECK DAM SPACING
0 – 5%	150'
5 – 10%	100'
> 10%	50'

INTERCEPTOR DITCH X-SECTION & ROCK DAM

NO SCALE



ROCK CHECK DAM X-SECTION

NO SCALE

APPROVED FOR CONSTRUCTION
CITY OF ARLINGTON DEPT. OF PUBLIC WORKS
Set Constr. Set 8-20-00 for approvals
Approved for Record Drawing 9-24-01 662
BY: _____
DATE: _____

FOR:
HARBOUR HOMES, INC.
CONTACT: MARK DONNER
1010 SE EVERETT MALL WAY, SUITE 203
EVERETT, WA 98208
PHONE: (425) 355-6244

COMMUNITY DESIGN, INC.
Civil Engineering • Land Use Consulting
2940 COLBY AVENUE, EVERETT, WA 98201 (425) 252-3090

PLAT OF BOVEE ACRES

GRADING & EROSION CONTROL NOTES & DETAILS

JOB NO.: 1152
DATE: MARCH 31, 2000
DRAWN BY: ALK, MAK
CHECKED BY: ACR
REVISIONS: AS-BUILT 09-05-01

FILE: 1152\CONSTRUCTION\1152C3.DWG XREF: 1152\CONSTRUCTION\CBASE.DWG

N.W.1/4, S.W.1/4 OF SECTION 23, TOWNSHIP 31 N., RANGE 5 E., W.M.

SCALE: 1" = 50'
0 10 25 50

RIGHT-OF-WAY CURVE TABLE

NO.	RADIUS	LENGTH	DELTA
1	30.00	46.63	89°03'00"
2	30.00	47.62	90°57'00"
3	75.09	120.10	91°38'16"
4	35.09	53.99	88°09'28"

DRIVEWAY CUT TABLE

LOT NO.	STATION	WIDTH	LOT NO.	STATION	WIDTH
1	1+14.34	14'	12	7+80.98	14'
2	2+10.15	14'	13	8+77.34	14'
3	2+71.12	14'	14	9+05.87	14'
4	3+30.76	14'	15	9+99.96	14'
5	3+55.86	14'	16	10+28.77	14'
6	4+51.67	14'	17	12+66.71	14'
7	4+76.77	14'	18	12+66.71	14'
8	5+72.78	14'	19	12+17.48	14'
9	5+98.35	14'	20	11+78.30	14'
10	6+94.17	14'	31	7+06.44	14'
11	7+19.97	14'			

THE WOODLANDS
AF#8504035005

SHORT PLAT

FND. CONC. MON. IN CASE

N00°18'56"E 2663.05'

30.00

6' SIGHT OBSCURING FENCE

S88°48'07"E 1290.44'

TRACT 998 OPEN SPACE

67TH FRONTAGE BY OTHERS

PAVE APRON TO MATCH EXST., 5:1 TAPER

EX STREET LIGHT TO BE REMOVED AND REPLACED

STA 2+00 67TH AVE NE = STA 0+00 BOVEE LANE

TYPE "B" CURB RAMP SEE STD DWG R-10, TYP

END CG&S AT CB

PAVE APRON TO MATCH EXST., 5:1 TAPER

67TH FRONTAGE BY OTHERS

SIDEWALK ENDS AT STA. 1+59

10' TO BE DEDICATED TO THE CITY OF ARLINGTON

OPEN SPACE TRACT 999

6' SIGHT OBSCURING FENCE

15' ROAD WITH LOCKED GATE TO VAULT SHALL BE 2" ACP OVER 6" CRUSHED SURFACING BASE GRAVEL

SIDEWALK ENDS AT STA. 2+37 16' LOCKING GATE

CEMENT CONCRETE DRIVEWAY, TYPE II SEE STD DWG R-8

NDCBU

CEMENT CONCRETE DRIVEWAY, TYPE I SEE STD DWG R-7 TYP SOUTH SIDE OF BOVEE LN. & UPLAND DR.

STA 2+88.41 BOVEE LANE =STA 1+00 PRVT RD 1

STA 5+68.41 BOVEE LANE =STA 1+00 PRVT RD 2

STA 8+90.41 BOVEE LANE =STA 1+00 PRVT RD 3

BOVEE LANE

1115.66 N88°48'07"W

N88°58'00"W 1290.13'

LUMINAIRE TYP 6 PLCS

STA 11+58.24 BOVEE LANE = STA 0+00 PRVT. RD 4

PC = 0+47.39

Δ=43°22'39" R=35.00' L=26.50'

N44°34'32"E 21.39'

Δ=90°00'00" R=55.00' L=86.39'

TYPE "B" CURB RAMP SEE STD DWG R-10, TYP

PT = 1+25.85 PC = 2+25.00

NOTE:
FINAL LOCATION OF LUMINAIRES TO BE APPROVED BY PUD NO. 1 OF SNOHOMISH COUNTY

UPLAND DRIVE

GAS PL SIGN

GTE VLT PT = 1+67.18

ELES. VLT 2 RISERS

5' CONC. WALK

FL VERT. CURB

EXIST. 8" WATER LINE

EXISTING ROCKERY

EXISTING RETAINING WALL

FL ROLLED CURB

67th AVENUE NE

S00°14'53"W 2661.85'

S00°17'30"W 328.93'

HIGHLAND VIEW ESTATES
AF#9707175004

22 23 27 26

PLAN VIEW
SCALE: 1" = 50'

ANDREW C. REA — STATE OF WASHINGTON — 31257 — REGISTERED PROFESSIONAL ENGINEER — 9/9/01
EXPIRES 6/17/01

(AS-BUILT)

APPROVED FOR CONSTRUCTION
CITY OF ARLINGTON DEPT. OF PUBLIC WORKS
See 8-30-00 Constr. drwg
Approved for Record Drawing
BY: _____
DATE: 8-30-00 9-24-01 GR

FOR:
HARBOUR HOMES, INC.
CONTACT: MARK DONNER
1010 SE EVERETT MALL WAY, SUITE 203
EVERETT, WA 98208
PHONE: (425) 355-6244

COMMUNITY DESIGN, INC.
Civil Engineering • Land Use Consulting
2940 COLBY AVENUE, EVERETT, WA 98201 (425) 252-3090

PLAT OF BOVEE ACRES
ROAD PLAN

JOB NO.: 1152
DATE: AUGUST 8, 2000
DRAWN BY: ALK, RLG, MAK
CHECKED BY: ACR
REVISIONS: AS-BUILT 09-05-01

SHEET 4 OF 13

XREF: 1152\CONSTRUCTION\CBASE.DWG
FILE: 1152\CONSTRUCTION\1152C13.DWG

N.W.1/4, S.W.1/4 OF SECTION 23, TOWNSHIP 31 N., RANGE 5 E., W.M.

ROOF DRAIN TABLE

LOT	TYPE	GE	IE	AS-BUILT GE	AS-BUILT IE	LOT	TYPE	GE	IE	AS-BUILT GE	AS-BUILT IE	LOT	TYPE	GE	IE	AS-BUILT GE	AS-BUILT IE
1	YB	166.37	163.00	166.99	162.74	15	YB	259.51	256.00	257.99	254.99	29	YB	247.00	244.00	247.20	243.88
2	YB	170.63	168.00	169.92	166.92	16	YB	262.00	259.00	262.23	258.93	30	YB	244.50	241.00	244.35	240.70
3	YB	180.07	176.70	180.05	177.50	17	YB	265.38	262.00	264.66	261.31	31	Stub	241.00	238.00	240.67	237.67
4	YB	186.95	183.60	186.21	182.66	18	YB	267.11	264.50	267.11	264.50	32	YB	225.90	222.00	225.96	227.01
5	YB	194.63	191.00	193.42	189.02	19	YB	267.25	265.00	267.25	265.00	33	YB	226.40	223.00	226.68	223.34
6	YB	202.74	199.00	201.65	198.22	20	YB	266.40	264.00	266.35	263.75	34	YB	225.00	222.00	228.15	222.15
7	YB	216.57	212.00	216.53	212.13	21	YB	266.50	264.50	266.92	264.00	35	YB	212.50	210.00	212.81	210.36
8	YB	219.54	216.00	219.46	219.83	22	YB	266.60	265.00	267.12	265.02	36	YB	209.00	206.50	208.76	206.21
9	YB	227.02	224.00	226.68	223.68	23	YB	266.70	265.20	267.36	264.46	37	YB	188.50	185.00	188.77	185.57
10	YB	235.51	232.10	235.52	231.52	24	YB	265.80	263.00	262.03	259.83	38	YB	188.60	185.6	190.48	187.03
11	YB	240.35	237.50	240.33	237.38	25	YB	262.47	262.00	261.61	257.31	39	YB	188.00	185.00	187.35	183.20
12	YB	249.91	245.50	248.34	245.44	26	YB	256.22	253.00	256.67	252.82	40	YB	177.50	178.50	175.12	171.52
13	YB	251.80	249.00	251.42	249.33	27	YB	256.00	253.50	256.24	253.69	41	YB	175.50	173.00	175.75	172.75
14	YB	256.06	253.50	255.77	253.17	28	YB	256.10	254.00	256.70	254.37						

SCALE: 1" = 50'
0 10 25 50

THE WOODLANDS
AF#8504035005

HIGHLAND VIEW ESTATES
AF#9707175004

BOVEE LANE

67th AVENUE NE

SHORT PLAT

OPEN SPACE TRACT 999

TRACT 998 OPEN SPACE

NOTE:
1. DEPTH OF CURTAIN DRAINS SHALL BE DEPENDENT ON SOIL CHARACTERISTICS. DEPTH SHALL BE DETERMINED IN THE FIELD BY THE GEOTECHNICAL CONSULTANT.
2. ALL YARD DRAIN PIPE SHALL BE 6" DIAMETER PVC.
3. FOOTING DRAINS ARE REQUESTED FOR ALL BUILDINGS.
4. YARD DRAINS WILL BE REQUIRED FOR SURFACE WATER AND DRAINS MUST BE INSTALLED FOR ALL BUILDING LOTS DURING CONSTRUCTION.

PLAN VIEW
SCALE: 1" = 50'

(AS-BUILT)

APPROVED FOR CONSTRUCTION
CITY OF ARLINGTON DEPT. OF PUBLIC WORKS
See 8-30-01 Const. drwg For Approval
Approved for Record Drawing 9-24-01 GH2
BY: _____
DATE: _____

ANDREW G. REAY — STATE OF WASHINGTON — 31251 — REGISTERED PROFESSIONAL ENGINEER — 9/17/01
EXPIRES 6/17/01

FOR:
HARBOUR HOMES, INC.
CONTACT: MARK DONNER
1010 SE EVERETT MALL WAY, SUITE 203
EVERETT, WA 98208
PHONE: (425) 355-6244

COMMUNITY DESIGN, INC.
Civil Engineering • Land Use Consulting
2840 COLBY AVENUE, EVERETT, WA 98201 (425) 252-3090

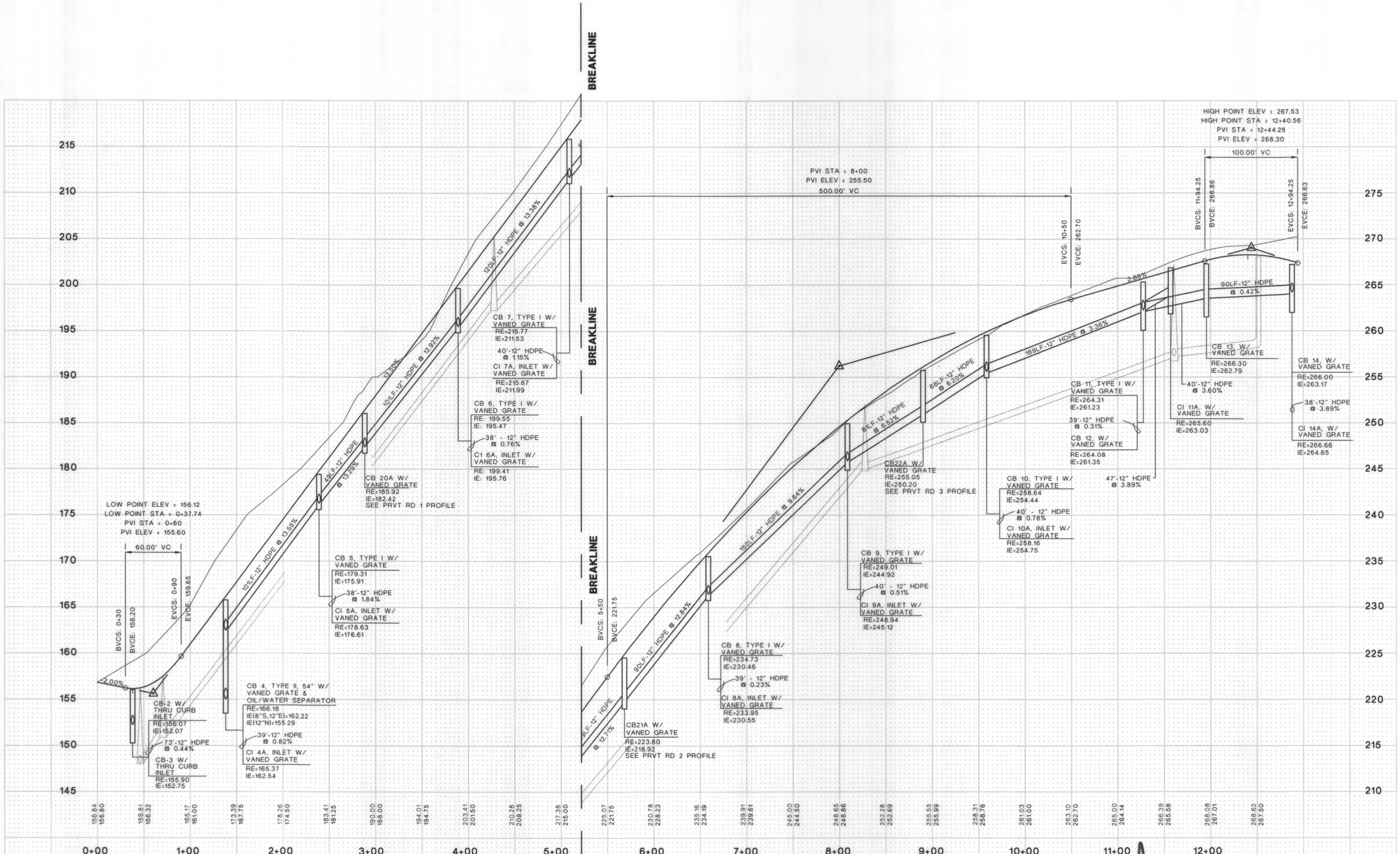
PLAT OF BOVEE ACRES
DRAINAGE PLAN

JOB NO.: 1152
DATE: JUNE 21, 2000
DRAWN BY: ALK, MAK
CHECKED BY: ACR
REVISIONS: AS-BUILT 09-05-01

SHEET 5 OF 13

FILE: 1152\CONSTRUCTION\1152C6.DWG XREF: 1152\CONSTRUCTION\GBASE.DWG

N.W.1/4, S.W.1/4 OF SECTION 23, TOWNSHIP 31 N., RANGE 5 E., W.M.



SEWER PROFILE: BOVEE LANE (STA. 0+00 TO 11+58.24)

SCALE: 1"=50'H
1"= 5'V

SEWER PROFILE: UPLAND DRIVE (STA. 11+58.24 TO 12+94.25)

SCALE: 1"=50'H
1"= 5'V

(AS-BUILT)

ANDREW C. KNUDSEN
STATE OF WASHINGTON
16257
REGISTERED PROFESSIONAL ENGINEER
9-5-01
EXPIRES 6/17/01

APPROVED FOR CONSTRUCTION
CITY OF ARLINGTON DEPT. OF PUBLIC WORKS
See 9-20-00 Const. drwg
Approved for Record Drawing
9-24-01 GG2
BY: _____
DATE: _____

FOR:
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CONTACT: MARK DONNER
1010 SE EVERETT MALL WAY, SUITE 203
EVERETT, WA 98208
PHONE: (425) 355-6244

COMMUNITY DESIGN, INC.
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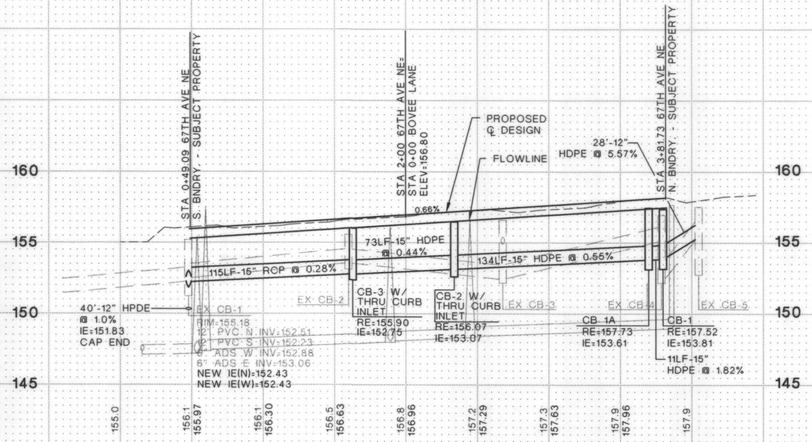
PLAT OF BOVEE ACRES
DRAINAGE PROFILE - BOVEE LANE

JOB NO.: 1152
DATE: JUNE 21, 2000
DRAWN BY: ALK, MAK
CHECKED BY: ACR
REVISIONS: AS-BUILT 09-05-01

SHEET 6 OF 13

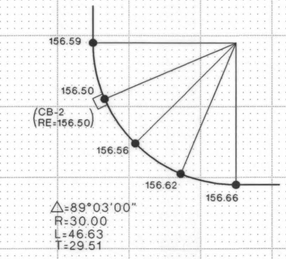
FILE: 1152\CONSTRUCTION\1152C6.DWG XREF: 1152\CONSTRUCTION\CBASE.DWG

N.W.1/4, S.W.1/4 OF SECTION 23, TOWNSHIP 31 N., RANGE 5 E., W.M.



ROAD & DRAINAGE PROFILE: 67TH AVE NE

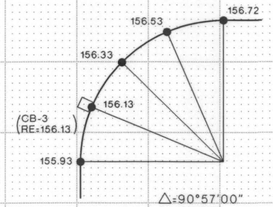
SCALE: 1"= 50'H
1" = 5'V



△=89°03'00"
R=30.00
L=46.63
T=29.51

CURB RETURN
NE CORNER BOVEE LN
& 67TH AVE NE

NTS

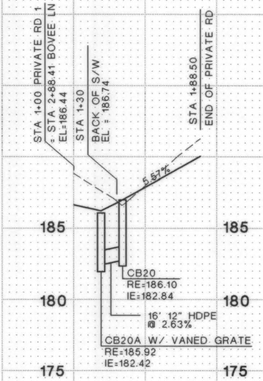


△=90°57'00"
R=30.00
L=47.62
T=30.50

CURB RETURN
SE CORNER BOVEE LN
& 67TH AVE NE

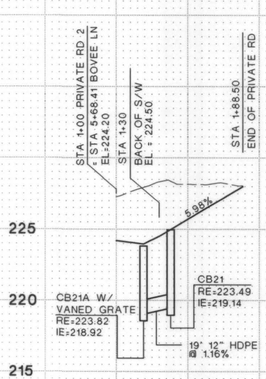
NTS

NOTE: CB 21 & CB 22 SHALL BE INSTALLED PER STORM DRAINAGE NOTE 9 ON SHEET 1.



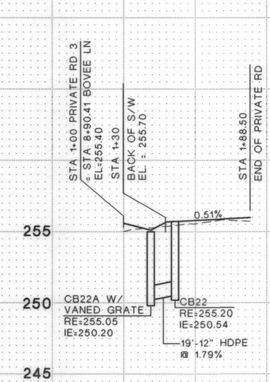
ROAD & DRAINAGE PROFILE:
PRIVATE RD NO. 1

SCALE: 1"= 50'H
1" = 5'V



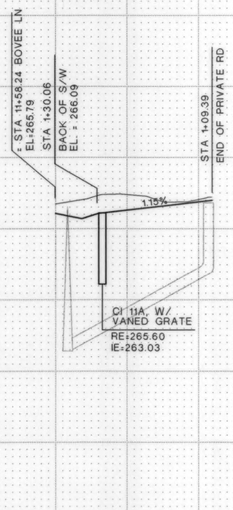
ROAD & DRAINAGE PROFILE:
PRIVATE RD NO. 2

SCALE: 1"= 50'H
1" = 5'V



ROAD & DRAINAGE PROFILE:
PRIVATE RD NO. 3

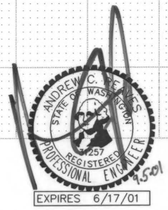
SCALE: 1"= 50'H
1" = 5'V



ROAD & DRAINAGE PROFILE:
PRIVATE RD NO. 4

SCALE: 1"= 50'H

0+00 1+00



APPROVED FOR CONSTRUCTION
CITY OF ARLINGTON DEPT. OF PUBLIC WORKS
See 8-29-00 for Approval Construction
Approved for Record Drawing
BY: _____
9-24-01
DATE: _____

FOR:
HARBOUR HOMES, INC.
CONTACT: MARK DONNER
1010 SE EVERETT MALL WAY, SUITE 203
EVERETT, WA 98208
PHONE: (425) 355-6244

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PLAT OF BOVEE ACRES
ROAD & DRAINAGE PROFILES

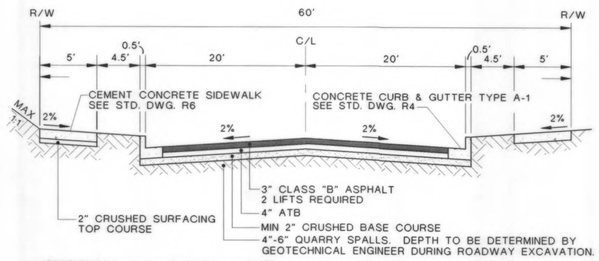
(AS-BUILT)

JOB NO.: 1152
DATE: JUNE 21, 2000
DRAWN BY: ALK, MAK
CHECKED BY: ACR
REVISIONS: AS-BUILT 09-05-01

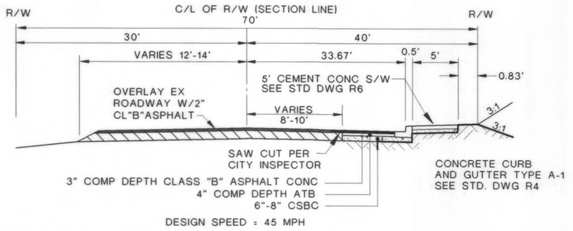
SHEET 7 OF 13

XREF: 1152\CONSTRUCTION\CBASE.DWG
FILE: 1152\CONSTRUCTION\1152C11.DWG

N.W.1/4, S.W.1/4 OF SECTION 23, TOWNSHIP 31 N., RANGE 5 E., W.M.

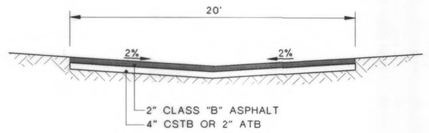


SECTION A-A, BOVEE LANE & UPLAND DRIVE (STD. PLAN R1)
NTS

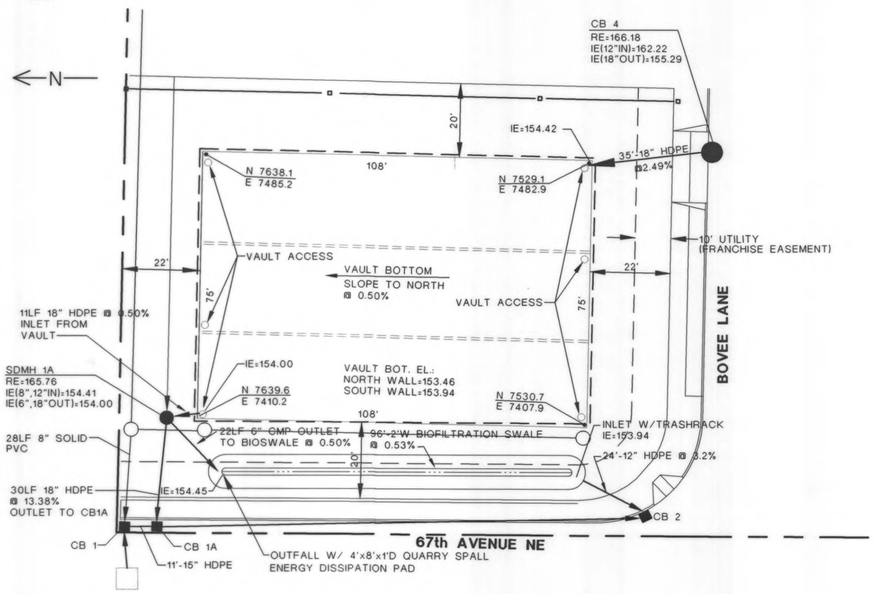


SECTION B-B, 67TH AVE. NE
NTS

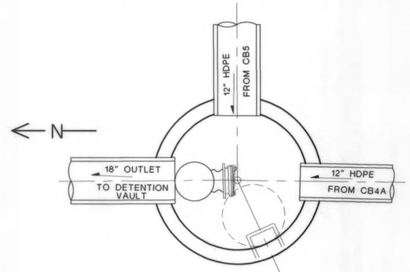
PRIOR TO FRONTAGE IMPROVEMENTS ALONG 67TH AVE. NE., CONTRACTOR MUST CORE EXISTING PAVEMENT AND PROVIDE DPW WITH REPORT. AN OVERLAY OF CLASS "B" ASPHALT MAY BE REQUIRED.

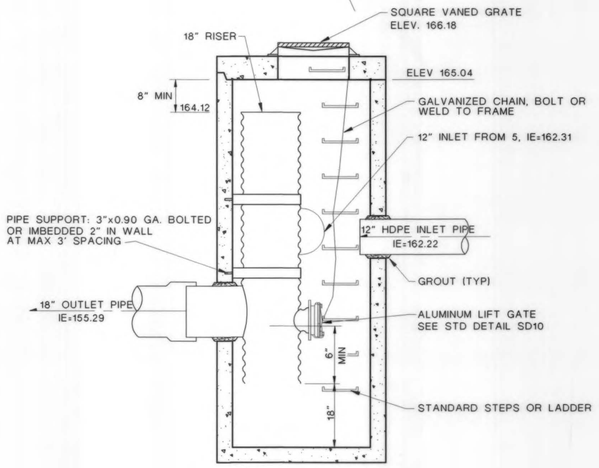


SECTION C-C, PRIVATE ROAD/DRIVEWAY
NTS

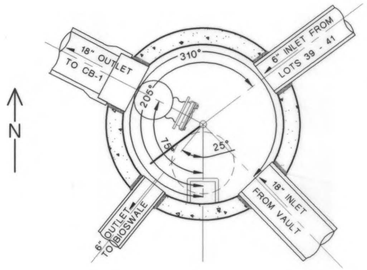


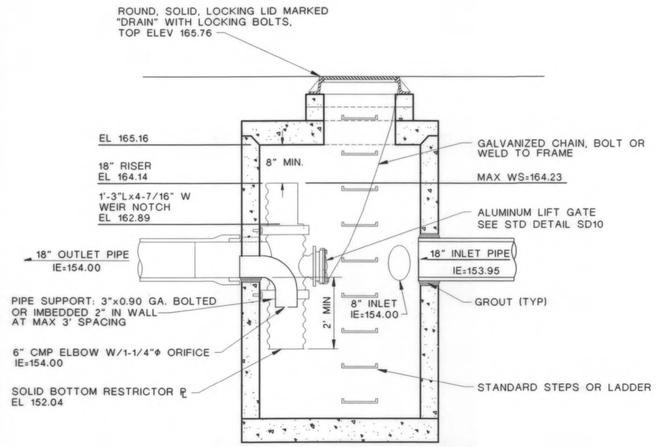
DETENTION VAULT DETAIL
SCALE: 1"=20'



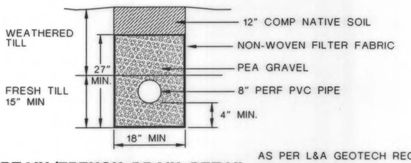


SDMH 4 - TYPE II, 54"
W/ OIL/WATER SEPARATOR
NTS
(SEE CITY OF ARLINGTON STD PLANS SD9, SD10 & SD11 FOR ADDITIONAL INFORMATION)

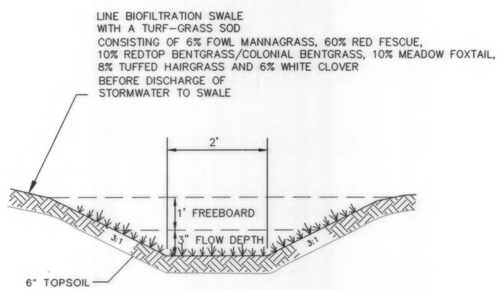




SDMH1A - TYPE II, 72"
W/FROP TEE & LOW FLOW ELBOW
NTS
(SEE CITY OF ARLINGTON STD PLANS SD9, SD10 & SD11 FOR ADDITIONAL INFORMATION)



CURTAIN/FRENCH DRAIN DETAIL
AS PER L&A GEOTECH RECOMMENDATIONS REPORT DATED 07.26.99 JOB £7120
NTS
(SEE CITY OF ARLINGTON STD PLAN G17 FOR ADDITIONAL INFORMATION)



BIOFILTRATION SWALE DETAIL
N.T.S.
(SEE CITY OF ARLINGTON STD PLAN G7 FOR ADDITIONAL INFORMATION)

(AS-BUILT)

APPROVED FOR CONSTRUCTION
CITY OF ARLINGTON DEPT. OF PUBLIC WORKS
Sept 8-20-00 set for const. during approval
BY: Approval for Record Drawing
9-24-01
DATE:

FOR:
HARBOUR HOMES, INC.
CONTACT: MARK DONNER
1010 SE EVERETT MALL WAY, SUITE 203
EVERETT, WA 98208
PHONE: (425) 355-6244

COMMUNITY DESIGN, INC.
Civil Engineering • Land Use Consulting
2940 COLBY AVENUE, EVERETT, WA 98201 (425) 252-3090

PLAT OF BOVEE ACRES
ROAD & DRAINAGE DETAILS

JOB NO.: 1152
DATE: JUNE 21, 2000
DRAWN BY: ALK, MAK
CHECKED BY: ACR
REVISIONS: AS-BUILT 09-05-01

SHEET 8 OF 13

FILE: 1152\CONSTRUCTION\1152C8.DWG XREF- 1152\CONSTRUCTION\CBASE.DWG

GENERAL WATER NOTES

1. WATER PIPE INSTALLATION

A) TRENCHES SHALL BE EXCAVATED TO LINE AND DEPTH SO ALL NEW PIPELINES CONSTRUCTED SHALL HAVE NOT LESS THAN THREE (3) FEET OR IN EXCESS OF FOUR (4) FEET OF COVER, MEASURED FROM THE TOP OF THE PIPE TO THE APPROVED FINISH GRADE.

B) THE EXCAVATION SHALL BE MADE IS A STRAIGHT GRADE THROUGH LOCALIZED BREAKS IN GRADE. THE EXCAVATION SHALL BE DEEPENED GRADUALLY AT CHANGES IN THE STREET GRADES SO THAT THERE ARE NO ABRUPT CHANGES IN PIPELINE GRADE. DEFLECTIONS AT EACH PIPE JOINT SHALL NOT EXCEED THE MAXIMUM PERMISSIBLE DEFLECTION.

C) EXCEPT FOR UNUSUAL CIRCUMSTANCES SHERE APPROVED BY THE ENGINEER, THE TRENCH SIDES SHALL BE EXCAVATED VERTICALLY AND THE TRENCH WIDTH SHALL BE EXCAVATED ONLY TO SUCH WIDTHS AS ARE NECESSARY FOR ADEQUATE WORKING SPACE.

D) TRENCHING OPERATIONS SHALL NOT PROCEED MORE THAN 100 FEET IN ADVANCE OF PIPE LAYING, EXCEPT WITH WRITTEN APPROVAL OF THE CITY.

E) WHEN TRENCHING OPERATIONS CUT THROUGH CONCRETE PAVEMENT, THE PAVEMENT SHALL BE REMOVED TO A WIDTH OF 18 INCHES OR GREATER THAN THE TOP WIDTH OF THE TRENCH. ASPHALT PAVING SHALL BE CUT AHEAD OF THE TRENCHING EQUIPMENT TO PREVENT EXCESSIVE TEARING UP OF THE SURFACING AND TO ELIMINATE RAGGED EDGES.

F) ALL TRENCHING OPERATIONS SHALL BE PERFORMED IN STRICT COMPLIANCE WITH APPLICABLE FEDERAL, STATE, LOCAL AND INDUSTRY SAFETY REGULATIONS AND REQUIREMENTS.

G) SEE SECTION TITLED "ROADWAY AND RELATED WORK" FOR TRENCH WORK IN EXISTING ROADWAYS.

2. LAYING OF WATER PIPE

A) ALL PIPE SHALL BE INSTALLED IN ACCORDANCE WITH THESE SPECIFICATIONS, AWWA SPECIFICATIONS, AND THE INSTRUCTIONS OF THE MANUFACTURER SUBJECT TO THE APPROVAL OF THE CITY. ALL PIPE ENDS SHALL BE SQUARE WITH THE LONGITUDINAL AXIS OF THE POPE AND ANY DAMAGE TO THE ENDS SHALL BE CUT OFF BEFORE INSTALLATION. WHERE NECESSARY TO CUT THE PIPE, THE PIPE SHALL BE CUT WITH APPROVED CUTTING TOOLS.

B) THE PIPE SHALL BE LAID IN A STRAIGHT GRADE THROUGH LOCALIZED BREAKS IN GRADE, THE EXCAVATION SHALL BE DEEPENED GRADUALLY AT CHANGES IN THE STREET GRADES SO THAT THERE ARE NO ABRUPT CHANGES IN PIPELINE GRADE. TO MAINTAIN THE REQUIRED ALIGNMENT, USE SHORT LENGTHS AND DEFLECT THE JOINTS OR USE NECESSARY BENDS. MAXIMUM DEFLECTION ALLOWED PER DIPRA INSTALLATION GUIDE, 1994.

C) EACH PIPE SECTION SHALL BE CAREFULLY LOWERED INTO PLACE IN THE DITCH AFTER INSPECTING IT FOR DEFECTS REMOVING ANY GRAVEL OR DIRT, ETC., FROM THE INTERIOR OF THE PIPE.

D) WHEN NECASSARY, WATER MAINS TO BE CONSTRUCTED UNDER OTHER UTILITIES SHALL MEET THE MINIMUM COVER REQUIREMENTS.

E) WHERE IT IS NECESSARY TO CROSS SANITARY SEWER OR STORM SEWER TRENCHES, ALL TRENCH BACKFILL SHALL BE REMOVED AND REPLACED WITH MECHANICALLY COMPACTED PIT RUN MATERIAL TO PROVIDE A UNIFORM SUPPORT FOR THE LENGTH OF THE PIPE.

F) A 10-FOOT HORIZONTAL SEPERATION MUST BE MAINTAINED BETWEEN ALL SANITARY SEWER LINES AND WATER LINES. A 5-FOOT MINIMUM HORIZONTAL SEPERATION SHALL BE MAINTAINED BETWEEN ALL WATER FACILITIES AND UNDERGROUND POWER AND TELEPHONE FACILITIES, UNLESS OTHERWISE APPROVED.

3. CONCRETE BLOCKING

A) CONCRETE BLOCKING PER CITY OF ARLINGTON STANDARD DETAIL W-3.

B) ALL BENDS AND TEES SHALL BE BLOCKED IN ACCORDANCE WITH STANDARD BLOCKING DETAILS. THE CONTRACTOR SHALL INSTALL BLOCKING WHICH IS ADEQUATE TO WITHSTAND FULL TEST PRESSURE AS WELL AS TO CONTINUOUSLY STAND OPERATING PRESSURES UNDER ALL CONDITIONS OF SERVICE. FOR CONCRETE BLOCKING BASED ON 200 PSI TEST PRESURE WITH SAFE SOIL BEARING LOAD OF 2,000 POUNDS PER SQUARE FOOT, SEE STANDARD DETAIL.

4. FIRE HYDRANT INSTALLATION

A) FIRE HYDRANTS SHALL BE SET AS SHOWN IN THE CITY OF ARLINGTON STANDARD DETAIL, W-1.

B) THE HYDRANT SHALL BE SET ON A SOLID CONCRETE BLOCK 12"x 12"x 4" AND A MINIMUM OF 6 CUBIC FEET OF CLEAN GRAVEL SHALL BE PLACED AROUND THE BASE OF THE NEW HYDRANT FOR A DRAIN POCKET.

C) IN SOME INSTANCES, IT MAY BE NECESSARY TO MAKE A CUT OR PROVIDE A FILL TO SET A HYDRANT. WHERE THIS OCCURS, THE AREA FOR AT LEAST A THREE (3) FOOT RADIUS AROUND THE HYDRANT SHALL BE GRADED AND LEVEL, AND THE CUT SLOPES OR FILL SLOPES SHALL BE NEATLY GRADED BY HAND, UNLESS OTHERWISE APPROVED BY THE CITY AND THE FIRE CHIEF.

D) NO HYDRANT LEAD SHALL EXCEED 18' IN LENGTH.

5. GUARD POST INSTALLATION

FIRE HYDRANT GUARD POST SHALL BE INSTALLED AS DIRECTED BY THE CITY. GUARD POSTS SHALL BE SET WITH THE TOP OF THE GUARD POSTS LEVEL WITH BONNET FLANGE OF THE FIRE HYDRANT. THEY SHALL BE PLUMB AND WHERE TWO POSTS ARE USED AT A HYDRANT, THEY SHALL BE SET WITH THEIR TOPS AT THE SAME ELEVATION. THE EXPOSED PORTION OF EACH HYDRANT GUARD POSTS SHALL BE PAINTED WITH TWO COATS OF EXTERIOR CONCRETE PAINT, COLOR AS DESIGNATED BY THE CITY. WHERE HYDRANTS ARE SET IN BACK OF A CONCRETE CURB, GUARD POSTS WILL NOT NORMALLY BE REQUIRED.

6. GATE VALVE INSTALLATION

GATE VALVES SHALL BE SET IN THE GROUND VERTICALLY AND SHALL BE OPENED AND SHUT UNDER PRESSURE TO CHECK OPERATION AND, AT THE SAME TIME, SHOW NO LEAKAGE. VALVES 8 INCHES AND LARGER THAT ARE NOT FLANGED TO OTHER FITTINGS SHALL BE BLOCKED IN ACCORDANCE WITH THE STANDARD BLOCKING DETAILS.
VALVE BOXES SHALL BE SET FLUSH IN PAVEMENT AND IN GRAVEL SHOULDER.

7. CONNECTION TO EXISTING WATER MAIN

A) THE CONTRACTOR SHALL NOT OPERATE ANY GATE VALVE OR MAKE ANY CONNECTIONS TO THE EXISTING WATER MAIN WITHOUT PRIOR APPROVAL OF THE CITY.

B) THE CONTRACTOR SHALL MAKE THE NECESSARY ARRANGEMENTS WITH THE CITY FOR THE CONNECTION TO THE EXISTING WATER MAIN.

C) ALL MATERIAL USED FOR THE CONNECTION SHALL BE THOROUGHLY STERILIZED BY SWABBING THE INTERIOR WITH A CHLORINE SOLUTION OF 50 PPM.

D) BACKFLOW PREVENTION REQUIREMENTS SHALL BE COMPLETED PRIOR TO BEGINNING CONSTRUCTION.

8. HYDROSTATIC TESTS

A) AFTER BACKFILLING THE WATER MAIN BETWEEN JOINTS WITH SUFFICIENT DIRT TO PREVENT MOVEMENT OF THE PIPELINE, ALLOWING SUFFICIENT TIME FOR THE CONCRETE BLOCKING TO SET, THE WATER MAIN SHALL BE TESTED IN CONVENIENT LENGTHS AS SO ORDERED AND WHEN ORDERED BY THE CITY. IN GENERAL, NEW MAINS SHALL BE TESTED IN CONVENIENT LENGTHS AS SO ORDERED AND WHEN ORDERED BY THE CITY. IN GENERAL, NEW MAINS SHALL BE TESTED BETWEEN VALVES AND LARGE SECTIONS OF UNTESTED MAIN WILL NOT BE PERMITTED TO ACCUMULATE.

B) THE PIPELINE SHALL BE FILLED WITH WATER SLOWLY AND ALL AIR EXPELLED FROM THE PIPELINE PRIOR TO STARTING THE TEST. ALL PIPELINES SHALL BE TESTED AT HYDROSTATIC PRESSURE OF 250 PSI. ALL NECESSARY PUMP, VALVES, METERS, GUAGES, PIPING, HOSE AND LABOR REQUIRED SHALL BE FURNISHED BY THE CONTRACTOR.

C) ALL PRESSURE TESTING SHALL BE DONE IN THE PRESENCE OF THE CITY ENGINEER OR WATER DEPARTMENT INSPECTORS. A MINIMUM OF 24 HOURS ADVANCE NOTICE IS REQUIRED BEFORE THE CITY ENGINEER OR WATER DEPARTMENT INSPECTOR WILL WITNESS A PRESSURE TEST.

9. STERILIZATION AND FLUSHING OF WATER MAIN

A) THE PIPELINE SHALL BE THOROUGHLY STERILIZED BY THE CONTRACTOR. SANITARY TEST SAMPLES WILL BE TAKING IN ACCORDANCE WITH STATE HEALTH DEPARTMENT REGULATIONS. RE-STERILIZATION WILL BE REQUIRED WHEN UNSATISFACTORY SAMPLES ARE ENCOUNTERED.

B) THE CONTRACTOR SHALL NOT START UP THE PUMP TO BE USED FOR FLUSHING OF THE NEW MAINS UNTIL THE CITY INSPECTOR IS PRESENT TO WITNESS THE PUMP STARTUP.

C) THE CONTRACTOR SHALL NOT DO ANY FLUSHING OF THE PIPELINE WITHOUT PRIOR APPROVAL OF THE CITY.

D) THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE DISPOSAL OF CHLORINATED WATER USED IN TESTING OF NEW CONSTRUCTION. SUCH DISPOSAL SHALL BE DONE IN ACCORDANCE WITH ALL APPLICABLE STATE AND LOCAL LAWS.

10. SAMPLING STATION

A MINIMUM OF ONE (1) #93-WM SAMPLING STATION SHALL BE INSTALLED BY THE CONTRACTOR FOR ALL NEW WATER MAIN CONSRUCTION.

11. BACKFLOW PREVENTION

A) TO PREVENT CONTAMINATED WATER FROM THE NEW MAIN FROM ENTERING THE EXISTING DISTRIBUTION SYSTEM, A DOUBLE CHECK VALVE ASSEMBLY SHALL BE USED ON THE LINE SUPPLYING THE WATER. A DOUBLE CHECK VALVE ASSEMBLY IS SUFFICIENT BACKFLOW PROTECTION ONLY FOR FILLING AND FLUSHING OF THE NEW MAIN. DURING THE HYDROSTATIC PRESSURE TEST, THE TEMPORARY CONNECTION BETWEEN THE NEW MAIN AND THE EXISTING DISTRIBUTION SYSTEM SHALL BE REMOVED.

B) CONSULT THE CITY'S CROSS-CONNECTION AND BACKFLOW PREVENTION MANUAL FOR TESTING, INSPECTION AND APPROVAL PROCEDURES. COPIES ARE AVAILIABLE AT THE PUBLIC WORKS OFFICE.

GENERAL SANITARY SEWER NOTES

1. SEWER PIPE INSTALLATION

A 10 FOOT HORIZONTAL SEPERATION MUST BE MAINTAINED BETWEEN ALL SANITARY SEWER LINES AND WATER LINES. A 5-FOOT MINIMUM HORIZONTAL SEPERATION SHALL BE MAINTAINED BETWEEN ALL WATER FACILITIES AND UNDERGROUND POWER AND TELEPHONE FACILITIES, UNLESS OTHERWISE APPROVED.

2. PIPE LAYING

THE SEWER PIPE, UNLESS OTHERWISE APPROVED BY THE CITY ENGINEER, SHALL BE INSTALLED UPGRADE FROM POINT OF CONNECTION ON THE EXISTING SEWER OR FROM A DESIGNATED STARTING POINT TO LINE AND GRADE PER APPROVED PLANS. THE SEWER PIPE SHALL BE INSTALLED WITH THE BELL END FORWARD OR UPGRADE. WHEN PIPE LAYING IS NOT IN PROGRESS, THE FORWARD END OF THE PIPE SHALL BE KEPT TIGHTLY CLOSED WITH AN APPROVED TEMPORARY PLUG.

3. PIPE JOINTING

ALL EXTENSIONS, ADDITIONS AND REVISIONS ON THE SEWER SYSTEM, UNLESS OTHERWISE INDICATED, SHALL BE MADE WITH SEWER PIPE JOINED BY MEANS OF A FLEXIBLE GASKET WHICH SHALL BE FABRICATED AND INSTALLED IN ACCORDANCE WITH THESE SPECIFICATIONS.
ALL JOINTS SHALL BE MADE UP IN STRICT COMPLIANCE WITH THE MANUFACTURER'S DIRECTIONS AND ALL SEWER PIPE MANUFACTURE AND HANDLING SHALL MEET OR EXCEED THE ASTM AND CPAW RECOMMENDED SPECIFICATIONS, CURRENT REVISIONS. CARE SHALL BE TAKEN TO PROPERLY ALIGN THE PIPE BEFORE JOINTS ARE ENTIRELY FORCED HOME.

FOR:
HARBOUR HOMES, INC.
CONTACT: MARK DONNER
1010 SE EVERETT MALL WAY, SUITE 203
EVERETT, WA 98208
PHONE: (425) 355-6244

COMMUNITY DESIGN, INC.
Civil Engineering • Land Use Consulting
2940 COLBY AVENUE, EVERETT, WA 98201 (425) 252-3090

PLAT OF BOVEE ACRES

WATER & SEWER NOTES

ANDREW R. A. STATE OF WASHINGTON 13257 REGISTERED PROFESSIONAL ENGINEER 8.30.01
EXPIRES 6/17/01

(AS-BUILT)

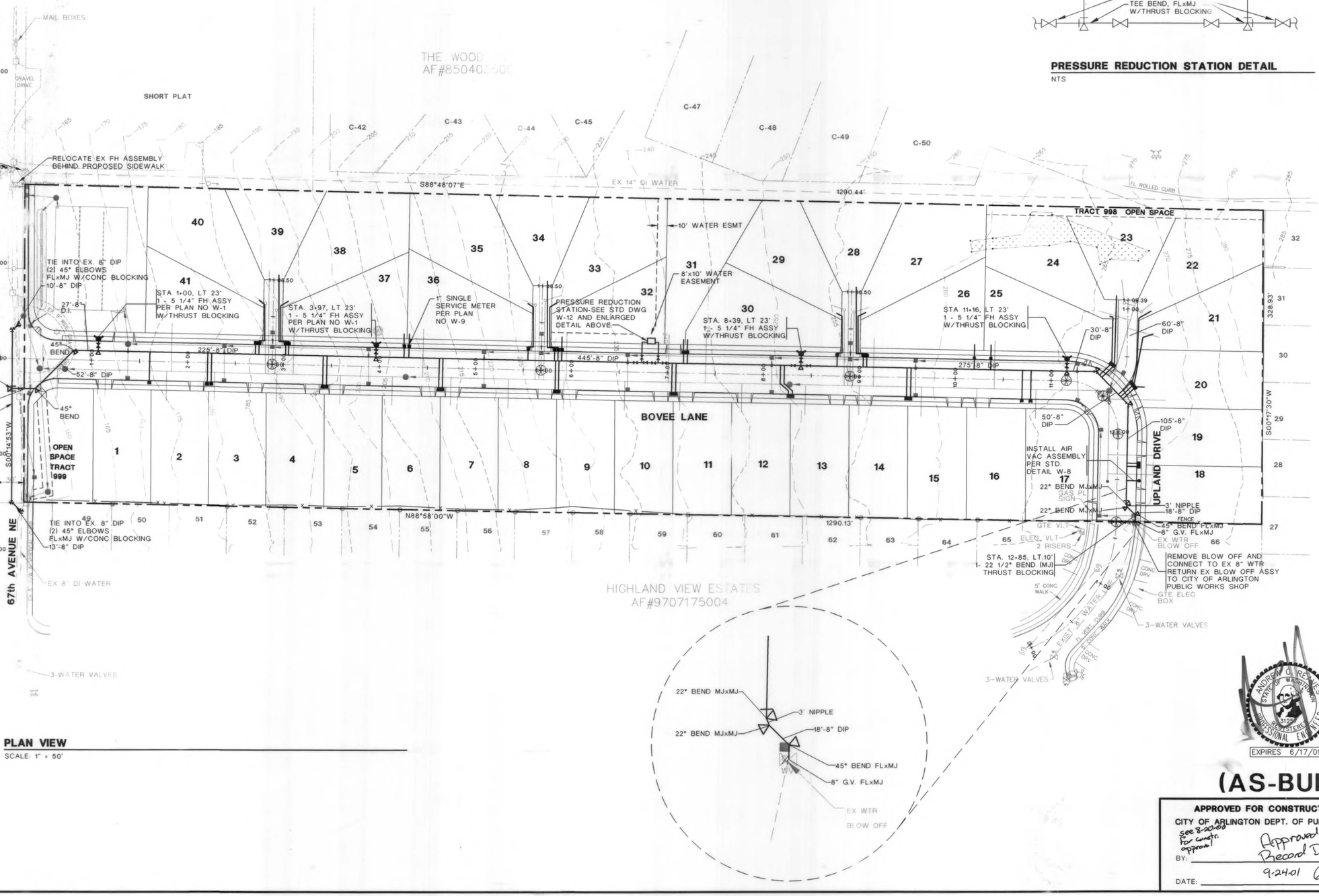
APPROVED FOR CONSTRUCTION
CITY OF ARLINGTON DEPT. OF PUBLIC WORKS
See 8-30-00 Set for constr. approval
BY: Approved For Record Drawing
DATE: 9-29-01 GGR

JOB NO.: 1152
DATE: JUNE 21, 2000
DRAWN BY: RLG, MAK
CHECKED BY: ACR
REVISIONS: AS-BUILT 09-05-01

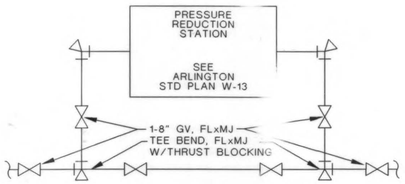
XREF: 1152\CONSTRUCTION\CBASE.DWG
FILE: 1152\CONSTRUCTION\115206.DWG

N.W.1/4, S.W.1/4 OF SECTION 23, TOWNSHIP 31 N., RANGE 5 E., W.M.

SCALE: 1" = 50'
0 25 50



PLAN VIEW
SCALE: 1" = 50'



PRESSURE REDUCTION STATION DETAIL
NTS

ANDREW C. RENVES
STATE OF WASHINGTON
12511
REGISTERED PROFESSIONAL ENGINEER
EXPIRES 6/17/01

(AS-BUILT)

APPROVED FOR CONSTRUCTION
CITY OF ARLINGTON DEPT. OF PUBLIC WORKS
See 8-00-00 for constr. approval
BY: Approved for Record Drawing
DATE: 9-24-01

FOR:
HARBOUR HOMES, INC.
CONTACT: MARK DONNER
1010 SE EVERETT MALL WAY, SUITE 203
EVERETT, WA 98208
PHONE: (425) 355-6244

COMMUNITY DESIGN, INC.
Civil Engineering • Land Use Consulting
2940 COLBY AVENUE, EVERETT, WA 98201 (425) 252-3090

PLAT OF BOVEE ACRES
WATER PLAN

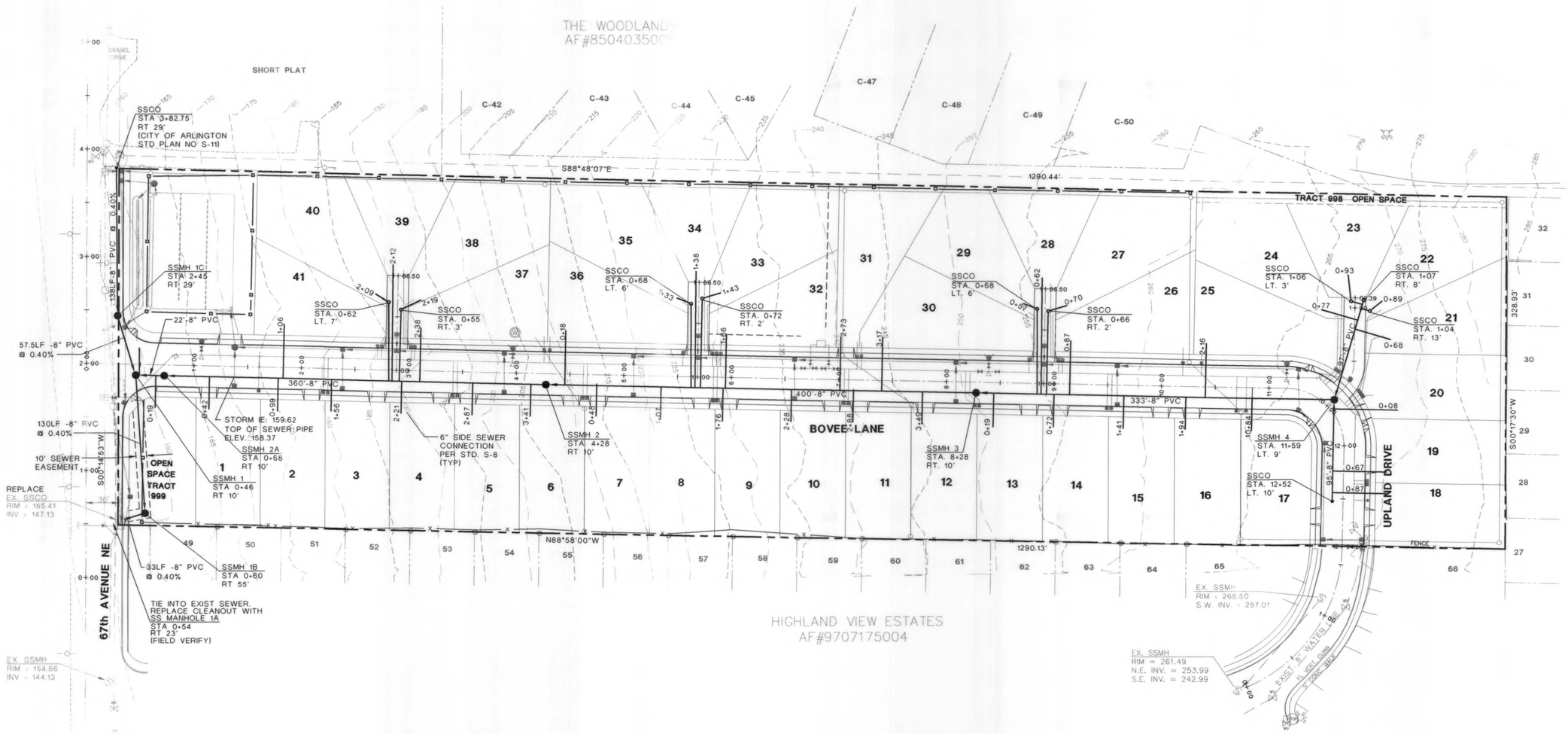
JOB NO.: 1152
DATE: OCTOBER 17, 2000
DRAWN BY: ALK, MAK
CHECKED BY: ACR
REVISIONS: AS-BUILT 09-05-01

SHEET 10 OF 13

FILE: 1152\CONSTRUCTION\1152C4.DWG XREF: 1152\CONSTRUCTION\CBASE.DWG

N.W.1/4, S.W.1/4 OF SECTION 23, TOWNSHIP 31 N., RANGE 5 E., W.M.

SCALE: 1" = 50'
0 25 50



PLAN VIEW
SCALE: 1" = 50'

ANDREW C. RENNIS
STATE OF WASHINGTON
16307
REGISTERED PROFESSIONAL ENGINEER
EXPIRES 6/17/01

APPROVED FOR CONSTRUCTION
CITY OF ARLINGTON DEPT. OF PUBLIC WORKS
See 8-20-00 For Comdr Approval
BY: Approved for Record Drawing
DATE: 9-24-01

FOR:
HARBOUR HOMES, INC.
CONTACT: MARK DONNER
1010 SE EVERETT MALL WAY, SUITE 203
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PHONE: (425) 355-6244

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(AS-BUILT)

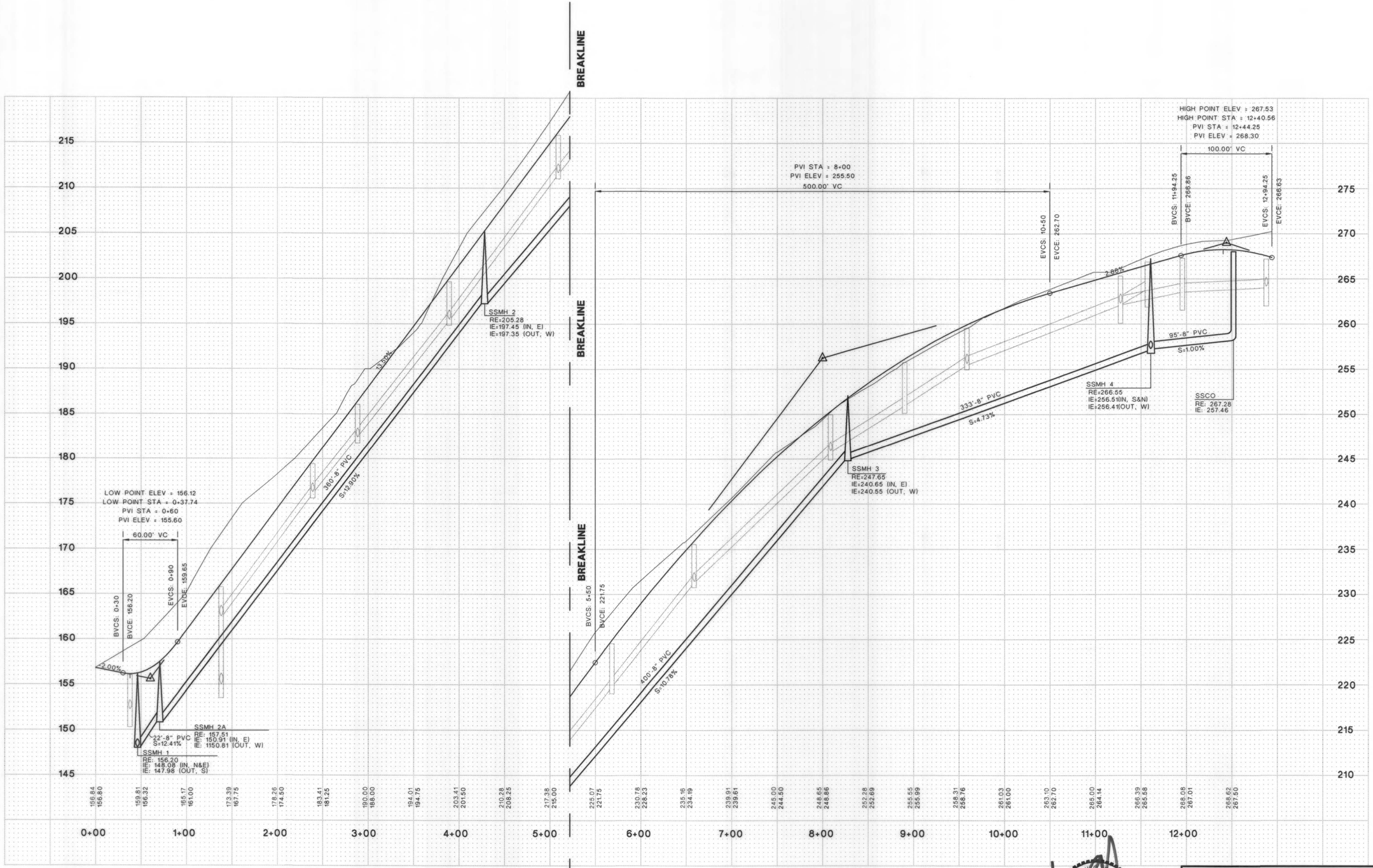
PLAT OF BOVEE ACRES
SEWER PLAN

JOB NO.: 1152
DATE: JUNE 21, 2000
DRAWN BY: ALK, MAK
CHECKED BY: ACR
REVISIONS: NOV. 14, 2000
AS-BUILT 09-05-01

SHEET 11 OF 13

FILE: 1152\CONSTRUCTION\1152CS.DWG XREF: 1152\CONSTRUCTION\CBASE.DWG

N.W.1/4, S.W.1/4 OF SECTION 23, TOWNSHIP 31 N., RANGE 5 E., W.M.



SEWER PROFILE: BOVEE LANE (STA. 0+00 TO 11+58.24)

SCALE: 1"=50'H
1"= 5'V

SEWER PROFILE: UPLAND DRIVE (STA. 11+58.24 TO 12+94.25)

SCALE: 1"=50'H
1"= 5'V

(AS-BUILT)

ANDREW L. KNIGHT
STATE OF WASHINGTON
257
REGISTERED
PROFESSIONAL ENGINEER
EXPIRES 6/17/01

APPROVED FOR CONSTRUCTION
CITY OF ARLINGTON DEPT. OF PUBLIC WORKS
See 8-20-00 For Constr. App.
BY: Approved for Record Drawing
DATE: 9-24-01 GR2

FOR:
HARBOUR HOMES, INC.
CONTACT: MARK DONNER
1010 SE EVERETT MALL WAY, SUITE 203
EVERETT, WA 98208
PHONE: (425) 355-6244

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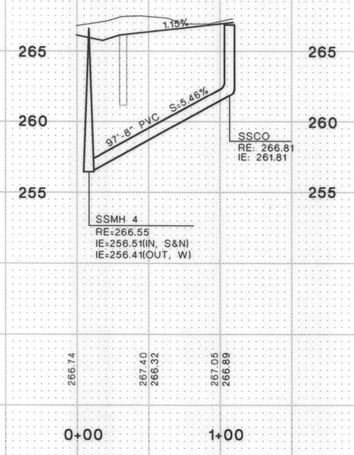
PLAT OF BOVEE ACRES
SEWER PROFILE - BOVEE LANE

JOB NO.: 1152
DATE: JUNE 21, 2000
DRAWN BY: ALK, MAK
CHECKED BY: ACR
REVISIONS: NOV. 14, 2000
AS-BUILT 09-05-01

SHEET 12 OF 13

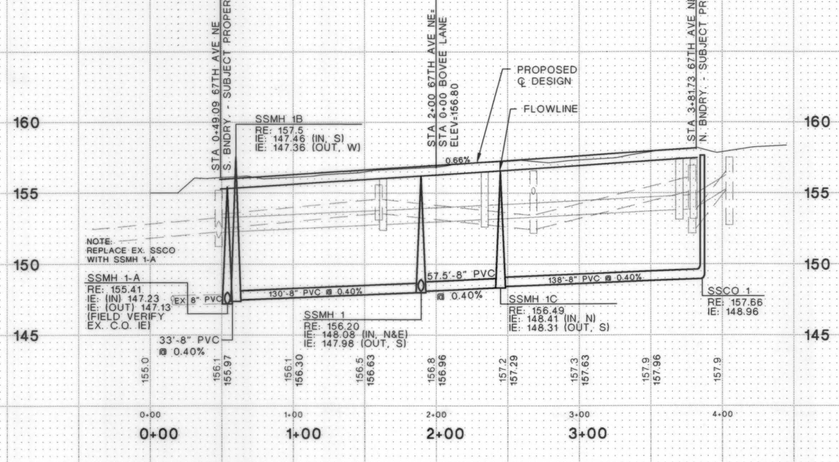
XREF: 1152\CONSTRUCTION\CBASE.DWG
FILE: 1152\CONSTRUCTION\1152C12.DWG

N.W.1/4, S.W.1/4 OF SECTION 23, TOWNSHIP 31 N., RANGE 5 E., W.M.



SEWER PROFILE: PRIVATE ROAD 4

SCALE: 1" = 50' H
1" = 5' V



SEWER PROFILE: 67TH AVENUE

SCALE: 1" = 50' H
1" = 5' V

(AS-BUILT)

APPROVED FOR CONSTRUCTION
CITY OF ARLINGTON DEPT. OF PUBLIC WORKS
see 8-20-00
for Const. Approval
BY: Approved for Record Drawing
DATE: 9-24-01

ANDREW C. KNUTZEN
STATE OF WASHINGTON
13257
REGISTERED
PROFESSIONAL ENGINEER
9-5-01
EXPIRES 6/17/01

FOR:
HARBOUR HOMES, INC.
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PLAT OF BOVEE ACRES
SEWER PROFILES

JOB NO.: 1152
DATE: JUNE 21, 2000
DRAWN BY: ALK, MAK
CHECKED BY: ACR
REVISIONS: NOV. 14, 2000
AS-BUILT 09-05-01

SHEET 13 OF 13

XREF: 1152\CONSTRUCTION\CBASE.DWG
FILE: 1152\CONSTRUCTION\1152C8.DWG