

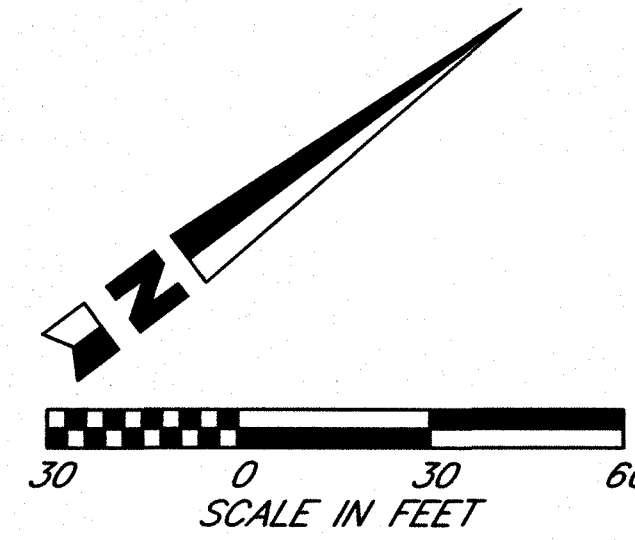
WATER SERVICE:	CITY OF ARLINGTON
SEWER SERVICE:	CITY OF ARLINGTON
FIRE DISTRICT:	CITY OF ARLINGTON
PROJECT AREA:	3.48 ACRES / 151,379.7 S.F.
SITE ADDRESS:	4700 AIRPORT BOULEVARD / LOT 403
ZONING/COMP. PLAN:	AF-AVIATION FLIGHTLINE
PROPOSED LAND USE:	10,400 STORAGE OF AIRCRAFT
DATUM (VERT/HORIZ):	NAVD 88 / NAD 83
PARKING REQ:	1 SPACE/2 HANGERS (INSIDE HANGERS)
LANDSCAPE REQ:	1 TREE PER 30 LINER FEET STREET FRONTAGE
BUILDING HEIGHT:	23 FEET
BUILDING SETBACKS:	5 FEET
LANDSCAPING:	37,897.2 S.F.

DEVELOPER:
CARRERA PACIFIC HANGARS
DUANE WILCOXON
23022 155TH AVE SE
SNOHOMISH, WA 98296
(425) 418-3680

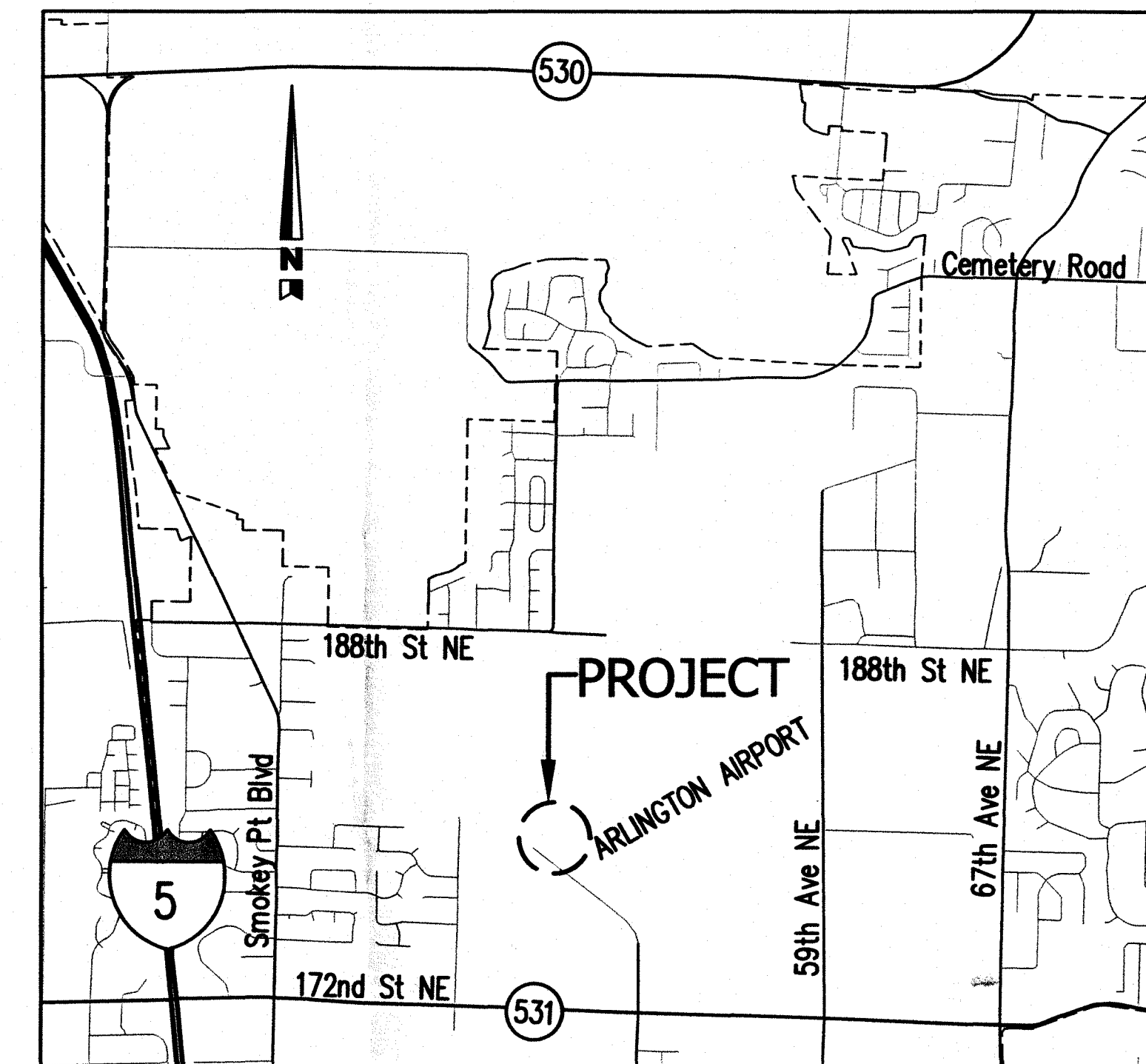
CONTACT / ENGINEER:
HALE MILLIGAN & ASSOCIATES LLC
KELLI HALE, PE
307 N OLYMPIC AVE, SUITE 209
ARLINGTON, WA 98223
(360) 474-4624

SHEET INDEX

SHEET NAME	SHEET #
LEGEND & GENERAL NOTES	2
~~TESO~~	~~3~~
GRADING & DRAINAGE	4
WATER & SEWER	5
LANDSCAPE & LIGHTING	6
DETAILS	7-8



1. ALL LIGHTING SHALL BE
DOWNSHIELDED PER CITY
OF ARLINGTON STANDARDS.



VICINITY MAP
N.T.S.

LOT 403-A:
THAT PORTION OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 31 NORTH, RANGE 5 EAST, W.M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF THE SOUTHEAST QUARTER OF SAID SECTION 21; THENCE S 88°08'53" W ALONG THE SOUTH LINE OF SAID SUBDIVISION A DISTANCE OF 727.85 FEET; THENCE N 1°51'07" W A DISTANCE OF 1721.74 FEET; THENCE N 56°11'40" W A DISTANCE OF 255.50 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUE N 56°11'40" W A DISTANCE OF 116.00 FEET; THENCE N 33°48'20" E A DISTANCE OF 435.00 FEET; THENCE S 56°11'40" E A DISTANCE OF 116.00 FEET; THENCE S 33°48'20" W A DISTANCE OF 435.00 FEET TO THE TRUE POINT OF BEGINNING;

SUBJECT TO AND TOGETHER WITH ALL EASEMENTS, COVENANTS, CONDITIONS, RESERVATIONS, AND RESTRICTIONS OF RECORD, IF ANY.

SITUATE IN THE COUNTY OF SNOHOMISH, STATE OF WASHINGTON.

CONTAINING 1.1584 ACRES

LOT 403-B:
THAT PORTION OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 31 NORTH, RANGE 5 EAST, W.M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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SITUATE IN THE COUNTY OF SNOHOMISH, STATE OF WASHINGTON.

CONTAINING 1.1584 ACRES

LOT 403-C:
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CONTAINING 1.1584 ACRES

BOUNDARY LINE SURVEY COMPLETED FOR CITY OF ARLINGTON AIRPORT BY CASCADE SURVEYING AND ENGINEERING. PROPERTY CORNERS HAVE BEEN STAKED BY CASCADE SURVEYING AND ENGINEERING.

TOPOGRAPHIC SURVEY COMPLETED BY METRON AND ASSOCIATES FOR THE AIRPORT BUSINESS PARK PROJECT.

AS-BUILT DRAWING APPROVAL
ACKNOWLEDGMENT

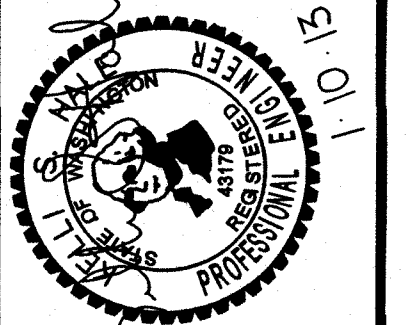
THIS AS-BUILT PLAN SHEET HAS BEEN REVIEWED AND ACCEPTED AS A
RECORD DRAWING. THE LICENSED DESIGN ENGINEER WHOSE STAMP AND
SIGNATURE APPEAR ON THIS SHEET ASSUMES FULL AND COMPLETE
RESPONSIBILITY FOR THE ACCURACY THEREIN.

BY: Eric Burt
City Engineer, City of Arlington

DATE: 1/11/2013

**HALE MILLIGAN
& ASSOCIATES LLC**
CIVIL ENGINEERING PLANNING PROJECT MANAGEMENT

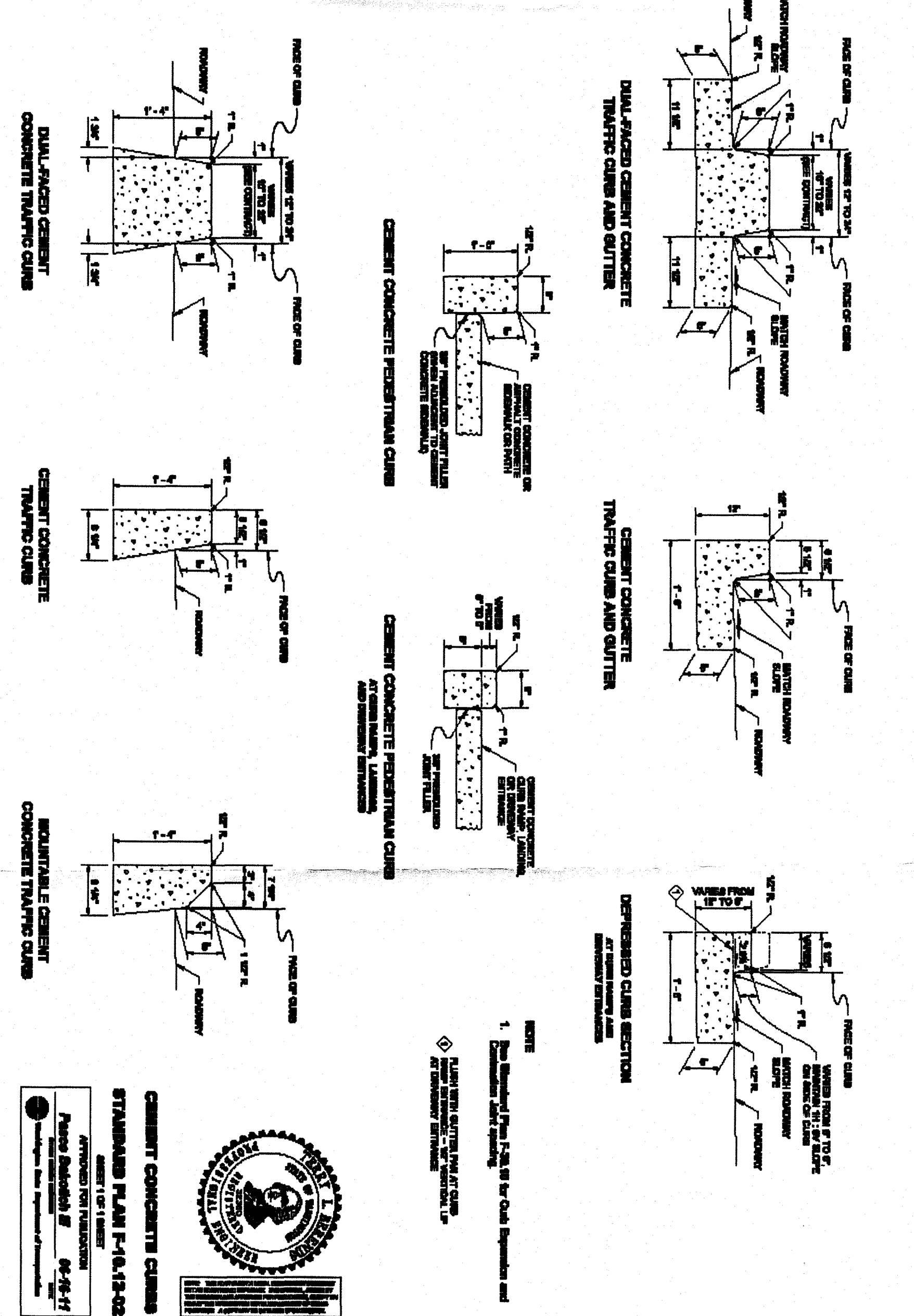
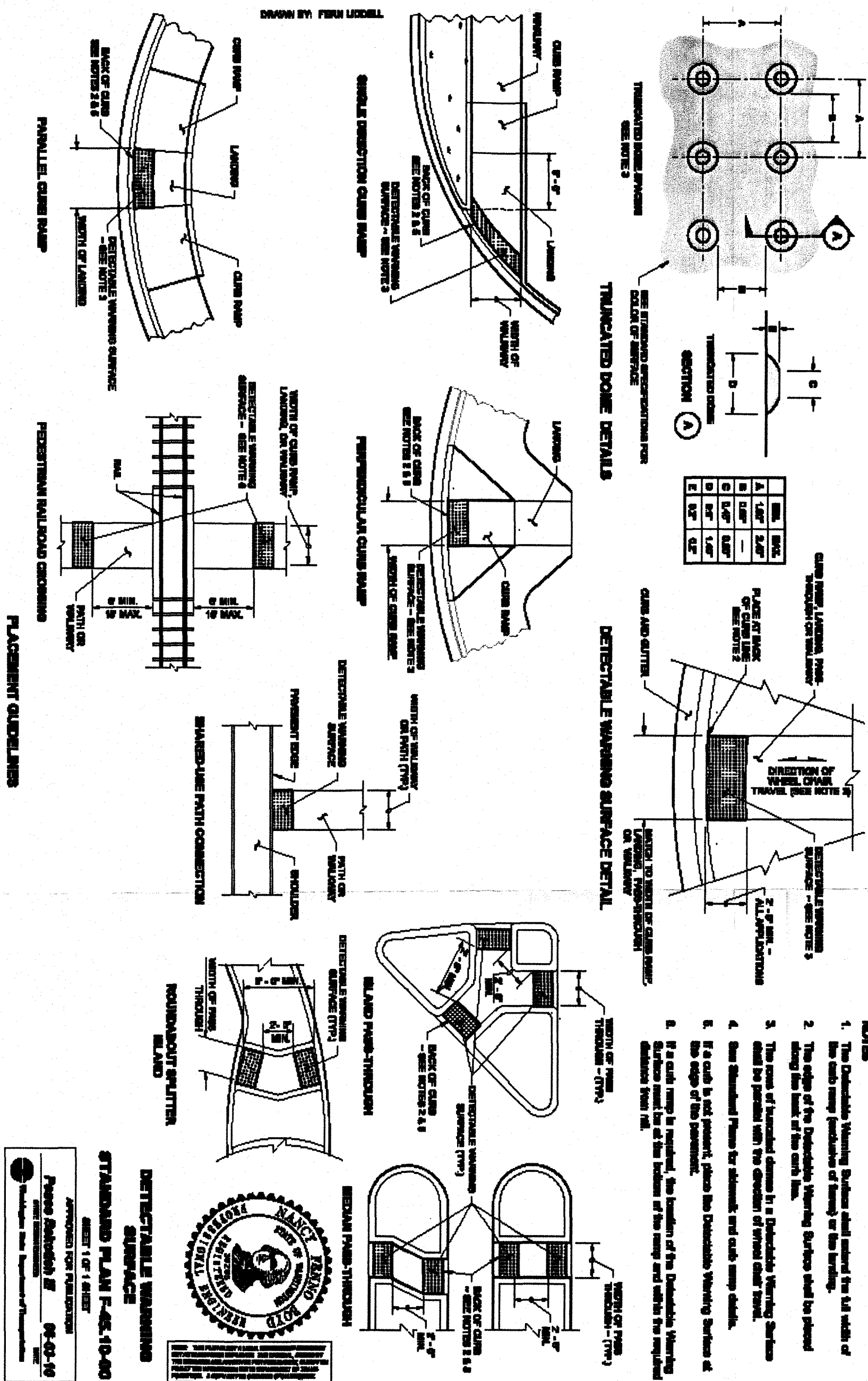
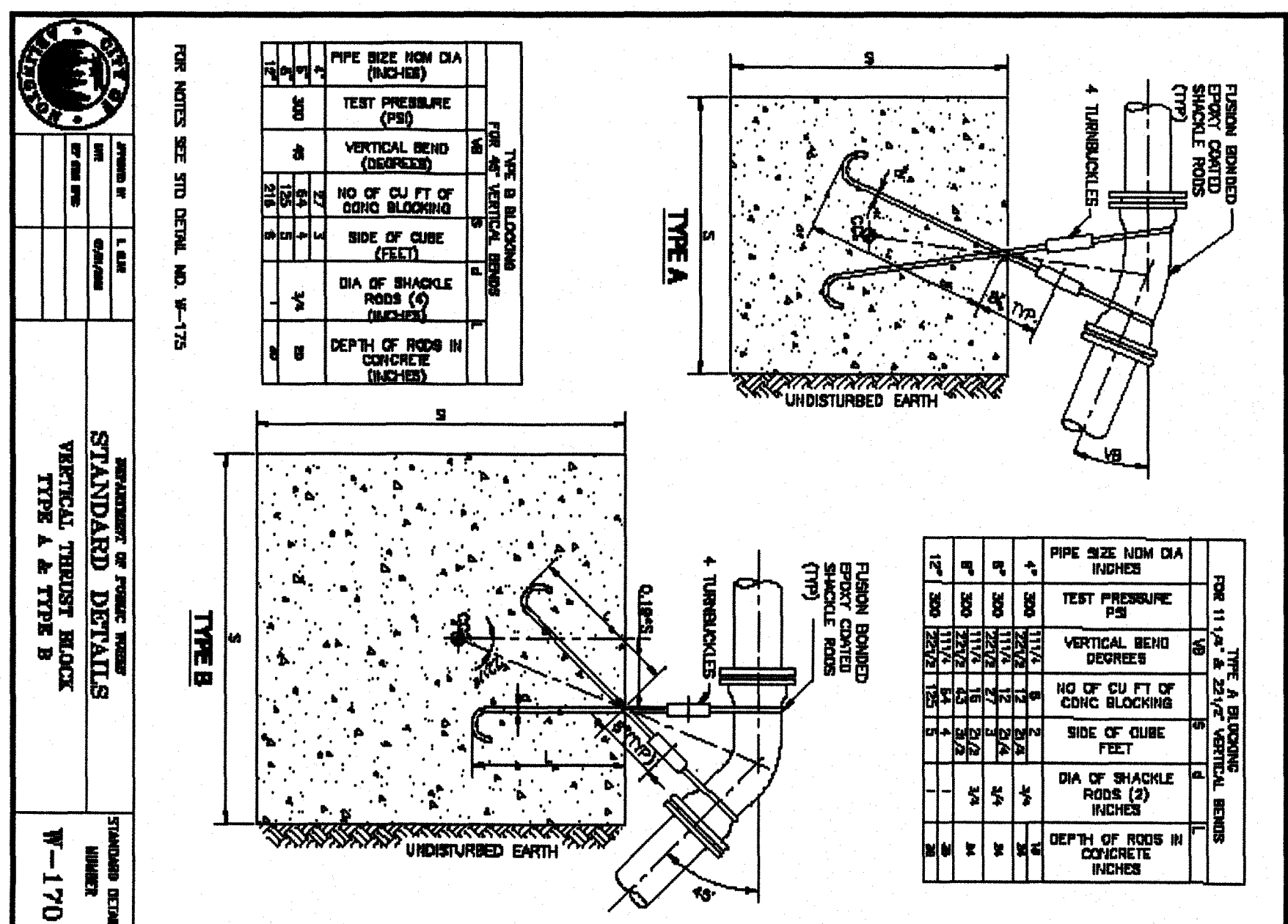
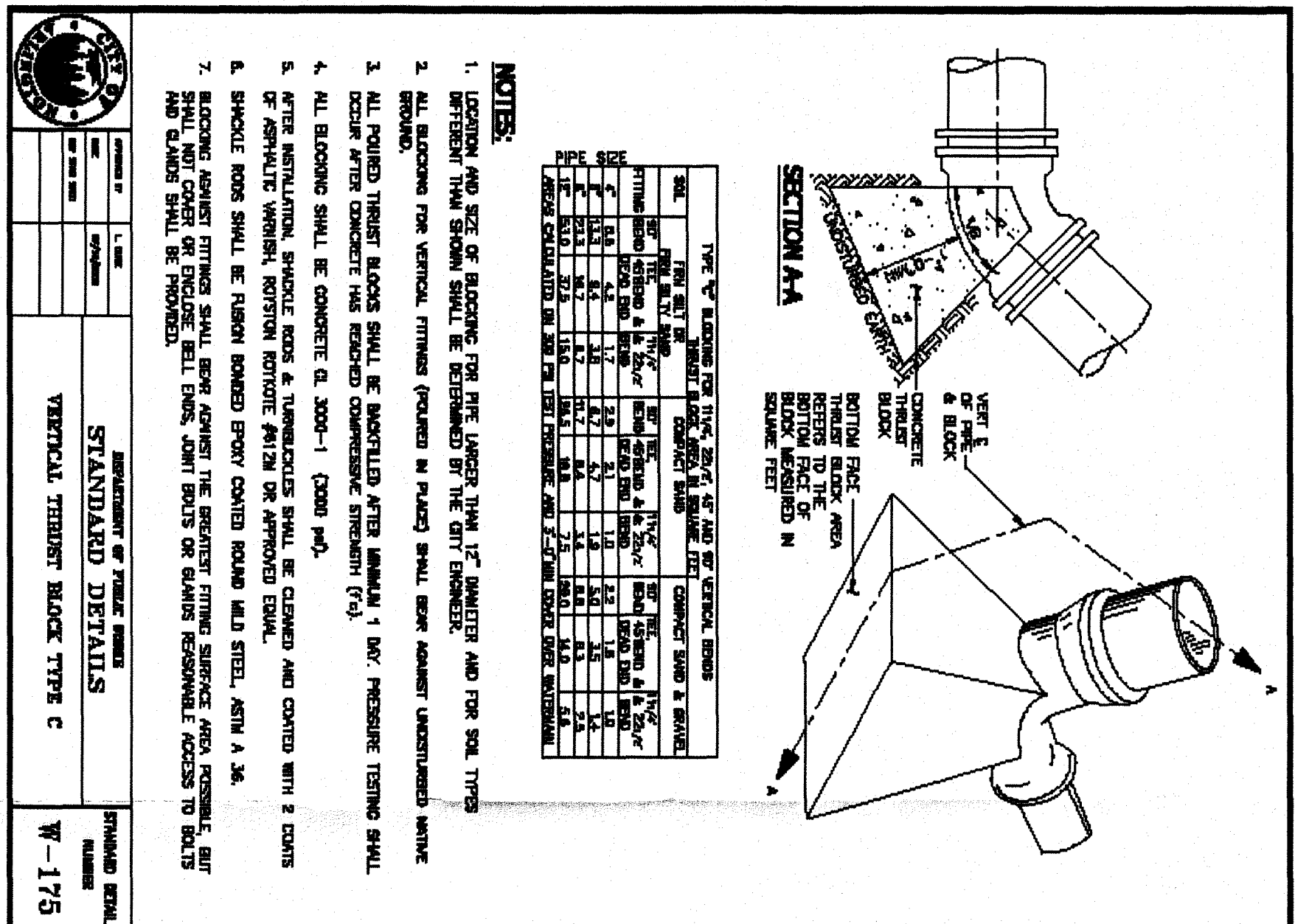
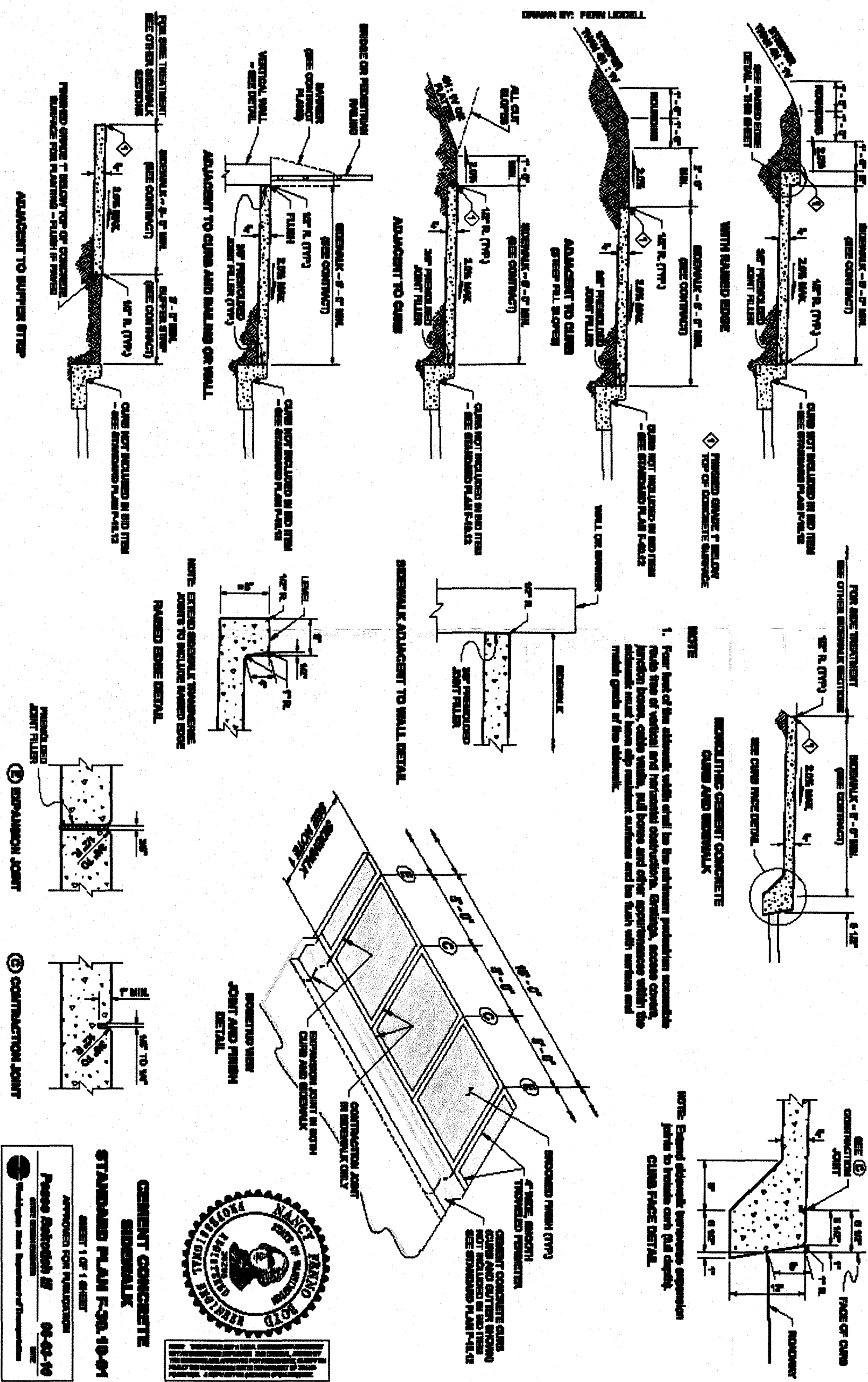
 307 OLYMPIC AVENUE, SUITE 209 ARLINGTON, WA 98223
F: (360) 474-4624 F: (425) 968-1246

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CARRERA PACIFIC HANGARS
ARLINGTON AIRPORT LOT 403

2011005

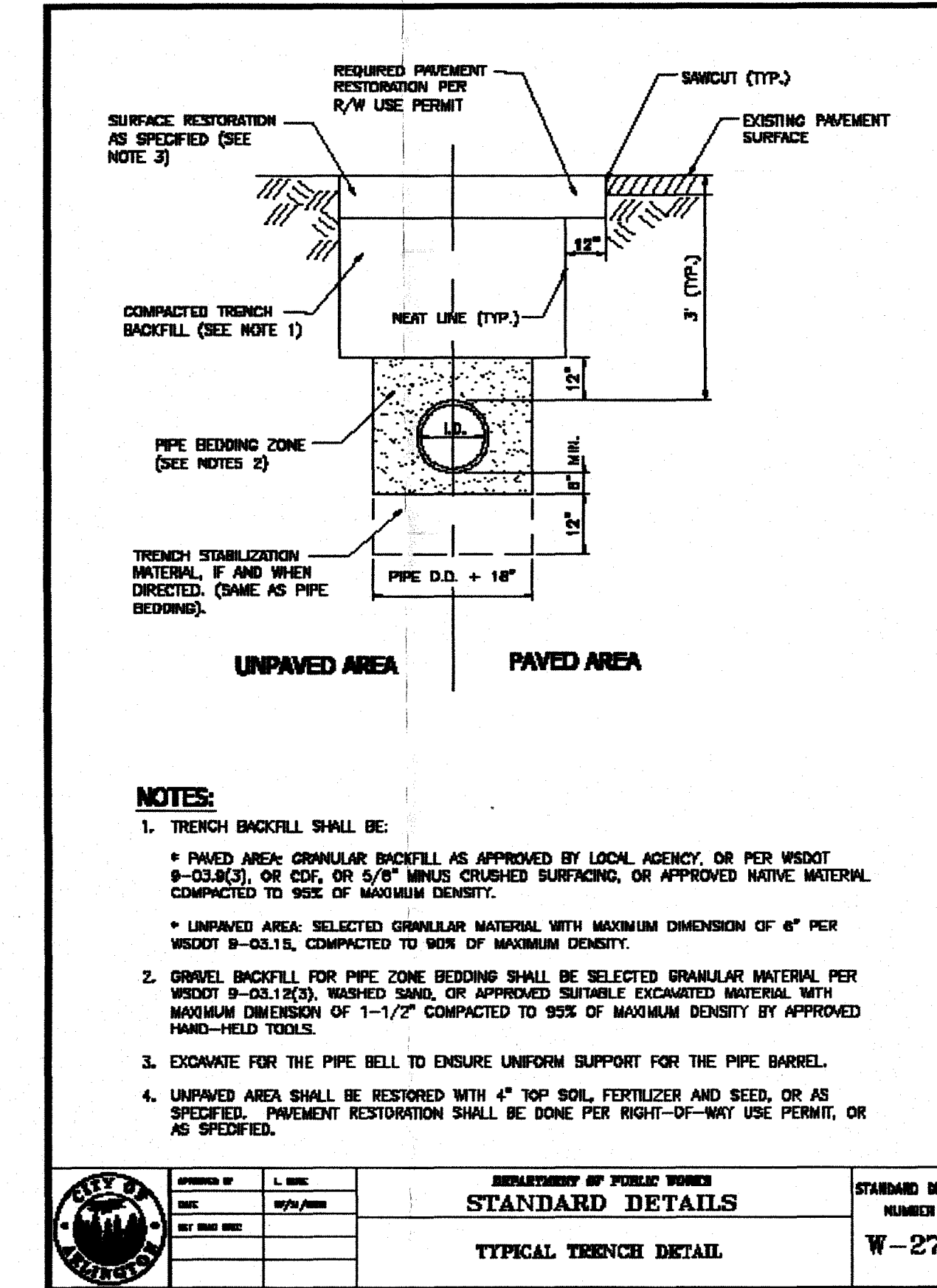
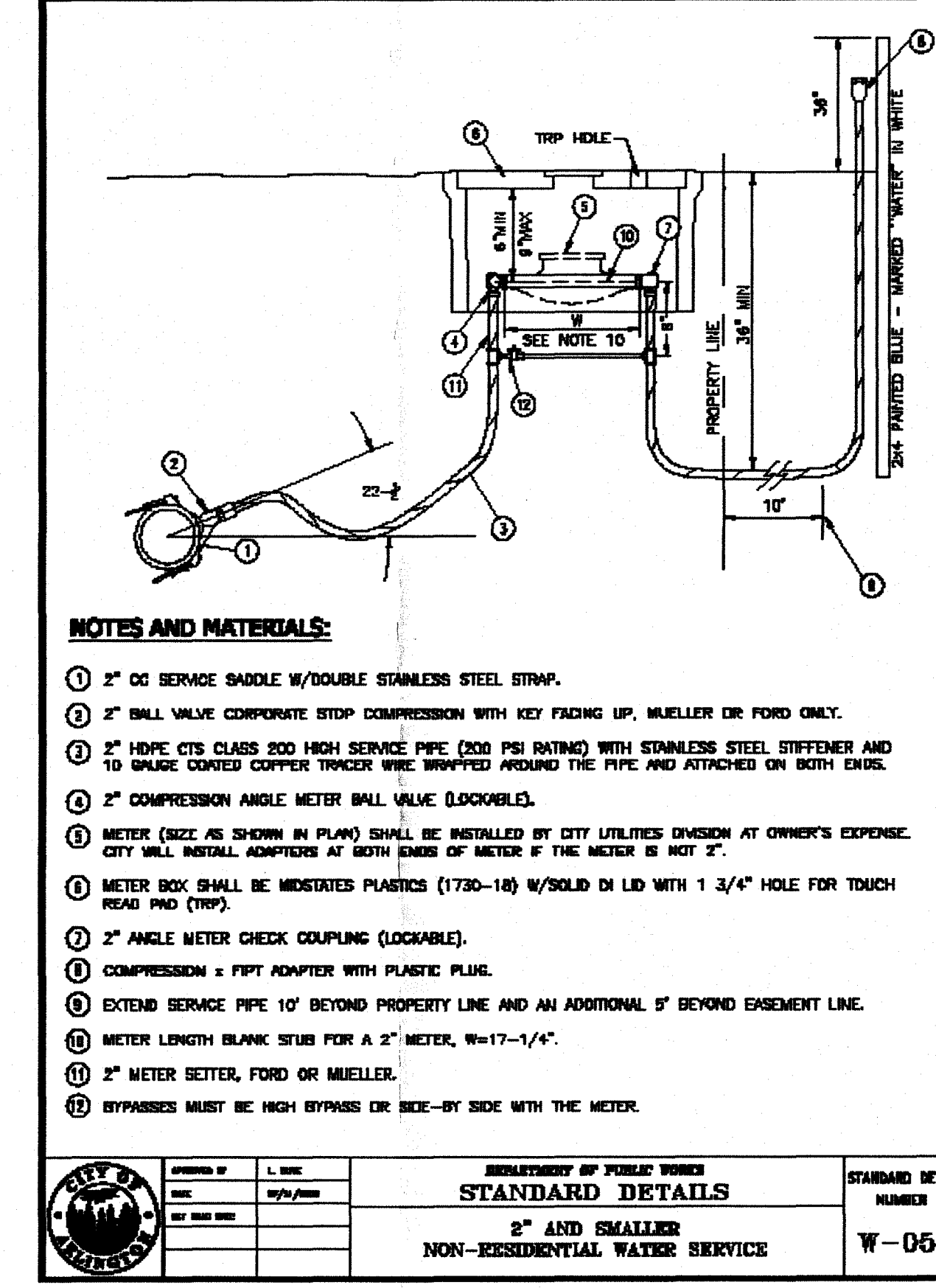
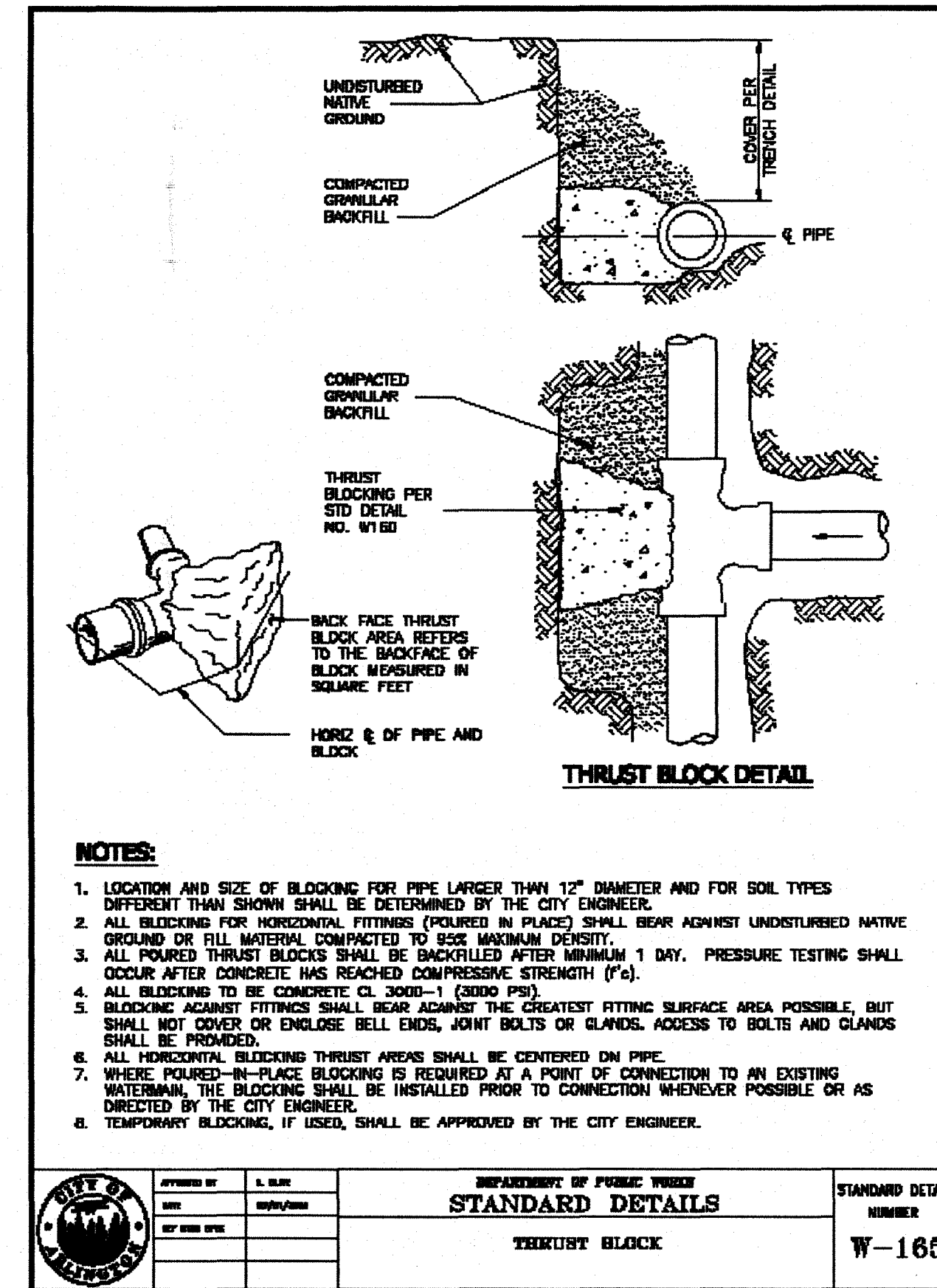
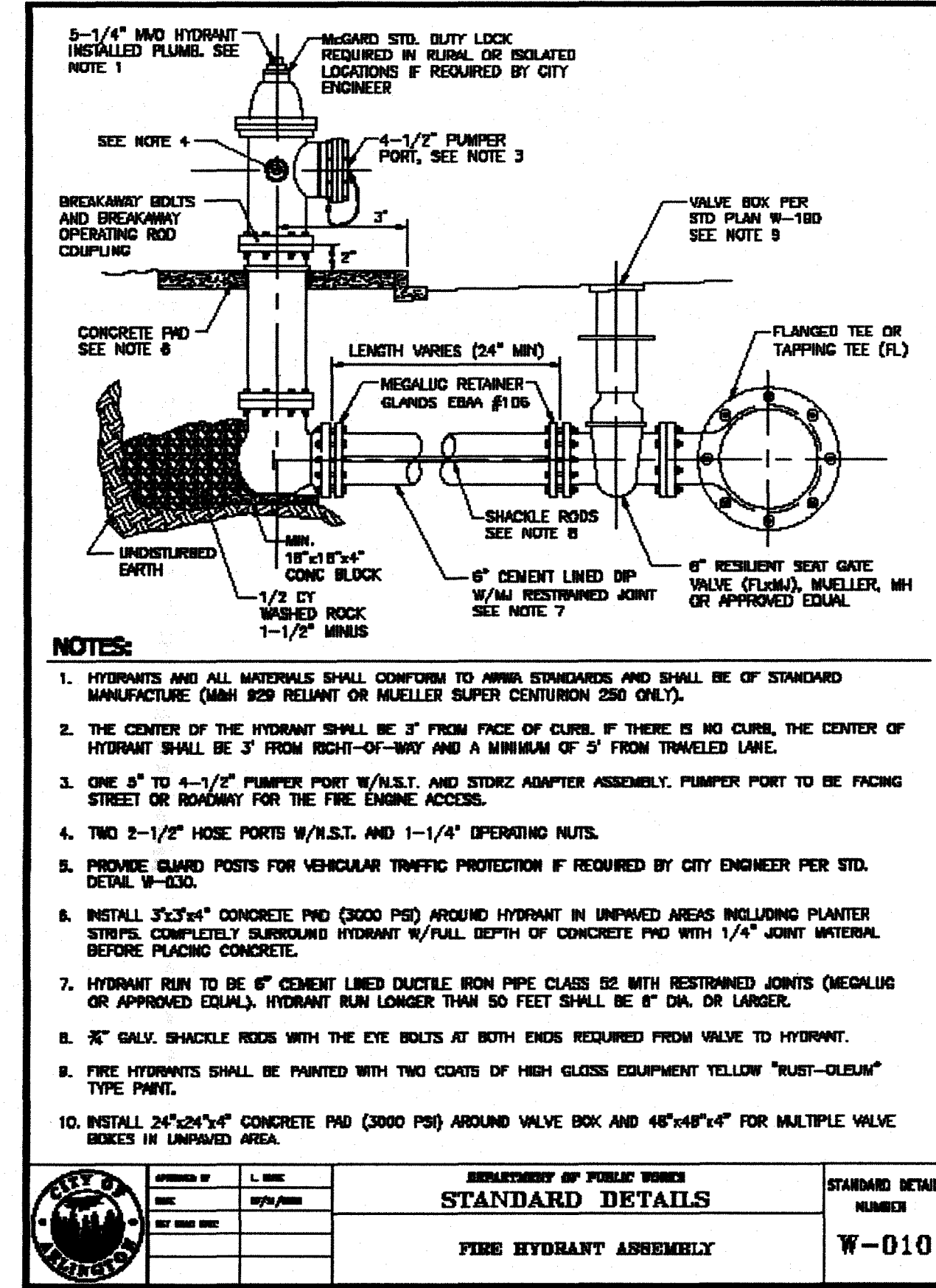
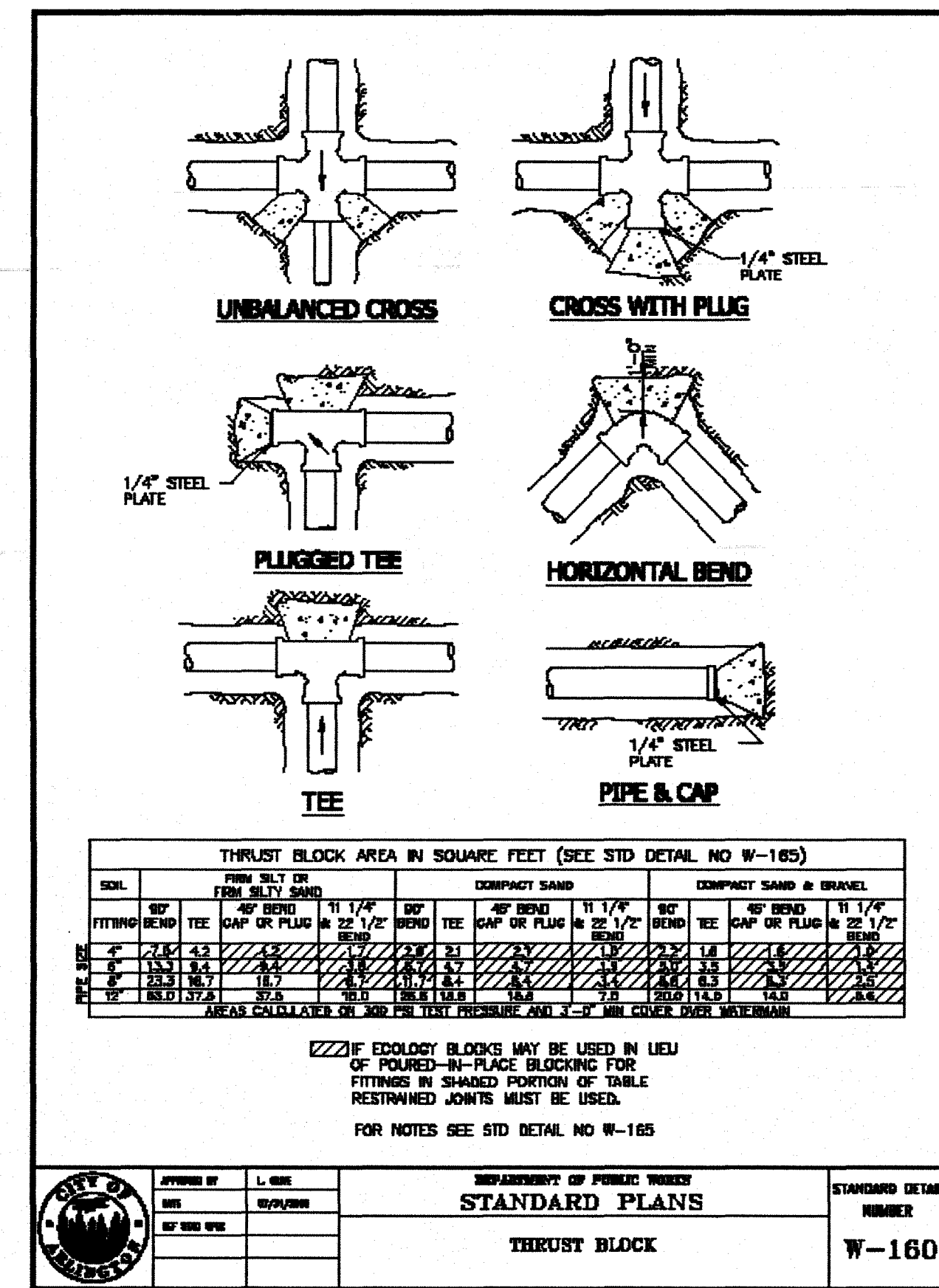
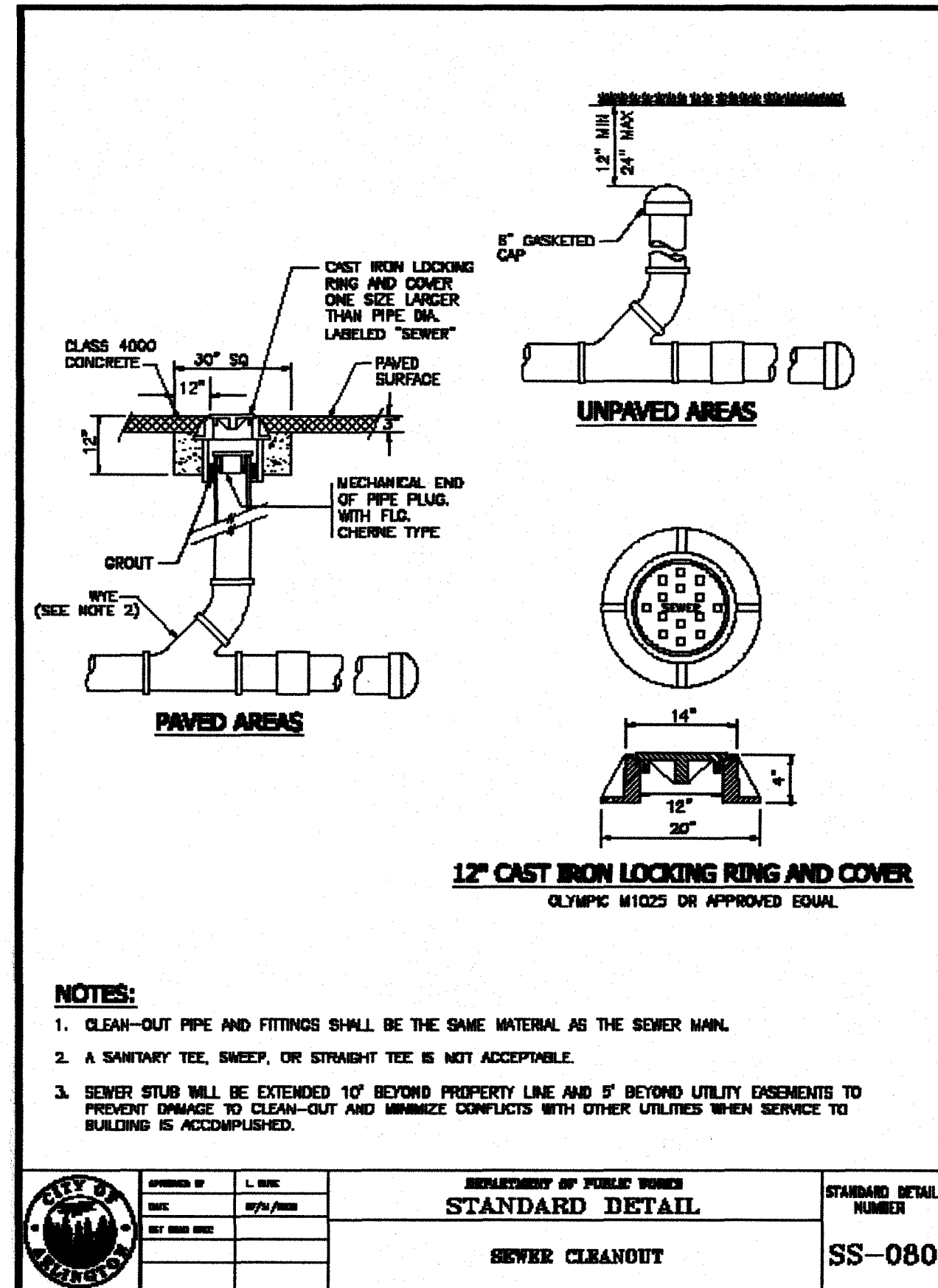
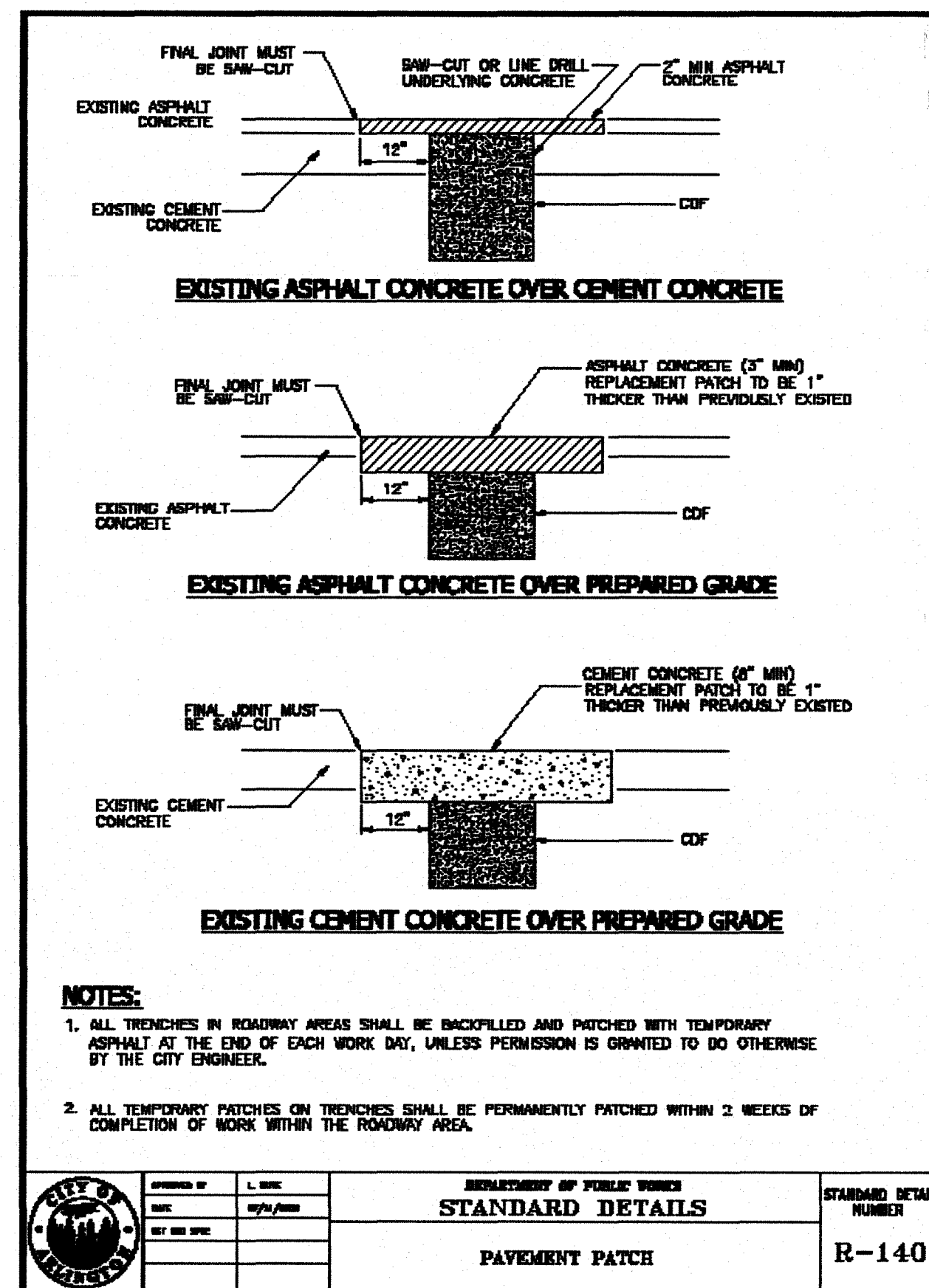
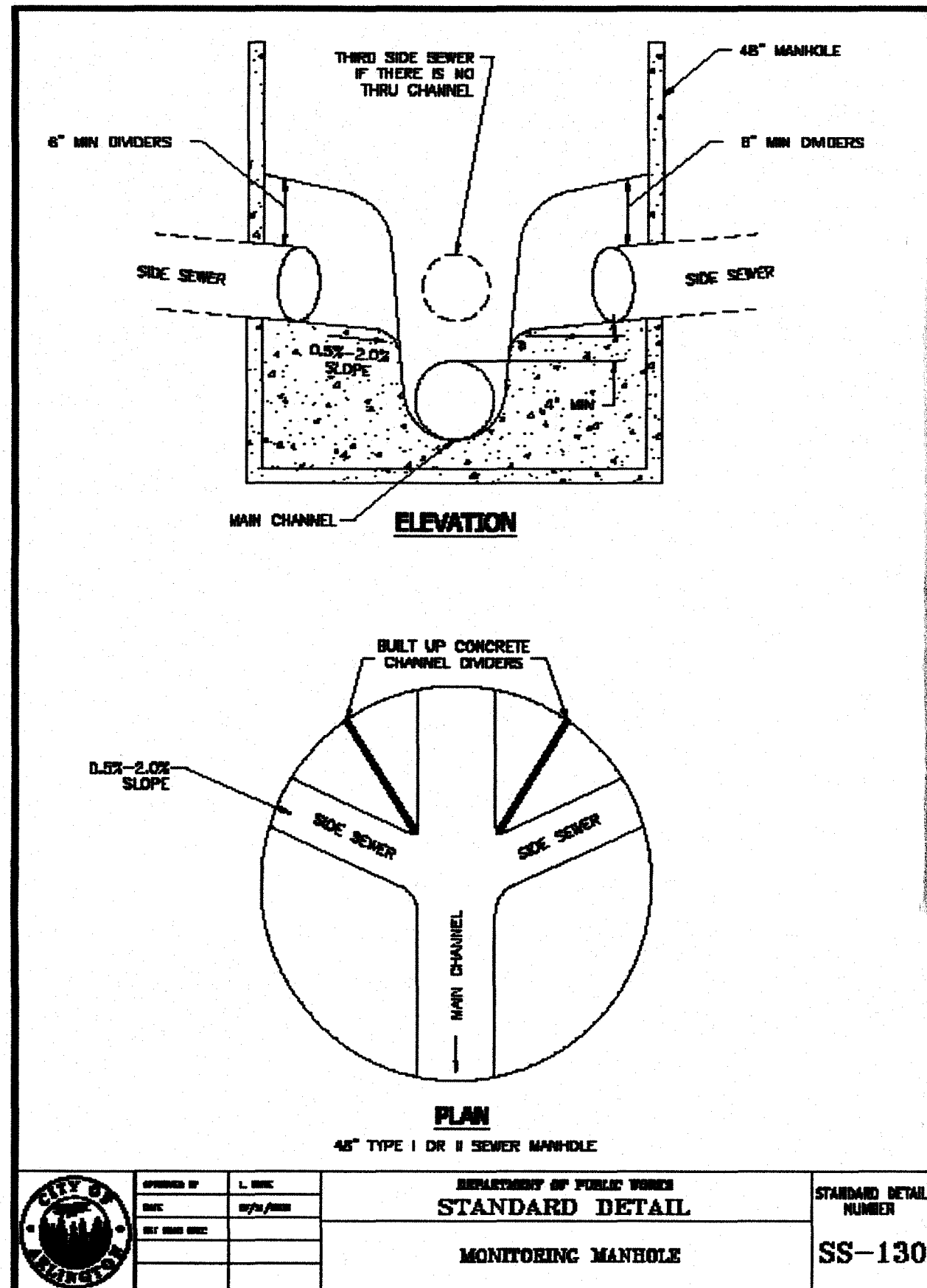
1 OF 8



AS-BUILT DRAWING APPROVAL

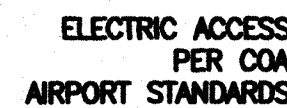
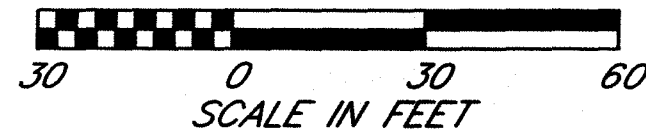
THIS PLAN SHEET HAS BEEN REVIEWED AND APPROVED
PER THE CONDITIONS ON THE TITLE SHEET.

BY 



AS-BUILT DRAWING APPROVAL
THIS PLAN SHEET HAS BEEN REVIEWED AND APPROVED
PER THE CONDITIONS ON THE TITLE SHEET.
BY: *[Signature]*
City Engineer, CITY OF ARLINGTON
DATE: 1/11/2013

LANDSCAPE PLANT SCHEDULE - PHASE 1						
TREES	BOTANICAL NAME	COMMON NAME	INSTALL SIZE	MATURE SIZE	SPACING	QUANTITY
	PRUNUS CENSIFERA 'THUNDERCLOUD'	THUNDERCLOUD FLOWERING PLUM	2" CAL.	30'	30' O.C.	11
	THUJA OCCIDENTALIS 'PYRAMIDALIS'	PYRAMIDALIS	4"-5"	10'	10' O.C.	12



1. SEE LANDSCAPE PLANT SCHEDULE FOR PLANT QUANTITIES, SIZE, SPACING AND SPECIES.
2. ON-SITE SOIL MIXING OR PLACEMENT NOT ALLOWED WHEN SOIL IS SATURATED, FROZEN, OR IN THE OPINION OF THE ENGINEER, IN A CONDITION DETRIMENTAL TO THE WORK.
3. EXISTING SOILS TO BE AUGMENTED WITH A TWO-INCH LAYER OF FULLY COMPOSTED ORGANIC MATERIAL ROTOTILLED A MINIMUM OF SIX INCHES DEEP.
5. AFTER PLANTING, IMMEDIATELY SATURATE ALL PLANTING PITS TO ELIMINATE AIR POCKETS AND FACILITATE SETTLING OF BACKFILL MATERIAL.
7. PLANTING PITS SHALL RECEIVE AN APPLICATION OF 4-2-2 TRANSPLANT FERTILIZER.
8. PROVIDE 3" DEPTH OF MEDIUM RED BEAUTY BARK FOR ALL PLANTING BEDS. BARK AREAS SHALL REMAIN FREE OF WEEDS AND COMPETING PLANTS TO ENSURE OPTIMUM GROWTH.
9. ALL TREES OVER 4' IN HEIGHT SHALL BE STAKED. SEE DETAIL THIS SHEET.
10. SPECIFIC LOCATIONS FOR TREES SHALL BE ESTABLISHED BY THE LANDSCAPE CONTRACTOR IN THE FIELD.
11. DO NOT LOCATE TREES WITHIN 30 FEET OF ANY ROAD INTERSECTION.
12. ROOT MASSES OF CONTAINERIZED STOCK SHOULD BE "SCORED" WITH A SHARP OBJECT TO INSURE THE PLANTS WILL NOT BECOME ROOT BOUND.
13. LANDSCAPE PLANTS SHALL BE INSTALLED AFTER SITE WORK IS DONE, INCLUDING ROADS UTILITIES, DRIVEWAYS, ETC.
15. ALL NON-NATIVE/UNDESIRABLE PLANTS (BLACKBERRY, SCOTCH BROOM, REED CANARY GRASS, ETC.) THAT MAY INHIBIT THE GROWTH OF NEW PLANTINGS SHALL BE REMOVED FROM THE AREA.
16. GRASS MAT SHALL BE SPECIFIED FOR LOCAL CONDITIONS.
17. PLANTING DATES: OCTOBER 1 THROUGH APRIL 15.
18. ANY PLANT SUBSTITUTIONS SHALL BE APPROVED BY OWNER.
19. IRRIGATION TO BE DESIGN BUILD BY CONTRACTOR.
20. INSTALL MANUFACTURED POLY ROOT BARRIERS TO ENCROLE TREE COMPLETELY.
21. KEEP ALL SHRUB BEDS CLEAR OF GROUND COVER. MAINTAIN A MINIMUM OF 36 INCHES BETWEEN SHRUB BEDS AND GROUNDCOVER PLANTINGS.

1. THE CONTRACTOR SHALL INSTALL LOW SODIUM OR SIMILAR LOW INTENSITY ILLUMINATION LIGHTING AND SHALL BE DOWN SHIELDED.

THIS PLAN SHEET HAS BEEN REVIEWED AND APPROVED
PER THE CONDITIONS ON THE TITLE SHEET.

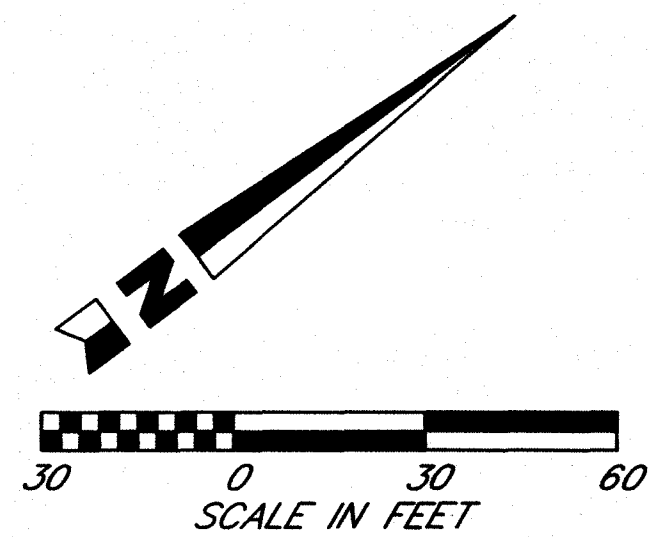
DATE: 1/11/2013

CARRERA PACIFIC HANGARS
ARLINGTON AIRPORT LOT 403
LANDSCAPE & LIGHTING PLAN

6 OF 8

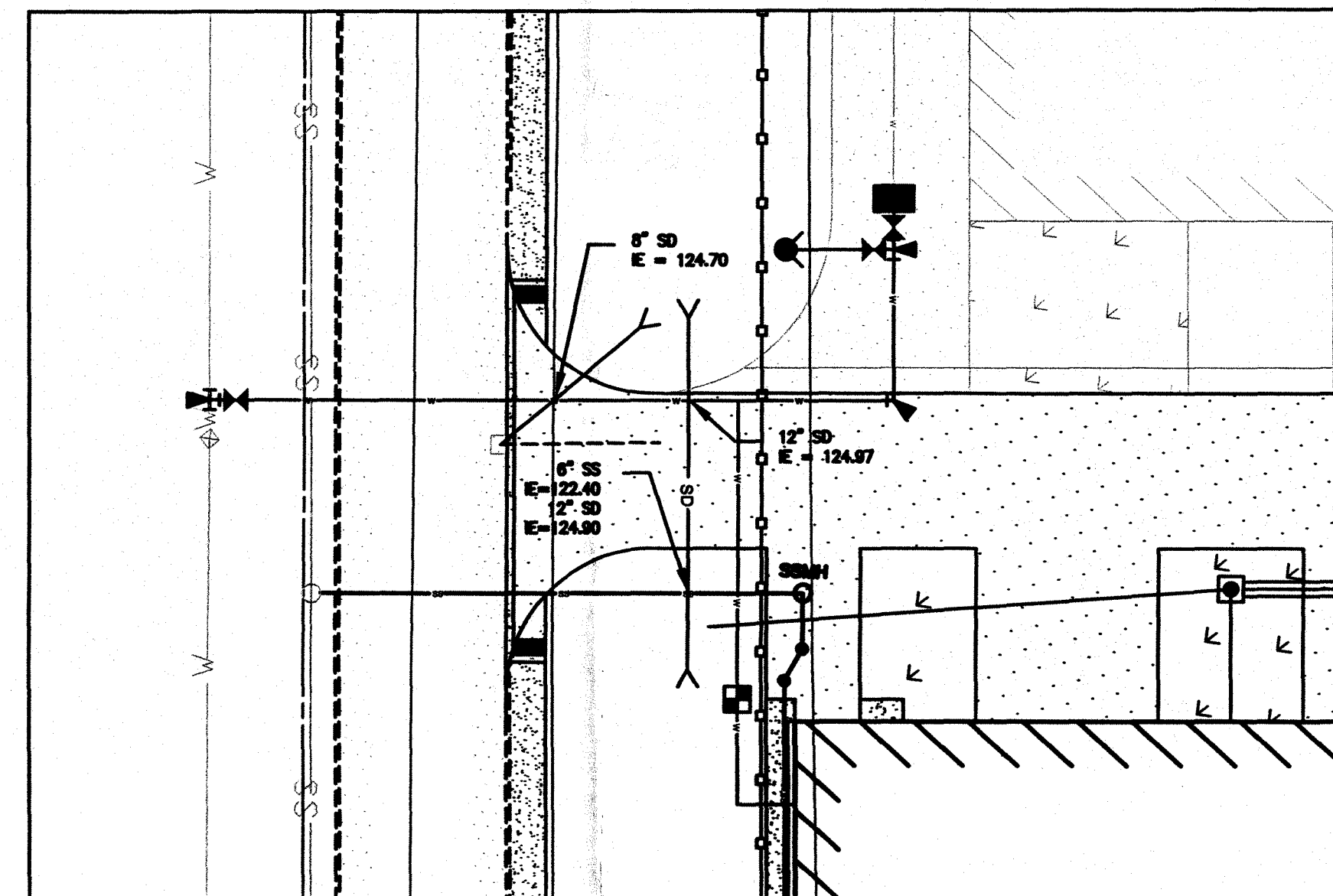
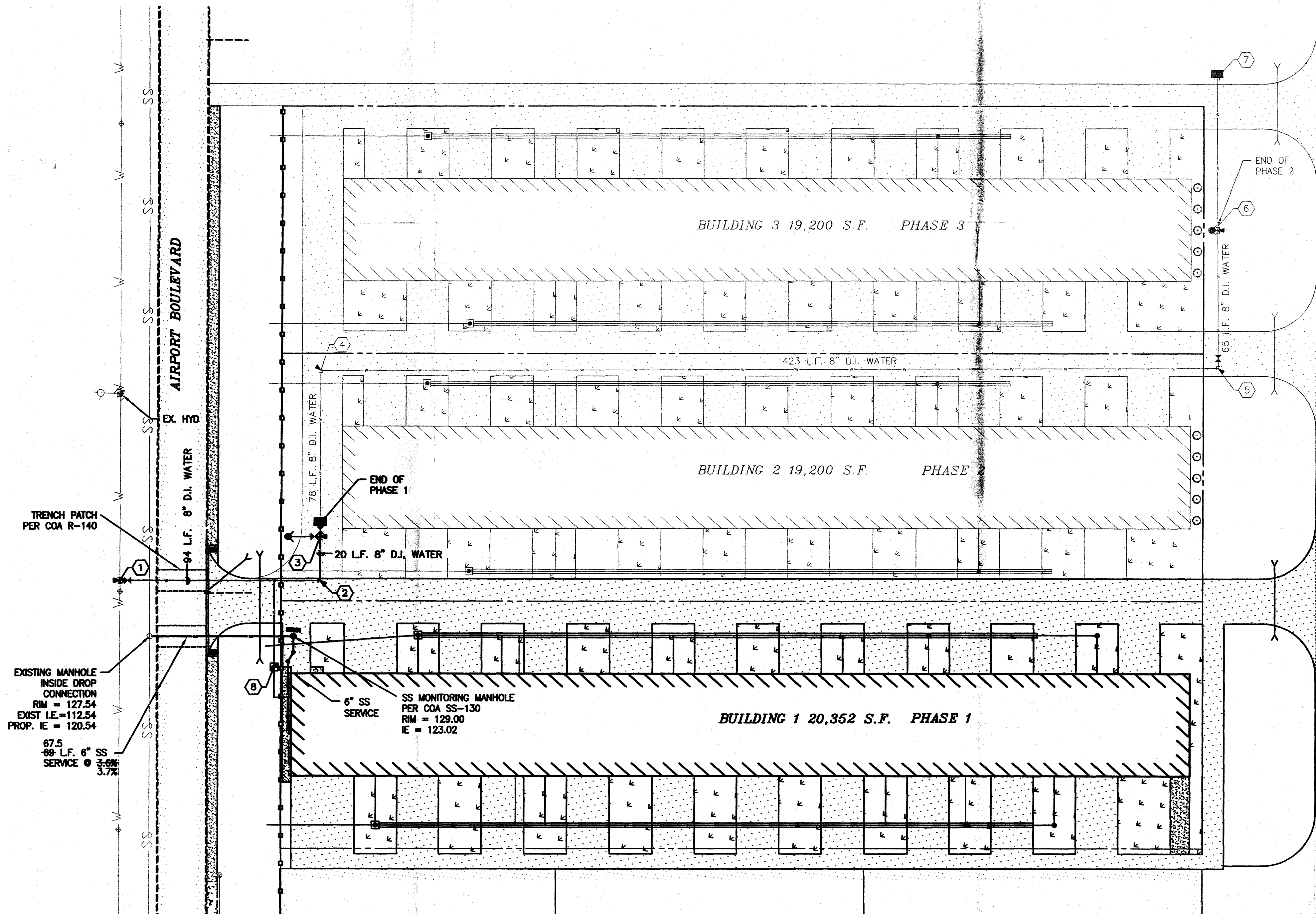
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HALE MILLIGAN
& ASSOCIATES LLC
CIVIL/ENGINEERING PLANNING PROJECT MANAGEMENT
3007 OLYMPIC AVENUE, SUITE 309 ARLINGTON, WA 98223
P: (360) 474-4634 F: (425) 968-1345

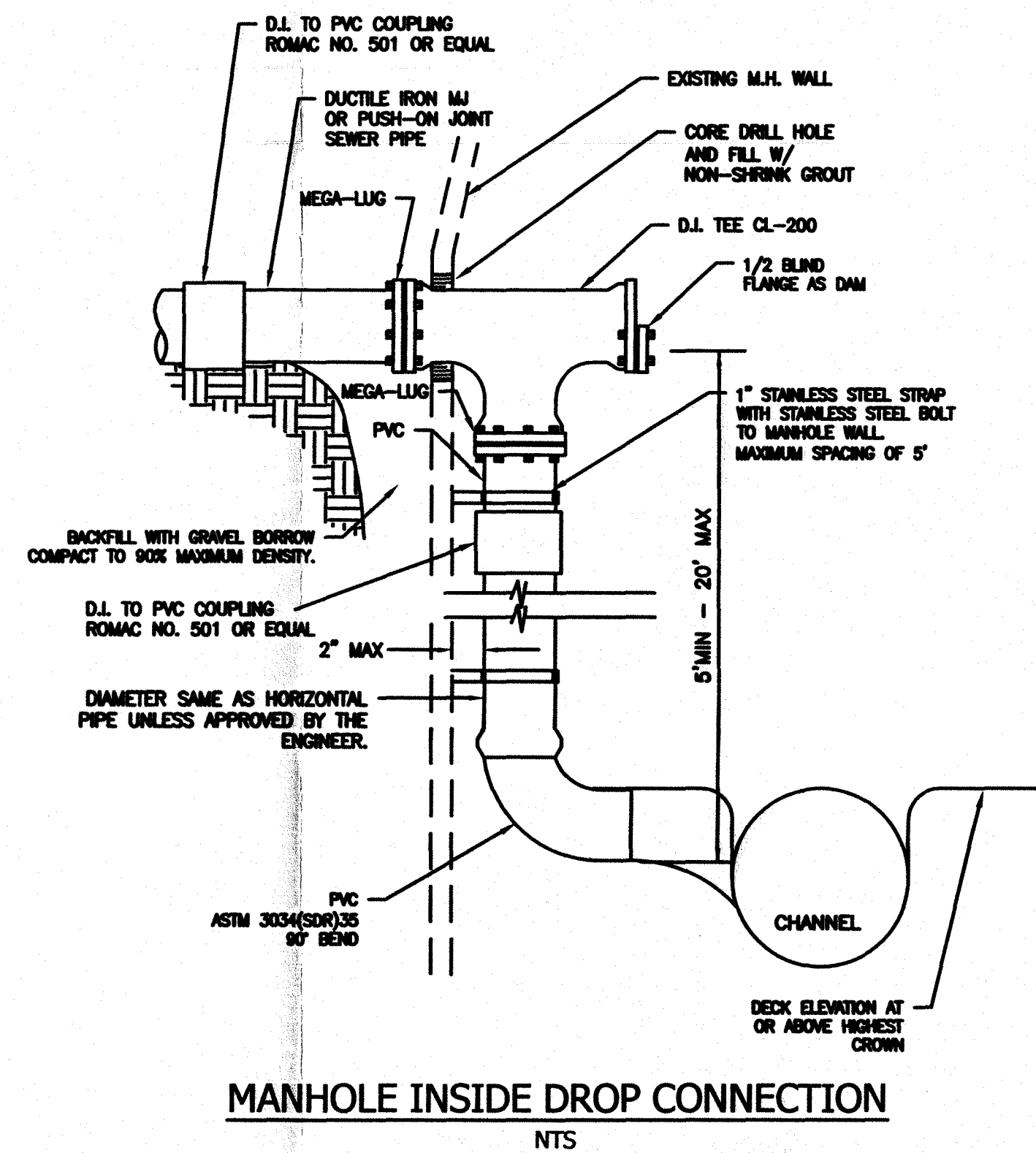


WATER COSTRUCTION NOTES

- ① 1 - HOT TAP TEE 12" X 8"
1 - 8" G.V. (FL X MJ)
1 - THRUST BLOCK
- ② 1 - 8" 90° BEND (MJ)
1 - THRUST BLOCK
- ③ 1 - 8" X 6" TEE (MJ X FL)
1 - 6" G.V. (FL X MJ)
1 - FIRE HYDRANT ASSEMBLY
1 - 8" PLUG
1 - THRUST BLOCK
1 - TEMPORARY ECOLOGY BLOCK
- ④ 1 - 8" 90° BEND (MJ)
1 - THRUST BLOCK
- ⑤ 1 - 8" 90° BEND (MJ)
1 - 8" G.V. (MJ X MJ)
1 - THRUST BLOCK
- ⑥ 1 - 8" X 6" TEE (FL X MJ)
1 - 6" G.V. (FL)
1 - 6" X 2" SPOOL
1 - FIRE HYDRANT ASSEMBLY
1 - THRUST BLOCK
- ⑦ 1 - 8" PLUG (MJ)
1 - TEMPORARY ECOLOGY BLOCK
- ⑧ 1 - 5/8" WATER METER



PHASE 1 WATER DETAIL
SCALE: 1" = 20'



MANHOLE INSIDE DROP CONNECTION
NTS

AS-BUILT DRAWING APPROVAL
THIS PLAN SHEET HAS BEEN REVIEWED AND APPROVED
PER THE CONDITIONS ON THE TITLE SHEET.
BY: *[Signature]*
City Engineer, CITY OF ARLINGTON
DATE: 1/11/2013

HALE MILLIGAN & ASSOCIATES LLC
CIVIL ENGINEERING PLANNING PROJECT MANAGEMENT
307 OLYMPIC AVENUE, SUITE 309 ARLINGTON, VA 98923
P: (800) 474-4684 F: (435) 966-1946

DATE	NO.	REVISION	BY

DESIGNED BY: KSH

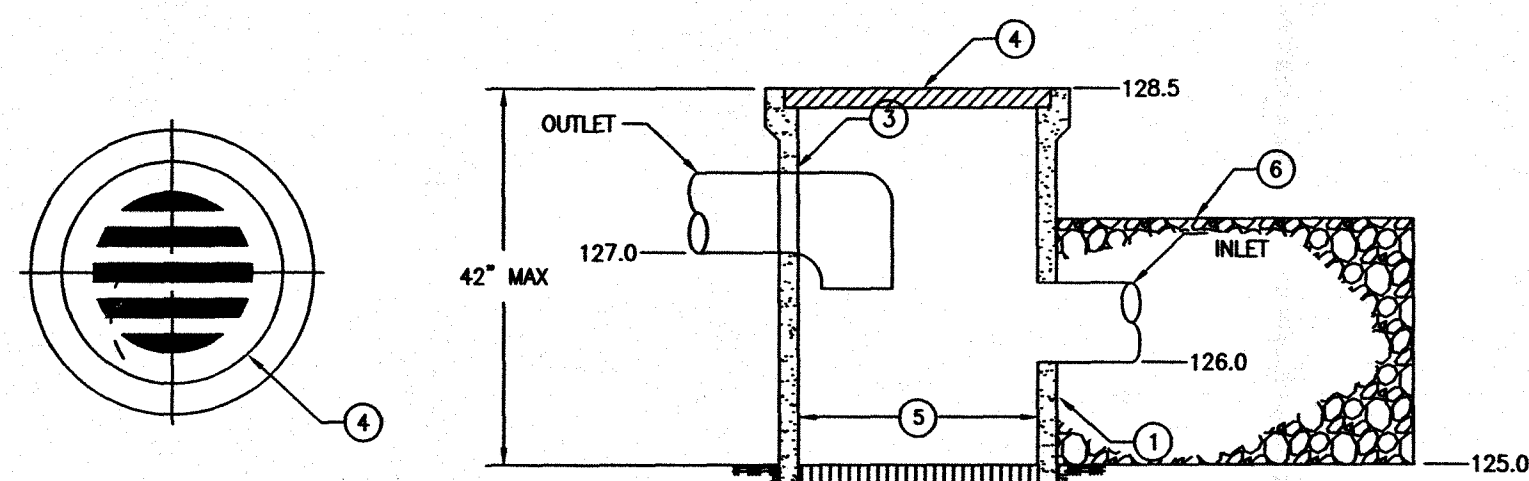
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12.05.12

CARRERA PACIFIC HANGARS
ARLINGTON AIRPORT LOT 403
WATER & SEWER PLAN

2011005

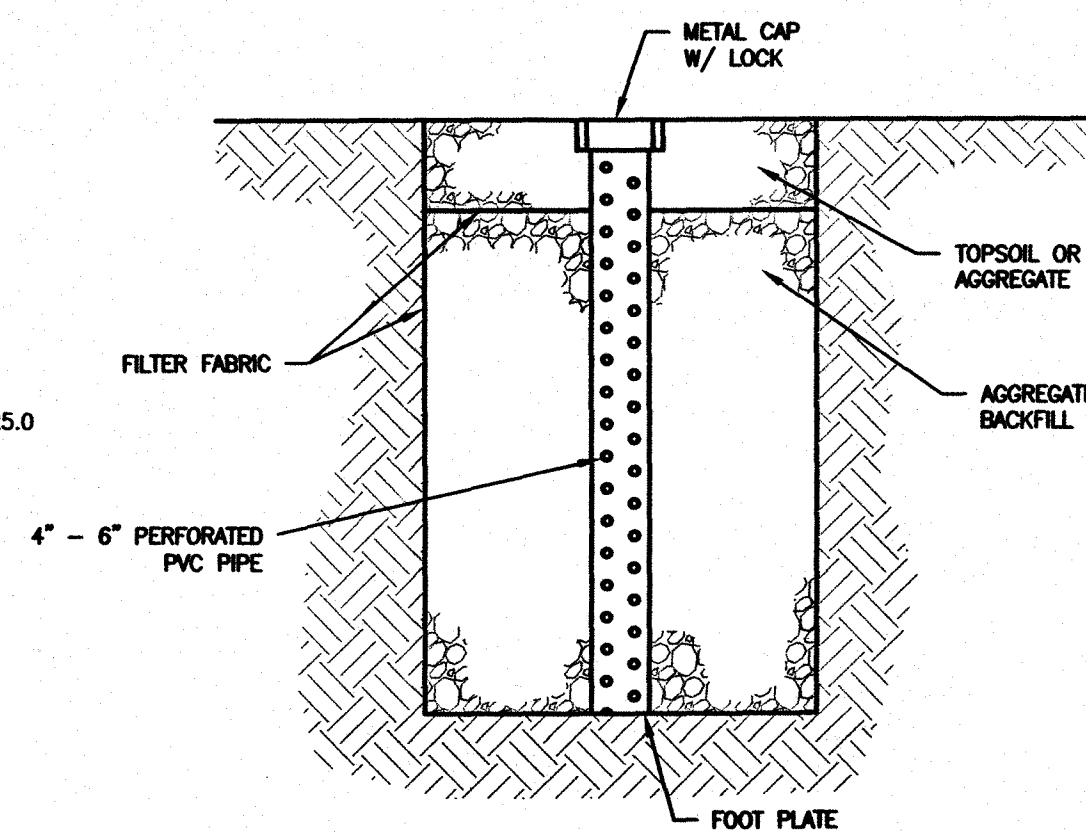
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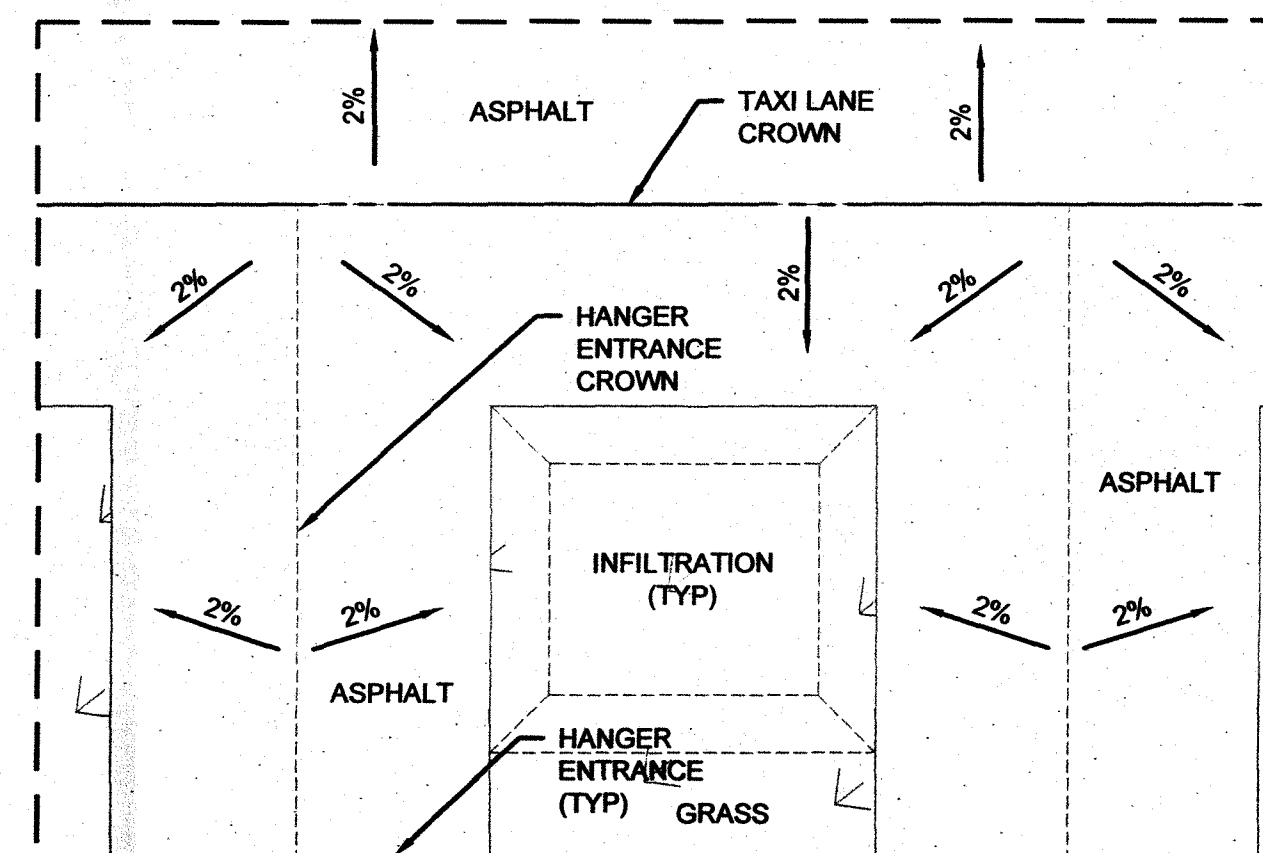
NOTES:

- YARD DRAINS TO BE CONSTRUCTED FROM CONCRETE PIPE IN ACCORDANCE WITH ASTM C14 UNLESS OTHERWISE SHOWN ON THE PLANS OR NOTED IN THE SPECIFICATIONS.
- CUTOUT HOLE SIZE IS EQUAL TO OUTLET PIPE OUTSIDE DIAMETER PLUS YARD DRAIN WALL THICKNESS.
- CONNECTION TO OUTLET PIPE TO BE MORTARED AND MADE FLUSH WITH INSIDE OF THE YARD DRAIN WALL.
- CAST IRON BELL GRADE. FITS INTO BELL RECESS AND EXTENDS FLUSH WITH FACE OF BELL. THE GRADE SHALL HAVE SLOTS (HOLES) THAT CONSTITUTE 50 PERCENT OPEN AREA FOR DRAINAGE. INLET BELL SURFACE SHALL BE FINISHED TO ASSURE NON-ROCKING FIT WITH ANY COVER POSITION.
- VARIES 12" OR 18" PER PLANS.
- INFILTRATION TRENCH

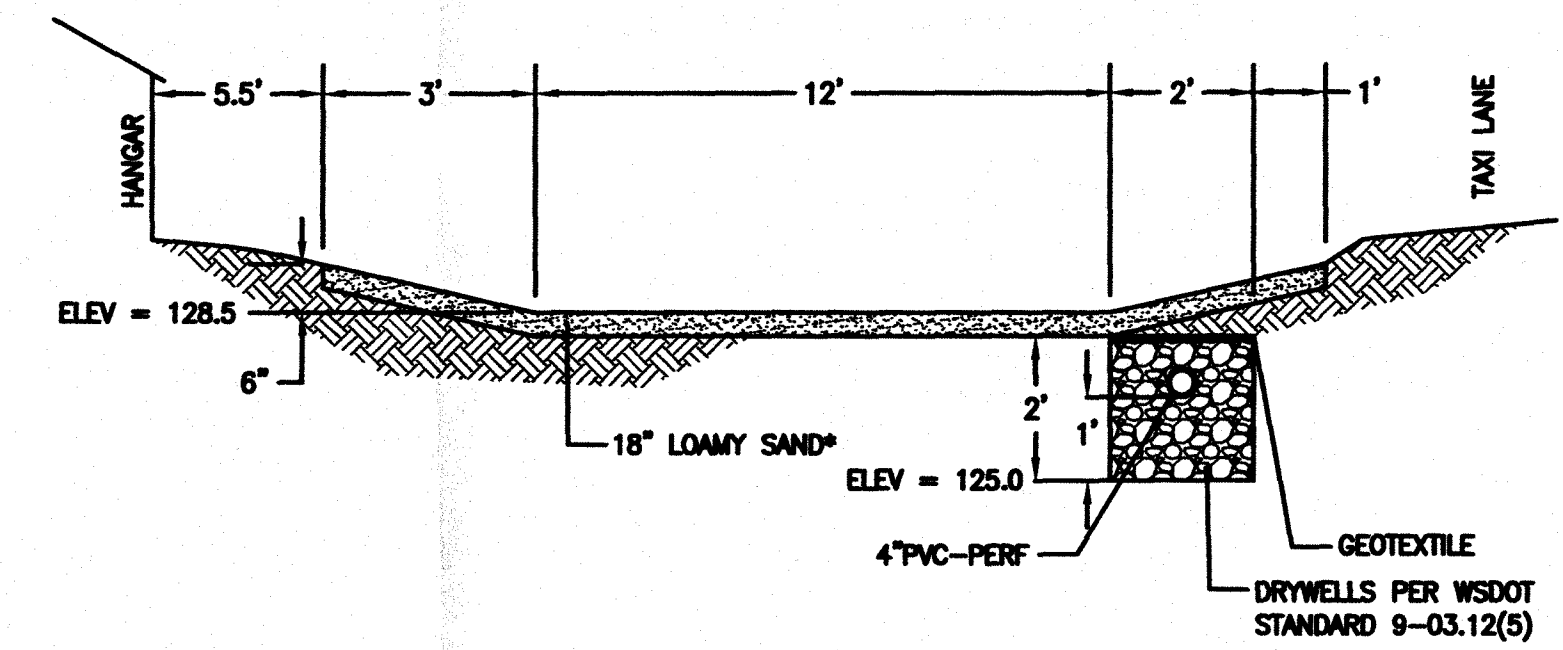
YARD DRAIN DETAIL
NTS



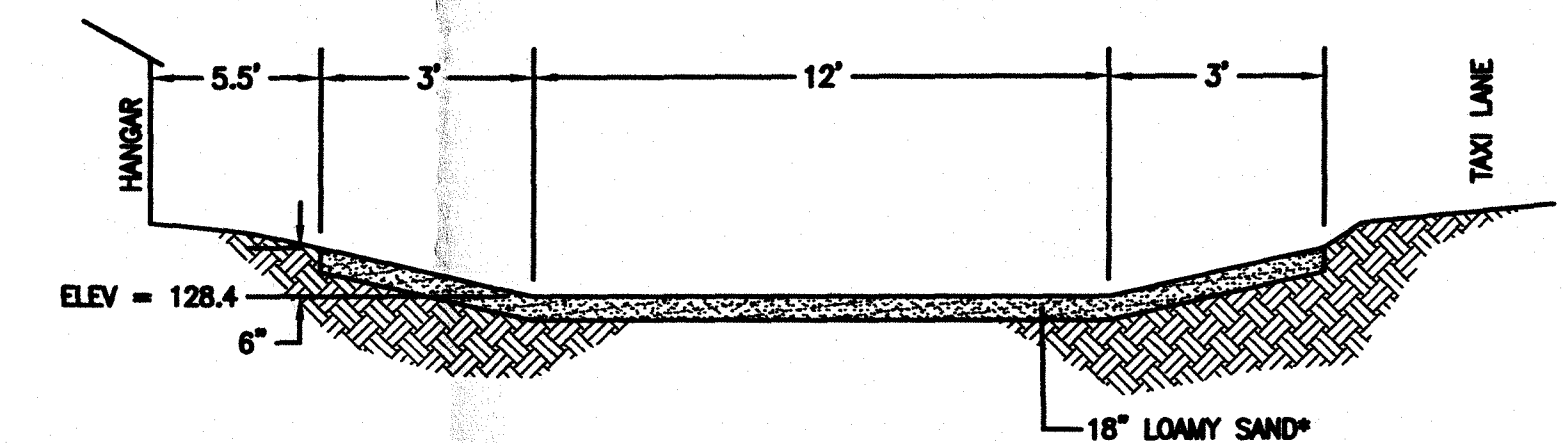
OBSERVATION WELL DETAIL
NTS



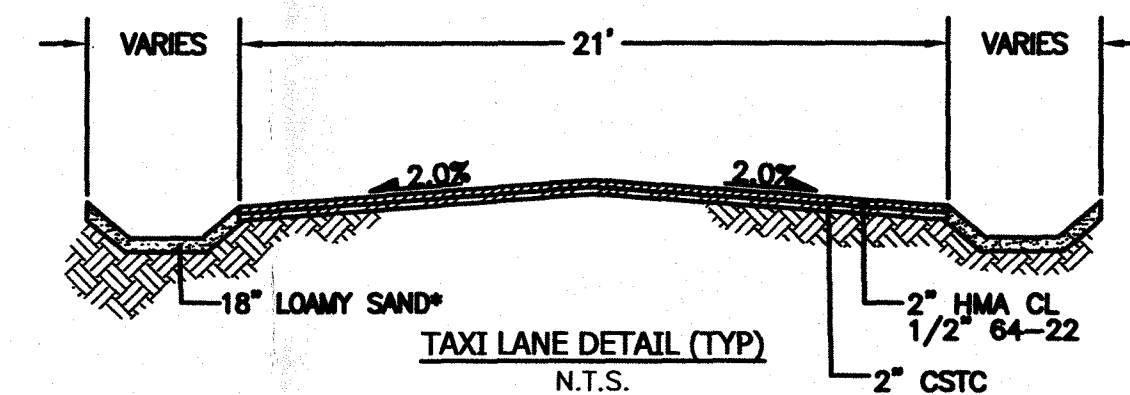
STORM WATER RUN-OFF DETAIL (TYP)
SCALE: 1" = 10'



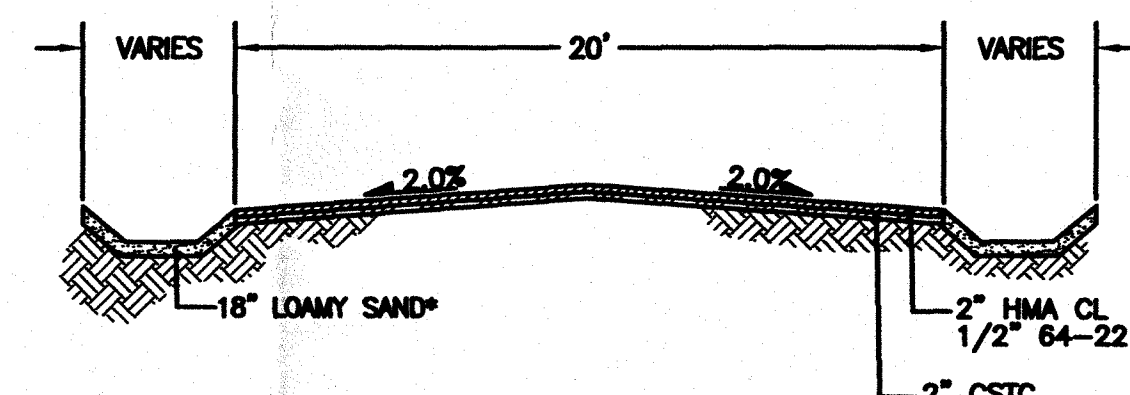
BIO-INFILTRATION W/TRENCH DETAIL (TYP)
NTS
SECTION A-A



BIO-INFILTRATION W/O TRENCH DETAIL (TYP)
NTS
SECTION B-B

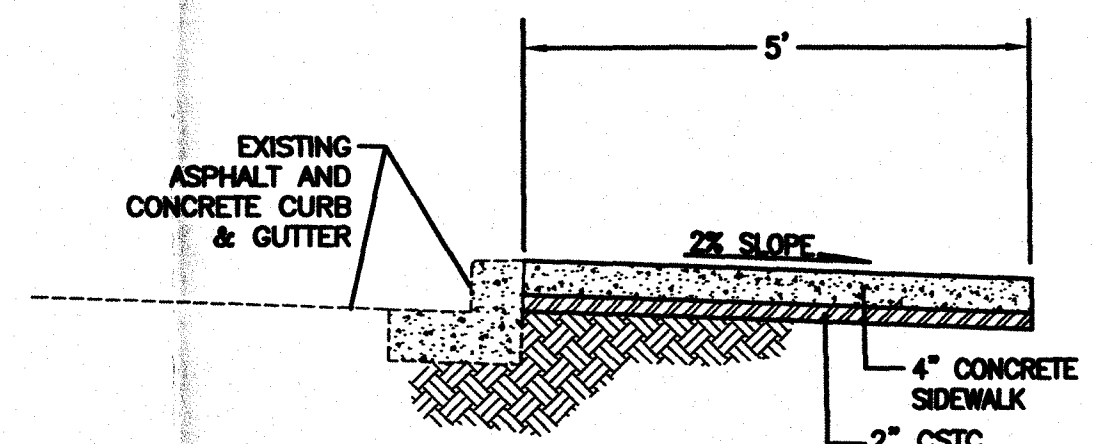


TAXI LANE DETAIL (TYP)
NTS

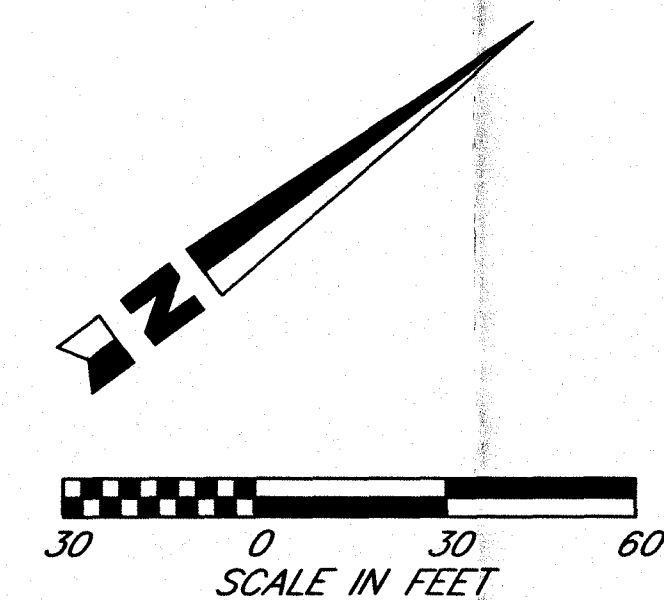
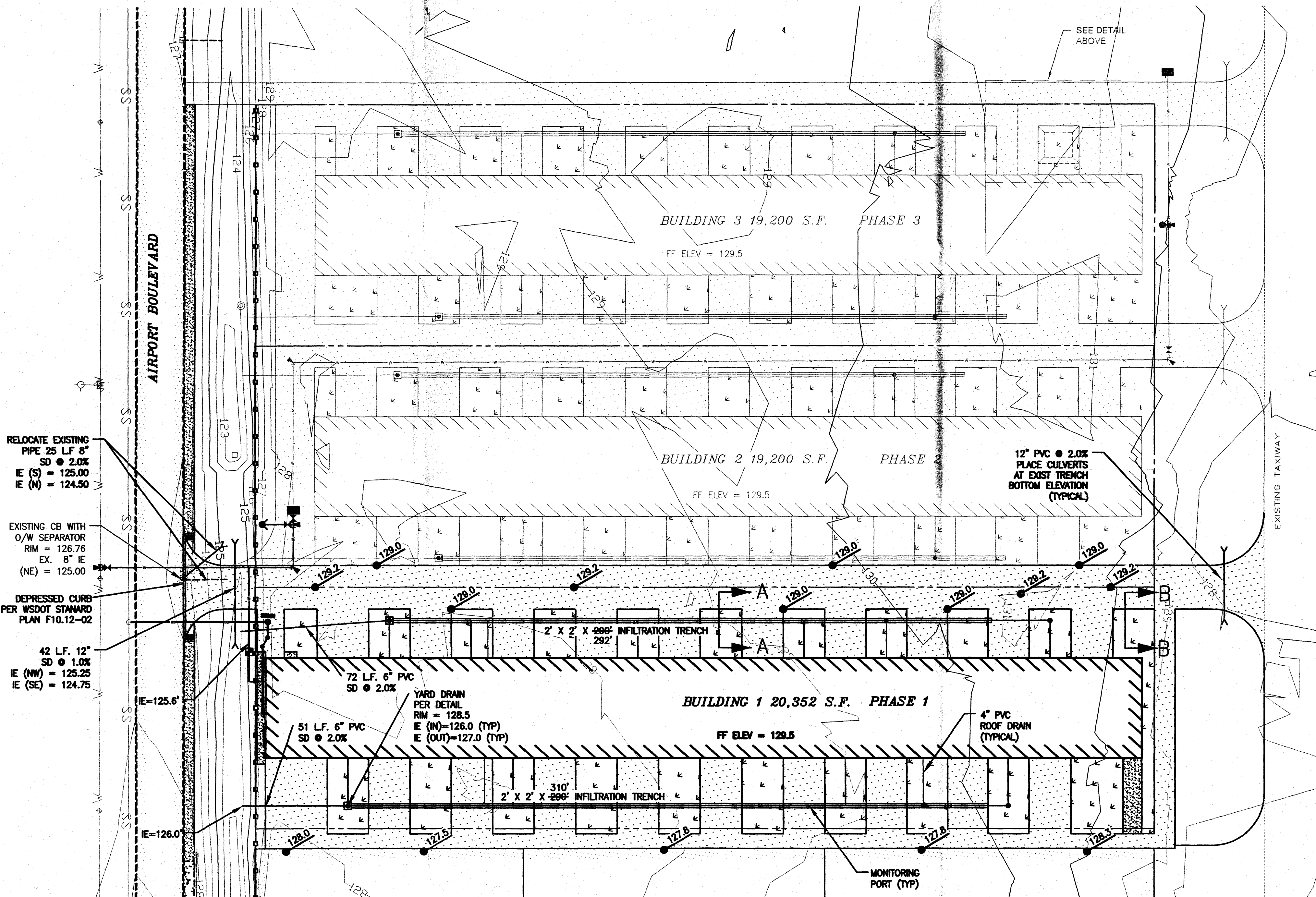


HANGER ENTRANCE DETAIL (TYP)
NTS

* LOAMY SAND SHALL HAVE AN ORGANIC CONTENT > 1% AND A CATION EXCHANGE CAPACITY > 5.



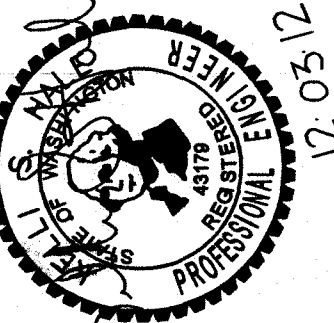
FRONTAGE CROSS SECTION (TYP)
NTS



AS-BUILT DRAWING APPROVAL
THIS PLAN SHEET HAS BEEN REVIEWED AND APPROVED PER THE CONDITIONS ON THE TITLE SHEET.
BY: *Eric Scott*
City Engineer, CITY OF ARLINGTON
DATE: 1/11/2013

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307 OLYMPIA AVENUE, SUITE 209 ARLINGTON, WA 98223
P: (860) 474-4634 F: (425) 965-1245

DATE	NO.	REVISION	BY



CARRERA PACIFIC HANGARS
ARLINGTON AIRPORT LOT 403
GRADING & DRAINAGE PLAN

2011005
4 OF 8