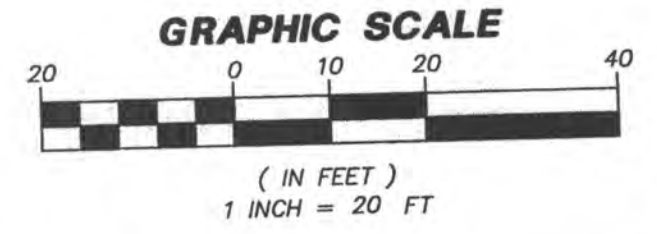


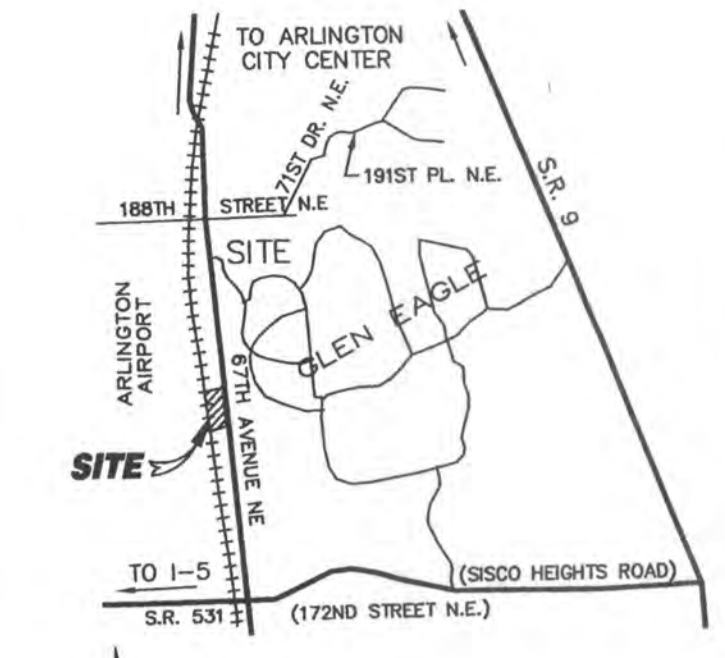
NE1/4, SE1/4, SECTION 22, TOWNSHIP 31 NORTH, RANGE 5 EAST, W.M.
CITY OF ARLINGTON, SNOHOMISH COUNTY, WASHINGTON



DATUM: N.A.V.D. 88
BENCH: AS SHOWN HEREON
WEST LOWER FLANGE ELEVATION = 154.55 FEET (N.A.V.D. 88)
VERTICAL DATUM IS BASED ON A G.P.S. TIE TO W.S.D.O.T. MONUMENT DESIGNATION 0P31531-163.
N.A.V.D. 88 = 3.70 FEET = N.G.V.D. 29

LEGAL DESCRIPTION
TAX PARCEL 310522-004-023-00
SECTION 22, TOWNSHIP 31 NORTH, RANGE 5 EAST.
BEGINNING 365 FEET NORTH OF THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 22, THENCE NORTH 66 FEET; THENCE WEST TO BURLINGTON NORTHERN RAILROAD; THENCE SOUTHERLY ALONG SAID RIGHT OF WAY TO A POINT WEST OF THE TRUE POINT OF BEGINNING; THENCE EAST TO THE POINT OF BEGINNING. (LEGAL DESCRIPTION FROM TREASURER'S DEED NO. 5102 AUDITOR FILE NUMBER 8512300289.)
TAX PARCEL 310522-004-004-00
THAT PORTION OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 31 NORTH, RANGE 5 EAST, W.M. DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT 422 FEET NORTH OF THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 22, THENCE NORTH ALONG THE EAST LINE OF SAID SUBDIVISION 350 FEET; THENCE WEST 164 FEET TO THE EAST LINE OF THE NORTHERN PACIFIC RAILROAD RIGHT OF WAY; THENCE SOUTHERLY ALONG SAID RIGHT OF WAY TO A POINT WEST OF THE POINT OF BEGINNING; THENCE EAST TO THE POINT OF BEGINNING. EXCEPT COUNTY ROAD, SITUATE IN THE COUNTY OF SNOHOMISH, STATE OF WASHINGTON. (LEGAL DESCRIPTION FROM DEED OF TRUST DATED DECEMBER 1, 1999.)

SITE DATA:
TOTAL SITE AREA: 48,711 SF (1.12 ACRES)
EXISTING/PROPOSED ZONING: GENERAL INDUSTRIAL
OWNER/APPLICANT:
WESLEY & VICTORIA RUTH
3717-2520 ST NE
ARLINGTON, WA 98223
(360) 659-5045
TAX PARCEL NO.: 31052200400400
SITE ADDRESS: 17722-67TH AVE NE, ARLINGTON



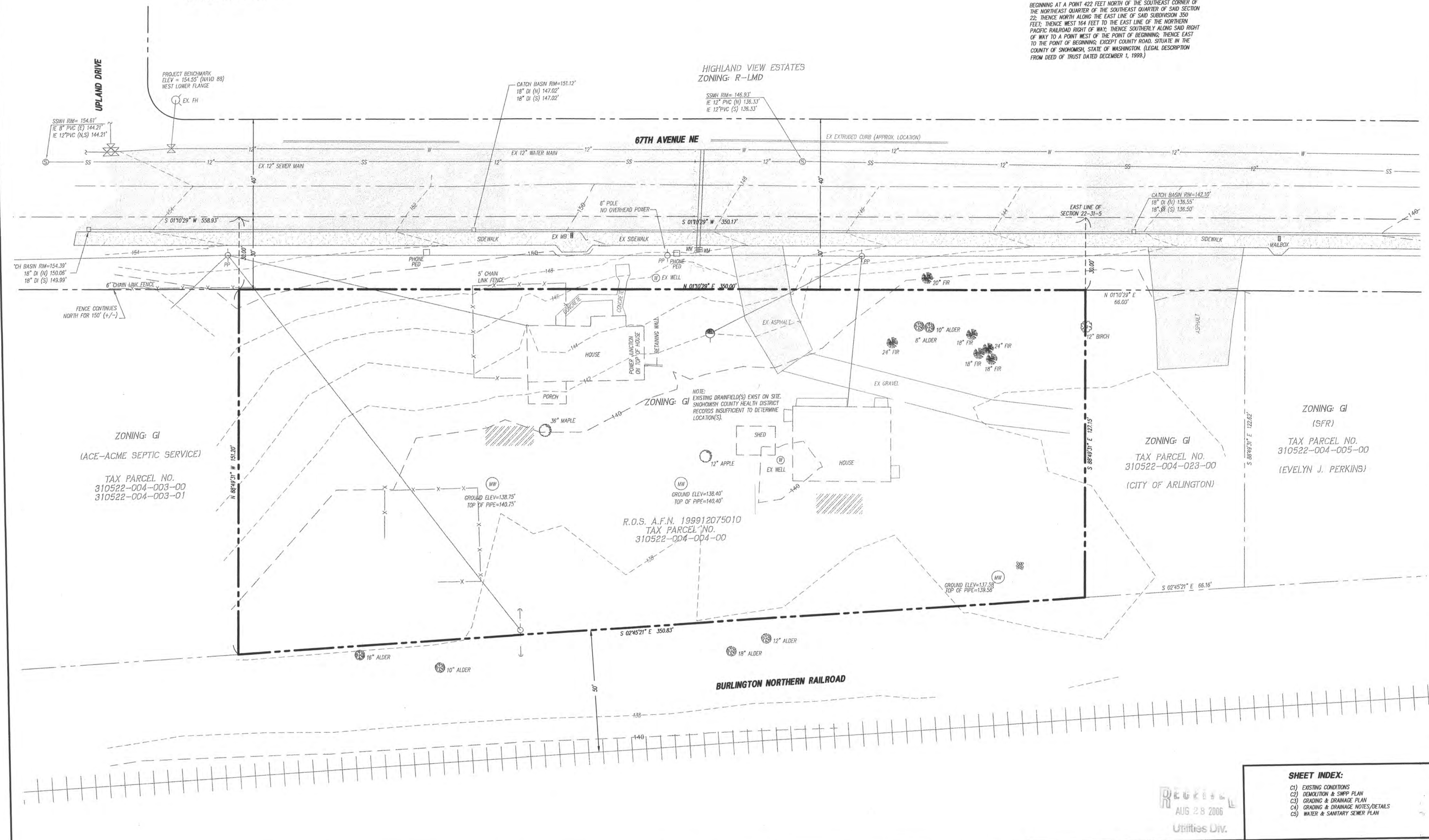
ABBREVIATIONS TABLE

(A/P) = ANGLE POINT	(MCSE) = MIN. GRADE SPACE ELEV.
(BC) = BOTTOM OF CURB-F/L	(OWS) = OIL WATER SEPARATOR
(BM) = BOTTOM OF WALL	(P) = POINT OF CURVATURE
(BO) = BLOWOFF	(PI) = POINT OF INTERSECTION
(BRK) = BREAK/GRADE BREAK	(PL) = PROPERTY LINE
(CB) = CATCH BASIN	(PFI) = POWER/UTILITY POLE
(CBU) = COLLECTION BOX UNITS	(PT) = POINT OF TANGENCY
(CE) = CULVERT END	(PMT) = PAVEMENT
(CL) = CENTER LINE	(RE) = RIM ELEVATION
(CO) = CLEANOUT	(SD) = STORM DRAIN
(CSBC) = CR. SURF. BASE COURSE	(SL) = SOLID LOCKING LID
(CSTC) = CR. SURF. TOP COURSE	(SS) = SANITARY SEWER
(CTR) = CENTER	(SMH) = SEWER MANHOLE
(DIP) = DUCTILE IRON PIPE	(STR) = STRUCTURE
(DRNG) = DRAINAGE	(TBR) = TO BE REMOVED
(EL) = ELEVATION	(TC) = TOP OF CURB
(EDA) = EDGE OF ASPHALT	(TCL) = THRU CURB INLET
(ESMT) = EASEMENT	(TOB) = TOP OF BANK
(E) = EASEMENT	(TW) = TOP OF WALL
(G/L) = GUTTER LINE OF CURB	(T-X) = TYPE-CB/WH
(GR) = GRADE	(T-Y) = TYPE 1 CB
(GRV) = GRAVEL	(YD) = YARD DRAIN
(H) = FIRE HYDRANT	(V) = VAVED GRATE
(FC) = FACE OF CURB	(W) = WATER/WATER MAIN
(G) = INVERT ELEVATION	(WCR) = WHEEL CHAIR RAMP
(INT) = INTERSECTION	(WM) = WATER METER
(LL) = LOT LINE	(WV) = WATER VALVE
(MB) = MAILBOX	(Y/V) = 1/2" PARTS DELTA

LEGEND

EXISTING	DESCRIPTION	PROPOSED
BSBL	BLDG SETBACK LINE (BSBL)	BSBL
BO	BLOW-OFF (BO)	BO
CB	CATCH BASIN (1y-1)	CB
CB	CATCH BASIN (1y-2)	CB
CM	CASE MONUMENT	CM
CM	CONCRETE MON	CM
CE	CULVERTS (CE=CULV END)	CE
DD	DRAINAGE DITCH/SWALE	DD
DF	DRAINAGE FLOW PATTERNS	DF
D/W	D/W CURBOUT	D/W
ESMT	EASEMENTS (ESMT)	ESMT
EDA	EDGE PAVEMENT (EDA)	EDA
EH	FIRE HYDRANT (FH)	EH
LA	LOT LINE (L/L)	LA
MW	MONITORING WELL	MW
MB, CBU	MAILBOXES (MB, CBU)	MB, CBU
P/L	PROPERTY LINE (P/L)	P/L
R/W	RIGHT OF WAY (R/W)	R/W
CTR	ROAD CENTER (CTR) LINE	CTR
SMH	SANITARY SEWER MANHOLE	SMH
SC	SECTION CORNER	SC
SS	SEWER STUBOUT	SS
SD	STORM PIPE (SD)	SD
SS	STORM STUBOUT	SS
PP, UP	UTILITY POLE (PP, UP)	PP, UP
W	WATER LINE	W
WS	WATER SERVICE (WS)	WS
WV	WATER VALVE (WV)	WV
WCR	WHEEL CHAIR RAMP (WCR)	WCR
YD	YARD BASIN (YD)	YD

CONSTRUCTION DRAWING REVIEW ACKNOWLEDGMENT
THIS PLAN SHEET HAS BEEN REVIEWED AND EVALUATED FOR GENERAL COMPLIANCE WITH THE CITY OF ARLINGTON CODES AND ORDINANCES. CONFORMANCE OF THIS DESIGN WITH ALL APPLICABLE LAWS AND REGULATIONS IS THE FULL AND COMPLETE RESPONSIBILITY OF THE LICENSED DESIGN ENGINEER, WHOSE STAMP AND SIGNATURE APPEAR ON THIS SHEET. ACKNOWLEDGMENT OF CONSTRUCTION DRAWING REVIEW DOES NOT IMPLY CITY APPROVAL FOR CONSTRUCTION ACTIVITIES THAT REQUIRE OTHER COUNTY, STATE OR FEDERAL PERMIT REVIEW AND APPROVAL. THE PROPERTY OWNER AND LICENSED DESIGN ENGINEER SHALL BE RESPONSIBLE FOR THE ACQUISITION AND COMPLIANCE OF ALL APPLICABLE PERMITS AND/OR AUTHORIZATIONS WHICH MAY INCLUDE, BUT NOT LIMITED TO, WSDOT HYDRAULIC PROJECT APPROVAL (HPA), INSURE NOTICE OF INTENT (NOI), ANY CORP. OF ENGINEERS FULL PERMITS AND THE REQUIREMENTS OF THE ENGINEERED SPECIES ACT.
BY: MAX SALINE FOR P.R. (OCC. SIGNATURE ON FILE)
CITY ENGINEER
DATE: 5/24/06
THIS APPROVAL VALID FOR 18 MONTHS



SHEET INDEX:

DATE	REVISION/ISSUED
1/20/05	ISSUED
3/22/05	REVISED PER CITY 1ST REVIEW
4/25/05	REVISED PER CITY 2ND REVIEW
5/17/05	MYLAR
7/12/06	AS-BUILT INFORMATION

PEAK ENGINEERING INC.
1720 GROVE STREET, MARYSVILLE, WASHINGTON 98270
PHONE: (360) 658-6986 / FAX: (360) 658-7826

C. SCOTT STEWART
STATE OF WASHINGTON
REGISTERED PROFESSIONAL ENGINEER
EXPIRES 07/16/2005
DATE:

SURVEY & TOPOGRAPHIC INFORMATION PROVIDED BY:
METRON AND ASSOCIATES, INC.
LAND SURVEYS, MAPS & PLANNING
307 N. OLYMPIC, STE 205
ARLINGTON, WASHINGTON 98223
360-435-3777

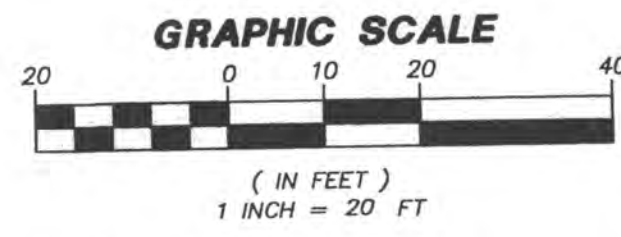
APPLICANT
WES & VICTORIA RUTH
3717-2520 ST NE
ARLINGTON, WA 98223
(360) 659-5045

CITY OF ARLINGTON
AS-BUILT CONSTRUCTION DRAWING REVIEW 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.
DATE: 7/21/06

CITY OF ARLINGTON
CITY ENGINEER
DATE: 5/24/06
THIS APPROVAL VALID FOR 18 MONTHS

WES RUTH
AUTO/RV REPAIR CENTER
EXISTING CONDITIONS
PROJECT NO. 04541
DWG C1 OF 5

NE1/4, SE1/4, SECTION 22, TOWNSHIP 31 NORTH, RANGE 5 EAST, W.M.
CITY OF ARLINGTON, SNOHOMISH COUNTY, WA



DATUM: N.A.V.D. 88
BENCH: AS SHOWN HEREON
WEST LOWER FLANGE ELEVATION = 154.55 FEET (N.A.V.D. 88)
VERTICAL DATUM IS BASED ON A G.P.S. TIE TO N.S.D.O.T. MONUMENT
DESIGNATION 0931331-151.
N.A.V.D. 88 - 3.70 FEET = N.G.V.D. 29

- SWPPP LEGEND**
- (C) STABILIZED CONSTRUCTION ENTRANCE
 - (CL) CLEARING LIMITS
 - (CS) CONSTRUCTION ROAD STABILIZATION
 - (D) DUST CONTROL
 - (PI) STORM DRAIN INLET PROTECTION
 - (OF) ORANGE FILTER (SILT) FENCE
 - (SR) SURFACE ROUGHENING (IF EXISTING VEGETATION HAS BEEN REMOVED)
 - (SW) STREET SWEEPING
 - (PV) PRESERVE NATURAL VEGETATION

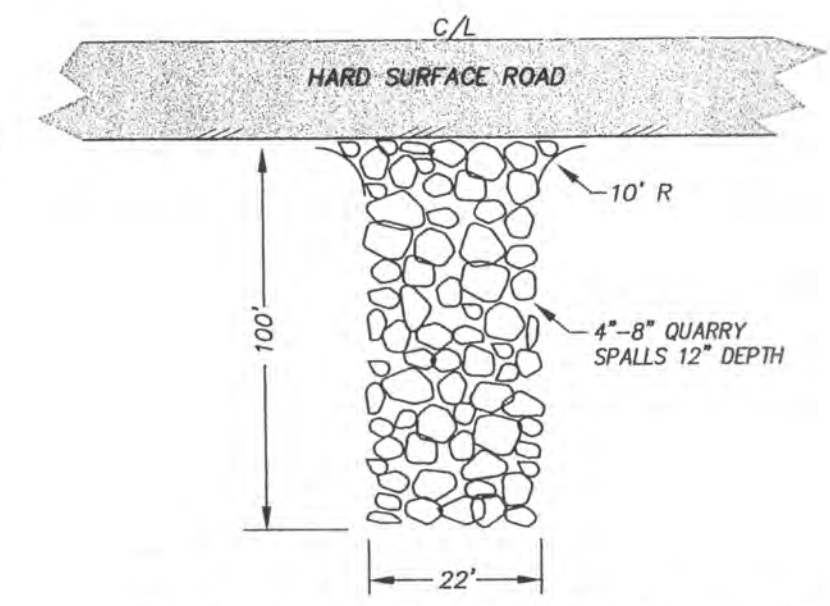
EXISTING UTILITY NOTE:
EXISTING ON-SITE SEWAGE SYSTEM(S) TO BE ABANDONED PER WAC 246-272 BY HAVING THE SEPTIC TANK(S) PUMPED BY A LICENSED PUMPER, HAVING THE TOP(S) OF THE TANK(S) REMOVED OR DESTROYED AND FILLING THE VOID(S).
EXISTING WEL(S) TO BE ABANDONED PER WAC 173-160-415.
CONFIRMATION OF ABANDONMENTS TO BE SUBMITTED TO CITY ENGINEER.

TEMPORARY EROSION CONTROL NOTE:
TEMPORARY EROSION CONTROL MEASURES ON THIS PLAN ARE INTENDED AS A GUIDE. ADDITIONAL BMP'S MAY BE REQUIRED FOR THIS DEVELOPMENT AS SITE & WEATHER CONDITIONS CHANGE IN THE FIELD.
THE CONTRACTOR/DEVELOPER SHALL COORDINATE WITH THE SITE INSPECTOR & THE PROJECT ENGINEER AS NEEDED FOR EROSION CONTROL RECOMMENDATIONS.

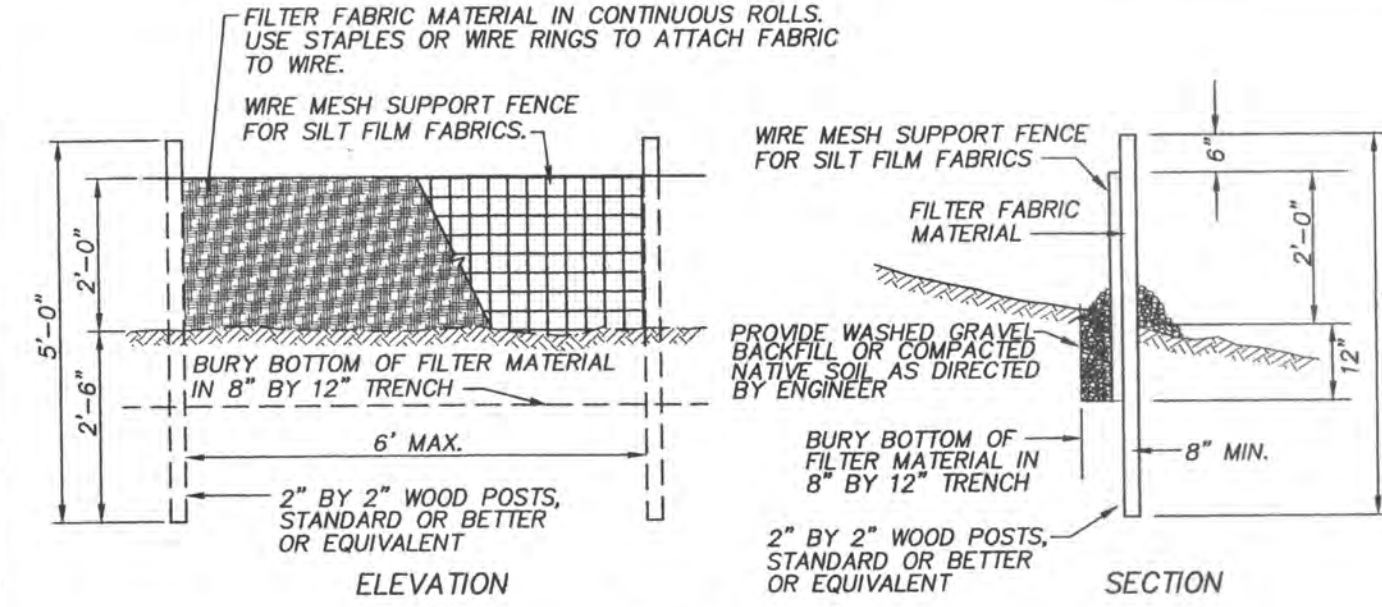
LANDSCAPE NOTE
SEE SEPARATE PLAN FOR PROPOSED LANDSCAPING.

RISK ASSESSMENT:
MODERATE TO HIGH

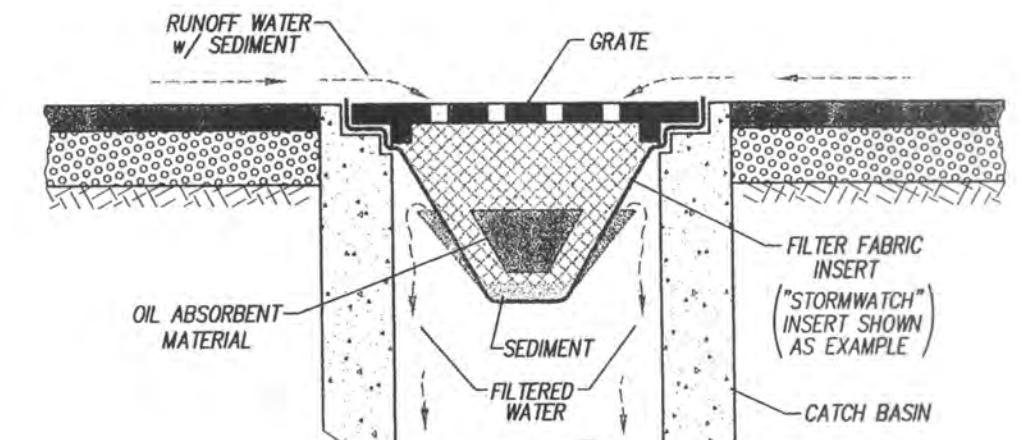
- CONSTRUCTION SEQUENCE**
- ARRANGE AND ATTEND PRE-CONSTRUCTION MEETING WITH THE CITY.
 - FLAG PROPERTY LINES AND CLEARING LIMITS AS INDICATED BY CITY ENGINEER.
 - INSTALL SILT FENCE & INLET PROTECTION AS DIRECTED BY CITY ENGINEER.
 - CLEAR & GRUB TO CLEARING LIMITS, LEAVING AS MUCH GROUND COVER AS POSSIBLE. REMOVE HOUSES. USE EXISTING GRAVEL AND ASPHALT APRON AS CONSTRUCTION ENTRANCE.
 - ROUGH GRADE PARKING AREA AND BUILDING PAD.
 - STABILIZE DISTURBED LAND SURFACES.
 - INSTALL UTILITIES. PLUG INFILTRATION SYSTEM SO NO SEDIMENT LADEN WATER ENTERS SYSTEM.
 - CONSTRUCT BUILDING.
 - PAVE PARKING AREA.
 - REMOVE REMAINING T.E.S.C. STRUCTURES AFTER SITE HAS BEEN STABILIZED AND APPROVED BY THE CITY INSPECTOR.
 - REMOVE SEDIMENTS FROM BIOSWALE. CLEAN STORM DRAINAGE SYSTEM AND PLACE INTO OPERATION.



ROCK CONSTRUCTION ENTRANCE
N.T.S.

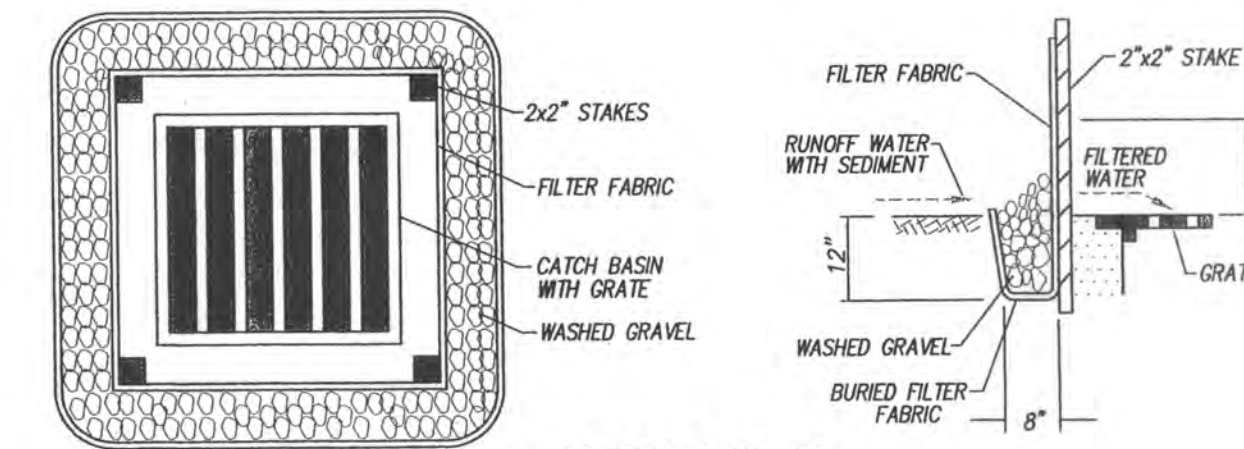


SILT FENCE DETAIL
N.T.S.



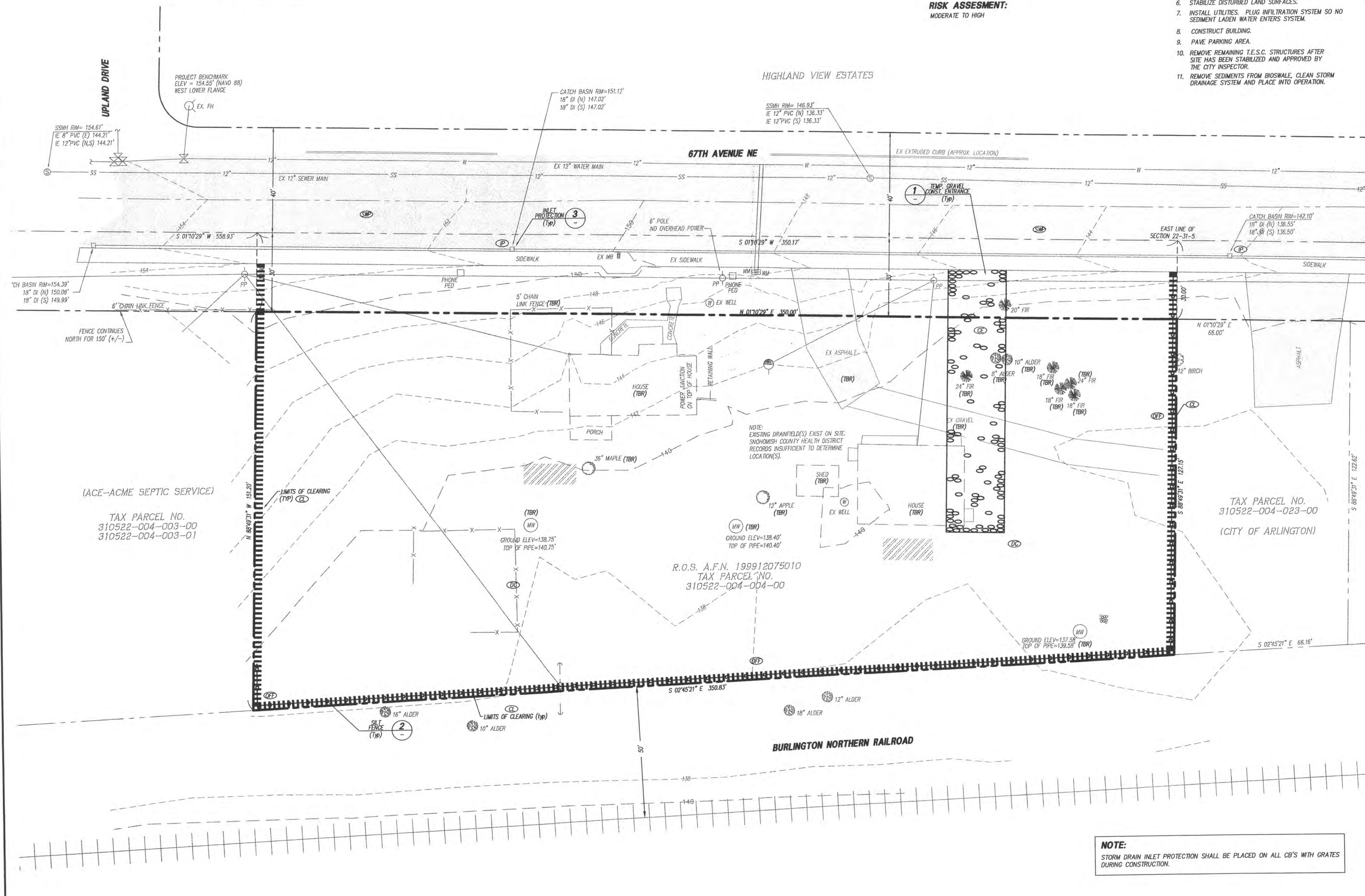
NOTE:
"GULLYWASHER", "SILT SACK" OR OTHER APPROVED CATCH BASIN INSERT MAY BE USED FOR INLET PROTECTION. CONTACT: PRICE-MOON ENTERPRISES PH: 360-563-6709 OR "SILTSACK" BY ACF ENVIRONMENTAL AT PH: 1-800-644-9223 (OR APPROVED EQUAL).

ALTERNATE 'A'



ALTERNATE 'B'

TEMPORARY INLET PROTECTION DETAIL
N.T.S.



NOTE:
STORM DRAIN INLET PROTECTION SHALL BE PLACED ON ALL CB'S WITH GRATES DURING CONSTRUCTION.

CITY OF ARLINGTON
THIS SHEET HAS BEEN APPROVED PER CONDITIONS ON THE COVER SHEET.

CONSTRUCTION (DIGI SIGNATURE ON FILE)	AS-BUILT ACKNOWLEDGMENT
BY: MAX SALLINE FOR P.E. CITY ENGINEER	BY: [Signature] CITY ENGINEER
DATE: 5/24/05	DATE: 8/21/06

DATE	REVISION/ISSUED
1/20/05	ISSUED
3/22/05	REVISED PER CITY 1ST REVIEW
4/25/05	REVISED PER CITY 2ND REVIEW
5/17/05	MYLAR
7/12/06	AS-BUILT INFORMATION

PEAK ENGINEERING INC.
1720 GROVE STREET, MARYSVILLE, WASHINGTON 98270
PHONE: (360) 658-8986 / FAX: (360) 658-7826

C. SCOTT STEWART
STATE OF WASHINGTON
REGISTERED PROFESSIONAL ENGINEER
EXPIRES 07/16/2005

SURVEY & TOPOGRAPHIC INFORMATION PROVIDED BY:
METRON AND ASSOCIATES, INC.
LAND SURVEYS, MAPS & PLANNING
307 N. OLYMPIC, STE 205
ARLINGTON, WASHINGTON 98223
360-435-3777

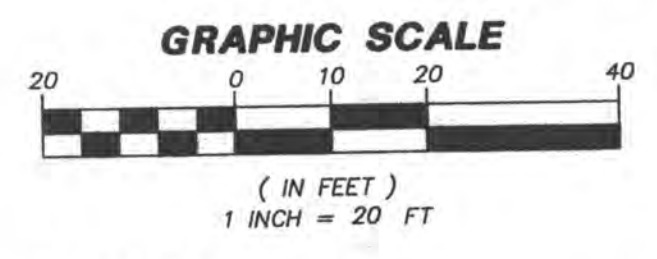
MES & VICTORIA RUTH
3717-252ND ST NE
ARLINGTON, WA 98223
(360) 659-5045

CITY OF ARLINGTON
AS-BUILT CONSTRUCTION DRAWING REVIEW 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: [Signature] CITY ENGINEER
DATE: [Blank]

CALL 48 HOURS BEFORE YOU DIG 1-800-424-6666

THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL UTILITIES PRIOR TO ANY CONSTRUCTION. AGENCIES INVOLVED SHALL BE NOTIFIED WITHIN A REASONABLE TIME PRIOR TO THE START OF CONSTRUCTION.

CITY FILE NO. Z-04-052 AS-BUILT PROJECT NO. 04541
WES RUTH
AUTO/RV REPAIR CENTER
DEMOLITION & SWPP PLAN
DWG C2 OF 5



DATUM: N.A.V.D. 88
BENCH: AS SHOWN HEREIN
WEST LOWER FLANGE ELEVATION = 154.55 FEET (N.A.V.D. 88)
VERTICAL DATUM IS BASED ON A G.P.S. TIE TO W.S.D.O.T. MONUMENT DESIGNATION GP15131-163.
N.A.V.D. 88 - 3.70 FEET = N.G.V.D. 29

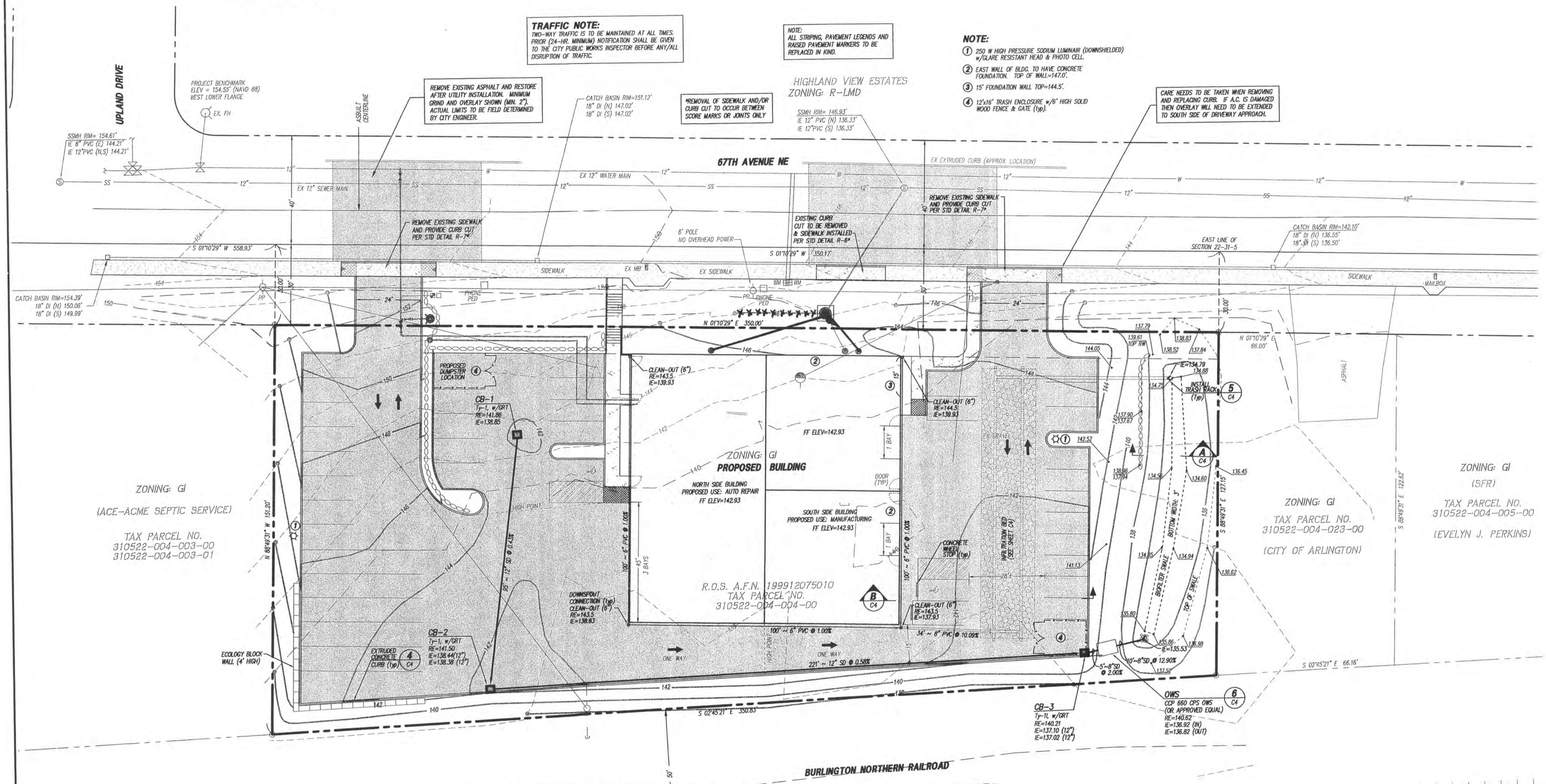
IMPERVIOUS AREA CALCULATION
TOTAL SITE AREA: 48,711 SF
PROPOSED IMPERVIOUS AREA: 35,700± SF (73.3% OF SITE)

TRAFFIC NOTE:
TWO-WAY TRAFFIC IS TO BE MAINTAINED AT ALL TIMES. PRIOR (24-HR) MINIMUM NOTIFICATION SHALL BE GIVEN TO THE CITY PUBLIC WORKS INSPECTOR BEFORE ANY/ALL DISRUPTION OF TRAFFIC.

NOTE:
ALL STRIPING, PAVEMENT LEGENDS AND RAISED PAVEMENT MARKERS TO BE REPLACED IN KIND.

- NOTE:**
- 250 W HIGH PRESSURE SODIUM LUMINAIR (DOWNSHIELDED) w/CLARE RESISTANT HEAD & PHOTO CELL.
 - EAST WALL OF BLDG. TO HAVE CONCRETE FOUNDATION. TOP OF WALL=147.0'.
 - 15' FOUNDATION WALL TOP=144.5'.
 - 12"x16" TRASH ENCLOSURE w/6' HIGH SOLID WOOD FENCE & GATE (1p).

CARE NEEDS TO BE TAKEN WHEN REMOVING AND REPLACING CURB. IF A.C. IS DAMAGED THEN OVERLAY WILL NEED TO BE EXTENDED TO SOUTH SIDE OF DRIVEWAY APPROACH.



CITY OF ARLINGTON	
THIS SHEET HAS BEEN APPROVED PER CONDITIONS ON THE COVER SHEET.	
CONSTRUCTION (DATE SIGNATURE ON FILE) BY: <i>Max Salame FOR PE</i> CITY ENGINEER DATE: 5/24/05	AS-BUILT ACKNOWLEDGMENT BY: <i>GD</i> CITY ENGINEER DATE: 8/21/06
DATE	REVISION/ISSUED
1/20/05	ISSUED
3/22/05	REMOVED PER CITY 1ST REVIEW
4/25/05	REMOVED PER CITY 2ND REVIEW
5/17/05	MYLAR
7/12/05	AS-BUILT INFORMATION
8/14/06	AS-BUILT INFORMATION (WATER) PER CITY/MYLAR
8/24/06	SS. As-built Rev. (Water, C1-C5) <i>GD</i>

PEAK ENGINEERING INC.
1720 GROVE STREET, MARYSVILLE, WASHINGTON 98270
PHONE: (360) 658-6986 / FAX: (360) 658-7826



SURVEY & TOPOGRAPHIC INFORMATION PROVIDED BY:
METRON AND ASSOCIATES, INC.
LAND SURVEYS, MAPS & PLANNING
307 N. OLIMPIC, STE. 205
ARLINGTON, WASHINGTON 98223
360-435-3777

APPLICANT
WES & VICTORIA RUTH
3717-2520 ST NE
ARLINGTON, WA 98223
(360) 659-5045

GRADING ESTIMATE
CUT: 500 CY's
FILL: 4,300 CY's
THE GRADING ESTIMATE PROVIDED FOR THESE PLANS IS APPROXIMATE. ACTUAL GRADING VOLUMES MAY VARY. CALCULATIONS DO NOT ACCOUNT FOR VARIOUS VOLUMETRIC CHANGES DURING THE EARTH WORK PROCESS.
GRADING ESTIMATE PRODUCED USING LAND DEVELOPMENT DESKTOP REL. 2 SURFACE MODEL. EXISTING GROUND AND PROPOSED FINISHED GRADE SURFACE MODEL COMPARED USING THE AVERAGE END AREA METHOD WITH SECTION SAMPLING @ 10' INTERVALS.

CITY OF ARLINGTON AS-BUILT CONSTRUCTION DRAWING REVIEW 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 THEREOF.
BY: _____ CITY ENGINEER
DATE: _____

CALL 48 HOURS BEFORE YOU DIG 1-800-424-6555
THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL UTILITIES PRIOR TO ANY CONSTRUCTION. AGENCIES INVOLVED SHALL BE NOTIFIED WITHIN A REASONABLE TIME PRIOR TO THE START OF CONSTRUCTION.

CITY FILE NO. Z-04-052
WES RUTH AUTO/RV REPAIR CENTER GRADING & DRAINAGE PLAN
AS-BUILT PROJECT NO. 04541
DWG C3 OF 5

GENERAL NOTES

- 1. ALL WORK AND MATERIALS SHALL BE IN ACCORDANCE WITH CURRENT CITY OF ARLINGTON STANDARDS AND SPECIFICATIONS...
2. ALL WORK WITHIN THE PLAT AND CITY RIGHT-OF-WAY SHALL BE SUBJECT TO THE INSPECTION OF THE CITY INSPECTOR...
3. PRIOR TO ANY SITE WORK, THE CONTRACTOR SHALL CONTACT THE CITY TO SCHEDULE A PRECONSTRUCTION CONFERENCE...
4. SEDIMENT LADEN WATERS SHALL NOT ENTER THE DRAINAGE INFILTRATION SYSTEM...
5. TRENCH BACKFILL OF NEW UTILITIES AND STORM DRAINAGE FACILITIES SHALL BE COMPACTED TO 95% MAXIMUM DENSITY...
6. THE OWNER AND CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATION AND PROTECTING ALL EXISTING UTILITIES...
7. THE CONTRACTOR SHALL NOTIFY PEAK ENGINEERING INC. AND THE CITY INSPECTOR WHEN CONFLICTS BETWEEN THE PLANS AND FIELD CONDITIONS EXIST...
8. THE CONTRACTOR SHALL KEEP TWO SETS OF APPROVED PLANS ON SITE AT ALL TIMES FOR RECORDING AS-BUILT INFORMATION...
9. LOT LINES SHOWN HEREON ARE APPROXIMATE, ACTUAL PLATTED DIMENSIONS AND/OR DEEDED LOCATIONS SHALL TAKE PRECEDENCE.

SITE GRADING AND T.E.S.C. 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...
3. THE TEMPORARY EROSION/SEDIMENTATION CONTROL FACILITIES SHALL BE CONSTRUCTED PRIOR TO ANY GRADING OR EXTENSIVE LAND CLEARING...
4. ALL SITE WORK MUST COMPLY TO CHAPTER 33 OF THE UNIFORM BUILDING CODE (LATEST EDITION)...
5. ALL EARTH WORK SHALL BE PERFORMED IN ACCORDANCE WITH CITY STANDARDS...
6. IF CUT AND FILL SLOPES EXCEED A MAXIMUM OF TWO FEET HORIZONTAL TO ONE FOOT VERTICAL...
7. STOCKPILES ARE TO BE LOCATED SUCH THAT SEDIMENT WILL NOT LEAVE SITE...
8. ALL STRUCTURAL FILLS SHALL BE COMPACTED TO A MINIMUM OF 95% OF MAXIMUM DENSITY...
9. A GEOTECHNICAL CONSULTANT SHALL PROVIDE TESTING OF ALL FILLS...
10. THE SURFACE OF ALL SLOPES SHALL BE COMPACTED...
11. EARTH QUANTITIES (CUTS & FILLS) SHOWN ON PLANS ARE ESTIMATES ONLY...
12. AREAS TO RECEIVE FILL SHALL BE PREPARED BY REMOVING UNSUITABLE MATERIAL...
13. FILL MATERIALS SHALL BE AS SPECIFIED IN GENERAL NOTE 1, UNLESS OTHERWISE ON PLANS.

TEMPORARY GRAVEL CONSTRUCTION ENTRANCE

- 1. INSTALLATION: THE AREA OF THE ENTRANCE SHOULD BE CLEARED OF ALL VEGETATION, ROOTS, AND OTHER OBJECTIONABLE MATERIAL...
2. AGGREGATE: 4" TO 8" CRUSHED BALLAST ROCK...
3. ENTRANCE DIMENSIONS: THE AGGREGATE LAYER MUST BE AT LEAST 12 INCHES THICK...
4. WASHING: IF CONDITIONS ON THE SITE ARE SUCH THAT MOST OF THE MUD IS NOT REMOVED FROM VEHICLE TIRES...
5. MAINTENANCE: THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOW OF MUD ONTO PUBLIC RIGHT-OF-WAYS.

MAINTENANCE OF SILTATION BARRIERS

- 1. SILTATION BARRIERS SHALL BE INSPECTED IMMEDIATELY AFTER EACH RAINFALL AND AT LEAST DAILY DURING PROLONGED RAINFALL...
NECESSARY REPAIRS TO BARRIERS OR REPLACEMENT OF BARRIERS SHALL BE ACCOMPLISHED PROMPTLY...
MUST BE REMOVED WHEN THE LEVEL OF DEPOSITED REACHES APPROXIMATELY ONE-HALF THE HEIGHT OF THE BARRIER...
ANY SEDIMENT DEPOSITS REMAINING IN PLACE AFTER THE BARRIER IS NO LONGER REQUIRED SHALL BE DRESSED TO CONFORM TO THE EXISTING GRADE, PREPARED AND SEEDS.

STORM DRAINAGE NOTES

- 1. UNLESS OTHERWISE NOTED, ALL STORM SEWER PIPE SHALL BE SMOOTH WALLED STORM DRAIN (SD). SD SHALL BE REINFORCED CONCRETE PIPE (RCP), CORRUGATED POLYETHYLENE PIPE (CPP), POLYETHYLENE VINYL CHLORIDE PIPE (PVC), OR RIBBED PVC. CPP SHALL BE HIGH DENSITY CORRUGATED POLYETHYLENE SMOOTH INTERIOR PIPE...
2. ALL PIPE SHALL BE PLACED ON STABLE EARTH, OR IF IN THE OPINION OF THE CITY INSPECTOR, THE EXISTING FOUNDATION IS UNSATISFACTORY...
3. THE BACKFILL SHALL BE PLACED EQUALLY ON BOTH SIDES OF THE PIPE OR PIPE-ARCH IN LAYERS WITH A LOOSE AVERAGE DEPTH OF 6", MAXIMUM DEPTH 9"...
4. ALL GRATES (INLET AND CATCH BASIN) SHALL BE FLUSH WITH THE PAVEMENT SURFACE...
5. ALL CATCH BASINS TO BE TYPE 1, UNLESS OTHERWISE NOTED...
6. ALL CATCH BASINS WITH A DEPTH OVER 5.0 FEET TO THE FLOW LINE SHALL BE A TYPE II CB (MANHOLE)...

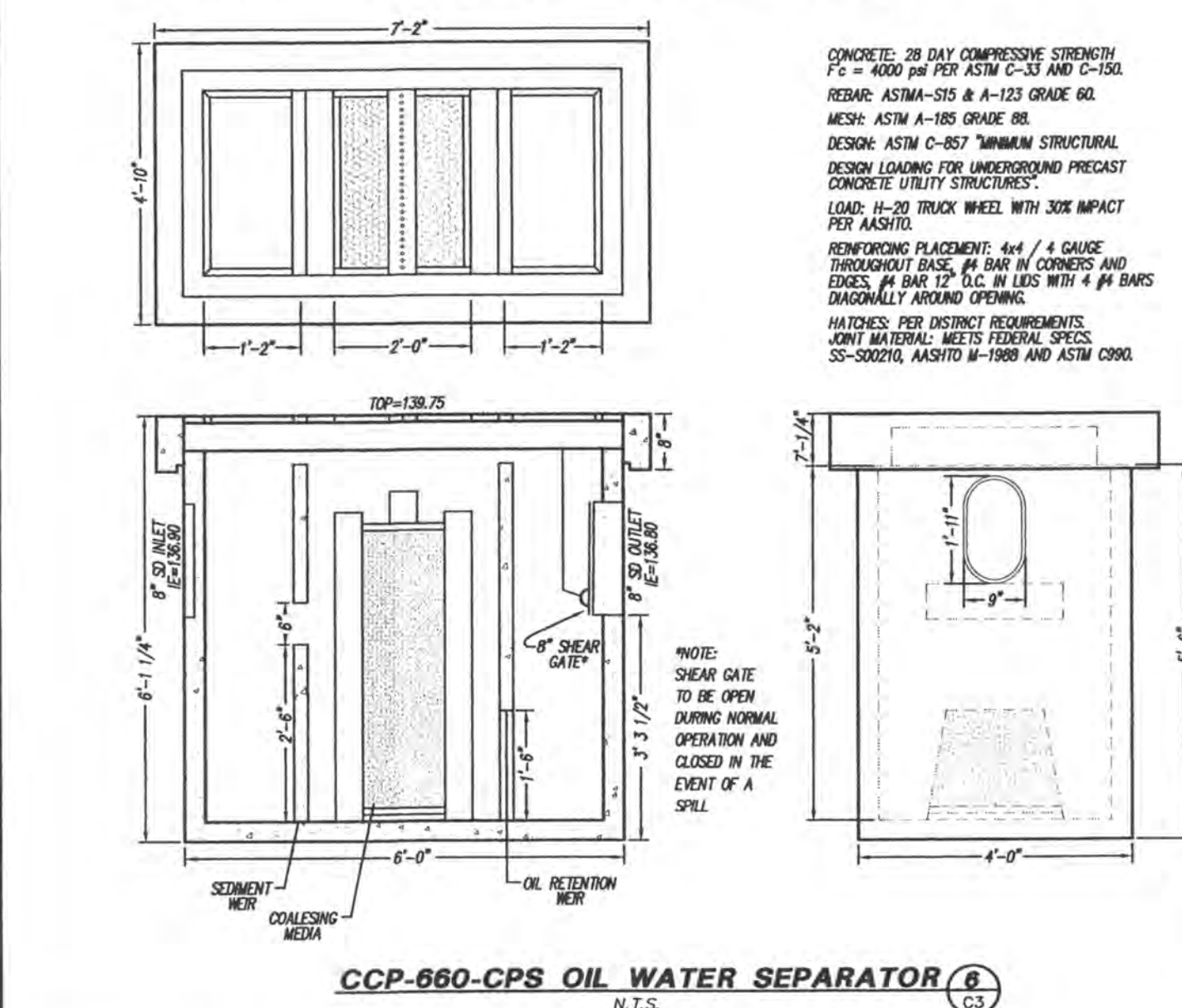
MINIMUM COVERAGE REQUIREMENTS FOR 12" PIPE IN TRAFFIC AREAS. <12" REQUIRES DUCTILE IRON PIPE MINIMUM <24" REQUIRES RCP (REINFORCED CONCRETE PIPE) MINIMUM >24" REQUIRES PVC, PVC RIB PIPE, OR HDPE MINIMUM

- 7. ALL TYPE II CATCH BASIN MANHOLES AND ALL INLET AND CATCH BASINS SHALL HAVE LOCKING LIDS...
8. STANDARD LADDER STEPS SHALL BE PROVIDED IN ALL CATCH BASINS/MANHOLES EXCEEDING 5 FEET IN DEPTH...
9. CATCH BASIN FRAME AND GRATES SHALL BE OLYMPIC FOUNDRY MODEL SM60 LOCKING TYPE OR APPROVED EQUAL...
10. THE CULVERT ENDS SHALL BE BEVELED TO MATCH THE SIDE SLOPE...
11. BACKFILL AROUND PIPE MUST BE COMPACTED TO A SPECIFIED AASHTO T-99 DENSITY OF 90%...
12. STORM WATER DRAINAGE PIPE AND CATCH BASINS SHALL BE FLUSHED AND CLEANED PRIOR TO CITY ACCEPTANCE.

PERMANENT COVER BMP (HYDROSEEDING GENERAL NOTES)

- 1. CONSTRUCTION ACCEPTANCE: WILL BE SUBJECT TO A WELL ESTABLISHED GROUND COVER THAT FULFILLS THE REQUIREMENT OF THE APPROVED CONSTRUCTION PLANS AND CITY STANDARDS...
2. ALL DISTURBED AREAS SUCH AS ROADWAY BACK-SLOPES, ETC. SHALL BE SEEDS WITH A PERENNIAL GROUND COVER GRASS TO MINIMIZE EROSION...
3. PREPARATION OF SURFACE: ALL AREAS TO BE SEEDS SHALL BE CULTIVATED TO THE SATISFACTION OF THE CITY INSPECTOR...
4. IMMEDIATELY FOLLOWING FINISH GRADING, PERMANENT VEGETATION (CONSISTING OF MINIMUM 80% PER ACRE)...
5. FERTILIZER: SHALL BE APPLIED AT 400# PER ACRE OF 10-20-20 (10 lb. PER 1,100 SQUARE FEET) OR EQUIVALENT.

CURB CONCRETE VAULT OR APPROVED EQUAL UTILITY VAULT COMPANY: CCP-660-CPS CCP-660



CONCRETE: 28 DAY COMPRESSIVE STRENGTH Fc = 4000 PSI PER ASTM C-15 AND C-39. REBAR: ASTM-A-36 & A-132 GRADE 60. MESH: ASTM-A-185 GRADE 60. DESIGN: ASTM C-857 TANKER STRUCTURAL DESIGN LOADING FOR UNDERGROUND PRECAST CONCRETE UTILITY STRUCTURES...

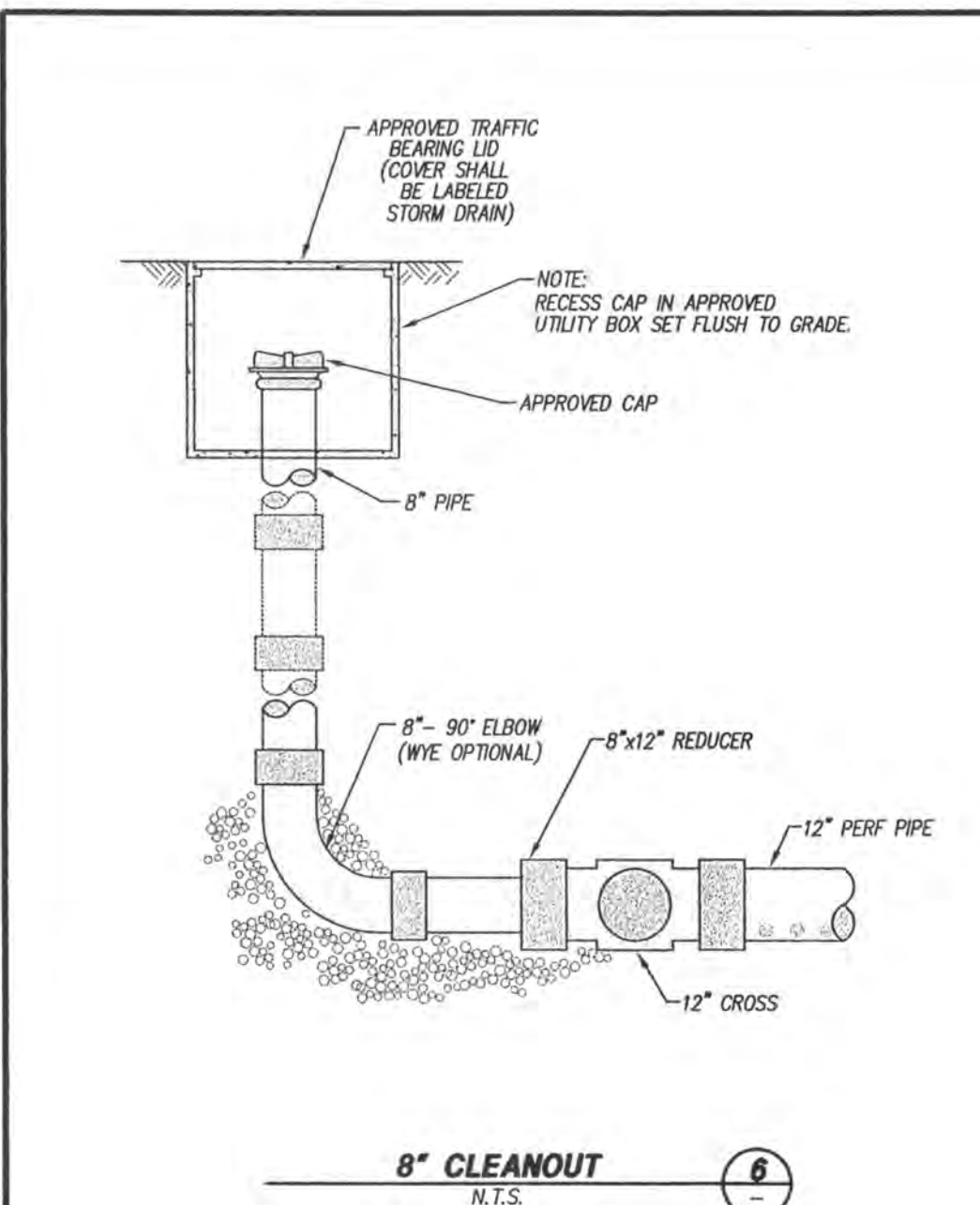
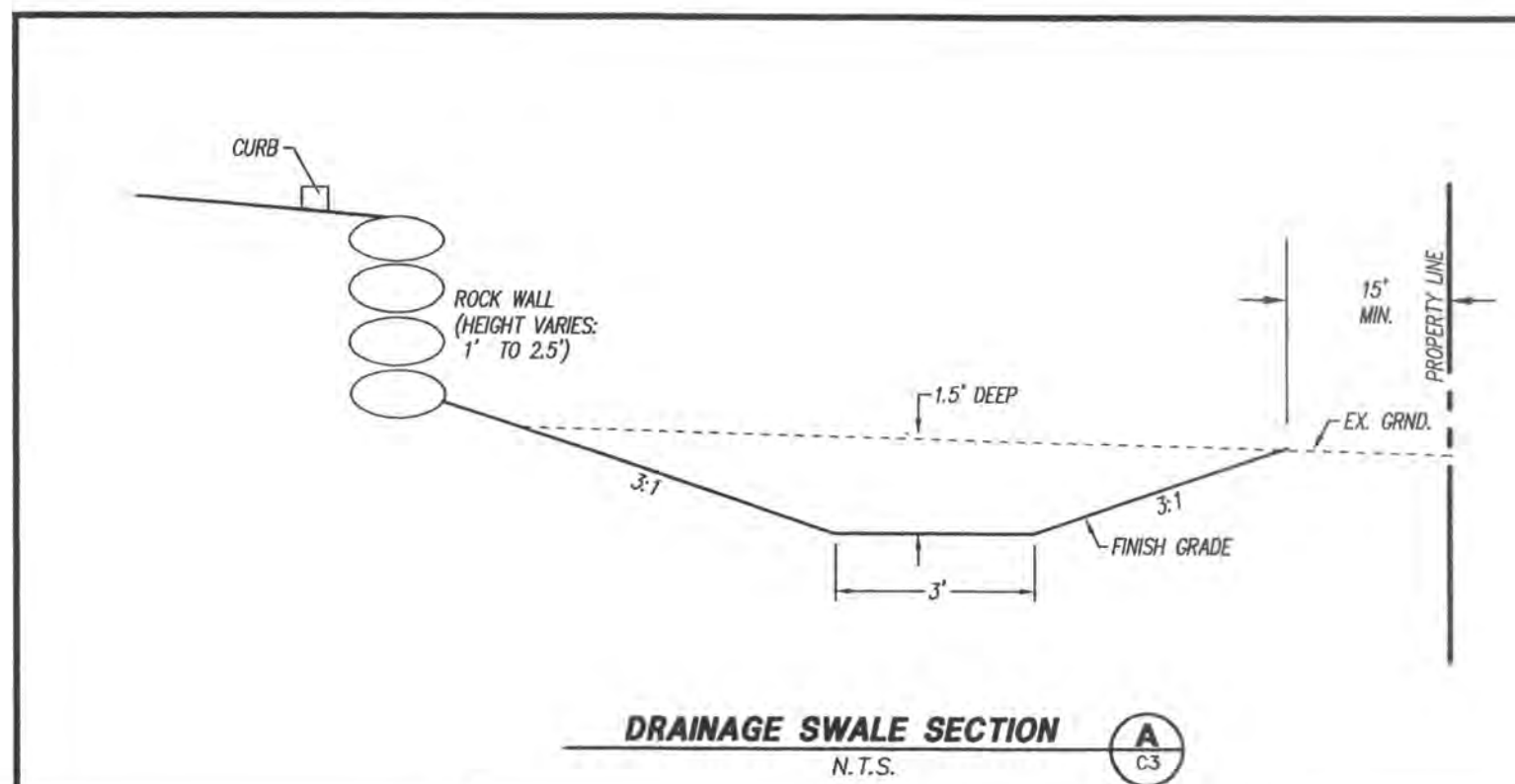


SURVEY & TOPOGRAPHIC INFORMATION PROVIDED BY: METRON AND ASSOCIATES, INC. LAND SURVEYS, MAPS & PLANNING. 307 N. OLIMPIC, STE. 205 ARLINGTON, WASHINGTON 98223 360-435-3777

APPLICANT: WES & VICTORIA RUTH 1771-2520 ST NE ARLINGTON, WA 98223 (360) 859-5045

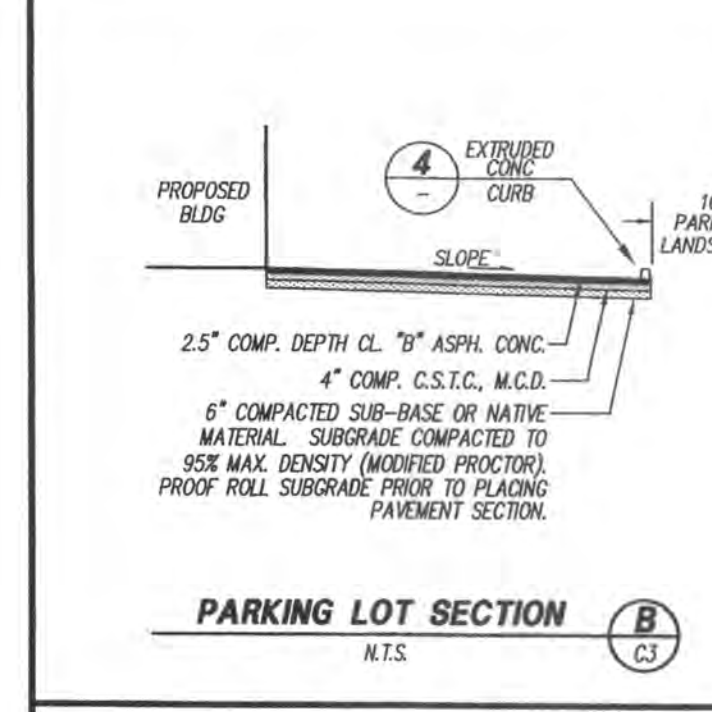
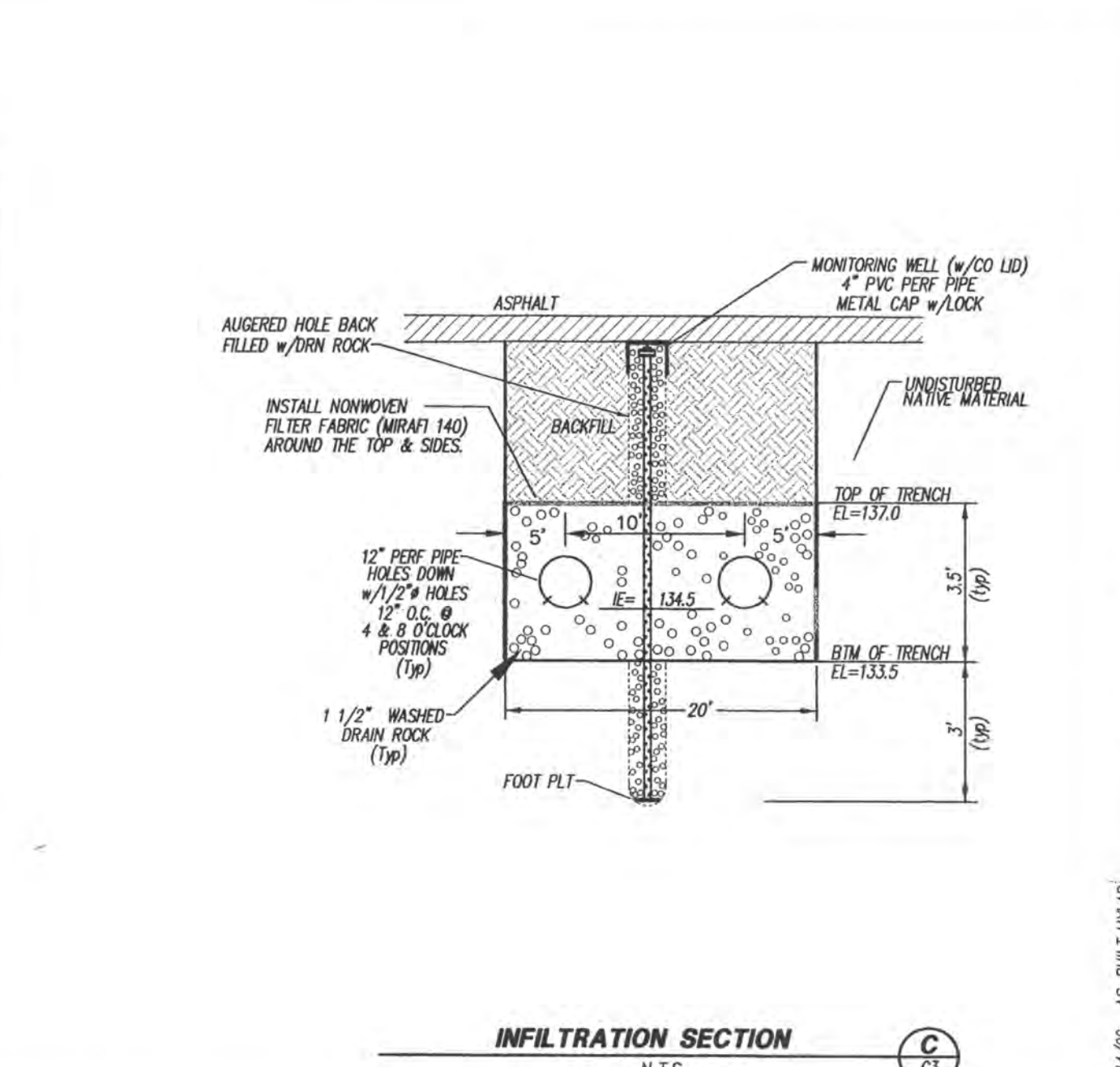
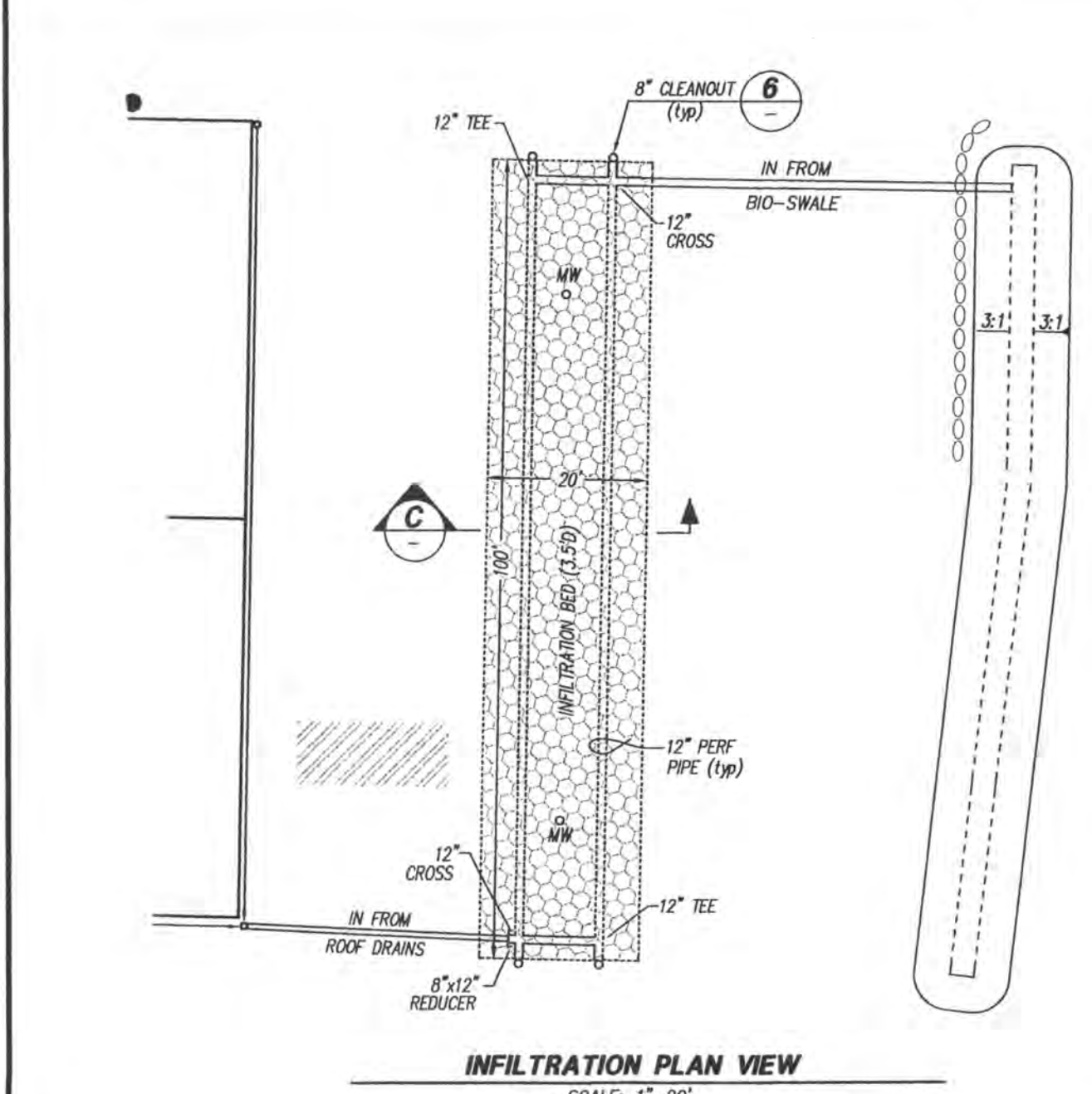
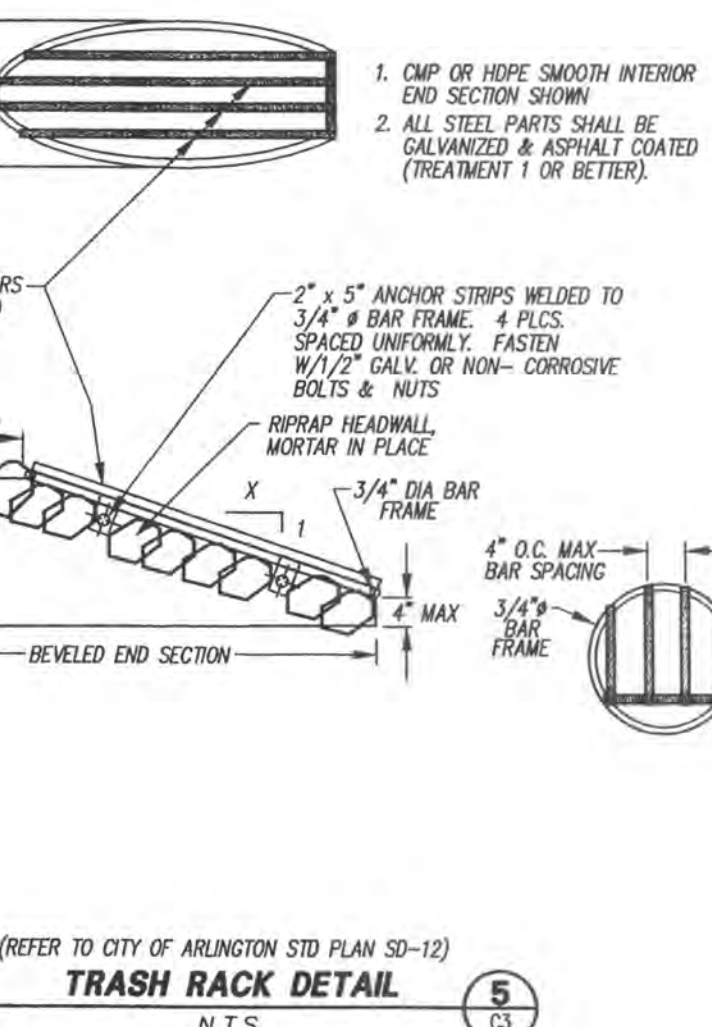
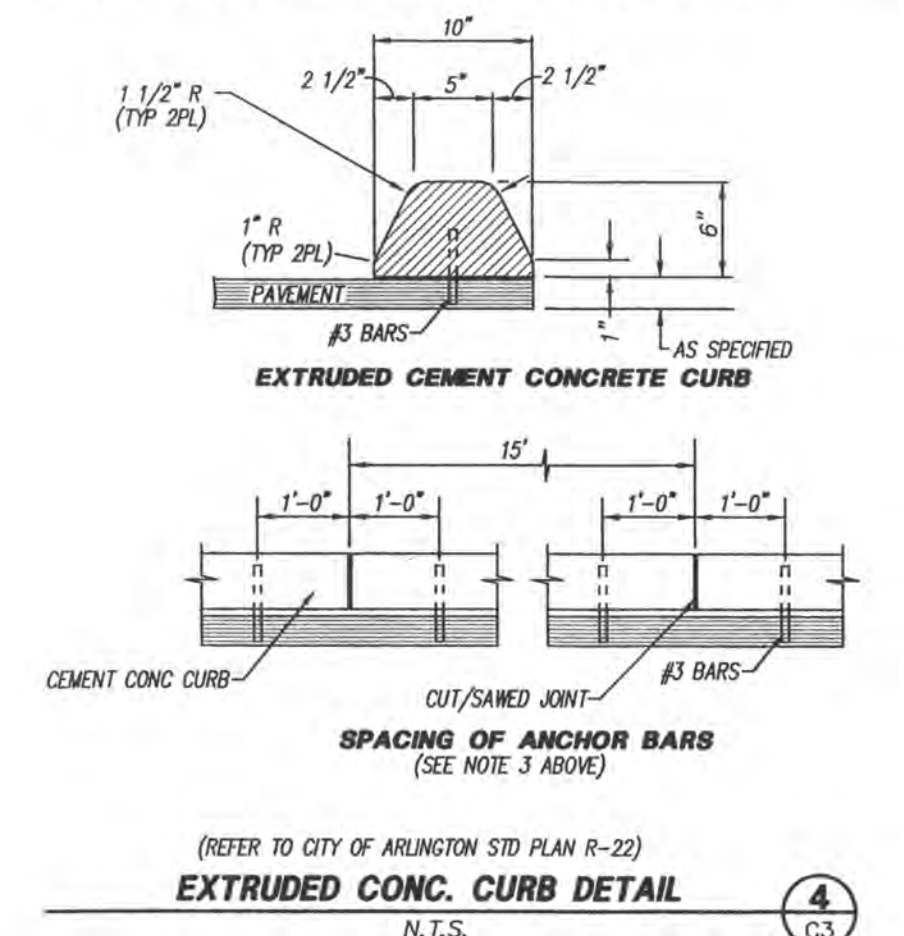
BIOFILTER SWALE PLANTING NOTES

- 1. CONSTRUCTION: a. IF POSSIBLE, DIVERT RUNOFF FROM SWALES UNTIL VEGETATION IS ESTABLISHED OR BYPASS SWALE WITH A PIPE LAID IN SWALE BOTTOM... b. IF RUNOFF DIVERSION IS NOT POSSIBLE, COVER GRADED AND SEEDS AREAS WITH A SUITABLE EROSION CONTROL, SLOPE COVERING MATERIAL...
2. SEED MIX: 65% FOM. MAINGRASS (GLYCERIA STRIATA) 60% RED FESCUE (FESTUCA RUPEA) 10% REDTOP BENTGRASS/GRASS (COLONIAL BENTGRASS) 10% MEADOW FOXTAIL (ALOPECURUS PRATENSIS) 8% TUFTED HAIROGRASS (DESCHAMPZIA CESPITOSA) 6% WHITE CLOVER (TRIFOLIUM REPENS)...



NOTES:

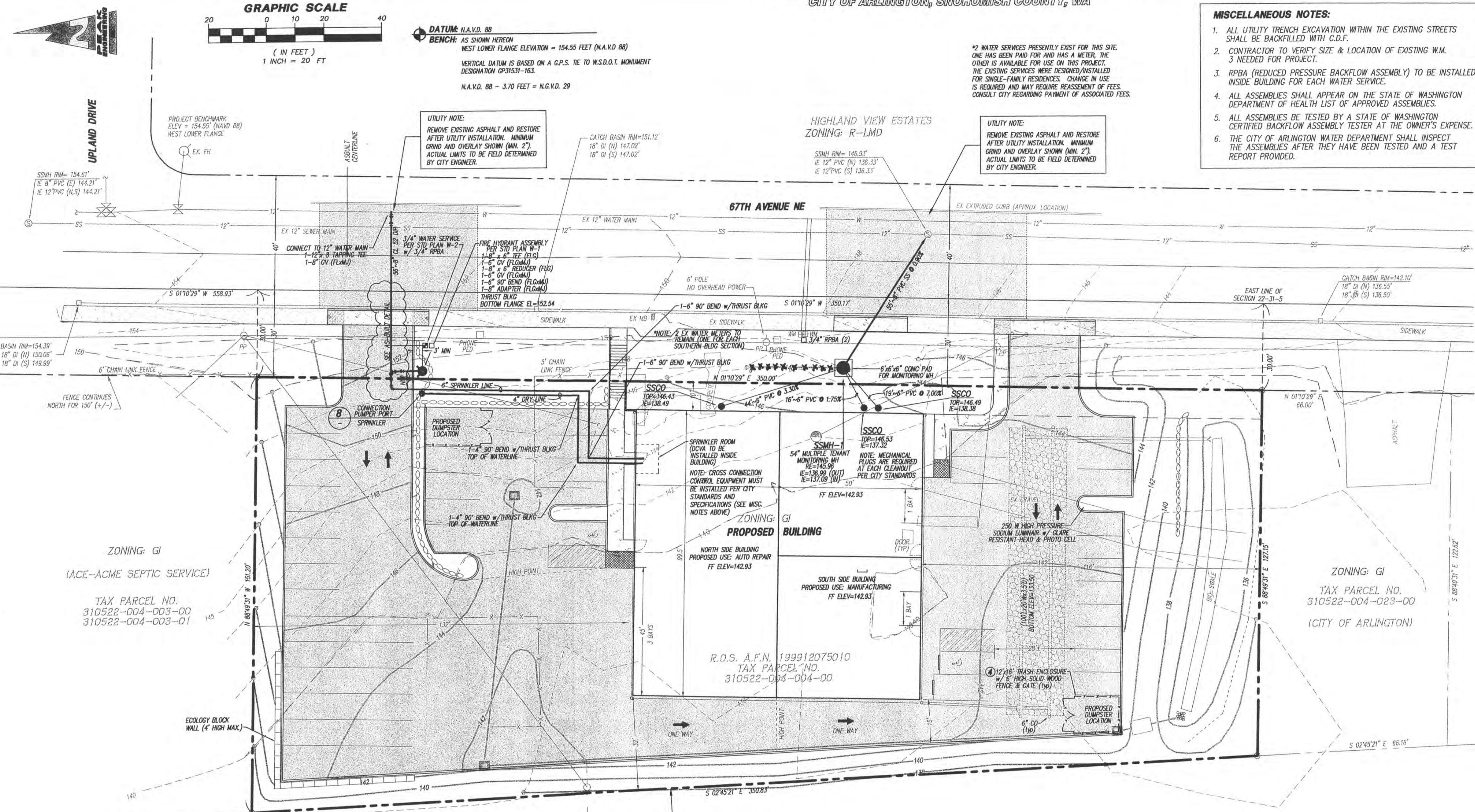
- 1. DUNHAM JOINTS SHALL BE PLACED NOT TO EXCEED 15' CLS. THRU JOINTS SHALL BE PLACED ONLY AT POINTS OF TANGENCY ON STREET ALLEY AND DRIVEWAY RETURNS AND WHERE THRU JOINTS OCCUR IN THE PAVEMENT SLAB...
2. CONCRETE SHALL BE CLASS 3000 OR COMMERCIAL WITH AIR-ENTRAPMENT...
3. AT THE CONTRACTOR'S OPTION CONCRETE CURBS MAY BE ANCHORED TO THE EXISTING PAVEMENT EITHER BY PLACING STEEL BARS 1 FOOT ON EACH SIDE OF EVERY JOINT...



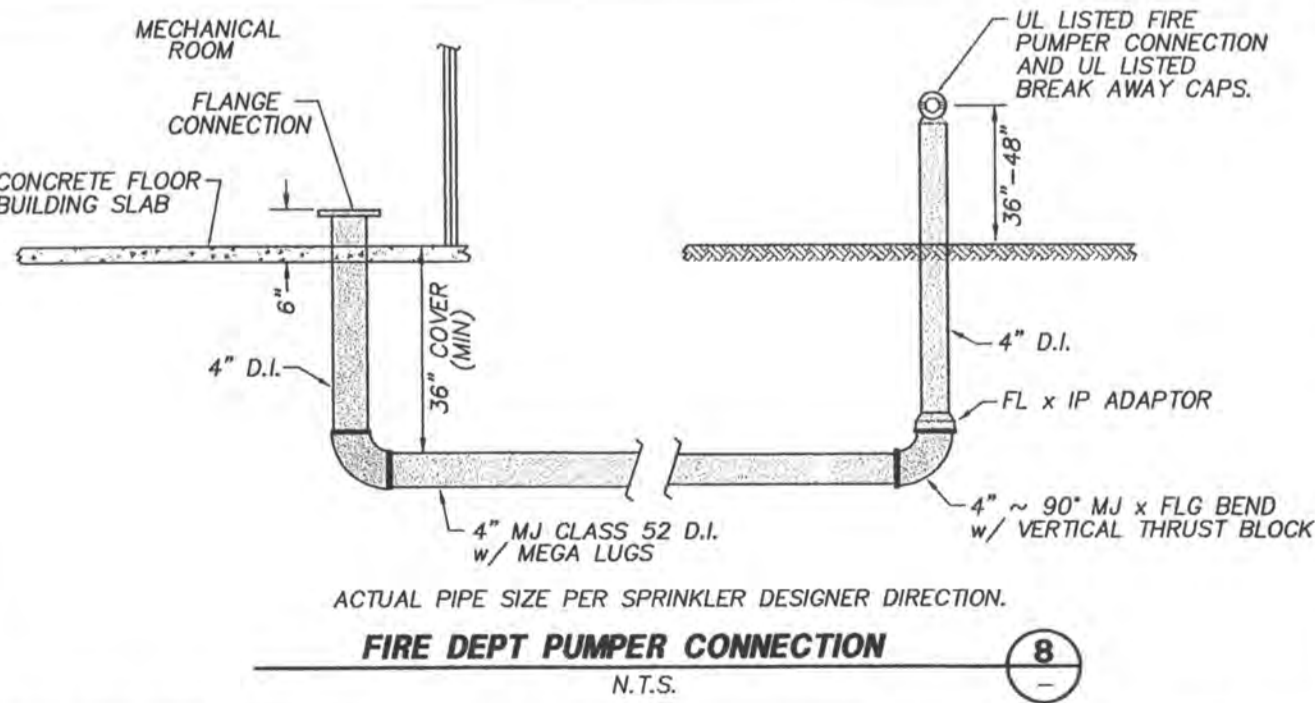
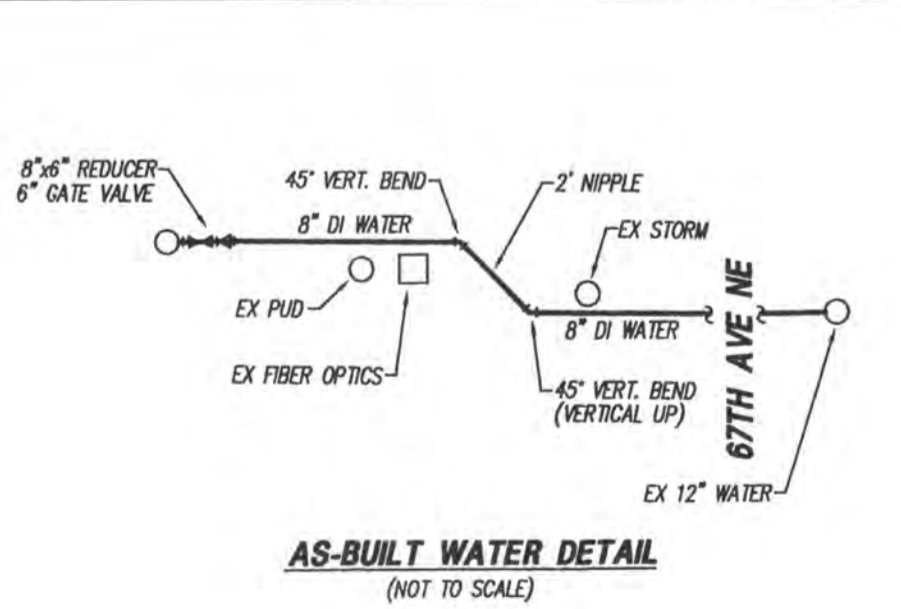
PEAK ENGINEERING INC. 1720 GROVE STREET, MARYSVILLE, WASHINGTON 99270. PHONE: (360) 658-6986 FAX: (360) 658-7826

CITY OF ARLINGTON AS-BUILT CONSTRUCTION DRAWING REVIEW ACKNOWLEDGMENT. THIS AS-BUILT PLAN SHEET HAS BEEN REVIEWED AND ACCEPTED AS A RECORD DRAWING... WES & VICTORIA RUTH 1771-2520 ST NE ARLINGTON, WA 98223 (360) 859-5045

CITY FILE NO. Z-04-052 AS-BUILT PROJECT NO. 04541 DWG C4 OF 5. WES RUTH AUTO/RV REPAIR CENTER GRADING & DRAINAGE NOTES/DETAILS



EXISTING UTILITY NOTE:
EXISTING ON-SITE SEWAGE SYSTEM(S) TO BE ABANDONED PER WAC 246-272 BY HAVING THE SEPTIC TANK(S) PUMPED BY A LICENSED PUMPER, HAVING THE TOP(S) OF THE TANK(S) REMOVED OR DESTROYED AND FILLING THE VOID(S).
EXISTING WELL(S) TO BE ABANDONED PER WAC 173-180-415.
CONFIRMATION OF ABANDONMENTS TO BE SUBMITTED TO CITY ENGINEER.



CITY OF ARLINGTON	
THIS SHEET HAS BEEN APPROVED PER CONDITIONS ON THE COVER SHEET.	
CONSTRUCTION	AS-BUILT ACKNOWLEDGMENT
(ORIG. SIGNATURE ON FILE)	
BY: <i>Max J. Line</i>	CITY ENGINEER
DATE: 5/21/05	DATE: 5/21/05
DATE	REVISION/ISSUED
1/20/05	ISSUED
3/22/05	REVISED PER CITY 1ST REVIEW
4/25/05	REVISED PER CITY 2ND REVIEW
5/17/05	MYLAR
7/12/06	AS-BUILT INFORMATION
8/14/06	AS-BUILT INFORMATION (WATER) PER CITY/MYLAR
9/21/06	See Survey Backsheet for (Water) S.S. Plans

PEAK ENGINEERING INC.

1720 GROVE STREET, MARYSVILLE, WASHINGTON 98270
PHONE: (360) 658-6988 / FAX: (360) 658-7828

SCOTT STEWART
CITY OF WASHINGTON
29778
PROFESSIONAL ENGINEER
EXPIRES 07/16/2005

SURVEY & TOPOGRAPHIC INFORMATION PROVIDED BY:

METRON AND ASSOCIATES, INC.
LAND SURVEYS, MAPS & PLANNING
307 N. OLIMPIC, STE 205
ARLINGTON, WASHINGTON 98223
360-435-3777

APPLICANT

WES & VICTORIA RUTH
3717-252ND ST NE
ARLINGTON, WA 98223
(360) 659-5045

CITY OF ARLINGTON
AS-BUILT CONSTRUCTION DRAWING REVIEW 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 THEREOF.

BY: _____
DATE: _____
CITY ENGINEER

CALL 48 HOURS BEFORE YOU DIG 1-800-424-5555

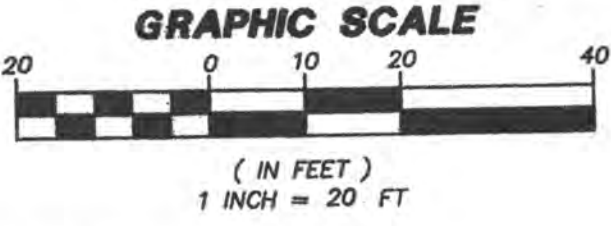
THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL UTILITIES PRIOR TO ANY CONSTRUCTION. AGENCIES INVOLVED SHALL BE NOTIFIED WITHIN A REASONABLE TIME PRIOR TO THE START OF CONSTRUCTION.

CITY OF ARLINGTON
CITY FILE NO. Z-04-052

AS-BUILT PROJECT NO. 04541

WES RUTH
AUTO/RV REPAIR CENTER
WATER & SANITARY SEWER PLAN

DWG C5 OF 5



DATUM: N.A.V.D. 88. BENCH: AS SHOWN HEREIN. WEST LOWER FLANGE ELEVATION = 154.55 FEET (NAVD 88). VERTICAL DATUM IS BASED ON A G.P.S. TIE TO W.S.O.Q.T. MONUMENT DESIGNATION CP15183-163. N.A.V.D. 88 - 3.70 FEET = N.G.V.D. 29

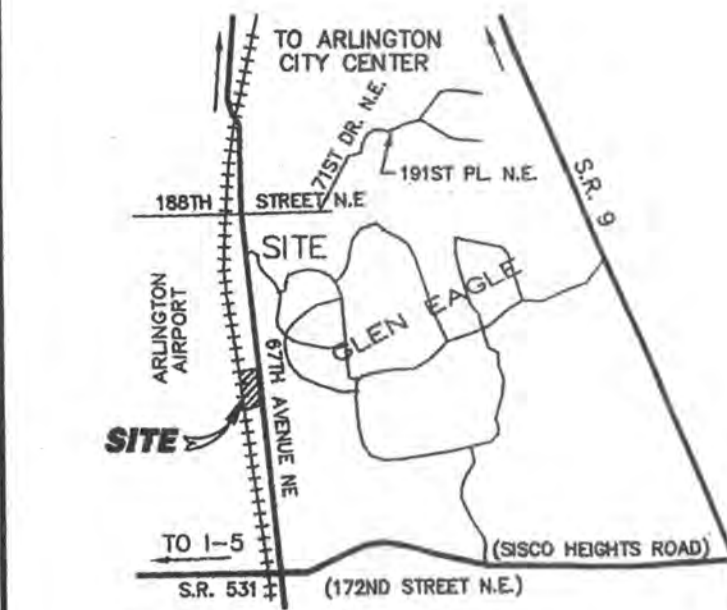
PARKING CALCULATION. TOTAL PROPOSED BUILDING AREA: 10,000 SF. PARKING STALLS REQUIRED (INDUSTRIAL): 1 PER 200 SF GROSS FLOOR AREA (1/2 BLDG. AUTO REPAIR) = 5,000 SF / 200 = 25 STALLS. 1 PER 400 SF GROSS FLOOR AREA (5/2 BLDG. MANUFACTURING) = 5,000 SF / 400 = 13 STALLS. TOTAL: 38 STALLS. TOTAL PARKING STALLS PROVIDED: 38. 38 OUTDOOR STALLS + 5 INTERIOR (8'x7') = 43 TOTAL. INCLUDES 2 HANDICAP STALLS.

NOTES: 1. THE PROPOSED SITE IS JUST EAST OF ARLINGTON MUNICIPAL AIRPORT... 2. NO USE MAY BE MADE OF THE PREMISES WHICH CAN OR DOES INTERFERE WITH USE OF THE AIRPORT... 3. DUE TO THE SITE'S PROXIMITY TO THE AIRPORT...

EXISTING UTILITY NOTE: EXISTING ON-SITE SEWAGE SYSTEM TO BE ABANDONED PER WAC 246-272 BY HAVING THE SEPTIC TANK PUMPED BY A LICENSED PLUMBER... EXISTING WELL TO BE ABANDONED PER WAC 173-160-415.

PROPOSED UTILITY NOTE: 67TH AVENUE HAS BEEN NEWLY PAVED AND WILL REQUIRE THAT THE EXISTING ASPHALT BE REMOVED AND REPLACED FOLLOWING INSTALLATION OF UTILITIES WITHIN 67TH. (SEE CONSTRUCTION PLANS PREPARED BY PEAK ENGINEERING, INC.)

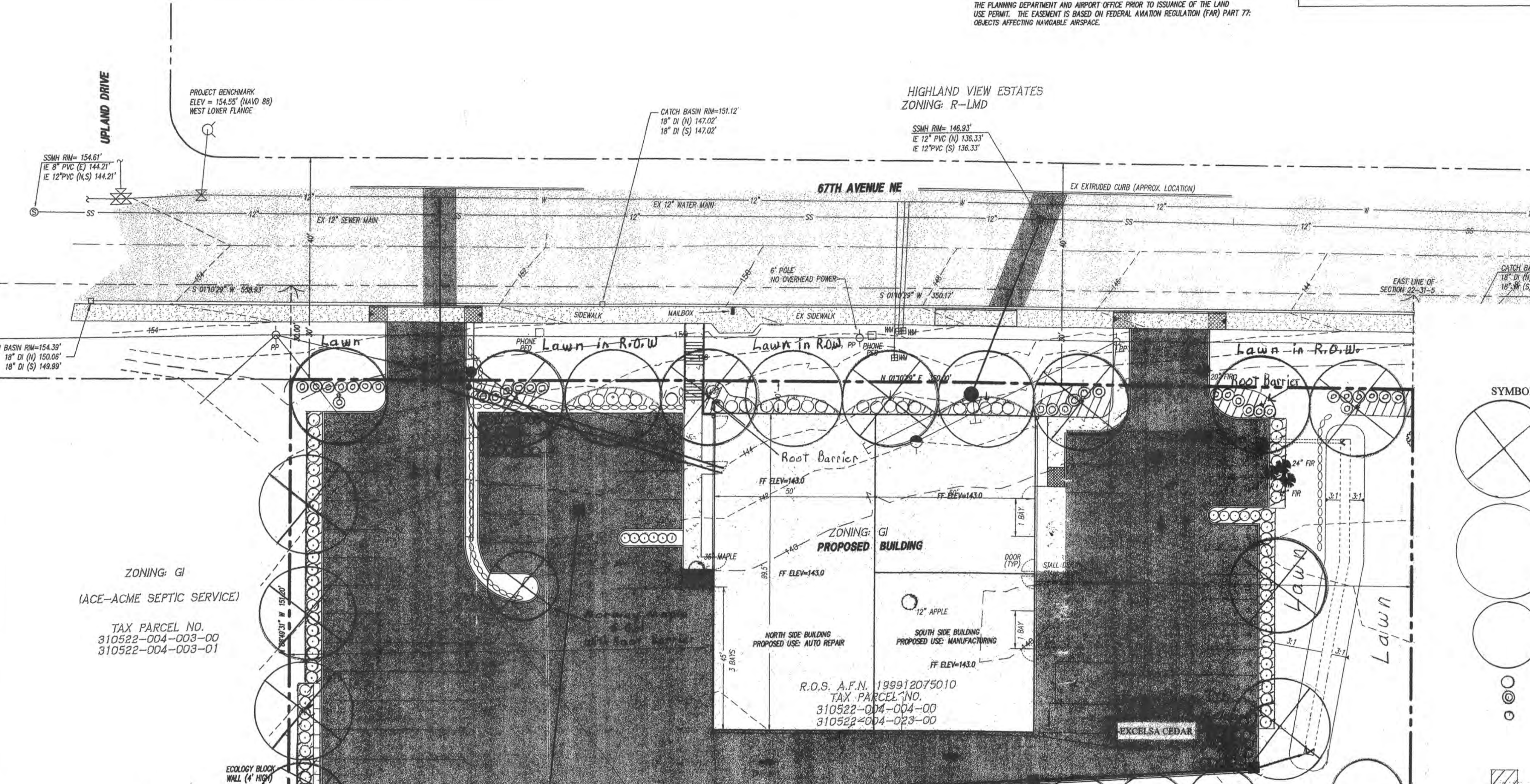
LEGAL DESCRIPTION. SECTION 22, TOWNSHIP 31 NORTH, RANGE 5 EAST. BEGINNING 365 FEET NORTH OF THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 22... TAX PARCEL 310522-004-003-00



SITE DATA: TOTAL SITE AREA: 49,711 SF (1.12 ACRES). EXISTING/PROPOSED ZONING: C (GENERAL INDUSTRIAL). WATER SUPPLY: PUBLIC - CITY OF ARLINGTON. SEWAGE DISPOSAL: SANITARY SEWER - CITY OF ARLINGTON.

OWNER/APPLICANT: WESLEY & VICTORIA RUTH. 3772-2650 ST NE, ARLINGTON, WA 98223. (360) 658-5045

TAX PARCEL NO's.: 3105220040400 & 3105220040300. SITE ADDRESS: 17722-67TH AVE NE, ARLINGTON



PLANT KEY. TABLE with columns: SYMBOL, QUANTITY, NAME, SIZE/COMMENTS. Includes trees (5 ACER PLATANIDS-NORWAY MAPLE, 9 PSEUDOTSUGA MENZIESII-DOUG FIR, 13 PSEUDOTSUGA MENZIESII-DOUG FIR), shrubs (94 TALL OREGON GRAPE-MAHONIA-AQUIFOLIUM, 34 RODODENDRON UNIQUE, 24 THUJA PLACATA-EXCELSA CEDAR), and ground cover (400 BEACH STRAWBERRY-FRAGARIA-CHILOENSIS, 400 LAWN).

ABBREVIATIONS TABLE. Table with columns: ABBREVIATION, DESCRIPTION, PROPOSED. Lists symbols for things like angle point, bottom of curb, catch basin, etc.

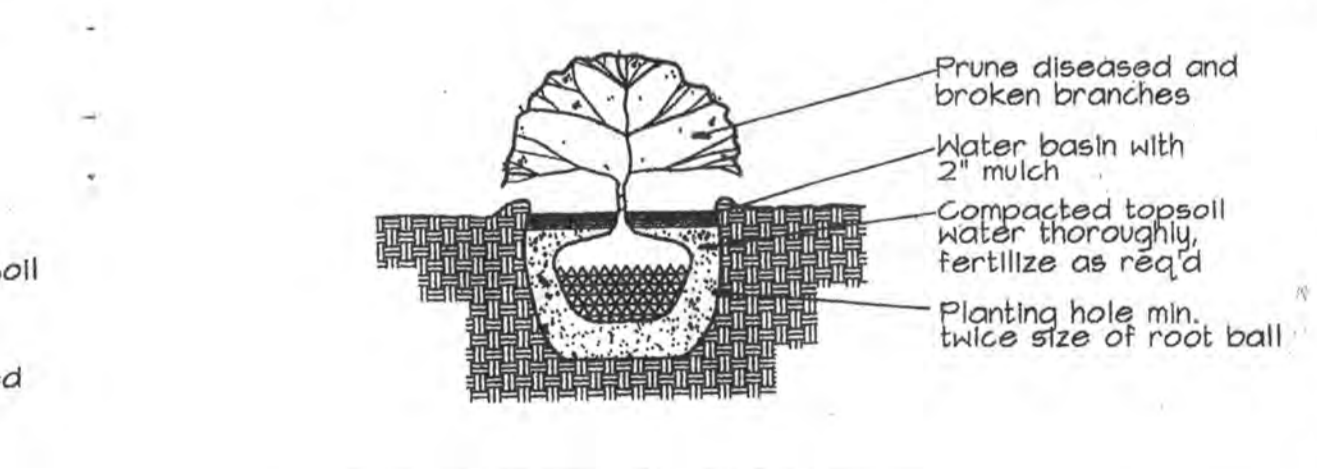
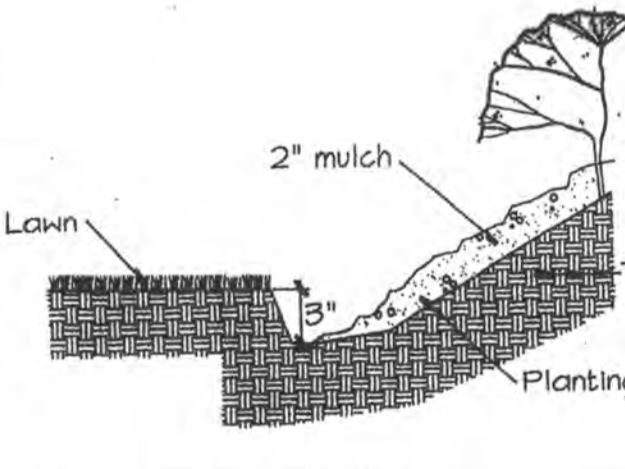
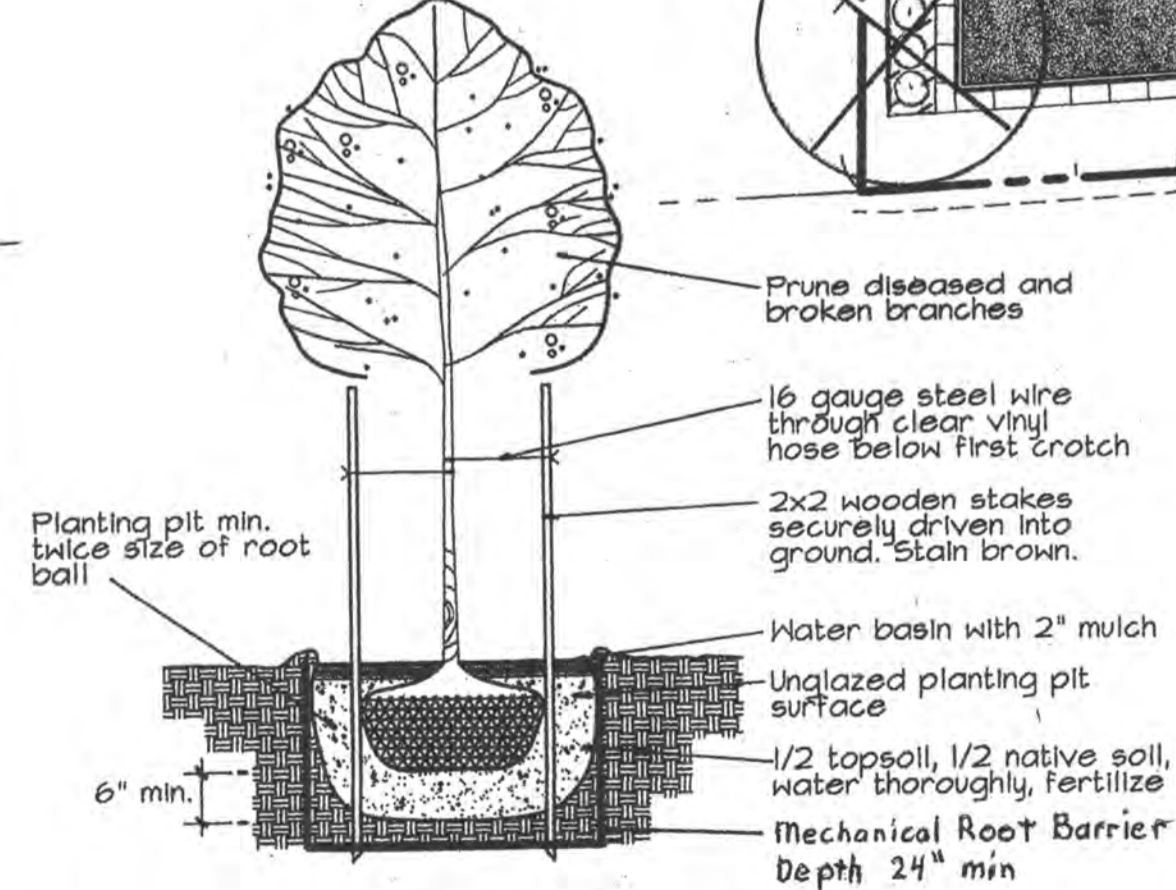
LEGEND. Table with columns: EXISTING, DESCRIPTION, PROPOSED. Lists symbols for things like building setback line, catch basin, easements, etc.

ZONING: GI (ACE-ACME SEPTIC SERVICE). TAX PARCEL NO. 310522-004-003-00. 310522-004-003-01

R.O.S. A.F.N. 199912075010. TAX PARCEL NO. 310522-004-004-00. 310522-004-023-00

LANDSCAPE AREA REQUIREMENTS. TREE COUNT CALCULATIONS: 38 STALLS REQUIRES 6 TREES @ 1 TREE / 7 STALLS. 8 TREES ARE PROVIDED. 9 TREES WERE REMOVED FROM PROPERTY. 27 TREES ARE PROVIDED. SHRUB COUNT CALCULATIONS: 5 FOOT PLANTING STRIPS ADJACENT TO PARKING - TOTALS 1155 SQ FT. 1 SHRUB / 20 SQ FT = 58 SHRUBS REQUIRED. 59 SHRUBS PROVIDED ADJACENT TO PARKING AREAS.

LANDSCAPING NOTE: 9 SIGNIFICANT TREES ON SITE TO BE REMOVED AND REPLACED AT A RATIO OF 3:1 IN CONFORMANCE WITH CITY OF ARLINGTON CODE... 13 ADDITIONAL TREES SHALL EITHER BE PLANTED ALONG 67TH AVENUE NE...



GENERAL NOTES: 1. THESE NOTES ARE PROVIDED TO CLARIFY SCOPE OF WORK FOR LANDSCAPE CONTRACTOR. 2. CONTRACTOR SHALL BE RESPONSIBLE FOR FAMILIARIZING HIMSELF WITH ALL OTHER SITE IMPROVEMENTS PRIOR TO STARTING LANDSCAPE WORK. 3. CONTRACTOR SHALL NOTIFY UTILITY LOCATORS PRIOR TO ANY EXCAVATION... 5. LANDSCAPE WILL BE MANUALLY IRRIGATED WITH HOSES.

Footer section containing: PEAK ENGINEERING INC., SURVEY & TOPOGRAPHIC INFORMATION PROVIDED BY METRON AND ASSOCIATES, INC., City of Arlington approval, revision table, CITY FILE NO. Z-04-052, PROJECT NO. 04541, DWG 1 OF 1, WES RUTH AUTO/RV REPAIR CENTER LANDSCAPE PLAN.