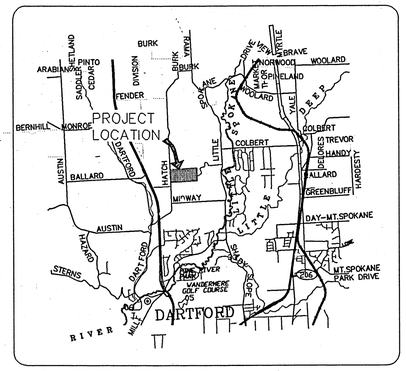
LOCATED IN THE SE 1/4 OF SEC. 20
AND THE NE 1/4 OF SEC. 29
T.27 N., R.43 E.,W.M.
SPOKANE COUNTY, WASHINGTON

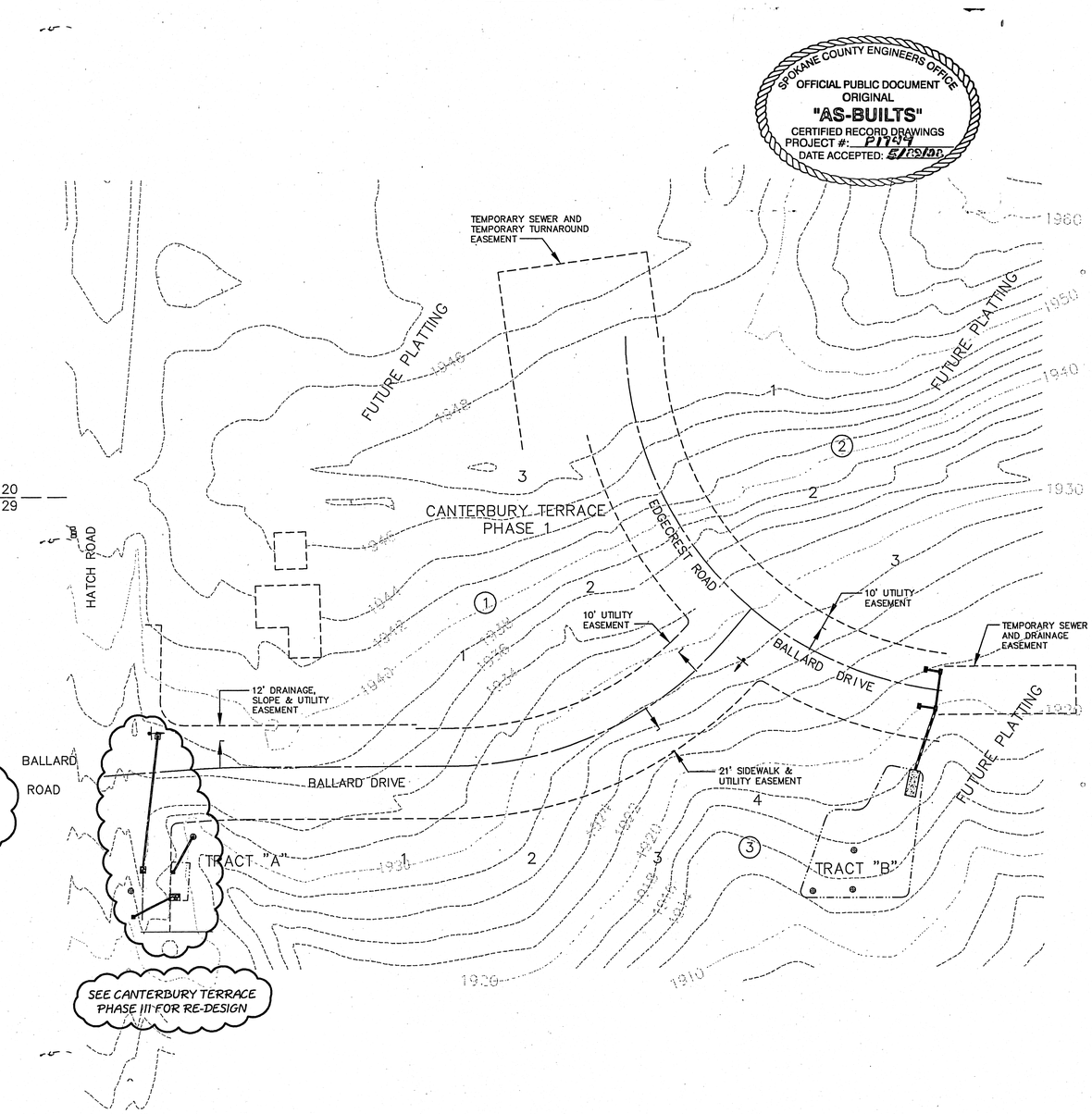
CANTERBURY TERRACE
PHASE I

RECORD DRAWING

UNDERGROUND SERVICE ALERT
ONE-CALL NUMBER
456·8000
CALL TWO BUSINESS DAYS BEFORE YOU DIG



VICINITY MAP



SEE CANTERBURY TERRACE PHASE III FOR RE-DESIGN

SPOKANE COUNTY ENGINEERS OFFICE
OFFICIAL PUBLIC DOCUMENT
ORIGINAL
"AS-BUILTS"
CERTIFIED RECORD DRAWINGS
PROJECT #: P1799
DATE ACCEPTED: 5/15/02

GRAPHIC SCALE
50 0 25 50 100
(IN FEET)
1 inch = 50 ft.

TABLE OF CONTENTS

COVER SHEET	SHEET 1
BALLARD DRIVE	SHEET 2
EDGECREST RD./BALLARD DR.	SHEET 3
HATCH ROAD	SHEET 4
DETAILS	SHEET 5
DETAILS	SHEET 6
EROSION/SEDIMENT CONTROL	SHEET 7
GRADING PLAN	SHEET 8

NOTES

1. ALL WORK AND MATERIALS SHALL BE IN CONFORMANCE WITH THE "SPOKANE COUNTY STANDARDS FOR ROAD AND SEWER CONSTRUCTION 1995", AND AS AMENDED.
2. THE CONTRACTOR IS REQUIRED TO HAVE A VALID CONSTRUCTION PERMIT ON SITE AT ALL TIMES. THE ABSENCE OF THE PERMIT WILL RESULT IN AN IMMEDIATE SHUTDOWN OF WORK AND THE POSSIBLE REMOVAL OF THOSE ITEMS CONSTRUCTED WITHOUT THE PERMIT.
3. LOCATIONS OF EXISTING UTILITIES SHOWN IN THE PLANS ARE APPROXIMATE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING ALL UNDERGROUND UTILITIES. ANY CONFLICTING UTILITIES SHALL BE RELOCATED PRIOR TO CONSTRUCTION OF ROAD AND DRAINAGE FACILITIES.
4. THE CONTRACTOR IS REQUIRED TO HAVE A COMPLETE SET OF THE ACCEPTED ROAD AND DRAINAGE PLANS ON THE JOB SITE WHENEVER CONSTRUCTION IS IN PROGRESS.
5. IF THE CONTRACTOR DISCOVERS ANY DISCREPANCIES BETWEEN THE PLANS AND EXISTING CONDITIONS ENCOUNTERED, THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE DESIGN ENGINEER, RICHARD MASON, @ 458-6840. THE SITE/PROJECT INSPECTING ENGINEER OR HIS REPRESENTATIVE, I.P.E.C. BRUCE HOWARD @ 458-6840 AND THE SPOKANE COUNTY ENGINEER'S OFFICE, CONSTRUCTION INSPECTOR, TERRY LIGHTFOOT, @ 456-3600.
6. FOR CONSTRUCTION OF DRYWELLS, INSTALL FILTER FABRIC, "AMOCO" 4545 OR APPROVED EQUIVALENT, BETWEEN THE DRYWELL BARREL AND THE WASHED DRAINROCK, AND BETWEEN THE WASHED DRAINROCK AND NATIVE SOILS. SEE SPOKANE COUNTY STANDARD DETAIL B-1.
7. PRIOR TO SITE CONSTRUCTION, THE CONTRACTOR IS RESPONSIBLE FOR LOCATING UNDERGROUND UTILITIES. CALL THE UNDERGROUND UTILITY LOCATION SERVICE AT 456-8000 BEFORE YOU DIG.
8. AN EROSION/SEDIMENTATION CONTROL (ESC) PLAN IS REQUIRED FOR THIS PROJECT. IMPLEMENTATION OF THE ESC PLAN, AND CONSTRUCTION, MAINTENANCE, AND UPGRADING OF THE ESC FACILITIES ARE THE RESPONSIBILITY OF THE CONTRACTOR UNTIL ALL CONSTRUCTION IS COMPLETED AND ACCEPTED BY SPOKANE COUNTY, OR UNTIL VEGETATION IS ESTABLISHED THROUGHOUT THE SITE, AND ACCEPTED BY SPOKANE COUNTY, WHICHEVER IS LATER.
THE CONTRACTOR SHALL MAKE AN EFFORT TO PROTECT ALL CATCH BASINS AND DRYWELLS FROM BEING CONTAMINATED WITH SILT BY INSTALLING FILTER FABRIC UNDER THE LID FOR AT LEAST 6 WEEKS, OR UNTIL THE ESTABLISHMENT OF GRASS AND/OR OTHER SITE CONSTRUCTION WORK HAS ENDED. SEE SHTS. 7 & 8. IN THE EVENT THAT SILT OR OTHER DELETERIOUS MATERIAL IS ALLOWED TO ENTER THE DRYWELLS OR CATCH BASINS THE CONTRACTOR WILL BE REQUIRED TO CLEAN THE DRYWELL OR CATCH BASIN OUT TO THE SATISFACTION OF THE CERTIFYING ENGINEER.
9. ALL DRYWELL CONNECTION PIPES SHALL BE PLACED BELOW THE DRYWELL CONCRETE CAP AND SHALL FLOW AS DIRECTED IN THE PLANS.
10. FOR ANY CURB GRADES LESS THAN 0.8% (0.008 FT./FT.) A WASHINGTON STATE-LICENSED PROFESSIONAL LAND SURVEYOR SHALL VERIFY THAT THE CURB FORMS ARE AT THE GRADES NOTED ON THE APPROVED PLANS, PRIOR TO PLACEMENT OF CURB MATERIAL. THE CONTRACTOR IS RESPONSIBLE FOR ARRANGING AND COORDINATING WORK WITH THE PROFESSIONAL LAND SURVEYOR.
11. THE CONTRACTOR SHALL EMPLOY A LICENSED LAND SURVEYOR TO VERIFY THAT THE CROSS-GUTTER FORMS ARE AT THE CORRECT PLANE GRADE PRIOR TO CONCRETE PLACEMENT. THE CROSS-GUTTERS SHALL BE CONSTRUCTED PRIOR TO PAVING, AND THE PAVEMENT SHALL THEN MATCH THE EDGE OF CONCRETE GUTTER.

I have reviewed the construction and to my knowledge find it to be in substantial conformance with the approved certified plans and Standard Specifications except as noted.

DAVID T. NELSON
STATE OF WASHINGTON
37228
REGISTERED PROFESSIONAL ENGINEER
5-6-02
EXPIRES 11/24/03

THE DESIGN IMPROVEMENTS SHOWN IN THIS SET OF PLANS AND CALCULATIONS CONFORM TO APPLICABLE EDITIONS OF THE SPOKANE COUNTY STANDARDS FOR ROAD AND SEWER CONSTRUCTION AND THE SPOKANE COUNTY GUIDELINES FOR STORMWATER MANAGEMENT. ALL DESIGN DEVIATIONS HAVE BEEN APPROVED BY THE SPOKANE COUNTY ENGINEER. I APPROVE THESE PLANS FOR CONSTRUCTION.

DEVELOPER'S APPROVAL DATE

COUNTY DATUM
RR SPIKE FND. IN W. FACE OF P.P. 28' E. OF C/L OF HATCH RD. 61' N. OF S. LINE OF SECTION 20 (PER WESTWOOD ESTATES NO. 2, PH. I) ELEV.=1943.71

NO.	DATE	BY	REVISIONS
1	1/08/01	DG	BOND REDUCTION REQUEST
2	5/6/02	DG	FINAL CERTIFICATION PACKAGE

DATE: 7/9/98
DRAWN BY: JFC, MLH
DESIGNED BY: RLM
CHECKED BY: RDT

SCALE:
HORIZONTAL: 1"=50'
VERTICAL: N/A

INLAND PACIFIC ENGINEERING
707 West 7th - Suite 200
Spokane, WA 99204
(509) 458-6840
FAX: (509) 458-6844

CANTERBURY TERRACE – PHASE I
COVER SHEET
STREET

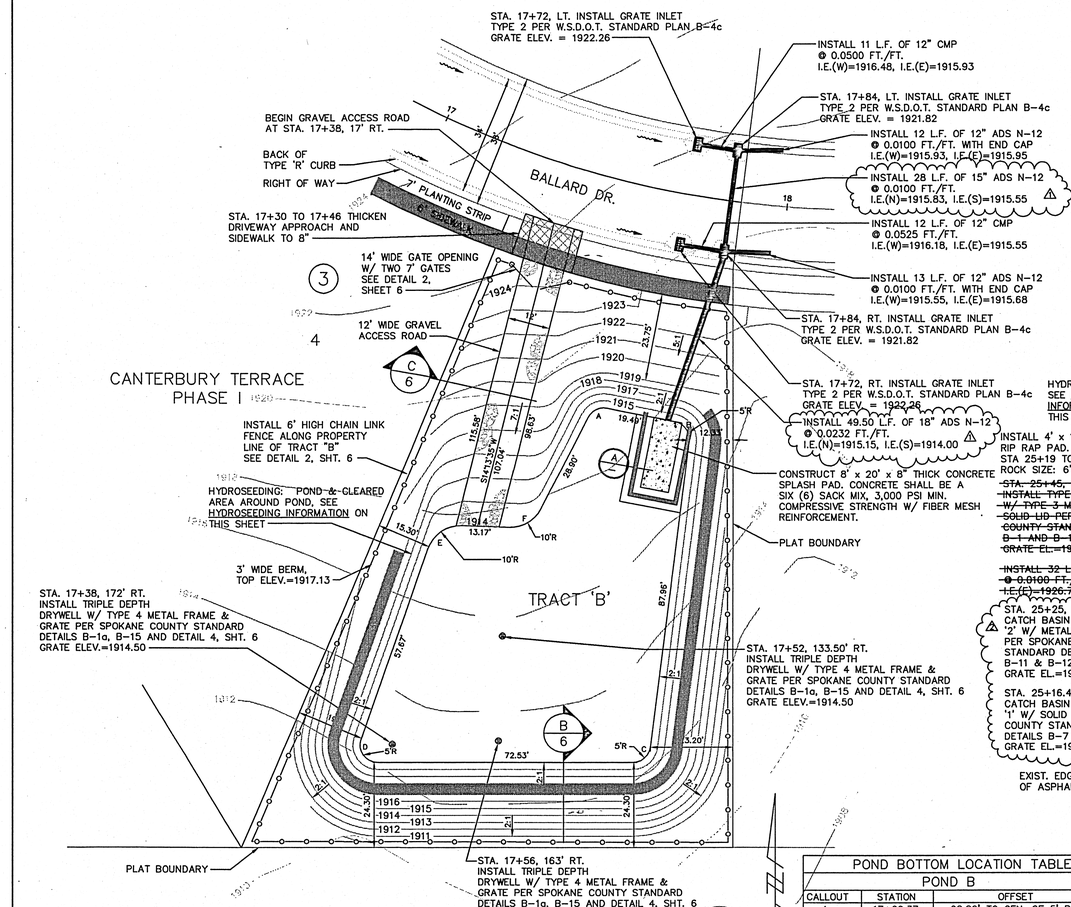
SHEET 1 OF 8
JOB NUMBER 97203

P-1744 Eng. As-Built

L:\98387 Canterbury Terrace II\dwg\ASBUILT STREET 01.dwg, Layout1, 05/03/2002 08:21:01 AM

RECORD DRAWING

UNDERGROUND SERVICE ALERT
ONE-CALL NUMBER
456·8000
CALL TWO BUSINESS DAYS BEFORE YOU DIG

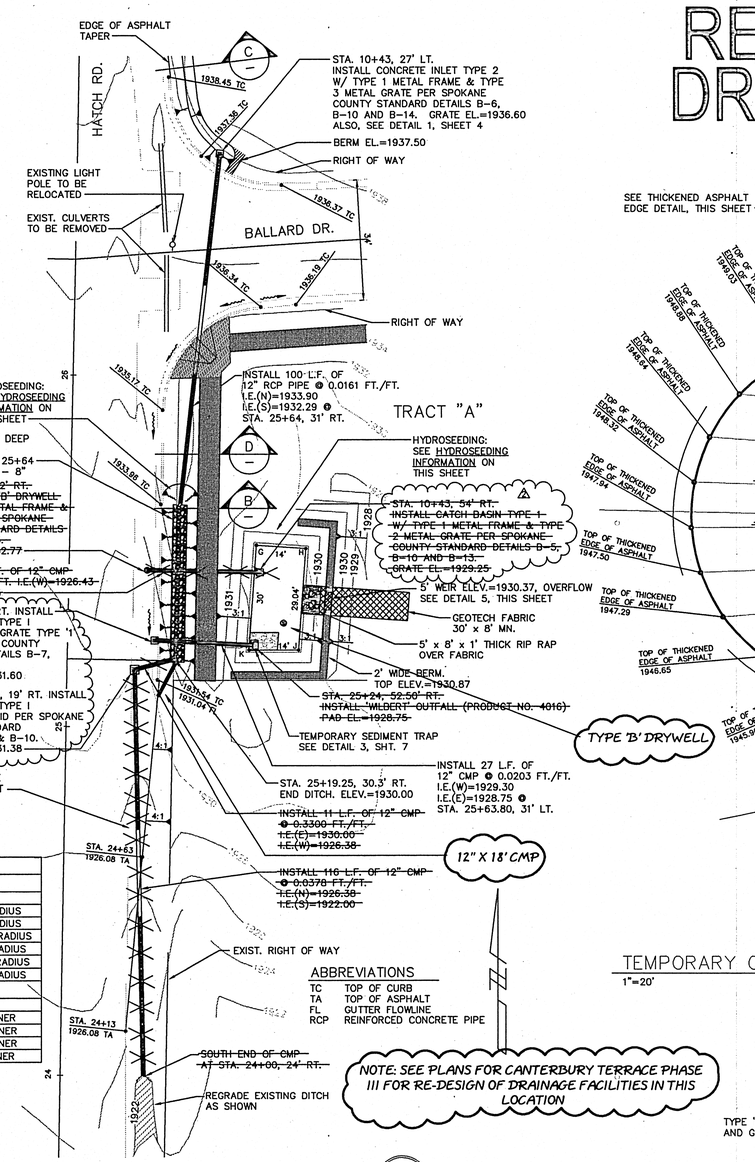


POND B DETAIL

1"=20' (1)

POND BOTTOM ELEV. = 1914.00
POND BOTTOM AREA PROVIDED = 6,215 S.F.
VOLUME PROVIDED = 22,474 C.F.
MIN. BERM ELEV. = 1917.13

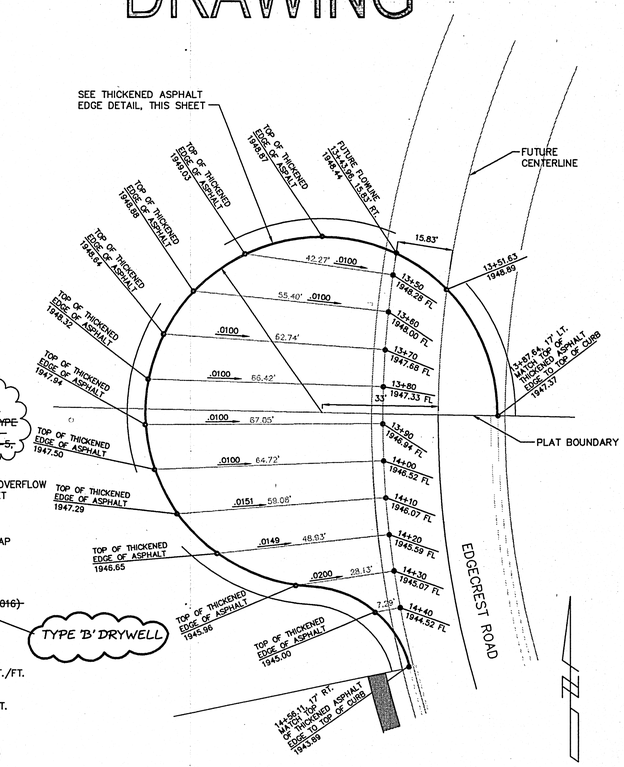
POND BOTTOM LOCATION TABLE		
POND B		
CALLOUT	STATION	OFFSET
A	17+62.37	68.82' TO CEN. OF 5' RADIUS
B	17+77.95	68.98' TO CEN. OF 5' RADIUS
C	17+79.75	156.90' TO CEN . OF 5' RADIUS
D	17+35.58	173.50' TO CEN. OF 5' RADIUS
E	17+40.13	116.02' TO CEN. OF 10' RADIUS
F	17+45.91	93.45' TO CEN. OF 10' RADIUS
POND A		
CALLOUT	STATION	OFFSET
G	25+52.80	52.91' RT. TO POND CORNER
H	25+52.10	66.89' RT. TO POND CORNER
J	25+23.10	65.44' RT. TO POND CORNER
K	25+22.84	51.41' RT. TO POND CORNER



DRAINAGE FOR HATCH RD. & POND A DETAIL

1"=20' (2)

POND BOTTOM ELEV. = 1928.75
POND BOTTOM AREA PROVIDED = 413 S.F.
VOLUME PROVIDED = 1,011 C.F.
MIN. BERM ELEV. = 1930.87

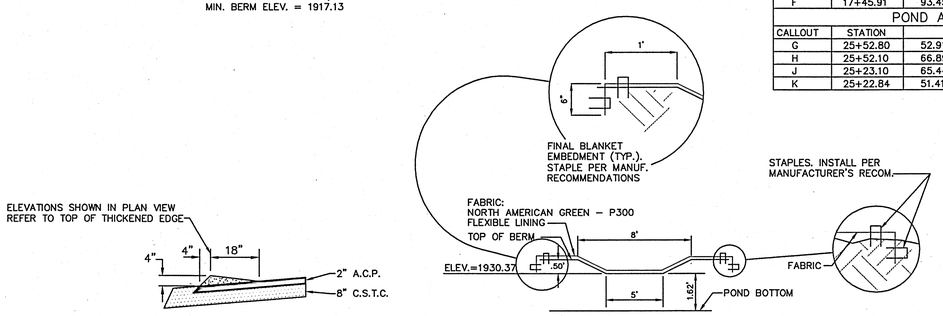


TEMPORARY CUL-DE-SAC DETAIL

1"=20' (3)

ABBREVIATIONS

TC	TOP OF CURB
TA	TOP OF ASPHALT
FL	GUTTER FLOWLINE
RCP	REINFORCED CONCRETE PIPE

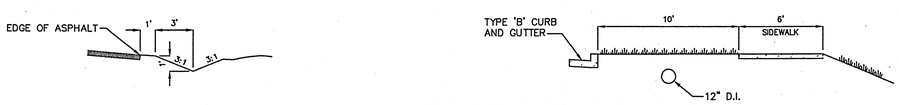


THICKENED EDGE SECTION

(ASPHALT CURB, TYPE "C") N.T.S. (4)

WEIR DETAIL

N.T.S. (5)

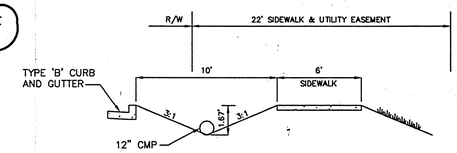


DITCH SECTION

NOT TO SCALE
TYPICAL SECTION NORTH OF BALLARD DRIVE (C)

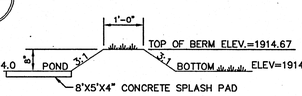
PLANTING STRIP SECTION

TYPICAL PLANTING STRIP FROM BALLARD DR. SOUTH TO CULVERT END N.T.S. (D)



DITCH SECTION

TYPICAL SECTION SOUTH OF BALLARD ROAD N.T.S. (B)



BERM SECTION

N.T.S. (A)

SPOKANE COUNTY ENGINEERS OFFICE
OFFICIAL PUBLIC DOCUMENT
ORIGINAL
"AS-BUILTS"
CERTIFIED RECORD DRAWINGS
PROJECT #: P 1744
DATE ACCEPTED: 5/29/02

HYDROSEEDING INFORMATION

DRYLAND GRASS MIX SHALL BE AS FOLLOWS:

SEED MIX:

HARD FESCUE	35%
SHEEP FESCUE	35%
CANADA BLUEGRASS	10%
ANNUAL RYE	20%

MULCH:
MULCH SHALL BE VIRGIN WOOD CELLULOSE FIBER SPECIALLY PROCESSED AS A HYDROSEEDING MULCH AND CONTAINING NO GROWTH OR GERMINATION INHIBITING FACTORS. MULCH SHALL BE APPLIED AT THE RATE OF 2,000 LBS. PER ACRE.

FERTILIZER:
THE CONTRACTOR SHALL APPLY A COMMERCIALLY PREPARED FERTILIZER WITH THE ANALYSIS OF 16-20-0-14 CLEARLY MARKED ON THE BAGS. THE APPLICATION RATE SHALL BE 250 LBS. PER ACRE.

TACKIFIER:
TACKIFIER SHALL BE J-TAC OR APPROVED EQUAL APPLIED AT THE RATE OF 40 LBS. PER ACRE ON ALL SLOPES 3:1 OR STEEPER.

NOTE: CONTRACTOR TO INSTALL AND OPERATE A TEMPORARY IRRIGATION SYSTEM AS NEEDED, UNTIL THE DRYLAND GRASS IS ESTABLISHED.

PAUL WILLIAM SCHMIDT
STATE OF WASHINGTON
22228
REGISTERED PROFESSIONAL ENGINEER
5-6-02
EXPIRES 11/24/03

DEVELOPER'S APPROVAL DATE

I have reviewed the construction and to my knowledge find it to be in substantial conformance with the approved certified plans and Standard Specifications except as noted.

NO.	DATE	BY	REVISIONS
4	3/6/02	JFC	FINAL CERTIFICATION PACKAGE
3	1/10/01	JFC	BOND REDUCTION REQUEST
2	5/26/98	RDF	REVISED DRAINAGE STRUCTURE
1	5/21/98	RDF	PIPE SIZE/MATERIAL CHANGE

DATE: 9/9/98
DRAWN BY: JFC, MLH
DESIGNED BY: JFC, RDF
CHECKED BY: RDF

SCALE:
HORIZONTAL: AS NOTED
VERTICAL: N/A

INLAND PACIFIC ENGINEERING
707 West 7th - Suite 200 Spokane, WA 99204
(509) 458-6840 FAX: (509) 455-6844

CANTERBURY TERRACE – PHASE I
STREET & DRAINAGE DETAILS
STREET

SHEET 5 OF 8
JOB NUMBER 97203

P-1744 Eng As-Builts

L:\98387 Canterbury Terrace II\dwg\ASBUILT STREET 05.dwg, Layout1, 05/03/2002 08:45:26 AM

CANTERBURY TERRACE – PHASE I

GRADING, EROSION AND SEDIMENT CONTROL PLANS

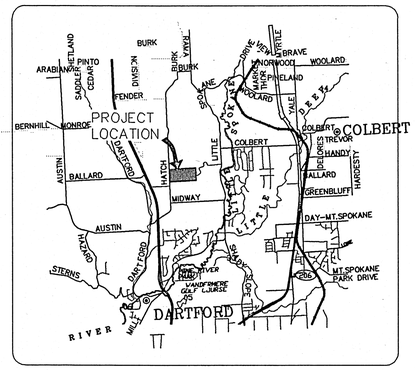
LOCATED IN THE SE 1/4 OF SECTION 20
AND THE NE 1/4 OF SECTION 29
T.29 N., R.43 E., W.M.
SPOKANE COUNTY, WASHINGTON
MAY 1998

RECORD DRAWING

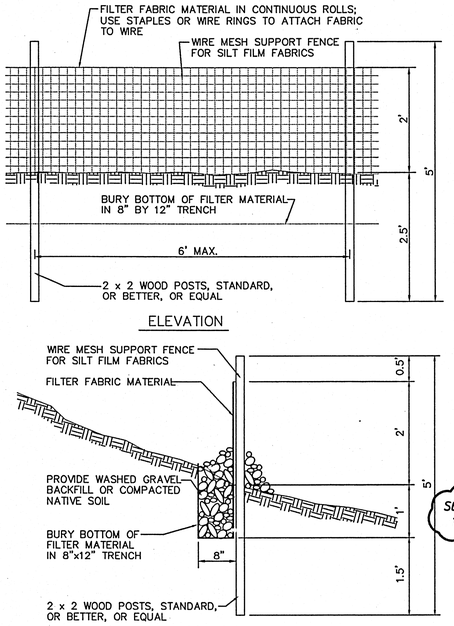
SPOKANE COUNTY ENGINEERS OFFICE
OFFICIAL PUBLIC DOCUMENT
ORIGINAL
"AS-BUILTS"
CERTIFIED RECORD DRAWINGS
PROJECT #: P1744
DATE ACCEPTED: 5/29/02

UNDERGROUND SERVICE ALERT
ONE-CALL NUMBER
456·8000
CALL TWO BUSINESS DAYS BEFORE YOU DIG

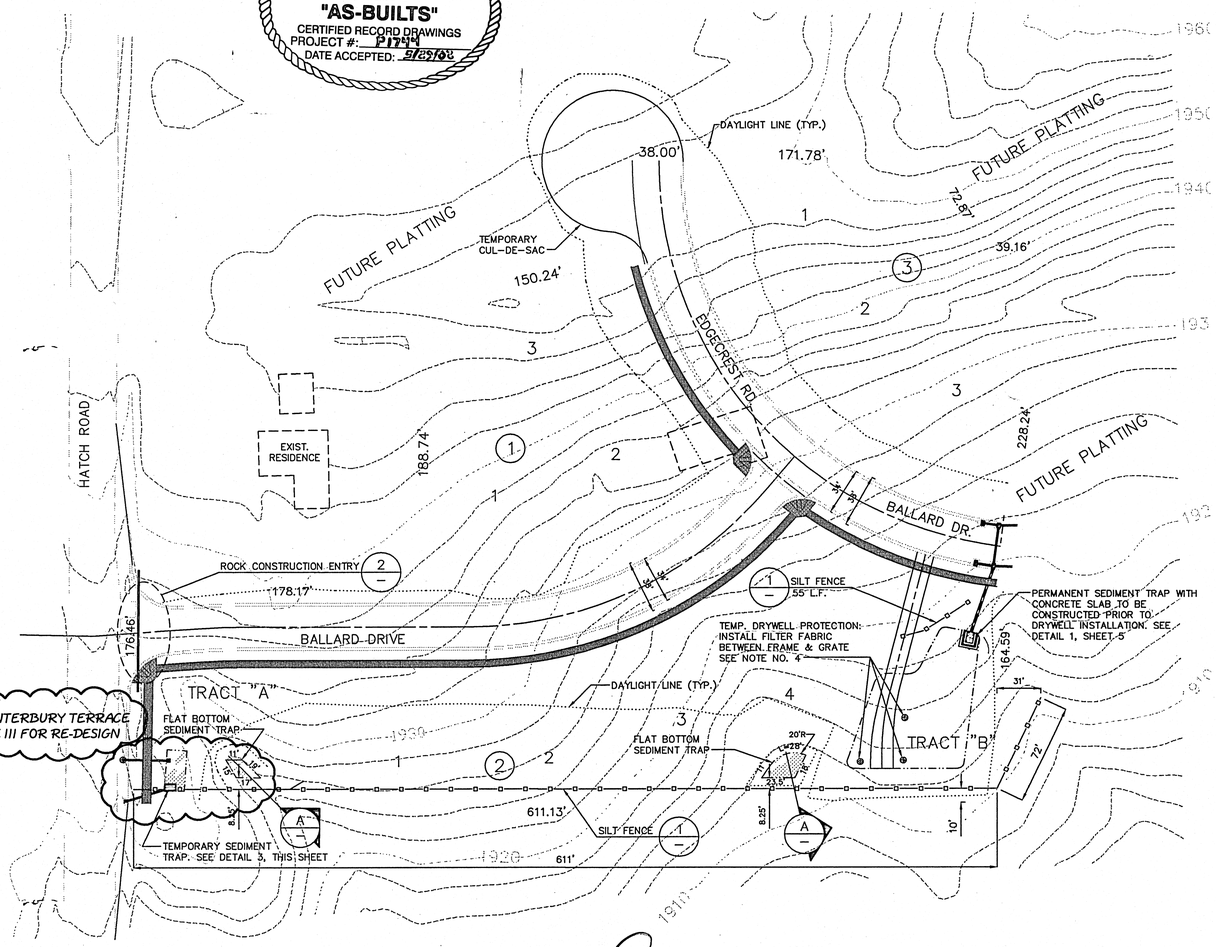
GRAPHIC SCALE
50 0 25 50 100
(IN FEET)
1 inch = 50 ft.

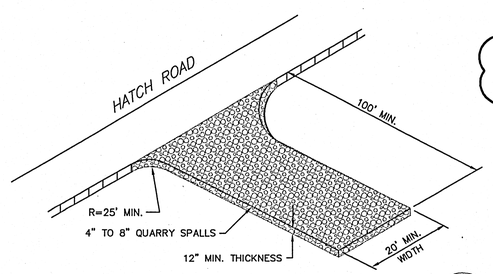


VICINITY MAP



SILT FENCE DETAIL (1)
NOT TO SCALE

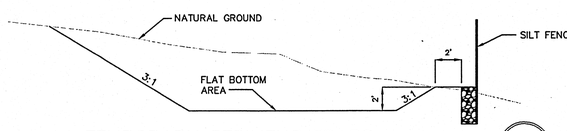




ROCK CONSTRUCTION ENTRY (2)
NOT TO SCALE

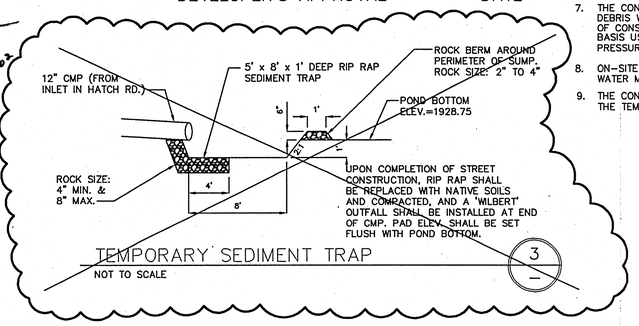
I have reviewed the construction and to my knowledge find it to be in substantial conformance with the approved certified plans and Standard Specifications except as noted.

PAUL NEDOM STATE OF WASHINGTON 37228 REGISTERED PROFESSIONAL ENGINEER
5-6-02
EXPIRES 11/24/03



TEMPORARY SEDIMENT TRAPS (A)
NOT TO SCALE

DEVELOPER'S APPROVAL DATE



TEMPORARY SEDIMENT TRAP (3)
NOT TO SCALE

EROSION & SEDIMENT CONTROL
GENERAL NOTES AND INFORMATION

1. AN EROSION/SEDIMENT CONTROL (ESC) PLAN IS REQUIRED FOR THIS PROJECT. IMPLEMENTATION OF THE ESC PLAN, AND CONSTRUCTION, MAINTENANCE, AND UPGRADING OF THE ESC FACILITIES ARE THE RESPONSIBILITY OF THE DEVELOPER UNTIL ALL CONSTRUCTION IS COMPLETED AND ACCEPTED BY SPOKANE COUNTY, OR UNTIL VEGETATION IS ESTABLISHED THROUGHOUT THE SITE, AND ACCEPTED BY SPOKANE COUNTY, WHICHEVER IS LATER.
2. APPROVAL OF THE ESC PLAN DOES NOT CONSTITUTE APPROVAL OF ANY OF THE PROPOSED ROAD, STORM DRAINAGE, GRADING OR UTILITY DESIGN ELEMENTS SHOWN ON THE ESC PLAN.
3. THE EROSION/SEDIMENT CONTROL MEASURES SHOWN ARE THE MINIMUM REQUIREMENTS FOR THE ANTICIPATED SITE CONDITIONS. THE CONTRACTOR SHALL INSPECT AND MAINTAIN THESE ESC MEASURES DAILY, AND SHALL MAINTAIN AND UPGRADE THESE MEASURES AS NECESSARY TO PREVENT SEDIMENT-LADEN WATER FROM EITHER FLOWING OFF SITE, OR INTO NEW/EXISTING STORM DRAINAGE FACILITIES, SUCH AS DRYWELLS, CULVERTS, OR GRAVEL GALLERIES.
4. GEOTEXTILE FABRIC IS TO BE PLACED ON THE RIMS OF DRYWELLS, CATCH BASINS AND INLETS UNTIL SUCH TIME THAT THE VEGETATION ON THE SITE IS ESTABLISHED AND THE THREAT OF SEDIMENT DEPOSITION INTO THE DRAINAGE SYSTEM IS MITIGATED.
5. THE SEDIMENT TRAPS AND SILT FENCES SHALL BE INSTALLED BY THE CONTRACTOR PRIOR TO OTHER SITE WORK, AND MAINTAINED THROUGHOUT THE DURATION OF CONSTRUCTION.
6. THE CONTRACTOR IS RESPONSIBLE FOR INSTALLING ROCK CONSTRUCTION ENTRIES AT ANY AND ALL LOCATIONS USED TO ENTER OR EXIT THE PROJECT SITE. SEE DETAIL (2)
7. PROPERTY OWNER: CANTERBURY TERRACE LLC.
8. PROJECT LOCATION: IN NORTH SPOKANE, EAST OF THE INTERSECTION OF BALLARD RD. AND HATCH RD., IN THE S 1/2 OF THE S 1/2 OF THE SE 1/4 OF SECTION 20 AND THE N 1/2 OF THE N 1/2 OF THE NE 1/4 OF SECTION 29, ALL IN TOWNSHIP 27 N., RANGE 43 E.W.M.
9. PROJECT DESCRIPTION: CANTERBURY TERRACE IS A RESIDENTIAL SUBDIVISION CONSISTING OF 10 LOTS AND TWO DRAINAGE TRACTS, AND WILL REQUIRE THE CONSTRUCTION OF SEWER, WATER, ROADS, STORM DRAINAGE AND ELECTRICAL FACILITIES. THE CONSTRUCTION OF HOMES WILL FOLLOW AND EVENTUALLY LANDSCAPING OF EACH YARD.
10. DESCRIPTION OF ESC MEASURES: USE OF A SILT FENCE, SEDIMENT TRAPS AND STABILIZED CONSTRUCTION ENTRANCE. ALL ESC MEASURES MENTIONED ABOVE ARE TEMPORARY AND WILL BE REMOVED AFTER YARDS ARE LANDSCAPED.
11. EXISTING VEGETATION: SPARSE DENSITY OF PINE TREES AND BUNCH GRASS UNDERSTORY COVER.
12. PLAN PREPARATION DATE: MAY 6, 1998.
13. SOILS: ON SITE SOILS INCLUDE HAGEN LOAMY FINE SAND, BONNER MEDIUM TEXTURED SANDY LOAM AND HESSELTINE VERY ROCKY COMPLEX.
14. ANY DISTURBED AREAS, WHICH WOULD BE LEFT BARE FOR MORE THAN 7 DAYS AND ARE NOT INTENDED TO BE REWORKED WITHIN 30-45 DAYS SHALL BE SEEDED WITH A FAST STARTING NATIVE DRYLAND GRASS SUCH AS ANNUAL RYE, OR APPROVED EQUAL, AT A RATE OF 60 lbs/ACRE.

CERTIFICATION STATEMENT: I CERTIFY THAT THIS EROSION AND SEDIMENT CONTROL PLAN MEETS THE ESC REQUIREMENTS OF THE APPROVED DESIGN DEVIATION FOR THIS PROJECT.

R. DEAN FRANZ, P.E.

MAINTENANCE

1. SEDIMENT BARRIERS SHALL BE INSPECTED IMMEDIATELY AFTER EACH RUNOFF-PRODUCING RAINFALL AND AT LEAST DAILY DURING PROLONGED RAINFALL.
2. NECESSARY REPAIRS TO BARRIERS OR REPLACEMENT OF FILTER FABRIC SHALL BE ACCOMPLISHED PROMPTLY.
3. SEDIMENT DEPOSITS SHOULD BE REMOVED AFTER EACH RUNOFF-PRODUCING RAINFALL. DEPOSITS MUST BE REMOVED WHEN THE LEVEL OF DEPOSITION REACHES APPROXIMATELY 1/2 THE HEIGHT OF THE BARRIER, OR 1/2 THE DEPTH OF THE CUT-OFF DITCH, OR 1/2 THE VOLUME OF SEDIMENT POND.
4. ANY SEDIMENT DEPOSITS REMAINING IN PLACE AFTER THE ESC STRUCTURE IS NO LONGER REQUIRED SHALL BE DRESSED TO CONFORM TO THE EXISTING GRADE, PREPARED AND SEEDED.
5. ALL TEMPORARY AND PERMANENT ESC PRACTICES SHALL BE MAINTAINED AND REPAIRED AS NEEDED TO ASSURE CONTINUED PERFORMANCE OF THEIR INTENDED FUNCTION.
6. ALL TEMPORARY ESC MEASURES SHALL BE REMOVED WITHIN 30 DAYS AFTER FINAL SITE STABILIZATION IS ACHIEVED OR AFTER THE TEMPORARY BMP'S ARE NO LONGER NEEDED. TRAPPED SEDIMENT SHALL BE REMOVED OR STABILIZED ON SITE. DISTURBED SOIL AREAS RESULTING FROM REMOVAL SHALL BE PERMANENTLY STABILIZED.
7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CLEANING DIRT, MUD AND OTHER CONSTRUCTION DEBRIS WHICH MAY ACCUMULATE ON PAVED STREETS ADJACENT TO THE SITE AS A RESULT OF CONSTRUCTION ACTIVITY AT CANTERBURY TERRACE. CLEANING SHALL BE ON AN "AS NEEDED" BASIS USING WATER UNDER PRESSURE. SWEEPING AND WATER SHALL BE USED WHEN WATER PRESSURE ALONE WILL NOT WASH THE CONSTRUCTION DEBRIS FROM THE STREET.
8. ON-SITE DUST CONTROL SHALL BE ACCOMPLISHED BY USING WATER. APPLICATIONS OF WATER MAY BE REQUIRED SEVERAL TIMES PER DAY DURING CONSTRUCTION ACTIVITY.
9. THE CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLATION AND MAINTENANCE OF THE TEMPORARY ESC MEASURES.

NO.	DATE	BY	REVISIONS
1	1/08/01	DG	BOND REDUCTION REQUEST
2	5/16/02	DG	FINAL CERTIFICATION PACKAGE

DATE: 7/2/98
DRAWN BY: JFC, MLH
DESIGNED BY: RDF
CHECKED BY: RDF

SCALE:
HORIZONTAL: 1" = 50'
VERTICAL: N/A

INLAND PACIFIC ENGINEERING
707 West 7th, Suite 200
Spokane, WA 99204
(509) 458-6840
FAX: (509) 458-6844

CANTERBURY TERRACE – PHASE I
EROSION AND SEDIMENT CONTROL PLAN
DRAINAGE

SHEET 7 OF 8
JOB NUMBER 97203

L:\98387 Canterbury Terrace II\dwg\ASBUILT STREET 07.dwg, Layout1, 05/03/2002 08:51:49 AM

P-1744 Eng. As-Builts

RECORD DRAWING

UNDERGROUND SERVICE ALERT
ONE-CALL NUMBER
456·8000
CALL TWO BUSINESS DAYS BEFORE YOU DIG

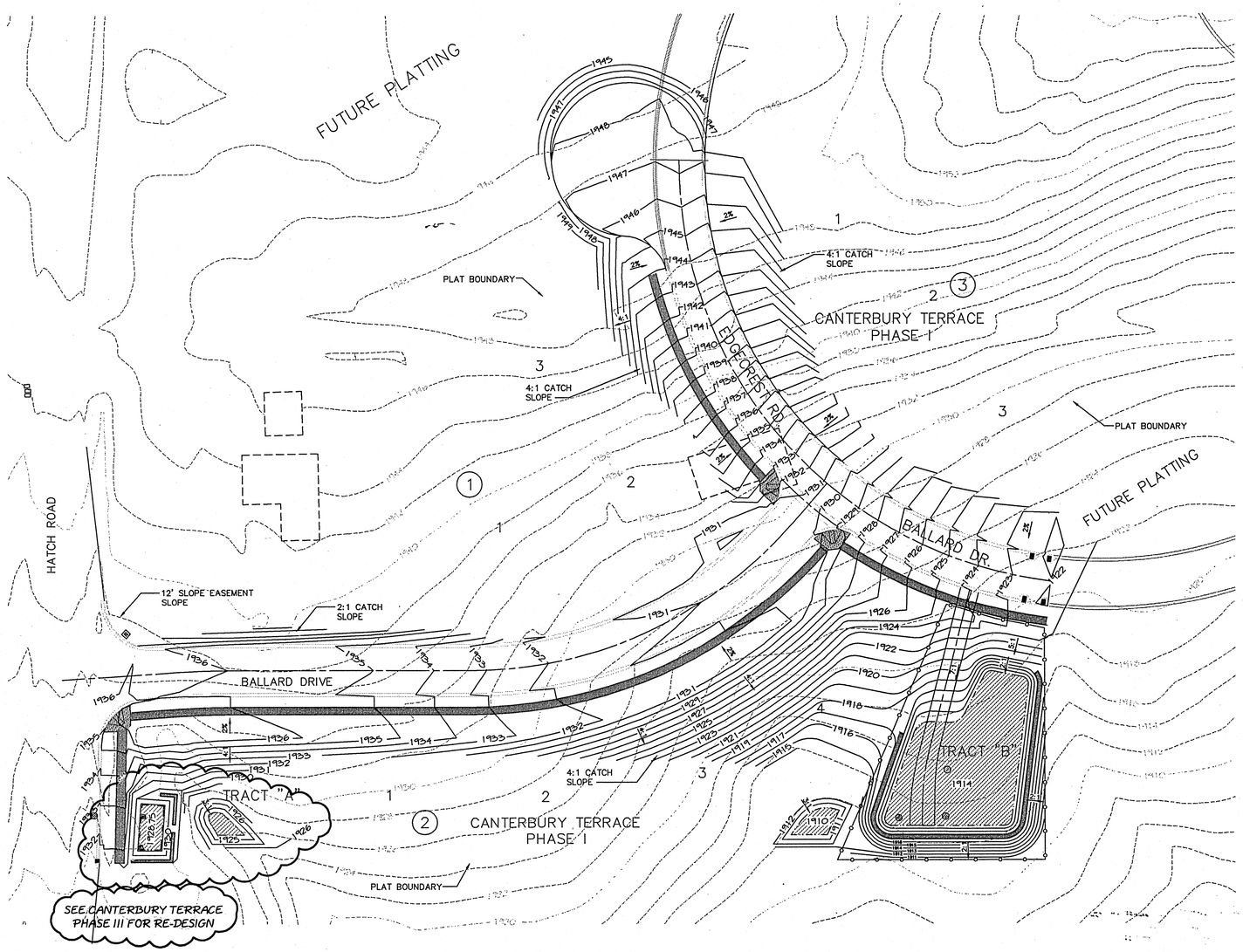
LEGEND

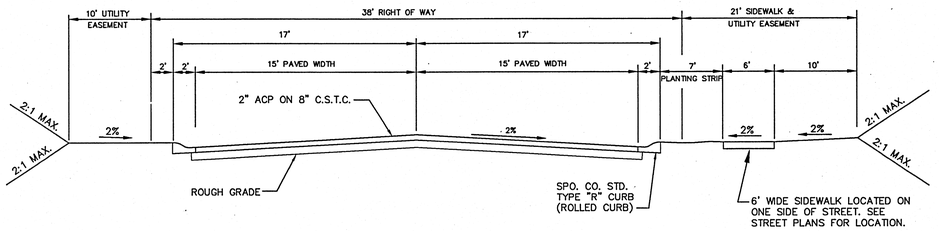
- - - - - - - EXISTING CONTOUR
——— PROPOSED CONTOUR

GRAPHIC SCALE
40 0 20 40 80
(IN FEET)
1 inch = 40 ft.

EXISTING GROUND CONTOURS ARE AT 2' INTERVALS

PROPOSED CONTOURS ARE AT 1' INTERVALS





INTERIOR STREETS CROSS SECTION

NOT TO SCALE

GENERAL NOTES

1. UNLESS SPECIFICALLY EXCEPTED IN THE PLANS OR CONTRACT DOCUMENTS ALL CONSTRUCTION METHODS AND MATERIALS SHALL BE IN ACCORDANCE WITH STANDARD SPECIFICATIONS AND STANDARD PLANS FOR ROAD, BRIDGE, AND MUNICIPAL CONSTRUCTION PROMULGATED BY THE WASHINGTON STATE DEPARTMENT OF TRANSPORTATION AND THE WASHINGTON CHAPTER OF THE AMERICAN PUBLIC WORKS ASSOCIATION, (LATEST EDITION)
2. THE PLANS ARE SCHEMATIC AND ARE NOT INTENDED TO DEPICT ALL DETAILS OF THE WORK REQUIRED. THE CONTRACTOR SHALL BE RESPONSIBLE TO FAMILIARIZE HIMSELF WITH ACTUAL SITE CONDITIONS REQUIREMENTS AND FACTORS AFFECTING THE WORK. WHERE LACK OF DETAIL OR CONFLICTS EXISTS BETWEEN THESE AND OTHER PLANS, THE CONTRACTOR SHALL NOTIFY THE OWNER TO RESOLVE THE ISSUE PRIOR TO PROCEEDING.
3. EXCAVATION AND EMBANKMENT SHALL BE IN ACCORDANCE WITH APPLICABLE REQUIREMENTS OF SECTION 2-03 OF THE STANDARD SPECIFICATIONS. ALL COMPACTION SHALL BE IN ACCORDANCE WITH SECTION 2-03.3(14)C, METHOD B.
4. THIS PLAN MAY NOT SHOW ALL EXISTING UTILITIES. EXISTING UTILITY LOCATIONS SHOWN ARE APPROXIMATE. PRIOR TO CONSTRUCTION, THE CONTRACTOR IS RESPONSIBLE FOR LOCATING UNDERGROUND UTILITIES. CALL THE UNDERGROUND UTILITY LOCATION SERVICE AT 456-8000 BEFORE YOU DIG.
5. ALL FINISHED GRADING ELEVATIONS SHALL MATCH EXISTING ELEVATIONS AT THE SITE'S BOUNDARY. WHERE CONFLICTS EXIST, THE CONTRACTOR SHALL NOTIFY THE OWNER TO RESOLVE THE ISSUE PRIOR TO PROCEEDING.
6. NO QUANTITIES HAVE BEEN CALCULATED TO DETERMINE VOLUMES OF EXCAVATION AND EMBANKMENT ON THIS PROJECT. THE CONTRACTOR SHALL WORK WITH THE OWNER TO IDENTIFY ONSITE BORROW SITES OR WASTE SITES WHICH MAY BE REQUIRED.
7. DUST CONTROL: AN APPROVED METHOD OF DUST CONTROL, MEETING THE REQUIREMENTS OF LOCAL REGULATIONS SHALL BE UTILIZED DURING THIS PROJECT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY MATERIALS WHICH SPILL ONTO LOCAL STREETS DURING THE TRANSPORTATION OF THE EQUIPMENT. SHOULD A SPILL OCCUR, THE CONTRACTOR SHALL REMOVE THE MATERIAL, BY THE END OF THE WORK DAY. NO MATERIAL SHALL BE ALLOWED TO SET, DRY OR BE WASHED INTO ADJACENT STORMWATER FACILITIES.
8. EXISTING TREES: TREES DESIGNATED FOR REMOVAL SHALL BE DISPOSED OF IN ACCORDANCE WITH LOCAL AND STATE REGULATIONS REGARDING SUCH MATTERS. ONLY TREES APPROVED BY THE OWNER SHALL BE REMOVED.
9. TOLERANCES: ALL GRADING SHALL BE COMPLETED TO WITHIN 0.5 FT.± OF THE ELEVATIONS CALLED FOR ON THE PLANS AND BE WITHIN A HORIZONTAL TOLERANCE OF FIVE (5) FEET.
10. GRADING: ALL GRADING SHALL BE LIMITED TO THE BOUNDARIES OF THE PROPERTY SHOWN AND SHALL NOT INFRINGE ON ADJACENT OWNERSHIPS.
11. SEE EROSION & SEDIMENT CONTROL NOTES ON SHEET 7 FOR ADDITIONAL REQUIREMENTS.
12. THE CONTRACTOR IS REQUIRED TO HAVE A COMPLETE SET OF THE APPROVED GRADING AND EROSION CONTROL PLANS ON THE JOB WHENEVER CONSTRUCTION IS IN PROGRESS.
13. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL REQUIRED PERMITS.
14. ALL CONTOURS SHOWN ON THESE PLANS ARE FINISHED GRADE CONTOURS. THE CONTRACTOR SHALL ROUGH GRADE ROADS TO SUBGRADE AS SHOWN ON THE TYPICAL ROADWAY SECTION THIS SHEET.
15. POND BOTTOM ELEVATIONS SHOWN ON THESE PLANS ARE FINISHED GRADE. CONTRACTOR SHALL ROUGH GRADE ALL PONDS TO 0.2' BELOW ELEVATIONS SHOWN TO ALLOW FOR FINAL PLACEMENT OF SOD.
16. ALL EXCESS EXCAVATED SOIL SHALL BE STOCKPILED ON SITE PER THE OWNER'S DIRECTION.
17. THE CONTRACTOR SHALL PROTECT ALL CATCH BASINS, DRYWELLS, AND OTHER STORM DRAINAGE STRUCTURES FROM BEING CONTAMINATED WITH SILT BY INSTALLING FILTER FABRIC OVER THE METAL FRAME DURING CONSTRUCTION AND KEEPING IT IN PLACE UNTIL THE STREETS HAVE BEEN PAVED AND CLEANED.
18. CUT SLOPES IN SOLID ROCK SHALL NOT EXCEED 1/2:1 (HORIZONTAL: VERTICAL), AND SOIL CUT SLOPES SHALL NOT EXCEED 2:1 (HORIZONTAL: VERTICAL)
19. ALL ROADWAYS SHALL BE BENCHED IN COMPETENT SOIL OR ROCK ON THE UPSLOPE SIDE AND FILLS ON THE DOWNSLOPE SIDE.
20. STRUCTURAL FILL PLACED FOR SUBDIVISION DEVELOPMENT SHALL BE COMPACTED TO AT LEAST 92% OF THE MAXIMUM DRY DENSITY AS DETERMINED BY ASTM D-1557 (MODIFIED PROCTOR)
21. FILL SLOPES ACROSS THE PROPERTY SHOULD BE DESIGNED FOR A MAXIMUM SLOPE OF 2:1 (HORIZONTAL: VERTICAL)

SPOKANE COUNTY ENGINEERS OFFICE
OFFICIAL PUBLIC DOCUMENT
ORIGINAL
"AS-BUILTS"
CERTIFIED RECORD DRAWINGS
PROJECT #: P1744
DATE ACCEPTED: 5/29/02

PAUL D. NEWMAN
STATE OF WASHINGTON
37228
REGISTERED
PROFESSIONAL ENGINEER
5-6-02
EXPIRES 11/24/01

I have reviewed the construction and to my knowledge find it to be in substantial conformance with the approved certified plans and Standard Specifications except as noted.

NO.	DATE	BY	REVISIONS
1	11/08/01	DG	BOND REDUCTION REQUEST
2	5/6/02	DG	FINAL CERTIFICATION PACKAGE

DATE: 7/2/98
DRAWN BY: JFC, MLH
DESIGNED BY: JFC
CHECKED BY: RDF

SCALE:
HORIZONTAL: 1"=40'
VERTICAL: N/A

INLAND PACIFIC ENGINEERING
707 West 7th · Suite 200
Spokane, WA 99204
(509) 458-6840
FAX: (509) 458-6844

CANTERBURY TERRACE – PHASE I
GRADING PLAN

DRAINAGE

SHEET 8 OF 8
JOB NUMBER 97203

P.1744 Eng. As-Builts

L:\98387 Canterbury Terrace hdwg\ASBUILT STREET 08.dwg, Layout1, 05/03/2002 08:54:26 AM

SEC. 20 & 29, T.27 N., R.43 E.,W.M.
SPOKANE COUNTY, WASHINGTON

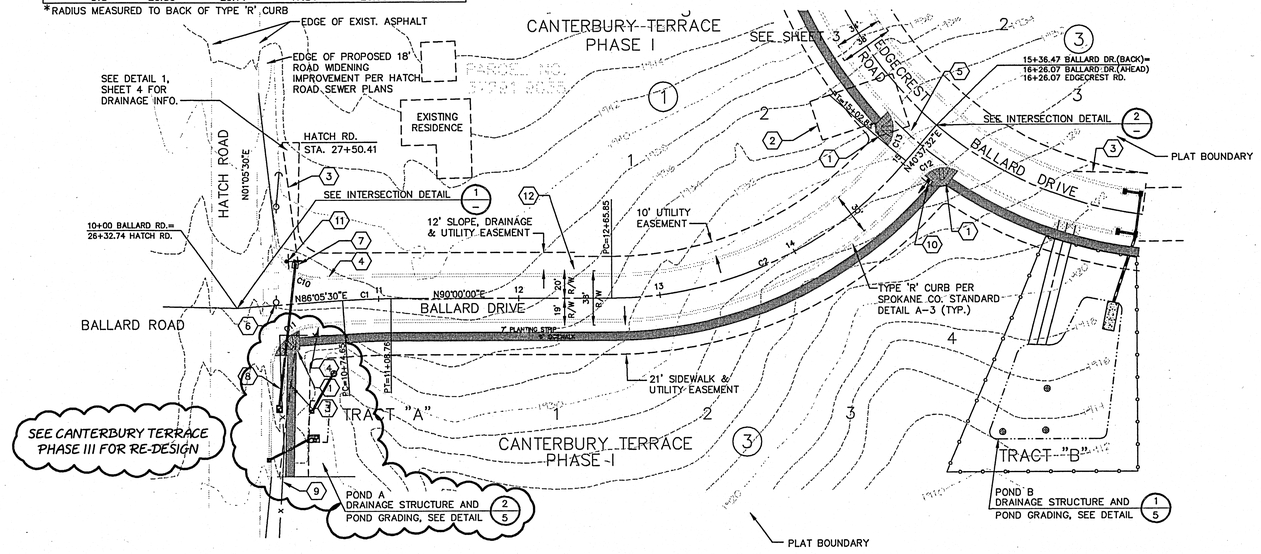
RECORD DRAWING

UNDERGROUND SERVICE ALERT
ONE-CALL NUMBER
456-8000
CALL TWO BUSINESS DAYS BEFORE YOU DIG

CURVE TABLE

CURVE	RADIUS	LENGTH	TANGENT	CHORD	DELTA
C1	500.00'	34.11'	17.06'	34.10'	03°54'30"
C2	275.00'	236.98'	126.41'	229.71'	49°22'28"
C10	30.00'	49.74'	32.74'	44.24'	95°00'00"
C11	30.00'	44.51'	27.49'	40.54'	85°00'00"
C12*	20.00'	28.96'	17.69'	26.50'	82°58'34"
C13*	20.00'	29.14'	17.84'	26.63'	83°28'07"

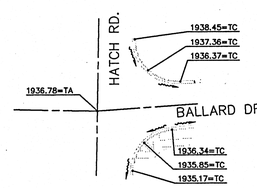
*RADIUS MEASURED TO BACK OF TYPE 'R' CURB



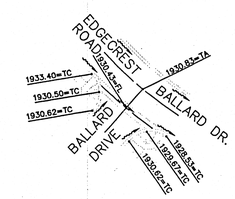
KEY NOTES

1. CONSTRUCT WHEELCHAIR RAMP PER SPOKANE COUNTY STANDARD DETAIL A-5, DESIGN "B".
2. EXISTING BUILDING TO BE REMOVED.
3. SIGHT DISTANCE EASEMENT. SEE PLAT FOR LEGAL DESCRIPTION.
4. 10' CURB TRANSITION FROM TYPE 'B' CURB & GUTTER TO TYPE 'R' CURB. SEE DETAIL 3, SHEET 6.
5. CONSTRUCT CROSS GUTTER TYPE 1 PER SPOKANE COUNTY STANDARD DETAIL B-18. SEE PROFILE, THIS SHEET.
6. EXISTING LIGHT POLE TO BE RELOCATED, COORDINATE WORK WITH W.W.P.
7. INSTALL CONCRETE INLET TYPE 1 @ STA. 10+43, 27' LT. SEE DETAIL 2, SHEET 5.
8. 100 L.F. OF REINFORCED CONCRETE PIPE. SEE DETAIL 2, SHEET 5.
9. EXISTING FENCE INSIDE PLAT BOUNDARY TO BE REMOVED.
10. INSTALL STREET NAME SIGN PER M.U.T.C.D. AND SPOKANE COUNTY STANDARDS.
11. INSTALL STOP SIGN & STREET NAME SIGN PER M.U.T.C.D. AND SPOKANE COUNTY STANDARDS.
12. STA. 12+39.45, 20' LT., END 20' WIDE R.O.W. ON NORTH SIDE OF BALLARD DR. AND BEGIN TYPICAL 19' HALF R.O.W.

GRAPHIC SCALE
50 0 25 50 100
(IN FEET)
1 inch = 50 ft.



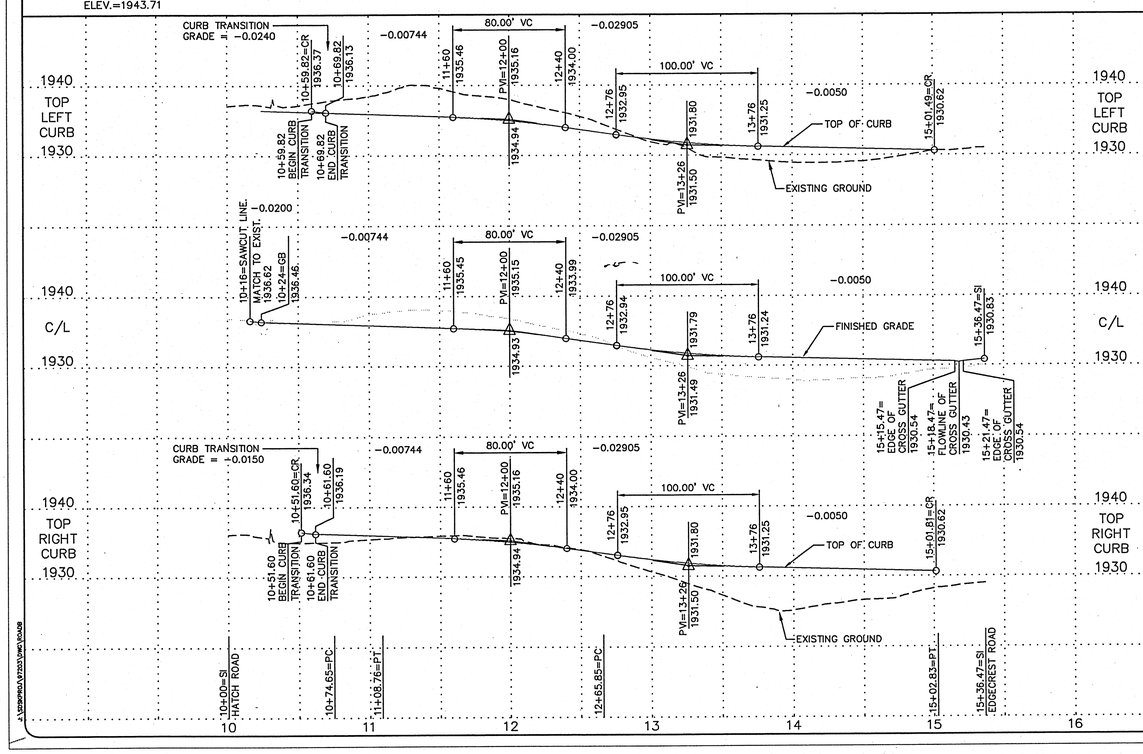
INTERSECTION DETAIL 1/–



INTERSECTION DETAIL 2/–

DEVELOPER'S APPROVAL DATE

COUNTY DATUM
RR SPIKE FND. IN W. FACE OF P.P. 28' E. OF C/L OF HATCH RD. 61' N. OF S. LINE OF SECTION 20 (PER WESTWOOD ESTATES NO. 2, PH. I)
ELEV.=1943.71



SPOKANE COUNTY ENGINEERS OFFICE
OFFICIAL PUBLIC DOCUMENT
ORIGINAL
"AS-BUILTS"
CERTIFIED RECORD DRAWINGS
PROJECT #: P1744
DATE ACCEPTED: 5/29/02

I have reviewed the construction and to my knowledge find it to be substantial conformance with the approved certified plans and Standard Specifications except as noted.

PAUL T. NELSON
STATE OF WASHINGTON
37228
REGISTERED PROFESSIONAL ENGINEER
5-6-02
EXPIRES 11/24/03

NO.	DATE	BY	REVISIONS
1	11/08/01	BSC	BOND REDUCTION REQUEST
2	5/16/02	BSC	FINAL CERTIFICATION PACKAGE

DATE: 7/9/98
DRAWN BY: JFC, MLH
DESIGNED BY: SKM
CHECKED BY: RDF

SCALE:
HORIZONTAL: 1"=50'
VERTICAL: 1"=10'

INLAND PACIFIC ENGINEERING
707 West 7th - Suite 200 Spokane, WA 99204
(509) 456-6840 FAX: (509) 458-6844

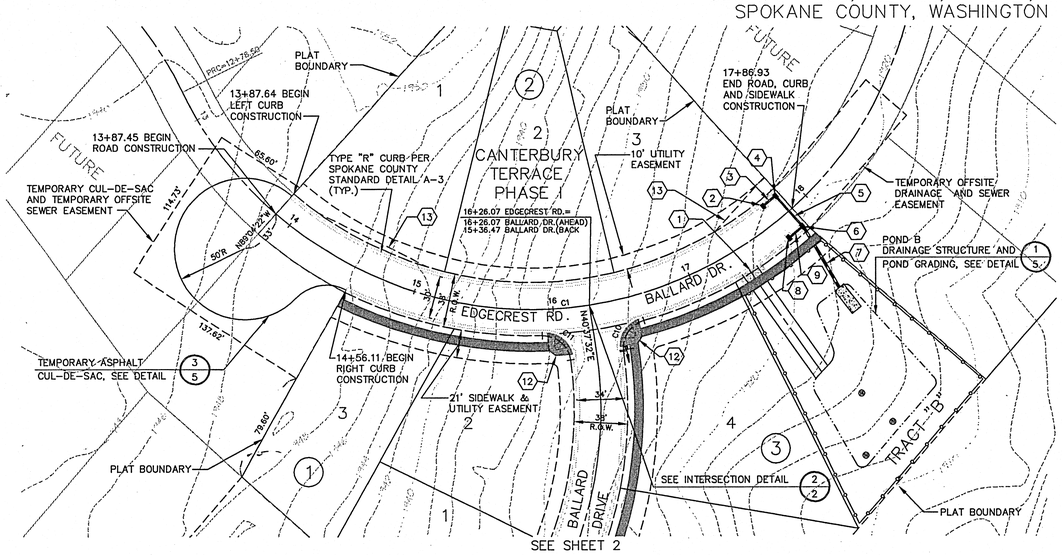
CANTERBURY TERRACE - PHASE I
BALLARD ROAD
STA. 10+00 TO STA. 15+36.47
STREET

SHEET 2 OF 8
JOB NUMBER 97203

P-1744 Eng As Builts

L:\98387 Canterbury Terrace Ndwg\ASBUILT STREET 02.dwg, Layout1, 05/03/2002 08:25:39 AM

SEC. 20 & 29, T.27 N., R.43 E.,W.M.
SPOKANE COUNTY, WASHINGTON



COUNTY DATUM
RR SPIKE FND. IN W. FACE OF P.P. 28' E. OF C/L OF HATCH RD. 61' N. OF S. LINE OF SECTION 20 (PER WESTWOOD ESTATES NO. 2, PH. I) ELEV.=1943.71

CURVE TABLE

CURVE	RADIUS	LENGTH	TANGENT	CHORD	DELTA
C1	275.00'	399.27'	244.10'	365.11'	83°11'13"
C10*	20.00'	28.96'	17.69'	26.50'	82°58'34"
C11*	20.00'	29.14'	17.84'	26.63'	83°28'07"

*RADIUS MEASURED TO BACK OF CURB

KEY NOTES

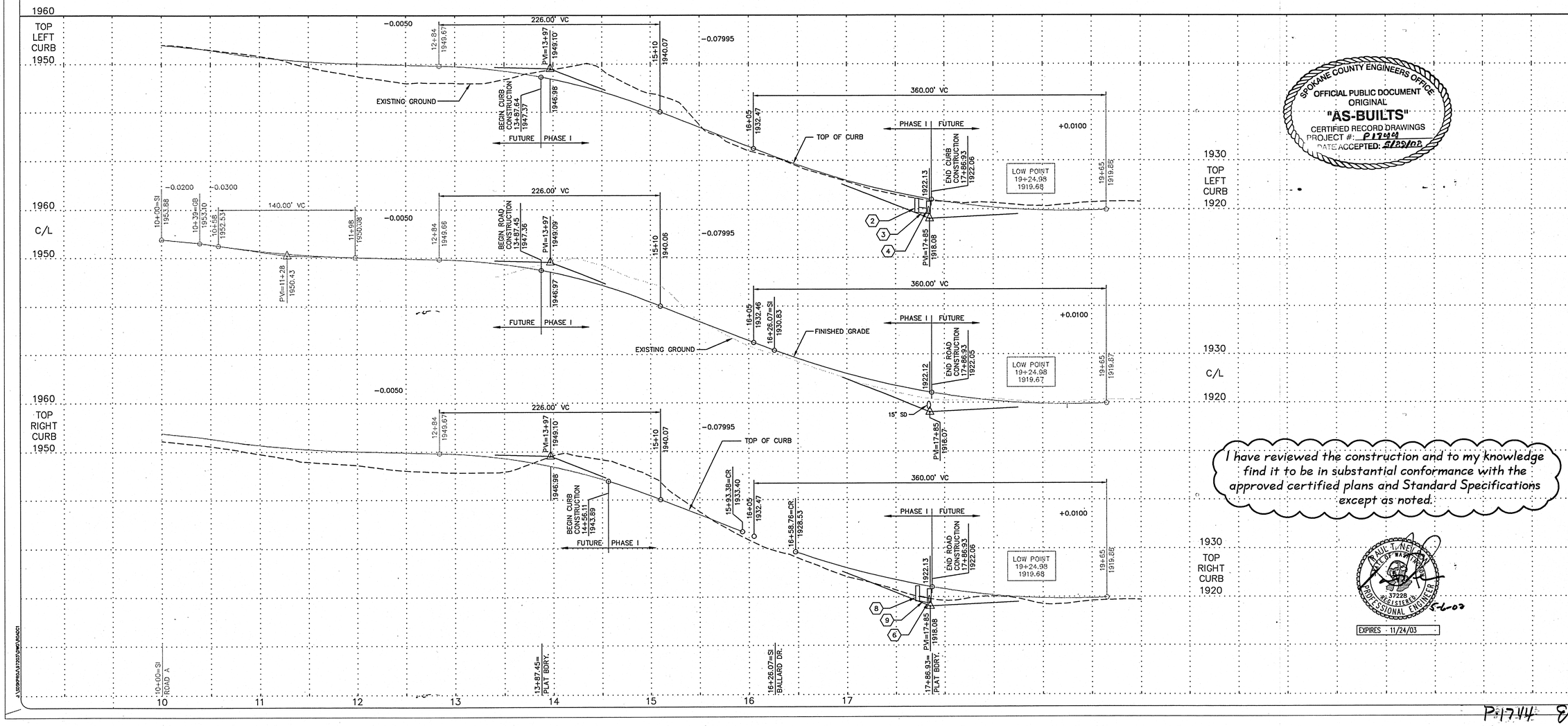
1. BEGIN 15' WIDE GRAVEL ACCESS ROAD AT STA. 17+38, TC = 1924.05
2. INSTALL GRATE INLET TYPE 2 PER W.S.D.O.T. STANDARD PLAN B-4c @ STA. 17+72, LT. GRATE ELEV.=1922.26.
3. INSTALL 11 L.F. OF 12" CMP @ 0.0200 FT./FT. △ I.E. (W) = 1919.26, I.E. (E) = 1919.04
4. INSTALL GRATE INLET TYPE 2 PER W.S.D.O.T. STANDARD PLAN B-4c @ STA. 17+84, LT. GRATE ELEV. = 1921.82.
5. INSTALL 28 L.F. OF 15" ADS N-12 @ 0.0100 FT./FT. △ △ I.E. (N) = 1918.84, I.E. (S) = 1918.56
6. INSTALL GRATE INLET TYPE 2 PER W.S.D.O.T. STANDARD PLAN B-4c @ STA. 17+84, RT. GRATE ELEV. = 1921.82.
7. INSTALL 49.50 L.F. OF 18" ADS N-12 @ 0.0881 FT./FT. △ △ I.E. (N) = 1918.36; I.E. (S) = 1914.00
8. INSTALL GRATE INLET TYPE 2 PER W.S.D.O.T. STANDARD PLAN B-4c @ STA. 17+72, RT. GRATE ELEV. = 1922.26.
9. INSTALL 12 L.F. OF 12" CMP @ 0.0300 FT./FT. △ I.E. (W) = 1919.12; I.E. (E) = 1918.76
10. NOT USED △
11. NOT USED △
12. CONSTRUCT WHEELCHAIR RAMP PER SPOKANE COUNTY STANDARD DETAIL A-5, DESIGN "B" (TYP.).
13. SIGHT DISTANCE EASEMENT. SEE PLAT FOR LEGAL DESCRIPTION.

UNDERGROUND SERVICE ALERT
ONE-CALL NUMBER
456·8000
CALL TWO BUSINESS DAYS BEFORE YOU DIG

GRAPHIC SCALE
50 0 25 50 100
(IN FEET)
1 inch = 50 ft.

RECORD DRAWING

NO.	DATE	BY	REVISIONS
5	5/6/02	DG	FINAL CERTIFICATION PACKAGE
4	11/08/01	DG	BOND REDUCTION REQUEST
3	6/02/99	DF	ELIMINATE PIPE STUBS
2	6/02/99	DF	PIPE DEPTH CHANGES
1	5/21/99	DF	PIPE SIZE/MATERIAL CHANGE



SPOKANE COUNTY ENGINEERS OFFICE
OFFICIAL PUBLIC DOCUMENT
ORIGINAL
"AS-BUILTS"
CERTIFIED RECORD DRAWINGS
PROJECT #: P17444
DATE ACCEPTED: 5/29/02

I have reviewed the construction and to my knowledge find it to be in substantial conformance with the approved certified plans and Standard Specifications except as noted.

PAUL T. NEFF
STATE OF WASHINGTON
37228
REGISTERED PROFESSIONAL ENGINEER
5-6-02
EXPIRES - 11/24/03

DATE: 6/2/99
DRAWN BY: JFC, MLH
DESIGNED BY: JFC
CHECKED BY: RDF

SCALE:
HORIZONTAL: 1"=50'
VERTICAL: 1"=10'

INLAND PACIFIC ENGINEERING
707 West 7th - Suite 200 Spokane, WA 99204
(509) 458-6840 FAX: (509) 458-6844

CANTERBURY TERRACE – PHASE I
EDGECREST RD. STA. 13+87.45 TO 16+26.07
BALLARD DR. STA. 16+26.07 (AHEAD) TO 17+86.93
STREET

SHEET 3 OF 8
JOB NUMBER 97203

P17444 Eng As Builts

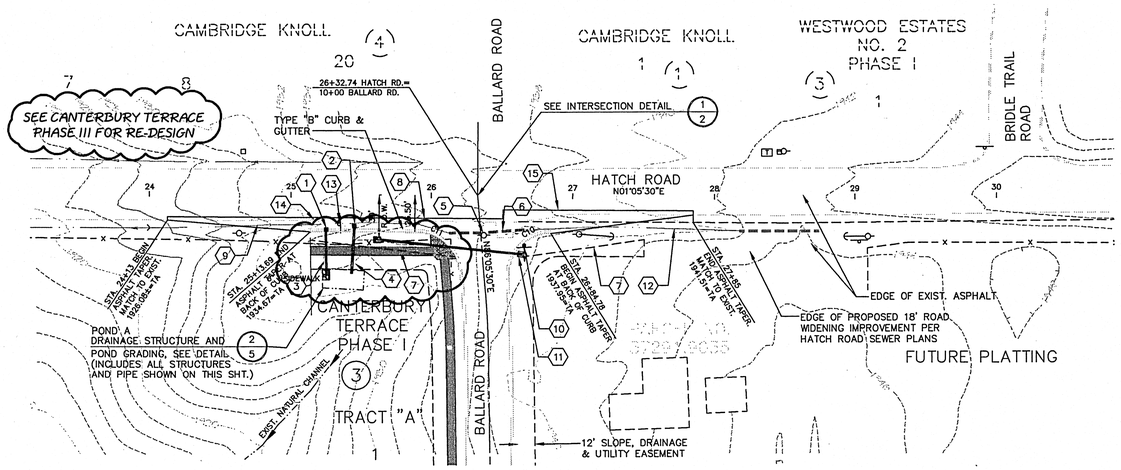
L:\98387 Canterbury Terrace II\dwg\ASBUILT STREET 03.dwg, Layout1, 05/03/2002 08:34:48 AM

RECORD DRAWING

GRAPHIC SCALE
50 0 25 50 100
(IN FEET)
1 inch = 50 ft.

CURVE TABLE

CURVE	RADIUS	LENGTH	TANGENT	CHORD	DELTA
C10	30.00'	49.74'	32.74'	44.24'	95°00'00"
C11	30.00'	44.51'	27.49'	40.54'	85°00'00"



KEY NOTES

1. INSTALL CATCH BASIN TYPE '1' W/ TYPE 1 METAL FRAME & GRATE PER SPOKANE COUNTY STANDARD DETAILS B-4, B-7, B-10 & B-12. AT STA. 25+25, RT. GRATE ELEV. = 1931.60
2. ~~INSTALL TYPE 'B' DRYWELL WITH SOLID LID PER SPOKANE COUNTY STANDARD DETAILS B-1 AND B-19 AT STA. 25+45, 22' RT. GRATE ELEV. = 1932.77~~
3. 27 L.F. OF 12" ADS N-12 PIPE. SEE DETAIL 2, SHEET 5.
4. ~~32 L.F. OF 12" ADS N-12 PIPE. SEE DETAIL 2, SHEET 5.~~
5. EXISTING LIGHT POLE TO BE RELOCATED.
6. EXISTING CMP TO BE REMOVED.
7. SIGHT DISTANCE EASEMENT. SEE PLAT FOR LEGAL DESCRIPTION.
8. SAWCUT LINE MEASURED 16' FROM CENTERLINE OF HATCH RD.
9. ~~116' OF 12" CMP @ 0.0369 FT./FT.~~ SEE DETAIL 2, SHEET 5.
10. STREET & STOP SIGN. SEE M.U.T.C.D. AND SPOKANE COUNTY STANDARDS.
11. CONCRETE INLET TYPE '2' W/ 100 L.F. OF 12" REINFORCED CONCRETE PIPE. SEE DETAIL 2, SHEET 5.
12. RECONSTRUCT DITCH. SEE DETAIL 1, THIS SHEET.
13. EXISTING SIGN TO BE RELOCATED BEHIND NEW CURB.
14. ~~SPOKANE COUNTY STANDARD CATCH BASIN TYPE '1' WITH SOLID LID. STA. 25+16.47, 19' RT. GRATE EL.=1931.38. SEE DETAIL 2, SHT. 5.~~
15. SAWCUT LINE MEASURED 10' FROM CENTERLINE OF HATCH RD. STA 26+50 TO STA 27+85

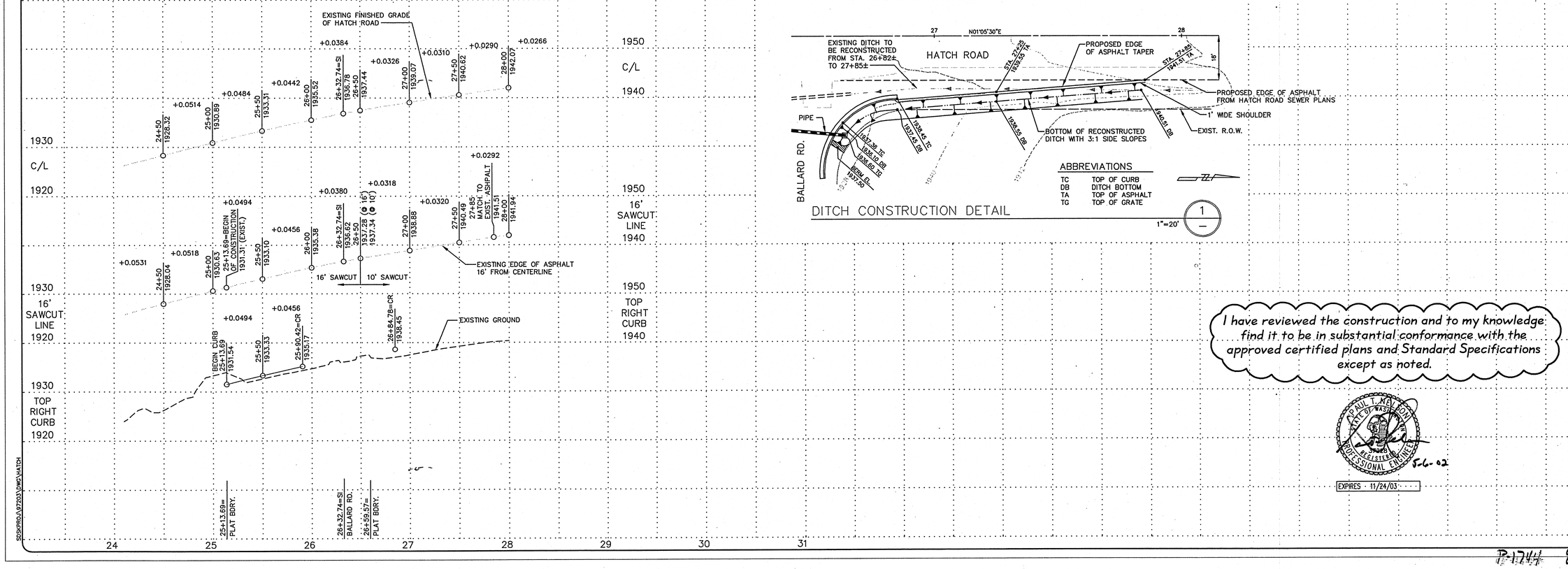
SEE CANTERBURY TERRACE PHASE III FOR RE-DESIGN

SPOKANE COUNTY ENGINEERS OFFICE
OFFICIAL PUBLIC DOCUMENT
ORIGINAL
"AS-BUILTS"
CERTIFIED RECORD DRAWINGS
PROJECT #: P17844
DATE ACCEPTED: 12/23/02

COUNTY DATUM
RR SPIKE FND. IN W. FACE OF P.P. 28' E. OF C/L OF HATCH RD. 61' N. OF S. LINE OF SECTION 20 (PER WESTWOOD ESTATES NO. 2, PH. I) ELEV.=1943.71

SEC. 20 & 29, T.27 N., R.43 E.,W.M.
SPOKANE COUNTY, WASHINGTON

DEVELOPER'S APPROVAL DATE



ABBREVIATIONS

TC	TOP OF CURB
DB	DITCH BOTTOM
TA	TOP OF ASPHALT
TG	TOP OF GRATE

DITCH CONSTRUCTION DETAIL 1 — 1"=20'

I have reviewed the construction and to my knowledge find it to be in substantial conformance with the approved certified plans and Standard Specifications except as noted.

PAUL KEVIN BOND STATE OF WASHINGTON REGISTERED PROFESSIONAL ENGINEER 5-6-02
EXPIRES 11/24/03

NO.	DATE	BY	REVISIONS
1	11/08/01	BG	BOND REDUCTION REQUEST
2	5/6/02	BG	FINAL CERTIFICATION PACKAGE

DATE: 5/13/98
DRAWN BY: JFC
DESIGNED BY: JFC
CHECKED BY: RDF

SCALE:
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 10'

INLAND PACIFIC ENGINEERING
707 West 7th - Suite 200 Spokane, WA 99204
(509) 458-6840 FAX: (509) 458-6844

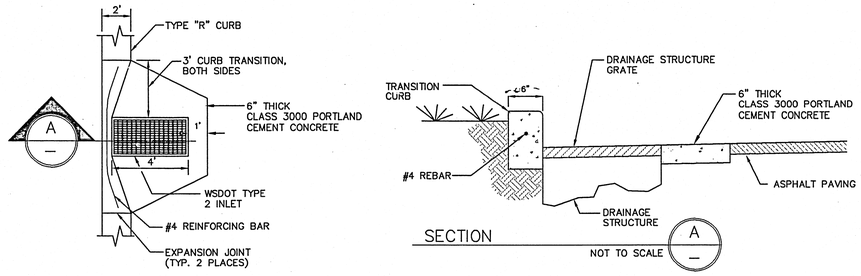
CANTERBURY TERRACE – PHASE I
HATCH ROAD STREET
STA. 25+13.69 TO 26+84.78

SHEET 4 OF 8
JOB NUMBER 97203

P-17844 Eng As Built

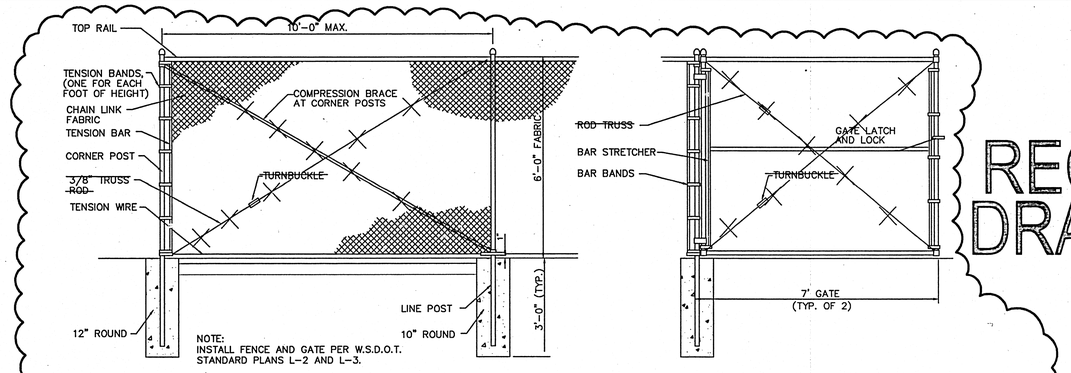
L:\98387 Canterbury Terrace Ind\wg\ASBUILT STREET 04.dwg, Layout1, 05/03/2002 06:37:31 AM

S:\SKPRO\97203\DWG\HATCH



CURB TRANSITION AND GRATE INLET APRON DETAIL

NOT TO SCALE 1/6

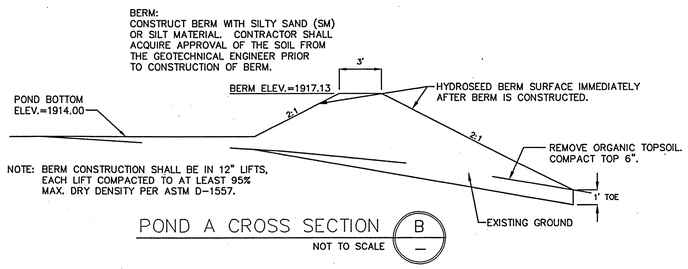


FENCE AND GATE DETAIL

NOT TO SCALE 2/6

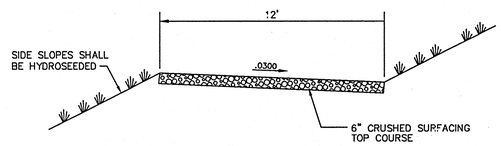
UNDERGROUND SERVICE ALERT
ONE-CALL NUMBER
456·8000
CALL TWO BUSINESS DAYS BEFORE YOU DIG

RECORD DRAWING



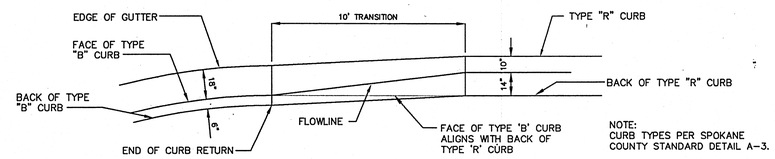
POND A CROSS SECTION

NOT TO SCALE B/–



GRAVEL ACCESS ROAD

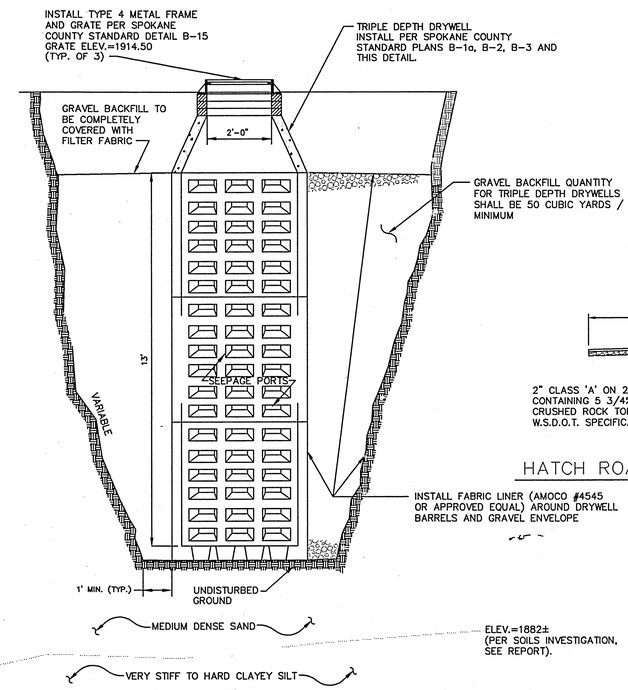
NOT TO SCALE C/–



TYPE 'B' TO TYPE 'R' CURB TRANSITION

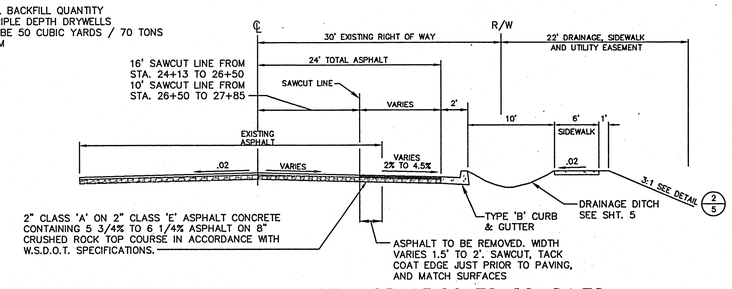
NOT TO SCALE 3/–

SPOKANE COUNTY ENGINEERS OFFICE
OFFICIAL PUBLIC DOCUMENT
ORIGINAL
"AS-BUILTS"
CERTIFIED RECORD DRAWINGS
PROJECT #: P1744
DATE ACCEPTED: 5/20/02



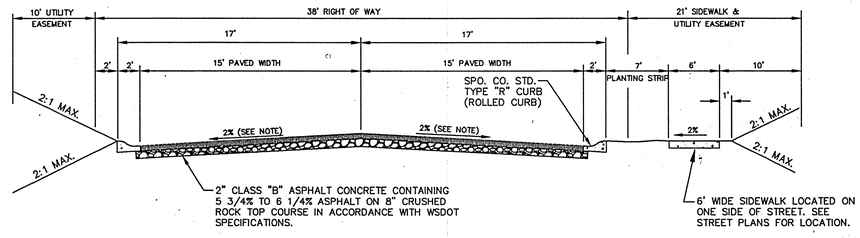
TRIPLE DEPTH DRYWELL

NOT TO SCALE 4/–



HATCH ROAD CROSS SECTION STA. 25+13.69 TO 26+84.78

NOT TO SCALE



BALLARD DR. AND EDGECREST RD. CROSS SECTION

NOTE: BALLARD RD. (STA. 10+16 TO 11+60) HAS A PAVEMENT CROSS SLOPE WHICH VARIES FROM 2% TO 4%.

NOT TO SCALE

I have reviewed the construction and to my knowledge find it to be in substantial conformance with the approved certified plans and Standard Specifications except as noted.

PAUL F. NELSON
STATE OF WASHINGTON
37228
REGISTERED PROFESSIONAL ENGINEER
5-6-02

EXPIRES 11/24/01

DEVELOPER'S APPROVAL

DATE

NO.	DATE	BY	REVISIONS
1	11/08/01	DGF	BOND REDUCTION REQUEST
2	5/6/02	DGF	FINAL CERTIFICATION PACKAGE

DATE: 7/9/98
DRAWN BY: JFC
DESIGNED BY: MLH
CHECKED BY: JFC, RLM
RDF

SCALE:
HORIZONTAL: AS NOTED
VERTICAL: N/A

INLAND PACIFIC ENGINEERING
707 West 7th - Suite 200
Spokane, WA 99204
(509) 458-6840
FAX: (509) 458-6844

CANTERBURY TERRACE – PHASE I
STREET & DRAINAGE DETAILS

STREET

SHEET 6 OF 8

JOB NUMBER 97203

P-1744 Eng. As-Builts

L:\98367 Canterbury Terrace II\dwg\ASBUILT STREET 06.dwg, Layout1, 05/03/2002 08:47:16 AM