

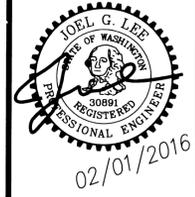
**PROJECT/VICINITY MAP**

PORTIONS OF NW 1/4 OF SECTION 2, T. 26 N., R. 42 E. W.M.  
SPOKANE COUNTY, WASHINGTON

**SHEET INDEX**

- 1 COVER SHEET
- 2 LUNA LANE and LUNA LANE HAMMERHEAD PLAN & PROFILE
- 3 DETAILS AND EROSION CONTROL NOTES

SPOKANE COUNTY ENGINEERS OFFICE  
OFFICIAL PUBLIC DOCUMENT ORIGINAL  
**CONSTRUCTION PLANS**  
PROJECT #: P-2017B  
DATE ACCEPTED: 02-12-16  
ACCEPTANCE EXPIRES: 02-12-18  
PROJECT LANE MILES PUBLIC: 1.19  
PROJECT LANE MILES PRIVATE: 1.19  
CONSTRUCTION DOCUMENTATION AND CERTIFIED RECORD DRAWINGS, "AS-BUILTS" ARE REQUIRED PRIOR TO COUNTY ACCEPTANCE AND ESTABLISHMENT OF THE LOADS AND DRAINAGE FACILITIES FOR MAINTENANCE.  
PERMIT REQUIRED! (509) 477-3800  
NOTIFY PERMIT ENGINEER 2 BUSINESS DAYS PRIOR TO CONSTRUCTION



**ENGINEER'S STATEMENT:**

THE DESIGN IMPROVEMENTS SHOWN IN THIS SET OF PLANS AND CALCULATIONS CONFORM TO THE 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.

DRAWN BY: resp  
CHECKED BY: JGL  
DATE: 02/01/2016  
SCALE: AS SHOWN

**LEGAL DESCRIPTION:**

Portions of the NW 1/4 of Section 2,  
Township 26 North, Range 42 East, W.M.,  
Spokane County, Washington.

**PROJECT NOTES:**

NAME OF PROPERTY OWNER:  
RIVER BLUFF WEST PARTNERS, LLC.

NAME OF PERMIT APPLICANT:  
CHRIS HEFTEL

NAME OF CONTACT PERSON AT PROJECT SITE:  
CHRIS HEFTEL  
4425 W. LOOKOUT MTN. LANE #A  
SPOKANE, WA 99208 Phone: 509-995-2899

PROJECT ADDRESS:  
LUNA LANE (NEW) AT RIVER BLUFF LANE

DESCRIPTION OF PROJECT:  
THIS PROJECT IS A PROPOSED LANE TO SERVE FIVE LOTS AS PART OF "RIVER BLUFF RURAL CLUSTER 1ST ADDITION" NORTH OF RIVER BLUFF LANE (AT STATION 13+93).

DESCRIPTION OF EXISTING VEGETATION & SOIL INFORMATION:  
THE SITE IS LOCATED ON MARBLESRING (#3127) SOILS PER THE NRCS SOILS MAP. THE EXISTING VEGETATION FOR THE SITE IS LIGHTLY TREED PINE FOREST.

RIVER BLUFF WEST PARTNERS, LLC  
BRADLEY KREST, MANAGER  
*[Signature]*  
DEVELOPER'S APPROVAL DATE: 2/10/16

RIVER BLUFF RURAL CLUSTER - 1ST ADDITION  
LUNA LANE  
COVER SHEET

SHEET  
1 OF 3  
03-007.1

XREF: T04BVCN.DWG, 3007BASK.DWG

**BENCHMARK**  
ELEVATION = 1753.04 (NAVD=88)  
SPOKANE COUNTY BENCH MARK "237/12H". BRASS CAP IN CONCRETE POST STAMPED "20 WS 1948"  
LOCATED ALONG NORTH SIDE OF RUTTER PARKWAY IN THE SW 1/4 SE 1/4 SECTION 2-26-42

**METRO ENGINEERING, INC.**  
 3929 E. BOONE AVENUE  
 SPOKANE, WA 99202  
 (509) 624-9351

**SPOKANE COUNTY ENGINEERS OFFICE**  
**OFFICIAL PUBLIC DOCUMENT ORIGINAL**  
**CONSTRUCTION PLANS**  
 PROJECT #: 13-2017B  
 DATE ACCEPTED: 02-10-16  
 ACCEPTANCE EXPIRES: 02-11-18  
 PROJECT LANE MILES PUBLIC: 0  
 PROJECT LANE MILES PRIVATE: 0.19  
 RECORD DRAWINGS, "AS-BUILT" ARE REQUIRED PRIOR TO COUNTY ACCEPTANCE AND ESTABLISHMENT OF THE FLOODS AND DRAINAGE FACILITIES FOR MAINTENANCE.  
 PERMIT REQUIRED! (509) 477-3800  
 NOTIFY PERMIT ENGINEER 2 BUSINESS DAYS PRIOR TO CONSTRUCTION

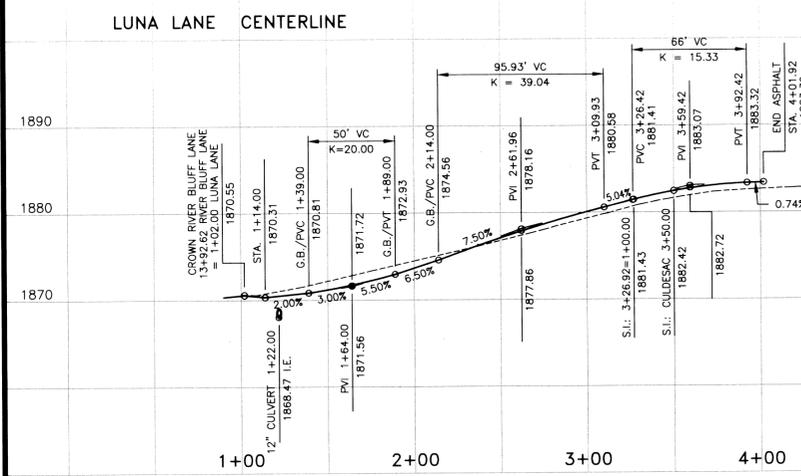
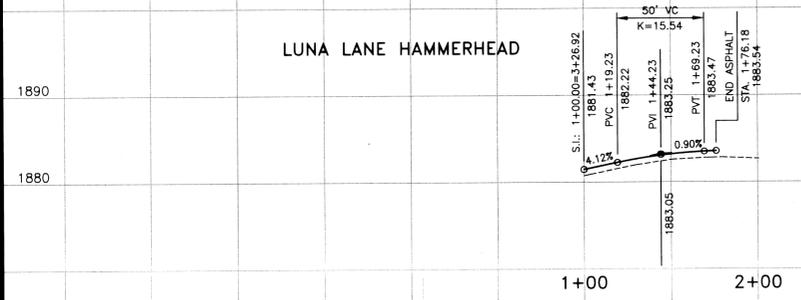


02/01/2016

DRAWN BY: resp  
 CHECKED BY: JGL  
 DATE: 02/01/2016  
 SCALE: AS SHOWN

**RIVERBLUFF RURAL CLUSTER - 1ST ADDITION**  
**LUNA LANE**  
**PLAN AND PROFILE**

SHEET  
 2 OF 3  
 03-007.1

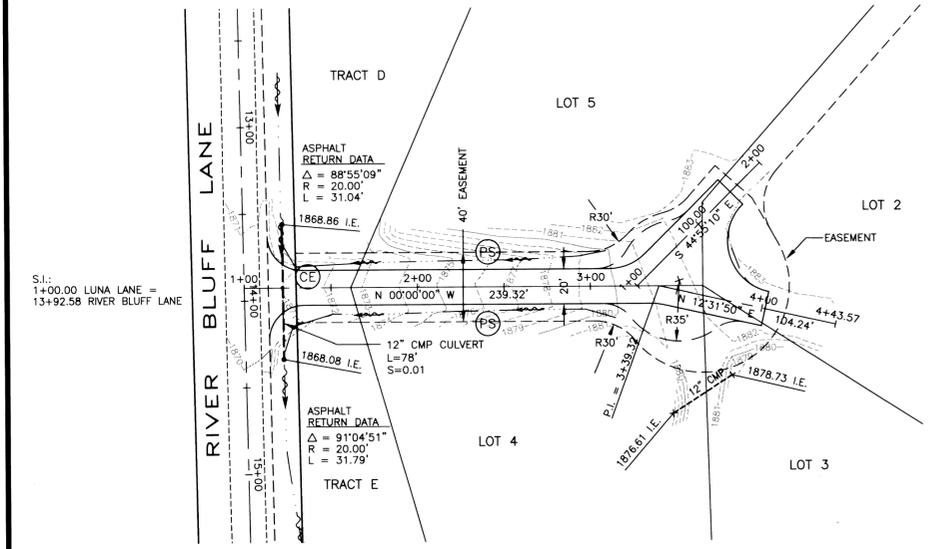


**CONSTRUCTION NOTES:**

- 1) ALL ITEMS OF CONSTRUCTION SHALL BE COMPLETED IN ACCORDANCE WITH THE APPLICABLE STANDARD SPECIFICATIONS FOR ROAD, BRIDGE, AND MUNICIPAL CONSTRUCTION AS PROMULGATED JOINTLY BY THE WASHINGTON STATE DEPARTMENT OF TRANSPORTATION (WSDOT) AND THE AMERICAN PUBLIC WORKS ASSOCIATION (APWA); THE 2001 SPOKANE COUNTY STANDARDS FOR ROAD AND SEWER CONSTRUCTION; AND ALL AMENDMENTS HERETO.
- 2) LOCATIONS OF PROPOSED AND EXISTING UTILITIES SHOWN IN THE PLANS ARE APPROXIMATE AND/OR MAY NOT BE SHOWN. PRIOR TO SITE CONSTRUCTION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING ALL UNDERGROUND UTILITIES. CALL THE UNDERGROUND UTILITY LOCATION SERVICE AT 811 BEFORE YOU DIG. ANY CONFLICTING UTILITIES SHALL BE RELOCATED PRIOR TO CONSTRUCTION OF ROAD AND DRAINAGE FACILITIES.
- 3) THE CONTRACTOR IS REQUIRED TO HAVE A COMPLETE SET OF THE APPROVED ROAD AND DRAINAGE PLANS ON THE JOB SITE WHENEVER CONSTRUCTION IS IN PROGRESS.
- 4) IF THE CONTRACTOR DISCOVERS ANY DISCREPANCIES BETWEEN THE PLANS AND EXISTING CONDITIONS ENCOUNTERED, THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE DESIGN ENGINEER AND THE SPOKANE COUNTY ENGINEER'S OFFICE.

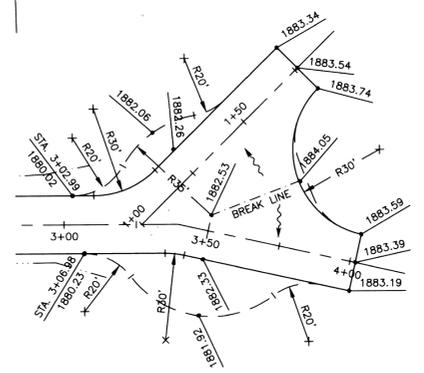
**ENGINEER'S STATEMENT:**

THE DESIGN IMPROVEMENTS SHOWN IN THIS SET OF PLANS AND CALCULATIONS CONFORM TO THE 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.



**LEGEND**

- 1875 — EXISTING CONTOUR, 5' INTERVAL
- 1869 --- EXISTING CONTOUR, 1' INTERVAL
- — — EXISTING EDGE OF ASPHALT
- — — PROPOSED EDGE OF ASPHALT
- — — PROPOSED EDGE GRAVEL
- — — EXISTING DITCH LINE
- — — PROPOSED 12" CULVERT
- — — EXISTING 12" CMP CULVERT
- 1861.35 I.E. — EXISTING CULVERT INVERT ELEVATION
- 1867.50 • PROPOSED SPOT ELEVATION
- (PS) PERMANENT SEEDING (SEE SHEET 3)
- (CE) CONSTRUCTION ENTRANCE (SEE SHEET 3)



**HAMMERHEAD DETAIL**  
 SCALE: 1" = 30'

**BENCHMARK**  
 ELEVATION = 1753.04 (NAVD-88)  
 SPOKANE COUNTY BENCH MARK "237/12H" BRASS CAP IN CONCRETE POST STAMPED "20 WS 1948"  
 LOCATED ALONG NORTH SIDE OF RUTTER PARKWAY IN THE SW 1/4 SE 1/4 SECTION 2-26-42

RIVERBLUFF WEST PARTNERS, LLC  
 BRADLEY WEST, MANAGER  
 DATE: 2/10/16

SECTION 2, T. 26 N., R. 42 E. W.M.

CALL BEFORE YOU DIG: DIAL 811

II-5.4.3. BMP E1.35: PERMANENT SEEDING AND PLANTING

CODE: **(PS)** SYMBOL:

**DEFINITION:**  
THE ESTABLISHMENT OF PERENNIAL VEGETATIVE COVER ON DISTURBED AREAS.

**PURPOSE:**  
TO ESTABLISH PERMANENT VEGETATION (SUCH AS GRASSES, LEGUMES AND TREES OR SHRUBS) AS RAPIDLY AS POSSIBLE TO PREVENT SOIL EROSION BY WIND OR WATER, AND TO IMPROVE WILDLIFE HABITAT AND SITE AESTHETICS.  
TO PROVIDE POLLUTANT FILTRATION (BIOFILTRATION) IN VEGETATION-LINED CHANNELS AND TO ESTABLISH CONSTRUCTED WETLANDS AS REQUIRED (SEE BMP RW.10 IN CHAPTER III-4 AND RV.05 IN CHAPTER II-6).

**CONDITIONS WHERE PRACTICE APPLIES:**  
- GRADED, FINAL GRADED OR CLEARED AREAS WHERE PERMANENT VEGETATIVE COVER IS NEEDED TO STABILIZE THE SOIL.  
- AREAS WHICH WILL NOT BE BROUGHT TO FINAL GRADE FOR A YEAR OR MORE.  
- VEGETATION-LINED CHANNELS.  
- RETENTION OR DETENTION PONDS AS REQUIRED.

**GRASS SEED:**  
PROVIDE FRESH, CLEAN, NEW-CROP SEED COMPLYING WITH TOLERANCE FOR PURITY AND GERMINATION ESTABLISHED BY THE OFFICIAL SEED ANALYSIS OF NORTH AMERICA. PROVIDE SEED MIXTURE COMPOSED OF GRASS SPECIES AND PERCENTAGES BY WEIGHT AS FOLLOWS:

20% ELKA PERENNIAL RYE      20% DURAR HARD FESCUE  
45% COVAR SHEEP FESCUE    15% RUEBENS CANADIAN BLUEGRASS

PROVIDE MIXTURE COMPOSED OF GRASS SEED AND FERTILIZER IN PERCENTAGES AS FOLLOWS:

GRASS SEED: 90 LBS. PER ACRE  
FERTILIZER: 16-16-16 TIMED RELEASE COMPOSITION, 300 LBS. PER ACRE

ALL SEEDING SHALL BE DONE IN ACCORDANCE WITH THE WSDOT 2004 STANDARD SPECIFICATIONS, SECTION 8-01. THE SEEDING DATES ALLOWED IN SECTION 8-01.3(7) SHALL BE AMENDED TO INCLUDE MARCH 1 TO MAY 15. CONTRACTOR TO IRRIGATE SEEDING AREAS UNTIL SEED HAS GERMINATED.

PERMANENT SEEDING/SEED SPECIFICATIONS

**(PS)**

STABILIZED CONSTRUCTION ENTRANCE AND TIRE WASH

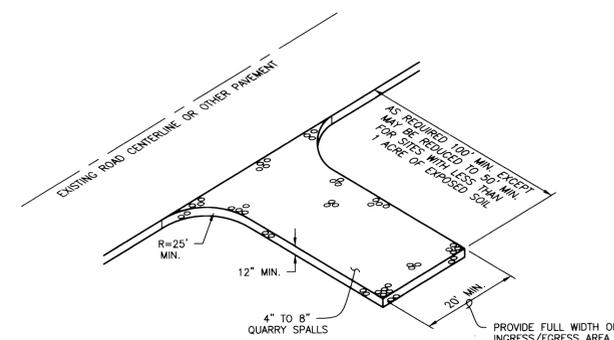
CODE: **(CE)**

**DEFINITION:**  
A TEMPORARY STONE-STABILIZED PAD LOCATED AT POINTS OF VEHICULAR INGRESS AND EGRESS ON A CONSTRUCTION SITE

**PURPOSE:**  
TO REDUCE THE AMOUNT OF MUD, DIRT, ROCKS, ETC. TRANSPORTED ONTO PUBLIC ROADS BY MOTOR VEHICLES OR RUNOFF BY CONSTRUCTING A STABILIZED PAD OF ROCK SPALLS AT ENTRANCES TO CONSTRUCTION SITES AND WASHING OF TIRES DURING EGRESS.

**CONDITIONS WHERE PRACTICE APPLIES:**  
- WHENEVER TRAFFIC WILL BE LEAVING A CONSTRUCTION SITE AND MOVING DIRECTLY ONTO A PUBLIC ROAD OR OTHER PAVED AREAS.

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



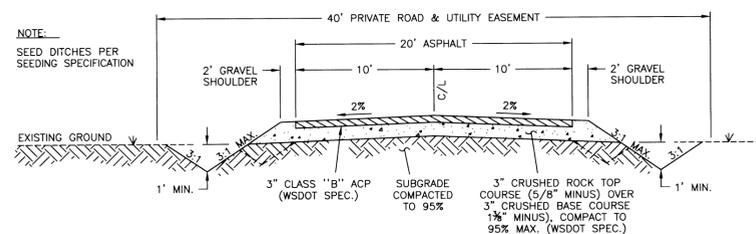
STABILIZED CONSTRUCTION ENTRANCE AND TIRE WASH

NOT TO SCALE

**(CE)**

EROSION & SEDIMENT CONTROL NOTES:

- 1) EROSION/SEDIMENT CONTROL (ESC) IS REQUIRED FOR THIS PROJECT. IMPLEMENTATION OF THE ESC PLAN, CONSTRUCTION, MAINTENANCE, AND UPGRADING OF THE ESC FACILITIES ARE THE RESPONSIBILITY OF THE DEVELOPER/CONTRACTOR UNTIL ALL CONSTRUCTION IS COMPLETE AND ACCEPTED BY SPOKANE COUNTY, OR UNTIL VEGETATION IS ESTABLISHED THROUGHOUT THE SITE, AND ACCEPTED BY SPOKANE COUNTY, WHICHEVER IS LATER.
- 2) THE CONTRACTOR SHALL MAINTAIN THE ESC FACILITIES DURING WET WEATHER CONDITIONS TO ASSURE THAT THE FACILITIES ARE WORKING AS PLANNED AND THAT EROSION OF SOILS IS MINIMIZED. THE CONTRACTOR SHALL USE MEASURES AS NECESSARY DURING WET WEATHER CONDITIONS TO MINIMIZE TRACKING OF SOILS ONTO EXISTING STREETS. THE ESC 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 THE SITE, OR INTO NEW/EXISTING STORM DRAINAGE FACILITIES.
- 3) ON SITE GRADING SHALL BE IN ACCORDANCE WITH THE APPROVED GRADING PLAN AND ESC PLAN. ANY IMPORT OR EXPORT OF MATERIAL SHALL BE FROM A PREAPPROVED SOURCE/DESTINATION AND COORDINATED WITH THE SPOKANE COUNTY DEPARTMENT OF BUILDING AND PLANNING AT 477-3975. GRADING ON THIS SITE OR ANY OTHER SITE MUST COMPLY WITH ALL DEVELOPMENT REGULATIONS INCLUDING, BUT NOT LIMITED TO, GRADING PERMITS, SEPA REVIEW, TIMBER HARVEST PERMITS, CRITICAL AREAS, FLOODPLAINS, DESIGNATED DRAINAGEWAYS, ETC.
- 4) 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.
- 5) THE CONTRACTOR/DEVELOPER IS RESPONSIBLE FOR INSTALLING ROCK CONSTRUCTION ENTRIES (SEE DETAIL) AT ANY AND ALL LOCATIONS USED TO ENTER OR EXIT THE PROJECT SITE.
- 6) THE EROSION CONTROL PLANS AND SPECIFICATIONS ARE SCHEMATIC AND ARE NOT INTENDED TO DEPICT ALL DETAILS OF THE WORK REQUIRED. THE CONTRACTOR SHALL BE RESPONSIBLE TO FAMILIARIZE HIMSELF WITH THE ACTUAL SITE CONDITIONS AND FACTORS WHICH MAY CONTRIBUTE TO SOIL EROSION. THE CONTRACTOR SHALL IMPLEMENT ANY ADDITIONAL MEASURES WHICH ARE NECESSARY TO ALLEVIATE THE POTENTIAL FOR SOIL EROSION.
- 7) CONTRACTOR TO PROVIDE A DESIGNATED, POSTED CONCRETE WASHOUT AREA NEAR THE SITE ENTRANCE. THE CONCRETE WASHOUT SHALL NOT BE ALLOWED TO DRAIN OFF THE SITE OR INTO ANY EXISTING OR FUTURE STORM DRAINAGE FACILITIES. HARDENED WASH CONCRETE SHALL BE BROKEN UP AND REMOVED FROM THE SITE.



LUNA LANE - Sta. 1+00 to Sta. 4+01.92  
NOT TO SCALE

ENGINEER'S STATEMENT:

THE DESIGN IMPROVEMENTS SHOWN IN THIS SET OF PLANS AND CALCULATIONS CONFORM TO THE 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.

PREPARER'S STATEMENT:

THIS EROSION CONTROL PLAN MEETS THE ESC PLAN REQUIREMENTS AS LISTED IN CHAPTER 4.5 OF THE SPOKANE COUNTY GUIDELINES FOR STORMWATER MANAGEMENT.

PROJECT NOTES:

NAME OF PROPERTY OWNER:  
RIVER BLUFF WEST PARTNERS, LLC

NAME OF PERMIT APPLICANT:  
CHRIS HEFTEL

NAME OF CONTACT PERSON AT PROJECT SITE:  
CHRIS HEFTEL  
4425 W. LOOKOUT MTN. LANE #A  
SPOKANE, WA 99208 Phone: 509-995-2899

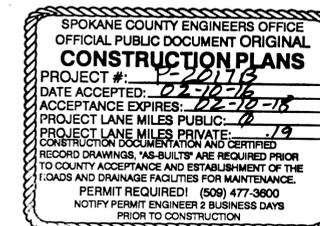
PROJECT ADDRESS:  
LUNA LANE (NEW) NORTH FROM RIVERBLUFF LANE AT STATION 13+93 TO SERVE FIVE PARCELS. (NW 1/4 OF SECTION 2, T. 26 N., R. 42 E., W.M.)

DESCRIPTION OF PROJECT:  
PROPOSED LANE TO SERVE FIVE LOTS AS PART OF RIVERBLUFF RURAL CLUSTER 1ST ADDITION.

DESCRIPTION OF EXISTING VEGETATION & SOIL INFORMATION:  
THE SITE IS LOCATED ON MARBLESRING (#3127) SOILS PER THE NRCS SOILS MAP. THE EXISTING VEGETATION FOR THE SITE IS LIGHTLY TREED PINE FOREST.

LEGAL DESCRIPTION:

A PORTION OF THE NW 1/4 OF SECTION 2, T. 26 N., R. 42 E. W.M., SPOKANE COUNTY, WASHINGTON



METRO ENGINEERING, INC.  
3929 E. BOONE AVENUE  
SPOKANE, WA 99202  
(509) 624-8351



02/01/2016

DRAWN BY: resp  
CHECKED BY: JCL  
DATE: 02/01/2016  
SCALE: AS SHOWN

RIVER BLUFF RURAL CLUSTER - 1ST ADDITION  
LUNA LANE  
DETAILS & EROSION CONTROL NOTES

RIVER BLUFF WEST PARTNERS, LLC  
BRADLEY KEST, MANAGER  
*Bradley Kest*  
DEVELOPER'S APPROVAL DATE: 2/10/16

SECTION 2, T. 26 N., R. 42 E. W.M.

SHEET  
3 OF 3  
03-007.1