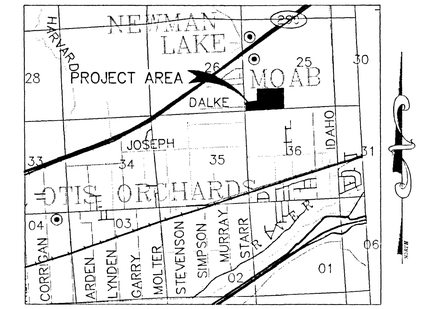
SPOKANE COUNTY ENGINEERS OFFICE
OFFICIAL PUBLIC DOCUMENT ORIGINAL
CONSTRUCTION PLANS
PROJECT #: 21858A
DATE ACCEPTED: 3/21/2002
ACCEPTANCE EXPIRES: 3/21/2005
PROJECT LANE MILES PUBLIC: 0
PROJECT LANE MILES PRIVATE: 0.36
CONSTRUCTION DOCUMENTATION AND CERTIFIED RECORD DRAWINGS, "AS BUILTS" ARE REQUIRED PRIOR TO COUNTY ACCEPTANCE AND ESTABLISHMENT OF THE ROADS AND DRAINAGE FACILITIES FOR MAINTENANCE.
PERMIT REQUIRED! (509) 477 3600
NOTIFY PERMIT ENGINEER 2 BUSINESS DAYS PRIOR TO CONSTRUCTION.

STARR ESTATES FIRST ADDITION

SECTION 25, TOWNSHIP 26 NORTH, RANGE 45 EAST, W.M.



VICINITY MAP
NTS

SHEET INDEX

SHEET 1 COVER SHEET – STARR ESTATES FIRST ADDITION
SHEET 2 ROSEWOOD LANE – STREET AND DRAINAGE – STA 0+68.76 TO 11+00
SHEET 3 ROSEWOOD LANE – STREET AND DRAINAGE – STA 11+00 TO 19+76.10

CONSTRUCTION SPECIFICATIONS

Standard Notes for Construction Plans

1) All work and materials shall be in conformance with the "SPOKANE COUNTY STANDARDS FOR ROAD AND SEWER CONSTRUCTION" 1995, and as amended.

2) 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.

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.

5) For construction of drywells, install filter fabric (Amoco 4545 or approved equivalent) between the drywell barrel and the washed drain rock, and between the washed drain rock and the native soils.

6) Prior to site construction, the Contractor is responsible for locating underground utilities. Call the underground utility location service at 456–8000 before you dig.

7) The floor of a Grassed Percolation Area (GPA) swale includes the level portion of the floor of the swale, and the side slopes of the swale up to the GPA overflow elevation or top of drywell. The soil located in the floor of the GPA swale shall be a medium to well draining material, with a minimum infiltration rate of 0.5 inches per hour. The Engineer shall provide a written statement which verifies that all GPA swales conform to this requirement. This written statement shall be submitted to the Spokane County Engineer's Office prior to installing finished landscaping/sod and prior to final acceptance. The swale floor material shall be installed to a native soil stratum which also meets or exceeds this minimum percolation rate of 0.5 inches per hour.

EROSION / SEDIMENT SPECIFICATIONS

ER1) 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 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.

ER2) 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.

ER3) The Erosion /Sedimentation 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 the site, or into new or existing storm drainage facilities, such as drywells, culverts, or gravel galleries.

ER4) The Contractor /Developer is responsible for installing Rock Construction Entries at any and all locations used to enter or exit the project site.

ER5) Geotextile fabric is to be place on the rims of drywells, catch basins and inlets until such time the vegetation on the site is established and the threat of sediment deposition into the drainage system is mitigated.

JAMES W. PREBLE
STATE OF WASHINGTON
28021
REGISTERED
PROFESSIONAL ENGINEER
EXPIRES 6-5-02
2-7-02

DRYLAND MIX (GRASS MIXTURE)

SIBERIAN WHEAT GRASS	54.6 LBS. /ACRE
CRESTED WHEAT GRASS	52.5 LBS. /ACRE
THICK SPIKE WHEAT GRASS	49.4 LBS. /ACRE
SHEEP FESCUE GRASS	27.3 LBS. /ACRE
BIG BLUE GRASS	26.3 LBS. /ACRE

MIXTURE SHALL BE MINIMUM OF ABOVE FOR SEEDING RATE.

GRAPHIC SCALE
100 0 100 100 200 400
(IN FEET)
1 inch = 100 ft.

BENCHMARK
2" IP, SW CORNER SEC.25, T.26N, R.45E. WM.
COUNTY DATUM ADJUSTED TO NAVD 88
ELEVATION 2083.01

FIRE DISTRICT No. 8 — DATE 2/7/02
DEVELOPER — DATE 2-07-02
DEVELOPER — DATE

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 STORM WATER MANAGEMENT. THE SPOKANE COUNTY ENGINEER HAS APPROVED ALL DESIGN DEVIATIONS. I APPROVE THESE PLANS FOR CONSTRUCTION.
JAMES W. PREBLE, P.E. — DATE 2-7-02

CALL BEFORE YOU DIG 456–8000
"ANY CONFLICTING UTILITIES SHALL BE RELOCATED PRIOR TO CONSTRUCTION"

JAMES W. PREBLE, P.E.
CONSULTING ENGINEER
19008 W. BAKER ROAD
CHENEY, WA. 99004
PHONE 509–559–5101
FAX 509–559–5898

DRAWN BY: JAM
CK'D. BY: JWP
DATE: 01/15/02
SCALE: AS SHOWN

COVER SHEET
STARR ESTATES FIRST ADDITION
SPOKANE, WA.

SHEET 1 OF 3
00–074

\\Server\d_Projects\2000\00-074 Rosewood Lane\00074cvr.DWG Tue Jan 15 07:35:53 2002
00074cvr.DWG

#1858-A Rd. and Drainage Plans

SPOKANE COUNTY ENGINEERS OFFICE
OFFICIAL PUBLIC DOCUMENT ORIGINAL
CONSTRUCTION PLANS
PROJECT #: P1858A
DATE ACCEPTED: 3/21/2002
ACCEPTANCE EXPIRES: 3/21/2005
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PROJECT LANE MILES PRIVATE: 0.36
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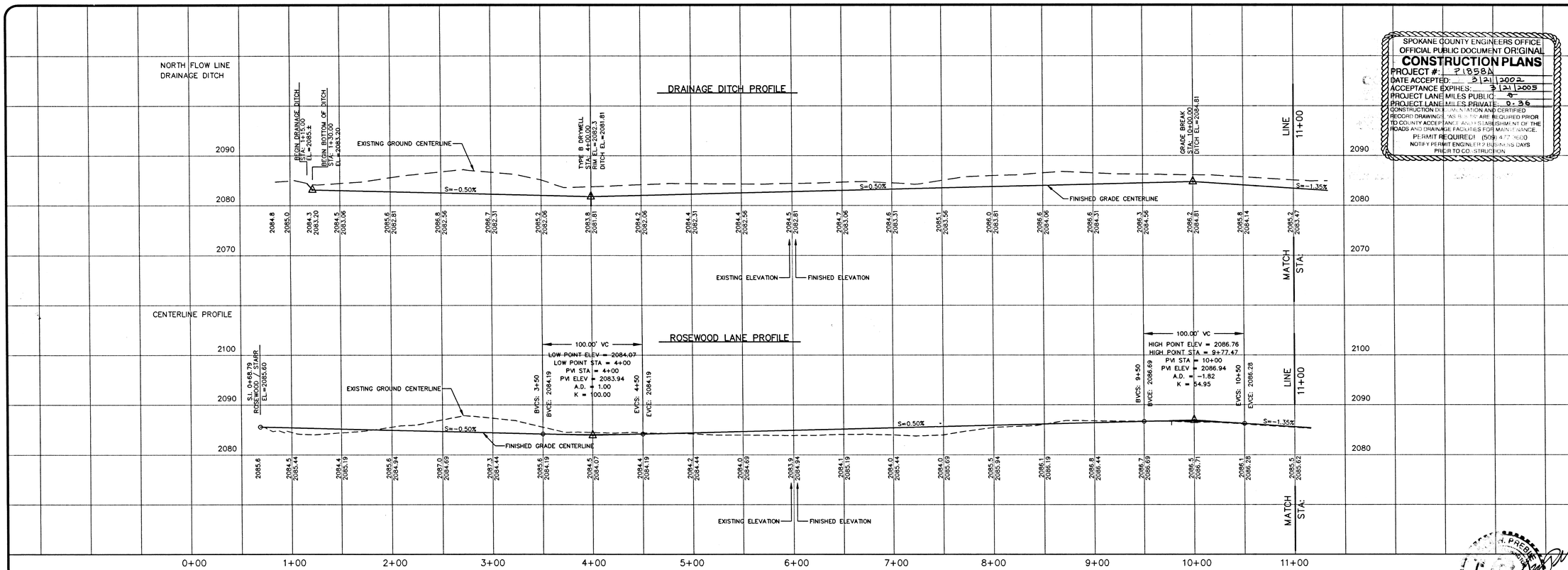
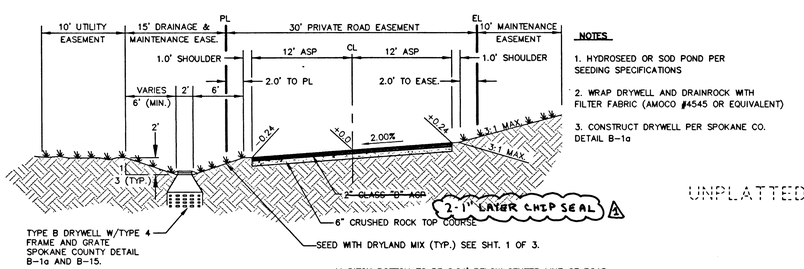
PERMIT REQUIRED (509) 477-7600
NOTIFY PERMIT ENGINEER 2 BUSINESS DAYS PRIOR TO CONSTRUCTION

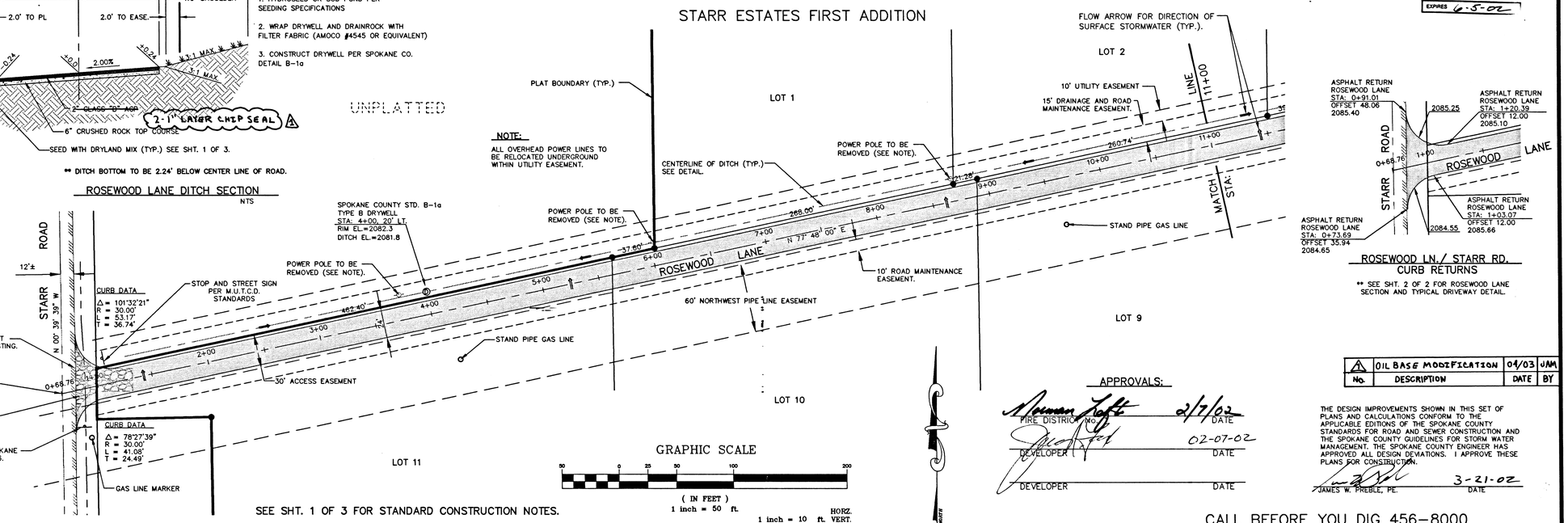




ROSEWOOD LANE DITCH SECTION
NTS

NOTES

1. HYDROSEED OR SOD POND PER SEEDING SPECIFICATIONS
2. WRAP DRYWELL AND DRAINROCK WITH FILTER FABRIC (AMOCO #4545 OR EQUIVALENT)
3. CONSTRUCT DRYWELL PER SPOKANE CO. DETAIL B-1a



NOTE:
ALL OVERHEAD POWER LINES TO BE RELOCATED UNDERGROUND WITHIN UTILITY EASEMENT.

ROSEWOOD LN./ STARR RD.
CURB RETURNS

** SEE SHT. 2 OF 2 FOR ROSEWOOD LANE SECTION AND TYPICAL DRIVEWAY DETAIL.

No.	DESCRIPTION	DATE	BY
1	OIL BASE MODIFICATION	04/03	JAM

BENCHMARK
2" IP, SW CORNER SEC. 25, T.26N., R.45E. WM.
COUNTY DATUM ADJUSTED TO NAVD 88
ELEVATION 2083.01

SEE SHT. 1 OF 3 FOR STANDARD CONSTRUCTION NOTES.

GRAPHIC SCALE
50 0 25 50 100 200
(IN FEET)
1 inch = 50 ft. HORZ.
1 inch = 10 ft. VERT.

APPROVALS:

Norman Tofte 2/7/02
FIRE DISTRICT NO. 9 DATE
02-07-02
DEVELOPER DATE
DEVELOPER DATE

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 STORM WATER MANAGEMENT. THE SPOKANE COUNTY ENGINEER HAS APPROVED ALL DESIGN DEVIATIONS. I APPROVE THESE PLANS FOR CONSTRUCTION.
JAMES W. PREBLE, PE. 3-21-02 DATE

CALL BEFORE YOU DIG 456-8000
"ANY CONFLICTING UTILITIES SHALL BE RELOCATED PRIOR TO CONSTRUCTION"

JAMES W. PREBLE, P.E.
CONSULTING ENGINEER
19008 W. BAKER ROAD
CHENEY, WA. 99004
PHONE 509-559-5101
FAX 509-559-5898

DRAWN BY: JAM
CK'D. BY: JWP
DATE: 01/15/02
SCALE: (AS SHOWN)

ROSEWOOD LANE
STREET AND DRAINAGE
STA 0+68.76 TO 11+00

SHEET 2 OF 3
STREET

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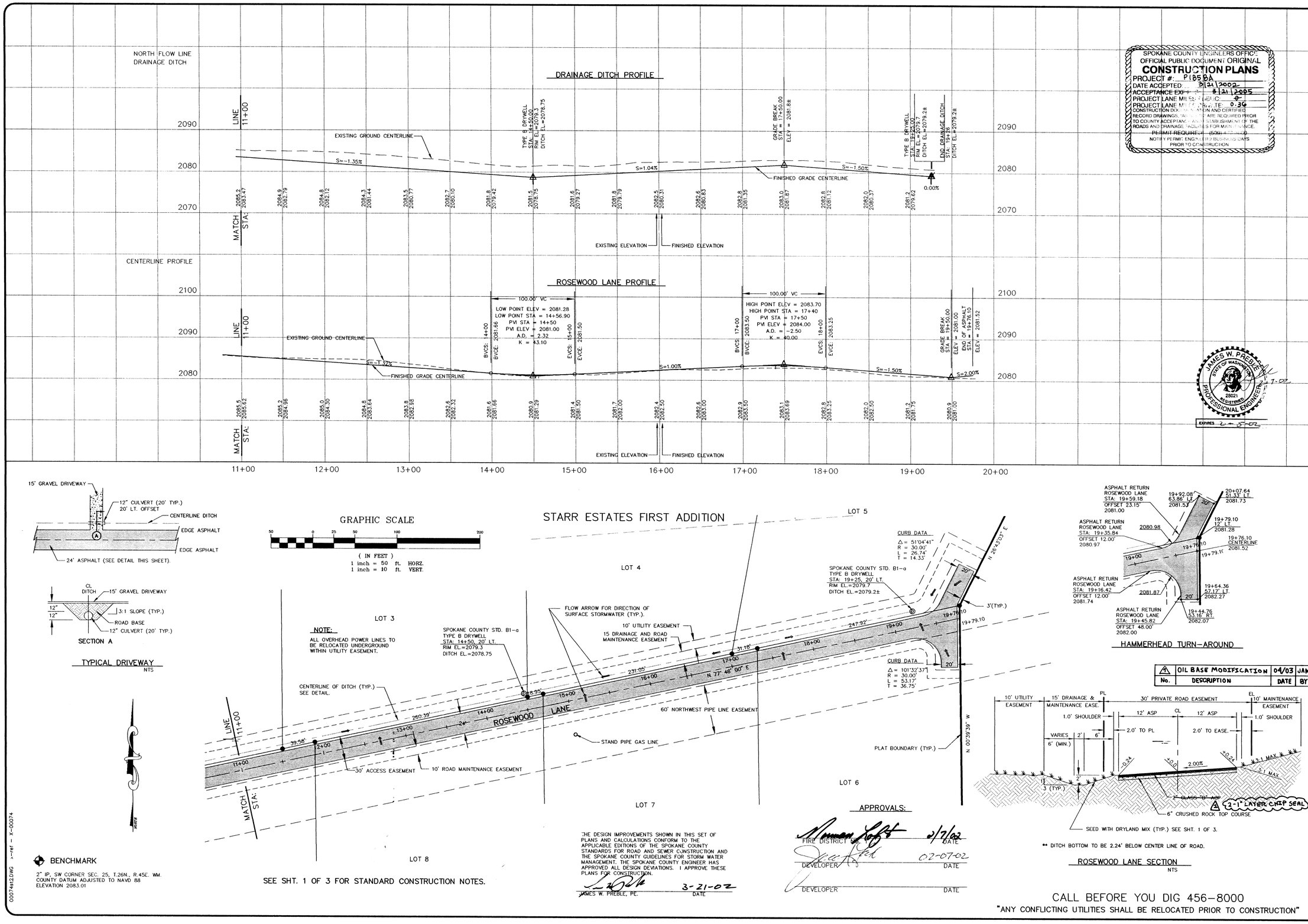
P-1858A.
4/03 REVISED Eng Road & Drainage



SPOKANE COUNTY ENGINEERS OFFICE
OFFICIAL PUBLIC DOCUMENT ORIGINAL
CONSTRUCTION PLANS
PROJECT #: P1858A
DATE ACCEPTED: 2/21/2002
ACCEPTANCE EXPIRES: 8/21/2005
PROJECT LANE MILES - PUBLIC: 0
PROJECT LANE MILES - PRIVATE: 0.36
CONSTRUCTION DOCUMENTATION AND CERTIFIED RECORD DRAWINGS, AS-BUILTS ARE REQUIRED PRIOR TO COUNTY ACCEPTANCE AND ESTABLISHMENT OF THE ROADS AND DRAINAGE FACILITIES FOR MAINTENANCE.
PERMIT REQUIRED (509) 477-3600
NOTIFY PERMIT ENGINEER 2 BUSINESS DAYS PRIOR TO CONSTRUCTION

JAMES W. PREBLE, P.E.
CONSULTING ENGINEER
19008 W. BAKER ROAD
CHENEY, WA. 99004
PHONE 509-559-5101
FAX 509-559-5898

DRAWN BY: JAM
CK'D. BY: JP
DATE: 01/15/02
SCALE: (AS SHOWN)

JAMES W. PREBLE — STATE OF WASHINGTON — 28021 — REGISTERED PROFESSIONAL ENGINEER — 1-7-02 — EXPIRES 2-5-02

SECTION A

TYPICAL DRIVEWAY
NTS

GRAPHIC SCALE
50 0 25 50 100 200
(IN FEET)
1 inch = 50 ft. HORZ.
1 inch = 10 ft. VERT.

HAMMERHEAD TURN-AROUND

No.	DESCRIPTION	DATE	BY
4	OIL BASE MODIFICATION	04/03	JAM

** DITCH BOTTOM TO BE 2.24' BELOW CENTER LINE OF ROAD.

ROSEWOOD LANE SECTION
NTS

BENCHMARK
2" IP, SW CORNER SEC. 25, T.26N., R.45E. WM. COUNTY DATUM ADJUSTED TO NAVD 88 ELEVATION 2083.01

SEE SHT. 1 OF 3 FOR STANDARD CONSTRUCTION NOTES.

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JAMES W. PREBLE, PE. — DATE 3-21-02

APPROVALS:

FIRE DISTRICT OFFICIAL — DATE 2/7/02
DEVELOPER — DATE 02-07-02
DEVELOPER — DATE

CALL BEFORE YOU DIG 456-8000
"ANY CONFLICTING UTILITIES SHALL BE RELOCATED PRIOR TO CONSTRUCTION"

ROSEWOOD LANE
STREET AND DRAINAGE
STA 11+00 TO 19+79.10

SHEET 3 OF 3
STREET

P-1858A 4/03 REVISED Eng Road + Drainage

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0007Ast2.DWG >-ref - X-00074

SPOKANE COUNTY ENGINEERS OFFICE
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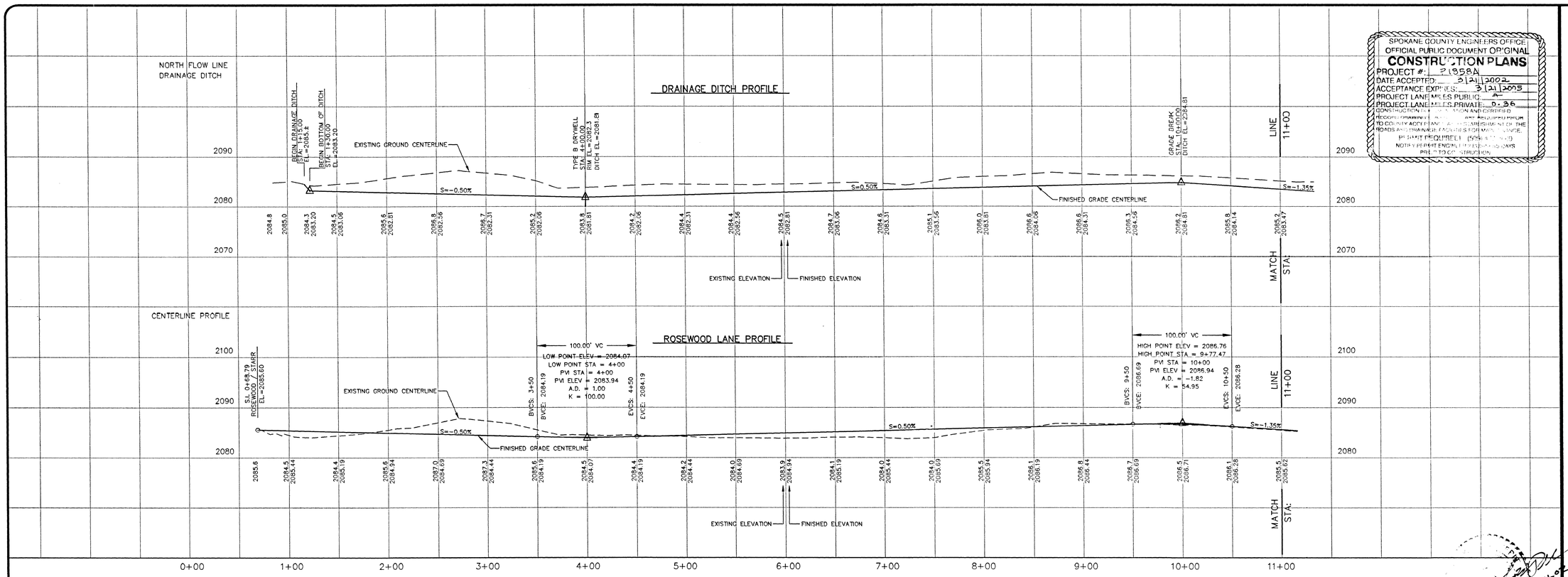
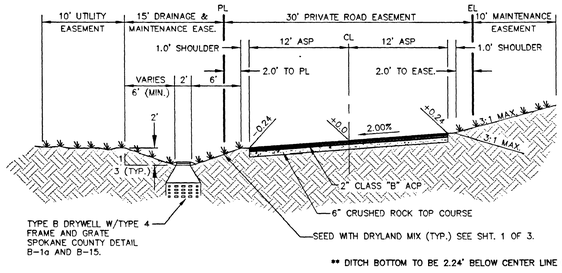
CONSTRUCTION [illegible] AND CERTIFIED RECORD DRAWINGS [illegible] ARE REQUIRED PRIOR TO COUNTY ACCEPTANCE [illegible] ESTABLISHMENT OF THE ROADS AND DRAINAGE FACILITIES [illegible]
PERMIT REQUIRED [illegible]
NOTIFY PERMIT ENGINEER [illegible] DAYS PRIOR TO CONSTRUCTION





** DITCH BOTTOM TO BE 2.24' BELOW CENTER LINE OF ROAD.

ROSEWOOD LANE DITCH SECTION
NTS

NOTES

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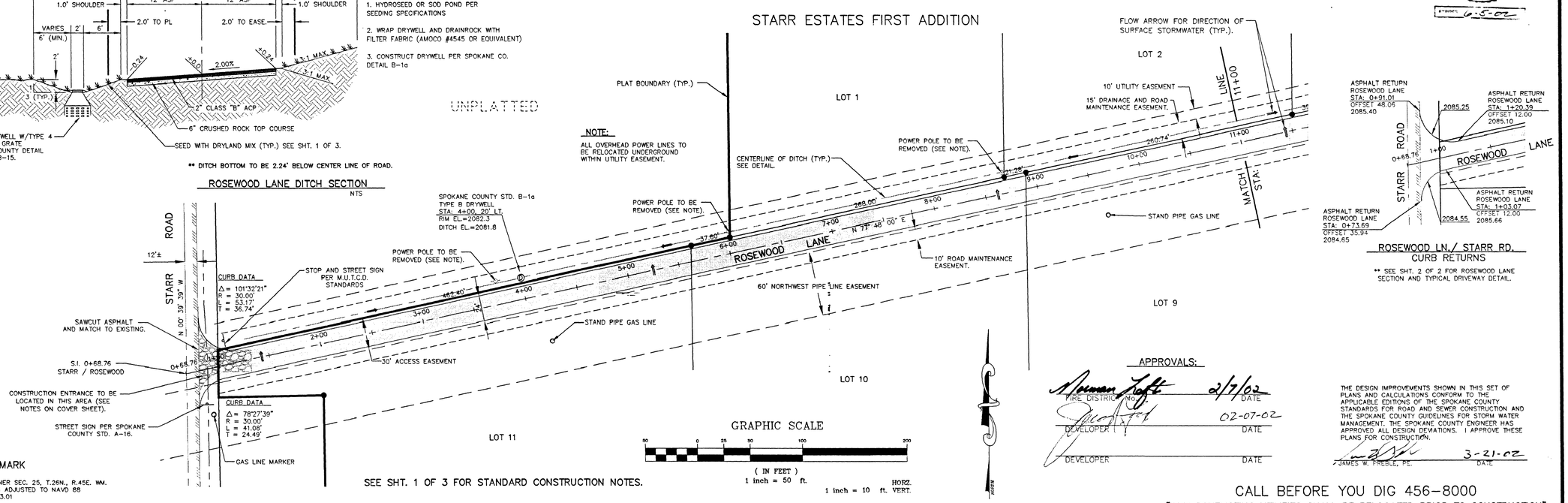

ROSEWOOD LN./ STARR RD.
CURB RETURNS

** SEE SHT. 2 OF 2 FOR ROSEWOOD LANE SECTION AND TYPICAL DRIVEWAY DETAIL.

GRAPHIC SCALE
50 0 25 50 100 200
(IN FEET)
1 inch = 50 ft. HORZ.
1 inch = 10 ft. VERT.

APPROVALS:

FIRE DISTRICT NO.	2/7/02 DATE
DEVELOPER	02-07-02 DATE
DEVELOPER	DATE

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JAMES W. PREBLE, P.E. 3-21-02 DATE

BENCHMARK
2" IP, SW CORNER SEC. 25, T.26N., R.45E. WM. COUNTY DATUM ADJUSTED TO NAVD 88 ELEVATION 2083.01

SEE SHT. 1 OF 3 FOR STANDARD CONSTRUCTION NOTES.

CALL BEFORE YOU DIG 456-8000
"ANY CONFLICTING UTILITIES SHALL BE RELOCATED PRIOR TO CONSTRUCTION"

JAMES W. PREBLE, P.E.
CONSULTING ENGINEER
19008 W. BAKER ROAD
CHENEY, WA. 99004
PHONE 509-559-5101
FAX 509-559-5898

DRAWN BY: JAM
CK'D. BY: JWP
DATE: 01/15/02
SCALE: (AS SHOWN)

ROSEWOOD LANE STREET AND DRAINAGE STA 0+68.76 TO 11+00

SHEET 2 OF 3
STREET

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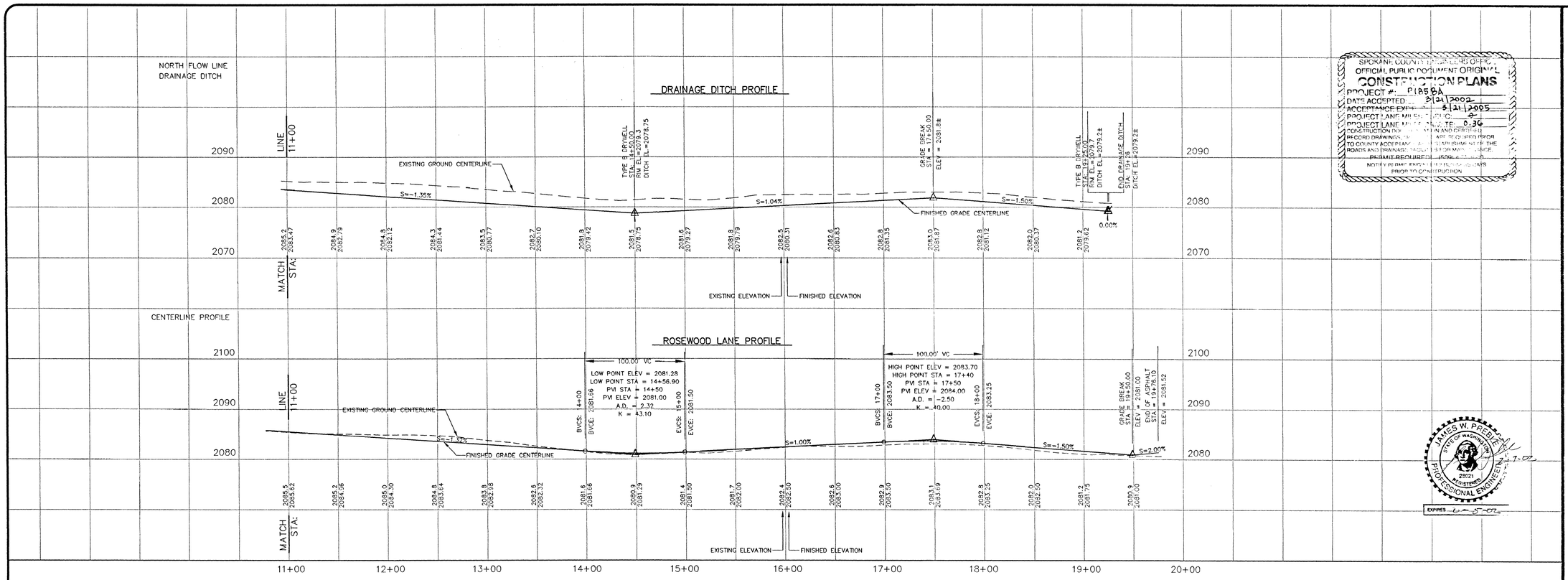

SPOKANE COUNTY ENGINEERS OFFICE
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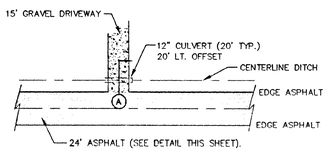
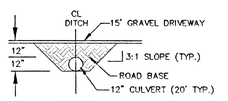
PROJECT LANE MILES ADDED: 0.36
CONSTRUCTION DOCUMENTS ARE NOT ACCEPTED AND CERTIFIED RECORD DRAWINGS ARE REQUIRED PRIOR TO COUNTY ACCEPTANCE. ESTABLISHMENT OF THE ROADS AND DRAINAGE FACILITIES FOR MAINTENANCE.
PERMIT REQUIRED (509) 477-7200
NOTIFY PERMIT ENGINEER 48 HOURS PRIOR TO CONSTRUCTION

JAMES W. PREBLE, P.E.
CONSULTING ENGINEER
19008 W. BAKER ROAD
CHENEY, WA. 99004
PHONE 509-559-5101
FAX 509-559-5898

DRAWN BY: JAM
CK'D. BY: JP
DATE: 01/15/02
SCALE: (AS SHOWN)

JAMES W. PREBLE
STATE OF WASHINGTON
25521
REGISTERED
PROFESSIONAL ENGINEER
1-7-02
EXPIRES 6-5-02





SECTION A

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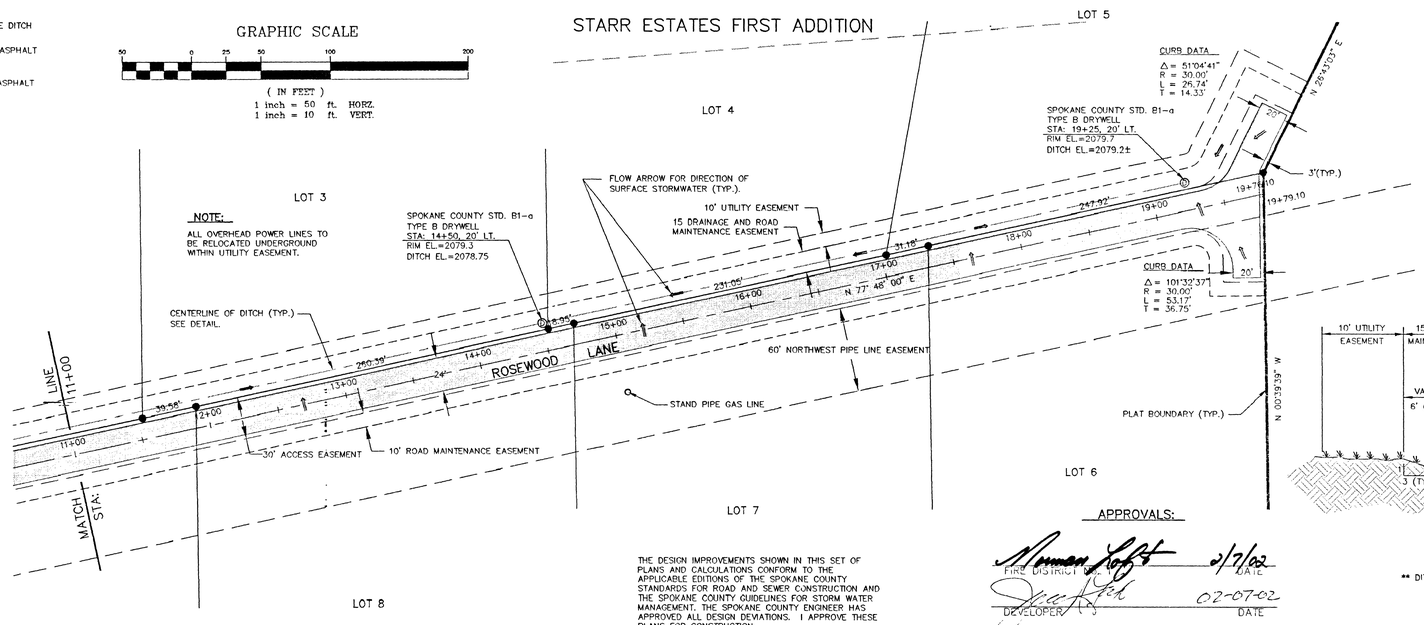

NOTE:
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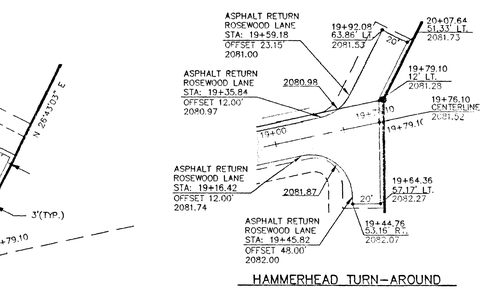
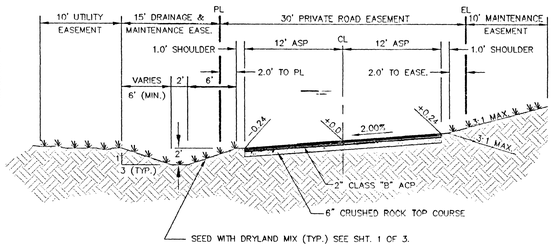


HAMMERHEAD TURN-AROUND



** DITCH BOTTOM TO BE 2.24' BELOW CENTER LINE OF ROAD.

ROSEWOOD LANE SECTION
NTS

BENCHMARK
2" IP, SW CORNER SEC. 25, T.26N., R.45E. WM.
COUNTY DATUM ADJUSTED TO NAVD 88
ELEVATION 2083.01

SEE SHT. 1 OF 3 FOR STANDARD CONSTRUCTION NOTES.

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JAMES W. PREBLE, P.E. — DATE 3-21-02

APPROVALS:

FIRE DISTRICT NO. 10 — DATE 2/7/02
DEVELOPER — DATE 02-07-02
DEVELOPER — DATE

CALL BEFORE YOU DIG 456-8000
"ANY CONFLICTING UTILITIES SHALL BE RELOCATED PRIOR TO CONSTRUCTION"

ROSEWOOD LANE
STREET AND DRAINAGE
STA 11+00 TO 19+79.10

SHEET 3 OF 3
STREET

\\server\u_Projects\2000\00-974 Rosewood Lane\00074st2.dwg Tue Jan 15 07:35:30 2002
00074st2.DWG x-ref - X-00074