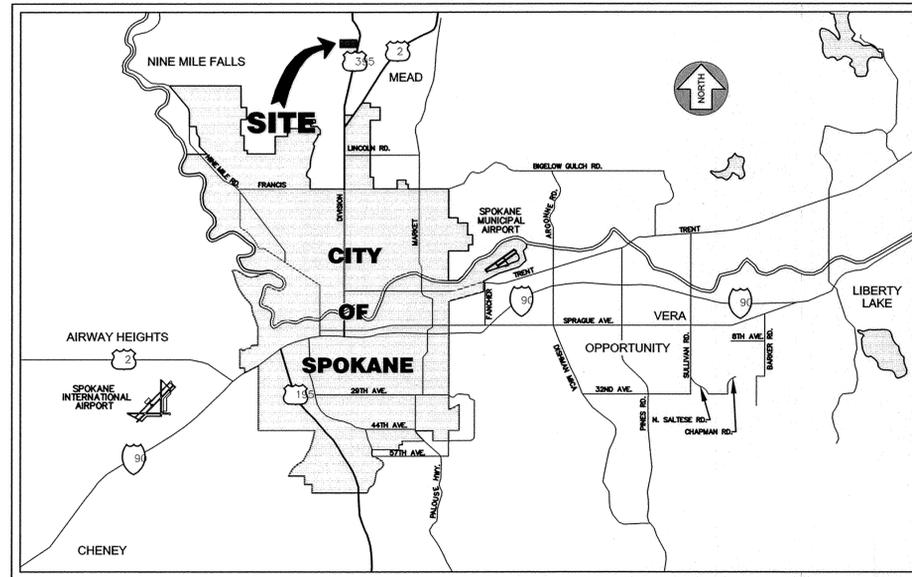


LOCATION MAP

NOT TO SCALE



WANDERMERE HEIGHTS PHASE 5

SPOKANE COUNTY, WASHINGTON

WEST 1/2, OF SEC. 5, T.26 N., R. 43 EAST, W.M.

GENERAL NOTES:

- ALL MATERIALS AND INSTALLATION SHALL BE IN CONFORMANCE WITH THE "SPOKANE COUNTY ROAD STANDARDS", JANUARY 2010, AS AMENDED, AND PER THE "2014 STANDARD SPECIFICATIONS FOR ROAD, BRIDGE, AND MUNICIPAL CONSTRUCTION" AS PUBLISHED BY THE WASHINGTON STATE DEPARTMENT OF TRANSPORTATION (W.S.D.O.T.) AND BY THE AMERICAN PUBLIC WORKS ASSOCIATION (APWA).
- PRIOR TO SITE CONSTRUCTION, THE CONTRACTOR IS RESPONSIBLE FOR LOCATING UNDERGROUND UTILITIES. CALL THE UNDERGROUND UTILITY LOCATION SERVICE AT 811 BEFORE YOU DIG.
- LOCATIONS OF EXISTING UTILITIES SHOWN IN THE PLAN 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. CONTRACTOR SHALL COORDINATE WITH UTILITY COMPANIES FOR RELOCATION OF POWER POLES, LIGHTS, TELEPHONE, AND/OR OTHER UTILITIES THAT MAY CONFLICT WITH THE CONSTRUCTION.
- 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. CONTRACTOR SHALL ALSO MAINTAIN ON THE SITE A COMPLETE SET OF RED LINE RECORD DRAWINGS INDICATING ALL CHANGES FROM THE APPROVED DRAWINGS.
- CONTRACTOR SHALL VERIFY EXISTING SITE CONDITIONS PRIOR TO CONSTRUCTION. 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.
- CONTRACTOR IS RESPONSIBLE FOR REPAIR OF ANY DAMAGE TO ADJACENT EXISTING PROPERTIES OR IMPROVEMENTS. CONTRACTOR IS RESPONSIBLE FOR CLEAN-UP OF ANY AREAS DISTURBED BY HIS ACTIVITIES.
- 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.
- ALL PROPOSED ROADWAY AREAS SHALL BE STRIPPED TO A DEPTH OF AT LEAST 12" OF ALL VEGETATION, NEAR-SURFACE ROOTS, ANY EXISTING FILL, AND TOPSOIL. THE STRIPPED MATERIAL CAN BE RE-USED FOR LANDSCAPING, BUT IS NOT ACCEPTABLE FOR STRUCTURAL FILL.
- NATIVE MATERIALS, EXCLUDING TOPSOIL, IS ACCEPTABLE FOR USE AS STRUCTURAL FILL. IF STRUCTURAL FILL IS IMPORTED IT SHALL CONSIST OF WELL-GRADED SAND AND GRAVEL WITH NO PARTICLES LARGER THAN FIVE INCHES IN DIAMETER AND NOT MORE THAN 30% BY WEIGHT PASSING THE #200 SIEVE. STRUCTURAL FILL SHALL BE PLACED IN MAX. 6 INCH LIFTS WITHIN 2% OF OPTIMUM MOISTURE AND COMPACTED TO 95% OF MAXIMUM DENSITY AS DETERMINED BY THE MODIFIED PROCTOR.
- THE TOP 12 INCHES OF THE ROAD SUBGRADE SHALL BE MOISTURE CONDITIONED TO WITHIN 2% OF OPTIMUM AND COMPACTED TO 95% MAXIMUM DENSITY AS DETERMINED BY THE MODIFIED PROCTOR METHOD.
- CRUSHED SURFACING TOP COURSE SHALL CONFORM TO WSDOT STANDARDS AND COMPACTED TO 95% OF MODIFIED PROCTOR MAXIMUM DENSITY.
- HOT MIX ASPHALT (HMA) SHALL BE WSDOT HMA CLASS 1/2-INCH W/PERFORMANCE GRADED ASPHALT BINDER PG64-28 AND COMPACTED TO 92% OF THE THEORETICAL MAXIMUM DENSITY AS DETERMINED BY THE RICE METHOD.
- DURING CONSTRUCTION, THE GROUND SURFACE SHOULD BE SLOPED TO PREVENT STORM RUNOFF FROM ACCUMULATING IN ANY OF THE SUBGRADE AREAS. ANY AREAS OF SOFTENED SUBGRADE SHALL BE REMOVED AND REPLACED WITH COMPACTED STRUCTURAL FILL.
- SITE EXCAVATION, INCLUDING ROCK CUTS AND REMOVAL, SHALL CONFORM TO SECTION 2-03 OF THE WSDOT STANDARD SPECIFICATIONS. EMBANKMENTS TO BE CONSTRUCTED ACCORDING TO THE APPLICABLE PARAGRAPHS OF SECTION 2-03 OF THE WSDOT STANDARD SPECIFICATIONS. EARTH EMBANKMENTS TO BE CONSTRUCTED USING METHOD B OF 2-03.3(14)C.
- ALL FILL IN AREAS OUTSIDE OF PAVEMENT SHALL BE COMPACTED IN MAXIMUM 8" LIFTS TO 92% OF MAXIMUM ASTM D 1557 DRY DENSITY. PAVEMENT SURGED SHALL BE COMPACTED TO 95%.
- ONSITE GRADING SHALL BE IN ACCORDANCE WITH THE APPROVED GRADING PLAN AND ESC PLAN. ANY IMPORT OR EXPORT OF MATERIAL SHALL BE FROM A PRE-APPROVED SOURCE/DESTINATION AND COORDINATED WITH THE SPOKANE COUNTY DEPARTMENT OF BUILDING AND PLANNING AT 477-3675. 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.

LEGEND

—	PLAT BOUNDARY	—	PLAT BOUNDARY
—	EXISTING LOT LINE	—	PROPOSED LOT LINES
—2285—	EXISTING CONTOUR	—	PROPOSED CURB & GUTTER
—	EASEMENT LINE	—	PROPOSED SIDEWALK
BT	EXISTING BURIED TELEPHONE	W	PROPOSED WATER LINE
G	EXISTING BURIED GAS PIPELINE	SS	PROPOSED WATER SERVICE
AP	EXISTING AERIAL POWER	SS	PROPOSED SANITARY SEWER
x - x - x - x -	EXISTING FENCE	SD	PROPOSED SANITARY SEWER SERVICE
W	EXISTING WATER LINE	SD	PROPOSED STORM DRAIN LINE
SS	EXISTING SEWER LINE	—	PROPOSED DRAINAGE FLOW
SD	EXISTING STORM DRAIN LINE	—2160—	FINISH CONTOUR
M	EXISTING WATER VALVE	2300	FINISH GRADE SPOT ELEVATION
H	EXISTING WATER FITTING (TYP.)	M	PROPOSED WATER VALVE
M	EXISTING WATER METER AND SERVICE	H	PROPOSED WATER FITTING (TYP.)
Q	EXISTING FIRE HYDRANT	▶	PROPOSED CONCRETE THRUST BLOCK
○	EXISTING SS MANHOLE	Q	PROPOSED FIRE HYDRANT
□ ^{CB}	EXIST. CATCH BASIN	○	PROPOSED SANITARY SEWER MANHOLE
⊙	EXISTING STORM MANHOLE	■	PROPOSED STORM CATCH BASIN
⊙ ^{DW}	EXIST. DRYWELL	•	PROPOSED CLEAN OUT
○	EXISTING CLEAN OUT	+	PROPOSED STREET SIGN
P	EXISTING SIGN	▲	PROPOSED CURB RAMP
		◆	T.B.M.

RECORD DRAWING

THE INFORMATION ON THIS DRAWING INDICATES CHANGES MADE TO THE CONSTRUCTION DOCUMENTS AS RECORDED BY THE CONTRACTOR AND TRANSFERRED TO THE REPRODUCIBLE DRAWINGS BY THE ENGINEER. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OR RELIABILITY OF THE INFORMATION PROVIDED.



SCHEDULE OF DRAWINGS

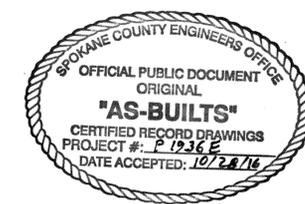
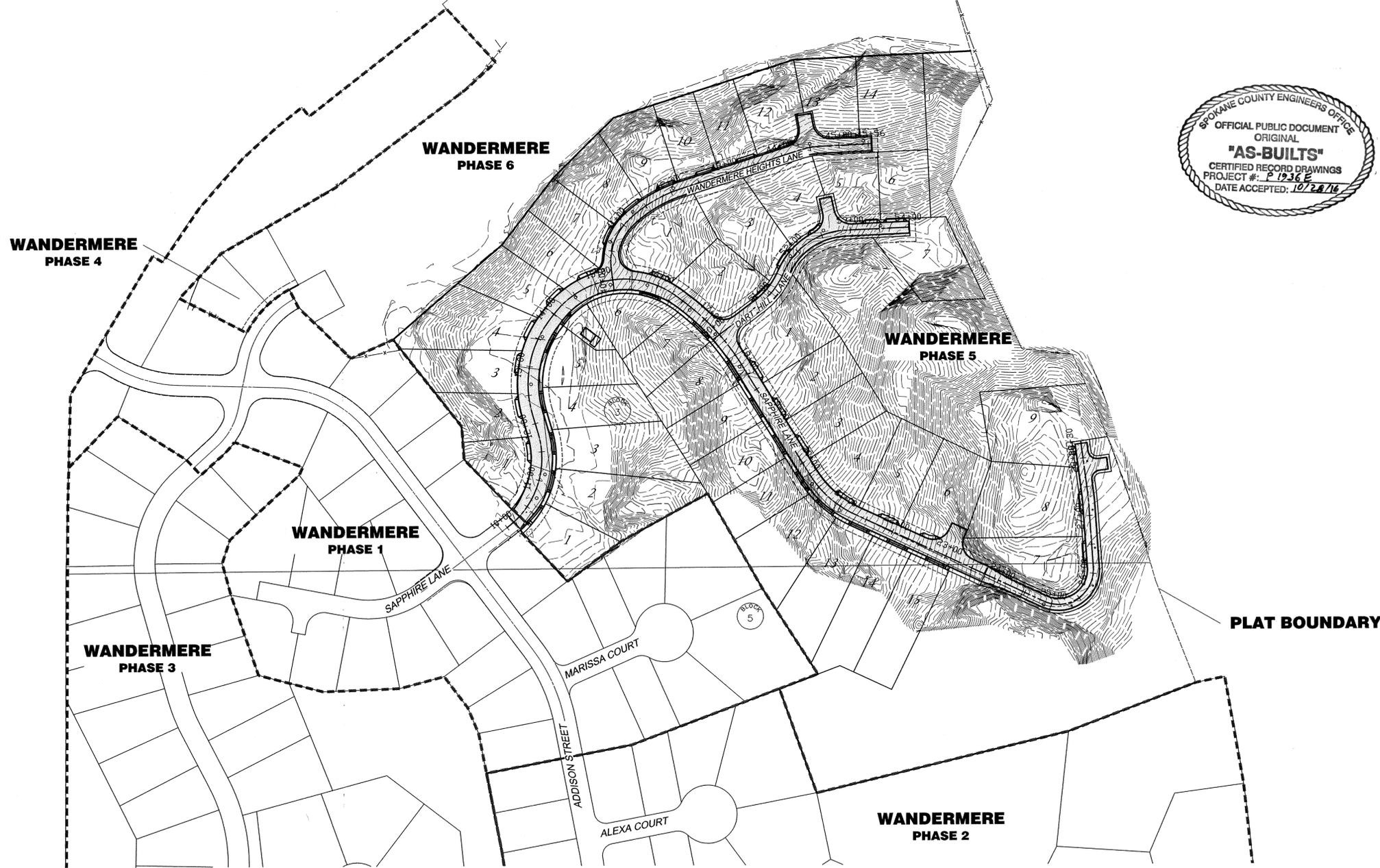
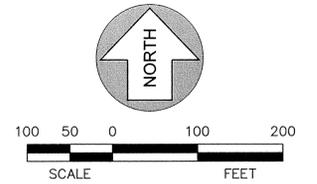
SHEET NO.	DESCRIPTION
1	COVER SHEET
2	ROAD INDEX
3	SAPPHIRE LANE - STA. 10+00 TO STA. 17+00
4	SAPPHIRE LANE - STA. 17+00 TO STA. 28+30
5	WANDERMERE HEIGHTS LANE - STA. 40+00 TO STA. 45+56
6	DART HILL LANE - STA. 50+00 TO STA. 54+50
7	ROADWAY SECTIONS & DETAILS
8	SAPPHIRE LANE STORM DRAINAGE - STA. 10+00 TO STA. 17+05
9	SAPPHIRE LANE STORM DRAINAGE - STA. 17+05 TO STA. 23+75
10	GRADING AND EROSION AND SEDIMENT CONTROL PLAN
11	EROSION AND SEDIMENT CONTROL DETAILS



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.

1	10/17/16	KJH	KJH		RECORD DRAWINGS	Drawn: GHF 11/2015	Date: 11/2015		<p>Taylor Engineering, Inc. W. 108 Mission Ave. Spokane, Washington 99201 (509) 328-3371 FAX (509) 328-8224</p>	<p>SPOKANE COUNTY PUBLIC WORKS DIVISION OF ENGINEERING AND ROADS W. 1026 Broadway Ave. Spokane Wa. 99260 509-477-3600</p>	VERTICAL DATUM: 3" BRASS CAP IN WSDOT MONUMENT CASE MARKED GPS32395-202. N.W. END OF BRIDGE. ELEVATION = 1716.66 (NAVD 88)	SCALE	WANDERMERE HEIGHTS PHASE 5 COVER SHEET COVER SHEET 1 / 11
				Designed: KJH 11/2015	Checked: MAA 11/2015	HORIZONTAL DATUM: ASSUMED. SEE PROJECT CONTROL TABLE	HORIZ. N/A				VERT. N/A		
No.	Date	By	Ckd.	Appr.	Revisions	CADD FILE NAME: 15003 PHASE 5 ROAD PLANS.DWG							

WEST 1/2, OF SEC. 5, T.26 N., R. 43 EAST, W.M.

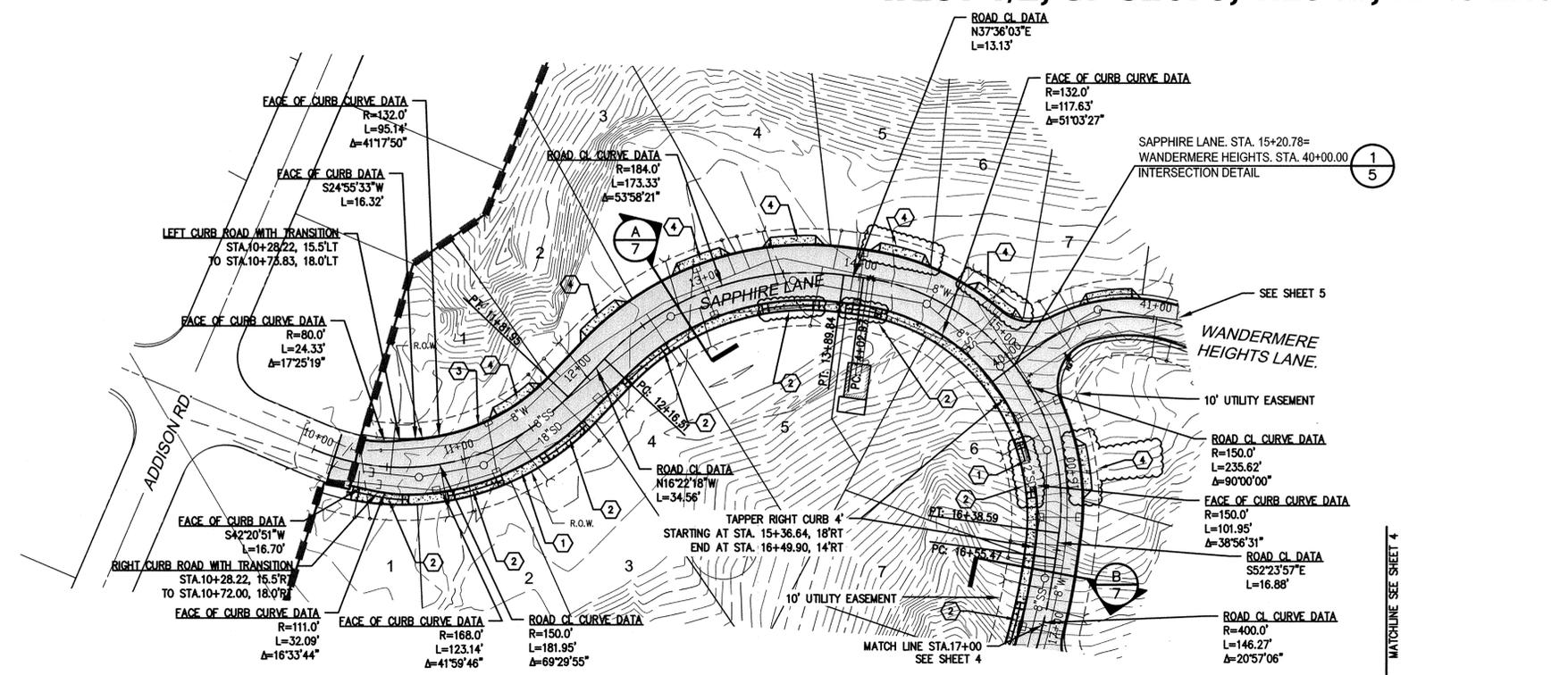
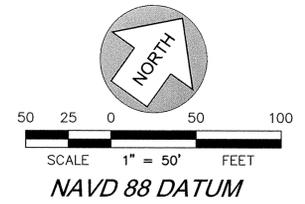


RECORD DRAWING
 THE INFORMATION ON THIS DRAWING INDICATES CHANGES MADE TO THE CONSTRUCTION DOCUMENTS AS RECORDED BY THE CONTRACTOR AND TRANSFERRED TO THE REPRODUCIBLE DRAWINGS BY THE ENGINEER. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OR RELIABILITY OF THE INFORMATION PROVIDED.

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.

1	10/17/16	KJH	KJH		RECORD DRAWINGS	Drawn: GHF Date: 11/2015			SPokane County Public Works DIVISION OF ENGINEERING AND ROADS W. 1026 Broadway Ave. Spokane Wa. 99260 509-477-3600	VERTICAL DATUM: 3" BRASS CAP IN WSDOT MONUMENT CASE MARKED GPS32395-202. N.W. END OF BRIDGE. ELEVATION = 1716.66 (NAVD 88)	SCALE HORIZ. 1"=100' VERT. N/A	WANDERMERE HEIGHTS PHASE 5 COVER	SHEET
				Designed: KJH Date: 11/2015	HORIZONTAL DATUM: ASSUMED. SEE PROJECT CONTROL TABLE	2							
				Checked: MAA Date: 11/2015	CADD FILE NAME: 15003 PHASE 5 ROAD PLANS.DWG					11			
No.	Date	By	Ckd.	Appr.	Revisions								

WEST 1/2, OF SEC. 5, T.26 N., R. 43 EAST, W.M.



ROAD	BLOCK LOT	C STATION
SAPPHIRE LN	BLOCK 3, LOT 1	10+47.46 RT
SAPPHIRE LN	BLOCK 3, LOT 2	11+03.12 RT
SAPPHIRE LN	BLOCK 1, LOT 1	11+51.51 LT
SAPPHIRE LN	BLOCK 3, LOT 3	11+61.35 RT
SAPPHIRE LN	BLOCK 1, LOT 2	12+32.33 LT
SAPPHIRE LN	BLOCK 3, LOT 4	12+36.02 RT
SAPPHIRE LN	BLOCK 1, LOT 3	13+00.79 LT
SAPPHIRE LN	BLOCK 3, LOT 5	13+53.46 RT
SAPPHIRE LN	BLOCK 1, LOT 4	13+57.38 LT
SAPPHIRE LN	BLOCK 1, LOT 5	14+23.00 LT
SAPPHIRE LN	-	14+06.49 RT
SAPPHIRE LN	BLOCK 1, LOT 6	14+83.48 LT
SAPPHIRE LN	BLOCK 3, LOT 6	15+93.35 RT
SAPPHIRE LN	BLOCK 3, LOT 7	17+08.59 RT
SAPPHIRE LN	BLOCK 2, LOT 1	15+97.73, LT

NOTE: STATION PROVIDED IN TABLE IS TO CENTER OF DRIVEWAY

1 TYPICAL DRIVEWAY LOCATION
NOT TO SCALE



CONSTRUCTION NOTES

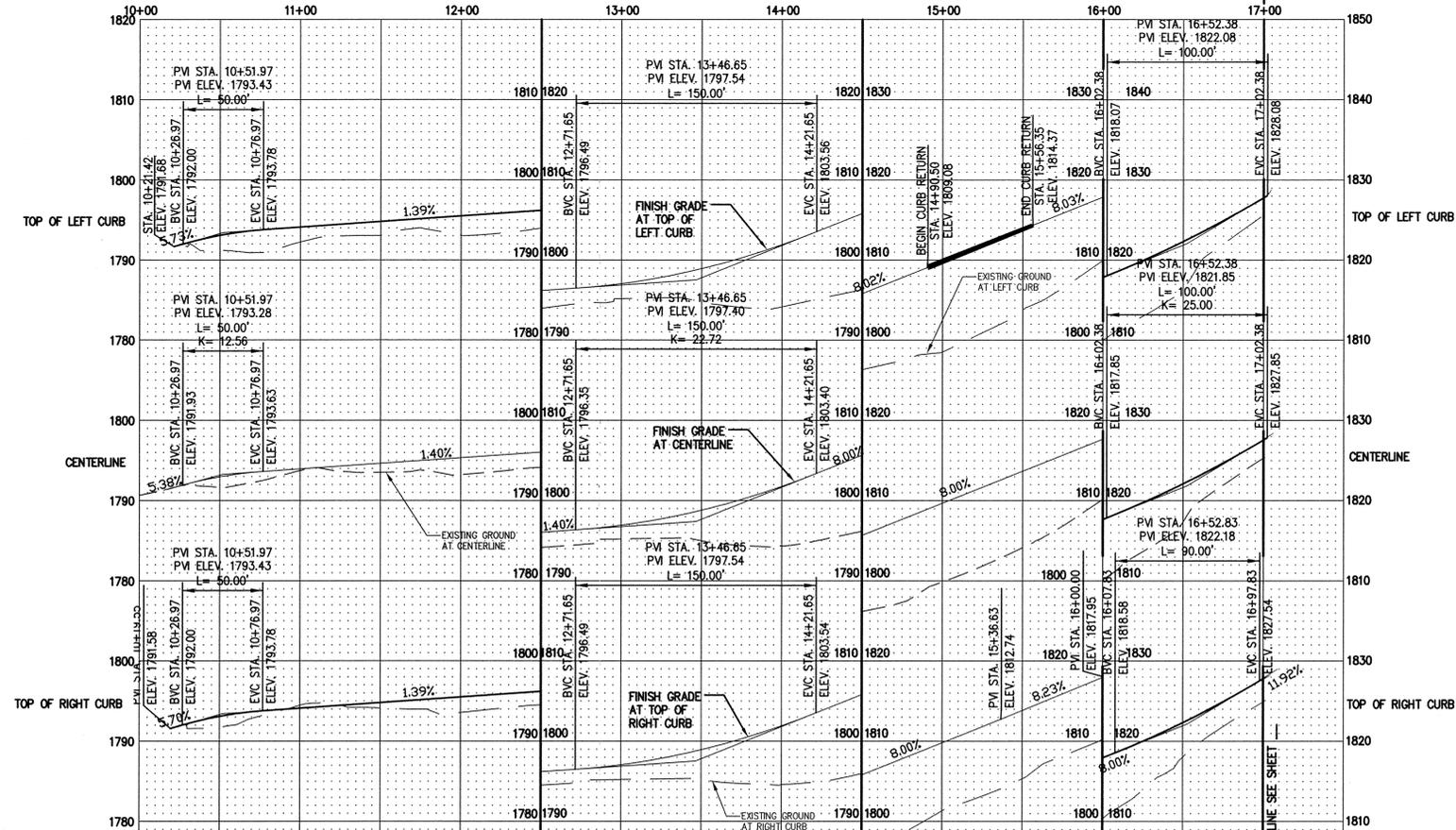
- 1 6' WIDE CONCRETE SIDEWALK PER TYPICAL ROAD SECTION ON SHEET 7.
- 2 30' WIDE DRIVEWAY PER SPOKANE COUNTY STD. PLAN A-7.
- 3 SPOKANE COUNTY TYPE 'B' CONCRETE CURB AND GUTTER PER STANDARD PLAN A-3.
- 4 SEE DETAIL 'E' ON SHEET 7 FOR DRIVEWAY.

UTILITY STATEMENT

THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED AS ACCURATELY AS POSSIBLE FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. TAYLOR ENGINEERING, INC. MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. FURTHER, WE DO NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN EXACT LOCATION INDICATED, ALTHOUGH WE DO CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE.

RECORD DRAWING

THE INFORMATION ON THIS DRAWING INDICATES CHANGES MADE TO THE CONSTRUCTION DOCUMENTS AS RECORDED BY THE CONTRACTOR AND TRANSFERRED TO THE REPRODUCIBLE DRAWINGS BY THE ENGINEER. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OR RELIABILITY OF THE INFORMATION PROVIDED.



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	Ckd.	Appr.	Revisions
1	10/17/16	KJH	KJH		RECORD DRAWINGS

Drawn: GHF Date: 11/2015
Designed: KJH Date: 11/2015
Checked: MAA Date: 11/2015



Taylor Engineering, Inc.
W. 106 Mission Ave.
Spokane, Washington 99201
(509) 328-3371 FAX (509) 328-8224

**SPOKANE COUNTY PUBLIC WORKS
DIVISION OF ENGINEERING AND ROADS**
W. 1026 Broadway Ave.
Spokane Wa. 99260
509-477-3600

VERTICAL DATUM: 3" BRASS CAP IN WSDOT MONUMENT CASE MARKED GPS32395-202. N.W. END OF BRIDGE. ELEVATION = 1716.66 (NAVD 88)
HORIZONTAL DATUM: ASSUMED. SEE PROJECT CONTROL TABLE
CADD FILE NAME: 15003 ROAD PLANS.DWG

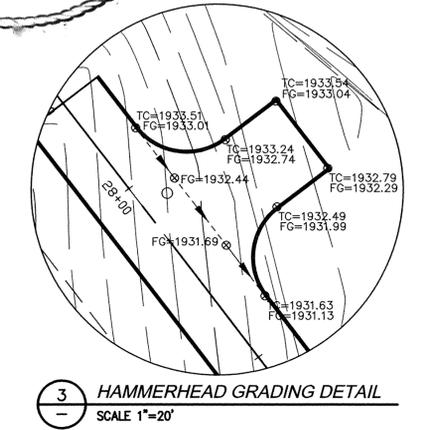
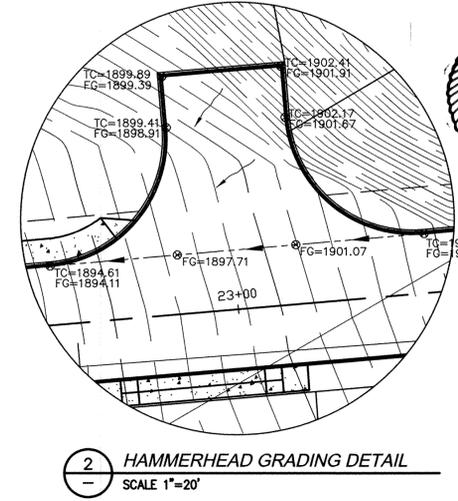
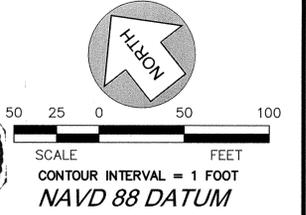
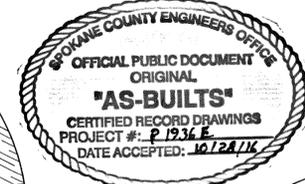
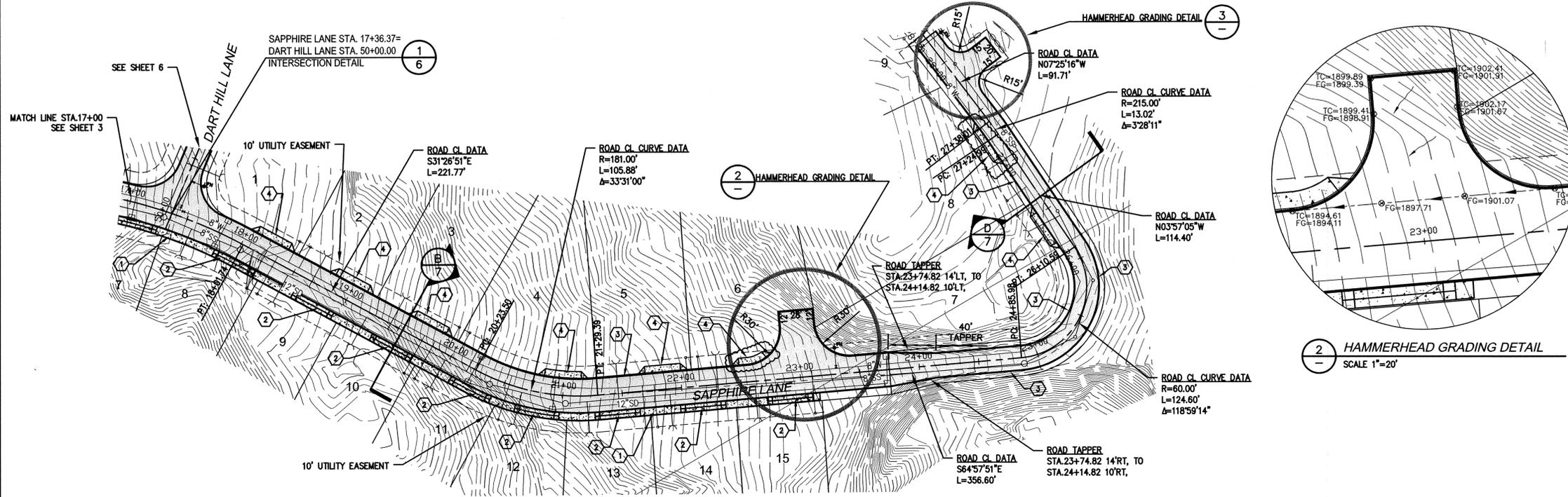
SCALE
HORIZ. 1"=50'
VERT. 1"=10'

WANDERMERE HEIGHTS PHASE 5

**SAPPHIRE LANE
STA. 10+00 TO STA. 17+00**

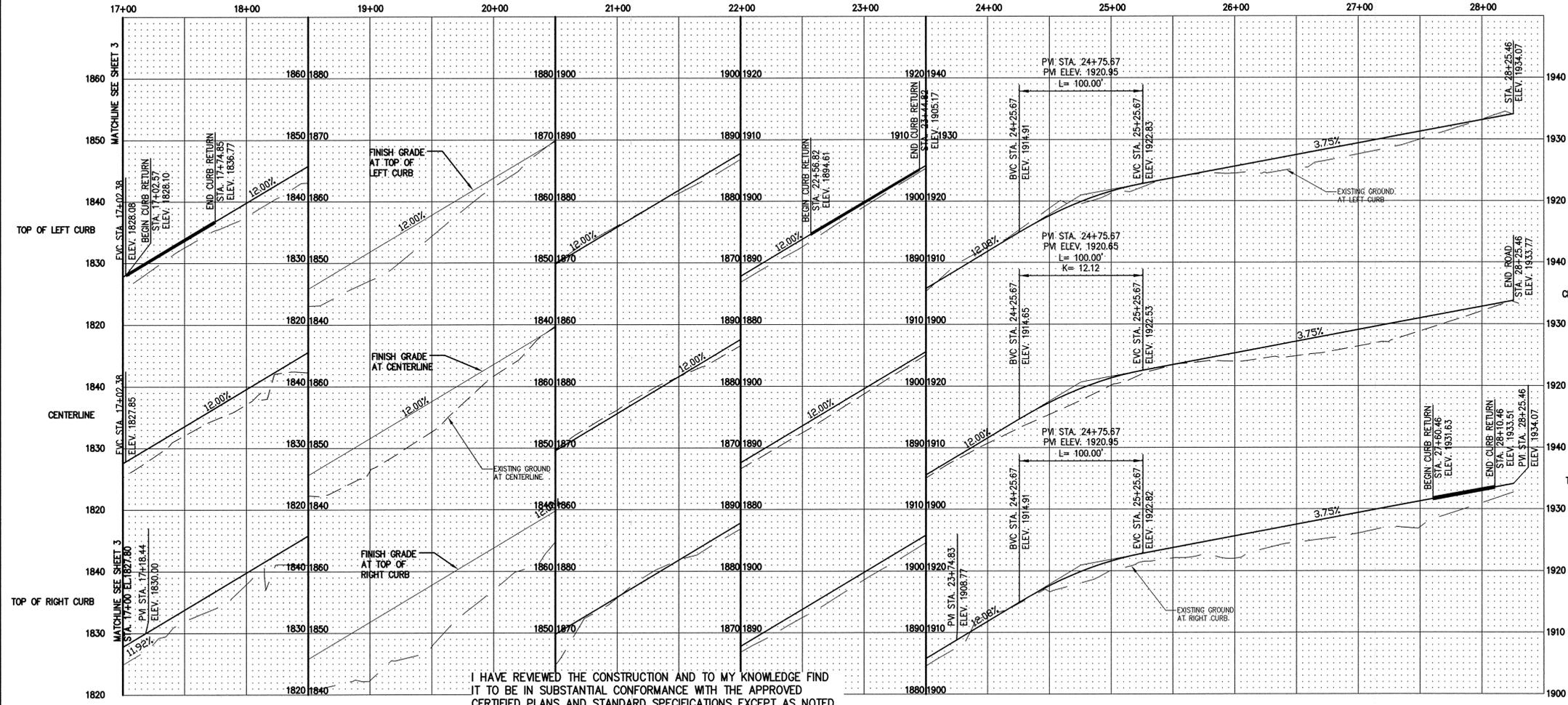
ROAD SHEET
3
11

WEST 1/2, OF SEC. 5, T.26 N., R. 43 EAST, W.M.



ROAD	BLOCK	LOT	STATION
SAPPHIRE LN	BLOCK 3, LOT 7		17+08.59 RT
SAPPHIRE LN	BLOCK 3, LOT 8		18+01.91 RT
SAPPHIRE LN	BLOCK 4, LOT 1		18+22.21 LT
SAPPHIRE LN	BLOCK 3, LOT 9		18+76.97 RT
SAPPHIRE LN	BLOCK 4, LOT 2		18+97.21 LT
SAPPHIRE LN	BLOCK 3, LOT 10		19+51.97 RT
SAPPHIRE LN	BLOCK 4, LOT 3		19+72.21 LT
SAPPHIRE LN	BLOCK 3, LOT 11		20+26.54 RT
SAPPHIRE LN	BLOCK 3, LOT 12		20+80.98 RT
SAPPHIRE LN	BLOCK 4, LOT 4		20+98.84 LT
SAPPHIRE LN	BLOCK 3, LOT 13		21+44.81 RT
SAPPHIRE LN	BLOCK 4, LOT 5		21+85.53 LT
SAPPHIRE LN	BLOCK 3, LOT 14		22+16.82 RT
SAPPHIRE LN	BLOCK 4, LOT 6		22+60.00 LT
SAPPHIRE LN	BLOCK 3, LOT 15		22+89.92 RT
SAPPHIRE LN	BLOCK 4, LOT 7		26+37.35 LT
SAPPHIRE LN	BLOCK 4, LOT 8		27+23.00 LT

NOTE: STATION PROVIDED IN TABLE IS TO CENTER OF DRIVEWAY



- 1** TYPICAL DRIVEWAY LOCATION
NOT TO SCALE
- CONSTRUCTION NOTES**
- 1 6' WIDE CONCRETE SIDEWALK PER TYPICAL ROAD SECTION ON SHEET 7.
 - 2 30' WIDE DRIVEWAY PER SPOKANE COUNTY STD. PLAN A-7.
 - 3 SPOKANE COUNTY TYPE 'B' CONCRETE CURB AND GUTTER PER STANDARD PLAN A-3.
 - 4 SEE DETAIL 'E' ON SHEET 7 FOR DRIVEWAY.

UTILITY STATEMENT

THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED AS ACCURATELY AS POSSIBLE FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. TAYLOR ENGINEERING, INC. MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. FURTHER, WE DO NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN EXACT LOCATION INDICATED, ALTHOUGH WE DO CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE.

RECORD DRAWING

THE INFORMATION ON THIS DRAWING INDICATES CHANGES MADE TO THE CONSTRUCTION DOCUMENTS AS REFERRED TO BY THE CONTRACTOR AND TRANSFERRED TO THE REPRODUCIBLE DRAWINGS BY THE ENGINEER. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OR RELIABILITY OF THE INFORMATION PROVIDED.



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	Ckd.	Appr.	Revisions
1	10/17/16	KJH	KJH		RECORD DRAWINGS

Drawn: GHF Date: 11/2015
 Designed: KJH Date: 11/2015
 Checked: MAA Date: 11/2015



Taylor Engineering, Inc.
 W. 106 Mission Ave.
 Spokane, Washington 99201
 (509) 328-3371 FAX (509) 328-8224

**SPOKANE COUNTY PUBLIC WORKS
 DIVISION OF ENGINEERING AND ROADS**
 W. 1026 Broadway Ave.
 Spokane Wa. 99260
 509-477-3600

VERTICAL DATUM: 3" BRASS CAP IN WSDOT MONUMENT CASE MARKED GPS32395-202. N.W. END OF BRIDGE. ELEVATION = 1716.66 (NAVD 88)
 HORIZONTAL DATUM: ASSUMED. SEE PROJECT CONTROL TABLE
 CADD FILE NAME: 15003 ROAD PLANS.DWG

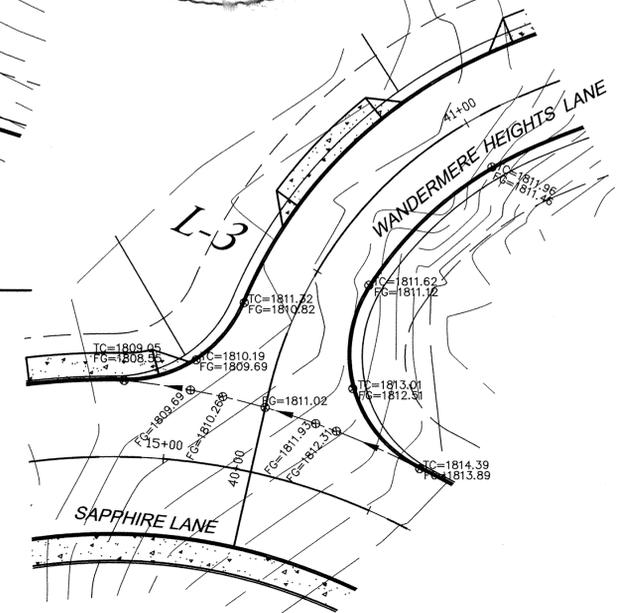
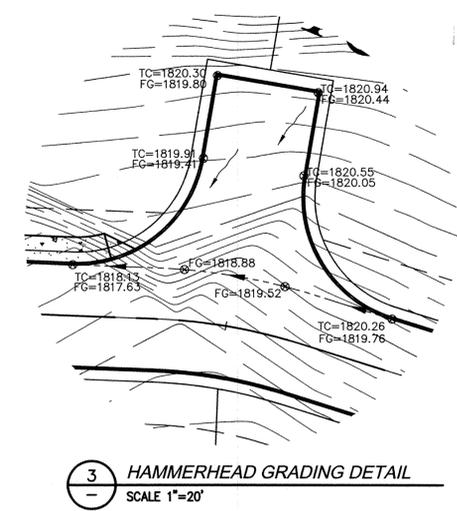
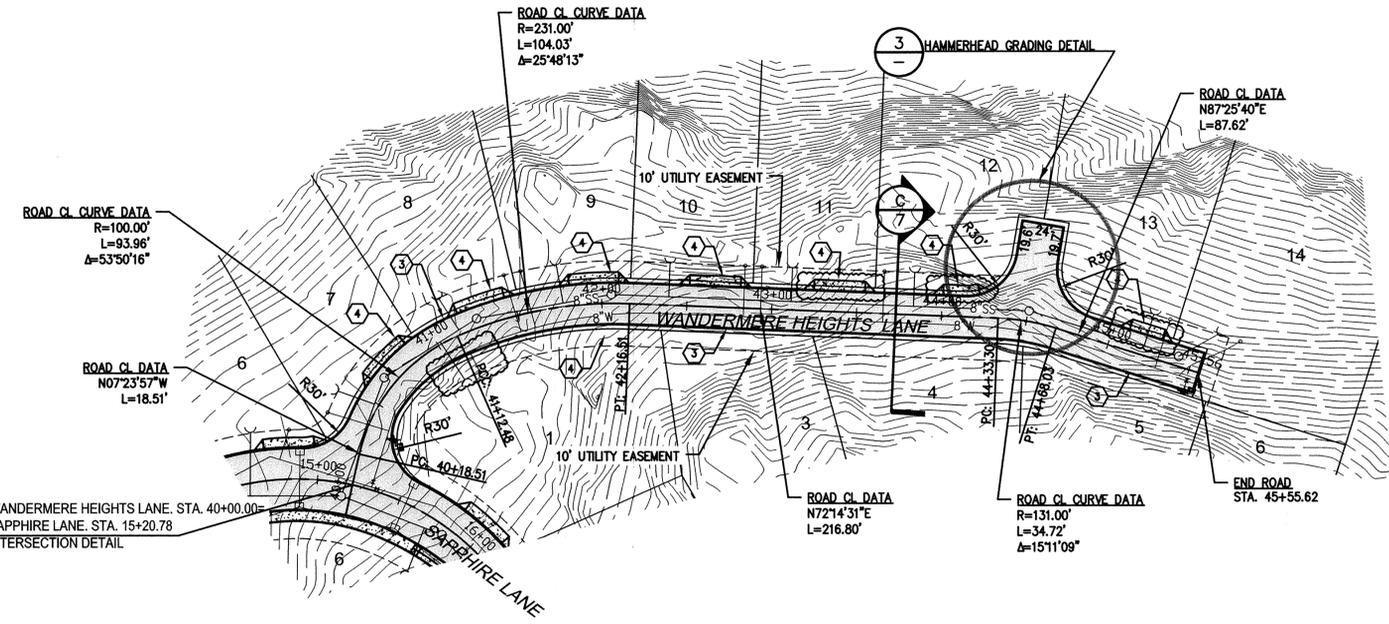
SCALE
 HORIZ. 1"=50'
 VERT. 1"=10'

WANDERMERE HEIGHTS PHASE 5		ROAD
SAPPHIRE LANE STA. 17+00 TO STA. 28+30		SHEET
4		11

WEST 1/2, OF SEC. 5, T.26 N., R. 43 EAST, W.M.

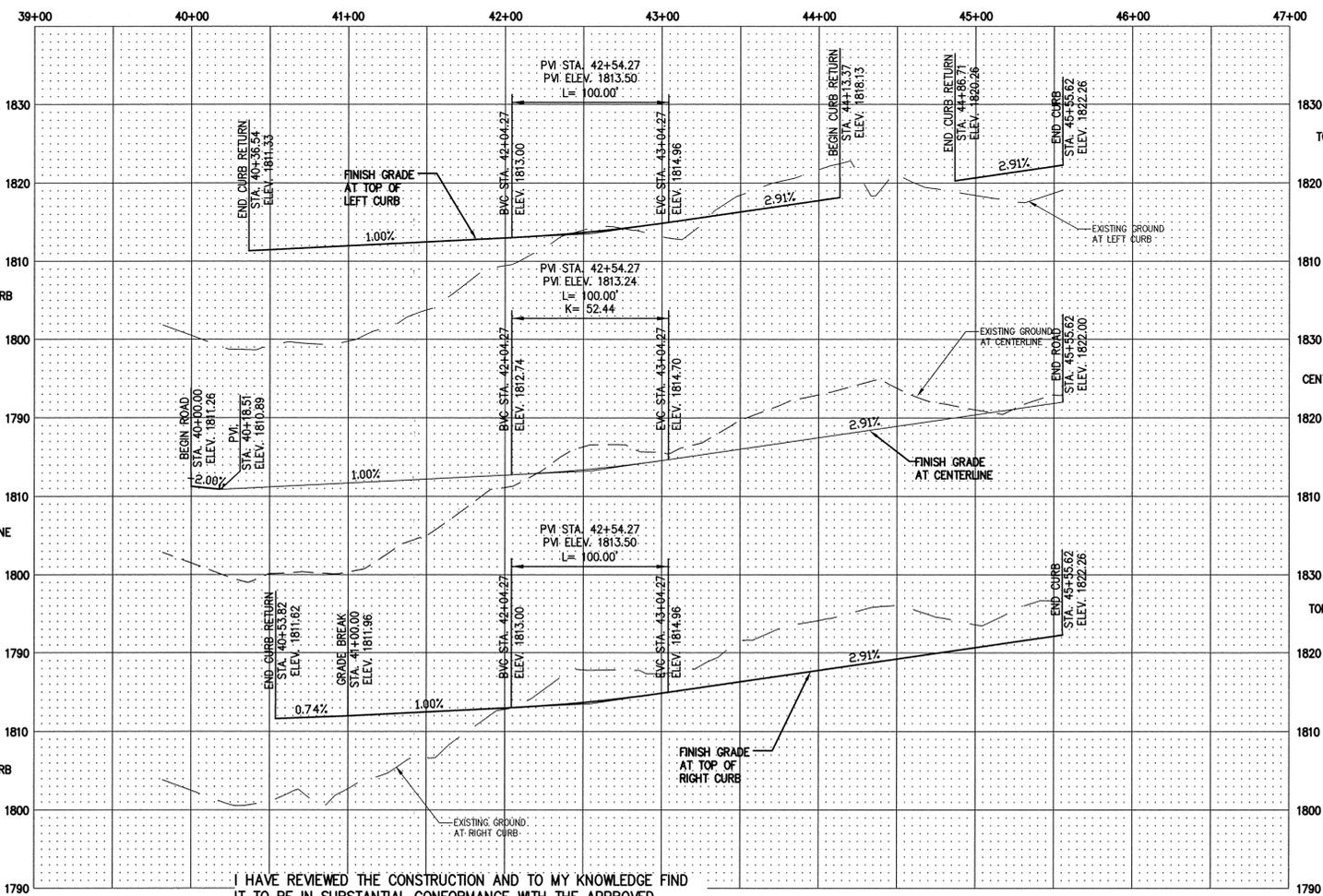


SCALE FEET
 50 25 0 50 100
 CONTOUR INTERVAL = 1 FOOT
 NAVD 88 DATUM



RECORD DRAWING

THE INFORMATION ON THIS DRAWING INDICATES CHANGES MADE TO THE CONSTRUCTION DOCUMENTS AS RECORDED BY THE CONTRACTOR AND TRANSFERRED TO THE REPRODUCIBLE DRAWINGS BY THE ENGINEER. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OR RELIABILITY OF THE INFORMATION PROVIDED.



2 INTERSECTION DETAIL
 NOT TO SCALE

DRIVEWAY STATION TABLE		
ROAD	BLOCK LOT	@ STATION
WANDERMERE HEIGHTS LN.	BLOCK 1, LOT 7	40+72.50 LT
WANDERMERE HEIGHTS LN.	BLOCK 1, LOT 8	41+31.22 LT
WANDERMERE HEIGHTS LN.	BLOCK 1, LOT 9	41+95.91 LT
WANDERMERE HEIGHTS LN.	BLOCK 2, LOT 1	41+99.78 RT
WANDERMERE HEIGHTS LN.	BLOCK 1, LOT 10	42+66.30 LT
WANDERMERE HEIGHTS LN.	BLOCK 1, LOT 11	43+39.51 LT
WANDERMERE HEIGHTS LN.	BLOCK 1, LOT 12	44.10.51 LT
WANDERMERE HEIGHTS LN.	BLOCK 1, LOT 13	45+19.71 LT

NOTE: STATION PROVIDED IN TABLE IS TO CENTER OF DRIVEWAY

1 TYPICAL DRIVEWAY LOCATION
 NOT TO SCALE

CONSTRUCTION NOTES

- 1 6' WIDE CONCRETE SIDEWALK PER TYPICAL ROAD SECTION ON SHEET 7.
- 2 30' WIDE DRIVEWAY PER SPOKANE COUNTY STD. PLAN A-7.
- 3 SPOKANE COUNTY TYPE 'B' CONCRETE CURB AND GUTTER PER STANDARD PLAN A-3.
- 4 SEE DETAIL 'E' ON SHEET 7 FOR DRIVEWAY.

UTILITY STATEMENT

THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED AS ACCURATELY AS POSSIBLE FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. TAYLOR ENGINEERING, INC. MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. FURTHER, WE DO NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN EXACT LOCATION INDICATED, ALTHOUGH WE DO CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE.



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	Ckd.	Appr.	Revisions
1	10/17/16	KJH	KJH		RECORD DRAWINGS

Drawn: _____ Date: 11/2015
 Designed: _____ Date: 11/2015
 Checked: _____ Date: 11/2015



Taylor Engineering, Inc.
 W. 106 Mission Ave.
 Spokane, Washington 99201
 (509) 328-3371 FAX (509) 328-8224

**SPOKANE COUNTY PUBLIC WORKS
 DIVISION OF ENGINEERING AND ROADS**
 W. 1026 Broadway Ave.
 Spokane Wa. 99260
 509-477-3600

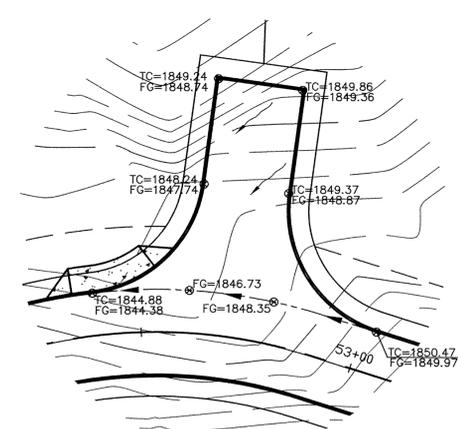
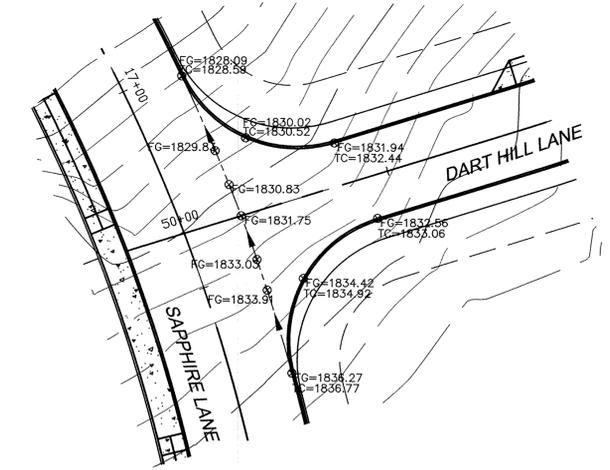
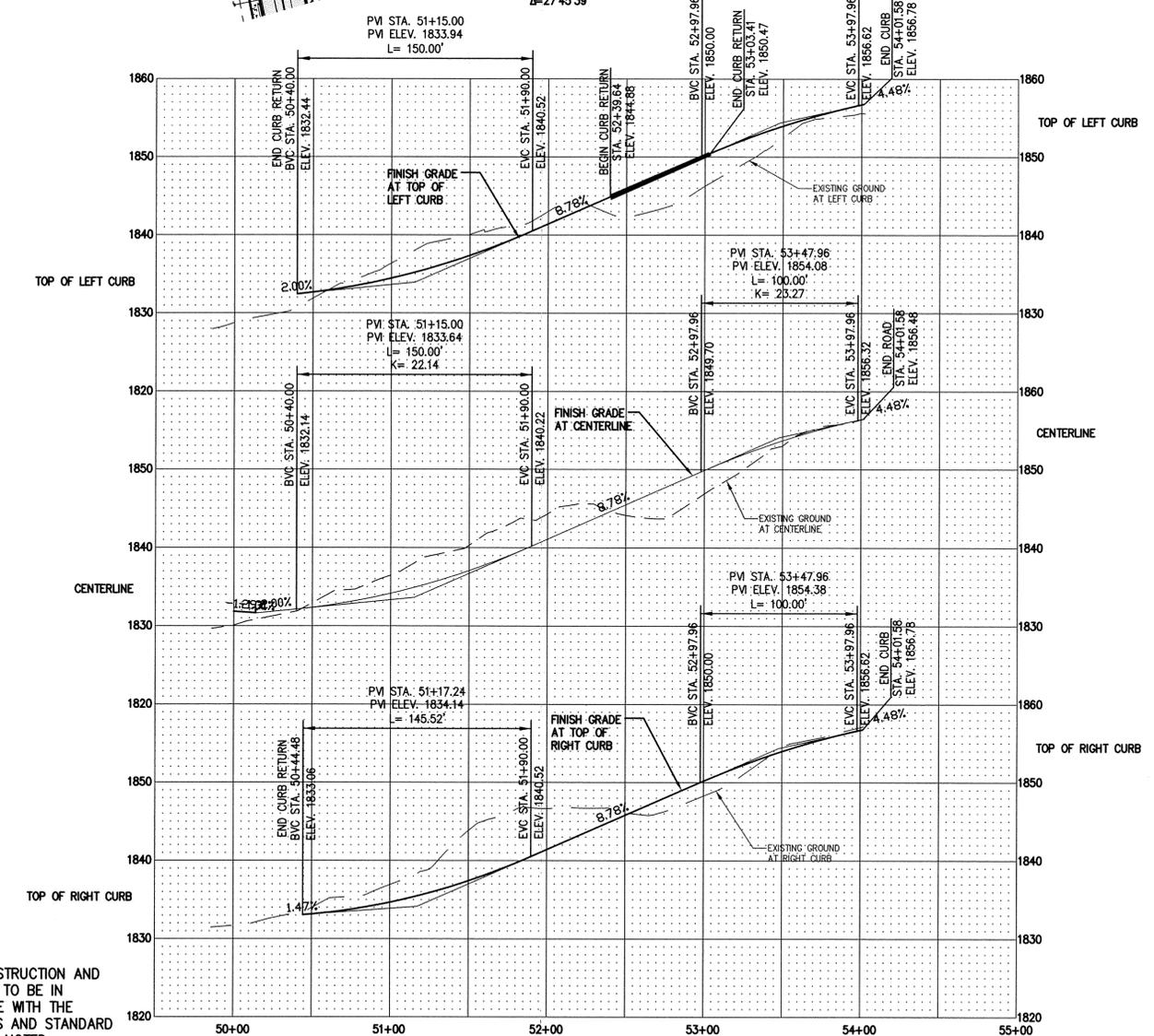
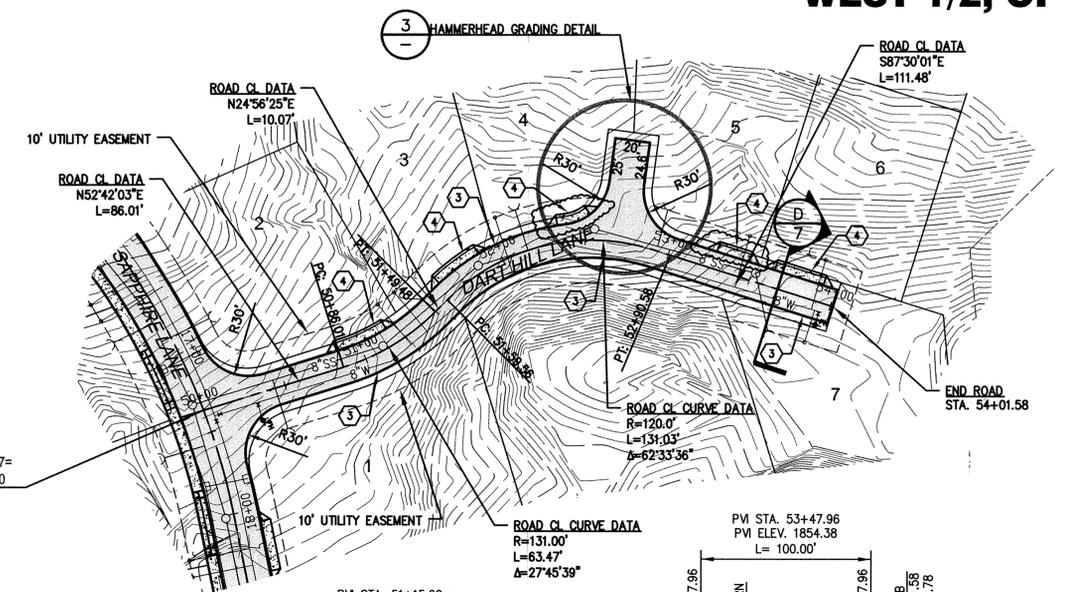
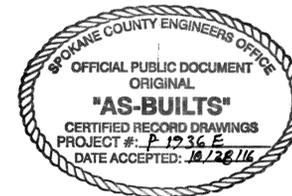
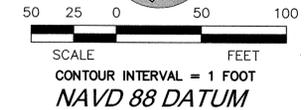
VERTICAL DATUM: 3" BRASS CAP IN WSDOT MONUMENT CASE MARKED GPS32395-202. N.W. END OF BRIDGE. ELEVATION = 1716.66 (NAVD 88)
 HORIZONTAL DATUM: ASSUMED. SEE PROJECT CONTROL TABLE
 CADD FILE NAME: 15003 ROAD PLANS.DWG

SCALE
 HORIZ. 1"=50'
 VERT. 1"=10'

WANDERMERE HEIGHTS PHASE 5
WANDERMERE HEIGHTS LANE
STA. 40+00 TO STA. 45+56

ROAD SHEET
 5
 11

WEST 1/2, OF SEC. 5, T.26 N., R. 43 EAST, W.M.



2 INTERSECTION DETAIL NOT TO SCALE

3 HAMMERHEAD GRADING DETAIL SCALE 1"=20'

RECORD DRAWING

THE INFORMATION ON THIS DRAWING INDICATES CHANGES MADE TO THE CONSTRUCTION DOCUMENTS AS RECORDED BY THE CONTRACTOR AND TRANSFERRED TO THE REPRODUCIBLE DRAWINGS BY THE ENGINEER. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OR RELIABILITY OF THE INFORMATION PROVIDED.

CONSTRUCTION NOTES

- ① 6' WIDE CONCRETE SIDEWALK PER TYPICAL ROAD SECTION ON SHEET 7.
- ② 30' WIDE DRIVEWAY PER SPOKANE COUNTY STD. PLAN A-7.
- ③ SPOKANE COUNTY TYPE "C" CONCRETE CURB AND GUTTER PER STANDARD PLAN A-3.
- ④ SEE DETAIL 'E' ON SHEET 7 FOR DRIVEWAY.

DRIVEWAY STATION TABLE		
ROAD	BLOCK LOT	© STATION
DART HILL LN.	BLOCK 2, LOT 2	51+02.60 LT
DART HILL LN.	BLOCK 2, LOT 3	51+76.06 LT
DART HILL LN.	BLOCK 2, LOT 4	52+42.94 LT
DART HILL LN.	BLOCK 2, LOT 5	53+36.89 LT
DART HILL LN.	BLOCK 2, LOT 6	53+77.53 LT

NOTE: STATION PROVIDED IN TABLE IS TO CENTER OF DRIVEWAY

UTILITY STATEMENT

THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED AS ACCURATELY AS POSSIBLE FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. TAYLOR ENGINEERING, INC. MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. FURTHER, WE DO NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN EXACT LOCATION INDICATED, ALTHOUGH WE DO CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE.

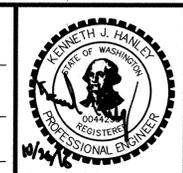
1 TYPICAL DRIVEWAY LOCATION NOT TO SCALE



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.

No.	Date	By	Ckd.	Appr.	Revisions
1	10/17/16	KJH	KJH		RECORD DRAWINGS

Drawn: _____ Date: 11/2015
 Designed: _____ Date: 11/2015
 Checked: _____ Date: 11/2015



Taylor Engineering, Inc.
 W. 108 Mission Ave.
 Spokane, Washington 99201
 (509) 328-3371 FAX (509) 328-8224

SPOKANE COUNTY PUBLIC WORKS DIVISION OF ENGINEERING AND ROADS
 W. 1026 Broadway Ave.
 Spokane Wa. 99260
 509-477-3600

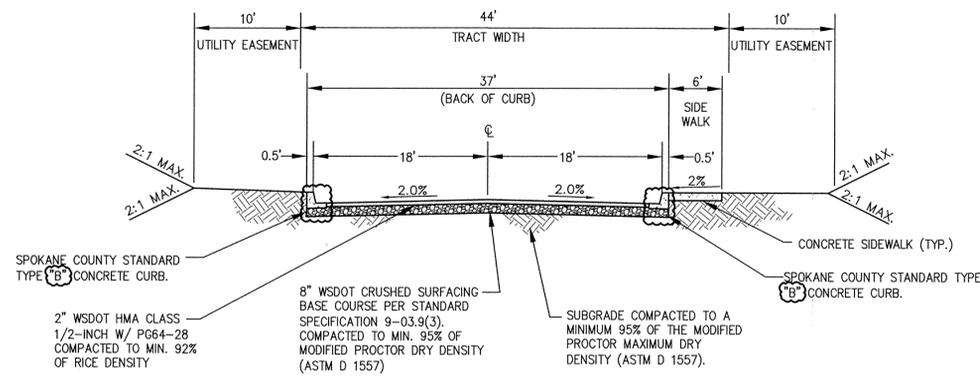
VERTICAL DATUM: 3" BRASS CAP IN WSDOT MONUMENT CASE MARKED GPS32395-202. N.W. END OF BRIDGE. ELEVATION = 1716.66 (NAVD 88)
 HORIZONTAL DATUM: ASSUMED. SEE PROJECT CONTROL TABLE
 CADD FILE NAME: 15003 ROAD PLANS.DWG

SCALE
 HORIZ. 1"=50'
 VERT. 1"=10'

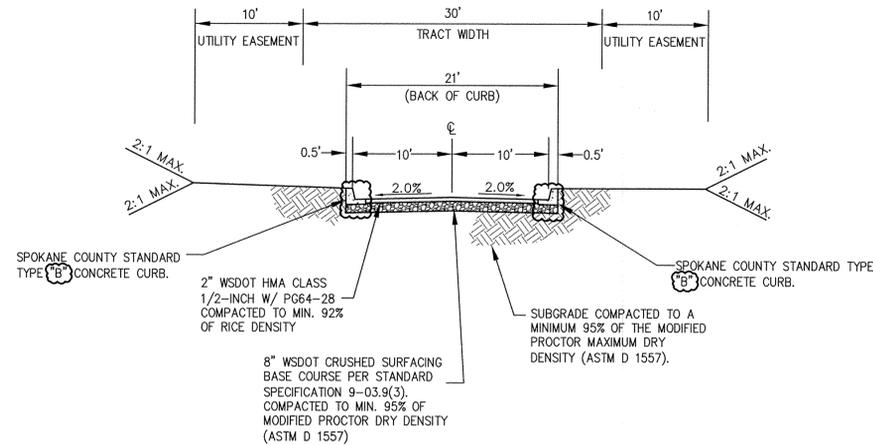
WANDERMERE HEIGHTS PHASE 5 ROAD

DART HILL LANE
 STA. 50+00 TO STA. 54+50

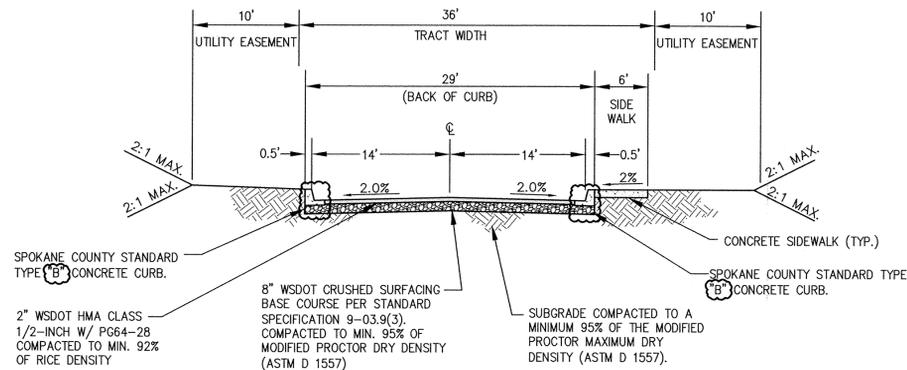
SHEET
 6
 11



A TYPICAL ROAD SECTION
NOT TO SCALE



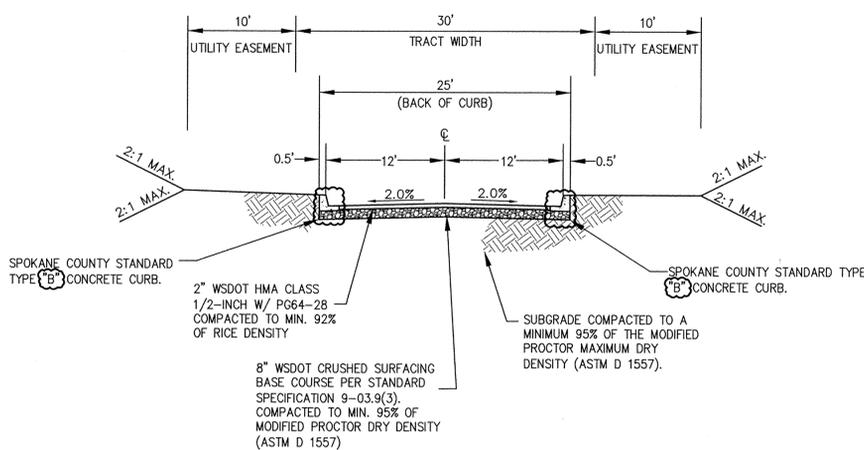
D TYPICAL ROAD SECTION
NOT TO SCALE



B TYPICAL ROAD SECTION
NOT TO SCALE

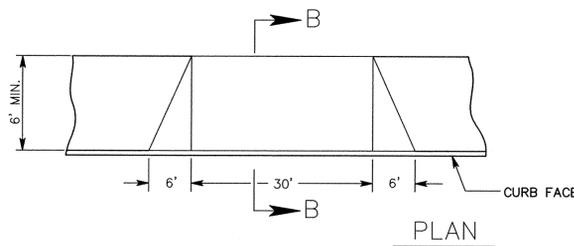


RECORD DRAWING
THE INFORMATION ON THIS DRAWING INDICATES CHANGES MADE TO THE CONSTRUCTION DOCUMENTS AS RECORDED BY THE CONTRACTOR AND TRANSFERRED TO THE REPRODUCIBLE DRAWINGS BY THE ENGINEER. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OR RELIABILITY OF THE INFORMATION PROVIDED.



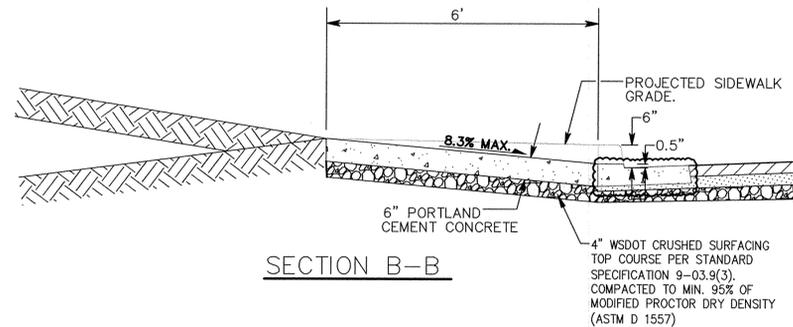
C TYPICAL ROAD SECTION
NOT TO SCALE

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.



GENERAL NOTES

1. EXPANSION JOINT MATERIAL SHALL BE PLACED IN THE CENTER OF ALL DRIVEWAYS OVER 20' IN WIDTH.
2. EXPANSION JOINT REQUIRED IF POUR INCLUDES ADDITIONAL DRIVEWAY AREA.
3. CONCRETE FOR DRIVEWAYS SHALL BE CLASS 3000 AIR ENTRAINED.
4. ALL EXTERNAL EDGES TO BE TROWELLED WITH 1/4" RADIUS EDGER.



E DRIVEWAY DROP
NOT TO SCALE



No.	Date	By	Ckd.	Appr.	Revisions
1	10/17/16	KJH	KJH		RECORD DRAWINGS

Drawn: _____ Date: 11/2015
 Designed: _____ Date: 11/2015
 Checked: _____ Date: 11/2015



Taylor Engineering, Inc.
 W. 106 Mission Ave.
 Spokane, Washington 99201
 (509) 328-3371 FAX (509) 328-8224

SPokane County Public Works
Division of Engineering and Roads
 W. 1026 Broadway Ave.
 Spokane Wa. 99260
 509-477-3600

VERTICAL DATUM: 3" BRASS CAP IN WSDOT MONUMENT CASE MARKED GPS32395-202. N.W. END OF BRIDGE. ELEVATION = 1716.66 (NAVD 88)
 HORIZONTAL DATUM: ASSUMED. SEE PROJECT CONTROL TABLE
 CADD FILE NAME: 15003 PHASE 5 ROAD DETAILS.DWG

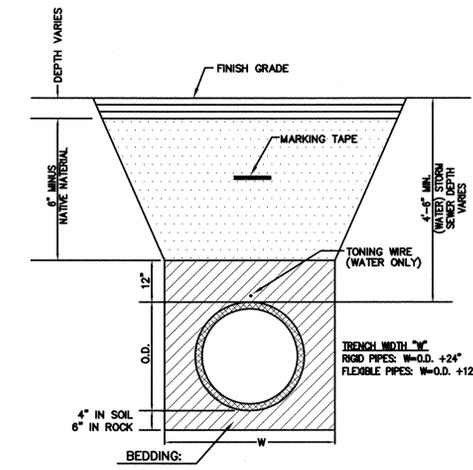
SCALE
 HORIZ. 1"=50'
 VERT. 1"=10'

WANDERMERE HEIGHTS PHASE 5	ROAD
ROADWAY SECTIONS & DETAILS	SHEET
	7 / 11

WEST 1/2, OF SEC. 5, T.26 N., R. 43 EAST, W.M.

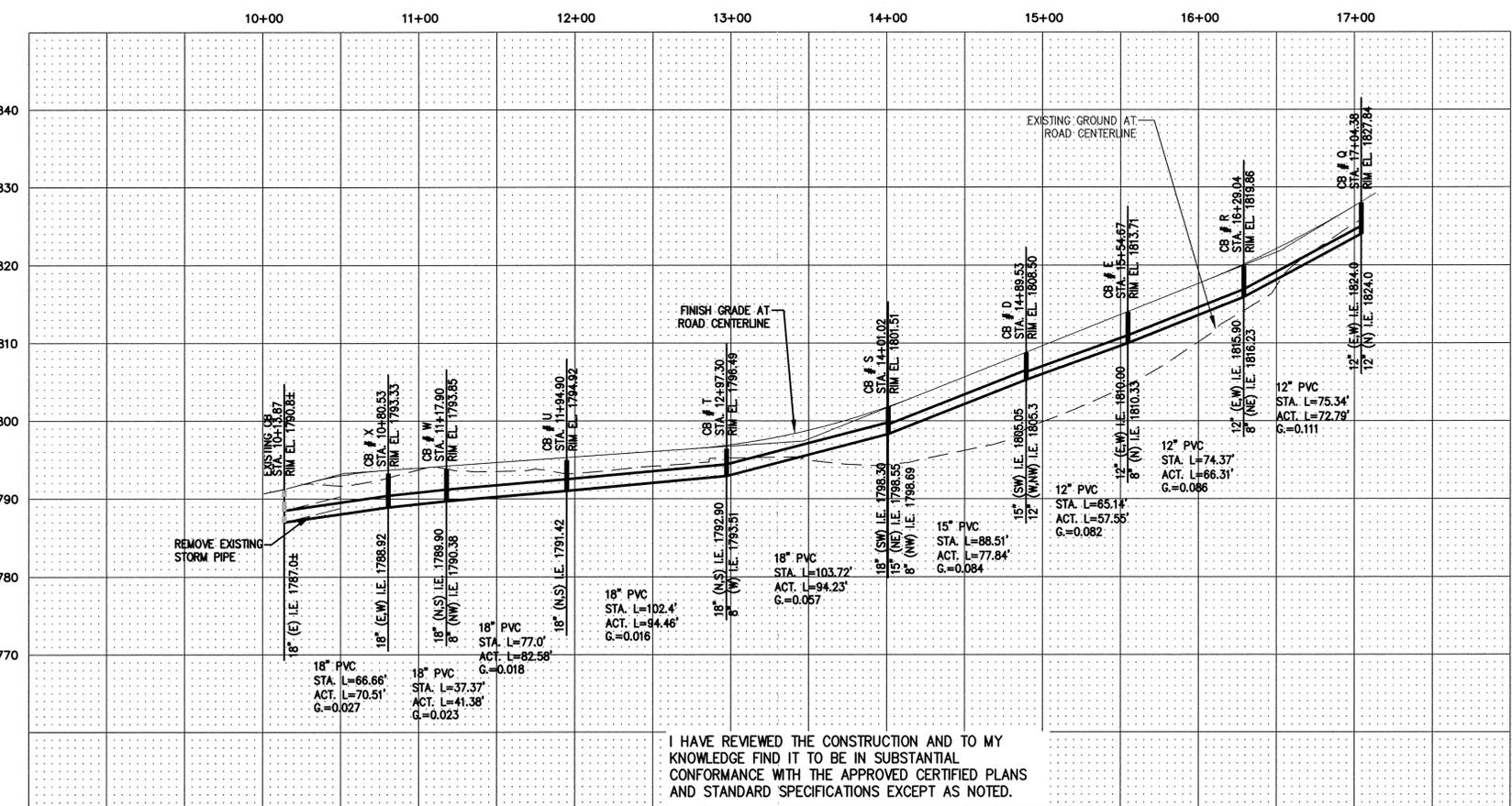
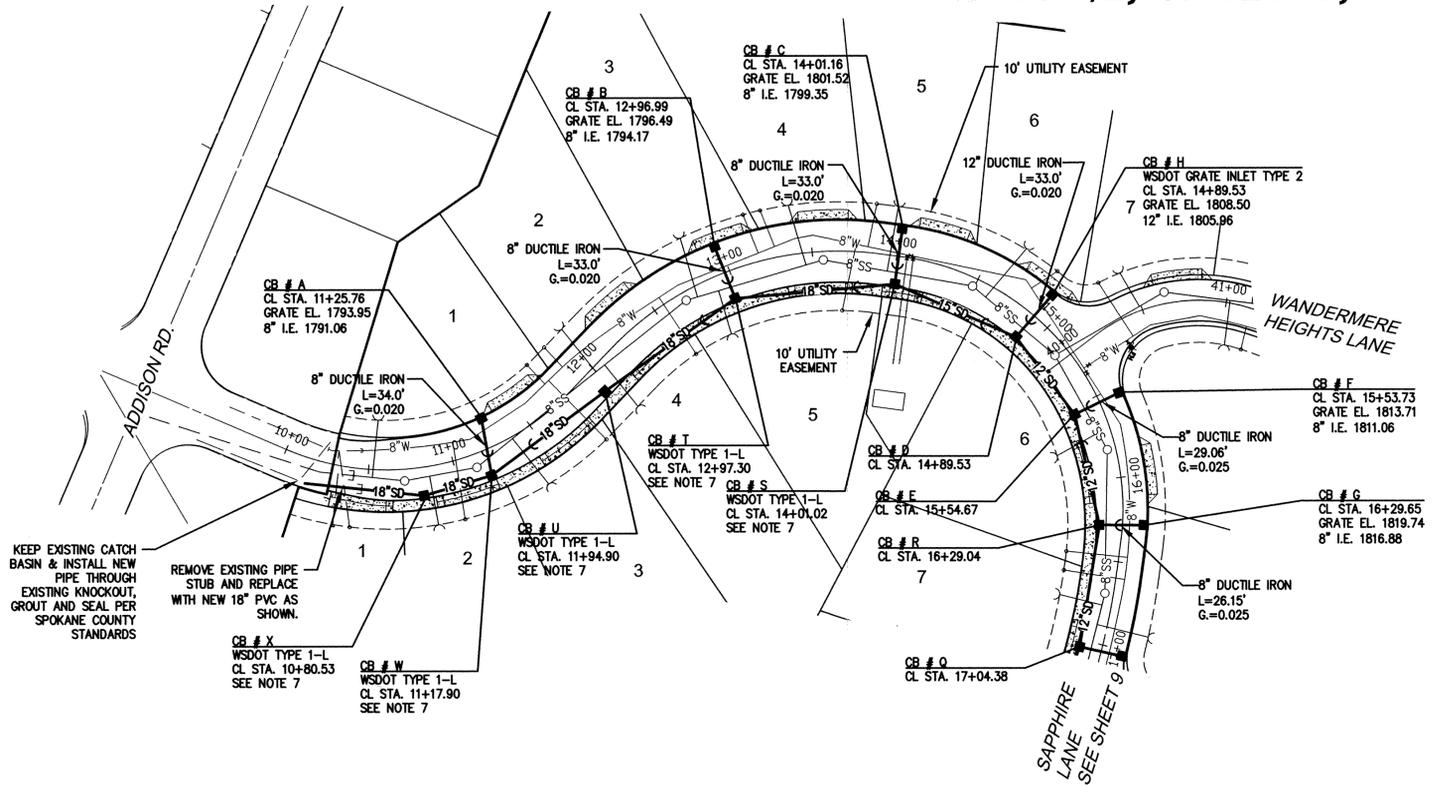


SCALE
 50 25 0 50 100
 FEET
 CONTOUR INTERVAL = 1 FOOT
 NAVD 88 DATUM



NOTES:
 1. COMPACTION OF BACKFILL ABOVE BEDDING SHALL BE 90% OF MAXIMUM DENSITY FOR PAVED AREAS, 90% OF MAXIMUM DENSITY FOR UNPAVED AREAS. MAXIMUM DENSITY SHALL BE AS DETERMINED BY AASHTO T-100 AT OPTIMUM MOISTURE CONTENT.
 2. THIS DETAIL IS TYPICAL FOR ALL WATER, STORM SEWER AND SEWER LINES.

TYPICAL TRENCH DETAIL
 NOT TO SCALE



CONSTRUCTION NOTES:

- UNLESS NOTED OTHERWISE ON THE PLANS, ALL CATCH BASINS SHALL BE SPOKANE COUNTY TYPE 1 STRUCTURE PER STANDARD PLAN B-4, WITH TYPE 1 FRAME AND GRATE PER SPOKANE COUNTY STANDARD PLAN B-10 AND B-12.
- PVC STORM SEWER PIPE SHALL BE ASTM D 3034 SDR 35 AS OUTLINED IN THE WSDOT 2014 STANDARD SPECIFICATIONS SECTION 9-05.12(1).
- DUCTILE IRON STORM SEWER PIPE SHALL CONFORM TO AWWA C151, AND SHALL BE CLASS 50 THICKNESS AS OUTLINED IN WSDOT 2014 STANDARD SPECIFICATIONS SECTION 9-05.13.
- CONTRACTOR SHALL USE PVC ADAPTER (SAND COLLAR) ON CATCH BASINS AS OUTLINED IN SPOKANE COUNTY STANDARD PLAN B-1.
- TRENCH BACKFILL AND PIPE BEDDING SHALL BE IN ACCORDANCE WITH WSDOT 2014 STANDARD SPECIFICATIONS AND DETAIL 1 ON THIS SHEET.
- STORMWATER FACILITIES, INCLUDING CATCH BASINS AND PIPES MUST BE INSPECTED AND APPROVED PRIOR TO BACKFILL, AS REQUIRED BY SPOKANE COUNTY.
- WSDOT TYPE 1-L PER STANDARD PLAN B-5.40-01 AND FRAME AND GRATE PER WSDOT STANDARD PLANS B-30.10-01 AND B-30.30-01.

RECORD DRAWING
 THE INFORMATION ON THIS DRAWING INDICATES CHANGES MADE TO THE CONSTRUCTION DOCUMENTS AS RECORDED BY THE CONTRACTOR AND TRANSFERRED TO THE REPRODUCIBLE DRAWINGS BY THE ENGINEER. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OR RELIABILITY OF THE INFORMATION PROVIDED.

UTILITY STATEMENT

THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED AS ACCURATELY AS POSSIBLE FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. TAYLOR ENGINEERING, INC. MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. FURTHER, WE DO NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN EXACT LOCATION INDICATED, ALTHOUGH WE DO CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE.



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.

1	10/17/16	KJH	KJH	RECORD DRAWINGS
No.	Date	By	Ckd.	Appr.
				Revisions

Drawn: GHF Date: 11/2015
 Designed: KJH Date: 11/2015
 Checked: MAA Date: 11/2015



Taylor Engineering, Inc.
 W. 106 Mission Ave.
 Spokane, Washington 99201
 (509) 328-3971 FAX (509) 328-8224

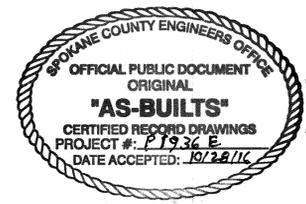
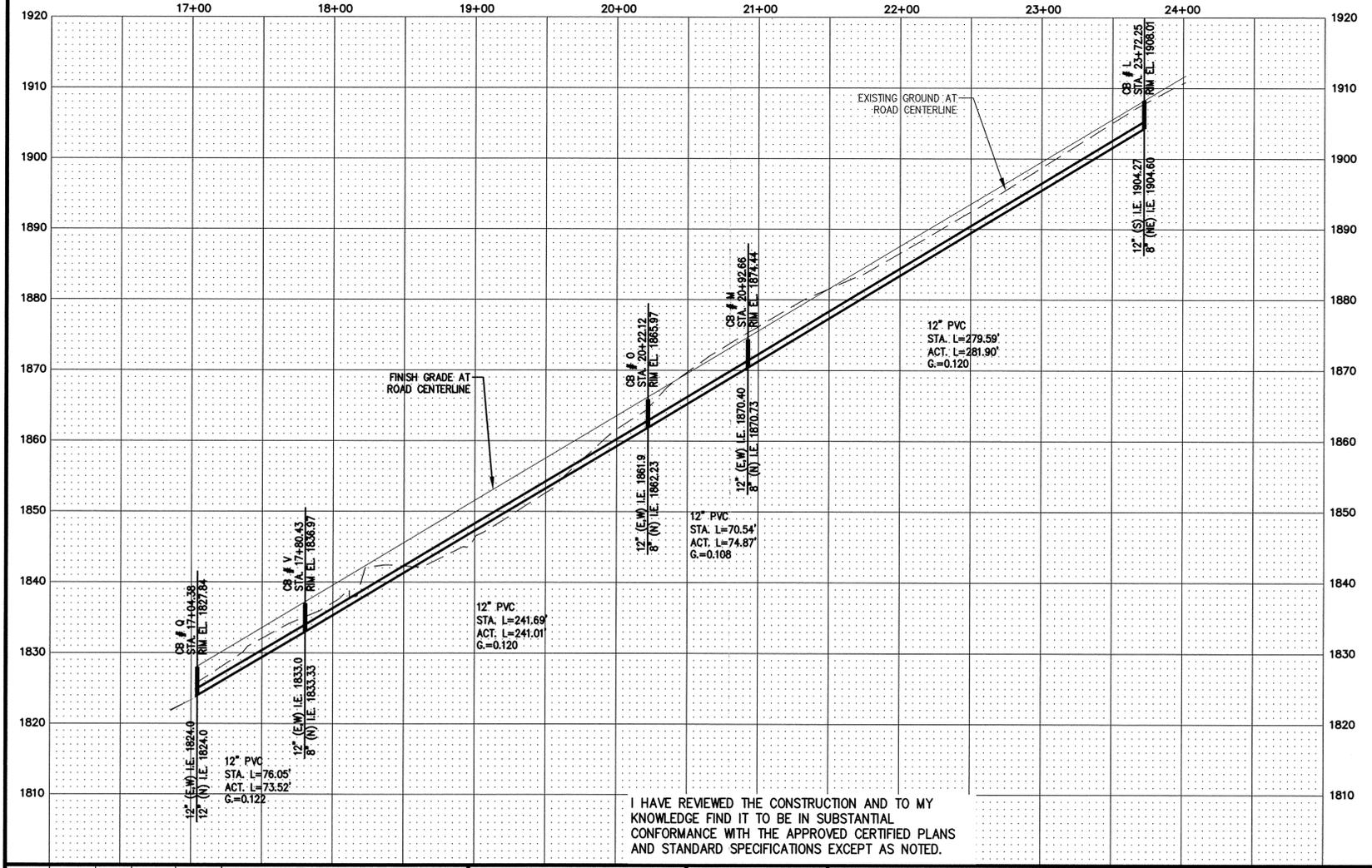
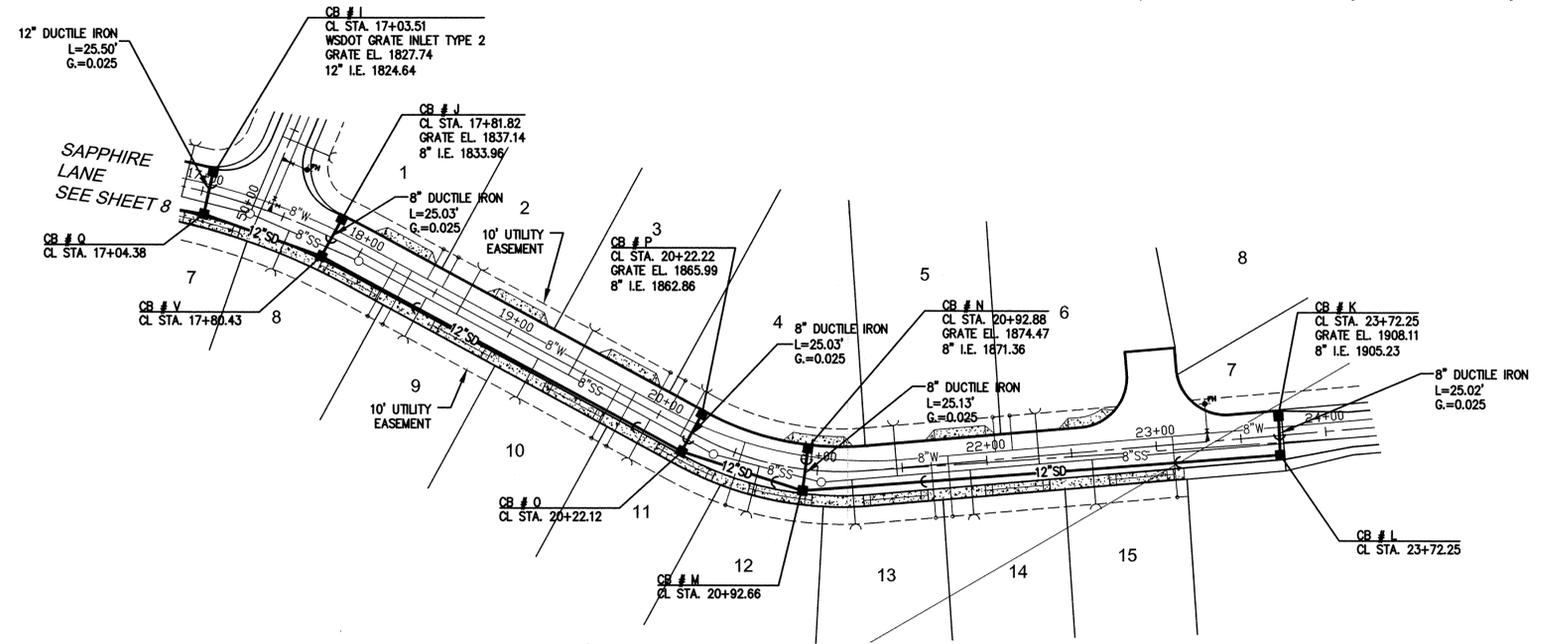
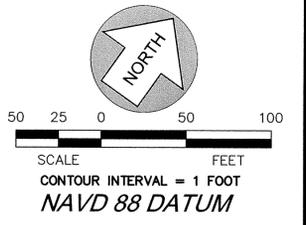
**SPOKANE COUNTY PUBLIC WORKS
 DIVISION OF ENGINEERING AND ROADS**
 W. 1026 Broadway Ave.
 Spokane Wa. 99260
 509-477-3600

VERTICAL DATUM: 3" BRASS CAP IN WSDOT MONUMENT CASE MARKED GPS32395-202. N.W. END OF BRIDGE. ELEVATION = 1716.66 (NAVD 88)
 HORIZONTAL DATUM: ASSUMED. SEE PROJECT CONTROL TABLE
 CADD FILE NAME: 15003 PHASE 5 STORM PLANS.DWG

SCALE
 HORIZ. 1"=50'
 VERT. 1"=10'

WANDERMERE HEIGHTS PHASE 5
STORM SHEET
 SAPHIRE LANE
 STA. 10+00 TO STA. 17+05
 8
 11

WEST 1/2, OF SEC. 5, T.26 N., R. 43 EAST, W.M.



RECORD DRAWING

THE INFORMATION ON THIS DRAWING INDICATES CHANGES MADE TO THE CONSTRUCTION DOCUMENTS AS RECORDED BY THE CONTRACTOR AND TRANSFERRED TO THE REPRODUCIBLE DRAWINGS BY THE ENGINEER. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OR RELIABILITY OF THE INFORMATION PROVIDED.

- CONSTRUCTION NOTES:**
- UNLESS NOTED OTHERWISE ON THE PLANS, ALL CATCH BASINS SHALL BE SPOKANE COUNTY TYPE 1 STRUCTURE PER STANDARD PLAN B-4, WITH TYPE 1 FRAME AND GRATE PER SPOKANE COUNTY STANDARD PLAN B-10 AND B-12.
 - PVC STORM SEWER PIPE SHALL BE ASTM D 3034 SDR 35 AS OUTLINED IN THE WSDOT 2014 STANDARD SPECIFICATIONS SECTION 9-05.12(1).
 - DUCTILE IRON STORM SEWER PIPE SHALL CONFORM TO AWWA C151, AND SHALL BE CLASS 50 THICKNESS AS OUTLINED IN WSDOT 2014 STANDARD SPECIFICATIONS SECTION 9-05.13.
 - CONTRACTOR SHALL USE PVC ADAPTER (SAND COLLAR) ON CATCH BASINS AS OUTLINED IN SPOKANE COUNTY STANDARD PLAN B-1.
 - TRENCH BACKFILL AND PIPE BEDDING SHALL BE IN ACCORDANCE WITH WSDOT 2014 STANDARD SPECIFICATIONS AND DETAIL 1 ON SHEET 8.
 - STORMWATER FACILITIES, INCLUDING CATCH BASINS AND PIPES MUST BE INSPECTED AND APPROVED PRIOR TO BACKFILL, AS REQUIRED BY SPOKANE COUNTY.

UTILITY STATEMENT

THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED AS ACCURATELY AS POSSIBLE FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. TAYLOR ENGINEERING, INC. MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. FURTHER, WE DO NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN EXACT LOCATION INDICATED, ALTHOUGH WE DO CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE.



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	Ckd.	Appr.	Revisions
1	10/17/16	KJH	KJH		RECORD DRAWINGS

Drawn: _____ Date: 11/2015
 Designed: _____ Date: 11/2015
 Checked: _____ Date: 11/2015



Taylor Engineering, Inc.
 W. 106 Mission Ave.
 Spokane, Washington 99201
 (509) 328-3371 FAX (509) 328-8224

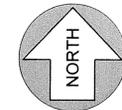
**SPOKANE COUNTY PUBLIC WORKS
 DIVISION OF ENGINEERING AND ROADS**
 W. 1026 Broadway Ave.
 Spokane Wa. 99260
 509-477-3600

VERTICAL DATUM: 3" BRASS CAP IN WSDOT MONUMENT CASE MARKED GPS32395-202, N.W. END OF BRIDGE, ELEVATION = 1716.66 (NAVD 88)
 HORIZONTAL DATUM: ASSUMED, SEE PROJECT CONTROL TABLE
 CADD FILE NAME: 15003 PHASE 5 STORM PLANS.DWG

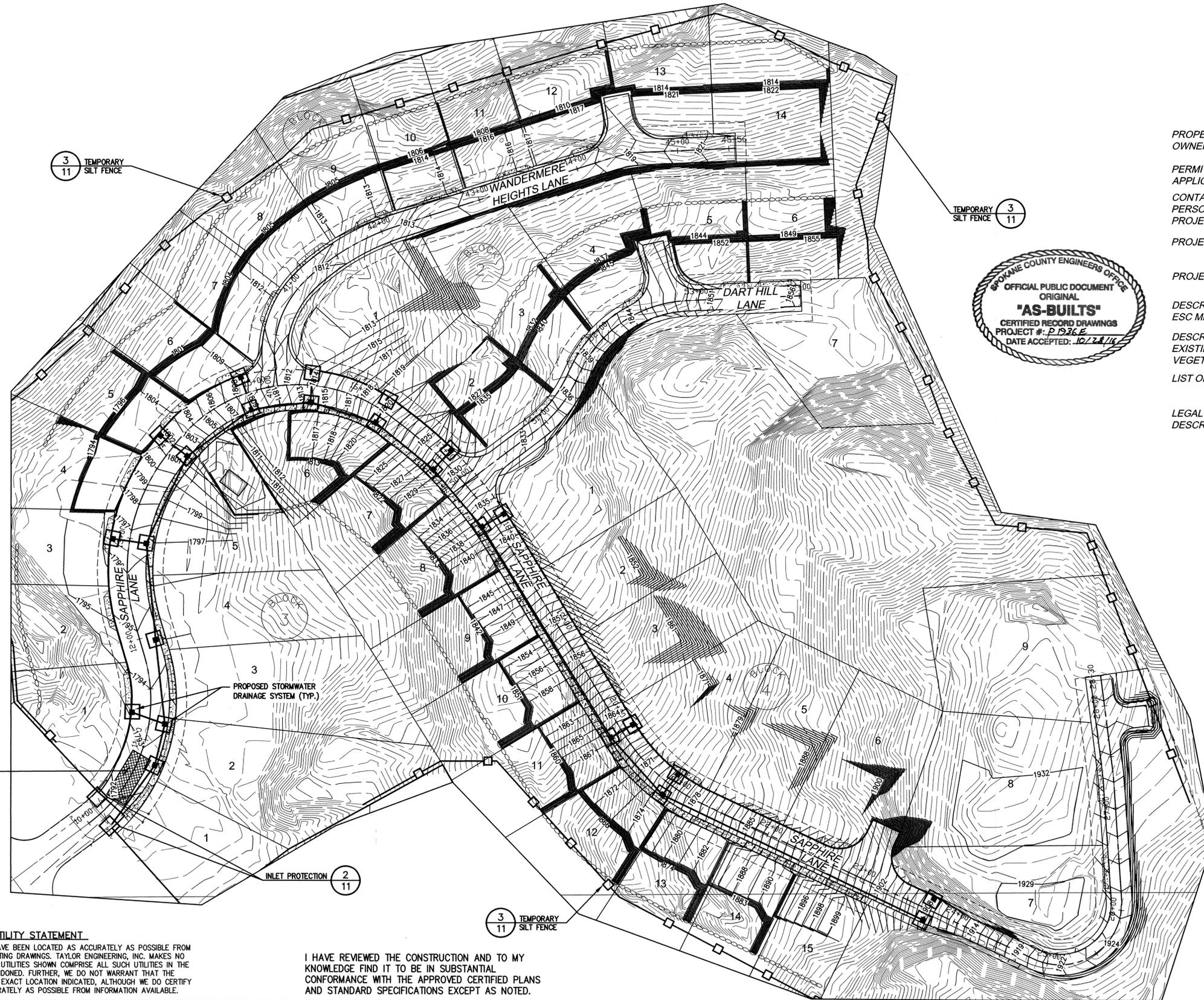
SCALE
 HORIZ. 1"=50'
 VERT. 1"=10'

WANDERMERE HEIGHTS PHASE 5	STORM
SAPPHIRE LANE	SHEET
STA. 17+05 TO STA. 23+75	9
	11

WEST 1/2, OF SEC. 5, T.26 N., R. 43 EAST, W.M.



50 25 0 50 100
SCALE FEET
CONTOUR INTERVAL = 1 FOOT
NAVD 88 DATUM



PROPERTY OWNER : CONDRON CONSTRUCTION
802 W. ROSEWOOD AVE., SUITE B
SPOKANE, WA 99208

PERMIT APPLICANT : CONDRON CONSTRUCTION
802 W. ROSEWOOD AVE., SUITE B
SPOKANE, WA 99208

CONTACT PERSON AT PROJECT SITE : CRAIG CONDRON PHONE # (509) 325-4865

PROJECT ADDRESS : SAPPHIRE LANE, WANDERMERE HEIGHTS LANE, AND DART HILL LANE

PROJECT DESCRIPTION : CONTINUATION OF SINGLE FAMILY RESIDENTIAL DEVELOPMENT INCLUDING PRIVATE ASPHALT ROADS, SEWER AND WATER SYSTEMS

DESCRIPTION OF ESC MEASURES : ESC MEASURES INCLUDE SILT FENCES, INLET PROTECTION, GRAVEL CONSTRUCTION ENTRANCES, AND CONCRETE WASHOUT AREA.

DESCRIPTION OF EXISTING SITE VEGETATION : THE SITE IS COMPOSED OF STEEP TO ROLLING HILLSIDE, WITH NATIVE VEGETATION, WEEDS, AND TREES.

LIST OF ON-SITE SOILS : GP-GM - GRAVEL WITH SILTS AND SANDS
SwB - SPRINGDALE, GRAVELLY SANDY LOAM

LEGAL DESCRIPTION: SEE PLAT MAP

RECORD DRAWING

THE INFORMATION ON THIS DRAWING INDICATES CHANGES MADE TO THE CONSTRUCTION DOCUMENTS AS RECORDED BY THE CONTRACTOR AND TRANSFERRED TO THE REPRODUCIBLE DRAWINGS BY THE ENGINEER. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OR RELIABILITY OF THE INFORMATION PROVIDED.



UTILITY STATEMENT

THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED AS ACCURATELY AS POSSIBLE FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. TAYLOR ENGINEERING, INC. MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. FURTHER, WE DO NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN EXACT LOCATION INDICATED, ALTHOUGH WE DO CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE.

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	Ckd.	Appr.	Revisions
1	10/17/16	KJH	KJH		RECORD DRAWINGS

Drawn: _____ Date: 11/2015
 Designed: KJH Date: 11/2015
 Checked: MAA Date: 11/2015



Taylor Engineering, Inc.
 W. 106 Mission Ave.
 Spokane, Washington 99201
 (509) 328-3371 FAX (509) 328-8224

**SPOKANE COUNTY PUBLIC WORKS
 DIVISION OF ENGINEERING AND ROADS**
 W. 1026 Broadway Ave.
 Spokane Wa. 99260
 509-477-3600

VERTICAL DATUM: 3" BRASS CAP IN WSDOT MONUMENT CASE MARKED GPS32395-202. N.W. END OF BRIDGE. ELEVATION = 1716.66 (NAVD 88)

HORIZONTAL DATUM: ASSUMED. SEE PROJECT CONTROL TABLE

CADD FILE NAME: 15003 PHASE 5 ESC.DWG

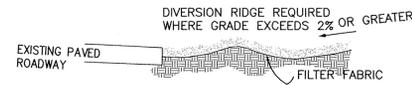
SCALE

HORIZ. 1"=50'
 VERT. 1"=10'

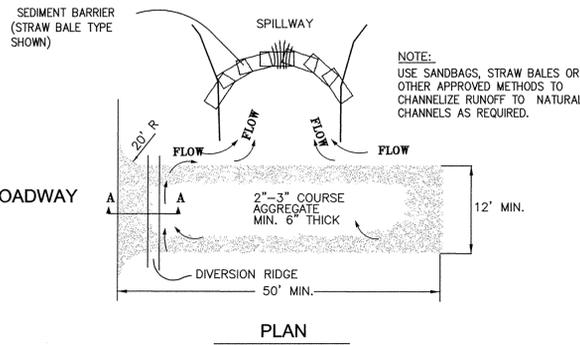
WANDERMERE HEIGHTS PHASE 5

GRADING AND EROSION AND SEDIMENT CONTROL PLAN

STORM SHEET
 10 / 11



SECTION A-A

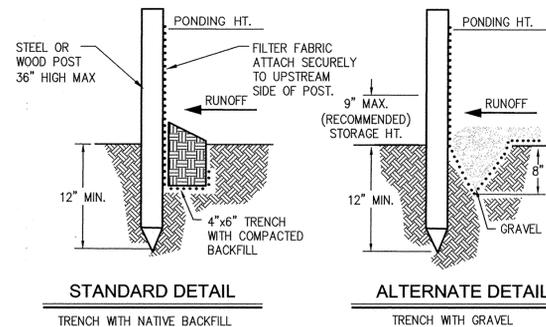


PLAN

NOTES:

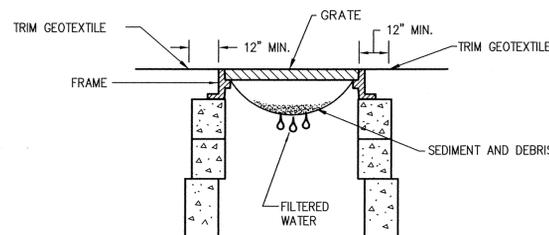
1. THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE TOP DRESSING, REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT.
2. WHEN NECESSARY, WHEELS SHALL BE CLEANED PRIOR TO ENTRANCE ONTO EXIST. ASPHALT ROADWAYS.
3. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH CRUSHED STONE THAT DRAINS INTO AN APPROVED SEDIMENT TRAP OR SEDIMENT BASIN.

1 TEMPORARY GRAVEL CONSTRUCTION EXIT/ENTRANCE
NOT TO SCALE

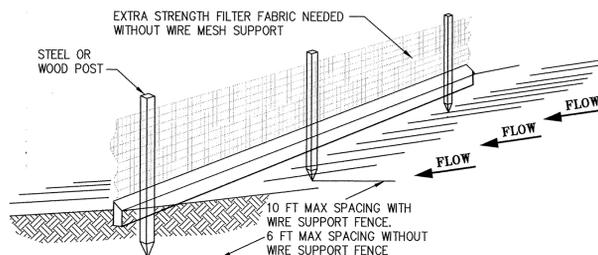


STANDARD DETAIL

ALTERNATE DETAIL



2 DRYWELL INLET PROTECTION
NOT TO SCALE



NOTE:

1. INSPECT AND REPAIR FENCE AFTER EACH STORM EVENT AND REMOVE SEDIMENT WHEN NECESSARY.
2. REMOVED SEDIMENT SHALL BE DEPOSITED TO AN AREA THAT WILL NOT CONTRIBUTE SEDIMENT OFF-SITE AND CAN BE PERMANENTLY STABILIZED.
3. SILT FENCE SHALL BE PLACED ON SLOPE CONTOURS TO MAXIMIZE PONDING EFFICIENCY.

3 SILT FENCE DETAIL
NOT TO SCALE

1. THE FOLLOWING CONSTRUCTION SEQUENCE SHALL BE FOLLOWED IN ORDER TO BEST MINIMIZE THE POTENTIAL FOR EROSION AND SEDIMENTATION CONTROL PROBLEMS:
 - A. CLEAR AND GRUB SUFFICIENTLY FOR INSTALLATION OF TEMPORARY ESC BMPs;
 - B. INSTALL TEMPORARY ESC BMPs, CONSTRUCTING SEDIMENT TRAPPING BMPs AS ONE OF THE FIRST STEPS PRIOR TO GRADING;
 - C. CLEAR, GRUB AND ROUGH GRADE FOR ROADS, TEMPORARY ACCESS POINTS AND UTILITY LOCATIONS;
 - D. STABILIZE ROADWAY APPROACHES AND TEMPORARY ACCESS POINTS WITH THE APPROPRIATE CONSTRUCTION ENTRY BMP;
 - E. CLEAR, GRUB AND GRADE INDIVIDUAL LOTS OR GROUP OF LOTS;
 - F. TEMPORARY STABILIZE, THROUGH RE-VEGETATION OR OTHER APPROPRIATE BMPs. LOTS OR GROUPS OF LOTS IN SITUATIONS WHERE SUBSTANTIAL CUT OF FILL SLOPES ARE A RESULT OF THE SITE GRADING;
 - G. CONSTRUCT ROADS, BUILDINGS, PERMANENT STORMWATER FACILITIES (I.E. INLETS, PONDS, UIC FACILITIES, ETC.);
 - H. PROTECT ALL PERMANENT STORMWATER FACILITIES UTILIZING THE APPROPRIATE BMPs;
 - I. INSTALL PERMANENT ESC CONTROLS, WHEN APPLICABLE; AND,
 - J. REMOVE TEMPORARY ESC CONTROLS WHEN:
2. PERMANENT ESC CONTROLS, WHEN APPLICABLE, HAVE BEEN COMPLETELY INSTALLED;
3. ALL LAND-DISTURBING ACTIVITIES THAT HAVE THE POTENTIAL TO CAUSE EROSION OR SEDIMENTATION PROBLEMS HAVE CEASED; AND,
4. VEGETATION HAD BEEN ESTABLISHED IN THE AREAS NOTED AS REQUIRING VEGETATION ON THE ACCEPTED ESC PLAN ON FILE WITH THE LOCAL JURISDICTION.
5. INSPECT ALL ROADWAYS, AT THE END OF EACH DAY, ADJACENT TO THE CONSTRUCTION ACCESS ROUTE. IF IT IS EVIDENT THAT SEDIMENT HAS BEEN TRACKED OFF SITE AND/OR BEYOND THE ROADWAY APPROACH, CLEANING IS REQUIRED.
6. IF SEDIMENT REMOVAL IS NECESSARY PRIOR TO STREET WASHING, IT SHALL BE REMOVED BY SHOVELING OR PICKUP SWEEPING AND TRANSPORTED TO A CONTROLLED SEDIMENT DISPOSAL AREA.
7. IF STREET WASHING IS REQUIRED TO CLEAN SEDIMENT TRACKED OFF SITE, ONCE SEDIMENT HAS BEEN REMOVED, STREET WASH WASTEWATER SHALL BE CONTROLLED BY PUMPING BACK ON-SITE OR OTHERWISE PREVENTED FROM DISCHARGING INTO SYSTEMS TRIBUTARY TO WATERS OF THE STATE.
8. RESTORE CONSTRUCTION ACCESS ROUTE EQUAL TO OR BETTER THAN THE PRE-CONSTRUCTION CONDITION.
9. RETAIN THE DUFF LAYER, NATIVE TOPSOIL, AND NATURAL VEGETATION IN AN UNDISTURBED STATE TO THE MAXIMUM EXTENT PRACTICAL.
10. INSPECT SEDIMENT CONTROL BMPs WEEKLY AT A MINIMUM, DAILY DURING A STORM EVENT, AND AFTER ANY DISCHARGE FROM THE SITE (STORMWATER OR NON-STORMWATER). THE INSPECTION FREQUENCY MAY BE REDUCED TO ONCE A MONTH IF THE SITE IS STABILIZED AND INACTIVE.
11. CONTROL FUGITIVE DUST FROM CONSTRUCTION ACTIVITY IN ACCORDANCE WITH THE STATE AND/OR LOCAL AIR QUALITY CONTROL AUTHORITIES WITH JURISDICTION OVER THE PROJECT AREA.
12. STABILIZE EXPOSED UNWORKED SOILS (INCLUDING STOCKPILES), WHETHER AT FINAL GRADE OR NOT, WITHIN 10 DAYS DURING THE REGIONAL DRY SEASON (JULY 1 THROUGH SEPTEMBER 30) AND WITHIN 5 DAYS DURING THE REGIONAL WET SEASON (OCTOBER 1 THROUGH JUNE 30). SOILS MUST BE STABILIZED AT THE END OF A SHIFT BEFORE A HOLIDAY WEEKEND IF NEEDED BASED ON THE WEATHER FORECAST. THIS TIME LIMIT MAY ONLY BE ADJUSTED BY A LOCAL JURISDICTION WITH A "QUALIFIED LOCAL PROGRAM", IF IT CAN BE DEMONSTRATED THAT THE RECENT PRECIPITATION JUSTIFIES A DIFFERENT STANDARD AND MEETS THE REQUIREMENTS SET FORTH IN THE CONSTRUCTION STORMWATER GENERAL PERMIT.
13. PROTECT INLETS, DRYWELLS, CATCH BASINS, AND OTHER STORMWATER MANAGEMENT FACILITIES FROM SEDIMENT, WHETHER OR NOT FACILITIES ARE OPERABLE. INSTALL GEOTEXTILE FABRIC BETWEEN THE STRUCTURE FRAME AND GRATE.
14. KEEP ROADS ADJACENT TO THE INLETS CLEAN.
15. INSPECT INLETS WEEKLY AT A MINIMUM AND DAILY DURING STORM EVENTS.
16. CONSTRUCT STORMWATER CONTROL FACILITIES (DETENTION/RETENTION STORAGE POND OR SWALES)

17. STOCKPILE MATERIALS (SUCH AS TOPSOIL) ON SITE, KEEPING OFF OF ROADWAYS AND SIDEWALKS.
18. COVER, CONTAIN AND PROTECT ALL CHEMICAL, LIQUID PRODUCTS, PETROLEUM PRODUCTS, AND NON-INERT WASTES PRESENT ON SITE FROM VANDALISM (SEE CHAPTER 173-304 WAC FOR THE DEFINITION OF INERT WASTE), USE SECONDARY CONTAINMENT FOR ON-SITE FUELING TANKS.
19. CONDUCT MAINTENANCE AND REPAIR OF HEAVY EQUIPMENT AND VEHICLES INVOLVING OIL CHANGES, HYDRAULIC SYSTEM REPAIRS, SOLVENT AND DE-GREASING OPERATIONS, FUEL TANK DRAIN DOWN AND REMOVAL, AND OTHER ACTIVITIES THAT MAY RESULT IN DISCHARGE OR SPILLAGE OF POLLUTANTS TO THE GROUND OR INTO STORMWATER RUNOFF USING SPILL PREVENTION MEASURES, SUCH AS DRIP PANS. CLEAN ALL CONTAMINATED SURFACES IMMEDIATELY FOLLOWING ANY DISCHARGE OR SPILL INCIDENT. IF RAINING OVER EQUIPMENT OR VEHICLE, PERFORM EMERGENCY REPAIRS ON SITE USING TEMPORARY PLASTIC BENEATH THE VEHICLE.
20. CONDUCT APPLICATION OF AGRICULTURAL CHEMICALS, INCLUDING FERTILIZER AND PESTICIDES, IN SUCH A MANNER, AND AT APPLICATION RATES, THAT INHIBITS THE LOSS OF CHEMICALS INTO STORMWATER RUNOFF FACILITIES. AMEND MANUFACTURER'S RECOMMENDED APPLICATION RATES AND PROCEDURES TO MEET THIS REQUIREMENT, IF NECESSARY.
21. INSPECT ON A REGULAR BASIS (AT A MINIMUM WEEKLY, AND DAILY DURING/AFTER A RUNOFF PRODUCING EVENT) AND MAINTAIN ALL EROSION AND SEDIMENT CONTROL BMPs TO ENSURE SUCCESSFUL PERFORMANCE OF THE BMPs. NOTE THAT INLET PROTECTION DEVICES SHALL BE CLEANED OR REMOVED AND REPLACED BEFORE SIX INCHES OF SEDIMENT CAN ACCUMULATE.
22. THE CONTRACTOR IS RESPONSIBLE FOR DESIGNATING A LOCATION ON SITE WHERE CONCRETE TRUCKS AND EQUIPMENT CAN BE WASHED OUT. THIS AREA SHALL NOT BE LOCATED NEAR OR DRAINING INTO A STORM DRAINAGE AREA, TREATMENT AREA OR FACILITY.
23. THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING A DESIGNATED AREA ON SITE FOR TIRE WASHING.
24. THE CONTRACTOR IS REQUIRED TO KEEP AN UPDATED COPY OF THE TESC PLAN ONSITE.
25. THE CONTRACTOR SHALL INSTALL ALL EROSION AND SEDIMENT CONTROL MEASURES AT THE CONSTRUCTION LIMITS PRIOR TO ANY GROUND DISTURBING ACTIVITIES.
26. IMPLEMENTATION OF THE ESC PLANS AND UPDATING OR UPGRADING OF THE ESC FACILITIES ARE THE CONTRACTOR'S RESPONSIBILITY UNTIL CONSTRUCTION IS COMPLETE AND THE DISTURBED AREAS HAVE BEEN PERMANENTLY STABILIZED.
27. THE CONTRACTOR IS RESPONSIBLE FOR INSTALLING ROCK CONSTRUCTION ENTRIES AT ANY AND ALL LOCATIONS USED TO ENTER OR EXIT THE PROJECT SITE.
28. REMOVE TEMPORARY ESC BMPs WITHIN 30 DAYS AFTER THE TEMPORARY BMPs ARE NO LONGER NEEDED. PERMANENTLY STABILIZE AREAS THAT ARE DISTURBED DURING THE REMOVAL PROCESS.

RECORD DRAWING

THE INFORMATION ON THIS DRAWING INDICATES CHANGES MADE TO THE CONSTRUCTION DOCUMENTS AS RECORDED BY THE CONTRACTOR AND TRANSFERRED TO THE REPRODUCIBLE DRAWINGS BY THE ENGINEER. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OR RELIABILITY OF THE INFORMATION PROVIDED.

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	Ckd.	Appr.	Revisions
1	10/17/16	KJH	KJH		RECORD DRAWINGS

Drawn:	Date
GHF	11/2015
Designed:	
KJH	11/2015
Checked:	
MAA	11/2015



Taylor Engineering, Inc.
W. 106 Mission Ave.
Spokane, Washington 99201
(509) 328-3971 FAX (509) 328-8224

SPokane County Public Works
DIVISION OF ENGINEERING AND ROADS
W. 1026 Broadway Ave.
Spokane, Wa. 99260
509-477-3600

VERTICAL DATUM:	3" BRASS CAP IN WSDOT MONUMENT CASE MARKED GPS32395-202. N.W. END OF BRIDGE. ELEVATION = 1716.66 (NAVD 88)
HORIZONTAL DATUM:	ASSUMED. SEE PROJECT CONTROL TABLE
CADD FILE NAME:	15003 PHASE 5 ESC.DWG

SCALE	
HORIZ.	1"=50'
VERT.	1"=10'

WANDERMERE HEIGHTS PHASE 5		STORM
EROSION AND SEDIMENT CONTROL PLAN		SHEET
		11
		11