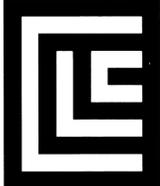


COVER SHEET FOR

# VISTA PLACE 1ST ADDITION - WOODLAND ESTATES

STREET AND STORM DRAINAGE PLANS  
SEC. 31, T. 26 N., R. 44 E, W.M.  
SPOKANE COUNTY, WASHINGTON



CLC ASSOCIATES  
707 WEST 7TH AVENUE  
SUITE 200  
SPokane, WA 99204  
P 509 458 6840  
F 509 458 6844  
CLC@CLC.COM

ARCHITECTURE  
ENGINEERING PLANNING  
LANDSCAPE ARCHITECTURE  
LAND SURVEYING

STREET AND STORM DRAINAGE PLANS  
VISTA PLACE 1ST ADDITION -  
WOODLAND ESTATES  
COVER SHEET  
SPOKANE COUNTY, WA



PREPARED UNDER THE  
DIRECT SUPERVISION OF  
J. FRANK WATKINS  
WASHINGTON REGISTRATION  
NO. 36219 FOR AND ON  
BEHALF OF CLC ASSOCIATES

DATE: 04/09/03  
DESCRIPTION: ORIGINAL PREPARATION  
12/10/03 SECOND SUBMITTAL  
01/26/04 FINAL SUBMITTAL

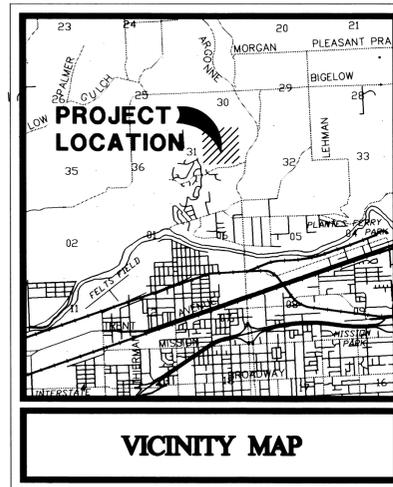
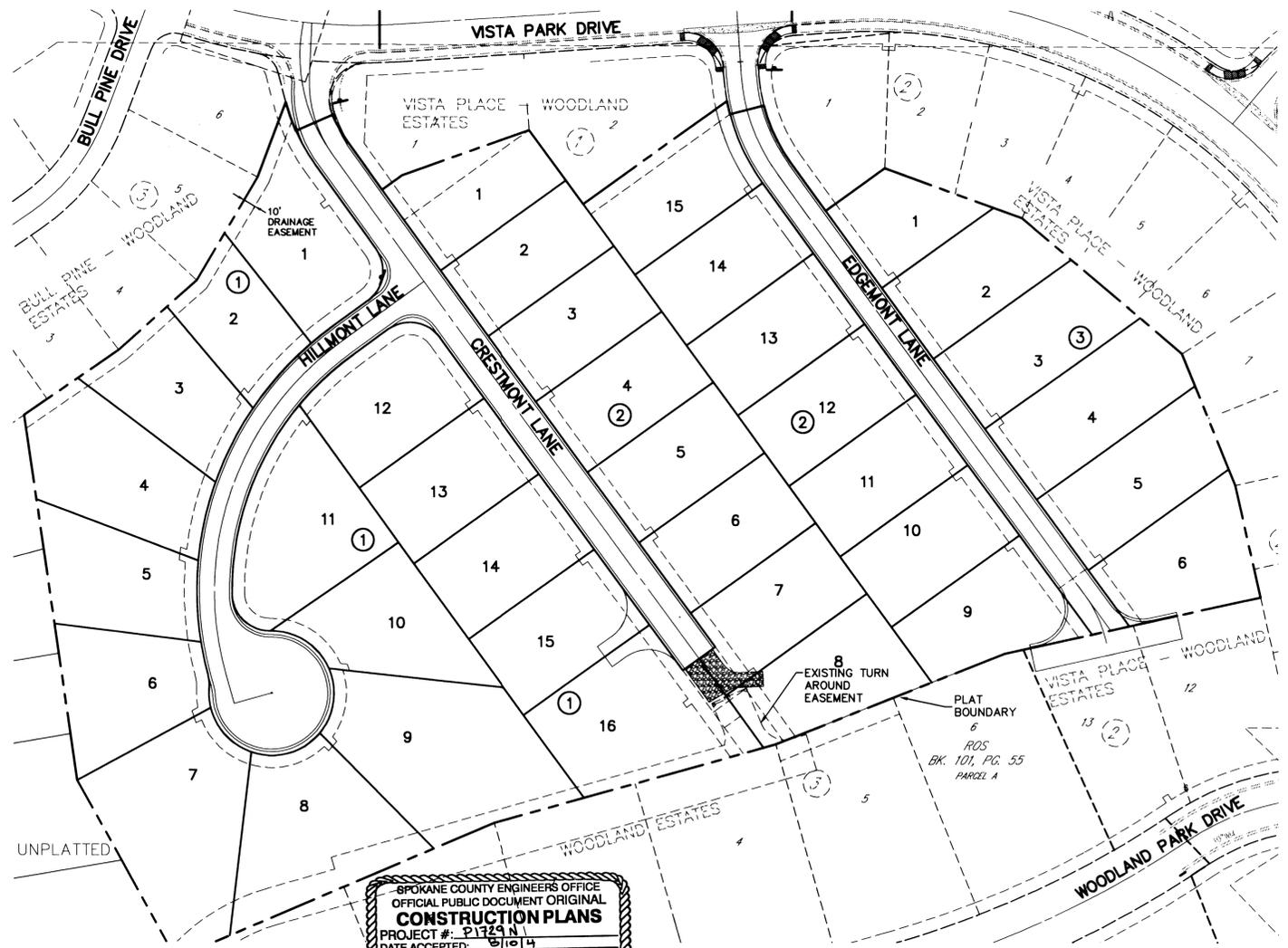
PROJECT # 030076  
DRAWN BY: JCR  
DESIGNED BY: AKI  
CHECKED BY: JFS

1 OF 6

**STREET GENERAL NOTES**

THE CONTRACTOR SHALL PROVIDE ALL MATERIALS, LABOR, AND EQUIPMENT TO CONSTRUCT AND INSTALL TO PROPER WORKING ORDER. ALL IMPROVEMENTS AS DETAILED OR CALLED OUT ON THESE PLANS.

- ALL WORK AND MATERIALS SHALL BE IN CONFORMANCE WITH THE "SPOKANE COUNTY STANDARDS FOR ROAD AND SEWER CONSTRUCTION 2001", AND AS AMENDED.
- 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.
- 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.
- 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.
- IF THE CONTRACTOR DISCOVERS ANY DISCREPANCIES BETWEEN THE PLANS AND EXISTING CONDITIONS ENCOUNTERED, THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE DESIGN ENGINEER, TODD R. WHIPPLE, P.E., 458-6840, THE SITE/PROJECT INSPECTING ENGINEER OR HIS REPRESENTATIVE, S.T.L., PAUL NELSON, P.E., 534-9711 AND THE SPOKANE COUNTY ENGINEER'S OFFICE, CONSTRUCTION ENGINEER, 477-3600.
- FOR CONSTRUCTION OF DRYWELLS, INSTALL FILTER FABRIC, "AMOCO" #4545 OR APPROVED EQUIVALENT, PER SPOKANE COUNTY STANDARD DETAIL B-1A REVISED AS OF JUNE 6, 2003.
- PRIOR TO SITE CONSTRUCTION, THE CONTRACTOR IS RESPONSIBLE FOR LOCATING ALL UNDERGROUND UTILITIES. CALL THE UNDERGROUND UTILITY LOCATION SERVICE AT 456-8000 BEFORE YOU DIG.
- 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. 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.
- THE CONTRACTOR SHALL EMPLOY A LICENSED SURVEYOR TO VERIFY THAT THE CROSS-GUTTER FORMS ARE 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.
- ALL DRYWELL CONNECTION PIPES SHALL BE PLACED BELOW THE DRYWELL CONE AND SHALL FLOW AS DIRECTED IN THE PLANS.
- NO QUANTITIES HAVE BEEN CALCULATED TO DETERMINE VOLUMES OF EXCAVATION AND EMBANKMENT ON THIS PROJECT. THE CONTRACTOR SHALL BE RESPONSIBLE TO PROVIDE OR DISPOSE OF ALL EMBANKMENT AND/OR EXCAVATED MATERIALS.
- 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.



**STORM DRAINAGE NOTES**

- SEE STREET PLAN AND PROFILE SHEETS FOR DRYWELL AND CATCH BASIN TYPES AND LOCATIONS.
- PONDS SHALL BE CONSTRUCTED PER THE REQUIREMENTS OF THESE DRAWINGS INCLUDING GRADING, SOD, AND DRYWELL INSTALLATION. ALL PONDS WITHIN TRACTS SHALL INCLUDE AN IRRIGATION SYSTEM. ALL IRRIGATION SHALL CONFORM TO SPOKANE COUNTY POND IRRIGATION SYSTEM GUIDELINES.
- ALL "208" PONDS SHOWN SHALL BE ROUGH GRADED PRIOR TO PAVING OF ADJACENT ROADWAY.
- CONTRACTOR SHALL PROVIDE SPOKANE COUNTY WITH RECORD DRAWING IRRIGATION PLANS UPON COMPLETION OF ALL POND CONSTRUCTION.
- INSTALL "AMOCO" #4545 FILTER FABRIC (OR APPROVED EQUAL) IN ALL DRYWELLS. SEE SPOKANE COUNTY STANDARDS (2001 EDITION) SHEET B-10 REVISED AS OF JUNE 6, 2003 FOR INSTALLATION LOCATIONS.
- ALL PONDS WITHIN THE COUNTY RIGHT-OF-WAY, IN THE AREA ASSOCIATED WITH THIS PROJECT, SHALL BE COMPLETED DURING THE CONSTRUCTION OF THE ROADWAY. THE CONTRACTOR SHALL PERFORM THE POND GRADE WORK, INSTALL THE IRRIGATION SYSTEM, AND PLACE THE SOD WITHIN THE PONDS FOLLOWING THE ROAD PAVING WORK.
- THE CONTRACTOR SHALL MAKE AN EFFORT TO PROTECT ALL DRAINAGE STRUCTURES 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. 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.
- ALL LANDSCAPE AREAS ("208" PONDS) ARE TO BE IRRIGATED BY AN AUTOMATIC IRRIGATION SYSTEM INSTALLED BY OR UNDER THE DIRECTION OF THE LANDSCAPE CONTRACTOR. THE IRRIGATION SYSTEM SHALL COMPLY WITH ALL LOCAL CODES AND ORDINANCES (90 DAY GUARANTEE). AN APPROVED BACKFLOW DEVICE SHALL BE INSTALLED TO PREVENT WATER FROM GOING BACK INTO THE WATER SUPPLY.
- SOIL TESTS ARE REQUIRED IN POND A FOR WATER QUALITY TREATMENT DEPTHS OF 8". WHERE SOIL TESTS ARE REQUIRED, ONE (1) TEST EACH FOR CATION EXCHANGE AND SOIL ORGANIC MATTER SHALL BE PERFORMED FOR EACH GRASSED PERCOLATION AREA OF 1500 S.F. OR LESS. AN ADDITIONAL SET OF TESTS MAY BE REQUIRED FOR EACH ADDITIONAL 2,000 S.F. OR FRACTION THEREOF. TESTS SHALL BE PERFORMED ON A WELL-MIXED COMPOSITE SAMPLE CONSISTING OF THE TOP SIX (6) INCHES OF SOIL FROM AT LEAST FOUR (4) CORES UNIFORMLY DISTRIBUTED OVER THE PERCOLATION AREA. IF THE AVERAGE CATION EXCHANGE CAPACITY IF 15 MILLEQUIVALENTS/100 G. OR MORE OR THE SOIL IS 2% ORGANIC CARBON OR MORE, THE SOIL WILL BE CONSIDERED SUITABLE FOR STORMWATER TREATMENT.

**SLEEVING:** PROVIDE SLEEVING AS REQUIRED UNDER SIDEWALKS, PATHS, CURBING, PAVING, ETC. AS NEEDED FOR IRRIGATION ACCESS. ALL SLEEVING TO BE 4" PVC WITH AT LEAST 12" OF COVER (1) FOOT BELOW FINISH GRADE. THE OWNER/GENERAL CONTRACTOR IS RESPONSIBLE FOR INSTALLING SLEEVING BEFORE CURBING, SIDEWALKS, PAVING, ETC. IS INSTALLED. PATCH ASPHALT AS NEEDED. LAWN AREAS ARE TO BE IRRIGATED WITH TORO POP-UP

**LAWN AREAS:** HEADS OR EQUIVALENT. (TEST SYSTEM BEFORE BACKFILLING). AFTER INSTALLATION, ADJUST VALVES, HEADS, EMITTERS.

**ADJUSTMENT:** ETC. TO PROVIDE UNIFORM COVERAGE AND TO MINIMIZE OVER SPRAY ON WALLS, FENCES, WALKS, DRIVES, ETC.

**WATER POWER SUPPLY:** THE OWNER/ GENERAL CONTRACTOR IS TO SUPPLY WATER TAPS FOR HOOK-UP AND SUPPLY POWER FOR CONTROLLER.

**LEGEND**

EXISTING	GENERAL	PROPOSED
---	ROADWAY CENTER LINE	---
---	RIGHT OF WAY LINE	---
---	PROPERTY LINE	---
---	EASEMENT LINE	---
---	FENCE	---
---	CURB	---
---	PAVEMENT	---
---	GRAVEL	---
---	PLAT BOUNDARY	---
---	BUILDINGS & STRUCTURES	---
<b>SANITARY SEWER</b>		
---	SANITARY SEWER	---
---	MANHOLE	---
---	CLEANOUT	---
---	SEWER SERVICE	---
<b>WATER</b>		
---	WATER LINE	---
---	VALVE	---
---	FIRE HYDRANT	---
---	SERVICE	---
---	METER	---
---	BLOWOFF	---
---	AIR VACUUM RELIEF STATION	---
<b>STORM DRAINAGE</b>		
---	DRAINAGE LINE	---
---	MANHOLE	---
---	DRYWELL	---
---	CATCH BASIN	---
---	DITCH	---

SPOKANE COUNTY ENGINEERS OFFICE  
OFFICIAL PUBLIC DOCUMENT ORIGINAL  
**CONSTRUCTION PLANS**  
PROJECT #: 030076  
DATE ACCEPTED: 01/14/04  
ACCEPTANCE EXPIRES: 01/14/06  
PROJECT LANE MILES PUBLIC: 0.24  
PROJECT LANE MILES PRIVATE: 0.24  
RECORD DRAWINGS: "AS-BUILT" 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

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.

**TABLE OF CONTENTS**

COVER SHEET	SHEET 1
CRESTMONT LANE STA. 10+00 TO STA. 16+01.75	SHEET 2
HILLMONT LANE STA. 10+00 TO STA. 14+08.61	SHEET 3
EDGEMONT LANE STA. 10+00 TO STA. 16+05.41	SHEET 4
STREET DETAILS	SHEET 5
STORM DRAINAGE DETAILS	SHEET 6

**NAV'D'88 DATUM**  
ESTABLISHED ON-SITE BY GPS SURVEY PERFORMED 11/21/00 BASED ON WSDOT MONUMENT GP 32290-143 AND GP 32390-147

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

**CAUTION: NOTICE TO CONTRACTOR**  
THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES AND, WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR MUST CALL THE LOCAL UTILITY LOCATION CENTER AT LEAST 48 HOURS BEFORE ANY EXCAVATION TO REQUEST EXACT FIELD LOCATIONS OF THE UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS.

*Developer's Signature*  
**DEVELOPER'S APPROVAL**  
DATE: 1-27-04

P-1729N  
eng Roadway

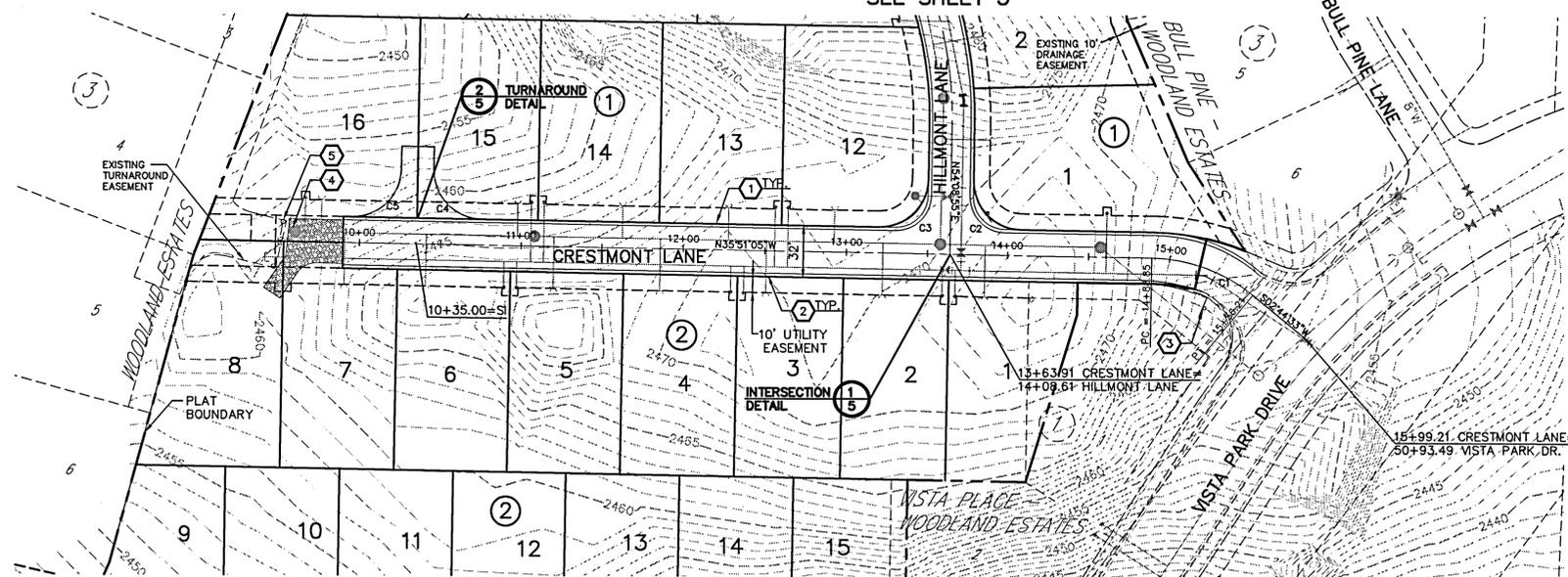
SECTION 31, T.26 N., R44 E., W.M.  
SPOKANE COUNTY, WASHINGTON



**CLC ASSOCIATES**  
707 WEST 7TH AVENUE  
SUITE 300  
SPOKANE  
WASHINGTON 99204  
P 509 458 6840  
F 509 458 6844  
CLC@CLC.COM

ARCHITECTURE  
ENGINEERING PLANNING  
LANDSCAPE ARCHITECTURE  
LAND SURVEYING

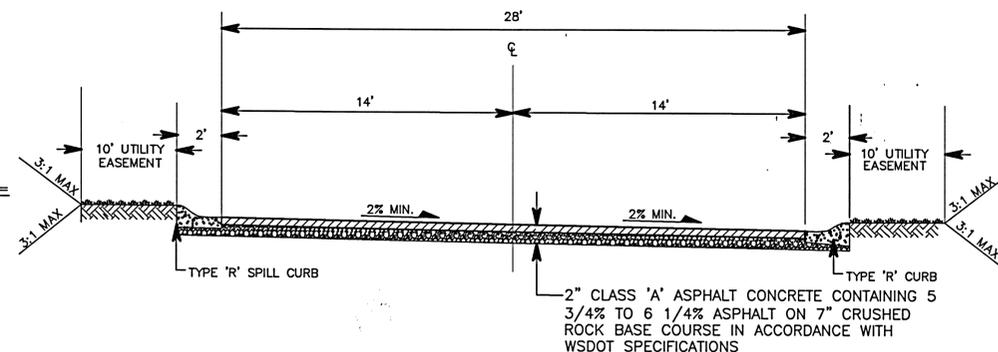
SEE SHEET 3



CURVE TABLE					
CURVE	LENGTH	RADIUS	TANGENT	CHORD	DELTA
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C2	31.42	20.00	20.00	28.28	90°00'00"
C3	31.42	20.00	20.00	28.28	90°00'00"
C4	47.12	30.00	30.00	42.43	90°00'00"
C5	47.12	30.00	30.00	42.43	90°00'00"

**CONSTRUCTION NOTES**

- TYPE 'R' SPILL CURB PER SPOKANE COUNTY STANDARD DETAIL A-3.
- TYPE 'R' CATCH CURB PER SPOKANE COUNTY STANDARD DETAIL A-3.
- STREET AND STOP SIGN PER MUTCD AND SPOKANE COUNTY STANDARD PLAN A-16.
- CONSTRUCT 20' WIDE PRIVATE DRIVE WITH 6" THICK GRAVEL BASE.
- 6' HIGH CHAINLINK GATE.



**CRESTMONT LANE**

NOT TO SCALE  
10+00-14+50  
14+50 - TRANSITION TO MATCH EXISTING PAVEMENT

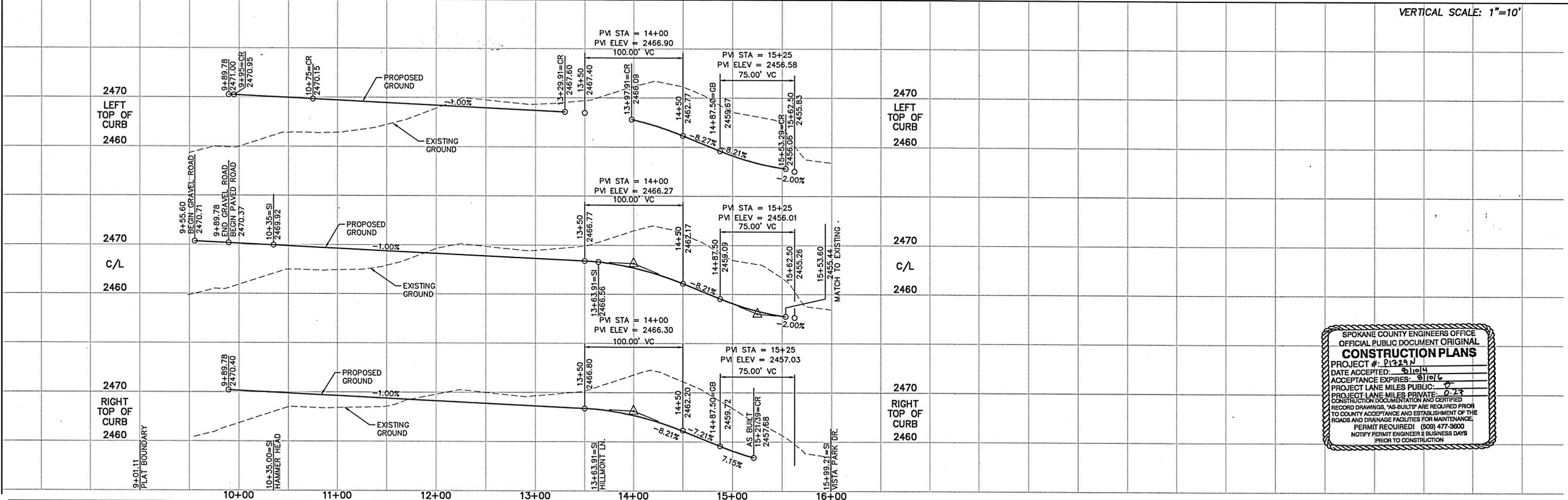
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ESTABLISHED ON-SITE BY GPS  
SURVEY PERFORMED 11/21/00  
BASED ON WSDOT MONUMENTS  
GP32290-143 AND GP33290-147

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

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*Devin Walker*  
**DEVELOPER'S APPROVAL**      **1-27-24**  
DATE

**JOHN FRANK SAWYERS**  
PROFESSIONAL ENGINEER  
NO. 38818 FOR AND ON BEHALF OF CLC ASSOCIATES  
EXPIRES 5/18/24  
PREPARED UNDER THE DIRECT SUPERVISION OF JOHN FRANK SAWYERS  
WASHINGTON REGISTRATION NO. 38818 FOR AND ON BEHALF OF CLC ASSOCIATES



SPOKANE COUNTY ENGINEERS OFFICE  
OFFICIAL PUBLIC DOCUMENT ORIGINAL  
**CONSTRUCTION PLANS**  
PROJECT #: 2122A N  
DATE ACCEPTED: 9/16/24  
ACCEPTANCE EXPIRES: 9/16/26  
PROJECT LANE MILES PUBLIC: 0.27  
PROJECT LANE MILES PRIVATE: 0.27  
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

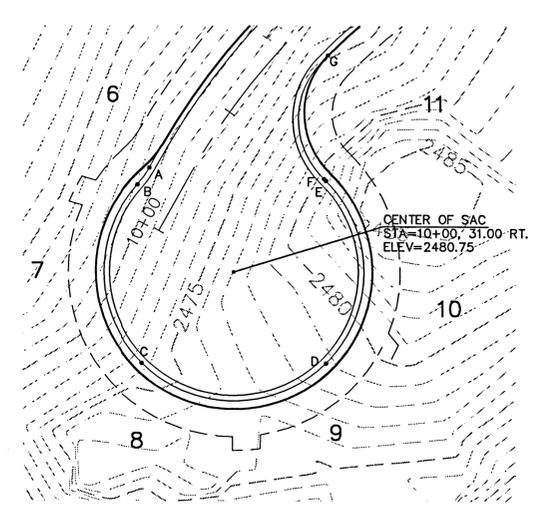
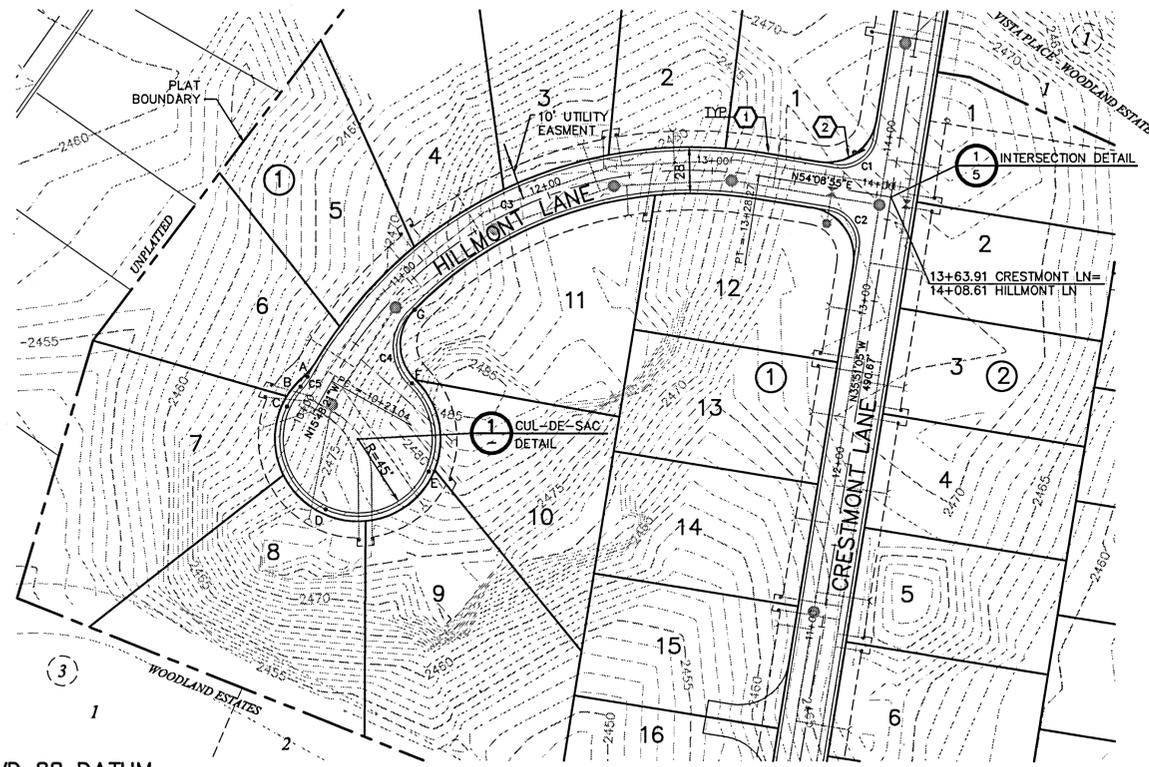
DESCRIPTION  
ORIGINAL PREPARATION  
SECOND SUBMITTAL  
FINAL SUBMITTAL  
DATE  
04/11/03  
12/10/03  
01/26/04  
PROJECT #:  
DRAWN BY:  
DESIGNED BY:  
CHECKED BY:

PROJECT #:  
DRAWN BY:  
DESIGNED BY:  
CHECKED BY:

P-1729 N Hwy Roadway

J:\2003\Land Projects\93030076\93030076.dwg, 1/27/2004 9:23:15 AM, Ccc 9405p.pct

SECTION 31, 1.26 N., R44 E., W.M.  
SPOKANE COUNTY, WASHINGTON



- CONSTRUCTION NOTES**
- ① TYPE 'R' CURB AND GUTTER PER SPOKANE COUNTY STANDARD PLAN A-3 (TYPICAL).
  - ② STREET SIGN PER MUTCD AND SPOKANE COUNTY STANDARD PLAN A-16.

**CURVE TABLE**

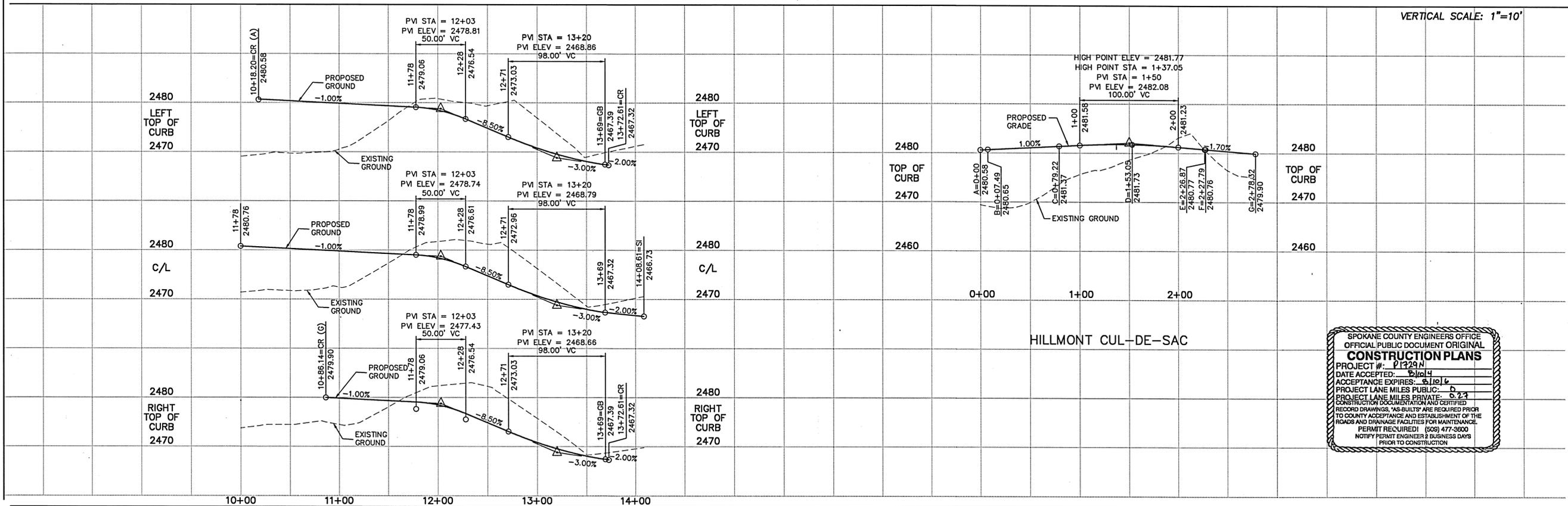
CURVE	LENGTH	RADIUS	TANGENT	CHORD	DELTA
C1	31.42	20.00	20.00	28.28	90°00'00"
C2	31.42	20.00	20.00	28.28	90°00'00"
C3	305.23	250.00	174.90	286.63	69°57'16"
C4	47.00	30.00	29.88	42.34	89°46'15"
C5	7.49	30.00	3.76	7.47	14°18'01"

**NAVD 88 DATUM**  
ESTABLISHED ON-SITE BY GPS SURVEY PERFORMED 11/21/00 BASED ON WSDOT MONUMENTS GP32290-143 AND GP33290-147

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

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*Bryan Walker*  
**DEVELOPER'S APPROVAL**      **1-27-04**  
DATE



SPOKANE COUNTY ENGINEERS OFFICE  
OFFICIAL PUBLIC DOCUMENT ORIGINAL  
**CONSTRUCTION PLANS**  
PROJECT #: P-1729N  
DATE ACCEPTED: 6/14/04  
ACCEPTANCE EXPIRES: 6/14/06  
PROJECT LANE MILES PUBLIC: 0  
PROJECT LANE MILES PRIVATE: 0.74  
CONSTRUCTION DOCUMENTATION AND CERTIFIED RECORD DRAWINGS, 'AS-BUILTS' ARE REQUIRED PRIOR TO COUNTY ACCEPTANCE AND ESTABLISHMENT OF THE ROADS AND DRAINAGE FACILITIES FOR MAINTENANCE.  
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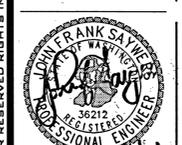
THESE PLANS ARE INSTRUMENTS OF PROFESSIONAL SERVICE AND ARE PROTECTED BY COMMON LAW, STATUTORY AND OTHER RESERVED RIGHTS INCLUDING COPYRIGHT. THEY MAY NOT BE REPRODUCED OR USED FOR ANY PURPOSE WITHOUT THE WRITTEN CONSENT OF CLC ASSOCIATES, INC.



**CLC ASSOCIATES**  
707 WEST 7TH AVENUE  
SUITE 200  
SPOKANE  
WASHINGTON 99204  
P 509 458 6840  
F 509 458 6844  
CLCASSOC.COM

ARCHITECTURE  
ENGINEERING PLANNING  
LANDSCAPE ARCHITECTURE  
LAND SURVEYING

**STREET IMPROVEMENT PLANS**  
**VISTA PLACE 1ST ADDITION-**  
**WOODLAND ESTATES**  
 HILLMONT LANE PLAN AND PROFILE  
 STA. 10+00 TO STA. 14+08.61  
 SPOKANE COUNTY, WA



JOHN FRANK SAWYER  
REG. NO. 36212  
PROFESSIONAL ENGINEER  
EXPIRES 5/18/04

PREPARED UNDER THE DIRECT SUPERVISION OF JOHN FRANK SAWYER  
WASHINGTON REGISTRATION NO. 36212 FOR AND ON BEHALF OF CLC ASSOCIATES

DESCRIPTION  
 ORIGINAL PREPARATION  
 SECOND SUBMITTAL  
 FINAL SUBMITTAL  
 DATE  
 04/09/03  
 12/10/03  
 01/26/04

PROJECT # : 8030076  
 DRAWN BY : JCR  
 DESIGNED BY : AKF  
 CHECKED BY : JFS

**HILLMONT LANE P & P SHEET**

3 OF 6

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P-1729N Eng Roads/Drainage

SECTION 31, T.26 N., R44 E., W.M.  
SPOKANE COUNTY, WASHINGTON



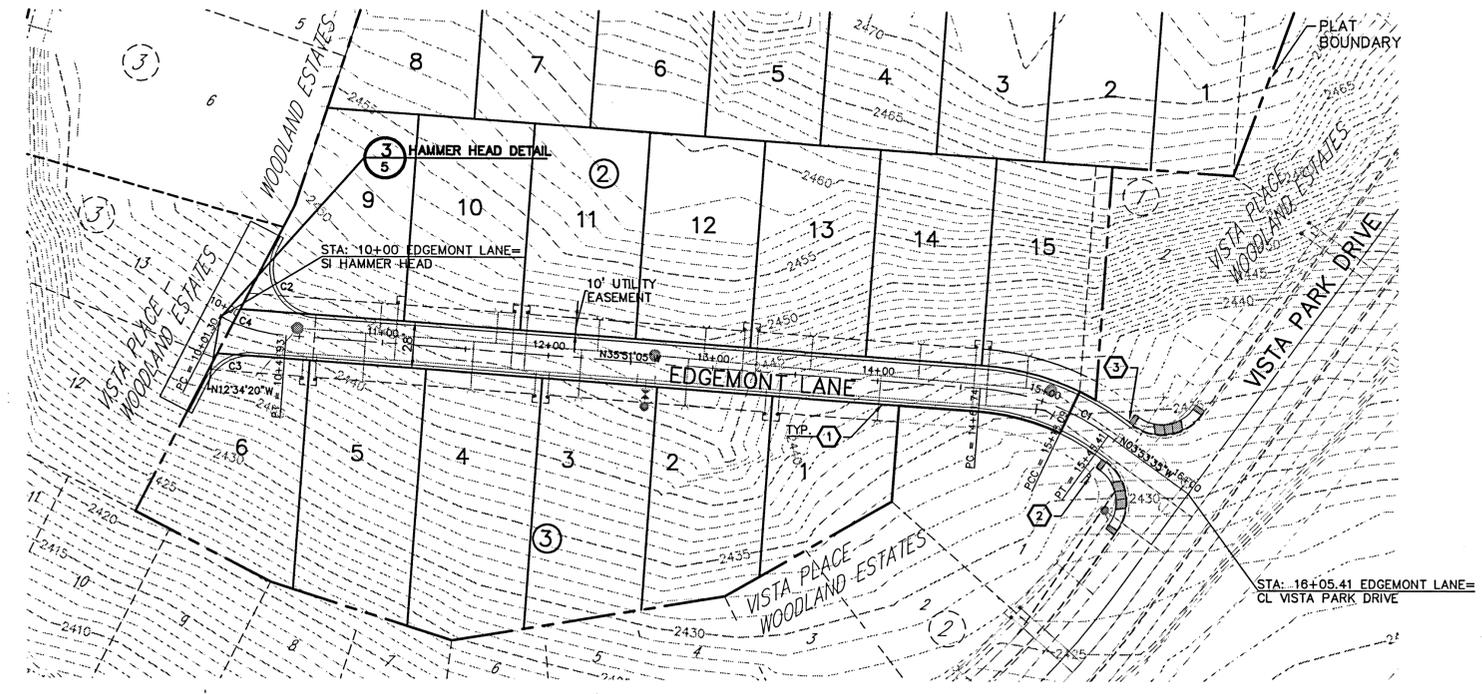
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ARCHITECTURE  
ENGINEERING PLANNING  
LANDSCAPE ARCHITECTURE  
LAND SURVEYING

- CONSTRUCTION NOTES**
- TYPE 'R' CURB AND GUTTER PER SPOKANE COUNTY STANDARD PLAN A-3 (TYPICAL).
  - STREET AND STOP SIGN PER M.U.T.C.D AND SPOKANE COUNTY STANDARD PLAN A-16.
  - CONTRACTOR SHALL MATCH EXISTING CURB IF DISCREPANCY NOTIFY ENGINEER.

**CURVE TABLE**

CURVE	LENGTH	RADIUS	TANGENT	CHORD	DELTA
C1	83.67	150.00	42.95	82.59	31°57'30"
C2	55.36	28.00	42.53	46.77	113°16'45"
C3	32.61	28.00	18.43	30.79	66°43'15"
C4	40.59	107.13	20.54	40.35	21°42'38"

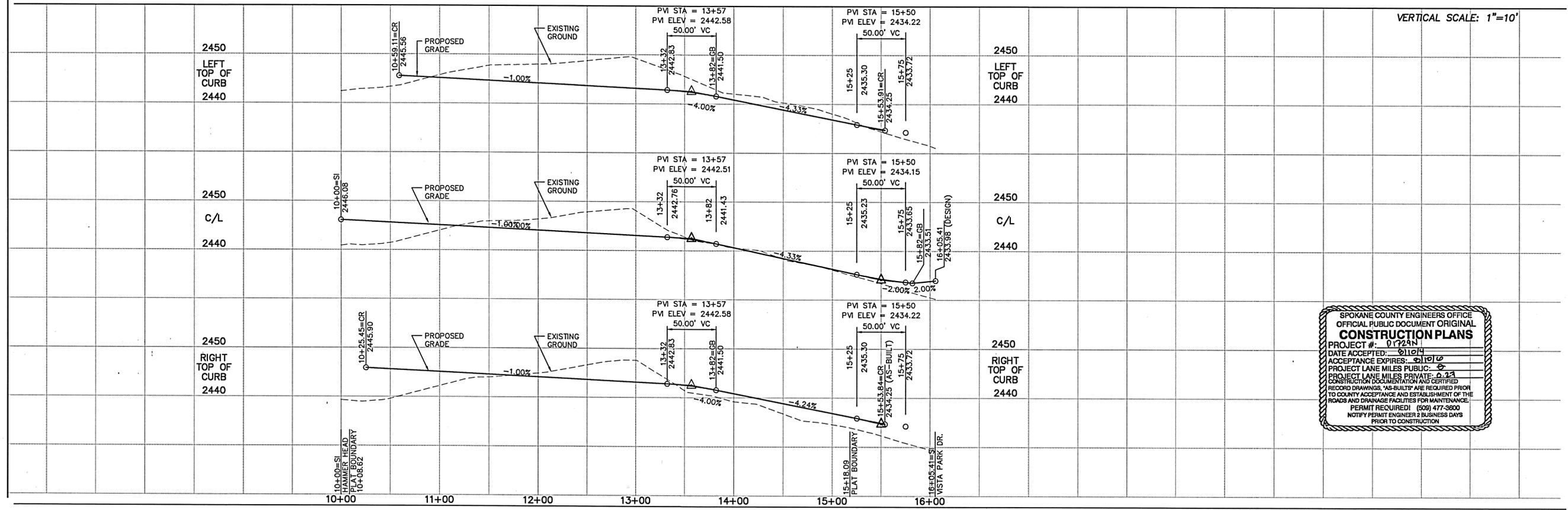


**NAVD 88 DATUM**  
ESTABLISHED ON-SITE BY GPS  
SURVEY PERFORMED 11/21/00  
BASED ON WSDOT MONUMENTS  
GP32290-143 AND GP33290-147

**UNDERGROUND SERVICE ALERT**  
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**CAUTION: NOTICE TO CONTRACTOR**  
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*Dennis Weber*  
**DEVELOPER'S APPROVAL**      **1-27-04**  
DATE



VERTICAL SCALE: 1"=10'

SPOKANE COUNTY ENGINEERS OFFICE  
OFFICIAL PUBLIC DOCUMENT ORIGINAL  
**CONSTRUCTION PLANS**  
PROJECT #: 01729N  
DATE ACCEPTED: 01/07/04  
ACCEPTANCE EXPIRES: 01/07/06  
PROJECT LANE MILES PUBLIC: 0  
PROJECT LANE MILES PRIVATE: 0.23  
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



EXPIRES 5/18/04  
PREPARED UNDER THE DIRECT SUPERVISION OF JOHN FRANK SAWYER, P.E. WASHINGTON REGISTRATION NO. 35215 P.E. AND ON BEHALF OF CLC ASSOCIATES

DATE: [ ] DESCRIPTION: [ ]  
04/09/03 ORIGINAL PREPARATION  
12/10/03 SECOND SUBMITTAL  
01/26/04 FINAL SUBMITTAL

PROJECT #: 8030076  
DRAWN BY: JCR  
DESIGNED BY: AKF  
CHECKED BY: JFS

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P-1729N Eng Road & Drains

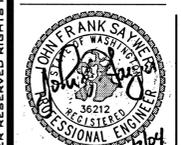
SECTION 31, T.26 N., R44 E., W.M.  
SPOKANE COUNTY, WASHINGTON



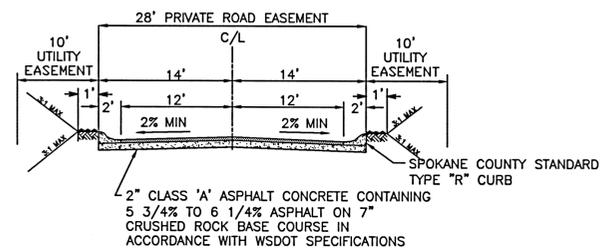
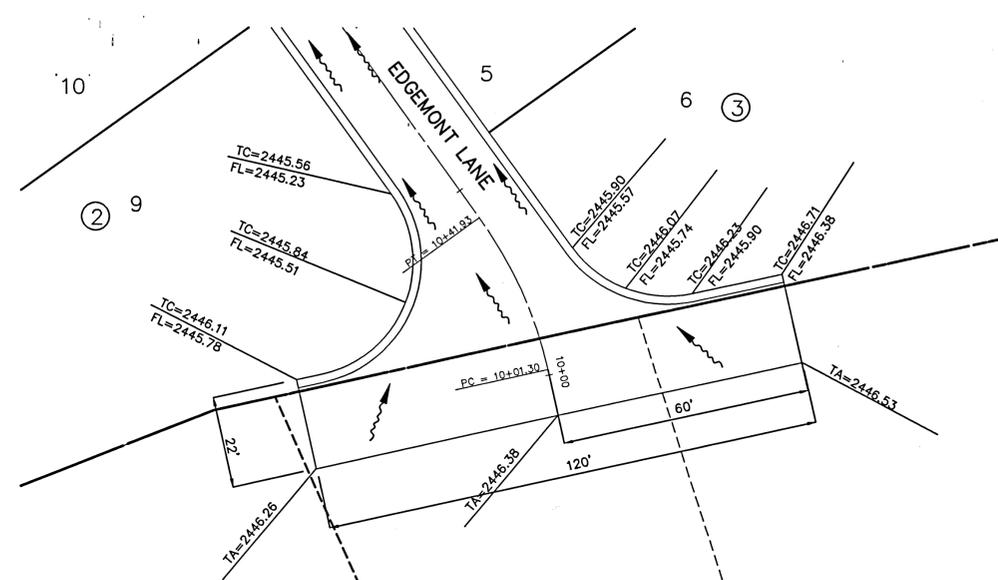
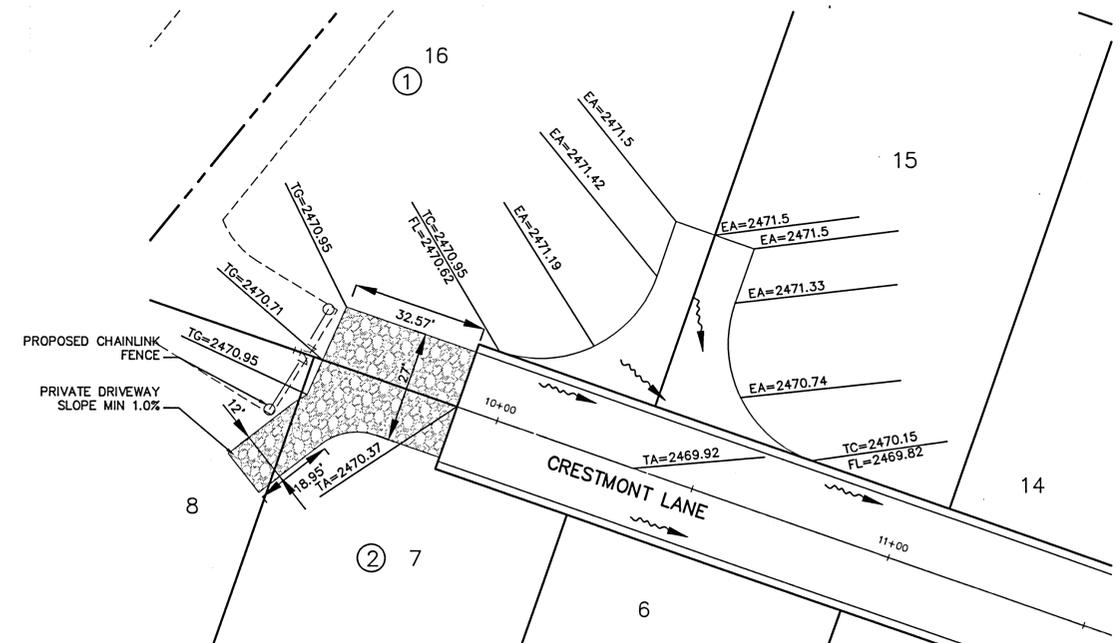
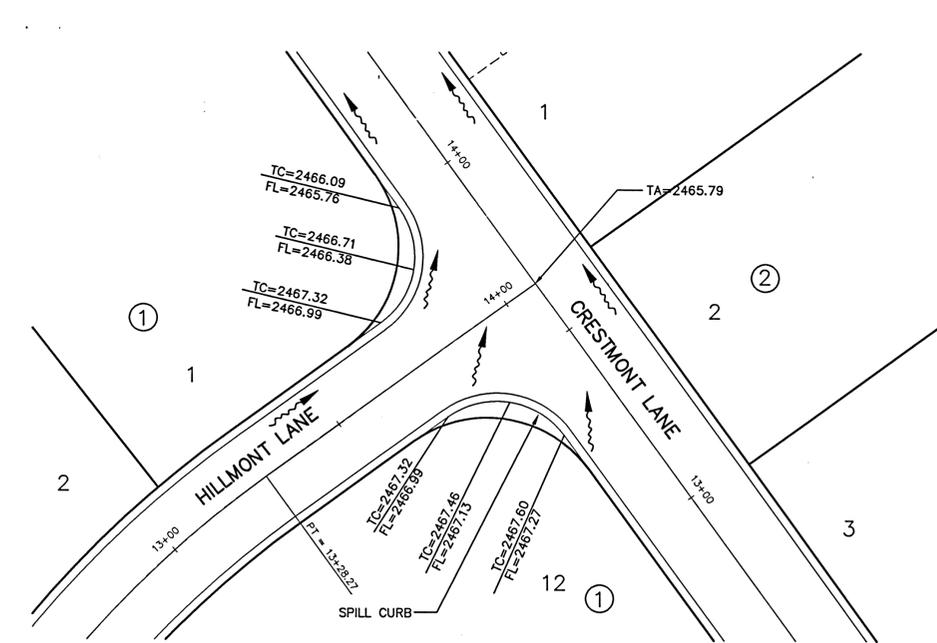
**CLC ASSOCIATES**  
707 WEST 7TH AVENUE  
SUITE 203  
SPOKANE  
WASHINGTON 99204  
P 509 458 6840  
F 509 458 6844  
CLCASSOC.COM

ARCHITECTURE  
ENGINEERING PLANNING  
LANDSCAPE ARCHITECTURE  
LAND SURVEYING

**STREET AND STORM DRAINAGE PLANS**  
**VISTA PLACE- 1ST ADDITION-  
WOODLAND ESTATES**  
STREET DETAILS  
SPOKANE, WA



EXPIRES 5/18/04  
PREPARED UNDER THE  
DIRECT SUPERVISION OF  
JOHN F. SAVIERS  
WASHINGTON  
REGISTRATION NO. 36212  
FOR AND ON BEHALF OF:  
CLC ASSOCIATES



**EDGEMONT LANE AND HILLMONT LANE**  
NOT TO SCALE

**NAVD 88 DATUM**  
ESTABLISHED ON-SITE BY GPS  
SURVEY PERFORMED 11/21/00  
BASED ON WSDOT MONUMENTS  
GP32290-143 AND GP33290-147

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

**CAUTION: NOTICE TO CONTRACTOR**  
THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR  
ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON  
RECORDS OF THE VARIOUS UTILITY COMPANIES AND, WHERE POSSIBLE,  
MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED  
ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR MUST CALL THE LOCAL  
UTILITY LOCATION CENTER AT LEAST 48 HOURS BEFORE ANY EXCAVATION TO  
REQUEST EXACT FIELD LOCATIONS OF THE UTILITIES. IT SHALL BE THE  
RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES  
WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS.

**SPOKANE COUNTY ENGINEERS OFFICE**  
OFFICIAL PUBLIC DOCUMENT ORIGINAL  
**CONSTRUCTION PLANS**  
PROJECT #: P17294  
DATE ACCEPTED: 8/12/04  
ACCEPTANCE EXPIRES: 8/12/06  
PROJECT LANE MILES PUBLIC: 0.27mi  
CONSTRUCTION DOCUMENTATION AND CERTIFIED  
RECORD DRAWINGS, "AS-BUILT" 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

*Bryan Walker*  
**DEVELOPER'S APPROVAL**  
DATE **1-27-04**

**STREET DETAILS**

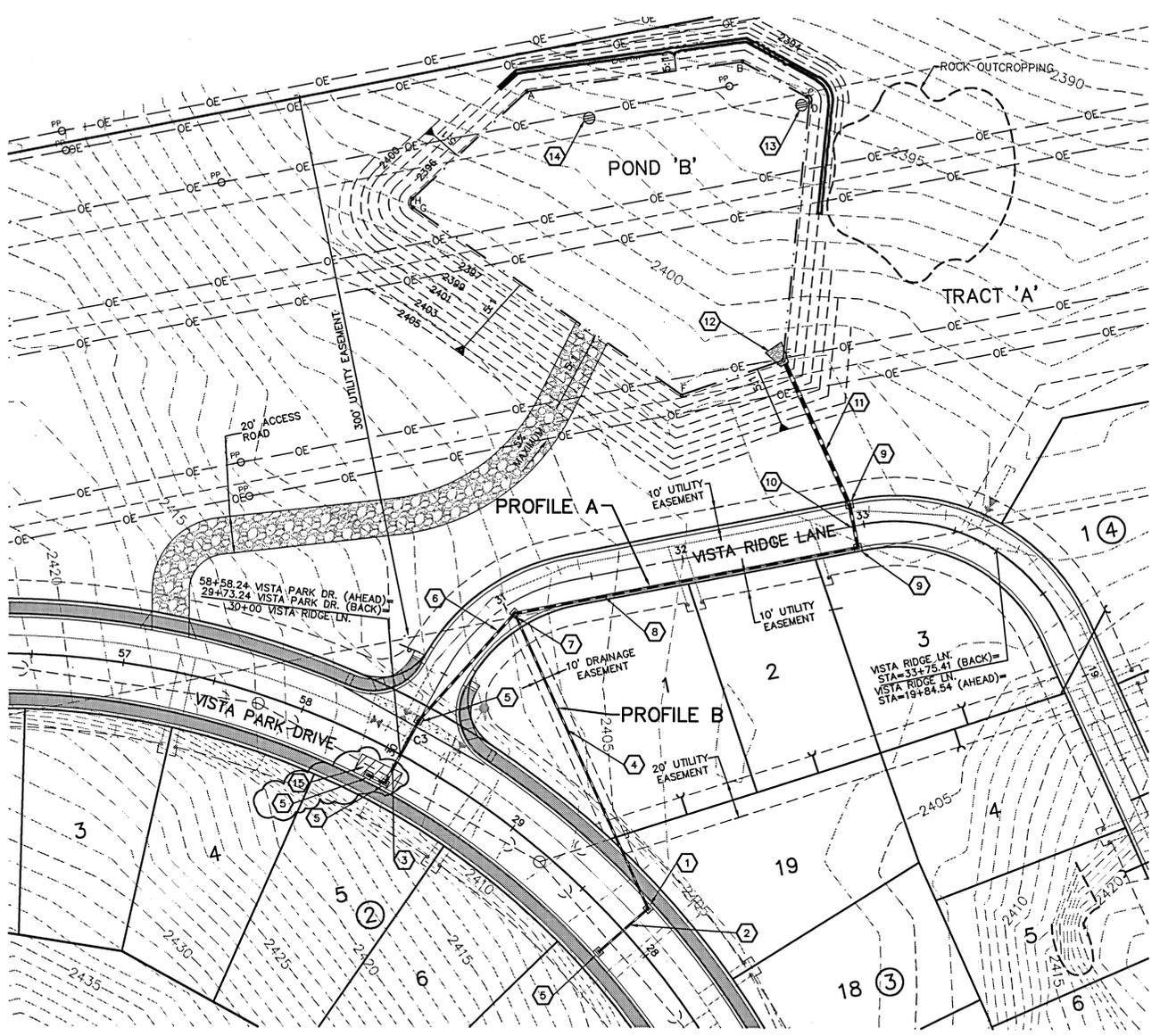
DATE	DESCRIPTION
07/01/03	ORIGINAL PREPARATION
12/10/03	SECOND SUBMITTAL
01/26/04	FINAL SUBMITTAL

PROJECT #: 8030076  
DRAWN BY: AKF  
DESIGNED BY: AKF  
CHECKED BY: JFS

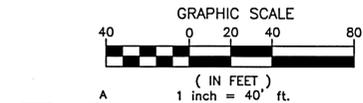
P-17-29 N Eng Road & Drains

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



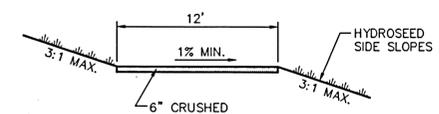
- ### CONSTRUCTION NOTES
- CONCRETE INLET TYPE 2 PER SPOKANE COUNTY STD. PLAN B-6, WITH TYPE 2 METAL FRAME WITH TYPE 3 GRATE PER SPOKANE COUNTY STD. PLAN B-11 AND B-14.
  - 39 L.F. OF 12" CPEP S=0.0077 FT/FT IE(W)=2404.20, IE(E)=2403.90.
  - 40 L.F. OF 15" CPEP S=0.0200 FT/FT IE(S)=2406.70, IE(N)=2405.90.
  - 176 L.F. OF 15" CPEP S=0.0063 FT/FT IE(S)=2403.70, IE(N)=2402.60.
  - W.S.D.O.T. GRATE INLET TYPE 2 PER W.S.D.O.T. STANDARD PLANS B-4C. SEE DETAIL 2 THIS SHEET.
  - 78 L.F. OF 15" CPEP S=0.0394 FT/FT IE(W)=2405.70, IE(E)=2402.60.
  - CONCRETE INLET TYPE 2 PER SPOKANE COUNTY STD. PLAN B-6, WITH TYPE 2 METAL FRAME WITH SOLID LID PER SPOKANE COUNTY STD. PLAN B-16.
  - 189 L.F. OF 18" CPEP S=0.0233 FT/FT IE(W)=2402.40, IE(E)=2398.00.
  - CONCRETE INLET TYPE 2 PER SPOKANE COUNTY STD. PLAN B-6, WITH TYPE 2 METAL FRAME AND HOOD AND TYPE 3 GRATE PER SPOKANE COUNTY STD. PLANS B-11 AND B-14. PROVIDE CURB TRANSITION PER, GUTTER INLET DETAIL B SHEET 2.
  - 24 L.F. OF 18" CPEP S=0.0688 FT/FT IE(S)=2397.90, IE(N)=2396.25.
  - 84 L.F. OF 24" CPEP S=0.0071 FT/FT IE(S)=2395.85, IE(N)=2395.25.
  - RIPRAP OUTFALL: 1" THICKNESS, 11" MINIMUM STONE SIZE. SEE DETAIL 5, THIS SHEET FOR DIMENSIONS.
  - TYPE "B" DRYWELL W/ TYPE 4 METAL FRAME AND GRATE PER SPOKANE COUNTY STANDARD PLAN B-15. VISTA RIDGE LANE STA 33+02.45, 230.91' LT., RIM ELEV=2395.25.
  - TYPE "B" DRYWELL W/ TYPE 4 METAL FRAME AND SOLID LID PER SPOKANE COUNTY STANDARD PLAN B-15. VISTA RIDGE LANE STA 31+97.27, 244.76' LT., RIM ELEV=2395.25.
  - CONTRACTOR SHALL SAWCUT, PATCH, AND REMOVE AND REPLACE CURB AS NECESSARY.



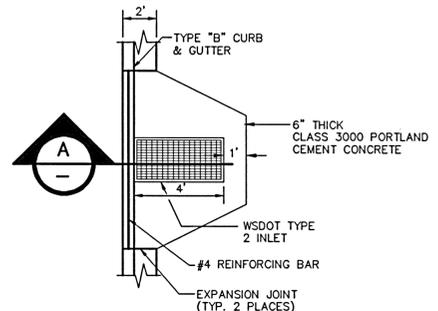
RIPRAP PAD DIMENSIONS			
	A	B	C
POND 'B'	6'	25'	16'

PLAN VIEW- RIPRAP PAD 5  
NOT TO SCALE

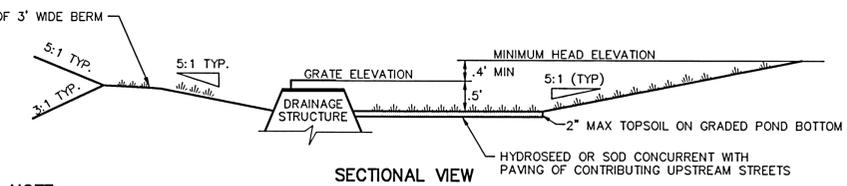
NOTE:  
RIPRAP PAD MUST BE INSTALLED WITH FILTER FABRIC (AMOCO OR EQUAL) BETWEEN THE NATIVE SOIL AND THE WASHED DRAIN ROCK.



GRAVEL ACCESS ROAD 4  
NOT TO SCALE



GRATE INLET APRON DETAIL  
NOT TO SCALE



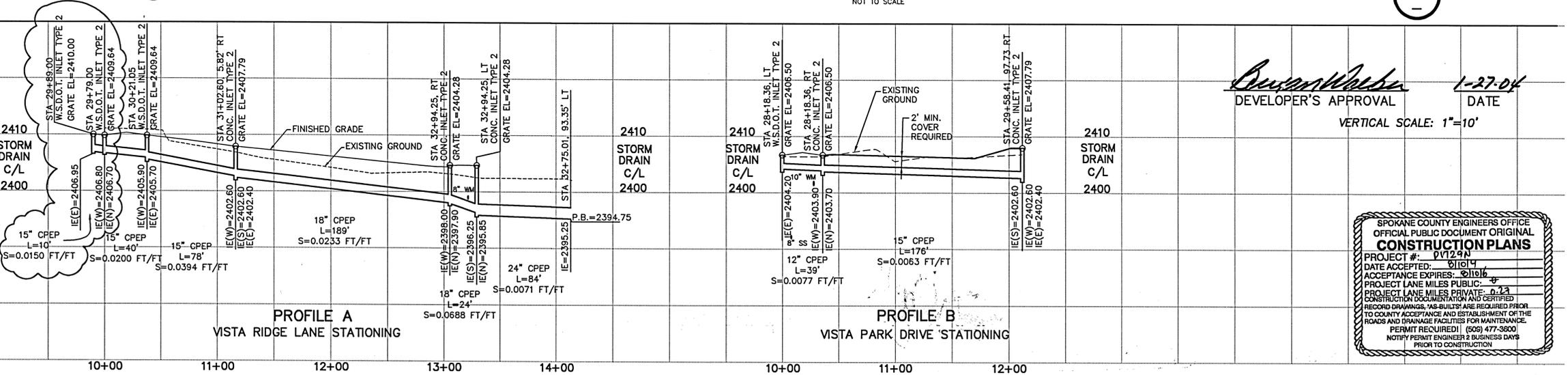
NOTE:  
1. PROVIDE FILTER FABRIC (AMOCO 4545 OR EQUAL) BETWEEN THE NATIVE SOIL AND THE WASHED DRAIN ROCK AND BETWEEN THE WASHED DRAIN ROCK AND THE DRYWELL BARREL.  
2. SANDY LOAM IS PROHIBITED AS A POND BOTTOM MATERIAL.

TYPICAL '208' POND WITH DRAINAGE STRUCTURE - POND B 3  
NOT TO SCALE

**POND 'B'**  
SCALE: 1"=40'  
POND BOTTOM ELEV = 2394.75'  
POND BOTTOM AREA = 25,505 SQ FT  
PERIMETER = 627 FT  
MINIMUM TOP OF BERM = 2397.00  
REQUIRED '208' VOLUME = 7,799 CF  
PROVIDED '208' VOLUME = 12,753 CF (6" DEPTH)

POINT	STATION	OFFSET
A	31+67.15	265.33' LT.
B	32+84.10	259.06' LT.
C	33+03.44	234.23' LT.
D	33+03.77	230.97' LT.
E	32+74.02	95.67' LT.
F	32+16.79	87.65' LT.
G	31+24.75	218.77' LT.
H	31+25.13	223.28' LT.

POINTS	LENGTH
A-B	117.1'
B-C	39.5'
C-D	3.5' 3" RAD.
D-E	141.2'
E-F	57.8'
F-G	177.4'
G-H	5.3' 3" RAD.
H-A	85.5'



*Richard Walker*  
DEVELOPER'S APPROVAL  
DATE: 1-27-04

VERTICAL SCALE: 1"=10'

SPOKANE COUNTY ENGINEERS OFFICE  
OFFICIAL PUBLIC DOCUMENT ORIGINAL  
**CONSTRUCTION PLANS**  
PROJECT #: 01294  
DATE ACCEPTED: 01/14  
ACCEPTANCE EXPIRES: 01/16  
PROJECT LANE MILES PRIVATE: 0.13  
CONSTRUCTION DOCUMENTATION AND CERTIFIED RECORD DRAWINGS, "AS-BUILT" 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

THESE PLANS ARE INSTRUMENTS OF PROFESSIONAL SERVICE AND ARE PROTECTED BY COMMON LAW, STATUTORY AND OTHER RESERVED RIGHTS INCLUDING COPYRIGHT. THEY MAY NOT BE REPRODUCED OR USED FOR ANY PURPOSE WITHOUT THE WRITTEN CONSENT OF CLC ASSOCIATES, INC.

**CLC ASSOCIATES**  
 707 WEST 7TH AVENUE  
 SUITE 200  
 SPOKANE, WASHINGTON 99204  
 P 509 458 6840  
 F 509 458 6844  
 CLC@CLC.COM

ARCHITECTURE  
 ENGINEERING PLANNING  
 LANDSCAPE ARCHITECTURE  
 LAND SURVEYING

**VISTA PLAGE 1ST ADDITION-  
WOODLAND ESTATES**  
 EDGEMONT LANE PLAN AND PROFILE  
 STA. 10+00 TO STA. 16+05.41  
 SPOKANE COUNTY, WA

PROFESSIONAL ENGINEER  
 LICENSE NO. 2124  
 EXPIRES 5/18/04

PREPARED UNDER THE  
 DIRECT SUPERVISION OF  
 JOHN FRANK BAYNE  
 WASHINGTON REGISTRATION  
 NO. 36819 FOR AND ON  
 BEHALF OF CLC ASSOCIATES

DESCRIPTION  
 ORIGINAL PREPARATION  
 DATE 04/09/03

PROJECT # 8030076  
 JOB #  
 DESIGNED BY: AKT  
 CHECKED BY: JFB

**STORM DRAINAGE DETAILS**

# VISTA PLACE 1ST ADDITION WOODLAND ESTATES

## TEMPORARY EROSION AND SEDIMENT CONTROL PLAN

SECTION 31, T.26 N., R44 E., W.M.  
SPOKANE COUNTY, WASHINGTON

### TEMPORARY EROSION & SEDIMENT CONTROL

#### GENERAL NOTES AND INFORMATION

- A TEMPORARY EROSION/SEDIMENT CONTROL (T.E.S.C.) PLAN IS REQUIRED FOR THIS PROJECT. IMPLEMENTATION OF THE T.E.S.C. PLAN, AND CONSTRUCTION, MAINTENANCE, AND UPGRADING OF THE T.E.S.C. 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.
- APPROVAL OF THE T.E.S.C. PLAN DOES NOT CONSTITUTE APPROVAL OF ANY OF THE PROPOSED ROAD, STORM DRAINAGE, GRADING OR UTILITY DESIGN ELEMENTS SHOWN ON THE T.E.S.C. PLAN.
- THE TEMPORARY EROSION/SEDIMENT CONTROL MEASURES SHOWN ARE THE MINIMUM REQUIREMENTS FOR THE ANTICIPATED SITE CONDITIONS. THE CONTRACTOR SHALL INSPECT AND MAINTAIN THESE T.E.S.C. MEASURES DAILY, AND SHALL MAINTAIN AND UPGRADE THESE MEASURES AS NECESSARY TO PREVENT SEDIMENT-LOADED WATER FROM EITHER FLOWING OFF SITE, OR INTO NEW/EXISTING STORM DRAINAGE FACILITIES, SUCH AS DRYWELLS, CULVERTS, OR GRAVEL GALLERIES.
- 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.
- THE SILT FENCES SHALL BE INSTALLED BY THE CONTRACTOR PRIOR TO OTHER SITE WORK, AND MAINTAINED THROUGHOUT THE DURATION OF CONSTRUCTION, SEE DETAIL 1 THIS SHEET.
- 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 THIS SHEET.
- THE CONTRACTOR IS RESPONSIBLE FOR DESIGNATING A LOCATION WHERE CONCRETE TRUCKS AND EQUIPMENT CAN BE WASHED OUT, NOT LOCATED NEAR OR DRAINING INTO A STORM DRAINAGE AREA.
- PROPERTY OWNER: LANDWORKS DEVELOPMENT LLC, (509) 922-7400.  
PERMIT APPLICANT: LANDWORKS DEVELOPMENT LLC, (509) 922-7400.  
CONTACT PERSON ON SITE: GARY GUNNING, (509) 951-9786.
- PROJECT LOCATION: IN SPOKANE COUNTY, SOUTH AND WEST OF VISTA PARK DRIVE IN SECTION 31, TOWNSHIP 26 N., RANGE 44 E.W.M.
- PROJECT DESCRIPTION: VISTA PLACE 1ST ADDITION IS A RESIDENTIAL SUBDIVISION CONSISTING OF 38 LOTS AND WILL REQUIRE CONSTRUCTION OF SEWER, WATER, ROADS AND STORM DRAINAGE. THE IMPROVEMENTS CONSIST OF APPROXIMATELY 1600 LINEAR FEET OF A NEW PRIVATE ROAD AND CURBS, WITH ASSOCIATED STORM DRAINAGE.
- DESCRIPTION OF TEST MEASURES: USE OF SILT FENCES AND ROCK CONSTRUCTION ENTRIES. ALL TEST MEASURES MENTIONED ABOVE ARE TEMPORARY AND WILL BE REMOVED AFTER YARDS ARE LANDSCAPED.
- EXISTING VEGETATION: CONIFERS AND DRYLAND GRASS
- PLAN PREPARATION DATE: MAY 28, 2003
- SOILS: SIC SPOKANE VERY ROCK COMPLEX, 0 TO 30 PERCENT SLOPES
- STABILIZATION OF DENUDED AREAS:  
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.
- CONTROL OF POLLUTANTS:  
ANY SPILLS WILL BE HANDLED ACCORDING TO D.O.E. AND D.O.H. GUIDELINES.

#### MAINTENANCE

- THE CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLATION AND MAINTENANCE OF THE TEMPORARY E.S.C. MEASURES.
- SEDIMENT BARRIERS SHALL BE INSPECTED IMMEDIATELY AFTER EACH RUNOFF-PRODUCING RAINFALL AND AT LEAST DAILY DURING PROLONGED RAINFALL.
- NECESSARY REPAIRS TO BARRIERS OR REPLACEMENT OF FILTER FABRIC SHALL BE ACCOMPLISHED PROMPTLY.
- 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.
- ANY SEDIMENT DEPOSITS REMAINING IN PLACE AFTER THE TEST STRUCTURE IS NO LONGER REQUIRED SHALL BE DRESSED TO CONFORM TO THE EXISTING GRADE, PREPARED AND SEEDED.
- ALL TEMPORARY AND PERMANENT E.S.C. PRACTICES SHALL BE MAINTAINED AND REPAIRED AS NEEDED TO ASSURE CONTINUED PERFORMANCE OF THEIR INTENDED FUNCTION.
- ALL TEMPORARY E.S.C. 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.
- 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. CLEANING SHALL BE ON AN "AS NEEDED" BASIS USING SWEEPING AND WATER TO WASH THE CONSTRUCTION DEBRIS FROM THE STREET.
- ON-SITE DUST CONTROL SHALL BE ACCOMPLISHED BY USING WATER. APPLICATIONS OF WATER MAY BE REQUIRED SEVERAL TIMES PER DAY DURING CONSTRUCTION ACTIVITY.

NAV D 88 DATUM  
ESTABLISHED ON-SITE BY GPS  
SURVEY PERFORMED 11/21/00  
BASED ON WSDOT MONUMENTS  
GP32290-143 AND GP33290-147

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

#### CAUTION: NOTICE TO CONTRACTOR

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#### TABLE OF CONTENTS

COVER SHEET	SHEET 1
EROSION CONTROL PLAN	SHEET 2

#### LEGEND

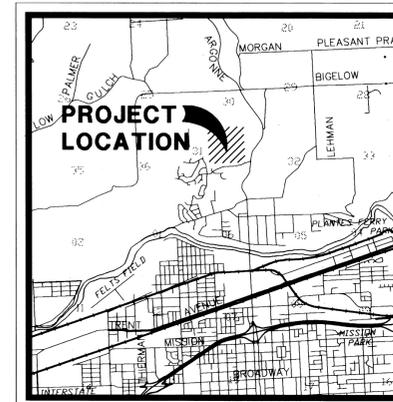
- STORM DRAINAGE POND - NO CONCRETE TRUCK WASHOUT. SEE GENERAL NOTES 4 AND 7.
- STORM DRAINAGE STRUCTURE - NO CONCRETE TRUCK WASHOUT. SEE GENERAL NOTES 4 AND 7.
- SILT FENCE. SEE DETAIL 1 AND GENERAL NOTE 5.
- STRAW BALES. SEE DETAIL 3.
- ROCK CONSTRUCTION ENTRY. SEE DETAIL 2 AND GENERAL NOTE 6.
- GRAVEL FILTER AND FILTER FABRIC (NOTES 4 AND 7) SEE DETAIL 4

#### LEGAL DESCRIPTION

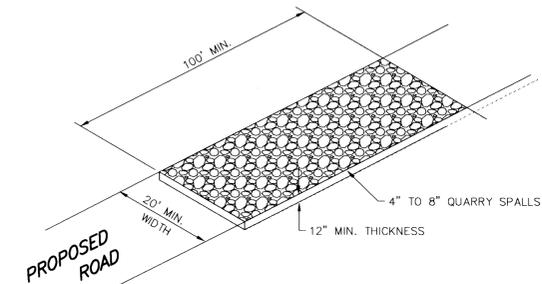
That portion of the Northeast One-quarter of Section 31, Township 26 North, Range 44 East, W.M., Spokane County, Washington described as follows:

- Commencing at the most southerly corner of Lot 1, Block 1 of the ALTERATION OF THE FINAL PLAT OF VISTA PLACE - WOODLAND ESTATES, recorded in Book 27 of Plats, Pages 67A and 68A, records of Spokane County; thence along the southerly and westerly boundary of said plat the following twelve (12) courses:
- 1) North 54°08'55" East a distance of 124.00 feet;
  - 2) South 35°05'10" East a distance of 83.33 feet;
  - 3) North 54°08'55" East a distance of 137.44 feet;
  - 4) North 75°04'02" East a distance of 28.00 feet to the beginning of a non-tangent curve concave Northeasterly having a radius of 136.00 feet from which point a radial line bears North 75°04'02" East;
  - 5) Southerly along said curve through a central angle of 21°03'12" an arc distance of 51.09 feet;
  - 6) South 35°05'10" East a distance of 47.88 feet;
  - 7) North 54°08'55" East a distance of 58.54 feet;
  - 8) South 69°45'53" East a distance of 116.36 feet;
  - 9) South 49°32'17" East a distance of 167.55 feet;
  - 10) South 21°05'05" East a distance of 114.28 feet;
  - 11) South 12°03'42" East a distance of 92.43 feet;
  - 12) South 77°02'54" West a distance of 194.61 feet to the most Northerly corner of Parcel A per Record Of Survey, recorded in Book 101 of Surveys, Page 55, records of Spokane County; thence along the Northerly boundary of said Parcel A the following two (2) courses: 1) thence South 77°02'54" West a distance of 15.00 feet;
  - 2) South 68°02'56" West a distance of 95.65 feet to the most Northerly corner of Lot 5, Block 3 of WOODLAND ESTATES, recorded in Book 22 of Plats, Page 98, records of Spokane County; thence along the Northerly boundary of said Plat the following three (3) courses: 1) thence South 68°02'56" West a distance of 101.49 feet;
  - 2) South 74°01'20" West a distance of 233.86 feet;
  - 3) South 66°46'56" West a distance of 197.79 feet;
  - thence North 05°01'03" East a distance of 181.78 feet;
  - thence North 05°01'03" East a distance of 43.50 feet;
  - thence North 08°05'24" West a distance of 263.69 feet to the most southerly corner of Lot 3, Block 3 of said BULL PINE - WOODLAND ESTATES, recorded in Book 26 of Plats, Pages 56 through 58, records of Spokane County; thence along the Southeasterly boundary of said plat the following four (4) courses:
  - 1) North 55°05'17" East a distance of 69.45 feet;
  - 2) North 48°01'00" East a distance of 86.35 feet;
  - 3) North 30°16'40" East a distance of 96.35 feet;
  - 4) North 20°29'05" East a distance of 84.69 feet to the most easterly corner of Lot 6, Block 3 of said BULL PINE - WOODLAND ESTATES and the westerly line of Jasper Lane right of way, this point also being a point on the southerly boundary of said ALTERATION OF THE FINAL PLAT OF VISTA PLACE - WOODLAND ESTATES and the beginning of a non-tangent curve concave Easterly having a radius of 151.19 feet from which point a radial line bears North 75°03'56" East; thence Southerly along said curve through a central angle of 9°22'47" an arc distance of 24.75 feet; thence continuing along the southerly boundary of said plat the following three (3) courses:
  - 1) North 66°14'30" East a distance of 32.00 feet to the beginning of a non-tangent curve concave Northeasterly having a radius of 118.39 feet from which point a radial line bears North 66°14'30" East; 2) thence southerly along said curve through a central angle of 12°05'34" an arc distance of 24.99 feet;
  - 3) thence South 35°05'10" East a distance of 77.29 feet to the TRUE POINT OF BEGINNING.

Said parcel of land containing 409,283 square feet or 9.40 acres.

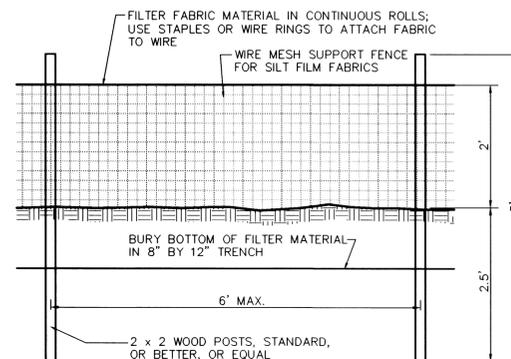


VICINITY MAP



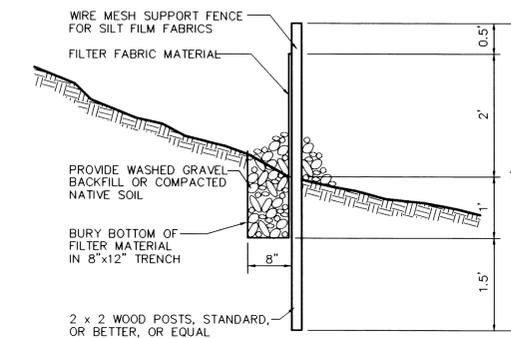
ROCK CONSTRUCTION ENTRY

NOT TO SCALE



SILT FENCE DETAIL

NOT TO SCALE



SECTION

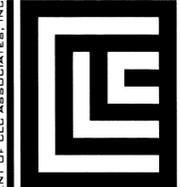
CERTIFICATION STATEMENT: I CERTIFY THAT THIS EROSION AND SEDIMENT CONTROL PLAN MEETS THE E.S.C. REQUIREMENTS AS LISTED IN CHAPTER 4.5 OF THE SPOKANE COUNTY GUIDELINES FOR STORMWATER MANAGEMENT.

*John F. Saywells*  
JOHN F. SAYWELLS, P.E.

*Bruce Walker*  
DEVELOPER'S APPROVAL

1-27-04  
DATE

SPOKANE COUNTY ENGINEERS OFFICE  
OFFICIAL PUBLIC DOCUMENT ORIGINAL  
CONSTRUCTION PLANS  
PROJECT #: 01729  
DATE ACCEPTED: 01/10/04  
ACCEPTANCE EXPIRES: 01/10/04  
PROJECT LANE MILES PUBLIC: 0.24  
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) 477-3800  
NOTIFY PERMIT ENGINEER 2 BUSINESS DAYS PRIOR TO CONSTRUCTION.



CLC ASSOCIATES  
707 WEST 7TH AVENUE  
SUITE 200  
SPOKANE  
WASHINGTON 99204  
P 509 458 6840  
F 509 458 6814  
CLCASSOC.COM

ARCHITECTURE  
ENGINEERING PLANNING  
LANDSCAPE ARCHITECTURE  
LAND SURVEYING

STREET IMPROVEMENT PLANS  
VISTA PLACE 1ST ADDITION  
WOODLAND ESTATES  
COVER SHEET

SPOKANE COUNTY, WASHINGTON



EXPIRES 5/18/04  
PREPARED UNDER THE DIRECT SUPERVISION OF  
JOHN F. SAYWELLS, P.E.  
WASHINGTON REGISTRATION  
NO. 36819 FOR AND ON  
BEHALF OF CLC  
ASSOCIATES

DESCRIPTION  
DATE  
04/23/02  
02/07/03  
01/26/04

ORIGINAL PREPARATION  
SECOND SUBMITTAL  
FINAL SUBMITTAL

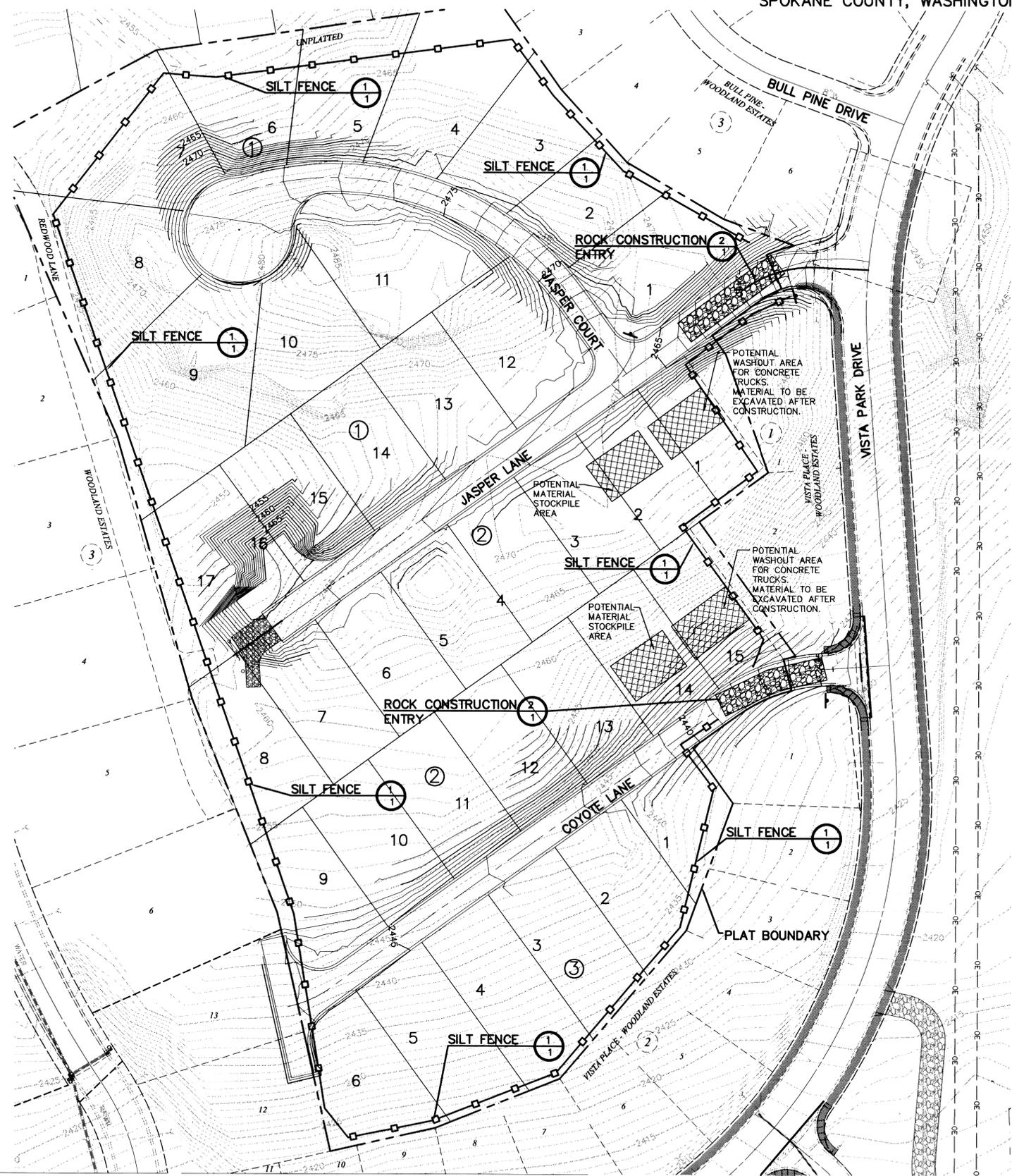
PROJECT # 8030076  
DRAWN BY: NAP  
DESIGNED BY: NAP  
CHECKED BY: JFS

EROSION CONTROL COVER

THESE PLANS ARE INSTRUMENTS OF PROFESSIONAL SERVICE AND ARE PROTECTED BY COMMON LAW, STATUTORY AND OTHER RESERVED RIGHTS INCLUDING COPYRIGHT. THEY MAY NOT BE REPRODUCED OR USED FOR ANY PURPOSE WITHOUT THE WRITTEN CONSENT OF CLC ASSOCIATES, INC.

# TEMPORARY EROSION AND SEDIMENT CONTROL PLAN

SECTION 31, T.26 N., R44 E., W.M.  
SPOKANE COUNTY, WASHINGTON



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

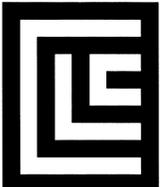
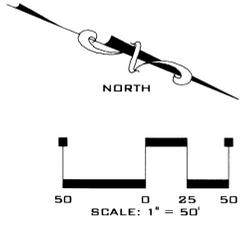
**CAUTION: NOTICE TO CONTRACTOR**  
THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES AND, WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR MUST CALL THE LOCAL UTILITY LOCATION CENTER AT LEAST 48 HOURS BEFORE ANY EXCAVATION TO REQUEST EXACT FIELD LOCATIONS OF THE UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES WHICH CONTACT WITH THE PROPOSED ROAD OR THIS GROWING TREE.

**NAVD 88 DATUM**  
ESTABLISHED ON-SITE BY GPS SURVEY PERFORMED 11/21/00 BASED ON WSDOT MONUMENTS GP32290-143 AND GP33290-147

- ### LEGEND
- STORM DRAINAGE POND - NO CONCRETE TRUCK WASHOUT. SEE GENERAL NOTES 4 AND 7.
  - STORM DRAINAGE STRUCTURE - NO CONCRETE TRUCK WASHOUT. SEE GENERAL NOTES 4 AND 7.
  - SILT FENCE. SEE DETAIL 1 AND GENERAL NOTE 5.
  - STRAW BALES. SEE DETAIL 3.
  - ROCK CONSTRUCTION ENTRY. SEE DETAIL 2 AND GENERAL NOTE 6.
  - GRAVEL FILTER AND FILTER FABRIC (NOTES 4 AND 7) SEE DETAIL 4

SPOKANE COUNTY ENGINEERS OFFICE  
OFFICIAL PUBLIC DOCUMENT ORIGINAL  
**CONSTRUCTION PLANS**  
PROJECT #: 01729N  
DATE ACCEPTED: 01/16/04  
ACCEPTANCE EXPIRES: 01/16/05  
PROJECT LANE MILES PUBLIC: 0.12  
PROJECT LANE MILES PRIVATE: 0.00  
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

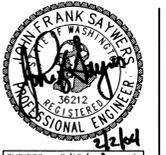
*Curtis Walker*  
**DEVELOPER'S APPROVAL**      **1-27-04**  
DATE



**CLC ASSOCIATES**  
SUITE 203  
707 WEST 7TH AVENUE  
SPOKANE  
WASHINGTON 99204  
P 509 458 6840  
F 509 458 6844  
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ARCHITECTURE  
ENGINEERING PLANNING  
LANDSCAPE ARCHITECTURE  
LAND SURVEYING

**EROSION CONTROL PLANS**  
**VISTA PLACE 1ST ADDITION - WOODLAND ESTATES**  
SPOKANE COUNTY, WASHINGTON



EXPIRES 5/18/04  
PREPARED UNDER THE DIRECT SUPERVISION OF  
FRANK SAYRE, P.E.  
WASHINGTON  
REGISTRATION NO. 36212  
FOR AND ON BEHALF OF  
CLC ASSOCIATES

DESCRIPTION: ORIGINAL PREPARATION  
DATE: 05/28/03

PROJECT #: S030076  
DRAWN BY: NAP  
DESIGNED BY: NAP  
CHECKED BY: TRW

V:\03\Land Projects\S030076.dwg\ST\_ESC 1 & 2.dwg, 1/27/2004 9:33:52 AM, Doc 94006p.pct