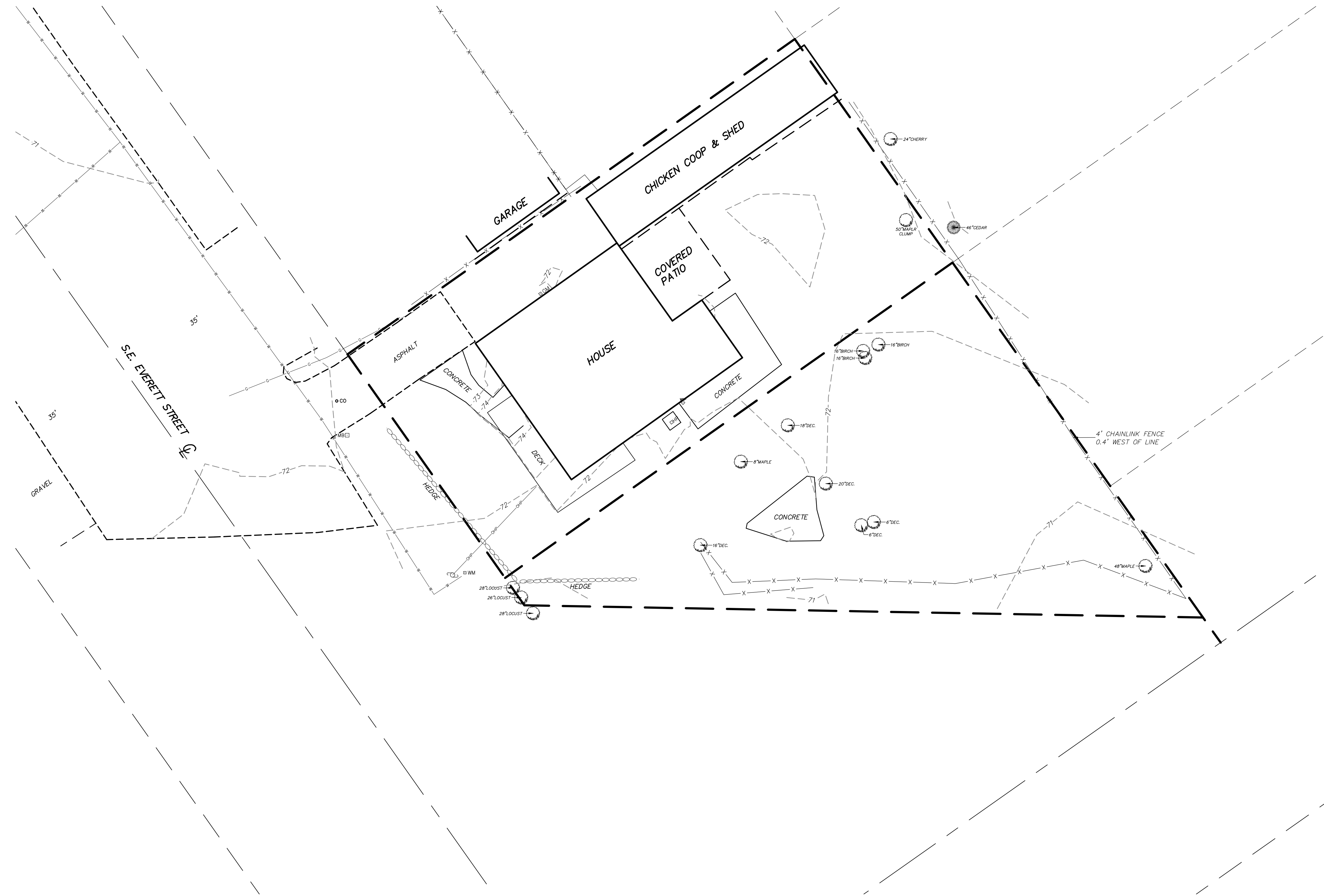


EXISTING CONDITIONS SURVEY

IN THE HJG MAXON D.L.C.
 IN THE NW 1/4 OF THE SE 1/4 OF
 SECTION 11 T. 1 N., R. 3 E., W.M.
 CITY OF CAMAS,
 CLARK COUNTY, WASHINGTON

JOB NO.: 3169
 DATA COLLECT: SEPTEMBER 2020
 DRAWING DATE: 09-18-2020
 SHEET 1 OF 1



LEGEND:

- ⊗ INDICATES WATER STAND PIPE
- ⊙ WM INDICATES WATER METER
- ⊙ GM INDICATES GAS METER
- MB ⊙ INDICATES MAIL BOX
- HP INDICATES HEAT PUMP
- ⊙ P INDICATES POWER POLE
- ⊙ CO INDICATES CLEANOUT
- ⊙ 12" MAPLE INDICATES EVERGREEN TREE WITH TRUNK DIAMETER AND TYPE
- ⊙ 12" MAPLE INDICATES DECIDUOUS TREE WITH TRUNK DIAMETER AND TYPE
- INDICATES BOUNDARY
- INDICATES EDGE OF ASPHALT
- INDICATES EDGE OF CONCRETE
- INDICATES 5 FOOT INTERVAL CONTOUR
- INDICATES 1 FOOT INTERVAL CONTOUR
- X-X-X INDICATES FENCE LINE
- ○ INDICATES GAS LOCATE
- W-W-W INDICATES WATER LOCATE
- HP INDICATES OVER HEAD POWER

HORIZONTAL DATUM:

NAD 83 (2011)
 WASHINGTON STATE PLANE COORDINATE SYSTEM,
 SOUTH ZONE, US SURVEY FEET. BASED ON REAL TIME KINEMATIC
 CORRECTIONS FROM THE WASHINGTON STATE REFERENCE NETWORK.

VERTICAL DATUM:

NAVD 88 BASED ON GPS TIES TO MONUMENTS USING THE WASHINGTON
 STATE REFERENCE NETWORK.
 SITE TBM: POINT 10 (REBAR AND CONTROL CAP)
 ELEVATION = 167.93 NAVD 88

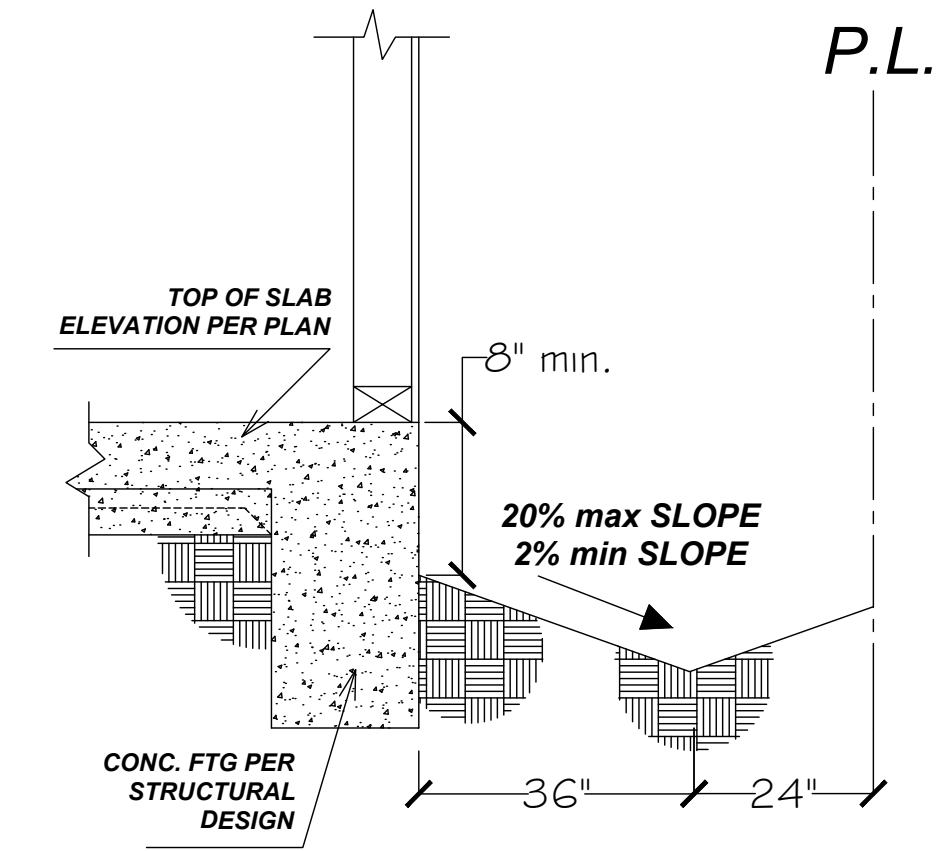
604 W. Evergreen Blvd., Vancouver, WA 98660 | PH (360) 944-6519

PLS ENGINEERING

PROJECT NAME: ALTERATION LEVEL3-NEW 3-STORY SFD E
PROJECT ADDRESS: 124 SE EVERETT ST, CAMAS, WA 98607

DRAINAGE NOTES

1. REPLACE EXISTING DRAINAGE TOWARD RETAINING WALL.
2. PROVIDE NEW MIN. SLOPE 2%.

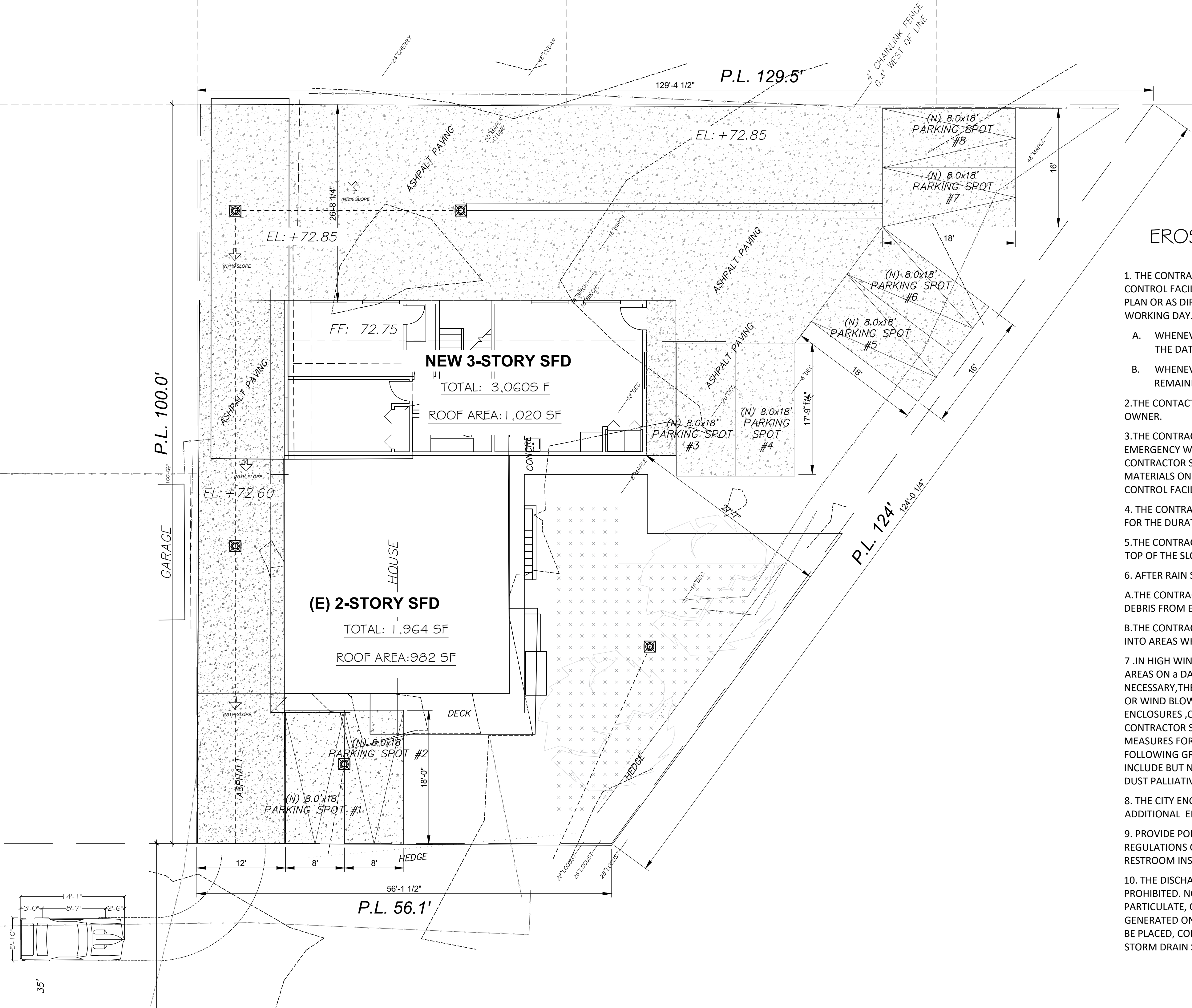


GRADING NOTES

1. EXCAVATION BELOW EXISTING FINISH GRADE ARE FOR FOOTING FOR THE CONSTRUCTION OF A BUILDING ONLY AND WILL BE AUTHORIZED BY A BUILDING PERMIT.
2. ANY CUT OR FILL SHALL NOT EXCEED 50 CUBIC YARDS OF MATERIAL NOR EXCEED ONE FOOT IN DEPTH OR HEIGHT.
3. IF MORE THAN 50 CUBIC YARDS OF CUT AND FILL IS BEING MOVED ON THE PROJECT SITE A GRADING PERMIT SHALL BE REQUIRED FROM THE PUBLIC WORKS DEPARTMENT.
4. IF CUT/FILL IS LESS THAN 50 CUBIC YARDS: EROSION AND SEDIMENT CONTROL BEST MANAGEMENT PRACTICES SHALL BE IMPLEMENTED AND MAINTAINED TO MINIMIZE AND/OR PREVENT THE TRANSPORT OF SOIL FROM THE CONSTRUCTION SITE. APPROPRIATE BMPs FOR CONSTRUCTION RELATED MATERIALS, WASTES, SPILLS, OR RESIDUES SHALL BE IMPLEMENTED TO ELIMINATE OR REDUCE TRANSPORT FROM THE SITE TO THE STREETS, DRAINAGE FACILITIES, OR ADJOINING PROPERTIES BY WIND OR RUNOFF.
5. LOTS SHALL BE GRADED TO DRAIN SURFACE WATER AWAY FROM THE FOUNDATION WALLS. THE GRADE SHOULD FALL A MIN. OF 6" WITHIN THE FIRST 10 FT (5%) WHERE LOT LINES, WALLS, SLOPES OR OTHER PHYSICAL BARRIER PROHIBIT 6" OF FALL WITHIN 10 FT, DRAINS OR SWALES SHALL BE CONSTRUCTED TO ENSURE DRAINAGE AWAY FROM THE STRUCTURE (CRC R401.3).
6. IMPERVIOUS SURFACES WITHIN 10 FT OF THE BUILDING FOUNDATION SHALL BE SLOPED A MIN. OF 2% AWAY FROM THE BUILDING (CRC R401.3 EXCEPTION).
7. WE, THE DESIGNER, ENGINEER, CONTRACTOR AND PROPERTY OWNER(S) OF A PROJECT HEREIN THE ATTACHED SET OF DRAWINGS, UNDERSTAND THAT SAID INFORMATION WILL BE A BASIS FOR SUBSEQUENT CITY ACTION ON THE PROJECT PROPOSED AND DESCRIBED HEREON.

EROSION CONTROL NOTES

1. THE CONTRACTOR SHALL BE RESPONSIBLE TO INSTALL ALL EROSION CONTROL FACILITIES AS SHOWN ON THE APPROVED EROSION CONTROL PLAN OR AS DIRECTED BY THE CITY ENGINEER AT THE END OF EACH WORKING DAY.
 - A. WHENEVER THE 5-DAY RAIN PROBABILITY EXCEEDS 40% BETWEEN THE DATES OF OCTOBER 15 AND APRIL (RAIN SEASON).
 - B. WHENEVER THE DAILY RAIN PROBABILITY EXCEEDS 50% THE REMAINDER OF THE YEAR AND APRIL 15 (RAINY SEASON).
2. THE CONTACT PERSON RESPONSIBLE FOR EROSION CONTROL IS THE OWNER.
3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING AN EMERGENCY WORK CREW AT ALL TIMES DURING THE RAINY SEASON THE CONTRACTOR SHALL STOCKPILE THE NECESSARY EROSION CONTROL MATERIALS ON SITE TO FACILITATE RAPID INSTALLATION OF EROSION CONTROL FACILITIES.
4. THE CONTRACTOR SHALL CONSTRUCT DESILTING FACILITIES AS NECESSARY FOR THE DURATION OF THE PROJECT.
5. THE CONTRACTOR SHALL TAKE MEASURE TO PREVENT RUNOFF OVER THE TOP OF THE SLOPES.
6. AFTER RAIN STORM:
 - A. THE CONTRACTOR SHALL REMOVE ALL SILT, STANDING WATER, AND DEBRIS FROM EROSION CONTROL FACILITIES.
 - B. THE CONTRACTOR SHALL BE RESPONSIBLE TO PREVENT PUBLIC ACCESS INTO AREAS WHERE STANDING WATER POSES A POTENTIAL HAZARD.
7. IN HIGH WIND AREAS THE CONTRACTOR SHALL WATER SPRAY GRADED AREAS ON A DAILY BASIS TO CONTROL DUST OR WINDY PERIODS, WHEN NECESSARY, THE CONTRACTOR SHALL TAKE MEASURES TO CONTROL DUST OR WIND BLOWN DEBRIS BY INSTALLING DEBRIS FENCES, ADDITIONAL TRASH ENCLOSURES, CHEMICAL LAND TREATMENT, GEOMATS, ETC. THE CONTRACTOR SHALL IMPLEMENT LONG TERM WIND EROSION CONTROL MEASURES FOR ANY AREA THAT IS NOT IMPROVED IN A MANNER FOLLOWING GRADING LONG TERM WIND EROSION CONTROL MEASURES INCLUDE BUT NOT LIMITED TO: PERIMETER WALLS, WIND BARRIERS, SOIL DUST PALLIATIVES, SOIL MATS, HYDROSEEDING AND IRRIGATION SYSTEM.
8. THE CITY ENGINEER RESERVES THE RIGHT TO REQUIRE ALTERNATIVE OR ADDITIONAL EROSION CONTROL FACILITIES AS HE DEEMS NECESSARY.
9. PROVIDE PORTABLE TOILET AND HAND WASH STATION PER OSHA REGULATIONS OR PROVIDE ACCESS FOR CONSTRUCTION WORKERS TO RESTROOM INSIDE THE HOUSE.
10. THE DISCHARGE OF POLLUTANTS TO ANY STORM DRAINAGE IS PROHIBITED. NO SOLID WASTE, PETROLEUM BYPRODUCTS, SOIL PARTICULATE, CONSTRUCTION WASTE MATERIALS, OR WASTEWATER GENERATED ON CONSTRUCTION SITE OR CONSTRUCTION ACTIVITIES SHALL BE PLACED, CONVEYED OR DISCHARGED INTO THE STREET, GUTTER OR STORM DRAIN SYSTEM.



SITE & GRADING PLAN
 SCALE: 1/8" = 1'-0"

PROJECT INFORMATION

PROJECT: NEW HOUSE ADDITION AND GRADING
PROJECT LOCATION: 124 SE EVERETT ST, CAMAS WA
PIN #: 89-235-000
COUNTY: CLARK COUNTY
LEGAL DESCRIPTION:
OWNER: VOM BAUR CORY J # VOM BAUR KENDALE E
DESIGNER & CIVIL ENGINEER: EUI S KIM, PE
 ekim1234@gmail.com

E KIM ENG. & DESIGN
 CIVIL & STRUCTURE DESIGN

37325 8th Ave S
 FEDERAL WAY, WA 98003
 PHONE: (818) 321-4243

REVISIONS

PROJECT TITLE :
 MULTI FAMILY RESIDENCE
 Mr. Cory Vom Baur
 124 SE EVERETT ST
 CAMAS, WA 98607

SCALE : AS INDICATED
 DATE : OCTOBER 25, 2020
 JOB NO : 230-20



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SHEET NO.

C-01

PROJECT NAME: ALTERATION LEVEL3-NEW 3-STORY SFD E
PROJECT ADDRESS: 124 SE EVERETT ST, CAMAS, WA 98607

NO.	DATE	DESCRIPTION
1		
2		
3		
4		
5		

PLANTER BOX NOTES

Design Criteria and Considerations

When installing a planter box, the following criteria should be adhered to unless otherwise permitted by the City of Los Angeles. The owner should check all boxes that will be complied with.

At locations without rain gutters, planters are placed directly below roof drip lines to capture runoff as efficiently as possible.

At least 6 inches of storage is present between the planting surface and the crest of each planter.

At locations implementing multiple planters, planters are placed directly adjacent to one another so as to minimize the impervious space between planters.

Planters are not located on uneven or sloped surfaces.

Planting soil is at least 2 feet deep.

Planting soil contains no more than 30% compost.

Minimum of 2 feet in width.

Planters have not been installed on elevated platforms, decks or porches without consulting local building code officials.

The project is in full compliance with all appli-cable sections of the current municipal code, including drainage requirements per the Los Angeles Building and Safety Code.

Operations and Maintenance

Once a planter box is installed, the following criteria should be adhered to. The owner should check all boxes that will be complied with.

Planters will undergo annual plant and soil maintenance typical of landscape care procedures to ensure optimum filtration, storage, and drainage capabilities.

Following rain events, planters will be inspected to ensure that standing water is Operations and Maintenance not present in the planter for more than 72 hours (3 days). Pondered water that is not completely drained after 72 hours can cause vector breed-ing.If vector breeding occurs as a result of contained stormwater or inadequately maintained BMPs, I understand that the Greater Los Angeles County Vector Control District has the ability to fine site owners for violating the California Health and Safety Code (Section 2060 – 2067).

Pesticide additives will not be used in the planters.

IRRIGATION SYSTEM NOTES

- Proposed to use Water Efficient Landscape irrigation system. For more details see LS1.

EARTH WORKS QUANTITIES

APROX. CUT AND FILL QUANTITIES:

CUT= 45 C.Y.
 FILL= 0 C.Y.

EARTHWORK QUANTITIES ARE FOR GRAPHICAL REPRESENTATION AND ARE NOT MEANT TO BE USED FOR BIDDING PURPOSES. IT IS THE RESPONSIBILITY OF THE GRADING CONTRACTOR TO DETERMINE ACTUAL SOIL QUANTITIES FOR BID.

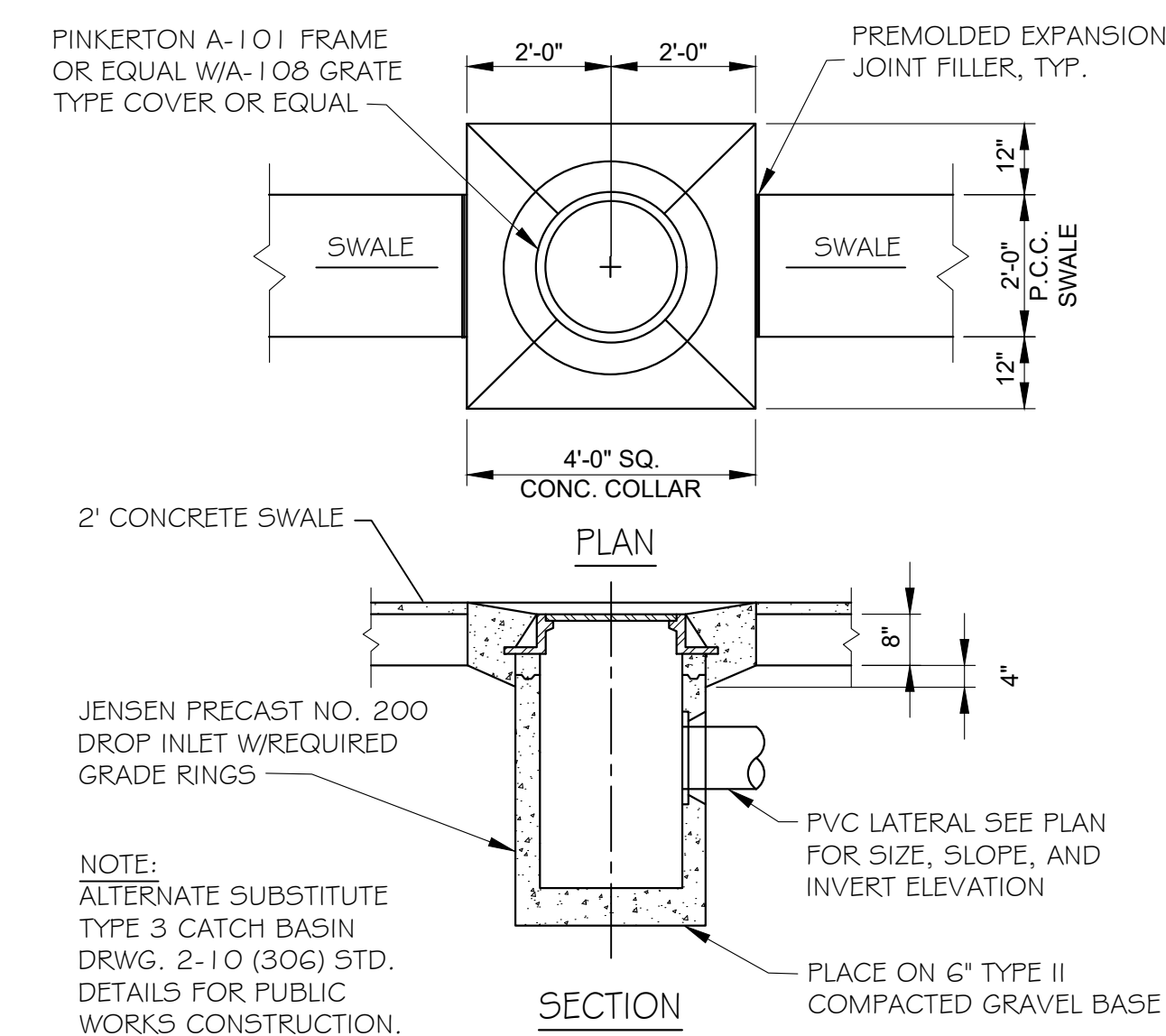
Area of new addition is : 1,020 SF (N) House Addition + 1,436 SF (N) Slab for Covered Patio Addition = 2,456 SF and 6" over excavated, cut volume is :

0.5 ft depth x 2,456 sf / 27cf = 45 CY ,

which is less than 50 CY. No grading permit required.

NON PERMEABLE AREA:

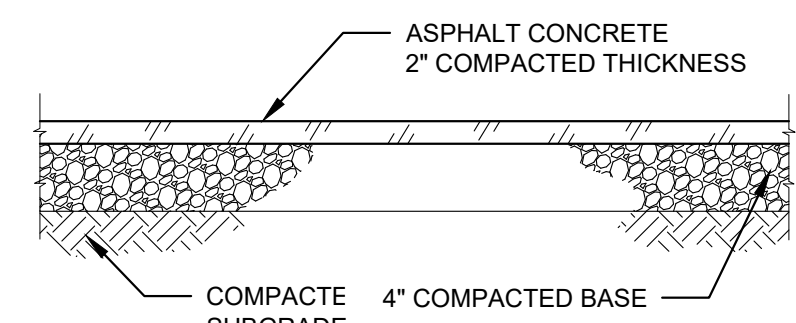
BUILDING AREA;	2,233 sf
FRONT PARKING DRIVEWAY;	1,150 SF
REAR PARKING;	3,445 SF
TOTAL	6,828 SF



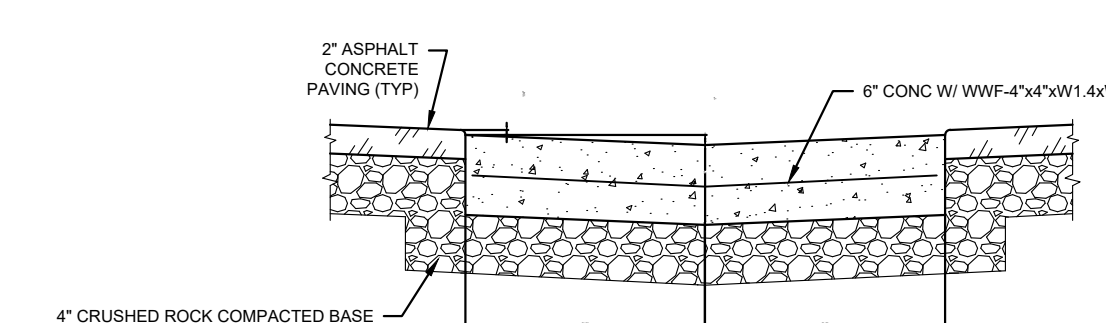
DROP INLET & CATCH BASIN

PERMEABLE PAVER NOTES

SCALE: 1/8" = 1'-0"



ASPHALT CONCRETE PAVEMENT



VALLEY GUTTER (2 FT. & 4 FT.)

PROJECT TITLE :
 MULTI FAMILY RESIDENCE
 Mr. Coxy Vom Baur
 124 SE EVERETT ST
 CAMAS, WA 98607

SCALE : AS INDICATED
 DATE : OCTOBER 25, 2020
 JOB NO : 230-20



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SHEET NO.

C-02

REVISIONS

PROJECT TITLE :
 ALTERATION-LEVEL 3MULTI FAMILY RESIDENCE
 Mr. Cory Vom Baur
 1 24 SE EVERETT ST
 CAMAS, WA 98607

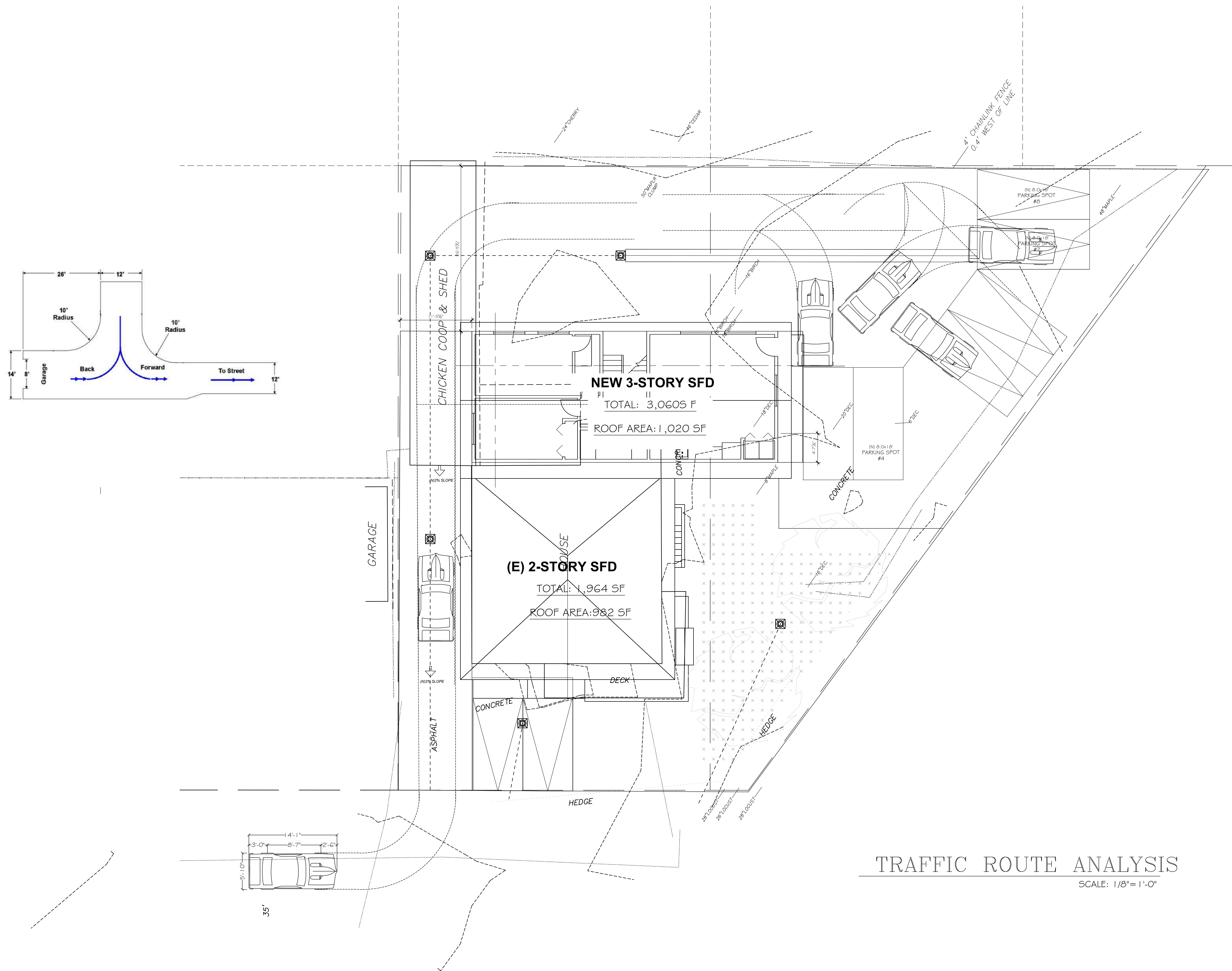
SCALE : AS INDICATED
 DATE : OCTOBER 25, 2020
 JOB NO : 230-20



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SHEET NO.

C-03



TRAFFIC ROUTE ANALYSIS
 SCALE: 1/8" = 1'-0"