

A PORTION OF SECTION 04, TOWNSHIP 30 NORTH, RANGE 05 EAST, W.M.

CLEARING NOTES:

Concept Clearing Limits are shown on plan. Actual limits to be determined with Specific Storm Water Management Protocol, and to minimize impact on existing vegetation and trees.

Line #	Length	Direction
L2	8.44	N00° 58' 58"E
L9	22.00	S77° 48' 45"W
L10	60.06	N12° 11' 15"W

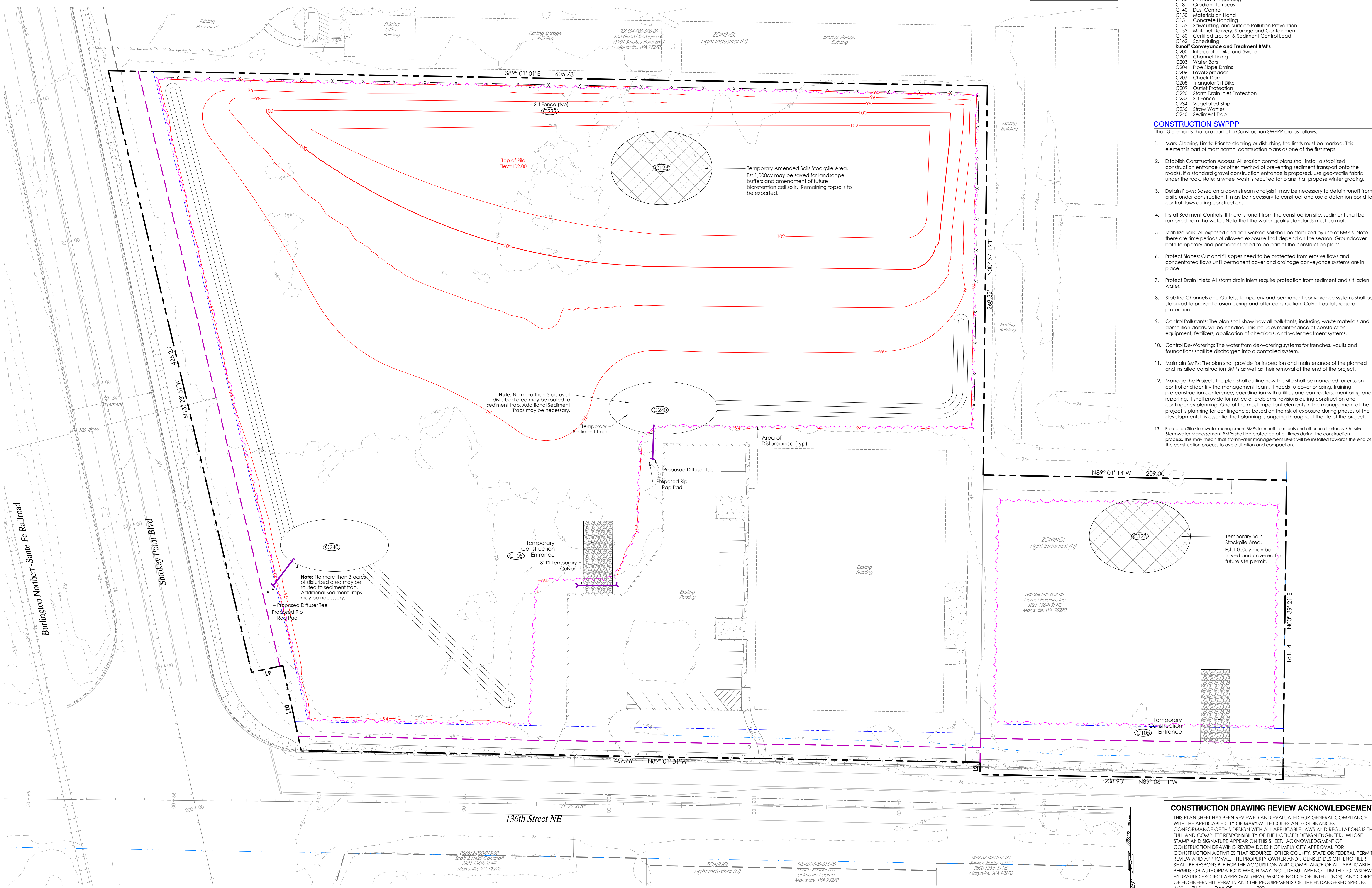
BMPs (to be applied as appropriate)

- BMPs:**
- C101 Preserving Natural Vegetation
 - C102 Buffer Zones
 - C103 High Visibility Fence
 - C105 Stabilized Construction Exit
 - C107 Stabilized Parking Area
 - C120 Temporary & Permanent Seeding
 - C121 Mulching
 - C122 Blankets
 - C123 Plastic Covering
 - C125 Topsoiling / Composting
 - C130 Surface Roughening
 - C131 Gradient Terraces
 - C140 Dust Control
 - C150 Materials on Hand
 - C151 Concrete Handling
 - C152 Sawcutting and Surface Pollution Prevention
 - C153 Material Delivery, Storage and Containment
 - C160 Certified Erosion & Sediment Control Lead
 - C162 Scheduling
- Runoff Conveyance and Treatment BMPs**
- C200 Interceptor Dike and Swale
 - C202 Channel Lining
 - C203 Water Bars
 - C204 Pipe Slope Drains
 - C206 Level Spreader
 - C207 Check Dam
 - C208 Triangular Silt Dike
 - C209 Outlet Protection
 - C220 Storm Drain Inlet Protection
 - C233 Silt Fence
 - C234 Vegetated Strip
 - C235 Straw Wattles
 - C240 Sediment Trap

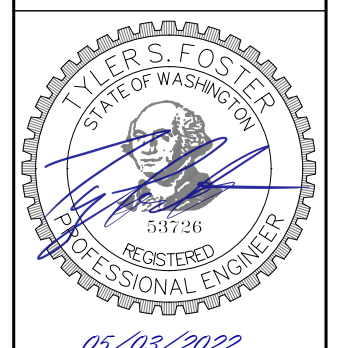
CONSTRUCTION SWPPP

The 13 elements that are part of a Construction SWPPP are as follows:

1. Mark Clearing Limits: Prior to clearing or disturbing the limits must be marked. This element is part of most normal construction plans as one of the first steps.
2. Establish Construction Access: All erosion control plans shall install a stabilized construction entrance (or other method of preventing sediment transport onto the roads). If a standard gravel construction entrance is proposed, use geo-textile fabric under the rock. Note: a wheel wash is required for plans that propose winter grading.
3. Detain Flows: Based on a downstream analysis it may be necessary to detain runoff from a site under construction. It may be necessary to construct and use a detention pond to control flows during construction.
4. Install Sediment Controls: If there is runoff from the construction site, sediment shall be removed from the water. Note that the water quality standards must be met.
5. Stabilize Soils: All exposed and non-worked soil shall be stabilized by use of BMP's. Note there are time periods of allowed exposure that depend on the season. Groundcover both temporary and permanent need to be part of the construction plans.
6. Protect Slopes: Cut and fill slopes need to be protected from erosive flows and concentrated flows until permanent cover and drainage conveyance systems are in place.
7. Protect Drain Inlets: All storm drain inlets require protection from sediment and silt laden water.
8. Stabilize Channels and Outlets: Temporary and permanent conveyance systems shall be stabilized to prevent erosion during and after construction. Culvert outlets require protection.
9. Control Pollutants: The plan shall show how all pollutants, including waste materials and demolition debris, will be handled. This includes maintenance of construction equipment, fertilizers, application of chemicals, and water treatment systems.
10. Control De-watering: The water from de-watering systems for trenches, vaults and foundations shall be discharged into a controlled system.
11. Maintain BMPs: The plan shall provide for inspection and maintenance of the planned and installed construction BMPs as well as their removal at the end of the project.
12. Manage the Project: The plan shall outline how the site shall be managed for erosion control and identify the management team. It needs to cover phasing, training, pre-construction conference, coordination with utilities and contractors, monitoring and reporting. It shall provide for notice of problems, revisions during construction and contingency planning. One of the most important elements in the management of the project is planning for contingencies based on the risk of exposure during phases of the development. It is essential that planning is ongoing throughout the life of the project.
13. Protect on-site stormwater management BMPs for runoff from roofs and other hard surfaces. On-site Stormwater Management BMPs shall be protected of all times during the construction process. This may mean that stormwater management BMPs will be installed towards the end of the construction process to avoid siltation and compaction.



LAND TECHNOLOGIES
 18820 Third Avenue, N.E.
 Arlington, WA 98223
 360-652-9727



PROJECT LEAD: Alex Tyler
 CHECKED BY: Tyler, Alex
 DRAWN BY: Tyler, Alex
 APPLICATION DATE: 05/03/2022
 SITE APPROVAL: -
 REVISION DATE: -
 LDA APPROVAL: -
 AS-BUILT: -

136th and Smokey Pnt Blvd
 3803 & 3821 136th St. NE, Marysville, WA 98270
 A PORTION OF SECTION 04, TOWNSHIP 30 NORTH, RANGE 05 EAST, W.M.

James G Murphy Auctioneers
 P.O. Box 82160, Kenmore, WA 98028

CLEARING, GRADING & TESC PLAN - EARLY GRADING

SHEET
 EG3 of EG7
 24x36
 20-xxxxxx LDA

CONSTRUCTION DRAWING REVIEW ACKNOWLEDGEMENT

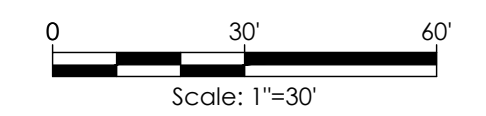
THIS PLAN SHEET HAS BEEN REVIEWED AND EVALUATED FOR GENERAL COMPLIANCE WITH THE APPLICABLE CITY OF MARYSVILLE CODES AND ORDINANCES. CONFORMANCE OF THIS DESIGN WITH ALL APPLICABLE LAWS AND REGULATIONS IS THE FULL AND COMPLETE RESPONSIBILITY OF THE LICENSED DESIGN ENGINEER, WHOSE STAMP AND SIGNATURE APPEAR ON THIS SHEET. ACKNOWLEDGMENT OF CONSTRUCTION DRAWING REVIEW DOES NOT IMPLY CITY APPROVAL FOR CONSTRUCTION ACTIVITIES THAT REQUIRED OTHER COUNTY, STATE OR FEDERAL PERMIT REVIEW AND APPROVAL. THE PROPERTY OWNER AND LICENSED DESIGN ENGINEER SHALL BE RESPONSIBLE FOR THE ACQUISITION AND COMPLIANCE OF ALL APPLICABLE PERMITS OR AUTHORIZATIONS WHICH MAY INCLUDE BUT ARE NOT LIMITED TO: WSDPW HYDRAULIC PROJECT APPROVAL (HPA), WSDOE NOTICE OF INTENT (NOI), ANY CORPS OF ENGINEERS FILL PERMITS AND THE REQUIREMENTS OF THE ENDANGERED SPECIES ACT. THIS DAY OF 2022.

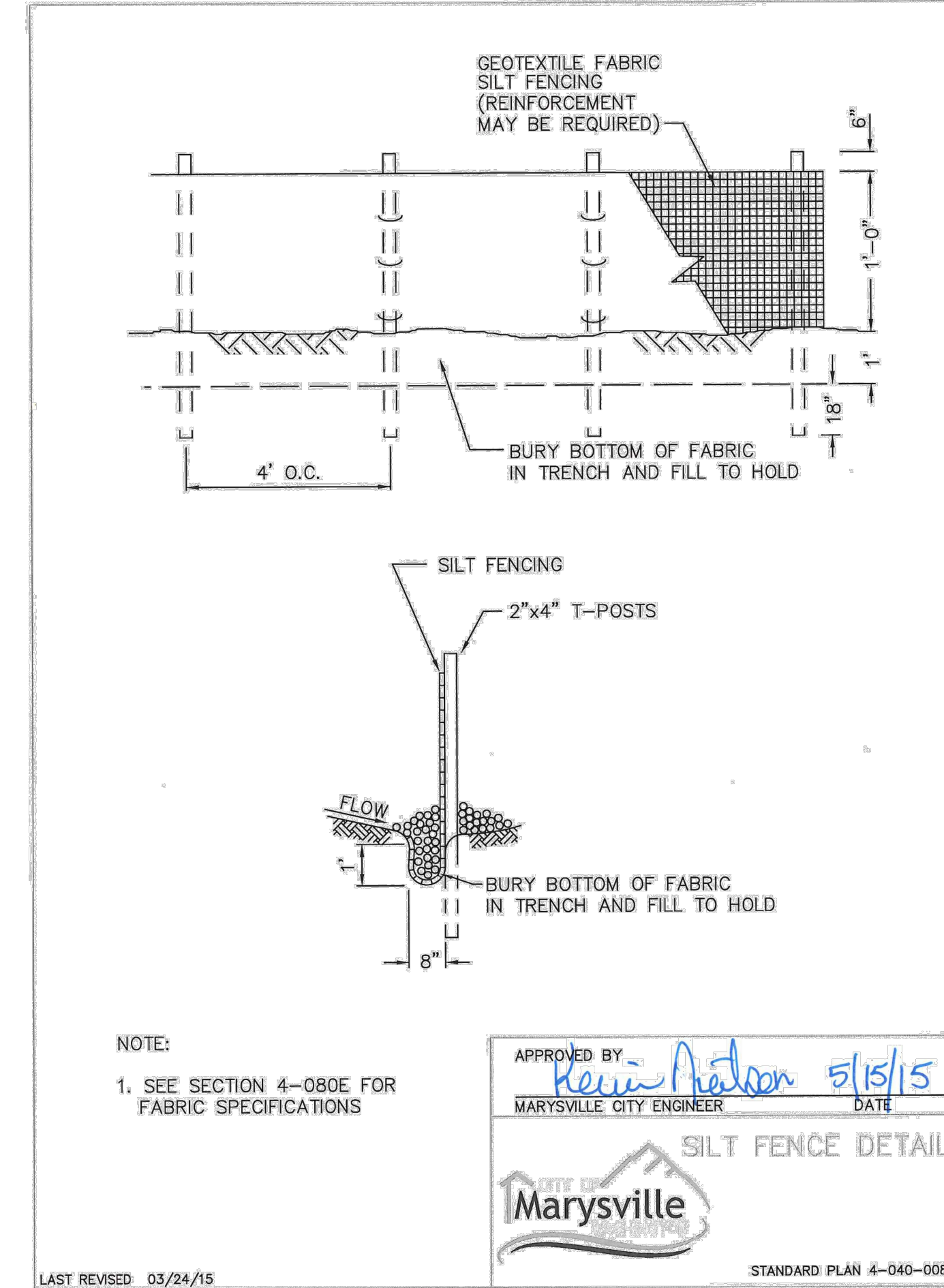
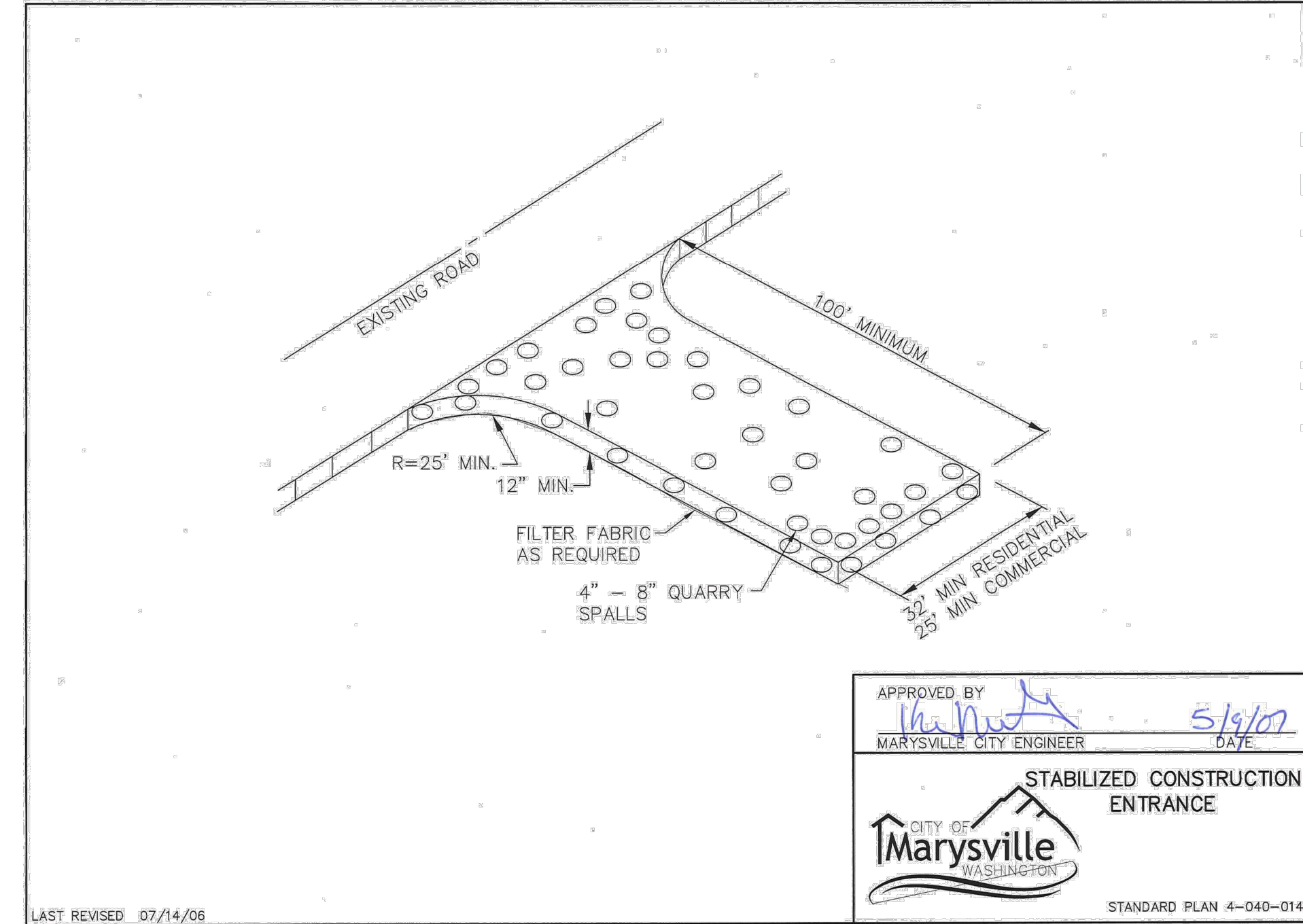
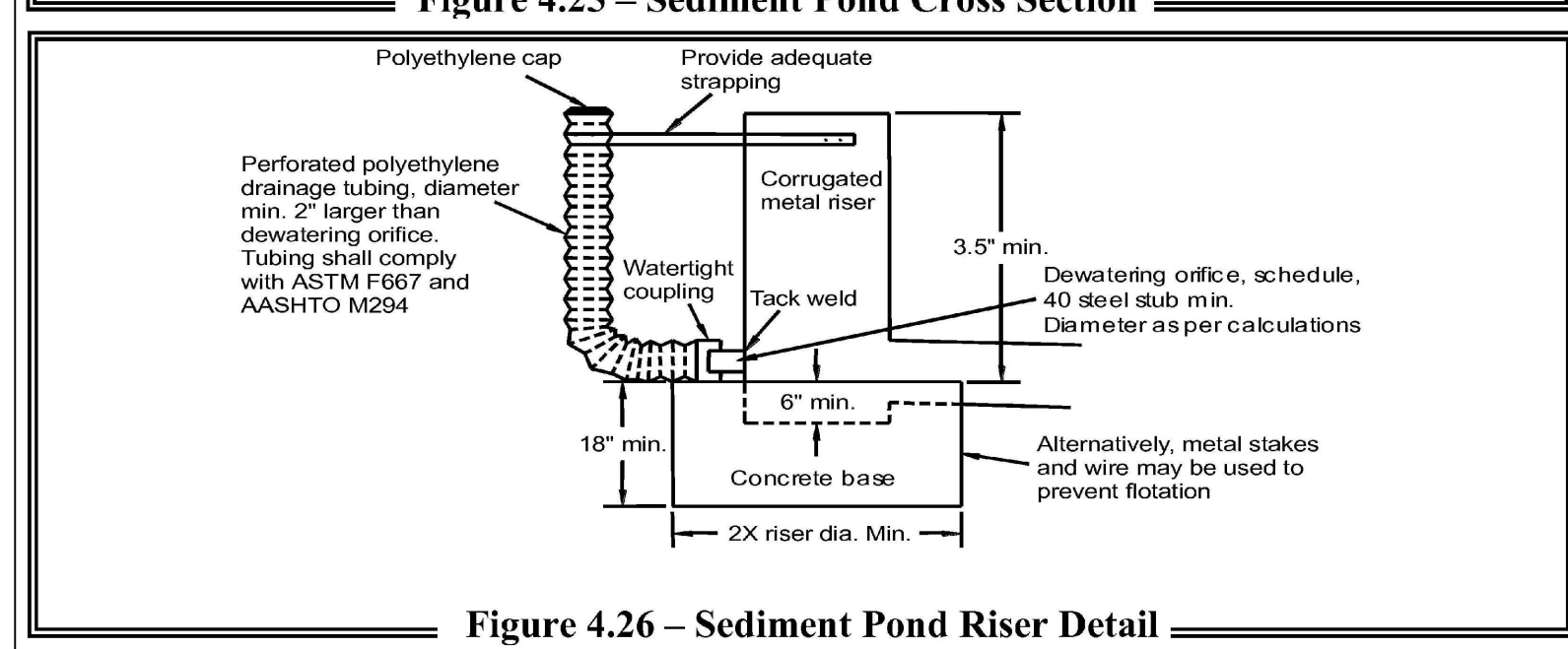
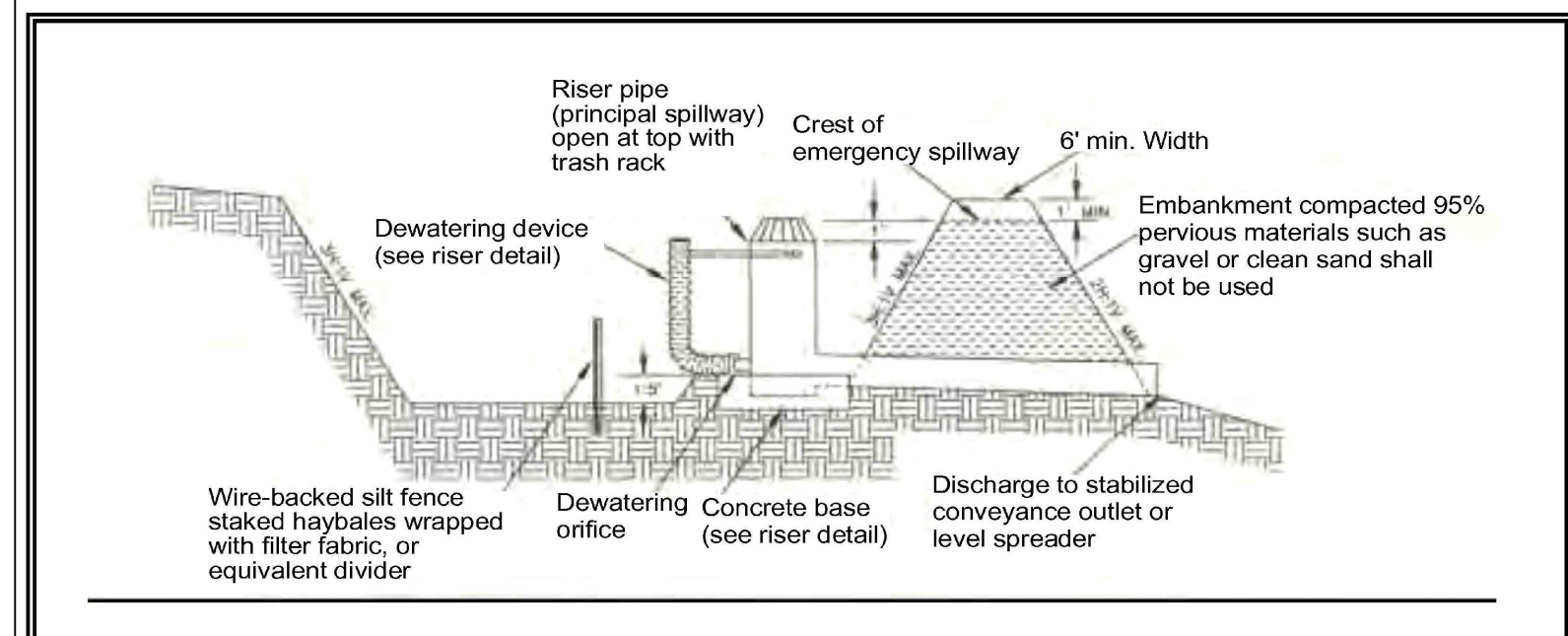
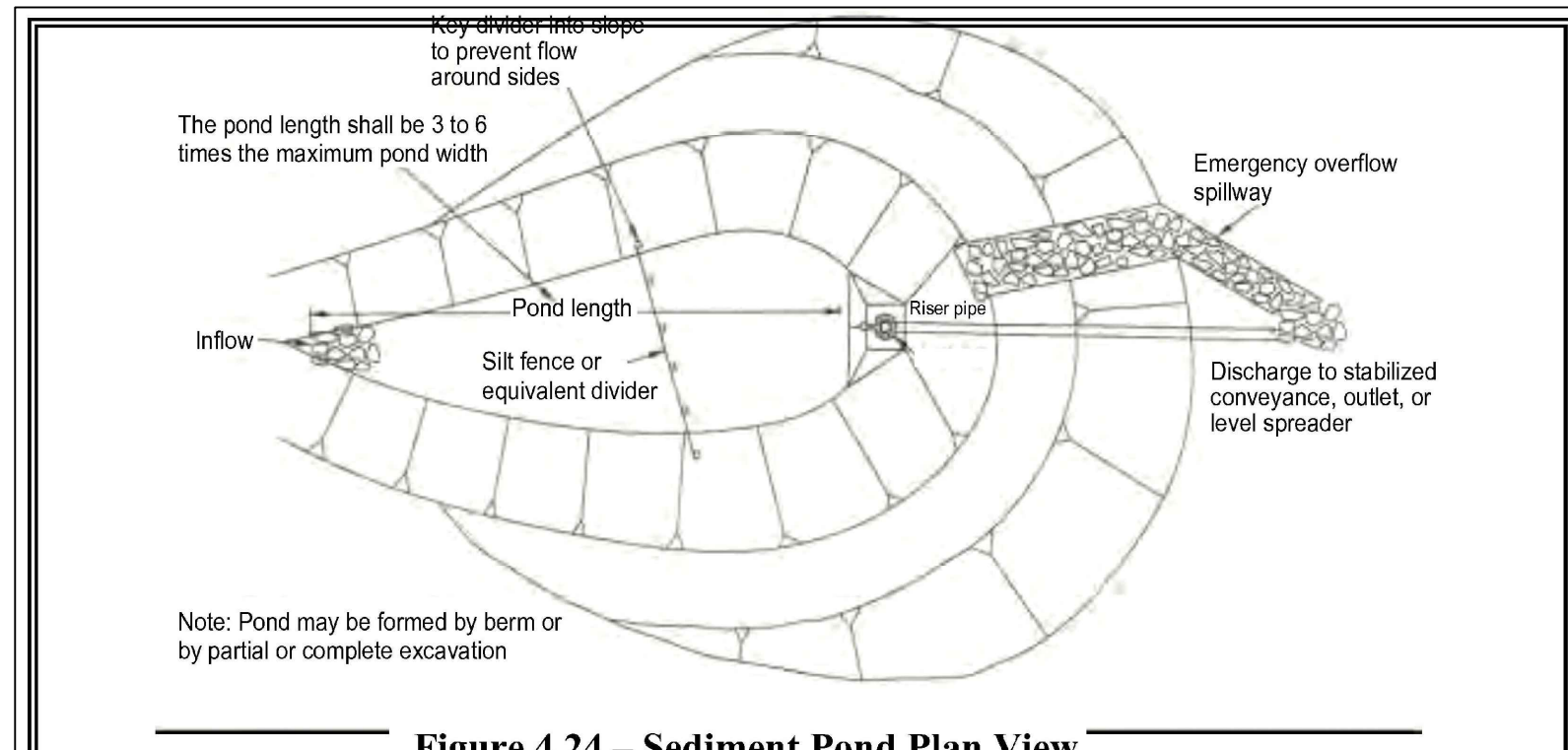
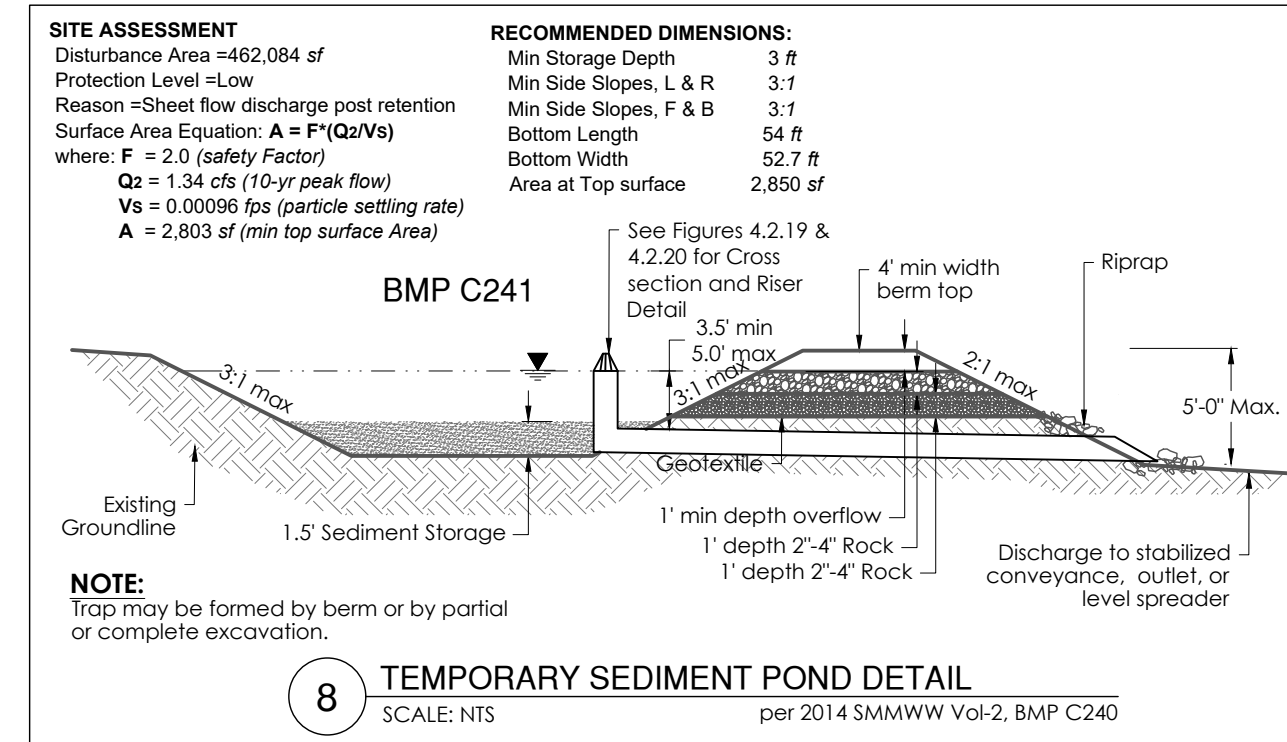
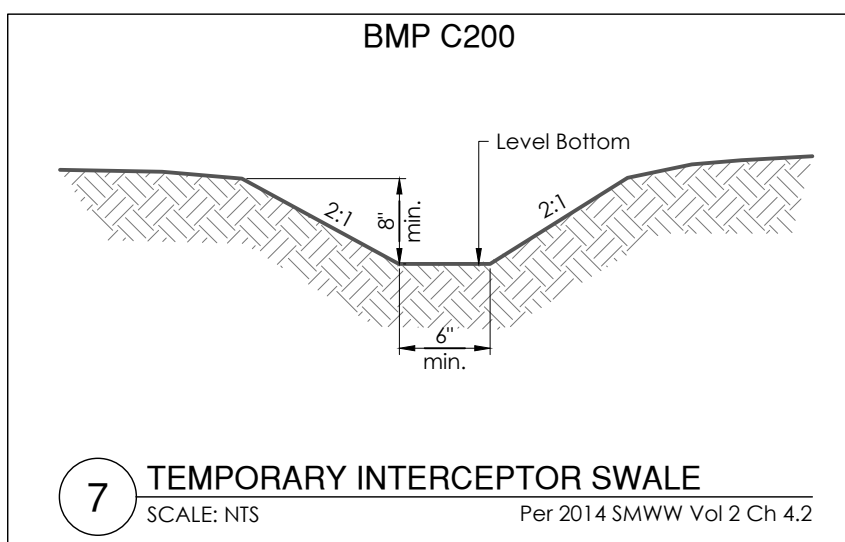
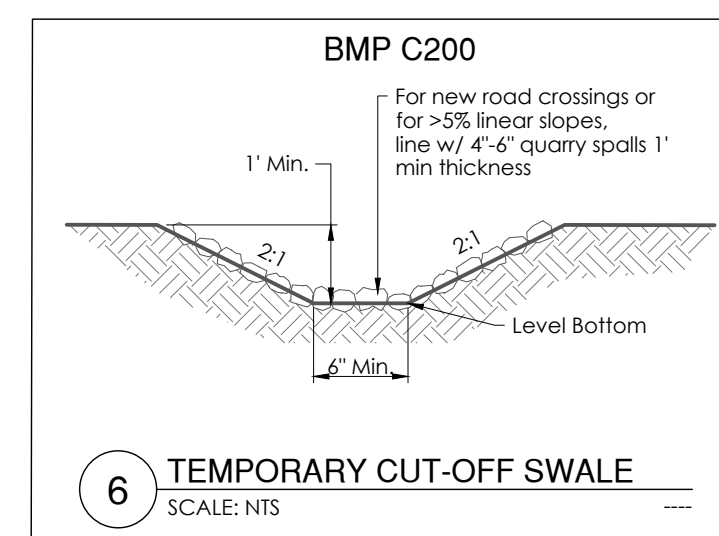
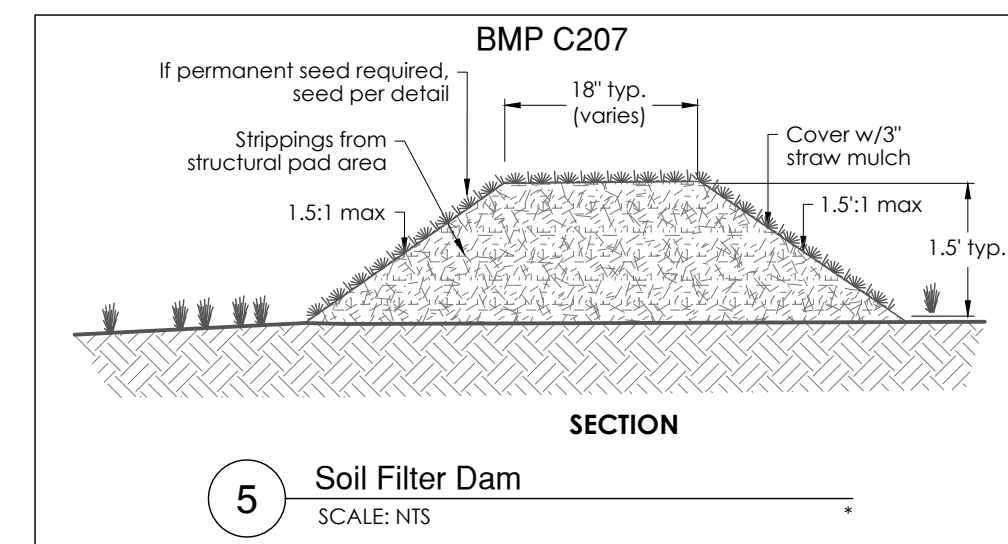
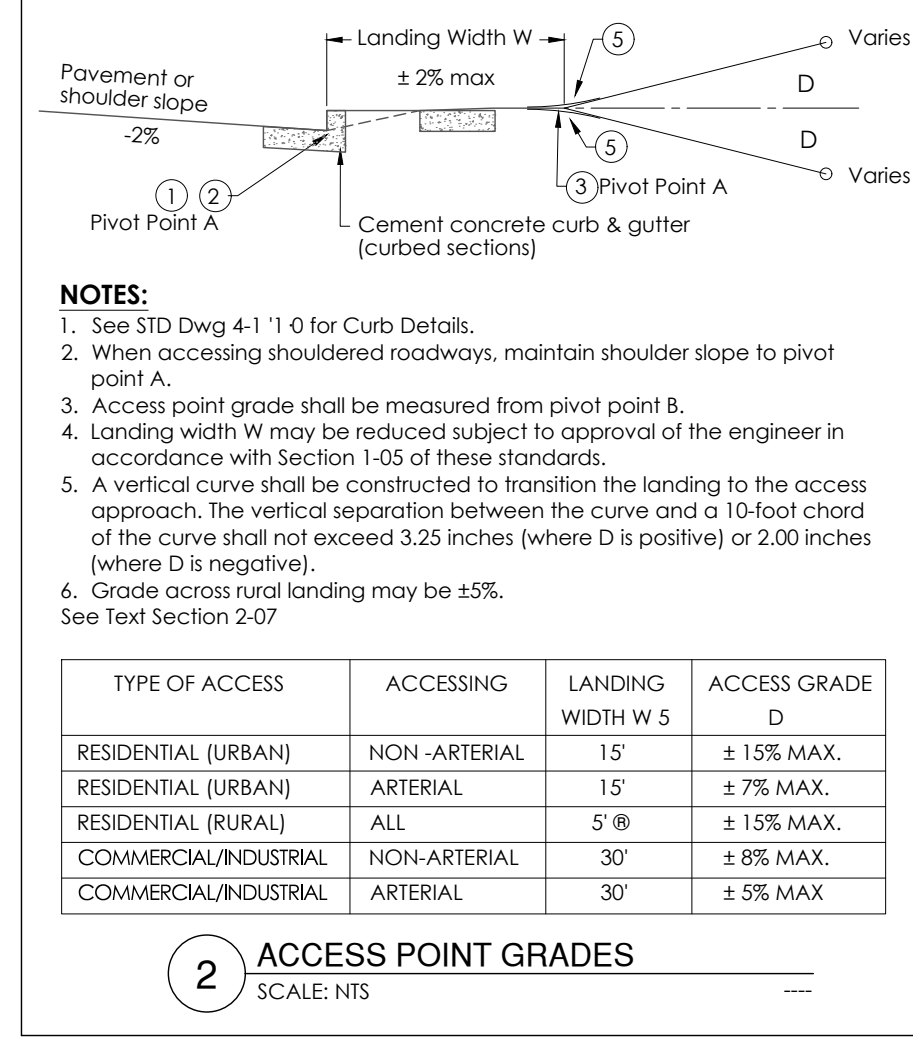
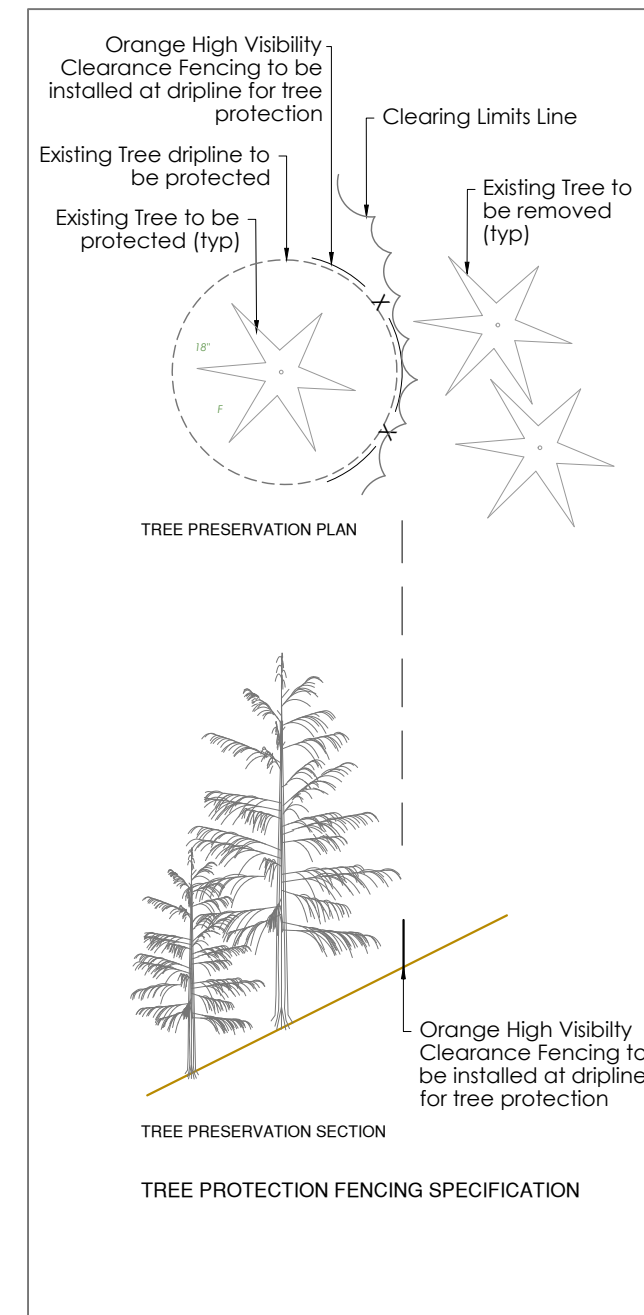
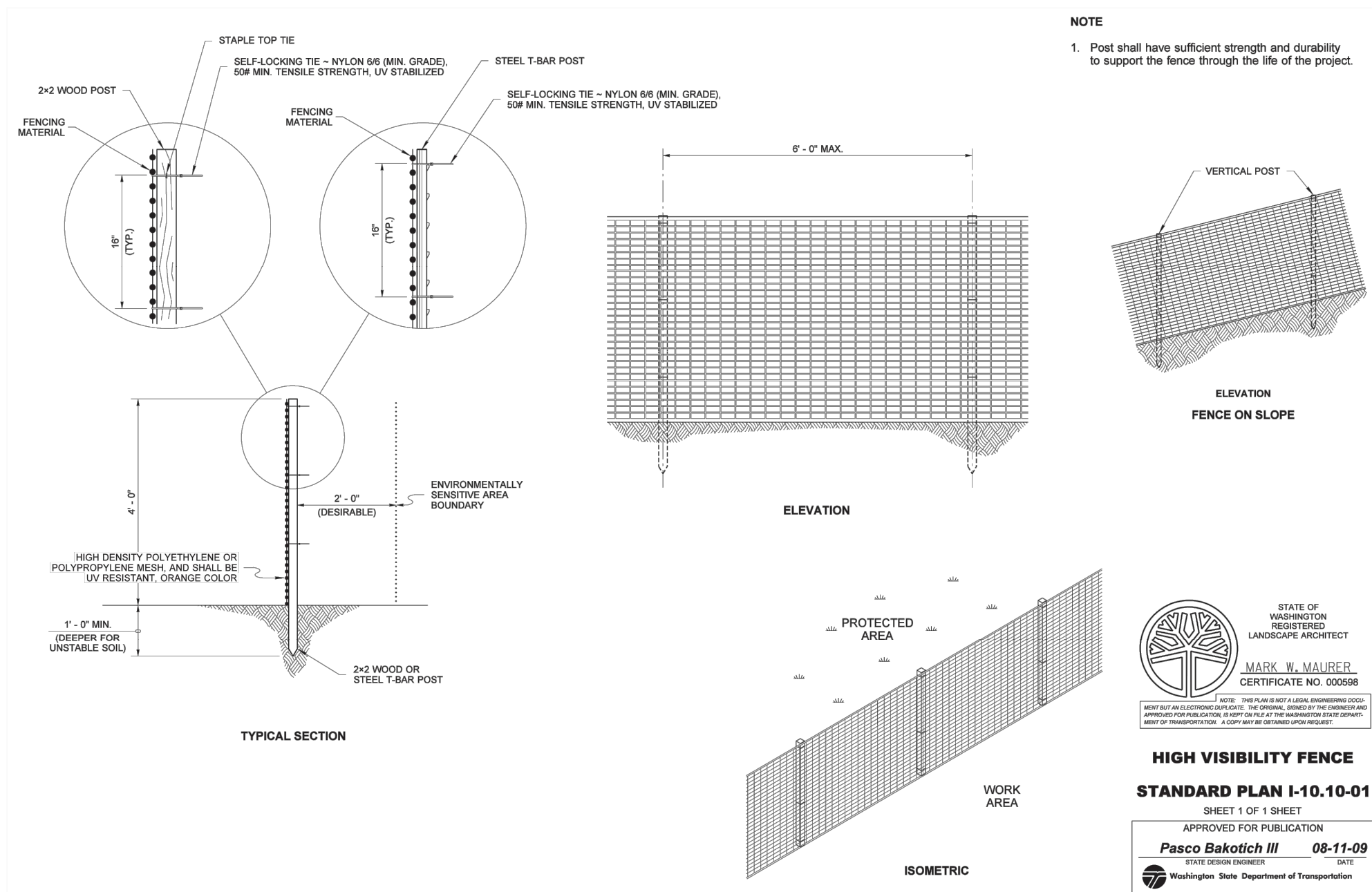
KEN MCINTYRE, P.E., DEVELOPMENT SERVICES MANAGER

THESE APPROVED CONSTRUCTION PLANS EXPIRE AFTER PERIOD OF 60 MONTHS FROM THE DATES SHOWN ABOVE OR UPON EXPIRATION OF PRELIMINARY PLAT OR SITE PLAN APPROVAL PER MMC 22A.040.020 & 22A.040.030.

CALL AT LEAST 2 BUSINESS DAYS BEFORE YOU DIG
 1-800-424-5555

CLEARING, GRADING & TESC PLAN - EARLY GRADING





CALL AT LEAST 2 BUSINESS DAYS BEFORE YOU DIG 1-800-424-5555

GENERAL NOTE:
It is the responsibility of the contractor and construction manager to ensure that all conflicts between plan sets are identified and resolved prior to commencement of construction activities. The contractor shall verify the location of all existing utilities prior to any construction. Agencies shall be notified within a reasonable time prior to the start of construction.

CONSTRUCTION DRAWING REVIEW ACKNOWLEDGEMENT
THIS PLAN SHEET HAS BEEN REVIEWED AND EVALUATED FOR GENERAL COMPLIANCE WITH THE APPLICABLE CITY OF MARYSVILLE CODES AND ORDINANCES. CONFORMANCE OF THIS DESIGN WITH ALL APPLICABLE LAWS AND REGULATIONS IS THE FULL AND COMPLETE RESPONSIBILITY OF THE LICENSED DESIGN ENGINEER, WHOSE STAMP AND SIGNATURE APPEAR ON THIS SHEET. ACKNOWLEDGMENT OF CONSTRUCTION DRAWING REVIEW DOES NOT IMPLY CITY APPROVAL FOR CONSTRUCTION ACTIVITIES THAT REQUIRED OTHER COUNTY, STATE OR FEDERAL PERMIT REVIEW AND APPROVAL. THE PROPERTY OWNER AND LICENSED DESIGN ENGINEER SHALL BE RESPONSIBLE FOR THE ACQUISITION AND COMPLIANCE OF ALL APPLICABLE PERMITS OR AUTHORIZATIONS WHICH MAY INCLUDE BUT ARE NOT LIMITED TO: WSDPW HYDRAULIC PROJECT APPROVAL (HPA), WSDOE NOTICE OF INTENT (NOI), ANY CORPUS OF ENGINEERS FILL PERMITS AND THE REQUIREMENTS OF THE ENDANGERED SPECIES ACT. THIS DAY OF 2015.

KEN MCINTYRE, P.E., DEVELOPMENT SERVICES MANAGER

THESE APPROVED CONSTRUCTION PLANS EXPIRE AFTER PERIOD OF 60 MONTHS FROM THE DATE SHOWN ABOVE OR UPON EXPIRATION OF PRELIMINARY PLAT OR SITE PLAN APPROVAL PER MMC 22A.040.020 & 22A.040.030.

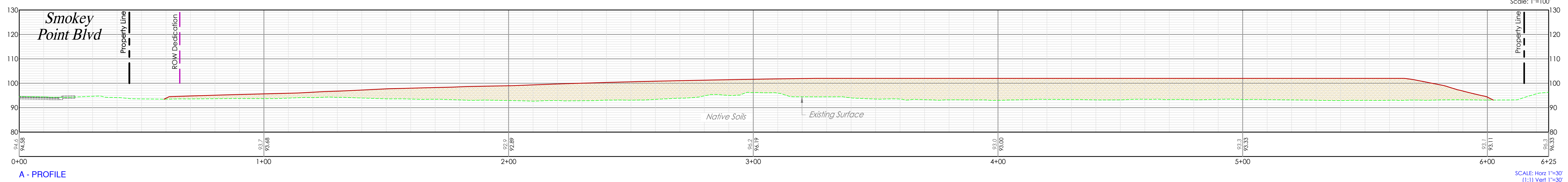
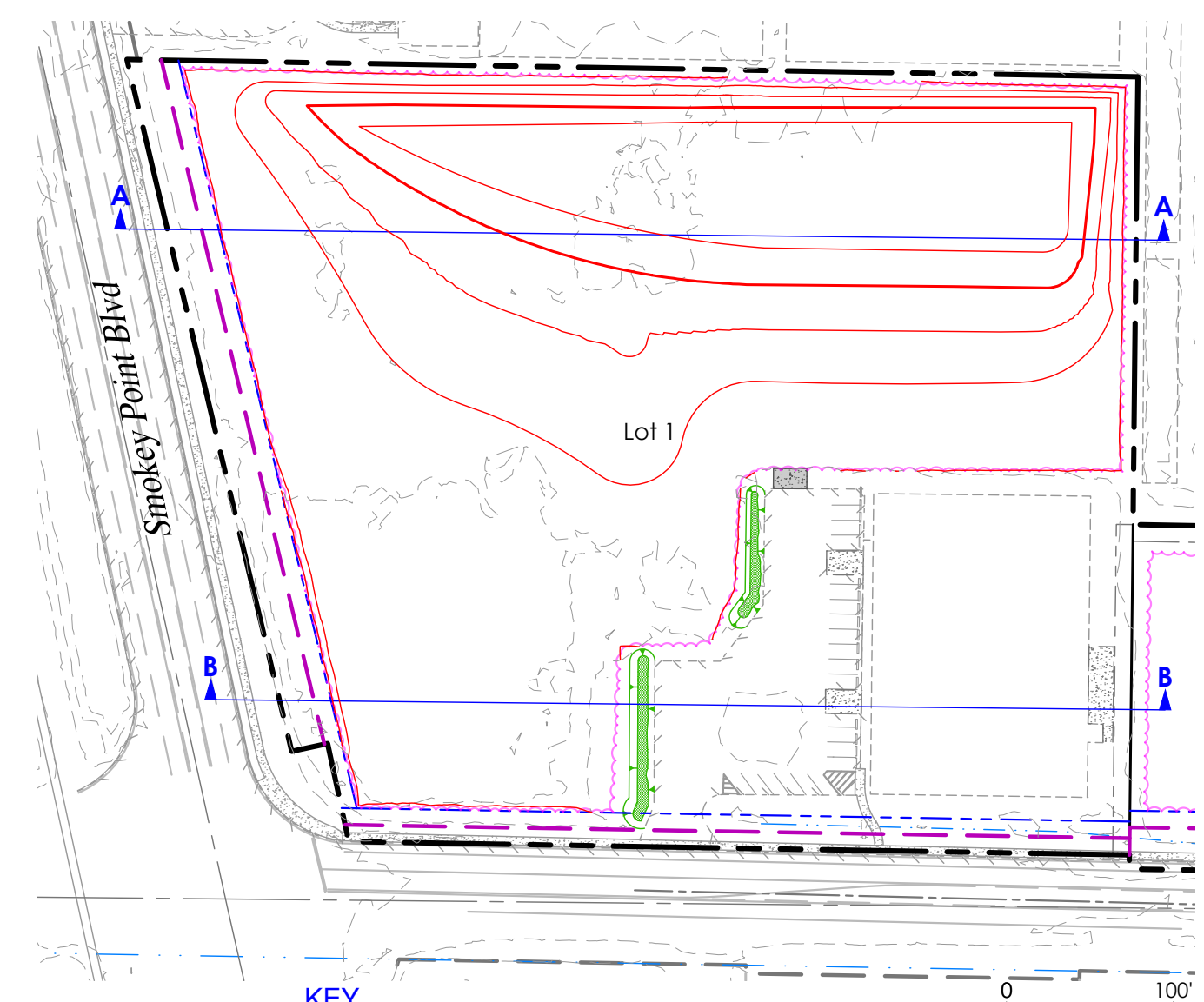
LAND TECHNOLOGIES
18820 Third Avenue, N.E.
Arlington, WA 98223
360-652-9777

PROJECT LEAD: Alexie
CHECKED BY: Tyler
DRAWN BY: Tyler, Alex
DATE: 5/15/15
REVISION 1:
REVISION 2:
REVISION 3:
REVISION 4:
AS-BUILT: ###

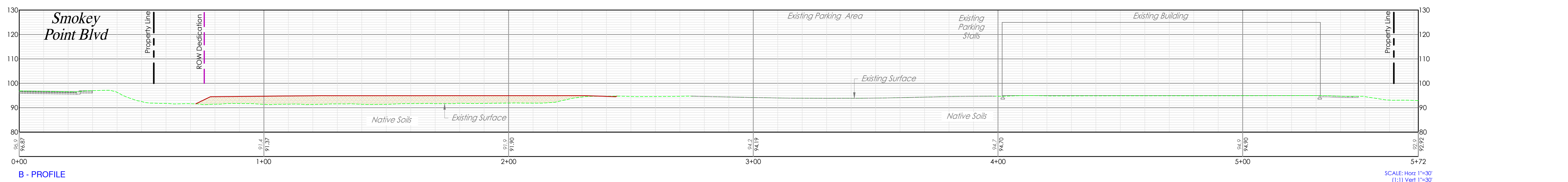
3803 & 3821 136th St. NE, Marysville, WA 98270
A PORTION OF SECTION 04, TOWNSHIP 30 NORTH, RANGE 05 EAST, W.M.

James G Murphy Auctioneers
136th And Smokey Pnt Blvd
PO Box 82160, Kenmore, WA 98028

EG4 SHEET of EG7
24x36

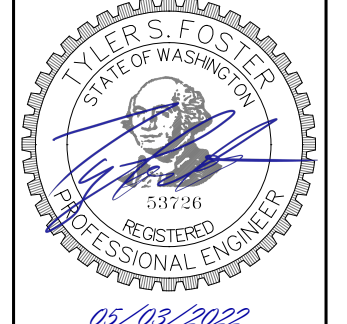
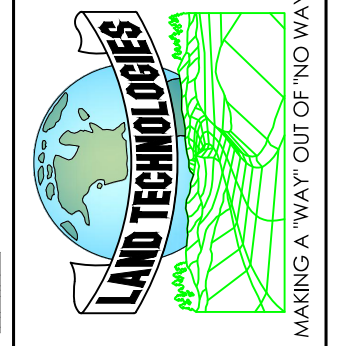


A - PROFILE SCALE: Horz 1"=30' (1:1) Vert 1"=30'



B - PROFILE SCALE: Horz 1"=30' (1:1) Vert 1"=30'

LAND TECHNOLOGIES
 18820 Third Avenue, N.E.
 Arlington, WA 98223
 360-652-9727



PROJECT LEAD: Alex Triller
 CHECKED BY: Tyler Alexander
 DRAWN BY: Tyler Alexander
 APPLICATION DATE: -
 SITE APPROVAL: -
 REVISION DATE: -
 LDA APPROVAL: -
 AS-BUILT: ###

136th And Smokey Pnt Blvd
 3803 & 3821 136th St. NE, Marysville, WA 98270
 A PORTION OF SECTION 04, TOWNSHIP 30 NORTH, RANGE 05 EAST, W.M.

James G Murphy Auctioneers
 P.O. Box 82160, Kenmore, WA 98028

EG5 SHEET
 of **EG7**
 24x36
 20-xxxxxx LDA

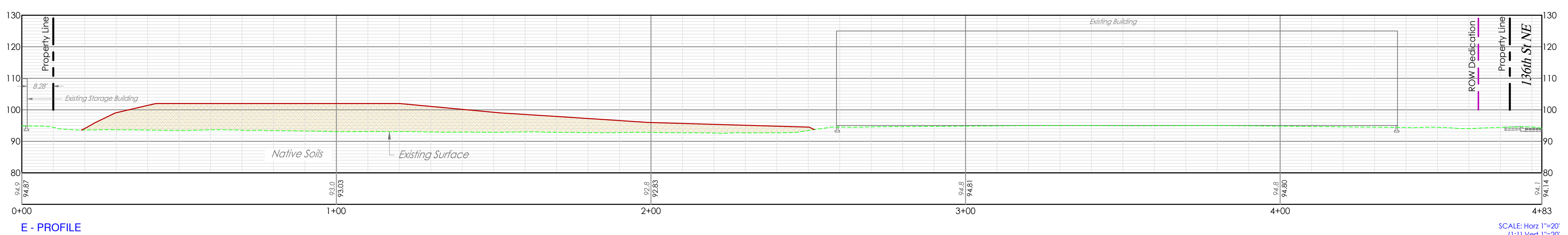
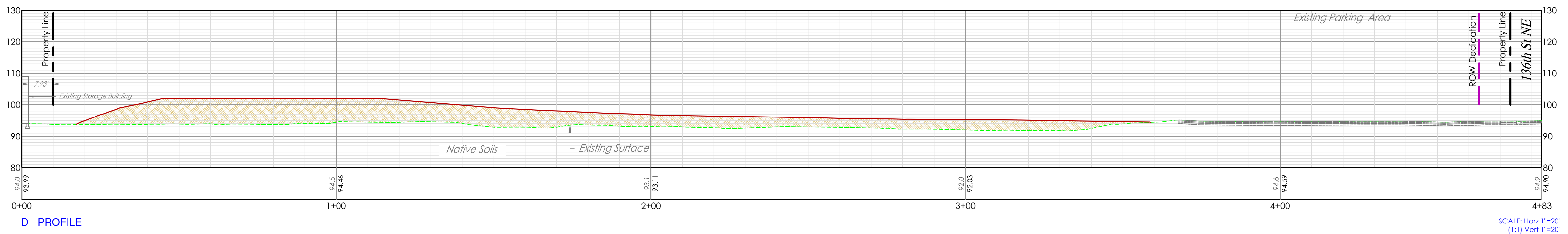
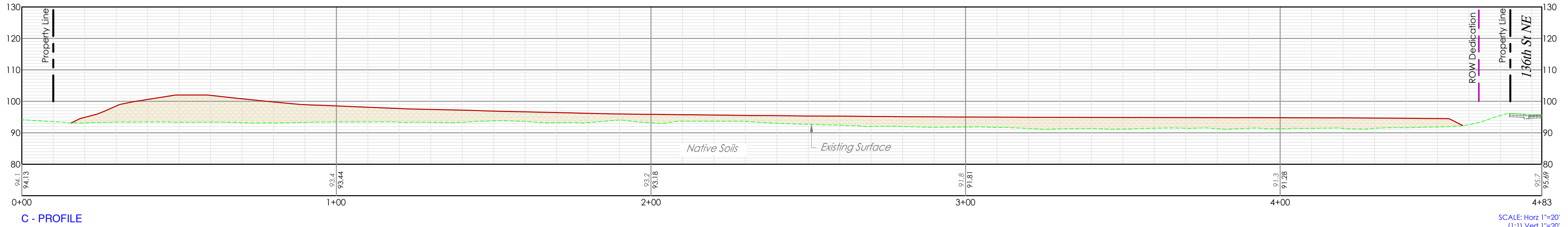
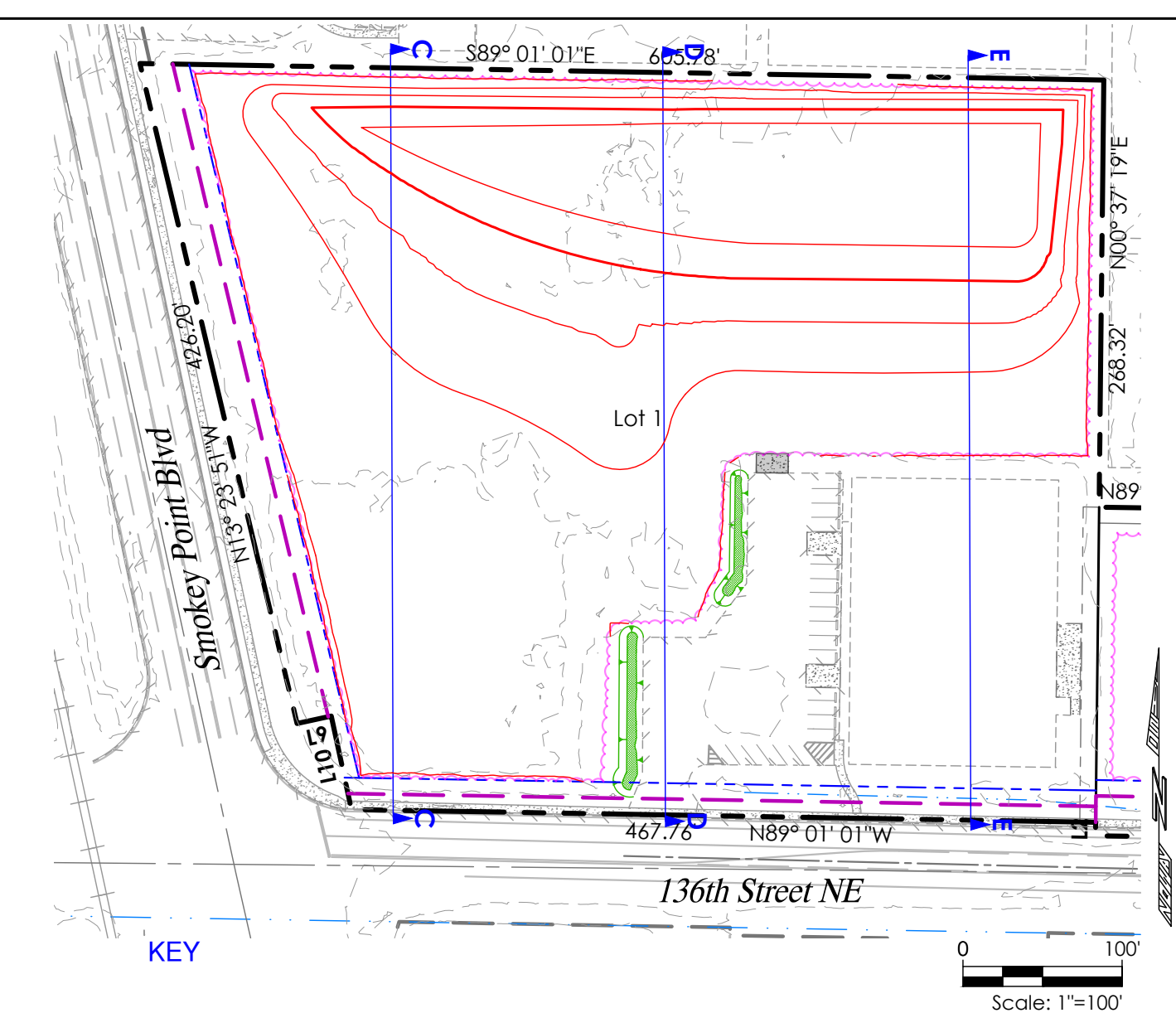
CONSTRUCTION DRAWING REVIEW ACKNOWLEDGEMENT
 THIS PLAN SHEET HAS BEEN REVIEWED AND EVALUATED FOR GENERAL COMPLIANCE WITH THE APPLICABLE CITY OF MARYSVILLE CODES AND ORDINANCES. CONFORMANCE OF THIS DESIGN WITH ALL APPLICABLE LAWS AND REGULATIONS IS THE FULL AND COMPLETE RESPONSIBILITY OF THE LICENSED DESIGN ENGINEER, WHOSE STAMP AND SIGNATURE APPEAR ON THIS SHEET. ACKNOWLEDGMENT OF CONSTRUCTION DRAWING REVIEW DOES NOT IMPLY CITY APPROVAL FOR CONSTRUCTION ACTIVITIES THAT REQUIRED OTHER COUNTY, STATE OR FEDERAL PERMIT REVIEW AND APPROVAL. THE PROPERTY OWNER AND LICENSED DESIGN ENGINEER SHALL BE RESPONSIBLE FOR THE ACQUISITION AND COMPLIANCE OF ALL APPLICABLE PERMITS OR AUTHORIZATIONS WHICH MAY INCLUDE BUT ARE NOT LIMITED TO: WSDOT HYDRAULIC PROJECT APPROVAL (HPA), WSDOE NOTICE OF INTENT (NOI), ANY CORPS OF ENGINEERS FILL PERMITS AND THE REQUIREMENTS OF THE ENDANGERED SPECIES ACT. THIS ___ DAY OF ___, 202__.

KEN MCINTYRE, P.E., DEVELOPMENT SERVICES MANAGER

THESE APPROVED CONSTRUCTION PLANS EXPIRE AFTER PERIOD OF 60 MONTHS FROM THE DATE SHOWN ABOVE OR UPON EXPIRATION OF PRELIMINARY PLAT OR SITE PLAN APPROVAL PER MMC 22A.040.020 & 22A.040.030.

CALL AT LEAST 2 BUSINESS DAYS BEFORE YOU DIG 1-800-424-5555

Z:\Murphy_James_G\136th and smokey Pnt Blvd\Sheets\EG5 Site Cross Sections - Early Grading.dwg 5/3/2022 1:27 PM



LAND TECHNOLOGIES
 18820 Third Avenue, N.E.
 Arlington, WA 98223
 360-652-9727

Professional Engineer Seal: Alex Tyler, License No. 93706, State of Washington, dated 05/03/2022.

PROJECT LEAD: Alex Tyler
 CHECKED BY: Alex Tyler
 DRAWN BY: Alex Tyler
 APPLICATION DATE: -
 SITE APPROVAL DATE: -
 REVISION DATE: -
 LDA APPROVAL DATE: -
 AS-BUILT: -

136th And Smokey Pnt Blvd
 3803 & 3821 136th St. NE, Marysville, WA 98270
 A PORTION OF SECTION 04, TOWNSHIP 30 NORTH, RANGE 05 EAST, W.M.

James G Murphy Auctioneers
 P.O. Box 82160, Kenmore, WA 98028

SITE CROSS SECTIONS - EARLY GRADING

SHEET EG6 of EG7
 24x36
 20-xxxxxx LDA

CONSTRUCTION DRAWING REVIEW ACKNOWLEDGEMENT
 THIS PLAN SHEET HAS BEEN REVIEWED AND EVALUATED FOR GENERAL COMPLIANCE WITH THE APPLICABLE CITY OF MARYSVILLE CODES AND ORDINANCES. CONFORMANCE OF THIS DESIGN WITH ALL APPLICABLE LAWS AND REGULATIONS IS THE FULL AND COMPLETE RESPONSIBILITY OF THE LICENSED DESIGN ENGINEER, WHOSE STAMP AND SIGNATURE APPEAR ON THIS SHEET. ACKNOWLEDGMENT OF CONSTRUCTION DRAWING REVIEW DOES NOT IMPLY CITY APPROVAL FOR CONSTRUCTION ACTIVITIES THAT REQUIRE OTHER COUNTY, STATE OR FEDERAL PERMIT REVIEW AND APPROVAL. THE PROPERTY OWNER AND LICENSED DESIGN ENGINEER SHALL BE RESPONSIBLE FOR THE ACQUISITION AND COMPLIANCE OF ALL APPLICABLE PERMITS OR AUTHORIZATIONS WHICH MAY INCLUDE BUT ARE NOT LIMITED TO: WSPW HYDRAULIC PROJECT APPROVAL (HPA), WSDOE NOTICE OF INTENT (NOI), ANY CORPS OF ENGINEERS FILL PERMITS AND THE REQUIREMENTS OF THE ENDANGERED SPECIES ACT. THIS DAY OF _____, 202_.

KEN MCINTYRE, P.E., DEVELOPMENT SERVICES MANAGER

THESE APPROVED CONSTRUCTION PLANS EXPIRE AFTER PERIOD OF 60 MONTHS FROM THE DATE SHOWN ABOVE OR UPON EXPIRATION OF PRELIMINARY PLAT OR SITE PLAN APPROVAL PER MMC 22A.040.020 & 22A.040.030.

CALL AT LEAST 2 BUSINESS DAYS BEFORE YOU DIG
 1-800-424-5555

Z:\Murphy_James_G\136th and smokey Pnt Blvd\Sheets\EG6_Site Cross Sections - Early Grading.dwg 5/3/2022 1:27 PM

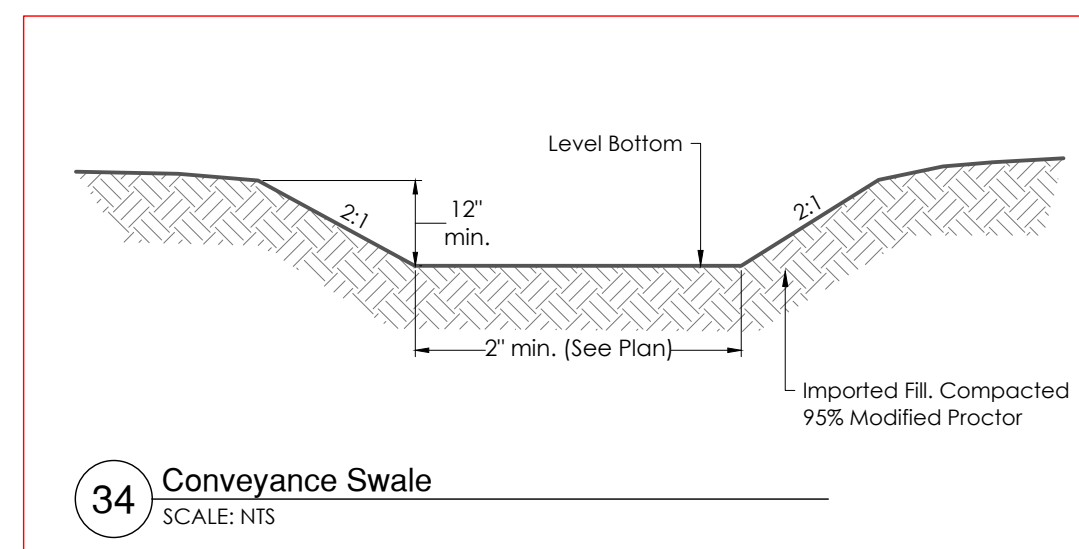
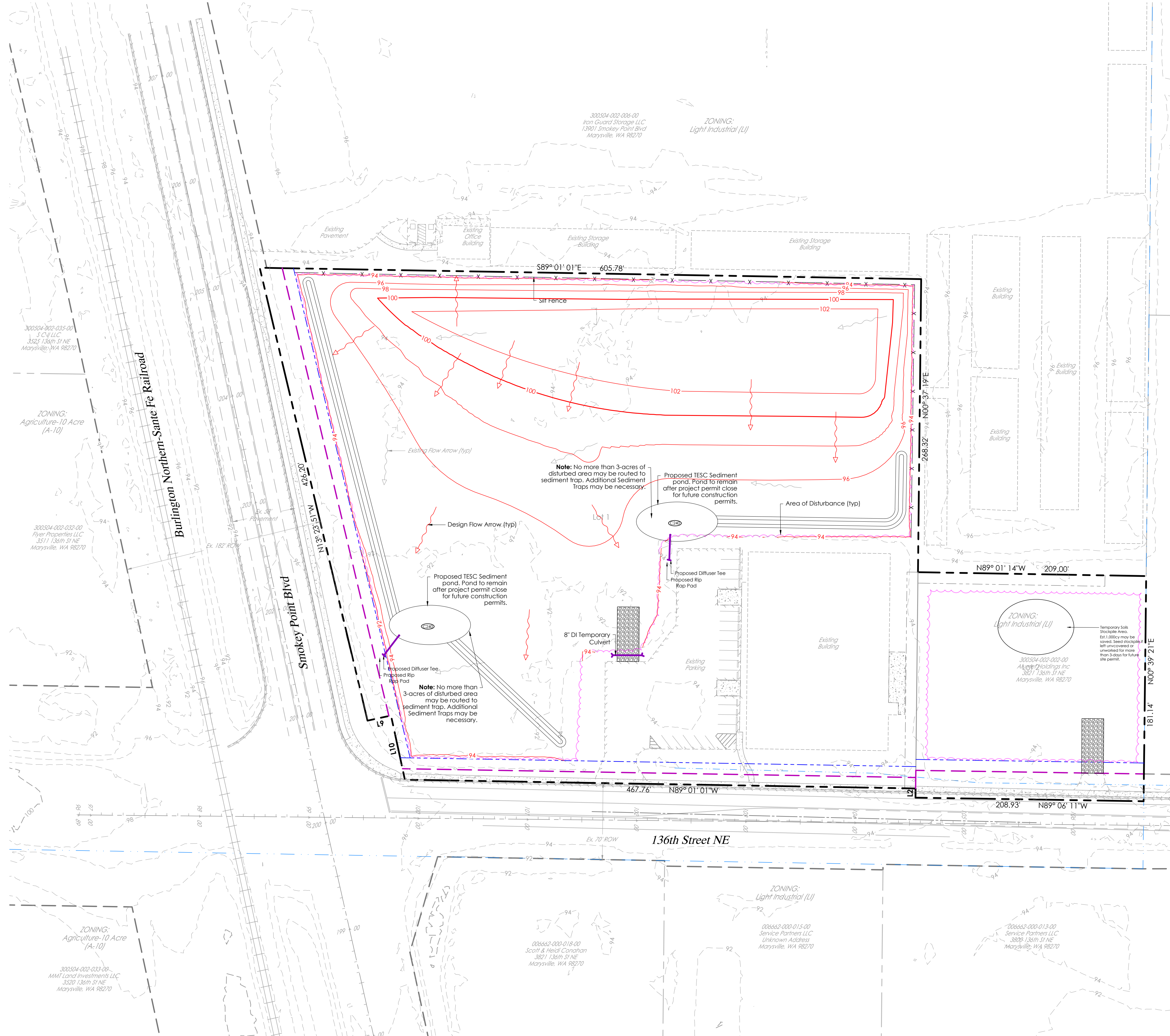


TABLE 1 – Grass Seed Mix for Permanent Stormwater Management

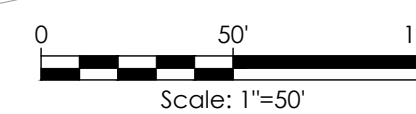
COMMON NAME	SPECIES	WGT/PERCENT
Mountain Brome	<i>Bromus Marginatus</i>	20
Slender Wheatgrass	<i>Elymus trachycaulus</i>	20
Perennial Ryegrass	<i>Lolium perenne</i>	20
Annual Ryegrass	<i>Lolium multiflorum</i>	20
White Clover	<i>Trifolium repens</i>	10
Quickguard	(Sterile Triticale Hybrid)	10

NOTE: Any Substitutions must be approved by Design Engineer before any application is made that deviates from these specifications. Substitutions are allowable but must be pre-approved.

APPLICATION: Evenly disperse seed mix by hand-operated Spreader at the rate specified for the seed mix being spread. Hydro-mulch at the rate of 50 lbs. per 1000 sf over the seed. Hydroseed tanks and equipment to be cleaned of all prior seed and other materials before use.



STORMWATER MANAGEMENT PLAN - EARLY GRADING



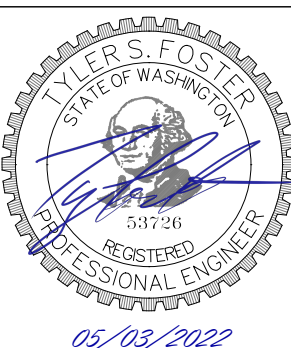
CONSTRUCTION DRAWING REVIEW ACKNOWLEDGEMENT

THIS PLAN SHEET HAS BEEN REVIEWED AND EVALUATED FOR GENERAL COMPLIANCE WITH THE APPLICABLE CITY OF MARYSVILLE CODES AND ORDINANCES. CONFORMANCE OF THIS DESIGN WITH ALL APPLICABLE LAWS AND REGULATIONS IS THE FULL AND COMPLETE RESPONSIBILITY OF THE LICENSED DESIGN ENGINEER, WHOSE STAMP AND SIGNATURE APPEAR ON THIS SHEET. ACKNOWLEDGMENT OF CONSTRUCTION DRAWING REVIEW DOES NOT IMPLY CITY APPROVAL FOR CONSTRUCTION ACTIVITIES THAT REQUIRE OTHER COUNTY, STATE OR FEDERAL PERMIT REVIEW AND APPROVAL. THE PROPERTY OWNER AND LICENSED DESIGN ENGINEER SHALL BE RESPONSIBLE FOR THE ACQUISITION AND COMPLIANCE OF ALL APPLICABLE PERMITS OR AUTHORIZATIONS WHICH MAY INCLUDE BUT ARE NOT LIMITED TO: WSDOT HYDRAULIC PROJECT APPROVAL (HPA), WSDOE NOTICE OF INTENT (NOI), ANY CORPS OF ENGINEERS FILL PERMITS AND THE REQUIREMENTS OF THE ENDANGERED SPECIES ACT. THIS ___ DAY OF ___, 202__.

KEN MCINTYRE, P.E., DEVELOPMENT SERVICES MANAGER
 THESE APPROVED CONSTRUCTION PLANS EXPIRE AFTER PERIOD OF 60 MONTHS FROM THE DATE SHOWN ABOVE OR UPON EXPIRATION OF PRELIMINARY PLAT OR SITE PLAN APPROVAL PER MMC 22A.040.020 & 22A.040.030.

CALL AT LEAST 2 BUSINESS DAYS BEFORE YOU DIG 1-800-424-5555

LAND TECHNOLOGIES
 18820 Third Avenue, N.E.
 Arlington, WA 98223
 360-652-9727



PROJECT LEAD: Alexie
 CHECKED BY: Tyler
 DRAWN BY: Tyler, Alex
 APPLICATION DATE: -
 SITE APPROVAL DATE: -
 REVISION DATE: -
 LDA APPROVAL: -
 AS-BUILT: -

136th And Smokey Pnt Blvd
 3803 & 3821 136th St. NE, Marysville, WA 98270
 A PORTION OF SECTION 04, TOWNSHIP 30 NORTH, RANGE 05 EAST, W.M.

James G Murphy Auctioneers
 P.O. Box 82160, Kenmore, WA 98028

SHEET EG7 of EG7
 24x36
 20-xxxxxx LDA