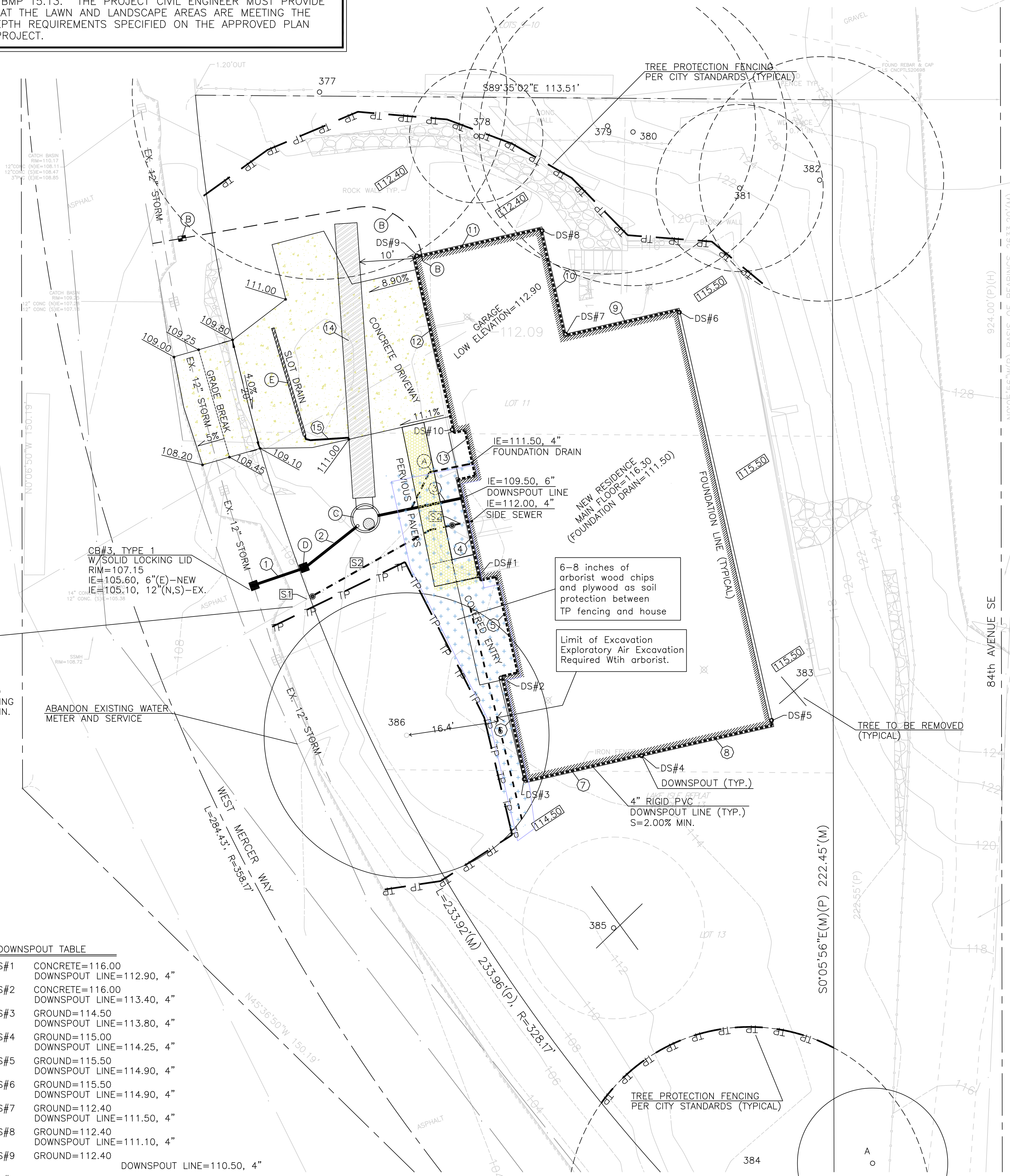


SE 1/4 OF THE SE 1/4 OF SECTION 13, TOWNSHIP 24 NORTH, RANGE 4 EAST, W.M., KING COUNTY, WA.

NOTE: THE LAWN AND LANDSCAPE AREAS ARE REQUIRED TO PROVIDE POST-CONSTRUCTION SOIL QUALITY AND DEPTH IN ACCORDANCE WITH BMP T5.13. THE PROJECT CIVIL ENGINEER MUST PROVIDE A LETTER OF CERTIFICATION TO ENSURE THAT THE LAWN AND LANDSCAPE AREAS ARE MEETING THE POST-CONSTRUCTION SOIL QUALITY AND DEPTH REQUIREMENTS SPECIFIED ON THE APPROVED PLAN SET PRIOR TO FINAL INSPECTION OF THE PROJECT.

EXISTING UTILITY LOCATIONS SHOWN HEREON ARE APPROXIMATE ONLY. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE THE EXACT VERTICAL AND HORIZONTAL LOCATION OF ALL EXISTING UNDERGROUND UTILITIES PRIOR TO COMMENCING CONSTRUCTION. NO REPRESENTATION IS MADE THAT ALL EXISTING UTILITIES ARE SHOWN HEREON. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR UTILITIES NOT SHOWN OR UTILITIES NOT SHOWN IN THEIR PROPER LOCATION.  
CALL BEFORE YOU DIG: 811



LEGEND

- ASPHALT SURFACE
- BRICK SURFACE
- BUILDING
- CENTERLINE ROW
- CLEANOUT
- CULVERT PIPE
- CONCRETE SURFACE
- RETAINING WALL
- DECK
- FENCE LINE (CHAIN LINK)
- FENCE LINE (WOOD)
- GAS METER
- GRAVEL SURFACE
- HEDGE FOLIAGE LINE
- INLET (TYPE 1)
- MAILBOX (RESIDENTIAL)
- EXISTING SPOT ELEVATIONS
- MONUMENT IN CASE (FOUND)
- POWER METER
- POWER (OVERHEAD)
- POWER POLE
- REBAR AS NOTED (FOUND)
- REBAR & CAP (SET)
- ROCKERY
- SEWER LINE
- SEWER MANHOLE
- STORM DRAIN LINE
- TELEPHONE (OVERHEAD)
- TEL SENTRY
- TELEPHONE SENTRY
- WATER METER
- POWER TRANSFORMER POLE
- TREE (AS NOTED)

NOTES:

- (A) 4" FOUNDATION DRAIN
- (B) INSTALL NEW WATER SERVICE & METER BOX PER CITY OF MERCER ISLAND STANDARD PLAN #W-17.
- (C) CB#2. CONTROL STRUCTURE, TYPE II-54"Ø W/SOLID LOCKING LID RIM=111.60 OVERFLOW=109.55, 6"(TOP OF TEE) IE=109.00, 6"(E) IE=106.05, 36"(N), 6"(SW) ELEV.=104.05, 6"(BOTTOM OF TEE) INSIDE BOTTOM=102.05
- (D) CB#1, TYPE 1 W/SOLID LOCKING LID RIM=108.10 IE=105.78, 6"(W,N,E)
- (E) 20' SLOT DRAIN GRATE=110.00 ((DO NOT INSTALL LOWER THAN ELEV. 110.00)) IE=108.00, 4"(S)

NOTE: A TV INSPECTION OF THE EXISTING SIDE SEWER TO THE CITY SEWER MAIN IN WEST MERCER WAY IS REQUIRED PRIOR TO ANY WORK RELATED TO THE SIDE SEWER. IF THE RESULT OF THE TV INSPECTION IS NOT IN SATISFACTORY CONDITION, AS DETERMINED BY THE CITY OF MERCER ISLAND INSPECTOR, THE REPLACEMENT OF THE EXISTING SIDE SEWER IS REQUIRED TO THE SEWER MAIN.

ABANDON EXISTING WATER METER AND SERVICE

6-8 inches of arborist wood chips and plywood as soil protection between TP fencing and house

Limit of Excavation Exploratory Air Excavation Required With arborist.

4740 West Mercer Way TREE INVENTORY

Tree ID	Common Name	DSH	Multi	Health	Structural Condition	Dripline				Exceptional I Threshold	Exceptional I Above 24"	Retain?		
						N	E	S	W					
377	Bigleaf Maple	34.7	24,25	Good	Good	26.4	26.4	33.4	31.4	30"	Size	Yes	Yes	
378	Lodgepole Pine	11.5		Good	Fair	0.5	13.5	24.5	12.5	6	Size	No	Yes	
379	Austrian Black Pine	26.7		Good	Fair	17.1	9.1	26.1	21.1	24	Size	Yes	Yes	
380	Austrian Black Pine	28.3		Good	Fair	19.2	21.2	27.2	9.2	24	Size	Yes	Yes	
381	Western Red Cedar	12.9		Good	Good	14.5	14.5	14.5	14.5	30	No	No	Yes	
382	Western Red Cedar	32.5		Good	Good	21.4	21.4	21.4	21.4	30	Size	Yes	Yes	
383	Flowering Cherry	10.2	6,5,7,1,3,3	Good	Good	16.4	8.4	12.4	16.4	23	No	No	No	
384	Western Red Cedar	45.4		Good	Good	31.9	21.9	26.9	21.9	30	Size	Yes	Yes	
385	Doug-Fir	20.3		Good	Good	15.8	15.8	15.8	15.8	30	No	No	No	
386	Doug-Fir	42		Good	Excellent	25.8	25.8	25.8	23.8	30	Size	Yes	Yes	
10	TOTALS											7	6	9

OFFSITE

Tree ID	Common Name	DSH	Multi	Health	Structural Condition	N	E	S	W	Exceptional I Threshold	Exceptional I Above 24"	Retain?
A	Red Alder	12		Poor	Fair	15.5	17.5	10.5	16.5		No	

SIDE SEWER NOTES

- (S1) APPROXIMATE LOCATION OF EXISTING SANITARY SIDE SEWER.
- (S2) INSTALL 32LF., 4" PVC SIDE SEWER @ MIN. 2% SLOPE

STORM PIPE TABLE

- ① 9LF., 6" D.I. @ S=2.00%
- ② 12LF., 6" PVC SDR-35 @ S=2.00%
- ③ 16LF., 6" PVC SDR-35 @ S=3.13%
- ④ 14LF., 4" PVC SDR-35 @ S=24.3%
- ⑤ 24LF., 4" PVC SDR-35 @ S=2.00%
- ⑥ 18LF., 4" PVC SDR-35 @ S=2.00%
- ⑦ 21LF., 4" PVC SDR-35 @ S=2.00%
- ⑧ 24LF., 4" PVC SDR-35 @ S=2.71%
- ⑨ 21LF., 4" PVC SDR-35 @ S=15.87%
- ⑩ 19LF., 4" PVC SDR-35 @ S=2.00%
- ⑪ 23LF., 4" PVC SDR-35 @ S=2.61%
- ⑫ 32LF., 4" PVC SDR-35 @ S=2.00%
- ⑬ 18LF., 4" PVC SDR-35 @ S=2.00%
- ⑭ 49LF., 48" CMP @S=0.00% (LEVEL)
- ⑮ 8LF., 4" CMP @S=8.75%

DOWNSPOUT TABLE

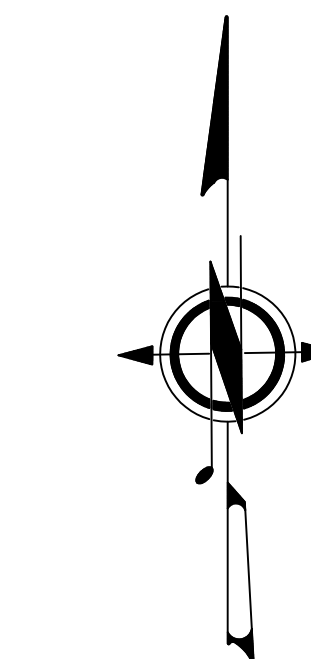
- DS#1 CONCRETE=116.00 DOWNSPOUT LINE=112.90, 4"
- DS#2 CONCRETE=116.00 DOWNSPOUT LINE=113.40, 4"
- DS#3 GROUND=114.50 DOWNSPOUT LINE=113.80, 4"
- DS#4 GROUND=115.00 DOWNSPOUT LINE=114.25, 4"
- DS#5 GROUND=115.50 DOWNSPOUT LINE=114.90, 4"
- DS#6 GROUND=115.50 DOWNSPOUT LINE=114.90, 4"
- DS#7 GROUND=112.40 DOWNSPOUT LINE=111.50, 4"
- DS#8 GROUND=112.40 DOWNSPOUT LINE=111.10, 4"
- DS#9 GROUND=112.40 DOWNSPOUT LINE=110.50, 4"
- DS#10 GROUND=114.00 DOWNSPOUT LINE=109.86, 4"

STORM PIPE PVC SHALL BE SDR-35 PVC AT SLOPE=2.00% MINIMUM (TYPICAL) UNLESS OTHERWISE NOTED

IMPERVIOUS SURFACES:  
ROOF AREA (UNDER EAVES) = 3,992 SQ. FEET  
UNCOVERED DRIVEWAY AREA = 1,002 SQ. FEET  
TOTAL IMPERVIOUS AREAS = 4,994 SQ. FEET

LANDSCAPE AREAS NOTE:

DISTURBED LANDSCAPE AREAS SHALL BE TREATED AS AMENDED SOILS PER DOE FIGURE V-5.3.3, TYPICAL



GRAPHIC SCALE

1 inch = 10 feet

PERMIT #: 22xx-xx

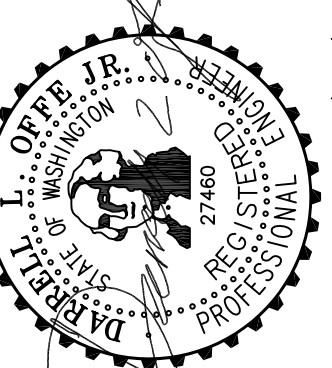
OFFE ENGINEERS  
13902 SOUTHEAST 159TH PLACE  
RENTON, WASHINGTON 98058  
PHONE: 425-260-3412  
CONTACT: DARRELL OFFE, P.E.



PROJECT: 4740 West Mercer Way  
CLIENT: JayMarc Custom Homes - Spring Residence  
SHEET CONTENT: Utility & Tree Plan

DATE: 11/21/2022  
JOB NO.:  
DWG NO.:

SHEET 2 OF 4



REV. NO.	DATE	DESCRIPTION