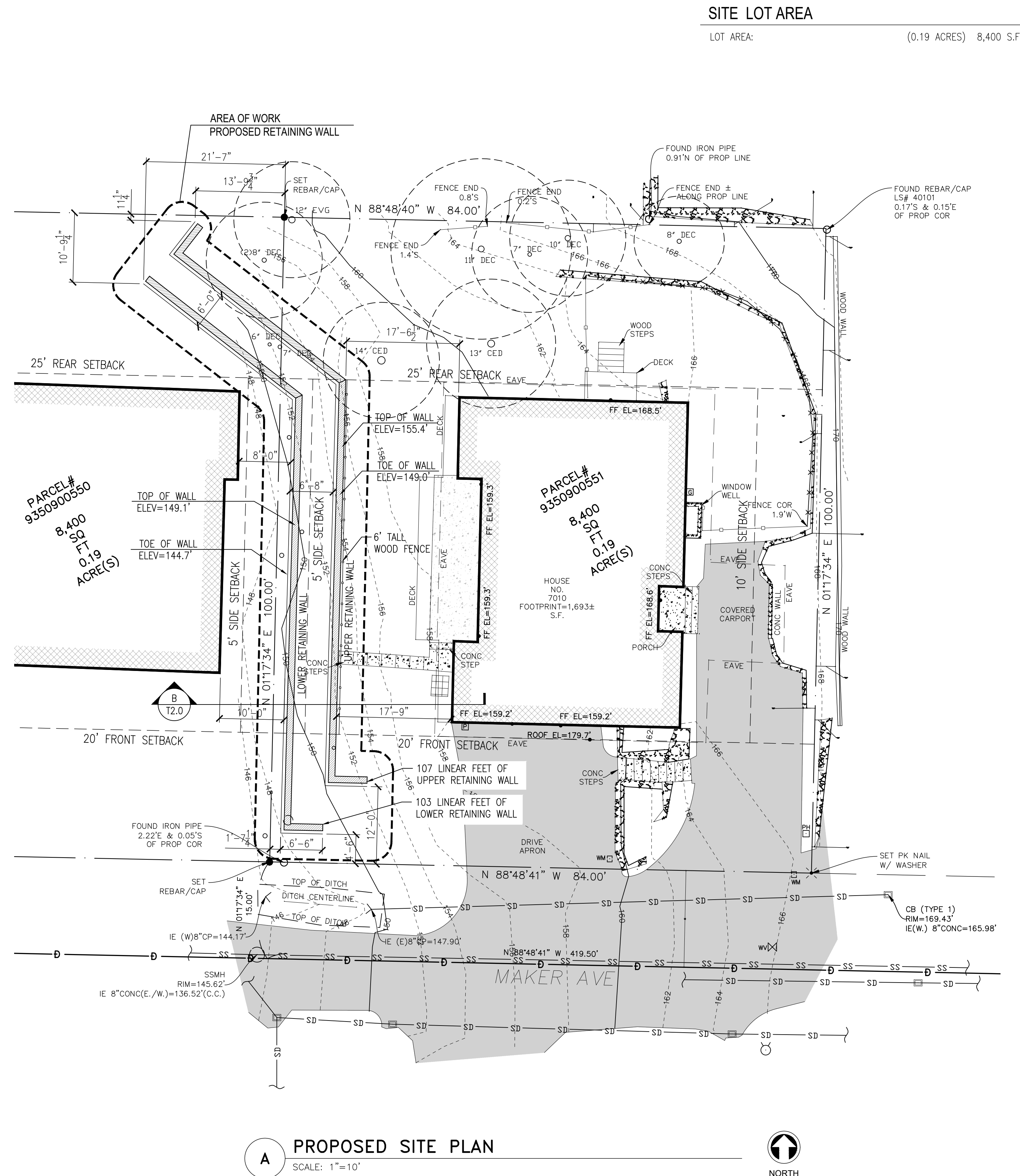


Coen Retaining Wall Project

FFWD LLC
5608 17th AVE NW ste #42
Seattle, WA, 98107, USA

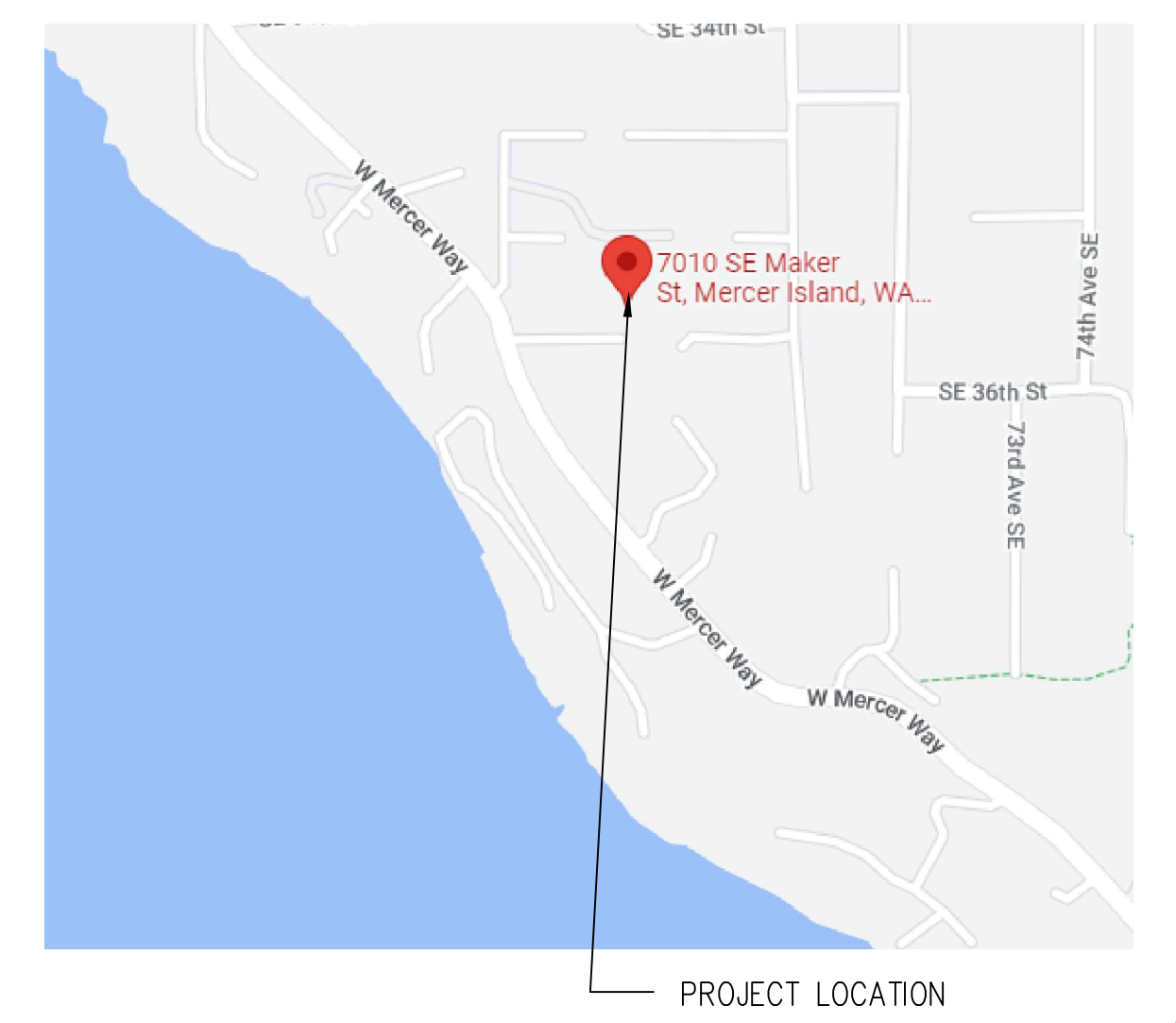
ABBREVIATIONS:

ABV	ABOVE	LAV	LAVATORY
AFF	ABOVE FINISH FLOOR	LBS	POUNDS
BLDG	BUILDING	LF	LINEAR FEET
BLKG	BLOCKING	LO	LOW
BM	BEAM	MAX	MAXIMUM
BOT	BOTTOM	MFR	MANUFACTURER
CIPC	CAST-IN-PLACE CONCRETE	MIN	MINIMUM
CL	CENTERLINE	(N)	NEW
CLG	CEILING	N/A	NOT APPLICABLE
CLR	CLEAR	NIC	NOT IN CONTRACT
CMD	CARBON MONOXIDE DETECTOR	O/	OVER
CO	CLEANOUT	OC	ON CENTER
CONC	CONCRETE	OG	OBSOLETE GLAZING
CONT	CONTINUOUS	OH	OVERHANG
D	DRYER	P.L.	PROPERTY LINE
DBLE	DOUBLE	PL	PLATE
DEMO	DEMOLISH	PT	POINT
DIA	DIAMETER	PTW	PRESERVATIVE TREATED WOOD
DN	DOWN	REBAR	REINFORCEMENT BAR
DP	DEEP	REFR	REFRIGERATOR
DP	DIMENSION POINT	REQD	REQUIRED
DS	DOWNSPOUT	REQTS	REQUIREMENTS
DTL	DETAIL	RAFT	RAFTER
DW	DISHWASHER	RO	ROUGH OPENING
(E)	EXISTING	R.O.W.	RIGHT-OF-WAY
EA	EACH	RFT	RIP-TO-FIT
ELEV	ELEVATION	RTS	RIP-TO-SLOPE
EQ	EQUAL	RV	RIM VENT
EXT	EXTERIOR	SC	SOLID CORNER
EW	EACH WAY	SD	SMOKE DETECTOR
*EW	EGRESS WINDOW	SF	SQUARE FEET
FDN	FOUNDATION	SG	SAFETY GLAZING
FG	FINISH GRADE	SHWR	SHOWER
FIN	FINISH	SIM	SIMILAR
FL	FLUSH	SPEC	SPECIFICATIONS
FLR	FLOOR	SQ FT	SQUARE FEET
FOF	FACE OF FINISH	SQ IN	SQUARE INCHES
FOS	FACE OF STUD	STD	STANDARD
FRMG	FRAMING	SUBFLR	SUBFLOOR
FRZR	FREEZER	T&G	TONGUE & GROOVE
FT	FOOT	THK	THICK
FTG	FOOTING	TOPO	TOPOGRAPHY
FV	FIELD VERIFY	TOW	TOP OF WALL
FV	FOUNDATION VENT	TYP	TYPICAL
GA	GAUGE	UNO	UNLESS NOTED OTHERWISE
GB	GYPSUM BOARD	VTO	VENT TO OUTSIDE
GLB	GLULAM BEAM	w	WIDE
GSM	GALVANIZED SHEET METAL	W	WASHER
HDR	HEADER	W/	WITH
HGR	HANGER	WC	WATER CLOSET
h	HIGH	WFC	WOOD FRAME CONSTRUCTION
HT	HEIGHT	WH	WATER HEATER
HVAC	HEATING, VENTILATION, & AIR-CONDITIONING	WIC	WALK-IN-CLOSET
IG	INSULATED GLASS	WP	WORK POINT
INT	INTERIOR	WWF	WELDED WIRE FABRIC



A PROPOSED SITE PLAN
SCALE: 1"=10'
NORTH

SITE LOT AREA
LOT AREA: (0.19 ACRES) 8,400 S.F.



VICINITY PLAN:
SCALE: NOT TO SCALE

PROJECT CONTACT INFORMATION:

OWNER: Mark & Monica Coen 7010 SE Maker St Mercer Island, WA 98040	CONTRACTOR: Renovation Partner LLC 7683 SE 27th Street, ste #166 Mercer Island, WA, 98040, USA	CONSULTANT: FFWD LLC 5608 17th AVE NW ste #42 Seattle, WA, 98107, USA
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CODE INFORMATION:

APPLICABLE CODES (AS AMENDED BY WA STATE & KING COUNTY):
2018 SEATTLE RESIDENTIAL CODE (SRC)

OCCUPANCY: GROUP R-3 (SINGLE-FAMILY RESIDENTIAL)

PROJECT PROPERTY INFORMATION

PROJECT ADDRESS: 7010 SE Maker St
Mercer Island, WA 98040

ASSESSOR'S TAX NUMBER: 935090-0551

LEGAL DESCRIPTION: WHITE BROS 1ST TO EAST SEATTLE LESS W 7 FT OF 36 ALL 37-38 & W 16 FT OF 39

LAND USE ZONE: R-8.4

PROJECT DESCRIPTION: REQUEST FOR WET SEASON WAIVER TO COMPLETE GRADING & INSTALLATION OF UPPER BLOCK RETAINING WALL ALONG WESTERN PORTION OF LOT. LOWER BLOCK RETAINING WALL INSTALLATION COMPLETED AND FIRST (7) LAYERS OF UPPER RETAINING WALL COMPLETED WITH REMAINING (3) LAYERS TO BE INSTALLED. A 6' WOOD FENCE TO BE INSTALLED ALONG THE BACK SIDE OF THE UPPER RETAINING WALL.

INDEX OF DRAWINGS:

T1.0	GENERAL INFORMATION & SITE PLAN
T2.0	FLOOR PLANS & DETAILS

**COEN
RETAINING WALL
PROJECT**

7010 SE MAKER ST
MERCER ISLAND, WA 98040

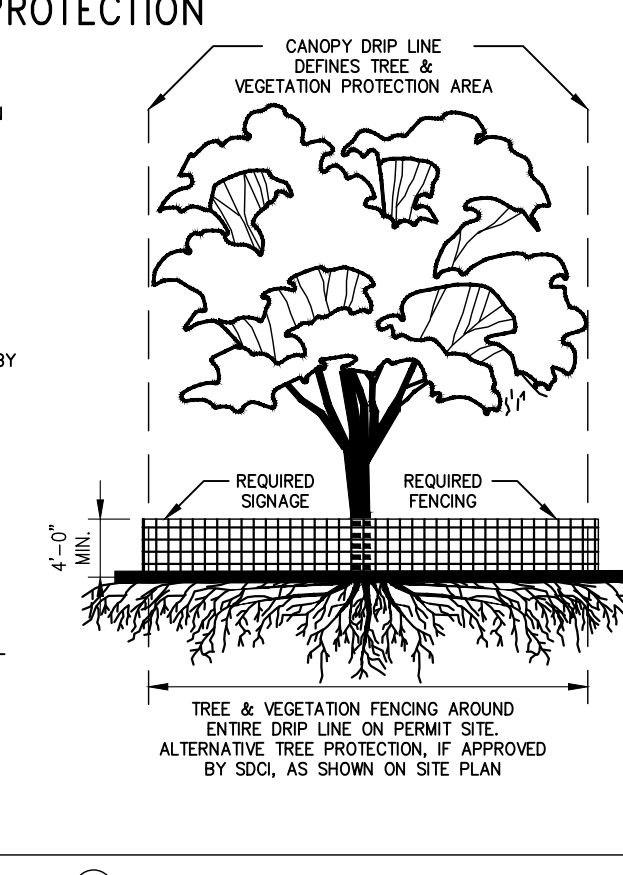
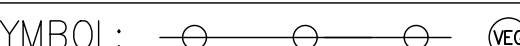
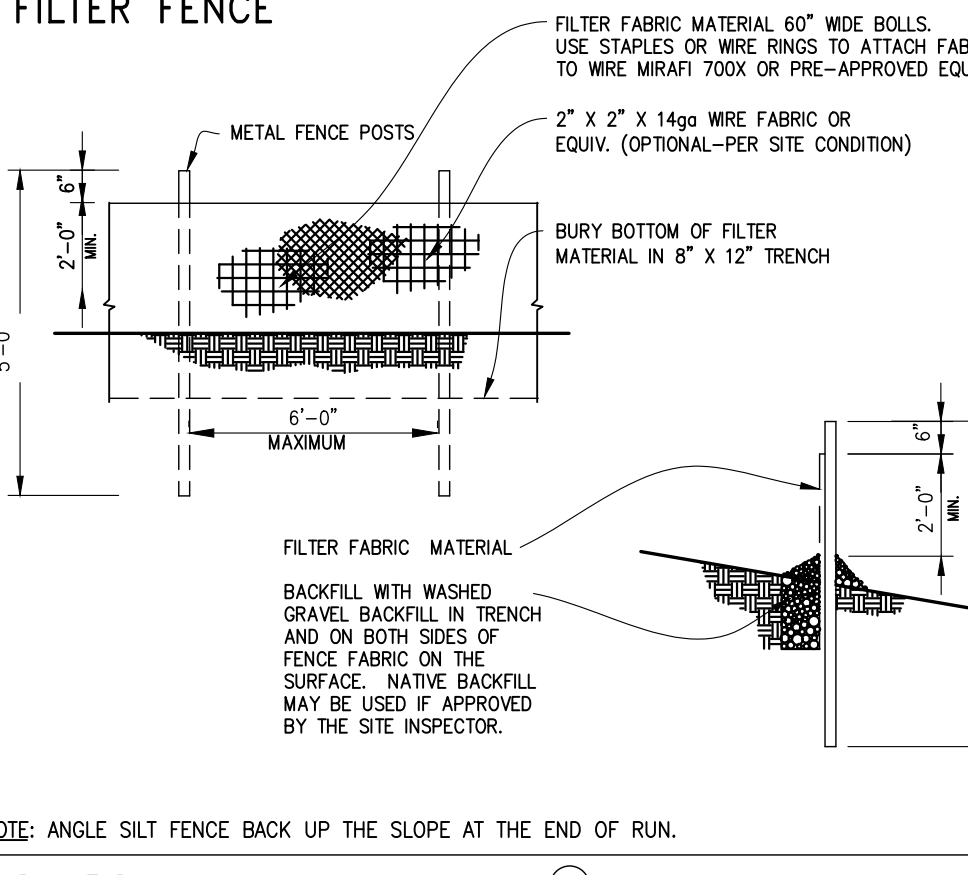
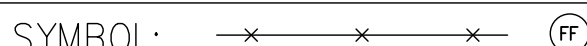
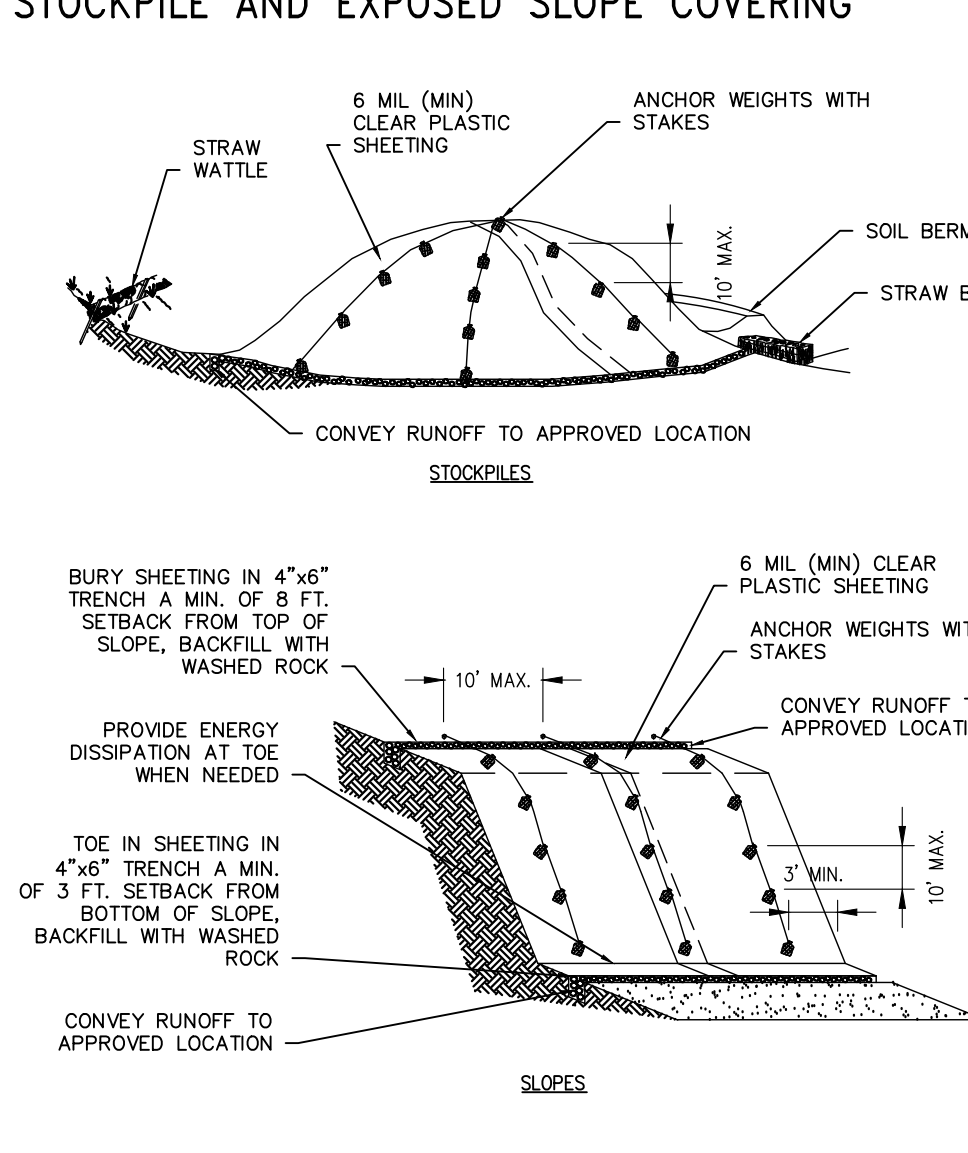

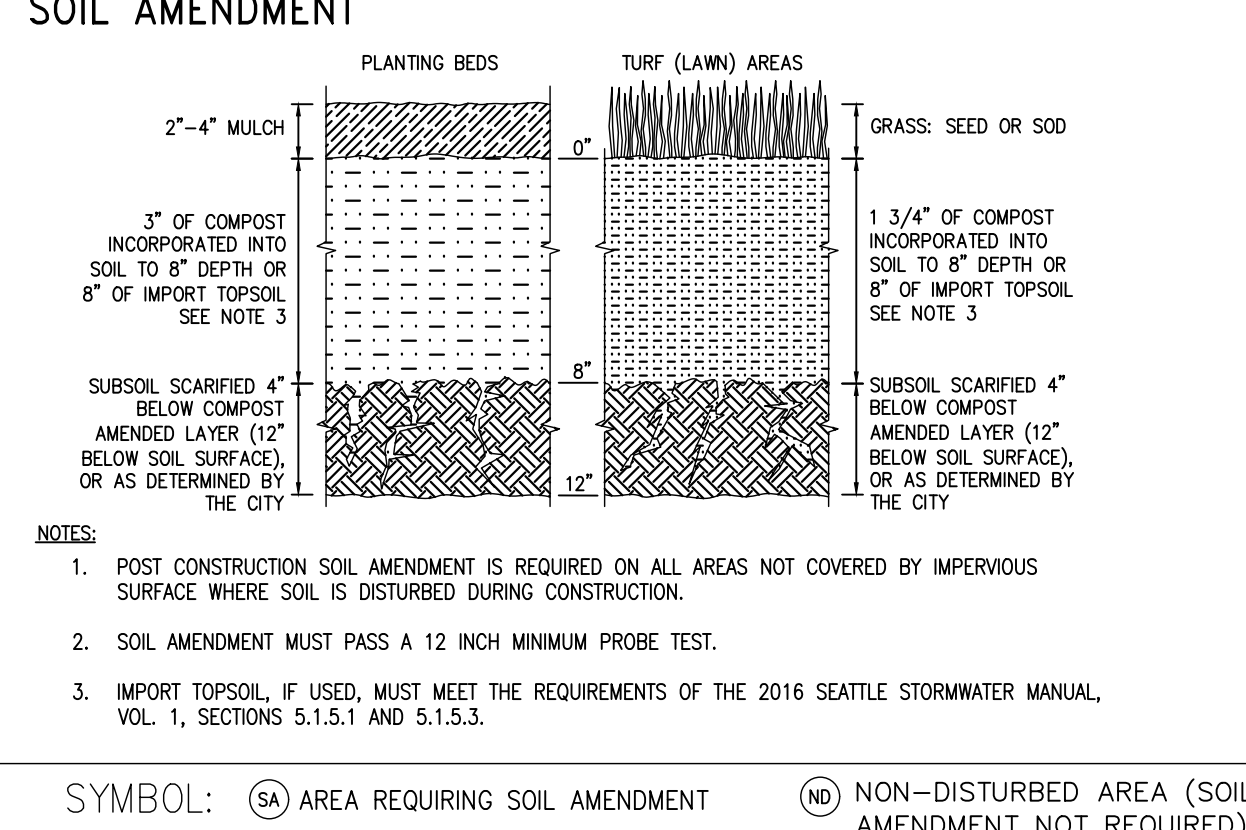


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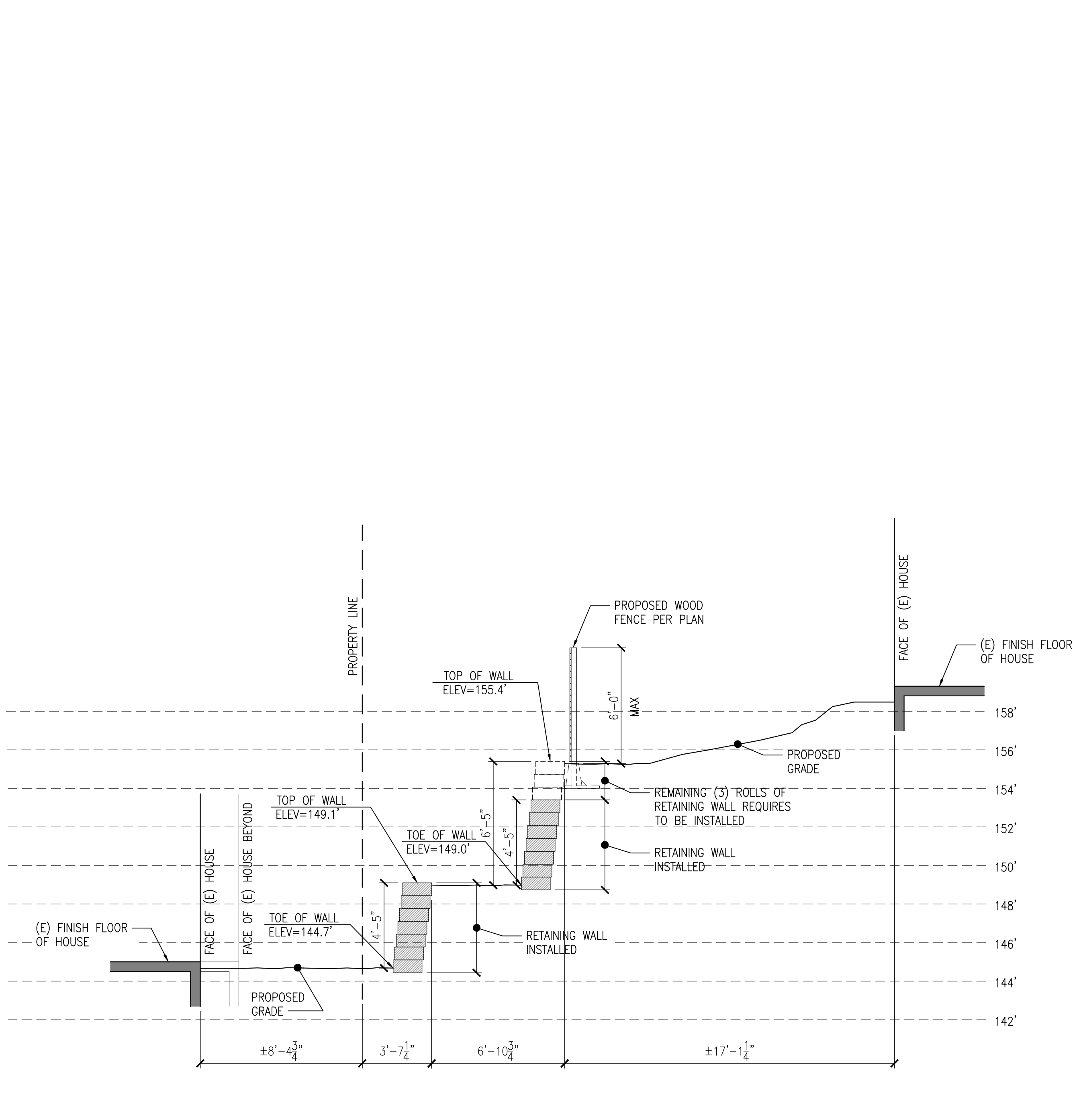
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10/20/22	Permit Intake

Project No.: FFWD_2211.00
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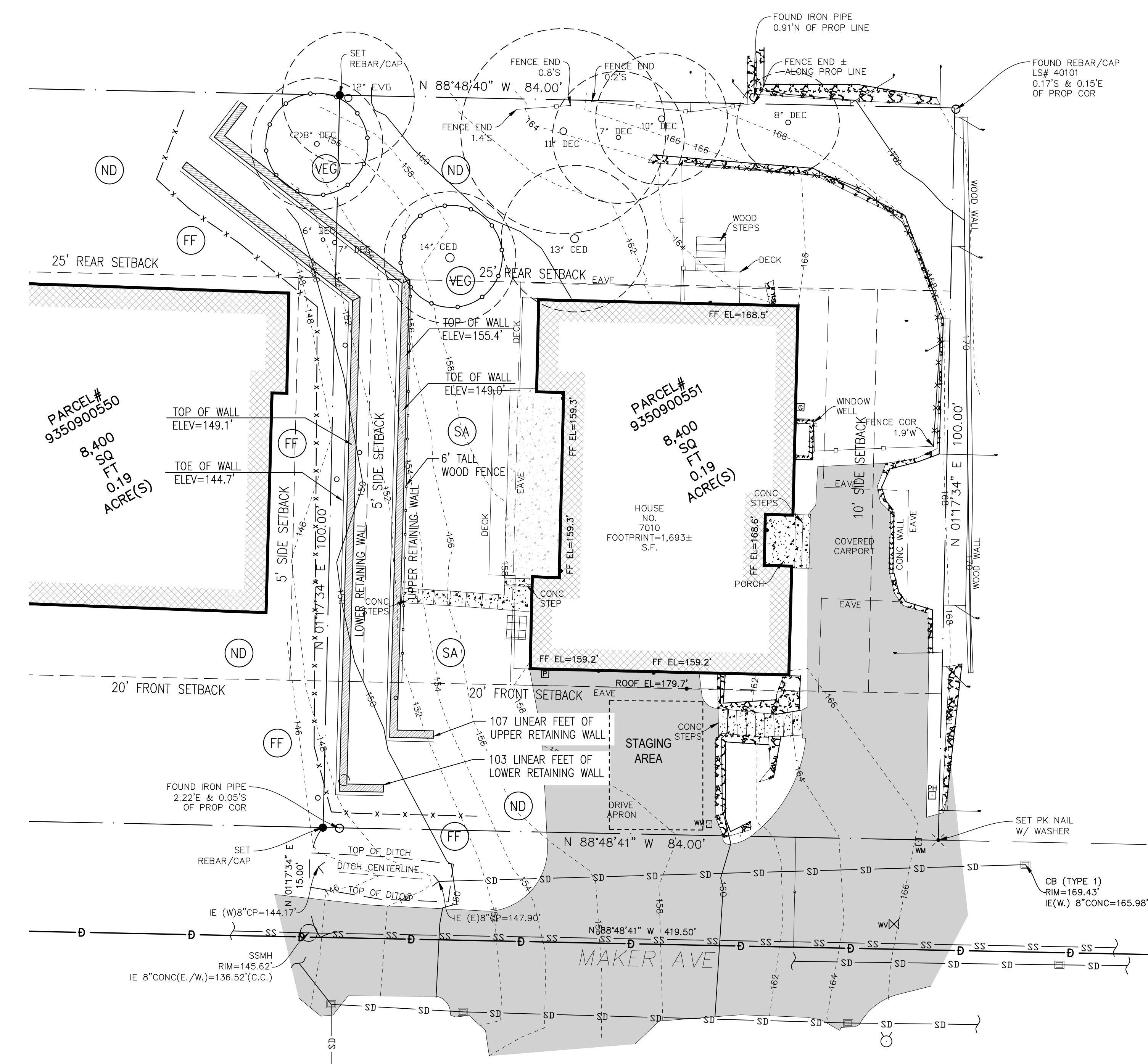
**GENERAL INFO
&
SITE PLAN**

Sheet No:
T1.0

<h3>TREE & VEGETATION PROTECTION</h3> <p>TREE PROTECTION FENCING AND SIGN</p> <ol style="list-style-type: none"> CHAIN LINK, WIRE MESH, OR SIMILAR OPEN RIGID MATERIAL (NO PLYWOOD) MUST BE INSTALLED PRIOR TO DEMOLITION OR GROUND DISTURBANCE KEPT IN PLACE FOR THE DURATION OF CONSTRUCTION NO SOIL DISTURBANCE OR ACTIVITY ALLOWED WITHIN FENCED AREA: MATERIAL STORAGE/STOCKPILING, PARKING, EXCAVATION, DUMPING, OR WASHING MODIFICATIONS OF THESE REQUIREMENTS BY APPROVAL OF SDCI PLANNER ONLY IF ROOTS GREATER THAN 2 INCH FOUND OUTSIDE OF FENCING, PROTECT BY HAND EXCAVATION AND, IF NECESSARY, CUT CLEANLY AND KEEP MOST USE 3 INCHES OR DEEPER WOOD CHIP MULCH OUTSIDE FENCED AREAS TO PROTECT FEEDER ROOTS <p>VEGETATION PROTECTION</p> <ol style="list-style-type: none"> ORANGE MESH OR SIMILAR OPEN MATERIAL MINIMIZE CONSTRUCTION ZONE PROTECT VEGETATION OUTSIDE CONSTRUCTION ZONE WITH FENCING AS SHOWN USE 3 INCHES OR DEEPER WOOD CHIP MULCH OUTSIDE FENCED AREAS TO PROTECT FEEDER ROOTS  <p>SYMBOL: </p>	<h3>FILTER FENCE</h3> <p>FILTER FABRIC MATERIAL 60" WIDE BOLLS. USE STAPLES OR WIRE RINGS TO ATTACH FABRIC TO WIRE MESH TOOL OR PRE-APPROVED EQUAL</p>  <p>NOTE: ANGLE SILT FENCE BACK UP THE SLOPE AT THE END OF RUN.</p> <p>SYMBOL: </p>	<h3>STOCKPILE AND EXPOSED SLOPE COVERING</h3>  <p>SYMBOL: </p>	<h3>SOIL AMENDMENT</h3>  <p>NOTES:</p> <ol style="list-style-type: none"> POST CONSTRUCTION SOIL AMENDMENT IS REQUIRED ON ALL AREAS NOT COVERED BY IMPERVIOUS SURFACE WHERE SOIL IS DISTURBED DURING CONSTRUCTION. SOIL AMENDMENT MUST PASS A 12 INCH MINIMUM PROBE TEST. IMPORT TOPSOIL, IF USED, MUST MEET THE REQUIREMENTS OF THE 2016 SEATTLE STORMWATER MANUAL, VOL. 1, SECTIONS 5.1.5.1 AND 5.1.5.3. <p>SYMBOL:  AREA REQUIRING SOIL AMENDMENT  NON-DISTURBED AREA (SOIL AMENDMENT NOT REQUIRED)</p> <p>DEFINITIONS:</p> <ul style="list-style-type: none"> NON-DISTURBED AREA (ND): VEGETATED AREAS THAT WILL NOT BE SUBJECT TO LAND DISTURBING ACTIVITY DO NOT REQUIRE SOIL AMENDMENT IF THEY ARE FENCED AND CONTINUOUSLY PROTECTED THROUGHOUT CONSTRUCTION. THE FENCING MUST BE IN PLACE AT THE FIRST GROUND DISTURBANCE INSPECTION. THIS WILL BE MONITORED BY THE SDCI SITE INSPECTOR. NO DISTURBANCE, INCLUDING VEHICLE TRAFFIC OR MATERIAL STORAGE, IS ALLOWED IN THESE AREAS UNTIL FINAL INSPECTION. LABEL THESE AREAS AS (ND) IN THE PLAN VIEW. SOIL AMENDMENT AREA (SA): VEGETATED OR COMPOST AREAS (TURF AND LANDSCAPE) MUST BE AMENDED PER THE SOIL AMENDMENT DETAIL AND THE SUBSOIL MUST BE LOOSENEED SO IT WILL PROBE TO A DEPTH OF 12 INCHES PRIOR TO SITE FINAL INSPECTION. THIS INCLUDES AREAS IMPACTED BY CLEARING AND GRADING, STOCKPILING, SITE ACCESS, PATHWAYS AND MATERIALS OR EQUIPMENT STORAGE. LABEL THESE AREAS AS (SA) IN THE PLAN VIEW.
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B SITE CROSS SECTION
SCALE: 1/4"=1'-0"



A TEMPORARY EROSION & SEDIMENT CONTROL PLAN
SCALE: 1"=10'

COEN RETAINING WALL PROJECT

7010 SE MAKER ST
MERCER ISLAND, WA 98040

PERMIT SET

Date:	Description:
10/20/22	Permit Intake

Project No.: FFWD_2211.00
Drawn:

TESC PLAN, SECTION & DETAILS

Sheet No: **T2.0**