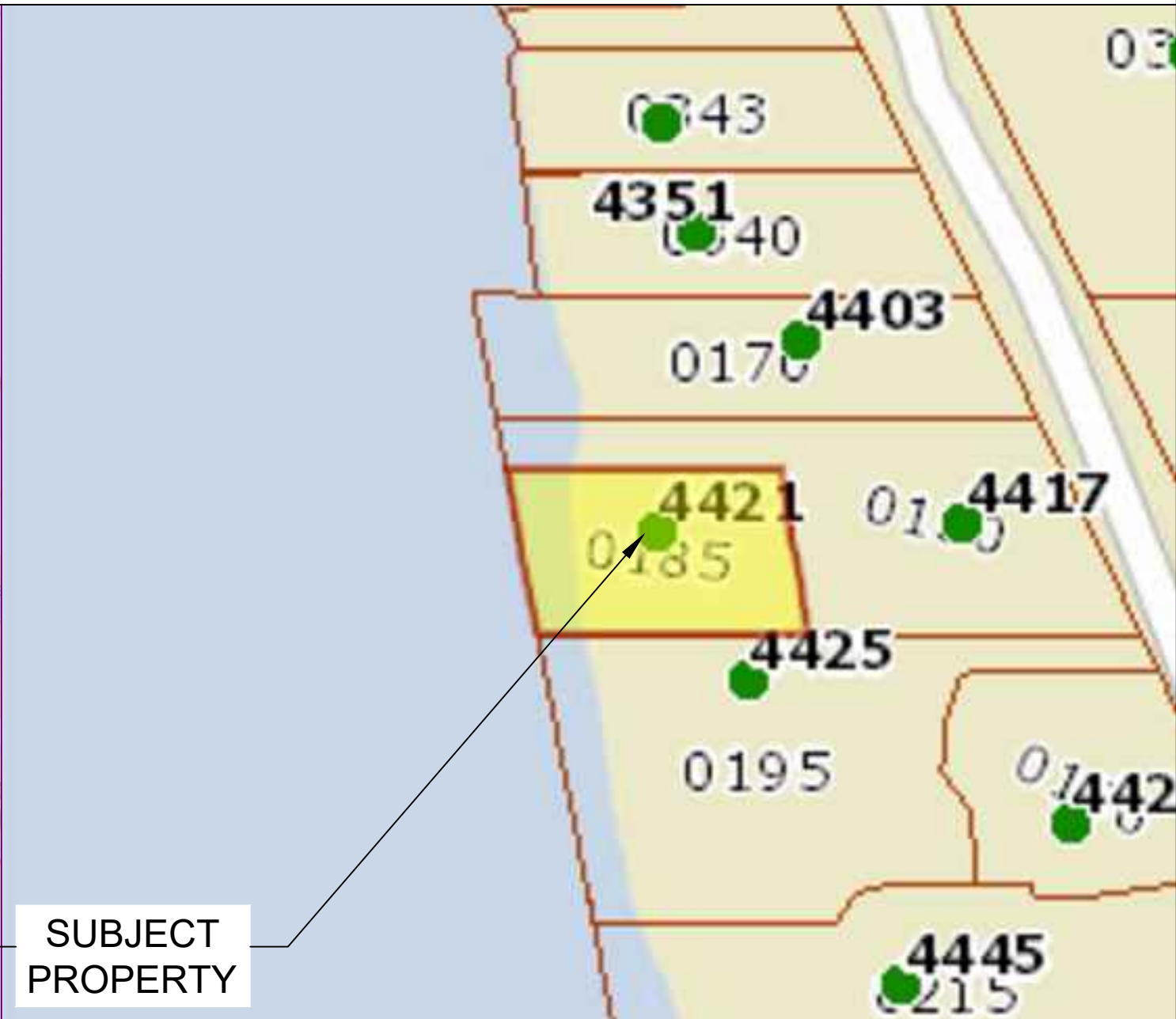
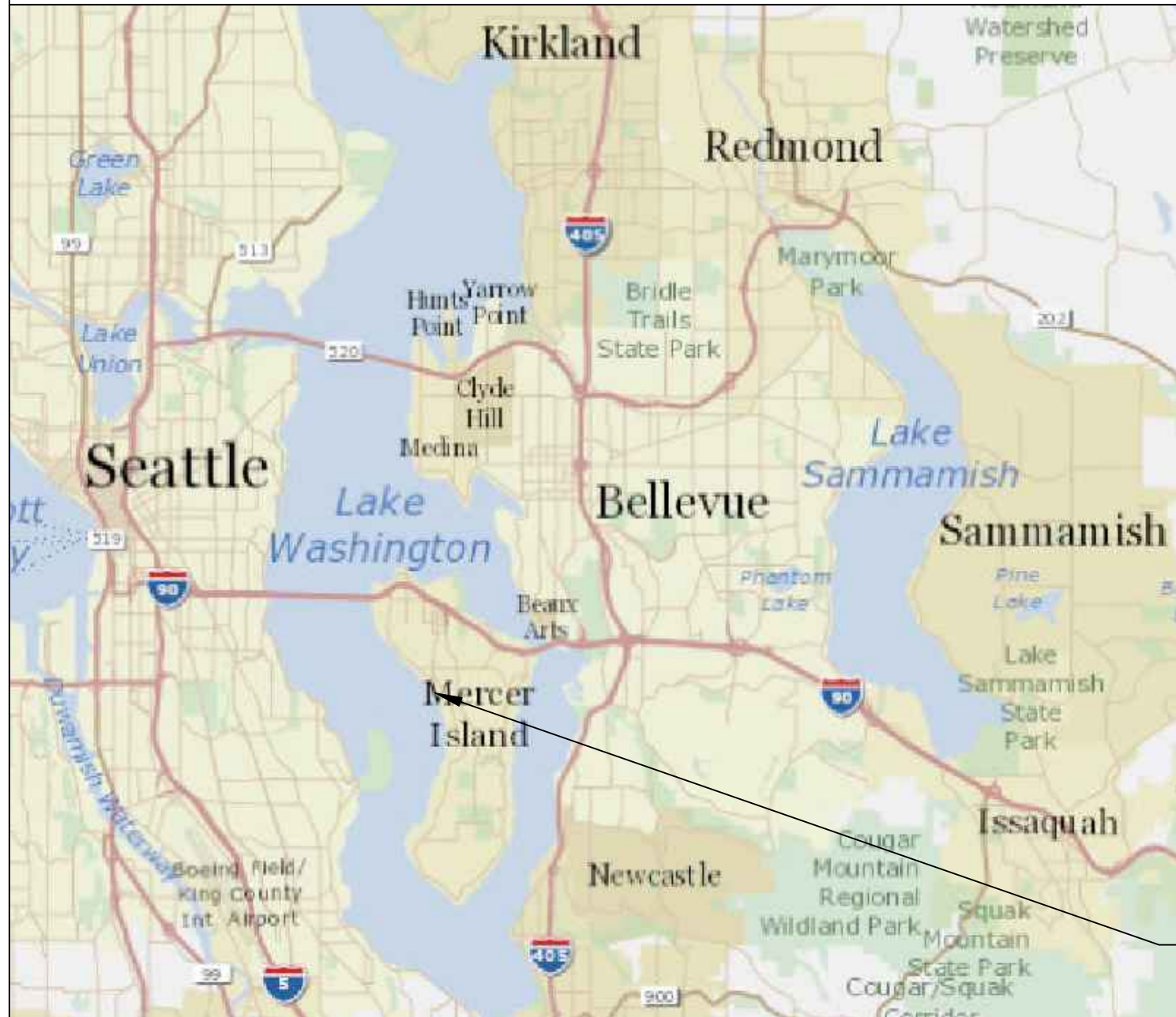


SITE PLAN



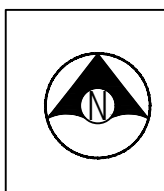
**SUBJECT
PROPERTY**

Pin: 548270-0185

Legal Description: MERRIMOUNT ADD POR W OF LN OF 38 DIST 171.81 FT W FR NE COR SD 38 & BRG S 08-14 E TO S LN OF 39 & SH LDS ADJ

Plat Block:
Plat Lot: 38-39

LAT: 47.56694 LONG: -122.23289



Seaborn Pile Driving
1080 W Ewing St
Seattle, WA 98119

Office: 206-236-1700 ext. 3
www.seabornpiledriving.com

Scope of Work: We propose to repair (6) piles, remove (1) mooring pile, remove a PWC lift, install a boat lift, and install a dual jet ski lift.

County: King County
Location: Lake Washington

Applicant: Amiga Residence
4421 Forest Ave SE
Mercer Island, WA 98040

Datum: CORPUS OF ENGINEERS 1919
SE Quarter Of Section 13, Township 24, Range 04

Adjacent Owners:
4425 FOREST LLC
4425 FOREST AVE SE 98040

REBMAN CHAD+JENNIFER
4417 FOREST AVE SE 98040

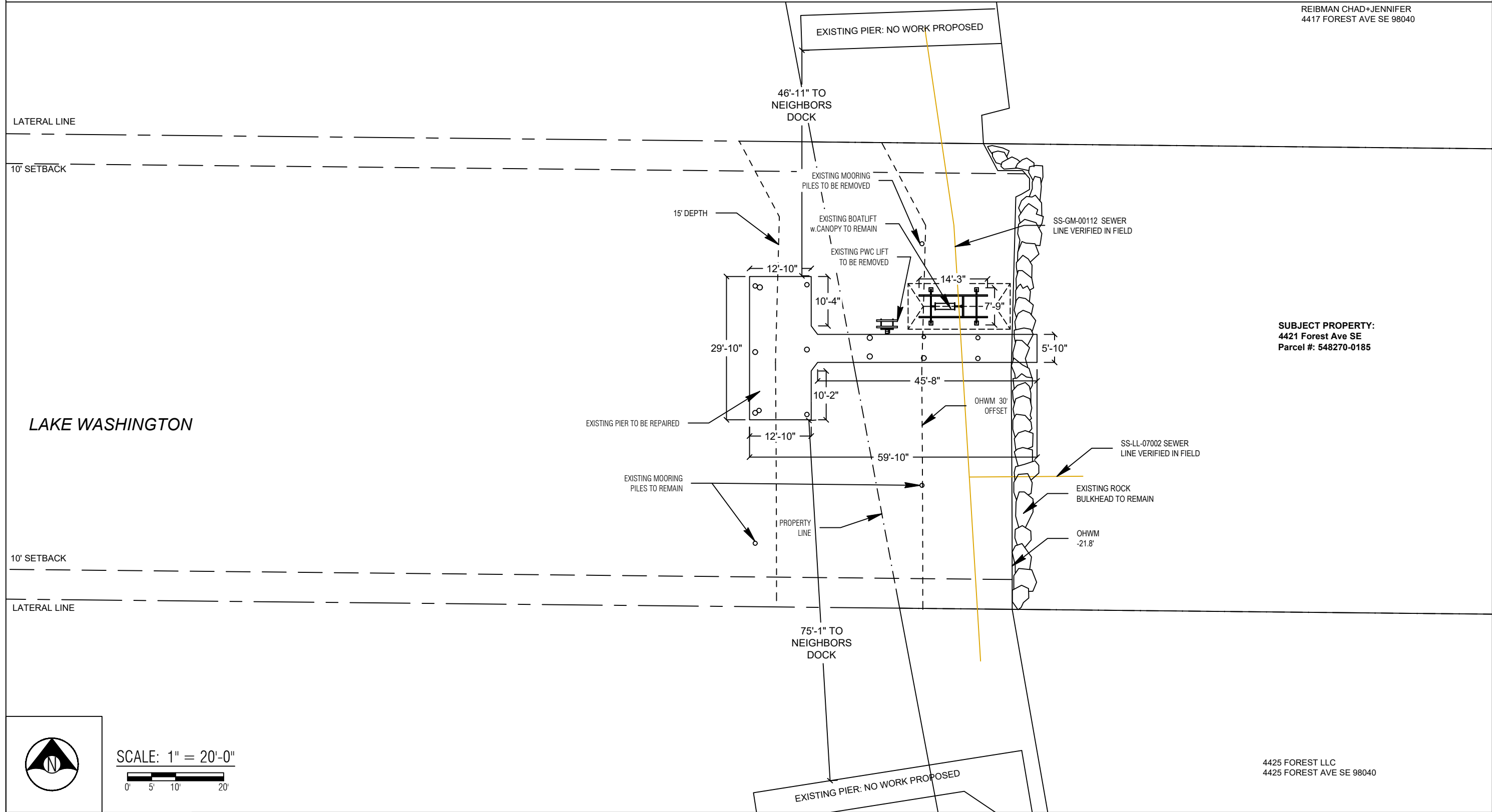
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NWS-2021-XXX
PAGE 1 OF 9

Created: 05-18-2021
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EXISTING CONDITIONS

****CLEAN UP LAKE AROUND PROJECT****



REIBMAN CHAD+JENNIFER
4417 FOREST AVE SE 98040

SUBJECT PROPERTY:
4421 Forest Ave SE
Parcel #: 548270-0185

4425 FOREST LLC
4425 FOREST AVE SE 98040

LATERAL LINE

10' SETBACK

10' SETBACK

LATERAL LINE

LAKE WASHINGTON



SCALE: 1" = 20'-0"
0 5 10 20



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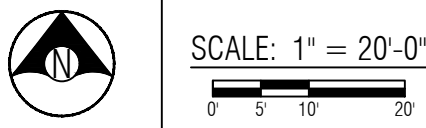
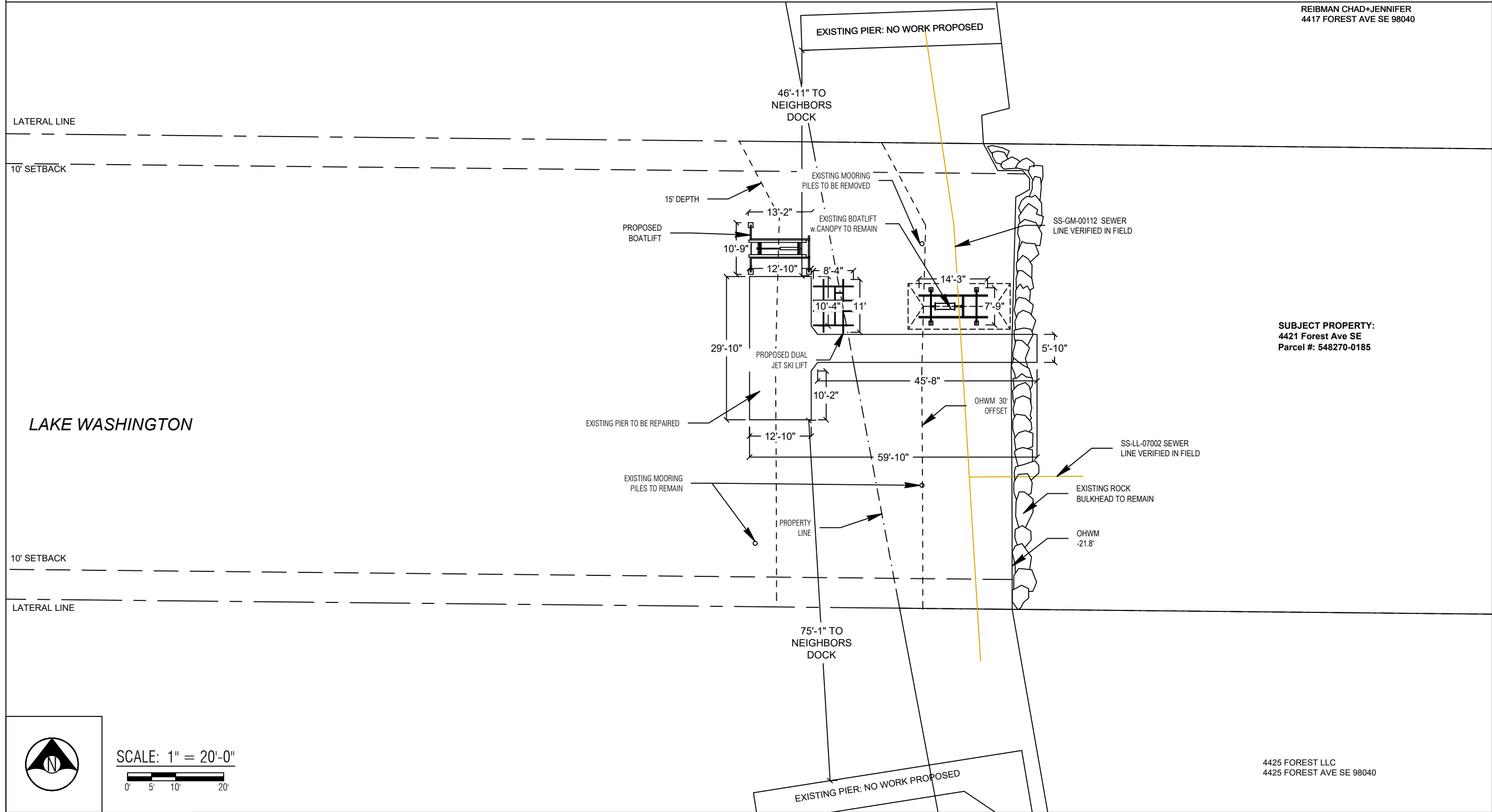
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**SHEET
A2.0**

PROPOSED CONDITIONS

****CLEAN UP LAKE AROUND PROJECT****



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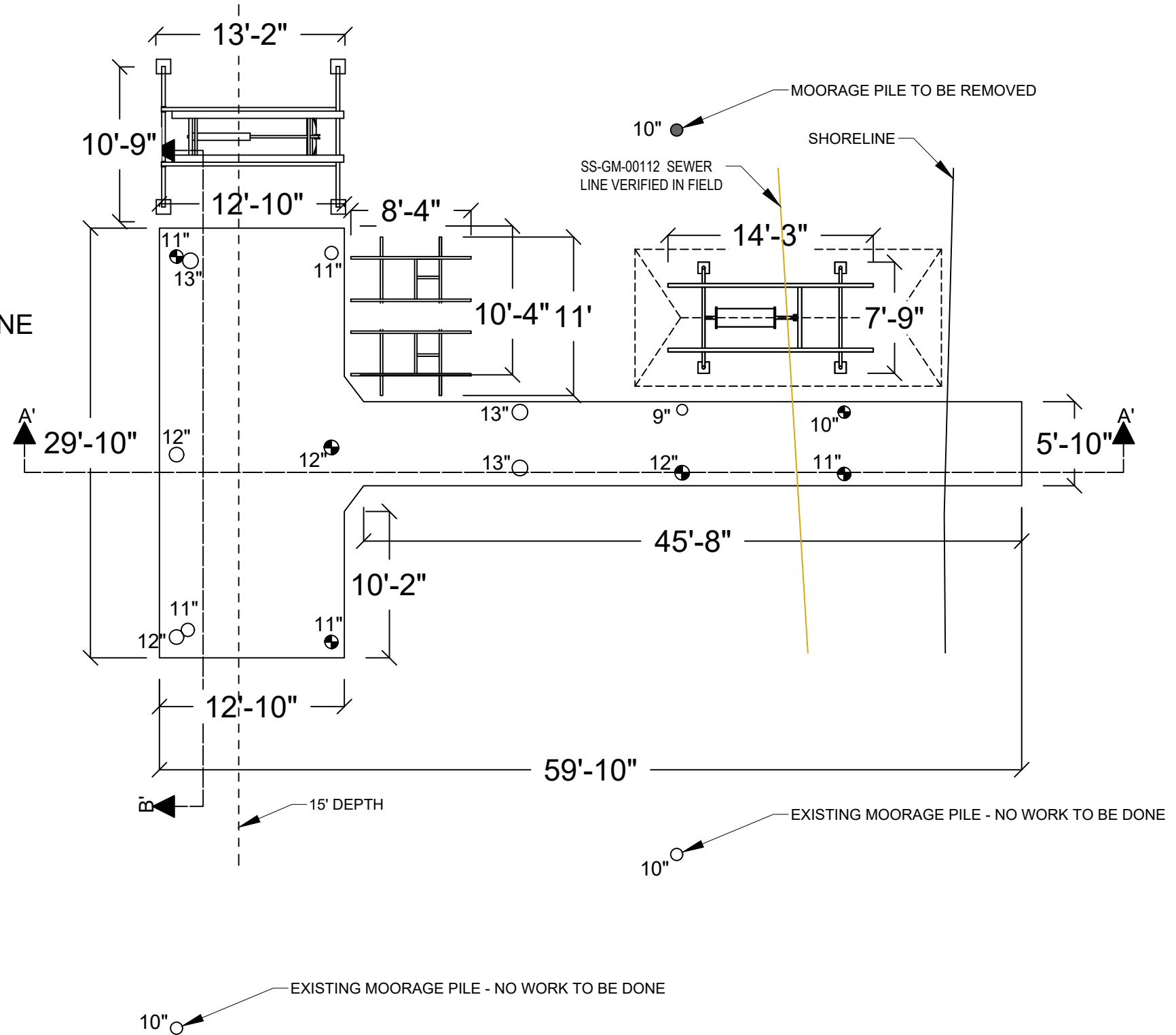
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PIER DETAILS - EXISTING/PROPOSED

LEGEND

- (6) EXISTING PILES - TO BE REPAIRED
- (8) EXISTING PILES - NO WORK TO BE DONE
- (1) EXISTING MOORING PILE - TO BE REMOVED
- (2) EXISTING MOORING PILE - NO WORK TO BE DONE

Area: 650 sqft (total - no work to be done)



PLAN VIEW



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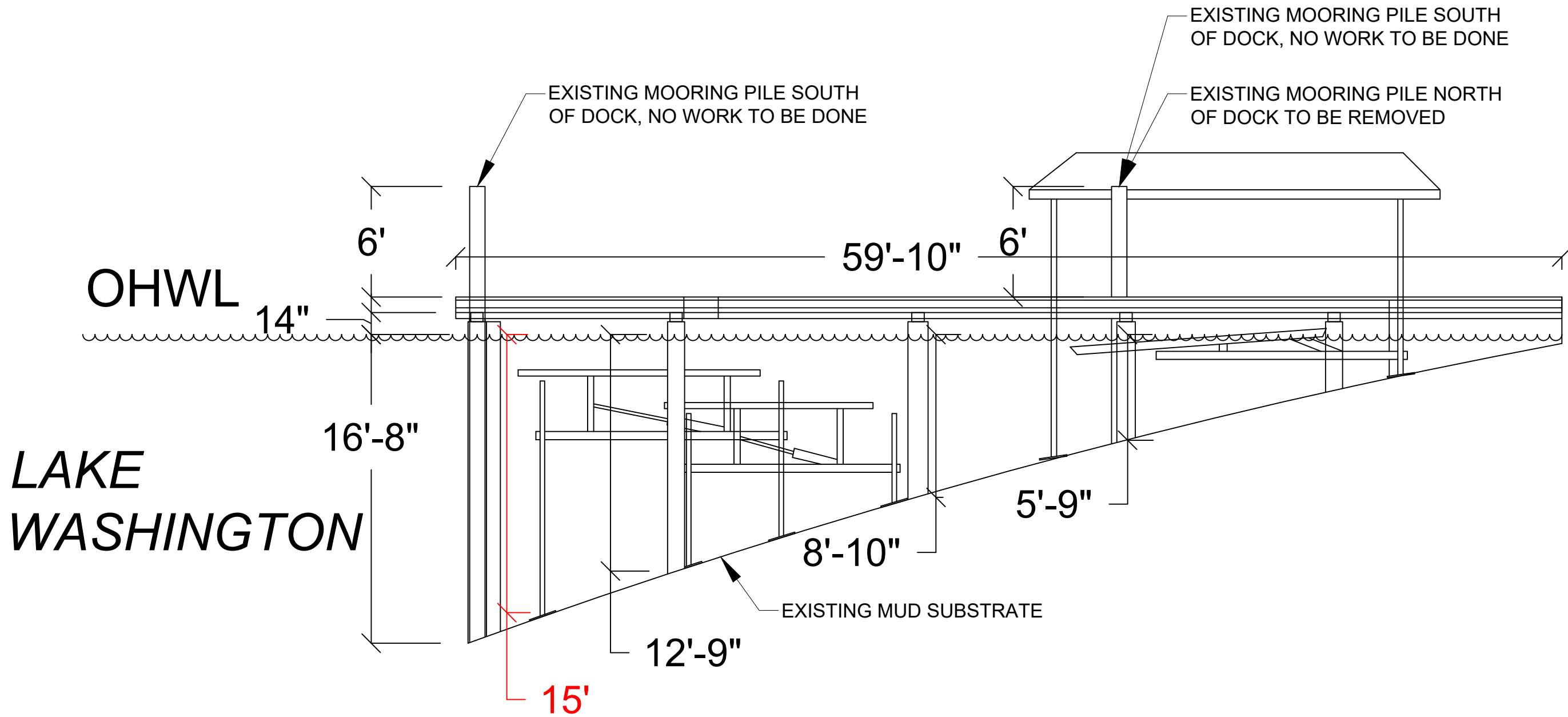
King County
Lake Washington

Amiga Residence
4421 Forest Ave SE
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CORPS OF ENGINEERS 1919
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Adjacent Owners:
4425 FOREST AVE SE 98040
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PIER DETAILS EXISTING/PROPOSED



SECTION VIEW: A'-A'



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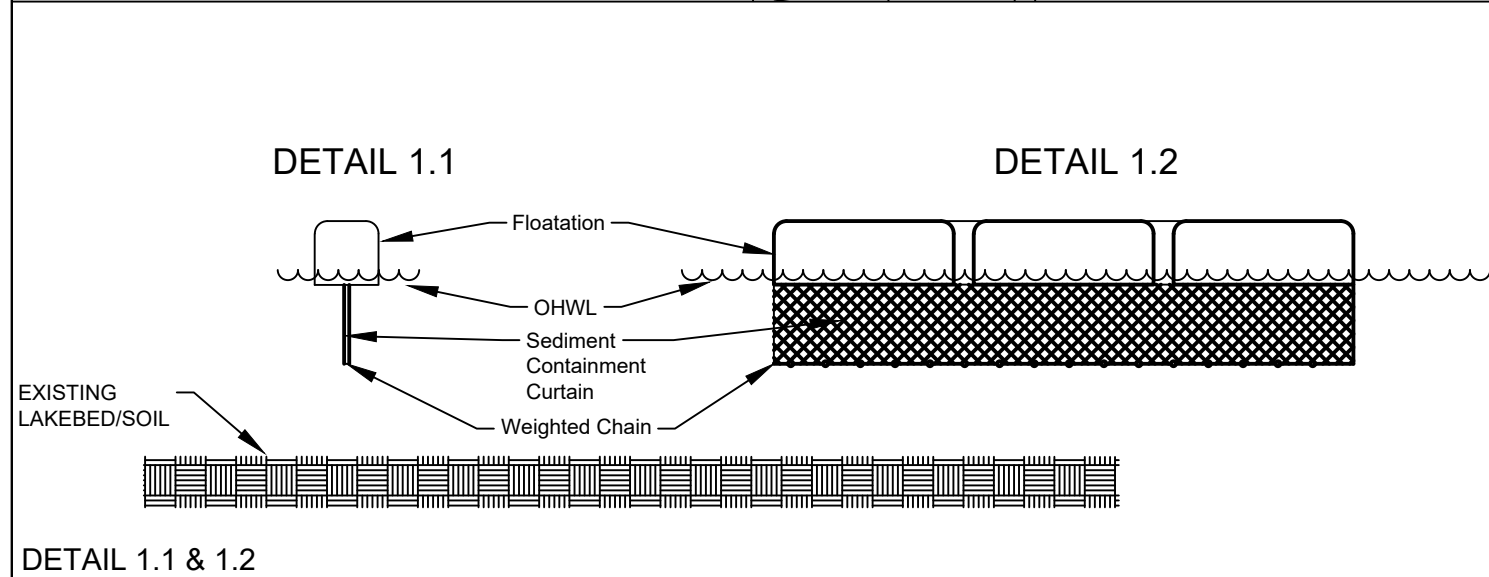
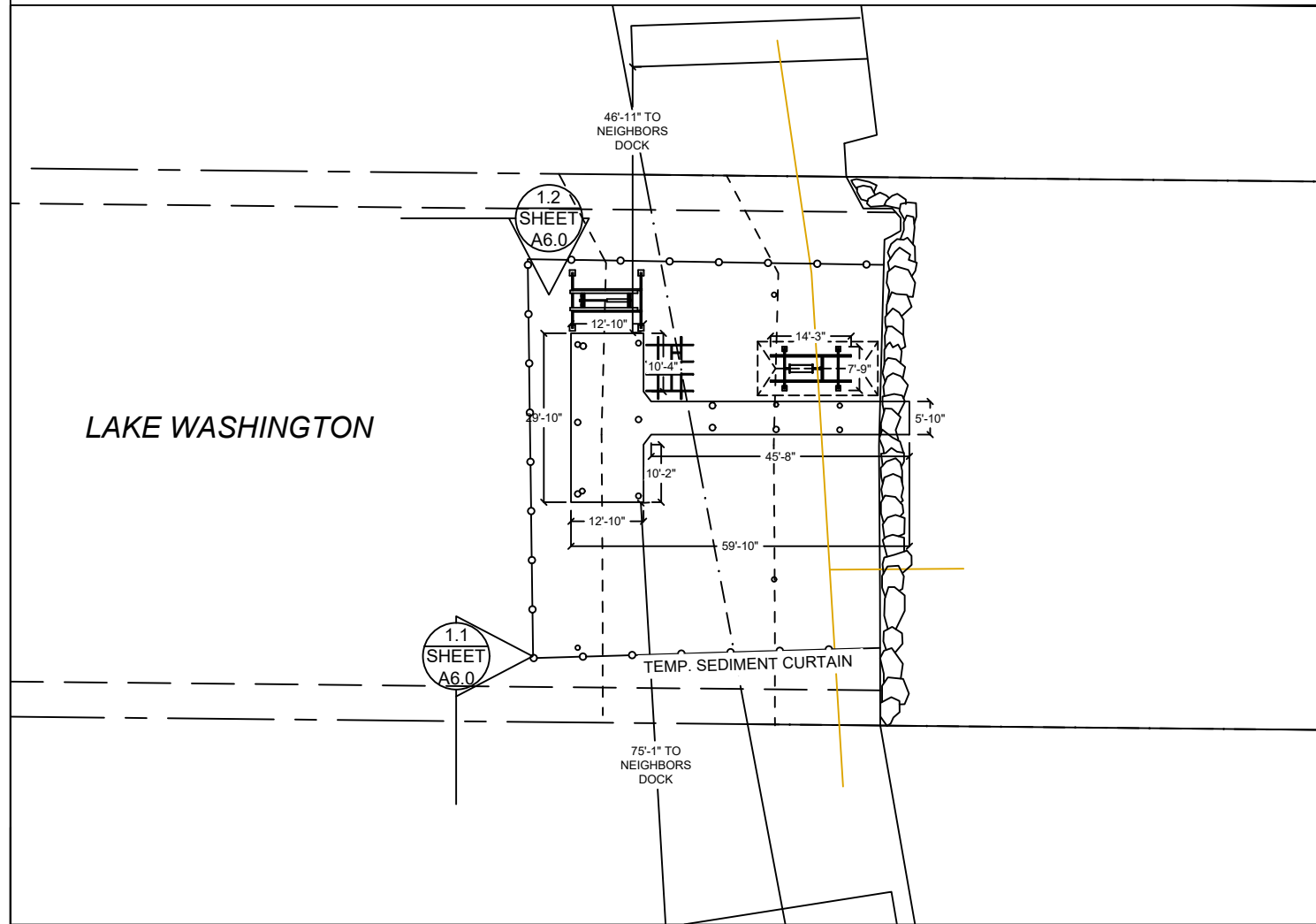
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NWS-2021-XXX
PAGE 5 OF 9

Last Updated: 4/5/2022 12:03 PM Dray

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BMP INFORMATION



BMP NOTES:

- A. Constant vigilance shall be kept for the presence of protected fish species during all aspects of the proposed action, particularly during in-water activities such as vessel movement, deployment of anchors & spuds, pile driving, dredging, and placement of gravels and other fill.
 1. The project manager shall designate an appropriate number of competent observers to survey the project site and adjacent areas for protected species, including the presence of fish as conditions allow.
 2. Visual surveys shall be made prior to the start of work each day, and prior to resumption of work following any break of more than an hour. Periodic additional visual surveys throughout the work day are strongly recommended.
 3. All in-water work shall be done during the in-water work window for the waterbody. Where there is a difference between the USCOE and WDFW work windows, the overlap of the two shall apply.
 4. All pile driving and extraction shall be postponed or halted when obvious aggregations or schooling of fish are observed within 50 yards of that work, and shall only begin/resume after the animals have voluntarily departed the area.
 5. When piloting vessels, vessel operators shall operate at speeds and power settings to avoid grounding vessels, and minimize substrate scour and mobilization of bottom sediments.
- B. No contamination of the marine environment shall result from project-related activities.
 1. Appropriate materials to contain and clean potential spills shall be stored and readily available at the work site and/or aboard project-related vessels.
 2. The project manager and heavy equipment operators shall perform daily pre-work equipment inspections for cleanliness and leaks. All heavy equipment operations shall be postponed or halted should a leak be detected, and shall not proceed until the leak is repaired and the equipment is cleaned.
 3. To the greatest extent practicable, utilize biodegradable oils for equipment that would be operated in or near water.
 4. Fueling of land-based vehicles and equipment shall take place at least 50 feet away from the water, preferably over an impervious surface. Fueling of vessels shall be done at approved fueling facilities.
 5. Turbidity and siltation from project-related work shall be minimized and contained through the appropriate use of erosion control practices, effective silt containment devices, and the curtailment of work during adverse weather and tidal/flow conditions.
 6. All wastes shall be collected and contained for proper disposal at approved upland disposal sites appropriate for the material(s).
 7. When removing piles and other similarly treated wood, containment booms must fully enclose the work area. Wood debris, oils, and any other materials released into lake waters must be collected, removed, and properly disposed of at approved disposal sites.
 8. All in- and over-water wood cutting would be limited to the minimum required to remove the subject wood component, and all cutting work should be enclosed within floating containment booms.
 9. When removing piles, no actions shall be taken that would cause adhering sediments to return to lake waters.
 10. Above-water containment shall be installed around removed piles to prevent sediment laden waters from returning to lake waters.
 11. Construction staging (including stocking of materials, etc.) will occur on the supply barge.
 12. All Exposed wood to be used on the project will be treated with a cheminite treatment.



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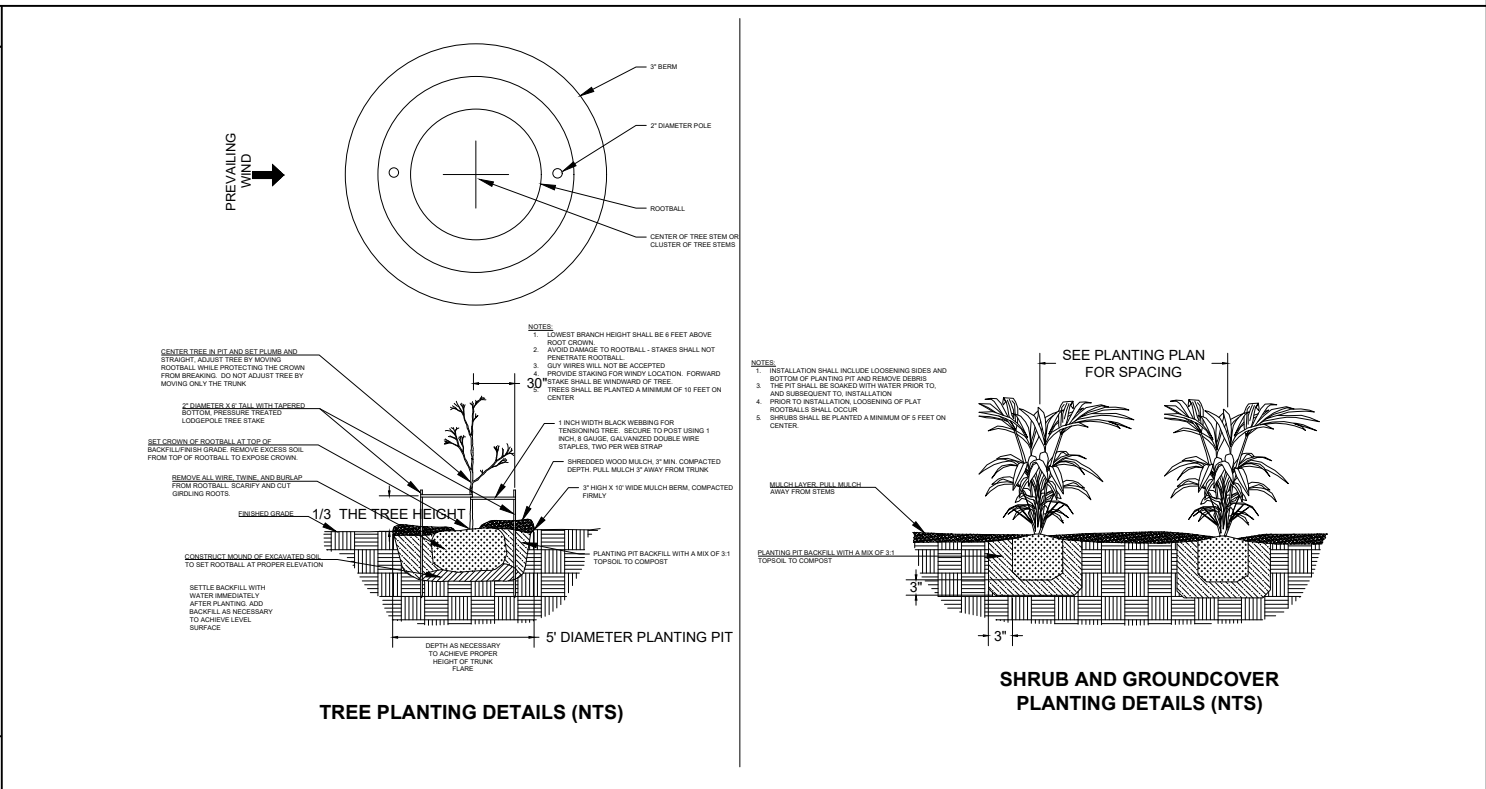
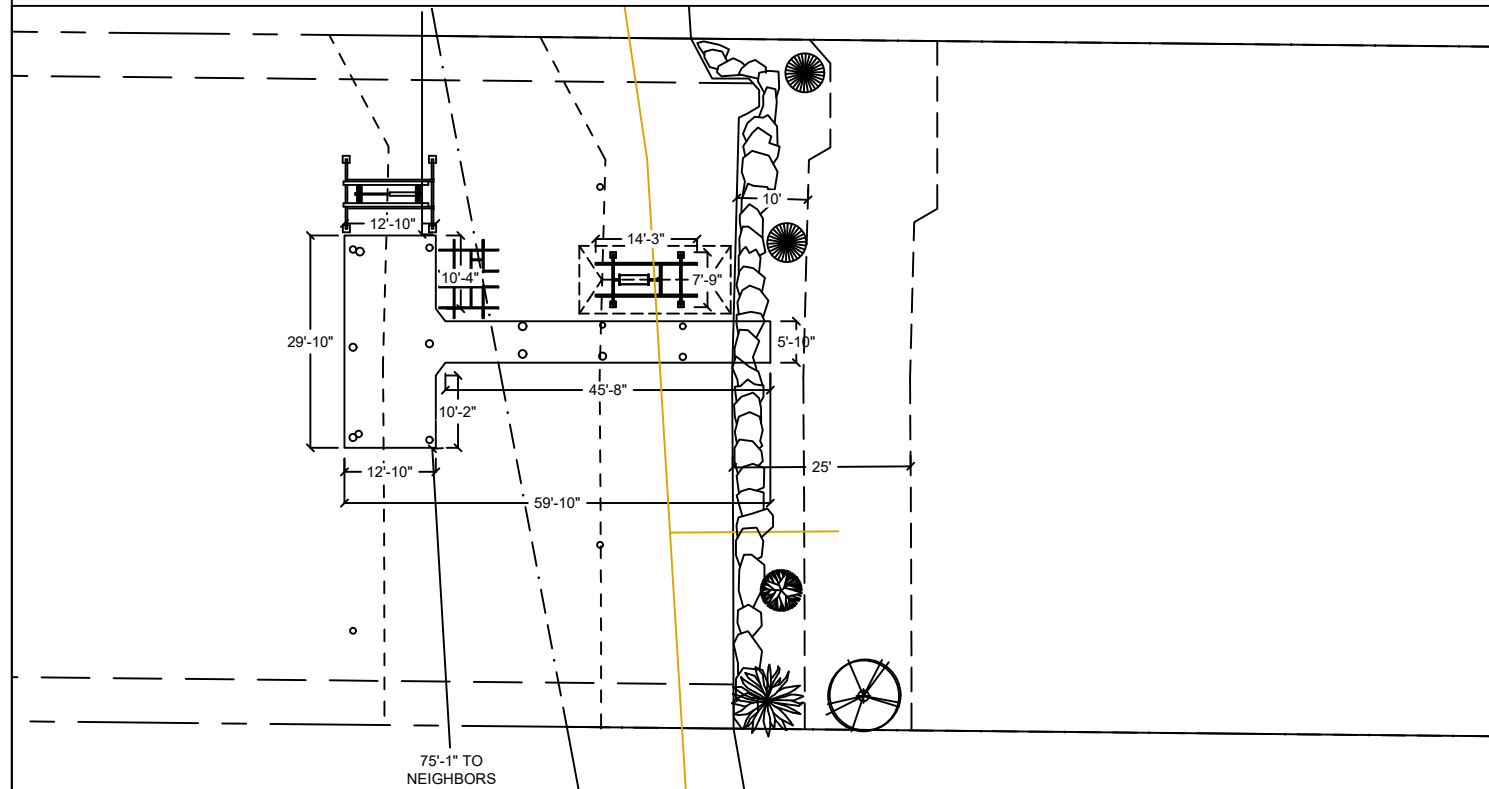
Adjacent Owners:
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NWS-2021-XXX
 PAGE 6 OF 9

MITIGATION PLAN



- Notes:**
1. Shrubs are show, and shall be planted, at least five feet on center. Trees are show, and shall be planted, at least ten feet to center.
 2. The property owner will implement and abide by the shoreline planting plan. The plants shall be installed before or concurrent with the work authorized by this permit. A report, as-built drawing and photographs demonstrating the plants have been installed or a report on the status of project construction will be submitted to the U.S. Army Corps of Engineers, Seattle District, Regulatory Branch, within 12 months from the date of permit issuance. This reporting requirement may be met by completing and submitting a U.S. Army Corps of Engineers approved Report for Mitigation Work Completion form.
 3. The property owner will maintain and monitor the survival of installed shoreline plantings for five years after the U.S. Army Corps of Engineers accepts the as-built report. Installed plants shall achieve 100% survival during monitoring Years 1 and 2. Installed plants shall achieve at least 80% survival during monitoring Years 3, 4 and 5. Percent survival is based on the total number of plants installed in accordance with the approved riparian planting plan. Individual plants that die will be replaced with native riparian species in order to meet the survival performance standards.
 4. The property owner will provide annual monitoring reports for five years (Monitoring Years 1-5). Each annual monitoring report will include written and photographic documentation on plant mortality and replanting efforts and will document whether the performance standards are being met. Photos will be taken from established points and used repeatedly for each monitoring year. In addition to photos at designated points, photo documentation will include a panoramic view of the entire planting area. Submitted photos will be formatted on standard 8 1/2 x 11" paper, dated with the date the photo was taken, and clearly labeled with the direction from which the photo was taken. The photo location points will be identified on an appropriate drawing. Annual shoreline planting monitoring reports will be submitted to the U.S. Army Corps of Engineers, Seattle District, Regulatory Branch, by November 31 of each monitoring year. This reporting requirement may be met by completing and submitting a U.S. Army Corps of Engineers approved Mitigation Planting Monitoring Report form.

PROPOSED PLANTING SPECIES/QUANTITIES

SYMBOL	LATIN NAME	COMMON NAME	QTY	SIZE
	<i>Thuja picatta</i>	Western Redcedar	1	3 ft
	<i>Pinus contorta v contorta</i>	Shore pine	1	3 ft
	<i>Rosa nutkana</i>	Nootka Rose	1	1 Gallon
	<i>Philadelphus lewisii</i>	Mock Orange	2	1 Gallon

PLANTS: Shrubs to be installed 5ft on center and trees to be installed 10ft on center.

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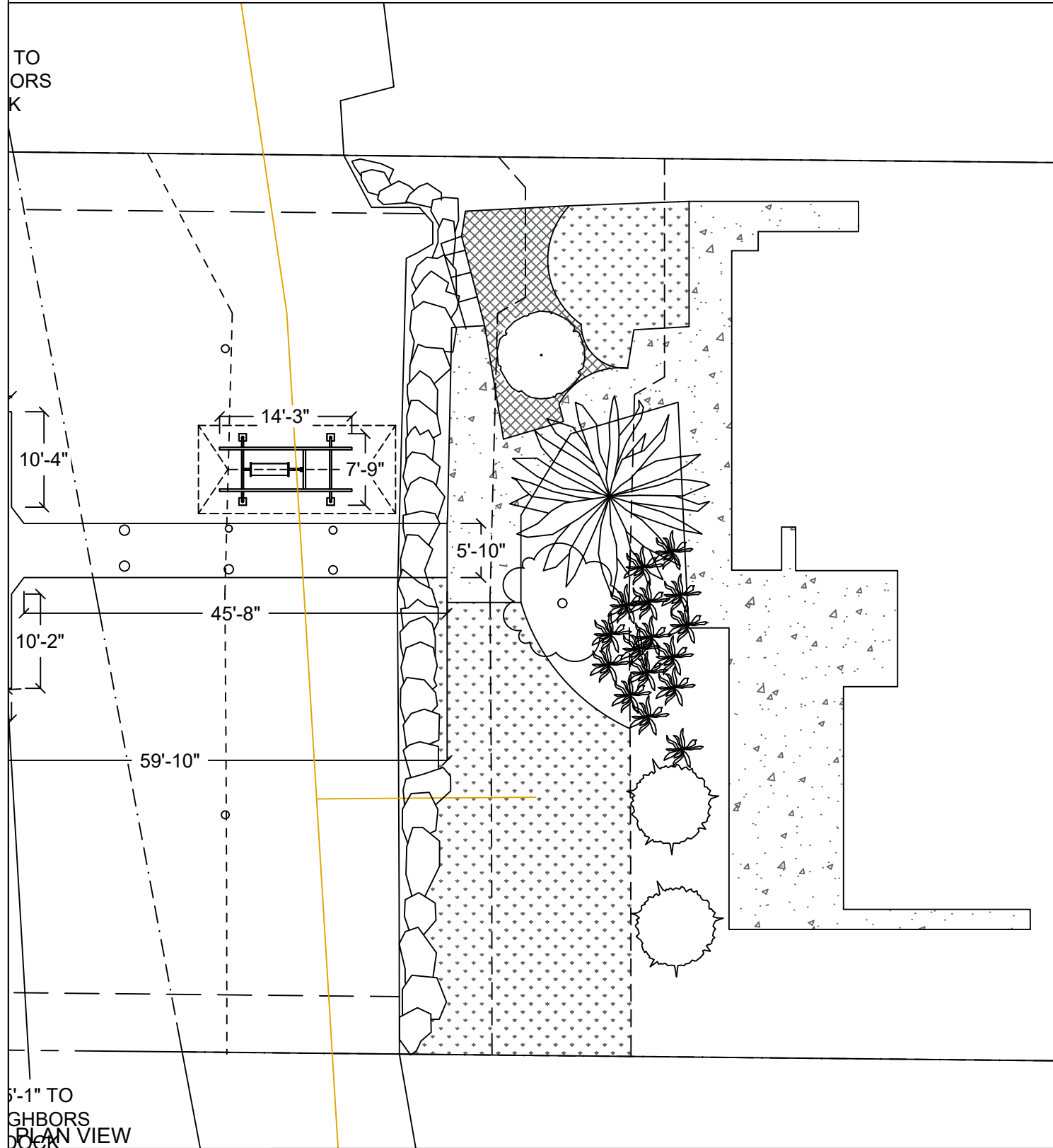


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SHEET A7.0

EXISTING PLANT PLAN



EXISTING PLANTING SPECIES/QUANTITIES

SYMBOL	SCIENTIFIC NAME	COMMON NAME	QTY	SIZE
	-	-	16	3ft
	-	-	1	10ft
	-	-	2	10ft
	Arecaceae	Palm Tree	1	30ft
	-	-	1	10ft
	Poaceae	Grass	N/A	Large
	Hedera helix	English Ivy	N/A	Large

EXISTING PLANTS TABLE

Scope of Work: We propose to repair (6) piles, remove (1) mooring pile, remove a PWC lift, install a boat lift, and install a dual jet ski lift.

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REIBMAN CHAD+JENNIFER
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GENERAL NOTES:

MATERIALS SPEC LIST:

Boat Lifts:

- * 93" x 171" (existing boat lift)
- * 129" x 158" (proposed boat lift)
- * 100" x 132" (proposed dual jet ski)

PILES:

- * Repair piles are done as a sleeve/strap method
- * Piles are driven using the vibro method

SEWER:

- * All sewer is field verified by probing the lake bed manually during the allowed work windows for the area.

CODE REFERENCES: Mercer Island

We are applying for the permit to be reviewed under the:

“Alternative Development Standards” per MIMC 19.13050(F)(3).

The code official shall approve moorage facilities not in compliance with the development standards in subsection (F)(1) or (F)(2) of this section subject to both U.S. Army Corps of Engineers and Washington Department of Fish and Wildlife approval to an alternate project design. The following requirements and all other applicable provisions in this chapter shall be met:

i. The dock must be no larger than authorized through state and federal approval; Ch. 19.13 Shoreline Master Program | Mercer Island City Code Page 30 of 34 The Mercer Island City Code is current through Ordinance 20C-13, passed June 16, 2020.

- Project in review

ii. The maximum width must comply with the width of moorage facilities standards specified in standards specified in subsection D of this section (Table D);

-The width is legally non-conforming per permit SHL06-029.

iii. The minimum water depth must be no shallower than authorized through state and federal approval;

-Project in review

iv. The applicant must demonstrate to the code official's satisfaction that the proposed project will not create a net loss in ecological function of the shorelands; and

-NNL report included with the submittal

v. The applicant must provide the city with documentation of approval of the moorage facilities by both the U.S. Army Corps of Engineers and the Washington Department of Fish and Wildlife.

-Project in review

Mitigation" Disturbance of bank vegetation shall be limited to the minimum amount necessary to accomplish the project. Disturbed bank vegetation shall be replaced with native, locally adapted herbaceous and/or woody vegetation. Herbaceous plantings shall occur within 48 hours of the completion of construction. Woody vegetation components shall be planted in the fall or early winter, whichever occurs first. The applicant shall take appropriate measures to ensure revegetation success;

Last permit issued for property: 1112-086

Dock established/constructed: 12/15/2011



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**SHEET
A9.0**

GENERAL

- ALL CONSTRUCTION SHALL CONFORM TO THESE PLANS.
- CONTRACTOR SHALL VERIFY ALL LEVELS, DIMENSIONS, AND EXISTING CONDITIONS IN THE FIELD BEFORE PROCEEDING. CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY DISCREPANCIES OR FIELD CHANGES PRIOR TO INSTALLATION OR FABRICATION. IN CASE OF DISCREPANCIES BETWEEN THE EXISTING CONDITIONS AND THE DRAWINGS, THE CONTRACTOR SHALL OBTAIN DIRECTION FROM THE ENGINEER BEFORE PROCEEDING. DIMENSIONS NOTED AS PLUS OR MINUS (\pm) OR REF INDICATE UNVERIFIED DIMENSIONS AND ARE APPROXIMATE. NOTIFY ENGINEER IMMEDIATELY OF CONFLICTS OR EXCESSIVE VARIATIONS FROM INDICATED DIMENSIONS, NOTED DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS – DO NOT SCALE DRAWINGS. DIMENSIONS OF EXISTING CONDITIONS ARE BASED ON RECORD DRAWINGS AND ARE TO BE FIELD-VERIFIED BY THE CONTRACTOR.
- CONTRACTOR SHALL PROVIDE ADEQUATE SHORING AND BRACING OF ALL STRUCTURAL MEMBERS AND EXISTING MEMBERS, AS REQUIRED, AND IN A MANNER SUITABLE TO WORK SEQUENCE. TEMPORARY SHORING AND BRACING SHALL NOT BE REMOVED UNTIL ALL FINAL CONNECTIONS HAVE BEEN COMPLETED IN ACCORDANCE WITH THE DRAWINGS AND MATERIALS HAVE ACHIEVED DESIGN STRENGTH.
- CONTRACTOR SHALL BE RESPONSIBLE FOR ALL SAFETY PRECAUTIONS AND THE METHODS, TECHNIQUES, SEQUENCES AND PROCEDURES REQUIRED TO PERFORM THE WORK.
- ALL MATERIALS SHALL BE NEW, UNO.
- ALL WORK SHALL BE PERFORMED IN STRICT ACCORDANCE WITH THE DRAWINGS, NOTES, AND MANUFACTURER RECOMMENDATIONS. IF THERE ARE ANY CONFLICTS BETWEEN THESE DOCUMENTS, THE ENGINEER SHALL BE CONTACTED FOR DIRECTION.
- THE CONTRACTOR SHALL CAREFULLY DECONSTRUCT EXISTING ELEMENTS AS NECESSARY TO ACCESS THE WORK AREAS. SUCH DECONSTRUCTION MAY INCLUDE, INTERIOR AND EXTERIOR FINISHES. ALL DECONSTRUCTION ELEMENTS SHALL BE RECONSTRUCTED TO MATCH THE ORIGINAL APPEARANCE AND MEET THE REQUIREMENTS OF THE INTERNATIONAL BUILDING CODE.
- ALL MOORAGE COVERS AND LIFTS SHALL BE FREESTANDING AND SHALL NOT BE ATTACHED TO THE DOCK, UNLESS NOTED OTHERWISE.

CODES AND STANDARDS

- ALL METHODS AND MATERIALS SHALL CONFORM TO THE INTERNATIONAL BUILDING CODE, 2018 EDITION.
- AMERICAN SOCIETY OF CIVIL ENGINEERS (ASCE) STANDARD 7-16 MINIMUM DESIGN LOADS FOR BUILDINGS AND OTHER STRUCTURES.
- WOOD WORK SHALL CONFORM TO THE NATIONAL DESIGN SPECIFICATION (NDS) 2018 EDITION.
- AMERICAN SOCIETY FOR TESTING AND MATERIALS, CURRENT EDITION

DESIGN CRITERIA

GRAVITY LOADS: LIVE LOAD = 40 PSF
SNOW LOAD = 25 PSF

THERE IS NO SIGNIFICANT CHANGE TO THE GRAVITY OR LATERAL LOADING OF THE EXISTING TIMBER PILES; LOADS HAVE NOT BEEN CALCULATED FOR THESE CASES, AND THE EXISTING PILES ARE OK BY INSPECTION.

WIND DESIGN: WIND LOAD IS BASED ON ASCE 7 CHAPTER 29 WITH THE FOLLOWING FACTORS

EXPOSURE CATEGORY = D RISK CATEGORY = II
 $V_{3s} = 98\text{MPH}$ WIND IMPORTANCE FACTOR, $I_w = 1.0$

DESIGN VESSEL IS 30' LONG WITH MAX SAIL AREA OF 345 SF

WAVE LOADS: P = 573 LBS

LIVE LOADS: LIVE LOAD = 40 PSF
SNOW LOAD = 25 PSF

SEISMIC LOADS: MOORAGE COVER R = 1.0
DOCK PILING R = 2.0
SEISMIC IMPORTANCE – 1.0
SD1 = 0.541g

STRUCTURAL STEEL

- ALL MISCELLANEOUS STEEL SHAPES AND PLATES, EXCEPT AS NOTED BELOW, SHALL CONFORM TO ASTM 36.
- ALL WF SHAPES SHALL CONFORM TO ASTM A992, $F_y = 50$ KSI
- ALL PILES SHALL CONFORM TO ASTM A252 GRADE 3, $F_y = 45$ KSI
- ALL BOLTS SHALL BE ASTM A307, UNO.
- ALL NUTS SHALL BE ASTM A563, UNO.
- ALL WASHERS SHALL BE ASTM F436, UNO.
- ALL THREADED RODS SHALL CONFORM TO ASTM F1554, GRADE 36.
- ALL STEEL MEMBERS AND FASTENERS THAT ARE NOT EPOXY COATED SHALL BE HOT DIPPED GALVANIZED IN ACCORDANCE WITH ASTM A153 AS APPLICABLE.

WELDING

- ALL WELDING SHALL BE PREFORMED BY WELDERS QUALIFIED FOR THE WELD AND POSITION SHOWN IN ACCORDANCE WITH AWS AND HAVING CURRENT CERTIFICATION FROM WABO.
- ALL WELDS SHALL BE PERFORMED WITH PROCEDURES PREQUALIFIED OR QUALIFIED IN ACCORDANCE WITH AWS D1.1.
- THE WELDS SHOWN ARE FOR THE FINAL CONNECTIONS, FIELD WELD SYMBOLS ARE SHOWN WHERE FIELD WELDS ARE REQUIRED BY THE STRUCTURAL DESIGN. THE CONTRACTOR IS RESPONSIBLE FOR DETERMINING IF A WELD SHOULD BE SHOP OR FIELD WELDED IN ORDER TO FACILITATE THE STRUCTURAL STEEL ERECTION.
- WELDING ELECTRODES SHALL BE 70 KSI STRENGTH AND SHALL BE "LOW-HYDROGEN ELECTRODES."

WOOD

- EACH PIECE OF LUMBER SHALL BEAR A STAMP INDICATING A GRADE MARK OF THE WEST COAST LUMBER INSPECTION BUREAU (WCLIB), WESTERN WOOD PRODUCTS ASSOCIATION (WWPA), OR OTHER AGENCY ACCREDITED BY THE AMERICAN STANDARD COMMITTEE (ALSC).
- DIMENSION LUMBER SHALL BE P.T. DOUG-FIR NO 2 OR BETTER.
- STRUCTURAL GLUED LAMINATED TIMBER SHALL BE ALASKAN CEDAR AC.AC 20F-V12.
- WOOD SHALL BE SEASONED DRY WITH A MAXIMUM MOISTURE CONTENT OF 19%.
- PRESERVATIVE TREATED WOOD SHALL CONFORM TO THE AMERICAN WOOD PROTECTION ASSOCIATION (AWPA) UC4A. ALL WOOD SHALL BEAR A TREATMENT IDENTIFICATION MARK BY THE CERTIFYING AGENCY.
- ALL BOLT HOLES IN WOOD MEMBERS SHALL BE A MINIMUM OF 1/32" TO MAXIMUM OF 1/16" LARGER THAN THE BOLT DIAMETER. PROVIDE PLATE WASHERS WHERE NUTS, BEAR ON WOOD. CUT WASHERS SHALL MEASURE 2 1/4" ϕ x 3/16" THICK.

DECKING

- DECK GRATING SHALL BE SUNWALK 90 SERIES OR APPROVED EQUAL.

ABBREVIATIONS

@	AT
AWS	AMERICAN WELDING SOCIETY
CL	CENTER LINE
CLR	CLEAR
COL	COLUMN
CONT.	CONTINUOUS
DF	DOUG FIR
EA	EACH
EX OR (E)	EXISTING
LLH	LONG LEG HORIZONTAL
MIN	MINIMUM
MNFR	MANUFACTURER
OC	ON CENTER
OPP	OPPOSITE
PL	PLATE
PSI	POUNDS PER SQUARE INCH
PSF	POUNDS PER SQUARE FOOT
P.T.	PRESERVATIVE TREATED
SF	SQUARE FOOT
REF	REFERENCE
SIM	SIMILAR
SS	STAINLESS STEEL
t	THICK
TYP	TYPICAL
UNO	UNLESS NOTED OTHERWISE
VIF	VERIFY IN FIELD
WABO	WASHINGTON ASSOCIATION OF BUILDING OFFICIALS
WF	WIDE FLANGE
W/	WITH

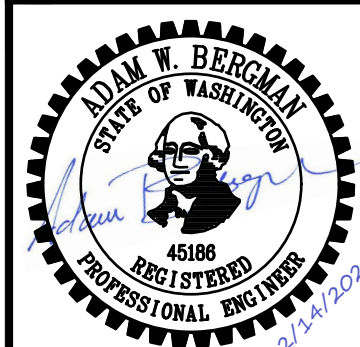
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kpff

2407 North 31st Street, Suite 100
Tacoma, Washington 98407
(253) 396-0150 Fax (253) 396-0162



Seaborn Pile Driving
1080 W Ewing St
Seattle, WA 98119
Office: 206-236-1700 ext. 3
www.seabornpiledriving.com



NO.	DATE	BY	REVISION

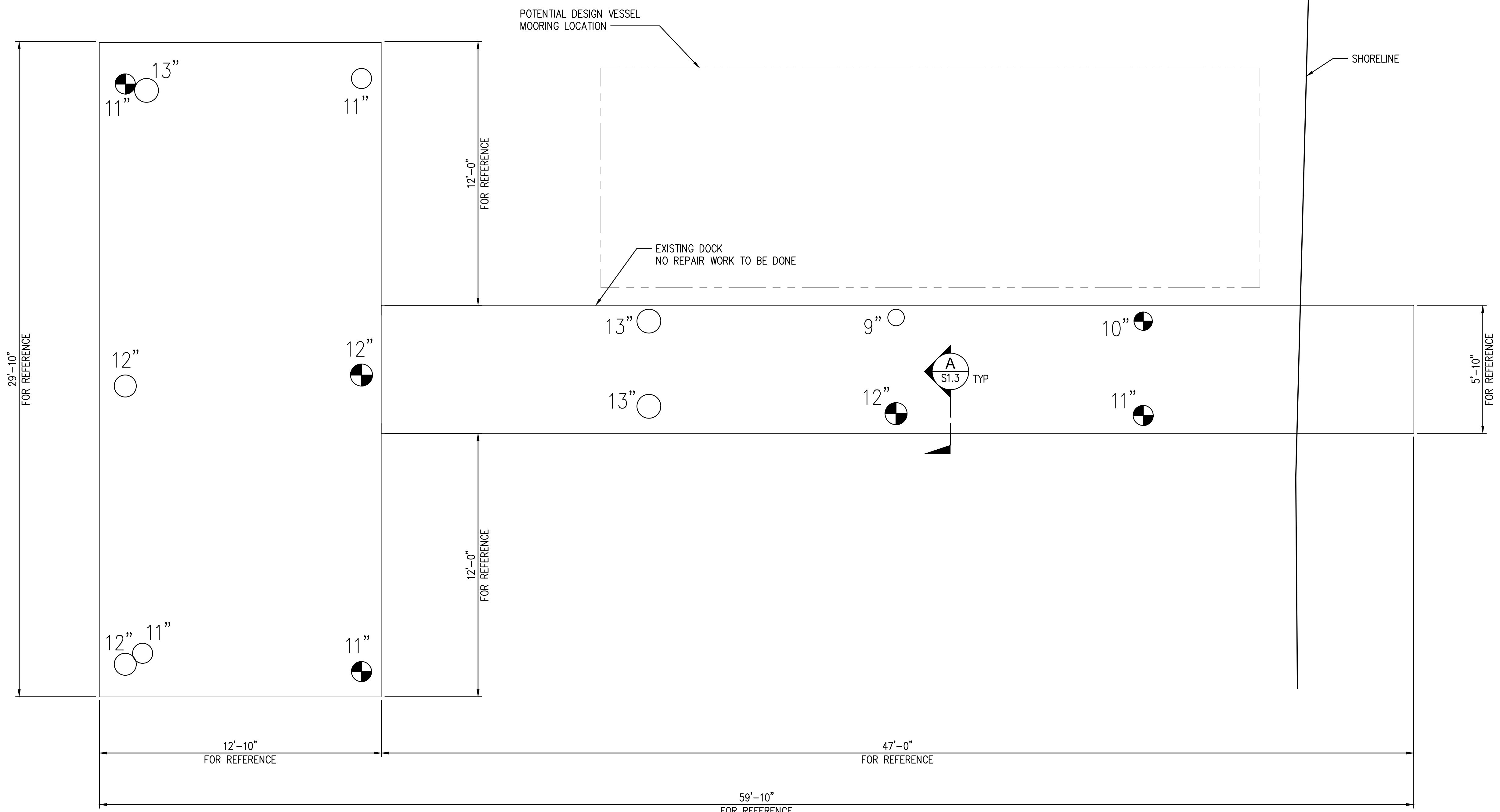
AMIGA ORI RESIDENCE
4421 FOREST AVE SE, MERCER ISLAND, WA 98040

STRUCTURAL NOTES

DRAWN: GM	PROJECT NO.: 2100134
DESIGN: TAD	SCALE: AS SHOWN
CHECKED: AWB	DATE: 11/12/2021
DRAWING NO.	S1.1
SHEET NO.	01 OF 03

FOR PERMIT

Plotted: Dec 06, 2021 - 3:47pm gmachuca
 Layout: AO_S1.2-FRAMING PLAN
 N:\2021\2100134 Seaborn Pile Driving On-Call\2021 Projects\Amiga-Orl\KPF Drawings\CURRENT\AO_S1.2-FRAMING PLAN.dwg



LEGEND

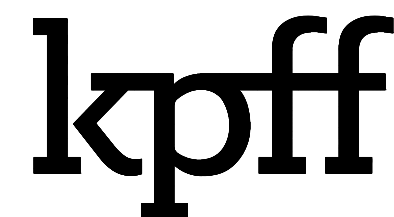
- AS NOTED EX PILES TO BE REPAIRED, SIZE VARIES
- AS NOTED EX PILE NO WORK TO BE DONE, SIZE VARIES

PILE REPAIR PLAN

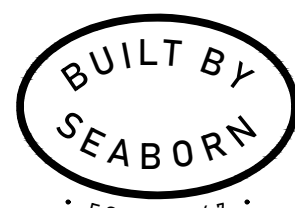
SCALE: 3/8" = 1'-0"

NOTES

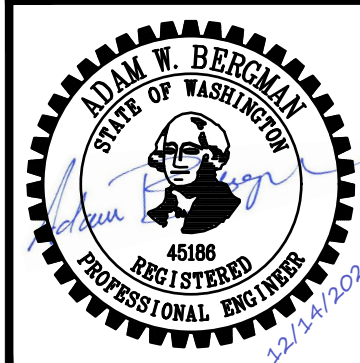
1. (N) STEEL PIPE PILES SHALL BE INSTALLED WITH 13' MINIMUM EMBEDMENT. ENGINEER SHALL BE NOTIFIED IF PILE REACHED REFUSAL BEFORE 13' OF EMBEDMENT.
2. LONG TERM MOORAGE OF LARGE VESSEL IS ONLY EXPECTED UNDER THE MOORAGE COVER. DESIGN LOCATION FOR MOORAGE BESSELS ARE SHOWN ON PLAN - SEE STRUCTURAL NOTES FOR VESSEL SIZE.
3. ALL PWC LIFTS, PLATFORM LIFTS, AND BOAT LIFTS, WHETHER PROPOSED OR RELOCATED, ARE FREE STANDING AND SHALL NOT BE SUPPORTED BY THE DOCK.



2407 North 31st Street, Suite 100
 Tacoma, Washington 98407
 (253) 396-0150 Fax (253) 396-0162



Seaborn Pile Driving
 1080 W Ewing St
 Seattle, WA 98119
 Office: 206-236-1700 ext. 3
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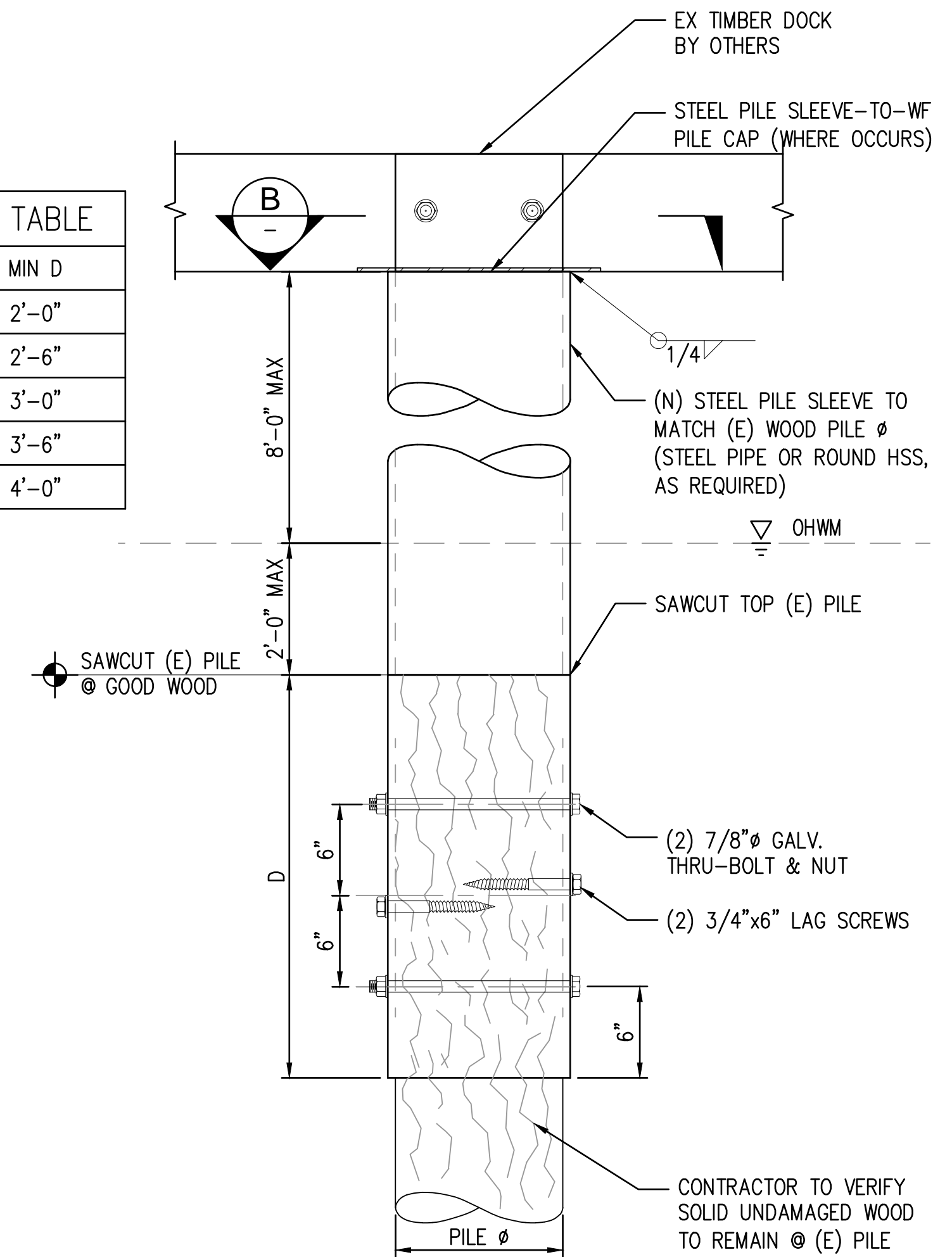
PILE REPAIR PLAN

DRAWN: GM	PROJECT NO.: 2100134
DESIGN: TAD	SCALE: AS SHOWN
CHECKED: AWB	DATE: 11/12/2021
DRAWING NO.	S1.2
SHEET NO.	02 OF 03

FOR PERMIT

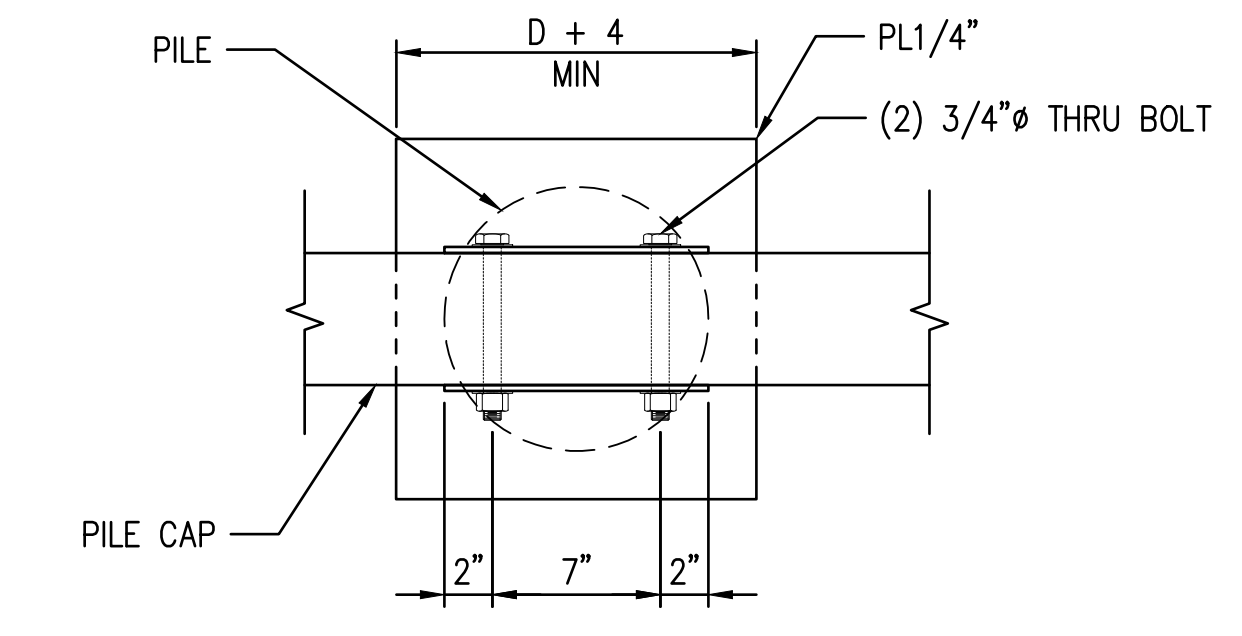
Plotter: Dec 14, 2021 - 3:19pm t Davis Layout: AO_ST.3-SEC AND DET 1
 N:\2021\2100134 Seaborn Pile Driving On-Call\2021 Projects\Amiga-Orl\KPF Drawings\CURRENT\AO_ST.3-SEC AND DET 1.dwg

STEEL SLEEVE TABLE	
PILE ϕ	MIN D
0'-8"	2'-0"
0'-10"	2'-6"
1'-0"	3'-0"
1'-2"	3'-6"
1'-4"	4'-0"



CONTRACTOR TO VERIFY THAT THE PILE FITS SNUGLY IN THE SLEEVE SUCH THAT THERE IS UNIFORM BEARING OF THE PILE AGAINST THE SLEEVE.

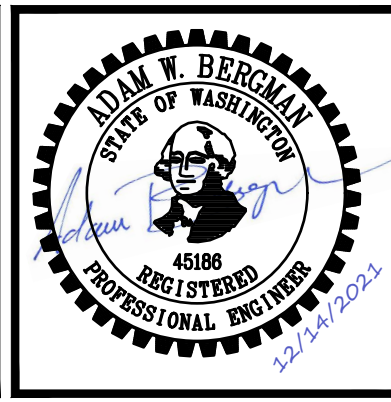
A PILE SPLICE - STEEL SPLICE
 ST.2 SCALE: 1 1/2" = 1'-0"



B SECTION
 SCALE: 1 1/2" = 1'-0"



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SECTION AND DETAIL

DRAWN: GM	PROJECT NO.: 2100134
DESIGN: TAD	SCALE: AS SHOWN
CHECKED: AWB	DATE: 11/12/2021
DRAWING NO.	S1.3
SHEET NO.	03 OF 03

FOR PERMIT