

SHEET **1** OF **39**

PROJECT INFORMATION

PARCEL #/SITE ADDRESS: 31052900201200: 1930 172ND ST NE
31052900201100: 2008 172ND ST NE
31052900201900: 2008 172ND ST NE
31052900200800: 2104 172ND ST NE
31052900202600: N/A
31052900202400: 2124 172ND ST NE
31052900200900: N/A
825,749 SF - 18.96 AC
65,177 SF - 1.50 AC
780,572 SF - 17.46 AC
CURRENT ZONING: MIXED USE (MU)
PROPOSED LAND USE: MULTI-FAMILY/APARTMENTS
WATER: CITY OF MARYSVILLE
SEWER: CITY OF MARYSVILLE
POWER: SNOHOMISH COUNTY PUD NO. 1
GAS: PUGET SOUND ENERGY
TELEPHONE: FRONTIER
CABLE: COMCAST
SCHOOL DISTRICT: LAKE STEVENS SCHOOL DISTRICT NO. 306
FIRE DISTRICT: MARYSVILLE FIRE DISTRICT RFA
PROPOSED IMPERVIOUS AREA: 14.24 AC

PHASE 1 INFORMATION

PHASE 1 GROSS AREA: 429,888 SF (9.86 AC)
PHASE 1 NET AREA: 398,624 SF (9.15 AC)
TOTAL UNITS ALLOWED: 255
TOTAL UNITS PROVIDED: 228
NET DENSITY: 228 DU / 9.15 AC = 25 DU/AC
BUILDING FLOOR AREA: 233,409 SF (5.36 AC) = 59% OF NET AREA
PHASE 1 PARKING
*MIN PARKING REQUIRED: 365 SPACES
TOTAL PARKING DESIGNED: 366 SPACES
MIN ADA PARKING REQUIRED: 20 SPACES
TOTAL ADA PARKING DESIGNED: 23 SPACES
MIN VAN ACCESSIBLE ADA PARKING: 4 SPACES
VAN ACCESSIBLE ADA PARKING DESIGNED: 4 SPACES
COVERED PARKING: 4 SPACES
MIN RESIDENTIAL OPEN SPACE REQUIRED: 46,682 SF (TOTAL BUILDING FLOOR AREA x 20%)
DESIGNED RESIDENTIAL OPEN SPACE: 66,579 SF
MIN BIKE PARKING REQUIRED: 18.4 (5% OF MIN VEHICLE PARKING)
BIKE PARKING DESIGNED: 38 (1-2 STALL RACK LOCATED UNDER EACH BUILDING STAIRWELL)

*NOTE: MINIMUM PARKING REQUIRED ASSUME A 3 STALL REDUCTION TO THE OVERALL MINIMUM PARKING REQUIREMENT DUE TO THE ADDITION OF 19.6 EXTRA BIKE PARKING STALLS OVER THE MINIMUM REQUIRED.

NOTES

1. SEE SHEET ES-01 FOR PROPOSED AND EXISTING EASEMENTS.

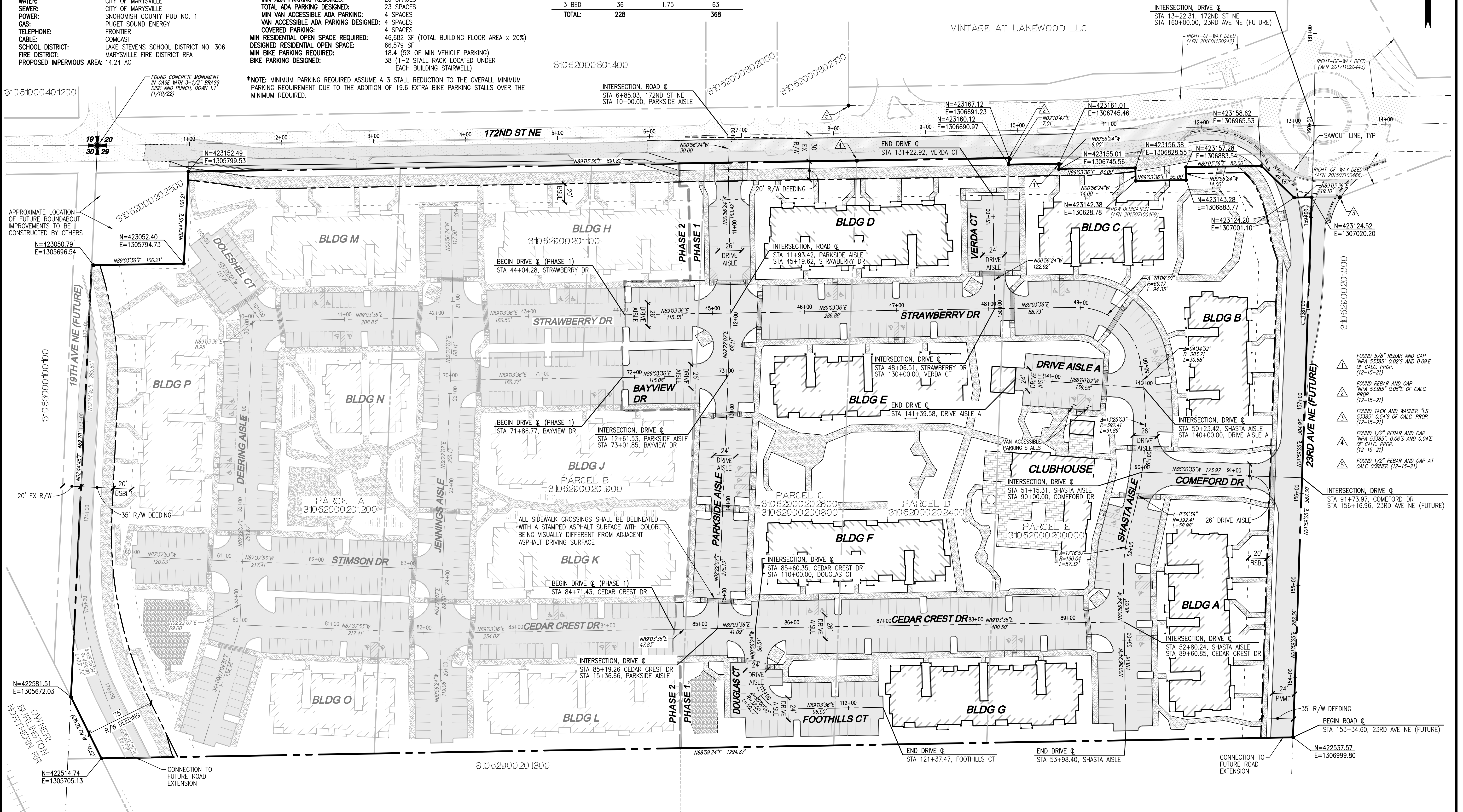
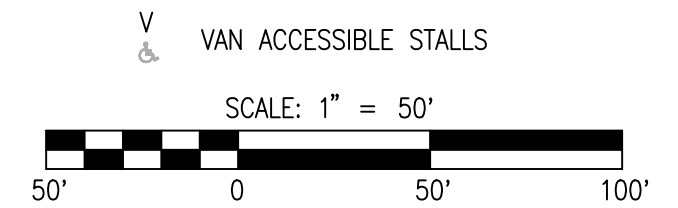
PHASE 1 PARKING CALCULATIONS

UNIT TYPE	QUANTITY	STALLS/DU	STALLS REQ'D
STUDIO	18	1.25	23
1 BED	90	1.51	135
2 BED	84	1.75	147
3 BED	36	1.75	63
TOTAL:	228		368

NW 1/4 OF NW 1/4 OF SEC 29 T2N 31 N, R6E 5 E, W.M., CITY OF MARYSVILLE, SNOHOMISH COUNTY, WASHINGTON

RECORD DRAWINGS

LEGEND



DISCLAIMER

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CITY OF MARYSVILLE 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 (HPS), WSDOT NOTICE OF INTENT (NOI), ANY CORPS OF ENGINEERS FILL PERMITS AND THE REQUIREMENTS OF THE ENDANGERED SPECIES ACT. THIS DAY OF: _____

BY: 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 15.09.080.

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REVISIONS
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2 10-30-25 REVISED PER COMMENTS

Surveying Engineering Planning
LDC
Kent
Woodinville 20210 142nd Avenue NE
Woodinville, WA 98072
T 425.606.1869 www.LDCorp.com F 425.482.2893

INTRACORP HOMES
MARYSVILLE 172 AND 23 APARTMENTS
HORIZONTAL CONTROL AND PAVING PLAN

PA22-017/G22-0055

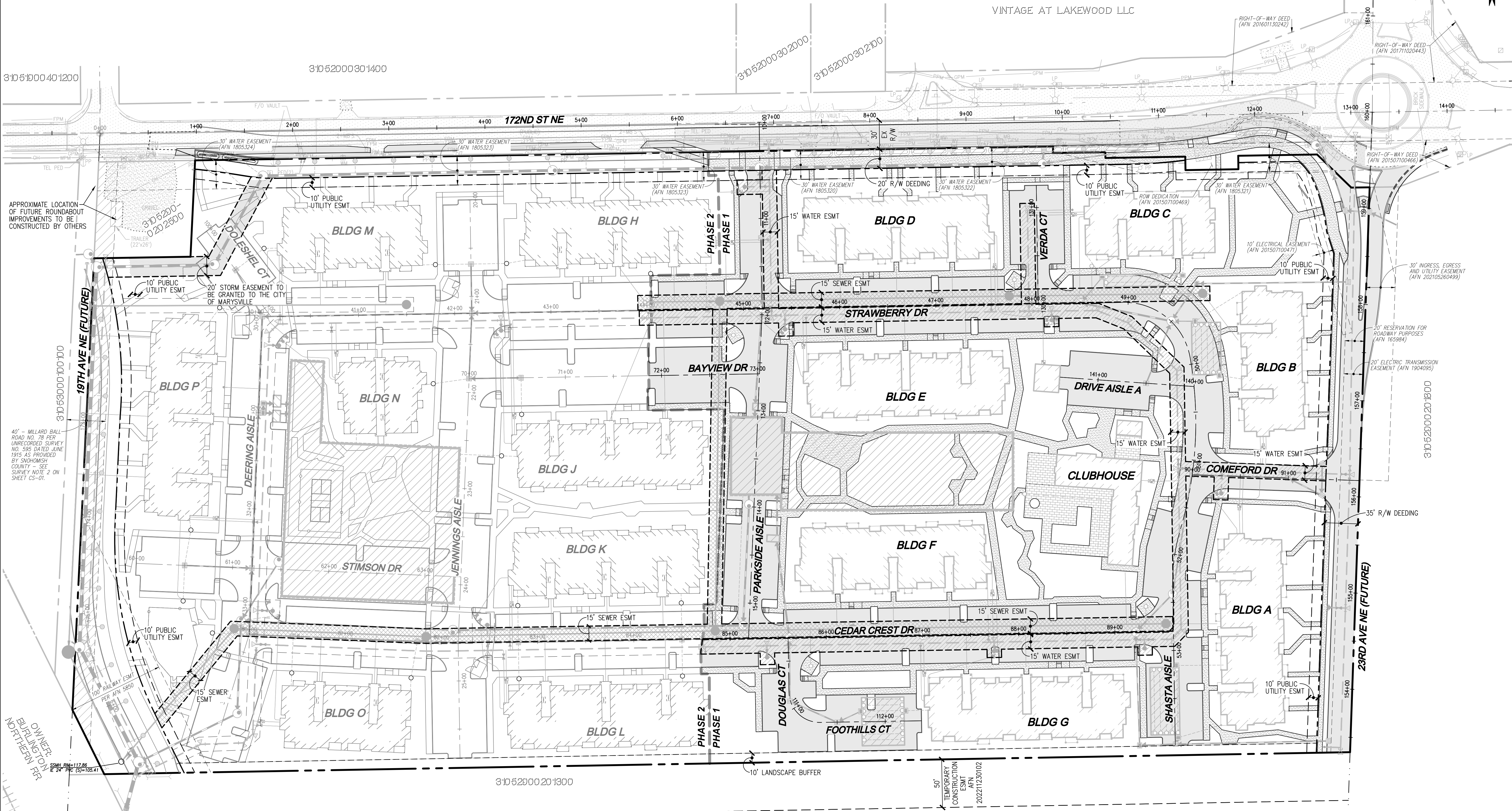
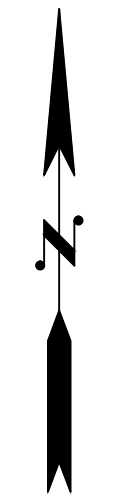
JOB NUMBER: C21147A
DRAWING NAME: C21147A-HC-PL
DESIGNER: JAU
DRAFTING BY: WLL
DATE: 10-3-25
SCALE: 1"=50'
JURISDICTION: CITY OF MARYSVILLE

HC-01
SHEET 6 OF 39

LEGEND

- STORM PIPE
- SEWER PIPE
- DRAIN LINE
- WATER LINE
- PROPOSED WATER EASEMENT
- PROPOSED SEWER EASEMENT
- PROPOSED STORM EASEMENT

SCALE: 1" = 50'



APPROXIMATE LOCATION OF FUTURE ROUNDABOUT IMPROVEMENTS TO BE CONSTRUCTED BY OTHERS

40' - MILLARD BALL ROAD NO. 78 PER UNRECORDED SURVEY NO. 595 DATED JUNE 1915 AS PROVIDED BY SNOHOMISH COUNTY - SEE SURVEY NOTE 2 ON SHEET CS-01.

Drawing: P:\City\2021\21-147a marysville 172nd and 23rd phase 1 as-builts\21147aB-ES-PL.dwg Plotted: Oct 30, 2025 - 12:18pm

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Surveying Engineering Planning

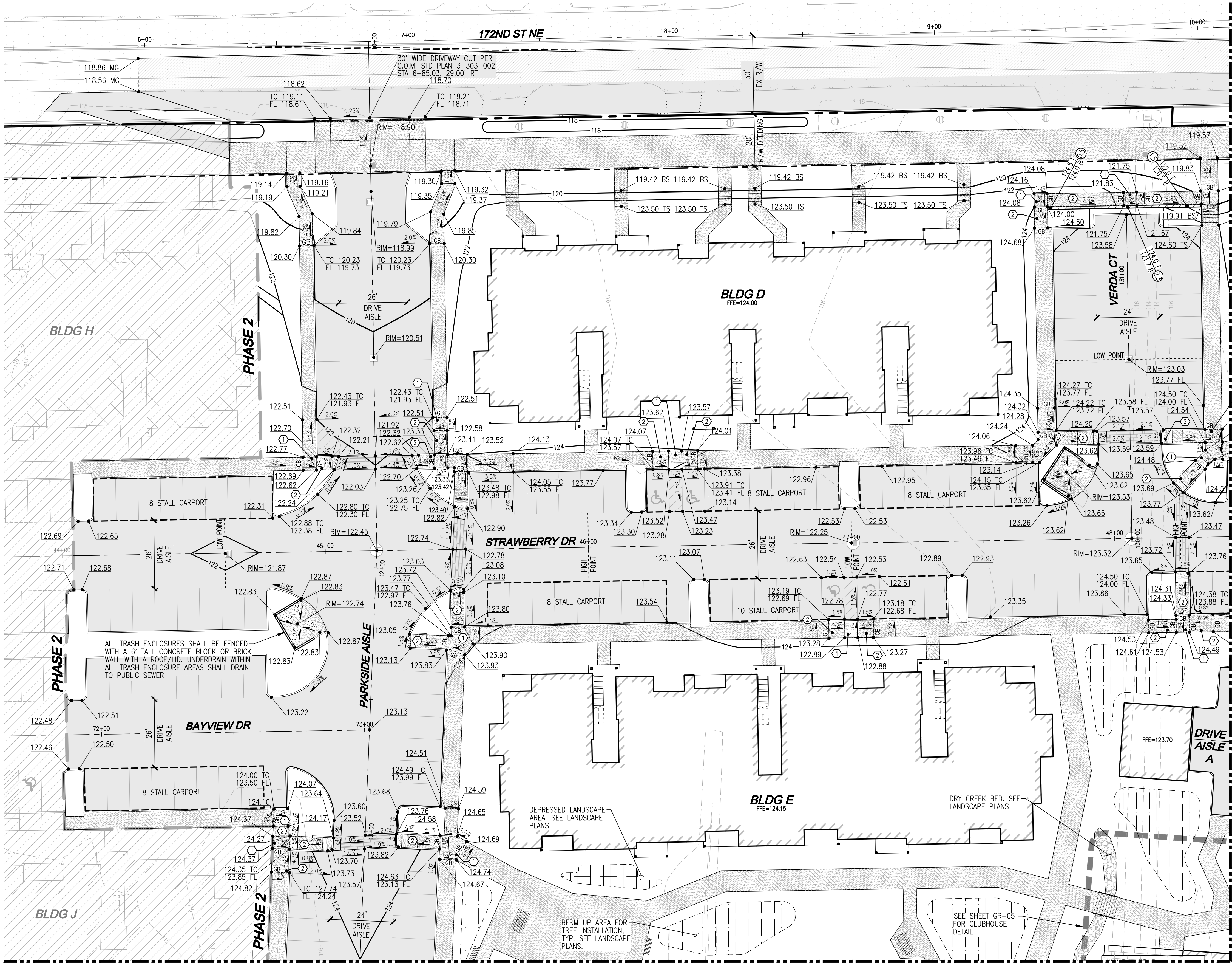
LDC

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INTRACORP HOMES
MARYSVILLE 172 AND 23 APARTMENTS
EASEMENT PLAN

ES-01

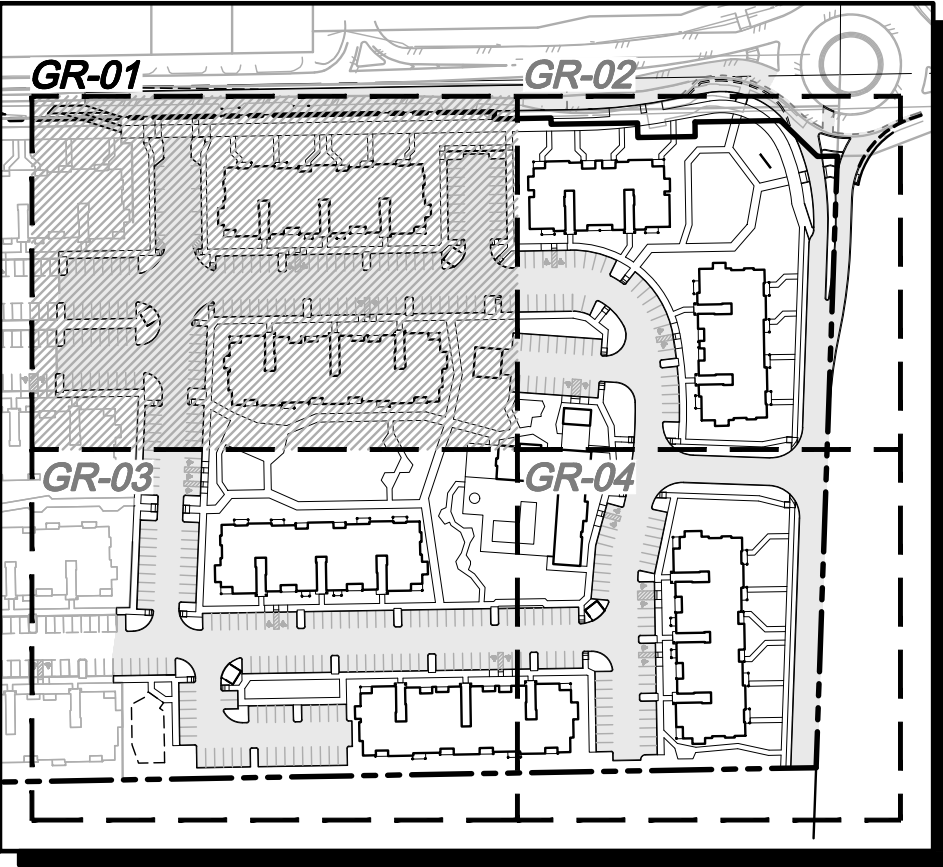
SHEET 7 OF 39



- LEGEND**
- TYPE I CB GRATED LID
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 - CHAIN LINK FENCE
 - INFILTRATION TRENCH
 - ASPHALT PAVEMENT
 - CONCRETE SIDEWALK
 - GRAVEL
 - BERM UP AREA, SEE LANDSCAPE PLANS
 - DEPRESSED AREA, SEE LANDSCAPE PLANS
 - DRY CREEK BED, SEE LANDSCAPE PLANS

- ADA RAMP NOTES**
- MINIMUM 5'x5' LANDING NOT TO EXCEED 2% RUNNING OR CROSS SLOPE.
 - ALL SIDEWALK RAMP SLOPES SHALL NOT EXCEED 8.33% WITH 2% MAX CROSS SLOPE.
 - ALL SIDEWALKS TO BE 1.75% $\pm$ 0.25%.
 - SEE SHEET DT-03 FOR CURB RAMP DETAILS.
 - ALL CURB ELEVATION AT FLOWLINE UNLESS OTHERWISE NOTED.
 - GB: GRADE BREAK
LP: LOW POINT
HP: HIGH POINT
TC: TOP OF CURB
BC: BOTTOM OF CURB
MG: MATCH EXISTING GRADE
TS: TOP OF STAIRS
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NOTE
ALL SIDEWALK CROSSINGS SHALL BE DELINEATED WITH A STAMPED ASPHALT SURFACE WITH COLOR BEING VISUALLY DIFFERENT FROM ADJACENT ASPHALT DRIVING SURFACE.



KEY MAP
NOT TO SCALE

**SPOT ELEVATIONS
WERE NOT AS-BUILT**

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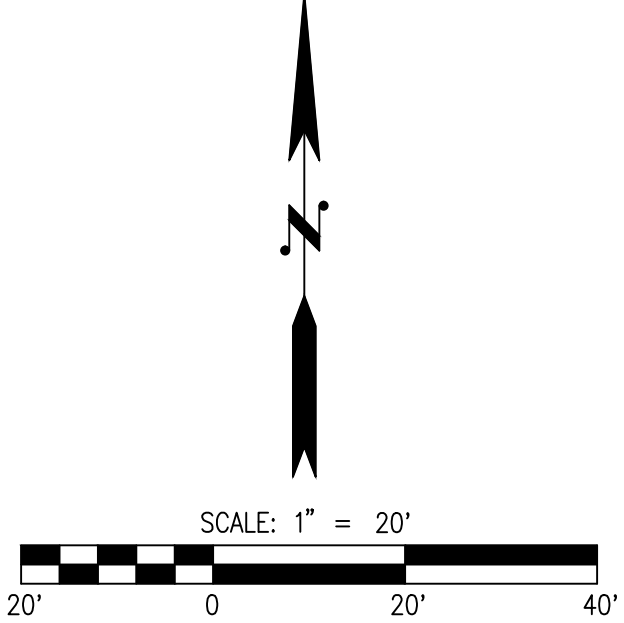
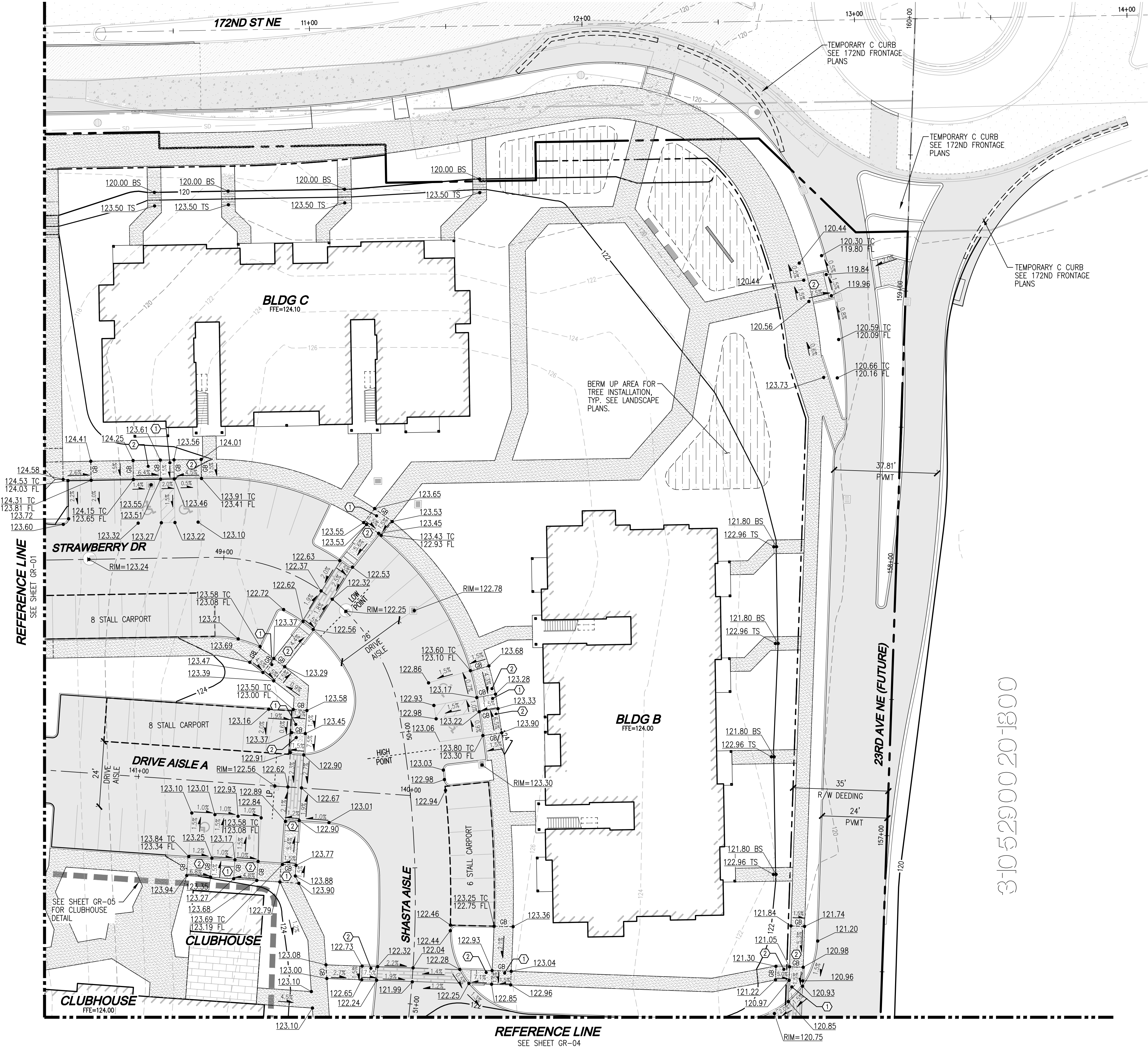
INTRACORP HOMES

MARYSVILLE 172 AND 23 APARTMENTS

GRADING PLAN

GR-01

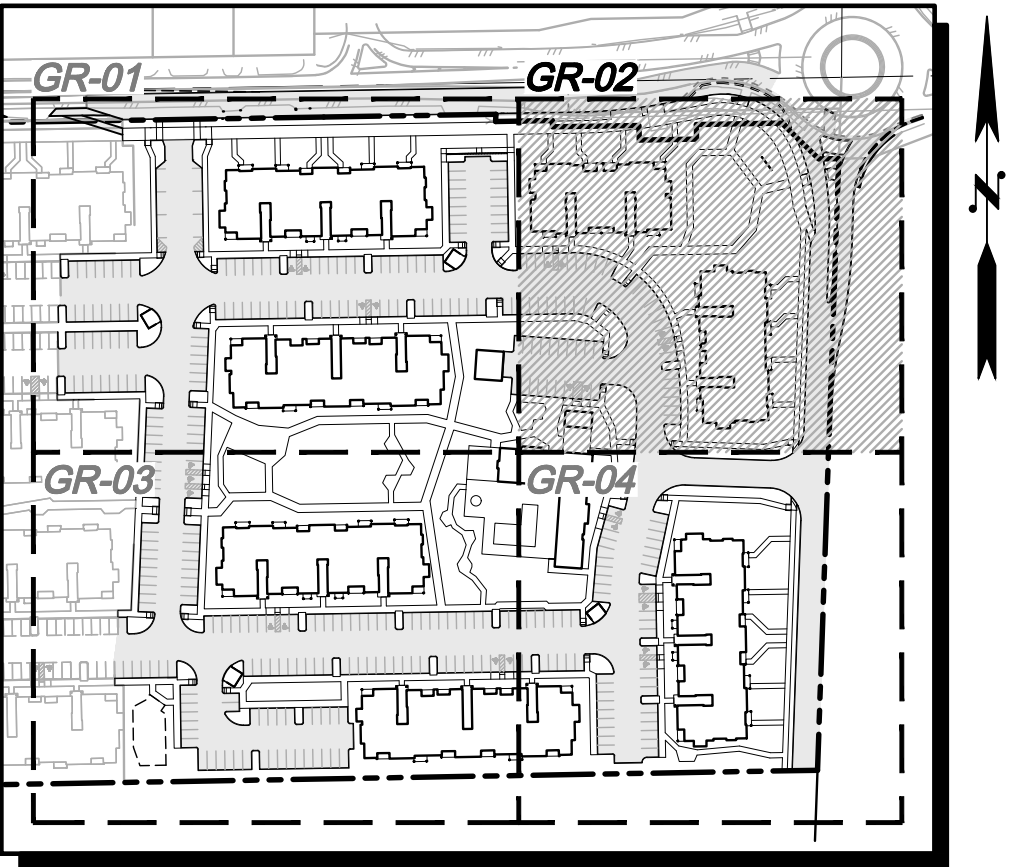
SHEET 8 OF 39



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JAU	
JAU	

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INTRACORP HOMES
MARYSVILLE 172 AND 23 APARTMENTS
GRADING PLAN

JOB NUMBER: C21147A
DRAWING NAME: C21147A-GR-PL
DESIGNER: JAU
DRAFTING BY: WLL
DATE: 10-3-25
SCALE: 1"=20'
JURISDICTION: CITY OF MARYSVILLE

GR-02

SHEET 9 OF 39

REVISIONS			BY
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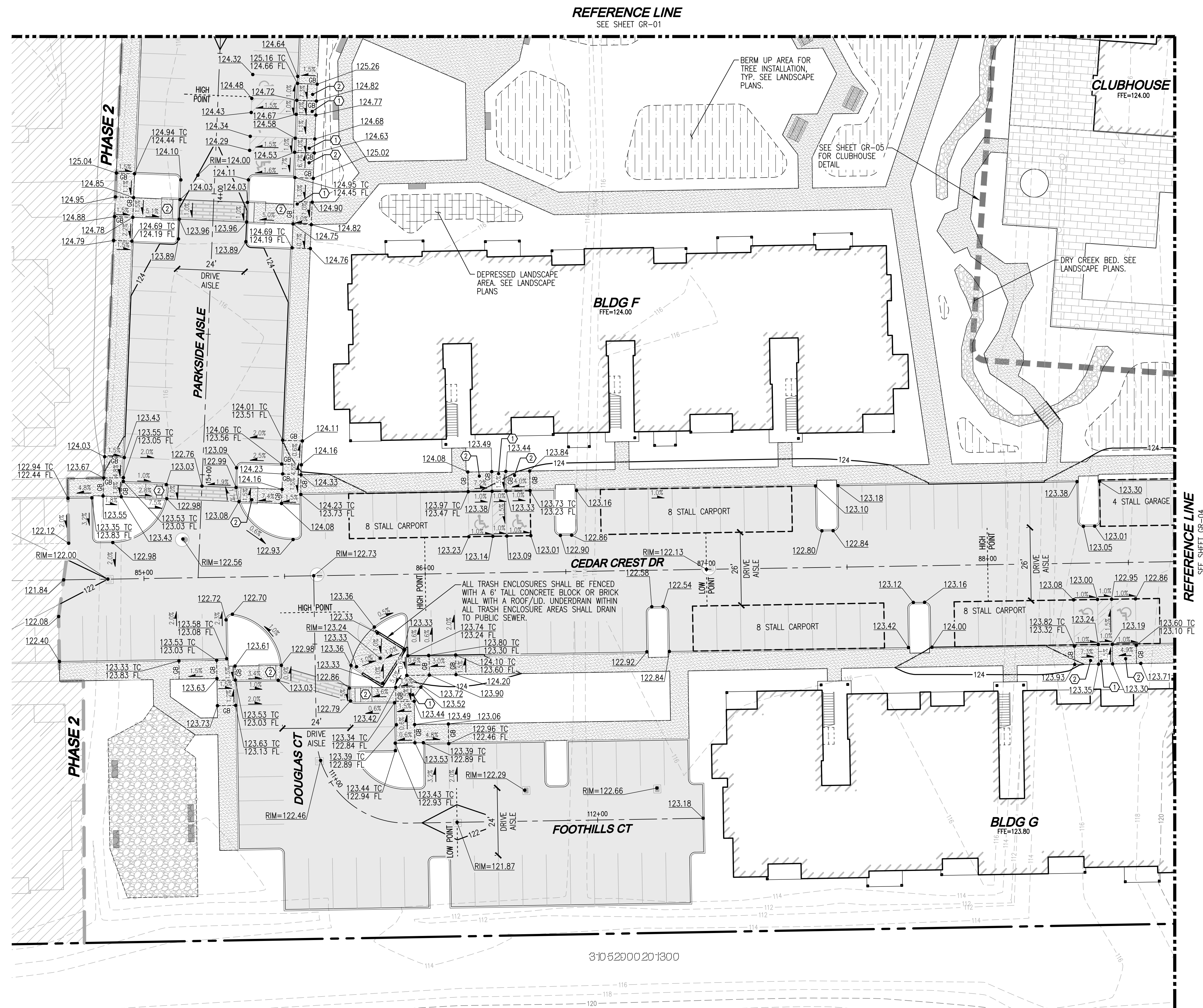
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DESIGNER:	JAJ
DRAFTING BY:	WLL
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GR-03

SHEET **10** OF **39**



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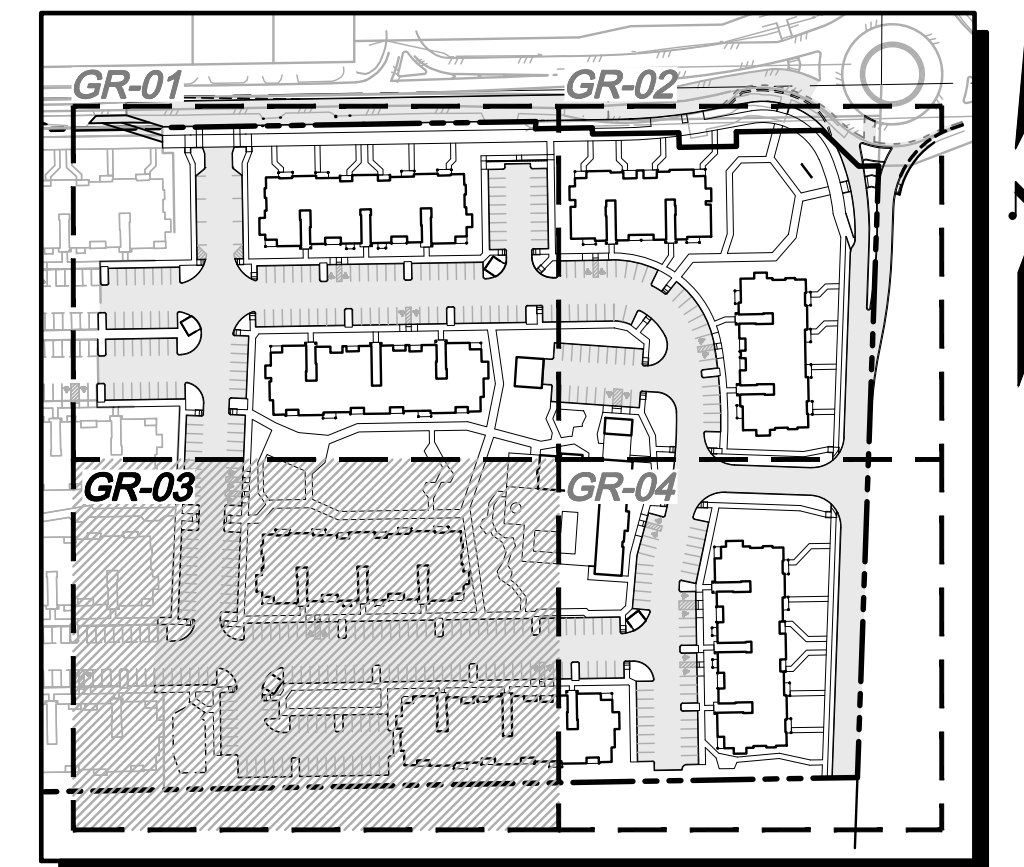
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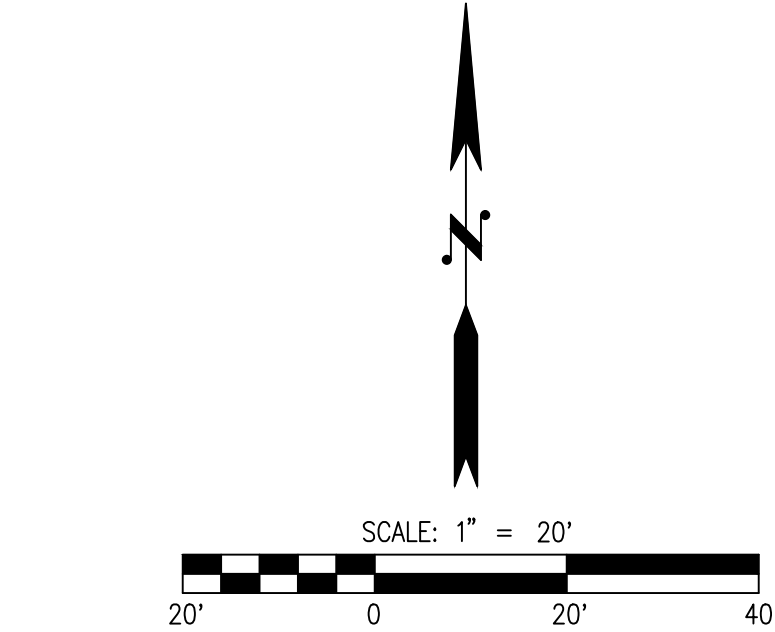
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	INFILTRATION TRENCH
	ASPHALT PAVEMENT
	CONCRETE SIDEWALK
	GRAVEL
	BERM UP AREA, SEE LANDSCAPE PLANS
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- ② ALL SIDEWALK RAMP SHALL NOT EXCEED 8.33% WITH 2% MAX CROSS SLOPE.
3. ALL SIDEWALKS TO BE 1.75% $\pm$ 0.25%.
4. SEE SHEET DT-03 FOR CURB RAMP DETAILS.
5. ALL CURB ELEVATION AT FLOWLINE UNLESS OTHERWISE NOTED.

6. GB: GRADE BREAK
LP: LOW POINT
HP: HIGH POINT
TC: TOP OF CURB
BC: BOTTOM OF CURB
MG: MATCH EXISTING GRADE

ALL SIDEWALK CROSSINGS SHALL BE DELINEATED WITH A STAMPED ASPHALT SURFACE WITH COLOR BEING VISUALLY DIFFERENT FROM ADJACENT ASPHALT DRIVING SURFACE.



BY: _____
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 15.09.080.

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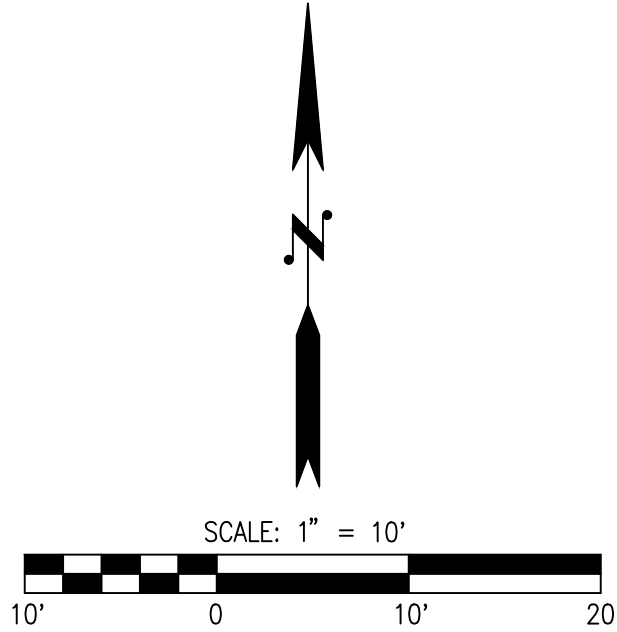
INTRACORP HOMES
MARYSVILLE 172
AND 23 APARTMENTS
GRADING PLAN



DB NUMBER:	C21147A
DRAWING NAME:	C21147AB-GR-PL
DESIGNER:	JAJ
DRAFTING BY:	WLL
DATE:	10-3-25
SCALE:	1"=20'
JURISDICTION:	CITY OF MARYSVILLE

GR-04

SHEET **11** OF **39**



LEGEND

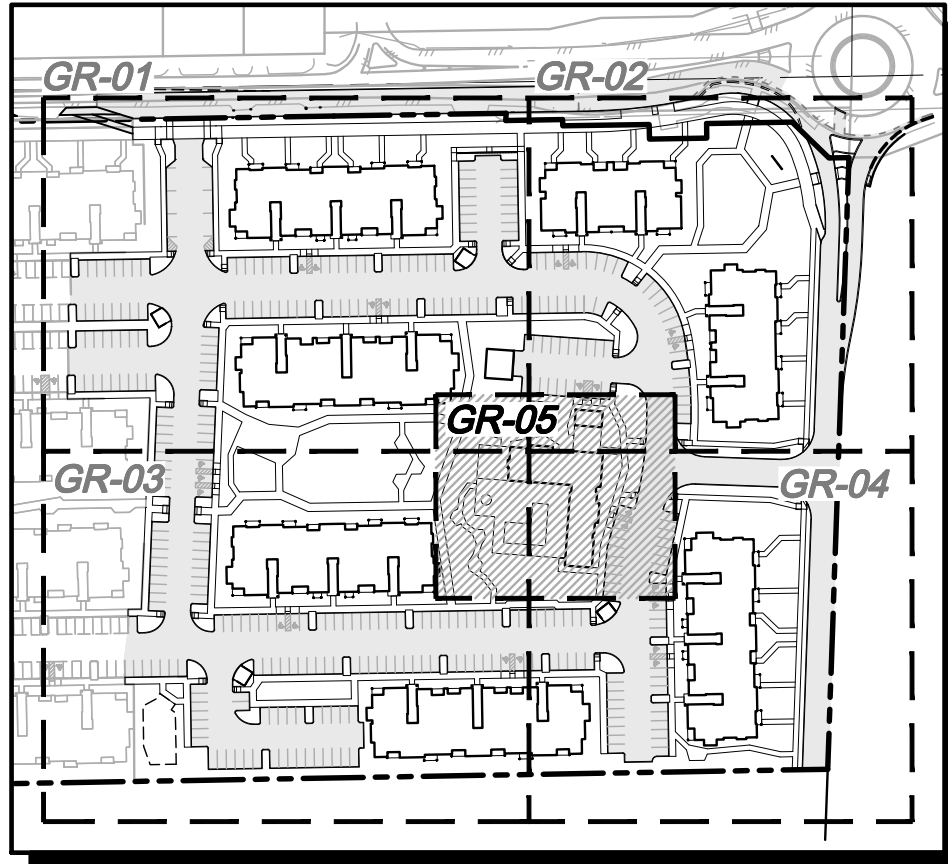
- TYPE I CB GRATED LID
- TYPE I CB SOLID LOCKING LID
- TYPE II CB GRATED LID
- TYPE II CB SOLID LOCKING LID
- FENCING (SEE LANDSCAPE PLANS)
- ASPHALT PAVEMENT
- CONCRETE SIDEWALK
- GRAVEL
- BERM UP AREA, SEE LANDSCAPE PLANS
- DEPRESSED AREA, SEE LANDSCAPE PLANS
- DRY CREEK BED, SEE LANDSCAPE PLANS

ADA RAMP NOTES

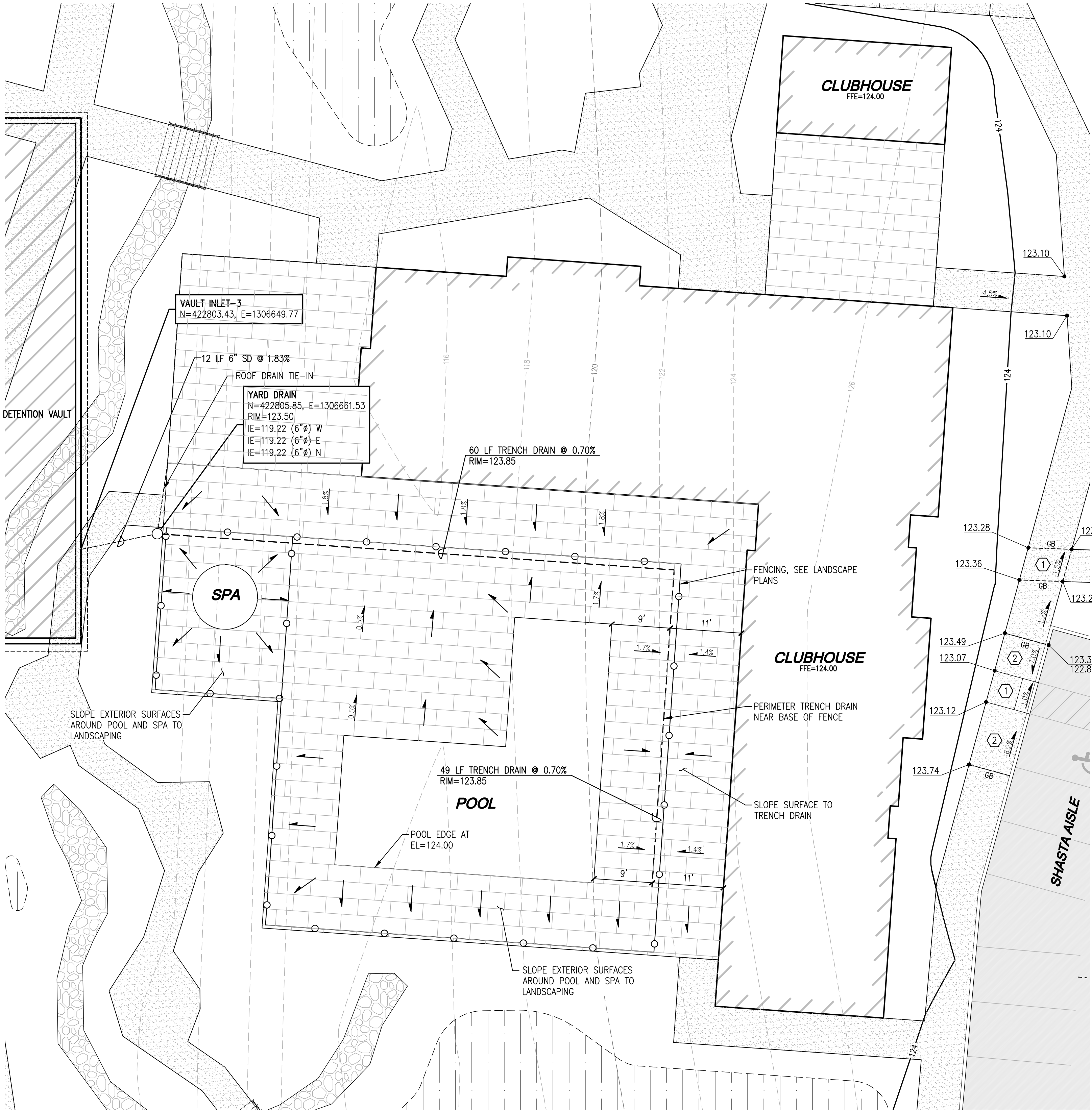
- MINIMUM 5'x5' LANDING NOT TO EXCEED 2% RUNNING OR CROSS SLOPE.
- ALL SIDEWALK RAMP SHALL NOT EXCEED 8.33% WITH 2% MAX CROSS SLOPE.
- ALL SIDEWALKS TO BE 1.75% ± 0.25%.
- SEE SHEET DT-03 FOR CURB RAMP DETAILS.
- ALL CURB ELEVATION AT FLOWLINE UNLESS OTHERWISE NOTED.
- GB: GRADE BREAK
LP: LOW POINT
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NOTE

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KEY MAP



SPOT ELEVATIONS
WERE NOT AS-BUILT

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CITY OF MARYSVILLE CONSTRUCTION DRAWING REVIEW ACKNOWLEDGEMENT

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BY: KEN MCINTYRE, P.E., DEVELOPMENT SERVICES MANAGER

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NO.	DATE	DESCRIPTION	BY
1	10-3-25	RECORD DRAWINGS	JAU
2	10-30-25	REVISED PER COMMENTS	JAU

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INTRACORP HOMES
MARYSVILLE 172
AND 23 APARTMENTS
CLUBHOUSE DETAIL



JOB NUMBER: C21147A
DRAWING NAME: C21147AB-GR-PL
DESIGNER: JAU
DRAFTING BY: WLL
DATE: 10-3-25
SCALE: 1"=10'
JURISDICTION: CITY OF MARYSVILLE

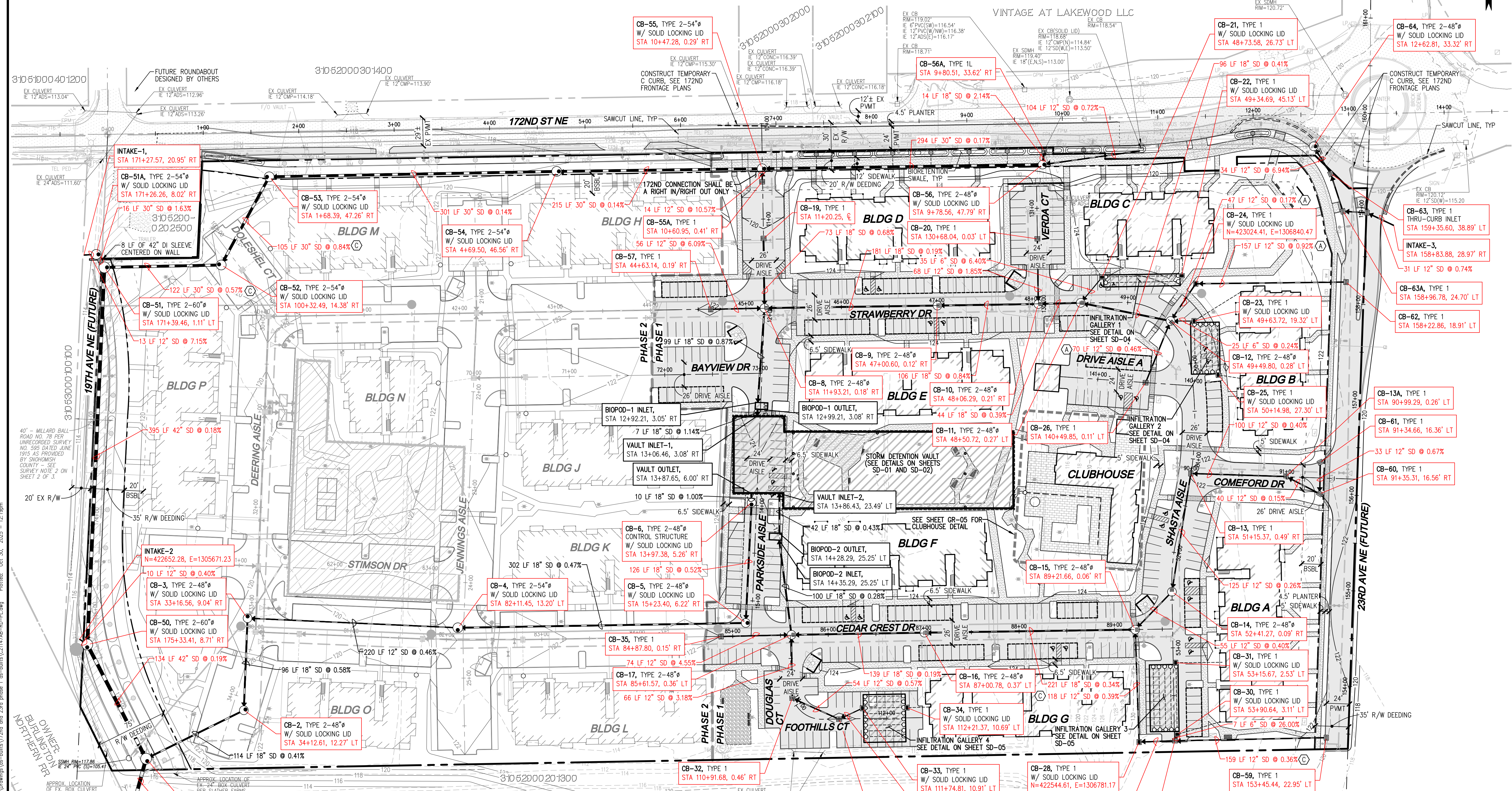
GR-05

LEGEND

	STORM PIPE		ASPHALT PAVEMENT		STORM ALIGNMENT A, SEE SHEET RD-08
	SEWER PIPE		CONCRETE SIDEWALK		STORM ALIGNMENT B, SEE SHEET RD-08
	WATER PIPE		GRAVEL		STORM ALIGNMENT C, SEE SHEET RD-08
	CHAIN LINK FENCE		CARPOT		
	BIORETENTION SWALE				

NOTES

- SEE SHEETS SD-01-SD-05 FOR STORM DETENTION VAULT PLAN AND DETAILS AND INFILTRATION GALLERY DETAILS.
- SEE SHEET ES-01 FOR PROPOSED AND EXISTING EASEMENTS.
- ALL SIDEWALK CROSSINGS SHALL BE DELINEATED WITH A STAMPED ASPHALT SURFACE WITH COLOR BEING VISUALLY DIFFERENT FROM ADJACENT ASPHALT DRIVING SURFACE.
- MANHOLE RIMS FOR CB 53-56 ALONG THE 172ND ST NE TRAIL SHALL ALL BE LOCATED ALONG THE FARTHEST SOUTHERLY EDGE OF THE TRAIL SURFACE AS POSSIBLE. ALL RIMS TO BE SOLID, SKID RESISTANCE AND MEET GENERAL ADA GUIDELINES.



UTILITY NOTE

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Call 2 Business Days Before You Dig
811 or 1-800-424-5555
Utilities Underground Location Center

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NO.	DESCRIPTION
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2	10-30-25 REVISED PER COMMENTS

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Kent
Woodville
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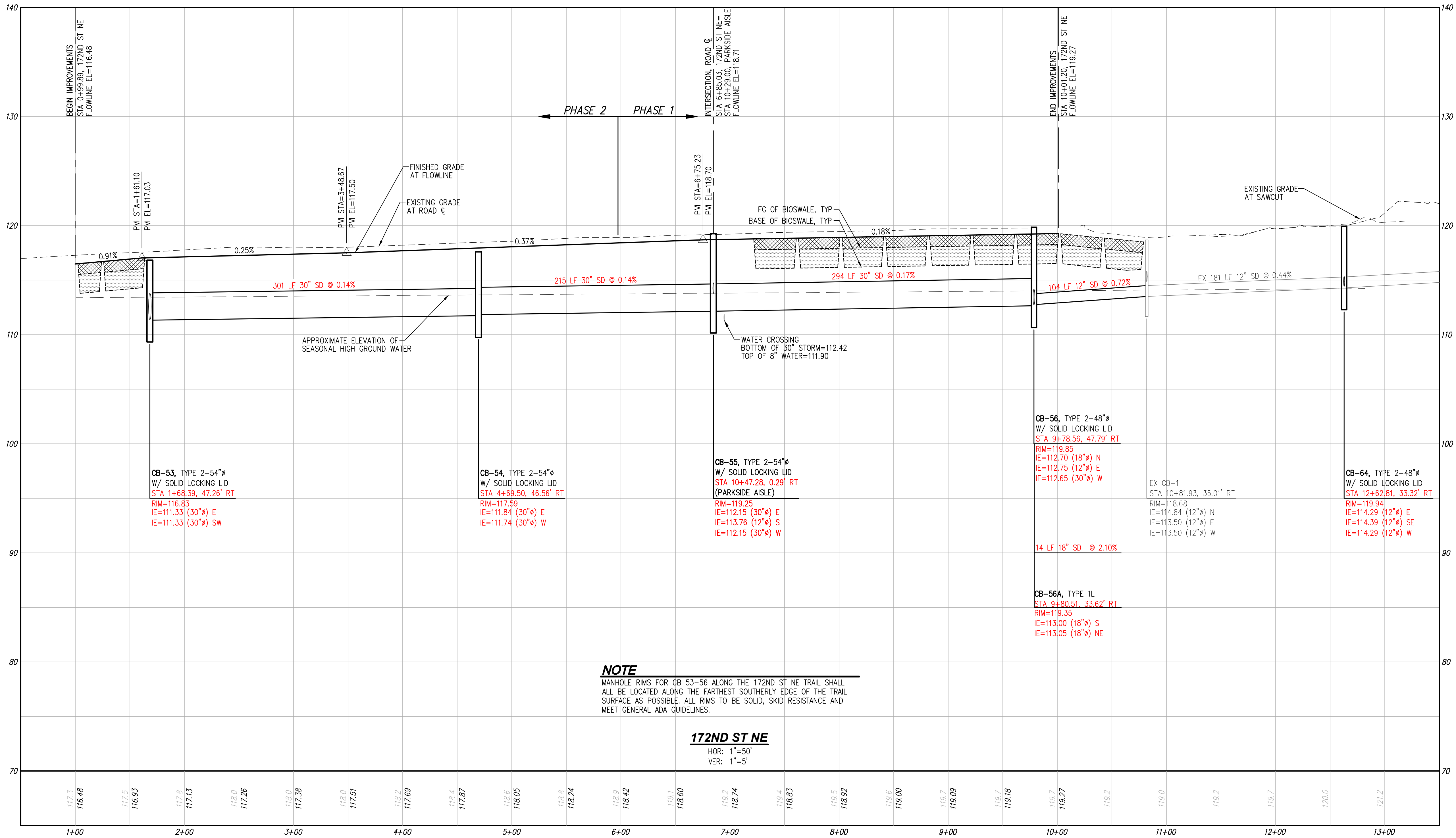
INTRACORP HOMES
MARYSVILLE 172 AND 23 APARTMENTS
ROAD AND STORM DRAINAGE PLAN

JASON A. JARRELL
PROFESSIONAL ENGINEER
10-24-25

JOB NUMBER: C21147A
DRAWING NAME: C21147A-RD-PL
DESIGNER: JAU
DRAFTING BY: WLL
DATE: 10-3-25
SCALE: 1"=50'
JURISDICTION: CITY OF MARYSVILLE

PA22-017/G22-0055

RD-01
SHEET 13 OF 39



NOTE
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172ND ST NE
HOR: 1"=50'
VER: 1"=5'

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INTRACORP HOMES

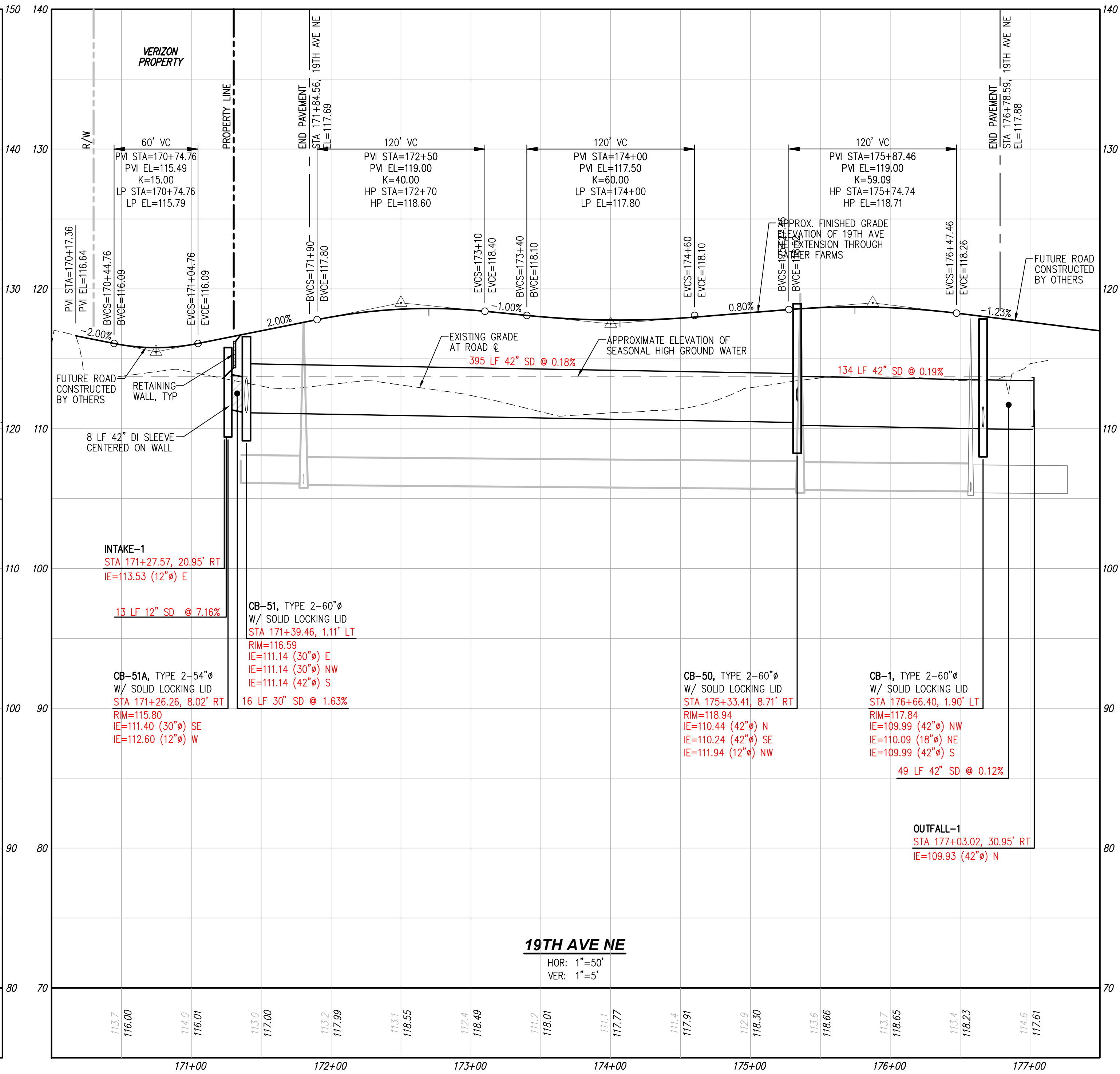
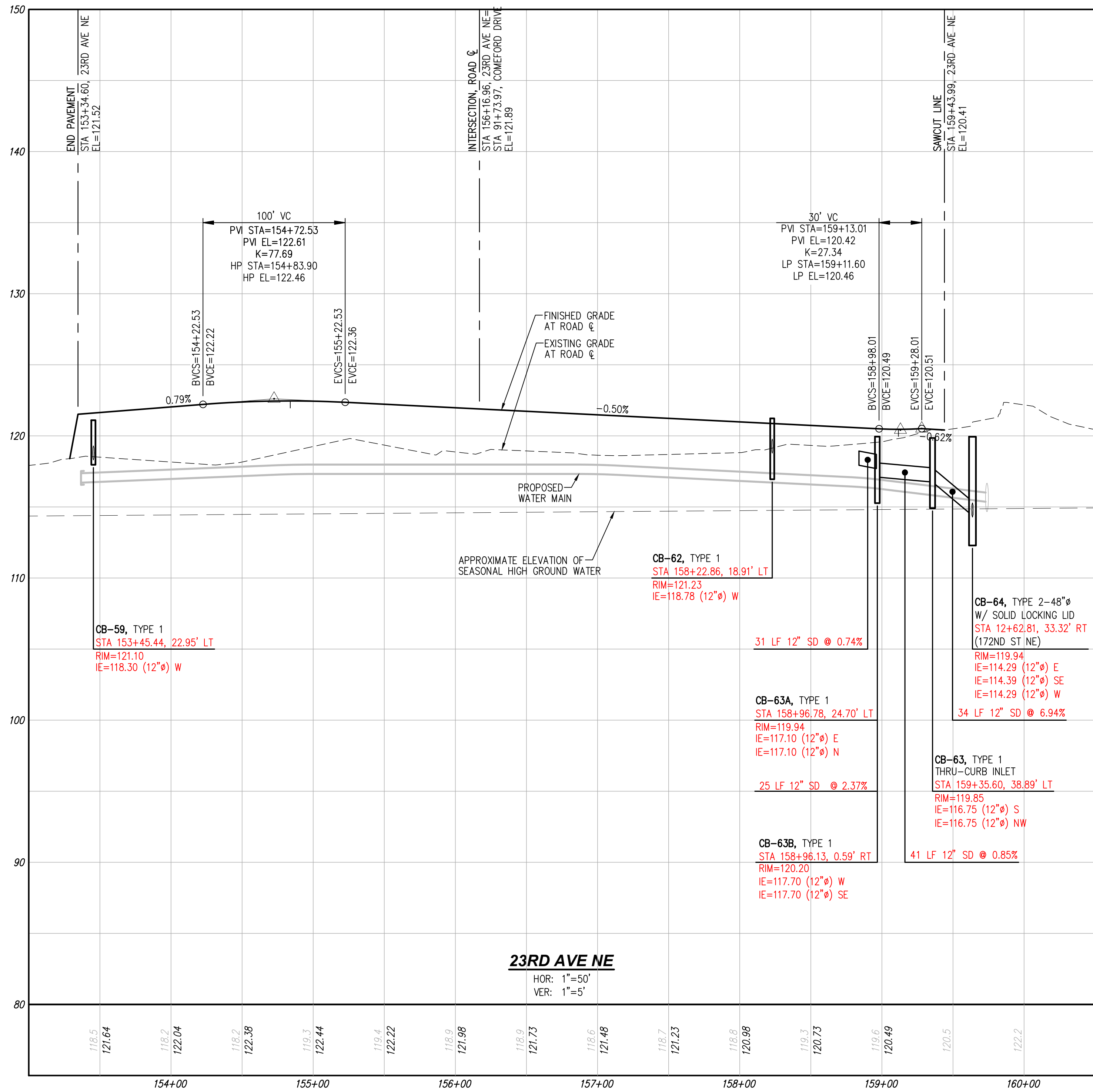
MARYSVILLE 172
AND 23 APARTMENTS

ROAD AND STORM DRAINAGE PROFILES

JOB NUMBER: C21147A
DRAWING NAME: C21147AB-RD-PR
DESIGNER: JAU
DRAFTING BY: WLL
DATE: 10-3-25
SCALE: 1"=50'
JURISDICTION: CITY OF MARYSVILLE

RD-02

SHEET 14 OF 39

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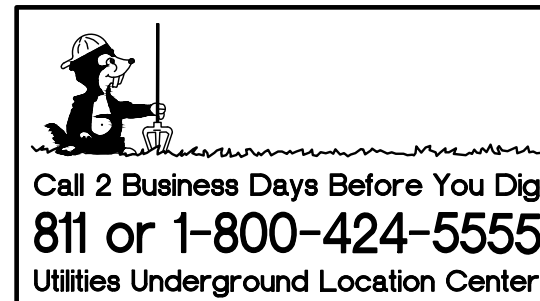
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1	10-3-25
2	10-30-25

BY	DESCRIPTION
JAU	RECORD DRAWINGS
JAU	REVISED PER COMMENTS

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INTRACORP HOMES

MARYSVILLE 172 AND 23 APARTMENTS

ROAD AND STORM DRAINAGE PROFILES

RD-03

SHEET 15 OF 39

PA22-017/G22-0055

JURISDICTION: CITY OF MARYSVILLE

PROFESSIONAL ENGINEER

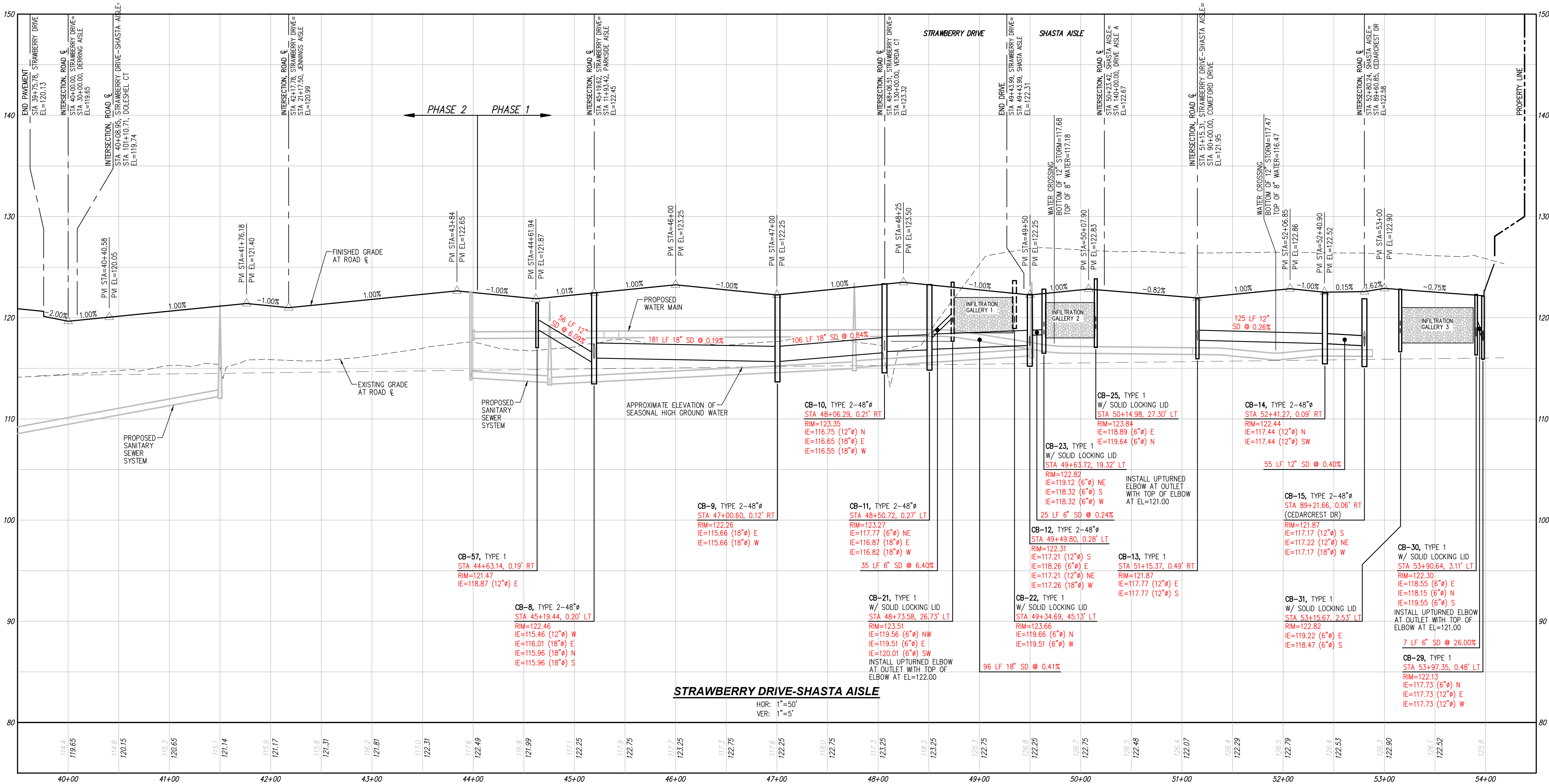
PAUSE A JARRELL

STATE OF WASHINGTON

1984

12-30-25

JOB NUMBER: C21147A
DRAWING NAME: C21147A-RD-PR
DESIGNER: JAU
DRAFTING BY: WLL
DATE: 10-3-25
SCALE: 1"=50'
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INTRACORP HOMES

MARYSVILLE 172 AND 23 APARTMENTS

ROAD AND STORM DRAINAGE PROFILES

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Surveying Engineering Planning

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Kent

PA22-017/G22-0055

RD-04

SHEET 16 OF 39

PROFESSIONAL ENGINEER

10-30-25

JOB NUMBER: C21147A

DRAWING NAME: C21147A-B-RD-PR

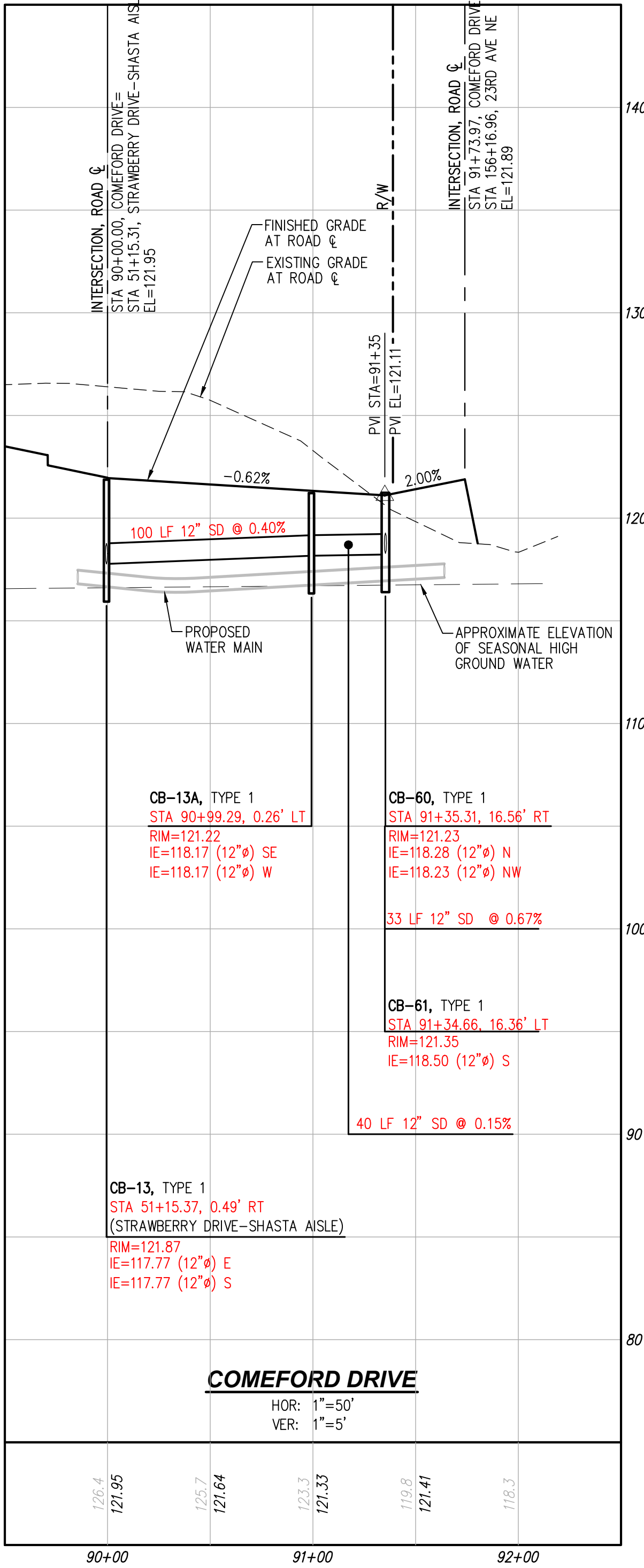
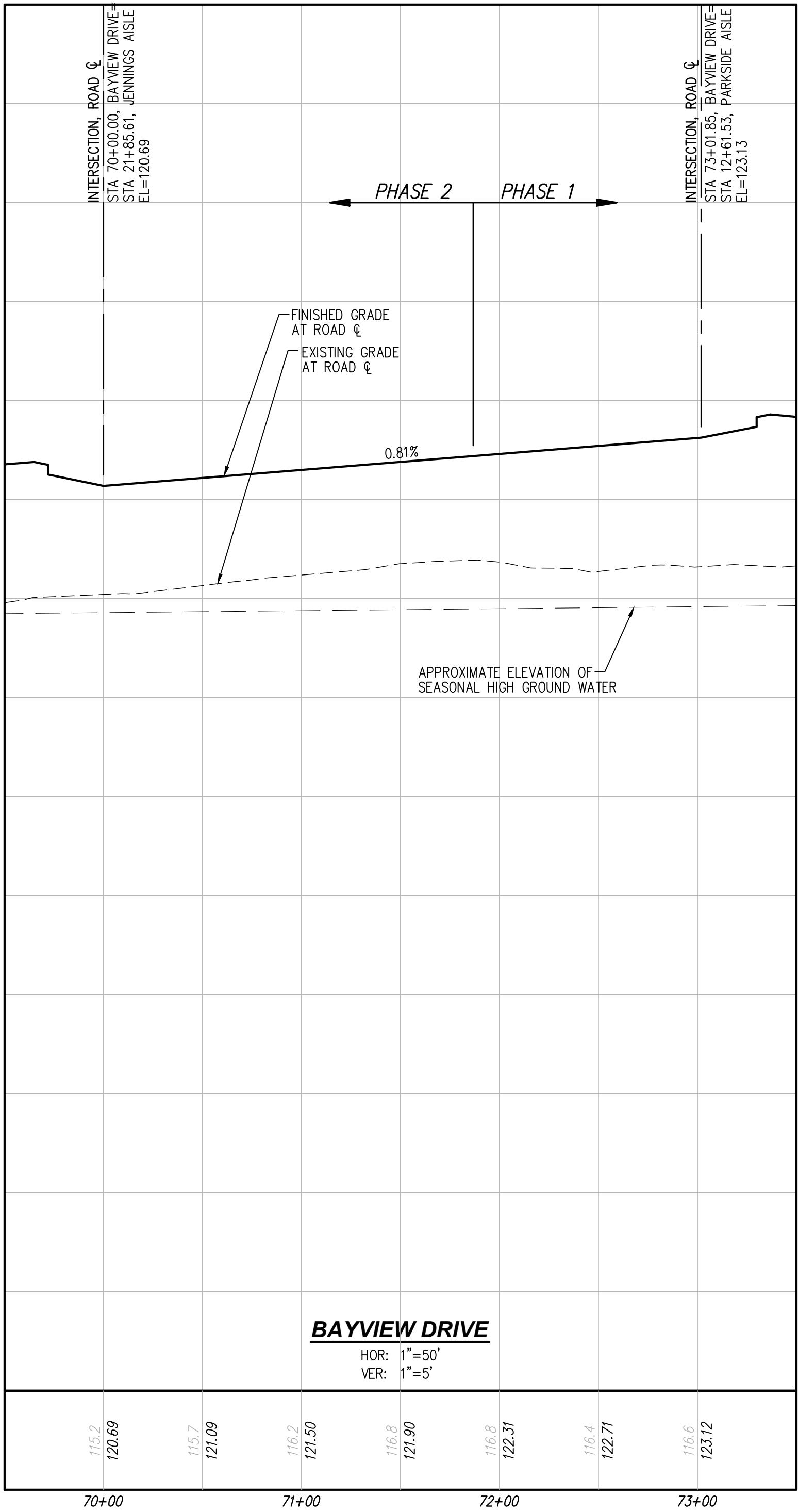
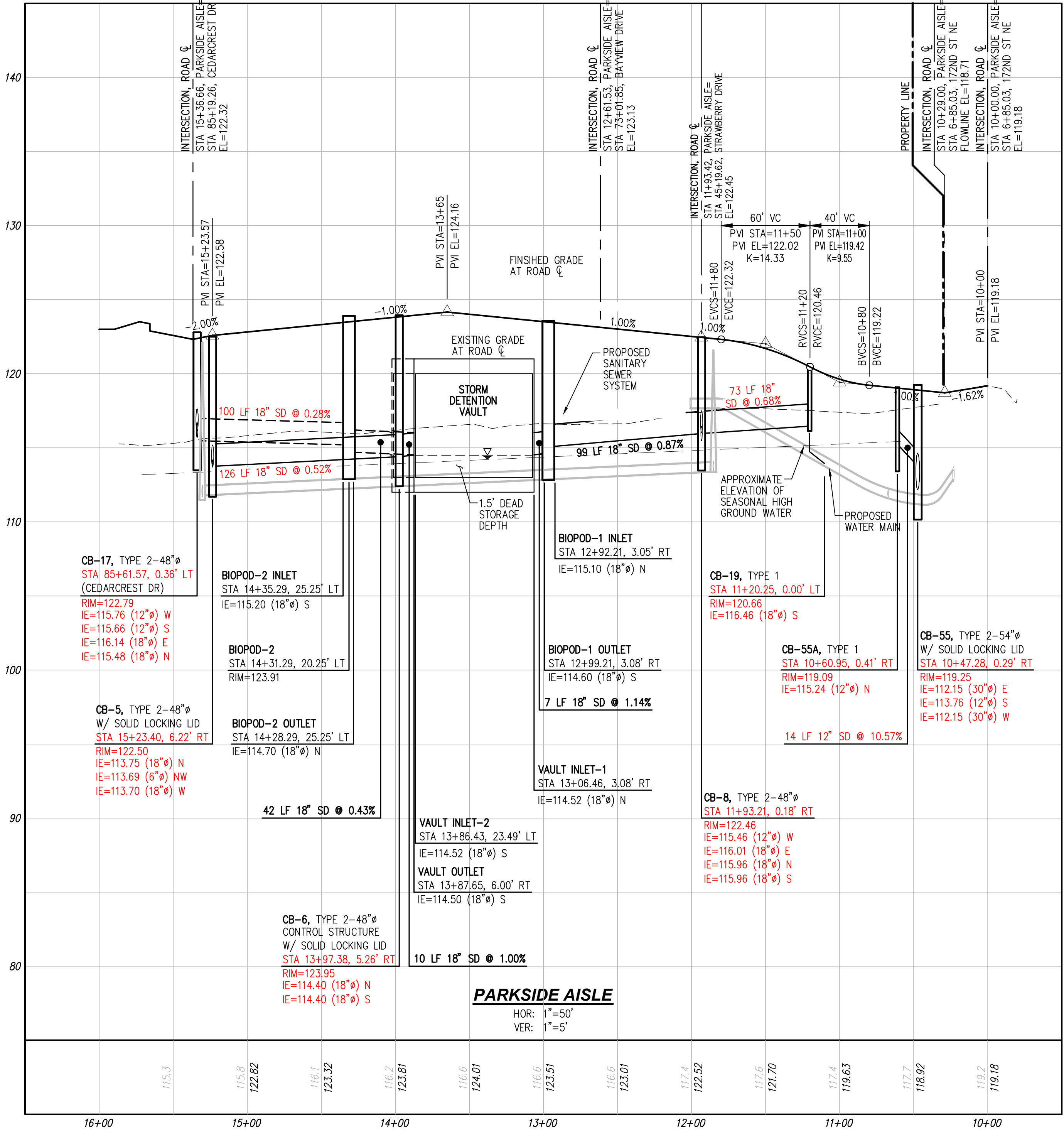
DESIGNER: JAU

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1	RECORD DRAWINGS
2	REVISED PER COMMENTS

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INTRACORP HOMES

MARYSVILLE 172 AND 23 APARTMENTS

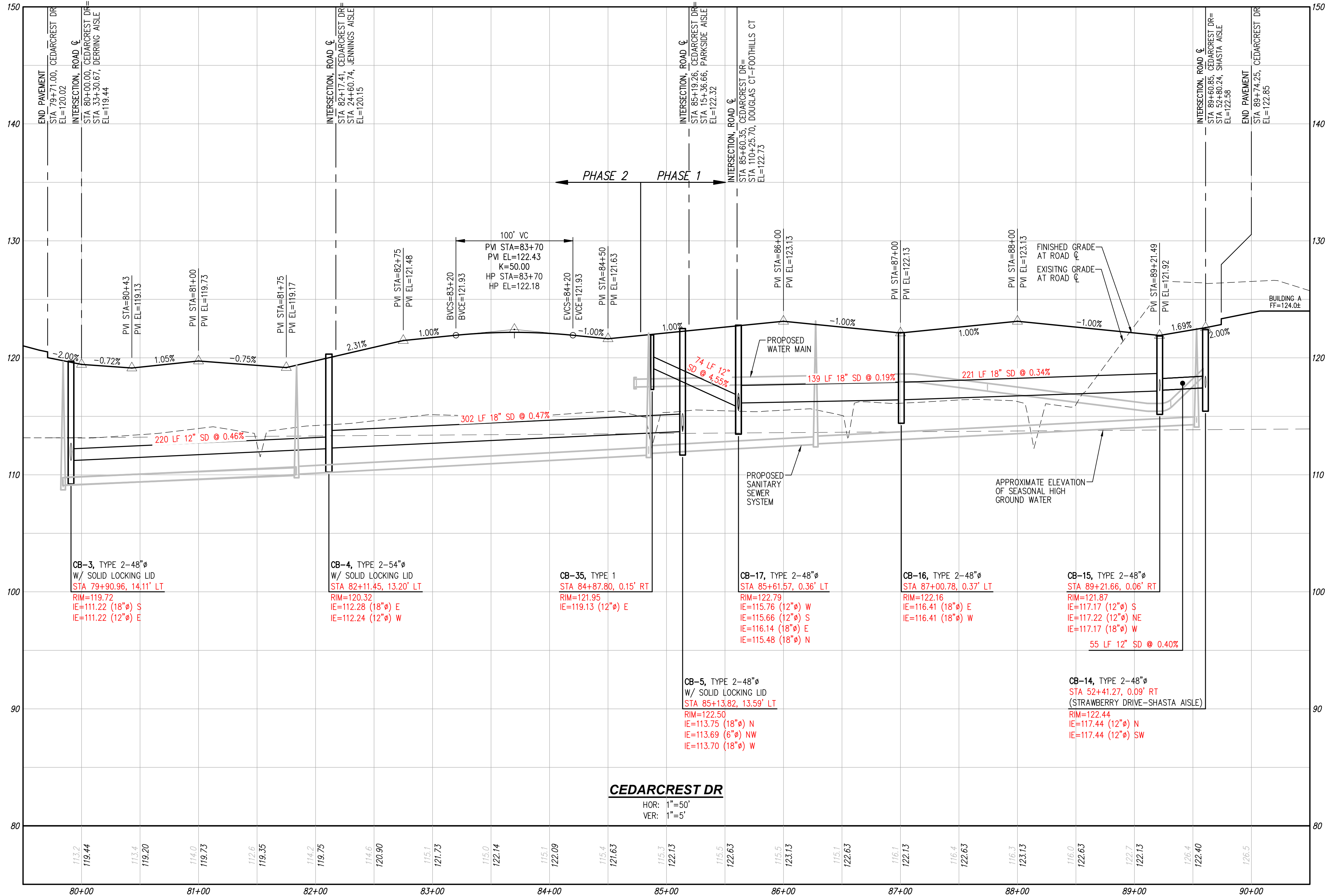
ROAD AND STORM DRAINAGE PROFILES

PA22-017/G22-0055

JOB NUMBER: C21147A
DRAWING NAME: C21147A-B-RD-PR
DESIGNER: JAU
DRAFTING BY: WLL
DATE: 10-3-25
SCALE: 1"=50'
JURISDICTION: CITY OF MARYSVILLE

RD-05

SHEET 17 OF 39



UTILITY NOTE

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DISCLAIMER

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CITY OF MARYSVILLE CONSTRUCTION DRAWING REVIEW ACKNOWLEDGEMENT

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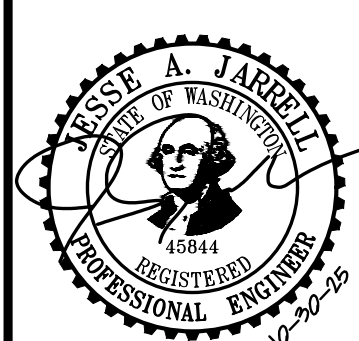
BY: KEN MONTYRE, P.E., DEVELOPMENT SERVICES MANAGER

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 15.09.080.

REVISIONS		NO.	DATE	DESCRIPTION
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		2	10-30-25	REVISED PER COMMENTS

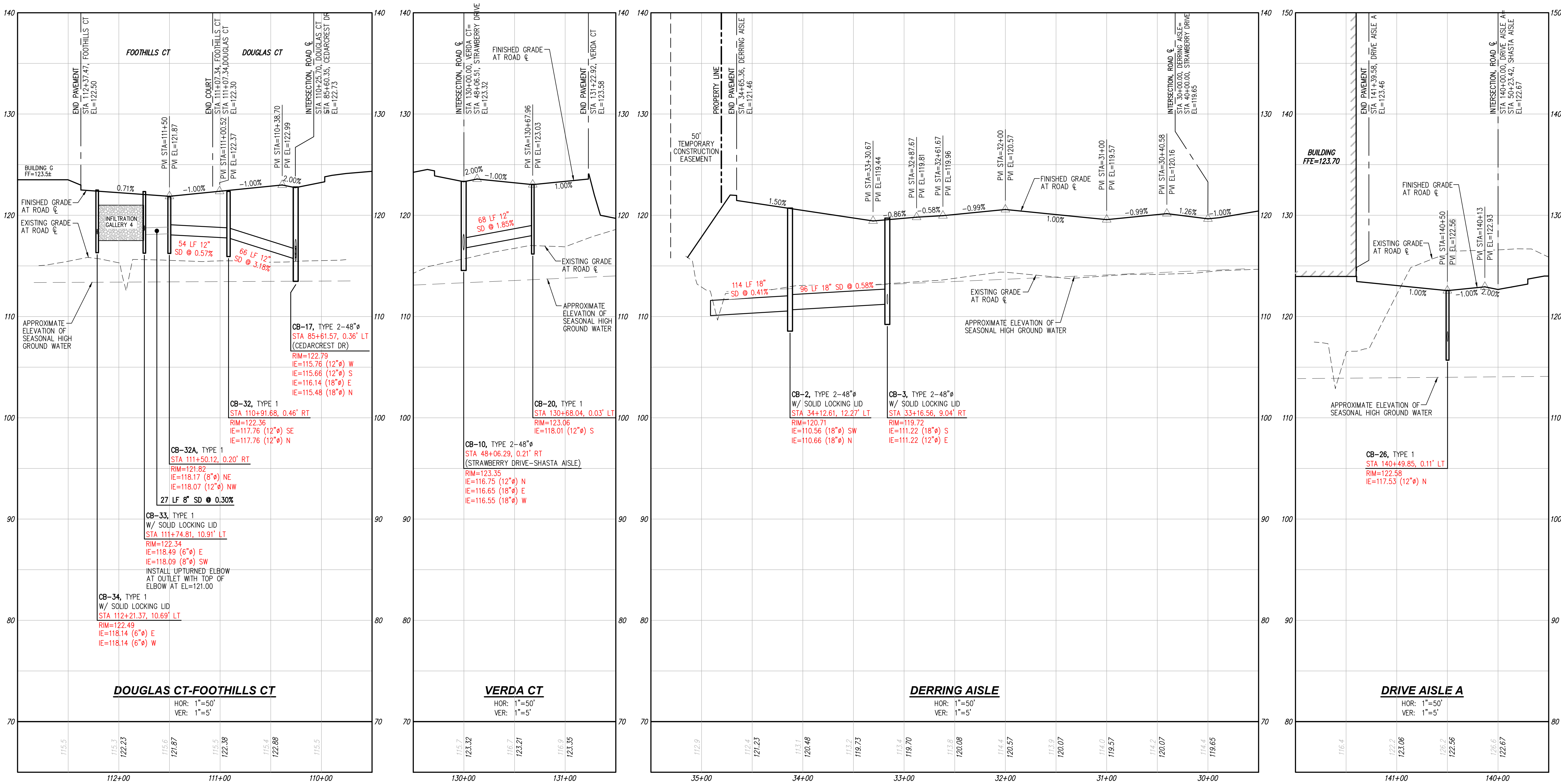
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20210 142nd Avenue NE
Woodville, WA 98072
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INTRACORP HOMES
**MARYSVILLE 172
AND 23 APARTMENTS**
ROAD AND STORM DRAINAGE PROFILES



JOB NUMBER: C21147A
DRAWING NAME: C21147A-B-RD-PR
DESIGNER: JAU
DRAFTING BY: WLL
DATE: 10-3-25
SCALE: 1"=50'
JURISDICTION: CITY OF MARYSVILLE

RD-06



UTILITY NOTE

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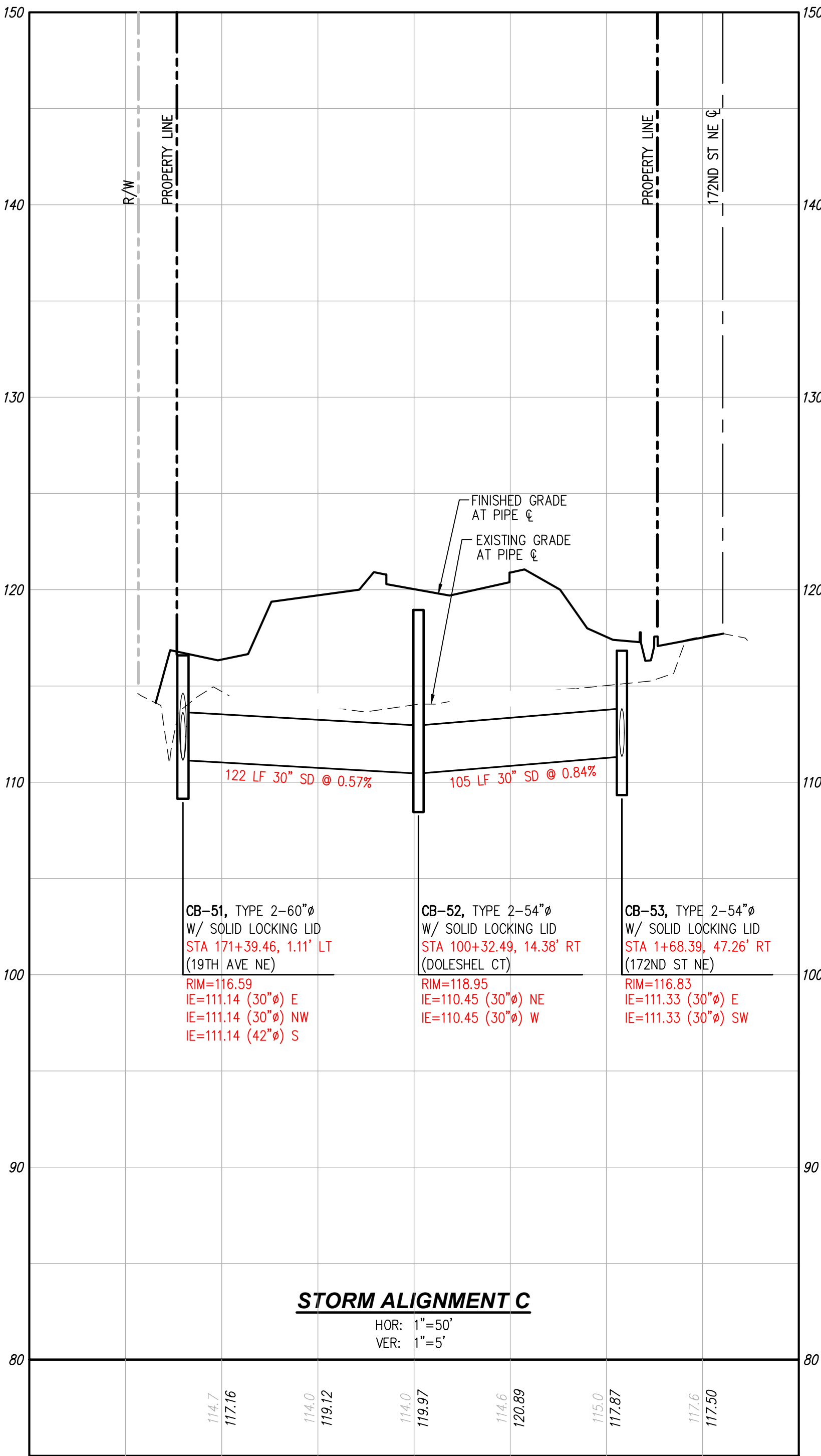
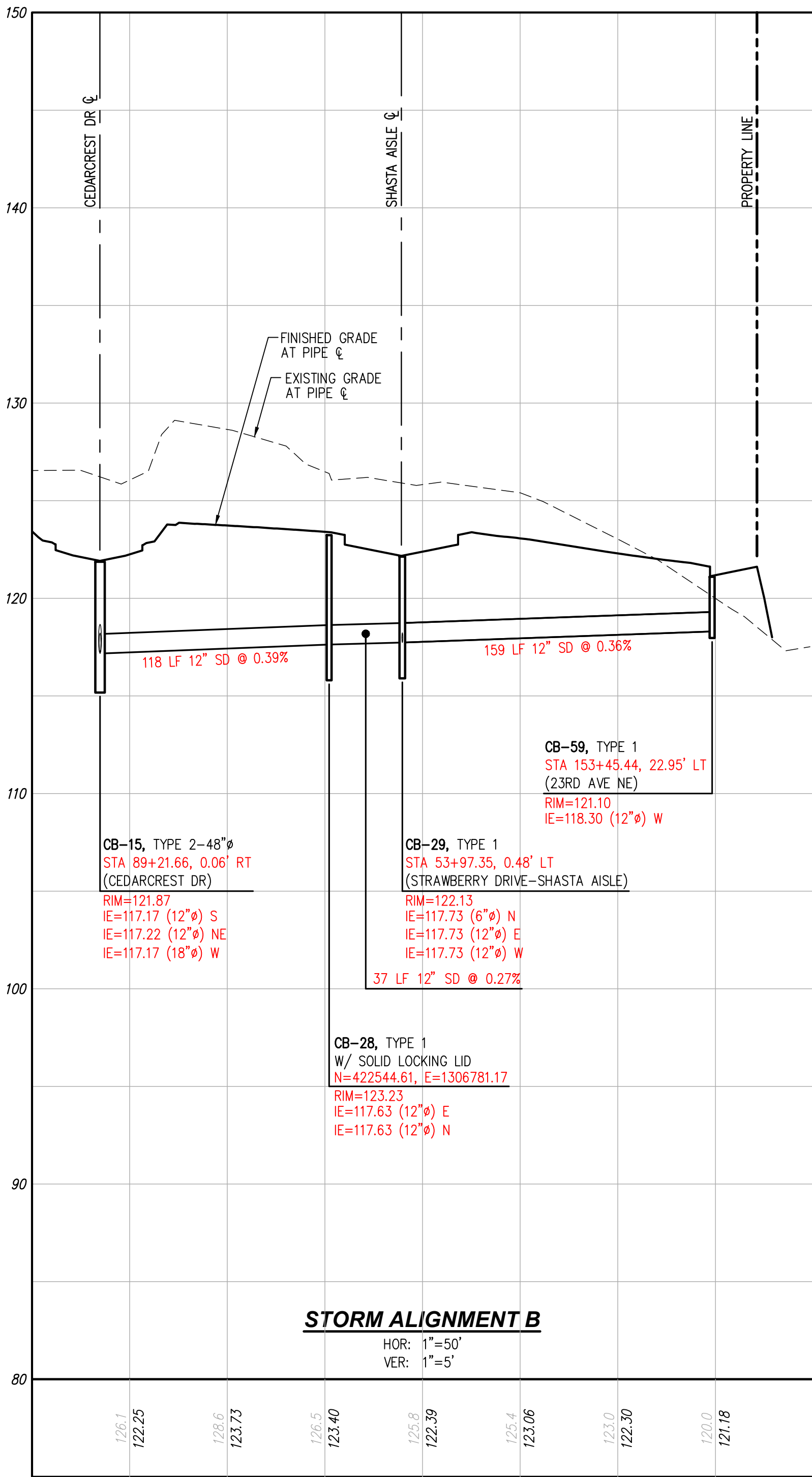
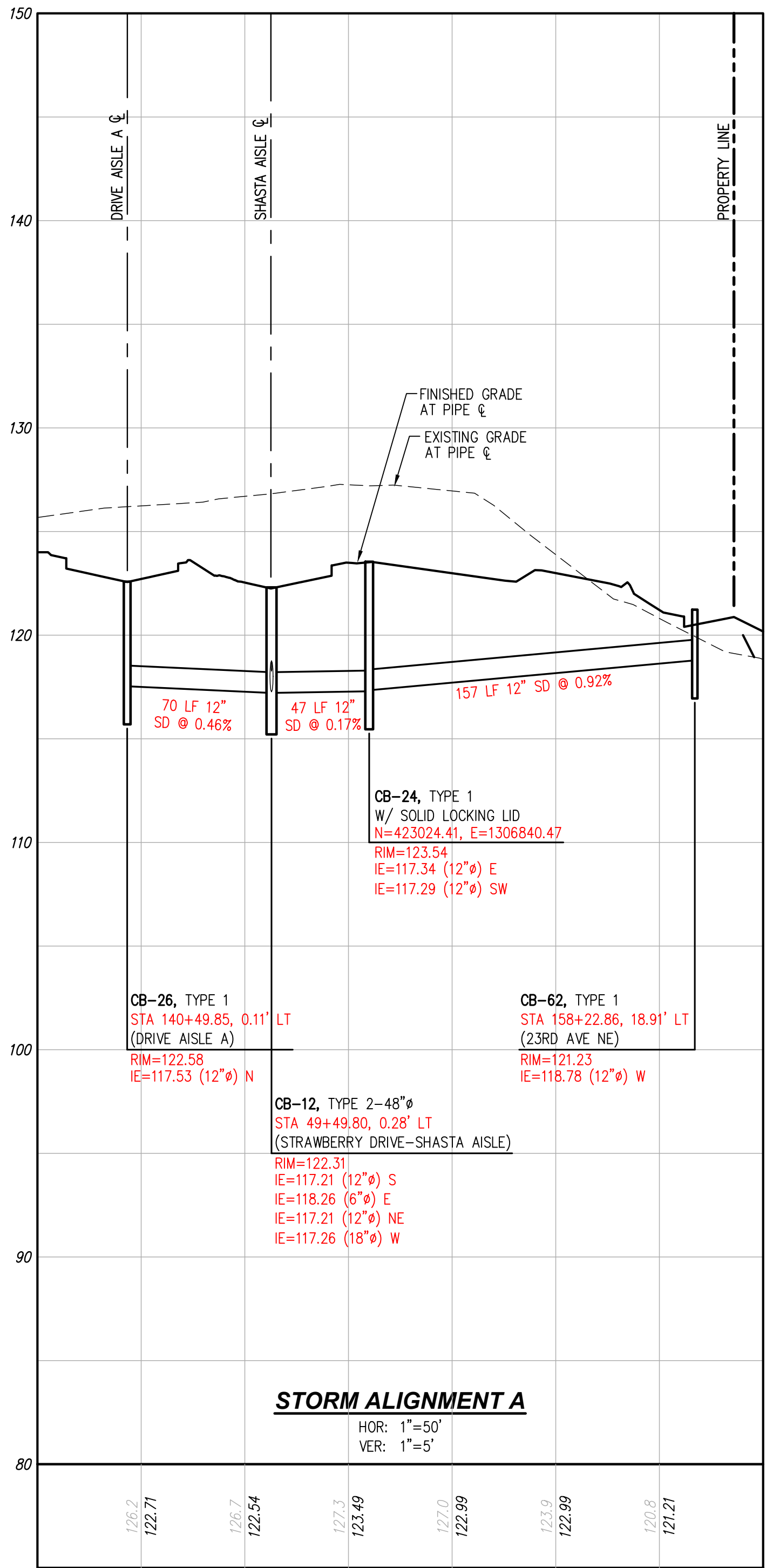
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INTRACORP HOMES
MARYSVILLE 172
AND 23 APARTMENTS
ROAD AND STORM DRAINAGE PROFILES



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DESIGNER: JAU
DRAFTING BY: WLL
DATE: 10-3-25
SCALE: 1"=50'
JURISDICTION: CITY OF MARYSVILLE

RD-07



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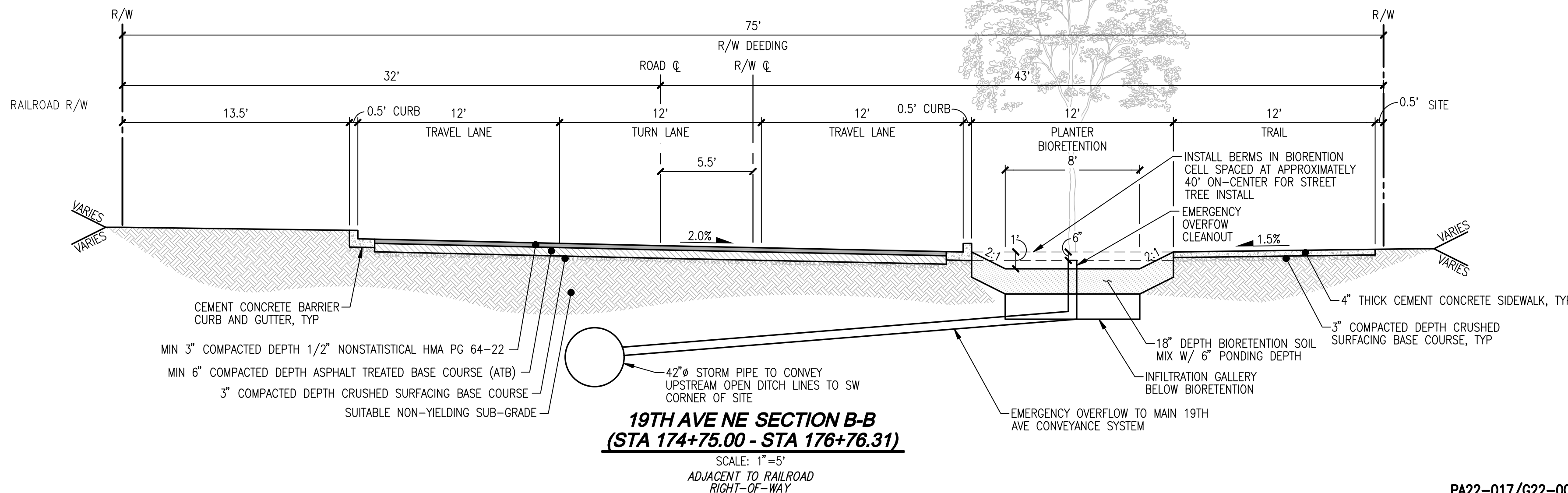
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Woodinville, WA 98072
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INTRACORP HOMES
MARYSVILLE 172
AND 23 APARTMENTS
ROAD AND STORM DRAINAGE PROFILES



JOB NUMBER: C21147A
DRAWING NAME: C21147A-B-RD-PR
DESIGNER: JAU
DRAFTING BY: WLL
DATE: 10-3-25
SCALE: 1"=50'
JURISDICTION: CITY OF MARYSVILLE

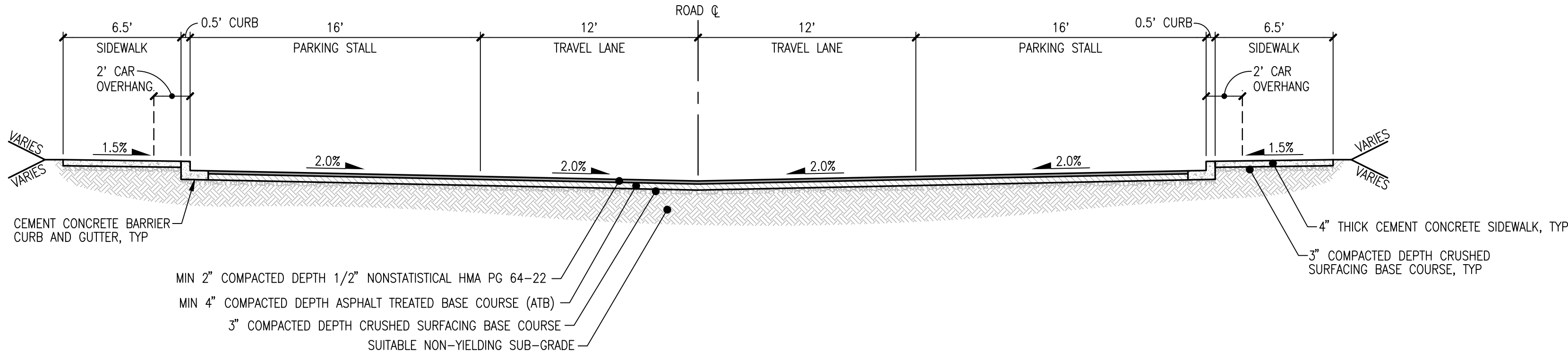
RD-08



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 15.09.08C

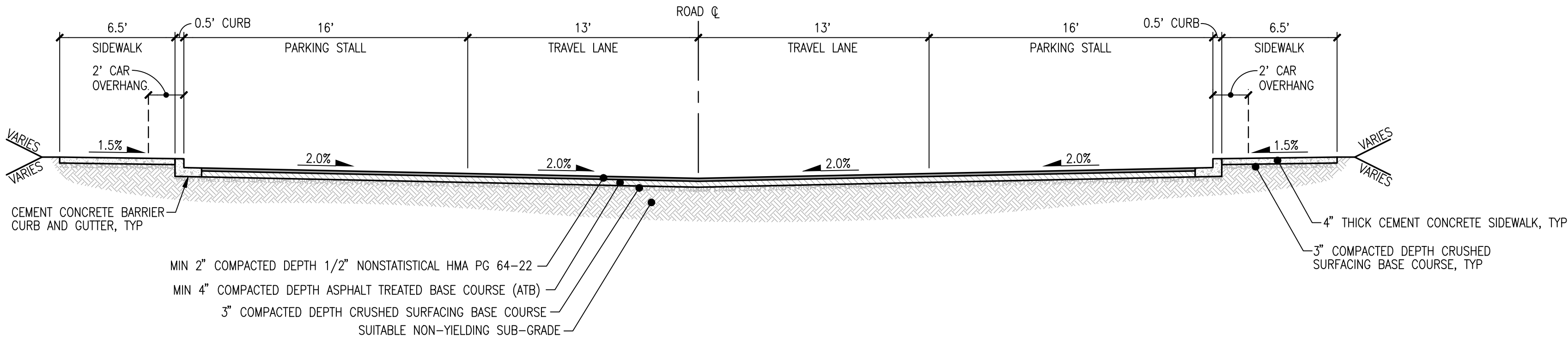
RD-09

SHEET **21** OF **39**



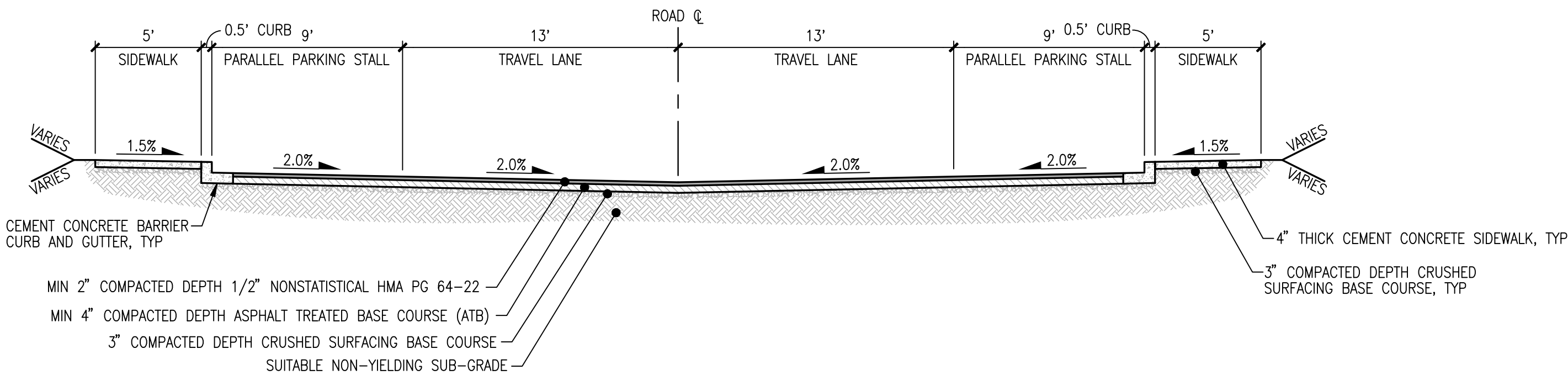
TYPICAL 24' DRIVE AISLE SECTION

SCALE: 1"=5'



TYPICAL 26' DRIVE AISLE SECTION

SCALE: 1"=5'



26' DRIVE AISLE WITH PARALLEL PARKING STALL SECTION

SCALE: 1"=5'

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Engineering
Planning

Kent

Woodinville
20210 142nd Avenue NE
Woodinville, WA 98072

Olympic

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INTRACORP HOMES
MARYSVILLE 172
AND 23 APARTMENTS
ROAD SECTIONS

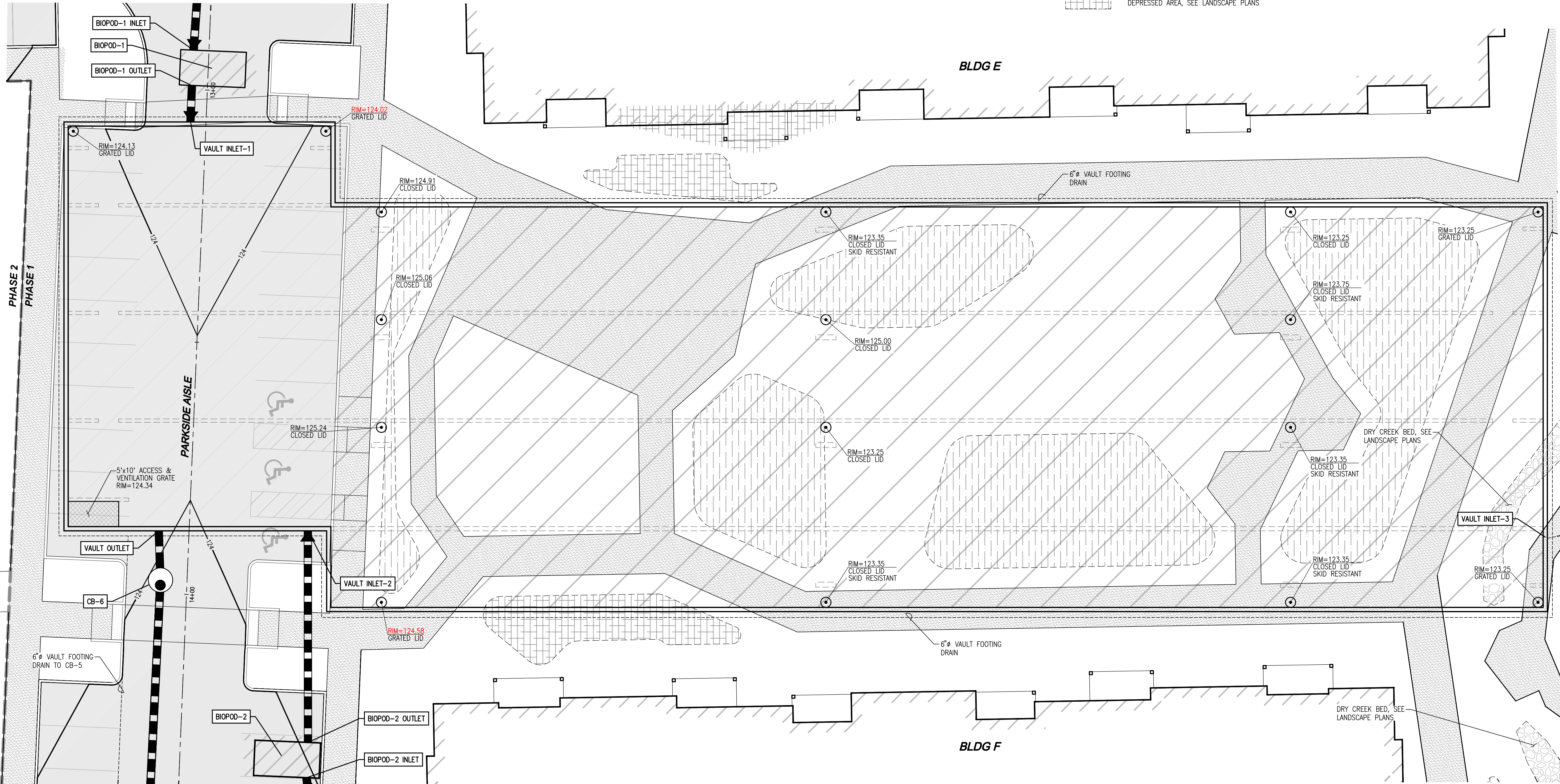
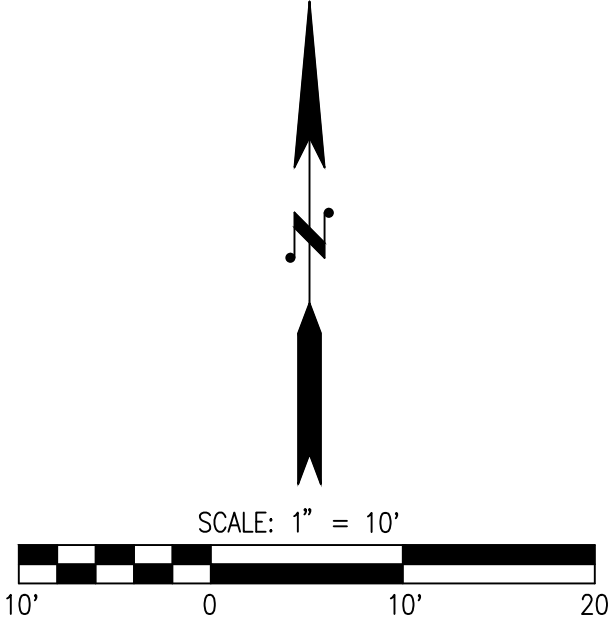


JOB NUMBER: C21147A
DRAWING NAME: C21147AB-RD-PR
DESIGNER: JAU
DRAFTING BY: WLL
DATE: 10-3-25
SCALE: 1"=5'
JURISDICTION: CITY OF MARYSVILLE

RD-10

LEGEND

- TYPE I CB
- TYPE II CB
- STORM PIPE
- DRAIN LINE
- ASPHALT PAVEMENT
- CONCRETE SIDEWALK
- BERM UP AREA, SEE LANDSCAPE PLANS
- DEPRESSED AREA, SEE LANDSCAPE PLANS



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Call 2 Business Days Before You Dig
811 or 1-800-424-5555
Utilities Underground Location Center

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1	10-3-25
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BY	DESCRIPTION
JAU	RECORD DRAWINGS
JAU	REVISED PER COMMENTS

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Engineering
Planning

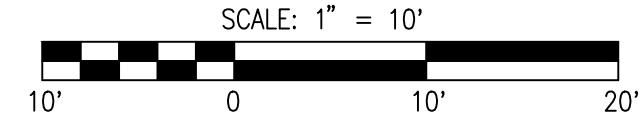
INTRACORP HOMES
MARYSVILLE 172 AND 23 APARTMENTS
STORM DETENTION VAULT PLAN

PA22-017/G22-0055

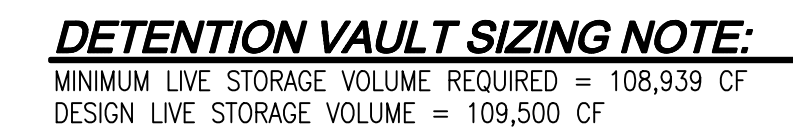
SD-01
SHEET 23 OF 39

PROFESSIONAL ENGINEER
KASE A. JARRELL
12-24-25

JOB NUMBER: C21147A
DRAWING NAME: C21147A-SD-PL
DESIGNER: JAU
DRAFTING BY: WLL
DATE: 10-3-25
SCALE: 1"=10'
JURISDICTION: CITY OF MARYSVILLE



SECTION A-A



SD-02

SHEET **24** OF **39**



SCALE: 1"=2'

1. METAL PARTS: CORROSION RESISTANT.
NON-GALVANIZED PARTS PREFERRED. GALVANIZED
PIPE PARTS TO HAVE ASPHALT TREATMENT 1.
2. FRAME AND LADDER OR STEPS OFFSET SO:
 - A. CLEANOUT GATE IS VISIBLE FROM TOP.
 - B. CLIMB-DOWN SPACE IS CLEAR OF RISER
AND CLEANOUT GATE.
 - C. FRAME IS CLEAR OF CURB.
3. IF METAL OUTLET PIPE CONNECTS TO CEMENT
CONCRETE PIPE: OUTLET PIPE TO HAVE SMOOTH
O.D. EQUAL TO CONCRETE PIPE I.D. LESS 1/4".
4. PROVIDE AT LEAST ONE 3"x0.90 GAGE SUPPORT
BRACKET ANCHORED TO CONCRETE WALL (MAXIMUM
3'-0" VERTICAL SPACING).

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INIRACORP HOMES

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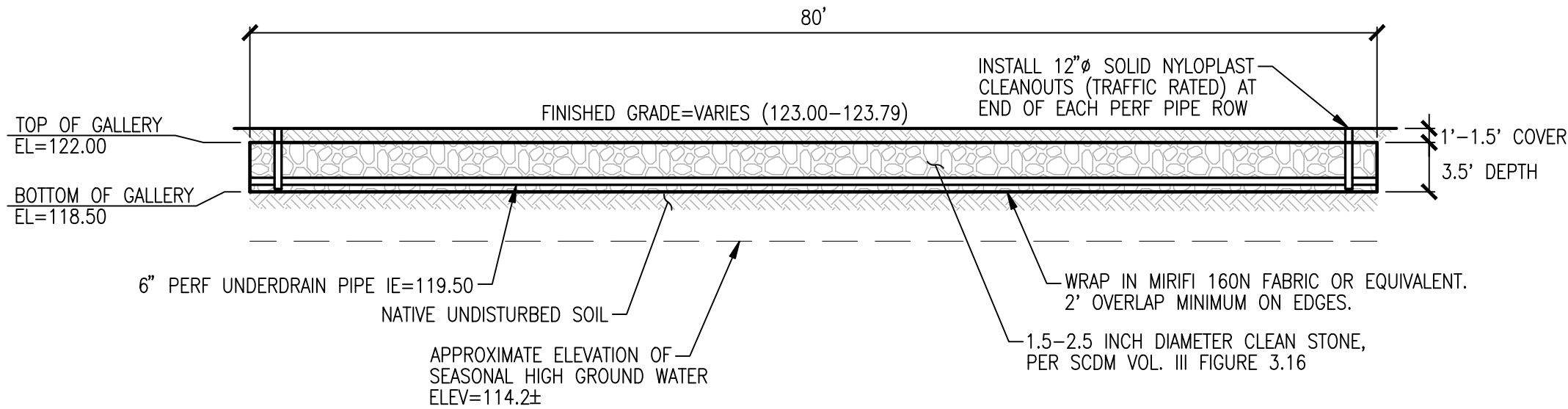
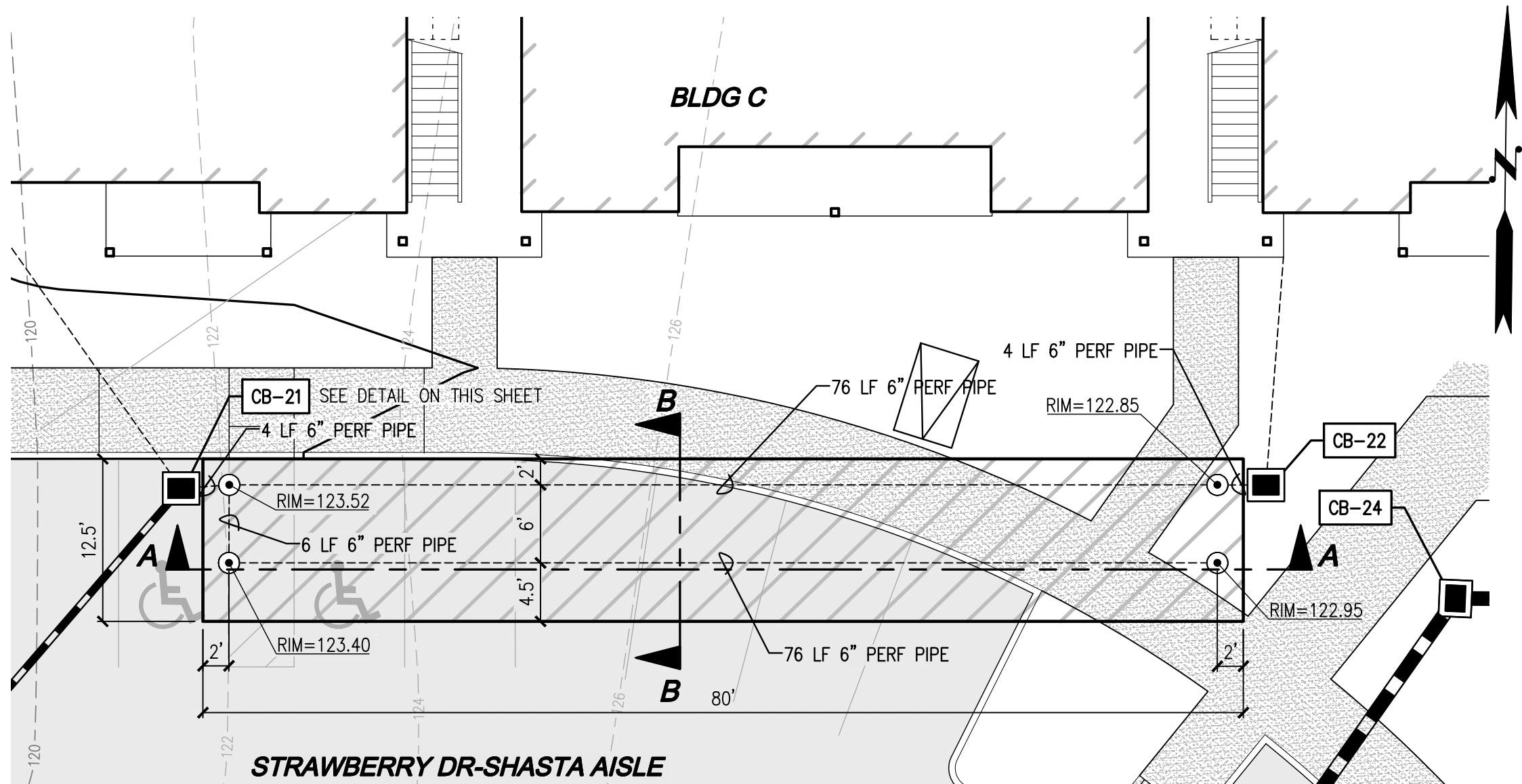
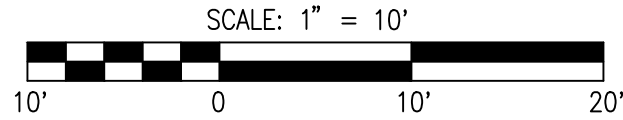
STORM DETENTION VAULT DETAILS



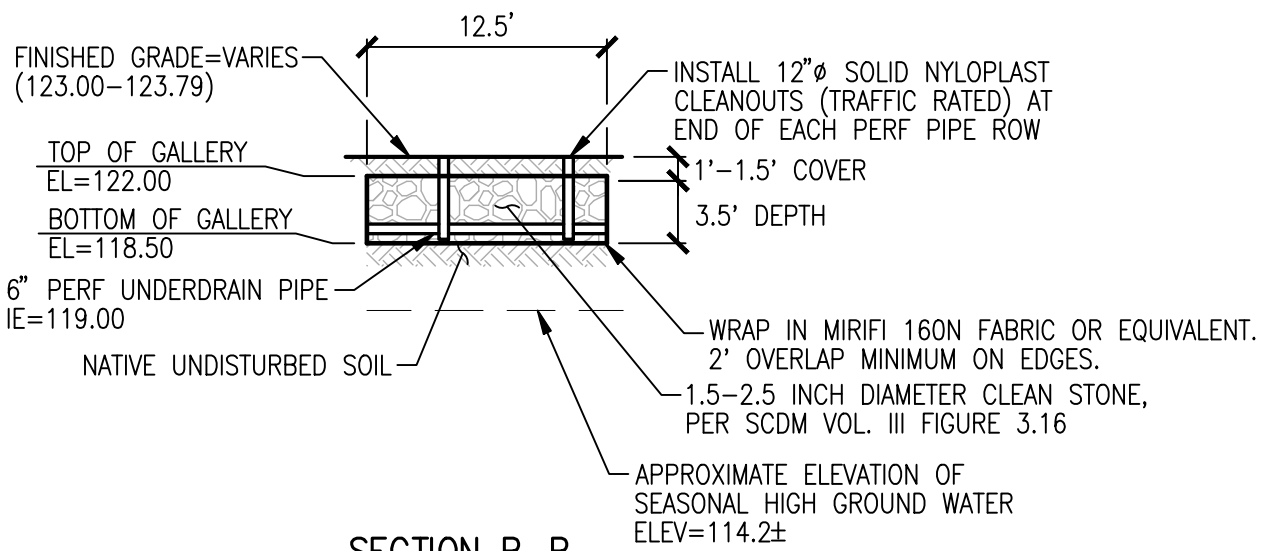
BOOK NUMBER:	C21147A
DRAWING NAME:	21147AB-SD-VLT
DRAWN BY:	JAD
CHECKED BY:	WLL
DATE:	10-3-25
SCALE:	AS NOTED
JURISDICTION:	CITY OF MARYSVILLE

SD-03

SHEET **25** OF **39**



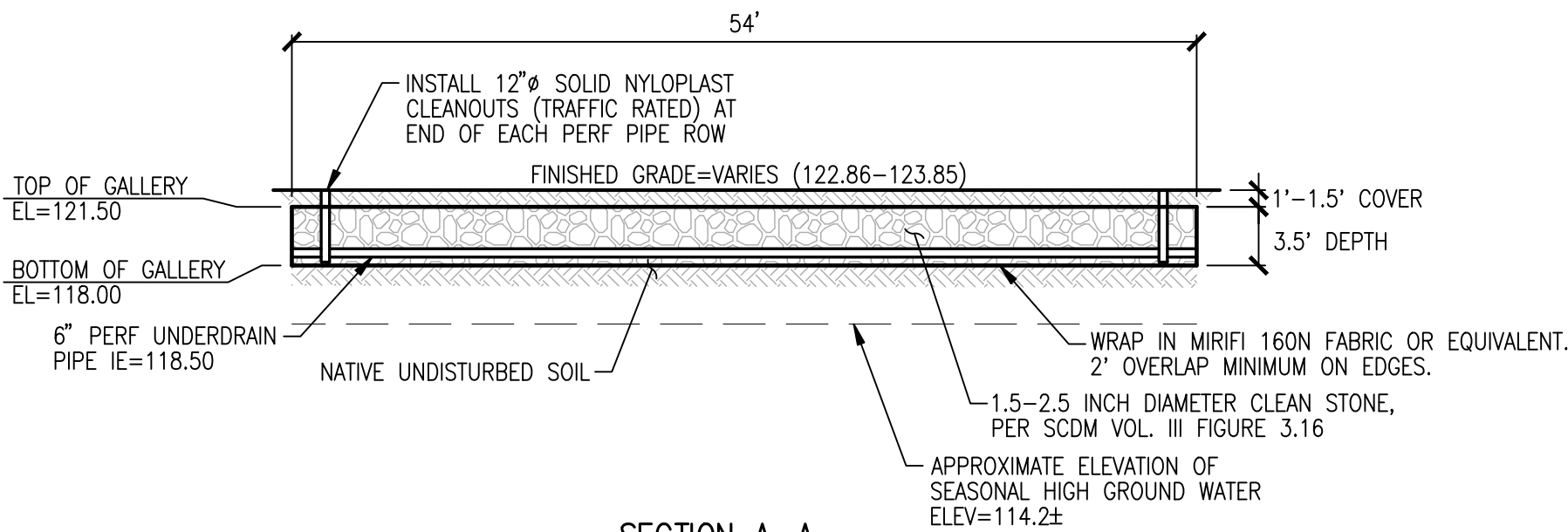
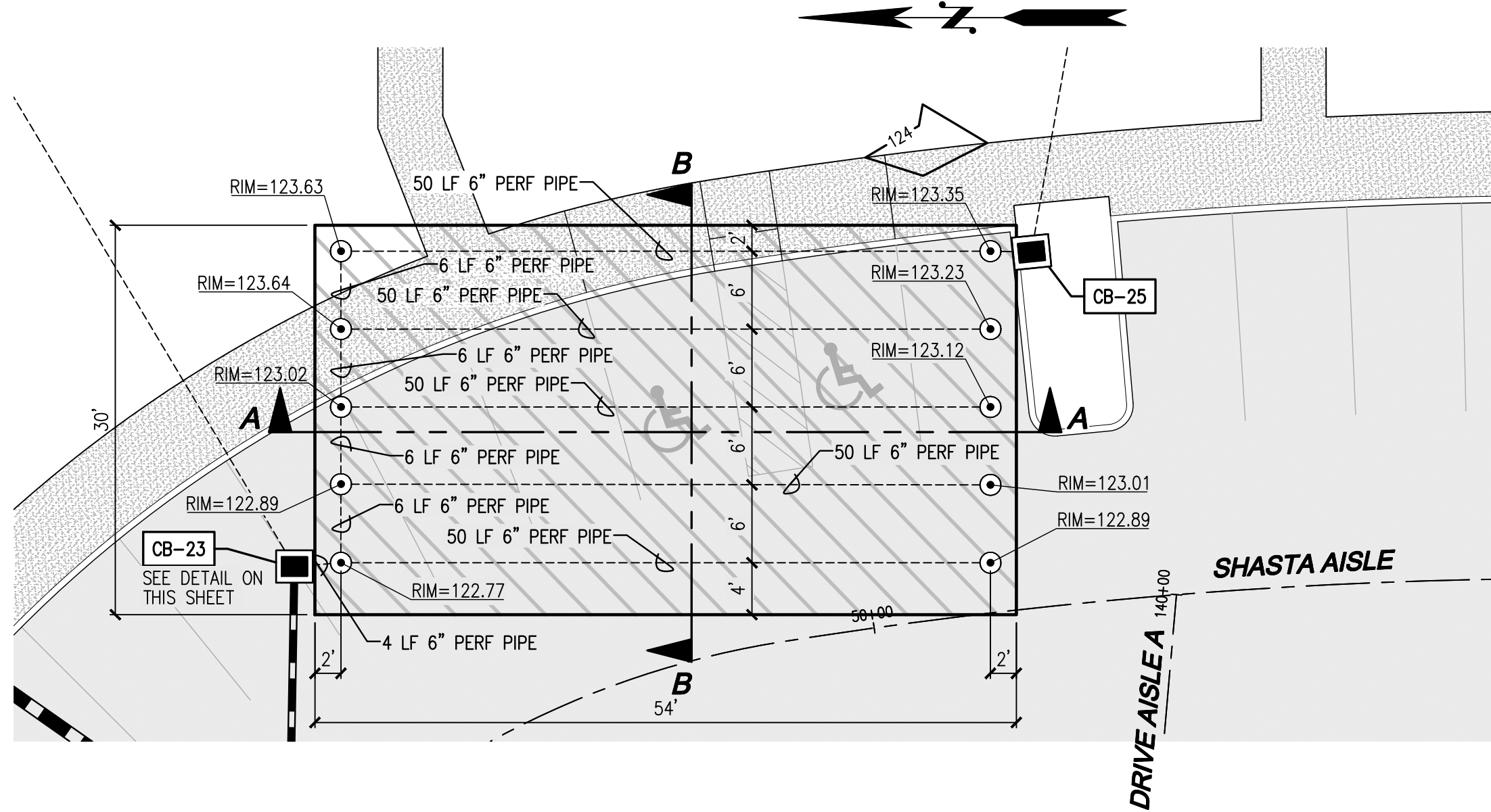
SECTION A-A



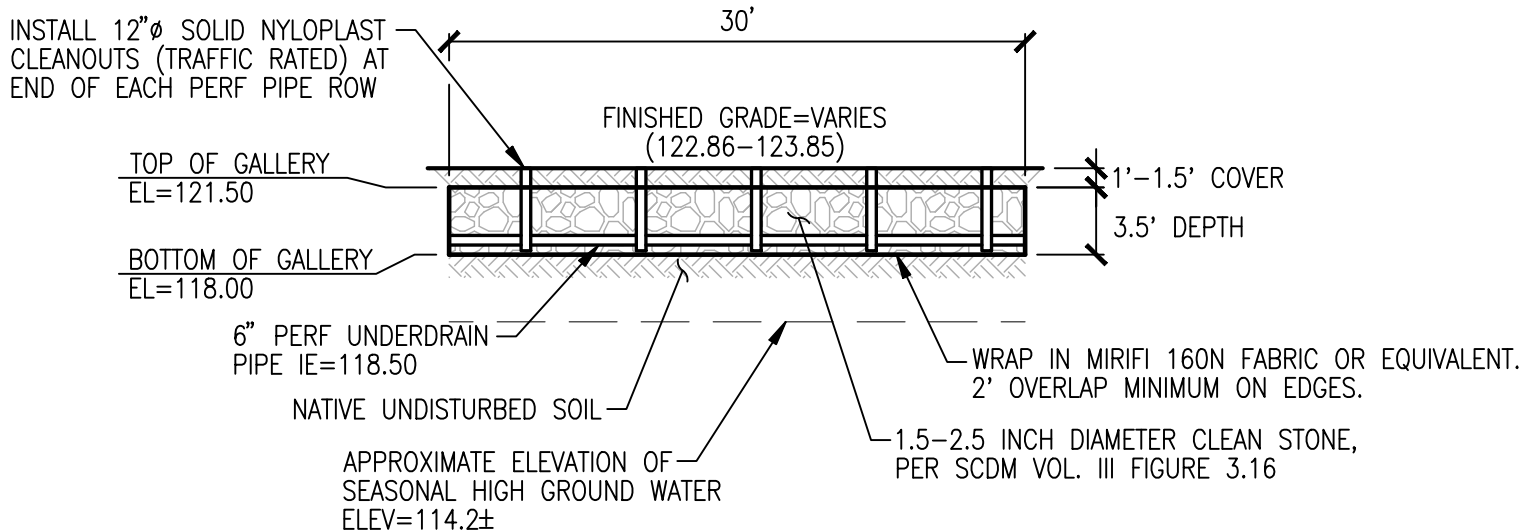
SECTION B-B

INFILTRATION GALLERY 1

SCALE: 1"=10'



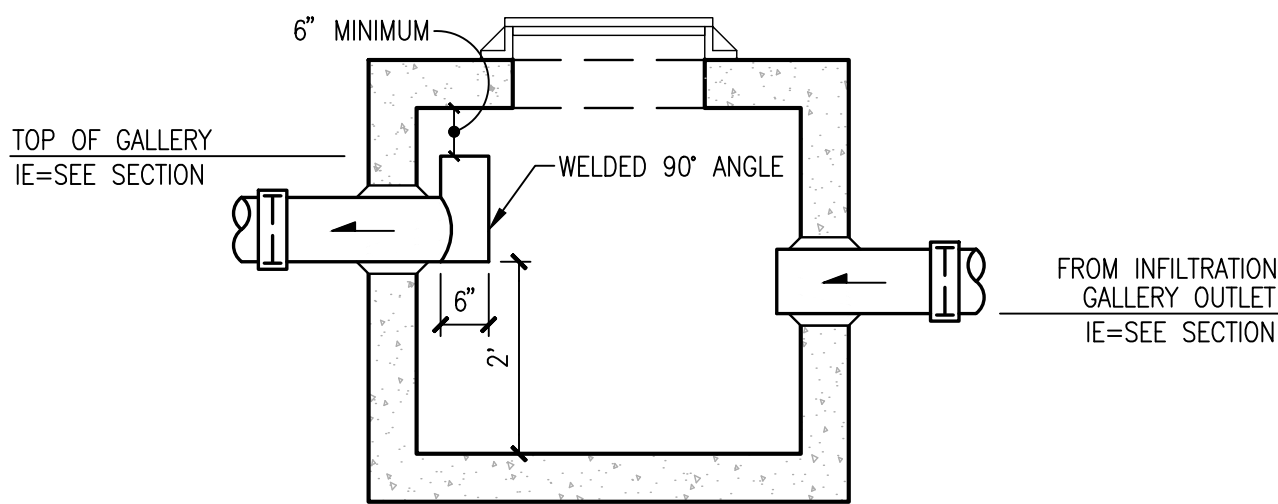
SECTION A-A



SECTION B-B

INFILTRATION GALLERY 2

SCALE: 1"=10'



ELEVATION

INFILTRATION OVERFLOW
TYPE 1 CB OUTLET

SCALE: 1"=2'

UTILITY NOTE

THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL EXISTING UTILITIES PRIOR TO ANY CONSTRUCTION. AGENCIES INVOLVED SHALL BE NOTIFIED WITHIN A REASONABLE TIME PRIOR TO THE START OF CONSTRUCTION.

DISCLAIMER

THE TOPOGRAPHIC SURVEY WAS PERFORMED BY LDC, INC. IN DECEMBER, 2021. ANY CHANGES TO THE SITE AFTER THIS DATE WILL NOT BE REFLECTED IN THE PLANS. ANY DISCREPANCIES FOUND BETWEEN WHAT IS SHOWN ON THE PLANS AND WHAT IS NOTED IN THE FIELD SHOULD BE BROUGHT IMMEDIATELY TO THE ATTENTION OF THE ENGINEER.

RECORD DRAWING DISCLAIMER

THESE PLANS ARE RECORD DRAWINGS AND THE INFORMATION SHOWN ACCURATELY REFLECTS EXISTING FIELD CONDITIONS AS OF THIS DATE: 9/12/2025. AS-BUILT INFO SHOWN PRIMARILY CONSISTS OF IMPROVEMENTS WITHIN PHASE I OF THE DEVELOPMENTS. AS-BUILTS FOR FUTURE PHASES II ARE TO BE PROVIDED AT A LATER DATE.

THIS RECORD DRAWING HAS BEEN PREPARED, IN PART, BASED ON INFORMATION PROVIDED BY THE GENERAL CONTRACTOR. UNDERGROUND PIPING IS ASSUMED TO RUN STRAIGHT BETWEEN SURFACE STRUCTURES AND AT A CONSTANT GRADE. THOSE RELYING ON THIS RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT VERIFICATION OF ITS ACCURACY.



CITY OF MARYSVILLE 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, WSDNR HYDRAULIC PROJECT APPROVAL (HPS), WSDOE NOTICE OF INTENT (NOI), ANY CORPS OF ENGINEERS FILL PERMITS AND THE REQUIREMENTS OF THE ENDANGERED SPECIES ACT. THIS DAY OF _____

BY: _____
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 15.09.080.

REVISIONS		NO.	DATE	DESCRIPTION
		1	10-3-25	RECORD DRAWINGS
		2	10-30-25	REVISED PER COMMENTS

Surveying
Engineering
Planning

LDC

Kent
Woodinville
20210 142nd Avenue NE
Woodinville, WA 98072
T 425.806.1869 www.LDCorp.com F 425.482.2893

INTRACORP HOMES

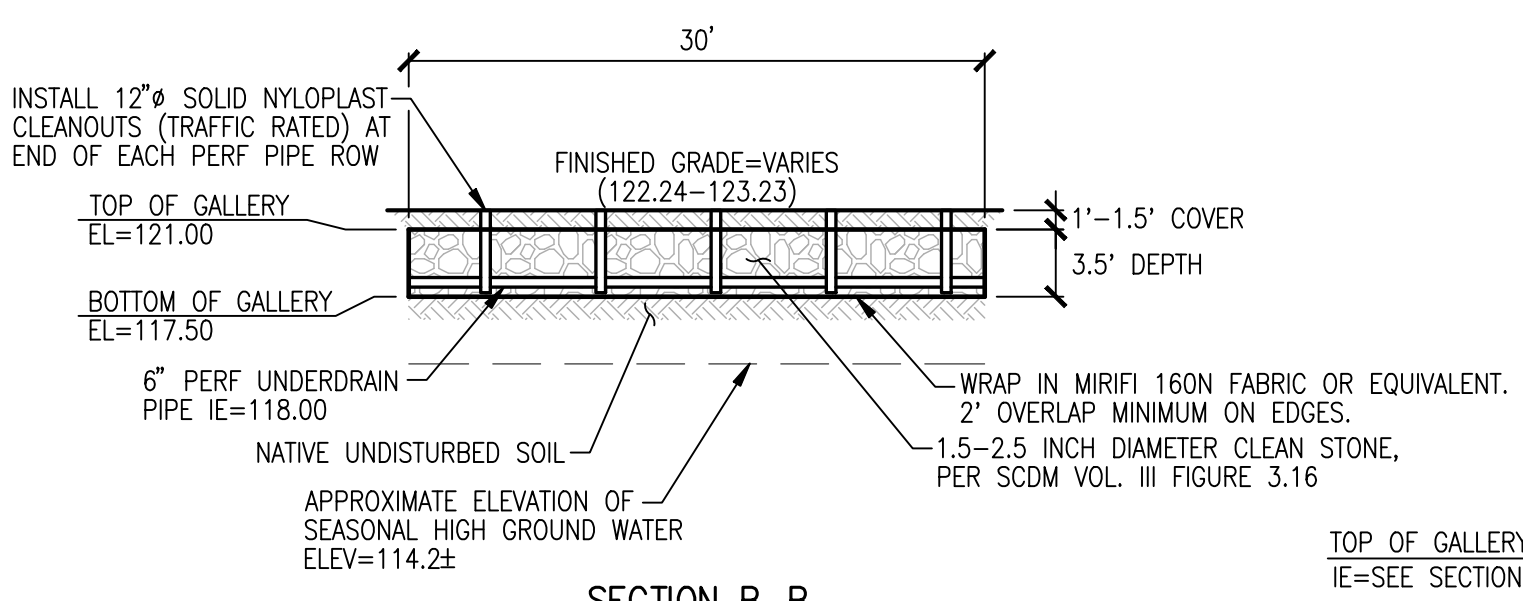
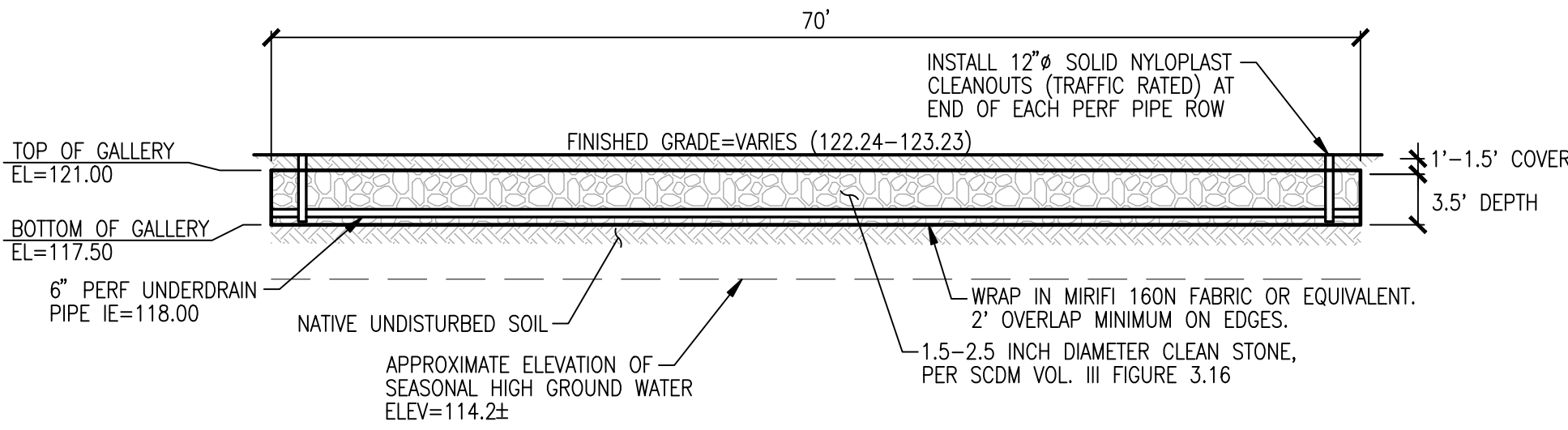
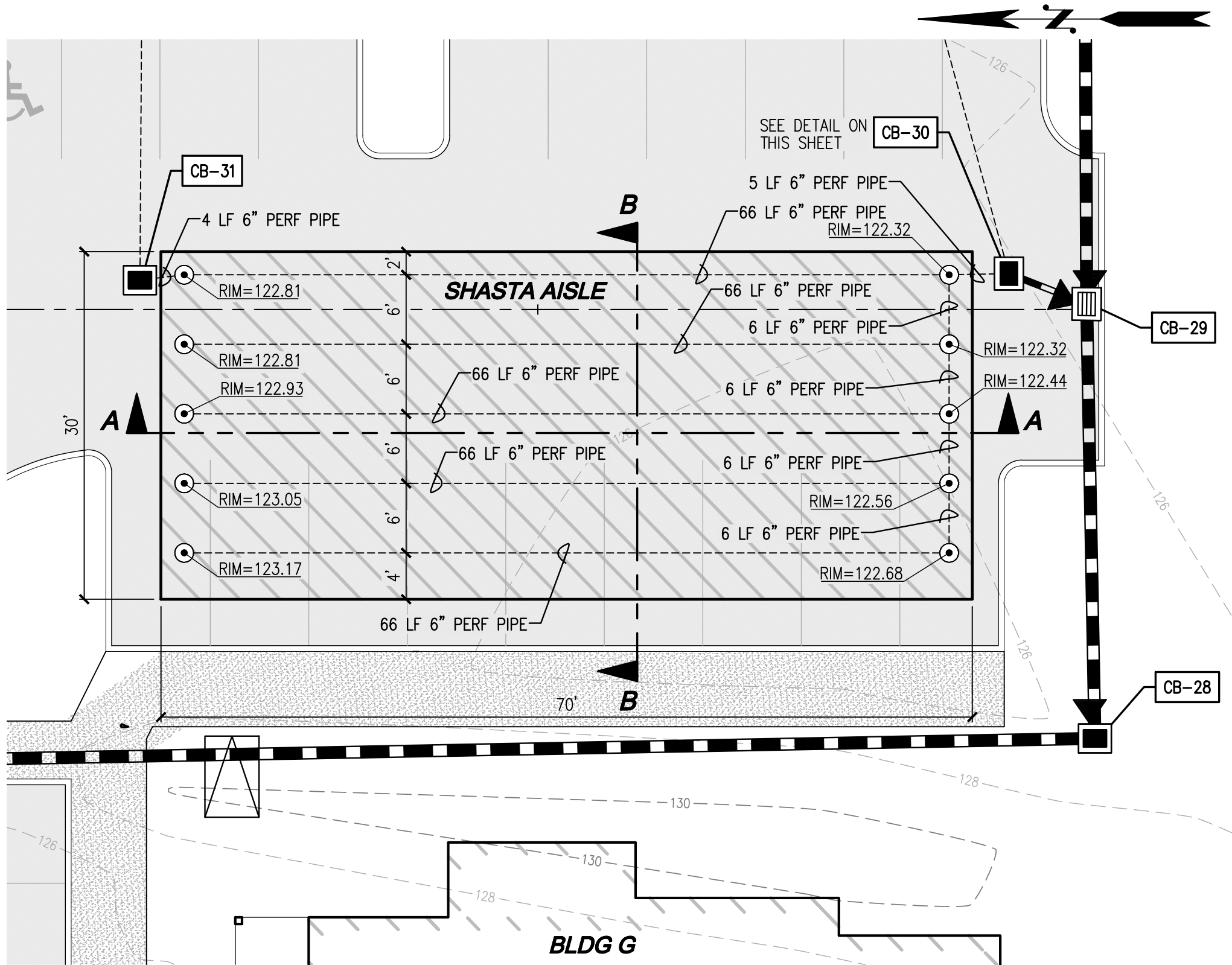
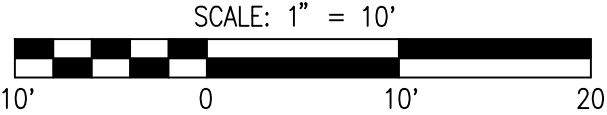
**MARYSVILLE 172
AND 23 APARTMENTS**

INFILTRATION GALLERY PLAN AND SECTIONS

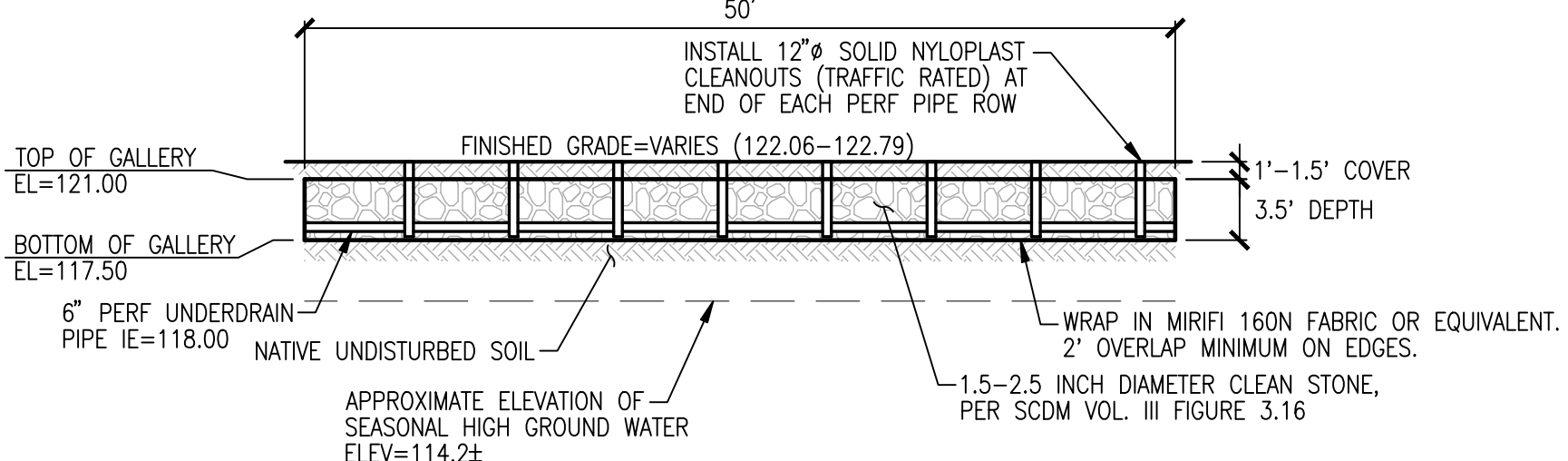
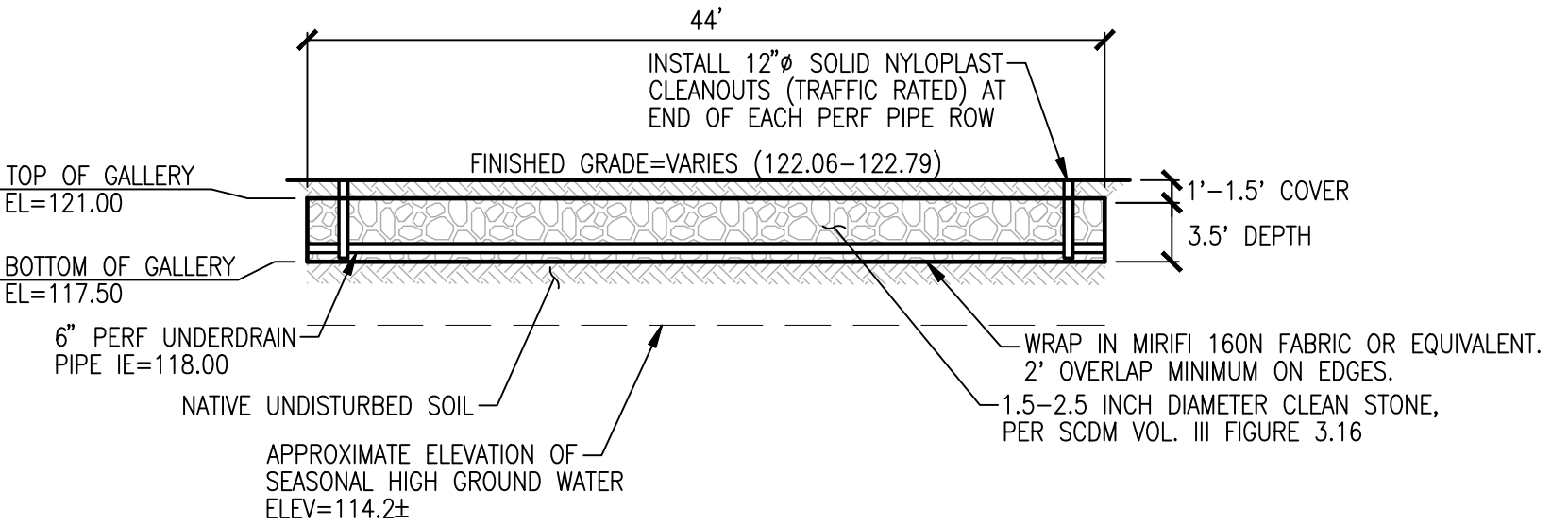
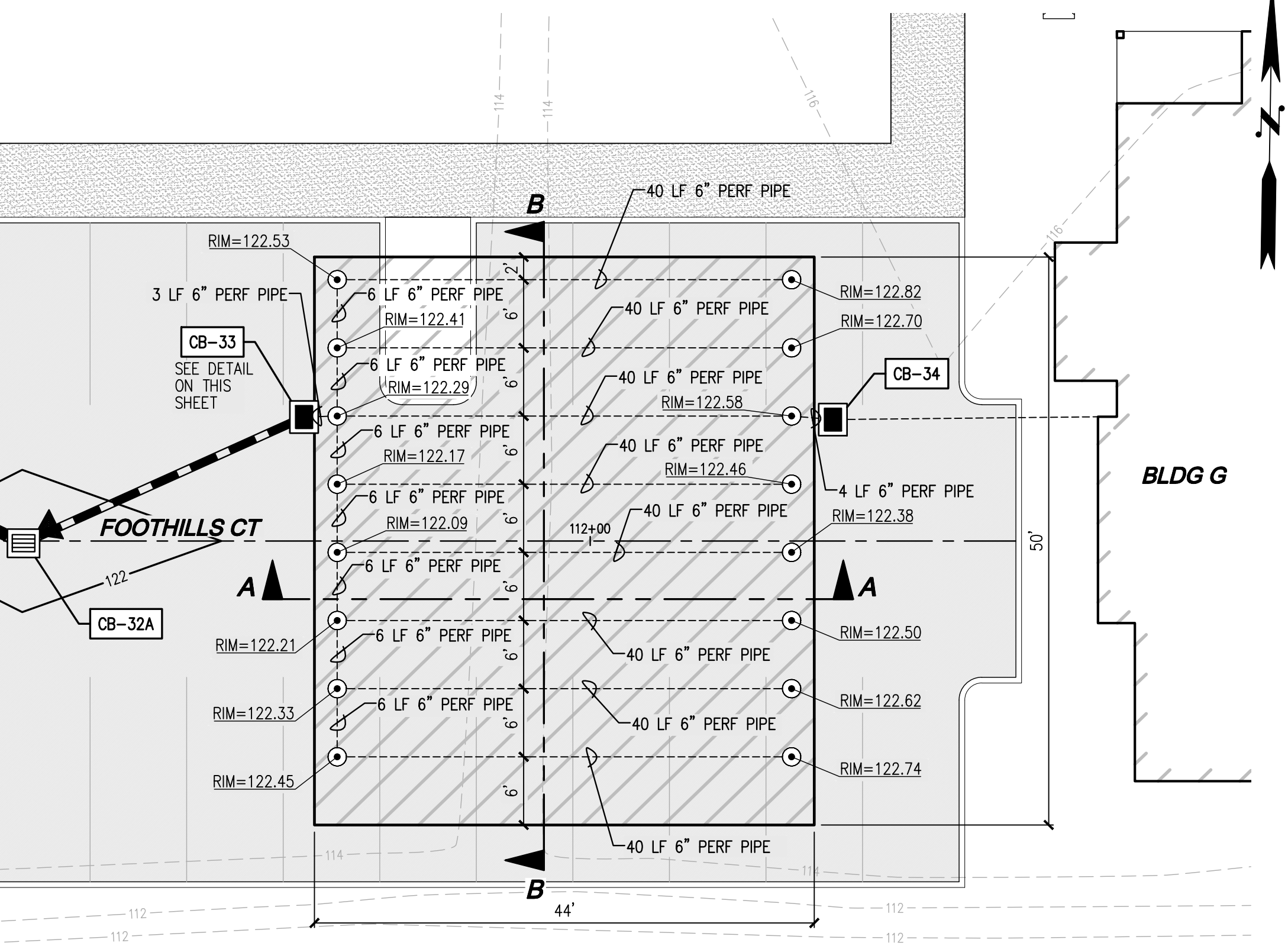
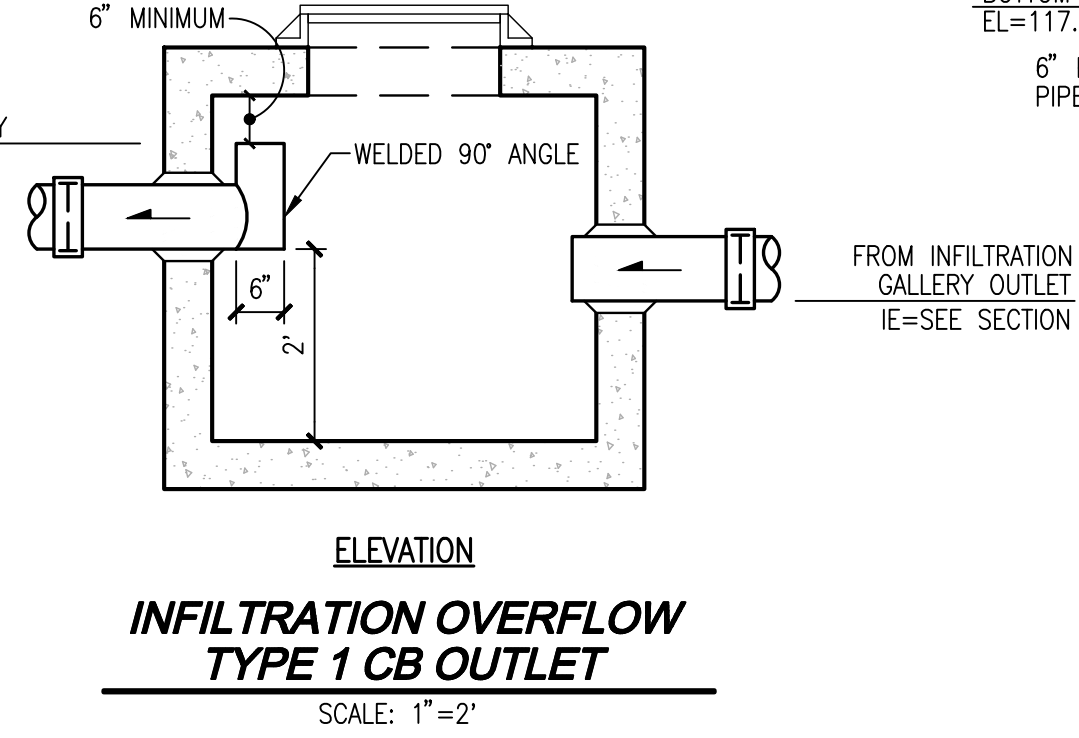


JOB NUMBER: C21147A
DRAWING NAME: 21147A-B-SD-VLT
DESIGNER: JAU
DRAFTING BY: WLL
DATE: 10-3-25
SCALE: 1"=10'
JURISDICTION: CITY OF MARYSVILLE

SD-04



INFILTRATION GALLERY 3
SCALE: 1"=10'



INFILTRATION GALLERY 4
SCALE: 1"=10'

UTILITY NOTE
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Call 2 Business Days Before You Dig
811 or 1-800-424-5555
Utilities Underground Location Center

REVISIONS	
NO.	DATE
1	10-3-25
2	10-30-25

BY	DESCRIPTION
JAU	RECORD DRAWINGS
JAU	REVISED PER COMMENTS

INTRACORP HOMES
MARYSVILLE 172 AND 23 APARTMENTS
INFILTRATION GALLERY PLAN AND SECTIONS

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PA22-017/G22-0055

SD-05
SHEET 27 OF 39

Drawing: P:\C\01\2021\c21-147a-marysville 172nd assemblies\Drawings\as-bulits\172nd phase 1 as-bulits\c21147AB-DT-PL.dwg Plotlet: Oct_30_2025 - 12:20pm

GENERAL NOTES

- ALL WORK IN CITY RIGHT-OF-WAY REQUIRES A PERMIT FROM THE CITY OF MARYSVILLE. PRIOR TO ANY WORK COMMENCING, THE GENERAL CONTRACTOR SHALL ARRANGE FOR A PRECONSTRUCTION MEETING AT THE DEVELOPMENT SERVICES CENTER TO BE ATTENDED BY ALL CONTRACTORS THAT WILL PERFORM WORK SHOWN ON THE APPROVED ENGINEERING PLANS, REPRESENTATIVES FROM ALL APPLICABLE UTILITY COMPANIES, THE PROJECT OWNER AND APPROPRIATE CITY STAFF. CONTRACT DEVELOPMENT SERVICES AT (\$60-363-\$100) TO SCHEDULE THE MEETING. THE CONTRACTOR IS RESPONSIBLE TO HAVE THEIR OWN SET OF APPROVED PLANS AT THE MEETING.
- AFTER COMPLETION OF ALL ITEMS SHOWN ON THESE PLANS AND BEFORE ACCEPTANCE OF THE PROJECT THE CONTRACTOR SHALL OBTAIN A "PUNCH LIST" PREPARED BY THE CITY'S INSPECTOR DETAILING REMAINING ITEMS OF WORK TO BE COMPLETED. ALL ITEMS OF WORK SHOWN ON THESE PLANS SHALL BE COMPLETED TO THE SATISFACTION OF THE CITY PRIOR TO ACCEPTANCE OF THE WATER, SANITARY SEWER AND STORM SYSTEMS.
- ALL MATERIALS AND WORKMANSHIP SHALL CONFORM TO THE STANDARD SPECIFICATIONS FOR ROAD, BRIDGE, AND MUNICIPAL CONSTRUCTION (HEREINAFTER REFERRED TO AS THE "STANDARD SPECIFICATIONS"), WASHINGTON STATE, DEPARTMENT OF TRANSPORTATION AND AMERICAN PUBLIC WORKS ASSOCIATION, WASHINGTON STATE CHAPTER, LATEST EDITION, UNLESS SUPERSEDED OR AMENDED BY THE CITY OF MARYSVILLE. CITY ENGINEERING DESIGN AND DEVELOPMENT STANDARDS (HEREINAFTER REFERRED TO AS THE "CITY STANDARDS").
- ALL WORK WITHIN THE DEVELOPMENT AND CITY RIGHT-OF-WAY SHALL BE SUBJECT TO THE INSPECTION OF THE CITY ENGINEER OR DESIGNATED REPRESENTATIVE.
- PRIOR TO ANY SITE CONSTRUCTION INCLUDING CLEARING/LOGGING OR GRADING, THE SITE CLEARING LIMITS SHALL BE LOCATED AND FIELD IDENTIFIED BY THE PROJECT SURVEYOR (OR PROJECT ENGINEER) AS REQUIRED BY THESE PLANS. THE PROJECT SURVEYOR'S NAME AND PHONE NUMBER IS DARREN RIDDLE, PLS AT (425) 512-7099.
- THE DEVELOPER, CONTRACTOR AND PROJECT ENGINEER IS RESPONSIBLE FOR WATER QUALITY AS DETERMINED BY THE MONITORING PROGRAM ESTABLISHED BY THE PROJECT ENGINEER. THE PROJECT ENGINEER'S NAME AND PHONE NUMBER IS MARK VILVUOK AT (425) 806-1869.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL PERMITS FOR UTILITY, ROAD, AND RIGHT-OF-WAY CONSTRUCTION. THE CONTRACTOR FOR THIS PROJECT IS TO BE DETERMINED.
- THE CONSTRUCTION STORMWATER POLLUTION PREVENTION PLAN (SWPPP) BEST MANAGEMENT PRACTICES (BMP'S) SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE APPROVED SWPPP PRIOR TO ANY GRADING OR EXTENSIVE LAND CLEARING. THESE FACILITIES MUST BE SATISFACTORY UNTIL CONSTRUCTION AND LANDSCAPING IS COMPLETED AND FINAL STABILIZATION HAS OCCURRED. SEDIMENT LOADED WATERS SHALL NOT ENTER THE CITY STORMWATER DRAINAGE SYSTEM OR A NATURAL DRAINAGE SYSTEM.
- THE CONTRACTOR SHALL KEEP TWO SETS OF PLANS ON SITE AT ALL TIMES FOR RECORDING RECORD DRAWING INFORMATION. ONE SET SHALL BE SUBMITTED TO THE PROJECT ENGINEER, AND ONE SET SHALL BE SUBMITTED TO THE CITY ENGINEER AT COMPLETION OF CONSTRUCTION AND PRIOR TO FINAL ACCEPTANCE OF WORK.
- PRIOR TO CONSTRUCTION THE OWNER AND/OR CONTRACTOR SHALL NOTIFY THE PROJECT ENGINEER AND THE CITY ENGINEER WHEN CONFLICTS EXIST BETWEEN THE PLANS AND FIELD CONDITIONS. CONFLICTS SHALL BE RESOLVED (INCLUDING PLAN AND PROFILE REVISIONS) AND RESUBMITTED FOR APPROVAL PRIOR TO PROCEEDING WITH CONSTRUCTION.
- ANY REVISIONS MADE TO THESE PLANS, OR CHANGES TO THE DESIGN MUST BE REVIEWED AND APPROVED BY THE DEVELOPER'S ENGINEER AND THE CITY PRIOR TO ANY IMPLEMENTATION IN THE FIELD. THE CITY SHALL NOT BE RESPONSIBLE FOR ANY ERRORS AND/OR OMISSIONS ON THESE PLANS.
- THE CONTRACTOR SHALL HAVE ALL UTILITIES VERIFIED ON THE GROUND PRIOR TO ANY CONSTRUCTION. CALL (811) AT LEAST TWO WORKING DAYS IN ADVANCE. PRIOR TO CONSTRUCTION THE OWNER AND/OR CONTRACTOR SHALL NOTIFY THE PROJECT ENGINEER AND THE CITY ENGINEER WHEN CONFLICTS EXIST BETWEEN THE PLANS AND FIELD CONDITIONS. CONFLICTS SHALL BE RESOLVED (INCLUDING PLAN AND PROFILE REVISIONS) AND RESUBMITTED FOR APPROVAL PRIOR TO PROCEEDING WITH CONSTRUCTION.
- CITY OF MARYSVILLE HORIZONTAL DATUM SHALL BE NAD 83, AND THE VERTICAL DATUM SHALL BE NAVD 88, IN WASHINGTON STATE PLANE, COORDINATES (FEET) WASHINGTON NORTH ZONE 4601. A LIST OF BENCHMARKS IS AVAILABLE THROUGH THE PUBLIC WORKS DEPARTMENT.
- TEMPORARY STREET PATCHING SHALL BE ALLOWED FOR AS APPROVED BY THE CITY ENGINEER. TEMPORARY STREET PATCHING SHALL BE PROVIDED BY PLACEMENT AND COMPACTION OF ATB OR CLASS B ASPHALT CONCRETE. CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTENANCE AS REQUIRED.
- PROVIDE TRAFFIC CONTROL PLAN(S) IN ACCORDANCE WITH THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD) AS REQUIRED.
- IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO HAVE A COPY OF THESE APPROVED PLANS ON CONSTRUCTION SITE AT ALL TIMES.
- ANY STRUCTURE AND/OR OBSTRUCTION THAT REQUIRES REMOVAL OR RELOCATION RELATING TO THIS PROJECT SHALL BE DONE SO AT THE DEVELOPER'S EXPENSE.
- LOCATIONS OF EXISTING UTILITIES ARE APPROXIMATE. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE THE TRUE ELEVATIONS AND LOCATIONS OF HIDDEN UTILITIES. ALL VISIBLE ITEMS SHALL BE THE ENGINEER'S RESPONSIBILITY. LOCATION OF UTILITIES SHOWN ON CONSTRUCTION PLANS ARE BASED ON BEST RECORDS AVAILABLE AND ARE SUBJECT TO VARIATION. FOR ASSISTANCE IN UTILITY LOCATION, CALL 1-800-424-5555.
- THE CONTRACTOR SHALL INSTALL, REPLACE, OR RELOCATE ALL SIGNS, AS SHOWN ON THE PLANS OR AS AFFECTED BY CONSTRUCTION, PER CITY STANDARDS.
- POWER, STREET LIGHT, CABLE, AND TELEPHONE LINES SHALL BE IN A TRENCH LOCATED WITHIN A 10-FOOT UTILITY EASEMENT ADJACENT TO PUBLIC RIGHT-OF-WAY. RIGHT-OF-WAY CROSSINGS SHALL HAVE A MINIMUM HORIZONTAL SEPARATION FROM OTHER UTILITIES (SEWER, WATER, AND STORM) OF 5 FEET.
- ALL CONSTRUCTION SURVEYING FOR EXTENSIONS OF PUBLIC FACILITIES SHALL BE DONE UNDER THE DIRECTION OF A WASHINGTON STATE LICENSED LAND SURVEYOR OR A WASHINGTON STATE LICENSED PROFESSIONAL CIVIL ENGINEER.
- DURING CONSTRUCTION, ALL PUBLIC STREETS ADJACENT TO THIS PROJECT SHALL BE KEPT CLEAN OF ALL MATERIAL DEPOSITS RESULTING FROM ON-SITE CONSTRUCTION, AND EXISTING STRUCTURES SHALL BE PROTECTED AS DIRECTED BY THE CITY.
- CERTIFIED RECORD DRAWINGS ARE REQUIRED PRIOR TO PROJECT ACCEPTANCE.
- A NPDES STORMWATER GENERAL PERMIT MAY BE REQUIRED BY THE DEPARTMENT OF ECOLOGY FOR THIS PROJECT. FOR INFORMATION VISIT THE DEPARTMENT OF ECOLOGY WEB SITE WWW.ECY.WA.GOV/PROGRAMS/WQ/STORMWATER/CONSTRUCTION/.
- ANY DISTURBANCE OR DAMAGE TO CRITICAL AREAS AND ASSOCIATED BUFFERS, OR SIGNIFICANT TREES DESIGNATED FOR PRESERVATION AND PROTECTION SHALL BE MITIGATED IN ACCORDANCE WITH A MITIGATION PLAN REVIEWED AND APPROVED BY THE CITY'S PLANNING DIVISION. PREPARATION AND IMPLEMENTATION OF THE MITIGATION PLAN SHALL BE AT THE DEVELOPER'S EXPENSE.
- A GRADING PERMIT ISSUED PURSUANT TO THE CURRENT ADOPTED INTERNATIONAL BUILDING CODE, AND APPROVAL OF THE TEMPORARY EROSION AND SEDIMENTATION CONTROL PLAN SHALL BE OBTAINED FROM THE COMMUNITY DEVELOPMENT DEPARTMENT PRIOR TO ANY ON-SITE GRADING WORK NOT EXPRESSLY EXEMPT BY THE CURRENT ADOPTED INTERNATIONAL BUILDING CODE.
- PRIOR TO COMMENCEMENT OF FRAMING, FINAL DRAINAGE INSPECTION AND APPROVAL OF THE ROOF LEADER AND POSITIVE FOOTING SYSTEMS SHALL BE COMPLETED BY THE BUILDING DEPARTMENT. CALL 360-363-8100 TO SCHEDULE THE INSPECTION

ROADWAY NOTES

- MONUMENTS SHALL BE INSTALLED AT ALL STREET INTERSECTIONS, AT ANGLE POINTS, AND POINTS OF CURVATURE IN EACH STREET. ALL BOUNDARY MONUMENTS MUST BE INSTALLED ACCORDING TO THE WASHINGTON STATE SUBDIVISION LAWS.
- CURB AND GUTTER INSTALLATION SHALL CONFORM TO CITY STANDARD DETAIL 3-514.
- SIDEWALKS AND DRIVEWAYS SHALL BE INSTALLED AS LOTS ARE OR PRIOR TO FINAL PLAT APPROVAL. SIDEWALKS AND DRIVEWAYS SHALL CONFORM TO CITY STANDARD DETAIL 3-303-001 AND -002. IF ASPHALT IS DAMAGED DURING REPLACEMENT OF CURB AND GUTTER, THE REPAIR SHALL CONFORM TO CITY STANDARD DETAIL 3-514-001.
- THE SURROUNDING GROUND (5 FEET BEYOND THE BASE) FOR ALL POWER TRANSFORMERS, TELEPHONE/TV PEDESTALS, AND STREET LIGHT MAIN DISCONNECTS SHALL BE GRADED TO A POSITIVE 2 PERCENT SLOPE FROM TOP OF CURB.
- SIGNAGE AND TRAFFIC CONTROL DEVICES ARE SAFETY ITEMS AND SHALL BE INSTALLED PRIOR TO ISSUANCE OF ANY CERTIFICATE OF OCCUPANCY OR PLAT APPROVAL. HOWEVER, IN LARGER DEVELOPMENTS, EXACT LOCATIONS OF STOP AND YIELD SIGNS MAY NEED TO BE DETERMINED AFTER FULL BUILDOUT WHEN TRAFFIC PATTERNS HAVE BEEN ESTABLISHED. IN THIS CASE, CONTRACTOR SHALL PROVIDE INDICATED "CITY-PLACED" SIGNS, SIGNPOSTS, AND BRACKETS TO THE CITY SIGN SPECIALIST (425) 328-7954 FOR LATER INSTALLATION BY THE CITY. ALL SIGNAGE SHALL BE IN ACCORDANCE WITH THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).
- PRIOR TO ANY SIGN OR STRIPING INSTALLATION OR REMOVAL THE CONTRACTOR SHALL CONTACT THE CITY SIGN SPECIALIST (425) 328-7954 TO ARRANGE FOR AN ON-SITE MEETING TO DISCUSS PLACEMENT AND UNIFORMITY.
- NEW OR REVISED STOP SIGNS OR YIELD SIGNS SHALL BE ADVANCE WARNED USING THE PROCEDURE OUTLINED IN THE MUTCD. ADVANCE WARNING SIGNS AND FLAGS SHALL BE MAINTAINED BY INSTALLER FOR 30 DAYS AND THEN REMOVED.

UTILITY NOTE

THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL EXISTING UTILITIES PRIOR TO ANY CONSTRUCTION. AGENCIES INVOLVED SHALL BE NOTIFIED WITHIN A REASONABLE TIME PRIOR TO THE START OF CONSTRUCTION.

STORM DRAINAGE NOTES

- DURING CONSTRUCTION, ALL EXISTING AND NEWLY INSTALLED DRAINAGE STRUCTURES SHALL BE PROTECTED FROM SEDIMENTS.
- ALL STORM MANHOLES SHALL CONFORM TO CITY STANDARD DETAIL NO.4-08-009. FLOW CONTROL MANHOLE/OIL WATER SEPARATOR SHALL CONFORM TO CITY STANDARD DETAIL NO. 4-040-004.
- MANHOLE RING AND COVER SHALL CONFORM TO CITY STANDARD DETAIL 4-08-009 AND 4-080-15 THRU 4-080-024. THE COVER SHALL BE MARKED WITH "STORM" OR "DRAIN" IN 2-INCH RAISED LETTERS. MINIMUM WEIGHT OF THE FRAME SHALL BE 210 POUNDS. MINIMUM WEIGHT OF THE COVER SHALL BE 150 POUNDS.
- CATCH BASINS SHALL BY TYPE I UNLESS OTHERWISE APPROVED BY THE CITY ENGINEER OR DESIGNATED REPRESENTATIVE. TYPE I CATCH BASINS SHALL CONFORM TO CITY STANDARD DETAIL NO.4-080-007 AND 4-080-008 UNLESS OTHERWISE APPROVED BY THE CITY ENGINEER AND SHALL BE USED ONLY FOR DEPTHS LESS THAN 5 FEET FROM TOP OF THE GRATE TO THE INVERT OF THE STORM PIPE.
- CATCH BASINS TYPE II SHALL CONFORM TO CITY STANDARD DETAIL NO. 4-08-009 AND SHALL BE USED FOR DEPTHS GREATER THAN 5 FEET FROM TOP OF THE GRATE TO THE INVERT OF THE STORM PIPE.
- CAST IRON OR DUCTILE IRON FRAME AND GRATE SHALL CONFORM TO CITY STANDARD DETAIL NO.4-080-022. GRATE SHALL BE MARKED WITH "DRAINS TO STREET". SOLID CATCH BASIN LIDS (SQUARE UNLESS NOTED AS ROUND) SHALL CONFORM TO WSDOT STANDARD PLAN B-30.20-02 (OLYMPIC FOUNDRY NO. SMO6, SMO2, OR SM44 OR EQUAL). VANED GRATES SHALL BE REQUIRED ON ALL STORM STRUCTURES WHEN ROADWAY PROFILE IS GREATER THAN 3% AND SHALL CONFORM TO WSDOT STANDARD PLAN B-30.30-01 (OLYMPIC FOUNDRY NO. SMO6V OR EQUAL). GRATES LOCATED IN THE GUTTER FLOW LINE SHALL BE DEPRESSED 0.1 FEET BELOW PAVEMENT LEVEL.
- ALL CATCH BASINS AND MANHOLES LOCATED OUTSIDE OF PAVED AREAS, SHALL BE PLACED IN A SIX FOOT SQUARE BY FOUR INCH THICK CONCRETE PAD.
- ALL CATCH BASINS AND MANHOLES SHALL HAVE LOCKING LIDS. ROLLED GRATES ARE NOT APPROVED FOR USE OUTSIDE OF THE CITY RIGHT-OF-WAY OR FOR USE WITH TYPE II MANHOLES.
- CONTRACTOR SHALL BE RESPONSIBLE FOR ADJUSTING INLET MANHOLE AND CATCH BASIN FRAMES AND GRATES TO GRADE JUST PRIOR TO CURB INSTALLATION AND/OR PAVING.
- TRENCHING, BEDDING, AND BACKFILL FOR PIPE SHALL CONFORM TO CITY STANDARD DETAIL NO. 3-703-002 AND -003.
- TRENCH BACKFILL OF NEW UTILITIES AND STORMWATER DRAINAGE SYSTEM FEATURES SHALL BE COMPACTED TO 95% MAXIMUM DENSITY (MODIFIED PROCTOR) UNDER ROADWAYS, 90% MAXIMUM DENSITY (MODIFIED PROCTOR) OFF ROADWAYS. COMPACTION SHALL BE PERFORMED IN ACCORDANCE WITH SECTIONS 7-08.3(3) AND 2-03.3(14)C - METHOD B AS DEFINED IN THE CURRENT EDITION OF THE WSDOT STANDARD SPECIFICATIONS FOR ROAD, BRIDGE, AND MUNICIPAL CONSTRUCTION. FOR PERMEABLE PAVEMENT AND OTHER STORMWATER BMP'S DESIGNED TO INFILTRATE SUBGRADE, COMPACTION SHOULD BE "FIRM AND UNYIELDING" (QUALITATIVE), AND 90- 92% STANDARD PROCTOR (QUANTITATIVE). DO NOT ALLOW HEAVY COMPACTION DUE TO HEAVY EQUIPMENT OPERATION. THE SUBGRADE SHOULD NOT BE SUBJECT TO TRUCK TRAFFIC.
- STORM PIPE SHALL BE A MINIMUM OF 10 FEET AWAY FROM BUILDING FOUNDATIONS AND/OR ROOF LINES.
- AFTER ALL OTHER UTILITIES ARE INSTALLED AND PRIOR TO ASPHALT WORK, ALL STORM PIPE SHALL PASS A LOW PRESSURE AIR TEST IN ACCORDANCE WITH SECTION 7-04.3(1) E & F OF THE WSDOT STANDARD SPECIFICATIONS FOR ROAD, BRIDGE, AND MUNICIPAL CONSTRUCTION. PIPE RUNS SHALL BE TESTED WITH PIPE LOADED AND COMPACTED TO FINISH GRADE. PRODUCTS USED TO SEAL THE INSIDE OF THE PIPE ARE NOT TO BE USED TO OBTAIN THE AIR TEST.
- ALL TEMPORARY SEDIMENTATION AND EROSION CONTROL MEASURES, AND PROTECTIVE MEASURES FOR CRITICAL AREAS, PRESERVED NATIVE VEGETATION AND SIGNIFICANT TREES SHALL BE INSTALLED PRIOR TO INITIATING ANY CONSTRUCTION ACTIVITIES.
- STORMWATER FACILITIES WITH SIDE SLOPES STEEPER THAN 3:1 OR WITH A MAXIMUM WATER DEPTH GREATER THAN 3 FEET SHALL REQUIRE A POWDER OR VINYL COATED CHAIN LINK PERIMETER FENCE PER STANDARD PLANS 3-501-007 AND -008. SIDE SLOPE AVERAGING SHALL NOT BE ALLOWED. ALL INLET AND OUTFALL PIPES SHALL HAVE A TRASH RACK INSTALLED AND A MORTARED RIRRAP HEADWALL. REFER TO STORM DRAINAGE NOTE 21.
- PRIOR TO SIDEWALK CONSTRUCTION, LOT DRAINAGE SYSTEMS, STUB-OUTS AND ANY BEHIND SIDEWALK DRAINS MUST BE INSTALLED AS REQUIRED. PIPE SHALL BE PVC 3034, OR SDR-35, STUB-OUTS SHALL BE MARKED WITH A "Z" 4" X 4" WITH 3 FEET VISIBLE ABOVE GRADE AND MARKED "STORM". LOCATIONS OF THESE INSTALLATIONS SHALL BE SHOWN ON THE RECORD DRAWINGS. CONSTRUCTION PLANS SUBMITTED TO THE CITY.
- STORM WATER RETENTION/DETENTION FACILITIES, STORM DRAINAGE PIPE AND CATCH BASINS SHALL BE FLUSHED AND CLEANED BY THE DEVELOPER PRIOR TO; CITY OF MARYSVILLE FINAL ACCEPTANCE OF THE PROJECT AND; UPON COMMENCEMENT AND COMPLETION OF THE 2-YEAR WARRANTY PERIOD FOR THE STORM DRAINAGE SYSTEM.
- UNLESS OTHERWISE NOTED, ALL STORM SEWER PIPE SHALL BE: (CP) NON-REINFORCED CONCRETE, ASTM C-14; (RCP) REINFORCED CONCRETE FOR CONCRETE PIPE DIAMETERS 24" OR GREATER, ASTM C-76; OR (CMP) CORRUGATED METAL CMP TO BE; GALVANIZED STEEL WITH TREATMENT I ASPHALT COATING OR BETTER; OR CORRUGATED ALUMINUM; OR AASHTO M274-70 ALUMINIZED STEEL. ALL PIPES SHALL BE INSTALLED WITH RUBBER GASKETS AS PER MANUFACTURERS RECOMMENDATIONS.

- BACKFILL OVER PIPE LESS THAN 12" REQUIRES RCP CLASS IV.
BACKFILL OVER PIPE LESS THAN 24" REQUIRES RCP MINIMUM.
BACKFILL OVER PIPE GREATER THAN 24" REQUIRES 16 GAGE CMP MINIMUM.
- CORRUGATED POLYETHYLENE PIPE (CPP):
 - ALL PIPE SHALL BE SMOOTHER INTERIOR. CPP SHALL BE DOUBLE-WALLED. ALL PIPE SHALL MEET AASHTO AND ASTM SPECIFICATIONS.
 - UPON REQUEST BY THE CITY INSPECTOR, ALL PIPE RUNS SHALL PASS THE LOW PRESSURE AIR TEST REQUIREMENTS OF SECTION 7-04.3(1) E & F OF THE WSDOT STANDARD SPECIFICATIONS FOR ROAD, BRIDGE, AND MUNICIPAL CONSTRUCTION. PIPE RUNS SHALL BE TESTED WITH PIPE LOADED AND COMPACTED TO FINISH GRADE.
 - UPON REQUEST BY THE CITY INSPECTOR, PIPE SHALL BE SUBJECT TO MANDREL TESTING (MANDREL SIZE = 90% OF NOMINAL PIPE DIAMETER).
 - PIPE SHALL BE STORED ON SITE IN SHIPPING BUNKS ON A FLAT LEVEL SURFACE. THIS REQUIREMENT WILL BE STRICTLY ENFORCED; FAILURE TO COMPLY MAY RESULT IN REJECTION OF THE PIPE AND/OR FUTURE RESTRICTION ON USE OF MATERIAL.
 - MINIMUM DEPTH OF COVER SHALL BE 2 FEET.
 - COUPLINGS SHALL BE INTEGRAL BELL AND SPIGOT OR DOUBLE BELL SEPARATE COUPLINGS. SPLIT COUPLINGS WILL NOT BE ALLOWED.
 - BACKFILL SHALL COMPLY WITH SECTION 7-08.3(3) OF THE WSDOT STANDARD SPECIFICATIONS FOR ROAD, BRIDGE, AND MUNICIPAL CONSTRUCTION MODIFIED AS FOLLOWS:
THE SECOND PARAGRAPH OF SECTION 7-08.3(3) IS DELETED AND REPLACED WITH THE

- THE MATERIAL USED FOR BACKFILLING AROUND AND TO A POINT 1 FOOT ABOVE THE TOP OF THE PIPE SHALL BE CLEAN EARTH OR SAND, FREE FROM CLAY. ANY GRAVEL OR STONES INCLUDED IN THE BACKFILL SHALL PASS THROUGH A 1 INCH SIEVE.
- ALL NON-PERFORATED METAL PIPE SHALL HAVE NEOPRENE GASKETS AT THE JOINTS. O-RING GASKETS MAY BE USED FOR TYPE-F COUPLING BAND.
 - CULVERT ENDS SHALL BE BEVELED TO MATCH SIDE SLOPES. FIELD CUTTING OF CULVERT ENDS IS PERMITTED WHEN APPROVED BY THE CITY ENGINEER OR DESIGNATED REPRESENTATIVE.
 - ALL FIELD CUT CULVERT PIPE SHALL BE TREATED AS REQUIRED IN THE STANDARD SPECIFICATIONS OR GENERAL SPECIAL PROVISIONS.
 - ALL PIPE SHALL BE PLACED ON STABLE EARTH. IF IN THE OPINION OF THE CITY INSPECTOR, THE EXISTING TRENCH FOUNDATION IS UNSATISFACTORY, THEN IT SHALL BE EXCAVATED BELOW GRADE AND BACKFILLED WITH GRAVEL BEDDING TO SUPPORT THE PIPE.
 - ALL LANDSCAPED AND LAWN AREAS, EXCEPT AREAS WITHIN THE DRIPLINE OF PRESERVED TREES, SHALL BE AMENDED PER BMP 15.13 POST CONSTRUCTION SOIL QUALITY AND DEPTH IN CHAPTER 5, VOLUME V OF THE STORMWATER MANUAL.

INFILTRATION FACILITY NOTES

- INFILTRATION FACILITY INSTALLATIONS SHALL BE DIRECTED/OVERSEEN BY A LICENSED GEOTECHNICAL ENGINEER IF DIRECTED BY THE CITY ENGINEER OR DESIGNEE. THE GEOTECHNICAL ENGINEER SHALL CERTIFY THAT THE UNDERLYING SOIL TYPE AND CONDITION (NATIVE OR FILL SOIL) MEETS THE DESIGN SPECIFICATION PRIOR TO BACKFILLING.
- THE GEOTECHNICAL ENGINEER WILL PRESCRIBE CORRECTIVE ACTION FOR SOIL THAT DOES NOT MEET THE DESIGN SPECIFICATION. SOIL THAT HAS BEEN OVER COMPACTED OR FOR SOIL THAT HAS BEEN CONTAMINATED BY TURBIDITY. FINAL ENGINEERING APPROVAL IS REQUIRED FROM THE CITY.
- PERFORMANCE TESTING AND VERIFICATION FOR A FACILITY SHALL BE CONDUCTED BEFORE FINAL CONSTRUCTION APPROVAL BY THE CITY, OR PRIOR TO CONSTRUCTION OF OTHER PROJECT IMPROVEMENTS OR RECORDING OF A SUBDIVISION AS REQUIRED BY MMC 14.15.120. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAKING CORRECTIONS TO ENSURE THE STORMWATER SYSTEM FUNCTIONS AS DESIGNED.

DISCLAIMER

THE TOPOGRAPHIC SURVEY WAS PERFORMED BY LDC, INC. IN DECEMBER, 2021. ANY CHANGES TO THE SITE AFTER THIS DATE WILL NOT BE REFLECTED IN THE PLANS. ANY DISCREPANCIES FOUND BETWEEN WHAT IS SHOWN ON THE PLANS AND WHAT IS NOTED IN THE FIELD SHOULD BE BROUGHT IMMEDIATELY TO THE ATTENTION OF THE ENGINEER.

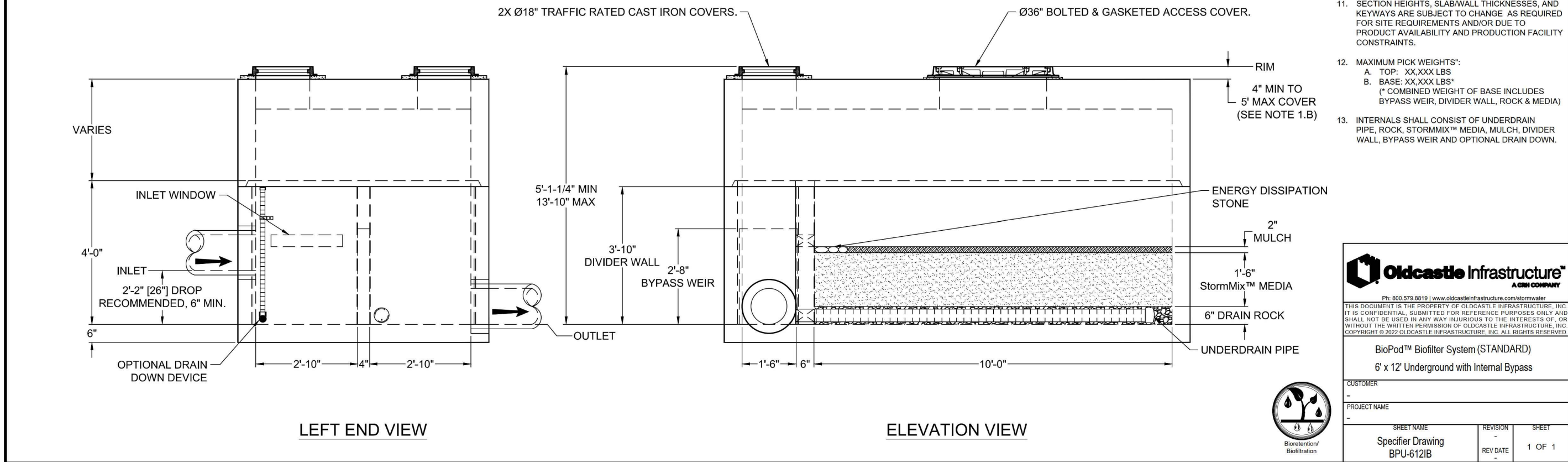
RECORD DRAWING DISCLAIMER

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THIS RECORD DRAWING HAS BEEN PREPARED, IN PART, BASED ON INFORMATION PROVIDED BY THE GENERAL CONTRACTOR. UNDERGROUND PIPING IS ASSUMED TO RUN STRAIGHT BETWEEN SURFACE STRUCTURES AND AT A CONSTANT GRADE.

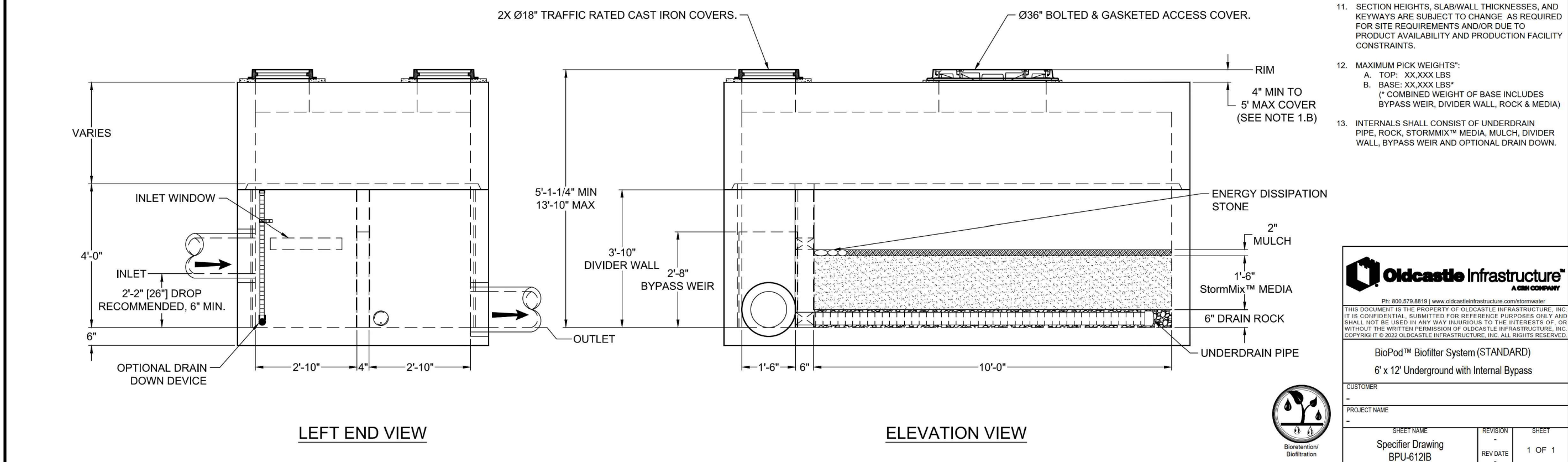
THOSE RELYING ON THIS RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT VERIFICATION OF ITS ACCURACY.

SITE SPECIFIC DATA					
Structure ID	Biopod-1				
Treatment Flow Rate (cfs)	0.0876				
Peak Flow Rate (cfs)	3.8522				
Rim Elevation	123.97				
Top of Vault Elevation	-				
Pipe Data	Pipe Location	Pipe Size	Pipe Type	Invert Elevation	
Inlet	N	18"	SD	115.10	
Outlet	S	18"	SD	114.60	
Notes:					
PERFORMANCE SPECIFICATIONS					
Treatment Flow Capacities:					
NIJDEP 80% Removal, 75 micron					0.240 cfs
WA Ecology GULD - Basic, Enhanced & Phosphorus					0.213 cfs
Bypass Capacity					5.0 cfs
*Noted: Oldcastle for alternative treatment flow capacities.					



BIOPOD-1

SITE SPECIFIC DATA					
Structure ID	Biopod-2				
Treatment Flow Rate (cfs)	0.0893				
Peak Flow Rate (cfs)	3.9187				
Rim Elevation	123.91				
Top of Vault Elevation	-				
Pipe Data	Pipe Location	Pipe Size	Pipe Type	Invert Elevation	
Inlet	N	18"	SD	115.20	
Outlet	S	18"	SD	114.70	
Notes:					
PERFORMANCE SPECIFICATIONS					
Treatment Flow Capacities:					
NIJDEP 80% Removal, 75 micron					0.240 cfs
WA Ecology GULD - Basic, Enhanced & Phosphorus					0.213 cfs
Bypass Capacity					5.0 cfs
*Noted: Oldcastle for alternative treatment flow capacities.					



BIOPOD-2

NOTES:

- DESIGN LOADINGS:
 - AASHTO HS-20-44 (WITH IMPACT)
 - DESIGN SOIL COVER: 5' 0" MAXIMUM
 - ASSUMED WATER TABLE: BELOW BASE OF PRECAST
 - (ENGINEER-OR-RECORD TO CONFIRM SITE WATER TABLE ELEVATION)
 - LATERAL EARTH PRESSURE: 45 PCF (DRAINED)
 - LATERAL LIVE LOAD SURCHARGE: 80 PSF (APPLIED TO 8' 0" BELOW GRADE)
 - NO LATERAL SURCHARGE FROM ADJACENT BUILDINGS, WALLS, PIERS, OR FOUNDATIONS.
- CONCRETE 30 DAY MINIMUM COMPRESSIVE STRENGTH: 5,000 PSI MINIMUM.
- REINFORCING: REBAR, ASTM A615/601, GRADE 60
- CEMENT: ASTM C150
- REQUIRED ALLOWABLE SOIL BEARING CAPACITY: 2,500 PSF
- REFERENCE STANDARD:
 - ASTM C896
 - ASTM C913
 - ACI 318-14
- THIS STRUCTURE IS DESIGNED TO THE PARAMETERS NOTED HEREIN. ENGINEER-OR-RECORD SHALL VERIFY PY THAT NOTED PARAMETERS MEET OR EXCEED PROJECT REQUIREMENTS. IF DESIGN PARAMETERS ARE INCORRECT, REVIEWING ENGINEER/QUALITY SHALL NOTIFY OLDCASTLE INFRASTRUCTURE UPON REVIEW.
- INLET AND OUTLET HOLES WILL BE FACTORY CORDED/CAST PER PLANS AND CUSTOMER REQUIREMENTS. INLET AND OUTLET LOCATIONS CAN BE MIRRORRED.
- CONTRACTOR RESPONSIBLE TO VERIFY ALL SIZES, LOCATIONS, AND ELEVATIONS OF OPENINGS.
- CONTRACTOR RESPONSIBLE TO ENSURE ADEQUATE BEARING SURFACE IS PROVIDED (I.E. COMPACTED AND LEVEL PER PROJECT SPECIFICATIONS).
- SECTION HEIGHTS, SLABWALL THICKNESSES, AND KEYWAYS ARE SUBJECT TO CHANGE AS REQUIRED FOR SITE REQUIREMENTS AND/OR DUE TO PRODUCT AVAILABILITY AND PRODUCTION FACILITY CONSTRAINTS.
- MAXIMUM PICK WEIGHT:
 - TOP: XXXXX LBS
 - BASE: XXXXX LBS
 - (COMBINED WEIGHT OF BASE INCLUDES BYPASS WEIR, DIVIDER WALL, ROCK & MEDIA)
- INTERIALS SHALL CONSIST OF UNDERDRAIN PIPE, ROCK, STORMWATER MEDIA, MULCH, DIVIDER WALL, BYPASS WEIR AND OPTIONAL DRAIN DOWN.

OLDCASTLE Infrastructure

BiPod™ BiPod System (STANDARD)

6' x 12' Underground with Internal Bypass

CUSTOMER: Specifier Drawing BP1612B

PROJECT NAME: Kent

REVISION: 1 OF 1

SHEET: 1 OF 1

PA22-017/G22-0055

Call 2 Business Days Before You Dig
811 or 1-800-424-5555
Utilities Underground Location Center

CITY OF MARYSVILLE CONSTRUCTION DRAWING REVIEW ACKNOWLEDGEMENT

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THIS DAY OF: _____

BY: 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 15.09.080.

REVISIONS

NO.	DATE	DESCRIPTION
1	10-3-25	RECORD DRAWINGS
2	10-30-25	REVISED PER COMMENTS

Surveying Engineering Planning

Kent

Woodville

20210 142nd Avenue NE

Woodville, WA 98072

Olympic

T 425.606.1869 www.LDCorp.com F 425.482.2893

INTRACORP HOMES

MARYSVILLE 172 AND 23 APARTMENTS

NOTES AND DETAILS

JOE A JARRELL

PROFESSIONAL ENGINEER

10-3-25

JOB NUMBER: C21147A

DRAWING NAME: C21147AB-DT-PL

DESIGNER: JAU

DRAFTING BY: WLL

DATE: 10-3-25

SCALE: AS NOTED

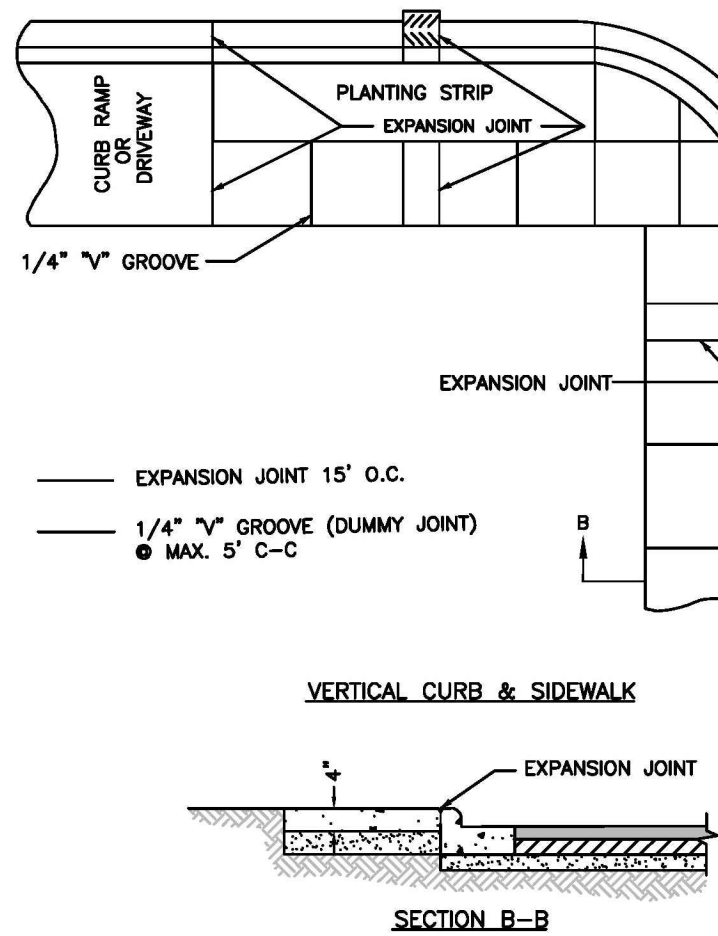
JURISDICTION: CITY OF MARYSVILLE

DT-01

SHEET 28 OF 39

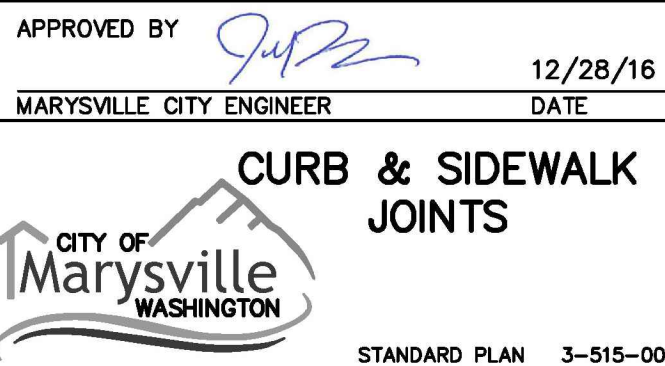
NW 1/4 OF NW 1/4 OF SEC 29 TWN 31 N, RGE 5 E, W.M., CITY OF MARYSVILLE, SNOHOMISH COUNTY, WASHINGTON

RECORD DRAWINGS



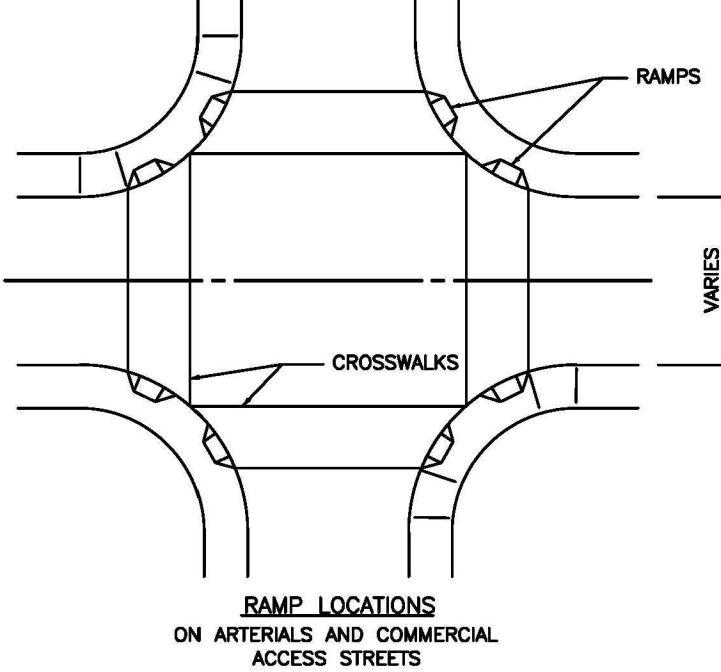
NOTES:

1. SEE SEC. 3-515 FOR JOINT REQUIREMENTS.
2. EXPANSION JOINTS IN SIDEWALK AND CURB TO BE ALIGNED WITH EACH OTHER.
3. EXPANSION JOINT SHALL BE 3/8"x2 1/2" MINIMUM.



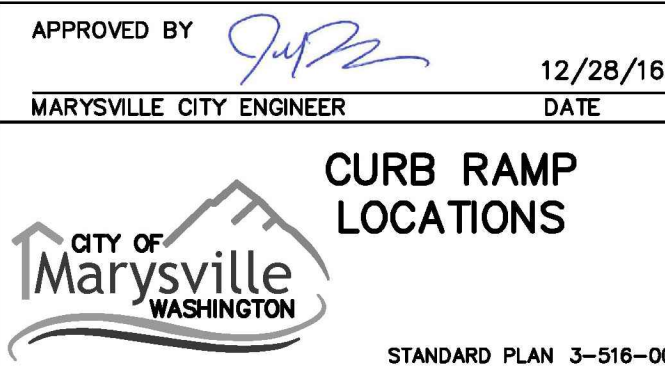
LAST REVISED 12/28/16

STANDARD PLAN 3-515-001



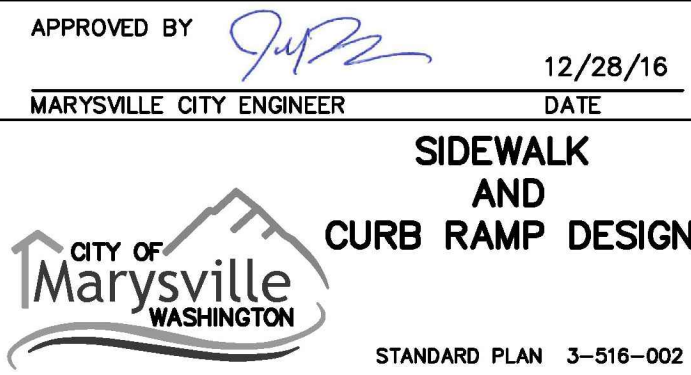
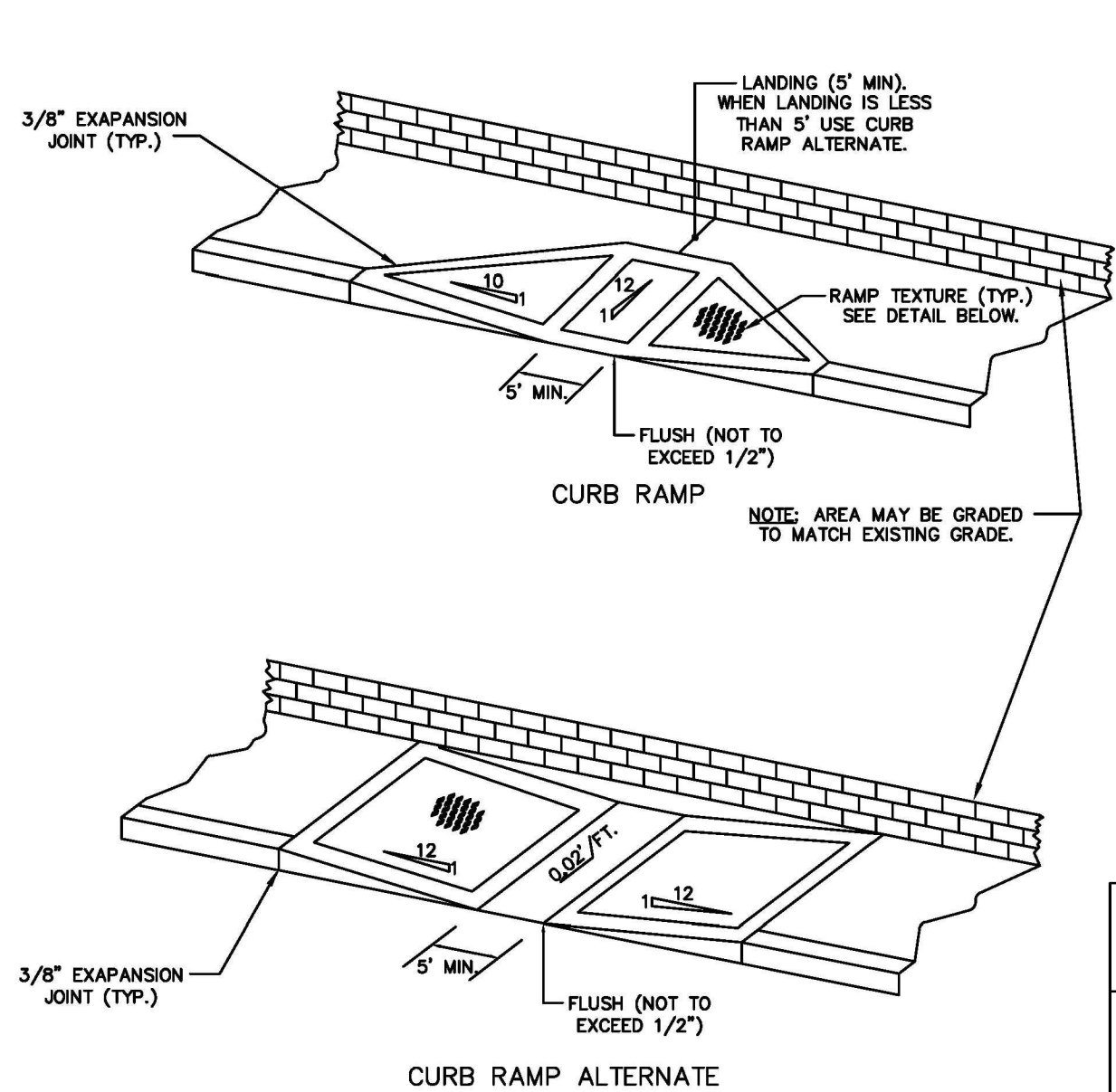
NOTES:

1. CATCH BASIN AND INLETS SHALL BE OUTSIDE THE CURB RAMP (24" MIN. CLEARANCE FROM RAMP).
2. CARE SHALL BE TAKEN TO KEEP THE RAMP FROM CONFLICTING WITH HYDRANTS, POLES, INLETS, AND OTHER UTILITIES.
3. CONSTRUCT RAMP IN ACCORDANCE WITH STANDARD WSDOT/APWA DETAILS.
4. CROSSWALKS ARE NOT ALWAYS MARKED.
5. WHEN RAMPS ARE CONSTRUCTED ON ONE SIDE OF STREET, RAMPS SHALL BE CONSTRUCTED AT CORRESPONDING LOCATIONS ON OPPOSITE SIDE OF STREET.
6. ALL CURB RAMPS SHALL MEET THE WSDOT STANDARD PLANS AND AMERICAN WITH DISABILITY ACT.



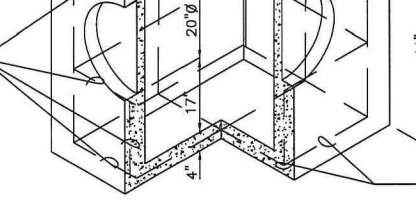
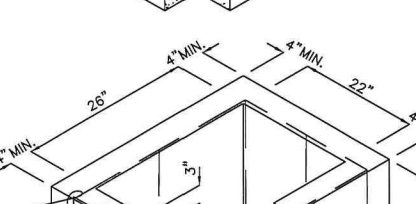
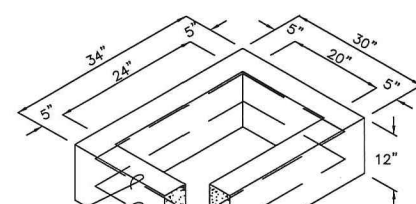
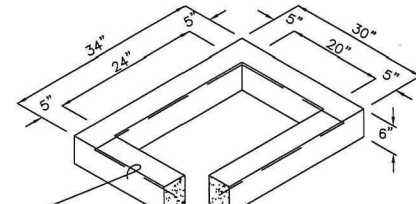
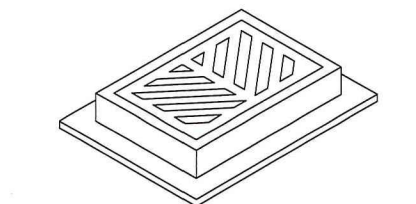
LAST REVISED 12/28/16

STANDARD PLAN 3-516-001



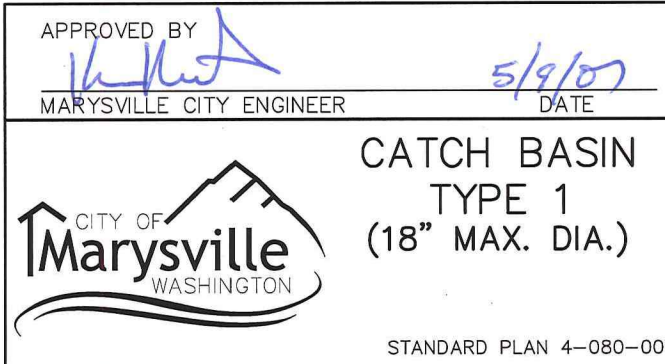
LAST REVISED 12/28/16

STANDARD PLAN 3-516-002



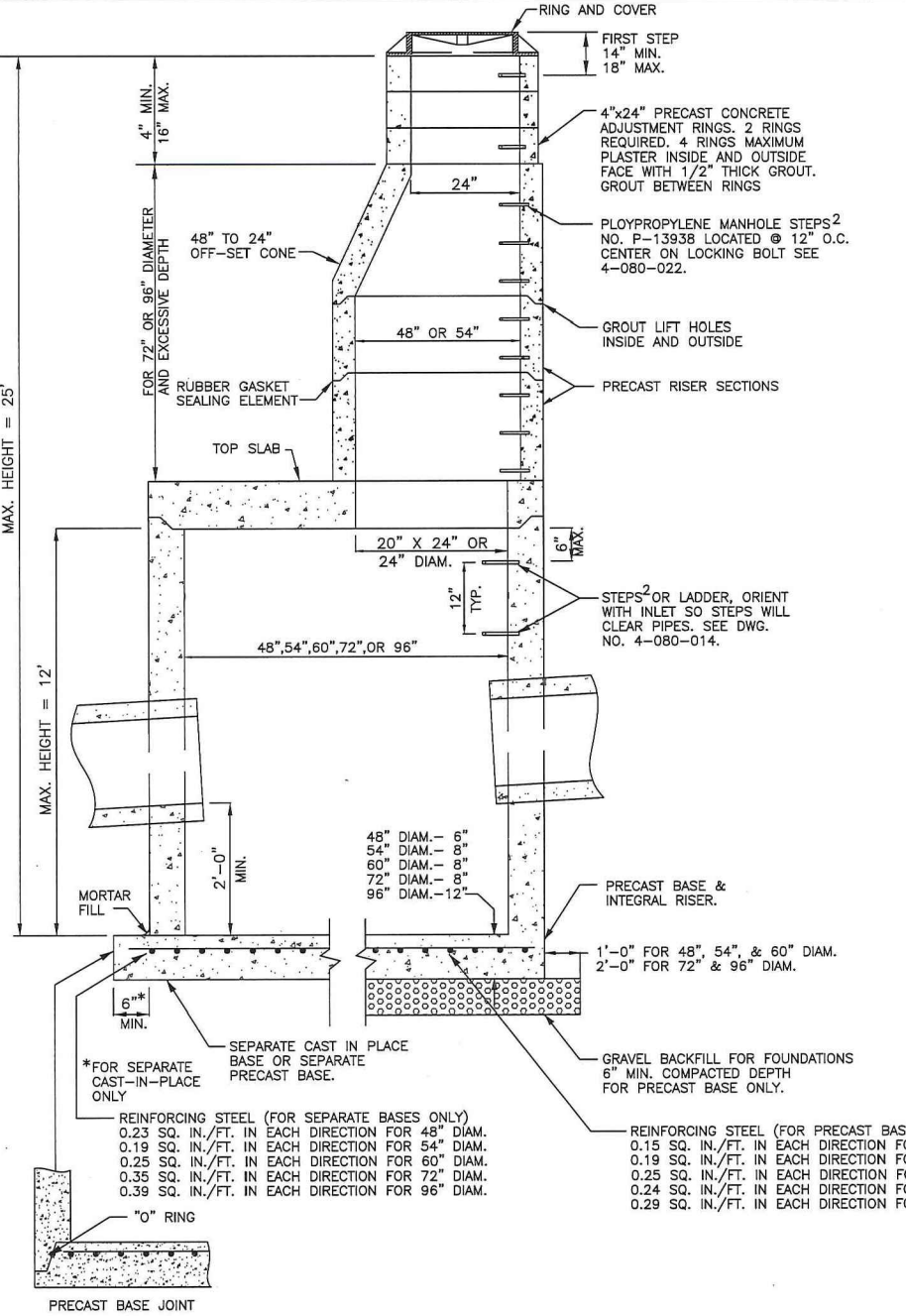
NOTES:

1. CATCH BASINS SHALL BE CONSTRUCTED IN ACCORDANCE WITH ASTM C478 (ASHTO M 198) & C890 UNLESS OTHERWISE SHOWN ON PLANS OR NOTED IN THE WSDOT/APWA STANDARD SPECIFICATIONS.
2. AS AN ACCEPTABLE ALTERNATIVE TO REBAR, WELDED WIRE FABRIC HAVING A MIN. AREA OF 0.12 SQUARE INCHES PER FOOT MAY BE USED. WELDED WIRE FABRIC SHALL COMPLY TO ASTM A497 (ASHTO M 221). WIRE FABRIC SHALL NOT BE PLACED IN KNOCKOUTS.
3. ALL REINFORCED CAST-IN-PLACE CONCRETE SHALL BE CLASS 4000.
4. PRECAST BASES SHALL BE FURNISHED WITH CUTOUTS OR KNOCKOUTS. KNOCKOUTS SHALL HAVE A WALL THICKNESS OF 2" MIN. ALL PIPE SHALL BE INSTALLED IN FACTORY PROVIDED KNOCKOUTS. UNUSED KNOCKOUTS NEED NOT BE GROUDED IF WALL IS LEFT INTACT.
5. KNOCKOUT OR CUTOUT HOLE SIZE IS EQUAL TO PIPE OUTER DIAM. PLUS CATCH BASIN WALL THICKNESS.
6. ROUND KNOCKOUTS MAY BE ON ALL 4 SIDES, WITH MAX. DIAM. OF 20". KNOCKOUTS MAY BE EITHER ROUND OR "D" SHAPE.
7. THE MAX. DEPTH FROM THE FINISHED GRADE TO THE PIPE INVERT IS 5'-0".
8. THE RISER ON THE SIDE OF THE PRECAST BASE SECTION AND RISER SECTION SHALL NOT EXCEED 1/2'-0".
9. CATCH BASIN FRAME AND GRATE SHALL BE IN ACCORDANCE WITH STANDARD SPECIFICATIONS AND MEET THE STRENGTH REQUIREMENTS OF FEDERAL SPECIFICATION PS-2-420. MATTING SURFACES SHALL BE FINISHED TO ASSURE NON-ROCKING FIT WITH ANY COVER POSITION.
10. FRAME AND GRATE MAY BE INSTALLED WITH FLANGE DOWN OR CAST INTO RISER.
11. FOR CATCH BASINS IN PARKING LOTS REFER TO WSDOT/APWA STANDARD DWG. 51-10.
12. EDGE OF RISER OR BRICK SHALL NOT BE MORE THAN 2" FROM VERTICAL EDGE OF CATCH BASIN WALL.
13. MINIMUM 4" ADJUSTMENT SECTION BETWEEN BOTTOM OF GRATE AND TOP OF BASE SECTION.



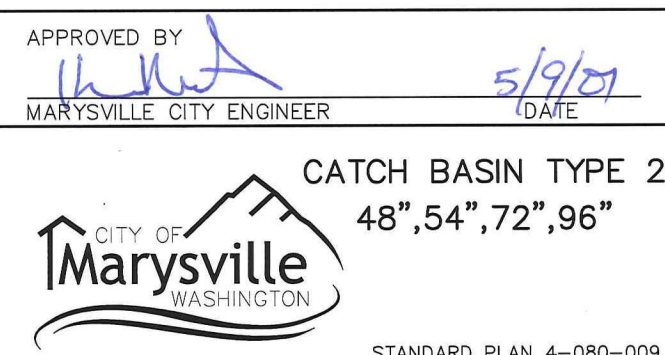
LAST REVISED 07/14/06

STANDARD PLAN 4-080-007



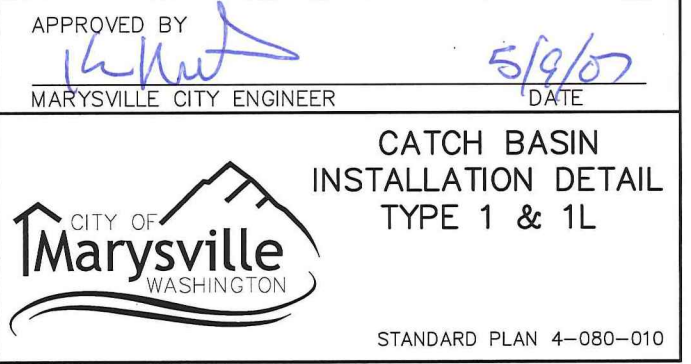
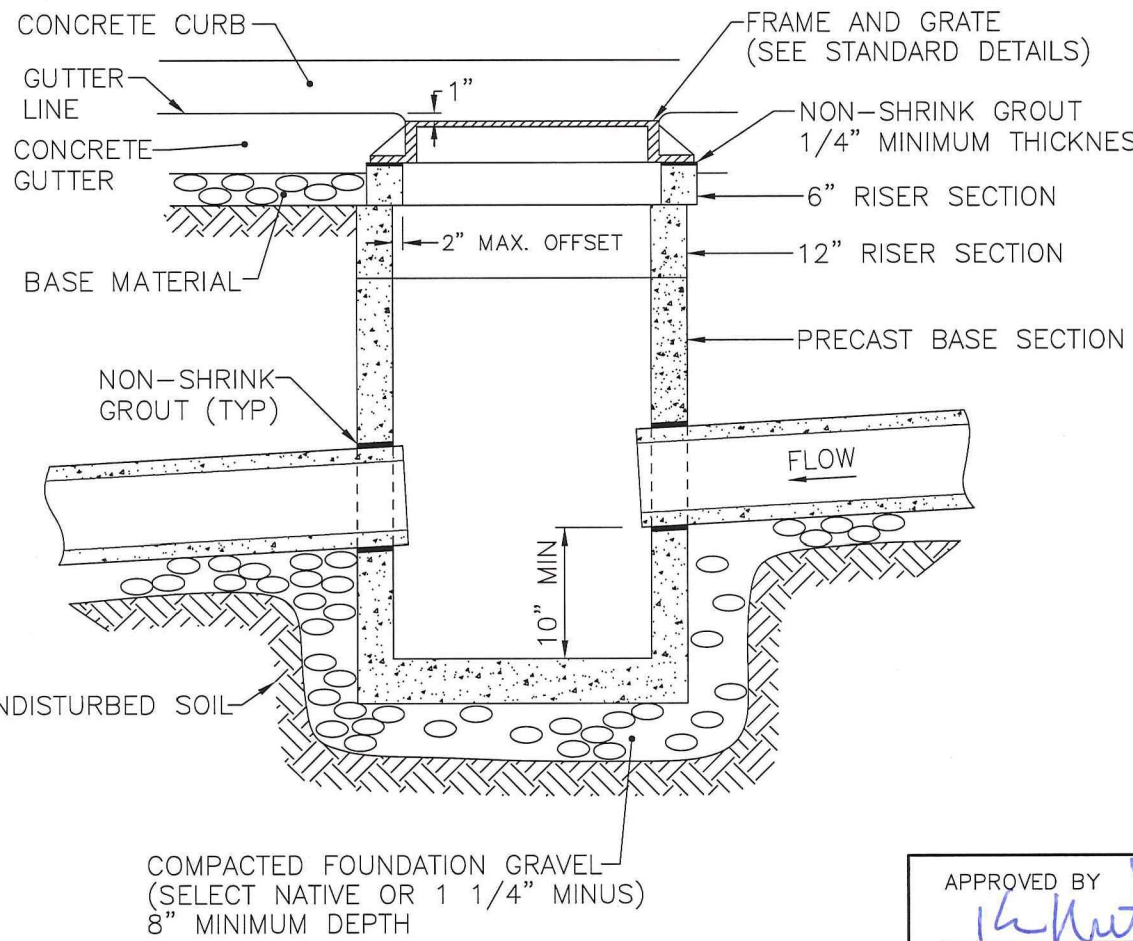
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2. HANDHOLDS IN ADJUSTMENT SECTION SHALL HAVE 3" MIN. CLEARANCE. STEPS IN CATCH BASIN SHALL HAVE 6" MIN. CLEARANCE. SEE DWG. NO. 4-080-014. CATCH BASIN DETAILS. HANDHOLDS SHALL BE PLACED IN ALTERNATING GRADE RINGS OR LEVELING BRICK COURSE WITH A MIN. OF ONE HANDHOLD BETWEEN THE LAST STEP AND TOP OF THE MANHOLE.
3. ALL REINFORCED CAST-IN-PLACE CONCRETE SHALL BE CLASS 4000.
4. PRECAST BASES SHALL BE FURNISHED WITH CUTOUTS OR KNOCKOUTS. KNOCKOUTS SHALL HAVE WALL THICKNESS OF 2" MIN. UNUSED KNOCKOUTS NEED NOT BE GROUDED IF WALL IS LEFT INTACT. PIPES SHALL BE INSTALLED ONLY IN FACTORY KNOCKOUTS UNLESS OTHERWISE APPROVED BY THE ENGINEER.
5. KNOCKOUT OR CUTOUT HOLE SIZE SHALL EQUAL PIPE OUTER DIAM. PLUS CATCH BASIN WALL THICKNESS. MAX. HOLE SIZE SHALL BE 36" FOR 48" CATCH BASIN, 42" FOR 54" C.B., 48" FOR 60" C.B., 60" FOR 72" C.B., 64" FOR 84" C.B. MIN. DISTANCE BETWEEN HOLES SHALL BE 6" FOR 48", 54", AND 60" C.B.; 12" FOR 72" AND 84" C.B.
6. CATCH BASIN FRAMES AND GRATES OR COVERS SHALL BE IN ACCORDANCE WITH SEC. 4-080(0) AND MEET THE STRENGTH REQUIREMENTS OF FEDERAL SPECIFICATION PS-2-420. MATTING SURFACES SHALL BE FINISHED TO ASSURE NON-ROCKING FIT WITH ANY COVER POSITION.
7. ALL BASE REINFORCING STEEL SHALL HAVE A MIN. YIELD STRENGTH OF 60,000 PSI AND BE PLACED IN THE UPPER HALF OF THE BASE WITH 1" MIN. CLEARANCE.
8. MIN. SOIL BEARING VALUE SHALL EQUAL 3,300 POUNDS PER SQUARE FOOT.
9. FOR DETAILS SHOWING LADDER, STEPS, HANDRAILS AND TOP SLABS, SEE DWG. NO. 4-080-014.
10. SEE THE WSDOT/APWA STANDARD SPECIFICATIONS SEC. 7-05.3 FOR JOINT REQUIREMENTS.



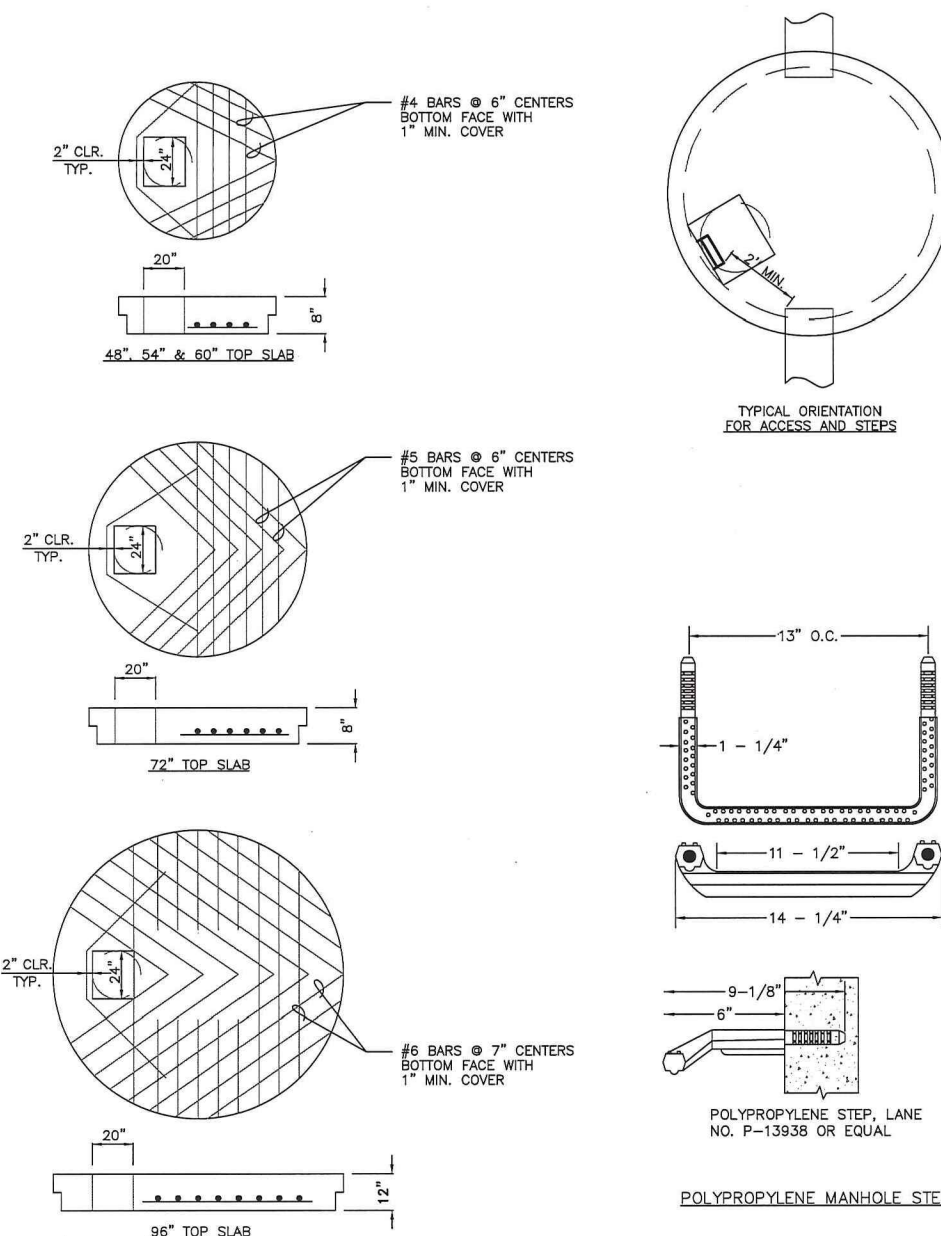
LAST REVISED 01/02/07

STANDARD PLAN 4-080-009



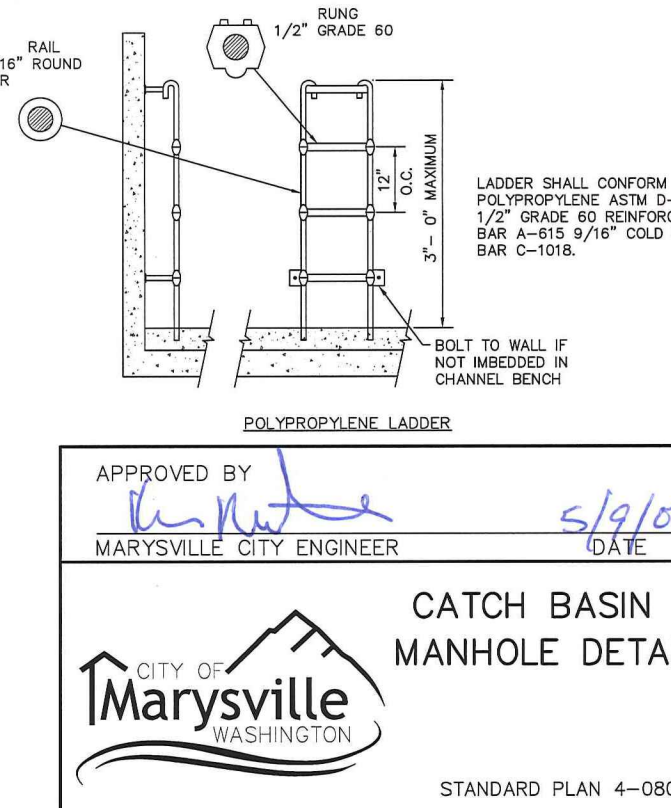
LAST REVISED 07/14/06

STANDARD PLAN 4-080-010



NOTES:

1. PROPRIETARY CATCH BASIN HANDHOLDS AND STEPS ARE ACCEPTABLE PROVIDED THAT THEY CONFORM TO SEC. R. 5. P. 4. OF THE WSDOT/APWA STANDARD SPECIFICATIONS.
2. CATCH BASIN STEP/HANDHOLD LEGS SHALL BE PARALLEL OR APPROXIMATELY RADIAL AT THE BOTTOM OF THE MANHOLE. EXCEPT THAT ALL STEPS IN ANY CATCH BASIN SHALL BE SIMILAR. PENETRATION OF OUTER WALL BY A LEG IS PROHIBITED.
3. SLAB OPENING MAY BE 24" X 20" OR 24" DIAM.
4. AS AN ACCEPTABLE ALTERNATIVE TO REBAR, WELDED WIRE FABRIC HAVING A MIN. AREA OF 0.12 SQUARE INCHES PER FOOT MAY BE USED. WELDED WIRE FABRIC SHALL COMPLY TO ASTM A497.
5. LADDERS OR STEPS SHALL EXTEND TO WITHIN 16" OF BOTTOM OF CATCH BASIN.
6. HANGING LADDERS SHALL BE PERMANENTLY FASTENED AT TOP BY HANGING ON STEP AND BY BOLTING OR EMBEDDING IN CONCRETE. EACH SHALL BE EMBEDDED AT BOTTOM IN BASE.
7. ADDITIONAL SAFETY FEATURES MAY BE REQUIRED IN VERY DEEP OR UNUSUAL STRUCTURES.



LAST REVISED 07/14/06

STANDARD PLAN 4-080-014

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BY: _____
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 15.09.080.

REVISIONS	
NO.	DESCRIPTION
1	10-3-25 RECORD DRAWINGS
2	10-30-25 REVISED PER COMMENTS

BY	DATE
JAU	
JAU	

Surveying
Engineering
Planning

Kent

Woodville
Olympic
20210 142nd Avenue NE
Woodville, WA 98072
www.LDCorp.com F 425.482.2893

INTRACORP HOMES

MARYSVILLE 172
AND 23 APARTMENTS

NOTES AND DETAILS

PA22-017/G22-0055

JOB NUMBER: C21147A
DRAWING NAME: C21147AB-DT-PL
DESIGNER: JAU
DRAFTING BY: WLL
DATE: 10-3-25
SCALE: AS NOTED
JURISDICTION: CITY OF MARYSVILLE

DT-02

SHEET 29 OF 39

[illegible]

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	Woodville, WA 98072	

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**MARYSVILLE 172
AND 23 APARTMENTS**

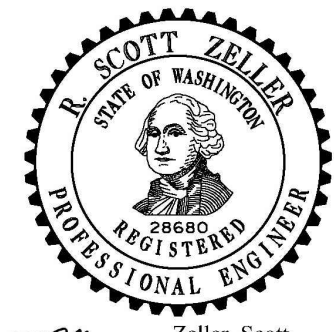
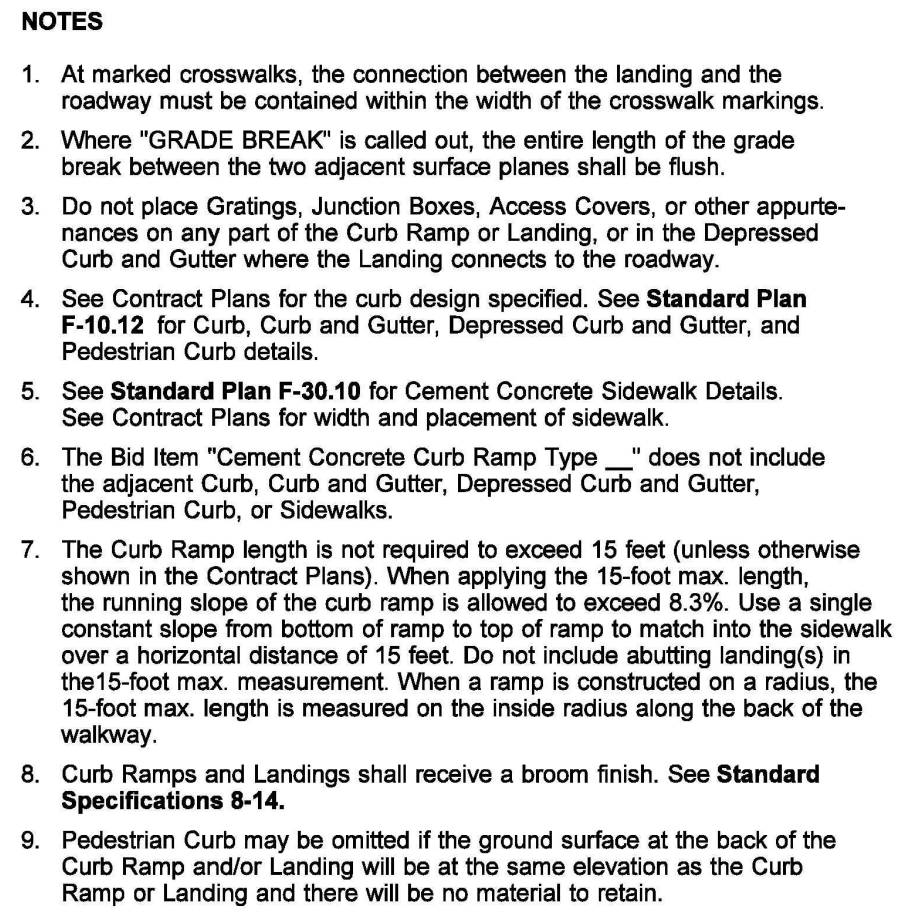
NOTES AND DETAILS



B NUMBER:	C21147A
DRAWING NAME:	C21147AB-DT-PL
SIGNER:	JAJ
DRAFTING BY:	WLL
DATE:	10-3-25
SCALE:	AS NOTED
JURISDICTION:	CITY OF MARYSVILLE

DT-03

SHEET **30** OF **39**



PARALLEL CURB RAMP
STANDARD PLAN F-40.12-03

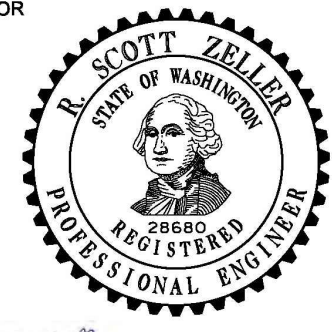
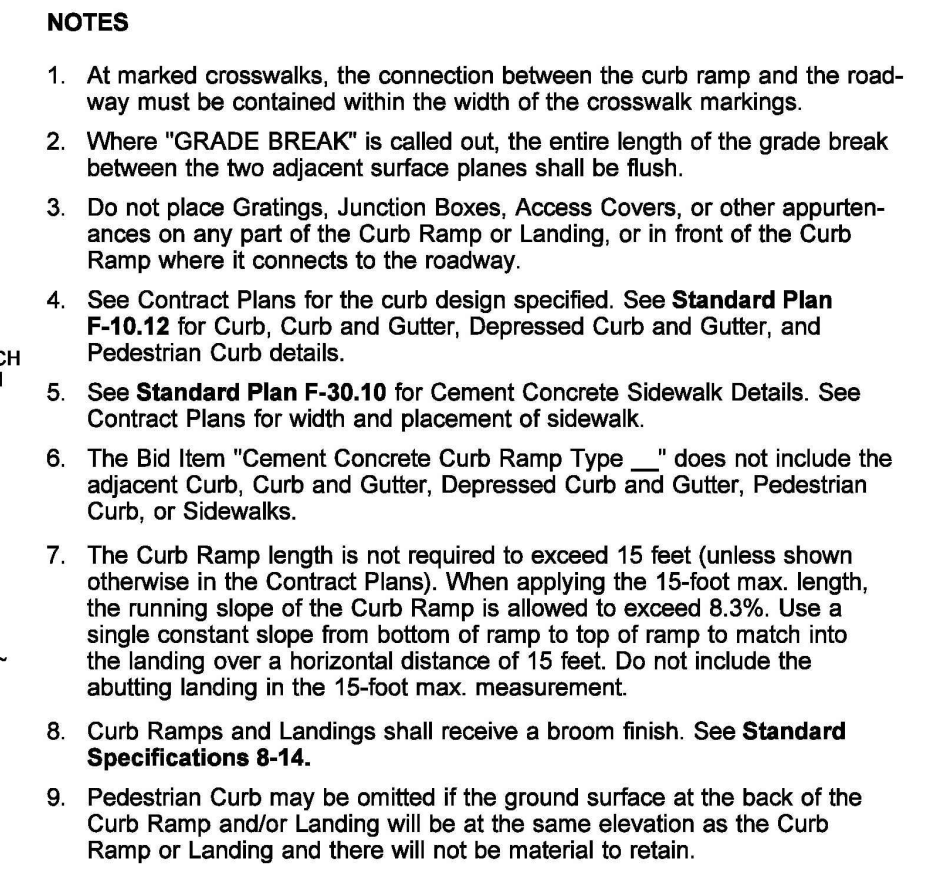
SHEET 1 OF 1 SHEET

APPROVED FOR PUBLICATION
Carpenter, Jeff Carpenter, Jeff
 Jun 29 2016 2:27 PM

STATE DESIGN ENGINEER



Washington State Department of Transportation



**PERPENDICULAR
CURB RAMP
STANDARD PLAN F-40.15-04**

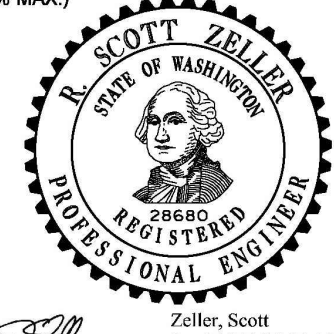
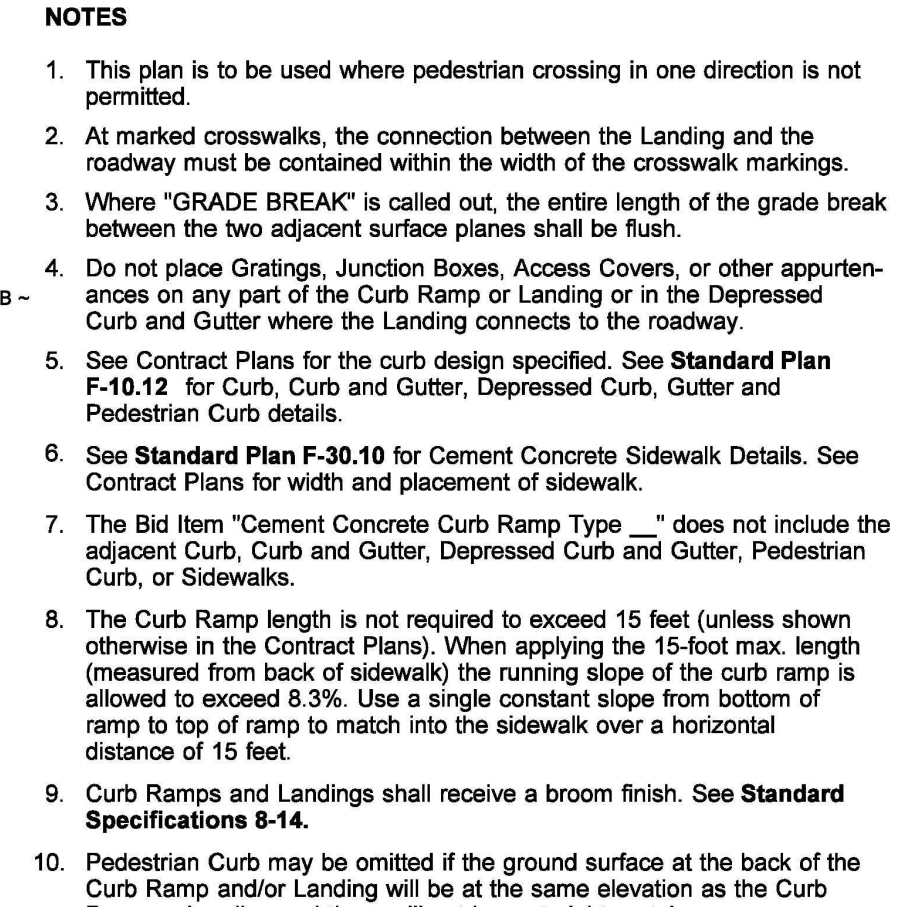
SHEET 1 OF 1 SHEET

APPROVED FOR PUBLICATION
Date: 2020.09.25
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STATE DESIGN ENGINEER



Washington State Department of Transportation



**SINGLE DIRECTION
CURB RAMP**

STANDARD PLAN E-40 16-03

STANDARD PLAN 1-40.10-03

SHEET 1 OF 1 SHEET

APPROVED FOR PUBLICATION

Carpenter, Jeff Carpenter, Jeff
Jan 29 2016 2:29 PM

STATE DESIGN ENGINEER

 Washington State Department of Transportation

THE TOPOGRAPHIC SURVEY WAS PERFORMED BY LDC, INC. IN DECEMBER, 2021. ANY CHANGES TO THE SITE AFTER THIS DATE WILL NOT BE REFLECTED IN THE PLANS. ANY DISCREPANCIES FOUND BETWEEN WHAT IS SHOWN ON THE PLANS AND WHAT IS NOTED IN THE FIELD SHOULD BE BROUGHT IMMEDIATELY TO THE ATTENTION OF THE ENGINEER.

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BY: 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 15.09.080.

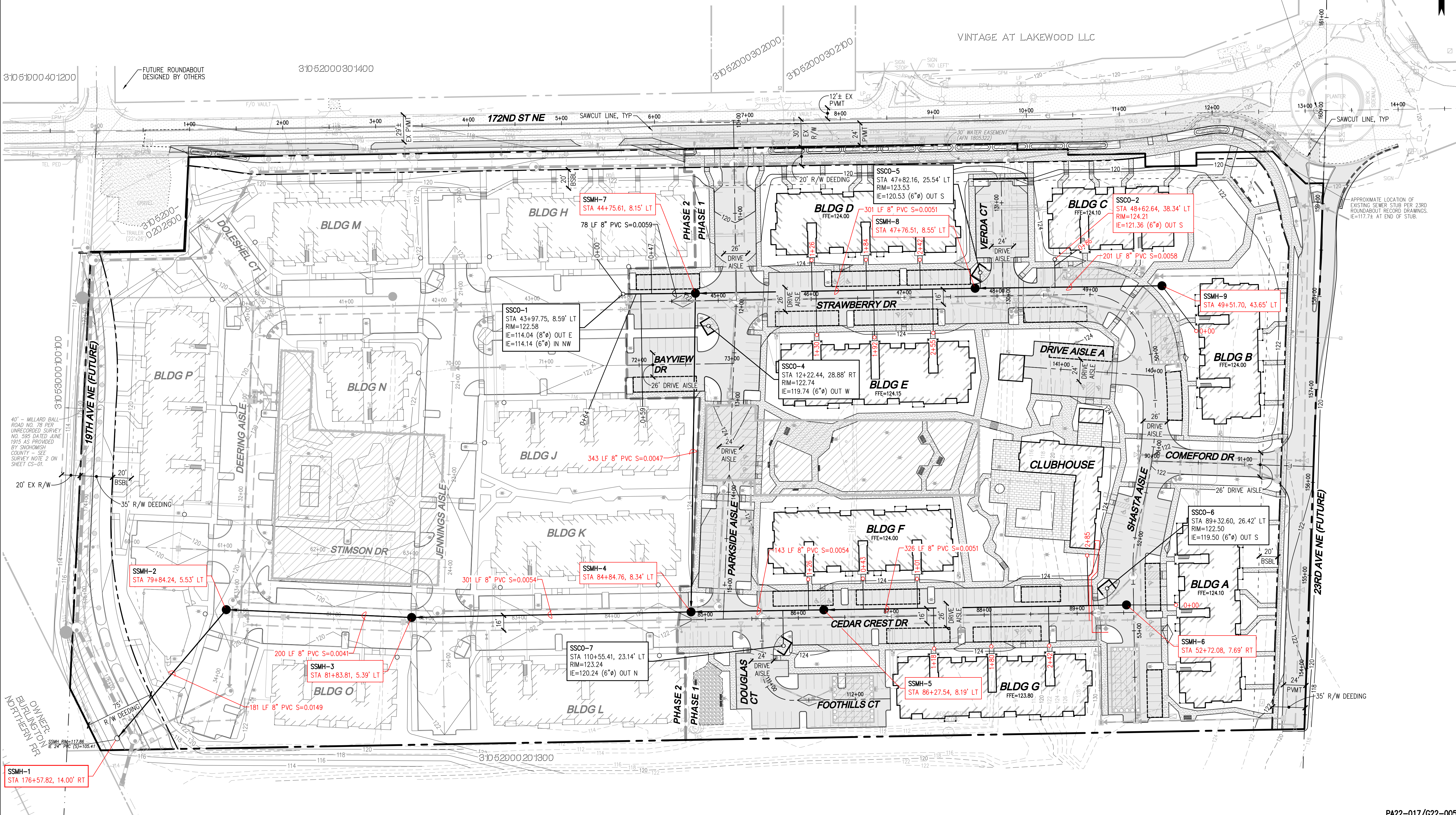
NOTES

1. SEE SHEET ES-01 FOR PROPOSED AND EXISTING EASEMENTS.
2. ALL TRASH ENCLOSURES SHALL BE FENCED WITH A 6" TALL CONCRETE BLOCK OR BRICK WALL WITH A ROOF/LID. UNDERDRAIN WITHIN ALL TRASH ENCLOSURE AREAS SHALL DRAIN TO PUBLIC SEWER.

LEGEND

- STORM PIPE
SEWER PIPE
WATER PIPE
SSMH
SEWER CLEANOUT
CHAIN LINK FENCE
BIORETENTION SWALE
ASPHALT PAVEMENT
CONCRETE SIDEWALK
GRAVEL
CARPORT

SCALE: 1" = 50'



UTILITY NOTE

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DISCLAIMER

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REVISIONS
NO. DATE DESCRIPTION
1 10-3-25 RECORD DRAWINGS
2 10-30-25 REVISED PER COMMENTS

Surveying Engineering Planning
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Woodville
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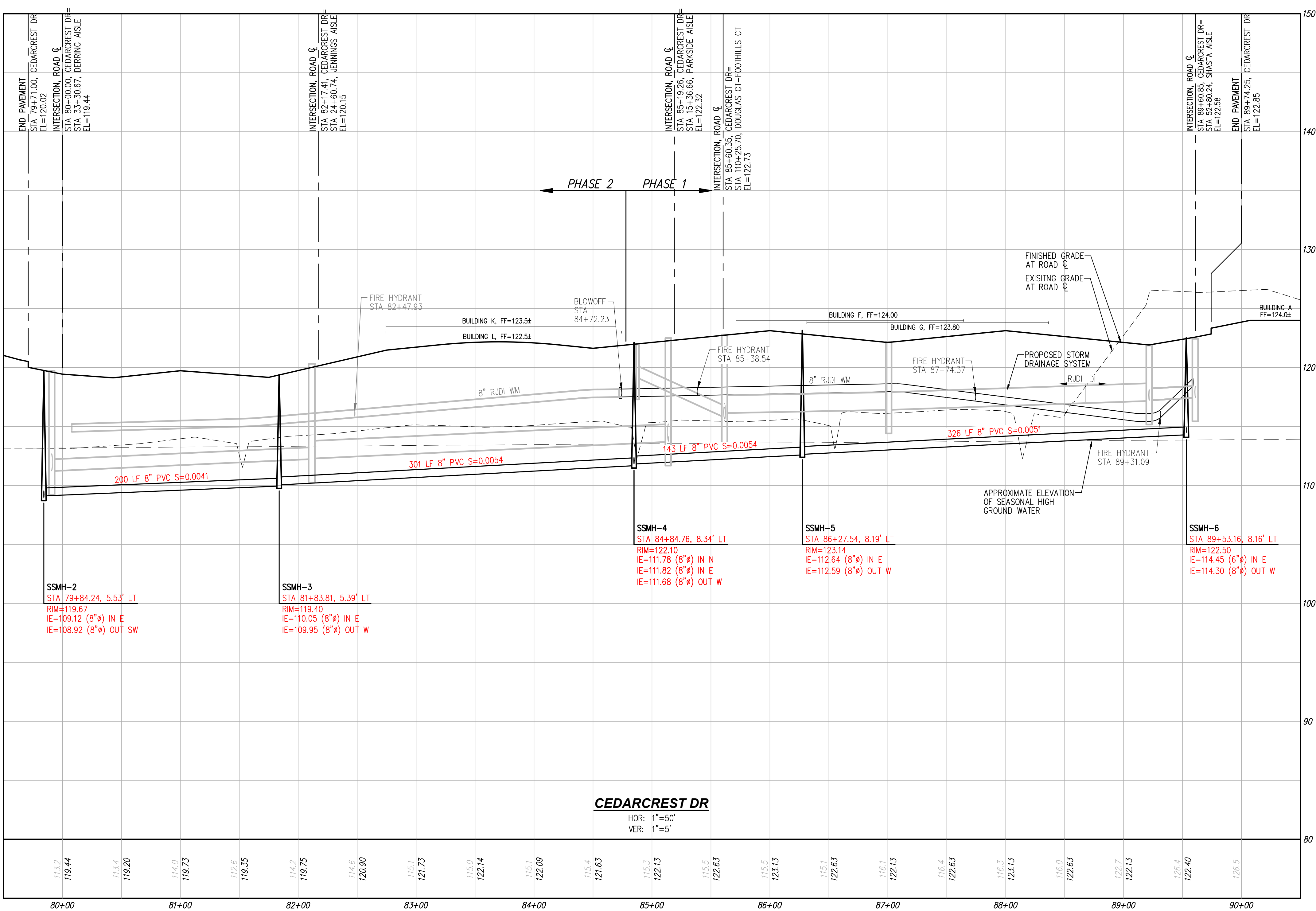
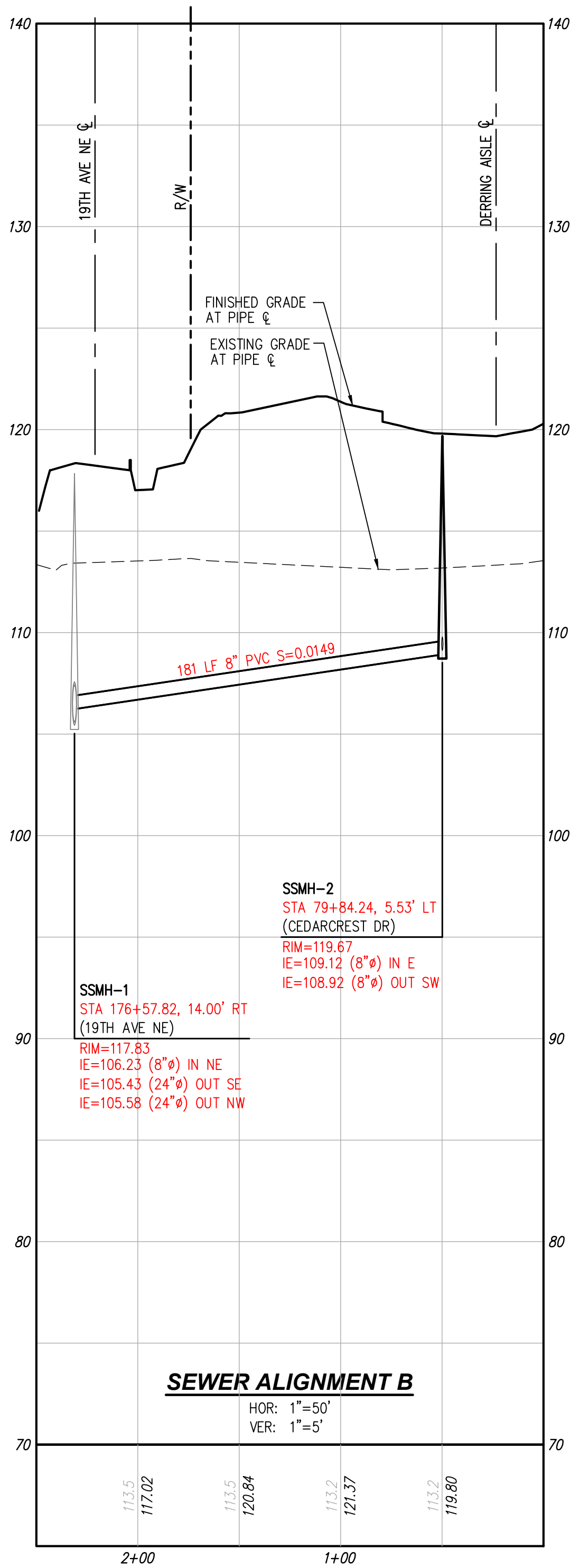
INTRACORP HOMES
MARYSVILLE 172 AND 23 APARTMENTS
SANTARY SEWER PLAN

PA22-017/G22-0055

PROFESSIONAL ENGINEER
JANUARY 12, 2025
C21147A

JOB NUMBER: C21147A
DRAWING NAME: C21147A-SS-PL
DESIGNER: JAU
DRAFTING BY: WLL
DATE: 10-3-25
SCALE: 1"=50'
JURISDICTION: CITY OF MARYSVILLE

SS-01
SHEET 31 OF 39



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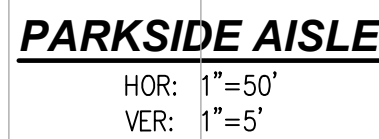
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INTRACORP HOMES
MARYSVILLE 172
AND 23 APARTMENTS
SANITARY SEWER PROFILES



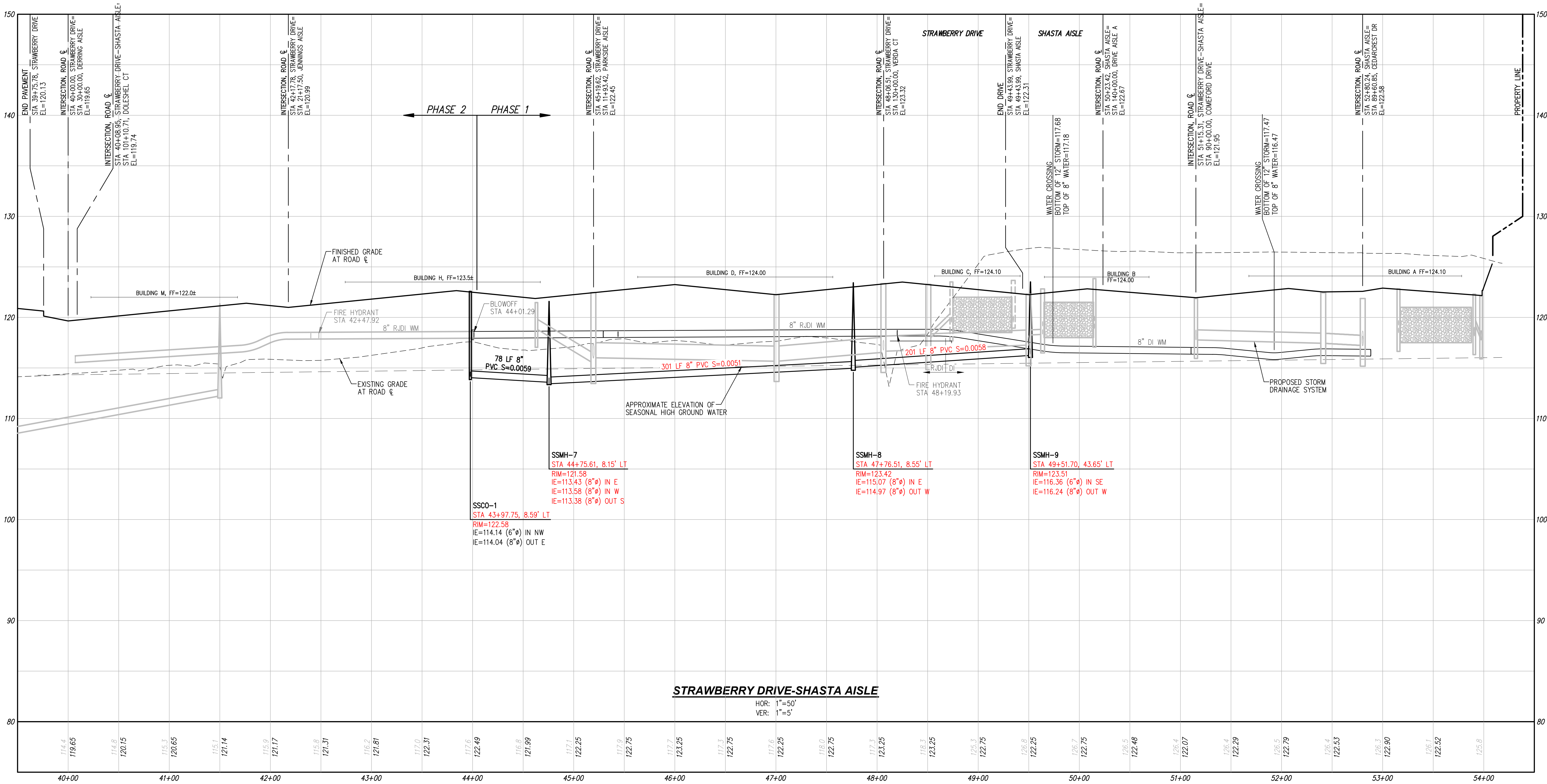
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DRAWING NAME: C21147AB-SS-PR
DESIGNER: JAU
DRAFTING BY: WLL
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SCALE: 1"=50'
JURISDICTION: CITY OF MARYSVILLE



SS-03

HEET 33 OF 39

Drawing: P:\Civil\2021\c21-147o marysville 172nd assemblage\Drawings\os-buils\172nd and 23rd phase 1 os-buils\C21147AB-SS-PR.dwg
Plotted: Oct 30, 2025 - 12:21pm



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		2	10-30-25	REVISED PER COMMENTS

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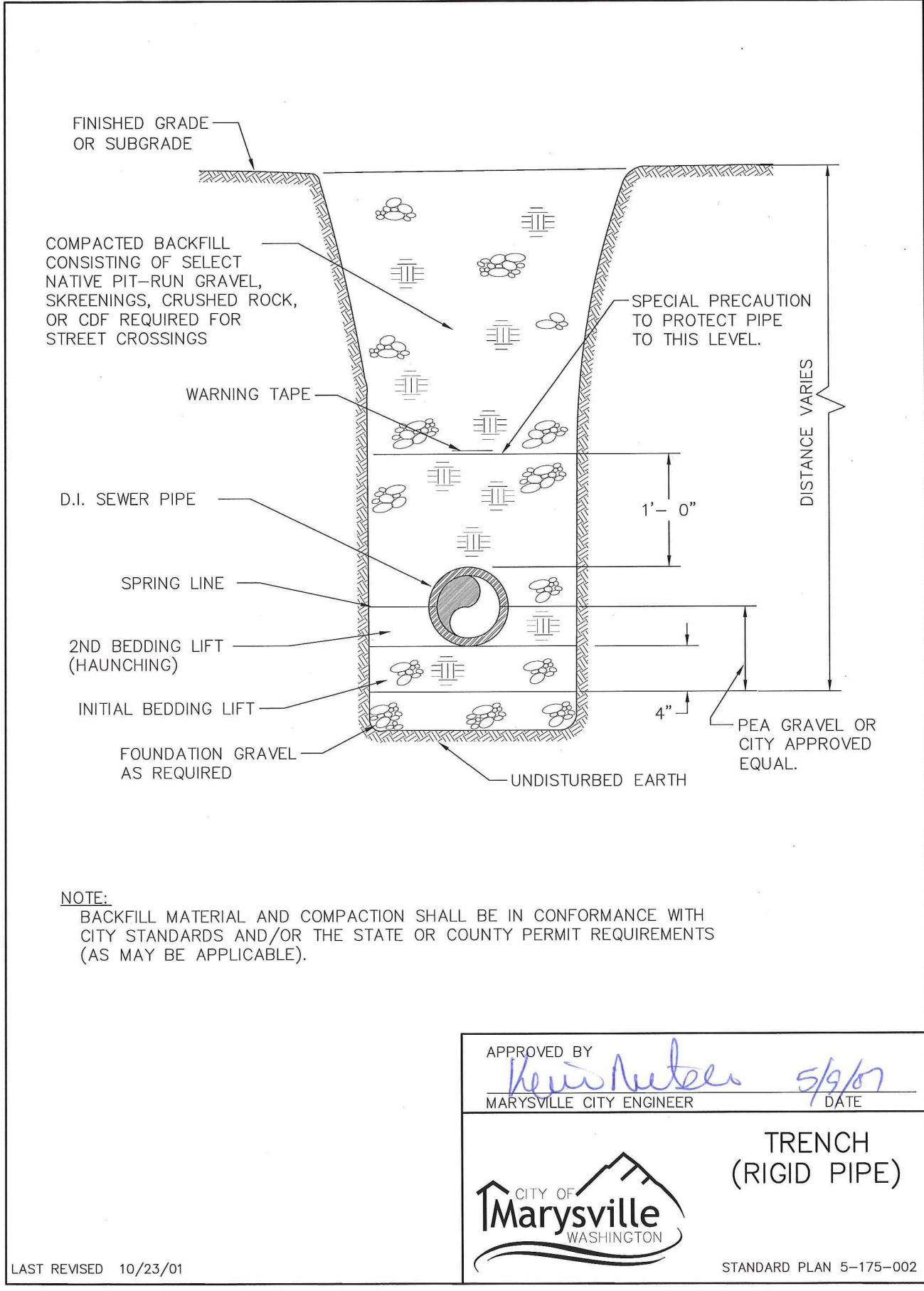
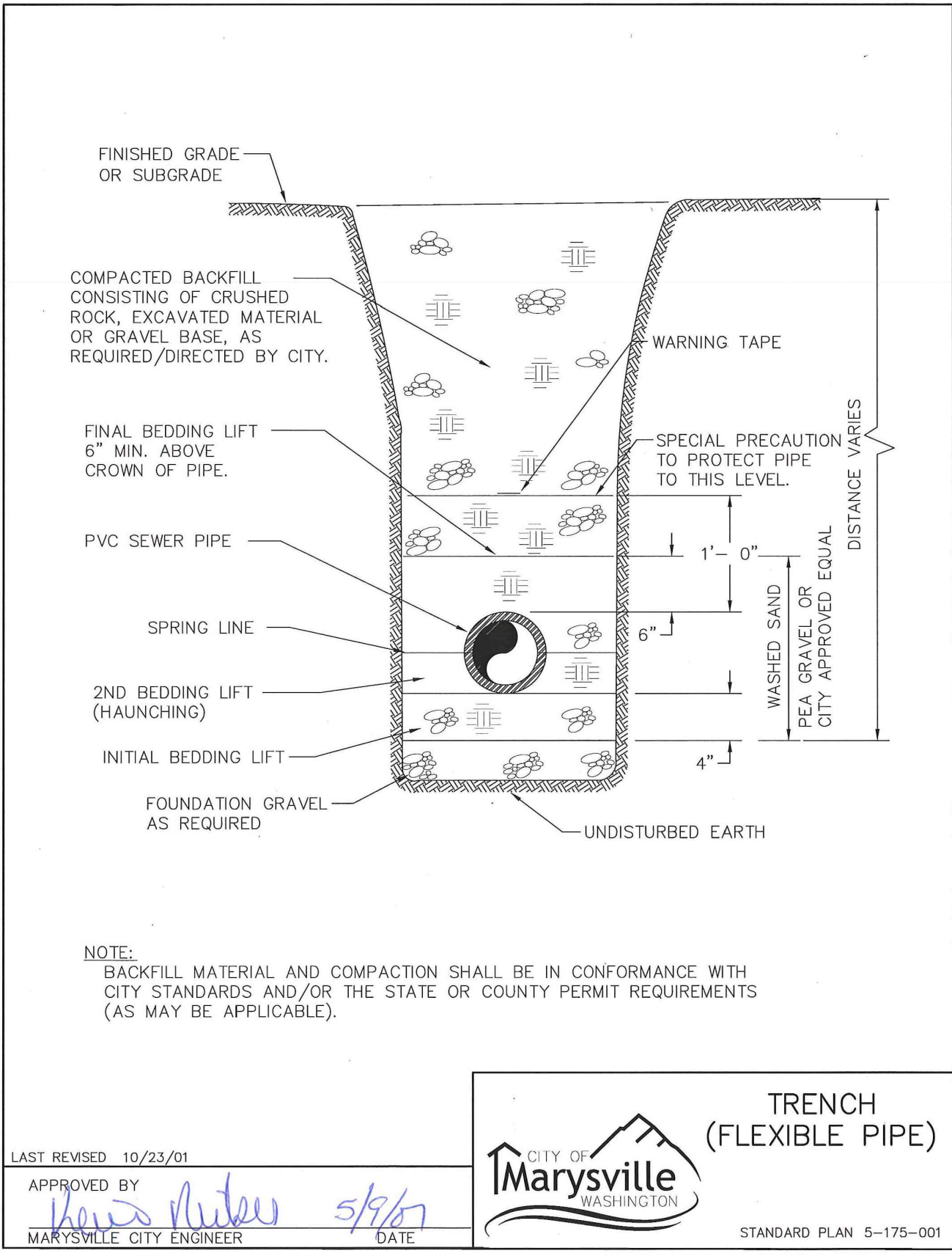
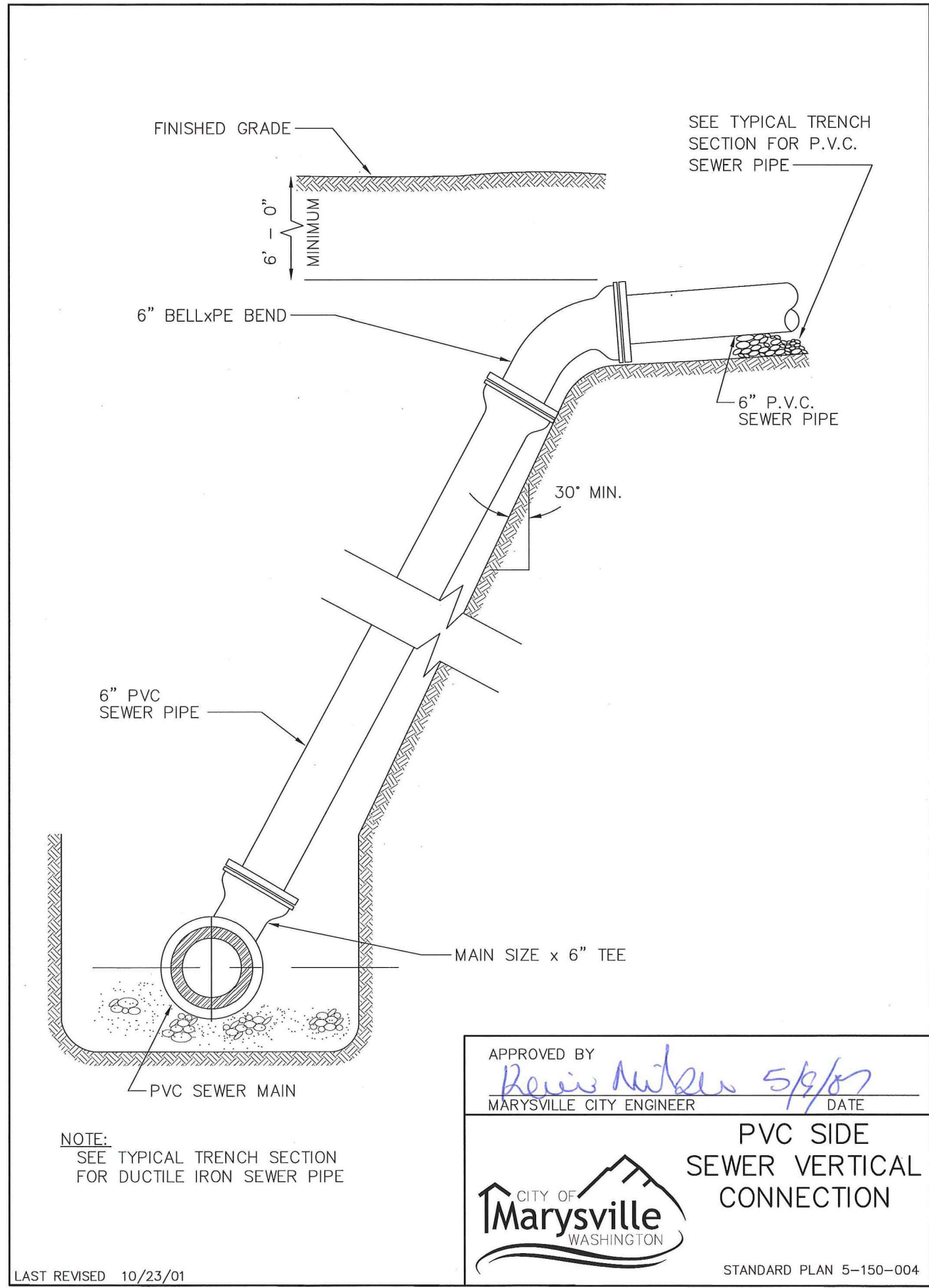
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INTRACORP HOMES
MARYSVILLE 172
AND 23 APARTMENTS
SANITARY SEWER PROFILES



JOB NUMBER: C21147A
DRAWING NAME: C21147AB-SS-PR
DESIGNER: JAU
DRAFTING BY: WLL
DATE: 10-3-25
SCALE: 1"=50'
JURISDICTION: CITY OF MARYSVILLE

SHEET 35 OF 39



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INTRACORP HOMES

MARYSVILLE 172
AND 23 APARTMENTS

SANTARY SEWER NOTES AND DETAILS

JOB NUMBER: C21147A
DRAWING NAME: C21147A-SS-DT
DESIGNER: JAU
DRAFTING BY: WLL
DATE: 10-3-25
SCALE: AS NOTED
JURISDICTION: CITY OF MARYSVILLE

SS-06

SHEET 36 OF 39

LEGEND

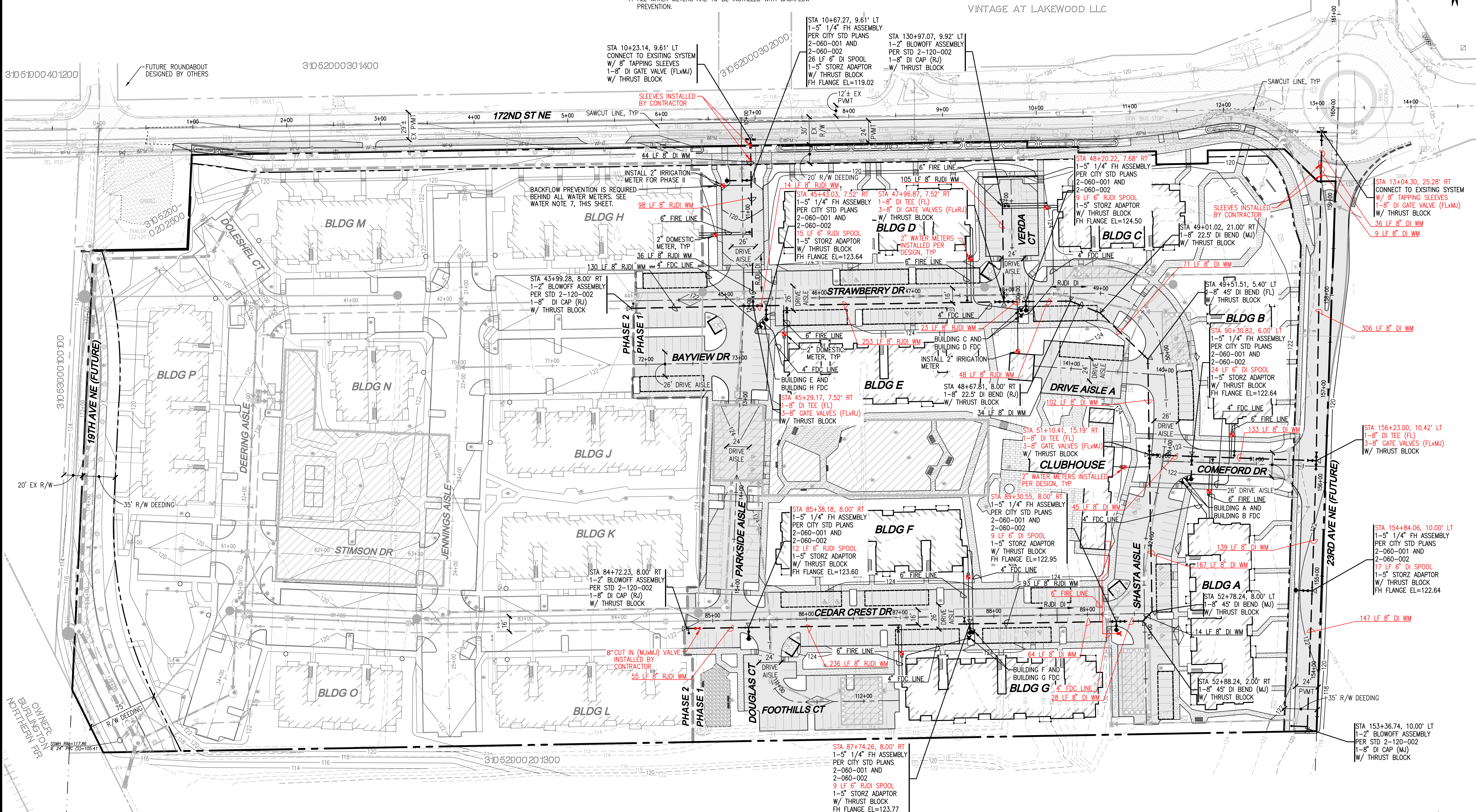
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STORM PIPE	CONCRETE SIDEWALK
SEWER PIPE	GRAVEL
SSMH	CARPORT
SEWER CLEANOUT	
CHAIN LINK FENCE	
BIORETENTION SWALE	

FIRE NOTES

1. FIRE HYDRANTS WITH APPROVED WATER SUPPLY OR APPROVED ACCESS FOR FIRE APPARATUS MUST BE IN SERVICE PRIOR TO BUILDING CONSTRUCTION.
2. HYDRANT LOCATIONS SHALL BE MARKED WITH BLUE REFLECTIVE HYDRANT MARKERS 4" OFF CENTERLINE ON THE HYDRANT SIDE OF THE ROAD.

WATER NOTES

1. SEE SHEET ES-01 FOR PROPOSED AND EXISTING EASEMENTS.
2. ALL WET DOG HOUSES TO CONTAIN DCDA AND SPRINKLER RISER CONTROLS.
3. ALL BUILDINGS ARE SERVICED WITH A 2" DOMESTIC METER.
4. A DOUBLE CHECK VALVE ASSEMBLY (DCVA) IS REQUIRED IMMEDIATELY DOWNSTREAM OF EACH WATER SERVICE METER OR IRRIGATION METER.
5. A REDUCED PRESSURE BACKFLOW ASSEMBLY (RPBA) IS REQUIRED IMMEDIATELY DOWNSTREAM OF CLUB HOUSE AND POOL WATER CONNECTIONS.
6. ALL WATER MAINS NOT INSTALLED IN NATIVE GRADE SHALL BE REINFORCED JOINT DUCTILE IRON (RJD).
7. ALL WATER METERS ARE TO BE INSTALLED WITH BACKFLOW PREVENTION.



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AND 23 APARTMENTS
WATER PLAN



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DESIGNER:	JAU
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DATE:	10-3-25
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NOTES:

- COVER SHALL EXTEND 6" ABOVE GRADE WHEN VAULT IS NOT IN TRAFFIC AREA AND SHALL BE FLUSH IN TRAFFIC AREA.
- SLOPE PAVEMENT AWAY FROM VAULT WHEN VAULT IS IN TRAFFIC AREA.
- VAULT TO BE RATED FOR HIGHWAY USE (HS-30 VEHICLE RATING MINIMUM).
- DOUBLE DETECTOR CHECK VALVE ASSEMBLY MUST BE INSTALLED BETWEEN METER AND POINT OF USE (BUILDING).
- ALL BYPASSES SMALLER THAN 4" SHALL BE SADDLED.

SECTION
N.T.S.

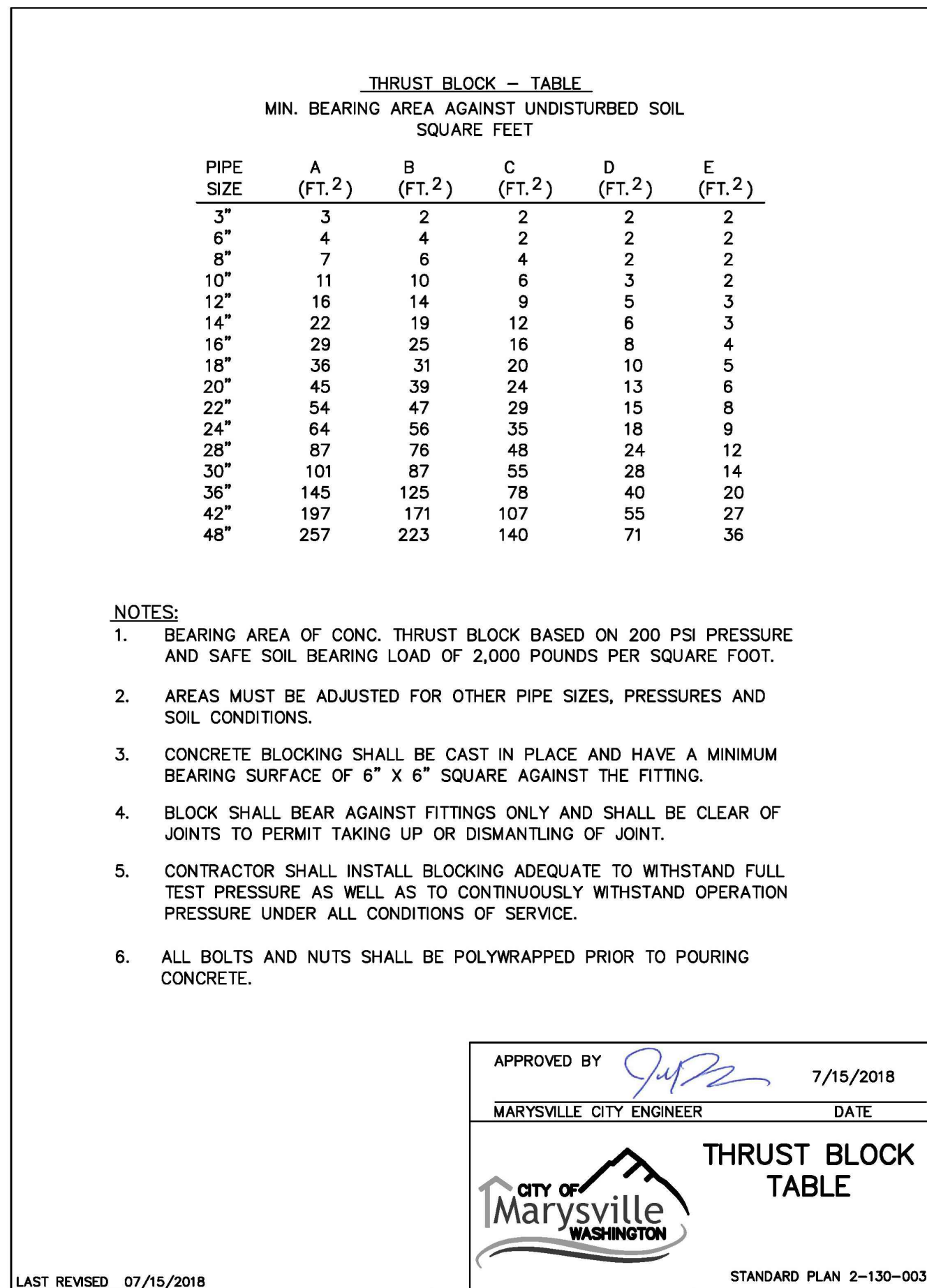
METER SIZE	RECOMMENDED BYPASS SIZE	DAYLIGHT OR APPROVED COLLECTION SYSTEM.
3	1 1/2" COPPER	
4	1 1/2" COPPER	
6	2" COPPER	
8	4" D.I.P.	

APPROVED BY *[Signature]* 06/15/18
 MAYSVILLE CITY ENGINEER DATE

METER VAULT ASSEMBLY
 (METERS 2" & LARGER)

CITY OF *Marysville* WASHINGTON

STANDARD PLAN 2-090-00



BY: _____
KEN MONTYRE, 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 15.09.03C

WA-02