



**King County**

Department of Permitting  
and Environmental Review

Residential Site Plan Template

Ref: KCC 21a.12.030

Max. Impervious Surface Allowed \_\_\_\_\_

Max. Bldg. Height Allowed \_\_\_\_\_

Ref: KCC 21a.12.170

Min. Blg. Setback From Street \_\_\_\_\_

Min. Garage Setback From Street \_\_\_\_\_

Min. Blg. Setback From Interior \_\_\_\_\_

Permit Center validation:

- Zoning
- Site Review Not Applicable

Validated Signature \_\_\_\_\_

Login Initials \_\_\_\_\_ Date: \_\_\_\_\_

Engineering / Drainage Approval

Signature: \_\_\_\_\_

Date: \_\_\_\_\_

Critical Areas Approval

Signature: \_\_\_\_\_

Date: \_\_\_\_\_

Clearing / Grading Approval

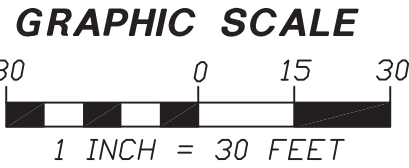
Signature: \_\_\_\_\_

Date: \_\_\_\_\_

Fire Approval

Signature: \_\_\_\_\_

Date: \_\_\_\_\_



- LEGEND**
- SET REBAR & CAP LS# 6228
  - ⊕ ELECTRIC METER
  - ⊕ POWER POLE
  - ⊕ WATER METER
  - CONFINER AS DESCRIBED
  - ⊕ DECIDUOUS AS DESCRIBED
  - CHAIN LINK OR WIRE FENCE
  - WOOD FENCE
  - BUILDINGS
  - EDGE OF GRAVEL DRIVEWAY
  - CONCRETE WALL
  - (P) PLAT

ROOF DRAINS CANNOT BE TIED INTO FOOTING DRAINS AND FOOTING DRAINS CANNOT BE TIED INTO YARD DRAINS

**AREA SUMMARY**

LOT AREA: 35,142 SF  
 NEW IMPERVIOUS AREA TOTAL: 3,393 SF  
 ROOF/DECK: 1,710 SF  
 DRIVEWAY: 1,683 SF

EXIST IMPERVIOUS AREA TOTAL: 2,133 SF  
 LIMITS OF DISTURBANCE: 11,000 SF

THIS SURVEY WAS PERFORMED DURING THE MONTH OF JUNE, 2017.

VERTICAL DATUM: NAVD88

INSTRUMENTATION FOR THIS SURVEY WAS A LEICA AND A TOPCON 5 SECOND TOTAL STATION WITH ELECTRONIC MEASURING UNIT, AS WELL AS A TOPCON HIPER+ GPS UNIT.

PROCEDURES USED IN THIS SURVEY WERE FIELD TRAVERSE MEETING OR EXCEEDING STANDARDS SET BY WAC 332-130-090.

THE UNDERGROUND UTILITIES SHOWN HEREON REPRESENT A COMBINATION OF RECORD INFORMATION AND FIELD LOCATES OF UNDERGROUND UTILITIES LOCATED BY A UTILITY LOCATING COMPANY. THE SURFACE VISIBLE UTILITIES WERE LOCATED IN THE FIELD, BUT ALL UNDERGROUND LINES ARE APPROXIMATIONS AT BEST. THERE MAY ALSO EXIST ADDITIONAL LINES THAT DID NOT APPEAR IN THE RECORDS OR WERE NOT DETECTED BY THE UTILITY LOCATING COMPANIES.

LOTS 1 OF SHORT PLAT NUMBER 1280043, RECORDED UNDER RECORDING NUMBER 8104030755 OF KING COUNTY, WASHINGTON, BEING A PORTION OF LOT 11, RIDGEHAVEN, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 88 OF PLATS, PAGES 25 THROUGH 27, INCLUSIVE, IN KING COUNTY, WASHINGTON;

SITUATE IN THE COUNTY OF KING, STATE OF WASHINGTON.

**SHEET INDEX:**

1. SITE PLAN/DRAINAGE
2. TESC PLAN
3. DETAILS
4. DETAILS



**DECCIO Engineering**

17217 7TH AVENUE WEST  
 BOTHELL, WA 98012  
 (206) 390-8374  
 Fax: (425) 741-8214

9-16-19

LOT 1, K.C. SHORT PLAT # 1280043R

RECOMMENDED CONSTRUCTION SEQUENCE

1. Hold the pre-construction meeting, if required
2. Post sign with name and phone number of TESC supervisor (may be consolidated with the required notice of construction sign).
3. Flag or fence clearing limits.
4. Install catch basin protection, if required.
5. Grade and install construction entrance(s)
6. Install perimeter protection (silt fence, brush barrier, etc.).
7. Construct sediment pond and traps, if required.
8. Grade and stabilize construction roads.
9. Construct surface water controls (interceptor dikes, pipe slope drains, etc.) simultaneously with clearing and grading for project development.
10. Maintain erosion control measures in accordance with King County standards and manufacturer's recommendations.
11. Relocate erosion control measure, or install new measures so that as site conditions change, the erosion and sediment control is always in accordance with the King County Erosion and Sedimentation Control Standards.
12. Cover all areas that will be unworked for more than seven days during the dry season or two days during the wet season with straw, wood fiber mulch, compost, plastic sheeting, or equivalent.
13. Stabilize all areas within seven days of reaching final grade.
14. Seed, sod, stabilize, or cover any areas to remain unworked for more than 30 days.
15. Upon completion of the project, stabilize all disturbed areas and remove BMP's if appropriate.

Engineering / Drainage Approval

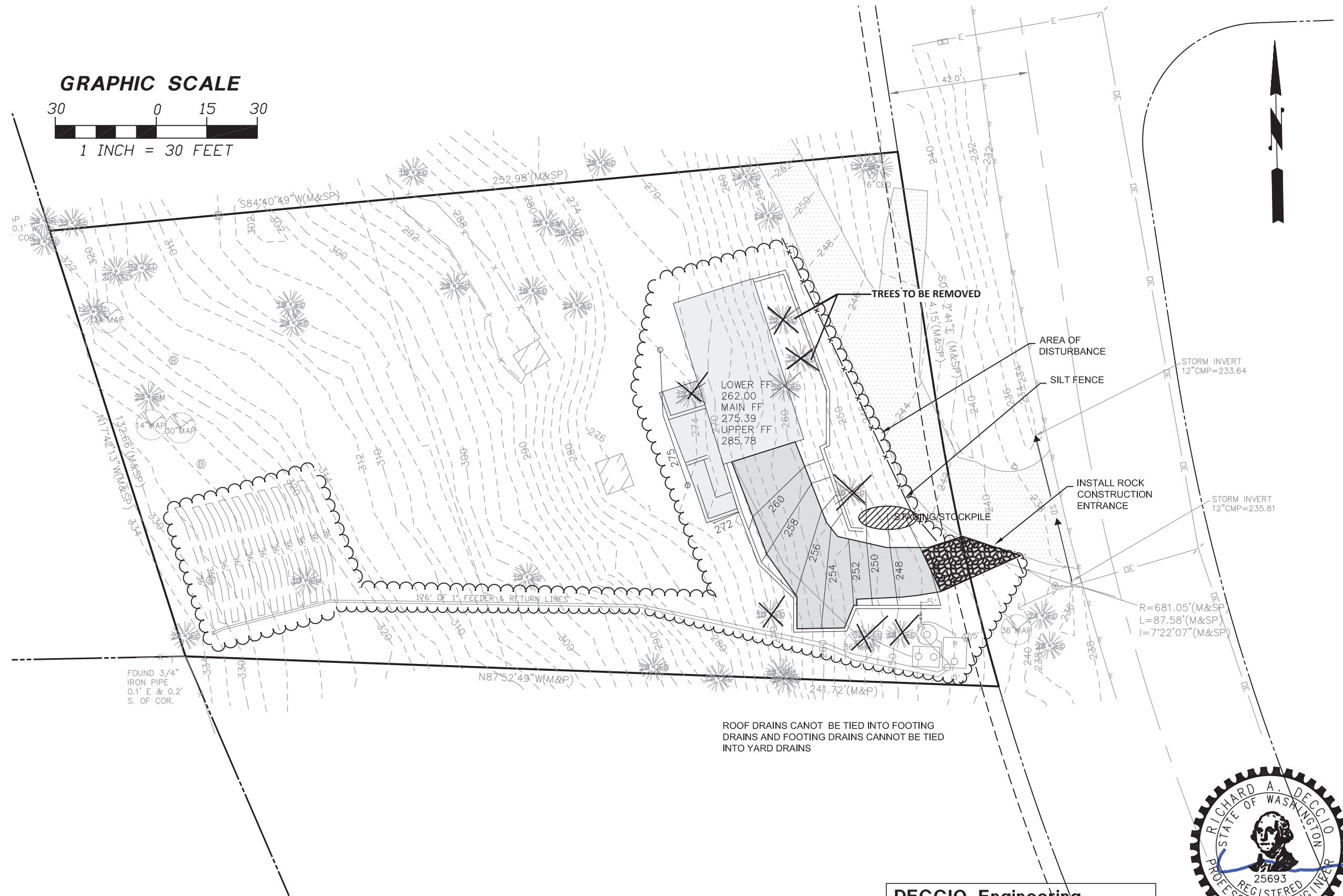
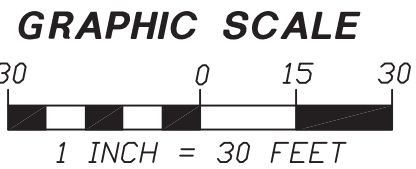
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Date: \_\_\_\_\_

Clearing / Grading Approval

Signature: \_\_\_\_\_

Date: \_\_\_\_\_



NOTE:  
MAXIMUM ALLOWABLE CLEARING 11,000 SF

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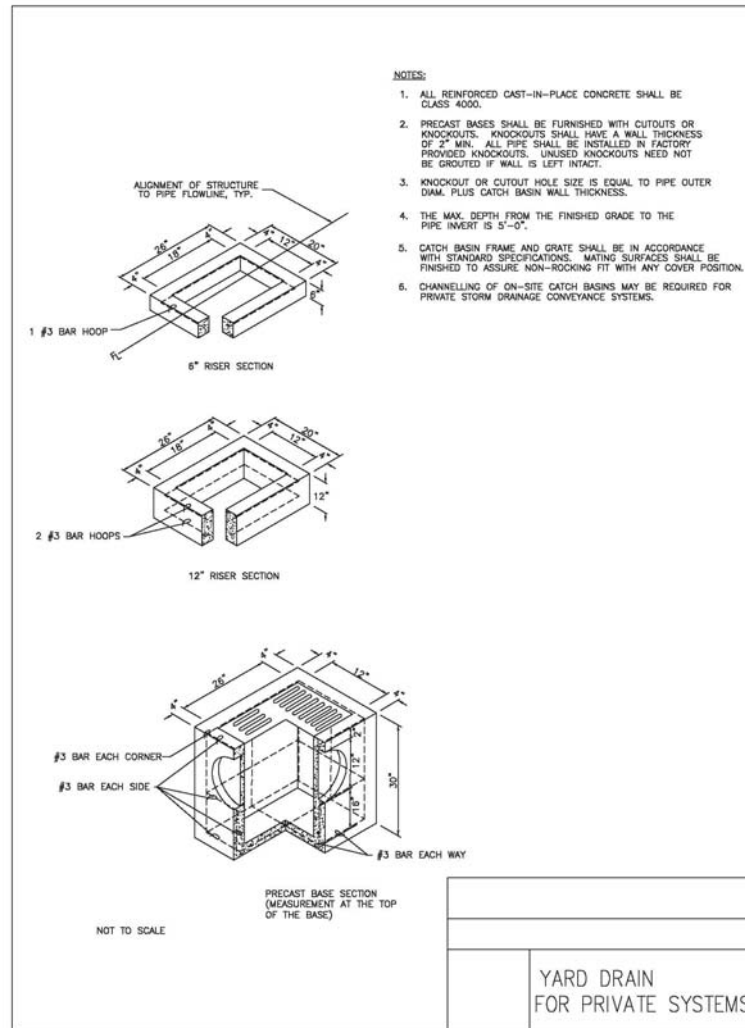
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**UTILITY, SURVEY, & CONSTRUCTION PLAN DISCREPANCIES**

THE EXISTING SITE SURVEY, EXISTING TOPO INFORMATION AND LOCATION OF UTILITIES SHOWN ON THESE PLANS WERE PERFORMED AND SUPPLIED BY OTHERS. THE ENGINEER PROVIDES NO GUARANTEE OF THE ACCURACY OF THIS SURVEY AND UTILITY INFORMATION. IN THE EVENT OF ANY CONFLICTS OR DISCREPANCIES BETWEEN THESE PLANS AND THE ACTUAL FIELD CONDITIONS, THE CONTRACTOR SHALL NOTIFY AND CONSULT WITH DECCIO ENGINEERING TO RESOLVE ALL PROBLEMS PRIOR TO PROCEEDING WITH CONSTRUCTION. CONFLICTS SHALL BE ADDRESSED AS FOLLOWS:

**UTILITIES:** THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE LOCATION, DIMENSION, AND DEPTH OF ALL UTILITIES WHETHER SHOWN ON THESE PLANS OR NOT, BY CALLING 1-800-424-555 FOR MARKING, THEN BY POTHOLING THE UTILITIES AND SURVEYING THE HORIZONTAL AND VERTICAL LOCATION PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY CONFLICTS AND CONSULT WITH DECCIO ENGINEERING TO RESOLVE ALL PROBLEMS PRIOR TO PROCEEDING WITH CONSTRUCTION.

**SURVEY CONFLICTS:** ANY DISCREPANCIES BETWEEN THE SURVEY AND TOPO INFORMATION SHOWN ON THESE PLANS AND THE ACTUAL FIELD CONDITIONS ONCE THE SITE HAS BEEN CLEARED, SHALL BE BROUGHT TO THE ATTENTION OF DECCIO ENGINEERING TO RESOLVE ALL PROBLEMS PRIOR TO PROCEEDING WITH CONSTRUCTION.

**PLAN DISCREPANCIES:** IN THE EVENT THAT ANY DISCREPANCIES ARE FOUND ON THESE APPROVED ENGINEERING PLAN SHEETS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY CONFLICTS AND CONSULT WITH DECCIO ENGINEERING TO RESOLVE ALL PROBLEMS PRIOR TO PROCEEDING WITH CONSTRUCTION.



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9-16-19

Permit Number: \_\_\_\_\_ Parcel Number: \_\_\_\_\_

LOT 1, K.C. SHORT PLAT # 1280043R  
Applicant Name: MATTHEW STEELE

47xx AMES LAKE CARNATION RD NE, REDMOND, WA., 98053

Site Address: \_\_\_\_\_

Engineering Scale: 1" = NTS

Sheet 3 of 4



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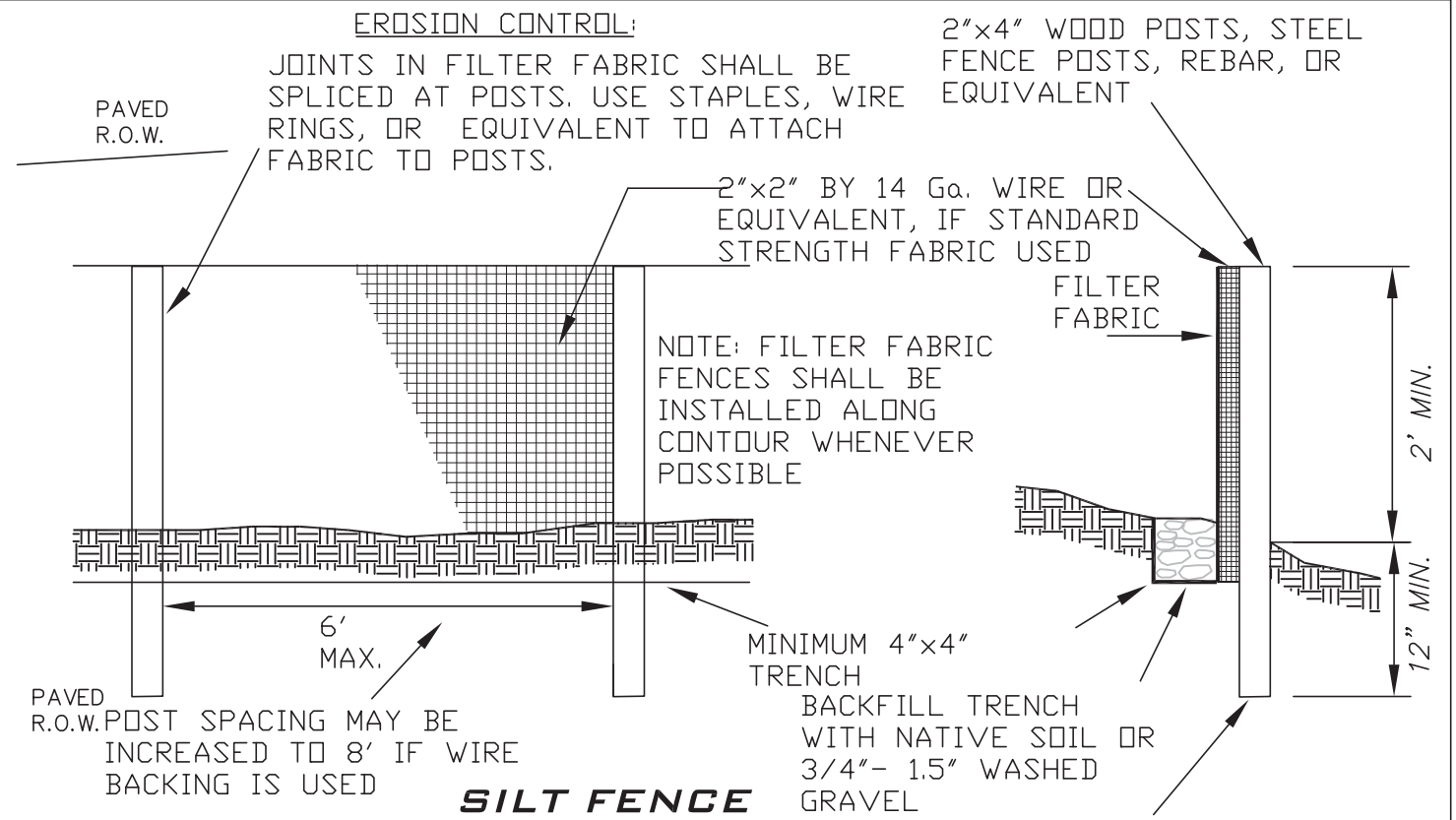
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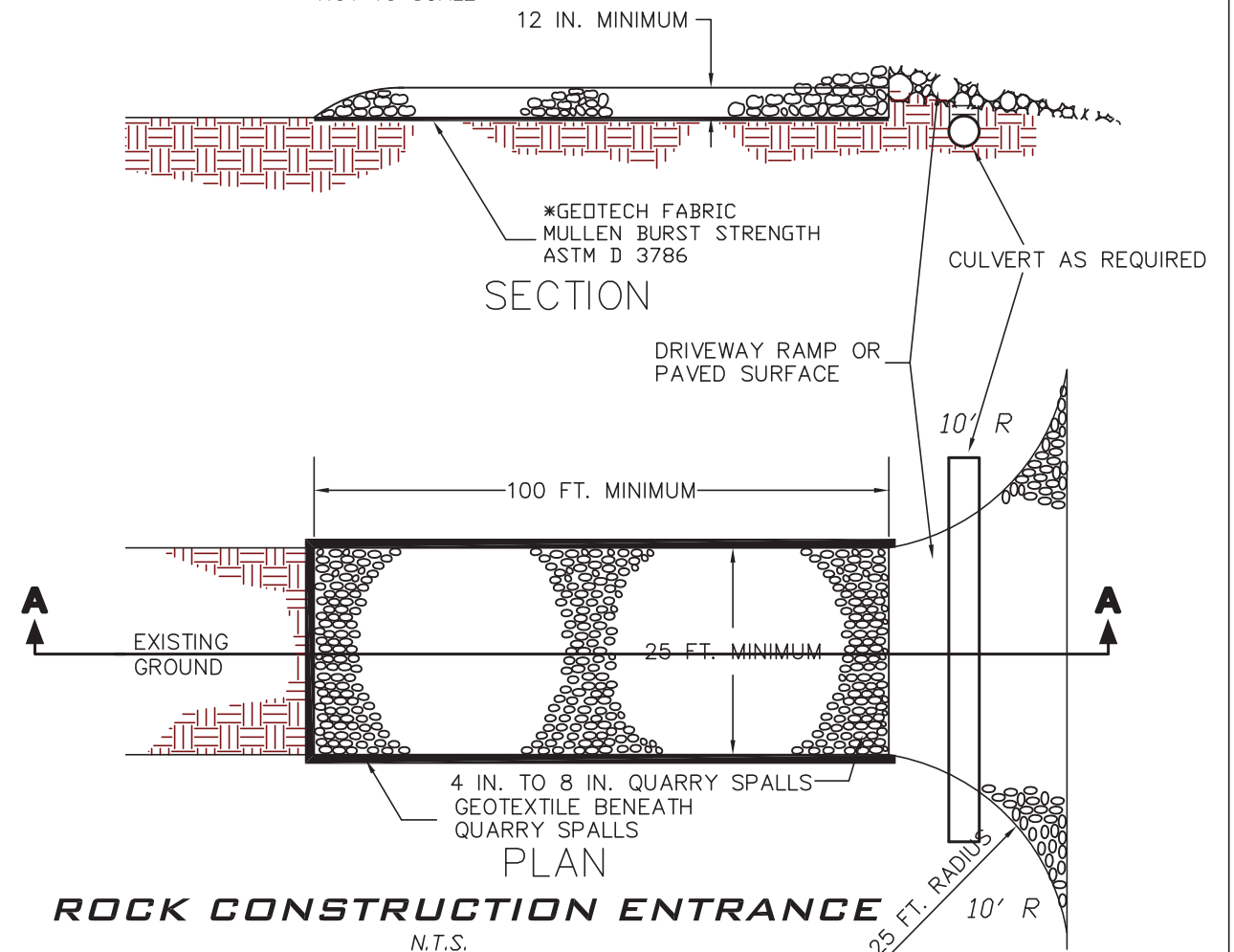
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NOT TO SCALE



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