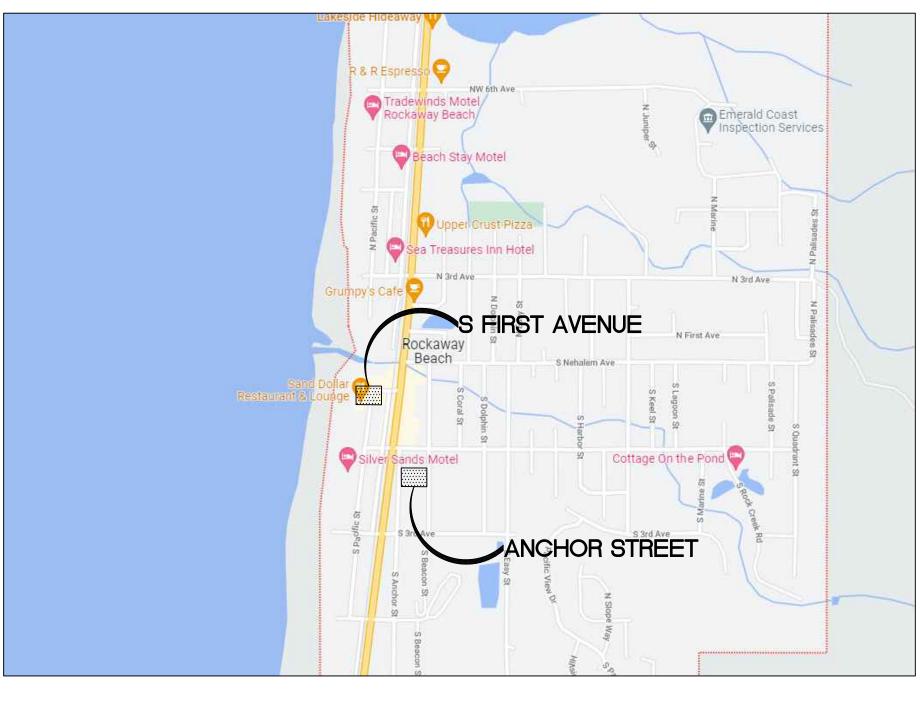
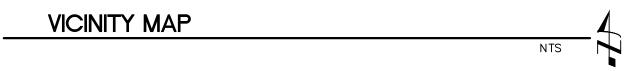
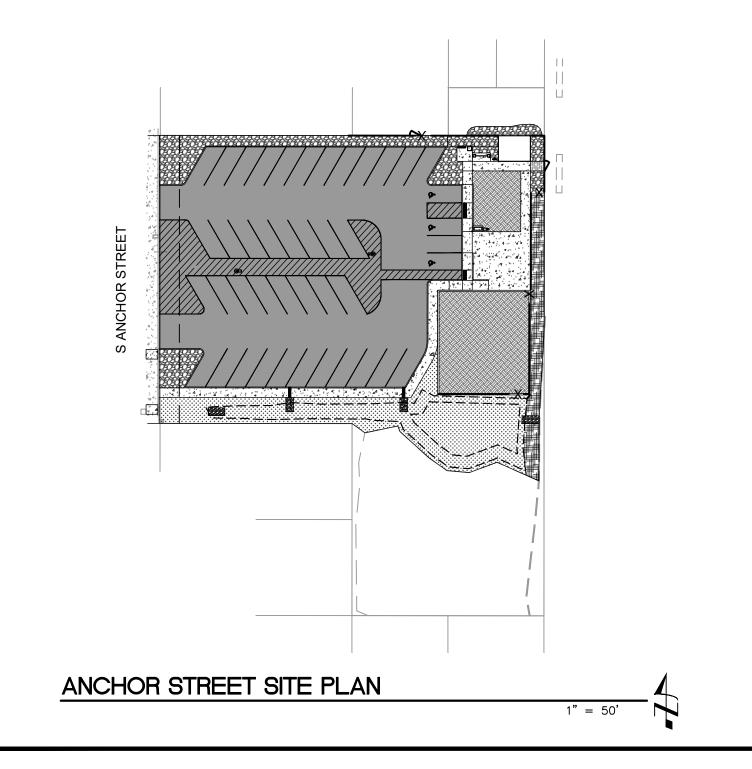
ANCHOR ST PARK & WAYSIDE RESTROOM ROCKAWAY BEACH, OREGON







OWNER/DEVELOPER

CITY OF ROCKAWAY BEACH 276 HWY 101 ROCKAWAY BEACH, OR 97136

CIVIL ENGINEER

HBH CONSULTING ENGINEERS, INC. 501 E FIRST STREET NEWBERG, OREGON 97132 CONTACT: MATTHEW DEL MORO, PE PH: (503) 554-9553 FAX: (503) 537-9554 EMAIL: MDELMORO@HBH-CONSULTING.COM

PROJECT INFORMATION

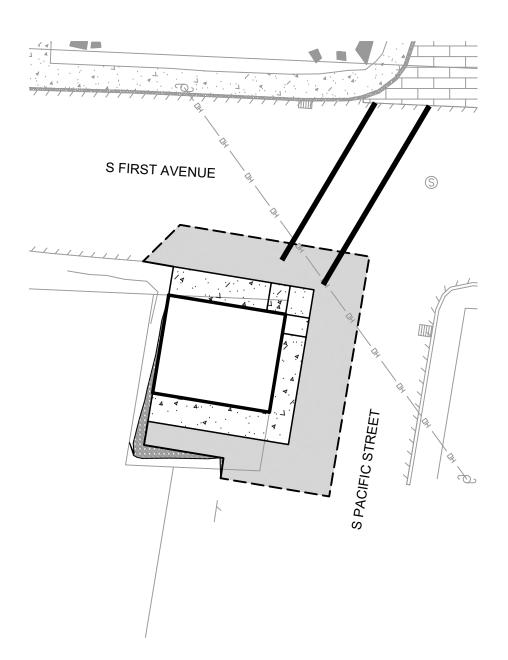
220 S ANCHOR ST ROCKAWAY BEACH, OR 97136

210 S 1ST AVENUE ROCKAWAY BEACH, OR 97136

THIS PROJECT IN SECTION 32 OF T. 2 N., R.10 W., W.M. ROCKAWAY BEACH, TILLAMOOK COUNTY, OREGON (TAX LOTS 9290 & 15400)

LOCATE

(48 HOUR NOTICE PRIOR TO EXCAVATION) OREGON LAW REQUIRES YOU TO FOLLOW THE RULES ADOPTED BY THE OREGON UTILITY NOTIFICATION CENTER THOSE RULES ARE SET FORTH IN OAR 952-001-0010 THROUGH 952-001-0090 & ORS 757.542 THROUGH 757.562 AND ORS 757.993. YOU MAY OBTAIN COPIES OF THE RULES FROM THE CENTER BY CALLING (503) 242-1987. ONE CALL SYSTEM NUMBER 1-800-332-2344.



1" = 50'

SHEET INDEX TABLE

- C1 COVER
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- C9 WAYSIDE RESTROOM
- C10 DETAILS 1
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PROPOSED LEGEND

PROPOSED MINOR CONTOUR

PROPOSED MAJOR CONTOUR

LIMITS OF GRADING

GRADING BREAK LINE

PRIVATE UTILITY EASEMENT (PUE)

STORM PIPE (LENGTH, SIZE, MATERIAL)

WATER SERVICE PIPE

(LENGTH, SIZE, MATERIAL)

SANITARY SERVICE (LENGTH, SIZE, MATERIAL)

JOINT UTILITY TRENCH

ASPHALT

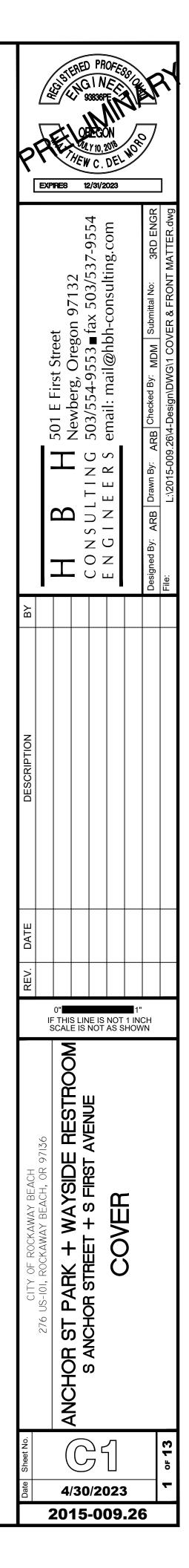
CONCRETE

GRASS LANDSCAPING

STORMWATER SWALE GRASSES MIX

S 1ST AVENUE SITE PLAN





_____221'____ ____ X LF X" MAT SD X LF X" MAT WS

X LF X" MAT SS

*

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GENERAL NOTES

- CONTRACTOR SHALL PROCURE AND CONFORM TO ALL CONSTRUCTION PERMITS REQUIRED BY THE CITY OF ROCKAWAY BEACH AND TILLAMOOK COUNTY.
- 2. CONTRACTOR SHALL PROVIDE ALL BONDS AND INSURANCE REQUIRED BY PUBLIC AND/OR PRIVATE AGENCIES HAVING JURISDICTION.
- 3. ALL MATERIALS AND WORKMANSHIP FOR FACILITIES IN STREET RIGHT-OF-WAY OR EASEMENTS SHALL CONFORM TO APPROVING AGENCIES' CONSTRUCTION SPECIFICATIONS WHEREIN EACH HAS JURISDICTION, INCLUDING BUT NOT LIMITED TO THE CITY, COUNTY, OREGON HEALTH DIVISION (OHD) AND THE OREGON DEPARTMENT OF ENVIRONMENTAL QUALITY (DEQ).
- 4. UNLESS OTHERWISE APPROVED BY THE PUBLIC WORKS SUPERINTENDENT, CONSTRUCTION OF ALL PUBLIC FACILITIES SHALL BE DONE BETWEEN 7:00 A.M. AND 6:00 P.M., MONDAY THROUGH FRIDAY, AND BETWEEN 9:00 A.M. AND 6:00 P.M. SATURDAY.
- 5. THE CONTRACTOR SHALL PERFORM ALL WORK NECESSARY TO COMPLETE THE PROJECT IN ACCORDANCE WITH THE APPROVED CONSTRUCTION DRAWINGS INCLUDING SUCH INCIDENTALS AS MAY BE NECESSARY TO MEET APPLICABLE AGENCY REQUIREMENTS AND PROVIDE A COMPLETED PROJECT.
- 6. CONTRACTOR TO NOTIFY CITY, COUNTY, ODOT AND ALL UTILITY COMPANIES A MINIMUM OF 48 BUSINESS HOURS (2 BUSINESS DAYS) PRIOR TO START OF CONSTRUCTION, AND COMPLY WITH ALL OTHER REQUIREMENTS OF ORS 757.541 TO 757.571.
- 7. ANY INSPECTION BY THE CITY, COUNTY OR OTHER AGENCIES SHALL NOT, IN ANY WAY, RELIEVE THE CONTRACTOR FROM ANY OBLIGATION TO PERFORM THE WORK IN STRICT COMPLIANCE WITH THE APPLICABLE CODES AND AGENCY REQUIREMENTS.
- 8. CONTRACTOR SHALL ERECT AND MAINTAIN BARRICADES, WARNING SIGNS, TRAFFIC CONES (AND ALL OTHER TRAFFIC CONTROL DEVICES REQUIRED) PER CITY, COUNTY AND ODOT REQUIREMENTS IN ACCORDANCE WITH THE CURRENT MUTCD (INCLUDING OREGON AMENDMENTS). ACCESS TO DRIVEWAYS SHALL BE MAINTAINED AT ALL TIMES. ALL TRAFFIC CONTROL MEASURES SHALL BE APPROVED AND IN PLACE PRIOR TO ANY CONSTRUCTION ACTIVITY.
- 9. RECORD DRAWINGS. THE CONTRACTOR SHALL MAINTAIN ONE COMPLETE SET OF APPROVED DRAWINGS ON THE CONSTRUCTION SITE AT ALL TIMES WHEREON HE WILL RECORD ANY APPROVED DEVIATIONS IN CONSTRUCTION FROM THE APPROVED DRAWINGS, AS WELL AS THE STATION LOCATIONS AND DEPTHS OF ALL EXISTING UTILITIES ENCOUNTERED. THESE FIELD RECORD DRAWINGS SHALL BE KEPT UP TO DATE AT ALL TIMES AND SHALL BE AVAILABLE FOR INSPECTION BY THE CITY UPON REQUEST.
- 10. UPON COMPLETION OF CONSTRUCTION OF PUBLIC FACILITIES, CONTRACTOR SHALL SUBMIT A CLEAN SET OF FIELD RECORD DRAWINGS CONTAINING ALL AS-BUILT INFORMATION TO THE DESIGN ENGINEER FOR USE IN THE PREPARATION OF AS-BUILT DRAWINGS FOR SUBMITTAL TO THE CITY.
- 11. THE CONTRACTOR SHALL SUBMIT A SUITABLE MAINTENANCE BOND PRIOR TO FINAL PAYMENT WHERE REQUIRED BY PUBLIC AND/OR PRIVATE AGENCIES HAVING JURISDICTION.

EXISTING UTILITIES + FACILITIES

- 1. ATTENTION: OREGON LAW REQUIRES YOU TO FOLLOW RULES ADOPTED BY THE OREGON UTILITY NOTIFICATION CENTER. THOSE RULES ARE SET FORTH IN OAR 952-001-0010 THROUGH OAR 952-001-0090. YOU MAY OBTAIN COPIES OF THE RULES BY CALLING THE CENTER. (NOTE: THE TELEPHONE NUMBER FOR THE OREGON UTILITY NOTIFICATION CENTER IS (503) 232-1987). FOR UTILITY LOCATES, CALL 811.
- 2. THE LOCATION AND DESCRIPTIONS OF EXISTING UTILITIES SHOWN ON THE DRAWINGS ARE COMPILED FROM AVAILABLE RECORDS AND/OR FIELD SURVEYS. THE ENGINEER OR UTILITY COMPANIES DO NOT GUARANTEE THE ACCURACY OR THE COMPLETENESS OF SUCH RECORDS. CONTRACTOR SHALL FIELD VERIFY SIZES AND LOCATIONS OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION.
- THE CONTRACTOR SHALL LOCATE AND MARK ALL EXISTING PROPERTY AND STREET MONUMENTS PRIOR TO CONSTRUCTION. ANY MONUMENTS DISTURBED DURING CONSTRUCTION OF THE PROJECT SHALL BE REPLACED BY A REGISTERED LAND SURVEYOR AT THE CONTRACTOR'S EXPENSE. THE MONUMENTS SHALL BE REPLACED WITHIN A MAXIMUM OF 90 DAYS, AND THE COUNTY SURVEYOR SHALL BE NOTIFIED IN WRITING AS REQUIRED BY ORS 209.150.
- 4. CONTRACTOR SHALL FIELD VERIFY LOCATION AND DEPTH OF ALL EXISTING UTILITIES WHERE NEW FACILITIES CROSS OR ARE CLOSELY PARALLEL WITH EXISTING FACILITIES. ALL UTILITY CROSSINGS MARKED OR SHOWN ON THE DRAWINGS SHALL BE POTHOLED USING HAND TOOLS OR OTHER NON-INVASIVE METHODS PRIOR TO EXCAVATING OR BORING. CONTRACTOR SHALL BE RESPONSIBLE FOR EXPOSING POTENTIAL UTILITY CONFLICTS FAR ENOUGH AHEAD OF CONSTRUCTION TO MAKE NECESSARY GRADE MODIFICATIONS WITHOUT DELAYING THE WORK. IF GRADE MODIFICATION IS NECESSARY, CONTRACTOR SHALL NOTIFY THE DESIGN ENGINEER, AND THE DESIGN ENGINEER SHALL OBTAIN APPROVAL FROM THE CITY ENGINEER PRIOR TO CONSTRUCTION. ALL UTILITY CROSSINGS SHALL BE POTHOLED AS NECESSARY PRIOR TO EXCAVATING OR BORING TO ALLOW THE CONTRACTOR TO PREVENT GRADE OR ALIGNMENT CONFLICTS
- 5. ALL EXISTING FACILITIES SHALL BE MAINTAINED IN-PLACE BY THE CONTRACTOR UNLESS OTHERWISE SHOWN OR DIRECTED. CONTRACTOR SHALL TAKE ALL PRECAUTIONS NECESSARY TO SUPPORT, MAINTAIN, OR OTHERWISE PROTECT EXISTING UTILITIES AND OTHER FACILITIES AT ALL TIMES DURING CONSTRUCTION. CONTRACTOR TO LEAVE EXISTING FACILITIES IN AN EQUAL OR BETTER-THAN-ORIGINAL CONDITION AND TO THE SATISFACTION OF THE CITY ENGINEER.
- 6. UTILITIES, OR INTERFERING PORTIONS OF UTILITIES, THAT ARE ABANDONED IN PLACE SHALL BE REMOVED BY THE CONTRACTOR TO THE EXTENT NECESSARY TO ACCOMPLISH THE WORK. THE CONTRACTOR SHALL PLUG THE REMAINING EXPOSED ENDS OF ABANDONED UTILITIES.
- . CONTRACTOR SHALL REMOVE ALL EXISTING SIGNS, MAILBOXES, FENCES, LANDSCAPING, ETC., AS REQUIRED TO AVOID DAMAGE DURING CONSTRUCTION AND REPLACE THEM TO EXISTING OR BETTER CONDITION.
- 8. ANY SEPTIC TANKS ENCOUNTERED DURING CONSTRUCTION SHALL BE PUMPED OUT. CONTRACTOR SHALL BREAK BOTTOM OF TANK OUT AND BACKFILL WITH PEA GRAVEL UNLESS OTHERWISE REQUIRED BY PUBLIC AGENCIES HAVING JURISDICTION. SEPTIC TANK REMOVAL TO BE IN ACCORDANCE WITH COUNTY SANITARIAN REQUIREMENTS.
- 9. ANY WELLS ENCOUNTERED SHALL BE ABANDONED PER STATE OF OREGON WATER RESOURCES DEPARTMENT REQUIREMENTS
- 10. ANY FUEL TANKS ENCOUNTERED SHALL BE REMOVED AND DISPOSED OF PER STATE OF OREGON DEQ REQUIREMENTS. BACKFILL WITH COMPACTED GRANULAR MATERIAL

GRADING, PAVING, + DRAINAGE NOTES

- THE CONTRACTOR SHALL BE RESPONSIBLE FOR MANAGING CONSTRUCTION ACTIVITIES TO INSURE THAT PUBLIC STREETS AND RIGHT-OF-WAYS ARE KEPT CLEAN OF MUD, DUST OR DEBRIS. DUST ABATEMENT SHALL BE MAINTAINED BY ADEQUATE WATERING OF THE SITE BY THE CONTRACTOR.
- UNLESS OTHERWISE NOTED, ALL GRADING, ROCKING AND PAVING TO CONFORM TO OSSC (ODOT/APWA) SPECIFICATIONS, MOST CURRENT EDITION.
- CLEAR AND GRUB WITHIN WORK LIMITS ALL SURFACE VEGETATION, TREES, STUMPS, BRUSH, ROOTS, ETC. DO NOT DAMAGE OR REMOVE TREES EXCEPT AS APPROVED BY THE ENGINEER OR AS SHOWN ON THE DRAWINGS. PROTECT ALL ROOTS TWO INCHES IN DIAMETER OR LARGER.
- STRIP WORK LIMITS, REMOVING ALL ORGANIC MATTER WHICH CANNOT BE COMPACTED INTO A STABLE MASS. ALL TREES, BRUSH AND DEBRIS ASSOCIATED WITH CLEARING, STRIPPING OR GRADING SHALL BE REMOVED AND DISPOSED OF OFF-SITE.
- IMMEDIATELY FOLLOWING FINE GRADING OPERATIONS, COMPACT SUBGRADE TO 95% OF THE MAXIMUM DRY DENSITY PER AASHTO T-180 TEST METHOD (MODIFIED PROCTOR). SUBGRADE MUST BE INSPECTED AND APPROVED BY THE CITY PRIOR TO PLACING EMBANKMENTS OR BASE ROCK.
- ENGINEERED FILLS SHALL BE CONSTRUCTED AND COMPACTED IN 6" LIFTS OVER APPROVED SUBGRADE. ALL FILLS WITHIN PUBLIC RIGHT-OF-WAYS AND EASEMENTS SHALL BE ENGINEERED, WITH EACH LIFT COMPACTED TO 95% OF THE MAXIMUM DRY DENSITY PER AASHTO T-180 TEST METHOD (MODIFIED PROCTOR)
- ALL FILLS OUTSIDE OF PUBLIC RIGHT-OF-WAYS WHICH ARE WITHIN POTENTIAL BUILDING ENVELOPES SHALL BE ENGINEERED AND COMPLY WITH THE OREGON STRUCTURAL SPECIALTY CODE, WITH EACH LIFT COMPACTED TO 90% OF THE MAXIMUM DRY DENSITY PER AASHTO T-180 TEST METHOD (MODIFIED PROCTOR). FILLS OUTSIDE OF BUILDING ENVELOPES WHICH ARE OVER 12-INCHES IN DEPTH SHALL ALSO BE ENGINEERED AND COMPACTED.
- UNLESS OTHERWISE SHOWN ON THE DRAWINGS, STRAIGHT GRADES SHALL BE RUN BETWEEN ALL FINISH GRADE ELEVATIONS AND/OR FINISH CONTOUR LINES SHOWN. FINISH PAVEMENT GRADES AT TRANSITION TO EXISTING PAVEMENT SHALL MATCH EXISTING PAVEMENT GRADES OR BE FEATHERED PAST JOINTS WITH EXISTING PAVEMENT AS REQUIRED TO PROVIDE A SMOOTH, FREE DRAINING SURFACE.
- CRUSHED ROCK SHALL CONFORM TO THE REQUIREMENTS OF OSSC (ODOT/APWA) 02630.10 (DENSE GRADED BASE AGGREGATE), WITH NO MORE THAN 10% PASSING THE #40 SIEVE AND NO MORE THAN 5% PASSING THE #200 SIEVE. COMPACT TO 95% OF THE MAXIMUM DRY DENSITY PER AASHTO T-180 TEST METHOD (MODIFIED PROCTOR) PRIOR TO PLACING AC PAVEMENT, WRITTEN COMPACTION TEST RESULTS FOR BASEROCK AND TRENCH BACKFILL MUST BE RECEIVED BY THE CITY, AND A PROOF-ROLL (WITNESSED BY THE CITY) MUST BE PERFORMED.
- 10. PAVING OF STREETS SHALL NOT BE ALLOWED UNTIL AFTER COMPLETION OF ALL REQUIRED TESTING AND INSPECTION OF NEW WATER, SEWER AND STORM DRAIN LINES UNDER PAVED AREAS, AND REVIEW AND APPROVAL OF THE PRIVATE (FRANCHISE) UTILITY PLANS BY THE CITY ENGINEER.
- A.C. PAVEMENT SHALL CONFORM TO OSSC (ODOT/APWA) 00744 (MINOR HOT MIXED ASPHALT CONCRETE (HMAC) PAVEMENTS) FOR STANDARD DUTY MIX AND ODOT 00745 FOR WMAC IN PUBLIC ROW. AC PAVEMENT SHALL BE COMPACTED TO A MINIMUM OF 92% OF MAXIMUM DENSITY (AT ALL LOCATIONS) AS DETERMINED BY THE RICE STANDARD METHOD.
- 12. ALL EXISTING OR CONSTRUCTED MANHOLES, CLEANOUTS, MONUMENTS, GAS VALVES, WATER VALVES AND SIMILAR STRUCTURES SHALL BE ADJUSTED TO MATCH FINISH GRADE OF THE PAVEMENT, SIDEWALK, LANDSCAPED AREA OR MEDIAN STRIP WHEREIN THEY LIE.
- 13. UNLESS OTHERWISE SHOWN ON THE DRAWINGS, NO CUT OR FILL SLOPES SHALL BE CONSTRUCTED STEEPER THAN 2H:1V.
- 14. ALL PLANTER AREAS SHALL BE BACKFILLED WITH APPROVED TOP SOIL MINIMUM 8" THICK. STRIPPING MATERIALS SHALL NOT BE USED FOR PLANTER BACKFILL.
- 15. CONTRACTOR SHALL HYDROSEED ALL EXPOSED SLOPES AND DISTURBED AREAS WHICH ARE NOT SCHEDULED TO BE LANDSCAPED.
- GRADING SHOWN ON THE DRAWINGS IS CRITICAL TO FUNCTIONING OF 16. DRAINAGE SYSTEM AND SHALL BE STRICTLY FOLLOWED.
- CONTRACTOR SHALL COORDINATE AND ENSURE THAT DETENTION 17 POND VOLUMES ARE INSPECTED AND APPROVED BY PUBLIC AGENCIES HAVING JURISDICTION PRIOR TO PAVING AND LANDSCAPING.

CURBS + SIDEWALKS

- UNLESS OTHERWISE SHOWN OR INDICATED ON THE DRAWINGS, 6-INCHES NOMINAL CURB EXPOSURE USED FOR DESIGN OF ALL PARKING LOT AND STREET GRADES.
- CONTRACTOR SHALL CONSTRUCT HANDICAP ACCESS RAMPS IN ACCORDANCE WITH CURRENT ADA REQUIREMENTS AND PROWAG.
- SIDEWALKS SHALL BE A MINIMUM OF 4-INCHES THICK AND STANDARD DRIVEWAYS SHALL BE A MINIMUM OF 6-INCHES THICK. COMMERCIAL USE DRIVEWAYS AND ALLEY APPROACHES SHALL BE MINIMUM 8-INCHES THICK. ALL CURBS, SIDEWALKS AND DRIVEWAYS SHALL BE CONSTRUCTED USING 3300-PSI CONCRETE, AND SHALL BE CURED WITH TYPE 1 OR TYPE 1D CLEAR CURING COMPOUND. ALL SIDEWALKS SHALL FULLY COMPLY WITH ALL ADA AND PROWAG STANDARDS .
- CONTRACTION JOINTS SHALL BE INSTALLED DIRECTLY OVER ANY PIPES THAT CROSS UNDER THE SIDEWALK, TO CONTROL CRACKING. CRACKS IN NEW CURBS OR SIDEWALKS (AT LOCATIONS OTHER THAN CONTRACTION JOINTS) ARE NOT ACCEPTABLE, AND CRACKED PANELS SHALL BE REMOVED AND REPLACED UNLESS OTHERWISE APPROVED BY PUBLIC WORKS.
- CONTRACTOR SHALL CONDUCT A FLOOD TEST OF ALL PEDESTRIAN RAMPS AFTER CONCRETE IS CURED TO DEMONSTRATE THAT THE RAMP DOES NOT HOLD WATER. AFTER WATER IS POURED INTO THE RAMP AREA, THE INSPECTOR SHALL CHECK THE RAMP 15 MINUTES LATER TO DETERMINE IF WATER IS PONDING IN THE RAMP OR GUTTER AREA. IF WATER IS PONDING IN THE RAMP OR GUTTER AREA AND THE POND IS MORE THAN 1-FOOT IN LENGTH OR 1/4-INCH IN DEPTH, THE CONTRACTOR SHALL BE REQUIRED TO MAKE REPAIRS IN AN APPROVED MANNER AT HIS SOLE EXPENSE.
- WHERE TRENCH EXCAVATION REQUIRES REMOVAL OF PCC CURBS AND/O SIDEWALKS, THE CURBS AND/OR SIDEWALKS SHALL BE SAWCUT AND REMOVED AT A TOOLED JOINT UNLESS OTHERWISE AUTHORIZED IN WRITING BY THE CITY. THE SAWCUT LINES SHOWN ON THE DRAWINGS ARE SCHEMATIC AND NOT INTENDED TO SHOW THE EXACT ALIGNMENT OF SUCH CUTS.

PIPED UTILITIES

- CONTRACTOR SHALL COORDINATE AND PAY ALL COSTS ASSOCIATED WITH CONNECTING TO EXISTING WATER, SANITARY SEWER AND STORM SEWER FACILITIES.
- UNLESS OTHERWISE NOTED, MATERIALS AND WORKMANSHIP FOR PRIVATE WATER, SANITARY SEWER AND STORM SEWER SHALL CONFORM TO THE MOST CURRENT OSSC (ODOT/APWA) SPECIFICATIONS.
- BEDDING AND BACKFILL. ALL PIPES SHALL BE BEDDED WITH MINIMUM 6-INCHES OF 3/4" MINUS CRUSHED ROCK BEDDING AND BACKFILLED WITH COMPACTED 3/4" MINUS CRUSHED ROCK IN THE PIPE ZONE (CRUSHED ROCK SHALL EXTEND A MINIMUM OF 12-INCHES OVER THE TOP OF THE PIPE IN ALL CASES). CRUSHED ROCK TRENCH BACKFILL SHALL BE USED UNDER ALL IMPROVED AREAS. INCLUDING SIDEWALKS. GRANULAR TRENCH BACKFILL SHALL BE COMPACTED TO 95% OF THE MAXIMUM DRY DENSITY PER AASHTO T-180 TEST METHOD (MODIFIED PROCTOR).
- THE CONTRACTOR SHALL HAVE APPROPRIATE EQUIPMENT ON SITE TO 4. PRODUCE A FIRM, SMOOTH, UNDISTURBED SUBGRADE AT THE TRENCH BOTTOM, TRUE TO GRADE. THE BOTTOM OF THE TRENCH EXCAVATION SHALL BE SHALL BE SMOOTH, FREE OF LOOSE MATERIALS OR TOOTH GROOVES FOR THE ENTIRE WIDTH OF THE TRENCH PRIOR TO PLACING THE GRANULAR BEDDING MATERIAL
- CONTRACTOR SHALL ARRANGE FOR AND PAY ALL COSTS TO ABANDON EXISTING SEWER AND WATER SERVICES NOT SCHEDULED TO REMAIN IN SERVICE.
- ALL PIPED UTILITIES ABANDONED IN PLACE SHALL HAVE ALL OPENINGS CLOSED WITH CONCRETE PLUGS WITH A MINIMUM LENGTH EQUAL TO 2 TIMES THE DIAMETER OF THE ABANDONED PIPE
- THE END OF ALL UTILITY STUBS SHALL BE MARKED WITH A 2-X-4, EXTENDING 2 FEET MINIMUM ABOVE FINISH GRADE, PAINTED WHITE AND WIRED TO PIPE STUB (PAINTED WHITE FOR SANITARY SEWER. GREEN FOR STORM). TYPE OF UTILITY (IE. SEWER, STORM, ETC) AND DEPTH BELOW GRADE TO PIPE INVERT SHALL BE CLEARLY AND PERMANENTLY LABELED ON THE MARKER POST.
- CONTRACTOR SHALL PROVIDE ALL MATERIALS, EQUIPMENT AND FACILITIES REQUIRED FOR TESTING ALL UTILITY PIPING IN ACCORDANCE WITH CITY CONSTRUCTION SPECIFICATIONS
- TRACER WIRE. ALL NON-METALLIC WATER, SANITARY AND STORM SEWER PIPING LOCATED OUTSIDE OF THE PUBLIC RIGHT-OF-WAY OR NOT LAID IN STRAIGHT LINES BETWEEN STRUCTURES SHALL HAVE AN ELECTRICALLY CONDUCTIVE INSULATED 12 GAUGE SOLID CORE COPPER TRACER WIRE THE FULL LENGTH OF THE INSTALLED PIPE USING BLUE WIRE FOR WATER AND GREEN FOR STORM AND SANITARY PIPING. TRACER WIRE SHALL BE EXTENDED UP INTO ALL VALVE BOXES, AND MANHOLES AND CATCH BASINS. TRACER WIRE PENETRATIONS INTO MANHOLES SHALL BE WITHIN 18 INCHES OF THE RIM ELEVATION AND ADJACENT TO MANHOLE STEPS. THE TRACER WIRE SHALL BE TIED TO THE TOP MANHOLE STEP OR OTHERWISE SUPPORTED TO ALLOW RETRIEVAL FROM THE OUTSIDE OF THE MANHOLE OR CATCH BASIN. ALL TRACER WIRE SPLICES SHALL BE MADE WITH WATERPROOF SPLICES OR WATERPROOF/CORROSION RESISTANT WIRE NUTS.
- WARNING TAPE. DETECTABLE OR NON-DETECTABLE ACID AND ALKALI 10 RESISTANT SAFETY WARNING TAPE SHALL BE PROVIDED ALONG THE FULL LENGTH OF ALL SANITARY SEWER AND STORM DRAIN SERVICE LATERALS AND ALONG ALL WATER, SANITARY SEWER AND STORM DRAIN MAINLINE SEGMENTS NOT LOCATED UNDER SIDEWALKS OR PAVED PORTIONS OF PUBLIC STREETS. UNDERGROUND WARNING TAPE SHALL BE CONTINUOUS THE ENTIRE LENGTH OF SERVICE LATERALS INSTALLED FROM THE MAINLINE TO THE BACK OF THE PUE.
- NO TRENCHES IN ROADS OR DRIVEWAYS SHALL BE LEFT IN AN OPEN CONDITION OVERNIGHT. ALL SUCH TRENCHES SHALL BE CLOSED BEFORE THE END OF EACH WORK DAY AND NORMAL TRAFFIC FLOWS RESTORED.
- BEFORE MANDREL TESTING, TV INSPECTION OR FINAL ACCEPTANCE OF GRAVITY PIPELINES, ALL TRENCH COMPACTION SHALL BE COMPLETED AND ALL SEWERS AND STORM DRAINS FLUSHED & CLEANED TO REMOVE ALL MUD. DEBRIS & FOREIGN MATERIAL FROM THE PIPELINES. MANHOLES AND/OR CATCH BASINS.
- CITY FORCES TO OPERATE ALL VALVES, INCLUDING FIRE HYDRANTS, 13 ON EXISTING PUBLIC MAINS.

WATER LINES

- ALL WATER MAINS SHALL BE CLASS 52 DUCTILE IRON. ALL FITTINGS 4-INCHES THROUGH 24-INCHES IN DIAMETER SHALL BE DUCTILE IRON FITTINGS IN CONFORMANCE WITH AWWA C-153 OR AWWA C-110. THE MINIMUM WORKING PRESSURE FOR ALL MJ CAST IRON OR DUCTILE IRON FITTINGS 4-INCHES THROUGH 24-INCH IN DIAMETER SHALL BE 350 PSI FOR MJ FITTINGS AND 250 PSI FOR FLANGED FITTINGS.
- ALL WATER MAINS TO BE INSTALLED WITH A MINIMUM 36 INCH COVER TO FINISH GRADE UNLESS OTHERWISE NOTED OR DIRECTED. SERVICE LINES TO BE INSTALLED WITH A MINIMUM 36 INCHES COVER WITHIN THE RIGHT-OF-WAY. DEEPER DEPTHS MAY BE REQUIRED AS SHOWN ON THE DRAWINGS OR TO AVOID OBSTRUCTIONS.
- WATER SERVICE LINES SIZED 1" SHALL BE MUNICIPEX MEETING ASTM F876 & F2788. 2" SERVICE LINES SHALL BE TYPE K HARD COPPER.
- UNLESS OTHERWISE NOTED, WATER SERVICE PIPE ON THE PRIVATE SIDE OF THE METER SHALL BE MUNICIPEX MEETING ASTM F876 & F2788.
- DOMESTIC AND FIRE BACKFLOW PREVENTION DEVICES AND VAULTS 5. SHALL CONFORM TO REQUIREMENTS OF PUBLIC AND/OR PRIVATE AGENCIES HAVING JURISDICTION. BACKFLOW DEVICES SHALL BE TESTED UPON INSTALLATION AND TEST RESULTS SUBMITTED WITHIN 10 DAYS OF THE TEST.
- CONTRACTOR SHALL INSTALL TEMPORARY PLUG AND BLOWOFF AS REQUIRED AT THE END OF WATERLINE FOR FLUSHING, TESTING AND CHLORINATION.
- THE WORK SHALL BE PERFORMED IN A MANNER DESIGNATED TO 7. MAINTAIN WATER SERVICE TO BUILDINGS SUPPLIED FROM THE EXISTING WATERLINES. IN NO CASE SHALL SERVICE TO ANY MAIN LINE OR BUILDING BE INTERRUPTED FORM MORE THAN FOUR (4) HOURS IN ANY ONE DAY. CONTRACTOR SHALL NOTIFY CITY OF ROCKAWAY BEACH AND ALL AFFECTED RESIDENTS AND BUSINESSES A MINIMUM OF 24 BUSINESS HOURS (1 BUSINESS DAY) PRIOR TO ANY INTERRUPTION OF SERVICE.

- SANITARY SEWER & WATERLINE CROSSINGS. WHERE NEW WATERLINES 1. CROSS BELOW OR WITHIN 18-INCHES VERTICAL SEPARATION ABOVE A SEWER MAIN OR SEWER SERVICE LATERAL, CENTER ONE FULL LENGTH OF WATERLINE PIPE AT POINT OF CROSSING THE SEWER LINE OR SEWER LATERAL. UNLESS OTHERWISE APPROVED IN WRITING BY THE PUBLIC WORKS DIRECTOR, EXISTING SEWER MAINS AND/OR SERVICE LATERALS WITHIN THIS ZONE SHALL BE REPLACED WITH A FULL LENGTH OF NEW PIPE (D2241 PVC-DR 32.5, C-900 PVC-DR 18 OR CL 50 DUCTILE IRON), CENTERED AT THE CROSSING IN ACCORDANCE WITH OAR 333-061 AND LOCAL JURISDICTION REQUIREMENTS. CONNECT TO EXISTING SEWER LINES WITH APPROVED RUBBER COUPLINGS. EXAMPLE: FOR AN 8-INCH WATERLINE WITH 36-INCHES COVER, 4-INCH SERVICE LATERAL INVERTS WITHIN 5.67-FEET (68-INCHES) OF FINISH GRADE MUST HAVE THIS PIPE CENTERED AT THE CROSSING.
- PRESSURE TESTING. ALL WATERLINES, SERVICES AND APPURTENANCES SHALL BE PRESSURE TESTED FOR LEAKAGE. CITY OF ROCKAWAY BEACH SHALL PERFORM THE PRESSURE TEST FOR PUBLIC ROW AND THE CONTRACTOR SHALL BE RESPONSIBLE FOR TESTING ON THE PRIVATE 5. SIDE.
- CLEANING & FLUSHING. PRIOR TO THE PRESSURE TEST AND 6. 10 DISINFECTING, THE WATER LINES SHALL BE THOROUGHLY FLUSHED THROUGH HYDRANTS, BLOW OFFS OR BY OTHER APPROVED MEANS. CITY OF ROCKAWAY BEACH SHALL DO THIS ON THE PUBLIC FACILITIES AND THE 7 CONTRACTOR SHALL BE RESPONSIBLE FOR THE PRIVATE SIDE.
- DISINFECTION & BACTERIOLOGICAL TESTING. CITY OF ROCKAWAY BEACH 11. SHALL PERFORM THE CHLORINATION TEST AS WELL AS PULL SAMPLES FOR AN INDEPENDENT LAB TEST FOR THE PUBLIC WATER SYSTEM. CONTRACTOR SHALL BE RESPONSIBLE FOR TESTING ON THE PRIVATE SIDE.
- 12. ALL WATER MAINS AND SERVICE LINES SHALL BE CHLORINE DISINFECTED PER LOCAL JURISDICTION REQUIREMENTS, AWWA C-651 OR OAR 333-061, WHICHEVER IS MORE STRINGENT. FOLLOWING CHLORINATION, ALL TREATED WATER SHALL BE FLUSHED FROM THE LINES AT THEIR EXTREMITIES AND BACTERIOLOGICALLY TESTED PER LOCAL AND STATE STANDARDS. CONTRACTOR TO PAY FOR LABORATORY ANALYSIS OF WATER SAMPLES TAKEN. SHOULD THE INITIAL TREATMENT PROVE 2. INEFFECTIVE, THE CHLORINATION SHALL BE REPEATED UNTIL CONFIRMED TESTS SHOW ACCEPTABLE RESULTS. 3.
- DISINFECTION OF CONNECTIONS. FOR CONNECTIONS WHICH CANNOT BE 13 DISINFECTED WITH THE WATERLINE MAINLINES AS NOTED ABOVE, ALL FITTINGS, VALVES AND APPURTENANCES, INCLUDING TOOL SURFACES WHICH WILL COME IN CONTACT WITH POTABLE WATER, SHALL BE THOROUGHLY CLEANED BY WASHING WITH POTABLE WATER AND THEN SWABBED OR SPRAYED WITH A ONE PERCENT (1%) HYPOCHLORITE SOLUTION (10,000 MG/L) IN ACCORDANCE WITH THE REQUIREMENTS OF AWWA C-651 AND OAR 333-061.

SANITARY SEWERS

- UNLESS OTHERWISE SHOWN, SANITARY SEWER PIPE SHALL BE PVC IN CONFORMANCE WITH ASTM D3034, SDR 35. ALL OTHER APPURTENANCES AND INSTALLATION TO CONFORM TO THE CITY SPECIFICATIONS.
- ALL PRECAST MANHOLES SHALL BE PROVIDE WITH INTEGRAL RUBBER BOOTS. WHERE MANHOLES WITH INTEGRAL RUBBER BOOTS ARE NOT USED, A SHEAR JOINT SHALL BE PROVIDED ON ALL MAINLINES WITHIN 1.5 FEET OF THE OUTSIDE FACE OF THE MANHOLE. LOCKDOWN LIDS REQUIRED ON ALL MANHOLES OUTSIDE OF PUBLIC RIGHT-OF-WAY
- OPENINGS FOR CONNECTIONS TO EXISTING MANHOLES SHALL BE MADE BY 3. CORE-DRILLING THE EXISTING MANHOLE STRUCTURE AND INSTALLING A RUBBER BOOT. CONNECTIONS TO BE WATERTIGHT AND SHALL PROVIDE A SMOOTH FLOW INTO AND THROUGH THE MANHOLE. SMALL CHIPPING HAMMERS OR SIMILAR LIGHT TOOLS WHICH WILL NOT DAMAGE OR CRACK THE MANHOLE BASE MAY BE USED TO SHAPE CHANNELS. USE OF LARGE PNEUMATIC JACKHAMMERS SHALL BE PROHIBITED. UNLESS OTHERWISE APPROVED IN WRITING BY THE CITY ENGINEER, MANHOLE STEPS SHALL BE INSTALLED IN ANY MANHOLE TAPPED WHICH DOES NOT HAVE EXISTING STEPS.
- LEAKAGE TESTING. SANITARY SEWER PIPE AND APPURTENANCES SHALL BE TESTED FOR LEAKAGE. LEAKAGE TESTS SHALL INCLUDE AN AIR TEST OF ALL SEWER MAINS AND LATERALS PRIOR TO PAVING, AND A SEPARATE AIR TEST OF ALL SEWER MAINS AND LATERALS FOLLOWING EXCAVATION AND BACKFILLING OF ANY FRANCHISE UTILITY TRENCHES OR OTHER UTILITY WORK THAT CROSSES SANITARY SEWER LATERALS. ALL MANHOLES SHALL BE VACUUM TESTED FOLLOWING COMPLETION OF PAVING OR FINAL SURFACE RESTORATION. ALL TESTING SHALL CONFORM $\frac{1}{1}$ TO REQUIREMENTS AS OUTLINED ON CITY TESTING FORMS CONTAINED IN THE PWDS.
- CLEANING. PRIOR TO MANDREL TESTING AND/OR TV INSPECTION. FLUSH AND CLEAN ALL SEWERS, AND REMOVE ALL FOREIGN MATERIAL FROM THE MAINLINES AND MANHOLES. FAILURE TO CLEAN ALL DIRT, ROCK AND DEBRIS FROM PIPELINES PRIOR TO TV INSPECTION WILL RESULT IN THE NEED TO RE-CLEAN AND RE-TV THE SEWER LINES.
- MANDREL TESTING. CONTRACTOR SHALL CONDUCT DEFLECTION TEST OF FLEXIBLE SANITARY SEWER PIPES BY PULLING AN APPROVED MANDREL THROUGH THE COMPLETED PIPE LINE FOLLOWING TRENCH COMPACTION. THE DIAMETER OF THE MANDREL SHALL BE 95% OF THE INITIAL PIPE DIAMETER. TEST SHALL BE CONDUCTED NOT MORE THAN 30 DAYS AFTER THE TRENCH BACKFILLING AND COMPACTION HAS BEEN COMPLETED.
- TV INSPECTION. UPON COMPLETION OF ALL SEWER CONSTRUCTION, TESTING AND REPAIR, THE CONTRACTOR SHALL CONDUCT A COLOR TV ACCEPTANCE INSPECTION OF ALL MAINLINES IN ACCORDANCE WITH OSSC (ODOT/APWA) 445.74 TO DETERMINE COMPLIANCE WITH GRADE REQUIREMENTS OF OSSC (ODOT/APWA) 445.40.B. THE TV INSPECTION SHALL BE CONDUCTED BY AN APPROVED TECHNICAL SERVICE WHICH IS EQUIPPED TO MAKE AUDIO-VISUAL RECORDINGS OF THE TV INSPECTIONS IN DIGITAL FORMAT. UNLESS OTHERWISE REQUIRED BY THE AGENCY WITH JURISDICTION, A STANDARD 1-INCH DIAMETER BALL SHALL BE SUSPENDED IN FRONT OF THE CAMERA DURING THE INSPECTION TO DETERMINE THE DEPTH OF ANY STANDING WATER. SUFFICIENT WATER TO REVEAL LOW AREAS OR REVERSE GRADES SHALL BE DISCHARGED INTO THE PIPE IMMEDIATELY PRIOR TO INITIATION OF THE TV INSPECTION. THE DIGITAL AND WRITTEN REPORT SHALL BE DELIVERED TO THE CITY ENGINEER.
- PRIOR TO OR CONCURRENT WITH CONNECTION TO A SANITARY SEWER LATERAL, IT SHALL BE DEMONSTRATED TO THE CITY THAT THE SEWER LATERAL IS NOT OBSTRUCTED. THIS SHALL BE ACCOMPLISHED BY "SNAKING" THE SERVICE LATERAL DOWNSTREAM OF THE CONNECTION POINT TO THE MAINLINE, OR SIMILAR METHOD ACCEPTABLE TO THE CITY. CITY PERSONNEL OR AUTHORIZED AGENT SHALL BE PRESENT DURING THE "SNAKING" OR OTHER DEMONSTRATION METHOD.
- MANHOLE CHANNELS DEPTHS (SEWER & STORM) SHALL BE TO THE HEIGHTS SHOWN ON THE DRAWINGS, BUT IN NO CASE SHALL BE THE CHANNEL DEPTH BE LESS THAN 2/3 OF THE PIPE DIAMETER. CHANNELS, AS WELL AS SHELVES BETWEEN THE CHANNELS AND THE MANHOLE WALLS, SHALL BE SLOPED TO DRAIN PER PLAN DETAILS.

STREET LIGHTS SHALL BE INSTALLED AFTER ALL OTHER EARTHWORK AND PUBLIC UTILITY INSTALLATIONS ARE COMPLETED AND AFTER ROUGH GRADING OF THE PROPERTY IS ACCOMPLISHED TO PREVENT DAMAGE TO THE POLES. STREET LIGHTS POLES SHALL BE SET TO A DEPTH AS SPECIFIED BY THE MANUFACTURER, BUT NOT LESS THAN 5 FEET.

STREET LIGHT POLES SHALL BE INSTALLED WITHIN ONE DEGREE (1°) OF PLUMB.

POWER TRENCHING AND CONDUITS SHALL BE INSTALLED PER UTILITY COMPANY REQUIREMENTS WITH PULL WIRE. CONTRACTOR SHALL VERIFY WITH UTILITY COMPANY FOR SIZE, LOCATION AND TYPE OF CONDUIT PRIOR TO CONSTRUCTION, AND SHALL ENSURE THAT TRENCHES ARE ADEQUATELY PREPARED FOR INSTALLATION PER UTILITY COMPANY REQUIREMENTS. ALL CHANGES IN DIRECTION OF UTILITY CONDUIT RUNS SHALL HAVE LONG RADIUS STEEL BENDS.

THE CONTRACTOR SHALL BE RESPONSIBLE TO ENSURE THAT ALL REQUIRED OR NECESSARY INSPECTIONS ARE COMPLETED BY AUTHORIZED INSPECTORS PRIOR TO PROCEEDING WITH SUBSEQUENT WORK WHICH COVERS OR THAT IS DEPENDENT ON THE WORK TO BE INSPECTED. FAILURE TO OBTAIN NECESSARY INSPECTION(S) AND APPROVAL(S) SHALL RESULT IN THE CONTRACTOR BEING FULLY RESPONSIBLE FOR ALL PROBLEMS AND/OR CORRECTIVE MEASURES ARISING FROM UNINSPECTED WORK.

STORM DRAINS

STORM DRAIN PIPE MATERIALS SHALL CONFORM TO THE CONSTRUCTION DRAWINGS AND CITY REQUIREMENTS. CONTRACTOR SHALL USE UNIFORM PIPE MATERIAL ON EACH PIPE RUN BETWEEN STRUCTURES UNLESS OTHERWISE DIRECTED OR APPROVED. JOINTED HDPE PIPE SHALL NOT BE USED FOR SLOPES EXCEEDING TEN PERCENT (10%) OR IN THE PUBLIC ROW

CATCH BASINS AND JUNCTION BOXES SHALL BE SET SQUARE WITH BUILDINGS OR WITH THE EDGE OF THE PARKING LOT OR STREET WHEREIN THEY LIE. STORM DRAIN INLET STRUCTURES AND PAVING SHALL BE ADJUSTED SO WATER FLOWS INTO THE STRUCTURE WITHOUT PONDING WATER.

UNLESS OTHERWISE APPROVED BY THE CITY ENGINEER, ALL STORM DRAIN CONNECTIONS SHALL BE BY MANUFACTURED TEES OR SADDLES.

SWEEP (DEFLECT) STORM DRAIN PIPE INTO CATCH BASINS AND MANHOLES AS REQUIRED. MAXIMUM JOINT DEFLECTION SHALL NOT EXCEED 5 DEGREES OR MANUFACTURERS RECOMMENDATIONS, WHICHEVER IS LESS. UNLESS OTHERWISE SPECIFIED OR DIRECTED, INSTALL STORM DRAIN PIPE IN ACCORDANCE WITH MANUFACTURER'S INSTALLATION GUIDELINES.

CLEANING. PRIOR TO MANDREL TESTING OR FINAL ACCEPTANCE, FLUSH AND CLEAN ALL SEWERS, AND REMOVE ALL FOREIGN MATERIAL FROM THE MAINLINES, MANHOLES AND CATCH BASINS.

MANDREL TESTING. CONTRACTOR SHALL CONDUCT DEFLECTION TEST OF FLEXIBLE STORM SEWER PIPES BY PULLING AN APPROVED MANDREL THROUGH THE COMPLETED PIPE LINE FOLLOWING TRENCH COMPACTION. THE DIAMETER OF THE MANDREL SHALL BE 95% OF THE INITIAL PIPE DIAMETER. TEST SHALL BE CONDUCTED NOT MORE THAN 30 DAYS AFTER THE TRENCH BACKFILLING AND COMPACTION HAS BEEN COMPLETED.

STREET LIGHTS

FRANCHISE UTILITIES

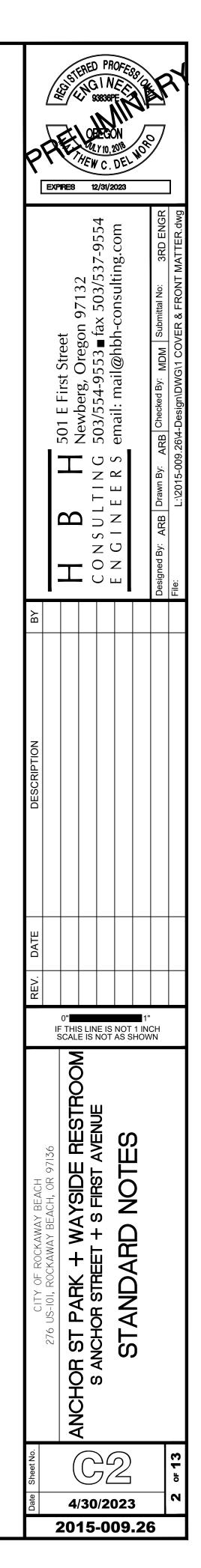
UNLESS OTHERWISE SHOWN ON THE DRAWINGS AND APPROVED IN WRITING BY ALL JURISDICTIONS HAVING AUTHORITY, NEW AND RELOCATED PRIVATE UTILITIES SHALL BE INSTALLED UNDERGROUND IN CONJUNCTION WITH THE DEVELOPMENT.

CONTRACTOR SHALL COORDINATE WITH TILLAMOOK PUBLIC UTILITY DISTRICT FOR LOCATION OF CONDUITS IN COMMON TRENCHES, AS WELL AS LOCATION OF VAULTS, PEDESTALS, ETC. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING FRANCHISE UTILITY COMPANIES ADEQUATE WRITTEN NOTICE OF AVAILABILITY OF THE OPEN TRENCH (TYPICALLY 10 DAYS MINIMUM), AND REASONABLE ACCESS TO THE OPEN TRENCH. UNLESS OTHERWISE APPROVED IN WRITING BY THE CITY, ALL ABOVE-GRADE FACILITIES SHALL BE LOCATED IN PUES (WHERE PUES EXIST OR WILL BE GRANTED BY THE DEVELOPMENT), AND OTHERWISE SHALL BE PLACED IN A LOCATION OUTSIDE THE PROPOSED SIDEWALK LOCATION.

INSTALLATION OF PRIVATE UTILITIES IN A COMMON TRENCH WITH OR WITHIN 3 FEET HORIZONTALLY OF AND PARALLELING PUBLIC WATER, SANITARY SEWER OR STORM DRAINS IS PROHIBITED.

CONTRACTOR SHALL NOTIFY AND COORDINATE WITH PRIVATE UTILITIES FOR RELOCATION OF POWER POLES, VAULTS, ETC. TO AVOID CONFLICT WITH CITY UTILITY STRUCTURES, FIRE HYDRANTS, METERS, SEWER OR STORM LATERALS, ETC."

TESTING REQUIREMENTS



PLANTING NOTES

FINAL ROUGH GRADES TO BE ESTABLISHED BY THE GENERAL CONTRACTOR. LANDSCAPE CONTRACTOR TO BE RESPONSIBLE FOR FINAL GRADING AND FOR ENSURING THAT SURFACE AND STORMWATER RUNOFF FLOWS ARE FUNCTIONING AS DESIGNED. TOP OF MULCH AT ALL PLANTING BEDS TO BE 1" BELOW TOP OF CURBS OR ADJACENT PAVING. CITY OF ROCKAWAY BEACH TO INSPECT AND APPROVE FINAL GRADING.

PLANT MATERIAL: NATIVE PLANT MATERIAL TO BE NURSERY GROWN AND OBTAINED FROM REGIONAL SOURCES UNDER CLIMATIC CONDITIONS SIMILAR TO OR HARDIER THAN THOSE AT THE SITE. ALL PLANTS TO BE OF NORMAL HABIT OF GROWTH, HEALTHY, VIGOROUS, AND FREE OF DISEASE, HARMFUL INSECTS, INSECT EGGS AND LARVAE. UNHEALTHY OR DAMAGED PLANTS SHALL BE REPLACED AT LANDSCAPE CONTRACTORS EXPENSE. ALL PLANT MATERIAL SHALL FOLLOW THE CURRENT AMERICAN STANDARD FOR NURSERY STOCK PUBLICATIONS.

TREES: ALL TREES SHALL BE HEALTHY GROWN NURSERY STOCK. STREET TREES TO BE A MIN. OF 1-1/2" CALIPER AT 6 INCHES ABOVE GROUND LEVEL, AND BE AT LEAST 5 FEET HIGH CONFORMING IN SIZE AND GRADE WITH THE STANDARD FOR NURSERY STOCK ANSI Z60.1 (MOST CURRENT EDITION). ALL TREES SHALL HAVE A SINGLE STRAIGHT TRUNK, A WELL DEVELOPED LEADER WITH TOPS AND ROOTS CHARACTERISTIC OF THE SPECIES, CULTIVAR OR VARIETY. ALL TREES MUST BE FREE OF INSECTS, DISEASES, MECHANICAL INJURY, AND OTHER OBJECTIONABLE FEATURES WHEN PLANTED. BARE ROOT STOCK SHALL LEAVE A ROOT SYSTEM SUFFICIENT TO INSURE SURVIVAL AND HEALTHY GROWTH. BALLED AND BURLAP (B&B) STOCK SHALL LEAVE A NATURAL SOUND BALL SUFFICIENT TO INSURE SURVIVAL AND HEALTHY GROWTH.

TOPSOIL:

- 1. TOPSOIL SHALL CONSIST OF A NATURAL FRIABLE SURFACE SOIL WITHOUT ADMIXTURES OF UNDESIRABLE SUBSOIL, REFUSE, OR FOREIGN MATERIALS. IT SHALL BE SHREDDED AND REASONABLY FREE FROM ROOTS, HARD CLAY, COARSE GRAVEL, STONE LARGER THAN ONE INCH (1") IN ANY DIAMETER, NOXIOUS WEEDS, TALL GRASS, BRUSH, STICKS, STUBBLE, OR OTHER LITTER, AND SHALL HAVE INDICATED BY A HEALTHY GROWTH OF CROPS, GRASSES, TREES, OR OTHER VEGETATION THAT IT IS FREE-DRAINING AND NON-TOXIC. TOPSOIL TO CONTAIN NOT MORE THAN 10% STONES.
- TOPSOIL SHALL CONFORM TO THE FOLLOWING REQUIREMENTS: ORGANIC MATERIAL NOT LESS THAN 40% NOR MORE THAN 60% BY VOLUME. (15-20% BY WEIGHT). SILT NOT LESS THAN 20% BY VOLUME. (50-60% BY WEIGHT). SAND NOT LESS THAN 20% NOR MORE THAN 30% BY VOLUME. (20-30% BY WEIGHT).
- 3. THE CONTRACTOR SHALL NOTIFY THE ENGINEER OF THE LOCATION FROM WHICH HE PROPOSES TO FURNISH TOPSOIL AT LEAST 10 DAYS PRIOR TO DELIVERY OF TOPSOIL TO THE PROJECT FROM THAT LOCATION. THE ENGINEER WILL INSPECT AND APPROVE OF THE TOPSOIL PRIOR TO DELIVERY TO THE PROJECT SITE BY THE CONTRACTOR.

FERTILIZER: 10-15-10 SLOW RELEASE ON OPEN SPACE TREES. ALL PLANTS TO BE INOCULATED WITH MYCORRHIZA ("M-ROOTS" DRY GRANULES MIXED INTO PLANTING HOLE) AT INSTALLATION. APPLY FERTILIZER AND MYCORRHIZA ACCORDING TO MANUFACTURER'S SPECIFICATIONS.

MULCH: MINIMUM 3" MEDIUM GRIND, WELL-ROTTED BARK MULCH OR COMMERCIAL COMPOST. NO MULCH TO BE USED IN DITCHES OR STORM WATER SWALES.

PLANTING: STONES, MORTAR, RUBBISH, AND ANY MATERIAL HARMFUL TO PLANT LIFE ARE ALL TO BE REMOVED FROM ALL PLANTING AREAS.

- ALL PLANTING AREAS TO BE RAKED SMOOTH PRIOR TO PLANTING.
 ALL PLANTING HOLES ARE TO BE TWICE THE DIAMETER OF THE PLANT ROOT BALL OR SYSTEM. SIDES AND BOTTOM OF HOLES ARE TO BE BROKEN UP.
- ALL PLANTS TO BE WATERED IN WHEN THE PLANTING HOLES HAVE BEEN HALF FILLED WITH SOIL. THE IRRIGATION SYSTEM IS NOT TO BE USED TO WATER PLANTS IN.

APPLY FERTILIZER (IF APPLICABLE) WHEN THE PLANTING HOLE IS 3/4 FULL.
 ALL PLANTS TO BE INOCULATED WITH MYCORRHIZA AT TIME OF PLANTING. PRODUCT TO BE EITHER

- "ROOT DIP GEL" FOR BARE ROOT STOCK OR "M-ROOTS" GRANULAR FORMULA FOR CONTAINERIZED STOCK.. MYCORRHIZA INOCULANT TO BE APPLIED ACCORDING TO MANUFACTURER'S RECOMMENDATIONS.
- FINISHED PLANTING LEVEL OF PLANTS TO BE AT OR SLIGHTLY ABOVE LEVEL GROWN IN NURSERY.

- CITY OF ROCKAWAY BEACH SHALL INSPECT ALL PLANTINGS AND GIVE WRITTEN APPROVAL BEFORE CITY OF ROCKAWAY BEACH WILL ACCEPT THE LANDSCAPING WORK (FROM THE GENERAL CONTRACTOR) AS BEING SATISFACTORILY COMPLETE.

MAINTENANCE: BEGIN MAINTENANCE IMMEDIATELY AFTER EACH SHRUB AND TREE IS PLANTED. PROTECT AND MAINTAIN PLANTINGS FOR A PERIOD OF 60 DAYS AFTER ACCEPTANCE. WATER, WEED, CULTIVATE, MAINTAIN MULCH, AND RESET PLANTS TO PROPER GRADES AND UPRIGHT POSITIONS AS REQUIRED.

GUARANTEE: GUARANTEE ALL PLANT MATERIAL AFTER FINAL ACCEPTANCE FOR DURATION OF ONE FULL GROWING SEASON OR FOR ONE YEAR, WHICHEVER IS LONGER. CONTRACTOR TO REPLACE PLANT MATERIALS NOT SURVIVING OR IN POOR CONDITION; EXCEPT ONLY LOSS OR DAMAGE DUE TO FREEZING, VANDALISM, OR ACTS AND NEGLECTS ON THE PART OF OTHERS.

MAINTENANCE NOTES

PROVIDE MAINTENANCE AS REQUIRED BY CITY OF ROCKAWAY BEACH.

MOWING: BIOSWALE SEEDED DITCHES ARE NOT TO BE MOWED.

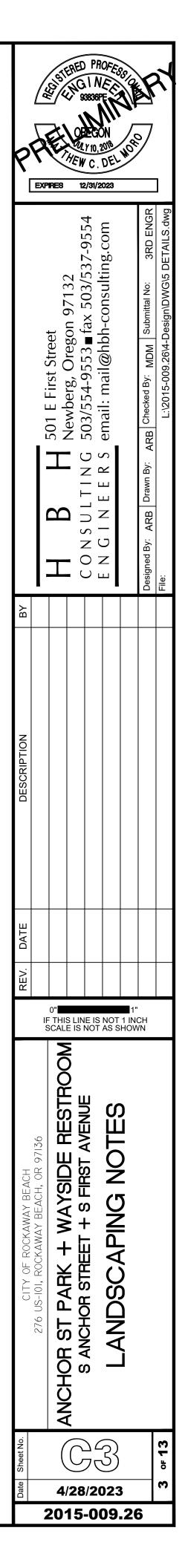
PRUNING: TREES, SHRUBS AND GROUNDCOVERS ARE ONLY TO BE PRUNED IF OVERALL HEALTH OF THE PLANT OR STAND IS THREATENED (SUCH AS TENT CATERPILLAR INFESTATION). IF NECESSARY, DEAD OR DISEASED BRANCHES ARE TO BE PRUNED AND REMOVED FROM THE SITE; MAKE ALL PRUNING CUTS ACCORDING TO BEST ACCEPTED PRACTICE. DO NOT TIP BACK OR SHEAR WOODY PLANTS IN ANY MANNER.

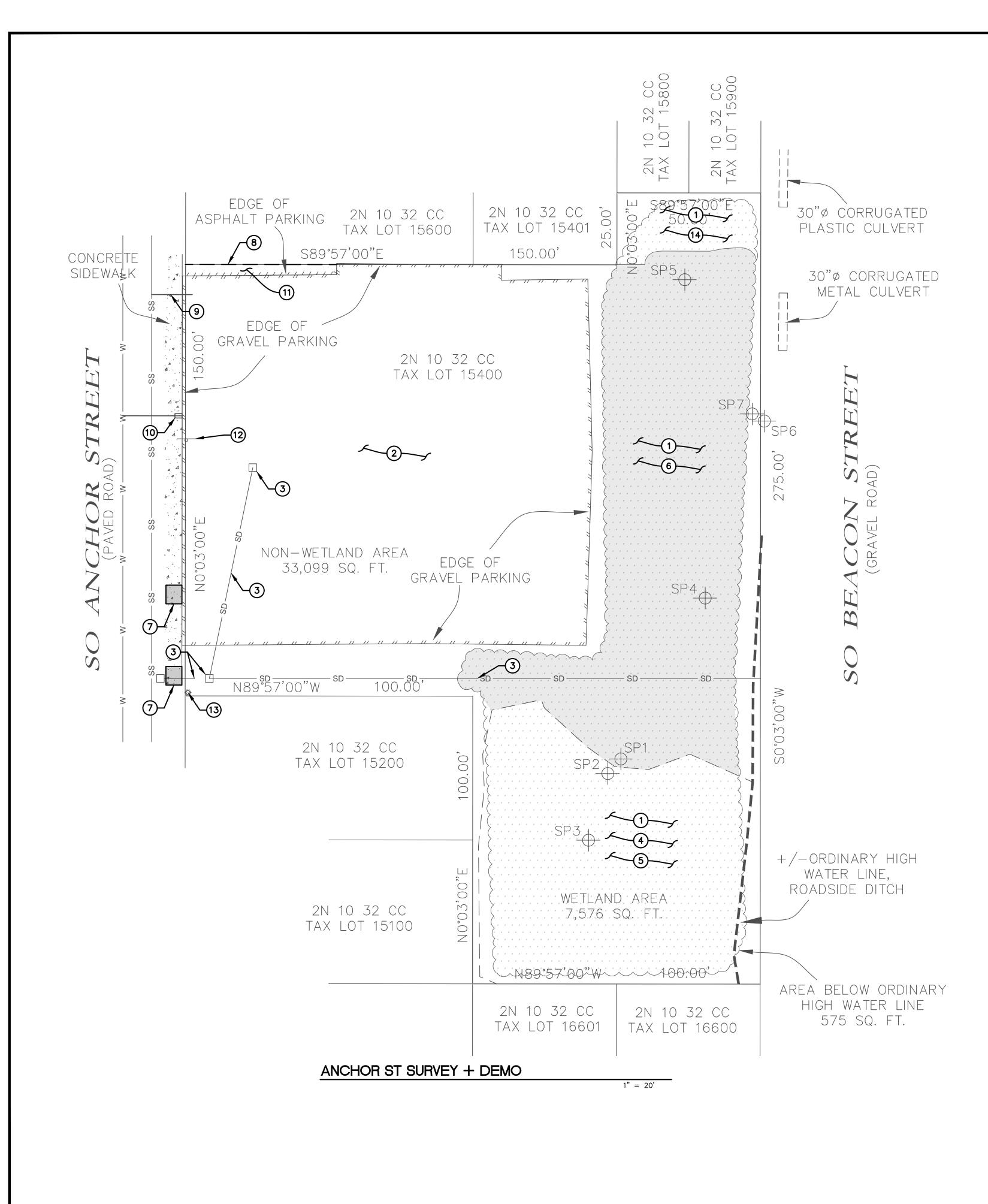
MULCH: MULCHED AREAS TO RECEIVE ADDITIONAL TOPDRESSING ONCE A YEAR IN THE FALL. ALL WOODY PLANTS (TREES, SHRUBS) TO RECEIVE 18" DIAMETER CIRCLE OF COARSE WOOD CHIPS AROUND THE BASE OF THE PLANT TO AID IN WEED SUPPRESSION. REPLACE CHIPS YEARLY AS NECESSARY UNTIL PLANTS ARE ESTABLISHED AND ABLE TO OUTCOMPETE WEEDS. NOTE: SWALES ARE NOT TO RECEIVE MULCH

WEED CONTROL: THE REMOVAL OF NOXIOUS WEEDS INCLUDING HIMALAYAN BLACKBERRY (RUBUS DISCOLOR), REED CANARYGRASS (PHALARIS ARUNDINACEA), TEASEL (DIPSACUS FULLONUM), CANADA THISTLE (CIRSIUM ARVENSE) AND OTHERS WILL BE NECESSARY THROUGH THE MAINTENANCE PERIOD, OR UNTIL A HEALTHY STAND OF DESIRABLE VEGETATION IS ESTABLISHED. DURING REMOVAL OF INVASIVE VEGETATION CARE SHALL BE TAKEN TO MINIMIZE IMPACTS TO EXISTING NATIVE TREES AND SHRUB SPECIES. REMOVE WEEDS AND THEIR ROOT SYSTEMS BY HAND OR SIMILAR MECHANICAL METHODS; GLYSOPHATE-BASED HERBICIDES (ROUNDOUP OR EQUIVALENT) MAY BE USED ONLY IF APPROVED BY CITY OF ROCKAWAY BEACH.

PLANT REPLACEMENT: PLANTS THAT FAIL TO MEET THE ACCEPTANCE CRITERIA MUST BE REPLACED DURING THE MAINTENANCE PERIOD. PRIOR TO REPLACEMENT, THE CAUSE FOR LOSS SHOULD BE DETERMINED. UPON DETERMINING THE CAUSE, CORRECT THE PROBLEM (E.G. AMEND SOIL, PROVIDE WILDLIFE PROTECTION, MODIFY SPECIES SELECTION) AND THEN REPLACE THE PLANT(S). IF AT ANY TIME DURING THE WARRANTY PERIOD THE LANDSCAPING FALLS BELOW THE 80% SURVIVAL LEVEL, THE CONTRACTOR SHALL REINSTALL ALL DEFICIENT PLANTING AT THE NEXT APPROPRIATE PLANTING OPPORTUNITY AND THE TWO YEAR MAINTENANCE PERIOD SHALL BEING AGAIN FROM THE DATE OF REPLANTING.

WILDLIFE PROTECTION: APPROPRIATE MEASURES SHOULD BE TAKEN TO DISCOURAGE WILDLIFE BROWSING. BIODEGRADABLE PLASTIC MESH TUBING, OR OTHER SUBSTITUTE APPROVED BY THE AGENCY/CITY, SHOULD BE PLACED AROUND INDIVIDUAL TREES AND SHRUBS TO PREVENT BROWSING BY WILDLIFE, INCLUDING BEAVER, NUTRIA, DEER, MICE AND VOLES.





⊗ ANCHOR ST SURVEY + DEMO KEY NOTES

- 1. EXISTING DENSE BRUSH APPROXIMATELY EIGHT FEET TALL
- - 4. PRESERVE AND PROTECT EXISTING WETLANDS

 - 8. SAW CUT EXISTING ASPHALT AT PROPERTY LINE

 - CONFLICT EXISTS.
 - 11. DEMO EXISTING ASPHALT PARKING

 - DESIGN ENGINEER IF CONFLICTS ARE PRESENT.

THIS IS NOT THE STAMPED SURVEYOR'S DRAWING THE STAMPED SURVEYORS DRAWING WILL BE PROVIDED UPON REQUEST.

2. DEMO AND HAUL OFF TOP 2" OF GRAVEL PARKING LOT. SALVAGE REMAINDER OF GRAVEL PARKING LOT USE FOR STRUCTURAL FILL ON THE EASTERN BORDER OF THE PARK PER KEY NOTE #28 ON SHEET C6.

3. DEMO AND REMOVE EXISTING ONSITE CATCH BASINS AND STORM PIPING. CONTRACTOR IS RESPONSIBLE FOR MITIGATING STORM WATER DRAINAGE DURING CONSTRUCTION.

5. PRESERVE AND PROTECT EXISTING BRUSH INSIDE WETLANDS

6. DEMO EXISTING BRUSH OUTSIDE OF WETLANDS

7. DEMO EXISTING SIDEWALK PANEL BEHIND CATCH BASIN AND DAMAGED PANEL AT SOUTH END OF SOUTHERN DRIVEWAY. PRESERVE EXISTING PUBLIC CURB AND CATCH BASIN.

9. EXISTING SANITARY SERVICE. LOCATION SHOWN IS APPROXIMATE. CONTRACTOR TO FIELD LOCATE AND POTHOLE DEPTH OF LATERAL PRIOR TO SETTING UP PRELIMINARY EROSION CONTROL SUCH THAT IF CONFLICTS EXIST, THEY DO NOT CAUSE PROJECT DELAYS. CONTACT DESIGN ENGINEER IMMEDIATELY IF CONFLICT EXISTS. SEE SANITARY STANDARD NOTE #8 ON SHEET C2.

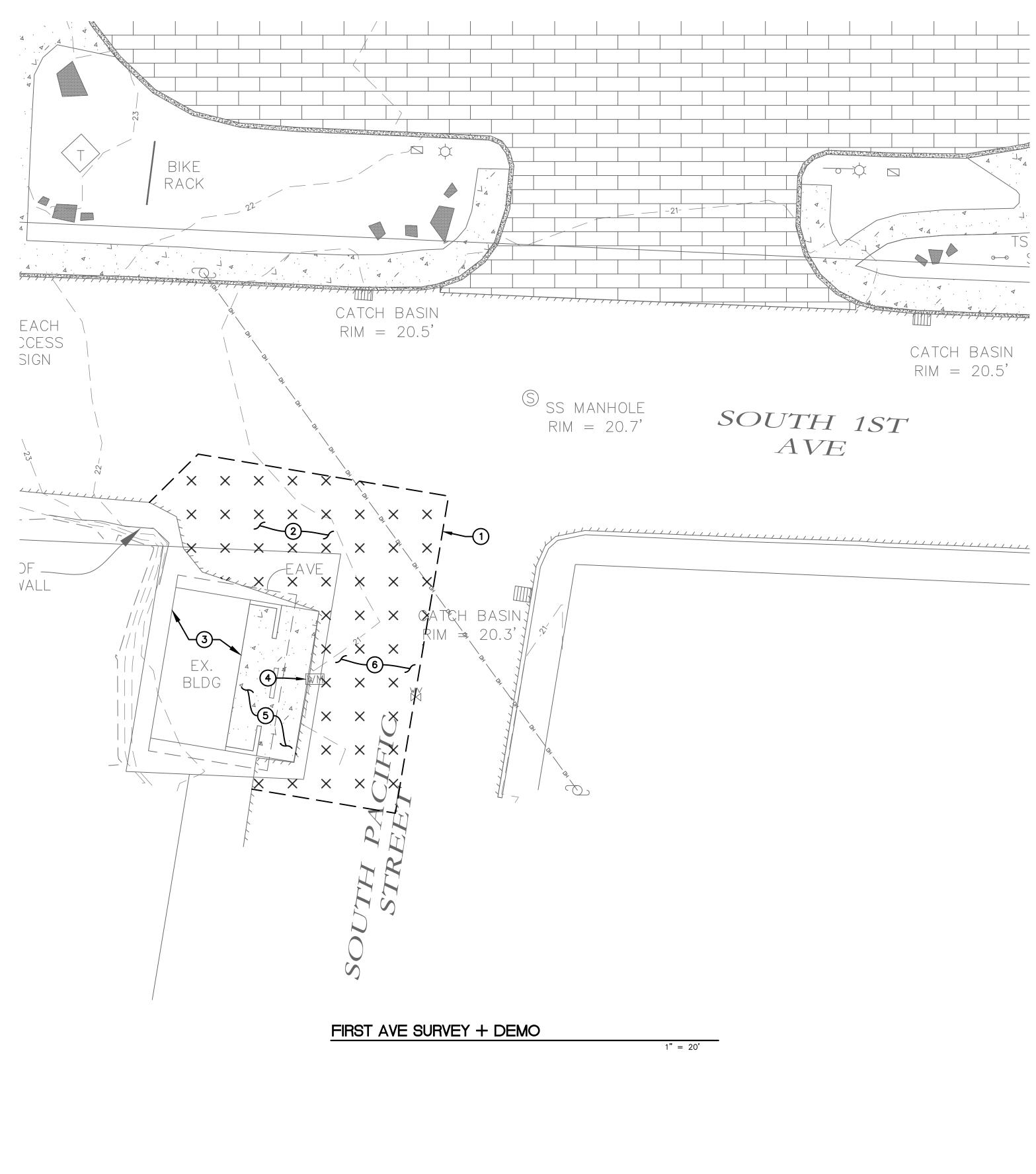
10. EXISTING WATER SERVICE. LOCATION SHOWN IS APPROXIMATE. CONTRACTOR TO FIELD LOCATE AND POTHOLE DEPTH OF LATERAL PRIOR TO SETTING UP PRELIMINARY EROSION CONTROL SUCH THAT IF CONFLICTS EXIST, THEY DO NOT CAUSE PROJECT DELAYS. CONTACT DESIGN ENGINEER IMMEDIATELY IF

12. REMOVE AND REPLACE EXISTING CITY OF ROCKAWAY BEACH PUBLIC PARKING LOT SIGN

13. EXISTING POWER POLE. LOCATION IS APPROXIMATE. CONTRACTOR TO FIELD LOCATE AND CONTACT

14. PRESERVE AND PROTECT AS MUCH OF EXISTING BRUSH INSIDE PROPERTY FLAG AS POSSIBLE

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➢ FIRST AVE SURVEY + DEMO KEY NOTES

- 1. SAW CUT EXISTING ASPHALT

- C9.

THIS IS NOT THE STAMPED SURVEYOR'S DRAW THE STAMPED SURVEYORS DRAWING WILL BE PROVIDED UPON REQUEST.

2. REMOVE EXISTING ASPHALT AND HAUL OFFSITE

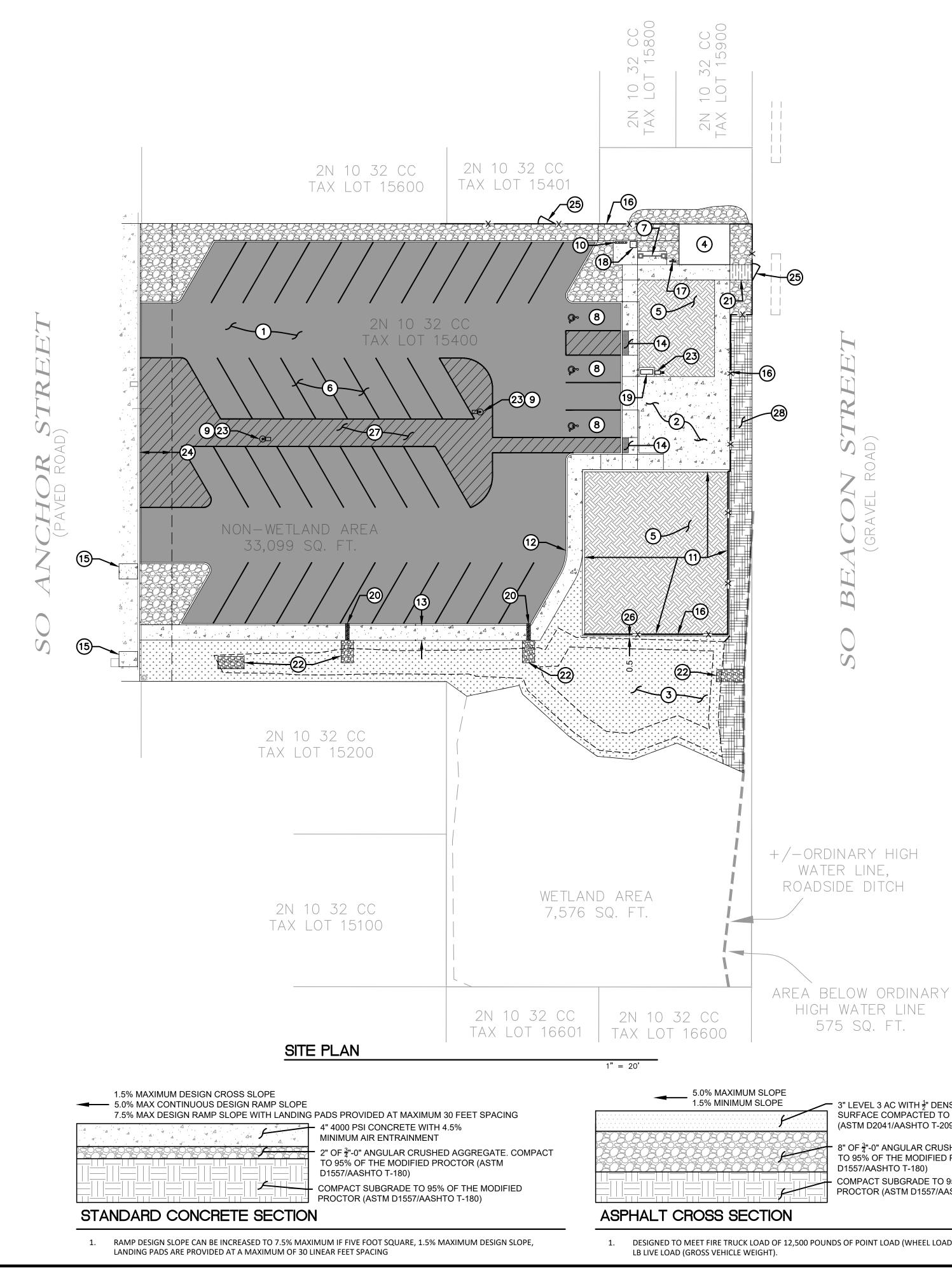
3. DEMO EXISTING RESTROOM BUILDING AND HAUL OFFSITE

4. SALVAGE EXISTING WATER METER BOX AND METER. TO BE REINSTALLED AT NEW LOCATION PER SHEET

5. DEMO EXISTING SIDEWALK AND HAUL OFFSITE

6. CONTRACTOR TO LOCATE WATER, POWER, SANITARY SERVICES TO EXISTING BUILDING PRIOR TO CONSTRUCTION. SERVICES TO BUILDING TO BE PRESERVED AND PROTECTED DURING CONSTRUCTION. CONTRACTOR TO CONNECT NEW BUILDING INTO EXISTING SERVICES. CONTRACTOR TO CONTACT DESIG ENGINEER PRIOR TO CONSTRUCTION IF CONFLICTS WITH EXISTING SERVICES ARE PRESENT.

PRIOR TO CONSTRUCTION. CONTACT DESIGN SENT.	C O N S U L T I N G : N G I N E E R S gned By: ARB Drawn By: AF L:\201
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In SITE PLAN KEY NOTES

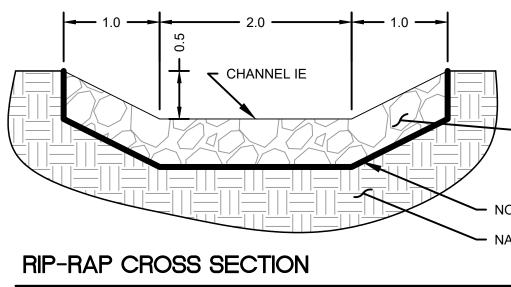
- 1. INSTALL PARKING LOT ASPHALT PER CROSS SECTION DETAIL LOCATED ON THIS SHEET AND GRADING LOCATED ON SHEET C8
- 2. INSTALL ADA COMPLIANT CONCRETE PER STANDARD CONCRETE CROSS SECTION DETAIL LOCATED ON THIS SHEET AND GRADING LOCATED ON SHEET C8 (TYP)
- 3. INSTALL STORMWATER QUALITY/QUANTITY SWALE PER DETAIL ON SHEET C7. SWALE AREA TO BE SEEDED WITH "PROTIME PT 442 BES GRASSY SWALE NATIVE MIX" OR CITY APPROVED EQUAL. CONTRACTOR TO BRING SWALE GRASS TO FULL FRUITION AS CONDITION OF PROJECT COMPLETION. SEE UTILITY PLAN SHEET C5 FOR GRADING AND NOTES ON SHEET C3 FOR MORE INFORMATION.
- 4. PROPOSED BATHROOM. SEE UTILITY PLAN ON SHEET C7 AND STRUCTURAL/MEP PLANS BY ROMTEC.
- 5. FILL DIRT. CITY PARKS DEPARTMENT TO CONSTRUCT THESE AREAS AT A LATER DATE. (TYP)
- 6. 36 TOTAL NEW STANDARD PARKING STALLS (TYP)
- 7. INSTALL COVERED "DOWNTOWN KIOSK" PER DETAIL W5 ON SHEET C13
- 8. INSTALL THREE ADA COMPLIANT PARKING STALLS PER OREGON TRANSPORTATION COMMISSION STANDARDS FOR ACCESSIBLE PARKING PLACES FIGURES 1, 6, 7, AND 8. GRADING PER SHEET C8.
- 9. INSTALL LIGHT POST ON 3 FEET EXPOSED PRECAST CONCRETE BASE TO PROTECT FROM TRAFFIC.
- 10. INSTALL GREEN POWDER COATED U-LINE 3-LOOP WAVE STYLE BIKE RACK OR CITY APPROVED EQUAL. TO BE BOLTED TO CONCRETE.

- 14. CONSTRUCT PARALLEL CURB RAMP PER ODOT STANDARD DETAIL RD920. GRADE RAMPS PER SHEET C8.
- 15. REPLACE PANEL SIDEWALK PER STANDARD CONCRETE SECTION DETAILED ON THIS SHEET AND CITY OF ROCKAWAY BEACH STANDARD DETAIL T-201
- 16. INSTALL FIVE FEET TALL, MARINE-GRADE, GALVANIZED, GREEN EPOXY COATED, CHAIN LINK FENCE PER CL5-R ON ODOT DETAIL RD815. EMBED CHAIN LINK FENCE IN CURB AROUND LANDSCAPED AREA. CHAIN LINK FENCE IS AN ADDITIVE BIDDING ITEM.
- 17. INSTALL GREEN GLOBAL INDUSTRIAL™ STEEL PET WASTE STATION WITH ROLLED WASTE BAGS OR CITY APPROVED EQUAL
- 18. INSTALL RUBBERMAID TWO-WAY RANGER® TRASH CAN OR CITY APPROVED EQUAL
- 19. INSTALL GREEN POWDER COATED GLOBAL INDUSTRIAL™ OUTDOOR BOTTLE FILLER W/BI-LEVEL DRINKING FOUNTAIN & PET STATION OR CITY APPROVED EQUAL. TO BE BOLTED TO CONCRETE.
- 20. INSTALL EVERGRATE T-14A "TSUNAMI" STYLE SIDEWALK GRATE PER DETAIL T-14A ON SHEET C11. GRADE CONCRETE GUTTER UNDERNEATH GRATE AT 2% MINIMUM SLOPE FROM PARKING LOT TO BACK OF SIDEWALK FOR DRAINAGE INTO DITCH/SWALE. SEE GRADING LOCATED ON SHEET C8.
- 21. INSTALL 5.0 FEET WIDE STAIRCASE USING RAILROAD TIES, 3/4"-0" GRAVEL, WOVEN GEOTEXTILE, AND REBAR AS NECESSARY FOR GRADE CHANGE. EXCAVATE TO A SUBGRADE DEPTH DEEP ENOUGH FOR A 2" LIFT OF COMPACTED 3/4"-0" TO BE LAYERED UNDERNEATH A RAILROAD TIE STAIRCASE. RAILROAD TIES ARE TO BE EMBEDDED IN A MANNER TO PROVIDE A STAIRCASE MEETING MAXIMUM STAIR HEIGHT OF 7 INCHES, AND MAXIMUM STAIR WIDTH OF 11 INCHES. SECURE RAILROAD TIES USING REBAR. ENSURE REBAR IS NOT EXPOSED IN MANNER THAT IS A SAFETY HAZARD.
- 22. INSTALL FOUR FOOT WIDE CLASS 50 RIP-RAP EMBEDDED CHANNEL PER DETAIL 422 ON SHEET C10 AND RIP-RAP CROSS SECTION DETAIL ON THIS SHEET.
- 23. SITE LIGHTING. SEE UTILITY PLAN SHEET C7 AND ELECTRICAL PLANS BY OTHERS FOR MORE INFORMATION.
- 24. 10.0' PUBLIC UTILITY EASEMENT
- 25. 5.0' GATE IN CHAIN LINK FENCE. CHAIN LINK FENCE IS AN ADDITIVE BIDDING ITEM.
- 26. INSTALL 0.5 FOOT BENCH AT BASE OF CURB ABUTTING SWALE AND AND EAST PROPERTY LINE. SEE SHEET C8 FOR GRADING.
- 27. PARKING LOT STRIPING TO BE 4" WIDE, PAINTED WITH YELLOW WATER BASED ACRYLIC PAINT (TYP)
- 28. USE SALVAGED GRAVEL CUT MATERIAL FROM KEY NOTE #2 ON SHEET C4 TO FILL AND SURFACE EASTERN BORDER OF PARK

3" LEVEL 3 AC WITH $\frac{1}{2}$ " DENSE HMAC WEARING SURFACE COMPACTED TO 92% RICE DENSITY (ASTM D2041/AASHTO T-209)

8" OF $\frac{3}{4}$ "-0" ANGULAR CRUSHED AGGREGATE. COMPACT TO 95% OF THE MODIFIED PROCTOR (ASTM D1557/AASHTO T-180)

COMPACT SUBGRADE TO 95% OF THE MODIFIED PROCTOR (ASTM D1557/AASHTO T-180)



DESIGNED TO MEET FIRE TRUCK LOAD OF 12,500 POUNDS OF POINT LOAD (WHEEL LOAD) AND 75,000

- 11. INSTALL TYPICAL STRAIGHT CURB (TYPE C) PER CITY OF ROCKAWAY BEACH STANDARD DETAIL T-301 AND GRADING ON SHEET C8 AROUND DIRT AREA
- 12. INSTALL TYPICAL STRAIGHT CURB (TYPE C) PER CITY OF ROCKAWAY BEACH STANDARD DETAIL T-301 AND GRADING ON SHEET C8 AROUND PARKING LOT
- 13. 5.0' WIDE SIDEWALK. CONSTRUCT PER STANDARD CONCRETE CROSS SECTION ON THIS SHEET. GRADING PER SHEET C8. (TYP)

LÔ 95 Ň \mathbf{c} 97132 < 503/5 Str Or 55 First \mathbf{b} 54-54- $\geq \overline{m}$ 50. Ne 50 U V Z 2 \mathbf{m} S ZC OZIF THIS LINE IS NOT 1 INCH SCALE IS NOT AS SHOWN E RESTRO WAYSIDE + S FIRST A A V Π + [[] Ш SIT ARK 3 STRI ቢ ANCHOR ST s ANCHO GG

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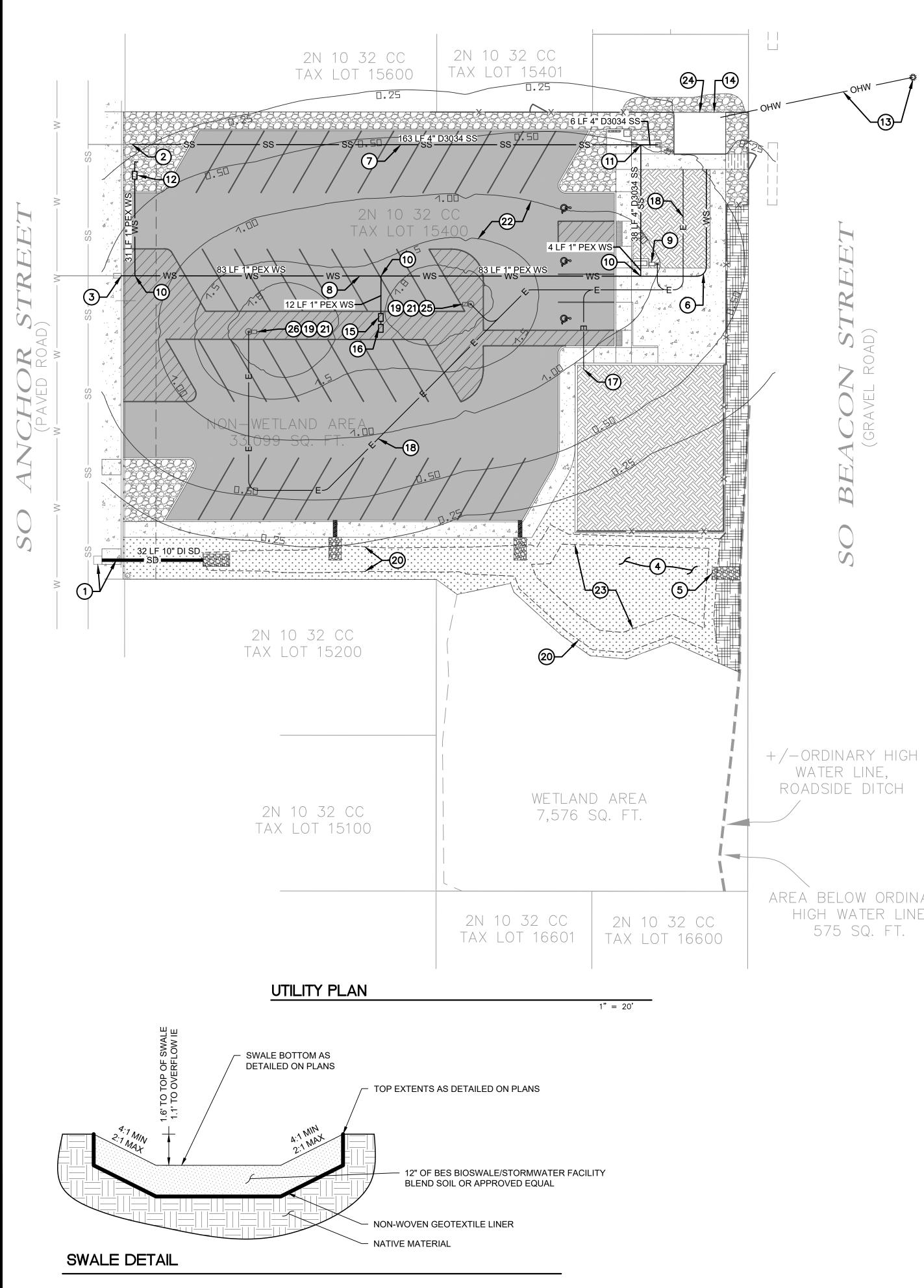
HEW C. DY

EXPIRES 12/31/2023

- 6" LIFT, EMBEDDED CLASS 50-RIP RAP

SCALE $1^{"}=20'$ (HORZ.)

 NON-WOVEN GEOTEXTILE LINER NATIVE MATERIAL



AREA BELOW ORDINARY high water line 575 SQ. FT.

₩ UTILITY PLAN KEY NOTES

- 1. INVERT ELEVATIONS IN EXISTING PUBLIC ANCHOR STREET CATCH BASIN ARE NOT KNOWN. CONTRACTOR IS TO CLASS 52 DUCTILE IRON AT THE HIGHEST REASONABLE INVERT ELEVATION PER ODOT STANDARD DETAIL RD339 ROCKAWAY STANDARD DETAIL T-200 AT 0.5% MINIMUM DRAIN GRADE FROM THE CATCH BASIN INTO THE PARK. MAY CHANGE BASED ON THE ABOVE MENTIONED CONDITION. CONTRACTOR TO CONTACT DESIGN ENGINEER IN
- 2. CONNECT TO EXISTING SANITARY SERVICE. SEE SANITARY GENERAL NOTE #8 ON SHEET C2. EXISTING SANITAR CONTRACTOR TO FIELD LOCATE AND POTHOLE DEPTH OF LATERAL PRIOR TO SETTING UP PRELIMINARY EROSIO CONTACT DESIGN ENGINEER IMMEDIATELY IF CONFLICT EXISTS.
- 3. CONNECT TO EXISTING WATER SERVICE. EXISTING WATER MAIN AND SERVICE SHOWN IN ANCHOR STREET IS AP LATERAL PRIOR TO SETTING UP PRELIMINARY EROSION CONTROL SUCH THAT CONFLICTS DO NOT CAUSE PROJE
- 4. INSTALL SWALE PER DETAIL ON THIS SHEET. GRADE PER SHEET C8. SEED PER SHEET C6.
- 5. WEIR OVERFLOW FOR STORM WATER QUALITY/QUANTITY SWALE TO EXISTING CITY STORM WATER DITCH. SEE I 6. SWEEP 1" PEX 90°
- 7. INSTALL 4" D3034 PVC SANITARY SERVICE TO BATHROOM AND WATER FOUNTAIN FROM EXISTING MAIN IN ANCHO DETAIL S-300. ONSITE AND OFFSITE PIPING TO BE INSTALLED PER CITY OF ROCKAWAY STANDARD DETAIL T-200
- 8. INSTALL 1" PEX WATER SERVICE TO BATHROOM, PARKING LOT, AND WATER FOUNTAIN PER CITY OF ROCKAWAY CITY OF ROCKAWAY STANDARD DETAIL T-200 WITH MINIMUM THREE FEET OF COVER.
- 9. LIGHT POST WITH INDEX #1 LITHONIA RSX1 LIGHT FIXTURE. SEE LUMINAIRE INDEX TABLE ON THIS SHEET. LIGHT
- 10. INSTALL 1" PEX TEE
- 11. INSTALL 4" D3034 PVC SANITARY TEE
- 12. IRRIGATION DOUBLE CHECK ASSEMBLY. IRRIGATION SYSTEM IS TO BE DRIP-LINE STYLE, AN ADDITIVE, AND IS BID
- 13. TAP EXISTING OVERHEAD POWER AT OFFSITE POLE IN BEACON STREET ROW LOCATED IN FRONT OF 216 S BEAC IS SCHEMATIC. SEE ELECTRICAL PLANS BY OTHERS.
- 14. INSTALL SITE POWER INTO BATHROOM BUILDING. METER TO BE LOCATED ON OUTSIDE OF BATHROOM. BREAKE SHOWN ARE SCHEMATICAL. SEE ELECTRICAL PLANS BY OTHERS.
- 15. INSTALL NEW 3/4" WATER METER INSIDE OF ROCKAWAY STANDARD ARMORCAST A6000485 CONCRETE WATER MI
- 16. INSTALL DOUBLE CHECK ASSEMBLY INSIDE CONCRETE WATER METER BOX. INSTALL HOSE SPIGOT ON END OF I OVER SPIGOT TO PREVENT UNAUTHORIZED WATER ACCESS. LOCKING BOX MUST FIT INSIDE CONCRETE WATER A6000485 MAY BE REQUIRED.
- 17. 3" PVC STUB FOR SPORTS COURT LIGHTING. LIGHTING DESIGN OF SPORTS COURT BY OTHERS.
- 18. JOINT UTILITY TRENCH FROM BATHROOM BUILDING. INSTALL MULTIPLE 3" CONDUITS AS NECESSARY TO RESPEC SEE ELECTRICAL PLANS BY OTHERS.
- 19. INSTALL PRECAST 24" DIAMETER CONCRETE FOOTING THAT IS EXPOSED APPROXIMATELY 3 FEET ABOVE GROUN EXPOSED CONCRETE FOOTINGS TO BE SIZED SUCH THAT THE HEIGHT OF THE LUMINAIRE IS LOCATED 20 FEET A FEET OF LIGHT POST = 20 FEET LUMINAIRE HEIGHT).
- 20. TOP EXTENTS OF SWALE
- 21. RUN AUXILIARY ELECTRICAL TO 24" PRECAST CONCRETE BOLLARDS TO PROVIDE SERVICE FOR (1) 40 AMP CIRCU PARKING LOT. PROVIDE A MINIMUM OF (2) 240V RECEPTACLES AND (2) 120V RECEPTACLES PER RESPECTIVE 20 PROTECTED. INSTALL CIRCUIT BREAKER AND RECEPTACLES ON LAMP POST INSIDE OF A NEMA-4X ENCLOSURE. IS BIDDER DESIGN. CITY TO REVIEW AND APPROVE DESIGN.
- 22. FOOT-CANDLE ILLUMINANCE CONTOURS FROM SITE FLOOD LIGHTING. AREA CALCULATIONS FOR FLOOD LIGHTING CALCULATION TABLE ON THIS SHEET. (TYP)
- 23. BOTTOM OF SWALE
- 24. INSIDE AND OUTSIDE LIGHTING DESIGN OF BATHROOM BY OTHERS
- 25. LIGHT POST WITH INDEX #2 LITHONIA RSX1 LIGHT FIXTURE. SEE LUMINAIRE INDEX TABLE ON THIS SHEET. LIGHT
- 26. LIGHT POST WITH INDEX #3 LITHONIA RSX1 LIGHT FIXTURE. SEE LUMINAIRE INDEX TABLE ON THIS SHEET. LIGHT

UTILITY PLAN GENERAL NOTES

1. ELECTRICAL SYSTEM IS BIDDER DESIGN. ELECTRICAL SYSTEM LAYOUT SHOWN IS FOR SCHEMATICAL PURPOSE

LUMINAIRE INDEX TABLE

INDEX	MANUFACTURER	ARTICLE NAME	ITEM NUMBER	FITTING	LUMINOUS FLU
1	LITHONIA LIGHTING	RSX AREA FIXTURE SIZE 1 P1 LUMEN PACKAGE 3000K CCT TYPE R5 DISTRIBUTION	RSX1 LED P1 30K R5	1x	6631 lm
2	LITHONIA LIGHTING	RSX AREA FIXTURE SIZE 1 P3 LUMEN PACKAGE 3000K CCT TYPE R5 DISTRIBUTION	RSX1 LED P3 30K R5	1x	13103 lm
3	LITHONIA LIGHTING	RSX AREA FIXTURE SIZE 1 P4 LUMEN PACKAGE 3000K CCT TYPE R5 DISTRIBUTION	RSX1 LED P4 30K R5	1x	15286 lm

LIGHTING CALCULATION TABLE

#	NAME	PARAMETER	MIN	MAX	AVERAGE	
1	PARKING LOT & PEDESTRIAN AREAS	PERPENDICULAR ILLUMINANCE (ADAPTIVE)	0.14 fc	1.91 fc	.97 fc	

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			/	SCALE 1"=20' (HOI	RZ.)	Date Sheet	5/26/2			7 of 1
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	0.80	109.4 W	1			ACH , OR 97136	Шυ	AN		
	0.80	51.3 W	1			26	AVENUE			
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		CUITS. POWER TO T POST. ALL RECE				SCRIPTION				
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		O BE INSTALLED PI	ER CITY OF ROCK	AWAY STANDARD			et gon 97132 ■ fax 503/537-9554	onsul	Submittal No:	
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OUT		NSTALL 10" CLASS	52 DUCTHE IRON			<u>[</u>	/ • •••			



⊗ GRADING + EROSION CONTROL KEY NOTES

3. INSTALL CONSTRUCTION ENTRANCE/EXIT PER ODOT DETAIL RD 1000. PROTECT CONCRETE

4. INSTALL SEDIMENT FENCE AROUND SITE PERIMETER PER ODOT DETAIL RD1040

SURVEY GRADES OF SIDEWALK ARE APPROXIMATE. CONTRACTOR TO ENSURE MINIMUM 2.0% DRAIN GRADE FROM EXISTING DRIVEWAY CONNECTIONS TO ACROSS PROPOSED ASPHALT TO TSUNAMI

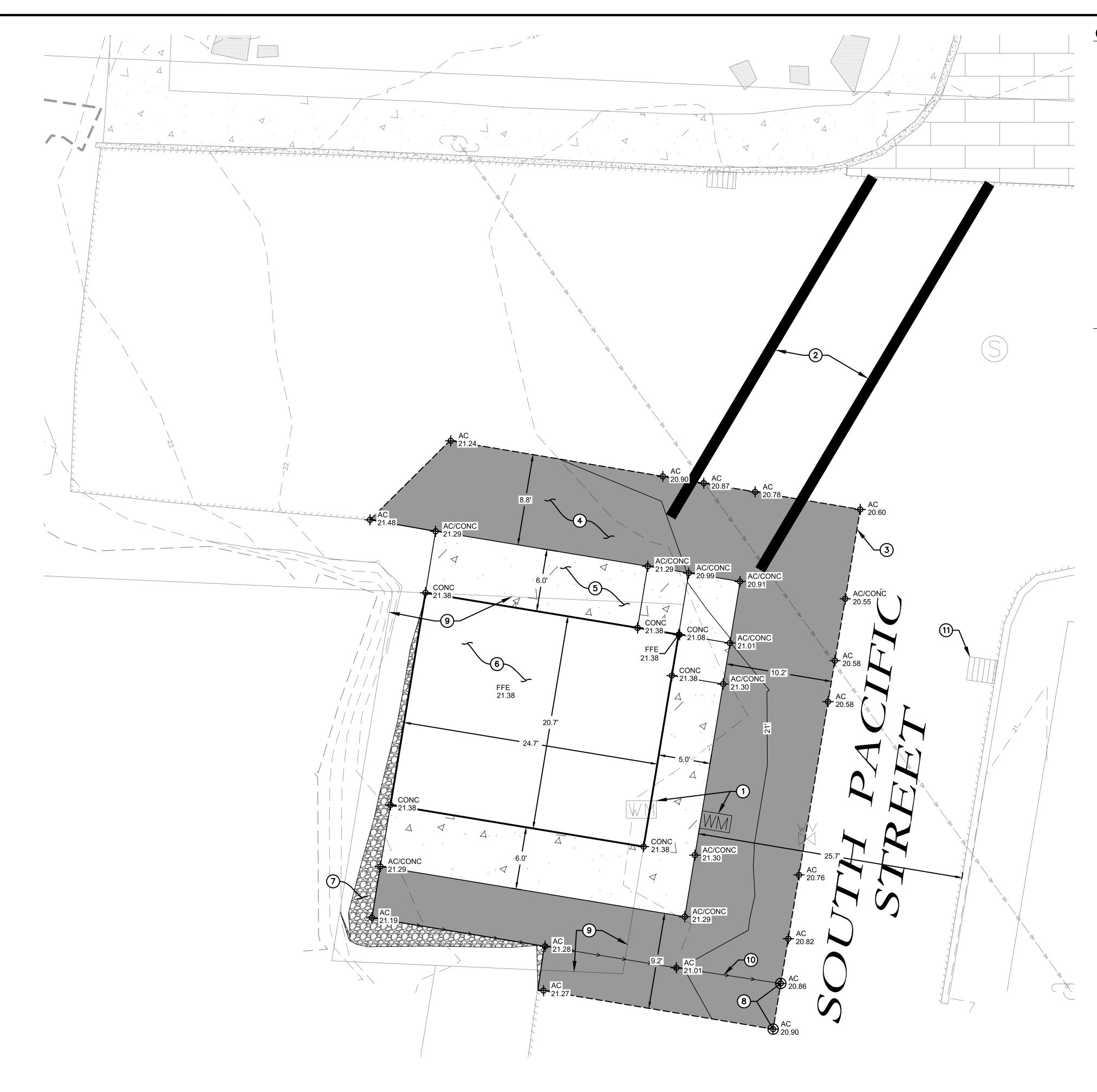
6. INSTALL CONCRETE WASHOUT PER ODOT STANDARD DETAIL RD1070

TOP BACK OF CURB (TYP TOP FACE OF CURB UNLESS OTHERWISE NOTED)

NOTE: TFC AND TBC ARE ASSUMED TO BE +0.5 FEET FROM AC OR GUT ELEVATIONS UNLESS OTHERWISE NOTED

NIT	VOLUME (CY)
JMETRIC FILL TO FG FROM SUBGRADE	405
	522
	36
	162
TOTAL CUT, HAUL OFFSITE	315

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₩ WAYSIDE RESTROOM KEY NOTES

- 2
- 3. SAWCUT LINE (TYP)
- LOCATED ON SHEET C6
- 7. CUT INTO SLOPE BEHIND BUILDING AT MAXIMUM 2:1 SLOPE
- 9. PROPERTY LINE
- 10. DRAIN GRADE

WAYSIDE RESTROOM ABBREVIATION LEGEND

AC	ASPHALT FINISHE
BOS	BOTTOM OF SWAI
CONC	CONCRETE FINIS
CCUT	CURB CUT DEPRE
DTCH	DITCH FINISHED O
EG	EXISTING GRADE
FG	FINISHED GRADE
FFE	FINISHED FLOOR
RRAP	RIP RAP GRADE
SOUT	SWALE OUT
TBC	TOP BACK OF CU
TFC	TOP FACE OF CU
TOS	TOP OF SWALE

NOTE: TFC AND TBC ARE ASSUMED TO BE +0.5 FEET FROM AC OR GUT ELEVATIONS UNLESS OTHERWISE NOTED

RELOCATE AND REPLACE WATER METER AND BOX OUTSIDE OF BUILDING FOOTPRINT. INSTALL PER CITY OF ROCKAWAY DETAIL W-605.

STRIPE CROSSWALK TO PROVIDE ACCESS TO ADA PARKING. INSTALL 1.0 WIDTH, WHITE THERMOPLASTIC STRIPING PER ODOT STANDARD DETAILS TM503 & TM530

4. INSTALL ASPHALT PER ASPHALT CROSS SECTION ON SHEET C6 AND GRADING ON THIS SHEET

5. INSTALL ADA COMPLIANT CONCRETE SIDEWALK PER STANDARD CONCRETE CROSS SECTION DETAIL

6. PROPOSED BATHROOM BUILDING. CONNECT NEW BUILDING TO EXISTING BUILDING POWER, SEWER AND WATER. SEE STRUCTURAL AND MECHANICAL/ELECTRICAL/PLUMBING DRAWINGS BY ROMTEC.

8. PROPOSED FINISHED GRADE IS OUTSIDE BOUNDS OF TOPOGRAPHIC SURVEY. ELEVATIONS SHOWN AT THESE POINTS ARE APPROXIMATED. CONTRACTOR TO MATCH EXISTING GRADE ALONG SAW CUT LINE. CONTACT DESIGN ENGINEER IF DRAINAGE CONFLICTS BECOME PRESENT.

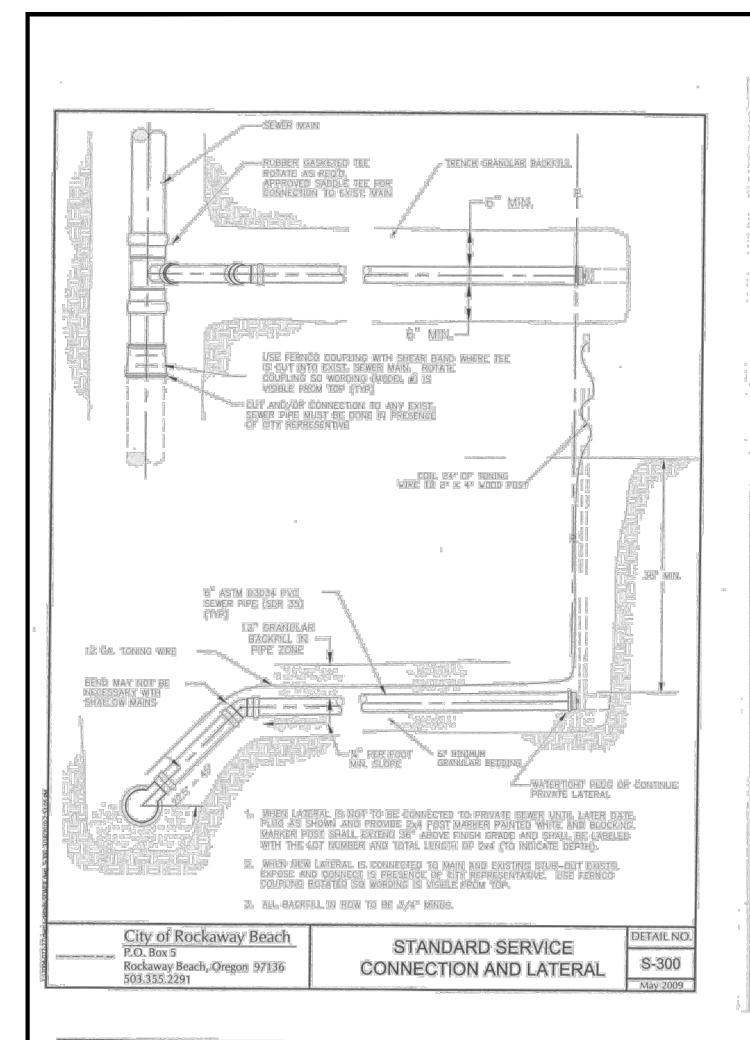
11. INSTALL INLET PROTECTION AT CATCH BASIN PER ODOT STANDARD DETAIL RD1015

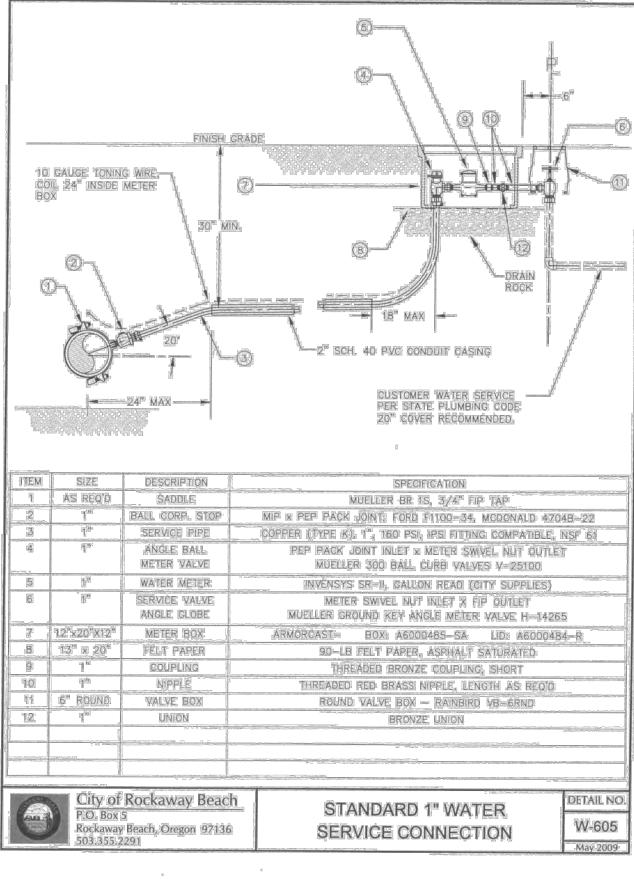
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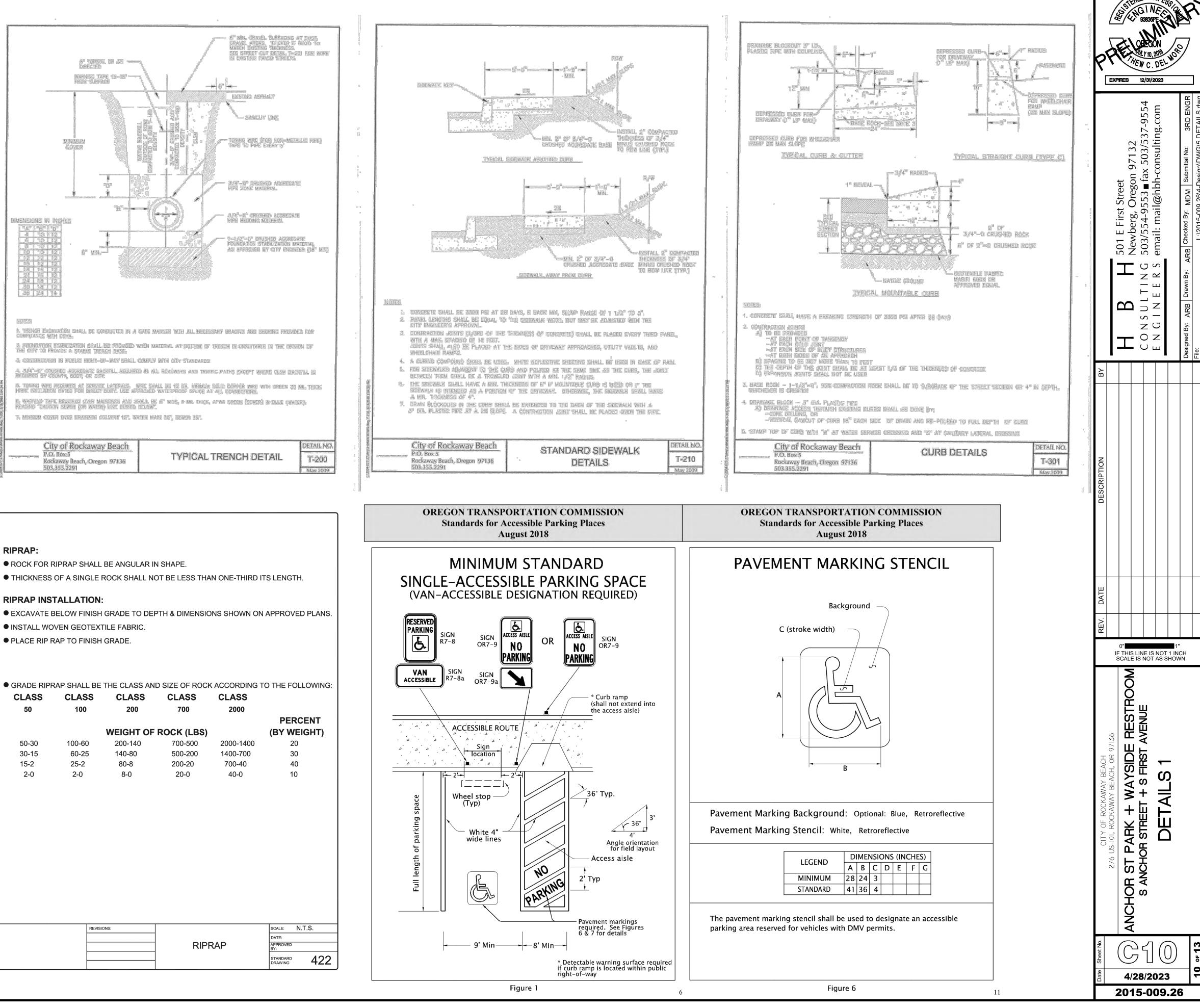
R ELEVATION

JRB (TYPICALLY THE SAME AS TOP FACE OF CURB) JRB

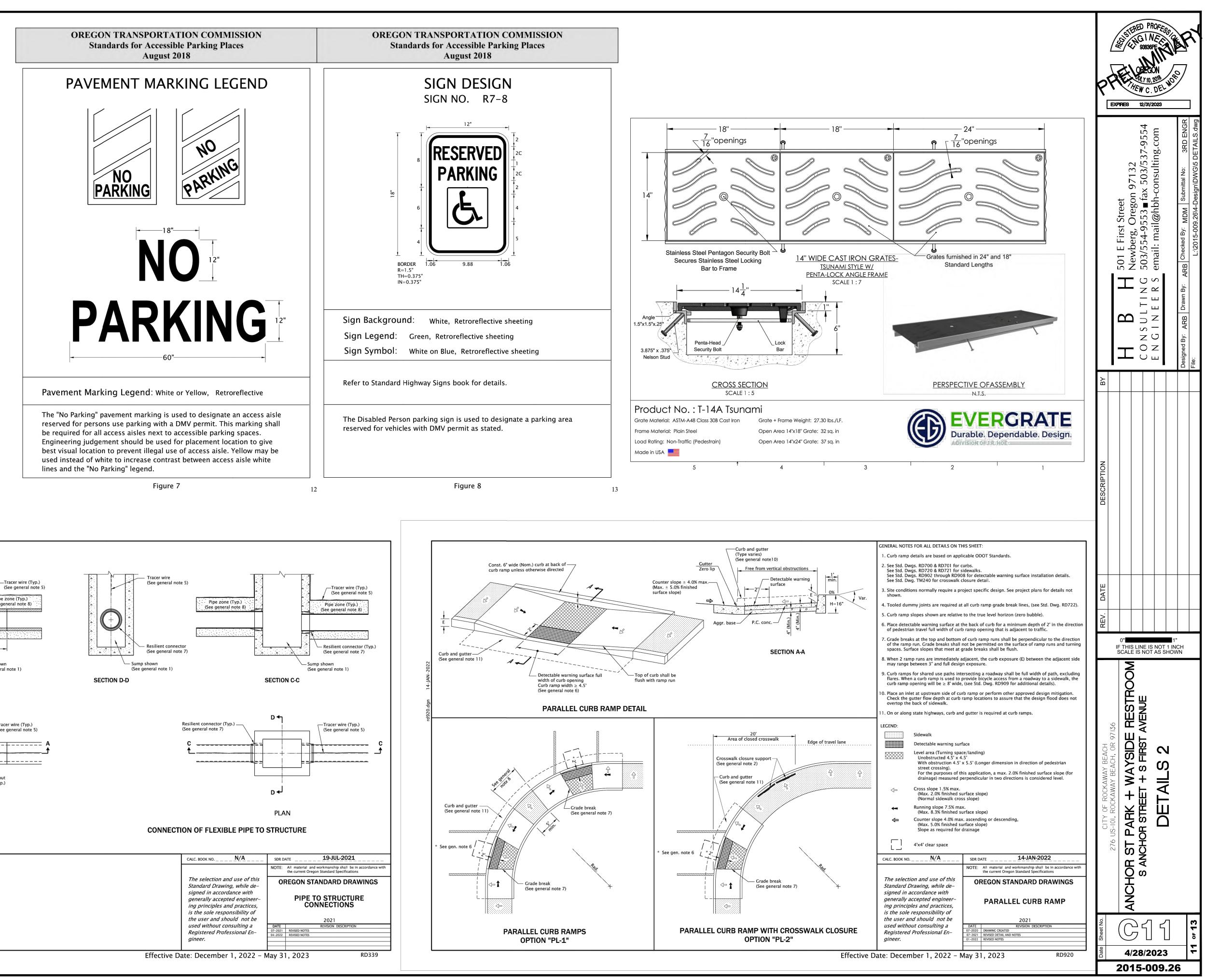
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INS SHOWN NG SAW CUT	H B H 501 E First Street H B H Newberg, Oregon 97132 C O N S U L T I N G 503/554-9553 = fax 503/537-9554 E N G I N E E R S email: mail@hbh-consulting.com Designed By: ARB Drawn By: MC Checked By: MDM Submittal No: 3RD ENG	L:/2010-009.23/4-Design/DVVG/Arcnive/WAYSIDE BEACH ACCESS -			
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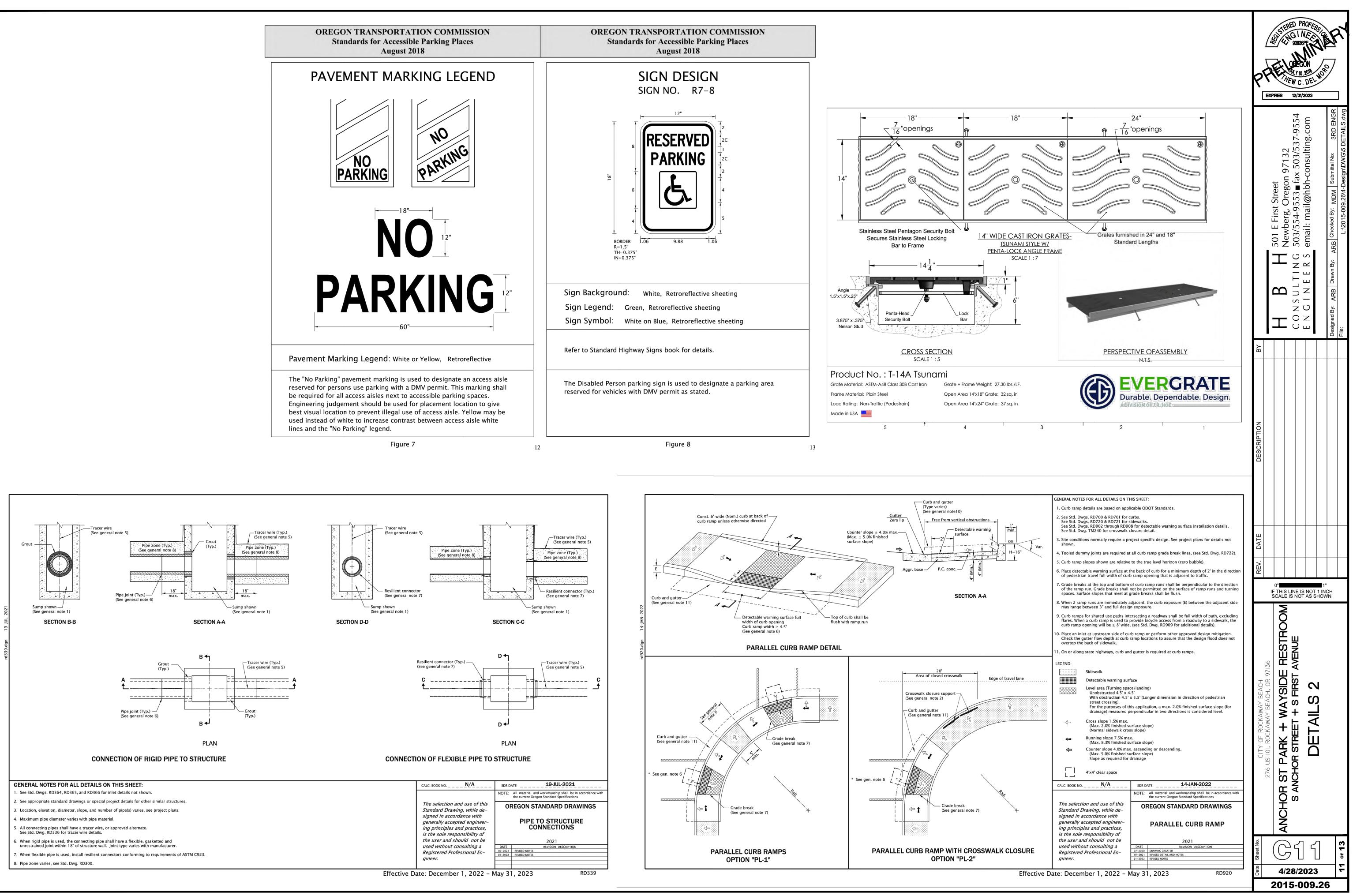


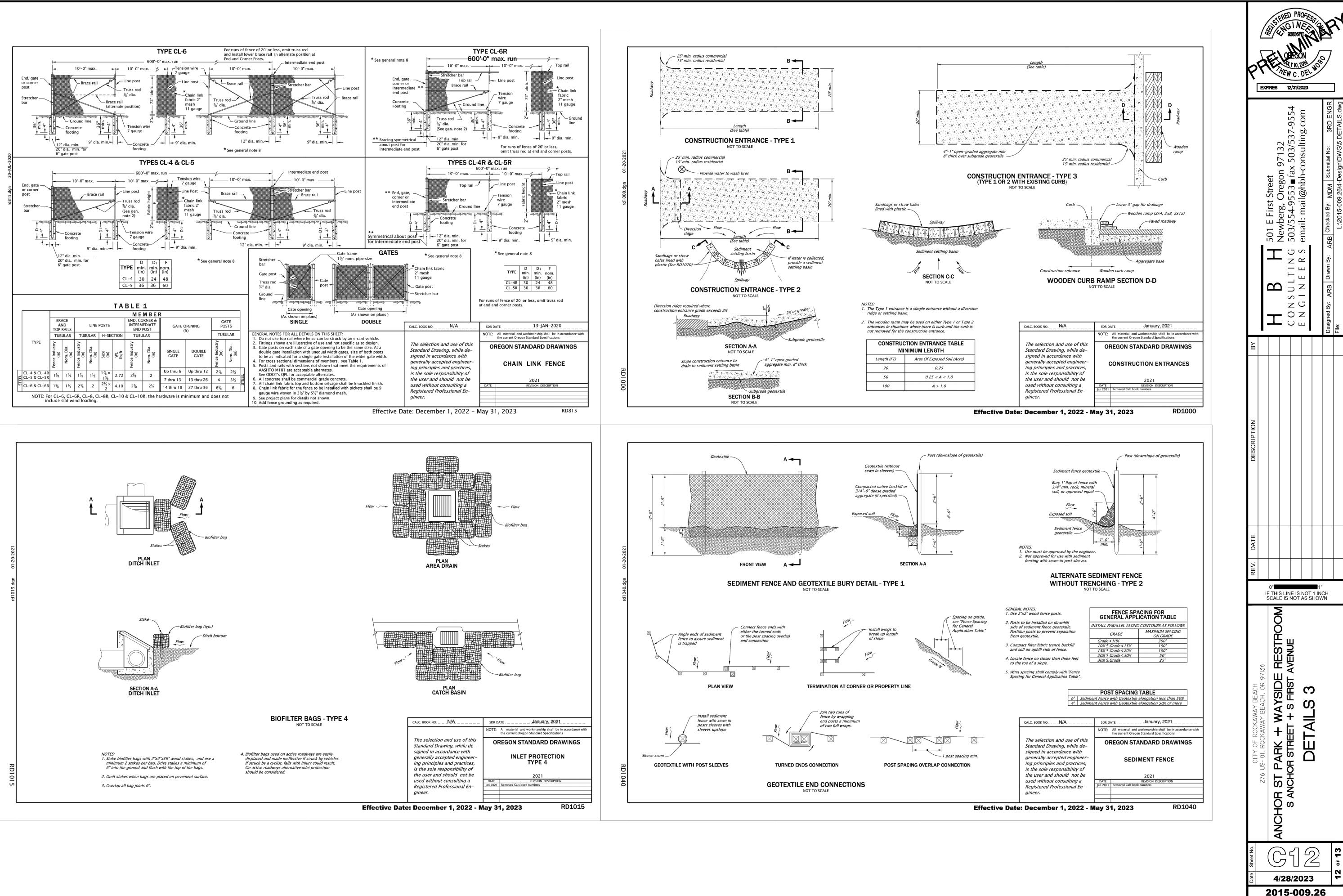


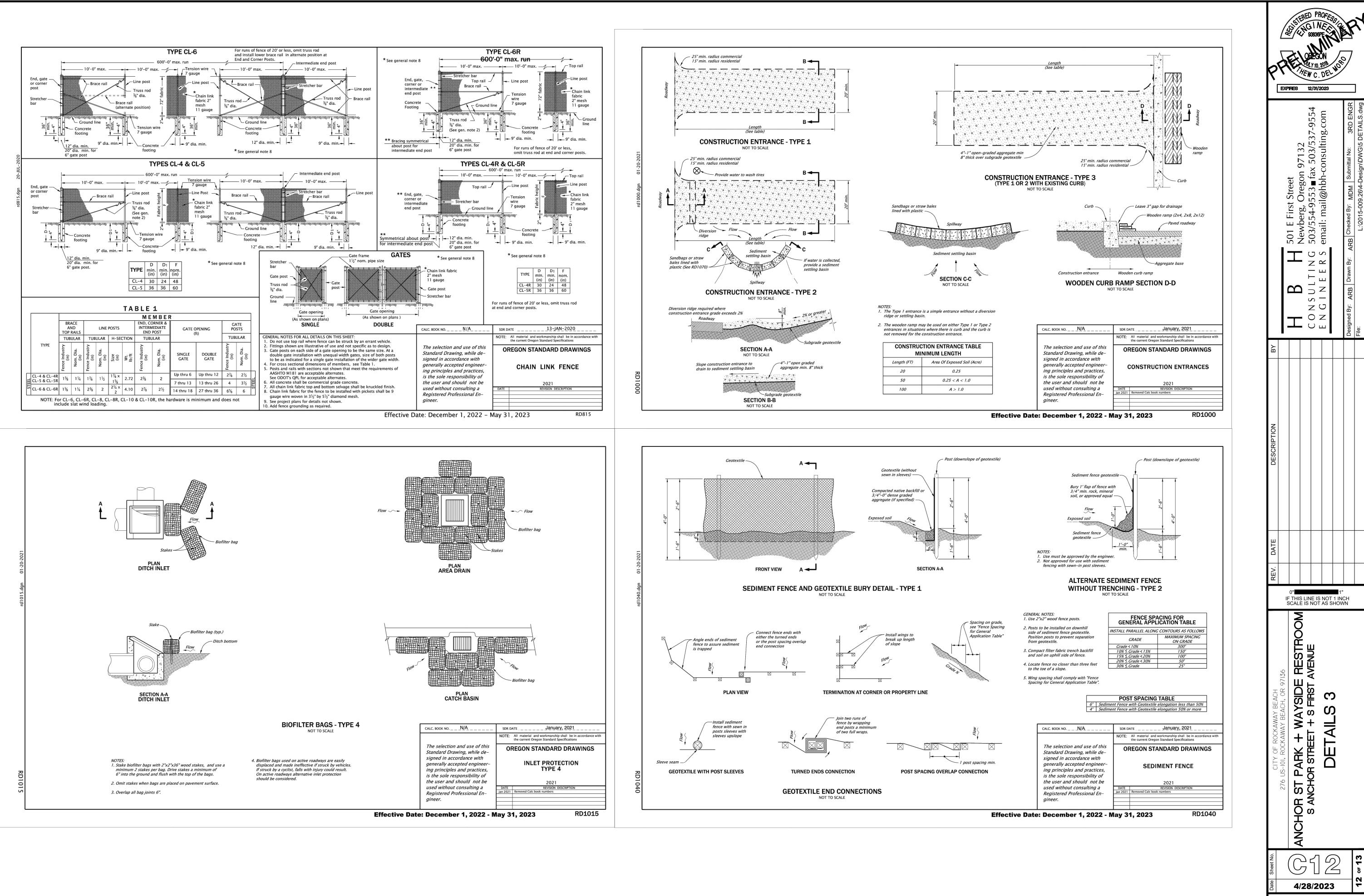
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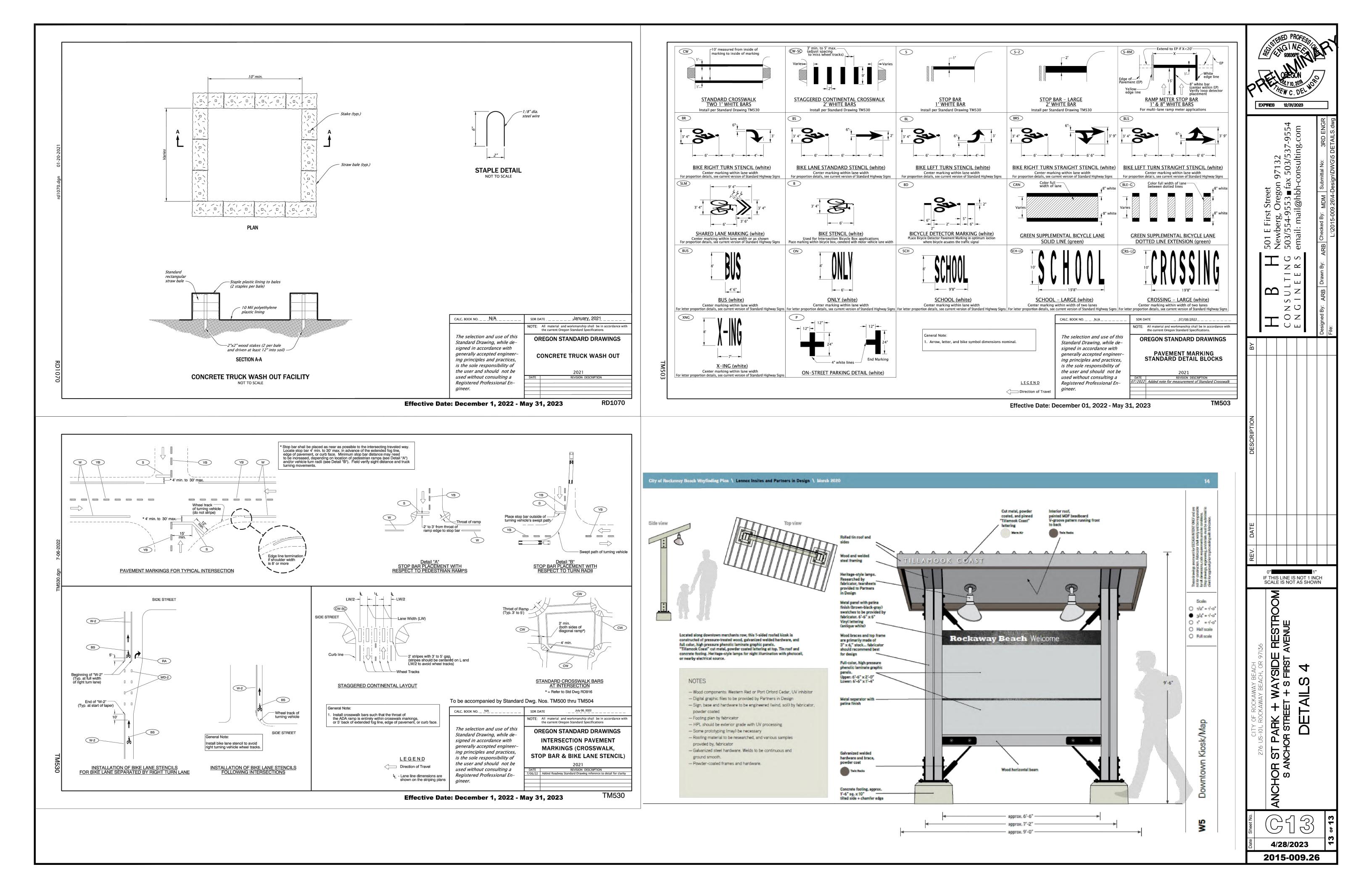












	LEGEND	
SYMBOL	DESCRIPTION	AREA/ QUANTITY
·····	RIDGE WINDOW	2
	EXTERIOR WALL LIGHTS	3
	INTERIOR CEILING LIGHTS	З
	FLOOR DRAIN	3
φ	ELECTRICAL OUTLET	2
	18"X18" LOUVERED DOOR VENT	2
F EF-1	ROMTEC VENTILATION PACKAGE; 4 INLINE FANS	1

HEATER FOR FREEZE -PROTECTION ONLY

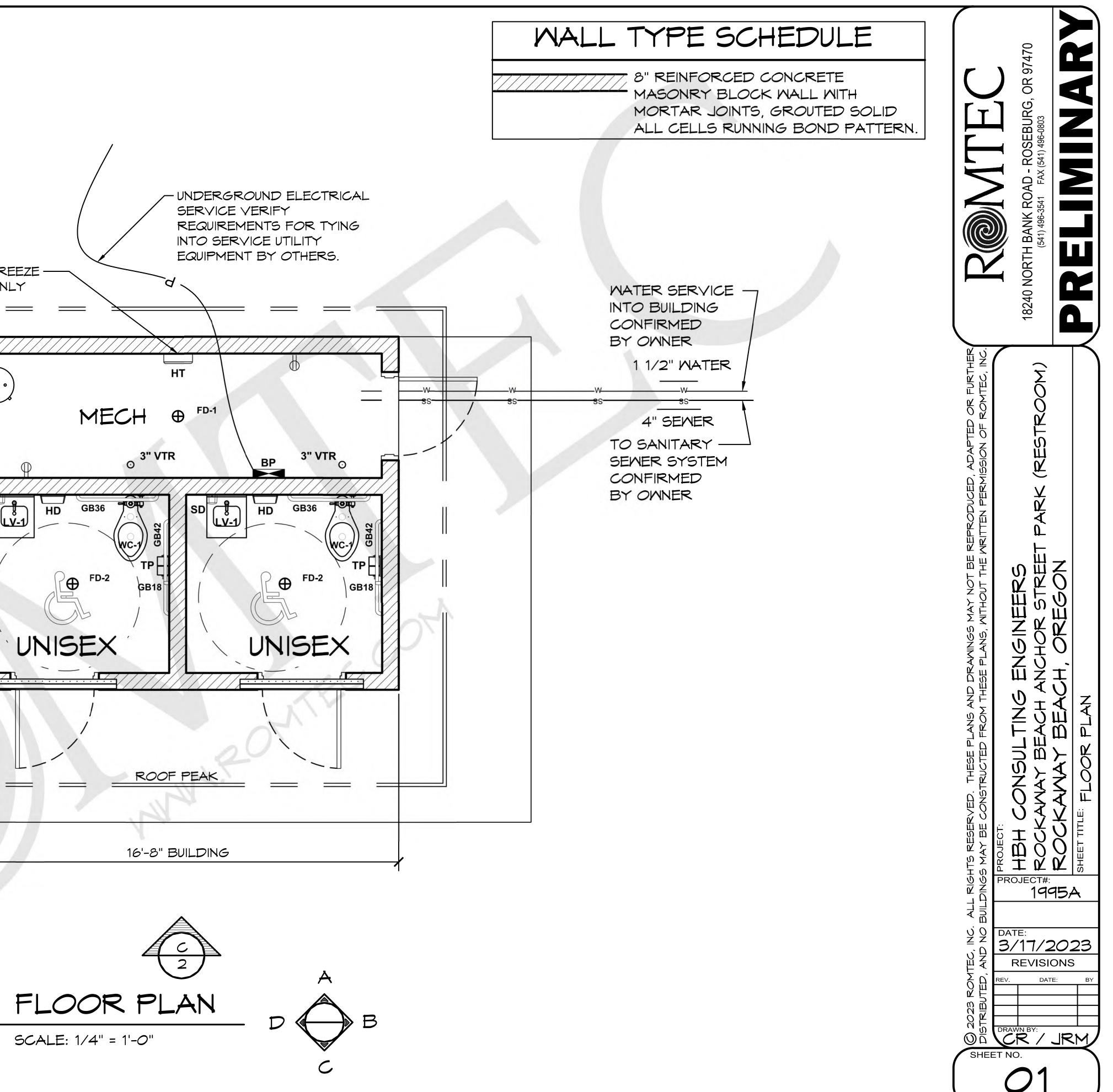
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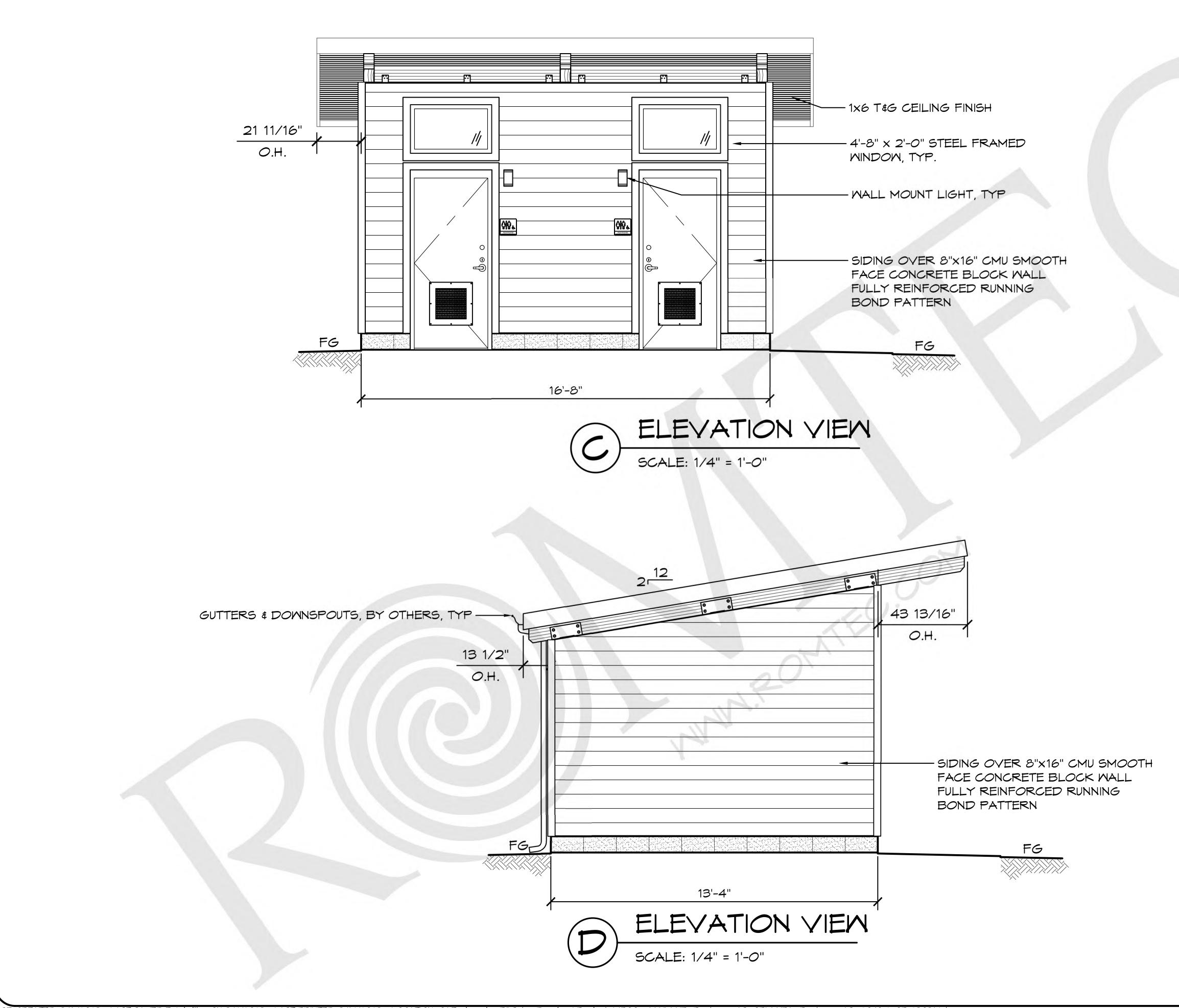
THESE PLAN VIEW AND ELEVATION DRAWINGS ARE A PRELIMINARY ARCHITECTURAL REPRESENTATION OF THE BUILDING. ALL DIMENSIONS, FEATURES AND COMPONENTS SHOWN ON THESE PRELIMINARY DRAWINGS MAY OR MAY NOT BE PART OF THE QUOTE. PLEASE REFER TO THE "SCOPE OF SUPPLY AND SERVICES" LETTER PROVIDED WITH YOUR QUOTE FOR ROMTEC'S PROPOSED SCOPE OF SUPPLY.

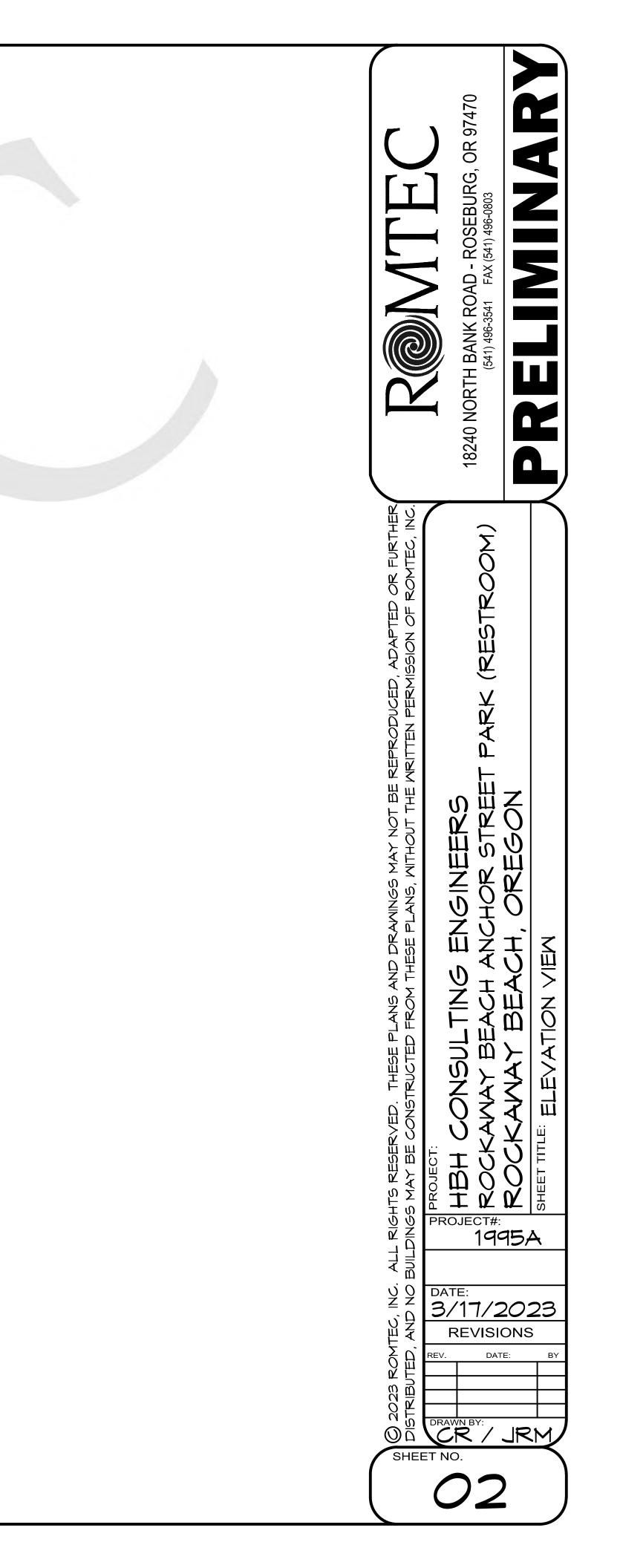
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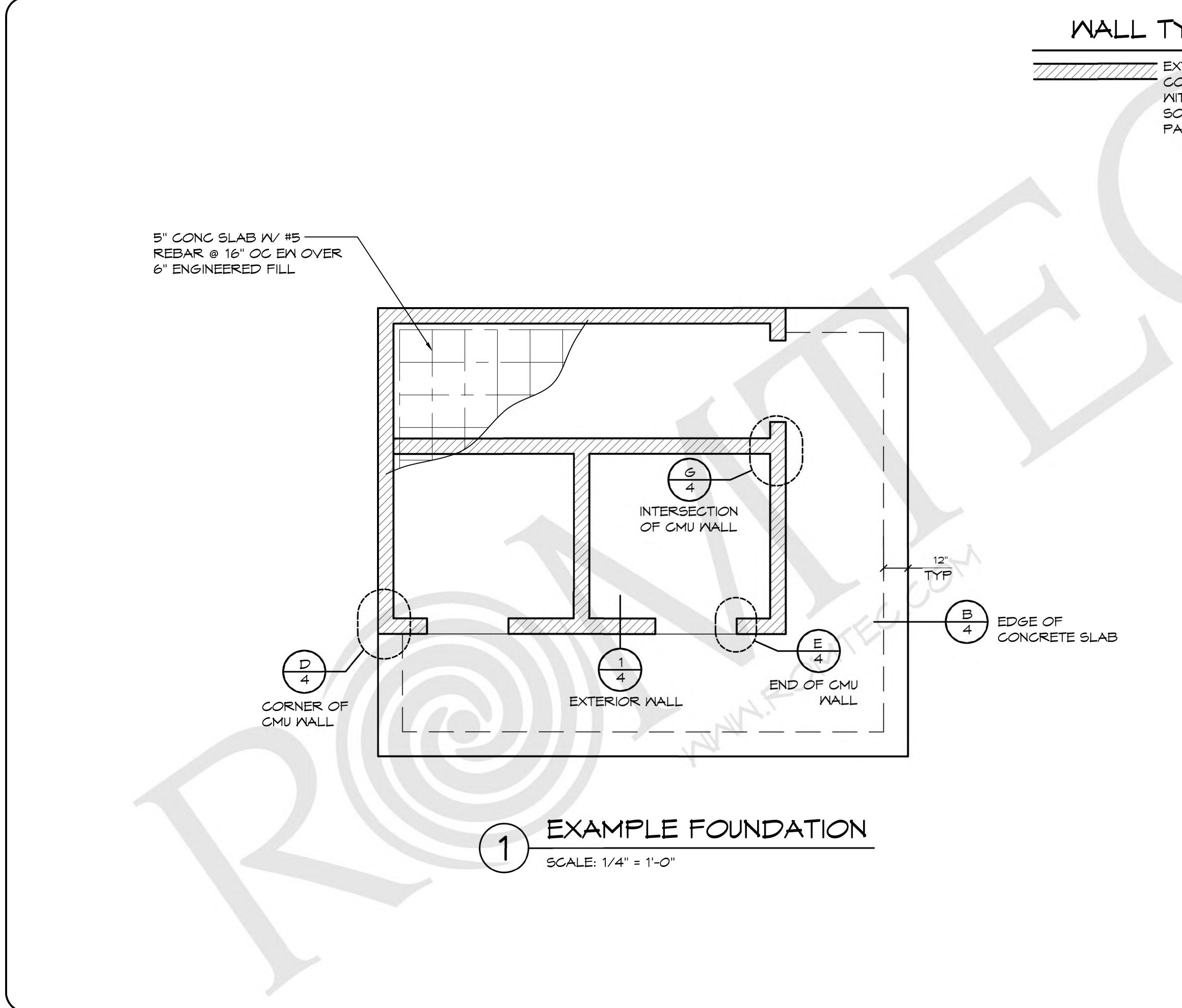
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MALL TYPE SCHEDULE

EXTERIOR WALL - 8" REINFORCED CONCRETE MASONRY BLOCK WALL WITH MORTAR JOINTS, GROUTED SOLID ALL CELLS RUNNING BOND PATTERN.

