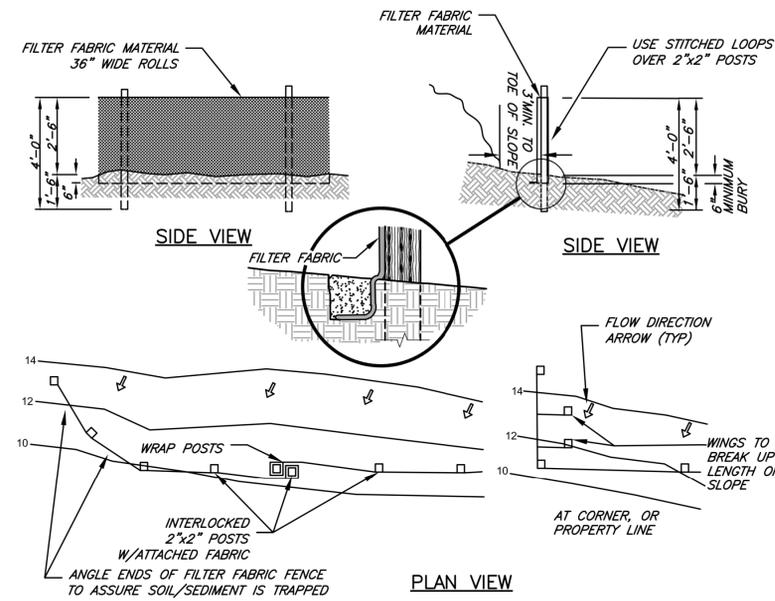


ADDITIONAL NOTES:

- Separation between sanitary sewer and water line should be 5ft minimum skin to skin.
- Separation between underground electrical service line and water line should be 4ft minimum.
- Separation between multiple water services on one tax lot should be 3ft minimum.
- Separation between water service and property lines should be 1.5ft minimum.
- All other underground utilities need to have 3ft minimum separation from water line
- New water meters should not be placed in driveway wings
- Water services are to be shown perpendicular to the water main for the entire portion in the public right-of-way
- Utility Poles, Traffic Signal Poles, and Guy Anchors required 5' skin to skin horizontal clearance
- Street trees must be a minimum of 5' from the nearest edge of water pipe, valve or meter box and a minimum of 10' from a fire hydrant.
- Architectural Style: "NW Contemporary"

GRADING NOTES:

- 1 CONTRACTOR TO VERIFY LOCATION OF ALL EXISTING UTILITIES
- 2 ALL FINISH GRADES SHALL BE SMOOTH AND UNIFORM
- 3 PROVIDE POSITIVE DRAINAGE AWAY FROM BUILDING
- 4 FINAL GRADE TO CONVEY SURFACE DRAINAGE TOWARD FRENCH DRAIN
- 5 AREAS TO BE FILLED SHALL BE CLEARED, GRUBBED TO REMOVE TREES, VEGETATION,
- 6 ROOTS AND OTHER OBJECTIONABLE MATERIAL AND STRIPPED OF TOPSOIL.



2 SILT FENCING DETAILS
SCALE: N.T.S.

SITE PLAN LEGEND

- NATURAL GAS METER
- WATER METER
- BENCHMARK: ELEVATION IS BASED ON SITE CONDITIONS AS ESTABLISHED BY GRADING CONTRACTOR- TO BE VERIFIED

SITE / AREA CALCS.

BUILDING FOOTPRINT= 3,130 SQ. FT.
SITE AREA=9,575 SQ. FT. (APPROX.)

IMPERVIOUS CALCS.

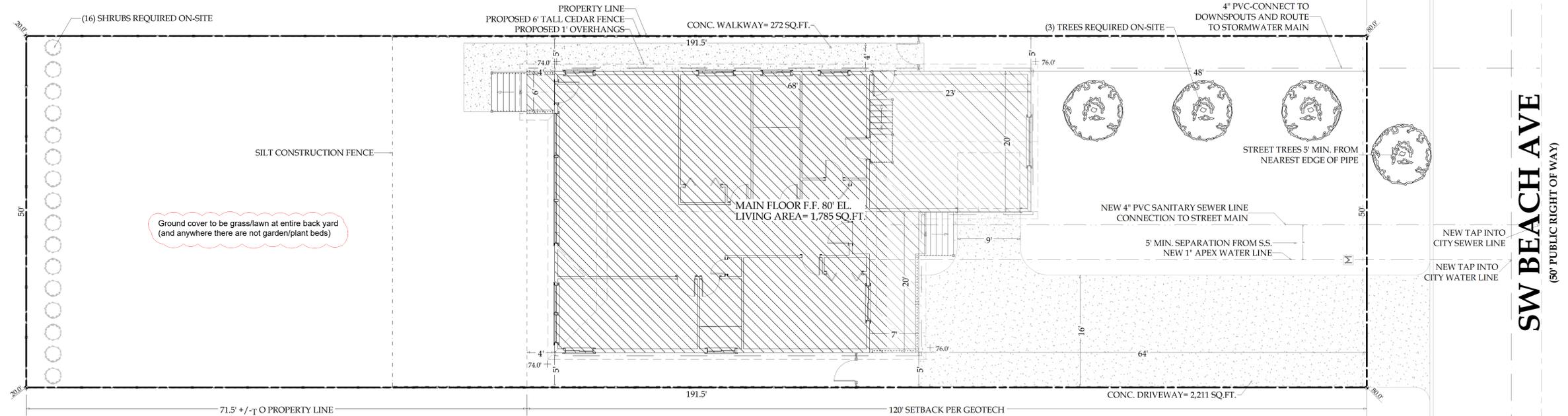
CONC. DRIVEWAYS/WALKWAYS= 2,483 SQ. FT.
ROOF AREA (W/ OVERHANG)= 2,652 SQ.FT.
TOTAL IMPERVIOUS AREA= 5,135 SQ.FT.

OTHER NOTES:

MAP TAXLOT: 07-11-27-CD-03600-00



**Know what's below.
Call before you dig.**



1 Site/Erosion Control Plan
SCALE: 1"=10'



REVISION TABLE	NUMBER	DATE	REVISION BY	DESCRIPTION

Project Address
4633 SW BEACH AVE
LINCOLN CITY, OR

Site/Erosion Control Plan

DRAWINGS PROVIDED FOR:
De Marco Builders Inc.
3341 N Willamette Blvd
Portland Or 97217
PH# 507-574-0659

DRAWINGS PROVIDED BY:
Casey Lorenzana
Email: casey@ahabomendesign.com
Website: www.ahabomendesign.com

DATE:
3/15/2024

SCALE:
1"=10'

PLAN #:
CUSTOM

SHEET:
SP