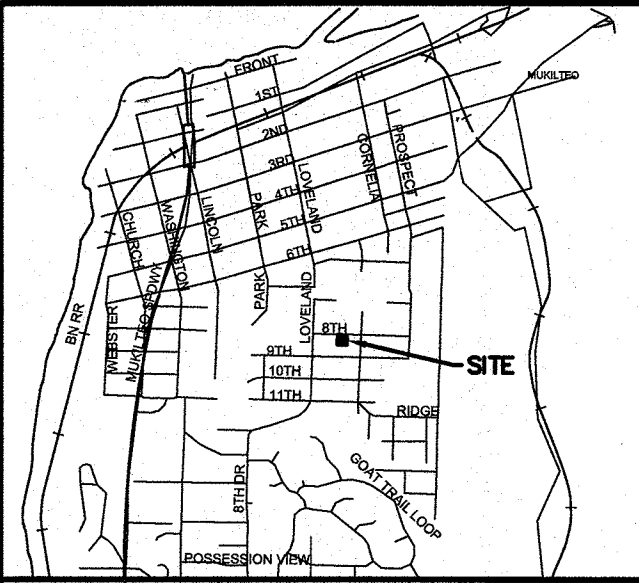


MUNDORF SFR
SECTION 04, TOWNSHIP 28 N, RANGE 4 E, W.M.



VICINITY MAP
SCALE: 1" = 2,000'

OWNER/APPLICANT
TERENCE & MARINA MUNDORF
211 WYATT WAY NW B-102
BAINBRIDGE ISLAND, WA 98110

CIVIL ENGINEER
OMEGA ENGINEERING, INC.
JOSEPH SMEBY, PE
2707 WETMORE AVE.
EVERETT, WA 98201
425.903.4852
F: 425.259.1958

LEGAL DESCRIPTION
MUKILTEO PLAT OF BLK 039 D-00 LOTS 5,6,7,8

SITE DATA
SITE ADDRESS: 8XX 8TH ST MUKILTEO, WA 98275
TAX ACCOUNT NUMBER: 00527503900500
LOT SIZE: 0.23 ACRES

DRAWING INDEX
1) COVER/EX. CONDITIONS MAP & PRELIM. SITE LAYOUT
2) FULL STORMWATER SITE PLAN
3) SWPPP
4) SOIL MANAGEMENT PLAN

EXISTING SOIL & VEGETATION NOTE:
THE SOIL ANALYSIS FOR THIS PROJECT FOUND THE EXISTING SOILS TO BE ALDERWOOD GRAVELLY SANDY LOAM. THE SITE IN THE AREA OF DISTURBANCE CURRENTLY CONSIST OF THICK BRUSH AND TREES.

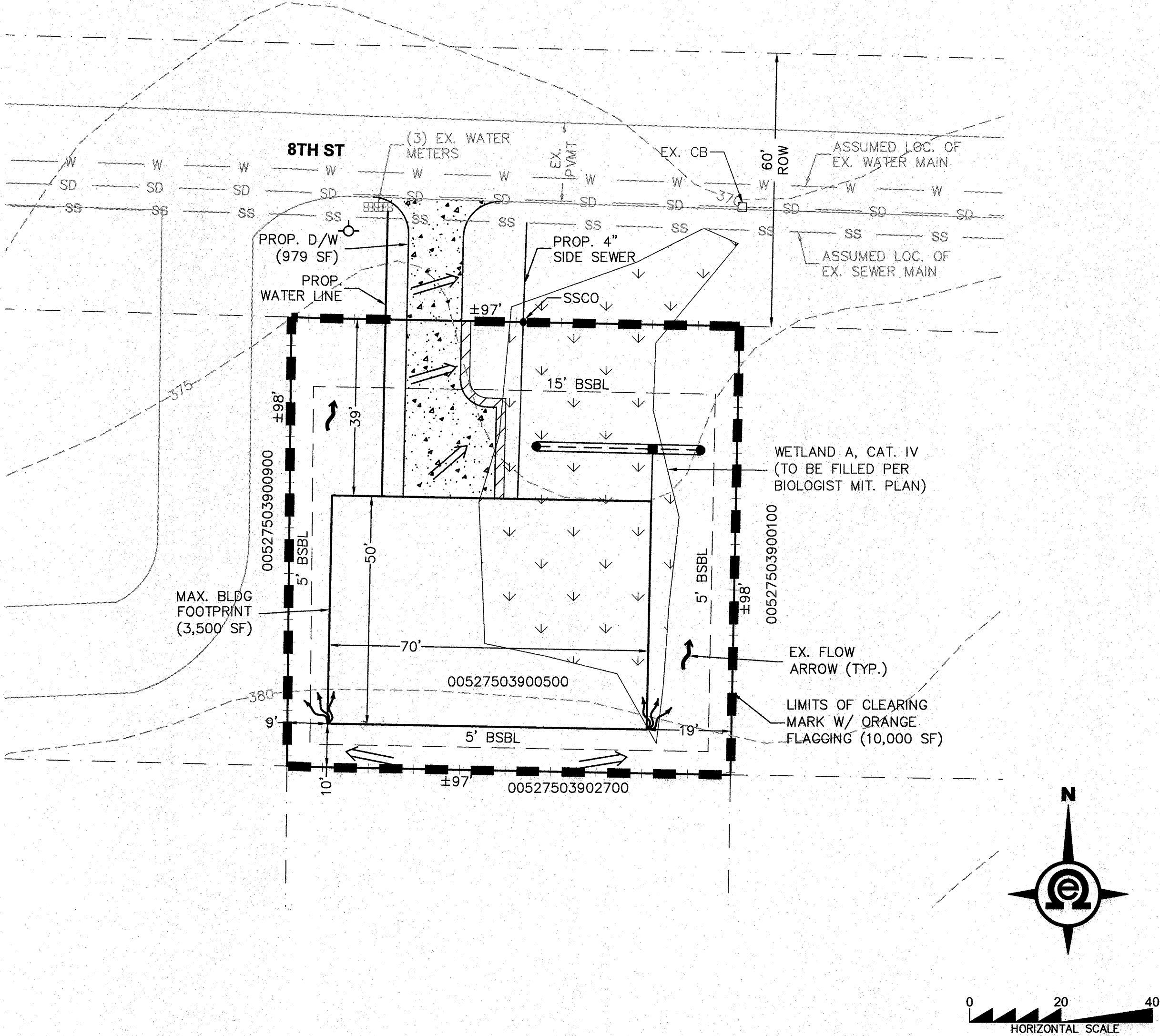
NOTE:
NO BOUNDARY SURVEY HAS BEEN PERFORMED FOR THIS PROJECT. PROPERTY DIMENSIONS ARE APPROXIMATE AND HAVE BEEN PROVIDED BY INFORMATION AVAILABLE ON THE SNOHOMISH COUNTY WEBSITE. NO ADDITIONAL SURVEY WORK HAS BEEN PERFORMED ON THIS SITE.

EXISTING FEATURES NOTE:
NO TOPOGRAPHIC SURVEY HAS BEEN PREPARED FOR THIS SITE. ALL EXISTING INFORMATION SHOWN IS FROM OTHER CONSULTANTS OR BASED ON SITE OBSERVATIONS OR APPROXIMATED FROM INFORMATION AVAILABLE ON THE CITY OF MUKILTEO WEBSITE.

EXISTING DRAINAGE FEATURES AND UTILITIES ARE APPROXIMATE AND BASED ON SITE OBSERVATIONS AND INFORMATION AVAILABLE ONLINE.



Received by Email
08/24/2020



NEW IMPERVIOUS :

LOT SIZE = 10,000 SF = 0.23 AC

PROPOSED IMPERVIOUS AREA:

SFR W/ STANDARD 18" O.H. = 3,869 SF
DRIVEWAY/WALK (ON-SITE) = 631 SF
DRIVEWAY (OFF-SITE) = 348 SF
TOTAL = 4,848 SF

GRADING QUANTITIES:

CUT = 110 C.Y.
FILL = 300 C.Y.

GRADING QUANTITIES ESTIMATED BASED ON CURRENT SITE INFORMATION & ASSUMED EXCAVATIONS NECESSARY FOR PROPOSED IMPROVEMENTS.

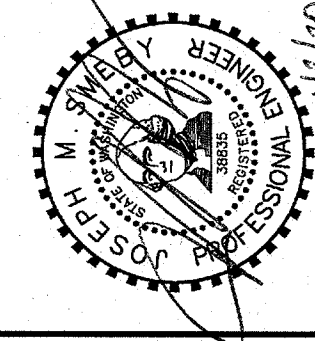
UTILITY SERVICE NOTE:

NEW SFR TO CONNECT TO EXISTING WATER METER WITHIN THE RIGHT-OF-WAY OF 8TH ST. THE SIDE SEWER WILL CONNECT TO THE EXISTING SEWER MAIN WITHIN 8TH ST AND MUST MEET CURRENT CITY STANDARDS AS WELL AS MUKILTEO WATER AND WASTEWATER DISTRICT REQUIREMENTS.

NOTE:

THE LOCATIONS OF UTILITIES SHOWN ON THESE PLANS ARE BASED ON SITE OBSERVATION AND INFORMATION AVAILABLE ONLINE. THESE UTILITIES ARE SHOWN USING THE BEST INFORMATION AVAILABLE. THE ACTUAL LOCATIONS MAY DIFFER FROM THOSE SHOWN. THE CONTRACTOR SHALL HAVE ALL EXISTING UTILITIES LOCATED PRIOR TO STARTING ANY WORK.

PROPERTY DIMENSIONS AND TOPOGRAPHY ARE BASED ON INFORMATION AVAILABLE USING THE SNOHOMISH COUNTY WEBSITE.



COVER SHEET/
SITE PLAN

2707 WETMORE AVE.
EVERETT, WA 98201
425.387.3820
425.259.1958



MUNDORF SFR
MUKILTEO, WASHINGTON
SECTION 09, TOWNSHIP 28,
RANGE 04 EAST, W.M.

PROJ. NO.: 19-1024
DESIGNED BY: EJT

DATE: 12/12/19

SCALE: 1" = 20'

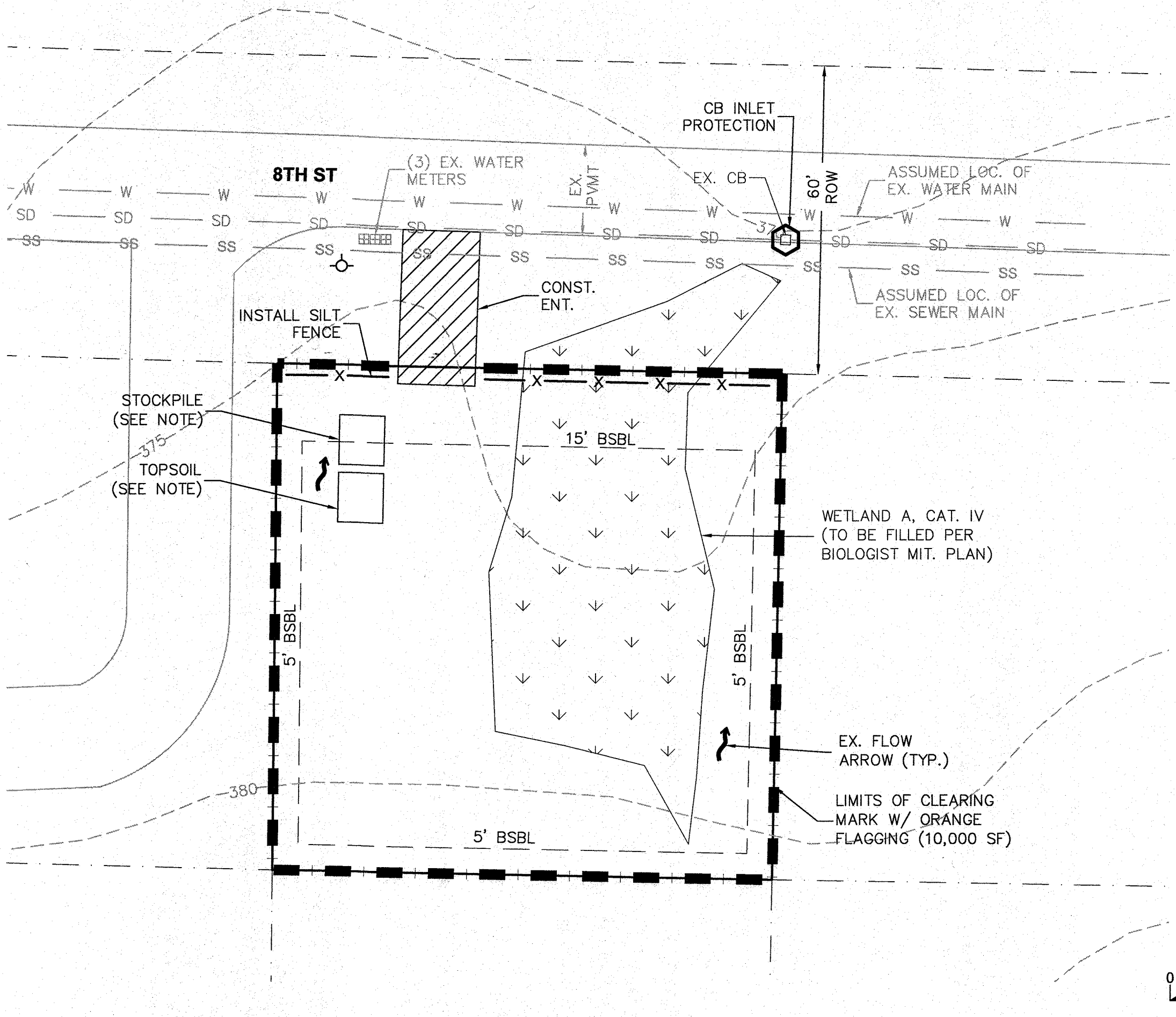
DRAWING NO. 1 OF 4

CALL 48 HOURS
BEFORE YOU DIG
1-800-424-5555

MUNDORF SECTION 04, TOWNSHIP 28 N W.M.

- CITY OF MUKILTEO
- 2) DAILY... OPERLY. THESE... STMENTS
- 3) ENOUGH COVER MATERIALS SHALL... TO COVER 50% OF THE DISTURBED AREAS.
- 4) AT LEAST 50 LINEAR FEET OF SILT FENCE PER... (AND NECESSARY STAKES) SHALL BE STOCKPILED ON-SITE.
- 5) ALL DISTURBED, UNWORKED AREAS SHALL BE COVERED.
- 6) DRIP PANS SHALL BE USED TO CONTROL LEAKS AND POLLUTANTS FROM VEHICLES. THE CONTRACTOR SHALL KEEP STOCKPILES OF ANY NECESSARY MATERIALS TO CONTROL POTENTIAL SPILLS ON-SITE.
- 7) THE CONTRACTOR SHALL BE AVAILABLE BY PHONE 24 HOURS PER DAY, SEVEN DAYS A WEEK. THEY WILL HAVE THE ABILITY TO CALL OUT CREWS, OBTAIN MATERIALS, AND AUTHORIZE IMMEDIATE EXPENDITURES FOR ON-SITE TEMPORARY EROSION PREVENTION AND SEDIMENT CONTROL.
- 8) THIS PROJECT SHALL COMPLY WITH WITH ALL PROJECT APPROVAL CONDITIONS AND PERMITS

Received by Email 08/24/2020



- CONSTRUCTION SEQUENCE:
1. HOLD PRE-CONSTRUCTION MEETING.
 2. FLAG OR FENCE CLEARING LIMITS.
 3. POST A SIGN WITH THE NAME AND PHONE NUMBER OF THE ESC SUPERVISOR.
 4. INSTALL EROSION CONTROL MEASURES
 5. CONSTRUCT SITE IMPROVEMENTS
 6. STABILIZE SITE
 7. MAINTAIN EROSION CONTROL MEASURES IN ACCORDANCE WITH MUKILTEO STANDARDS AND MANUFACTURER'S RECOMMENDATIONS.
 8. STABILIZE ALL AREAS WITHIN SEVEN DAYS OF REACHING FINAL GRADE.
 9. SEED OR SOD ANY AREAS TO REMAIN UNWORKED FOR MORE THAN 30 DAYS.
 10. UPON COMPLETION OF THE PROJECT, STABILIZE ALL DISTURBED AREAS AND REMOVE BMP'S IF APPROPRIATE, CLEAN CONVEYANCE SYSTEM AND TANK OF ALL ACCUMULATED SEDIMENT.

TOPSOIL/STOCKPILE NOTE:
PILES ARE TO BE COVERED W/ PLASTIC SHEETING WITHIN 24 HOURS.

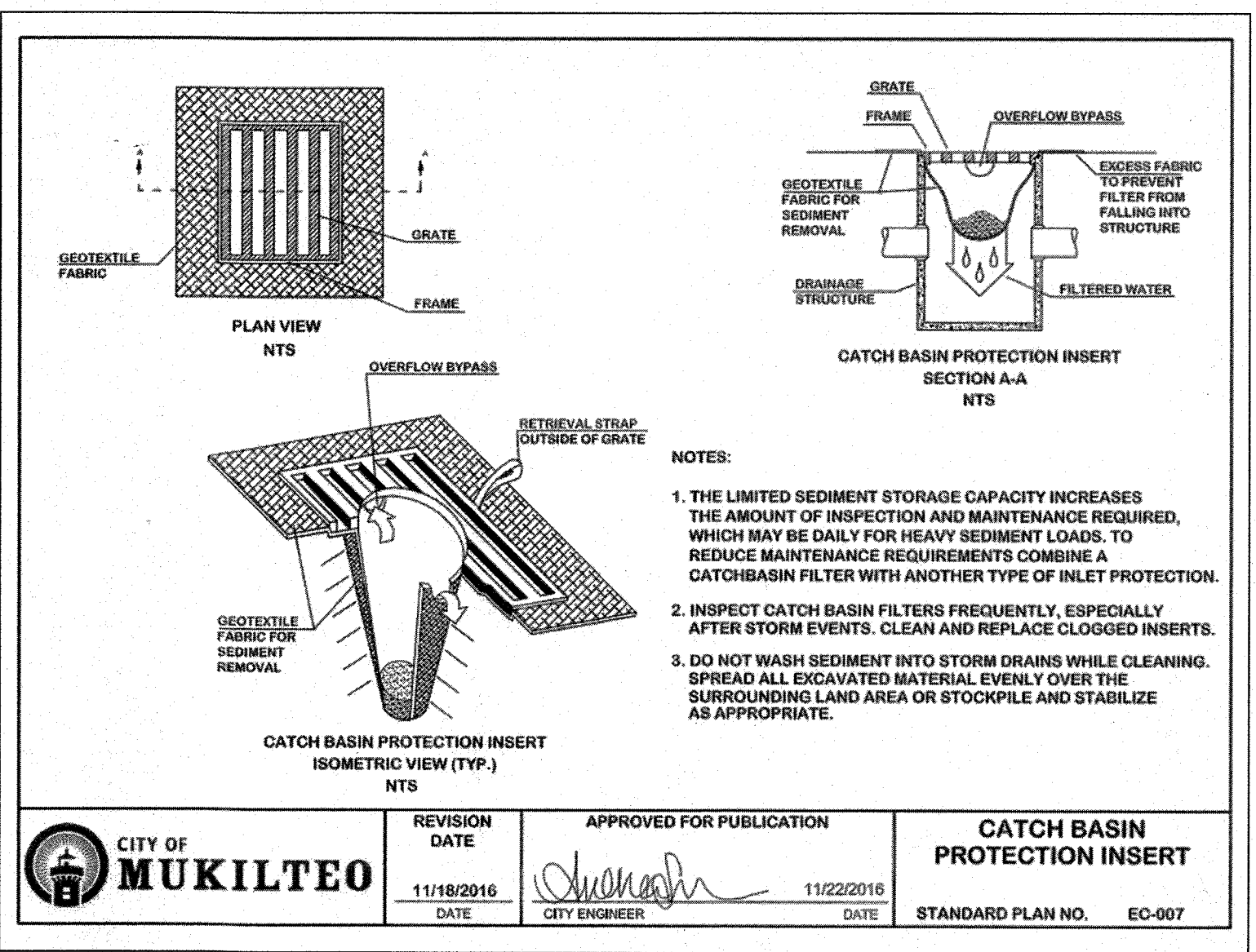
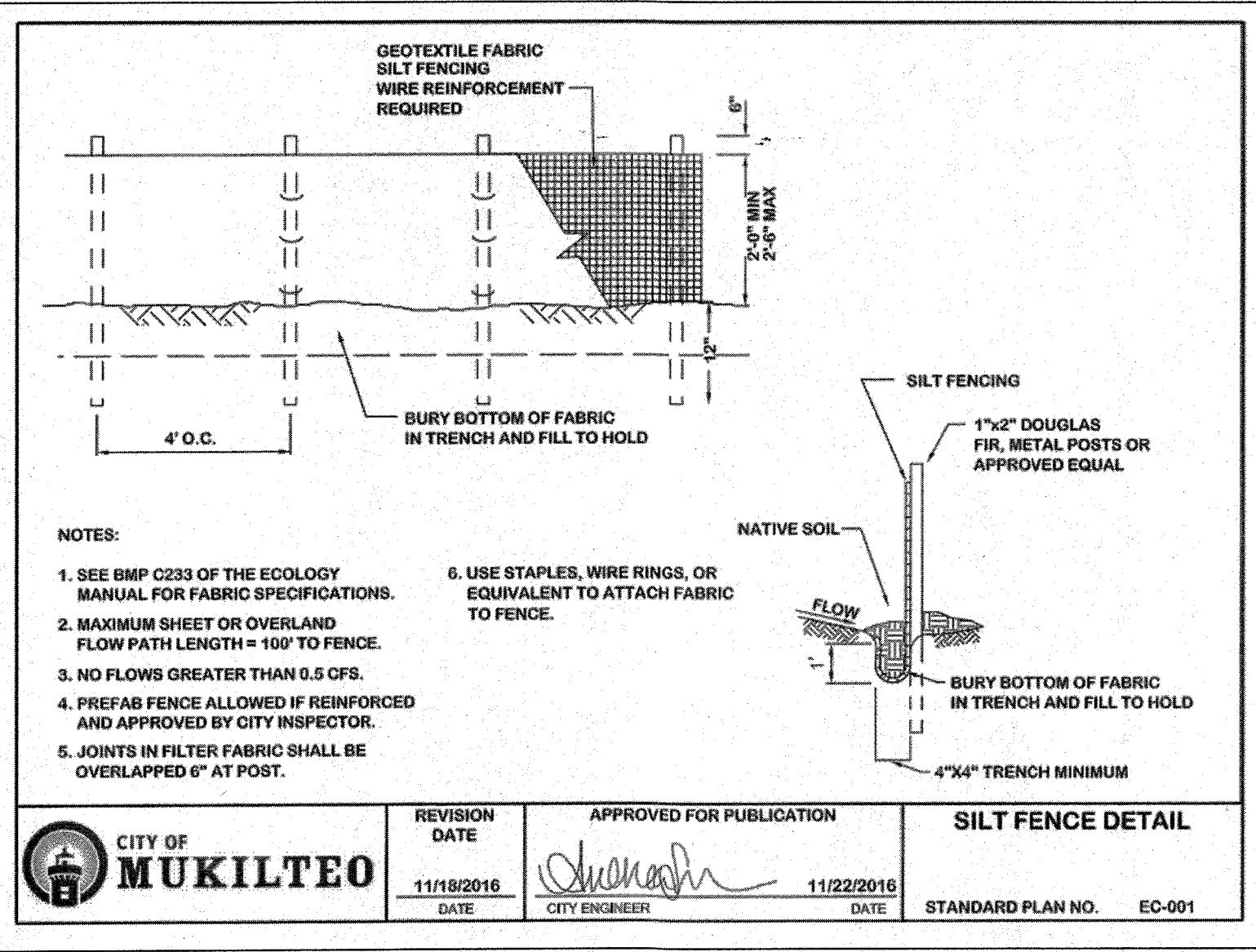
CONTRACTOR TO INSTALL SILT FENCING WHERE NECESSARY ALONG PERIMETER IF VEGETATIVE BUFFER DOES NOT PROVIDE ADEQUATE PROTECTION.

BY	
DESCRIPTION	
DATE	
RF#	

WET WEATHER CONTROL SWPPP

2707 WETMORE AVE.
EVERETT, WA 98201
1 425.387.3820
1 425.259.1958

OMEGA ENGINEERING, INC.



MUNDORF SFR

MUKILTEO, WASHINGTON
SECTION 04, TOWNSHIP 28,
RANGE 04 EAST, W.M.

PROJ. NO. 19-1024 DSN. BY: EJT

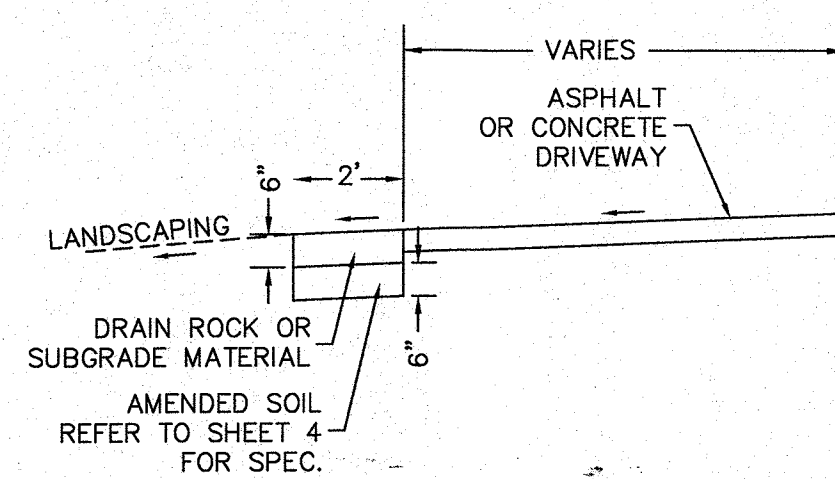
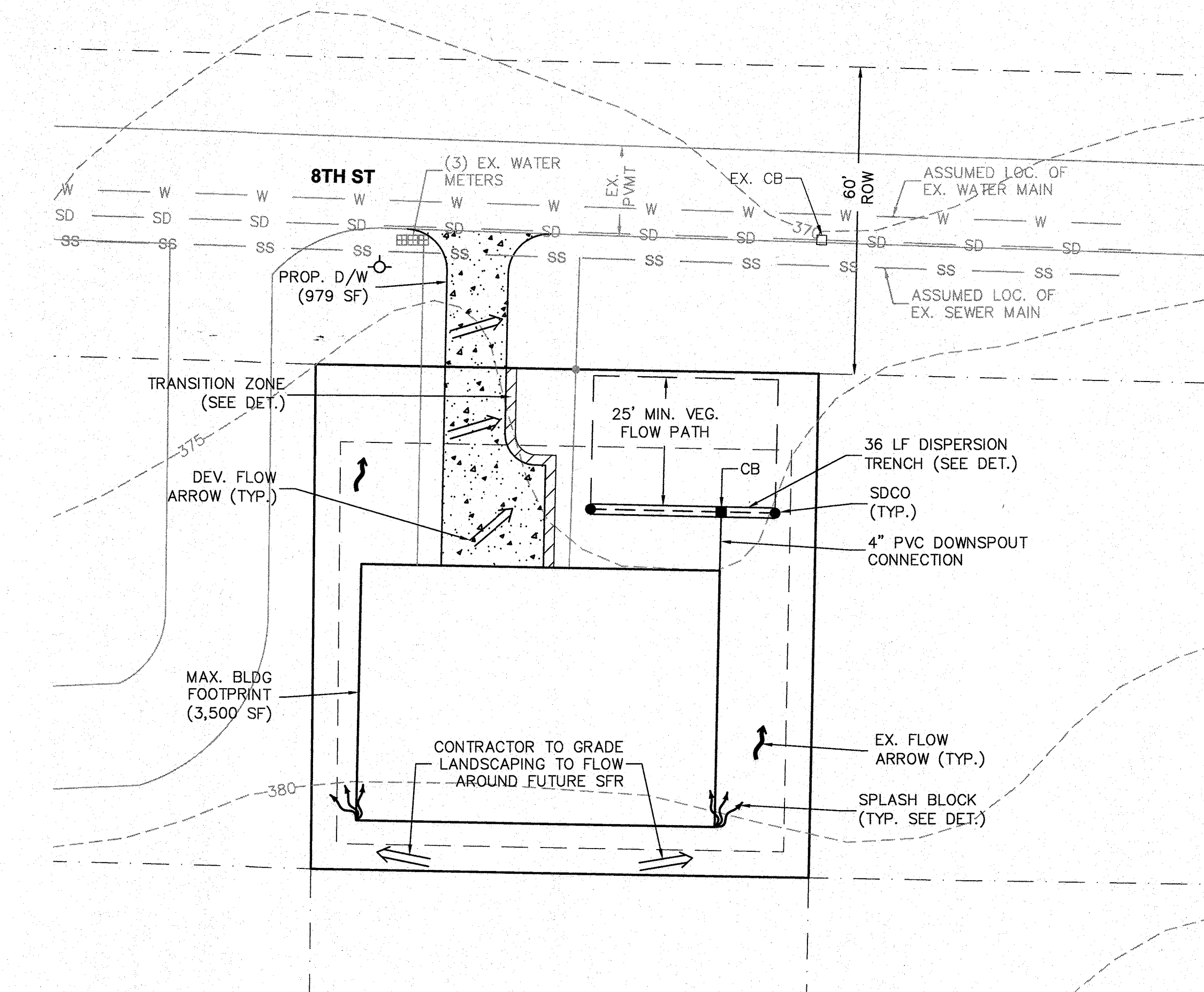
DATE: 12/12/19

SCALE: 1" = 20'

DRAWING NO. 2 OF 4

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SECTION 04, TOWNSHIP 28 N, RANGE 4 E, W.M.



TRANSITION ZONE DETAIL
NOT TO SCALE
(AS NEEDED SEE NOTE ABOVE)

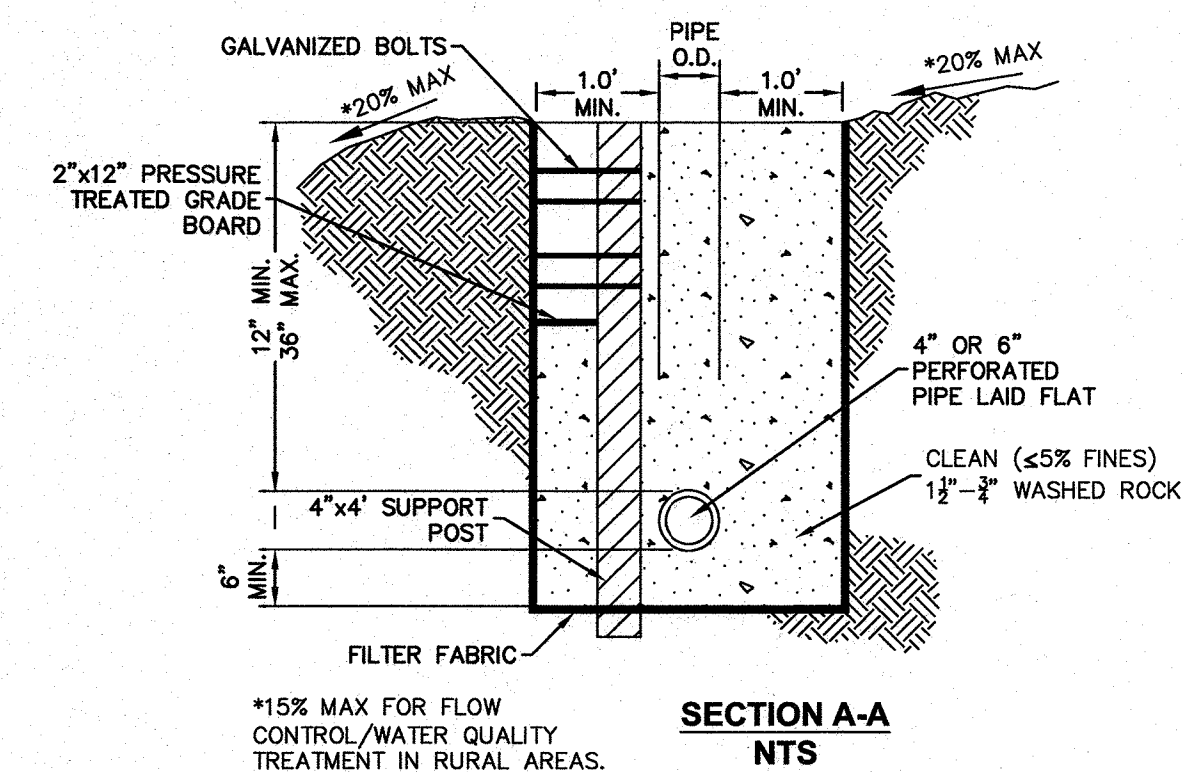
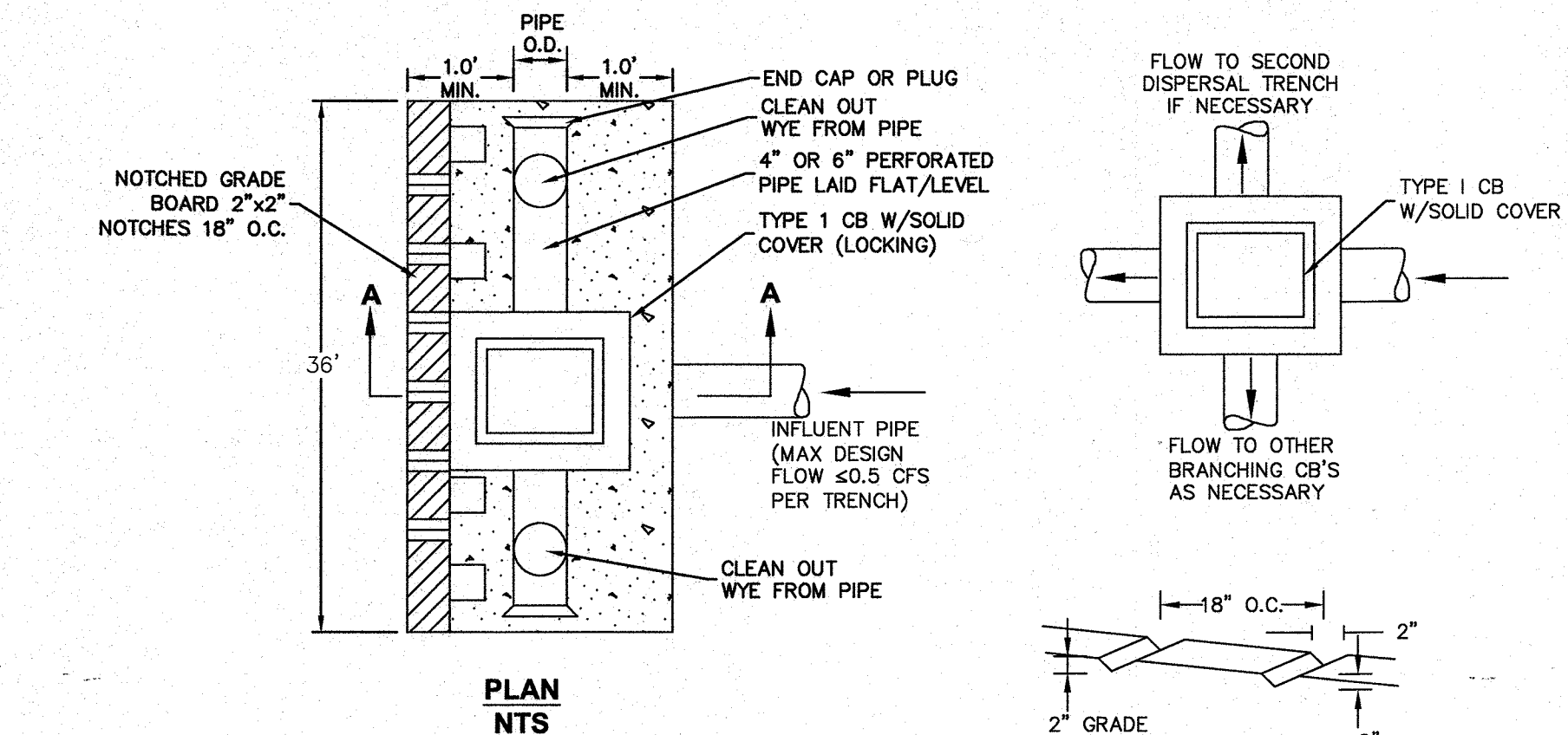
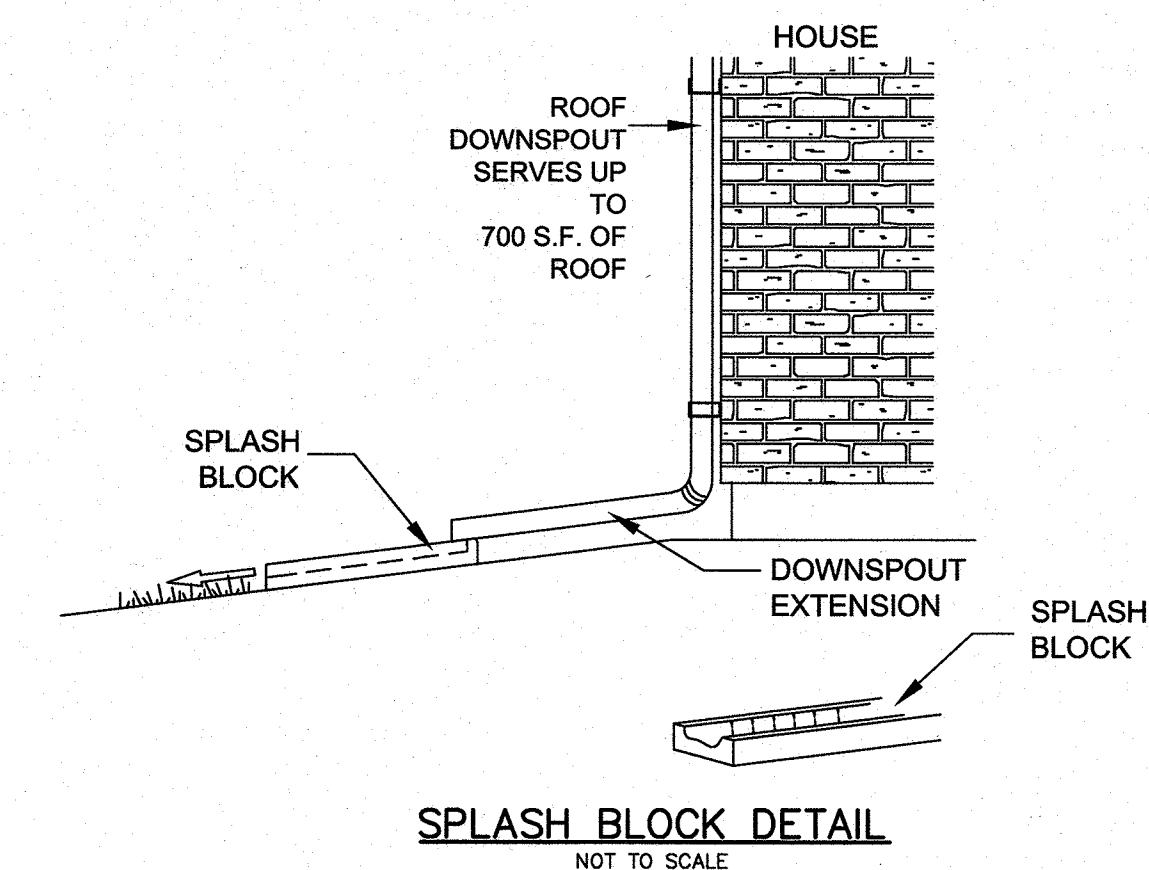
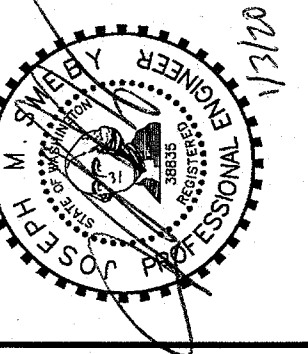


FIGURE 3.7 NPGIS DISPERSION TRENCH
NOT TO SCALE

[illegible]

STORMWATER SITE PLAN & DETAILS

2707 WETMORE AVE.
EVERETT, WA 98201
t 425.387.3820
f 425.259.1958



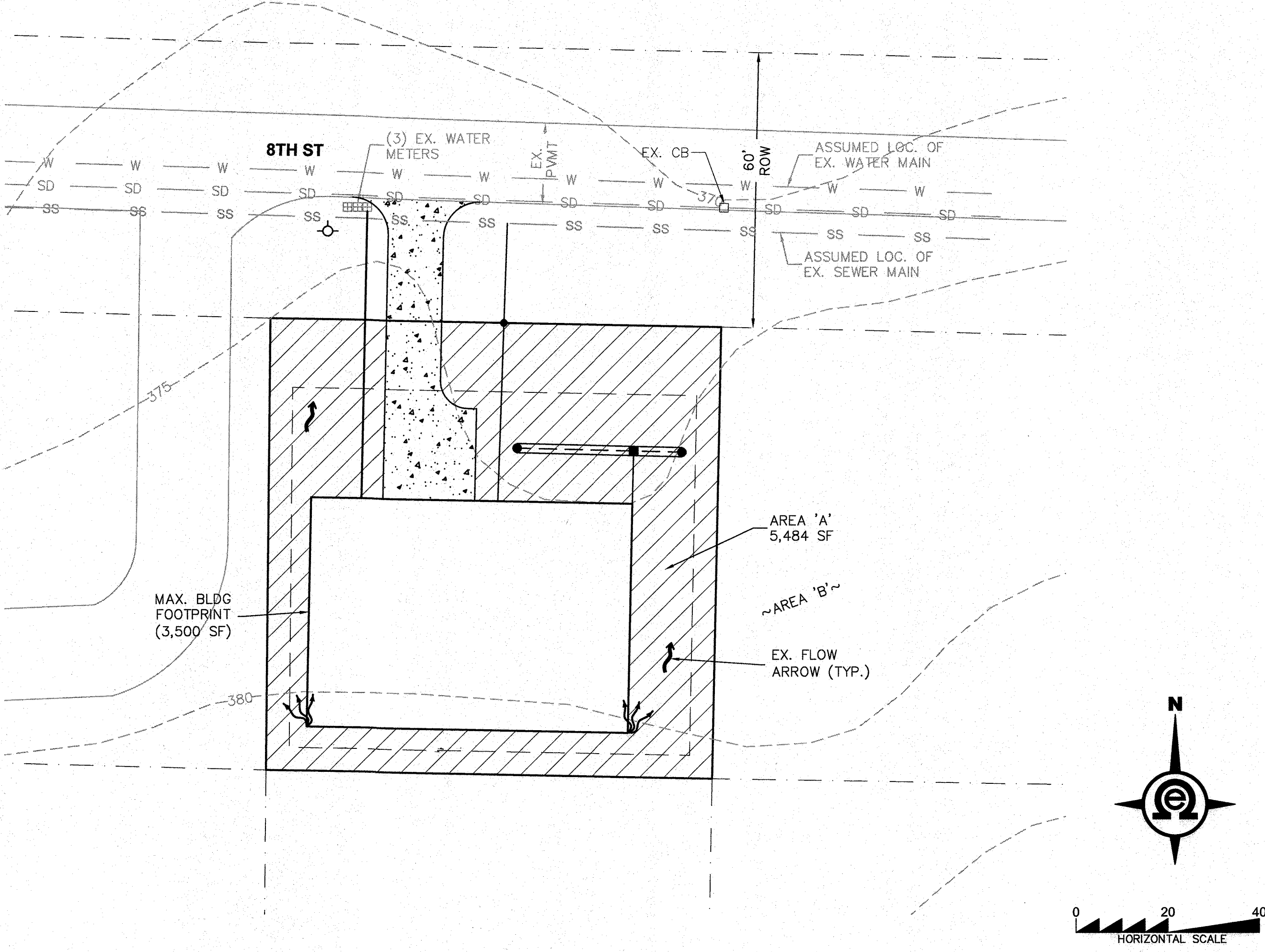
MUNDORF SFR
MUKILTEO, WASHINGTON
SECTION 09, TOWNSHIP 28,
RANGE 04 EAST, W.M.

PROJ. NO. 19-1024	DSN. BY: EJT
DATE: 12/12/19	
SCALE: 1" = 20'	
DRAWING NO. 3 4	

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MUNDORF SFR

SECTION 04, TOWNSHIP 28 N, RANGE 4 E, W.M.



NOTE:
AMEND SOIL FOR GRADED OR COMPACTED AREAS ONLY.
ESTIMATED MATERIALS NEEDED:
COMPOST OPTION: 34 CY
TOPSOIL OPTION: 138 CY

LEGEND (SEE NOTES)

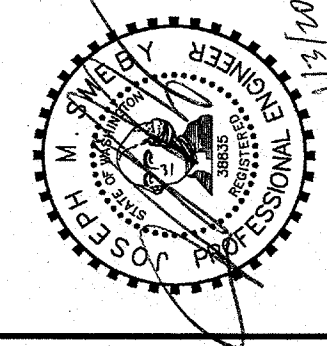
	AREA A BASIC SOIL AMENDMENT PER BMP T5.13		AREA B UNCOMPACTED, UNGRADED, UNDISTURBED
--	---	--	---

BASIC SOIL AMENDMENT NOTES

1. A TOPSOIL LAYER WITH A MINIMUM ORGANIC MATTER CONTENT OF TEN PERCENT DRY WEIGHT IN PLANTING BEDS, AND 5% ORGANIC MATTER CONTENT (BASED ON A LOSS-ON-IGNITION TEST) IN TURF AREAS, AND A pH FROM 6.0 TO 8.0 OR MATCHING THE pH OF THE ORIGINAL UNDISTURBED SOIL. THE TOPSOIL LAYER SHALL HAVE A MINIMUM DEPTH OF EIGHT INCHES EXCEPT WHERE TREE ROOTS LIMIT THE DEPTH OF INCORPORATION OF AMENDMENTS NEEDED TO MEET THE CRITERIA. SUBSOILS BELOW THE TOPSOIL LAYER SHOULD BE SCARIFIED AT LEAST 4 INCHES WITH SOME INCORPORATION OF THE UPPER MATERIAL TO AVOID STRATIFIED LAYERS, WHERE FEASIBLE.
2. PLANTING BEDS MUST BE MULCHED WITH 2 INCHES OF ORGANIC MATERIAL.
3. QUALITY OF COMPOST AND OTHER MATERIALS USED TO MEET THE ORGANIC CONTENT REQUIREMENTS:
 - a. THE ORGANIC CONTENT FOR "PRE-APPROVED" AMENDMENT RATES CAN BE MET ONLY USING COMPOST THAT MEETS THE DEFINITION OF "COMPOSTED MATERIALS" IN WAC 173-350-220. THIS CODE IS AVAILABLE ONLINE AT: [HTTP://WWW.ECY.WA.GOV/PROGRAMS/SWFA/FACILITIES/350.HTML](http://www.ecy.wa.gov/PROGRAMS/SWFA/FACILITIES/350.HTML). COMPOST USED IN BIOTENTION AREAS SHOULD BE STABLE, MATURE AND DERIVED FROM YARD DEBRIS, WOOD WASTE, OR OTHER ORGANIC MATERIALS THAT MEET THE INTENT OF THE ORGANIC SOIL AMENDMENT SPECIFICATION. BIOSOLIDS AND MANURE COMPOSTS CAN BE HIGHER IN BIO-AVAILABLE PHOSPHORUS THAN COMPOST DERIVED FROM YARD OR PLANT WASTE AND THEREFORE ARE NOT ALLOWED IN BIOTENTION AREAS DUE TO THE POSSIBILITY OF EXPORTING BIO-AVAILABLE PHOSPHORUS IN EFFLUENT. THE COMPOST MUST ALSO HAVE AN ORGANIC MATTER CONTENT OF 35% TO 65%, AND A CARBON TO NITROGEN RATIO BELOW 25:1. THE CARBON TO NITROGEN RATIO MAY BE AS HIGH AS 35:1 FOR PLANTINGS COMPOSED ENTIRELY OF PLANS NATIVE TO THE PUGET SOUND LOWLANDS REGION.
 - b. CALCULATED AMENDMENT RATES MAY BE MET THROUGH USE OF COMPOSTED MATERIALS AS DEFINED ABOVE; OR OTHER ORGANIC MATERIALS AMENDED TO MEET THE CARBON TO NITROGEN RATIO REQUIREMENTS, AND MEETING THE CONTAMINANT STANDARDS OF GRADE A COMPOST.
4. AMEND DISTURBED SOIL ACCORDING TO THE FOLLOWING PROCEDURES:
 - a. SCARIFY SUBSOIL TO A DEPTH OF ONE FOOT.
 - b. IN PLANTING BEDS, PLACE THREE INCHES OF COMPOST AND TILL IN TO AN EIGHT-INCH DEPTH.
 - c. IN TURF AREAS, PLACE TWO INCHES OF COMPOST AND TILL IN TO AN EIGHT-INCH DEPTH.
 - d. APPLY TWO TO FOUR INCHES OF ARBORIST WOOD CHIP COARSE BARK MULCH, OR COMPOST MULCH TO PLANTING BEDS AFTER FINAL PLANTING.ALTERNATIVELY, DISTURBED SOIL CAN BE AMENDED ON A SITE-CUSTOMIZED MANNER SO THAT IT MEETS THE SOIL QUALITY CRITERIA SET FORTH ABOVE, AS DETERMINED BY A LICENSED ENGINEER, GEOLOGIST, LANDSCAPE ARCHITECT, OR OTHER PERSON AS APPROVED BY SNOHOMISH COUNTY.
5. STOCKPILE EXISTING TOPSOIL DURING GRADING, AND REPLACE IT PRIOR TO PLANTING. STOCKPILED TOPSOIL MUST BE AMENDED IF NEEDED TO MEET THE ORGANIC MATTER AND DEPTH REQUIREMENTS BY FOLLOWING THE PROCEDURES IN METHOD (4) ABOVE.
6. IMPORT TOPSOIL MIX OF SUFFICIENT ORGANIC CONTENT AND DEPTH TO MEET THE ORGANIC MATTER AND DEPTH REQUIREMENTS.

MORE THAN ONE METHOD MAY BE USED ON DIFFERENT PORTIONS OF THE SAME SITE. SOIL THAT ALREADY MEETS THE DEPTH AND ORGANIC MATTER QUALITY STANDARDS, AND IS NOT COMPACTED, DOES NOT NEED TO BE AMENDED.

IF EXISTING TOPSOIL IS STOCKPILED AND REPLACED IN AREAS SHOWN IN THE LEGEND, TESTING WILL BE REQUIRED PER NOTES 1, 4 & 5 ABOVE.



SOIL MANAGEMENT PLAN

2707 WETMORE AVE.
EVERETT, WA 98201
t 425.387.3820
f 425.259.1988



MUNDORF SFR
MUKILTEO, WASHINGTON
SECTION 04, TOWNSHIP 28,
RANGE 04 EAST, W.M.

PROJ. NO.	19-1024	DSN. BY:	EJT
DATE:	12/12/19		
SCALE:	1" = 20'		
DRAWING NO.	4	OF	4

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