

SITE ADDRESS:
9XX WEBSTER STREET
MUKILTEO, WA 98275
ZONING = RD 7.5 SFR

TAX PARCEL # 00527504701200

SECTION, TOWNSHIP, RANGE:
4, 28 NORTH, 4 EAST, W.M.

LEGAL DESCRIPTION:
LOT 12 THROUGH 16, BLOCK 47 OF MUKILTEO, ACCORDING TO
THE PLAT THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGE
34, RECORDS OF SNOHOMISH COUNTY, WASHINGTON;
TOGETHER WITH THAT PORTION OF VACATED 10TH STREET
ADJACENT PER THE CITY OF MUKILTEO ORDINANCE NO. 1055,
AND RECORDED UNDER AUDITOR'S FILE NO. 20020917215;
SITUATE IN THE COUNTY OF SNOHOMISH, STATE OF
WASHINGTON

WATER PURVEYOR:
CITY OF MUKILTEO

SEWER PURVEYOR:
CITY OF MUKILTEO

PERMITTING JURISDICTION:
CITY OF MUKILTEO

SITE AREA = 0.44 ACRES (19,204 SF)

EXISTING CONDITIONS:
IMPERVIOUS SURFACE AREA (ISA) = 0 SF
PERVIOUS SURFACE AREA = 19,204 SF

PROPOSED CONDITIONS:
ISA = 4,150 SF
DRIVEWAY = 450 SF
HOME / GARAGE FOOTPRINT = 3,600 SF
WALKWAY = 100 SF
PERVIOUS SURFACE AREA = 15,054 SF

SHEET INDEX
C1.0 SITE PLAN
C1.1 GRADING AND STORM DRAINAGE PLAN
C1.2 STORM DRAINAGE NOTES AND DETAILS A
C1.3 STORM DRAINAGE NOTES AND DETAILS B / CROSS SECTIONS
C2.0 TESC PLAN
C2.1 TESC NOTES AND DETAILS
W1.0 STREAM BUFFER MITIGATION PLAN
W2.0 STREAM MITIGATION NOTES AND DETAILS

PROPERTY OWNER:
GAGANDEEP OBEROI
4682 ARBORS CIRCLE
MUKILTEO, WA 98275
(425) 244-0917
MAGNIFICENTNW@GMAIL.COM

APPLICANT:
STEVE HALL
REVIVE PROPERTIES LLC
6121 NE 175TH STREET #B 402
KENMORE, WA 98028
(360) 961-3638
STEVE@RP-PARTNERS.COM

ARCHITECT:
DESIGN LYRIC, LLC
SANJEEV SHARMA
9824 233RD PLACE NE
REDMOND, WA 98053
(206) 853-9874
SEATTLEARCHITECT@GMAIL.COM

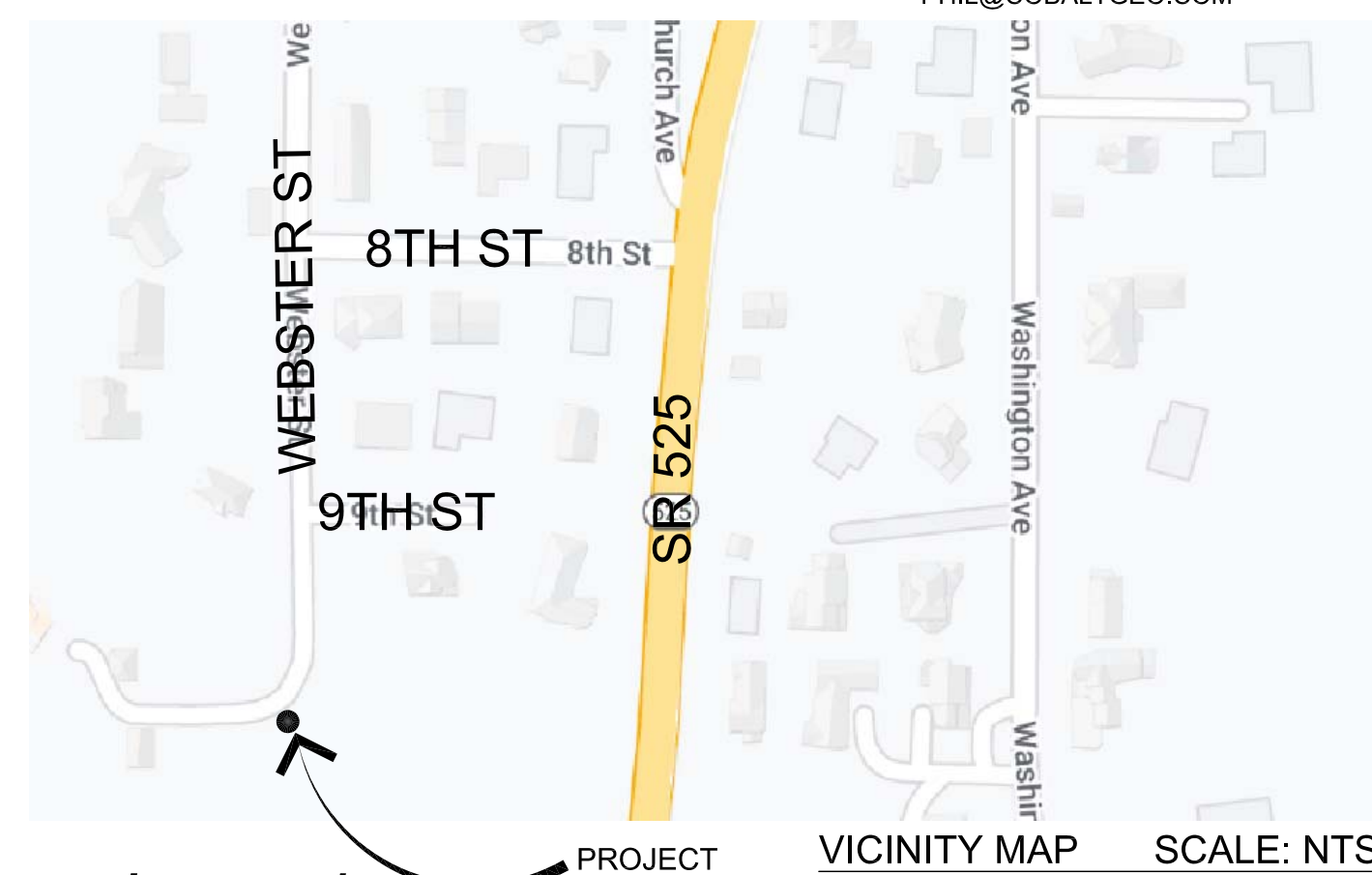
SURVEYOR:
WEST ALLIANCE PROFESSIONAL LAND
SURVEYORS
DAVID WEST, JR, P.L.S.
13614 ASH WAY
EVERETT, WA 98204
(509) 630-0783
MATRIXSURVEYOR@LIVE.COM

BUILDER:
NOT YET SELECTED



















ARBORIST:

WETLAND BIOLOGIST:
WETLANDS & WILDLIFE, INC.
SCOTT SPOONER
19410 179TH COURT NE
WOODINVILLE, WA 98077
(425) 337-6490
SCOTTSPONER@WETLANDS-WILDLIFE.COM







CIVIL ENGINEER:
MARK RIGOS, P.E.
440 SE DARST STREET
ISSAQUAH, WA 98027
(425) 652-6013
MARKRIGOS@HOTMAIL.COM



NOT ALL SYMBOLS USED

	EXISTING MONUMENT
	WATER METER
	EX. FIRE HYDRANT
	WATER VALVE
	UTILITY POLE
	UTILITY ANCHOR
	LIGHT POLE
	GAS VALVE
	STREET SIGN
	EX. CB, TYPE 1
	CATCH BASIN TYPE 2
	SAN SWR. MANHOLE
	SAN. SWR. PIPELINE
	STORM DRAIN
	WATER PIPELINE
	OVERHEAD POWER
	GAS LINE
	UNDERGROUND POW

ROCKERY

TP	=	TYPICAL
EX.	=	EXISTING
	=	FINISHED FLOOR ELEVATION
GS	=	GARAGE SLAB ELEVATION
IE	=	INVERT ELEVATION
CB	=	CATCH BASIN
CPPE	=	CORRUGATED POLYETHYLENE PIPE
NTS	=	NOT TO SCALE
	=	TREE TO BE REMOVED
DI	=	DUCTILE IRON
LF	=	LINEAL FEET
SF	=	SQUARE FEET
 FLOWM	=	ORDINARY HIGH WATER MARK
RUE	=	REASONABLE USE EXCEPTION
BSBL	=	BUILDING SETBACK LINE
NVFS	=	NATIVE VEGETATED FLOWPATH SEGMENT
	=	DECIDUOUS TREE
	=	EVERGREEN TREE
	=	EX. PAVEMENT
	=	PROPOSED PAVEMENT

A ~ ALDER
CL ~ CLUSTER
DEC ~ DECIDUOUS
F ~ FIR
M ~ MAPLE
H ~ HEMLOCK
W ~ WILLOW



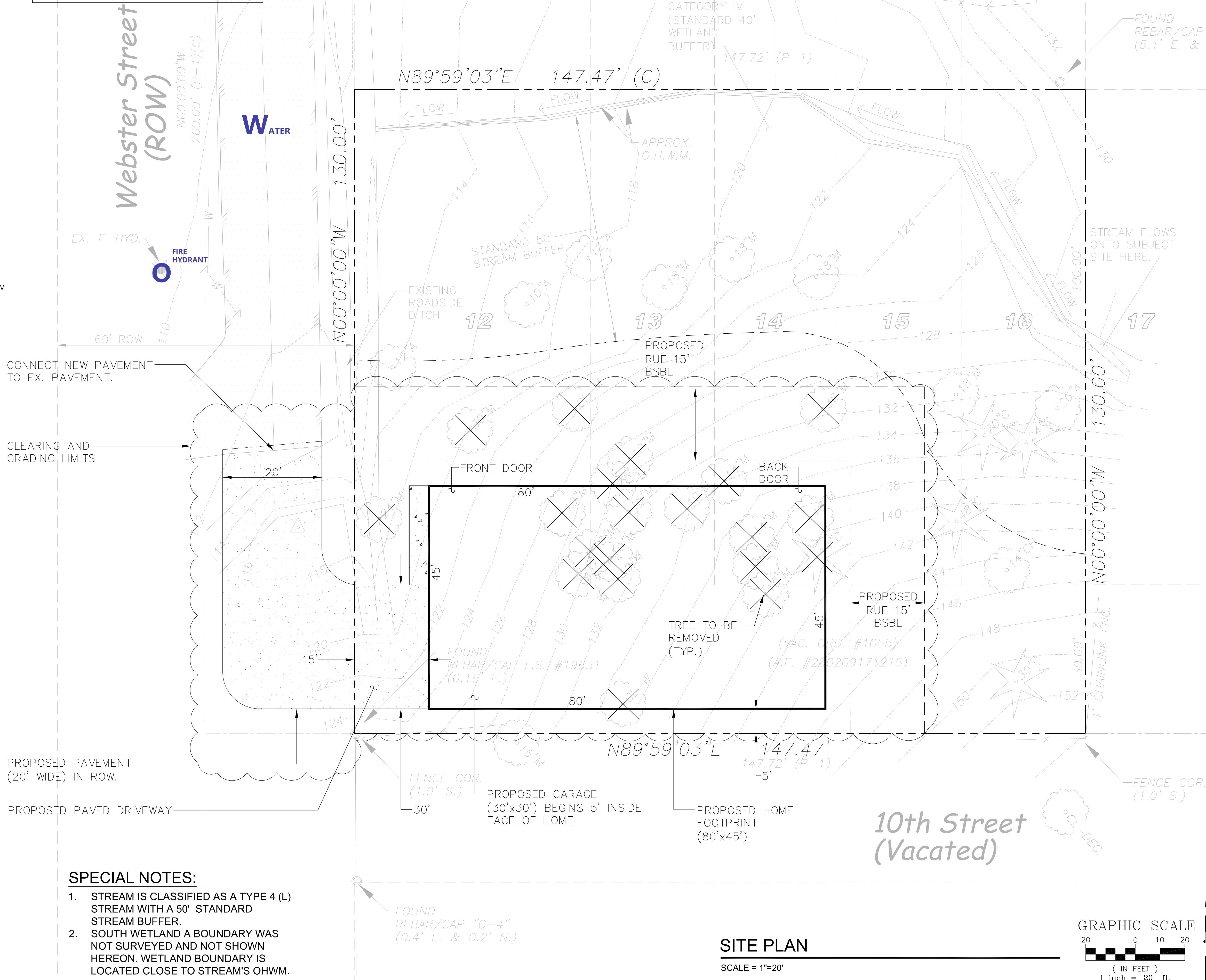
Call 2 Working Days Before You Dig

1-800-424-5555

Utilities Underground Location Center
(ID, MT, ND, OR, WA)

SAFETY PRECAUTION SHALL BE IMPLEMENTED BY CONTRACTOR(S) AT ALL TRENCHING IN
ACCORDANCE WITH CURRENT OSHA STANDARDS


ELECTRIC - RED	SEWER - GREEN	GASOL - YELLOW	SURVEY - PINK	TELECATV - ORANGE
PROPOSED - WHITE		WATER - BLUE		



1. STREAM IS CLASSIFIED AS A TYPE 4 (L) STREAM WITH A 50' STANDARD STREAM BUFFER.
2. SOUTH WETLAND A BOUNDARY WAS NOT SURVEYED AND NOT SHOWN HEREON. WETLAND BOUNDARY IS LOCATED CLOSE TO STREAM'S OHWM.

SCALE = 1"=20'

GRAPHIC SCALE



(IN FEET)
1 inch = 20 ft.



MARK RIGOS
440 SE DARST STR
ISSAQUAH, WA 980
(425) 652-6013

GAGANDEEP OBEROI REASONABLE USE EXCEPTION
4682 ARBORS CIRCLE
MUKILTEO, WA 98275

<u>REV.</u>	<u>DATE:</u>
_____	_____
_____	_____
_____	_____
_____	_____

DATE: 06/28/2023

C1.0