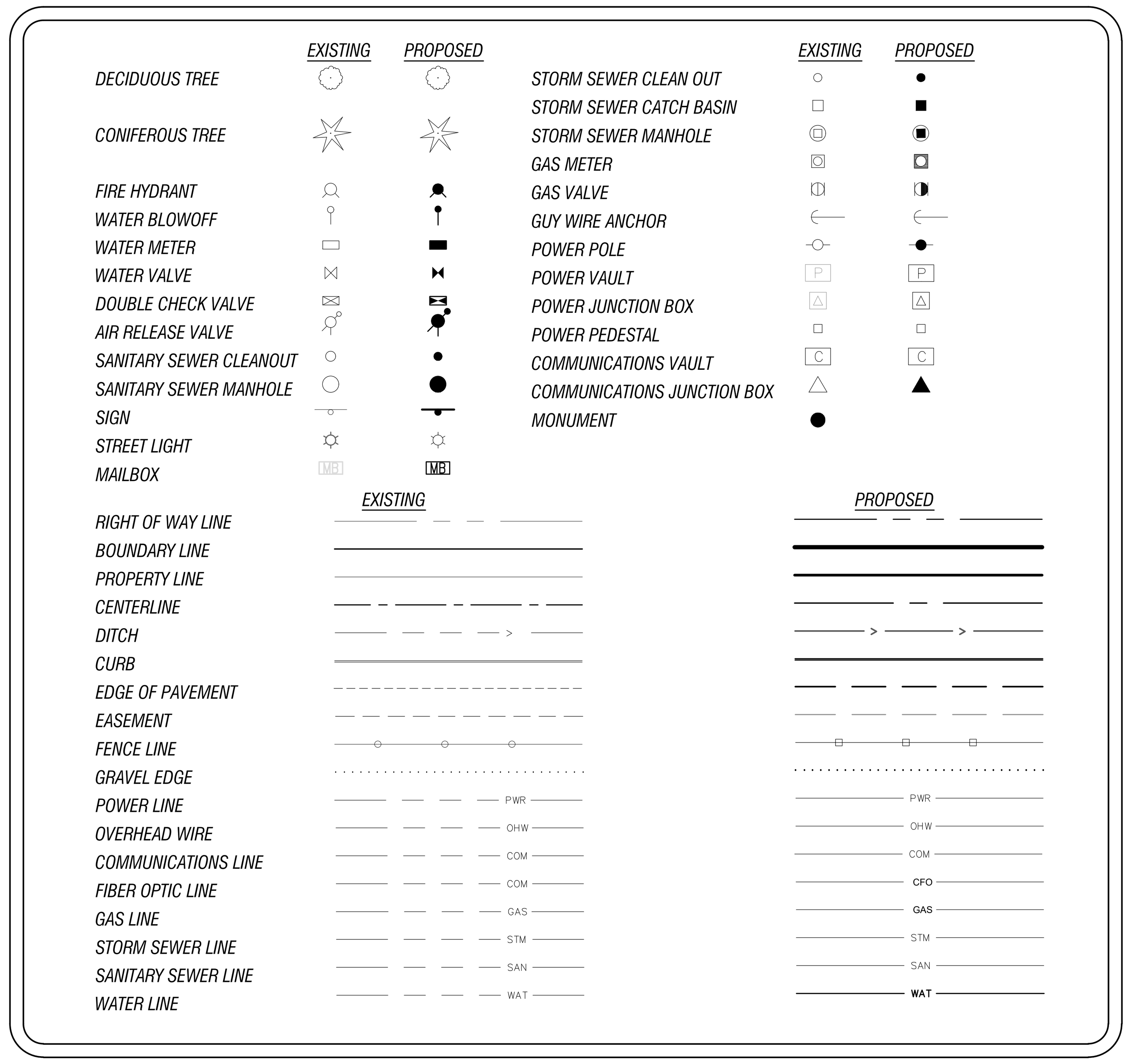
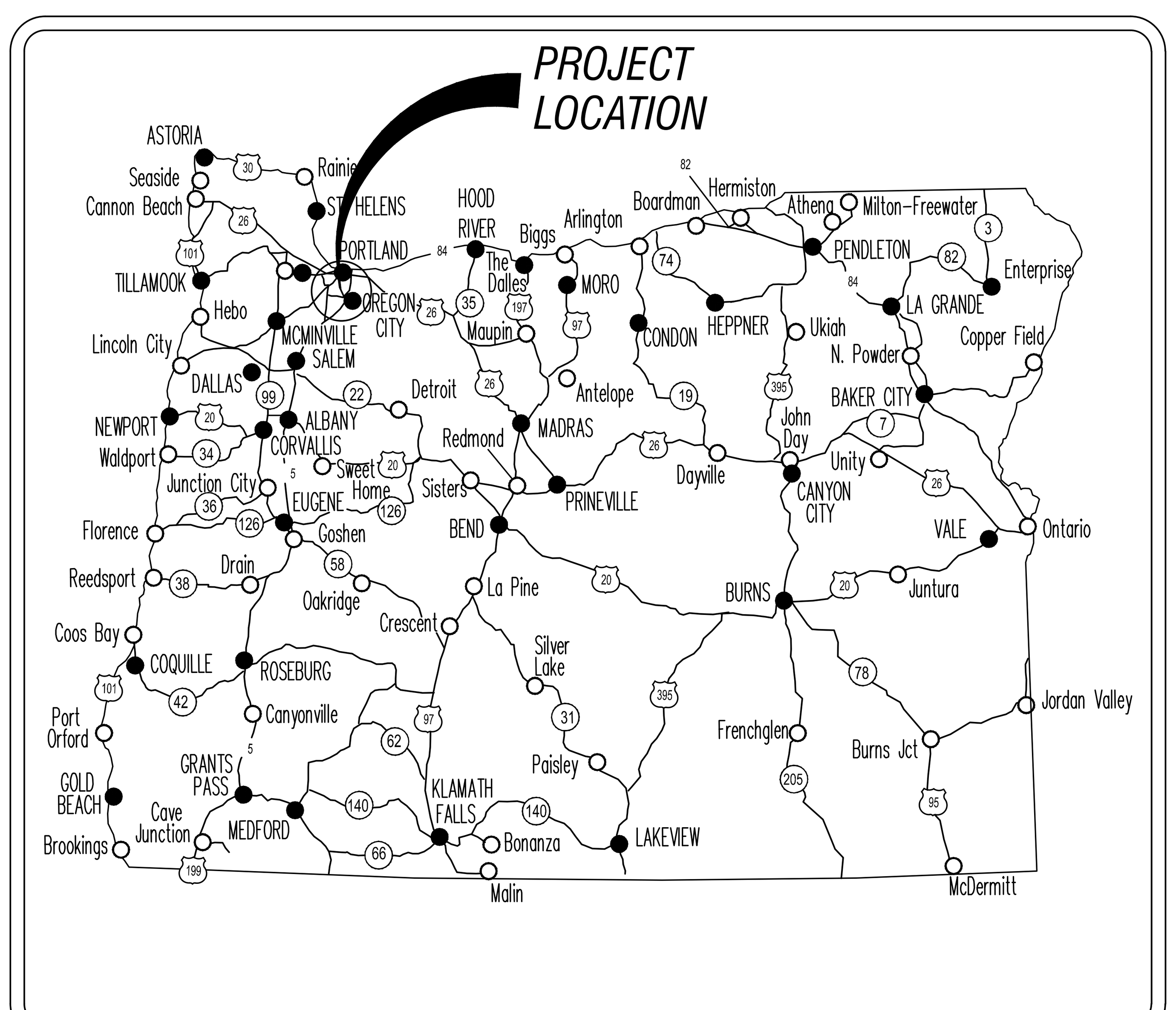
CORNER OF MARKET AND TIERRA

ASSESSOR'S MAP 07 2W 19AC TAX LOTS 400, 500, 600
SALEM, MARION COUNTY, OREGON



EXISTING
PROPOSED
DECIDUOUS TREE
CONIFEROUS TREE
FIRE HYDRANT
WATER BLOWOFF
WATER METER
WATER VALVE
DOUBLE CHECK VALVE
AIR RELEASE VALVE
SANITARY SEWER CLEANOUT
SANITARY SEWER MANHOLE
SIGN
STREET LIGHT
MAILBOX
STORM SEWER CLEAN OUT
STORM SEWER CATCH BASIN
STORM SEWER MANHOLE
GAS METER
GAS VALVE
GUY WIRE ANCHOR
POWER POLE
POWER VAULT
POWER JUNCTION BOX
POWER PEDESTAL
COMMUNICATIONS VAULT
COMMUNICATIONS JUNCTION BOX
MONUMENT
RIGHT OF WAY LINE
BOUNDARY LINE
PROPERTY LINE
CENTERLINE
DITCH
CURB
EDGE OF PAVEMENT
EASEMENT
FENCE LINE
GRAVEL EDGE
POWER LINE
OVERHEAD WIRE
COMMUNICATIONS LINE
FIBER OPTIC LINE
GAS LINE
STORM SEWER LINE
SANITARY SEWER LINE
WATER LINE

LEGEND



PROJECT LOCATION
ASTORIA
Seaside
Cannon Beach
TILLAMOOK
ST. HELENS
PORTLAND
OREGON CITY
HOOD RIVER
The Dalles
Biggs
Arlington
Boardman
Hermiston
Milton-Freewater
PENDLETON
LA GRANDE
Enterprise
MORO
CONDON
HEPPNER
Ukiah
Copper Field
Hebo
MCMINNVILLE
SALEM
Lincoln City
DALLAS
NEWPORT
Waldport
ALBANY
CORVALLIS
Detroit
Antelope
Redmond
MADRAS
BAKER CITY
John Day
Unity
CANYON CITY
VALE
Ontario
Florence
EUGENE
Sisters
PRINEVILLE
Dayville
BEND
Reedsport
Drain
La Pine
BURNS
Juntura
Coos Bay
COQUILLE
ROSEBURG
Crescent
Silver Lake
Jordan Valley
Port Orford
Canyonville
Paisley
Frenchglen
Burns Jct
GOLD BEACH
GRANTS PASS
KLAMATH FALLS
LAKEVIEW
Brookings
MEDFORD
Bonanza
Malin
McDermitt

VICINITY MAP

SITE MAP SCALE: NO SCALE

PROJECT TEAM:

OWNER/APPLICANT:
TRUNG V DIEP
4694 CENTER ST NE
SALEM, OREGON 97301

ENGINEER:
GREG J. ZARTMAN, PE
LEI ENGINEERING & SURVEYING
OF OREGON, LLC
2564 19TH ST. SE
SALEM, OREGON 97302

SURVEYOR:
CHRIS FOGERSON, PE, PLS
LEI ENGINEERING & SURVEYING
OF OREGON, LLC
2564 19TH ST. SE
SALEM, OREGON 97302

PROPERTY DESCRIPTION:
TAX LOTS 00400, 00500, & 00600
MARION COUNTY TAX MAP 07 2W 19AC.
LOCATED IN THE NE 1/4 OF SECTION 19,
TOWNSHIP 7 SOUTH, RANGE 2 WEST,
WILLAMETTE MERIDIAN, MARION
COUNTY, OREGON.

BENCHMARK:
VERTICAL DATUM:
NAVD88 (COMPUTED USING GEOID18)
HORIZONTAL DATUM:
OREGON COORDINATE REFERENCE
SYSTEM, SALEM ZONE

SHEET LIST TABLE

SHEET #	SHEET TITLE
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03	EXISTING CONDITIONS
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05	DEMOLITION PLAN
06	DIMENSION PLAN
07	SITE PLAN
08	COMPOSITE UTILITY PLAN
09	STORM WATER SITE PLAN
10	STORM WATER PLANTER
11	SANITARY SEWER & WATERLINE PLAN
12	ROW GRADING
13	PRIVATE GRADING
14	FIRE ACCESS PLAN

REGISTERED PROFESSIONAL ENGINEER
OREGON
GREG J. ZARTMAN
PRELIMINARY
EXPIRES: 06/30/2026

NO.	DATE	REVISION	BY	APVD

CORNER OF MARKET AND TIERRA

PREPARED FOR: CHOM CONSTRUCTION

LEI ENGINEERING & SURVEYING OF OREGON
2564 19TH STREET SE
Salem, Oregon 97302
(503) 399-3828
www.leiengineering.com

COVER SHEET

SCALE: NO SCALE
PROJECT NO. 14-116
SHEET 01 OF 14
CV-1

NOTES:

1. CONTRACTOR SHALL PROCURE AND CONFORM TO ALL CONSTRUCTION PERMITS REQUIRED BY THE CITY OF SALEM, MARION COUNTY AND STATE OF OREGON.

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), THE OREGON DEPARTMENT OF ENVIRONMENTAL QUALITY (DEQ), AND THE OREGON DEPARTMENT OF TRANSPORTATION (ODOT).

4. UNLESS OTHERWISE APPROVED BY THE ENGINEER, CONSTRUCTION OF ALL PUBLIC FACILITIES SHALL BE DONE BETWEEN 7:00 A.M. AND 7:00 P.M. , MONDAY THROUGH FRIDAY.

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 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 OR OTHER AGENCIES SHALL NOT, IN ANY WAY, RELIEVE THE CONTRACTOR FROM ANY OBLIGATION TO PERFORM THE WORK IN STRICT COMPLIANCE WITH THE CONTRACT DOCUMENTS, APPLICABLE CODES, OR STANDARD SPECIFICATIONS FOR CONSTRUCTION.

8. CONTRACTOR SHALL ERECT AND MAINTAIN BARRICADES, WARNING SIGNS, AND CONES PURSUANT TO CITY REQUIREMENTS IN ACCORDANCE WITH THE 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. THE CONTRACTOR SHALL MAINTAIN ONE COMPLETE SET OF APPROVED DRAWINGS ON THE CONSTRUCTION SIGHT 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 OR ENGINEER UPON REQUEST.FAILURE TO CONFORM TO THIS REQUIREMENT MAY RESULT IN DELAY OF PAYMENT AND/OR FINAL ACCEPTANCE OF THE PROJECT.

10. UPON COMPLETION OF CONSTRUCTION OF PUBLIC FACILITIES THE CONTRACTOR SHALL SUBMIT A CLEAN SET OF FIELD RECORD DRAWINGS CONTAINING ALL AS-BUILT INFORMATION TO THE ENGINEER FOR USE IN THE PREPARATION OF AS-BUILT DRAWINGS FOR SUBMITTAL TO THE CITY. ALL INFORMATION SHOWN ON THE CONTRACTOR'S FIELD RECORD DRAWINGS SHALL BE SUBJECT TO VERIFICATION BY THE ENGINEER. IF SIGNIFICANT ERRORS OR DEVIATIONS ARE NOTED BY THE ENGINEER, AN AS-BUILT SURVEY PREPARED AND STAMPED BY A REGISTERED PROFESSIONAL LAND SURVEYOR SHALL BE COMPLETED AT THE CONTRACTOR'S EXPENSE.

11. THE CONTRACTOR SHALL SUBMIT A SUITABLE MAINTENANCE BOND PRIOR TO FINAL PAYMENT WHERE REQUIRED BY PUBLIC AND/OR PRIVATE AGENCIES HAVING JURISDICTION.

12. CONTRACTOR ARE RESPONSIBLE FOR PROVIDING NOTIFICATIONS AND WORK COORDINATION TO ADJACENT PROPERTIES, INCLUDING REQUIRED OFF-SITE CONSTRUCTION WORK.

13. DURING CONSTRUCTION, THE CONTRACTOR SHALL CONTACT THE ENGINEER FOR QUESTIONS RELATED AND POSSIBLE MODIFICATIONS TO THE APPROVED PLANS AND PROJECT LIMITS TO COMPLY WITH THE CITY'S REQUIREMENTS. THE ENGINEER SHALL SUBMIT PLAN MODIFICATIONS DURING CONSTRUCTION TO THE CITY OF APPROVAL PRIOR TO START WORK.

14. CONTRACTOR SHALL PROVIDE A TEMPORARY TRAFFIC CONTROL PLAN FOR REVIEW AND APPROVAL PRIOR TO STARTING WORK.

TESTING AND INSPECTION:

15. THE CONTRACTOR SHALL BE RESPONSIBLE TO ENSURE THAT ALL REQUIRED OR NECESSARY INSPECTIONS ARE COMPLETED BY THE ENGINEER AND COORDINATE CONSTRUCTION SCHEDULES WITH THE CITY'S ENGINEERING DIVISION SUCH THAT THE CITY'S INSPECTOR CAN BE PRESENT FOR OBSERVATIONS THAT REQUIRES THE CITY'S PRESENCE PRIOR TO PROCEEDING WITH SUBSEQUENT WORK WHICH COVERS, OR 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 ARISING FROM UNINSPECTED WORK. CONTRACTOR MUST UNCOVER ANY WORK COMPLETED AND BACKFILLED WITHOUT PROPER INSPECTIONS AND APPROVAL BY CITY STAFF.

EXISTING UTILITIES & FACILITIES:

16. 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 LOCATIONS OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION.

17. 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.

18. CONTRACTOR SHALL FIELD VERIFY LOCATION AND DEPTH OF ALL EXISTING UTILITIES WHERE NEW FACILITIES CROSS. 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 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.

19. 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. THE CONTRACTOR IS TO LEAVE EXISTING FACILITIES IN AN EQUAL OR BETTER THAN ORIGINAL CONDITION, AND ALSO TO THE SATISFACTION OF THE ENGINEER.

20. UTILITIES, OR INTERFERING PORTIONS OF THE 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.

21. 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.

22. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MANAGING CONSTRUCTION ACTIVITIES TO ENSURE 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.

23. ENGINEER OF RECORD TO PROVIDE A TRAFFIC CONTROL AND EROSION CONTROL FOR ALL PHASES OF CONSTRUCTION FOR PUBLIC WORKS REVIEW PRIOR TO START CONSTRUCTION.

24. RIGHT-OF-WAY AND PUBLIC UTILITY EASEMENTS DEDICATIONS SHALL RECORDED PRIOR TO FINAL INSPECTION

25. APPLICANT/ OWNER IS RESPONSIBLE FOR COMPLYING WITH 811 LOCATES RULES FOR LOCATING PRIVATE IRRIGATION LINES LOCATED IN THE PUBLIC RIGHT-OF-WAY OR PUBLIC UTILITY EASEMENTS.

GRADING, PAVING & DRAINAGE:

26. IMMEDIATELY FOLLOWING STRIPPING OPERATIONS, COMPACT SUBGRADE TO 95% OF THE MAXIMUM DRY DENSITY PURSUANT TO AASHTO T-180 TEST METHOD (MODIFIED PROCTOR). SUBGRADE MUST BE INSPECTED AND APPROVED BY THE ENGINEER AND CITY STAFF PRIOR TO PLACING EMBANKMENTS, ENGINEERED FILLS OR FINE GRADING FOR BASE ROCK.

27. ALL FILLS SHALL BE ENGINEERED EXCEPT FOR FILLS LESS THAN 18 INCHES IN DEPTH WHICH ARE LOCATED OUTSIDE THE PUBLIC RIGHT-OF-WAY , BUILDING PADS, PARKING LOTS OR OTHER AREAS TO BE IMPROVED. ENGINEERED FILLS SHALL BE CONSTRUCTED IN 6" LIFTS OVER APPROVED SUBGRADE. EACH LIFT SHALL BE COMPACTED TO 95% OF THE MAXIMUM DRY DENSITY PURSUANT TO AASHTO T-180 TEST METHOD (MODIFIED PROCTOR).

28. CRUSHED ROCK SHALL CONFORM TO THE REQUIREMENTS OF SECTION 00641.44 (SHAPING AND COMPACTING) OREGON STANDARD SPECIFICATIONS, AND SECTION 006-10 OF THE 2002 OREGON STANDARD SPECIFICATIONS FOR CONSTRUCTION 2015. COMPACT TO 95% OF THE MAXIMUM DRY DENSITY PURSUANT TO AASHTO T-180 TEST METHOD. WRITTEN COMPACTION TEST RESULTS FROM AN INDEPENDENT TESTING LABORATORY MUST BE RECEIVED BY THE ENGINEER PRIOR TO PLACING ASPHALT PAVEMENT.

29. ASPHALT PAVEMENT SHALL CONFORM TO SECTION 00744 (ASPHALT CONCRETE PAVEMENT) OF OREGON STANDARD SPECIFICATIONS FOR CONSTRUCTION 2015, LEVEL 3. ASPHALT CONCRETE PAVEMENT SHALL BE COMPACTED TO A MINIMUM OF 92% OF MAXIMUM DENSITY AS DETERMINED BY AASHTO T 209 TEST METHOD.

30. UNLESS OTHERWISE SHOWN ON THE DRAWINGS, STRAIGHT GRADES SHALL BE RUN BETWEEN ALL FINISH GRADE ELEVATIONS AND/OR FINISH CONTOUR LINES SHOWN.

31. FINISH PAVEMENT GRADES AT TRANSITION FROM NEW TO EXISTING PAVEMENT SHALL MATCH EXISTING PAVEMENT GRADES USING COLD PLANE JOINTS (GRIND AND INLAY) WITH EXISTING PAVEMENT AS REQUIRED TO PROVIDE A SMOOTH , FREE DRAINING SURFACE.

32. 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.

33. UNLESS OTHERWISE SHOWN ON THE DRAWINGS, NO CUT OR FILL SLOPES SHALL BE CONSTRUCTED STEEPER THAN 2H:1V.

34. ALL PLANTER AREAS SHALL BE BACKFILLED WITH APPROVED TOP SOIL MINIMUM 12" THICK. STRIPPING MATERIALS SHALL NOT BE USED FOR PLANTER BACKFILL.

35. CONTRACTOR SHALL SEED AND MULCH ALL EXPOSED SLOPES AND DISTURBED AREAS WHICH ARE NOT SCHEDULED TO BE LANDSCAPED. THE CONTRACTOR SHALL SERVE A ONE (1) YEAR ESTABLISHMENT PERIOD FROM THE DATE WHEN ALL THE ORIGINAL PLATING IS COMPLETE.

CURBS & SIDEWALKS:

36. CONTRACTOR SHALL CONSTRUCT HANDICAP ACCESS RAMPS AT ALL INTERSECTIONS AND SIDEWALKS IN ACCORDANCE WITH CURRENT ADA REQUIREMENTS AT THE TIME OF CONSTRUCTION, AS SHOWN ON PLANS. ALL INSPECTIONS/PLANS CHANGES ARE DONE BY THE ENGINEER AND SUBMITTED TO THE CITY PRIOR TO PROJECT FINAL APPROVAL.

37. SIDEWALKS SHALL BE A MINIMUM OF 4 INCHES THICK. DRIVEWAYS SHALL BE A MINIMUM 8 INCHES THICK. ALL SIDEWALKS AND DRIVEWAYS SHALL BE CONSTRUCTED USING 3500 PSI CONCRETE. THE SAWCUT LINES SHOWN ON THE DRAWINGS ARE SCHEMATIC AND NOT INTENDED TO SHOW THE EXACT ALIGNMENT OF SUCH CUTS.

38. WHERE WORK EXCAVATION REQUIRES REMOVAL OF P.C.C. CURBS AND/OR SIDEWALKS, THE CURBS AND/OR SIDEWALKS SHALL BE SAWCUT AND REMOVED AT AN EXISTING JOINT UNLESS OTHERWISE SPECIFIED BY THE ENGINEER.

PIPED UTILITIES:

39. 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 WITHIN THE PUBLIC RIGHT OF WAY AND UNDER ALL OTHER IMPROVED AREAS.

40. 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.

41. ALL UNDERGROUND PIPING SHALL HAVE AN ELECTRICALLY CONDUCTIVE INSULATED 12 GAUGE COPPER TRACER WIRE THE FULL LENGTH OF THE INSULATED PIPE USING BLUE WIRE FOR WATER PIPING, AND A GREEN WIRE FOR STORM AND SANITARY SEWER. TRACER WIRE SHALL BE EXTENDED UP INTO ALL VALVE BOXES, MANHOLES, AND CATCH BASINS. ALL TRACER WIRE SHALL BE TESTED AT THE EXPENSE OF THE CONTRACTOR PRIOR TO ACCEPTANCE OF THE UTILITY. SUCH TRENCHES SHALL BE CLOSED BEFORE THE END OF EACH WORK DAY AND NORMAL TRAFFIC FLOWS RESTORED.

42. NO TRENCHES IN ROADS OR DRIVEWAYS SHALL BE LEFT IN AN OPEN CONDITION OVERNIGHT.

STORM DRAIN SYSTEM:

43. STORM SEWER PIPE MATERIALS SHALL CONFORM TO THE CONSTRUCTION DRAWINGS AND CITY REQUIREMENTS.

44. STORM DRAIN PIPE SHALL BE AS SHOWN ON THE PLANS.

45. 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.

46. UNLESS OTHERWISE APPROVED BY THE ENGINEER, ALL STORM DRAIN CONNECTIONS SHALL BE BY MANUFACTURED WYES.

47. UNLESS OTHERWISE SHOWN OR DIRECTED, INSTALL STORM SEWER PIPE IN ACCORDANCE WITH MANUFACTURERS INSTALLATION GUIDELINES AND OSPSC.

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

49. CONTRACTOR SHALL CONDUCT DEFLECTION TEST OF FLEXIBLE STORM SEWER PIPELINES BY PULLING 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.

50. CONTRACTOR SHALL CONDUCT TV INSPECTION OF ALL STORM DRAIN PIPE AND PROVIDE A COPY OF THE TV REPORT TO THE ENGINEER AND THE CITY FOR REVIEW.

51. CONCRETE AND PVC PIPE SHALL BE LAID WITH RUBBER RING JOINTS. ALL STORM PIPE JOINTS SHALL BE WATERTIGHT REGARDLESS OF SPECIFIED OR SELECTED MATERIAL.

52. MINIMUM COVER ON STORM LINES IS 36" FROM THE TOP OF THE PIPE TO FINISH GRADE. BACKFILL MUST BE COMPACTED IN UNPAVED, NON-STRUCTURAL FILL AREA IS 90% COMPACTION IS TO BE PER AASHTO T-180. LINES WITH LESS THAN 36" COVER SHALL BE REINFORCED CONCRETE. WHEN INSTALLED IN TRAFFIC AREAS PROVIDE A CONCRETE CAP.

53. THE LOCATION AND/OR STATIONING AND THE DEPTH FROM THE INVERT FROM THE TOP OF CURB TO THE INVERT ELEVATION OF ALL STORM DRAIN LATERALS SHALL BE RECORDED BY THE CONTRACTOR AND PROVIDED TO THE ENGINEER.

54. STORM WATER TV REPORTS SHALL BE RECORDED VIDEO INSPECTION USING THE LATEST VERSION OF NASSCO'S PACP/MACP. FURNISH RECORDINGS ON NASSCO PACP/MACP PROGRAM AND INVENTORY SHEETS ON CD INCLUDING A TEST FILE TO INDICATE THE PROJECT NUMBER AND NAME, DATE OF INSPECTION, PIPE SEGMENT NUMBER, CONTRACTOR'S NAME AND WETHER IT IS A PRE-CONSTRUCTION OR POST-CONSTRUCTION VIDEO, FILENAMES, AND DESCRIPTION OF THE FILE CONTENTS.

SANITARY SEWER SYSTEM:

55. EXISTING SANITARY SEWER SERVICE LATERALS ARE SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE CONTRACTOR SHALL CONDUCT A TV INSPECTION OF ALL EXISTING SANITARY SEWER LINES TO BE REPLACED TO DETERMINE THE ACTUAL LOCATION OF EACH SERVICE LATERAL. TV REPORTS SHALL BE MADE AVAILABLE TO BOTH THE CITY AND THE ENGINEER PRIOR TO ANY CONSTRUCTION ACTIVITY.

56. UNLESS OTHERWISE SHOWN, SANITARY SEWER PIPE SHALL BE PVC IN CONFORMANCE WITH ASTM D-3034, SDR 35. ALL OTHER APPURTENANCES AND INSTALLATION TO CONFORM TO THE CITY SPECIFICATIONS AND STANDARD DRAWINGS.

57. ALL PRECAST MANHOLES SHALL BE PROVIDE WITH INTEGRAL RUBBER BOOTS. WHERE MANHOLES WITH INTERNAL RUBBER BOOTS ARE NOT USED, A FLEXIBLE 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.

58. OPENINGS FOR CONNECTIONS TO EXISTING MANHOLES SHALL BE MODE BY CORE-DRILLING EXISTING MANHOLE STRUCTURES. USE OF PNEUMATIC JACKHAMMERS SHALL BE PROHIBITED. CONNECTIONS TO BE WATERTIGHT AND SHALL PROVIDE A SMOOTH FLOW INTO 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 OR ENLARGE EXISTING OPENINGS IF AUTHORIZED BY CITY ENGINEER.

59. 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 AND VACUUM TESTING OF THE MANHOLES IN ACCORDANCE WITH CITY OF SALEM PROCEDURES.

60. CLEANING: PRIOR TO MANDREL TESTING AND/OR TV INSPECTION, FLUSH AND CLEAN ALL SEWER OF ALL FOREIGN MATERIAL FROM THE MAINLINES AND MANHOLES.

61. CONTRACTOR SHALL CONDUCT DEFLECTIONS 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.

62. UPON COMPLETION OF ALL SEWER CONSTRUCTION, TESTING AND REPAIR, THE CONTRACTOR SHALL CONDUCT A COLOR TV ACCEPTANCE INSPECTION OF ALL MAINLINES IN ACCORDANCE WITH APWA 303.3.11. THE TV INSPECTION SHALL BE CONDUCTED BY ON APPROVED TECHNICAL SERVICE WHICH IS EQUIPPED TO MAKE AUDIOVISUAL RECORDINGS OF THE TV INSPECTIONS ON CD. UNLESS OTHERWISE REQUIRED BY AGENCY WITH JURISDICTION, A STANDARD 1" DIAMETER BALL SHALL BE SUSPENDED IN FRONT OF THE CAMERA DURING THE INSPECTION. SUFFICIENT WATER TO REVEAL LOW AREAS OR REVERSE GRADES SHALL BE DISCHARGED INTO THE PIPE IMMEDIATELY PRIOR TO INITIATION OF THE TV INSPECTION. THE CD AND WRITTEN REPORT SHALL BE DELIVERED TO THE CITY. TV REPORT SHALL BE DONE BY AN APPROVED CITY OF SALEM PROGRAM. CONTACT CITY OF SALEM FOR APPROVED PROGRAM PRIOR TO TV INSPECTION.

63. MINIMUM COVER ON PUBLIC SANITARY SEWER LINES IS 36" FROM THE TOP OF THE PIPE TO FINISH GRADE. BACKFILL MUST BE COMPACTED TO A DENSITY NO LESS THAN 92% IN IMPROVED OR STRUCTURAL FILL AREAS. MINIMUM COMPACTION IN UNPAVED, NON STRUCTURAL FILL AREAS IS 90% COMPACTIONS TO BE AASHTO T-180. MAXIMUM COMPACTION TEST SPACING OVER PUBLIC SANITARY LINES IS 150'.

64. ALL SANITARY SERVICE LATERAL CONNECTIONS AT THE MAIN ARE TO BE TEES UNLESS OTHERWISE NOTED.

65. MAINTAIN MINIMUM 10 FOOT HORIZONTAL CLEAR DISTANCE BETWEEN WATER AND SANITARY SEWER LINES EXCEPT AT CROSSINGS. VERTICAL SEPARATION SHALL BE A MINIMUM OF 18 INCHES CLEAR DISTANCE WHERE WATER LINES CROSS OVER SANITARY SEWER LINES. PVC C-900 PIPE SHALL BE USED (FOR SEWER) 10 FEET ON EITHER SIDE OF THE CROSSING WHEN THE CLEAR DISTANCE BETWEEN THE WATER LINE AND SANITARY SEWER IS LESS THAN 18 INCHES. CONNECT TO EXISTING SEWER LINES WITH APPROVED RUBBER COUPLINGS.

66. SANITARY SEWER TV REPORTS SHALL BE RECORDED VIDEO INSPECTION USING THE LATEST VERSION OF NASSCO'S PACP/MACP. FURNISH RECORDINGS ON NASSCO PACP/MACP PROGRAM AND INVENTORY SHEETS ON CD INCLUDING A TEST FILE TO INDICATE THE PROJECT NUMBER AND NAME, DATE OF INSPECTION, PIPE SEGMENT NUMBER, CONTRACTOR'S NAME AND WETHER IT IS A PRE-CONSTRUCTION OR POST-CONSTRUCTION VIDEO, FILENAMES, AND DESCRIPTION OF THE FILE CONTENTS.

STREET LIGHTING:

67. STREET LIGHTING SHALL COMPLY WITH CITY AND PGE REQUIREMENTS UNDER PGE'S OPTION B FOR STREETLIGHT INSTALLATIONS.

WATER SYSTEM:

68. ALL WATER MAINS SHALL BE CLASS 52 DUCTILE IRON PIPE. 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 INCHES IN DIAMETER SHALL BE 350 PSI FOR MJ FITTINGS AND 250 PSI FOR FLANGED FITTINGS.

69. CITY FORCES TO OPERATE ALL VALVES, INCLUDING FIRE HYDRANTS, ON EXISTING PUBLIC MAINS.

70. UNLESS OTHERWISE APPROVED BY THE CITY ENGINEER, ALL VALVES SHALL BE FLANGE CONNECTED TO ADJACENT TEES OR CROSSES.

71. WATER SERVICE PIPE ON THE PUBLIC SIDE OF THE METER SHALL BE TYPE K SOFT COPPER TUBING CONFORMING TO ASTM B-88.

72. DOMESTIC AND FIRE BACKFLOW PREVENTION DEVICES AND VAULTS SHALL CONFORM TO REQUIREMENTS OF PUBLIC AND/OR PRIVATE AGENCIES HAVING JURISDICTION.

73. CONTRACTOR SHALL INSTALL TEMPORARY PLUG AND BLOWOFF AS REQUIRED AT THE END OF WATERLINE OR OTHER LOCATIONS FOR FLUSHING, TESTING, AND CHLORINATION AS NEEDED.

74. THE WORK SHALL BE PERFORMED IN A MANNER DESIGNATED TO MAINTAIN WATER SERVICE TO BUILDINGS SUPPLIED FROM THE EXISTING WATERLINES. IN NO CASE SHALL SERVICE TO ANY MAIN LINE OR BUILDING BE INTERRUPTED FOR MORE THAN FOUR (4) HOURS IN ANYONE DAY. CONTRACTOR SHALL NOTIFY THE CITY AND ALL AFFECTED RESIDENTS AND BUSINESSES A MINIMUM OF 24 BUSINESS HOURS (ONE (1) BUSINESS DAY) PRIOR TO ANY INTERRUPTIONS OF SERVICE.

75. MAINTAIN MINIMUM 10 FOOT HORIZONTAL CLEAR DISTANCE BETWEEN WATER AND SANITARY SEWER LINES EXCEPT AT CROSSINGS. VERTICAL SEPARATION SHALL BE MINIMUM OF 18 INCHES CLEAR DISTANCE WHERE WATER LINES CROSS OVER SANITARY SEWER LINES. PVC C-900 PIPE SHALL BE USED (FOR SEWER) 10 FEET ON EITHER SIDE OF THE CROSSING WHEN THE CLEAR DISTANCE BETWEEN THE WATER LINE AND SANITARY SEWER IS LESS THAN 18 INCHES. CONNECT TO THE EXISTING SEWER LINES WITH APPROVED RUBBER COUPLINGS.

76. ALL WATER LINE PIPE SHALL HAVE A MINIMUM OF 48 INCHES OF COVER TO FINISH GRADE. BACKFILL MUST BE COMPACTED TO A DENSITY OF 92% IN IMPROVED OR STRUCTURAL FILL AREAS. MINIMUM COMPACTION IN UNPAVED NON-STRUCTURAL FILL AREAS IS 90% COMPACTED IS TO BE PER AASHTO T-180.

77. ALL TEES, BENDS AND ENDS OF WATER LINES SHALL BE RETRAINED WITH MECHANICAL JOINTS, (MEGALUG SERIES 1100), OR APPROVED EQUAL. USE FIELD LOCK GASKETS IN ALL PUSH-ON PIPE JOINTS.

78. ALL WATER LINES SHALL BE THOROUGHLY FLUSHED AND CHLORINATED. POTABLE WATER TEST SHALL BE APPROVED BY THE OREGON STATE HEALTH DEPARTMENT AND CITY OF SALEM PRIOR TO ANY METERED SERVICE HOOKUP. CONTRACTOR SHALL INSTALL TEMPORARY PLUG AND BLOWOFF AS REQUIRED AT THE END OF WATERLINE FOR FLUSHING, TESTING AND CHLORINATION. WATER LINE DISINFECTION SHALL CONFORM TO AWWA C-601 AND CITY OF SALEM REQUIREMENTS.

79. PROVIDE TRACE WIRE FOR ALL MAINS. ALL WATER MAINS SHALL BE RESTRAINED MECHANICAL JOINTS, FIELD-LOCK GASKET AND THRUST BLOCKS AS SPECIFIED. ALL FITTINGS SHALL BE RESTRAINED.

PRIVATE UTILITIES:

80. UNLESS OTHERWISE SHOWN ON THE DRAWINGS OR APPROVED BY JURISDICTION HAVING AUTHORITY, ALL NEW PRIVATE UTILITIES (POWER, CABLE TV, TELEPHONE AND GAS) SHALL BE INSTALLED UNDERGROUND. INSTALLATION OF PRIVATE UTILITIES IN A COMMON TRENCH WITH WATER, SANITARY SEWER OR STORM SEWER IS PROHIBITED.

81. CONTRACTOR SHALL NOTIFY AND COORDINATE WITH PRIVATE UTILITIES FOR RELOCATION OF POWER POLES, VAULTS, AND ALL OTHER WORK REQUIRED TO COMPLETE THE PROJECT.

EROSION CONTROL:

82. HOLD A PRE-CONSTRUCTION MEETING THAT INCLUDES THE INSPECTOR TO DISCUSS EROSION AND SEDIMENT CONTROL MEASURES AND CONSTRUCTION LIMITS.

83. THE ESC PLAN MUST BE KEPT ONSITE AT ALL TIMES WHEN WORK IS OCCURRING.

84. THE ESC MEASURES SHOWN ON THIS PLAN ARE MINIMUM REQUIREMENTS FOR ANTICIPATED SITE CONDITIONS. DURING THE CONSTRUCTION PERIOD, THE MEASURES MUST BE UPGRADED AS NEEDED TO COMPLY WITH ALL APPLICABLE LOCAL, STATE, AND FEDERAL EROSION AND SEDIMENT CONTROL REGULATIONS.

85. THE FOLLOWING CONSTRUCTION SEQUENCE SHALL BE FOLLOWED IN ORDER TO BEST MINIMIZE THE POTENTIAL FOR EROSION AND SEDIMENTATION CONTROL PROBLEMS:
    - FENCE OR FLAG AREAS TO BE PROTECTED OR LEFT UNDISTURBED DURING CONSTRUCTION
    - INSTALL GRAVELED OR PAVED CONSTRUCTION ENTRANCES, EXITS, AND PARKING AREAS TO REDUCE THE TRACKING OF SEDIMENT ONTO PUBLIC OR PRIVATE ROADS;
    - CLEAR AND GRUB SUFFICIENTLY FOR INSTALLATION OF TEMPORARY ESC BMPS;
    - INSTALL TEMPORARY ESC BMPS, CONSTRUCTING SEDIMENT TRAPPING BMPS AS ONE OF THE FIRST STEPS PRIOR TO GRADING;
    - CLEAR, GRUB AND ROUGH GRADE FOR ROADS AND UTILITY LOCATIONS;
    - CLEAR, GRUB AND GRADE INDIVIDUAL LOTS OR GROUPS OF LOTS;
    - TEMPORARILY STABILIZE, THROUGH RE-VEGETATION OR OTHER APPROPRIATE BMPS, LOTS OR GROUPS OF LOTS IN SITUATIONS WHERE SUBSTANTIAL CUT OR FILL SLOPES ARE A RESULT OF THE SITE GRADING;
    - CONSTRUCT ROADS, BUILDINGS, PERMANENT STORM WATER FACILITIES (I.E. INLETS, PONDS, UIC FACILITIES, ETC.);
    - PROTECT ALL PERMANENT STORM WATER FACILITIES UTILIZING THE APPROPRIATE BMPS;

86. REMOVE TEMPORARY ESC CONTROLS WHEN PERMANENT STORM WATER FACILITIES HAVE BEEN INSTALLED, ALL LAND-DISTURBING ACTIVITIES HAVE CEASED, AND VEGETATION HAS BEEN ESTABLISHED IN THE AREAS NOTED ON THE ACCEPTED ESC PLAN.

87. RETAIN THE DUFF LAYER, NATIVE TOPSOIL, AND NATURAL VEGETATION IN AN UNDISTURBED STATE TO THE MAXIMUM EXTENT AND DURATION PRACTICAL.

88. INSPECT ALL ROADWAYS ADJACENT TO THE CONSTRUCTION ACCESS ROUTE AT THE END OF EACH DAY. SIGNIFICANT AMOUNTS OF SEDIMENT THAT LEAVES THE CONSTRUCTION SITE MUST BE CLEANED UP WITHIN 24 HOURS AND STABILIZED BACK ON THE SITE OR PROPERLY DISPOSED. THE CAUSE OF SEDIMENT RELEASE MUST BE IDENTIFIED AND PREVENTED FROM CAUSING A RECURRENCE OF THE DISCHARGE WITHIN THE SAME 24 HOURS. VACUUMING OR DRY SWEEPING MUST BE USED TO CLEAN UP RELEASED SEDIMENT AND SEDIMENT MUST NOT BE INTENTIONALLY WASHED INTO STORM SEWERS, DRAINAGE WAYS, OR WATER BODIES.

89. COVER AND SECURE ALL DUMP TRUCK LOADS LEAVING THE CONSTRUCTION SITE TO MINIMIZE SPILLAGE ON ROADS.

90. RESTORE CONSTRUCTION ACCESS ROUTE EQUAL TO OR BETTER THAN THE PRE-CONSTRUCTION CONDITION.

91. CONTROL FUGITIVE DUST FROM CONSTRUCTION ACTIVITY.

92. STABILIZE EXPOSED UNWORKED SOILS (INCLUDING STOCKPILES), WHETHER AT FINAL GRADE OR NOT, WITHIN 10 CALENDAR DAYS DURING THE REGIONAL DRY SEASON (JULY 1 THROUGH SEPTEMBER 30) AND WITHIN 5 CALENDAR DAYS DURING THE REGIONAL WET SEASON (OCTOBER 1 THROUGH JUNE 30).

93. PROTECT INLETS, DRY WELLS, CATCH BASINS AND OTHER STORM WATER MANAGEMENT FACILITIES FROM SEDIMENT, WHETHER OR NOT FACILITIES ARE OPERABLE.

94. KEEP ROADS ADJACENT TO INLETS CLEAN.

95. INSPECT INLETS WEEKLY AT A MINIMUM AND DAILY DURING STORM EVENTS. CLEAN OR REMOVE AND REPLACE INLET PROTECTION DEVICES BEFORE SIX INCHES OF SEDIMENT CAN ACCUMULATE.

96. INSTALL SEDIMENT CONTROLS ALONG THE SITE PERIMETER ON ALL DOWN GRADIENT SIDES OF THE CONSTRUCTION SITE BEFORE COMMENCING EARTH DISTURBING ACTIVITIES.

97. WHENEVER POSSIBLE, CONSTRUCT STORM WATER CONTROL FACILITIES (DETENTION/RETENTION STORAGE POND OR SWALES) BEFORE GRADING BEGINS. THESE FACILITIES SHOULD BE OPERATIONAL BEFORE THE CONSTRUCTION OF IMPERVIOUS SITE IMPROVEMENTS.

98. STOCKPILE MATERIALS (SUCH AS TOPSOIL) ONSITE, KEEPING OFF OF ROADWAY AND SIDEWALKS.

99. COVER, CONTAIN AND PROTECT ALL CHEMICALS, LIQUID PRODUCTS, PETROLEUM PRODUCT, AND NON-INERT WASTES PRESENT ONSITE FROM VANDALISM. MAINTAIN A SUPPLY OF MATERIALS ON HAND TO ADDRESS AND CONTAIN SPILLS.

100. LOCATE DESIGNATED VEHICLE AND EQUIPMENT SERVICE AREAS, FUEL, AND MATERIALS AWAY FROM DRAINAGE INLETS, WATERCOURSES, AND CANALS. PROPERLY CONTAIN AREAS USING BERMS, SANDBAGS, OR OTHER BARRIERS. REGULARLY INSPECT AND MAINTAIN EQUIPMENT, ESPECIALLY FOR DAMAGED HOSES AND LEAKY GASKETS.

101. CONDUCT MAINTENANCE AND REPAIR OF HEAVY EQUIPMENT AND VEHICLES (I.E. OIL CHANGES, FUEL TANK DRAIN DOWN, ETC) THAT MAY RESULT IN DISCHARGE OR SPILLAGE OF POLLUTANTS USING SPILL PREVENTION MEASURES, SUCH AS DRIP PANS. CLEAN ALL CONTAMINATED SURFACES IMMEDIATELY FOLLOWING ANY DISCHARGE OR SPILL INCIDENT. PERFORM REPAIRS ONSITE USING TEMPORARY PLASTIC OR OIL ABSORBING BLANKETS BENEATH THE VEHICLE.

102. DESIGNATE AN AREA FOR CLEANING PAINTING EQUIPMENT AND TOOLS. NEVER CLEAN BRUSHES OR RINSE CONTAINERS INTO THE STREET, GUTTER, DRAINAGE INLET, OR WATERWAY.

103. APPLY LANDSCAPING OR AGRICULTURAL CHEMICALS, INCLUDING FERTILIZERS AND PESTICIDES, IN SUCH A MANNER, AND AT APPLICATION RATES, THAT INHIBITS THE LOSS OF CHEMICALS INTO STORM WATER RUNOFF FACILITIES.

104. INSPECT ON A REGULAR BASIS (AT A MINIMUM WEEKLY, AND DAILY DURING/AFTER A RUNOFF PRODUCING STORM EVENT) AND MAINTAIN ALL EROSION AND SEDIMENT CONTROL BMPS TO ENSURE SUCCESSFUL PERFORMANCE OF THE BMPS.

105. REMOVE TEMPORARY ESC BMPS WITHIN 30 DAYS AFTER THE TEMPORARY BMPS ARE NO LONGER NEEDED. PERMANENTLY STABILIZE AREAS THAT ARE DISTURBED DURING THE REMOVAL PROCESS.

GENERAL NOTES:

106. CONSTRUCTION OF ALL CITY-MAINTAINED WATERLINE FACILITIES INSTALLED BY THE APPLICANT'S CONTRACTOR SHALL COMPLY WITH CITY OF SALEM CURRENT STANDARD DETAILS AND TECHNICAL SPECIFICATIONS, INCLUDING TESTING AND DISINFECTION PROCEDURES. CONSTRUCTION OF THE WATERLINE FACILITIES SHALL ALSO COMPLY WITH THE PUBLIC WORKS APPROVED CONSTRUCTION PLANS.

107. THE SANITARY SEWER TV REPORTS SHALL BE RECORDED VIDEO INSPECTION USING THE LATEST VERSION OF NASSCO'S PACP/MACP. FURNISH RECORDING ON NASSCO PACP/MACP PROGRAM AND INVENTORY SHEETS ON CD INCLUDING A TEST FILE TO INDICATE THE PROJECT NUMBER AND NAME, DATE OF INSPECTION, PIPE SEGMENT NUMBER, CONTRACTOR'S NAME AND WHETHER IT IS A PRE-CONSTRUCTION OR POST-CONSTRUCTION VIDEO, FILENAMES, AND DESCRIPTION OF THE FILE CONTENTS.

108. ADA RAMPS SHALL BE CONSTRUCTED IN ACCORDANCE TO CURRENT ADA REQUIREMENTS AND CURRENT CITY OF SALEM REQUIREMENTS AT THE TIME OF CONSTRUCTION.

109. WHERE EXCAVATION INCLUDES THE REMOVAL OF PCC CURB, AND OR SIDEWALKS, SAW CUT LINES SHALL BE PLACED IN THE NEXT CLOSEST JOINT.

110. THE ENGINEER OF RECORD TEAM PROVIDE CONSTRUCTION INSPECTIONS AND COORDINATE CONSTRUCTION SCHEDULES WITH THE CITY'S ENGINEERING DIVISION SUCH THAT THE CITY'S INSPECTOR CAN BE PRESENT FOR OBSERVATIONS THAT REQUIRES THE CITY'S PRESENCE. DURING CONSTRUCTION, THE CONTRACTOR SHALL CONTACT THE ENGINEER OF RECORD FOR QUESTIONS RELATED AND POSSIBLE MODIFICATIONS TO THE APPROVED PLANS AND PROJECT LIMITS TO COMPLY WITH ADA REQUIREMENTS. THE ENGINEER OF RECORD SHALL SUBMIT PLAN MODIFICATIONS DURING CONSTRUCTION TO THE CITY FOR APPROVAL PRIOR TO START WORK.

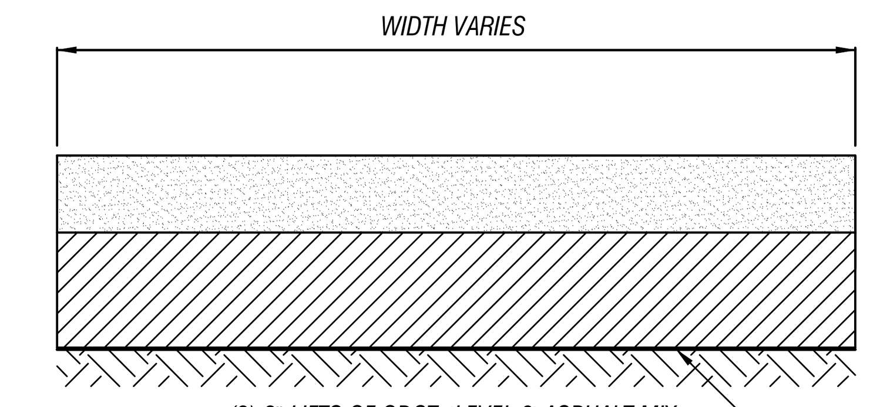
111. UTILITY VAULTS, BOXES, POLES, AND PEDESTALS ARE NOT ALLOWED IN RAMPS AND SIDEWALKS. ADJUSTMENTS TO THE LOCATION OF UTILITIES MAY BE NECESSARY TO ENSURE THAT NONE OF THESE ARE IN THE CONSTRUCTED WALKS AND RAMPS AND COORDINATION WITH THE UTILITY PROVIDER IS REQUIRED.

112. ALL INSPECTION AND PLAN CHANGES SHALL BE PERFORMED BY THE ENGINEER OF RECORD AND SUBMITTED TO THE CITY PRIOR TO THE PROJECT'S FINAL APPROVAL.

113. THE OWNER/CONTRACTOR SHALL BE RESPONSIBLE FOR NOTIFYING PROPERTY OWNERS ADJACENT TO WORK BEING PERFORMED PRIOR TO THE COMMENCEMENT OF CONSTRUCTION ACTIVITIES. THIS CONDITION APPLIES TO BOTH ON-SITE AND OFF-SITE IMPROVEMENTS.

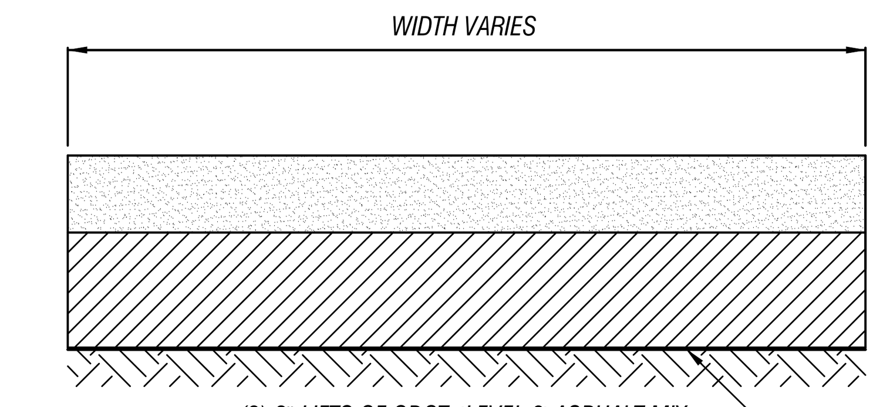
114. THE CONTRACTOR SHALL CONSULT WITH A CERTIFIED ARBORIST FOR GUIDELINES ON THE PRESERVATION AND PROTECTION OF TREES ADJACENT TO CONSTRUCTION ACTIVITIES. AN ARBORIST REPORT SHALL BE PROVIDED TO THE CITY FOR EVALUATION PRIOR TO, OR DURING, CONSTRUCTION IF COMPLICATIONS ARISE.

PRIVATE DRIVE ASPHALT TYPICAL SECTION
NTS



(2) 2" LIFTS OF ODOT 'LEVEL 3' ASPHALT MIX
OVER
8" OF 3/4"-0 CRUSHED AGGREGATE BASE
OVER
GEOTEXTILE FABRIC (AS REQUIRED)
OVER
SUITABLE SUBGRADE

PUBLIC ASPHALT TYPICAL SECTION
NTS



(2) 2" LIFTS OF ODOT 'LEVEL 3' ASPHALT MIX
OVER
8" OF 3/4"-0 CRUSHED AGGREGATE BASE
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GEOTEXTILE FABRIC (AS REQUIRED)
OVER
SUITABLE SUBGRADE

REGISTERED PROFESSIONAL ENGINEER 55020 OREGON JANUARY 12, 1999 GREG J. ZARTMAN
PRELIMINARY
EXPIRES: 06/30/2026

NO.	DATE	REVISION	BY	APVD

CORNER OF MARKET AND TIERRA

PREPARED FOR: CHOM CONSTRUCTION

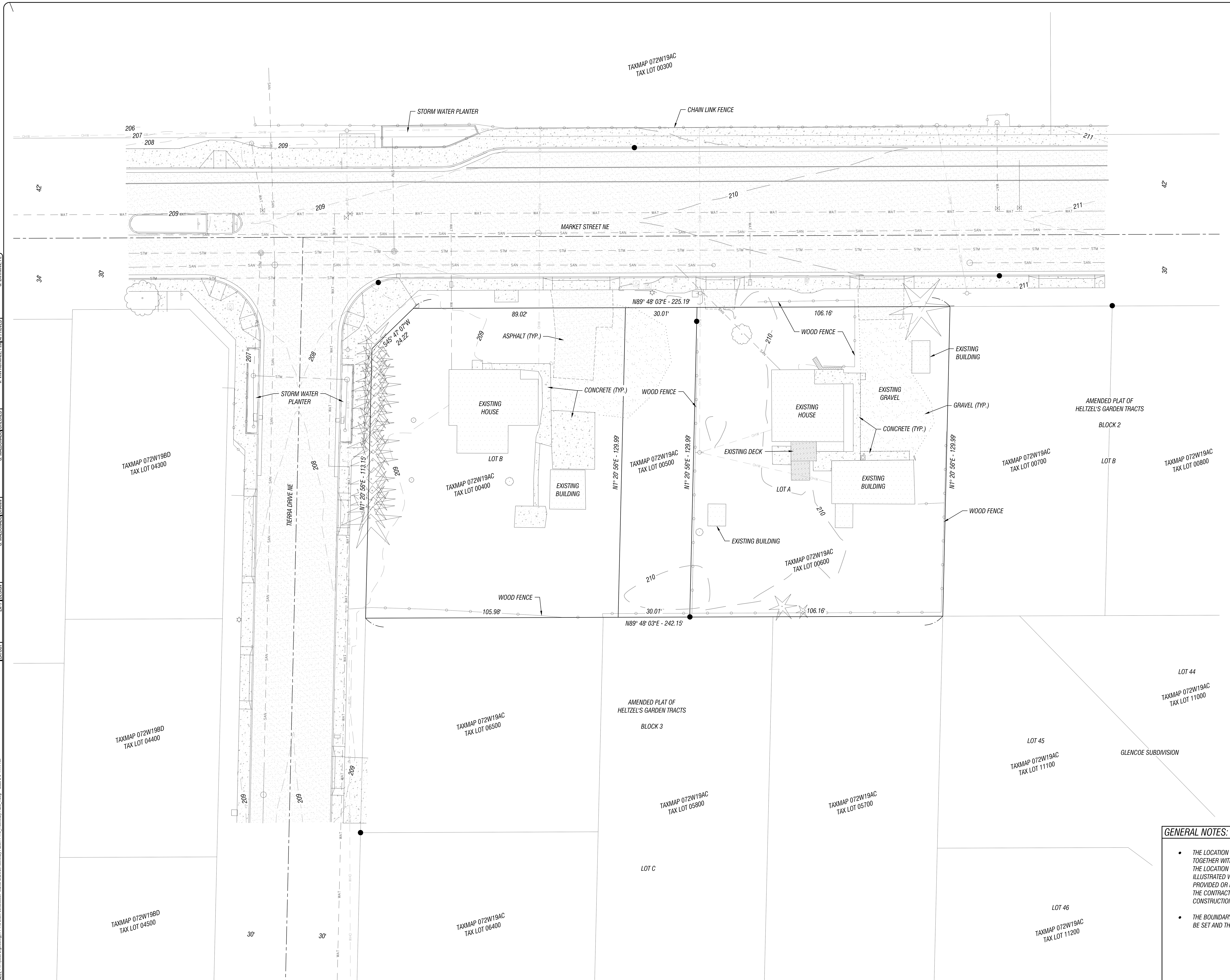
LEI ENGINEERING & SURVEYING OF OREGON
2564 19TH STREET SE
Salem, Oregon 97302
(503) 399-3828
www.leiengineering.com

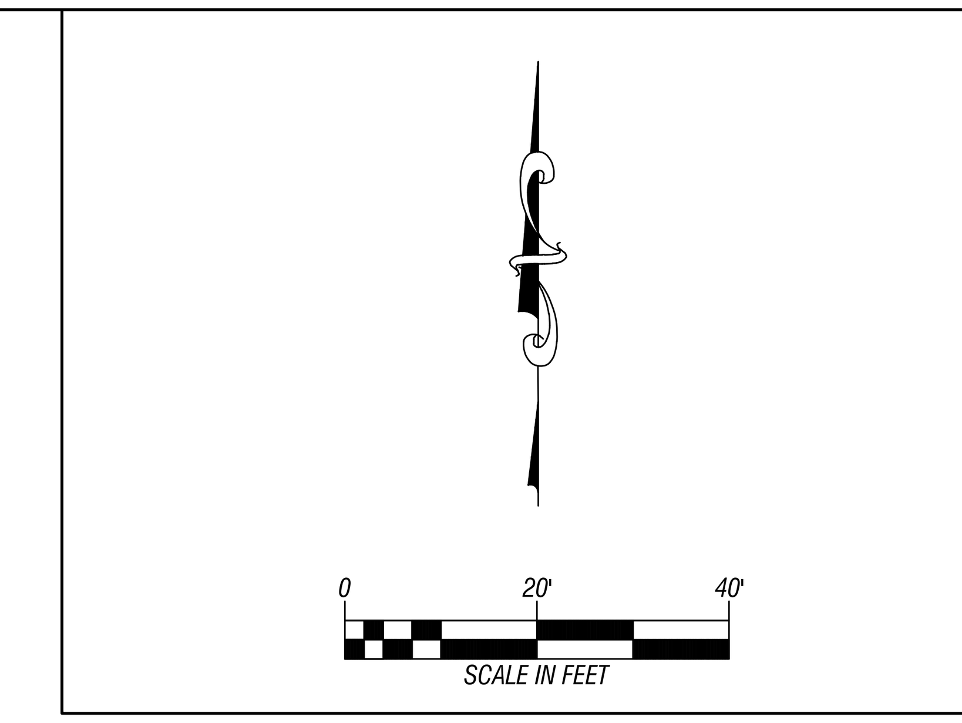
GENERAL NOTES

SCALE NO SCALE
PROJECT NO. 14-116
SHEET 02 OF 14
GN-1

DESIGN G. MALDONADO | DRAWN G. MALDONADO | CHECKED J. VAN AGTMAEL, PLS | APPROVED G. ZARTMAN, PE | LAYOUT GN-1

FILE PATH: P:\14(Misc Engineering)\14-116 Chom Construction- Market St\DWG\Preliminary Plans\14-116_Preliminary Plans_1.dwg 2025-2-5 11:17 AM





GENERAL NOTES:

- THE LOCATION OF UTILITIES SERVING THE PROPERTY HAVE BEEN DETERMINED BY OBSERVED EVIDENCE, TOGETHER WITH MARKINGS PROVIDED BY UTILITY COMPANIES; 811 OREGON UTILITY NOTIFICATION CENTER. THE LOCATION OF THE UTILITIES, SHOWN HEREON, DETERMINED BY ABOVE GROUND EVIDENCE AND ILLUSTRATED WITH HELP FROM CITY MAPS, IS APPROXIMATE. NO AS-BUILT SURVEYS HAVE BEEN PROVIDED OR REVIEWED AT THIS TIME. LEI MAKES NO WARRANTIES TO THE LOCATION OF THE UTILITIES. THE CONTRACTOR SHALL CALL FOR PRIVATE UTILITY LOCATES AND FIELD VERIFY ALL UTILITIES BEFORE CONSTRUCTION ACTIVITIES.
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PRELIMINARY
EXPIRES: 06/30/2026

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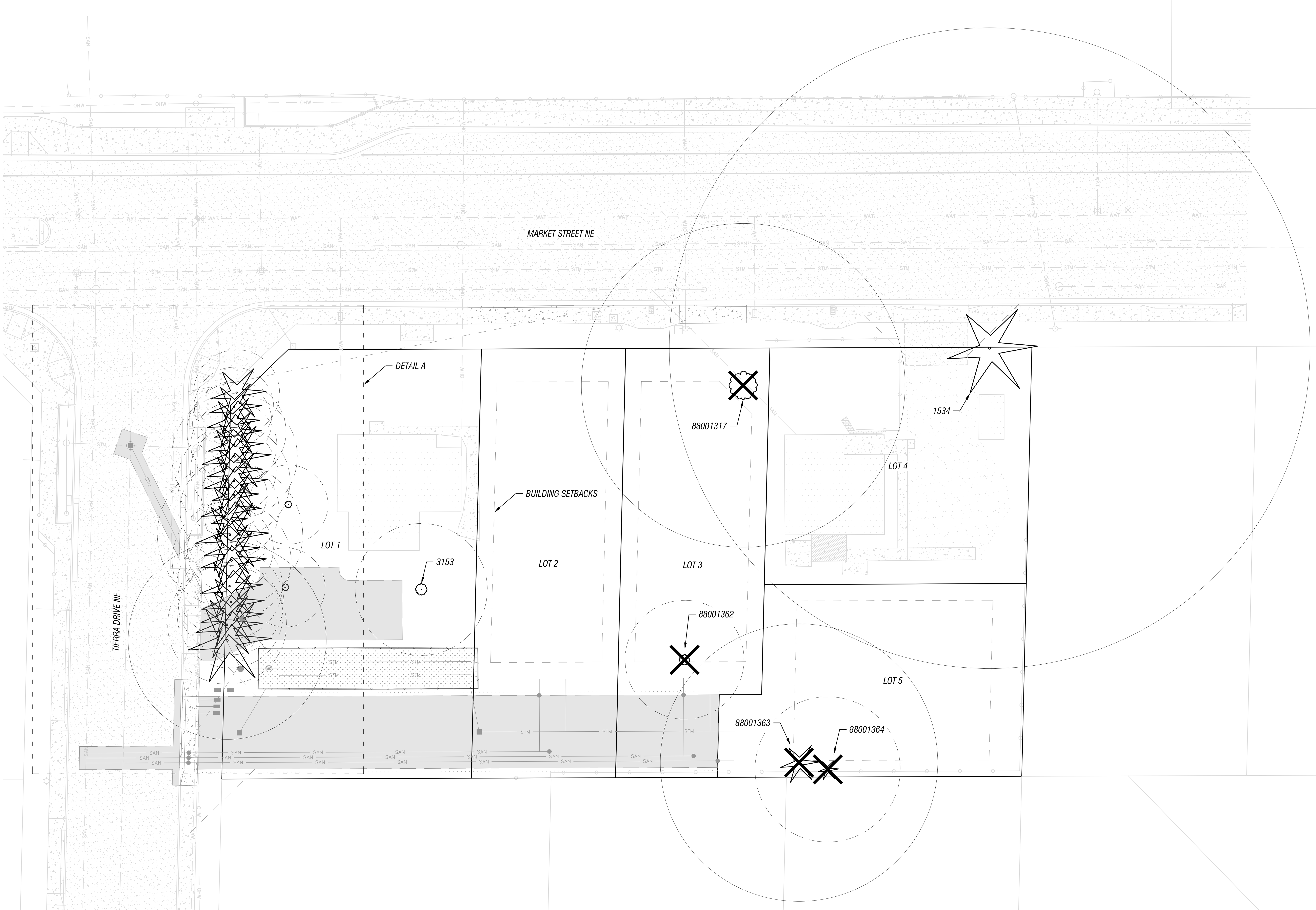
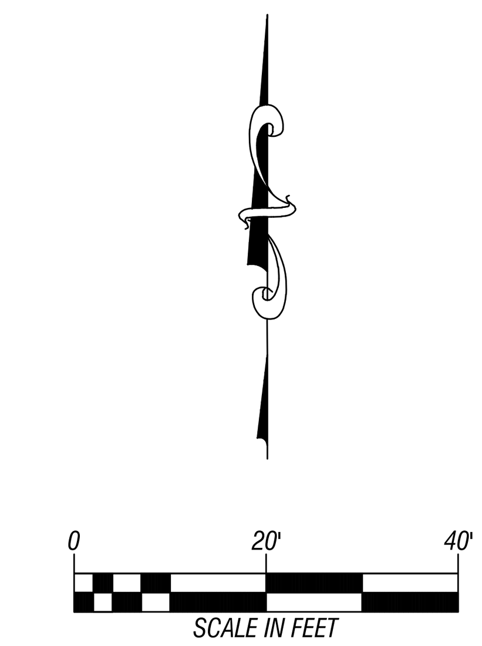
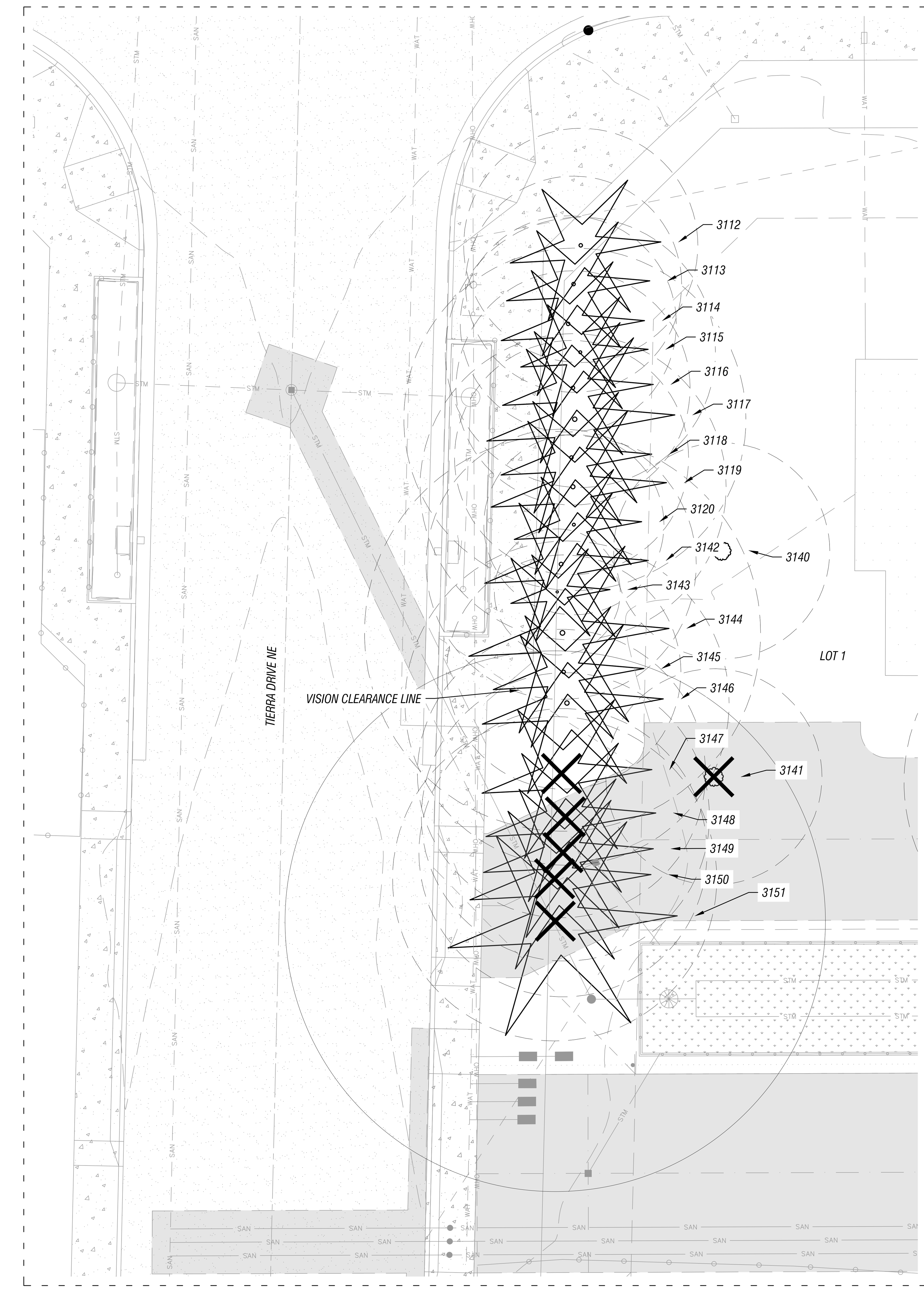
EXISTING CONDITIONS

SCALE 1" = 20'
PROJECT NO. 14-116
SHEET 03 OF 14
EX-1





DETAIL A: 1" = 10'



TREE TABLE									
TAG NUMBER	CATEGORY	DBH	SPECIES	REMOVE/PROTECT	TAG NUMBER	CATEGORY	DBH	SPECIES	REMOVE/PROTECT
1534	CT	97	SEQUOIA	PROTECT	3144	DT	22	CEDAR	PROTECT
3112	DT	13	CEDAR	PROTECT	3145	DT	13	CEDAR	PROTECT
3113	DT	12	CEDAR	PROTECT	3146	DT	18	CEDAR	PROTECT
3114	DT	12	CEDAR	PROTECT	3147	DT	16	CEDAR	REMOVE
3115	DT	10	CEDAR	PROTECT	3148	DT	16	CEDAR	REMOVE
3116	DT	13	CEDAR	PROTECT	3149	DT	16	CEDAR	REMOVE
3117	DT	19	CEDAR	PROTECT	3150	DT	18	CEDAR	REMOVE
3118	DT	13	CEDAR	PROTECT	3151	DT	30	CEDAR	REMOVE
3119	DT	17	CEDAR	PROTECT	3153	DT	20	APPLE	PROTECT
3120	DT	10	CEDAR	PROTECT	88001317	DT	49	PIN OAK	REMOVE
3140	DT	12	MAPLE	PROTECT	88001362	CT	18	PONDEROSA PINE	REMOVE
3141	DT	12	MAPLE	REMOVE	88001363	CT	42	INSENT CEDAR	REMOVE
3142	DT	15	CEDAR	PROTECT	88001364	CT	22	INSENT CEDAR	REMOVE
3143	DT	7	CEDAR	PROTECT					

NOTE: CT(CATEGORY) 30(DBH)
CT = CONIFEROUS TREE
DT= DECIDUOUS TREE

= TREES TO BE REMOVED

= CRITICAL ROOT ZONE (INCH OF DIAMETER X 1-FOOT RADIUS)

= SIGNIFICANT TREE CRITICAL ROOT ZONE (INCH OF DIAMETER X 1-FOOT RADIUS)

PRELIMINARY
EXPIRES: 06/30/2026

NO. | DATE | REVISION | BY | APVD

CORNER OF MARKET AND TIERRA

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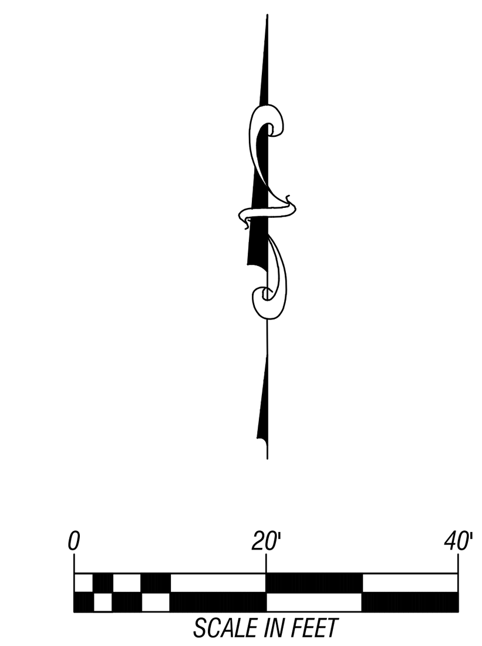
TREE PRESERVATION & REMOVAL PLAN

SCALE 1" = 20'
PROJECT NO. 14-116
SHEET 04 OF 14
TR-1



CONSTRUCTION NOTES:

- (SC) CONTRACTOR SHALL SAWCUT EXISTING HARD SURFACE, AS SHOWN.
- (RF) CONTRACTOR SHALL REMOVE AND DISPOSE OF EXISTING FENCE, AS SHOWN.
- (RC) CONTRACTOR SHALL REMOVE AND DISPOSE OF EXISTING CONCRETE, AS SHOWN.
- (RS) CONTRACTOR SHALL REMOVE AND DISPOSE OF EXISTING STRUCTURE, AS SHOWN.
- (RA) CONTRACTOR SHALL REMOVE AND DISPOSE OF EXISTING ASPHALT, AS SHOWN.
- (RD) CONTRACTOR SHALL REMOVE AND DISPOSE OF EXISTING DECK, AS SHOWN.
- (RG) CONTRACTOR SHALL REMOVE AND DISPOSE OF EXISTING GRAVEL, AS SHOW.
- (RU) CONTRACTOR SHALL COORDINATE WITH UTILITY PROVIDER FOR THE REMOVAL OF EXISTING UTILITY STRUCTURE.
- (RL) CONTRACTOR SHALL COORDINATE WITH UTILITY PROVIDER FOR THE RELOCATION OF EXISTING UTILITY STRUCTURE.

GENERAL NOTES:

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REGISTERED PROFESSIONAL ENGINEER 55020 OREGON JANUARY 12, 1999 GREG J. ZARTMAN
PRELIMINARY
EXPIRES: 06/30/2026

NO.	DATE	REVISION	BY	APVD

CORNER OF MARKET AND TIERRA

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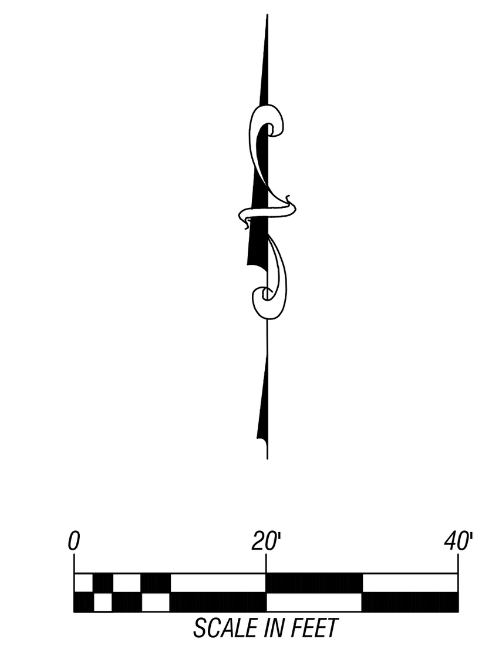
DEMOLITION PLAN

SCALE	1" = 20'
PROJECT NO.	14-116
SHEET	05 OF 14

DM-1



REGISTERED PROFESSIONAL ENGINEER
OREGON
PRELIMINARY
EXPIRES: 06/30/2026

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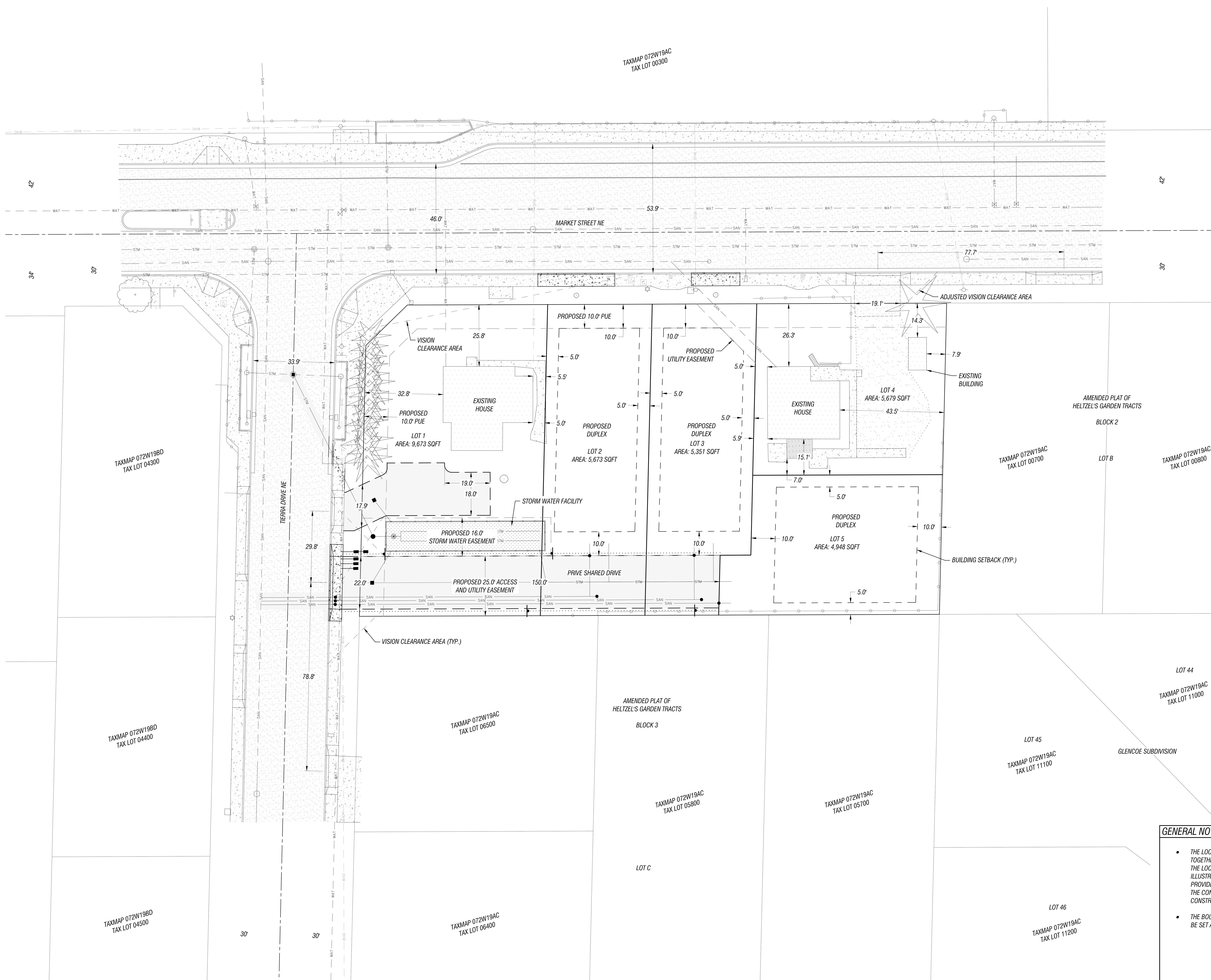
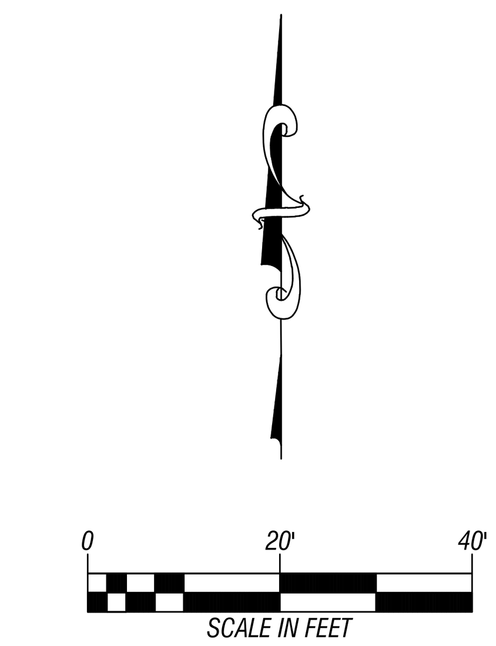
DIMENSION PLAN

SCALE 1" = 20'
PROJECT NO. 14-116
SHEET 06 OF 14
DP-1





REGISTERED PROFESSIONAL ENGINEER
55020
OREGON
JANUARY 12, 1999
GREG J. ZARTMAN
PRELIMINARY
EXPIRES: 06/30/2026

NO.	DATE	REVISION	BY	APVD

CORNER OF MARKET AND TIERRA

PREPARED FOR: CHOM CONSTRUCTION

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Salem, Oregon 97302
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SITE PLAN

SCALE 1" = 20'
PROJECT NO. 14-116
SHEET 07 OF 14
SP-1

GENERAL NOTES:

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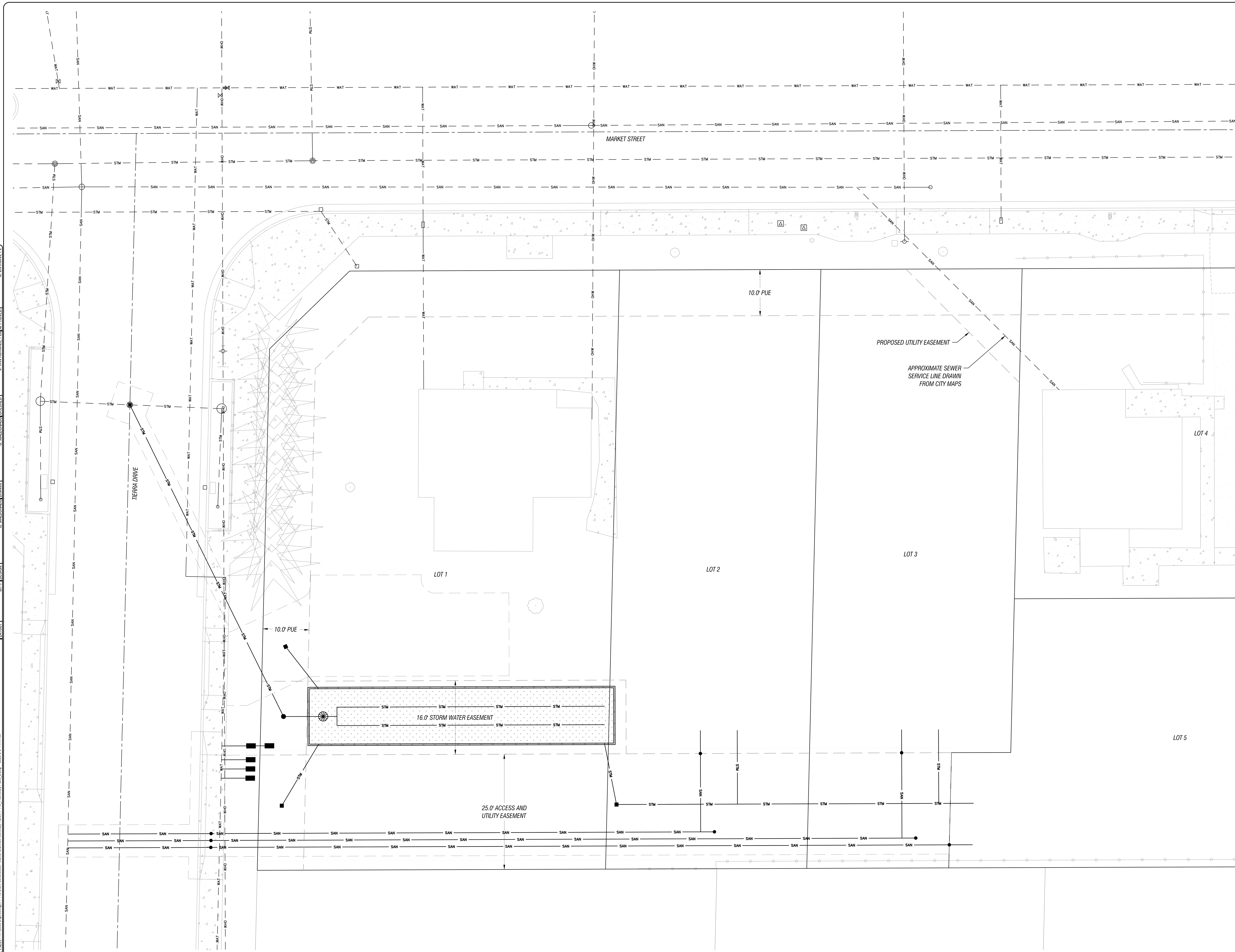

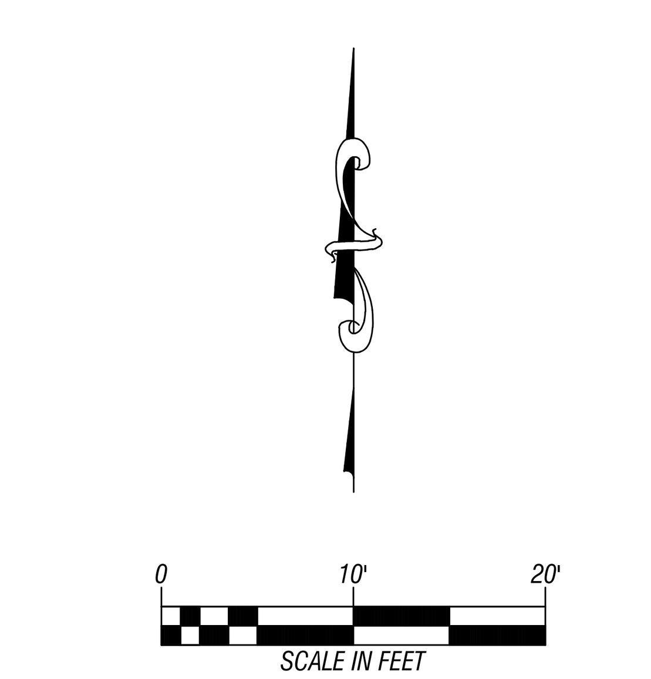

REGISTERED PROFESSIONAL ENGINEER
OREGON
C. J. ZARTMAN
PRELIMINARY
EXPIRES: 06/30/2026

NO.	DATE	REVISION	BY	APVD

CORNER OF MARKET AND TIERRA

PREPARED FOR:
CHOM CONSTRUCTION

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Salem, Oregon 97302
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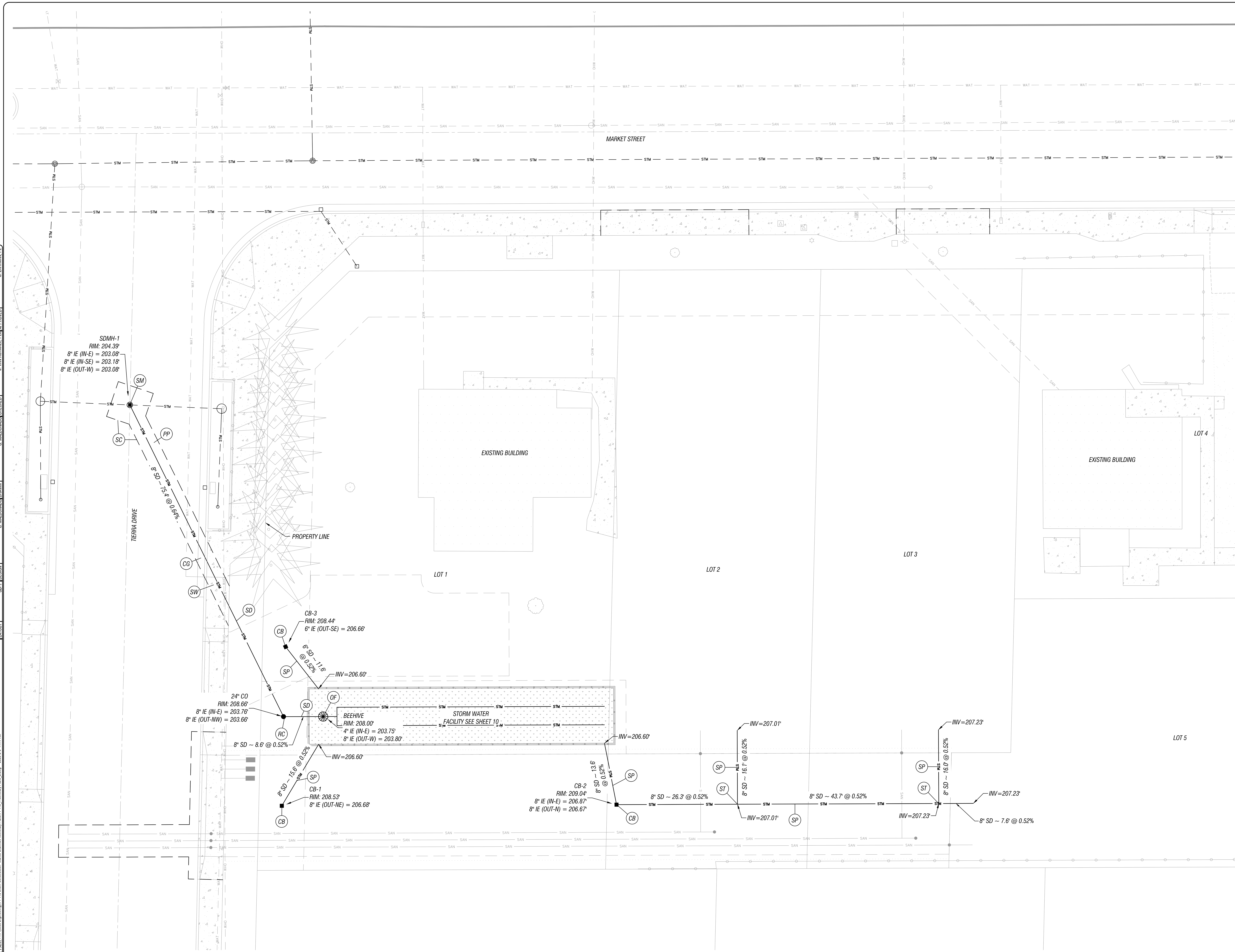
GENERAL NOTES:

1. ALL ELECTRICAL SHALL BE PLACED BELOW GROUND. ELECTRICAL FACILITIES AND LAYOUT SHALL BE SUPPLIED BY OTHERS.
2. ALL TELECOMMUNICATION FACILITIES AND LAYOUT SHALL BE PROVIDED BY OTHERS.
3. ALL NATURAL GAS FACILITIES AND LAYOUT SHALL BE PROVIDED BY OTHERS.
4. CONTRACTOR SHALL INSTALL TRACER WIRE ON ALL PUBLIC SEWER, STORM DRAINAGE, AND WATER LINE PIPES.
5. ALL PROPOSED ON-SITE UTILITY SYSTEMS, INCLUDING STORM SEWER, SANITARY SEWER, AND WATER, SHALL BE MAINTAINED BY THE OWNER IN PERPETUITY. WATER IS CITY RESPONSIBILITY UP TO, AND INCLUDING, THE METER.
6. ALL PUBLIC SEWER, STORM DRAINAGE, AND MAIN PIPING REQUIRE TRACER WIRES, INCLUDING DUCTILE IRON PIPES AND SERVICES TO AND FROM THE MAIN TO PROPERTY LINES. GAUGE OF WIRE USED SHALL CONFORM TO CITY OF LAKE OSWEGO SPECIFICATIONS, OR OREGON STANDARD SPECIFICATIONS FOR CONSTRUCTION, IN THAT ORDER.

COMPOSITE UTILITY PLAN

SCALE: 1" = 10'
PROJECT NO.: 14-116
SHEET: 08 OF 14
UT-1

LAYOUT	DESIGN	DRAWN	CHECKED	APPROVED
UT-1	G. MALDONADO	G. MALDONADO	J. VAN AGTMAEL, PE	G. ZARTMAN, PE



CONSTRUCTION NOTES:

STORM SEWER NOTES:

- (SD) CONTRACTOR SHALL INSTALL ADS N-12 PIPE, AS SHOWN. BACKFILL AND BED IN ACCORDANCE WITH CITY OF SALEM STANDARD DETAIL NO. 601 & 605.
- (SP) CONTRACTOR SHALL INSTALL C900 PVC PIPE, AS SHOWN, BACKFILL AND BED IN ACCORDANCE WITH CITY OF SALEM STANDARD DETAIL NO. 601 & 605.
- (CB) CONTRACTOR SHALL INSTALL TYPE 2 CATCH BASIN, AS SHOWN, PURSUANT TO CITY OF SALEM STANDARD DETAIL NO. 201 & 204.
- (SM) CONTRACTOR SHALL INSTALL STANDARD STORM WATER MANHOLE, AS SHOWN, PURSUANT TO CITY OF SALEM STANDARD DETAIL NO. 101.
- (RC) CONTRACTOR SHALL INSTALL ROUND CLEANOUT, AS SHOWN, PURSUANT TO CITY OF SALEM STANDARD DETAIL NO. 205.
- (OF) CONTRACTOR SHALL INSTALL BEEHIVE INLET CONTROL, AS SHOWN, PURSUANT TO CITY OF SALEM STANDARD DETAIL NO. 251D.

ROAD NOTES:

- (SC) CONTRACTOR SHALL SAWCUT EXISTING HARD SURFACE, AS SHOWN.
- (PP) CONTRACTOR SHALL CONSTRUCT PAVEMENT PATCHING, AS SHOWN, PURSUANT TO CITY OF SALEM STANDARD DETAIL NO. 309.
- (CG) CONTRACTOR SHALL CONSTRUCT CURB AND GUTTER, AS SHOWN, PURSUANT TO CITY OF SALEM STANDARD DETAIL NO. 303.
- (SW) CONTRACTOR SHALL CONSTRUCT CURB LINE SIDEWALK, AS SHOWN, PURSUANT TO CITY OF SALEM STANDARD DETAIL NO. 306A.

REGISTERED PROFESSIONAL ENGINEER 55023 OREGON JANUARY 12, 1999 G. J. ZARTMAN
PRELIMINARY
EXPIRES: 06/30/2026

NO.	DATE	REVISION	BY	APVD

CORNER OF MARKET AND TIERRA

PREPARED FOR: CHOM CONSTRUCTION

LEI ENGINEERING & SURVEYING OF OREGON
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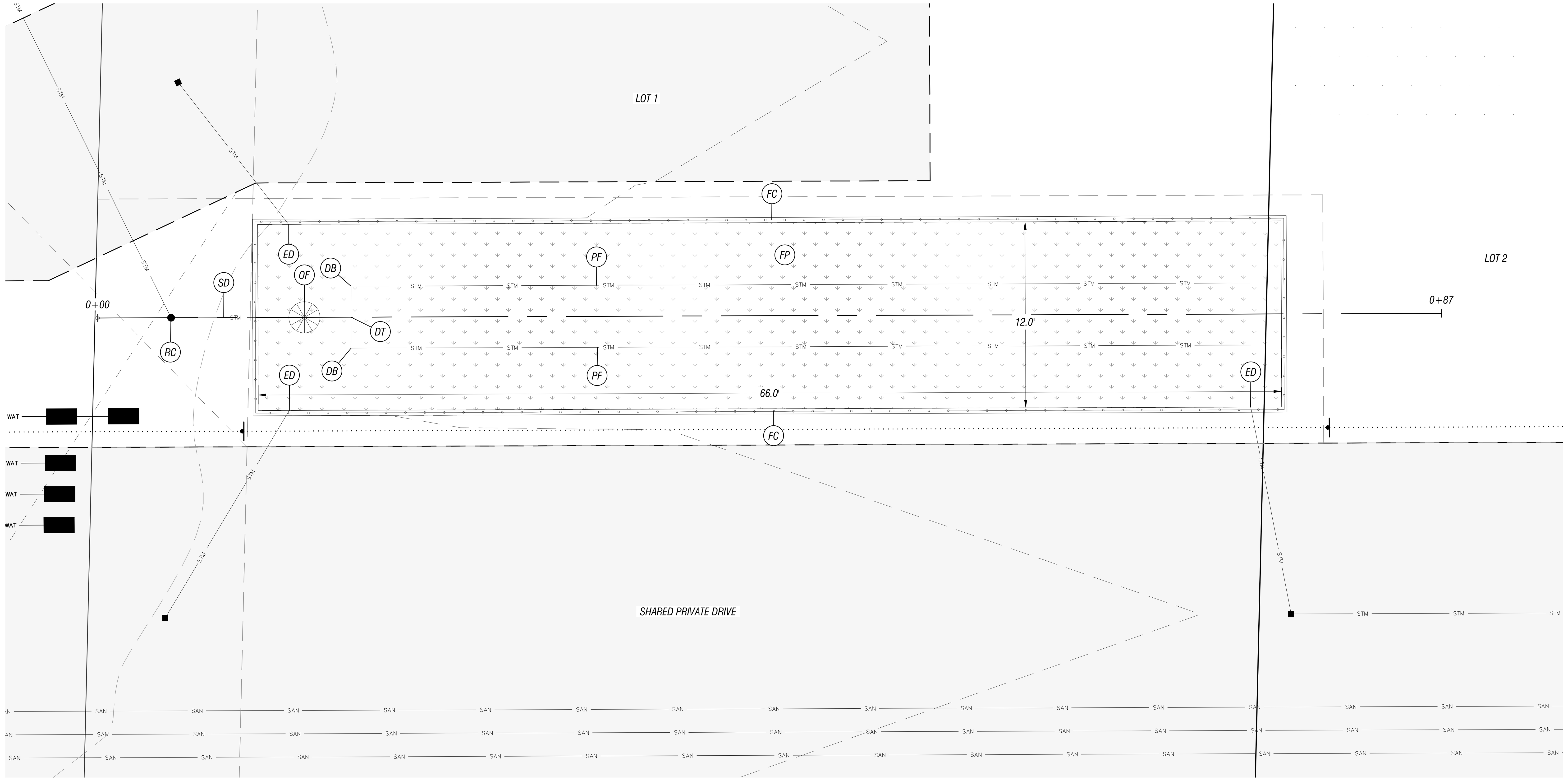
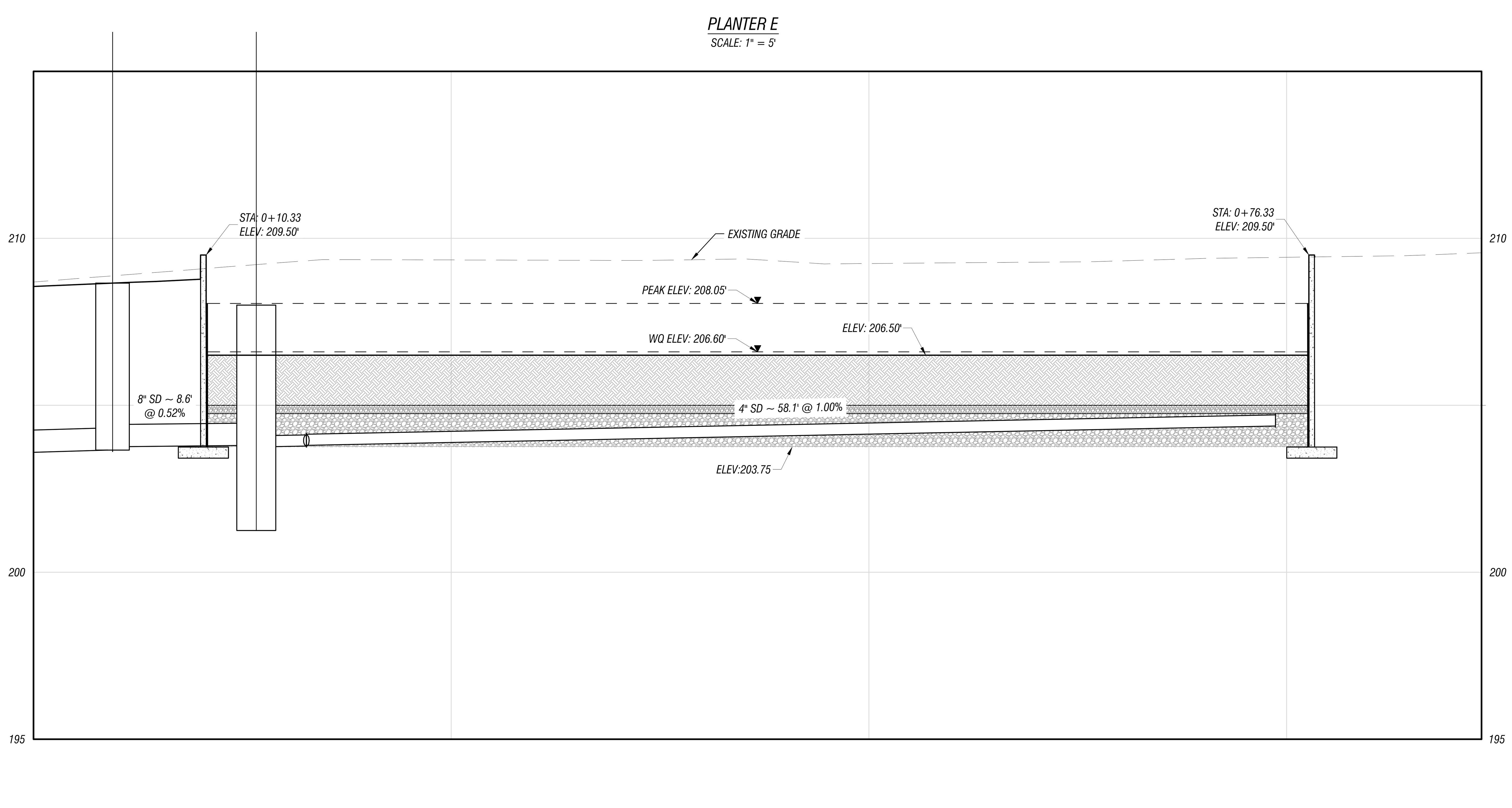
Salem, Oregon 97302
(503) 399-3828
www.leiengineering.com

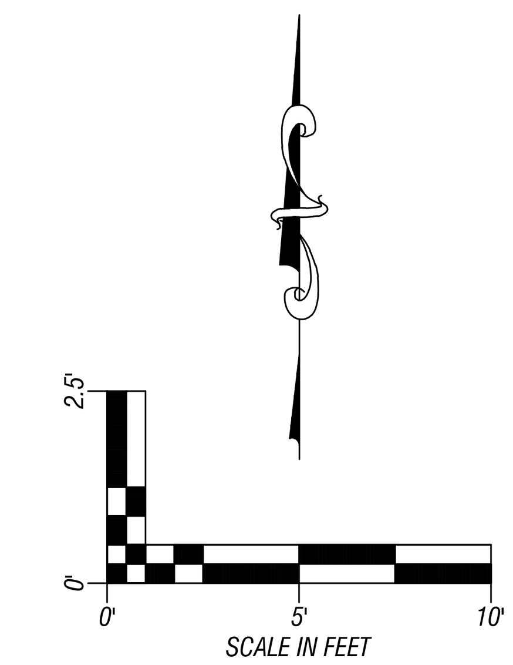
STORM WATER SITE PLAN

SCALE 1" = 10'
PROJECT NO. 14-116
SD-1

LAYOUT	DESIGN	DRAWN	CHECKED	APPROVED	PE
SD-1	G. MALDONADO	G. MALDONADO	J. VAN AGTMAEL, PE	G. ZARTMAN, PE	







CONSTRUCTION NOTES:

- (SD) CONTRACTOR SHALL INSTALL 3034 SDR-35 PVC PIPE, AS SHOWN, AND SHALL BACKFILL AND BED IN ACCORDANCE WITH CITY OF SALEM STANDARD DETAIL NO. 601 & 605. PIPE SIZES INDICATED HEREON.
- (FP) CONTRACTOR SHALL CONSTRUCT INFILTRATION PLANTER, AS SHOWN, PURSUANT TO CITY OF SALEM STANDARD DETAIL NO. 215.
- (PF) CONTRACTOR SHALL INSTALL 4" PERFORATED PVC SCH. 40 PIPE @ 1.0% SLOPE, AS SHOWN, PURSUANT TO CITY OF SALEM STANDARD DETAIL NO. 221.
- (DT) CONTRACTOR SHALL INSTALL PVC TEE, AS SHOWN, PURSUANT TO MANUFACTURES SPECIFICATIONS.
- (DB) CONTRACTOR SHALL INSTALL PVC BEND, AS SHOWN, PURSUANT TO MANUFACTURES SPECIFICATIONS.
- (DT) CONTRACTOR SHALL CONSTRUCT 24" X 24" ENERGY DISPASSION PAD 8" DEEP OF 4" - 2" AGGREGATE AT ALL PIPE INLETS, AS SHOWN.
- (ED) CONTRACTOR SHALL INSTALL 4' CHAIN LINK FENCE ALONG THE TOP OF THE PLANTER WALL WITH GATE ACCESS FOR MAINTENANCE, AS SHOWN.
- (RC) CONTRACTOR SHALL INSTALL ROUND CLEANOUT, AS SHOWN, PURSUANT TO CITY OF SALEM DETAIL NO. 205.
- (OF) CONTRACTOR TO INSTALL BEEHIVE INLET CONTROL, AS SHOWN, PURSUANT TO CITY OF SALEM STANDARD DETAIL 251D.

GENERAL NOTES:

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PRELIMINARY
EXPIRES: 06/30/2026

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CORNER OF MARKET AND TIERRA

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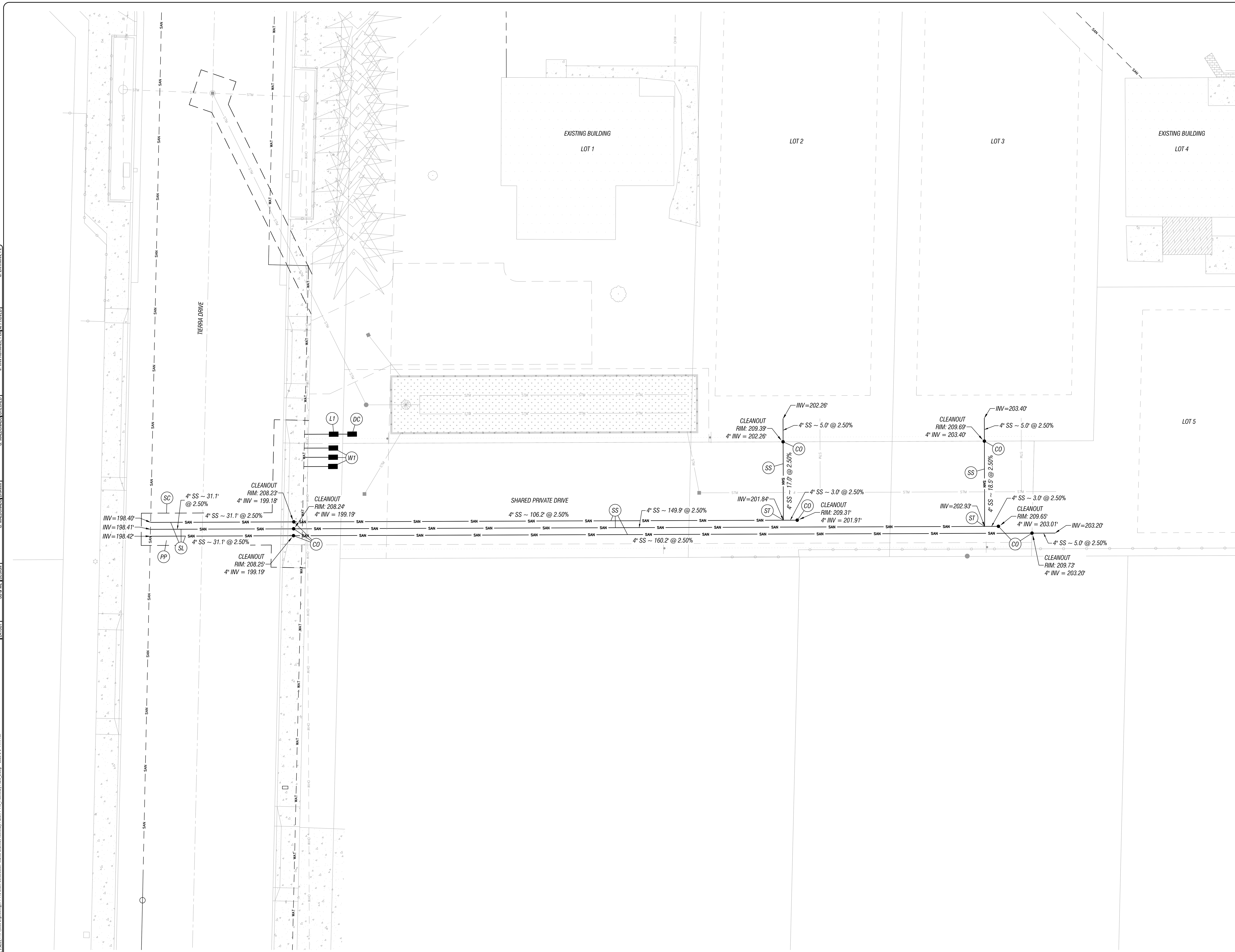
STORM WATER PLANTER

SCALE 1" = 5'
PROJECT NO. 14-116
SHEET 10 OF 14
IP-1

LAYOUT | IP-1 | DESIGN | G. MALDONADO | DRAWN | G. MALDONADO | CHECKED | J. VAN AGTMAEL, P.E. | APPROVED | G. ZARTMAN, P.E.



0 10' 20'
SCALE IN FEET

CONSTRUCTION NOTES:

SANITARY SEWER NOTES:

(SL) CONTRACTOR SHALL INSTALL SANITARY SEWER SERVICE, AS SHOW, PURSUANT TO CITY OF SALEM STANDARD DETAIL NO. 106. BACKFILL AND BED IN ACCORDANCE WITH CITY OF SALEM STANDARD DETAIL NO. 601 & 605.

(SS) CONTRACTOR SHALL INSTALL 3034 PVC SDR-35 PIPE, AS SHOWN. BACKFILL AND BED IN ACCORDANCE WITH CITY OF SALEM STANDARD DETAIL NO. 601 & 605.

(CO) CONTRACTOR SHALL INSTALL CLEANOUT, AS SHOWN, PURSUANT TO CITY OF SALEM STANDARD DETAIL NO. 105 & 108.

(ST) CONTRACTOR SHALL INSTALL SANITARY SEWER TEE, AS SHOWN, PURSUANT TO THE MANUFACTURES SPECIFICATIONS.

WATERLINE NOTES:

(W1) CONTRACTOR SHALL INSTALL 1" WATER SERVICE ASSEMBLY, AS SHOWN, PURSUANT TO CITY OF SALEM STANDARD DETAIL NO. 410.

(L1) CONTRACTOR SHALL INSTALL 1" LANDSCAPE WATER SERVICE ASSEMBLY, AS SHOWN, PURSUANT TO CITY OF SALEM STANDARD DETAIL NO. 410.

(DC) CONTRACTOR SHALL INSTALL 1" DOUBLE CHECK BACKFLOW ASSEMBLY, AS SHOWN, PURSUANT TO CITY OF SALEM STANDARDS.

ROAD NOTES:

(SC) CONTRACTOR SHALL SAWCUT EXISTING HARD SURFACE, AS SHOWN.

(PP) CONTRACTOR SHALL CONSTRUCT PAVEMENT PATCHING, AS SHOWN, PURSUANT TO CITY OF SALEM STANDARD DETAIL NO. 309.

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OREGON
JANUARY 12, 1999
GREG J. ZARTMAN
PRELIMINARY
EXPIRES: 06/30/2026

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CORNER OF MARKET AND TIERRA

PREPARED FOR:
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Salem, Oregon 97302
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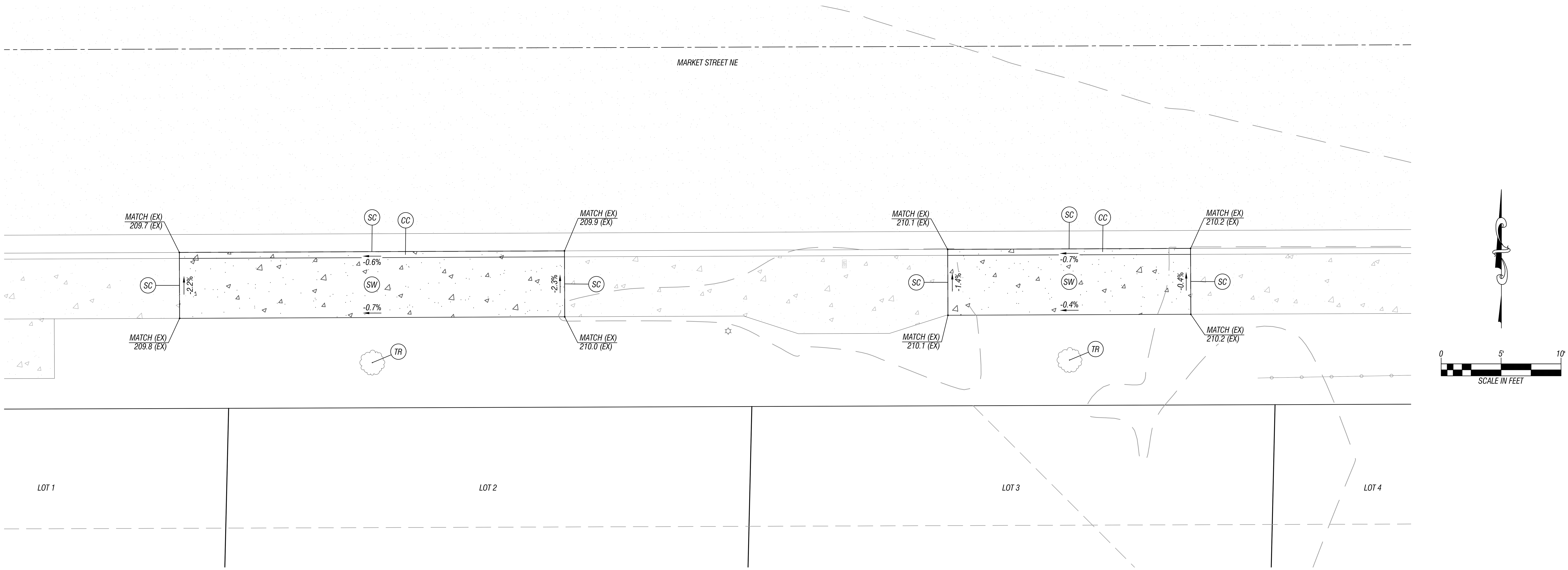
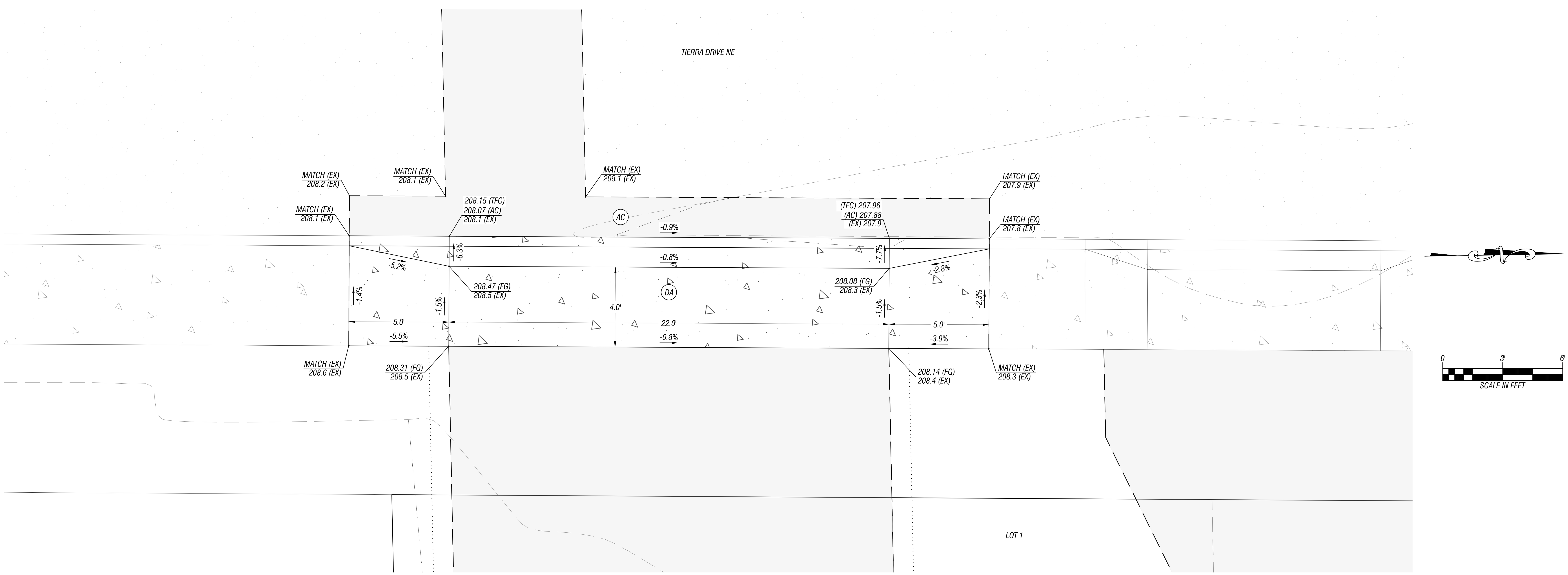
SANITARY SEWER & WATERLINE PLAN

SCALE 1" = 10'
PROJECT NO. 14-116
SW-1
SHEET 11 OF 14





CONSTRUCTION NOTES:

XXX.XX (XXX) / XXX.X EX — PROPOSED SPOT ELEVATION. EXISTING GROUND SPOT ELEVATION

AC = ASPHALT CONCRETE
BOW = FRONT OF WALK
FG = FINISH GRADE
RIM = RIM ELEVATION

X.XX% — PROPOSED PERCENT SLOPE

(AC) CONTRACTOR SHALL CONSTRUCT PUBLIC ASPHALT TYPICAL SECTION, AS SHOWN, PURSUANT TO TYPICAL SECTION SHOWN ON SHEET GN-1.

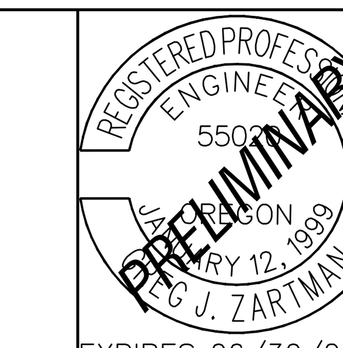
(CC) CONTRACTOR SHALL CONSTRUCT TYPE A CURB, AS SHOWN, PURSUANT TO CITY OF SALEM STANDARD DETAIL NO. 303.

(DA) CONTRACTOR SHALL CONSTRUCT STANDARD DRIVEWAY APPROACH CURB LINE SIDEWALK, AS SHOWN, PURSUANT TO CITY OF SALEM STANDARD DETAIL NO. 301A.

(SW) CONTRACTOR SHALL CONSTRUCT CURB LINE SIDEWALK, AS SHOWN, PURSUANT TO CITY OF SALEM STANDARD DETAIL NO. 306A.

(SC) CONTRACTOR SHALL SAW CUT EXISTING HARD SURFACE, AS SHOWN.

(TR) CONTRACTOR SHALL PLANT TREE, SPECIES AND SIZE TO ABIDE WITH CITY OF SALEM STANDARDS, AS SHOWN, PURSUANT TO CITY OF SALEM STANDARD DETAIL NO. 803.



NO.	DATE	REVISION	BY	APVD

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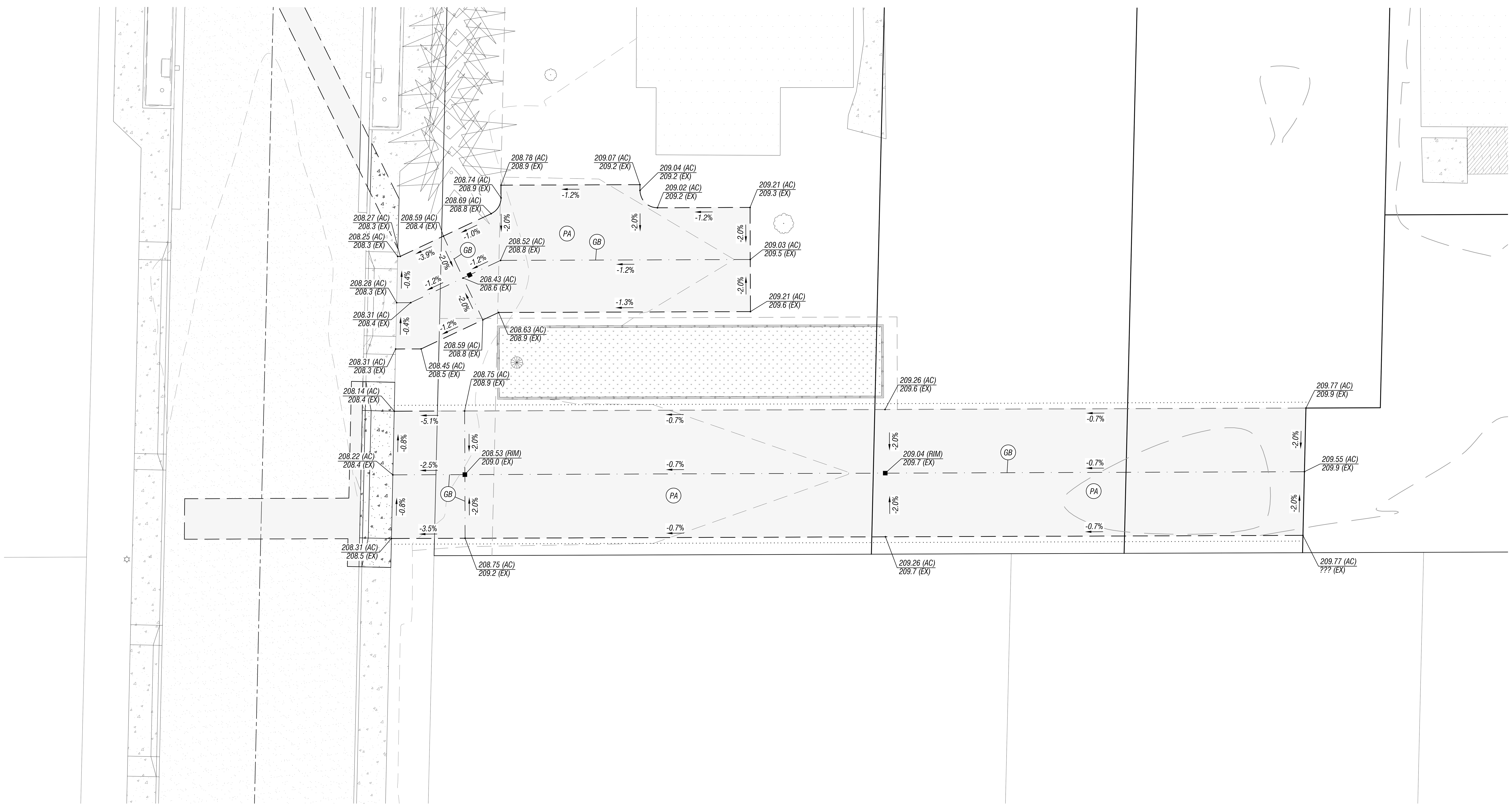
ROW GRADING

SCALE: SCALE VARIES
PROJECT NO.: 14-116
SHEET: 12 OF 14
RG-1



CONSTRUCTION NOTES:

XXX.XX (XXX) / XXX.X EX — PROPOSED SPOT ELEVATION. EXISTING GROUND SPOT ELEVATION

AC = ASPHALT CONCRETE
BOW = FRONT OF WALK
FG = FINISH GRADE
RIM = RIM ELEVATION

X.XX% — PROPOSED PERCENT SLOPE

(PA) CONTRACTOR SHALL CONSTRUCT PRIVATE DRIVE ASPHALT TYPICAL SECTION, AS SHOWN, PURSUANT TO TYPICAL SECTION SHOWN ON SHEET GN-1.

(GB) CONTRACTOR SHALL SET GRADE BREAK, AS SHOWN.

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EXPIRES: 06/30/2026

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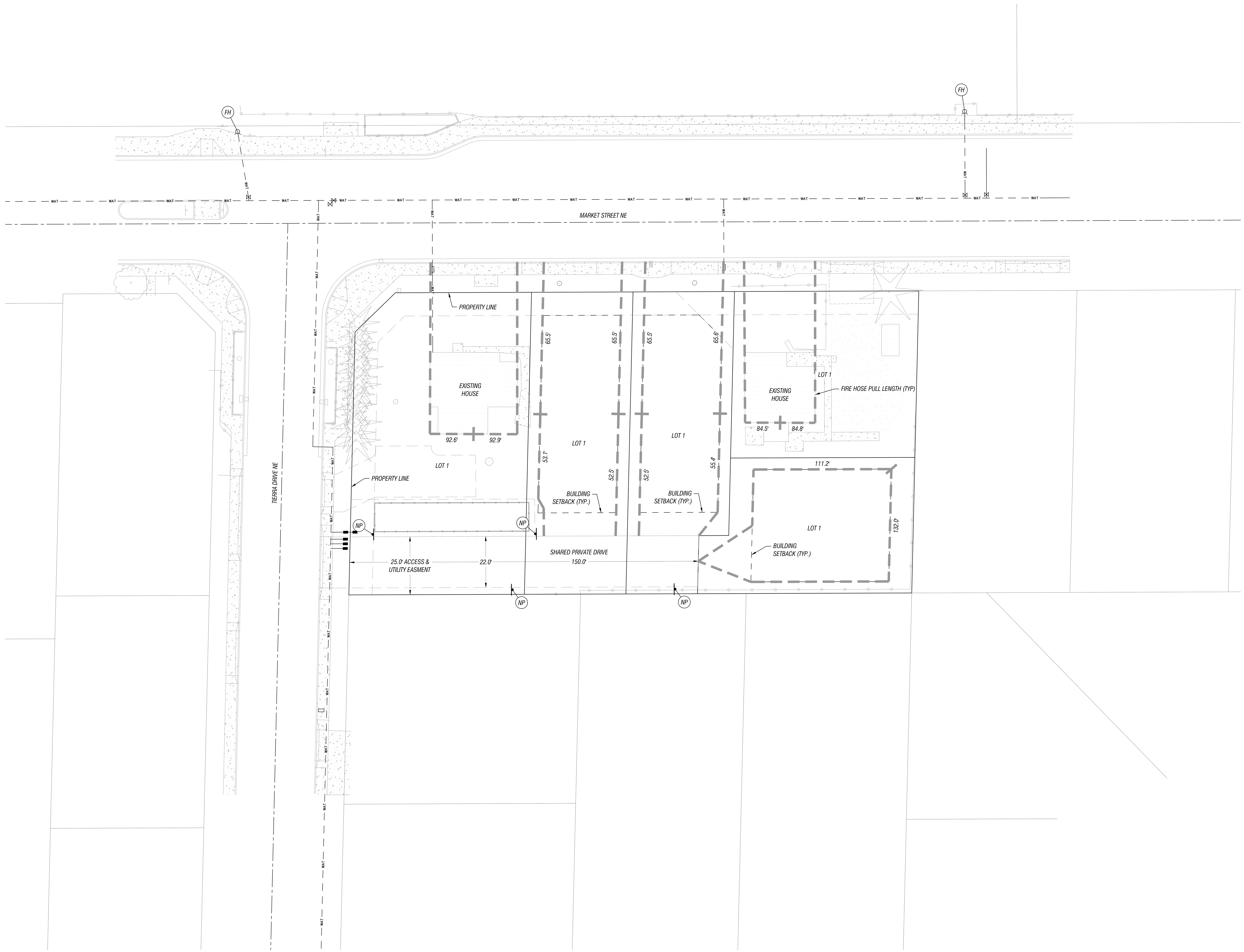
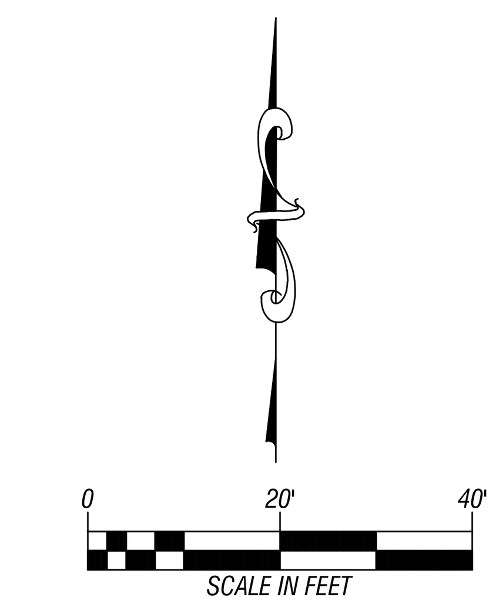
PRIVATE GRADING

SCALE 1" = 10'
PROJECT NO. 14-116
SHEET 13 OF 14
PG-1

FILE PATH: P:\14(Misc Engineering)\14-116 Chom Construction- Market St\DWG\Preliminary Plans\14-116_Preliminary Plans_2.dwg 2025-2-5 11:17 AM | LAYOUT PG-1 | DESIGN G. MALDONADO | DRAWN G. MALDONADO | CHECKED J. VAN AGTMAEL, PLS | APPROVED G. ZARTMAN, PE





PRELIMINARY

EXPIRES: 06/30/2026

NO.	DATE	REVISION	BY	APVD

NOTES:

(FH) FIRE HYDRANT

(NP) CONTRACTOR SHALL INSTALL "NO PARKING - FIRE LANE" SIGNS, AS SHOWN, PURSUANT TO CITY OF SALEM STANDARD DETAIL NO. 323.

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FIRE ACCESS PLAN

GENERAL NOTES:

ALL FIRST FLOOR BUILDING FACES ARE LESS THAN 150' FROM THE FIRE ACCESS DRIVE AISLES.

SCALE 1" = 20'
PROJECT NO. 14-116
SHEET 14 OF 14

FA-1