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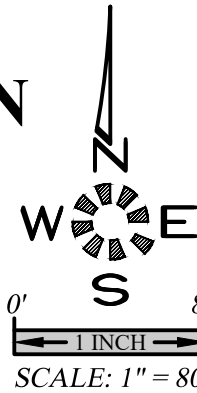
Owner / Developer:

Devon Property, LLC

**3245 BOONE ROAD SE
SALEM, OREGON 97317**

DEVON ESTATES

SEC. 22, T. 8 S., R. 3 W., W.M.
CITY OF SALEM
MARION COUNTY, OREGON



T.B.M. 487.21 NGVD 29
ALUMINUM CAP CENTERLINE MONUMENT
AT THE INTERSECTION OF SAHALEE DR.
AND LONE OAK ROAD



UTILITIES:
CABLE _____ COMCAST CABLE SERVICES
ELECTRIC _____ P.G.E.
PHONE _____ FRONTIER COMMUNICATIONS
GAS _____ N.W. NATURAL
STORM DRAIN,
SANITARY SEWER,
WATER _____ CITY OF SALEM

SYMBOLS

EXIST. PROP.
BLOW OFF ASSY.
CATCH BASIN
CATCH BASIN CLEANOUT
CATCH BASIN INLET
CATV PED. / BOX
CLEANOUT
ELEC. PED. / BOX
FIRE HYDRANT
GAS LOCATION MARKER
GAS VALVE
MAIL BOX

CABLE TELEVISION
CENTERLINE
DITCH C.L.
ELECTRICAL LINE
GAS MAIN
TELEPHONE LINE

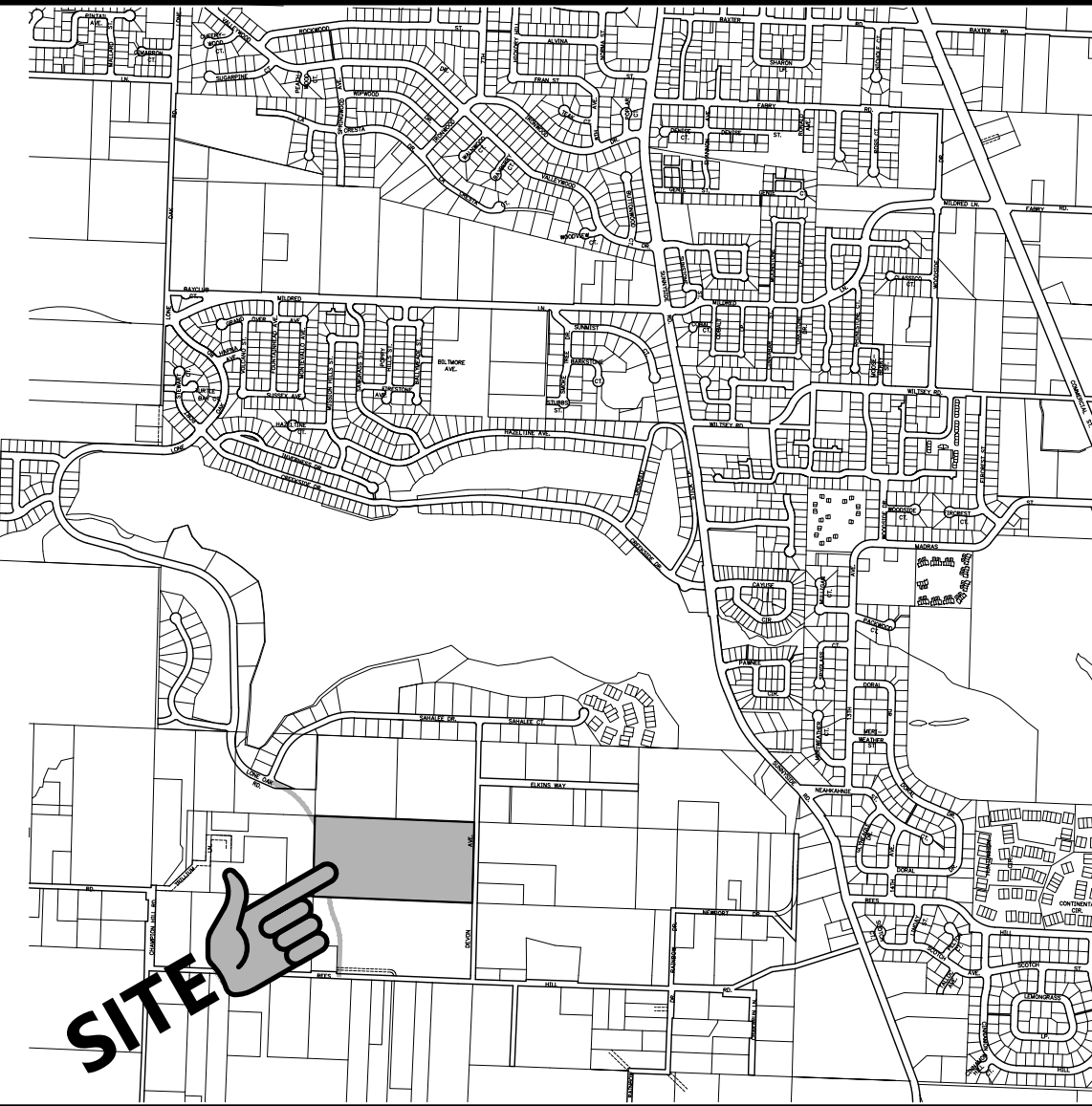
EXIST. PROP.
MANHOLE SAN. SEWER
MANHOLE STORM DRAIN
2" DIA. C.O. / M.H.
MANHOLE TELEPHONE
MANHOLE WATER
REDUCER / INCREASER
TEL. PED. / BOX
TRAFFIC PED. / BOX
UTILITY / POWER POLE
WATER METER
WATER VALVE

SANITARY SEWER EXIST.
SANITARY SEWER PROP.
STORM DRAIN EXIST.
STORM DRAIN PROP.
WATER MAIN EXIST.
WATER MAIN PROP.

ABBREVIATIONS

A.C. ASPHALTIC CONCRETE
ACMP ALUMINIZED CMP
ASSY. ASSEMBLY
B.O. BLOW OFF
B.F.V. BUTTERFLY VALVE
C & G CURB & GUTTER
CATV CABLE TELEVISION
C.B. CATCH BASIN
C.B.C.O. CATCH BASIN CLEANOUT
C.B.I. CATCH BASIN INLET
C.L. CENTERLINE
CMP CORRUGATED METAL PIPE
C.O. CLEANOUT
CONC. CONCRETE
CONST. CONSTRUCT
D.I. DUCTILE IRON
DIA. DIAMETER
DWG. DRAWING
EASMT. EASEMENT
E.G. EXIST. GRADE / GROUND
EOP, E.P. EDGE OF PAVEMENT
ELEC. ELECTRIC
ELEV. or EL. ELEVATION
EX. or EXIST. EXISTING
FEET FEET
F.F. FINISH FLOOR
F.G. FINISH GRADE
F.H. FIRE HYDRANT
F.M. FORCE MAIN
GUT. or GTR. GUTTER
G.V. GATE VALVE
IMP. IMPROVEMENT
INST. INSERT
INV. or I- INVERT
L LENGTH, LINE

L.P. LIGHT POLE
M METER, MAIN
M.H. MANHOLE
MTL. METAL
O.H. OVERHEAD
P.C. POINT OF CURVE
P.CC. POINT OF CONTINUING CURVE
PED. PEDESTAL
PRC. POINT OF REVERSE CURVE
PROP. PROPOSED
PT. POINT OF TANGENCY
PUB. PUBLIC
PUE PUBLIC UTILITY EASMT.
PVC POLYVINYL CHLORIDE
PVT. PRIVATE
P.P. POWER POLE
P.L. PROPERTY LINE
R RADIUS
R- RIM
RD. ROOF DRAIN
R.O.W. RIGHT-OF-WAY
S.S. or S.S. SANITARY SEWER
S SLOPE
STA. STATION
STD. STANDARD
STL. STEEL
STM.DRN. or S.D. STORM DRAIN
SVC. SERVICE
SW. SIDEWALK
T.C. TOP OF CURB
TEL. TELEPHONE
TYP. TYPICAL
U.G. UNDERGROUND
VLT. VAULT
W.M. WATER MAIN



VICINITY MAP

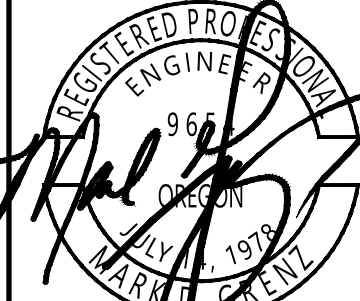
TOTAL PARCEL SIZE: _____
DEVELOPABLE AREA _____ 19.745 Ac.
NUMBER OF UNITS _____ 89
DENSITY _____ 4.51 UNITS/Ac.
LARGEST LOT _____ 13,174 S.F.
SMALLEST LOT _____ 5,399 S.F.
AVERAGE _____ 6,768 S.F.

PHASE 1:
DEVELOPABLE AREA _____ 11.026 Ac.
NUMBER OF UNITS _____ 47
DENSITY _____ 4.26 UNITS/Ac.
LARGEST LOT _____ 13,174 S.F.
SMALLEST LOT _____ 5,399 S.F.
AVERAGE _____ 7,166 S.F.

PHASE 2:
DEVELOPABLE AREA _____ 8.719 Ac.
NUMBER OF UNITS _____ 42
DENSITY _____ 4.82 UNITS/Ac.
LARGEST LOT _____ 11,286 S.F.
SMALLEST LOT _____ 5,500 S.F.
AVERAGE _____ 6,323 S.F.

NO CHANGES, MODIFICATIONS
OR REVISIONS TO BE
MADE WITHOUT WRITTEN
AUTHORIZATION FROM THE
DESIGN ENGINEER.
DIMENSIONS & NOTES TAKE
PRECEDENCE OVER
GRAPHICAL REPRESENTATION.

Design: M.D.G.
Drawn: P.H.S.
Checked: B.M.G.
Date: NOV. 2017
Scale: AS SHOWN
As-Built: _____



EXPIRES: 06-30-2021

JOB # 6502

AP101

ALTERNATE
PRELIMINARY PLAN

DEVON ESTATES

MULTI/TECH
ENGINEERING SERVICES, INC.
1155 13TH ST. S.E. SALEM, OR. 97302
PH. (503) 363-5227 FAX (503) 364-7660
www.mteengineering.net office@mteengineering.net