

Owner / Developer:

JCT HOLDINGS LLC

201 FERRY ST SE, STE 400
SALEM, OREGON 97301

Engineer:

MULTI/TECH ENG.

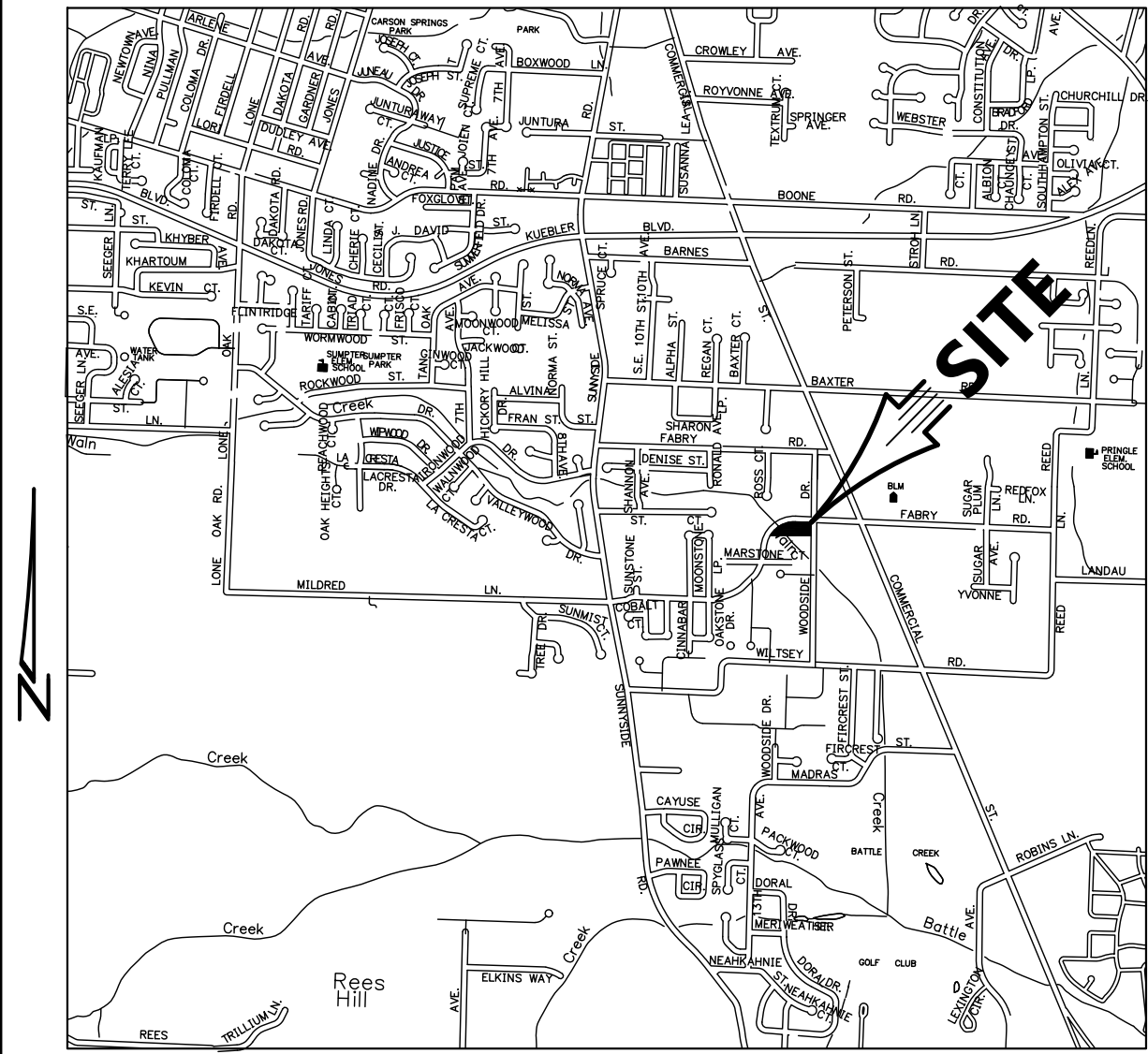
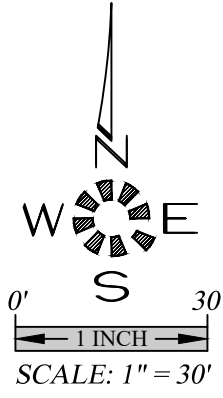
1155 13TH ST SE
SALEM, OREGON 97302
503-363-9227

J & J ESTATES

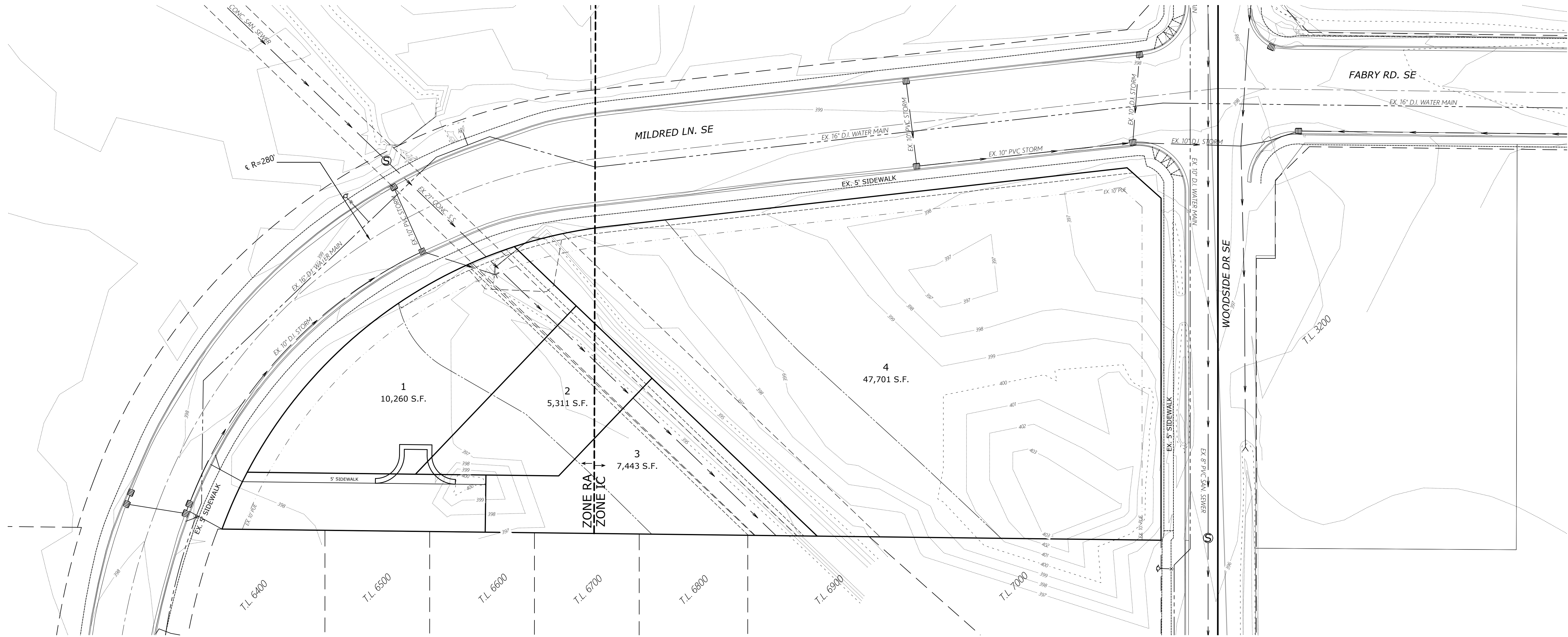
SEC. 14, T. 8 S., R. 3 W., W.M.
CITY OF SALEM
MARION COUNTY, OREGON
74,679 SQ. FT. (7.71 ACRES)

B.M. 8300

A 2" ALUMINUM DISK LOCATED IN THE
BEGINNING OF RADIUS OF THE CURB, N.E.
CORNER OF BAXTER CT. & BAXTER RD.
ELEVATION: 406.76 (NGVD 29)



VICINITY MAP



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	L.P.	LIGHT POLE
ACMP	ALUMINIZED CMP	M	METER, MAIN
ASSY.	ASSEMBLY	M.H.	MANHOLE
B.O.	BLOW OFF	MTL	METAL
B.F.V.	BUTTERFLY VALVE	O.H.	OVERHEAD
C & G	CURB & GUTTER	PC	POINT OF CURVE
CATV	CABLE TELEVISION	PCC	POINT OF CONTINUING CURVE
C.B.	CATCH BASIN	PE	PEDESTAL
C.B.C.O.	CATCH BASIN CLEANOUT	PRC	POINT OF REVERSE CURVE
C.B.I.	CATCH BASIN INLET	PROP.	PROPOSED
C.L.	CENTERLINE	PT	POINT OF TANGENCY
CMP	CORRUGATED METAL PIPE	PUB.	PUBLIC
C.O.	CLEANOUT	PUE	PUBLIC UTILITY EASMT.
CONC.	CONCRETE	PVT.	PRIVATE
CONST.	CONSTRUCT	P.P.	POWER POLE
D.I.	DUCTILE IRON	P.L.	PROPERTY LINE
DIA.	DIAMETER	R	RADIUS
DWGT.	DRAWING	RIM	RIM
EASMT.	EASEMENT	RD	ROAD
E.G.	EXIST. GRADE / GROUND	R.O.W.	RIGHT-OF-WAY
EOP, E.P.	EDGE OF PAVEMENT	SAN.S. or S.S.	SANITARY SEWER
ELEV.	ELEVATION	S	SLOPE
ELEV. or EL.	ELEVATION	STA.	STATION
EX. or EXIST.	EXISTING	STD.	STANDARD
FT.	FEET	STL.	STEEL
F.F.	FINISH FLOOR	STM DRN. or S.D.	STORM DRAIN
F.G.	FINISH GRADE	SVC.	SERVICE
F.H.	FIRE HYDRANT	SW	SIDEWALK
F.M.	FORCE MAIN	T.C.	TOP OF CURB
GUT.	GUTTER	TEL.	TELEPHONE
G.V.	GATE VALVE	TYP.	TYPICAL
IMP.	IMPROVEMENT	U.G.	UNDERGROUND
INST.	INSERT	INV.	INVERT
INV. or I-	INVERT	VLT.	VAULT
L	LENGTH, LINE	W.M.	WATER MAIN

NO CHANGES, MODIFICATIONS
OR REPRODUCTIONS TO BE
MADE TO THESE DRAWINGS
WITHOUT WRITTEN
AUTHORIZATION OF THE
DESIGN ENGINEER.
DIMENSIONS & NOTES TAKE
PRECEDENCE OVER
GRAPHICAL REPRESENTATION.

Design: M.D.G.
Drawn: T.N.S.
Checked: J.J.G.
Date: MAY 2021
Scale: AS SHOWN

REGISTERED PROFESSIONAL ENGINEER
JULY 14, 1978
MARK D. GREEN
EXPIRES: 06-30-2021

JOB # 7025

1 OF 4

TENTATIVE SUBDIVISION PLAN
COVER SHEET

J & J ESTATES

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