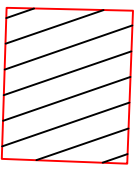


VICINITY MAP



PROJECT LOCATION



NOTES & LEGEND:

- (E) = EXISTING FEATURE
(P) = PROPOSED FEATURE
----- = EXISTING OBJECT
- ① NEW 4" SEWER TAP
 - ② NEW 4" SEWER SERVICE
 - ③ ABANDON PORTION OF (E) 4" SEWER SERVICE OR PROVIDE EASEMENT ON PARCEL 2.
 - ④ NEW WATER SERVICE

GRADING PLAN

Since Parcel 2 is relatively flat, no major grading is anticipated. Any finish grading required should be provided for in the building plan approval and construction of the future house, at which time the planned finish floor elevations will be known.

PROPOSED STORM WATER PLAN

Stormwater management plan is schematically shown on drawing and more particularly described as follows:
On Parcel 2, the developer proposes to construct Green Storm Water Infrastructure (GSI) in the form of an infiltration rain garden designed per the City stormwater design standards to collect, treat, and detain runoff from impervious areas created on Parcel 2. It should be noted that that the developer will consider permeable pavement for the driveway to minimize the stormwater runoff. Since no public storm water facilities exist near this property, the rain garden will be sized to handle all design storms with no overflow. It is proposed that this facility be detail designed and constructed as part of future home construction on Parcel 2.
It is assumed that no GSI will be required on Parcel 1, since no additional impervious area is proposed to be added to that Parcel.

PARTITION - SCHEMATIC UTILITY PLAN
4151 GARNDER ROAD SE
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DRAWN BY: KDG
DATE: JAN 2023
REV: NO. 1
SHEET 1 OF 1