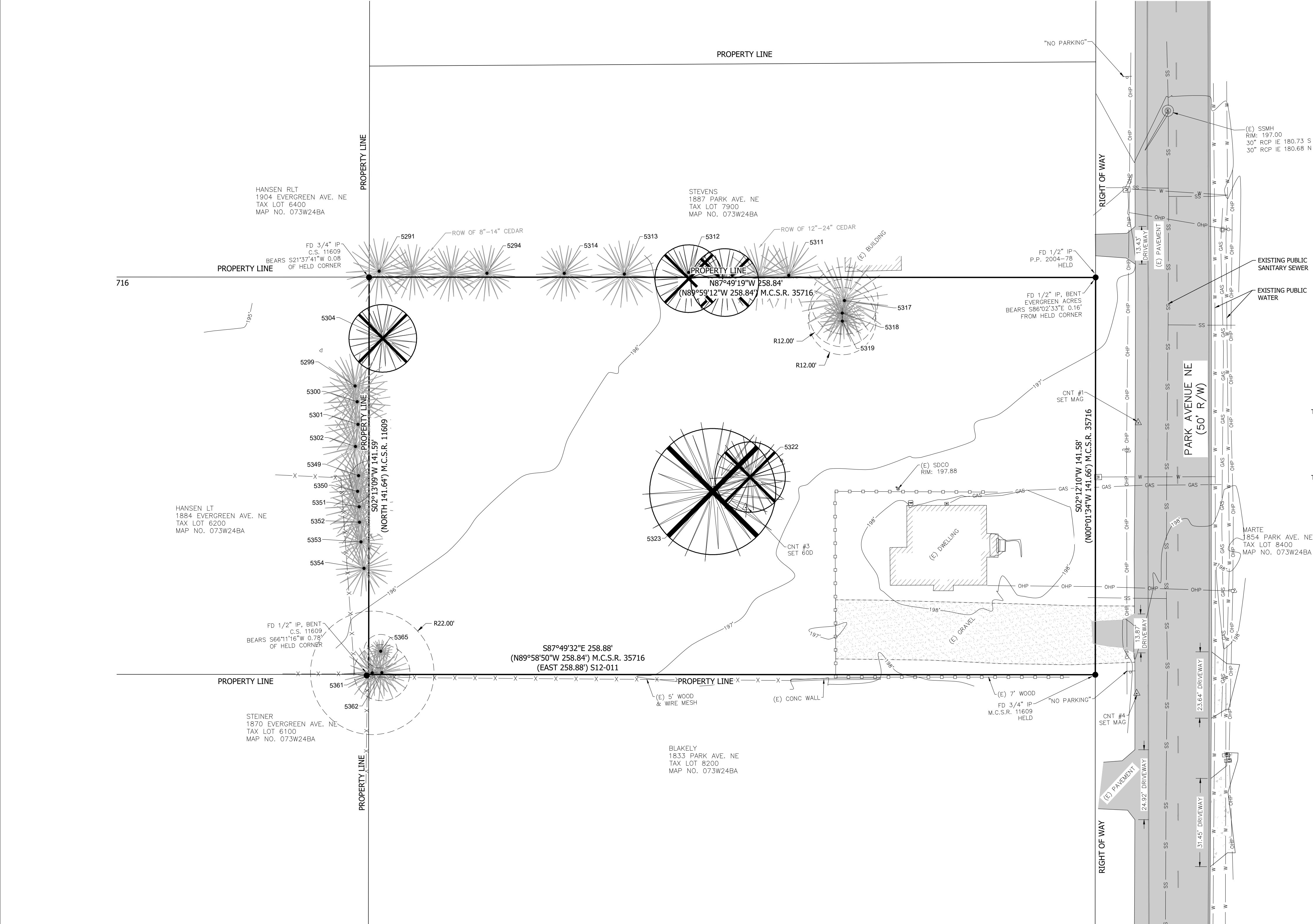
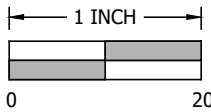
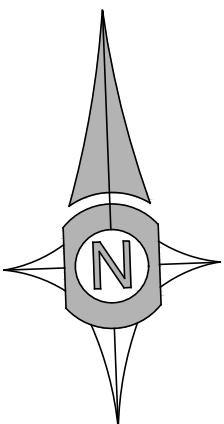




TREE TABLE		
TREE #	TREE SIZE & TYPE	STATUS
5291	TR1 B ROW CEDARS 14"-8" 12D	RETAIN
5294	TR 11" CEDAR 10D	RETAIN
5299	TR 11" CEDAR 12D	RETAIN
5300	TR 17" CEDAR 12D	RETAIN
5301	TR 19" CEDAR 12D	RETAIN
5302	TR 17" CEDAR X2 12D	RETAIN
5304	TR 32" CEDAR 12D	REMOVE
5311	TR2 B 24"-12" +/- CEDAR 12D	RETAIN
5312	TR 12" CEDAR 10D	REMOVE
5313	TR 30" CEDAR 12D	RETAIN
5314	TR 15" CEDAR 10D	RETAIN
5317	TR 12" CEDAR 15D	RETAIN
5318	TR 12" CEDAR 8D	RETAIN
5319	TR 12" CEDAR 8D	RETAIN
5322	TR 24" CEDAR 15D	REMOVE
5323	TR 42" CEDAR 25D	REMOVE
5349	TR 18" CEDAR 10D	RETAIN
5350	TR 18" CEDAR 10D	RETAIN
5351	TR 18" CEDAR 12D	RETAIN
5352	TR 14" CEDAR 10D	RETAIN
5353	TR 6" HEMLOCK 8D	RETAIN
5354	TR 12" CEDAR 10D	RETAIN
5361	TR 22" CEDAR 10D	RETAIN
5362	TR 10" CEDAR 10D	RETAIN
5365	TR 6" YUEW 4D	RETAIN

TREE LEGEND	
	EXISTING TREE TO BE REMOVED
	EXISTING TREE SYMBOL
	CRITICAL ROOT ZONE



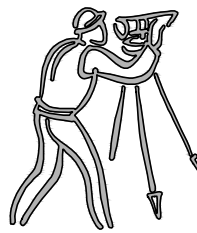
PLAN REVISIONS	DATE

PROJECT VERTICAL DATUM -- NGVD 29

ALL ELEVATIONS ARE SHOWN ON THE VERTICAL DATUM OF NGVD 29. THE VERTICAL BENCHMARK USED FOR ESTABLISHING ELEVATIONS WAS A GPS STATIC OBSERVATION POST-PROCESSED USING OPUS AND THEN ADJUSTED DOWN 3.37" PER VERTCON, THE NGS ONLINE APPLICATION. CONTRACTOR IS TO NOTIFY ENGINEER/SURVEYOR TWO WORKING DAYS PRIOR TO DISTURBING EXISTING SURVEY MONUMENT(S). SURVEYOR IS TO RESTORE PER COUNTY SURVEYOR REQUIREMENTS AND ORS 209.150.

ATTENTION: OREGON LAW REQUIRES YOU TO FOLLOW RULES ADOPTED BY THE OREGON UTILITY NOTIFICATION CENTER. THOSE RULES ARE SET FORTH IN OAR 952-001-0010 THROUGH OAR 952-001-0090. YOU MAY OBTAIN COPIES OF THE RULES BY CALLING THE CENTER. (NOTE: THE TELEPHONE NUMBER FOR THE OREGON UTILITY NOTIFICATION CENTER IS (503) 232-1987).

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.



CLIENT:
JENRAE PROPERTIES, LLC
P.O. BOX 20756
KEIZER, OR 97303
DON.JENSEN@JENSENCOLLC
(503) 932-2259

UDELL ENGINEERING
AND
LAND SURVEYING, LLC
63 EAST ASH ST.
LEBANON, OREGON 97355
(541) 451-5125 PH.
(541) 451-1366 FAX

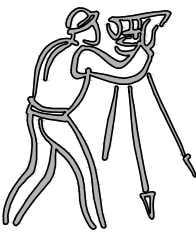
PRELIMINARY EX. COND./DEMO PLAN
AVA JENE ESTATES
073W24BA TAX LOTS 8000 & 8100
1861 PARK AVE. NE
SALEM, OR

DATE:
SEPTEMBER 18, 2023
PROJECT:
22-027 JENSEN PARK AVE. NE
DRAWN BY:
LLL, MLX, BP
CHECKED BY:
BSV

THIS MAP WAS
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Sheet **C102**

SCALE: SEE BARSCALE



CLIENT:

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UEDELL ENGINEERING
AND

LAND SURVEYING, LLC
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LEBANON, OREGON 97355
(541) 451-5125 PH.
(541) 451-1366 FAX

TENTATIVE PLAT

AVA JENE ESTATES
073W24BA TAX LOTS 8000 & 8100
1861 PARK AVE. NE
SALEM, OR

DATE:
SEPTEMBER 18, 2023

PROJECT:
22-027 JENSEN PARK AVE. NE

DRAWN BY:
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CHECKED BY:
BSV

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PURPOSES ONLY

Sheet **C100**

SCALE: SEE BARSCALE

PROPERTY

TAX MAP: 07S-02W-24BA
TAX LOTS: 8000 & 8100
SITE ADDRESS: 1800 & 1861 PARK AVENUE NE
SALEM, OR 97305

DEVELOPER

JENRAE PROPERTIES, LLC
P.O. BOX 20756
KEIZER, OREGON 9303
DON.JENSEN@JENSENCOLLC
(503) 932-2259

OWNER

JENSEN CONSTRUCTION, LLC
C/O DON JENSEN
5190 KALE STREET
SALEM, OREGON 97305
(503) 932-2259

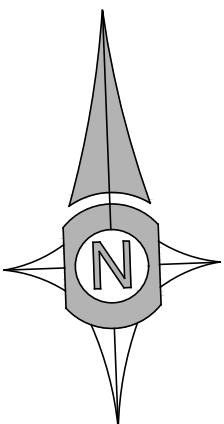
DESIGN TEAM

CIVIL ENGINEER

UEDELL ENGINEERING AND LAND SURVEYING, LLC
63 E. ASH STREET
LEBANON, OREGON 97355
(541) 451-5125

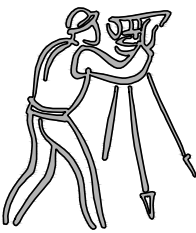
SURVEYOR

UEDELL ENGINEERING AND LAND SURVEYING, LLC
63 E. ASH STREET
LEBANON, OREGON 97355
(541) 451-5125



PLAN REVISIONS

DATE



CLIENT:

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AND

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TENTATIVE PLAT

AVA JENE ESTATES
073W24BA TAX LOTS 8000 & 8100
1861 PARK AVE. NE
SALEM, OR

DATE:
SEPTEMBER 18, 2023

PROJECT:
22-027 JENSEN PARK AVE. NE

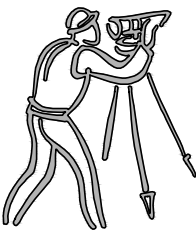
DRAWN BY:
LLL, MLX, BP

CHECKED BY:
BSV

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PLANNING
PURPOSES ONLY

Sheet **C100**

SCALE: SEE BARSCALE



CLIENT:
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DON.JENSEN@JENSENCOLLC
(503) 932-2259

UEDELL ENGINEERING
AND
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LEBANON, OREGON 97355
(541) 451-5125 PH.
(541) 451-1366 FAX

PRELIMINARY SITE PLAN
AVA JENE ESTATES
073W24BA TAX LOTS 8000 & 8100
1861 PARK AVE. NE
SALEM, OR

DATE:
SEPTEMBER 18, 2023
PROJECT:
22-027 JENSEN PARK AVE. NE
DRAWN BY:
LLL, MLN, BP
CHECKED BY:
BSV

THIS MAP WAS
PREPARED FOR
PLANNING
PURPOSES ONLY

Sheet **C103**

SCALE: SEE BARSCALE

PROPERTY

TAX MAP: 7S-2W-24BA
TAX LOTS: 8000 & 8100

SITE ADDRESS: 1861 PARK AVENUE NE
SALEM, OR 97305

DEVELOPER

JENRAE PROPERTIES, LLC
P.O. BOX 20756
KEIZER, OREGON 9303
DON.JENSEN@JENSENCOLLC
(503) 932-2259

OWNER

JENSEN CONSTRUCTION, LLC
C/O DON JENSEN
5190 KALE STREET
SALEM, OREGON 97305
(503) 932-2259

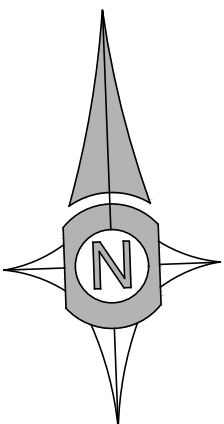
DESIGN TEAM

CIVIL ENGINEER

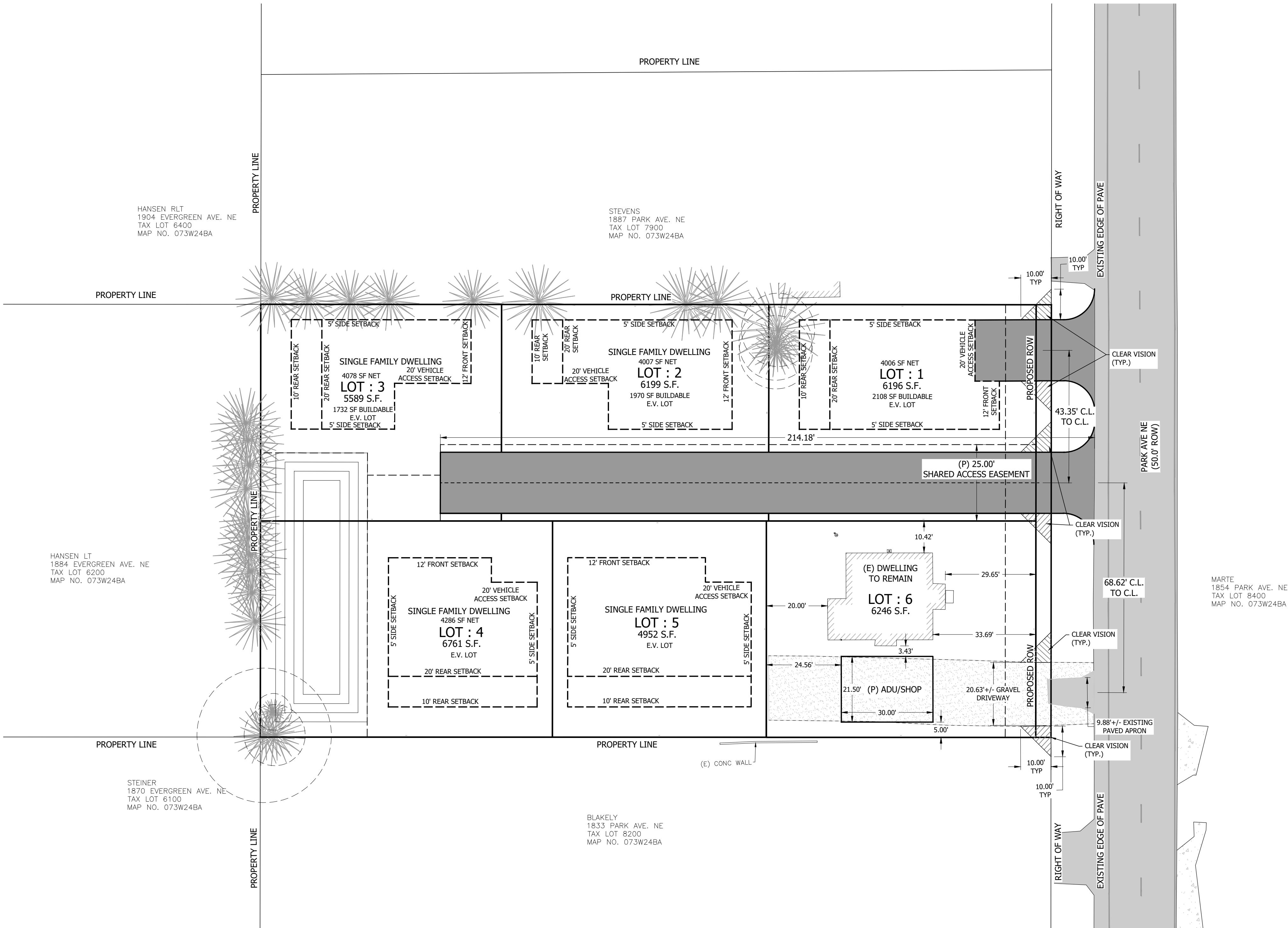
UEDELL ENGINEERING AND LAND SURVEYING, LLC
63 E. ASH STREET
LEBANON, OREGON 97355
(541) 451-5125

SURVEYOR

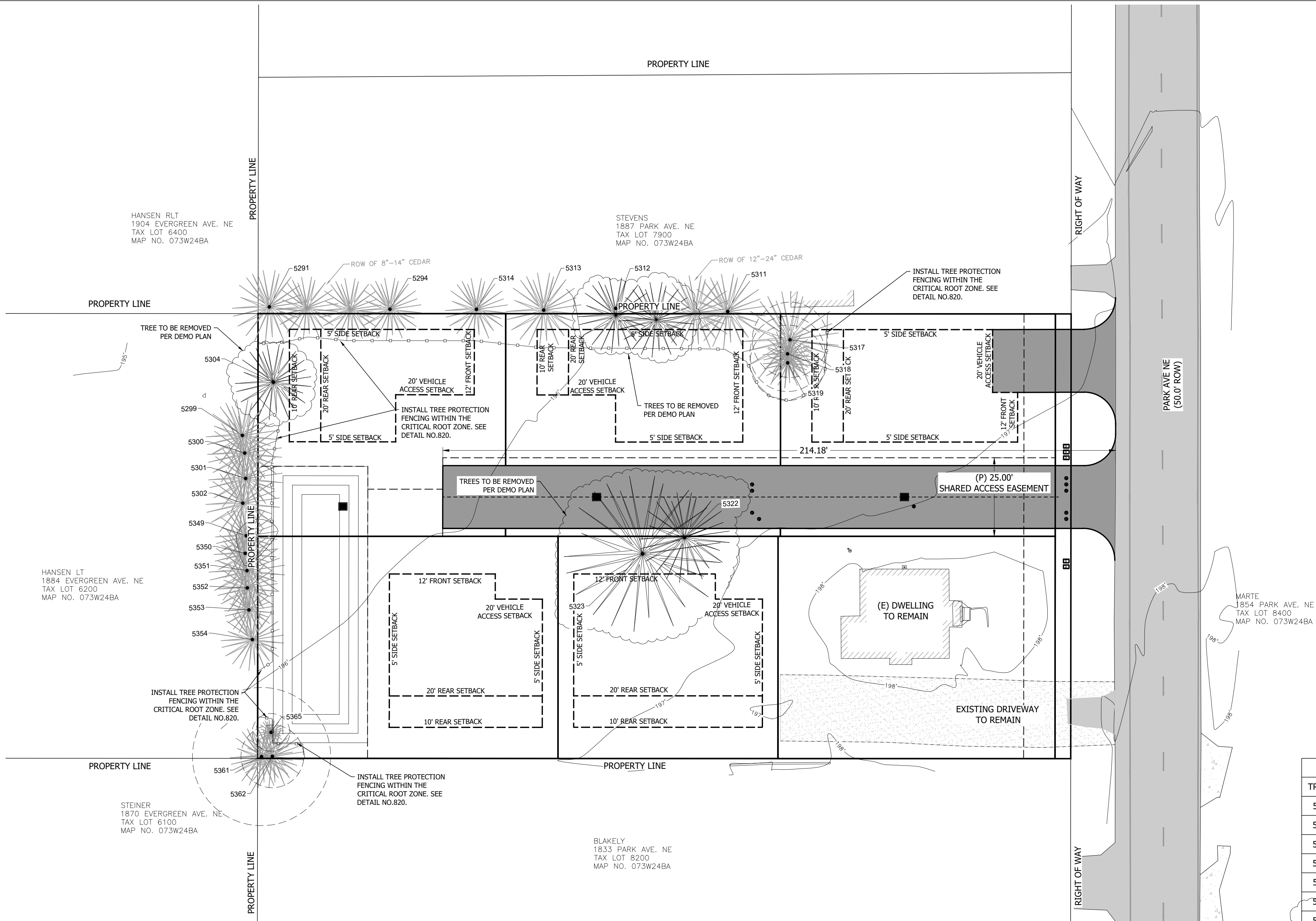
UEDELL ENGINEERING AND LAND SURVEYING, LLC
63 E. ASH STREET
LEBANON, OREGON 97355
(541) 451-5125



PLAN REVISIONS	DATE



MARTE
1854 PARK AVE. NE
TAX LOT 8400
MAP NO. 073W24BA



EXAMPLE 1
NOT TO SCALE

EXAMPLE 2
NOT TO SCALE

NOTES:

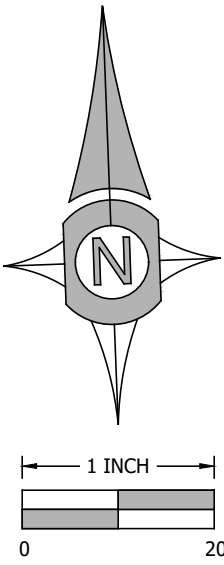
1. FENCE SHALL BE 4 TO 6 FT. IN HEIGHT AND SET AT TREE DRIP LINE, OR EDGE OF HARDSCAPE AS INDICATED ABOVE, OR AS DIRECTED BY CITY'S URBAN FORESTER.
2. FENCE MATERIALS SHALL CONSIST OF A 4 FT. HIGH, HIGH DENSITY POLYETHYLENE FENCING WITH 3.5" X 1.5" OPENINGS ORANGE COLOR, AND 1.25" X 6" POSTS, OR APPROVED EQUAL.
3. POSTS SHALL BE SPACED 8 FEET APART AND SHALL BE DRIVEN TO SUCH A DEPTH TO SECURELY ANCHOR THE POSTS, TYPICALLY 18" DEEP.
4. FENCE SHALL REMAIN IN PLACE UNTIL THE COMPLETION OF ADJACENT CONSTRUCTION ACTIVITIES. MOVEMENT OR REMOVAL OF FENCE REQUIRES APPROVAL BY CITY'S AUTHORIZED REPRESENTATIVE.
5. NO EQUIPMENT SHALL OPERATE INSIDE THE TREE PROTECTIVE FENCING INCLUDING DURING FENCE INSTALLATION AND REMOVAL UNLESS APPROVED BY THE URBAN FORESTER.
6. PLACE TREE PROTECTION SIGNS (STANDARD PLAN 822) SECURELY ON TREE PROTECTION FENCING WITH WIRE TIES OR PLASTIC "ZIP" TIES. SIGN SHALL BE PLACED 42 INCHES ABOVE GROUND ON 50 FT. SPACING, O.C. AND MUST BE CLEARLY VISIBLE TO CONTRACTORS AND PUBLIC.

CITY OF SALEM
DEPARTMENT OF PUBLIC WORKS
STANDARD PLAN
TREE PROTECTION FENCING

APPROVED *James J. Bont* 5/03/16 DRAWN BY ALT 6/2016
CITY ENGINEER DATE CHECKED BY KLR 6/2016

NO.820

TREE TABLE		
TREE #	TREE SIZE & TYPE	STATUS
5291	TR1 B ROW CEDARS 14"-8" 12D	RETAIN
5294	TR 11" CEDAR 10D	RETAIN
5299	TR 11" CEDAR 12D	RETAIN
5300	TR 17" CEDAR 12D	RETAIN
5301	TR 19" CEDAR 12D	RETAIN
5302	TR 17" CEDAR X2 12D	RETAIN
5304	TR 32" CEDAR 12D	REMOVE
5311	TR2 B 24"-12" +/- CEDAR 12D	RETAIN
5312	TR 12" CEDAR 10D	REMOVE
5313	TR 30" CEDAR 12D	RETAIN
5314	TR 15" CEDAR 10D	RETAIN
5317	TR 12" CEDAR 15D	RETAIN
5318	TR 12" CEDAR 8D	RETAIN
5319	TR 12" CEDAR 8D	RETAIN
5322	TR 24" CEDAR 15D	REMOVE
5323	TR 42" CEDAR 25D	REMOVE
5349	TR 18" CEDAR 10D	RETAIN
5350	TR 18" CEDAR 10D	RETAIN
5351	TR 18" CEDAR 12D	RETAIN
5352	TR 14" CEDAR 10D	RETAIN
5353	TR 6" HEMLOCK 8D	RETAIN
5354	TR 12" CEDAR 10D	RETAIN
5361	TR 22" CEDAR 10D	RETAIN
5362	TR 10" CEDAR 10D	RETAIN
5365	TR 6" YUEW 4D	RETAIN



PLAN REVISIONS	DATE

CLIENT:
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(503) 932-2259

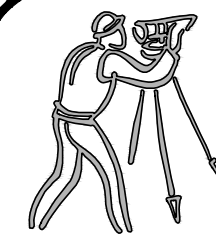
UDELL ENGINEERING AND LAND SURVEYING, LLC
63 EAST ASH ST.
LEBANON, OREGON 97355
(541) 451-5125 PH.
(541) 451-1366 FAX

PRELIMINARY TREE CONSERVATION PLAN
AVA JENE ESTATES
073W24BA TAX LOTS 8000 & 8100
1861 PARK AVE. NE
SALEM, OR

DATE: SEPTEMBER 18, 2023
PROJECT: 22-027 JENSEN PARK AVE. NE
DRAWN BY: LLL, MLX, BP
CHECKED BY: BSV

THIS MAP WAS PREPARED FOR PLANNING PURPOSES ONLY

Sheet **C104**
SCALE: SEE BARSCALE



CLIENT:
JENRAE PROPERTIES, LLC
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UDELL ENGINEERING
AND
LAND SURVEYING, LLC
63 EAST ASH ST.
LEBANON, OREGON 97355
(541) 451-5125 PH.
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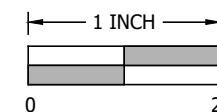
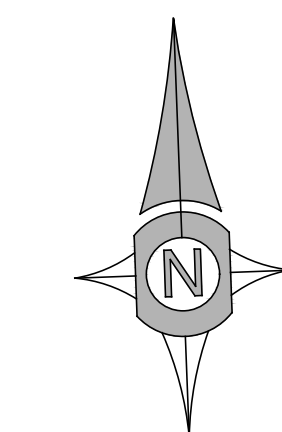
PRELIMINARY GRADING & DRAINAGE
AVA JENE ESTATES
073W24BA TAX LOTS 8000 & 8100
1861 PARK AVE. NE
SALEM, OR

DATE:
SEPTEMBER 18, 2023
PROJECT:
22-027 JENSEN PARK AVE. NE
DRAWN BY:
LLJ, MLX, BP
CHECKED BY:
BSV

THIS MAP WAS
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Sheet **C200**

SCALE: SEE BARSCALE

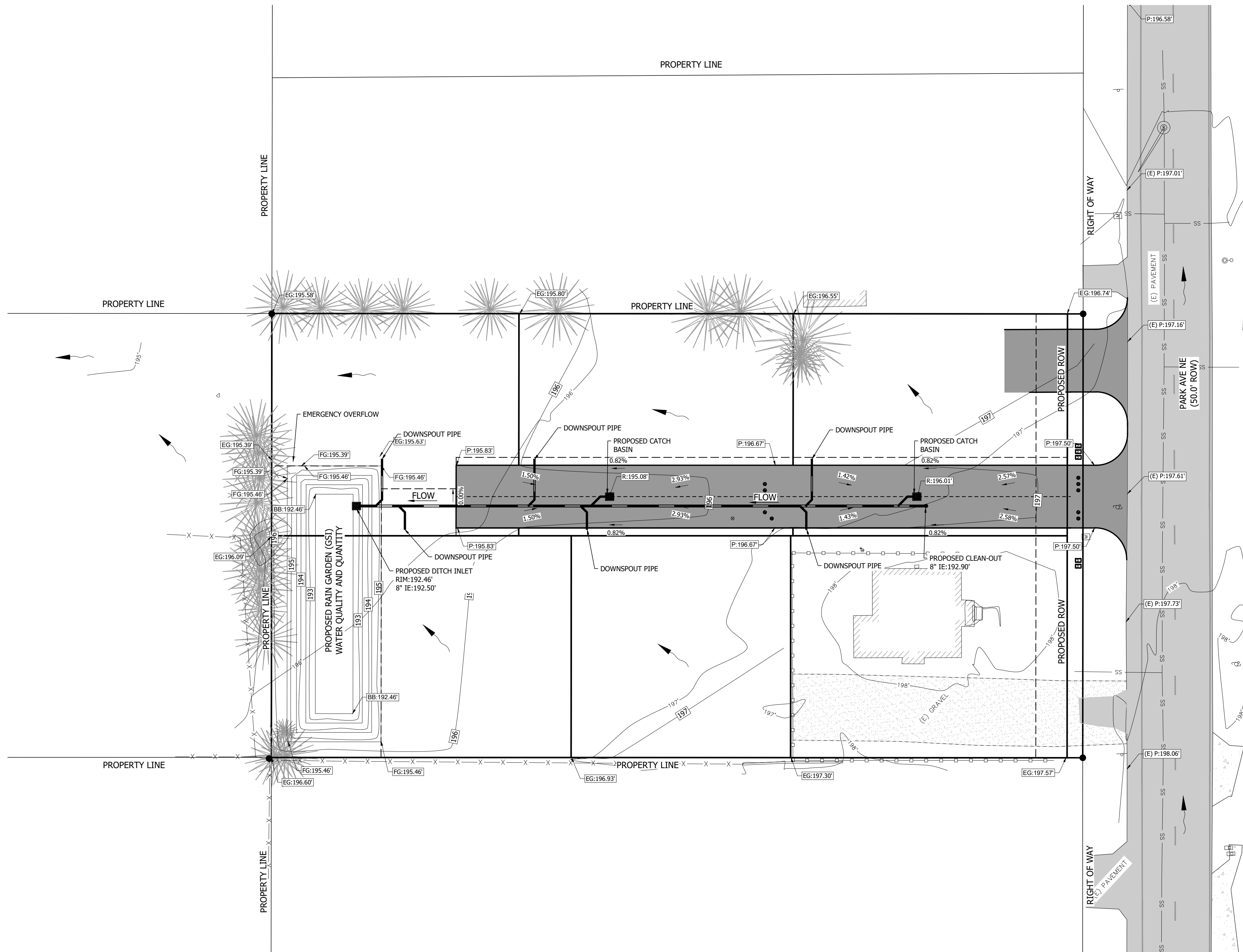


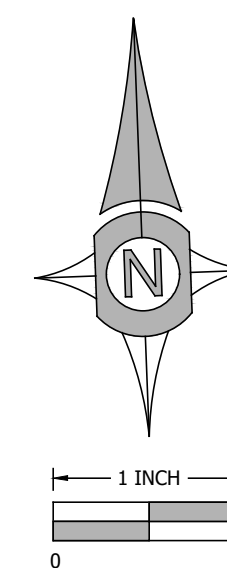
PLAN REVISIONS	DATE

GRADING LEGEND

- 362 - EXISTING SURFACE CONTOUR ELEVATION
- 362 - DESIGN SURFACE CONTOUR ELEVATION
- EXISTING SURFACE DRAIN DIRECTION
- DESIGN SURFACE DRAIN DIRECTION

- (E)P 000.00 - EXISTING TOP OF PAVEMENT ELEVATION
- EG 000.00 - EXISTING GROUND ELEVATION
- P 000.00 - DESIGN TOP OF ASPHALT PAVE ELEVATION
- FG 000.00 - DESIGN FINISHED GROUND ELEVATION





PLAN REVISIONS	DATE

SCALE: SEE BARSCALE

CLIENT:
JENRAE PROPERTIES, LLC
P.O. BOX 20756
KEIZER, OR 97303
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