

# MEADOW RIDGE PARK

## PROJECT TEAM

### OWNER

CITY OF ALBANY  
 Contact: Kim Lyddane, Director  
 City of Albany Parks & Recreation  
 333 Broadalbin Street SW, Albany, OR 97321  
 kim.lyddane@cityofalbany.net  
 PH: 541-917-7777

### LANDSCAPE ARCHITECT

LANGO HANSEN LANDSCAPE ARCHITECTS  
 Contact: Katherine Sheie, Senior Associate  
 1100 NW Glisan Street, #3A  
 Portland, OR 97209  
 katherine@lango.hansen.com  
 PH: 503.295.2437

### CIVIL ENGINEER

HUMBER DESIGN GROUP  
 Contact: Allen Schmitz, Sr. Project Engineer  
 110 SE Main Street, Suite 200,  
 Portland, OR 97214  
 allen.schmitz@hdgpd.com  
 PH: 503.488.5711

### ELECTRICAL ENGINEER

R&W ENGINEERING  
 Contact: Jonathan Lilly, Sr. Electrical Engineer  
 9615 SW Allen Blvd, Suite 107  
 Beaverton, OR 97005  
 jlilly@rweng.com  
 PH: 503.726.3337

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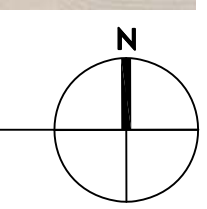
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### VICINITY MAP

PARK ADDRESS (APPROXIMATE): 373 TIMBER RIDGE STREET NE, ALBANY, OR 97322



MEADOW RIDGE PARK  
 373 TIMBER RIDGE ST NE  
 ALBANY, OR 97322

### REVISIONS

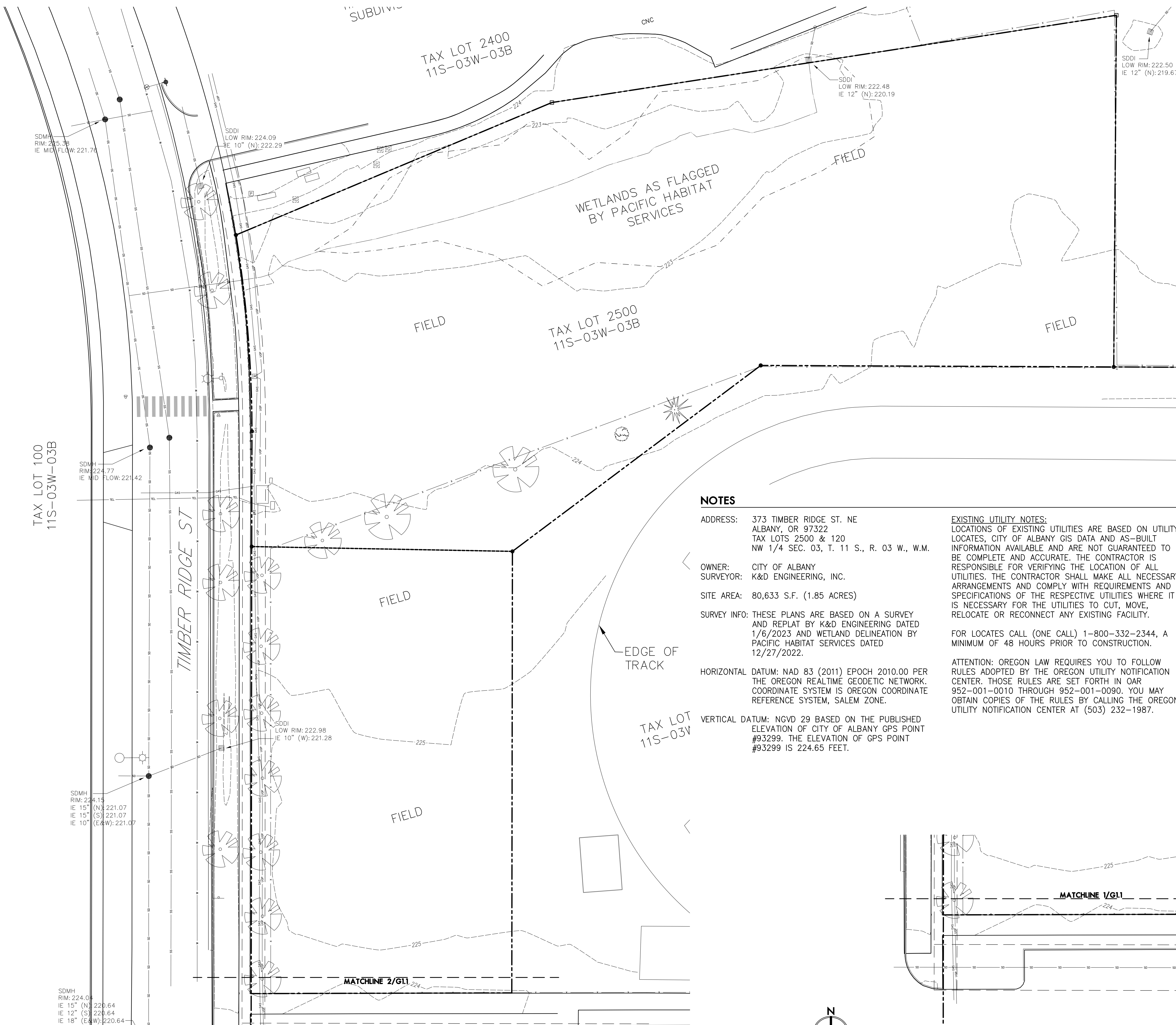
BID SET  
 APRIL 28, 2023

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 CHECKED BY KL

COVER SHEET

**TOPOGRAPHIC MAP**  
 FOR  
**MEADOW RIDGE PARK**  
 LOCATED IN  
**TAX LOT 2500**  
**NW 1/4 SEC. 03, T. 11 S., R. 03 W., W.M.**  
 IN THE  
**CITY OF ALBANY, LINN COUNTY, OREGON**  
 DECEMBER 15, 2022

**lango.hansen**  
 LANDSCAPE ARCHITECTS  
 1100 nw glisan #3a  
 portland or 97209



**LEGEND:**

- FOUND MONUMENT
- CALCULATED POINT FROM RECORD DATA
- △ SURVEY CONTROL POINT
- EXISTING MANHOLE
- EXISTING CLEAN OUT
- ▽ EXISTING SIGN
- ⊕ EXISTING GAS VALVE
- ⊕ EXISTING GAS METER
- ⊕ EXISTING CROSS WALK SIGNAL
- ⊕ EXISTING LIGHT POLE
- ⊕ EXISTING UTILITY POLE
- ⊕ EXISTING POWER METER
- ⊕ EXISTING POWER BOX
- ⊕ EXISTING TELECOMMUNICATIONS PEDISTAL
- ⊕ EXISTING WATER METER
- ⊕ EXISTING FIRE HYDRANT
- ⊕ EXISTING VALVE
- ⊕ EXISTING DITCH INLET
- ⊕ EXISTING CURB INLET
- ⊕ EXISTING IRRIGATION BOX
- ⊕ EXISTING DECIDUOUS TREE (SPECIES + SIZE AS NOTED)
- ⊕ EXISTING CONIFER TREE (SPECIES + SIZE AS NOTED)
- W— EXISTING WATER LINE
- SD— EXISTING STORM DRAIN LINE
- SS— EXISTING SANITARY SEWER LINE
- EP— EXISTING EDGE OF PAVEMENT
- TEL— EXISTING TELEPHONE LINE
- FO— EXISTING FIBER OPTIC LINE
- GAS— EXISTING NATURAL GAS LINE
- OHP— EXISTING OVERHEAD POWER LINE
- UGP— EXISTING UNDERGROUND POWER LINE
- X— EXISTING FENCE LINE

**NOTES**

ADDRESS: 373 TIMBER RIDGE ST. NE  
 ALBANY, OR 97322  
 TAX LOTS 2500 & 120  
 NW 1/4 SEC. 03, T. 11 S., R. 03 W., W.M.

OWNER: CITY OF ALBANY  
 SURVEYOR: K&D ENGINEERING, INC.

SITE AREA: 80,633 S.F. (1.85 ACRES)

SURVEY INFO: THESE PLANS ARE BASED ON A SURVEY AND REPLAT BY K&D ENGINEERING DATED 1/6/2023 AND WETLAND DELINEATION BY PACIFIC HABITAT SERVICES DATED 12/27/2022.

HORIZONTAL DATUM: NAD 83 (2011) EPOCH 2010.00 PER THE OREGON REALTIME GEODETIC NETWORK. COORDINATE SYSTEM IS OREGON COORDINATE REFERENCE SYSTEM, SALEM ZONE.

VERTICAL DATUM: NGVD 29 BASED ON THE PUBLISHED ELEVATION OF CITY OF ALBANY GPS POINT #93299. THE ELEVATION OF GPS POINT #93299 IS 224.65 FEET.

**EXISTING UTILITY NOTES:**  
 LOCATIONS OF EXISTING UTILITIES ARE BASED ON UTILITY LOCATES, CITY OF ALBANY GIS DATA AND AS-BUILT INFORMATION AVAILABLE AND ARE NOT GUARANTEED TO BE COMPLETE AND ACCURATE. THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING THE LOCATION OF ALL UTILITIES. THE CONTRACTOR SHALL MAKE ALL NECESSARY ARRANGEMENTS AND COMPLY WITH REQUIREMENTS AND SPECIFICATIONS OF THE RESPECTIVE UTILITIES WHERE IT IS NECESSARY FOR THE UTILITIES TO CUT, MOVE, RELOCATE OR RECONNECT ANY EXISTING FACILITY.

FOR LOCATES CALL (ONE CALL) 1-800-332-2344, A MINIMUM OF 48 HOURS PRIOR TO CONSTRUCTION.

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 952-001-0090. YOU MAY OBTAIN COPIES OF THE RULES BY CALLING THE OREGON UTILITY NOTIFICATION CENTER AT (503) 232-1987.

**K & D ENGINEERING, Inc.**  
 276 N.W. Hickory Street P.O. Box 725  
 Albany, Oregon 97321  
 (541) 928-2583

**REVISIONS**

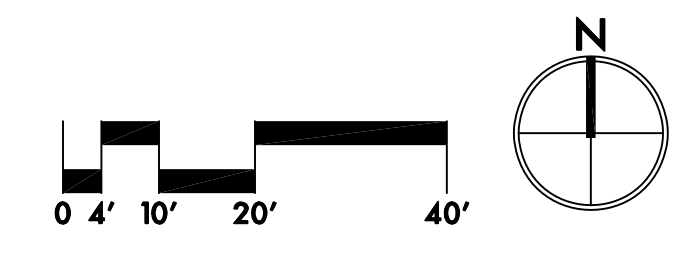
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 APRIL 28, 2023

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**CHECKED BY** KL

**TOPOGRAPHIC SURVEY**

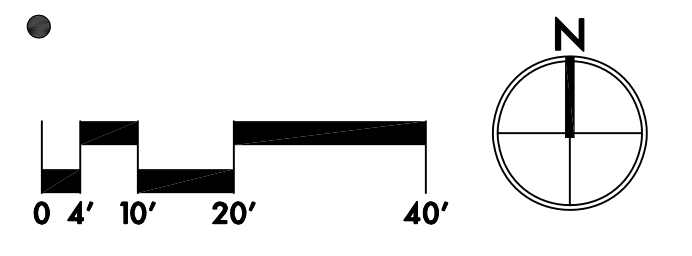
**1 SURVEY**

SCALE: 1" = 20'



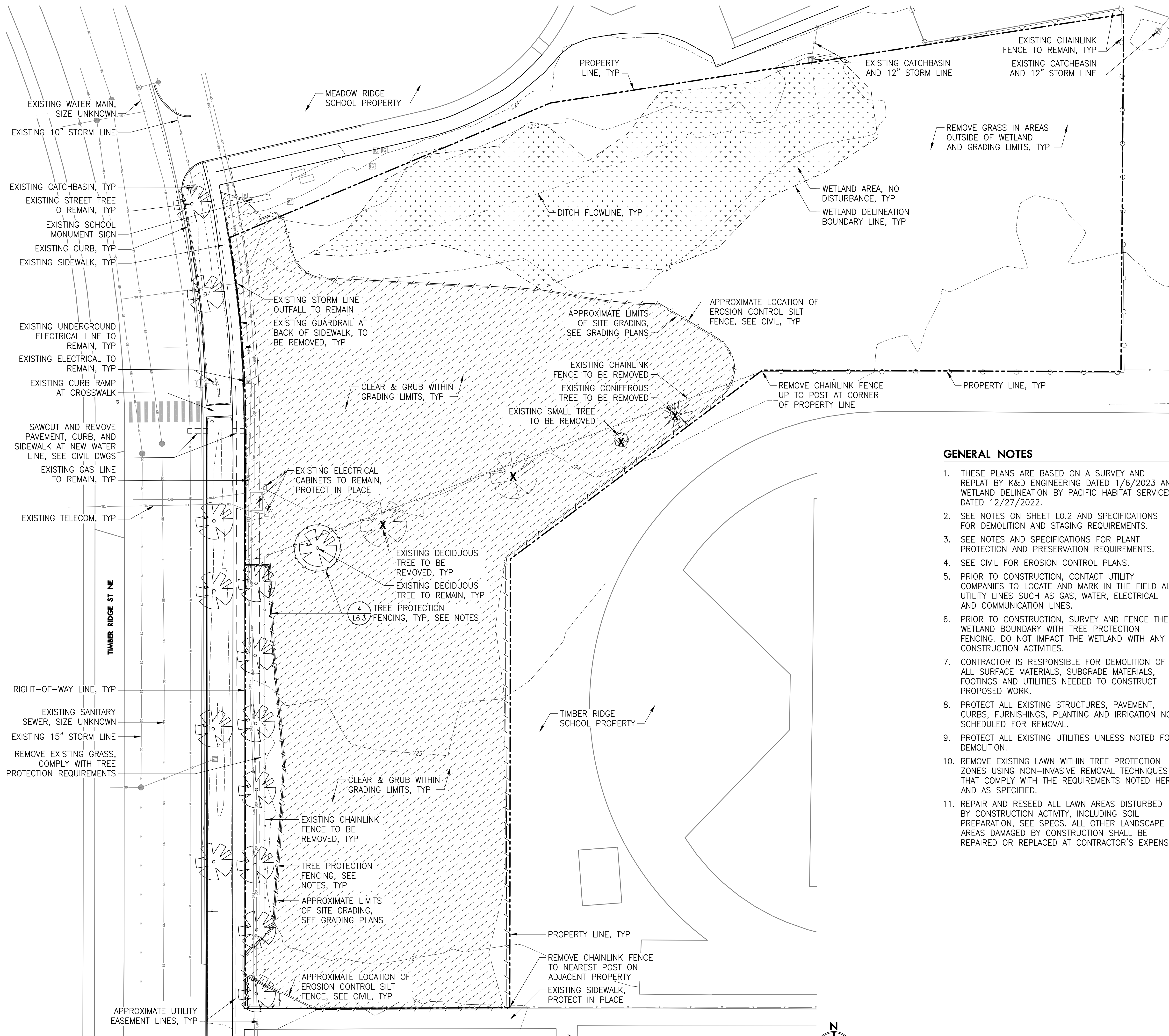
**2 SURVEY - TIMBER RIDGE SCHOOL PARKING**

SCALE: 1" = 20'



**MEADOW RIDGE PARK**  
 373 TIMBER RIDGE ST NE  
 ALBANY, OR 97322

**G1.1**



**LEGEND**

- PROPERTY LINE/RIGHT-OF-WAY
- - - WETLAND DELINEATION LINE
- / - / - TREE PROTECTION FENCING
- / - / - EROSION CONTROL SILT FENCING, SEE CIVIL
- - - EXISTING CHAINLINK FENCING TO REMAIN
- - - EXISTING CHAINLINK FENCING TO REMOVE
- [Hatched Box] EXISTING WETLAND AREA, DO NOT DISTURB
- [Diagonal Lines Box] CLEAR AND GRUB, EXCEPT INSIDE TREE PROTECTION ZONES
- [Tree Symbol] EXISTING TREE TO REMAIN
- [Tree Symbol with X] EXISTING TREE TO BE REMOVED
- EXISTING CONCRETE CURB
- - - EXISTING 1' CONTOUR
- [Square with X] EXISTING STORM LINE AND CATCHBASIN
- EXISTING SANITARY SEWER LINE
- EXISTING WATER LINE
- [Circle with X] EXISTING UNDERGROUND POWER
- [Circle with X] EXISTING STREET LIGHT

**TREE PROTECTION AND REMOVAL NOTES**

1. PROTECT ALL TREES INDICATED TO REMAIN, INCLUDING BARK AND ROOT ZONES. INSTALL PROTECTIVE FENCING WHERE INDICATED ON THE TREE PROTECTION PLAN. PROTECTIVE BARRIERS SHALL BE PLACED BEFORE PHYSICAL DEVELOPMENT STARTS AND SHALL STAY IN PLACE UNTIL AFTER OWNER'S REPRESENTATIVE AUTHORIZES THEIR REMOVAL OR A FINAL CERTIFICATE OF OCCUPANCY IS ISSUED, WHICHEVER OCCURS FIRST.
2. TREE PROTECTION FENCING SHALL BE CHAIN LINK, MINIMUM OF 6' HEIGHT, SECURED WITH STEEL POSTS, INSTALLED 5' BEYOND THE EDGE OF THE ROOT ZONE OR AS INDICATED ON THE TREE REMOVAL AND PROTECTION PLAN.
3. EXCAVATION WITHIN THE TREE PROTECTION ZONE WILL BE PERFORMED USING ONLY NON-MOTORIZED HANDHELD TOOLS AND SHALL BE THE MINIMUM NECESSARY TO ACCOMPLISH THE PURPOSE FOR THE EXCAVATION AND TO ENSURE LONG-TERM SURVIVAL OF THE TREE.
4. TREE PROTECTION FENCING SHALL BE FLUSH WITH THE INITIAL UNDISTURBED GRADE.
5. APPROVED SIGNS SHALL BE ATTACHED TO PROTECTION FENCING, AND VISIBLY STATING THAT INSIDE THE FENCING IS A TREE PROTECTION ZONE, NOT TO BE DISTURBED UNLESS PRIOR APPROVAL HAS BEEN OBTAINED FROM THE COUNTY MANAGER.
6. NO CONSTRUCTION ACTIVITY SHALL OCCUR WITHIN THE TREE PROTECTION ZONE, INCLUDING, BUT NOT LIMITED TO DUMPING OR STORAGE OF MATERIALS SUCH AS BUILDING SUPPLIES, SOIL, WASTE ITEMS, OR PARKED VEHICLES AND EQUIPMENT.
7. THE TREE PROTECTION ZONE SHALL REMAIN FREE OF CHEMICALLY INJURIOUS MATERIALS AND LIQUIDS SUCH AS PAINTS, THINNERS, CLEANING SOLUTIONS, PETROLEUM PRODUCTS, AND CONCRETE OR DRY WALL EXCESS, CONSTRUCTION DEBRIS, OR RUNOFF.
8. NO EXCAVATION, TRENCHING, GRADING, ROOT PRUNING OR OTHER ACTIVITY SHALL OCCUR WITHIN THE TREE PROTECTION ZONE UNLESS DIRECTED BY AN ARBORIST PRESENT ON SITE AND APPROVED BY THE CITY MANAGER.
9. NO FILL OR COMPACTION SHALL OCCUR WITHIN THE CRITICAL ROOT ZONES OF ANY OF THE TREES. IF COMPACTION IS UNAVOIDABLE, MEASURES SHALL BE TAKEN AS RECOMMENDED BY A CERTIFIED ARBORIST TO REDUCE OR MITIGATE THE IMPACT OF THE FILL OR COMPACTION.

**GENERAL NOTES**

1. THESE PLANS ARE BASED ON A SURVEY AND REPEAT BY K&D ENGINEERING DATED 1/6/2023 AND WETLAND DELINEATION BY PACIFIC HABITAT SERVICES DATED 12/27/2022.
2. SEE NOTES ON SHEET L0.2 AND SPECIFICATIONS FOR DEMOLITION AND STAGING REQUIREMENTS.
3. SEE NOTES AND SPECIFICATIONS FOR PLANT PROTECTION AND PRESERVATION REQUIREMENTS.
4. SEE CIVIL FOR EROSION CONTROL PLANS.
5. PRIOR TO CONSTRUCTION, CONTACT UTILITY COMPANIES TO LOCATE AND MARK IN THE FIELD ALL UTILITY LINES SUCH AS GAS, WATER, ELECTRICAL AND COMMUNICATION LINES.
6. PRIOR TO CONSTRUCTION, SURVEY AND FENCE THE WETLAND BOUNDARY WITH TREE PROTECTION FENCING. DO NOT IMPACT THE WETLAND WITH ANY CONSTRUCTION ACTIVITIES.
7. CONTRACTOR IS RESPONSIBLE FOR DEMOLITION OF ALL SURFACE MATERIALS, SUBGRADE MATERIALS, FOOTINGS AND UTILITIES NEEDED TO CONSTRUCT PROPOSED WORK.
8. PROTECT ALL EXISTING STRUCTURES, PAVEMENT, CURBS, FURNISHINGS, PLANTING AND IRRIGATION NOT SCHEDULED FOR REMOVAL.
9. PROTECT ALL EXISTING UTILITIES UNLESS NOTED FOR DEMOLITION.
10. REMOVE EXISTING LAWN WITHIN TREE PROTECTION ZONES USING NON-INVASIVE REMOVAL TECHNIQUES THAT COMPLY WITH THE REQUIREMENTS NOTED HERE AND AS SPECIFIED.
11. REPAIR AND RESEED ALL LAWN AREAS DISTURBED BY CONSTRUCTION ACTIVITY, INCLUDING SOIL PREPARATION, SEE SPECS. ALL OTHER LANDSCAPE AREAS DAMAGED BY CONSTRUCTION SHALL BE REPAIRED OR REPLACED AT CONTRACTOR'S EXPENSE.

**ABBREVIATIONS**

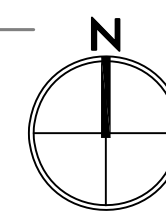
CAL	CALIPER
CONC	CONCRETE
DIA	DIAMETER
DBH	DIAMETER AT BREAST HEIGHT
EQ	EQUAL
HT	HEIGHT
N/A	NOT APPLICABLE
NIC	NOT IN CONTRACT
NO	NUMBER
O.C.	ON CENTER
PA	PLANTING AREA
SF	SQUARE FEET
SIM	SIMILAR
TY	TYPICAL
W/	WITH

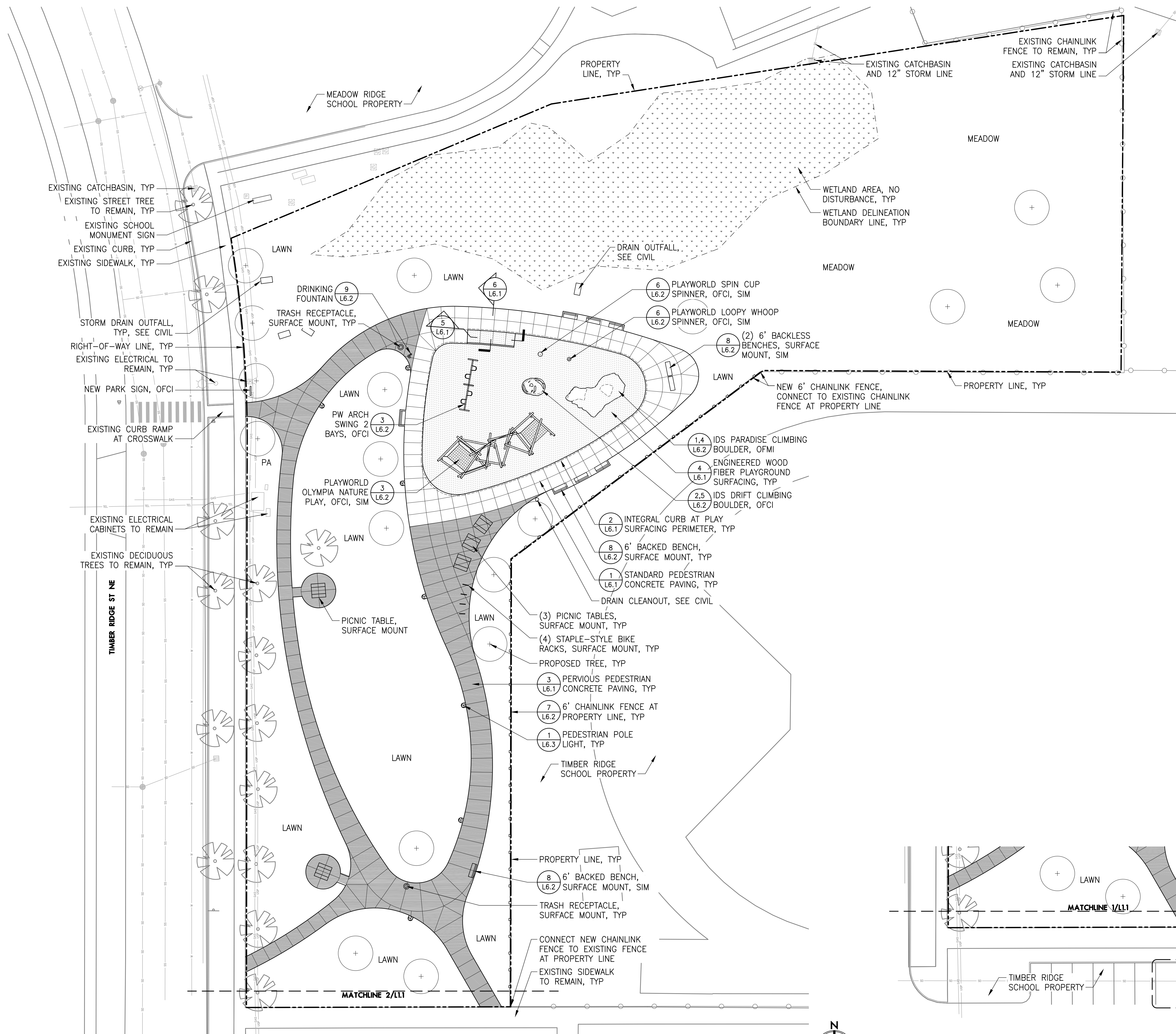
REVISIONS

BID SET  
APRIL 28, 2023

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LANDSCAPE  
DEMOLITION  
PLAN





**LEGEND**

- PROPERTY LINE/RIGHT-OF-WAY
- - - WETLAND DELINEATION LINE
- [Grid Pattern] STANDARD PEDESTRIAN CONCRETE PAVING
- [Dotted Pattern] PERVIOUS PEDESTRIAN CONCRETE PAVING
- [Stippled Pattern] PLAY AREA PROTECTIVE SURFACING
- [Dashed Line] EXISTING WETLAND AREA, DO NOT DISTURB
- NEW 6' CHAINLINK FENCING
- EXISTING CHAINLINK FENCING TO REMAIN
- EXISTING CONCRETE CURB
- [Square] PICNIC TABLE
- [Rectangle] 6' BENCH, BACKED OR BACKLESS AS SHOWN
- ⊙ PEDESTRIAN POLE LIGHT
- ⊙ TRASH RECEPTACLE
- ⊙ DRINKING FOUNTAIN
- ⊙ PROPOSED TREE
- ⊙ EXISTING TREE TO REMAIN
- EXISTING STORM LINE AND CATCHBASIN
- EXISTING SANITARY SEWER LINE
- EXISTING WATER LINE
- EXISTING UNDERGROUND POWER
- ⊙ EXISTING STREET LIGHT

- MATERIALS NOTES**
- THESE PLANS ARE BASED ON A SURVEY AND REPLAT BY K&D ENGINEERING DATED 1/6/2023 AND WETLAND DELINEATION BY PACIFIC HABITAT SERVICES DATED 12/27/2022.
  - PROTECT EXISTING VEGETATION TO REMAIN. SEE SHEET LO.1 FOR FENCING AND OTHER REQUIREMENTS.
  - PROTECT ADJACENT PAVING, STRUCTURES, FENCING, AND UTILITIES TO REMAIN.
  - STANDARD CONCRETE PAVING TO RECEIVE LIGHT BROOM FINISH, PERPENDICULAR TO PATH OF TRAVEL. PERVIOUS PAVING TO RECEIVE OPEN FINISH.
  - ALL PLAYGROUND EQUIPMENT SHALL BE OWNER-FURNISHED AND CONTRACTOR-INSTALLED, EXCEPT FOR THE PARADISE BOULDER. THE PARADISE BOULDER WILL BE OWNER-FURNISHED AND INSTALLED BY THE MANUFACTURER.

**ABBREVIATIONS**

B&B	BALLED AND BURLAPPED CALIPER	OFCI	OWNER-FURNISHED, CONTRACTOR INSTALLED
CAL	CALIPER	OFMI	OWNER-FURNISHED, MANUFACTURER INSTALLED
CONC	CONCRETE	SIM	SIMILAR
CONT	CONTINUOUS	TYP	TYPICAL
IRRG	IRRIGATION	W/	WITH
MAX	MAXIMUM		
MIN	MINIMUM		
NIC	NOT IN CONTRACT		

**MEADOW RIDGE PARK**  
 373 TIMBER RIDGE ST NE  
 ALBANY, OR 97322

REVISIONS

BID SET  
 APRIL 28, 2023

DRAWN BY KS  
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**LANDSCAPE MATERIALS PLAN**

1 LANDSCAPE MATERIALS PLAN

SCALE: 1" = 20'  
 0 4' 10' 20' 40'

2 LANDSCAPE MATERIALS PLAN - SHARED PARKING

SCALE: 1" = 20'  
 0 4' 10' 20' 40'

L1.1



MEADOW RIDGE PARK  
373 TIMBER RIDGE ST NE  
ALBANY, OR 97322

LEGEND

- PROPERTY LINE/RIGHT-OF-WAY
- - - WETLAND DELINEATION LINE
- ⊕ CENTERLINE
- ↔ ALIGN
- TOOLED CONTROL JOINT
- EXPANSION JOINT
- ▨ STANDARD PEDESTRIAN CONCRETE PAVING
- ▨ PERVIOUS PEDESTRIAN CONCRETE PAVING, SIM JOINT CALLOUTS AS STANDARD PAVING
- ▨ PLAY AREA PROTECTIVE SURFACING
- ▨ EXISTING WETLAND AREA, DO NOT DISTURB
- NEW 6' CHAINLINK FENCING
- EXISTING CHAINLINK FENCING TO REMAIN
- EXISTING CONCRETE CURB
- ▭ PICNIC TABLE
- ▭ 6' BENCH, TYPE VARIES
- ⊙ PEDESTRIAN POLE LIGHT
- ⊙ TRASH RECEPTACLE
- ⊙ DRINKING FOUNTAIN
- ⊕ PROPOSED TREE
- ⊕ EXISTING TREE TO REMAIN

ABBREVIATIONS

BOC	BACK OF CURB	NIC	NOT IN CONTRACT
CJ	CONSTRUCTION JOINT	OC	ON CENTER
CONC	CONCRETE	OFCI	OWNER FURNISHED, CONTRACTOR INSTALLED
CONT	CONTINUOUS	PT	POINT OF TANGENCY
EJ	EXPANSION JOINT	SIM	SIMILAR
EQ	EQUAL	SP	SPACES
FOC	FACE OF CURB	TYP	TYPICAL
MAX	MAXIMUM	W/	WITH
MIN	MINIMUM		

LAYOUT NOTES

1. THESE PLANS ARE BASED ON A SURVEY AND REPLAT BY K&D ENGINEERING DATED 1/6/2023 AND WETLAND DELINEATION BY PACIFIC HABITAT SERVICES DATED 12/27/2022.
2. PROTECT EXISTING VEGETATION TO REMAIN. SEE SHEET LO.1 FOR FENCING AND OTHER REQUIREMENTS.
3. FOR DIMENSIONS WHERE INCHES ARE NOT GIVEN, ASSUME 0 INCHES, SUCH THAT 2" EQUALS 2'-0"
4. SITE DIMENSIONS ARE BASED ON PROPERTY LINE MONUMENTS UNLESS OTHERWISE NOTED.
5. IF THERE IS A CONFLICT WITH LAYOUT IN THE FIELD, NOTIFY THE OWNER'S REPRESENTATIVE PRIOR TO INSTALLATION.
6. INSTALL EXPANSION JOINTS AND SEALANT WHERE CONCRETE PAVING ABUTS STRUCTURES SUCH AS SITE WALLS, CONCRETE HEADERS, AND EXISTING PAVING, TYP.
7. DIMENSIONS TO JOINT LINES ARE TO CENTERLINES, TYP.
8. PLAY AREA DIMENSIONS ARE FOR REFERENCE ONLY. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FROM THE MANUFACTURER SHOWING THE EQUIPMENT, SAFETY ZONES, AND THE LAYOUT OF ALL POSTS, FOOTINGS, AND OTHER ATTACHMENTS, IN RELATION TO PAVING EDGES AND OTHER PLAY EQUIPMENT. PLAY AREA SAFETY ZONES MUST NOT ENCR OACH ON ANY ADJACENT PAVING OR OTHER PROHIBITED EQUIPMENT; NOTIFY OWNER'S REPRESENTATIVE IMMEDIATELY IF SAFETY ZONES CONFLICT WITH PAVING OR OTHER STRUCTURES.

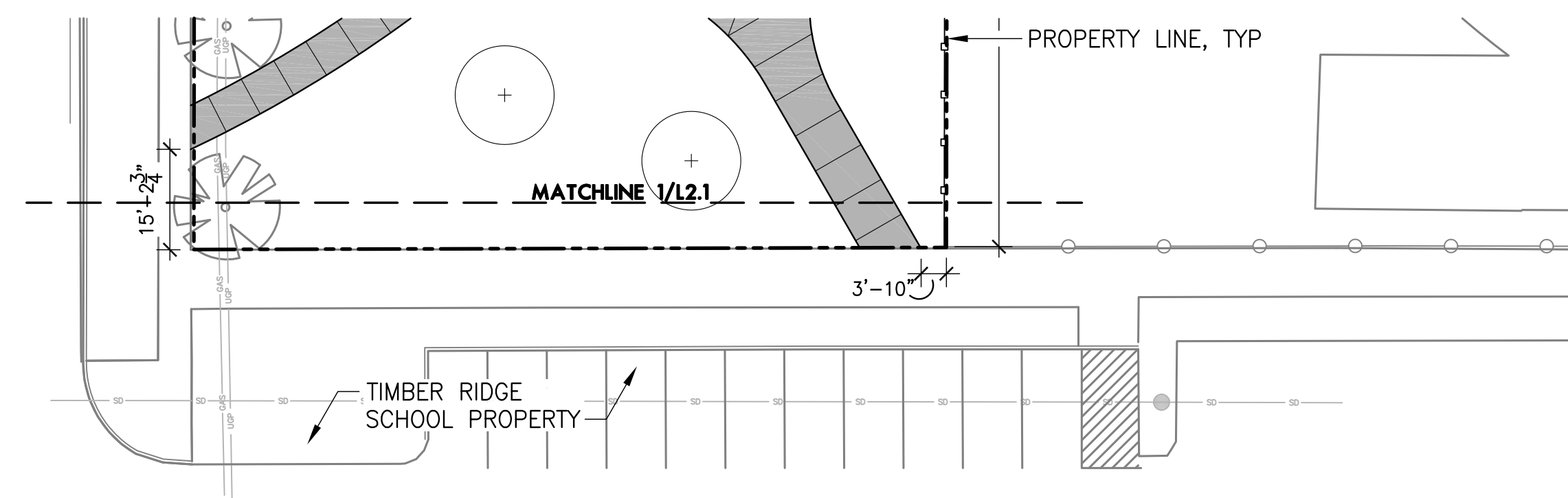
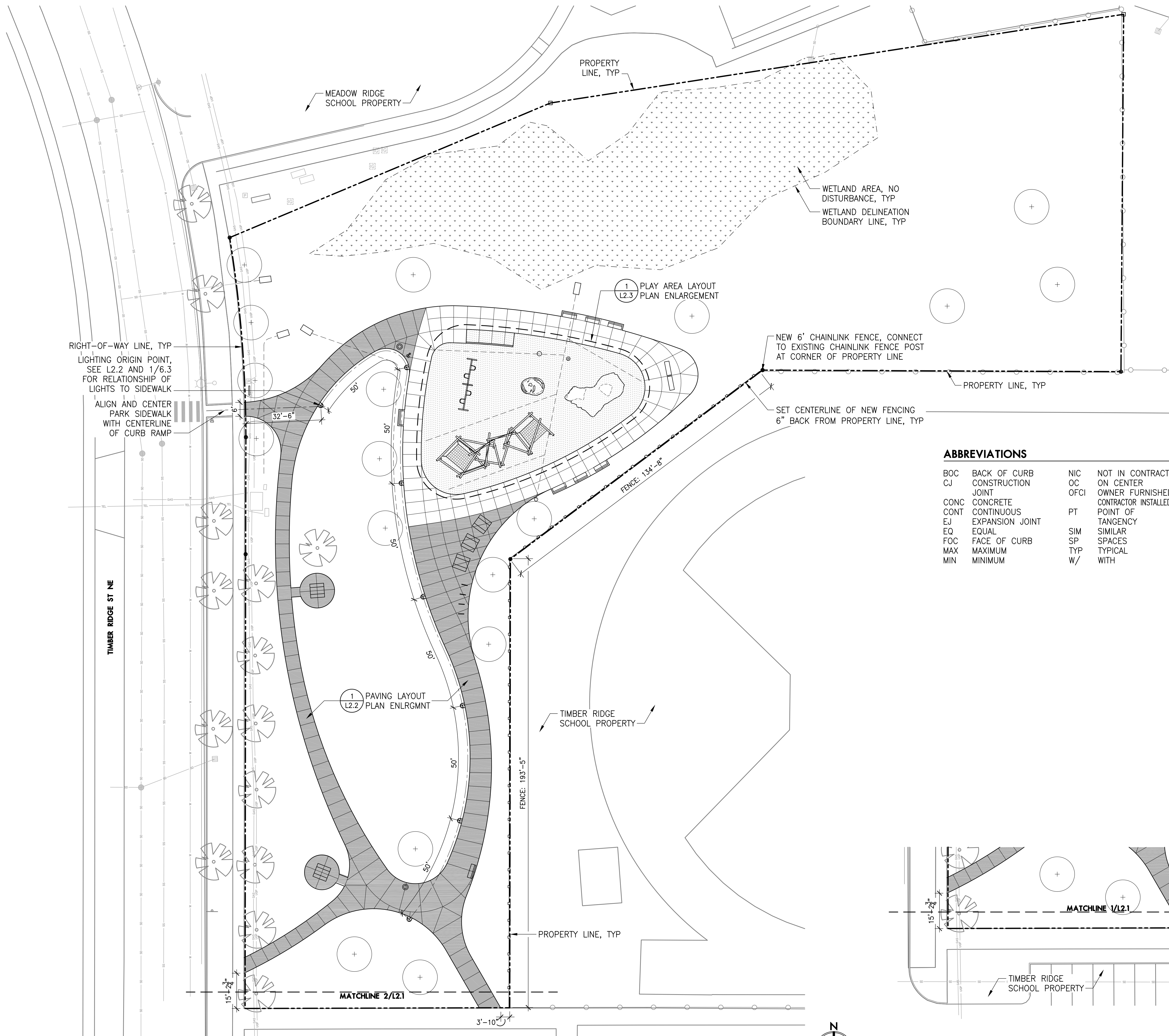
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LANDSCAPE LAYOUT PLAN

L2.1



1 LANDSCAPE LAYOUT PLAN

2 LANDSCAPE LAYOUT PLAN - SHARED PARKING

SCALE: 1" = 20' 0' 4' 10' 20' 40'

SCALE: 1" = 20' 0' 4' 10' 20' 40'

MEADOW RIDGE PARK  
373 TIMBER RIDGE ST NE  
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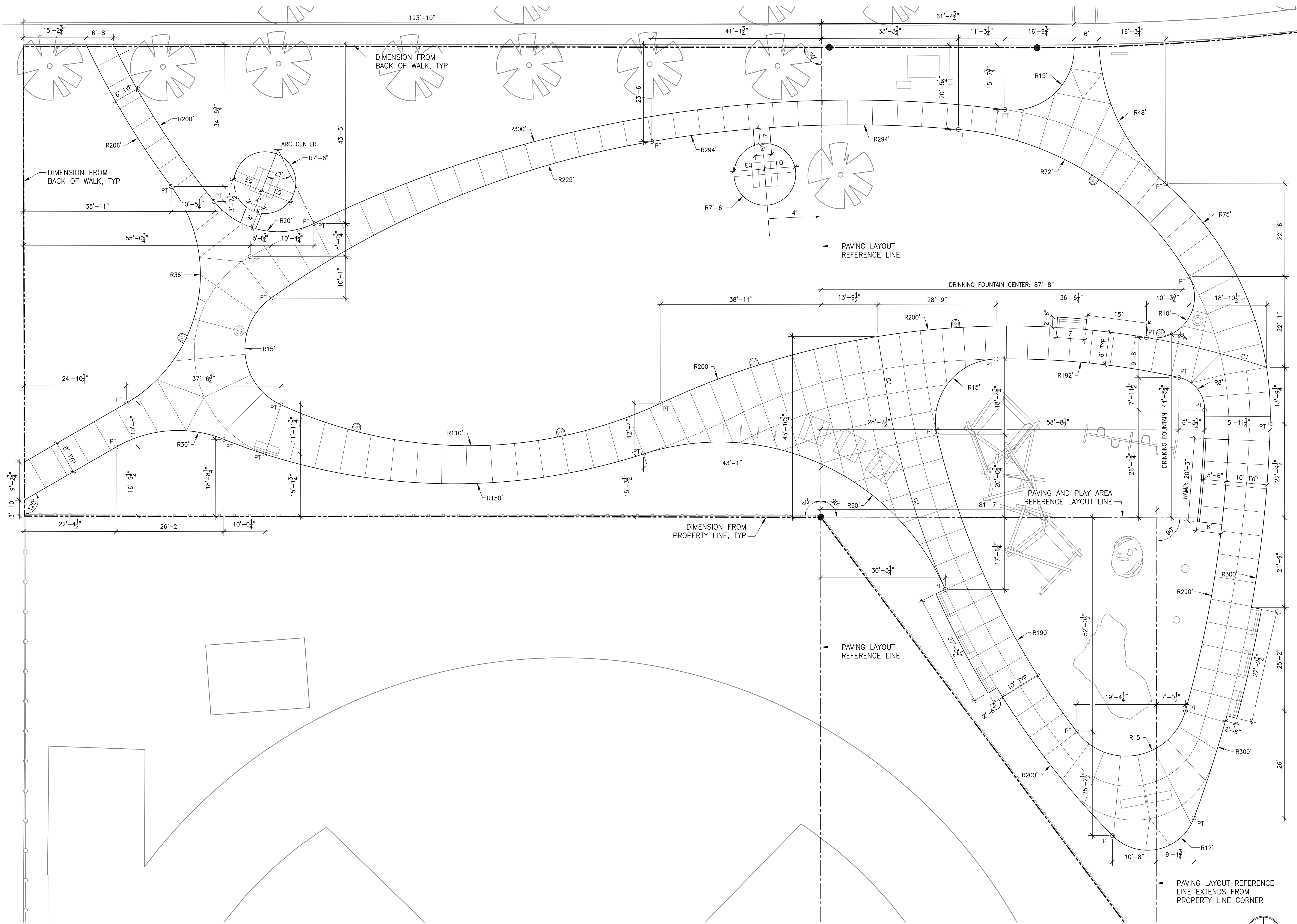
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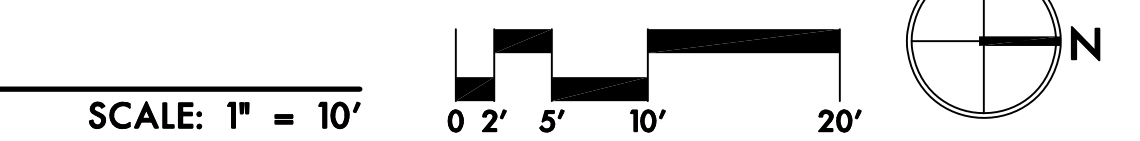
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PAVING  
LAYOUT  
PLAN ENLG.

L2.2



1 PAVING LAYOUT PLAN ENLARGEMENT  
SEE SHEET L2.1 FOR LEGEND AND NOTES



MEADOW RIDGE PARK  
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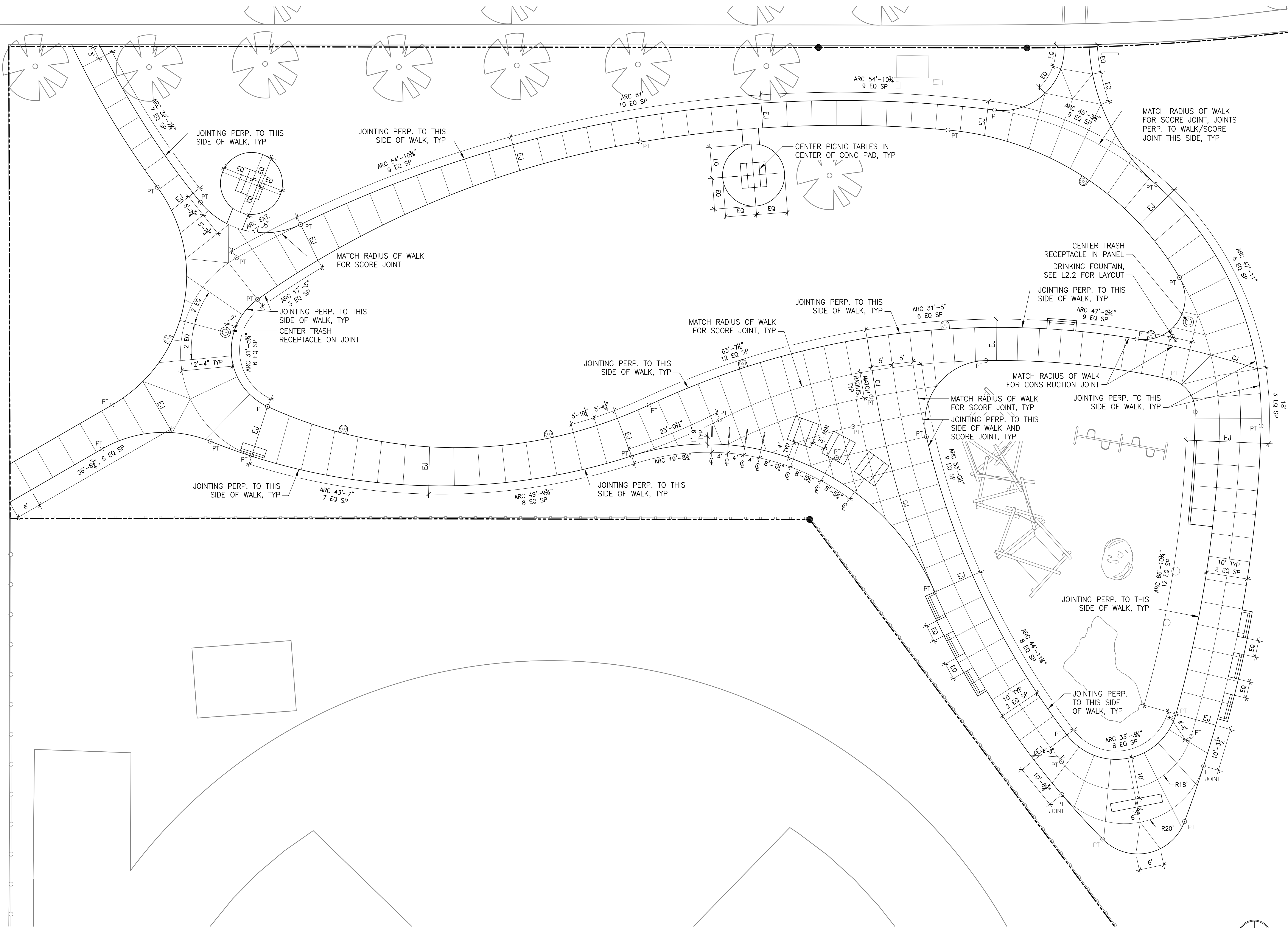
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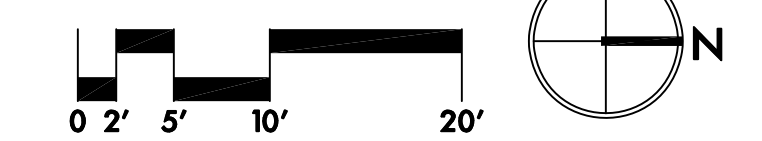
JOINT/FURN  
LAYOUT  
PLAN ENLG.

L2.3



1 JOINTING AND FURNISHINGS LAYOUT PLAN ENLARGEMENT  
SEE SHEET L2.1 FOR LEGEND AND NOTES

SCALE: 1" = 10'



MEADOW RIDGE PARK  
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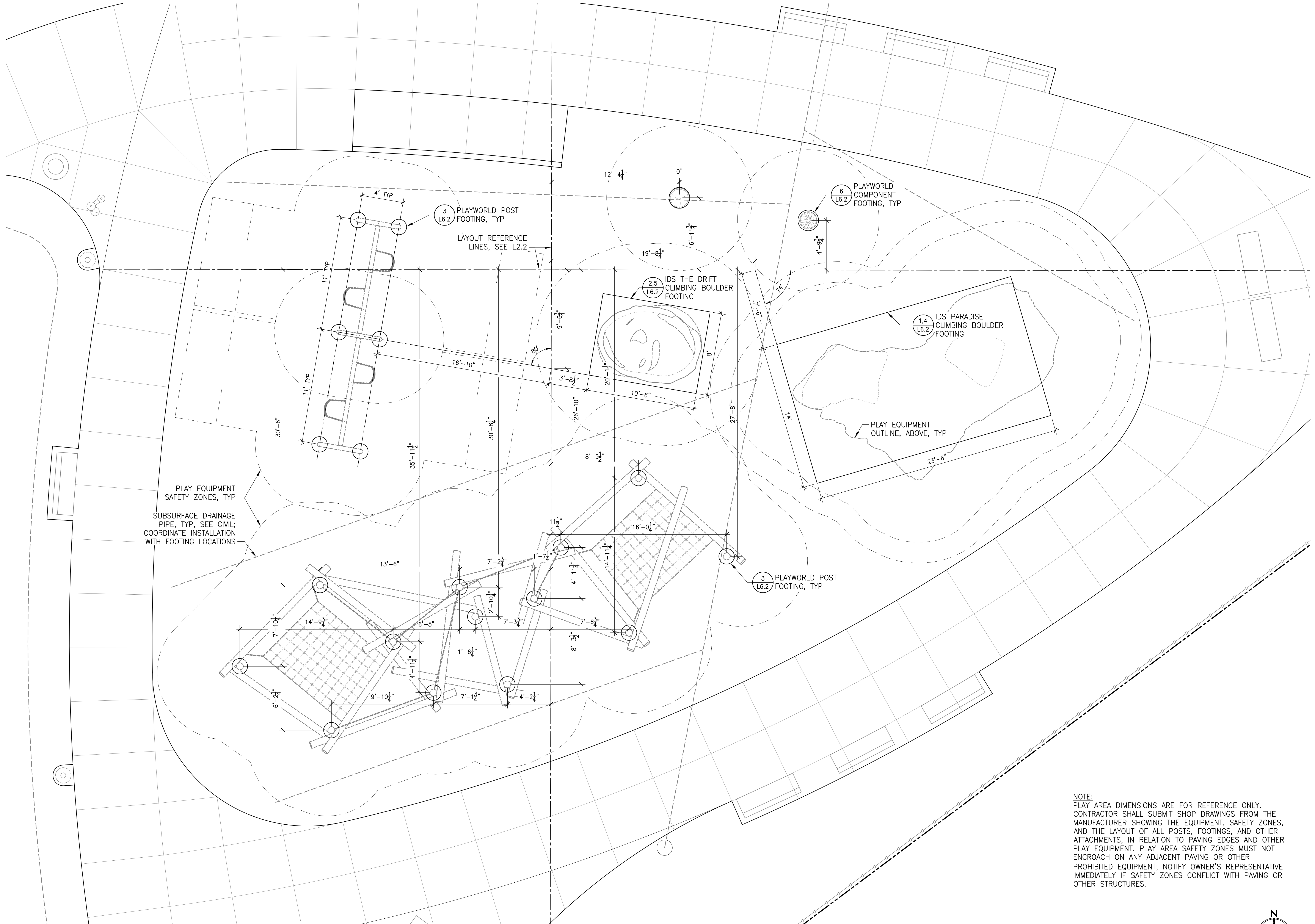
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PLAY AREA  
LAYOUT  
PLAN ENLG.

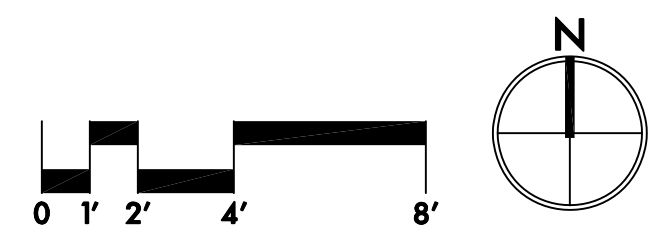
L2.4



1 PLAY AREA FOOTING LAYOUT PLAN ENLARGEMENT  
SEE SHEET L2.1 FOR LEGEND AND NOTES

NOTE:  
PLAY AREA DIMENSIONS ARE FOR REFERENCE ONLY.  
CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FROM THE  
MANUFACTURER SHOWING THE EQUIPMENT, SAFETY ZONES,  
AND THE LAYOUT OF ALL POSTS, FOOTINGS, AND OTHER  
ATTACHMENTS, IN RELATION TO PAVING EDGES AND OTHER  
PLAY EQUIPMENT. PLAY AREA SAFETY ZONES MUST NOT  
ENCROACH ON ANY ADJACENT PAVING OR OTHER  
PROHIBITED EQUIPMENT; NOTIFY OWNER'S REPRESENTATIVE  
IMMEDIATELY IF SAFETY ZONES CONFLICT WITH PAVING OR  
OTHER STRUCTURES.

SCALE: 1/4" = 1'-0"





- LEGEND**
- PROPERTY LINE/RIGHT-OF-WAY
  - - - WETLAND DELINEATION LINE
  - [ ] PEDESTRIAN CONCRETE PAVING
  - [ ] EXISTING WETLAND AREA, DO NOT DISTURB
  - 225--- EXISTING 1' CONTOUR
  - - -225- - - EXISTING .25' CONTOUR
  - 225 — PROPOSED 1' CONTOUR
  - - -225- - - PROPOSED .25' CONTOUR
  - GRADE BREAK LINE
  - x225.35 EXISTING SPOT ELEVATION (VERIFY)
  - 225.35 PROPOSED SPOT ELEVATION
  - 1.5% PERCENTAGE OF SLOPE
  - DIRECTION OF SLOPE
  - PLAY AREA DRAINAGE LINE
  - [ ] EXISTING TREE TO REMAIN
  - [ ] EXISTING STORM LINE AND CATCHBASIN
  - [ ] EXISTING SANITARY SEWER LINE
  - [ ] EXISTING WATER LINE
  - [ ] EXISTING UNDERGROUND POWER
  - [ ] EXISTING STREET LIGHT

- GRADING NOTES**
1. THESE PLANS ARE BASED ON A SURVEY AND REPLAT BY K&D ENGINEERING DATED 1/6/2023 AND WETLAND DELINEATION BY PACIFIC HABITAT SERVICES DATED 12/27/2022.
  2. PROTECT EXISTING VEGETATION TO REMAIN. SEE SHEET LO.1 FOR FENCING AND OTHER REQUIREMENTS.
  3. SET STRAIGHT GRADES BETWEEN GIVEN ELEVATIONS UNLESS OTHERWISE INDICATED.
  4. GRADE BREAK LINES ARE SHOWN GRAPHICALLY TO ILLUSTRATE DRAINAGE PATTERNS, AND ARE NOT INTENDED TO BE ACTUAL JOINT LINES, UNLESS THEY FALL ON EXPANSION JOINT LOCATIONS.
  5. SPOT ELEVATIONS TAKE PRECEDENCE OVER LANDSCAPE CONTOURS.
  6. DO NOT EXCEED 1.8% CROSS SLOPE ON WALKWAYS, EXCEPT AS SHOWN.
  7. CONTRACTOR TO VERIFY EXISTING GRADES AT ALL LOCATIONS WHERE NEW PAVING IS MATCHING EXISTING PAVING AND NOTIFY ARCHITECT IMMEDIATELY OF ANY DISCREPANCIES.
  8. SEE CIVIL FOR ALL UTILITY INFORMATION, INCLUDING SUBDRAINAGE, DRAIN OUTFALLS, AND CLEANOUTS.

**ABBREVIATIONS**

BC	BOTTOM OF CURB	MATCH	MATCH EXISTING
BR	BOTTOM OF RAMP	GRADE	GRADE
CB	CATCH BASIN (RIM ELEVATION)	MAX	MAXIMUM
EQ	EQUAL	MIN	MINIMUM
EX	EXISTING	SG	TOP OF SUBGRADE IN PLAY AREA
HP	HIGH POINT	SIM	SIMILAR
IE	INVERT ELEVATION	TC	TOP OF CURB
LP	LOW POINT	TYP	TYPICAL

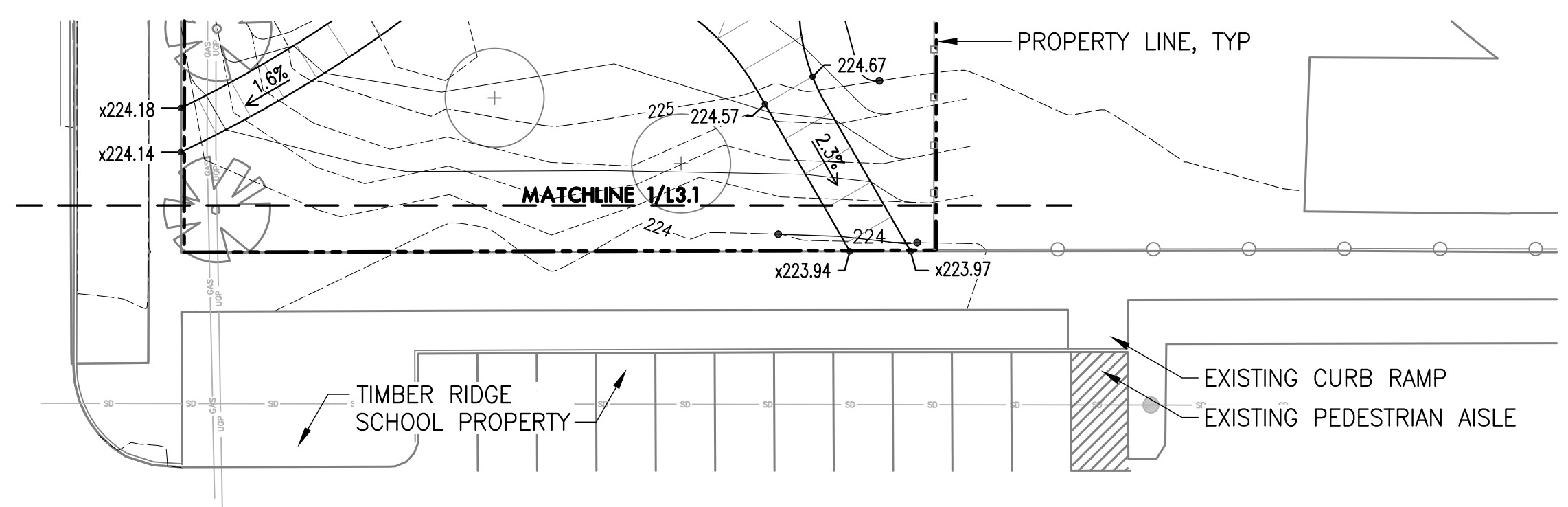
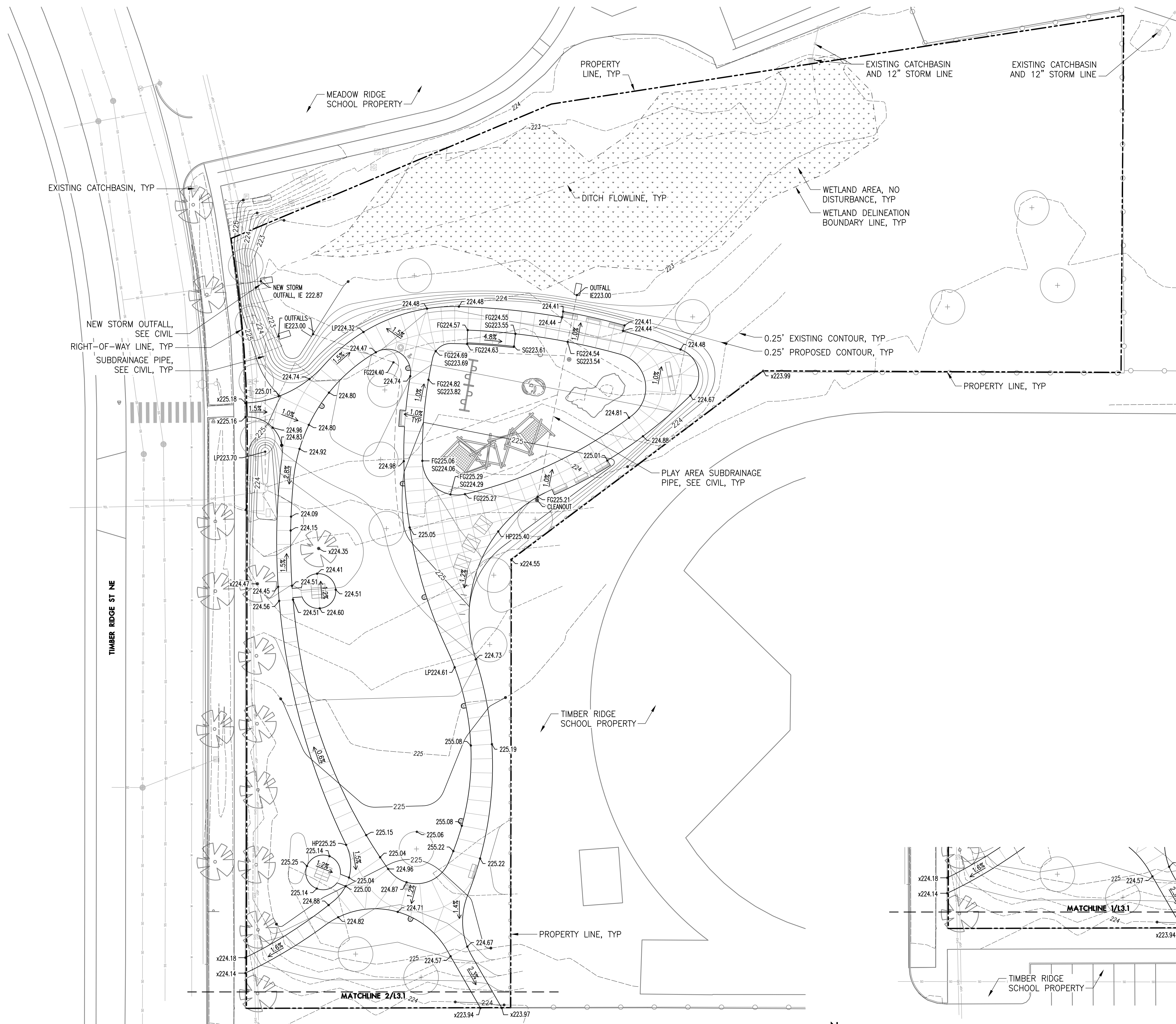
REVISIONS

BID SET  
APRIL 28, 2023

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CHECKED BY KL

LANDSCAPE  
GRADING  
PLAN

L3.1

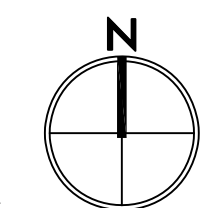
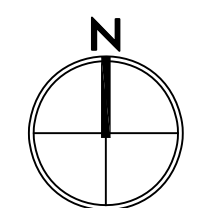


1 LANDSCAPE GRADING PLAN

2 LANDSCAPE GRADING PLAN - SHARED PARKING

SCALE: 1" = 20'  
0 4' 10' 20' 40'

SCALE: 1" = 20'  
0 4' 10' 20' 40'



**LEGEND**

- PROPERTY LINE/RIGHT-OF-WAY
- - - WETLAND DELINEATION LINE
- [Hatched Box] EXISTING WETLAND AREA, DO NOT DISTURB
- [Tree Symbol] EXISTING TREE TO REMAIN
- [Square with X] EXISTING STORM LINE AND CATCHBASIN
- [Line with X] EXISTING SANITARY SEWER LINE
- [Line with Circle] EXISTING WATER LINE
- [Line with Square] EXISTING UNDERGROUND POWER
- [Circle with X] EXISTING STREET LIGHT

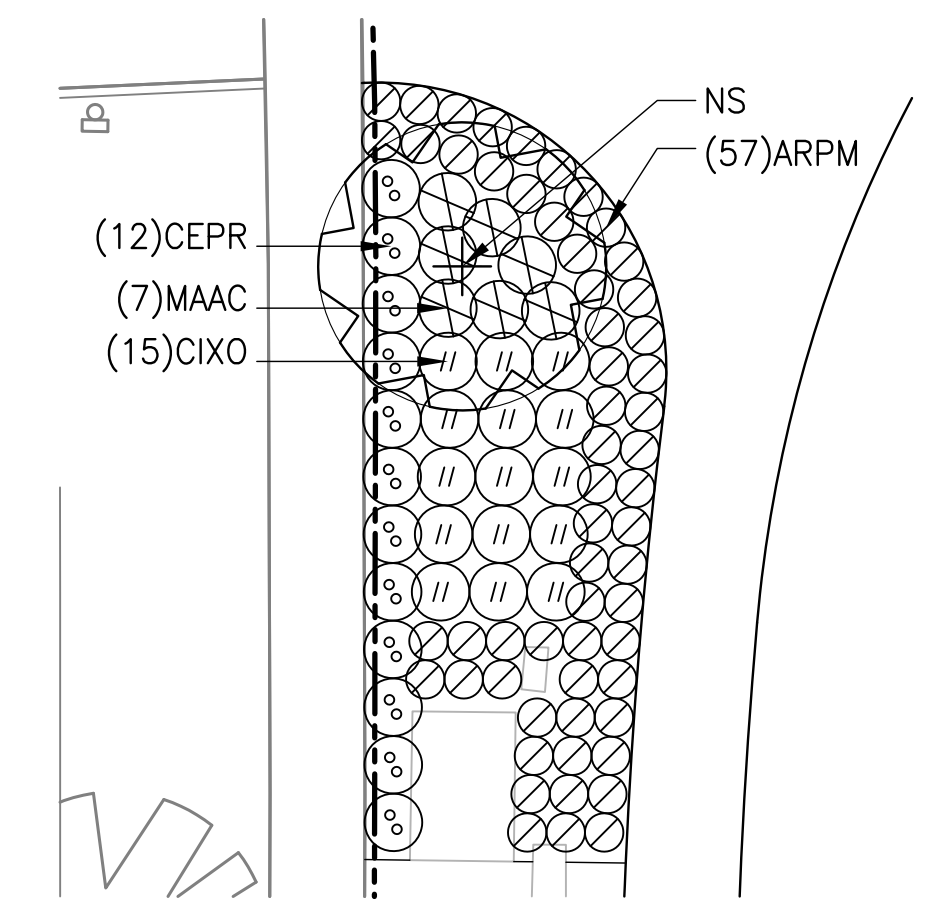
- PLANTING NOTES**
- THESE PLANS ARE BASED ON A SURVEY AND REPEAT BY K&D ENGINEERING DATED 1/6/2023 AND WETLAND DELINEATION BY PACIFIC HABITAT SERVICES DATED 12/27/2022.
  - PROTECT EXISTING VEGETATION TO REMAIN. SEE SHEET L0.1 FOR FENCING AND OTHER REQUIREMENTS.
  - ALL PLANT MATERIAL SHALL BE NURSERY GROWN, WELL ROOTED, AND WELL BRANCHED. ALL TREES MUST BE FREE OF INSECTS, DISEASES, MECHANICAL INJURY, AND OTHER OBJECTIONABLE FEATURES WHEN PLANTED. ALL PLANT MATERIAL SHALL CONFORM TO "AMERICAN STOCK STANDARDS" LATEST EDITION.
  - ALL PLANT MATERIAL TO BE APPROVED BY OWNER'S REPRESENTATIVE PRIOR TO INSTALLATION.
  - PLANT SPACING SHALL TAKE PRECEDENCE OVER VALVE BOX LOCATIONS. INSTALLED VALVE BOXES THAT CONFLICT WITH ACCEPTED PLANT LAYOUT SHALL BE MOVED TO POSITION BETWEEN PLANTS.
  - PLANT COUNTS FOR TREES AND SHRUBS ARE SUPPLIED FOR THE CONTRACTOR'S CONVENIENCE. CONTRACTOR RESPONSIBLE FOR INSTALLING ALL PLANTS IN LOCATIONS AND QUANTITIES SHOWN.
  - CLEAR PLANT BEDS OF ALL GRAVEL AND DEBRIS PRIOR TO SOIL PREPARATION AND PLANTING, FOR APPROVAL BY OWNER'S REPRESENTATIVE.
  - PROVIDE AMENDED NATIVE TOPSOIL FOR PLANTING AREAS AS FOLLOWS: 6" MIN DEPTH FOR LAWN AND SEEDING AREAS; 18" MIN DEPTH FOR SHRUB PLANTING AREAS; AND 36" MIN DEPTH FOR TREES.
  - REPAIR AND RESEED ALL LAWN AREAS DISTURBED BY CONSTRUCTION ACTIVITY, INCLUDING SOIL PREPARATION.

**ABBREVIATIONS**

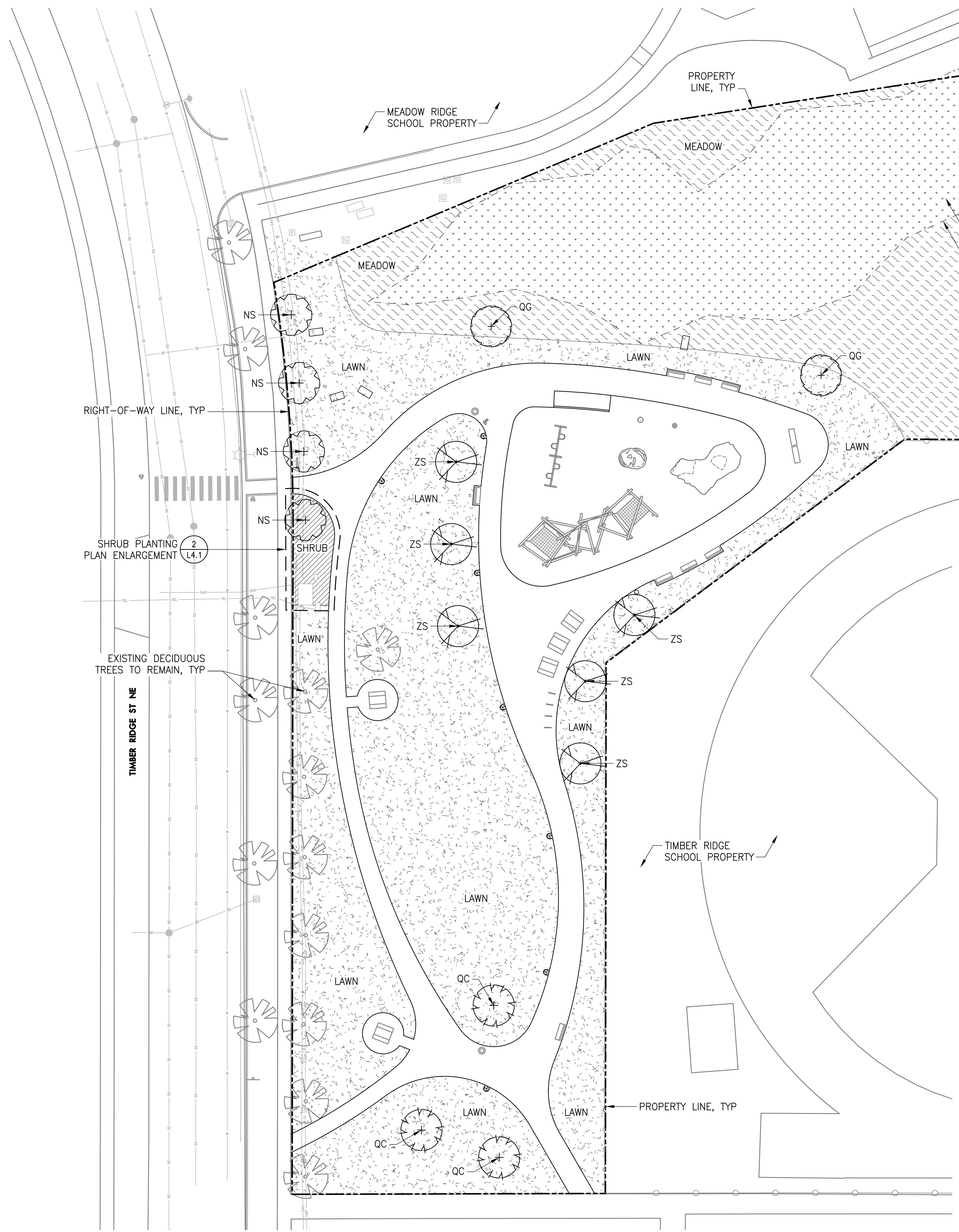
B&B	BALLED & BURLAPPED	MIN	MINIMUM
CAL	CALIPER	MAX	MAXIMUM
CONT	CONTAINER	NO	NUMBER
DIA	DIAMETER	O.C.	ON CENTER
DBH	DIAMETER AT BREAST HEIGHT	SIM	SIMILAR
EQ	EQUAL	SL	SEEDED LAWN
HT	HEIGHT	TYP	TYPICAL
		#	CONTAINER SIZE

**PLANT SCHEDULE**

SYM/ABBR	BOTANICAL NAME	COMMON NAME	SIZE/COND	SPACING	QTY
[Tree Symbol] NS	<i>Nyssa sylvatica</i> 'Wildfire'	Wildfire Tupelo	3" CAL B&B	as shown	4
[Tree Symbol] QC	<i>Quercus coccinea</i>	Crimson Oak	3" CAL B&B	as shown	3
[Tree Symbol] QG	<i>Quercus garryana</i>	Oregon White Oak	2" CAL B&B	as shown	5
[Tree Symbol] ZS	<i>Zelkova serrata</i> 'Green Vase'	Green Vase Zelkova	3" CAL B&B	as shown	6
[Shrub Symbol] ARPM	<i>Arctostaphylos</i> 'Pacific Mist'	Pacific Mist Manzanita	#1/CONT	as shown	57
[Shrub Symbol] CEPR	<i>Ceanothus gloriosus</i> 'Pt. Reyes'	Pt. Reyes Ceanothus	#1/CONT	as shown	12
[Shrub Symbol] CIXO	<i>Cistus x obtusifolius</i>	White Rock Rose	#1/CONT	as shown	15
[Shrub Symbol] MAAC	<i>Mahonia aquifolium</i> 'Compacta'	Compact Tall Oregon Grape	#1/CONT	as shown	7
[Lawn Symbol]	LAWN Hydroseeded Lawn: Sunmark Seeds Diamond Green Turf Mix, 8lbs/1000sf				
[Meadow Symbol]	MEADOW Hydroseeded Meadow Seed Mix: Sunmark Seeds Meadow Mix, 2lbs/1000sf				
[Ossm Symbol]	OSSM Hydroseeded Oak Savanna Seed Mix: Sunmark Seeds Oak Savanna Seed Mix, 2lbs/1000sf				



**2 SHRUB PLANTING PLAN EN.**  
 SCALE: 1" = 10'



**1 LANDSCAPE PLANTING PLAN**  
 SCALE: 1" = 20'

**MEADOW RIDGE PARK**  
 373 TIMBER RIDGE ST NE  
 ALBANY, OR 97322

REVISIONS

BID SET  
 APRIL 28, 2023

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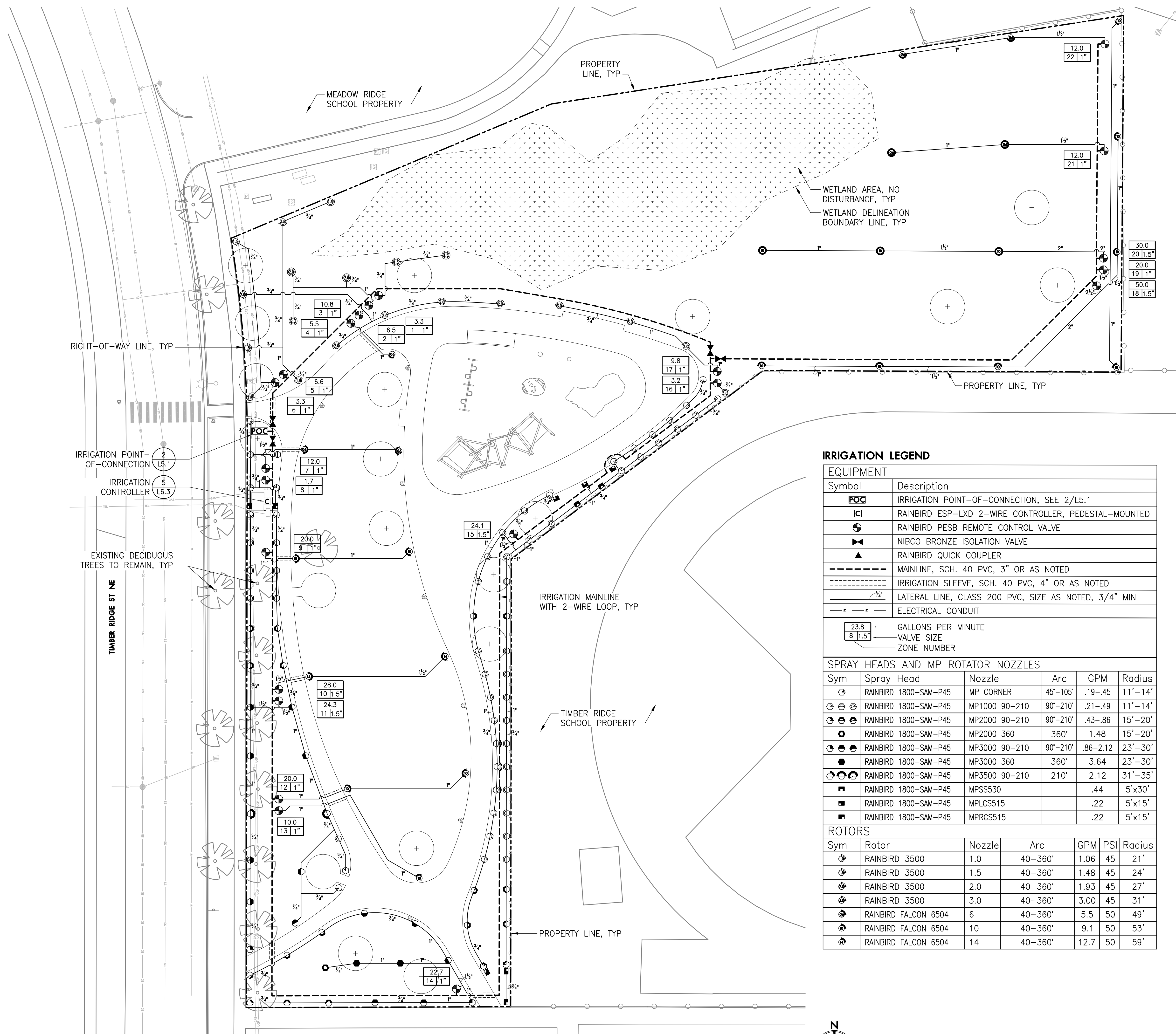
**LANDSCAPE PLANTING PLAN**

**L4.1**

- LEGEND**
- PROPERTY LINE/RIGHT-OF-WAY
  - - - WETLAND DELINEATION LINE
  - [Stippled Area] EXISTING WETLAND AREA, DO NOT DISTURB
  - [Tree Symbol] EXISTING TREE TO REMAIN
  - [Pipe with Valve] EXISTING STORM LINE AND CATCHBASIN
  - [Pipe] EXISTING SANITARY SEWER LINE
  - [Pipe] EXISTING WATER LINE
  - [Pipe with Transformer] EXISTING UNDERGROUND POWER
  - [Light Symbol] EXISTING STREET LIGHT

- IRRIGATION NOTES**
1. THESE PLANS ARE BASED ON A SURVEY AND REPEAT BY K&D ENGINEERING DATED 1/6/2023 AND WETLAND DELINEATION BY PACIFIC HABITAT SERVICES DATED 12/27/2022.
  2. PROTECT EXISTING VEGETATION TO REMAIN. SEE SHEET L0.1 FOR FENCING AND OTHER REQUIREMENTS.
  2. INSTALL IRRIGATION SYSTEM IN ACCORDANCE WITH ALL LOCAL CODES AND ORDINANCES.
  3. PRIOR TO COMMENCEMENT OF ANY IRRIGATION WORK, VERIFY MINIMUM FLOW RATE OF 100 GPM AND MINIMUM DYNAMIC (WORKING) PRESSURE OF 85 PSI WHEN FLOWING AT 100 GPM AT THE POINT OF CONNECTION.
  4. IRRIGATION PLANS ARE DIAGRAMMATIC. ALL VALVES AND IRRIGATION HEADS SHALL BE LOCATED IN PLANTED AREAS. FIELD ADJUST LINES TO AVOID CONFLICTS WITH STRUCTURES AND UTILITIES.
  5. ALL PIPES AND EQUIPMENT SHOWN IN PAVED AREAS IS FOR GRAPHIC CLARITY ONLY. ALL PIPES AND EQUIPMENT SHALL BE IN PLANTING AREAS UNLESS OTHERWISE NOTED.
  6. PROVIDE SLEEVES UNDER ALL PAVED AREAS FOR IRRIGATION MAINLINE AND LATERALS.
  7. PLACE ALL VALVES IN VALVE BOXES AND IN A MANNER THAT FACILITATES MAINTENANCE ACCESS. SIZE BOXES TO ACCOMMODATE COMPLETE VALVE ASSEMBLY. MAINTAIN MIN. 12" BETWEEN VALVE BOXES AND PAVEMENT.
  8. IRRIGATION LATERALS ARE SIZED STARTING AT VALVE AND CONTINUING IN DIRECTION OF FLOW. REDUCTIONS IN PIPE SIZE ARE LABELED BEGINNING DOWNSTREAM OF NEAREST FITTING. ALL LATERALS NOT SIZED ARE MINIMUM 3/4" OR SAME SIZE AS NEAREST ADJACENT PIPE.
  9. INSTALL AND ADJUST ALL COMPONENTS OF IRRIGATION SYSTEM TO PROVIDE 100% COVERAGE OF ALL PLANTING AREAS AND MINIMIZE OVERSPRAY ONTO PAVING AREAS. CONTRACTOR IS RESPONSIBLE FOR PROVIDING A COMPLETE WORKING SYSTEM.
  10. PROVIDE 6" SPRINKLER BODIES FOR LAWN AREAS.

**MEADOW RIDGE PARK**  
 373 TIMBER RIDGE ST NE  
 ALBANY, OR 97322



**IRRIGATION LEGEND**

EQUIPMENT	
Symbol	Description
POC	IRRIGATION POINT-OF-CONNECTION, SEE 2/L5.1
[Square]	RAINBIRD ESP-LXD 2-WIRE CONTROLLER, PEDESTAL-MOUNTED
[Circle]	RAINBIRD PESB REMOTE CONTROL VALVE
[Triangle]	NIBCO BRONZE ISOLATION VALVE
[Square]	RAINBIRD QUICK COUPLER
[Solid Line]	MAINLINE, SCH. 40 PVC, 3" OR AS NOTED
[Dashed Line]	IRRIGATION SLEEVE, SCH. 40 PVC, 4" OR AS NOTED
[Thin Line]	LATERAL LINE, CLASS 200 PVC, SIZE AS NOTED, 3/4" MIN
[Double Line]	ELECTRICAL CONDUIT
[Circle]	GALLONS PER MINUTE
[Square]	VALVE SIZE
[Triangle]	ZONE NUMBER

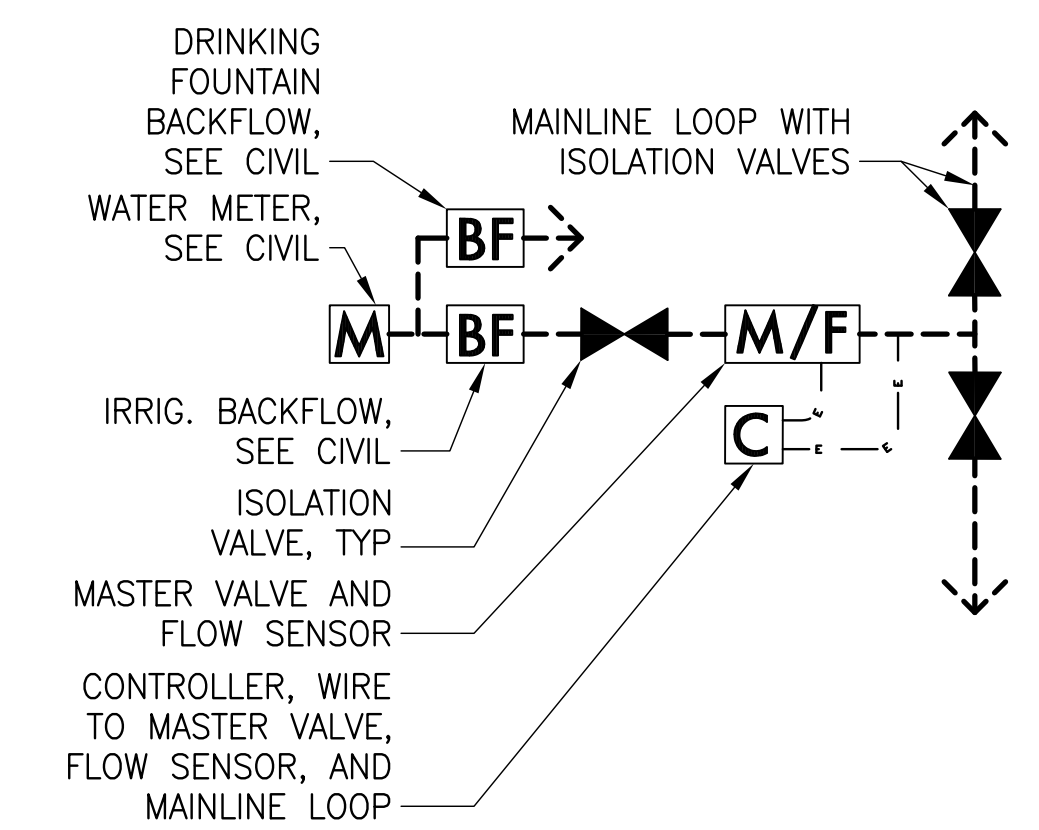
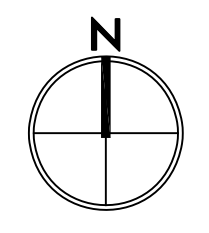
SPRAY HEADS AND MP ROTATOR NOZZLES					
Sym	Spray Head	Nozzle	Arc	GPM	Radius
[Circle]	RAINBIRD 1800-SAM-P45	MP CORNER	45-105'	.19-.45	11'-14'
[Circle]	RAINBIRD 1800-SAM-P45	MP1000 90-210	90-210'	.21-.49	11'-14'
[Circle]	RAINBIRD 1800-SAM-P45	MP2000 90-210	90-210'	.43-.86	15'-20'
[Circle]	RAINBIRD 1800-SAM-P45	MP2000 360	360°	1.48	15'-20'
[Circle]	RAINBIRD 1800-SAM-P45	MP3000 90-210	90-210'	.86-2.12	23'-30'
[Circle]	RAINBIRD 1800-SAM-P45	MP3000 360	360°	3.64	23'-30'
[Circle]	RAINBIRD 1800-SAM-P45	MP3500 90-210	210°	2.12	31'-35'
[Square]	RAINBIRD 1800-SAM-P45	MPSS530		.44	5'x30'
[Square]	RAINBIRD 1800-SAM-P45	MPLCS515		.22	5'x15'
[Square]	RAINBIRD 1800-SAM-P45	MPCSS515		.22	5'x15'

ROTORS						
Sym	Rotor	Nozzle	Arc	GPM	PSI	Radius
[Circle]	RAINBIRD 3500	1.0	40-360°	1.06	45	21'
[Circle]	RAINBIRD 3500	1.5	40-360°	1.48	45	24'
[Circle]	RAINBIRD 3500	2.0	40-360°	1.93	45	27'
[Circle]	RAINBIRD 3500	3.0	40-360°	3.00	45	31'
[Circle]	RAINBIRD FALCON 6504	6	40-360°	5.5	50	49'
[Circle]	RAINBIRD FALCON 6504	10	40-360°	9.1	50	53'
[Circle]	RAINBIRD FALCON 6504	14	40-360°	12.7	50	59'

1 LANDSCAPE IRRIGATION PLAN

SCALE: 1" = 20'



2 POINT-OF-CONNECTION SCHEMATIC

REVISIONS

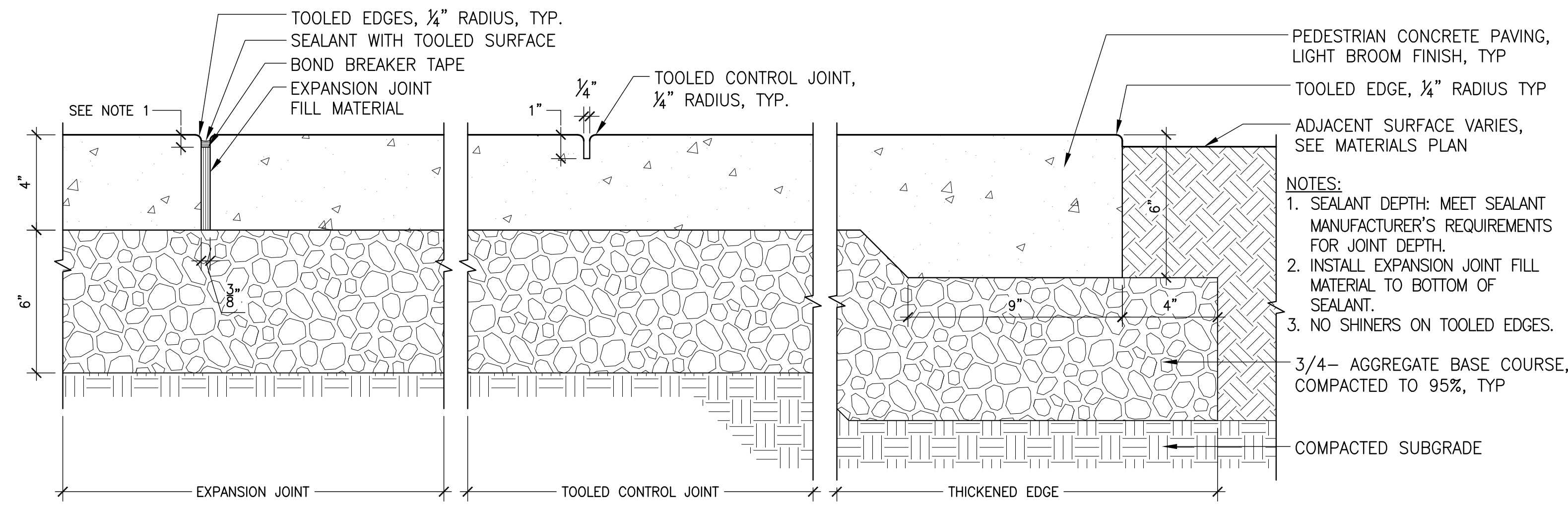
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LANDSCAPE IRRIGATION PLAN

L5.1

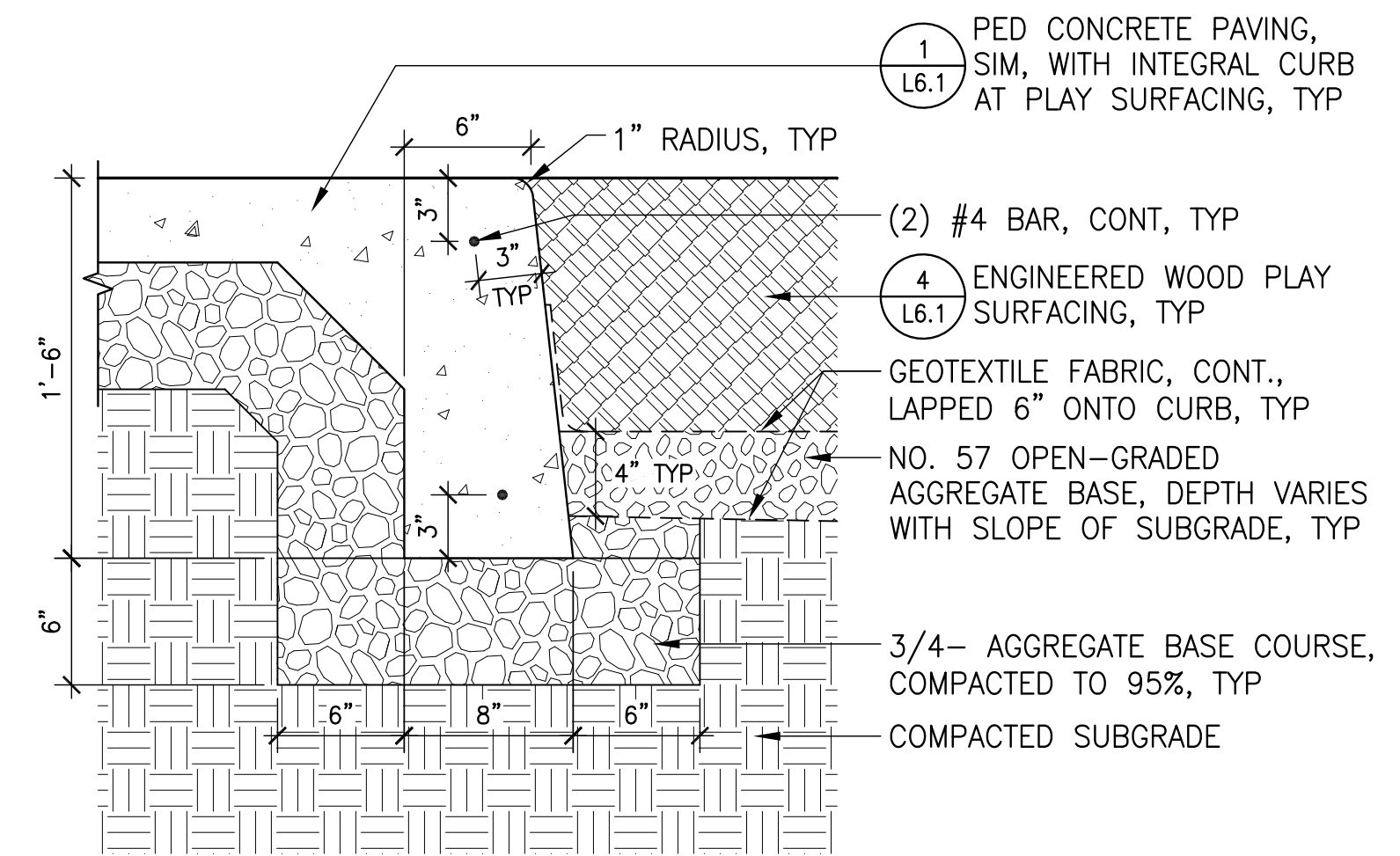
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1 STANDARD PEDESTRIAN CONCRETE PAVING

Section

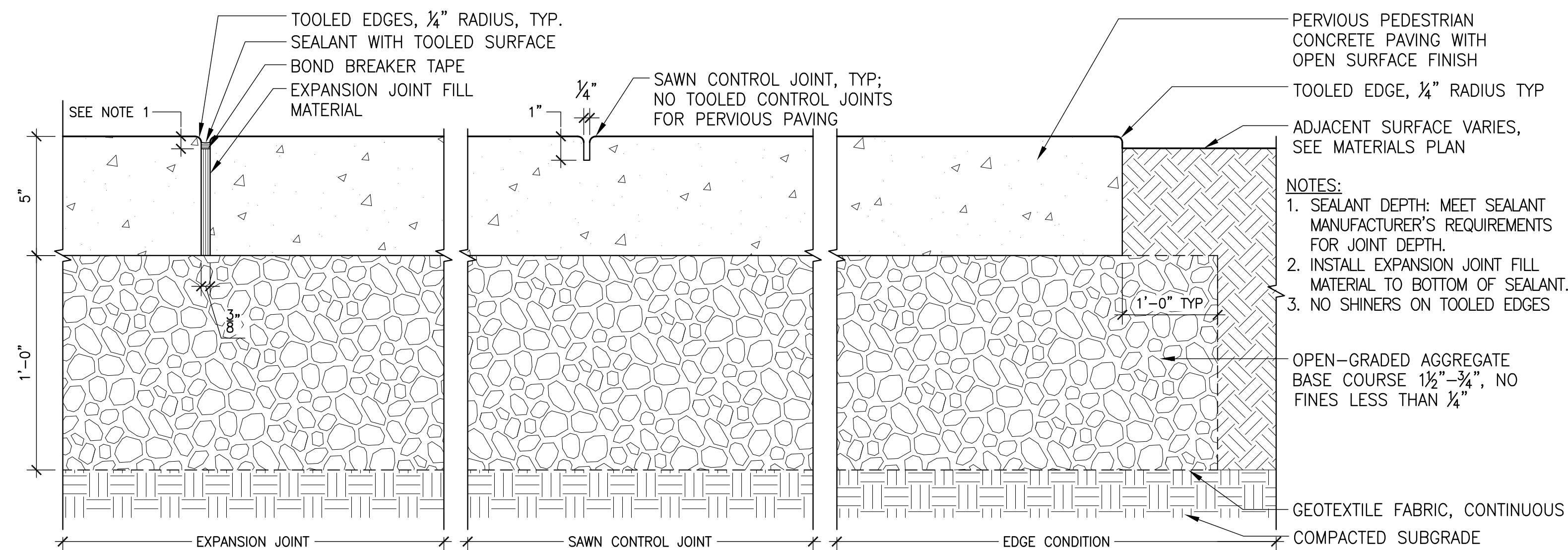
SCALE: 3" = 1'-0"



2 INTEGRAL CURB AT PLAY SURFACING PERIMETER

Section

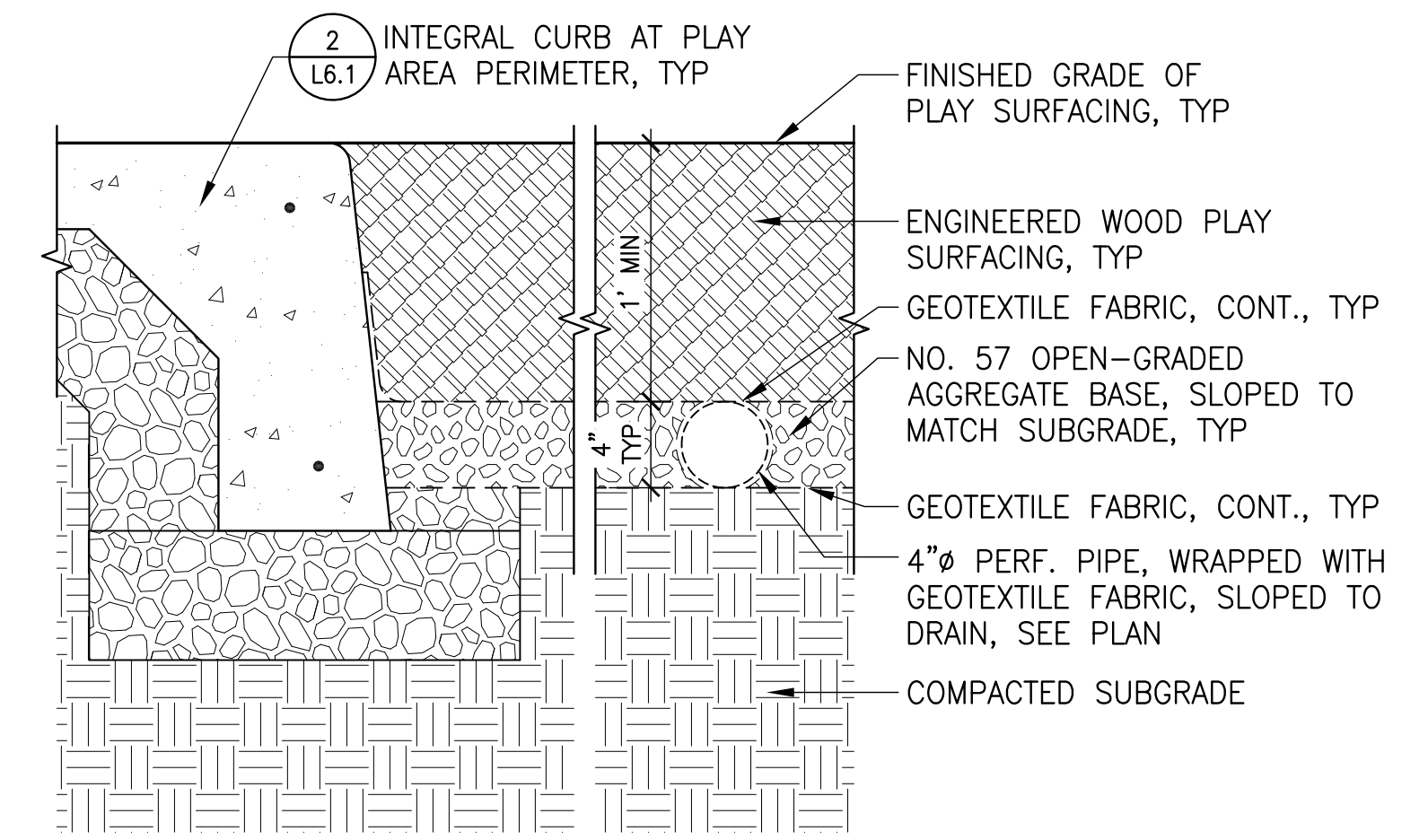
SCALE: 1 1/2" = 1'-0"



3 PERVIOUS PEDESTRIAN CONCRETE PAVING

Section

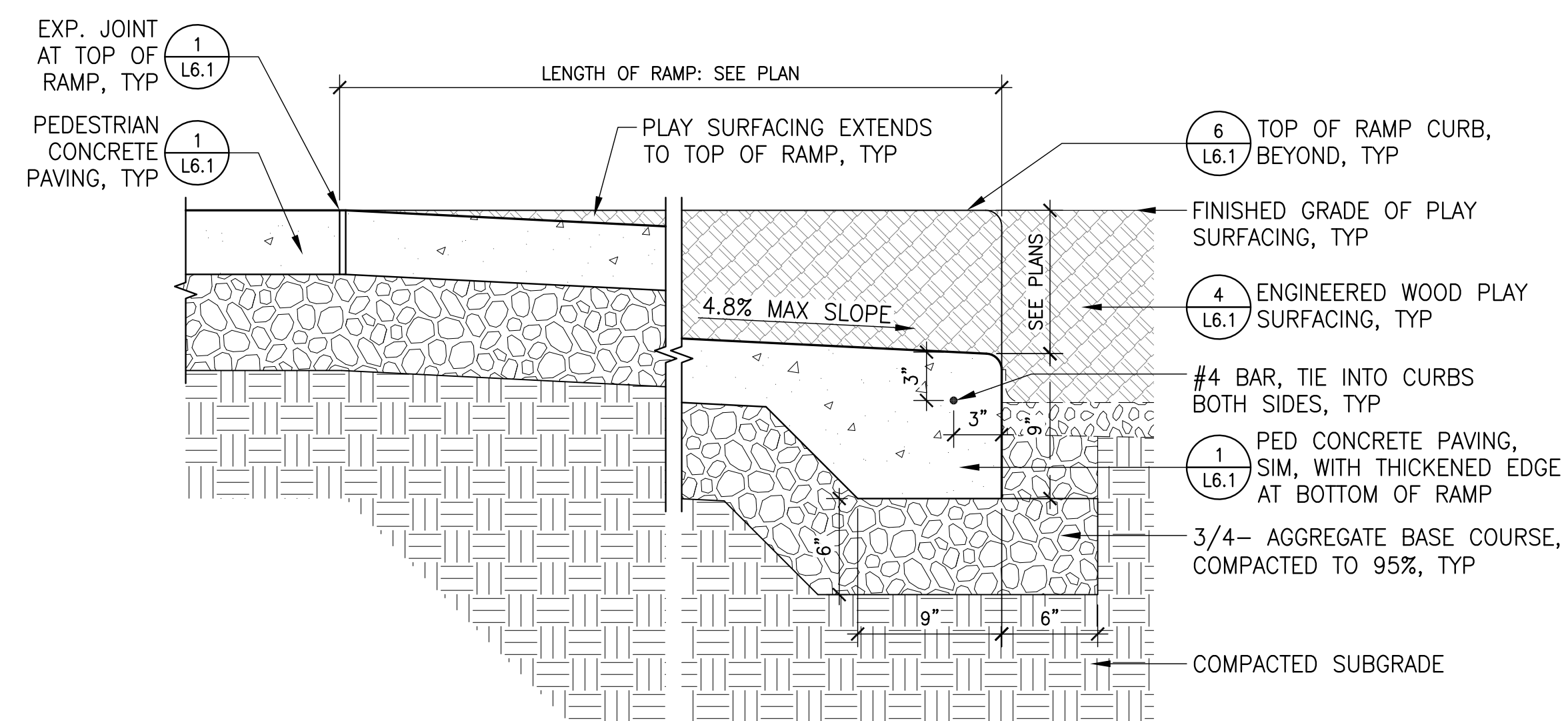
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4 ENGINEERED WOOD PLAY SURFACING

Section

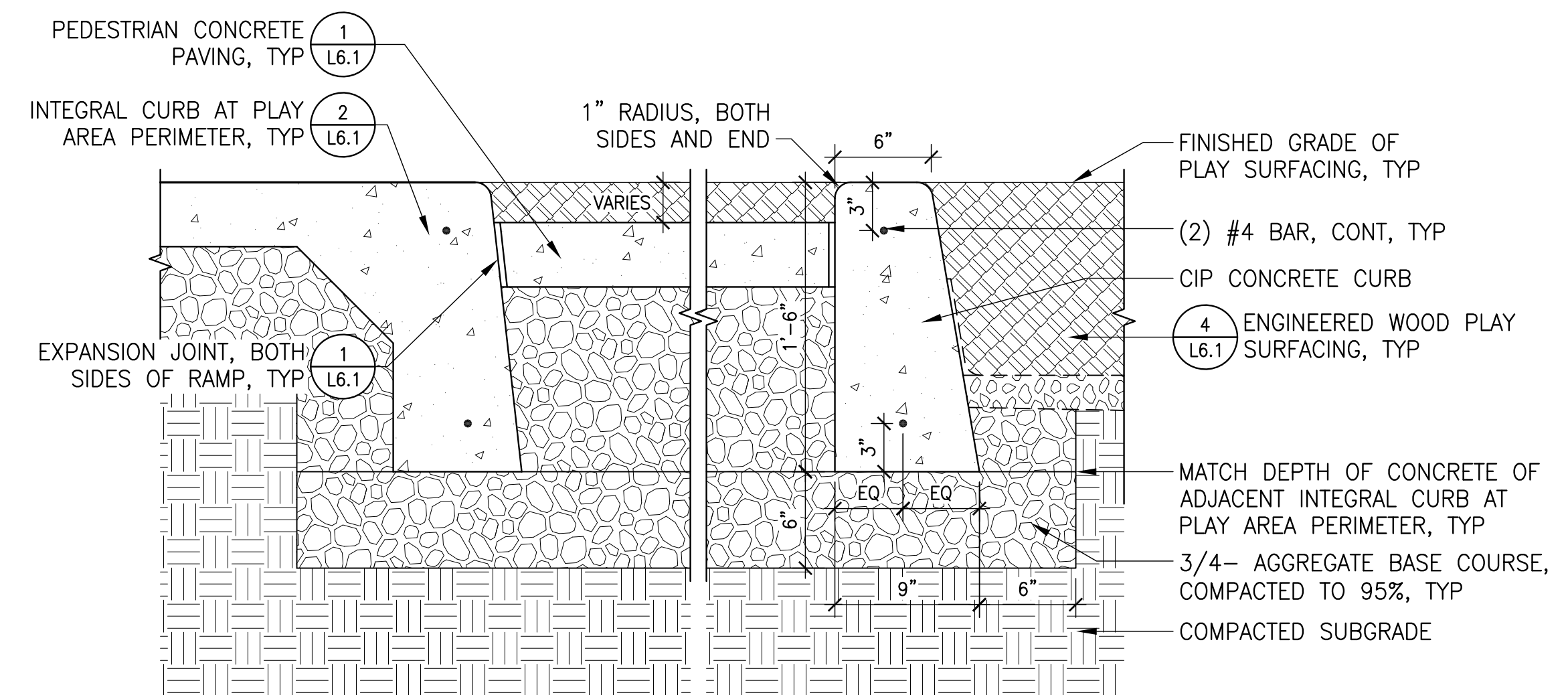
SCALE: 1 1/2" = 1'-0"



5 PLAY AREA ENTRY RAMP - LONGITUDINAL SECTION

Section

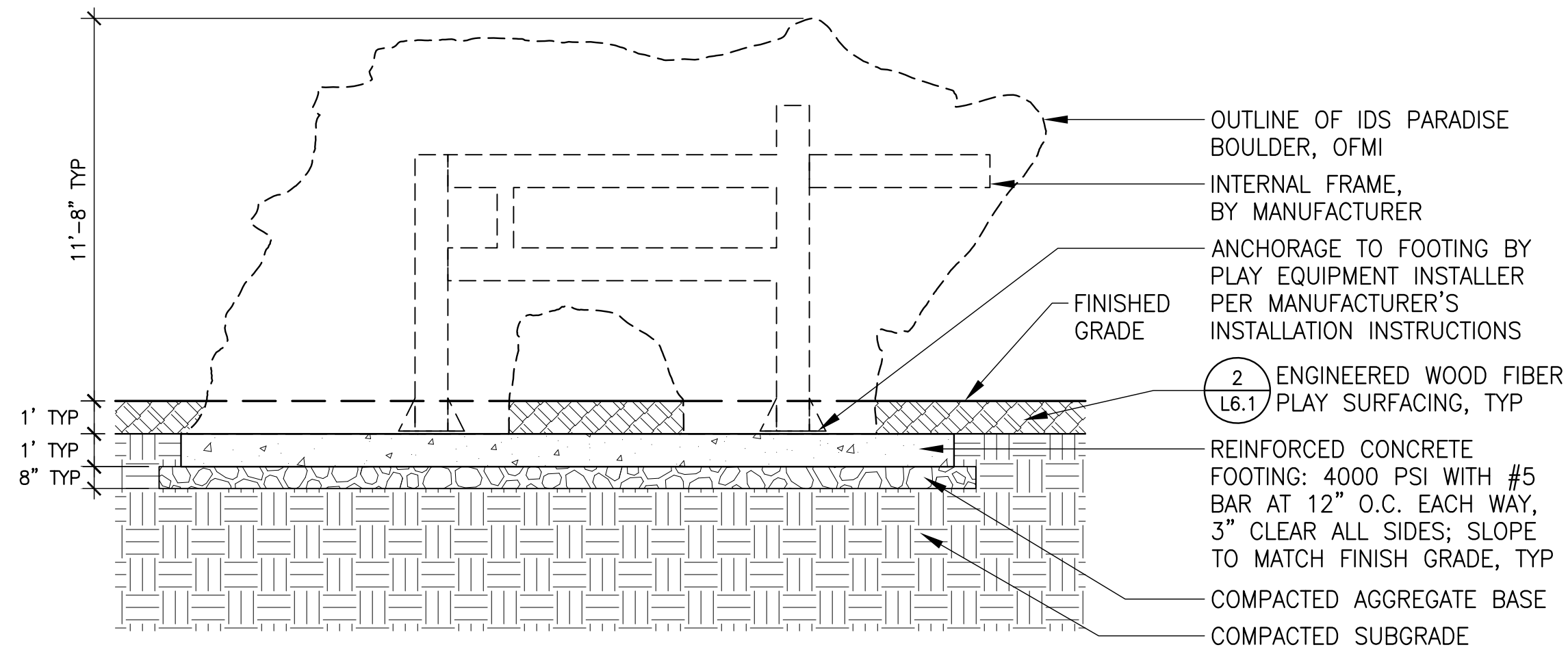
SCALE: 1 1/2" = 1'-0"



6 PLAY AREA ENTRY RAMP - CROSS-SECTION

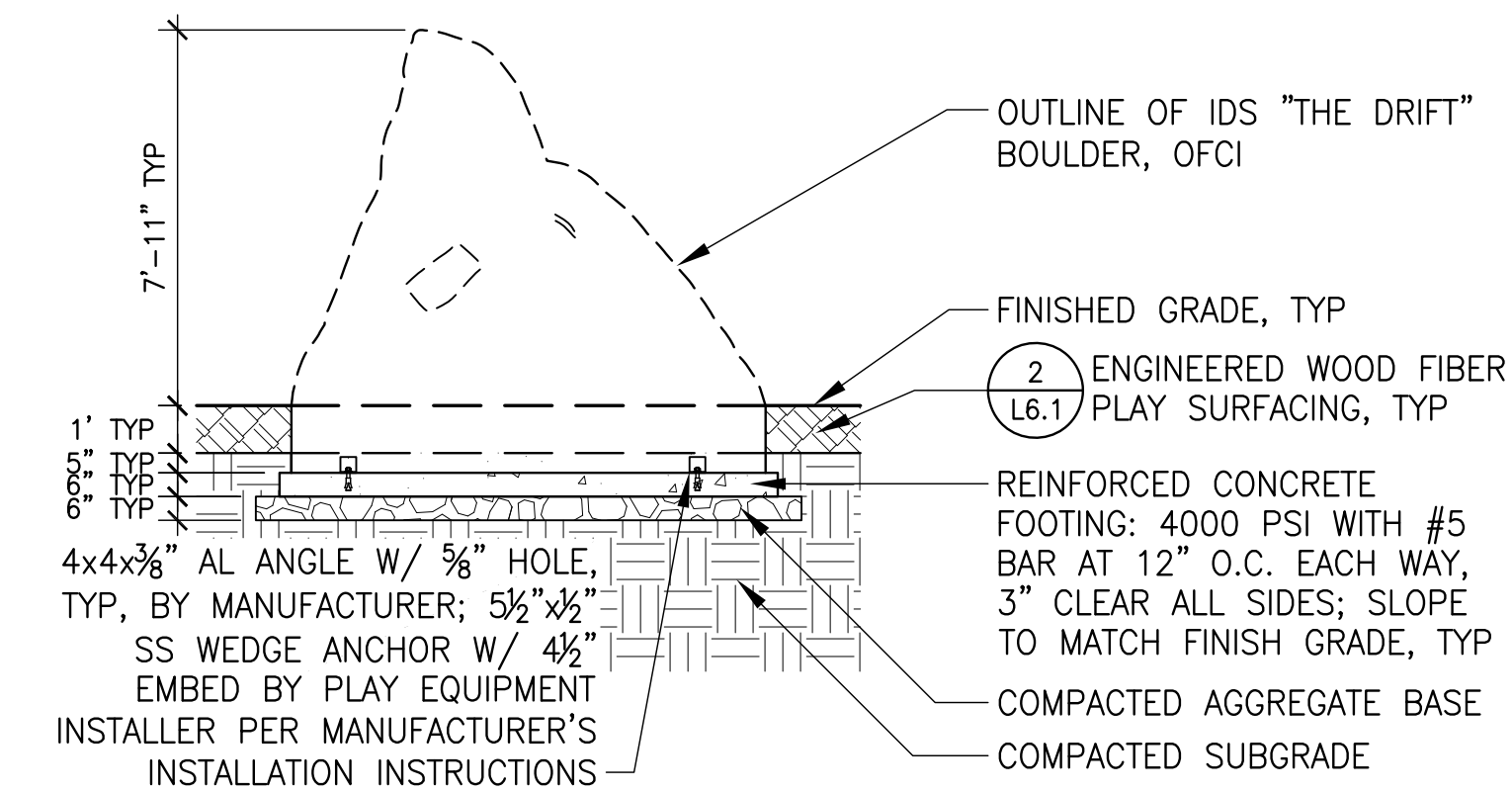
Section

SCALE: 1 1/2" = 1'-0"



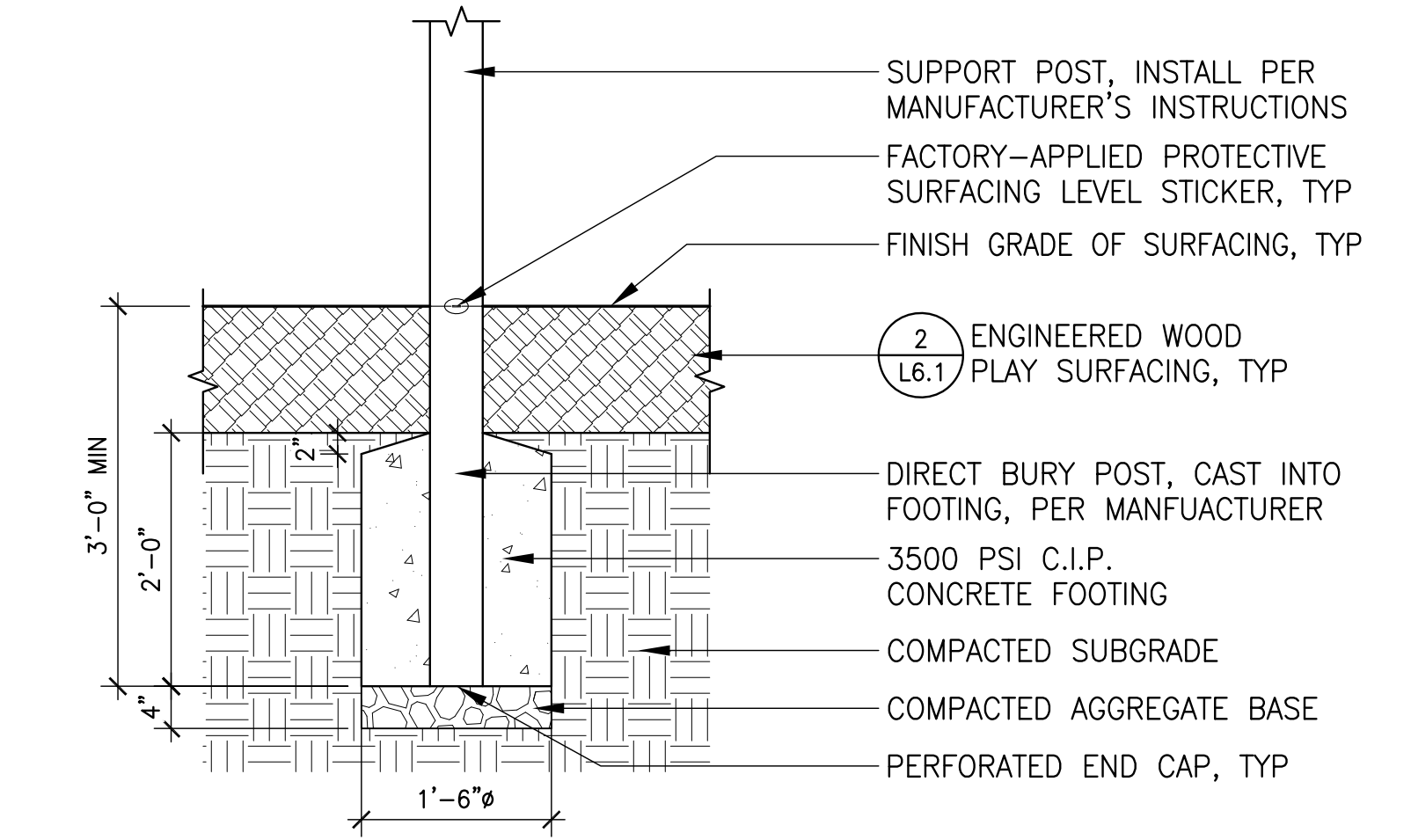
1 IDS PARADISE BOULDER SECTION

Section  
SCALE: 1/4" = 1'-0"



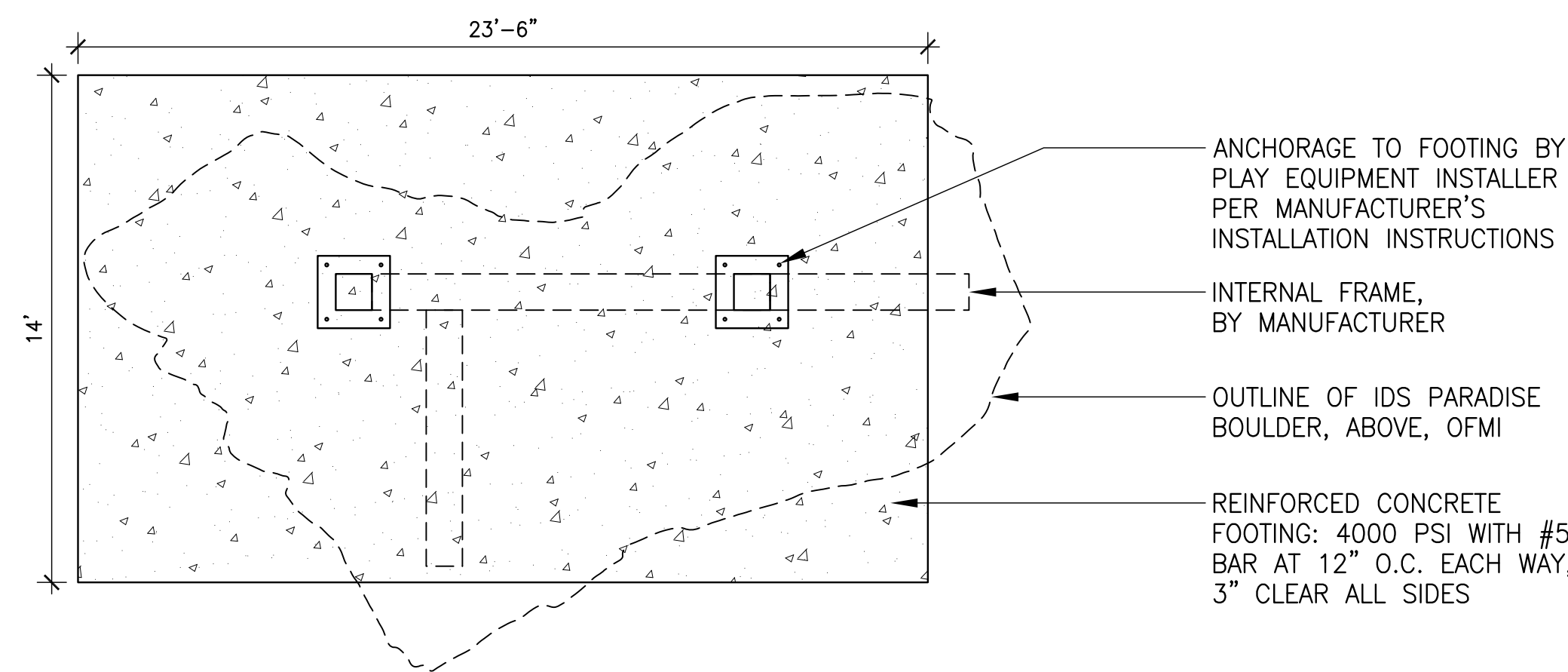
2 IDS THE DRIFT BOULDER SECTION

Section  
SCALE: 1/4" = 1'-0"



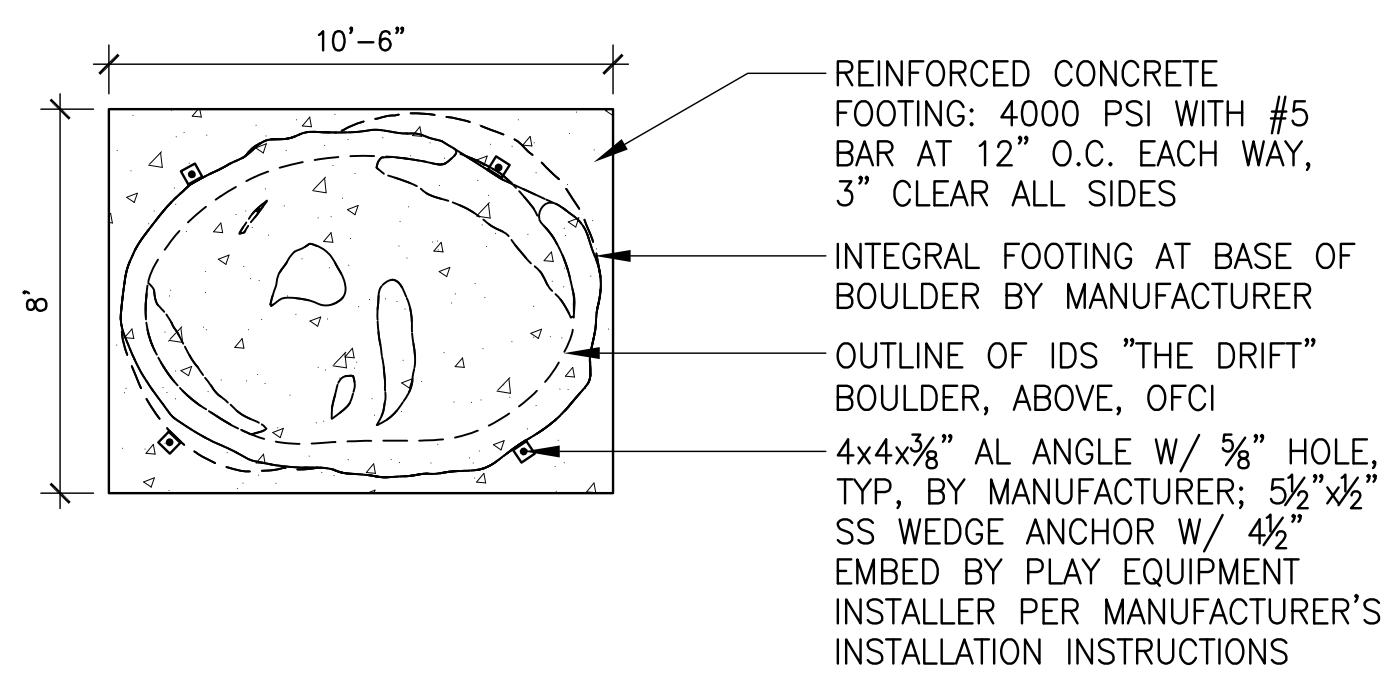
3 PLAYWORLD TYPICAL POST FOOTING

Section  
SCALE: 3/4" = 1'-0"



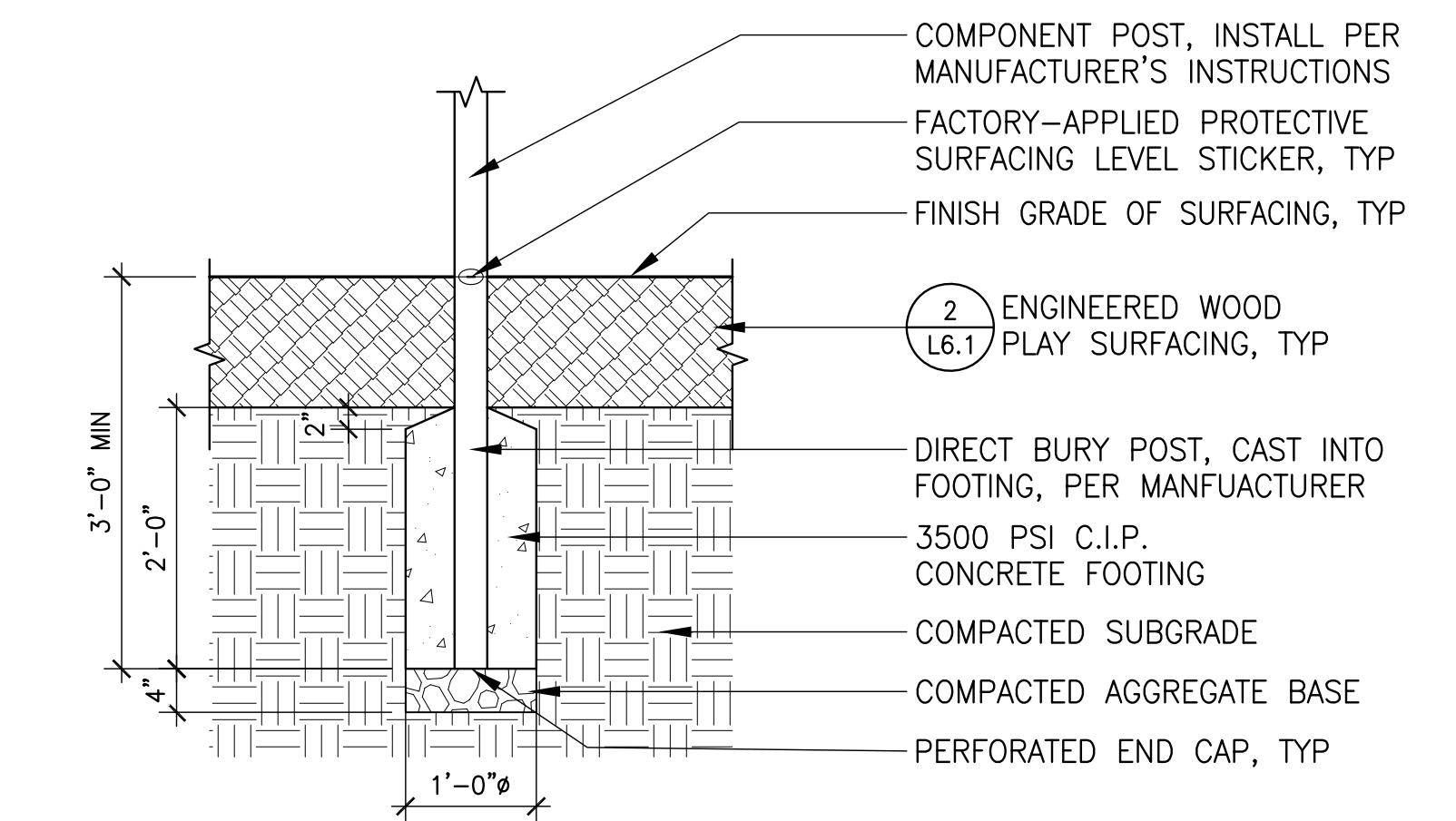
4 IDS PARADISE BOULDER PLAN VIEW

Plan  
SCALE: 1/4" = 1'-0"



5 IDS THE DRIFT BOULDER PLAN VIEW

Plan  
SCALE: 1/4" = 1'-0"

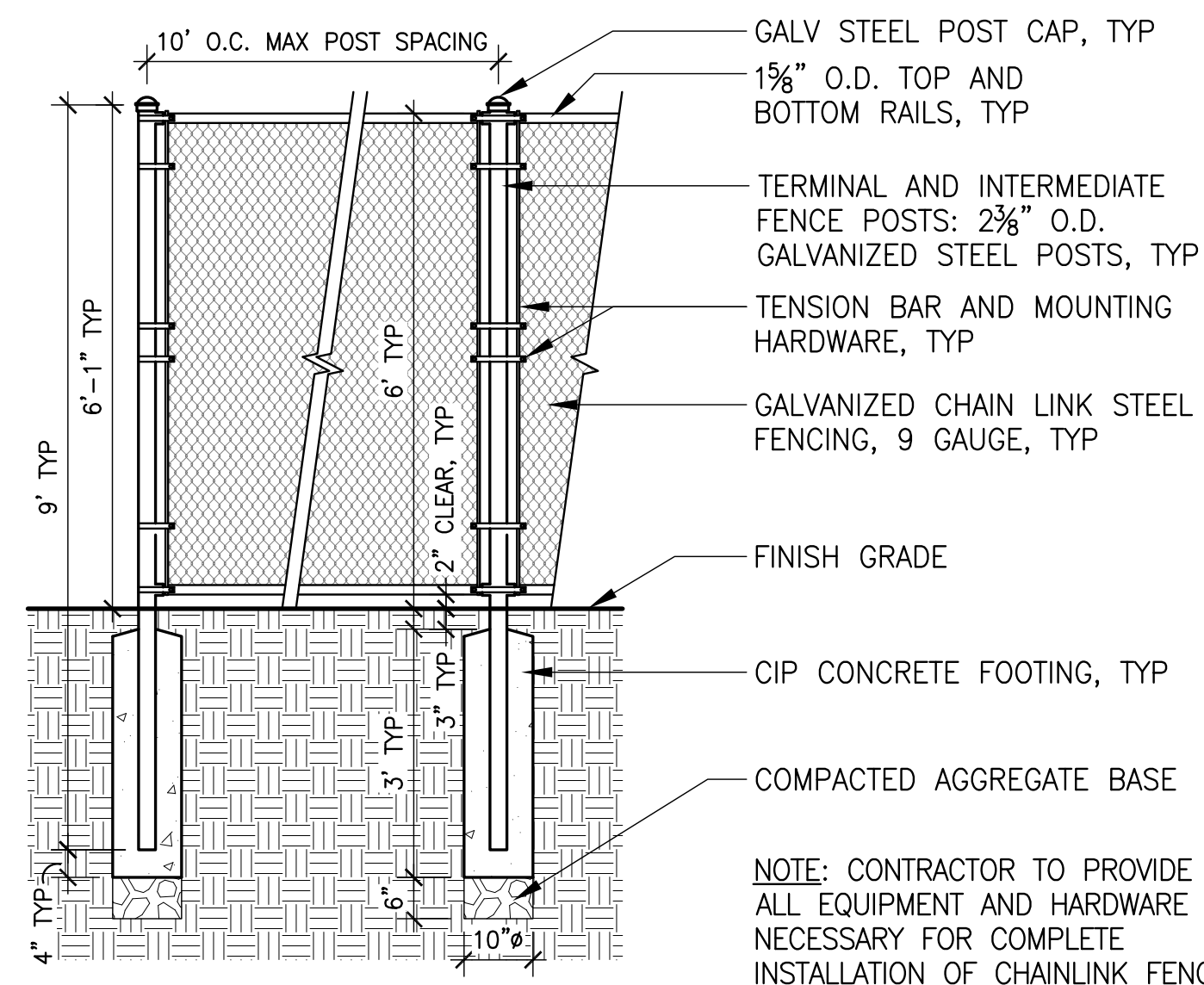


6 PLAYWORLD TYPICAL COMPONENT FOOTING

Section  
SCALE: 3/4" = 1'-0"

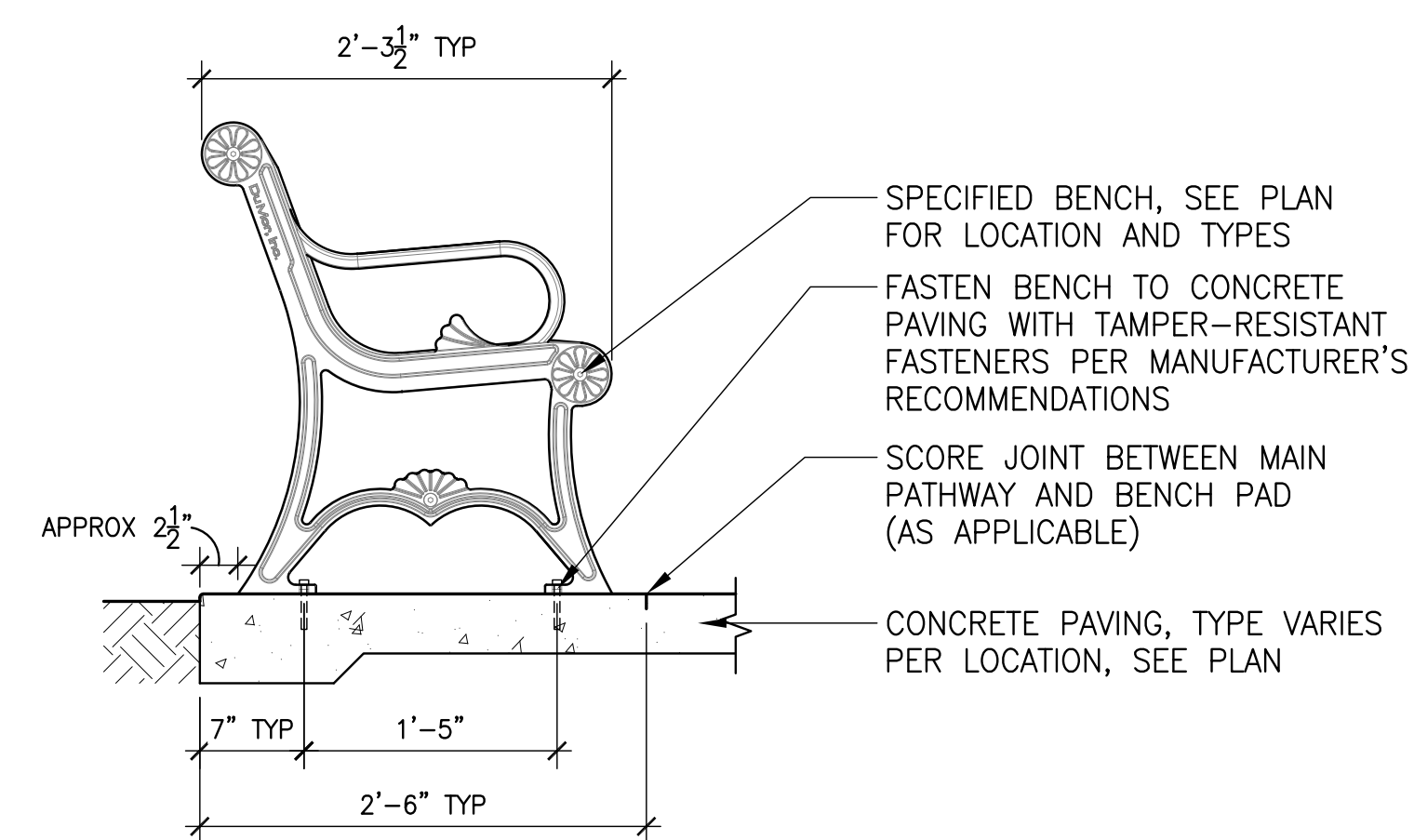
PLAY EQUIPMENT INSTALLATION NOTES:

1. READ COMPLETELY THE INSTALLATION INSTRUCTIONS PROVIDED WITH YOUR STRUCTURE PRIOR TO BEGINNING CONSTRUCTION. MANUFACTURER'S WRITTEN INSTALLATION INSTRUCTIONS SUPERSEDE THE DETAILS IF THERE IS A CONFLICT BETWEEN THE TWO.
2. ASSEMBLE, PLUMB, AND LEVEL EQUIPMENT BEFORE POURING CONCRETE UNLESS SPECIFICALLY INSTRUCTED TO DO SO IN THE INDIVIDUAL COMPONENT INSTALLATION INSTRUCTIONS.
3. IF THE STRUCTURE IS TO BE INSTALLED ACROSS UNEVEN TERRAIN, MAINTAIN THE SUPPORT POST MARK FOR PROTECTIVE SURFACING LEVEL AT THE LOWEST GRADE AND ADJUST OTHER FOOTINGS ACCORDINGLY.
4. DO NOT ENCASE THE BOTTOM OF SUPPORT POSTS IN CONCRETE. PLACE ALL POSTS DIRECTLY ON PACKED STONE.



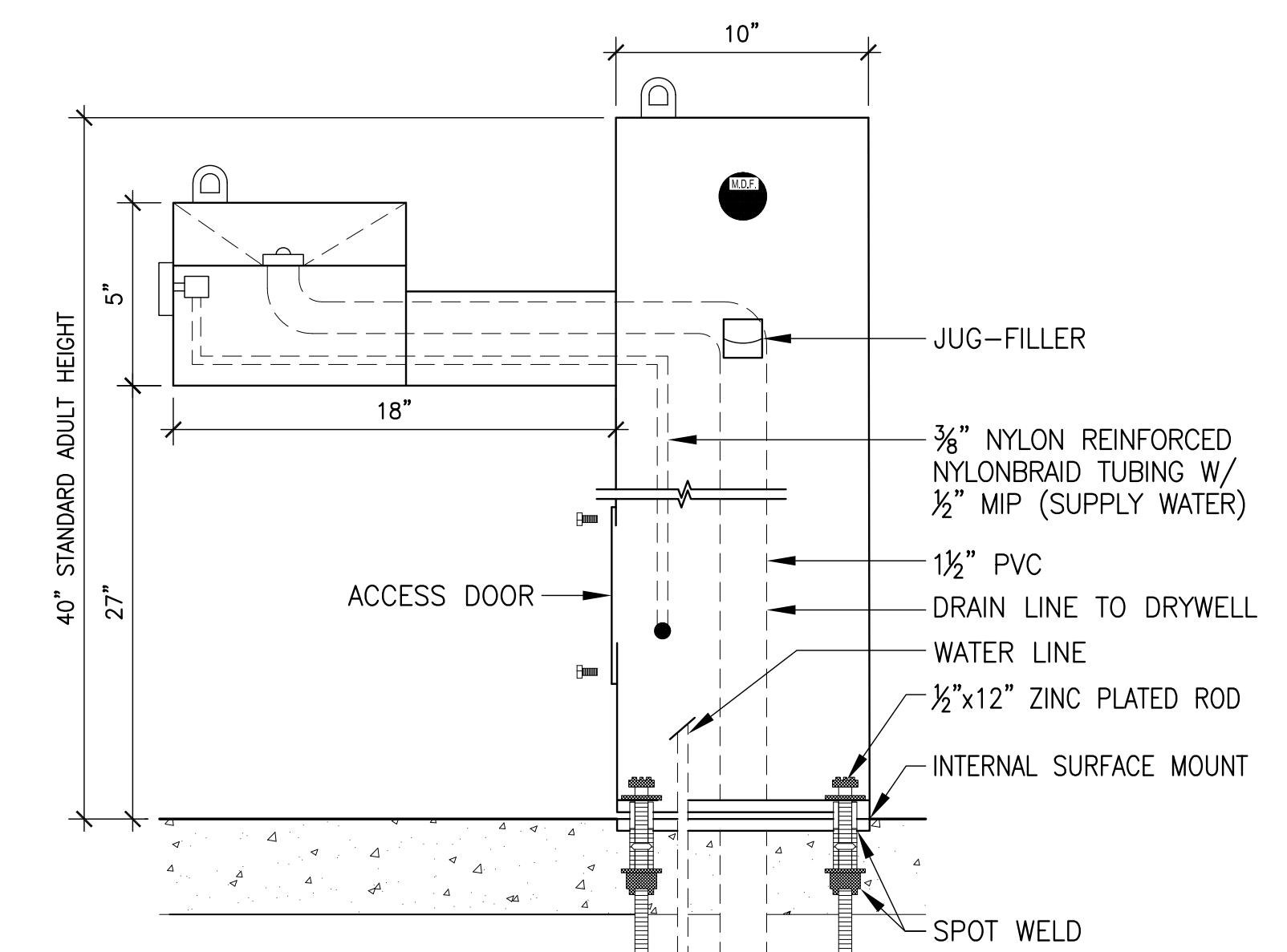
7 6' CHAIN LINK FENCE

Section  
SCALE: 1/2" = 1'-0"



8 6' BENCH

Section  
SCALE: 1" = 1'-0"



9 DRINKING FOUNTAIN

Section  
SCALE: 3/4" = 1'-0"

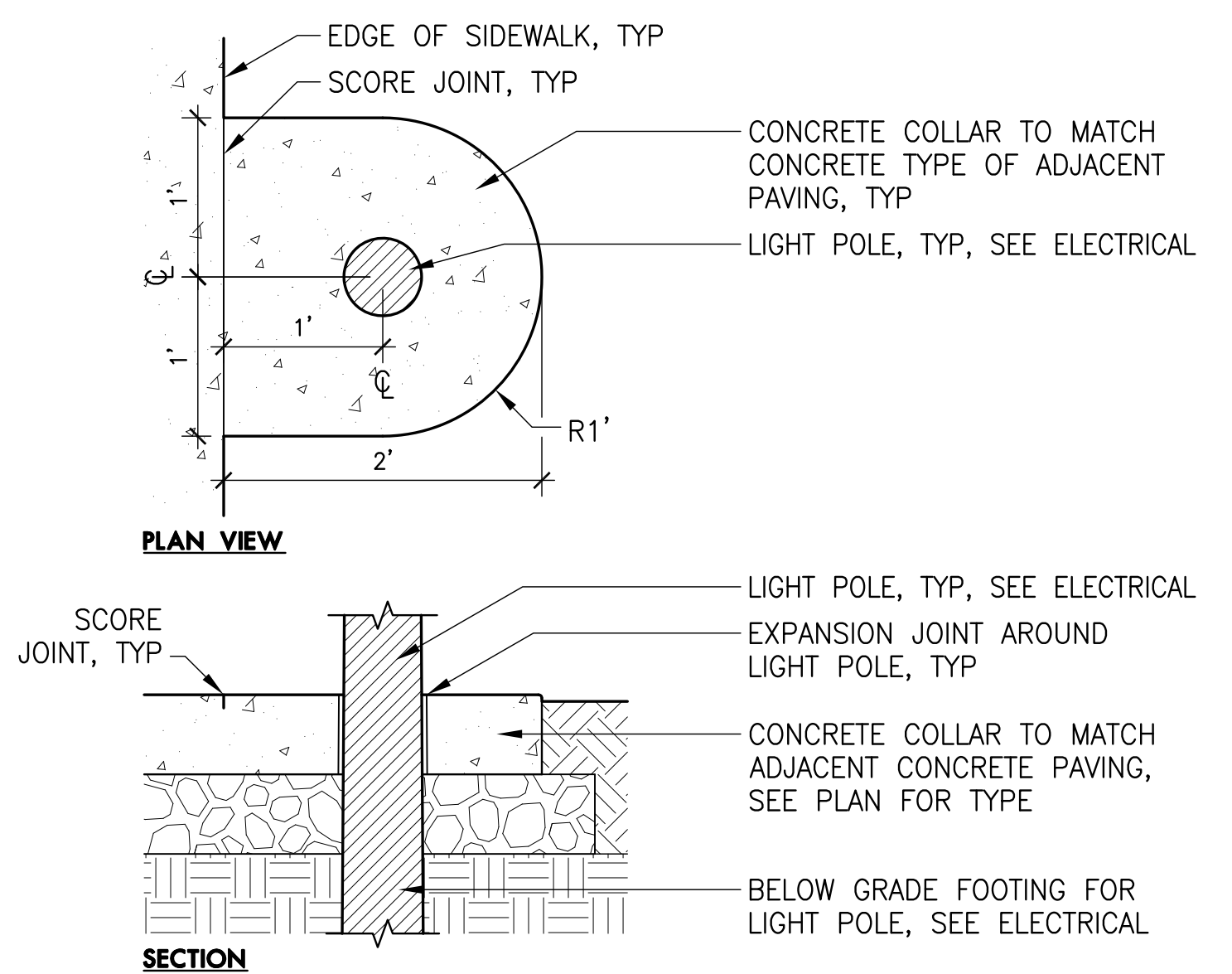
MEADOW RIDGE PARK  
373 TIMBER RIDGE ST NE  
ALBANY, OR 97322

REVISIONS

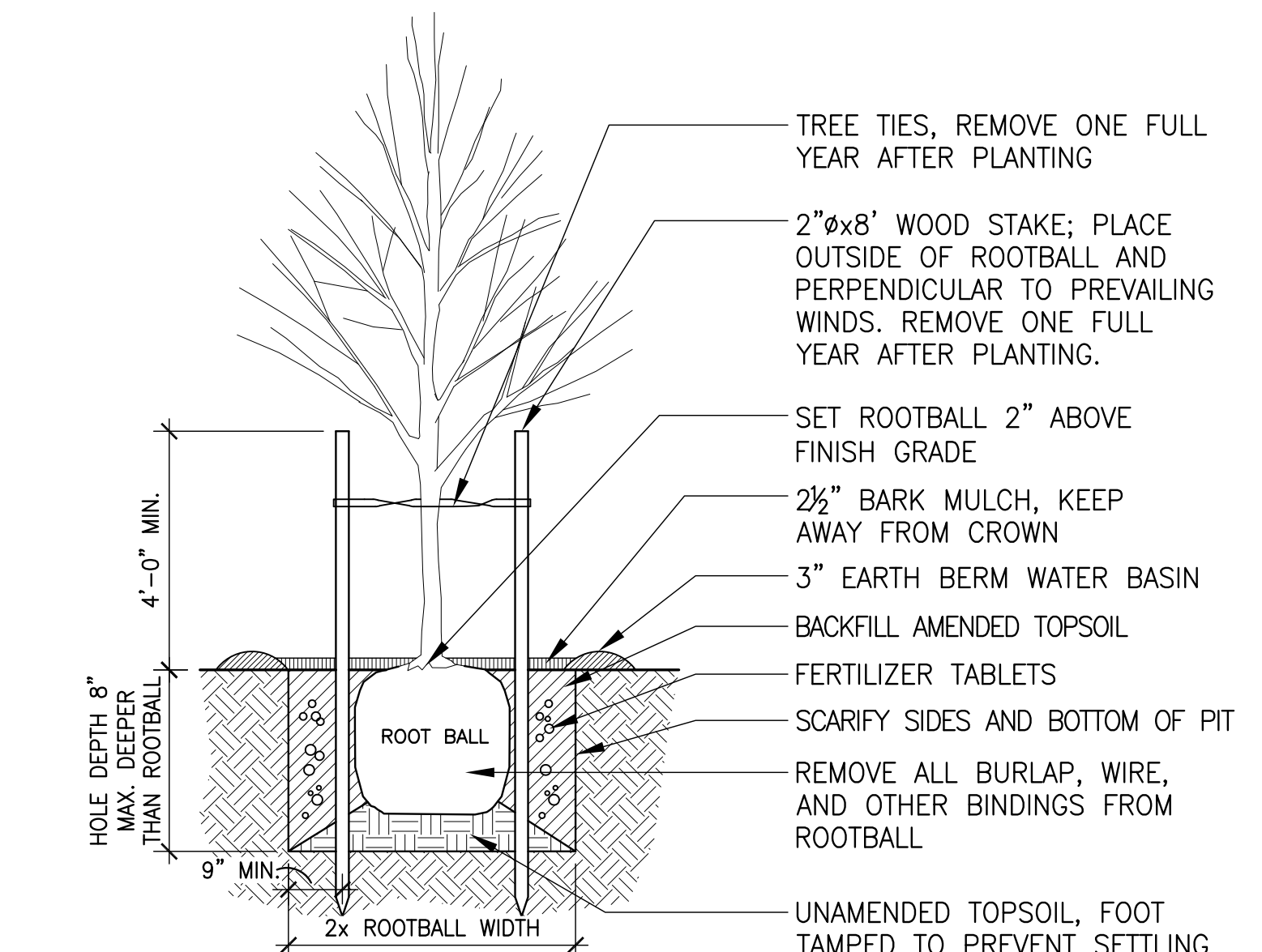
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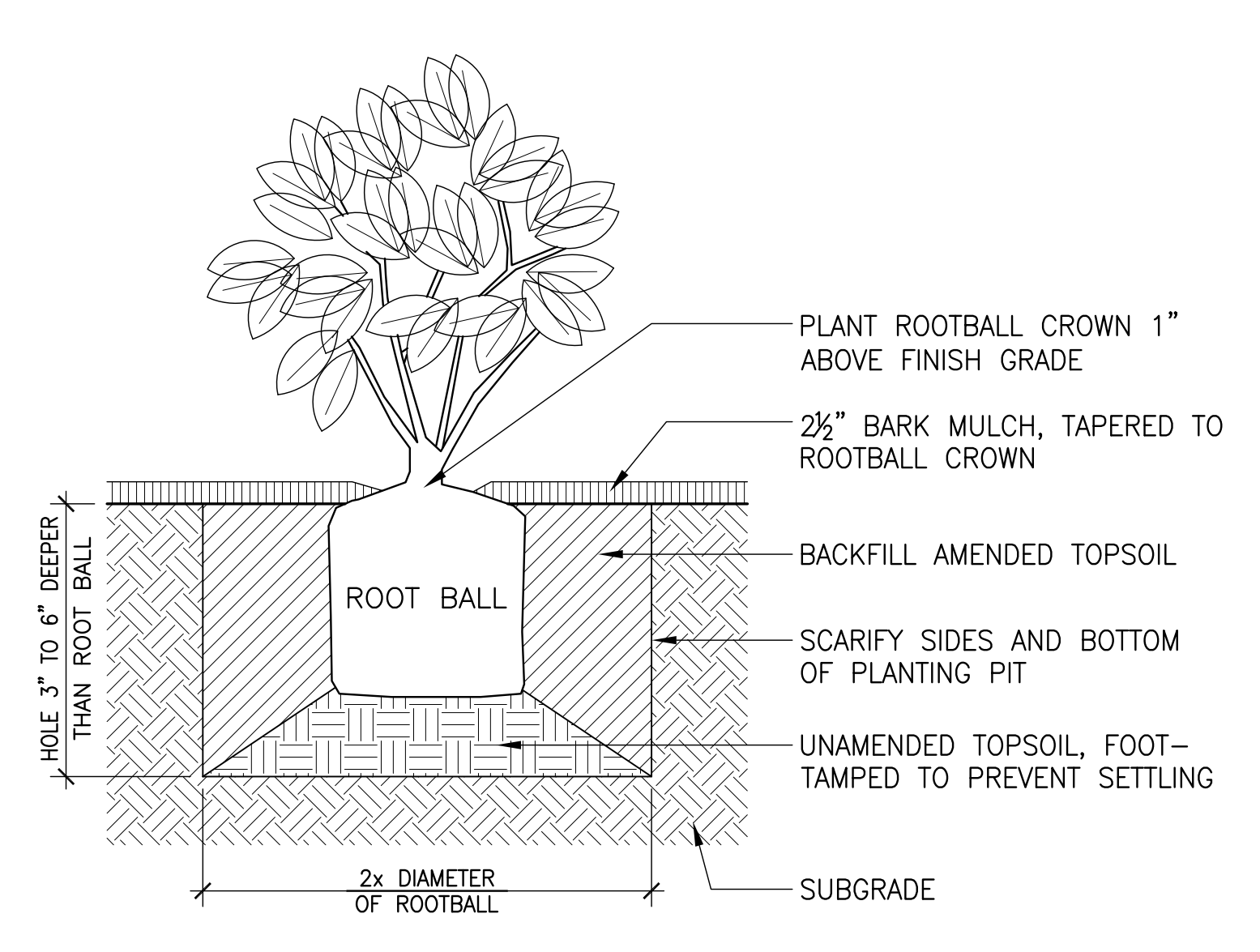
LANDSCAPE  
DETAILS



**1 LIGHT POLE COLLAR** Section  
SCALE: 1" = 1'-0"

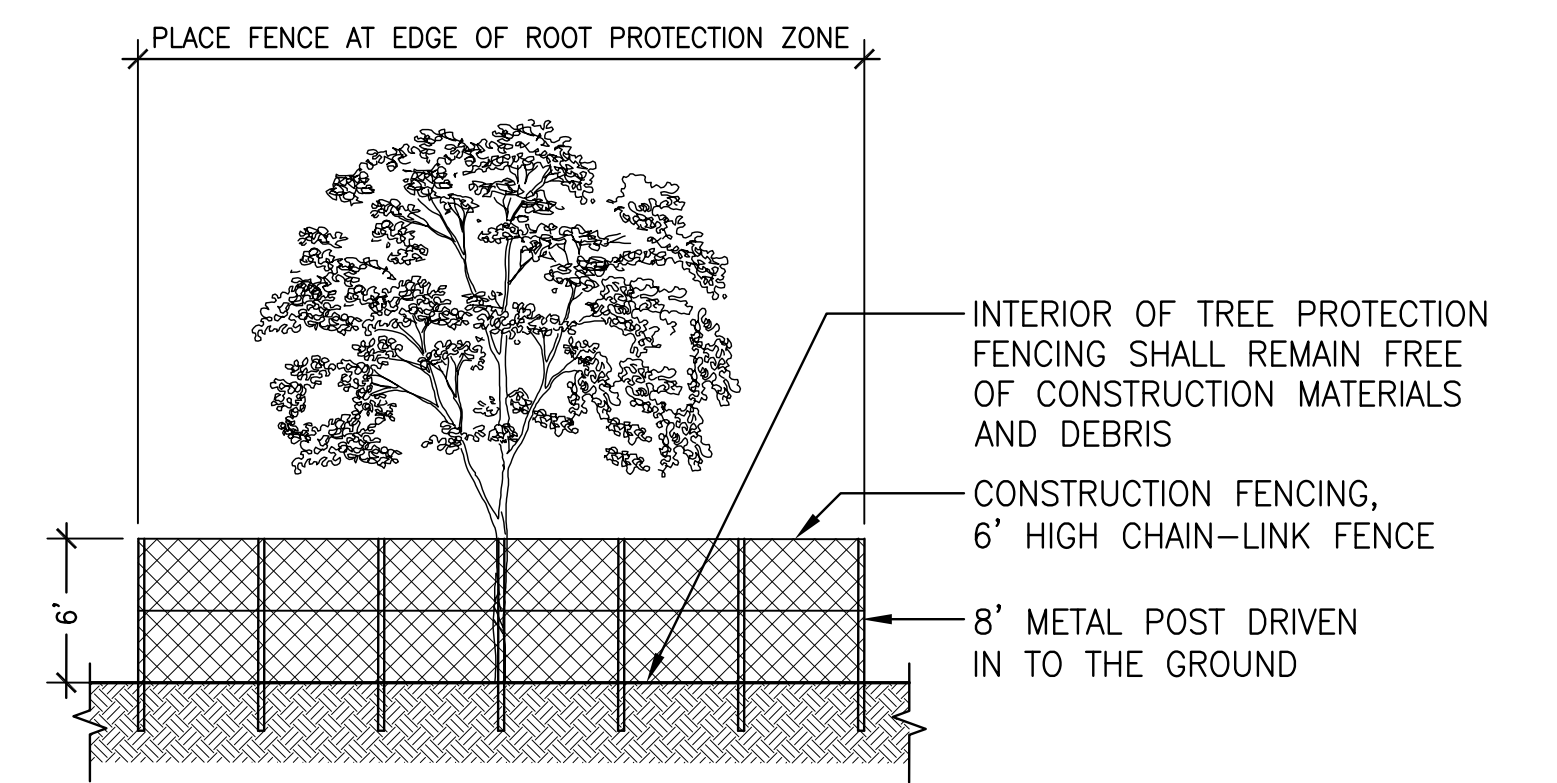


**2 DECIDUOUS TREE PLANTING** Section  
NTS

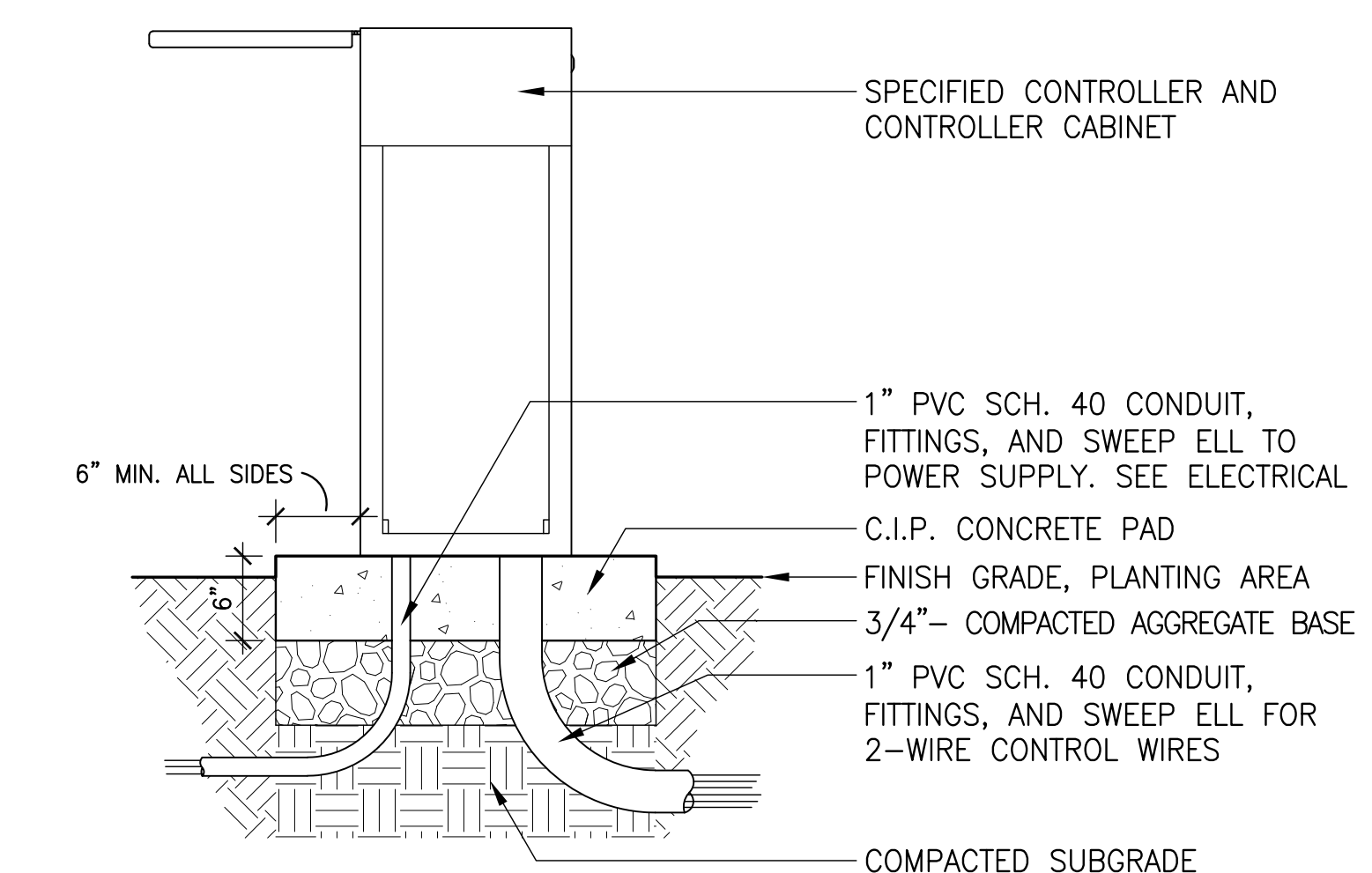


**3 SHRUB PLANTING** Section  
NTS

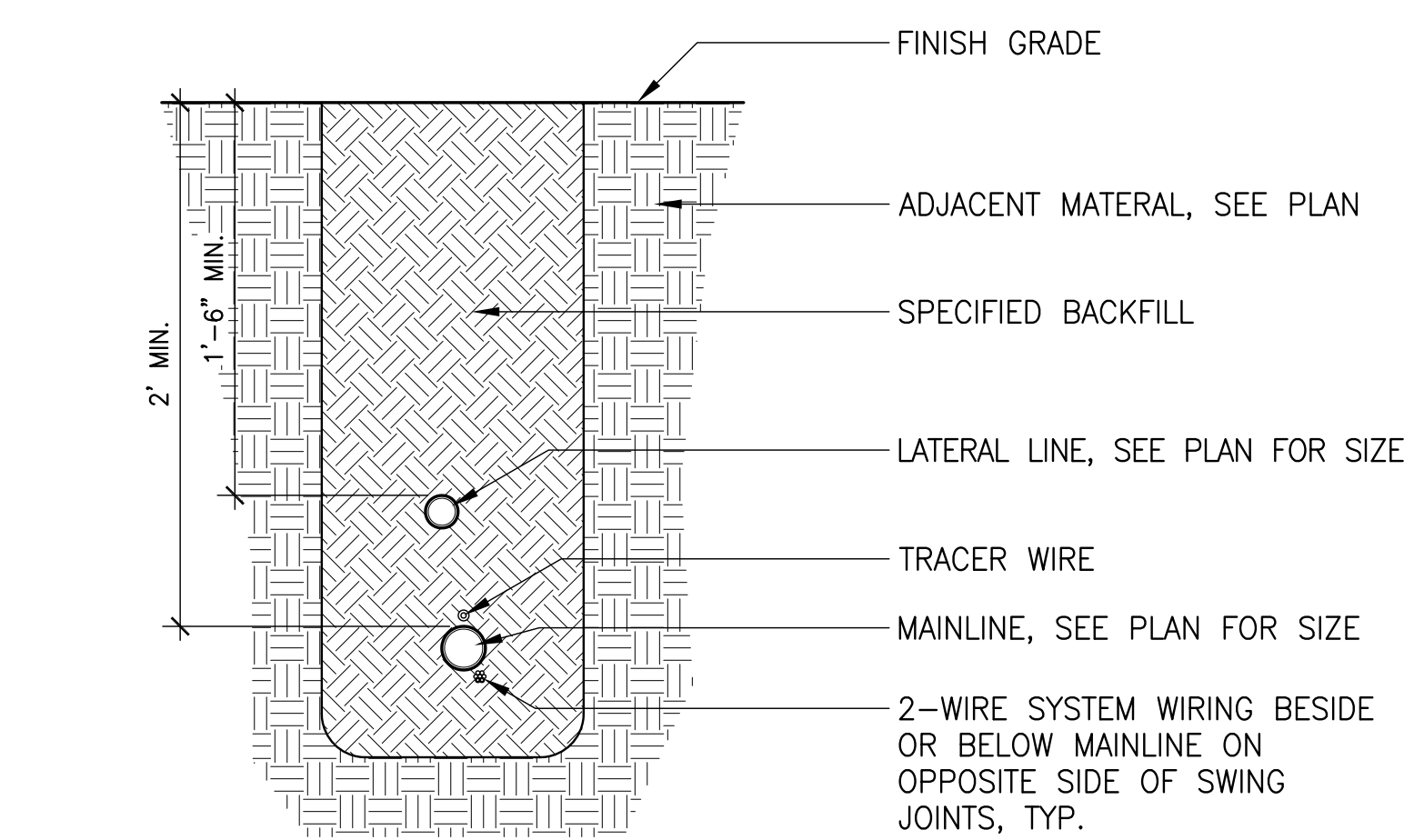
- NOTES:
- EXISTING SOIL CHEMISTRY SHALL NOT BE ALTERED BY CONSTRUCTION ACTIVITIES. CHEMICAL WASTES AT CONSTRUCTION SITE SHALL BE DISPOSED OF PROPERLY AND NOT DRAINED ONTO SOIL.
  - CONSTRUCTION FENCING SHALL BE PLACED BEFORE CONSTRUCTION STARTS AND REMAIN IN PLACE UNTIL CONSTRUCTION HAS BEEN COMPLETED.



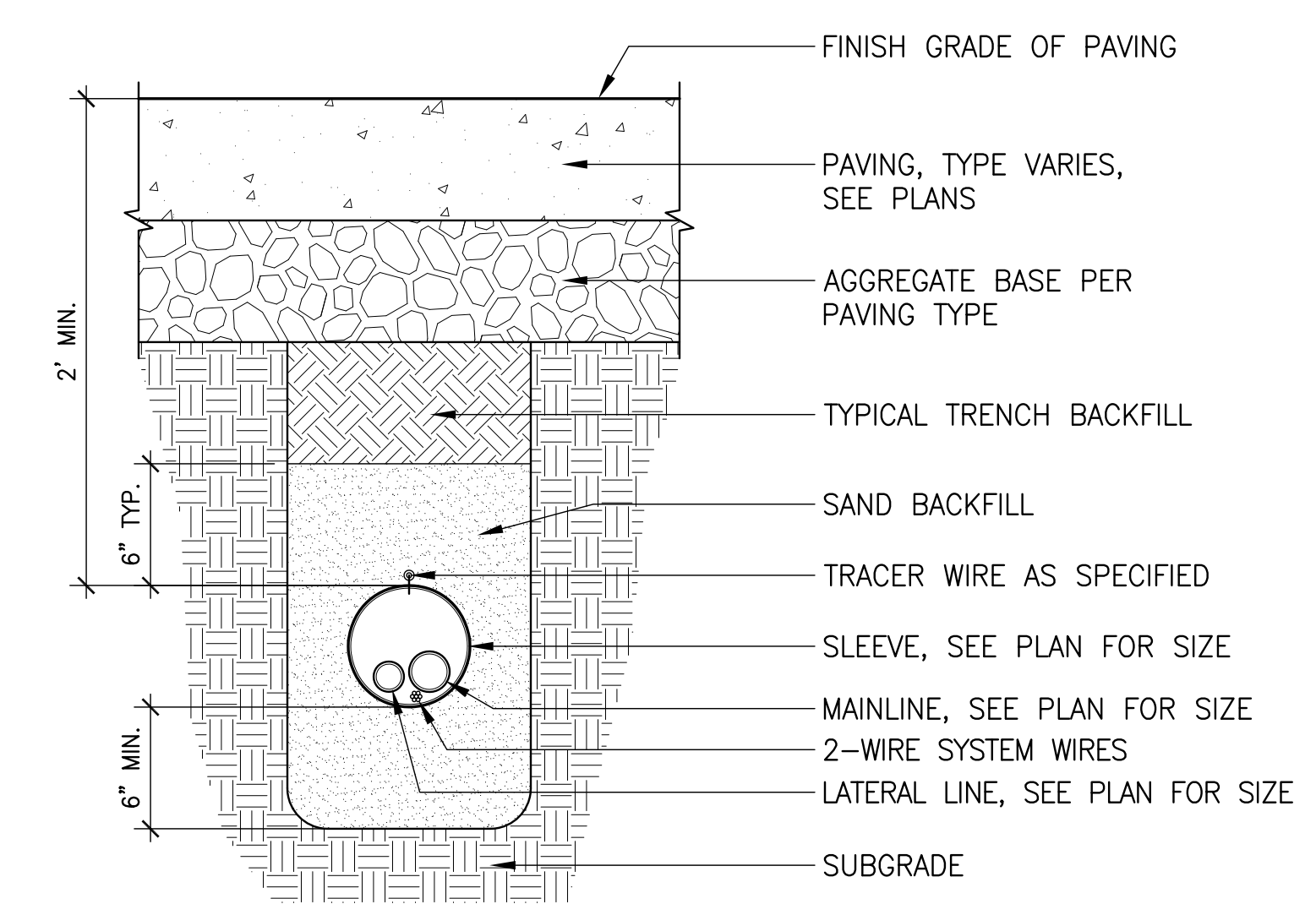
**4 TREE PROTECTION FENCING** Section  
NTS



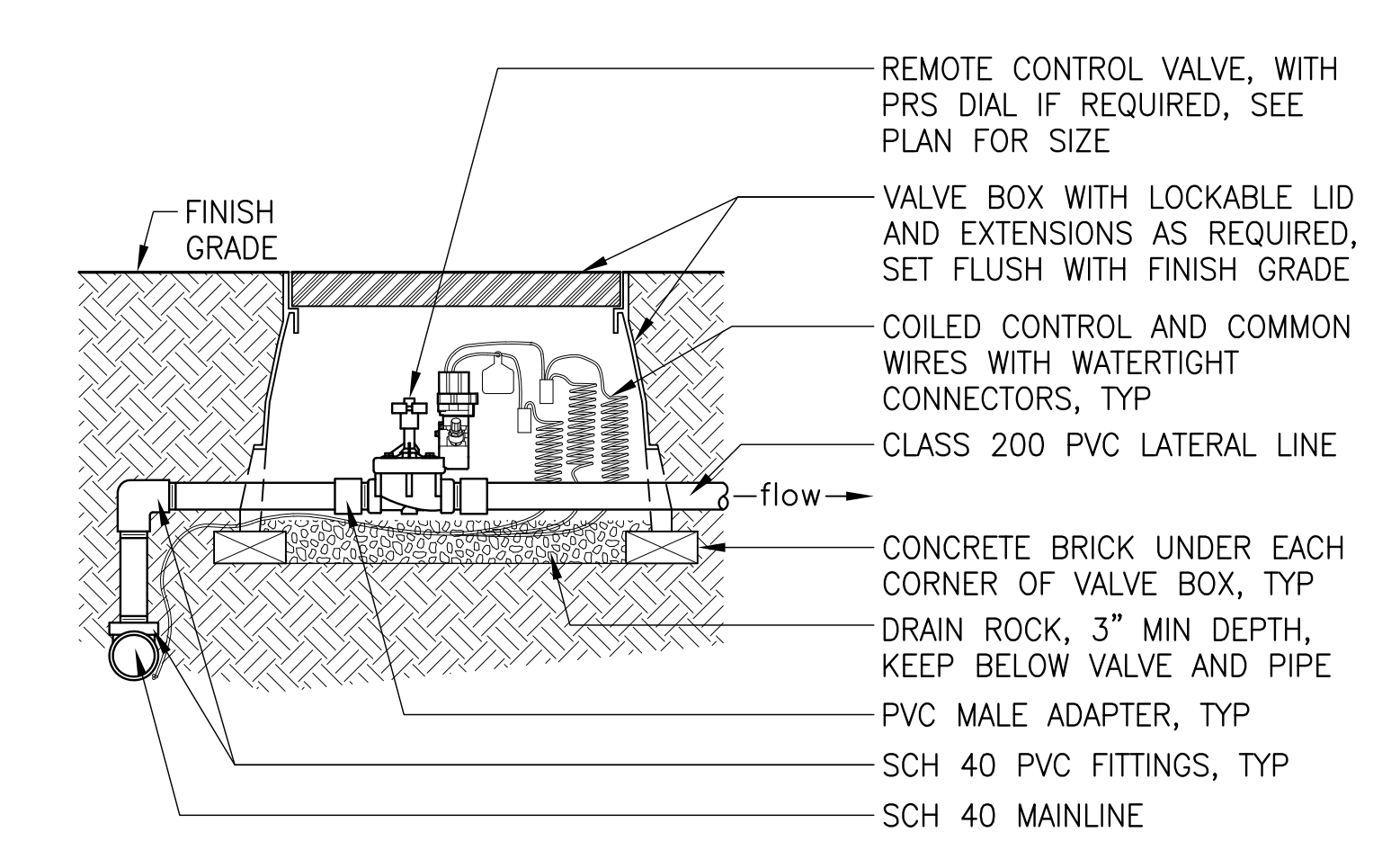
**5 IRRIGATION CONTROLLER** Section  
NTS



**6 IRRIGATION TRENCH** Section  
NTS

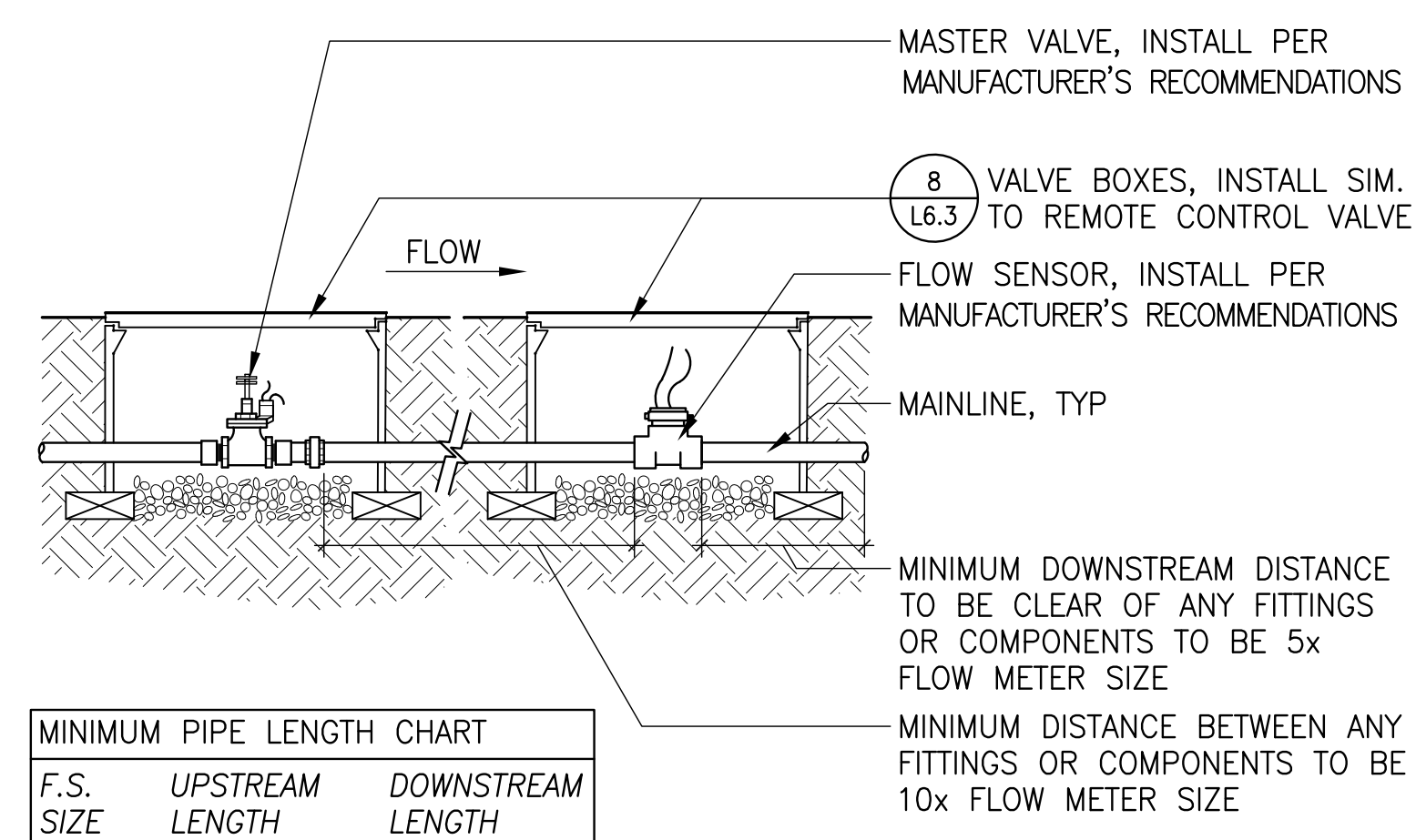


**7 IRRIGATION SLEEVE** Section  
NTS



- NOTES:
- PVC PIPE AND FITTINGS UPSTREAM OF VALVE TO BE SAME SIZE AS MAINLINE OR AS INDICATED ON PLAN.
  - USE TEFLON TAPE ON ALL THREADED CONNECTIONS.

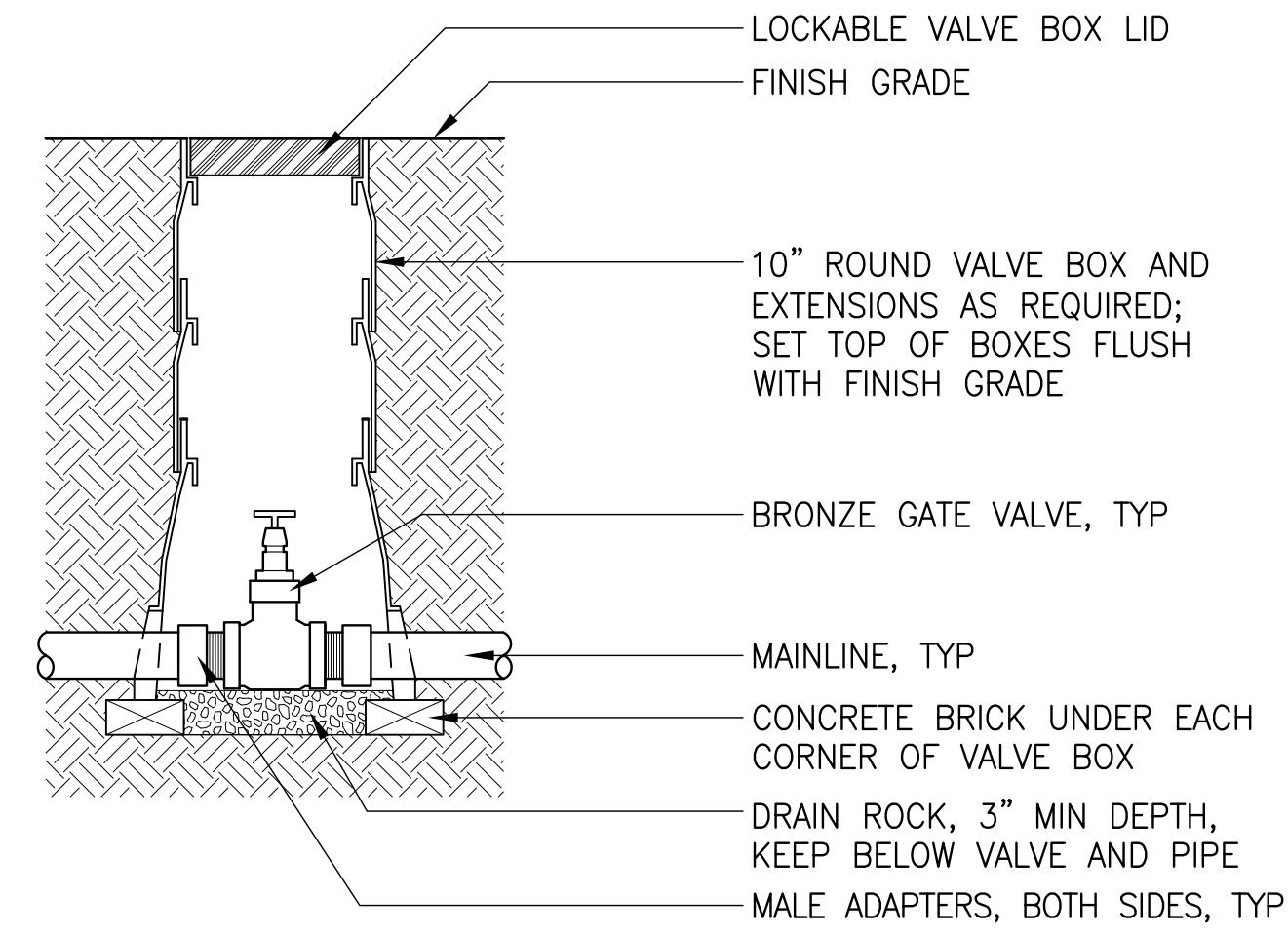
**8 REMOTE CONTROL VALVE** Section  
NTS



MINIMUM PIPE LENGTH CHART		
F.S. SIZE	UPSTREAM LENGTH	DOWNSTREAM LENGTH
1"	10"	5"
1 1/4"	12 1/2"	6 1/4"
1 1/2"	15"	7 1/2"
2"	20"	10"
3"	30"	15"

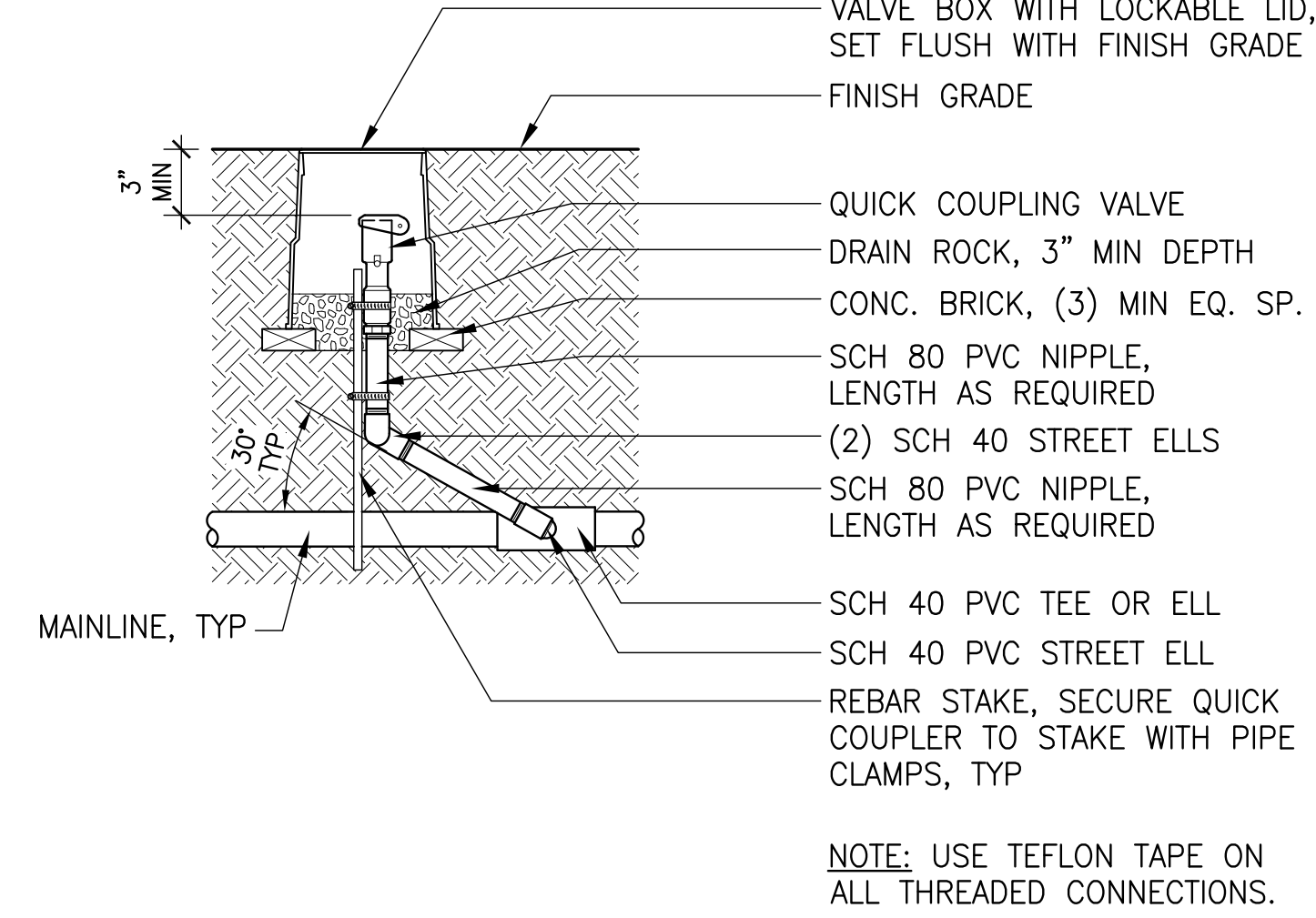
- NOTES:
- RUN WIRES AND MAKE WIRE CONNECTIONS FROM MASTER VALVE AND FLOW SENSOR TO CONTROLLER AS SPECIFIED AND PER CONTROLLER MANUFACTURER'S RECOMMENDATIONS.

**9 MASTER VALVE AND FLOW SENSOR** Section  
NTS



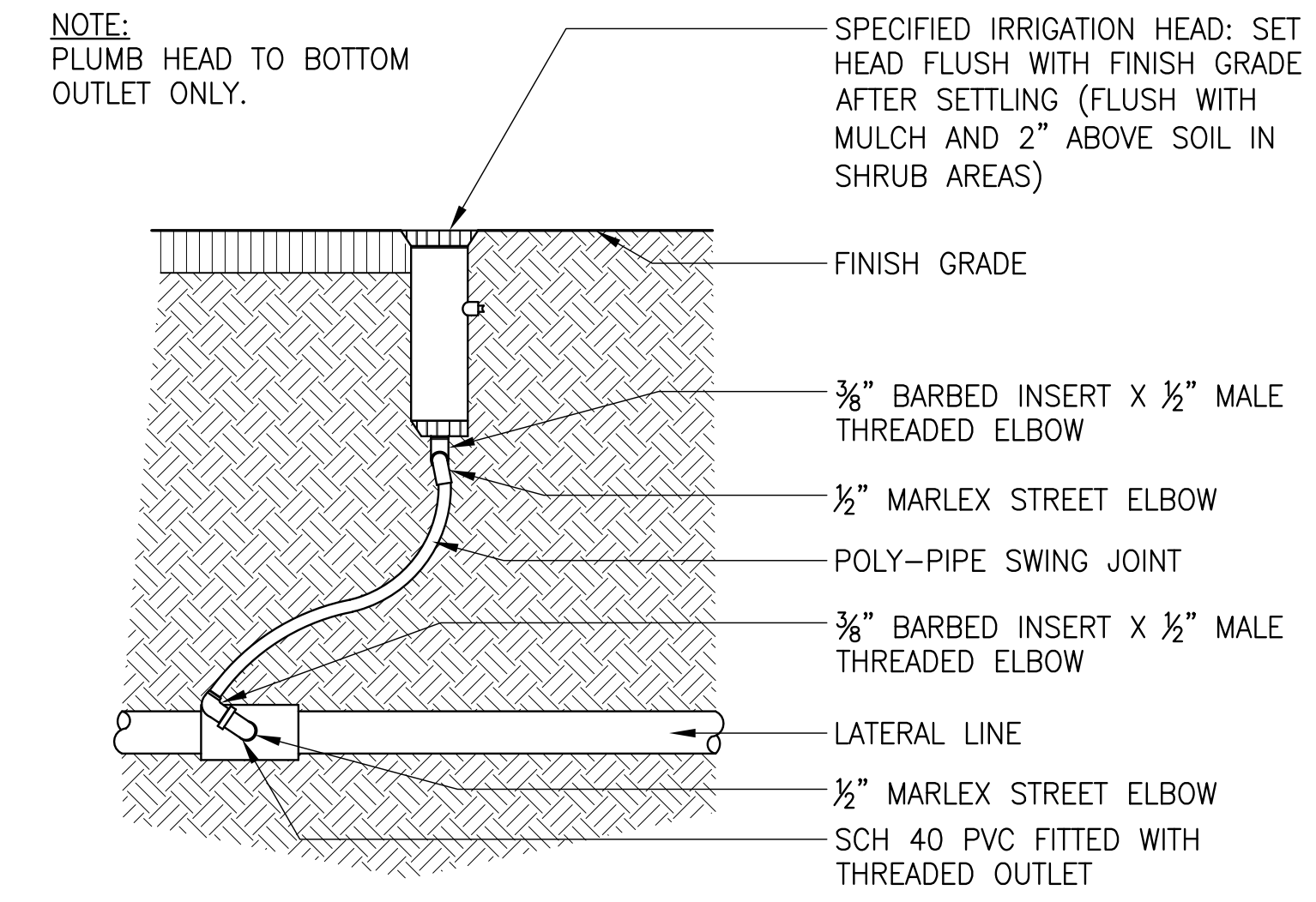
1 ISOLATION VALVE

Section  
NTS



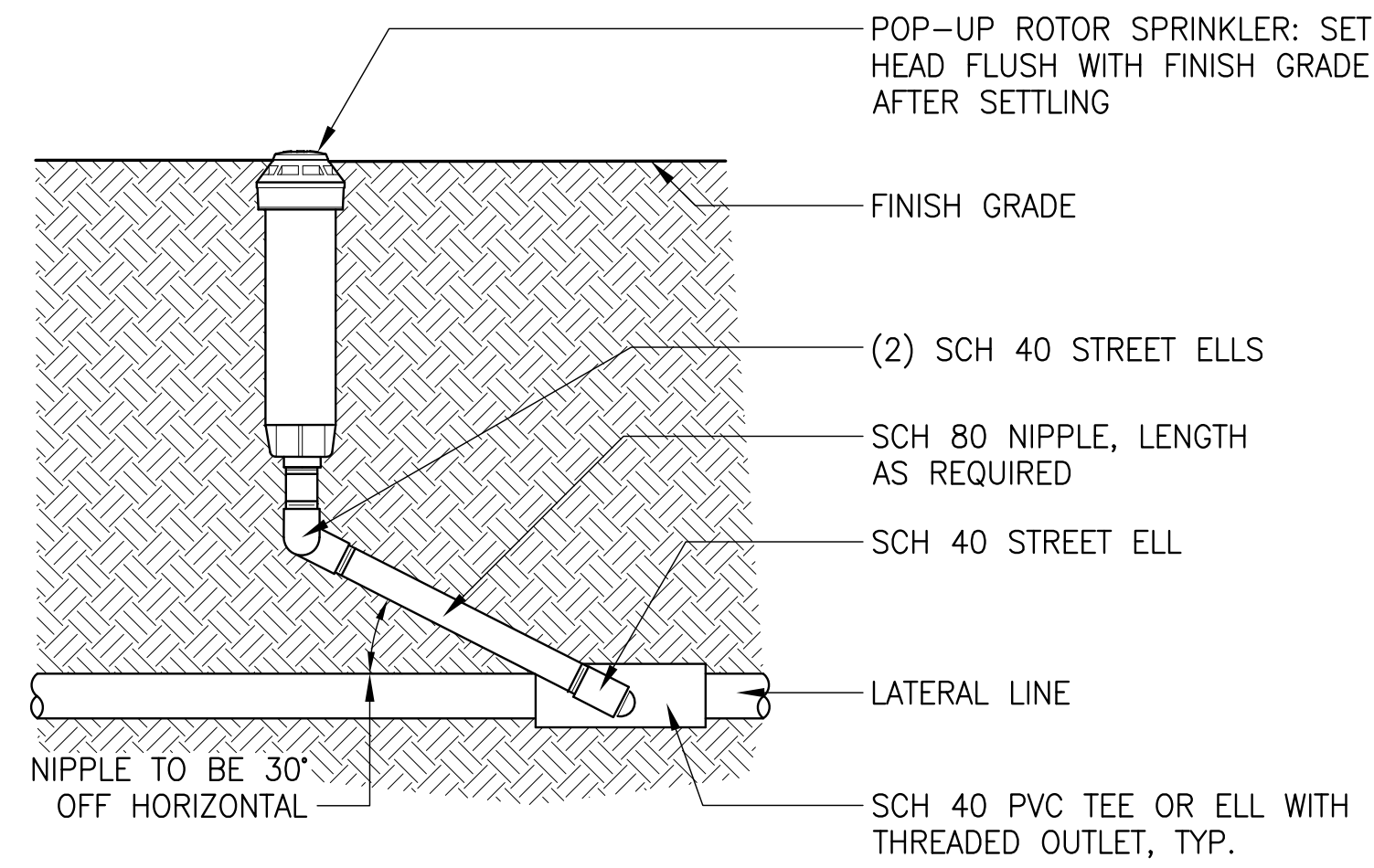
2 QUICK COUPLER

Section  
NTS



3 SPRAYHEAD

Section  
NTS



4 ROTOR

Section  
NTS

MEADOW RIDGE PARK  
373 TIMBER RIDGE ST NE  
ALBANY, OR 97322

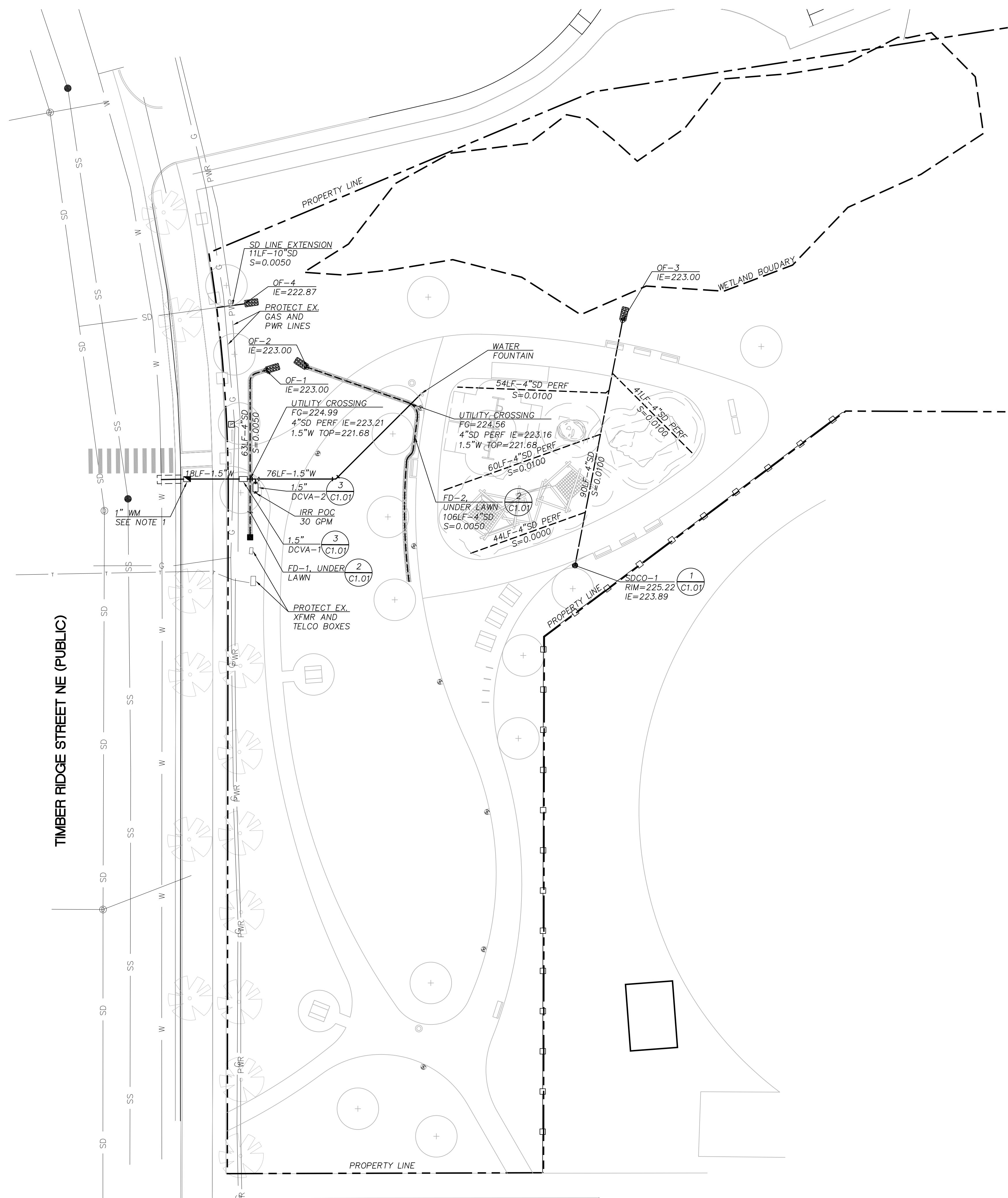
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APRIL 28, 2023

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LANDSCAPE  
DETAILS

L6.4



TIMBER RIDGE STREET NE (PUBLIC)

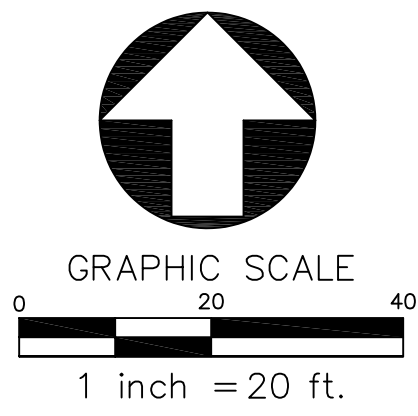
**UTILITY PLAN**  
SCALE: 1"=20'

SHEET LEGEND		
ITEM	DESCRIPTION	REFERENCE
W	WATER LINE	
---	PERFORATED PIPE	
---	FRENCH DRAIN	(2) C1.01
---	STORM SEWER	
●	CLEANOUT	(1) C1.01
■	WATER METER	(5) C1.01
□	DCVA	(3) C1.01

**SHEET NOTES**

- INSTALL 1" WATER METER PER CITY OF ALBANY STANDARD DRAWING NO. 507.

ABBREVIATIONS			
CO	CLEANOUT	OF	OUTFALL
DCVA	DOUBLE-CHECK VALVE ASSEMBLY	PERF	PERFORATED POINT-OF-CONNECTION
FG	FINISHED GRADE	PWR	POWER
FD	FRENCH DRAIN	SD	STORM DRAIN
IE	INVERT ELEVATION	TOP	TOP OF PIPE
IRR	IRRIGATION	W	WATER
LF	LINEAR FEET	WM	WATER METER
NO	NUMBER	XFMR	TRANSFORMER



**lango.hansen**  
LANDSCAPE ARCHITECTS  
1100 NW GLISON ST  
PORTLAND OR 97209

REGISTERED PROFESSIONAL ENGINEER  
#8385  
ALLEN SCHMITZ  
RENEWAL DATE 8/30/2024

**H**  
Humber Design Group, Inc.  
Civil Engineering  
503.946.6699  
hdgpx.com

**MEADOW RIDGE PARK**  
373 TIMBER RIDGE ST NE  
ALBANY, OR 97322

REVISIONS

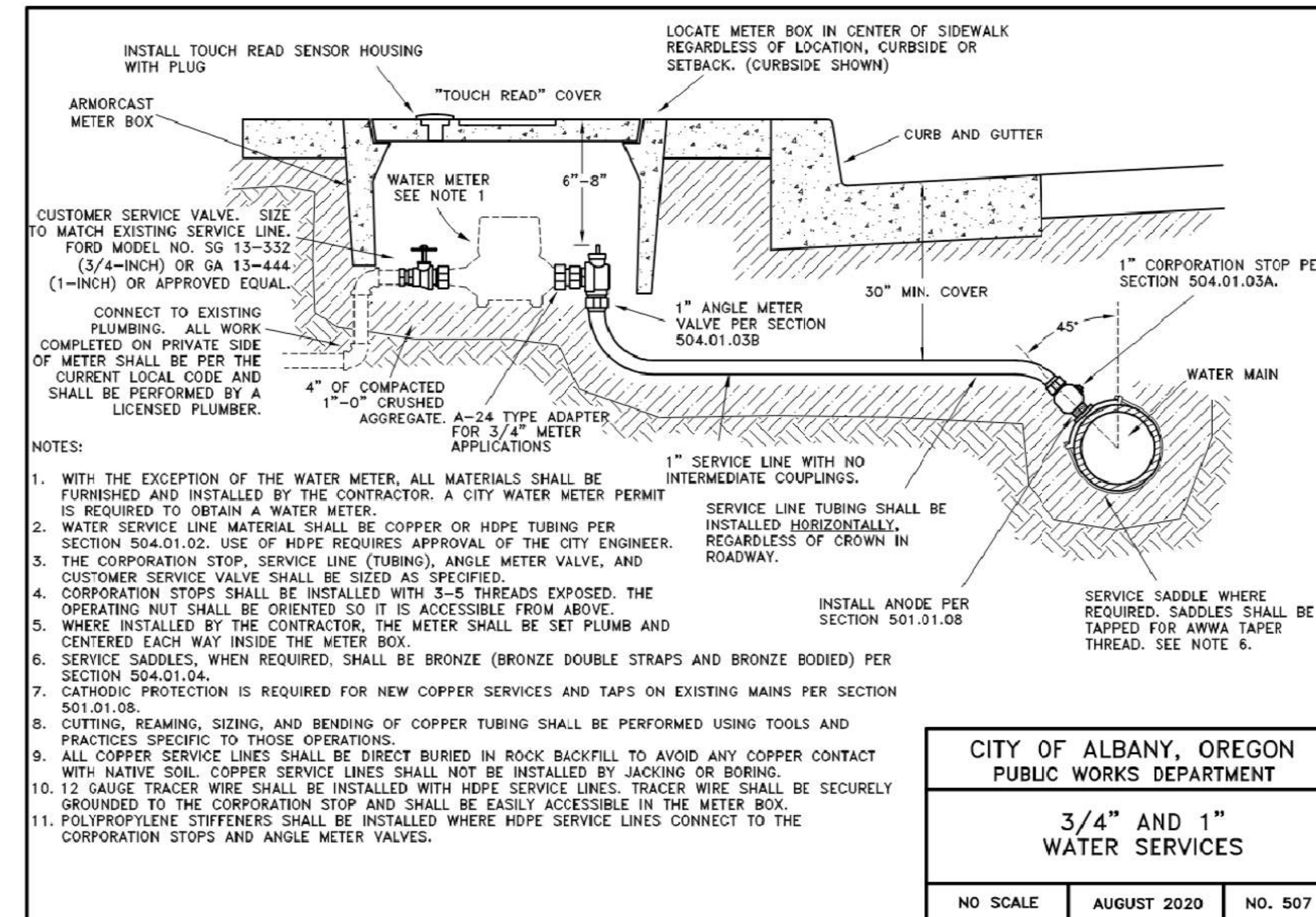
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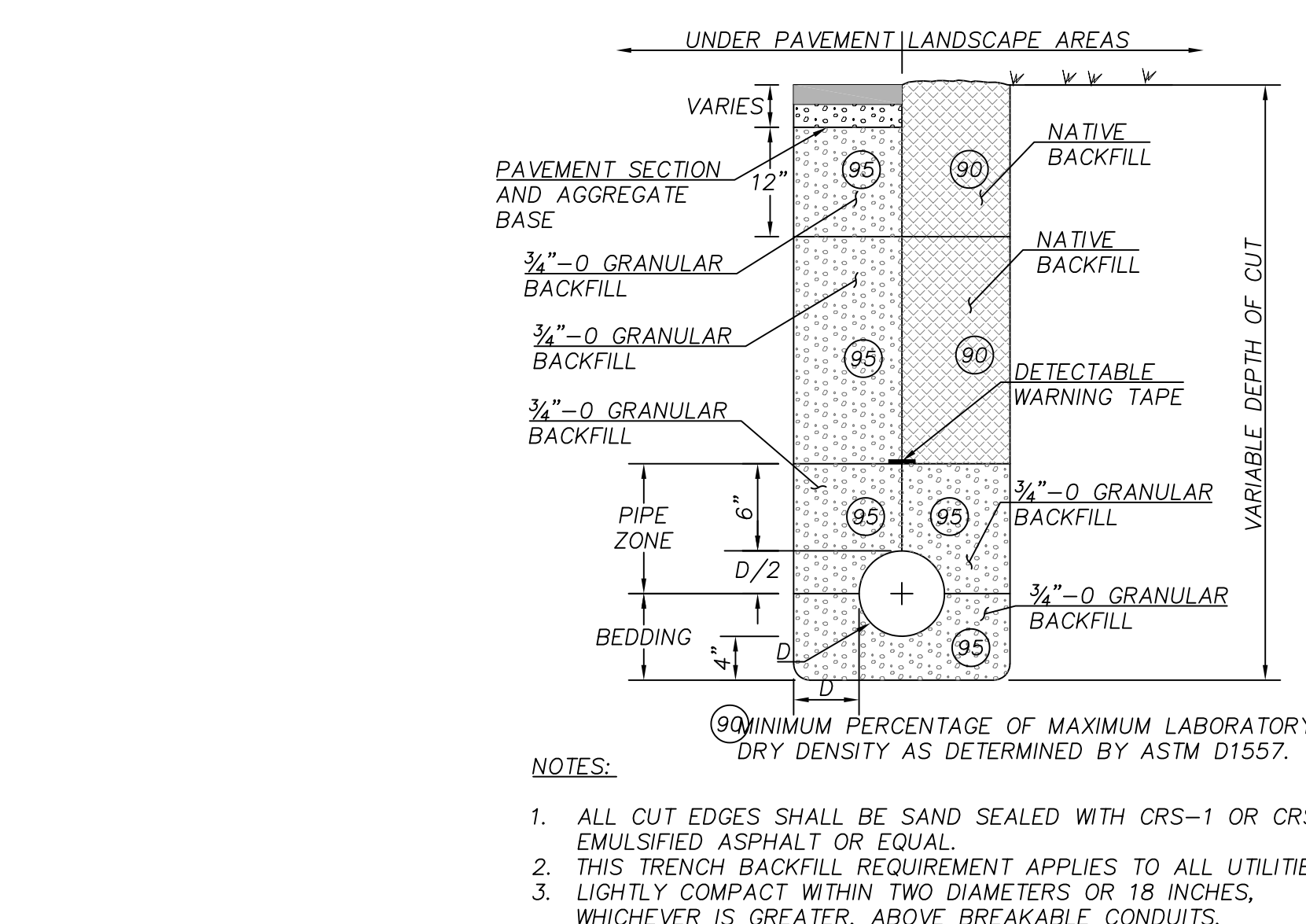
**UTILITY PLAN**

**C1.00**

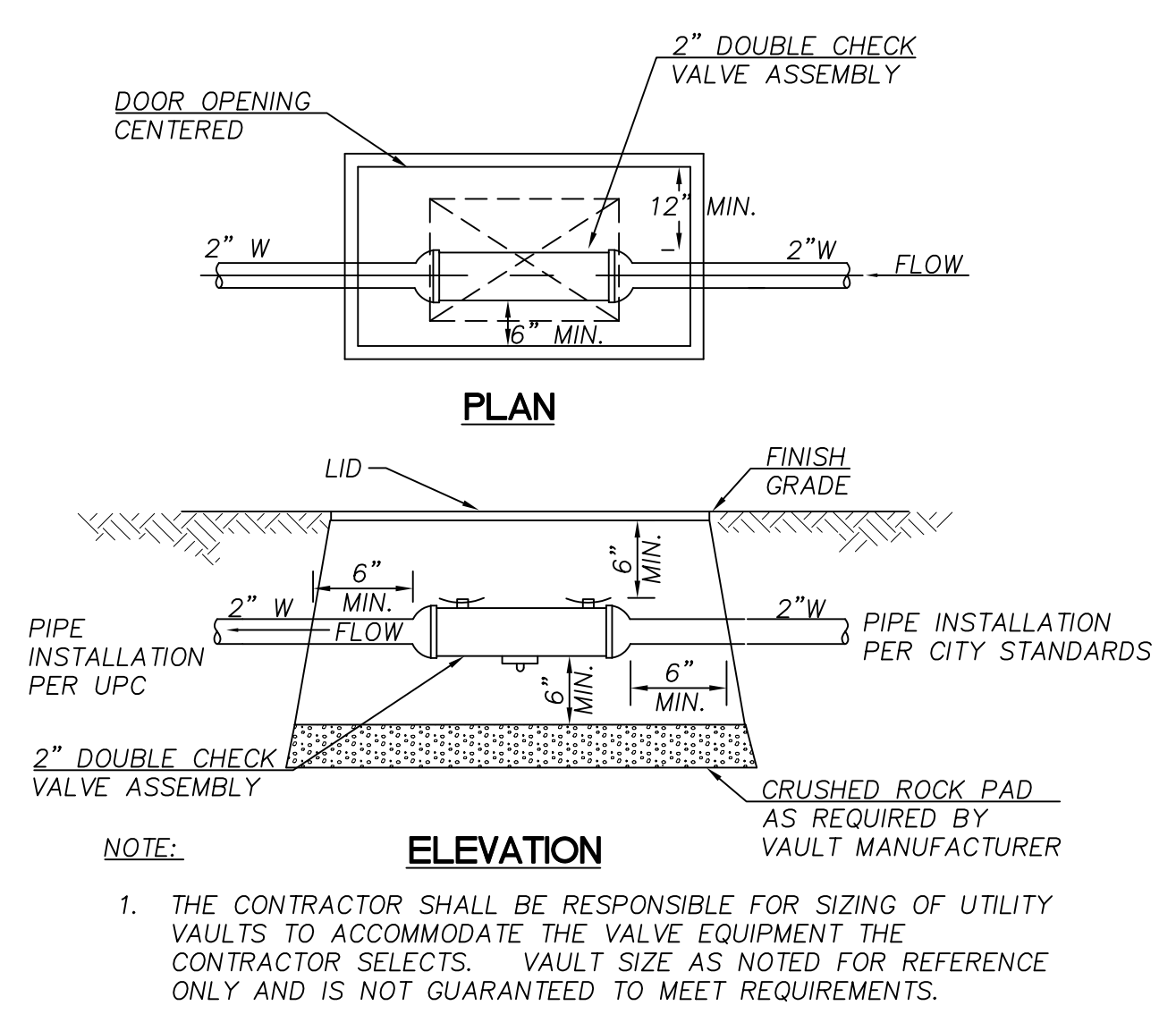




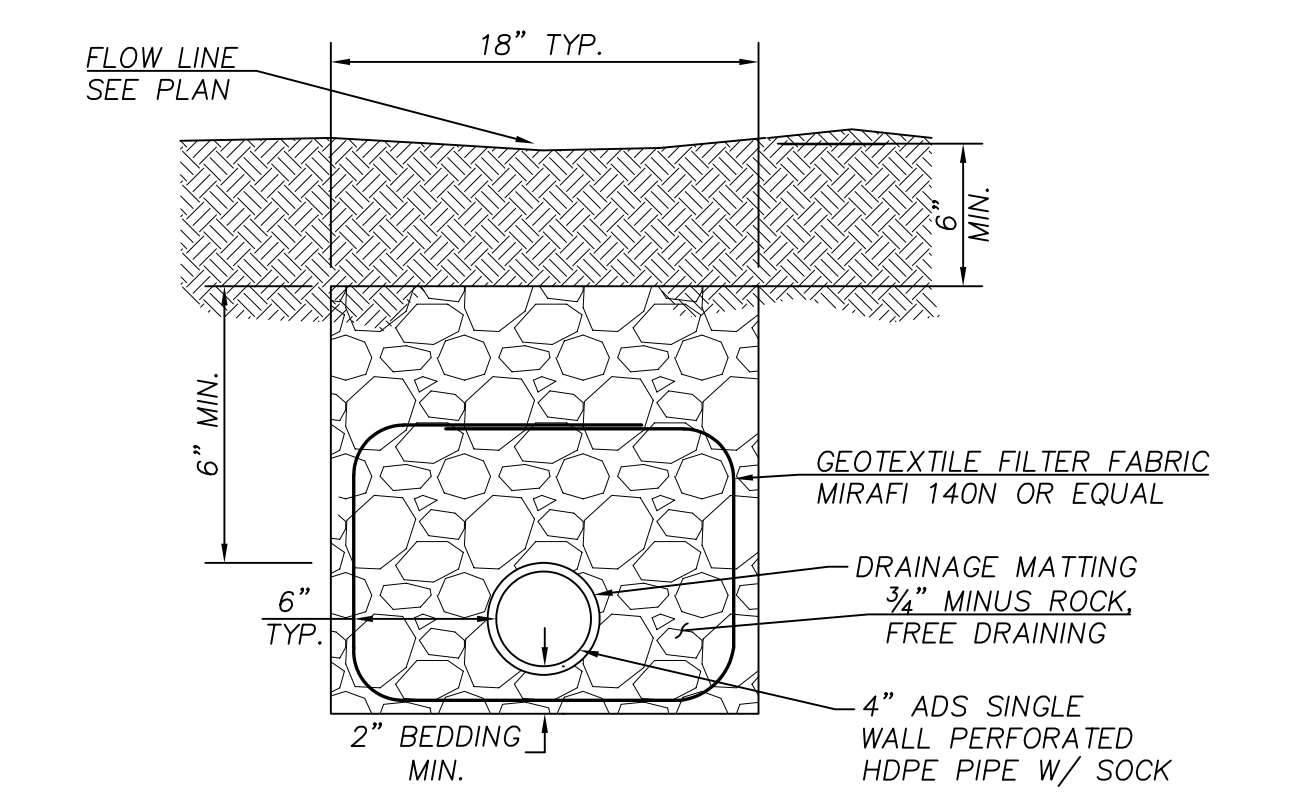
5 2" WATER METER SERVICE  
NTS



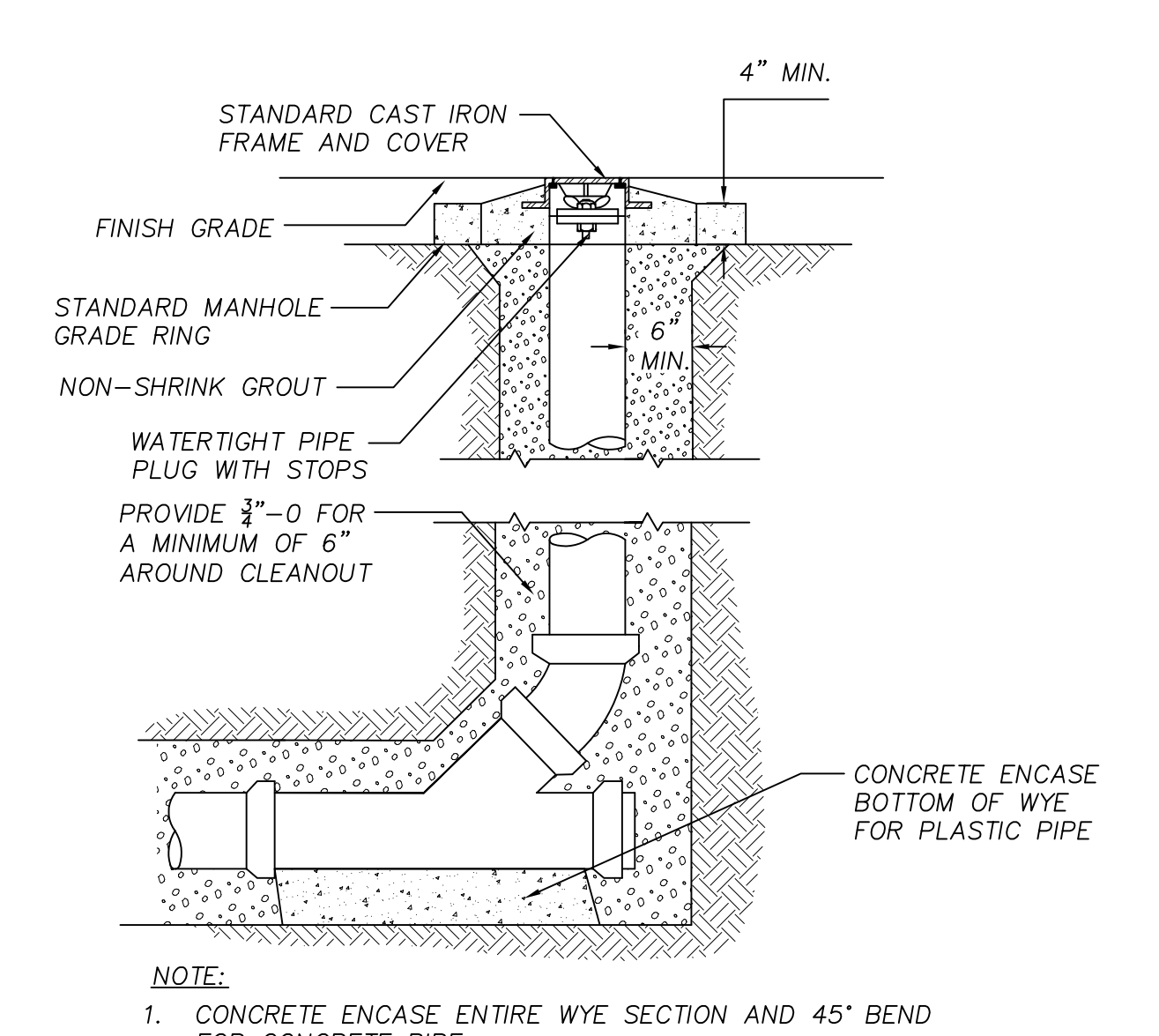
4 TRENCH BACKFILL  
NTS



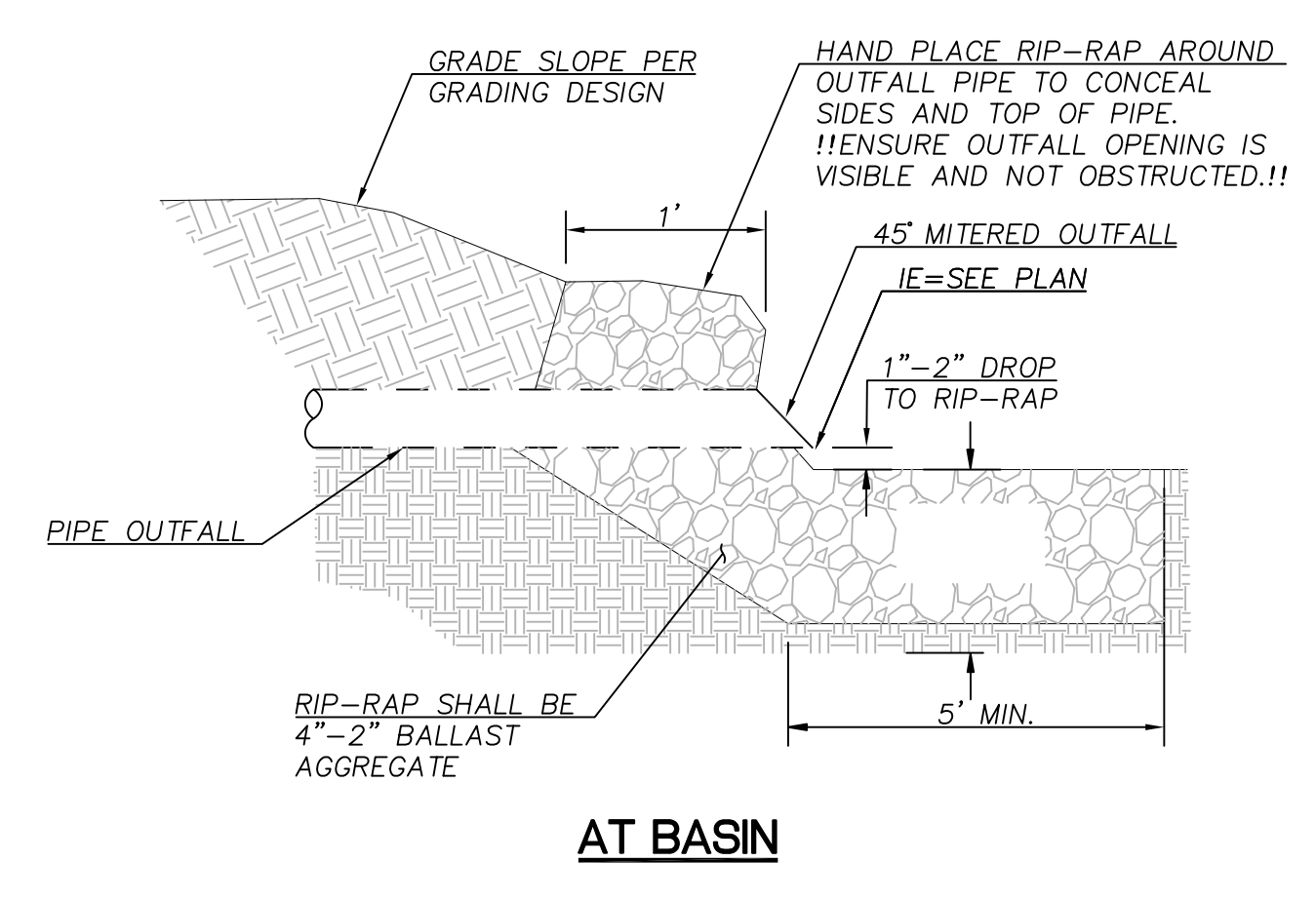
3 WATER SERVICE VAULT (DCVA)  
NTS



2 FRENCH DRAIN  
NTS



1 CLEANOUT  
NTS



6 TYP. OUTFALL RIP-RAP PROTECTION  
NTS

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UTILITY  
DETAILS



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Civil Engineering  
503.946.6698  
hdgpx.com

**MEADOW RIDGE PARK**  
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**EROSION CONTROL STANDARD NOTES:**

- INCLUDE A LIST OF ALL PERSONNEL (BY NAME AND POSITION) THAT ARE RESPONSIBLE FOR THE DESIGN, INSTALLATION AND MAINTENANCE OF STORMWATER CONTROL MEASURES (E.G. ESCP DEVELOPER, BMP INSTALLER (SEE SECTION 4.10), AS WELL AS THEIR INDIVIDUAL RESPONSIBILITIES. (SECTION 4.4.C.II)
- VISUAL MONITORING INSPECTION REPORTS MUST BE MADE IN ACCORDANCE WITH DEQ 1200-C PERMIT REQUIREMENTS. (SECTION 6.5)
- INSPECTION LOGS MUST BE KEPT IN ACCORDANCE WITH DEQ'S 1200-C PERMIT REQUIREMENTS. (SECTION 6.5.Q)
- RETAIN A COPY OF THE ESCP AND ALL REVISIONS ON SITE AND MAKE IT AVAILABLE ON REQUEST TO DEQ, AGENT, OR THE LOCAL MUNICIPALITY. (SECTION 4.7)
- THE PERMIT REGISTRANT MUST IMPLEMENT THE ESCP. FAILURE TO IMPLEMENT ANY OF THE CONTROL MEASURES OR PRACTICES DESCRIBED IN THE ESCP IS A VIOLATION OF THE PERMIT. (SECTIONS 4 AND 4.11)
- THE ESCP MUST BE ACCURATE AND REFLECT SITE CONDITIONS. (SECTION 4.8)
- SUBMISSION OF ALL ESCP REVISIONS IS NOT REQUIRED. SUBMITTAL OF THE ESCP REVISIONS IS ONLY UNDER SPECIFIC CONDITIONS. SUBMIT ALL NECESSARY REVISION TO DEQ OR AGENT WITHIN 10 DAYS. (SECTION 4.9)
- SEQUENCE CLEARING AND GRADING TO THE MAXIMUM EXTENT PRACTICAL TO PREVENT EXPOSED INACTIVE AREAS FROM BECOMING A SOURCE OF EROSION. (SECTION 2.2.2)
- CREATE SMOOTH SURFACES BETWEEN SOIL SURFACE AND EROSION AND SEDIMENT CONTROLS TO PREVENT STORMWATER FROM BYPASSING CONTROLS AND PONDING. (SECTION 2.2.3)
- IDENTIFY, MARK, AND PROTECT (BY CONSTRUCTION FENCING OR OTHER MEANS) CRITICAL RIPARIAN AREAS AND VEGETATION INCLUDING IMPORTANT TREES AND ASSOCIATED ROOTING ZONES, AND VEGETATION AREAS TO BE PRESERVED. IDENTIFY VEGETATIVE BUFFER ZONES BETWEEN THE SITE AND SENSITIVE AREAS (E.G., WETLANDS) AND OTHER AREAS TO BE PRESERVED, ESPECIALLY IN PERIMETER AREAS. (SECTION 2.2.1)
- PRESERVE EXISTING VEGETATION WHEN PRACTICAL AND RE-VEGETATE OPEN AREAS. RE-VEGETATE OPEN AREAS WHEN PRACTICABLE BEFORE AND AFTER GRADING OR CONSTRUCTION. IDENTIFY THE TYPE OF VEGETATIVE SEED MIX USED. (SECTION 2.2.5)
- MAINTAIN AND DELINEATE ANY EXISTING NATURAL BUFFER WITHIN THE 50- FEET OF WATERS OF THE STATE. (SECTION 2.2.4)
- INSTALL PERIMETER SEDIMENT CONTROL, INCLUDING STORM DRAIN INLET PROTECTION AS WELL AS ALL SEDIMENT BASINS, TRAPS, AND BARRIERS PRIOR TO LAND DISTURBANCE. (SECTIONS 2.1.3)
- CONTROL BOTH PEAK FLOW RATES AND TOTAL STORMWATER VOLUME, TO MINIMIZE EROSION AT OUTLETS AND DOWNSTREAM CHANNELS AND STREAMBANKS. (SECTIONS 2.1.1. AND 2.2.16)
- CONTROL SEDIMENT AS NEEDED ALONG THE SITE PERIMETER AND AT ALL OPERATIONAL INTERNAL STORM DRAIN INLETS AT ALL TIMES DURING CONSTRUCTION, BOTH INTERNALLY AND AT THE SITE BOUNDARY. (SECTIONS 2.2.6 AND 2.2.13)
- ESTABLISH CONCRETE TRUCK AND OTHER CONCRETE EQUIPMENT WASHOUT AREAS BEFORE BEGINNING CONCRETE WORK. (SECTION 2.2.14)
- APPLY TEMPORARY AND/OR PERMANENT SOIL STABILIZATION MEASURES IMMEDIATELY ON ALL DISTURBED AREAS AS GRADING PROGRESSES. TEMPORARY OR PERMANENT STABILIZATIONS MEASURES ARE NOT REQUIRED FOR AREAS THAT ARE INTENDED TO BE LEFT UNVEGETATED, SUCH AS DIRT ACCESS ROADS OR UTILITY POLE PADS.(SECTIONS 2.2.20 AND 2.2.21)
- ESTABLISH MATERIAL AND WASTE STORAGE AREAS, AND OTHER NON-STORMWATER CONTROLS. (SECTION 2.3.7)
- KEEP WASTE CONTAINER LIDS CLOSED WHEN NOT IN USE AND CLOSE LIDS AT THE END OF THE BUSINESS DAY FOR THOSE CONTAINERS THAT ARE ACTIVELY USED THROUGHOUT THE DAY. FOR WASTE CONTAINERS THAT DO NOT HAVE LIDS, PROVIDE EITHER (1) COVER (E.G. A TARP, PLASTIC SHEETING, TEMPORARY ROOF) TO PREVENT EXPOSURE OF WASTES TO PRECIPITATION, OR (2) A SIMILARLY EFFECTIVE MEANS DESIGNED TO PREVENT THE DISCHARGE OF POLLUTANTS (E.G., SECONDARY CONTAINMENT). (SECTION 2.3.7)
- PREVENT TRACKING OF SEDIMENT ONTO PUBLIC OR PRIVATE ROADS USING BMPS SUCH AS: CONSTRUCTION ENTRANCE, GRAVELED (OR PAVED) EXITS AND PARKING AREAS, GRAVEL ALL UNPAVED ROADS LOCATED ONSITE, OR USE AN EXIT TIRE WASH. THESE BMPS MUST BE IN PLACE PRIOR TO LAND-DISTURBING ACTIVITIES. (SECTION 2.2.7)
- WHEN TRUCKING SATURATED SOILS FROM THE SITE, EITHER USE WATER-TIGHT TRUCKS OR DRAIN LOADS ON SITE. (SECTION 2.2.7.F)
- CONTROL PROHIBITED DISCHARGES FROM LEAVING THE CONSTRUCTION SITE, I.E., CONCRETE WASH-OUT, WASTEWATER FROM CLEANOUT OF STUCCO, PAINT AND CURING COMPOUNDS. (SECTIONS 1.5 AND 2.3.9)
- ENSURE THAT STEEP SLOPE AREAS WHERE CONSTRUCTION ACTIVITIES ARE NOT OCCURRING ARE NOT DISTURBED. (SECTION 2.2.10)
- PREVENT SOIL COMPACTION IN AREAS WHERE POST-CONSTRUCTION INFILTRATION FACILITIES ARE TO BE INSTALLED. (SECTION 2.2.12)
- USE BMPS TO PREVENT OR MINIMIZE STORMWATER EXPOSURE TO POLLUTANTS FROM SPILLS; VEHICLE AND EQUIPMENT FUELING, MAINTENANCE, AND STORAGE; OTHER CLEANING AND MAINTENANCE ACTIVITIES; AND WASTE HANDLING ACTIVITIES. THESE POLLUTANTS INCLUDE FUEL, HYDRAULIC FLUID, AND OTHER OILS FROM VEHICLES AND MACHINERY, AS WELL AS DEBRIS, FERTILIZER, PESTICIDES AND HERBICIDES, PAINTS, SOLVENTS, CURING COMPOUNDS AND ADHESIVES FROM CONSTRUCTION OPERATIONS. (SECTIONS 2.2.15 AND 2.3)
- PROVIDE PLANS FOR SEDIMENTATION BASINS THAT HAVE BEEN DESIGNED PER SECTION 2.2.17 AND STAMPED BY AN OREGON PROFESSIONAL ENGINEER. (SEE SECTION 2.2.17.A)
- IF ENGINEERED SOILS ARE USED ON SITE, A SEDIMENTATION BASIN/IMPONDEMENT MUST BE INSTALLED. (SEE SECTIONS 2.2.17 AND 2.2.18)
- PROVIDE A DEWATERING PLAN FOR ACCUMULATED WATER FROM PRECIPITATION AND UNCONTAMINATED GROUNDWATER SEEPAGE DUE TO SHALLOW EXCAVATION ACTIVITIES. (SEE SECTION 2.4)
- IMPLEMENT THE FOLLOWING BMPS WHEN APPLICABLE: WRITTEN SPILL PREVENTION AND RESPONSE PROCEDURES, EMPLOYEE TRAINING ON SPILL PREVENTION AND PROPER DISPOSAL PROCEDURES, SPILL KITS IN ALL VEHICLES, REGULAR MAINTENANCE SCHEDULE FOR VEHICLES AND MACHINERY, MATERIAL DELIVERY AND STORAGE CONTROLS, TRAINING AND SIGNAGE, AND COVERED STORAGE AREAS FOR WASTE AND SUPPLIES. (SECTION 2.3)
- USE WATER, SOIL-BINDING AGENT OR OTHER DUST CONTROL TECHNIQUE AS NEEDED TO AVOID WIND-BLOWN SOIL. (SECTION 2.2.9)
- THE APPLICATION RATE OF FERTILIZERS USED TO REESTABLISH VEGETATION MUST FOLLOW MANUFACTURER'S RECOMMENDATIONS TO MINIMIZE NUTRIENT RELEASES TO SURFACE WATERS. EXERCISE CAUTION WHEN USING TIME-RELEASE FERTILIZERS WITHIN ANY WATERWAY RIPARIAN ZONE. (SECTION 2.3.5)
- IF AN ACTIVE TREATMENT SYSTEM (FOR EXAMPLE, ELECTRO-COAGULATION, FLOCCULATION, FILTRATION, ETC.) FOR SEDIMENT OR OTHER POLLUTANT REMOVAL IS EMPLOYED, SUBMIT AN OPERATION AND MAINTENANCE PLAN (INCLUDING SYSTEM SCHEMATIC, LOCATION OF SYSTEM, LOCATION OF INLET, LOCATION OF DISCHARGE, DISCHARGE DISPERSION DEVICE DESIGN, AND A SAMPLING PLAN AND FREQUENCY) BEFORE OPERATING THE TREATMENT SYSTEM. OBTAIN ENVIRONMENTAL MANAGEMENT PLAN APPROVAL FROM DEQ BEFORE OPERATING THE TREATMENT SYSTEM. OPERATE AND MAINTAIN THE TREATMENT SYSTEM ACCORDING TO MANUFACTURER'S SPECIFICATIONS. (SECTION 1.2.9)
- TEMPORARILY STABILIZE SOILS AT THE END OF THE SHIFT BEFORE HOLIDAYS AND WEEKENDS, IF NEEDED. THE REGISTRANT IS RESPONSIBLE FOR ENSURING THAT SOILS ARE STABLE DURING RAIN EVENTS AT ALL TIMES OF THE YEAR. (SECTION 2.2)
- AS NEEDED BASED ON WEATHER CONDITIONS, AT THE END OF EACH WORKDAY SOIL STOCKPILES MUST BE STABILIZED OR COVERED, OR OTHER BMPS MUST BE IMPLEMENTED TO PREVENT DISCHARGES TO SURFACE WATERS OR CONVEYANCE SYSTEMS LEADING TO SURFACE WATERS. (SECTION 2.2.8)
- SEDIMENT FENCE: REMOVE TRAPPED SEDIMENT BEFORE IT REACHES ONE THIRD OF THE ABOVE GROUND FENCE HEIGHT AND BEFORE FENCE REMOVAL. (SECTION 2.1.5.B)
- OTHER SEDIMENT BARRIERS (SUCH AS BIOBAGS): REMOVE SEDIMENT BEFORE IT REACHES TWO INCHES DEPTH ABOVE GROUND HEIGHT AND BEFORE BMP REMOVAL. (SECTION 2.1.5.C)

INITIAL AS

**EROSION CONTROL STANDARD NOTES (CONTINUED):**

- CATCH BASINS: CLEAN BEFORE RETENTION CAPACITY HAS BEEN REDUCED BY FIFTY PERCENT. SEDIMENT BASINS AND SEDIMENT TRAPS: REMOVE TRAPPED SEDIMENTS BEFORE DESIGN CAPACITY HAS BEEN REDUCED BY FIFTY PERCENT AND AT COMPLETION OF PROJECT. (SECTION 2.1.5.D)
- WITHIN 24 HOURS, SIGNIFICANT SEDIMENT THAT HAS LEFT THE CONSTRUCTION SITE, MUST BE REMEDIATED. INVESTIGATE THE CAUSE OF THE SEDIMENT RELEASE AND IMPLEMENT STEPS TO PREVENT A RECURRENCE OF THE DISCHARGE WITHIN THE SAME 24 HOURS. ANY IN-STREAM CLEAN-UP OF SEDIMENT SHALL BE PERFORMED ACCORDING TO THE OREGON DEPARTMENT OF STATE LANDS REQUIRED TIMEFRAME. (SECTION 2.2.19.A)
- THE INTENTIONAL WASHING OF SEDIMENT INTO STORM SEWERS OR DRAINAGE WAYS MUST NOT OCCUR. VACUUMING OR DRY SWEEPING AND MATERIAL PICKUP MUST BE USED TO CLEANUP RELEASED SEDIMENTS. (SECTION 2.2.19)
- DOCUMENT ANY PORTION(S) OF THE SITE WHERE LAND DISTURBING ACTIVITIES HAVE PERMANENTLY CEASED OR WILL BE TEMPORARILY INACTIVE FOR 14 OR MORE CALENDAR DAYS. (SECTION 6.5.F.)
- PROVIDE TEMPORARY STABILIZATION FOR THAT PORTION OF THE SITE WHERE CONSTRUCTION ACTIVITIES CEASE FOR 14 DAYS OR MORE WITH A COVERING OF BLOWN STRAW AND A TACKIFIER, LOOSE STRAW, OR AN ADEQUATE COVERING OF COMPOST MULCH UNTIL WORK RESUMES ON THAT PORTION OF THE SITE. (SECTION 2.2.20)
- DO NOT REMOVE TEMPORARY SEDIMENT CONTROL PRACTICES UNTIL PERMANENT VEGETATION OR OTHER COVER OF EXPOSED AREAS IS ESTABLISHED. ONCE CONSTRUCTION IS COMPLETE AND THE SITE IS STABILIZED, ALL TEMPORARY EROSION CONTROLS AND RETAINED SOILS MUST BE REMOVED AND DISPOSED OF PROPERLY, UNLESS NEEDED FOR LONG TERM USE FOLLOWING TERMINATION OF PERMIT COVERAGE. (SECTION 2.2.21)

**LOCAL AGENCY-SPECIFIC EROSION CONTROL NOTES:**

- OWNER OR DESIGNATED PERSON SHALL BE RESPONSIBLE FOR PROPER INSTALLATION AND MAINTENANCE OF ALL EROSION AND SEDIMENT CONTROL MEASURES, IN ACCORDANCE WITH LOCAL, STATE, AND FEDERAL REGULATIONS.
- PRIOR TO ANY LAND DISTURBING ACTIVITIES, THE BOUNDARIES OF THE CLEARING LIMITS, VEGETATED BUFFERS, AND ANY SENSITIVE AREAS SHOWN ON THIS PLAN SHALL BE CLEARLY DELINEATED IN THE FIELD, DURING THE CONSTRUCTION PERIOD, NO DISTURBANCE IS PERMITTED BEYOND THE CLEARING LIMITS. THE OWNER/PERMITEE MUST MAINTAIN THE DELINEATION FOR THE DURATION OF THE PROJECT. NOTE: VEGETATED CORRIDORS TO BE DELINEATED WITH ORANGE CONSTRUCTION FENCE OR APPROVED EQUAL.
- PRIOR TO ANY LAND DISTURBING ACTIVITIES, THE BMP'S THAT MUST BE INSTALLED ARE A GRAVEL CONSTRUCTION ENTRANCE, PERIMETER SEDIMENT CONTROL, AND INLET PROTECTION. THESE BMP'S MUST BE MAINTAINED FOR THE DURATION OF THE PROJECT.
- IF VEGETATIVE SEED MIXES ARE SPECIFIED, SEEDING MUST TAKE PLACE NO LATER THAT SEPTEMBER 1; THE TYPE AND PERCENTAGES OF SEED IN THE MIX MUST BE IDENTIFIED ON THE PLANS.
- THE ESC PLAN MUST BE KEPT ON SITE. ALL MEASURES SHOWN ON THE PLAN MUST BE INSTALLED PROPERLY TO ENSURE THAT SEDIMENT OR SEDIMENT LADEN WATER DOES NOT ENTER A SURFACE WATER SYSTEM, ROADWAY, OR OTHER PROPERTIES.
- THE ESC MEASURES SHOWN ON THIS PLAN ARE MINIMUM REQUIREMENTS FOR ANTICIPATED SITE CONDITIONS, DURING THE CONSTRUCTION PERIOD, THESE MEASURES SHALL BE UPGRADED AS NEEDED TO COMPLY WITH ALL APPLICABLE LOCAL, STATE, AND FEDERAL EROSION CONTROL REGULATIONS. CHANGES TO THE APPROVED ESC PLAN MUST BE SUBMITTED IN THE FORM OF AN ACTION PLAN TO DEQ PER THE 1200 C PERMIT.
- IN AREAS SUBJECT TO WIND EROSION, APPROPRIATE BMP'S MUST BE USED WHICH MAY INCLUDE THE APPLICATION OF FINE WATER SPRAYING, PLASTIC SHEETING, MULCHING, OR OTHER APPROVED MEASURES.
- ALL EXPOSED SOILS MUST BE COVERED DURING THE WET WEATHER PERIOD.

**ATTENTION EXCAVATORS**

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 THESE RULES FROM THE CENTER BY CALLING 403-232-1987. IF YOU HAVE ANY QUESTIONS ABOUT THE RULES, YOU MAY CONTACT THE CENTER. YOU MUST NOTIFY THE CENTER AT LEAST TWO BUSINESS DAYS, BEFORE COMMENCING AND EXCAVATION. CALL 403-246-6699.

**DUST CONTROL NOTES:**

- DUST SHALL BE MINIMIZED TO THE EXTENT PRACTICABLE, UTILIZING ALL MEASURES NECESSARY, INCLUDING, BUT NOT LIMITED TO:
  - SPRINKLER HAUL AND ACCESS ROADS AND OTHER EXPOSED DUST PRODUCING AREAS.
  - APPLYING AGENCY-APPROVED DUST PALLIATIVES ON ACCESS AND HAUL ROADS.
  - ESTABLISHING TEMPORARY VEGETATIVE COVER.
  - PLACING WOOD CHIPS OR OTHER EFFECTIVE MULCHES ON VEHICLE AND PEDESTRIAN USE AREAS.
  - MAINTAINING THE PROPER MOISTURE CONDITION ON ALL FILL SURFACES.
  - PREWETTING CUT AND BORROW AREA SURFACES.
  - USE OF HAUL EQUIPMENT.
- CONTRACTOR SHALL FURNISH AND INSTALL EQUIPMENT TO HAUL AND PLACE WATER. AN ADEQUATE SUPPLY OF WATER SHALL BE MAINTAINED AT ALL TIMES.

**RATIONAL STATEMENT**

A COMPREHENSIVE LIST OF AVAILABLE BEST MANAGEMENT PRACTICES (BMP) OPTIONS BASED ON DEQ'S GUIDANCE MANUAL HAS BEEN REVIEWED TO COMPLETE THIS EROSION AND SEDIMENT CONTROL PLAN. SOME OF THE ABOVE LISTED BMP'S WERE NOT CHOSEN BECAUSE THEY WERE DETERMINED TO NOT EFFECTIVELY MANAGE EROSION PREVENTION AND SEDIMENT CONTROL FOR THIS PROJECT BASED ON SPECIFIC SITE CONDITIONS, INCLUDING SOIL CONDITIONS TOPOGRAPHIC CONSTRAINTS, ACCESSIBILITY TO THE SITE, AND OTHER RELATED CONDITIONS, AS THE PROJECT PROGRESSES AND THERE IS A NEED TO REVISE THE ESC PLAN, AN ACTION PLAN WILL BE SUBMITTED.

**BMP MATRIX FOR CONSTRUCTION PHASES**

REFER TO DEQ GUIDANCE MANUAL FOR A COMPREHENSIVE LIST OF AVAILABLE BMP'S.

	YEAR: 2023/2024												
	MONTH #:	J	F	M	A	M	J	J	A	S	O	N	D
<b>BMPS</b>													
PIPE SLOPE DRAINS													
ENERGY DISSIPATORS													
TEMPORARY DIVERSION DIKES													
CHECK DAMS													
TEMPORARY SEEDING AND PLANTING													
PERMANENT SEEDING AND PLANTING													
MYCORRHIZAE/BIOFERTILIZERS													
MULCHES (SPECIFY TYPE)													
CONSTRUCTION ENTRANCE	X	X	X	X	X	X	X	X	X	X	X	X	X
COMPOST BLANKETS													
COMPOST SOCKS													
COMPOST BERM													
SOIL TACKIFIERS													
SOODING VEGETATIVE BUFFER STRIPS													
PLASTIC SHEETING	X	X	X	X	X	X	X	X	X	X	X	X	X
SEDIMENT FENCING	X	X	X	X	X	X	X	X	X	X	X	X	X
EROSION CONTROL BLANKETS & MATS (SPECIFY TYPE)													
EARTH DIKES (STABILIZED)													
DRAINAGE SWALES													
ROCK OUTLET PROTECTION	X	X	X	X	X	X	X	X	X	X	X	X	X
SEDIMENT TRAP													
STRAW WATTLES (LOOSE COMPACTION RICE STRAW)	X	X	X	X	X	X	X	X	X	X	X	X	X
STORM DRAIN INLET PROTECTION	X	X	X	X	X	X	X	X	X	X	X	X	X
TEMPORARY OR PERMANENT SEDIMENTATION BASINS													
UNPAVED ROADS GRAVELED OR OTHER BMP ON THE ROAD													
DEWATERING (TREATMENT LOCATION, SCHEMATIC, & SAMPLING PLAN REQUIRED)													
PAVING OPERATIONS CONTROLS													
CONCRETE TRUCK WASHOUT	X	X	X	X	X	X	X	X	X	X	X	X	X

**SHEET INDEX**

- C2.00 ESC COVER NOTES
- C2.01 CLEARING AND DEMOLITION ESC PLAN
- C2.02 FINAL STABILIZATION ESC PLAN
- C2.03 ESC DETAILS

**TEMPORARY EROSION CONTROL SEED MIX**

- SLENDER HAIRGRASS — 40% WEIGHT
- BLUE WILDRIE — 50% WEIGHT
- CALIFORNIA BROME — 5% WEIGHT
- MEADOW BARLEY — 5% WEIGHT

OR APPROVED EQUAL

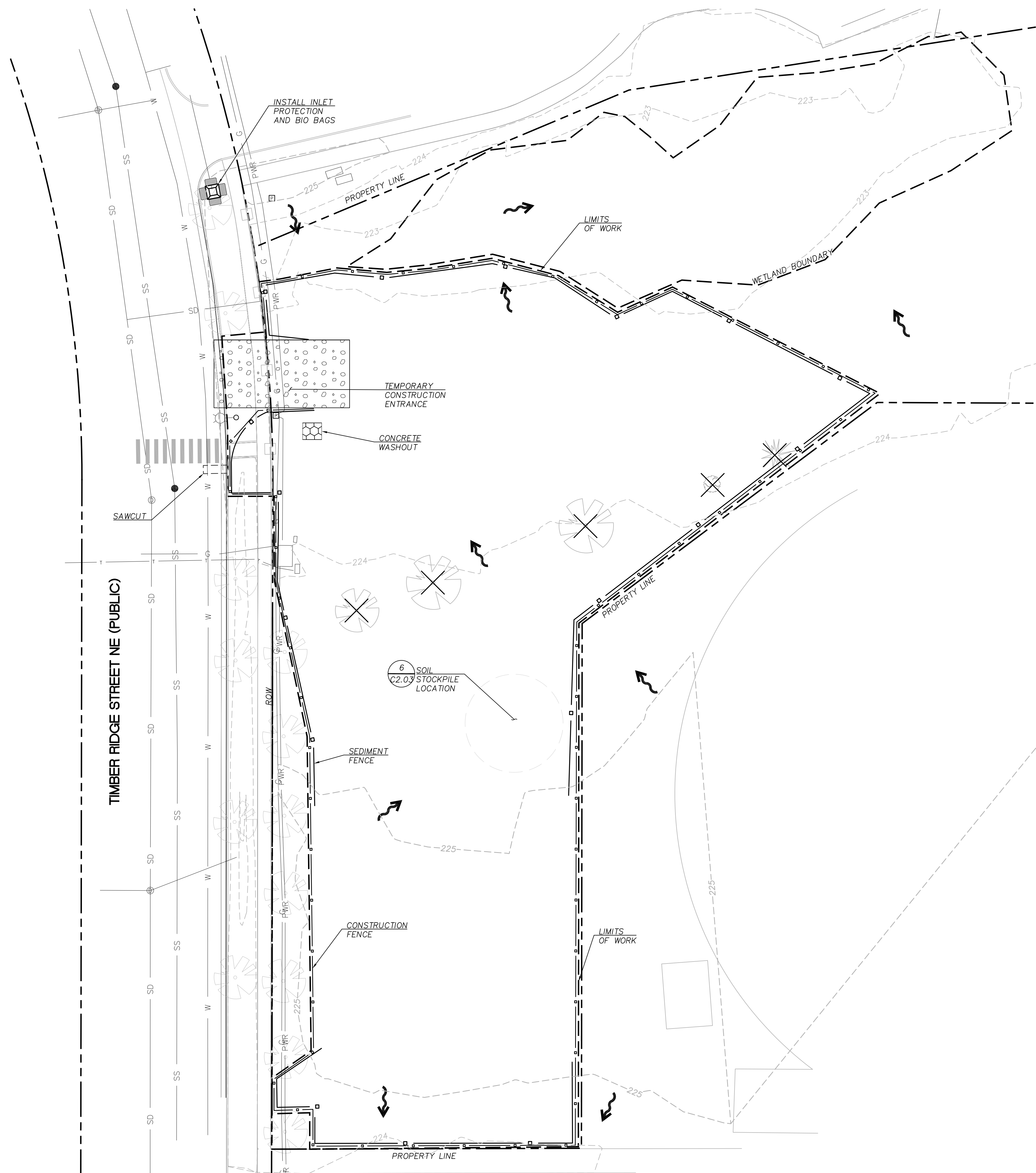
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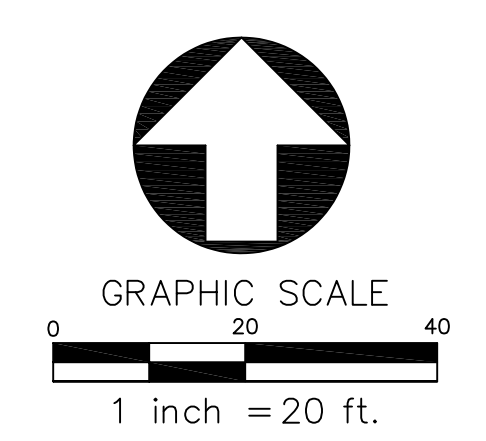
C2.00



**CLEARING AND DEMOLITION ESC PLAN**  
SCALE: 1"=20'

SHEET LEGEND		
ITEM	DESCRIPTION	REFERENCE
	FILTER FABRIC INLET PROTECTION AT AREA DRAIN TYPE CATCH BASINS	4 C2.03
	DRAINAGE FLOW DIRECTION	
	EXISTING CONTOUR	
	SEDIMENT FENCE	2 C2.03
	SAWCUT LINE	
	BIO-BAGS	3 C2.03
	REMOVE EXISTING TREE	
	TEMPORARY CONSTRUCTION ENTRANCE	1 C2.03
	CONSTRUCTION FENCE	
	LIMITS OF WORK	
	CONCRETE WASHOUT	5 C2.03

- SHEET NOTES**
- LIST OF POTENTIAL POLLUTANTS:
    - FUEL (GASOLINE/DIESEL)
    - SEDIMENT (VIA CONSTRUCTION FILL AND GRADING ACTIVITIES, STOCKPILES, VEHICLE TRACKING WIND/RAIN EROSION)
    - CONCRETE WASTE (FROM PLACEMENT OR SPILLS/LEAKS FROM WASHOUT AREAS)



**lango.hansen**  
LANDSCAPE ARCHITECTS  
1100 NW GLISON ST  
PORTLAND OR 97209

**REGISTERED PROFESSIONAL ENGINEER**  
#8385  
OREGON  
SEPT. 12, 2018  
ALLEN SCHMITZ  
RENEWAL DATE 8/30/2024

**H**  
Humber Design Group, Inc.  
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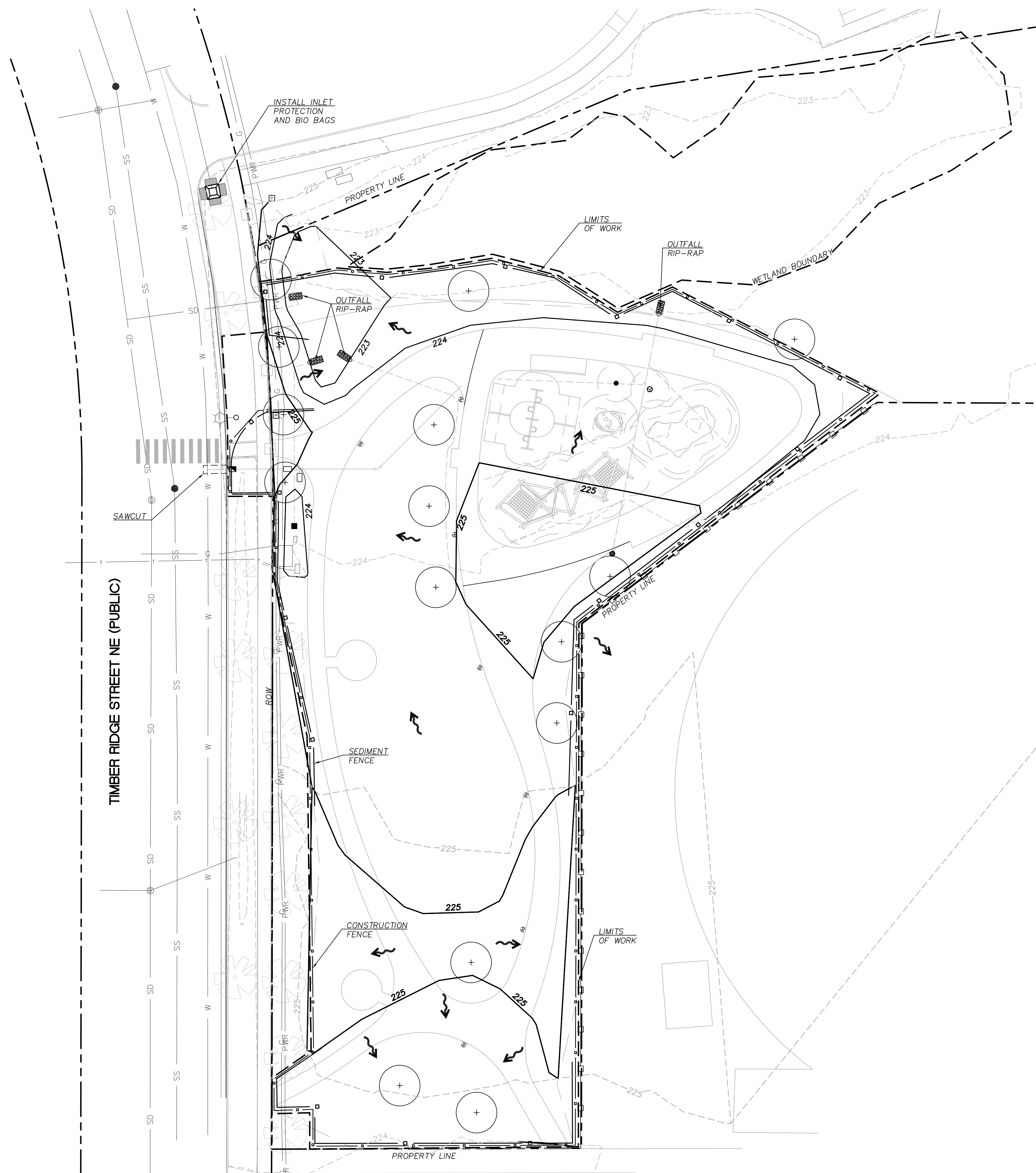
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**CLEARING & DEMOLITION ESC PLAN**

**C2.01**

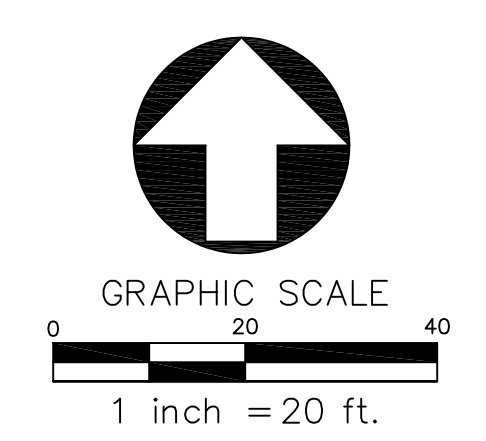


**FINAL STABILIZATION ESC PLAN**  
SCALE: 1"=20'

SHEET LEGEND		
ITEM	DESCRIPTION	REFERENCE
	FILTER FABRIC INLET PROTECTION AT AREA DRAIN TYPE CATCH BASINS	4 C2.03
	DRAINAGE FLOW DIRECTION	
	EXISTING CONTOUR	223
	PROPOSED CONTOUR	225
	SEDIMENT FENCE	2 C2.03
	SAWCUT LINE	
	BIO-BAGS	3 C2.03
	REMOVE EXISTING TREE	
	CONSTRUCTION FENCE	
	LIMITS OF WORK	
	OUTFALL RIP-RAP	6 C1.01

**SHEET NOTES**

1. ALL PERIMETER SEDIMENT FENCING AND INLET PROTECTION TO BE REMOVED UP COMPLETION OF THIS PHASE.



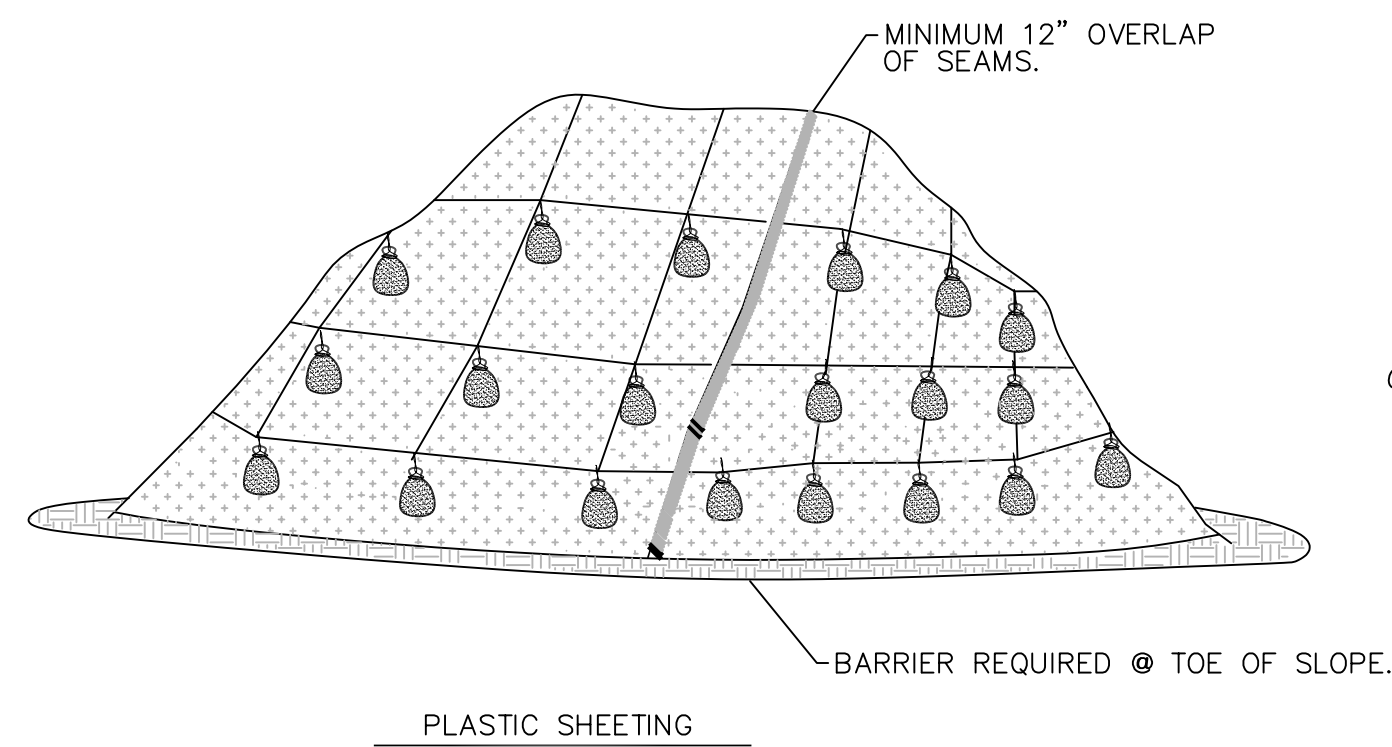
REVISIONS

BID SET  
APRIL 28, 2023

DRAWN BY SY  
CHECKED BY AS

**FINAL STABILIZATION ESC PLAN**

**C2.02**

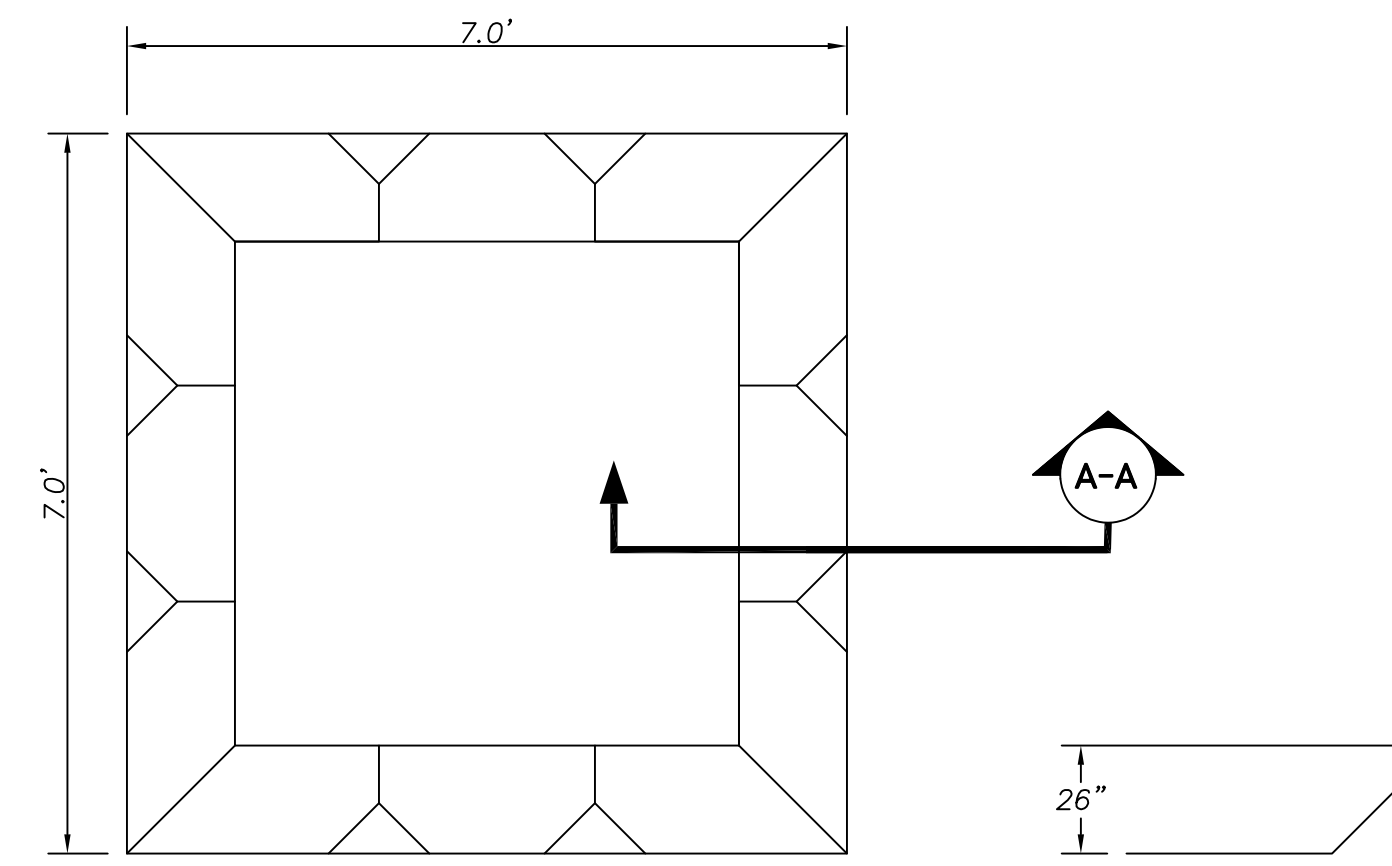
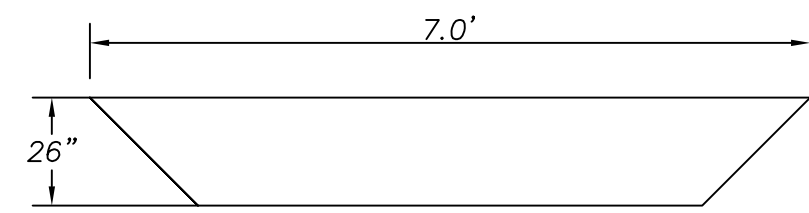


**NOTES:**

1. MINIMUM 12" OVERLAP OF ALL SEAMS REQUIRED
2. BARRIER REQUIRED @ TOE OF STOCK PILE.
3. COVERING MAINTAINED TIGHTLY IN PLACE BY USING SANDBAGS OR TIRES ON ROPES WITH A MAXIMUM 10' GRID SPACING IN ALL DIRECTIONS.
4. PROVIDE IMPERMEABLE LINER UNDERNEATH STOCKPILE OF MINIMUM 6 MIL THICKNESS.

**6 STOCK PILE - PLASTIC SHEETING**

NTS



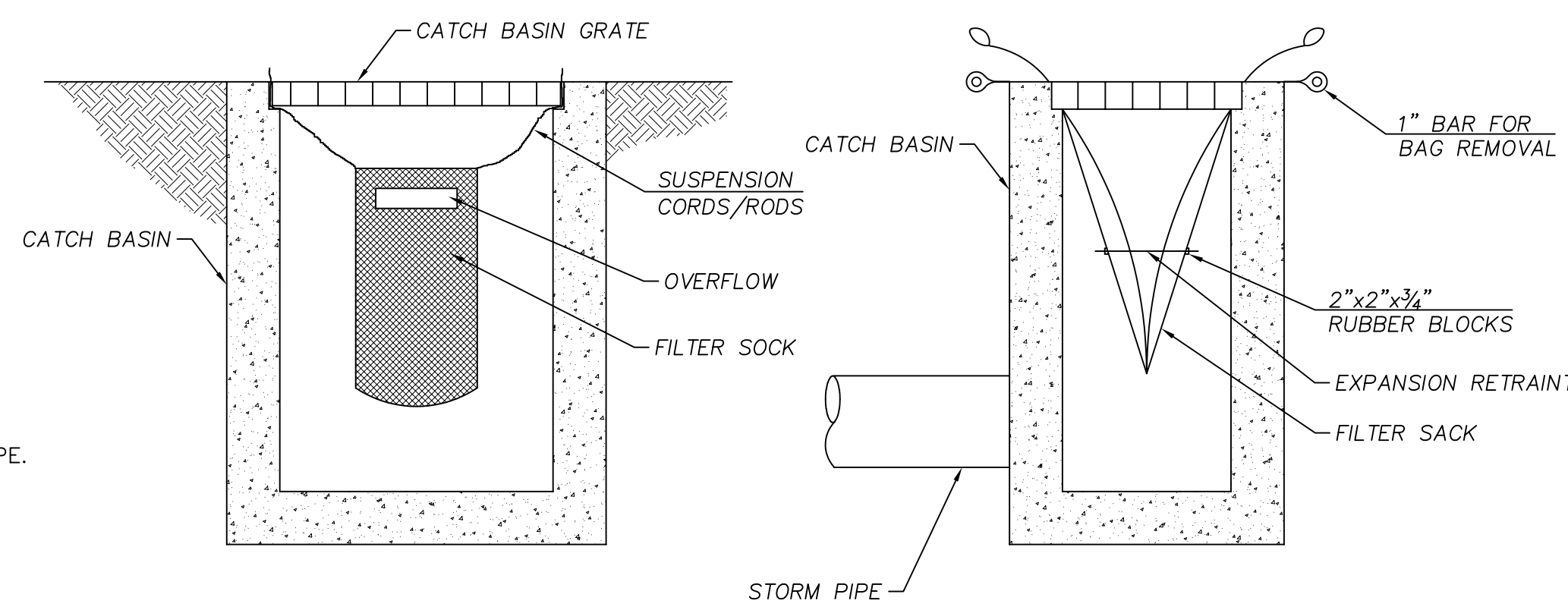
**SECTION A-A**

**NOTE:**

1. 7'X7'X26", 600 GALLON CAPACITY ECO PAN AS MANUFACTURED BY ECO-PAN(R), OR APPROVED EQUAL.

**5 CONCRETE TRUCK CHUTE WASHOUT**

NTS



**INSERT SACK FRONT VIEW**

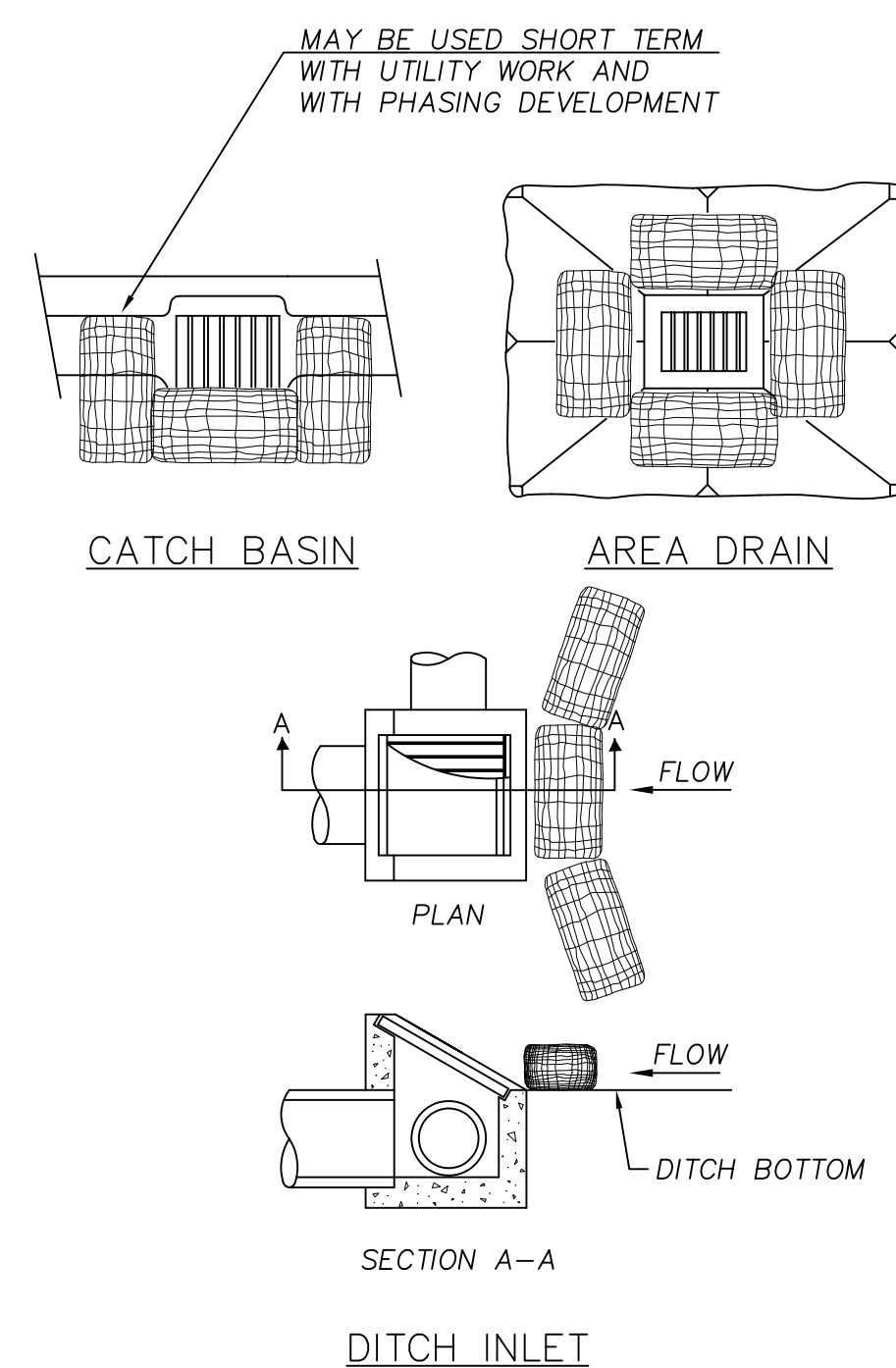
**INSERT SACK SIDE VIEW**

**NOTES:**

1. REPLACE BIOFILTER BAGS WITH INSERT SACKS AFTER THE FIRST LIFT OF PAVING.

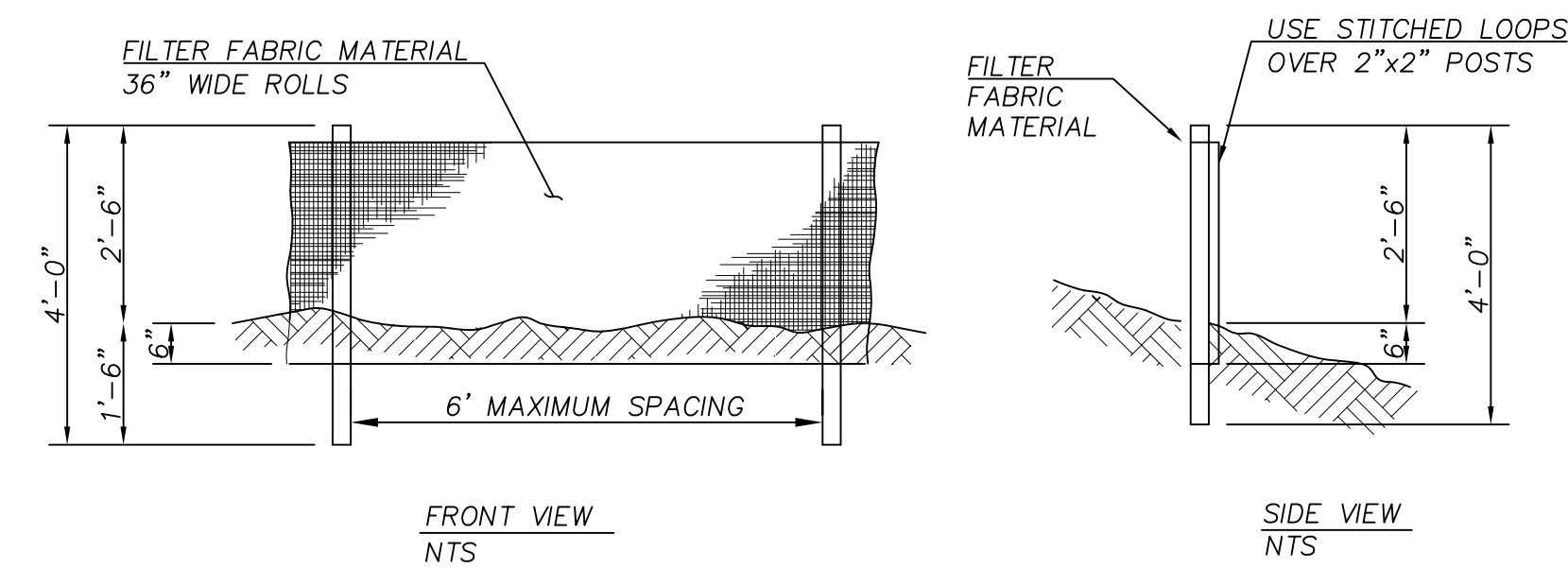
**4 FILTER FABRIC INLET PROTECTION**

NTS



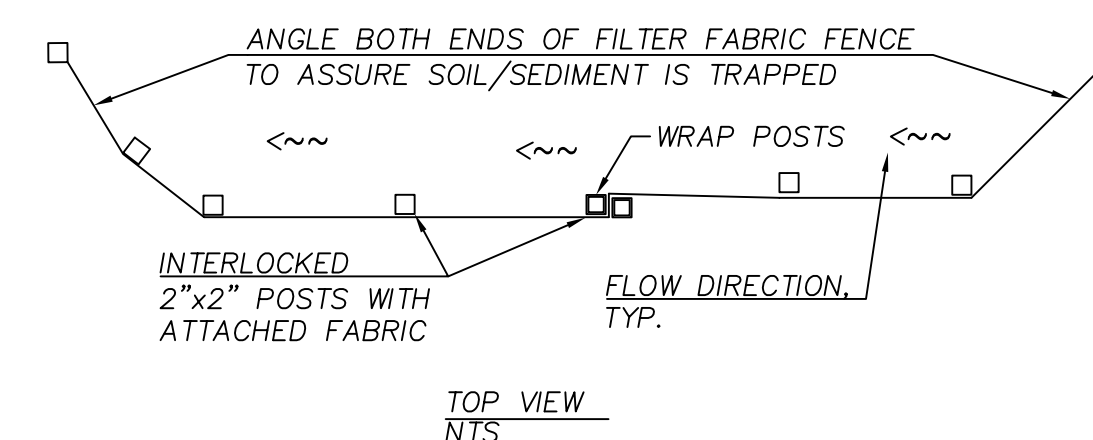
**3 TEMPORARY BIOFILTER BAGS**

NTS



**FRONT VIEW NTS**

**SIDE VIEW NTS**



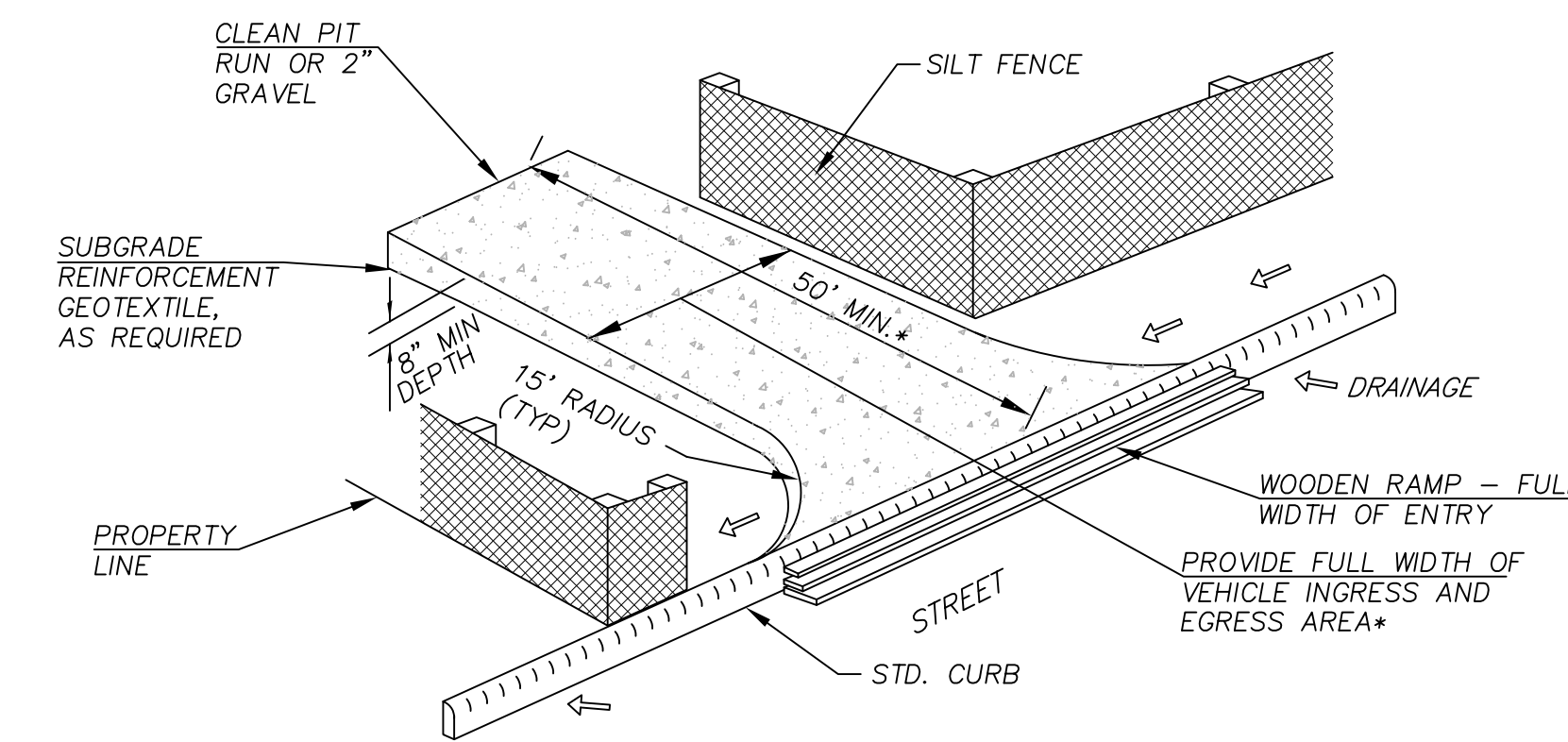
**TOP VIEW NTS**

**NOTES:**

1. BURY BOTTOM OF FILTER FABRIC 6" VERTICALLY BELOW FINISHED GRADE.
2. 2"x 2" FIR, PINE OR STEEL FENCE POSTS.
3. STITCHED LOOPS TO BE INSTALLED DOWNHILL SIDE OF SLOPE.
4. COMPACT ALL AREAS OF FILTER FABRIC TRENCH.

**2 SEDIMENT FENCE**

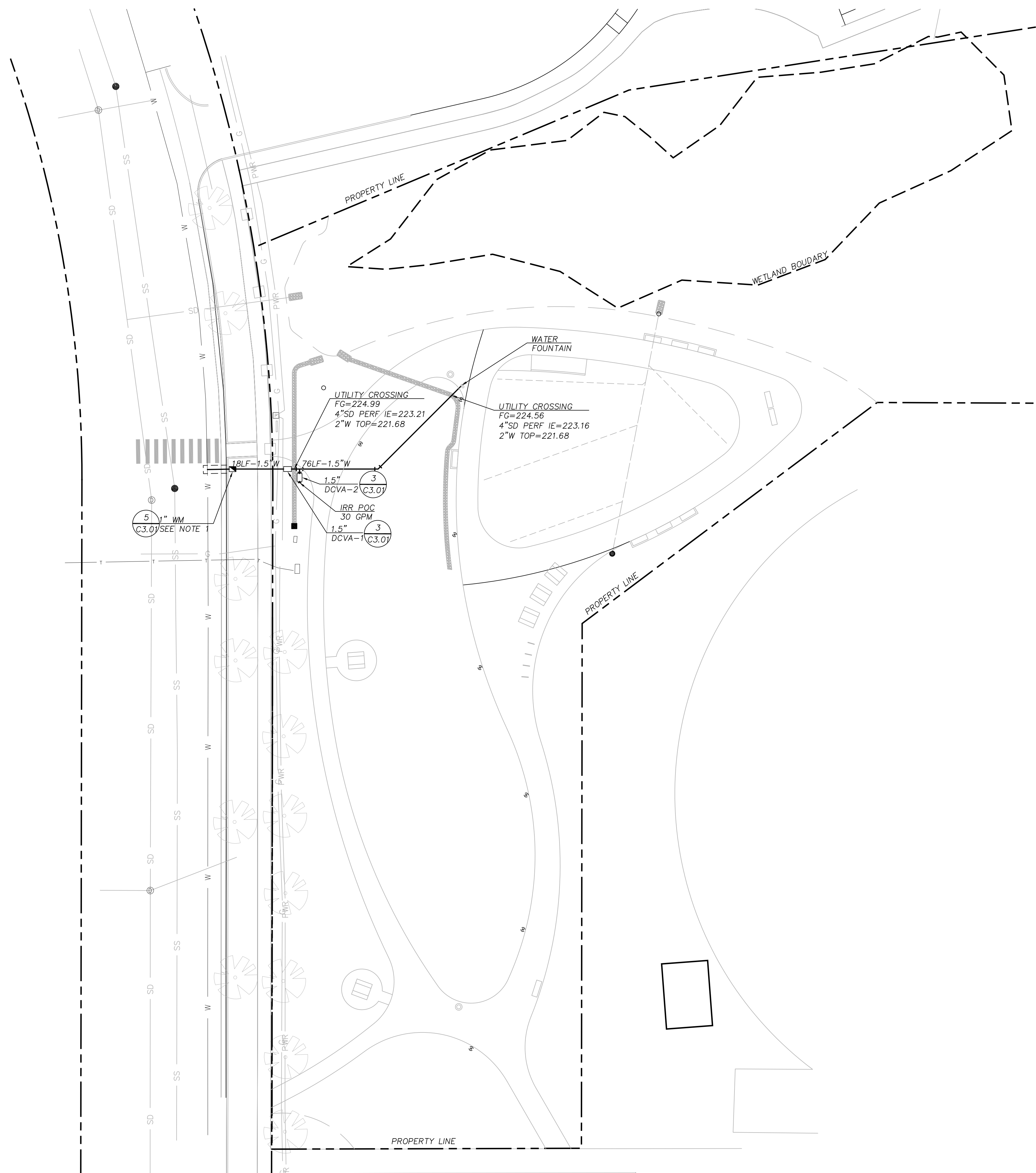
NTS



**1 TEMPORARY GRAVEL CONSTRUCTION ENTRANCE**

NTS

\*20' MIN. FOR SINGLE FAMILY AND DUPLEX RESIDENTIAL



**WATER EXHIBIT**  
 SCALE: 1"=20'

SHEET LEGEND		
ITEM	DESCRIPTION	REFERENCE
W	WATER LINE	
◼	WATER METER	5 (C3.0)
◻	DCVA	3 (C3.0)

**SHEET NOTES**

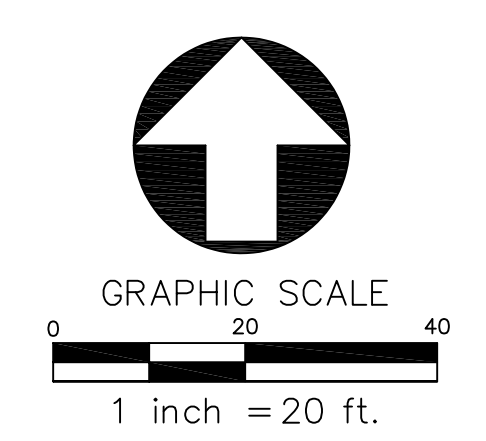
1. INSTALL 1" WATER METER PER CITY OF ALBANY STANDARD DRAWING NO. 507.

REVISIONS

BID SET  
 APRIL 28, 2023

DRAWN BY SY  
 CHECKED BY AS

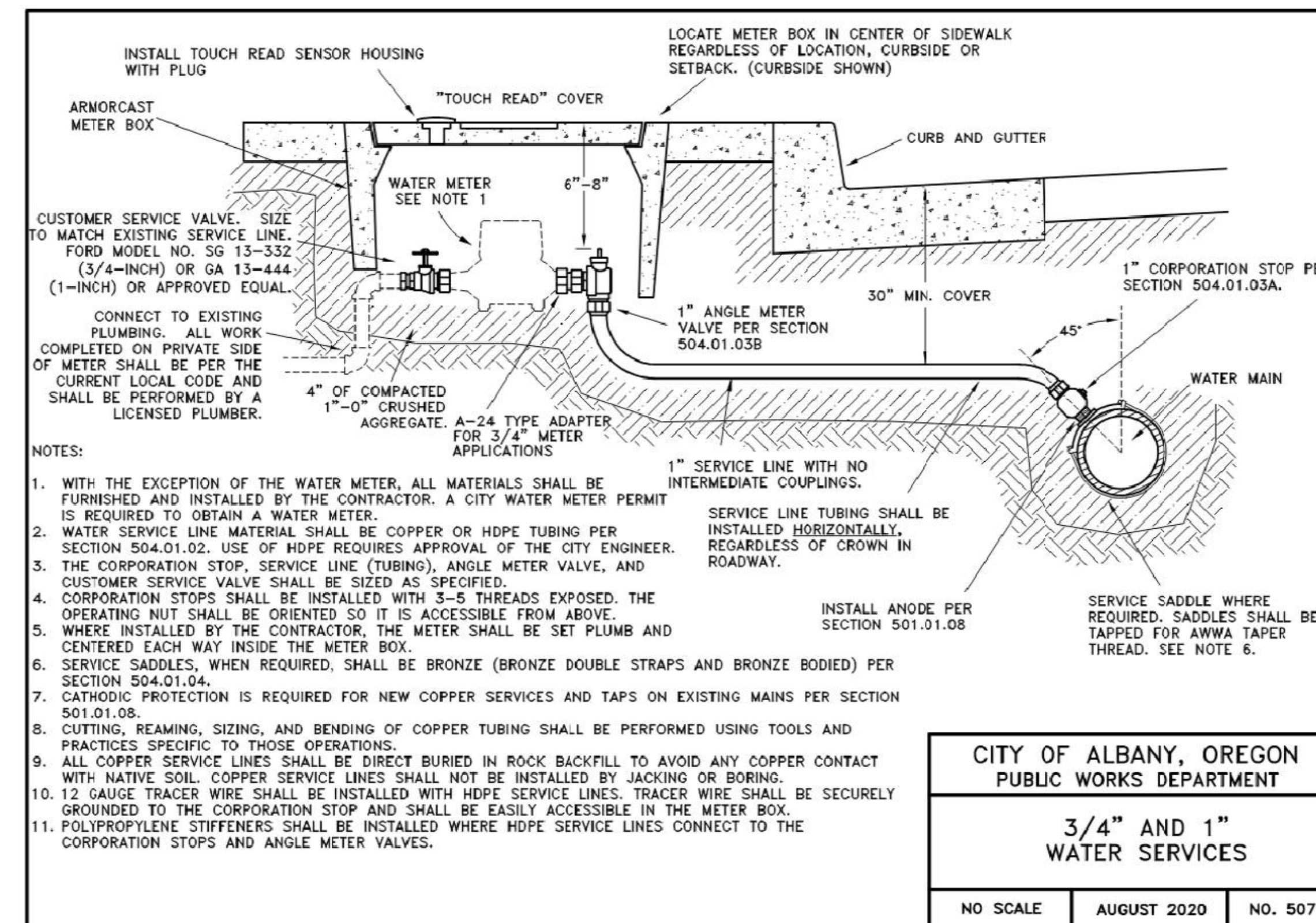
**WATER EXHIBIT**





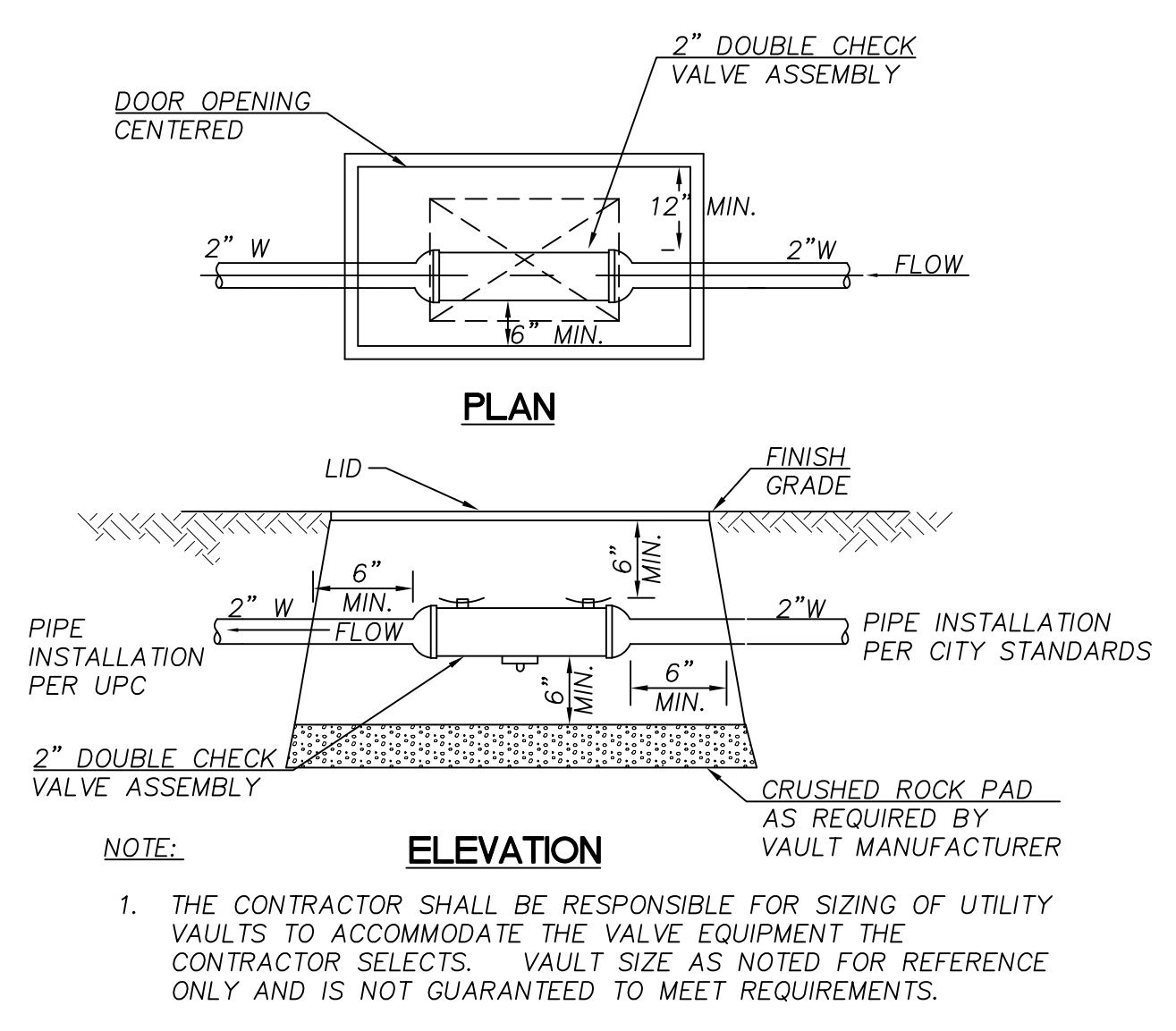
Humber Design Group, Inc.  
Civil Engineering  
503.946.6690  
hdgpx.com

MEADOW RIDGE PARK  
373 TIMBER RIDGE ST NE  
ALBANY, OR 97322

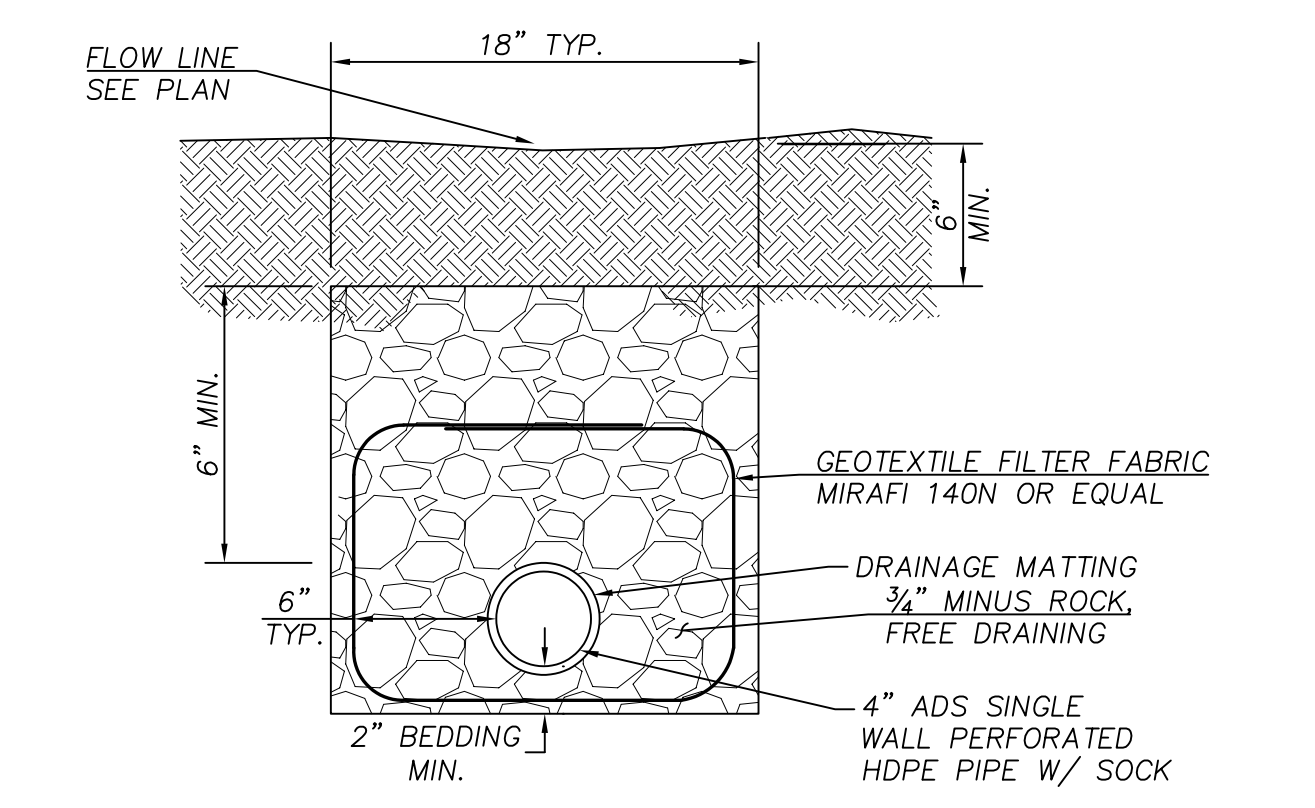


- NOTES:
1. WITH THE EXCEPTION OF THE WATER METER, ALL MATERIALS SHALL BE FURNISHED AND INSTALLED BY THE CONTRACTOR. A CITY WATER METER PERMIT IS REQUIRED TO OBTAIN A WATER METER.
  2. WATER SERVICE LINE MATERIAL SHALL BE COPPER OR HDPE TUBING PER SECTION 504.01.02. USE OF HDPE REQUIRES APPROVAL OF THE CITY ENGINEER.
  3. THE CORPORATION STOP, SERVICE LINE (TUBING), ANGLE METER VALVE, AND CUSTOMER SERVICE VALVE SHALL BE SIZED AS SPECIFIED.
  4. CORPORATION STOPS SHALL BE INSTALLED WITH 3-5 THREADS EXPOSED. THE OPERATING NUT SHALL BE ORIENTED SO IT IS ACCESSIBLE FROM ABOVE.
  5. WHERE INSTALLED BY THE CONTRACTOR, THE METER SHALL BE SET PLUMB AND CENTERED EACH WAY INSIDE THE METER BOX.
  6. SERVICE SADDLES, WHEN REQUIRED, SHALL BE BRONZE (BRONZE DOUBLE STRAPS AND BRONZE BODIED) PER SECTION 504.01.04.
  7. CATHODIC PROTECTION IS REQUIRED FOR NEW COPPER SERVICES AND TAPS ON EXISTING MAINS PER SECTION 501.01.08.
  8. CUTTING, REAMING, SIZING, AND BENDING OF COPPER TUBING SHALL BE PERFORMED USING TOOLS AND PRACTICES SPECIFIC TO THOSE OPERATIONS.
  9. ALL COPPER SERVICE LINES SHALL BE DIRECT BURIED IN ROCK BACKFILL TO AVOID ANY COPPER CONTACT WITH NATIVE SOIL. COPPER SERVICE LINES SHALL NOT BE INSTALLED BY JACKING OR BORING.
  10. 12 GAUGE TRACER WIRE SHALL BE INSTALLED WITH HDPE SERVICE LINES. TRACER WIRE SHALL BE SECURELY GROUNDED TO THE CORPORATION STOP AND SHALL BE EASILY ACCESSIBLE IN THE METER BOX.
  11. POLYPROPYLENE STIFFENERS SHALL BE INSTALLED WHERE HDPE SERVICE LINES CONNECT TO THE CORPORATION STOPS AND ANGLE METER VALVES.

CITY OF ALBANY, OREGON  
PUBLIC WORKS DEPARTMENT  
**3/4" AND 1" WATER SERVICES**  
NO SCALE    AUGUST 2020    NO. 507

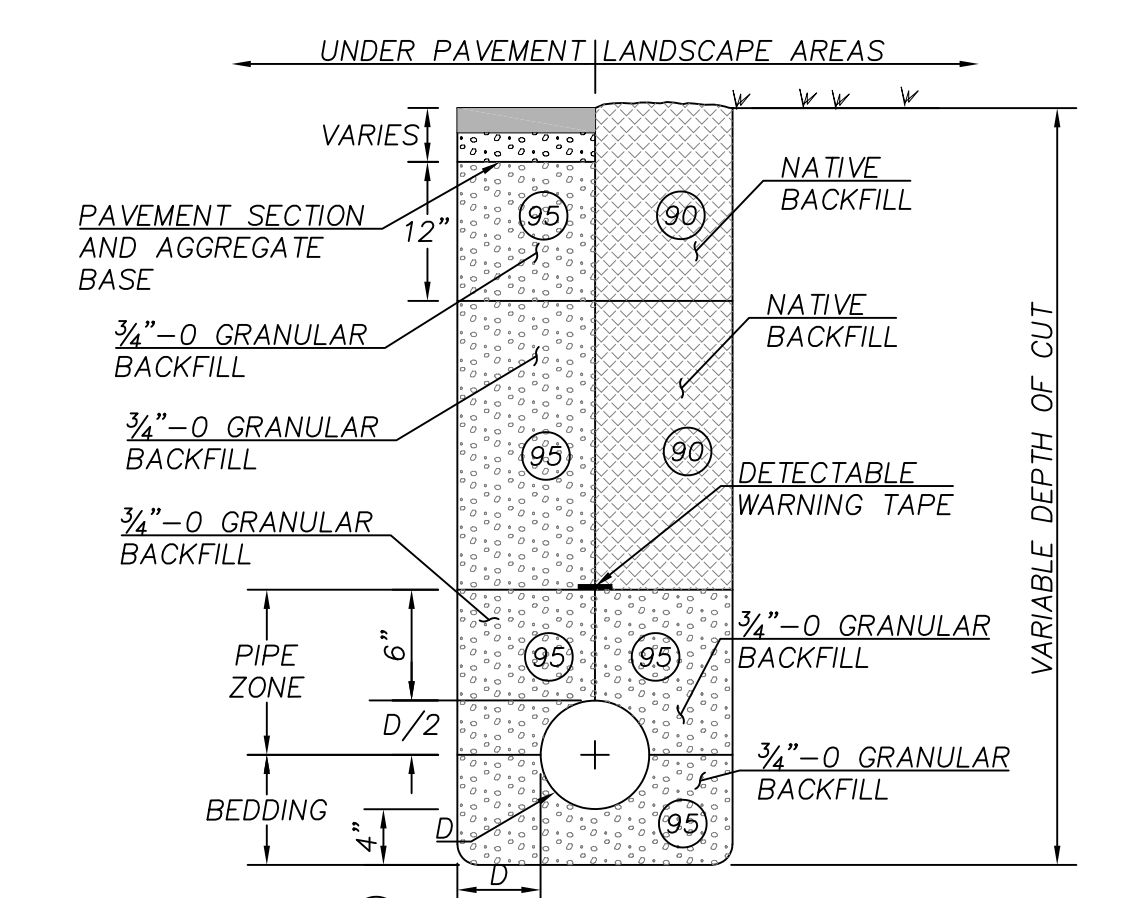


**3 WATER SERVICE VAULT (DCVA)**  
NTS



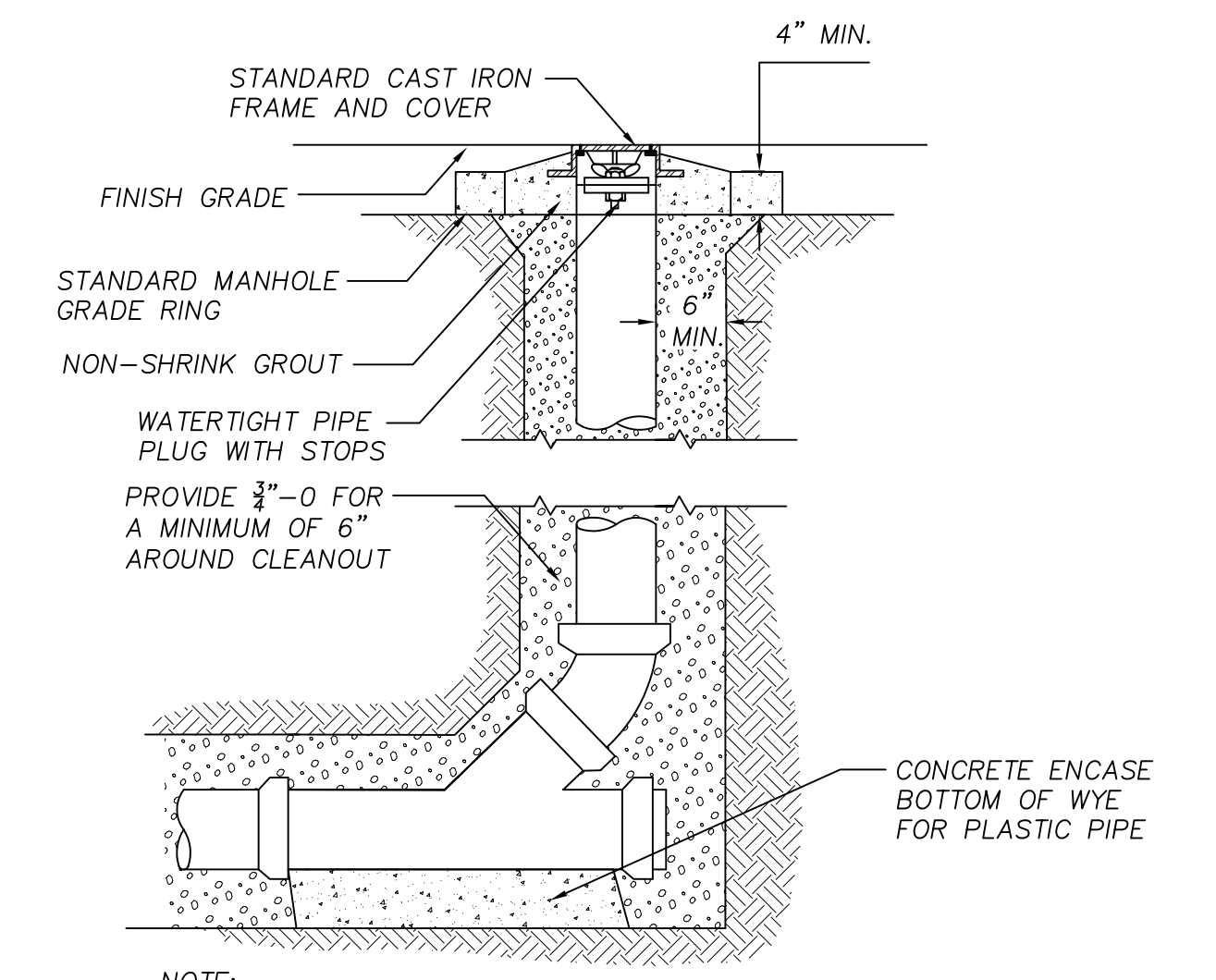
**2 FRENCH DRAIN**  
NTS

**5 2' WATER METER SERVICE**  
NTS



- NOTES:
1. ALL CUT EDGES SHALL BE SAND SEALED WITH CRS-1 OR CRS-2 EMULSIFIED ASPHALT OR EQUAL.
  2. THIS TRENCH BACKFILL REQUIREMENT APPLIES TO ALL UTILITIES.
  3. LIGHTLY COMPACT WITHIN TWO DIAMETERS OR 18 INCHES, WHICHEVER IS GREATER, ABOVE BREAKABLE CONDUITS.

**4 TRENCH BACKFILL**  
NTS



**1 CLEANOUT**  
NTS

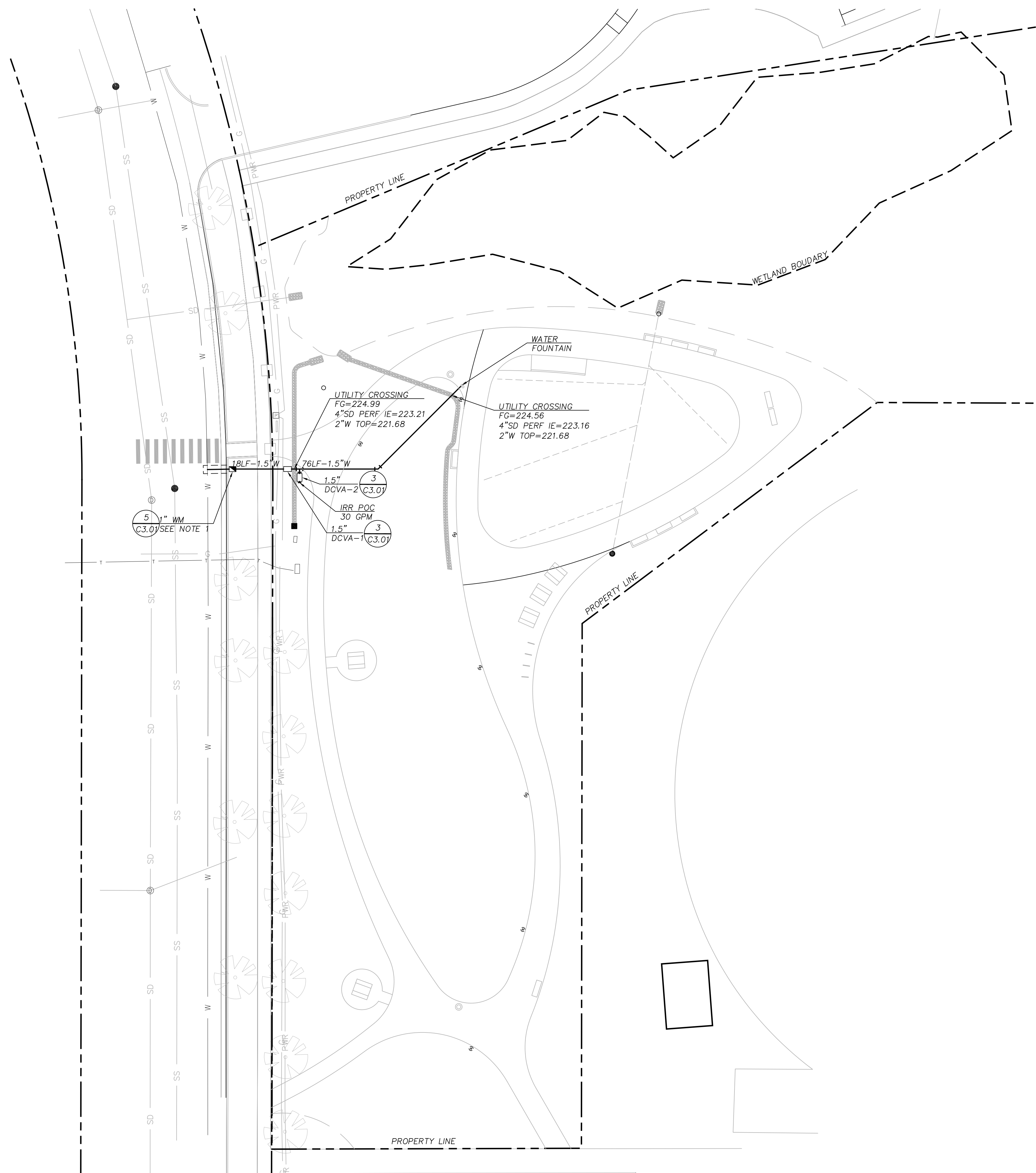
REVISIONS

BID SET  
APRIL 28, 2023

DRAWN BY SY  
CHECKED BY AS

WATER EXHIBIT DETAILS

C3.01



**WATER EXHIBIT**  
 SCALE: 1"=20'

SHEET LEGEND		
ITEM	DESCRIPTION	REFERENCE
W	WATER LINE	
◼	WATER METER	5 (C3.0)
◻	DCVA	3 (C3.0)

**SHEET NOTES**

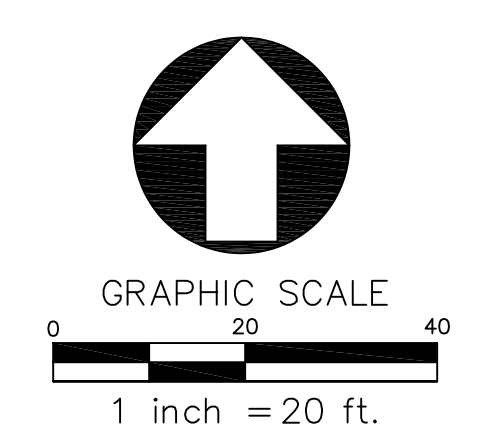
1. INSTALL 1" WATER METER PER CITY OF ALBANY  
 STANDARD DRAWING NO. 507.

REVISIONS

BID SET  
 APRIL 28, 2023

DRAWN BY SY  
 CHECKED BY AS

**WATER EXHIBIT**

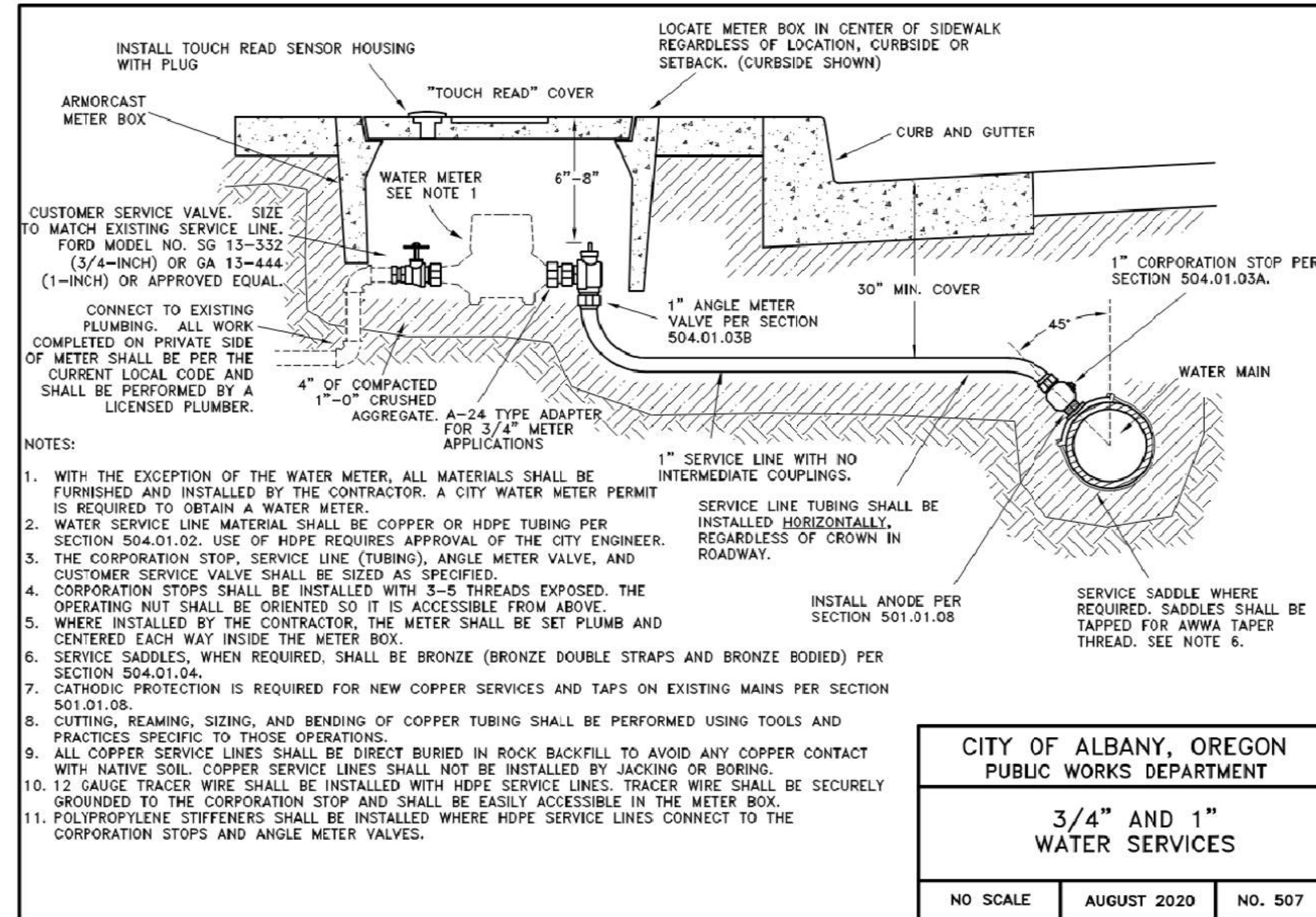






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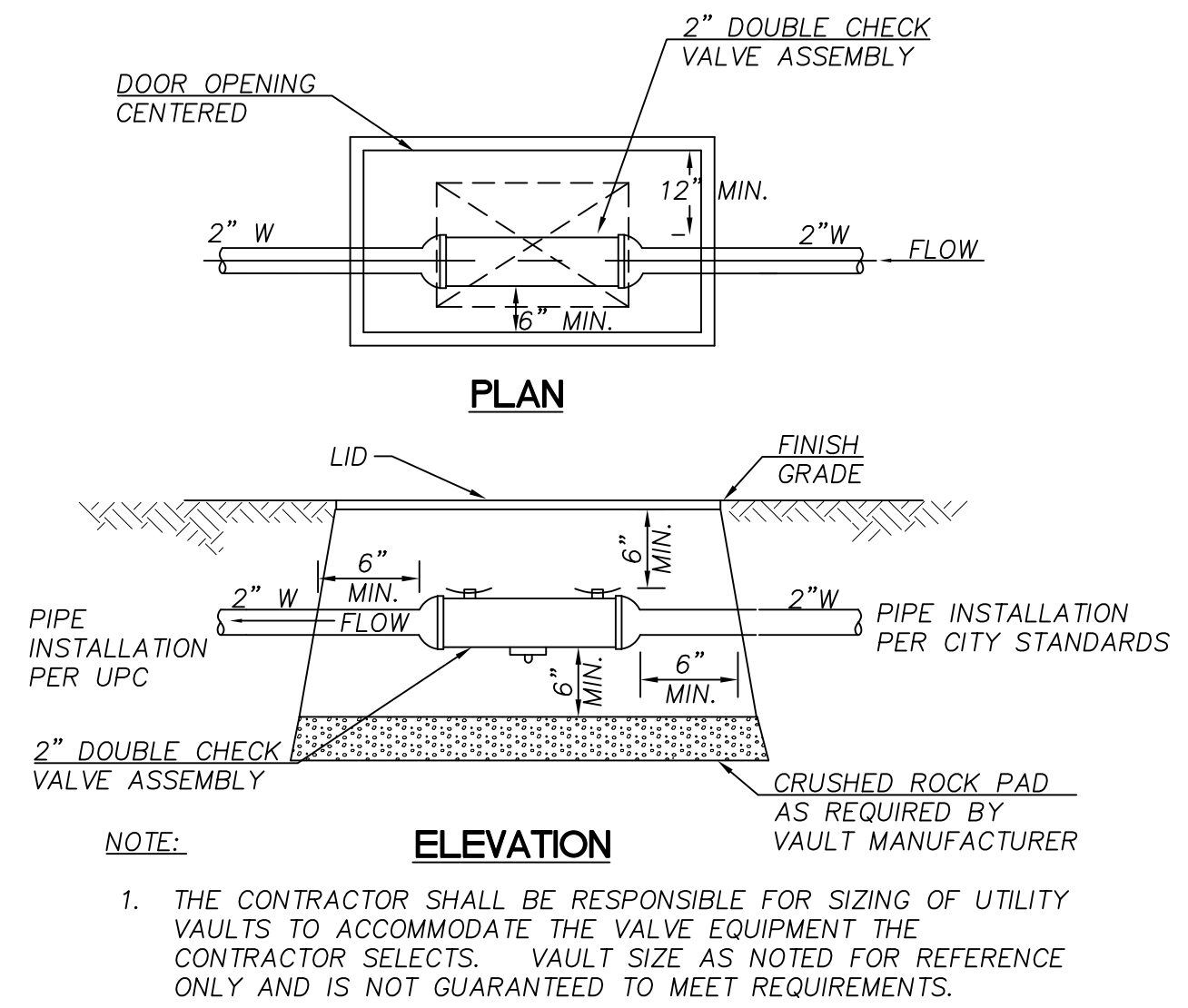
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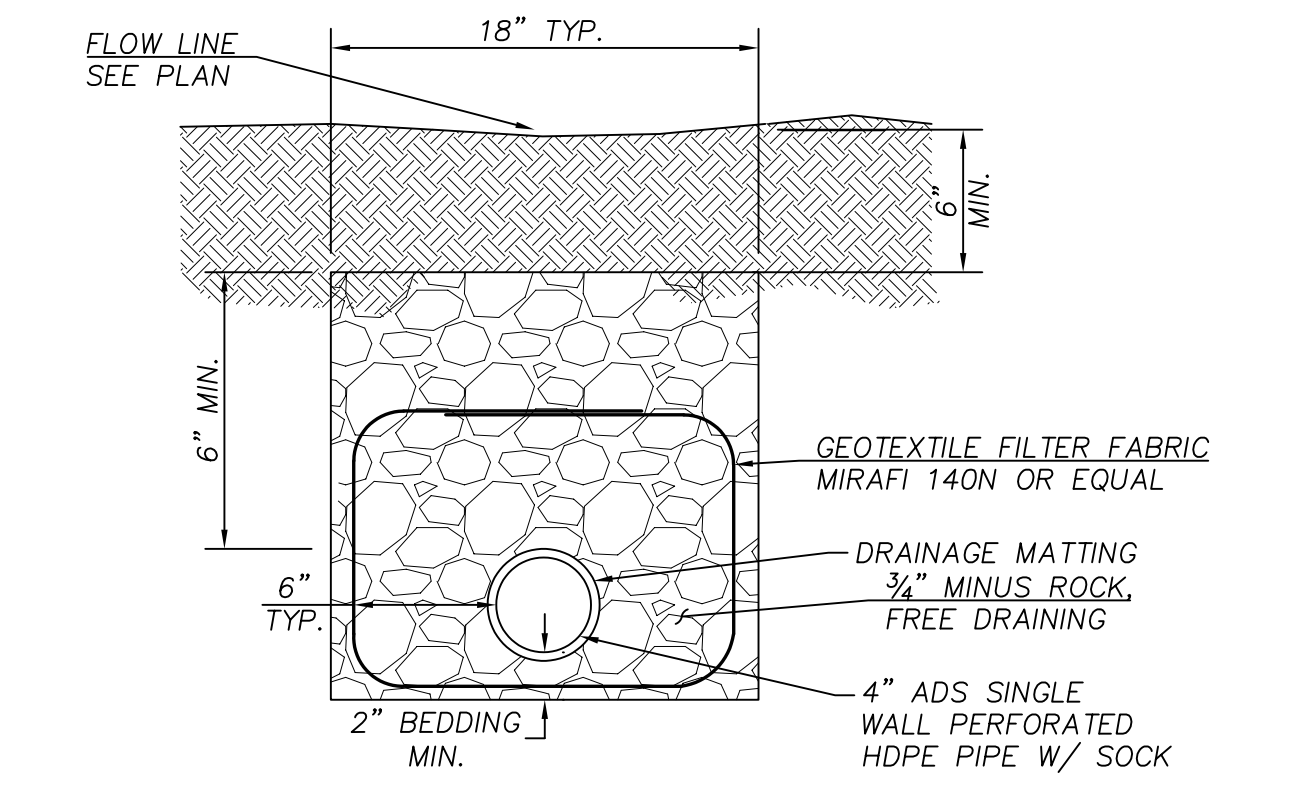
CITY OF ALBANY, OREGON  
PUBLIC WORKS DEPARTMENT

3/4" AND 1" WATER SERVICES

NO SCALE    AUGUST 2020    NO. 507

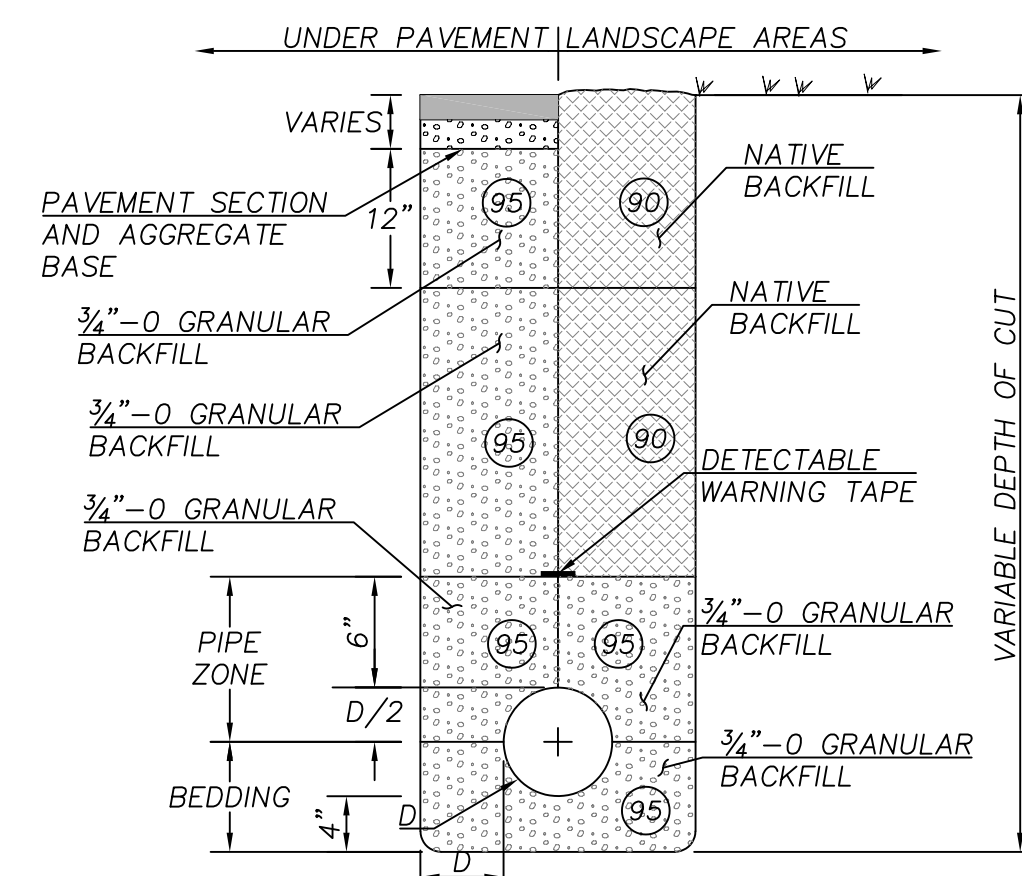


3 WATER SERVICE VAULT (DCVA)  
NTS



2 FRENCH DRAIN  
NTS

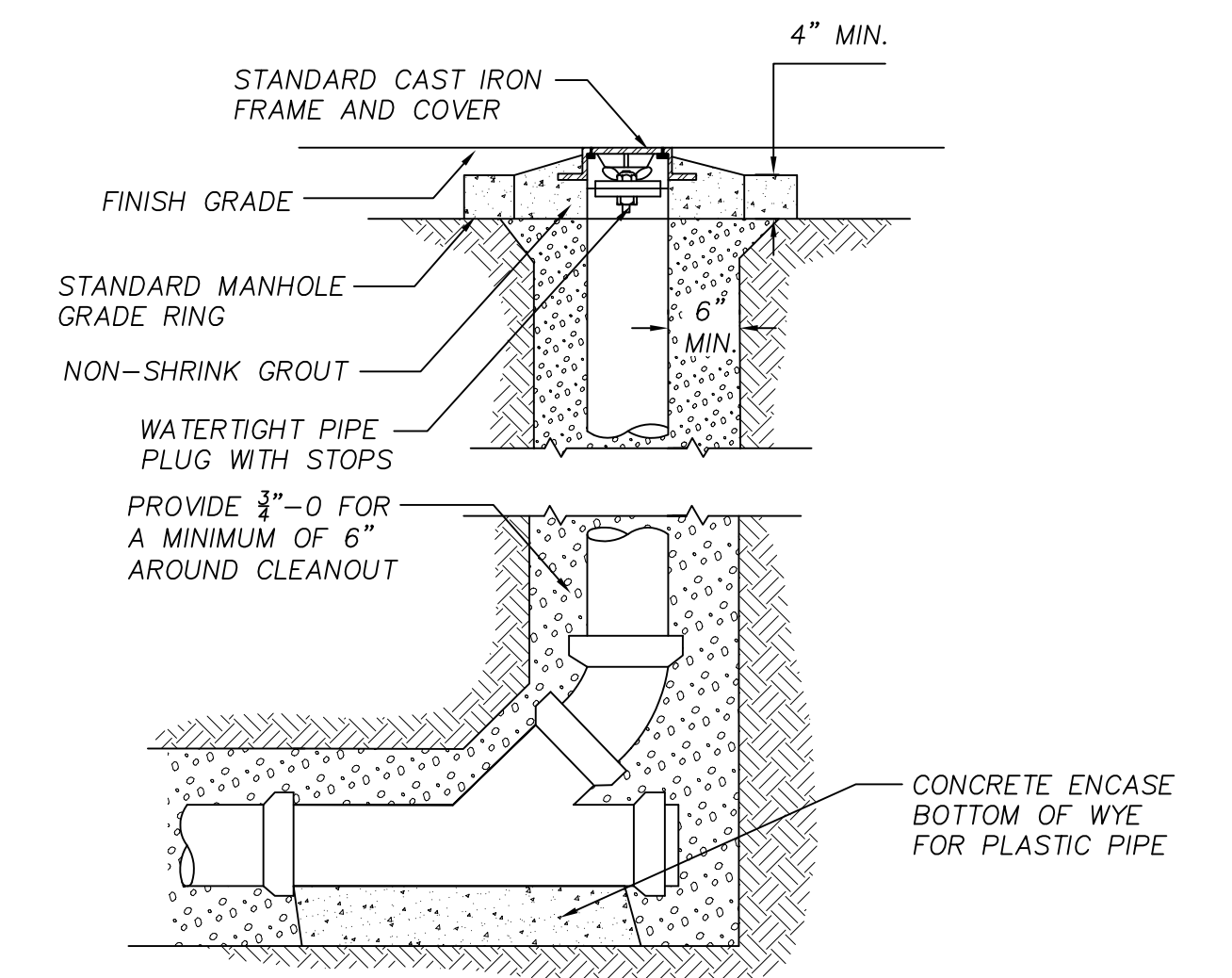
5 2' WATER METER SERVICE  
NTS



NOTES:  
90 MINIMUM PERCENTAGE OF MAXIMUM LABORATORY DRY DENSITY AS DETERMINED BY ASTM D1557.

1. ALL CUT EDGES SHALL BE SAND SEALED WITH CRS-1 OR CRS-2 EMULSIFIED ASPHALT OR EQUAL.
2. THIS TRENCH BACKFILL REQUIREMENT APPLIES TO ALL UTILITIES.
3. LIGHTLY COMPACT WITHIN TWO DIAMETERS OR 18 INCHES, WHICHEVER IS GREATER, ABOVE BREAKABLE CONDUITS.

4 TRENCH BACKFILL  
NTS



1 CLEANOUT  
NTS

REVISIONS

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APRIL 28, 2023

DRAWN BY SY  
CHECKED BY AS

WATER EXHIBIT DETAILS

C3.01



**ELECTRICAL SYMBOL LIST**

AF	FUSE		RECEPTACLE - DUPLEX - GFI UON
AS	SWITCH		RECEPTACLE - FOUR-PLEX - GFI UON
(D)	EXISTING TO BE REMOVED		SWITCH - SINGLE-POLE, MOUNT 48" AFF. UON
(E)	EXISTING TO REMAIN		LIGHT FIXTURE - SURFACE-MOUNTED
(R)	EXISTING TO RELOCATE		METERED SERVICE CABINET
D.B.	DIRECT BURIED		JUNCTION BOX - IN-GRADE
E.N.I.C.	ELECTRIC NOT IN CONTRACT		JUNCTION BOX - CEILING-MOUNTED
F	FLEX CONDUIT		METER BASE - UTILITY COMPANY APPROVED
G	GROUND WIRE		OCCUPANCY SENSOR
GF1	GROUND FAULT INTERRUPTER		TRANSFORMER
GND	GROUND		EQUIPMENT TAG NUMBER
HP	HORSE POWER		NOTE SYMBOL, REFER TO NOTE AS INDICATED
IG	ISOLATED GROUND		FEEDER NUMBER, REFER TO "FEEDER SCHEDULE"
MCA	MINIMUM CIRCUIT AMPS		DETAIL HEADER
OP	OVERHEAD POWER		SECTION IDENTIFIER
OT	OVERHEAD TELCO		DETAIL IDENTIFIER
P	POLE		
SCA	SHORT CIRCUIT AMPS SYMMETRICAL		
SPD	S-O CORD		
S-O	SURGE PROTECTION DEVICE		
UP	UNDERGROUND POWER		
UT	UNDERGROUND TELCO		
W	WATTS		
WP	WEATHERPROOF		
- - - -	CONDUIT - BELOW GRADE		
- - C - -	CONDUIT - COMMUNICATIONS		
- - P - -	CONDUIT - PRIMARY POWER		
- - S - -	CONDUIT - SECONDARY POWER		
_____	CONDUIT - CONCEALED		
_____	CONDUIT - EXPOSED		
~~~~~	CONDUIT - FLEXIBLE		
→	CONDUIT - STUB-DOWN		
→	CONDUIT - STUB-OUT		
→	CONDUIT - STUB-UP		
⚡	HOME RUN. HASH MARKS INDICATE 2#12 WIRE UNLESS NOTED OTHERWISE		
⚡	CONDUCTORS IN CONDUIT, (2)#12 OR AS NOTED (QUANTITY AS INDICATED BY HASH MARKS)		
⚡	GROUND WIRE		
⚡	GROUND CONNECTION		

**INCOMING ELECTRICAL SERVICE DIVISION OF RESPONSIBILITY**

	ELEC. CONTR.	UTILITY CO.		ELEC. CONTR.	UTILITY CO.
PRIMARY CONDUIT	<input checked="" type="checkbox"/>	<input type="checkbox"/>	SECONDARY CONDUIT	<input checked="" type="checkbox"/>	<input type="checkbox"/>
PRIMARY CONDUCTORS	<input type="checkbox"/>	<input checked="" type="checkbox"/>	SECONDARY CONDUCTORS	<input type="checkbox"/>	<input checked="" type="checkbox"/>
PRIMARY GROUNDING	<input type="checkbox"/>	<input checked="" type="checkbox"/>	C/T ENCLOSURE	<input type="checkbox"/>	<input type="checkbox"/>
POST TOP LIGHTING	<input checked="" type="checkbox"/>	<input type="checkbox"/>	C/T'S	<input type="checkbox"/>	<input checked="" type="checkbox"/>
TRANSFORMER CONNECTIONS	<input type="checkbox"/>	<input checked="" type="checkbox"/>	METER BASE	<input checked="" type="checkbox"/>	<input type="checkbox"/>
ELECTRIC EQUIPMENT DOOR LOCK BOX (OBTAIN FROM POWER COMPANY)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	METER	<input type="checkbox"/>	<input checked="" type="checkbox"/>
			METER GROUNDING	<input checked="" type="checkbox"/>	<input type="checkbox"/>

**NOTES:**  
 1. CONTACT AND COORDINATE ALL REQUIREMENTS AND RESPONSIBILITIES WITH SERVING UTILITY COMPANIES PRIOR TO SUBMITTING BID.  
 2. ALL SERVICE INSTALLATION WORK SHALL BE IN STRICT COMPLIANCE WITH THE REQUIREMENTS OF THE SERVING UTILITIES.

**POWER UTILITY CONTACT:**  
 PACIFIC POWER  
 PHONE: 866-870-3419  
 WORK REQUEST ID: 7031574

**GENERAL REQUIREMENTS**

- CONFORM TO CURRENT CODE INCLUDING OSSC, NEC, BUILDING CODE, AND LOCAL REQUIREMENTS.
- PROVIDE COMPLETE AND FUNCTIONAL ELECTRICAL SYSTEMS AS SPECIFIED, AS SHOWN ON DRAWINGS, AS REQUIRED, AND AS INTENDED.
- EQUIPMENT SHALL BE NEW AND OF LIKE MATERIALS THROUGH AUTHORIZED DISTRIBUTORS. PROVIDE EQUIPMENT OF SAME SYSTEM AND TYPE BY SAME MANUFACTURER. EQUIPMENT SHALL BE LISTED FOR ITS USE AND SHALL MEET OREGON LISTING REQUIREMENTS. REFER TO OAR 918-306-00 FOR MORE INFORMATION ON OREGON LISTING REQUIREMENTS.
- WARRANTY WORK, MATERIALS, AND EQUIPMENT FOR NOT LESS THAN ONE-YEAR. THIS REQUIREMENT SHALL NOT LIMIT, RESTRICT, OR OTHERWISE LESSEN ANY WARRANTY PROVIDED BY EQUIPMENT MANUFACTURER'S STANDARD WARRANTY IF GREATER THAN ONE-YEAR.
- PROVIDE SUBMITTALS FOR ELECTRICAL EQUIPMENT. PROVIDE STANDARD CUT-SHEETS CLEARLY INDICATING MODELS TO BE INSTALLED.
- GROUND SYSTEMS PER NEC ARTICLE 250, AS INDICATED, AND AS SHOWN.
- ALL ELECTRICAL WORK TO COMPLY WITH NFPA 70E ARC FLASH RULES, WHICH WILL INCLUDE AN ARC FLASH ANALYSIS AND ARC FLASH LABEL FOR THE CONTROLLER CABINET.
- UNLESS THE COUNTY DETERMINES IN ITS SOLE DISCRETION THAT A CONTRACTOR'S ATTENDANCE IS NOT NECESSARY, CONTRACTORS WILL BE REQUIRED TO ATTEND A PRE-TASK MEETING WITH THE PROJECT MANAGER AND ELECTRICAL SUPERVISOR OR DESIGNEE TO DISCUSS THE HAZARDS AND SAFE WORK PROCEDURES FOR ALL ELECTRICAL WORK TO BE PERFORMED ON THE PROJECT.
- ELECTRICAL WORK SHALL BE PERFORMED UNDER ELECTRICALLY SAFE WORK CONDITIONS WITH LOCK-OUT TAG-OUT PER NFPA 70E. KEEP POWER DISRUPTIONS TO A MINIMUM AND NOTIFY OWNER IN ADVANCE OF POWER DISRUPTIONS.
- CALL U-DIG 811 AT LEAST 2-BUSINESS DAYS BEFORE DIG OR TRENCH PER OAR 952-001-0010 THROUGH -0090. SCAN & MARK SUGGESTED ROUTING FOR UTILITIES & IRRIGATION PRIOR TO TRENCHING ACTIVITIES; DO NOT DISTURB UTILITIES OR PIPING, AVOID CONFLICTS. WHERE FEASIBLE, MARK THE ANTICIPATED ROUTE(S) WITH WHITE PAINT; THIS HELPS LOCATING PERSONNEL FIND THE RIGHT AREA AND LOCATE NEARBY FACILITIES AS ACCURATELY AS POSSIBLE.

**MEADOW RIDGE PARK**  
 373 TIMBER RIDGE ST NE  
 ALBANY, OR 97322

REVISIONS

BID SET  
 APRIL 28, 2023

DRAWN BY  
 CHECKED BY

LEGEND,  
 SYMBOLS &  
 ABBREV.

**E0.1**



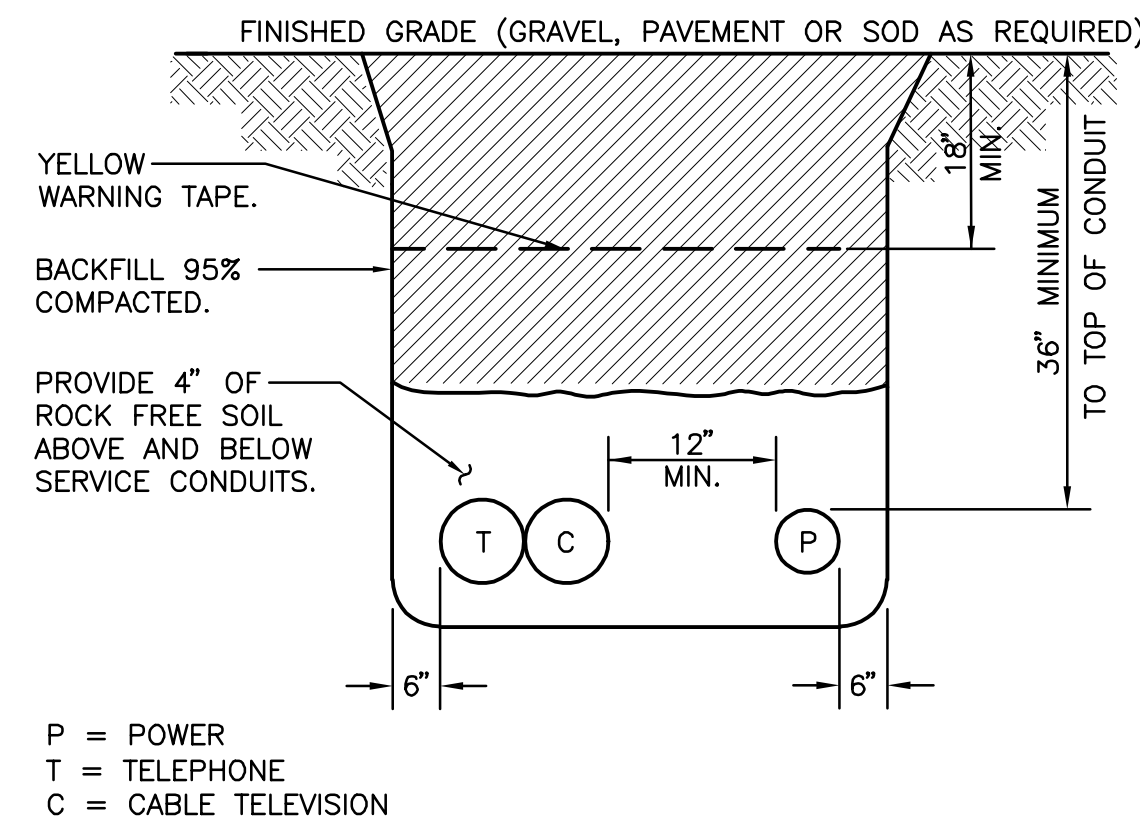
Project No.: 816.005.001 Contact: SAMANTHA HOLMAN

**GENERAL NOTES**

- A. SEE DRAWING E0.1 FOR SYMBOL LEGEND, DETAILS AND LUMINAIRE SCHEDULE.
- B. ALL SPLICES IN UNDERGROUND BOXES OR DIRECT BURIED SHALL BE INSULATED AND WATERPROOFED, USING SCOTCHCAST EPOXY SPLICING COMPOUNDS SUITED FOR THE PURPOSE.
- C. ALL SITE LIGHTING BRANCH CIRCUIT TO BE 1" CONDUIT WITH (4) #10 CU, (1) #10 GND. UNLESS OTHERWISE NOTED.

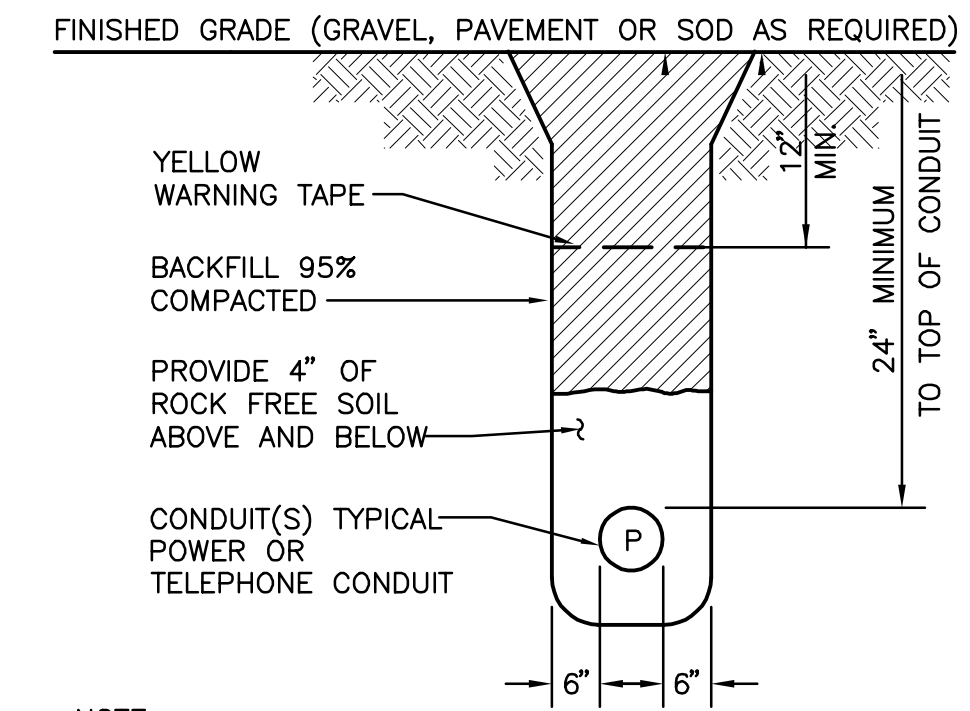
**NOTES THIS SHEET**

- 1 FIELD COORDINATE WITH OWNER EXACT LOCATION TO INSTALL IRRIGATION CONTROLLER. SEE DETAIL 1/E2.0 FOR POWER.
- 2 (3) 2" C AND (1) 1" C. SEE DETAIL 1/E2.0 FOR CONDUIT QUANTITIES AND MORE INFORMATION.
- 3 2" STUB-OUT FOR COMMUNICATION CABLING. CONTRACTOR TO EXTEND PER UTILITY REQUIREMENTS. VERIFY SIZE AND REQUIREMENTS PRIOR TO START OF WORK.



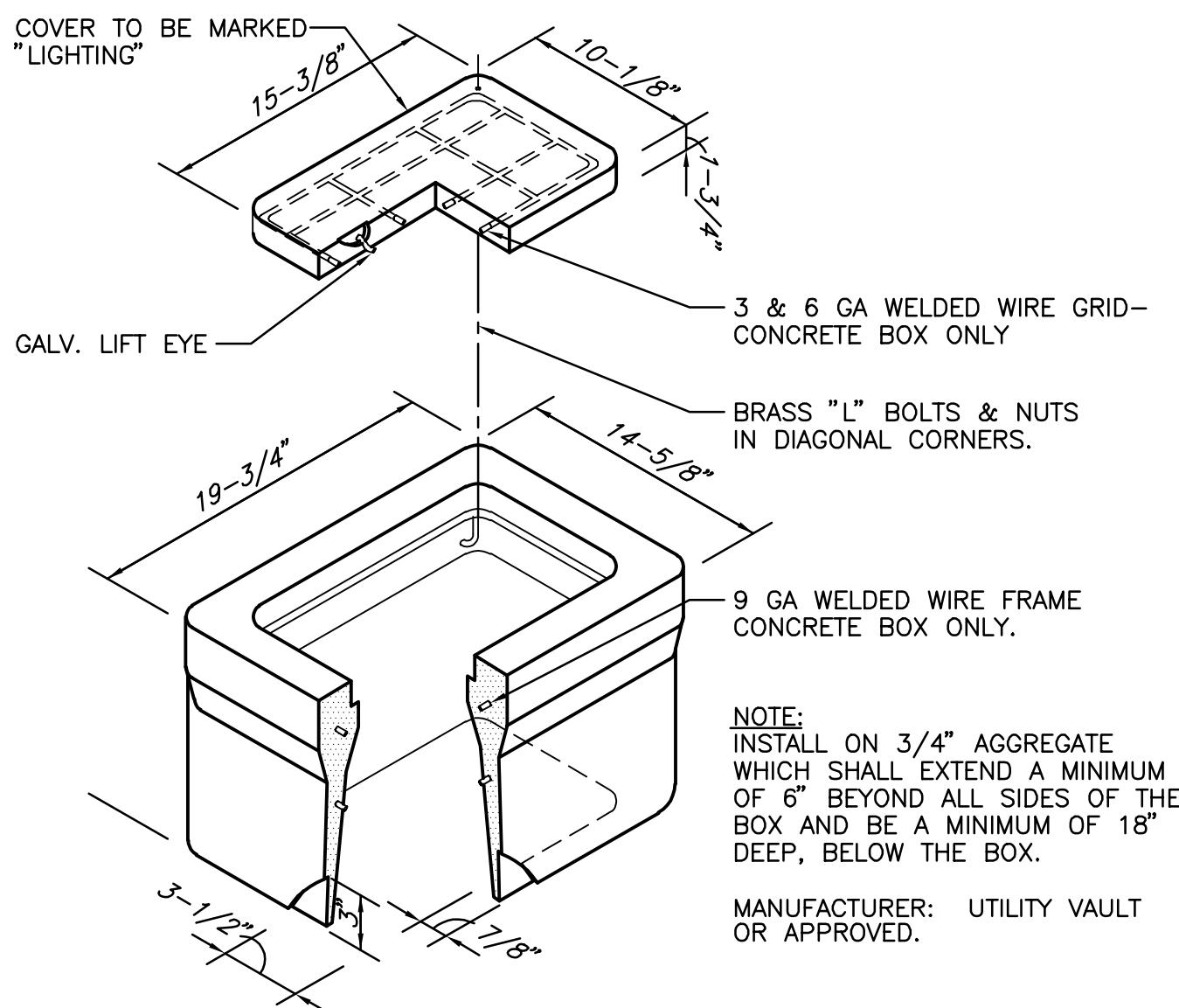
P = POWER  
T = TELEPHONE  
C = CABLE TELEVISION

**2 TRENCHING SECTION**  
E1.0 SCALE: NTS

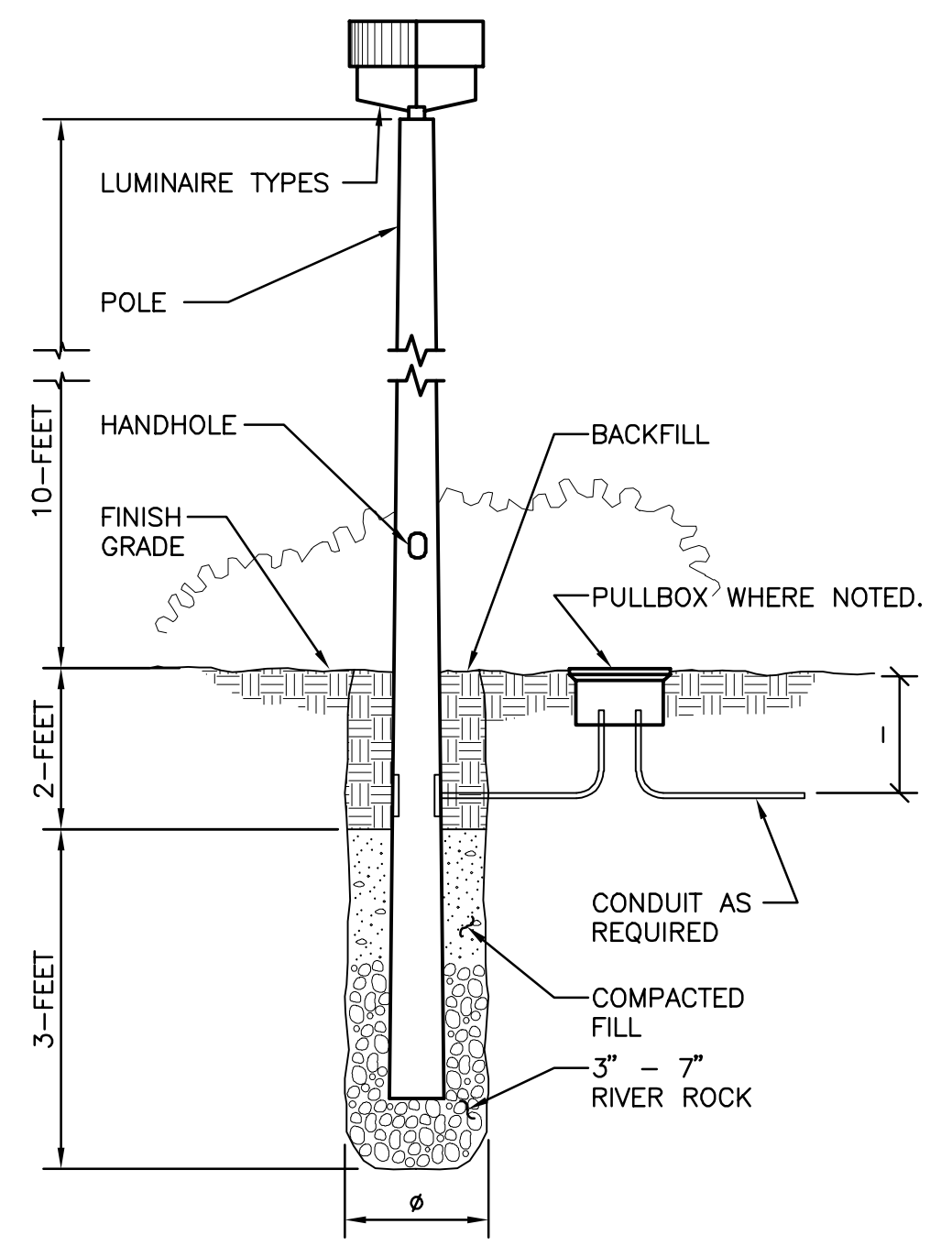


NOTE:  
A. MAINTAIN 12" VERTICAL AND 24" HORIZONTAL CLEARANCE BETWEEN GAS AND OTHER UTILITIES.

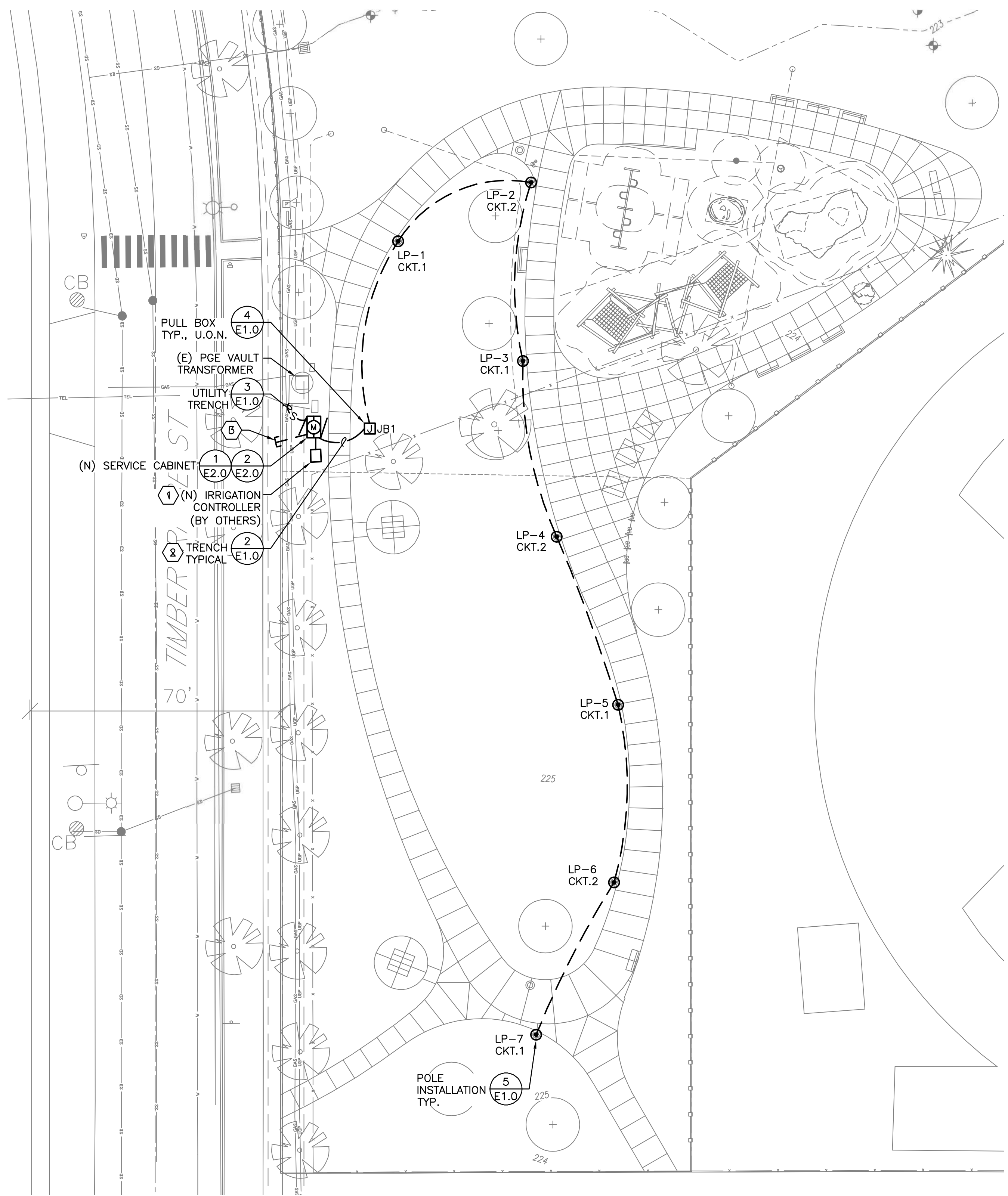
**3 POWER CONDUIT TRENCH DETAIL**  
E1.0 SCALE: NTS



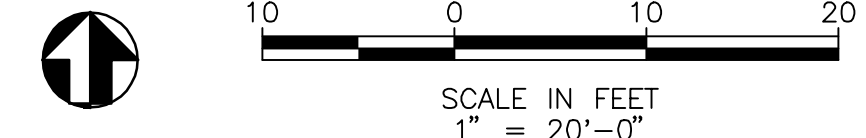
**4 PULL BOX DETAIL**  
E1.0 SCALE: NTS



**5 AREA LIGHT/DIRECT BURIAL POLE DETAIL**  
E1.0 SCALE: NTS



**1 SITE ELECTRICAL PLAN**  
E1.0 SCALE: 1" = 20'-0"



**lango.hansen**  
LANDSCAPE ARCHITECTS  
1100 NW GILSON ST  
PORTLAND OR 97209

REGISTERED PROFESSIONAL ENGINEER  
88445PE  
OREGON  
NOV 12, 2011  
LOKAYAN PATRICK JULY  
RENEWAL DATE: 12/31/2024

**MEADOW RIDGE PARK**  
373 TIMBER RIDGE ST NE  
ALBANY, OR 97322

REVISIONS

BID SET  
APRIL 28, 2023

DRAWN BY  
CHECKED BY

SITE  
ELECTRICAL  
PLAN

**E1.0**

**R&W**  
ENGINEERING, INC.  
9615 S.W. Allen Boulevard  
Suite 107  
Beaverton, Oregon 97005  
Phone: (503) 726-3328  
Office: (503) 292-6900  
E-mail: rwen@rweg.com

Project No.: 816.005.001 Contact: SAMANTHA HOLMAN

**GENERAL NOTES**

- A. SEE DRAWING E0.1 FOR SYMBOL LEGEND, DETAILS AND LUMINAIRE SCHEDULE.
- B. FOOT CANDLE ISO CURVES ARE SHOWN AS A SINGLE FIXTURE CONTRIBUTION WITH SET VALUES. THE ISO CURVE VALUES MAY NOT MATCH THE CALCULATION PLANE POINT VALUES, SINCE THE CALCULATION PLANE CAN BE A CONTRIBUTION FROM MORE THAN ONE LUMINAIRE.

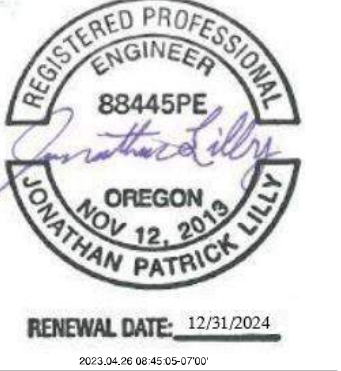
**NOTES THIS SHEET**

- 1 EXISTING STREET LIGHTING. ARM MOUNTED LUMINAIRE DOES NOT CONTRIBUTE TO PEDESTRIAN PATHWAY ILLUMINATION CALCULATIONS. SEE DRAWING E1.1 FOR MORE INFORMATION.

**LUMINAIRE SCHEDULE**

TYPE	DESCRIPTION	MANUFACTURER	CATALOG NUMBER	LAMP	WATTAGE
A	POLE TOP LED AREA LUMINAIRE, 26" TALL LIGHT SUPPORT, ON 10' POLE, TWIN COPPER-CORE CAST ALUMINUM MOUNTING ARM, CORROSION RESISTANT, SINGLE-PIECE DIE-CAST ALUMINUM HOUSING, SILICONE GASKET, SINGLE FUSE, POLE UNDER 15' FOR PIR COMPATIBILITY, BI-LEVEL MOTION SENSOR, ASYMMETRIC DISTRIBUTION, NATURAL POWDER COATED ALUMINUM FINISH, 80 CRI, 120V, MOUNTED ON NOMINAL 4" ROUND STRAIGHT POLE, IP65 RATED 3000 LUMENS, 3000K CCT, 6MM THICK ACRYLIC LENS, BUG RATING B2-U1-G2	LITHONIA LIGHTING OR APPROVED EQUAL	RADPT LED P1 30K ASY 208V PT4 PIR FAO SF DNAXD	LED	26 W
10' POLE	10-FOOT CONCRETE POLE, DIRECT BURY, TOTAL LENGTH OF 14-FEET, PROVIDE CONCRETE COLLAR AT BASE FOR MOWING, POLE FINISH: WALL STONE, STEEL PARTS FINISH: METALLIC GRAY	---	SRE-10 SERIES OR APPROVED.	---	---

NOTE: CONTRACTOR TO AIM POST TOP LUMINAIRE PERPENDICULAR TO SIDEWALK.



**MEADOW RIDGE PARK**  
 373 TIMBER RIDGE ST NE  
 ALBANY, OR 97322

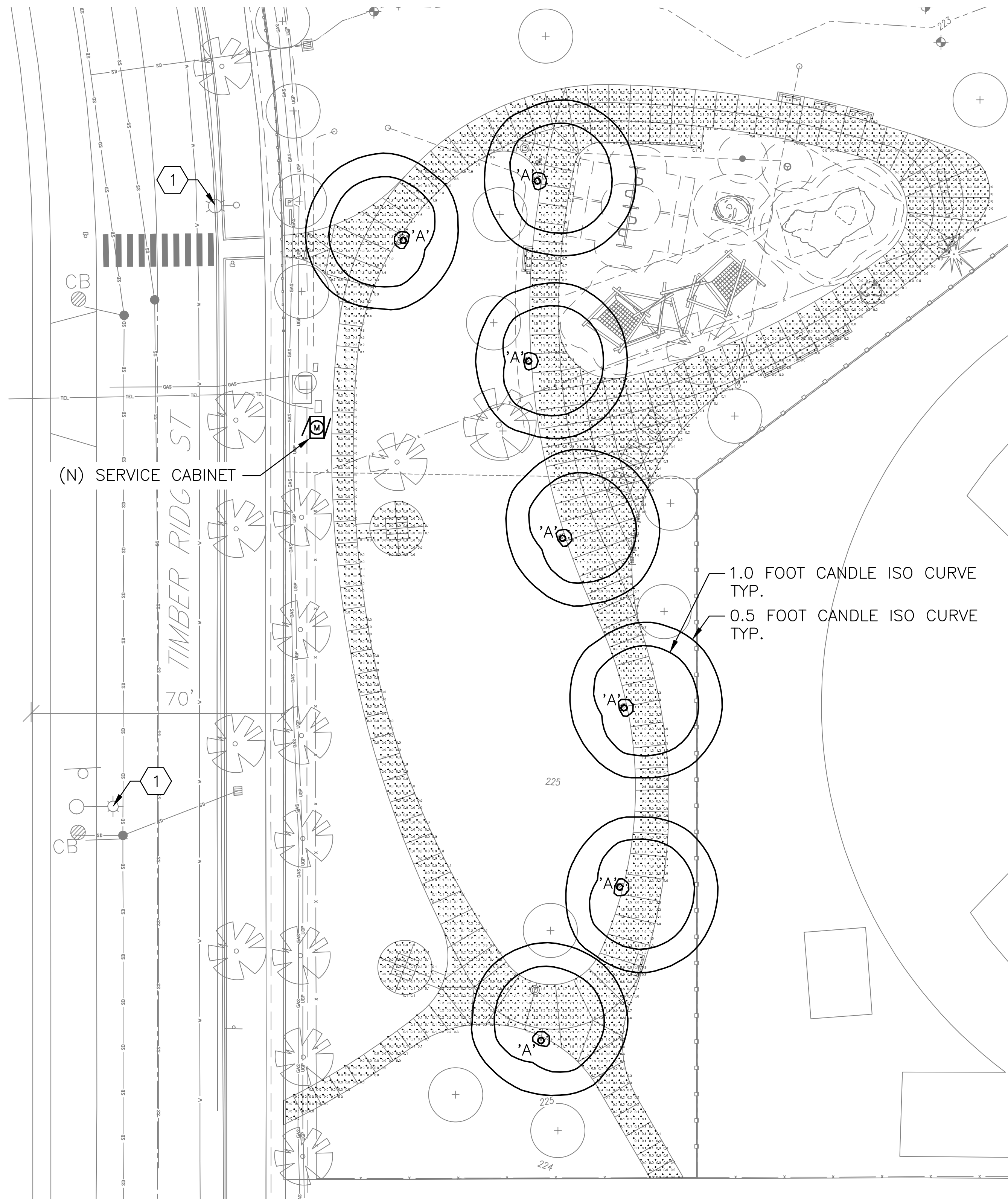
REVISIONS

BID SET  
 APRIL 28, 2023

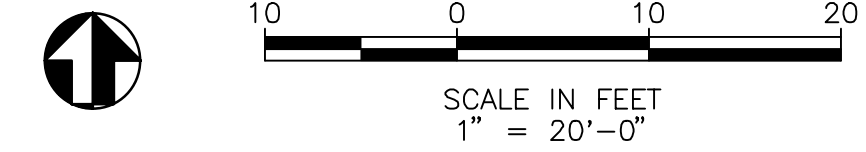
DRAWN BY  
 CHECKED BY

SITE  
 PHOTOMETRIC  
 PLAN

**E1.1**



1 SITE LIGHTING PLAN  
 E1.1 SCALE: 1" = 20'-0"

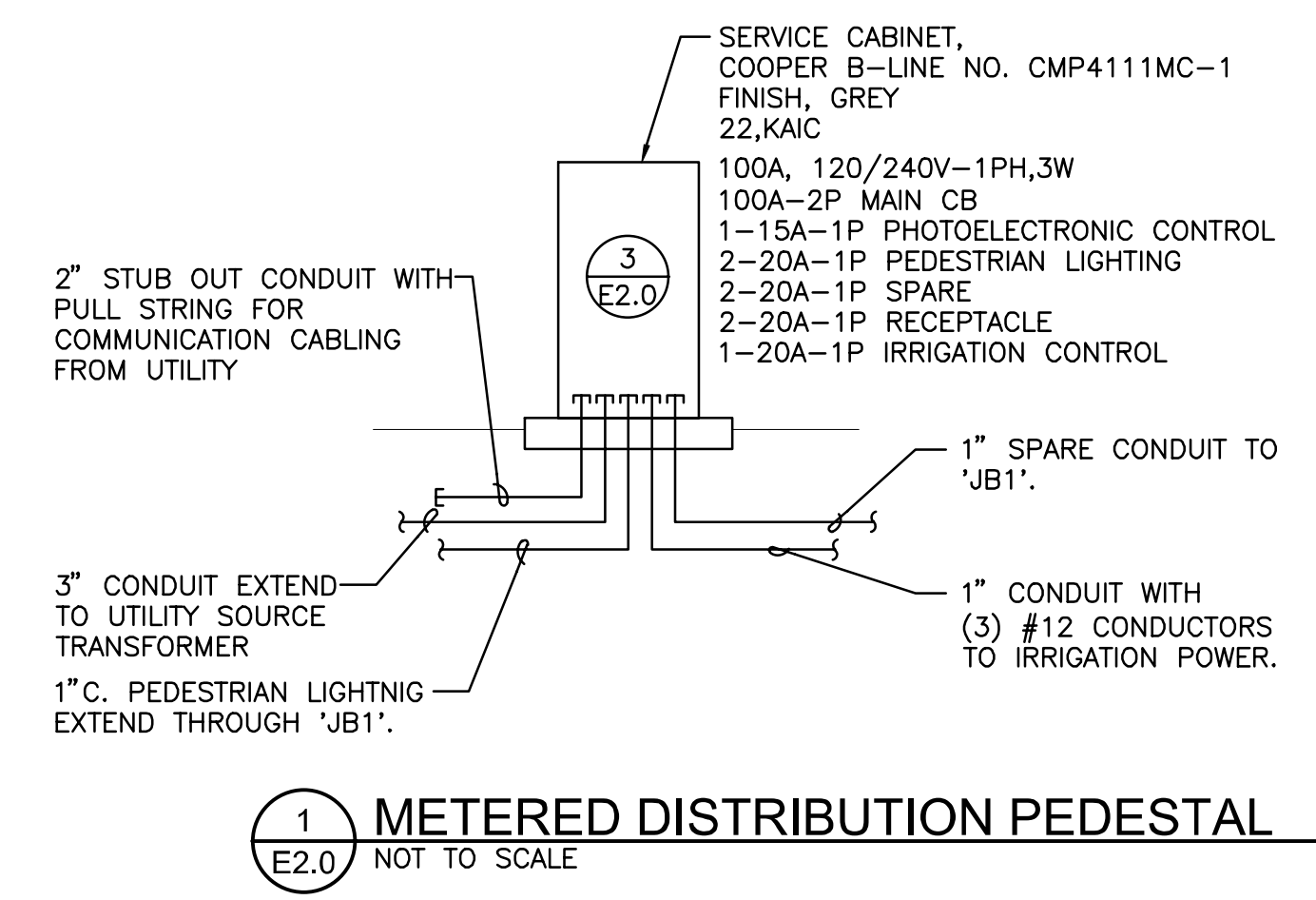


**R&W**  
 ENGINEERING, INC.  
 9615 S.W. Allen Boulevard  
 Suite 107  
 Beaverton, Oregon 97005  
 Phone: (503) 726-3328  
 Office: (503) 292-6000  
 E-mail: rwe@rweg.com  
 Project No.: 816.005.001 Contact: SAMANTHA HOLMAN

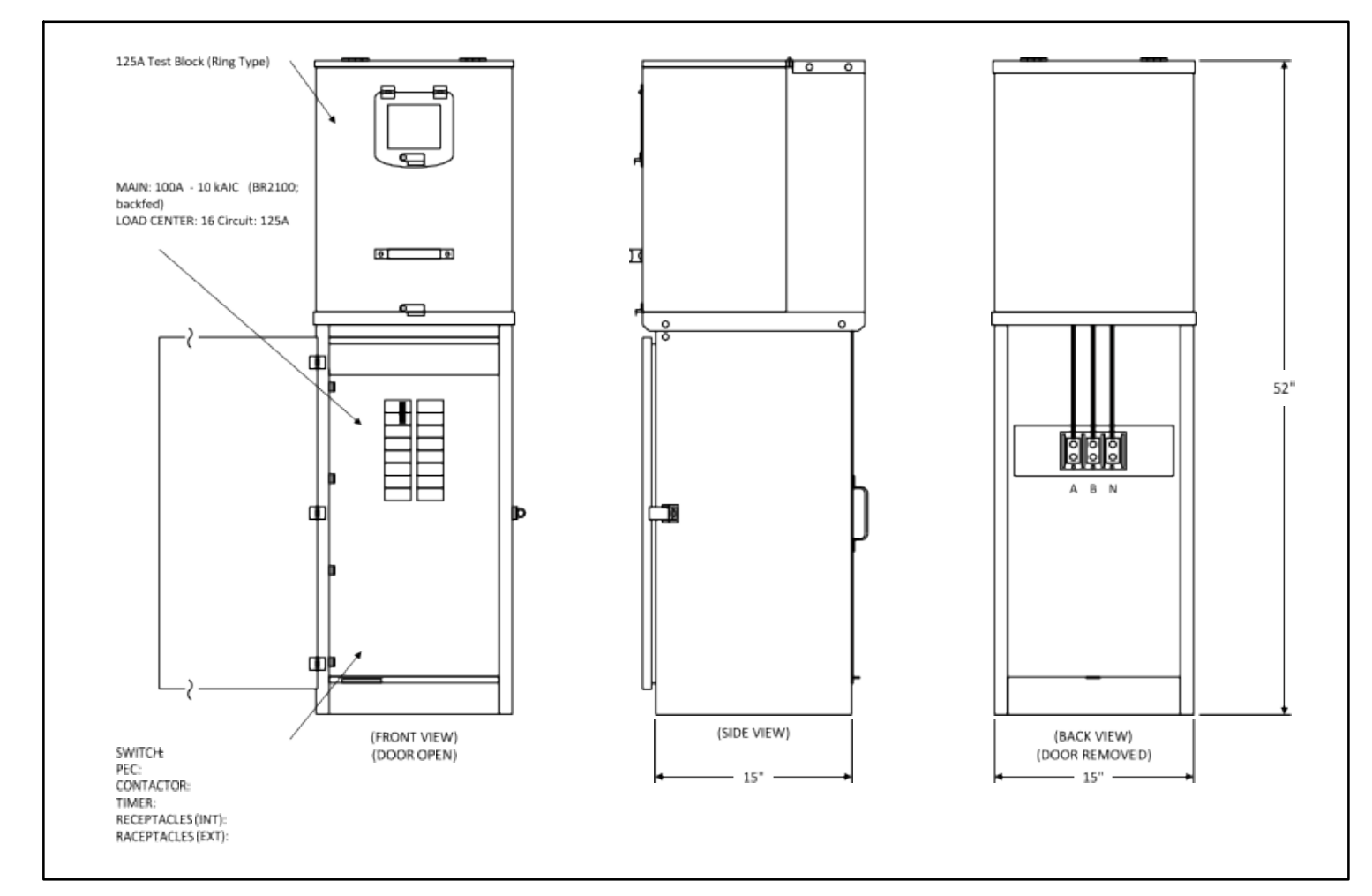
**GENERAL NOTES**

- A. SEE SHEET E0.1 FOR ELECTRICAL LEGEND, SYMBOLS AND ABBREVIATIONS.
- B. SEE SHEET E1.0 FOR SITE ELECTRICAL PLAN.
- C. SEE SHEET E1.1 FOR SITE PHOTOMETRIC PLAN.

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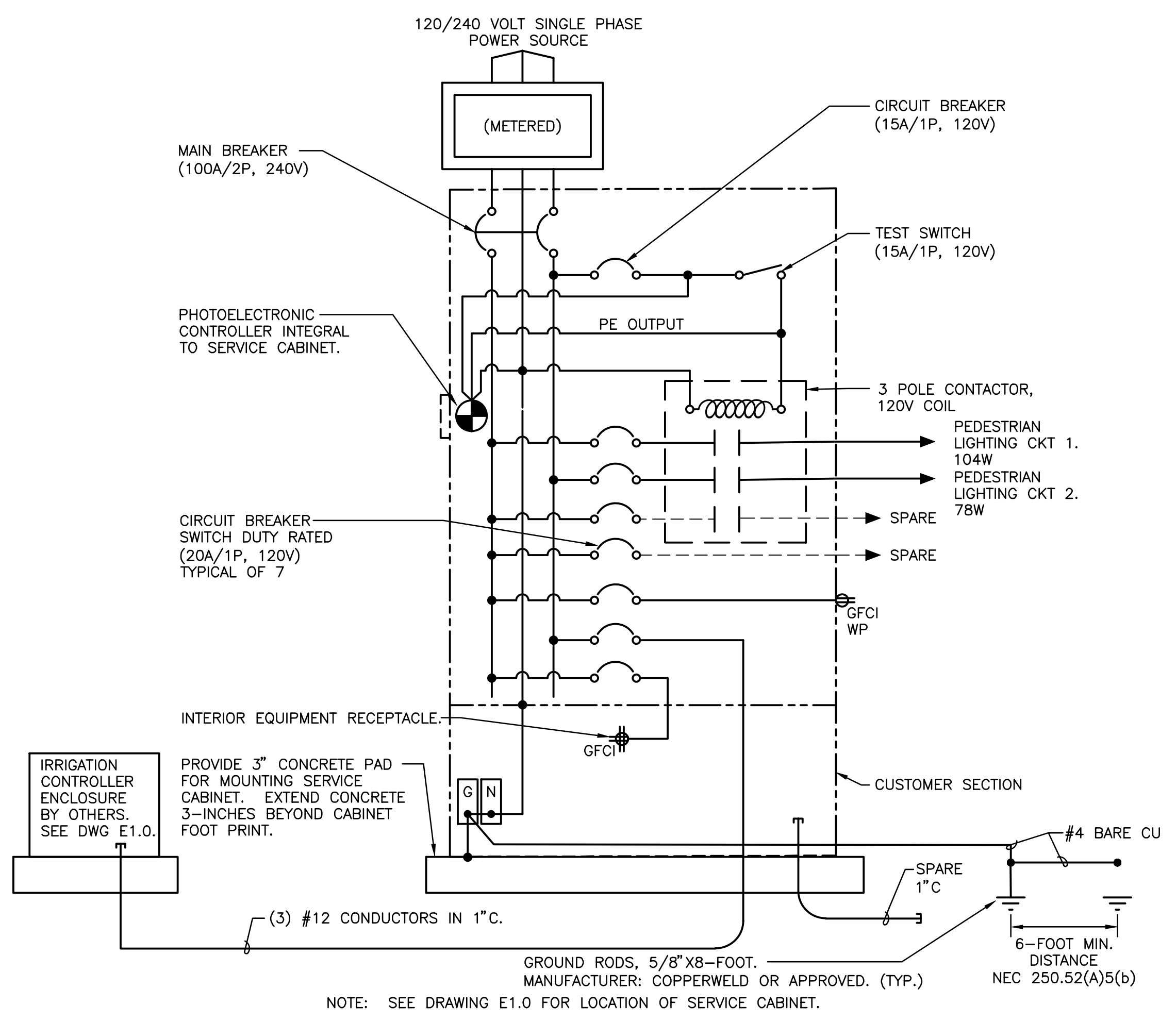


**1**  
 E2.0 **METERED DISTRIBUTION PEDESTAL**  
 NOT TO SCALE



EATON'S B-LINE SERIES PRODUCTS  
 COMMERCIAL METER PEDESTAL  
 CMP4111MC

**2**  
 E2.0 **ELECTRICAL SERVICE CABINET**  
 SCALE 1" = 1'-0"



**3**  
 E2.0 **CIRCUIT DIAGRAM - SERVICE CABINET**  
 NOT TO SCALE

REVISIONS

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 APRIL 28, 2023

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 CHECKED BY

**DIAGRAM & DETAILS**