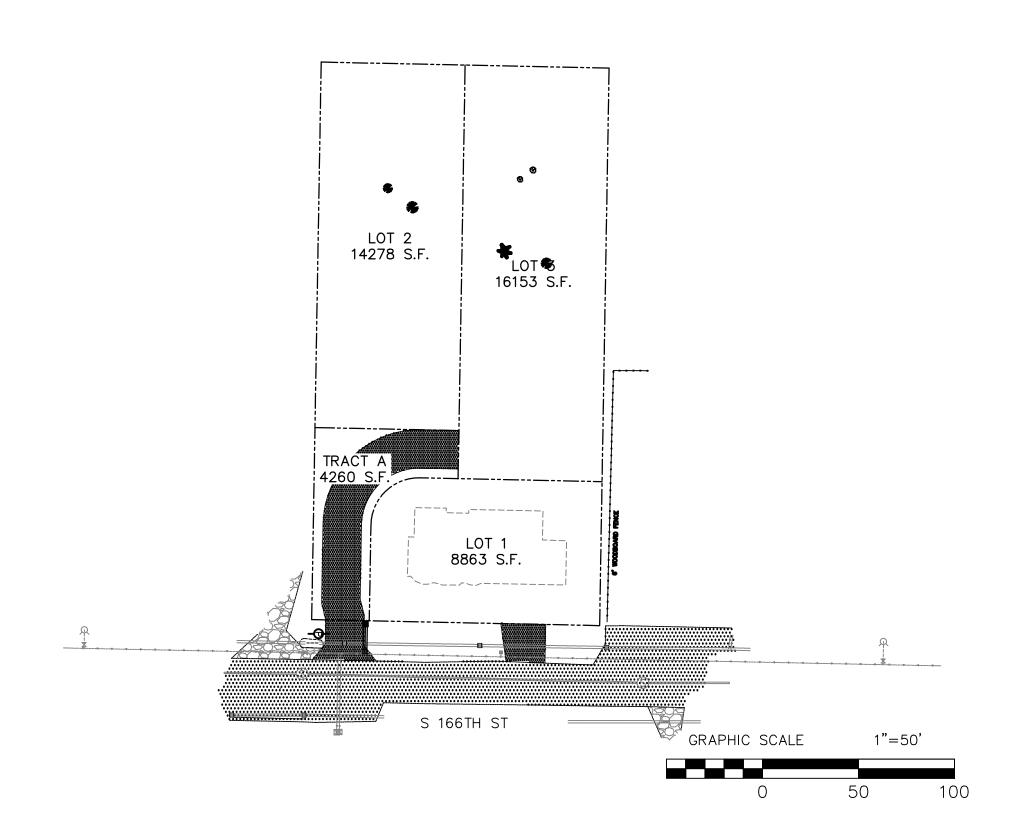
CONSTRUCTION PLANS FOR A SHORT PLAT OF A PORTION OF MCMICKEN HEIGHTS DIV.2,

THE SE 1/4 OF OF THE NE 1/4 OF SECTION 27, T23N, R4E, WM, IN KING COUNTY, WA



SIDHU CUSTOM HOMES 4426 S. 166TH ST SEATAC, WA 98188-3229

APPLICANT/CONTACT CIVIL ENGINEER:

PEC DESIGN & CONSULTING
PAT CARROLL
2621 NE 109TH ST
VANCOUVER, WA 98686
PHONE: (503) 849-1646 pat@pecdesign.net

SURVEYOR:

GEODETIC SURVEYING SERVICES RICHARD VAISVILA PO BOX 133 MUKILTEO, WA 98275 (425) 299-1739

PROPOSED SITE ZONED UL-7,200 PN: 537980-2910

SIDHU

REVIEW AUTHORITY AND JURISDICTIONS: STREETS, STORM & PLAT - CITY OF SEATAC SANITARY - VALLEY VIEW SEWER DISTRICT WATER - HIGHLINE WATER DISTRICT

VICINITY MAP -NTS-

<u>UTILITY COMPANY CONTACTS:</u> PUGET SOUND REGIONAL FIRE AUTHORITY - 253-586-4300 PUGET SOUND ENERGY - 1-888-321-7779 PUGET SOUND ENERGY - GAS - 1-888-321-7779 VALLEY VIEW SEWER DISTRICT - 206-242-3236

FIRE - PUGET SOUND REGIONAL FIRE AUTHORITY

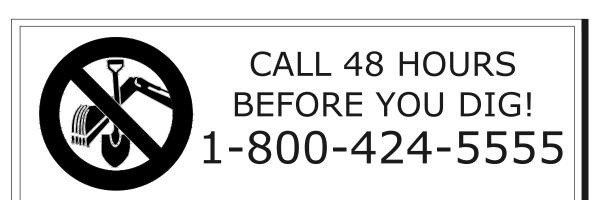
HIGHLINE WATER DISTRICT - 206-824-0375

SHT No. SHEET DESCRIPTION	
C-01 COVER SHEET C-02 SITE PLAN C-03 STORM PLAN C-04 SANITARY PLAN C-05 WATER PLAN T-1 TOPOGRAPHIC & EX. COND. SU	RVEY

SHEET NO.

1 OF 6

THE UNDERGROUND UTILITIES AS SHOWN ARE AS MARKED AT THE TIME OF THE SURVEY. UNDERGROUND UTILITIES ARE CONTAIN BENDS OR CURVES NOT SHOWN. SOME UNDERGROUND LOCATIONS MAY HAVE BEEN TAKEN FROM PUBLIC RECORDS AND NOT ALL UTILITIES MAY BE SHOWN ON ANY SHEET. CONTRACTOR SURVEYOR, FOR UTILITY AND TOPO INFORMATION AND DETAILS. CONTRACTOR SHALL VERIFY PRESENCE, LOCATION, DEPTH & SLOPE OF ANY AND ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION. CONTACT ONE CALL.



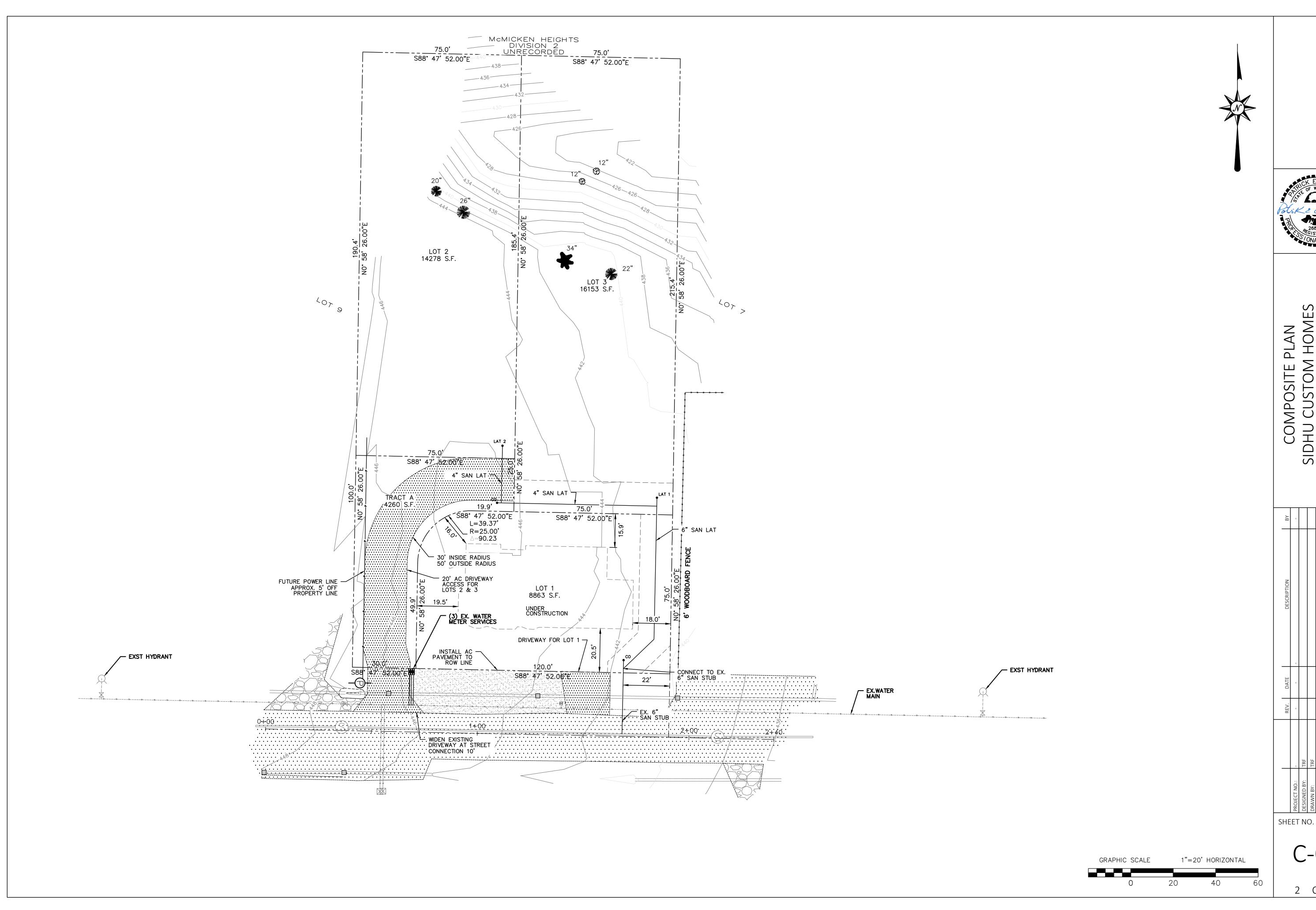
LEGEND	EXISTING	PROPOSED
		—— EP —— EP —— —— RW —— RW ——
BOUNDARY LINE SANITARY SEWER		
WATER STORM SEWER	w w	— w — w —
CATCHBASINS CENTERLINE		
FIRE HYDRANT	. <u>Q</u>	b .
WATER LATERAL & I		— w — ■
SANITARY LATERAL	N/A	
STORM LATERAL	N/A	— SD —
STREETLIGHT	*	*
(APPROX. LOCATION) FINAL DESIGN PROV		

ABBREVIATIONS LEGEND:

AC BC	ASPHALTIC CONCRETE TOP BACK OF CURB	FLG FT			RIGHT OR ROW RIGHT-OF-WAY
BO	BLOWOFF ASSEMBLY		GATE VALVE	S	SLOPE
BOW	BOTTOM OF WALL ELEVATION	HDPE	HIGH DENSITY POLY ETHELYENE		
BMP	BEST MANAGMENT PRACTICE	HYD			CO STORM SEWER CLEANOUT
BVC	BEGIN VERTICAL CURVE		INVERT ELEVATION		MH STORM SEWER MANHOLE
CB	CATCHBASIN	JB	JUNCTION BOX	SAN	
CCC	CLARK COUNTY CODE	L	LENGTH	SAN	CO SANITARY SEWER CLEANOUT
CL	CLASS	LF	LINEAL FEET	SAN	MH SANITARY SEWER MANHOLE
CMP	CORRUGATED METAL PIPE	LT	LEFT	STA	STATION
CO	CLEANOUT	мн	MANHOLE	ST	STREET
CONC	CONCRETE	MJ	MECHANICAL JOINT RESTRAINT	Т	TANGENT
DWY	DRIVEWAY	MSL	MEAN SEA LEVEL	TC	TOP FACE OF CURB ELEVATION
DIP	DUCTILE IRON PIPE	PC	POINT OF CURVATURE	TOW	TOP OF WALL ELEVATION
DIA	DIAMETER	PL		TEL	TELEPHONE
EG	EXISTING GRADE	PT	POINT OF TANGENCY	TEMP	TEMPORARY
ELEV	ELEVATION	PP	POWER POLE	TYP	TYPICAL
EOG	EDGE OF GRAVEL	PVC	POLYVINYL CHLORIDE	VC	VERTICAL CURVE
EOP	EDGE OF PAVEMENT	PVI	POINT OF VERTICAL INTERSECTION	TAW	WATER
EX	EXISTING	R		WV	WATER VALVE
FG	FINISH GRADE	RCC	REINFORCED CONCRETE PIPE		WATER METER

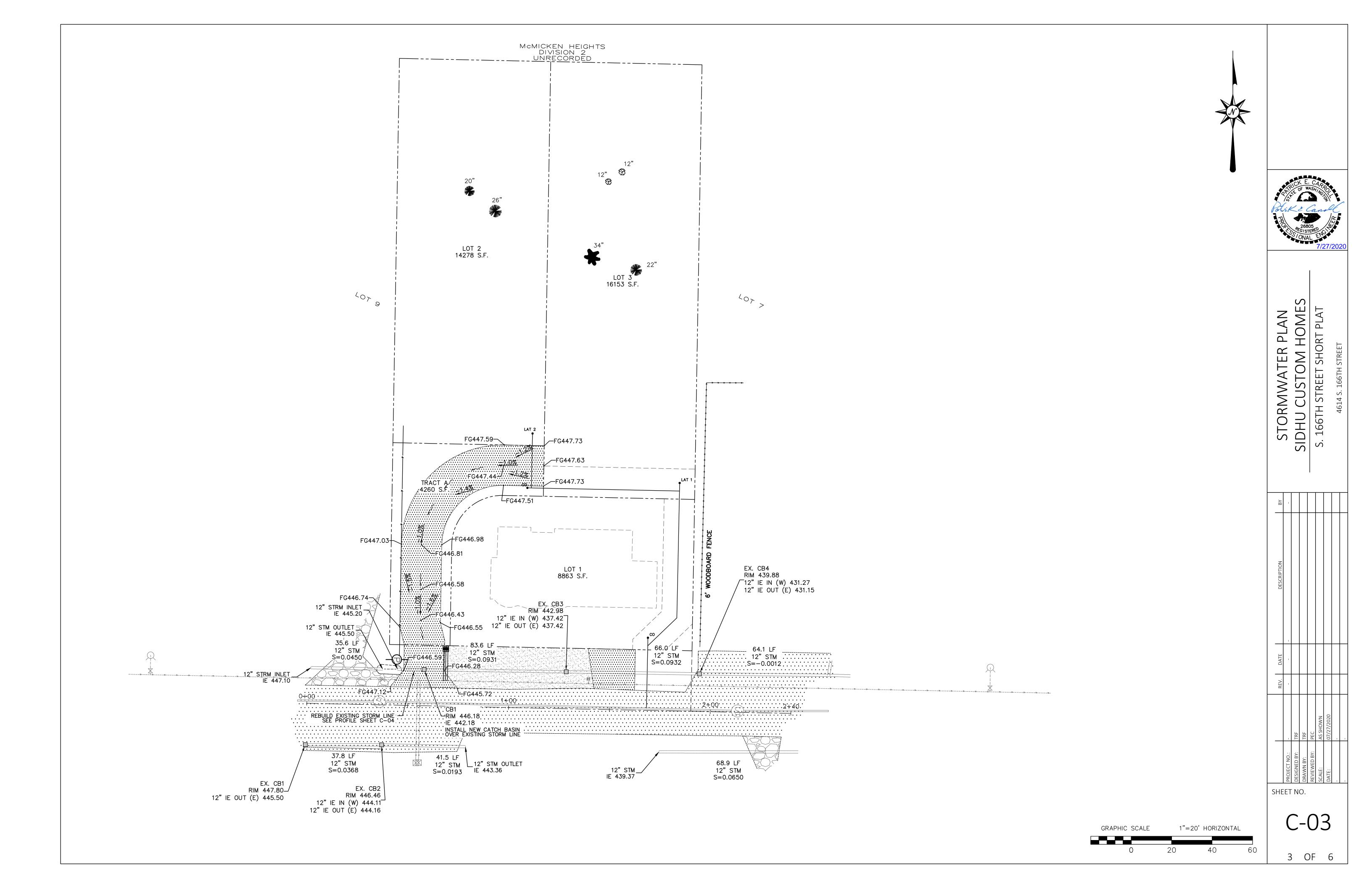
RIM RIM ELEVATION

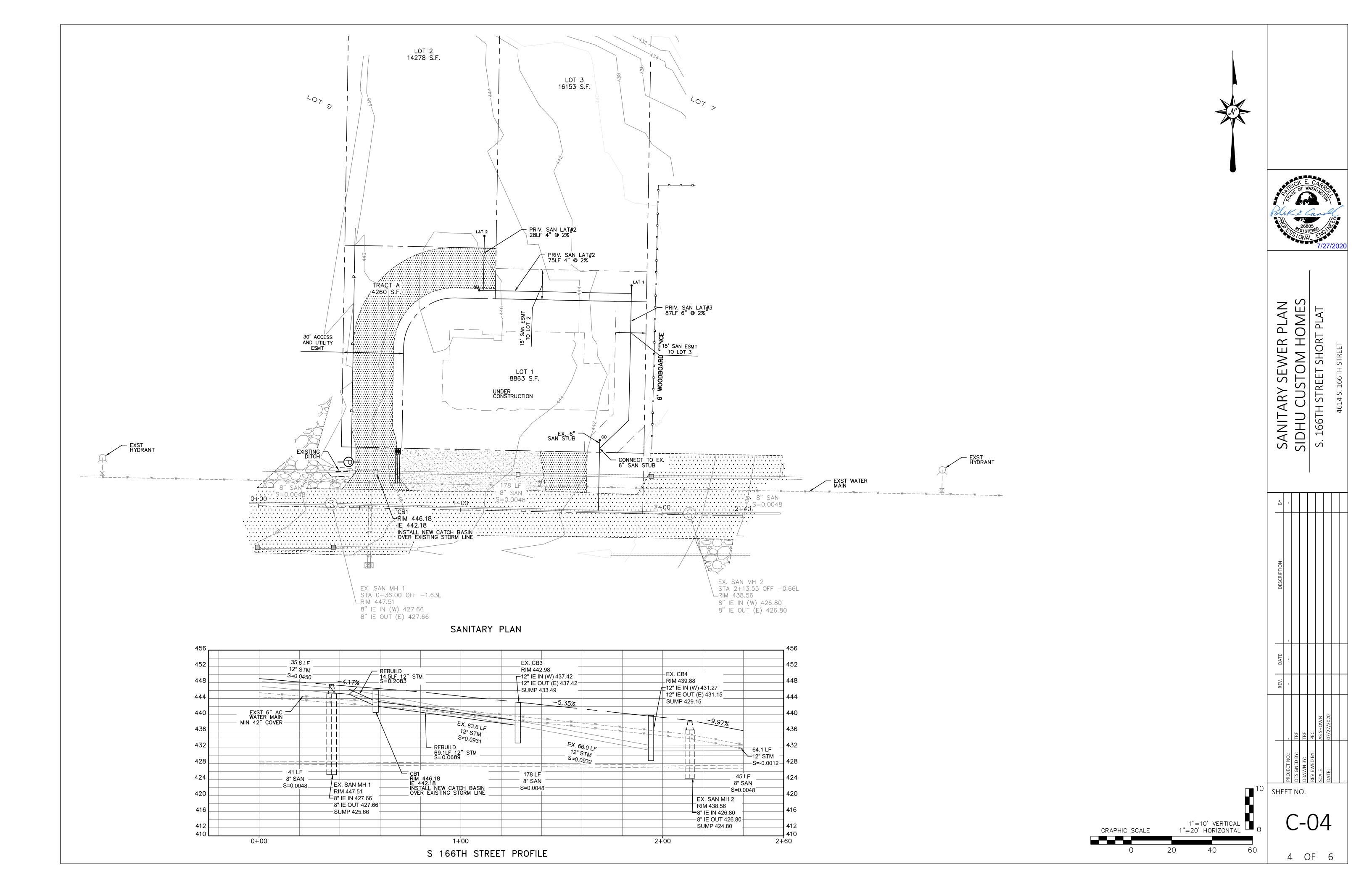
FGL FINISH GRADE AT LEFT

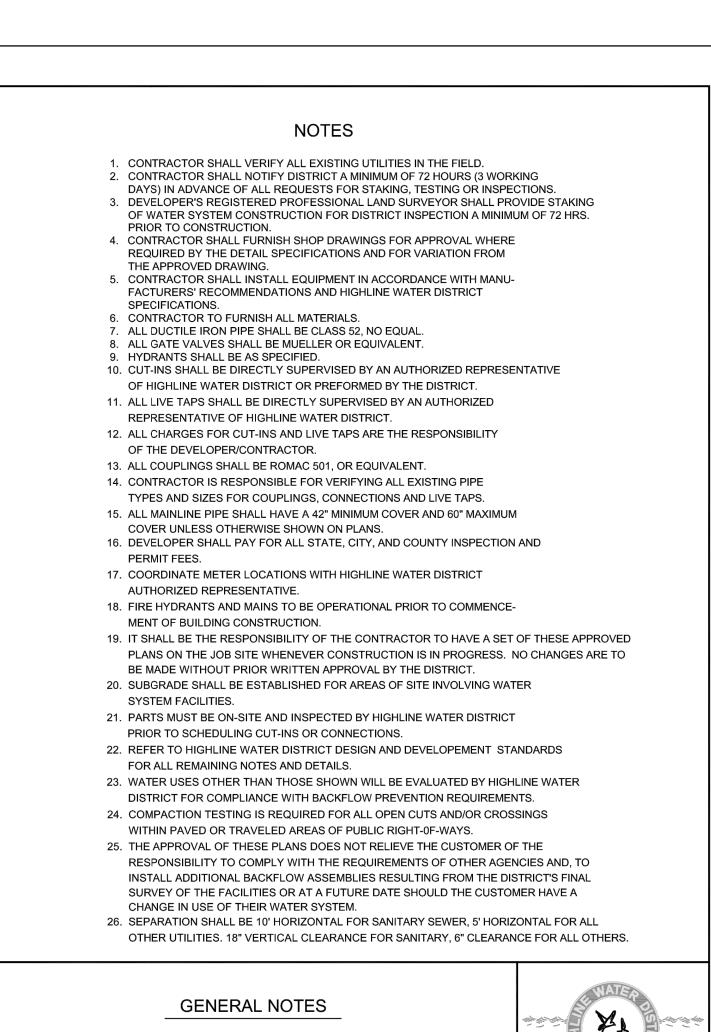


166TH STREET SHORT PLAT SIDHU S.

2 OF 6

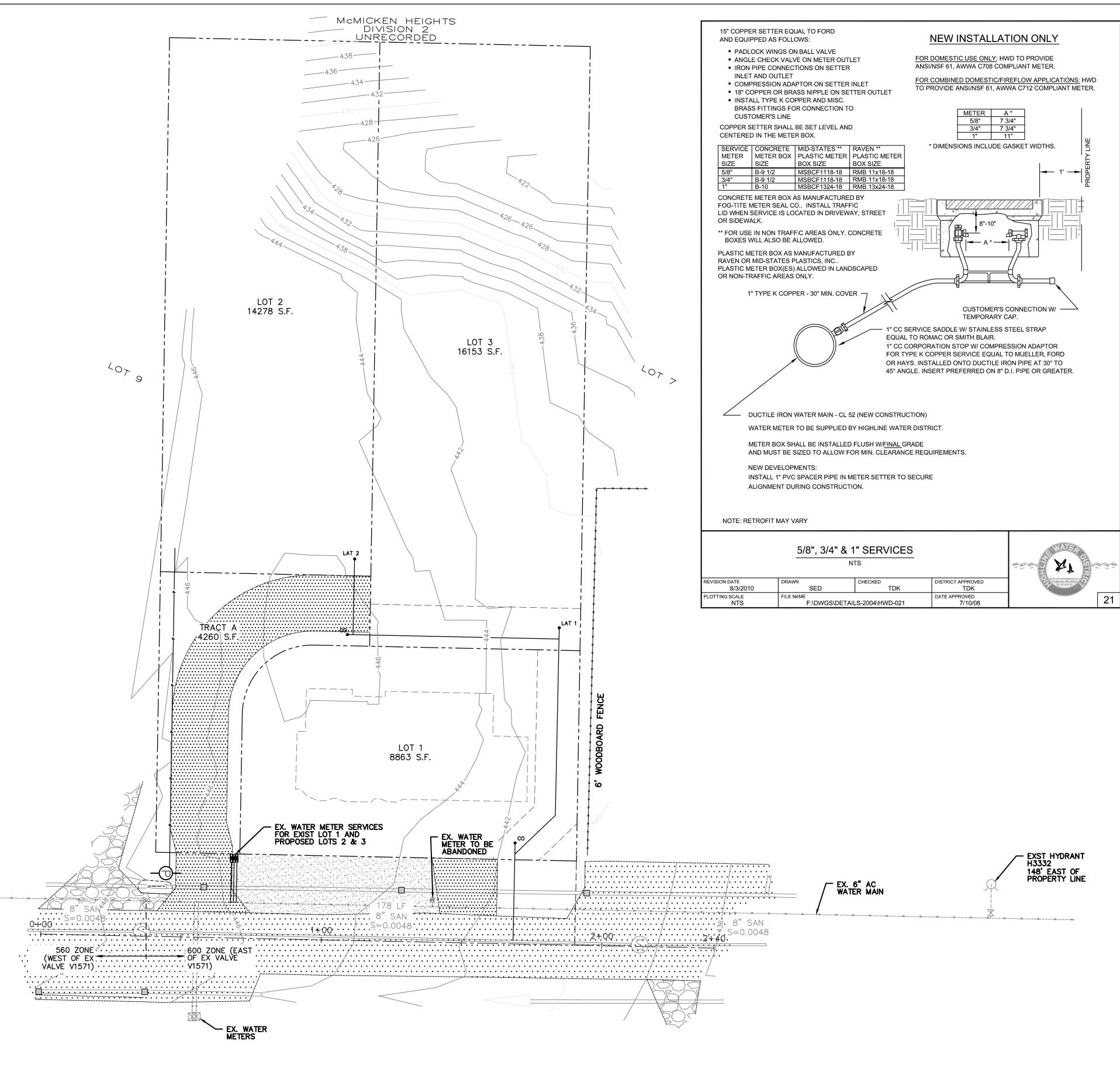






	OTHER UTILITIES.	18" VERTICAL CLEARANCE	FOR SANITARY, 6" CLEAF	RANCE FOR ALL OTHERS.
	GENE	WATER OF THE WATER		
ISION DATE 12/1/04	DRAWN SED	CHECKED TDK	DISTRICT APPROVED TDK	A STATE OF THE STA
TTING SCALE NTS	FILE NAME F:\DWGS\DE	ETAILS-2000\HWD-028	DATE APPROVED 12/1/04	28
	•		•	

EXST HYDRANT



SHEET NO. C-05

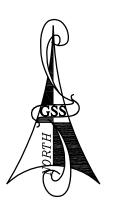
1"=20' HORIZONTAL

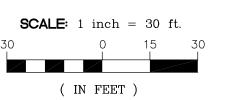
5 OF 6

N 88°47′52″ W 74.98' **LEGEND** SANITARY SEWER MANHOLE ----s- UNDERGROUND SEWER MAIN STORM DRAIN MANHOLE STORM DRAIN CATCH BASIN ---- UNDERGROUND STORM MAIN ─< EX. CULVERT</p> FIRE HYDRANT WATER METER WATER VALVE ---- WATER MAIN PAINTMARKS 40 GAS METER LOT 3 GAS VALVE 290 0 14,279 ±S.F. ----G- GAS MAIN-PAINTMARKS $0.32 \pm Ac$ POWER METER CABLE TV RISER UTILITY POLE ANCHOR 407 UTILITY POLE AND TRANSFORMER POWER POLE WITH DROP&LIGHT -OP- OVERHEAD POWER EXISTING SIGN TELEPHONE RISER MB MAIL BOX LOT 2 GATE POLE 16,150 ±S.F. 0.37 ±Ac —— o —— CHAIN LINK FENCE (CLF) ——□— WOOD FENCE (WDF) ——X—— WIRE FENCE (WF) WOOD RETAINING WALL BLOCKS RETAINING WALL 75.00 CONCRETE RETAINING WALL **PAVEMENT** TRACT A 00 4,260 ±S.F. NOO 0.09 ±Ac CONCRETE 19.90 74.98 SFR SINGLE FAMILY RESIDENTIAL 94.88' LOT 1 CULVERT RIM 433.12 12" IE 445.20 8,863 ±S.F. √¹ \ IE 431.23 W | CULVERT 0.20 ±Ac \ IE 431.31 E 12" IE 445.5 \IE 431.49 N ,119,98' CULVERT. 12" IE 447.1 RIM 439.81 RIM 442,98 _____s____s_____s____177.55LF_SS_@_0.48%(EX. SSMH RIM 447.51_ BRASS PLUG W/PUNCH 466TH ST IN CONC. ÍN CASE IE(MC) 427.66 VISITED MAY '19 E-W-SCULVERT ÉX. SSMH RIM 446.46 CULVERT___ RIM 447.80 RIM 438.56 IE 444.16 E 12" IE 443.36 12" IE 439.37 IE(MC) 426.8 IE 444.11 W $\mathsf{E}\mathsf{-}\mathsf{W}$ BRASS PLUG W/PUNCH IN CONC. IN CASE VISITED MAY '19

PROPOSED SHORT PLAT

OF A PORTION OF McMICKEN HEIGHTS DIV. 2, THE SE 1/4. OF THE NE 1/4 OF SECTION 27, T-23 N., R-04E., WILLAMETTE MERIDIAN, KING COUNTY, WASHINGTON





MERIDIAN: RECORD OF SURVEY REC. No. 20171207900010 VOL. 375/129

BASIS OF BEARINGS:

THE LINE BETWEEN THE MONUMENTS AT THE INTERSECTION OF 51ST AVE. S. WITH S. 166TH ST. AND S. 168TH ST. AS DEPICTED HEREON BEARING NO°59'44"W

SITE INFORMATION:

4614 S 166TH ST SITE ADDRESS: SEATAC, WA 98188

TAX ACCOUNT No.: 537980-2910

LEGAL DESCRIPTION:

THE SOUTH 290.40 FEET OF THE FOLLOWING DESCRIBED PROPERTY:

BEGINNING AT THE NORTHEAST CORNER OF THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 23 NORTH, RANGE 4 EAST, W.M., IN KING COUNTY, WASHINGTON; THENCE NORTH 89°59'10" WEST, 1,106.10 FEET; THENCE SOUTH 0°15'50" EAST, 1,251.60 FEET; THENCE SOUTH 0°15'50" EAST, 580.80 FEET; THENCE NORTH 89°59'10" WEST, 150 FEET; THENCE NORTH 0°15'50" WEST, 580.80 FEET; THENCE SOUTH 89°59'10" EAST, 150 FEET TO THE TRUE POINT OF BEGINNING;

(ALSO KNOWN AS THE SOUTH HALF OF LOT 8, BLOCK 14, McMICKEN HEIGHTS DIVISION 2, ACCORDING TO THE UNRECORDED PLAT THEREOF).

SITUATE IN THE COUNTY OF KING, STATE OF WASHINGTON.

LEGAL DESCRIPTION NOTE:

THE ABOVE LEGAL DESCRIPTION AND THIS SURVEY ARE BASED UPON STATUTORY WARRANTY DEED, AFN 20020424002754.

NOTES:

1. CONTROLLING BOUNDARY DATA WAS OBTAINED BY ACTUAL FIELD MEASUREMENTS. ANGULAR AND LINEAR RELATIONSHIPS OF FIELD TRAVERSE WERE DETERMINED WITH A NIKON DTM 330 FIVE SECOND TOTAL STATION SUPPLEMENTED WITH DATA COLLECTOR AND STEEL TAPE.

2. THE SITE AND ALL CENTERLINE CONTROL MONUMENTS SHOWN ON THIS RECORD OF SURVEY WERE VISITED IN MAY 2019. 3. THIS SURVEY ACCURACY MEETS OR EXCEEDS PRECISION REQUIREMENTS AS SET

FORTH IN W.A.C. 332-130-090. 4. THIS SURVEY WAS COMPLETE WITHOUT BENEFIT OF A CURRENT TITLE REPORT. EASEMENT AND OTHER ENCUMBRANCES OF RECORD MAY EXIST ON THIS PROPERTY

THAT ARE NOT NECESSARY SHOWN HEREON. 5. ALL STRUCTURES (BUILDINGS) TIES AND FENCES TIES SHOWN HEREON ARE

APPROXIMATE AND CAN NOT BE USED TO ESTABLISH PROPERTY LINES.

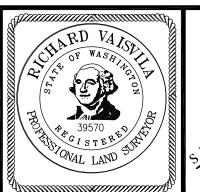
6. THIS SURVEY DOES NOT PURPORT TO SHOW ALL FENCES AND/OR ALL OTHER SIGNS OF OCCUPATION OR POSSESSION. 7. EXISTING, POSSESSION, I.E., FENCES, SHEDS, DRIVEWAY, ETC. MAY HAVE PRIOR

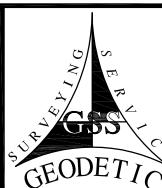
REFERENCES:

1. KING COUNTY ASSESSORS MAP OF NE 27-23-4.

2. RECORD OF SURVEY REC. No. 20171207900010

RIGHTS. DO NOT REMOVE THEM WITHOUT LEGAL ADVICE.





GEODETIC SURVEYING SERVICES

PHONE: (425) 299-1739

P.O. BOX 133 MUKILTEO, WA 98275-0133

SIDHU CUSTOM HOMES, INC. 4614 S 166TH ST SEATAC, WA. 98188

CITY OF SEATAC

PROPOSED SHORT PLAT

<u>7/27/20</u>

1"=20'

I DRAWN BY RVL

APPROVED RV

519STC1