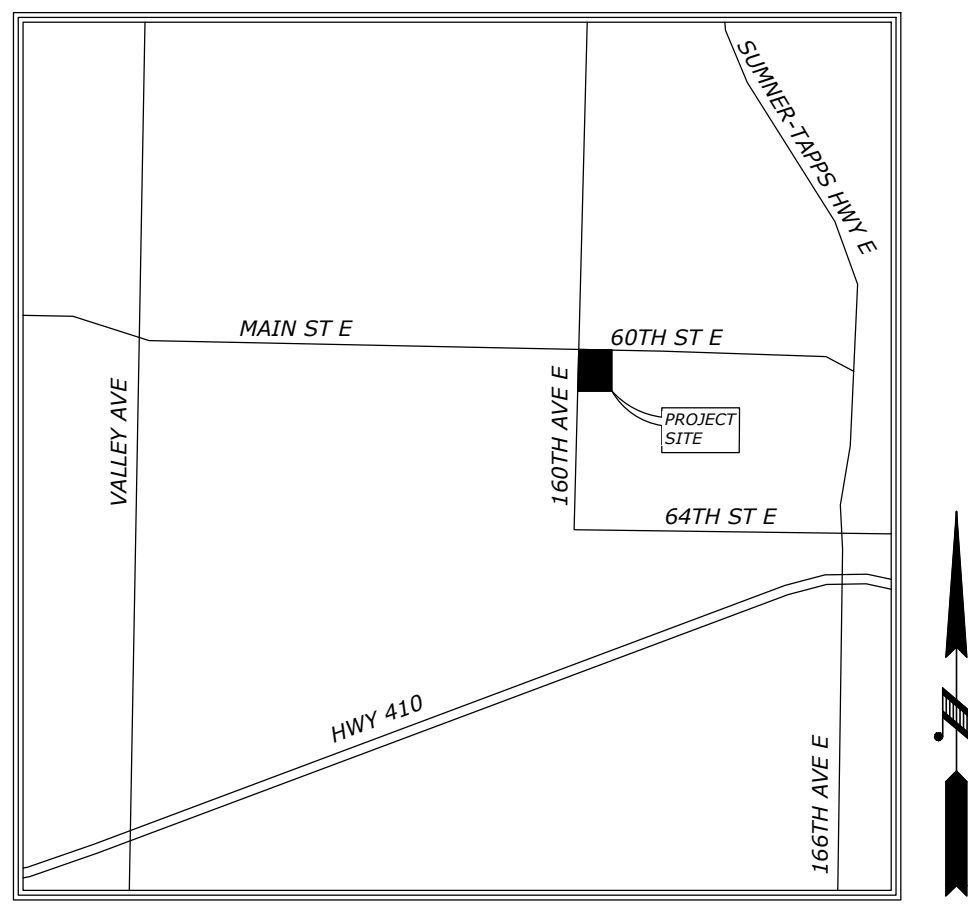


# SUMNER NATIONAL AUTO PARTS STORE

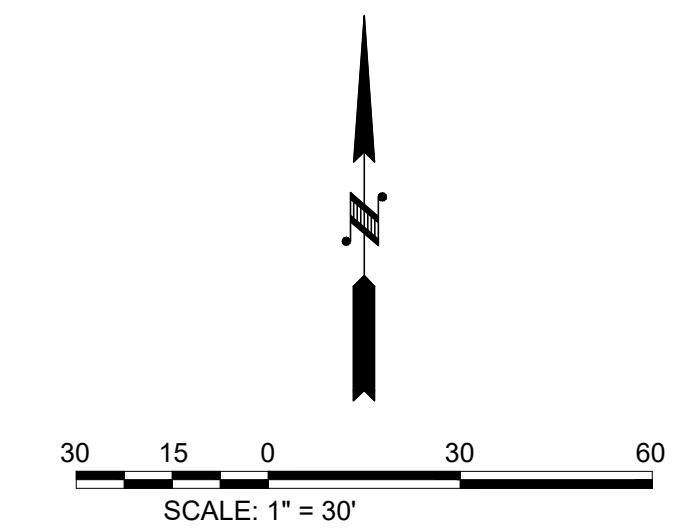
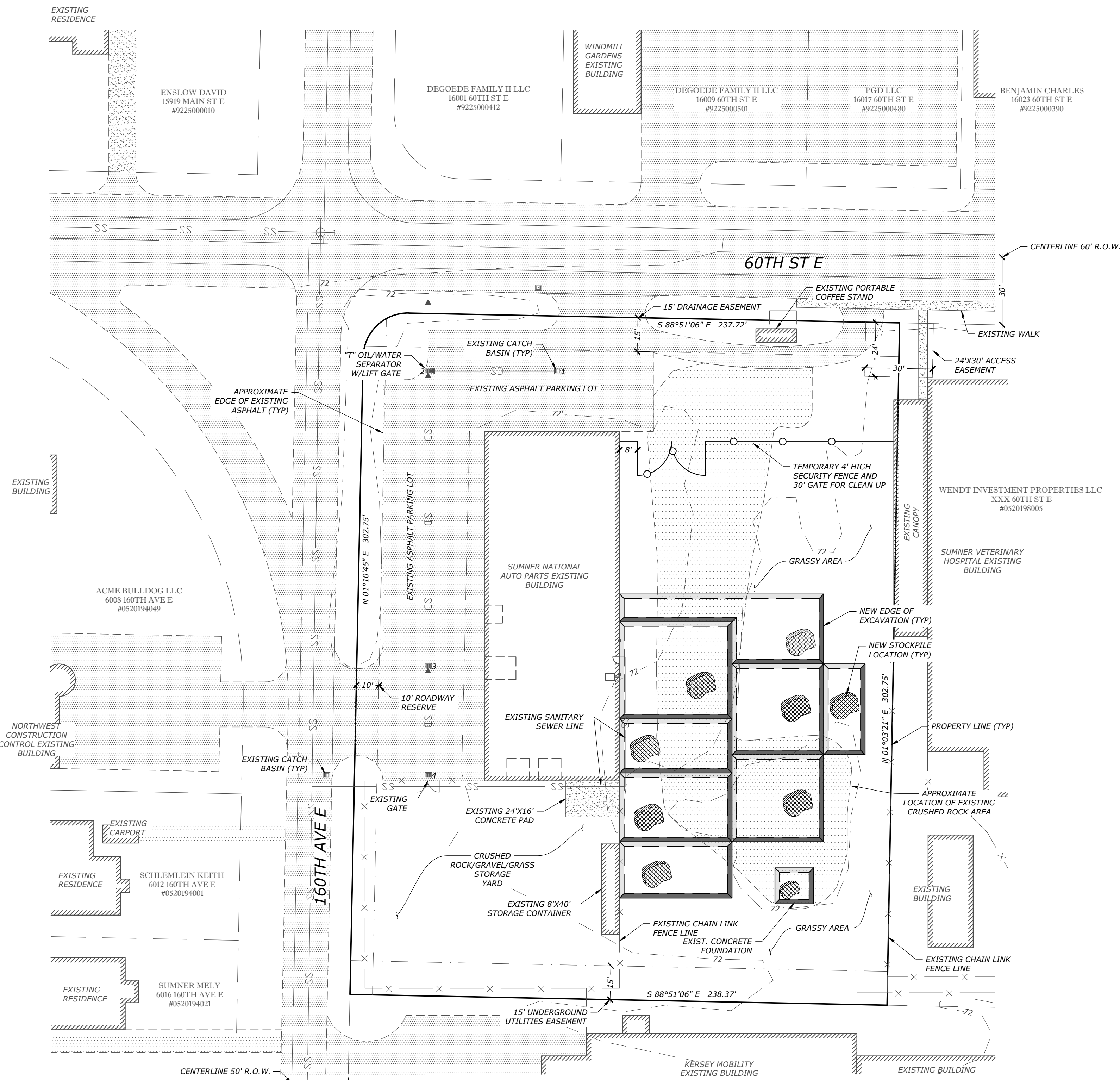
## 16008 60TH ST E



VICINITY MAP  
N.T.S.

### CITY OF SUMNER GENERAL NOTES

- ALL MATERIAL AND WORKMANSHIP SHALL CONFORM TO THE MOST RECENT WSDOT STANDARD SPECIFICATIONS FOR ROAD, BRIDGE, AND MUNICIPAL CONSTRUCTION AND THE CITY OF SUMNER DEVELOPMENT SPECIFICATIONS. IN CASE OF CONFLICT, THE CITY DEVELOPMENT SPECIFICATIONS AND STANDARD DETAILS TAKE PRECEDENCE.
- PRIOR TO ANY WORK COMMENCING, THE CONTRACTOR SHALL ATTEND A PRECONSTRUCTION MEETING TO BE ATTENDED BY ALL MAJOR CONTRACTORS, REPRESENTATIVES OF INVOLVED UTILITIES, AND THE CITY OF SUMNER. CALL (253) 299-5700 TO SCHEDULE A MEETING AT LEAST TWO (2) WORKING DAYS IN ADVANCE.
- SITE OWNER IS TO OBTAIN ALL PERMITS REQUIRED FROM THE STATE TO INCLUDE BUT NOT BE LIMITED TO THE NPDES STORMWATER GENERAL PERMIT.
- THE CONTRACTOR SHALL NOTIFY THE COUNTY AND/OR STATE, AND OBTAIN ALL NECESSARY PERMITS AND APPROVALS IF CONSTRUCTION IS TO TAKE PLACE IN COUNTY AND/OR STATE RIGHT-OF-WAY.
- ALL WORK WITHIN THE CITY RIGHT-OF-WAY SHALL BE CONDUCTED BY A LICENSED, BONDED, AND INSURED CONTRACTOR. THE CONTRACTOR SHALL BE REQUIRED TO SUBMIT A STREET OBSTRUCTION NOTIFICATION FORM, INCLUDING A TRAFFIC CONTROL PLAN IN CONFORMANCE WITH THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES AND WSDOT SPECIFICATION SECTION 1-10, TO THE PUBLIC WORKS DEPARTMENT FOR REVIEW AND APPROVAL A MINIMUM OF TWO (2) FULL WORKING DAYS PRIOR TO STREET OBSTRUCTION. NOTE THAT THE DAY THE STREET OBSTRUCTION NOTIFICATION FORM IS SUBMITTED TO THE CITY SHALL NOT COUNT AS ONE OF THE TWO DAYS. A NEW FORM WILL BE REQUIRED IF THE TIME, DATE, OR LOCATION OF THE PROPOSED OBSTRUCTION CHANGES FROM THAT REPORTED ON THE ORIGINAL FORM. CERTIFIED COPIES OF THE CONTRACTOR'S BUSINESS LICENSE AND INSURANCE POLICY SHALL BE SUBMITTED TO THE PUBLIC WORKS DEPARTMENT BEFORE PERMIT ISSUANCE.
- ANY STRUCTURE AND/OR OBSTRUCTION THAT NEED TO BE REMOVED OR RELOCATED AS A RESULT OF THIS PROJECT SHALL BE DONE SO AT THE DEVELOPER'S EXPENSE.
- ANY DISTURBANCE OR DAMAGE TO CRITICAL AREAS AND ASSOCIATED BUFFERS SHALL BE MITIGATED IN ACCORDANCE WITH A MITIGATION PLAN APPROVED BY THE SUMNER COMMUNITY DEVELOPMENT DEPARTMENT. THE PREPARATION AND IMPLEMENTATION OF THE MITIGATION PLAN SHALL BE AT THE DEVELOPER'S EXPENSE.
- ALL MANHOLES AND CATCH BASINS SHALL BE COVERED WITH TEMPORARY COVERS TO PREVENT ENTRANCE OF DIRT AND DEBRIS DURING CONSTRUCTION.
- BURIED UTILITIES ARE SHOWN IN THE APPROXIMATE LOCATION. THE CONTRACTOR SHALL LOCATE ALL UTILITIES PRIOR TO ANY CONSTRUCTION. CALL 1-800-424-5555 FOR "ONE CALL LOCATES."
- ANY REVISIONS MADE TO THESE PLANS MUST BE REVIEWED AND APPROVED BY THE ENGINEER OF RECORD AND THE CITY PUBLIC WORKS DEPARTMENT PRIOR TO IMPLEMENTATION IN THE FIELD.
- TRAFFIC CONTROL SHALL BE MAINTAINED BY THE CONTRACTOR. CONSTRUCTION SIGNS, CONES, BARRICADES, AND FLAGGERS SHALL BE EMPLOYED AS SPECIFIED ON THE APPROVED TRAFFIC CONTROL PLANS OR AS REQUIRED BY THE PUBLIC WORKS DEPARTMENT.
- AN APPROVED COPY OF THESE PLANS WITH REVISIONS MUST BE ON SITE WHENEVER CONSTRUCTION WORK IS IN PROGRESS.
- THE PUBLIC WORKS DEPARTMENT REQUIRES THE CONTRACTOR TO PROVIDE ADEQUATE HORIZONTAL AND VERTICAL CONTROL AT ALL TIMES ON SITE FOR PERIODIC SPOT CHECKS BY CITY PERSONNEL. THIS CONTROL WILL CONSIST OF FRONT-PROPERTY CORNER OFFSETS (20 FEET) STAKED PERPENDICULAR TO THE ROAD CENTERLINE. ALL CURVE RADIUS POINTS WILL BE STAKED.
- PRIVATE UTILITY EASEMENTS ARE REQUIRED ON THE FRONT 10 FEET OF EACH LOT.
- IF WORKERS ENTER ANY TRENCH OR OTHER EXCAVATION, FOUR (4) FEET OR MORE IN DEPTH, THAT DOES NOT MEET THE OPEN PIT REQUIREMENTS OF WSDOT SECTION 2-09.3, THE TRENCH/EXCAVATION SHALL BE SHORED AND CRIBBED. THE CONTRACTOR ALONE SHALL BE RESPONSIBLE FOR WORKER SAFETY. ALL TRENCH SAFETY SYSTEMS SHALL MEET THE REQUIREMENTS OF THE WASHINGTON INDUSTRIAL SAFETY AND HEALTH ACT, CHAPTER 49.17 RCW.
- EAST PIERCE FIRE AND RESCUE SHALL BE NOTIFIED IMMEDIATELY OF ALL GAS LINE BREAKS.
- CONSTRUCTION HOURS ARE MONDAY THROUGH FRIDAY, 7:00 A.M. TO 6:00 P.M., AND SATURDAY, SUNDAY, AND HOLIDAYS, 10:00 A.M. TO 6:00 P.M.. WORK CONDUCTED OUTSIDE THESE HOURS SHALL BE APPROVED BY THE COMMUNITY DEVELOPMENT DEPARTMENT A MINIMUM OF TWO (2) WORKING DAYS IN ADVANCE. THE DAY OF SUBMITTAL SHALL NOT BE COUNTED AS ONE OF THE TWO REQUIRED DAYS. ALL CITY PERSONNEL OVERTIME INSPECTION FEES SHALL BE PAID BY THE CONTRACTOR.
- BEFORE COMPLETION OF THE PROJECT, THE CONTRACTOR SHALL OBTAIN A "PUNCH LIST" PREPARED BY THE PUBLIC WORKS DEPARTMENT DETAILING REMAINING ITEMS OF WORK TO BE COMPLETED. ALL ITEMS OF WORK LISTED SHALL BE SATISFACTORILY COMPLETED PRIOR TO ACCEPTANCE OF THE WATER SYSTEM AND PROVISION OF SANITARY SEWER SERVICE.
- RECORD DRAWINGS (MYLAR) WILL BE SUBMITTED TO THE CITY BEFORE FINAL ACCEPTANCE.
- NO CONSTRUCTION WORK SHALL BEGIN UNTIL THE OWNER/DEVELOPER HAS ACQUIRED ALL REQUIRED RIGHT-OF-WAY AND/OR EASEMENTS, AND HAS PROVIDED THE PUBLIC WORKS DEPARTMENT WITH COPIES OF THE RECORDED DOCUMENTS.



### UTILITY NOTE

THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE APPROXIMATE ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK AND AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES THAT HAPPEN DUE TO THE CONTRACTOR'S FAILURE TO LOCATE EXACTLY AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES. BEYLER CONSULTING ASSUMES NO LIABILITY FOR THE LOCATION OF UNDERGROUND UTILITIES.

### SITE DATA

PARCEL NUMBER: 0520198006  
 SITE ADDRESS: 16008 60TH ST E SUMNER, WA 98390  
 SITE AREA: 69,041 SF (1.58 AC)  
 ZONING: GC (GENERAL COMMERCIAL)  
 SETBACKS:  
 FRONT: 5' MIN/25' MAX  
 BACK: 20'  
 INTERIOR: 5'

### TOPOGRAPHIC NOTE

THIS IS NOT A SURVEY. THE EXISTING CULTURAL AND TOPOGRAPHICAL DATA, SITE FEATURES, ELEVATIONS, AND PROPERTY BOUNDARIES SHOWN ON THESE DRAWINGS HAVE BEEN PREPARED BASED UPON INFORMATION FURNISHED BY THE OWNER, PIERCE COUNTY RECORDS, ENCO ENVIRONMENTAL, AND OTHER PUBLIC GIS INFORMATION. WHILE THIS INFORMATION IS BELIEVED TO BE RELIABLE, BEYLER CONSULTING CANNOT ENSURE ACCURACY AND THUS IS NOT RESPONSIBLE FOR THE ACCURACY OF THAT INFORMATION OR FOR ANY ERRORS OR OMISSIONS WHICH MAY HAVE BEEN INCORPORATED INTO THESE DRAWINGS AS A RESULT. IT IS RECOMMENDED THAT A LICENSED SURVEYOR ALWAYS BE USED TO SET CORNERS, ESTABLISH LOT LINES AND DETERMINE ELEVATIONS. IT IS THE SOLE RESPONSIBILITY OF THE OWNER AND/OR HIRED CONTRACTORS TO VERIFY ALL INFORMATION PRIOR TO PLACEMENT OF STRUCTURES ON THE PROPERTY.

### TAX DESCRIPTION

Section 19 Township 20 Range 05 Quarter 43 - LOT 4 OF SH PLAT 79-121 FORMERLY AKA SH PLAT 79-75 EXC POR DEEDED TO P CO ETN 569258 EASE OF RECORD PER ETN 701497 OUT OF 4-026 SEG M-0139 SP EMS (DCWJES11-5-82) (DC0757R38-26-88)

### PROJECT INFO

**CLIENT:**  
 ENCO ENVIRONMENTAL  
 P.O. BOX 1212  
 PUYALLUP, WA 98371  
 TEL: 253-841-9710

**ENGINEER:**  
 BEYLER CONSULTING  
 7602 BRIDGEPORT WAY W, STE 3D  
 LAKEWOOD, WA 98499  
 TEL: 253-301-4157

**OWNER:**  
 SUMNER NATIONAL AUTO PARTS  
 ROBERT S. SUSS  
 16008 60TH ST E  
 SUMNER, WA 98390

NO.	DESCRIPTION	INIT	DATE
1	REVISED PER CITY COMMENTS, NOV 4, 2016	BML	12/20/16

LAKEWOOD OFFICE  
 7602 BRIDGEPORT WAY W, STE 3D  
 LAKEWOOD, WA 98499  
 Phone: 253-301-4157  
 Fax: 253-301-4157

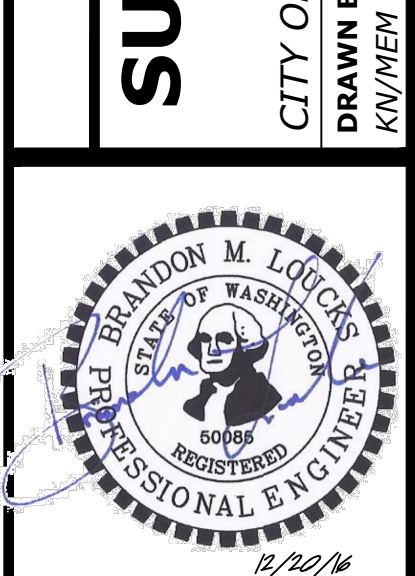
ISSAQUAH OFFICE  
 455 Rainier Blvd N  
 Issaquah, WA 98025  
 Fax: 425-392-0108

beylerconsulting.com

**BEYLER CONSULTING**  
 Plan. Design. Manage  
 CIVIL & STRUCTURAL ENGINEERING | LAND SURVEYING | PLANNING  
 PROJECT MANAGEMENT | FEASIBILITY | PERMIT EXISTING

CITY OF SUMNER, WASHINGTON  
 DRAWN BY: KN/MEW  
 CHECKED BY: BML  
 SCALE: HORIZ: 1"=30'  
 VERT: N/A  
 DATE: 08/23/2016

COVER SHEET - SITE PLAN  
**SUMNER NAT'L AUTO PARTS**  
 16008 60TH ST E



JOB NUMBER  
**16-243**  
 SHEET 1 OF 3  
**C1.0**