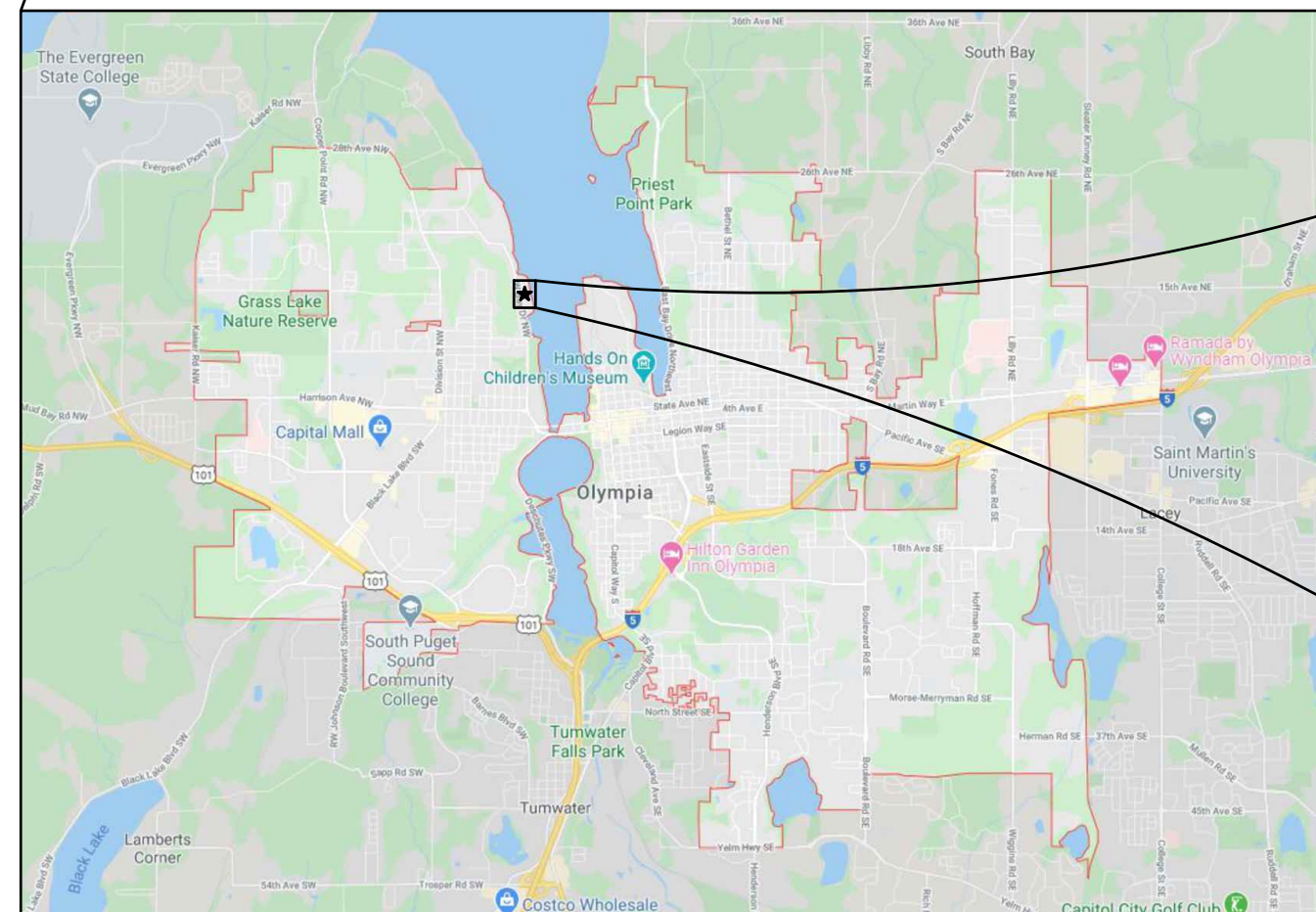
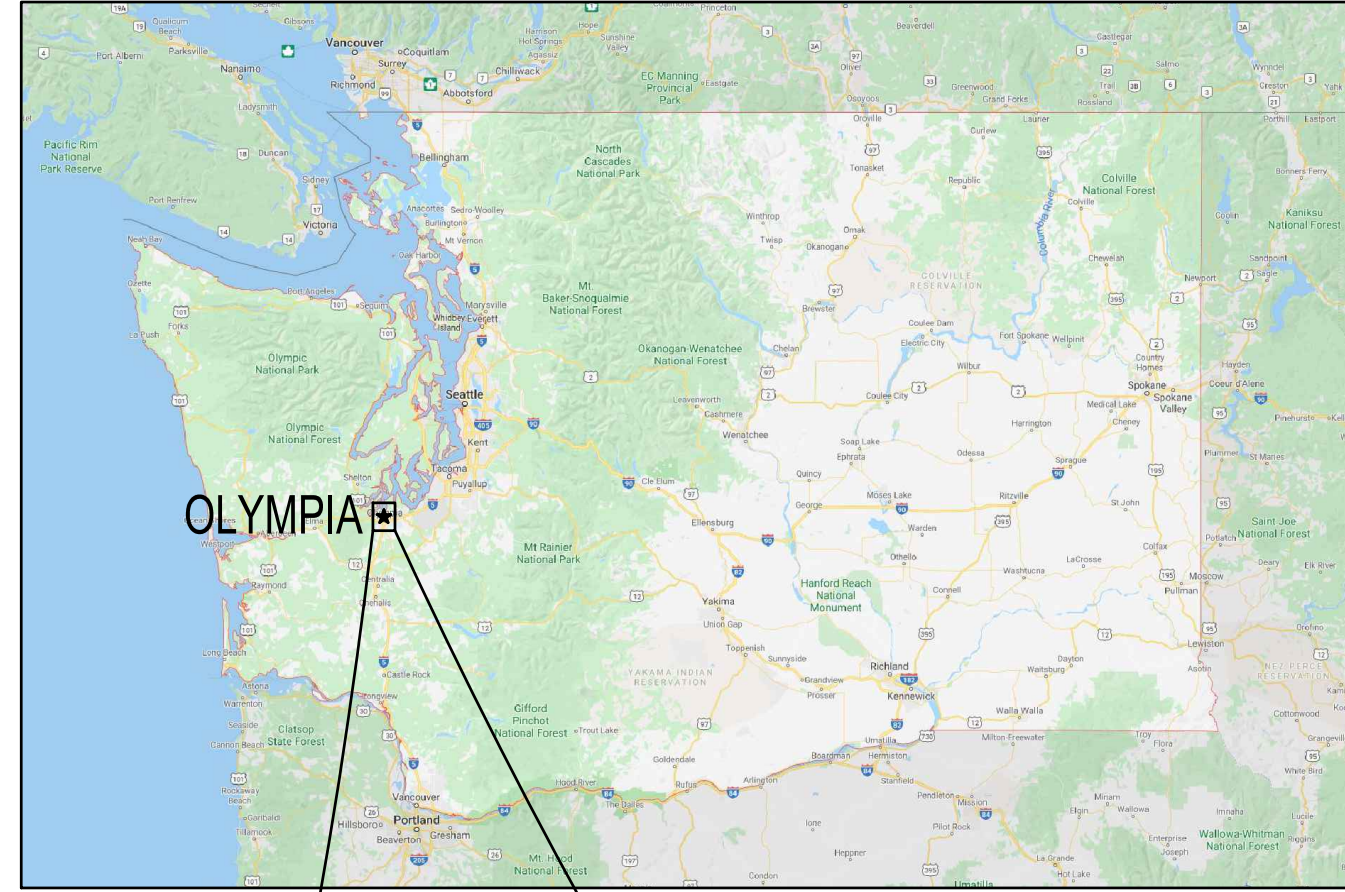


SEC. 10, T18N., R2W., W.M.

WEST BAY YARDS SITE PLAN REVIEW

OLYMPIA, WASHINGTON



OWNER / APPLICANT

WEST BAY DEVELOPMENT GROUP, LLC
P.O. BOX 1376
SUMNER, WA 98390
CONTACT: BRANDON SMITH

CONSULTANTS

SCJ ALLIANCE
8730 TALLON LANE NE, SUITE 200
LACEY, WA 98516
PHONE: 360.352.1465
CONTACT: WHITNEY HOLM, P.E.

ARCHITECT:
THOMAS ARCHITECTURE STUDIO
525 COLUMBIA STREET SW
OLYMPIA, WA 98501
PHONE: 360.915.8775
CONTACT: AMOS CALLENDER

SURVEYOR:
MTN2COAST
2320 MOTTMAN ROAD SW, SUITE 106
TUMWATER, WA 98512
PHONE: 360.239.1497
CONTACT: BLAIR PRIGGE, P.L.S.

GEOTECH:
LANDAU ASSOCIATES
SAGE GEOTECHNICAL
955 MAIN LANE SW SUITE B
TUMWATER, WA 98501
PHONE: 360.791.3178
CONTACT: CALVIN McCAUGHAN

SITE INFORMATION

PARCEL NUMBERS: 91013100000, 72600200100
ACRES: ±19.28

SITE ADDRESS:

1210 WEST BAY DR NW
OLYMPIA, WA 98502

UTILITIES

WATER/SEWER:
CITY OF OLYMPIA PUBLIC WORKS
601 4TH AVE E
OLYMPIA, WA 98501

POWER/GAS:
PUGET SOUND ENERGY
1.888.225.5773

DATUM:

HORIZONTAL - WASHINGTON STATE
PLANE COORDINATES, SOUTH ZONE,
NAD 83/2011 BASED ON GPS TIES TO
MONUMENTS USING THE WASHINGTON
STATE REFERENCE NETWORK.
VERTICAL - NAVD 88 BASED ON GPS
TIES TO MONUMENTS USING THE
WASHINGTON STATE REFERENCE
NETWORK.

LEGAL DESCRIPTION:

PARCEL A:
THAT PART OF BLOCK 2 OF SCHNEIDER'S SUBDIVISION, AS RECORDED IN VOLUME 6 OF PLATS, PAGE 77,
RECORDS OF THURSTON COUNTY, WASHINGTON, LYING NORTH OF THE NORTH LINE OF THE SOUTH 200
FEET OF BLOCK 369 OF OLYMPIA TIDE LANDS EXTENDED WEST;
EXCEPTING THEREFROM RIGHT OF WAY OF BURLING NORTHERN INC.

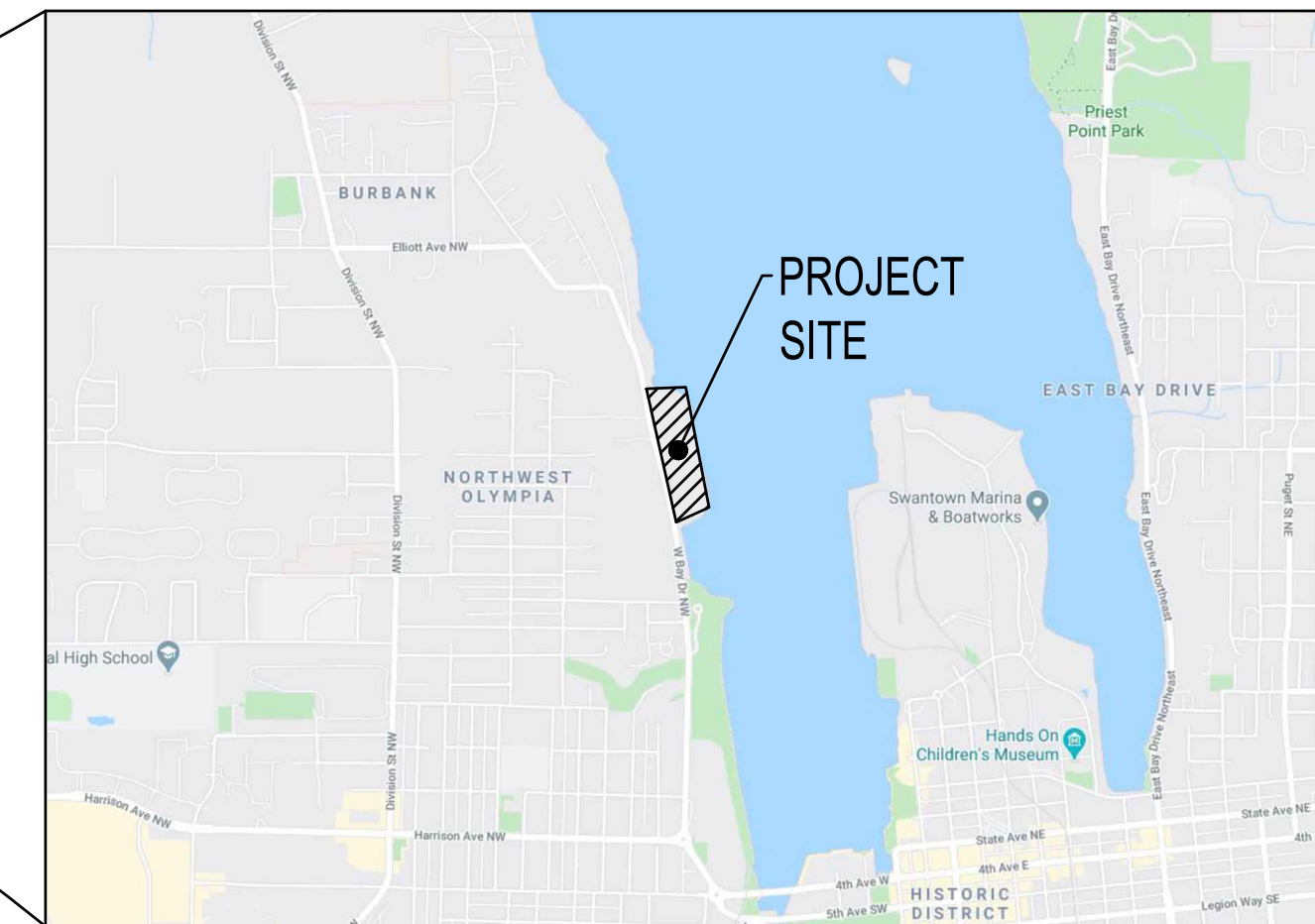
PARCEL B:
BLOCKS 366, 367 AND 369 OF OLYMPIA TIDE LANDS, RECORDS OF THURSTON COUNTY, WASHINGTON;
EXCEPTING THEREFROM THE SOUTH 200 FEET;
EXCEPTING THEREFROM RIGHT OF WAY OF BURLING NORTHERN INC.

PARCEL C:
BLOCKS 370 TO 380 INCLUSIVE OF OLYMPIA TIDE LANDS, RECORDS OF THURSTON COUNTY, WASHINGTON;
TOGETHER WITH VACATED STREETS ATTACHING THERETO BY OPERATION OF LAW;
EXCEPTING THEREFROM THAT PART OF LOT 5 IN SAID BLOCK 380, LYING WESTERLY OF A LINE
DESCRIBED AS BEGINNING AT A POINT ON THE NORTH LINE OF SAID BLOCK 380, NORTH 84°07'33" EAST
30.7 FEET FROM ITS NORTHWEST CORNER AND RUNNING THENCE SOUTH 3°23' EAST 159.01 FEET TO A
POINT ON THE SOUTH LINE OF SAID BLOCK, NORTH 89°31'12" WEST 10.65 FEET FROM ITS SOUTHWEST
CORNER ON THE GOVERNMENT MEANDER LINE OF BUDD INLET NORTH 10°40'37" WEST 951.64 FEET FROM
THE GOVERNMENT MEANDER CORNER AT THE SOUTHEAST CORNER OF HURD DONATION CLAIM NO. 59,
TOWNSHIP 18 NORTH, RANGE 2 WEST, W.M.;
EXCEPTING THEREFROM RIGHT OF WAY OF BURLING NORTHERN INC.

PARCEL D:
THAT PART OF HURD DONATION CLAIM NO. 59, TOWNSHIP 18 NORTH, RANGE 2 WEST, W.M., DESCRIBED
AS FOLLOWS:
BEGINNING AT THE GOVERNMENT MEANDER CORNER AT THE SOUTHEAST CORNER OF SAID HURD CLAIM;
RUNNING THENCE NORTH 10°40'37" WEST 750.42 FEET ALONG THE GOVERNMENT MEANDER LINE OF BUDD
INLET TO THE SOUTHEAST CORNER OF TRACT CONVEYED TO DELSON LUMBER CO., INC., BY DEED DATED
SEPTEMBER 7, 1948 AND RECORDED UNDER FILE NO. 440337;
RUNNING THENCE SOUTH 87°40'36" WEST ALONG THE SOUTH LINE OF SAID DELSON LUMBER CO. TRACT
130 FEET MORE OR LESS TO THE EASTERLY LINE OF WEST BAY DRIVE;
THENCE SOUTHEASTERLY ALONG SAID EASTERLY LINE OF WEST BAY DRIVE TO THE SOUTH LINE OF SAID
HURD CLAIM;
THENCE EAST ALONG SAID SOUTH LINE 105 FEET MORE OR LESS TO THE POINT OF BEGINNING;
EXCEPTING THEREFROM RIGHT OF WAY OF BURLING NORTHERN INC.

PARCEL E:
THAT PART OF HURD DONATION CLAIM NO. 59, TOWNSHIP 18 NORTH, RANGE 2 WEST, W.M., DESCRIBED
AS FOLLOWS:
BEGINNING AT THE SOUTHEAST CORNER OF TRACT CONVEYED TO DELSON LUMBER CO., INC., BY DEED
DATED SEPTEMBER 7, 1948 AND RECORDED UNDER FILE NO. 440337, BEING A POINT ON THE
GOVERNMENT MEANDER LINE OF BUDD INLET, NORTH 10°40'37" WEST 750.42 FEET FROM THE
GOVERNMENT MEANDER CORNER AT THE SOUTHEAST CORNER OF SAID HURD CLAIM;
RUNNING THENCE SOUTH 87°40'36" WEST ALONG THE SOUTH LINE OF SAID DELSON LUMBER CO. TRACT
101.65 FEET TO THE EASTERLY LINE OF RIGHT OF WAY OF BURLING NORTHERN INC.;
THENCE NORTH 9°51'13" WEST ALONG SAID EASTERLY LINE OF RIGHT OF WAY 71.93 FEET;
THENCE NORTH 74°05' EAST 99.96 FEET TO SAID MEANDER LINE;
THENCE SOUTH 10°40'37" EAST ALONG SAID MEANDER LINE 95.61 FEET TO THE POINT OF BEGINNING;
EXCEPTING THEREFROM RIGHT OF WAY OF BURLING NORTHERN INC.

IN THURSTON COUNTY, WASHINGTON.

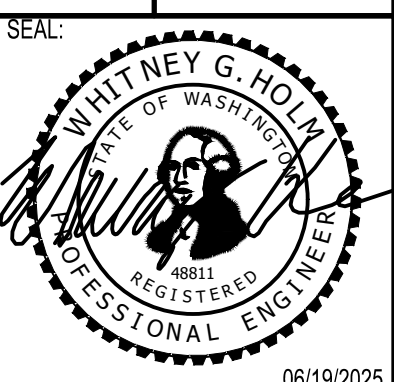


A PORTION OF SEC 10, T18N., R2W., W.M.
OLYMPIA, WASHINGTON

SHEET INDEX		
SHEET NUMBER	SHEET TITLE	SHEET DESCRIPTION
1	CV-01	COVER SHEET
2	GN-01	GENERAL NOTES
3	SV-1	TOPOGRAPHIC SURVEY
4	SV-2	TOPOGRAPHIC SURVEY
5	SV-3	TOPOGRAPHIC SURVEY
6	SV-4	TOPOGRAPHIC SURVEY
7	SV-5	BOUNDARY LINE ADJUSTMENT SURVEY
8	EC-01	DEMO AND TESC PLAN
9	SP-01	SITE IMPROVEMENT PLAN - PHASE 1
10	SP-02	SITE IMPROVEMENT PLAN - PHASE 2
11	SP-03	SITE IMPROVEMENT PLAN - PHASE 3
12	CG-01	GRADING PLAN
13	SD-01	DRAINAGE PLAN
14	SD-02	DRAINAGE DETAILS
15	WT-01	WATER PLAN
16	SS-01	SEWER PLAN
17	FR-01	FRONTAGE IMPROVEMENT PLAN
18	FR-02	FRONTAGE IMPROVEMENT PLAN
19	FR-03	FRONTAGE IMPROVEMENT DETAILS
LANDSCAPE		
20	LS-01	OVERALL LANDSCAPE PLAN
21	LS-02	SOUTH LANDSCAPE PLAN
22	LS-03	CENTRAL LANDSCAPE PLAN
23	LS-04	PHASE 2 BUILDING 4 LANDSCAPE
24	LS-05	PHASE 2 BUILDING 5 LANDSCAPE
25	LS-06	DETAILS AND NOTES

SCJ ALLIANCE
CONSULTING SERVICES
8730 TALLON LANE NE, SUITE 200, LACEY, WA 98516
P: 360.352.1465 F: 360.352.1509
SCJALLIANCE.COM

COVER SHEET
WEST BAY YARDS DEVELOPMENT
OLYMPIA, WASHINGTON



DESIGNER:
W. HOLM
DRAWN BY:
E. MARTINEZ
APPROVED BY:
W. HOLM
DATE:
JUNE 2025
JOB NO:
3264.02
DRAWING FILE NO:
3264.02 CV-01
DRAWING NO:
CV-01
SHEET NO:
1 OF 25

Jun 27 2025 11:03:16am User: scj\wholm
 W:\PROJECTS\3264 WEST BAY MULTI-FAMILY\CAD\3264.02 CV-01.DWG

CALL BEFORE YOU DIG
THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR THE LOCATION AND PROTECTION OF ALL EXISTING UTILITIES. THE CONTRACTOR SHALL VERIFY ALL UTILITY LOCATIONS PRIOR TO CONSTRUCTION BY CALLING THE UNDERGROUND LOCATE LINE AT 811 OR (800)-424-5555 A MINIMUM OF 48 HOURS PRIOR TO ANY EXCAVATION.

LEGAL DESCRIPTION

PARCEL A:
THAT PART OF BLOCK 2 OF SCHNEIDER'S SUBDIVISION, AS RECORDED IN VOLUME 6 OF PLATS, PAGE 77, RECORDS OF THURSTON COUNTY, WASHINGTON, LYING NORTH OF THE NORTH LINE OF THE SOUTH 200 FEET OF BLOCK 369 OF OLYMPIA TIDE LANDS EXTENDED WEST; EXCEPTING THEREFROM RIGHT OF WAY OF BURLING NORTHERN INC.

PARCEL B:
BLOCKS 366, 367 AND 369 OF OLYMPIA TIDE LANDS, RECORDS OF THURSTON COUNTY, WASHINGTON; EXCEPTING THEREFROM THE SOUTH 200 FEET; EXCEPTING THEREFROM RIGHT OF WAY OF BURLING NORTHERN INC.

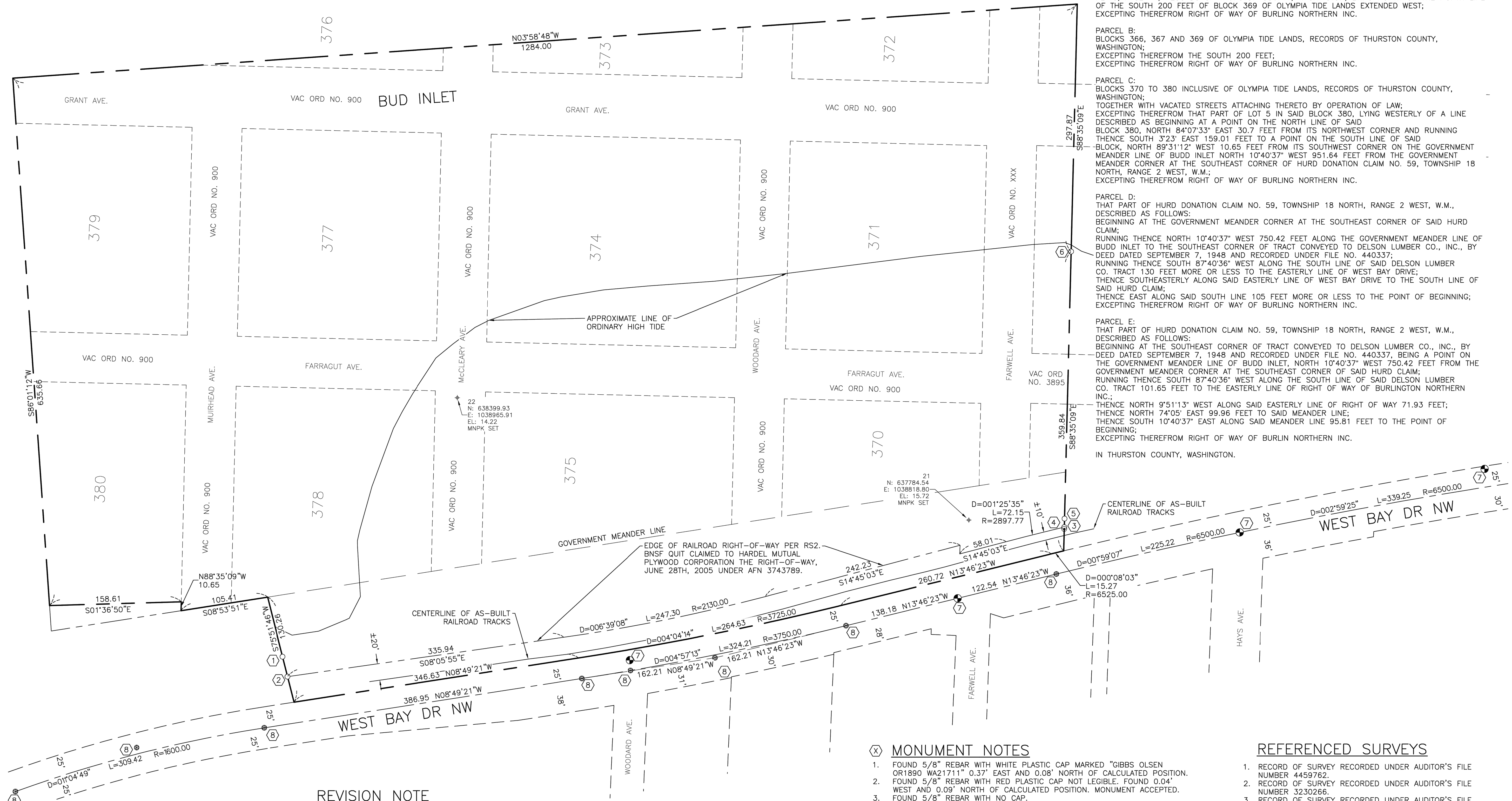
PARCEL C:
BLOCKS 370 TO 380 INCLUSIVE OF OLYMPIA TIDE LANDS, RECORDS OF THURSTON COUNTY, WASHINGTON; TOGETHER WITH VACATED STREETS ATTACHING THERETO BY OPERATION OF LAW; EXCEPTING THEREFROM THAT PART OF LOT 5 IN SAID BLOCK 380, LYING WESTERLY OF A LINE DESCRIBED AS BEGINNING AT A POINT ON THE NORTH LINE OF SAID BLOCK 380, NORTH 84°07'33" EAST 30.7 FEET FROM ITS NORTHWEST CORNER AND RUNNING THENCE SOUTH 3°23' EAST 159.01 FEET TO A POINT ON THE SOUTH LINE OF SAID BLOCK, NORTH 89°31'12" WEST 10.65 FEET FROM ITS SOUTHWEST CORNER ON THE GOVERNMENT MEANDER LINE OF BUDD INLET NORTH 10°40'37" WEST 951.64 FEET FROM THE GOVERNMENT MEANDER CORNER AT THE SOUTHEAST CORNER OF HURD DONATION CLAIM NO. 59, TOWNSHIP 18 NORTH, RANGE 2 WEST, W.M.; EXCEPTING THEREFROM RIGHT OF WAY OF BURLING NORTHERN INC.

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THAT PART OF HURD DONATION CLAIM NO. 59, TOWNSHIP 18 NORTH, RANGE 2 WEST, W.M., DESCRIBED AS FOLLOWS:
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RUNNING THENCE SOUTH 87°40'36" WEST ALONG THE SOUTH LINE OF SAID DELSON LUMBER CO. TRACT 130 FEET MORE OR LESS TO THE EASTERLY LINE OF WEST BAY DRIVE;
THENCE SOUTHEASTERLY ALONG SAID EASTERLY LINE OF WEST BAY DRIVE TO THE SOUTH LINE OF SAID HURD CLAIM;
THENCE EAST ALONG SAID SOUTH LINE 105 FEET MORE OR LESS TO THE POINT OF BEGINNING; EXCEPTING THEREFROM RIGHT OF WAY OF BURLING NORTHERN INC.

PARCEL E:
THAT PART OF HURD DONATION CLAIM NO. 59, TOWNSHIP 18 NORTH, RANGE 2 WEST, W.M., DESCRIBED AS FOLLOWS:
BEGINNING AT THE SOUTHEAST CORNER OF TRACT CONVEYED TO DELSON LUMBER CO., INC., BY DEED DATED SEPTEMBER 7, 1948 AND RECORDED UNDER FILE NO. 440337, BEING A POINT ON THE GOVERNMENT MEANDER LINE OF BUDD INLET, NORTH 10°40'37" WEST 750.42 FEET FROM THE GOVERNMENT MEANDER CORNER AT THE SOUTHEAST CORNER OF SAID HURD CLAIM;
RUNNING THENCE SOUTH 87°40'36" WEST ALONG THE SOUTH LINE OF SAID DELSON LUMBER CO. TRACT 101.65 FEET TO THE EASTERLY LINE OF RIGHT OF WAY OF BURLINGTON NORTHERN INC.;

THENCE NORTH 9°51'13" WEST ALONG SAID EASTERLY LINE OF RIGHT OF WAY 71.93 FEET;
THENCE NORTH 74°05' EAST 99.96 FEET TO SAID MEANDER LINE;
THENCE SOUTH 10°40'37" EAST ALONG SAID MEANDER LINE 95.81 FEET TO THE POINT OF BEGINNING;
EXCEPTING THEREFROM RIGHT OF WAY OF BURLING NORTHERN INC.

IN THURSTON COUNTY, WASHINGTON.



REVISION NOTE
SV-4 WAS ADDED TO THE MAP ON 06/18/2020 TO SHOW THE ADDITIONAL TIDAL MAPPING COMPLETED BY M2C ON 06/08/2020.

DATUM
HORIZONTAL - WASHINGTON STATE PLANE COORDINATES, SOUTH ZONE, NAD 83/2011 BASED ON GPS TIES TO MONUMENTS USING THE WASHINGTON STATE REFERENCE NETWORK.
VERTICAL - NAVD 88 BASED ON GPS TIES TO MONUMENTS USING THE WASHINGTON STATE REFERENCE NETWORK.
CONVERSION FROM NAVD 88 TO MLLW: SUBTRACT 4.03 FEET.

SHEET INDEX

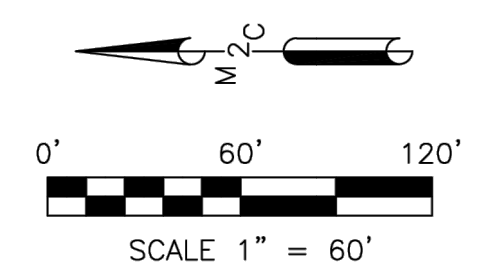
SV-1	OVERALL BOUNDARY AND RIGHT-OF-WAY, DATUM, REFERENCED SURVEYS, LEGAL DESCRIPTION.
SV-2	SOUTH SIDE OF TOPOGRAPHICAL MAPPING, SURVEY NOTES, MONUMENT NOTES, UTILITY NOTE, LEGENDS.
SV-3	NORTH SIDE OF TOPOGRAPHICAL MAPPING, STRUCTURE INFORMATION.
SV-4	ADDITIONAL TIDAL MAPPING COMPLETED ON 06/08/2020.

MONUMENT NOTES

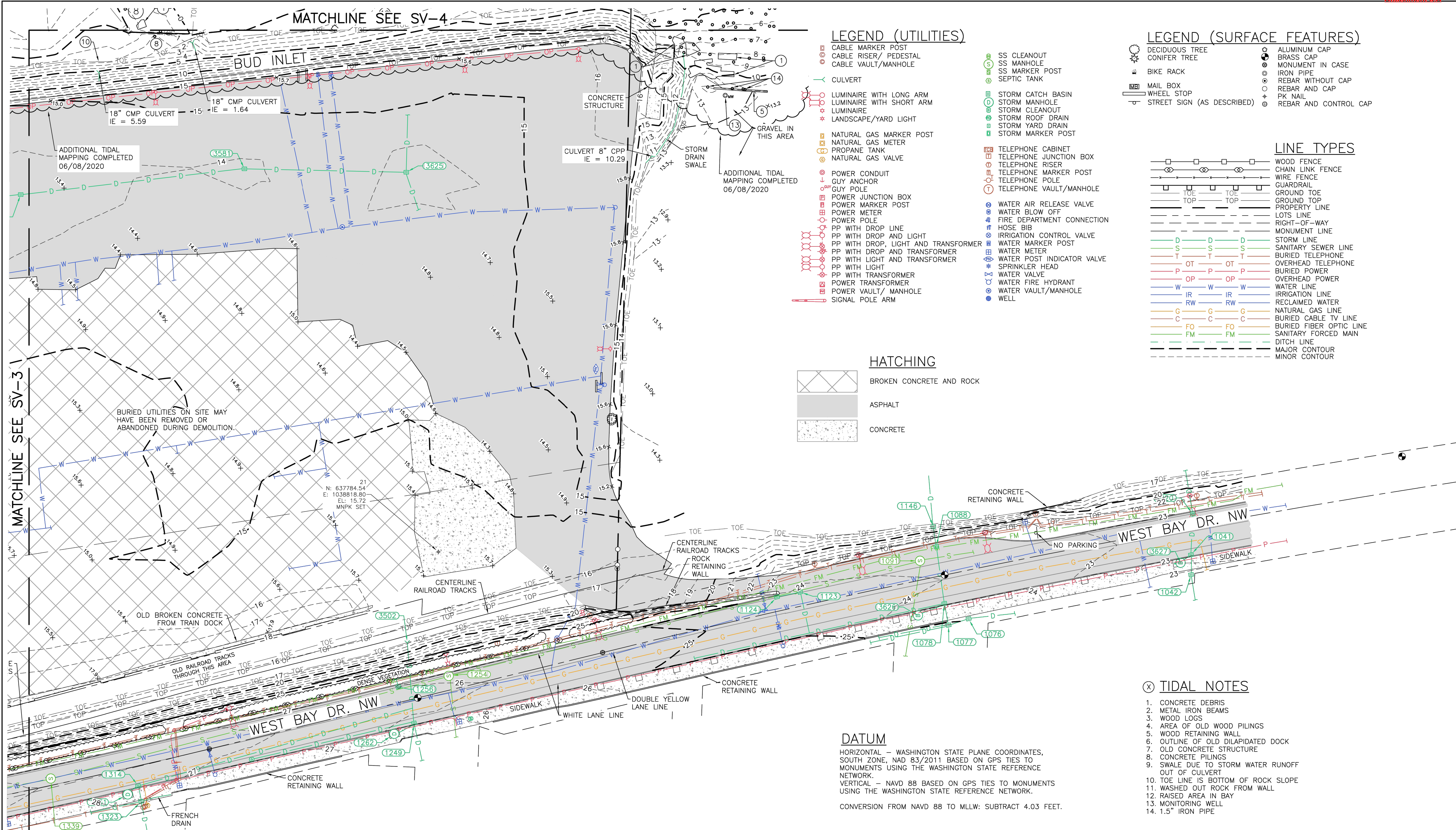
- FOUND 5/8" REBAR WITH WHITE PLASTIC CAP MARKED "GIBBS OLSEN OR1890 WA21711" 0.37' EAST AND 0.08' NORTH OF CALCULATED POSITION.
- FOUND 5/8" REBAR WITH RED PLASTIC CAP NOT LEGIBLE. FOUND 0.04' WEST AND 0.09' NORTH OF CALCULATED POSITION. MONUMENT ACCEPTED.
- FOUND 5/8" REBAR WITH NO CAP.
- FOUND 5/8" REBAR WITH RED PLASTIC CAP NOT LEGIBLE. HELD MONUMENT FOR THE SOUTHWEST CORNER OF BOUNDARY PER RS2.
- FOUND 5/8" REBAR WITH RED PLASTIC CAP NOT LEGIBLE. MONUMENT FOUND ON SOUTH PROPERTY LINE.
- FOUND 5/8" REBAR WITH WHITE PLASTIC CAP MARKED "GIBBS OLSEN OR1890 WA21711" 0.18' EAST AND 0.03' SOUTH OF CALCULATED POSITION.
- FOUND 2 1/2" BRASS DISC IN CONCRETE.
- FOUND 2 1/2" BRASS DISC IN MONUMENT CASE.

REFERENCED SURVEYS

- RECORD OF SURVEY RECORDED UNDER AUDITOR'S FILE NUMBER 4459762.
- RECORD OF SURVEY RECORDED UNDER AUDITOR'S FILE NUMBER 3230266.
- RECORD OF SURVEY RECORDED UNDER AUDITOR'S FILE NUMBER 894866.
- BOUNDARY LINE ADJUSTMENT RECORDED UNDER AUDITOR'S FILE NUMBER 4112302.
- RAILROAD/STATION MAP, LAND TRACKS AND STRUCTURES, NORTHERN PACIFIC, TACOMA DIVISION, OLYMPIA, THURSTON COUNTY, WASHINGTON. SECTION 10 AND 15, TOWNSHIP 18N, RANGE 2W, W.M., STA 510+00 TO END, DATED JUNE 13, 1916.



DATE 06/18/2020			PROJECT NAME: WEST BAY LANDING TOPOGRAPHIC SURVEY	SHEET NAME: SV-1
SCALE 1" = 60'			CLIENT NAME: THE MILESTONE COMPANY	SHEET NO. 1 OF 4
M2C PROJECT NO.: 19-120		PROFESSIONAL LAND SURVEYORS 2320 MOTTMAN RD SW, STE 106 TUMWATER, WA 98512 360.688.1949		
DRAWN PBJ				
CHECKED SEP				
APPROVED BEP				



LEGEND (UTILITIES)

- CABLE MARKER POST
- CABLE RISER/ PEDESTAL
- CABLE VAULT/MANHOLE
- CULVERT
- LUMINAIRE WITH LONG ARM
- LUMINAIRE WITH SHORT ARM
- LUMINAIRE
- LANDSCAPE/YARD LIGHT
- NATURAL GAS MARKER POST
- NATURAL GAS METER
- PROPANE TANK
- NATURAL GAS VALVE
- POWER CONDUIT
- GUY ANCHOR
- GUY POLE
- POWER JUNCTION BOX
- POWER MARKER POST
- POWER METER
- POWER POLE
- PP WITH DROP LINE
- PP WITH DROP AND LIGHT
- PP WITH DROP, LIGHT AND TRANSFORMER
- PP WITH DROP AND TRANSFORMER
- PP WITH LIGHT AND TRANSFORMER
- PP WITH LIGHT
- PP WITH TRANSFORMER
- POWER TRANSFORMER
- POWER VAULT/ MANHOLE
- SIGNAL POLE ARM
- SS CLEANOUT
- SS MANHOLE
- SS MARKER POST
- SEPTIC TANK
- STORM CATCH BASIN
- STORM MANHOLE
- STORM CLEANOUT
- STORM ROOF DRAIN
- STORM YARD DRAIN
- STORM MARKER POST
- TELEPHONE CABINET
- TELEPHONE JUNCTION BOX
- TELEPHONE RISER
- TELEPHONE MARKER POST
- TELEPHONE POLE
- TELEPHONE VAULT/MANHOLE
- WATER AIR RELEASE VALVE
- WATER BLOW OFF
- FIRE DEPARTMENT CONNECTION
- HOSE BIB
- IRRIGATION CONTROL VALVE
- WATER MARKER POST
- WATER METER
- WATER POST INDICATOR VALVE
- SPRINKLER HEAD
- WATER VALVE
- WATER FIRE HYDRANT
- WATER VAULT/MANHOLE
- WELL

LEGEND (SURFACE FEATURES)

- DECIDUOUS TREE
- CONIFER TREE
- BIKE RACK
- MAIL BOX
- WHEEL STOP
- STREET SIGN (AS DESCRIBED)
- ALUMINUM CAP
- BRASS CAP
- MONUMENT IN CASE
- IRON PIPE
- REBAR WITHOUT CAP
- REBAR AND CAP
- PK NAIL
- REBAR AND CONTROL CAP

LINE TYPES

- WOOD FENCE
- CHAIN LINK FENCE
- WIRE FENCE
- GUARDRAIL
- GROUND TOE
- GROUND TOP
- PROPERTY LINE
- LOTS LINE
- RIGHT-OF-WAY
- MONUMENT LINE
- STORM LINE
- SANITARY SEWER LINE
- BURIED TELEPHONE
- OVERHEAD TELEPHONE
- BURIED POWER
- OVERHEAD POWER
- WATER LINE
- IRRIGATION LINE
- RECLAIMED WATER
- NATURAL GAS LINE
- BURIED CABLE TV LINE
- BURIED FIBER OPTIC LINE
- SANITARY FORCED MAIN
- DITCH LINE
- MAJOR CONTOUR
- MINOR CONTOUR

HATCHING

- BROKEN CONCRETE AND ROCK
- ASPHALT
- CONCRETE

(X) TIDAL NOTES

1. CONCRETE DEBRIS
2. METAL IRON BEAMS
3. WOOD LOGS
4. AREA OF OLD WOOD PILINGS
5. WOOD RETAINING WALL
6. OUTLINE OF OLD DILAPIDATED DOCK
7. OLD CONCRETE STRUCTURE
8. CONCRETE PILINGS
9. SWALE DUE TO STORM WATER RUNOFF OUT OF CULVERT
10. TOE LINE IS BOTTOM OF ROCK SLOPE
11. WASHED OUT ROCK FROM WALL
12. RAISED AREA IN BAY
13. MONITORING WELL
14. 1.5" IRON PIPE

DATUM

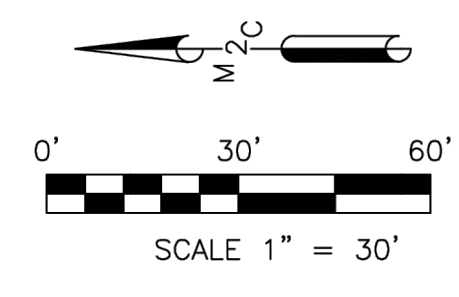
HORIZONTAL - WASHINGTON STATE PLANE COORDINATES, SOUTH ZONE, NAD 83/2011 BASED ON GPS TIES TO MONUMENTS USING THE WASHINGTON STATE REFERENCE NETWORK.
 VERTICAL - NAVD 88 BASED ON GPS TIES TO MONUMENTS USING THE WASHINGTON STATE REFERENCE NETWORK.
 CONVERSION FROM NAVD 88 TO MLLW: SUBTRACT 4.03 FEET.

SURVEY NOTES

1. INSTRUMENT USED: SOKKIA SRX 3 TOTAL STATION AND TOPCON GR5 GPS.
2. SURVEY COMPLETED 01/24/2020.
3. ALL MONUMENTS SHOWN AS FOUND VISITED 01/2020.
4. THE PURPOSE OF THE TOPOGRAPHICAL MAPPING IS FOR FUTURE DEVELOPMENT OF THE SITE.
5. CONTOURS WERE ESTABLISHED BY FIELD MAPPING USING A SOKKIA SRX 3 TOTAL STATION.
6. THE RIGHT-OF-WAY WAS CALCULATED PER RECORD OF SURVEY RECORDED UNDER AUDITOR'S FILE NUMBER 4459762.
7. THE BOUNDARY WAS CALCULATED PER RECORD OF SURVEY RECORDED UNDER AUDITOR'S FILE NUMBER 3230266.

UTILITY NOTE

UTILITIES SHOWN HEREON ARE FROM MAPPING VISIBLE SURFACE APPURTENANCES, REFERRING TO AS-BUILT RECORDS AND MAPPING UTILITY PAINT MARKS FROM A UTILITY LOCATING SERVICE. BURIED UTILITIES ARE ONLY SHOWN AS APPROXIMATE AND SHOULD BE VERIFIED BEFORE CONSTRUCTION.
 UNDERGROUND WATER, POWER, AND SANITARY FORCE MAIN LINES ARE SHOWN PER CITY OF OLYMPIA UTILITY AS-BUILTS. BURIED UTILITIES ON SITE MAY HAVE BEEN REMOVED OR ABANDONED DURING DEMOLITION.



DATE 06/18/2020			PROJECT NAME: WEST BAY LANDING TOPOGRAPHIC SURVEY	SHEET NAME: SV-2
SCALE 1" = 30'			CLIENT NAME: THE MILESTONE COMPANY	SHEET NO. 2 OF 4
M2C PROJECT NO.: 19-120		PROFESSIONAL LAND SURVEYORS 2320 MOTTMAN RD SW, STE 106 TUMWATER, WA 98512 360.688.1949		
DRAWN PBJ				
CHECKED SEP				
APPROVED BEP				

STRUCTURE INFORMATION

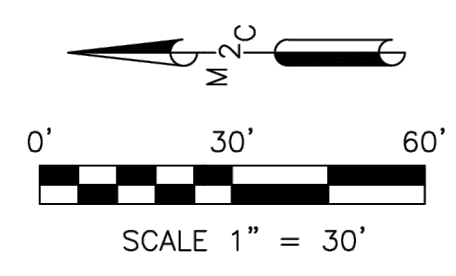
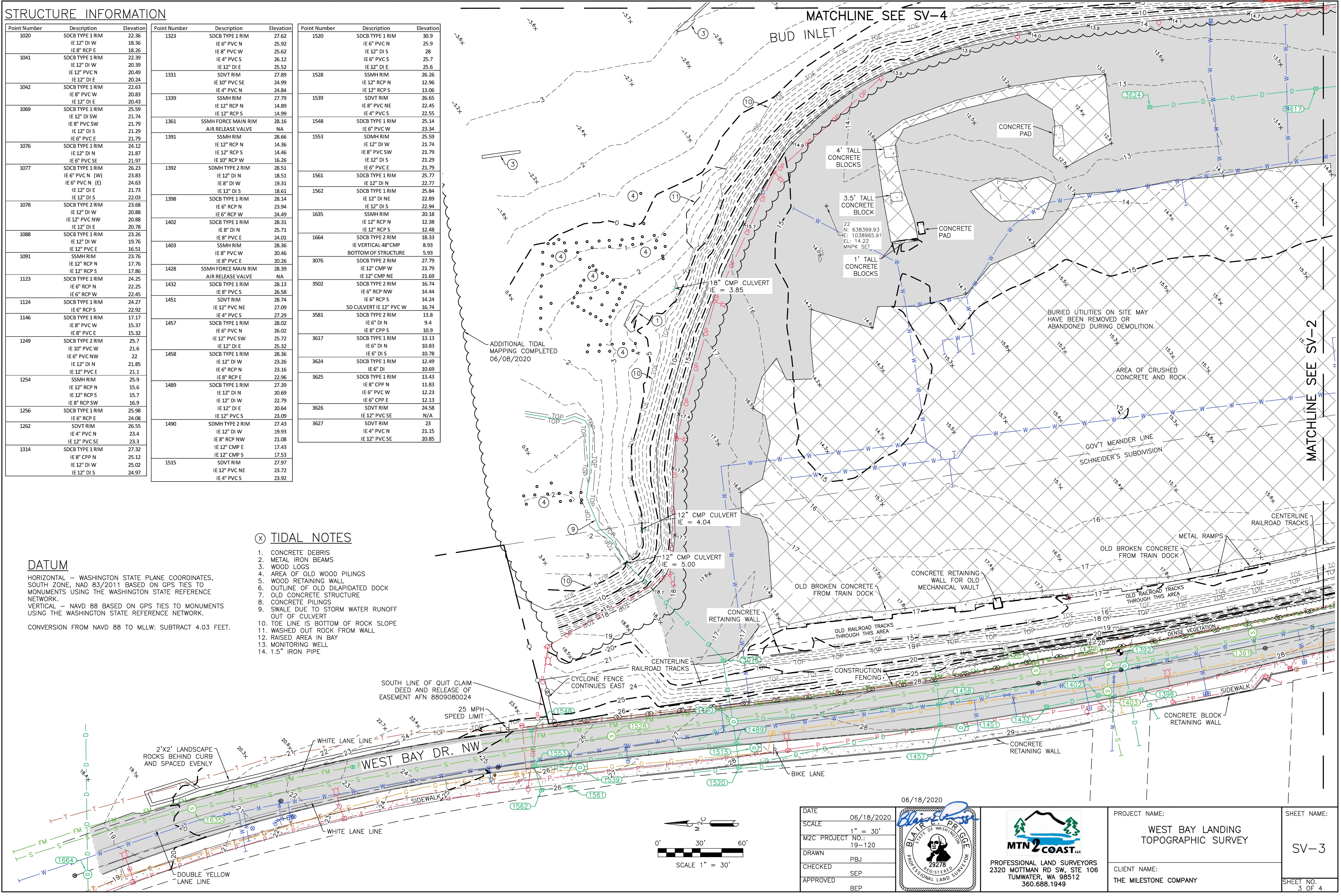
Point Number	Description	Elevation	Point Number	Description	Elevation	Point Number	Description	Elevation
1020	SDCB TYPE 1 RIM	22.36	1323	SDCB TYPE 1 RIM	27.62	1520	SDCB TYPE 1 RIM	30.9
	IE 12" DI W	18.36		IE 6" PVC N	25.92		IE 6" PVC N	25.9
	IE 8" RCP E	18.26		IE 12" DI S	28		IE 12" DI S	28
1041	SDCB TYPE 1 RIM	22.39		IE 4" PVC S	26.12		IE 6" PVC S	25.7
	IE 12" DI W	20.39		IE 12" DI E	25.52		IE 12" DI E	25.6
	IE 12" PVC N	20.49	1331	SDVT RIM	27.89	1528	SSMH RIM	26.26
	IE 12" DI E	20.24		IE 10" PVC SE	24.99		IE 12" RCP N	12.96
1042	SDCB TYPE 1 RIM	22.63		IE 4" PVC N	24.84		IE 12" RCP S	13.06
	IE 8" PVC W	20.83	1339	SDVT RIM	27.79	1539	SDVT RIM	26.65
	IE 12" DI E	20.43		IE 12" RCP N	14.89		IE 8" PVC NE	22.45
1069	SDCB TYPE 1 RIM	25.59		IE 12" RCP S	14.99		IE 4" PVC S	22.55
	IE 12" DI SW	21.74	1361	SSMH FORCE MAIN RIM	28.16	1548	SDCB TYPE 1 RIM	25.14
	IE 8" PVC SW	21.79		AIR RELEASE VALVE	NA		IE 6" PVC W	23.34
	IE 12" DI S	21.29	1391	SSMH RIM	28.66	1553	SDMH RIM	25.59
	IE 6" PVC E	21.79		IE 12" RCP N	14.36		IE 12" DI W	21.74
1076	SDCB TYPE 1 RIM	24.12		IE 12" RCP S	14.46		IE 8" PVC SW	21.79
	IE 12" DI N	21.87		IE 10" RCP W	16.26		IE 12" DI S	21.29
	IE 6" PVC SE	21.97	1392	SDMH TYPE 2 RIM	28.51		IE 6" PVC E	21.79
1077	SDCB TYPE 1 RIM	26.23		IE 12" DI N	18.51	1561	SDCB TYPE 1 RIM	25.77
	IE 6" PVC N (W)	23.83		IE 6" DI W	19.31		IE 12" DI N	22.77
	IE 6" PVC N (E)	24.63	1398	SDCB TYPE 1 RIM	28.14	1562	SDCB TYPE 1 RIM	25.84
	IE 12" DI E	21.73		IE 6" RCP N	23.94		IE 12" DI NE	22.89
	IE 12" DI S	22.03		IE 6" RCP W	24.49	1635	SSMH RIM	20.18
1078	SDCB TYPE 2 RIM	23.88		IE 12" DI S	18.61		IE 12" RCP N	12.38
	IE 12" DI W	20.88	1402	SDCB TYPE 1 RIM	28.31		IE 12" RCP S	12.48
	IE 12" PVC NW	20.88		IE 8" DI N	25.71	1664	SDCB TYPE 2 RIM	18.33
	IE 12" DI E	20.78		IE 8" PVC E	24.01		IE VERTICAL 48" CMP	8.93
1088	SDCB TYPE 1 RIM	23.26		SSMH RIM	28.36		BOTTOM OF STRUCTURE	5.93
	IE 12" DI W	19.76	1403	SSMH RIM	28.36	3076	SDCB TYPE 2 RIM	27.79
	IE 12" PVC E	16.51		IE 8" PVC W	20.46		IE 12" CMP W	21.79
1091	SSMH RIM	23.76		IE 8" PVC E	20.26		IE 12" CMP NE	21.69
	IE 12" RCP N	17.76	1428	SSMH FORCE MAIN RIM	28.39	3502	SDCB TYPE 2 RIM	16.74
	IE 12" RCP S	17.86		AIR RELEASE VALVE	NA		IE 6" RCP NW	14.44
1123	SDCB TYPE 1 RIM	24.25	1432	SDCB TYPE 1 RIM	28.13		IE 6" RCP S	14.24
	IE 6" RCP N	22.25		IE 8" PVC S	26.58		SD CULVERT IE 12" PVC W	16.74
	IE 6" RCP W	22.45	1451	SDVT RIM	28.74	3581	SDCB TYPE 2 RIM	13.8
1124	SDCB TYPE 1 RIM	24.27		IE 12" PVC NE	27.09		IE 6" DI N	9.4
	IE 6" RCP S	22.92	1457	SDCB TYPE 1 RIM	28.02		IE 8" CPP S	10.9
1146	SDCB TYPE 1 RIM	17.17		IE 6" PVC N	26.02	3617	SDCB TYPE 1 RIM	13.13
	IE 8" PVC W	15.37		IE 12" PVC SW	25.72		IE 6" DI N	10.83
	IE 8" PVC E	15.32	1458	SDCB TYPE 1 RIM	28.36		IE 6" DI S	10.78
1249	SDCB TYPE 2 RIM	25.7		IE 12" DI E	23.26	3624	SDCB TYPE 1 RIM	12.49
	IE 10" PVC W	21.6		IE 6" RCP N	23.16		IE 6" DI	10.69
	IE 6" PVC NW	22	1489	SDCB TYPE 1 RIM	27.39	3625	SDCB TYPE 1 RIM	13.43
	IE 12" DI N	21.85		IE 12" DI N	20.69		IE 8" CPP N	11.83
	IE 12" PVC E	21.1		IE 12" DI W	22.79		IE 6" PVC W	12.23
1254	SSMH RIM	25.9		IE 12" DI E	20.64		IE 6" CPP E	12.13
	IE 12" RCP N	15.6	1490	SDMH TYPE 2 RIM	27.43	3626	SDVT RIM	24.58
	IE 12" RCP S	15.7		IE 12" DI W	19.93		IE 12" PVC SE	N/A
	IE 8" RCP SW	16.9		IE 8" RCP NW	21.08	3627	SDVT RIM	23
1256	SDCB TYPE 1 RIM	25.98		IE 12" DI W	19.93		IE 4" PVC N	21.15
	IE 6" RCP E	24.08		IE 12" DI E	17.43		IE 12" PVC SE	20.85
	SDVT RIM	26.55	1515	SDVT RIM	27.97			
1262	SDCB TYPE 1 RIM	26.55		IE 12" DI W	23.72			
	IE 4" PVC N	23.4		IE 12" PVC NE	23.72			
	IE 12" PVC SE	23.3		IE 4" PVC S	23.92			
1314	SDCB TYPE 1 RIM	27.32						
	IE 8" CPP N	25.12						
	IE 12" DI W	25.02						
	IE 12" DI S	24.97						

⊗ TIDAL NOTES

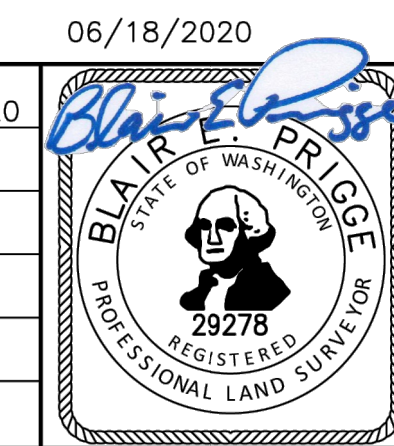
1. CONCRETE DEBRIS
2. METAL IRON BEAMS
3. WOOD LOGS
4. AREA OF OLD WOOD PILINGS
5. WOOD RETAINING WALL
6. OUTLINE OF OLD DILAPIDATED DOCK
7. OLD CONCRETE STRUCTURE
8. CONCRETE PILING
9. SWALE DUE TO STORM WATER RUNOFF OUT OF CULVERT
10. TOE LINE IS BOTTOM OF ROCK SLOPE
11. WASHED OUT ROCK FROM WALL
12. RAISED AREA IN BAY
13. MONITORING WELL
14. 1.5" IRON PIPE

DATUM

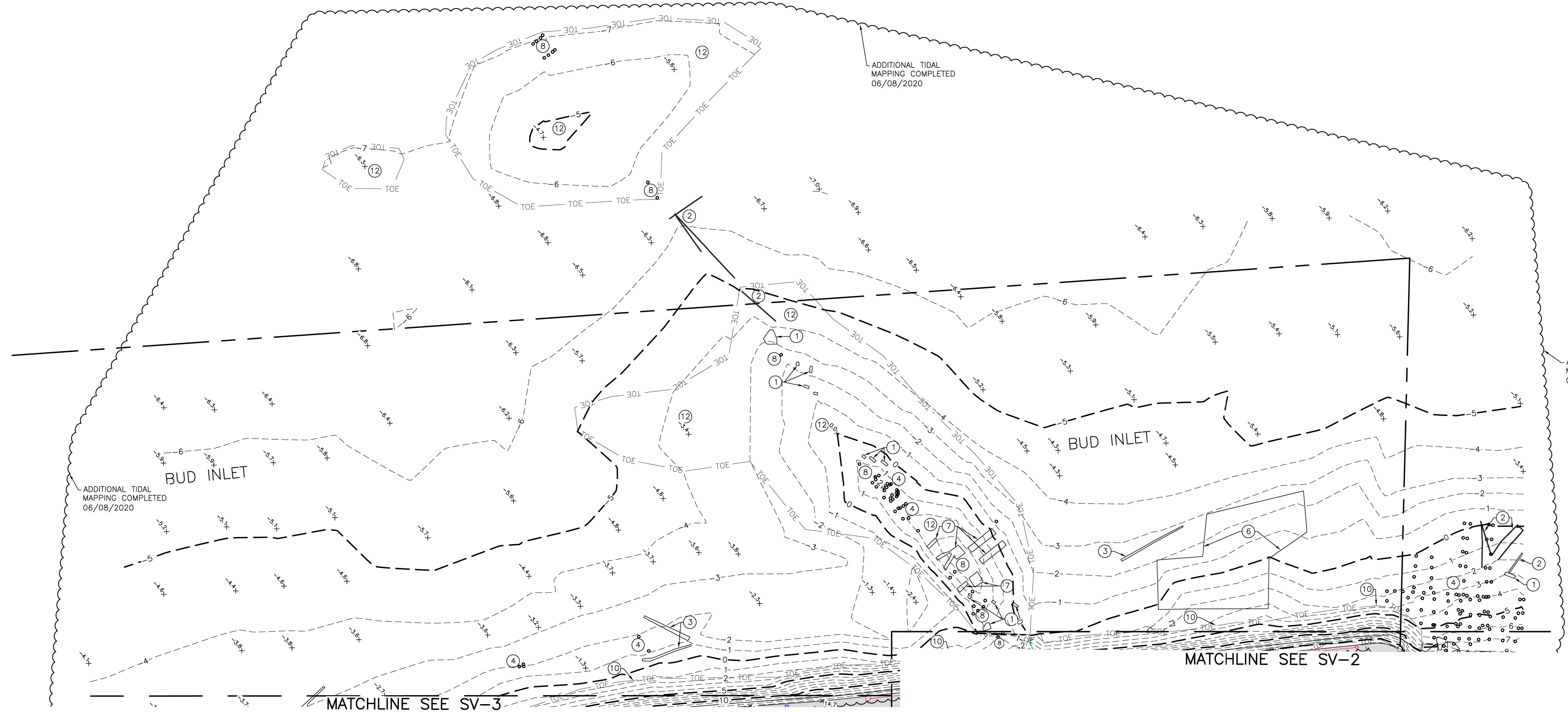
HORIZONTAL - WASHINGTON STATE PLANE COORDINATES, SOUTH ZONE, NAD 83/2011 BASED ON GPS TIES TO MONUMENTS USING THE WASHINGTON STATE REFERENCE NETWORK.
 VERTICAL - NAVD 88 BASED ON GPS TIES TO MONUMENTS USING THE WASHINGTON STATE REFERENCE NETWORK.
 CONVERSION FROM NAVD 88 TO MLLW: SUBTRACT 4.03 FEET.



DATE	06/18/2020
SCALE	1" = 30'
M2C PROJECT NO.:	19-120
DRAWN	PBJ
CHECKED	SEP
APPROVED	BEP



PROJECT NAME:	WEST BAY LANDING TOPOGRAPHIC SURVEY	SHEET NAME:	SV-3
CLIENT NAME:	THE MILESTONE COMPANY	SHEET NO.:	3 OF 4

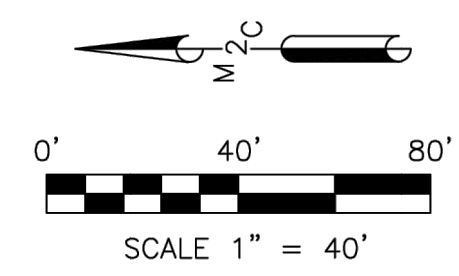


(X) TIDAL NOTES

1. CONCRETE DEBRIS
2. METAL IRON BEAMS
3. WOOD LOGS
4. AREA OF OLD WOOD PILINGS
5. WOOD RETAINING WALL
6. OUTLINE OF OLD DILAPIDATED DOCK
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12. RAISED AREA IN BAY
13. MONITORING WELL
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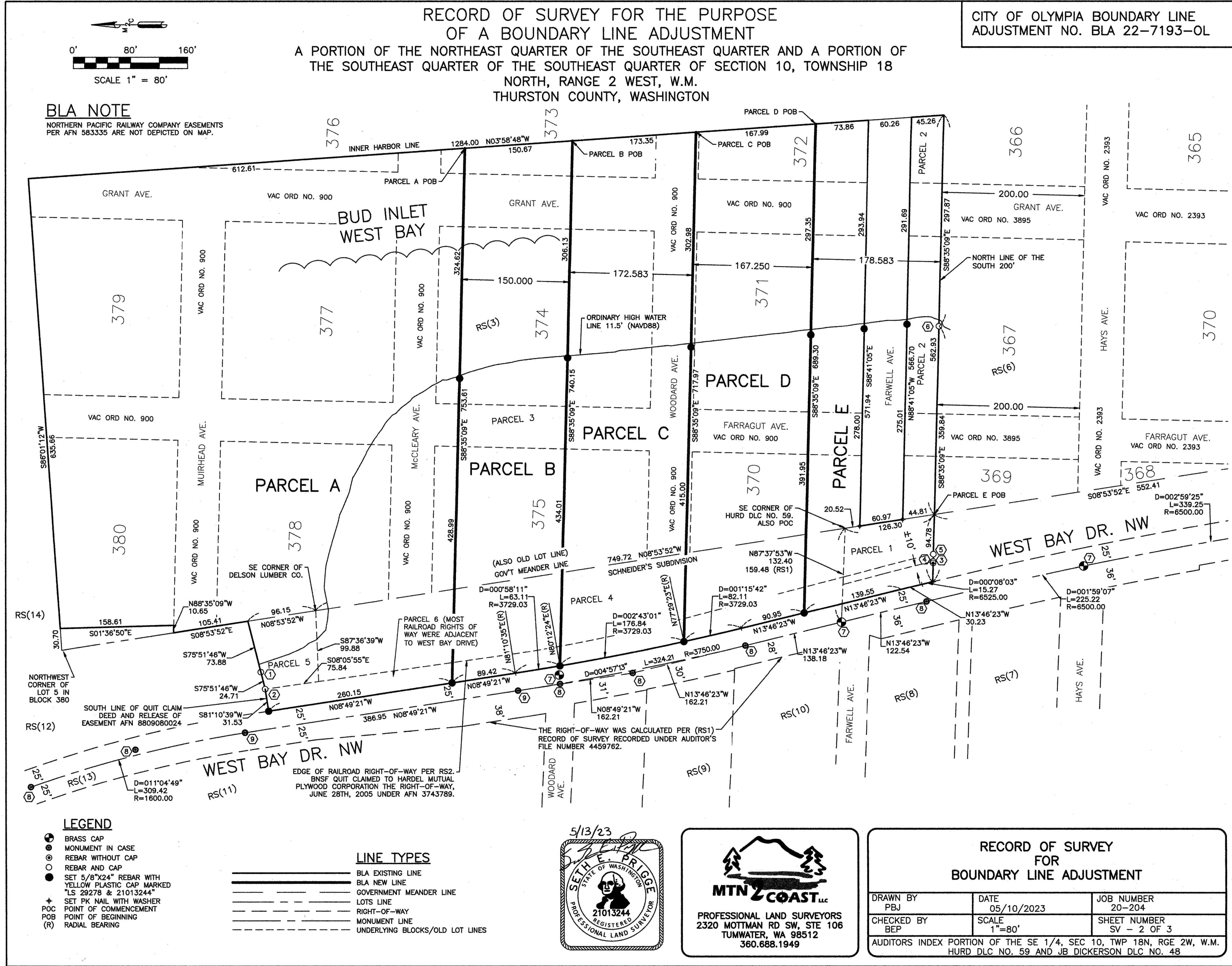
DATUM

HORIZONTAL - WASHINGTON STATE PLANE COORDINATES, SOUTH ZONE, NAD 83/2011 BASED ON GPS TIES TO MONUMENTS USING THE WASHINGTON STATE REFERENCE NETWORK.
 VERTICAL - NAVD 88 BASED ON GPS TIES TO MONUMENTS USING THE WASHINGTON STATE REFERENCE NETWORK.
 CONVERSION FROM NAVD 88 TO MLLW: SUBTRACT 4.03 FEET.

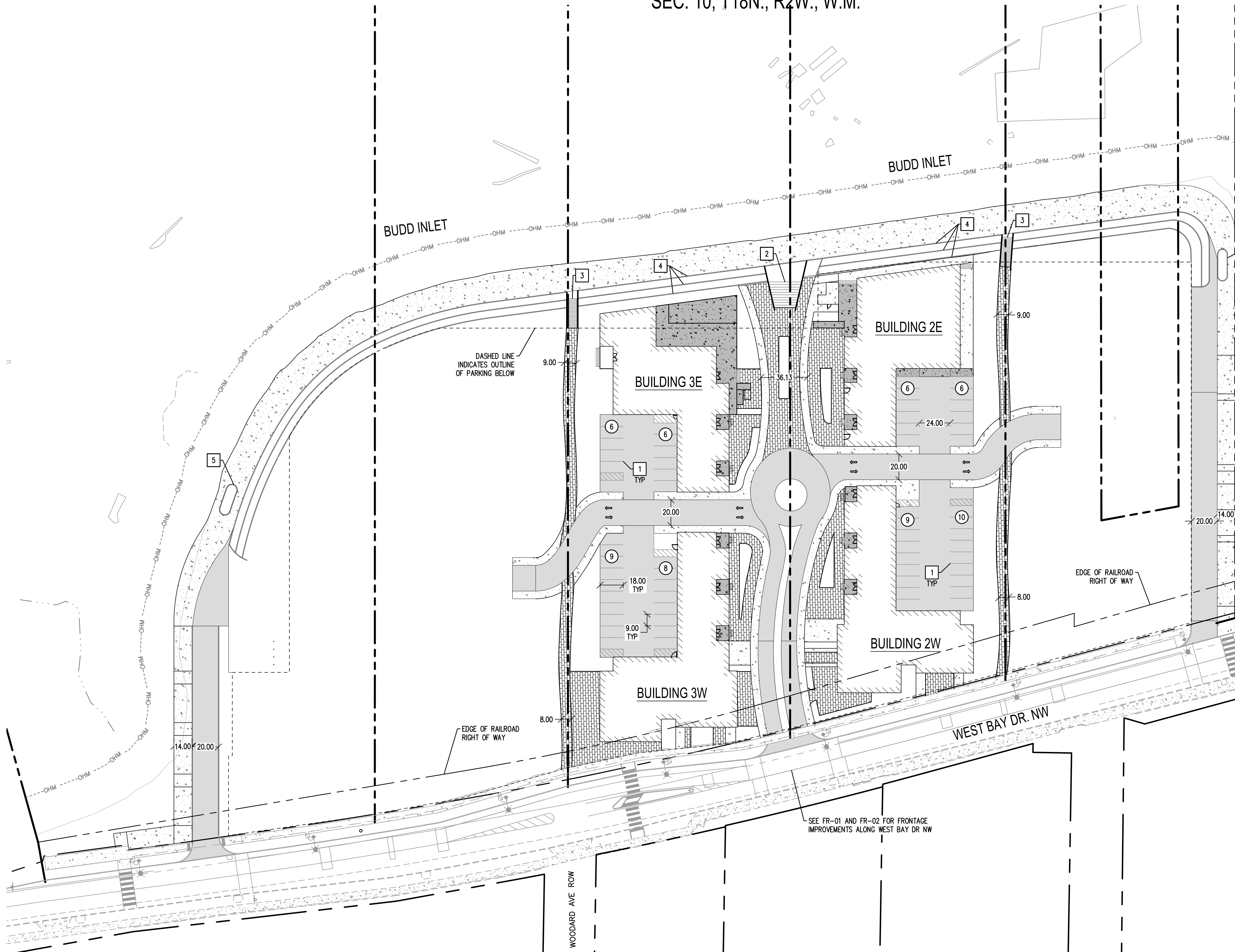
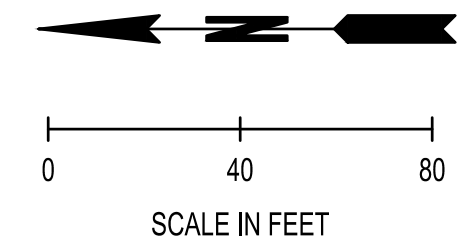


DATE	06/18/2020			PROJECT NAME:	WEST BAY LANDING TOPOGRAPHIC SURVEY	SHEET NAME:	SV-4
SCALE	1" = 40'			CLIENT NAME:		THE MILESTONE COMPANY	
M2C PROJECT NO.:	19-120					SHEET NO.	4 OF 4
DRAWN	PBJ						
CHECKED	SEP						
APPROVED	BEP						

BLAM 4977481 2/3



SEC. 10, T18N., R2W., W.M.



LEGEND

- PROPOSED BUILDING
- STALL COUNT
- CEMENT CONCRETE TRAFFIC CURB PER CITY OF OLYMPIA STD. DWG 4-14
- CEMENT CONCRETE CURB AND GUTTER PER CITY OF OLYMPIA STD. DWG 4-14A
- SIDEWALK
- CONCRETE PAD
- STAMPED CONCRETE
- HEAVY DUTY CONCRETE PAVEMENT
- STANDARD DUTY CONCRETE
- EXISTING OHM LINE

CONSTRUCTION NOTES:

1. 4" WIDE WHITE PAINT STRIPE
2. GRAND STAIRS
3. STAIRS
4. TERRACE RETAINING WALL
5. SHARED-USE PATH SPLITTER ISLAND

REVISIONS	DATE	BY

SCJ ALLIANCE
CONSULTING SERVICES

8730 TALLON LANE NE, SUITE 200, LACEY, WA 98516
P: 360.352.1465 F: 360.352.1509
SCJALLIANCE.COM

SHEET TITLE: **SITE IMPROVEMENT PLAN - PHASE 1**

PROJECT NAME: **WEST BAY YARDS DEVELOPMENT**

OLYMPIA, WASHINGTON

SEAL:

DESIGNER:	W. HOLM
DRAWN BY:	E. MARTINEZ
APPROVED BY:	W. HOLM
DATE:	JUNE 2025
JOB NO:	3264.02
DRAWING FILE NO:	3264.02 SP-01
DRAWING NO:	SP-01
SHEET NO:	9 OF 25

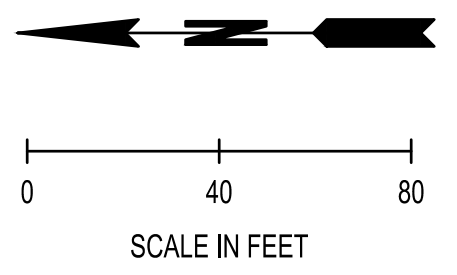
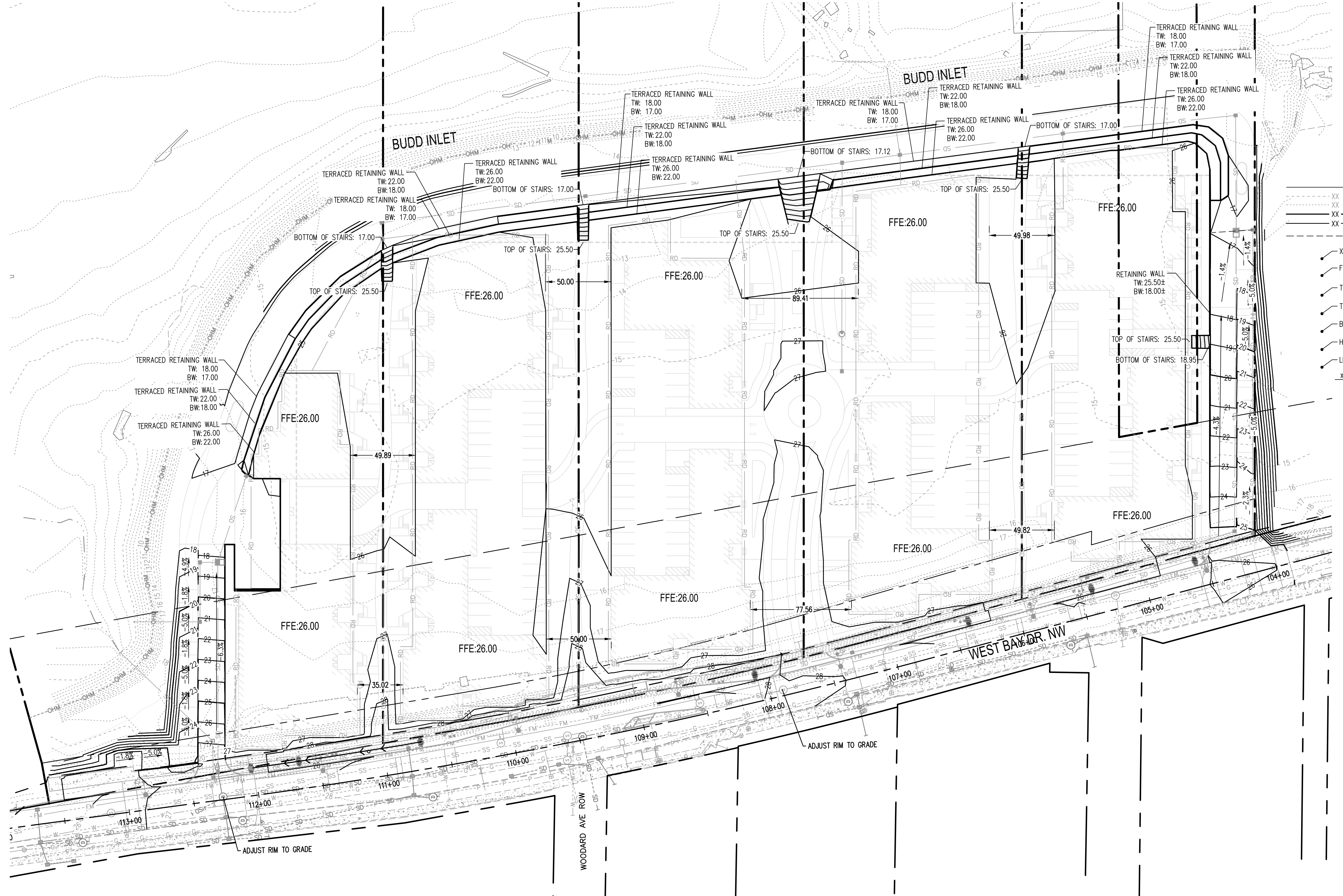
Jun 27 2025 11:03 AM User: scj\wholm
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CALL BEFORE YOU DIG

THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR THE LOCATION AND PROTECTION OF ALL EXISTING UTILITIES. THE CONTRACTOR SHALL VERIFY ALL UTILITY LOCATIONS PRIOR TO CONSTRUCTION BY CALLING THE UNDERGROUND LOCATE LINE AT 811 OR (800)-424-5555 A MINIMUM OF 48 HOURS PRIOR TO ANY EXCAVATION.

SEE FR-01 AND FR-02 FOR FRONTAGE IMPROVEMENTS ALONG WEST BAY DR NW

SEC. 10, T18N., R2W., W.M.



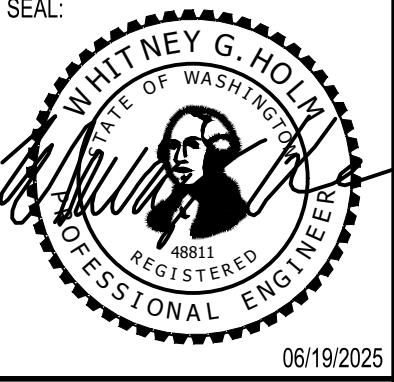
LEGEND

- XX --- EXISTING CONTOURS (MAJOR/MINOR)
- XX --- PROPOSED CONTOURS (MAJOR/MINOR)
- XX --- GRADE BREAK
- XXX.XX SPOT ELEVATION
- FL: XXX.XX FLOW LINE ELEVATION
- TBC: XXX.XX TOP BACK OF CURB
- TW: XXX.XX TOP OF WALL
- BW: XXX.XX BOTTOM OF WALL
- HP: XXX.XX HIGH POINT
- LP: XXX.XX LOW POINT
- XX% SLOPE LABEL

NO.	DATE	BY

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8730 TALLON LANE NE, SUITE 200, LACEY, WA 98516
P: 360.352.1465 F: 360.352.1509
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SHEET TITLE: GRADING PLAN
PROJECT NAME: WEST BAY YARDS DEVELOPMENT
OLYMPIA, WASHINGTON



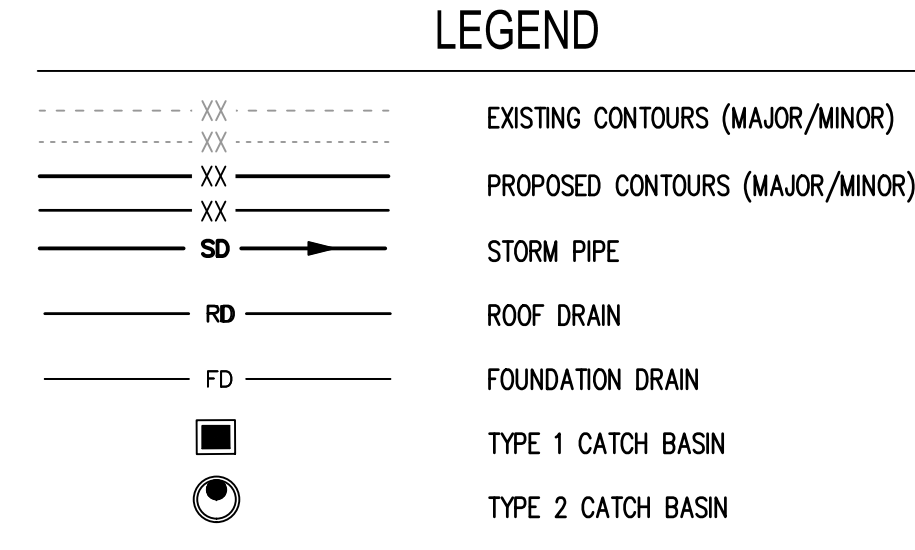
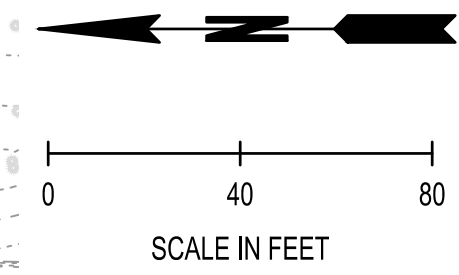
DESIGNER:	W. HOLM
DRAWN BY:	E. MARTINEZ
APPROVED BY:	W. HOLM
DATE:	JUNE 2025
JOB NO:	3264.02
DRAWING FILE NO:	3264.02 CG-01
DRAWING NO:	CG-01
SHEET NO:	12 OF 25

Jun 27 2025 11:06:40am User: scj\wholm
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CALL BEFORE YOU DIG
 THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR THE LOCATION AND PROTECTION OF ALL EXISTING UTILITIES. THE CONTRACTOR SHALL VERIFY ALL UTILITY LOCATIONS PRIOR TO CONSTRUCTION BY CALLING THE UNDERGROUND LOCATE LINE AT 811 OR (800)-424-5555 A MINIMUM OF 48 HOURS PRIOR TO ANY EXCAVATION.

SEC. 10, T18N., R2W., W.M.

NOTE: REFER TO SHEET EC-01 FOR INFORMATION REGARDING DECOMMISSIONING EXISTING OUTFALLS



NOTES: 1. ALL SPOT ELEVATIONS ARE TO TOP OF PAVEMENT UNLESS OTHERWISE NOTED. 2. ALL CATCH BASINS ARE STATIONED TO THE CENTER OF GRATE.

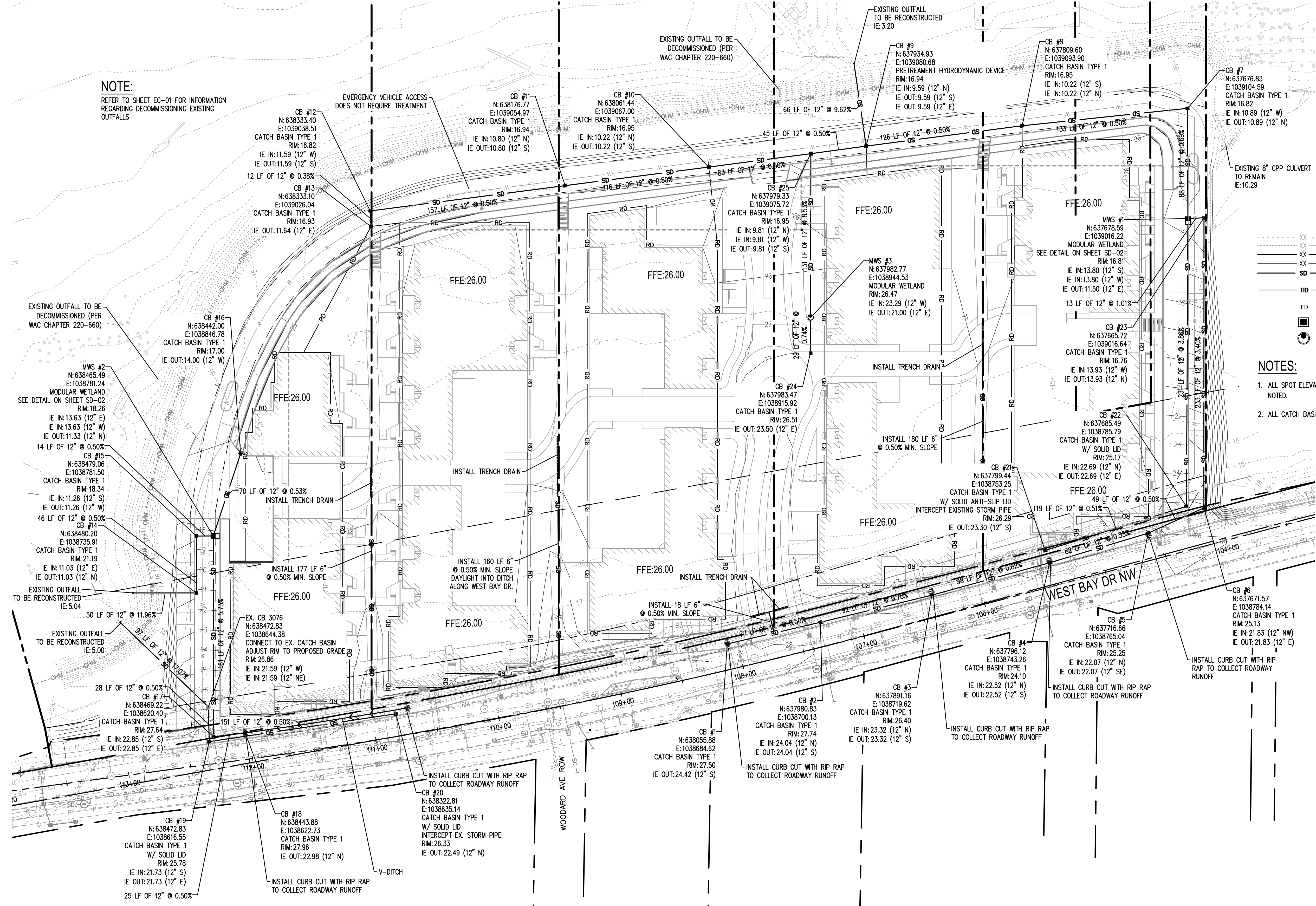


Table with columns for REVISIONS, DATE, and BY.

SCJ ALLIANCE CONSULTING SERVICES logo and contact information: 8730 TALLON LANE NE, SUITE 200, LACEY, WA 98516. P: 360.352.1465 F: 360.352.1509 SCJALLIANCE.COM

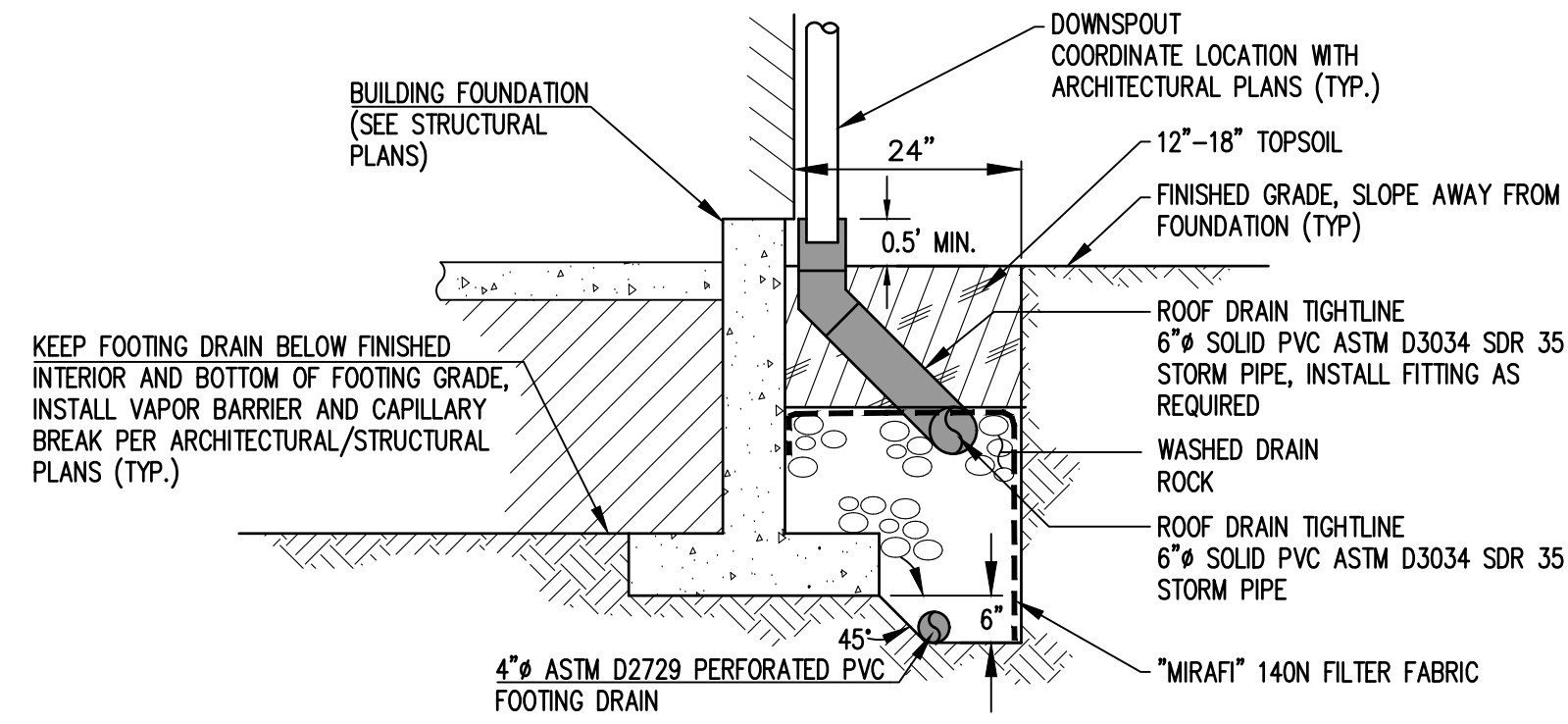
SHEET TITLE: DRAINAGE PLAN PROJECT NAME: WEST BAY YARDS DEVELOPMENT OLYMPIA, WASHINGTON



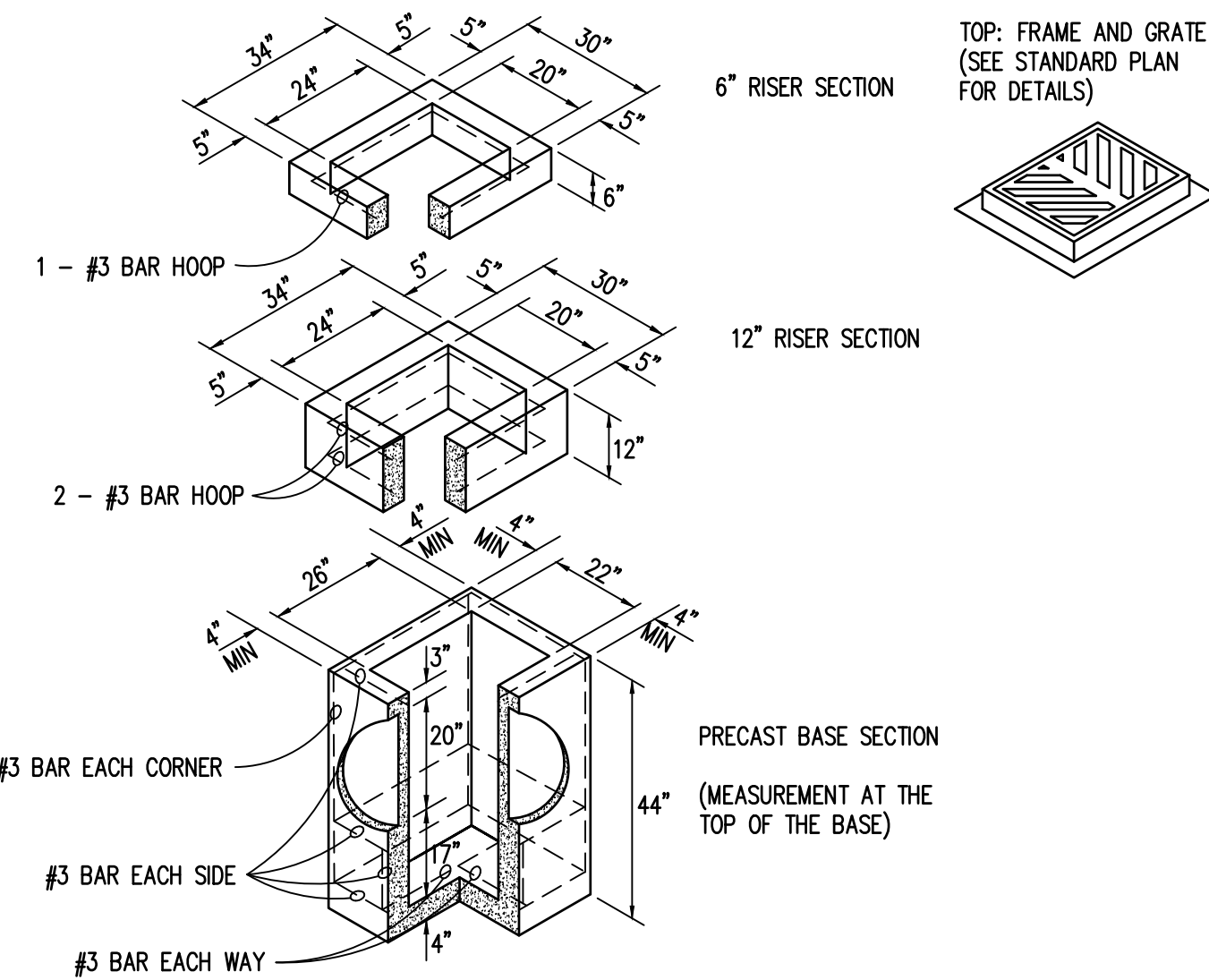
Table with columns for DESIGNER (W. HOLM), DRAWN BY (S. ORDONEZ), APPROVED BY (W. HOLM), DATE (JUNE 2025), JOB NO. (3264.02), DRAWING FILE NO. (3264.02-SD-01), DRAWING NO. (SD-01), SHEET NO. (13 OF 25).

Jun 27 2025 11:04:07am User: c:\users\... PROJECTS\3264 - WEST BAY MULTI-FAMILY CAD\3264.02-SD-01.DWG

CALL BEFORE YOU DIG THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR THE LOCATION AND PROTECTION OF ALL EXISTING UTILITIES. THE CONTRACTOR SHALL VERIFY ALL UTILITY LOCATIONS PRIOR TO CONSTRUCTION BY CALLING THE UNDERGROUND LOCATE LINE AT 811 OR (800)-424-5555 A MINIMUM OF 48 HOURS PRIOR TO ANY EXCAVATION.



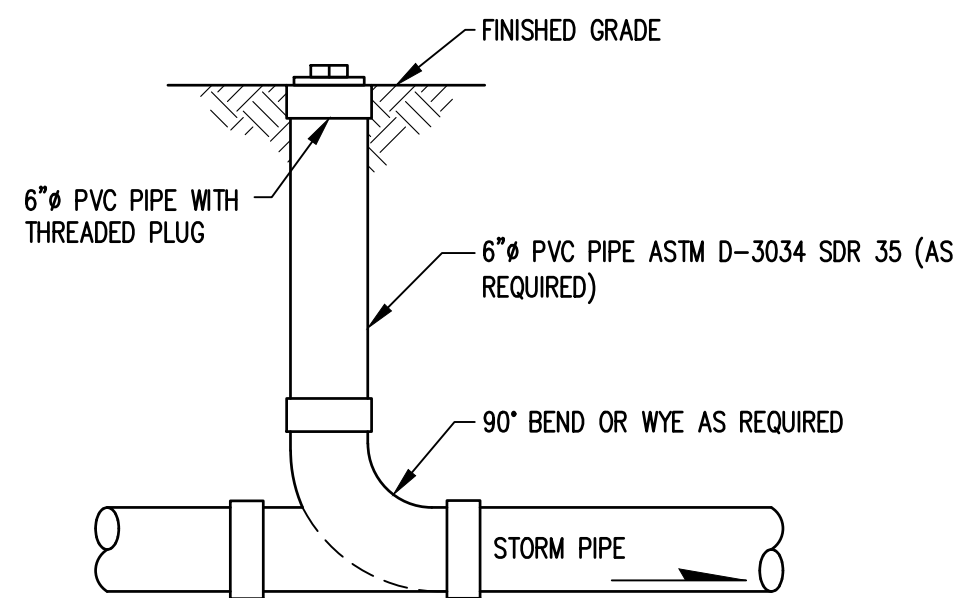
FOOTING AND ROOF DRAIN DETAIL
NTS



NOTES:

- CATCH BASINS TO BE CONSTRUCTED IN ACCORDANCE WITH ASTM C 478 (AASHTO M 199) AND ASTM C 890, UNLESS OTHERWISE SHOWN ON PLANS OR NOTED IN THE STANDARD SPECIFICATIONS.
- AS AN ACCEPTABLE ALTERNATE TO REBAR, WELDED WIRE FABRIC HAVING A MINIMUM AREA OF 0.12 SQUARE INCHES PER FOOT MAY BE USED. WELDED WIRE FABRIC SHALL COMPLY TO ASTM A 497 (AASHTO M 221). WIRE FABRIC SHALL NOT BE PLACED IN THE KNOCKOUTS.
- THE BOTTOM OF THE PRECAST BASE SECTION MAY BE ROUNDED.
- PRECAST BASES SHALL BE FURNISHED WITH CUTOUTS OR KNOCKOUTS. KNOCKOUTS SHALL HAVE A WALL THICKNESS OF 2 INCHES MINIMUM. KNOCKOUTS MAY BE ON ALL 4 SIDES EITHER ROUND OR "D" SHAPE. PIPE TO BE INSTALLED IN FACTORY SUPPLIED KNOCKOUTS. KNOCKOUT OR CUTOUT HOLE SIZE IS EQUAL TO PIPE OUTER DIAMETER PLUS CATCH BASIN WALL THICKNESS (20 INCHES MAXIMUM).
- THE MAXIMUM DEPTH FROM THE FINISHED GRADE TO THE PIPE INVERT IS 5 FEET.
- THE TAPER ON THE SIDES OF THE PRECAST BASE SECTION AND RISER SECTION SHALL NOT EXCEED 0.5 INCHES PER FOOT.
- FRAME AND GRATE MAY BE INSTALLED WITH FLANGE DOWN OR CAST INTO RISER.

CATCH BASIN TYPE 1
NTS



STORM DRAIN CLEANOUT DETAIL
NTS

SITE SPECIFIC DATA			
PROJECT NUMBER			
PROJECT NAME			
PROJECT LOCATION			
STRUCTURE ID			
TREATMENT REQUIRED			
VOLUME BASED (CF)	FLOW BASED (CFS)		
N/A	0.073		
PEAK BYPASS REQUIRED (CFS) - IF APPLICABLE	OFFLINE		
PIPE DATA	I.E.	MATERIAL	DIAMETER
INLET PIPE 1			
INLET PIPE 2	N/A	N/A	N/A
OUTLET PIPE			
	PRETREATMENT	BIOFILTRATION	DISCHARGE
RIM ELEVATION			
SURFACE LOAD	PEDESTRIAN		
FRAME & COVER	24" X 42"	OPEN PLANTER	N/A
NOTES:			

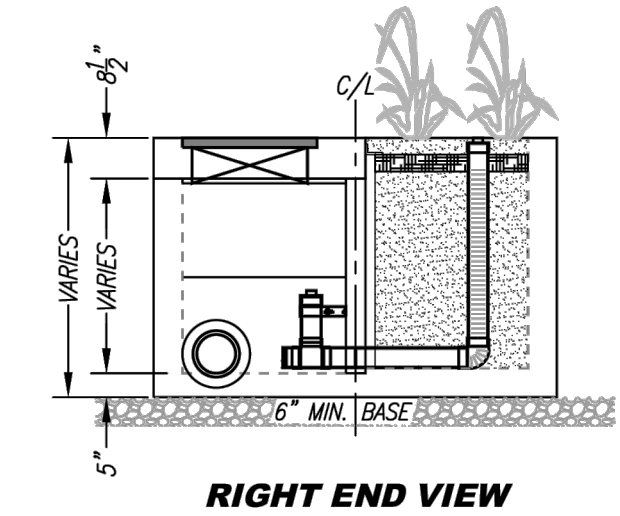
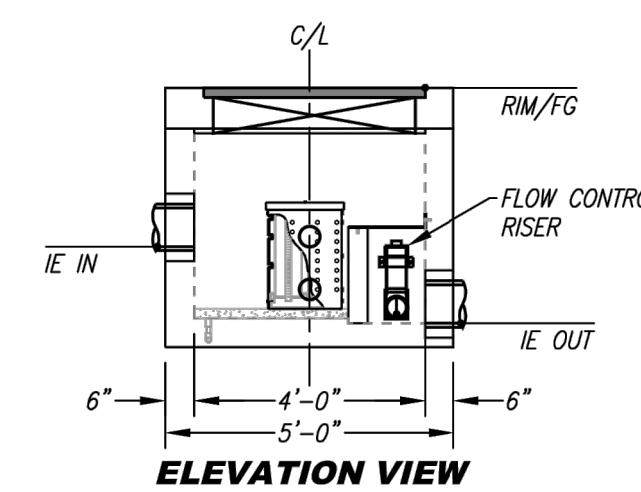
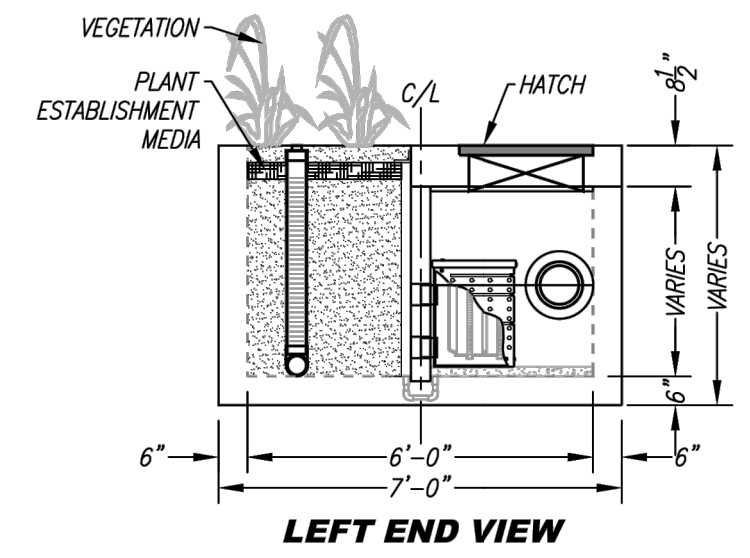
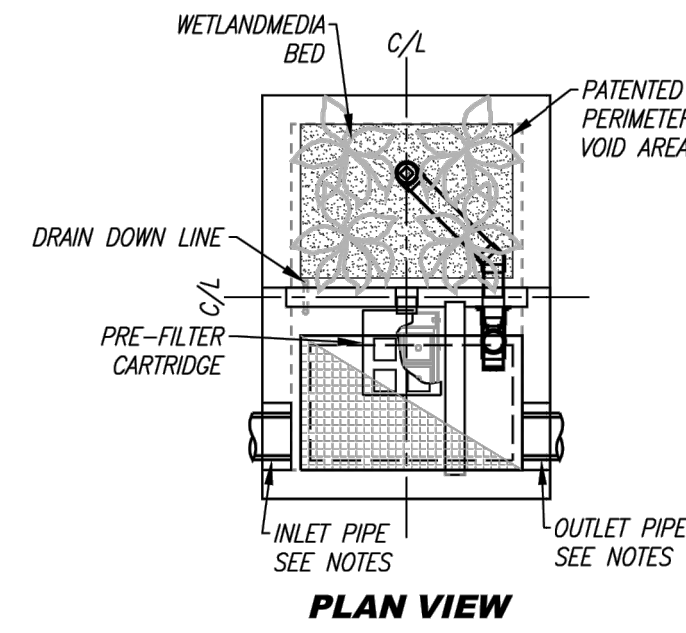
* PRELIMINARY NOT FOR CONSTRUCTION

INSTALLATION NOTES

- CONTRACTOR TO PROVIDE ALL LABOR, EQUIPMENT, MATERIALS AND INCIDENTALS REQUIRED TO OFFLOAD AND INSTALL THE SYSTEM AND APPURTENANCES IN ACCORDANCE WITH THIS DRAWING AND THE MANUFACTURERS SPECIFICATIONS, UNLESS OTHERWISE STATED IN MANUFACTURERS CONTRACT.
- UNIT MUST BE INSTALLED ON LEVEL BASE. MANUFACTURER RECOMMENDS A MINIMUM 6" LEVEL ROCK BASE UNLESS SPECIFIED BY THE PROJECT ENGINEER. CONTRACTOR IS RESPONSIBLE TO VERIFY PROJECT ENGINEERS RECOMMENDED BASE SPECIFICATIONS.
- CONTRACTOR TO SUPPLY AND INSTALL ALL EXTERNAL CONNECTING PIPES. ALL PIPES MUST BE FLUSH WITH INSIDE SURFACE OF CONCRETE. (PIPES CANNOT INTRUDE BEYOND FLUSH). INVERT OF OUTFLOW PIPE MUST BE FLUSH WITH DISCHARGE CHAMBER FLOOR. ALL PIPES SHALL BE SEALED WATER TIGHT PER MANUFACTURERS STANDARD CONNECTION DETAIL.
- CONTRACTOR RESPONSIBLE FOR INSTALLATION OF ALL RISERS, MANHOLES, AND HATCHES. CONTRACTOR TO GROUT ALL MANHOLES AND HATCHES TO MATCH FINISHED SURFACE UNLESS SPECIFIED OTHERWISE.
- VEGETATION SUPPLIED AND INSTALLED BY OTHERS. ALL UNITS WITH VEGETATION MUST HAVE DRIP OR SPRAY IRRIGATION SUPPLIED AND INSTALLED BY OTHERS.
- CONTRACTOR RESPONSIBLE FOR CONTACTING BIO CLEAN FOR ACTIVATION OF UNIT. MANUFACTURERS WARRANTY IS VOID WITH OUT PROPER ACTIVATION BY A BIO CLEAN REPRESENTATIVE.

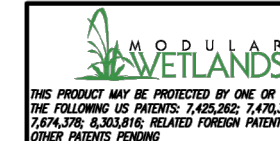
GENERAL NOTES

- MANUFACTURER TO PROVIDE ALL MATERIALS UNLESS OTHERWISE NOTED.
- ALL DIMENSIONS, ELEVATIONS, SPECIFICATIONS AND CAPACITIES ARE SUBJECT TO CHANGE. FOR PROJECT SPECIFIC DRAWINGS DETAILING EXACT DIMENSIONS, WEIGHTS AND ACCESSORIES PLEASE CONTACT BIO CLEAN.



TREATMENT FLOW (CFS)	0.073
OPERATING HEAD (FT)	3.4
PRETREATMENT LOADING RATE (GPM/SF)	1.3
WETLAND MEDIA LOADING RATE (GPM/SF)	1.0

MWS-L-4-6-V
STORMWATER BIOFILTRATION SYSTEM
STANDARD DETAIL



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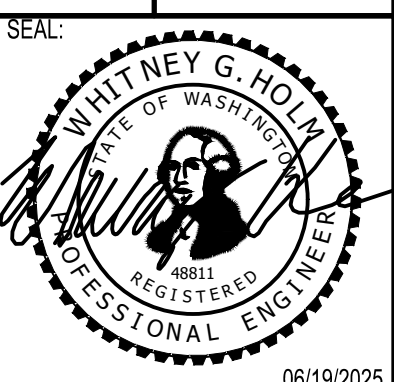


REVISIONS	DATE	BY

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CONSULTING SERVICES

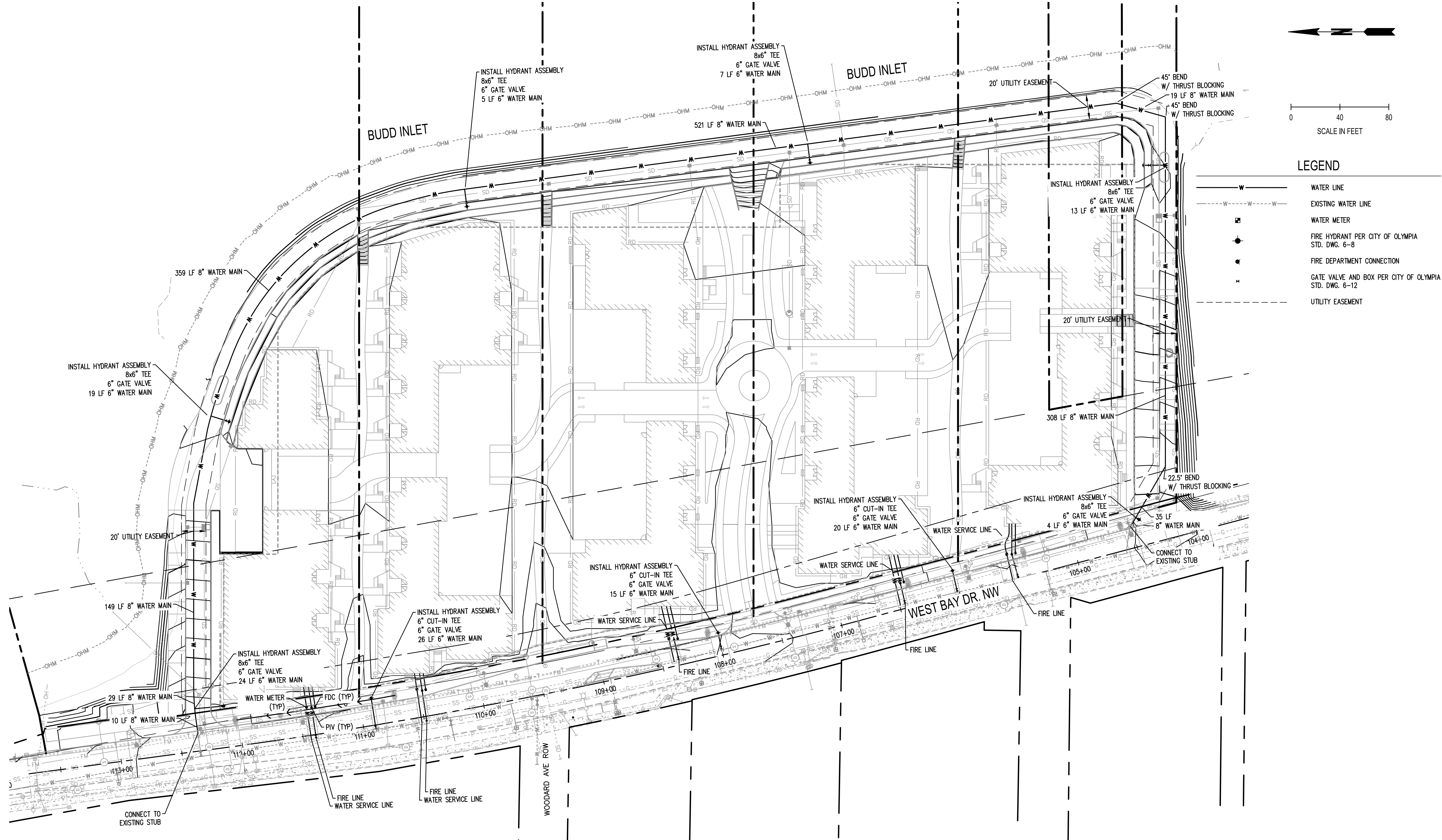
8730 TALLON LANE NE, SUITE 200, LACEY, WA 98516
P: 360.352.1465 F: 360.352.1509
SCJALLIANCE.COM

SHEET TITLE: DRAINAGE DETAILS
PROJECT NAME: WEST BAY YARDS DEVELOPMENT
OLYMPIA, WASHINGTON



DESIGNER:	W. HOLM
DRAWN BY:	E. MARTINEZ
APPROVED BY:	W. HOLM
DATE:	JUNE 2025
JOB NO:	3264.02
DRAWING FILE NO:	3264.02-SD-02
DRAWING NO:	SD-02
SHEET NO:	14 OF 25

SEC. 10, T18N., R2W., W.M.



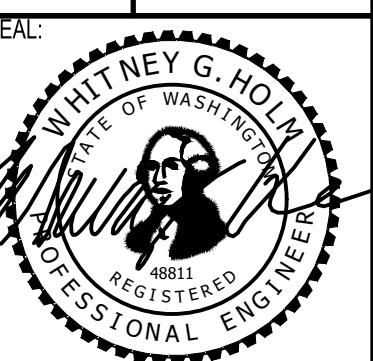
0 40 80
SCALE IN FEET

LEGEND

- WATER LINE
- EXISTING WATER LINE
- WATER METER
- FIRE HYDRANT PER CITY OF OLYMPIA STD. DWG. 6-8
- FIRE DEPARTMENT CONNECTION
- GATE VALVE AND BOX PER CITY OF OLYMPIA STD. DWG. 6-12
- UTILITY EASEMENT

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CONSULTING SERVICES
8730 TALLON LANE NE, SUITE 200, LACEY, WA 98516
P: 360.352.1465 F: 360.352.1509
SCJALLIANCE.COM

PROJECT NAME:
WEST BAY YARDS DEVELOPMENT
OLYMPIA, WASHINGTON



DESIGNER:
W. HOLM

DRAWN BY:
E. MARTINEZ

APPROVED BY:
W. HOLM

DATE:
JUNE 2025

JOB NO:
3264.02

DRAWING FILE NO:
3264.02-WT-01

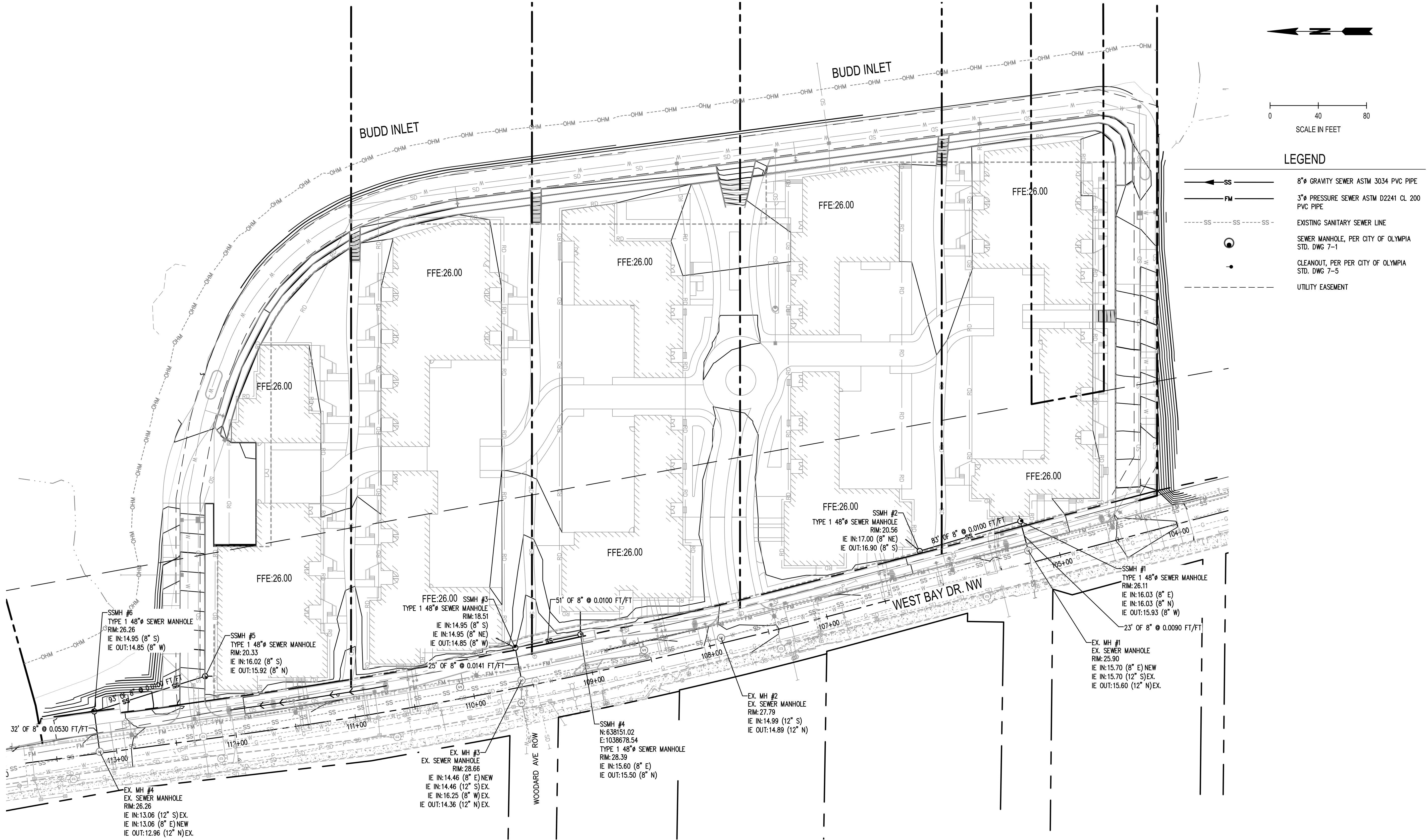
DRAWING NO:
WT-01

SHEET NO:
15 OF 25

Jun 27 2025 11:06:02am User: scj\wholm
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CALL BEFORE YOU DIG
 THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR THE LOCATION AND PROTECTION OF ALL EXISTING UTILITIES. THE CONTRACTOR SHALL VERIFY ALL UTILITY LOCATIONS PRIOR TO CONSTRUCTION BY CALLING THE UNDERGROUND LOCATE LINE AT 811 OR (800)-424-5555 A MINIMUM OF 48 HOURS PRIOR TO ANY EXCAVATION.

SEC. 10, T18N., R2W., W.M.



0 40 80
SCALE IN FEET

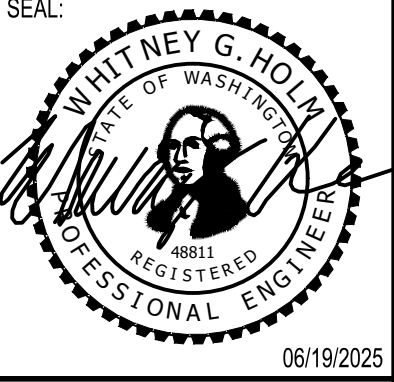
LEGEND

- SS 8" GRAVITY SEWER ASTM 3034 PVC PIPE
- FM 3" PRESSURE SEWER ASTM D2241 CL. 200 PVC PIPE
- SS - SS - SS EXISTING SANITARY SEWER LINE
- ⊙ SEWER MANHOLE, PER CITY OF OLYMPIA STD. DWG 7-1
- ⊙ CLEANOUT, PER CITY OF OLYMPIA STD. DWG 7-5
- - - UTILITY EASEMENT

NO.	DATE	BY

SCJ ALLIANCE
CONSULTING SERVICES
8730 TALLON LANE NE, SUITE 200, LACEY, WA 98516
P: 360.352.1465 F: 360.352.1509
SCJALLIANCE.COM

SHEET TITLE: SEWER PLAN
PROJECT NAME: WEST BAY YARDS DEVELOPMENT
OLYMPIA, WASHINGTON

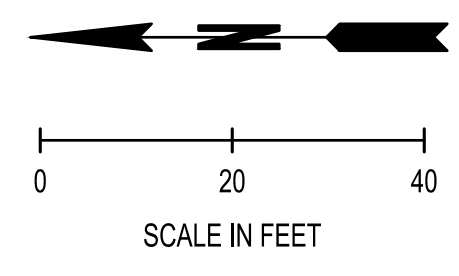
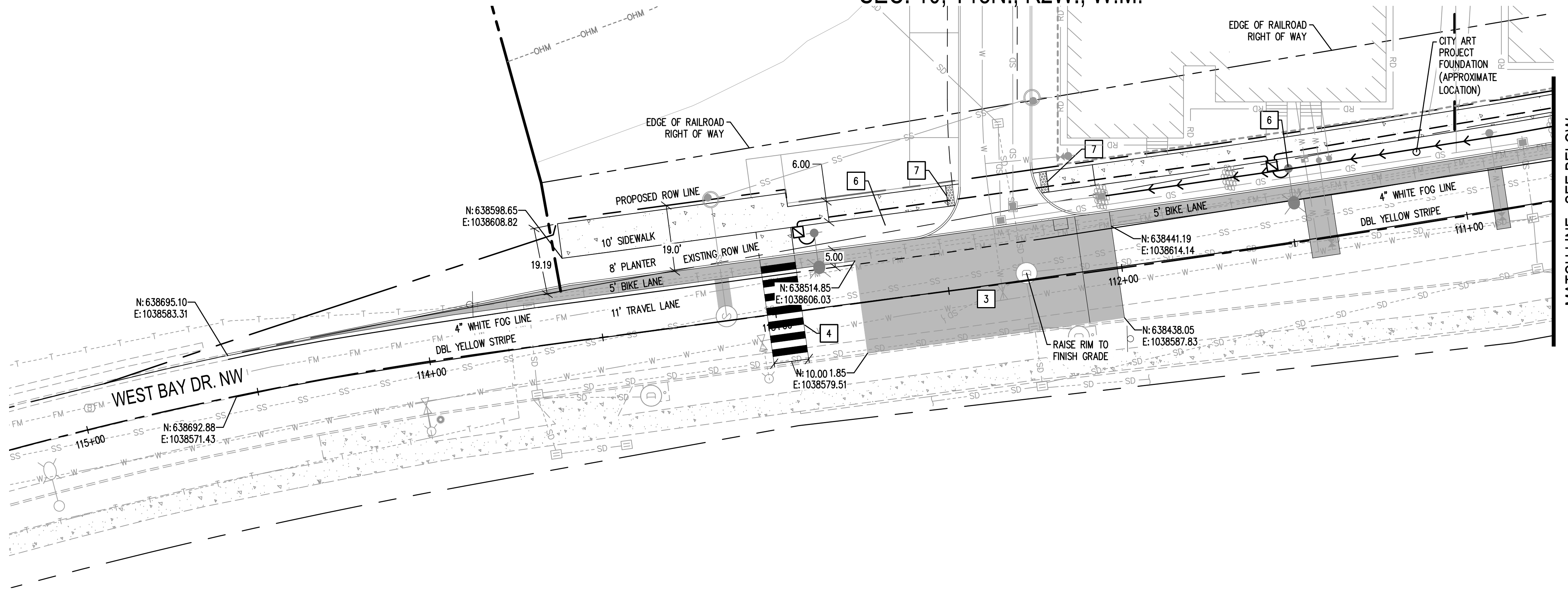


DESIGNER:	W. HOLM
DRAWN BY:	E. MARTINEZ
APPROVED BY:	W. HOLM
DATE:	JUNE 2025
JOB NO:	3264.02
DRAWING FILE NO:	3264.02 SS-01
DRAWING NO:	SS-01
SHEET NO:	16 OF 25

Jun 27 2025 11:03:45am User: scj\wholm
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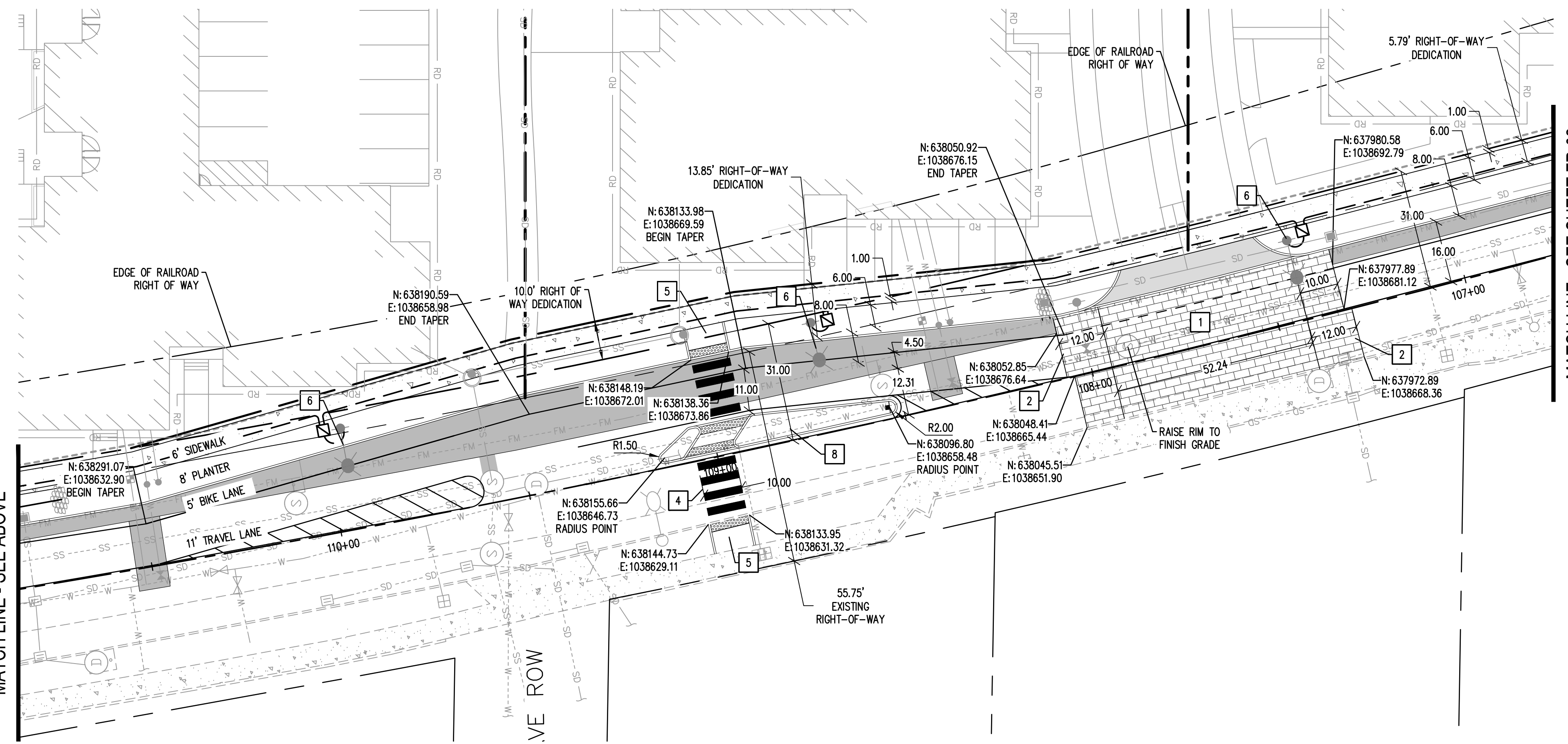
CALL BEFORE YOU DIG
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SEC. 10, T18N., R2W., W.M.




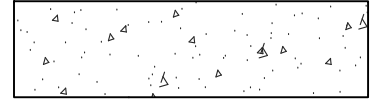
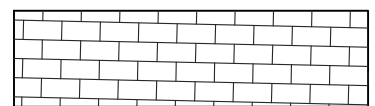

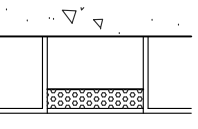
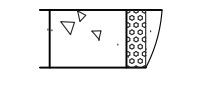
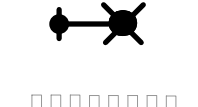
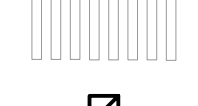
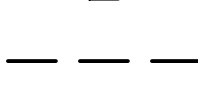

MATCH LINE - SEE BELOW

MATCH LINE - SEE ABOVE



MATCH LINE - SEE SHEET FR-02

LEGEND

-  CEMENT CONCRETE CURB AND GUTTER PER CITY OF OLYMPIA STD. DWG 4-14A
-  CONCRETE SIDEWALK PER CITY OF OLYMPIA STD. DWG 4-9C
-  STAMPED CONCRETE
-  HEAVY DUTY ASPHALT PAVEMENT, SEE SECTION ON SHEET FR-03
-  PERPENDICULAR CURB RAMP TYPE B PER CITY OF OLYMPIA STD. DWG 4-12B
-  SINGLE DIRECTION CURB RAMP TYPE B PER CITY OF OLYMPIA STD. DWG 4-12G1
-  STREET LIGHT PER CITY OF OLYMPIA STD. DWG 4-31A
-  CROSSWALK PER CITY OF OLYMPIA STD. DWG 4-32A
-  JUNCTION BOX
-  ELECTRICAL CONDUIT

CONSTRUCTION NOTES:

1. STAMPED CONCRETE TABLE TOP, SEE DETAIL ON SHEET FR-02
2. 2' CONCRETE TRANSITION STRIP
3. ASPHALT TABLE TOP, SEE DETAIL ON SHEET FR-02
4. PEDESTRIAN CROSSING, SEE DETAIL ON SHEET FR-03
5. PERPENDICULAR CURB RAMP TYPE B, SEE DETAIL ON SHEET FR-03
6. STREET LIGHT
7. SINGLE DIRECTION CURB RAMP, SEE DETAIL ON SHEET FR-03
8. PEDESTRIAN REFUGE CONCRETE ISLAND, SEE DETAIL 4-48A SHOWN ON SHEET FR-03

REVISIONS	DATE	BY

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SHEET TITLE: FRONTAGE IMPROVEMENT PLAN
PROJECT NAME: WEST BAY YARDS DEVELOPMENT
OLYMPIA, WASHINGTON

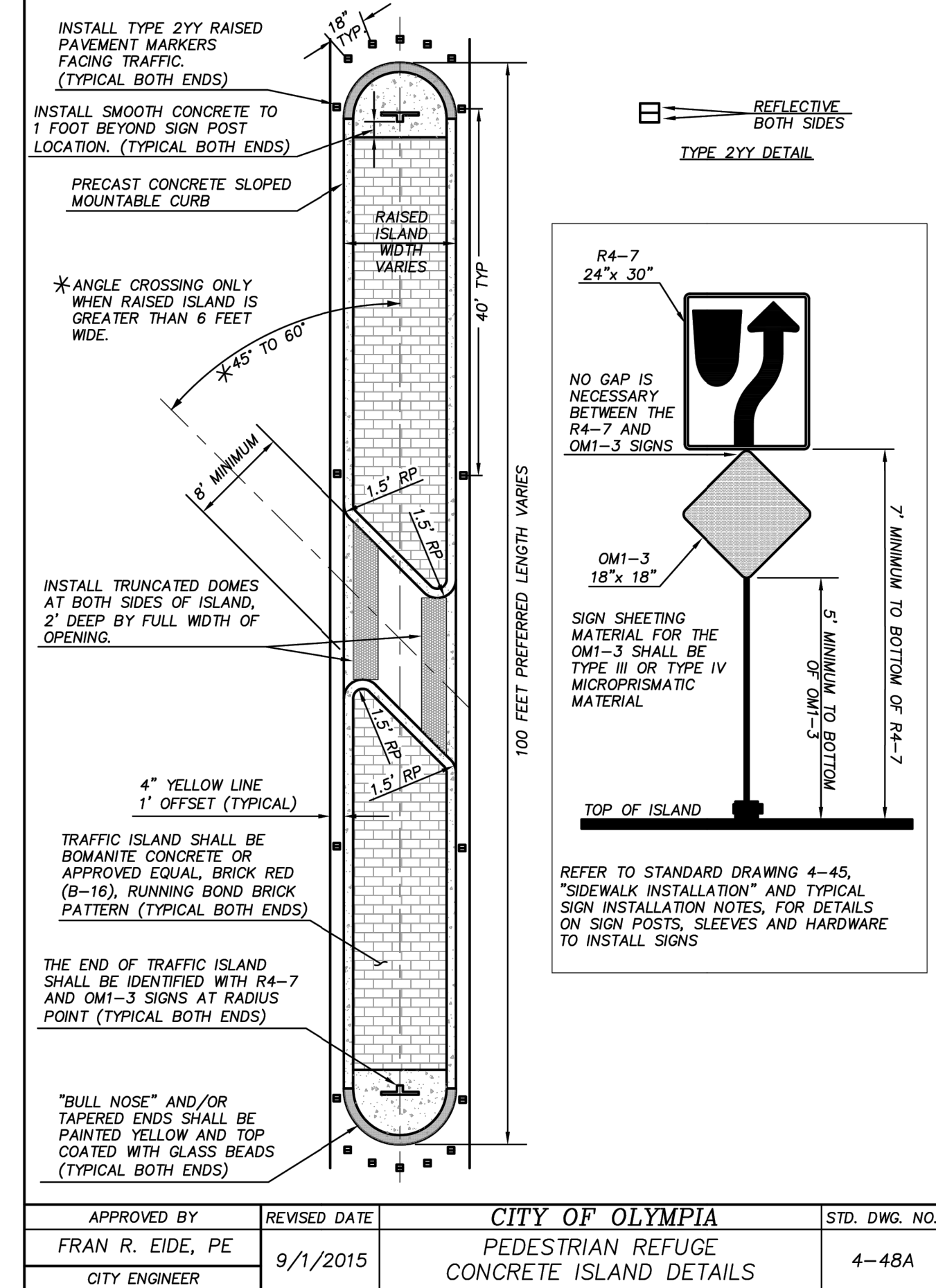
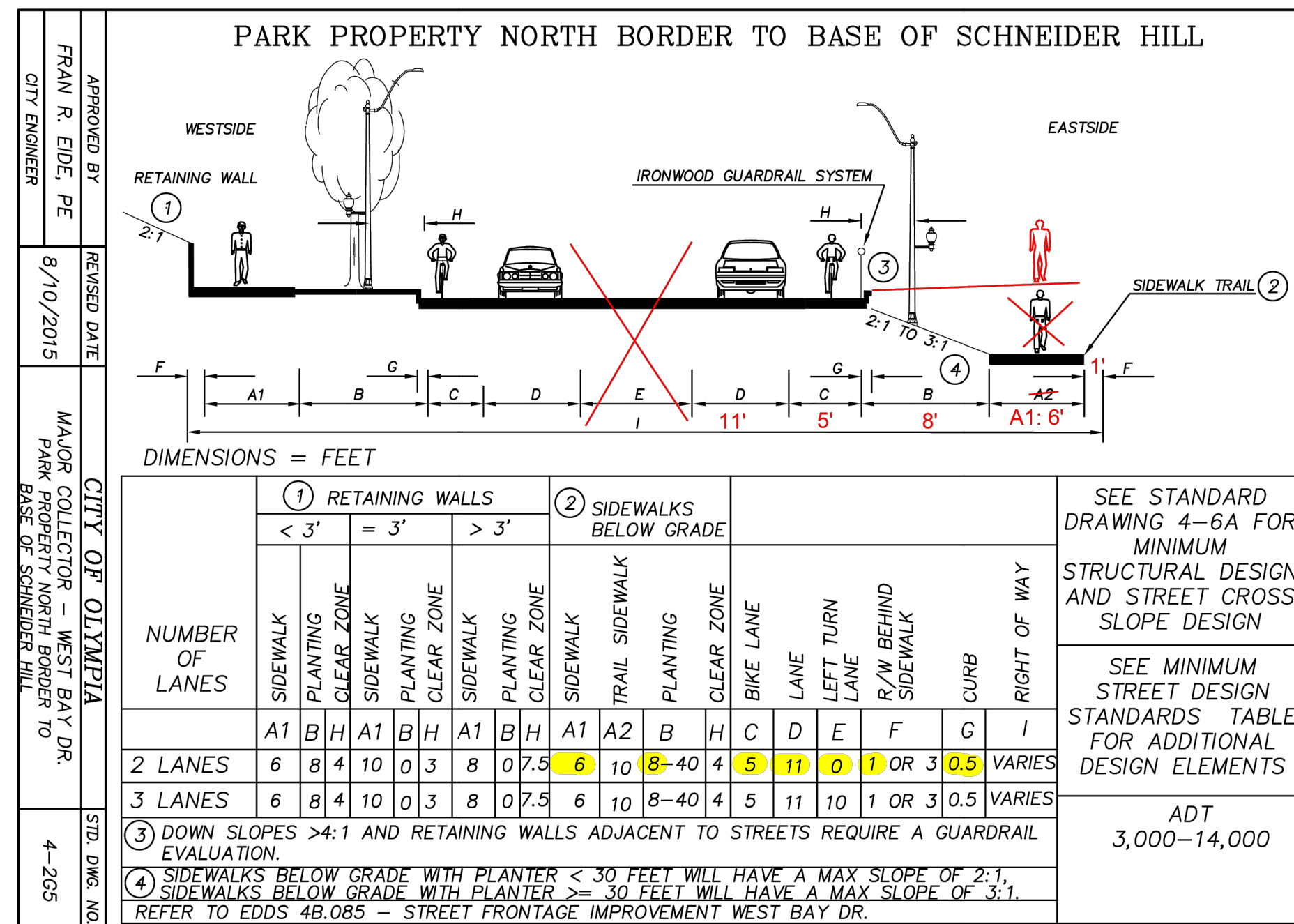
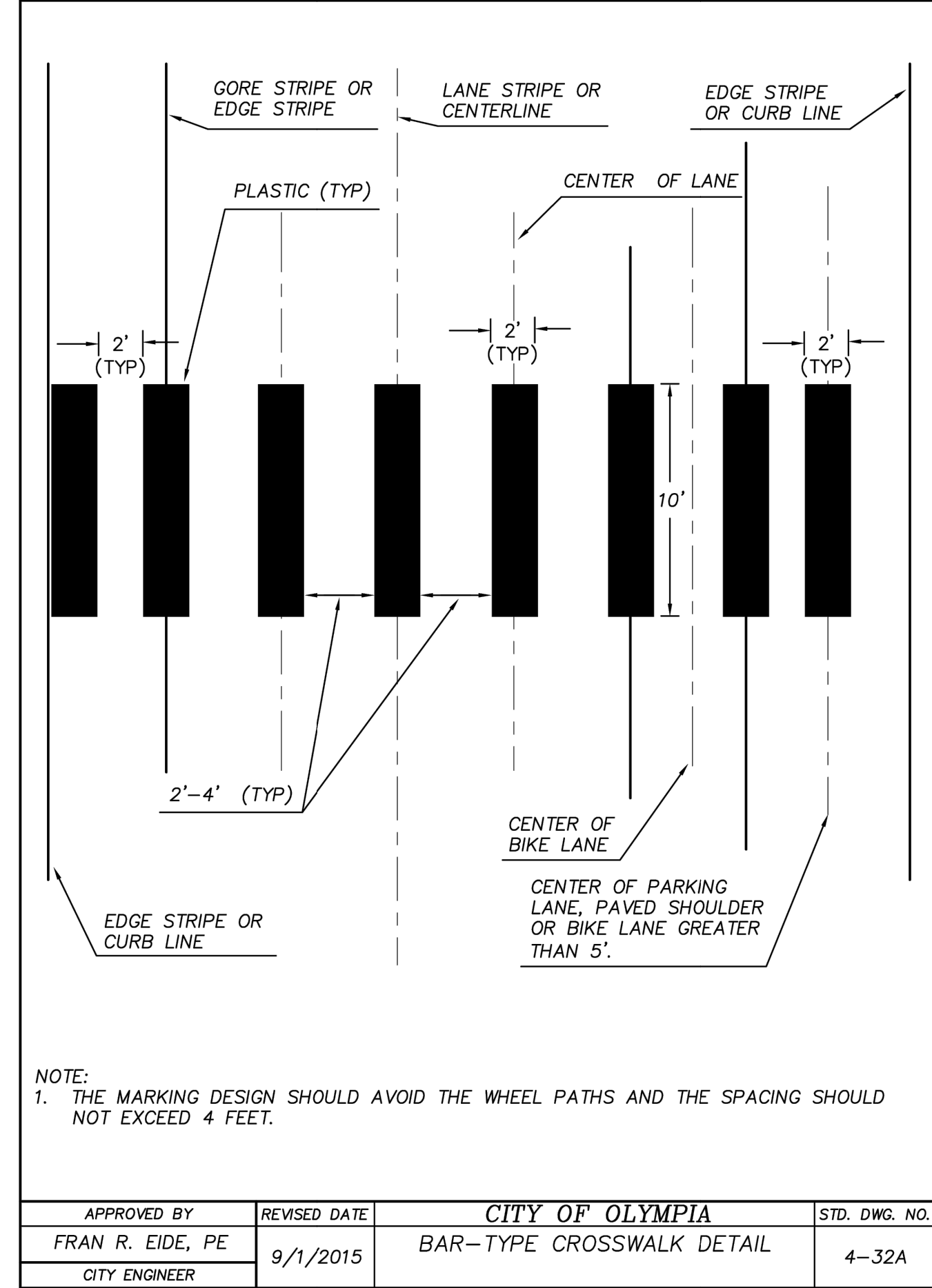
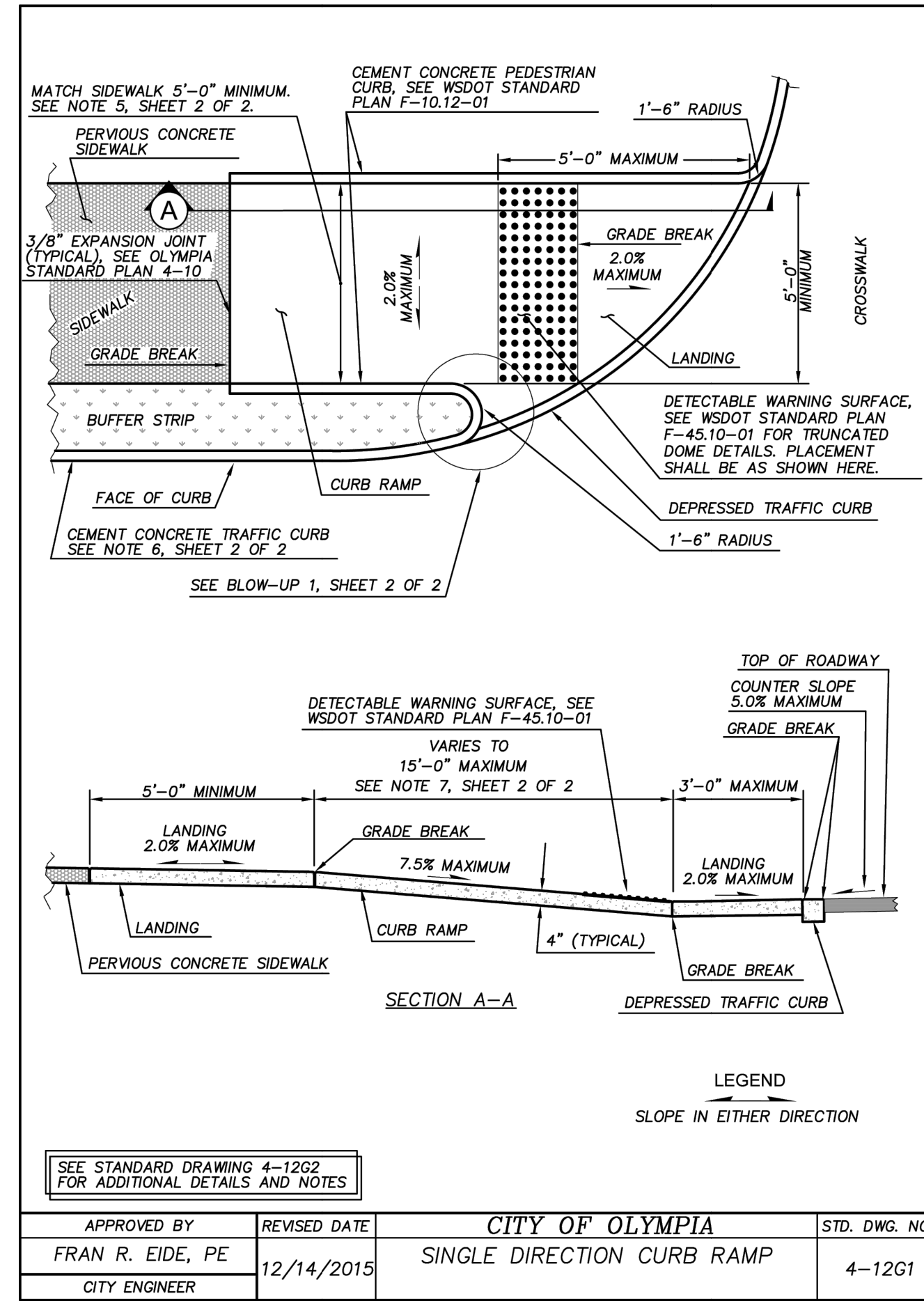
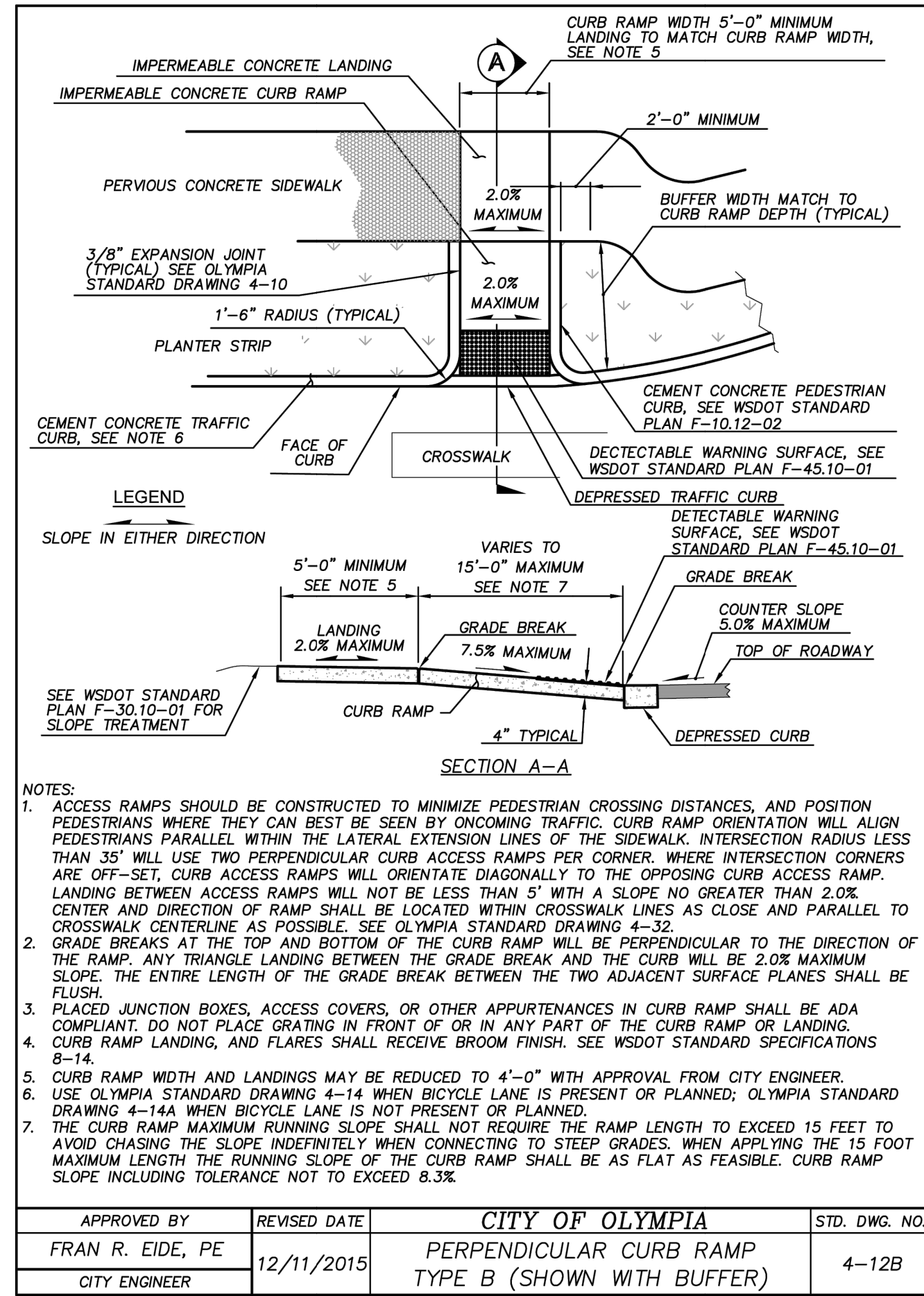
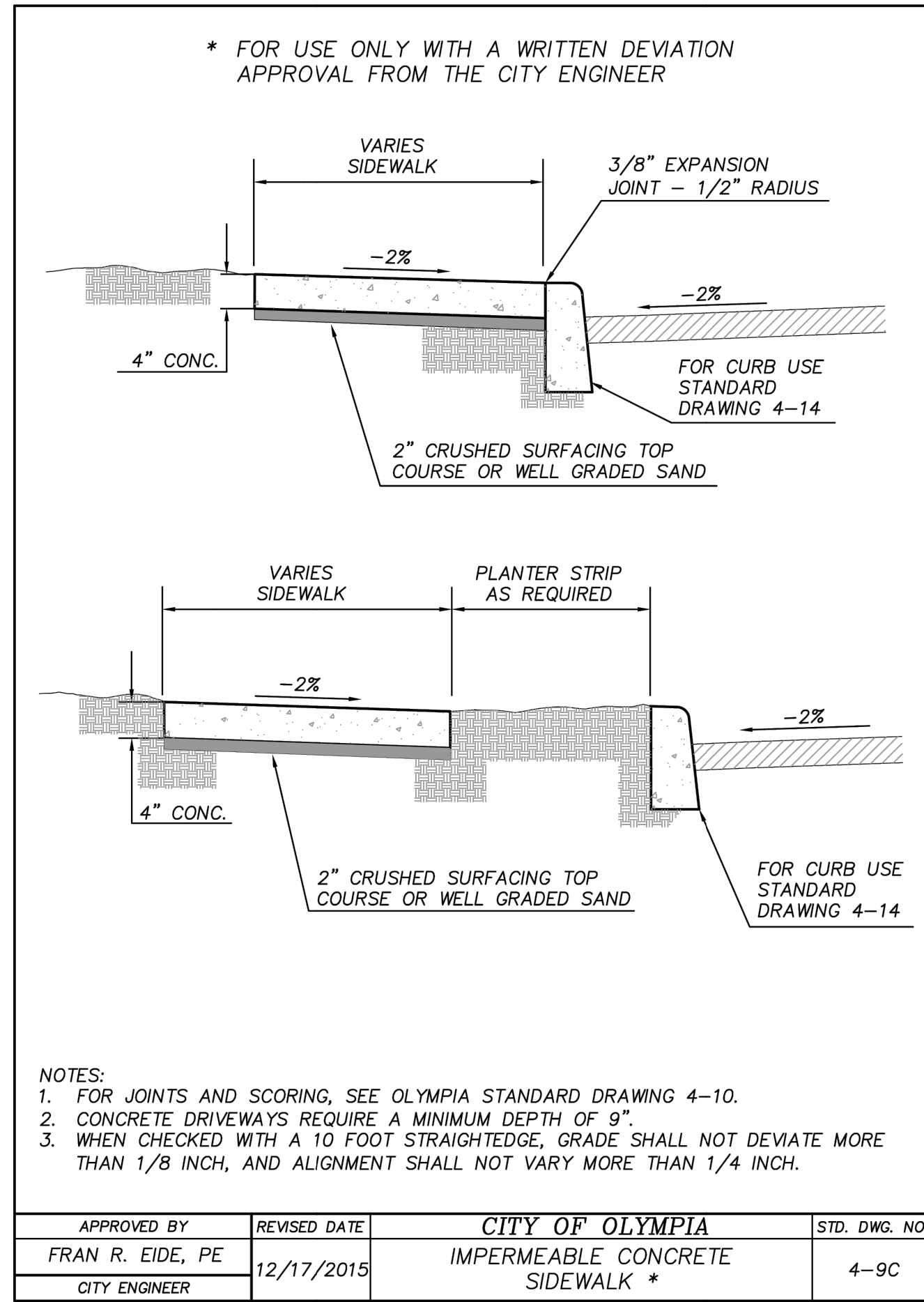


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DRAWN BY: E. MARTINEZ
APPROVED BY: W. HOLM
DATE: JUNE 2025
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DRAWING NO: FR-01
SHEET NO: 17 OF 25

Jun 27 2025 11:04:15am User: scj\emartinez V:\PROJECTS\3264\3264_02 WEST BAY MULTI-FAMILY\CAD\3264_02_FR-01.DWG

CALL BEFORE YOU DIG
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SEC. 10, T18N., R2W., W.M.



Jun 27, 2025 11:04:30am User: amartinez
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REVISIONS	
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SHEET TITLE: FRONTAGE IMPROVEMENT DETAILS PROJECT NAME: WEST BAY YARDS DEVELOPMENT OLYMPIA, WASHINGTON	
DESIGNER:	W. HOLM
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