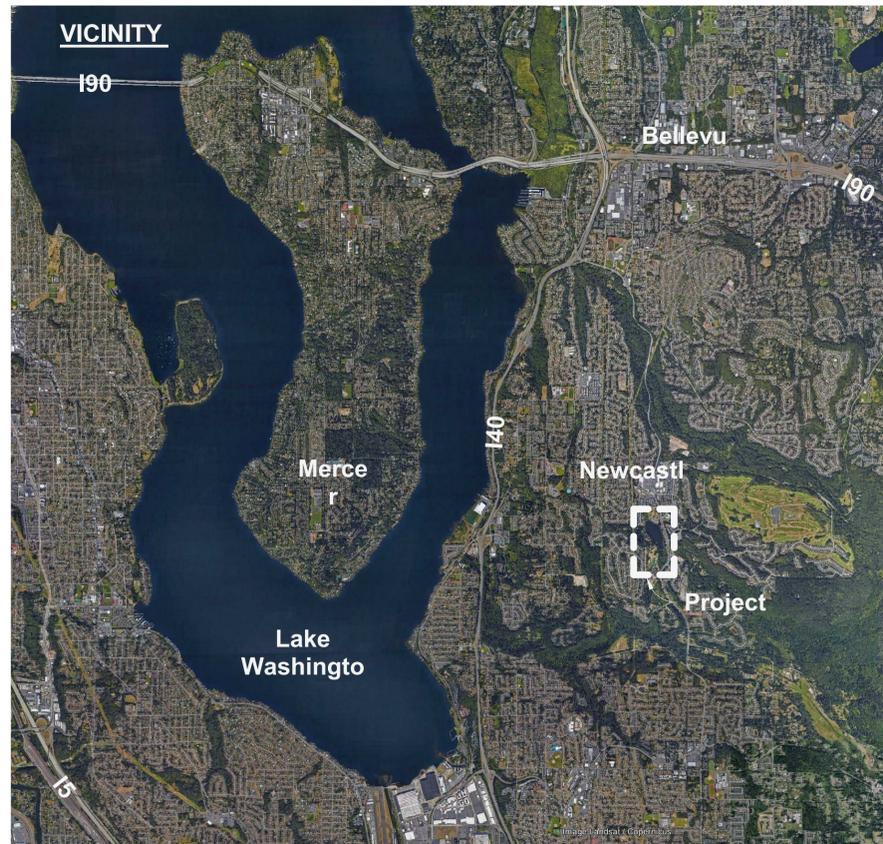


LAKE BOREN PARK

60% DESIGN SUBMITTAL (PERMIT SET)

8/17/2018

CITY OF NEWCASTLE
KING COUNTY, WASHINGTON



City

MAYOR
ALLEN DAUTERMAN

DEPUTY MAYOR
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CITY MANAGER
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Sheet Index

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G102	OVERALL PERSPECTIVE VIEW
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LD700	PLANTING SCHEDULE
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S1.2	GENERAL STRUCTURAL NOTES
S2.1	BOARDWALK PLANS & DETAILS



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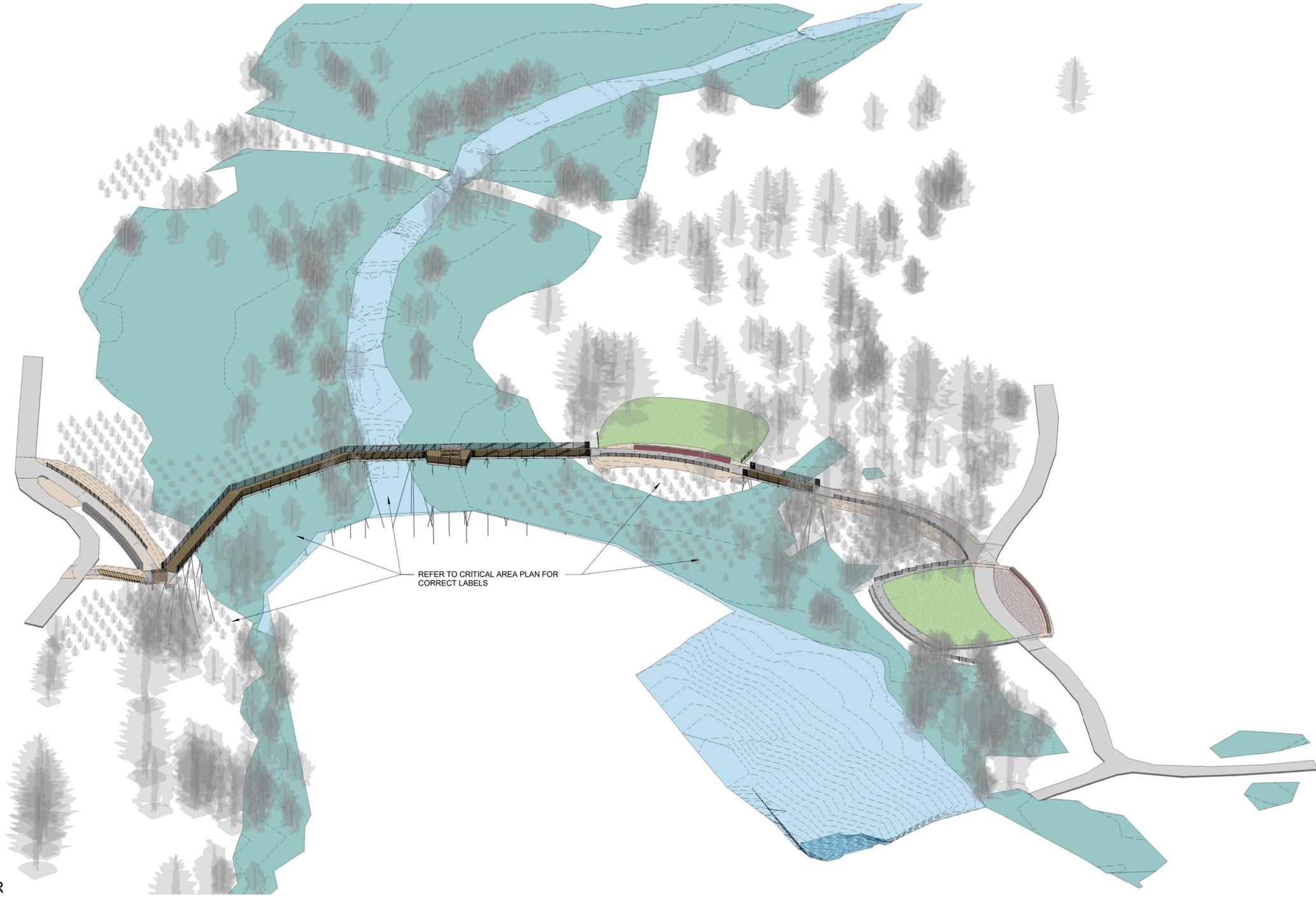
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COVER

SHEET NUMBER:

G000



1 OVERALL ISO - FOR REFERENCE ONLY



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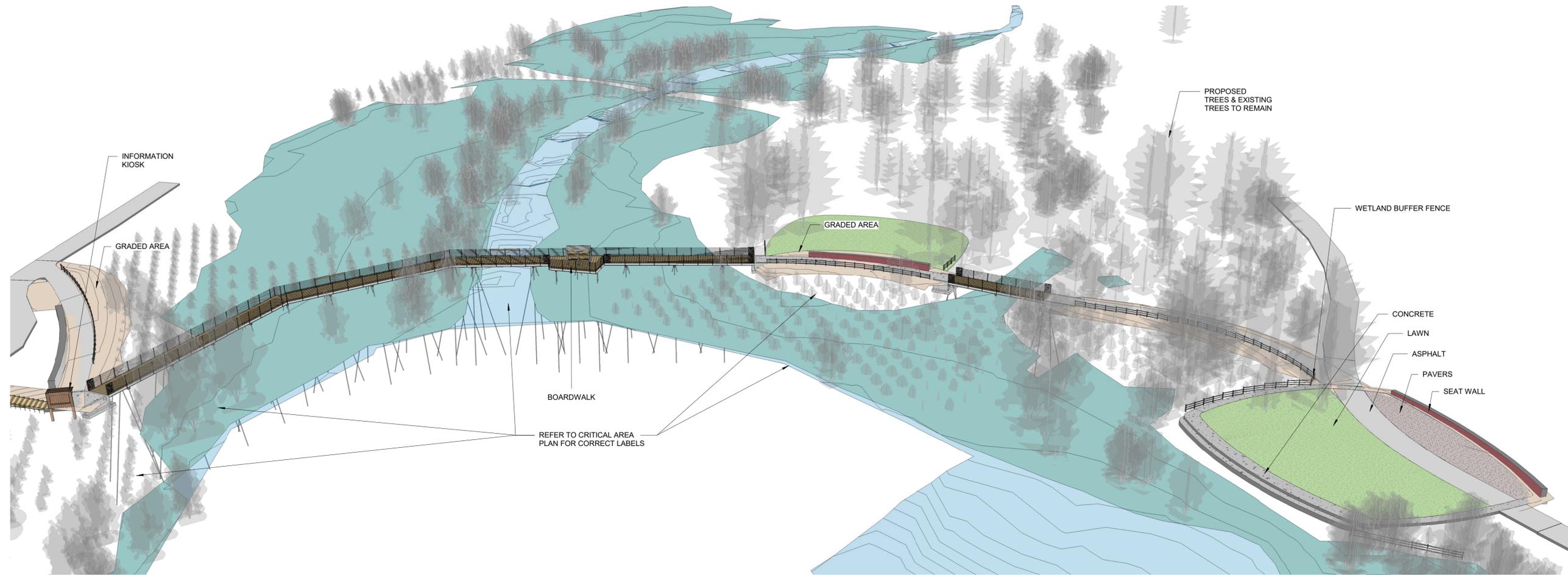
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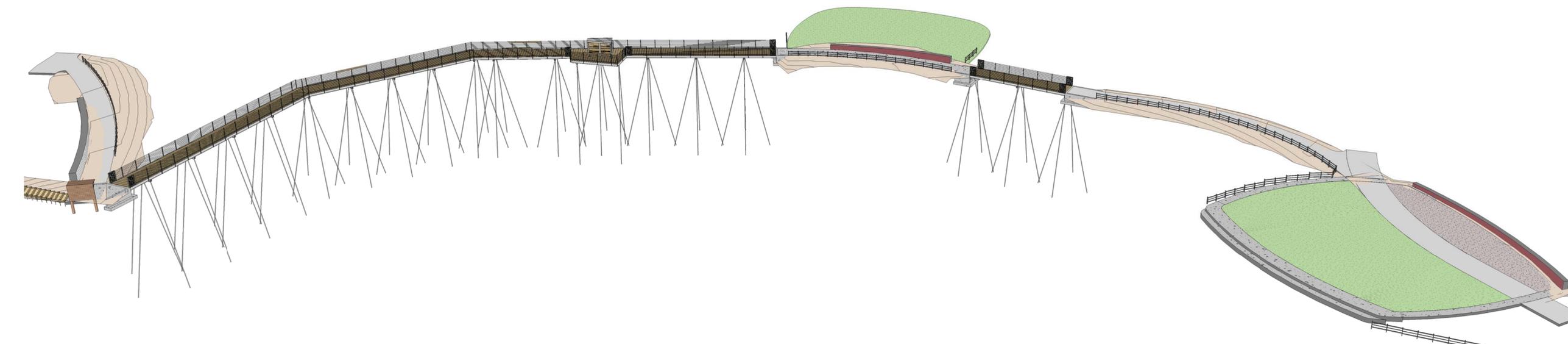
SHEET NAME:
OVERALL ISO VIEW

SHEET NUMBER:

G101



1 OVERALL PERSPECTIVE VIEW - FOR REFERENCE ONLY



2 OVERALL PERSPECTIVE VIEW - NEW - FOR REFERENCE ONLY

File: 8/16/2018 11:51:46 AM Filename: C:\Users\mattm\Documents\LAKE BOREN PARK - PH1_mattm@bergerpartnership.com.rvt
 Berge Partnership Project Number: 20154880.01



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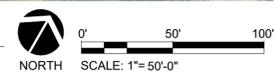
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OVERALL PERSPECTIVE VIEW
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G102



1 Overall Site Plan
1" = 50'-0"



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OVERALL SITE PLAN

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G200



1 Critical Area Plan - Existing Conditions
 1" = 50'-0"



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CRITICAL AREA PLAN - OVERALL
 SHEET NUMBER:

W100

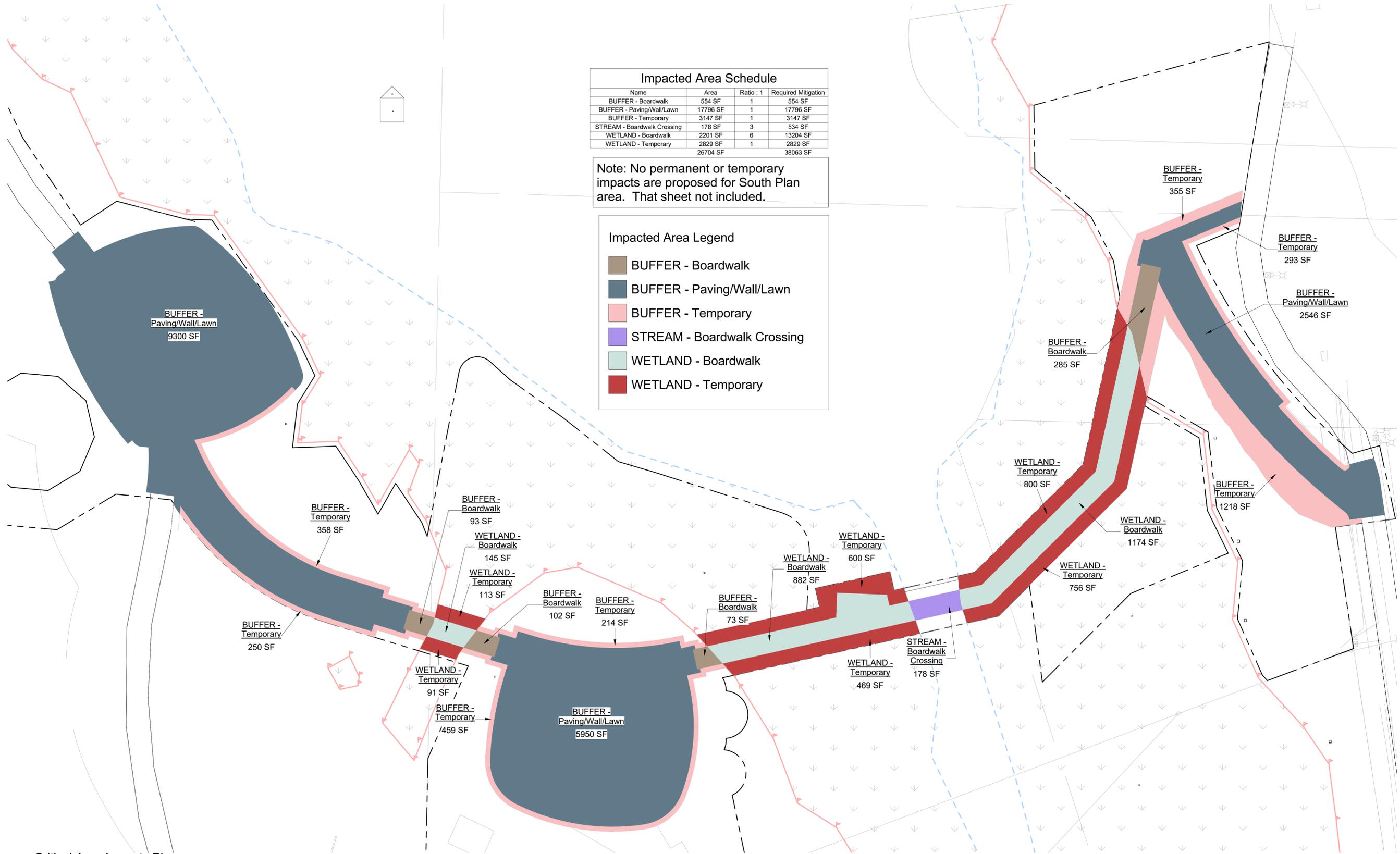
File: C:\Users\mattm\Documents\LAKE BOREN PARK - PH1_mattm@bergerpartnership.com.rvt
 Date: 8/15/2018 11:18:30 AM
 Project Number: 201548001

Impacted Area Schedule			
Name	Area	Ratio : 1	Required Mitigation
BUFFER - Boardwalk	554 SF	1	554 SF
BUFFER - Paving/Wall/Lawn	17796 SF	1	17796 SF
BUFFER - Temporary	3147 SF	1	3147 SF
STREAM - Boardwalk Crossing	178 SF	3	534 SF
WETLAND - Boardwalk	2201 SF	6	13204 SF
WETLAND - Temporary	2829 SF	1	2829 SF
	26704 SF		38063 SF

Note: No permanent or temporary impacts are proposed for South Plan area. That sheet not included.

Impacted Area Legend

- BUFFER - Boardwalk
- BUFFER - Paving/Wall/Lawn
- BUFFER - Temporary
- STREAM - Boardwalk Crossing
- WETLAND - Boardwalk
- WETLAND - Temporary



Critical Area Impacts Plan - North
 1
 1" = 20'-0"



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A	DESCRIPTION	DATE

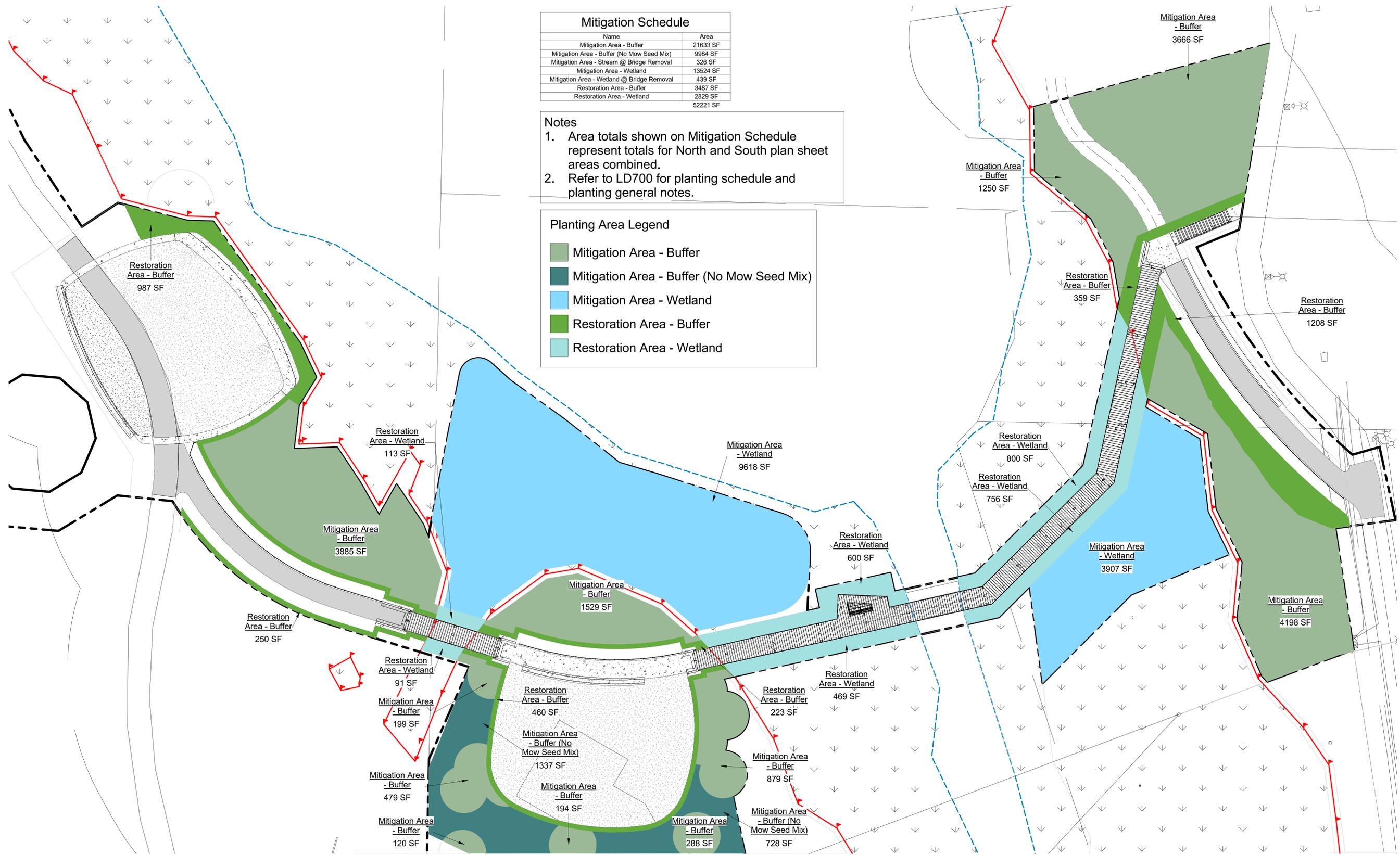
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SHEET NAME:
CRITICAL AREA IMPACTS PLAN

SHEET NUMBER:

W201

File: C:\Users\mattm\Documents\LAKE BOREN PARK - PH1_mattm@bergerpartnership.com.rvt
 Date: 8/15/2018 10:35:03 AM
 Project Number: 201548001



Mitigation Schedule	
Name	Area
Mitigation Area - Buffer	21633 SF
Mitigation Area - Buffer (No Mow Seed Mix)	9984 SF
Mitigation Area - Stream @ Bridge Removal	326 SF
Mitigation Area - Wetland	13524 SF
Mitigation Area - Wetland @ Bridge Removal	439 SF
Restoration Area - Buffer	3487 SF
Restoration Area - Wetland	2829 SF
	52221 SF

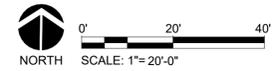
Notes

- Area totals shown on Mitigation Schedule represent totals for North and South plan sheet areas combined.
- Refer to LD700 for planting schedule and planting general notes.

Planting Area Legend

- Mitigation Area - Buffer
- Mitigation Area - Buffer (No Mow Seed Mix)
- Mitigation Area - Wetland
- Restoration Area - Buffer
- Restoration Area - Wetland

1 Mitigation Plan - North
1" = 20'-0"



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 Project Number: 20154880.01

1 Mitigation Plan - South

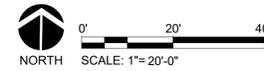
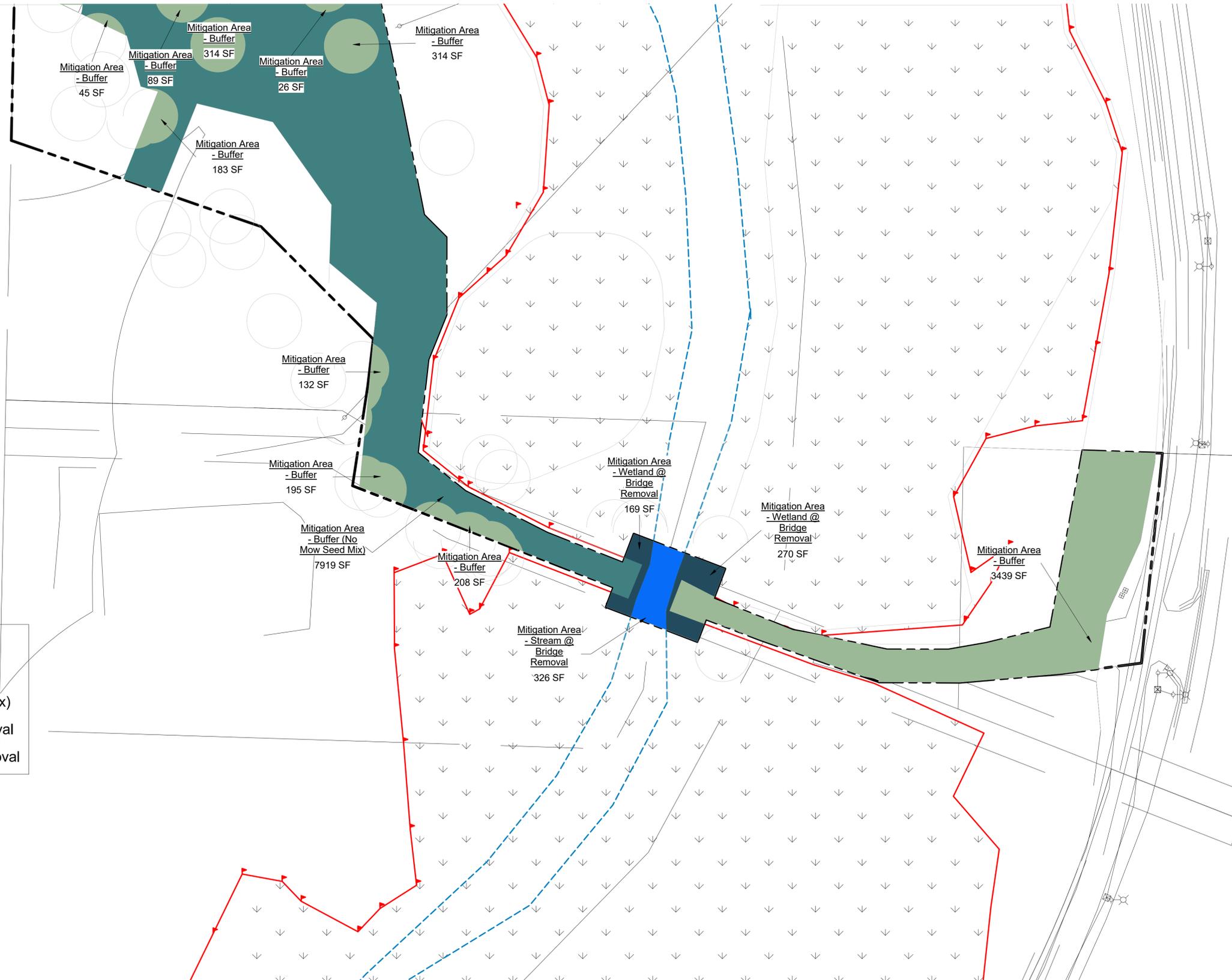
1" = 20'-0"

Mitigation Schedule	
Name	Area
Mitigation Area - Buffer	21633 SF
Mitigation Area - Buffer (No Mow Seed Mix)	9984 SF
Mitigation Area - Stream @ Bridge Removal	326 SF
Mitigation Area - Wetland	13524 SF
Mitigation Area - Wetland @ Bridge Removal	439 SF
Restoration Area - Buffer	3487 SF
Restoration Area - Wetland	2829 SF
	52221 SF

- Notes**
- Area totals shown on Mitigation Schedule represent totals for North and South plan sheet areas combined.
 - Refer to LD700 for planting schedule and planting general notes.

Planting Area Legend

	Mitigation Area - Buffer
	Mitigation Area - Buffer (No Mow Seed Mix)
	Mitigation Area - Stream @ Bridge Removal
	Mitigation Area - Wetland @ Bridge Removal



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MITIGATION PLAN

SHEET NUMBER:
W302

ABBREVIATIONS

AVE	AVENUE
AC	ASBESTOS CEMENT PIPE
ADJ	ADJUST
ALT	ALTERNATE
ALUM	ALUMINUM
ANSI	AMERICAN NATIONAL STANDARDS INSTITUTE
AP	ANGLE POINT
ASPH	ASPHALT
ASTM	AMERICAN SOCIETY OF TESTING AND MATERIALS
ASSY	ASSEMBLY
BSF	BLIND FLANGE
BLDG	BUILDING
BLK	BLOCK
BO	BLOW OFF
BOP	BEGINNING OF PROJECT
BVCE	BEGIN VERTICAL CURVE ELEVATION
BVCS	BEGIN VERTICAL CURVE STATION
CTR	CENTER
CAP	CORRUGATED ALUMINUM PIPE
CB	CATCH BASIN
CI	CAST IRON
CL	CENTER LINE
CLR	CLEARANCE
CMP	CORRUGATED METAL PIPE
CO	CLEANOUT
CONC	CONCRETE
C	CONDUIT
CONN	CONNECTION
CONT	CONTINUOUS
CPEP	CORRUGATED POLYETHYLENE PIPE
CPG	COUPLING
CY	CUBIC YARD
CONT	CONTINUED
CL	CLASS
CF	CUBIC FEET
CFS	CUBIC FEET PER SECOND
DC	DEGREE OF CURVATURE
DI	DUCTILE IRON
DIAM	DIAMETER
DOT	DEPARTMENT OF TRANSPORTATION
DIM	DIMENSION
DWGS	DRAWING(S)
D	DRAIN
E	EACH
EA	ELEVATION
ELEC	ELECTRICAL
EDA	EDGE OF ASPHALT
EDP	END OF PROJECT
EVCE	END VERTICAL CURVE ELEVATION
EVCS	END VERTICAL CURVE STATION
EXIST	EXISTING
FIG	FIGURE
FIN	FINISHED
FL	FLANGE
FT	FEET
GA	GAUGE
GALV	GALVANIZED
GI	GALVANIZED IRON
GV	GATE VALVE
HDPE	HIGH DENSITY POLYETHYLENE PIPE
ID	INSIDE DIAMETER
IE	INVERT ELEVATION
INV	INVERT
IN	INCH
L	LENGTH
LB	POUND
LF	LINEAR FEET
MAX	MAXIMUM
MFR	MANUFACTURER
MH	MANHOLE
MIN	MINIMUM
MJ	MECHANICAL JOINT
MISC	MISCELLANEOUS
N	NORTH
NO	NUMBER
NTS	NOT TO SCALE
OC	ON CENTER
OD	OUTSIDE DIAMETER
PI	POINT OF INTERSECTION
PP	POWER POLE
PVI	POINT OF VERTICAL INTERSECTION
PE	PLAIN END
PERF	PERFORATED
PVC	POLYVINYL CHLORIDE
PVMT	PAVEMENT
PVT	POINT OF VERTICAL TANGENT
PC	POINT OF CURVATURE
PT	POINT OF TANGENCY
QTY	QUANTITY
RET	RETAINING
RR	RAILROAD
R	RADIUS
RED	REDUCER
REINF	REINFORCE
REQD	REQUIRED
R/W	RIGHT-OF-WAY
SL	SLOPE
S	SOUTH
SCH	SCHEDULE
SF	SQUARE FEET
SHT	SHEET
SPECS	SPECIFICATIONS
SD	SQUARE
STA	STATION
STD	STANDARD
TB	THRUST BLOCK
TC	TOP OF CURB
TEL	TELEPHONE
TESC	TEMPORARY EROSION AND SEDIMENT CONTROL
THRU	THREADED
THRU	THROUGH
TYP	TYPICAL
VERT	VERTICAL
W	WEST
WSDOT	WASHINGTON STATE DEPARTMENT OF TRANSPORTATION
W/	WITH
W/O	WITHOUT

LINETYPES

EXISTING	DESCRIPTION
SURFACE FEATURES	
	CURB (TYPE AS NOTED)
	CURB & GUTTER
	GRAVEL SURFACING
	CONCRETE SURFACING
	FENCE/RAILING (TYPE AS NOTED)
	FENCE WITH GATE
	SHRUB/TREE/VEGETATION LINE
	EDGE OF LANDSCAPING
SURVEY	
	RIGHT-OF-WAY LINE
	CENTERLINE OF RIGHT-OF-WAY
	PROPERTY LINE
	CONTOUR LINE
UTILITIES	
	OVERHEAD UTILITIES
	BURIED ELECTRICAL
	BURIED TELEPHONE/COMMUNICATIONS
	BURIED CABLE TELEVISION
	GAS MAIN (SIZE AS NOTED)
	SANITARY SEWER MAIN (SIZE AS NOTED)
	STORM DRAIN (SIZE AS NOTED)
	CULVERT (SIZE & TYPE AS NOTED)

WATER SYMBOLS

EXISTING	DESCRIPTION
	CAP/PLUG
	COUPLING/ADAPTOR
	GUARD POST
	WATER METER
FIRE HYDRANT	
	FIRE HYDRANT (2--NOZZLE)
	FIRE HYDRANT (3--NOZZLE)
VALVES	
	GATE VALVE

GAS/POWER/TELEPHONE SYMBOLS

EXISTING	DESCRIPTION
	GAS VALVE
	UTILITY POLE
	UTILITY POLE ANCHOR
	UTILITY PEDESTAL
	TELEPHONE VAULT (SIZE VARIES)

SURVEY SYMBOLS

EXISTING	DESCRIPTION
	CONTROL POINT
	MONUMENT (IN CASE)
	MONUMENT (SURFACE)
	BENCH MARK
	BOUNDARY/PROPERTY CORNER
	IRON PIPE
	SOIL BORING/TEST PIT

SIGNALIZATION/ILLUMINATION SYMBOLS

EMERGENCY VEHICLE INDICATOR LIGHTS	DESCRIPTION
	JUNCTION BOX (TYPE I, II, III)
	STREET LIGHT ASSEMBLY/LUMINAIRE

SANITARY/STORM SEWER SYMBOLS

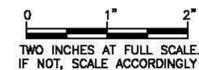
EXISTING	DESCRIPTION
	STORM DRAIN CATCH BASIN, CONCRETE INLET, OR YARD/AREA DRAIN (ACTUAL DIMENSION SHOWN FOR PROPOSED)
	SANITARY SEWER MANHOLE (ACTUAL DIMENSION SHOWN FOR PROPOSED)

SURFACE FEATURES/LANDSCAPING

EXISTING	DESCRIPTION
	BUILDING
	BUS STOP
	MAIL BOX (NOTED)
	SIGN
	RIP RAP
	ROCK WALL
	SHRUB
	TREE (CONIFER)
	TREE (DECIDUOUS)
	WETLAND
	EDGE OF CREEK/STREAM OR LAKE

SURVEY NOTES:

1. THE FEATURES DEPICTED ON THIS MAP HAVE BEEN DELINEATED FOR CRITICAL AREAS AND SURVEYED/MAPPED SEVERAL TIMES SINCE 2001. THE MAP HAS BEEN UPDATED BASED UPON A PARTIAL SURVEY COMPLETED IN JULY 2017. IT IS POSSIBLE THAT SOME ITEMS HAVE CHANGED OR ARE NO LONGER PRESENT AND THAT SOME NEW ITEMS EXIST, BUT WERE NOT RECENTLY SURVEYED AND THEREFORE ARE NOT SHOWN.
2. DELINEATION OF THE LAKE BOUNDARY (EDGE OF WATER SURFACE) AND WETLANDS A, B, D, E, AND F WERE COMPLETED IN JUNE 2017. DELINEATION OF OTHER WETLANDS OCCURRED IN NOVEMBER 2011 AND AUGUST 2014. DELINEATION OF THE STREAM OHWA LYING NORTH OF THE WOODEN BRIDGE WAS COMPLETED IN NOVEMBER 2011 AND JUNE 2017. OTHER AREAS OF THE STREAM WERE DELINEATED IN NOVEMBER 2011. SEE INDIVIDUAL NOTES FOR MORE SPECIFIC INFORMATION.



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CITY OF NEWCASTLE
 KING COUNTY
 WASHINGTON

LAKE BOREN SURVEY

SITE LEGEND

SHEET:	S1
OF:	5
JOB NO.:	17536
DWG. SITE MAP	



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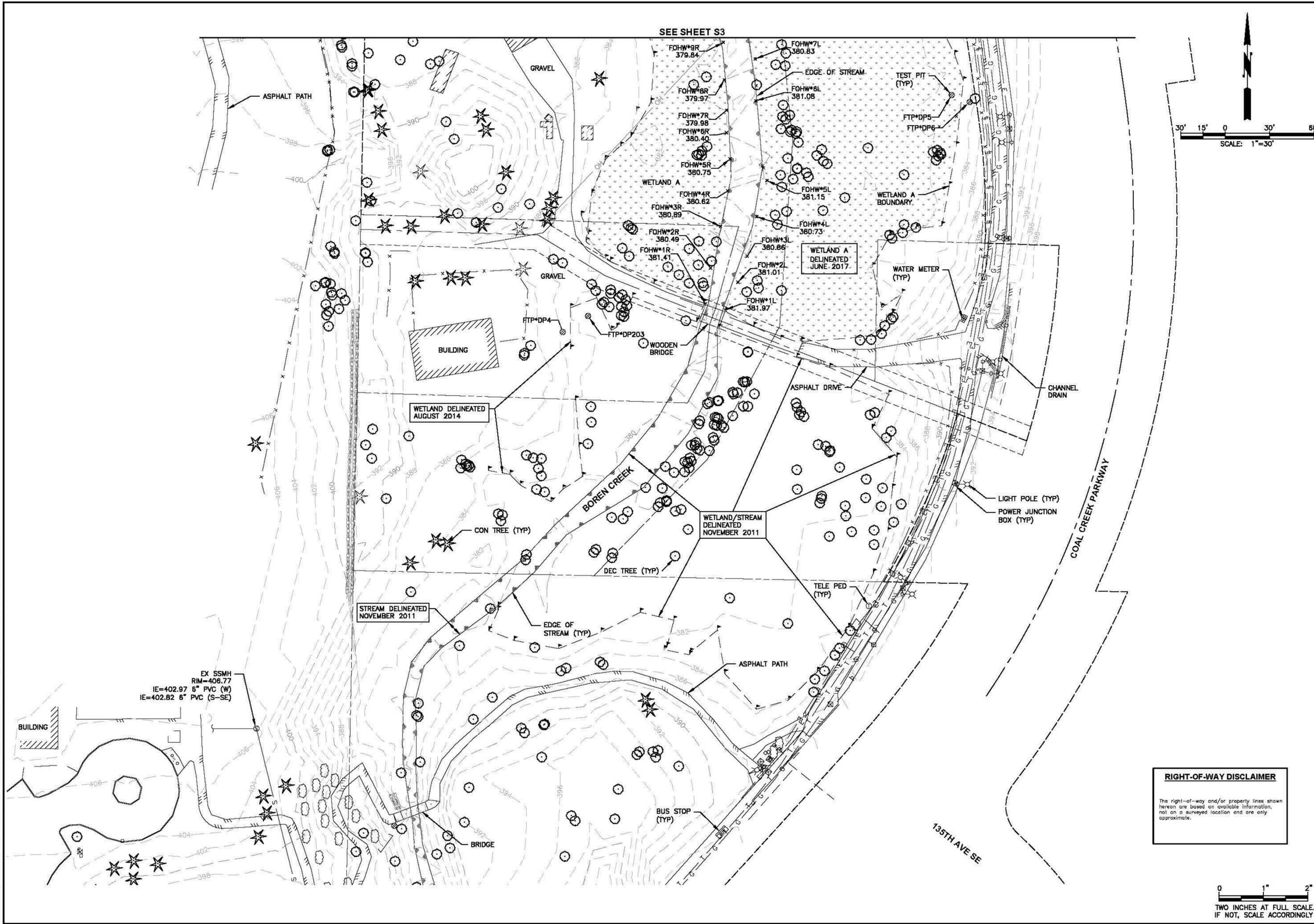
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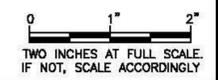
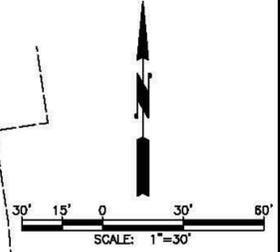
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SURVEY

SHEET NUMBER:
S1

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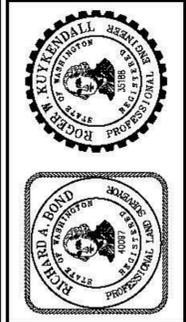


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CITY OF NEWCASTLE
 KING COUNTY WASHINGTON
LAKE BOREN SURVEY
 SITE MAP

SHEET:	S2
OF:	5
JOB NO.:	17536
DWG. SITE MAP	

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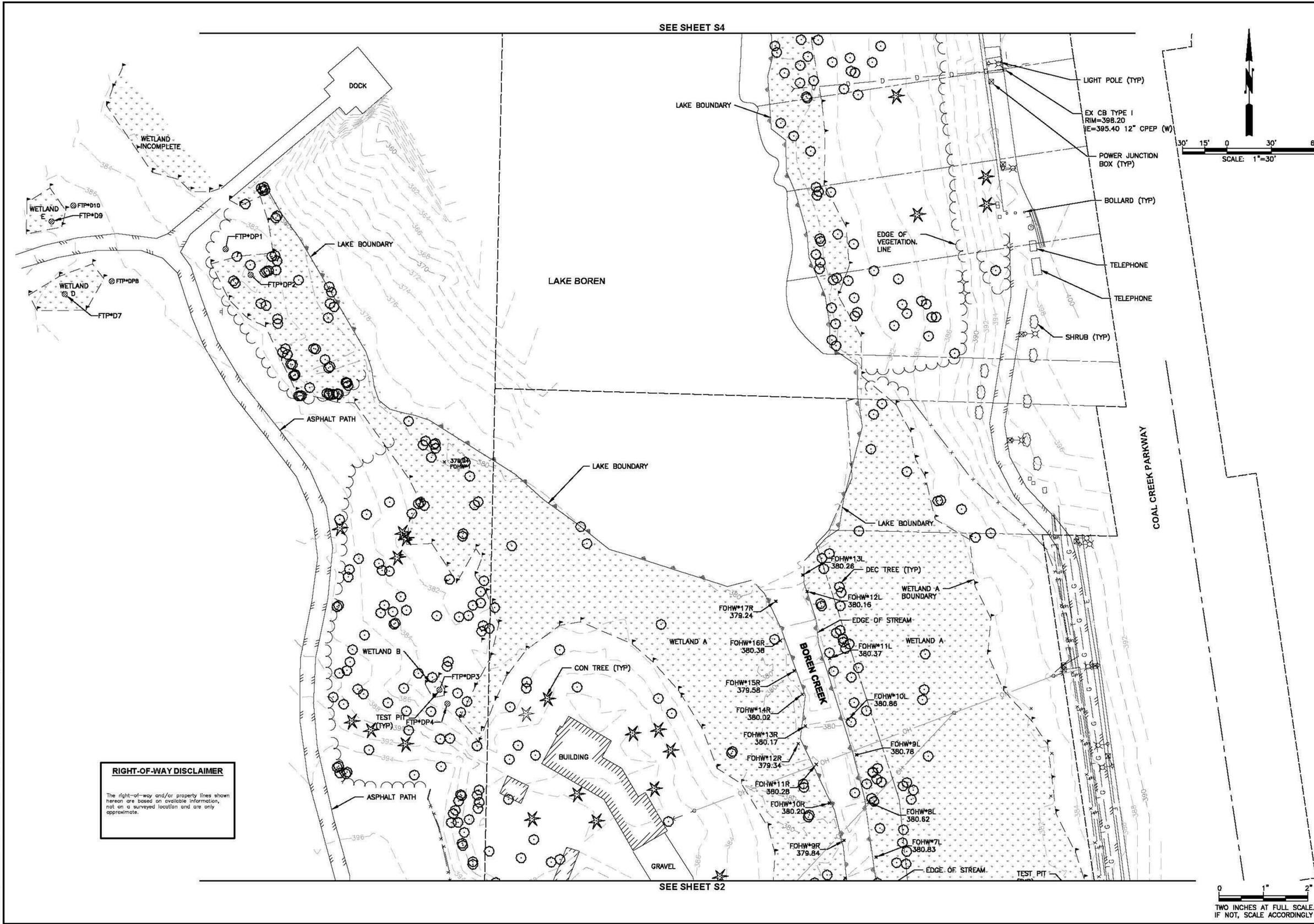
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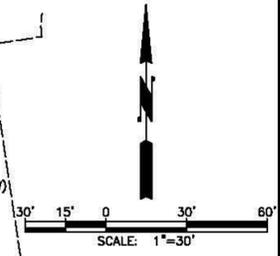
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 KING COUNTY WASHINGTON
LAKE BOREN SURVEY
 SITE MAP

SHEET:	S3
OF:	5
JOB NO.:	17536
DWG. SITE MAP	

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 City of Newcastle
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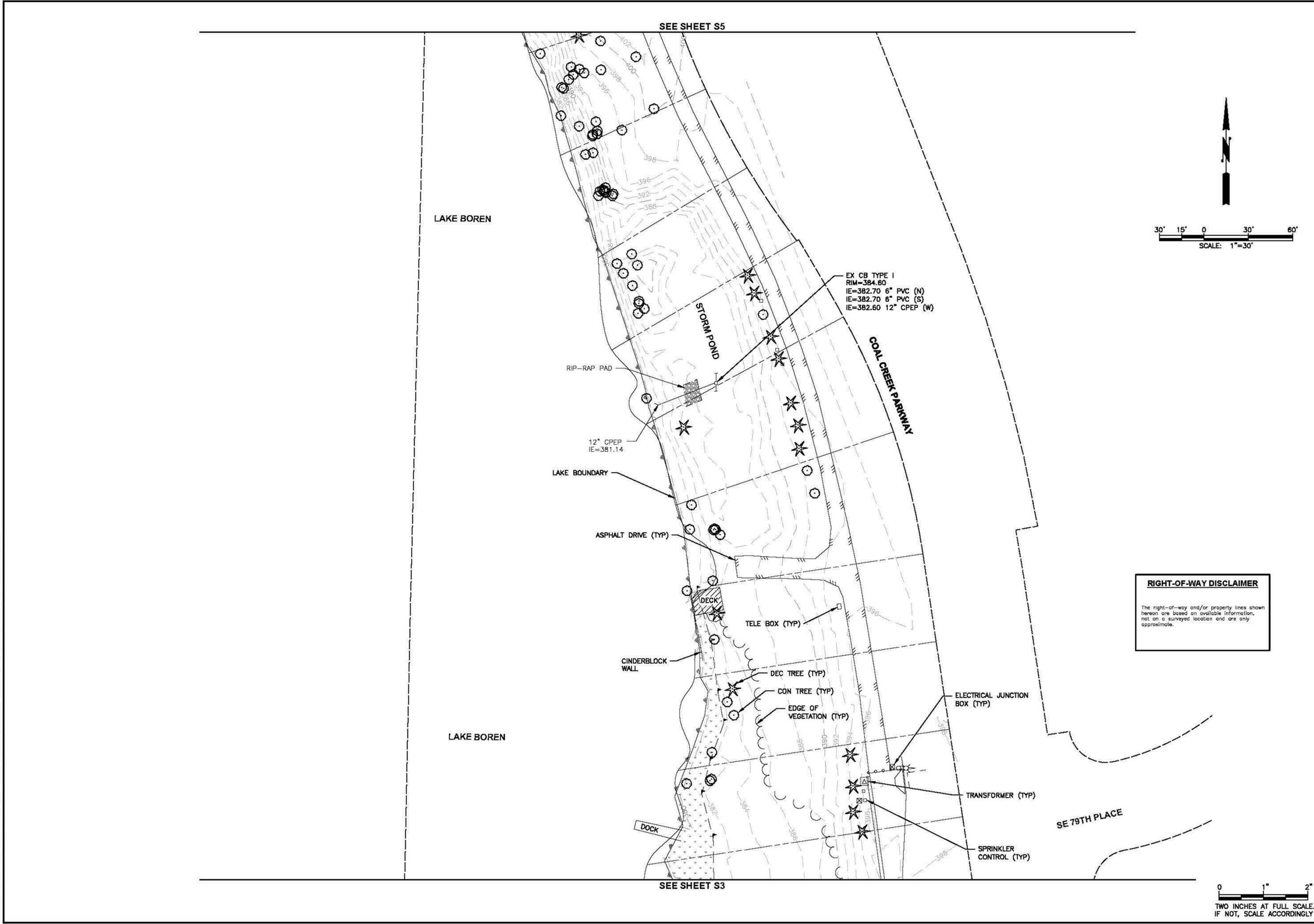


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SHEET NUMBER:
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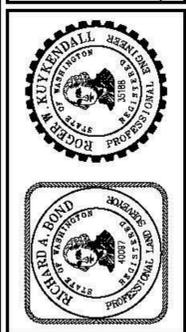
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NOTED:	SEM:	RWK:	RWK:	RWK:	

No.	REVISION	DATE	APPD



CITY OF NEWCASTLE
 KING COUNTY WASHINGTON
LAKE BOREN SURVEY
 SITE MAP

SHEET:	S4
OF:	5
JOB NO.:	17536
DWG.:	SITE MAP

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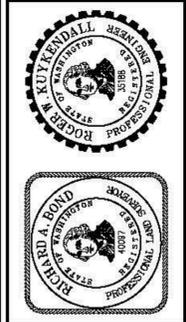
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 3710 148TH STREET NE, BLDG. B, SUITE 210
 ARLINGTON, WA 98223 • (360) 451-5400

DATE:	DATE:
SCALE:	NOTED:
DRAWN:	SEM:
CHECKED:	RWK:
APPROVED:	RWK:

No.	REVISION	DATE	APPD.



CITY OF NEWCASTLE
 KING COUNTY WASHINGTON
LAKE BOREN SURVEY
 SITE MAP

SHEET: **S5**
 OF: **5**
 JOB NO.: 17536
 DWG: SITE MAP

SURVEY INCLUDED FOR REFERENCE ONLY. SURVEY SHOWN HEREIN IS NOT TO SCALE. REFER TO PROJECT MANUAL FOR SIGNED SURVEY SHEETS.



1927 Post Alley, Ste. 2
 Seattle, WA 98101
 206.325.6877
 bergerpartnership.com

LAKE BOREN PARK
 City of Newcastle

13058 SE 84TH WAY NEWCASTLE, WA 98056

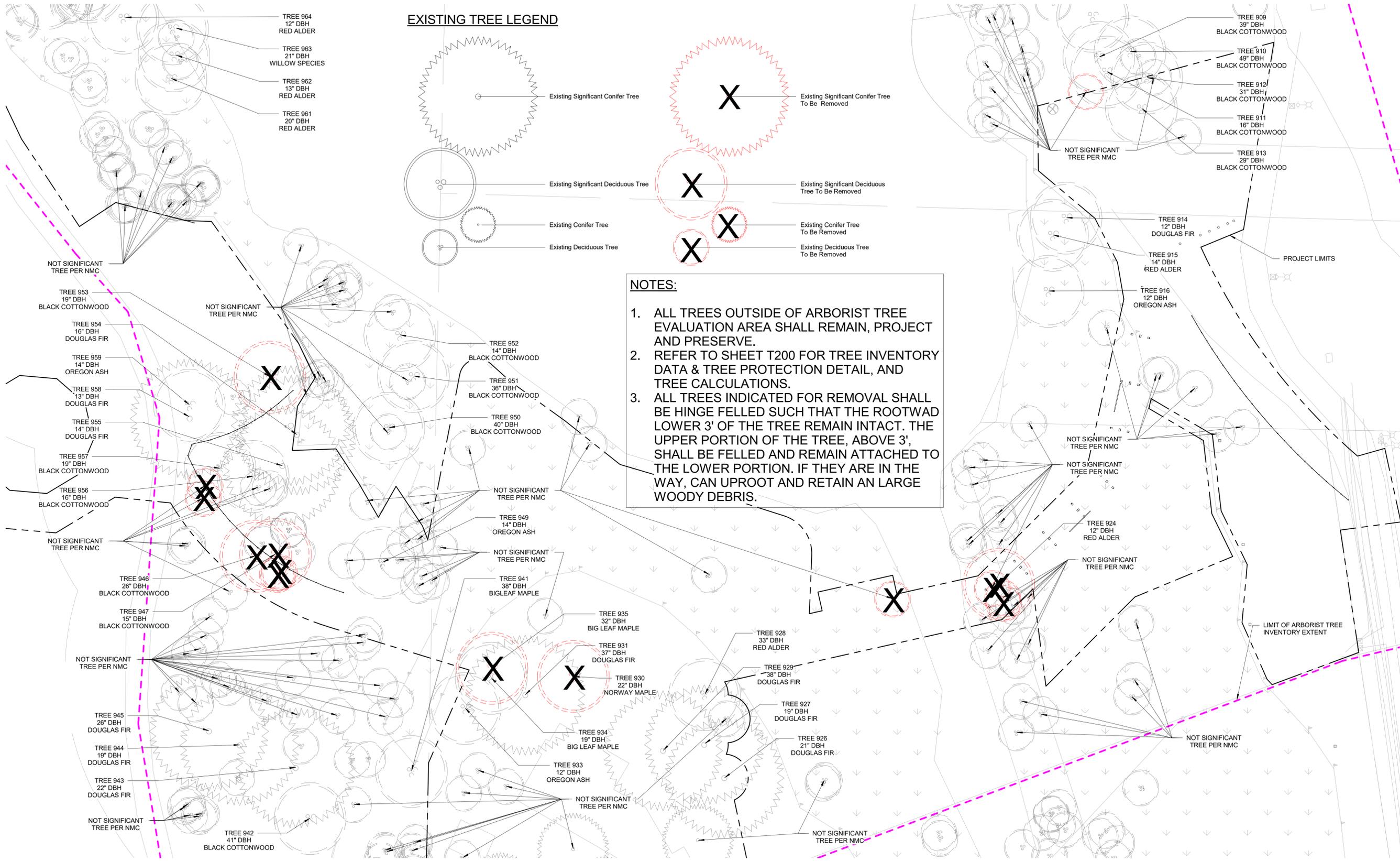


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 ISSUE DATE:
08/17/2018
 REVISIONS:
 A DESCRIPTION DATE

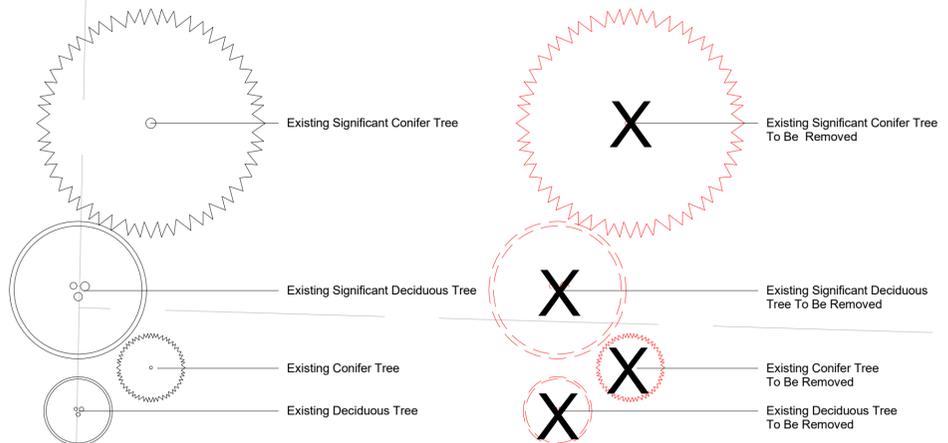
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 Author / Checker
 SHEET NAME:
SURVEY

SHEET NUMBER:
S5

1 Tree Plan - North
1" = 20'-0"



EXISTING TREE LEGEND



NOTES:

1. ALL TREES OUTSIDE OF ARBORIST TREE EVALUATION AREA SHALL REMAIN, PROJECT AND PRESERVE.
2. REFER TO SHEET T200 FOR TREE INVENTORY DATA & TREE PROTECTION DETAIL, AND TREE CALCULATIONS.
3. ALL TREES INDICATED FOR REMOVAL SHALL BE HINGE FELLED SUCH THAT THE ROOTWAD LOWER 3' OF THE TREE REMAIN INTACT. THE UPPER PORTION OF THE TREE, ABOVE 3', SHALL BE FELLED AND REMAIN ATTACHED TO THE LOWER PORTION. IF THEY ARE IN THE WAY, CAN UPROOT AND RETAIN A LARGE WOODY DEBRIS.

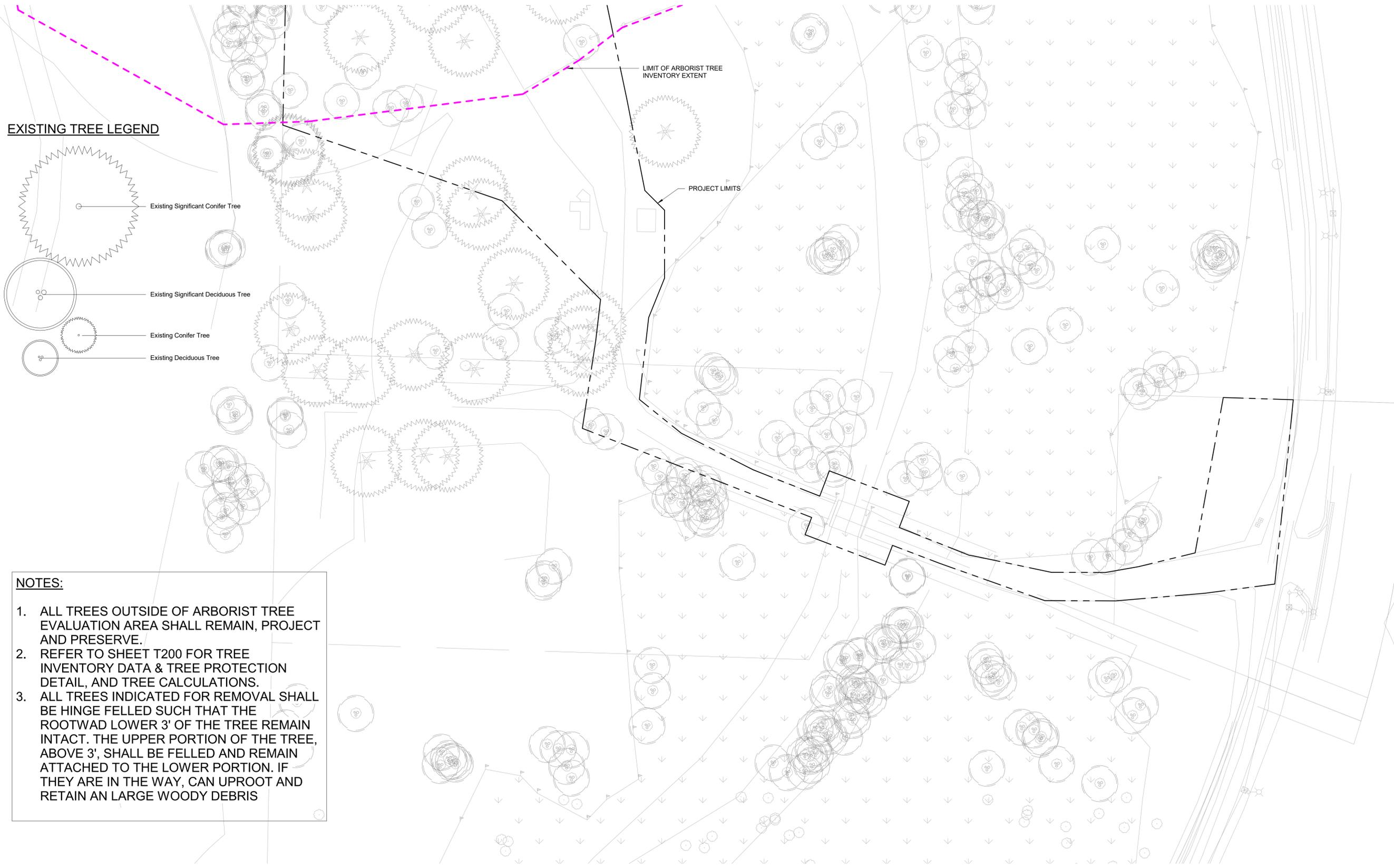


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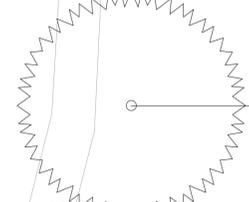
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 Author / Checker
 SHEET NAME:
EXISTING TREE PLAN

SHEET NUMBER:
T101



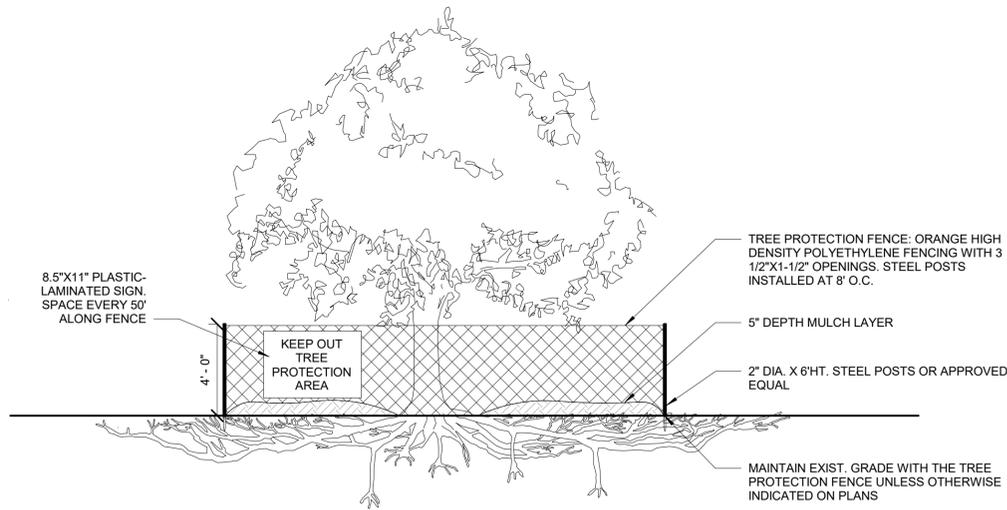


EXISTING TREE LEGEND

-  Existing Significant Conifer Tree
-  Existing Significant Deciduous Tree
-  Existing Conifer Tree
-  Existing Deciduous Tree

NOTES:

1. ALL TREES OUTSIDE OF ARBORIST TREE EVALUATION AREA SHALL REMAIN, PROJECT AND PRESERVE.
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- NOTES:
1. SEE ARBORISTS REPORT DATED NOVEMBER 21, 2016 FOR SITE SPECIFIC TREE PROTECTION MEASURES. ARBORISTS REPORT TO TAKE PRECEDENCE OVER ANY INCONSISTENCIES.
 2. SEE MOST CURRENT VERSION OF ANSI A300 (PART5) AND SPECIFICATIONS FOR ADDITIONAL TREE PROTECTION REQUIREMENTS AND DEFINITIONS.
 3. NO PRUNING SHALL BE PERFORMED EXCEPT BY APPROVED ARBORIST.
 4. NO EQUIPMENT SHALL OPERATE INSIDE FENCING INCLUDING DURING FENCE INSTALLATION AND REMOVAL.
 5. THERE SHALL BE NO ACTIVITIES THAT WOULD CONTRIBUTE TO SOIL COMPACTION WITHIN THE TREE PROTECTION ZONE.

1 TREE PROTECTION
1/4" = 1'-0"

THE WATERSHED COMPANY
Lake Boren Park
 7925 129th Ave SE Newcastle, WA 98056
 Parcel # 272405-9043, -9044, -9056, -9058, -9052, -9062, -9027, 342405-9119, -9157, -9073, 607300-0010

Table Issued: 6/8/2017
 Site Visit: 6/7/2017

TAG #	TREE NAME	BV/DEC	# STEMS	COMB DBH (IN ROUNDED)	HEIGHT (FT)	RADIUS (FT)	CONDITION	SIGNIFICANT PER-SMC	REMOVE (X)	NOTES
883	Pseudotsuga menziesii (Douglas-fir)	E	1	35	70	20	Fair	YES		Deck/drift base of truck
884	Acer macrophyllum (Bigleaf maple)	D	1	27	90	20	Fair	YES		20 degree lean towards lake
885	Pseudotsuga menziesii (Douglas-fir)	E	1	26	40	15	Fair	YES		
886	Populus balsamifera (Black cottonwood)	D	4	64	80	25	Good	YES		Significant beaver damage to base of trunk
887	Pseudotsuga menziesii (Douglas-fir)	E	1	9	90	20	Fair	YES		
888	Pseudotsuga menziesii (Douglas-fir)	E	1	11	90	18	Good	YES		
889	Pseudotsuga menziesii (Douglas-fir)	E	1	12	90	20	Good	YES		
890	Thuja plicata (Western red cedar)	E	1	9	95	25	Good	YES		
891	Thuja plicata (Western red cedar)	E	1	10	90	18	Good	YES		
892	Pseudotsuga menziesii (Douglas-fir)	E	1	11	95	20	Fair	YES		Stressed cone crop and low live crown ratio
893	Pseudotsuga menziesii (Douglas-fir)	E	1	11	85	25	Fair	YES		
894	Fraxinus latifolia (Oregon ash)	D	2	12	95	15	Good	YES		Co-dominant at base
895	Populus balsamifera (Black cottonwood)	D	3	31	45	10	Fair	YES		Co-dominant at base
896	Populus balsamifera (Black cottonwood)	D	1	19	110	18	Fair	YES		
897	Populus balsamifera (Black cottonwood)	D	1	28	95	20	Good	YES		
898	Populus balsamifera (Black cottonwood)	D	1	22	50	15	Good	YES		
899	Populus balsamifera (Black cottonwood)	D	1	14	100	16	Fair	YES		
900	Populus balsamifera (Black cottonwood)	D	1	19	95	15	Fair	YES		
901	Populus balsamifera (Black cottonwood)	D	3	29	95	14	Poor	YES		conks on one leader
902	Populus balsamifera (Black cottonwood)	D	1	17	75	12	Fair	YES		
903	Acer macrophyllum (Bigleaf maple)	D	4	22	120	20	Poor	YES		co-dom, included bark
904	Picea pungens (Colorado spruce)	E	2	13	100	15	Fair	YES		Included bark
905	Thuja plicata (Western red cedar)	E	1	10	120	18	Good	YES		
906	Thuja plicata (Western red cedar)	E	1	8	95	20	Good	YES		
907	Picea abies (Norway spruce)	E	1	13	95	15	Good	YES		
908	Fraxinus latifolia (Oregon ash)	D	2	9	100	25	Fair	YES		co-dom at 3', included bark
909	Populus balsamifera (Black cottonwood)	D	1	39	95	20	Poor	YES		ep/commic shoots
910	Populus balsamifera (Black cottonwood)	D	1	49	80	25	Fair	YES		ep/commic shoots
911	Populus balsamifera (Black cottonwood)	D	1	16	75	15	Fair	YES		
912	Populus balsamifera (Black cottonwood)	D	2	31	75	10	Fair	YES		Co-dominant at base
913	Populus balsamifera (Black cottonwood)	D	1	29	90	30	Fair	YES		
914	Pseudotsuga menziesii (Douglas-fir)	E	1	12	120	20	Fair	YES		stressed cone crop
915	Alnus rubra (Red alder)	D	3	14	100	15	Fair	YES		
916	Fraxinus latifolia (Oregon ash)	D	4	17	35	12	Fair	YES		
917	Fraxinus latifolia (Oregon ash)	D	2	15	90	23	Fair	YES		Co-dominant at 2'
918	Alnus rubra (Red alder)	D	1	12	90	20	Poor	YES		no top
919	Alnus rubra (Red alder)	D	2	13	85	12	Poor	YES		Failure at 20'
920	Alnus rubra (Red alder)	D	2	11	105	20	Fair	YES		
921	Alnus rubra (Red alder)	D	3	15	95	18	Fair	YES		
922	Fraxinus latifolia (Oregon ash)	D	3	14	120	15	Fair	YES		

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Table Issued: 6/8/2017
 Site Visit: 6/7/2017

TAG #	TREE NAME	BV/DEC	# STEMS	COMB DBH (IN ROUNDED)	HEIGHT (FT)	RADIUS (FT)	CONDITION	SIGNIFICANT PER-SMC	REMOVE (X)	NOTES
923	Salix sp. (Willow species)	D	4	26	50	30	Fair	YES		
924	Alnus rubra (Red alder)	D	1	12	95	12	Good	YES	X	
925	Pseudotsuga menziesii (Douglas-fir)	E	1	50	95	12	Good	YES		
926	Pseudotsuga menziesii (Douglas-fir)	E	1	21	120	35	Good	YES		
927	Pseudotsuga menziesii (Douglas-fir)	E	1	19	45	15	Poor	YES		
928	Alnus rubra (Red alder)	D	3	33	100	20	Poor	YES		
929	Pseudotsuga menziesii (Douglas-fir)	E	1	38	75	20	Good	YES		
930	Acer platanoides 'Crimson King' (Norway)	D	1	22	90	20	Good	YES	X	
931	Pseudotsuga menziesii (Douglas-fir)	E	1	37	75	12	Good	YES		
932	Pinus nigra (Austrian pine)	E	1	28	120	29	Fair	YES		suppressed
933	Fraxinus latifolia (Oregon ash)	D	1	12	100	20	Good	YES		
934	Acer macrophyllum (Bigleaf maple)	D	1	19	30	12	Good	YES		
935	Acer macrophyllum (Bigleaf maple)	D	3	32	120	12	Fair	YES	X	enlarged buttress
936	Pseudotsuga menziesii (Douglas-fir)	E	1	40	85	25	Good	YES		
937	Pseudotsuga menziesii (Douglas-fir)	E	1	40	30	8	Good	YES		
938	Fraxinus latifolia (Oregon ash)	D	1	33	100	18	Good	YES		
939	Tsuga heterophylla (Western hemlock)	E	1	25	100	20	Severe	YES		Dead
940	Acer macrophyllum (Bigleaf maple)	D	1	28	40	20	Fair	YES		
941	Acer macrophyllum (Bigleaf maple)	D	1	38	125	19	Poor	YES		Significant rot at base, 10 degree lean to west
942	Populus balsamifera (Black cottonwood)	D	1	41	95	18	Good	YES		
943	Pseudotsuga menziesii (Douglas-fir)	E	1	22	130	25	Fair	YES		
944	Pseudotsuga menziesii (Douglas-fir)	E	1	19	45	18	Fair	YES		
945	Pseudotsuga menziesii (Douglas-fir)	E	1	26	120	20	Fair	YES		knick in trunk at 15'
946	Populus balsamifera (Black cottonwood)	D	2	26	95	18	Fair	YES	X	
947	Populus balsamifera (Black cottonwood)	D	1	15	120	25	Fair	YES	X	
948	Populus balsamifera (Black cottonwood)	D	1	22	75	14	Fair	YES		
949	Fraxinus latifolia (Oregon ash)	D	1	14	95	15	Good	YES		
950	Populus balsamifera (Black cottonwood)	D	2	40	60	20	Good	YES		
951	Populus balsamifera (Black cottonwood)	D	1	36	100	15	Good	YES		
952	Populus balsamifera (Black cottonwood)	D	1	14	65	25	Fair	YES		
953	Populus balsamifera (Black cottonwood)	D	1	19	65	30	Good	YES	X	
954	Pseudotsuga menziesii (Douglas-fir)	E	1	16	100	27	Poor	YES		Significant canopy die-back
955	Pseudotsuga menziesii (Douglas-fir)	E	1	14	50	15	Poor	YES		
956	Populus balsamifera (Black cottonwood)	D	1	16	130	33	Fair	YES		
957	Populus balsamifera (Black cottonwood)	D	1	19	75	30	Good	YES		
958	Pseudotsuga menziesii (Douglas-fir)	E	1	13	100	25	Poor	YES		
959	Fraxinus latifolia (Oregon ash)	D	1	14	95	20	Fair	YES		
960	Salix sp. (Willow species)	D	1	15	65	20	Fair	YES		
961	Alnus rubra (Red alder)	D	2	20	40	12	Good	YES		
962	Alnus rubra (Red alder)	D	1	13	95	15	Good	YES		

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Table Issued: 6/8/2017
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TAG #	TREE NAME	BV/DEC	# STEMS	COMB DBH (IN ROUNDED)	HEIGHT (FT)	RADIUS (FT)	CONDITION	SIGNIFICANT PER-SMC	REMOVE (X)	NOTES
963	Salix sp. (Willow species)	D	4	21	65	18	Severe	YES		split at base, all leaders co-dominant
964	Alnus rubra (Red alder)	D	1	12	100	15	Good	YES		
965	Alnus rubra (Red alder)	D	1	16	120	20	Good	YES		
966	Alnus rubra (Red alder)	D	2	20	70	30	Good	YES		Co-dominant at base
967	Alnus rubra (Red alder)	D	1	19	55	12	Good	YES		

SIGNIFICANT TREE REMOVAL & REPLACEMENT

SIGNIFICANT TREES REMOVED	6
TREE REPLACEMENT	2 : 1
REQUIRED REPLACEMENT	12
PROPOSED REPLACEMENT	12

- NOTES:
1. REFER TO PLANTING PLANS FOR TREE LOCATIONS & SPECIES.
 2. REPLACEMENT TREES SHALL BE NATIVE SPECIES SIZED 2" CAL. OR GREATER
 3. REPLACEMENT TREES ARE ALSO COUNTED AS PART OF WETLAND/BURFFER MITIGATION



GENERAL NOTES

1. ALL DESIGN AND CONSTRUCTION SHALL BE IN ACCORDANCE WITH PERMIT CONDITIONS, NEWCASTLE MUNICIPAL CODE AND PROJECT SPECIFICATIONS.
2. A COPY OF THESE APPROVED PLANS MUST BE ON THE JOB SITE WHENEVER CONSTRUCTION IS IN PROGRESS.
3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING ADEQUATE SAFEGUARDS, SAFETY DEVICES, PROTECTIVE EQUIPMENT, FLAGGERS, AND ANY OTHER NEEDED ACTIONS TO PROTECT THE LIFE, HEALTH, AND SAFETY OF THE PUBLIC, AND TO PROTECT PROPERTY IN CONNECTION WITH THE PERFORMANCE OF WORK COVERED BY THE CONTRACTOR. ANY WORK WITHIN THE TRAVELED RIGHT-OF WAY THAT MAY INTERRUPT NORMAL TRAFFIC FLOW SHALL REQUIRE AT LEAST ONE FLAGGER FOR EACH LANE OF TRAFFIC AFFECTED. MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD) SHALL APPLY.
4. REFER TO PROJECT MANUAL FOR ACCESS AND TRAFFIC CONTROL.

KING COUNTY TESC CONTROL NOTES (MODIFIED)

1. APPROVAL OF THIS EROSION AND SEDIMENTATION CONTROL (ESC) PLAN DOES NOT CONSTITUTE AN APPROVAL OF PERMANENT ROAD OR DRAINAGE DESIGN (E.G., SIZE AND LOCATION OF ROADS, PIPES, RESTRICTORS, CHANNELS, RETENTION FACILITIES, UTILITIES, ETC.).
2. THE IMPLEMENTATION OF THESE ESC PLANS AND THE CONSTRUCTION, MAINTENANCE, REPLACEMENT, AND UPGRADING OF THESE ESC FACILITIES IS THE RESPONSIBILITY OF THE APPLICANT/ESC SUPERVISOR UNTIL ALL CONSTRUCTION IS APPROVED.
3. THE BOUNDARIES OF THE CLEARING LIMITS SHOWN ON THIS PLAN SHALL BE CLEARLY FLAGGED BY SURVEY TAPE OR FENCING, PRIOR TO CONSTRUCTION (2009 KING COUNTY STORMWATER DESIGN MANUAL APPENDIX D). DURING THE CONSTRUCTION PERIOD, NO DISTURBANCE BEYOND THE CLEARING LIMITS SHALL BE PERMITTED. THE CLEARING LIMITS SHALL BE MAINTAINED BY THE APPLICANT/ESC SUPERVISOR FOR THE DURATION OF CONSTRUCTION.
4. STABILIZED CONSTRUCTION ENTRANCES SHALL BE INSTALLED AT THE BEGINNING OF CONSTRUCTION AND MAINTAINED FOR THE DURATION OF THE PROJECT. ADDITIONAL MEASURES, SUCH AS CONSTRUCTED WHEEL WASH SYSTEMS, WASH PADS, OR STREET SWEEPING MAY BE REQUIRED TO ENSURE THAT ALL PAVED AREAS ARE KEPT CLEAN AND TRACK OUT TO ROAD RIGHT OF WAY DOES NOT OCCUR FOR THE DURATION OF THE PROJECT.
5. THE ESC FACILITIES SHOWN ON THIS PLAN MUST BE CONSTRUCTED PRIOR TO OR IN CONJUNCTION WITH ALL CLEARING AND GRADING SO AS TO ENSURE THAT THE TRANSPORT OF SEDIMENT TO SURFACE WATERS, DRAINAGE SYSTEMS, AND ADJACENT PROPERTIES IS MINIMIZED.
6. THE ESC FACILITIES SHOWN ON THIS PLAN ARE THE MINIMUM REQUIREMENTS FOR ANTICIPATED SITE CONDITIONS. DURING THE CONSTRUCTION PERIOD, THESE ESC FACILITIES SHALL BE UPGRADED AS NEEDED FOR UNEXPECTED STORM EVENTS AND MODIFIED TO ACCOUNT FOR CHANGING SITE CONDITIONS (E.G. ADDITIONAL COVER MEASURES, ADDITIONAL SUMP PUMPS, RELOCATION OF DITCHES AND SILT FENCES, PERIMETER PROTECTION ETC.) AS DIRECTED BY KING COUNTY.
7. THE ESC FACILITIES SHALL BE INSPECTED DAILY BY THE APPLICANT/ESC SUPERVISOR AND MAINTAINED TO ENSURE CONTINUED PROPER FUNCTIONING. WRITTEN RECORDS SHALL BE KEPT OF WEEKLY REVIEWS OF THE ESC FACILITIES.
8. ANY AREAS OF EXPOSED SOILS, INCLUDING ROADWAY EMBANKMENTS, THAT WILL NOT BE DISTURBED FOR TWO CONSECUTIVE DAYS DURING THE WET SEASON OR SEVEN DAYS DURING THE DRY SEASON SHALL BE IMMEDIATELY STABILIZED WITH THE APPROVED ESC COVER METHODS (E.G., SEEDING, MULCHING, PLASTIC COVERING, ETC.).
9. ANY AREA NEEDING ESC MEASURES, NOT REQUIRING IMMEDIATE ATTENTION, SHALL BE ADDRESSED WITHIN SEVEN (7) DAYS.
10. THE ESC FACILITIES ON INACTIVE SITES SHALL BE INSPECTED AND MAINTAINED A MINIMUM OF ONCE A MONTH, OR WITHIN TWENTY FOUR (24) HOURS FOLLOWING A STORM EVENT.
11. AT NO TIME SHALL MORE THAN ONE (1) FOOT OF SEDIMENT BE ALLOWED TO ACCUMULATE WITHIN A CATCH BASIN. ALL CATCH BASINS AND CONVEYANCE LINES SHALL BE CLEANED PRIOR TO PAVING. THE CLEANING OPERATION SHALL NOT FLUSH SEDIMENT-LADEN WATER INTO THE DOWNSTREAM SYSTEM.
12. ANY PERMANENT RETENTION/DETENTION FACILITY USED AS A TEMPORARY SETTLING BASIN SHALL BE MODIFIED WITH THE NECESSARY EROSION CONTROL MEASURES AND SHALL PROVIDE ADEQUATE STORAGE CAPACITY. IF THE PERMANENT FACILITY IS TO FUNCTION ULTIMATELY AS AN INFILTRATION SYSTEM, THE TEMPORARY FACILITY MUST BE ROUGH GRADED SO THAT THE BOTTOM AND SIDES ARE AT LEAST THREE FEET ABOVE THE FINAL GRADE OF THE PERMANENT FACILITY.
13. COVER MEASURES WILL BE APPLIED IN CONFORMANCE WITH APPENDIX D OF THE SURFACE WATER DESIGN MANUAL.
14. PRIOR TO THE BEGINNING OF THE WET SEASON (OCT. 1), ALL DISTURBED AREAS SHALL BE REVIEWED TO IDENTIFY WHICH ONES CAN BE SEEDED IN PREPARATION FOR THE WINTER RAINS. DISTURBED AREAS SHALL BE SEEDED WITHIN ONE WEEK OF THE BEGINNING OF THE WET SEASON. A SKETCH MAP OF THOSE AREAS TO BE SEEDED AND THOSE AREAS TO REMAIN UNCOVERED SHALL BE SUBMITTED BY CONTRACTOR TO THE INSPECTOR FOR REVIEW.

ABBREVIATIONS:

ADA	AMERICANS WITH DISABILITIES ACT
AGG	AGGREGATE
APPROX.	APPROXIMATE
AVE	AVENUE
BC	BOTTOM OF CURB
BFE	BASE FLOOD ELEVATION
CL	CENTER LINE, CLASS
CSBC	CRUSHED SURFACING BASE COURSE
CSTC	CRUSHED SURFACING TOP COURSE
CTR	CENTER
D	DELTA ANGLE
DPD	DEPARTMENT OF PLANNING AND DEVELOPMENT
DIP	DUCTILE IRON PIPE
E	EAST
ELEV	ELEVATION
EX/EXIST	EXISTING
FF	FINISHED FLOOR
G	GAS
H	HORIZONTAL
HMA	HOT MIX ASPHALT
L	LENGTH
LT	LEFT
MIN	MINIMUM
MNRL	MINERAL
NO	NUMBER
N	NORTH
N/A	NOT APPLICABLE
OH	OVERHEAD UTILITY
PL	PROPERTY LINE
POC	POINT OF CONNECTION
PVC	POLYVINYLCHLORIDE
PVI	POINT OF VERTICAL INTERSECTION
R	RADIUS
ROW	RIGHT OF WAY
RT	RIGHT
S	SOUTH
SD	STORM DRAIN
SL	STREET LIGHT
ST	STREET
STA	STATION
STD	STANDARD
TC	TOP OF CURB
TESC	TEMPORARY EROSION AND SEDIMENT CONTROL
TYP	TYPICAL
V	VERTICAL
W	WATER, WEST
WAC	WASHINGTON ADMINISTRATIVE CODE
WSDOT	WASHINGTON STATE DEPARTMENT OF TRANSPORTATION
#	NUMBER
&	AND

Barger Partnership Project Number: XXXXXXXX.XX File: 08_14_2018 8:42 AM By: Joe Neuzil File: z:\1700001-1700998\1700683 Lake Boren\cadd\design\60%\bpc001 notes.dwg

PRELIMINARY PLANS FOR REVIEW - NOT FOR CONSTRUCTION



SET TYPE:
**60% DESIGN SUBMITTAL/
PERMIT SET**

SET ISSUE DATE:
AUGUST 17, 2018

REVISIONS:

DRAWN/CHECKED:

SHEET NAME:
STANDARD NOTES

SHEET NUMBER:
C001

**LAKE BOREN PARK
CITY OF NEWCASTLE**

13058 SE EASTGATE WAY NEWCASTLE, WA 98056



1601 5th Avenue, Suite 1600
Seattle, WA 98101
206.473.5333
www.kpff.com



206.325.6877
bargerpartnership.com

Blagar Partners/Project Number: XXXXXXXX.XX, Date: 08.15.2018 12:40 PM by Joe Neuzil Filename: z:\1700001-1700999\1700999 lake borencatadd\design\100%blp c201.gcd.dwg

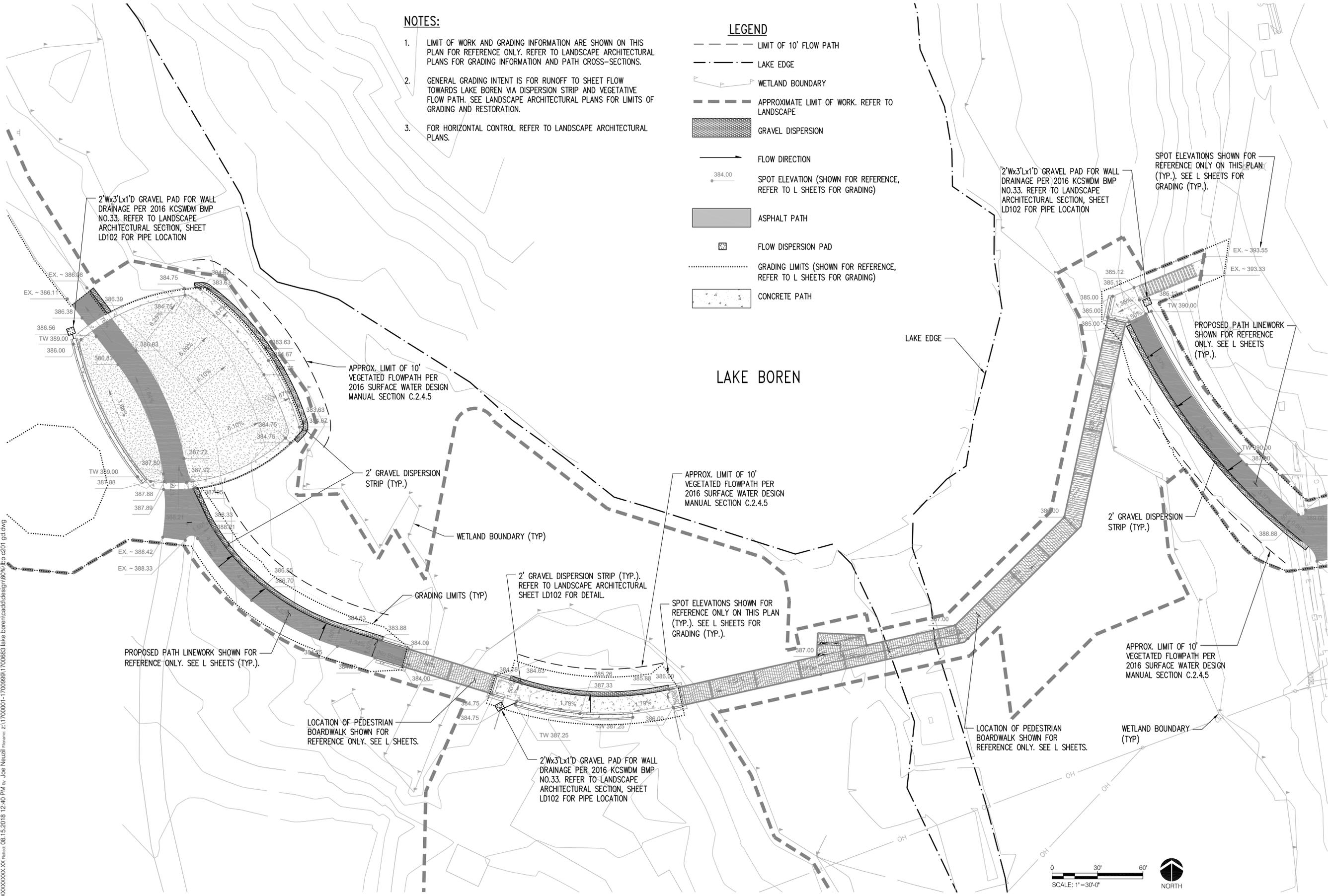


NOTES:

1. LIMIT OF WORK AND GRADING INFORMATION ARE SHOWN ON THIS PLAN FOR REFERENCE ONLY. REFER TO LANDSCAPE ARCHITECTURAL PLANS FOR GRADING INFORMATION AND PATH CROSS-SECTIONS.
2. GENERAL GRADING INTENT IS FOR RUNOFF TO SHEET FLOW TOWARDS LAKE BOREN VIA DISPERSION STRIP AND VEGETATIVE FLOW PATH. SEE LANDSCAPE ARCHITECTURAL PLANS FOR LIMITS OF GRADING AND RESTORATION.
3. FOR HORIZONTAL CONTROL REFER TO LANDSCAPE ARCHITECTURAL PLANS.

LEGEND

- LIMIT OF 10' FLOW PATH
- - - LAKE EDGE
- WETLAND BOUNDARY
- - - APPROXIMATE LIMIT OF WORK. REFER TO LANDSCAPE
- GRAVEL DISPERSION
- FLOW DIRECTION
- 384.00 SPOT ELEVATION (SHOWN FOR REFERENCE, REFER TO L SHEETS FOR GRADING)
- ASPHALT PATH
- FLOW DISPERSION PAD
- GRADING LIMITS (SHOWN FOR REFERENCE, REFER TO L SHEETS FOR GRADING)
- CONCRETE PATH



SET DATE:
**60% DESIGN SUBMITTAL/
 PERMIT SET**
 SET ISSUE DATE:
 AUGUST 17, 2018
 REVISIONS:

DRAWN/CHECKED:
 SHEET NAME:
DRAINAGE PLAN (WEST)

SHEET NUMBER:
C201

PRELIMINARY PLANS FOR REVIEW - NOT FOR CONSTRUCTION

LAKE BOREN PARK
 CITY OF NEWCASTLE



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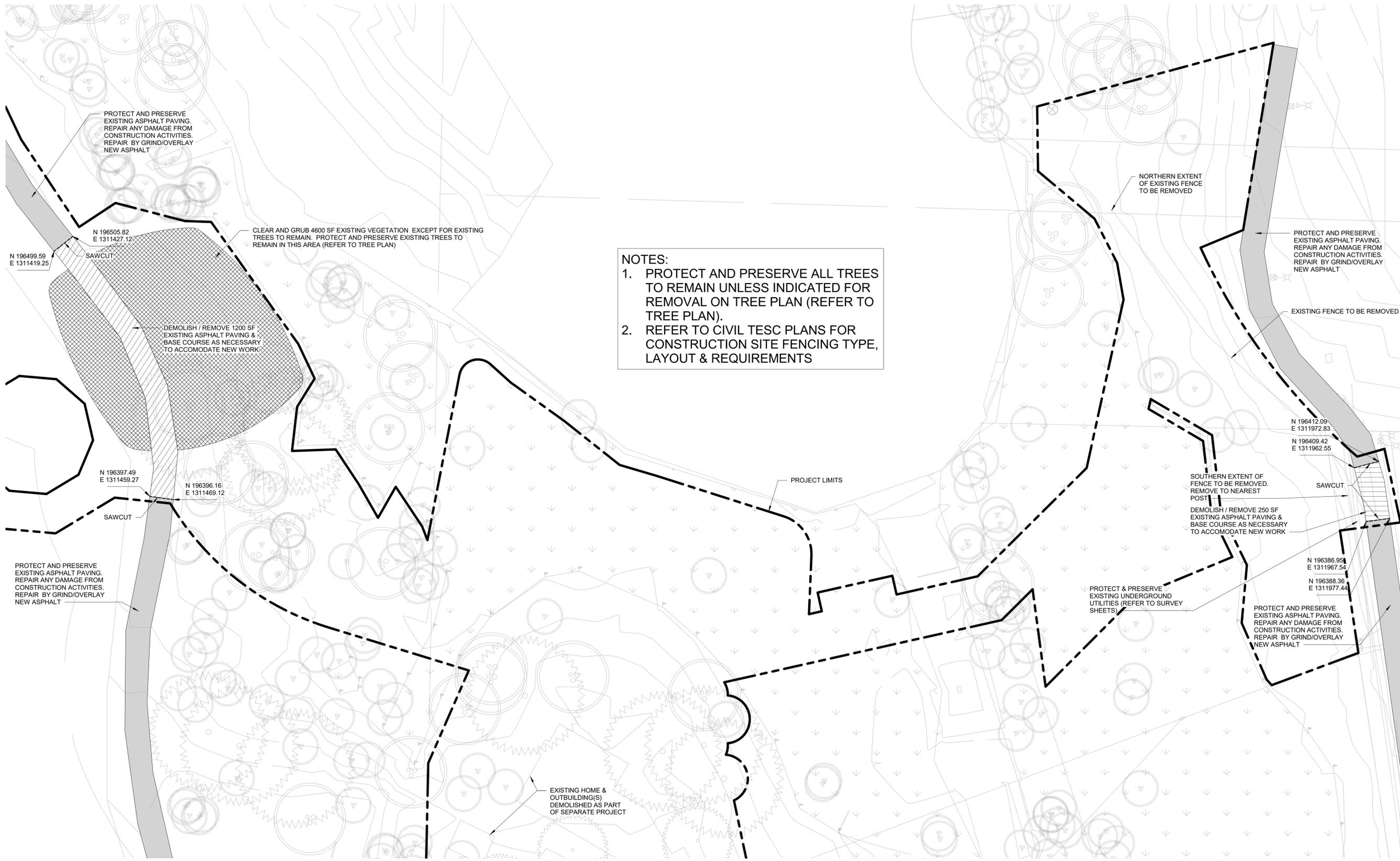


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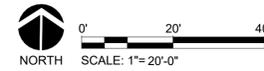
13058 SE EASTGATE WAY NEWCASTLE, WA 98056

File: C:\Users\mattm\Documents\LAKE BOREN PARK - PH1_mattm@bergerpartnership.com.rvt
Date: 8/15/2018 10:26:05 AM
Project Number: 201548001

1 Demolition Plan - North
1" = 20'-0"



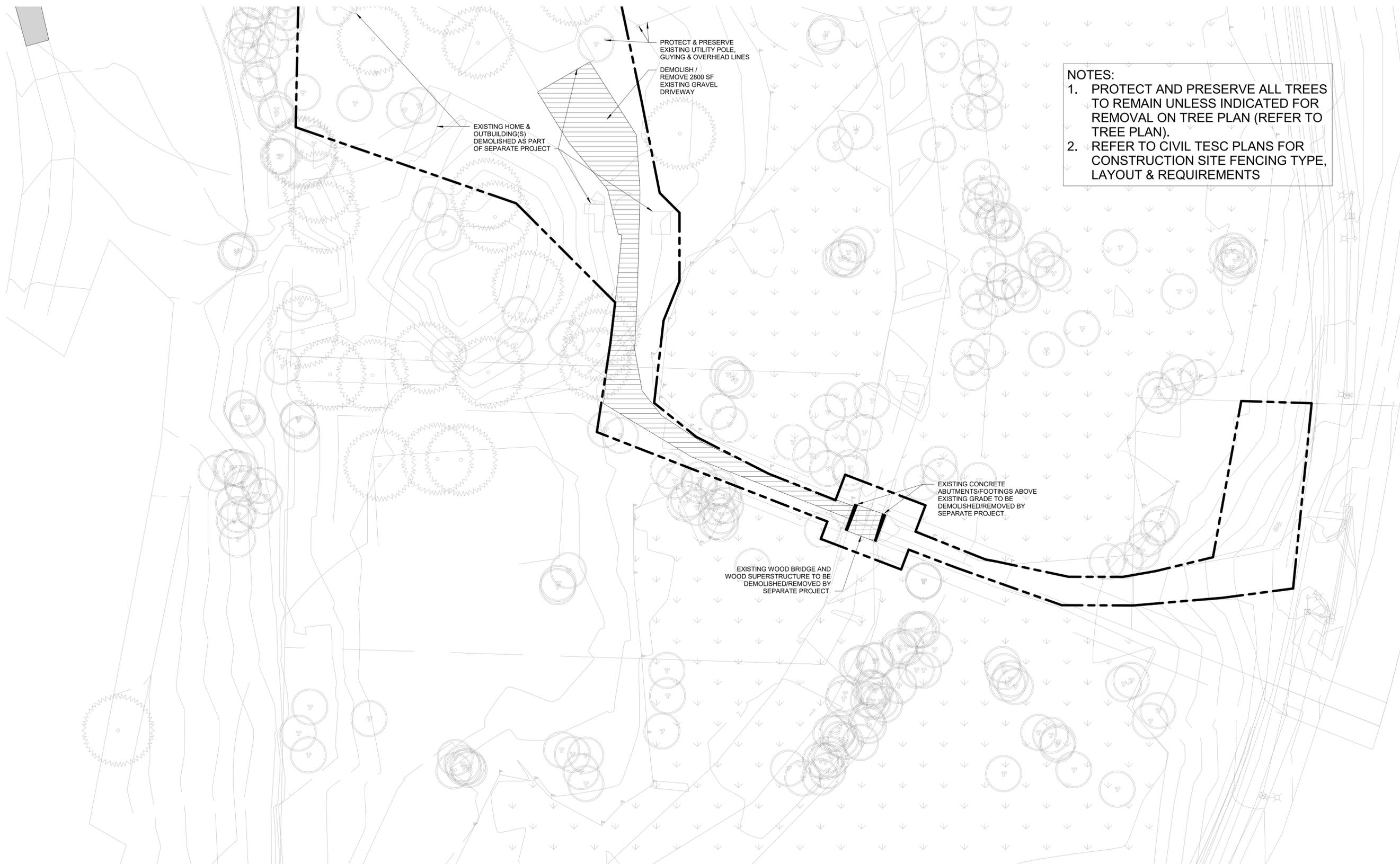
NOTES:
1. PROTECT AND PRESERVE ALL TREES TO REMAIN UNLESS INDICATED FOR REMOVAL ON TREE PLAN (REFER TO TREE PLAN).
2. REFER TO CIVIL TESC PLANS FOR CONSTRUCTION SITE FENCING TYPE, LAYOUT & REQUIREMENTS



SET TYPE:
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SET ISSUE DATE:
08/17/2018
REVISIONS:
A DESCRIPTION DATE

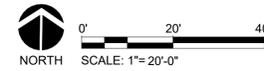
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Author / Checker
SHEET NAME:
DEMOLITION PLAN

SHEET NUMBER:
L101



NOTES:
1. PROTECT AND PRESERVE ALL TREES TO REMAIN UNLESS INDICATED FOR REMOVAL ON TREE PLAN (REFER TO TREE PLAN).
2. REFER TO CIVIL TESC PLANS FOR CONSTRUCTION SITE FENCING TYPE, LAYOUT & REQUIREMENTS

1 Demolition Plan - South
1" = 20'-0"



SET TYPE:
60% DESIGN SUBMITTAL
/ PERMIT SET

SET ISSUE DATE:
08/17/2018

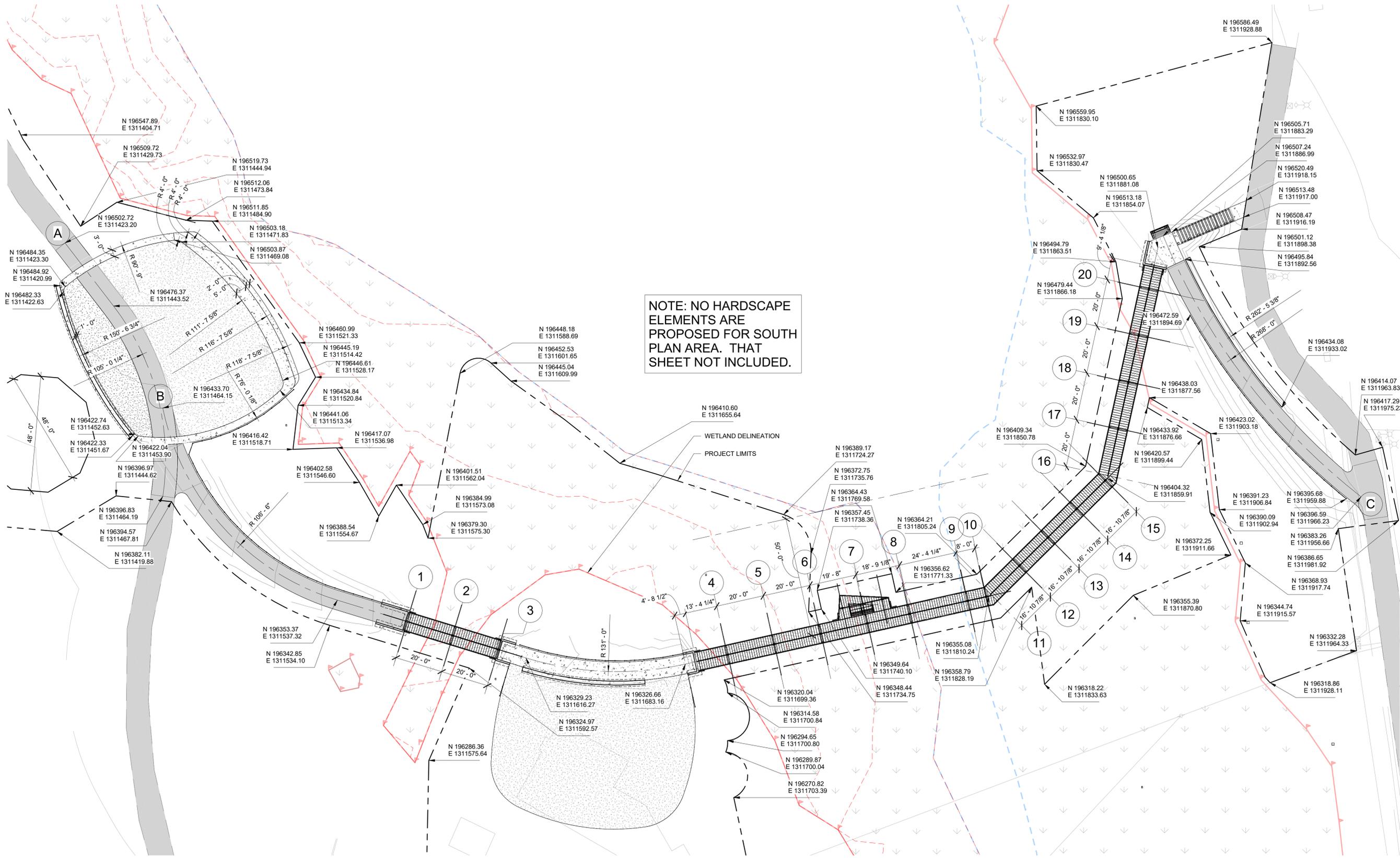
REVISIONS:

A	DESCRIPTION	DATE
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Author / Checker
SHEET NAME:
DEMOLITION PLAN

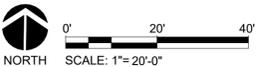
SHEET NUMBER:
L102

1 Layout Plan - North
1" = 20'-0"



NOTE: NO HARDSCAPE ELEMENTS ARE PROPOSED FOR SOUTH PLAN AREA. THAT SHEET NOT INCLUDED.

WETLAND DELINEATION
PROJECT LIMITS



LAKE BOREN PARK
City of Newcastle

13058 SE 84TH WAY NEWCASTLE, WA 98056



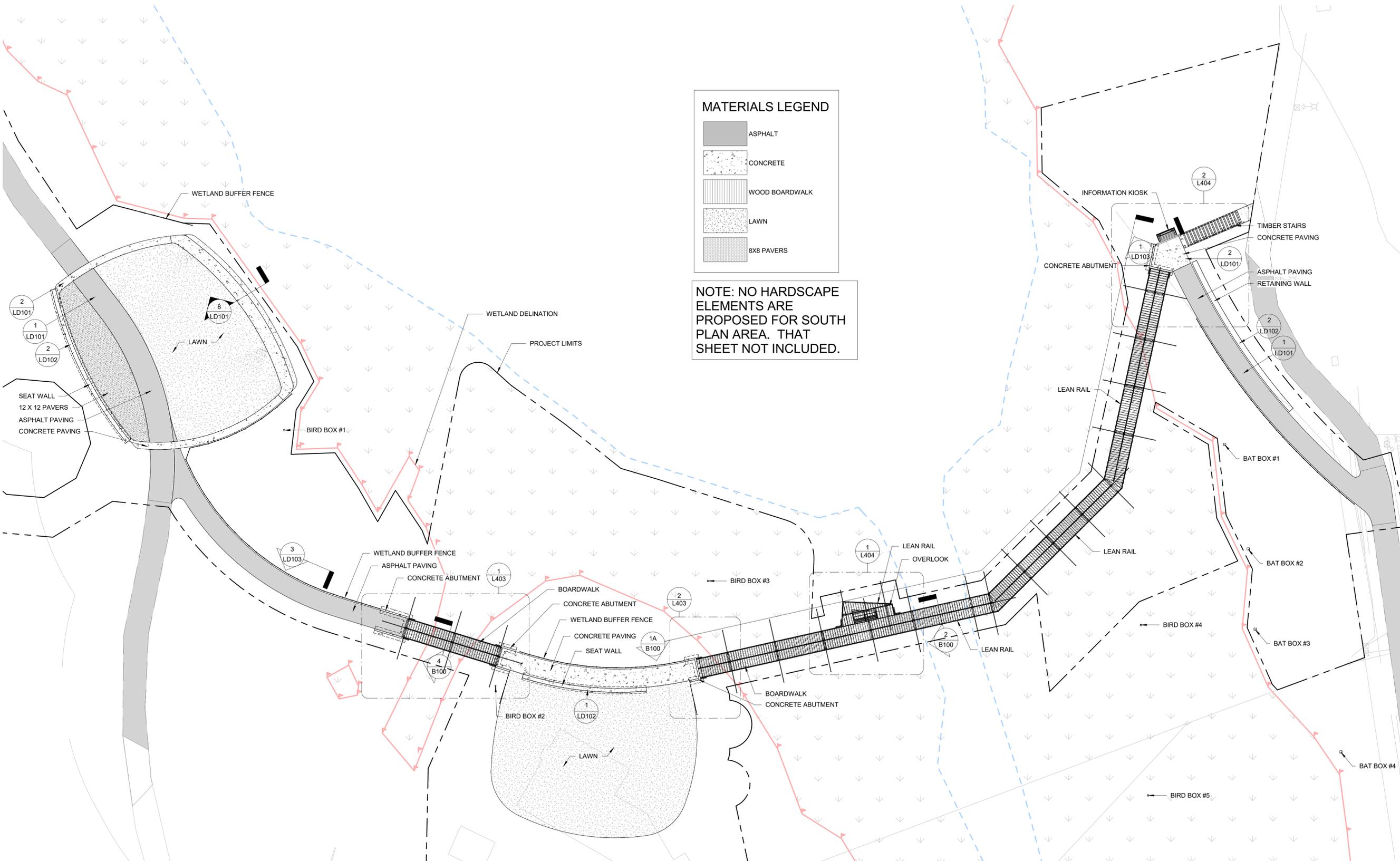
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Author / Checker
SHEET NAME:
LAYOUT PLAN

SHEET NUMBER:
L201

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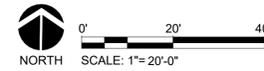
1 Materials Plan - North
 1" = 20'-0"



MATERIALS LEGEND

-  ASPHALT
-  CONCRETE
-  WOOD BOARDWALK
-  LAWN
-  8X8 PAVERS

NOTE: NO HARDSCAPE ELEMENTS ARE PROPOSED FOR SOUTH PLAN AREA. THAT SHEET NOT INCLUDED.



LAKE BOREN PARK
 City of Newcastle

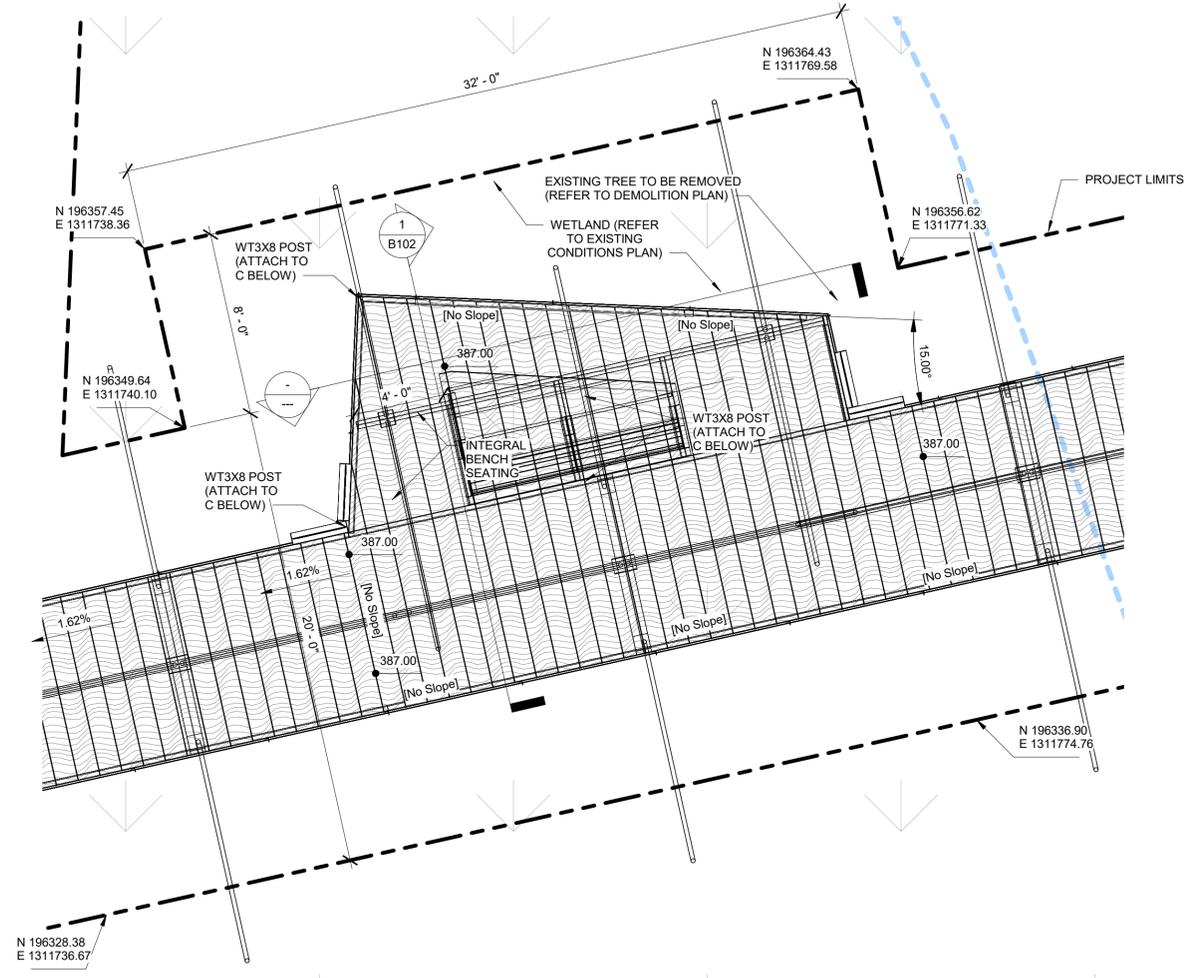
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 A DESCRIPTION DATE

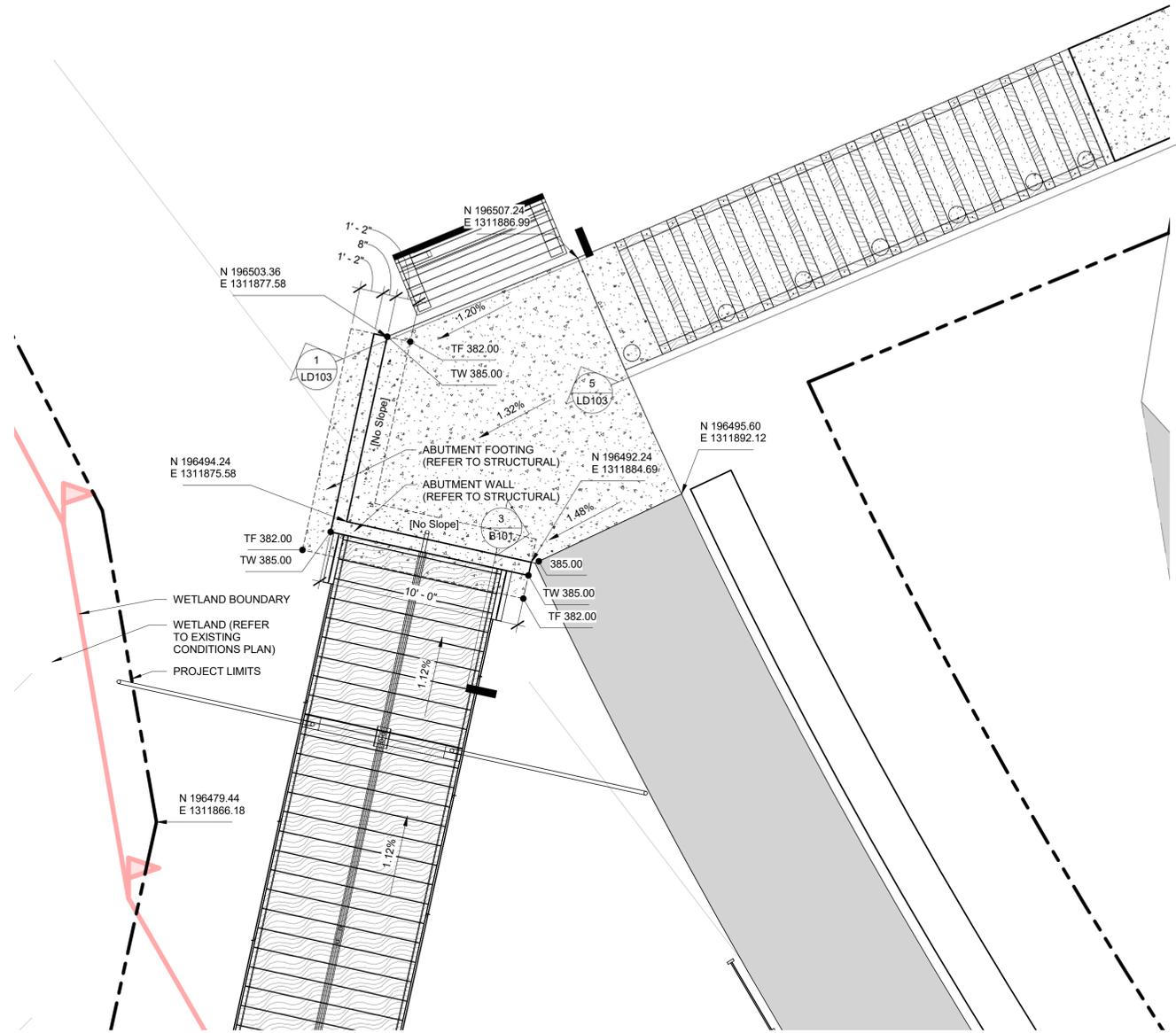
DRAWN/CHECKED:
 Author / Checker
 SHEET NAME:
MATERIALS PLAN

SHEET NUMBER:
L401



1
MAIN BOARDWALK -
VIEWING PLATFORM
ENLARGEMENT

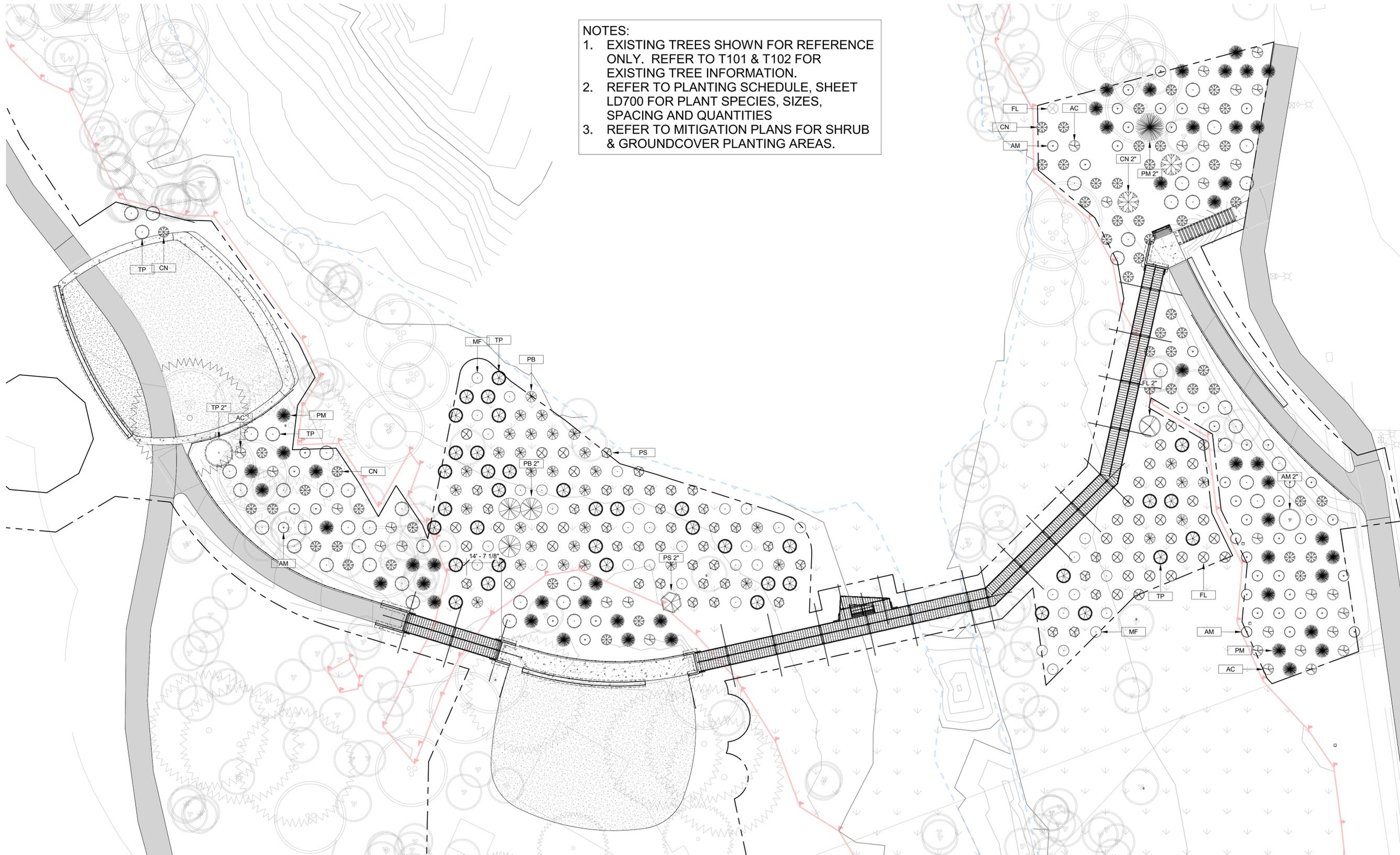
1/4" = 1'-0"



2
MAIN BOARDWALK - EAST
ABUTMENT
ENLARGEMENT

1/4" = 1'-0"

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File: 8/15/2018 11:31:06 AM
Berger Partnership Project Number: 20154800.01



- NOTES:**
1. EXISTING TREES SHOWN FOR REFERENCE ONLY. REFER TO T101 & T102 FOR EXISTING TREE INFORMATION.
 2. REFER TO PLANTING SCHEDULE, SHEET LD700 FOR PLANT SPECIES, SIZES, SPACING AND QUANTITIES
 3. REFER TO MITIGATION PLANS FOR SHRUB & GROUNDCOVER PLANTING AREAS.

1 Planting Plan - North
1" = 20'-0"



SET TYPE:
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SET ISSUE DATE:
08/17/2018

REVISIONS:

A	DESCRIPTION	DATE
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DRAWN/CHECKED:
Author / Checker
SHEET NAME:
PLANTING PLAN

SHEET NUMBER:
L601

1 Planting Plan - South
1" = 20'-0"



- NOTES:**
- EXISTING TREES SHOWN FOR REFERENCE ONLY. REFER TO T101 & T102 FOR EXISTING TREE INFORMATION.
 - REFER TO PLANTING SCHEDULE, SHEET LD700 FOR PLANT SPECIES, SIZES, SPACING AND QUANTITIES
 - REFER TO MITIGATION PLANS FOR SHRUB & GROUNDCOVER PLANTING AREAS.



1927 Post Alley Ste. 2
Seattle, WA 98101
206.325.6877
bergpartnership.com

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City of Newcastle

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SET TYPE:
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/ PERMIT SET

SET ISSUE DATE:
08/17/2018

REVISIONS:

A	DESCRIPTION	DATE
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DRAWN/CHECKED:
Author / Checker

SHEET NAME:
PLANTING PLAN

SHEET NUMBER:
L602

Tree Planting Schedule - Buffer							
Count	Type Image	Type Mark	Type	Description	Size	Spacing	Comments
56		AC	ACER CIRCINATUM	VINE MAPLE	5 GAL.	9'-0" O.C.	
55		AM	ACER MACROPHYLLUM	BIG LEAF MAPLE	5 GAL.	9'-0" O.C.	
60		CN	CORNUS NUTTALLII	WHITE FLOWERING DOGWOOD	5 GAL.	9'-0" O.C.	
38		FL	FRAXINUS LATIFOLIA	OREGON ASH	5 GAL.	9'-0" O.C.	
54		PM	PSEUDOTSUGA MENZIESII	DOUGLAS FIR	5 GAL.	9'-0" O.C.	
52		TP	THUJA PLICATA	WESTERN RED CEDAR	5 GAL.	9'-0" O.C.	

Grand total: 315

Tree Planting Schedule - Wetland							
Count	Type Image	Type Mark	Type	Description	Size	Spacing	Comments
38		MF	MALUS FUSCA	PACIFIC CRAB APPLE	5 GAL.	9'-0" O.C.	
37		PS	PICEA SITCHENSIS	SITKA SPRUCE	5 GAL.	9'-0" O.C.	
34		PB	POPULUS BALSAMIFERA	BLACK COTTONWOOD	5 GAL.	9'-0" O.C.	
38		TP	THUJA PLICATA	WESTERN RED CEDAR	5 GAL.	9'-0" O.C.	

Grand total: 147

Tree Planting Schedule - Replacement Trees							
Count	Type Image	Type Mark	Type	Description	Size	Spacing	Comments
2		AC 2"	ACER CIRCINATUM 2	VINE MAPLE	2" CAL./GREATER	9'-0" O.C.	
1		AM 2"	ACER MACROPHYLLUM 2	BIG LEAF MAPLE	2" CAL./GREATER	9'-0" O.C.	
2		CN 2"	CORNUS NUTTALLII 2	WHITE FLOWERING DOGWOOD	2" CAL./GREATER	9'-0" O.C.	
1		FL 2"	FRAXINUS LATIFOLIA 2	OREGON ASH	2" CAL./GREATER	9'-0" O.C.	
1		PS 2"	PICEA SITCHENSIS 2	SITKA SPRUCE	2" CAL./GREATER	9'-0" O.C.	
3		PB 2"	POPULUS BALSAMIFERA 2	BLACK COTTONWOOD	2" CAL./GREATER	9'-0" O.C.	
1		PM 2"	PSEUDOTSUGA MENZIESII 2	DOUGLAS FIR	2" CAL./GREATER	9'-0" O.C.	
1		TP 2"	THUJA PLICATA 2	WESTERN RED CEDAR	2" CAL./GREATER	9'-0" O.C.	

Grand total: 12

BUFFER PLANT SCHEDULE

2 GAL. SHRUBS @ 6'-0" O.C. (Quantity: 484)
 RED FLOWERING CURRANT / RIBES SANGUINEUM (97)
 TALL OREGON GRAPE / MAHONIA AQUIFOLIUM (97)
 OCEANSPRAY / HOLODISCUS DISCOLOR (97)
 PACIFIC YEW / TAXUS BREVIFOLIA (97)
 OSOBERRY / OEMLERIA CERASIFORMIS (96)

1 GAL GROUND COVER @ 3'-0" O.C. (Quantity: 2,095)
 SNOWBERRY / SYMPHORICARPOS ALBUS (419)
 LOW OREGON GRAPE / MAHONIA NERVOSA (419)
 SWORD FERN / POLYSTICHUM MUNITUM (419)
 SALAL / GAULTHERIA SHALLON (419)
 TUFTED HAIRGRASS / DESCHAMPSIA CESPITOSA (419)

WETLAND PLANT SCHEDULE

2 GAL. SHRUBS @ 6'-0" O.C. (Quantity: 386)
 PACIFIC NINEBARK / PHYSOCARPUS CAPITATUS (97)
 TWINBERRY / LONICERA INVOLUCRATA (97)
 SALMONBERRY / RUBUS SPECTABILIS (96)
 RED TWIG DOGWOOD / CORNUS SERICEA (96)

1 GAL GROUND COVER @ 3'-0" O.C. (Quantity: 1,463)
 SLOUGH SEDGE / CAREX OBNUPTA (365)
 SMALL-FLOWERED BULRUSH / SCIRPUS MICROCARPUS (366)
 LADY FERN / ATHYRIUM FELIX-FEMINA (366)
 SKUNK CABBAGE / LYSICHTON AMERICANUS (366)

NO MOW SEED MIX

SOLD AS PRO TIME 404 BY HOBBS AND HOPKINS, PORTLAND, OREGON

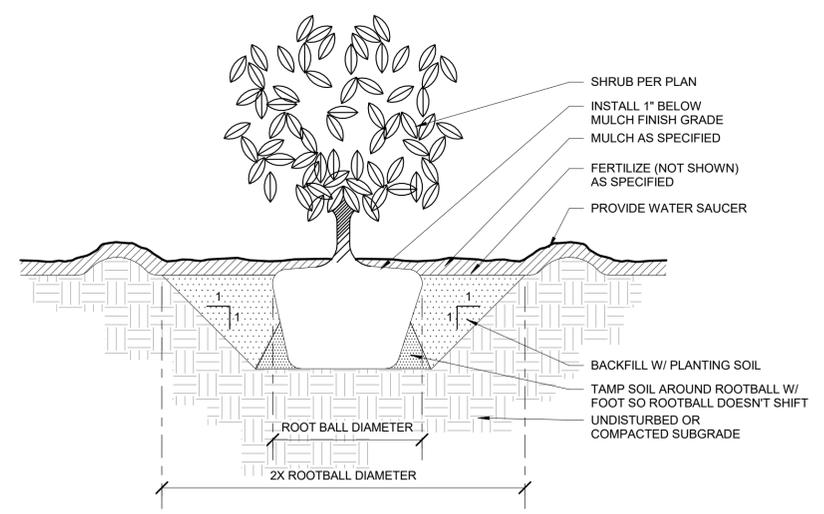
5% WESTERN YARROW / ACHILLEA MILLEFOLIUM
 55% CALIFORNIA BROME / BROMUS CARINATUS
 25% BLUE BILDRYE / ELYMUS GLAUCUS
 15% SICK KEELED LUPINE / LUPINUS ALBAUCAULUS

SEED AT THE RATE OF 40 LBS PER ACRE

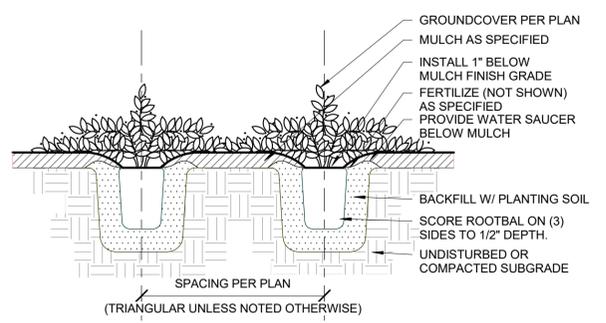
STREAM PLANT SCHEDULE

SITKA SPRUCE / PICEA SITCHENSIS
 SITKA WILLOW / SALIX SITCHENSIS
 SALMONBERRY / RUBUS SPECTABILIS
 TWINBERRY / LONICERA INVOLUCRATA
 LADY FERN / ATHYRIUM FILIX-FEMINA
 DEER FERN / BLECHNUM SPICANT

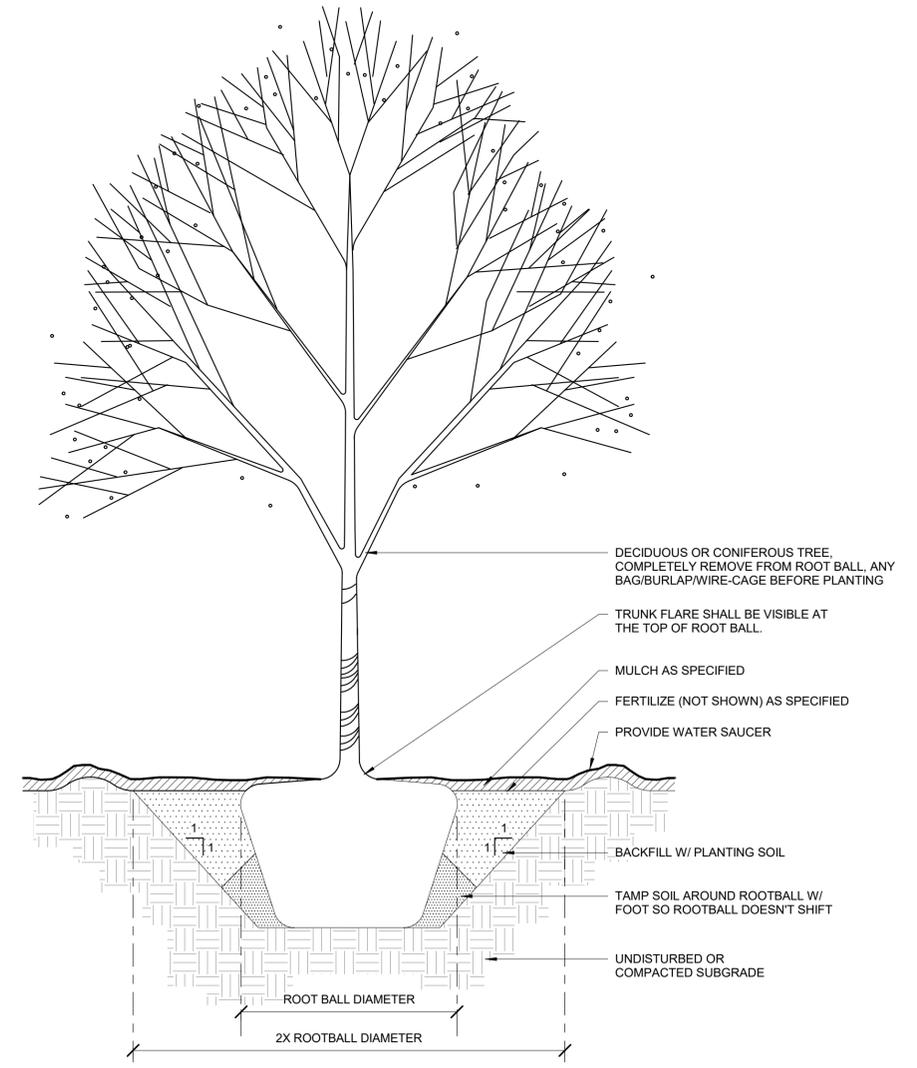
PLANTING GENERAL NOTES	
NOTE #	DESCRIPTION
1	ALL NEWLY PLANTED BUFFER AREA AND LAWN AREAS SHALL BE IRRIGATED. WETLAND AREAS SHALL NOT BE IRRIGATED. REFER TO IRRIGATION PLANS.
2	ALL LAWN AREAS SHALL RECEIVE IMPORT TOPSOIL. REFER TO SPECIFICATIONS FOR SOIL DEPTH, TYPE AND PREPARATION REQUIREMENTS.
3	NEW TREE, SHRUB, AND GROUND COVER PLANTING SHALL RECEIVE TOPSOIL FOR PIT PLANTING ONLY. REFER TO SPECIFICATIONS FOR SOIL TYPE AND PREPARATION REQUIREMENTS.
4	MULCH ALL BUFFER PLANTING AREAS. REFER TO SPECIFICATIONS FOR MULCH TYPE AND DEPTH.
5	ALL PLANT MATERIAL MUST BE REVIEWED IN THE FIELD, AND APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO PLANTING.
6	THE CONTRACTOR SHALL STAKE ALL TREE LOCATIONS IN THE FIELD PRIOR TO PLANTING. TREE LOCATIONS ARE SUBJECT TO MODIFICATION BY LANDSCAPE ARCHITECT.
7	ALL TREE LOCATIONS MUST BE APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO PLANTING.
8	STAKE ALL DECIDUOUS TREES 2" CAL. OR GREATER. REFER TO DETAIL(S).
9	GUY ALL CONIFEROUS TREES 2" CAL. OR GREATER. REFER TO DETAIL(S).
10	ALL PLANTS SHALL BE LAID OUT IN THE FIELD PER THE PLANS. LAYOUT SHALL BE APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO PLANTING.
11	PLANT QUANTITIES SHOWN ON PLANS TAKE PRECEDENCE OVER PLANT QUANTITIES PROVIDED IN PLANT SCHEDULE.
12	IT IS THE CONTRACTOR'S RESPONSIBILITY TO PROVIDE ADEQUATE PLANTING TO MEET SPACING REQUIREMENTS AND PLANT LAYOUT SHOWN.
13	ALL BUFFER PLANTING AREA FINISH GRADES (TOP OF MULCH) SHALL BE 1" BELOW ADJACENT PAVED SURFACES UNLESS NOTED OR DIRECTED OTHERWISE.
14	EXISTING TREE PROTECTION MEASURES SHALL TAKE PRECEDENCE OVER SOIL PREPARATION AND PLANTING REQUIREMENTS. NOTIFY LANDSCAPE ARCHITECT OF ANY DISCREPANCIES IMMEDIATELY. WHERE A DISCREPANCY EXISTS, SOIL PREPARATION AND PLANTING WITHIN TREE PROTECTION MEASURES SHALL BE ONLY AS APPROVED OR DIRECTED BY THE LANDSCAPE ARCHITECT.
15	PLANTING SHALL HAVE 3'-0" O.C. SPACING, WITH TREES @ 9'-0" O.C., SHRUBS @ 6'-0" O.C. & GROUND COVER @ 3'-0" O.C.
16	REFER TO MITIGATION PLANS FOR PLANTING BY AREA TYPE (BUFFER, WETLAND, NO MOW SEED MIX, STREAM).
17	COMPLETE PLANTING PLAN (WITH SHRUB & GROUND COVER LAYOUT) WILL BE PROVIDED WITH 90% SUBMITTAL.



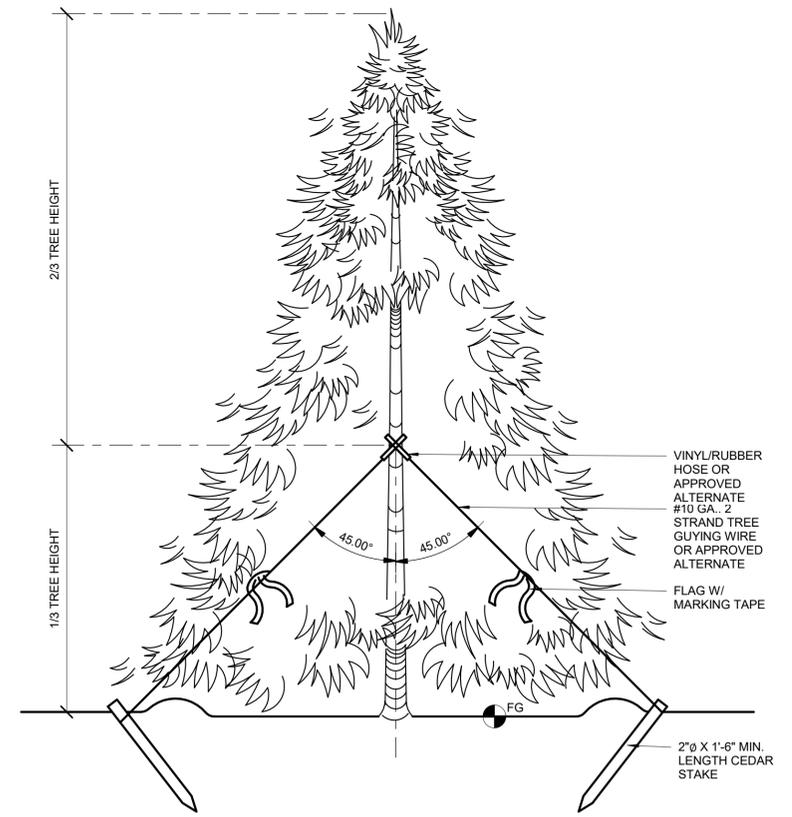
2 PLANTING - SHRUB
1" = 1'-0"



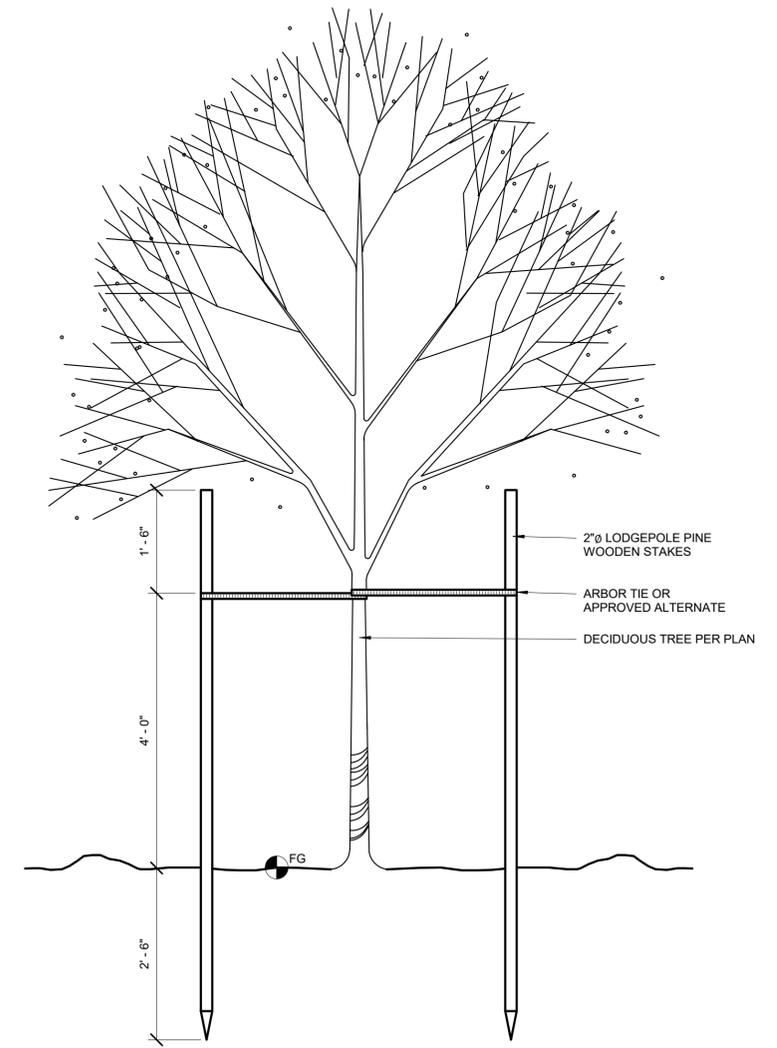
1 PLANTING - GROUNDCOVER
1" = 1'-0"



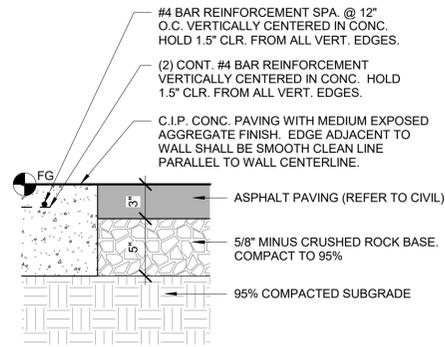
3 PLANTING - CONIFEROUS AND DECIDUOUS TREE
3/4" = 1'-0"



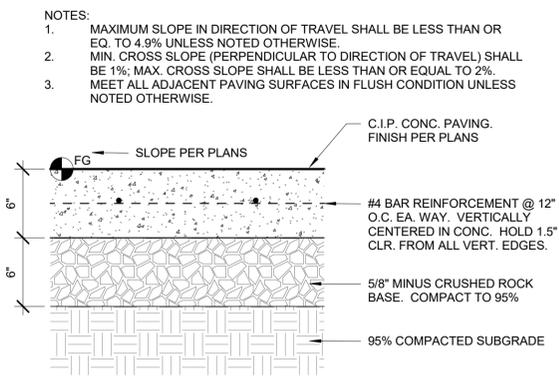
4 TREE GUYING - CONIFER
3/4" = 1'-0"



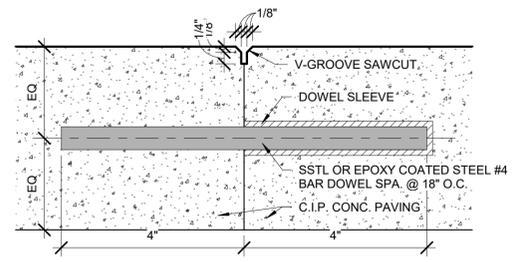
5 TREE STAKING - DECIDUOUS
3/4" = 1'-0"



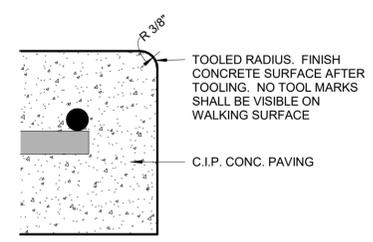
1 ASPHALT PAVING
1 1/2" = 1'-0"



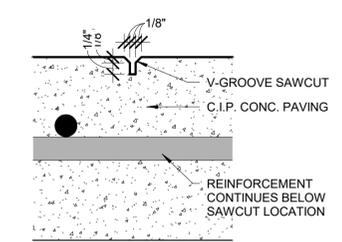
2 CONCRETE PAVING
1 1/2" = 1'-0"



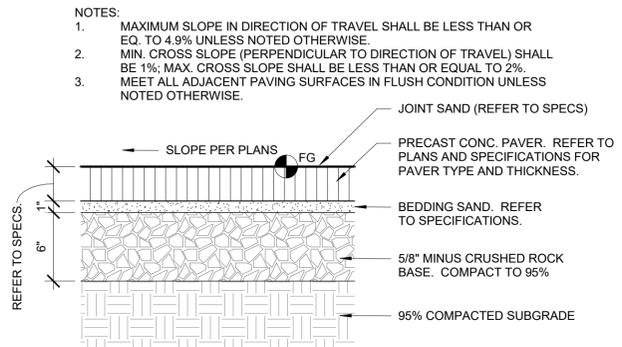
3 CONCRETE PAVING CONSTRUCTION JOINT
6" = 1'-0"



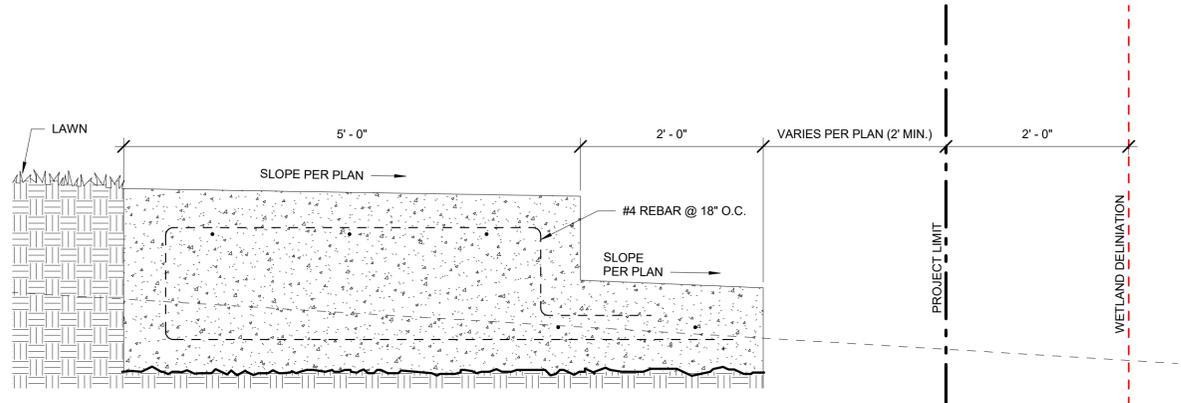
4 CONCRETE PAVING EDGE CONDITION
6" = 1'-0"



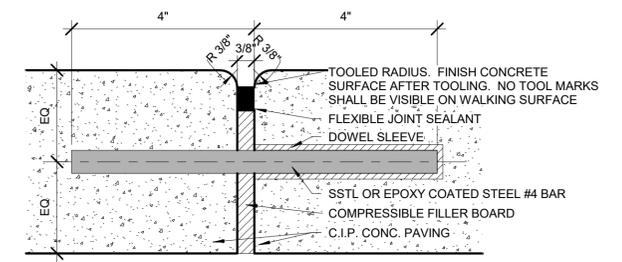
5 CONCRETE PAVING PATTERN LINE
6" = 1'-0"



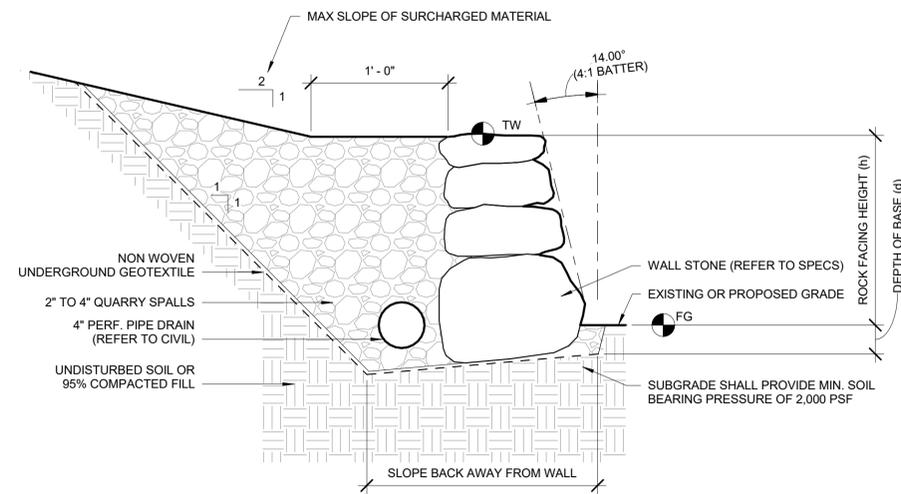
6 PRECAST CONCRETE PAVERS
1 1/2" = 1'-0"



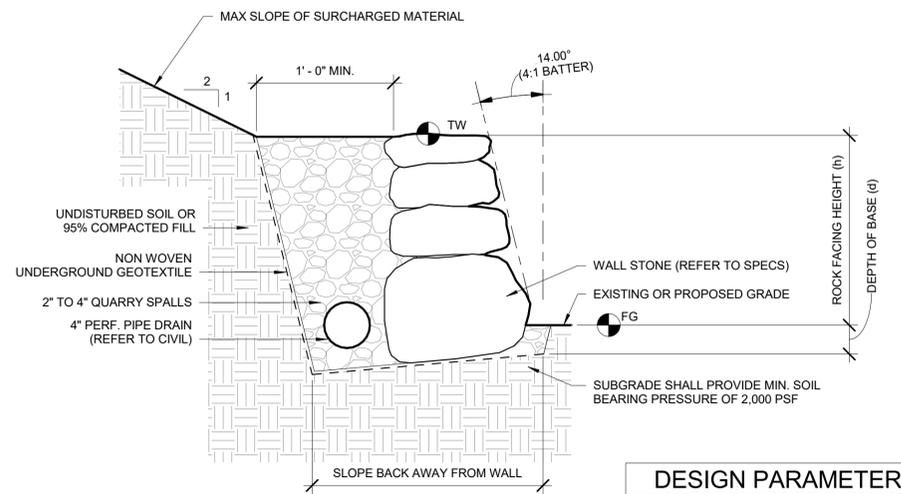
8 BEACH END DETAIL
1" = 1'-0"



7 CONCRETE PAVING EXPANSION JOINT
6" = 1'-0"

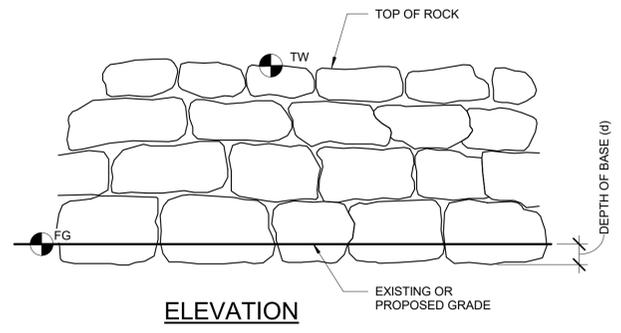


9 ROCKERY RETAINING WALL
1 1/2" = 1'-0"



DESIGN PARAMETERS			
(h)	(d)	SIZE(BASE)	SIZE(TOP)
2 FEET	18 INCHES	2-	1-
4 FEET	18 INCHES	3-	2-
6 FEET	18 INCHES	4-	2-
8 FEET	18 INCHES	5-	2-

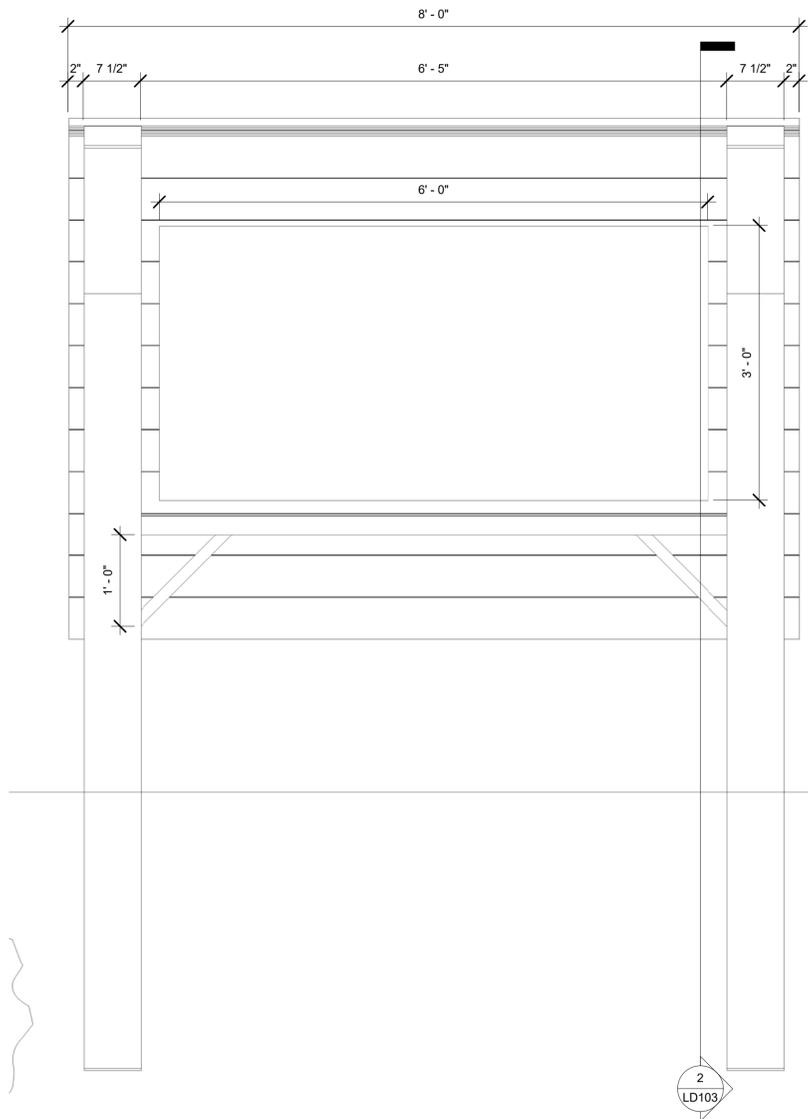
ROCK SIZES			
SIZE	APPROX. WEIGHT	MIN. APPROX.	APPROX. VOLUME
1-MAN	200-400 LBS.	12 INCHES	2 CF
2-MAN	500-800 LBS.	13 INCHES	4 CF
3-MAN	900-1200 LBS.	16 INCHES	6.6 CF
4-MAN	1300-2000 LBS.	18 INCHES	12.5 CF
5-MAN	2000-4000 LBS.	24 INCHES	18.5 CF
6-MAN	4100-6000 LBS.	30 INCHES	31 CF



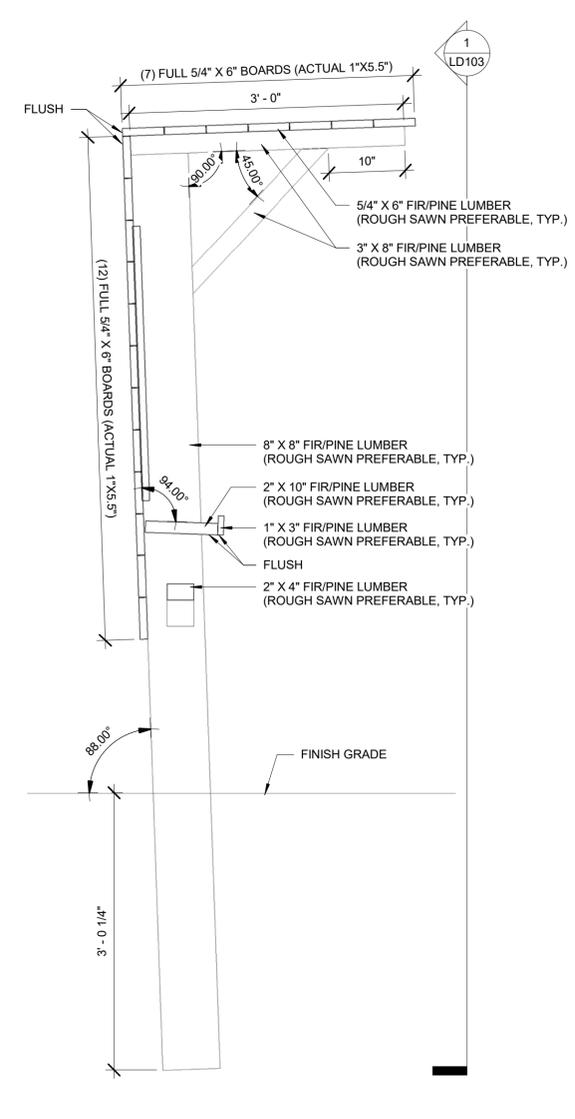
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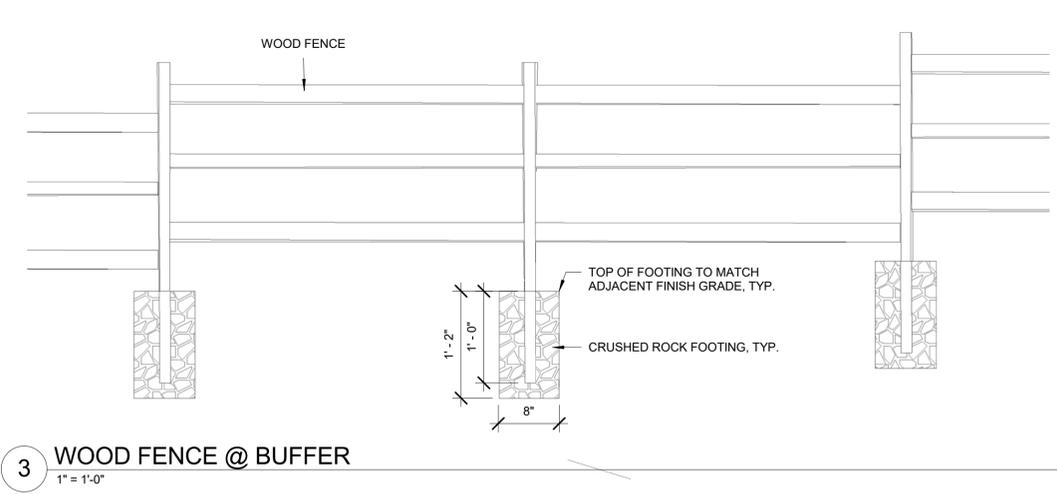
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 Designer: mattm@bergerpartnership.com



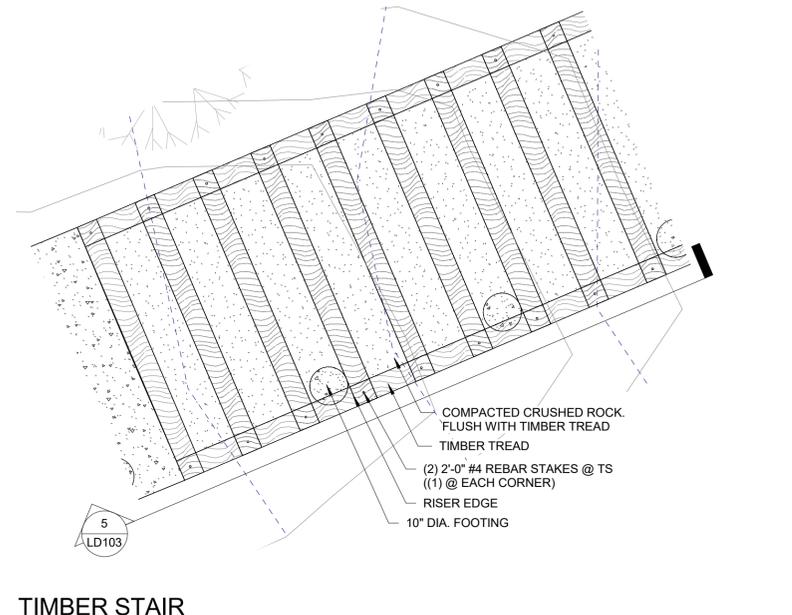
1 KIOSK FRONT VIEW
1" = 1'-0"



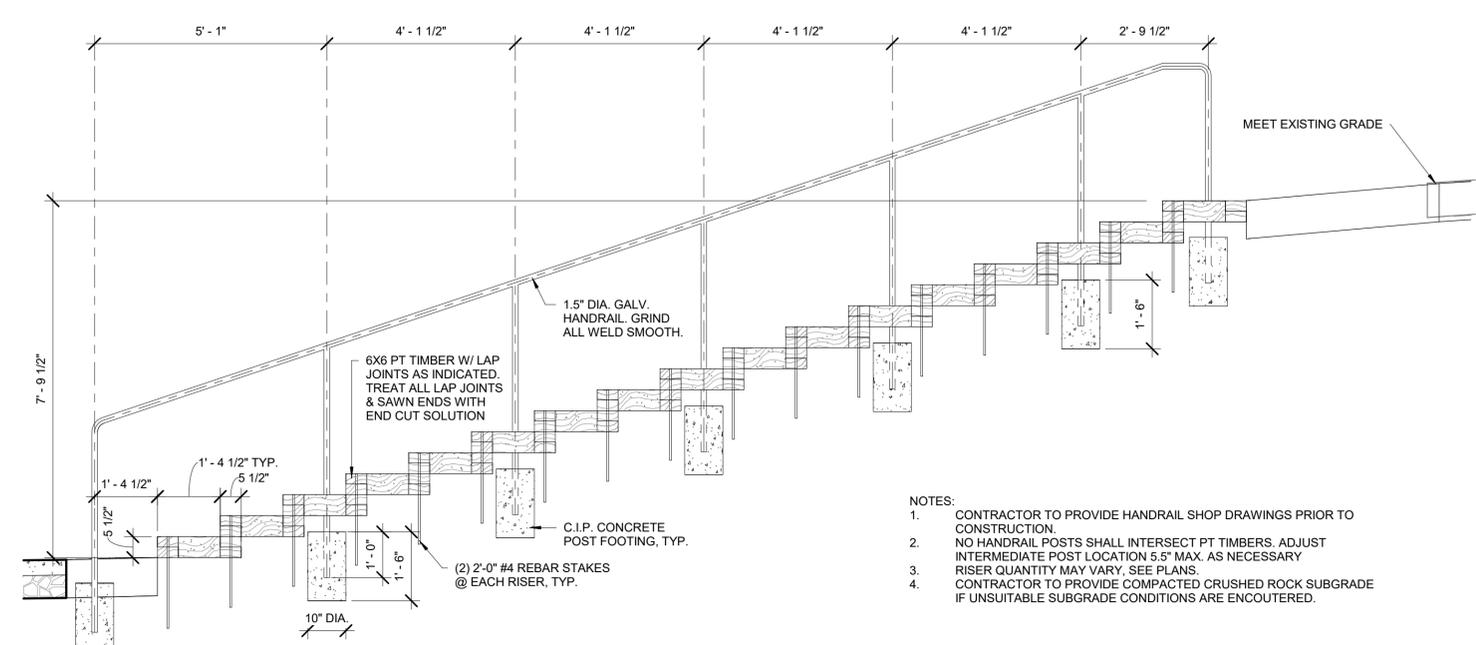
2 KIOSK SECTION DETAIL
1" = 1'-0"



3 WOOD FENCE @ BUFFER
1" = 1'-0"

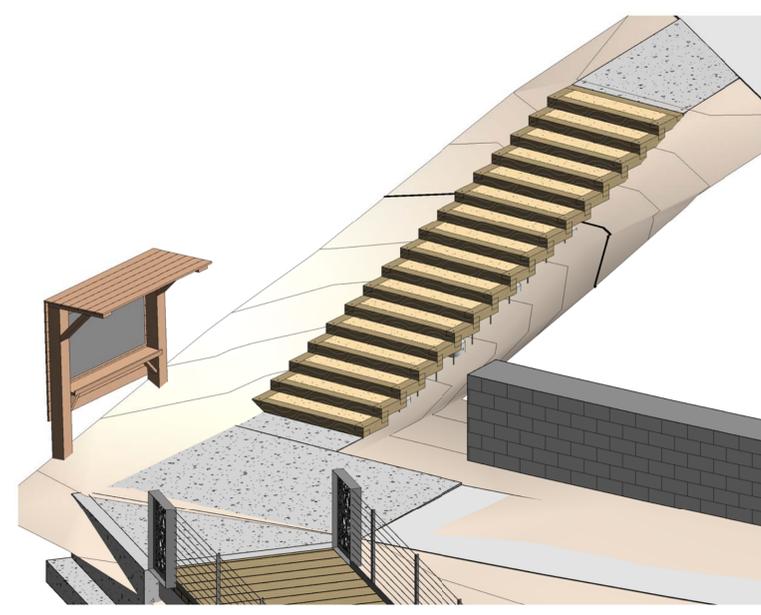


4 TIMBER STAIR ENLARGEMENT
1/2" = 1'-0"



5 WOOD STAIR DETAIL
1/2" = 1'-0"

- NOTES:**
- CONTRACTOR TO PROVIDE HANDRAIL SHOP DRAWINGS PRIOR TO CONSTRUCTION.
 - NO HANDRAIL POSTS SHALL INTERSECT PT TIMBERS. ADJUST INTERMEDIATE POST LOCATION 5.5" MAX. AS NECESSARY.
 - RISER QUANTITY MAY VARY. SEE PLANS.
 - CONTRACTOR TO PROVIDE COMPACTED CRUSHED ROCK SUBGRADE IF UNSUITABLE SUBGRADE CONDITIONS ARE ENCOUNTERED.



6 TIMBER STAIR VIEW - REFERENCE ONLY
1/2" = 1'-0"



SET TYPE:
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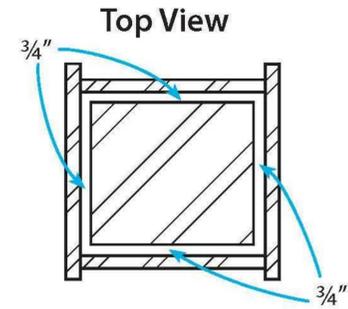
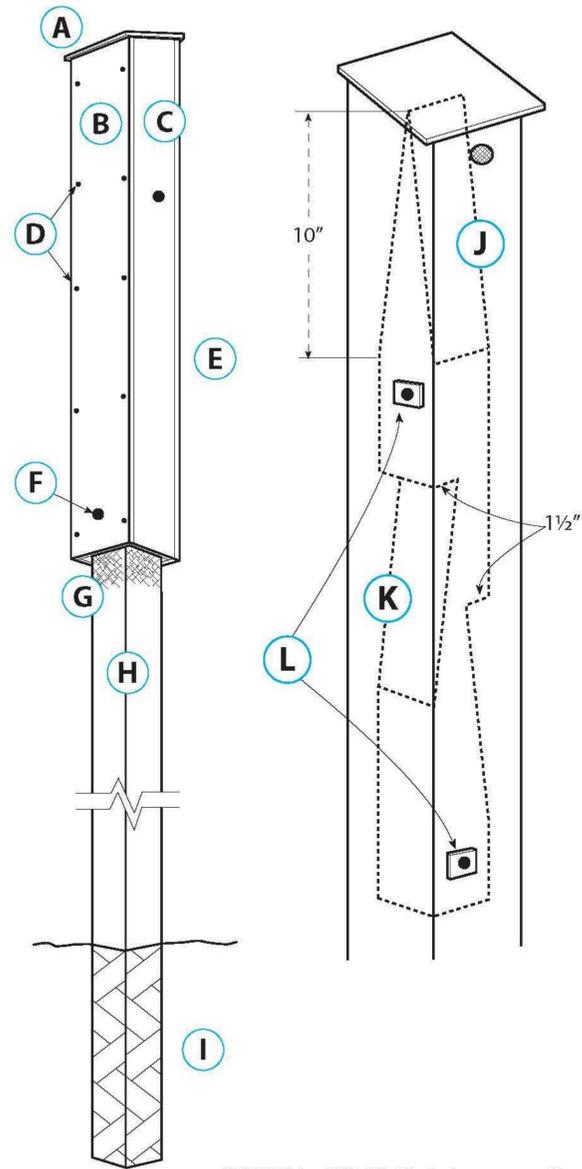
REVISIONS:

A	DESCRIPTION	DATE

DRAWN/CHECKED:
 Author / Checker
 SHEET NAME:
SITE DETAILS

SHEET NUMBER:
LD103

Woodworking Projects for Backyard Wildlife
Post Bat House Houses



Materials

- A Slanted roof
- B 1 x 6 board
- C 1 x 8 board ripped or left full size (see top view below)
- D Galvanized screws
- E Bat house box should be at least 3' long
- F 4 lag bolts
- G Bats enter and exit here. Roughen area with claw hammer.
- H Non-treated 4 x 4 post 12 to 16 long.
- I Place 30" to 36" into ground. Chemical treatment is recommended.
- J Cut top of post at an angle and roughen sides. This is where most bats will roost.
- K 1 1/2" cut
- L 3/4" spacer (wood block). Use 4 lag bolts to attach box to 4 x 4 post

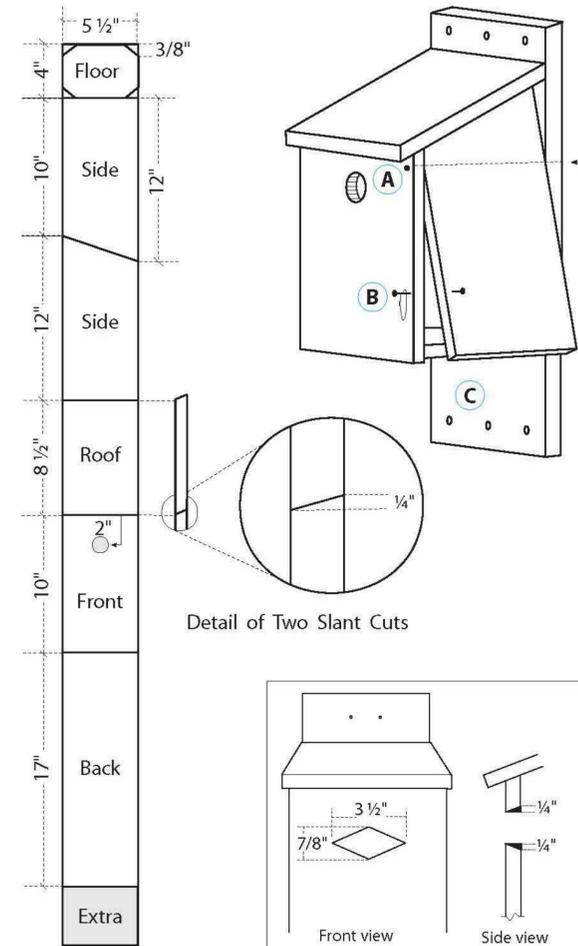
For placement and other information, see <http://www.batcon.org>



WDFW Living With Wildlife Series • www.wdfw.wa.gov/living/projects/

- PER WDFW, BAT BOXES SHOULD BE PAINTED WITH MULTIPLE COATS OF FLAT BLACK LATEX PAINT AND PLACED TO RECEIVE FULL SUN (SOUTH-FACING) TO CREATE A TIGHT MICROCLIMATE HOUSES SHOULD BE CAULKED AND SCREWED TOGETHER.

Woodworking Projects for Backyard Wildlife
Basic Songbird Nest Box



- A Pivot screws work as hinges. To allow the side to open easily, the two pivot screws need to be level
- B Loop wire around nails
- C Holes for attaching box to a tree or post with nails, lag bolts, or wire.

Exact Entry Hole Dimensions

- Chickadees 1 inch to 1 1/8"*
- House wrens 1 1/8"*
- Violet-green swallows 1 1/4"*
- Tree swallows 1 1/4"*
- Nuthatches 1 1/4"*
- Bluebirds 1 1/2"
- * See Optional Entry Hole

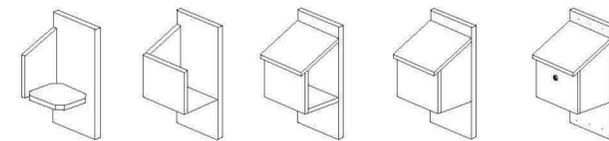
Materials

- One 1x6" x 6' rough cedar board
- Eighteen 1-1/4" outdoor wood screws or # 7 galvanized nails
- Wire to keep side door shut

*** Optional Entry Hole**

NOTE: This diamond-shaped entry hole is designed to prevent access by house sparrows. To work properly, it is extremely important that the final entry hole be made to these dimensions. To accommodate Violet-green Swallows, file down the area inside of the entry hole, as shown in the side view.

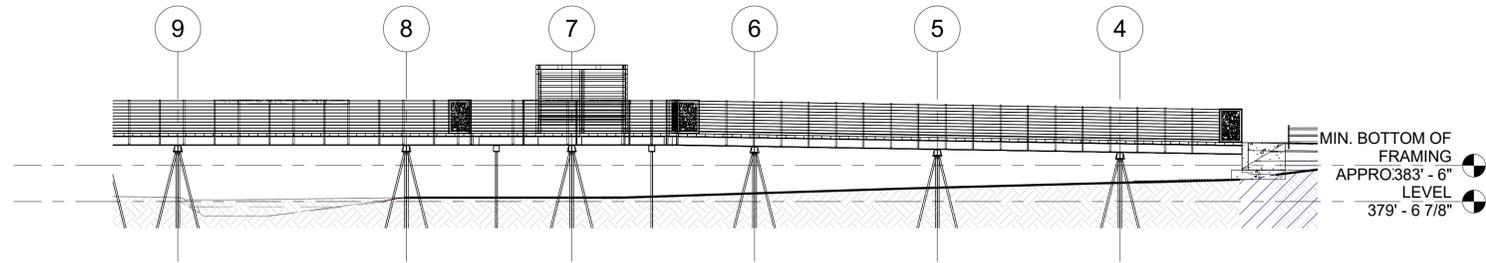
Assembly Sequence



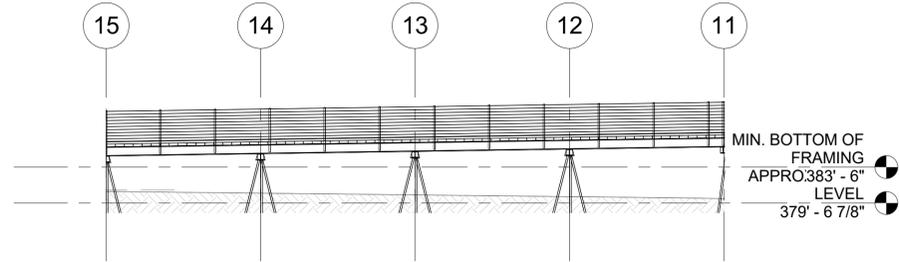
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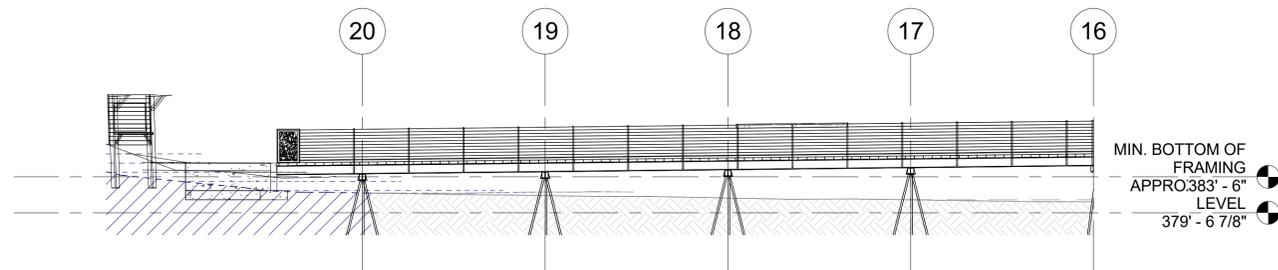
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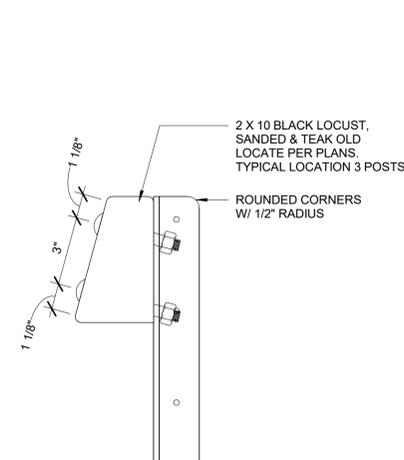
1A BOARDWALK OVERALL SECTION GRIDS 4-10
1" = 10'-0"



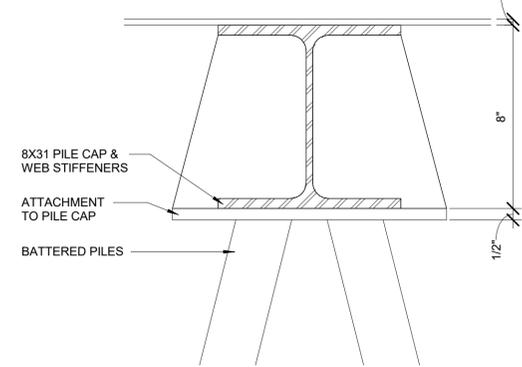
1B BOARDWALK OVERALL SECTION GRIDS 11-15
1" = 10'-0"



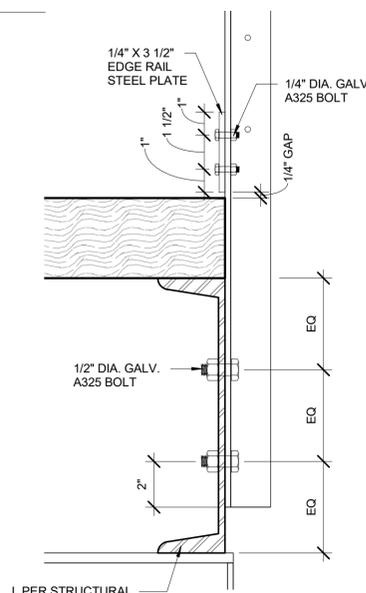
1C BOARDWALK OVERALL SECTION GRIDS 16-20
1" = 10'-0"



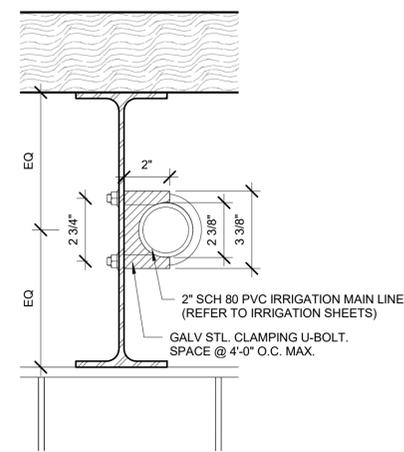
3 BOARDWALK TYPICAL SECTION - RAIL TOP
3" = 1'-0"



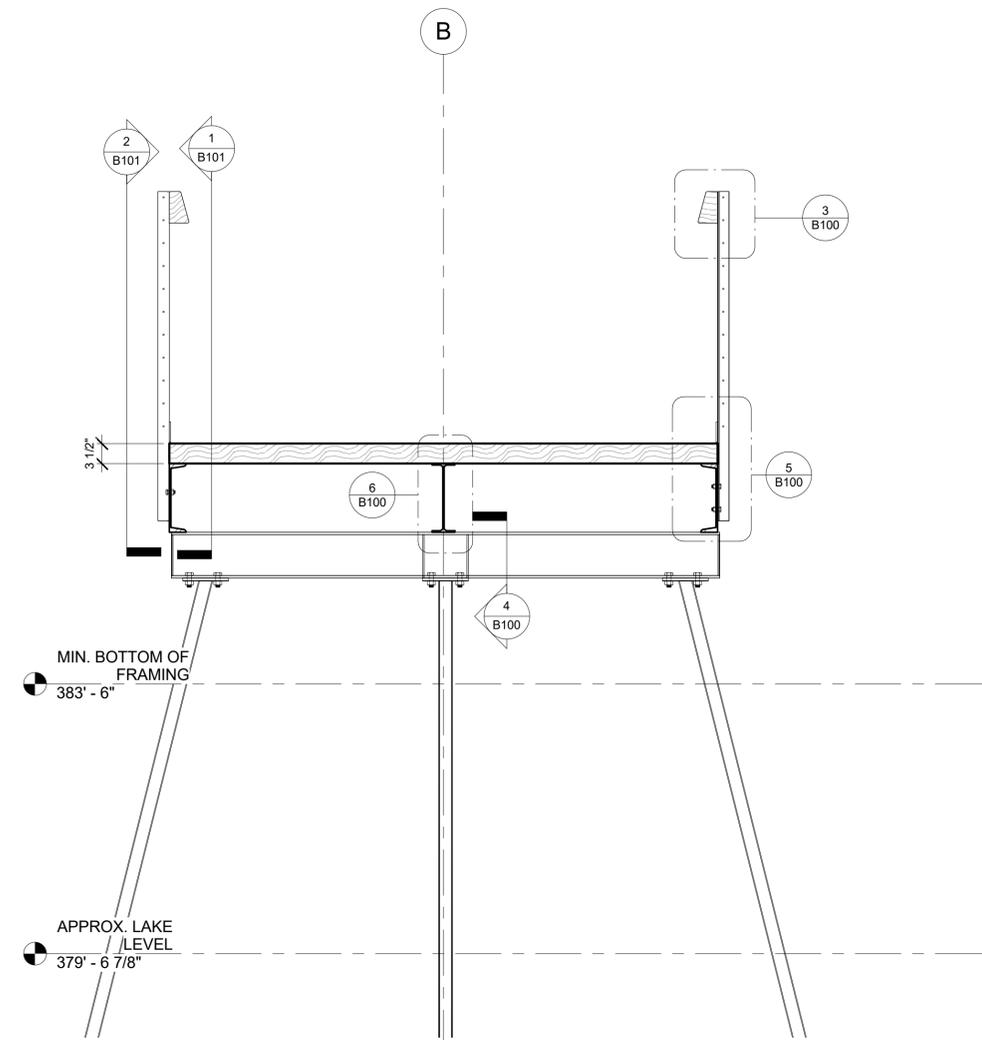
4 BOARDWALK TYPICAL ENLARGED PILE ELEVATION
3" = 1'-0"



5 BOARDWALK TYPICAL SECTION - RAIL BOTTOM
3" = 1'-0"



6 BOARDWALK TYPICAL SECTION - CLAMPING U-BOLT
3" = 1'-0"



2 BOARDWALK TYPICAL SECTION
3/4" = 1'-0"

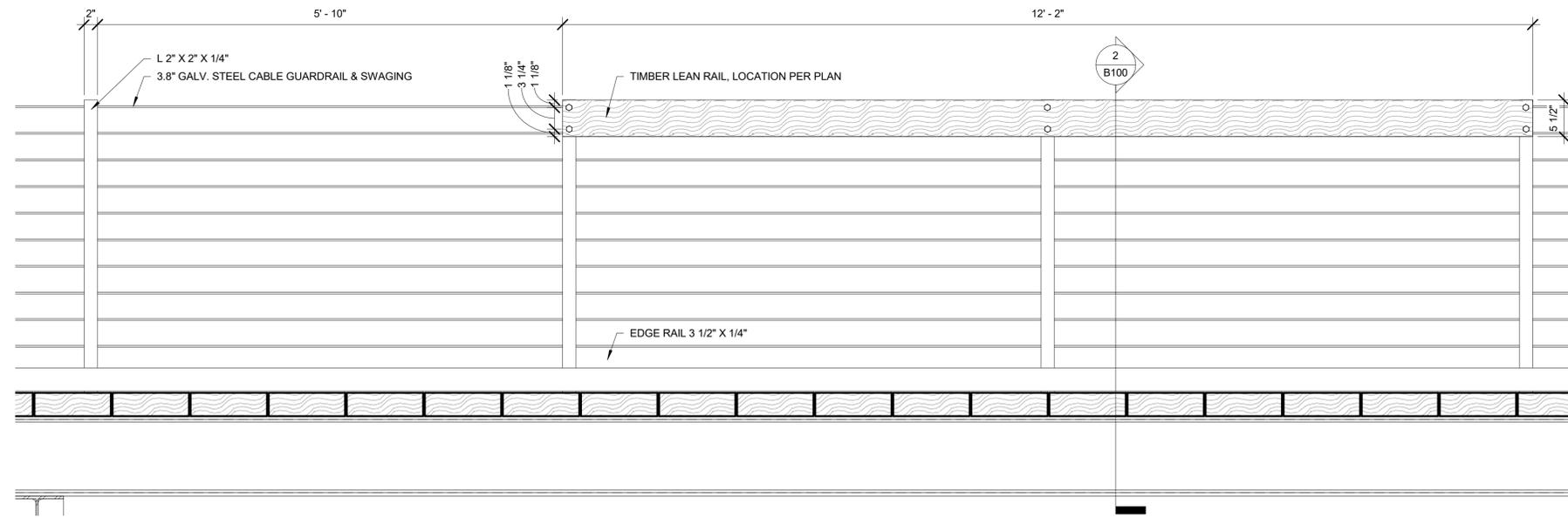


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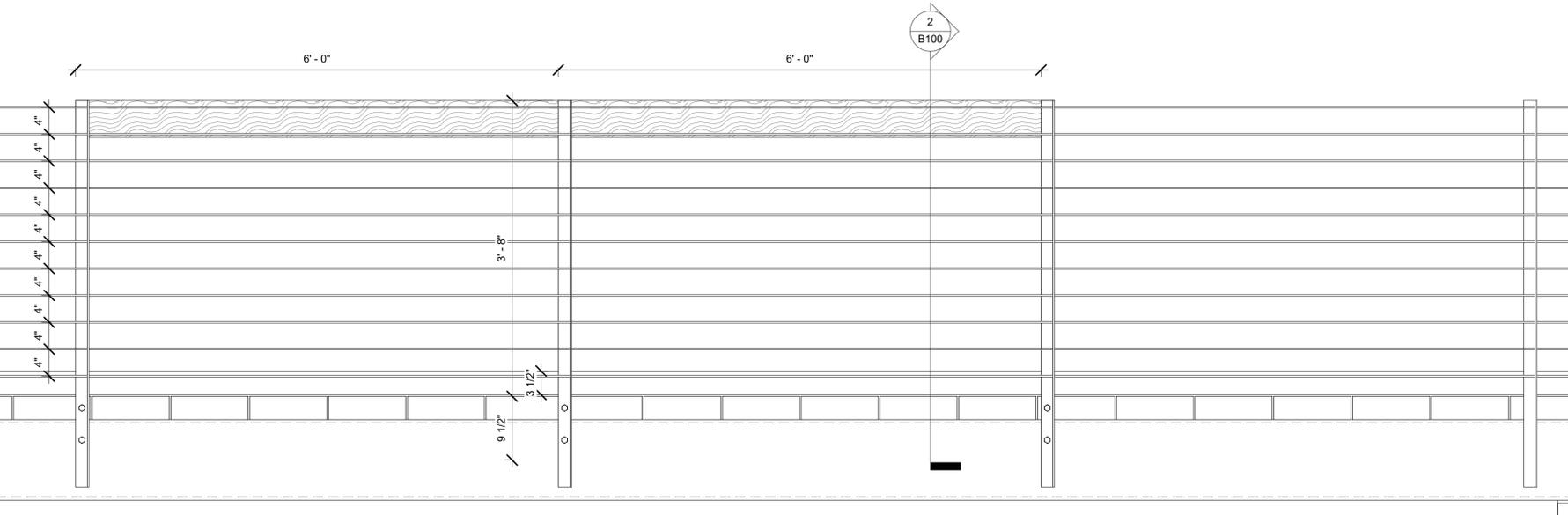
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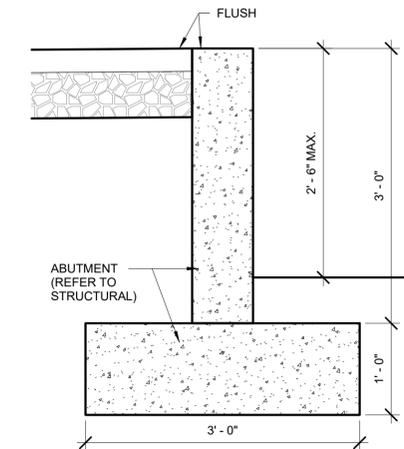
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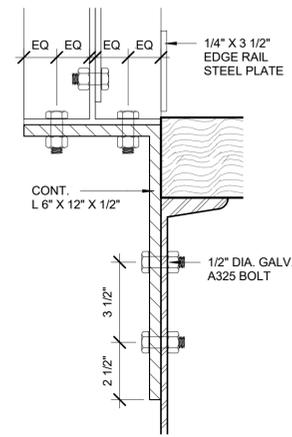
1 GUARDRAIL TYPICAL
DETAIL - FRONT
1" = 1'-0"



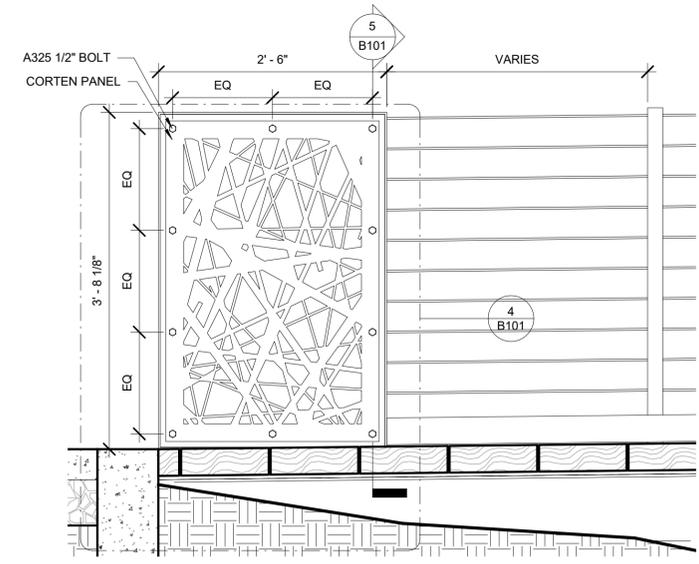
2 GUARDRAIL TYPICAL
DETAIL - BACK
1" = 1'-0"



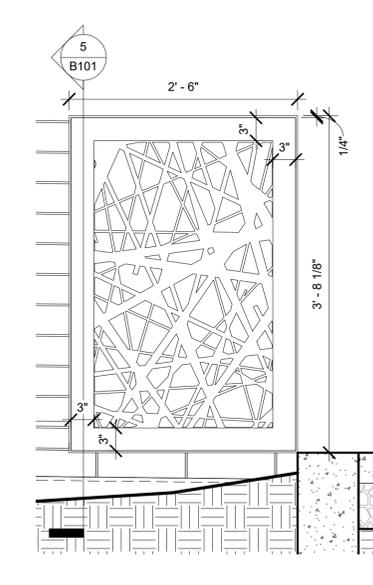
6 ABUTMENT TYPICAL
SECTION
1" = 1'-0"



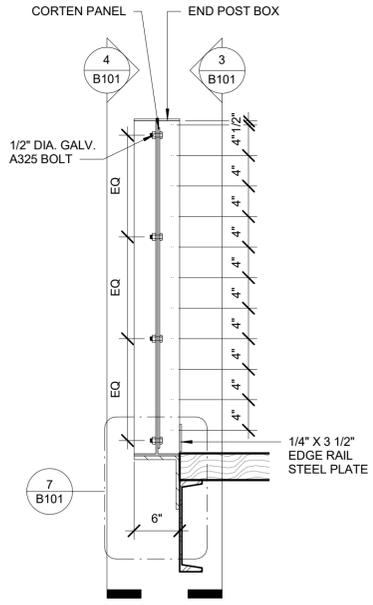
7 GUARDRAIL END SECTION
DETAIL - ENLARGEMENT
3" = 1'-0"



3 GUARDRAIL END POST
DETAIL - FRONT
1" = 1'-0"



4 GUARDRAIL END POST
DETAIL - BACK
1" = 1'-0"



5 GUARDRAIL END SECTION
DETAIL
1" = 1'-0"

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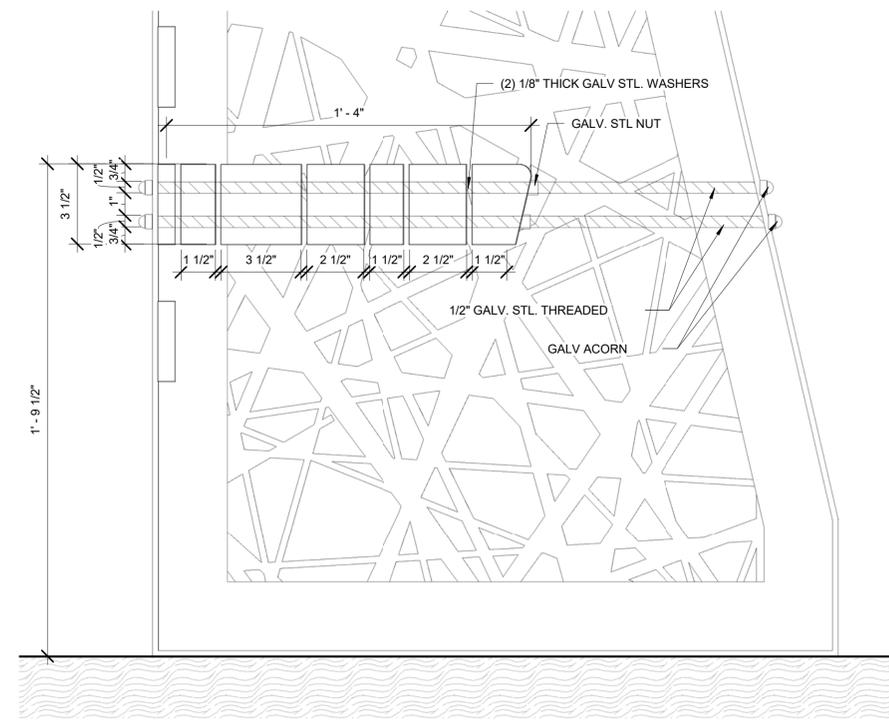
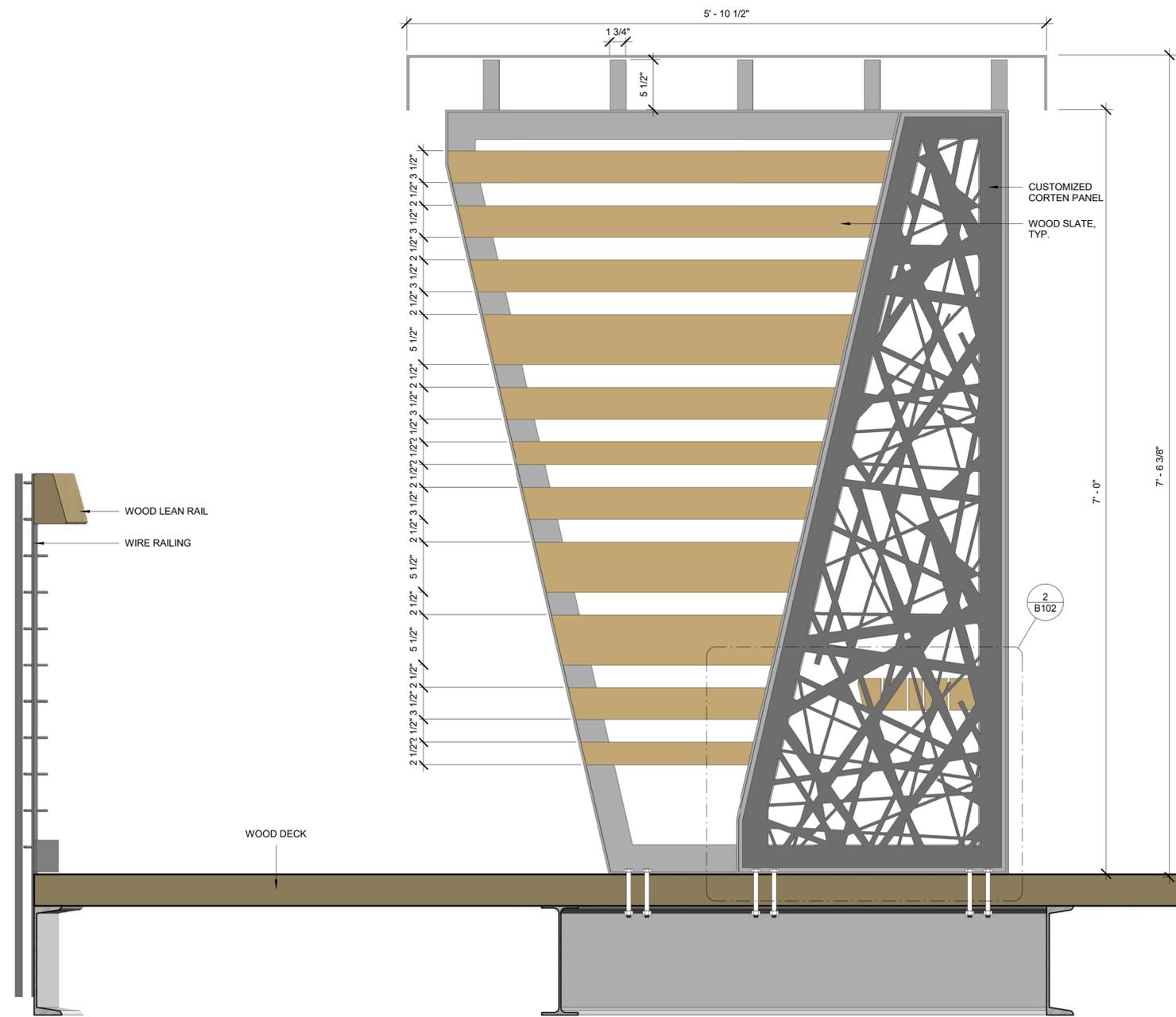


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1 OVERLOOK STRUCTURE SECTION
1 1/2" = 1'-0"



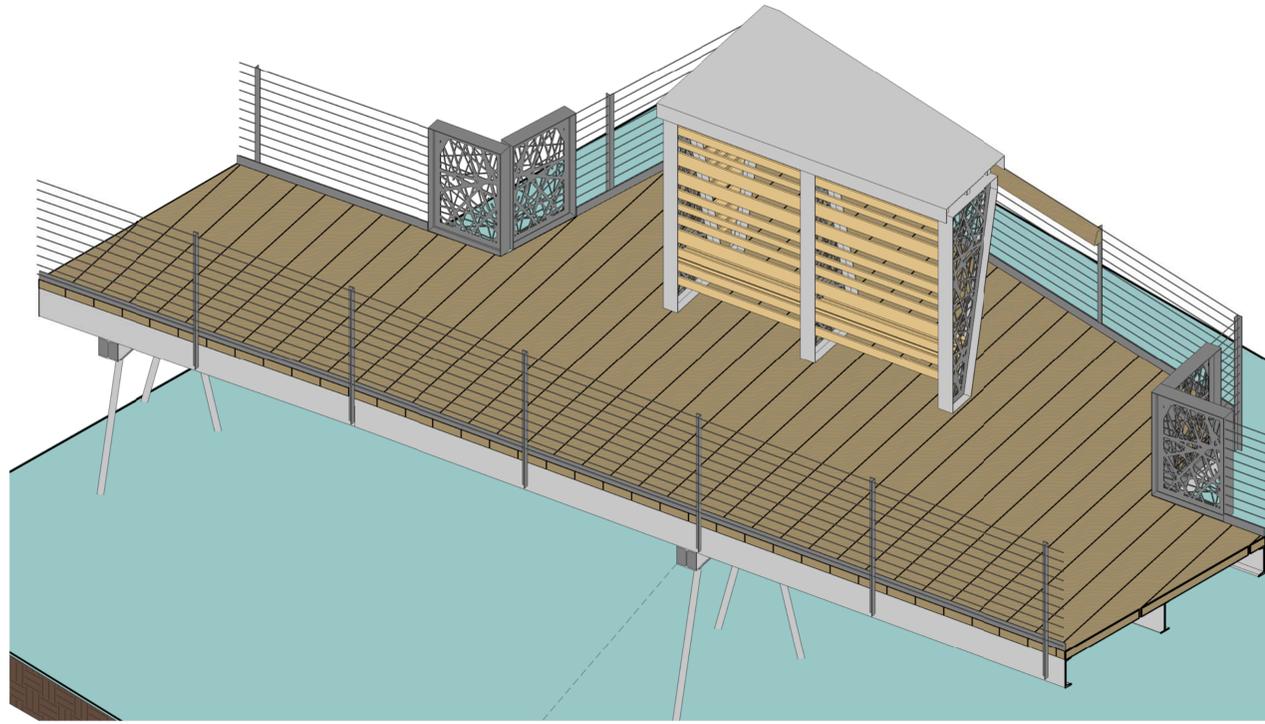
2 OVERLOOK BENCH DETAIL
3" = 1'-0"



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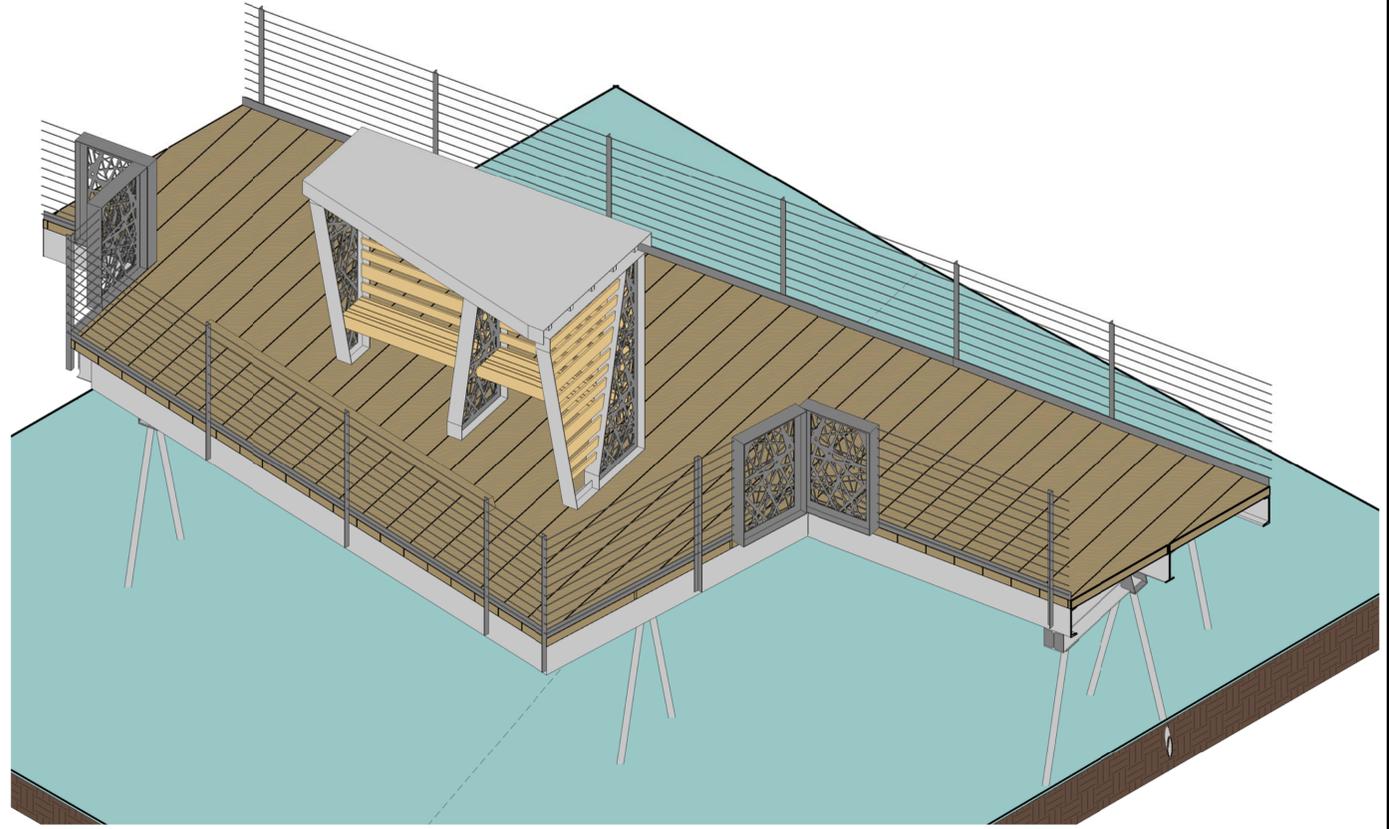
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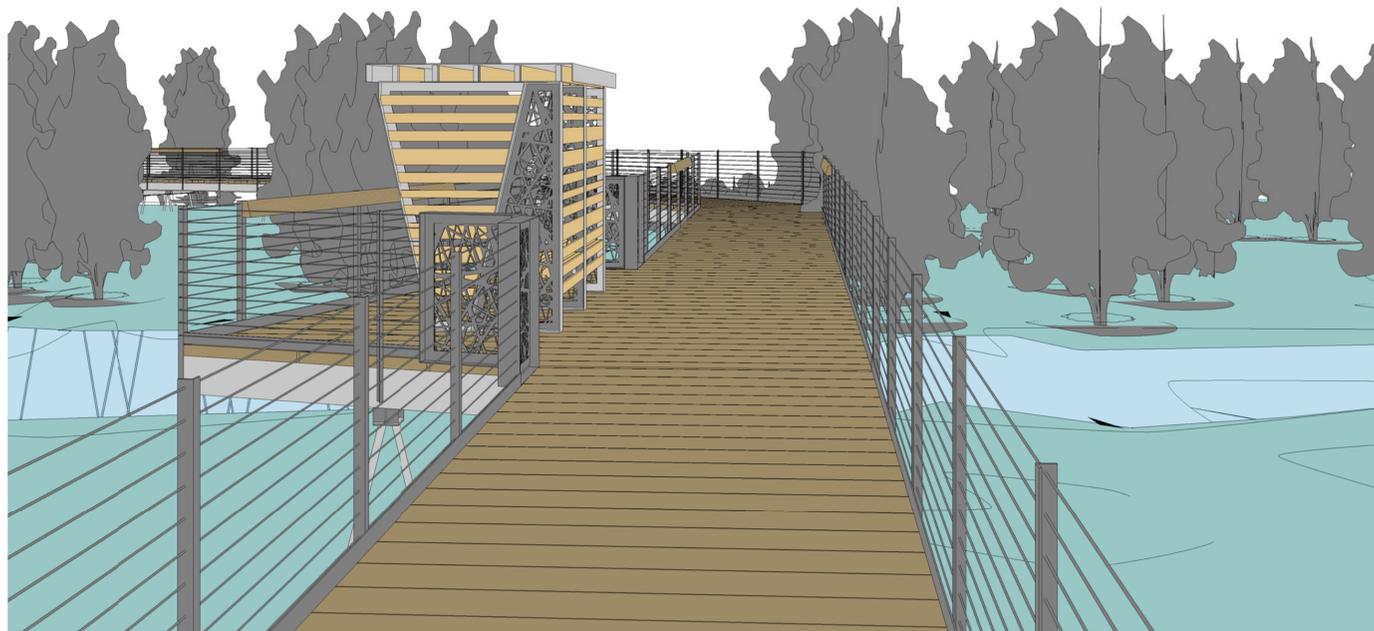
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1



VIEWING PLATFORM
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BOARDWALK
PERSPECTIVE - FOR
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3

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