Received 7-31-2024

Cushing Terrell.

cushingterrell.com
800.757.9522

06.06.2024

DUPONT, WASHINGTON
INLAND GROUP

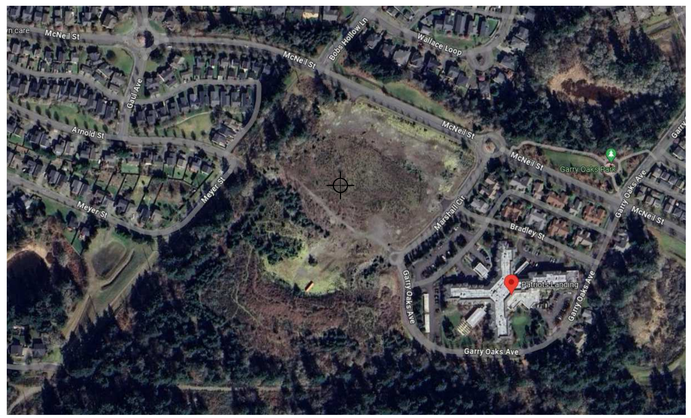
AFFINITY AT DUPONT

ENTITILEMENT SET



PROJECT ADDRESS
Section 34, Township 19 North, Range 1 East, W.M,
on Pierce County
Tax Parcel No. 0119341007

VICINITY MAP: *Locator*



DEVELOPER
AFFINITY AT DUPONT,LLC
120 WEST CATALDO AVE., STE 100
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robertk@inlandconstruction.com

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253.209.4053
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moghan@lyonla.com

MEP
LYON LANDSCAPE ARCHITECTS
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TACOMA, WA 98402
253.209.4053
Contact: MOGHAN LYON
moghan@lyonla.com

SHEET INDEX

UT-07 Unnamed

GENERAL
G001E COVER SHEET, GENERAL INFORMATION

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A201 EXTERIOR ELEVATIONS - NORTH
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AG100 GARAGE, CARPORTS, AND DETAILS
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ELECTRICAL
E002 LIGHTING SCHEDULE
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E101 SITE PHOTOMETRICS

ALTA SURVEY
1 OF 3 ALTA SURVEY 1 OF 3
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PROJECT INFORMATION

ZONING:
MASTER PLAN, COMPLETE COMMUNITY OVERLAY (CCO), R-5 RESIDENTIAL

DMC 25.20.020(7) MAXIMUM DENSITY
ALLOWABLE (7.15 DWELLING UNITS PER ACRE WITH 30% DENSITY BONUS)**:**
313 DWELLING UNITS WITHIN MASTER PLAN AREA (73 RESTRICTED TO 55+)
PROPOSED:
150 55+ MULTIFAMILY

TOTAL SITE AREA: 335,658 SF (7.71 ACRES)

LANDSCAPE

REQUIRED TOTAL LANDSCAPE AREAS: 100,697 SF (30%)
PROPOSED TOTAL LANDSCAPE AREAS: 143,277 SF

OPEN SPACE

REQUIRED OPEN SPACE: 50,348 SF (335,658 X 15%)
PROPOSED OPEN SPACE: 101,771 SF (30%)

DMC 25.20.060 CCO DISTRICT RESTRICTIONS

1. **LAND USES (DMC 25.20.060.1)**
   ALLOWABLE: MULTIFAMILY

   PROPOSED USE:
   55+ MULTIFAMILY RESIDENTIAL W/ CLUBHOUSE, POOL, PARKING, GARAGES, CARPORTS, AND SITE AMENITIES

2. LOCATION AND SIZE LIMIT **(DMC 25.20.060.2)**
   ALLOWED: NOT TO EXCEED 150 UNITS PER BULDING
   PROPOSED: 150

3. **HEIGHTS (DMC 25.20.060.3)**
   ALLOWABLE: 75 FT MAX ALLOWABLE
   PROPOSED: 53 FT

4. **SETBACKS (DMC 25.20.060.4)**
   SIDE/ REAR YARD = 10 FT
   MARSHALL CIRCLE = 15 FT

5. **DESIGN STANDARDS ((DMC 25.20.060.5, DMC 25.65)**
   SUBJECT TO MULTIFAMILY DESIGN REGULATIONS AND GUIDELINES OF DMC 25.65- *SEE NARRATIVE AND EXTERIOR ELEVATIONS FOR COMPLIANCE*

6. **PEDESTRIAN AMENITIES (DMC 25.20.060.6)**
   BUILDINGS SHALL HAVE A DIRECT, PAVED PEDESTRIAN CONNECTION FROM THE FRONT ENTRANCE TO THE NEARBY STREET SIDEWALK - *SEE SITE PLAN FOR COMPLIANCE*

7. **LOT AREA (DMC 25.20.060.7)**:
   ALLOWED: NO MINIMUM
   PROPOSED: 7.71 ACRES

8. **LOT COVERAGE (DMC 25.20.060.8)**
   APARTMENT FOOTPRINT (HEIGHT: 53'-0"):
   51,215 SF X 1 BLDGS = 51,215 SF

   POOL HOUSE : FOOTPRINT(HEIGHT: 28' -4"):
   5,266 SF X 1 BLDG = 5,266 SF

   GARAGE (8) FOOTPRINT (HEIGHT: 14'-0"):
   2,137 SF X 5 BLDGS= 10,685 SF

   CARPORT FOOTPRINT (HEIGHT: 9'-6"):
   1,296 SF X 5 STRUCT= 6,480 SF (NOT INCLUDED)

   TOTAL BUILDING COVERAGE: 67,166 SF

9. **BLOCK LENGTH**
   INTERNAL BLOCK LENGTHS SHALL BE LIMITED TO 600 FEET

10. **MASTER PLAN APPROVAL**
    A MASTER PLAN WAS APPROVED FOR THE AREA OF THE PROPOSAL, AND INCLUDED IN THE PROPOSAL, AS REQUIRED (PLNG2022-014).

DMC 25.95 - OFF-STREET PARKING

REQUIRED: 0.5 SPACES PER UNIT
TOTAL REQUIRED: 85 STALLS

185 STANDARD SPACES PROVIDED (13 ACCESSIBLE INCLUDED)
29 CARPORT SPACES PROVIDED (2 ACCESSIBLE INCLUDED)
40 GARAGE SPACES PROVIDED (2 ACCESSIBLE INCLUDED)

254 TOTAL SPACES PROVIDED
(1.69 SPACES PER UNIT)

UNIT MATRIX

(8) STUDIO
(32) 1 BED / 1 BATH
(24) PREMIUM 1 BED / 1 BATH
(8) 2 BED / 1 BATH
(50) 2 BED / 2 BATH
(28) PREMIUM 2 BED / 2 BATH

TOTAL UNIT COUNT = 150

TRASH: INTERNAL

DUPONT, WASHINGTON
INLAND GROUP
AFFINITY AT DUPONT

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ENTITILEMENT SET

06.06.2024
PROJ# | IG_WADUAF_APT
DESIGNED BY | LAST NAME
DRAWN BY | PEREZ
REVIEWED BY | PEREZ
REVISIONS

NOT FOR CONSTRUCTION - PRELIMINARY DESIGN

COVER SHEET, GENERAL INFORMATION

G001E

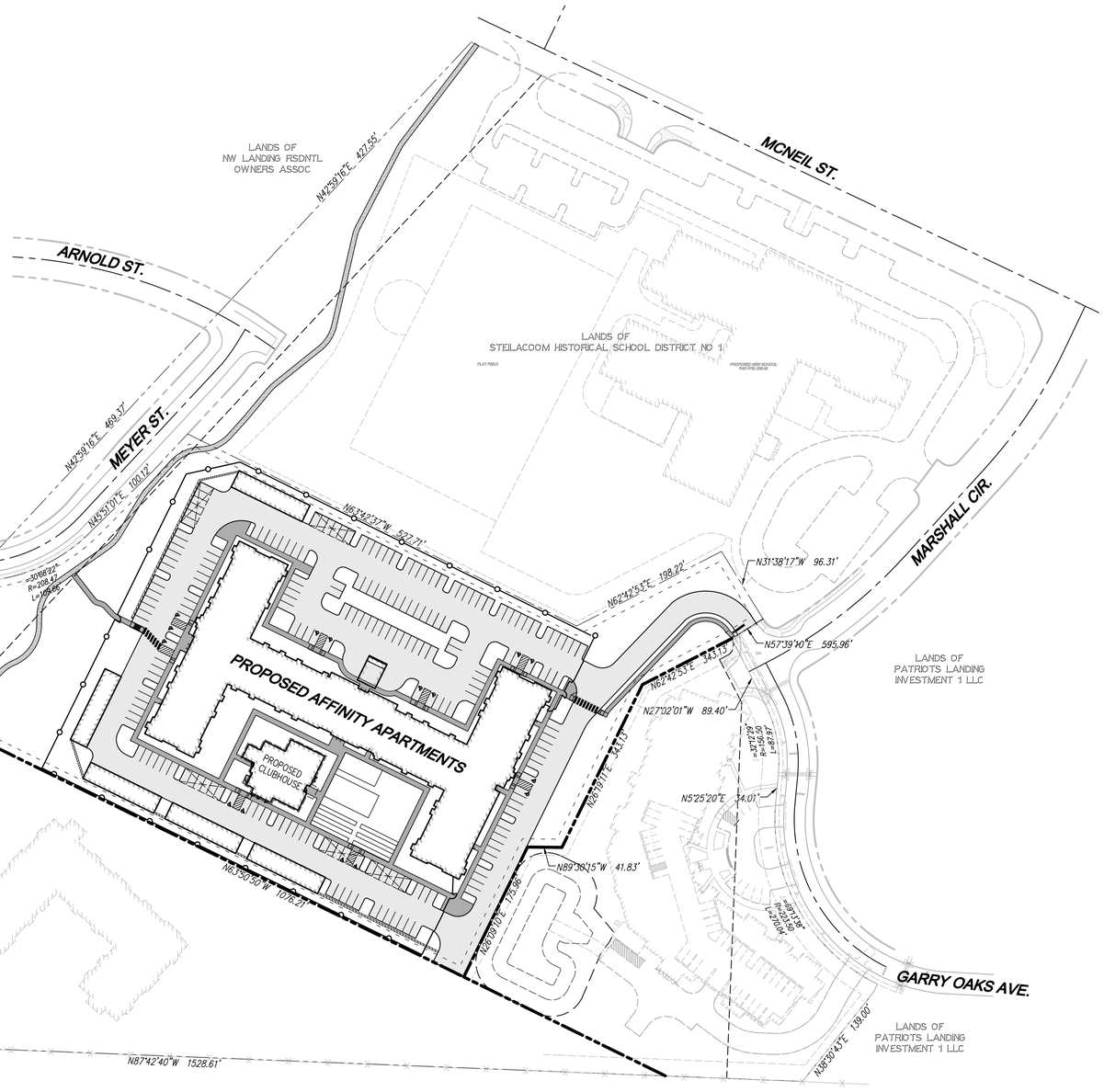
A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON

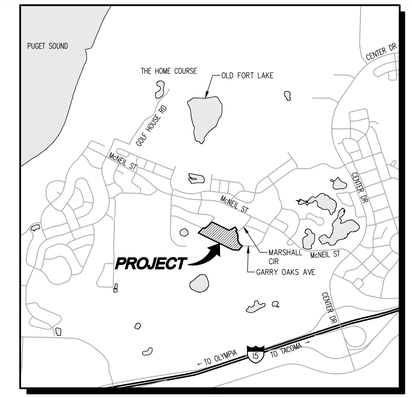
AFFINITY AT DUPONT

LAND USE SUBMITTAL

SCALE: 1" = 80'

80' 0 80' 160'





VICINITY MAP

SCALE: 1"=2000'

PROJECT INFORMATION

OWNER:	PATRIOTS LANDING INVESTMENTS 1 LLC 4411 POINT FOSDICK DR STE 203 GIG HARBOR, WA 98335
TAX PARCEL:	0119341007
SITE ADDRESS:	TO BE DETERMINED
PARCEL SIZE:	777,982 SF (17.86 AC)
SANITARY SEWER	PIERCE COUNTY
WATER:	CITY OF DUPONT

CONTACT LIST

APPLICANT:
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120 W. CATALDO AVE.
SPOKANE, WA 99201
CONTACT: ROBERT KETNER
PHONE: (509) 321-3204
EMAIL: roberk@inlandconstruction.com

ARCHITECT:
CUSHING TERRELL
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CONTACT: ISAURA PEREZ
PHONE: (206) 282-6222
EMAIL: isauraperez@cushingterrell.com

CIVIL ENGINEER:
LDC, INC.
321 CLEVELAND AVE SE, SUITE 209
TUMWATER, WA 98501
CONTACT: ROSS JARVIS, PE
PHONE: (360) 634-2065
FAX: (425) 482-2893
EMAIL: rjarvis@ldccorp.com

SURVEYOR:
DURYEA & ASSOCIATES
2702 N. PERRY STREET
SPOKANE, WA 99207
CONTACT: JAMES A. LOCEY, PLS
PHONE: (509) 465-8007
EMAIL: jim@duryea-associates.com

SITE DATA

TAX PARCEL:	0119341007
SITE ADDRESS:	TO BE DETERMINED
WATER:	CITY OF DUPONT
SEWER:	PIERCE COUNTY
POWER/GAS:	PUGET SOUND ENERGY 1-888-225-5773
TELEPHONE:	CENTURYLINK
CABLE:	COMCAST
SCHOOL DISTRICT:	STEILACOOM HISTORICAL SCHOOL DISTRICT
FIRE DISTRICT:	CITY OF DUPONT

EARTHWORK QUANTITIES

CUT: 49,900 CY
FILL: 74,000 CY
NET: 24,100 CY FILL

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28	UT-05	WATER AND SEWER PLAN

Call 2 Business Days Before You Dig
811 or 1-800-424-5555
Utilities Underground Location Center

DISCLAIMER

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UTILITY NOTE

THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL EXISTING UTILITIES PRIOR TO ANY CONSTRUCTION. AGENCIES INVOLVED SHALL BE NOTIFIED WITHIN A REASONABLE TIME PRIOR TO THE START OF CONSTRUCTION.

REVISIONS

NO.	DATE	DESCRIPTION	BY

LDC
Surveying
Engineering
Planning
Woodinville Olympia Kent
321 Cleveland Ave SE, #209
Tumwater, WA 98501
T 425.806.1869 www.LDCcorp.com F 425.482.2893

INLAND GROUP

AFFINITY AT DUPONT

COVER SHEET

ROSS D. JARVIS
STATE OF WASHINGTON
43668
REGISTERED
PROFESSIONAL ENGINEER
04/09/24

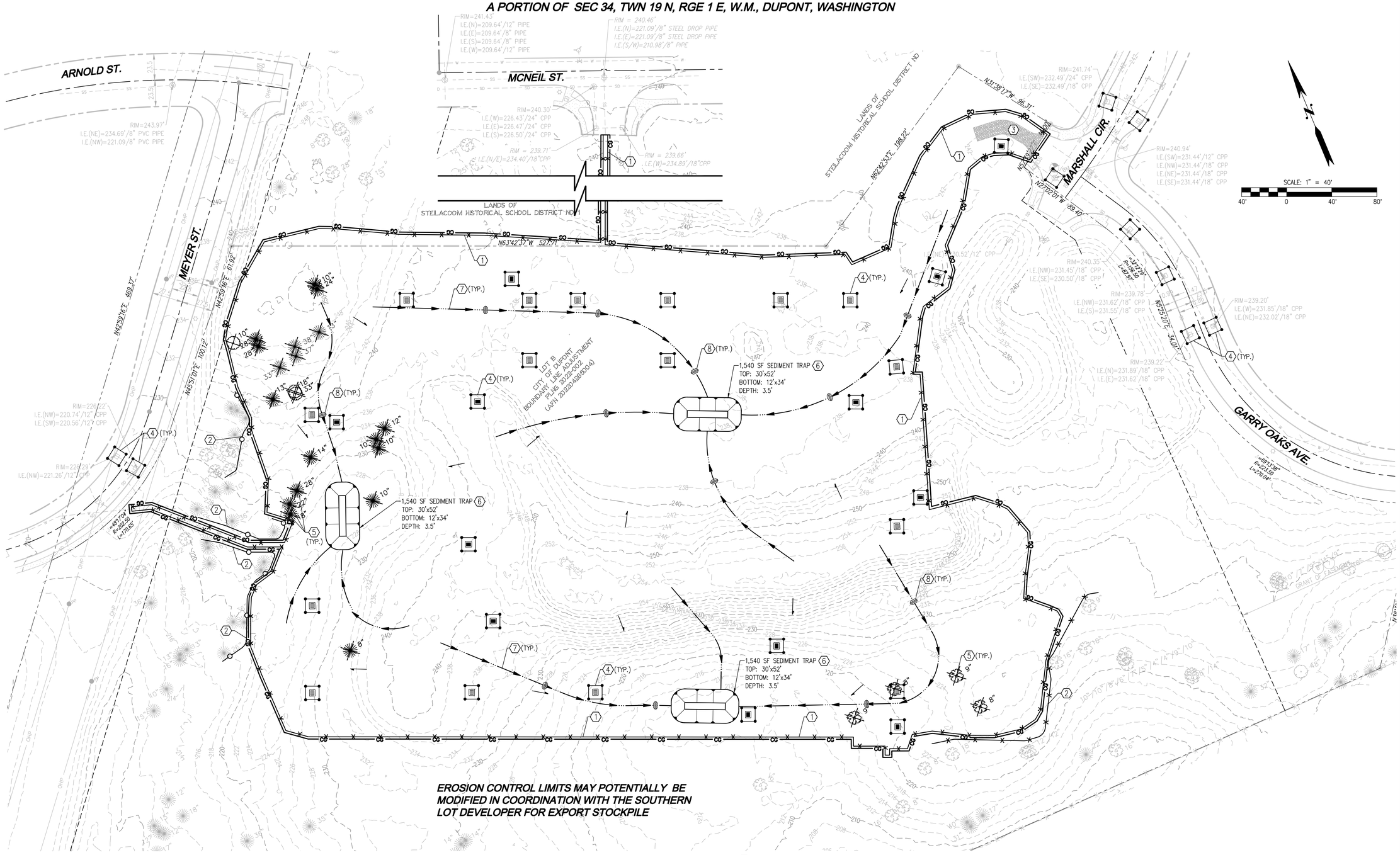
JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 CV-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

CV-01

SHEET 1 OF 28

Drawing: P:\Civil\2024\C24-124 Affinity at DuPont\Drawings\Preliminary\C24-124 CV-01.dwg Plotted: Jun 06, 2024 - 3:36pm

A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON



EROSION CONTROL LIMITS MAY POTENTIALLY BE MODIFIED IN COORDINATION WITH THE SOUTHERN LOT DEVELOPER FOR EXPORT STOCKPILE

DEMOLITION AND TESC NOTES:

1. INSTALL SILT FENCE PER DETAIL SHOWN ON SHEET EC-02
2. INSTALL TREE PROTECTION FENCE PER DETAIL SHOWN ON SHEET EC-02
3. INSTALL STABILIZED CONSTRUCTION ENTRANCE PER DETAIL SHOWN ON SHEET EC-02
4. INSTALL STORM DRAIN INLET PROTECTION PER DETAIL SHOWN ON SHEET EC-02
5. REMOVE AND DISPOSE OF EXISTING TREE AND ROOT BALL
6. INSTALL SEDIMENT TRAP PER DETAIL SHOWN ON SHEET EC-02
7. INSTALL CONVEYANCE SWALE PER DETAIL SHOWN ON SHEET EC-02
8. INSTALL CHECK DAMS WITH MAXIMUM SPACING 100' PER DETAIL SHOWN ON SHEET EC-02

LEGEND

- PROPERTY LINE
- PROPOSED PROPERTY LINE
- CLEARING LIMITS
- SILT FENCE PER DETAIL SHOWN ON SHEET EC-02
- TREE PROTECTION FENCE PER DETAIL SHOWN ON SHEET EC-02
- CONVEYANCE SWALE PER DETAIL SHOWN ON SHEET EC-02
- STABILIZED CONSTRUCTION ENTRANCE PER DETAIL SHOWN ON SHEET EC-02
- STORM DRAIN INLET PROTECTION PER DETAIL SHOWN ON SHEET EC-02
- PRE DEVELOPMENT DRAINAGE PATTERN
- EXISTING TREE TO BE REMOVED
- SEDIMENT TRAP PER DETAIL SHOWN ON SHEET EC-02
- CHECK DAM PER DETAIL SHOWN ON SHEET EC-02

Call 2 Business Days Before You Dig
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Utilities Underground Location Center

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REVISIONS

NO.	DATE	DESCRIPTION	BY

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Engineering
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INLAND GROUP

AFFINITY AT DUPONT

DEMOLITION AND TESC PLAN

ROSS D. JARVIS
STATE OF WASHINGTON
43668
REGISTERED PROFESSIONAL ENGINEER
06/26/24

JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 EC-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

EC-01

SHEET 2 OF 28

Drawing: P:\Civil\2024\C24-124 Affinity at DuPont\Drawings\Preliminary\C24-124 EC-01.dwg Plotted: Jun 06, 2024 - 3:36pm

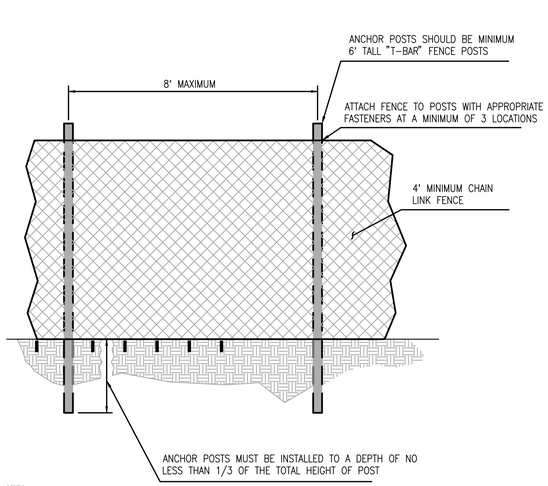
11.2 CITY OF DUPONT EROSION / SEDIMENTATION NOTES

THE CONTRACTOR SHALL PROVIDE EROSION CONTROL METHODS ACCORDING TO THE WASHINGTON STATE DEPARTMENT OF ECOLOGY'S (WDOE) "STORMWATER MANAGEMENT MANUAL FOR WESTERN WASHINGTON." THE FOLLOWING NOTES ARE ONLY A FEW OF THE MINIMUM REQUIREMENTS AND SHOULD NOT BE INTERPRETED TO EXCLUDE ANY EROSION CONTROL PRACTICES AS SPECIFIED IN THE WDOE STORMWATER MANUAL.

1. ALL LIMITS OF CLEARING AND AREAS OF VEGETATION PRESERVATION AS PRESCRIBED ON THE PLAN SHALL BE CLEARLY FLAGGED BY THE ENGINEER IN THE FIELD AND OBSERVED DURING CONSTRUCTION.
2. ALL REQUIRED SEDIMENTATION/EROSION CONTROL FACILITIES MUST BE IN OPERATION PRIOR TO LAND CLEARING AND/OR OTHER CONSTRUCTION TO INSURE THAT SEDIMENT LADEN WATER DOES NOT ENTER THE NATURAL DRAINAGE SYSTEM. ALL EROSION AND SEDIMENT FACILITIES SHALL BE MAINTAINED IN A SATISFACTORY CONDITION UNTIL SUCH TIME THAT CLEARING AND/OR CONSTRUCTION IS COMPLETED AND POTENTIAL FOR ON-SITE EROSION HAS PASSED. THE IMPLEMENTATION, MAINTENANCE, REPLACEMENT AND ADDITIONS TO EROSION/SEDIMENTATION CONTROL SYSTEMS SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
3. THE EROSION AND SEDIMENTATION CONTROL SYSTEMS DEPICTED ON THIS DRAWING ARE INTENDED TO BE MINIMUM REQUIREMENTS TO MEET ANTICIPATED SITE CONDITIONS. AS CONSTRUCTION PROGRESSES AND AS UNEXPECTED OR SEASONAL CONDITIONS DICTATE, THE CONTRACTOR SHOULD ANTICIPATE THAT MORE EROSION AND SEDIMENTATION CONTROL FACILITIES WILL BE NECESSARY TO INSURE COMPLETE SILTATION CONTROL ON THE PROPOSED SITE. DURING THE COURSE OF CONSTRUCTION, IT SHALL BE THE OBLIGATION AND RESPONSIBILITY OF THE CONTRACTOR TO ADDRESS ANY NEW CONDITIONS THAT MAY BE CREATED BY HIS ACTIVITIES AND TO PROVIDE ADDITIONAL FACILITIES, OVER AND ABOVE MINIMUM REQUIREMENTS, AS MAY BE NEEDED TO PROTECT ADJACENT PROPERTIES AND WATER QUALITY OF THE RECEIVING DRAINAGE SYSTEM.
4. AT NO TIME SHALL MORE THAN 1 FOOT OF SEDIMENT BE ALLOWED TO ACCUMULATE WITHIN A CATCH BASIN. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING AND DISPOSING OF THE SEDIMENT. ALL CATCH BASINS, CONVEYANCE LINES AND DITCHES ALONG [STREET SHALL BE CLEANED PRIOR TO PAVING.
5. THE CONTRACTOR SHALL REMOVE MATERIAL DROPPED, WASHED OR TRACKED FROM VEHICLES ONTO THE CITY RIGHT-OF-WAY OR INTO THE STORM DRAINAGE SYSTEM ON MARSHALL CIR. OR GARRY OAKS AVE. DEBRIS SHALL NOT BE WASHED INTO THE STORM DRAINAGE SYSTEM.
6. TEMPORARY EROSION CONTROL FACILITIES SHALL BE INSPECTED WEEKLY AND MAINTAINED WITHIN 24 HOURS FOLLOWING A STORM EVENT. SEDIMENT SHALL BE REMOVED TO ENSURE THE FACILITIES WILL FUNCTION PROPERLY. THE FACILITIES SHALL BE SATISFACTORILY MAINTAINED UNTIL CONSTRUCTION IS COMPLETED AND THE POTENTIAL FOR ON-SITE EROSION HAS PASSED.
7. ALL STORM DRAIN INLETS MADE OPERABLE DURING CONSTRUCTION SHALL BE PROTECTED SO THAT STORMWATER RUNOFF SHALL NOT ENTER THE CONVEYANCE SYSTEM WITHOUT FIRST BEING FILTERED OR OTHERWISE TREATED TO REMOVE SEDIMENT.
8. NO DISTURBED SOIL SHALL REMAIN UNSTABILIZED FOR MORE THAN TWO DAYS.
9. SEDIMENT TRAP/POND BAFFLES SHALL BE EMBEDDED IN SIDE SLOPES.

CONSTRUCTION SEQUENCE

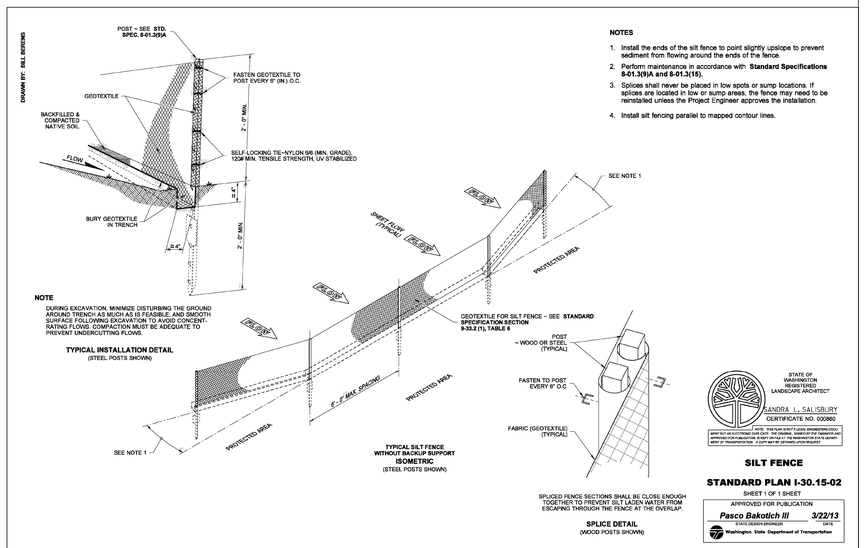
1. INSTALL FILTER FABRIC AND N.G.P.E. FENCE WHERE INDICATED.
2. IDENTIFY LIMITS OF CLEARING.
3. INSTALL ROCK-LINED CONSTRUCTION ENTRANCE.
4. CLEAR TO LIMITS SHOWN ON DRAWINGS.
5. ROUGH GRADE ROADWAY AS DESIGNED AND INSTALL INTERCEPTOR DITCHES.
6. INSTALL SEDIMENT TRAPS AND PONDS.
7. INSTALL SANITARY SEWER SYSTEM.
8. INSTALL DOMESTIC WATER SYSTEM.
9. INSTALL STORM DRAINAGE SYSTEM.

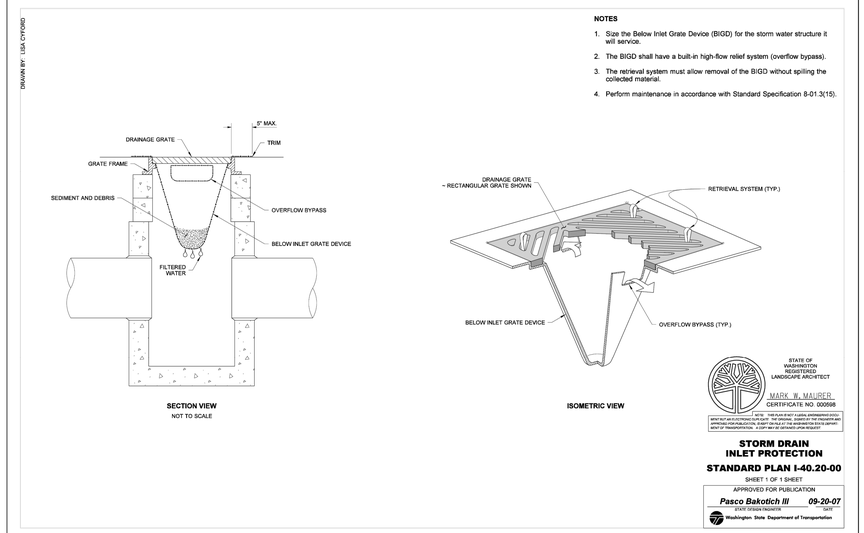


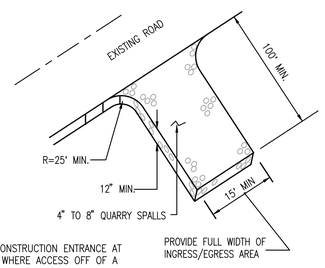
NOTES:
1. THE TREE, SOIL AND VEGETATION PROTECTION FENCE SHOULD BE MAINTAINED THROUGHOUT THE CONSTRUCTION AND GRADING, AND NOT TO BE REMOVED UNTIL FINAL LANDSCAPING IS IN PROGRESS AND WITH APPROVAL BE PROJECT FORESTER.
2. AT NO TIME SHALL EQUIPMENT ENTER INTO THE CRITICAL ROOT ZONE (CRZ).
3. ALL BRUSH CLEANUP WITHIN THE CRZ SHOULD BE COMPLETED BY HAND TO PREVENT DISTURBANCE OF NATIVE GROUND COVERS.
4. NO CUTS OR FILLS, UTILITY TRENCHING, MODIFICATIONS TO DRAINAGE, OR CONCRETE RINSE WATER SHOULD IMPACT THE CRZ.
5. NO WIRES, CABLES, OR OTHER DEVICES SHOULD BE ATTACHED TO PROTECTED TREES DURING CONSTRUCTION.
6. IF IMPACTS MUST OCCUR WITHIN THE CRZ, CONTACT PROJECT FORESTER PRIOR TO THE OPERATIONS TO DETERMINE THE PROPER PROCEDURE TO PROTECT THE TREE'S HEALTH.

TREE PROTECTION FENCE

NTS





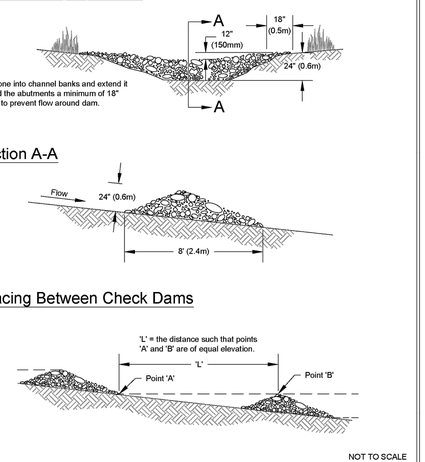


NOTE:
INSTALL CONSTRUCTION ENTRANCE AT LOCATION WHERE ACCESS OFF OF A PAVED ROADWAY BEGINS.

STABILIZED CONSTRUCTION ENTRANCE

NTS

Figure II-3.16: Rock Check Dam



NOT TO SCALE

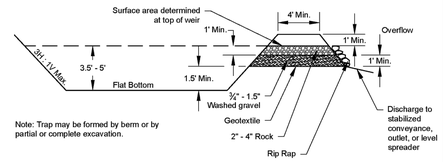
DEPARTMENT OF ECOLOGY State of Washington

Rock Check Dam

Revised June 2016

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Figure II-3.26: Cross Section of Sediment Trap



Q2 = PEAK VOLUMETRIC FLOW RATE CALCULATED USING A 10-MINUTE TIME STEP FROM A TYPE 1A, 2-YEAR, 24-HOUR FREQUENCY STORM FOR THE DEVELOPED CONDITIONS = 2.220 CFS

**THE Q2 FOR THE WHOLE SITE IS 2.220 CFS. THE FLOW WILL BE SPLIT INTO THREE BASINS. EACH SEDIMENT TRAP WILL HAVE A MAXIMUM OF 3 ACRES GRADED TO IT WITH A PEAK Q2 OF 0.74 CFS.

SA = 2080 SF PER CFS OF INFLOW = 2,080 SF/CFS X 0.74 CFS = 1,540 SF

NOT TO SCALE

DEPARTMENT OF ECOLOGY State of Washington

Cross Section of Sediment Trap

Revised June 2016

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INLAND GROUP

AFFINITY AT DUPONT

DEMOLITION AND TESC NOTES AND DETAILS

ROSS D. JARVIS STATE OF WASHINGTON 43668 REGISTERED PROFESSIONAL ENGINEER 04/04/24

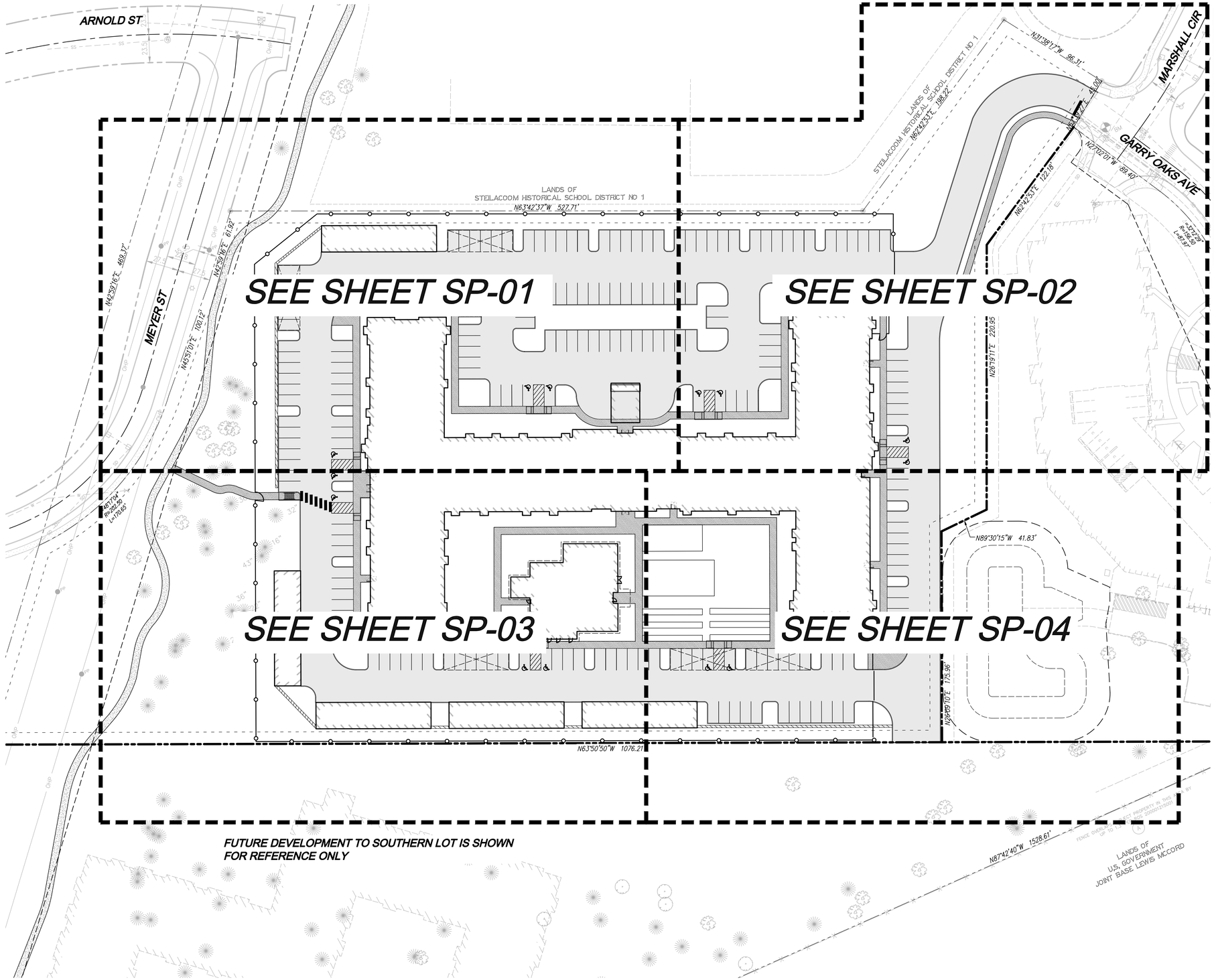
JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 EC-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

EC-02

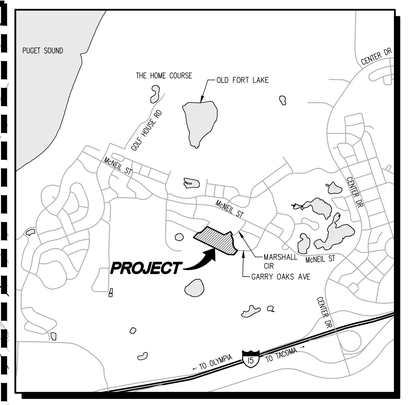
SHEET 3 OF 28

Drawing: P:\Civil\2024\C24-124 Affinity at DuPont\Drawings\Preliminary\C24-124 EC-01.dwg Plotted: Jun 06, 2024 - 3:37pm

A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON



FUTURE DEVELOPMENT TO SOUTHERN LOT IS SHOWN FOR REFERENCE ONLY



VICINITY MAP
SCALE: 1"=2000'

SCALE: 1" = 40'
40' 0 40' 80'

LEGEND

- RIGHT OF WAY
- R.O.W. CENTER LINE
- PROPERTY LINE
- PROPOSED PROPERTY LINE
- PROPOSED SETBACK LINE
- PROPOSED EASEMENT LINE
- PROPOSED BUILDING
- PROPOSED CONCRETE SIDEWALK
- PROPOSED ASPHALT PAVEMENT
- PROPOSED CRUSHED ROCK PEDESTRIAN PATH
- PROPOSED VERTICAL CURB AND GUTTER
- 6 STALL COUNT
- PROPOSED COVERED PARKING AREA
- PROPOSED ADA PARKING STALL LOCATION
- PROPOSED RETAINING WALL
- PROPOSED SITE FENCING

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www.LDCcorp.com

INLAND GROUP

AFFINITY AT DUPONT

OVERALL SITE PLAN MAP

ROSS D. JARVIS
STATE OF WASHINGTON
43668
REGISTERED
PROFESSIONAL ENGINEER
06/10/24

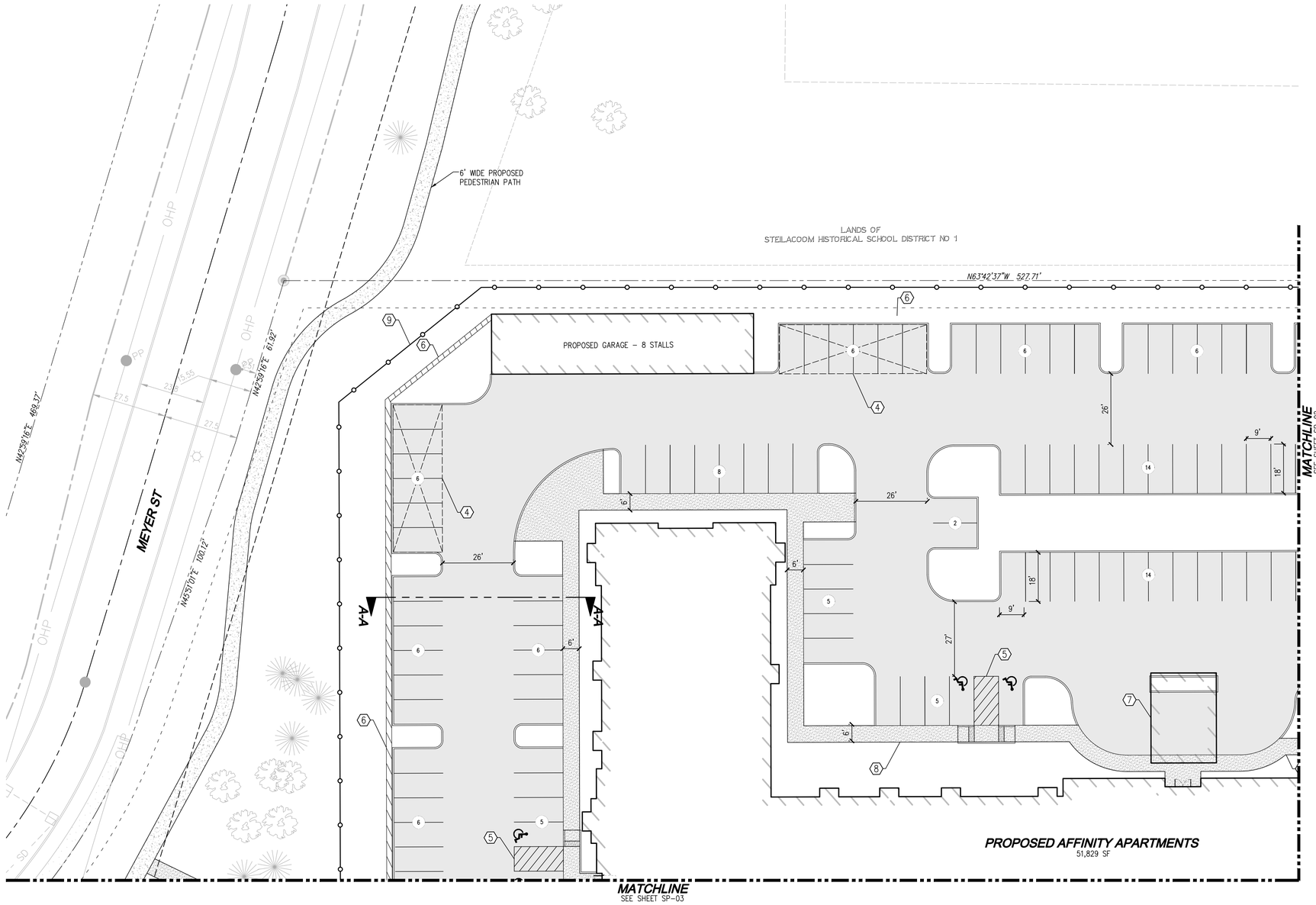
JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 SP-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

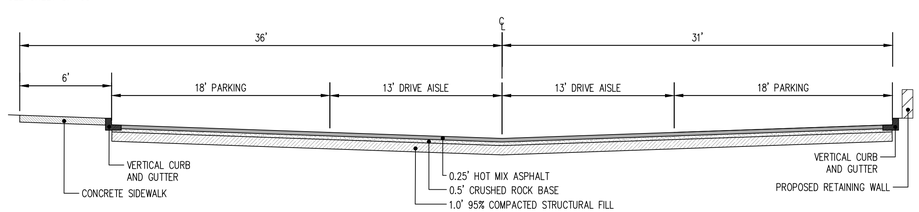
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A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON





SECTION A-A

SCALE: 1" = 20'

20' 0 20' 40'

LEGEND

- RIGHT OF WAY
- R.O.W. CENTER LINE
- PROPERTY LINE
- PROPOSED PROPERTY LINE
- PROPOSED SETBACK LINE
- PROPOSED EASEMENT LINE
- PROPOSED BUILDING
- PROPOSED CONCRETE SIDEWALK
- PROPOSED ASPHALT PAVEMENT
- PROPOSED CRUSHED ROCK PEDESTRIAN PATH
- PROPOSED VERTICAL CONCRETE CURB AND GUTTER
- (6) STALL COUNT
- PROPOSED COVERED PARKING AREA
- PROPOSED ADA PARKING STALL
- PROPOSED RETAINING WALL
- PROPOSED SITE FENCING

SITE PLAN NOTES:

1. PROPOSED PICKLEBALL COURT
2. PROPOSED DOG PARK
3. PROPOSED COMMUNITY GARDEN
4. PROPOSED COVERED PARKING
5. PROPOSED ADA PARKING STALL LOCATIONS
6. PROPOSED RETAINING WALL
7. PROPOSED COVERED ENTRYWAY
8. PROPOSED ADA RAMP
9. PROPOSED SITE FENCING
10. PROPOSED STAIRS AND HANDRAIL
11. PROPOSED SLIDING GATE
12. PROPOSED MAN GATE
13. PROPOSED INFILTRATION POND, SEE SD SHEETS FOR ADDITIONAL INFORMATION
14. PROPOSED STOP SIGN
15. PROPOSED STOP BAR

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AFFINITY AT DUPONT

SITE IMPROVEMENT PLAN

ROSS D. JARVIS
STATE OF WASHINGTON
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REGISTERED
PROFESSIONAL ENGINEER
04/04/24

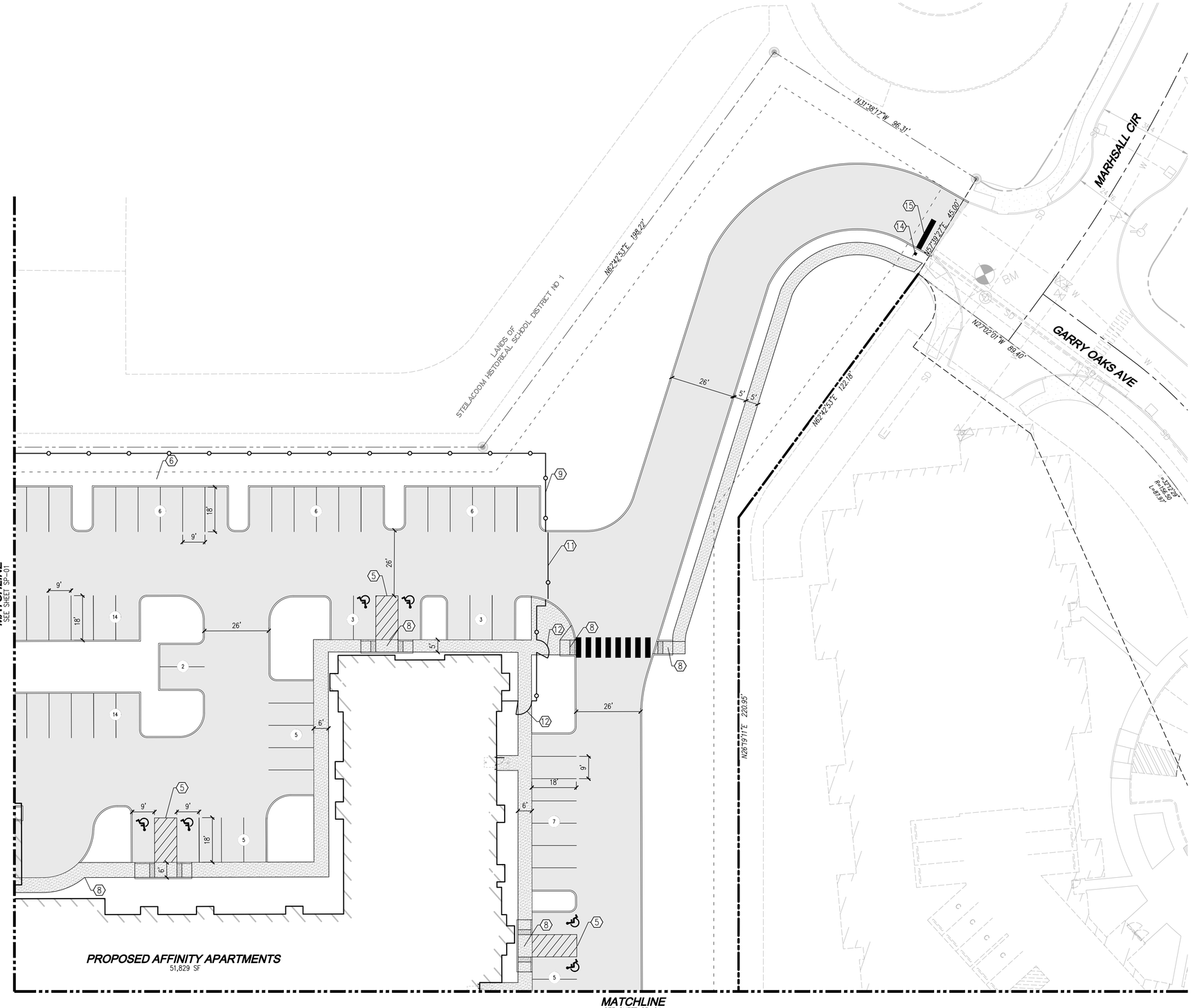
JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 SP-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

SP-01

SHEET 5 OF 28

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A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON



SCALE: 1" = 20'

20' 0 20' 40'

LEGEND

- RIGHT OF WAY
- R.O.W. CENTER LINE
- PROPERTY LINE
- PROPOSED PROPERTY LINE
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AFFINITY AT DUPONT

SITE IMPROVEMENT PLAN

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STATE OF WASHINGTON
43668
REGISTERED
PROFESSIONAL ENGINEER
04/04/24

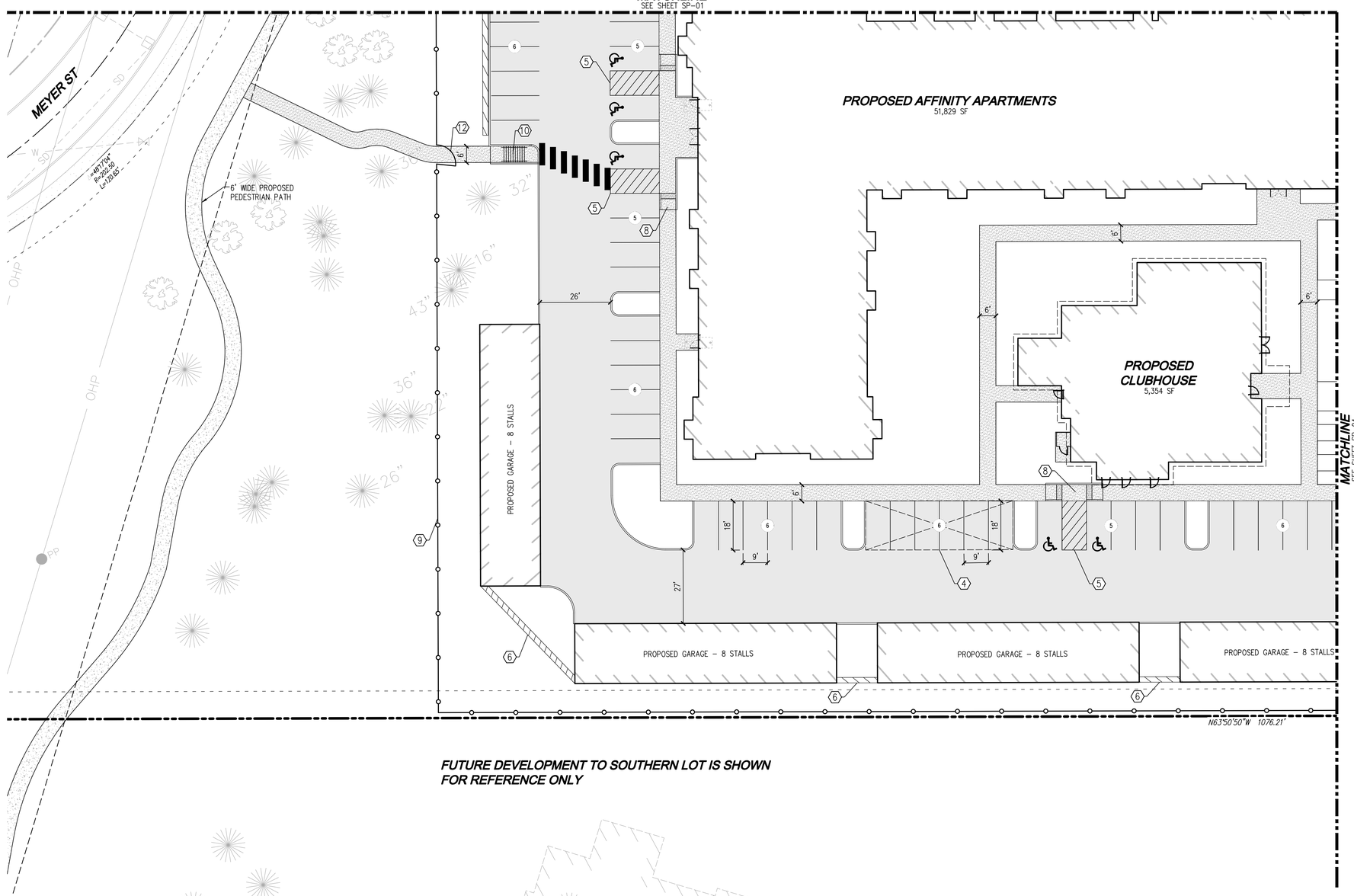
JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 SP-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

SP-02

SHEET 6 OF 28

Drawing: P:\Civil\2024\C24-124 Affinity at DuPont\Drawings\Preliminary\C24-124 SP-01.dwg Plotted: Jun 06, 2024 - 3:37pm

A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON



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

LEGEND

- RIGHT OF WAY
- R.O.W. CENTER LINE
- PROPERTY LINE
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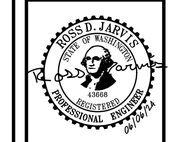
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SITE IMPROVEMENT PLAN

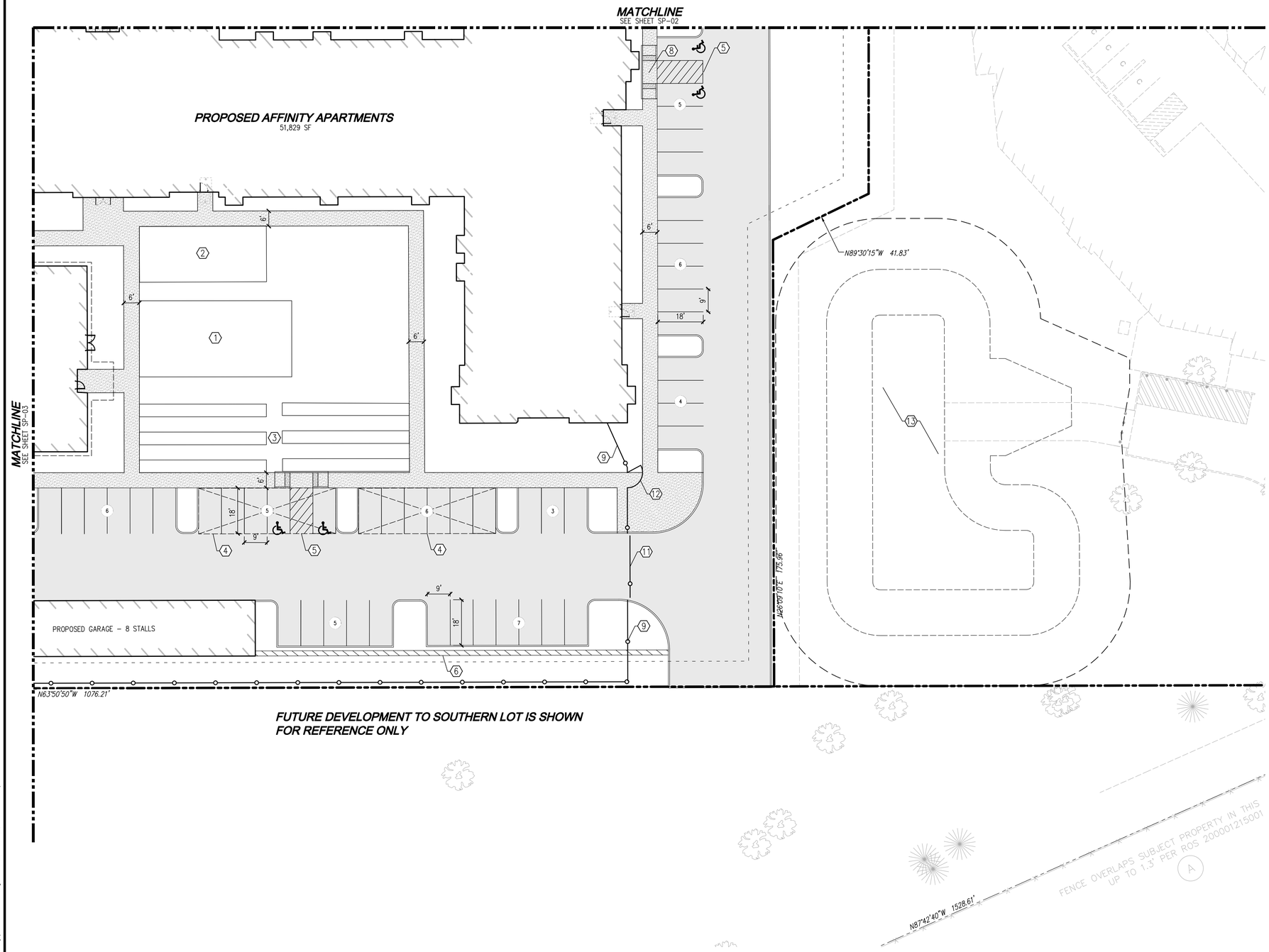


JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 SP-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

SP-03

SHEET 7 OF 28

A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON



SCALE: 1" = 20'

20' 0 20' 40'

LEGEND

- RIGHT OF WAY
- R.O.W. CENTER LINE
- PROPERTY LINE
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3. PROPOSED COMMUNITY GARDEN
4. PROPOSED COVERED PARKING
5. PROPOSED ADA PARKING STALL LOCATIONS
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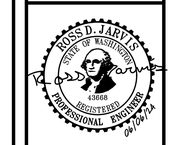
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AFFINITY AT DUPONT

SITE IMPROVEMENT PLAN



JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 SP-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

SP-04

SHEET 8 OF 28

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A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON

ARNOLD ST

MEYER ST

MARSHALL CIR

GARRY OAKS AVE

SEE SHEET CG-01

SEE SHEET CG-02

SEE SHEET CG-03

SEE SHEET CG-04

SEE SHEET CG-05

SEE SHEET CG-06

FUTURE BUILDING
FFE:226.00

SCALE: 1" = 40'
40' 0 40' 80'

LEGEND

- XXX.XX — SPOT ELEVATION
- X.XX% — SLOPE ARROW
- XX — XX — EXISTING CONTOURS
- XX — PROPOSED CONTOURS
- PROPOSED RETAINING WALL

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OVERALL GRADING PLAN MAP

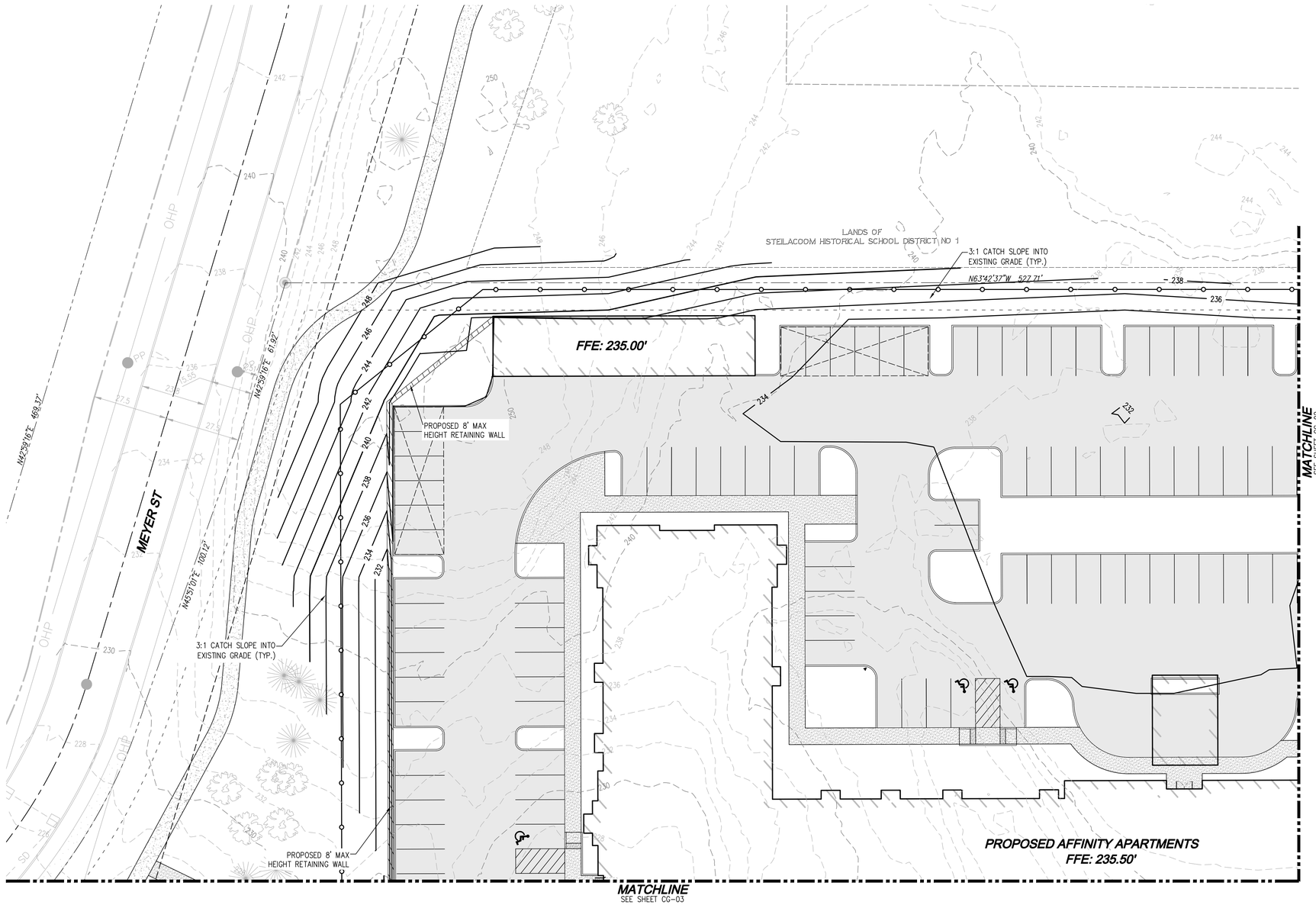
ROSS D. JARVIS
STATE OF WASHINGTON
43668
REGISTERED
PROFESSIONAL ENGINEER
06/07/24

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DRAWING NAME:	C24-124 CG-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

CG-00

SHEET 9 OF 28

A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON





LEGEND

- XXX.XX — SPOT ELEVATION
- X.XX% — SLOPE ARROW
- XX — EXISTING CONTOURS
- XX — PROPOSED CONTOURS
- PROPOSED RETAINING WALL

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GRADING PLAN

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CG-01

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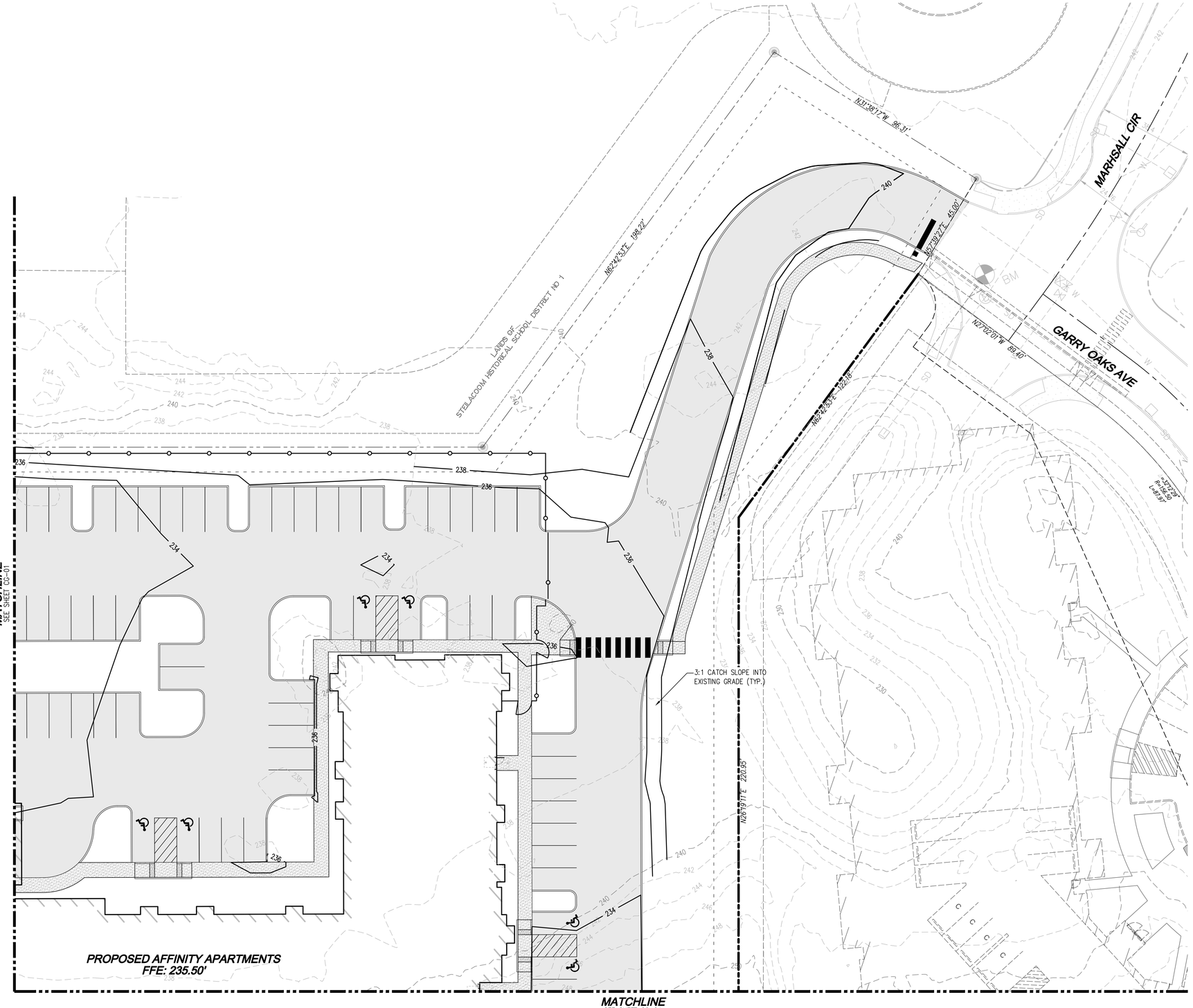
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Drawing: P:\Civil\2024\C24-124 Affinity at DuPont\Drawings\Preliminary\C24-124 CG-01.dwg Plotted: Jun 06, 2024 - 3:38pm

A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON



SCALE: 1" = 20'

20' 0 20' 40'

LEGEND

- XXX.XX — SPOT ELEVATION
- X.XX% — SLOPE ARROW
- XX — EXISTING CONTOURS
- XX — PROPOSED CONTOURS
- PROPOSED RETAINING WALL

REVISIONS			
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INLAND GROUP

AFFINITY AT DUPONT

GRADING PLAN

ROSS D. JARVIS
STATE OF WASHINGTON
43608
REGISTERED
PROFESSIONAL ENGINEER
04/26/24

JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 CG-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

CG-02

SHEET 11 OF 28

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DISCLAIMER

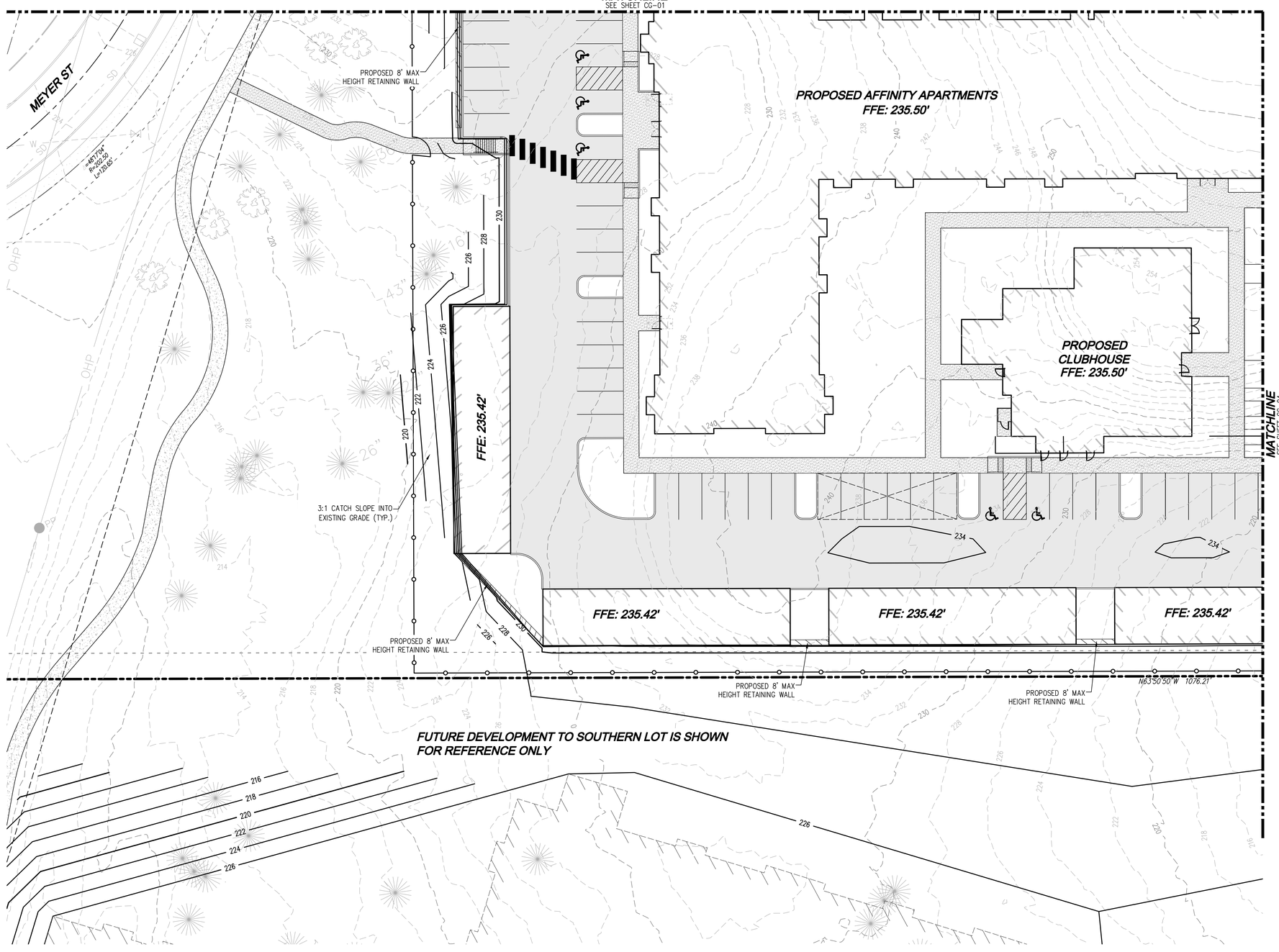
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A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON





LEGEND

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AFFINITY AT DUPONT

GRADING PLAN

ROSS D JARVIS
STATE OF WASHINGTON
43068
REGISTERED
PROFESSIONAL ENGINEER
06/06/24

JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 CG-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

CG-03

SHEET 12 OF 28

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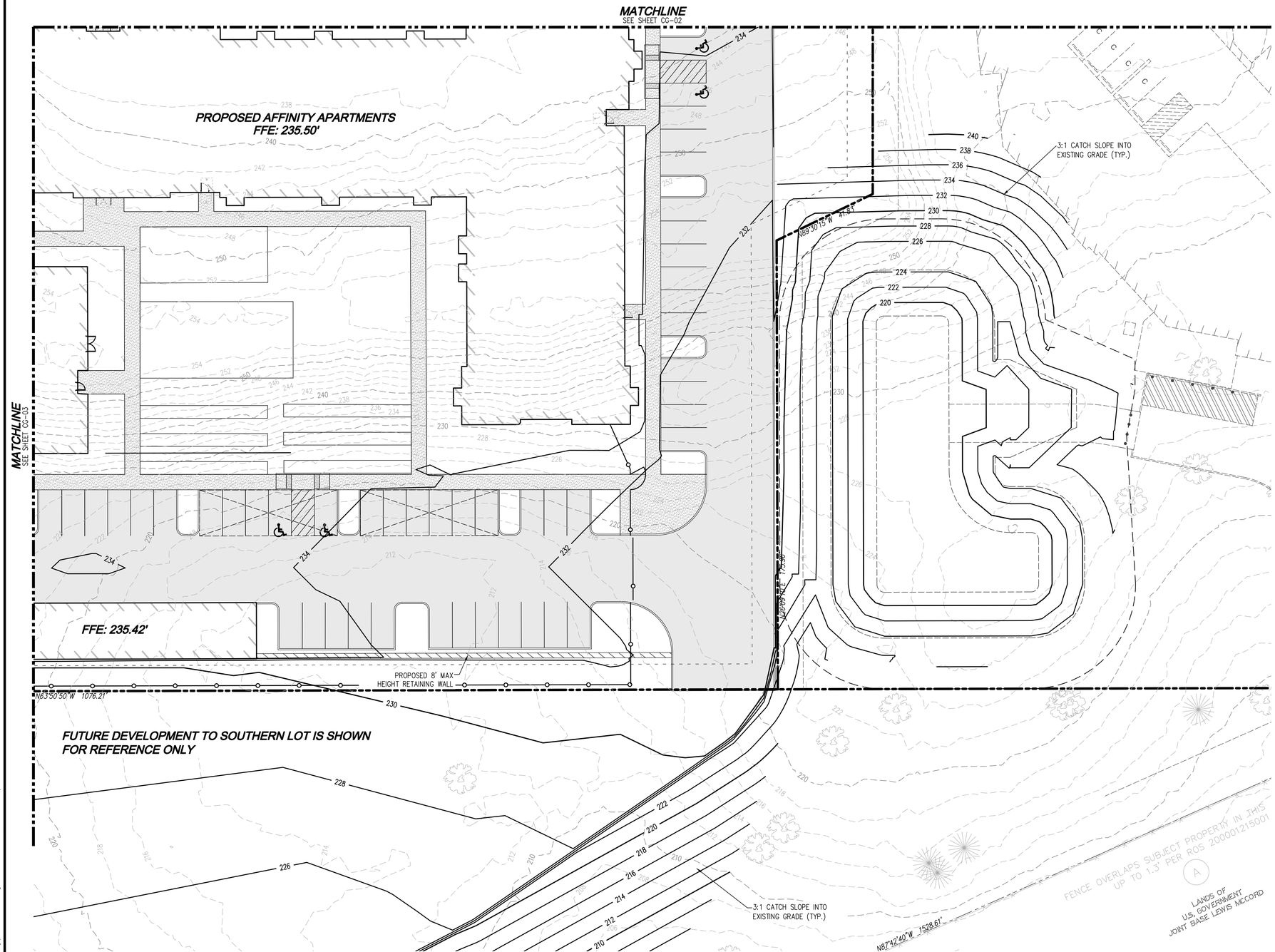
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20' 0 20' 40'

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INLAND GROUP

AFFINITY AT DUPONT

GRADING PLAN

ROSS D. JARVIS
STATE OF WASHINGTON
43668
REGISTERED
PROFESSIONAL ENGINEER
06/06/24

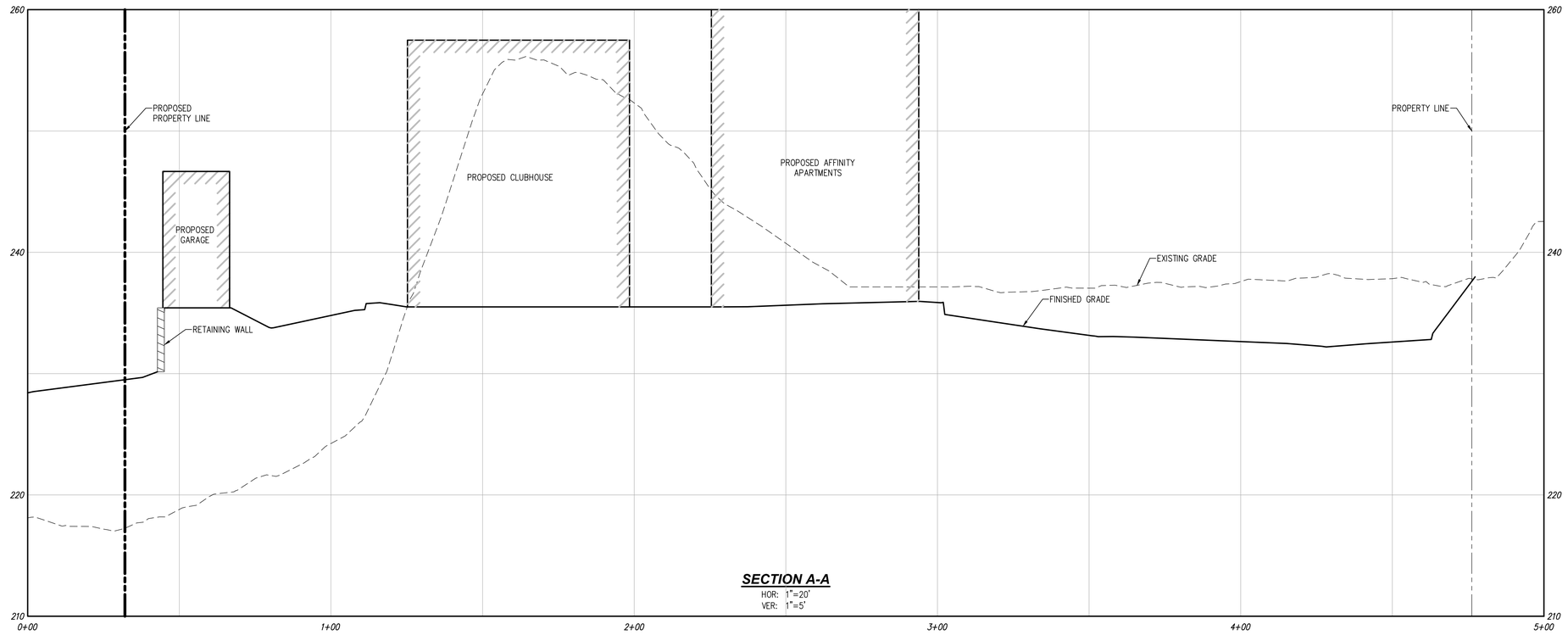
JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 CG-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

CG-04

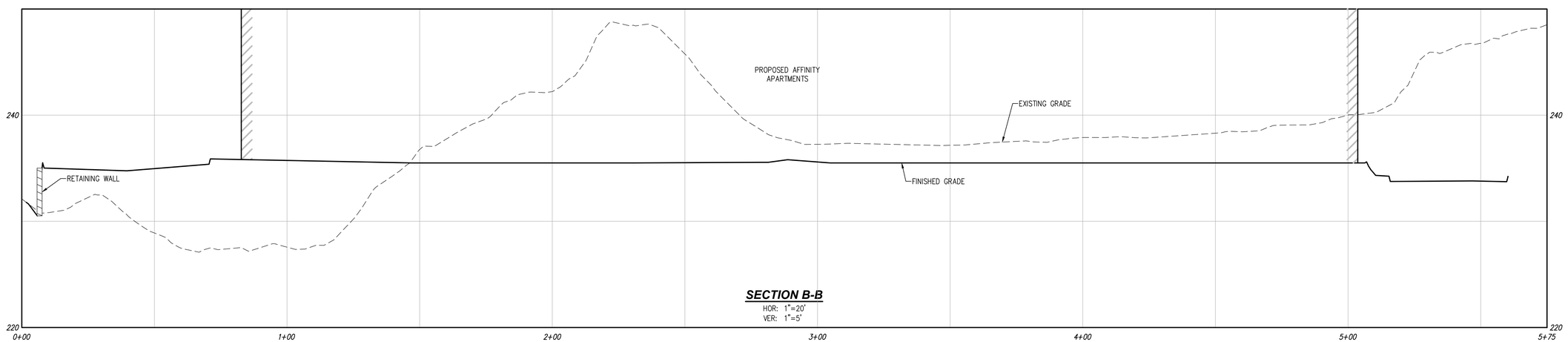
SHEET 13 OF 28

Drawing: P:\Civil\2024\C24-124 Affinity at DuPont\Drawings\Preliminary\C24-124 CG-01.dwg Plotted: Jun 06, 2024 - 3:38pm

A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON



SECTION A-A
HOR: 1"=20'
VER: 1"=5'



SECTION B-B
HOR: 1"=20'
VER: 1"=5'

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06/04/24

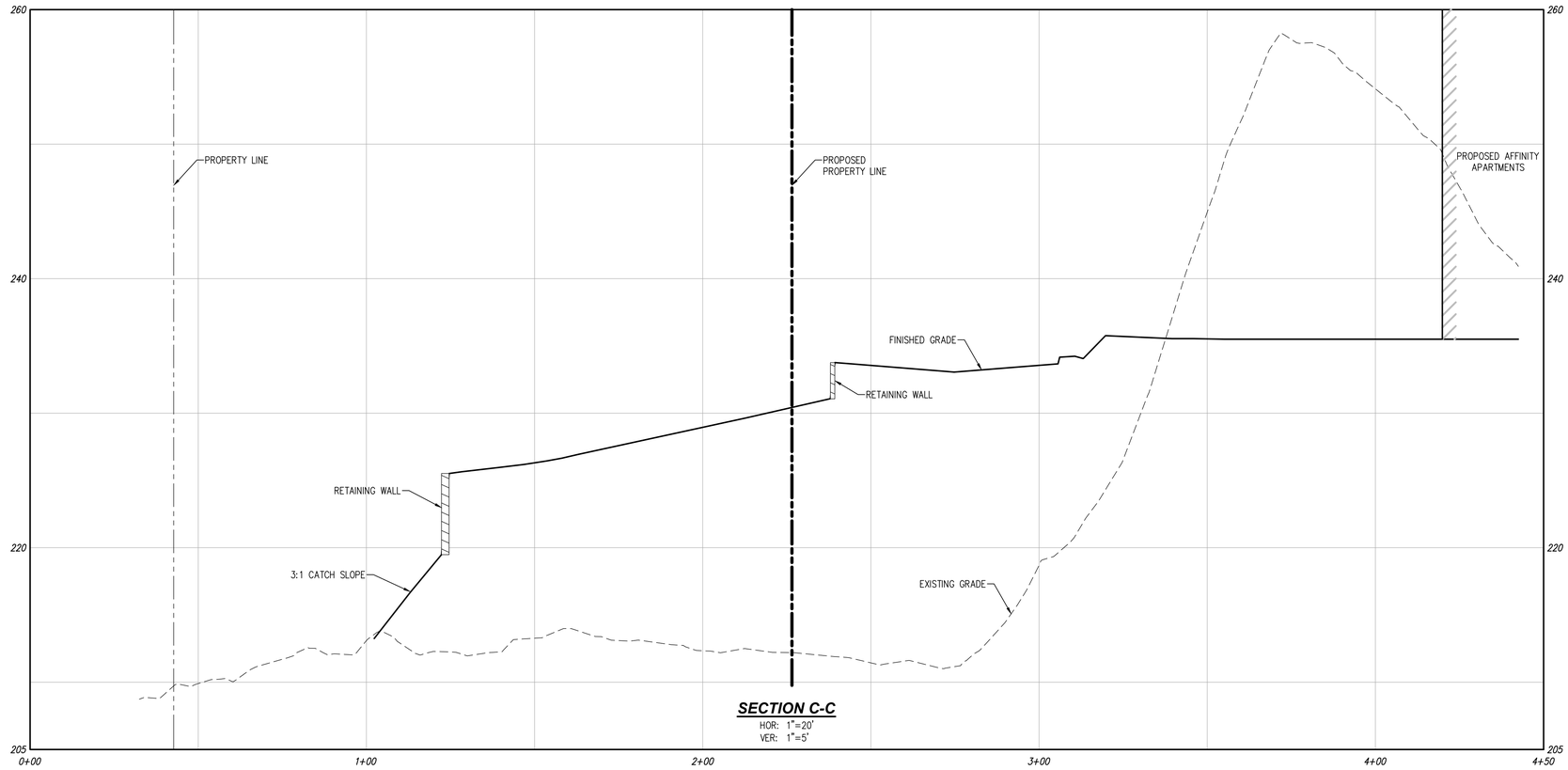
JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 CG-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

CG-05

SHEET 14 OF 28

Drawing: P:\Civil\2024\C24-124 Affinity at DuPont\Drawings\Preliminary\C24-124 CG-01.dwg Plotted: Jun 06, 2024 - 3:38pm

A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON



SECTION C-C
HOR: 1"=20'
VER: 1"=5'

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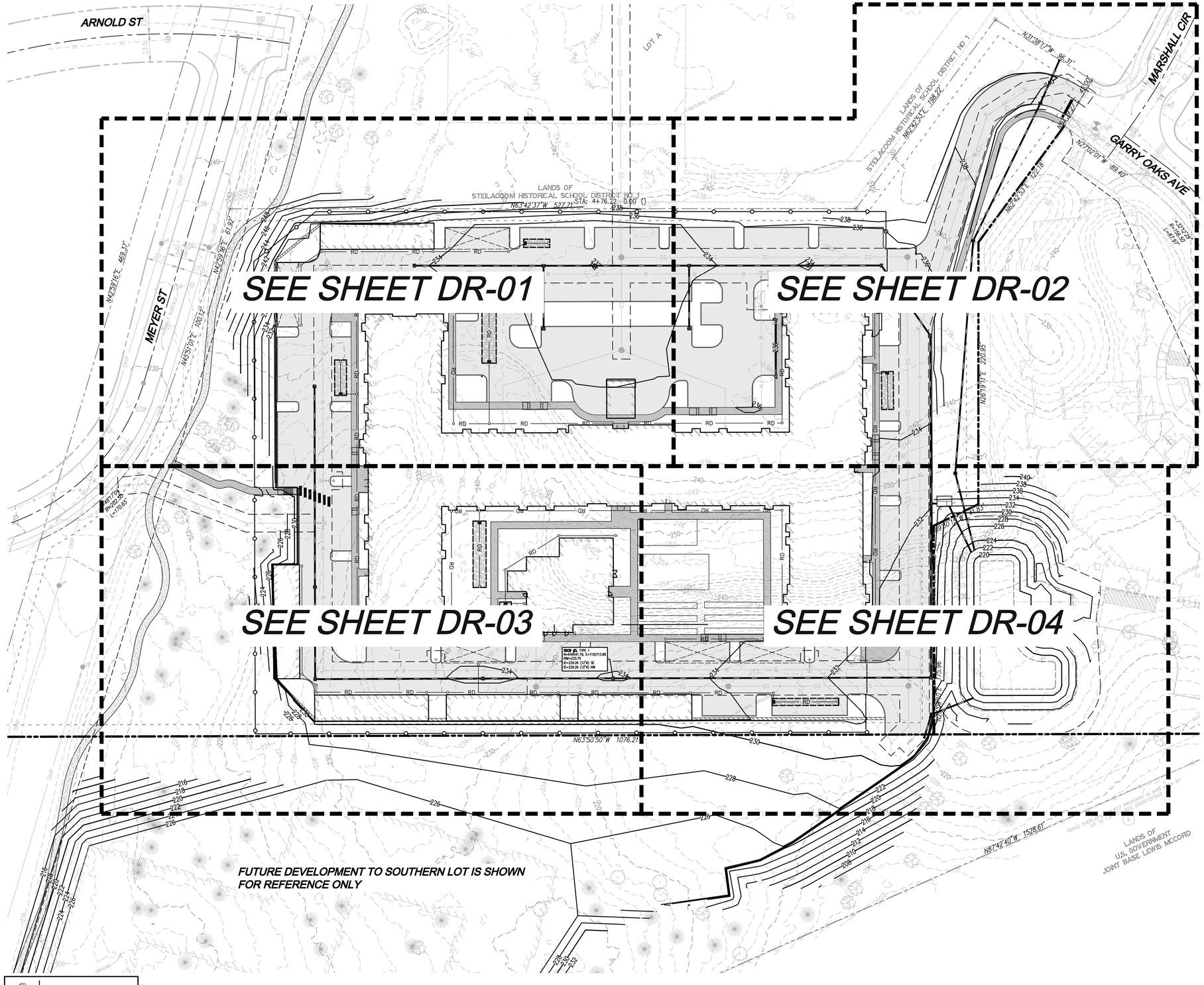
ROSS D. JARVIS
STATE OF WASHINGTON
43668
REGISTERED
PROFESSIONAL ENGINEER
06/04/24

JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 CG-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

CG-06

SHEET 15 OF 28

A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON



SCALE: 1" = 40'

40' 0 40' 80'

LEGEND

- PROPOSED STORM DRAIN CLEANOUT PER DETAIL SHOWN ON SHEET DR-06
- PROPOSED TYPE 1 CATCH BASIN WITH SOLID LID, SEE CITY OF DUPONT STD. 7.4-1
- PROPOSED TYPE 1 CATCH BASIN WITH GRATED LID, SEE CITY OF DUPONT STD. 7.4-1
- PROPOSED ADS N-12 STORM PIPE (UNLESS OTHERWISE NOTED)
- RD — PROPOSED 6" PVC ASTM D-3034 SDR 35 ROOF DRAIN
- PROPOSED DOWNSPOUT INFILTRATION TRENCH PER DETAIL SHOWN ON SHEET DR-06
- PROPOSED STORMWATER EASEMENT
- PROPOSED STORM PIPE FLOW DIRECTION

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OVERALL DRAINAGE PLAN MAP

ROSS D. JARVIS
STATE OF WASHINGTON
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REGISTERED
PROFESSIONAL ENGINEER
07/09/24

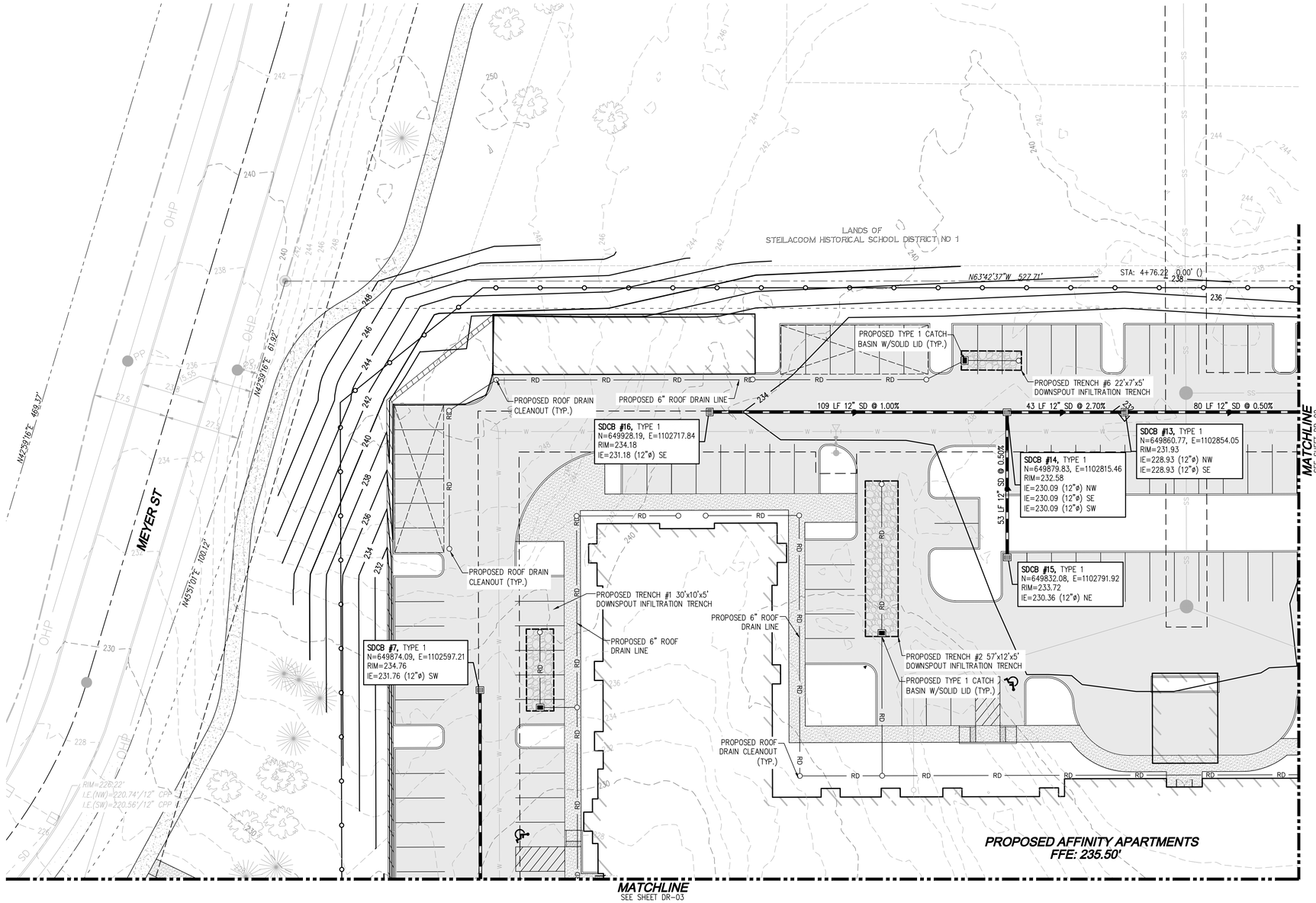
JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 DR-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

DR-00

SHEET 16 OF 28

Drawing: P:\Civil\2024\C24-124 Affinity at DuPont\Drawings\Preliminary\C24-124 DR-01.dwg Plotted: Jun 06, 2024 - 3:39pm

A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON



SCALE: 1" = 20'

20' 0 20' 40'

LEGEND

- PROPOSED STORM DRAIN CLEANOUT PER DETAIL SHOWN ON SHEET DR-06
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- RD — PROPOSED 6" PVC ASTM D-3034 SDR 35 ROOF DRAIN
- PROPOSED DOWNSPOUT INFILTRATION TRENCH PER DETAIL SHOWN ON SHEET DR-06
- PROPOSED STORMWATER EASEMENT
- PROPOSED STORM PIPE FLOW DIRECTION

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INLAND GROUP

AFFINITY AT DUPONT

DRAINAGE PLAN

ROSS D. JARVIS
STATE OF WASHINGTON
43668
REGISTERED PROFESSIONAL ENGINEER
06/06/24

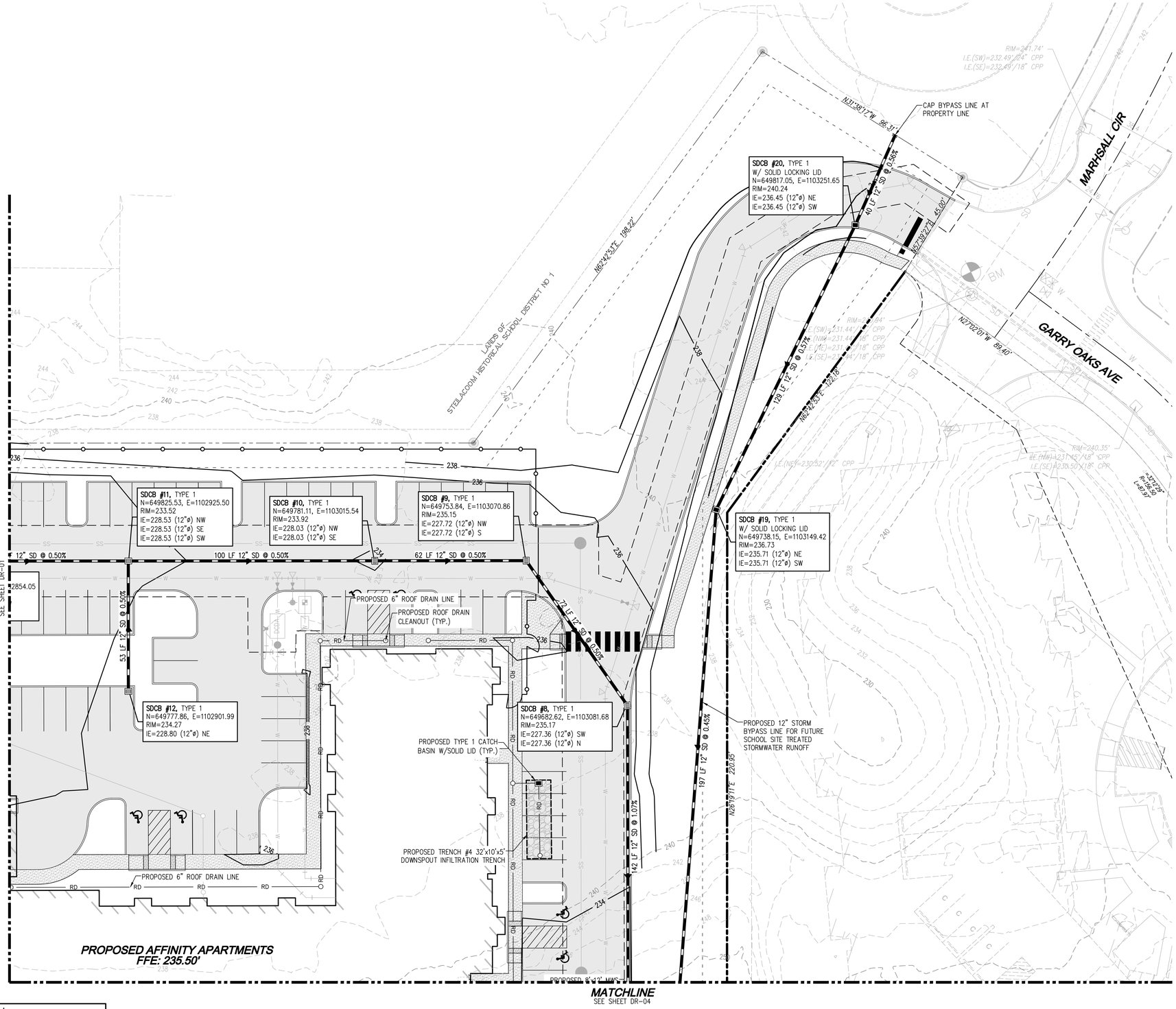
JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 DR-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

DR-01

SHEET 17 OF 28

Drawing: P:\Civil\2024\C24-124 Affinity at DuPont\Drawings\Preliminary\C24-124 DR-01.dwg Plotted: Jun 06, 2024 - 3:39pm

A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON



LEGEND

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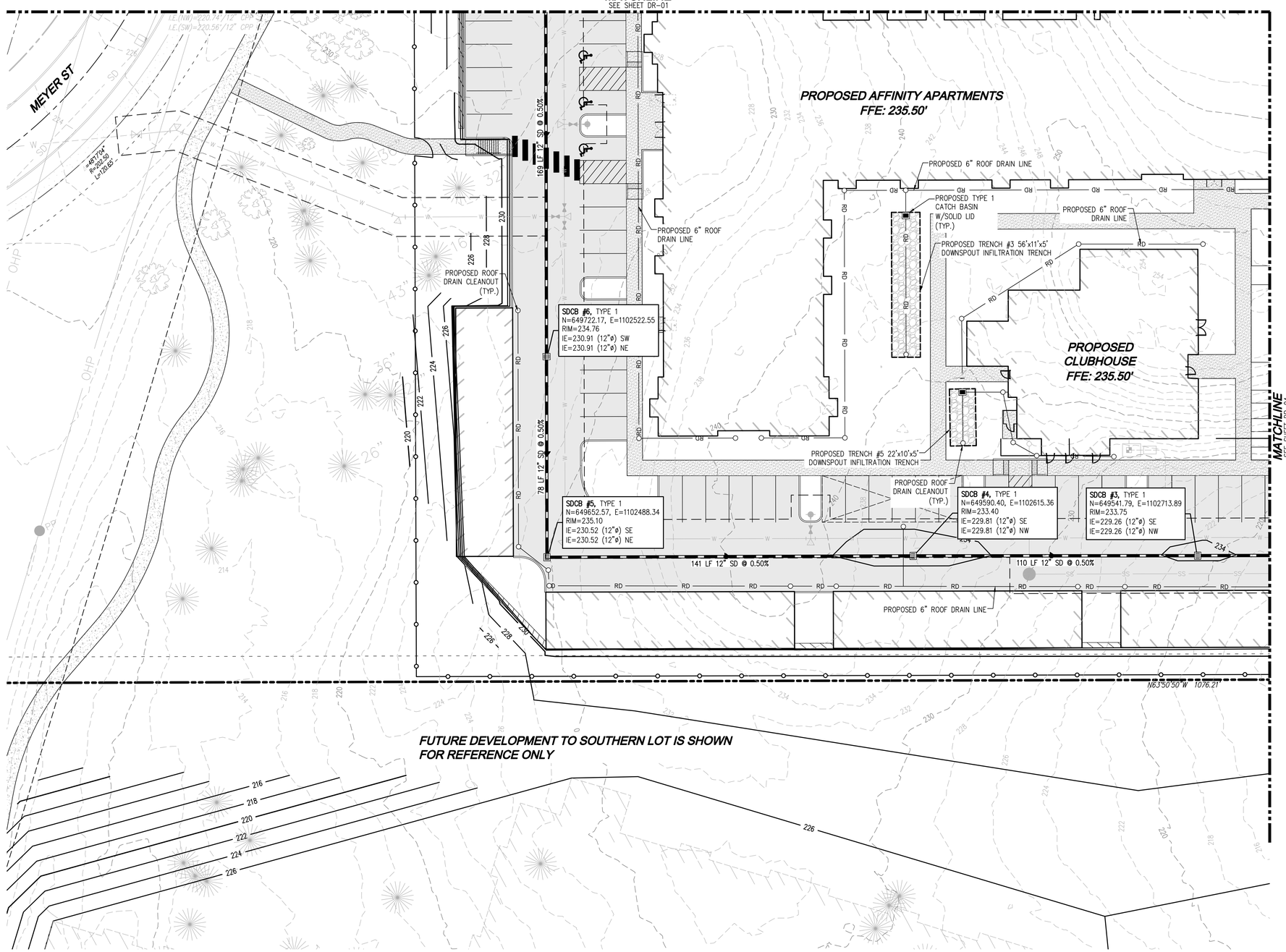
JOB NUMBER:	C24-124
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DESIGNER:	RW
DRAFTING BY:	AW
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JURISDICTION:	DUPONT, WA

DR-02

SHEET 18 OF 28

Drawing: P:\Civil\2024\C24-124 Affinity at DuPont\Drawings\Preliminary\C24-124 DR-01.dwg Plotted: Jun 06, 2024 - 3:39pm

A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON



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DRAINAGE PLAN

ROSS D. JARVIS
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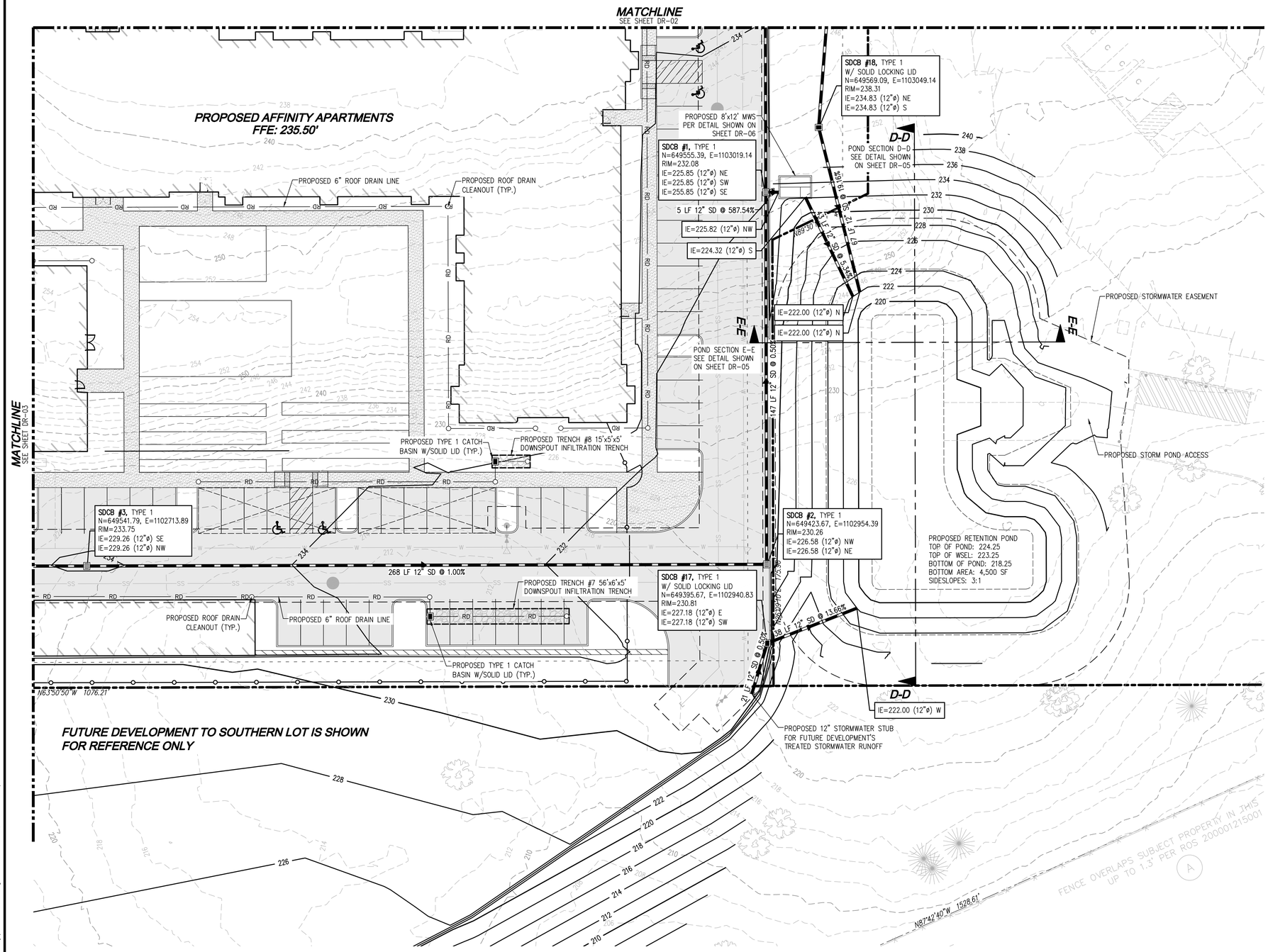
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JURISDICTION:	DUPONT, WA

DR-03

SHEET 19 OF 28

Drawing: P:\Civil\2024\C24-124 Affinity at DuPont\Drawings\Preliminary\C24-124 DR-01.dwg Plotted: Jun 06, 2024 - 3:40pm

A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON





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AFFINITY AT DUPONT

DRAINAGE PLAN

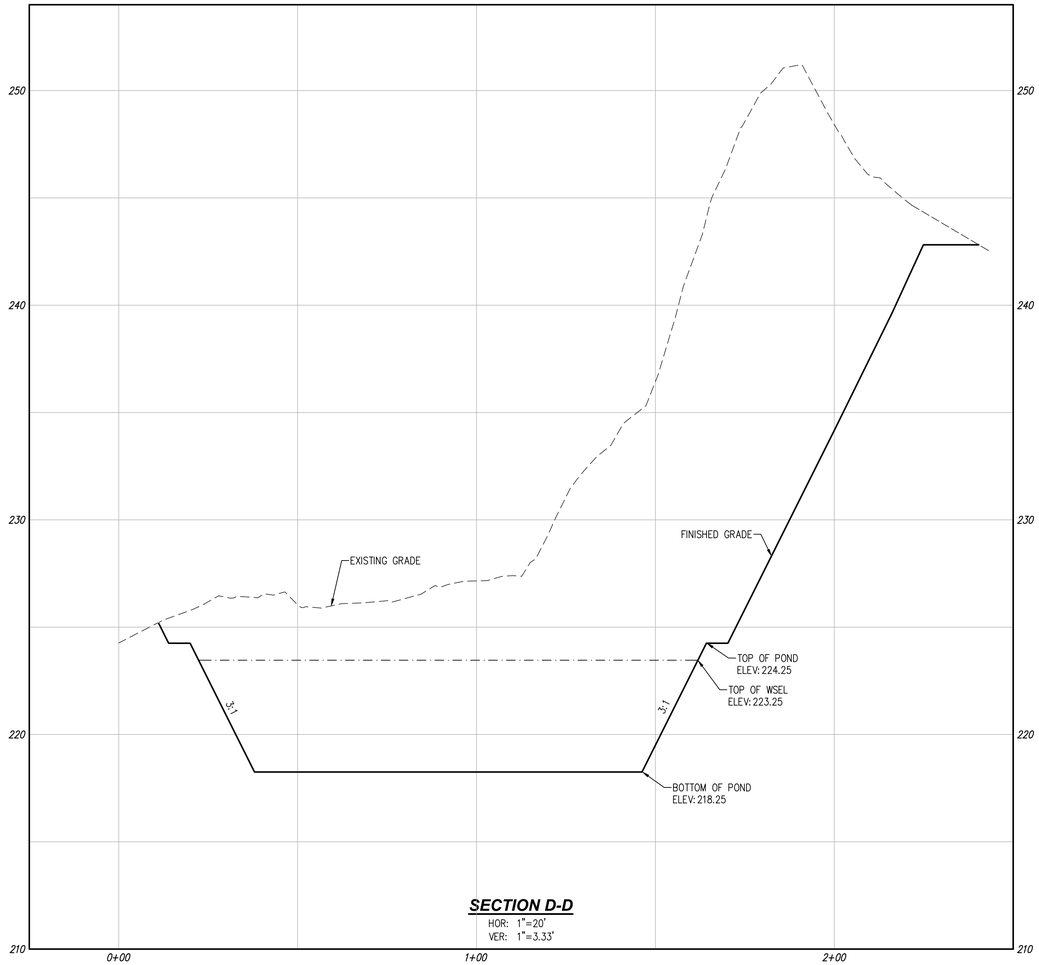
JOSS D. JARYEA
STATE OF WASHINGTON
43008
REGISTERED
PROFESSIONAL ENGINEER
06/04/24

JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 DR-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

DR-04

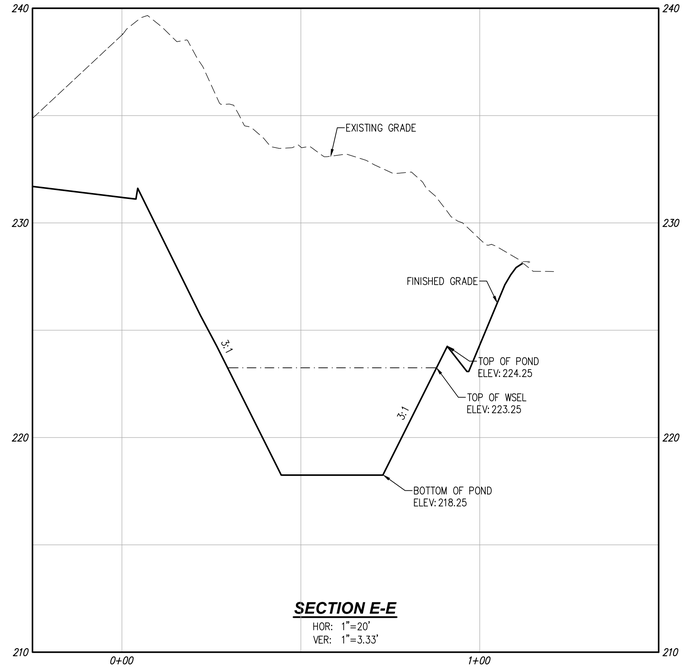
SHEET 20 OF 28

Drawing: P:\Civil\2024\C24-124 Affinity at DuPont\Drawings\Preliminary\C24-124 DR-01.dwg Plotted: Jun 06, 2024 - 3:40pm



SECTION D-D
HOR: 1"=20'
VER: 1"=3.33'

RETENTION POND SECTION D-D



SECTION E-E
HOR: 1"=20'
VER: 1"=3.33'

RETENTION POND SECTION E-E

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UTILITY NOTE

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REVISIONS

NO.	DATE	DESCRIPTION	BY

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Engineering
Planning
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Olympia
321 Cleveland Ave SE, #209
Tumwater, WA 98501
Kent
T 425.806.1869
www.LDCcorp.com
F 425.482.2893

INLAND GROUP

AFFINITY AT DUPONT

STORMWATER RETENTION POND SECTIONS

ROSS D. JARVIS
STATE OF WASHINGTON
43868
REGISTERED
PROFESSIONAL ENGINEER
06/04/24

JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 DR-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

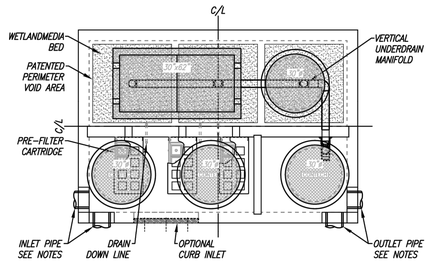
DR-05

SHEET 21 OF 28

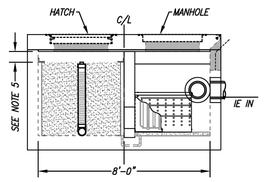
Drawing: P:\Civil\2024\C24-124 Affinity at DuPont\Drawings\Preliminary\C24-124 DR-01.dwg Plotted: Jun 05, 2024 - 3:40pm

SITE SPECIFIC DATA			
PROJECT NUMBER		C24-124	
PROJECT NAME		Affinity	
PROJECT LOCATION		Dupont, WA	
STRUCTURE ID		MWS #1	
TREATMENT REQUIRED			
TREATMENT FLOW (CFS)			0.256
PRETREATMENT LOADING RATE (GPM/SF)			2.1 GPM/SF
WETLAND MEDIA LOADING RATE (GPM/SF)			1.0
PEAK BYPASS REQUIRED (CFS) - IF APPLICABLE			____ CFS
PIPE DATA	I.E.	MATERIAL	DIAMETER
INLET PIPE 1	225.82	PVC	12
INLET PIPE 2	–	–	–
OUTLET PIPE	224.32	PVC	12
	PRETREATMENT	BIOFILTRATION	DISCHARGE
RIM ELEVATION		232.0	
SURFACE LOAD	HS-20		
NOTES:			

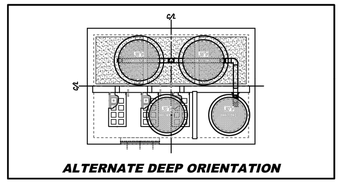
* PRELIMINARY ONLY - NOT FOR CONSTRUCTION



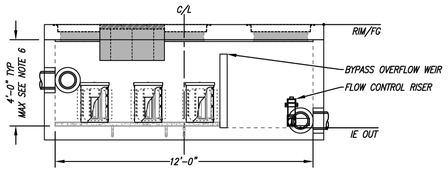
PLAN VIEW



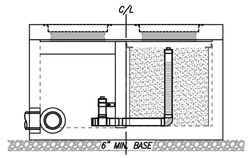
LEFT END VIEW



ALTERNATE DEEP ORIENTATION



ELEVATION VIEW



RIGHT END VIEW

INSTALLATION NOTES

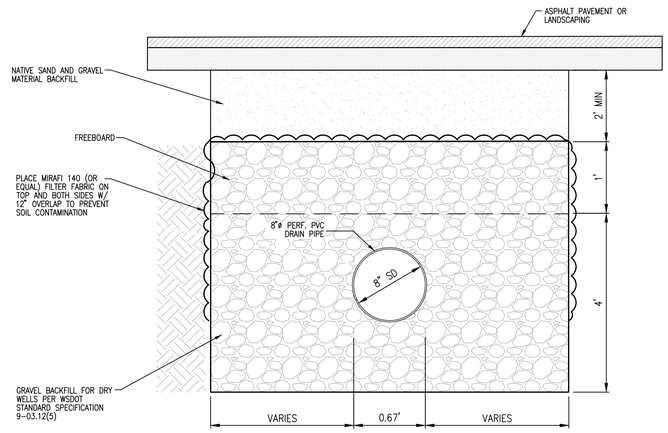
1. CONTRACTOR TO PROVIDE ALL LABOR, EQUIPMENT, MATERIALS AND INCIDENTALS REQUIRED TO OFFLOAD AND INSTALL THE SYSTEM AND APPURTENANCES IN ACCORDANCE WITH THIS DRAWING AND THE MANUFACTURER'S SPECIFICATIONS, UNLESS OTHERWISE STATED IN MANUFACTURER'S CONTRACT.
2. UNIT MUST BE INSTALLED ON LEVEL BASE. MANUFACTURER RECOMMENDS A MINIMUM 6" LEVEL ROCK BASE UNLESS SPECIFIED BY THE PROJECT ENGINEER. CONTRACTOR IS RESPONSIBLE FOR VERIFYING PROJECT ENGINEER'S RECOMMENDED BASE SPECIFICATIONS.
3. 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 WATERTIGHT PER MANUFACTURER'S STANDARD CONNECTION DETAIL.
4. CONTRACTOR RESPONSIBLE FOR CONTACTING CONTECH FOR ACTIVATION OF UNIT. MANUFACTURER'S WARRANTY IS VOID WITHOUT PROPER ACTIVATION BY A CONTECH REPRESENTATIVE.
5. ALTERNATE DEEP FRAME & COVER ORIENTATION USED WHEN CEILING TO MEDIA DISTANCE IS 2.5' OR GREATER.
6. VERTICAL HEIGHT VARIES BASED ON SITE SPECIFIC REQUIREMENTS.

MWS-L-8-12-V-UG_SD.DWG

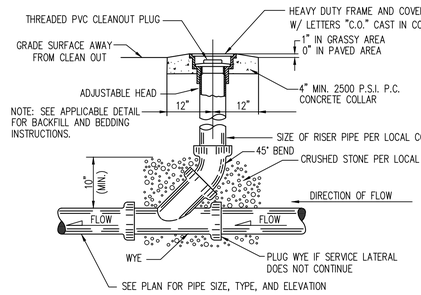
PROPRIETARY AND CONFIDENTIAL:
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CONTECH ENGINEERED SOLUTIMS LLC
www.ContechES.com

MWS-L-8-12-V-UG
STORMWATER BIOFILTRATION SYSTEM
STANDARD DETAIL



DOWNSPOUT INFILTRATION TRENCH SECTION
NOT TO SCALE



ROOF DRAIN CLEANOUT
NOT TO SCALE

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REVISIONS

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Tumwater, WA 98501
Kent
T 425.806.1869
www.LDCcorp.com
F 425.482.2893

INLAND GROUP

AFFINITY AT DUPONT

DRAINAGE NOTES AND DETAILS

ROSS D. JARVIS
STATE OF WASHINGTON
21608
REGISTERED PROFESSIONAL ENGINEER
06/20/24

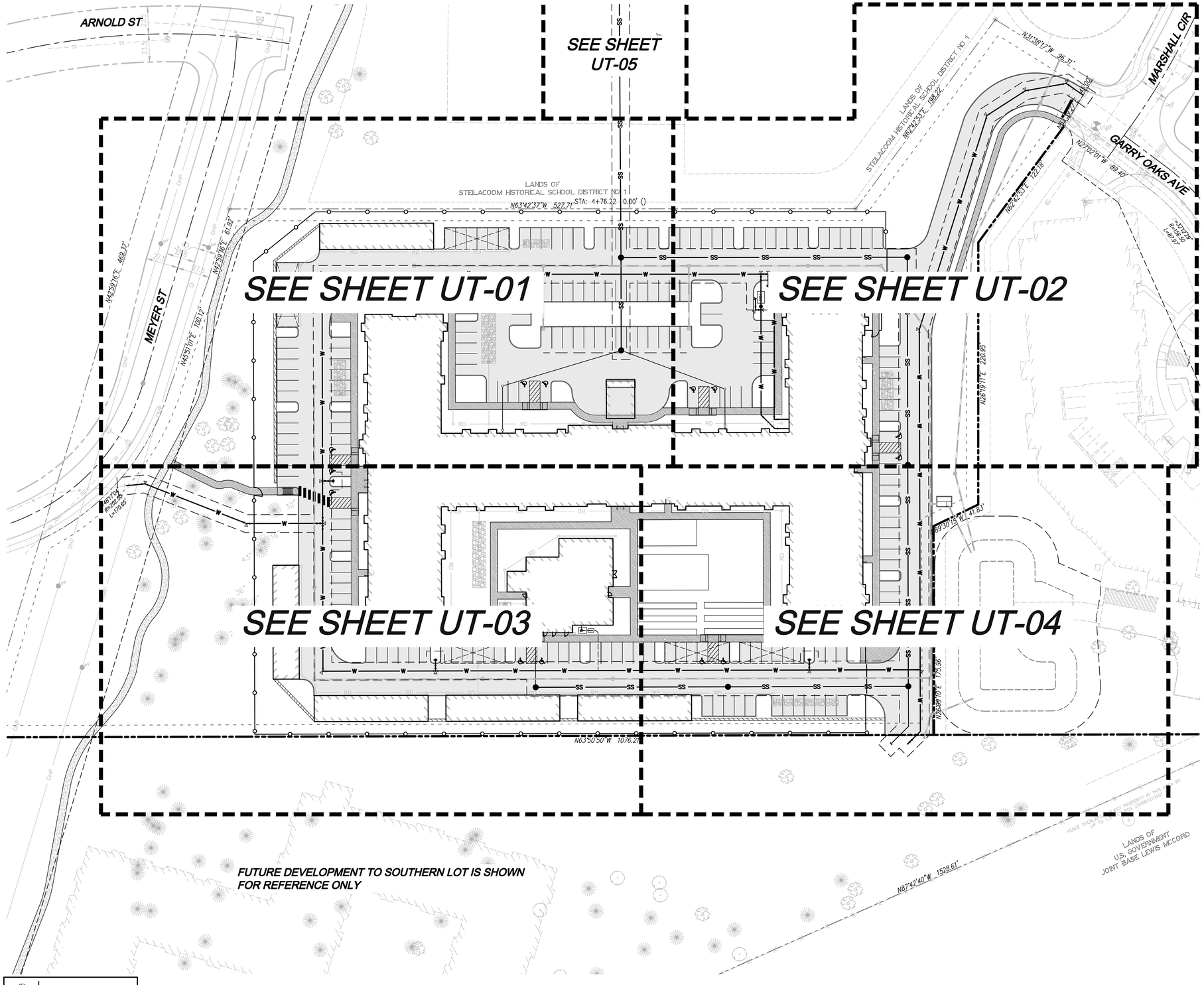
JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 DR-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

DR-06

SHEET 22 OF 28

Drawing: P:\Civil\2024\C24-124 Affinity at DuPont\Drawings\Preliminary\C24-124 DR-01.dwg Plotted: Jun 06, 2024 - 3:40pm

A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON



SCALE: 1" = 40'

40' 0 40' 80'

LEGEND

- PROPOSED CL 52 DUCTILE IRON WATER LINE
- PROPOSED WATER SERVICE LINE
- PROPOSED POST INDICATOR VALVE
- PROPOSED FIRE DEPARTMENT CONNECTION
- PROPOSED RPBA
- PROPOSED METER PER
- PROPOSED GATE VALVE
- PROPOSED THRUST BLOCKING
- PROPOSED FIRE HYDRANT
- PROPOSED WATER BEND FITTING
- PROPOSED DOUBLE CHECK DETECTOR ASSEMBLY
- PROPOSED SANITARY SEWER CLEANOUT
- PROPOSED SANITARY SEWER MANHOLE
- PROPOSED 8" ASTM D 3034 SDR 35 PVC SANITARY SEWER PIPE
- PROPOSED 8" SANITARY SEWER SERVICE LINE
- PROPOSED 4" SANITARY SEWER FORCE MAIN
- PROPOSED UTILITY EASEMENT

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Kent
T 425.806.1869
www.LDCcorp.com
F 425.482.2893

INLAND GROUP

AFFINITY AT DUPONT

OVERALL WATER AND SEWER PLAN MAP

ROSS D. JARVIS
STATE OF WASHINGTON
43668
REGISTERED
PROFESSIONAL ENGINEER
04/09/24

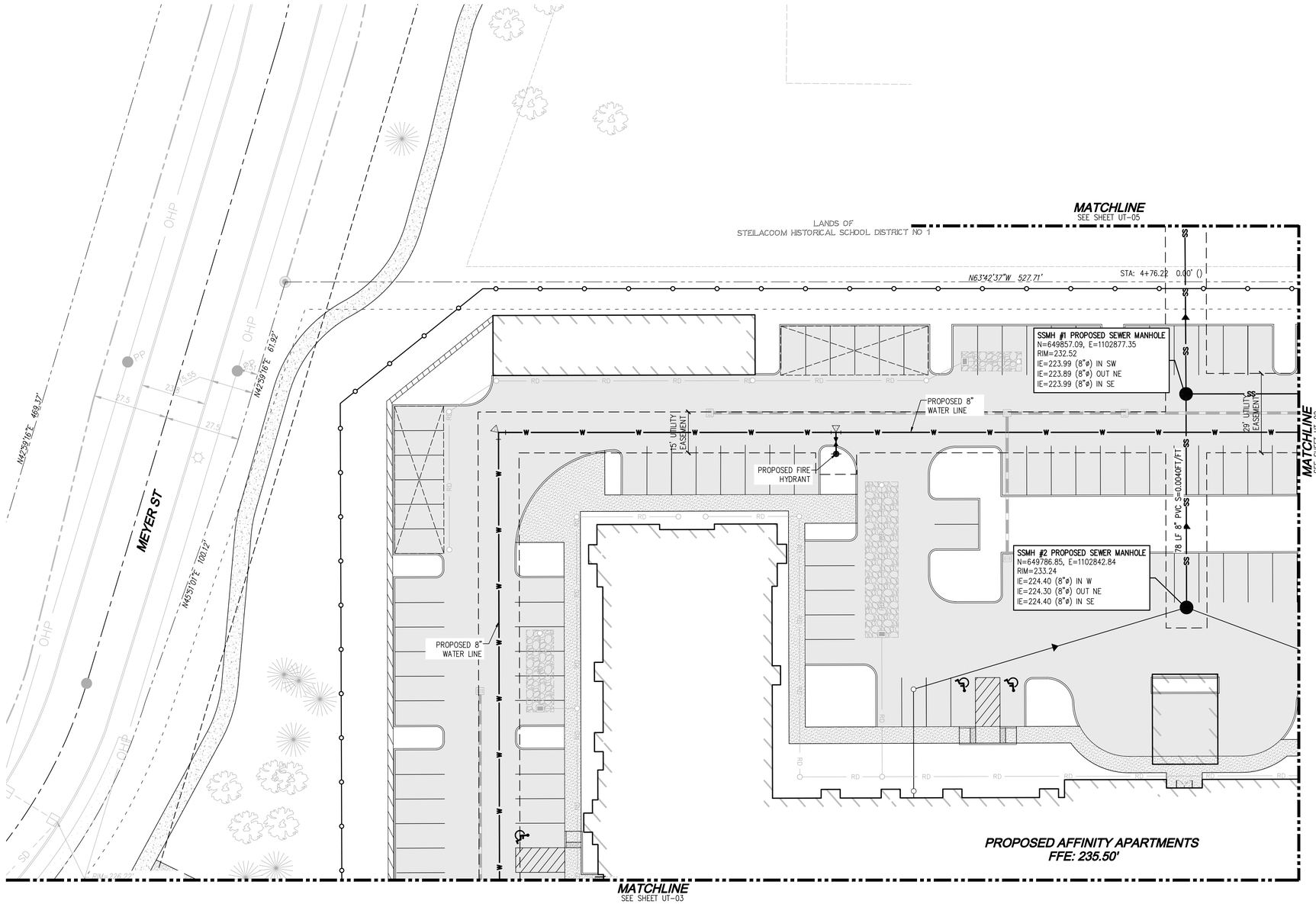
JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 UT-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

UT-00

SHEET 23 OF 28

Drawing: P:\Civil\2024\C24-124 Affinity at DuPont\Drawings\Preliminary\C24-124 UT-01.dwg Plotted: Jun 06, 2024 - 3:46pm

A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON



SCALE: 1" = 20'

20' 0 20' 40'

LEGEND

- PROPOSED CL 52 DUCTILE IRON WATER PIPE
- PROPOSED PVC WATER SERVICE LINE
- PROPOSED POST INDICATOR VALVE
- PROPOSED FIRE DEPARTMENT CONNECTION
- PROPOSED RPBA
- PROPOSED WATER METER
- PROPOSED GATE VALVE
- PROPOSED THRUST BLOCKING
- PROPOSED FIRE HYDRANT
- PROPOSED WATER BEND FITTING
- DCDA — PROPOSED DOUBLE CHECK DETECTOR ASSEMBLY
- PROPOSED SANITARY SEWER CLEANOUT
- PROPOSED SANITARY SEWER MANHOLE
- PROPOSED 8" ASTM D 3034 SDR 35 PVC SANITARY SEWER PIPE
- PROPOSED 8" SANITARY SEWER SERVICE LINE
- FM — PROPOSED 4" SANITARY SEWER FORCE MAIN
- PROPOSED UTILITY EASEMENT
- PROPOSED SANITARY SEWER PIPE FLOW DIRECTION

Call 2 Business Days Before You Dig
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Utilities Underground Location Center

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321 Cleveland Ave SE, #209
Tumwater, WA 98501
T 425.806.1869 www.LDCcorp.com F 425.482.2893

INLAND GROUP

AFFINITY AT DUPONT

WATER AND SEWER PLAN

ROSS D. JARVIS
STATE OF WASHINGTON
43668
REGISTERED
PROFESSIONAL ENGINEER
06/04/24

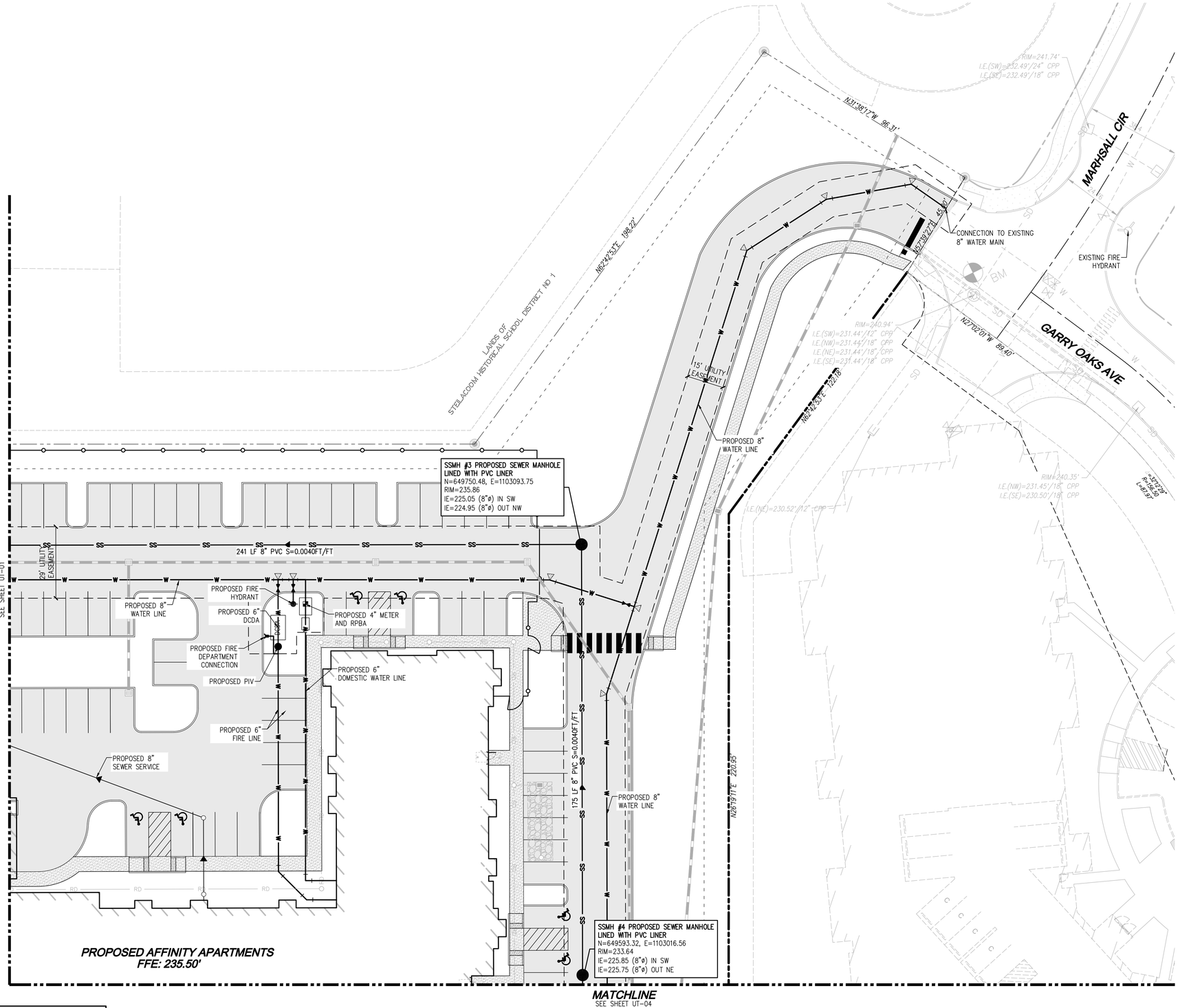
JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 UT-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

UT-01

SHEET **24** OF **28**

Drawing: P:\Civil\2024\C24-124 Affinity at DuPont\Drawings\Preliminary\C24-124 UT-01.dwg Plotted: Jun 06, 2024 - 3:40pm

A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON



SCALE: 1" = 20'

20' 0 20' 40'

LEGEND

- PROPOSED CL 52 DUCTILE IRON WATER PIPE
- PROPOSED PVC WATER SERVICE LINE
- PROPOSED POST INDICATOR VALVE
- PROPOSED FIRE DEPARTMENT CONNECTION
- PROPOSED RPBA
- PROPOSED WATER METER
- PROPOSED GATE VALVE
- PROPOSED THRUST BLOCKING
- PROPOSED FIRE HYDRANT
- PROPOSED WATER BEND FITTING
- DCDA — PROPOSED DOUBLE CHECK DETECTOR ASSEMBLY
- PROPOSED SANITARY SEWER CLEANOUT
- PROPOSED SANITARY SEWER MANHOLE
- PROPOSED 8" ASTM D 3034 SDR 35 PVC SANITARY SEWER PIPE
- PROPOSED 8" SANITARY SEWER SERVICE LINE
- FM — PROPOSED 4" SANITARY SEWER FORCE MAIN
- PROPOSED UTILITY EASEMENT
- PROPOSED SANITARY SEWER PIPE FLOW DIRECTION

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Tumwater, WA 98501
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www.LDCcorp.com

INLAND GROUP

AFFINITY AT DUPONT

WATER AND SEWER PLAN

ROSS D. JARVIS
STATE OF WASHINGTON
43608
REGISTERED
PROFESSIONAL ENGINEER
04/26/24

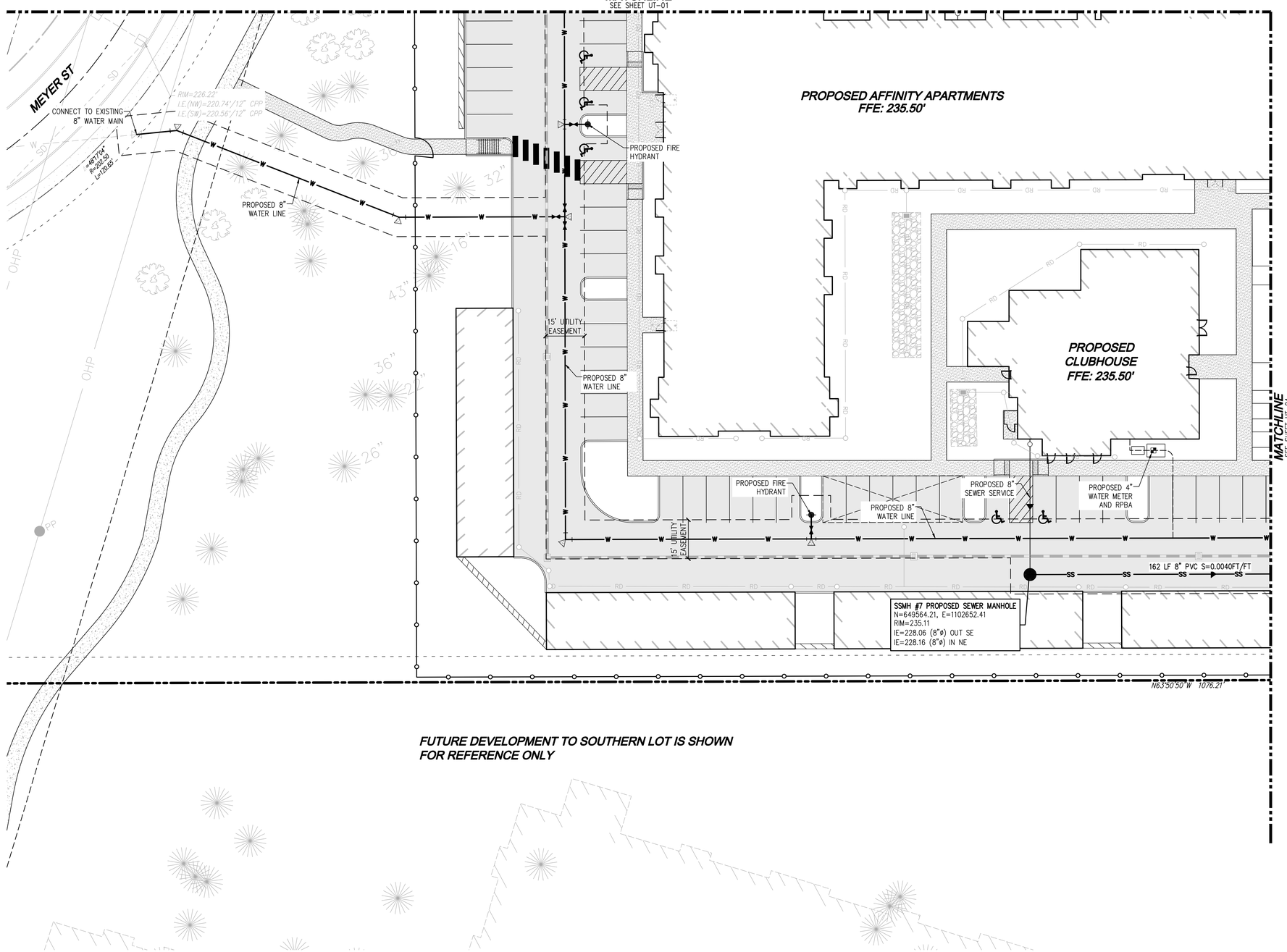
JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 UT-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

UT-02

SHEET 25 OF 28

Drawing: P:\Civil\2024\C24-124 Affinity at DuPont\Drawings\Preliminary\C24-124 UT-01.dwg Plotted: Jun 06, 2024 - 4:20pm

A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON



FUTURE DEVELOPMENT TO SOUTHERN LOT IS SHOWN FOR REFERENCE ONLY

SCALE: 1" = 20'

20' 0 20' 40'

LEGEND

- PROPOSED CL 52 DUCTILE IRON WATER PIPE
- PROPOSED PVC WATER SERVICE LINE
- PROPOSED POST INDICATOR VALVE
- PROPOSED FIRE DEPARTMENT CONNECTION
- PROPOSED RPBA
- PROPOSED WATER METER
- PROPOSED GATE VALVE
- PROPOSED THRUST BLOCKING
- PROPOSED FIRE HYDRANT
- PROPOSED WATER BEND FITTING
- DCDA — PROPOSED DOUBLE CHECK DETECTOR ASSEMBLY
- PROPOSED SANITARY SEWER CLEANOUT
- PROPOSED SANITARY SEWER MANHOLE
- SS — PROPOSED 8" ASTM D 3034 SDR 35 PVC SANITARY SEWER PIPE
- PROPOSED 8" SANITARY SEWER SERVICE LINE
- FM — PROPOSED 4" SANITARY SEWER FORCE MAIN
- PROPOSED UTILITY EASEMENT
- PROPOSED SANITARY SEWER PIPE FLOW DIRECTION

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NO.	DATE	DESCRIPTION	BY

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INLAND GROUP

AFFINITY AT DUPONT

WATER AND SEWER PLAN

ROSS D JARVIS
STATE OF WASHINGTON
43068
REGISTERED
PROFESSIONAL ENGINEER
06/06/24

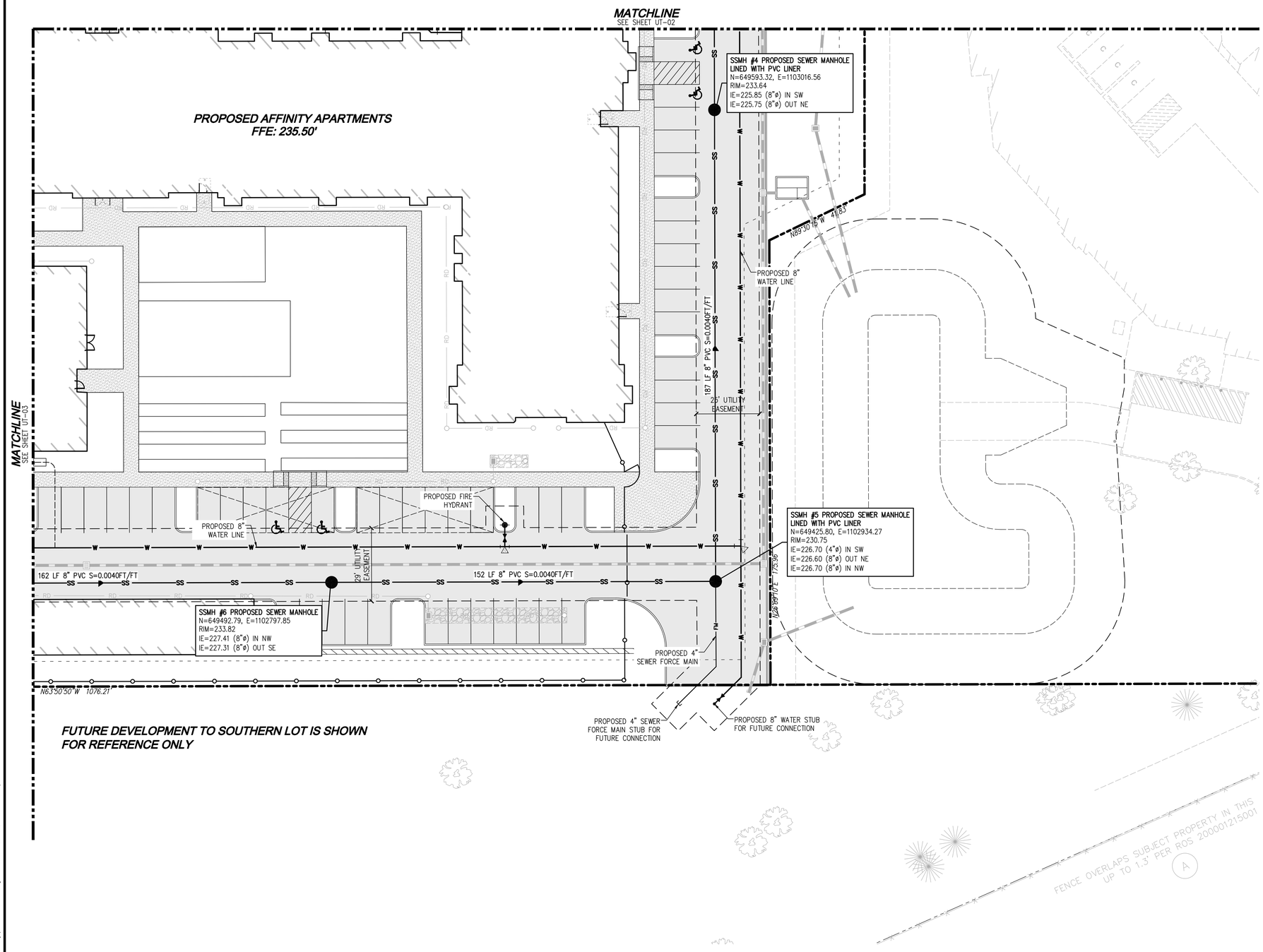
JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 UT-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

UT-03

SHEET 26 OF 28

Drawing: P:\Civil\2024\C24-124 Affinity at DuPont\Drawings\Preliminary\C24-124 UT-01.dwg Plotted: Jun 06, 2024 - 4:24pm

A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON



FUTURE DEVELOPMENT TO SOUTHERN LOT IS SHOWN FOR REFERENCE ONLY

SCALE: 1" = 20'

20' 0 20' 40'

LEGEND

- PROPOSED CL 52 DUCTILE IRON WATER PIPE
- PROPOSED PVC WATER SERVICE LINE
- PROPOSED POST INDICATOR VALVE
- PROPOSED FIRE DEPARTMENT CONNECTION
- PROPOSED RPBA
- PROPOSED WATER METER
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- PROPOSED UTILITY EASEMENT
- PROPOSED SANITARY SEWER PIPE FLOW DIRECTION

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Utilities Underground Location Center

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REVISIONS

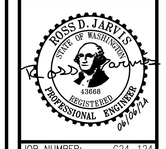
NO.	DATE	DESCRIPTION	BY

LDC
Surveying Engineering Planning
Woodinville Olympia Kent
321 Cleveland Ave SE, #209
Tumwater, WA 98501
T 425.806.1869 www.LDCcorp.com F 425.482.2893

INLAND GROUP

AFFINITY AT DUPONT

WATER AND SEWER PLAN



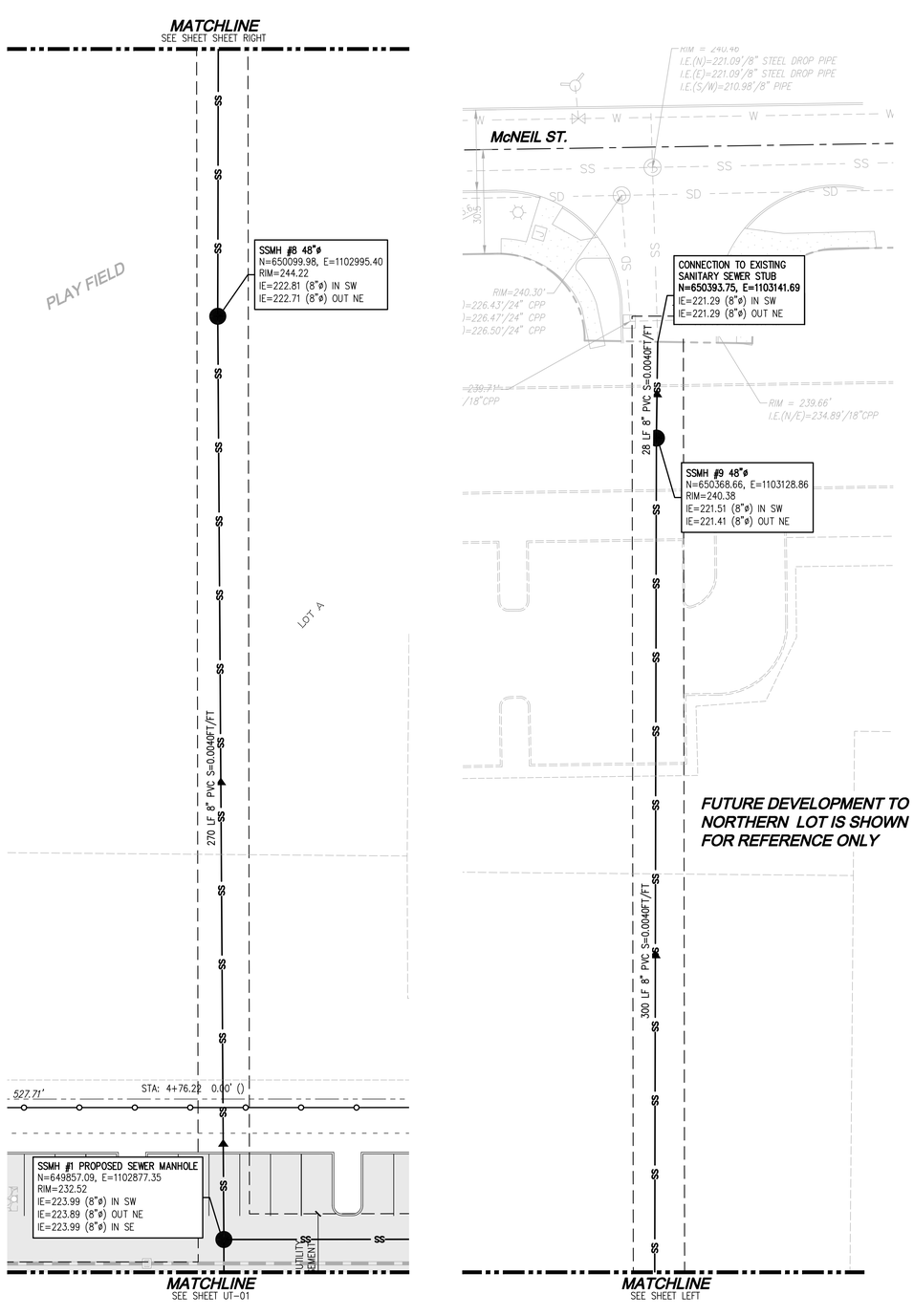
JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 UT-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

UT-04

SHEET 27 OF 28

Drawing: P:\Civil\2024\C24-124 Affinity at DuPont\Drawings\Preliminary\C24-124 UT-01.dwg Plotted: Jun 06, 2024 - 3:41pm

A PORTION OF SEC 34, TWN 19 N, RGE 1 E, W.M., DUPONT, WASHINGTON



SCALE: 1" = 20'

20' 0 20' 40'

LEGEND

- PROPOSED CL 52 DUCTILE IRON WATER PIPE
- PROPOSED PVC WATER SERVICE LINE
- PROPOSED POST INDICATOR VALVE
- PROPOSED FIRE DEPARTMENT CONNECTION
- PROPOSED RPBA
- PROPOSED WATER METER
- PROPOSED GATE VALVE
- PROPOSED THRUST BLOCKING
- PROPOSED FIRE HYDRANT
- PROPOSED WATER BEND FITTING
- DCDA — PROPOSED DOUBLE CHECK DETECTOR ASSEMBLY
- PROPOSED SANITARY SEWER CLEANOUT
- PROPOSED SANITARY SEWER MANHOLE
- SS — PROPOSED 8" ASTM D 3034 SDR 35 PVC SANITARY SEWER PIPE
- PROPOSED 8" SANITARY SEWER SERVICE LINE
- FM — PROPOSED 4" SANITARY SEWER FORCE MAIN
- PROPOSED UTILITY EASEMENT
- PROPOSED SANITARY SEWER PIPE FLOW DIRECTION

Call 2 Business Days Before You Dig
811 or 1-800-424-5555
Utilities Underground Location Center

DISCLAIMER

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UTILITY NOTE

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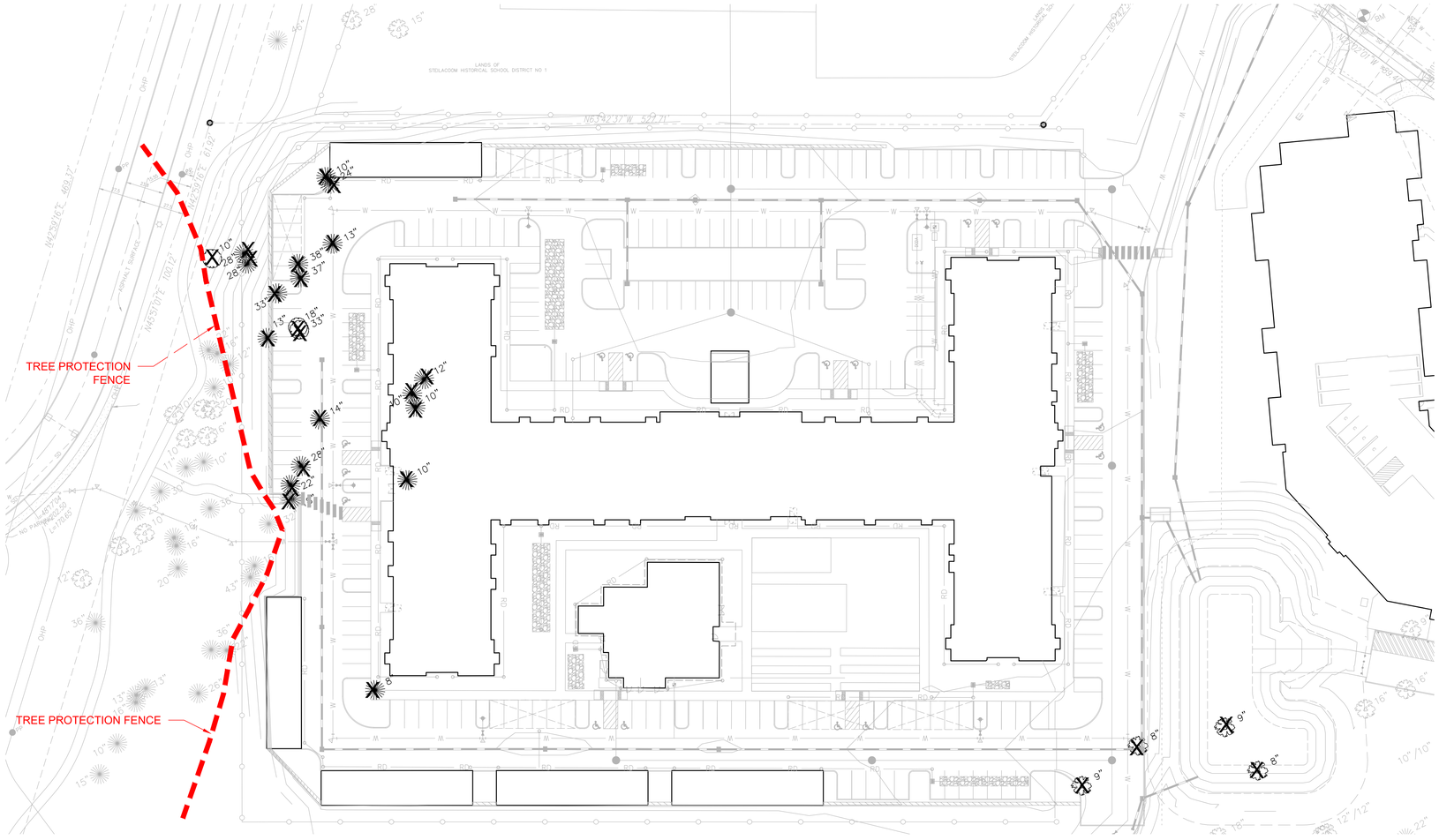
ROSS D. JARVIS
STATE OF WASHINGTON
43668
REGISTERED PROFESSIONAL ENGINEER
06/20/24

JOB NUMBER:	C24-124
DRAWING NAME:	C24-124 UT-01
DESIGNER:	RW
DRAFTING BY:	AW
DATE:	JUNE 2024
SCALE:	AS SHOWN
JURISDICTION:	DUPONT, WA

UT-05

SHEET 28 OF 28

Drawing: P:\Civil\2024\C24-124 Affinity at DuPont\Drawings\Preliminary\C24-124 UT-01.dwg Plotted: Jun 06, 2024 - 3:41pm



TREE REMOVAL LEGEND

- OAK TREE (LANDMARK TREE IF 24" AND GREATER)
- EVERGREEN TREE (LANDMARK TREE IF 30" AND GREATER)
- DECIDUOUS TREE (LANDMARK TREE IF 24" AND GREATER)
- 34" DBH SIZE IN INCHES
- TREE TO BE REMOVED
- TREE PROTECTION FENCING

TREE TYPES: (HISTORIC, LANDMARK, SPECIMEN, NON-SIGNIFICANT).
REFER TO CITY OF DUPONT TREE CARE GUIDELINES 2017

REFER TO ARBORIST REPORT AND TABLES FRO ADDITIONAL INFORMATION

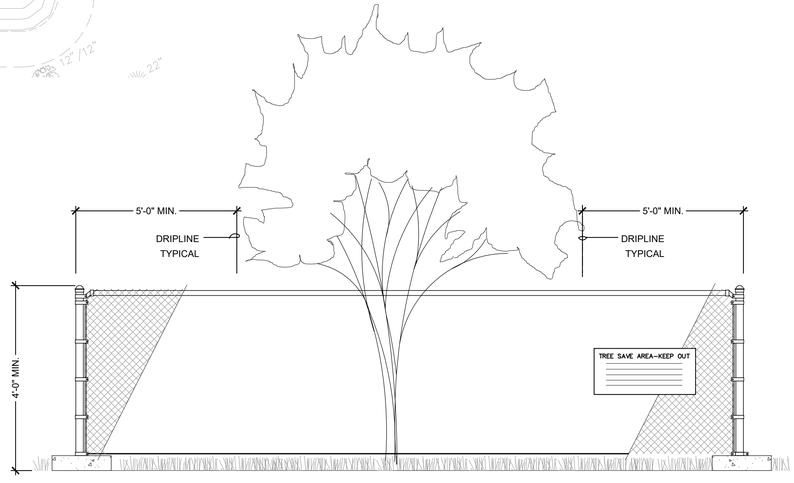
PROTECTIVE BARRIER

BEFORE DEVELOPMENT, LAND CLEARING, FILLING, OR ANY LAND ALTERATION FOR WHICH A TREE REMOVAL PERMIT IS REQUIRED, THE APPLICANT:

- SHALL ERECT AND MAINTAIN READILY VISIBLE PROTECTIVE TREE FENCING ALONG THE OUTER EDGE AND COMPLETELY SURROUNDING THE PROTECTED AREA OF ALL PROTECTED TREES OR GROUPS OF TREES.
- SHALL MAINTAIN THE PROTECTIVE BARRIERS IN PLACE UNTIL CITY OF DUPONT REPRESENTATIVES AUTHORIZE THEIR REMOVAL.
- SHALL ENSURE THAT ANY LANDSCAPING DONE IN THE PROTECTED ZONE SUBSEQUENT TO THE REMOVAL OF THE BARRIERS SHALL BE ACCOMPLISHED WITH LIGHT MACHINERY OR HAND LABOR.

COMPLIANCE

TO COMPLY WITH THE TREE PROTECTION PLAN/LANDSCAPE PLAN, A PROFESSIONAL FORESTER OR CERTIFIED ARBORIST IS REQUIRED TO OVERSEE THE TREE PROTECTION MEASURES. THE LOCATION OF THE PROTECTION FENCE NEEDS TO BE KNOWN PRIOR TO ANY PRECONSTRUCTION MEETING. ONCE THE TREE PROTECTION FENCE IS INSTALLED THE CITY OF DUPONT MUST BE NOTIFIED BEFORE LAND CLEARING CAN BEGIN. PROJECT FORESTER AND THEIR CONTACT INFORMATION NEEDS TO BE SHOWN ON THE SITE PLAN. (MIKE JACKSON, PHONE 360-280-9398).



NOTES:

1. A 4-FOOT HIGH MINIMUM TEMPORARY CHAIN LINK FENCE, OR POLYETHYLENE LAMINAR SAFETY FENCING OR SIMILAR MATERIAL SUBJECT TO APPROVAL, MUST BE INSTALLED 5-FEET BEYOND THE DRIPLINE OF PROTECTED SIGNIFICANT/LANDMARK TREES FOUR BUSINESS DAYS PRIOR TO THE COMMENCEMENT OF DEMO & EARTHWORK. NOTIFY THE CLEARING AND GRADING INSPECTOR TO GET BOTH THE INSPECTION AND WRITTEN APPROVAL OF FLAGGED TREES AND TEMPORARY PROTECTION FENCING AROUND TREES TO BE SAVED PER THE APPROVED CLEARING AND GRADING PLAN.
2. SIGNAGE NOTING THAT TREES WITHIN THE FENCING ARE TO BE SAVED, AND THAT NO MATERIAL STORAGE IS ALLOWED WITHIN THE FENCING, SHALL BE PLACED ON THE FENCE IN A CONSPICUOUS LOCATION.
3. NO STOCKPILING OF MATERIAL AND NO VEHICULAR TRAFFIC ARE ALLOWED WITHIN THE LIMITS OF THE TEMPORARY FENCING. ONLY LIMITED INTRUSION INTO TREE DRIPZONES WILL BE ALLOWED AS SHOWN ON THE APPROVED PLANS. FILLING, EXCAVATING, AND CLEARING MUST BE ACCOMPLISHED BY HAND METHODS ONLY.
4. ROOTS OF TREES TO BE SAVED WHICH ARE DAMAGED DURING CONSTRUCTION WILL BE TREATED IN THE FOLLOWING WAY: FOR DAMAGED ROOTS OVER 1" IN DIAMETER, MAKE A CLEAN, STRAIGHT CUT TO REMOVE THE DAMAGED PORTION OF THE ROOT. ALL EXPOSED ROOTS WILL BE TEMPORARILY COVERED WITH DAMP BURLAP OR WOOD SHAVINGS TO PREVENT DRYING AND COVERED WITH EARTH AS SOON AS POSSIBLE.
5. SEE PLAN FOR LOCATION OF EXISTING TREES TO RECEIVE TEMPORARY FENCING.

1 TREE PROTECTION FENCING
SCALE: 1" = 1'-0"

0 20' 40' 80' 160'
Graphic Scale: 1" = 40'-0"

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LICENSE NO. 1444

Know what's below. Call before you dig.

DRAWING SET:
LAND USE SUBMITTAL

REVISIONS:
REV 1:
REV 2:
REV 3:

PROJECT ADDRESS:

AFFINITY @ DUPONT
DUPONT, WA

DESIGN: MJL
DRAWN: ZA
CHECKED: MJL

DATE: June 7, 2024

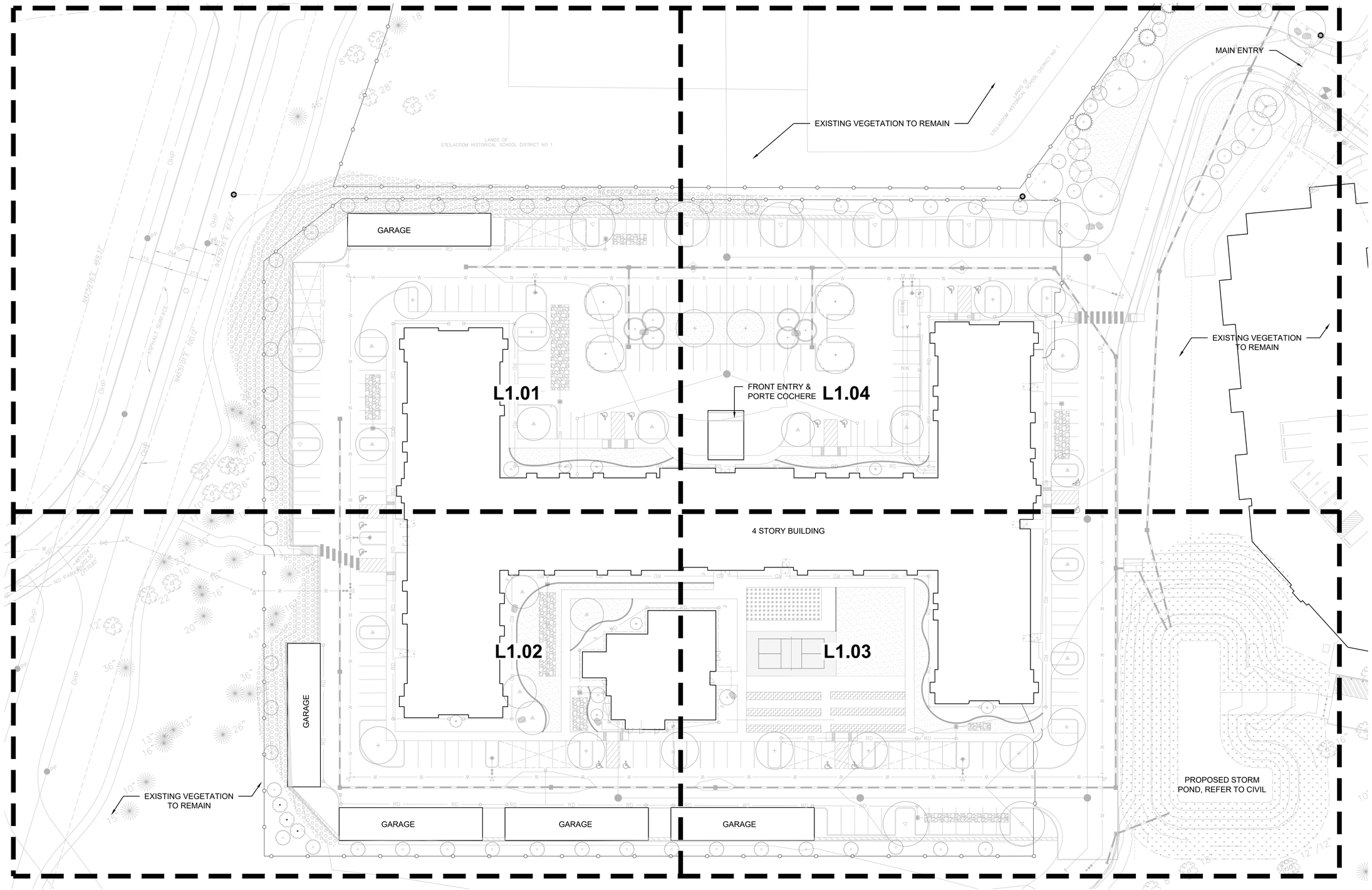
PROJECT: Affinity @ DuPont

NUMBER: LLA0490.24

SCALE: 1" = 40'-0"

TITLE:
TREE RETENTION & REMOVAL PLAN

SHEET:
TR1.00



0 15' 30' 60' 120'

Graphic Scale: 1" = 30'-0"

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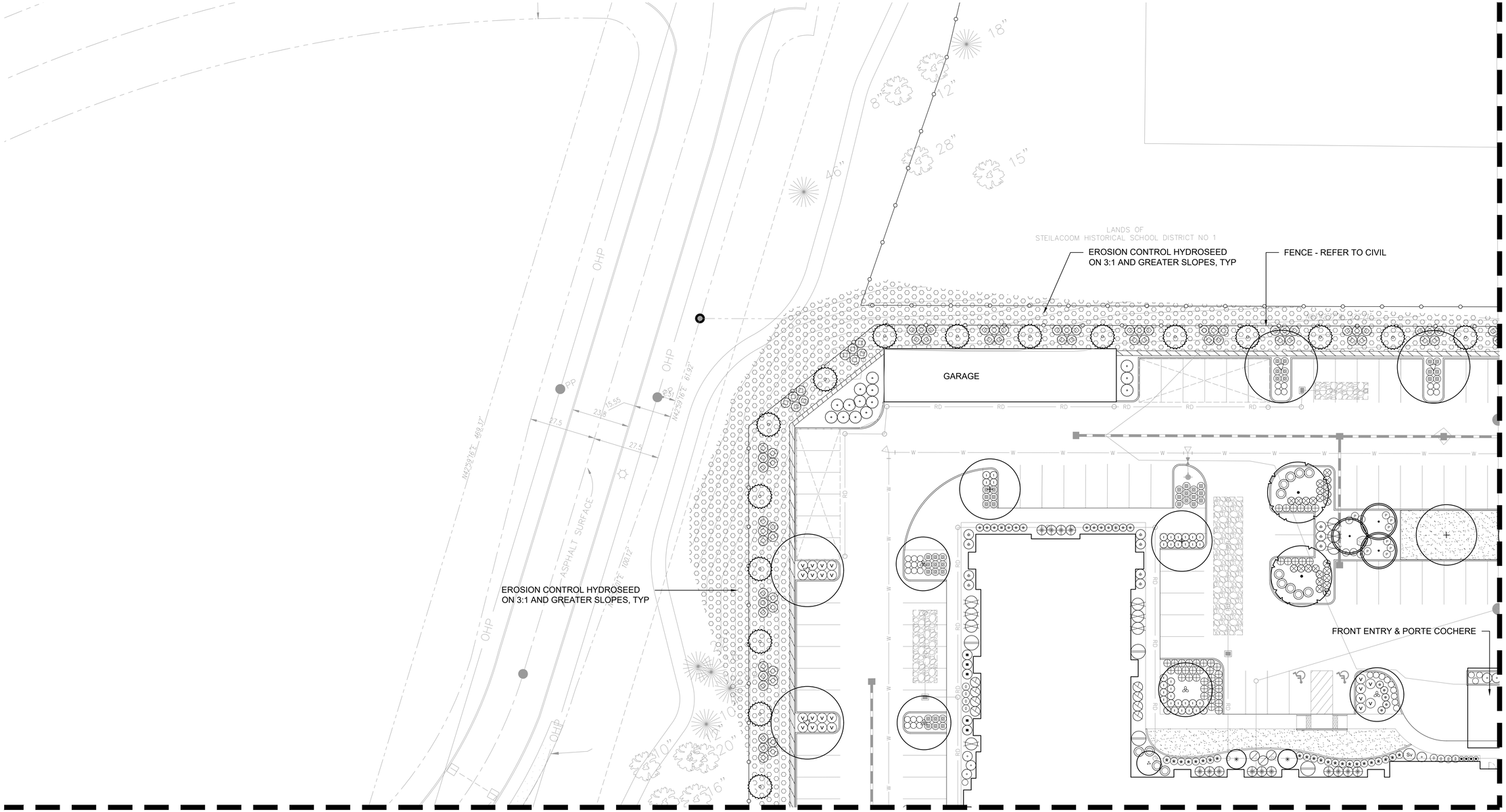
PROJECT: Affinity @ DuPont

NUMBER: LLA0490.24

SCALE: 1" = 30'-0"

TITLE:
OVERALL LANDSCAPE PLAN

SHEET:
L1.00



SEE SHEET L1.02

0 10' 20' 40' 80'

Graphic Scale: 1" = 20'-0"

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DATE: June 7, 2024

PROJECT: Affinity @ DuPont

NUMBER: LLA0490.24

SCALE: 1" = 20'

TITLE:
LANDSCAPE PLAN

SHEET:
L1.01

SEE SHEET L1.01

SEE SHEET L1.03

4 STORY BUILDING

POOL HOUSE

GARAGE

GARAGE

GARAGE

STAIRS & TRAIL. REFER TO CIVIL

FENCE - REFER TO CIVIL

EROSION CONTROL HYDROSEED
ON 3:1 AND GREATER SLOPES, TYP

RIM = 226.29'
(SE)=221.26' /12"CPP

RIM = 226.22'
I.E.(NW)=220.74' /12"CPP
I.E.(SW)=220.56' /12"CPP

SIDEWALK ON
PROPERTY LINE

NO PARKING

UNKNOWN UTILITY MANHOLE
RIM = 218.72' (NO DISC)
VAULT WITH 4" OF STANDING WATER AND
SECONDARY MANHOLE IN BOTTOM. VALVE
WITH 8" STEEL PIPE.

0 10' 20' 40' 80'
Graphic Scale: 1" = 20'-0"

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DUPONT, WA

DESIGN: MJL
DRAWN: ZA
CHECKED: MJL

DATE: June 7, 2024

PROJECT: Affinity @ DuPont

NUMBER: LLA0490.24

SCALE: 1" = 20'

TITLE:
LANDSCAPE
PLAN

SHEET:
L1.02

SEE SHEET L1.04

SEE SHEET L1.02

4 STORY BUILDING

SEE ARCH TECTURAL PLANS FOR RAISED PLANTERS, DOG PARK AND PICKLEBALL COURT

DOG PARK

PICKLEBALL COURT

POOL HOUSE

(6) RAISED PLANTERS

GARAGE

LANDS OF U.S. GOVERNMENT JOINT BASE LEWIS MCCHORD

0 10' 20' 40' 80'

Graphic Scale: 1" = 20'-0"

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NUMBER: LLA0490.24

SCALE: 1" = 20'

TITLE:
LANDSCAPE PLAN

SHEET:
L1.03

SEE SHEET L1.01

CIVIL

FENCE - REFER TO CIVIL

MAIN ENTRY

ENTRY & PORTE COCHERE

LANDS OF STEILACOOM HISTORICAL SCHOOL DISTRICT NO 1

SEE SHEET L1.03

0 10' 20' 40' 80'

Graphic Scale: 1" = 20'-0"

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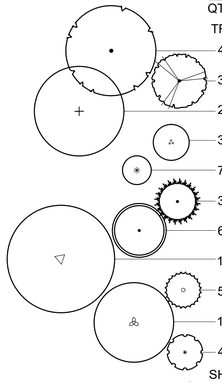
PROJECT: Affinity @ DuPont

NUMBER: LLA0490.24

SCALE: 1" = 20'

TITLE:
LANDSCAPE PLAN

SHEET:
L1.04



PLANT SCHEDULE

QTY.	BOTANICAL NAME	COMMON NAME	SIZE & SPACING, NOTES
TREES			
4	Acer griseum	Paperbark Maple	2" cal & 8'-10' ht min, fully branched & uniform, spacing as shown, B&B
3	Acer rubrum 'Bowhall'	Bowhall Maple	2" cal & 8'-10' ht min, 30' OC, fully branched & uniform, B&B
23	Acer 'Warrenred' Pacific Sunset®	Pacific Sunset Maple	2" cal & 8'-10' ht min, fully branched & uniform, spacing as shown, B&B
3	Acer palmatum 'Sango-kaku'	Coral Bark Maple	1.5" cal & 6'-8' ht min, fully branched & uniform, spacing as shown, B&B
7	Chamaecyparis obtusa	Hinoki Cypress	6' ht, fully branched & uniform, B&B
3	Chamaecyparis nootkatensis	Green Arrow Alaskan Cedar	6'-8' ht min, 8' OC, fully branched & uniform, B&B
6	Fagus sylvatica 'Dawyck Purple'	Dawyck Purple European Beech	2" cal & 8'-10' ht min, fully branched & uniform, spacing as shown, B&B
10	Nyssa sylvatica 'Wildfire'	Wildfire Black Tupelo	2" cal & 10'-12' ht min, fully branched & uniform, spacing as shown, B&B
58	Pseudotsuga menziesii	Douglas Fir	6'-8' ht min, 15' OC, fully branched & uniform, B&B
15	Cornus kousa 'Satomi'	Satomi Kousa Dogwood	2" cal & 8'-10' ht min, fully branched & uniform, spacing as shown, B&B
4	Thuja plicata	Western Red Cedar	6'-8' ht min, 10' OC, fully branched & uniform, B&B
SHRUBS / PERENNIALS			
40	Abelia × grandiflora 'Kaleidoscope'	Kaleidoscope Glossy Abelia	2 gal @ 4' OC
75	Azalea 'Helen Close'	Helen Close Azalea	2 gal @ 4' OC
13	Camellia sasanqua	Sasanqua Camellia	5 gal @ 4' OC
59	Choisya ternata	Mexican Orange Blossom	2 gal @ 4' OC
11	Cornus sanguinea 'Midwinter Fire'	Midwinter Fire Dogwood	3 gal @ 6' OC
55	Cornus sericea 'Kelseyi'	Kelsey Dogwood	3 gal @ 3' OC
267	Gaultheria shallon	Salal	1 gal @ 4' OC
7	Hydrangea macrophylla	Mophead Hydrangea	5 gal @ 5' OC
26	Hydrangea quercifolia 'Pee Wee'	Pee Wee Oakleaf Hydrangea	2 gal @ 4' OC
39	Lavandula angustifolia 'Hidcote Superior'	Hidcote Superior English Lavender	1 gal @ 30" OC
42	Lonicera pileata	Privet Honeysuckle	1 gal @ 5' OC
14	Nandina domestica 'Gulf Stream'	Gulf Stream Heavenly Bamboo	2 gal @ 4' OC
41	Pieris japonica 'Little Heath'	Little Heath Pieris	2 gal @ 4' OC
50	Rhododendron 'Ramapo'	Ramapo Rhododendron	24"-30", 4' OC
51	Rosa x 'Noatraum'	Flowering Carpet Rose	2 gal @ 4' OC
8	Physocarpus Opulifolius 'Little Devil'	Little Devil Dwarf Ninebark	2 gal @ 4' OC
124	Spirea japonica 'Magic Carpet'	Magic Carpet Spirea	2 gal @ 3' OC
10	Syringa vulgaris 'Bloomerang'	Bloomerang Lilac	5 gal
72	Weigela florida	Weigela Compact Sonic Bloom	2 gal @ 4' OC
22	Vaccinium ovatum	Evergreen Huckleberry	2 gal @ 4' OC
38	Viburnum tinus 'Spring Bouquet'	Spring Bouquet Viburnum	2 gal @ 5' OC
GROUNDCOVERS / ORNAMENTAL GRASSES			
13	Arctostaphylos uva-ursi	Kinnikinnick	1 gal @ 3' OC
154	Bouteloua gracilis	Blonde Ambition Blue Grama Grass	1 gal @ 3' OC
11	Calamagrostis x acutiflora 'Karl Foerster'	Foerster's Feather Reed Grass	1 gal @ 3' OC
92	Calluna vulgaris 'Spring Torch'	Spring Torch Heather	1 gal @ 2' OC
30	Hakonechloa macra 'All Gold'	All Gold Japanese Forest Grass	1 gal @ 2' OC
273	Helictotrichon sempervirens	Blue Oat Grass	1 gal @ 3' OC
42	Hemerocallis 'Strawberry Candy'	Strawberry Candy Daylily	1 gal @ 3' OC
8	Heuchera 'Forever Purple'	Forever Purple Heuchera	1 gal @ 2' OC
66	Sarcococca hookeriana	Fragrant Valley Sweet Box	1 gal @ 3' OC
50	Pennisetum Orientale 'Karley Rose'	Karley Rose Fountain Grass	1 gal @ 3' OC
89	Prunus laurocerasus 'Mount Vernon'	Mount Vernon Laurel	1 gal @ 4' OC
16,000 sf +/- Sod Lawn		Perfect Blend 60% Perennial Ryegrass 20% Hard Fescue 20% Kentucky Bluegrass	Country Green Turf Farm
16,000 sf +/-		WSDOT Erosion Control Hydroseed	Per WSDOT Standards
21,000 sf +/-		Bioswale Seed Mix 40% Turf-type Tall Fescue 30% Perennial Ryegrass 25% Creeping Red Fescue 5% Colonial Bentgrass	Country Green Turf Farm

LANDSCAPE SPECIFICATIONS & NOTES

1. SCOPE OF WORK
   a. The landscaping and irrigation work is part of a larger site project resulting in disturbance to the site, landscape and irrigation. As such, the landscape contractor shall coordinate all work with the general contractor, both before any construction begins, and during the course of construction.
2. MATERIALS
   a. Topsoil. Topsoil shall be a 3 way blend of the following products; sandy loam, topsoil and organic compost.
   b. Mulch. Mulch shall be gravel mulch, applied to a 3" depth on all beds, excluding 3:1 slopes or greater, bio-retention ponds and otherwise noted.
   c. Fertilizer. Agraform 21-gram tablet time release fertilizer shall be used in all plantings. Place 1 for each ground cover, 2 for each shrub and 4 for each tree. They shall be placed in the plant pits as detailed. Also, top dress all plants with a suitable 'starter' fertilizer.
   d. Tree Stakes. Tree stakes shall be 2" diameter x 8' length Lodgepole pine. Fasteners shall be 1" PVC Chain-Lock, placed as detailed.
3. SOIL PREPARATION
   a. Prior to any landscape work, contractor shall remove, or have removed, all debris from the other building trades from the landscape surfaces. NO landscape work shall commence until the areas are cleared of other trades debris.
   b. Cultivate the existing ground surface to a minimum depth of 8" and remove all rocks over 1", existing roots and other debris.
   c. Fine grade the subgrade to adjoining surfaces in preparation of adding specified topsoil.
   d. Beds. Place a minimum of 6" of specified topsoil on all beds and till or cultivate the topsoil a minimum depth of 8". Remove all rock and debris which may surface. Finished grade of topsoil shall be 2.5" below adjoining paved surfaces, allowing 2" for mulch. Therefore, finished grade shall be 1/2" below paved surface.
4. PLANTING OF TREES, SHRUBS AND GROUNDCOVERS
   a. Contractor responsible to verify quantities.
   b. Contractor is to confirm that all beds are prepared and ready for planting, without interference with other trades.
   c. Layout all plants as per plan and approval by the Owner's Rep, making sure the plants are orientated to give best appearance to the viewer.
   d. Street Trees shall all include root barriers to mitigate root disturbance of utilities, sidewalks, etc. Root Barrier shall be Deep UB 24-2 Surround, or similar. Refer to manufacturer's recommendations for installation.
   e. Root Pit plant all plants into prepared soil and plant per the details. While planting, water the plants into the plant pits thoroughly soaking the root balls and soil. Place fertilizer tablets as specified, filling plant pits with specified topsoil. Top dress fertilize when completed.
   f. Shrubs shall be a minimum of 24 inches high at the time of planting. Shrubs and groundcover shall be planted to attain coverage of 90% of the planting area within 3 years.
5. WARRANTY
   a. All landscaping shall be warranted for one year from FINAL ACCEPTANCE. Plants requiring replacement shall be of the original variety and size as specified herein.
6. IRRIGATION
   a. Irrigation Plan shall be a automatic irrigation system with rain / freeze sensors
   b. Refer to Irrigation Plan, Schedule and Details
   c. Contractor to provide Coverage Test for approval by Owner's Rep.
   d. Contractor to provide As-Built Drawing of irrigation system.

LANDSCAPE LEGEND

- Synthetic Turf @ Dog Park
- Lawn Areas - Sod
- Erosion Control Hydroseed - where shown and at all slopes 3:1 and greater. Ref to civil grading
- Storm Pond - Bioswale Seed Mix
- Landscape Boulders
- 6" Concrete Mow Bands

GENERAL NOTES

1. The contractor and owner are responsible for reading the plans, specifications and notes
2. The contractor shall maintain a qualified supervisor on the site at at all times during construction through completion of final punchlist acceptance, unless otherwise requested by the owner
3. The contractor shall be in charge of securing any required permits
4. The contractor shall verify and confirm all on-site conditions prior to construction

LANDSCAPE REQUIREMENTS

LANDSCAPE SITE COVERAGE

Total Site Area	335,658 SF (7.71 acres)
Required Total Landscape Areas	100,697 SF (30%)
Proposed Total Landscape Areas	143,277 SF, **EXCEEDS MIN REQUIRED**

OPEN SPACE AREA

Required Open Space	50,348 SF (335,658 x 15%)
Proposed Open Space	101,771 SF (30%)

INTERIOR PARKING LOT TREE REQUIREMENTS

1 tree per 6 parking stalls	
Required Parking Lot Trees (255 parking stalls / 6)	43 parking lot trees
Proposed Parking Lot Trees	**43, MEETS MIN REQUIRED**

TREE REPLACEMENT REQUIREMENTS

Required Tree Replacement Trees	7
Proposed Tree Replacement Trees	**7, MEETS MIN REQUIRED**

Per the Arborist Report, 7 trees must be added based upon existing trees to be removed and retained.
See Arborist Report dated May 28, 2024 by Professional Forestry Services 360-943-1470

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REV 3:

PROJECT ADDRESS:

AFFINITY @ DUPONT
DUPONT, WA

DESIGN: MJL
DRAWN: ZA
CHECKED: MJL

DATE: June 7, 2024

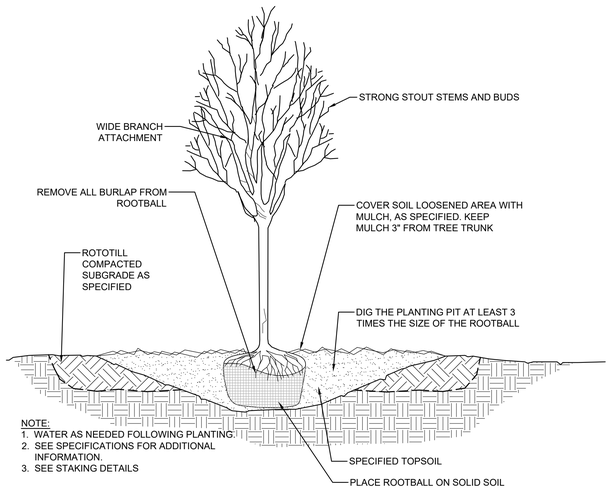
PROJECT: Affinity @ DuPont

NUMBER: LLA0490.24

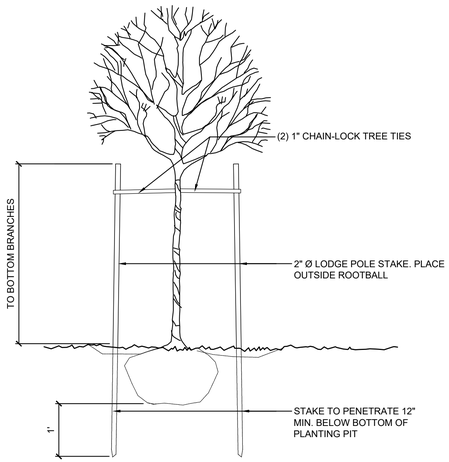
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TITLE:
PLANT SCHEDULE AND NOTES

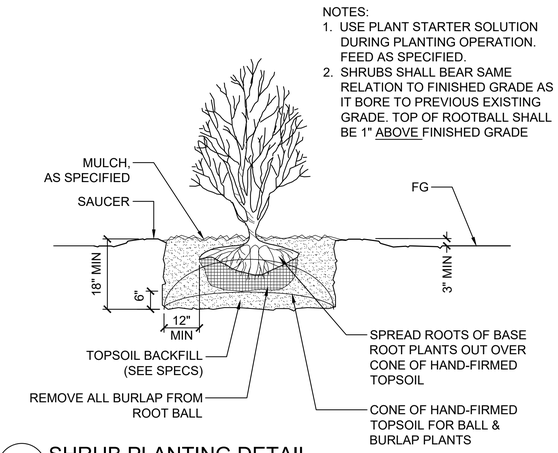
SHEET:
L1.05



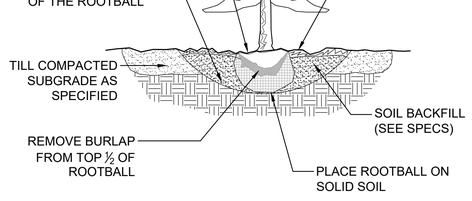
1 DECIDUOUS TREE PLANTING DETAIL
SCALE: NTS



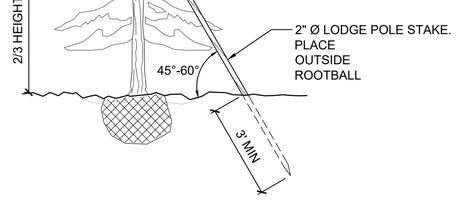
2 DECIDUOUS TREE STAKING DETAIL
SCALE: NTS



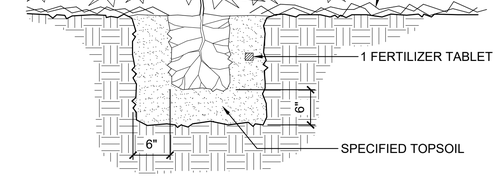
3 SHRUB PLANTING DETAIL
SCALE: NTS



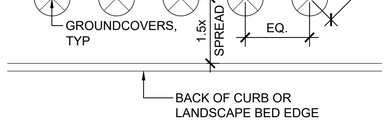
4 CONIFER PLANTING DETAIL
SCALE: NTS



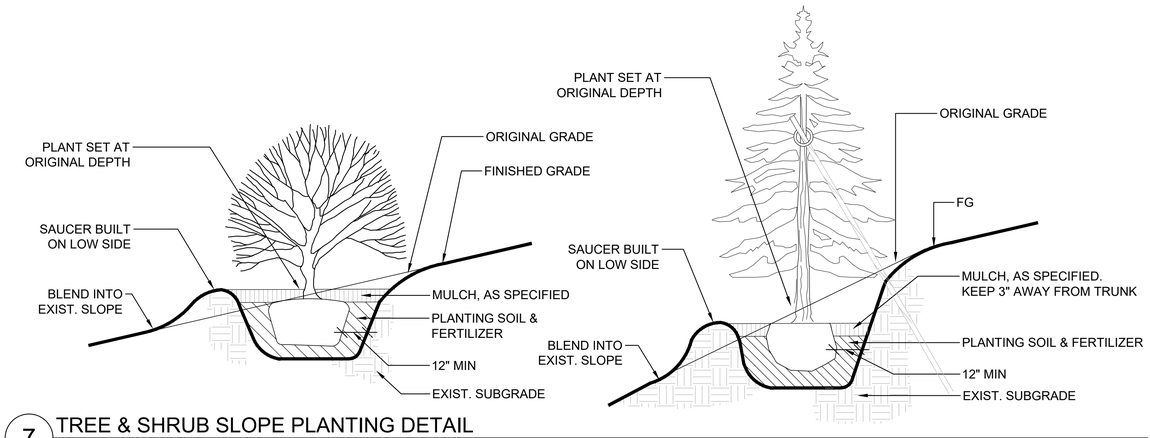
5 CONIFER TREE STAKING
SCALE: NTS



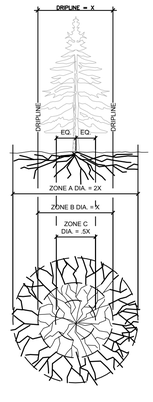
6 GROUNDCOVER PLANTING DETAIL
SCALE: NTS



NOTE:
1. ALL GROUNDCOVER SHALL BE PLANTED AT EQUAL TRIANGULAR SPACING AS PER PLAN, UNLESS SHOWN OTHERWISE
2. SET GROUNDCOVER BACK FROM CURB OR WALKWAY AT LEAST 1-1/2 TIMES THE SPREAD OF SUCH GROUNDCOVER



7 TREE & SHRUB SLOPE PLANTING DETAIL
SCALE: NTS



NOTES:
FENCING/ROOT PROTECTION

1. PROVIDE CHAIN LINK FENCING AND MAINTAIN 3' OUTSIDE OF TREE DRIPLINE.

TRENCHING AND EXCAVATION

ZONE A - CRITICAL ROOT ZONE

1. NO DISTURBANCE ALLOWED WITHOUT SITE INSPECTION AND APPROVAL OF METHODS TO MINIMIZE ROOT DAMAGE.
2. SEVERANCE OF ROOTS LARGER THAT 2" IN DIAMETER REQUIRES APPROVAL FROM COUNTY.
3. TUNNELING IS REQUIRED TO INSTALL LINE 3' OR DEEPER BELOW GRADE.

ZONE B - DRIPLINE

1. OPERATION OF HEAVY EQUIPMENT AND/OR STOCKPILING OF MATERIALS IS NOT PERMITTED.
2. SURFACE PROTECTION MEASURES REQUIRING TRENCHING ALLOWED AS FOLLOWS:
   A. EXCAVATION BY HAND OR WITH HAND OPERATED TRENCHER MAY BE REQUIRED.
   B. LIMIT TRENCHING WIDTH. DO NOT DISTURB ZONE A. MAINTAIN 2/3 OR MORE OF ZONE B IN UNDISTURBED CONDITION.
3. TUNNELING IS REQUIRED TO INSTALL LINE 3' OR DEEPER BELOW GRADE.

ZONE C - FEEDER ROOT ZONE

1. OPERATION OF HEAVY EQUIPMENT AND/OR STOCKPILING OF MATERIALS IS NOT PERMITTED.
2. TRENCHING WITH HEAVY EQUIPMENT ALLOWED AS FOLLOWS:
   A. MINIMIZE TRENCH WIDTH.
   B. LIMIT TRENCHING WIDTH. DO NOT DISTURB ZONE A. MAINTAIN 2/3 OR MORE OF ZONE C IN UNDISTURBED CONDITION.

SURFACE PROTECTION MEASURES

1. 6-8" DEPTH OF WOOD CHIP MULCH.
2. 3/4" THICK PLYWOOD SHEETS OR STEEL PLATES.

8 TREE PROTECTION DETAIL
SCALE: 1/2" = 1'-0"

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LICENSE NO. 1444

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LAND USE SUBMITTAL

REVISIONS:
REV 1:
REV 2:
REV 3:

PROJECT ADDRESS:

AFFINITY @ DUPONT
DUPONT, WA

DESIGN: MJL
DRAWN: ZA
CHECKED: MJL

DATE: June 7, 2024
PROJECT: Affinity @ DuPont
NUMBER: LLA0490.24
SCALE: As Shown
TITLE:

PLANTING DETAILS

SHEET:
L1.06

TREES


Paperbark Maple


Bowhall Maple


Satomi Kousa Dogwood


Coral Bark Maple


Dawyck Purple European Beech


Wildfire Black Tupelo


Pacific Sunset Maple


Western Red Cedar


Douglas Fir


Slender Hinoki Cypress


Green Arrow Alaskan Cedar

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DUPONT, WA

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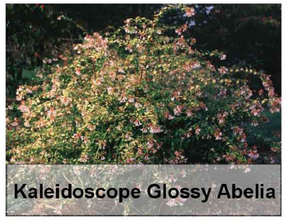
NUMBER: LLA0490.24

SCALE: As Shown

TITLE:
PLANT IMAGES TREES

SHEET:
L1.07

SHRUBS / PERENNIALS


Kaleidoscope Glossy Abelia

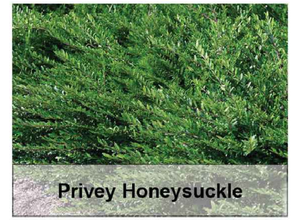

Helen Close Azalea


Sasangua Camellia

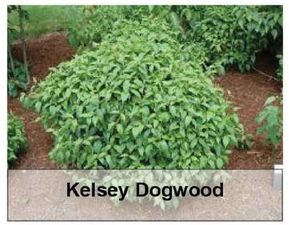

Midwinter Fire Dogwood


Weigela Compact Sonic Bloom

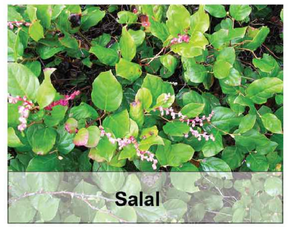

Pee Wee Oakleaf Hyrangea


Privey Honeysuckle


Mexican Orange Blossom


Kelsey Dogwood


Heavenly Bamboo


Salal


Bloomerang Lilac


Hidcote Superior Lavender


Flowering Carpet Rose


Mophead Hydrangea


Magic Carpet Spirea


Viburnum Spring Bouquet


Evergreen Huckleberry


Little Heath Pieris


Ramapo Rhododendron


Little Devil Dwarf Ninebark

GRASSES / GROUNDCOVERS


Mount Vernon Laurel


Karl Foerster Grass


Spring Torch Heather


Kinnikinnick


All Gold Japanese Forest Grass


Day Lily


Heuchera


Blue Oat Grass


Fragrant Valley Sweet Box


Blonde Ambition Blue Grama Grass

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PROJECT ADDRESS:
AFFINITY @ DUPONT
DUPONT, WA

DESIGN: MJL
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CHECKED: MJL

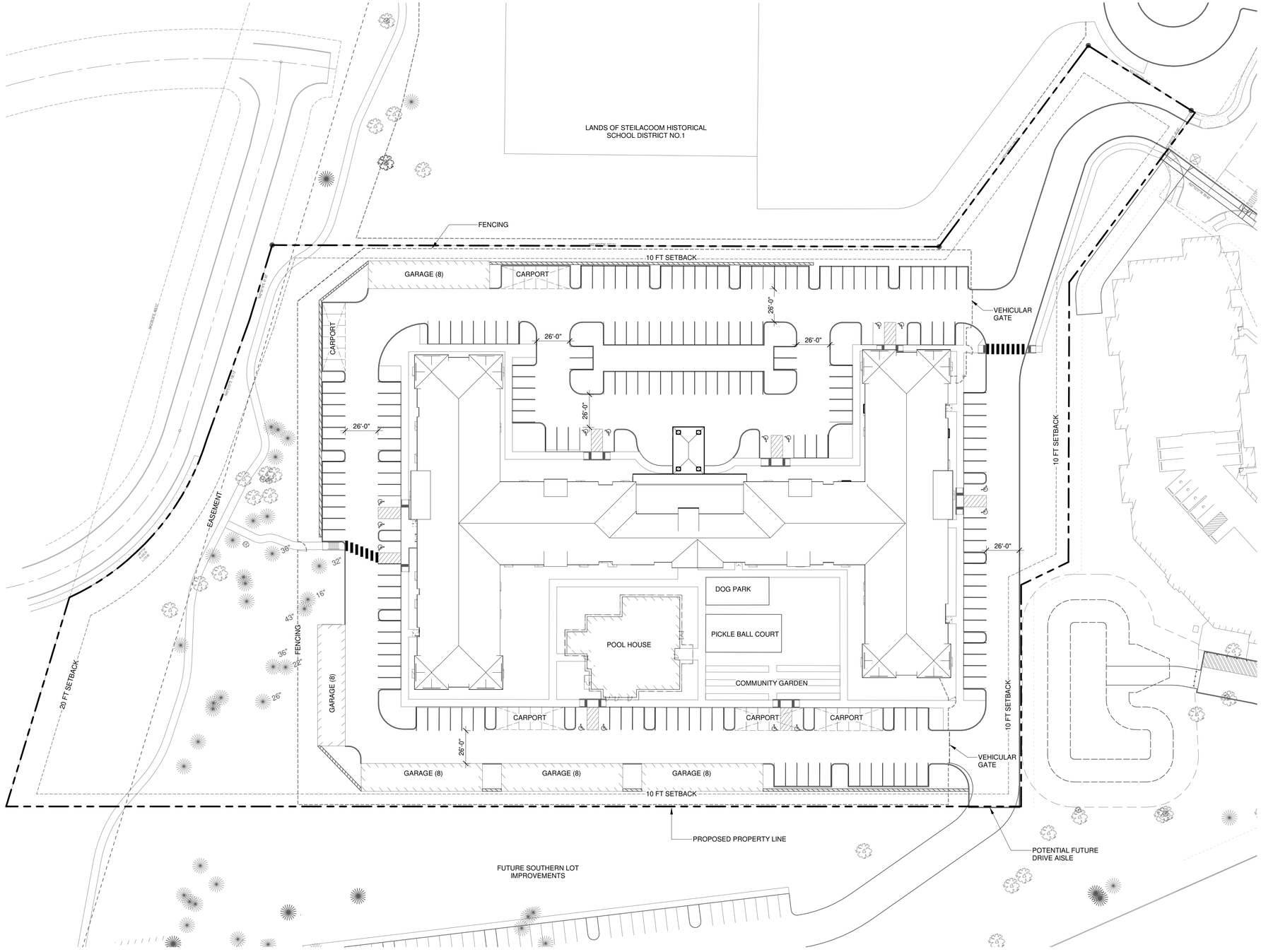
DATE: June 7, 2024
PROJECT: Affinity @ DuPont
NUMBER: LLA0490.24
SCALE: As Shown
TITLE:

PLANT IMAGES
SHRUBS & GROUNDCOVERS

SHEET:
L1.08

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1 AS100

ARCHITECTURAL SITE PLAN

1" = 40'-0"

NORTH REF

6/7/2024 12:26:02 PM | Project# IG_WADUAF_APT | L:\Inland\Group\IG_WADUAF\BIMCAD\Revit

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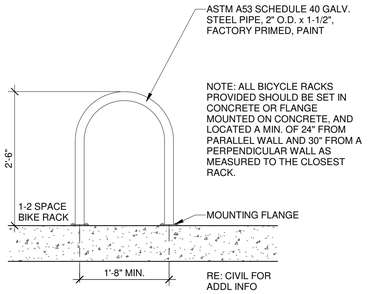
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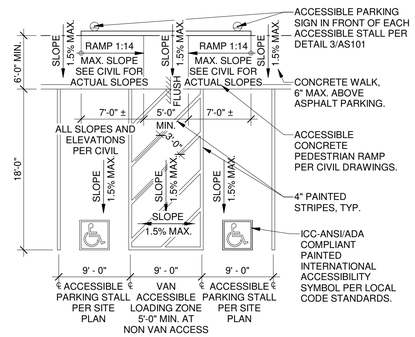
06.06.2024
PROJ# | IG_WADUAF_APT
DESIGNED BY | LAST NAME
DRAWN BY | PEREZ/ CRANSTON
REVIEWED BY | PEREZ/ CRANSTON
REVISIONS

PRELIMINARY SITE PLAN

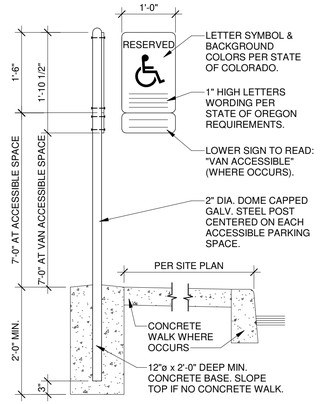
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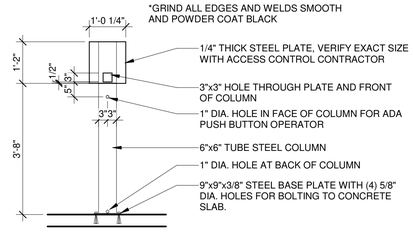
1 AS101 **BIKE RACK**
3/4" = 1'-0"



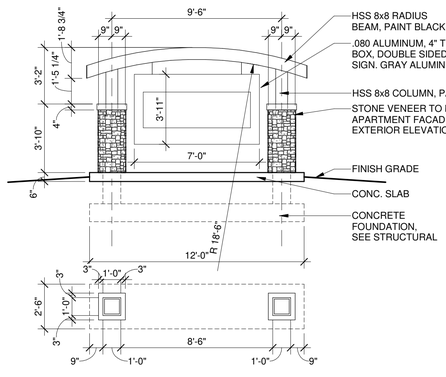
2 AS101 **TYPICAL ACCESSIBLE STALL**
1/8" = 1'-0"



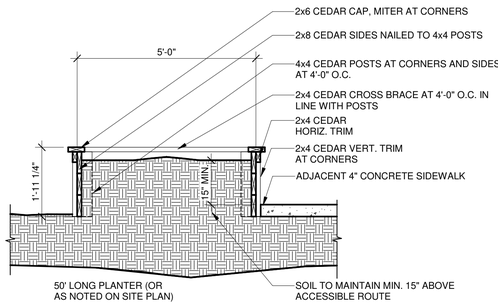
3 AS101 **ACCESSIBLE STALL DESIGN**
3/4" = 1'-0"



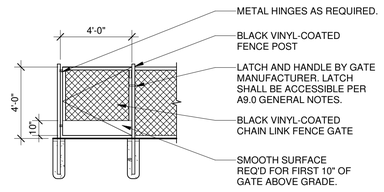
4 AS101 **ENTRY ACCESS CONTROL PANEL DETAIL**
1/2" = 1'-0"



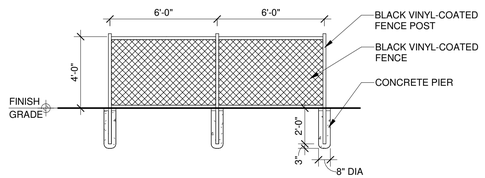
5 AS101 **PROJECT MONUMENT SIGN**
1/4" = 1'-0"



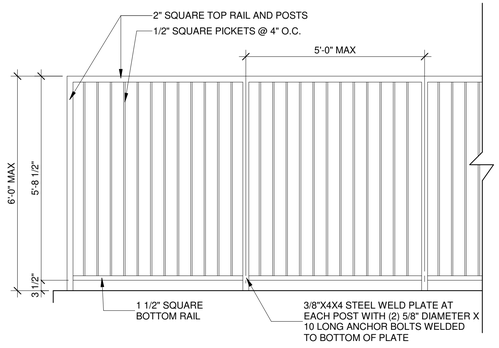
6 AS101 **RAISED PLANTER BOX SECTION**
1/2" = 1'-0"



7 AS101 **TYPICAL DOG PARK ENCLOSURE GATE ELEVATION**
1/4" = 1'-0"



8 AS101 **TYPICAL DOG PARK ENCLOSURE FENCE ELEVATION**
1/4" = 1'-0"



9 AS101 **TYPICAL SITE FENCING DETAIL**
1/2" = 1'-0"

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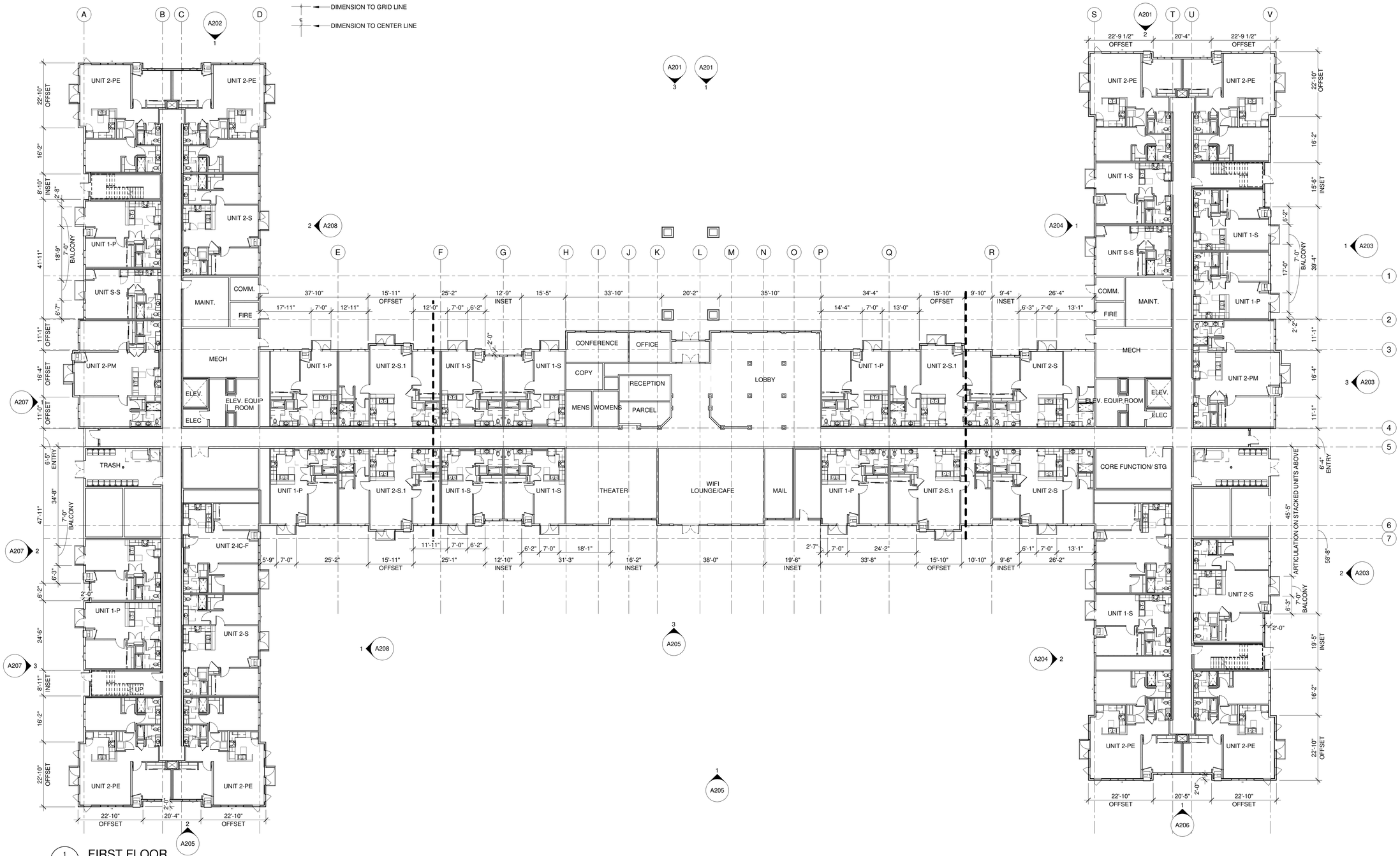
SITE DETAILS

AS101

PLAN LEGEND

- W## — ASSEMBLY TYPE (SEE ASSEMBLIES SHEET)
- 1 — ASSEMBLY MODIFIER, PER TYPE
- NAME 101 — ROOM NAME AND NUMBER
- X — WINDOW TYPE (SEE A600s)
- X — KEYNOTE
- SIM — DIRECTION OF VIEW, IF APPLICABLE
- 1 — DRAWING NUMBER
- X000 — SHEET WHERE DRAWN
- 101-1 — DOOR NUMBER (SEE SHEET A601)
- DIMENSION TO FACE OF FRAMING
- DIMENSION TO GRID LINE
- DIMENSION TO CENTER LINE

KEYNOTES



1 / A101 — FIRST FLOOR

1/16" = 1'-0"

6/6/2024 12:27:11 PM | Project#:IG_WADUAF_APT | L:\Inland Group\IG_WADUAF\BIMCAD\Revit

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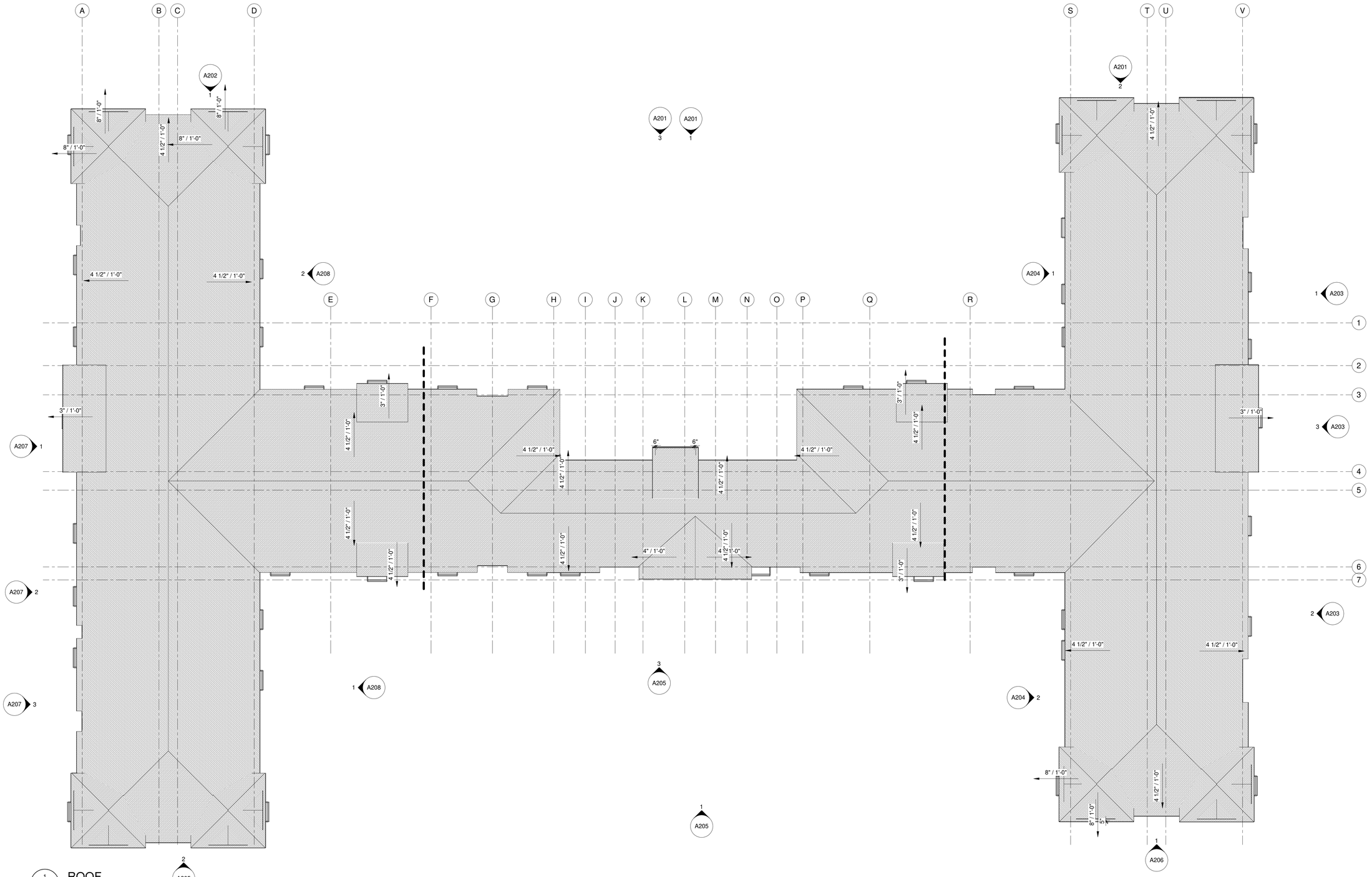
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FLOOR PLANS

A101

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1 A110 ROOF
1/16" = 1'-0"

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ROOF PLANS

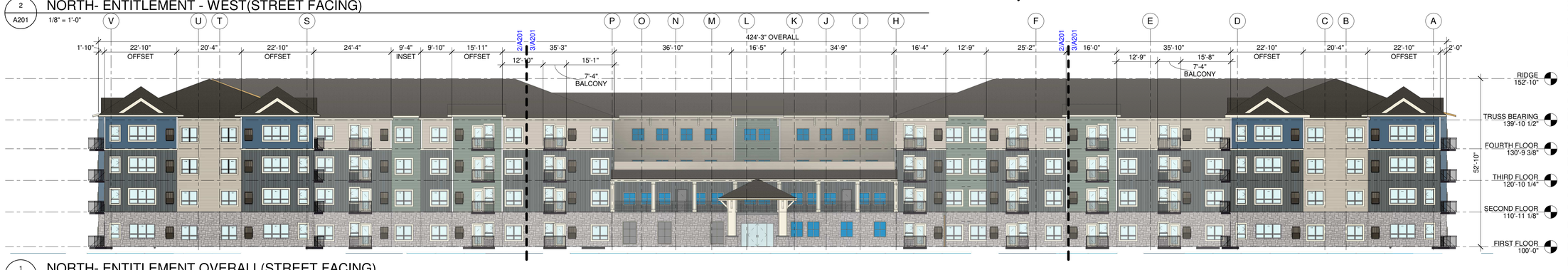
A110



3 A201 NORTH- ENTITLEMENT - CORE(STREET FACING)
1/8" = 1'-0"



2 A201 NORTH- ENTITLEMENT - WEST(STREET FACING)
1/8" = 1'-0"



1 A201 NORTH- ENTITLEMENT OVERALL(STREET FACING)
1/16" = 1'-0"

MATERIALS LEGEND

- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM DESERT SAND
- BOARD & BATTEN METAL SIDING — FIELD COLOR: PLYGEM VERTICAL 10" CHARCOAL GREY
- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM QUIET WILLOW
- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM NEWPORT BAY
- PAINTED TRIM — ACCENT COLOR: SUMMER WHITE
- STONE VENEER SIDING — FIELD COLOR: VERSETTA STONE MISSION POINT
- ASPHALT COMP. SHINGLES — FIELD COLOR: CERTAINTEED DRIFTWOOD
- SMART TRIM (PAINTED) — ACCENT COLOR: SW7006 EXTRA WHITE

KEYNOTES

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REVISIONS

EXTERIOR ELEVATIONS - NORTH

A201

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1 / A202 NORTH- ENTITLEMENT - EAST (STREET FACING)

1/8" = 1'-0"

MATERIALS LEGEND

- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM DESERT SAND
- BOARD & BATTEN METAL SIDING — FIELD COLOR: PLYGEM VERTICAL 10" CHARCOAL GREY
- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM QUIET WILLOW
- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM NEWPORT BAY
- PAINTED TRIM — ACCENT COLOR: SUMMER WHITE
- STONE VENEER SIDING — FIELD COLOR: VERSETTA STONE MISSION POINT
- ASPHALT COMP. SHINGLES — FIELD COLOR: CERTAINTEED DRIFTWOOD
- SMART TRIM (PAINTED) — ACCENT COLOR: SW7006 EXTRA WHITE

KEYNOTES

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EXTERIOR
ELEVATIONS - NORTH

A202



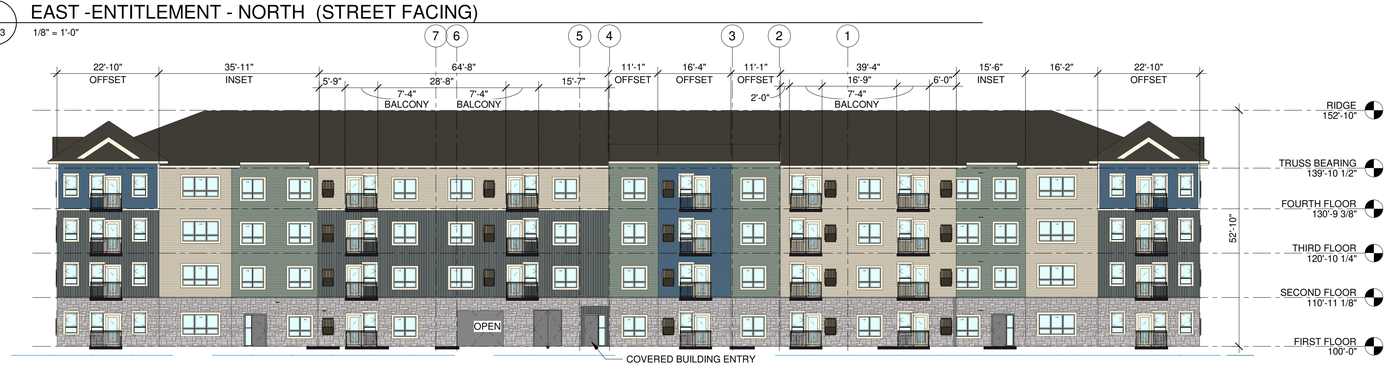
3 A203 EAST -ENTITLEMENT - SOUTH (STREET FACING)

1/8" = 1'-0"



2 A203 EAST -ENTITLEMENT - NORTH (STREET FACING)

1/8" = 1'-0"



1 A203 EAST -ENTITLEMENT- OVERALL (STREET FACING)

1/16" = 1'-0"

MATERIALS LEGEND

- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM DESERT SAND
- BOARD & BATTEN METAL SIDING — FIELD COLOR: PLYGEM VERTICAL 10" CHARCOAL GREY
- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM QUIET WILLOW
- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM NEWPORT BAY
- PAINTED TRIM — ACCENT COLOR: SUMMER WHITE
- STONE VENEER SIDING — FIELD COLOR: VERSETTA STONE MISSION POINT
- ASPHALT COMP. SHINGLES — FIELD COLOR: CERTAINTEED DRIFTWOOD
- SMART TRIM (PAINTED) — ACCENT COLOR: SW7006 EXTRA WHITE

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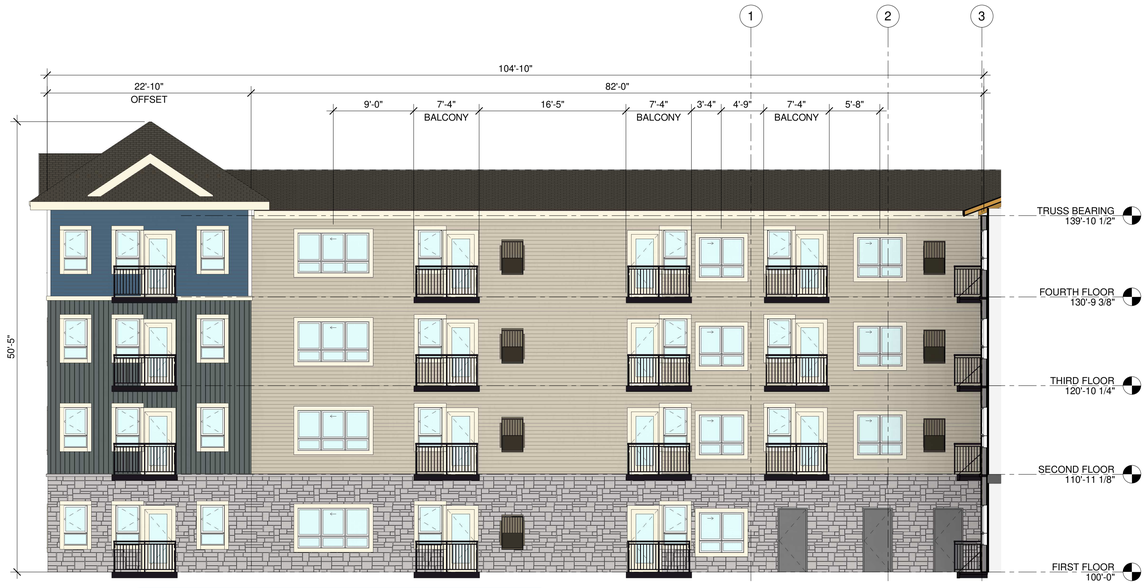
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REVIEWED BY | PEREZ/ CRANSTON
REVISIONS

EXTERIOR ELEVATIONS - EAST

A203



1 A204 EAST - ENTITLEMENT - COURTYARD NORTH (NON-STREET FACING)

1/8" = 1'-0"



2 A204 EAST - ENTITLEMENT - COURTYARD SOUTH (NON-STREET FACING)

1/8" = 1'-0"

MATERIALS LEGEND

- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM DESERT SAND
- BOARD & BATTEN METAL SIDING — FIELD COLOR: PLYGEM VERTICAL 10" CHARCOAL GREY
- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM QUIET WILLOW
- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM NEWPORT BAY
- PAINTED TRIM — ACCENT COLOR: SUMMER WHITE
- STONE VENEER SIDING — FIELD COLOR: VERSETTA STONE MISSION POINT
- ASPHALT COMP. SHINGLES — FIELD COLOR: CERTAINTEED DRIFTWOOD
- SMART TRIM (PAINTED) — ACCENT COLOR: SW7006 EXTRA WHITE

KEYNOTES

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EXTERIOR
ELEVATIONS - EAST

A204



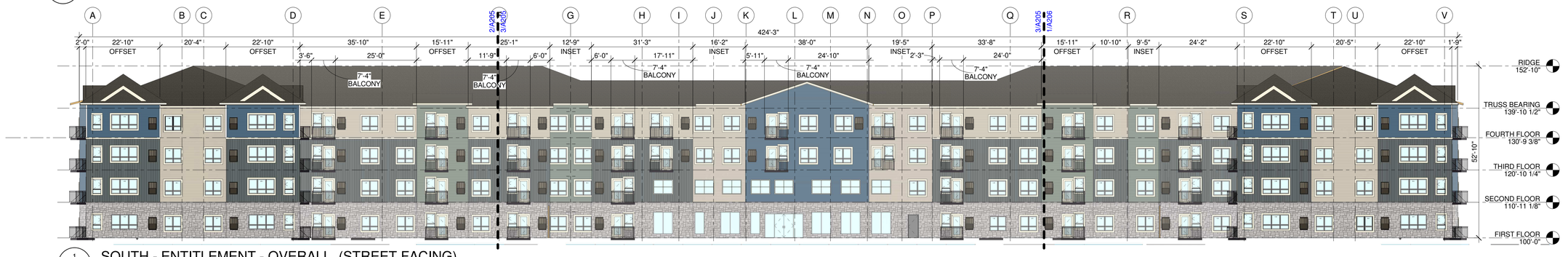
3 A205 SOUTH - ENTITLEMENT - CORE (STREET FACING)

1/8" = 1'-0"



2 A205 SOUTH - ENTITLEMENT (STREET FACING)

1/8" = 1'-0"



1 A205 SOUTH - ENTITLEMENT - OVERALL (STREET FACING)

1/16" = 1'-0"

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MATERIALS LEGEND

- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM DESERT SAND
- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM QUIET WILLOW
- PAINTED TRIM — ACCENT COLOR: SUMMER WHITE
- ASPHALT COMP. SHINGLES — FIELD COLOR: CERTAINTEED DRIFTWOOD
- BOARD & BATTEN METAL SIDING — FIELD COLOR: PLYGEM VERTICAL 10" CHARCOAL GREY
- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM NEWPORT BAY
- STONE VENEER SIDING — FIELD COLOR: VERSETTA STONE MISSION POINT
- SMART TRIM (PAINTED) — ACCENT COLOR: SW7006 EXTRA WHITE

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EXTERIOR ELEVATIONS - SOUTH

A205



1 / A206 SOUTH - ENTITLEMENT - WEST (STREET FACING)

1/8" = 1'-0"

MATERIALS LEGEND

- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM DESERT SAND
- BOARD & BATTEN METAL SIDING — FIELD COLOR: PLYGEM VERTICAL 10" CHARCOAL GREY
- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM QUIET WILLOW
- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM NEWPORT BAY
- PAINTED TRIM — ACCENT COLOR: SUMMER WHITE
- STONE VENEER SIDING — FIELD COLOR: VERSETTA STONE MISSION POINT
- ASPHALT COMP. SHINGLES — FIELD COLOR: CERTAINTEED DRIFTWOOD
- SMART TRIM (PAINTED) — ACCENT COLOR: SW7006 EXTRA WHITE

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EXTERIOR
ELEVATIONS - SOUTH

A206



3 A207 WEST - ENTITLEMENT - SOUTH (STREET FACING)

1/8" = 1'-0"



2 A207 WEST - ENTITLEMENT - NORTH (STREET FACING)

1/8" = 1'-0"



1 A207 WEST - ENTITLEMENT - OVERALL (STREET FACING)

1/16" = 1'-0"

MATERIALS LEGEND

- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM DESERT SAND
- BOARD & BATTEN METAL SIDING — FIELD COLOR: PLYGEM VERTICAL 10" CHARCOAL GREY
- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM QUIET WILLOW
- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM NEWPORT BAY
- PAINTED TRIM — ACCENT COLOR: SUMMER WHITE
- STONE VENEER SIDING — FIELD COLOR: VERSETTA STONE MISSION POINT
- ASPHALT COMP. SHINGLES — FIELD COLOR: CERTAINTEED DRIFTWOOD
- SMART TRIM (PAINTED) — ACCENT COLOR: SW7006 EXTRA WHITE

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EXTERIOR ELEVATIONS - WEST

A207



1 / A208 WEST - ENTITLEMENT - COURTYARD SOUTH (NON-STREET FACING)

1/8" = 1'-0"



2 / A208 WEST - ENTITLEMENT - COURTYARD NORTH (NON-STREET FACING)

1/8" = 1'-0"

MATERIALS LEGEND

- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM DESERT SAND
- BOARD & BATTEN METAL SIDING — FIELD COLOR: PLYGEM VERTICAL 10" CHARCOAL GREY
- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM QUIET WILLOW
- 5" VINYL LAPPED SIDING — FIELD COLOR: PLYGEM NEWPORT BAY
- PAINTED TRIM — ACCENT COLOR: SUMMER WHITE
- STONE VENEER SIDING — FIELD COLOR: VERSETTA STONE MISSION POINT
- ASPHALT COMP. SHINGLES — FIELD COLOR: CERTAINTEED DRIFTWOOD
- SMART TRIM (PAINTED) — ACCENT COLOR: SW7006 EXTRA WHITE

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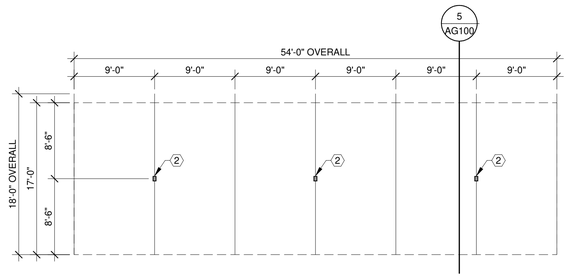
EXTERIOR ELEVATIONS - WEST

A208

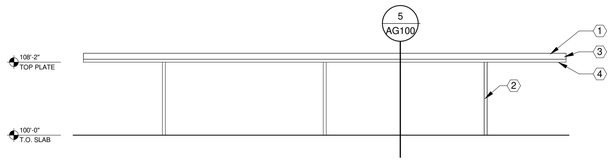
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KEY NOTES

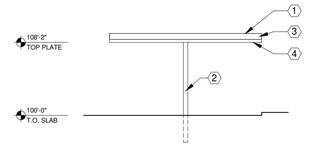
1. PRE-FINISHED METAL ROOF
2. TUBE STEEL COLUMN, PAINTED TO MATCH FASCIA.
3. PRE-FINISHED METAL FASCIA
4. PRE-FINISHED GUTTER. COLOR TO MATCH FASCIA.
5. PAINTED ACCESSIBLE PARKING SYMBOL AND ACCESS AISLE
6. 8'-2" CLEAR MIN. HEIGHT AT ACCESSIBLE PARKING SPACE AND ACCESS AISLE STRIPING.



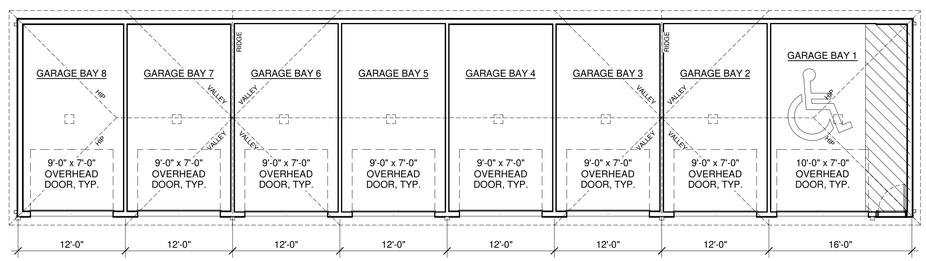
3 AG100 — 6 BAY CARPORT PLAN
1/8" = 1'-0"



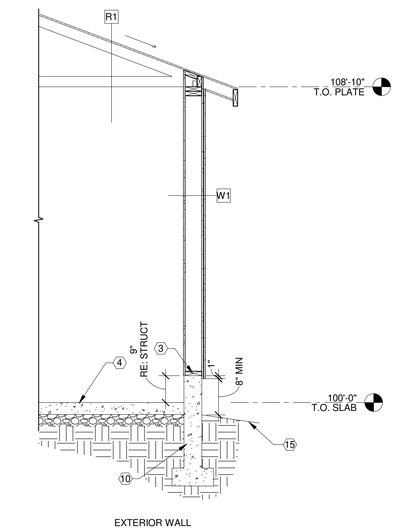
4 AG100 — 6 BAY CARPORT ELEVATION
1/8" = 1'-0"



5 AG100 — TYPICAL CARPORT SECTION
1/8" = 1'-0"



1 AG100 — 8 STALL ACCESSIBLE GARAGE FLOOR PLAN
1/8" = 1'-0"



EXTERIOR WALL

2 AG100 — WALL SECTION- GARAGE
1/2" = 1'-0"

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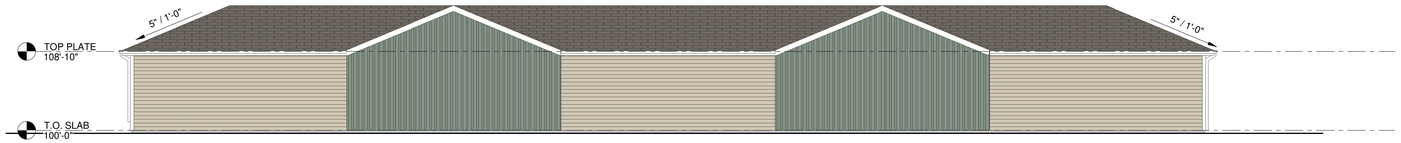
GARAGE, CARPORTS, & DETAILS

AG100



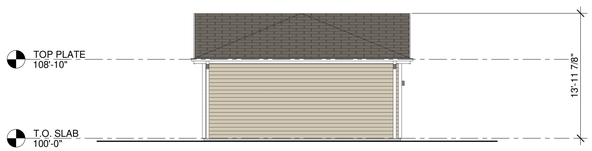
1 AG201 TYPICAL GARAGE FRONT ELEVATION

1/8" = 1'-0"



2 AG201 TYPICAL GARAGE BACK ELEVATION

1/8" = 1'-0"



3 AG201 TYPICAL GARAGE SIDE ELEVATION

1/8" = 1'-0"

GARAGE EXTERIOR FINISH SCHEDULE

EXTERIOR FEATURE	MATERIAL	MANUFACTURER	COLOR	COMMENTS
ROOF	ASPHALT COMPOSITION SHINGLES	CERTIANTEED	DRIFTWOOD	30 YEAR ARCHITECTURAL SHINGLE
ROOF GUTTERS / DOWNSPOUTS	PAINTED SHEET METAL	CUSTOM	SW 7103 WHITETAIL	
ROOF FASCIA	WOOD	2X8 PRE-PRIMED	SW 7103 WHITETAIL	SATIN
LAP SIDING	VINYL	KAYCAN	CABOT BROWN	
LAP SIDING	VINYL	KAYCAN	WILLOW GREEN	
SIDING TRIM	WOOD & VINYL COMBINATION	MART TRIM / KAYCAN	SW 7103 WHITETAIL	
OVERHEAD DOORS	METAL SKIN	CLOPAY	SW 7103 WHITETAIL	SEMI-GLOSS
MAN DOORS	PAINTED METAL	TBD	SW 7103 WHITETAIL	SEMI-GLOSS

MATERIALS LEGEND

BOARD & BATTEN METAL SIDING
FIELD COLOR:
PLYGEM VERTICAL 8"
QUIET WILLOW

5" VINY LAPPED SIDING
FIELD COLOR:
PLYGEM
DESERT SAND

ASPHALT COMP. SHINGLES
FIELD COLOR:
CERTAINTEED
DRIFTWOOD

PAINTED TRIM
ACCENT COLOR:
WHITE

SMART TRIM & DOORS (PAINTED)
ACCENT COLOR:
SW7006 EXTRA WHITE

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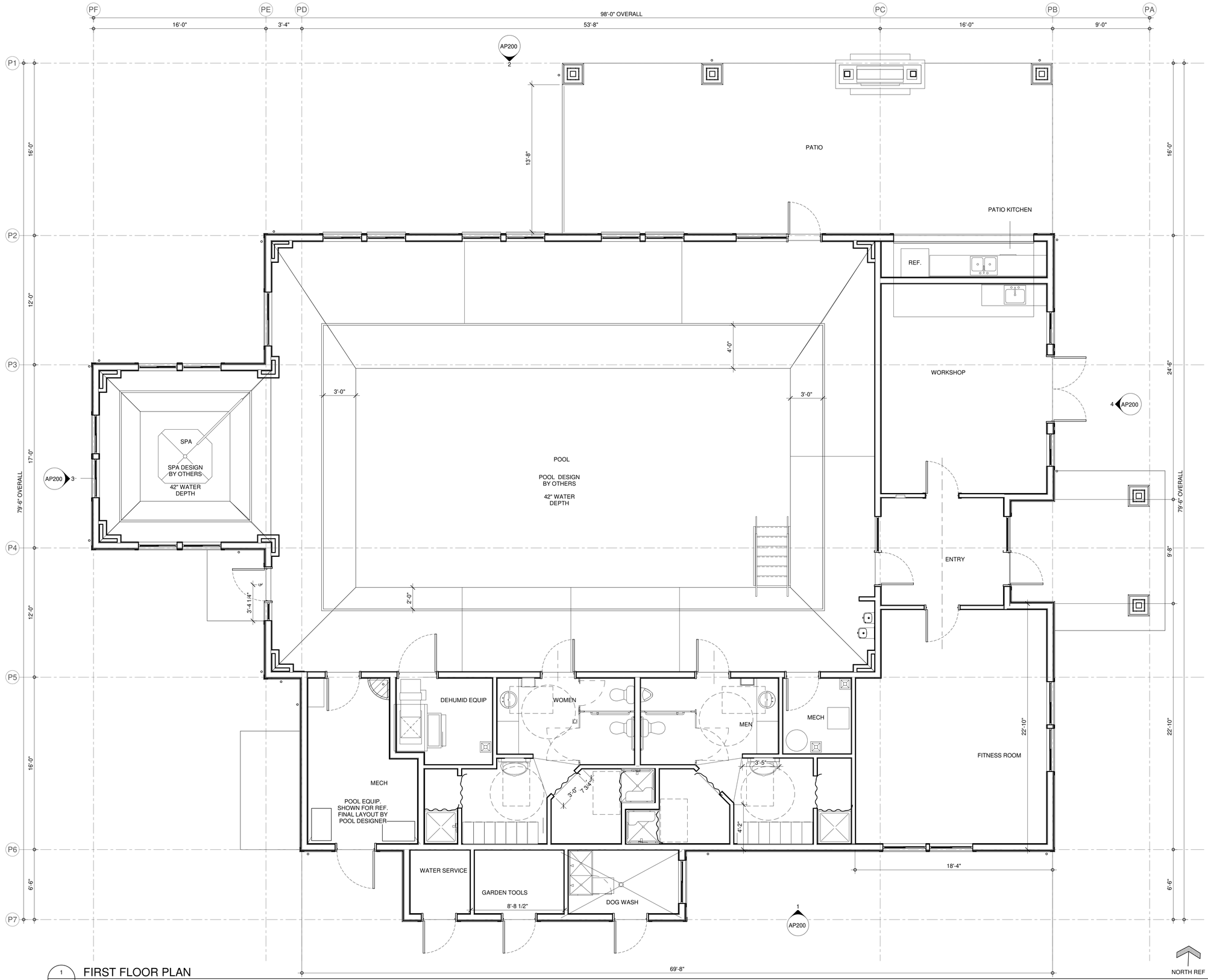
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GARAGE ELEVATIONS

AG201



1 AP100 FIRST FLOOR PLAN

1/4" = 1'-0"

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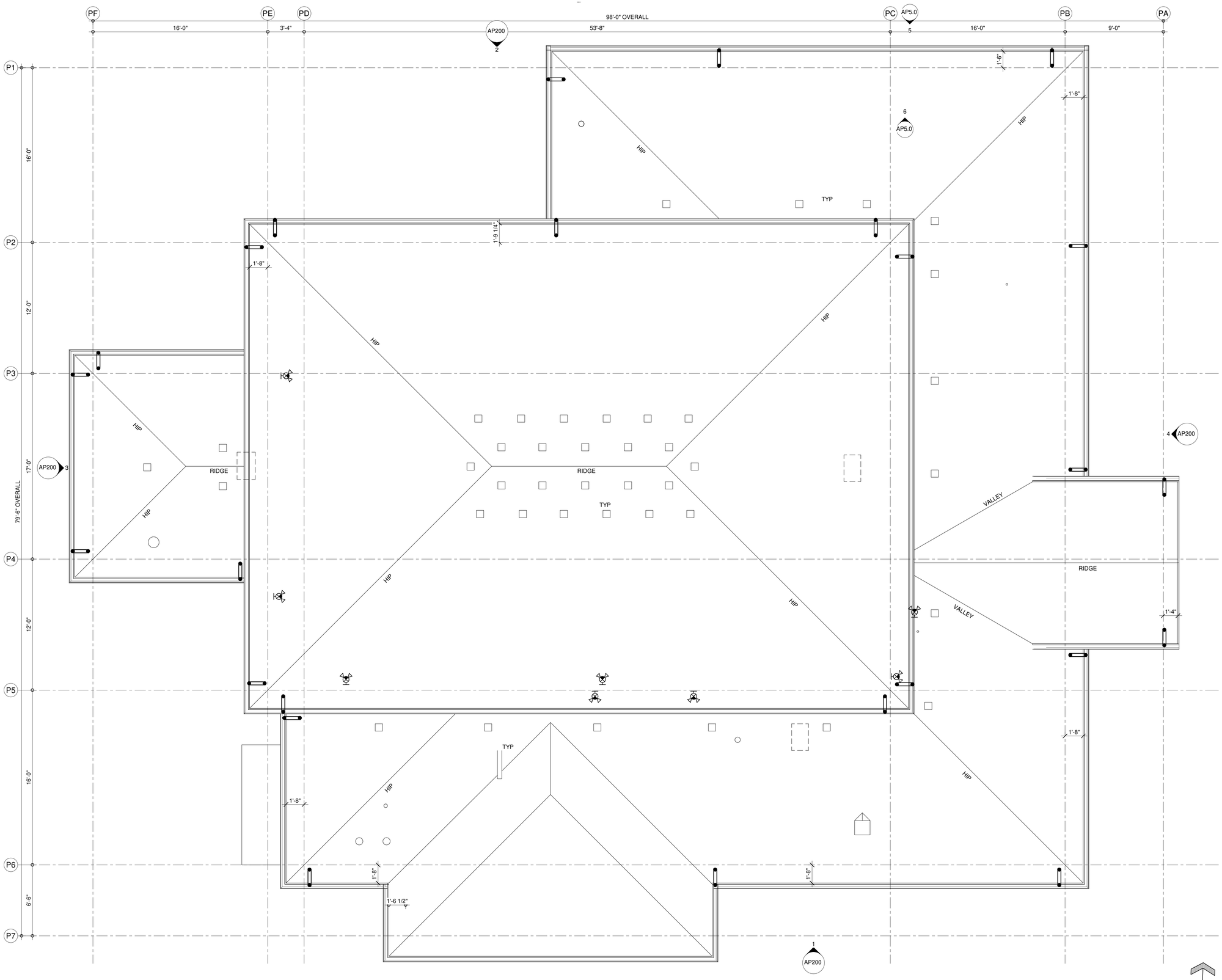
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REVISIONS

POOL HOUSE FLOOR PLAN

AP100



1 AP101 ROOF PLAN

1/4" = 1'-0"

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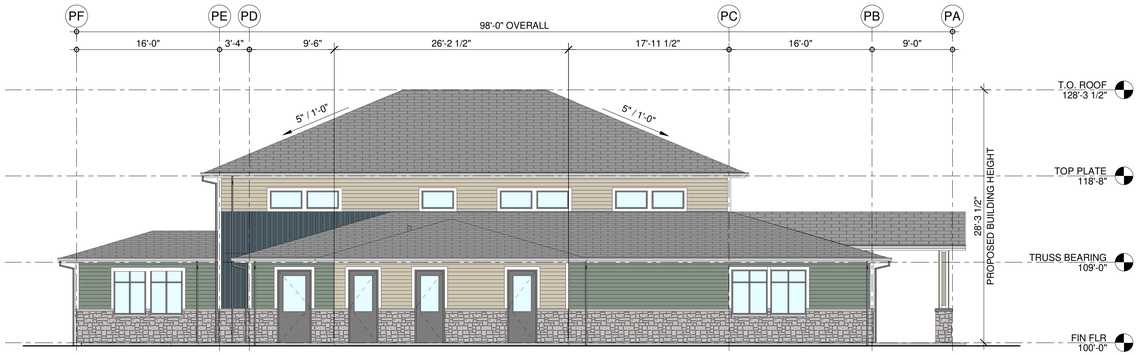
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POOL HOUSE ROOF PLAN

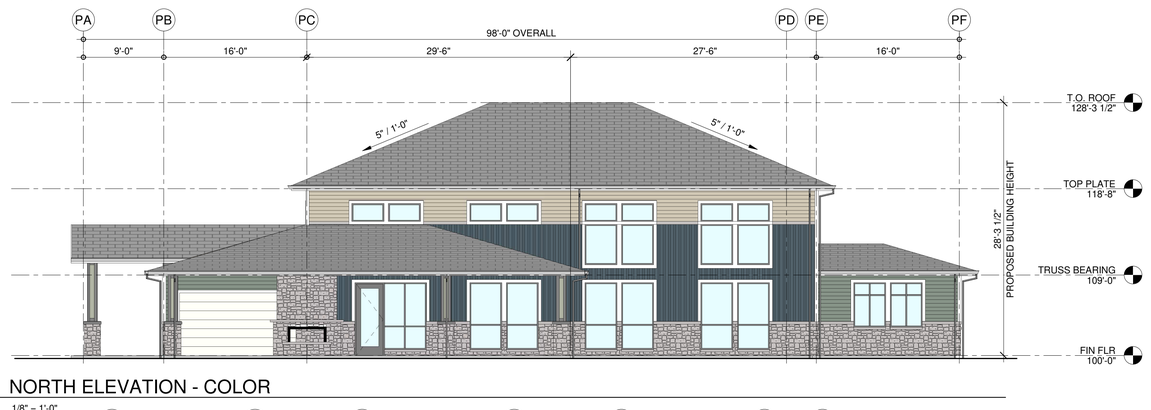
AP101



1 AP200

SOUTH ELEVATION - COLOR

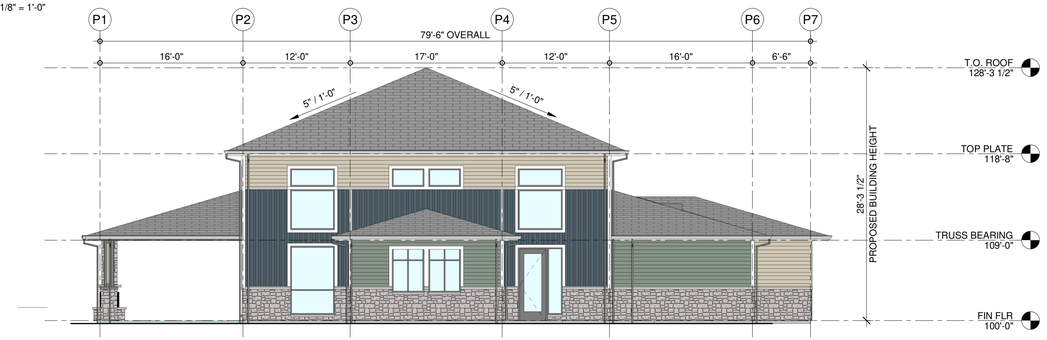
1/8" = 1'-0"



2 AP200

NORTH ELEVATION - COLOR

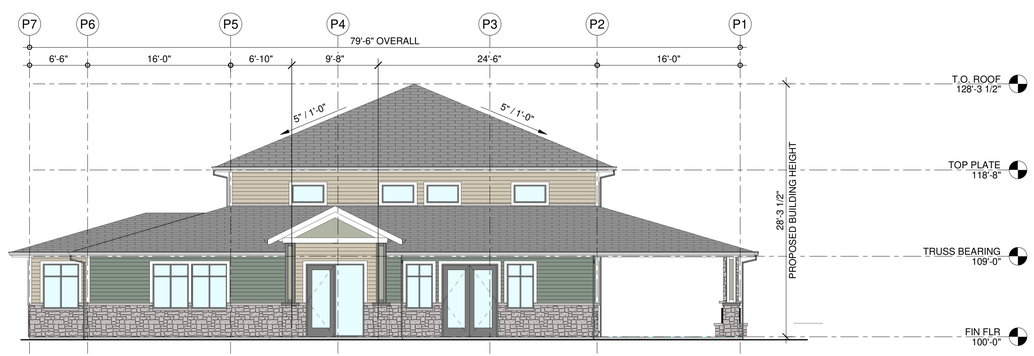
1/8" = 1'-0"



3 AP200

WEST ELEVATION - COLOR

1/8" = 1'-0"



4 AP200

EAST ELEVATION - COLOR

1/8" = 1'-0"

EXTERIOR ELEVATION FINISH GENERAL NOTES

A. THIS SHEET IS FOR EXTERIOR FINISH CLARIFICATIONS ONLY.

MATERIALS LEGEND

S1 — 5" VINYL LAPPED SIDING
FIELD COLOR:
PLYGEM
DESERT SAND

S2 — BOARD & BATTEN METAL SIDING
FIELD COLOR:
PLYGEM VERTICAL 8"
PEBBLESTONE CLAY

S3 — 5" VINYL LAPPED SIDING
FIELD COLOR:
PLYGEM VERTICAL 8"
QUIET WILLOW

S4 — BOARD & BATTEN METAL SIDING
FIELD COLOR:
PLYGEM VERTICAL 8"
NEWPORT BAY

S5 — STONE VENEER SIDING
FIELD COLOR:
VERSETTA STONE
MISSION POINT

R1 — ASPHALT COMP. SHINGLES
FIELD COLOR:
CERTAINTEED
DRIFTWOOD

T1 — PAINTED OR VINYL TRIM
ACCENT COLOR:
WHITE

T2 — SMART TRIM (PAINTED)
ACCENT COLOR:
SW7006 EXTRA WHITE

NOTE:
FINAL MATERIALS, COLORS, AND DESIGN SUBJECT TO CHANGE. DESIGN CHANGES WILL BE COORDINATED TO MEET THE INTENT OF THE APPROVED DESIGN REVIEW.

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POOL HOUSE FINISH ELEVATIONS

AP200

LUMINAIRE SCHEDULE

CALLOUT	SYMBOL	DESCRIPTION	LAMP	BALLAST	MOUNTING	MODEL	INPUT WATTS	VOLTS	NOTES	OTHER NOTES	QUANTITY
S3-T2		OUTDOOR: LED POLE LIGHT, TYPE II OPTICS, WITH SQUARE POLE. FULL CUTOFF	(1) 49W LED	LED DRIVER	POLE & BASE	LITHONIA LIGHTING DSXO LED P2 40K T2M MVOLT SPA DDBXD POLE: SSS 4C	49	208V 2P 2W	PROVIDE STEEL POLE, FXITURE HEIGHT NOT TO EXCEED 16'.	BLACK/BLACK POLE	7
S3-T3		OUTDOOR: LED POLE LIGHT, TYPE III OPTICS, WITH SQUARE POLE. FULL CUTOFF	(1) 49W LED	LED DRIVER	POLE & BASE	LITHONIA LIGHTING DSXO LED P2 40K T3M MVOLT SPA DDBXD POLE: SSS 4C	49	208V 2P 2W	PROVIDE STEEL POLE, FXITURE HEIGHT NOT TO EXCEED 16'.	BLACK/BLACK POLE	3
S3-T4		OUTDOOR: LED POLE LIGHT, TYPE IV OPTICS, WITH SQUARE POLE. FULL CUTOFF, HOUSE SIDE SHIELD	(1) 49W LED	LED DRIVER	POLE & BASE	LITHONIA LIGHTING DSXO LED P2 40K T4M MVOLT SPA DDBXD POLE: SSS 4C	49	208V 2P 2W	PROVIDE STEEL POLE, FXITURE HEIGHT NOT TO EXCEED 16'.	BLACK/BLACK POLE	11
S5		OUTDOOR: WALL SCONCE WITH INTEGRAL EMERGENCY BATTERY BALLAST, HALF CYLINDER, FULL CUTOFF	(1) 28W LED 4000K	LED DRIVER W/ BATTERY	WALL	PHILIPS GARDCO: 104L-16L-530-NW-G1-3-EBPC-UNV-BK	28	120V 1P 2W	EXTERIOR		15
S7		EXTERIOR: POST TOP OUTDOOR POLE LIGHT, TYPE V DISTRIBUTION	(1) 108W LED 4000K	LED DRIVER	POLE & BASE	LSI LIGHTING: XLXM3 PT 5 LED HO NW UE BLK POLE: 4RPSF S10G 12 S BLK/4SRBC GA	108	208V 2P 2W	PROVIDE STEEL POLE, FIXTURE HEIGHT NOT TO EXCEED 12'		14
S9		SURFACE MOUNT WALLPACK	(1) 13W GE PL26W/GX24-q3 COMPACT FLUORESCENT	LED DRIVER	WALL	TRANS GLOBE LIGHTING: 40382	24	120V 1P 2W	GARAGE SCONCE	BLACK, RUST	45
S10		OUTDOOR: CARPORT LINEAR LED, W/ OCCUPANCY SENSOR	(1) 38W LED, 4000K 80CRI	0-10V DIMMING	CEILING	DAY-BRITE: DWAE43L840-4-UNV-MD360W	38	MULTIPLE	CARPORTS	STRIP LIGHT MOUNTED UNDER CARPORTS	10

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REVIEWED BY | Checker

LIGHTING SCHEDULE

E002

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MNGUYEN J:\2007-XXX AFFINITY DUPONT, WA\DWG\E002 LIGHTING SCHEDULE.DWG 06-06-2024 14:21



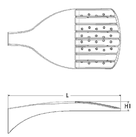
D-Series Size 0
LED Area Luminaire

Catalog Number:
Notes:
Type:

Hit the tab key or mouse over the page to see all interactive elements

Specifications

EPA: 0.44 ft² (0.04 m²)
Length: 26.18" (66.5 cm)
Width: 14.06" (35.7 cm)
Height H1: 2.86" (5.7 cm)
Height H2: 7.46" (18.7 cm)
Weight: 23 lbs (10.4 kg)



Introduction

The modern styling of the D-Series features a highly refined aesthetic that blends seamlessly with its environment. The D-Series offers the benefits of the latest in LED technology into a high performance, high efficacy, long-life luminaire.

The photometric performance results in sites with excellent uniformity, greater pole spacing and lower power density. D-Series outstanding photometry aids in reducing the number of poles required in area lighting applications, with typical energy savings of 70% and expected service life of over 100,000 hours.

design select

Items marked by a shaded background qualify for the Design Select program and ship in 15 days or less. To learn more about Design Select, visit www.acuitybrands.com/designselect.
***See ordering tree for details**

Design Select options indicated by this color background.

Ordering Information

EXAMPLE: DSX0 LED P6 40K 70CRI T3M MVOLT SPA NLTAIR2 PIRHN DDBXD

DSX0 LED

Series	LEDs	Color temperature¹	Color Rendering Index¹	Distribution	Voltage	Mounting
DSX0 LED	**Forward optics** P1 P5 P2 P6 P3 P7 P4 **Rotated optics** P10² P12² P11² P13²	(this section 70CRI only) 30K 3000K 40K 4000K 50K 5000K (this section 80CRI only, extended lead times apply) 27K 2700K 30K 3000K 35K 3500K 40K 4000K 50K 5000K	70CRI 70CRI 70CRI 80CRI 80CRI 80CRI 80CRI	AFR Automotive front row T1S Type I short T2M Type II medium T3M Type III medium T3LG Type III low glare³ T4M Type IV medium T4LG Type IV low glare³ T5FTM Forward throw medium T5M Type V medium T5LG Type V low glare T5VW Type V wide BLC3 Type III backlight control³ BLC4 Type IV backlight control³ LCCO Left corner cutoff⁴ RCCO Right corner cutoff⁴	MVOLT (120V-277V)⁵ HVOLT (347V-480V)⁵⁶ XVOLT (277V-480V)⁵⁶ 120⁵·⁶·⁸ 208⁵·⁶·⁸ 240⁵·⁶·⁸ 277⁵·⁶·⁸ 347⁶·⁸·⁹ 480⁶·⁸·⁹	**Shipped included** SPA Square pole mounting (3@ drilling, 3.5" min. SQ pole) RPA Round pole mounting (3@ drilling, 3" min. RND pole) SPA5 Square pole mounting (4@ drilling, 3" min. SQ pole)⁷ RPA5 Round pole mounting (4@ drilling, 3" min. RND pole)⁷ SPA4M Square narrow pole mounting (4@ drilling, 3" min. SQ pole) WBA Wall bracket⁸ MA Mast arm adapter (mounts on 2 3/8" OD horizontal tenon)

Control options	Other options	Finish (required)
Shipped installed NLTAIR2 PIRHN nLight AIR gen 2 enabled with bi-level motion / ambient sensor, 8–40' mounting height, ambient sensor enabled at 25 FC⁹·¹⁰·¹¹ PIR High/low, motion/ambient sensor, 8–40' mounting height, ambient sensor enabled at 3fc⁹·¹⁰·¹¹ PER NEMA twist-lock receptacle only (controls ordered separately)¹² PER5 Five-pin receptacle only (controls ordered separately)¹²·¹³	PER7 Seven-pin receptacle only (controls ordered separately)¹²·¹³ FAO Field Adjustable output¹⁴·¹⁵ BL30 Bi-level switched dimming, 30%¹⁴·¹⁵ BL50 Bi-level switched dimming, 50%¹⁴·¹⁵ DMG 0–10V dimming wires pulled outside fixture (for use with an external control, ordered separately)¹⁵ **Shipped separately** EGSR External Glare Shield (reversible, field install required, matches housing finish) BSDB Bird Spikes (field install required)	DDBXD Dark Bronze DBLXD Black DNAXD Natural Aluminum DWHXD White DDBTXD Textured dark bronze DBLBXD Textured black DNATXD Textured natural aluminum DWHGXD Textured white

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COMMERCIAL OUTDOOR

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AMON WALL



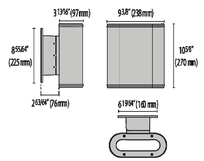


Long-lasting energy-efficient wall pack series. Fixtures consist of:
- Multi-step powder-coat painting process, optimized against UV rays and corrosion.
- Copper-free extruded aluminum housing and copper-free precision die-cast aluminum ring/faceplate, bracket (WALL versions) and mounting plate.
- Extra-clear, flat, tempered silk-screened soda-lime glass diffuser.
- Custom molded, anti-aging gasket(s).
- Stainless steel external hardware.
- Custom MCPCB utilized to maximize heat dissipation and promote a long LED life.
- High-transmittance transparent optics.
- Single (M) or dual (B) light emission.
- IESNA type II light distribution.
- IESNA type I light distribution.
- 26° x 70° beam angle (WB).
- Input voltage: 120-277 V (50 / 60 Hz), integral 0-10 V dimming driver.
- Integral, emergency battery-pack designed for a minimum operation of 90 minutes (EMPK versions).
- Standard hinged bracket for ease of installation: wiring can be completed by mounting the bracket ahead of the luminaire, then sliding luminaire onto the bracket using quick connectors system, then securing the luminaire by tightening the stainless steel set screws (WALL versions only).
- Consult factory for dimming options, custom finishes, and non-catalogued CCT (Kelvin) options.
- Product meets Buy American Act requirements within ARRA.
- 5-year warranty.
- Marine Grade finish.
- Suitable for Natatorium applications.

IP65 · IK08 5 J

FINISHES

- **AN-96** / Iron gray / Textured
- **BK-81** / Black / Textured
- **GR-94** / Aluminum metallic / Textured
- **WH-87** / White / Textured
- **RB-10** / Iron rust / Textured



AMON **WALL**

Scan here for installation instructions

LUMEN OUTPUT	2700K	3000K	3500K	4000K
B-T1	3190	3334	3478	3622
B-T1+NB	2026	2170	2358	2358
B-T2	3144	3288	3429	3571
B-T2+NB	2003	2147	2239	2332
M-T1	1595	1667	1739	1811
M-T1 EMPK	1595	1667	1739	1811
M-T2	1572	1644	1715	1786
M-T2 EMPK	1572	1644	1715	1786

28W Max Wattage - M
56W Max Wattage - B

ITEMS WITH NB ARE NOT EQUAL UP/DOWN LIGHT NARROW BEAM IS POWERED AT 10W MAX

Revision 06
05/24

PHILIPS
GARDCO

Wall Mount

LED Wall Sconce 104L



Project:
Location:
Cat.No:
Type:
Qty:
Notes:

Philips Gardco 104 LED wall sconces feature a low-profile design that provides wide flexibility in high performance exterior wall illumination. Full cutoff performance, usable illumination patterns, and powerful wattages combine into a compact and architecturally pleasing design. 104L sconces are available in Type 2, 3, and 4 distributions, and provide output of up to 9500 lumens. Energy saving control options increase energy savings and offer California Title 24 compliance. Emergency Battery Backup option available for path of egress.

Ordering guide

example: 104L-32L-700-NW-G1-3-120-IMRI2-BZ

Prefix	Number of LEDs	Drive Current	LED Color - Generation	Distribution	Emergency	Voltage	Key Ions: Controls	Key Ions: Electrical	Finish
104L 104L LED Wall Sconce	14L 14 LEDs (1 module) 32L 32 LEDs (2 module)	530 530mA 650 650mA[1] 700 700mA 1000 1000mA 1200 1200mA 530 530mA 650 650mA[1] 700 700mA 1000 1000mA[2]	CW-G1 Cool White 5700K, 70CRI Generation 1 WW-G1 Neutral White 4000K, 70CRI Generation 1 WW-G1 Warm White 3000K, 70CRI Generation 1	2 Type 2 3 Type 3 4 Type 4	EBPC Emergency Battery Pack-Cold Weather[3,4,5] Leave blank to omit an emergency option	UNV 120-277V MVO 347-480V 120 120V 208 208V 240 240V 277 277V 347 347V 480 480V	DD 0-10V Dimming Driver[6,9] DCC Dual Circuit Control[4,10] DynaDimmer Automatic Profile Dimming C530 Safety 50% Dimming (7 hours)[9,10] CM50 Medium 50% Dimming (8 hours)[9,10] C850 Economy 90% Dimming (5 hours)[9,10] DA30 All Night 50% Dimming[9,10] **Photoelectric systems** PCB Photocontrol (Button)[4,6,8,9] **Infrared Motion Response systems** BMR2 Integral with #2 lens[8,9,10] BMR3 Integral with #4 lens[8,9,11] **Wireless system** LLC2 Integral module with #2 lens[12,13,14] LLC3 Integral module with #3 lens[12,13,14]	**Fixting** F1 Single (120, 277, 347VAC)[7] F2 Double (208, 240, 480VAC)[7] F3 Canadian Double Pull (208, 240, 480VAC)[7]	**Textured** BK Black WH White BZ Bronze DGY Dark Gray MGY Medium Gray **Customer specified** RAL Specify optional color or RAL (ex: OC-LGP or OC-RAL7024) CC Custom color (Must supply color chip for required factory quote)

1. 650mA only available with Emergency Battery Pack Cold Rated (EBPC) option
2. 32L rated for 30°C at 1000mA
3. Available for use with 9L and 32L in 530mA or 650mA only. Rated for -20°C to 35°C
4. Available in 120 or 277V only.
5. Not available with Dual Circuit Control (DCC) option.
6. EBPC is not available with DCC.
7. Not available with Dimming Driver (DD) option.
8. Available in 32L with 530mA. Consult technical support center for use with photocell and CSCSM/CE/DA
9. Available in 120-277V (UNV) only.
10. Not available with LLC and DCC.
11. Not available with 480V.
12. Must specify input voltage.
13. Not available with DD, DCC or LLC.
14. LLC2/3 not available with PCB, BMR, CS/CM/CE/DA. Ships with WS accessory attached to wireless module. Not for use with LLCR accessory.

LED LEXINGTON DECORATIVE AREA LIGHTS (XLXM3)



US patent 782456, 7852293, & 8432108 and US & Int'l. patents pending

SMARTTEC™ - LSI drivers feature integral sensor which reduces drive current, when ambient temperatures exceed rated temperature.

ENERGY SAVING CONTROL OPTIONS - DIM - 0-10 volt dimming enabled with controls by others. BLS - Bi-level switching responds to external line voltage signal from separate 120-277V controller or sensor (by others), with low light level decreased to 30% maximum drive current.

EXPECTED LIFE - Minimum 60,000 hours to 100,000 hours depending upon the ambient temperature of the installation location.

LEDS - Select high-brightness LEDs in Cool White (5000K) or Neutral White (4000K) color temperature, 70CRI.

DISTRIBUTION/PERFORMANCE - Types 3, FT, and 5. Exceptional uniformity creates bright environment at lower light levels. Improved backlight cutoff minimizes light trespass.

HOUSING - One piece housing/support frame is die-cast aluminum. Post top access cover and support arms are die-cast aluminum. Housing is sealed with an extruded silicone gasket.

HOUSING TOP CAP - Removable spun aluminum cap/driver enclosure is retained by captive stainless steel fasteners and safety cables. Housing and top cap interface is sealed with a one-piece extruded silicone gasket. Tool-less entry option is available.

SEALED OPTICAL UNIT - Lens is clear, flat tempered glass, sealed to aluminum optics housing. Pressure stabilizing breather allows super-tight protection while preventing temperature cycling from building up internal pressures and vacuums that can stress optical unit seals and components.

FASTENERS - All exposed fasteners are black oxide coated stainless steel. Internal fasteners are stainless steel or zinc electroplated steel.

ELECTRICAL - Terminal block for attachment of incoming primary wiring is supplied. Two-stage surge protection (including separate surge protection built into electronic driver) meets IEEE C62.41.2-2002, Location Category C. Available with universal voltage power supply 120-277VAC (50/60Hz input), 347VAC and 480VAC. Optional button-type photocells (PCI) are available in 120, 208, 240, 277 or 347 volt (supply voltage must be specified).

DRIVER - Available in Super Saver (SS) and High Output (HO) drive currents (Drive currents are factory programmed). State-of-the-art driver technology designed specifically for LSI LED light sources provides unsurpassed system efficiency. Components are fully encased in potting material for moisture resistance. Driver complies with IEC and FCC standards.

OPERATING TEMPERATURE - -40°C to +50°C (-40°F to +122°F).

MOUNTING - Post Top and Wall mounting available. Pole selection information shown under fixture drawings.

FINISH - Fixtures are finished with LSI's DuraGrip® polyester powder coat finishing process. The DuraGrip finish withstands extreme weather changes without cracking or peeling.

WARRANTY - LSI LED fixtures carry a limited 5-year warranty.

PHOTOMETRICS - Please visit our web site at www.lsi-industries.com for detailed photometric data.

LISTING - Listed to U.S. and Canadian safety standards. Suitable for wet locations.

LIGHT OUTPUT - XLXM3

POST TOP MOUNT	# of LEDS	Type 3	Lumens (Nominal) Type FT	Type 5	Watts (Nominal)
Cool White	SS 64	6190	5570	5240	70
	HO 64	8570	8270	7510	108
Neutral White	SS 64	5950	5350	5150	70
	HO 64	8250	7580	6890	108

LED Chips are frequently updated therefore values may increase.

Also available in traditional light sources

This product, or selected versions of this product, meet the standards listed below. Please consult factory for your specific requirements.

RoHS COMPLIANT · cULus Listed wet location · ARRA Ready Compliant · IDA DARK SKY APPROVED

Fixtures comply with ANSI C136.31-2010 American National Standard for Roadway Lighting Equipment - Luminaire Vibration 3.0G requirements.

Project Name _____ Fixture Type _____
Catalog # _____

10/21/15
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Trans Globe Lighting

40382



Outdoor Wall Lantern

Width (in): 11

Height (in): 17.75

Depth (in): 12

Glass Type: Crackled

Bulb Type: Medium base

Number of Bulbs: 1

Wattage: 60

Finish Shown: Rubbed Oil Bronze, Black

Available Finishes: Rubbed Oil Bronze (ROB), Black (BK)

UL Listed: Damp

Country of Origin: China

Material: Metal, Glass, Electrical

- Multiple finishes available

Job Name: Job Type: Contact:

Fixture Location: Quantity: Additional Notes:

Shipping Box	Width	Height	Depth	Ship Wt	Method	Oversize	Case QTY
Ship QTY: 1 ea					Ground	No	
UPC: by finish		**Finish:**		**Warranty:** 1 year limited parts, repair, and replacement			

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Day-Brite CFI
by Signify

Industrial

Vaporlume LED DW

4' sealed industrial 4300 to 7000 lm



Control options available

Project:
Location:
Cat.No:
Type:
Lumens: Qty:
Notes:

Day-Brite / CFI Vaporlume LED sealed industrial DW is a specialized wet location, IP rated product designed for use in both indoor and outdoor environments. It is a wet location listed, non-corrosive luminaire available in both fluorescent and LED light sources.

Ordering guide

Example: DWAE51L840-4-UNV-MD360W

Family	Application	Lens	Hubs Installed	Lumen Package	Color Temp.	Length	Voltage	Driver	Options
D	W		E		–	–	–	–	
D Sealed Industrial	W Wet Location	A DR Acrylic P Polycarbonate L Enhanced LED Acrylic	E Ends only	35L 3500 nominal lumens 43L 4300 nominal lumens 51L 5100 nominal lumens (25°C ambient) 51LH 5100 nominal lumens (-35°C to 40°C) 70L 7000 nominal lumens Other lumen packages may be ordered in increments of 100lm up to 7000 lumens.	830 80 CRI, 3000K 835 80 CRI, 3500K 840 80 CRI, 4000K 850 80 CRI, 5000K	4 4'	UNV Universal Voltage, 120-277V 347[1] 347V 480[1] 480V	blank 0-10V Step dimming to 40% input power SDIM[2]	MD360W[3] Wet location occupancy sensor, external MD360WD[3] Wet location occupancy sensor, (DIM/DIM to 10%) WHP Wide beam optic EMLED[4] Integral emergency IP67 Protection against effects of Immersion GLR Fixting, fast blow SWZCSH[5] Interact Pro scalable high bay sensor with integral daylight & occupancy sensing, advanced grouping with dwell time SNH200[5] Integral EasySense occupancy & daylight sensor, with advanced SpaceWise type wireless grouping SSL Stainless steel latches

Footnotes

1 All 347V and 480V models available only for (-20°C to 25°C) ambient. Not available for use with 51LH or SDIM options.
2 Step dim (SDIM) option not available on 51LH.
3 EMLED option not available on 347V or 480V models.
4 High bay motion detector. Motion sensing zone is extremely limited if used below 15' mounting height.
5 Not available with SWZCSH or SNH200 option.

Accessories (order separately)

- **TBK** – Stainless Steel Top Bracket Kit (pair of brackets plus hardware)
- **EBK** – Stainless Steel End Bracket Kit (pair of brackets plus hardware)
- **WBK** – Stainless Steel Wraparound Bracket Kit (pair of brackets)
- **FKIN-126** – Chain Hanger Set (requires TBK)
- **V2/DW-4ARL-CS** – 4' Acrylic Replacement Lens
- **V2/DW-4PRL** – 4' Polycarbonate Replacement Lens
- **V2/DW-4LRA** – 4' LED Frosted Acrylic Replacement Lens

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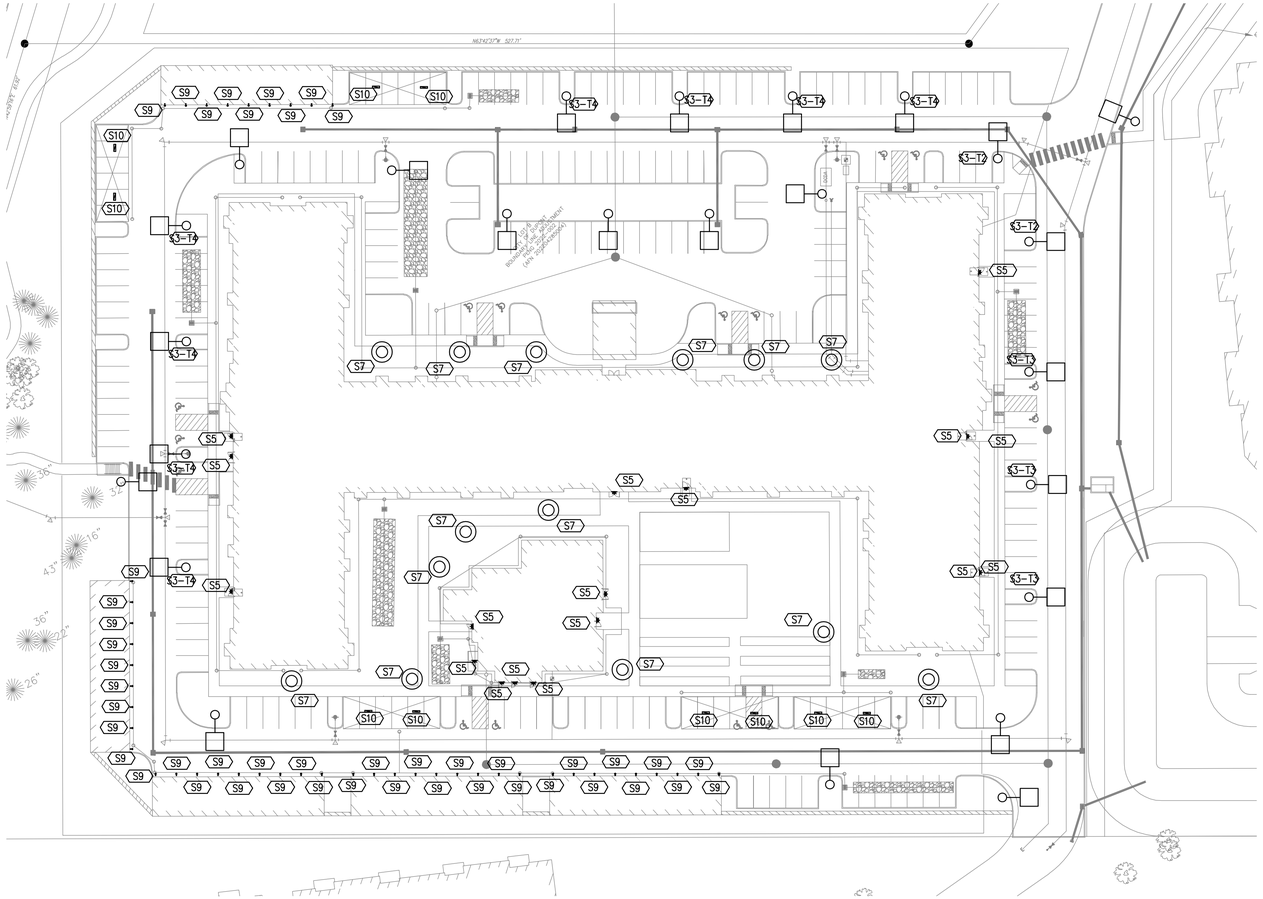
ENTITLEMENT SET

05.30.2024
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DESIGNED BY | Designer
DRAWN BY | Author
REVIEWED BY | Checker

SITE LIGHTING
CUTSHEETS

E003

ONT



LTG

SITE LIGHTING

SCALE: 1" = 40'-0"

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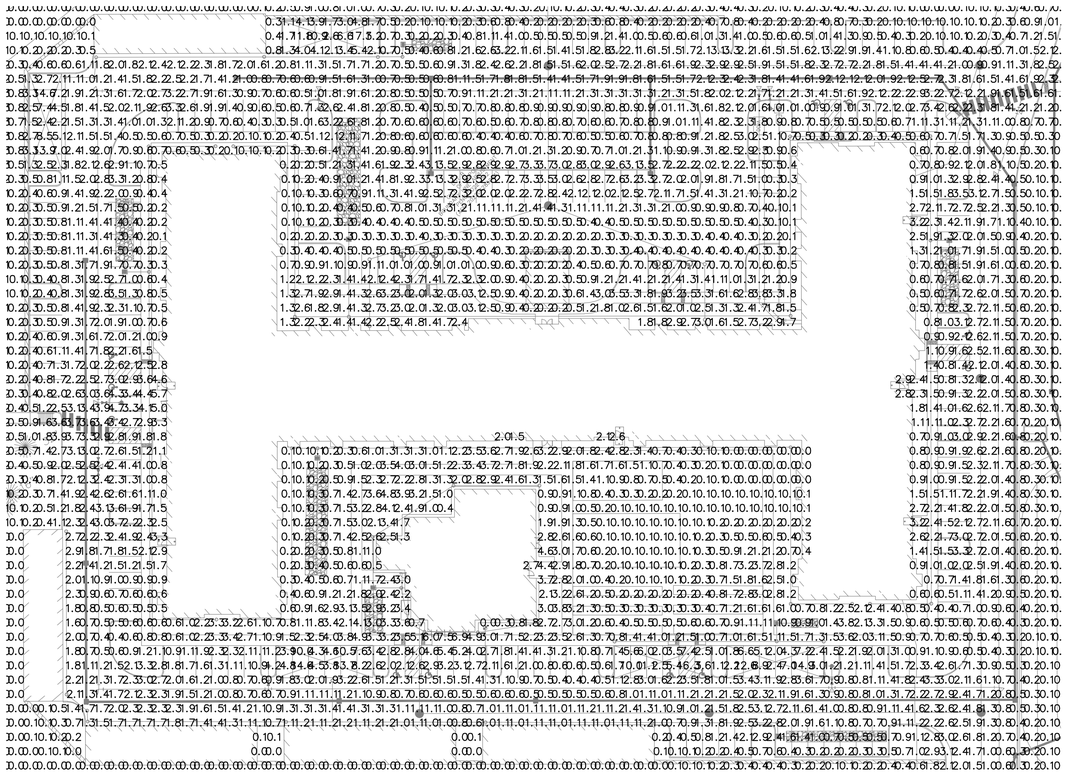
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SITE LIGHTING

E100

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LTG

SITE PHOTOMETRICS

SCALE: 1" = 40'-0"

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SITE PHOTOMETRICS

E101

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LEGAL DESCRIPTION:

ALL THAT CERTAIN REAL PROPERTY SITUATE IN THE CITY OF DUPONT, COUNTY OF PIERCE, STATE OF WASHINGTON, AND BEING DESCRIBED AS A PORTION (TO BE DETERMINED) OF THE FOLLOWING DESCRIBED PROPERTY;

LOT B CITY OF DUPONT BOUNDARY LINE ADJUSTMENT FILE NO. PLNG 2022–002, RECORDED UNDER RECORDING NUMBER 202204285004, RECORDS OF PIERCE COUNTY, WASHINGTON.

THE PROPERTY DESCRIBED AND SHOWN HEREON IS THE SAME PROPERTY AS DESCRIBED IN THE CHICAGO TITLE COMPANY OF WASHINGTON COMMITMENT FOR TITLE INSURANCE NUMBER 230374–NCS DATED FEBRUARY 21, 2024 AND THAT ALL EASEMENTS, COVENANTS AND RESTRICTIONS REFERENCED IN SAID TITLE COMMITMENT OR APPARENT FROM A PHYSICAL INSPECTION OF THE SITE OR OTHERWISE KNOWN TO THE SURVEYOR HAVE BEEN PLOTTED HEREON OR OTHERWISE NOTED AS TO THEIR EFFECT ON THE SUBJECT PROPERTY.

CHICAGO INSURANCE COMPANY COMMITMENT NO. 230374–NCS SCHEDULE B – EXCEPTIONS:

1) RESERVATIONS OF THAT DEED RECORDED DECEMBER 9, 1991, RECORDING NO. 9112090237, AND MODIFIED UNDER RECORDING NO. 9405130746, AFFECTS SUBJECT PROPERTY, NOT PLOTTED, BLANKET IN NATURE.

2) COVENANTS, CONDITIONS, RESTRICTIONS RECORDED AUGUST 24, 1992, RECORDING NO. 9208240297 AND EACH MODIFICATION THERETO DESCRIBED AS FOLLOWS:
   RECORDED JANUARY 10, 1995, RECORDING NO. 9501100462;
   RECORDED MARCH 15, 1995, RECORDING NO. 9503150368;
   RECORDED JANUARY 9, 1996, RECORDING NO.9601090368;
   RECORDED JANUARY 26,1996, RECORDING NO. 9601260346;
   RECORDED MARCH 12, 1996, RECORDING NO. 9603120707;
   RECORDED SEPTEMBER 11, 1996, RECORDING NO. 9609110555;
   RECORDED DECEMBER 24, 1996, RECORDING NO. 9612240420;
   RECORDED OCTOBER 17, 1997, RECORDING NO. 971070646;
   RECORDED MARCH 17, 1998, RECORDING NO. 9803170310;
   RECORDED JULY 7, 1998, RECORDING NO. 9807070025;
   RECORDED DECEMBER 20, 1999, RECORDING NO. 9912200109;
   RECORDED DECEMBER 6, 2000, RECORDING NO. 200012060263;
   RECORDED SEPTEMBER 18, 2002, , RECORDING NO. 200209180938;
   RECORDED APRIL 4, 2003, RECORDING NO. 200304041434;
   RECORDED DECEMBER 5, 2005, RECORDING NO. 200512050081;
   RECORDED DECEMBER 21, 2007, RECORDING NO. 200712210490;
   RECORDED AUGUST 15, 2008, RECORDING NO. 200808150280;
   AFFECTS SUBJECT PROPERTY, NOT PLOTTED, ALL EASEMENTS GENERAL IN NATURE.

   ASSIGNMENTS OF RIGHTS, RECORDED JANUARY 28, 2000, RECORDING NO. 200001281029, AFFECTS SUBJECT PROPERTY, NOT PLOTTED, GENERAL IN NATURE.

   ASSIGNMENTS OF RIGHTS, RECORDED JANUARY 8, 2002, RECORDING NO. 200201080843, AFFECTS SUBJECT PROPERTY, NOT PLOTTED, GENERAL IN NATURE.

3) EASEMENT (PUGET SOUND POWER AND LIGHT), RECORDED APRIL 19, 1990, RECORDING NO. 9004190543, AFFECTS SUBJECT PROPERTY, PLOTTED.

   CONSENT FOR USE (SANITARY SEWER), RECORDED SEPTEMBER 9, 1999, RECORDING NO. 990909471, NOT PLOTTED, UNABLE TO LOCATE PER THE RECORDED INSTRUMENT.

4) STORM WATER FACILITIES EASEMENT, RECORDED DECEMBER 7, 2000. RECORDING NO. 200012070866, AFFECTS SUBJECT PROPERTY, PLOTTED.

5) AGREEMENT FOR RIGHT OF WAY AND LANDSCAPING MAINTENANCE (ALONG MEYER STREET) , RECORDED MARCH 16, 2001, RECORDING NO. 200103160634, DOES NOT AFFECT SUBJECT PROPERTY, NOT PLOTTED.

   AGREEMENT FOR RIGHT OF WAY AND LANDSCAPING MAINTENANCE (ALONG MCNEIL STREET) , RECORDED MARCH 16, 2001, RECORDING NO. 200103160636, DOES NOT AFFECT SUBJECT PROPERTY, NOT PLOTTED.

6) GRANT OF EASEMENT (COMCAST OF PUGET SOUND INC.), RECORDED DECEMBER 21, 2004, RECORDING NO. 200412211460, AFFECTS SUBJECT PROPERTY, PLOTTED.

7) GRANT OF EASEMENT (PUGET SOUND ENERGY INC.), RECORDED FEBRUARY 11, 2005, RECORDING NO. 200502111047, AFFECTS SUBJECT PROPERTY, PLOTTED.

8) MEMORANDUM OF RESTRICTIVE COVENANTS, RECORDED OCTOBER 20, 2005, RECORDING NO. 200510200257, UNABLE TO LOCATE PER THE RECORDED INSTRUMENT, NOT PLOTTED, GENERAL IN NATURE.

9) COVENANTS, CONDITIONS, RESTRICTIONS AS DESCRIBED ON THAT CITY OF DUPONT BOUNDARY LINE ADJUSTMENT NO. PLNG 2002–002, RECORDING NO. 202204285004; AFFECTS SUBJECT PROPERTY, NOT PLOTTED, GENERAL IN NATURE.

NOTES AND COMMENTS:

1) PURSUANT TO TABLE A, ITEM 2, AT TIME OF FIELD SURVEY, THERE WAS NO POSTED PROPERTY ADDRESS FOR THE SUBJECT PROPERTY.

2) PURSUANT TO TABLE A, ITEM 3, BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS IN ZONE X, OF THE FLOOD INSURANCE RATE MAP NUMBERS 53053C0506E & 53053C0507E WHICH BEARS AN EFFECTIVE DATE OF MARCH 7, 2017 AND IS NOT IN A SPECIAL FLOOD HAZARD AREA. NO FIELD SURVEYING WAS PERFORMED TO DETERMINE THIS ZONE AND AN ELEVATION CERTIFICATE MAY BE NEEDED TO VERIFY THIS DETERMINATION OR APPLY FOR A VARIANCE FROM THE FEDERAL EMERGENCY MANAGEMENT AGENCY.

3) PURSUANT TO TABLE A, ITEM 4, THE GROSS LAND AREA OF THE SUBJECT PARENT PROPERTY IS:
   778,044 SQUARE FEET OR 17.86 ACRES, MORE OR LESS.

4) PURSUANT TO TABLE A, ITEMS 6(A) AND 6(B), PER THE CITY OF DUPONT PLANNING DEPARTMENT, THIS SITE IS CURRENTLY ZONED RESIDENTIAL R5 DISTRICT.
   R5 ZONING REQUIREMENTS FOR THIS SITE, MULTIFAMILY RESIDENCES.
   SETBACKS:
   FRONT: 20 FEET
   SIDE: 5 FEET
   REAR: 15 FEET
   HEIGHT: 45 FEET
   LOT COVERAGE: NOT LISTED

   PARKING: SINGLE–FAMILY AND MULTI–FAMILY HOUSING;
   2 SPACES PER DWELLING UNIT

5) PURSUANT TO TABLE A, ITEM 7, AT TIME OF SURVEY, THERE WERE NO BUILDINGS ON THE SUBJECT PROPERTY.

6) PURSUANT TO TABLE A, ITEM 9, AT TIME OF SURVEY, THERE WERE NO STRIPED / MARKED PARKING SPACES.

7) PURSUANT TO TABLE A, ITEM 10, THERE ARE NO PARTY WALLS ON THE SUBJECT PROPERTY.

8) PURSUANT TO TABLE A, ITEMS 11(A) AND 11(B), THE LOCATION OF THE UNDERGROUND UTILITIES SHOWN HEREON (IN ADDITION TO THE VISIBLE SURFACE FEATURES REQUIRED UNDER SECTION 5.E.IV.) WAS DETERMINED BY PLANS PROVIDE BY THE CLIENT.

   LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY, AND RELIABLY DEPICTED. IN ADDITION, IN SOME JURISDICTIONS, 811 OR OTHER SIMILAR UTILITY LOCATE REQUESTS FROM SURVEYORS MAY BE IGNORED OR RESULT IN AN INCOMPLETE RESPONSE, IN WHICH CASE THE SURVEYOR SHALL NOTE BELOW HOW THIS AFFECTED THE SURVEYOR'S ASSESSMENT OF THE LOCATION OF THE UTILITIES. WHERE ADDITIONAL OR MORE DETAILED INFORMATION IS REQUIRED, THE CLIENT IS ADVISED THAT EXCAVATION MAY BE NECESSARY.

9) PURSUANT TO TABLE A, ITEM 16, AT THE TIME OF THE FIELD SURVEY, THERE WAS NO OBSERVABLE EVIDENCE OF EARTH MOVING WORK, BUILDING CONSTRUCTION, OR BUILDING ADDITIONS WITHIN RECENT MONTHS.

10) PURSUANT TO TABLE A, ITEM 17, ACCORDING TO THE CITY OF DUPONT PUBLIC WORKS DEPARTMENT WEBSITE https://dupontwa.gov/139/Active–Development–Projects, THERE ARE NO CURRENT PROPOSALS FOR ANY CHANGES IN STREET RIGHT OF WAY LINES ADJACENT TO THE SUBJECT PROPERTY SHOWN ON THIS SURVEY.

    AT THE TIME OF FIELD SURVEY, THERE WAS NO OBSERVABLE EVIDENCE OF RECENT STREET OR SIDEWALK CONSTRUCTION OR REPAIRS.

11) PURSUANT TO TABLE A, ITEM 18, THERE ARE NO APPURTENANT EASEMENTS LISTED IN THE REFERENCED TITLE REPORT.

12) PHYSICAL ACCESS TO PROPERTY VIA PUBLIC RIGHTS OF WAY:
    FROM McNEIL STREET VIA MARSHALL CIRCLE (A PRIVATE ROAD)

13) EASEMENT RIGHTS: PLOTTABLE EASEMENTS ARE SHOWN FROM THE OWNER SUPPLIED TITLE REPORT. NON–PLOTTABLE EASEMENTS ARE NOTED ON THE SURVEY AS BEING "NOT PLOTTED". BECAUSE OUR SERVICE IS LIMITED TO REPORTING ON EASEMENT LOCATIONS, WE STRONGLY RECOMMEND LEGAL COUNSEL TO BE RETAINED TO REPORT ON TITLE PAPERS IN THEIR ENTIRETY.

14) AT THE TIME OF THE FIELD SURVEY, THERE WAS NO EVIDENCE OF SITE USE AS A CEMETERY OR BURIAL GROUND.

15) THE RECORD DESCRIPTION MATHEMATICALLY CLOSES.

16) BASIS OF BEARINGS:
    THE BEARING OF SOUTH 87°42'40" EAST ALONG THE SOUTH LINE OF THE SUBJECT PROPERTY AS ESTABLISHED USING POST PROCESSED STATIC OBSERVATIONS FROM THE WASHINGTON STATE PLANE COORDINATE REFERENCE SYSTEM, ZONE, NORTH AMERICAN DATUM OF 1983 (NAD 83)/(2011), WAS TAKEN AS THE BASIS OF BEARINGS SHOWN UPON THIS SURVEY.

17) THE DISTANCES SHOWN HEREON ARE BASED ON THE US SURVEY FOOT DEFINITION OF 1 FOOT = 12/39.37 METERS

18) THERE ARE NO GAPS, GORES OR OVERLAPS BETWEEN THE SUBJECT PROPERTY AND THE ADJOINING PROPERTIES OR PUBLIC STREET RIGHTS OF WAY SHOWN ON THIS SURVEY.

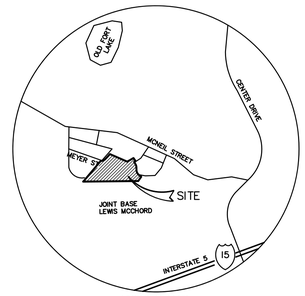
19) TAX MAP PARCEL NO. 0119341007

20) THIS IS AN AS–BUILT SURVEY PREPARED IN ACCORDANCE WITH THE 2021 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS.

21) THIS SURVEY WAS PREPARED FOR THE PURPOSES OF OBTAINING AN EXTENDED COVERAGE TITLE INSURANCE POLICY.

22) THE USE OF THE WORD "CERTIFY" OR "CERTIFICATION" WITHIN THIS SURVEY ONLY CONSTITUTES AN EXPRESSION OF PROFESSIONAL OPINION REGARDING THOSE FACTS AND FINDINGS SHOWN ON THIS SURVEY, AND DOES NOT CONSTITUTE A WARRANTY OR GUARANTEE, EITHER IMPLIED OR EXPRESSED.

23) DURYEA & ASSOCIATES ONLY ACKNOWLEDGES SIGNED AND STAMPED MAPS AND DRAWINGS. NO RESPONSIBILITY OR LIABILITY IS EXPRESSED OR IMPLIED FOR ELECTRONIC DATA AND/OR REPRODUCED MAPS AND DRAWINGS.



VICINITY MAP
NOT TO SCALE

TOPOGRAPHIC SURVEY NOTES:

1) THIS SURVEY WAS PREPARED FOR THE PURPOSES OF CIVIL ENGINEERING DESIGN.

2) THE CONTOURS ON ALL HARDSCAPE SURFACES SHOWN HEREON WERE DERIVED FROM DIRECT FIELD OBSERVATIONS. ALL REMAINING CONTOURS WERE DERIVED FROM PIERCE COUNTY 2020 LIDAR DATA. MULTIPLE CHECK SHOTS WERE CONDUCTED TO CONFIRM THE LIDAR MODEL WAS IN CONFORMANCE WITH EXISTING GROUND CONDITIONS.

3) THE LOCATION OF THE TREES SHOWN HEREON WERE IMPORTED FROM CAD FILES SUPPLIED BY THE CLIENT. THE LOCATION OF THE TREES WERE NOT SURVEYED AT THE TIME OF FIELD SURVEY. THE ARBORIST REPORT PREPARED BY PROFESSIONAL FORESTRY SERVICES, INC., DATED MARCH 9, 2022 WAS USED TO DESIGNATE LANDMARK TREES AND SIZES.

4) THE CONTOUR INTERVAL FOR THIS SURVEY IS 1 FOOT.

5) THIS SURVEY WAS PREPARED IN ACCORDANCE WITH THE NSPS STANDARDS FOR TOPOGRAPHIC SURVEYS (APPROVED MARCH 12, 2002).

6) THE BOUNDARY INFORMATION SHOWN ON THIS SURVEY IS BASED UPON RECORD INFORMATION AS SHOWN ON THAT CERTAIN DUPONT BOUNDARY LINE ADJUSTMENT FILE NO. PLNG 2022–002

VERTICAL DATUM:

1) VERTICAL DATUM: NAVD 88

2) REFERENCE BENCHMARK: A BENCHMARK WAS ESTABLISHED BY POST PROCESSED OPUS OBSERVATION AT CONTROL POINT NO. 19, A 4 INCH MAG–SPIKE SET IN ASPHALT AT THE INTERSECTION OF MARSHALL CIRCLE AND GARRY OAKS AVE., HAVING A NAVD 88 ELEVATION OF 241.00 FEET AS SHOWN HEREON.

POSSIBLE ENCROACHMENTS:

A) A 6 FOOT CHAINLINK FENCE ALONG THE SOUTH LINE OF THE SUBJECT PROPERTY OVERLAPS THE SUBJECT PROPERTY BY UP TO 1.3 FEET.

   THERE ARE NO OTHER ENCROACHMENTS BY IMPROVEMENTS ON THE ADJOINING PROPERTY ONTO SUBJECT PROPERTY, AND NO OTHER ENCROACHMENTS BY IMPROVEMENTS LOCATED ON SUBJECT PROPERTY OVER ANY ADJOINING PROPERTY OR OVER ANY PLOTTED OR PLOTTABLE EASEMENTS.

SURVEYOR'S CERTIFICATION:

TO: CAP Acquisitions, LLC; and Chicago Title Company of Washington.

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 2, 3, 4, 5, 6(a), 6(b), 7(a), 7(b)(1), 7(c), 8, 9, 10, 11(a), 11(b), 13, 14, 15, 16, 17, 18, 19, and 20 (Topographic Survey for Design Purposes) of Table A thereof.

The field work was completed on March 12, 2024

Date of Plat or Map: March 18, 2024

PRELIMINARY

JAMES A. LOCEY — STATE OF WASHINGTON — 46892 — REGISTERED PROFESSIONAL LAND SURVEYOR

James A. Locey
PLS 46892
Exp. 12/19/2024
jim@duryea–associates.com

Date

ALTA/NSPS LAND TITLE AND TOPOGRAPHIC SURVEY

AFFINITY AT DUPONT

DUPONT, WASHINGTON

DURYEA & ASSOCIATES
Surveying and Mapping
2702 N. Perry Street Spokane, WA 99207 (509) 465-8007
www.duryea-associates.com

PROJECT SURVEYOR: JAL	SHEET: 1 OF 3
DRAWN BY: BLW	
LAST DATE OF REVISION: 5/7/2024	JOB NO.: 24–3509

LEGEND:

- PROPERTY LINE
- EASEMENT LINE
- BUILDING SETBACK LINE (B.S.L.)
- CENTERLINE
- RIGHT OF WAY
- BUILDING LINE
- 6" CONCRETE CURB
- EDGE OF PAVEMENT
- 6' CHAIN LINK FENCE
- CONCRETE SURFACE
- UNDERGROUND SANITARY LINE (SS)
- UNDERGROUND STORM LINE (SD)
- UNDERGROUND WATER LINE (W)
- OVERHEAD POWER LINE (OHP)
- FIRE HYDRANT
- WATER METER
- WATER VAULT (W)
- WATER VALVE
- SANITARY SEWER MANHOLE (S)
- STORM SEWER MANHOLE (D)
- CATCH BASIN
- CULVERT
- POWER POLE (PP)
- LIGHT STANDARD
- ELECTRIC JUNCTION BOX
- SIGN
- T.E. TRASH ENCLOSURE
- CPP CORRIGATED PLASTIC PIPE
- FOUND BRASS CAP MARKED "LS 29281" UNLESS NOTED OTHERWISE
- FOUND 5/8 INCH REBAR WITH YELLOW PLASTIC CAP MARKED "ESM LLC. 44925 45782"
- BENCHMARK (BM) – MAG SPIKE IN ASPHALT ELEVATION 241.00'
- OAK TREE
- FIR TREE
- MAPLE TREE

N

GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)
1 inch = 40 ft.

MEYER ST. (VARIABLE WIDTH)
(A PUBLIC STREET)

N42°59'16"E 695.57'

N42°59'16"E 61.92'

M45°51'01"E 100.12'

S63°42'37"E 527.71'

R = 202.50'
D = 48°17'04"
L = 170.65'

RIM = 226.29'
I.E.(SE)=221.26'/12"CPP

RIM = 226.22'
I.E.(NW)=220.74'/12"CPP
I.E.(SW)=220.56'/12"CPP

UNKNOWN UTILITY MANHOLE
RIM = 218.77'(NO DIP)
VAULT WITH 4" OF STANDING WATER AND SECONDARY MANHOLE IN BOTTOM. VALVE WITH 8" STEEL PIPE.

SIDEWALK ON PROPERTY LINE

NO PARKING

ASPHALT SURFACE

OHP

PP

NATURAL GROUND

LANDS OF
STEILACOOM HISTORICAL SCHOOL DISTRICT NO 1

LOT A

(SEE SHEET 3)

CITY LOT B
BOUNDARY OF DUPONT
BOUNDARY LINE ADJUSTMENT
(PLNG 2022-002
(AFN 202204285004)

LANDS OF
CITY OF DUPONT

90' WIDE POWER EASEMENT (3)

STORM WATER FACILITIES EASEMENT (4)

MACARTHUR ST.
(49' WIDE)
(A PUBLIC STREET)

N45°10'12"E 54.32'

NAIL WITH WASHER
"LS29281"

LANDS OF
NW LANDING RSDNTL
OWNERS ASSOC

1/2" REBAR WITH WELLOW PLASTIC CAP
"ESM INC. 15661 29281"

BASIS OF BEARING
S87°42'40"E 1528.61'

LANDS OF
U.S. GOVERNMENT
JOINT BASE LEWIS MCCHORD

(SEE SHEET 3)

JAMES A. LOCEY
STATE OF WASHINGTON
PROFESSIONAL LAND SURVEYOR

PRELIMINARY

ALTA/NSPS LAND TITLE AND TOPOGRAPHIC SURVEY

AFFINITY AT DUPONT

DUPONT, WASHINGTON

DURYEA & ASSOCIATES
Surveying and Mapping
2702 N. Perry Street Spokane, WA 99207 (509) 465-8007
www.duryea-associates.com

PROJECT SURVEYOR: JAL	SHEET: 2 OF 3
DRAWN BY: BLW	
LAST DATE OF REVISION: 5/7/2024	JOB NO.: 24-3509

LEGEND:

PROPERTY LINE	WATER VALVE	OAK TREE
EASEMENT LINE	SANITARY SEWER MANHOLE	
BUILDING SETBACK LINE (B.S.L.)	STORM SEWER MANHOLE	FIR TREE
CENTERLINE	CATCH BASIN	
RIGHT OF WAY	CULVERT	MAPLE TREE
BUILDING LINE	POWER POLE	
6" CONCRETE CURB	LIGHT STANDARD	
EDGE OF PAVEMENT	ELECTRIC JUNCTION BOX	
6' CHAIN LINK FENCE	SIGN	
CONCRETE SURFACE	TRASH ENCLOSURE	
UNDERGROUND SANITARY LINE	CORRIGATED PLASTIC PIPE	
UNDERGROUND STORM LINE	FOUND BRASS CAP MARKED "LS 29281" UNLESS NOTED OTHERWISE	
UNDERGROUND WATER LINE		
OVERHEAD POWER LINE	FOUND 5/8 INCH REBAR WITH YELLOW PLASTIC CAP MARKED "ESM LLC. 44925 45782"	
FIRE HYDRANT		
WATER METER	BENCHMARK (BM) – MAG SPIKE IN ASPHALT ELEVATION 241.00'	
WATER VAULT		

GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)
1 inch = 40 ft.

LANDS OF STEILACOOM HISTORICAL SCHOOL DISTRICT NO 1

S83°42'37"E 527.71'

(MATCH RIGHT)

LANDS OF STEILACOOM HISTORICAL SCHOOL DISTRICT NO 1

S62°42'53"W 198.22'

N33°36'17"W 98.51'

N57°39'27"E 45.00'

LOT A

NATURAL GROUND

MARSHALL CIR. (59' WIDE)
(A PRIVATE STREET)

MCNEIL ST. 330'±

RIM = 241.74'
I.E.(SW)=232.49'/24" CPP
I.E.(SE)=232.49'/18" CPP

RIM = 240.94'
I.E.(SW)=231.44'/12" CPP
I.E.(NW)=231.44'/18" CPP
I.E.(NE)=231.44'/18" CPP
I.E.(SE)=231.44'/18" CPP

ACCESS

ASPHALT SURFACE

BM

RIM = 241.82'
I.E.(NW)=236.52'/18" CPP

I.E.(NE)=230.52'/12" CPP

N32°20'01"W 89.40'

R = 156.50'
D = 32°12'29"
L = 87.97'

RIM = 240.35'
I.E.(NW)=231.45'/18" CPP
I.E.(SE)=230.50'/18" CPP

RIM = 239.78'
I.E.(NW)=231.62'/18" CPP
I.E.(S)=231.55'/18" CPP

N05°25'20"E 34.01'

RIM = 239.22'
I.E.(N)=231.89'/18" CPP
I.E.(E)=231.62'/18" CPP

RIM = 239.20'
I.E.(W)=231.85'/18" CPP
I.E.(NE)=232.02'/18" CPP

GARRY OAKS AVE. (47' WIDE)
(A PRIVATE STREET)

R = 223.50'
L = 69.10'
Δ = 17°42'38"

RIM = 236.88'
I.E.(SW)=232.78'/18" CPP
I.E.(NE)=232.48'/18" CPP
I.E.(E)=232.62'/18" CPP

RIM = 236.81'
I.E.(NE)=232.93'/18" CPP

S26°28'09"W 10.50'

GRANT OF EASEMENT

S39°30'43"W 159.00'

LANDS OF PATRIOTS LANDING INVESTMENT 1 LLC

LOT B
CITY OF DUPONT
BOUNDARY LINE ADJUSTMENT
PLNG 2022-002
(AFN 202204285004)

18" 24" 18" 16" 8" 24" 22" 2-18"/20" 30" 12" 16" 16" 8" 40" 31" 17" 10"/9" 14" 14" 10"/10"/8"/6"/7"/5"/4"/4"/9"/10" 8"/14" 22" 16" 32" 17" 48" 17" 15" 28" 19" 10"/7"/9"/11"/9" 16" 12"/18"/12"

FENCE OVERLAPS SUBJECT PROPERTY IN THIS AREA BY UP TO 1.3' PER ROS 200001215001

(A)

LANDS OF
U.S. GOVERNMENT
JOINT BASE LEWIS MCCHORD

McNEIL ST. (61' WIDE)
(A PUBLIC STREET)

RIM = 241.43'
I.E.(N)=209.64'/12" PIPE
I.E.(E)=209.64'/8" PIPE
I.E.(S)=209.64'/8" PIPE
I.E.(W)=209.64'/12" PIPE

RIM = 240.46'
I.E.(N)=221.09'/8" STEEL DROP PIPE
I.E.(E)=221.09'/8" STEEL DROP PIPE
I.E.(S/W)=210.98'/8" PIPE

RIM = 240.30'
I.E.(W)=226.43'/24" CPP
I.E.(E)=226.47'/24" CPP
I.E.(S)=226.50'/18" CPP

34"

ASPHALT SURFACE

RIM = 239.71'
I.E.(N/E)=234.40'/18"CPP

RIM = 239.66'
I.E.(W)=234.89'/18"CPP

LANDS OF
STEILACOOM HISTORICAL SCHOOL DISTRICT NO 1

LOT A

S83°42'37"E 527.71'

(MATCH LEFT)

PRELIMINARY

JAMES A. LOCEY
STATE OF WASHINGTON
46852
REGISTERED
PROFESSIONAL LAND SURVEYOR

ALTA/NSPS LAND TITLE AND TOPOGRAPHIC SURVEY

AFFINITY AT DUPONT

DUPONT, WASHINGTON

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PROJECT SURVEYOR:	JAL	SHEET:	3 OF 3
DRAWN BY:	BLW		
LAST DATE OF REVISION:	5/7/2024	JOB NO.:	24-3509