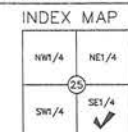


REET SE  
004571-000-02 1-02



**SECTION 25, TWP.29 N., R.6 E., N.M.**

**Issuance of a building permit in accordance with these plans shall be subject to the following conditions:**

- 1. The correct location in the Record of Building, Record of Subdivisions, Record of Plats, and Record of Maps shall be confirmed on this plan. The owner/partner holder is responsible for the correct field location of these features and for the required easement, right-of-way, or other limits as shown on these plans and/or included with and of easements, contracts, etc. associated with this building permit.
- 2. The building shall conform to approved site and landscape plans.
- 3. All parking and landscape areas shall be installed, improved and approved per approved plans prior to occupancy.
- 4. A Landscape Maintenance Bond for 20% of verified landscape area shall be accepted by Shanahan County prior to occupancy.
- 5. Signage shall be reviewed and approved under separate order.
- 6. All site temporary erosion control measures shall be installed and approved by the County prior to occupancy. Areas within the edges of the building pads that are not landscaped shall be seeded, mulched and fertilized as specified.
- 7. Fire lanes and emergency vehicle turn around will be maintained.

NOTE: IN-PLACE QUANTITIES DERIVED USING VOLUME TECHNIQUES OFFERED BY AUTOCAD LAND DEVELOPMENT DESKTOP.

THESE QUANTITIES ARE FOR THE PURPOSE OF FILL AND GRADE PERMIT APPLICATION. THE CONTRACTOR SHALL SATISFY HIMSELF TO THE ACCURACY OF THESE QUANTITIES.

### PROJECT BENCHMARK

**LEGAL DESCRIPTION:**

EXCEPT THOSE PORTIONS DEEDED TO THE STATE OF WASHINGTON  
HIGHWAY 1-A BY DEEDS RECORDED UNDER SNOHOMISH COUNTY  
FILE NUMBERS 799125 AND 967636.

**APPLICANT/CONTACT**

PROJECT ENGINEER

SOUND DEVELOPMENT GROUP, L.L.C.  
160 CASCADE PLACE, SUITE 206  
BURLINGTON, WA. 98233  
PH: (360) 404-2010  
FAX: (360) 404-2008  
PAT. COCHISE, D.F.

PROJECT SURVEYOR:

**METRON & ASSOCIATES**  
307 N. OLYMPIC AVENUE  
ARLINGTON, WA. 98223  
PH: (360) 435-3777  
FAX: (360) 435-4822

## SOILS ENGINEER

NELSON-COUVRETTE & ASSOCIATES, INC.  
17311 - 135TH AVE. NE, SUITE A-500  
WOODINVILLE, WA 98072  
PH: (425) 486-1669  
DOUG BATH, P.E.



WETLAND BYPASS CULVERT PROFILE

### CONSTRUCTION SEQUENCE

1. COORDINATE CONSTRUCTION SEQUENCE WITH ALL ADJACENT PROPERTY OWNERS. SR 2

2. COORDINATE ANY ROAD CLOSURES OR ACCESS CLOSURES WITH ALL ADJACENT PROPERTY OWNERS AND THE LOCAL GOVERNMENT. THE CLOSURES SHALL BE IN ACCORDANCE WITH THE AREA BUFFER PRIOR TO ANY CONSTRUCTION.

3. INSTALL NEW AND MAINTAIN EXISTING SLOPES. INSTALL TEMP. CONSTRUCTION ENTRANCE. MAINTAIN EXISTING DRIVEWAY AND DRIVEWAY TO BE FINISHED STATE PER PLANS, FOLLOWED IMMEDIATELY BY THE PROPOSED DIVERSION DITCH ALONG THE WEST PROPERTY LINE. THE WETLAND GRASS SHALL BE RESEEDED FOLLOWING CONSTRUCTION.

4. REMOVE ROOF FROM FILLED STANDPIPE ALONG HIGHWAY 9, AND ANY ASPHALT, CURB AND GUTTER AND EXISTING FURNITURE. REMOVE EXISTING ASPHALT DRIVEWAY IMPROVEMENTS TO EXISTING DRIVEWAY ADDRESS TO EXISTING ADJACENT BUSINESSES.

5. INSTALL PROPOSED STORM, SEWER AND WATER IMPROVEMENTS TO PROPOSED BUILDING PADS. CONSTRUCT PROPOSED PARKING AREA PLANS. GRASS, ASPHALT AND CRUSHED ROCK ACCORDING TO SPECIFICATIONS.

6. INSTALL ALL SIDEWALKS, AND ASPHALT WHILE COORDINATING TIMING WITH BUILDING CONSTRUCTION FOR ADJOINING PROPERTY OWNERS AND BUSINESSES.

7. BUILDING A PERMIT IS BEING APPLIED FOR AT THIS TIME, THE REMAINING BUILDING PADS AND CONSTRUCTION SHALL BE COMPLETED WITHIN 180 DAYS OF THE DATE OF THE PERMIT. A LATER DATE, A NEW BUILDING PERMIT WILL BE REQUIRED FOR EACH BUILDING.

### CONSTRUCTION SCHEDULE

CONSTRUCTION WILL BEGIN WHEN PERMITS ARE ACQUIRED, WEATHER AND SOILS PERMITTING, AND WILL BE COMPLETED IN APPROXIMATELY 3 MONTHS.



VICINITY MAP  
1" = 3000'

**LEGEND:**

- | LEGEND |                            | PROPOSED ROAD CENTERLINE |                                                     |
|--------|----------------------------|--------------------------|-----------------------------------------------------|
| ---    | EXISTING RIGHT OF WAY LINE | ▲                        | PROPOSED SIGN                                       |
| ---    | EXISTING ROAD CENTERLINE   | ○                        | PROPOSED STORM DRAIN                                |
| ---    | EXISTING PROPERTY LINE     | ⊗                        | PROPOSED TYPE II CB                                 |
| +      | EXISTING PROPERTY CORNER   | ⊕                        | PROPOSED TYPE I EATCH BASIN                         |
| ○      | EXISTING STORM DRAIN       | —S—                      | PROPOSED SANITARY SEWER                             |
| ○      | EXISTING TYPE 2 CB         | ○                        | PROPOSED SANITARY MANHOLE                           |
| ○      | EXISTING TYPE 1 CB         | W                        | PROPOSED WATERLINE                                  |
| —S—    | EXISTING SANITARY SEWER    | +                        | PROPOSED WATER VALVE                                |
| —M—    | EXISTING SANITARY MANHOLE  | +                        | PROPOSED FIRE HYDRANT                               |
| —      | EXISTING WATERLINE         | —G—                      | PROPOSED GAS LINE                                   |
| —M—    | EXISTING WATER VALVE       | —P—                      | PROPOSED POWERLINE                                  |
| +      | EXISTING FIRE HYDRANT      | —X—                      | PROPOSED FENCELINE                                  |
| —      | EXISTING GAS LINE          |                          | PROPOSED EDGE OF ASPHALT                            |
| —      | EXISTING POWERLINE         |                          | PROPOSED CURB & GUTTER                              |
| —      | EXISTING FENCELINE         | ▬▬▬▬▬▬                   | PROPOSED OPEN AREA                                  |
| ▬▬▬▬▬▬ | EXISTING EDGE OF ASPHALT   | ▬▬▬▬▬▬                   | PROPOSED CONCRETE                                   |
| ▬▬▬▬▬▬ | EXISTING CURB & GUTTER     | ▬▬▬▬▬▬                   | PROPOSED ASPHALT                                    |
| ▬▬▬▬▬▬ | EXISTING CONCRETE          | ▬▬▬▬▬▬                   | PROPOSED GRAVEL                                     |
| ▬▬▬▬▬▬ | EXISTING ASPHALT           | ▬▬▬▬▬▬                   | PROPOSED TYPE II OR III LANDSCAPING                 |
| ▬▬▬▬▬▬ | EXISTING GRAVEL            | ▬▬▬▬▬▬                   | PROPOSED WOOD CHIP LANDSCAPING                      |
| ▬▬▬▬▬▬ | EXISTING DELINEATED MEDIAN | ▬▬▬▬▬▬                   | PROPOSED QUARRY SPALL OVERFLOW                      |
|        |                            | ▬▬▬▬▬▬                   | PROPOSED CONCRETE DUMPSHIP PAD WITH FENCE ENCLOSURE |
|        |                            | DP                       | PROPOSED PRIMARY GLENDA AREA                        |
|        |                            | PC                       | PROPOSED RESERVE GLENDA AREA                        |
|        |                            | TWS                      | TRAIL WARNING STRIP PER MAC 51-40                   |
|        |                            |                          | PEDESTRIAN TRAVELED PATH PER ADA                    |

SNOHOMISH COUNTY PLANNING  
AND DEVELOPMENT SERVICES

APPROVED FOR CONSTRUCTION

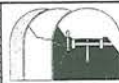
BY: \_\_\_\_\_

FOR RANDOLPH R.  
R/W PERMIT NO.

**CALL 48 HOURS  
BEFORE YOU DIG  
1-800-424-5555**

ALL FRONTAGE IMPROVEMENTS  
WERE COMPLETED UNDER  
C9405147 PER APPLICANT

|     |          |                                                                           |
|-----|----------|---------------------------------------------------------------------------|
| 1   | 01/15/20 | 2ND-DRAFT COUNTY FISCAL AND ADOPT COMMENTS                                |
| 2   | 04/22/20 | 2ND-DRAFT COUNTY COMMENTS, QMS SPECIFICATION                              |
| 3   | 06/26/20 | OWNER REQUESTED PPHAL CHANGE                                              |
| 4   | 07/20/20 | OWNER REQUESTED PPHAL AND PPHAL CHANGE, COUNTY FIRE AND ADA MODIFICATIONS |
| 5   | 09/20/20 | COUNTY FIRE AND ADA MODIFICATIONS                                         |
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**Sound Development Group**  
ENGINEERING & LAND DEVELOPMENT SERVICES  
160 Cascade Place, Suite 206  
Burlington, WA 98233  
Tel: 360-404-2010 Fax: 360-404-2008

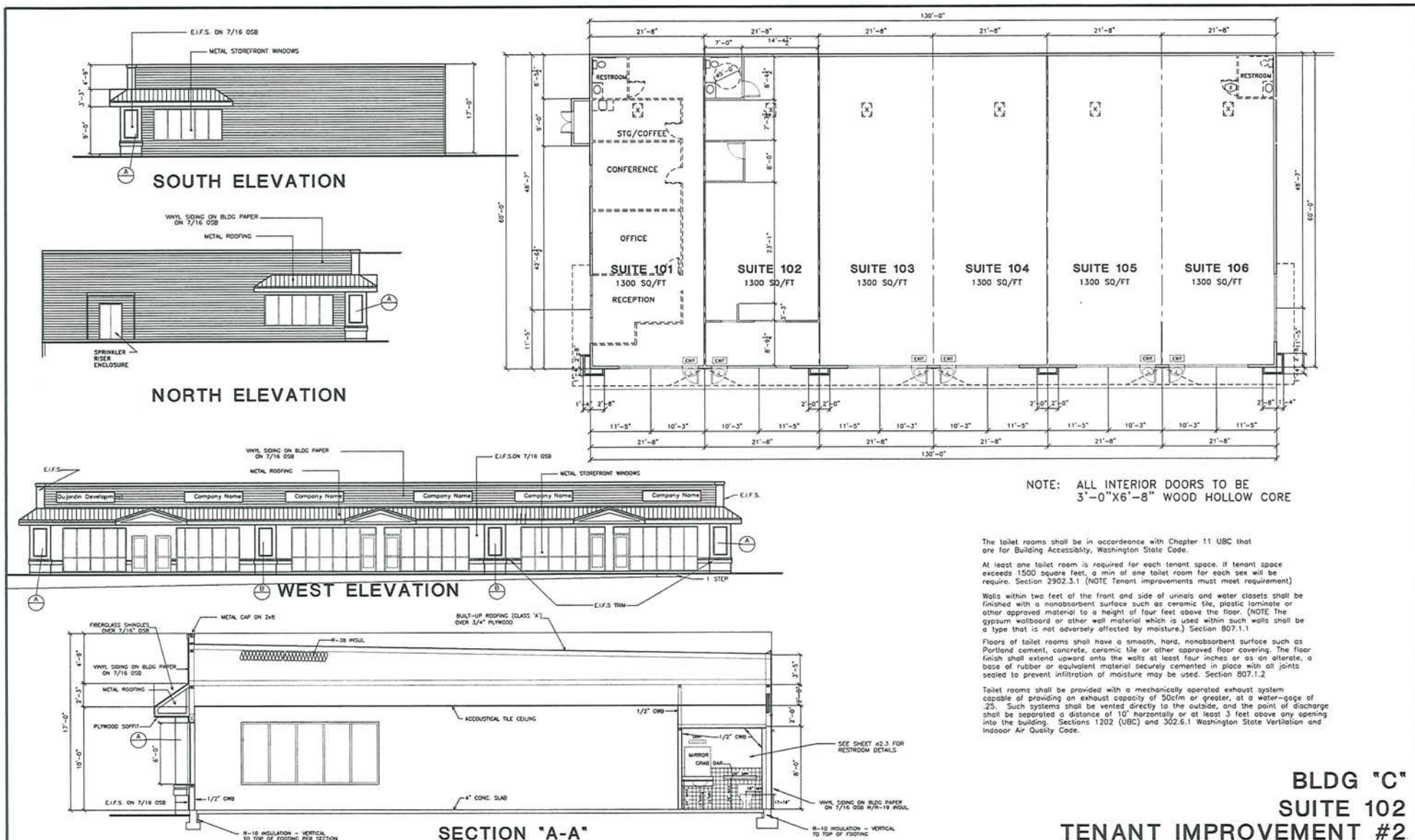
|                   |
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| SHEET DESCRIPTION |
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### SITE PLAN

SCALE: 1" = 50'  
DRAWN BY: P. SEVERIN/T. ZEMPEL  
DESIGNED BY: PAT SEVERIN  
CHECKED BY: PAT SEVERIN  
FIELD BOOK/PAGE:  
DATE: OCT., 2000

PROJECT **HIGHWAY 9 BUSINESS PARK  
FOR  
DUJARDIN DEVELOPMENT COMPANY**  
PFN 99-TT1395-001-00-CP

JOB NO.  
23-SOG-00  
DRAWING  
0023.DWG  
SHEET  
1 OF 3



**BLDG "C"**  
**SUITE 102**  
**TENANT IMPROVEMENT #2**

| REVISIONS                                                                                                          | JOB. NO.       | PROJECT                     | CHARLES MORGAN & ASSOCIATES            | SHEET                                  |
|--------------------------------------------------------------------------------------------------------------------|----------------|-----------------------------|----------------------------------------|----------------------------------------|
| 24 JUL 01 - ADDED SPRINKLER RISER ENCLOSURE<br>ADDED NOTE RE FOUNDATION INSULATION<br>AND NOTE RE EMERGENCY LIGHTS | DATE 14 MAY 01 | LOCATION HWY 9, EVERETT, WA | ARCHITECTS                             | a2.2                                   |
| 11 MAR 02 - TENANT IMPROVEMENT PLAN - SUITE C106                                                                   | DRAWN BY       | OWNER DUJARDIN DEVELOPMENT  | 7301 BEVERLY LANE<br>EVERETT, WA 98203 | PHONE 425-353-2888<br>FAX 425-348-8234 |
| 20 JAN 03 - TENANT IMPROVEMENT PLAN - SUITE C102                                                                   | CHECKED        | CONTRACTOR                  |                                        |                                        |



NOTE: ALL INTERIOR DOORS TO BE  
3'-0" X 6'-8" WOOD - HOLLOW CORE

The toilet rooms shall be in accordance with Chapter 11 UBC that are for Building Accessibility, Washington State Code.

At least one toilet room is required for each tenant space. If tenant space exceeds 1500 square feet, a min of one toilet room for each sex will be require. Section 2902.3.1 (NOTE Tenant improvements must meet requirements)

Walls within two feet of the front and side of urinals and water closets shall be finished with a nonabsorbent surface such as ceramic tile, plastic laminate or other approved material to a height of four feet above the floor. (NOTE The gypsum wallboard or other wall material which is used within such walls shall be

Floors of toilet rooms shall have a smooth, hard, nonabsorbent surface such as Portland cement, concrete, ceramic tile or other approved floor covering. The floor finish shall extend upward onto the walls at least four inches or as an alternate, a base of rubber or equivalent material securely cemented in place with all joints sealed to prevent infiltration of moisture may be used. Section 807.1.2

Toilet rooms shall be provided with a mechanically operated exhaust system capable of providing an exhaust capacity of 50cfm or greater, at a water-gage of .25. Such systems shall be vented directly to the outside, and the point of discharge shall be separated a distance of 10' horizontally or at least 3 feet above any opening into the building. Sections 1202 (UBC) and 302.6.1 Washington State Ventilation and Indoor Air Quality Code.

BLDG #B  
SUITE #103  
TENANT IMPROVEMENT  
PLAN

|                                                                                                            |  |                                                   |                                                                                                                        |                                                                                                                                                      |                                                                                                                                                                                                                                       |  |                      |
|------------------------------------------------------------------------------------------------------------|--|---------------------------------------------------|------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|----------------------|
| <b>REVISIONS</b><br>20 JAN 03 - TENANT IMPROVEMENT FOR SUITE B103<br>22 JAN 03 - CORRECTIONS PER BLDG DEPT |  | JOB. NO.<br>DATE 21 OCT 02<br>DRAWN BY<br>CHECKED | PROJECT OFFICE BUILDING "B"<br>LOCATION 9823 - 32ND ST. S. E., EVERETT, WA<br>OWNER DUJARDIN DEVELOPMENT<br>CONTRACTOR | STATES LICENSED:<br>WASHINGTON ARIZONA<br>IDAHO NEW MEXICO<br>MONTANA NEVADA<br>CALIFORNIA COLORADO<br>UTAH NEBRASKA<br>ILLINOIS MISSOURI<br>INDIANA | <b>CHARLES MORGAN &amp; ASSOCIATES</b><br> <b>ARCHITECTS</b><br>7301 BEVELLY LANE<br>EVERETT, WA 98203<br>PHONE 425-353-2888<br>FAX 425-348-8234 |  | SHEET<br><b>a3.1</b> |
|------------------------------------------------------------------------------------------------------------|--|---------------------------------------------------|------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|----------------------|