

PORT OF TACOMA

PARCEL 117 CRITICAL SITE REDEVELOPMENT SNAIL ERADICATION PROJECT ID NO. 101690.01 PURCHASE AGREEMENT NO. POT-PA-000000411

PORT COMMISSIONERS:

RICHARD P. MARZANO

JT WILCOX

JOHN MCCARTHY

KRISTIN ANG

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PORT STAFF:

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Port of Tacoma Executive Director

THAIS HOWARD, P.E.

Sr. Director of Engineering

ELLY BULEGA, P.E.

Project Manager

ASSOCIATED PERMITS

CITY OF TACOMA:

SITE DEVELOPMENT PERMIT NO. SDEV26-0069
SEE APPENDIX E OF PROJECT SPECIFICATIONS

WORK ORDER PERMIT NO. W026-0040
SEE APPENDIX F OF PROJECT SPECIFICATIONS

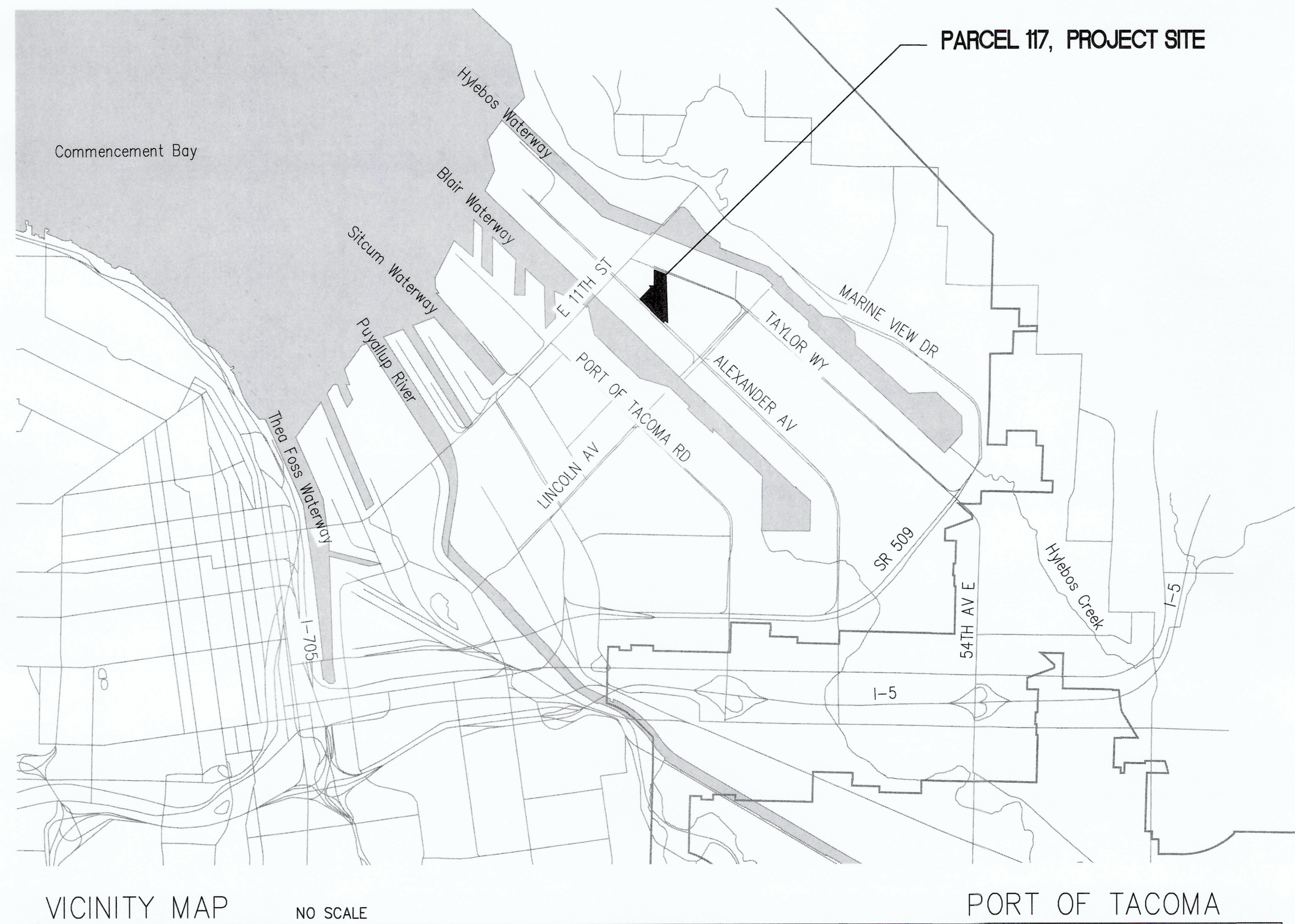
CRITICAL AREA DEVELOPMENT PERMIT NO. LU25-0176
SEE APPENDIX H OF PROJECT SPECIFICATIONS

SPECIAL APPROVED DISCHARGE (SAD) PERMIT NO. TBD
SEE APPENDIX O OF PROJECT SPECIFICATIONS

DEPARTMENT OF ECOLOGY:

STATE ENVIRONMENT POLICY ACT (SEPA) DETERMINATION OF NONSIGNIFICANCE (DNS)
SEE APPENDIX G OF PROJECT SPECIFICATIONS

NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES) PERMIT NO. WAR315656
SEE APPENDIX J OF PROJECT SPECIFICATIONS



PROJECT INFORMATION:

ZONING: PORT MARITIME INDUSTRIAL (PMI)

NEW IMPERVIOUS SURFACE: 695,970 SF (15.97 ACRES)
REPLACED IMPERVIOUS SURFACE: 0 SF (0.00 ACRES)

SCOPE OF WORK: INSTALL CRUSH SURFACING TOP COURSE (CSTC) THROUGHOUT THE ENTIRE SITE, ECOLOGY BLOCK WALL AND ASPHALT CAP AT AUTOFLUFF CONTAMINATION AREA, AND ASSOCIATED STORM IMPROVEMENTS. THE PURPOSE IS TO ERADICATE SNAILS ON THE SITE AND DISCHARGE ONSITE STORMWATER TO THE CITY STORMWATER SYSTEM.

SITE ADDRESS: 1229 E ALEXANDER AVE
TACOMA, WA 98421

PARCEL NUMBERS: 032135-2064 (240,490 S.F., 5.52 ACRES)
032126-3045 (442,420 S.F., 10.16 ACRES)

TOTAL ONSITE PROJECT AREA: 682910 S.F., 15.68 ACRES

ESTIMATED EARTHWORK:
(FOR PERMITTING PURPOSES ONLY)
CUT: 17,900 CY (NATIVE)
FILL: 17,900 CY (NATIVE)
FILL: 6,110 CY (IMPORTED CTSC)
FILL: 3,100 CY (IMPORTED STRUCTURAL FILL)
TOTAL: 45,010 CY (9,210 CY NET FILL)

INDEX OF DRAWINGS

SITE DEVELOPMENT (SDEV) PLANS: SDEV26-0069		
SHEET	DWG NO.	DRAWING TITLE
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2 OF 9	G1.01	CIVIL LEGEND AND GENERAL NOTES
3 OF 9	G1.03	CIVIL GENERAL NOTES
4 OF 9	C1.00	DEMOLITION AND TESC PLAN
5 OF 9	C2.00	SUBGRADE PLAN
6 OF 9	C2.01	FINAL GRADING AND DRAINAGE PLAN AND PROFILE
7 OF 9	C2.02	SITE PROFILES
8 OF 9	C3.00	SURFACING AND LAYOUT PLAN
9 OF 9	C4.00	PROJECT DETAILS

WORK ORDER (WO) PLANS: W026-0040		
SHEET	DWG NO.	DRAWING TITLE
1 OF 12	W00.00	COVER SHEET
2 OF 12	W00.01	CIVIL LEGEND AND GENERAL NOTES
3 OF 12	W00.02	CIVIL GENERAL NOTES
4 OF 12	W00.03	OVERALL SITE PLAN
5 OF 12	W01.00	DEMOLITION AND TESC PLAN
6 OF 12	W02.00	GRADING AND DRAINAGE PLAN AND PROFILE
7 OF 12	W03.00	SURFACING AND LAYOUT PLAN
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12 OF 12	TTC1.00	TEMPORARY TRAFFIC CONTROL PLAN



CIVIL | STRUCTURAL | ARCHITECTURAL | SURVEY

4815 CENTER STREET | TACOMA, WA. 98409
PHONE: (253) 474-9449 | FAX: (253) 474-0153

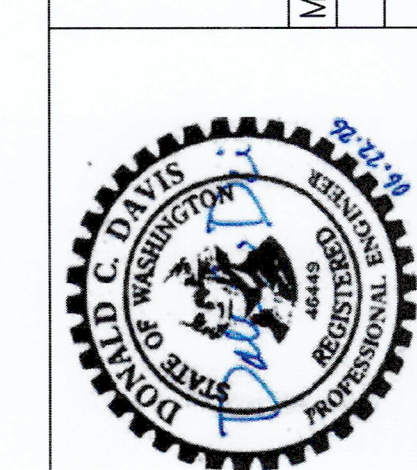
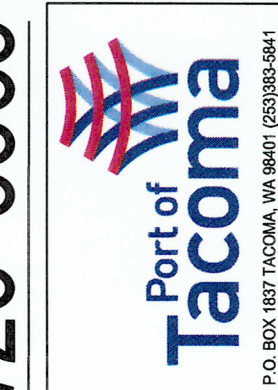
<http://www.sittshill.com/>

Contact: Don Davis, P.E.

Email: dond@sittshill.com

Phone: (253) 474-9449

SDEV26-0069



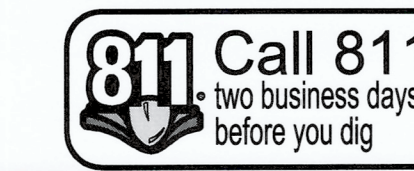
APPROVED: *Don Davis*
DIRECTOR ENGR. DATE: 06.08.2026
PRINTED BY: LeK Jun 23, 2026
PORT ADDRESS: 1229 ALEXANDER AVE
TACOMA, WA 98421

PARCEL 117 CRITICAL SITE REDEVELOPMENT
SNAIL ERADICATION
COVER SHEET

TOWNSHIP: 21 RANGE: 03 SECTION: 26
DATE-HRZ: WA83-SF VERT: MLLW 19.39' @ Tide 22 1933
DRAWING SCALE: AS NOTED

6740
T1.00
SH #1 OF #9

CONT/CONS: PAC00000411
M. ID: 101690.01
PHASE: BID SET



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BINDING EDGE

PORT OF TACOMA FILE: N:\206000\206181\Drawings\206181-4.00

GENERAL CIVIL NOTES

- 1. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFICATION OF ALL EXISTING FEATURES, ELEVATIONS, AND PROPERTY LINES SHOWN. IF DISCREPANCIES OCCUR, THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY.
2. WHERE CONFLICTS OCCUR BETWEEN EXISTING FEATURES AND THE PLACEMENT OF NEW FACILITIES, THEY SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER BY THE CONTRACTOR, AND WILL BE RESOLVED BY THE ENGINEER.
3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING SURVEY MONUMENTS AND OTHER SURVEY MARKERS DURING CONSTRUCTION. ALL SUCH MONUMENTS OR MARKERS DESTROYED DURING CONSTRUCTION SHALL BE REPLACED AT THE CONTRACTOR'S EXPENSE.
4. THE CONTRACTOR FOR THIS PROJECT SHALL MAINTAIN A CLEAN, LEGIBLE SET OF THESE PLANS AND NOTE ALL DEVIATIONS THEREON. UPON COMPLETION OF CONSTRUCTION, THESE DRAWINGS SHALL BE DELIVERED TO THE OWNER FOR THE PREPARATION OF RECORD DRAWINGS. IF REQUIRED BY THE CITY OF TACOMA ENVIRONMENTAL SERVICES, THE ENGINEER SHALL SUBMIT RECORD DRAWINGS TO THE CITY OF TACOMA UPON COMPLETION OF THE PROJECT.
5. THE CONTRACTOR SHALL HAVE A CURRENT COPY OF THE WASHINGTON STATE DEPARTMENT OF TRANSPORTATION (WSDOT) STANDARD PLANS AND SPECIFICATIONS FOR ROAD, BRIDGE, AND MUNICIPAL CONSTRUCTION (PUBLICATIONS M21-01 AND M41-10) AT THE JOB SITE AT ALL TIMES DURING CONSTRUCTION.
6. THE CONTRACTOR SHALL PROVIDE ALL NECESSARY EQUIPMENT TO PREVENT UTILITY INTERRUPTION. NOTIFY PORT OF TACOMA ONE WEEK IN ADVANCE OF EACH UTILITY CONNECTION.
7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL TRAFFIC CONTROL ON-SITE AND OFF-SITE SHALL COORDINATE HIS ACTIVITIES WITH THE OWNER AND ENGINEER A MINIMUM OF TWO (2) WEEKS IN ADVANCE OF THE BEGINNING OF WORK. THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING ALL TRAFFIC CONTROL SIGNS. SAFE VEHICULAR AND PEDESTRIAN ACCESS SHALL BE PROVIDED AT ALL TIMES DURING CONSTRUCTION. SHUTDOWN OF OWNER OPERATION OR ACCESS WILL NOT BE PERMITTED. TRAFFIC CONTROL PLAN MUST BE APPROVED BY THE CITY.
8. PRIOR TO BIDDING, IT SHALL BE THE CONTRACTORS RESPONSIBILITY TO MAKE ALL NECESSARY SITE INSPECTIONS AND DETERMINATIONS OF ITEMS AND QUANTITIES OF WORK TO ENSURE THAT ALL ITEMS OF WORK NECESSARY TO PERFORM A COMPLETE AN ACCEPTABLE JOB HAVE BEEN TAKEN INTO CONSIDERATION.
9. DEWATERING AND PUMPING WILL BE REQUIRED AND SHALL BE CONSIDERED PART OF THE CONTRACTORS BID PRICE. CONTRACTOR SHALL ASSUME GROUNDWATER WILL BE ENCOUNTERED. CONTRACTOR IS RESPONSIBLE FOR PROVIDING NECESSARY EQUIPMENT AND COORDINATING WITH PORT OF TACOMA, CITY OF TACOMA, ENGINEER AND DEPARTMENT OF ECOLOGY TOXIC CLEANUP (TCP) AND WATER QUALITY (WQ) PROGRAM FOR DISCHARGE LOCATIONS.

PLASTIC COVERING NOTES

- 1. PLASTIC SHEETING SHALL HAVE A MINIMUM THICKNESS OF 6 MILS AND SHALL MEET THE REQUIREMENTS OF WSDOT STANDARD SPECIFICATIONS SECTION 9-14.5(3).
2. COVERING SHALL BE INSTALLED AND MAINTAINED TIGHTLY IN PLACE BY USING SANDBAGS OR TIRES ON ROPES WITH A MAXIMUM 10-FOOT GRID SPACING IN ALL DIRECTIONS. ALL SEAMS SHALL BE TAPED OR WEIGHTED DOWN FULL LENGTH AND THERE SHALL BE AT LEAST A 12-INCH OVERLAP OF ALL SEAMS.
3. CLEAR PLASTIC COVERING SHALL BE INSTALLED IMMEDIATELY ON AREAS SEEDED BETWEEN NOVEMBER 1 AND MARCH 31 AND REMAIN UNTIL VEGETATION IS FIRMLY ESTABLISHED.
4. WHEN THE COVERING IS USED ON UN-SEEDED SLOPES, IT SHALL BE KEPT IN PLACE UNTIL THE NEXT SEEDING PERIOD.
5. PLASTIC COVERING SHEETS SHALL BE BURIED TWO FEET AT THE TOP OF SLOPES IN ORDER TO PREVENT SURFACE WATER FLOW BENEATH SHEETS.
6. PROPER MAINTENANCE INCLUDES REGULAR CHECKS FOR RIPS AND DISLODGED ENDS.

STANDARD TESC NOTES (2021 CITY OF TACOMA SWMM)

- 1. THE IMPLEMENTATION OF THESE TESC PLANS AND THE CONSTRUCTION, MAINTENANCE, REPLACEMENT, AND UPGRADING OF TESC FACILITIES IS THE RESPONSIBILITY OF THE APPLICANT/CONTRACTOR UNTIL ALL CONSTRUCTION IS COMPLETED AND APPROVED, VEGETATION/LANDSCAPING IS ESTABLISHED AND THE ENTIRE SITE IS STABILIZED.
2. CONSTRUCTION STORMWATER POLLUTION PREVENTION PLAN (CSWPPP) HAS BEEN PREPARED BY THE PORT AS PART OF THE NATIONAL POLLUTION DISCHARGE ELIMINATION SYSTEM (NPDES) STORMWATER PERMIT REQUIREMENTS FOR THE PROJECT SITE. REFER TO APPENDIX J OF THE PROJECT SPECIFICATIONS FOR THE CSWPPP.
3. THE BOUNDARIES OF THE CLEARING LIMITS SHOWN ON THIS PLAN SHALL BE CLEARLY MARKED IN THE FIELD PRIOR TO CONSTRUCTION. DURING THE CONSTRUCTION PERIOD, NO DISTURBANCE BEYOND THE CLEARING LIMITS SHALL BE PERMITTED. THE MARKING SHALL BE MAINTAINED BY THE APPLICANT/CONTRACTOR FOR THE DURATION OF CONSTRUCTION.
4. THE TESC FACILITIES SHOWN ON THIS PLAN SHALL BE CONSTRUCTED PRIOR TO AND/OR IN CONJUNCTION WITH ALL CLEARING AND GRADING ACTIVITIES, AND IN SUCH A MANNER AS TO ENSURE THAT SEDIMENT AND SEDIMENT LADEN WATER DO NOT ENTER THE DRAINAGE SYSTEM OR ROADWAYS, OR VIOLATE APPLICABLE WATER STANDARDS.
5. THE TESC FACILITIES SHOWN ON THIS PLAN ARE THE MINIMUM REQUIREMENTS FOR ANTICIPATED SITE CONDITIONS. DURING THE CONSTRUCTION PERIOD, TESC FACILITIES SHALL BE UPGRADED AS NEEDED FOR UNEXPECTED STORM EVENTS AND TO ENSURE THAT SEDIMENT AND SEDIMENT-LADEN WATER DO NOT LEAVE THE SITE.
6. THE CESCL, CPESC, OR ESC LEAD SHALL BE IDENTIFIED IN THE SWPPP AND SHALL BE ONSITE OR ON-CALL AT ALL TIMES.
7. THE CESCL, CPESC, OR ESC LEAD MUST BE KNOWLEDGEABLE IN THE PRINCIPLES AND PRACTICES OF EROSION AND SEDIMENT CONTROL AND HAVE THE SKILLS TO ASSESS:
A. SITE CONDITIONS AND CONSTRUCTION ACTIVITIES THAT COULD IMPACT THE QUALITY OF STORMWATER.
B. EFFECTIVENESS OF EROSION AND SEDIMENT CONTROL MEASURES USED TO CONTROL THE QUALITY OF STORMWATER DISCHARGES.
7. THE CESCL, CPESC, OR ESC LEAD MUST EXAMINE STORMWATER VISUALLY FOR THE PRESENCE OF SUSPENDED SEDIMENT, TURBIDITY, DISCOLORATION, AND OIL SHEEN AND EVALUATE THE EFFECTIVENESS OF BMPs TO DETERMINE IF IT IS NECESSARY TO INSTALL, MAINTAIN, OR REPAIR BMPs.
8. THE CESCL, CPESC, OR ESC LEAD MUST INSPECT ALL AREAS DISTURBED BY CONSTRUCTION ACTIVITIES, ALL BMPs, AND ALL STORMWATER DISCHARGE POINTS AT LEAST ONCE EVERY CALENDAR WEEK AND WITHIN 24 HOURS OF ANY DISCHARGE FROM THE SITE. (INDIVIDUAL DISCHARGE EVENTS THAT LAST MORE THAN ONE DAY DO NOT REQUIRE DAILY INSPECTIONS). THE CESCL OR INSPECTOR MAY REDUCE THE INSPECTION FREQUENCY FOR TEMPORARILY STABILIZED, INACTIVE SITES TO ONCE EVERY CALENDAR MONTH.
9. CONSTRUCTION SITE OPERATORS MUST CORRECT ANY PROBLEMS IDENTIFIED BY THE CESCL, CPESC, OR ESC LEAD BY:
A. REVIEWING THE SWPPP FOR COMPLIANCE WITH THE 13 CONSTRUCTION SWPPP ELEMENTS AND MAKING APPROPRIATE REVISIONS WITHIN 7 DAYS OF THE INSPECTION.
B. FULLY IMPLEMENT AND MAINTAIN APPROPRIATE SOURCE CONTROL AND/OR TREATMENT BMPs AS SOON AS POSSIBLE BUT CORRECTING THE PROBLEM WITHIN 10 DAYS.
C. DOCUMENTING BMP IMPLEMENTATION AND MAINTENANCE IN THE SITE LOG BOOK. (REQUIRED FOR SITES LARGER THAN 1 ACRE BUT RECOMMENDED FOR ALL SITES).
SAMPLING AND ANALYSIS OF THE STORMWATER DISCHARGES FROM A CONSTRUCTION SITE MAY BE NECESSARY ON A CASE-BY-CASE BASIS TO ENSURE COMPLIANCE WITH STANDARDS. ECOLOGY OR THE CITY WILL ESTABLISH THESE MONITORING AND ASSOCIATED REPORTING REQUIREMENTS.
10. AT NO TIME SHALL MORE THAN ONE FOOT OF SEDIMENT BE ALLOWED TO ACCUMULATE WITHIN A CATCH BASIN SEDIMENT TRAP.
11. ALL CATCH BASINS AND CONVEYANCE LINES SHALL BE CLEANED PRIOR TO PAVING. THE CLEANING OPERATION SHALL NOT FLUSH SEDIMENT-LADEN WATER INTO THE DOWNSTREAM SYSTEM.
12. STABILIZED CONSTRUCTION ENTRANCES SHALL BE INSTALLED AT THE BEGINNING OF CONSTRUCTION AND MAINTAINED FOR THE DURATION OF THE PROJECT. ADDITIONAL MEASURES MAY BE REQUIRED TO ENSURE THAT ALL PAVED AREAS ARE KEPT CLEAN FOR THE DURATION OF THE PROJECT.

ANTICIPATED CIVIL CONSTRUCTION SEQUENCE

- WORK ITEMS BELOW SHALL BE PERFORMED WITHIN THE IDENTIFIED PROJECT WORK LIMITS. THE CONTRACTOR SHALL BE RESPONSIBLE TO COORDINATE, SCHEDULE, AND SEQUENCE WORK. ON-SITE CONSTRUCTION EFFORTS SHALL BE CLOSELY COORDINATED WITH OFF-SITE IMPROVEMENTS.
1. PRIOR TO STARTING ANY WORK, ARRANGE & ATTEND PRE-CONSTRUCTION CONFERENCE WITH THE CITY OF TACOMA, AN ESC SUPERVISOR WILL BE DESIGNATED AT THE MEETING.
2. POST A SIGN W/THE NAME AND PHONE NUMBER OF THE ESC SUPERVISOR.
3. FLAG OR OTHERWISE DELINEATE ALL CLEARING AND CONSTRUCTION LIMITS AS SHOWN ON THE PLANS.
4. INSTALL EROSION AND SEDIMENTATION CONTROL MEASURES AS IDENTIFIED ON THE APPROVED EROSION CONTROL PLANS AND CITY OF TACOMA REQUIREMENTS.
5. DEMOLISH/REMOVE EXISTING FEATURES IN ACCORDANCE WITH APPROVED EROSION CONTROL/DEMOLITION PLANS AND CITY OF TACOMA REQUIREMENTS.
6. CONTRACTOR SHALL DETERMINE WATER TABLE ELEVATION PRIOR TO EXCAVATION. IF WATER TABLE IS WITHIN PROPOSED EXCAVATION LIMITS, DEWATERING EFFORTS SHALL BE IN PLACE PRIOR TO GRADING. SEE PROJECT NOTES ON G1.01 FOR MORE INFORMATION ON DEWATERING.
7. BEGIN EXCAVATION AND MASS GRADING TO ESTABLISH SUBGRADE OF PROPOSED IMPROVEMENTS.
8. INSTALL ECOLOGY BLOCK WALL AROUND THE BOUNDARIES OF THE IDENTIFIED AUTOFLUFF CONTAMINATION AND STORMWATER UTILITIES.
9. COMPLETE SUBGRADE PREPARATION AND IMPORT CRUSHED SURFACING TOP COURSE.
10. INSTALL ASPHALT PAVEMENT.
11. MAINTAIN EROSION CONTROL MEASURES IN ACCORDANCE WITH CITY OF TACOMA SURFACE WATER DESIGN MANUAL AND MANUFACTURER'S RECOMMENDATIONS.
12. COVER ALL AREAS THAT WILL BE UNWORKED FOR MORE THAN SEVEN DAYS DURING THE DRY SEASON OR TWO DAYS DURING THE WET SEASON WITH PLASTIC SHEETING OR EQUIVALENT.
13. REMOVE EROSION CONTROL AND POLLUTION PREVENTION MEASURES UPON APPROVAL FROM CITY INSPECTOR.
14. CLEANUP PROJECT SITE. CLEAN ALL CATCH BASINS AND PIPING WITH VACTOR TRUCK. PROVIDE INVOICE TO ENGINEER UPON COMPLETION.
15. REMOVE EROSION CONTROL, AND POLLUTION PREVENTION MEASURES UPON APPROVAL FROM CITY INSPECTOR.

LEGEND

LEGEND
EXISTING FEATURES-
FOUND MONUMENT AS NOTED
SANITARY SEWER MANHOLE
SANITARY SEWER CLEANOUT
STORM CATCH BASIN
STORM MANHOLE
ROOF DRAIN
STORM CULVERT
WATER VAULT
WATER METER
WATER VALVE
IRRIGATION CONTROL VALVE
WATER BLOW OFF VALVE
FIRE HYDRANT
FIRE DEPARTMENT CONNECTION
POST INDICATOR VALVE
WATER MANHOLE
MONITORING WELL
GUY ANCHOR
UTILITY POLE
TRANSMISSION LINE POWER POLE
LIGHT POLE
POWER VAULT
JUNCTION BOX
ELECTRIC METER OR PANEL
POWER MANHOLE
TRANSFORMER
TELEPHONE VAULT
TELEPHONE RISER
GAS VALVE
GAS METER
UTILITY VAULT
SIGN
GATE POST
BOLLARD
MAIL BOX
RAILROAD SWITCH
COLUMN
CLEANOUT
ASPHALT SURFACE
CONCRETE SURFACE
GRAVEL SURFACE
BOUNDARY LINE
RIGHT OF WAY LINE
EASEMENT LINE
QUARTER SECTION LINE
BURIED STORM LINE
BURIED SANITARY SEWER LINE
BURIED WATER LINE
BURIED TELECOMMUNICATIONS LINE
BURIED NATURAL GAS LINE
BURIED PETROLEUM/OIL LINE
BURIED POWER LINE
RECORD CABLE LINE
RECORD STORM LINE
RECORD SANITARY SEWER LINE
RECORD WATER LINE
DITCH CENTERLINE
OVERHEAD UTILITY LINE
GUARD RAIL
RAILROAD TRACK
CHAIN LINK FENCE
BARBED WIRE FENCE
EDGE OF VEGETATION/LANDSCAPING
EVERGREEN TREE
DECIDUOUS TREE
PROPOSED FEATURES-
PRIMARY VINEYARD SNAIL ERADICATION AREA (1^ VSEA)
SECONDARY VINEYARD SNAIL ERADICATION AREA (2^ VSEA)
VSEA STAGING AREA, WHEEL WASH, AND CONTROL EXITS
ASPHALT DEMO/REMOVAL
CONTROLLED EXIT
TEMPORARY CONSTRUCTION ENTRANCE
CRUSHED SURFACING TOP COURSE
ONSITE ASPHALT PAVEMENT
AUTOFLUFF CONTAMINATION
DEMOLITION
SAWTOOTH LINE
SILT FENCE
CLEARING LIMITS
STORM DRAIN PIPE
MAJOR CONTOUR
MINOR CONTOUR
TOP OF SLOPE
TOE OF SLOPE
FLOW LINE
GRADE BREAK
PROPOSED ELEVATION
SLOPE
FLOW LINE
ECOLOGY BLOCK WALL
DEMOLITION

SDEV26-0069

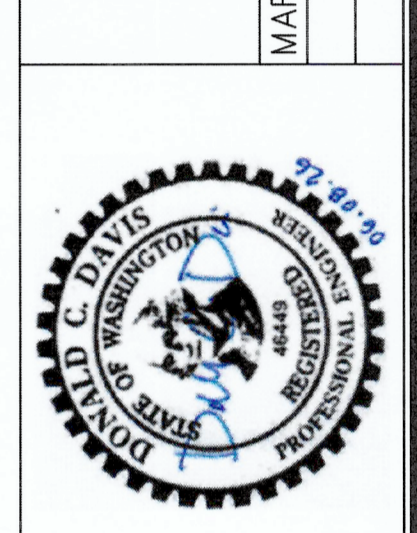
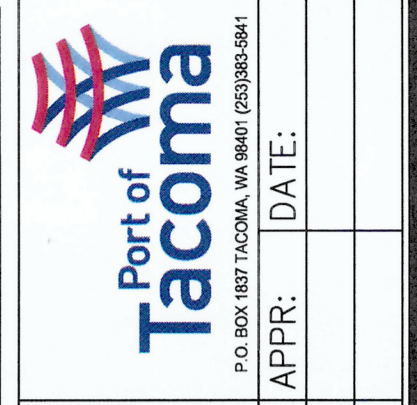


Table with columns: CHECKED BY, DATE, PROJ. ENGR, DATE, PRINTED BY, PORT ADDRESS, TACOMA, WA

APPROVED: [Signature] DIRECTOR

PARCEL 117 CRITICAL SITE REDEVELOPMENT SNAIL ERADICATION CIVIL LEGEND AND GENERAL NOTES

6740 G1.01 SH #2 OF #9 CONT/CONS: PA000000411 TOWNSHIP: 21 RANGE: 03 SECTION: 26 DAT-HRZ: 101690.01 M. ID: 101690.01 VERT: MLLW 19.39' @ Tide 22.1933 PARCEL: 117 PHASE: BID SET DRAWING SCALE: AS NOTED



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GENERAL STORMWATER NOTES

- 1. ALL WORKMANSHIP AND MATERIALS SHALL BE IN ACCORDANCE WITH CITY STANDARDS AND THE MOST CURRENT COPY OF THE STATE OF WASHINGTON STANDARD SPECIFICATIONS FOR ROAD, BRIDGE AND MUNICIPAL CONSTRUCTION (WSDOT/APWA) AND AS AMENDED BY THE CITY.
2. TEMPORARY EROSION/WATER POLLUTION PREVENTION MEASURES SHALL BE REQUIRED IN ACCORDANCE WITH SECTION 1-07.15, AS MODIFIED BY THE APWA SUPPLEMENT, OF THE CURRENT STATE OF WASHINGTON STANDARD SPECIFICATIONS AND THE CITY OF TACOMA STORMWATER MANAGEMENT MANUAL.
3. THE STORM DRAINAGE SYSTEM SHALL BE CONSTRUCTED ACCORDING TO APPROVED PLANS ON FILE WITH THE MUNICIPALITY.
4. A COPY OF THE APPROVED STORMWATER PLANS MUST BE ON THE JOB SITE WHENEVER CONSTRUCTION IS IN PROGRESS.
5. ALL EROSION CONTROL AND STORMWATER FACILITIES SHALL BE REGULARLY INSPECTED AND MAINTAINED BY THE CONTRACTOR DURING CONSTRUCTION.
6. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO OBTAIN STREET USE AND OTHER RELATED OR REQUIRED PERMITS PRIOR TO ANY CONSTRUCTION ACTIVITY IN THE MUNICIPALITY'S RIGHT-OF-WAY.
7. THE CONTRACTOR SHALL NOTIFY THE PROJECT ENGINEER IN THE EVENT OF DISCOVERY OF POOR SOILS, STANDING GROUNDWATER OR SEVERE DISCREPANCIES FROM SOIL LOG DESCRIPTIONS AS NOTED ON THE PLANS.
8. FOR PUBLIC SYSTEMS, THE CONTRACTOR SHALL CALL FOR INSPECTION 48 HOURS PRIOR TO COVERING ANY DRAINAGE STRUCTURE.
9. BARE GALVANIZED METAL SHALL NOT BE USED FOR MATERIALS THAT CONVEY STORMWATER, SUCH AS ROOFS, CANOPIES, SIDING, GUTTERS, DOWNSPOUTS, ROOF DRAINS, AND PIPES.
10. THE ENGINEER OF RECORD SHALL PROVIDE AN ENGINEER'S CERTIFICATION TO THE CITY OF TACOMA AFTER THE FACILITY INSTALLATION AND PRIOR TO PERMIT FINAL INSPECTION AND/OR CLOSEOUT.

- A. THE PERMIT NUMBER
B. STATEMENTS TO ATTEST:

- 1.1. THAT ALL STORMWATER FACILITIES HAVE BEEN INSTALLED ACCORDING TO THE APPROVED PERMIT DOCUMENTS. CHANGES TO THE APPROVED PERMIT SET THAT ARE REQUIRED DURING CONSTRUCTION SHALL BE SUBMITTED TO CITY OF TACOMA B.L.U.S. FOR E.S.S.E. TO REVIEW AND APPROVE DURING THE CONSTRUCTION PHASE AND PRIOR TO THE CHANGE BEING CONSTRUCTED.

SURVEY INFORMATION (SEE APPENDIX J OF THE PROJECT SPECIFICATIONS FOR SURVEY DATA AND EXISTING ELEVATIONS)

CITY DATUMS

HORIZONTAL: NAD83-91
VERTICAL: NGVD 1929

HORIZONTAL DATUM

WASHINGTON PLANE COORDINATE SYSTEM, SOUTH ZONE, NAD 83/2011 (PER PORT OF TACOMA SURVEY CONTROL MAP -- 2016)

MEASURED NORTH 45°53'30" WEST BETWEEN TWO FOUND MONUMENTS ALONG ALEXANDER AVE AS SHOWN HEREON

VERTICAL DATUM

MLLW (PER PORT OF TACOMA 2016 SURVEY CONTROL MAP)

TIDE 22 1933 BENCHMARK: LOCATED AT NE CORNER OF 11TH ST. BRIDGE AT THE INTERSECTION OF E. 11TH ST. AND MILWAUKEE WAY ELEVATION = 19.18 (BASED ON 1983-2001 TIDAL EPOCH)

TO CONVERT TO NGVD29 VALUES, REDUCE ALL ELEVATIONS BY 5.96 FEET (-5.96)

PORT OF TACOMA MONUMENT NO. 121
T.B.M. ELEVATION: 17.22
3" BRASS DISK WITH RED "X" DOWN 0.7± IN CASE VISITED 07/30/2024

PORT OF TACOMA MONUMENT NO. 184
T.B.M. ELEVATION: 17.82
3" BRASS DISK WITH "X" DOWN 0.3± IN CASE VISITED 07/30/2024

NOTES

- 1. EQUIPMENT USED: CARLSON CR2+ ROBOTIC TOTAL STATION AND TOPCON GR3 RTK/GPS AND/OR TOPCON HIPER VR RTK/GPS AND/OR JAVAD TRIUMPH-3NR RTK/GPS.
2. THIS SURVEY WAS PERFORMED BY FIELD TRAVERSE WITH THE FINAL RESULTS MEETING OR EXCEEDING THE CURRENT TRAVERSE AND RELATIVE POSITIONAL ACCURACY STANDARDS CONTAINED IN W.A.C. 332-130-090.
3. IN ACCORDANCE WITH THE REVISED CODE OF WASHINGTON (R.C.W.) 58.09 AND THE WASHINGTON ADMINISTRATIVE CODE (W.A.C.) 332-130, THIS SURVEY MAY DEPICT OCCUPATIONAL INDICATORS THAT DIFFER FROM THE DEEDED LOT LINES.
4. FIELD WORK PERFORMED IN JULY THROUGH OCTOBER 2024, UNDER SITTS & HILL PROJECT NUMBER 20618.
5. THIS SURVEY COMPLIES WITH W.A.C. 332-130-145. THE CONTOURS DEPICTED HEREON ARE BASED ON DATA FROM DIRECT FIELD MEASUREMENTS.
6. UTILITIES AS SHOWN HEREON ARE BASED ON FIELD SURVEY OBSERVATION OF UTILITY LOCATE SERVICES PERFORMED BY MOUNTAIN VIEW LOCATING SERVICES, LLC IN SEPTEMBER, 2024 FOR THIS SURVEY.
7. SITTS & HILL ENGINEERS, INC. HAS RELIED UPON TITLE INFORMATION NOTED IN COMMITMENT FOR TITLE INSURANCE PREPARED BY CHICAGO TITLE INSURANCE COMPANY OF WASHINGTON, COMMITMENT NUMBER 242599-TC AMENDED, DATED JULY 25, 2024.
8. C.O.T. SANITATION PERMIT ISSUED FOR BUILDING AT 3302 EAST 11TH ST ON 10/18/88 TO CONNECT OIL/WATER SEPARATOR TO SANITARY SIDE SEWER TO SERVICE WASH PAD.
9. THE WETLAND BOUNDARIES, DESIGNATIONS AND FLAG LOCATIONS SHOWN HEREON ARE BASED ON A DELINEATION COMPLETED BY CONFLUENCE ENVIRONMENTAL COMPANY FOR THE PORT OF TACOMA, AS EXHIBITED ON A MAP DATED MAY 2024.

LEGAL DESCRIPTION

PER CHICAGO TITLE INSURANCE COMPANY OF WASHINGTON, COMMITMENT NUMBER 242599-TC AMENDED, DATED JULY 25, 2024.

PARCEL A (TAX PARCEL NO. 227520-026-0):

THAT PORTION OF BLOCK 7A, REPLAT OF BLOCKS 13 TO 48, TACOMA TIDELANDS, KING COUNTY ANNEX, KNOWN AS "ASHTON REPLAT", ACCORDING TO PLAT FILED FOR RECORD ON DECEMBER 23, 1918, IN THE OFFICE OF THE COUNTY AUDITOR, IN SECTION 26, TOWNSHIP 21 NORTH, RANGE 3 EAST OF THE W.M., IN PIERCE COUNTY, WASHINGTON, LYING SOUTHERLY OF TAYLOR WAY AS NOW LAID OUT AND ESTABLISHED.

PARCEL B (TAX PARCEL NO. 032126-301-6):

BEGINNING AT A POINT ON THE WEST LINE OF LOT 7, SECTION 26, TOWNSHIP 21 NORTH, RANGE 3 EAST OF THE W.M., IN PIERCE COUNTY, WASHINGTON, WHERE THE SAME INTERSECTS THE SOUTH LINE OF TAYLOR WAY AS ESTABLISHED THROUGH SAID SUBDIVISION; RUNNING THENCE SOUTH 69°22' EAST ALONG THE SOUTH LINE OF TAYLOR WAY 411.78 FEET, MORE OR LESS, TO A POINT WHICH IS 457.07 FEET WEST OF THE EAST LINE OF SAID SUBDIVISION; THENCE SOUTH 07°19'14" EAST PARALLEL WITH THE EAST LINE OF SAID SUBDIVISION 460.96 FEET; THENCE NORTH 89°48'30" WEST 759.62 FEET TO A POINT ON THE GOVERNMENT MEANDER LINE; THENCE FOLLOWING SAID MEANDER LINE NORTH 69°17'27" EAST 330.932 FEET, NORTH 20°05'59" EAST 259.59 FEET, NORTH 6°20'13" WEST 242.78 FEET TO THE POINT OF BEGINNING;

EXCEPT ANY PORTION WHICH MAY BE WITHIN THE SOUTH 11 ACRES OF GOVERNMENT LOT 7;

ALSO EXCEPT THAT PORTION LYING WITHIN THE FOLLOWING DESCRIBED TRACT X:

TRACT X

COMMENCING AT THE POINT OF INTERSECTION OF THE PROLONGATION OF THE SOUTHEASTERLY LINE OF EAST 11TH STREET AND THE NORTHEASTERLY LINE OF ALEXANDER AVENUE; THENCE SOUTHEASTERLY WITH THE NORTHEASTERLY LINE OF ALEXANDER AVENUE, 120 FEET TO THE SOUTHEASTERLY LINE OF LOT 30, BLOCK 9, AS THE SAME IS DESIGNATED ON THE REPLAT OF BLOCKS 13 TO 48, TACOMA TIDELANDS, KING COUNTY ANNEX, KNOWN AS "ASHTON REPLAT", WHICH PLAT WAS FILED FOR RECORD ON DECEMBER 23, 1918, IN THE OFFICE OF THE COUNTY AUDITOR, IN PIERCE COUNTY, WASHINGTON, SAID POINT BEING THE TRUE POINT OF BEGINNING; THENCE SOUTHEASTERLY WITH THE NORTHEASTERLY LINE OF ALEXANDER AVENUE, 880 FEET TO A POINT; THENCE NORTHEASTERLY PARALLEL TO THE SOUTHEASTERLY LINE OF EAST 11TH STREET, 400 FEET TO A POINT; THENCE NORTHWESTERLY PARALLEL TO THE NORTHEASTERLY LINE OF ALEXANDER AVENUE 880 FEET TO THE MOST EASTERLY CORNER OF LOT 43, BLOCK 9, AS THE SAME IS DESIGNATED ON THE REPLAT OF BLOCKS 13 TO 48, TACOMA TIDELANDS, KING COUNTY ANNEX, KNOWN AS "ASHTON REPLAT", WHICH PLAT WAS FILED FOR RECORD ON DECEMBER 23, 1918, IN THE OFFICE OF THE COUNTY AUDITOR; THENCE SOUTHWESTERLY WITH THE SOUTHEASTERLY LINE OF LOTS 30 TO 43 OF SAID ADDITION, A DISTANCE OF 400 FEET TO THE POINT OF BEGINNING.

PARCEL C (TAX PARCEL NO. 032126-304-5):

REVISED PARCEL A OF CITY OF TACOMA BOUNDARY LINE ADJUSTMENT NUMBER MPD2001-00012, RECORDED UNDER PIERCE COUNTY AUDITOR'S FILE NUMBER 200106205003, BEING A PORTION OF GOVERNMENT LOT 7, SECTION 26 AND THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 35, ALL IN TOWNSHIP 21 NORTH, RANGE 3 EAST OF THE W.M., IN THE CITY OF TACOMA, PIERCE COUNTY, WASHINGTON.

PARCEL D (TAX PARCEL NO. 032135-206-4):

REVISED PARCEL B OF CITY OF TACOMA BOUNDARY LINE ADJUSTMENT NUMBER MPD2001-00012, RECORDED UNDER PIERCE COUNTY AUDITOR'S FILE NUMBER 200106205003, BEING A PORTION OF GOVERNMENT LOT 7, SECTION 26 AND THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 35, ALL IN TOWNSHIP 21 NORTH, RANGE 3 EAST OF THE W.M., IN THE CITY OF TACOMA, PIERCE COUNTY, WASHINGTON.

PARCEL E (TAX PARCEL NO. 227520-037-1):

THE NORTHEASTERLY 10 FEET OF LOT 30, ALL OF LOT 31, 32, 33 AND 34, BLOCK 9, STATE LAND COMMISSIONER'S REPLAT OF BLOCKS 13 TO 48, INCLUSIVE, TACOMA TIDELANDS, FORMERLY IN KING COUNTY, SOMETIMES KNOWN AS ASHTON REPLAT, ACCORDING TO THE MAP THEREOF RECORDED DECEMBER 23, 1918, RECORDS OF PIERCE COUNTY AUDITOR, IN PIERCE COUNTY, WASHINGTON;

EXCEPT THAT PORTION OF SAID LOTS APPROPRIATED BY THE CITY OF TACOMA IN PIERCE COUNTY SUPERIOR COURT CAUSE NUMBER 60379 FOR STREETS.

PARCEL F (TAX PARCEL NO. 227520-040-0 AND 227520-041-0):

LOTS 35 TO 43, INCLUSIVE IN BLOCK 9 OF "STATE LAND COMMISSIONER'S REPLAT OF BLOCKS 13 TO 48, BOTH INCLUSIVE, TACOMA TIDELANDS, FORMERLY KING COUNTY, SOMETIMES KNOWN AS ASHTON REPLAT", AS PER MAP THEREOF FILED FOR RECORD DECEMBER 23, 1918, RECORDS OF PIERCE COUNTY AUDITOR, IN PIERCE COUNTY, WASHINGTON.

PARCEL G (TAX PARCEL NO. 227520-042-0):

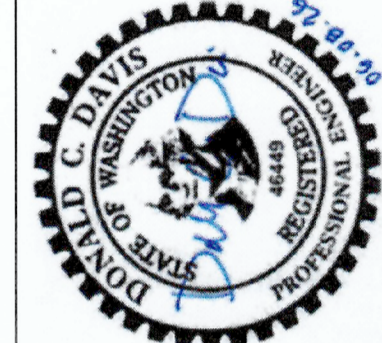
LOTS 44 TO 47, INCLUSIVE IN BLOCK 9 OF "STATE LAND COMMISSIONER'S REPLAT OF BLOCKS 13 TO 48, BOTH INCLUSIVE, TACOMA TIDELANDS, FORMERLY KING COUNTY, SOMETIMES KNOWN AS ASHTON REPLAT", AS PER MAP THEREOF FILED FOR RECORD DECEMBER 23, 1918, RECORDS OF PIERCE COUNTY AUDITOR, IN PIERCE COUNTY, WASHINGTON.

PARCEL H (TAX PARCEL NO. 500035-006-1):

COMMENCING AT A POINT OF INTERSECTION OF THE PROLONGATION OF THE SOUTHEASTERLY LINE OF EAST ELEVENTH STREET, AND THE NORTHEASTERLY LINE OF ALEXANDER AVENUE; THENCE SOUTHEASTERLY WITH THE NORTHEASTERLY LINE OF ALEXANDER AVENUE, 120 FEET TO THE SOUTHEASTERLY LINE OF LOT 30, BLOCK 9, OF STATE LAND COMMISSIONER'S REPLAT OF BLOCKS 13 TO 48, BOTH INCLUSIVE, TACOMA TIDELANDS (FORMERLY IN KING COUNTY) COMMONLY KNOWN AS ASHTON'S REPLAT, AS PER MAP THEREOF FILED FOR RECORD DECEMBER 23, 1918, SITUATE IN THE CITY OF TACOMA, COUNTY OF PIERCE, WASHINGTON, SAID POINT BEING THE POINT OF BEGINNING; THENCE SOUTHEASTERLY WITH THE NORTHEASTERLY LINE OF ALEXANDER AVENUE, 880 FEET TO A POINT; THENCE NORTHEASTERLY PARALLEL TO THE SOUTHEASTERLY LINE OF EAST ELEVENTH STREET, 400 FEET TO A POINT; THENCE NORTHWESTERLY PARALLEL TO THE NORTHEASTERLY LINE OF ALEXANDER AVENUE, 880 FEET TO THE MOST EASTERLY CORNER OF LOT 43 OF SAID BLOCK 9; THENCE SOUTHWESTERLY WITH THE SOUTHEASTERLY LINES OF LOT 43, 42, 41, 40, 39, 38, 37, 36, 35, 34, 33, 32, 31 AND 30, INCLUSIVE, IN SAID BLOCK 9, A DISTANCE OF 400 FEET, TO THE POINT OF BEGINNING;

EXCEPT THE MOST SOUTHEASTERLY 60 FEET THEREOF.

SDEV26-0069



APPROVED: 06.08.2026 CHECKED BY: DATE: 06.08.2026 DIRECTOR: DATE: 06.08.2026 PRINTED BY: DonDavis Jun 09, 2026 PORT ADDRESS: 1229 ALEXANDER AVE TACOMA, WA 98421

PARCEL 117 CRITICAL SITE REDEVELOPMENT SNAIL ERADICATION CIVIL GENERAL NOTES
TOWNSHIP: 21 RANGE: 03 SECTION: 26
DATE-HRZ: WA83-SF VERT: MLLW 19.39' @ Tide 22 1933
PARCEL: 117 DRAWING SCALE: AS NOTED

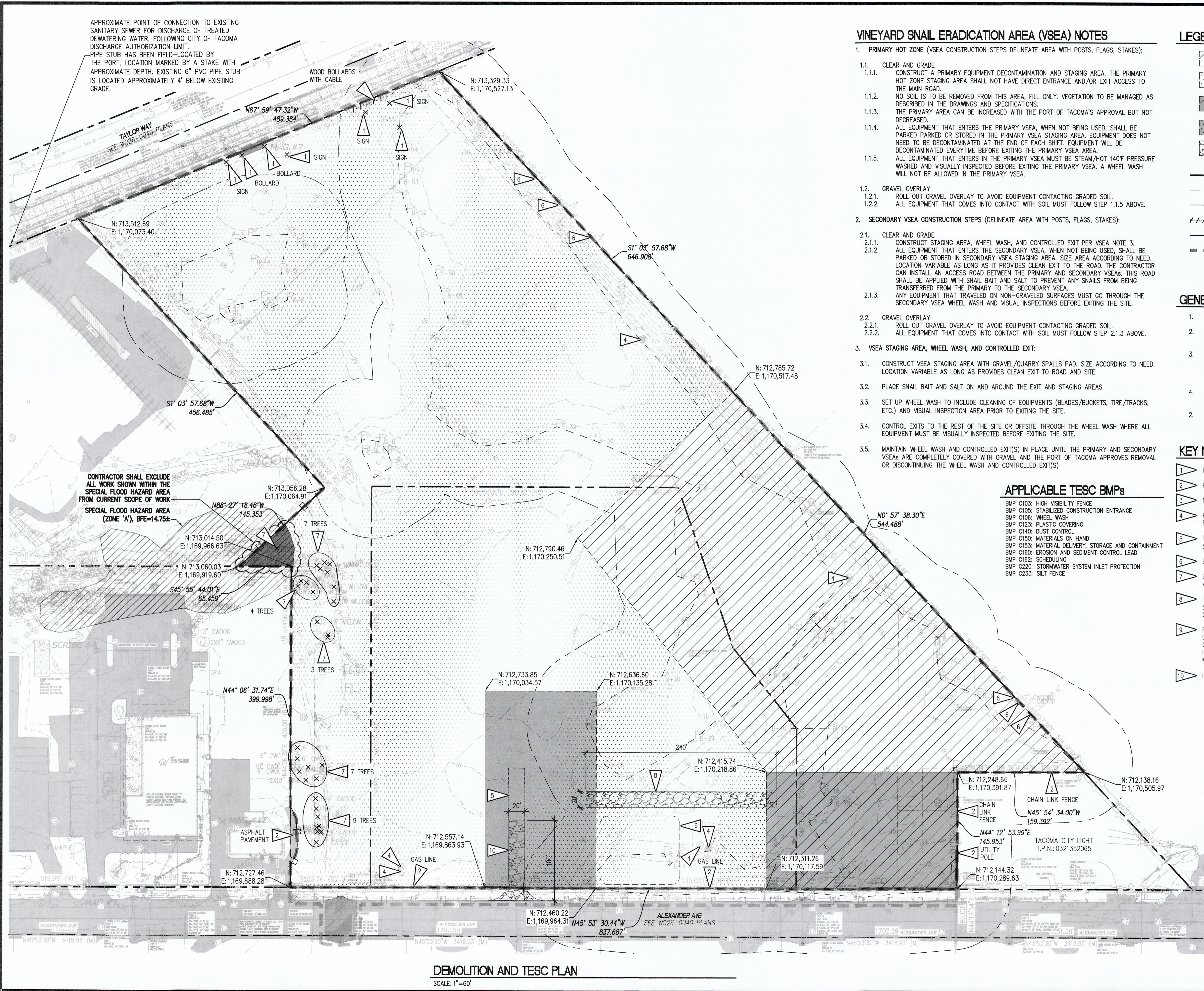
6740 G1.02 SH #3 OF #9
CONTR/CONS: PA00000411 TOWNSHIP: 21 RANGE: 03 SECTION: 26
M. ID: 101690.01 DATE-HRZ: WA83-SF VERT: MLLW 19.39' @ Tide 22 1933
PHASE: BID SET PARCEL: 117 DRAWING SCALE: AS NOTED



BINDING EDGE

APPROXIMATE POINT OF CONNECTION TO EXISTING SANITARY SEWER FOR DISCHARGE OF TREATED DEWATERING WATER, FOLLOWING CITY OF TACOMA DISCHARGE AUTHORIZATION LIMIT. PIPE STUB HAS BEEN FIELD-LOCATED BY THE PORT, LOCATION MARKED BY A STAKE WITH APPROXIMATE DEPTH. EXISTING 6" PVC PIPE STUB IS LOCATED APPROXIMATELY 4' BELOW EXISTING GRADE.

PORT OF TACOMA FILE: N:20600120618Drawings\20618-c1.00



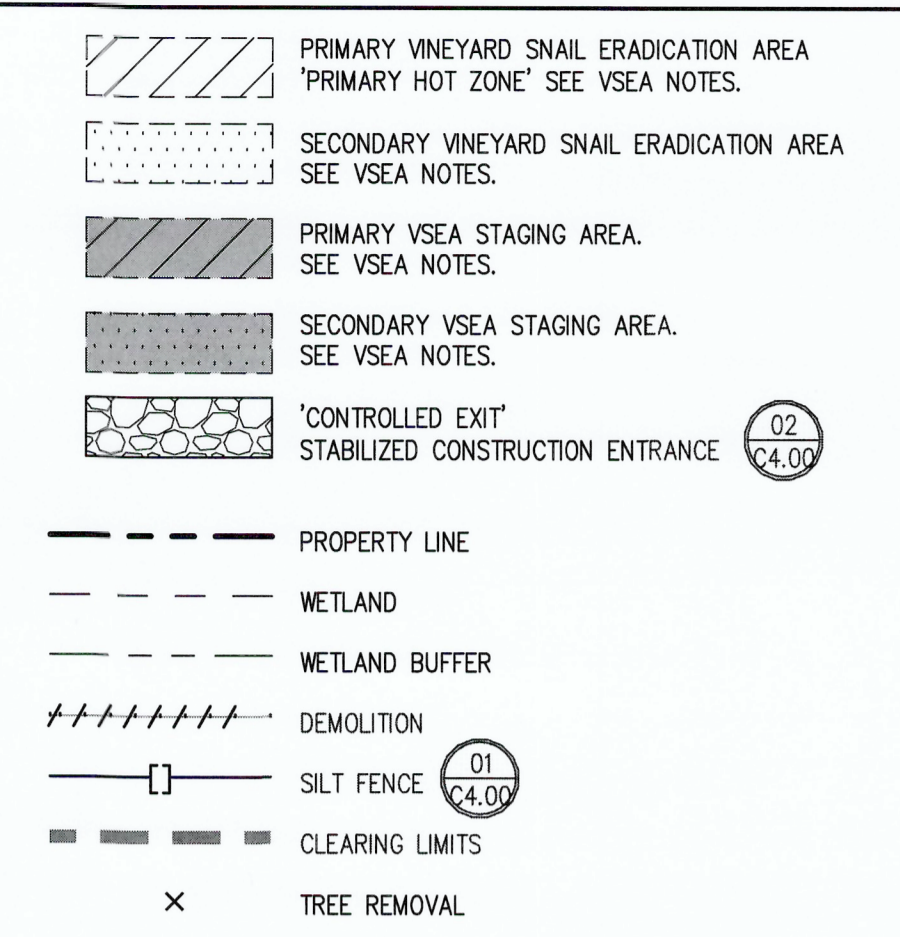
VINEYARD SNAIL ERADICATION AREA (VSEA) NOTES

- 1. PRIMARY HOT ZONE (VSEA CONSTRUCTION STEPS DELINEATE AREA WITH POSTS, FLAGS, STAKES):
1.1. CLEAR AND GRADE
1.1.1. CONSTRUCT A PRIMARY EQUIPMENT DECONTAMINATION AND STAGING AREA...
1.1.2. NO SOIL IS TO BE REMOVED FROM THIS AREA, FILL ONLY...
1.1.3. THE PRIMARY AREA CAN BE INCREASED WITH THE PORT OF TACOMA'S APPROVAL BUT NOT DECREASED.
1.1.4. ALL EQUIPMENT THAT ENTERS THE PRIMARY VSEA, WHEN NOT BEING USED, SHALL BE PARKED...
1.1.5. ALL EQUIPMENT THAT ENTERS THE PRIMARY VSEA MUST BE STEAM/HOT 140°F PRESSURE WASHED...
1.2. GRAVEL OVERLAY
1.2.1. ROLL OUT GRAVEL OVERLAY TO AVOID EQUIPMENT CONTACTING GRADED SOIL.
1.2.2. ALL EQUIPMENT THAT COMES INTO CONTACT WITH SOIL MUST FOLLOW STEP 1.1.5 ABOVE.
2. SECONDARY VSEA CONSTRUCTION STEPS (DELINEATE AREA WITH POSTS, FLAGS, STAKES):
2.1. CLEAR AND GRADE
2.1.1. CONSTRUCT STAGING AREA, WHEEL WASH, AND CONTROLLED EXIT PER VSEA NOTE 3.
2.1.2. ALL EQUIPMENT THAT ENTERS THE SECONDARY VSEA, WHEN NOT BEING USED, SHALL BE PARKED...
2.1.3. ANY EQUIPMENT THAT TRAVELED ON NON-GRAVELED SURFACES MUST GO THROUGH THE SECONDARY VSEA WHEEL WASH AND VISUAL INSPECTIONS BEFORE EXITING THE SITE.
2.2. GRAVEL OVERLAY
2.2.1. ROLL OUT GRAVEL OVERLAY TO AVOID EQUIPMENT CONTACTING GRADED SOIL.
2.2.2. ALL EQUIPMENT THAT COMES INTO CONTACT WITH SOIL MUST FOLLOW STEP 2.1.3 ABOVE.
3. VSEA STAGING AREA, WHEEL WASH, AND CONTROLLED EXIT:
3.1. CONSTRUCT VSEA STAGING AREA WITH GRAVEL/QUARRY SPALLS PAD...
3.2. PLACE SNAIL BAIT AND SALT ON AND AROUND THE EXIT AND STAGING AREAS.
3.3. SET UP WHEEL WASH TO INCLUDE CLEANING OF EQUIPMENTS...
3.4. CONTROL EXITS TO THE REST OF THE SITE OR OFFSITE THROUGH THE WHEEL WASH...
3.5. MAINTAIN WHEEL WASH AND CONTROLLED EXIT(S) IN PLACE UNTIL THE PRIMARY AND SECONDARY VSEAs ARE COMPLETELY COVERED WITH GRAVEL...

APPLICABLE TESC BMPs

- BMP C103: HIGH VISIBILITY FENCE
BMP C105: STABILIZED CONSTRUCTION ENTRANCE
BMP C106: WHEEL WASH
BMP C123: PLASTIC COVERING
BMP C140: DUST CONTROL
BMP C150: MATERIALS ON HAND
BMP C153: MATERIAL DELIVERY, STORAGE AND CONTAINMENT
BMP C160: EROSION AND SEDIMENT CONTROL LEAD
BMP C162: SCHEDULING
BMP C220: STORMWATER SYSTEM INLET PROTECTION
BMP C233: SILT FENCE

LEGEND

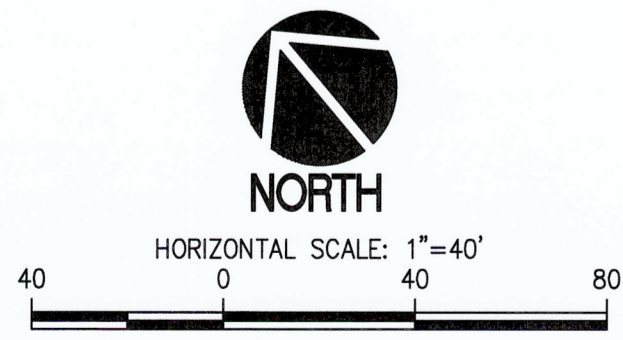


GENERAL NOTES

- 1. SEE APPLICABLE PROJECT NOTES ON SHEETS G1.01 AND G1.02.
2. CONTRACTOR TO COORDINATE AND CONFIRM FINAL VSEA BOUNDARY LOCATIONS WITH PORT OF TACOMA.
3. NO CONSTRUCTION STORMWATER SHALL BE DISCHARGED OFFSITE VIA SURFACE FLOW OR TO THE CITY OF TACOMA PUBLIC STORMWATER SYSTEM.
4. SEE SURVEY DRAWINGS OF EXISTING CONDITIONS IN APPENDIX L OF THE PROJECT SPECIFICATIONS.
2. CONTRACTOR TO PROVIDE CATCH BASIN PROTECTION AT ALL PUBLIC INLETS WITHIN 500 FEET DOWN STREAM OF THE PROJECT SITE. REF. W026-0040 PLANS.

KEY NOTES

- 1. REMOVE EXISTING FEATURE AS NOTED.
2. PROTECT EXISTING FEATURE AS NOTED.
3. NOT USED
4. PROTECT EXISTING MONITORING WELL AND RAISE RIM TO FINISH GRADE. REF. SHEET C3.01.
5. INSTALL WHEEL WASH AND INSPECTION FACILITY. SEE PER DETAIL 05/C4.00.
6. EXISTING TREE TO BE REMOVED AND INCINERATED ON SITE.
7. EXISTING TREE TO BE CLEARED, GRUBBED, AND HAULED TO AN APPROVED LANDFILL FOR DISPOSAL.
8. INSTALL STABILIZED ACCESS ROAD BETWEEN THE VSEA AREAS. SEE VSEA NOTE 2.1.2. REF. DETAIL 02/C4.00 FOR AGGREGATE AND GEOTEXTILE REQUIREMENTS.
9. PROVIDE A SALT-COVERED DEBRIS PAD FOR STOCKPILE AREA DESIGNATED FOR TEMPORARY STORAGE OF ALL DEMOLISHED MATERIALS ON SITE.
10. INSTALL STABILIZED CONSTRUCTION ENTRANCE PER DETAIL 02/C4.00.



DEMOLITION AND TESC PLAN

SCALE: 1"=60'

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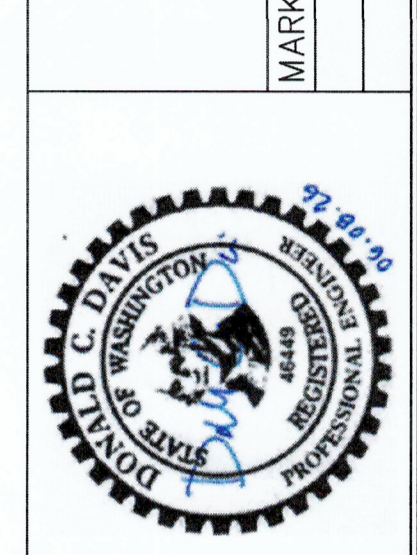
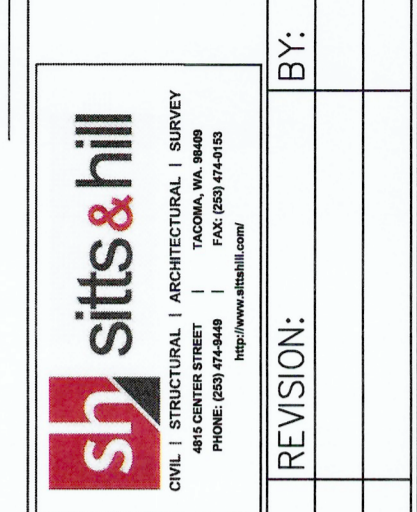
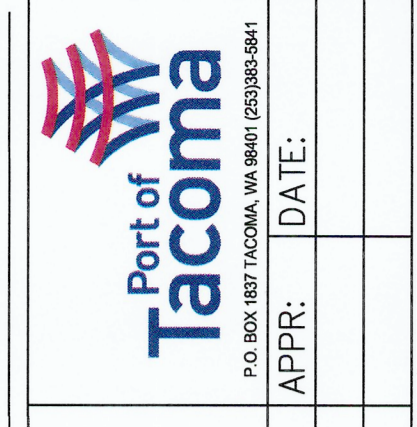


Table with project metadata including dates (06.08.2026), names (Don Davis), and addresses (1229 ALEXANDER AVE).

PARCEL 117 CRITICAL SITE REDEVELOPMENT SNAIL ERADICATION DEMOLITION AND TESC PLAN

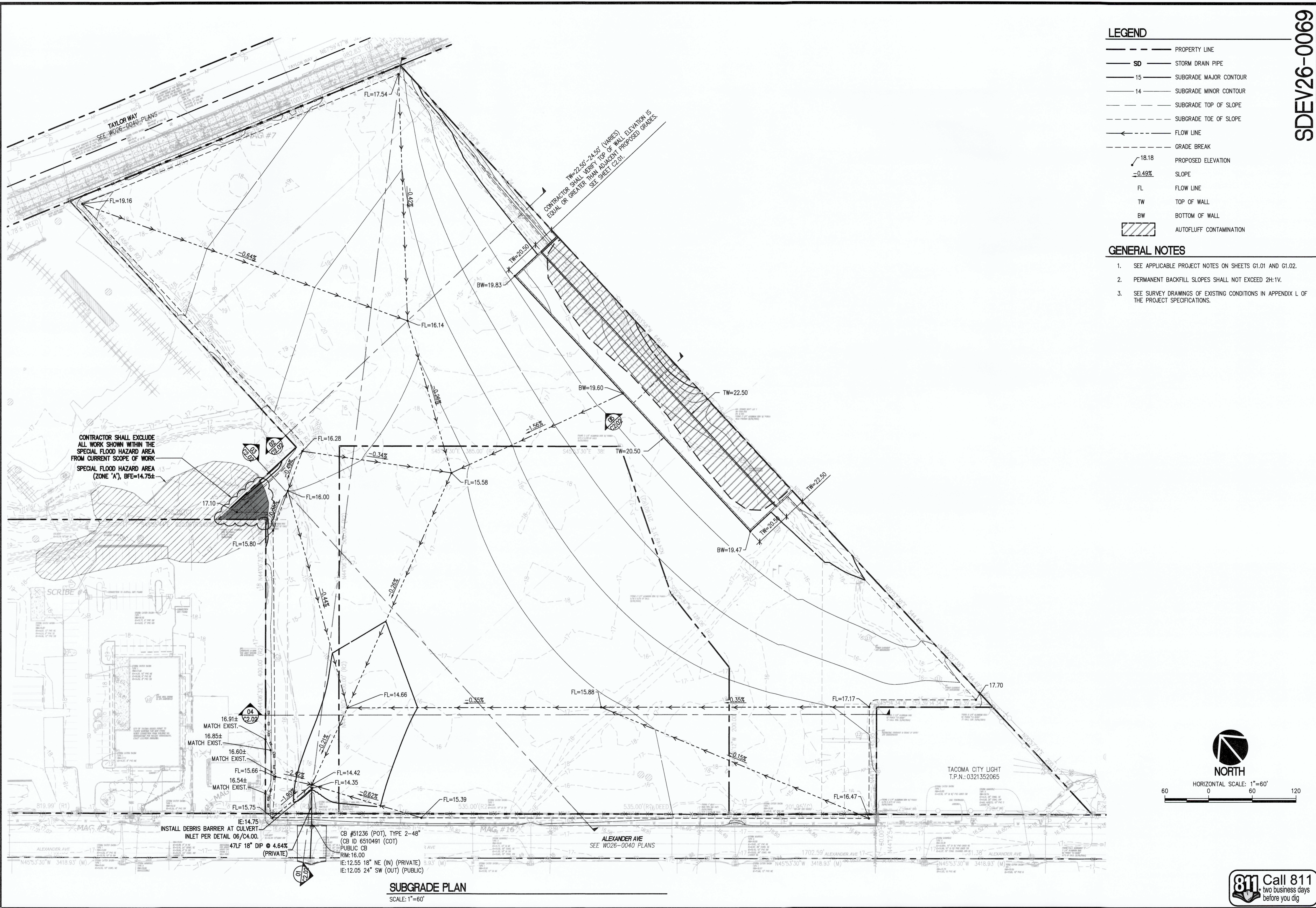
6740 C1.00 SH #4 OF #9



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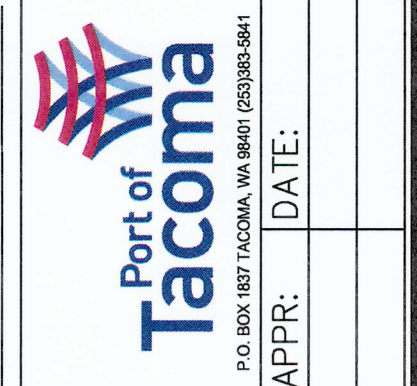
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LEGEND

- PROPERTY LINE
- SD --- STORM DRAIN PIPE
- 15 --- SUBGRADE MAJOR CONTOUR
- 14 --- SUBGRADE MINOR CONTOUR
- SUBGRADE TOP OF SLOPE
- SUBGRADE TOE OF SLOPE
- FLOW LINE
- GRADE BREAK
- 18.18 --- PROPOSED ELEVATION
- 0.49% --- SLOPE
- FL --- FLOW LINE
- TW --- TOP OF WALL
- BW --- BOTTOM OF WALL
- [Hatched Box] --- AUTOFLUFF CONTAMINATION

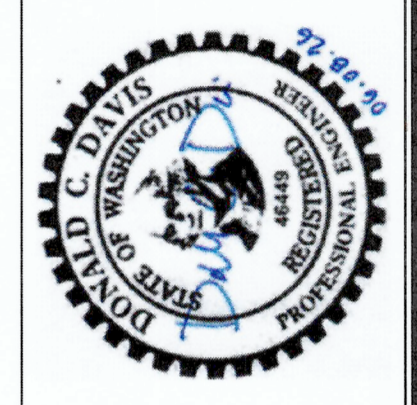
GENERAL NOTES

1. SEE APPLICABLE PROJECT NOTES ON SHEETS G1.01 AND G1.02.
2. PERMANENT BACKFILL SLOPES SHALL NOT EXCEED 2H:1V.
3. SEE SURVEY DRAWINGS OF EXISTING CONDITIONS IN APPENDIX L OF THE PROJECT SPECIFICATIONS.



sitts & hill
 CIVIL, STRUCTURAL, ARCHITECTURAL, SURVEY
 AND ENVIRONMENTAL ENGINEERS
 1000 1ST AVENUE, SUITE 1000
 TACOMA, WA 98402
 PHONE: (253) 473-1111
 WWW.SITTSANDHILL.COM

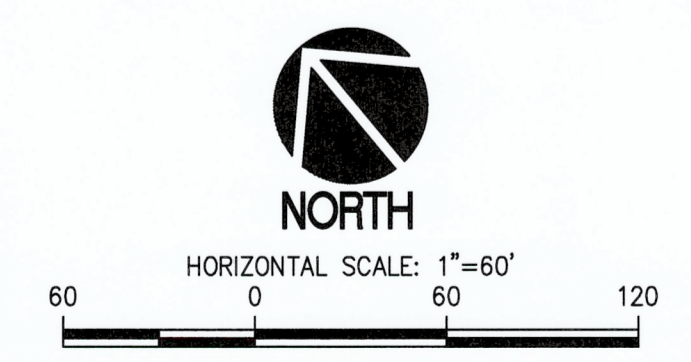
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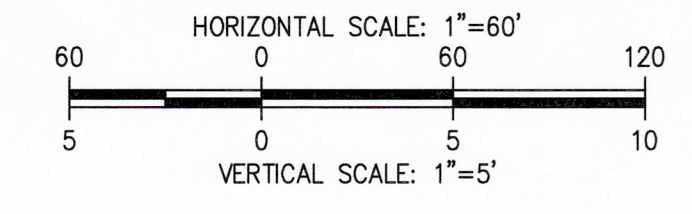
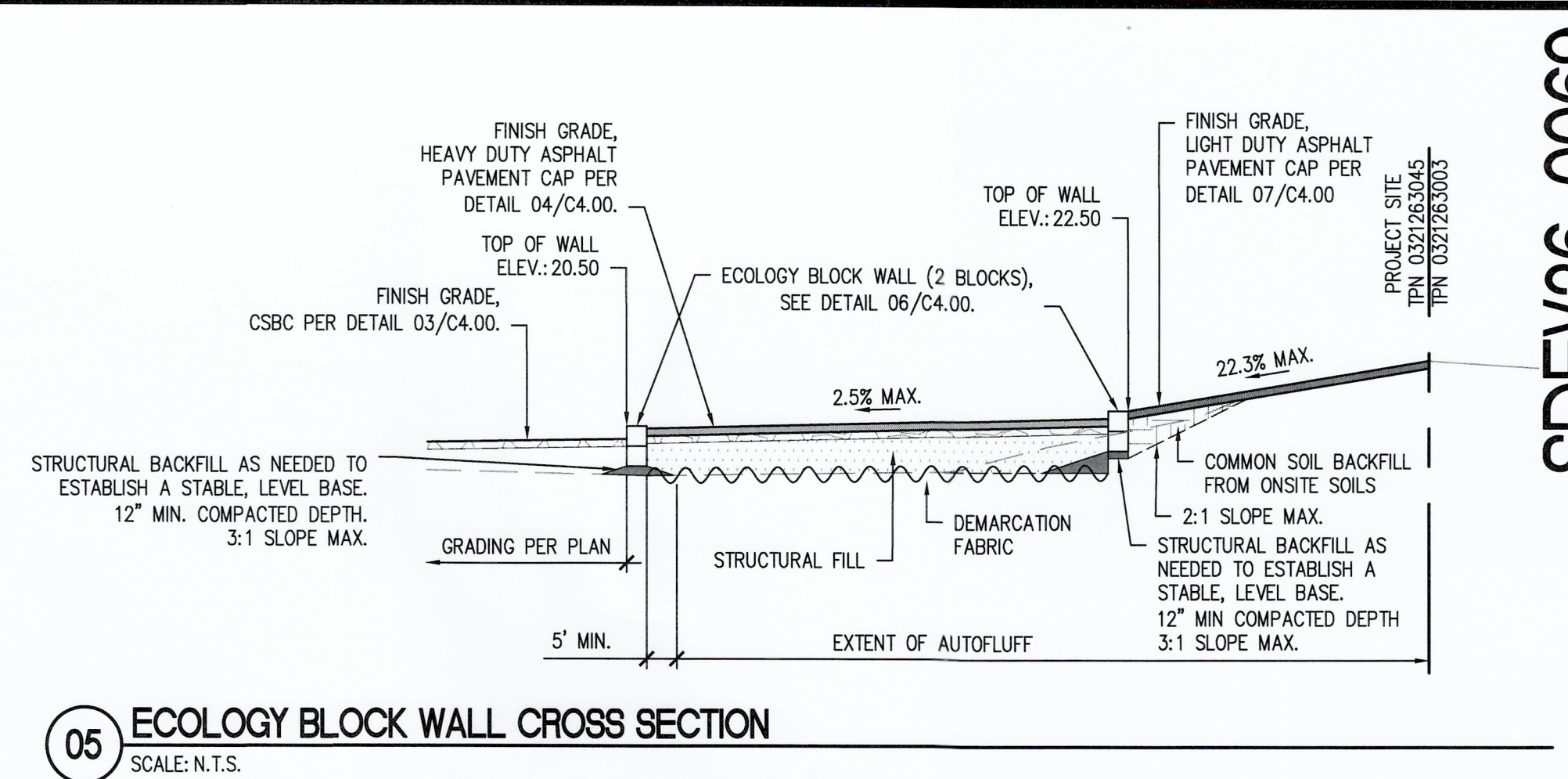
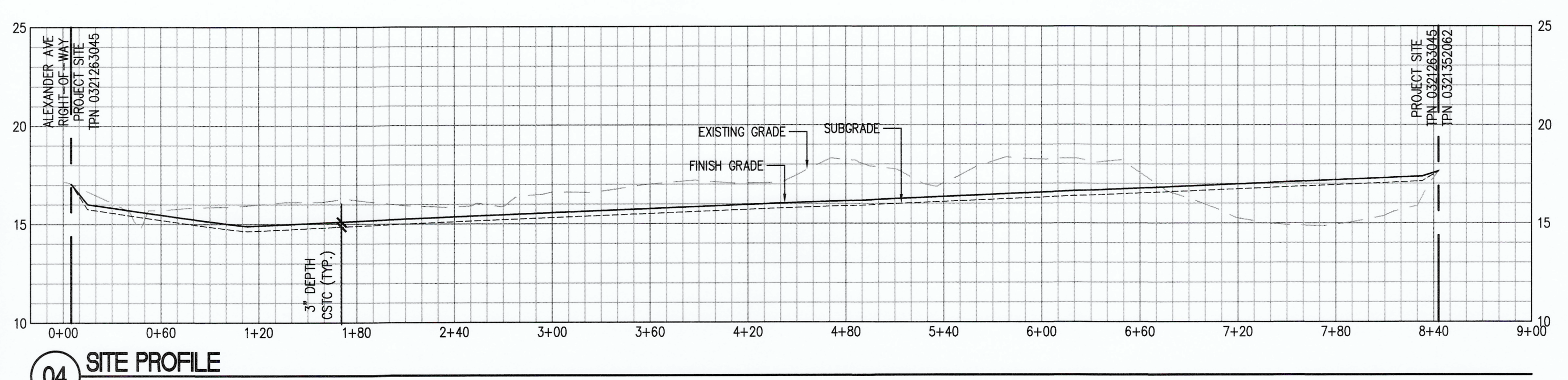
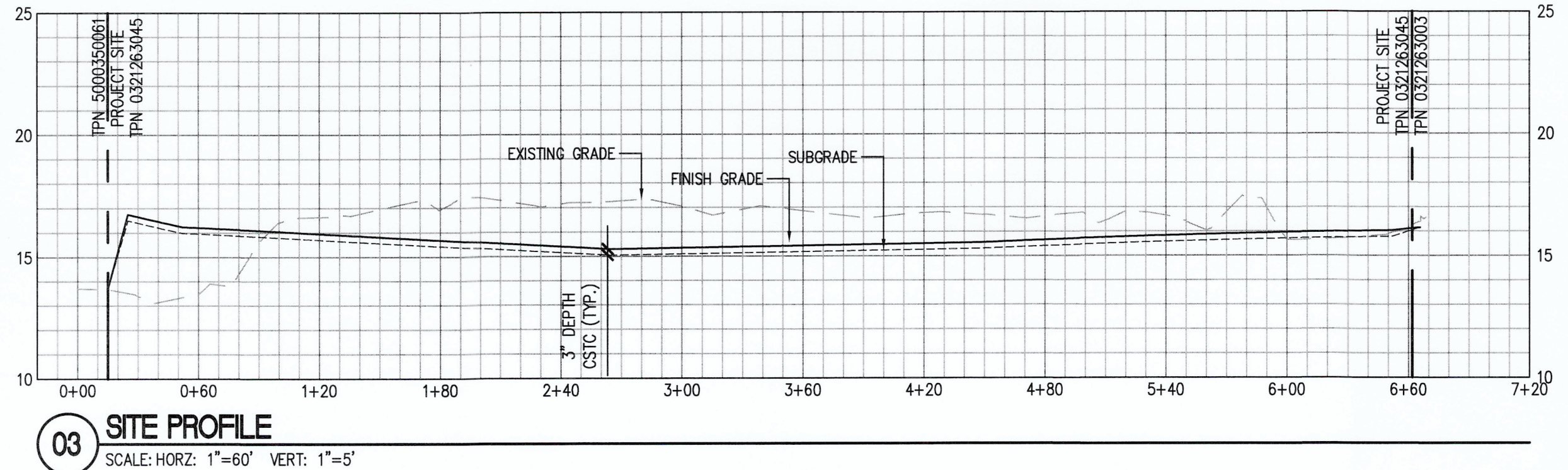
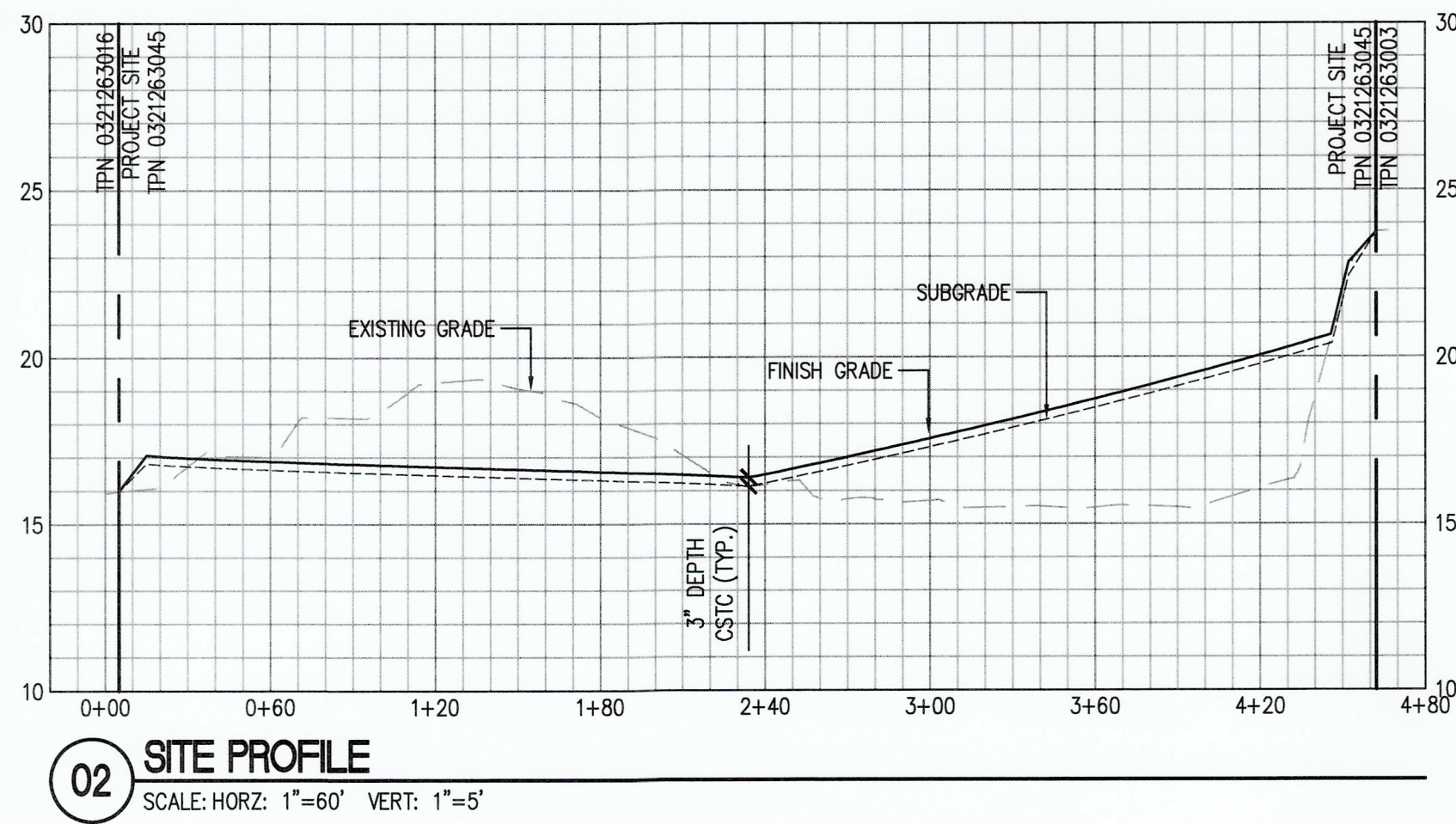
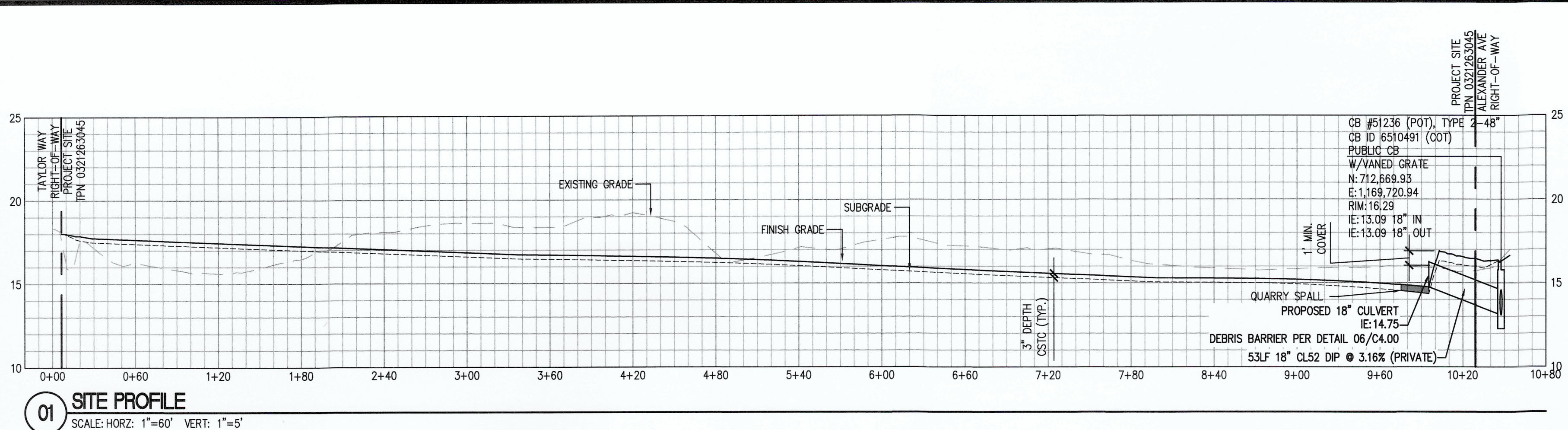
06.08.2026	CHECKED BY DATE	06.08.2026	DATE
Don Davis	PROJ. ENGR	Don Davis	DATE
Don Davis	PRINTED BY	Don Davis	DATE
1229 ALEXANDER AVE	PORT ADDRESS	1229 ALEXANDER AVE	DATE
TACOMA, WA 98421		TACOMA, WA 98421	

APPROVED:	SECTION: 26	RANGE: 03	SECTION: 03
Don Davis	DATE: 06.08.2026	DATE: 06.08.2026	DATE: 06.08.2026
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Don Davis	DATE: 06.08.2026	DATE: 06.08.2026	DATE: 06.08.2026

6740	CONTRACT/COMS: PA00000411	TOWNSHIP: 21	SECTION: 03
C2.00	DATE-HRZ: WA83-SF	DATE: 22 1933	SECTION: 03
SH #5 OF #8	DATE: 22 1933	SECTION: 03	SECTION: 03
PHASE: BID SET	DATE: 22 1933	SECTION: 03	SECTION: 03



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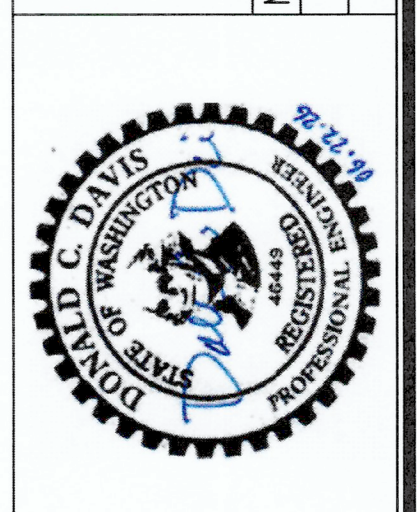


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Port of Tacoma
P.O. BOX 1007 TACOMA, WA 98401 (253)835-5841

sitts & hill
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06.08.2026	CHECKED BY	DATE
06.08.2026	PROJ. ENGR	DATE
LeK Jun 23, 2026	PRINTED BY:	PORT ADDRESS: 1229 ALEXANDER AVE TACOMA, WA 98421

APPROVED:		PARCEL 117 CRITICAL SITE REDEVELOPMENT SNAIL ERADICATION SITE PROFILES	
TPN 0321263045	TPN 0321263003	RANGE: 03	SECTION: 26
TPN 5000350061	TPN 0321263045	TOWNSHIP: 21	DATE: MLLW 19.39' @ Tide 22 1933
TPN 0321263016	TPN 0321263045	DAT-HRZ: WA83-SF	VERT: MLLW 19.39' @ Tide 22 1933
TPN 0321263045	TPN 0321352062	PARCEL: 117	DRAWING SCALE: AS NOTED

6740

C2.02
SH #7 OF #9

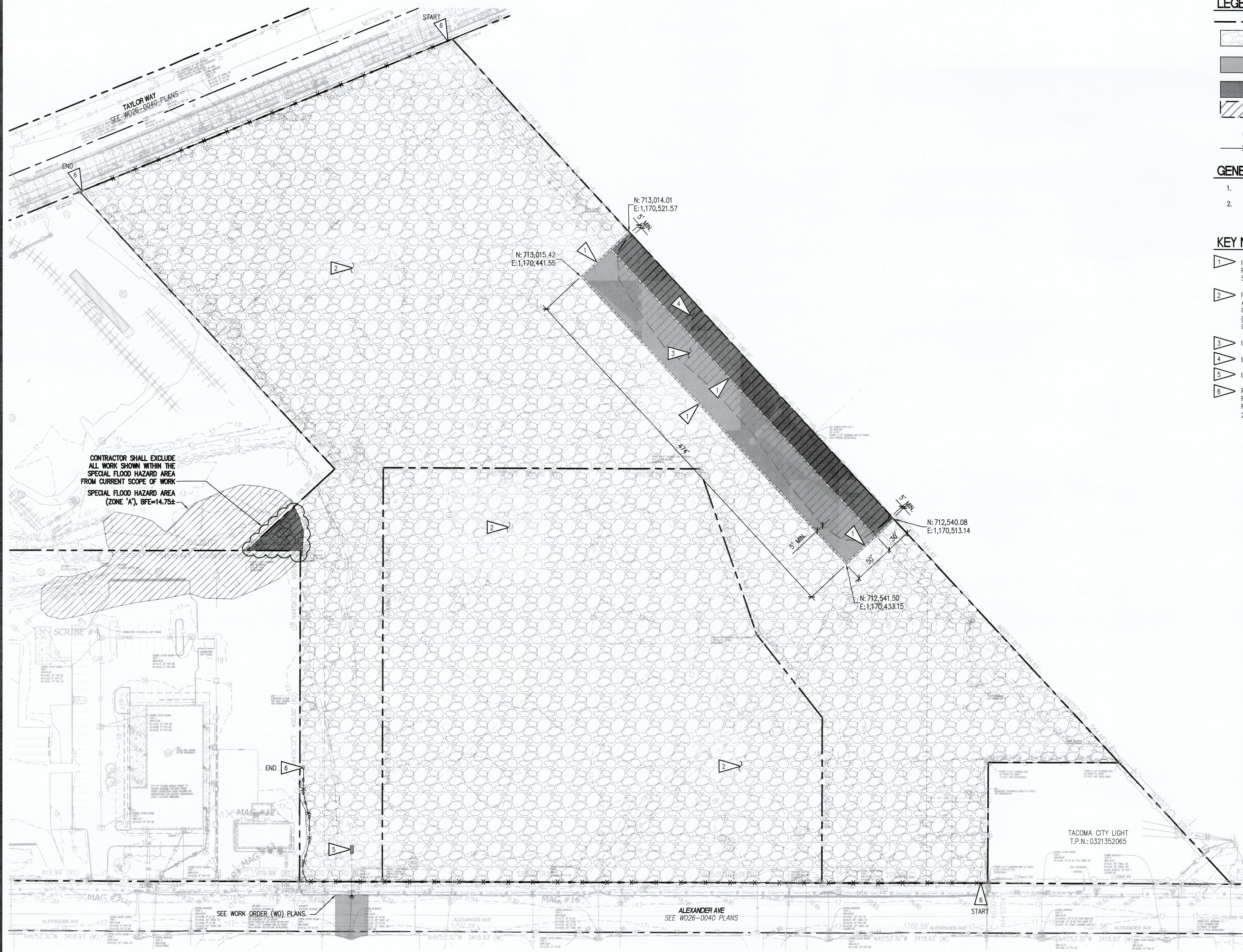
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TOWNSHIP: 21
DATE: MLLW 19.39' @ Tide 22 1933
PARCEL: 117



BINDING EDGE

PORT OF TACOMA FILE: N:\2060\020618\Drawings\20618-c3.00



CONTRACTOR SHALL EXCLUDE ALL WORK SHOWN WITHIN THE SPECIAL FLOOD HAZARD AREA FROM CURRENT SCOPE OF WORK
SPECIAL FLOOD HAZARD AREA (ZONE 'A'), BFE=14.75±

SEE WORK ORDER (WO) PLANS.

SURFACING AND LAYOUT PLAN

SCALE: 1"=60'

LEGEND

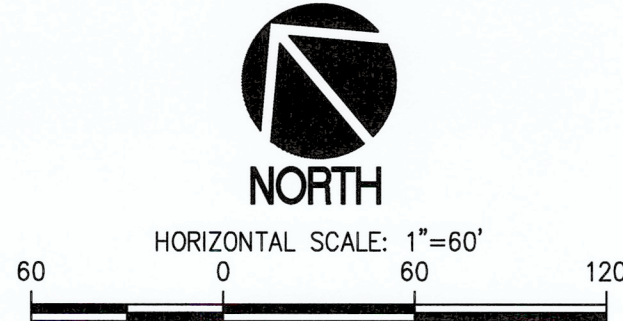
- PROPERTY LINE
- CRUSHED SURFACING TOP COURSE (03/C4.00)
- HEAVY DUTY ASPHALT PAVEMENT CAP (CONTAINMENT CELL) (04/C4.00)
- LIGHT DUTY ASPHALT PAVEMENT CAP (CONTAINMENT CELL) (07/C4.00)
- AUTOLUFF CONTAMINATION
- ECOLOGY BLOCK (06/C4.00)
- STEEL WIRE

GENERAL NOTES

- SEE APPLICABLE PROJECT NOTES ON SHEETS G1.01 AND G1.02.
- SEE SURVEY DRAWINGS OF EXISTING CONDITIONS IN APPENDIX L OF THE PROJECT SPECIFICATIONS.

KEY NOTES

- INSTALL ECOLOGY BLOCK WALL PER DETAIL 05/C3.02. PROVIDE PROPER BASE PREPARATION AND LEVELING AS REQUIRED FOR STABILITY.
- INSTALL CRUSHED SURFACING TOP COURSE PER DETAIL 03/C4.00. AFTER GRADING AND INSTALLATION OF THE CRUSHED SURFACING TOP COURSE, CONTRACTOR SHALL APPLY DEADLINE BULLETS SNAIL BAIT (PROVIDED BY THE PORT) AND REMAINING SALT OVER THE ENTIRE TOP COURSE SURFACE.
- INSTALL HEAVY DUTY ASPHALT PAVEMENT CAP PER DETAIL 04/C4.00.
- INSTALL LIGHT DUTY ASPHALT PAVEMENT CAP PER DETAIL 07/C4.00.
- INSTALL QUARRY SPALL PAD AT CULVERT INLET.
- PLACE NEW AND RELOCATED ECOLOGY BLOCK AT OR ALONG THE PROPERTY LINE. CONNECT THE ECOLOGY BLOCKS WITH A STEEL WIRE TO PREVENT VEHICULAR ACCESS TO THE SITE. SPACE ECOLOGY BLOCK AT 20' ON CENTER.

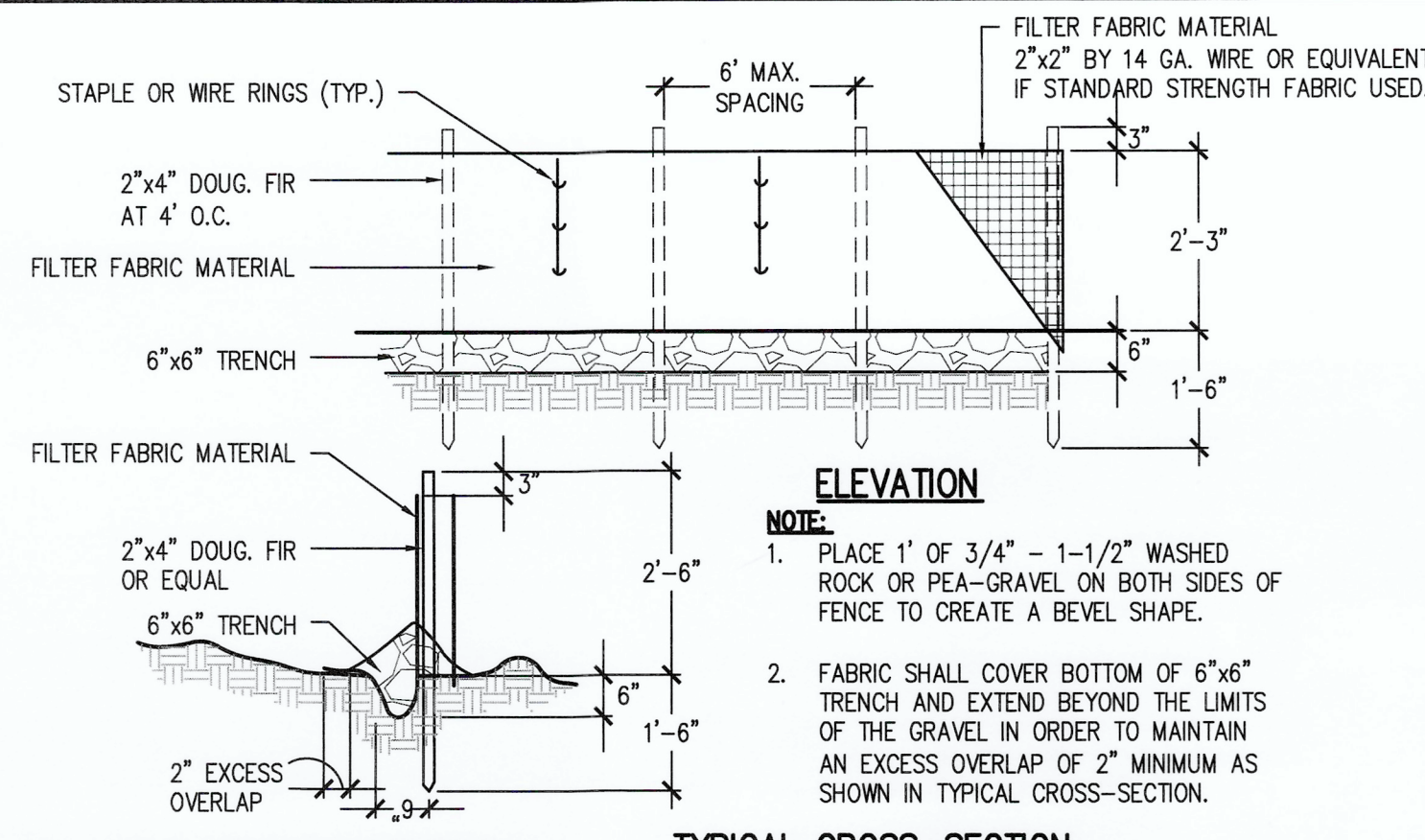


SDEV26-0069

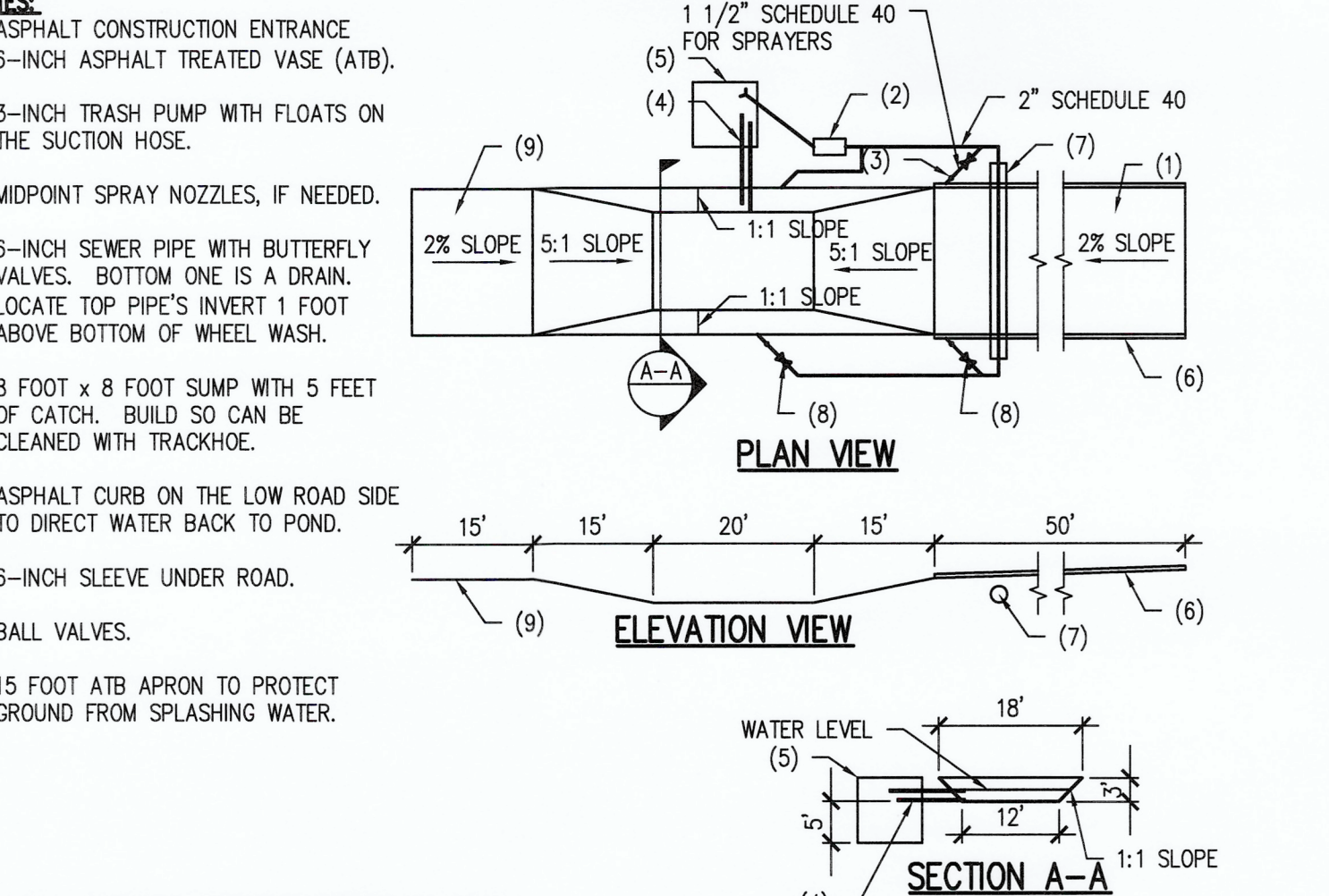
 sh sitters & hill CIVIL ENGINEERING, ARCHITECTURAL, SURVEYING 415 CENTER STREET TACOMA, WA 98401 PHONE: (253) 425-1111 FAX: (253) 425-1115	MARK: _____ REVISION: _____ BY: _____ APPR: _____ DATE: _____
6740 PARCEL 117 CRITICAL SITE REDEVELOPMENT C3.00 SNAIL ERADICATION SH #8 OF #9 SURFACING AND LAYOUT PLAN	CHECKED BY: _____ DATE: 06.08.2026 DIRECTOR ENG. DATE: _____ PRINTED BY: DonDavis Jun 09, 2026 PORT ADDRESS: 1229 ALEXANDER AVE TACOMA, WA 98421
CONT./CONS: PA000000411 TOWNSHIP: 21 SECTION: 26 M. ID: 101690.01 DAT-HRZ: WA83-SF VERT: MLLW 19.39' @ Tide 22 1933 PHASE: BID SET PARCEL: 117 DRAWING SCALE: AS NOTED	APPROVED: <i>David C. Davis</i> THIS DRAWING IS THE PROPERTY OF THE PORT OF TACOMA AND SHALL NOT BE USED ON OTHER WORK DISCLOSED, COPIED, IN WHOLE OR IN PART, WITHOUT WRITTEN PERMISSION.

811 Call 811
two business days
before you dig

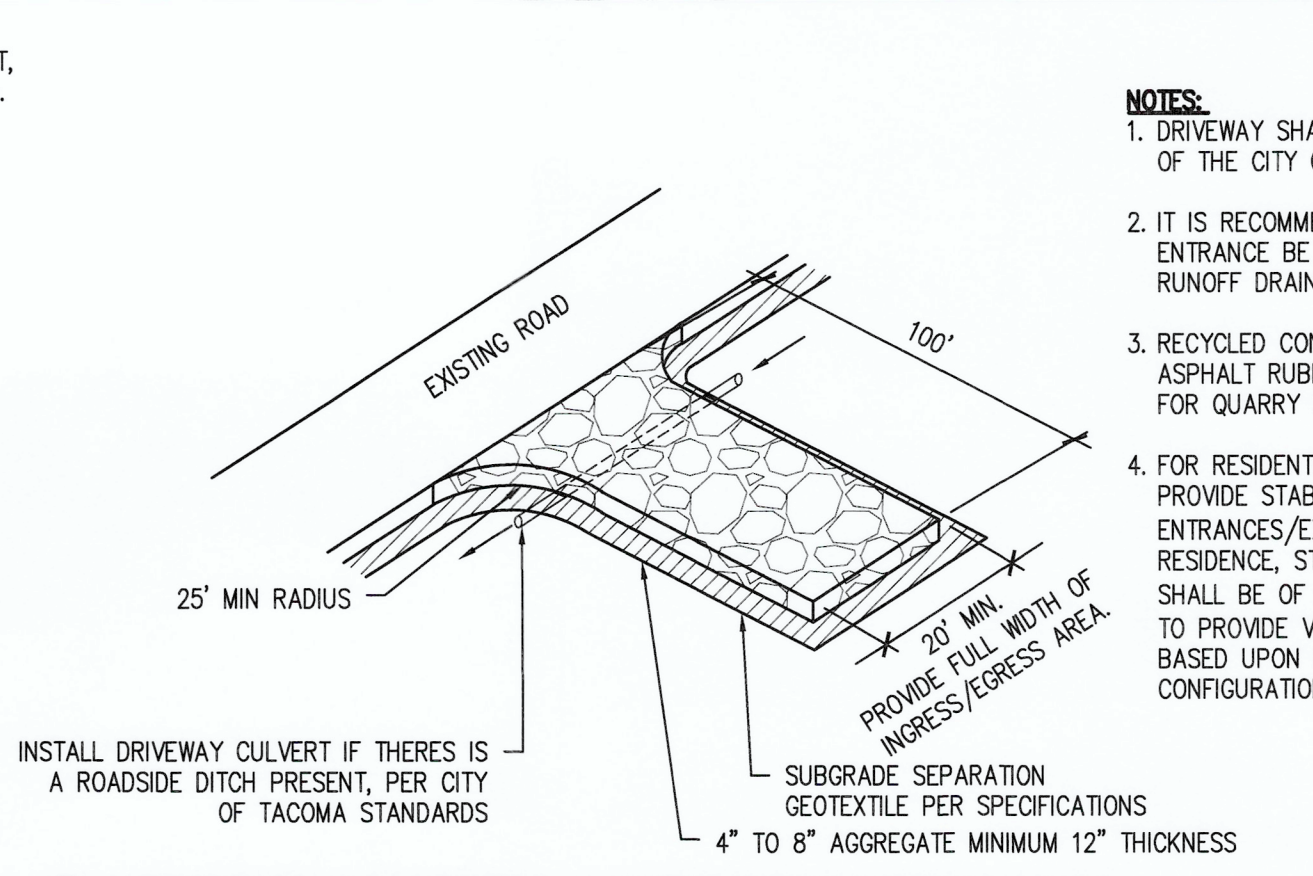
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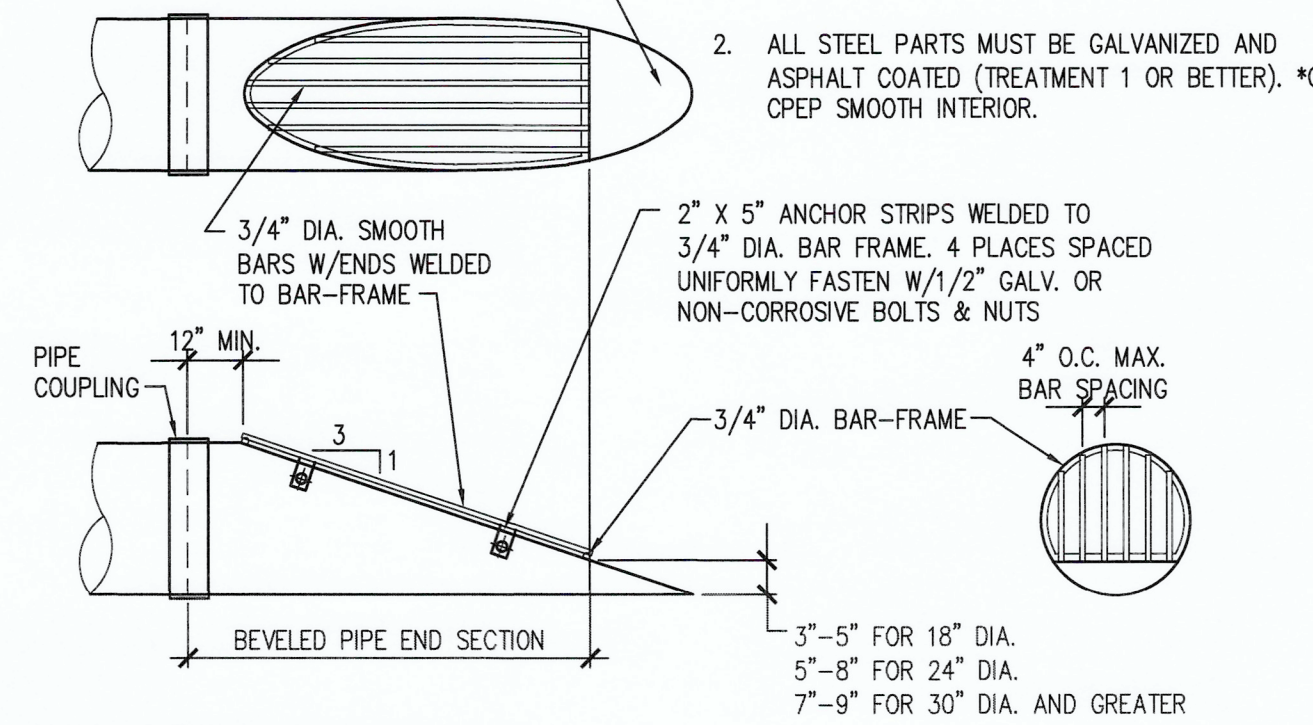
01 BMP C233: SILT FENCE
SCALE: N.T.S.



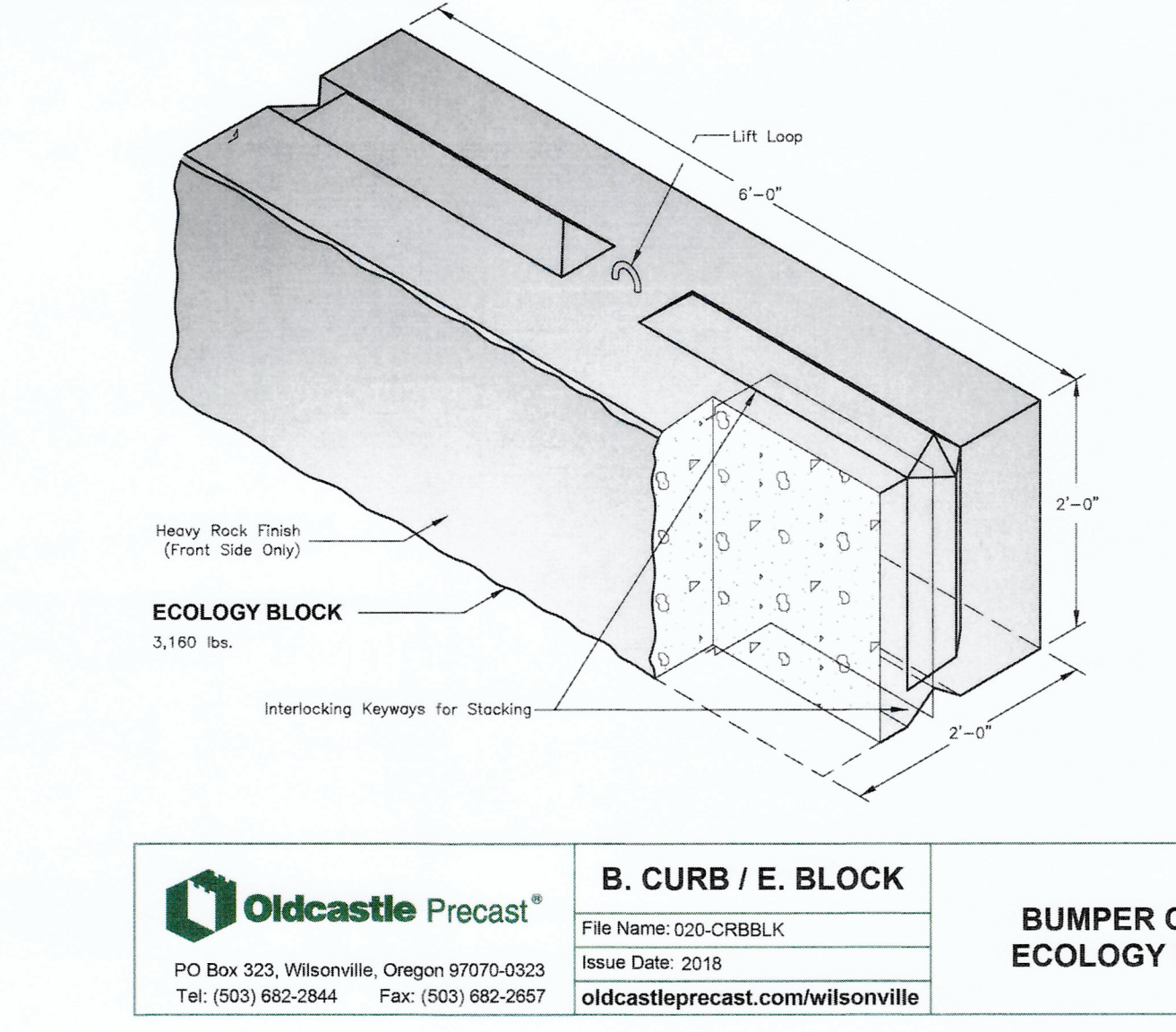
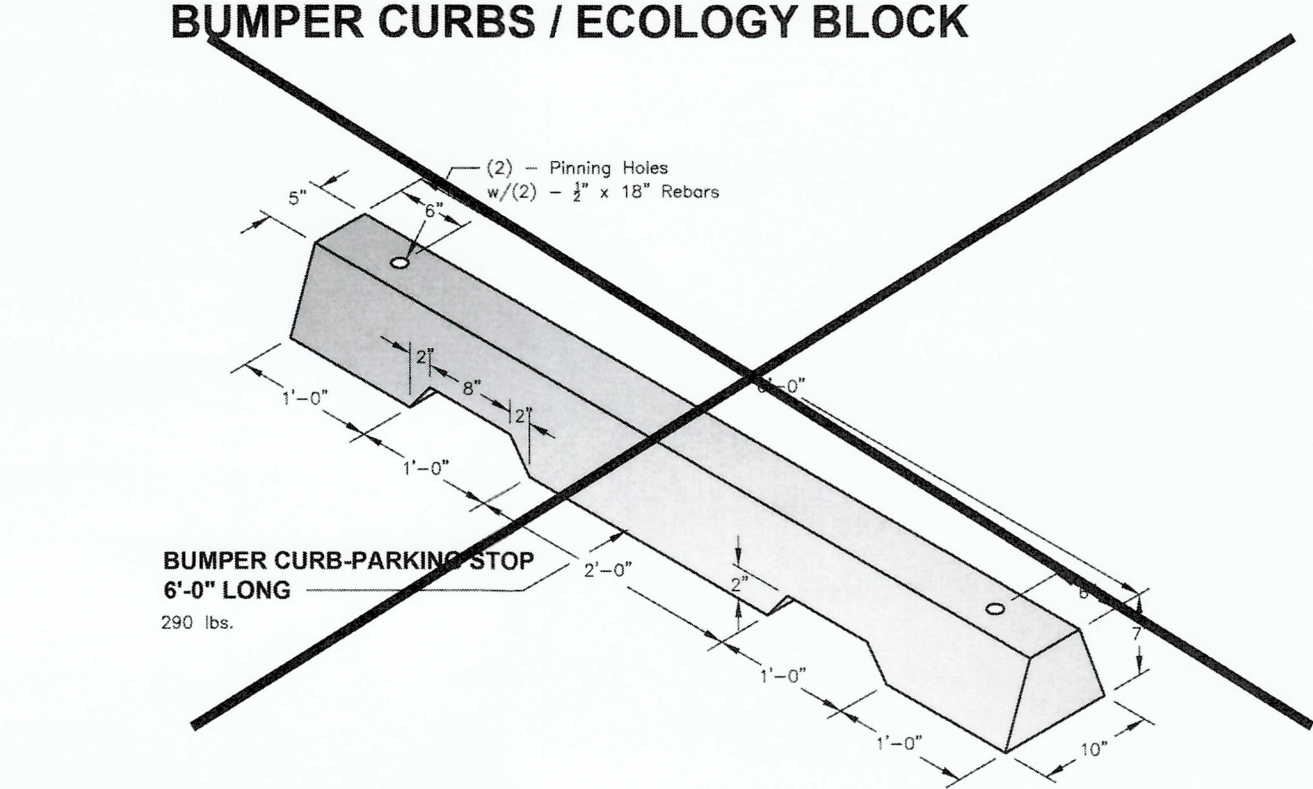
05 BMP C106: WHEEL WASH
SCALE: N.T.S.



02 BMP C105: STABILIZED CONSTRUCTION ENTRANCE
SCALE: N.T.S.



06 DEBRIS BARRIER
SCALE: N.T.S.

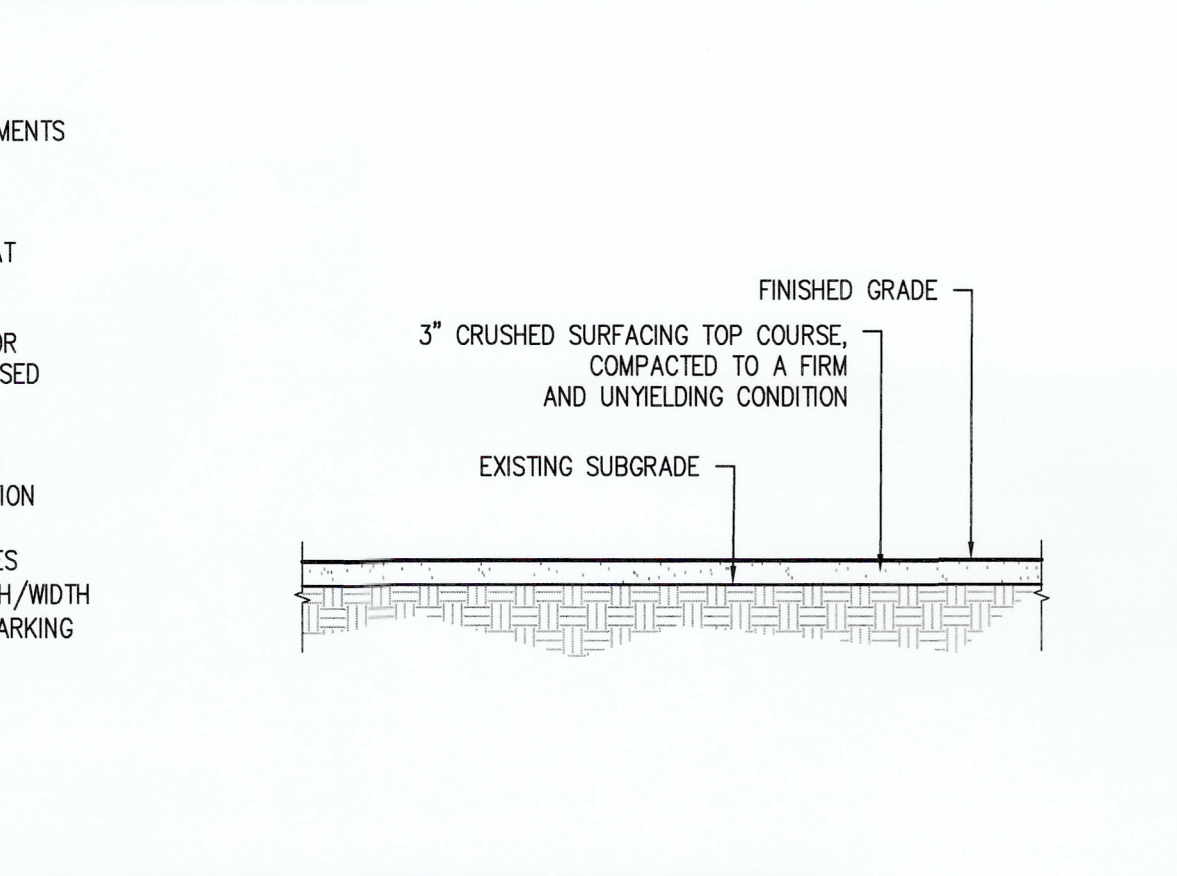


06 OLDCASTLE PRECAST ECOLOGY BLOCK
SCALE: S.

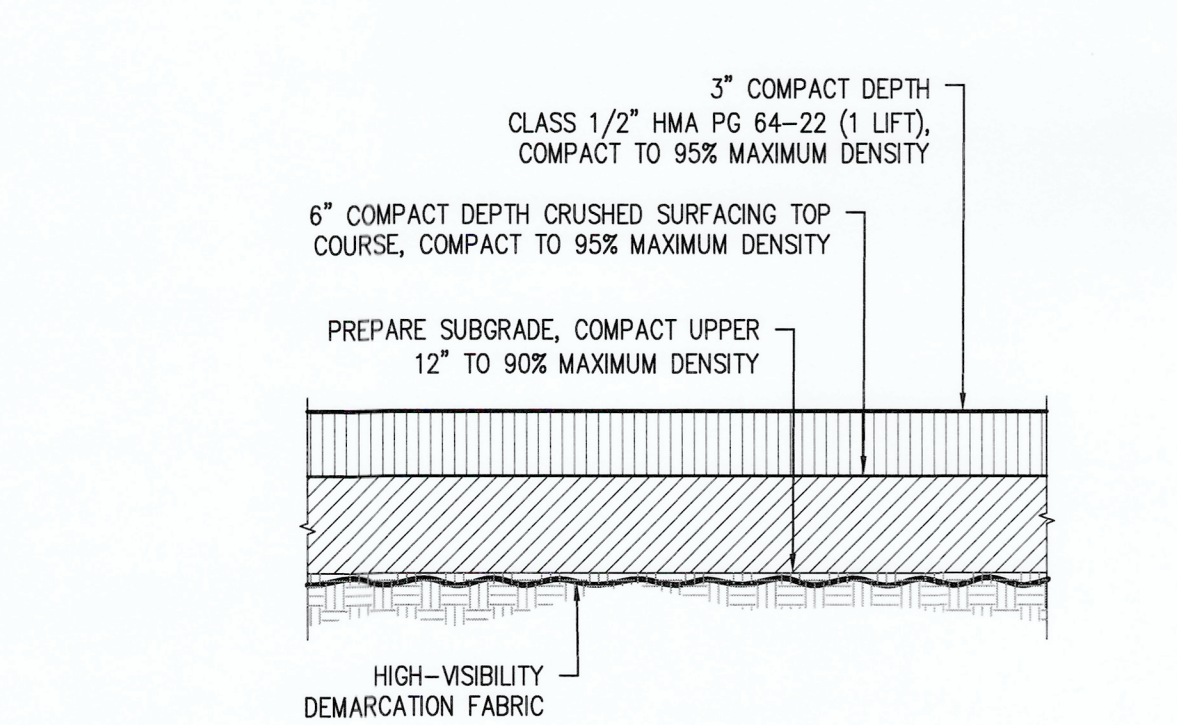
Oldcastle Precast
PO Box 323, Wilsonville, Oregon 97070-0323
Tel: (503) 682-2844 Fax: (503) 682-2857

B. CURB / E. BLOCK
File Name: 020-CRBLK
Issue Date: 2018
oldcastleprecast.com/wilsonville

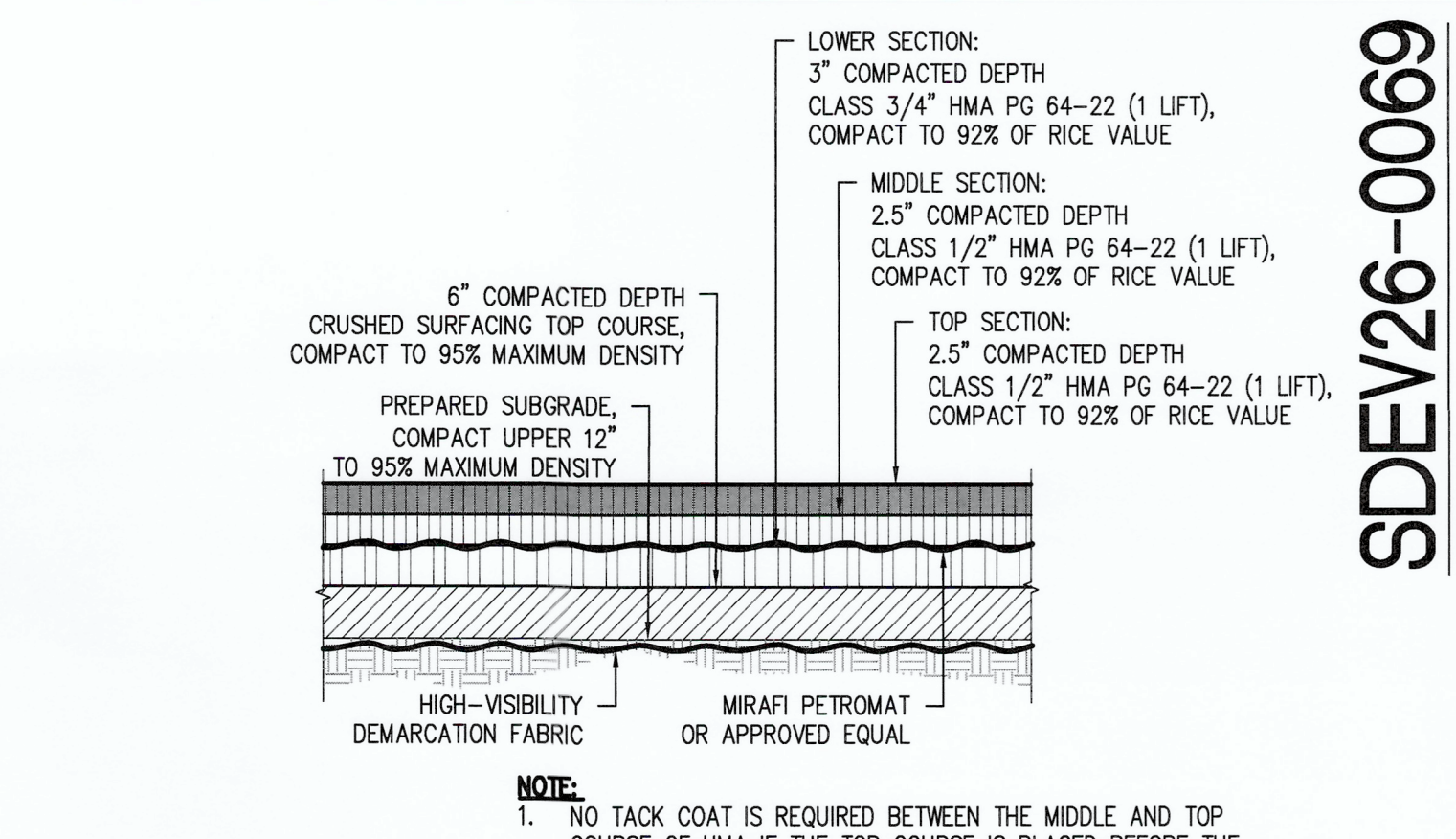
**BUMPER CURBS
ECOLOGY BLOCK**



03 CRUSHED SURFACING TOP COURSE
SCALE: N.T.S.



07 LIGHT DUTY ASPHALT PAVEMENT CAP
SCALE: N.T.S.



04 HEAVY DUTY ASPHALT PAVEMENT CAP
SCALE: N.T.S.

SILT FENCE NOTES (AS REQUIRED)

- FILTER FABRIC SHALL BE PURCHASED IN A CONTINUOUS ROLL AND CUT TO THE LENGTH OF THE BARRIER TO AVOID USE OF JOINTS. WHEN JOINTS ARE NECESSARY, FILTER CLOTH SHALL BE SPICED TOGETHER ONLY AT A SUPPORT POST, WITH A MINIMUM 6-INCH OVERLAP, AND SECURELY FASTENED AT BOTH ENDS TO POSTS.
- POSTS SHALL BE SPACED A MAXIMUM OF 6 FEET APART AND DRIVEN SECURELY INTO THE GROUND (MINIMUM OF 30 INCHES).
- A TRENCH SHALL BE EXCAVATED APPROXIMATELY 8 INCHES WIDE AND 12 INCHES DEEP ALONG THE LINE OF POSTS AND UPSLOPE FROM THE BARRIER. THIS TRENCH SHALL BE BACKFILLED WITH WASHED GRAVEL.
- WHEN STANDARD STRENGTH FILTER FABRIC IS USED, A WIRE MESH SUPPORT FENCE SHALL BE FASTENED SECURELY TO THE UPSLOPE SIDE OF THE POSTS USING HEAVY-DUTY WIRE STAPLES AT LEAST 1 INCH LONG, THE WIRES OR HOG RINGS, THE WIRE SHALL EXTEND INTO THE TRENCH A MINIMUM OF 4 INCHES AND SHALL NOT EXTEND MORE THAN 24 INCHES ABOVE THE ORIGINAL GROUND SURFACE.
- THE STANDARD STRENGTH FILTER FABRIC SHALL BE STAPLED OR WIRED TO THE FENCE, AND 20 INCHES OF THE FABRIC SHALL BE EXTENDED INTO THE TRENCH. THE FABRIC SHALL NOT EXTEND MORE THAN 24 INCHES ABOVE THE ORIGINAL SURFACE. FILTER FABRIC SHALL NOT BE STAPLED TO EXISTING TREES.
- WHEN EXTRA-STRENGTH FILTER FABRIC AND CLOSER POST SPACING IS USED, THE WIRE MESH SUPPORT FENCE MAY BE ELIMINATED. IN SUCH CASE, THE FILTER FABRIC IS STAPLED OR WIRED DIRECTLY TO THE POSTS WITH ALL OTHER PROVISION OF ABOVE NOTES APPLYING.
- FILTER FABRIC FENCES SHALL NOT BE REMOVED BEFORE THE UPSLOPE AREA HAS BEEN PERMANENTLY STABILIZED.
- FILTER FABRIC FENCES SHALL BE INSPECTED IMMEDIATELY AFTER EACH RAINFALL AND AT LEAST DAILY DURING PROLONGED RAINFALL. ANY REQUIRED REPAIRS SHALL BE MADE IMMEDIATELY.
- SILT FENCES WILL BE INSTALLED PARALLEL TO ANY SLOPE CONTOURS.
- CONTRIBUTING LENGTH TO FENCE WILL NOT BE GREATER THAN 100 FEET.
- DO NOT INSTALL BELOW AN OUTLET PIPE OR WEIR.
- INSTALL DOWNSLOPE OF EXPOSED AREAS.
- DO NOT DRIVE OVER OR FILL OVER SILT FENCES.
- PLACE 1' OF 3/4" - 1-1/2" WASHED ROCK OR PEA-GRAVEL ON BOTH SIDES OF FENCE TO CREATE A BEVEL SHAPE.
- FABRIC SHALL COVER BOTTOM OF 6"x6" TRENCH AND EXTEND BEYOND THE LIMITS OF THE GRAVEL IN ORDER TO MAINTAIN AN EXCESS OVERLAP OF 2" MINIMUM AS SHOWN IN TYPICAL CROSS-SECTION.

811 Call 811
two business days before you dig

6740 C4.00
SH #9 OF #9

CONTRACT: PA000000411
M. ID: 101690.01
PHASE: BID SET

TOWNSHIP: 21
DATE-HRZ: WA83-SF
PARCEL: 117

SECTION: 26
VERT: MLLW 19.39' @ Tide 22 1933
DRAWING SCALE: AS NOTED

APPROVED: *[Signature]*
DIRECTOR: *[Signature]*
DATE: 06.08.2026

CHECKED BY: *[Signature]*
DATE: 06.08.2026

PROJECT DETAILS
PROJECT: SNAIL ERADICATION
RANGE: 03
TOWN: 21

DATE: 06.08.2026
PROJECT: SNAIL ERADICATION
DATE: 06.08.2026

PRINTED BY: DonDavis Jun 09, 2026
PORT ADDRESS: 1229 ALEXANDER AVE
TACOMA, WA 98421

DATE: 06.08.2026

APPR: *[Signature]*
BY: *[Signature]*
REVISION: *[Signature]*
MARK: *[Signature]*

Port of Tacoma
P.O. BOX 1807 TACOMA, WA 98401 (206)383-9841

sitts & hill
CIVIL, STRUCTURAL, ARCHITECTURAL, SURVEY
ENGINEERING, PLANNING, LANDSCAPE ARCHITECTURE
1000 1ST AVENUE, SUITE 200
TACOMA, WA 98401
PHONE: (253) 473-1111
WWW.SITTSANDHILL.COM

SDEV26-0069

PORT OF TACOMA

PARCEL 117 SNAIL ERADICATION

1229 ALEXANDER AVE

TACOMA, WA 98421

PROJECT INFORMATION:

SITE DATA:

ZONING: PORT MARITIME INDUSTRIAL (PMI)

NEW IMPERVIOUS SURFACE: 695,970 SF (15.97 ACRES)
 REPLACED IMPERVIOUS SURFACE: 0 SF (0.00 ACRES)

SCOPE OF WORK: INSTALL CRUSH SURFACING TOP COURSE (CSTC) THROUGHOUT THE ENTIRE SITE, ECOLOGY BLOCK WALL AND ASPHALT CAP AT AUTOFLUFF CONTAMINATION AREA, AND ASSOCIATED STORM IMPROVEMENTS. THE PURPOSE IS TO ERADICATE SNAILS ON THE SITE AND DISCHARGE ONSITE STORMWATER TO THE CITY STORMWATER SYSTEM.

SITE ADDRESS: 1229 E ALEXANDER AVE
TACOMA, WA 98421

PARCEL NUMBERS: 032135-2064 (5.52 ACRES)
032126-3045 (10.16 ACRES)

ESTIMATED EARTHWORK:
 (FOR PERMITTING PURPOSES ONLY) CUT: 17,900 CY (NATIVE)
 FILL: 17,900 CY (NATIVE)
 FILL: 10,025 CY (IMPORTED)
 TOTAL: 45,825 CY (10,025 CY NET FILL)

SPECIAL TRAFFIC CONTROL REQUIREMENTS

LOCATION: PROJECT VICINITY (W026-XXXX) 1229 E ALEXANDER AVE

THE FOLLOWING SPECIAL TRAFFIC CONTROLS SHALL SUPPLEMENT SECTION 1-07.11 OF THE STANDARD SPECIFICATIONS.

THE CONTRACTOR MAY CLOSE NON-ARTERIAL STREETS TO THROUGH TRAFFIC, PROVIDED THAT LOCAL ACCESS IS MAINTAINED AT ALL TIMES WITH A MINIMUM OF A 20-FOOT WIDE ACCESS LANE. THE CONTRACTOR SHALL COORDINATE ANY CLOSURES AND COOPERATE WITH THE VARIOUS BUSINESSES AND/OR RESIDENCES ADJACENT TO THE PROJECT SITE. A MINIMUM OF ONE ACCESS SHALL BE MAINTAINED TO ALL PROPERTIES AT ALL TIMES.

THREE (3) WORKINGS DAYS PRIOR TO ANY STREET CLOSURE, THE CONTRACTOR SHALL NOTIFY:

- TACOMA PUBLIC WORKS ENGINEERING DIVISION (253) 591-5500
- TACOMA PUBLIC WORKS STREETS AND GROUNDS (253) 591-5495
- TACOMA REFUSE (253) 591-5544
- TACOMA FIRE DEPARTMENT (253) 591-5733
- TACOMA POLICE DEPARTMENT (253) 591-5951
- OFF-DUTY POLICE OFFICER ((253) 591-5932
- LESA COMMUNICATION CENTER (253) 798-4711 - OPTION 3
- TACOMA PUBLIC SCHOOLS TRANSPORTATION OFFICE (253) 571-1853
- PIERCE TRANSIT (253) 581-8109
- PIERCE TRANSIT EVENTS COORDINATOR (253) 581-8001
- DURHAM SCHOOL SERVICES FAX 475-0422
- FIRST STUDENTS FAX 272-7799
- UWT FACILITIES SERVICES FAX 692-5705

SURVEY INFORMATION:

CITY DATUMS

HORIZONTAL: NAD83-91
 VERTICAL: NGVD 1929

HORIZONTAL DATUM

WASHINGTON PLANE COORDINATE SYSTEM, SOUTH ZONE, NAD 83/2011
 (PER PORT OF TACOMA SURVEY CONTROL MAP - 2016)

MEASURED NORTH 45°53'30" WEST BETWEEN TWO FOUND MONUMENTS ALONG ALEXANDER AVE AS SHOWN HEREON

VERTICAL DATUM

MLLW (PER PORT OF TACOMA 2016 SURVEY CONTROL MAP)

TIDE 22 1933 BENCHMARK: LOCATED AT NE CORNER OF 11TH ST. BRIDGE AT THE INTERSECTION OF E. 11TH ST. AND MILWAUKEE WAY
 ELEVATION = 19.18
 (BASED ON 1983-2001 TIDAL EPOCH)

TO CONVERT TO NGVD29 VALUES, REDUCE ALL ELEVATIONS BY 5.96 FEET (-5.96)

PORT OF TACOMA MONUMENT NO. 121
 T.B.M. ELEVATION: 17.22
 3" BRASS DISK WITH RED "X" DOWN 0.7± IN CASE
 VISITED 07/30/2024

PORT OF TACOMA MONUMENT NO. 184
 T.B.M. ELEVATION: 17.82
 3" BRASS DISK WITH "X" DOWN 0.3± IN CASE
 VISITED 07/30/2024

REFER TO SHEET G1.02 OF SDEV26-0069 PLANS FOR SURVEY NOTES AND LEGAL DESCRIPTION

PREPARED FOR:

PORT OF TACOMA

ONE SITCUM PLAZA
 TACOMA, WA 98421
 CONTACT: ELLY BULEGA
 EMAIL: EBULEGA@PORTOFTACOMA.COM

PREPARED BY:



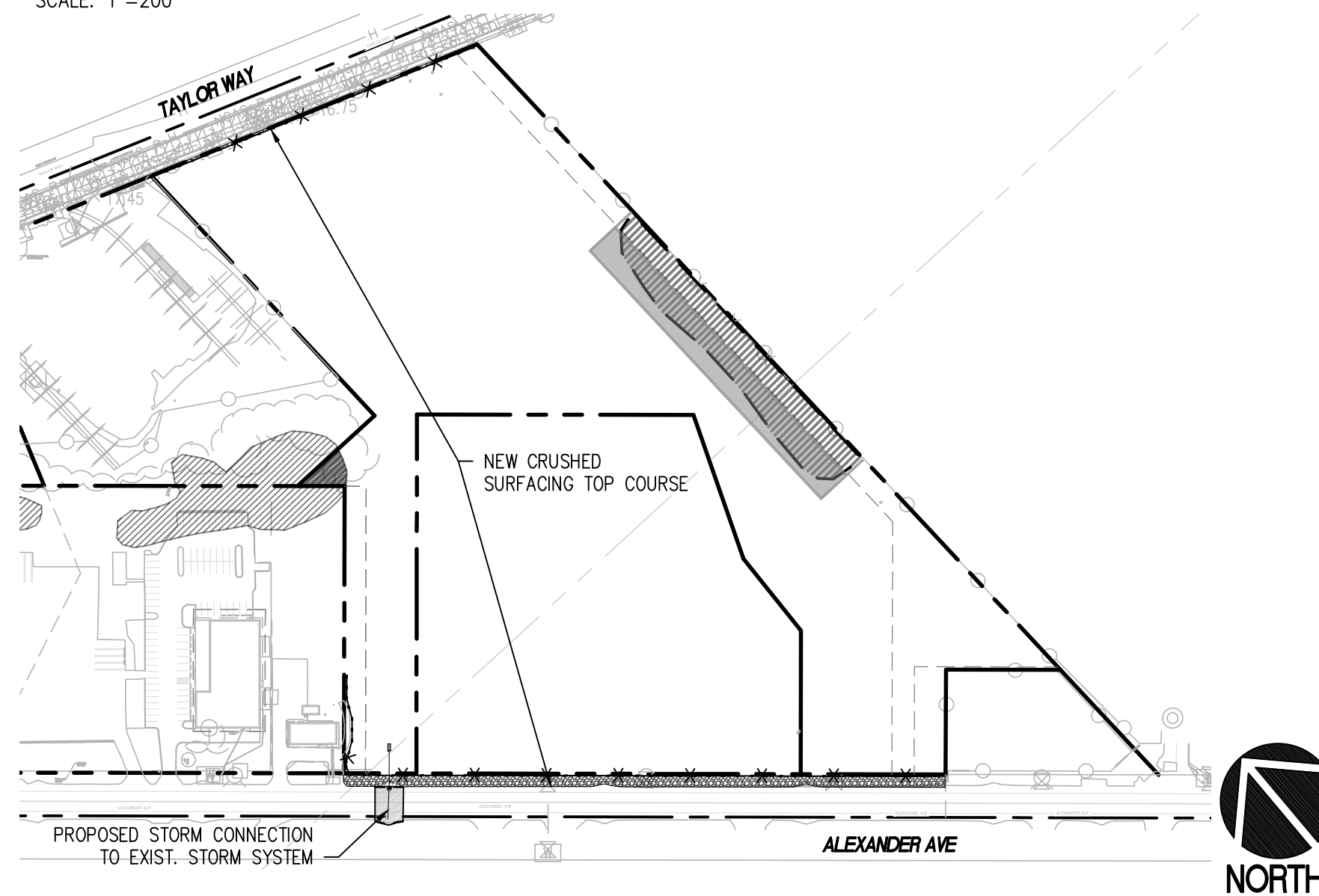
CIVIL | STRUCTURAL | SURVEY
 4815 CENTER STREET | TACOMA, WA. 98409
 PHONE: (253) 474-9449 | FAX: (253) 474-0153
<http://www.sittshill.com/>
 CONTACT: DON DAVIS, P.E.
 EMAIL: DOND@SITTSHILL.COM

INDEX OF DRAWINGS:

SHEET	DWG NO.	DRAWING TITLE
1 OF 12	W00.00	COVER SHEET
2 OF 12	W00.01	CIVIL LEGEND AND GENERAL NOTES
3 OF 12	W00.02	CIVIL GENERAL NOTES
4 OF 12	W00.03	OVERALL SITE PLAN
5 OF 12	W01.00	DEMOLITION AND TESC PLAN
6 OF 12	W02.00	GRADING AND DRAINAGE PLAN AND PROFILE
7 OF 12	W03.00	SURFACING AND LAYOUT PLAN
8 OF 12	W04.00	PROJECT DETAILS
9 OF 12	W04.01	PROJECT DETAILS
10 OF 12	W04.02	PROJECT DETAILS
11 OF 12	W04.03	COT RIGHT OF WAY GENERAL NOTES
12 OF 12	TTC1.00	TEMPORARY TRAFFIC CONTROL PLAN

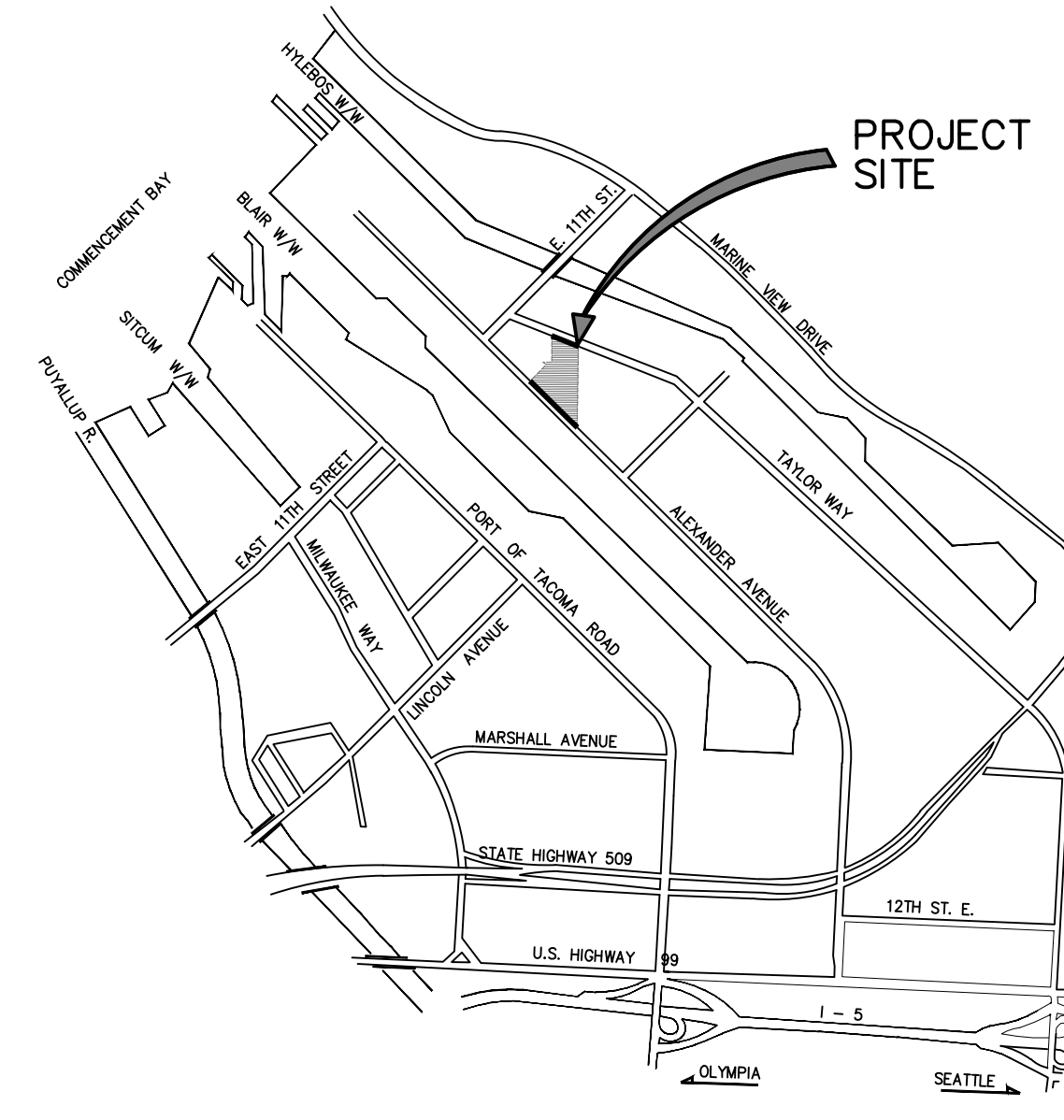
OVERALL SITE PLAN:

SCALE: 1"=200'



VICINITY MAP:

SW QUARTER, SECTION 26, TOWNSHIP 21N, RANGE 03E, W.M.



ISSUED FOR BID

PREPARED BY

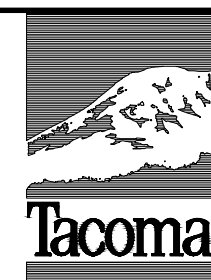


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<http://www.sittshill.com/>

PREPARED FOR



P.O. BOX 1837 TACOMA, WA 98401 (253)363-6641

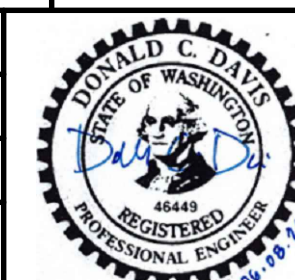


NO. REVISION

DATE APPD

FINAL CONSTRUCTION CHECKED
 BY DATE FIELD BOOKS

DATE 06.08.26
 DESIGNED DCD
 DRAWN KNL
 SCALE AS NOTED
 CHECKED DCD
 FILE NAME W01.00



CITY OF TACOMA DEPARTMENT OF PUBLIC WORKS		W026-0040
PORT OF TACOMA PARCEL 117 SNAIL ERADICATION COVER SHEET		20618
ENVIRONMENTAL SERVICES SCIENCE & ENGINEERING		SHEET NO. W01.00 SHEET 1 OF 12

GENERAL CIVIL NOTES

- THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFICATION OF ALL EXISTING FEATURES, ELEVATIONS, AND PROPERTY LINES SHOWN. IF DISCREPANCIES OCCUR, THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY.
- WHERE CONFLICTS OCCUR BETWEEN EXISTING FEATURES AND THE PLACEMENT OF NEW FACILITIES, THEY SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER BY THE CONTRACTOR, AND WILL BE RESOLVED BY THE ENGINEER.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING SURVEY MONUMENTS AND OTHER SURVEY MARKERS DURING CONSTRUCTION. ALL SUCH MONUMENTS OR MARKERS DESTROYED DURING CONSTRUCTION SHALL BE REPLACED AT THE CONTRACTOR'S EXPENSE.
- THE CONTRACTOR FOR THIS PROJECT SHALL MAINTAIN A CLEAN, LEGIBLE SET OF THESE PLANS AND NOTE ALL DEVIATIONS THEREON. UPON COMPLETION OF CONSTRUCTION, THESE DRAWINGS SHALL BE DELIVERED TO THE OWNER FOR THE PREPARATION OF RECORD DRAWINGS. IF REQUIRED BY THE CITY OF TACOMA ENVIRONMENTAL SERVICES, THE ENGINEER SHALL SUBMIT RECORD DRAWINGS TO THE CITY OF TACOMA UPON COMPLETION OF THE PROJECT.
- THE CONTRACTOR SHALL HAVE A CURRENT COPY OF THE WASHINGTON STATE DEPARTMENT OF TRANSPORTATION (WSDOT) STANDARD PLANS AND SPECIFICATIONS FOR ROAD, BRIDGE AND MUNICIPAL CONSTRUCTION (PUBLICATIONS M21-01 AND M41-10) AT THE JOB SITE AT ALL TIMES DURING CONSTRUCTION.
- THE CONTRACTOR SHALL PROVIDE ALL NECESSARY EQUIPMENT TO PREVENT UTILITY INTERRUPTION. NOTIFY PORT OF TACOMA ONE WEEK IN ADVANCE OF EACH UTILITY CONNECTION.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL TRAFFIC CONTROL ON-SITE AND OFF-SITE SHALL COORDINATE HIS ACTIVITIES WITH THE OWNER AND ENGINEER A MINIMUM OF TWO (2) WEEKS IN ADVANCE OF THE BEGINNING OF WORK. THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING ALL TRAFFIC CONTROL SIGNS. SAFE VEHICULAR AND PEDESTRIAN ACCESS SHALL BE PROVIDED AT ALL TIMES DURING CONSTRUCTION. SHUTDOWN OF OWNER OPERATION OR ACCESS WILL NOT BE PERMITTED.
- PRIOR TO BIDDING, IT SHALL BE THE CONTRACTORS RESPONSIBILITY TO MAKE ALL NECESSARY SITE INSPECTIONS AND DETERMINATIONS OF ITEMS AND QUANTITIES OF WORK TO ENSURE THAT ALL ITEMS OF WORK NECESSARY TO PERFORM A COMPLETE AN ACCEPTABLE JOB HAVE BEEN TAKEN INTO CONSIDERATION.
- DEWATERING AND PUMPING MAY BE REQUIRED AND SHALL BE CONSIDERED PART OF THE CONTRACTORS BID PRICE. CONTRACTOR SHALL ASSUME GROUNDWATER WILL BE ENCOUNTERED. CONTRACTOR IS RESPONSIBLE FOR PROVIDING NECESSARY EQUIPMENT AND COORDINATING WITH PORT OF TACOMA, CITY OF TACOMA, ENGINEER AND DEPARTMENT OF ECOLOGY TOXIC CLEANUP (TCP) AND WATER QUALITY (WQ) PROGRAM FOR DISCHARGE LOCATIONS.

PLASTIC COVERING NOTES

- PLASTIC SHEETING SHALL HAVE A MINIMUM THICKNESS OF 6 MILS AND SHALL MEET THE REQUIREMENTS OF WSDOT STANDARD SPECIFICATIONS SECTION 9-14.5(3).
- COVERING SHALL BE INSTALLED AND MAINTAINED TIGHTLY IN PLACE BY USING SANDBAGS OR TIRES ON ROPES WITH A MAXIMUM 10-FOOT GRID SPACING IN ALL DIRECTIONS. ALL SEAMS SHALL BE TAPED OR WEIGHTED DOWN FULL LENGTH AND THERE SHALL BE AT LEAST A 12-INCH OVERLAP OF ALL SEAMS.
- CLEAR PLASTIC COVERING SHALL BE INSTALLED IMMEDIATELY ON AREAS SEEDED BETWEEN NOVEMBER 1 AND MARCH 31 AND REMAIN UNTIL VEGETATION IS FIRMLY ESTABLISHED.
- WHEN THE COVERING IS USED ON UN-SEEDED SLOPES, IT SHALL BE KEPT IN PLACE UNTIL THE NEXT SEEDING PERIOD.
- PLASTIC COVERING SHEETS SHALL BE BURIED TWO FEET AT THE TOP OF SLOPES IN ORDER TO PREVENT SURFACE WATER FLOW BENEATH SHEETS.
- PROPER MAINTENANCE INCLUDES REGULAR CHECKS FOR RIPS AND DISLODGED ENDS.

STANDARD TESC NOTES (2021 CITY OF TACOMA SWMM)

- THE IMPLEMENTATION OF THESE TESC PLANS AND THE CONSTRUCTION, MAINTENANCE, REPLACEMENT, AND UPGRADING OF TESC FACILITIES IS THE RESPONSIBILITY OF THE APPLICANT/CONTRACTOR UNTIL ALL CONSTRUCTION IS COMPLETED AND APPROVED, VEGETATION/LANDSCAPING IS ESTABLISHED AND THE ENTIRE SITE IS STABILIZED.
- CONSTRUCTION STORMWATER POLLUTION PREVENTION PLAN (CSWPPP) HAS BEEN PREPARED BY THE PORT AS PART OF THE NATIONAL POLLUTION DISCHARGE ELIMINATION SYSTEM (NPDES) STORMWATER PERMIT REQUIREMENTS FOR THE PROJECT SITE. REFER TO APPENDIX J OF THE PROJECT SPECIFICATIONS FOR THE CSWPPP.
- THE BOUNDARIES OF THE CLEARING LIMITS SHOWN ON THIS PLAN SHALL BE CLEARLY MARKED IN THE FIELD PRIOR TO CONSTRUCTION. DURING THE CONSTRUCTION PERIOD, NO DISTURBANCE BEYOND THE CLEARING LIMITS SHALL BE PERMITTED. THE MARKING SHALL BE MAINTAINED BY THE APPLICANT/CONTRACTOR FOR THE DURATION OF CONSTRUCTION.
- THE TESC FACILITIES SHOWN ON THIS PLAN SHALL BE CONSTRUCTED PRIOR TO AND/OR IN CONJUNCTION WITH ALL CLEARING AND GRADING ACTIVITIES, AND IN SUCH A MANNER AS TO ENSURE THAT SEDIMENT AND SEDIMENT LADEN WATER DO NOT ENTER THE DRAINAGE SYSTEM OR ROADWAYS, OR VIOLATE APPLICABLE WATER STANDARDS.
- THE TESC FACILITIES SHOWN ON THIS PLAN ARE THE MINIMUM REQUIREMENTS FOR ANTICIPATED SITE CONDITIONS. DURING THE CONSTRUCTION PERIOD, TESC FACILITIES SHALL BE UPGRADED AS NEEDED FOR UNEXPECTED STORM EVENTS AND TO ENSURE THAT SEDIMENT AND SEDIMENT-LADEN WATER DO NOT LEAVE THE SITE.
- THE CESCL, CPESC, OR ESC LEAD SHALL BE IDENTIFIED IN THE SWPPP AND SHALL BE ONSITE OR ON-CALL AT ALL TIMES.
- THE CESCL, CPESC, OR ESC LEAD MUST BE KNOWLEDGEABLE IN THE PRINCIPLES AND PRACTICES OF EROSION AND SEDIMENT CONTROL AND HAVE THE SKILLS TO ASSESS:
 - SITE CONDITIONS AND CONSTRUCTION ACTIVITIES THAT COULD IMPACT THE QUALITY OF STORMWATER.
 - EFFECTIVENESS OF EROSION AND SEDIMENT CONTROL MEASURES USED TO CONTROL THE QUALITY OF STORMWATER DISCHARGES.
- THE CESCL, CPESC, OR ESC LEAD MUST EXAMINE STORMWATER VISUALLY FOR THE PRESENCE OF SUSPENDED SEDIMENT, TURBIDITY, DISCOLORATION, AND OIL SHEEN AND EVALUATE THE EFFECTIVENESS OF BMPs TO DETERMINE IF IT IS NECESSARY TO INSTALL, MAINTAIN, OR REPAIR BMPs.
- THE CESCL, CPESC, OR ESC LEAD MUST INSPECT ALL AREAS DISTURBED BY CONSTRUCTION ACTIVITIES, ALL BMPs, AND ALL STORMWATER DISCHARGE POINTS AT LEAST ONCE EVERY CALENDAR WEEK AND WITHIN 24 HOURS OF ANY DISCHARGE FROM THE SITE. (INDIVIDUAL DISCHARGE EVENTS THAT LAST MORE THAN ONE DAY DO NOT REQUIRE DAILY INSPECTIONS). THE CESCL OR INSPECTOR MAY REDUCE THE INSPECTION FREQUENCY FOR TEMPORARY STABILIZED, INACTIVE SITES TO ONCE EVERY CALENDAR MONTH.
- CONSTRUCTION SITE OPERATORS MUST CORRECT ANY PROBLEMS IDENTIFIED BY THE CESCL, CPESC, OR ESC LEAD BY:
 - REVIEWING THE SWPPP FOR COMPLIANCE WITH THE 13 CONSTRUCTION SWPPP ELEMENTS AND MAKING APPROPRIATE REVISIONS WITHIN 7 DAYS OF THE INSPECTION.
 - FULLY IMPLEMENT AND MAINTAIN APPROPRIATE SOURCE CONTROL AND/OR TREATMENT BMPs AS SOON AS POSSIBLE BUT CORRECTING THE PROBLEM WITHIN 10 DAYS.
 - DOCUMENTING BMP IMPLEMENTATION AND MAINTENANCE IN THE SITE LOG BOOK. (REQUIRED FOR SITES LARGER THAN 1 ACRE BUT RECOMMENDED FOR ALL SITES).


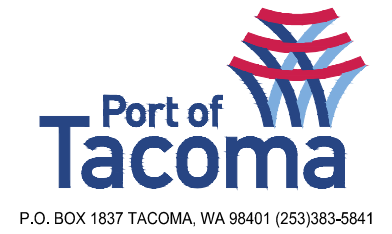
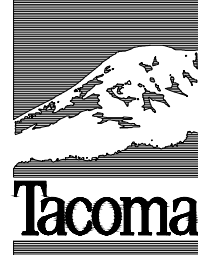
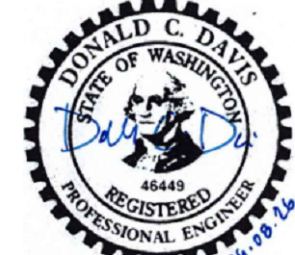
SAMPLING AND ANALYSIS OF THE STORMWATER DISCHARGES FROM A CONSTRUCTION SITE MAY BE NECESSARY ON A CASE-BY-CASE BASIS TO ENSURE COMPLIANCE WITH STANDARDS. ECOLOGY OR THE CITY WILL ESTABLISH THESE MONITORING AND ASSOCIATED REPORTING REQUIREMENTS.
- AT NO TIME SHALL MORE THAN ONE FOOT OF SEDIMENT BE ALLOWED TO ACCUMULATE WITHIN A CATCH BASIN SEDIMENT TRAP.
- ALL CATCH BASINS AND CONVEYANCE LINES SHALL BE CLEANED PRIOR TO PAVING. THE CLEANING OPERATION SHALL NOT FLUSH SEDIMENT-LADEN WATER INTO THE DOWNSTREAM SYSTEM.
- STABILIZED CONSTRUCTION ENTRANCES SHALL BE INSTALLED AT THE BEGINNING OF CONSTRUCTION AND MAINTAINED FOR THE DURATION OF THE PROJECT. ADDITIONAL MEASURES MAY BE REQUIRED TO ENSURE THAT ALL PAVED AREAS ARE KEPT CLEAN FOR THE DURATION OF THE PROJECT.

LEGEND

EXISTING FEATURES-	
● FOUND MONUMENT AS NOTED	ASPHALT SURFACE
○ SANITARY SEWER MANHOLE	CONCRETE SURFACE
○ SANITARY SEWER CLEANOUT	GRAVEL SURFACE
○ STORM CATCH BASIN	BOUNDARY LINE
⊗ STORM MANHOLE	RIGHT OF WAY LINE
○ ROOF DRAIN	EASEMENT LINE
^ STORM CULVERT	QUARTER SECTION LINE
▢ WATER VAULT	SD BURIED STORM LINE
○ WATER METER	SS BURIED SANITARY SEWER LINE
⊗ WATER VALVE	W BURIED WATER LINE
○ IRRIGATION CONTROL VALVE	TEL BURIED TELECOMMUNICATIONS LINE
○ WATER BLOW OFF VALVE	GAS BURIED NATURAL GAS LINE
○ FIRE HYDRANT	FL BURIED PETROLEUM/OIL LINE
○ FIRE DEPARTMENT CONNECTION	BP BURIED POWER LINE
○ POST INDICATOR VALVE	TV RECORD CABLE LINE
⊗ WATER MANHOLE	SD RECORD STORM LINE
○ MONITORING WELL	SS RECORD SANITARY SEWER LINE
○ GUY ANCHOR	W RECORD WATER LINE
○ UTILITY POLE	CHP OVERHEAD UTILITY LINE
○ TP TRANSMISSION LINE POWER POLE	RAILROAD TRACK
○ LIGHT POLE	CHAIN LINK FENCE
⊗ POWER VAULT	BARBED WIRE FENCE
⊗ JUNCTION BOX	EDGE OF VEGETATION/LANDSCAPING
⊗ ELECTRIC METER OR PANEL	EVERGREEN TREE
⊗ POWER MANHOLE	DECIDUOUS TREE
○ TRANSFORMER	
▢ TELEPHONE VAULT	
○ TELEPHONE RISER	
○ GAS VALVE	
○ GAS METER	
▢ UTILITY VAULT	
○ SIGN	
⊗ GATE POST	
⊗ BOLLARD	
▢ MAIL BOX	
⊗ RAILROAD SWITCH	
● COLUMN	
○ CLEANOUT	

PROPOSED FEATURES-	
ASPHALT DEMO/REMOVAL	DEMOLITION
TEMPORARY CONSTRUCTION ENTRANCE	SAWCUT LINE
CRUSHED SURFACING TOP COURSE	SILT FENCE
R.O.W. ASPHALT PAVEMENT RESTORATION	CLEARING LIMITS
	SD STORM DRAIN PIPE
	15 PROPOSED MAJOR CONTOUR
	14 PROPOSED MINOR CONTOUR
	FLOW LINE
	GRADE BREAK
	⊗ CATCH BASIN, TYPE 2
	18.18 PROPOSED ELEVATION
	FL FLOW LINE
	IE INVERT ELEVATION
	● CATCH BASIN PROTECTION

ISSUED FOR BID

PREPARED BY 	PREPARED FOR 		NO. _____	REVISION	DATE	APPD	FINAL CONSTRUCTION CHECKED BY _____	DATE 06.08.26	SCALE AS NOTED		CITY OF TACOMA DEPARTMENT OF PUBLIC WORKS		W026-0040
							DESIGNED DCD	CHECKED DCD	DRAWN KNL		FILE NAME W00.01	PORT OF TACOMA PARCEL 117 SNAIL ERADICATION CIVIL LEGEND AND GENERAL NOTES	
ENVIRONMENTAL SERVICES SCIENCE & ENGINEERING											SHEET NO. W00.01	SHEET 2 OF 12	



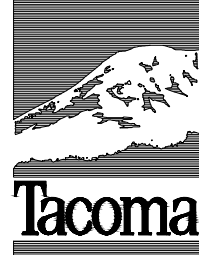
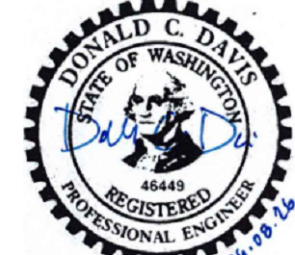
GENERAL STORMWATER NOTES

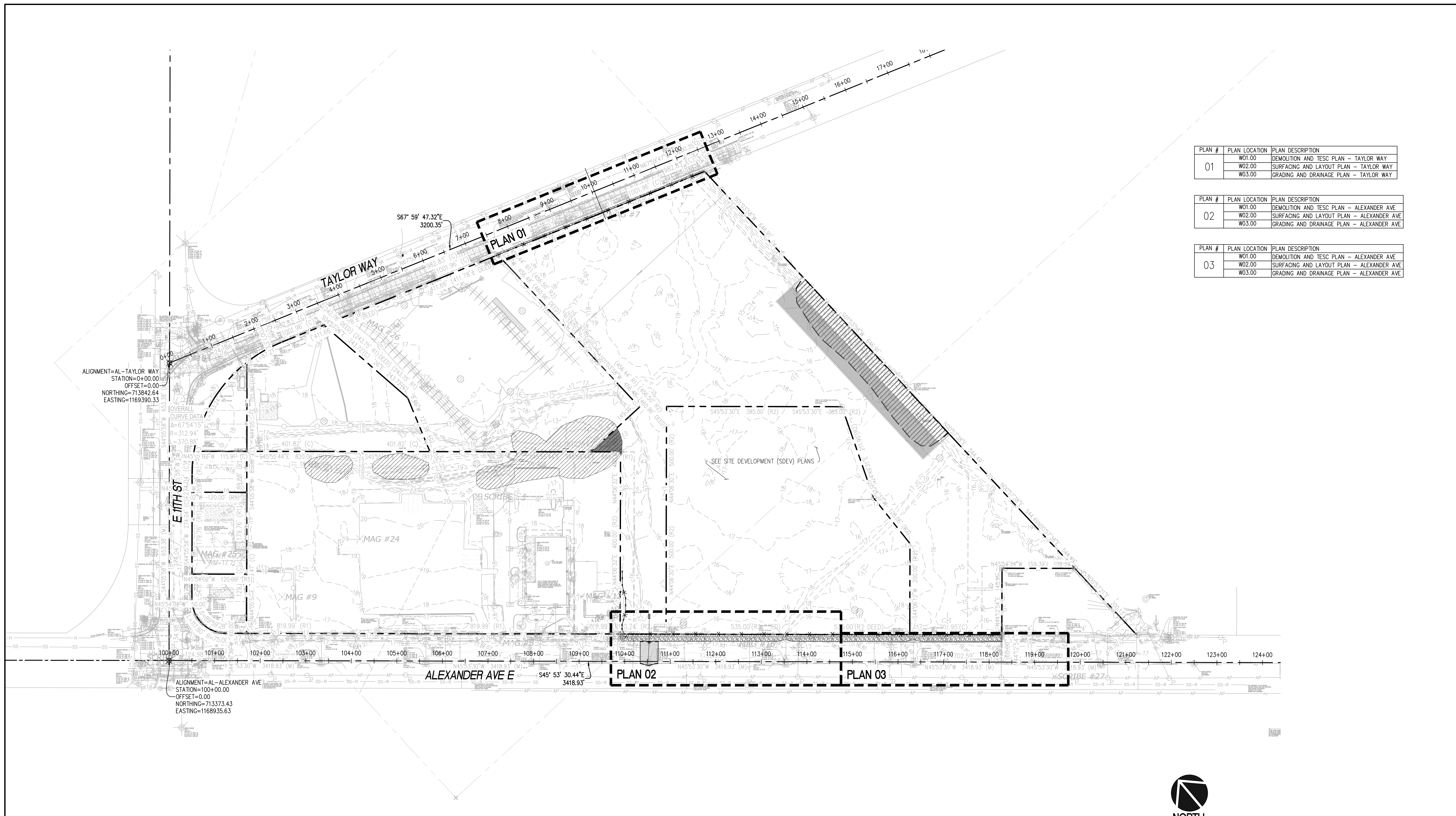
1. ALL WORKMANSHIP AND MATERIALS SHALL BE IN ACCORDANCE WITH CITY STANDARDS AND THE MOST CURRENT COPY OF THE STATE OF WASHINGTON STANDARD SPECIFICATIONS FOR ROAD, BRIDGE AND MUNICIPAL CONSTRUCTION (WSDOT/APWA) AND AS AMENDED BY THE CITY.
2. TEMPORARY EROSION/WATER POLLUTION PREVENTION MEASURES SHALL BE REQUIRED IN ACCORDANCE WITH SECTION 1-07.15, AS MODIFIED BY THE APWA SUPPLEMENT, OF THE CURRENT STATE OF WASHINGTON STANDARD SPECIFICATIONS AND THE CITY OF TACOMA STORMWATER MANAGEMENT MANUAL. SHOULD THE TEMPORARY EROSION AND SEDIMENTATION CONTROL MEASURES AS SHOWN ON THIS DRAWING NOT PROVE ADEQUATE TO CONTROL EROSION AND SEDIMENTATION, THE CONTRACTOR SHALL INSTALL ADDITIONAL FACILITIES AS NECESSARY TO PROTECT ADJACENT PROPERTIES, SENSITIVE AREAS, NATURAL WATER COURSES AND/OR STORM DRAINAGE SYSTEMS.
3. THE STORM DRAINAGE SYSTEM SHALL BE CONSTRUCTED ACCORDING TO APPROVED PLANS ON FILE WITH THE MUNICIPALITY. ANY SIGNIFICANT DEVIATION FROM THE APPROVED PLANS WILL REQUIRE WRITTEN APPROVAL FROM THE MUNICIPALITY.
4. A COPY OF THE APPROVED STORMWATER PLANS MUST BE ON THE JOB SITE WHENEVER CONSTRUCTION IS IN PROGRESS.
5. ALL EROSION CONTROL AND STORMWATER FACILITIES SHALL BE REGULARLY INSPECTED AND MAINTAINED BY THE CONTRACTOR DURING CONSTRUCTION.
6. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO OBTAIN STREET USE AND OTHER RELATED OR REQUIRED PERMITS PRIOR TO ANY CONSTRUCTION ACTIVITY IN THE MUNICIPALITY'S RIGHT-OF-WAY. IT SHALL ALSO BE THE RESPONSIBILITY OF THE CONTRACTOR TO OBTAIN ALL REQUIRED PERMITS APPROVED BY THE CITY PRIOR TO ANY CONSTRUCTION. THE CONTRACTOR SHALL ABIDE BY ALL REQUIREMENTS FOR TRAFFIC CONTROL AND SAFETY WHEN WORKING IN THE ROAD RIGHT-OF-WAY.
7. THE CONTRACTOR SHALL NOTIFY THE PROJECT ENGINEER IN THE EVENT OF DISCOVERY OF POOR SOILS, STANDING GROUNDWATER OR SEVERE DISCREPANCIES FROM SOIL LOG DESCRIPTIONS AS NOTED ON THE PLANS.
8. FOR PUBLIC SYSTEMS, THE CONTRACTOR SHALL CALL FOR INSPECTION 48 HOURS PRIOR TO COVERING ANY DRAINAGE STRUCTURE.
9. BARE GALVANIZED METAL SHALL NOT BE USED FOR MATERIALS THAT CONVEY STORMWATER, SUCH AS ROOFS, CANOPIES, SIDING, GUTTERS, DOWNSPOUTS, ROOF DRAINS, AND PIPES. ANY GALVANIZED MATERIALS SHALL HAVE AN INERT, NON-LEACHABLE FINISH, SUCH AS A BAKED ENAMEL, FLUOROCARBON PAINT (SUCH AS KYNAR® OR HYLAR®), FACTORY-APPLIED EPOXY, PURE ALUMINUM, OR ASPHALT COATING, ACRYLIC PAINT, POLYESTER PAINT, FIELD-APPLIED, AND PART ZINC (SUCH AS GALVALUME®) COATINGS ARE NOT ACCEPTABLE.
10. THE ENGINEER OF RECORD SHALL PROVIDE AN ENGINEER'S CERTIFICATION TO THE CITY OF TACOMA AFTER THE FACILITY INSTALLATION AND PRIOR TO PERMIT FINAL INSPECTION AND/OR CLOSEOUT. THE ENGINEER'S CERTIFICATION SHALL INCLUDE:
 - A. THE PERMIT NUMBER
 - B. STATEMENTS TO ATTEST:
 - 1.1. THAT ALL STORMWATER FACILITIES HAVE BEEN INSTALLED ACCORDING TO THE APPROVED PERMIT DOCUMENTS. CHANGES TO THE APPROVED PERMIT SET THAT ARE REQUIRED DURING CONSTRUCTION SHALL BE SUBMITTED TO CITY OF TACOMA B.L.U.S. FOR E.S.S.E. TO REVIEW AND APPROVE DURING THE CONSTRUCTION PHASE AND PRIOR TO THE CHANGE BEING CONSTRUCTED.

CATCH BASIN NOTES

1. TYPE 2 CATCH BASINS SHALL COMPLY WITH WSDOT STANDARD PLAN B-10.20-03.
2. TYPE 2 CATCH BASINS SHALL BE EQUIPPED WITH RECTANGULAR FRAMES PER WSDOT STANDARD PLAN B-30.10-01. TYPE 1 CATCH BASINS SHALL BE COVERED WITH BOLT-DOWN CAST IRON GRATES PER WSDOT STANDARD PLANS OR OTHER NOTED ON PLANS.
 - A. RECTANGULAR VANED GRATE PER WSDOT B 30.30-01.
 - B. RECTANGULAR BI-DIRECTIONAL VANED GRATE PER B 30.40-01.
3. STORM STRUCTURES SHALL BE INSTALLED PER WSDOT STANDARD SPECIFICATION 7-05.
4. ALL CATCH BASINS SHALL BE MARKED AS FOLLOWS: "DUMP NO WASTE. DRAINS TO SOUND." THE CONTRACTOR SHALL INSTALL STICKER PROVIDED BY THE CITY ON EACH REPLACED CATCH BASINS (TYP.).

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PREPARED BY  CIVIL STRUCTURAL SURVEY 4815 CENTER STREET TACOMA, WA 98409 PHONE: (253) 474-9449 FAX: (253) 474-0153 http://www.sitts-hill.com/	PREPARED FOR  P.O. BOX 1837 TACOMA, WA 98401 (253)363-6941		NO. _____	REVISION	DATE	APPD	FINAL CONSTRUCTION CHECKED DATE: 06.08.26 DESIGNED: DCD DRAWN: KNL	SCALE: AS NOTED CHECKED: DCD FILE NAME: W00.02		CITY OF TACOMA DEPARTMENT OF PUBLIC WORKS		W026-0040
							FIELD BOOKS	ENVIRONMENTAL SERVICES SCIENCE & ENGINEERING		PORT OF TACOMA PARCEL 117 SNAIL ERADICATION CIVIL GENERAL NOTES	SHEET NO. 03 OF 12 20618	

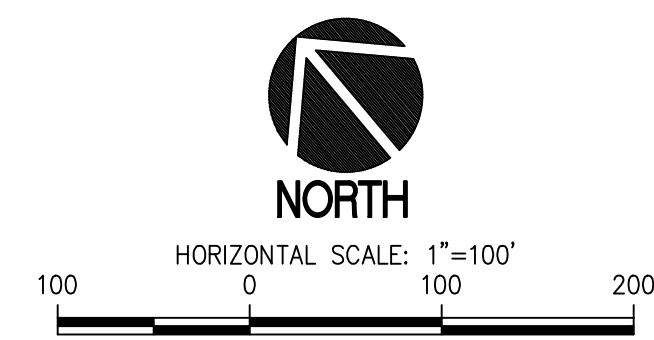


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 OFFSET=0.00
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 EASTING=1169390.33

OVERALL CURVE DATA
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 R=312.94'
 S=370.88'

ALIGNMENT=AL-ALEXANDER AVE
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OVERALL SITE PLAN
 SCALE: 1"=100'

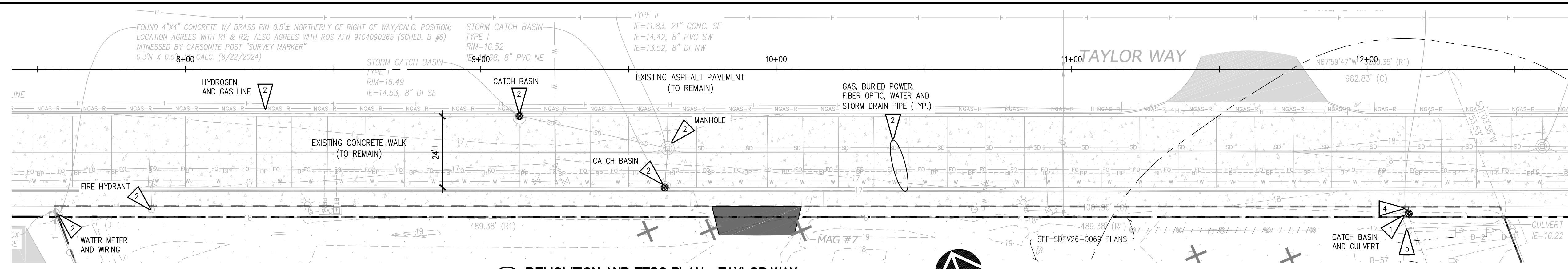


PLAN #	PLAN LOCATION	PLAN DESCRIPTION
01	W01.00	DEMOLITION AND TESC PLAN - TAYLOR WAY
	W02.00	SURFACING AND LAYOUT PLAN - TAYLOR WAY
	W03.00	GRADING AND DRAINAGE PLAN - TAYLOR WAY

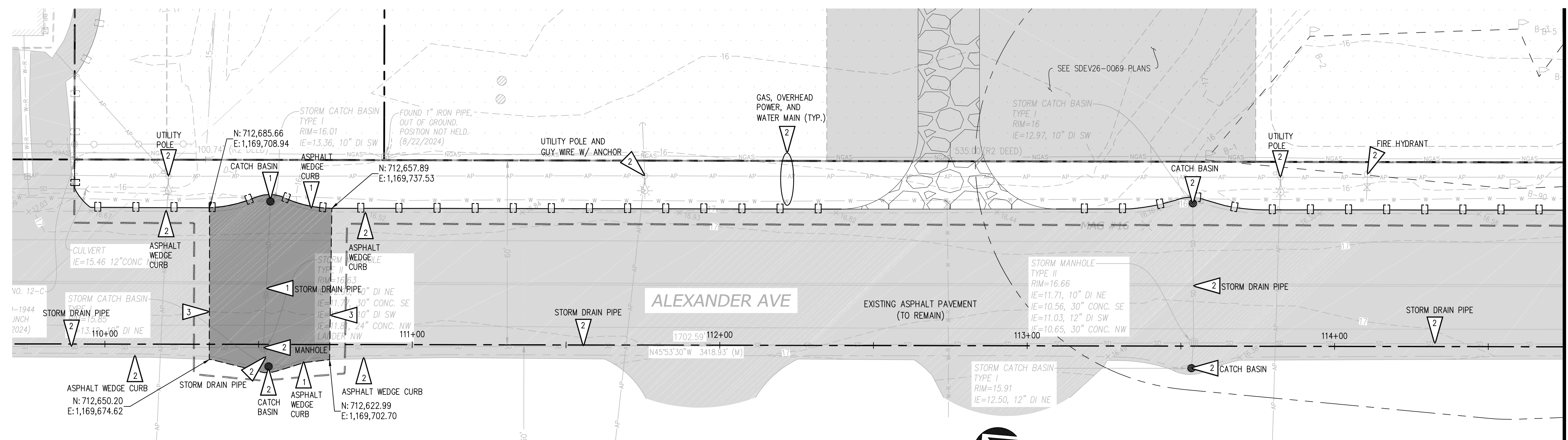
PLAN #	PLAN LOCATION	PLAN DESCRIPTION
02	W01.00	DEMOLITION AND TESC PLAN - ALEXANDER AVE
	W02.00	SURFACING AND LAYOUT PLAN - ALEXANDER AVE
	W03.00	GRADING AND DRAINAGE PLAN - ALEXANDER AVE

PLAN #	PLAN LOCATION	PLAN DESCRIPTION
03	W01.00	DEMOLITION AND TESC PLAN - ALEXANDER AVE
	W02.00	SURFACING AND LAYOUT PLAN - ALEXANDER AVE
	W03.00	GRADING AND DRAINAGE PLAN - ALEXANDER AVE

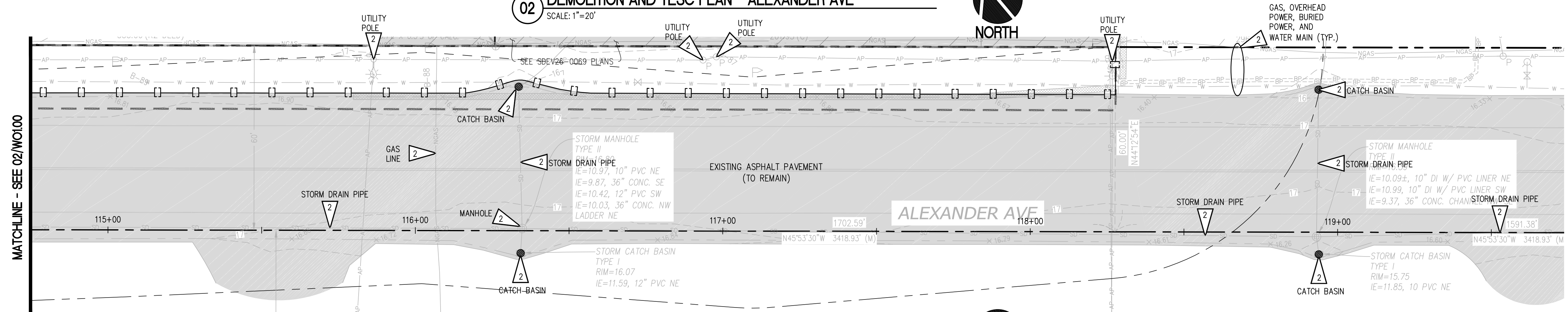
PREPARED BY CIVIL STRUCTURAL SURVEY 4815 CENTER STREET TACOMA, WA 98409 PHONE: (253) 474-8449 FAX: (253) 474-0153 http://www.sitts-hill.com/	PREPARED FOR P.O. BOX 1837 TACOMA, WA 98401 (253)363-6641		FINAL CONSTRUCTION CHECKED DATE: 06.08.26 DESIGNED: DCD DRAWN: KNL	SCALE: AS NOTED CHECKED: DCD FILE NAME: W00.03		CITY OF TACOMA DEPARTMENT OF PUBLIC WORKS PORT OF TACOMA PARCEL 117 SNAIL ERADICATION OVERALL SITE PLAN	W026-0040
			REVISION DATE APPD	ENVIRONMENTAL SERVICES SCIENCE & ENGINEERING			SHEET NO. 20618 SHEET 4 OF 12 W00.03



01 DEMOLITION AND TESC PLAN - TAYLOR WAY
SCALE: 1"=20'



02 DEMOLITION AND TESC PLAN - ALEXANDER AVE
SCALE: 1"=20'



03 DEMOLITION AND TESC PLAN - ALEXANDER AVE
SCALE: 1"=20'

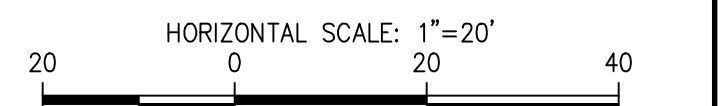
- LEGEND**
- ASPHALT DEMO/REMOVAL
 - TEMPORARY CONSTRUCTION ENTRANCE
 - PROPERTY LINE
 - WETLAND
 - WETLAND BUFFER
 - DEMOLITION
 - SAWCUT LINE
 - SILT FENCE (01 W04.00)
 - CLEARING LIMITS
 - CATCH BASIN PROTECTION (02 W04.00)

GENERAL NOTES

1. SEE APPLICABLE PROJECT NOTES ON SHEETS W00.01, W00.02, AND W00.03.
2. CONTRACTOR TO PROVIDE CATCH BASIN PROTECTION AT ALL PUBLIC INLETS WITHIN 500 FEET DOWN STREAM OF THE PROJECT SITE.

KEY NOTES

- 1 REMOVE EXISTING FEATURE AS NOTED.
- 2 PROTECT EXISTING FEATURE AS NOTED.
- 3 SAWCUT ASPHALT PAVEMENT TO FULL DEPTH, UNYIELDING EDGE.
- 4 PROVIDE PLUG AND/OR CAP THE EXISTING STORM DRAIN UTILITY
- 5 ABANDON EXISTING UTILITY



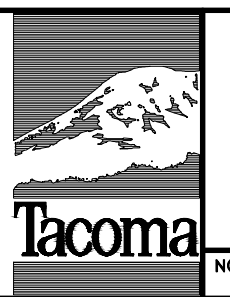
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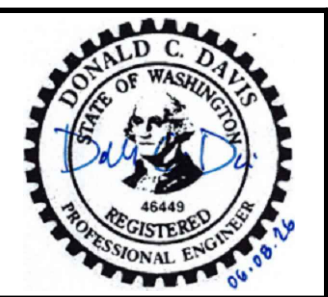
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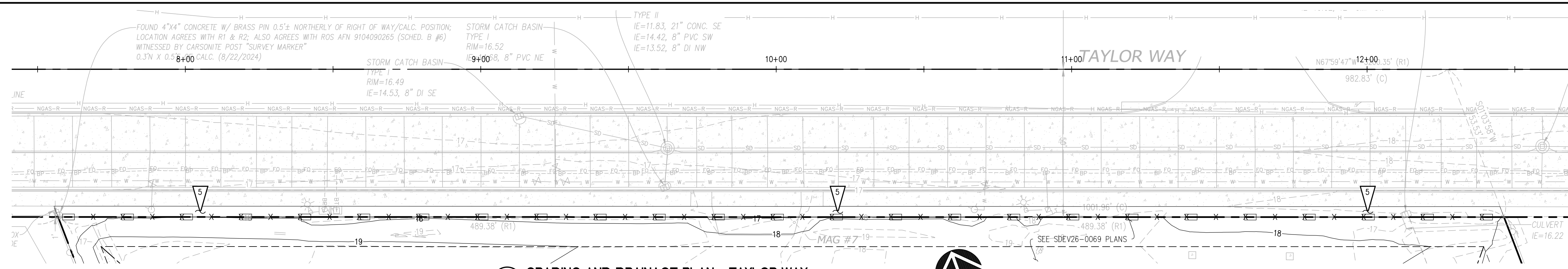
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FINAL CONSTRUCTION CHECKED	DATE	SCALE
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KNL		W01.00

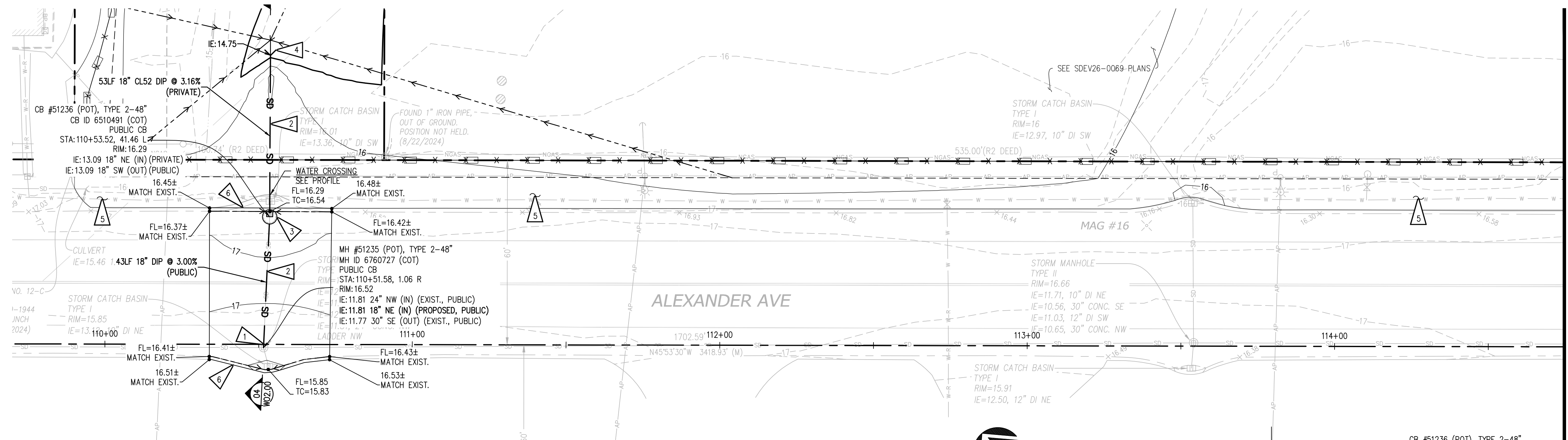


CITY OF TACOMA
 DEPARTMENT OF PUBLIC WORKS
 PORT OF TACOMA
 PARCEL 117 SNAIL ERADICATION
 DEMOLITION AND TESC PLAN

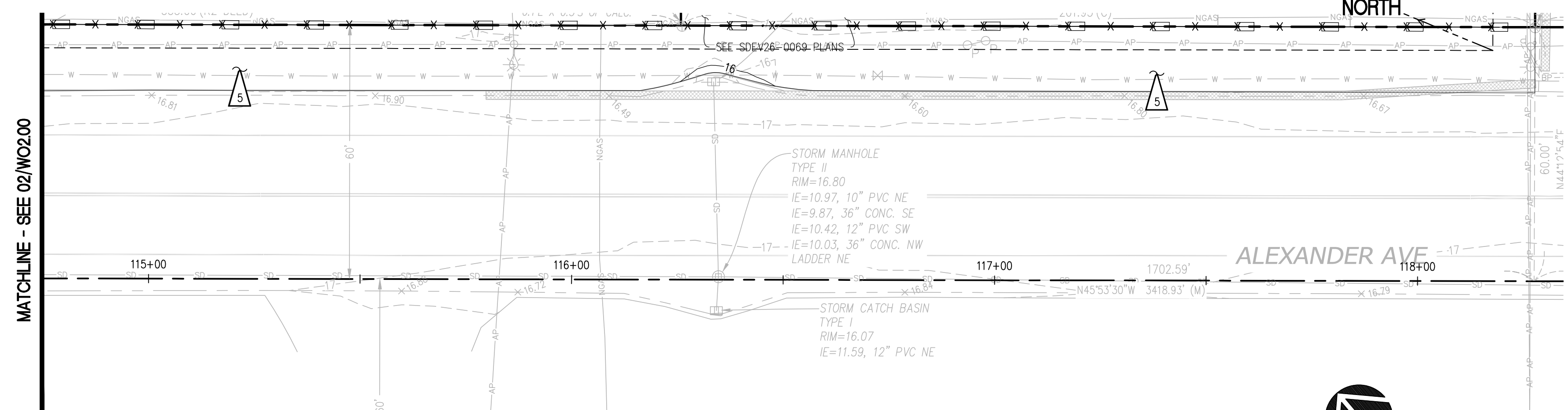
W026-0040
 20618
 SHEET NO. W01.00
 SHEET 5 OF 12



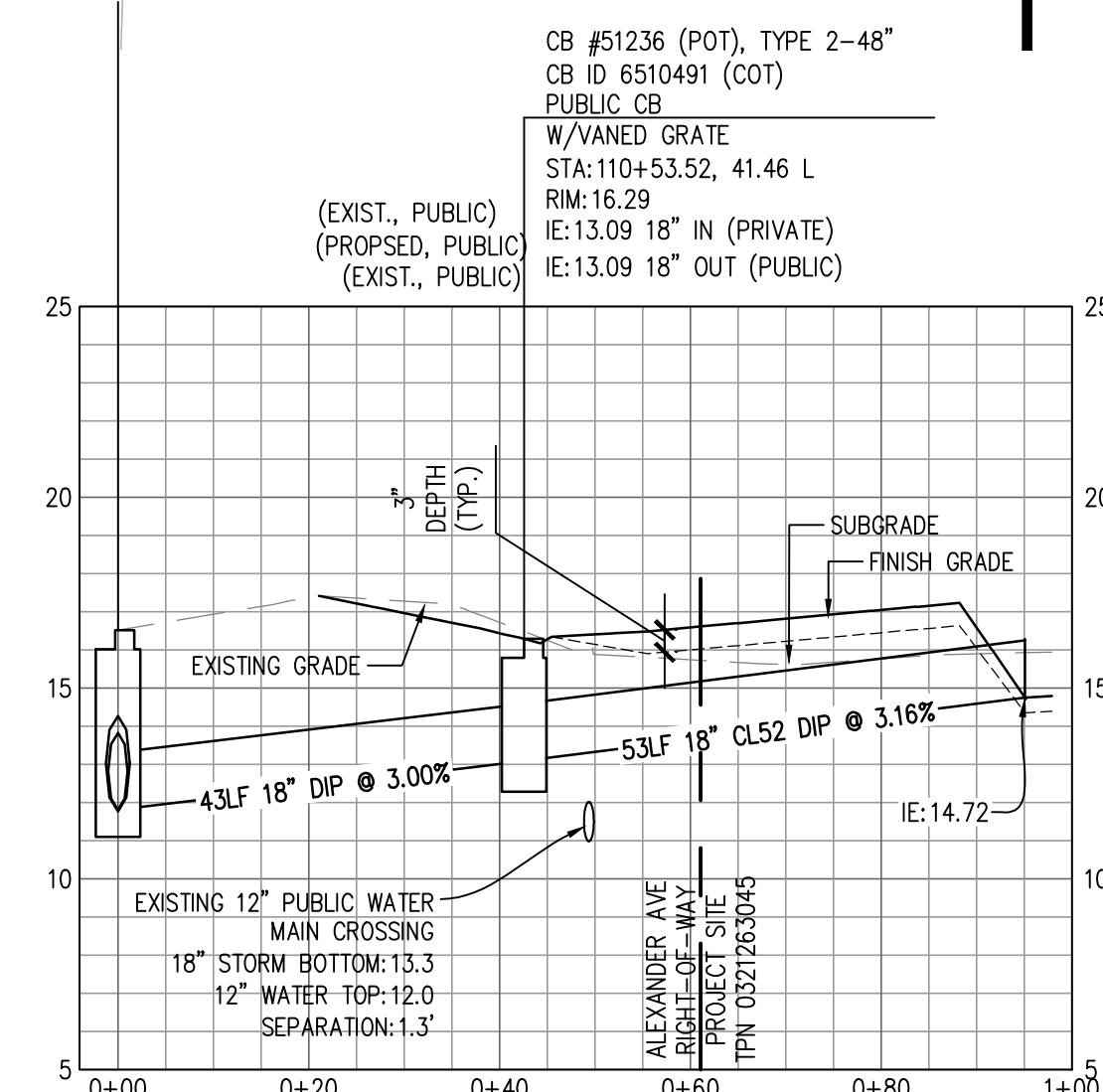
01 GRADING AND DRAINAGE PLAN - TAYLOR WAY
SCALE: 1"=20'



02 GRADING AND DRAINAGE PLAN - ALEXANDER AVE
SCALE: 1"=20'



03 GRADING AND DRAINAGE PLAN - ALEXANDER AVE
SCALE: 1"=20'

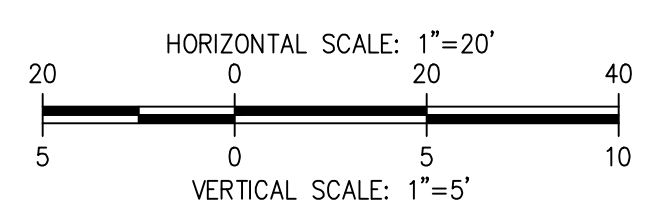


04 STORM PROFILE
SCALE: HORZ: 1"=20' VERT: 1"=5'

- LEGEND**
- PROPERTY LINE
 - SD --- STORM DRAIN PIPE
 - 15 --- PROPOSED MAJOR CONTOUR
 - 14 --- PROPOSED MINOR CONTOUR
 - FLOW LINE
 - GRADE BREAK
 - ⊕ CATCH BASIN, TYPE 2
SEE WSDOT STD PLAN B-10.20-03/W04.00
 - 18.18 --- PROPOSED ELEVATION
 - FL --- FLOW LINE
 - IE --- INVERT ELEVATION
 - TC --- TOP OF CURB

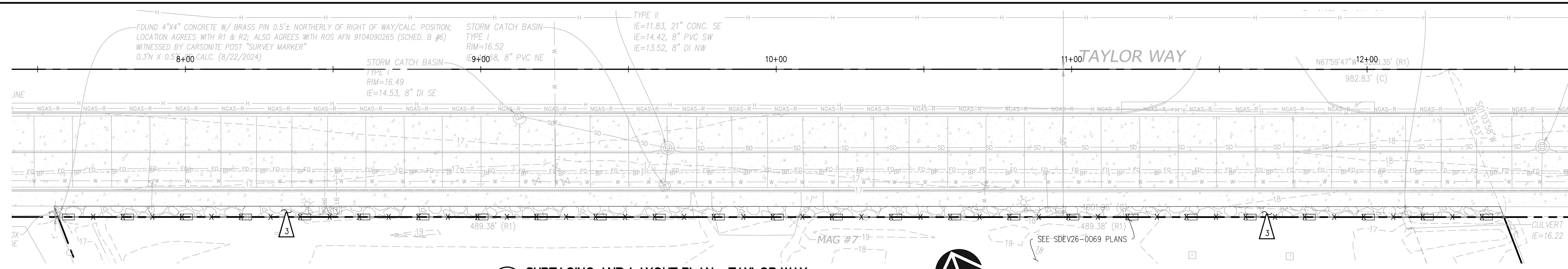
- GENERAL NOTES**
1. SEE APPLICABLE PROJECT NOTES ON SHEETS W00.01, W00.02, AND W00.03.
 2. BI-DIRECTIONAL VANED GRATE SHALL BE PER DETAIL 06/W04.00.
 3. PIPE ZONE AND BEDDING FOR STORM DRAIN PIPE PER COT DETAIL SU-16/W04.02.

- KEY NOTES**
1. CONNECT PROPOSED 18" DI PIPE TO EXIST. MANHOLE. IE PER PLAN.
 2. INSTALL STORM DRAIN PIPE PER COT DETAIL SU-16/W04.02.
 3. INSTALL CATCH BASIN, TYPE 2 PER WSDOT STD PLAN B-10.20-03/W04.00.
 4. DEBRIS BARRIER AT PROPOSED PRIVATE CULVERT. SEE SDEV26-0069 PLANS.
 5. THE PROPOSED OFFSITE GRAVEL IS A CONTINUATION OF THE ONSITE GRADING AND GRAVEL REPLACEMENT. CONTRACTOR TO COORDINATE WITH SITE DEVELOPMENT (SDEV) PLANS.
 6. INSTALL NEW ASPHALT WEDGE CURB PER SU-03A/W04.01. WEDGE CURB SHALL MATCH HEIGHT OF EXISTING WEDGE CURB AT POINT OF CONNECTION, AND TRANSITION TO FULL 3" HEIGHT OVER AT DISTANCE OF 3 FT.

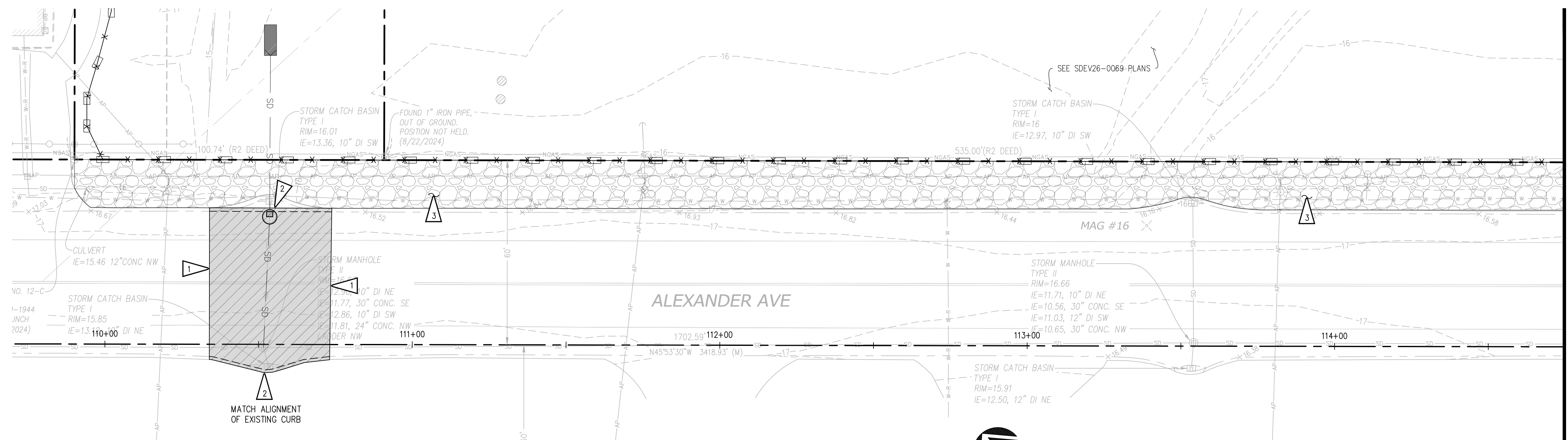


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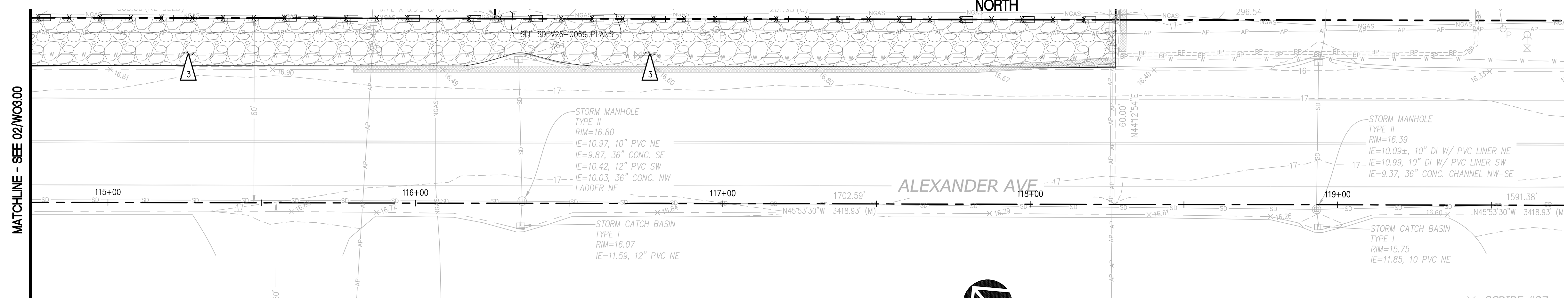
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01 SURFACING AND LAYOUT PLAN - TAYLOR WAY
SCALE: 1"=20'



02 SURFACING AND LAYOUT PLAN - ALEXANDER AVE
SCALE: 1"=20'



03 SURFACING AND LAYOUT PLAN - ALEXANDER AVE
SCALE: 1"=20'



- LEGEND**
- PROPERTY LINE
 - CRUSHED SURFACING TOP COURSE 05/W04.00
 - R.O.W. ASPHALT PAVEMENT RESTORATION

- GENERAL NOTES**
1. SEE APPLICABLE PROJECT NOTES ON SHEETS W00.01, W00.02, AND W00.03.
 2. PAVEMENT DESIGN STANDARDS PER COT DETAIL PD-01/C4.01.
 3. TRENCH BACKFILL COMPACTION REQUIREMENTS PER COT DETAIL SU-28/C4.02.

- KEY NOTES**
1. ASPHALT PAVEMENT RESTORATION PER DETAIL COT DETAIL SU-14A/W04.01.
 2. INSTALL NEW ASPHALT WEDGE CURB PER COT DETAIL SU-03A/W04.01. WEDGE CURB SHALL MATCH HEIGHT OF EXISTING WEDGE CURB AT POINT OF CONNECTION, AND TRANSITION TO FULL 3" HEIGHT OVER AT DISTANCE OF 3 FT.
 3. INSTALL CRUSHED SURFACING TOP COURSE PER DETAIL 05/W04.00. THE PROPOSED OFFSITE GRAVEL IS A CONTINUATION OF THE ONSITE GRADING AND GRAVEL REPLACEMENT. CONTRACTOR TO COORDINATE WITH SITE DEVELOPMENT (SDEV) PLANS.

HORIZONTAL SCALE: 1"=20'

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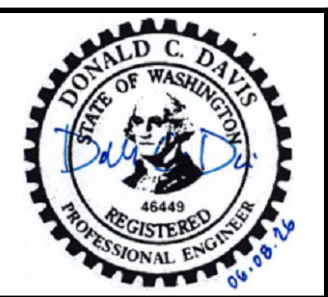
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PREPARED FOR

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NO.	REVISION	DATE	APPD

FINAL CONSTRUCTION CHECKED	DATE	SCALE
	06.08.26	AS NOTED
DESIGNED		CHECKED
DCD		DCD
DRAWN		FILE NAME
KNL		W03.00



CITY OF TACOMA
DEPARTMENT OF PUBLIC WORKS

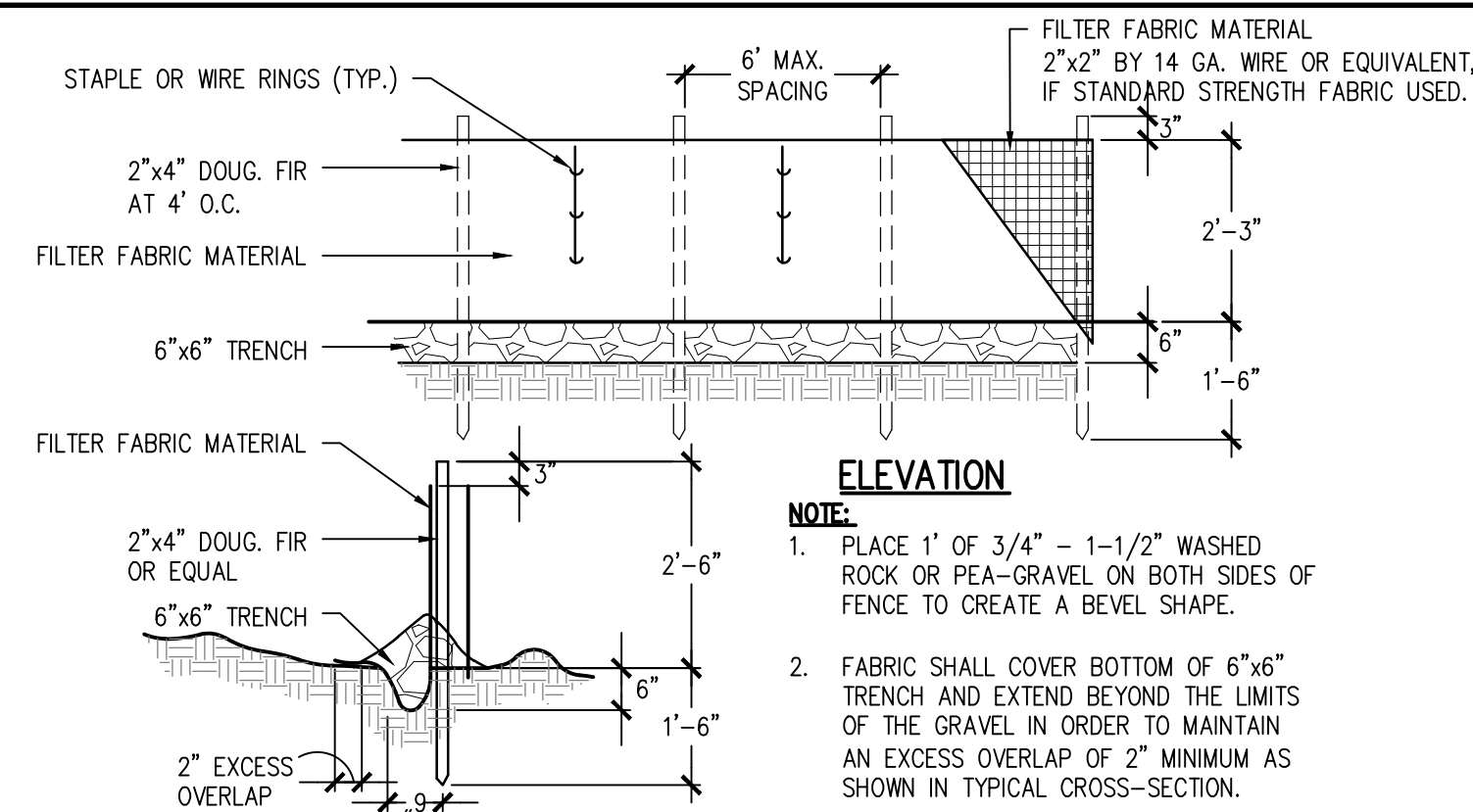
W026-0040

PORT OF TACOMA
PARCEL 117 SNAIL ERADICATION
SURFACING AND LAYOUT PLAN

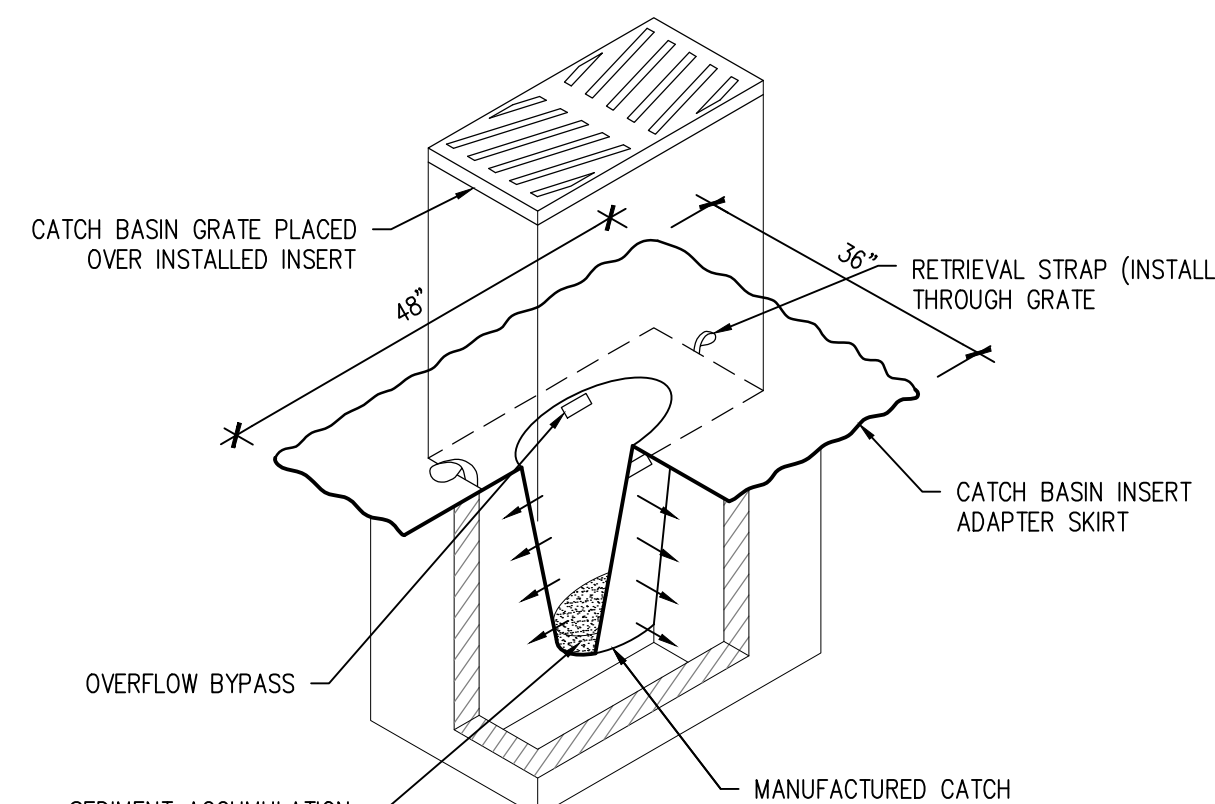
20618

SHEET NO. W03.00
SHEET 7 OF 12

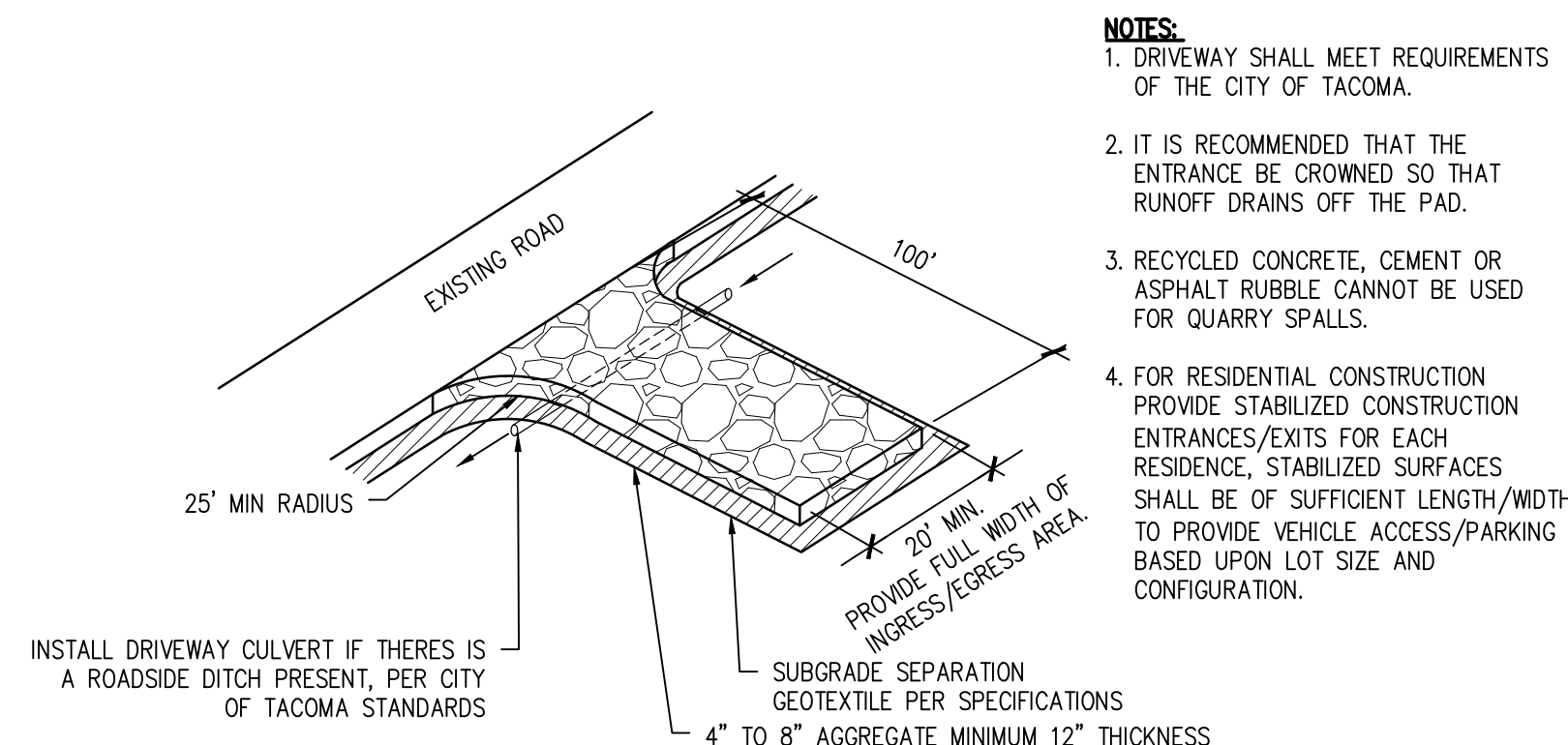
ENVIRONMENTAL SERVICES SCIENCE & ENGINEERING



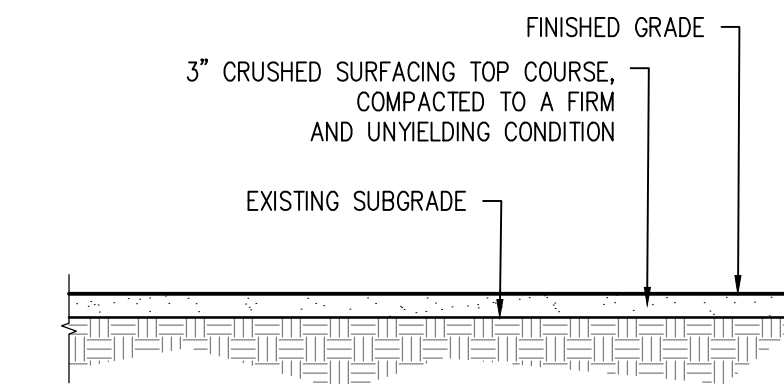
01 BMP C233: SILT FENCE
SCALE: N.T.S.



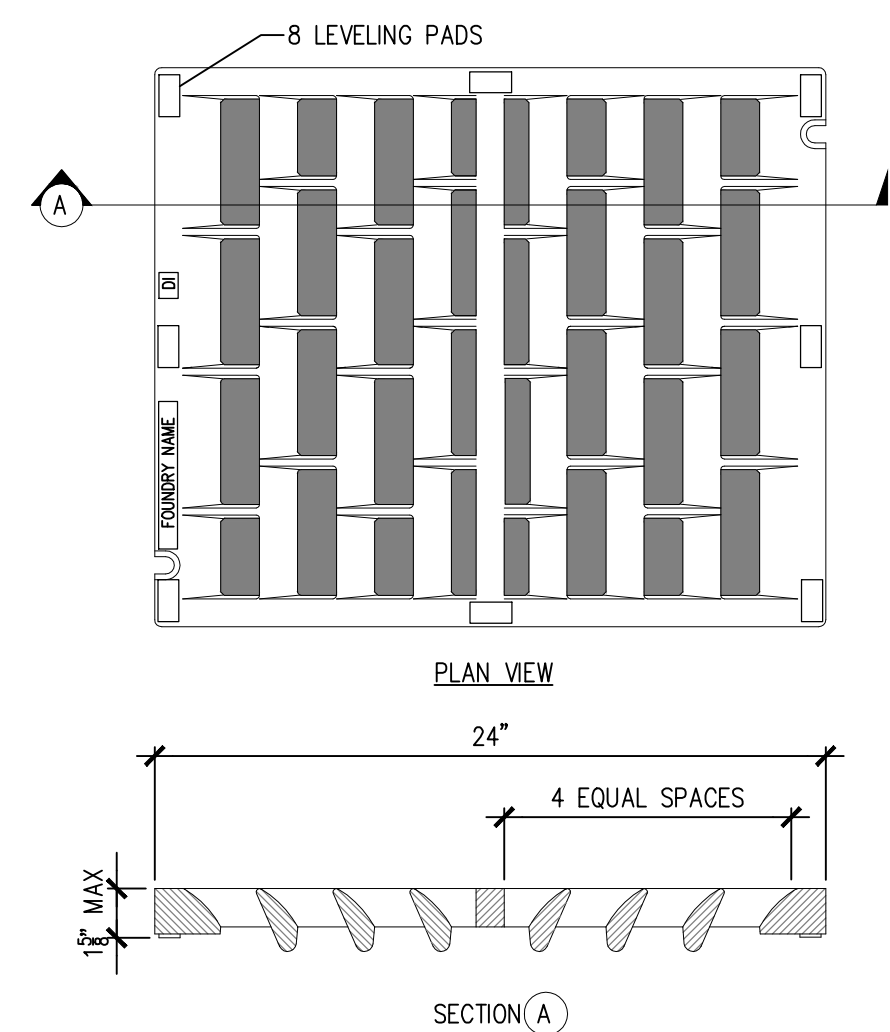
02 CATCH BASIN PROTECTION
SCALE: N.T.S.



03 BMP C105: STABILIZED CONSTRUCTION ENTRANCE
SCALE: N.T.S.



04 CRUSHED SURFACING BASE COURSE
SCALE: N.T.S.

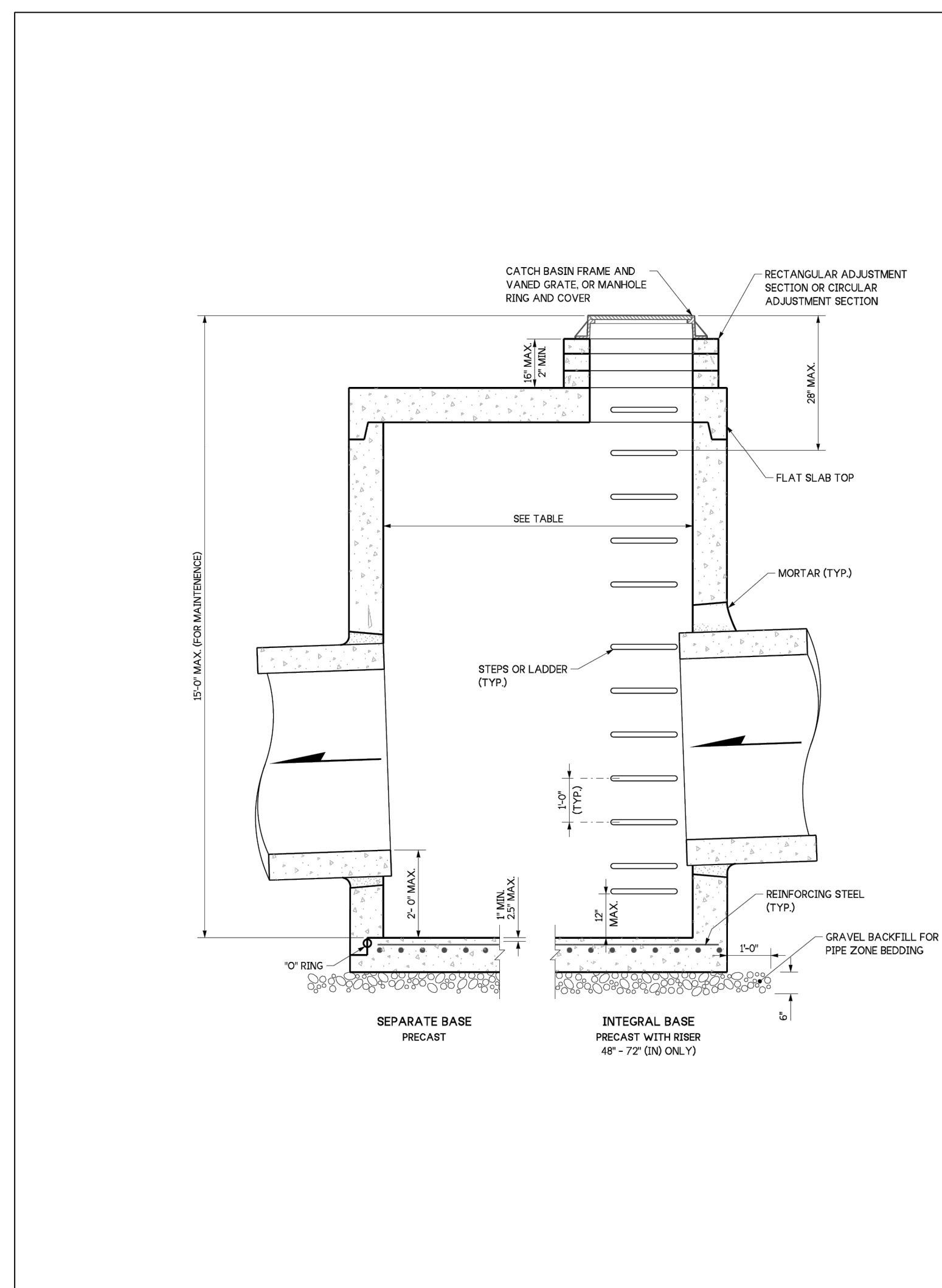


06 BI-DIRECTIONAL VANED GRATE
SCALE: N.T.S.

SILT FENCE NOTES

(AS REQUIRED)

1. FILTER FABRIC SHALL BE PURCHASED IN A CONTINUOUS ROLL AND CUT TO THE LENGTH OF THE BARRIER TO AVOID USE OF JOINTS. WHEN JOINTS ARE NECESSARY, FILTER CLOTH SHALL BE SPLICED TOGETHER ONLY AT A SUPPORT POST, WITH A MINIMUM 6-INCH OVERLAP, AND SECURELY FASTENED AT BOTH ENDS TO POSTS.
2. POSTS SHALL BE SPACED A MAXIMUM OF 6 FEET APART AND DRIVEN SECURELY INTO THE GROUND (MINIMUM OF 30 INCHES).
3. A TRENCH SHALL BE EXCAVATED APPROXIMATELY 8 INCHES WIDE AND 12 INCHES DEEP ALONG THE LINE OF POSTS AND UPSLOPE FROM THE BARRIER. THIS TRENCH SHALL BE BACKFILLED WITH WASHED GRAVEL.
4. WHEN STANDARD STRENGTH FILTER FABRIC IS USED, A WIRE MESH SUPPORT FENCE SHALL BE FASTENED SECURELY TO THE UPSLOPE SIDE OF THE POSTS USING HEAVY-DUTY WIRE STAPLES AT LEAST 1 INCH LONG, TIE WIRES OR HOG RINGS. THE WIRE SHALL EXTEND INTO THE TRENCH A MINIMUM OF 4 INCHES AND SHALL NOT EXTEND MORE THAN 24 INCHES ABOVE THE ORIGINAL GROUND SURFACE.
5. THE STANDARD STRENGTH FILTER FABRIC SHALL BE STAPLED OR WIRED TO THE FENCE, AND 20 INCHES OF THE FABRIC SHALL BE EXTENDED INTO THE TRENCH. THE FABRIC SHALL NOT EXTEND MORE THAN 24 INCHES ABOVE THE ORIGINAL SURFACE. FILTER FABRIC SHALL NOT BE STAPLED TO EXISTING TREES.
6. WHEN EXTRA-STRENGTH FILTER FABRIC AND CLOSER POST SPACING IS USED, THE WIRE MESH SUPPORT FENCE MAY BE ELIMINATED. IN SUCH CASE, THE FILTER FABRIC IS STAPLED OR WIRED DIRECTLY TO THE POSTS WITH ALL OTHER PROVISION OF ABOVE NOTES APPLYING.
7. FILTER FABRIC FENCES SHALL NOT BE REMOVED BEFORE THE UPSLOPE AREA HAS BEEN PERMANENTLY STABILIZED.
8. FILTER FABRIC FENCES SHALL BE INSPECTED IMMEDIATELY AFTER EACH RAINFALL AND AT LEAST DAILY DURING PROLONGED RAINFALL. ANY REQUIRED REPAIRS SHALL BE MADE IMMEDIATELY.
9. SILT FENCES WILL BE INSTALLED PARALLEL TO ANY SLOPE CONTOURS.
10. CONTRIBUTING LENGTH TO FENCE WILL NOT BE GREATER THAN 100 FEET.
11. DO NOT INSTALL BELOW AN OUTLET PIPE OR WEIR.
12. INSTALL DOWNSLOPE OF EXPOSED AREAS.
13. DO NOT DRIVE OVER OR FILL OVER SILT FENCES.
14. PLACE 1' OF 3/4" - 1-1/2" WASHED ROCK OR PEA-GRAVEL ON BOTH SIDES OF FENCE TO CREATE A BEVEL SHAPE.
15. FABRIC SHALL COVER BOTTOM OF 6"x6" TRENCH AND EXTEND BEYOND THE LIMITS OF THE GRAVEL IN ORDER TO MAINTAIN AN EXCESS OVERLAP OF 2" MINIMUM AS SHOWN IN TYPICAL CROSS-SECTION.



NOTES:

1. No steps are required when height is 4' or less.
2. The bottom of the precast catch basin may be sloped to facilitate cleaning.
3. The rectangular frame and grate may be installed with the flange up or down. The frame may be cast into the adjustment section.
4. Knockouts shall have a wall thickness of 2" (in) minimum to 2.5" (in) maximum. Provide a 1.5" (in) minimum gap between the knockout wall and the outside of the pipe. After the pipe is installed, fill the gap with joint mortar in accordance with Standard Specification Section 9-04.3.
5. Pipe allowances will vary depending on the pipe material used. Contact the Region Hydraulics Engineer for assistance.

CATCH BASIN DIMENSIONS				
CATCH BASIN DIAMETER	MIN. WALL THICKNESS	MIN. BASE THICKNESS	MAXIMUM KNOCKOUT SIZE	MINIMUM DISTANCE BETWEEN KNOCKOUTS
48"	4"	6"	36"	8"
54"	4.5"	8"	42"	8"
60"	5"	8"	48"	8"
72"	6"	8"	60"	12"
84"	8"	12"	72"	12"
96"	8"	12"	84"	12"
120"	10"	12"	96"	12"
144"	12"	12"	108"	12"

CATCH BASIN DIAMETER	PIPE ALLOWANCES				
	PIPE MATERIAL WITH MAXIMUM INSIDE DIAMETER				
	CONCRETE	ALL METAL	CPSPB PP (1)	SOLID WALL PVC (2)	PROFILE WALL PVC (3)
48"	24"	30"	24"	30"	30"
54"	30"	36"	30"	36"	36"
60"	36"	42"	36"	42"	42"
72"	42"	54"	42"	48"	48"
84"	54"	60"	54"	48"	48"
96"	60"	72"	60"	48"	48"
120"	66"	84"	60"	48"	48"
144"	78"	96"	60"	48"	48"

- ① Corrugated Polyethylene Storm Sewer Pipe (See Standard Specification Section 9-05.20)
- ② (See Standard Specification Section 9-05.12(1))
- ③ (See Standard Specification Section 9-05.12(2))
- ④ Polypropylene Pipe (See Standard Specification Section 9-05.24)



Aug 23, 2023

CATCH BASIN TYPE 2

STANDARD PLAN B-10.20-03

SHEET 1 OF 1 SHEET

APPROVED FOR PUBLICATION

 STATE DESIGN ENGINEER
 August 23, 2023
 Washington State Department of Transportation

ISSUED FOR BID

PREPARED BY

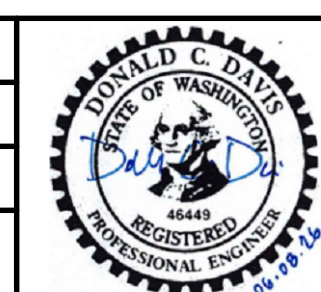
CIVIL | STRUCTURAL | SURVEY
 4815 CENTER STREET | TACOMA, WA. 98409
 PHONE: (253) 474-9449 | FAX: (253) 474-0153
 http://www.sitsandhill.com/

PREPARED FOR

P.O. BOX 1837 TACOMA, WA 98401 (253)363-6941

NO.	REVISION	DATE	APPD.

FINAL CONSTRUCTION CHECKED	DATE	SCALE
BY	06.08.26	AS NOTED
DESIGNED	DCD	CHECKED
DRAWN	KNL	FILE NAME
FIELD BOOKS		WO4.00



CITY OF TACOMA
 DEPARTMENT OF PUBLIC WORKS
 PORT OF TACOMA
 PARCEL 117 SNAIL ERADICATION
 PROJECT DETAILS

W026-0040

20618

SHEET NO. W04.00
 SHEET 8 OF 12

ENVIRONMENTAL SERVICES SCIENCE & ENGINEERING

TYPE	Heavy Haul Industrial Corridors	Port Area Arterials	Non-classified Port-Area Roadways	Primary Transit Streets	Principal Arterials	Minor Arterials	Collector Arterials	Nonclassified Arterials and Commercial Alleys	Residential	Residential Alleys	Shared Use Paths and Trails
	11,05,490	13,10	13,10	11,05,492	11,05,490	11,05,490	11,05,490	11,05,490	2,000	500	100
Tacoma Municipal Code Ref.	11.55.020.C	13.10	13.10	11.05.492	11.05.490	11.05.490	11.05.490	11.05.490	2,000	500	100
Initial ADT	30,000	20,000	10,000	30,000	30,000	20,000	15,000	10,000	5	5	1
% ADT, Truck	30	30	30	8	8	8	5	5	0	0	0
% ADT, Bus	0	0	0	5	1	1	1	1	0	0	0
GROWTH RATE (compound)	2.5	2.5	2.5	2.5	2.5	2.5	2.5	2.5	2.5	2.5	2.5
Assumed Mr	1	1	1	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Assumed M _r	2,555	2,555	2,555	6,690	6,690	6,690	6,690	6,690	6,690	6,690	6,690
Lanes in Design Direction	2	1	1	2	2	1	1	1	1	1	1
Percent Trucks, Design Direction	50	50	50	50	50	50	50	50	100	100	100
Percent Trucks, Design Lane	80	100	100	80	80	100	100	100	100	100	100
DESIGN EAL	26,367,106	21,972,588	10,986,294	8,430,756	5,878,017	4,898,348	2,445,675	1,364,540	994,831	49,365	4,087
Reliability, R ₉₀	95%	95%	90%	95%	95%	90%	90%	85%	85%	80%	80%
Deviation, S ₀	0.45	0.45	0.45	0.45	0.45	0.45	0.45	0.45	0.45	0.45	0.45
Initial Serviceability, P _i	4.20	4.20	4.20	4.20	4.20	4.20	4.20	4.20	4.20	4.20	4.20
Terminal Serviceability, P _t	2.5	2.5	2.4	3	3	2.7	2.5	2.4	2.3	2.2	2.2
Δ PSI	1.70	1.70	1.80	1.20	1.20	1.50	1.70	1.80	1.90	2.00	2.00
Design SN	8.19	8.12	6.89	5.89	5.6	4.81	4.18	3.58	3.41	2.03	1.3

Refer to PD-01 Sheet 2 for pavement design sections and notes.

TYPE	Heavy Haul Industrial Corridors	Port Area Arterials	Non-classified Port-Area Roadways	Primary Transit Streets	Principal Arterials	Minor Arterials	Collector Arterials	Nonclassified Arterials and Commercial Alleys	Residential	Residential Alleys	Shared Use Paths and Trails
Standard Asphalt Pavement Section	HMA 10	10	8	8	8	6	6	5	4	2	2
	CSTC 2	2	2	2	2	2	2	2	2	2	2
	CSBC 26	24	22	16	14	14	9	8	10	6	2
Minimum Asphalt Pavement Section	HMA 8	8	6	6	6	6	4	4	3	2	2
	CSTC 2	2	2	2	2	2	2	2	2	2	2
	CSBC 10	10	10	10	8	6	6	6	5	4	2
Concrete Streets are allowed with approved supporting design.											
Minimum Concrete Pavement Section	PCC 10	10	8	10	10	10	8	8	8	8	4
	CSBC 2	2	2	2	2	2	2	2	2	2	2
Standard Porous Asphalt Pavement Section	HMA NA	NA	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6
	ATPB NA	NA	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6
	Permeable Base NA	NA	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6
Minimum Porous Asphalt Pavement Section	HMA NA	NA	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6
	ATPB NA	NA	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6
	Permeable Base NA	NA	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6
Minimum Pervious Concrete Section	PCPC NA	NA	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6
	Permeable Base NA	NA	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6	Note 6

- NOTES:
- 1 Standard Pavement Section shall be used when no custom design is provided
 - 2 Minimum Pavement Sections are the minimum acceptable pavement sections for custom designs
 - 3 Refer to the City of Tacoma Design Manual for additional road design information.
 - 4 Pavement sections for other facilities, such as parking lots, shall be substantiated by geotechnical analyses and design documentation.
 - 5 Pavement design for State routes shall be determined by the Washington State Department of Transportation.
 - 6 Contact Public Works Engineering to discuss acceptability and requirements for specific projects. Design required if acceptable.
 - 7 Minimum Structural Values, Hydrological Properties may require a thicker base.
 - 8 Permeable pavement shall be designed or reviewed by a geotechnical professional. All custom designs shall be stamped by a Washington State licensed professional engineer. Calculations showing the required permeable ballast thickness necessary for stormwater control is required for all permeable pavement projects. Refer to the City of Tacoma Stormwater Management Manual.

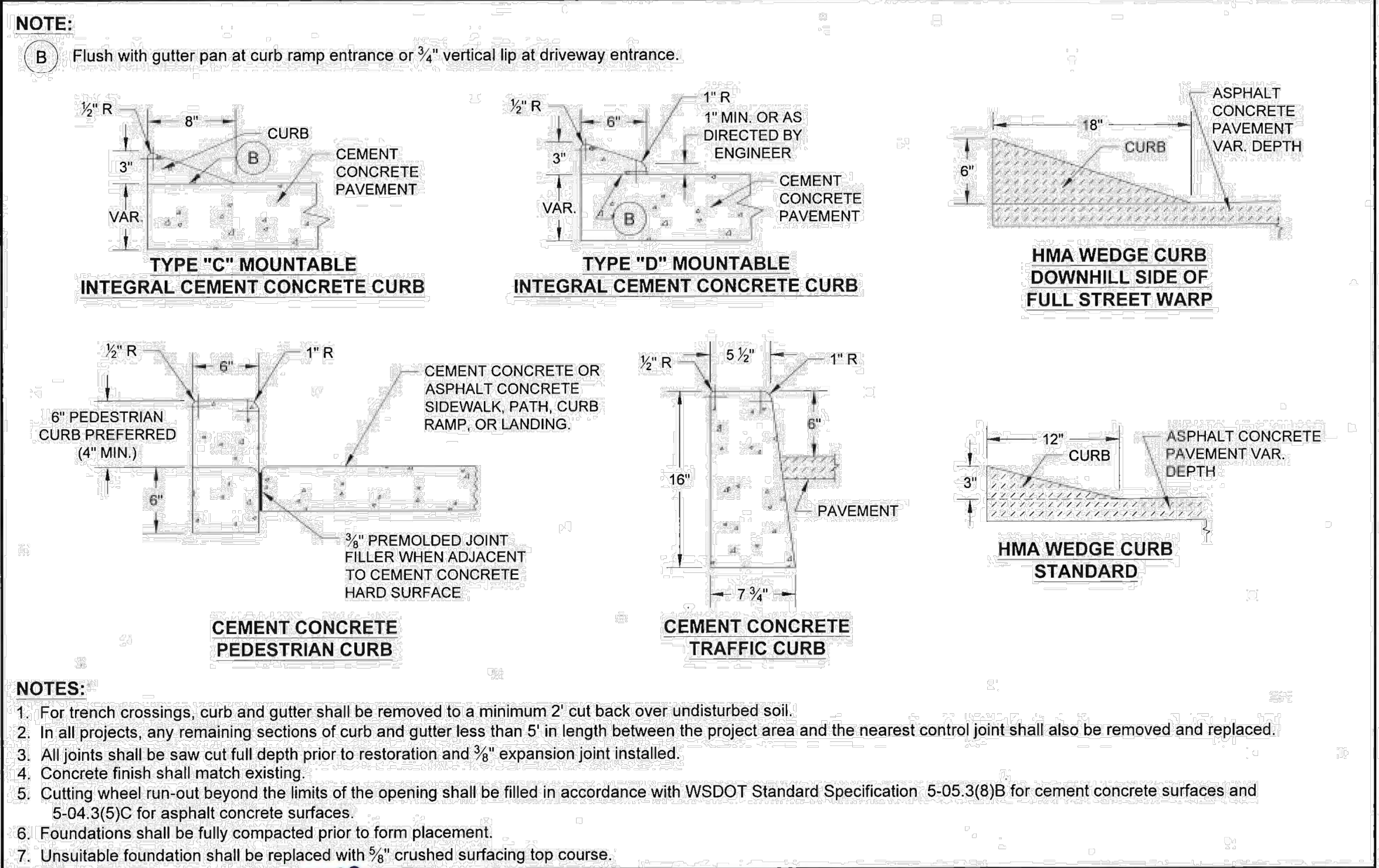
NA=Not Allowed

REVIEWED BY *GMS* APPROVED FOR PUBLICATION *[Signature]* CITY OF TACOMA PAVEMENT DESIGN STANDARDS SHEET 1 OF 2

DCS PUBLIC WORKS ENVIRONMENTAL SERVICES NA TACOMA POWER TACOMA WATER CITY ENGINEER DATE 9/12/16 STANDARD PLAN NO. PD-01

REVIEWED BY *GMS* APPROVED FOR PUBLICATION *[Signature]* CITY OF TACOMA PAVEMENT DESIGN STANDARDS SHEET 2 OF 2

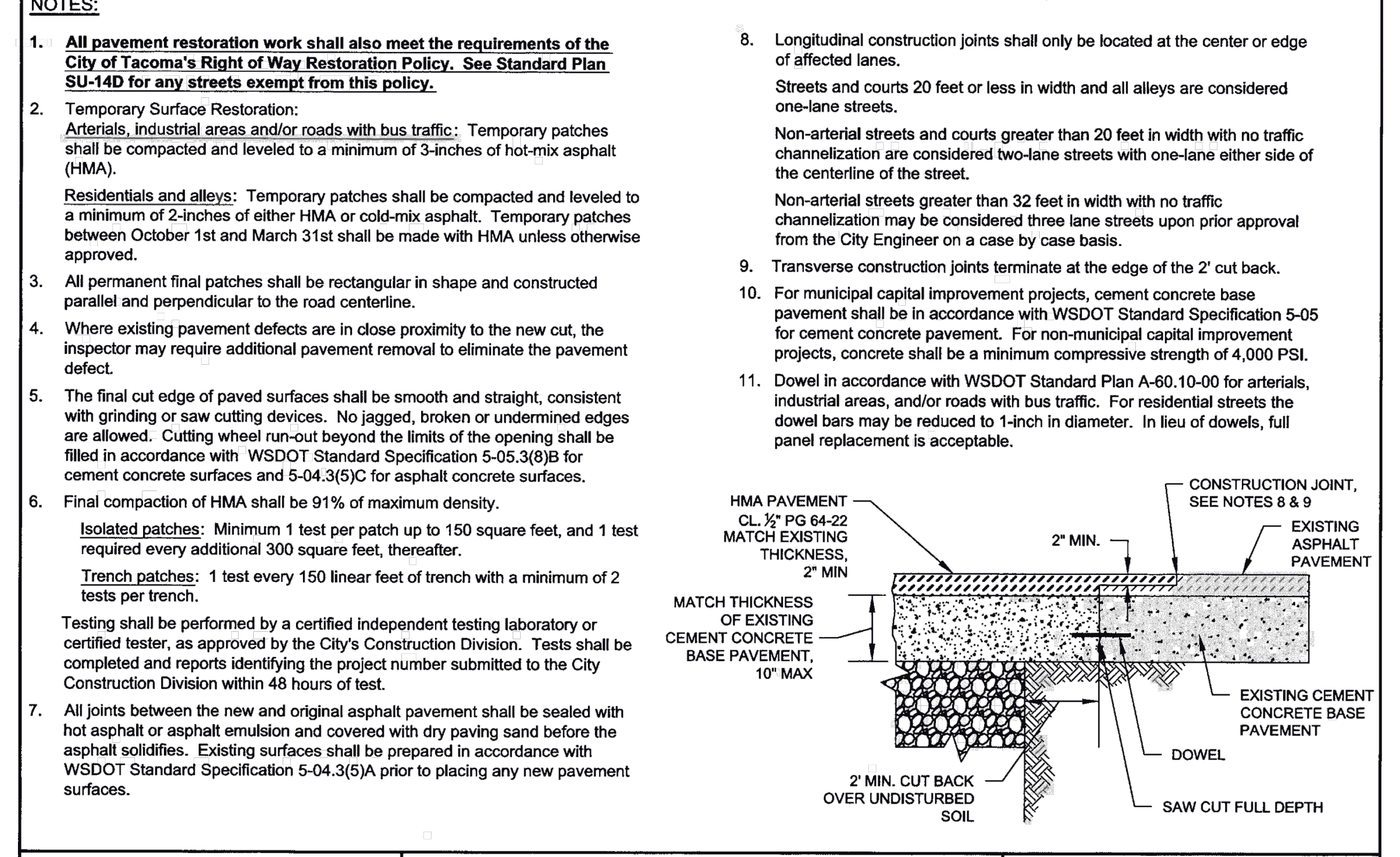
DCS PUBLIC WORKS ENVIRONMENTAL SERVICES NA TACOMA POWER TACOMA WATER CITY ENGINEER DATE 9/12/16 STANDARD PLAN NO. PD-01



- NOTES:
1. For trench crossings, curb and gutter shall be removed to a minimum 2' cut back over undisturbed soil.
 2. In all projects, any remaining sections of curb and gutter less than 5' in length between the project area and the nearest control joint shall also be removed and replaced.
 3. All joints shall be saw cut full depth prior to restoration and 3/8" expansion joint installed.
 4. Concrete finish shall match existing.
 5. Cutting wheel run-out beyond the limits of the opening shall be filled in accordance with WSDOT Standard Specification 5-05.3(8)B for cement concrete surfaces and 5-04.3(5)C for asphalt concrete surfaces.
 6. Foundations shall be fully compacted prior to form placement.
 7. Unsuitable foundation shall be replaced with 3/8" crushed surfacing top course.

REVIEWED BY *GMS* APPROVED FOR PUBLICATION *[Signature]* CITY OF TACOMA CEMENT CONCRETE CURB AND GUTTER AND ASPHALT WEDGE CURB SHEET 1 OF 2

DCS PUBLIC WORKS ENVIRONMENTAL SERVICES NA TACOMA POWER TACOMA WATER CITY ENGINEER DATE 8/16/16 STANDARD PLAN NO. SU-03A

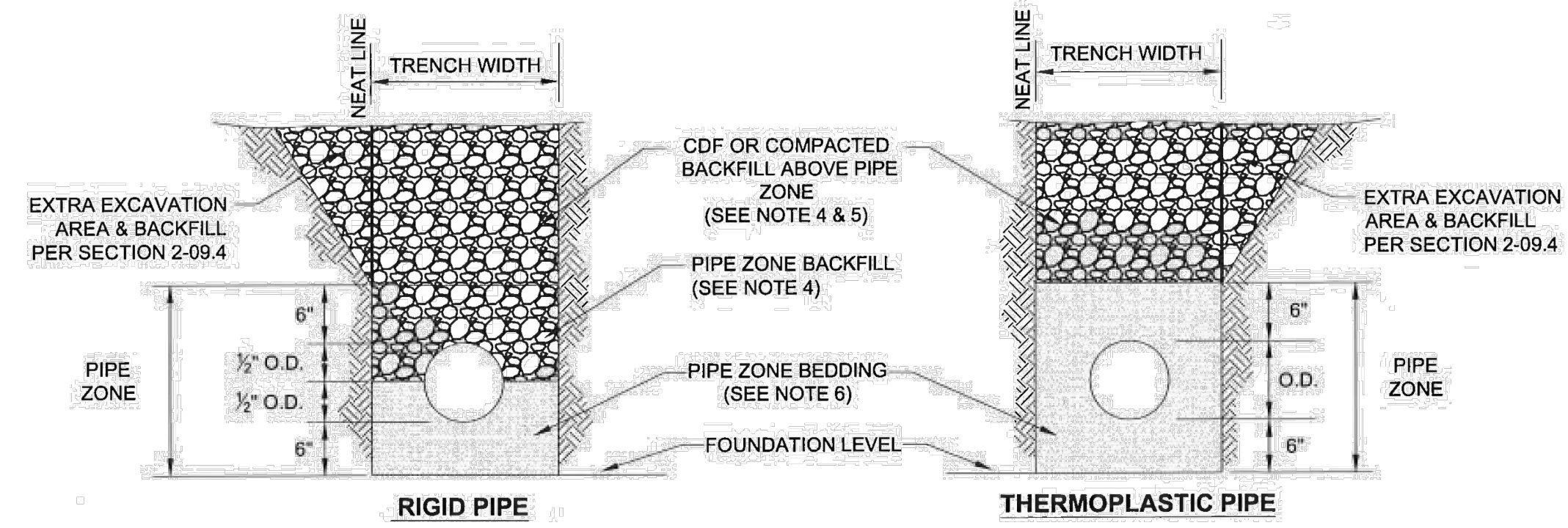


APPROVED FOR PUBLICATION *[Signature]* CITY OF TACOMA DEPARTMENT OF PUBLIC WORKS SHEET 2 OF 2

APPROVED FOR PUBLICATION *[Signature]* CITY OF TACOMA DEPARTMENT OF PUBLIC WORKS SHEET 1 OF 2

TYPICAL PAVEMENT RESTORATION FOR ASPHALT OVER CEMENT CONCRETE BASE PAVEMENT STANDARD PLAN NO. SU-14A

ISSUED FOR BID



NOTES:

1. Provide uniform support under barrel and provide pockets in bedding for pipe bells.
2. Hand tamp under haunches.
3. Trench width shall be as specified in Section 2-09.4 of the WSDOT Standard Specifications.
4. Pipe zone backfill and backfill above pipe zone shall meet the material requirements of WSDOT Standard Specification Section 9-03.12(2) for gravel backfill for walls.
5. All trenches shall be compacted in accordance with SU-28.
6. Pipe zone bedding shall meet the material requirements of WSDOT Standard Specification Section 9-03.9(3) for crushed surfacing top course.

 REVIEWED BY GMS PUBLIC WORKS	 ENVIRONMENTAL SERVICES	 APPROVED FOR PUBLICATION	CITY OF TACOMA PIPE ZONE BEDDING AND BACKFILL FOR SANITARY AND STORM SEWERS STANDARD PLAN NO. SU-16
 TACOMA POWER	 TACOMA WATER	 CITY ENGINEER	DATE 8/16/16

COMPACTION TESTING REQUIREMENTS ^A		
DEPTH	TESTING FREQUENCY ^B	
	VERTICAL	HORIZONTAL
SURFACE (BELOW HMA)	N/A	1 TEST EVERY 150 LINEAR FEET OF TRENCH OR MINIMUM 2 PER TRENCH
1 TO 4 FEET (OR MIN 18 IN. ABOVE PIPE)	1 EVERY 12 INCHES	1 TEST FOR 150 SQUARE FEET FOR ISOLATED PATCHES ^B
> 4 FEET TO BOTTOM OF TRENCH	NO SPECIFIC REQUIREMENT - MAY BE REQUIRED BY COT INSPECTOR FOR VERIFICATION OF COMPACTION	

A. TESTING SHALL BE PERFORMED BY A CERTIFIED INDEPENDENT TESTING LABORATORY OR A CERTIFIED TESTOR AS APPROVED BY THE CITY'S CONSTRUCTION DIVISION. THE COST OF TESTING IS THE RESPONSIBILITY OF THE PERMITTEE. TESTS SHALL BE COMPLETED AND REPORTS IDENTIFYING THE PROJECT NUMBER SUBMITTED TO THE CONSTRUCTION DIVISION WITHIN 48 HOURS OF TESTS.

B. ONLY ONE COMPACTION TEST WILL BE REQUIRED FOR MULTIPLE TRENCHES WITHIN A 150 SF AREA PROVIDED COMPACTION PROCEDURES ARE THE SAME.

C. EACH LIFT SHALL BE COMPACTED TO 95% MODIFIED PROCTOR DENSITY, AS VERIFIED BY COMPACTION TESTING, BEFORE PROCEEDING TO THE NEXT LIFT. COT INSPECTOR MAY REQUIRE EXCAVATION AND REMOVAL OF SOIL WHERE COMPACTION IS IN QUESTION.

NOTES:

1. Compact backfill material in max. 12 in. lifts. Compact backfill material to 95% max. modified proctor density (ASTM 1557) except directly over pipe, hand tamp only.
2. Native backfill will require laboratory testing to determine max. modified proctor density. Imported backfill will require submittal of proctor test results from supplier.
3. See WSDOT Standard Specification Section 2-09.3(1)E for material requirements on "Controlled Density Fill" (CDF). CDF may be used for trenches less than 24 in. wide or as approved by the City Engineer. CDF shall be vibrated/compacted.

CITY OF TACOMA DEPARTMENT OF PUBLIC WORKS	APPROVED FOR PUBLICATION CITY ENGINEER	TRENCH BACKFILL COMPACTION REQUIREMENTS STANDARD PLAN NO. SU-28
	DATE 8/16/16	

ISSUED FOR BID

PREPARED BY CIVIL STRUCTURAL SURVEY 4815 CENTER STREET TACOMA, WA 98409 PHONE: (253) 474-9449 FAX: (253) 474-0153 http://www.sitshill.com/	PREPARED FOR P.O. BOX 1837 TACOMA, WA 98401 (253)363-6941		FINAL CONSTRUCTION CHECKED DATE 06.08.26 DESIGNED DCD DRAWN KNL SCALE AS NOTED CHECKED DCD FILE NAME WO4.02		CITY OF TACOMA DEPARTMENT OF PUBLIC WORKS PORT OF TACOMA PARCEL 117 SNAIL ERADICATION PROJECT DETAILS	W026-0040 20618 SHEET NO. WO4.02 SHEET 10 OF 12
REVISION			DATE	APPD	ENVIRONMENTAL SERVICES SCIENCE & ENGINEERING	

CITY OF TACOMA RIGHT OF WAY GENERAL NOTES

GENERAL

A.The following special provisions are to be used in conjunction with the City of Tacoma Special Provisions, City of Tacoma Standard Plans and City of Tacoma Right-of-Way Design Manual, " 2022 Standard Specifications for Road, Bridge and Municipal Construction" and "Standard Plans for Road, Bridge and Municipal Construction" as prepared by the Washington State Department of Transportation (WSDOT).

B.Any inconsistency between these work order drawings and the 2022 Standard Specifications or the WSDOT Standard Plans shall be resolved by the following order of precedence (e.g., 1 prevailing over 2, 3, and so forth):

1. Approved Work Order Drawings
2. City of Tacoma Special Provisions, including APWA General Special Provisions, as applicable
3. City of Tacoma Right-of-Way Design Manual
4. Amendments to WSDOT Standard Specifications
5. 2020 WSDOT Standard Specifications
6. City of Tacoma Standard Plans
7. WSDOT Standard Plans

C.Any revisions to these plans must be submitted as a Field Revision through Planning Development Services, reviewed and approved by the City of Tacoma prior to any implementation in the field.

D.Contractors shall familiarize themselves with the site and shall bring any discrepancies to the attention of the Engineer of Record prior to undertaking the affected work.

E.Any discrepancy in these drawings, specifications, these notes, and the site conditions shall be reported to the Engineer of Record, who shall correct such discrepancy in writing after reviewing any changes. Any work done by the Contractor after the discovery of such discrepancy shall be done at the Contractor's risk. The Contractor shall verify and coordinate the dimensions among all drawings with their field survey and measurements prior to proceeding with any work.

F.A pre-construction meeting, if required shall be held between the City of Tacoma, the applicant, contractor, and City inspectors prior to issuance of a Work Order permit.

G.No traffic shall be allowed on any newly placed pavement without the approval of the City Inspector.

H.Cold Weather Concrete Work. The following requirements for placing concrete shall be in effect from November 1 to April 1:

1. The Inspector shall be notified at least 24 hours prior to any concrete placement.
2. Weather permitting, all concrete placement shall be completed no later than 2:00 p.m. each day.
3. Where forms have been placed and the subgrade has been subjected to severe frost, no concrete shall be placed until the ground is completely thawed.

At that time, the forms shall be adjusted and subgrade repaired as determined by the Engineer.

ADDITIONAL PERMITS

A.Separate site development and building permits are required for on-site work including all retaining walls, grading, and erosion control. Adherence to all conditions of these permits is required as a part of this plan.

B.Separate right-of-way construction permits are required for sidewalk installation, as well as, curb and gutter removal and driveway construction when constructed under a site development permit and not a work order.

C.Separate storm and sanitary sewer connection permits are required for each individual connections to the stormwater or wastewater systems and/or each individual treatment device, whichever total is greater. These are over the counter permits.

D.New franchise site services require separate right-of-way utility permits to serve the site. Final restoration shall be coordinated by the project.

SAFETY/EXCAVATION

A.The existing underground utilities shown hereon are based upon available existing record drawings and are not guaranteed to be accurate, nor all-inclusive.

B. All utilities must be verified prior to construction. If the project requires any excavation, the developer/contractor is required to call the Utility Underground Location Center at (800) 424-5555 at least two business days before starting such excavation in accordance with RCW 19.122.

C.It shall be the Contractor's responsibility to protect, in place, all utilities and/or structures whether shown or not shown on this plan. Damage due to the Contractor's operations shall be repaired at the Contractor's expense. A preliminary walk through with photos shared with the inspector prior to the start of work is advised.

D.If workers enter any trench or other excavation four feet or more in depth that does not meet the open pit requirements of Section 2-09.3(3)B, it shall be shored and cribbed. All trench safety systems shall meet the requirements of the Washington Industrial Safety and Health Act, Chapter 49.17 RCW. The Contractor alone shall be responsible for all worker safety, and neither the City of Tacoma nor the Engineer of Record assumes any responsibility.

PAVEMENT PREPARATION / RESTORATION

A. Additional removal and replacement of pavement may be required to provide proper transition/crown as directed by the City of Tacoma Inspector in the field. Final restoration limits shall be determined in the field by the City of Tacoma Inspector.

B. The street sections shown on this plan are designed to be placed upon a firm and unyielding base.

C. Subgrade compaction shall be tested by a testing professional prior to placing base material.

D.Pavement Preparation shall meet all applicable requirements of City of Tacoma Right-of-Way Design Manual Chapter 4 Sections 5.4 and 5.5.

E. Mix design shall be based on Standard Plan PD-01-Pavement Design Standards and PD-02 Pavement Design Worksheet.

F.Pavement restoration shall be constructed in accordance with the City of Tacoma Restoration Policy and applicable Standard Plans.

G. Unsuitable material to be removed and replaced.

H.All permanent traffic channelization, such as but not limited to legends, raised pavement markings, paint, and signage, shall be restored to current Tacoma Standards. Temporary striping shall be maintained as indicated on the plans or as directed by the City of Tacoma Inspector.

HOT MIX ASPHALT

A. All standard hot mix asphalt shall be compacted to a minimum of 92 percent of the maximum density as determined by AASHTO T209. All standard hot mix asphalt utilized shall be considered compactable. The level of compaction attained will be determined as the average of not less than 5 nuclear density gauge tests taken on the day the mix is placed (after completion of the finish rolling) at randomly selected locations within each lot. The quantity represented by each lot will be no greater than a single day's production or approximately 400 tons, whichever is less.

B. All testing results shall be provided to the City Inspector within 48 hours of the test.

C. Control lots not meeting the minimum density standard shall be removed and replaced with satisfactory material.

D. In addition to the randomly selected locations for test of the control lot, the City Inspector reserves the right to test any area which appears defective and to require further compaction of areas that fall below acceptable density readings. These additional tests shall not impact the compaction evaluation of the entire control lot.

E. Hot mix asphalt pavement shall not be placed on any traveled way between October 1 and April 1, without written approval from a Planning and Development Services Review Engineer.

CONCRETE

A.Curing of concrete shall be in accordance with Section 5-05.3(13) of the Standard Specifications.

B.The slump for standard concrete used for sidewalks shall not exceed four inches +/- one inch.

C.Sidewalks and curb ramps shall be constructed in accordance with ADA Standards for Accessible Design, 28 CFR, Part 35 and as supplemented by the Public Works Right of Way Accessibility Guidelines (PROWAG).

SANITARY AND STORM SEWERS

A. 7-08.3(2)F Plugs and Connections:

Rigid Couplings, manufactured by Romac Industries, Inc., or City of Tacoma approved equal, shall be used at any pipe joint in which bell and spigot or fused joints are not used. Flexible couplings are not permitted.

B. 7-08.3(2)G Jointing of Dissimilar Pipe:

Dissimilar pipes shall be joined by use of rigid couplings manufactured by Romac Industries, Inc., or City of Tacoma approved equal, except for side sewer installation.

C.Sewers and appurtenances shall be cleaned and tested after backfilling by either infiltration or low-pressure air method at the option of the Contractor, except where the ground water table is such that the Engineer may require the infiltration test.

D. All abandoned pipes encountered during construction and new stormwater and wastewater stub outs shall be sealed with a watertight pipe plug.

E. All frames and grates for standard catch basin inlets on this project shall be "vaned" type and shall conform to that shown on WSDOT Standard Plan No. B-30.10-03, B-30.30-03, and B-30.40-03.

F. Where existing catch basins are modified, grates may be required to be replaced with vaned grates. The City will make the final determination based on the condition of the existing grate and structure.

G. Recycled concrete aggregate shall not be used as gravel backfill where stormwater or groundwater may come into contact with the concrete aggregate, be collected and discharged to the stormwater system or receiving waterbody (such as underdrain systems.). Recycled materials used shall meet the requirements of all applicable local, state, and federal regulations including the City's SWMM, Right-of-Way Design Manual, and Tacoma Municipal Code as applicable to the give application.

H. New connections to brick manholes may be allowed on a case-by-case basis and will be assessed by City staff if it can be structurally cored. Manhole replacement may be required by the Environmental Services Department based upon the condition of the existing manhole.

I. The property side ends of the side sewers shall be marked in the field by means of a 2-inch by 4-inch board and locate wire that extends from the flow line of the side sewer to at least 1 foot above the finished lot grade.

J. After any new stormwater and/or wastewater pipes have been cleaned and the manholes channeled, the main(s) shall be televised for video inspection to provide a record of the constructed conditions and for the wastewater system to verify side sewer connection locations. The City of Tacoma will coordinate this inspection.

MISCELLANEOUS

A.Fences and structures replaced and/or relocated shall be maintained and remain functional.

B.Independent quality assurance sampling and testing will be provided by a certified independent laboratory for all improvements within the right-of-way. All special inspection reports shall be forwarded to the Site Development Group on a monthly basis consistent with the directions given in the preconstruction meeting, and/or as requested by the City of Tacoma inspector.

C. If hydrant water is needed the contractor is required to contact Tacoma Public Utilities, Water department, at (253) 502-8247, to obtain a permit. TPU may impose a fine for use of a non-registered water meter and/or backflow device.

EARTHWORKS, GRADING, EXCAVATION, AND EROSION CONTROL NOTES

A.All work is to be done in accordance with the approved grading plan, soils report, the most current WSDOT Standard Specifications For Road, Bridge And Municipal Construction, the 2021 City of Tacoma Stormwater Management Manual, City of Tacoma Standard Plans, and TMC 2.0.

B.When construction operations are such that debris from the work is deposited on the streets, the Contractor shall immediately remove any deposits or debris which may accumulate on the roadway surface. If the Contractor fails to keep the streets free from deposits and debris resulting from the work, the Contractor shall, upon order of the City of Tacoma Inspector, clean the streets and provide facilities for the removal of all rock and sediment from the tires and between wheels before trucks or other equipment will be allowed to travel over paved streets. Should the Contractor fail or refuse to clean the streets in question, or the trucks or equipment in question, the City of Tacoma Inspector may order the work suspended at the Contractor's risk until compliance with the Contractor's obligations is assured, or the City of Tacoma Inspector may order the streets in question cleaned by others and such costs incurred by the City in achieving compliance with these requirements, including cleaning of the streets, shall be charged to the work order account.

C.The Contractor shall protect existing drainage structures using acceptable methods and materials as shown on this plan. If the methods and materials as shown on this plan are not adequate, the City of Tacoma Inspector may require additional/alternative methods for erosion control and/or protection of existing drainage structures. Additional or alternative methods shall be submitted by the design engineer and accepted by the City of Tacoma Inspector. Any damage caused to the City of Tacoma stormwater system as a result of the work outlined on this plan shall be the sole responsibility of the Contractor. Resolving said damage may include, but not be limited to, the cleaning of the drainage system in question by the Contractor.

D.Watering provisions when applicable must be in place to prevent dust from becoming air borne. Violation of this condition will result in a stop work order until corrected.

E.Fill that will support a street section or other structures shall be placed under the inspection of a Washington State licensed Professional Engineer. Soil to be placed shall be tested and compacted to 95 percent of its maximum density. Engineer shall document existing site conditions, soil and its placement and allowable bearing capacity submitted. Standard requirements for cuts and fill are contained in the WSDOT Standard Specifications For Road, Bridges, and Municipal Construction.

F. A Construction Stormwater Pollution Prevention Plan (SWPPP) in accordance with the 2021 City of Tacoma Stormwater Management Manual is required for all projects with over 2,000 square feet of impervious surface.

G. Soil shall not remain unworked or exposed for more than 2 days.

H. Per TMC 10.22.140.C, no construction shall be performed nor shall any traffic lane be closed to traffic between Thanksgiving day and New Year's day within the downtown core and outlying business districts unless otherwise approved by the Director. View maps of these areas online:

https://www.cityoftacoma.org/government/city_departments/community_and_economic_development/neighborhood_business_districts

INSPECTIONS

A.All erosion control shall be in place prior to clearing except for that clearing necessary to install said erosion control measures. The contractor shall schedule an inspection for the City of Tacoma Inspector for initial erosion control inspection prior to start of work, per item E. below.

B.Erosion control measures shall be maintained at all times to the approval of the City of Tacoma Inspector.

C.Should temporary erosion and sedimentation control measures, as shown on plans become inadequate, the contractor shall install facilities as necessary to protect adjacent properties and the City of Tacoma drainage system, meeting approval of the City of Tacoma Inspector.

D.Not considered a complete list of inspections required. Call for inspection of the City of Tacoma Inspector upon completion of:

- Erosion control measures and ongoing regular maintenance
- Compaction reports on trenches prior to placement of crushed rock/backfill
- Channelling of manholes
- Air-testing of sewer mains
- Compaction reports for crushed rock prior to placing asphalt
- Any concrete work: inspection is required for subgrade, forms, and finish
- Adjustments of Utilities
- Monumentation
- Stand Alone Permits: such as driveways, sidewalk, SEWER, STORM, RUTI, street lighting
- WATER permits – these cover the connection from the meter to the house
- Hydroseeding of cuts/fills and slope stabilization
- Final clean-up and project completion
- Construction Deficiency List (Punchlist)

E. All material removed from site shall be placed only at a permitted site. Verify location of destination of material prior to exportation. Material excavated from the site shall be discarded at an approved facility per Pierce County Health, Ecology.

F. All wastewater and stormwater pipes shall be video inspected by City Forces prior to paving where paving occurs over sewers. All other sewers will be video inspected prior to final acceptance of new mains.

G. If contaminated soils are suspected and/or encountered within the project contact your inspector. For more information contact the Department of Ecology.

H. All work performed by contractor shall comply with the procedures required WAC 296-62 and WAC 296-65. Contractor shall contact the Puget Sound Air Pollution Control Authority in Seattle at 206-344-7330 for information regarding removal and packaging and Pierce County Environmental Health Department in Tacoma, WA at 253-591-6571 for information regarding transportation and disposal.

I. Contractor shall conform to Department of Ecology's guidelines for contamination cleanup for projects within the Tacoma Smelter Plume Project Area. For more information contact the Department of Ecology at 360-407-7096.

TREE REMOVAL/PROTECTION

A. All areas that are cleared and grubbed, graded, excavated or filled are subject to stabilization. Any of these areas that are left unpaved or lack landscaping shall be hydroseeded or otherwise fully stabilized under the direction and approval of the Construction Inspector.

B. Hydroseeding may occur only during the periods of April 1 through May 31 or September 1 through October 15. Hydroseeding may be allowed during the months of June through August if irrigation is provided.

C. Monitor and maintain hydroseeded areas throughout the winter wet season to ensure that no erosion occurs.

D. Trees to be removed shall be clearly marked for removal. Trees to be saved shall be fenced with barricade fence at the drip line (outer edge of tree branches) to keep construction vehicles from compacting root zone and killing trees. This fencing shall be maintained until construction ends.

E. Tree protection measures to be installed with initial TESC measures and shall be maintained throughout the duration of site work. Refer to City of Tacoma Std. Plans LS-08 through LS-11.

TRAFFIC CONTROL

A. Per TMC 10..22.140.C, no construction shall be performed nor shall any traffic lane be closed to traffic between Thanksgiving day and New Year's day within the downtown core and outlying business districts unless otherwise approved by the Director. View maps of these areas online:

https://www.cityoftacoma.org/government/city_departments/community_and_economic_development/neighborhood_business_districts

B.Prior to the start of any work within the City of Tacoma ROW a complete TCP set shall be on site in addition to a complete set of approve drawing.

MONUMENT REMOVAL PERMIT PROCESS

A. "No survey monument shall be removed or destroyed (the physical disturbance or covering of a monument such that the survey point is no longer visible or readily accessible) before a permit is obtained from the Department of Natural Resources (DNR)." WAC 332-120-030(2) states "It shall be the responsibility of those performing construction work or other activity (including road and street resurfacing projects) to adequately search the records and the physical area of the proposed construction work or other activity for the purpose of locating and referencing any known or existing survey monuments." Construction shall not commence until WAC outlined in Chapter 332-120 is complied with.

B. Monuments on the plans shall be protected in place or the plans will call out the identified DNR permit for removal and replacement.

HORIZONTAL CONTROL AND VERTICAL CONTROL

Work in the right-of-way will be performed using construction staking established from two (2) City monuments for establishing control and basis of bearing. A list of survey monuments can be found at <https://cms.cityoftacoma.org/PublicWorks/Engineering/LandSurvey/SurveyMons.pdf>

HORIZONTAL AND VERTICAL CURVES

For all infrastructure constructed using horizontal and/or vertical curves, grade stakes must be set every 25 feet and at grade breaks with a minimum of 3 stakes for each curve. Stakes shall be placed at radius points on street returns.

STAKING REQUIREMENTS

A. Construction staking shall be per Standard Plan SU-26.

B. SANITARY SEWER AND STORMWATER

1. Clearing stakes if needed.
- 2.Stakes every 50 feet plus grade breaks. Try to maintain 12 foot offsets in streets and 8 foot offsets in alleys.
- 3.Double offsets at manholes and catch basins (ahead and back stakes at angle points).
- 4.Catch basin station shall be to the centerline of the basin. Catch basin offsets shall be to the face of the curb.

C. RESIDENTIAL STREETS AND PRIVATE ACCESSWAYS

- 1.Clearing stakes as needed.
2. Slope stakes every 50 feet and grade breaks if cuts or fills exceed 2 feet.
- 3.Curb stakes every 50 feet and grade breaks, on 4 foot offset to the face of curb. Curb stakes are set to the top of curb grade (Blue Tops).
4. Also stake the beginning and end of all approaches.
5. No centerline of street grades unless the street grade is warped. If street grades are needed, set blue tops for each course.

D. ARTERIAL STREETS

- 1.Clearing stakes as needed.
- Slope stakes every 50 feet and grade breaks if cuts or fills exceed 2 feet.
- Curb stakes every 50 feet and grade breaks, on 4 foot offset to the face of curb.
- Curb stakes are set to the top of curb grade (Blue Tops). Also stake the beginning and end of all approaches.
5. Stake centerline and quarterline grade every 50 feet and grade breaks at grade for each course.

E. ALLEYS

- 1.Stake both sides every 50 feet and grade breaks, on a 2 foot offset to the edge of paving, with a cut or fill to edge of paving on high side and flow line on low side.

F. SIDEWALKS

- 1.Offsets for walks are set on 50' intervals and grade breaks normally at 2 foot to edge of walk and at edge of walk grade (Blue Tops).
- 2.Sidewalk alignment is normally at 5 feet from the face of curb. No walk grades are needed if curbs are built but running slope and cross slope per American with Disabilities must be met for all new walk meeting the design.

RECORD DRAWINGS CRITERIA FOR ACCEPTANCE OF ALL PRIVATE WORK ORDERS

A. Record drawings shall be received and accepted prior to issuing utility connection permits or release of performance bonds.

B. All revisions to the approved plans must be approved by the City of Tacoma prior to implementation of the changes.

C. A determination at the time of proposal to the Site Review Engineer shall be made whether the revision can be addressed with red line drawings submitted as a part of the record drawings or if it will require formal submission for approval.

D. Record drawings shall show the station, offset, centerline and gutter flowline elevations, to nearest 0.01 foot; for all horizontal and vertical roadway alignment changes, at the intersection end of radius points and at the beginning and end of new paving.

E. Record drawings shall show the station, offset, invert, and rim elevations to the nearest 0.01 foot for all stormwater and wastewater structures. (i.e.: manholes, catch basins, etc.)

F. Record drawings shall show all side sewers and shall locate them by measurements from permanent objects. (i.e.: curb, property corner, etc.) In addition, the depth of all side sewers shall be noted on the record drawings and locate board.

G. Record drawings shall show vertical and horizontal datum for survey monuments (existing or new construction) within the limits of the project.

H. Record drawings shall consist of a clean set of approved work order drawings with all changes noted above shown in red.

I. Record drawings, including the Engineer's Certification, as applicable, must be submitted within 30 days of substantial completion and prior to release of the performance bond or assignment of funds or City survey crews will collect the necessary data and bill against the work order.

BOND RELEASE

The following are required to be collected for the performance bond to be release to the owner:

- Punchlist Completion.
- Record Drawings
- Engineer Certification for Stormwater Facilities

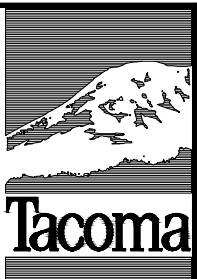
Revised: January 26, 2023

ISSUED FOR BID

PREPARED BY

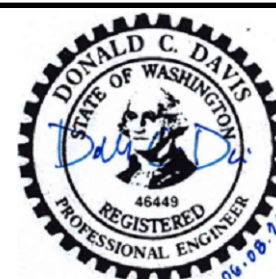


PREPARED FOR






NO.	REVISION	DATE	APPD
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FINAL CONSTRUCTION CHECKED	DATE	SCALE
BY	06.08.26	AS NOTED
DESIGNED	DCD	CHECKED
DRAWN	KNL	FILE NAME
FIELD BOOKS		WO4.03



CITY OF TACOMA DEPARTMENT OF PUBLIC WORKS		W026--0040
PORT OF TACOMA PARCEL 117 SNAIL ERADICATION COT RIGHT OF WAY GENERAL NOTES		20618
ENVIRONMENTAL SERVICES SCIENCE & ENGINEERING		SHEET NO. W04.03 SHEET 11 OF 12

LEGEND

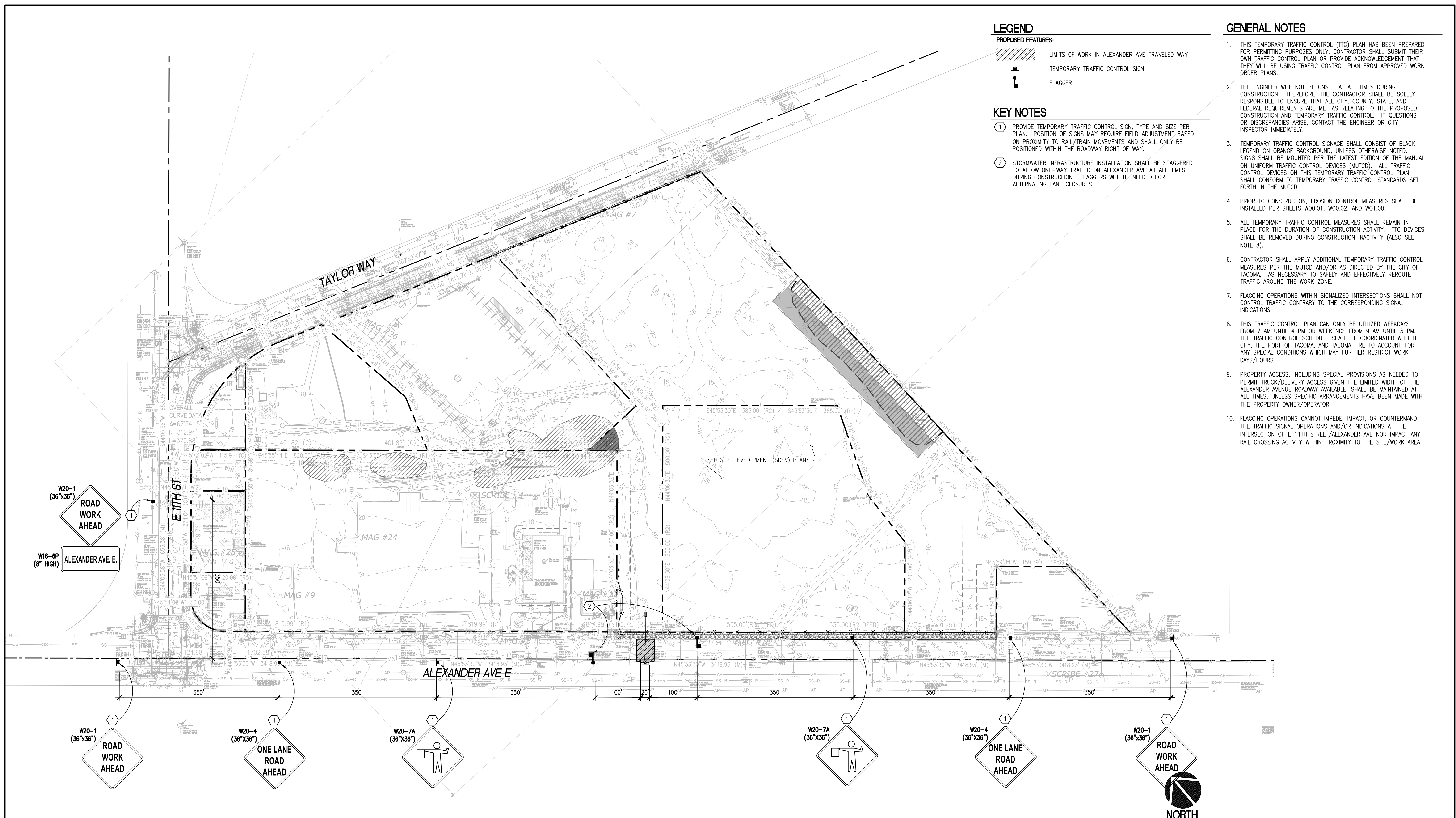
- PROPOSED FEATURES-**
-  LIMITS OF WORK IN ALEXANDER AVE TRAVELED WAY
 -  TEMPORARY TRAFFIC CONTROL SIGN
 -  FLAGGER

KEY NOTES

- 1 PROVIDE TEMPORARY TRAFFIC CONTROL SIGN, TYPE AND SIZE PER PLAN. POSITION OF SIGNS MAY REQUIRE FIELD ADJUSTMENT BASED ON PROXIMITY TO RAIL/TRAIN MOVEMENTS AND SHALL ONLY BE POSITIONED WITHIN THE ROADWAY RIGHT OF WAY.
- 2 STORMWATER INFRASTRUCTURE INSTALLATION SHALL BE STAGGERED TO ALLOW ONE-WAY TRAFFIC ON ALEXANDER AVE AT ALL TIMES DURING CONSTRUCTION. FLAGGERS WILL BE NEEDED FOR ALTERNATING LANE CLOSURES.

GENERAL NOTES

1. THIS TEMPORARY TRAFFIC CONTROL (TTC) PLAN HAS BEEN PREPARED FOR PERMITTING PURPOSES ONLY. CONTRACTOR SHALL SUBMIT THEIR OWN TRAFFIC CONTROL PLAN OR PROVIDE ACKNOWLEDGEMENT THAT THEY WILL BE USING TRAFFIC CONTROL PLAN FROM APPROVED WORK ORDER PLANS.
2. THE ENGINEER WILL NOT BE ONSITE AT ALL TIMES DURING CONSTRUCTION. THEREFORE, THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE TO ENSURE THAT ALL CITY, COUNTY, STATE, AND FEDERAL REQUIREMENTS ARE MET AS RELATING TO THE PROPOSED CONSTRUCTION AND TEMPORARY TRAFFIC CONTROL. IF QUESTIONS OR DISCREPANCIES ARISE, CONTACT THE ENGINEER OR CITY INSPECTOR IMMEDIATELY.
3. TEMPORARY TRAFFIC CONTROL SIGNAGE SHALL CONSIST OF BLACK LEGEND ON ORANGE BACKGROUND, UNLESS OTHERWISE NOTED. SIGNS SHALL BE MOUNTED PER THE LATEST EDITION OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD). ALL TRAFFIC CONTROL DEVICES ON THIS TEMPORARY TRAFFIC CONTROL PLAN SHALL CONFORM TO TEMPORARY TRAFFIC CONTROL STANDARDS SET FORTH IN THE MUTCD.
4. PRIOR TO CONSTRUCTION, EROSION CONTROL MEASURES SHALL BE INSTALLED PER SHEETS W00.01, W00.02, AND W01.00.
5. ALL TEMPORARY TRAFFIC CONTROL MEASURES SHALL REMAIN IN PLACE FOR THE DURATION OF CONSTRUCTION ACTIVITY. TTC DEVICES SHALL BE REMOVED DURING CONSTRUCTION INACTIVITY (ALSO SEE NOTE 8).
6. CONTRACTOR SHALL APPLY ADDITIONAL TEMPORARY TRAFFIC CONTROL MEASURES PER THE MUTCD AND/OR AS DIRECTED BY THE CITY OF TACOMA, AS NECESSARY TO SAFELY AND EFFECTIVELY REROUTE TRAFFIC AROUND THE WORK ZONE.
7. FLAGGING OPERATIONS WITHIN SIGNALIZED INTERSECTIONS SHALL NOT CONTROL TRAFFIC CONTRARY TO THE CORRESPONDING SIGNAL INDICATIONS.
8. THIS TRAFFIC CONTROL PLAN CAN ONLY BE UTILIZED WEEKDAYS FROM 7 AM UNTIL 4 PM OR WEEKENDS FROM 9 AM UNTIL 5 PM. THE TRAFFIC CONTROL SCHEDULE SHALL BE COORDINATED WITH THE CITY, THE PORT OF TACOMA, AND TACOMA FIRE TO ACCOUNT FOR ANY SPECIAL CONDITIONS WHICH MAY FURTHER RESTRICT WORK DAYS/HOURS.
9. PROPERTY ACCESS, INCLUDING SPECIAL PROVISIONS AS NEEDED TO PERMIT TRUCK/DELIVERY ACCESS GIVEN THE LIMITED WIDTH OF THE ALEXANDER AVENUE ROADWAY AVAILABLE, SHALL BE MAINTAINED AT ALL TIMES, UNLESS SPECIFIC ARRANGEMENTS HAVE BEEN MADE WITH THE PROPERTY OWNER/OPERATOR.
10. FLAGGING OPERATIONS CANNOT IMPEDE, IMPACT, OR COUNTERMAND THE TRAFFIC SIGNAL OPERATIONS AND/OR INDICATIONS AT THE INTERSECTION OF E 11TH STREET/ALEXANDER AVE NOR IMPACT ANY RAIL CROSSING ACTIVITY WITHIN PROXIMITY TO THE SITE/WORK AREA.



TEMPORARY TRAFFIC CONTROL PLAN
SCALE: 1"=100'

HORIZONTAL SCALE: 1"=100'
100 0 100 200


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PREPARED BY



CIVIL | STRUCTURAL | SURVEY
4815 CENTER STREET | TACOMA, WA 98409
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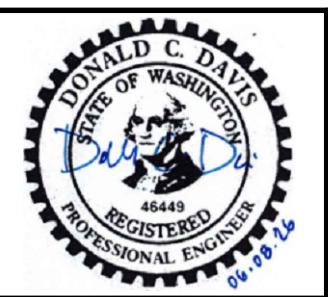
PREPARED FOR



P.O. BOX 1837 TACOMA, WA 98401 (253)363-6641

NO.	REVISION	DATE	APPD

FINAL CONSTRUCTION CHECKED	DATE	SCALE
BY	06.08.26	AS NOTED
DATE	DESIGNED	CHECKED
FIELD BOOKS	DCD	DCD
	DRAWN	FILE NAME
	KNL	WO TTC1.01



CITY OF TACOMA
DEPARTMENT OF PUBLIC WORKS

W026-0040

PORT OF TACOMA
PARCEL 117 SNAIL ERADICATION
Temporary Traffic Control Plan

20618
SHEET NO. TTC1.00
SHEET 12 OF 12

ENVIRONMENTAL SERVICES SCIENCE & ENGINEERING