

SW 108TH AVE

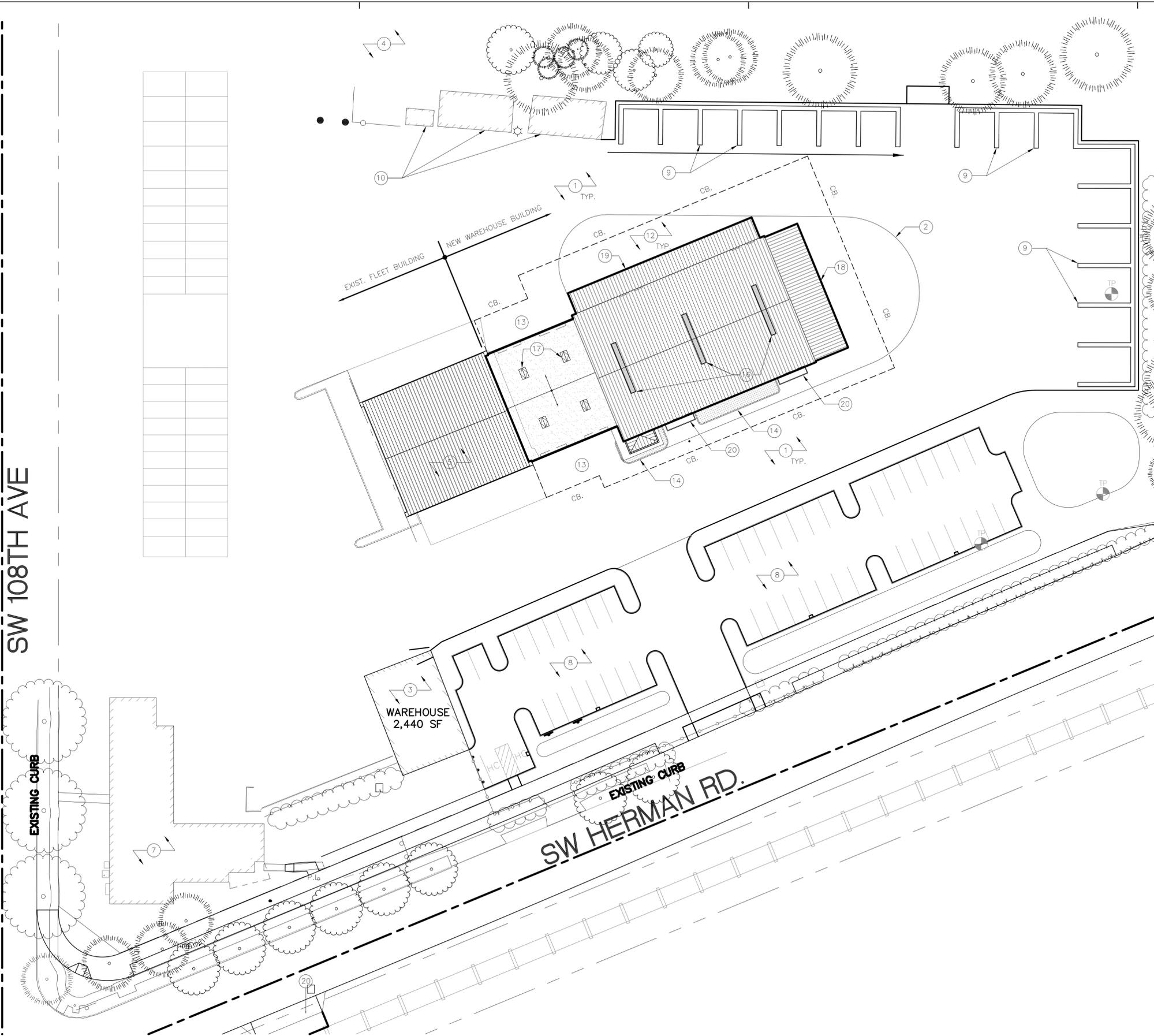
EXISTING CURB

WAREHOUSE
2,440 SF

EXISTING CURB

SW HERMAN RD.

1 SITE PLAN
SCALE: 1" = 30'-0"



GENERAL NOTES

1. SETBACK DIMENSIONS ARE FROM FACE OF CONCRETE STEM WALL TO PROPERTY LINE.
2. FOR ADDITIONAL SITE INFORMATION SEE SHEETS C1.00, C1.01, C1.02 & E1.01.
3. ALL NEW UTILITIES WILL TIE INTO EXISTING UTILITY CONNECTIONS.
4. ALL STORM WATER MANAGEMENT APPROACH WILL BE TO INFILTRATE ON-SITE IF SOILS OR PRE-TREAT IN A GRASS SWALE AND PIPE INTO THE CITY STORM WATER SYSTEM.

LEGEND

- PROPERTY LINE
- APPROXIMATE BOUNDS OF CONSTRUCTION (~27,000 S.F.) - SEE CIVIL FOR UTILITY WORK OUTSIDE OF CONSTRUCTION BOUNDS
- ACCESSIBLE PARKING STALL AND LOADING ZONE
- BUILDING ENTRY
- AUTOMATIC SKYLIGHT/SMOKE VENT
- GENERAL LANDSCAPE PLANTING AREA, SEE LANDSCAPE
- METAL STANDING SEAM ROOF
- SBS FLAT ROOF
- KALWALL SKYLIGHT SYSTEM

KEYNOTES

- 1 (EXISTING) A/C PAVING, TO REMAIN
- 2 (EXISTING) 6" PAVEMENT STRIPE - REMOVE & RESTRIPE DURING CONSTRUCTION
- 3 (EXISTING) 2,440 WOOD POLE-BUILDING WAREHOUSE - TO BE DEMOLISHED AS PART OF PROJECT. REPLACE WITH GRAVEL BASE LEVEL W/ SURROUNDING GRADE
- 4 (EXISTING) 1,500 WOOD RESIDENTIAL STRUCTURE - TO BE DEMOLISHED AS PART OF PROJECT. REPLACE WITH GRAVEL BASE LEVEL W/ SURROUNDING GRADE.
- 5 (EXISTING) FLEET BUILDING, TO REMAIN. REMOVE & REINSTALL EXTERIOR CLADDING AFFECTED BY PROJECT CONSTRUCTION
- 6 NOT USED
- 7 (EXISTING) ADMINISTRATION BUILDING
- 8 (EXISTING) PARKING LOT
- 9 (EXISTING) MATERIAL STORAGE BINS
- 10 (EXISTING) MODULAR STORAGE UNITS
- 11 NOT USED
- 12 NEW A/C PAVING - TO MATCH EXISTING (ASSUME ALL NEW WITHIN CONSTRUCTION BOUNDARY)
- 13 NEW CONCRETE APRON/PAD
- 14 CURBED LANDSCAPED PLANTER
- 15 NOT USED
- 16 ROOF SKYLIGHTS - 3 TO 4 TOTAL (TBD)
- 17 4' X 6' AUTOMATIC SKYLIGHT/SMOKE VENTS - 4 TOTAL
- 18 ALTERNATE #1 - EAST CANOPY STRUCTURE
- 19 ALTERNATE #2 - NORTH CANOPY STRUCTURE
- 20 ALTERNATE #3 - SOUTH DOOR CANOPIES

Operations Center Warehouse
City of Tualatin

10699 SW Herman Road
Tualatin, OR 97062

PRICING SET

issue date	9/25/2012
scale	1"=30'-0"
drawn	JS
checked	JM
file name	1216-A101
job number	201216
drawing	SITE PLAN
sheet number	

A1.01