FILE: I:\CIVIL3D Projects\15412\Production Drawings\Land-use\15412KINGS UTILITIES.dwg [KINGS UTILITIES ATT S-1 30X42] 5/11/2015 4:49 PM - Kyle

DRAWING:	JOB NO.	15412
	DRAWN BY:	DEVCO

SHEET TITLE:

KINGS BOULEVARD STREET EXTENSION - PROPOSED UTILITIES PLAN
KEY MAP

PREFERRED DESIGN

PROJECT:
KINGS BOULEVARD STREET EXTENSION - DETAILED DEVELOPMENT PLAN

PROJECT LOCATION:
TIMBERHILL TL 3500

CLIENT:
GPA1, LLC

DEVCO engineering inc.
Corvallis Oregon
(541) 757-8991
245 NE CONIFER, P.O. BOX 1211
CORVALLIS, OR 97339
WWW.DEVCOENGINEERING.COM

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☐ CONST. SET		△		
☐		△		
		△		

FOR LAND USE PURPOSES ONLY

MATCH LINE

FUTURE
EAST-WEST
LOCAL STREET

STUBS FOR FUTURE
PUBLIC UTILITIES EXTENSIONS
AS REQUIRED AT FUTURE
STREET INTERSECTIONS, TYP.

FUTURE
NORTH-SOUTH
LOCAL STREET

FUTURE
EAST-WEST
LOCAL STREET

FUTURE
SHOOTING STAR
DRIVE

STUBS FOR FUTURE
PUBLIC UTILITIES EXTENSIONS
AS REQUIRED AT FUTURE
STREET INTERSECTIONS, TYP.

FUTURE
CENTURY DRIVE

STUBS FOR FUTURE
PUBLIC UTILITIES EXTENSIONS
AS REQUIRED AT FUTURE
STREET INTERSECTIONS, TYP.

ELEVATION 407

FUTURE
EAST-WEST
LOCAL STREET

NW KINGS BOULEVARD

FUTURE
EAST-WEST
LOCAL STREET

STUBS FOR FUTURE
PUBLIC UTILITIES EXTENSIONS
AS REQUIRED AT FUTURE
STREET INTERSECTIONS, TYP.

NEW
EXISTING

COMBINATION DETENTION AND
WETPOOL FOR PUBLIC STREET

STUBS FOR FUTURE
PUBLIC UTILITIES EXTENSIONS
AS REQUIRED AT FUTURE
STREET INTERSECTIONS, TYP.

CENTURY DR.

HERITAGE OAK

TYPE A

HERITAGE OAK

TYPE G

MAIL

GARAGE

EPARTMENT ACCESS

SCALE: 1"=40'

0 20 40 80

SCALE IN FEET

LEGEND

(E)	EXISTING
(N)	NEW
EGAS	EXISTING GAS
EIRRG	EXISTING IRRIGATION
EPOWR	EXISTING POWER
ESSWR	EXISTING SANITARY SEWER
ESTEM	EXISTING STEAM AND RETURN
ESTRM	EXISTING STORM DRAIN
ECOMM	EXISTING TELECOMMUNICATIONS
ECABL	EXISTING TV CABLE
EWATR	EXISTING WATER
GAS	NEW GAS
IRRG	NEW IRRIGATION
POWR	NEW POWER
SSWR	NEW SANITARY SEWER
STRM	NEW STORM DRAIN
COMM	NEW TELECOMMUNICATIONS
CABL	NEW TV CABLE
WATR	NEW WATER
	EXISTING IMPROVEMENTS
	NEW IMPROVEMENTS
	FUTURE IMPROVEMENTS
	EXISTING PROPERTY LINE
	EXISTING IRON PIPE OR ROD
	EXISTING EASEMENT
	EXISTING RIGHT-OF-WAY
	EXISTING BUILDINGS
	EXISTING BUILDING OVERHANG
	CENTERLINE
	SAWCUT LINE
CLR	APPROXIMATE CLEARING LIMITS
	EXISTING DECIDUOUS TREE
	EXISTING EVERGREEN TREE
	EXISTING SHRUB
	FENCE
	DITCH FLOW LINE
	SANITARY SEWER MANHOLE
	STEAM AND RETURN MANHOLE
	STORM DRAIN MANHOLE
	TELECOMMUNICATIONS MANHOLE
	GAS VALVE
WAV	WATER VALVE, AIR RELEASE VALVE
	WATER METER, GAS METER
	FIRE HYDRANT
	FIRE DEPARTMENT CONNECTION
	HOSE BIB
	IRRIGATION SPRINKLER HEAD
	CATCH BASIN
	CURB INLET
	CLEAN OUT
	RAIN DRAIN
	THRUST BLOCK
	STREET LIGHT, PARKING LOT LIGHT
	LANDSCAPE LIGHT
	UTILITY POLE
	UTILITY VAULT
	ELECTRICAL PEDESTAL
	TRANSFORMER
	CABLE PEDESTAL
	TELECOMMUNICATIONS PEDESTAL
	SIGN
	MAILBOX
249	EXISTING CONTOUR
252	NEW CONTOUR
	BENCH MARK
XXX.XX	EXISTING SPOT ELEVATION
XXX.XX XXX.XX	EXISTING TOP OF STRUCTURE OR CURB (TOG=TOP OF STRUCTURE) EXISTING FINISH ELEV.(IE=FLOW LINE)
XXX.XX XXX.XX	DESIGN TOP OF STRUCTURE OR CURB (TOG=TOP OF STRUCTURE) DESIGN FINISH (IE=FLOW LINE)

ATTACHMENT 'S-2'

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Corvallis Oregon
(541) 757-8991
245 NE COMRIE, P.O. BOX 1231
CORVALLIS, OR 97339
WWW.DEVCOENGINEERING.COM

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PROJECT:
KINGS BOULEVARD STREET EXTENSION - DETAILED DEVELOPMENT PLAN

PROJECT LOCATION:
TIMBERHILL TL 3500

CLIENT:
GPA1, LLC

SHEET TITLE:
KINGS BOULEVARD STREET EXTENSION - PROPOSED UTILITIES PLAN

PREFERRED DESIGN

JOB NO. 15412

DRAWN BY: DEVCO

DRAWING:

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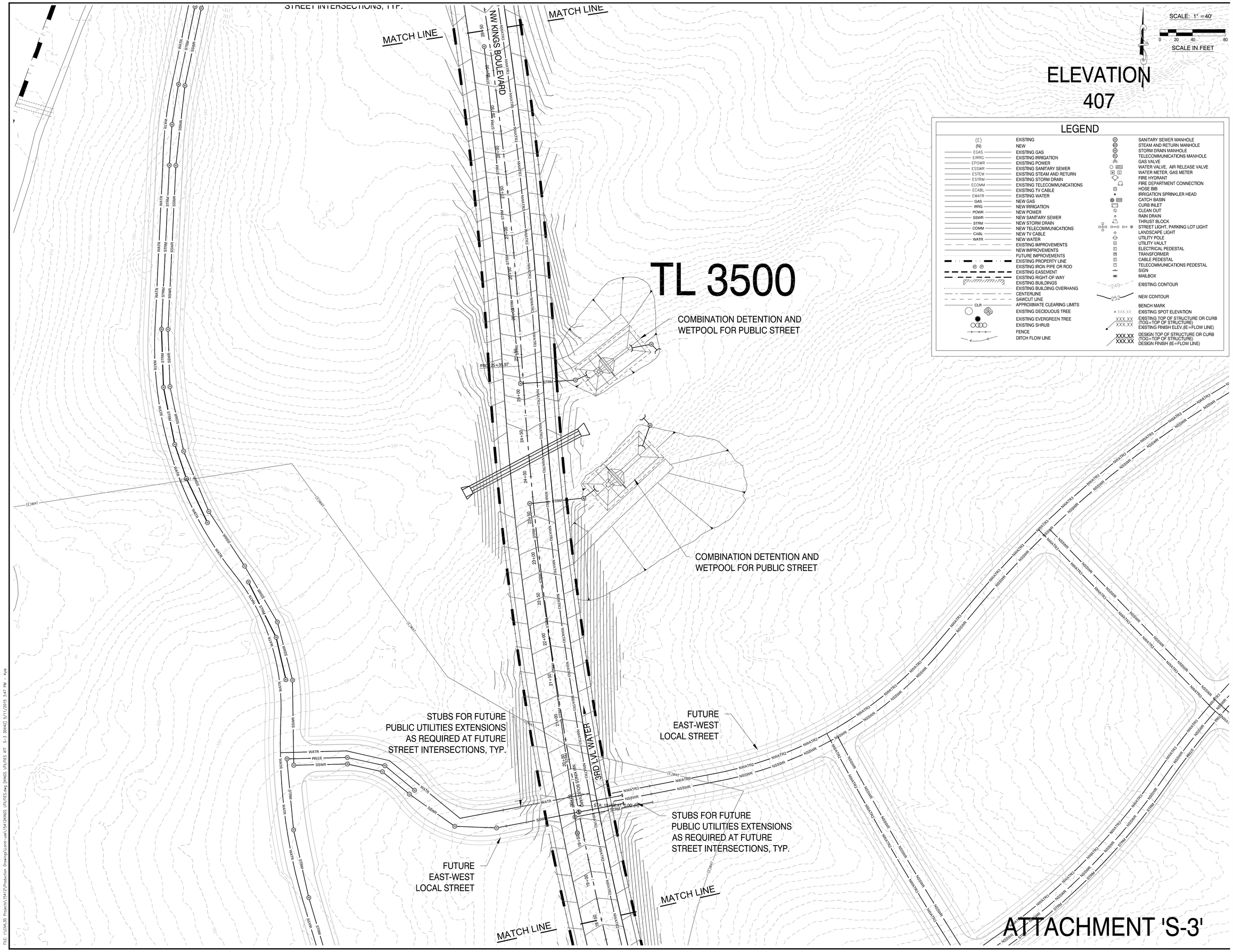
TL 3500

COMBINATION DETENTION AND
WETPOOL FOR PUBLIC STREET



LEGEND

(E)	EXISTING
(N)	NEW
EGAS	EXISTING GAS
EIRRG	EXISTING IRRIGATION
EPOWR	EXISTING POWER
ESSWR	EXISTING SANITARY SEWER
ESTEM	EXISTING STEAM AND RETURN
ESTRM	EXISTING STORM DRAIN
ECOMM	EXISTING TELECOMMUNICATIONS
ECABL	EXISTING TV CABLE
EWATR	EXISTING WATER
GAS	NEW GAS
IRRG	NEW IRRIGATION
POWR	NEW POWER
SSWR	NEW SANITARY SEWER
STRM	NEW STORM DRAIN
COMM	NEW TELECOMMUNICATIONS
CABL	NEW TV CABLE
WATR	NEW WATER
	EXISTING IMPROVEMENTS
	NEW IMPROVEMENTS
	FUTURE IMPROVEMENTS
	EXISTING PROPERTY LINE
	EXISTING IRON PIPE OR ROD
	EXISTING EASEMENT
	EXISTING RIGHT-OF-WAY
	EXISTING BUILDINGS
	EXISTING BUILDING OVERHANG
	CENTERLINE
	SAWCUT LINE
CLR	APPROXIMATE CLEARING LIMITS
	EXISTING DECIDUOUS TREE
	EXISTING EVERGREEN TREE
	EXISTING SHRUB
	FENCE
	DITCH FLOW LINE
	SANITARY SEWER MANHOLE
	STEAM AND RETURN MANHOLE
	STORM DRAIN MANHOLE
	TELECOMMUNICATIONS MANHOLE
	GAS VALVE
	WATER VALVE, AIR RELEASE VALVE
	WATER METER, GAS METER
	FIRE HYDRANT
	FIRE DEPARTMENT CONNECTION
	HOSE BIB
	IRRIGATION SPRINKLER HEAD
	CATCH BASIN
	CURB INLET
	CLEAN OUT
	RAIN DRAIN
	THRUST BLOCK
	STREET LIGHT, PARKING LOT LIGHT
	LANDSCAPE LIGHT
	UTILITY POLE
	UTILITY VAULT
	ELECTRICAL PEDESTAL
	TRANSFORMER
	CABLE PEDESTAL
	TELECOMMUNICATIONS PEDESTAL
	SIGN
	MAILBOX
249	EXISTING CONTOUR
252	NEW CONTOUR
	BENCH MARK
XXX.XX	EXISTING SPOT ELEVATION
XXX.XX XXX.XX	EXISTING TOP OF STRUCTURE OR CURB (TOG=TOP OF STRUCTURE) EXISTING FINISH ELEV.(IE=FLOW LINE)
XXX.XX XXX.XX	DESIGN TOP OF STRUCTURE OR CURB (TOG=TOP OF STRUCTURE) DESIGN FINISH (IE=FLOW LINE)

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Corvallis Oregon
(541) 757-8991
245 NE CONIFER, P.O. BOX 1211
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PROJECT: KINGS BOULEVARD STREET EXTENSION - DETAILED DEVELOPMENT PLAN
PROJECT LOCATION: TIMBERHILL
CLIENT: GPA1, LLC

SHEET TITLE: KINGS BOULEVARD STREET EXTENSION - PROPOSED UTILITIES PLAN
PREFERRED DESIGN

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ATTACHMENT 'S-3'

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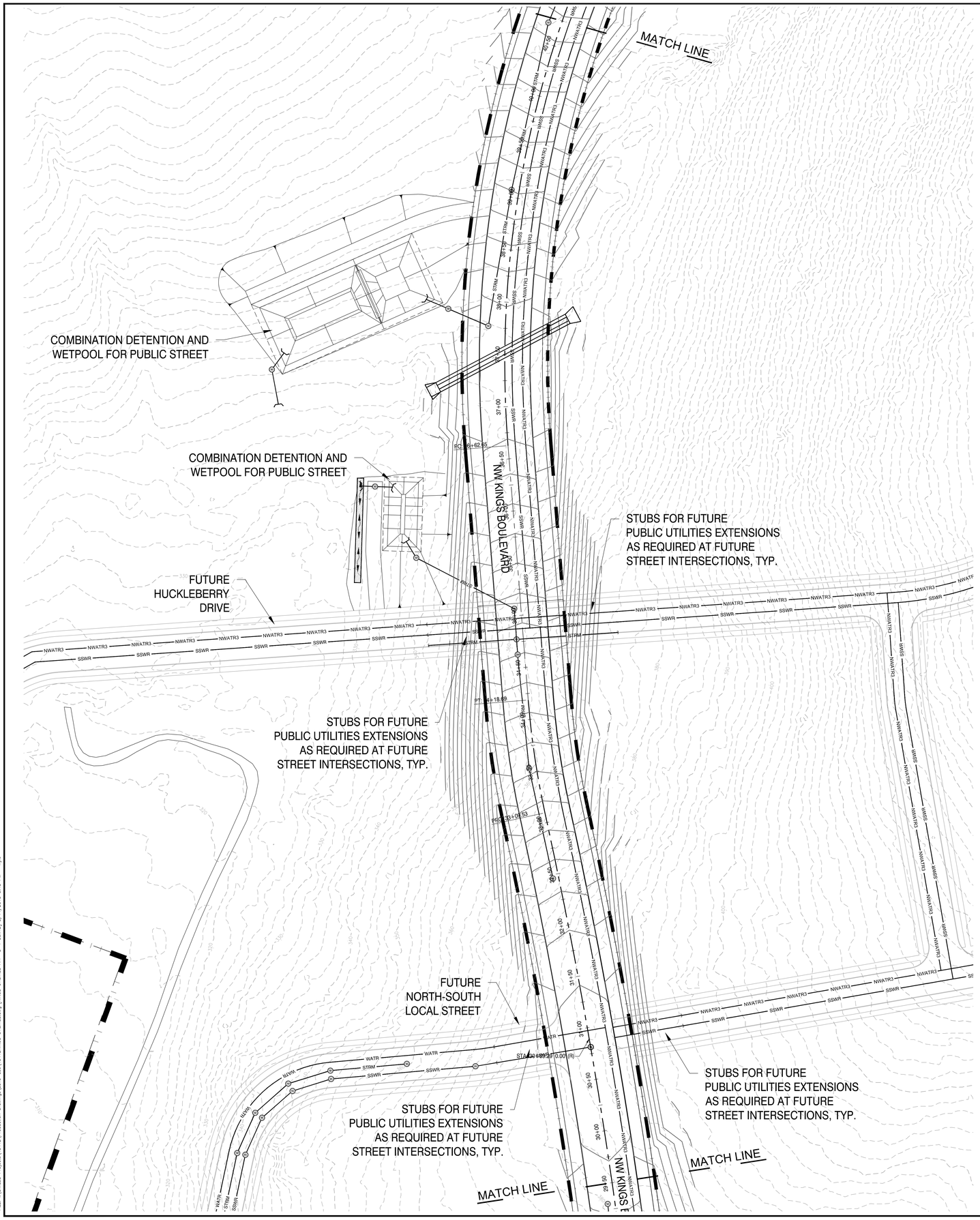

SCALE: 1" = 40'

0 20 40 80

SCALE IN FEET

LEGEND

(E)	EXISTING
(N)	NEW
EGAS	EXISTING GAS
EIRRG	EXISTING IRRIGATION
EPOWR	EXISTING POWER
ESSWR	EXISTING SANITARY SEWER
ESTEM	EXISTING STEAM AND RETURN
ESTRM	EXISTING STORM DRAIN
ECOMM	EXISTING TELECOMMUNICATIONS
ECABL	EXISTING TV CABLE
EWATR	EXISTING WATER
GAS	NEW GAS
IRRG	NEW IRRIGATION
POWR	NEW POWER
SSWR	NEW SANITARY SEWER
STRM	NEW STORM DRAIN
COMM	NEW TELECOMMUNICATIONS
CABL	NEW TV CABLE
WATR	NEW WATER
	EXISTING IMPROVEMENTS
	NEW IMPROVEMENTS
	FUTURE IMPROVEMENTS
	EXISTING PROPERTY LINE
	EXISTING IRON PIPE OR ROD
	EXISTING EASEMENT
	EXISTING RIGHT-OF-WAY
	EXISTING BUILDINGS
	EXISTING BUILDING OVERHANG
	CENTERLINE
	SAWCUT LINE
CLR	APPROXIMATE CLEARING LIMITS
	EXISTING DECIDUOUS TREE
	EXISTING EVERGREEN TREE
	EXISTING SHRUB
	FENCE
	DITCH FLOW LINE

	SANITARY SEWER MANHOLE
	STEAM AND RETURN MANHOLE
	STORM DRAIN MANHOLE
	TELECOMMUNICATIONS MANHOLE
	GAS VALVE
AAV	WATER VALVE, AIR RELEASE VALVE
M	WATER METER, GAS METER
	FIRE HYDRANT
	FIRE DEPARTMENT CONNECTION
	HOSE BIB
	IRRIGATION SPRINKLER HEAD
	CATCH BASIN
	CURB INLET
	CLEAN OUT
	RAIN DRAIN
	THRUST BLOCK
	STREET LIGHT, PARKING LOT LIGHT
	LANDSCAPE LIGHT
	UTILITY POLE
	UTILITY VAULT
E	ELECTRICAL PEDESTAL
	TRANSFORMER
E	CABLE PEDESTAL
T	TELECOMMUNICATIONS PEDESTAL
	SIGN
MB	MAILBOX
249	EXISTING CONTOUR
252	NEW CONTOUR
	BENCH MARK
XXX.XX	EXISTING SPOT ELEVATION
XXX.XX / XXX.XX	EXISTING TOP OF STRUCTURE OR CURB (TOC=TOP OF STRUCTURE) EXISTING FINISH ELEV.(IE=FLOW LINE)
XXX.XX / XXX.XX	DESIGN TOP OF STRUCTURE OR CURB (TOC=TOP OF STRUCTURE) DESIGN FINISH (IE=FLOW LINE)

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devco engineering inc
(541) 757-8961
245 NE COMRER, P.O. BOX 1231
CORVALLIS, OR 97339
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PROJECT: KINGS BOULEVARD STREET EXTENSION - DETAILED DEVELOPMENT PLAN

PROJECT LOCATION: TIMBERHILL

CLIENT: GPA1, LLC

SHEET TITLE: KINGS BOULEVARD STREET EXTENSION - PROPOSED UTILITIES PLAN

PREFERRED DESIGN

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ATTACHMENT 'S-4'

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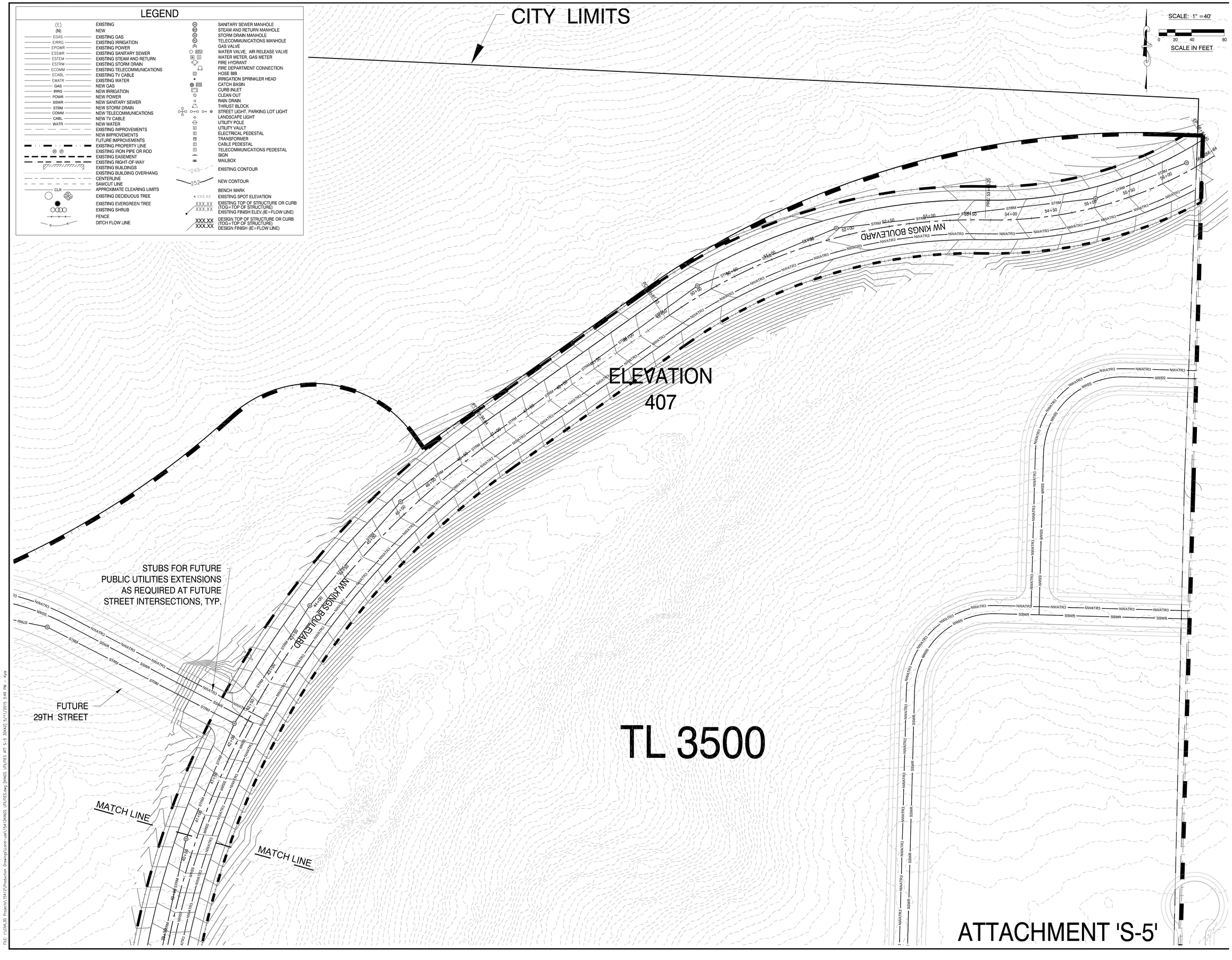

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☐ CONST. SET		△		
☐		△		

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Corvallis Oregon
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PROJECT:
KINGS BOULEVARD STREET EXTENSION - DETAILED DEVELOPMENT PLAN

PROJECT LOCATION:
TIMBERHILL TL 3500

CLIENT:
GPA1, LLC

SHEET TITLE:
KINGS BOULEVARD STREET EXTENSION - PROPOSED UTILITIES PLAN

PREFERRED DESIGN

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DRAWING:

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