


## SEC 26, T 18 N, R 01 W, W. M.

BUTLER SURVEYING, INC  
CONTACT: CHRISTOPHER M. BUTLER, PLS  
475 NW CHEHALIS AVENUE  
CHEHALIS, WA 98532  
PH: 360.478.8803  
EMAIL: [chris@butlersurveying.net](mailto:chris@butlersurveying.net)

THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR THE LOCATION AND PROTECTION OF ALL EXISTING UTILITIES. THE CONTRACTOR SHALL VERIFY ALL UTILITY LOCATIONS PRIOR TO CONSTRUCTION BY CALLING THE UNDERGROUND LOCATE LINE AT 1-800-424-5555 OR 811 (CELL) A MINIMUM OF 48 HOURS PRIOR TO ANY EXCAVATION.

THURSTON COUNTY-LACEY UGA  
PRELIMINARY PLAT



Civil Engineering & Planning  
2720 28th Court NE, Suite 201, Lacey, WA 98516  
Phone : 360.459.1102  
Web : [patrickharron.com](http://patrickharron.com)

2544 MARVIN RD SE  
PLAT

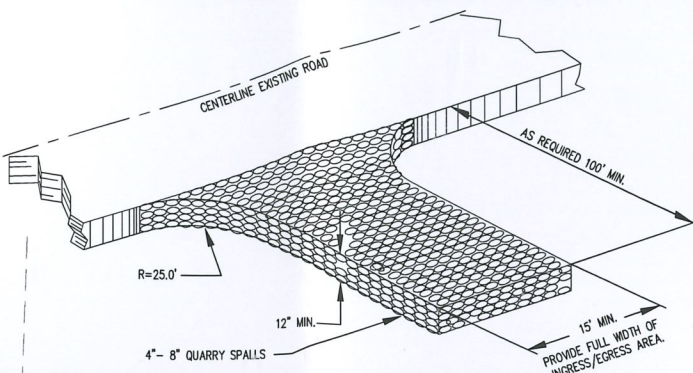
TRILOGY RESIDENCES, LLC  
6260 AVALON BLVD.  
ALPHARETTA, GA 30009

DATE:	8/17/23
SCALE:	AS SHOWN
DRAWING NO.	C1.0
	1 OF 5



2544 MARVIN RD SE PLAT

SEC 26, T 18 N, R 01 W, W. M.



STABILIZED CONSTRUCTION ENTRANCE  
NTS

TESC LEGEND

- SAWCUT LINE
- SILT FENCE OR WATTLE
- TREE PROTECTION AREA
- CULVERT INLET PROTECTION
- CONSTRUCTION ENTRANCE
- CLEARING LIMITS

- 18.0' WIDE RIGHT-OF-WAY DEDICATION CONVEYED TO THURSTON COUNTY AS PER APN 3344538.
- 35.0' WIDE EASEMENT FOR SEPTIC TANK AND DRAINFIELD AS PER 8710060099 TO BE ABANDONED

EXISTING HARDSCAPE AREAS TO BE DEMOLISHED

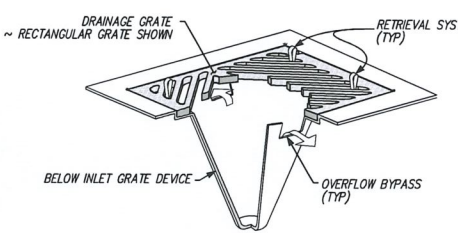
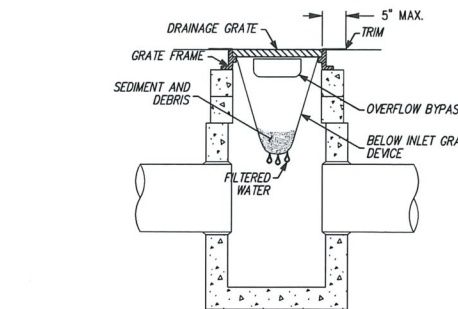
STRUCTURES	7,679 SF
CONCRETE	1,136 SF
GRAVEL	21,850 SF
HARDSCAPE TOTAL	30,665 SF
TOTAL PARCEL AREA	291,266 SF
LANDSCAPE TOTAL	260,601 SF

EXISTING STRUCTURE DIMENSIONS

- 1,201 SF (HEIGHT = 15')
- 533 SF (HEIGHT = 13')
- 871 SF (HEIGHT = 11')
- 1964 SF (HEIGHT = 14')
- 2408 SF (HEIGHT = 14')

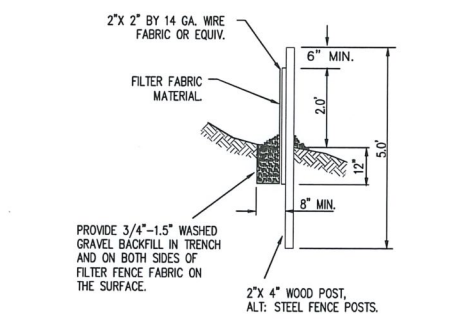
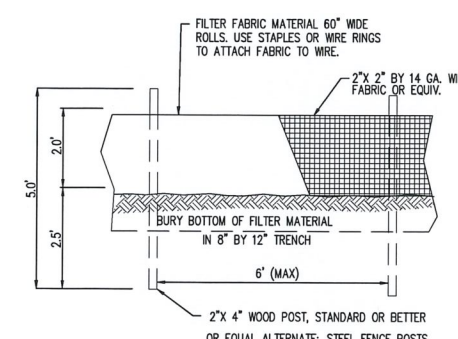
CALL 48 HOURS  
BEFORE YOU DIG  
811

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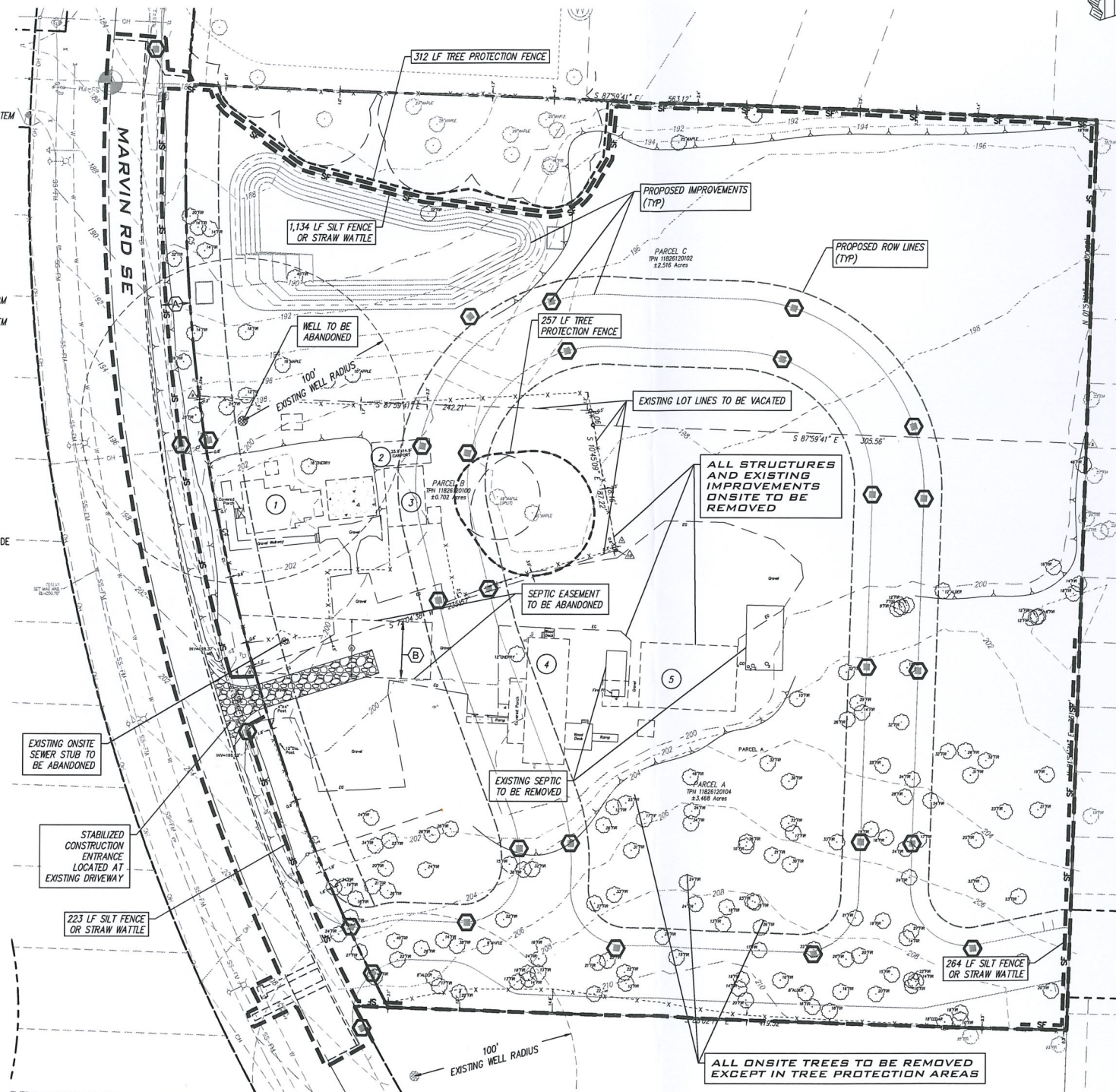


1. SIZE THE BELOW INLET GRATE DEVICE (BIGD) FOR THE STORM WATER STRUCTURE IT WILL SERVICE.
2. THE BIGD SHALL HAVE A BUILT-IN HIGH-FLOW RELIEF SYSTEM (OVERFLOW BYPASS).
3. THE RETRIEVAL SYSTEM MUST ALLOW REMOVAL OF THE BIGD WITHOUT SPILLING THE COLLECTED MATERIAL.
4. PERFORM MAINTENANCE IN ACCORDANCE WITH WSDOT STANDARD SPECIFICATION 8-01.3(15).

INLET PROTECTION INSERT  
NTS



SILT FENCE DETAIL  
NTS



THURSTON COUNTY-LACEY UGA  
PRELIMINARY PLAT

TESC PLAN

2544 MARVIN RD SE  
PLAT

TRILogy RESIDENCES, LLC  
6280 AVALON BLVD.  
ALPHARETTA, GA 30009

DATE: 8/17/23  
SCALE: AS SHOWN  
DRAWING NO: C2.0  
2 OF 5

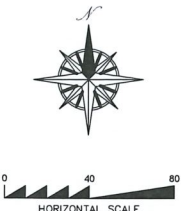
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DESIGN BY: CMC  
DRAWN BY: DAW  
CHECKED BY: CMC

DATE: 8/17/23  
SCALE: AS SHOWN  
DRAWING NO: C2.0  
2 OF 5

PATRICK  
HARRON  
& ASSOCIATES, LLC

Civil Engineering & Planning  
8270 28th Court NE, Suite 201, Lacey, WA 98516  
Phone: 360.453.1102  
Web: patrickharron.com





HORIZONTAL:  
WASHINGTON STATE PLANE, SOUTH ZONE (NAD 83/91) AS PER TIES TO PUBLISHED  
THURSTON COUNTY SURVEY CONTROL POINTS NO. 1051 AND NO. 1173.  
VERTICAL:  
NAVD 88

# 2544 MARVIN RD SE PLAT

SEC 26, T 18 N, R 01 W, W. M.

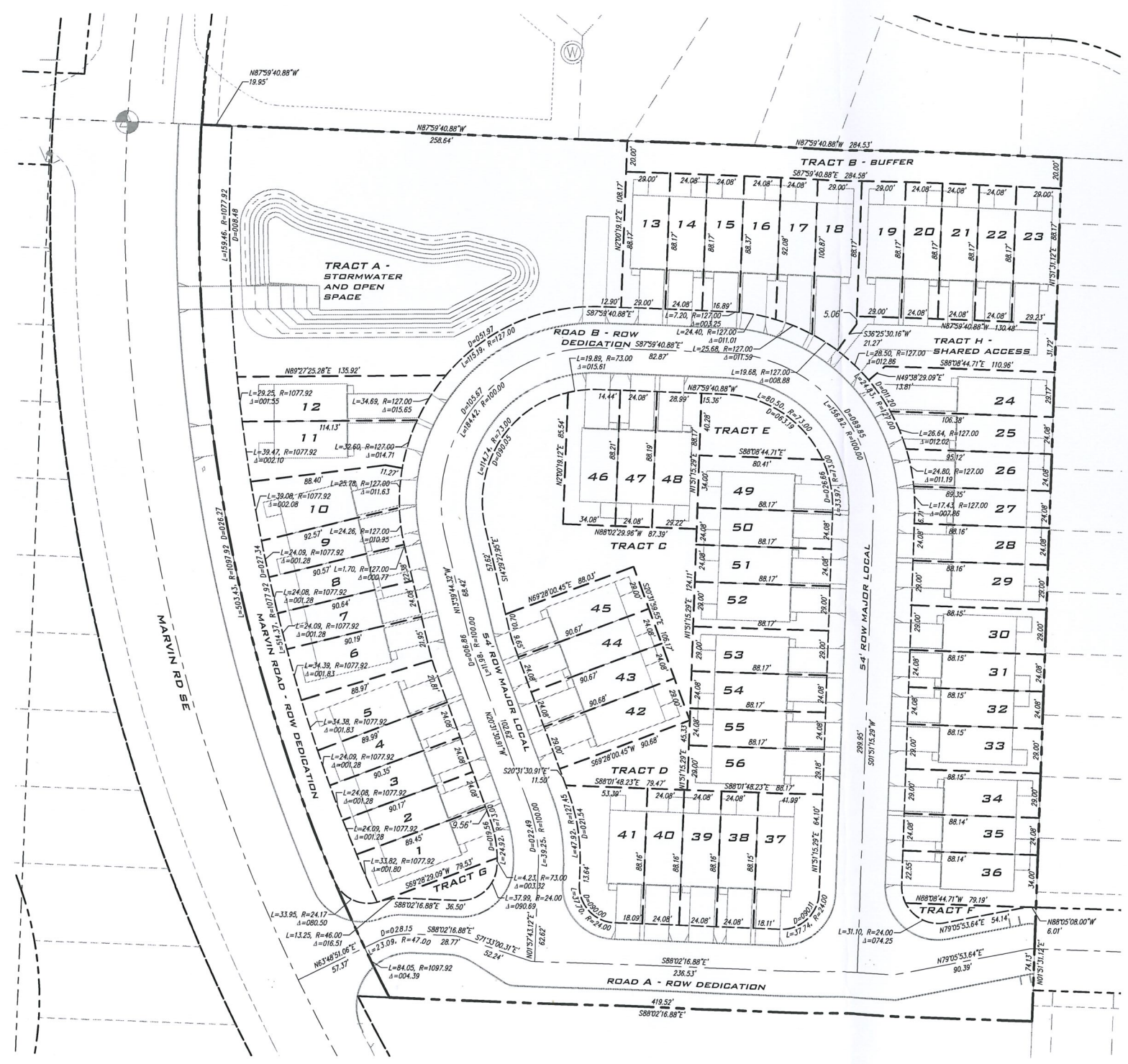
ROW		
ROW DEDICATION	STREET AREA (SF)	STREET AREA (AC)
ROAD A & B	77,617	1.78
MARVIN ROAD ROW DEDICATION	10,339	0.24

TRACTS		
TRACT	TRACT AREA (SF)	TRACT AREA (AC)
A	36,550	0.84
B	5,691	0.13
C	10,621	0.24
D	2,323	0.01
E	2,488	0.06
F	569	0.01
G	885	0.02
H	4,412	0.10

LOT AREAS TABLE		
LOT #	LOT AREA (SF)	LOT AREA (AC)
1	2,977	0.07
2	2,164	0.05
3	2,175	0.05
4	2,173	0.05
5	2,833	0.07
6	2,837	0.07
7	2,179	0.05
8	2,183	0.05
9	2,197	0.05
10	3,204	0.07
11	3,562	0.08
12	3,611	0.08
13	2,557	0.06
14	2,123	0.05
15	2,124	0.05
16	2,163	0.05
17	2,312	0.05
18	3,018	0.07
19	2,557	0.06
20	2,123	0.05
21	2,123	0.05
22	2,123	0.05
23	2,567	0.06
24	3,330	0.08
25	2,414	0.06
26	2,211	0.05
27	2,130	0.05
28	2,123	0.05
29	2,557	0.06
30	2,556	0.06
31	2,123	0.05
32	2,123	0.05
33	2,556	0.06
34	2,556	0.06
35	2,123	0.05
36	2,986	0.07
37	3,585	0.08
38	2,123	0.05
39	2,123	0.05
40	2,123	0.05
41	3,783	0.09
42	2,630	0.06
43	2,184	0.05
44	2,184	0.05
45	2,616	0.06
46	2,990	0.07
47	2,124	0.05
48	2,567	0.06
49	2,915	0.07
50	2,123	0.05
51	2,123	0.05
52	2,557	0.06
53	2,557	0.06
54	2,123	0.05
55	2,123	0.05
56	2,565	0.06

## LOT SETBACK DIMENSIONS

FRONT = 25'  
SIDE = 5'  
FLANKING STREET = 10'  
REAR = 15'



Aug 17, 2023 4:51:26PM - User: Sheri Stark  
P:\2022\22507 2544 Marvin Rd\Drawing Working\SPR\22507 C3.0.dwg

CALL 48 HOURS  
BEFORE YOU DIG  
811

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THURSTON COUNTY-LACEY UGA  
PRELIMINARY PLAT

PLAT MAP

2544 MARVIN RD SE  
PLAT

TRILGY RESIDENCES, LLC  
6280 AVALON BLVD.  
ALPHARETTA, GA 30009

DATE: 8/17/23  
SCALE: AS SHOWN  
DRAWING NO. C3.0

3 of 5

BY: [Signature]  
DESCRIPTION: [Blank]  
DATE: [Blank]  
RE: [Blank]

Patrick Harron & Associates, LLC  
Civil Engineering & Planning  
8270 28th Court NE, Suite 201, Lacey, WA 98516  
Phone: 360.459.1102  
Web: patrickharron.com

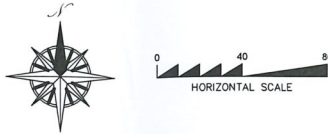
PROJ. NO.: 22507  
DWN. BY: DAW  
CHK. BY: CMC

DRN. BY: CMC



2544 MARVIN RD SE PLAT

SEC 26, T 18 N, R 01 W, W. M.

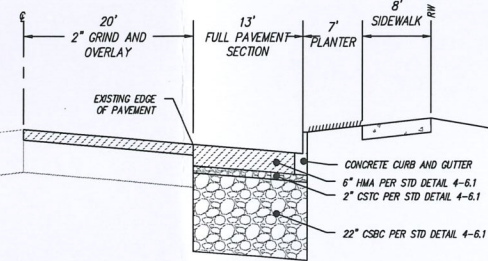


LEGEND

- PARCEL LINE
- RIGHT-OF-WAY LINE
- LOT LINE
- TREE PROTECTION FENCE
- UTILITY EASEMENT
- WATER MAIN
- WATER METER
- REDUCED PRESSURE BACKFLOW ASSEMBLY
- FIRE HYDRANT
- WATER GATE VALVE
- WATER BLOWOFF ASSEMBLY
- SEWER CLEANOUT
- SEWER GRAVITY PIPE
- SEWER FORCEMAIN
- SEWER FORCEMAIN PIG LAUNCH PORT
- SEWER S.T.E.P. TANK
- ROOF DRAIN PIPE
- STORMWATER PIPE
- STORMWATER CATCH BASIN
- STORM CLEANOUT

GRADING NOTES

- BUILDING ELEVATIONS SHOWN ARE FINISHED GRADE  
PAD ELEVATIONS AT GARAGE DOOR.
- GRADING PROHIBITED IN TREE PROTECTION AREAS.



SECTION A-A

PROPOSED 15TH AVE NW FRONTAGE IMPROVEMENTS  
MODIFIED DETAIL 4-2.2 ARTERIAL STREET DESIGN

CALL 48 HOURS  
BEFORE YOU DIG  
311

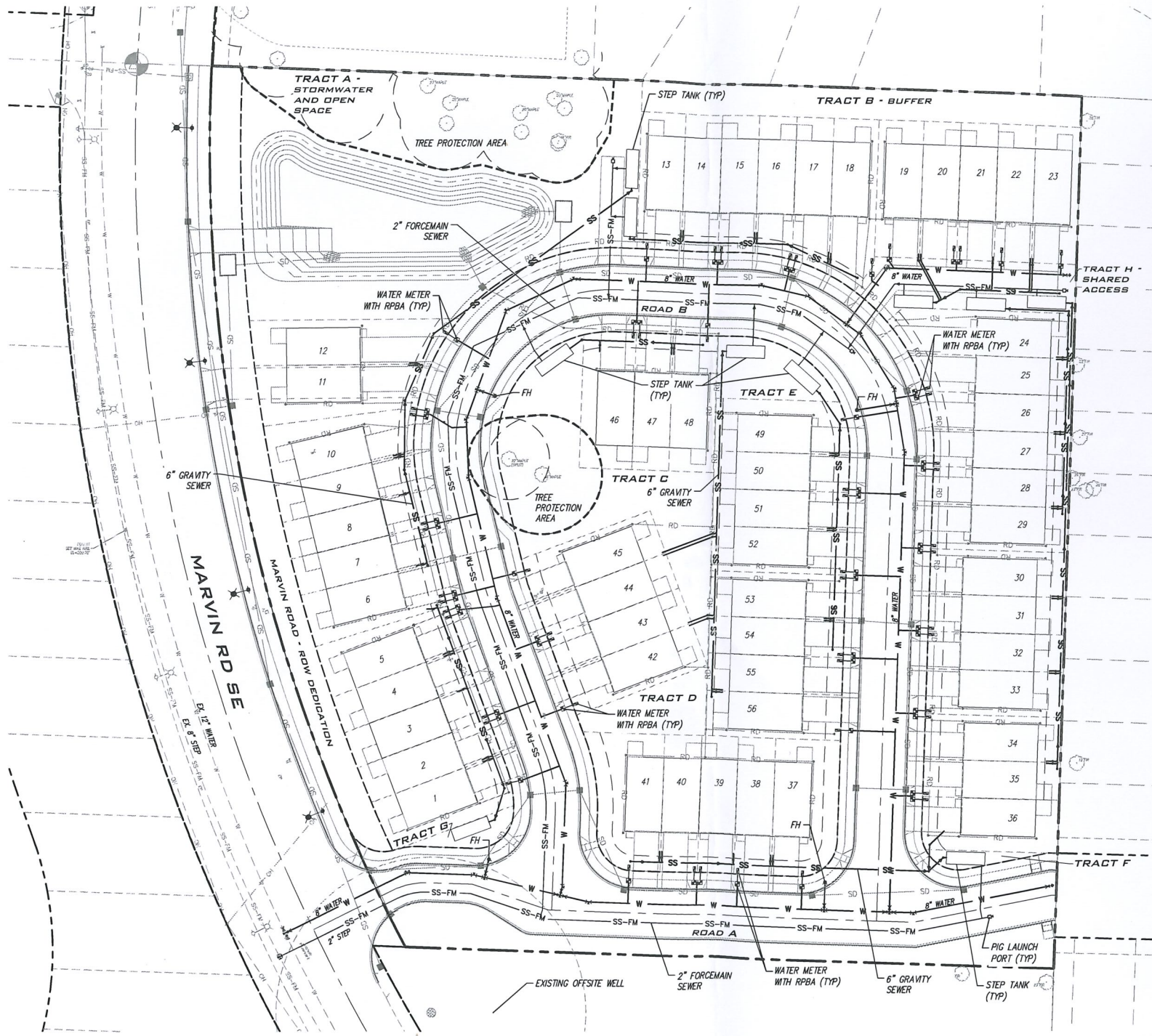
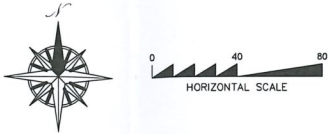
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811 (CELL) A MINIMUM OF 48 HOURS PRIOR TO ANY EXCAVATION.

THURSTON COUNTY-LACEY UGA PRELIMINARY PLAT	GRADING AND STORMWATER PLAN
<b>PATRICK HARRON &amp; ASSOCIATES, LLC</b> Civil Engineering & Planning 8270 28th Court NE, Suite 201, Lacey, WA 98516 Phone : 360.459.1102 Web : patrickharron.com	
PROJECT NO. 22507	DESIGN BY CMC
DRAWN BY DAW	CHECK BY CMC
2544 MARVIN RD SE PLAT	
TRILOGY RESIDENCES, LLC 6250 AVALON BLVD. ALPHARETTA, GA 30009	
DATE 8/17/23	SCALE AS SHOWN
DRAWING NO. C4.0	4 OF 5



2544 MARVIN RD SE PLAT

SEC 26, T 18 N, R 01 W, W. M.



LEGEND

- PARCEL LINE
- RIGHT-OF-WAY LINE
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- SEWER FORCEMAIN PIG LAUNCH PORT
- SEWER S.T.E.P. TANK
- RD ROOF DRAIN PIPE
- SD STORMWATER PIPE
- STORMWATER CATCH BASIN
- STORM CLEANOUT

UTILITY NOTES:

1. WATER MAIN EXTENSIONS SHALL BE LOCATED ON THE NORTH/EAST SIDE OF EACH ROAD OR DRIVE AREA, 6" OFF CENTERLINE.
2. DUE TO HIGH PRESSURE IN THE AREA, EACH BUILDING SHALL BE EQUIPPED WITH A PRESSURE REDUCING VALVE.
3. EACH BUILDING SHALL BE EQUIPPED WITH A REDUCED PRESSURE BACKFLOW ASSEMBLY DEVICE.

DATE	DESCRIPTION	BY
8/17/23	PRELIMINARY PLAT	



THURSTON COUNTY-LACEY UGA  
PRELIMINARY PLAT  
UTILITY PLAN

**PATRICK HARRON & ASSOCIATES, LLC**  
Civil Engineering & Planning  
8270 28th Court NE, Suite 201, Lacey, WA 98516  
Phone : 360.459.1102  
Web : patrickharron.com

PROJ. NO.	22507	CHK. BY	CMC
DRAWN BY	DAW	CHK. BY	CMC

2544 MARVIN RD SE  
PLAT  
TRILOGY RESIDENCES, LLC  
6880 AVALON BLVD.  
ALPHARETTA, GA 30009

DATE	8/17/23
SCALE	AS SHOWN
DRAWING NO.	C5.0
	5 OF 5

CALL 48 HOURS  
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