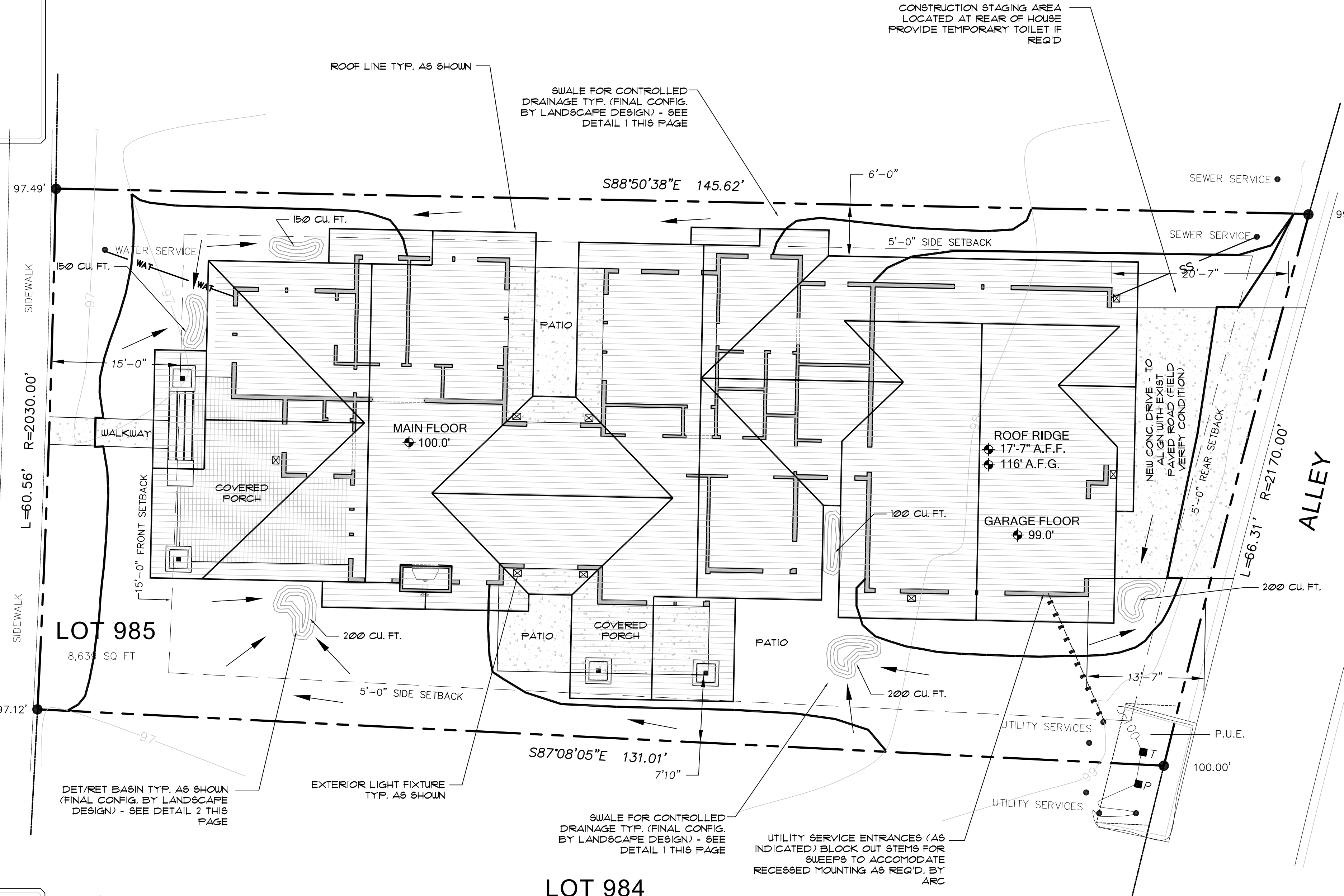


SITE PLAN - GENERAL NOTES & REQUIREMENTS

- TREE PROTECTION**
1. PROVIDE PROTECTION FENCING AT CIRCUMFERENCE OF DRIFLINE (TO REMAIN IN PLACE IN TACT FOR DURATION OF CONSTRUCTION)
 2. PROVIDE WOOD MULCH COVER (MIN. 10" THICK) TO EXTEND FROM TRUNK TO MIN. 4 FT. BEYOND DRIP LINE
 3. ROOT CUTS (IF OCCURS) MUST BE CLEAN SAW-CUTS. DIG CUTS ARE TO BE BACKFILLED BY HAND. PROVIDE INJECTION FERTILIZATION AS REQ'D. TO ASSURE RECOVERY

- GRADING AND DRAINAGE**
1. ALL GRADING AND CLEARING ACTIVITIES SHALL CONFORM TO THE CITY OF BEND GRADING/CLEARING ORDINANCE(S 1819) AS APPLIES
 2. ALL DISTURBED AND CUT/FILL SLOPES SHALL BE REVEGETATED AND STABILIZED.
 3. CONTRACTORS ON SITE SHALL PROVIDE FOR EROSION, DRAINAGE AND DUST CONTROL DURING CONSTRUCTION.
 4. ALL CUT/FILL SLOPES GREATER THAN 3:1 SHALL BE STABILIZED WITH MECHANICAL PLACED BOULDERS OR OTHER METHOD (BY APPROVED LANDSCAPE DESIGN) AND SHALL NOT EXCEED 4' VERTICAL HEIGHT FOR ANY STEPPED PORTION
 5. FINISH GRADING (FINAL CONFIG. BY APPROVED LANDSCAPE DESIGN) SHALL ACCOMMODATE POSITIVE DRAINAGE AWAY FROM THE BUILDING AS REQUIRED AND SHALL BE DIRECTED FOR CONTAINMENT ON SITE WITH EROSION RESISTANT LANDSCAPE FEATURES.

DISCOVERY PARK DRIVE



REFERENCE LEGEND

F.F. -- FINISH FLOOR
 T.S. -- TOP OF SLAB / SHEATHING
 T.L. / B.L. -- TOP / BOTTOM OF LEDGER
 T.B. / B.B. -- TOP / BOTTOM OF BEAM
 T.P.L. -- TOP OF PLATE
 T.O.P. -- TOP OF FARAPET
 UNO -- UNLESS NOTED OTHERWISE

⊕ -- DATUM REF. ELEV. (ABOVE FIN. FLOOR UNO.)
 (N) -- NEW
 (E) -- EXISTING

STRUCTURE DATA

BUILDING FOOTPRINT	3300 SF
ALLOWABLE DECKS	432sf
BUILDING HEIGHT	11'-1" AFF.
MAIN FLOOR (LIVING)	2186 SF
UPPER FLOOR (LIVING)	X
STAIRS	X
FRONT COVERED PORCH	323 SF
SIDE DECK	241 SF
GARAGE	982 SF
ATTIC AREA OVER 25'	0 SF
ATTIC AREA OVER 15'	0 SF
FAR	3168 SF

SITE DATA

LEGAL DESCRIPTION - N1/4-1/4 SECTION 19, TOWNSHIP 11 SOUTH, RANGE 12 EAST OF THE WILLAMETTE MERIDIAN

PROPERTY ADDRESS - XXXX NW DISCOVERY PARK DRIVE

TOTAL LOT AREA - 8,639 SQ.FT.
 BUILDING FOOTPRINT - 3,300 SQ.FT.
 LOT COVERAGE - 38.2 %

ALLOWABLE PORCHES

8,639 SF (05%) = 431.95 SF

FAR CALCULATION

ATTIC SPACE = 0sf
 FAR CALCULATION: 8,639sf (48%) = 4143.72sf ALLOWABLE
 LIVING (2186sf), GARAGE (982sf), ATTIC SPACE (0sf) = 3168sf
 FAR (36.7%)

BUILDING STYLE: CRAFTSMAN



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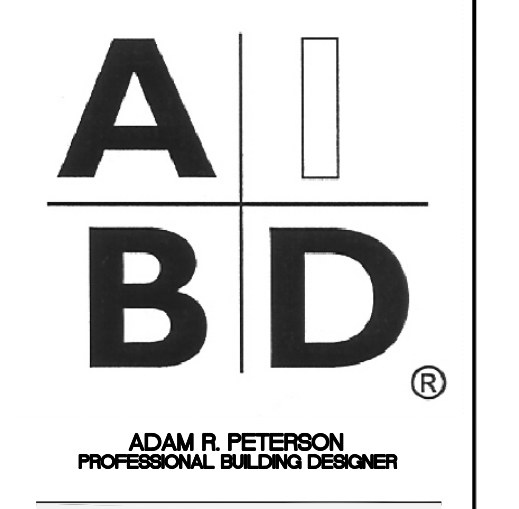
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PROJECT INFORMATION:

PROJECT # 17-080
 ISSUE DATE 5-1-17
 PROJECT PHASE PERMIT SET
 APPROVED XXXXXX

DRAWN BY: ADAM PETERSON

CUSTOM RESIDENCE FOR
OLLIN CONSTRUCTION
 LOT 985, XXXX DISCOVERY PARK DR | BEND, OR 97701



SHEET CONTENTS:

SITE PLAN

SHEET #

1

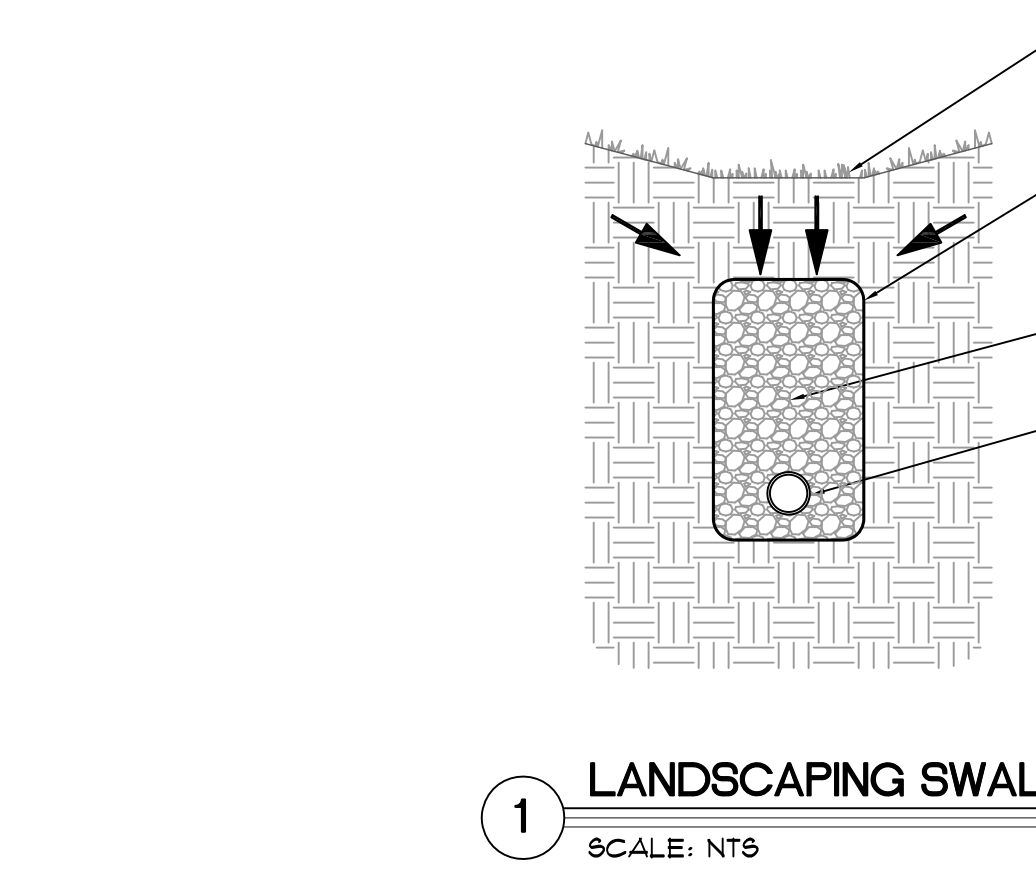
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SITE PLAN - LEGEND

- 3741 SPOT ELEVATIONS - RELATIVE TO SURVEY GRADES (FIELD VERIFY - REPORT DISCREPANCIES)
- HC, U, G, E UTILITIES (FIELD VERIFY SITE STUBS) PROVIDE TRENCH TO HOUSE SERVICE ENTRANCES AS INDICATED
- DET/RET BASINS - DIAGRAMATIC FOR REFERENCE ONLY (FINAL CONFIG. BY LANDSCAPE DESIGN) SHALL BE LOCATED TO ACCOMMODATE CAPTURE OF SITE SURFACE DRAINAGE IN ACCORDANCE WITH CITY OF BEND STANDARDS AND REQUIREMENTS
- SWALE FOR CONTROLLED DRAINAGE - DIAGRAMATIC FOR REFERENCE ONLY (FINAL CONFIG. BY LANDSCAPE DESIGN)
- EXISTING TREE TO REMAIN - PROVIDE PROTECTION MEASURES FOR DURATION OF CONSTRUCTION
- EXISTING TREE TO BE REMOVED
- EXISTING CONTOURS
- NEW / MODIFIED CONTOURS
- LANDSCAPE/RETAINING BOULDERS

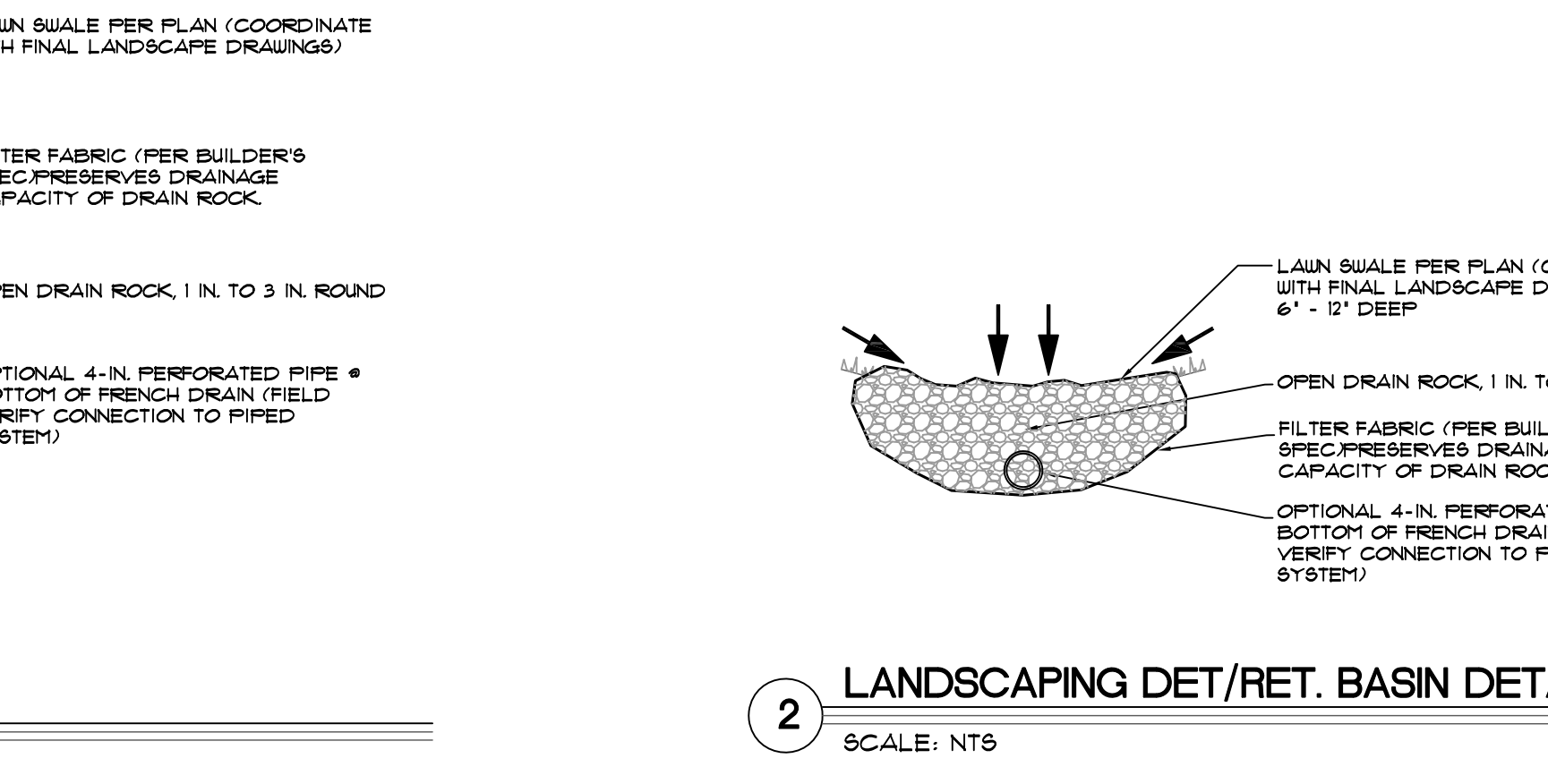
SITE PLAN - LOT 985

SCALE: 1/8" = 1'-0"



SITE PLAN - LOT 984

SCALE: 1/8" = 1'-0"



ON-SITE STORM WATER RETENTION

- IMPERVIOUS AREA (HOUSE/PORCHES): 4,151 SF
 2.5 / 12 = 21 x 4,151 = 991 CUBIC FEET REQUIRED
- 1000 CUBIC FEET PROVIDED
- IMPERVIOUS AREA (DRIVEWAY): 426
- DET/RET BASINS - DIAGRAMATIC FOR REFERENCE ONLY (FINAL CONFIG. BY LANDSCAPE DESIGN) SHALL BE LOCATED TO ACCOMMODATE CAPTURE OF SITE SURFACE DRAINAGE IN ACCORDANCE WITH CITY OF BEND STANDARDS AND REQUIREMENTS
- 6' - 12" DEEP
- SWALE FOR CONTROLLED DRAINAGE - DIAGRAMATIC FOR REFERENCE ONLY (FINAL CONFIG. BY LANDSCAPE DESIGN)
- 6' - 12" DEEP