

APPLICANT

RALPH HUBBERT
154 CREEKWOOD LANE
CENTRALIA, WA 98531
PHONE: (360) 508-4500
RALPH@POWERSPORTSNORTHWEST.COM

SITE ADDRESS

197 N HAMILTON ROAD
CHEHALIS, WA 98532

PARCEL NUMBERS

017897011001, 017896006014

ZONING

CG--GENERAL COMMERCIAL

ENGINEER

JSA CIVIL
6945 LITTLEROCK ROAD, SUITE A
TUMWATER, WA 98512
PHONE: 360.269.6346
CONTACT: BRANDON JOHNSON, PE

SURVEYOR

FORESIGHT SURVEYING, INC
1583 N. NATIONAL AVE
CHEHALIS, WA 98532
PHONE: 360.748.4000
CONTACT: BRITTNEE R. RAINS

GOVERNING AGENCY

CITY OF CHEHALIS
PHONE: (360) 345-1042

UTILITIES

SEWER/WATER
CITY OF CHEHALIS
PHONE: (360) 748-0238

PHONE
COMCAST
PHONE: (800) 934-6489

POWER / GAS
PUGET SOUND ENERGY
PHONE: (888) 225-5773

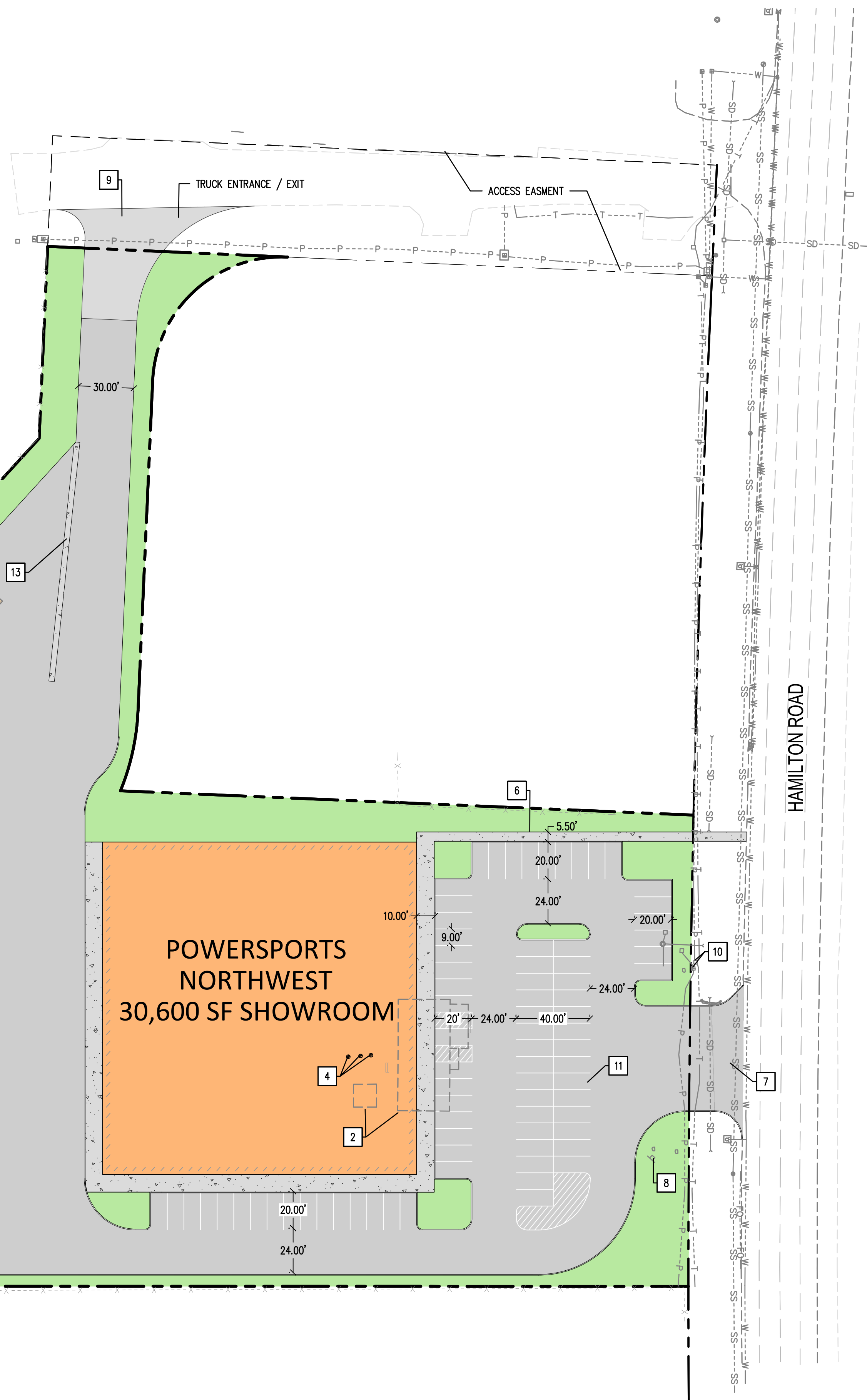
CABLE
COMCAST
PHONE: (800) 934-6489

HORIZONTAL DATUM

HOLDING CONTROL BEARINGS PER LEWIS COUNTY RECORD OF
SURVEY RECORDED UNDER AFN: 3564982

VERTICAL DATUM

NAVD 88; HOLDING WSDOT PUBLISHED CONTROL MON
GP21005-75 AT ELEVATION 232.788 USFT



LEGEND

- PROPERTY LINE
- CONCRETE CURB & GUTTER
- CEMENT CONCRETE SIDEWALK (0.14 ACRES)
- CONCRETE PAVING (0.06 ACRES)
- PROPOSED BUILDING (0.89 ACRES)
- EXISTING BUILDING (0.02 ACRES)
- LANDSCAPING/STORM/OPEN (1.45 ACRES)
- ASPHALT PAVING (2.20 ACRES)

X CONSTRUCTION NOTES

1. EXISTING BUILDING TO REMAIN
2. EXISTING BUILDING TO BE REMOVED
3. EXISTING WELL TO BE DECOMMISSIONED
4. EXISTING SEPTIC TANK AND DRAINFIELD TO BE REMOVED
5. POND: SEE CG & SD PLANS
6. ADA PATHWAY TO PUBLIC R/W
7. EXISTING DRIVEWAY TO REMAIN
8. EXISTING SIGN TO REMAIN AND BE REPURPOSED.
9. TRUCK ACCESS
10. EXISTING UTILITY TO REMAIN
11. 20'X9' AUTO PARKING (TYP)
12. 65'X10' TRAILER PARKING (TYP)
13. 3' WIDE CONCRETE VALLEY GUTTER



VICINITY MAP (NTS)

SITE DATA

TPN	017897011001 & 017896006014
PARCEL AREA	± 4.70 ACRES
EXISTING BUILDING	± 1,200 SF (WAREHOUSE)
NEW BUILDING 1	30,600 SF (SHOWROOM)
NEW BUILDING 2	8,000 SF (WAREHOUSE)

PARKING DATA

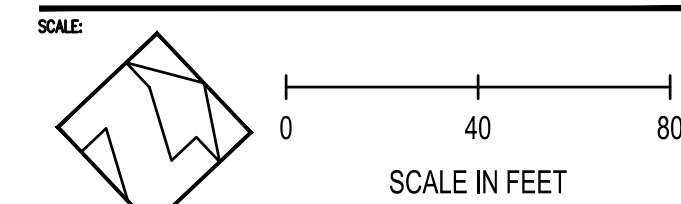
TYPE	TOTAL	ADA
AUTOMOBILE	77	4
TRAILER / RV	19	
TOTAL PARKING	96	4

REV.	DATE	COMMENT	BY
0	12/20/21	ISSUED FOR REVIEW	BLJ
1	10/21/22	UPDATED W/ SURVEY	BLJ

DRAWN BY: L. SATER
CHECKED BY: B. JOHNSON

SEAL:

PRELIMINARY



SHEET TITLE: SITE PLAN

SHEET NO. SP-01



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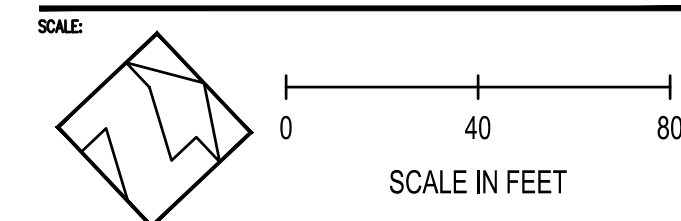
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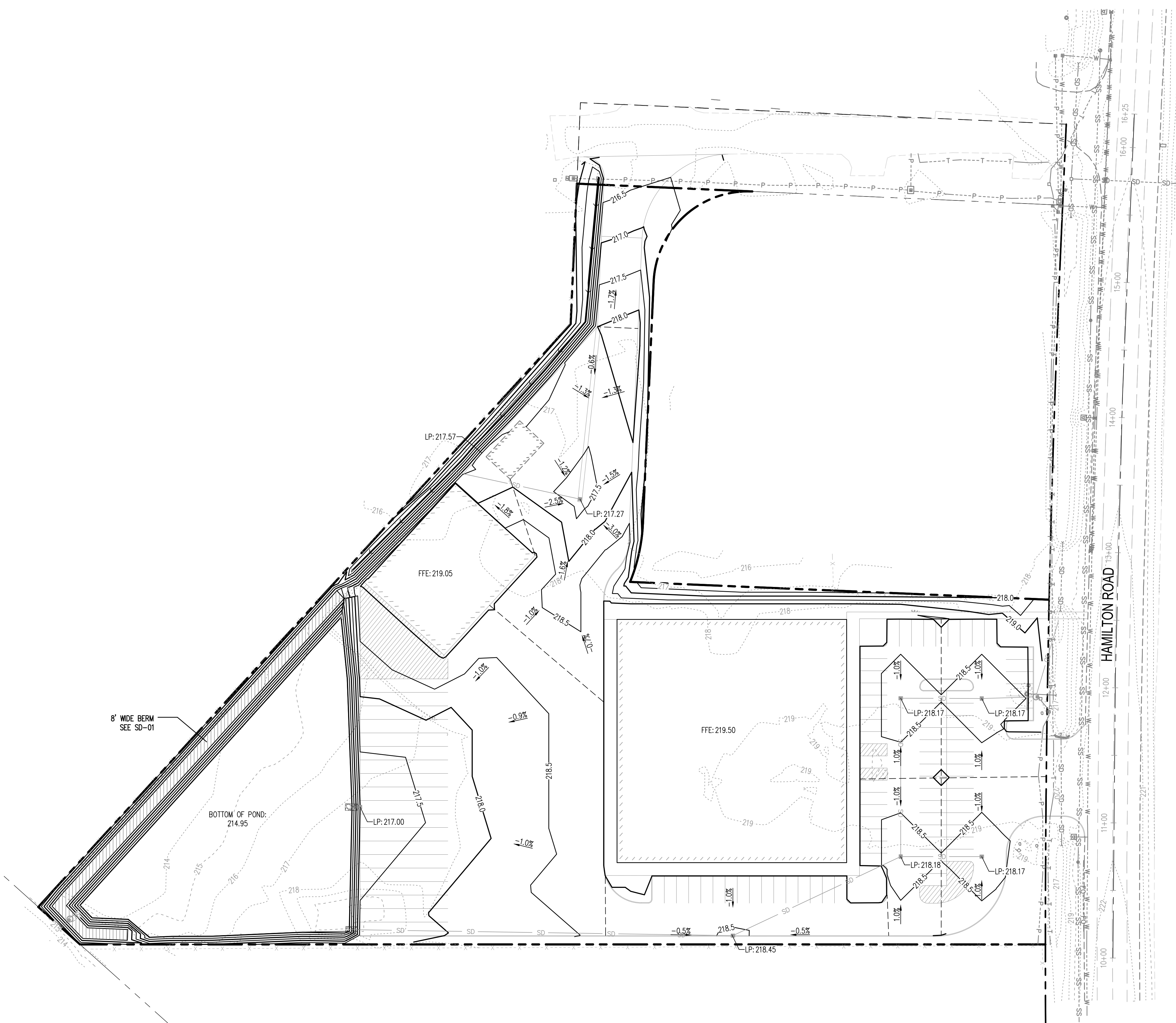
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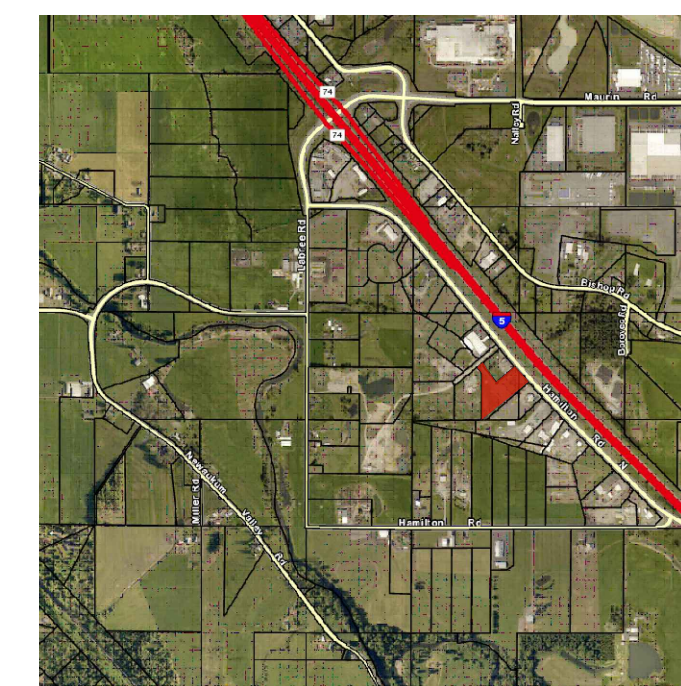
SHEET TITLE: GRADING PLAN

SHEET NO. CG-01

- LEGEND**
- PROPERTY LINE
 - - - EASEMENT
 - EXIST. CONTOURS
 - PROPOSED CONTOURS
 - EXISTING EDGE OF PAVEMENT
 - ☼ EXISTING TREE
 - - - X - - - EXISTING FENCE
 - ▨ PROPOSED BUILDING
 - SD STORM LINE
 - CATCH BASIN
 - - - GRADE BREAK
 - XXX.XX SPOT ELEVATION
 - XXX.XX LP LOW POINT ELEVATION



Nov. 01, 2022 4:16:47pm - User: N:\chris
 N:\PROJECTS\145 RULPH HUBBERT\145.001 197 N HAMILTON ROAD COMMERCIAL DEV\ACAD\145.001 CG-01.DWG



VICINITY MAP (NTS)

LEGEND

- PROPERTY LINE
- EASEMENT
- EXIST. CONTOURS
- PROPOSED CONTOURS
- EXISTING EDGE OF PAVEMENT
- EXISTING TREE
- EXISTING FENCE
- PROPOSED BUILDING
- WATER LINE
- SEWER LINE
- STORM LINE
- CATCH BASIN

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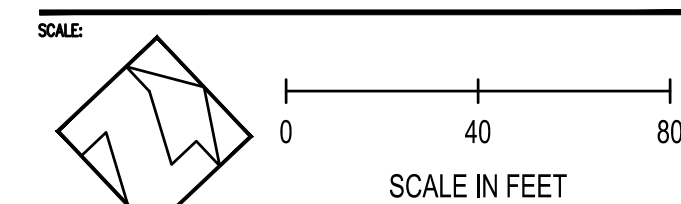
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 CHECKED BY: B. JOHNSON

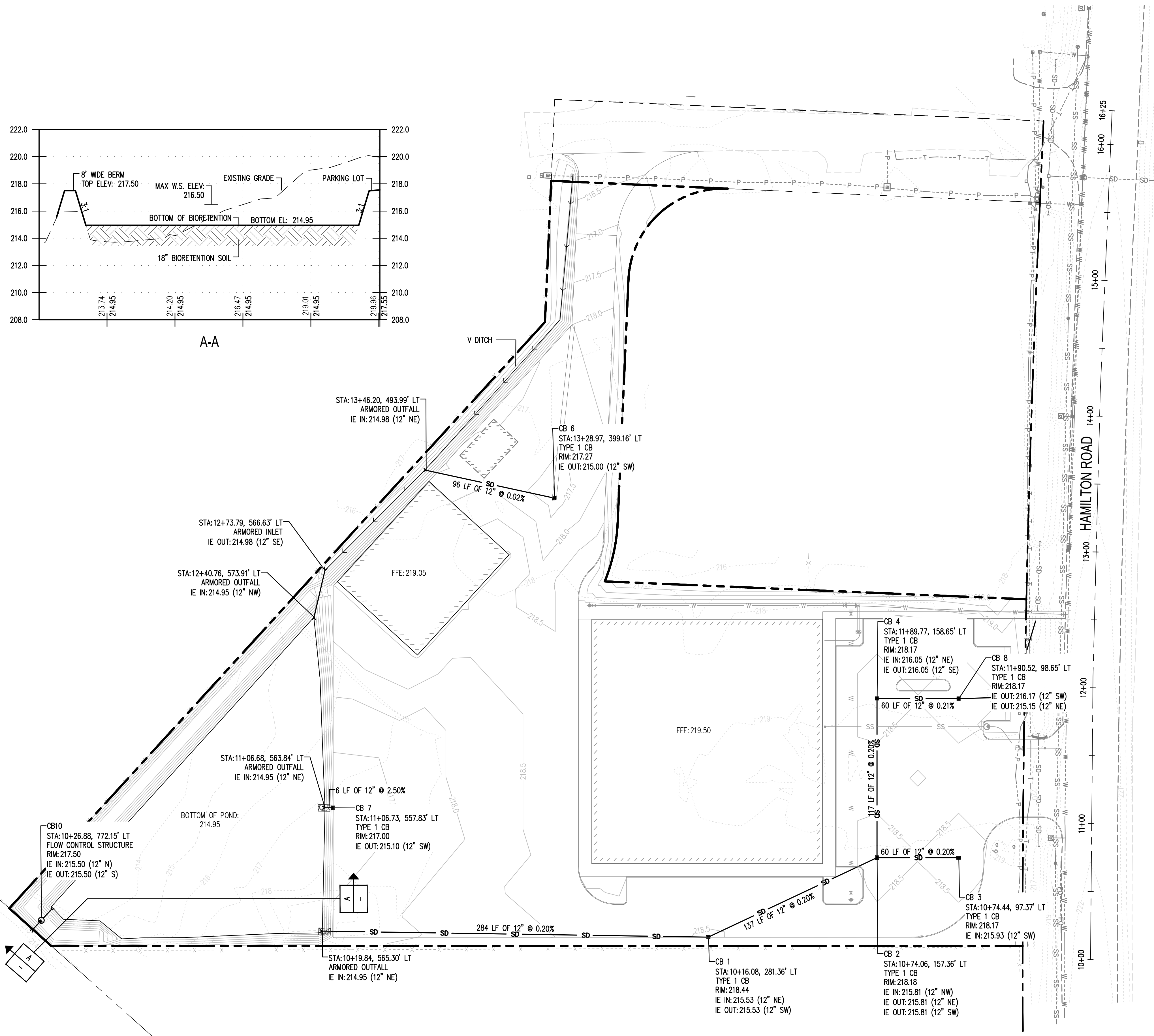
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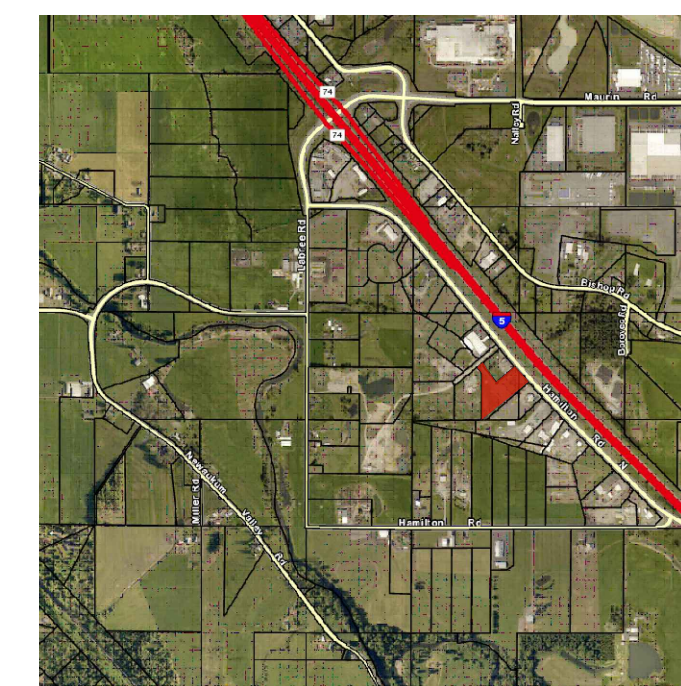


SHEET TITLE: **STORM PLAN**

SHEET NO.: **SD-01**



Nov. 01, 2022 4:17:03PM - User: N:\chris - Projects\145 RALPH HUBBERT\145.001 SD-01.DWG



VICINITY MAP (NTS)

LEGEND

- PROPERTY LINE
- EASEMENT
- EXISTING EDGE OF PAVEMENT
- EXISTING TREE
- EXISTING FENCE
- PROPOSED BUILDING
- SEWER LINE
- STORM LINE
- WATER LINE
- FORCE MAIN
- GRINDER PUMP
- SEWER CLEANOUT

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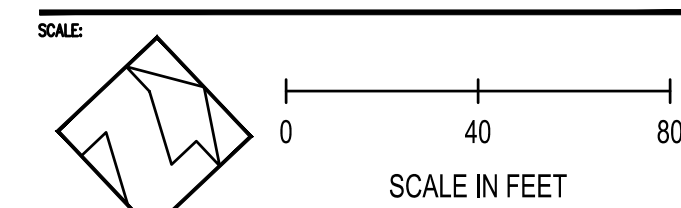
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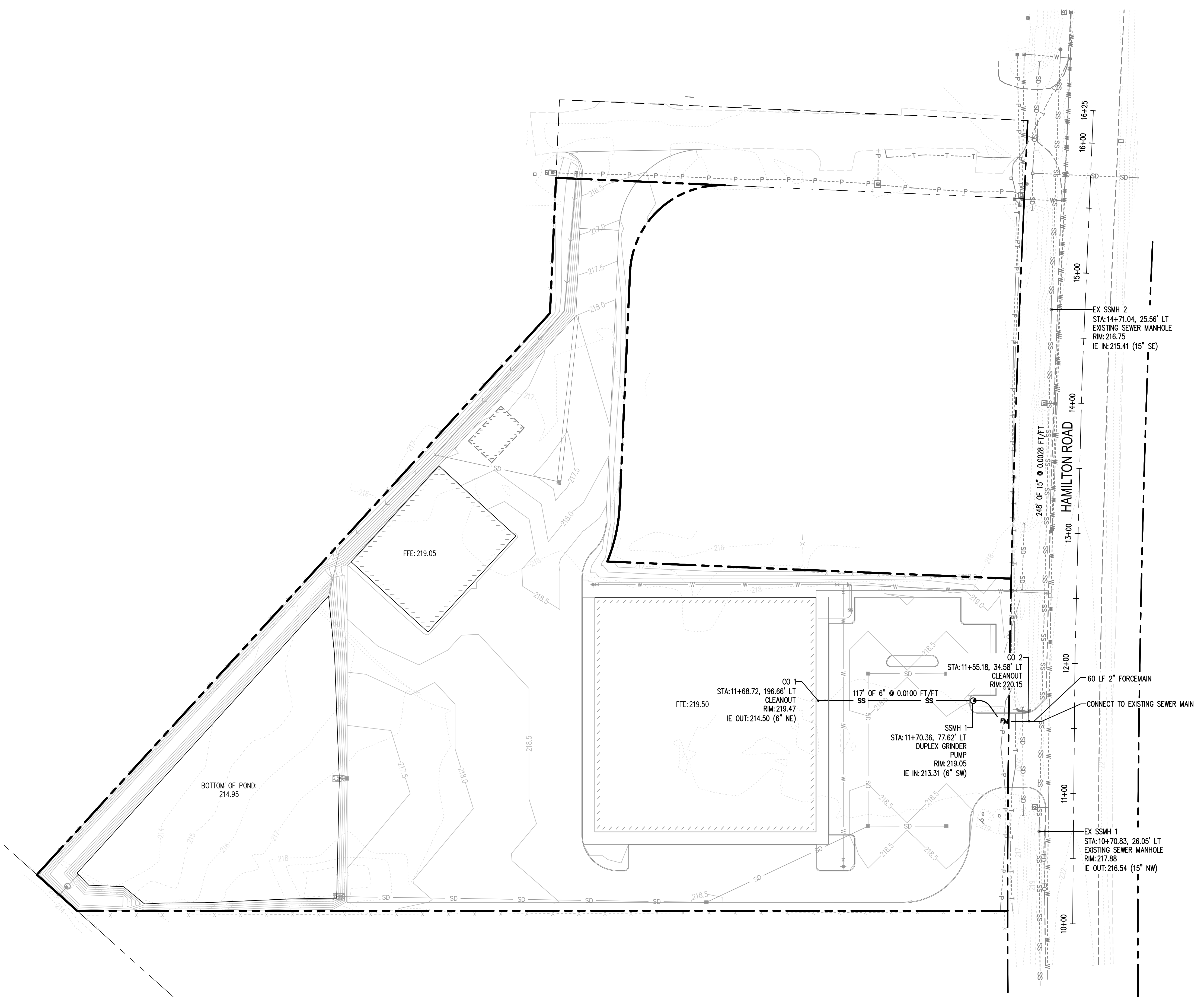
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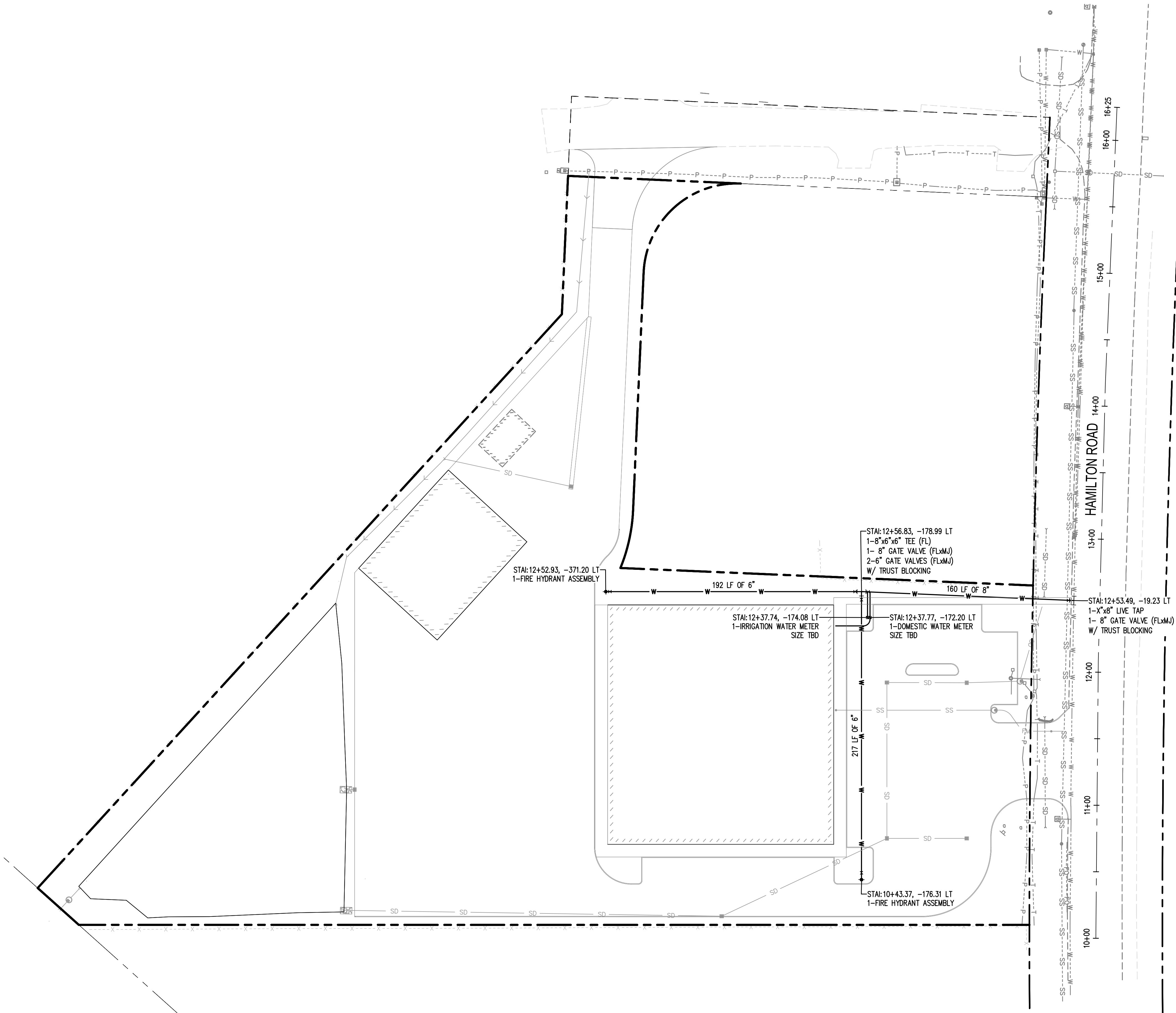
SHEET TITLE: SEWER PLAN

SHEET NO.: SS-01

Nov 01, 2022 4:12:28PM - User: jschwarz
 N:\PROJECTS\145 RALPH HUBBERT\145.001 197 N HAMILTON ROAD COMMERCIAL DEV\CAD\145.001 SS-01.DWG



Nov 01, 2022 4:13:25pm - User: kschaefer
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LEGEND

- PROPERTY LINE
- EASEMENT
- EXISTING EDGE OF PAVEMENT
- EXISTING TREE
- EXISTING FENCE
- PROPOSED BUILDING
- SEWER LINE
- STORM LINE
- WATER LINE
- WATER SERVICE LINE
- FIRE HYDRANT
- FDC
- PIV
- BLOWOFF ASSEMBLY
- GATE VALVE



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SCALE IN FEET

