

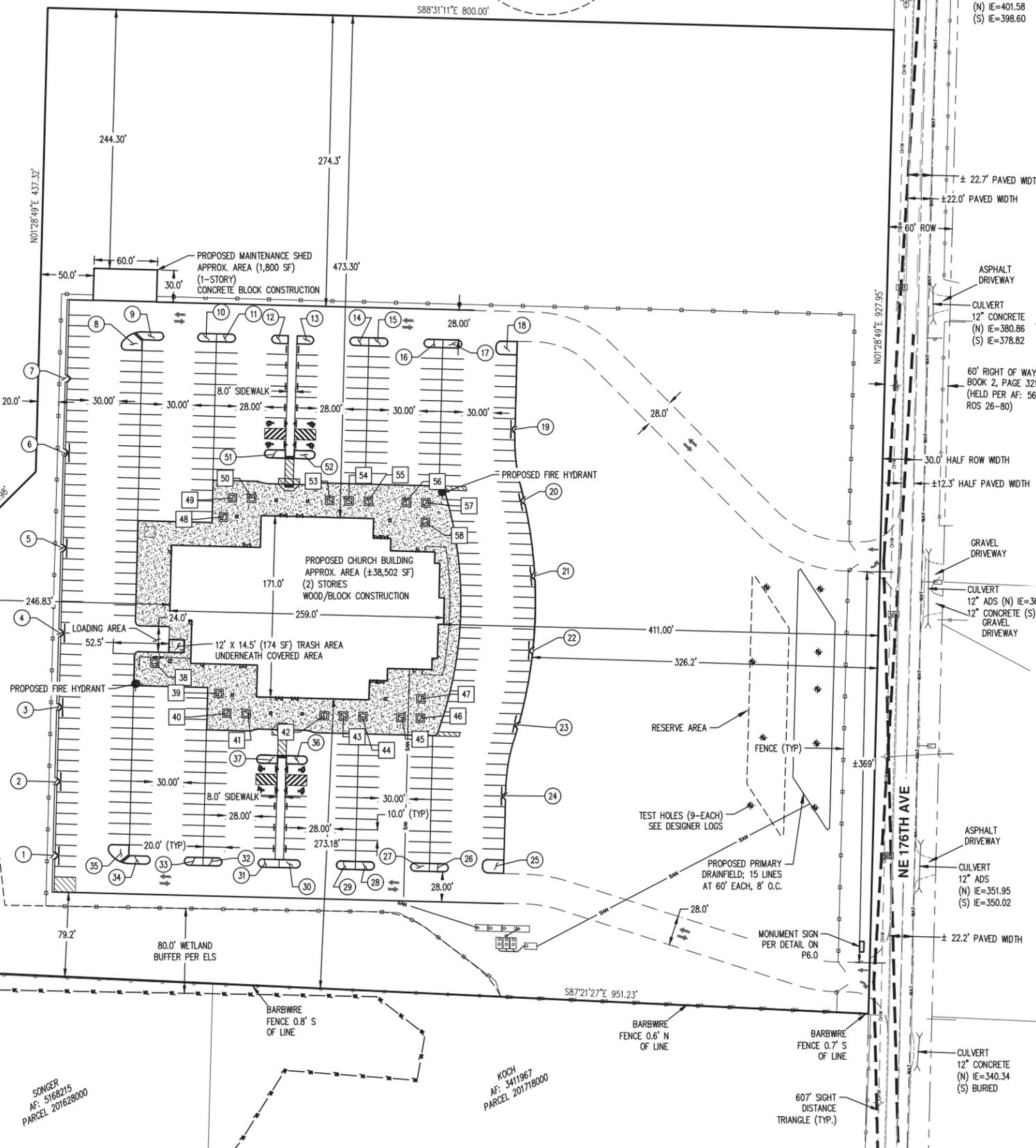
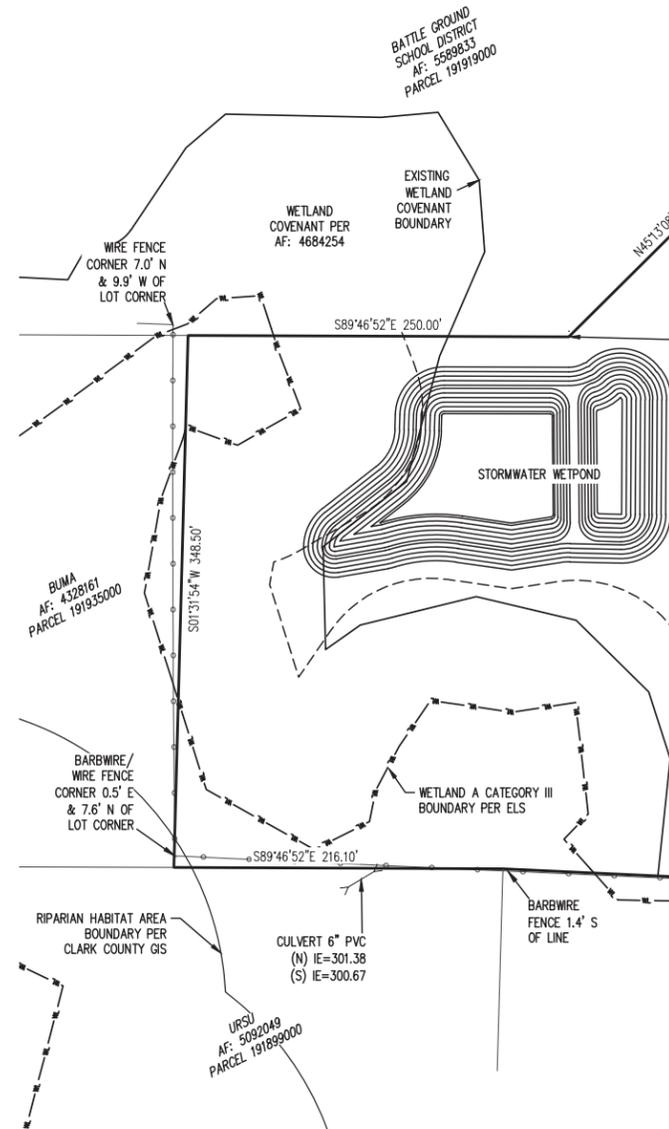
VICINITY MAP
N.T.S.



BATTLE GROUND SCHOOL DISTRICT
AF: 5689833
PARCEL 191919000

OFFSITE WETLAND CATEGORY IV BOUNDARY PER ELS

80.0' WETLAND BUFFER PER ELS



APPLICANT/OWNER
OLD APOSTOLIC LUTHERAN CHURCH-HEISSON
PO BOX 1780
BATTLE GROUND, WA 98604
CONTACT: DAN CHARLSON
PH: 360-921-1843
E-MAIL: DCHARLSON56@GMAIL.COM

CONTACT
AKS ENGINEERING & FORESTRY, LLC.
CONTACT: SETH HALLING
9600 NE 126TH AVENUE, SUITE 2520
VANCOUVER, WA 98682
PH: 360-882-0419
FAX: 360-882-0426
E-MAIL: SETHH@AKS-ENG.COM

SITE AREA
20.0 AC (871,202 SF)

BUILDING STATISTICS

CHURCH 1ST STORY:	34,127 SF
CHURCH 2ND STORY:	4,375 SF
MAINTENANCE SHED:	1,800 SF

SITE STATISTICS

GROSS SITE AREA:	20.00 AC
ROW AREA:	0.00 AC
NET SITE AREA:	20.00 AC
PROPOSED IMPERVIOUS AREA:	6.00 AC (30%)
PROPOSED LANDSCAPE/NATIVE VEGETATION AREA:	14.00 AC (70%)

PARKING STATISTICS

PROPOSED SEATING:	1030
REQUIRED PARKING STALLS:(1/4 SEATS)	258 SPACES
PROPOSED STANDARD PARKING STALLS:	385
PROPOSED ADA PARKING STALLS:	8
TOTAL PROPOSED PARKING STALLS:	393
REQUIRED LANDSCAPE ISLANDS:(1/7 STALLS)	57
PROPOSED LANDSCAPE ISLANDS:	58

KEYED NOTES

- LANDSCAPE ISLAND ID.
- LANDSCAPE TREE WELL ID.
- THE SITE WILL CONTAIN ACCESS AND INSPECTION EASEMENTS TO CLARK COUNTY FOR STORMWATER PURPOSES.
- STORMWATER QUALITY AND QUANTITY WILL BE MET THROUGH THE USE OF A STORMWATER WETPOND FACILITY.
- ON-SITE SEWAGE TREATMENT AND DISPOSAL IS PROPOSED AS SHOWN.
- NO FRONTAGE IMPROVEMENTS ARE PROPOSED FOR NE 176TH AVE.
- NO RIGHT-OF-WAY DEDICATION IS PROPOSED WITH THIS PROJECT.
- THERE ARE NO BICYCLE IMPROVEMENTS PROPOSED ON SITE.
- SITE TO BE SERVED BY CPU WATER ALONG NE 176TH AVE. THE SITE WILL INCLUDE A WATER EASEMENT TO CPU.
- PROJECT TO BE COMPLETED IN A SINGLE PHASE.
- NO ENVIRONMENTAL BUFFER/PROTECTED AREAS OR ENHANCEMENT AREAS ARE PROPOSED. TEMPORARY WETLAND BUFFER IMPACTS FROM THE STORMWATER WET POND TO BE REPLANTED TO PRE-CONSTRUCTION CONDITIONS.
- NO STRUCTURES EXIST ON SITE.
- THERE ARE NO EXISTING BICYCLE FACILITIES LOCATED ON OR WITHIN 100 FEET OF THE SITE.
- THERE ARE NO BICYCLE IMPROVEMENTS PROPOSED OUTSIDE OF THE RIGHT-OF-WAY.
- NO STREETS IN EXCESS OF 15 PERCENT GRADE ARE EITHER ON THE SITE OR WITHIN 500 FEET OF THE SITE.
- THERE ARE NO HARD LANDSCAPING FEATURES PROPOSED.
- NE 176TH AVENUE IS A PUBLIC ROAD WHICH HAS A SURFACE MATERIAL OF ASPHALT.
- PROPOSED DRIVE AISLE AND PARKING TO TO BE PAVED WITH ASPHALT.
- THERE ARE NO TRANSIT FACILITIES PROPOSED.
- SEE SHEET P7.0 FOR LANDSCAPE PLAN. FINAL LANDSCAPE PLAN WILL MEET CLARK COUNTY REQUIREMENTS.

SIGHT DISTANCE CERTIFICATION:
WITH VEGETATION REMOVAL THE SIGHT DISTANCE AT THE PROPOSED DRIVEWAYS CAN MEET THE 607 FOOT SIGHT DISTANCE REQUIREMENT SET FORTH IN THE WSDOT DESIGN MANUAL EXHIBIT 1310-19A.



JOB NUMBER:	7780
DATE:	8/6/2020
DESIGNED BY:	JRS
DRAWN BY:	JRS
CHECKED BY:	SMH