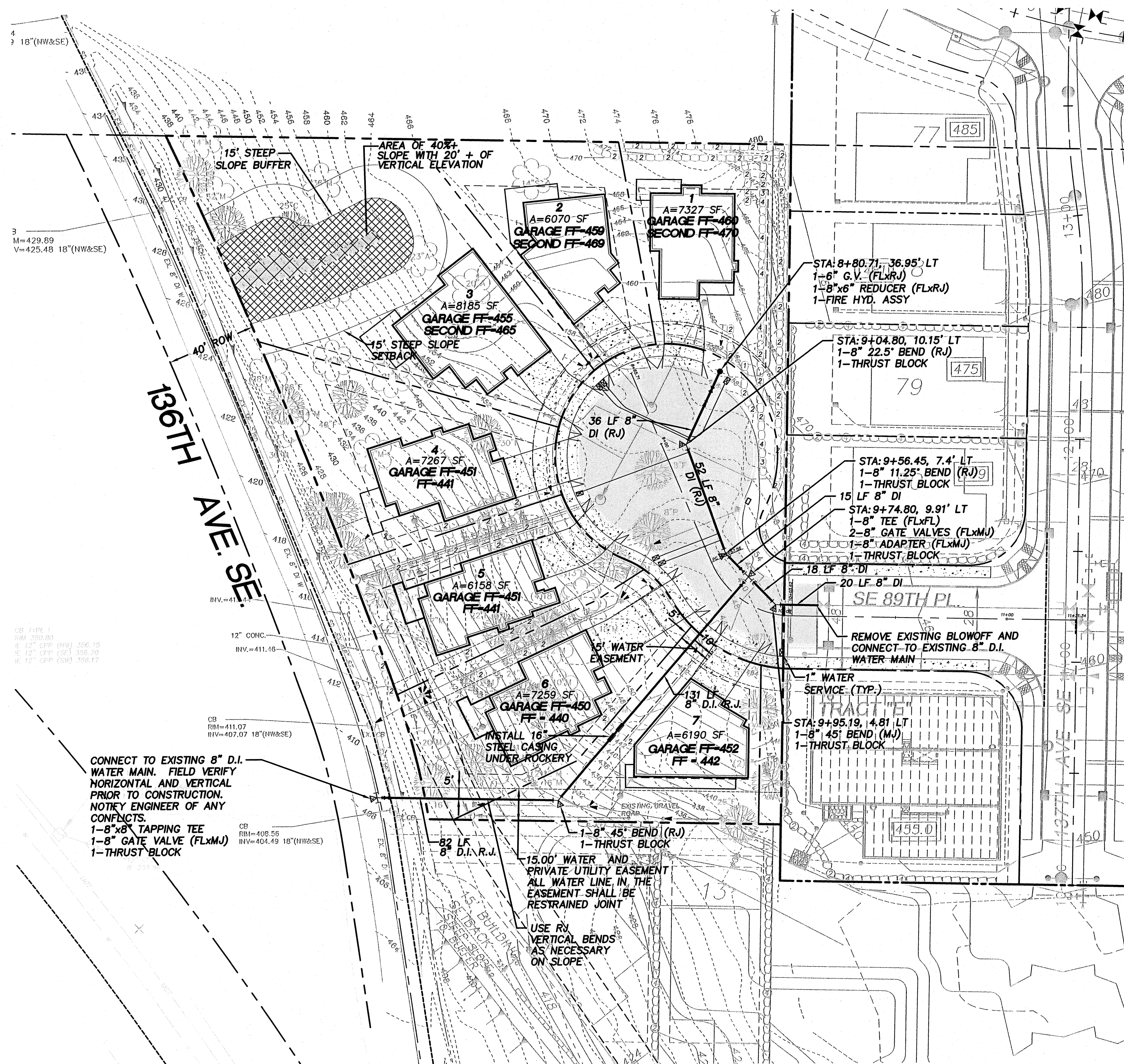


# VARNEY SUBDIVISION

## WATER PLANS

## CITY OF NEWCASTLE



**OWNERS**  
 MARK AND DORTHEA VARNEY  
 GREACEN CONSTRUCTION, INC  
 1140 140TH AVE NE STE D  
 BELLEVUE, WA 98005-2976  
 PHONE: (425) 746-6440  
 FAX: (425) 766-2303

**PROJECT ENGINEER/PLANNER**  
 PACIFIC ENGINEERING DESIGN, LLC  
 15445 53RD AVE. S.  
 SEATTLE, WA 98188  
 PHONE: (206) 431-7970  
 FAX: (206) 388-1648  
 WEB SITE: PACENG.COM

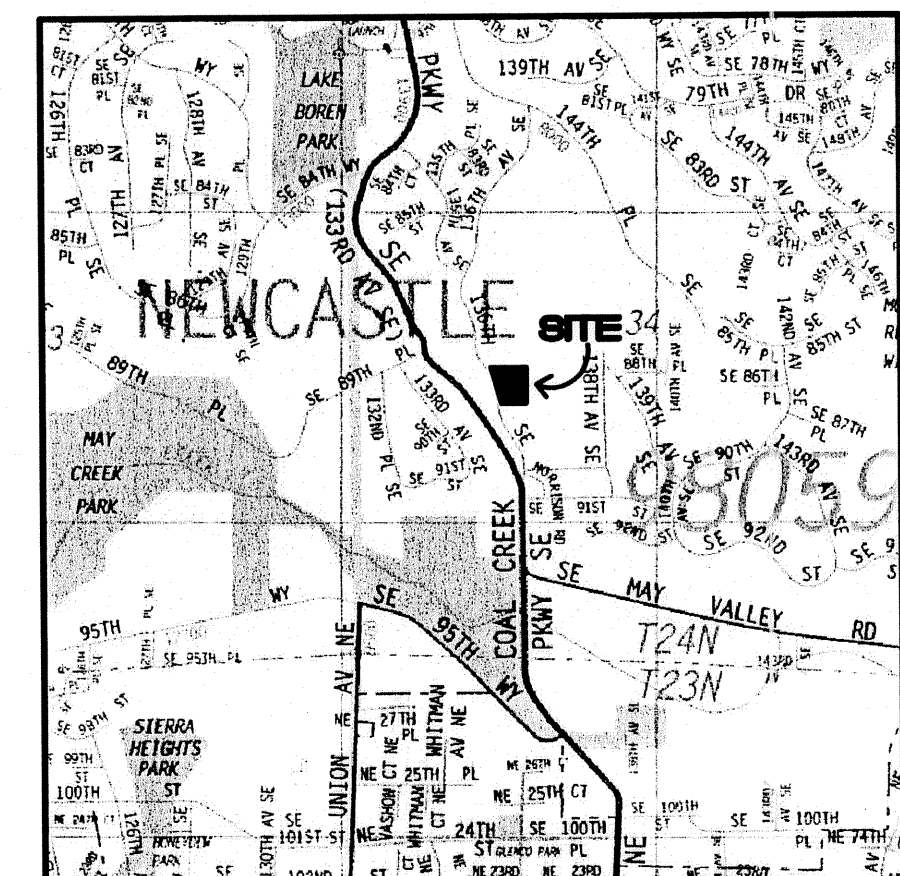
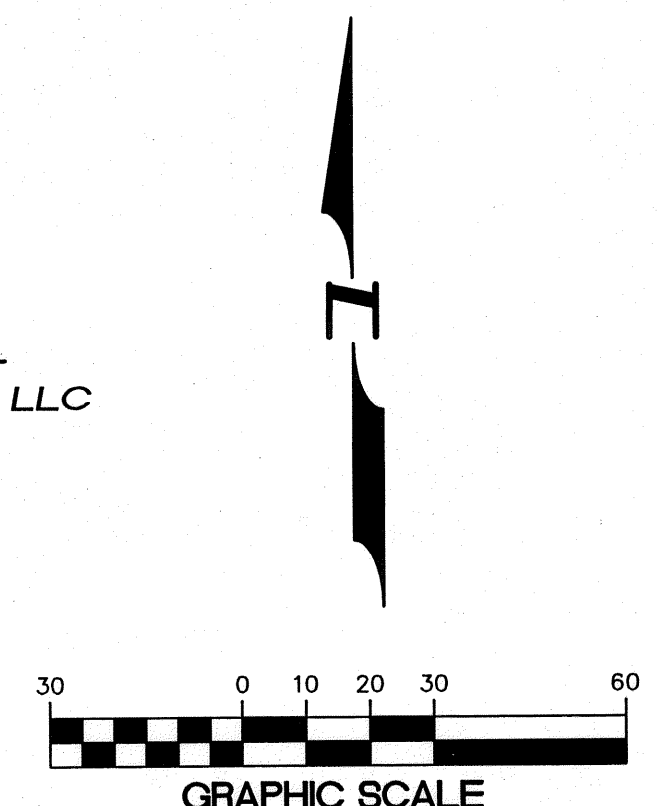
**SURVEYOR**  
 HANSEN SURVEYING  
 17420 116TH AVE S.E.  
 RENTON, WA 98058  
 PHONE: (425) 235-8440  
 FAX: (425) 235-0266

**GEOTECH**  
 EARTH SOLUTIONS NW, LLC  
 2881 152ND AVENUE N. E.  
 REDMOND, WA 98052  
 PHONE: (425) 284-3300  
 FAX: (425) 284-2855

**SHEET INDEX**  
 1 WATER PLAN/COVER SHEET  
 2 STANDARDS NOTES  
 3 STANDARDS DETAILS

**CAUTION**  
 LOCATION OF EXISTING UTILITIES SHOWN IS APPROXIMATE AND MAY NOT BE ACCURATE OR ALL INCLUSIVE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO FIELD VERIFY LOCATION OF UTILITIES PRIOR TO PROCEEDING WITH CONSTRUCTION.

**UTILITY PURVEYORS**  
 WATER: COAL CREEK UTILITY DISTRICT  
 SEWER: COAL CREEK UTILITY DISTRICT  
 POWER: PUGET SOUND ENERGY  
 TELEPHONE: QWEST COMMUNICATIONS  
 SCHOOL DISTRICT: ISSAQUAH #411  
 FIRE DISTRICT: BELLEVUE FIRE DISTRICT



VICINITY MAP

**SITE INFORMATION**

PROPERTY ADDRESS: 8824 136TH AVE. SE.  
 NEWCASTLE, WA 98059  
 EXISTING SITE ZONING: R-6, CITY OF NEWCASTLE  
 TOTAL SITE AREA: 1.5 AC  
 PROPOSED LAND USE: SINGLE FAMILY DETACHED  
 PROPERTY PARCEL NO.: 3424059012  
 PROPOSED NUMBER OF LOTS: 7 LOTS  
 PROPOSED DWELLING UNITS: 7 DWELLING UNITS

**GENERAL NOTES**

1. MAXIMUM ALLOWABLE DEFLECTION ON EACH JOINT SHALL NOT EXCEED ONE-HALF THE MANUFACTURER'S RECOMMENDED PERMISSIBLE DEFLECTION.
2. ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH COAL CREEK UTILITY DISTRICT STANDARD SPECIFICATIONS.
3. LOCATIONS OF THE EXISTING UTILITIES SHOWN ARE APPROXIMATE. EXISTING UTILITIES SHALL BE FIELD LOCATED BY REPRESENTATIVE UTILITY COMPANIES PRIOR TO CONSTRUCTION.
4. CONTRACTOR SHALL FIELD VERIFY ALL CONNECTIONS TO EXISTING PIPES FOR PROPER FITTING AND DEPTH.
5. CONTRACTOR SHALL NOTIFY ALL AFFECTED UTILITIES 24 HOURS PRIOR TO CONSTRUCTION.
6. ALL ADAPTERS ARE TO BE DUCTILE IRON FITTINGS.
7. VALVE POST MARKERS ARE TO BE INSTALLED FOR VALVES LOCATED OUT OF ASPHALTED AREAS.
8. "FIELD LOK" GASKETS MAY BE REQUIRED BY DISTRICT ON STEEP SLOPES.

Approved By:  
 Coal Creek Utility District  
 Date *7/24/07*

CALL BEFORE YOU DIG  
 Call: TOLL FREE  
 1-800-424-5555



EXPIRES: MAY 6, 2007

DESIGNED				
DRAWN	TJR	REVISED PER COAL CREEK UTILITY DISTRICT COMMENTS	08/12/08	JGC DGS
CHECKED	JWNSON	REVISE WATER PER COAL CREEK UTILITY DISTRICT COMMENTS	08/21/08	JGC DGS
		REVISION	DATE	BY

**Pacific Engineering Design, LLC**  
 15445 53RD AVE. S. SEATTLE, WA 98188  
 PHONE: (206) 431-7970 FAX: (206) 388-1648  
 WEB SITE: PACENG.COM  
 Civil Engineering and Planning Consultants

**COAL CREEK UTILITY DISTRICT**  
 6801 132ND PLACE S.E.  
 NEWCASTLE, WASHINGTON 98059

REFERENCE INFORMATION	DATE
FIELD BOOK:	JULY 26, 2007
SURV. CPU FILE:	SCALE
DATUM: NAD83	NOTED

**VARNEY WATER EXTENSION**  
**WATER PLAN/COVER SHEET**

JOB NUMBER	07019.00
DWG NO. 06015WA.DWG	
SHEET	1 OF 3

PART TWO - MATERIALS

NOTE: Developer in these specifications shall also signify "Contractor" for the purpose of District Financed Projects.

- 2-1 GENERAL: All materials and equipment shall be new and undamaged. Where possible, the same manufacturer of each item shall be used throughout the job.
2-2 MATERIAL LISTS AND SPECIFICATIONS: The Developer or his Contractor shall deliver to the Engineer a material list not less than ten (10) days before commencement of construction.

- 2-4 DUCTILE IRON PIPE AND FITTINGS: (a) Ductile iron pipe shall conform to AWWA Standard C-151. Pipe shall be thickness class 52 or as indicated on the Drawings.

- 2-5 COPPER PIPE AND FITTINGS: (a) Copper pipe shall conform to ASTM B 88, type K, annealed.

- 2-6 VALVES: (a) Gate valves shall be resilient seated, non-rising stem, conforming to AWWA Standard C-515.

- 2-7 FIRE HYDRANTS: Hydrants shall have a 5-1/4-inch main valve opening (MVO), 6-inch MJ connections, two 2-1/2-inch hose connections, ASA (National) standard thread and a 4-inch pumper connection with City of Seattle standard threads 4-875.

- 2-8 VALVE BOXES: Valve boxes shall be cast iron, two-piece, suitable for installation required, equal to Rich Co. style 045 with drop in handle or approved equal.

- 2-9 CORPORATION STOP, SERVICE CLAMP, CURB STOP: See Service Connections in Standard Details.

- 2-10 TWO-INCH BLOW OFF: See Standard Details.

- 2-11 PRESSURE REDUCING STATION: See Construction Drawings and Detail Sheet.
2-12 AIR AND VACUUM RELEASE VALVES: See Standard Details.
2-13 DETECTOR CHECK VALVE: Detector check valves shall be U.L. approved, FEBCO Model 806 DDC or equal.

- 2-14 HYDRANT GUARD POSTS: Guard posts shall be precast concrete nine inches (9") in diameter by six feet (6') long constructed with concrete having minimum strength of 3,500 psi.

- 2-15 VALVE MARKER POSTS: Valve marker posts shall be equal to Fog-Tite Meter Seal Company product 4" x 4" - 42" long.

- 2-16 CONCRETE BEDDING AND BLOCKING: Bedding and blocking concrete shall be Portland cement concrete containing four sacks of cement per cubic yard and a maximum aggregate size of 1-1/2 inches.

- 2-17 BOLTS IN PIPING: Bolts shall be carbon steel, zinc or chromium plated, brass or stainless steel.

- 2-18 BEDDING MATERIALS: Bedding material shall be well-graded, clean, granular sand and shall meet the following requirements:

Table with columns: U.S. Standard Sieve Size, % Passing By Weight. Rows include 3/8" square opening (100%), 1/4" square opening (90-100%), #10 sieve (40-75%), #40 sieve (15-40%), #200 sieve (0-15%).

- 2-19 TRENCH FOUNDATION MATERIAL: Over-excavated material shall be replaced with trench foundation material conforming to one of the following gradations as specified:

Table with columns: U.S. Standard Sieve Size, Class "A" (Min, Max), Class "B" (Min, Max). Rows include 2-1/2" square opening (98% Min, 100% Max), 2" square opening (92 Min, 100 Max), 1-1/2" square opening (82 Min, 87 Max), 1-1/4" square opening (58 Min, 75 Max), 3/4" square opening (27 Min, 47 Max), #4 sieve (0 Min, 1 Max).

- 2-20 ASPHALTIC CONCRETE: Asphalt concrete pavement shall conform to the technical requirements for Class B Asphalt in the latest edition of the State of Washington Standard Specifications for Road, Bridge and Municipal Construction.

- 2-21 TOP COURSE AND KEYSTONE MATERIAL: For use in restoration of excavated areas, Top Course and Keystone material shall be manufactured from ledge or talus rock, be free from wood, roots, bark and other extraneous material.

Table with columns: U.S. Standard Sieve Size, % Passing By Weight. Rows include 5/8" square opening (100%), 1/4" square opening (55-75%), U.S. No. 40 sieve (8-24%), U.S. No. 200 sieve (10 Max, 40 Min.), Sand Equivalent.

- 2-22 BASE COURSE MATERIAL: Base course material shall conform to the following requirements:

Table with columns: U.S. Standard Sieve Size, % Passing By Weight. Rows include 1-1/2" square opening (100%), 5/8" square opening (50-80%), 1/4" square opening (30-50%), U.S. No. 40 sieve (3-18%), U.S. No. 200 sieve (7.5 Max, 40 Min.), Sand Equivalent.

- 2-23 IMPORTED BACKFILL MATERIAL: Imported backfill material shall be free from wood, bark, roots or other extraneous material and shall meet the following requirements:

PART THREE - CONSTRUCTION

- 3-1 GENERAL: Except as otherwise noted herein, all work shall be accomplished as recommended in the latest revision of AWWA and APWA Specifications and according to the recommendations of the manufacturer of the material and equipment concerned.

- 3-2 ALIGNMENT: Pipe shall be laid to the specified grade and alignment as staked in the field. Alignment deviation shall not exceed 0.5 feet.

- 3-3 TRENCH: Trenches shall be excavated to the line and grade designated by the District. Except for unusual circumstances where approved by the District, the trench sides shall be excavated vertical and the trench shall be excavated to only such widths as are necessary for adequate working space.

- 3-4 TRENCH FOUNDATION: If, in the judgement of the District, the native trench bottoms will provide a firm base for the subsequent placement of bedding, pipe and backfill, such native trench bottom may be used if the bottom is leveled and smoothed so that the entire length of pipe will rest on a well-compacted base.

- 3-5 TIMBERING AND SHEETING: The Developer shall provide and install timbering and sheeting as necessary to protect workers, the project, existing buildings, utilities and other properties.

- 3-6 DUCTILE IRON: Pipe laying shall in general conform to AWWA Standard C-600 and the manufacturer's recommendations unless specifically contradicted by these Specifications.

- 3-7 BEDDING MATERIAL PLACEMENT: All right pipe shall be placed in bedding material of the type specified in Section 2-18.

- 3-8 BACKFILLING: No backfilling shall be performed until after the District has inspected the installation of the pipe and bedding and approved backfilling.

- 3-9 COMPACTION OF BACKFILL: Compaction of backfill and backfill procedures in public rights-of-way shall, at the minimum, conform to the requirements of the governmental agency having jurisdiction therefor.

- 3-10 POLYETHYLENE ENCASEMENT: Where the District determines that the pipe will be installed in corrosive soils, the Developer will protect the pipe with a polyethylene encasement as per ANSI/AWWA C105/A 21.5-82.

- 3-11 JACKED OR BORED CROSSING: All work shall be done in accordance with the requirements of the agency in control of the facility being bored or jacked.

- 3-12 HIGHWAY CROSSINGS AND RAILROAD CROSSINGS: This item applies only to rigid surface pavements. The Developer may use any method that provides satisfactory results and is acceptable to the governmental agency having control of the road and to the District.

- 3-13 FIRE HYDRANT INSTALLATION: Hydrant installation shall generally conform to AWWA Standard C-600 and the Standard Detail "Fire Hydrant Assembly".

- 3-14 GATE VALVE INSTALLATION: Before installation, gate valves shall be cleaned of all foreign material as earlier specified for installation of pipe.

- 3-15 VALVE BOX INSTALLATION: Valve boxes shall be set flush in pavement. If placed in gravel areas, an asphalt pad 2 inches thick and three feet in diameter shall be placed around the box.

- 3-16 CONCRETE BLOCKING: Concrete blocking shall be cast from 1:3:6 mix with a slump of not more than six inches (6"). Concrete blocking shall be cast-in-place, (not mixed in trench) and have a minimum of 1/4 square foot bearing against the filling and bearing area against undisturbed soil as shown in the Standard Details.

- 3-17 AIR AND VACUUM RELEASE VALVE INSTALLATION: See Plans. Location of the air release valves as shown on the Plans is approximate. The installation shall be set at the high point of the line.

- 3-18 HYDROSTATIC PRESSURE TEST: The hydrostatic pressure test shall be performed after the water system to be tested is initially filled, but before bacteriological sampling is conducted.

- 3-19 STERILIZATION AND FLUSHING OF WATER MAIN: Sterilization shall be by chlorine-bearing compound placed in each pipe length or capsules secured to the top of the barrel of each pipe length.

- 3-20 REPLACING ROAD SURFACING: The Developer shall restore all roadway and driveway surfaces excavated or disturbed to a condition acceptable to the District and to the government agency having control of the road.

- 3-21 SERVICE CONNECTION: (a) Ductile Iron Pipe: Connections into ductile iron pipe shall be by single strap saddles for 1-inch or smaller services and shall be made with double strap saddles for 1-1/2-inch and larger.

- 3-22 CONNECTION TO EXISTING PIPE LINES: No connections shall be made to the existing system until all hydrostatic and purity tests have been satisfactorily completed for the new sections of pipe.

- 3-23 WET TAPS: The material requirements for wet or "hot" taps of existing pipe lines shall be as follows: TAPPING GATE VALVES: Valves shall be of the resilient-seated variety and shall meet or exceed the requirements of AWWA C509.

- 3-24 BACKFLOW PREVENTION DEVICES: Where the possibility of contamination of the water supply exists, the District will require certain services be equipped with a backflow prevention device.

- 3-25 TRAFFIC CONTROL: All traffic control shall be according to the Manual of Uniform Traffic Control Devices and/or the agency with local jurisdiction.

- 3-26 ASBESTOS CEMENT PIPE: All pipe work and procedures are to be followed as set forth in WAC-296-62-077 thru 296-62-077e, including appendix A thru J.

- 3-27 NEW WATER SERVICE LINES: All new water service lines shall be marked with a 2" x 4" board which is to be located at meter box and the top of which shall be painted white and extended 4 feet above the ground labeled "WATER" in 2" high blue stenciled letters.

- 3-28 STREAMGUARD CATCH BASIN INSERTS: All catch basins located along project shall have a streamguard sediment catch basin insert model 9226 as manufactured by Ultra-Drain Guard, model 3003 as manufactured by Foss Environmental or approved equal.

FILE NAME (UPDATED BY) PROJECT DATE & TIME

Table with columns: DESIGNED, DRAWN, CHECKED, REVISED, COMMENTS, DATE, BY, APP'D. Includes entries for JCC, DGS, JMS, SYM, and revision dates.

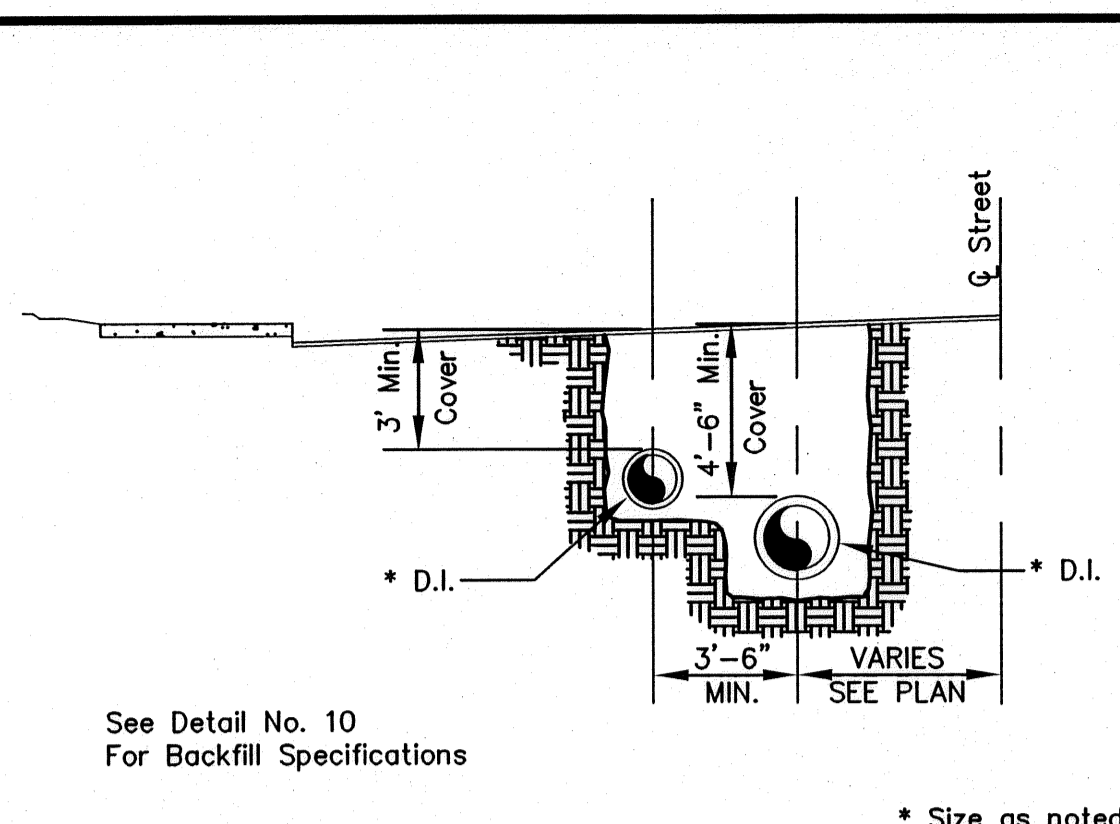
Pacific Engineering Design, LLC logo and contact information: 15445 53RD AVE. S, SEATTLE, WA 98188. PHONE: (206) 431-7970 FAX: (206) 388-1648 WEB SITE: PACENG.COM

COAL CREEK UTILITY DISTRICT logo and address: 6801 132ND PLACE S.E. NEWCASTLE, WASHINGTON 98059

REFERENCE INFORMATION table with columns: FIELD BOOK, SURV. CPU FILE, DATUM: NGVD29, DATE: JULY 26, 2007, SCALE, NOTED.

VARNEY SUBDIVISION STANDARD NOTES title and project details.

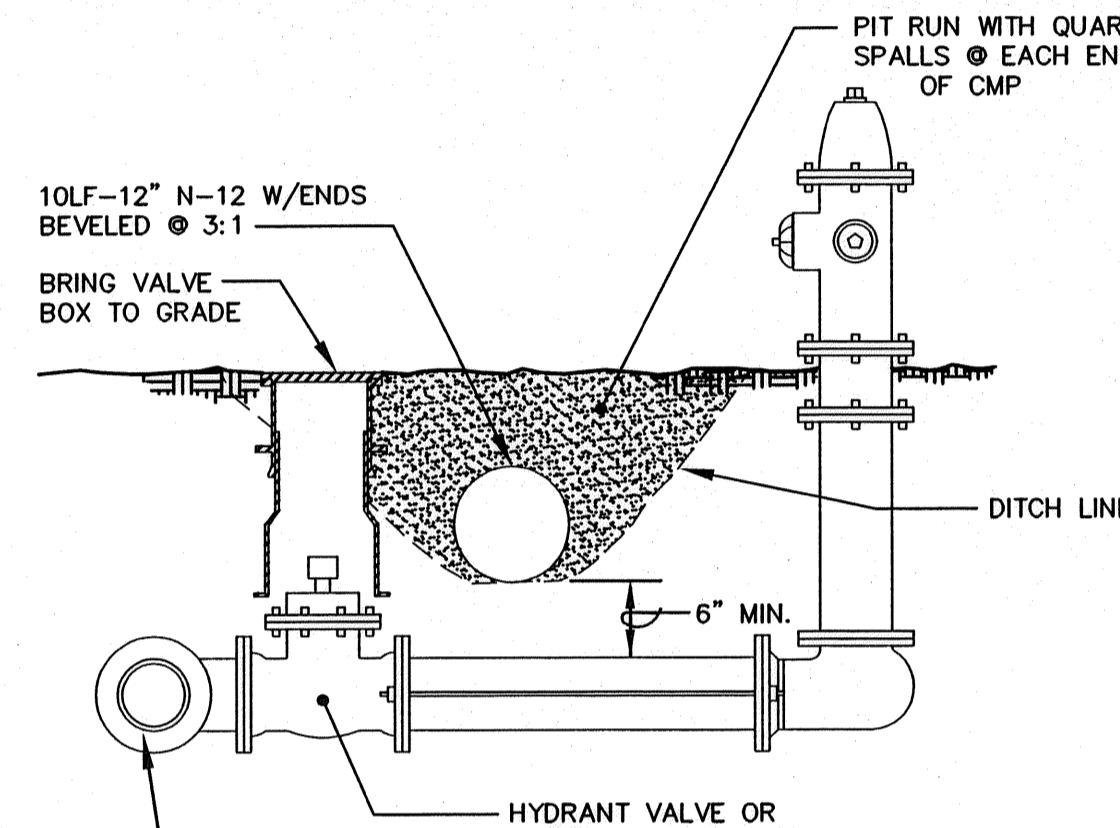
JOB NUMBER 07019.00, DWG NO. 06015/NOTES-P2.DWG, SHEET 2 OF 3.



**SECTION B-B**  
SCALE 1" = 5'-0"

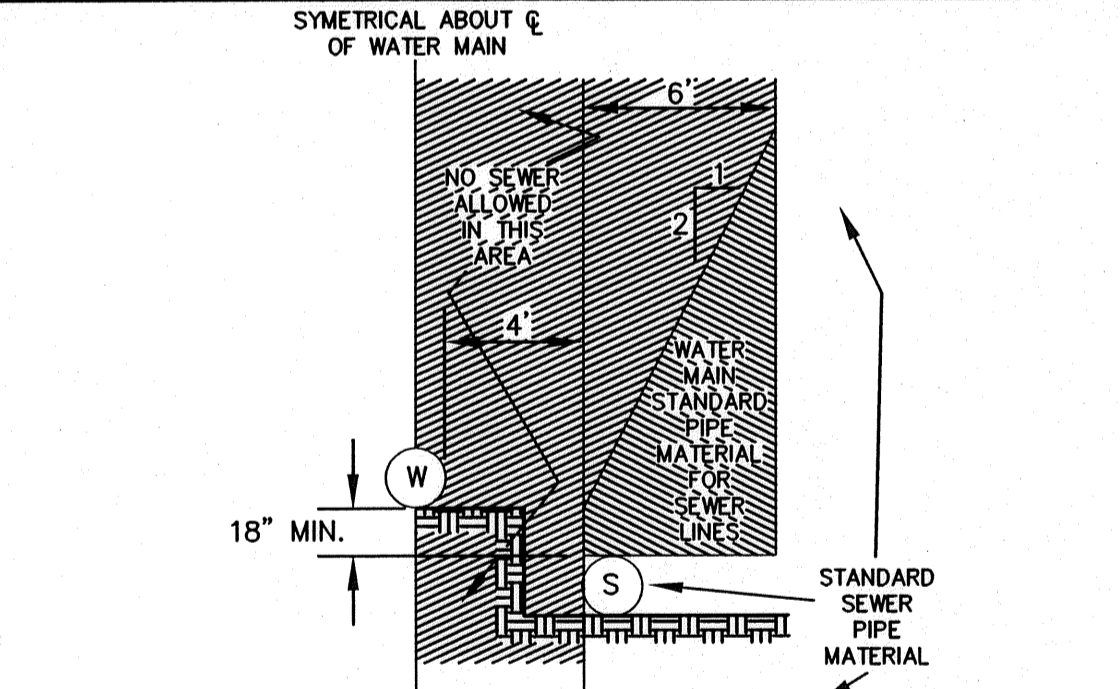
**DETAIL NO. 1**

TYPICAL TRENCH CROSS SECTION WITH TWO PARALLEL WATER LINES



**DETAIL NO. 2**

INSTALLATION OF VALVES & HYDRANTS IN DITCHES



**DETAIL NO. 7**

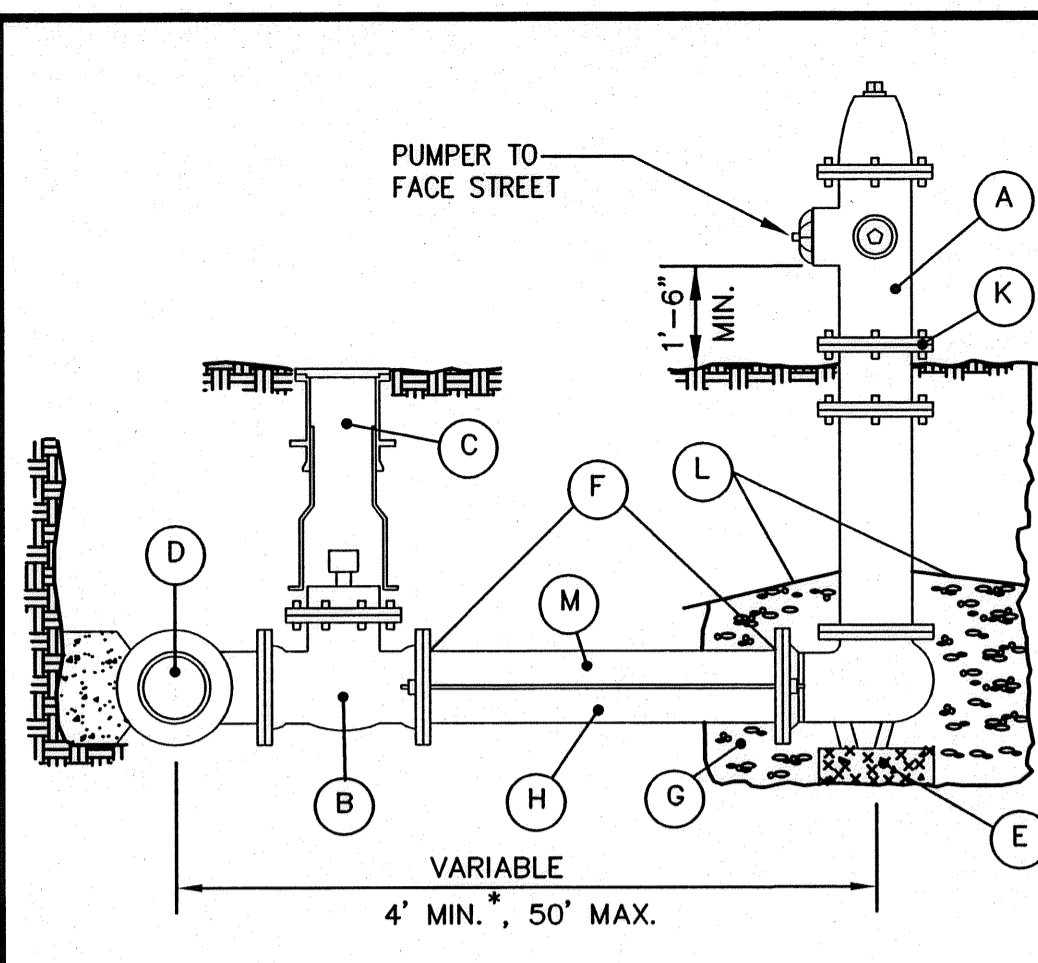
FOR PARALLEL CONSTRUCTION

Table 1  
WATER MAIN STANDARD PIPE MATERIAL

TYPE OF PIPE	AWWA (ASTM) STANDARD		
	PIPE	JOINT	FITTINGS
Ductile Iron	C 151 & C104	C 111	C 153

All water and sewer line separation shall meet DOE Standards.

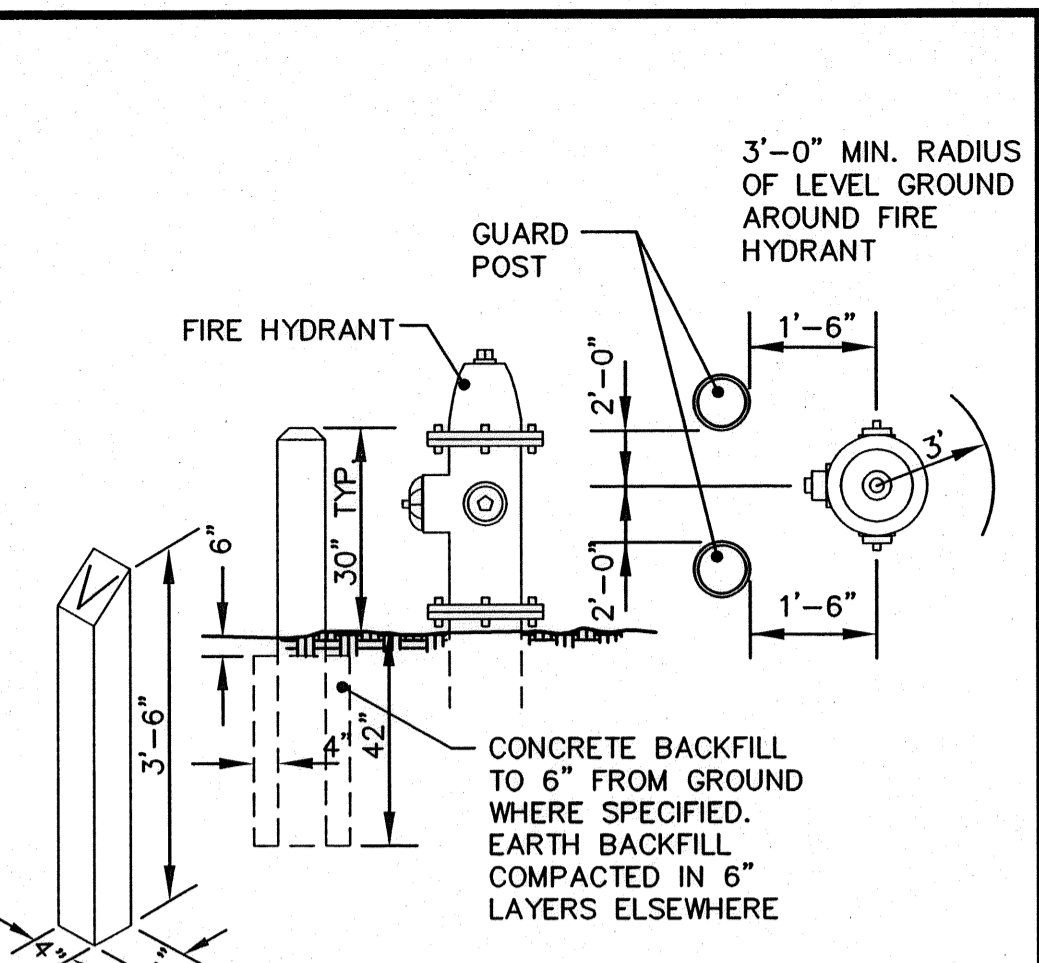
**For Perpendicular Construction**  
For perpendicular sewer line crossings, lay sewer below water lines and provide 18 inches of separation between inverts of water lines and crown of sewer pipes. If this is not possible, use material standards as set forth above for the sewer with minimum 18 feet length centered over crossing to maximize joint separation.



**DETAIL NO. 3**

FIRE HYDRANT ASSEMBLY

- | Item | Quantity | Item Description   |
|------|----------|--|
| A    | 1        | FIRE HYDRANT: 1-4" PUMPER-SEATTLE STANDARD THREAD 2-2 1/2" HOSE NOZZLES-NATIONAL STD. THREAD MECHANICAL JOINT SHOE |
| B    | 1        | AUXILIARY GATE VALVE: 6" - AWWA C509 RESILIENT SEAT, MJ x FL   |
| C    | 1        | VALVE BOX: CAST IRON SLIDE EXTENSION & BASE LID TO HAVE DROP IN HANDLE.  |
| D    | 1        | TEE: 6" FLANGED OUTLET   |
| E    | 1        | CONCRETE BRICK: 8" x 16" x 4"  |
| F    | 2        | RESTRAINED JOINT GLAND: MEGA-LUG OR EQUAL  |
| G    | 1/4 CY   | 1 1/2" WASHED ROCK   |
| H    | Var.     | 6" DUCTILE IRON PIPE: CEMENT LINED, CLASS 52   |
| J    |          | DELETED  |
| K    | 1        | HYDRANT EXTENSION, WHERE REQUIRED  |
| L    | 1        | PLASTIC SHEETING OVER WASHED ROCK.   |
| M    | Var.     | FIELD LOCK GASKETS AT PIPE BELL'S  |
- Hydrants shall be painted with two coats of Seymour/Krylon Paint Equipment No. 00481 (Yellow).
  - All hydrants shall be break-away type, per King County standards.
  - Pumper Cap shall be located one foot minimum behind sidewalk.
  - Hydrant to be located five feet behind curb if no sidewalk is present.



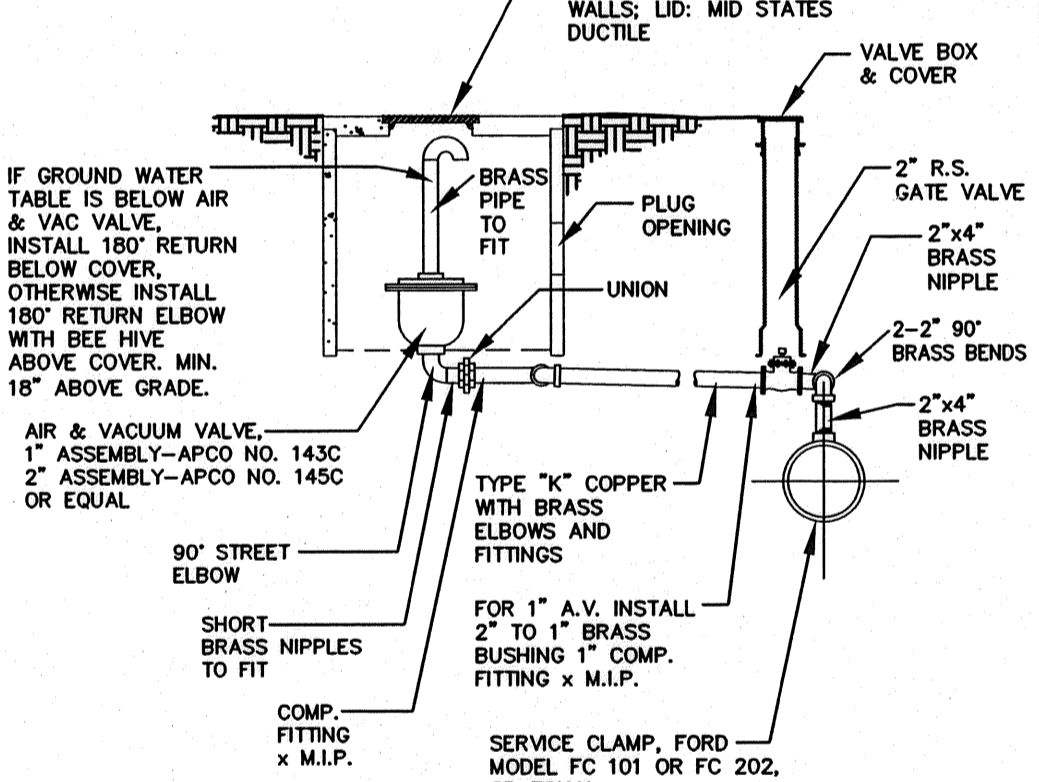
**DETAIL NO. 4**

VALVE GUARD AND MARKER POSTS

- Guard post shall be 9" diameter x 6' long precast concrete posts as per technical specifications. Paint with two (2) coats of Seymour/Krylon Paint Equipment Yellow No. 00481.
- Valve marker post as specified. Paint as specified for hydrant guard post. Paint distance from the valve marker to the post with black enamel paint, using 2" high numerals.

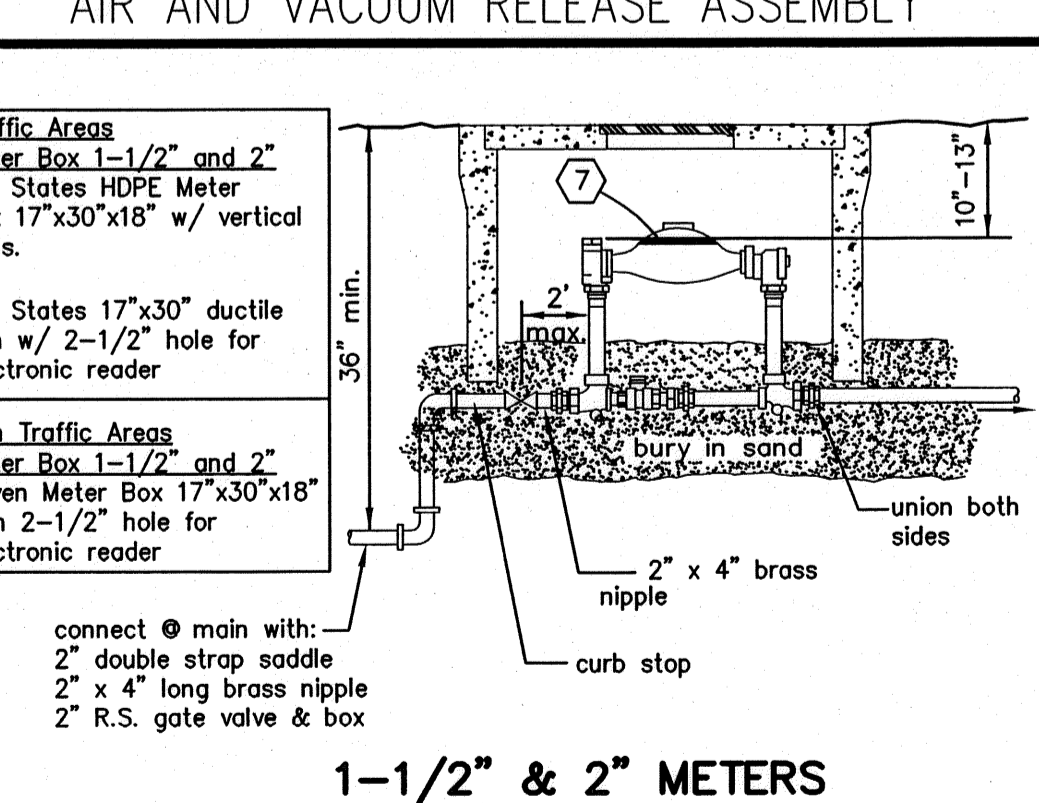
**DETAIL NO. 9**

AIR AND VACUUM RELEASE ASSEMBLY



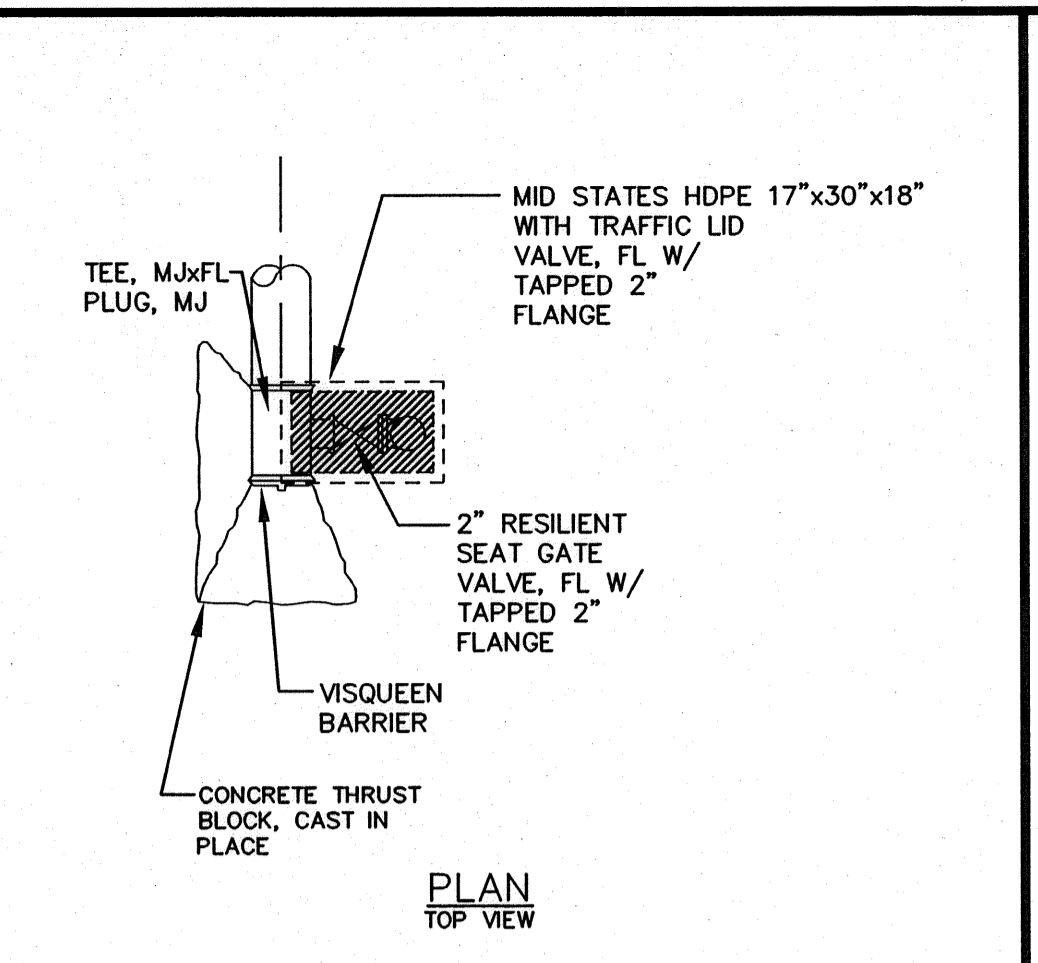
**DETAIL NO. 8**

SERVICE CONNECTIONS BEHIND SIDEWALK



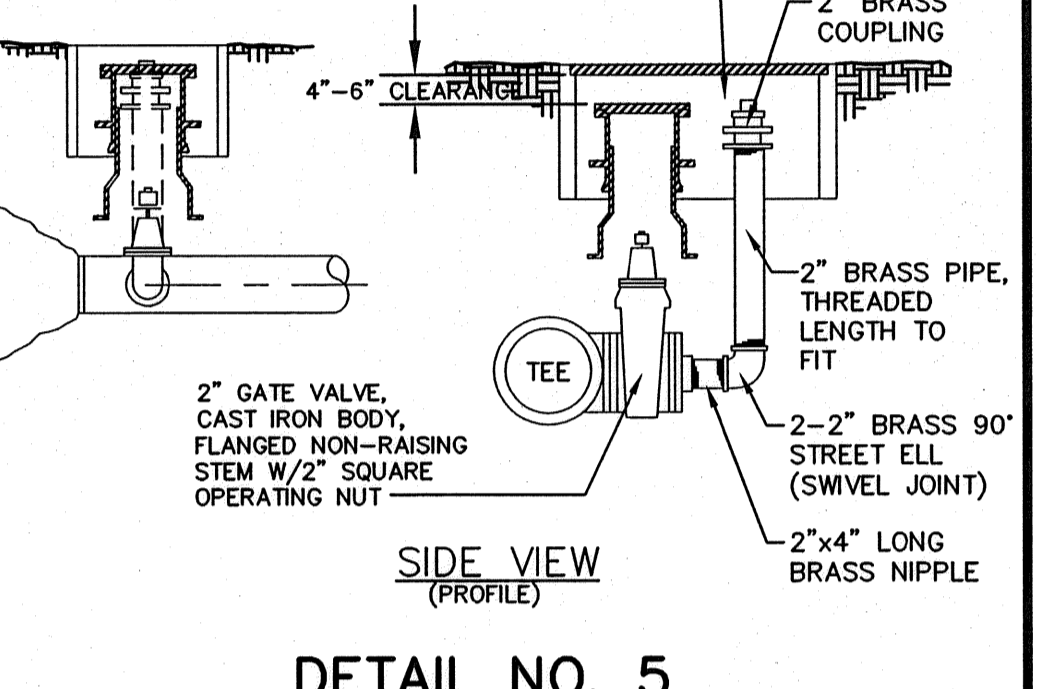
**DETAIL NO. 14**

SERVICE CONNECTIONS IN PLANTER STRIP



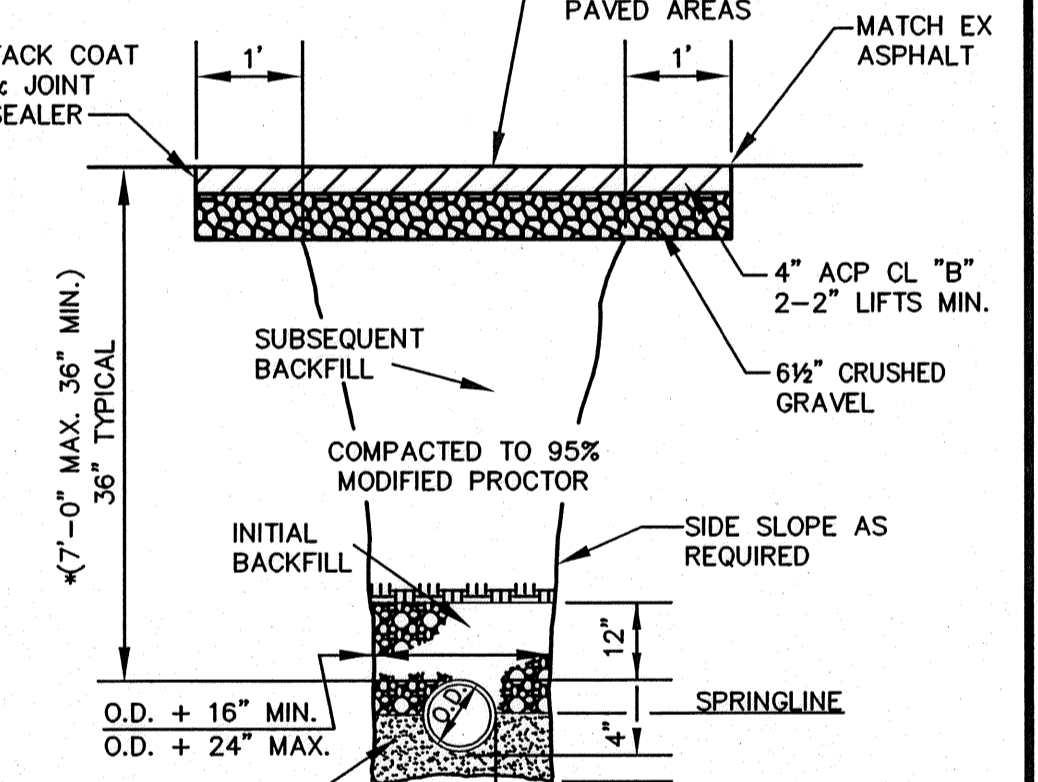
**DETAIL NO. 5**

2" BLOW OFF



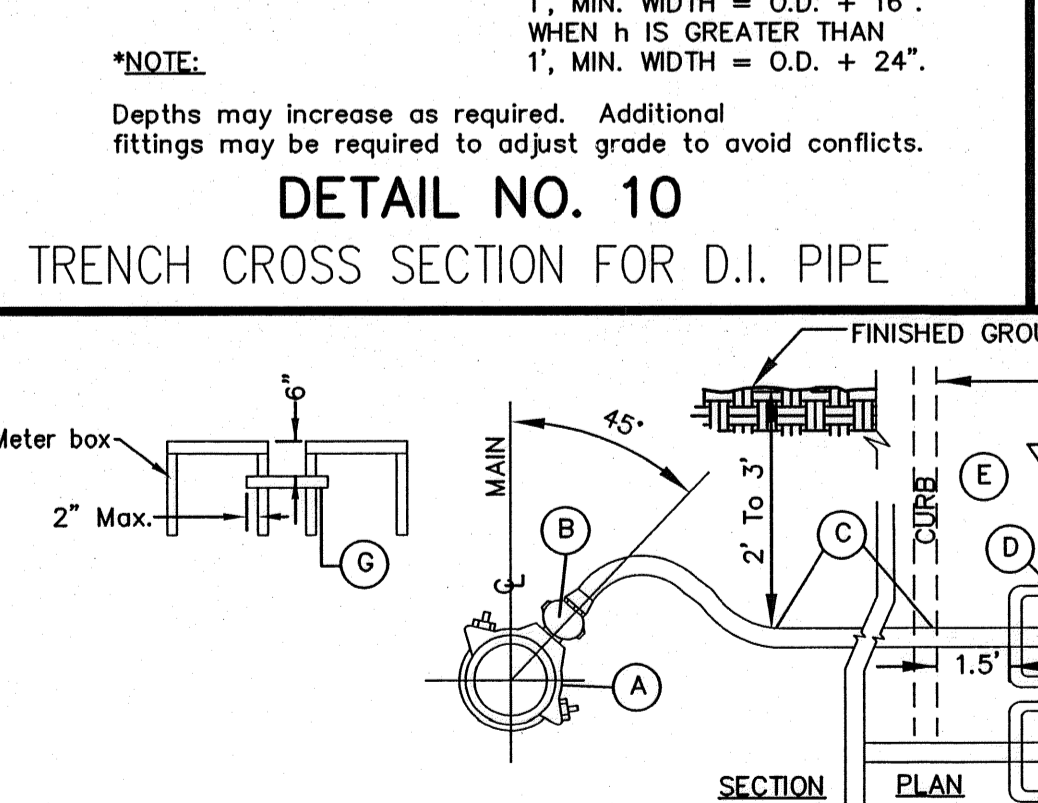
**DETAIL NO. 11**

REPLACEMENT OF EXISTING SERVICE



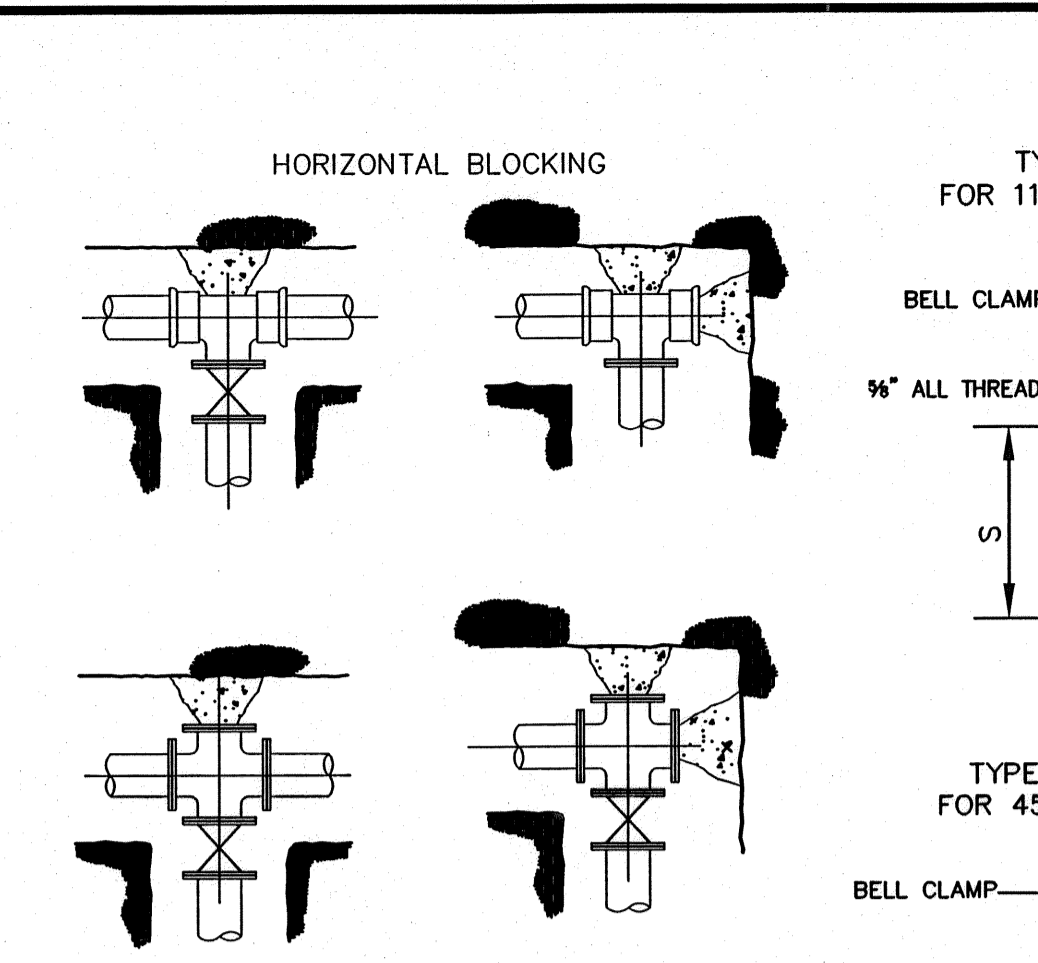
**DETAIL NO. 12**

HILL HOLDER



**DETAIL NO. 13**

PIPE ANCHORS



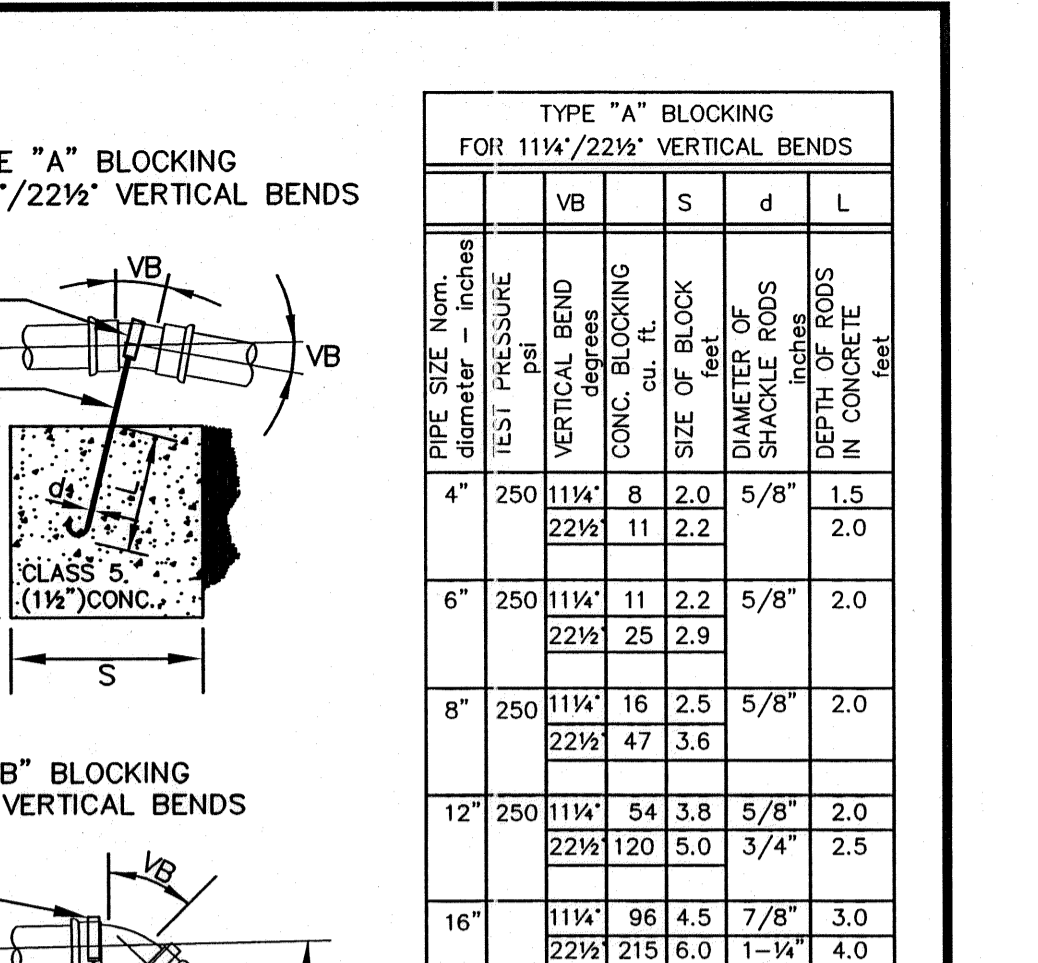
**DETAIL NO. 6**

CONCRETE BLOCKING

PIPE SIZE diam. in.	BEARING AREA OF BLOCK sq. ft.				
	TEES & BENDS	90° BEND	45° BEND	22 1/2° BEND	11 1/4° BEND
6"	3	4	2	1.5	0.8
8"	5	7	4	2	1
10"	8	11.2	6	3	1.6
12"	13.0	18.0	10	5	3
16"	20	28.5	16	8	4

**DETAIL NO. 14**

SERVICE CONNECTIONS IN PLANTER STRIP



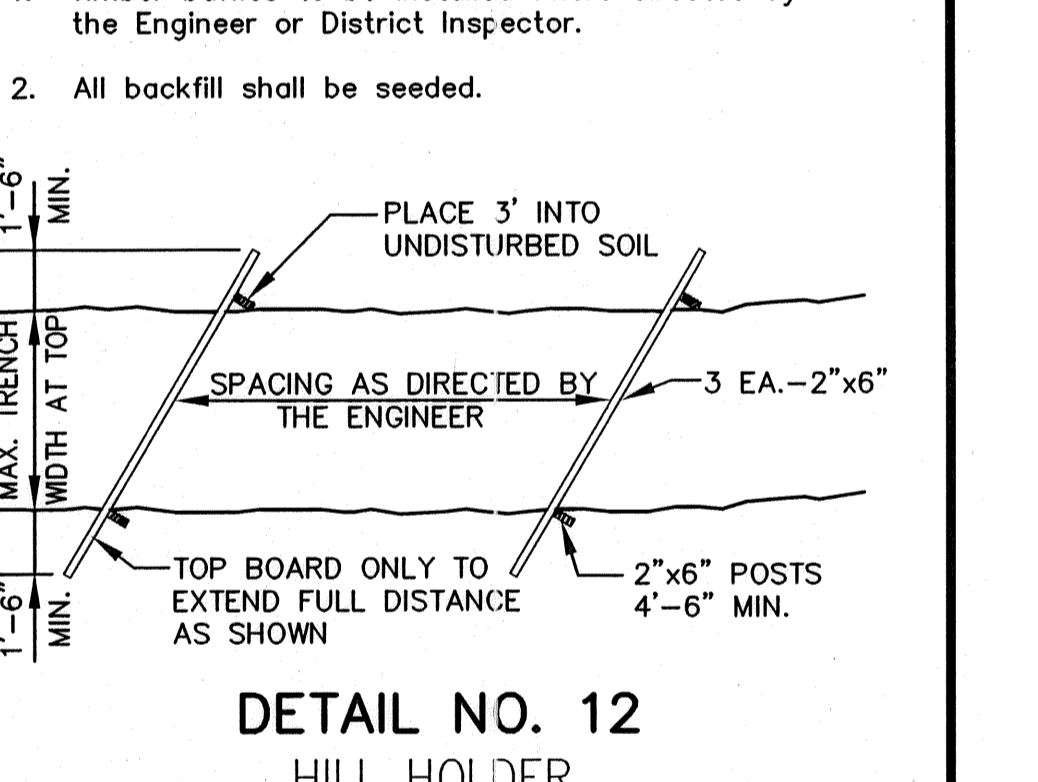
**DETAIL NO. 10**

CONCRETE BLOCKING FOR 11 1/4 & 22 1/2 VERTICAL BENDS

PIPE SIZE diam. in.	TEST PRESSURE psi	TYPE "A" BLOCKING FOR 11 1/4 & 22 1/2 VERTICAL BENDS		TYPE "B" BLOCKING FOR 45° VERTICAL BENDS		
		VB	S	d	L	
4"	250	11 1/4	11	2.2	5/8"	1.5
6"	250	11 1/4	11	2.2	5/8"	2.0
8"	250	11 1/4	16	2.5	5/8"	2.0
12"	250	11 1/4	84	3.8	5/8"	2.0
16"	250	11 1/4	225	47	3/4"	2.5

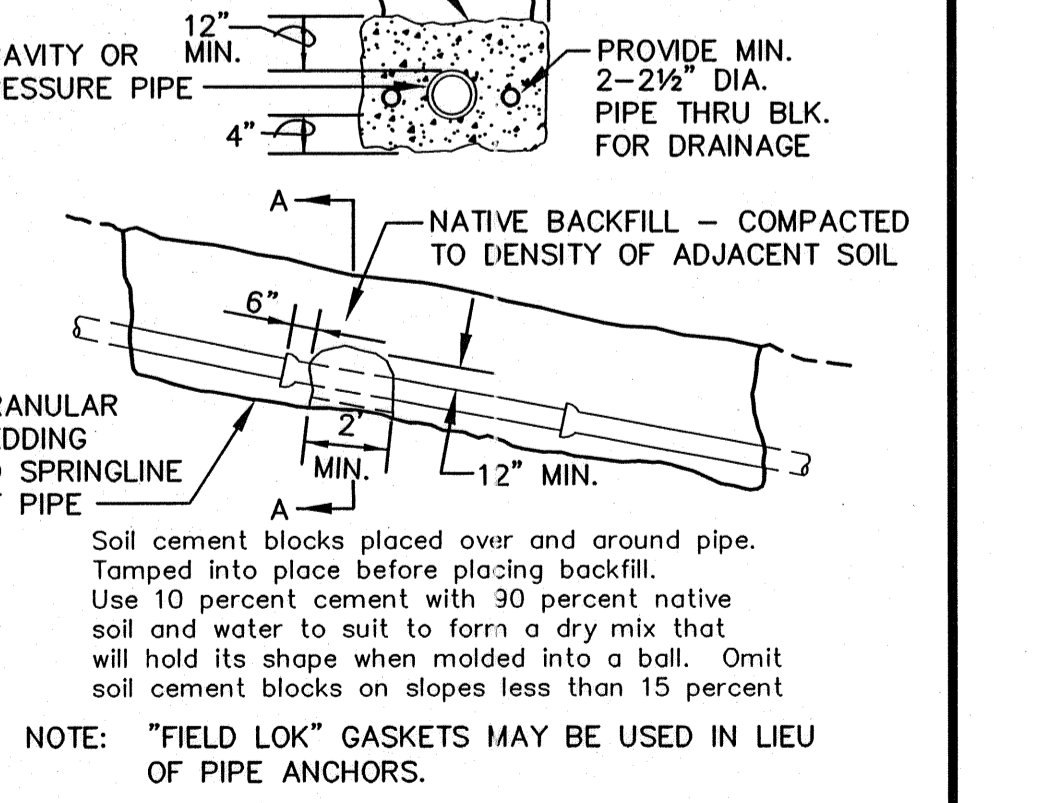
**DETAIL NO. 10**

CONCRETE BLOCKING FOR 11 1/4 & 22 1/2 VERTICAL BENDS



**DETAIL NO. 11**

REPLACEMENT OF EXISTING SERVICE



**DETAIL NO. 12**

HILL HOLDER

TYPE OF PIPE	AWWA (ASTM) STANDARD		
	PIPE	JOINT	FITTINGS
Ductile Iron	C 151 & C104	C 111	C 153

DESIGNED	DATE	BY
TLR		

REVISION	DATE	BY	APP'D
REVISE WATER PER COAL CREEK UTILITY DISTRICT COMMENTS	08/21/08	JSC	DGS

**Pacific Engineering Design, LLC**  
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PHONE: (206) 431-7970 FAX: (206) 388-1648 WEB SITE: PACENG.COM  
Civil Engineering and Planning Consultants

**COAL CREEK UTILITY DISTRICT**  
6801 132ND PLACE S.E.  
NEWCASTLE, WASHINGTON 98059

REFERENCE INFORMATION  
FIELD BOOK: SURV. CPU FILE: DATUM: NGVD29  
DATE: JULY 26, 2007  
SCALE: NOTED

**VARNEY SUBDIVISION STANDARD DETAILS**  
JOB NUMBER: 07019.00  
DWG NO. 06015WADTLS-P3.DWG  
SHEET 3 OF 3