CITY OF GRANITE FALLS
Plan Review Checklist

Overview

- Title/Cover Sheet
- Notes / Index Sheet
- Survey Control Sheet
- Temporary Erosion and Sediment Control Sheets
- Clearing and Grading Sheets
- Road and Storm Drainage Plan and Profile Sheets
- Water Plan Sheets (including any PUD related information)
- Sewer Plan Sheets
- Structural Sheets
- Non-Motorized Circulation Plan
- Traffic Signing Plan
- Channelization Plan
- Illumination Plan
- Landscaping and Irrigation Plan
- Tree Retention Plan
- Wetland Mitigation Plan
- Park Plan

Additional Reports

- Stormwater Site Plan (Drainage Report)
- Geotechnical Report
- Traffic Study
- Environmental Reports (Wetland Report/Critical Areas Study, SEPA Checklist)
- Structural Calculations

No. of Submittal Copies

- Initial construction plan submittal: One pdf copy
- Approved construction planset: Two 11" x 17" signed paper copies, one pdf copy
- Record drawings: One 11" x 17" signed paper copy, one pdf copy, AutoCAD drawings

The following represents most, if not all, of the plans, drawings, reports, calculations, etc., that could be required for your project. In many cases, you will be required to submit only a portion of these. You should consult with the City staff prior to starting the engineering design of the project and verify what is required. Sheets should be ordered as presented herein.

☐ General submittal requirements

- □ Plans submitted for approval must not be stamped as "preliminary" or "not for construction".
- □ All plan sets must have a title/cover sheet.
- □ All sheets must be signed and dated.
- □ All sheets must have an "Approved for Construction" signature block in upper/lower right corner.

  APPROVED FOR CONSTRUCTION

  BY:_____DATE:_____
  CITY OF GRANITE FALLS
- □ All plan sheets must have North Arrow and Scale Bar.
- □ Scale:
  - □ Plan view: 1" = 50', but 1" = 20' preferable
  - □ Profile view: 1" = 20' horizontally and 1" = 5' vertically
  - □ Overall or section cover page – variable, but 1"=100' preferable
- □ All sheets must have a title block on the bottom or right edge. Title block should include:
  - o Company Name and Contact Information
  - o Revision Block including the following:
    - ▪ Revision Number
    - ▪ Date
    - ▪ Description of Revision
    - ▪ Made By/Checked By
  - o Project Information Block – This block contains text noting scale, drawing name, drafter/designer initials, and approving engineer's initials
  - o Engineers seal
  - o Scale
  - o Sheet title including project name, city project number
  - o Sheet number in the lower right corner.

☐ Title/Cover Sheet

- □ Project name
- □ Title of plans (e.g., "Road and Storm Drainage Improvements")
- □ Section, Township, and Range
- □ "City of Granite Falls, Snohomish County, Washington"
- □ City Project number

- □ Date of Original Plans
- □ Revision dates
- □ Owner's (developer's) name, address, and phone
- □ Engineer's name, address, and phone
- □ Approval block (positioned in lower right corner)

☐ **Notes / Index Sheet**

- □ Vicinity Map (Granite Falls) – not to scale
- □ Contact information for all involved owners, trustees, surveyors, and engineers (civil, geotechnical, structural)
- □ "Approved for Construction" block (lower right corner)
- □ Index of all sheets with sheet numbers and titles
- □ Legend including abbreviations and symbols

☐ **Survey Control Sheet** (No approval block required)

- □ This single sheet should show entire project and surrounding areas
- □ Indicate graphically and by text the basis for the survey control including:
  - □ Basis of position – showing street breakdown
  - □ Basis of bearing – showing boundary dimensions and bearings
  - □ Horizontal and vertical datum (bench mark elevation and location)
  - □ Monumentation – found and set
- □ Features of the sheet that should be identified and labeled by the following text:
  - □ Lots – numbers
  - □ Tracts – letters
  - □ Easements – dashed lines with labels
  - □ Adjacent parcel/right-of-way lines – dashed lines with parcel numbers
  - □ Adjacent parcels names ("Plat of _____", etc)
  - □ Street names, street classifications, lot numbers – as approved by the City
  - □ Bearing, length and curve data (including delta, radii, length) for right-of-way centerlines
  - □ Right-of-way width
  - □ Stationing set at 100-foot increments, with tick marks at 50 feet
  - □ Square Footage (or acreage) of tracts
  - □ Each lot, tract, and easement boundary should be labeled with its length and bearing.
  - □ Each tract should have its purpose noted (i.e. public/private; park, landscape, etc.).
  - □ Each tract should have its boundary and buffer clearly labeled.
  - □ Curb return control data with gutter elevations should be provided on sheet(s) separate from other survey control sheets. (begin/end curb return – BCR/ECR)
  - □ Monument locations (existing and proposed)

☐ **Temporary Erosion and Sediment Control Sheets**

- □ Erosion and Sediment Control Notes
- □ Existing and finished grade contours. The existing contours should be screened.
- □ Run-on from upstream properties
- □ Show all TESC measures. These should include, but are not limited to:
  - □ Clearing limits
  - □ Cover measures (temporary and permanent)
  - □ Perimeter protection
  - □ Traffic area stabilization
  - □ Sediment retention (ponds, traps, riser and outlet details)
  - □ Surface water control (temporary piping, conveyance ditches, interceptor swales, temporary outfalls)
  - □ Significant features (i.e. rock walls, retaining walls)
  - □ Uncontained areas
  - □ Other BMPs
  - □ Sediment retention sizing calculations (also include in Stormwater Site Plan)
  - □ LID/Infiltration protection notes/measures
  - □ TESC Details

☐ **Clearing and Grading Sheets**

- □ Scale, legend, parcel lines, lot numbers, street names, construction easements
- □ Existing contours (minor – 2', major – 10') screened or shaded
- □ Proposed contours (minor – 2', major – 10')
- □ Existing and proposed contours (existing contours screened back)
- □ Sensitive areas and associated buffers
- □ All other significant topographic features
- □ Walls, type with top and bottom elevation labeled (Note indicating a separate building permit required for walls greater than 3' and reference detail of the wall)

☐ **Road and Storm Drainage Plan and Profile Sheets**

- □ Each sheet must show plan view with roadway or drainpipe centerline profile below

<u>Roadway/Storm Plan View</u>

- □ All parcels, lots, and tracts labeled
- □ Existing and proposed contours (minor – 2', major – 10'), 50' beyond site
- □ Stationing
- □ Easements, width and type
- □ Connection to existing improvements
- □ Sensitive areas and associated buffers
- □ Walls (see grading sheets for type and elevations)

- □ Call-outs to other sheets for details and match lines
- □ **Roadway** features identified in plan view (with symbols, text where needed):
  - □ Street names and classification
  - □ Right-of-way and pavement width boundary
  - □ Curb and gutter (driveway curb cuts, if known)
  - □ Sidewalks, ramps, trails, walkways
  - □ Flow direction arrows at curb returns
  - □ Driveway approaches, width
  - □ Utility structure locations
  - □ Traffic calming features
  - □ Major pavement markings (crosswalks, textured pavements)
    - □ For commercial, verify that number of parking spaces meets city code
  - □ Pavement type (concrete, gravel, asphalt)
  - □ High/low point
  - □ Fences, guardrail, or handrails
  - □ Pavement tapers, transitions
- □ **Storm drainage** features identified in plan view (with symbols, text where needed):
  - □ Catch basins, inlets, manholes - number and type
  - □ Pipe length, diameter, material type, flow direction, and slope. Minimum pipe size shall be 12 inches diameter.
  - □ Outline of underground facilities
  - □ Special storm components (arched culverts, dispersal trench, outfalls, weirs, headwalls, etc.,)
  - □ Wall and yard drain stub invert elevations
  - □ Individual downspout stub invert elevations
  - □ Flow direction arrows
  - □ Stormwater facility (pond, vault, infiltration trench, LID, etc.,) – separate sheet if necessary
    - □
  - □ Call-outs to other sheets for details

<u>Roadway/Storm Profile View</u>

- □ Existing and proposed grade elevations at road/drainpipe centerline
- □ Street name and classification
- □ Stationing
- □ Slope (%)
- □ Station equations at intersections
- □ Vertical curve data:
  - □ Length, low/high point and station, PVI station and elevation, algebraic difference, K Value
  - □ PVC, PRC, and PVT – station and elevation

- □ Street classification, design speed, required stopping sight distance, superelevation
- □ Utilities – size and type labeled
- □ Storm Information
  - □ Pipe - Length, diameter, material type, and slope of each pipe/feature
  - □ Catch Basin structure number, station, offset, rim elevation, invert elevations including inlet and outlet pipes
  - □ Underground vaults, ponds, tanks with elevations, inverts

Minimum Roadway Design Standards

- □ No streets shall intersect at intervals closer than 125 feet
- □ Intersecting streets shall be laid out so that blocks between street lines are not more than 1,320 feet in length.
- □ Intersections shall not be less than an angle of 60 degrees
- □ Utility easements shall be 15 feet. Access easements shall be 25 feet with 20 feet as a paved surface.
- □ Curbs in Major, Minor, Collector Arterial and Local Access Street shall be Vertical Cement Concrete and Gutter on both sides
- □ Sidewalks in Major, Minor, and Collector Arterial shall be 5 feet minimum, both sides of street or 6' in Central Business District/General Commercial Zones. In Local Access Streets sidewalks shall be 7 feet minimum both sides.
- □ Planter Strips in major, minor arterial and collector streets shall be 5 feet minimum both sides of the street; Median shall be 10 feet. No planter strip is necessary for local access streets.
- □ Intersection Curb Radius shall be the following:
  - □ Major, Minor and Collector Arterial: 30 feet
  - □ Local Access Street: 25 feet
  - □ Alley: 15 feet
- □ Design speed shall be the following:
  - □ Major Arterial: Per City Direction
  - □ Minor Arterial: 30 mph
  - □ Collector Arterial and Local Access Street: 25 mph
  - □ Alley: 15mph
- □ Stopping Site Distance shall be the following:
  - □ Major Arterial: Per City Direction
  - □ Minor Arterial: 250 feet
  - □ Collector Arterial and Local Access Street: 200 feet
  - □ Alley: Per City Direction
- □ Spacing between adjacent intersecting streets, whether crossing or "I" should be as follows:
  - □ Major Arterial: 350 feet
  - □ Minor Arterial and Collector Street: 300 feet
  - □ Local Access Street: 150 feet

When different class streets intersect, the higher standard shall apply on curb radii. Deviations to this may be allowed at the direction of the City Engineer

- □ On sloping approaches at an intersection, landings shall be provided with grade not to exceed one-foot difference in elevation for a distance of 30 feet approaching any arterial or collector or 20 feet approaching a local access street, measured from nearest right-of-way line (extended) of intersecting street

- □ Driveways
  - □ Joint use driveways shall have a minimum paved width of 20 feet
  - □ Joint driveways longer than 150 feet must have a turnaround as shown in Standard Details
  - □ No commercial or industrial type driveway shall be constructed where backing onto the sidewalk or street is required
  - □ Driveways shall be located at a minimum of 5 feet from any existing street lighting standard, utility pole, traffic regulating device or fire hydrant and a minimum of 9 feet from the property line for commercial and industrial areas
  - □ Residential driveway width shall generally not exceed 25 feet and not be less than 10 feet but should typically follow:
    - □ Property Frontage Less than 50': 18' max
    - □ Property Frontage ≥50 and less than 75': 22' max
    - □ Property Frontage Greater than 75': 25' max
  - □ The total width of all driveways for any one ownership on a street shall not exceed 30 percent of that ownership along the street
  - □ No driveway shall be located within 20 feet of a crosswalk

- □ Trench Restoration
  - □ No pavement cuts allowed if paved surface < 5 years (unless approved by City)
  - □ Parallel trenches require a half width overlay
  - □ Utility trenches separated by 150 feet or less shall be repaired by asphalt planning between trenches to a minimum depth of 2 inches

- □ Roadside Features
  - □ Monuments: Place at all street intersections, PC/PTs of horizontal curves, PI of horizontal curves where PI lies within the traveled roadway, at section/quarter/sixteenth corners within r-o-w.
  - □ Mailboxes: Installed at locations set in standards and as approved by US Postal Service.
  - □ Rock Walls: Include detail

- □ Asphalt Concrete Pedestrian Paths and/or Bikeways

- □ Constructed width shall be 5 feet minimum. Greater widths may be required by the City up to 12 feet maximum
- □ Surface to be min. depth of 1 ½" or paving course shall be 2-inches hot mix asphalt concrete.

Minimum Stormwater Design Standards

- □ Stormwater design to current adopted Ecology Stormwater Management Manual for Western WA
- □ All public storm facilities are to be in the right-of-way or dedicated tracts
- □ Maximum catch basin spacing shall be 200 feet on road grades up to 3 percent, 400 feet when the road grade is 3 percent or greater
- □ A 15' permanent easement required outside public right-of-way
- □ Storm drainage detention ponds
  - □ Minimum side slope of 3:1 (H:V)
  - □ Pond perimeter fence shall be 6 feet high and landscaped so as to hide the fence
  - □ Maintenance vehicle access shall be provided at a maximum of 1:6 (V:H)
  - □ Minimum profile grade shall be 0.7 percent

City Standard Details (Road)

- □ Major and Minor Arterial, Collector Street, Alley and Local Access Street Section
- □ Trench – Pavement Restoration (if allowed by City)
- □ Pavement and Parking Space Markings
- □ Cement Concrete Driveway with and without Planter
- □ Turn Arrow Details
- □ Mailbox Detail
- □ Monument Detail
- □ Rock Wall Detail
- □ Speed Bump; Design, Pavement Marking, and Signing
- □ Manhole, or Catch Basin (Type II) Grade Adjustment
- □ Sidewalk with / without Planting Strip
- □ Parallel, Perpendicular and Single Direction Curb Ramp
- □ Sidewalk Ramp to Shoulder
- □ Detectable Warning Surface
- □ Cul-de-Sac
- □ Temporary Cul-de-Sac
- □ Alternative Fire Apparatus Access Turnaround
- □ Valve Box
- □ Sign Installation Detail
- □ Street Sign Location Detail and Street Name Sign

City Standard Details (Storm)

- □ Catch Basin – Type I
- □ Catch Basin – Type IL
- □ Catch Basin Frame and Grate
- □ Catch Basin Type II
- □ Flow Restrictor Tee Type
- □ Riprap and Energy Dissipation for Ditch
- □ Vaned Grate
- □ Standard Frame Installation
- □ Through Curb Inlet Frame
- □ Through Vertical Curb Inlet Frame and Grate
- □ Solid Storm Drain Cover
- □ 24" Bolt – Locking Manhole and Ring Cover
- □ Trash Rack Debris Barrier
- □ Wetland Sign Installation

Developer Provided Details (Storm)

- □ Storm Facility Detail
  - □ Ponds: Bottom elevation, top elevation of of dead storage / water quality surface, 100-year water surface, berm, spillway, pipe invert elevations, dividing berm/baffle wall including elevation, access road/ramp, control structure detail with orifice elevations, emergency spillway, fence, gate/bollards, side slopes, outfall protection
  - □ Vaults: Access hatch/manholes (spacing), dimensions, sediment storage area, 100-year water surface, dead storage / water quality elevation bottom elevation, control structure detail with orifice elevations, ladder
  - □ Infiltration Trench: type of gravel, perforated pipe, observation well
  - □ LID Facility (Bioretention, Permeable Pavers)

☐ Water Plan and Profile Sheets

- □ Entire site with existing and proposed contours
- □ Water components shown and labeled (number and type)
- □ Lots, streets, and tracts labeled
- □ Sensitive areas
- □ Each sheet must show plan view with roadway or pipe centerline profile below
- □ Connection to existing improvements

Water Plan View

- □ Meters, valves, hydrants, backflow prevention
- □ Water main length, diameter, material type
- □ Stationing

- □ Individual service connections with elevations
- □ Easements, width and type
- □ Call-outs to other sheets for details and match lines

Minimum Water Design Standards

- □ Water main shall be DI Class 52 (or Class 50 for 16"+ diameter)
- □ Distribution water main shall have 36" cover and transmission water main shall have 42" cover.
- □ Water main located parallel to centerline and 6' north and east of road centerline.
- □ Water main extended to property line.
- □ Fire Hydrants required approximately every 600 feet in residential areas and every 300 feet in commercial areas
- □ Fire hydrants on dead end streets and roads shall be located within approximately 300 feet from the frontage center of the farthest lot.
- □ Valves shall be installed at not more than 1,000-foot spacing and on all legs of all tees.
- □ Valves shall be installed on all legs of all tees and crosses except fire hydrant tees
- □ Pipes connecting hydrants to mains shall be at least 6 inch in diameter and be less than 50 feet in length.
- □ Dead end lines shall have as minimum a 2-inch blow off assembly installed at the termination point for water mains 8-inch in diameter or 4-inch blowoff for diameters greater than 8-inch.
- □ Thrust blocks and/or restrained joints at all fittings and bends
- □ Anchor blocking at all up-thrust vertical bends
- □ All dead ends on new mains shall be closed with dead end M.J. caps.
- □ Residential services shall be 1" IPS diameter and all water services located in r-o-w.
- □ Include water sampling station for development of 1-10 lots; one additional station for each additional 50 lots.
- □ New commercial buildings to include pressure reducing valve.
- □ All homes and buildings to have backflow prevention. Commercial/industrial or residential areas greater than 1 living unit to have backflow prevention located immediately behind water service meter box.
- □ Irrigation or meters supplying internal fire suppression shall have double check valve assemblies (DCVA). All other commercial/industrial connections require premise isolation with a minimum reduced backflow pressure assembly (RBPA). Assembly to be located directly downstream of the service meter in a lockable, heated enclosure.
- □ All valves 14 inch and larger shall generally be furnished and installed as butterfly valves
- □ All valves 12 inch and smaller shall generally be furnished and installed as resilient seat gate valves.
- □ Mechanical joint style sleeves to be DI and required for all size-on-size connections. Fabricated steel style sleeves not allowed for size-on-size connections.

- □ Valves located in easements or outside paved areas to have 2’ x 2’ concrete pad, 4” thick.
- □ Pressure reducing valve (PRV) required for pressure > 100psi.
- □ 2” Air-vac installed at high points in water main system.
- □ All fire sprinkler systems required by local fire marshal to have a fire department connection (FDC) and backflow prevention.

City Standard Details (Water)

- □ Water Main Depth Requirements
- □ Trench Section for Rigid Pipe
- □ Minimum Utility Spacing
- □ Thrust Block Details
- □ Thrust Block for Ductile Iron
- □ Vertical Anchor Block
- □ Wet or Hot Tap Connection
- □ Cut In Connection
- □ Fire Hydrant Details
- □ 1" and Smaller Water Service
- □ 1-1/2" & 2" Water Service
- □ Meter and Meter Vault Assembly 3" through 10"
- □ Permanent End-Line Blowoff Assembly
- □ Air & Vacuum Release Assembly
- □ Water Sampling Station
- □ Double-Check Detector Backflow Prevention Assembly
- □ Pressure Reducing Station Details
- □ Water Valve Stem Extension
- □ Reduced Pressure Backflow Assembly 3/4" to 2"
- □ Reduced Pressure Backflow Detector Assembly 3" and Larger
- □ “Individual” Double Check Detector Assembly
- □ Fire Line Connection

Developer Provided Details (Water)

- □ PUD Water related details (if connecting directly to PUD system)

☐ **Sanitary Sewer Plan and Profile Sheets:**

- □ Each sheet must show plan view with roadway or pipe centerline profile below
- □ Connection to existing improvements

Plan View

- □ Manholes – number and diameter
- □ Pipe length, diameter, material type, flow direction and slope

- □ Individual side sewer stub invert elevations
- □ Call-outs to other sheets for details

Profile View

- □ Pipe length, diameter, material type, and slope of each pipe/feature
- □ Structure number, station, offset, rim elevation, invert elevations
- □ Existing and proposed grade elevations at road/pipe centerline
- □ Utility crossings – size and type labeled

Minimum Sewer Design Standards

- □ Sewer main extended to far property line to facility future extensions.
- □ 15’ Easement for sewer mains on private property.
- □ Sewer main generally located 6’ south or west of street centerline.
- □ 10’ horizontal separation between sewer and water mains and 18” vertical separation.
- □ The maximum distance between manholes shall be 400 feet unless specifically approved otherwise by the City Engineer.
- □ The allowable cover (finished grade) for the various types of pipe are:
  - □ PVC Pipe: 4' to 20'
  - □ D.I. Pipe (CL 52): <4' (if allowed)
  - □ D.I. Pipe (CL 52) or PVC C900: >20' or Slopes of 18 percent or greater
- □ Pipe shall have a minimum of 36 inches of cover (18 inches in the case of a side sewer on private property).
- □ Minimum slope for 8-inch gravity mains shall be 0.5 percent (except minimum slope for dead end runs shall be 1.0 percent for 8-inch gravity mains)
- □ Minimum slope for 6-inch side sewer laterals shall be 2.0 percent.
- □ 0.1 foot drop between inlet/outlet pipes in sewer manholes.
- □ All commercial, industrial or school food establishments shall have an approved grease interceptor in a location easy to access for inspection and maintenance.
- □ PVC pipe (15” diameter and smaller), SDR 35 otherwise DI Class 52
- □ CDF or clay dams installed in trenches along steep slopes, stream/wetland crossings.
- □ 48” minimum diameter manholes up to 20’ deep; 54” diameter manholes for greater than 20’ depth and/or inside drop manholes
- □ Terminal manholes to utilize manhole shell per City standard.
- □ All state highway crossings shall have a steel casing and a DI/HDPE carrier pipe.
- □ Side Sewer:
  - □ Each parcel has its own side sewer. Each unit in a duplex to have its own side sewer.
  - □ Depth at property line is minimum 5’(and 6’ below curb line)
  - □ No bend greater than 45 degrees is allowed. Maximum bend of any two adjacent fittings shall not exceed 45 degrees unless straight pipe of not less than 3’ installed between the fittings or unless one fitting is a wye branch with a cleanout. Cleanouts are required on 45 degree bends.
  - □ Side sewers to be 6” diameter, 2% slope minimum

- □ No more than 100 feet is allowed between cleanouts.
- □ Side sewer generally not allowed to connect directly into manhole but if allowed, match crown of sewer main outlet pipe and the manhole channeled accordingly.

City Standard Details (Sewer)

- □ Typical Precast Manhole
- □ Typical Manhole Plan View
- □ Trench Section for Flexible Pipe
- □ Shallow Precast Manhole
- □ Typical Saddle Manhole
- □ Inside Drop Manhole
- □ Manhole Frame Collar
- □ Manhole Lid
- □ Polypropylene Ladder and Manhole Steps
- □ Force Main Discharge Manhole
- □ New Side Sewer Service
- □ Standing Side Sewer
- □ Vacuum Relief Assembly

☐ **Structural Sheets**
- □ Structural calculations, with supporting geotechnical data and assumptions
- □ Structural drawings showing elevations, walls, bottom/top slabs, re-steel, ties, water stops, foundation material, backfill, perimeter drains, penetrations, etc.

☐ **Non-Motorized Circulation Plan, when required**
- □ Plan view of entire project site designating all non-motorized traffic routes
- □ Legend, sign details and locations

☐ **Traffic Signing Plan**
- □ Plan view of entire project with sign type, locations, size

☐ **Channelization and Pavement Marking Plan**
- □ Plan view of project with striping shown. Indicate location, width, color, type, etc.,
- □ Crosswalk, disabled parking stalls, etc., details
- □ For commercial areas:
  - □ Verify that number of parking spaces meets city code
  - □ Preference to have parking toward entrance to minimize impervious area
  - □ Internal driving lanes minimum 24’ wide if parking spaces 90 degrees and 45 degrees from the driving lane. Minimum width 20’ if angle parking less than 45 degrees from driving lane.

☐ **Traffic Calming Plan**
- □ Plan view of project with calming measures shown
- □ Traffic calming details (traffic circle, speed bumps, etc.,)

☐ **Illumination Plan**

- □ Minimum intensity of 0.4-foot candles w/in r-o-w
- □ Design to be approved by Snohomish County PUD and City
- □ All power supply conduit and cables to be underground
- □ Location of poles
- □ Calculations
- □ Decorative street lighting to be supplied when directed by City (see standards for type)

☐ **Landscaping and Irrigation Plans**

- □ Prepared in accordance with City Planning requirements / City Code
    - □ Landscaping per Snohomish PUD "Tree Book", City Developer Standards, and/or as approved by City (See prohibited trees in City Developer Standards)
- □ Irrigation design must be approved and inspected by Snohomish County PUD
- □ Street Trees and Landscaping Items:
    - □ 3 feet back from the face of curb
    - □ 5 feet from underground utility lines
    - □ 10 feet from power poles (15 feet recommended)
    - □ 7.5' from driveways (10' recommended)
    - □ 20' from street lights or existing trees

☐ **Tree Retention Plan**

- □ Prepared in accordance with Department of Community Development

☐ **Wetland Mitigation Plan**

- □ Prepared in accordance with State/City Regulations

☐ **Park Plan**

- □ Prepared in accordance with City Staff
- □ Include landscaping and irrigation sheets
- □ Provide plans to show all park items (benches, walkways, play structures, water fountains, utility service connections, signs, parking areas, walls, etc.,)
- □ Detail sheets of play structures