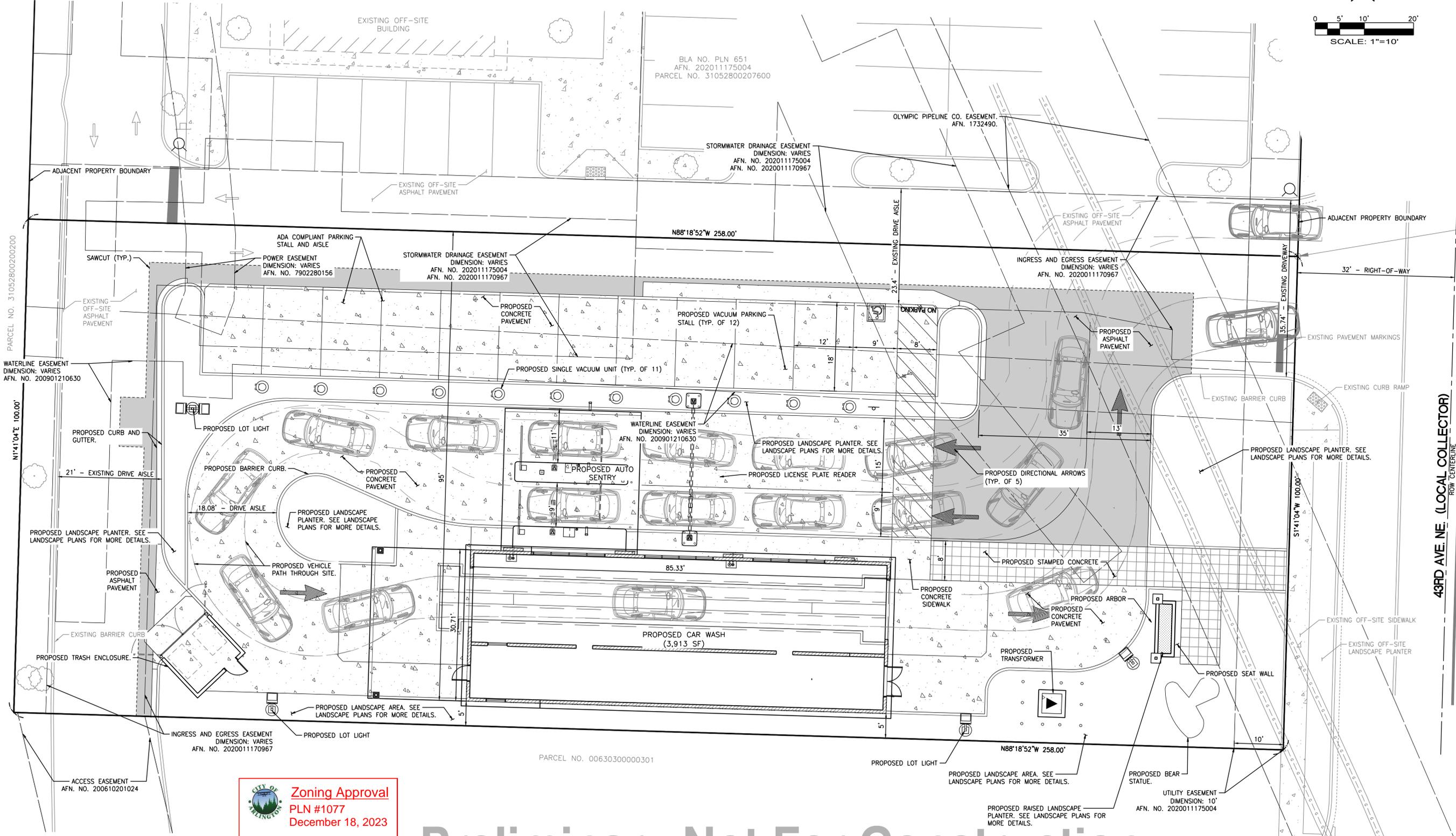
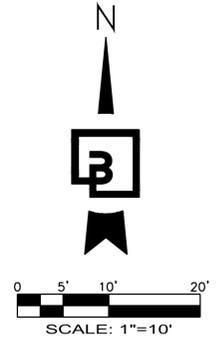


# PRELIMINARY SITE PLAN

FOR  
**BROWN BEAR CAR WASH**  
SEC. 28, TWN. 31 N., RGE. 5 E. W.M.  
CITY OF ARLINGTON, SNOHOMISH COUNTY, WASHINGTON



**Zoning Approval**  
**PLN #1077**  
**December 18, 2023**

Digitally signed by Amy Rusko  
DN: cn=Amy Rusko, o=City of  
Arlington, ou=Community &  
Economic Development, c=US  
Date: 2023.12.18 11:11:49 -0800

## Preliminary Not For Construction

Job Number <b>21860</b>	Sheet <b>C2.0</b>	Date <b>2</b>	Revision	<p><b>For:</b> CAR WASH ENTERPRISES, INC. 3977 LEARY WAY NW SEATTLE, WA 98107</p> <p style="text-align: right;"><b>Title:</b> PRELIMINARY SITE PLAN BROWN BEAR CAR WASH 17110 43RD AVE NE ARLINGTON, WASHINGTON 98223</p>
<p><b>Barghausen Consulting Engineers, Inc.</b> 18215 72nd Avenue South Kent, WA 98032 425.251.6222 <a href="http://barghausen.com">barghausen.com</a></p>				
<p>Designed: JDF Drawn: JDF Checked: ADW Approved: CRU Date: 8/4/23</p>		<p>Scale: Horizontal: 1" = 10' Vertical: N.A.</p>		

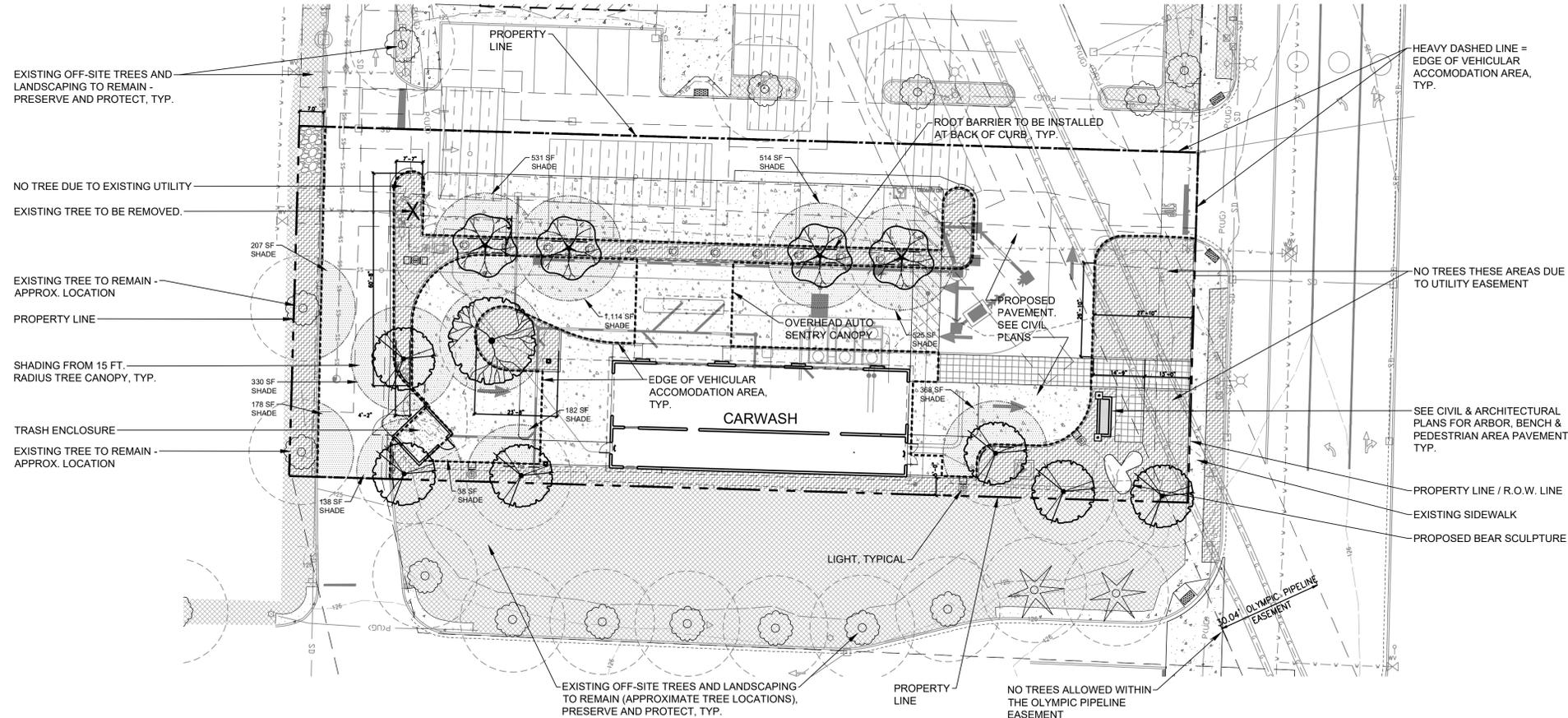
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# LANDSCAPE NOTES & CALCULATIONS

FOR  
**BROWN BEAR CAR WASH**  
SEC. 28, TWN. 31 N., RGE. 5 E. W.M.  
CITY OF ARLINGTON, SNOHOMISH COUNTY, WASHINGTON



## LANDSCAPE REQUIREMENTS AND CALCULATIONS DIAGRAM

### LANDSCAPE LEGEND

SYMBOL	DESCRIPTION
	EXISTING EVERGREEN TREE TO REMAIN, PRESERVE AND PROTECT. DASHED LINE REPRESENTS THE DRIP LINE.
	EXISTING DECIDUOUS TREE TO REMAIN, PRESERVE AND PROTECT. DASHED LINE REPRESENTS THE DRIP LINE.
	EXISTING DECIDUOUS TREE TO BE REMOVED
	EXISTING LANDSCAPING TO BE RETAINED
	ROOT BARRIER, "DEEP ROOT" PRODUCT NO. UB-18-2, 10' LENGTH CENTERED ON TRUNK OF TREE AS SHOWN. INSTALL PER MANUFACTURER'S SPECIFICATIONS
	LAWN / PLANT BED EDGE - SHOVEL CUT TRANSITION
	TREE SHADE FOR PARKING LOT
	STONE MULCH - SEE SHEET L-2 FOR SPECIFICATION
	PROPOSED PLANTED AREA - SEE SHEET L-2
	PROPOSED VEHICULAR ACCOMMODATION AREA (DOES NOT INCLUDE COVERED AREAS)

### GENERAL NOTES:

- THIS PLAN SET FOR LANDSCAPE IMPROVEMENTS SHALL BE USED IN CONJUNCTION WITH THE FOLLOWING PLANS ALSO PREPARED FOR THIS PROJECT AND SITE:
  - SITE SURVEY
  - CIVIL ENGINEERING PLANS
  - ARCHITECTURAL PLANS
 IF DISCREPANCIES ARE FOUND BETWEEN THIS PLAN SET AND THOSE REFERENCED ABOVE, SUCH DISCREPANCIES SHALL BE COORDINATED WITH BARGHAUSEN CONSULTING ENGINEERS, INC. AND RESOLVED PRIOR TO CONSTRUCTION ACTIVITIES.
- GENERAL NOTES ON THE CIVIL ENGINEERING COVER SHEET FOR THIS PROJECT AND SITE ARE APPLICABLE TO THIS LANDSCAPE PLAN SET.
- ALL PROPOSED PLANTINGS SHALL BE IRRIGATED WITH A WATER-WISE AUTOMATIC IRRIGATION SYSTEM. IRRIGATION SYSTEM SHALL BE BIDDER DESIGN BY LANDSCAPE CONTRACTOR. LANDSCAPE CONTRACTOR SHALL COORDINATE ALL PROPOSED IRRIGATION EQUIPMENT WITH OWNER AND GENERAL CONTRACTOR. DESIGN SHALL FULLY COVER ALL PLANTED AREAS INCLUDING AROUND ALL POLES AND UTILITY VAULTS / BOXES.
- ALL LAWN AND LANDSCAPE BEDS SHALL BE MAINTAINED BY A LANDSCAPE CONTRACTOR QUALIFIED TO CONDUCT LANDSCAPE MAINTENANCE OPERATIONS. PROPOSED MAINTENANCE WORK SHALL INCLUDE, BUT NOT BE LIMITED TO: WEEDING, MOWING LAWN, LEAF AND LITTER CLEANUP, PRUNING PLANTS, REMOVING LAWN CLIPPINGS/WEEDS/DEBRIS FROM SITE, REPLACING DEAD/DYING PLANT MATERIAL, MAINTAINING PLANT MATERIAL EDGES, APPLICATION OF HERBICIDE/PESTICIDE ONLY IF NEEDED/APPROVED BY OWNER AND ALL OTHER ECOLOGICALLY SOUND WEED AND PEST CONTROL MEASURES HAVE FAILED, MONITORING AND MAINTAINING FUNCTIONALITY OF IRRIGATION SYSTEM, WINTERIZING IRRIGATION SYSTEM AND RE-STARTING IRRIGATION SYSTEM IN THE SPRING.

### LANDSCAPE SHEET INDEX

- L1: LANDSCAPE NOTES & CALCULATIONS
- L2: LANDSCAPE PLAN
- L3: LANDSCAPE DETAILS & NOTES
- L4: IRRIGATION PLAN
- L5: IRRIGATION NOTES & DETAILS
- L6: IRRIGATION DETAILS

### PROJECT CONTACTS

#### ENGINEER:

BARGHAUSEN CONSULTING ENGINEERS, INC.  
18215 72ND AVE. SOUTH  
KENT, WA 98032  
TEL: (425) 251-6222  
CONTACT: CHRIS JENSEN, P.E.

#### LANDSCAPE ARCHITECT:

BARGHAUSEN CONSULTING ENGINEERS, INC.  
18215 72ND AVE. SOUTH  
KENT, WA 98032  
TEL: (425) 251-6222  
CONTACT: LAUREN PERRY, P.L.A.

#### ARCHITECT:

BARGHAUSEN CONSULTING ENGINEERS, INC.  
18215 72ND AVE. SOUTH  
KENT, WA 98032  
TEL: (425) 251-6222  
CONTACT: DAN GOALWIN

### PROJECT DATA:

LOCATION: 4221 172ND STREET N.E.  
ARLINGTON, WA 98223

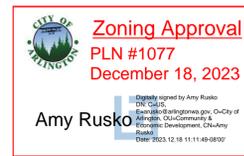
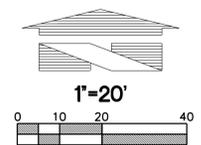
APN: 310528-002-070-00 (XX AC (43,996 S.F.))

TOWNSHIP SECTION 28; TOWNSHIP 31 N.; RANGE 5 E. W.M.  
SNOHOMISH COUNTY, WA

SITE ZONE: HC - HIGHWAY COMMERCIAL  
ADJACENT ZONES: HC TO NORTH, WEST & SOUTH  
LI (LIGHT INDUSTRIAL) TO EAST

### CALCULATIONS:

- A. PER AMC 20, 76.130: VEHICLE ACCOMMODATION AREA = 14,941 SF;  
20% OF VEHICLE ACCOMMODATION AREA REQUIRED TO BE SHADED;  
14,941 x 0.2 = 2,988 SF SHADED AREA REQUIRED; 4,125 SF SHADE AREA PROVIDED.



CITY OF ARLINGTON  
CONSTRUCTION DRAWING REVIEW APPROVAL

THIS PLAN SHEET HAS BEEN REVIEWED AND APPROVED PER THE CONDITIONS ON THE TITLE SHEET.

BY: \_\_\_\_\_  
Development Services Manager

DATE: \_\_\_\_\_ THIS APPROVAL VALID FOR 18 MONTHS

No.	Date	By	Appr.	Revision
11/22/23		LRP	LRP	REVISED PER BASE CHANGES
09/22/23		TCR	LRP	CONSTRUCTION DOCUMENTS
08/04/23		LRP	LRP	REVISED
05/16/23		LRP	JMW	DESIGN REVIEW SUBMITTAL

Title: LANDSCAPE NOTES & CALCULATIONS

BROWN BEAR CAR WASH  
17110 43RD AVE NE  
ARLINGTON, WASHINGTON

For: CAR WASH ENTERPRISES, INC.  
3977 LEARY WAY NW  
SEATTLE, WASHINGTON 98107



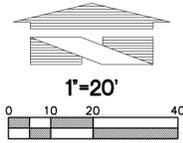
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Designed: LRP	Drawn: LRP/TR	Checked: LR/JV
Approved: LRP	Date: 11/22/23	

**Barghausen Consulting Engineers, Inc.**  
18215 72nd Avenue South  
Kent, WA 98032  
425.251.6222  
barghausen.com

Job Number: 21860  
Sheet: L1 of 6



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# LANDSCAPE PLAN

FOR

## BROWN BEAR CAR WASH

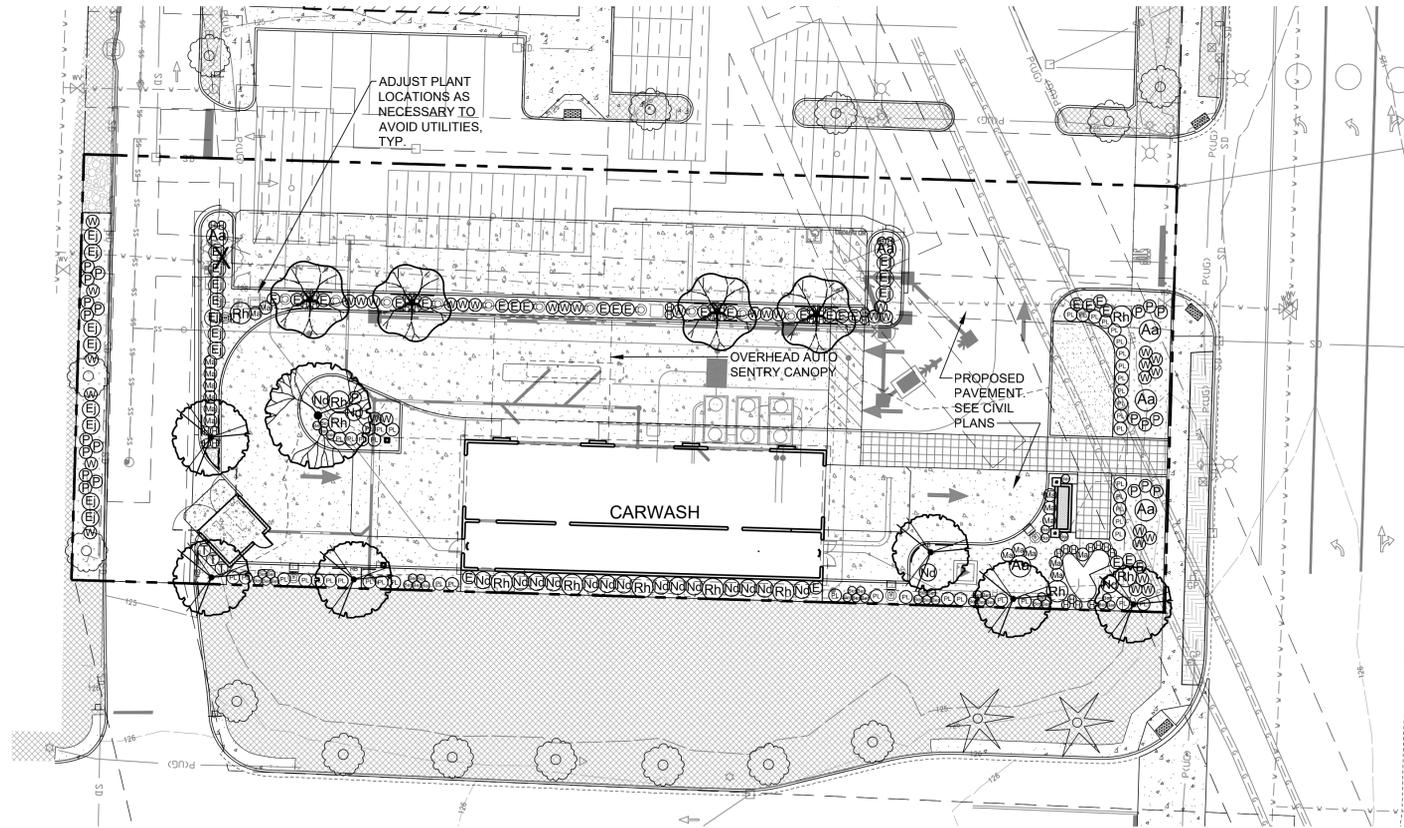
SEC. 28, TWN. 31 N., RGE. 5 E. W.M.  
CITY OF ARLINGTON, SNOHOMISH COUNTY, WASHINGTON

### LANDSCAPE LEGEND

SYMBOL	DESCRIPTION
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	ROOT BARRIER - DEEP ROOT PRODUCT NO. UB-18-2, 10' LENGTH CENTERED ON TRUNK OF TREE AS SHOWN. INSTALL PER MANUFACTURER'S SPECIFICATIONS
	LAWN / PLANT BED EDGE - SHOVEL CUT TRANSITION
	STONE MULCH 105 SF 4" DEPTH OF 3/4" TO 3" MIXED GRANITE ROUNDED RIVER ROCK OR APPROVED EQUAL. INSTALL DEWITT 50Z WEED BARRIER FABRIC IN ALL PLANT BEDS UNDER GRAVEL.
	TURFGRASS - HYDROSEED OR SOD 382 SF DROUGHT TOLERANT SEED MIX SUITABLE FOR PNW CLIMATE.

### PLANT SCHEDULE

SYMBOL	BOTANICAL / COMMON NAME	CONT.	SIZE	WATER USE	ORIGIN	QTY
<b>DECIDUOUS TREES</b>						
	ACER RUBRUM 'KARPICK' / KARPICK RED MAPLE	B & B	2" DBH	MEDIUM	ADAPTIVE	4
	PYRUS CALLERYANA 'CAPITAL' / CAPITAL CALLERY PEAR	B & B	1.5" DBH	LOW	ADAPTIVE	6
	QUERCUS RUBRA / RED OAK	B & B	1.5" DBH	LOW	ADAPTIVE	1
<b>LOW SHRUBS</b>						
	BERBERIS BUXIFOLIA 'NANA' / DWARF BOXLEAF BARBERRY	1 GAL. MIN.		LOW	ADAPTIVE	39
	EUONYMUS FORTUNEI 'EMERALD GAIETY' / EMERALD GAIETY WINTERCREEPER	1 GAL. MIN.		LOW	ADAPTIVE	26
	HELIOTRICHON SEMPERVIRENS / BLUE OAT GRASS	1 GAL. MIN.		LOW	ADAPTIVE	39
	MAHONIA AQUIFOLIUM 'JOHN MUIR' / OREGON GRAPE	1 GAL. MIN.		LOW	NATIVE	17
	POTENTILLA FRUTICOSA 'ABBOTSWOOD' / ABBOTSWOOD POTENTILLA	1 GAL. MIN.		LOW	ADAPTIVE	22
	PRUNUS LAUROCERASUS 'OTTO LUYKEN' / OTTO LUYKEN LAUREL	1 GAL. MIN.		LOW	ADAPTIVE	46
	WEIGELA FLORIDA 'MINUET' / MINUET WEIGELA	1 GAL. MIN.		MEDIUM	ADAPTIVE	35
<b>MEDIUM SHRUBS</b>						
	EUONYMUS JAPONICUS 'GRANDIFOLIUS' / GLOBE JAPANESE EUONYMUS	2 GAL. MIN.		MEDIUM	ADAPTIVE	18
	NANDINA DOMESTICA 'GULF STREAM' TM / GULF STREAM HEAVENLY BAMBOO	2 GAL. MIN.		MEDIUM	ADAPTIVE	18
	RHODODENDRON X 'P.J.M. ELITE' / P.J.M. ELITE RHODODENDRON	2 GAL. MIN.		MEDIUM	ADAPTIVE	11
<b>TALL SHRUBS</b>						
	AMELANCHIER ALNIFOLIA 'OBELISK' TM / STANDING OVATION SERVICEBERRY	2 GAL. MIN.		LOW	NATIVE	6
	THUJA OCCIDENTALIS 'EMERALD GREEN' / EMERALD GREEN ARBORVITAE	2 GAL. MIN.		LOW	ADAPTIVE	3
<b>GROUND COVERS</b>						
	ARCTOSTAPHYLOS UVA-URSI 'MASSACHUSETTS' / MASSACHUSETTS KINNIKINNICK	#1		LOW	NATIVE	808
	COTONEASTER DAMMERI 'CORAL BEAUTY' / CORAL BEAUTY COTONEASTER	#1		MEDIUM	ADAPTIVE	110



EXISTING WALMART  
PARKING LOT

### LANDSCAPE PLAN

LANDSCAPE PLAN

BROWN BEAR CAR WASH  
17110 43RD AVE NE  
ARLINGTON, WASHINGTON

Title:

CAR WASH ENTERPRISES, INC.  
3977 LEARY WAY NW  
SEATTLE, WASHINGTON 98107

For:



Scale:  
Horizontal 1"=20'  
Vertical N/A

Designed LRP  
Drawn LRP/TR  
Checked LE/AN  
Approved LRP  
Date 11/22/23

**Barghausen Consulting Engineers, Inc.**  
18215 72nd Avenue South  
Kent, WA 98032  
425.251.6222 [barghausen.com](http://barghausen.com)



Job Number 21860  
Sheet L-2 of 6

**Zoning Approval**  
PLN #1077  
December 18, 2023

Amy Rusko  
Digitally signed by Amy Rusko  
DN: cn=Amy Rusko, o=City of Arlington, ou=City of Arlington, email=arusk@cityofarlington.gov

CITY OF ARLINGTON  
CONSTRUCTION DRAWING REVIEW APPROVAL

THIS PLAN SHEET HAS BEEN REVIEWED AND APPROVED PER THE CONDITIONS ON THE TITLE SHEET.

BY: \_\_\_\_\_  
Development Services Manager

DATE: \_\_\_\_\_ THIS APPROVAL VALID FOR 18 MONTHS

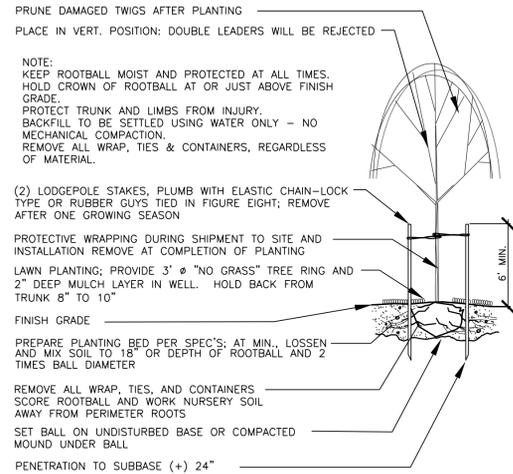
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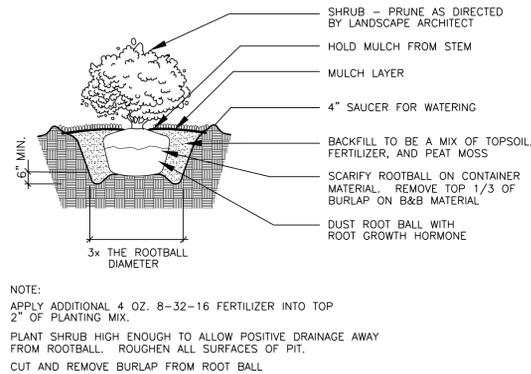
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# LANDSCAPE NOTES & DETAILS

FOR  
**BROWN BEAR CAR WASH**  
SEC. 28, TWN. 31 N., RGE. 5 E. W.M.  
CITY OF ARLINGTON, SNOHOMISH COUNTY, WASHINGTON



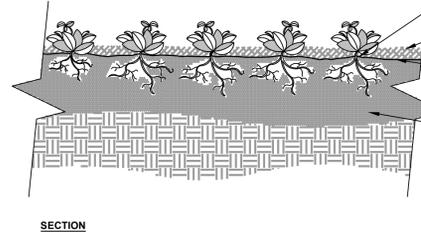
**DECIDUOUS TREE PLANTING/STAKING DETAIL**  
NOT TO SCALE



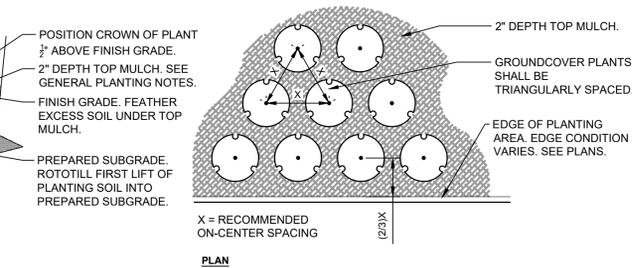
**SHRUB PLANTING DETAIL**  
NOT TO SCALE

**NOTES**

- SEE PLANT SCHEDULE FOR GROUND COVER SPECIES, SIZE AND SPACING DIMENSIONS. REMOVE CONTAINER AND WORK ROOTS FREE OF SOIL.
- HOLD PLANTS TWO-THIRDS (2/3) OF THE RECOMMENDED O.C. PLANT SPACING FROM EDGE OF PLANTING AREA.
- SETTLE SOIL AROUND ROOT BALL OF EACH GROUND COVER PRIOR TO MULCHING. SOIL SHALL BE SETTLED USING WATER ONLY.
- DO NOT PLANT IN WET CONDITIONS. PROVIDE DRAINAGE FROM EACH PLANTING PIT IF NECESSARY.
- ALL PLANTS SHALL BE INSTALLED PRIOR TO MULCHING.



**GROUND COVER PLANTING AND SPACING**  
NOT TO SCALE



**LANDSCAPE PLANTING NOTES AND MATERIALS**

**SCOPE OF WORK**

FURNISH ALL MATERIALS, LABOR, EQUIPMENT AND RELATED ITEMS NECESSARY TO ACCOMPLISH TOPSOIL TREATMENT AND PREPARATION OF SOIL, FINISH GRADING, PLACEMENT OF SPECIFIED PLANT MATERIALS, FERTILIZER, STAKING, MULCH, CLEAN-UP, DEBRIS REMOVAL, AND 30-DAY MAINTENANCE.

QUALIFICATIONS:  
LANDSCAPE CONTRACTOR TO BE SKILLED AND KNOWLEDGEABLE IN THE FIELD OF WORK AND HAVE A MINIMUM OF FIVE (5) YEAR'S EXPERIENCE INSTALLING SIMILAR WORK. CONTRACTOR TO BE LICENSED TO PERFORM THE WORK SPECIFIED WITHIN THE PRESIDING JURISDICTION.

JOB CONDITIONS:  
IT IS THE CONTRACTOR'S RESPONSIBILITY TO REVIEW THE SITE AND REPORT ANY DISCREPANCIES TO THE OWNER OR THE OWNER'S REPRESENTATIVES. ALL PLANT MATERIAL AND FINISH GRADES ARE SUBJECT TO APPROVAL BY THE OWNER.

PROTECTION:  
SAVE AND PROTECT ALL EXISTING PLANTINGS SHOWN TO REMAIN. DO NOT PLANT UNTIL OTHER CONSTRUCTION OPERATIONS WHICH CONFLICT HAVE BEEN COMPLETED. IF AN IRRIGATION SYSTEM IS TO BE INSTALLED DO NOT PLANT UNTIL THE SYSTEM HAS BEEN INSTALLED, TESTED, AND APPROVED BY THE OWNER. HANDLE PLANTS WITH CARE - DO NOT DAMAGE OR BREAK ROOT SYSTEM, BARK, OR BRANCHES. REPAIR AND/OR REPLACE ITEMS DAMAGED AS A RESULT OF WORK, OR WORK NOT IN COMPLIANCE WITH PLANS AND SPECIFICATIONS, AS DIRECTED BY OWNER AT NO ADDITIONAL COST TO THE OWNER.

REPAIR OF EXISTING PLANTINGS:  
DURING THE COURSE OF WORK, REPAIR ALL EXISTING PLANTING AREAS BY PRUNING DEAD GROWTH, RE-ESTABLISHING FINISH GRADE AND RE-MULCHING TO SPECIFIED DEPTH.

REPAIR OF IRRIGATION SYSTEM:  
DURING THE COURSE OF WORK, REPAIR ANY DAMAGE TO THE IRRIGATION SYSTEM TO MATCH CONDITIONS PRIOR TO THE DAMAGE.

GUARANTEE:  
GUARANTEE ALL PLANT MATERIAL FOR A PERIOD OF ONE YEAR FROM DATE OF FINAL ACCEPTANCE OF THE JOB BY OWNER.

30-DAY MAINTENANCE:  
CONTRACTOR TO PROVIDE OWNER WITH A SCOPE OF WORK AT TIME OF INITIAL PROJECT BID TO PROVIDE LANDSCAPE AND IRRIGATION MAINTENANCE FOR 30 DAYS FOLLOWING STORE OPENING. WORK TO INCLUDE MAINTENANCE AS DESCRIBED BELOW, IN PLANTING AND IRRIGATION MAINTENANCE.

SUBMITTALS:  
SUBMIT THE FOLLOWING TO THE LANDSCAPE ARCHITECT FOR REVIEW AND APPROVAL PRIOR TO THE START OF ANY WORK:

- DOCUMENTATION THAT ALL PLANT MATERIAL HAS BEEN ORDERED.
- TOPSOIL ANALYSIS AND RECOMMENDED AMENDMENTS.
- TREE STAKING AND GUYING MATERIALS.
- ONE (1) QUART SIZE OF TOPSOIL AND MULCH.
- PLANTING SCHEDULE, INCLUDING DATES AND TIMES.
- MAINTENANCE INSTRUCTIONS FOR ONE (1) FULL YEAR.

**MATERIALS:**

PLANT MATERIALS:  
PLANT MATERIALS TO BE GRADE NO. 1, SIZED IN ACCORDANCE WITH (AAN) AMERICAN STANDARDS FOR NURSERY STOCK (ANSI Z60.1-2004). PRUNE PLANTS RECEIVED FROM THE NURSERY ONLY UPON AUTHORIZATION BY THE LANDSCAPE ARCHITECT. "B & B" INDICATES BALLED AND BURLAPPED; "CONT." INDICATES CONTAINER; "BR" INDICATES BARE ROOT; "GAL" INDICATES GALLON.

A) SPECIFIED PLANT CANOPY SIZE OR CALIPER IS THE MINIMUM ACCEPTABLE CONTAINER OR BALL SIZE AND ESTABLISHES MINIMUM PLANT CONDITION TO BE PROVIDED.

B) QUALITY:  
PLANT MATERIAL TO COMPLY WITH STATE AND FEDERAL LAWS FOR DISEASE INSPECTION, PLANTS TO BE FULLY LIVE, VIGOROUS, WELL FORMED, WITH WELL DEVELOPED FIBROUS ROOT SYSTEMS. ROOT BALLS OF PLANTS TO BE SOLID AND FIRMLY HELD TOGETHER, SECURELY CONTAINED AND PROTECTED FROM INJURY AND DESICCATION. PLANTS DETERMINED BY LANDSCAPE ARCHITECT TO HAVE BEEN DAMAGED: HAVE DEFORMITIES OF STEM, BRANCHES, OR ROOTS; LACK SYMMETRY, HAVE MULTIPLE LEADERS OR "Y" CROTCHES LESS THAN 30 DEGREES IN TREES, OR DO NOT MEET SIZE OR ANSI STANDARDS WILL BE REJECTED. PLANT MATERIAL TO BE FROM A SINGLE NURSERY SOURCE FOR EACH SPECIFIED SPECIES/HYBRID. NURSERY SOURCES TO BE THOSE LOCATED IN THE SAME CLIMATE CONDITIONS AS THE JOB SITE.

C) SUBSTITUTION:  
NO SUBSTITUTION OF PLANT MATERIAL, SPECIES OR VARIETY, WILL BE PERMITTED UNLESS WRITTEN EVIDENCE IS SUBMITTED TO THE OWNER FROM TWO QUALIFIED PLANT BROKERAGE OFFICES. SUBSTITUTIONS WHICH ARE PERMITTED TO BE IN WRITING FROM THE OWNER AND LANDSCAPE ARCHITECT. THE SPECIFIED SIZE, SPECIES AND NEAREST VARIETY, AS APPROVED, TO BE FURNISHED. SUBSTITUTIONS MAY REQUIRE SUBMITTAL TO REVISED LANDSCAPE PLAN TO CITY FOR APPROVAL.

D) LABEL AT LEAST ONE (1) TREE, SHRUB, AND GROUND COVER OF EACH VARIETY WITH A SECURELY ATTACHED WATERPROOF TAG BEARING LEGIBLE DESIGNATION OF BOTANICAL AND COMMON NAMES.

E) DELIVER PLANT MATERIAL AFTER PREPARATION OF PLANTING AREAS HAVE BEEN COMPLETED AND PLANT IMMEDIATELY. IF PLANTING IS DELAYED MORE THAN SIX (6) HOURS AFTER DELIVERY, SET MATERIAL IN SHADE, PROTECT FOR WEATHER AND MECHANICAL DAMAGE, AND KEEP ROOT BALLS MOIST BY COVERING WITH MULCH, BURLAP OR OTHER ACCEPTABLE MEANS OF RETAINING MOISTURE.

SOIL PREPARATION:  
TOPSOIL, AMENDMENT, AND BACKFILL ARE GENERAL REQUIREMENTS FOR ALL LANDSCAPE AREAS, UNLESS NOTED OTHERWISE ON THE PLANS. SOIL AMENDMENTS AND FERTILIZER NOTED BELOW ARE TO BE USED FOR BID PRICE BASIS ONLY. SPECIFIC AMENDMENTS AND FERTILIZERS WILL BE MADE AFTER SOIL SAMPLES ARE LABORATORY TESTED BY THE CONTRACTOR. PROVIDE CHANGE ORDER FOR ADDITIONAL OR REDUCTION OF MATERIALS REQUIRED OR NOT REQUIRED BY THE SOILS REPORT.

SOIL FERTILITY AND AGRICULTURAL SUITABILITY ANALYSIS:  
AFTER ROUGH GRADING AND PRIOR TO SOIL PREPARATION, CONTRACTOR TO OBTAIN TWO REPRESENTATIVE SOIL SAMPLES, FROM LOCATIONS AS DIRECTED BY THE LANDSCAPE ARCHITECT, TO A SOIL TESTING LABORATORY. SUBMIT RESULTS TO LANDSCAPE ARCHITECT FOR REVIEW. TESTS TO INCLUDE FERTILITY AND SUITABILITY ANALYSIS WITH WRITTEN RECOMMENDATIONS FOR SOIL AMENDMENT, FERTILIZER, CONDITIONERS, APPLICATION RATES, AND POST-CONSTRUCTION MAINTENANCE PROGRAM. TESTS TO BE CONTRACTED WITH AND PAID FOR BY THE CONTRACTOR.

A) TOPSOIL:  
CONTRACTOR IS RESPONSIBLE FOR SUPPLYING ALL TOPSOIL AND FOR DETERMINING THE VOLUME OF TOPSOIL REQUIRED PER THE INFORMATION ON PLANS AND NOTED HERE-IN. CONTRACTOR IS RESPONSIBLE FOR ANY NECESSARY WEED CONTROL RESULTING FROM CONTAMINATED OFF SITE SOURCES.

B) TOPSOIL TO CONSIST OF 1/3 BY VOLUME SANDY LOAM, 1/3 BY VOLUME COMPOSTED GARDEN MULCH, AND 1/3 BY VOLUME COARSE WASHED SAND OR EQUIVALENT. AT MINIMUM, TOPSOIL PRODUCTS BROUGHT ON SITE TO CONTAIN AMENDMENTS AS LISTED IN "c".

- C) TOPSOIL TO INCLUDE THE FOLLOWING AMENDMENTS AS NECESSARY:  
THE FOLLOWING AMOUNT PER 1,000 SQUARE FEET:
- 6-CUBIC YARDS ORGANIC COMPOST. COMPOST TO BE FREE OR NON-FARM ANIMAL SOURCES, NOR TO BE FROM SOURCES CONTAINING REDWOOD OF CEDAR PRODUCTS.
  - 30-POUNDS NITROFORM (38-0-0)
  - 5-POUNDS AMMONIUM SULFATE
  - 40-POUNDS CALCIUM CARBONATE LIMESTONE
  - 40-POUNDS DOLomite LIMESTONE
  - 5-OUNCES BORON (AS BORAX)
- ALL AMENDMENTS TO BE THOROUGHLY MIXED PRIOR TO INCORPORATION INTO TOPSOIL.

D) PLANTING BACKFILL FOR ALL TREES, SHRUBS, AND GROUNDCOVERS:  
1. 0.6-CUBIC YARDS PER VOLUME TOPSOIL  
2. 0.4-CUBIC YARDS ORGANIC COMPOST.  
3. 4-POUNDS NITROFORM (38-0-0)  
4. 1-POUNDS AMMONIUM SULFATE  
5. 2-POUNDS CALCIUM CARBONATE LIMESTONE  
6. 2-POUNDS DOLomite LIMESTONE

- E) TOPSOIL PREPARATION AND INSTALLATION:
- VERIFY SUBGRADES TO -7" INCHES IN LANDSCAPE AREAS AND -18/24 INCHES IN PARKING LOT ISLANDS BELOW FINISH ELEVATION, OR AS INDICATED ON PLANS. THIS ACCOMMODATES TOPSOIL, AMENDMENTS, AND MULCH.
  - ERADICATE ANY SURFACE VEGETATION ROOTED IN THE SUB-GRADE PRIOR TO SUB-GRADE PREPARATION.
  - THOROUGHLY SCARIFY AND RIP ALL LANDSCAPE SUB-GRADES WHICH HAVE BECOME COMPACTED TO A DEPTH OF 12 INCHES WITH MULTIPLE PASSES, 90 DEGREES TO EACH OTHER. SCARIFY AREAS UNACCESSIBLE TO MECHANIZED EQUIPMENT AND AROUND EXISTING PLANTINGS NOTED TO REMAIN WITH HAND TOOLS.
  - REMOVE SOIL LUMPS, ROCK, VEGETATION AND/OR DEBRIS LARGER THAN 2 INCHES FROM ALL SUB-GRADE PRIOR TO PLACEMENT OF SPECIFIED TOPSOIL.
  - REMOVE ANY ASPHALT EXTENDING BEYOND 6 INCHES FROM CURBS INTO ADJACENT LANDSCAPE AREAS.
  - PARKING LOT PLANTER ISLANDS TO BE OVER EXCAVATED BY BACKHOE. REMOVE PAVING WASTE, GRAVEL BASE MATERIAL AND UNDERLYING SUBSOIL TO 18 INCHES BELOW TOP OF PAVING. SCARIFY AND OVER EXCAVATE PLANT PIT BOTTOM 12 INCHES TO MINIMIZE STRUCTURAL COMPACTION.

ORGANIC MULCH (TOPDRESSING):  
ONE-HALF-INCH (1/2") SIZE, TO ONE-QUARTER (1/4"), HEMLOCK/FIR BARK. FINE TEXTURED AND DARK BROWN IN COLOR.

STAKES:  
2-INCH DIAMETER BY 8-FOOT MINIMUM LODGEPOLE PINE STAKES.

GUY MATERIAL:  
1-INCH WIDE POLYETHYLENE CHAIN LOCK TYPE TIES; OR, 3/8" DIAMETER RUBBER. NO WIRE.

LAWN:  
TURFGRASS SEED MIX TOLERANT OF PACIFIC NORTHWEST CLIMATE.

HERBICIDE:  
HERBICIDE IS NOT RECOMMENDED FOR THE FIRST YEAR AFTER INSTALLATION.

ANTI-DESICCANT:  
"WLT-PROOF," 48 HOURS PRIOR TO SHIPMENT TO SITE FROM JUNE 1 THROUGH SEPTEMBER. THOROUGHLY ROOT WATER PLANTS PRIOR TO DELIVERY. PLANT MATERIAL DELIVERED TO SITE TO BE KEPT CONTINUALLY MOIST THROUGH INSTALLATION.

EXECUTION:  
CONTAMINANTS:  
VERIFY THAT ALL SOIL CONTAMINANTS (E.G., PAINT, SEALANTS, SOLVENTS, OILS, GREASES, CONCRETE/ASPHALT SPOILS, ETC.) HAVE BEEN SATISFACTORILY REMOVED FROM ALL PLANTING AREAS. DO NOT BEGIN WORK UNTIL UNSATISFACTORY CONDITIONS HAVE BEEN CORRECTED.

FINISH GRADES:  
FINE GRADE AND REMOVE ROCKS, DEBRIS, AND FOREIGN OBJECTS OVER 2 INCHES DIAMETER FROM TOP SURFACE OF PREPARED LANDSCAPE AREAS. FINISH ELEVATIONS TO BE DEFINED AS 3 INCHES BELOW CURBS, WALKS AND/OR OTHER ADJACENT HARDSCAPE FOR ALL PLANTING BED AREAS AND 1-INCH BELOW CURBS, WALKS AND/OR OTHER ADJACENT HARDSCAPE FOR ALL LAWN AREAS. "FINISH GRADE" REFERS TO GRADES PRIOR TO INSTALLATION OF MULCH OR LAWN. ALL FINISH GRADES TO BE SMOOTH EVEN GRADES, LIGHTLY COMPACTED, AS SHOWN ON THE PLAN AND DETAILED. PROVIDE POSITIVE DRAINAGE AWAY FROM BUILDINGS AND STRUCTURES. SITE CIVIL DRAWINGS IDENTIFY FINAL ELEVATIONS. MOISTEN PREPARED AREAS BEFORE PLANTING IF SOIL IS DRY. WATER THOROUGHLY AND ALLOW SURFACE TO DRY BEFORE PLANTING. DO NOT CREATE MUDDY SOIL.

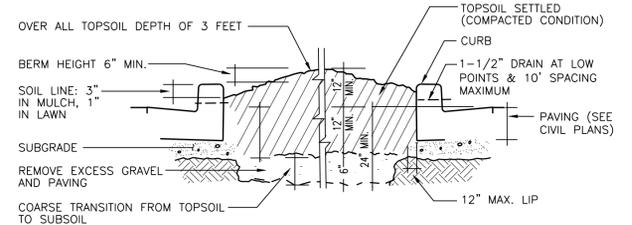
TREES AND SHRUBS:  
ARRANGE TREES AND SHRUBS ON SITE IN PROPOSED LOCATIONS PER DRAWINGS. EXCAVATE PIT, PLANT AND STAKE OR GUY, AS CALLED OUT AND DETAILED. ALL TREES, SHRUBS, AND SUPPORTS TO STAND VERTICAL. BACKFILL SHALL BE PIT SPOILS. SETTLE BACKFILL USING WATER ONLY. NO MECHANICAL COMPACTION.

GROUNDCOVERS:  
EXCAVATE PITS TO A MINIMUM OF 3 INCHES BELOW, AND TWICE THE ROOT BALL DIAMETER. WATER THOROUGHLY AND TAKE CARE TO ENSURE THAT ROOT CROWN IS AT PROPER GRADE, AS DETAILED.

MULCH:  
MULCH ALL LANDSCAPE AREAS NOT COVERED BY LAWN AND/OR SEED. APPLY SUFFICIENT QUANTITY TO PROVIDE A 2-INCH DEPTH.

UTILITY CLEARANCES:  
FIELD ADJUST PLANT LOCATIONS FOR 8-FOOT SEPARATION OF TREES/SHRUBS AND 2-FOOT SEPARATION FOR GROUND COVER FROM FIRE HYDRANTS AND UTILITY VAULTS.

CLEANUP AND PROTECTION:  
DURING LANDSCAPE WORK, KEEP ALL PAVEMENT CLEAN AND WORK AREAS IN AN ORDERLY CONDITION. PROTECT LANDSCAPE WORK AND MATERIALS FROM DAMAGE DUE TO LANDSCAPE OPERATIONS AND TRESPASSERS. MAINTAIN PROTECTION DURING INSTALLATION AND MAINTENANCE PERIOD. TREAT, REPAIR, OR REPLACE DAMAGE LANDSCAPE WORK AS DIRECTED BY THE OWNER.

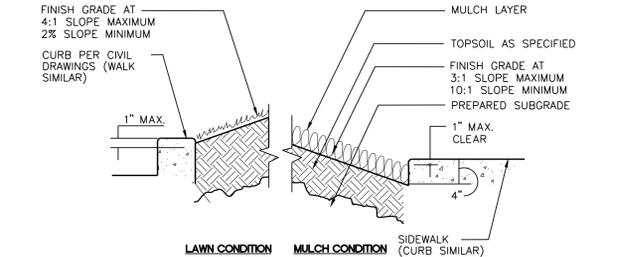


NOTE:  
OVER EXCAVATE PARKING LOT PLANTERS TO LOOSEN COMPACTED SUBBASE

**GRADING - PARKING LOT PLANTERS DETAIL**

NOT TO SCALE

DEDUCT ALL #1: IF LANDSCAPE CONTRACTOR CAN DEMONSTRATE THAT PLANTER ISLANDS ARE NOT FULL OF NON-SOIL MATERIALS (CONCRETE WASTE, LUMBER, ROAD BASE, GRAVEL), FULL EXCAVATION AND REPLACE WITH 18"-21" OF TOPSOIL CAN BE ELIMINATED AND IN ITS PLACE, 6" OF COMPOST CAN BE PLACED ON SUB-GRADE AND CULTIVATED INTO TOP 12" OF EXISTING SOIL. TOP OF FINISH GRADE AND DEPTH OF MULCH STILL APPLIES



**PLANTER SECTION DETAIL**

NOT TO SCALE

REVISED PER	REVISED BY	DATE	DESCRIPTION
11/22/23	LRP	LRP	CONSTRUCTION DOCUMENTS
09/22/23	TCR	LRP	REVISED
08/04/23	LRP	LRP	DESIGN REVIEW SUBMITTAL
05/16/23	LRP	JMW	DESIGN REVIEW SUBMITTAL

Title: **LANDSCAPE NOTES & DETAILS**  
**BROWN BEAR CAR WASH**  
17110 43RD AVE NE  
ARLINGTON, WASHINGTON

For: **CAR WASH ENTERPRISES, INC.**  
3977 LEARY WAY NW  
SEATTLE, WASHINGTON 98107



Scale: Horizontal 1"=20' Vertical N/A  
Designed: LRP  
Drawn: LRP/TR  
Checked: LR/JAN  
Approved: LRP  
Date: 11/22/23

**Barghausen Consulting Engineers, Inc.**  
18215 72nd Avenue South  
Kent, WA 98032  
425.251.6222  
barghausen.com



**Zoning Approval**  
PLN #1077  
December 18, 2023  
Digitally signed by Amy Rusko  
The digital signature uses the City of Arlington, WA Community & Economic Development, Planning Department  
Date: 2023.12.18 11:43:05 PST

CITY OF ARLINGTON  
CONSTRUCTION DRAWING REVIEW APPROVAL  
THIS PLAN SHEET HAS BEEN REVIEWED AND APPROVED PER THE CONDITIONS ON THE TITLE SHEET.  
By: **Development Services Manager**  
DATE: \_\_\_\_\_ THIS APPROVAL VALID FOR 18 MONTHS

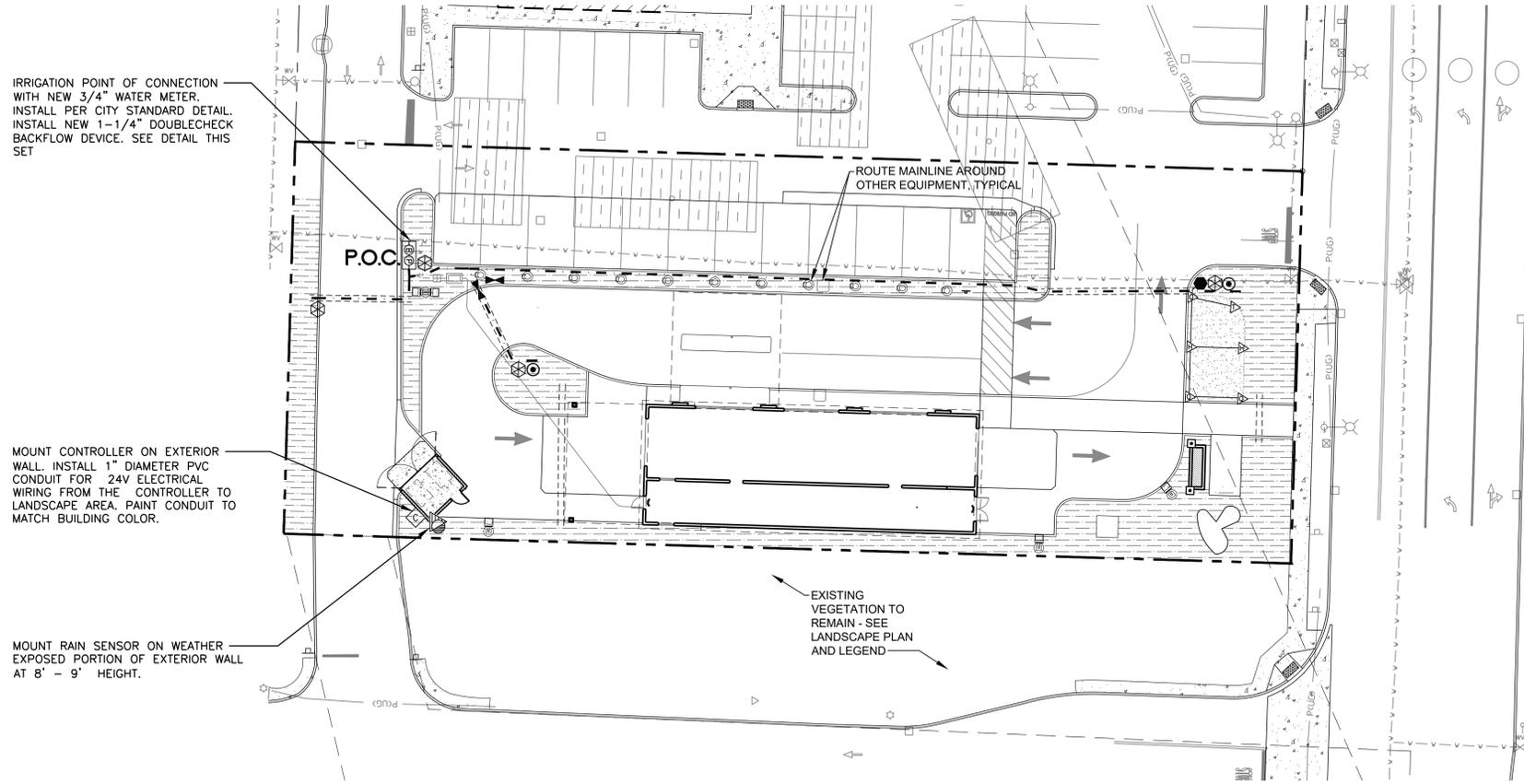
Job Number: **21860**  
Sheet: **L-3** of **6**



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# IRRIGATION PLAN

FOR  
**BROWN BEAR CAR WASH**  
SEC. 28, TWN. 31 N., RGE. 5 E. W.M.  
CITY OF ARLINGTON, SNOHOMISH COUNTY, WASHINGTON



IRRIGATION POINT OF CONNECTION WITH NEW 3/4" WATER METER. INSTALL PER CITY STANDARD DETAIL. INSTALL NEW 1-1/4" DOUBLECHECK BACKFLOW DEVICE. SEE DETAIL THIS SET

MOUNT CONTROLLER ON EXTERIOR WALL. INSTALL 1" DIAMETER PVC CONDUIT FOR 24V ELECTRICAL WIRING FROM THE CONTROLLER TO LANDSCAPE AREA. PAINT CONDUIT TO MATCH BUILDING COLOR.

MOUNT RAIN SENSOR ON WEATHER EXPOSED PORTION OF EXTERIOR WALL AT 8' - 9' HEIGHT.

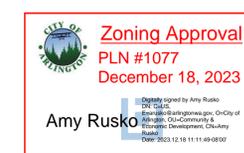
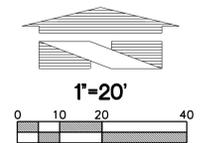
IRRIGATION PLAN

### IRRIGATION LEGEND

SYMBOL	DESCRIPTION
<b>DRIP IRRIGATION:</b>	
	HUNTER LANDSCAPE DRIPLINE COMPONENTS HDL-06-12-250-CV SUB-SURFACE DRIPLINE TUBING 0.6 GPH PRESSURE COMPENSATING EMITTERS WITH CHECK VALVE AT 12" ON-CENTER SPACING - ALL TUBING SHALL BE INSTALLED ON GRADE W/ 9" WIRE STAKES FOUR (4) FEET ON-CENTER; VERIFY THE LAYOUT AND 18" ON-CENTER SPACING IN THE FIELD PRIOR TO STARTING WORK. INSTALL ALL COMPONENTS PER MANUF. SPECIFICATIONS. USE HUNTER PLD-LOC FITTINGS FOR CONNECTION BETWEEN PVC LATERAL LINES AND INLINE DRIP TUBING
<b>SPRINKLER HEADS:</b>	
	HUNTER MP ROTATOR WITH PRO-SPRAY POP-UP BODY AND CV DRAIN CHECK VALVE, 4" LAWN, 6" SHRUB
<b>SYMBOL</b>	<b>NOZZLE</b> <b>PSI</b> <b>GPM</b> <b>RADIUS</b>
	HUNTER-60 and 6H H, Q SERIES      30      0.98, 0.51      6'
	HUNTER-1000 8-15 F, TH, TT, H, Q SERIES      35   0.65, 0.48, 0.37, 0.32, 0.16      8'
	HUNTER-1000 8-15 F, TH, TT, H, Q SERIES      35   0.65, 0.48, 0.37, 0.32, 0.16      10'
	HUNTER-1000 8-15 F, TH, TT, H, Q SERIES      35   0.65, 0.48, 0.37, 0.32, 0.16      12'
	HUNTER-2000 13-21 F, TQ, TT, H, Q SERIES      30   1.29, 0.95, 0.74, 0.63, 0.33      15'
	HUNTER ES515, SS530 SERIES      35   1.41, 0.65      5'x30' 5'x15'
	SPRAY IRRIGATION: HUNTER ICV 101/151G REMOTE CONTROL VALVE, IN VALVE BOX, ONE VALVE PER BOX MAXIMUM 2 VALVES PER BOX
	DRIP IRRIGATION: ICZ-101/151-XL REMOTE CONTROL DRIP ZONE KIT WITH FILTER AND PRESSURE REGULATOR MAXIMUM 2 VALVES PER BOX
	HUNTER SOLAR SYNC WIRE RAIN SENSOR COMBO
	HUNTER HC-HYBRID BATTERY-OPERATED CONTROLLER; PROVIDE GROUND AND BATTERIES PER MANUFACTURER'S SPECIFICATIONS
<b>P.O.C.</b>	WILKINS 950 XLT-1-1/4" DOUBLE CHECK VALVE (STATE APPROVED); TEST AND CERTIFICATION BY LICENSED BACKFLOW TESTER WILKINS 850 - BALL VALVE, SIZE TO MATCH PIPE CARSON INDUSTRIES #1730 (TWO AT P.O.C.) GRADE LEVEL VAULT WITH BOLT LOCK LID
	PLASTIC BALL VALVE, MATCH LINE SIZE, IN VALVE BOX
	HUNTER HQ-33DLRC 3/4" QUICK COUPLING VALVE, IN VALVE BOX, PROVIDE TWO KEYS AND SWIVELS
	MAINLINE - SCH 40 PVC (18" COVER); SIZE PER PLAN, 1-1/2" SIZE MINIMUM
	LATERAL - SCH 40 PVC (12" COVER); SIZE PER PLAN, 3/4" SIZE MINIMUM
	SLEEVE - SCH 40 PVC; 24" MINIMUM COVER AT VEHICLE CROSSINGS AND 18" MINIMUM COVER IN LANDSCAPE AREAS, 6" SIZE WHERE IRRIGATION MAINLINE TRAVELS THROUGH PIPE. 4" SIZE WHERE ONLY LATERALS TRAVEL THROUGH PIPE
IRRIGATION SHOWN DIAGRAMMATICALLY FOR PLAN CLARITY. COMMON TRENCH AND PLACE EQUIPMENT IN LANDSCAPE; MANIFOLD GROUPED VALVES IN ADJACENT SHRUB AREAS WHERE FEASIBLE.	

### SCH 40 PIPE SIZING CHART

PIPE SIZE	3/4"	1"	1 1/4"	1 1/2"	2"	2 1/2"
FLOW GPM	1-8	8.1-13	13.1-23	23.1-32	32.1-53	53.1-74 GPM (MAX.)



CITY OF ARLINGTON  
CONSTRUCTION DRAWING REVIEW APPROVAL

THIS PLAN SHEET HAS BEEN REVIEWED AND APPROVED PER THE CONDITIONS ON THE TITLE SHEET.

BY: \_\_\_\_\_  
Development Services Manager

DATE: \_\_\_\_\_ THIS APPROVAL VALID FOR 18 MONTHS

No.	Date	By	Appr.	Revision
-	11/22/23	LRP	LRP	REVISED PER BASE CHANGES
-	09/22/23	TCR	LRP	CONSTRUCTION DOCUMENTS
-	08/04/23	LRP	LRP	REVISED
-	05/16/23	LRP	JMW	DESIGN REVIEW SUBMITTAL

Title: **BROWN BEAR CAR WASH**  
17110 43RD AVE NE  
ARLINGTON, WASHINGTON

For: **CAR WASH ENTERPRISES, INC.**  
3977 LEARY WAY NW  
SEATTLE, WASHINGTON 98107



Scale: Horizontal N/A, Vertical N/A

Designed: LRP, Draw: LRP/TR, Checked: LE/JV, Approved: LRP, Date: 11/22/23

**Barghausen Consulting Engineers, Inc.**  
18215 72nd Avenue South  
Kent, WA 98032  
425.251.6222 [barghausen.com](http://barghausen.com)

Job Number: **21860**  
Sheet: **6** of **6**

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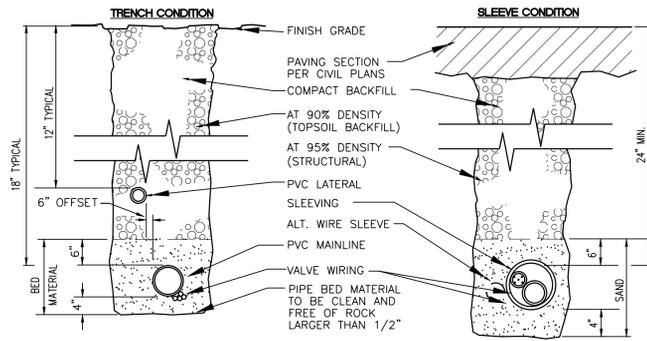
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# IRRIGATION NOTES & DETAILS

FOR  
**BROWN BEAR CAR WASH**  
SEC. 28, TWN. 31 N., RGE. 5 E. W.M.  
CITY OF ARLINGTON, SNOHOMISH COUNTY, WASHINGTON

## LANDSCAPE IRRIGATION NOTES

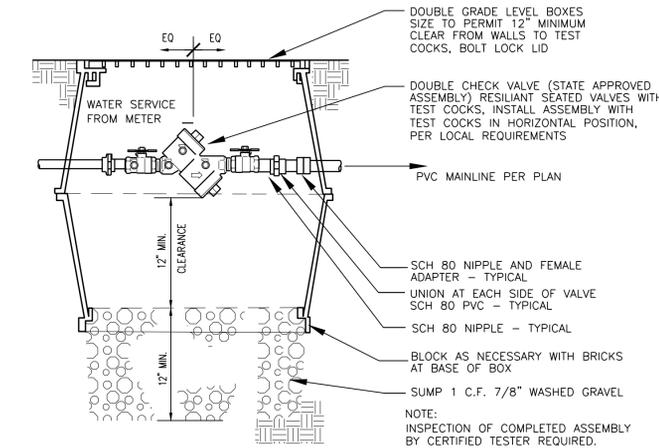
- GENERAL CONTRACTOR AND LANDSCAPE CONTRACTOR TO COORDINATE.
  - CONTROLLER IS BATTERY-OPERATED AND DOWN NOT REQUIRE A SOURCE OF POWER. IRRIGATION CONTRACTOR WILL MOUNT CONTROLLER PER DESIGN AND COORDINATE WITH GENERAL CONTRACTOR.
  - INSTALLATION OF IRRIGATION/SERVICE METER AND STUB TO IRRIGATION POINT OF CONNECTION, PER UTILITY PLAN(S). PROVIDE STANDARD THREADED STUB-OUT WITH THREADED CAP ON DISCHARGE SIDE OF METER. STUB-OUT TO BE INSTALLED APPROXIMATELY 18 INCHES BELOW FINISH GRADE.
  - VERIFICATION OF STATIC WATER PRESSURE AT POINT-OF-CONNECTION (P.O.C.) CONTRACTOR SHALL NOTIFY OWNER AND BARGHAUSEN CONSULTING ENGINEERS, INC. OF ANY VARIATION IN STATIC PRESSURE OVER 5 PSI GREATER/LESS THAN DESIGN PRESSURE.
  - INSTALLATION OF SLEEVING.
- PROVIDE ALL LABOR, MATERIALS, TRANSPORTATION, AND SERVICES NECESSARY TO FURNISH AND INSTALL A COMPLETE IRRIGATION SYSTEM AS INDICATED ON THE DRAWINGS AND/OR NOTES. PROVIDE A ONE (1) YEAR WARRANTY/GUARANTEE FROM FINAL ACCEPTANCE AGAINST ALL DEFECTS IN MATERIALS, EQUIPMENT, AND WORKMANSHIP.
- COORDINATE IRRIGATION INSTALLATION WITH GENERAL CONTRACTOR, ELECTRICAL CONTRACTOR, LANDSCAPE CONTRACTOR, OWNER, ARCHITECT, AND LANDSCAPE ARCHITECT.
- LANDSCAPE CONTRACTOR TO TEST AVAILABLE WATER PRESSURE PRIOR TO BEGINNING ANY WORK. PROVIDE LANDSCAPE ARCHITECT WITH WRITTEN PSI RESULTS.
- ALL WORK PER LOCAL CODE. INSTALLATION PER MANUFACTURER'S WRITTEN SPECIFICATIONS.
- CONTRACTOR TO OBTAIN AND PAY FOR ALL PERMITS, FEES, AND REQUIRED CITY INSPECTIONS.
- SUBMITTALS:
  - SUBMIT EACH ITEM LISTED BELOW FOR LANDSCAPE ARCHITECT'S REVIEW AND APPROVAL.
  - PRODUCT DATA: FOR EACH TYPE OF PRODUCT INDICATED.
  - CONTROL WIRING PATH DIAGRAM.
  - "AS-BUILT" DRAWINGS.
  - OPERATION AND MAINTENANCE MANUALS.
- PROVIDE AND KEEP UP TO DATE A COMPLETE "AS-BUILT" RECORD SET OF PRINTS WHICH ARE TO BE CORRECTED DAILY AND SHOW EVERY CHANGE FROM THE ORIGINAL DRAWINGS AND NOTES AND EXACT "AS-BUILT" LOCATIONS, SIZES AND KIND OF EQUIPMENT. THIS SET OF DRAWINGS, ARE TO BE KEPT ON SITE AND ARE TO BE USED ONLY AS THE RECORD SET. ALL WORK IS TO BE NEAT AND LEGIBLE ANNOTATIONS THEREON DAILY AS THE WORK PROCEEDS, SHOWING WORK AS ACTUALLY INSTALLED. DIMENSION FORM TWO (2) PERMANENT POINTS OF REFERENCE, BUILDING CORNERS, WALKS, OR ROAD INTERSECTIONS, ETC., THE LOCATION OF THE FOLLOWING:
  - CONNECTION TO WATER LINES (P.O.C.).
  - CONNECTIONS TO ELECTRICAL POWER, IF SPECIFIED.
  - GATE VALVE, QUICK COUPLERS, AND REMOTE CONTROL VALVE.
  - ROUTING OF MAINLINE (DIMENSION MAXIMUM 100' ALONG ROUTING).
  - ROUTING OF CONTROL WIRING.
  - OTHER RELATED EQUIPMENT AS DIRECTED BY THE LANDSCAPE ARCHITECT.
- PREPARE AND PROVIDE PRIOR TO COMPLETION OF CONSTRUCTION, A THREE RING BINDER CONTAINING THE FOLLOWING INFORMATION:
  - INDEX SHEET STATING CONTRACTOR'S ADDRESS, TELEPHONE NUMBER, FAX, E-MAIL AND A LIST OF EQUIPMENT WITH NAME AND ADDRESS OF LOCAL MANUFACTURER'S REPRESENTATIVES.
  - CATALOG AND PARTS SHEETS ON EVERY MATERIAL AND EQUIPMENT INSTALLED UNDER THIS CONTRACT.
  - GUARANTEE STATEMENT.
  - COMPLETE OPERATING AND MAINTENANCE INSTRUCTIONS ON ALL MAJOR EQUIPMENT.
  - CONSTRUCTION DETAILS FROM THE PROJECT.
  - COMPLETE TROUBLE-SHOOTING GUIDE TO COMMON IRRIGATION PROBLEMS.
  - WINTERIZATION AND SPRING START-UP PROCEDURES.
  - CHART OF APPROXIMATE WATERING TIMES FOR SPRING, SUMMER, AND FALL.
  - A COPY OF THE "AS-BUILT" DRAWINGS AND CONTROLLER CHART.
- ALL VALVES TO BE PLACED IN "CARSON" GRADE LEVEL BOXES WITH BOLT-LOCK LIDS (OR APPROVED EQUIVALENT). SET BOXES 2 INCHES HIGHER THAN FINISH GRADE IN MULCH AREAS AND FLUSH WITH FINISH GRADE IN LAWN AREAS. JUMBO BOX FOR CHECK VALVE, 10" ROUND BOX FOR GATE/QUICK COUPLER/WIRE SPLICES, AND 12" STANDARD FOR CONTROL VALVES. PROVIDE BOX EXTENSIONS AS REQUIRED.
- MAINLINE PIPE TO BE BURIED 18 INCHES, LATERALS 12 INCHES, AND SLEEVES 24" INCHES BELOW FINISH GRADE. NO ROCK OR DEBRIS TO BE BACKFILLED OVER PIPE.
- HEAD AND LINE POSITIONING IS DIAGRAMMATIC ON PLAN. ADJUST IN FIELD AS NECESSARY FOR 100 PERCENT COVERAGE. VALVES TO BE POSITIONED ADJACENT TO PAVEMENT/CURBS, IN SHRUB BEDS WHERE POSSIBLE.
- FAMILIARIZE OWNERS FACILITY OPERATOR WITH IRRIGATION SYSTEM FUNCTION, CONTROLLER PROGRAMMING, SYSTEM OPERATION AND MAINTENANCE REQUIREMENTS.
- SPRINKLERS ON RISERS WILL NOT BE ALLOWED UNLESS NOTED ON PLANS.
- RADIUS REDUCTION TO BE MADE BY USE OF PRESSURE ADJUSTMENT, SCREENS, AND/OR ALTERNATE NOZZLES. IN-NOZZLE ADJUSTMENT IS LIMITED TO 10 PERCENT FOR SPRAY HEADS AND PER MANUFACTURER'S LIMITS FOR OTHER SPRINKLERS. SPRINKLER SPACING NOT EXCEED 60% OF THE DIAMETER OF THE PUBLISHED DATA.
- ALL CONTROL WIRE SPLICES TO BE MADE AT VALVE BOXES WITH WATER TIGHT ELECTRICAL SPLICES, 3M, SCOTT'S LOCK SEAL TACK 3576-78, OR EQUIVALENT.
- EACH VALVE BOX TO CONTAIN A MINIMUM OF TWO (2) SPARE ORANGE CONTROL WIRES FOR JACKETED WIRE. ROUTE SPARE WIRES FROM THE CONTROLLER TO THE LAST VALVE OF EACH MAINLINE BRANCH. COMMON WIRE TO BE WHITE. SINGLE STRAND WIRE TO BE A MINIMUM OF 14 GAUGE.
- ALL ELECTRICAL EQUIPMENT TO BE U.L. TESTED AND APPROVED, AND BEAR THE U.L. LABEL.
- CROSS CONNECTION PROTECTION INSPECTION REQUIRED. THE BACKFLOW DEVICE TO BE TESTED UPON THE ORIGINAL INSTALLATION. THE TESTING TO BE PERFORMED BY A PERSON HOLDING A CURRENT CERTIFICATE AS A BACKFLOW TESTER. THE TEST REPORT TO BE SUBMITTED TO THE LOCAL WATER DISTRICT, OR PURVEYOR, AND OWNER WITH A COPY TO BARGHAUSEN CONSULTING ENGINEERS, INC. CONTRACTOR TO INCLUDE TESTING IN THE SCOPE OF WORK. OWNER IS RESPONSIBLE FOR ANNUAL INSPECTIONS AFTER THE INITIAL INSPECTION.
- CONTRACTOR TO PROVIDE SYSTEM WINTERIZATION/SPRING SERVICE WHEN INSTALLATION HAS BEEN COMPLETED WITHIN 90 DAYS OF NOVEMBER 1 FOR WINTERIZATION, OR MAY 15 FOR SPRING SERVICE. SERVICE TO BE PERFORMED AS NEAR AS PRACTICAL TO THE ABOVE DATES, OR AS FREEZE/PRECIPITATION CONDITIONS DETERMINE SERVICE NEED.



NOTE:  
SLEEVING MATERIAL SHALL BE PVC SCH 40 DIMENSIONS ARE MIN. CLEARANCES.  
ALL IRRIGATION SLEEVING TRENCH BACKFILL MATERIAL SHALL BE CLASS "B" OR BETTER (MAX. OF 10% PASSING NO.40 SCREEN) AND BE COMPACTED TO MIN. 95% OPTIMUM DENSITY PER ASTM D-1557-70 (MODIFIED PROCTOR)

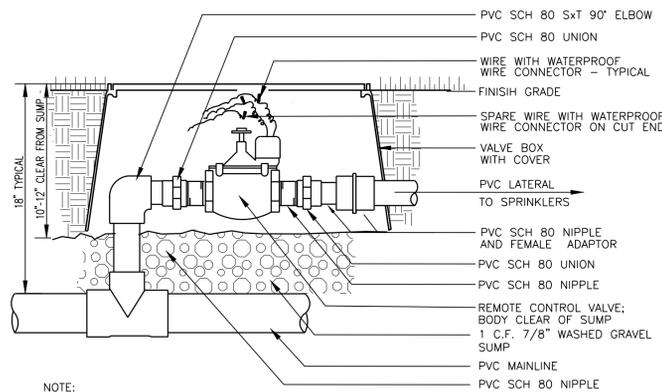
### SLEEVE/TRENCHING DETAIL

NOT TO SCALE



### CHECK VALVE ASSEMBLY DETAIL

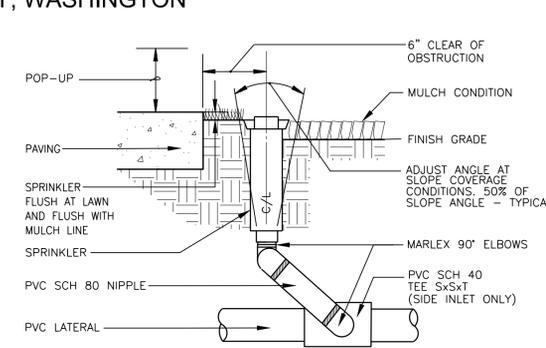
NOT TO SCALE



NOTE:  
ONE VALVE PER BOX. PROVIDE EXTRA COILS (18") OF EACH WIRE IN VALVE BOX. COMPACT SOIL AROUND VALVE BOX. USE TEFLOW OR FLOWABLE SEALANT IN ALL THREADED FITTINGS, PER MANUFACTURER'S SPECS.

### REMOTE CONTROL VALVE ASSEMBLY

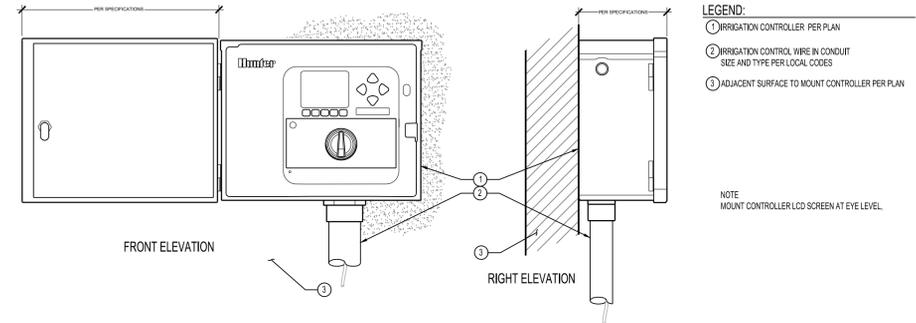
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NOTE:  
MANUFACTURER'S LIMITS PREVAIL FOR INSTALLATION AND ADJUSTMENTS.  
PROVIDE SWING JOINT RISERS AT WALKS AND CURBS. 24" FLEXIBLE RISERS ACCEPTABLE ELSEWHERE.

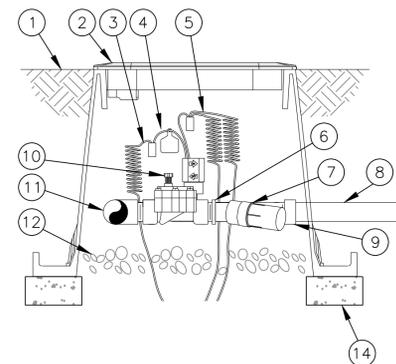
### POP-UP RISER ASSEMBLY

NOT TO SCALE



### IRRIGATION CONTROLLER, WALL MOUNT

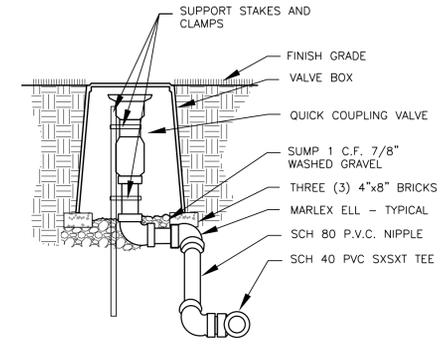
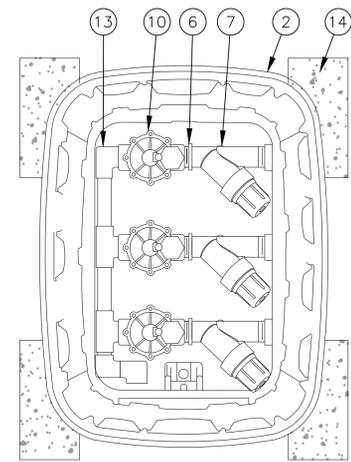
NOT TO SCALE



### DRIP IRRIGATION VALVE

NOT TO SCALE

- FINISH GRADE
- STANDARD VALVE BOX WITH COVER:
- WATERPROOF CONNECTION:
- VALVE ID TAG
- 30-INCH LINEAR LENGTH OF WIRE, COILED
- 1" X 3/4" REDUCING COUPLING
- PRESSURE REGULATING FILTER:
- LATERAL PIPE
- PVC SCH 40 FEMALE ADAPTOR OR REDUCER
- REMOTE CONTROL VALVE:
- PVC SCH 40 TEE OR ELL TO MANIFOLD
- 3-INCH MINIMUM DEPTH OF 3/4-INCH WASHED GRAVEL
- MANIFOLD PIPE AND FITTINGS
- MINIMUM FOUR (4) 4"x8" BRICKS



### QUICK COUPLING VALVE DETAIL

NOT TO SCALE

**Zoning Approval**  
PLN #1077  
December 18, 2023

Amy Rusko  
City of Arlington  
Development Services Manager

CITY OF ARLINGTON  
CONSTRUCTION DRAWING REVIEW APPROVAL

THIS PLAN SHEET HAS BEEN REVIEWED AND APPROVED PER THE CONDITIONS ON THE TITLE SHEET.

BY: \_\_\_\_\_  
Development Services Manager

DATE: \_\_\_\_\_ THIS APPROVAL VALID FOR 18 MONTHS

No.	Date	By	Appr.	Revision
1	11/22/23	LRP	LRP	REVISED PER BASE CHANGES
2	09/22/23	TCA	LRP	CONSTRUCTION DOCUMENTS
3	08/04/23	LRP	LRP	REVISED
4	05/16/23	LRP	JMY	DESIGN REVIEW SUBMITTAL

Title: IRRIGATION NOTES & DETAILS

BROWN BEAR CAR WASH  
17110 43RD AVE NE  
ARLINGTON, WASHINGTON

For: CAR WASH ENTERPRISES, INC.  
3977 LEARY WAY NW  
SEATTLE, WASHINGTON 98107



Scale: Horizontal 1"=20'  
Vertical N/A

Designed: LRP  
Drawn: LRP/TR  
Checked: LR/JAN  
Approved: LRP  
Date: 11/22/23

**Barchausen Consulting Engineers, Inc.**  
18215 72nd Avenue South  
Kent, WA 98032  
425.251.6222  
barchausen.com



Job Number: 21860  
Sheet: L-5 of 6



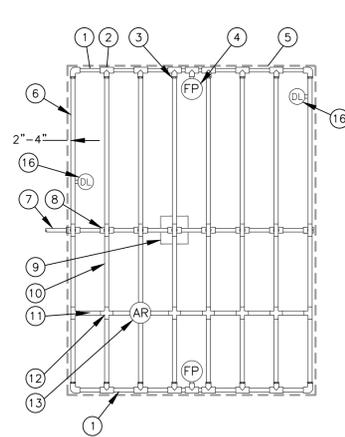
Know what's below.  
Call before you dig.  
Dial 811

# IRRIGATION DETAILS

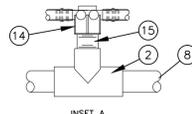
FOR

## BROWN BEAR CAR WASH

SEC. 28, TWN. 31 N., RGE. 5 E. W.M.  
CITY OF ARLINGTON, SNOHOMISH COUNTY, WASHINGTON



- 1 PVC EXHAUST HEADER
- 2 PVC SCH 40 TEE OR EL (TYPICAL)
- 3 BARB X MALE FITTING
- 4 FLUSH POINT (TYPICAL) SEE RAIN BIRD DETAIL 'FLUSH POINT WITH BALL VALVE'
- 5 PERIMETER OF AREA
- 6 PERIMETER DRIPLINE PIPE TO BE INSTALLED 2"-4" FROM PERIMETER OF AREA
- 7 PVC SUPPLY PIPE FROM CONTROL ZONE KIT (SIZED TO MEET LATERAL FLOW DEMAND)
- 8 PVC SUPPLY MANIFOLD
- 9 CONNECTION FROM SUPPLY MANIFOLD TO DRIPLINE (TYPICAL) - SEE INSET A



NOTES:

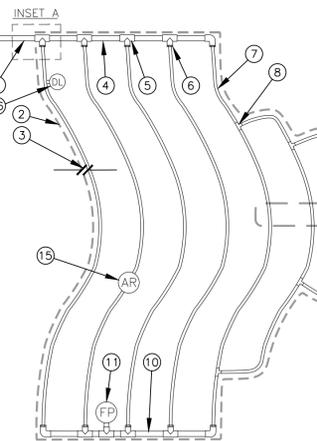
- 1. DISTANCE BETWEEN LATERAL ROWS AND EMITTER SPACING TO BE BASED ON SOIL TYPE, PLANT MATERIALS AND CHANGES IN ELEVATION. SEE IRRIGATION SCHEDULE FOR SPACING.
- 2. LENGTH OF LONGEST DRIPLINE LATERAL SHOULD NOT EXCEED THE MAXIMUM LENGTH SHOWN IN THE ACCOMPANYING TABLE.
- 3. AIR RELIEF VALVE TO BE INSTALLED AT HIGH POINT OF AREA.
- 4. WHEN USING 17MM INSERT FITTINGS WITH DESIGN PRESSURE OVER 50PSI, IT IS RECOMMENDED THAT STAINLESS STEEL CLAMPS BE INSTALLED ON EACH FITTING.

- 10 SUB-SURFACE DRIPLINE
- 11 BLANK TUBING
- 12 BARB X BARB INSERT TEE OR CROSS
- 13 1/2" AIR RELIEF VALVE
- 14 BARB X FEMALE FITTING
- 15 3/4" PVC NIPPLE, LENGTH AS NECESSARY
- 16 DRIPLINE INDICATOR. SEE DETAIL FOR ADDITIONAL INFORMATION

Inlet Pressure psi	12" Spacing		18" Spacing		24" Spacing	
	Normal Flow (gph)					
15	273	155	314	250	424	322
20	318	169	353	294	508	368
30	360	230	413	350	598	414
40	395	255	465	402	652	474
50	417	285	528	420	720	488
60	460	290	598	455	780	514

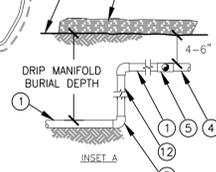
**DRIPLINE CENTER FEED LAYOUT**

NOT TO SCALE



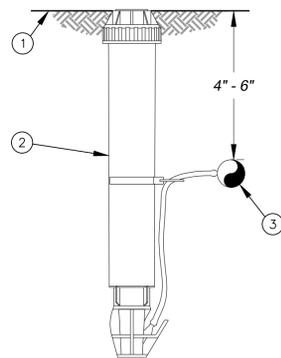
- NOTES:
- 1. DISTANCE BETWEEN LATERAL ROWS AND EMITTER SPACING TO BE BASED ON SOIL TYPE, PLANT MATERIALS AND CHANGES IN ELEVATION. SEE INSTALLATION SPECIFICATIONS FOR SPACING.
  - 2. LENGTH OF LONGEST DRIPLINE LATERAL SHOULD NOT EXCEED THE MAXIMUM SPACING SHOWN IN THE ACCOMPANYING TABLE.
  - 3. INSTALL AIR RELIEF VALVE AT HIGH POINTS IN DRIP LATERAL.
  - 4. WHEN USING 17MM INSERT FITTINGS WITH DESIGN PRESSURE OVER 50PSI, IT IS RECOMMENDED THAT STAINLESS STEEL CLAMPS BE INSTALLED ON EACH FITTING.

- 1 PVC SUPPLY PIPE FROM RAIN BIRD CONTROL ZONE KIT (SIZED TO MEET LATERAL FLOW DEMAND)
- 2 PERIMETER OF AREA
- 3 PERIMETER DRIPLINE PIPE TO BE INSTALLED 2"-4" FROM PERIMETER OF AREA
- 4 PVC SUPPLY MANIFOLD
- 5 PVC SCH 40 TEE OR EL (TYPICAL)
- 6 BARB X MALE FITTING
- 7 SUB-SURFACE DRIPLINE. SEE IRRIGATION SCHEDULE
- 8 ARB X BARB INSERT TEE
- 9 TOTAL LENGTH OF SELECTED DRIPLINE SHOULD NOT EXCEED LENGTH SHOWN IN TABLE
- 10 PVC FLUSH HEADER
- 11 FLUSH POINT: SEE DETAIL
- 12 PVC RISER PIPE
- 13 TURF OR MULCH
- 14 FINISH GRADE
- 15 1/2" AIR RELIEF VALVE: SEE DETAIL
- 16 DRIPLINE INDICATOR. SEE DETAIL FOR ADD'L INFO



**DRIPLINE ODD CURVES LAYOUT**

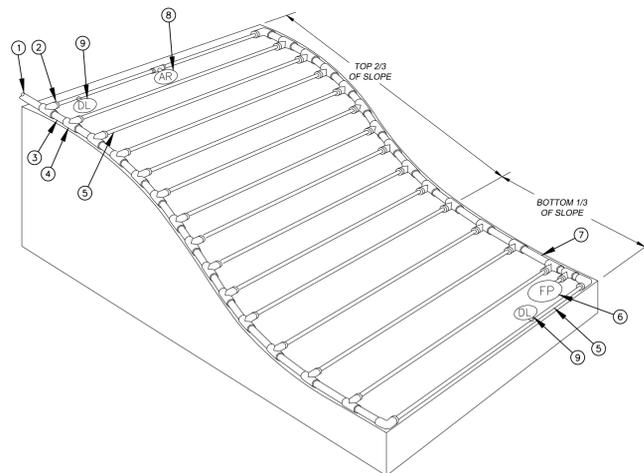
NOT TO SCALE



- NOTE:
- 1. INSERT BARB TRANSFER FITTING DIRECTLY INTO DRIPLINE TUBING.
  - 2. VAN NOZZLE MAY BE SET TO CLOSED, OR IF IT IS DESIRED TO SEE SPRAY FROM THE NOZZLE, SET THE ARC TO 1/4 PATTERN. THE FLOW FROM THE NOZZLE, 0.3 GPM, SHOULD BE ACCOUNTED FOR IN THE SYSTEM DESIGN.

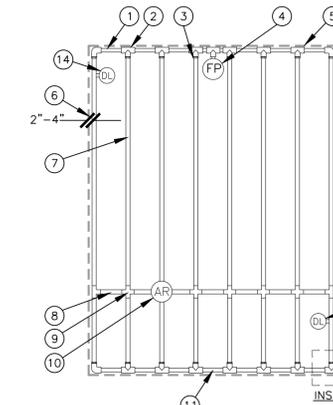
**DRIP IRRIGATION DRIPLINE INDICATOR**

NOT TO SCALE



**DRIPLINE SLOPED LAYOUT**

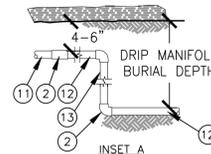
NOT TO SCALE



NOTES:

- DISTANCE BETWEEN LATERAL ROWS AND EMITTER SPACING TO BE BASED ON SOIL TYPE, PLANT MATERIALS AND CHANGES IN ELEVATION. SEE DRIPLINE INSTALLATION GUIDE FOR SUGGESTED SPACINGS.
- LENGTH OF LONGEST DRIPLINE LATERAL SHOULD NOT EXCEED THE MAXIMUM LENGTH SHOWN IN THE ACCOMPANYING TABLE.
- AIR RELIEF VALVE TO BE INSTALLED AT HIGH POINT OF AREA.
- WHEN USING 17MM INSERT FITTINGS WITH DESIGN PRESSURE OVER 50PSI, IT IS RECOMMENDED THAT STAINLESS STEEL CLAMPS BE INSTALLED ON EACH FITTING.

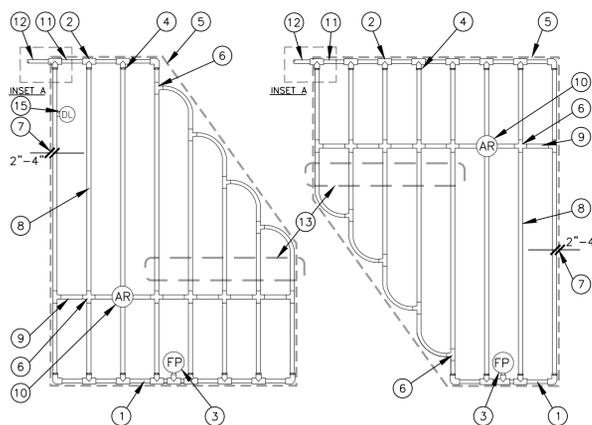
- 1 PVC EXHAUST HEADER
- 2 PVC SCH 40 TEE OR EL (TYPICAL)
- 3 BARB X MALE FITTING
- 4 FLUSH POINT (TYPICAL) SEE RAIN BIRD DETAIL 'FLUSH POINT WITH BALL VALVE'
- 5 PERIMETER OF AREA
- 6 PERIMETER DRIPLINE PIPE TO BE INSTALLED 2"-4" FROM PERIMETER OF AREA
- 7 SUB-SURFACE DRIPLINE
- 8 BLANK TUBING
- 9 BARB X BARB INSERT TEE OR CROSS
- 10 1/2" AIR RELIEF VALVE
- 11 PVC SUPPLY HEADER
- 12 PVC DRIP MANIFOLD FROM CONTROL ZONE VALVE KIT (SIZED TO MEET LATERAL FLOW DEMAND)
- 13 PVC SCH 40 RISER PIPE
- 14 DRIPLINE INDICATOR. SEE DETAIL FOR ADD'L INFO



Inlet Pressure psi	12" Spacing		18" Spacing		24" Spacing	
	Normal Flow (gph)					
15	273	155	314	250	424	322
20	318	169	353	294	508	368
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40	395	255	465	402	652	474
50	417	285	528	420	720	488
60	460	290	598	455	780	514

**DRIPLINE END FEED LAYOUT**

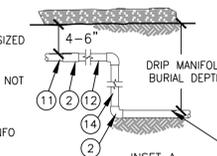
NOT TO SCALE



- 1 PVC EXHAUST HEADER
- 2 PVC SCH 40 TEE OR EL (TYPICAL)
- 3 FLUSH POINT (TYPICAL) SEE DETAIL
- 4 BARB X MALE FITTING
- 5 PERIMETER OF AREA
- 6 BARB X BARB INSERT TEE OR CROSS
- 7 PERIMETER DRIPLINE PIPE TO BE INSTALLED 2"-4" FROM PERIMETER OF AREA
- 8 SUB-SURFACE DRIPLINE. SEE IRRIGATION SCHEDULE
- 9 BLANK TUBING
- 10 1/2" AIR RELIEF VALVE: SEE DETAIL
- 11 PVC SUPPLY MANIFOLD
- 12 PVC SUPPLY PIPE FROM CONTROL ZONE KIT (SIZED TO MEET LATERAL FLOW DEMAND)
- 13 TOTAL LENGTH OF SELECTED DRIPLINE SHOULD NOT EXCEED LENGTH SHOWN IN TABLE
- 14 PVC SCH 40 RISER PIPE
- 15 DRIPLINE INDICATOR. SEE DETAIL FOR ADD'L INFO

NOTES:

- DISTANCE BETWEEN LATERAL ROWS AND EMITTER SPACING TO BE BASED ON SOIL TYPE, PLANT MATERIALS AND CHANGES IN ELEVATION. SEE MANUFACTURER DRIPLINE INSTALLATION GUIDE FOR SUGGESTED SPACINGS.
- LENGTH OF LONGEST DRIPLINE LATERAL SHOULD NOT EXCEED THE MAXIMUM LENGTH SHOWN IN THE ACCOMPANYING TABLE.
- AIR RELIEF VALVE TO BE INSTALLED AT HIGH POINT OF AREA.
- WHEN USING 17MM INSERT FITTINGS WITH DESIGN PRESSURE OVER 50PSI, IT IS RECOMMENDED THAT STAINLESS STEEL CLAMPS BE INSTALLED ON EACH FITTING.



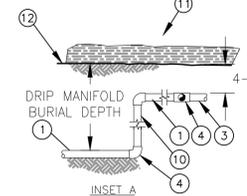
**DRIPLINE IRREGULAR SHAPED LAYOUT**

NOT TO SCALE

NOTES:

- DISTANCE BETWEEN LATERAL ROWS AND EMITTER SPACING TO BE BASED ON SOIL TYPE, PLANT MATERIALS AND CHANGES IN ELEVATION. DISTANCE BETWEEN LATERAL ROWS FOR BOTTOM 1/3 OF SLOPE TO BE SPACED GREATER THAN OPTIMAL ROW DISTANCE. SEE MANUFACTURER DRIPLINE INSTALLATION GUIDE FOR SUGGESTED SPACING.
- LENGTH OF LONGEST DRIPLINE LATERAL SHOULD NOT EXCEED THE MAXIMUM LENGTH SHOWN IN THE ACCOMPANYING TABLE.
- WHEN ELEVATION CHANGE EXCEEDS 8 FEET IT IS RECOMMENDED THAT A NEW DRIPLINE ZONE BE CREATED.
- INSTALL AIR RELIEF VALVE AT HIGH POINTS IN DRIP LATERAL.
- WHEN USING 17MM INSERT FITTINGS WITH DESIGN PRESSURE OVER 50PSI, IT IS RECOMMENDED THAT STAINLESS STEEL CLAMPS BE INSTALLED ON EACH FITTING.

- 1 PVC DRIP MANIFOLD FROM CONTROL ZONE VALVE KIT (SIZED TO MEET LATERAL FLOW DEMAND)
- 2 BARB X MALE FITTING
- 3 PVC SUPPLY HEADER
- 4 PVC SCH 40 TEE OR EL (TYPICAL)
- 5 SUB-SURFACE DRIPLINE. SEE IRRIGATION SCHEDULE
- 6 FLUSH POINT: SEE DETAIL
- 7 PVC FLUSH HEADER
- 8 1/2" AIR RELIEF VALVE: RSEE DETAIL
- 9 DRIPLINE INDICATOR. SEE DETAIL FOR ADDITIONAL INFORMATION
- 10 PVC RISER PIPE
- 11 TURF OR MULCH
- 12 FINISH GRADE



**Zoning Approval**  
PLN #1077  
December 18, 2023

Amy Rusko

CITY OF ARLINGTON  
CONSTRUCTION DRAWING APPROVAL

THIS PLAN SHEET HAS BEEN REVIEWED AND APPROVED PER THE CONDITIONS ON THE TITLE SHEET.

BY: \_\_\_\_\_  
Development Services Manager

DATE: \_\_\_\_\_ THIS APPROVAL VALID FOR 18 MONTHS

| REVISED PER BASE CHANGES |
|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|
| DATE                     | BY                       | DATE                     | BY                       | DATE                     | BY                       |
| 11/22/23                 | LRP                      | 09/22/23                 | LRP                      | 08/04/23                 | LRP                      |
|                          |                          |                          |                          | 05/16/23                 | JMW                      |
|                          |                          |                          |                          |                          |                          |

IRRIGATION DETAILS

BROWN BEAR CAR WASH  
17110 43RD AVE NE  
ARLINGTON, WASHINGTON

For:

CAR WASH ENTERPRISES, INC.  
3977 LEARY WAY NW  
SEATTLE, WASHINGTON 98107



Scale: Horizontal 1"=20' Vertical N/A

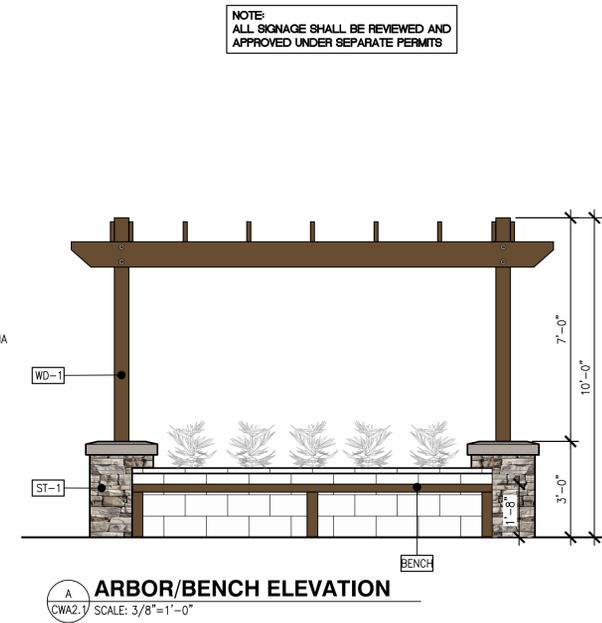
Designed: LRP  
Drawn: LRP/TR  
Checked: LRP  
Approved: LRP  
Date: 11/22/23

**Barghausen Consulting Engineers, Inc.**  
18215 72nd Avenue South  
Kent, WA 98032  
425.251.6222 [barghausen.com](http://barghausen.com)

Job Number: 21860  
Sheet: L-6 of 6

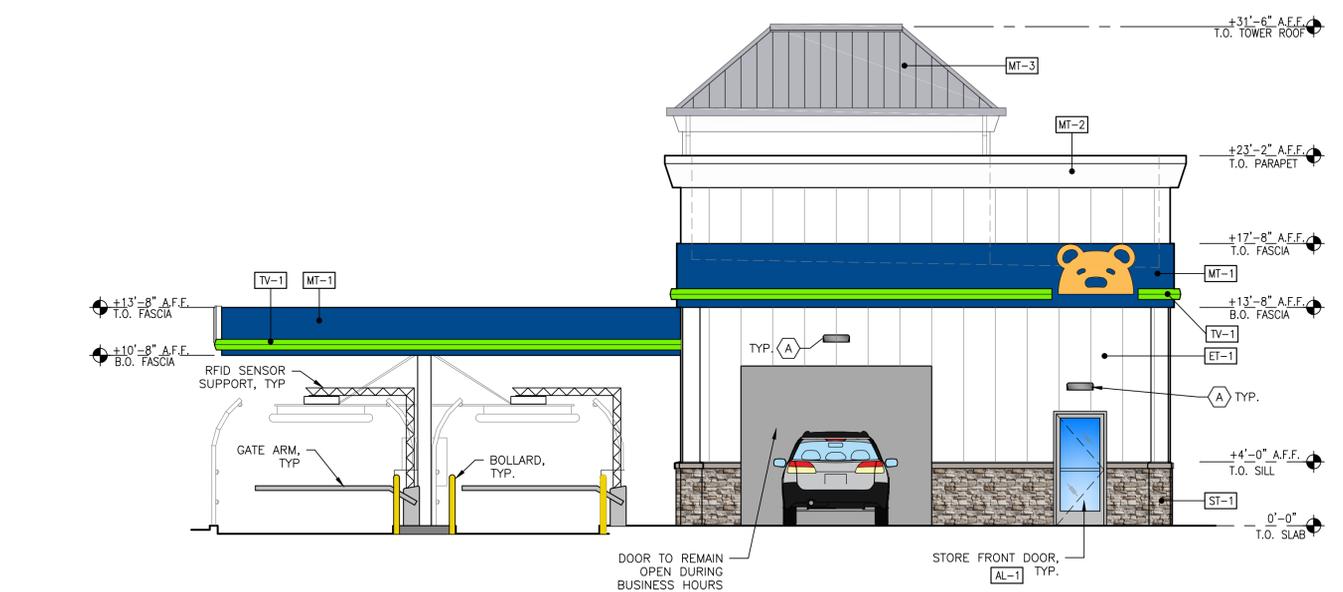


01 NORTH ELEVATION  
SCALE: 3/16"=1'-0"

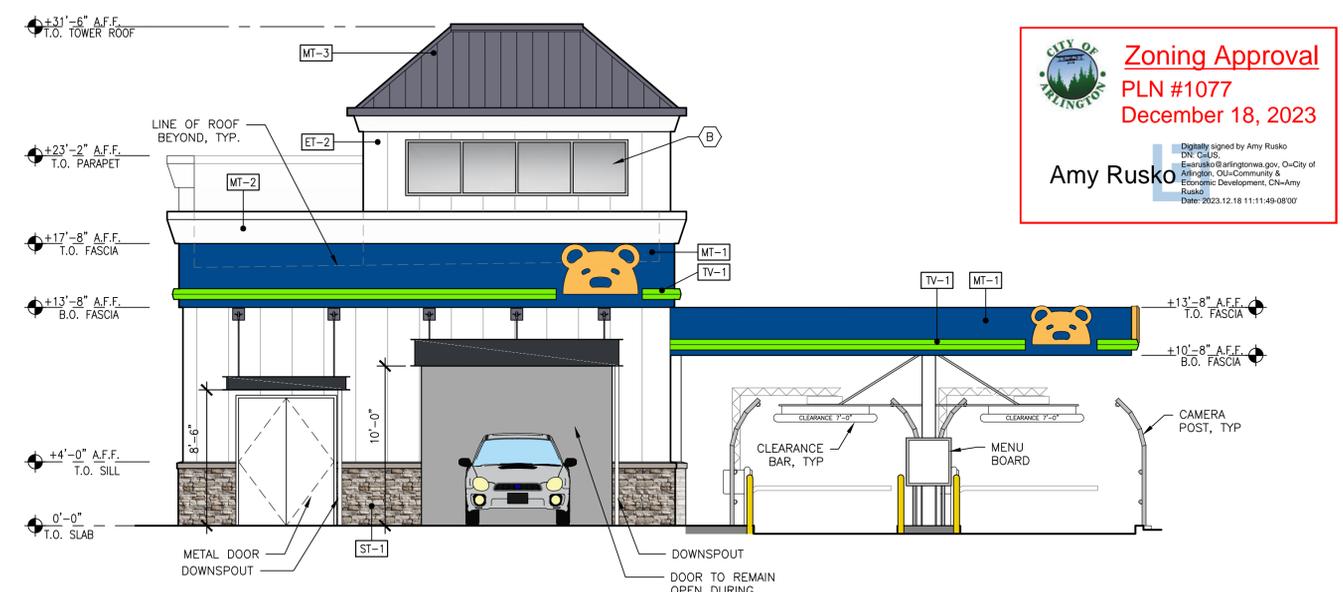


02 ARBOR/BENCH ELEVATION  
SCALE: 3/8"=1'-0"

NOTE:  
ALL SIGNAGE SHALL BE REVIEWED AND  
APPROVED UNDER SEPARATE PERMITS



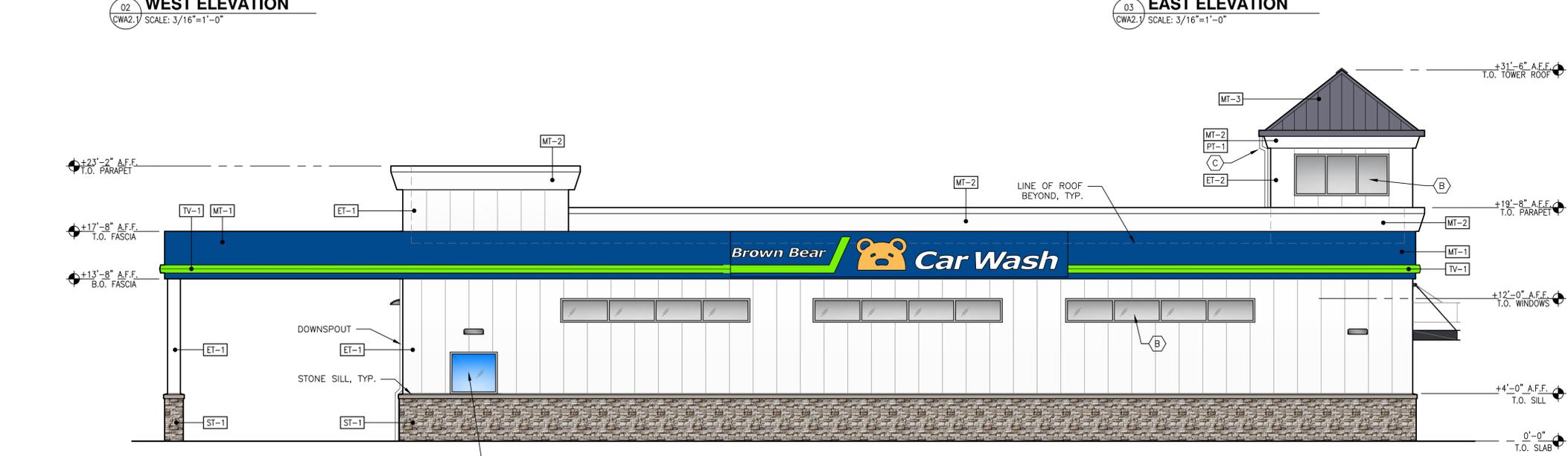
02 WEST ELEVATION  
SCALE: 3/16"=1'-0"



03 EAST ELEVATION  
SCALE: 3/16"=1'-0"

**Zoning Approval**  
PLN #1077  
December 18, 2023

Digitally signed by Amy Rusko  
DN: cn=Amy Rusko, o=City of Arlington, ou=Community & Economic Development, cn=Amy Rusko, email=arusko@arlingtonva.gov, ou=City of Arlington, ou=Community & Economic Development, cn=Amy Rusko, date=2023.12.18 11:11:49-08'00'



04 SOUTH ELEVATION  
SCALE: 3/16"=1'-0"

**MATERIAL & COLOR LEGEND**

- |      |  |       |   |
|------|--|-------|---|
| ST-1 | STONE VENEER<br>MFR: ELDORADO STONE<br>STYLE: CLIFFSTONE<br>COLOR: BOARDWALK | MT-3  | METAL ROOFING<br>MFR: AEP SPAN, DESIGN SPAN hp<br>COLOR: SLATE GRAY   |
| ET-1 | EXTRUTECH PVC PANELS OVER CONCRETE WALL<br>COLOR: GLOSS WHITE                | TV-1  | HORIZONTAL ILLUMINATED CHANNEL TRIM<br>COLOR: GREEN AKZO 443C5 WITH BRILLIANT GREEN TRANSLUCENT VINYL         |
| ET-2 | EXTRUTECH PVC PANELS OVER WOOD<br>FRAMED WALL<br>COLOR: GLOSS WHITE          | FF-1  | STEEL ROLL-UP DOOR<br>COLOR: FACTORY FINISH WHITE<br>FRAME COLOR PT-1   |
| PT-1 | EXTERIOR PAINT<br>MFR: SHERWIN WILLIAMS<br>COLOR: SW7006 EXTRA WHITE         | AL-1  | CLEAR ANODIZED STOREFRONT DOOR AND WINDOWS  |
| MT-1 | METAL FASCIA<br>MFR: ALPOLIC, OR EQUAL<br>COLOR: BLUE                        | WD-1  | WOOD TRELLIS  |
| MT-2 | METAL FASCIA<br>MFR: ALPOLIC, OR EQUAL<br>COLOR: WHITE TO MATCH PT-1         | BENCH | MFR: BELSON OUTDOORS<br>MODEL: WS5012<br>DIMENSIONS: 72"Lx15"Wx20"H<br>SEAT COLOR: IROKO<br>LEG COLOR: NEBULA |

**KEYNOTES**

- A OUTDOOR LED CREE LIGHTING XSPWA2FC-U (SEE ATTACHED CUT SHEET)
- B OPAQUE STOREFRONT WINDOWS WITH BACKLIGHTING
- C METAL DOWNSPOUT, PAINTED WHITE TO MATCH WALL
- D OVERFLOW WITH COW TONGUE

Revision  
No. Date By Cld. Appr. PERMIT RESUBMITAL

Title: CARWASH & AUTO SENTRY ELEVATIONS  
BROWN BEAR CAR WASH  
SWC - 172ND STREET NE AND 43RD AVENUE NE  
ARLINGTON, WASHINGTON

For: CAR WASH ENTERPRISES, INC.  
3977 LEARY WAY NW  
SEATTLE, WASHINGTON 98107

Scale: Horizontal AS NOTED Vertical N.A.  
Designed Drawn SK Checked Approved Date 07/26/21

**Barghausen Consulting Engineers, Inc.**  
18215 72nd Avenue South  
Kent, WA 98032  
425.251.6222 barghausen.com



Job Number 21860  
Sheet CWA2.1 of 2