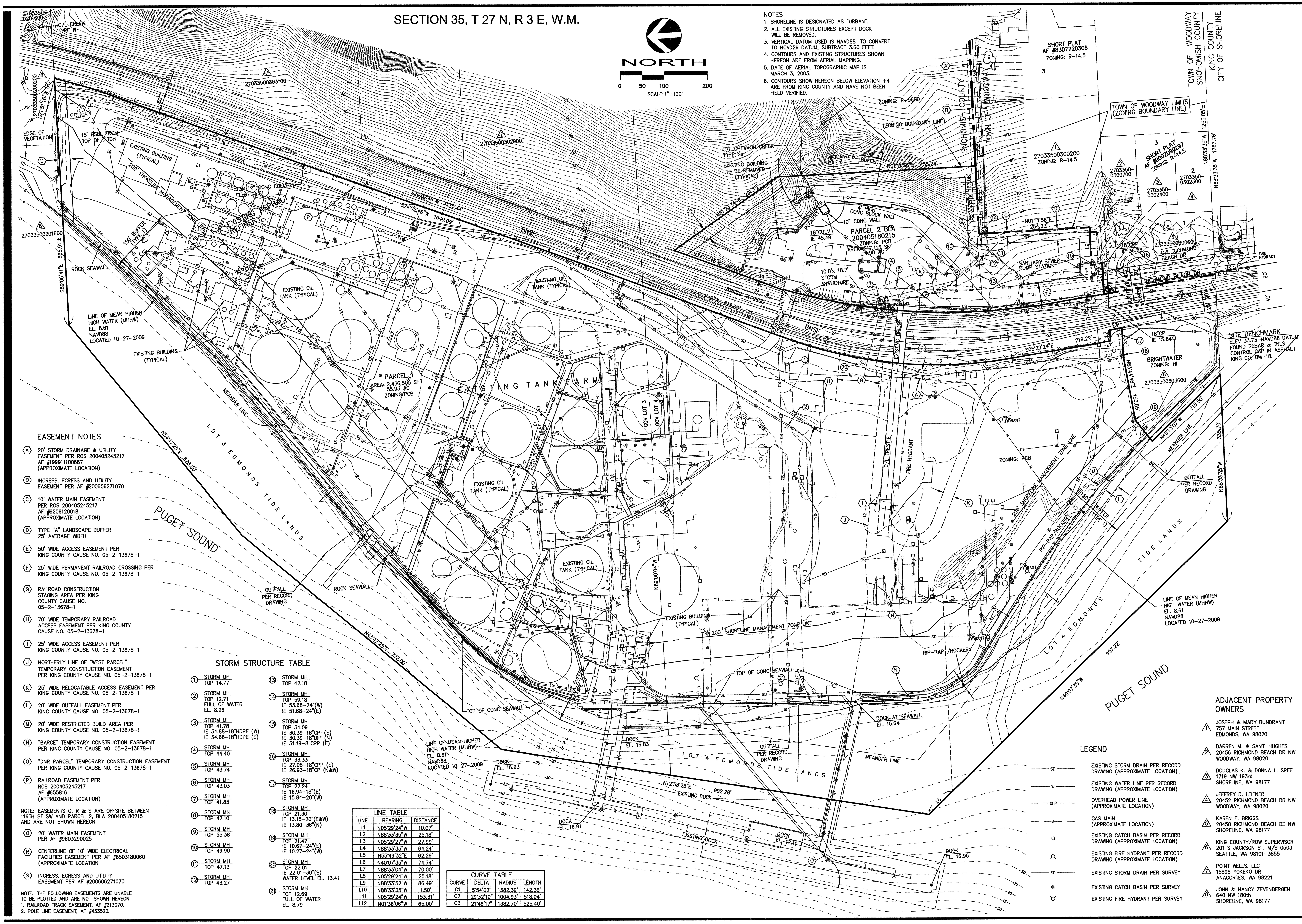
SECTION 35, T 27 N, R 3 E, W.M.



NOTES

1. SHORELINE IS DESIGNATED AS "URBAN".
2. ALL EXISTING STRUCTURES EXCEPT DOCK WILL BE REMOVED.
3. VERTICAL DATUM USED IS NAVD88. TO CONVERT TO NGVD29 DATUM, SUBTRACT 3.60 FEET.
4. CONTOURS AND EXISTING STRUCTURES SHOWN HEREON ARE FROM AERIAL MAPPING.
5. DATE OF AERIAL TOPOGRAPHIC MAP IS MARCH 3, 2003.
6. CONTOURS SHOW HEREON BELOW ELEVATION +4 ARE FROM KING COUNTY AND HAVE NOT BEEN FIELD VERIFIED.

EASEMENT NOTES

- (A) 20' STORM DRAINAGE & UTILITY EASEMENT PER ROS 200405245217 AF #199911100667 (APPROXIMATE LOCATION)
- (B) INGRESS, EGRESS AND UTILITY EASEMENT PER AF #200606271070
- (C) 10' WATER MAIN EASEMENT PER ROS 200405245217 AF #9206120018 (APPROXIMATE LOCATION)
- (D) TYPE "A" LANDSCAPE BUFFER 25' AVERAGE WIDTH
- (E) 50' WIDE ACCESS EASEMENT PER KING COUNTY CAUSE NO. 05-2-13678-1
- (F) 25' WIDE PERMANENT RAILROAD CROSSING PER KING COUNTY CAUSE NO. 05-2-13678-1
- (G) RAILROAD CONSTRUCTION STAGING AREA PER KING COUNTY CAUSE NO. 05-2-13678-1
- (H) 70' WIDE TEMPORARY RAILROAD ACCESS EASEMENT PER KING COUNTY CAUSE NO. 05-2-13678-1
- (I) 25' WIDE ACCESS EASEMENT PER KING COUNTY CAUSE NO. 05-2-13678-1
- (J) NORTHERLY LINE OF "WEST PARCEL" TEMPORARY CONSTRUCTION EASEMENT PER KING COUNTY CAUSE NO. 05-2-13678-1
- (K) 25' WIDE RELOCATABLE ACCESS EASEMENT PER KING COUNTY CAUSE NO. 05-2-13678-1
- (L) 20' WIDE OUTFALL EASEMENT PER KING COUNTY CAUSE NO. 05-2-13678-1
- (M) 20' WIDE RESTRICTED BUILD AREA PER KING COUNTY CAUSE NO. 05-2-13678-1
- (N) "BARGE" TEMPORARY CONSTRUCTION EASEMENT PER KING COUNTY CAUSE NO. 05-2-13678-1
- (O) "DNR PARCEL" TEMPORARY CONSTRUCTION EASEMENT PER KING COUNTY CAUSE NO. 05-2-13678-1
- (P) RAILROAD EASEMENT PER ROS 200405245217 AF #655816 (APPROXIMATE LOCATION)

NOTE: EASEMENTS Q, R & S ARE OFFSITE BETWEEN 116TH ST SW AND PARCEL 2, BLA 200405180215 AND ARE NOT SHOWN HEREON.

- (Q) 20' WATER MAIN EASEMENT PER AF #9603290025
- (R) CENTERLINE OF 10' WIDE ELECTRICAL FACILITIES EASEMENT PER AF #8503180060 (APPROXIMATE LOCATION
- (S) INGRESS, EGRESS AND UTILITY EASEMENT PER AF #200606271070

NOTE: THE FOLLOWING EASEMENTS ARE UNABLE TO BE PLOTTED AND ARE NOT SHOWN HEREON
1. RAILROAD TRACK EASEMENT, AF #213070.
2. POLE LINE EASEMENT, AF #433520.

STORM STRUCTURE TABLE

- (1) STORM MH — TOP 14.77
- (2) STORM MH — TOP 12.71, FULL OF WATER, EL. 8.96
- (3) STORM MH — TOP 41.78, IE 34.88-18"HDPE (W), IE 34.68-18"HDPE (E)
- (4) STORM MH — TOP 44.40
- (5) STORM MH — TOP 43.74
- (6) STORM MH — TOP 43.03
- (7) STORM MH — TOP 41.85
- (8) STORM MH — TOP 42.10
- (9) STORM MH — TOP 55.38
- (10) STORM MH — TOP 49.90
- (11) STORM MH — TOP 47.13
- (12) STORM MH — TOP 43.27
- (13) STORM MH — TOP 42.18
- (14) STORM MH — TOP 59.18, IE 53.68-24"(W), IE 51.68-24"(E)
- (15) STORM MH — TOP 34.09, IE 30.39-18"CP-(S), IE 30.39-18"DIP (N), IE 31.19-8"CPP (E)
- (16) STORM MH — TOP 33.33, IE 27.08-18"CPP (E), IE 26.93-18"CP (N&W)
- (17) STORM MH — TOP 22.24, IE 16.94-18"(E), IE 15.84-20"(W)
- (18) STORM MH — TOP 21.30, IE 13.15-20"(E&W), IE 13.80-36"(N)
- (19) STORM MH — TOP 21.47, IE 10.67-24"(E), IE 10.27-24"(W)
- (20) STORM MH — TOP 22.01, IE 22.01-30"(S), WATER LEVEL EL. 13.41
- (21) STORM MH — TOP 12.69, FULL OF WATER, EL. 8.79

LINE TABLE

LINE	BEARING	DISTANCE
L1	N05°29'24"W	10.07'
L2	N88°33'35"W	25.18'
L3	N05°29'27"W	27.99'
L4	N88°33'35"W	64.24'
L5	N55°49'32"E	62.29'
L6	N40°07'35"W	74.74'
L7	N88°33'04"W	70.00'
L8	N05°29'24"W	25.18'
L9	N88°33'52"W	86.49'
L10	N88°33'35"W	1.50'
L11	N05°29'24"W	153.31'
L12	N01°36'06"W	65.00'

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH
C1	5°54'02"	1382.39'	142.36'
C2	29°32'10"	1004.93'	518.04'
C3	21°46'17"	1382.70'	525.40'

LEGEND

Symbol	Description
—— SD ——	EXISTING STORM DRAIN PER RECORD DRAWING (APPROXIMATE LOCATION)
—— W ——	EXISTING WATER LINE PER RECORD DRAWING (APPROXIMATE LOCATION)
— —OHP— —	OVERHEAD POWER LINE (APPROXIMATE LOCATION)
— —G— —	GAS MAIN (APPROXIMATE LOCATION)
□	EXISTING CATCH BASIN PER RECORD DRAWING (APPROXIMATE LOCATION)
fire hydrant symbol	EXISTING FIRE HYDRANT PER RECORD DRAWING (APPROXIMATE LOCATION)
—— SD ——	EXISTING STORM DRAIN PER SURVEY
◎	EXISTING CATCH BASIN PER SURVEY
fire hydrant symbol	EXISTING FIRE HYDRANT PER SURVEY

ADJACENT PROPERTY OWNERS

1. JOSEPH & MARY BUNDRANT, 757 MAIN STREET, EDMONDS, WA 98020
2. DARREN M. & SANTI HUGHES, 20456 RICHMOND BEACH DR NW, WOODWAY, WA 98020
3. DOUGLAS K. & DONNA L. SPEE, 1719 NW 193rd, SHORELINE, WA 98177
4. JEFFREY D. LEITNER, 20452 RICHMOND BEACH DR NW, WOODWAY, WA 98020
5. KAREN E. BRIGGS, 20450 RICHMOND BEACH DE NW, SHORELINE, WA 98177
6. KING COUNTY/ROW SUPERVISOR, 201 S JACKSON ST. M/S 0503, SEATTLE, WA 98101-3855
7. POINT WELLS, LLC, 15898 YOKEKO DR, ANACORTES, WA 98221
8. JOHN & NANCY ZEVENBERGEN, 640 NW 180th, SHORELINE, WA 98177

brd 03/01/11 4:48pm – P:\P\PARA00000002\0400CAD\SV\DWG\svBSxPARA00000002-100sc.dwg

EXISTING CONDITIONS OF RICHMOND BEACH TERMINAL FACILITY

BSRE POINT WELLS LP
SNOHOMISH COUNTY, WASHINGTON

ROBERT C. HERMANN — STATE OF WASHINGTON — 18904 — REGISTERED PROFESSIONAL LAND SURVEYOR

DAVID EVANS AND ASSOCIATES INC.
1620 W. Marine View Drive, Suite 200
Everett Washington 98201
Phone: 425.259.4099

REVISIONS: APPD.

DATE: NOVEMBER, 2010
DESIGN:
DRAWN: GGW
CHECKED: RCH
REVISION NUMBER:
SCALE: 1"=100'
PROJECT NUMBER: PARA00000002
DRAWING FILE:
SHEET NO. EX2 OF 2