

NEW HORIZON UTILITY CONSTRUCTION SITE PLAN SE 282ND AVE GRESHAM, OR 97080

GENERAL NOTES:

1. ALL GRADING AND DRAINAGE ACTIVITIES ARE TO OCCUR PURSUANT TO THE PROVISIONS OF CHAPTER 39.6235 OF THE MULTNOMAH COUNTY CODE AND THE APPLICABLE STATE OF OREGON PLUMBING CODE OR ITS SUCCESSOR AND THIS CODE.
2. THIS DESIGN COMPLIES WITH ORS 92.044 (7) IN THAT NO UTILITY INFRASTRUCTURE IS DESIGNED TO BE WITHIN ONE (1) FOOT OF A SURVEY MONUMENT LOCATION SHOWN ON A SUBDIVISION OR A PARTITION PLAT. NO DESIGN EXCEPTIONS NOR FINAL FIELD LOCATION CHANGES SHALL BE PERMITTED IF THAT CHANGE WOULD CAUSE ANY UTILITY INFRASTRUCTURE TO BE PLACED WITHIN THE PROHIBITED AREA.

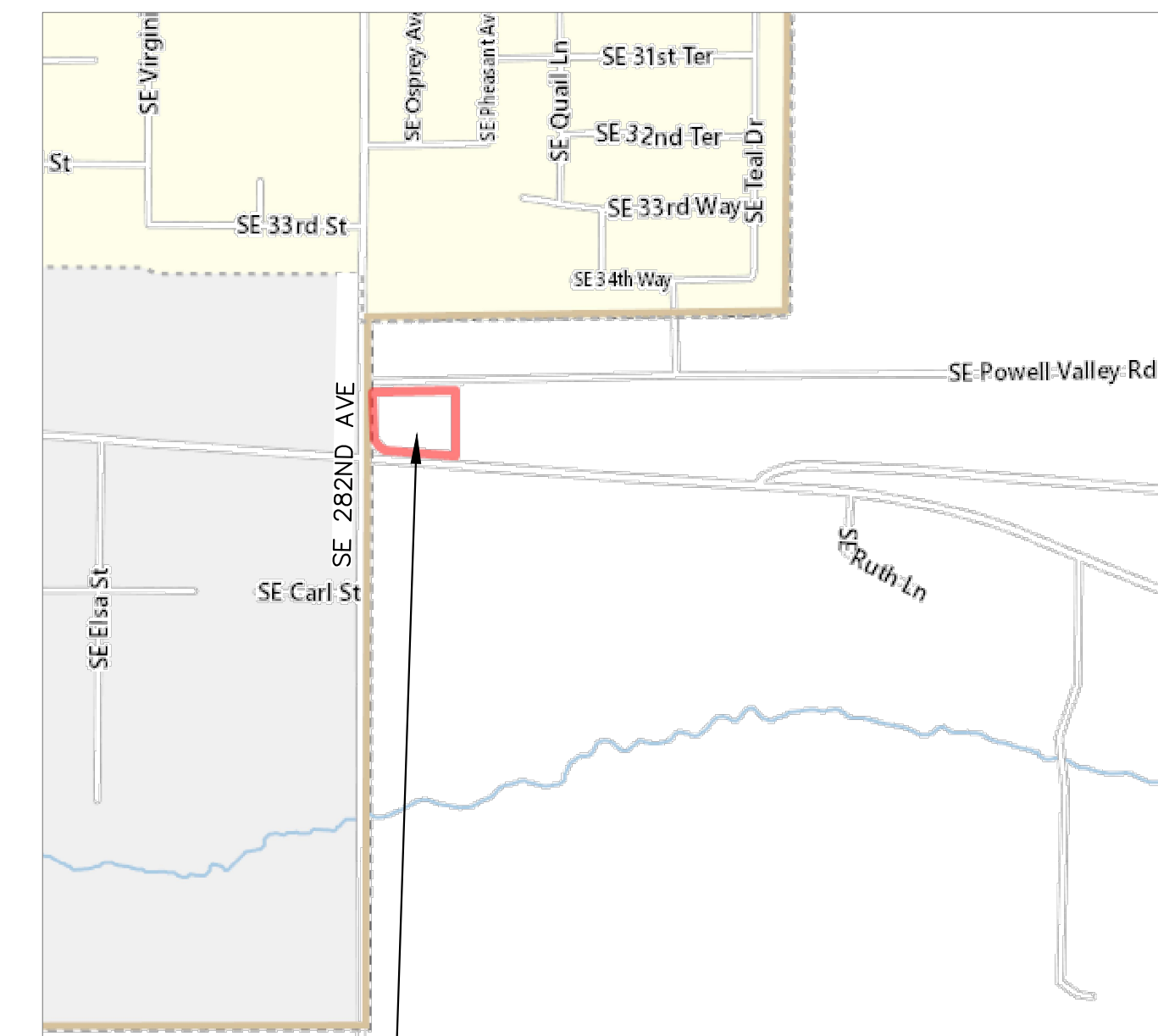
CONTRACTOR RESPONSIBLE FOR UTILITY LOCATES ON PRIVATE PROPERTY:

NOTICE TO EXCAVATORS:
ATTENTION: OREGON LAW REQUIRES YOU TO FOLLOW RULES ADOPTED BY THE OREGON UTILITY NOTIFICATION CENTER. THOSE RULES ARE SET FORTH IN OAR 952-001-0010 THROUGH OAR 952-001-0090. YOU MAY OBTAIN COPIES OF THE RULES BY CALLING THE CENTER. (NOTE: THE TELEPHONE NUMBER FOR THE OREGON UTILITY NOTIFICATION CENTER IS (503)-232-1987.

POTENTIAL UNDERGROUND FACILITY OWNERS

Dig Safely.

Call the Oregon One-Call Center
DIAL 811 or 1-800-332-2344



PROJECT LOCATION
VICINITY MAP
SCALE: 1" = 500'

OWNER APPLICANT:

SCOTT JOHNSON
EMAIL: SCOTT@NEWHORIZONUTILITY.COM

SITE INFORMATION:

6928 SE 282ND AVE
GRESHAM, OR 97080
1.03 AC

ENGINEER OF RECORD:

FIRWOOD DESIGN GROUP, LLC
KELLI A. GROVER, P.E.
359 E. HISTORIC COLUMBIA RIVER HWY.
TROUTDALE, OR 97060
PHONE: (503) 668-3737
EMAIL: kg@firwooddesign.com

LEGAL DESCRIPTION:

SECTION 19 1S 4E
TAXLOT: 600

SHEET INDEX

- 1 COVER SHEET
- 2 EXISTING CONDITIONS AND DEMO PLAN
- 3 SITE PLAN



EXPIRES: 06/30/25
SIGNATURE DATE: 02/14/25

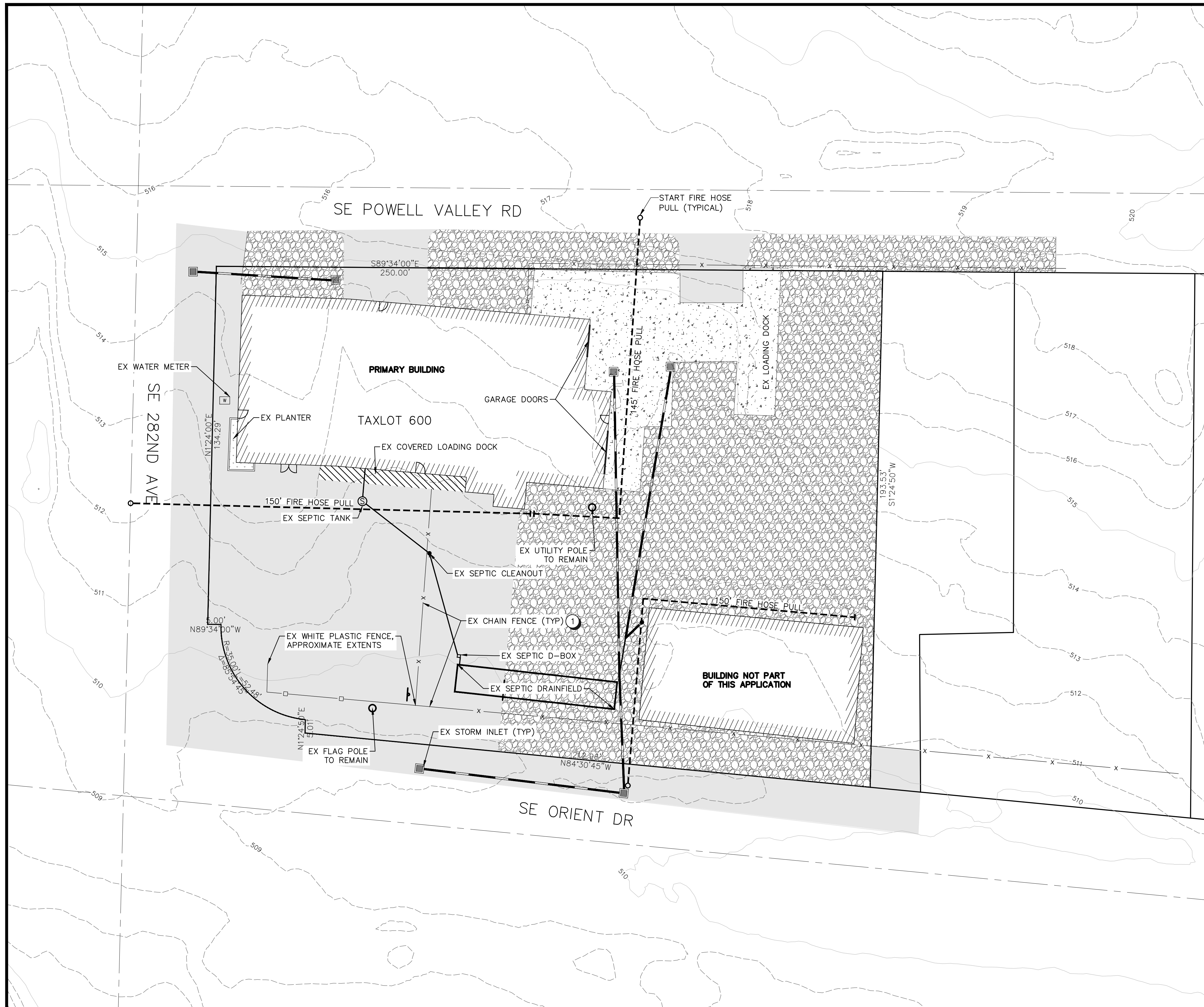
DATE:	NO.	REVISION

359 EAST HISTORIC COLUMBIA RIVER HIGHWAY
TROUTDALE, OREGON 97060
BUS: (503) 668-3737 ♦ FAX: (503) 668-3788

SCOTT JOHNSON
6928 SE 282ND AVE
GRESHAM, OR 97055

COVER SHEET

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3



GENERAL NOTES

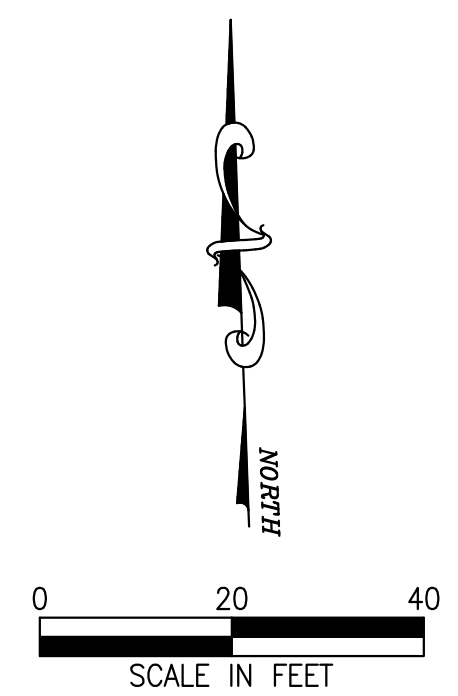
1. EXISTING CONDITION IS APPROXIMATE BASED ON AERIAL.
2. THIS IS NOT A BOUNDARY SURVEY. THE LOT LINES ARE APPROXIMATE AND BASED ON THE TAX MAP INFORMATION.

KEY NOTES

- ① EXISTING CHAIN LINK FENCE TO REMAIN.

LEGEND

- AC PAVEMENT
- GRAVEL
- CONCRETE
- BUILDING PLANTER
- STORM LINE
- STORM INLET
- STORM CLEANOUT



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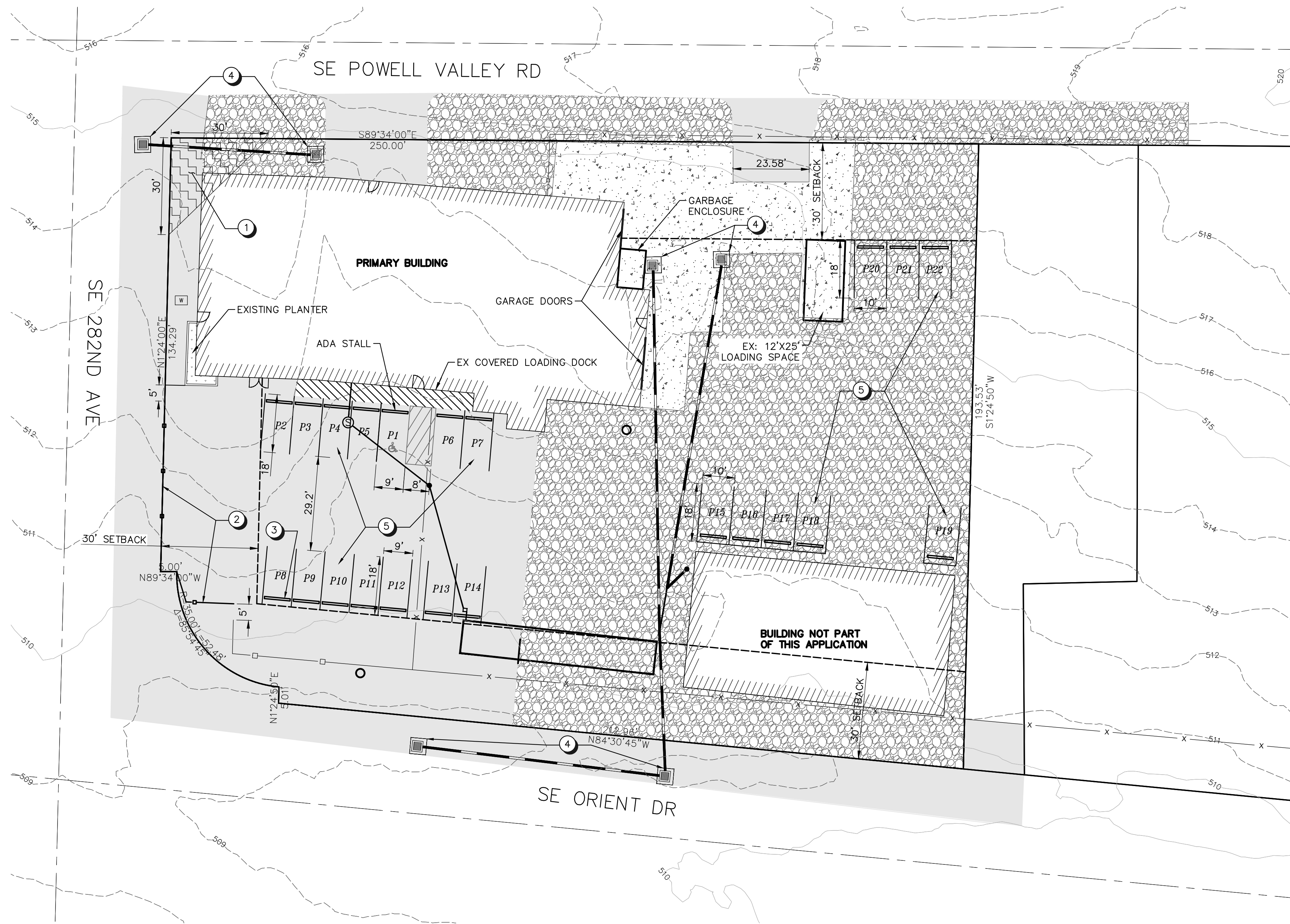
DRAWN:	DESIGNED:	CHECKED:
SCALE: AS SHOWN		DATE: FEB 14, 2025
PROJECT NO. E23-034		

FIRWOOD
DESIGN GROUP

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**EXISTING CONDITIONS, DEMO, AND
FIRE ACCESS PLAN**

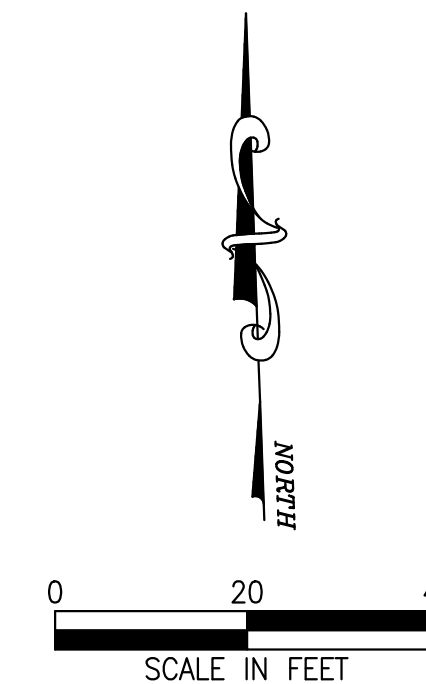
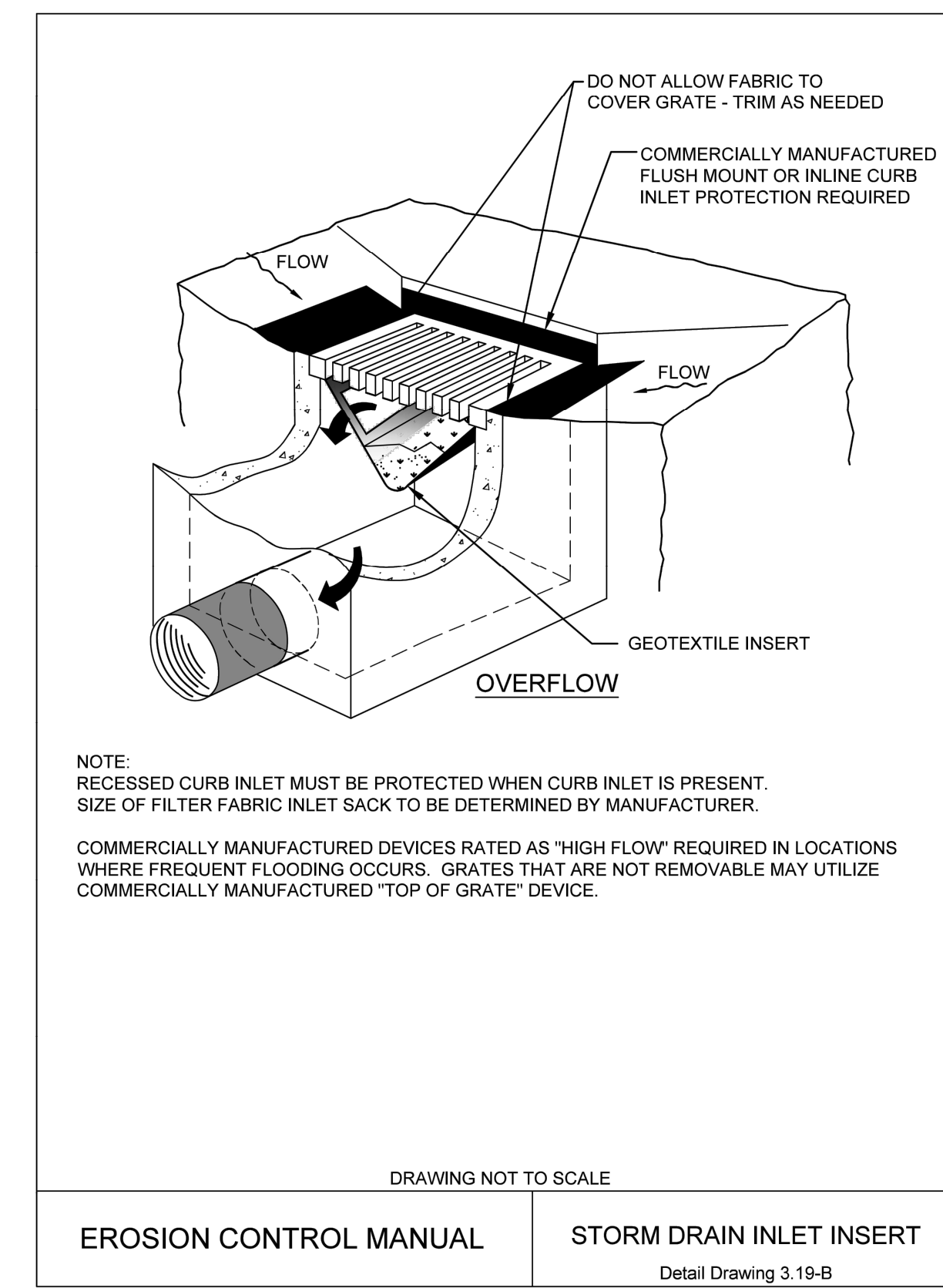
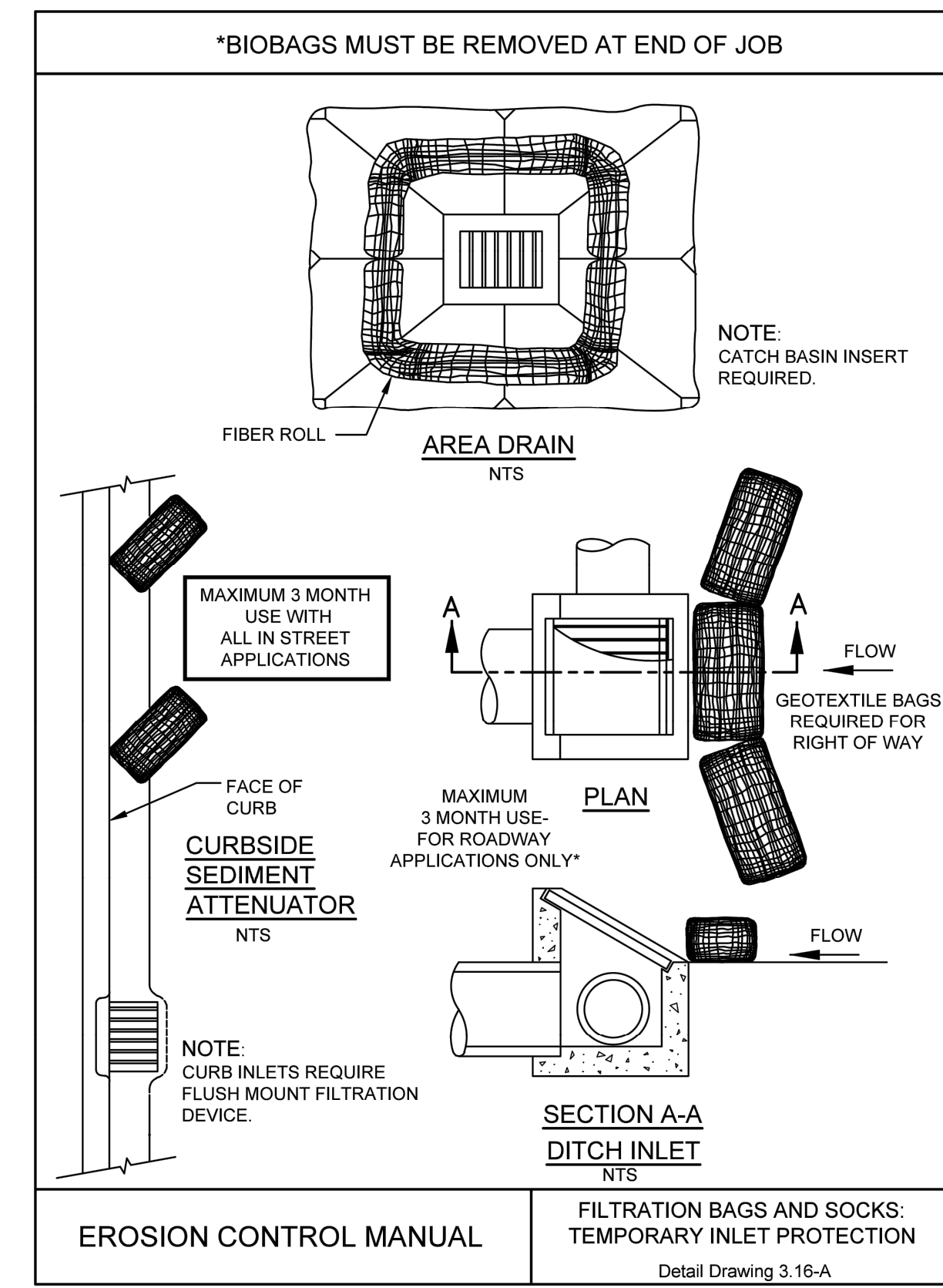


GENERAL NOTES

- EXISTING UTILITY LOCATIONS APPROXIMATE BASED ON AERIAL.

KEY NOTES

- CLEAR VISION TRIANGLE.
- INSTALL WHITE PLASTIC FENCE (MATCH EX STYLE). COORDINATE WITH PROPERTY OWNER ON GATE LOCATION.
- 8' WHEEL STOP (TYP).
- INSTALL INLET PROTECTION IN CONSTRUCTION AREAS PER DETAILS THIS SHEET.
- PARKING STALL (TYP).



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SITE PLAN

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