

**Project Data:**

Plat Name: Sample Name Plat  
 Lot No. 1  
 Site Address: 12345 Street Name Ave East  
 Newcastle WA 98056  
 Legal Description (from plat)

Property Owner: First Name Last Name  
 Phone: 123-456-7891  
 Email: name@server.com  
 Applicant/Contact: Name (Firm, Representative, etc.)  
 Applicant Contact Information (Phone, Email, etc.)

**Lot Zoning: R-4**

PERCENT BUILDING COVERAGE: 35% MAX  
 PERCENT IMPERVIOUS COVERAGE: 40% MAX  
 PERCENT HARD SURFACE COVERAGE: 45% MAX

**Building, Impervious, & Hard Surface Coverage:**

**Building Coverage Calculations** Gross Lot Area:9000 SF

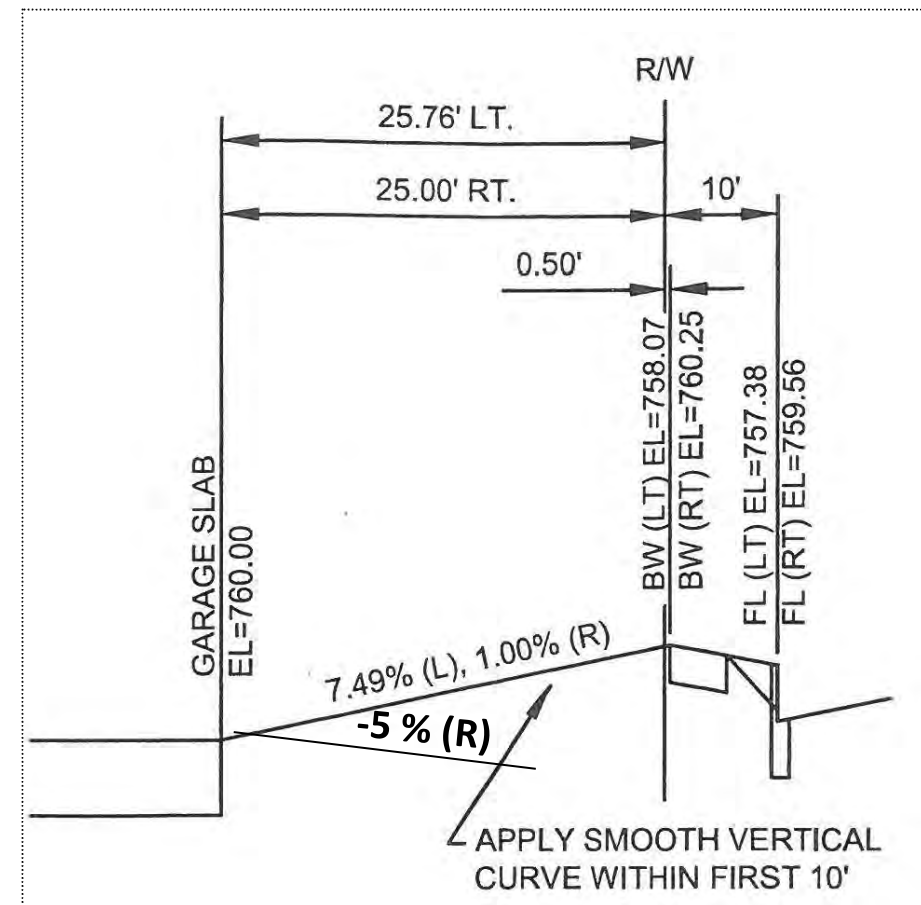
Description	Area	
Building	2500 SF	
Roof Overhang > 18"	100 SF	
Porch	70 SF	
Total	2670 SF	BLDG Coverage= 29.9%

**Impervious Coverage Calculations**

Description	Area	Note: Deck is pervious
Building	2500 SF	
Roof Overhangs	450 SF	
Driveway and Walk	600 SF	
Stoop	25 SF	
Porch	70 SF	Impervious Surface
Total	3645 SF	Coverage= 40%

**Hard Surface Coverage Calculations**

Description	Area	
Building	2500 SF	
Roof Overhangs	450 SF	
Driveway and Walk	600 SF	
Stoop	25 SF	
Porch	70 SF	
Deck	400 SF	Hard Surface
Total	4045 SF	Coverage= 45%



**Driveway Profile**

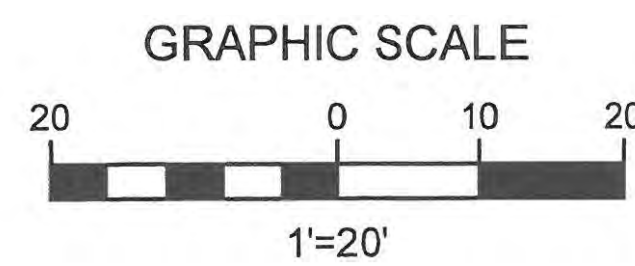
**Building Height Calculations:**

A.760.13  
 B.761.00  
 C.751.50  
 D.753.50  
 Total 3026.13/ 4 = 756.53 Avg Finished Grade  
 Mean Roof Height  
 Highest Peak =781.86  
 Highest Eave =770.55  
 Mean Height = 781.86 + 770.55/2 = 776.21  
 Building Height = 776.21-756.53 = 19.68'

**No Excavation Beyond Foundation**



BOW 761  
 TOW 763



Downspout Elevations	
DS#	INV ELEV
1	761.00
2	760.50
3	750.50
4	761.00
5	750.50
6	750.00
7	(745.50)

Last Updated: 7/25/17 ARJ

# SAMPLE SITE PLAN

