

Project Narrative/Notes/Revisions

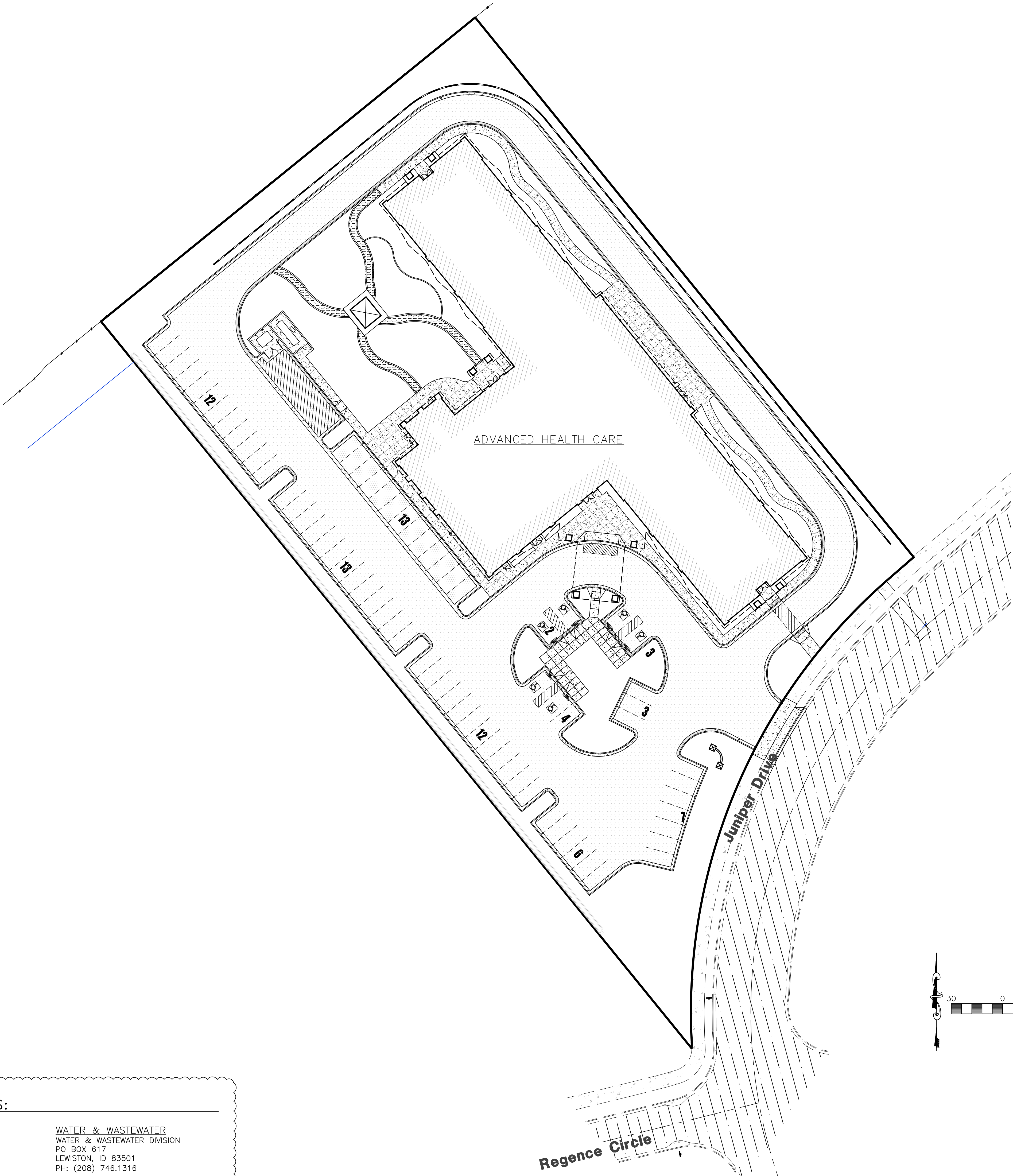
- 1) 1/11/16 TP - COMPLETED DESIGN FOR CLIENT & CITY REVIEW.
2) 3/18/16 TP - UPDATED PER FIRE DEPARTMENT COMMENTS.
3) 5/05/16 TP - UPDATED PER PUBLIC WORK COMMENTS.
4) 7/12/16 TP - UPDATED PER CITY COMMENTS.
5) 8/8/16 TP - UPDATED PER CITY COMMENTS.
6) 10/26/16 TP - ASI #2
7) 11/10/16 TP - ASI #5
8) 02/17/17 TP - FIRE HYDRANT RELOCATION.
9) 03/01/17 TP - ASI #12
10) 03/27/17 TP - ASI #13
11) 03/31/17 TP - ASI #16
12) 04/17/17 TP - WATERLINE EASEMENT.
13) 05/22/17 TP - ASI #16
14) 10/18/17 TP - ASI #32
15) 01/25/17 TP - AS-BUILT.

ADVANCED HEALTH CARE OF LEWISTON
Construction Plans

LEWISTON, NEZ PERCE COUNTY, IDAHO
JANUARY, 2016



Vicinity Map
NOT TO SCALE



Sheet Index

- Sheet C1 - Cover/Index Sheet
Sheet C2 - Notes & Legend Sheet
Sheet C3 - Existing Site/Demolition Plan
Sheet C4 - Proposed Site Plan
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Sheet C6 - Utility Plan
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Sheet C7 - Civil Details
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Sheet C9 - Civil Details
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Sheet C11 - Storm Water Pollution Prevention Plan Exhibit
Sheet C12 - Storm Water Pollution Prevention Plan Details
Sheet L1 - Landscape Plan
Sheet L2 -Irrigation Plan

Site Information

PARKING STALLS.....	73
TOTAL PARCEL AREA.....	126,277 s.f.
BUILDING AREA.....	27,730 s.f. (22%)
HARD SURFACED AREA.....	59,370 s.f. (47%)
LANDSCAPE AREA.....	39,177 s.f. (31%)

Engineer's Notice To Contractors

THE EXISTENCE AND LOCATION OF ANY UNDERGROUND UTILITY PIPES OR STRUCTURES SHOWN ON THESE PLANS WERE OBTAINED FROM AVAILABLE INFORMATION PROVIDED BY OTHERS. THE LOCATIONS SHOWN ARE APPROXIMATE AND SHALL BE CONFIRMED IN THE FIELD BY THE CONTRACTOR, SO THAT ANY NECESSARY ADJUSTMENT CAN BE MADE IN ALIGNMENT AND/OR GRADE OF THE PROPOSED IMPROVEMENT. THE CONTRACTOR IS REQUIRED TO CONTACT THE UTILITY COMPANIES AND TAKE DUE PRECAUTIONARY MEASURE TO PROTECT ANY UTILITY LINES SHOWN, AND ANY OTHER LINES OBTAINED BY THE CONTRACTOR'S RESEARCH, AND OTHERS NOT OF RECORD OR NOT SHOWN ON THESE PLANS.

Developer Contact:

Jeffrey L. Gallon
Advanced Health Care Corporation
Architectural Project Manager
PH: (801) 599-2960

Blue Stakes Location Center

Call: Toll Free
1-800-662-4111

Two Working Days Before You Dig

UTILITIY PROVIDERS:

GAS:
AVISTA UTILITIES
803 MAIN STREET
LEWISTON, ID 83501
PH: (208) 738.2449

POWER
CLEARWATER POWER CO.
4230 HATWAI ROAD
PO BOX 997
LEWISTON, ID 83501
PH: (208) 743.1501

WATER & WASTEWATER
WATER & WASTEWATER DIVISION
PO BOX 617
LEWISTON, ID 83501
PH: (208) 746.1316



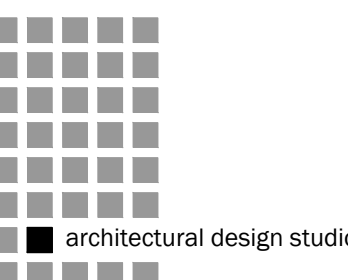
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PROJECT NUMBER:
DRAWN BY:
ENGINEER:

AS-BUILT: 1/25/2018

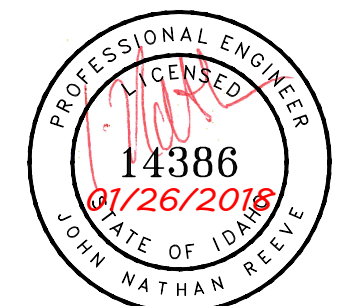
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Salt Lake City, UT 84101
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F: 801.606.7194

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revisions

ASI #13	03/27/17
ASI #16	03/31/17
WATERLINE EASEMENT	04/17/17
ASI #16	05/22/17
ASI #32	10/18/17
AS-BUILT	1/22/18

date: 16 March 2016
project no.: 09.0240
Building Permit Set
owner

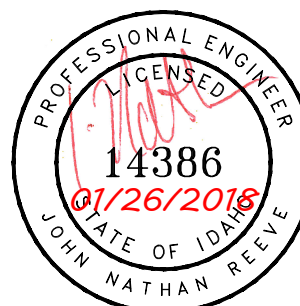
Boyer Lewiston SNF, L.C.
101 South 200 East, Suite 200
Salt Lake City, UT 84111

project

Advanced Health Care
of Lewiston
Lot 1 & Partial Lot 2, B & T Park Addition
Lewiston, ID 83501

COVER/INDEX
C1

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Building Permit Set	

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project

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EXISTING SITE/
DEMOLITION
PLAN

C3

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PROJECT NUMBER: 6322-04
DRAWN BY: TRP
ENGINEER: JNR

AS-BUILT: 1/25/2018

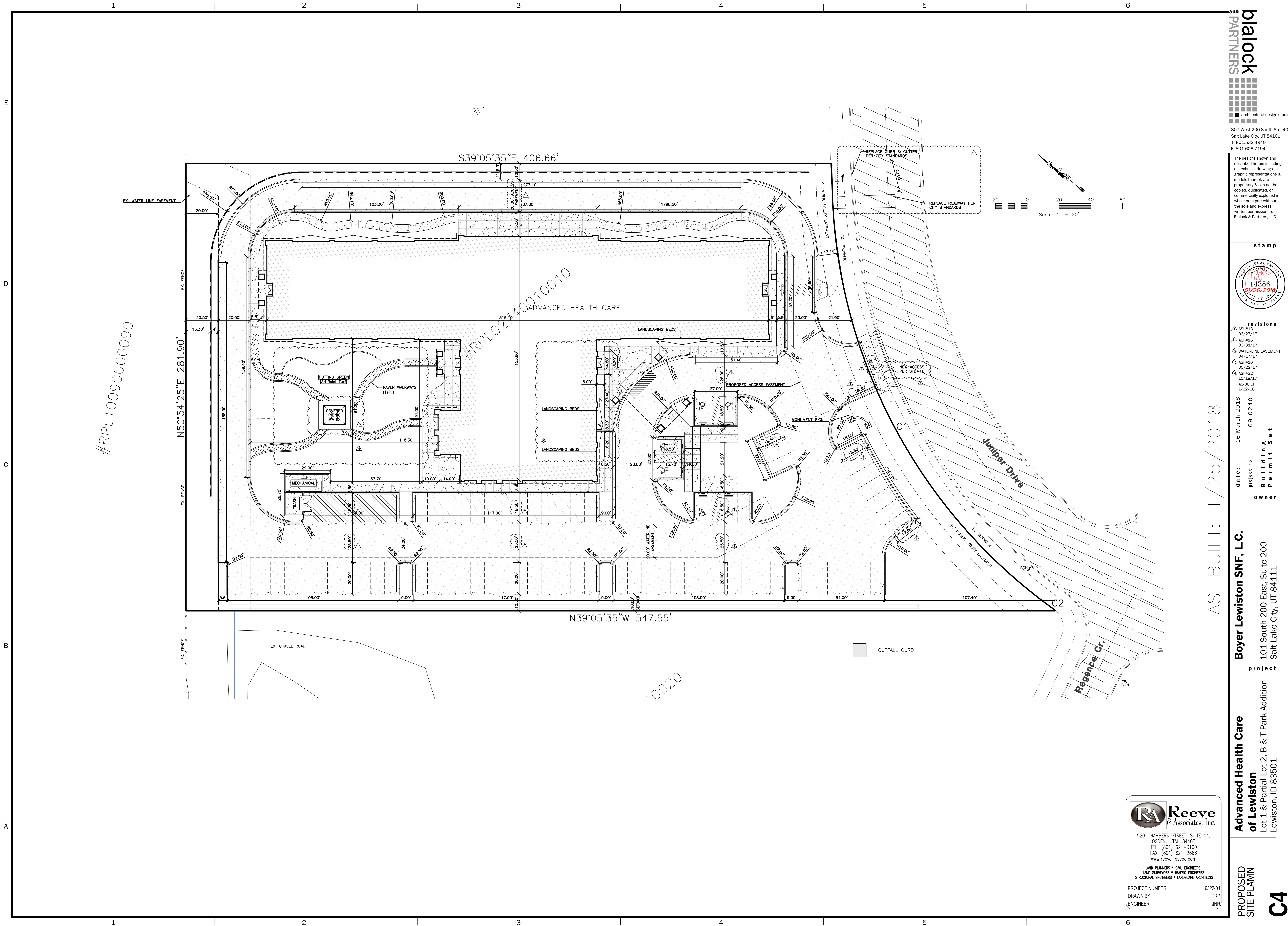
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Line Table

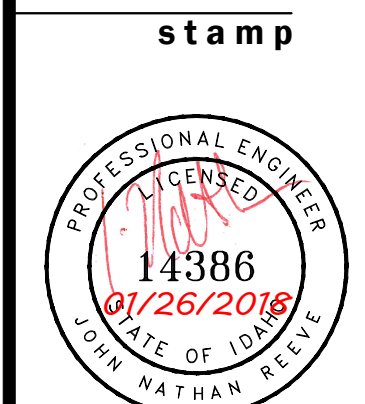
LINE	BEARING	DISTANCE
L1	S49°06'06"W	19.31'

Curve Table

#	RADIUS	ARC LENGTH	CHD LENGTH	TANGENT	CHD BEARING	DELTA
C1	335.00'	305.01'	294.58'	163.99'	S27°01'06"W	52°10'00"
C2	17.00'	3.36'	3.35'	1.68'	S02°35'29"W	11°18'46"



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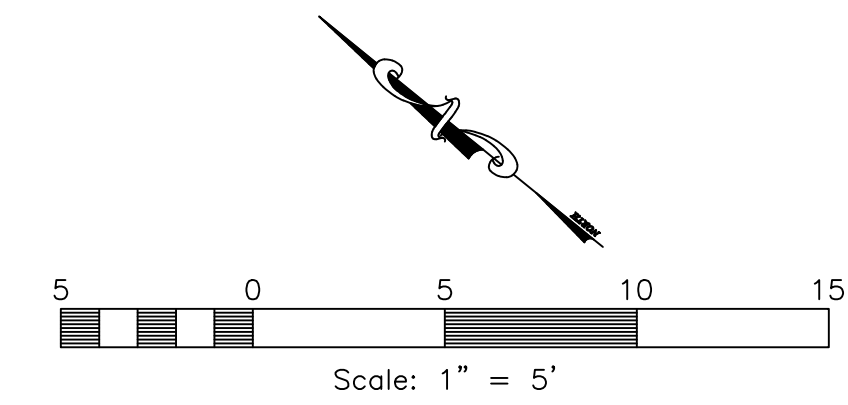
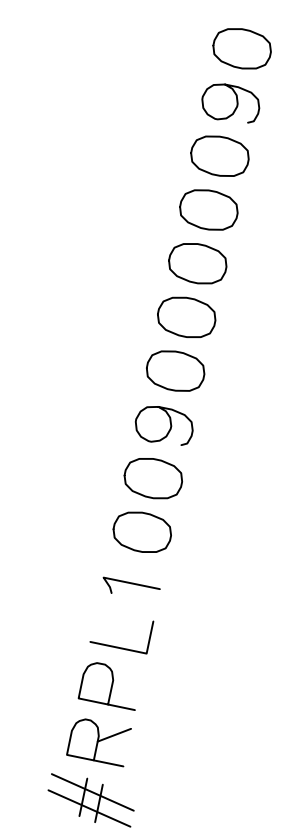
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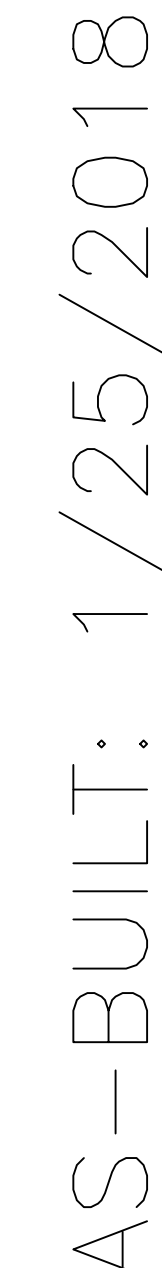
PROPOSED SITE PLAN

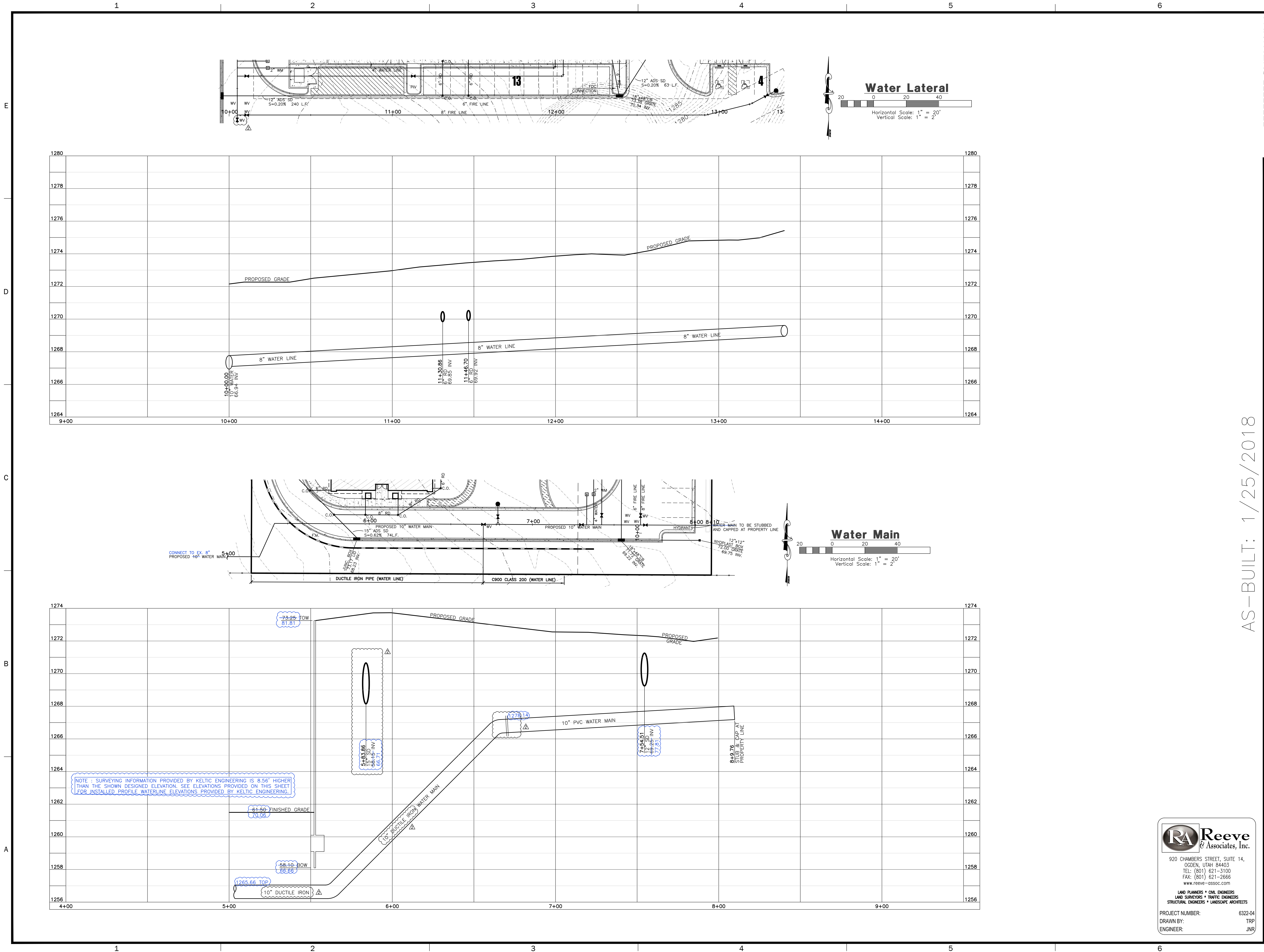
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C4







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stamp

PROFESSIONAL ENGINEER

14386

01/26/2018

JOHN NATHAN REEVE

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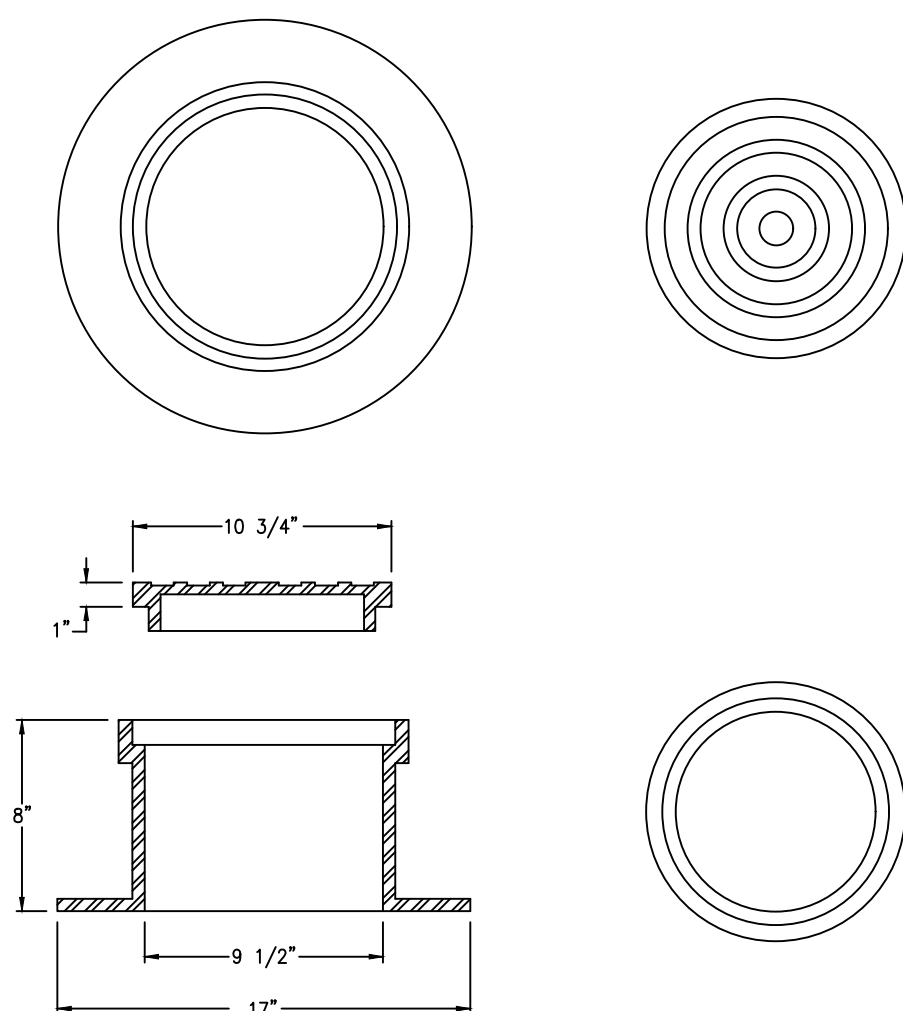
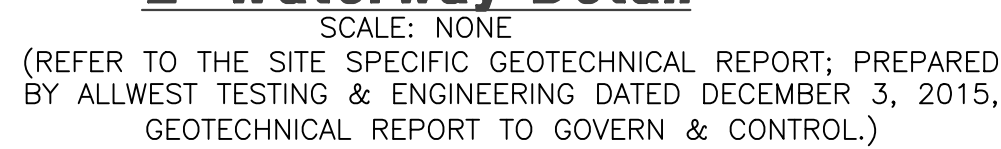
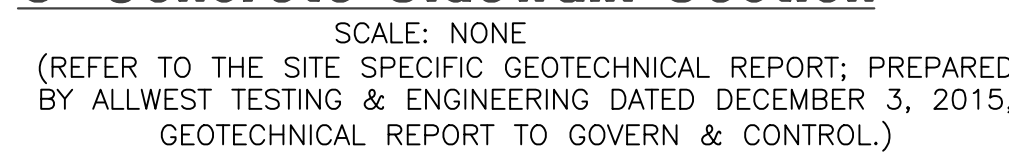
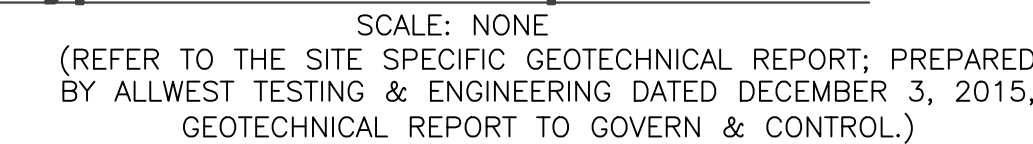
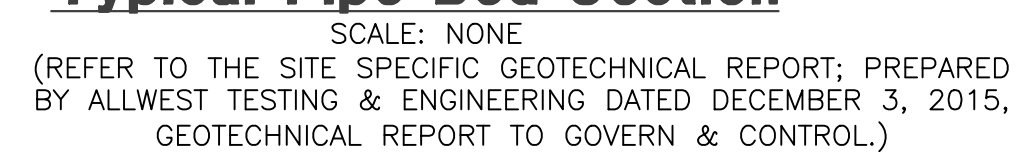
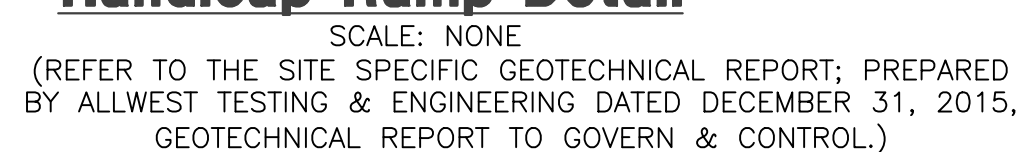
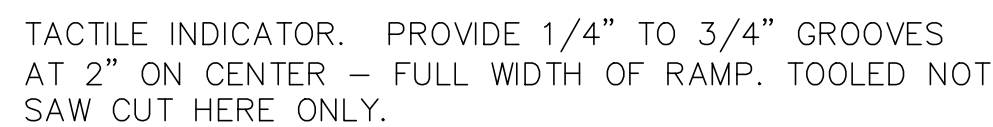
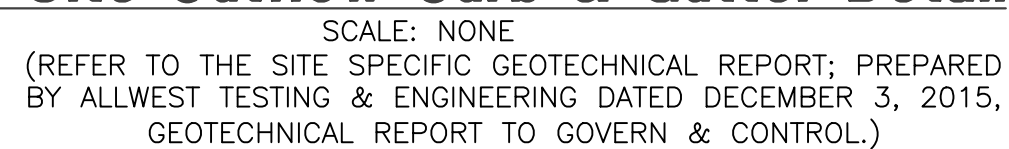
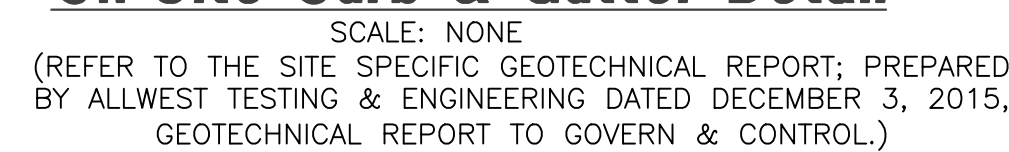
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project

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Lot 1 & Partial Lot 2, B & T Park Addition
Lewiston, ID 83501

Utility Profiles

C6.1



SCALE: NONE



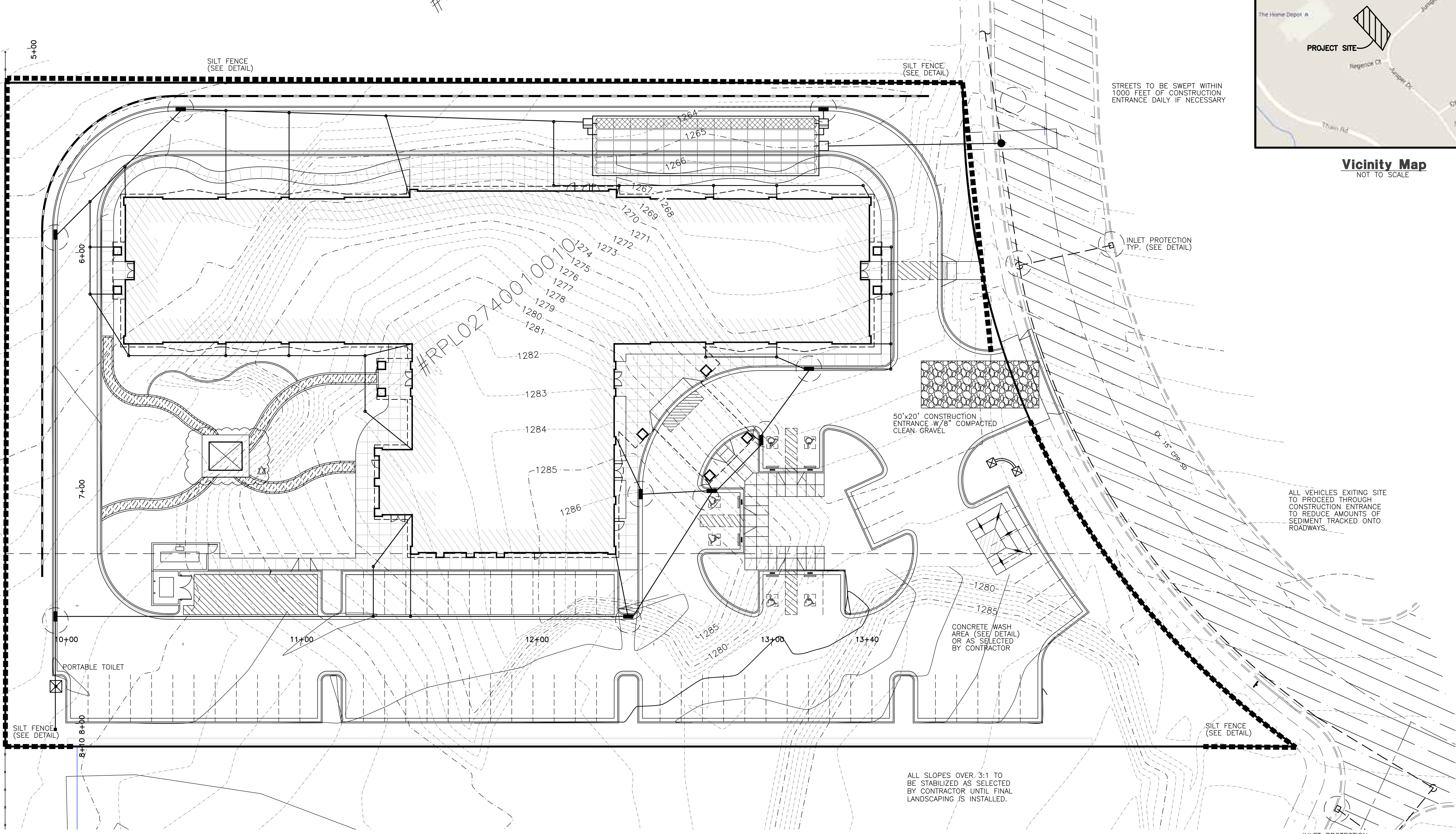
ADVANCED HEALTH CARE OF LEWISTON

STORM WATER POLLUTION PREVENTION PLAN

LEWISTON, NEW PERCE COUNTY, IDAHO
JANUARY, 2016

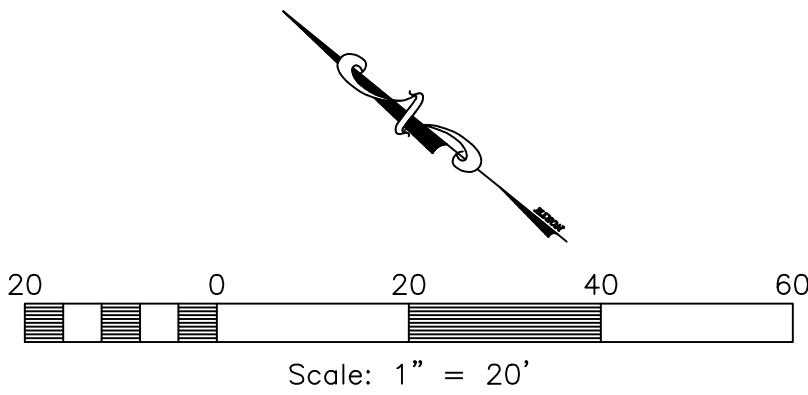


Vicinity Map
NOT TO SCALE



#RPL10090000090

#RPL02740010010



ALL SLOPES OVER 3:1 TO BE STABILIZED AS SELECTED BY CONTRACTOR UNTIL FINAL LANDSCAPING IS INSTALLED.

STREETS TO BE SWEEPED WITHIN 1000 FEET OF CONSTRUCTION ENTRANCE DAILY IF NECESSARY

ALL VEHICLES EXITING SITE TO PROCEED THROUGH CONSTRUCTION ENTRANCE TO REDUCE AMOUNTS OF SEDIMENT TRACKED ONTO ROADWAYS.

50'x20' CONSTRUCTION ENTRANCE W/8" COMPACTED CLEAN GRAVEL

CONCRETE WASH AREA (SEE DETAIL) OR AS SELECTED BY CONTRACTOR



Construction Activity Schedule

- PROJECT LOCATION:.....CITY, COUNTY, (state)
- PROJECT BEGINNING DATE:.....MONTH YEAR
- BMP'S DEPLOYMENT DATE:.....MONTH YEAR
- STORM WATER MANAGEMENT CONTACT / INSPECTOR:.....CONTACT NAME (000) 000-0000
- SPECIFIC CONSTRUCTION SCHEDULE INCLUDING BMP CONSTRUCTION SCHEDULE TO BE INCLUDED WITH SWPPP BY OWNER/DEVELOPER

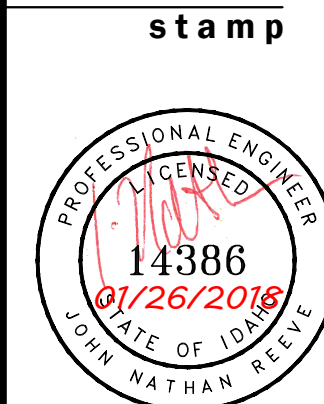
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PROJECT NUMBER: 6322-04
DRAWN BY: TRP
ENGINEER: JNR

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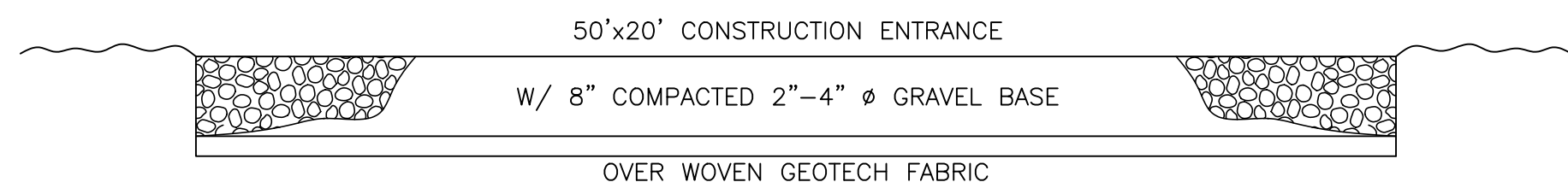
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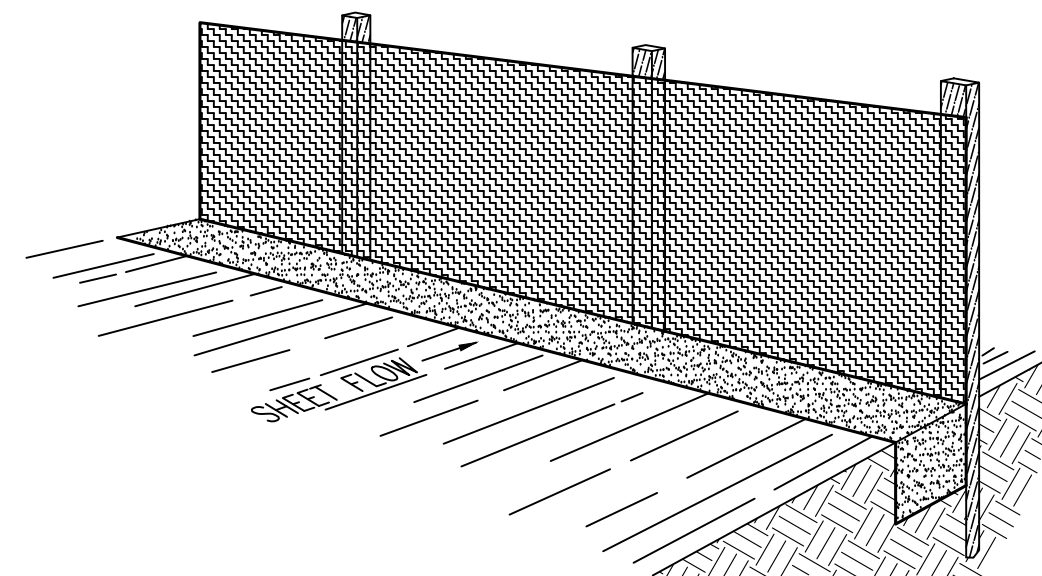
STORM WATER POLLUTION PREVENTION PLAN
C11

Notes:

- Describe all BMP's to protect storm water inlets:
All storm water inlets to be protected by straw wattle barriers, or gravel bags (see detail).
- Describe BMP's to eliminate/reduce contamination of storm water from:
 - Equipment / building / concrete wash areas:
To be performed in designated areas only and surrounded with silt fence.
 - Soil contaminated by soil amendments:
If any contaminants are found or generated, contact environmental engineer and contacts listed.
 - Areas of contaminated soil:
If any contaminants are found or generated, contact environmental engineer and contacts listed.
 - Fueling area:
To be performed in designated areas only and surrounded with silt fence.
 - Vehicle maintenance areas:
To be performed in designated areas only and surrounded with silt fence.
 - Vehicle parking areas:
To be performed in designated areas only and surrounded with silt fence.
 - Equipment storage areas:
To be performed in designated areas only and surrounded with silt fence.
 - Materials storage areas:
To be performed in designated areas only and surrounded with silt fence.
 - Waste containment areas:
To be performed in designated areas only and surrounded with silt fence.
 - Service areas:
To be performed in designated areas only and surrounded with silt fence.
- BMP's for wind erosion:
Stockpiles and site as needed to be watered regularly to eliminate / control wind erosion
- Construction Vehicles and Equipment:
 - Maintenance
 - Maintain all construction equipment to prevent oil or other fluid leaks.
 - Keep vehicles and equipment clean, prevent excessive build-up of oil and grease.
 - Regularly inspect on-site vehicles and equipment for leaks, and repair immediately.
 - Check incoming vehicles and equipment (including delivery trucks, and employee and subcontractor vehicles) for leaking oil and fluids. Do not allow leaking vehicles or equipment on-site.
 - Segregate and recycle wastes, such as greases, used oil or oil filters, antifreeze, cleaning solutions, automotive batteries, hydraulic, and transmission fluids.
 - Fueling
 - If fueling must occur on-site, use designated areas away from drainage.
 - Locate on-site fuel storage tanks within a bermed area designed to hold the tank volume.
 - Cover retention area with an impervious material and install in a manner to ensure that any spills will be contained in the retention area. To catch spills or leaks when removing or changing fluids.
 - Use drip pans for any oil or fluid changes.
 - Washing
 - Use as little water as possible to avoid installing erosion and sediment controls for the wash area.
 - If washing must occur on-site, use dedicated, bermed wash areas to prevent waste water discharge into storm water, creeks, rivers, and other water bodies.
 - Use phosphate-free, biodegradable soaps.
 - Do not permit steam cleaning on-site.
- Spill Prevention and Control
 - Minor Spills:
Minor spills are those which are likely to be controlled by on-site personnel. After contacting local emergency response agencies, the following actions should occur upon discovery of a minor spill:
 - Contain the spread of the spill.
 - If the spill occurs on paved or impermeable surfaces, clean up using "dry" methods (i.e. absorbent materials, cat litter, and / or rags).
 - If the spill occurs in dirt areas, immediately contain the spill by constructing an earth dike. Dig up properly dispose of contaminated soil.
 - If the spill occurs during rain, cover the impacted area to avoid runoff.
 - Record all steps taken to report and contain spill.
 - Major Spills:
On-site personnel should not attempt to control major spills until the appropriate and qualified emergency response staff have arrived at the site. For spills of federal reportable quantities, also notify the National Response Center at (800) 424-8802. A written report should be sent to all notified authorities. Failure to report major spills can result in significant fines and penalties.
- Post Roadway / Utility Construction
 - Maintain good housekeeping practices.
 - Enclose or cover building material storage areas.
 - Properly store materials such as paints and solvents.
 - Store dry and wet materials under cover, away from drainage areas.
 - Avoid mixing excess amounts of fresh concrete or cement on-site.
 - Perform washout of concrete trucks offsite or in designated areas only.
 - Do not wash out concrete trucks into storm drains, open ditches, streets or streams.
 - Do not place material or debris into streams, gutters or catch basins that stop or reduce the flow of runoff water.
 - All public streets and storm drain facilities shall be maintained free of building materials, mud and debris caused by grading or construction operations. Roads will be swept within 1000' of construction entrance daily, if necessary.
 - Install straw wattle around all inlets contained within the development and all others that receive runoff from the development.
- Erosion Control Plan Notes
 - The contractor will designate an emergency contact that can be reached 24 hours a day 7 days a week.
 - A stand-by crew for emergency work shall be available at all times during potential rain or snow runoff events. Necessary materials shall be available on site and stockpiled at convenient locations to facilitate rapid construction of emergency devices when rain or runoff is eminent.
 - Erosion control devices shown on the plans and approved for the project may not be removed without approval of the engineer of record. If devices are removed, no work may continue that have the potential of erosion without consulting the engineer of record. If deemed necessary erosion control should be reestablished before this work begins.
 - Graded areas adjacent to fill slopes located at the site perimeter must drain away from the top of the slope at the conclusion of each working day. This should be confirmed by survey or other means acceptable to the engineer of record.
 - All silt and debris shall be removed from all devices within 24 hours after each rain or runoff event.
 - Except as otherwise approved by the inspector, all removable protective devices shown shall be in place at the end of each working day and through weekends until removal of the system is approved.
 - All loose soil and debris, which may create a potential hazard to offsite property, shall be removed from the site as directed by the Engineer of record of the governing agency.
 - The placement of additional devices to reduce erosion damage within the site is left to the discretion of the Engineer of record.
 - Desilting basins may not be removed or made inoperable without the approval of the engineer of record and the governing agency.
 - Erosion control devices will be modified as need as the project progresses, and plans of these changes submitted for approval by the engineer of record and the governing agency.
- Conduct a minimum of one inspection of the erosion and sediment controls every two weeks. Maintain documentation on site.
 - Part III.D.4 of general permit UTR300000 identifies the minimum inspection requirements.
 - Part II.D.4.C identifies the minimum inspection report requirements.
 - Failure to complete and/or document storm water inspections is a violation of part III.D.4 of Utah General Permit UTR 300000.



Cross Section 50' x 20' Construction Entrance



Perspective View

INSTALLATION

The silt fence should be installed prior to major soil disturbances in the drainage area. The fence should be placed across the slope along a line of uniform elevation wherever flow of sediment is anticipated. Table 1 shows generally-recommended maximum slope lengths (slope spacing between fences) at various site grades for most silt fence applications.

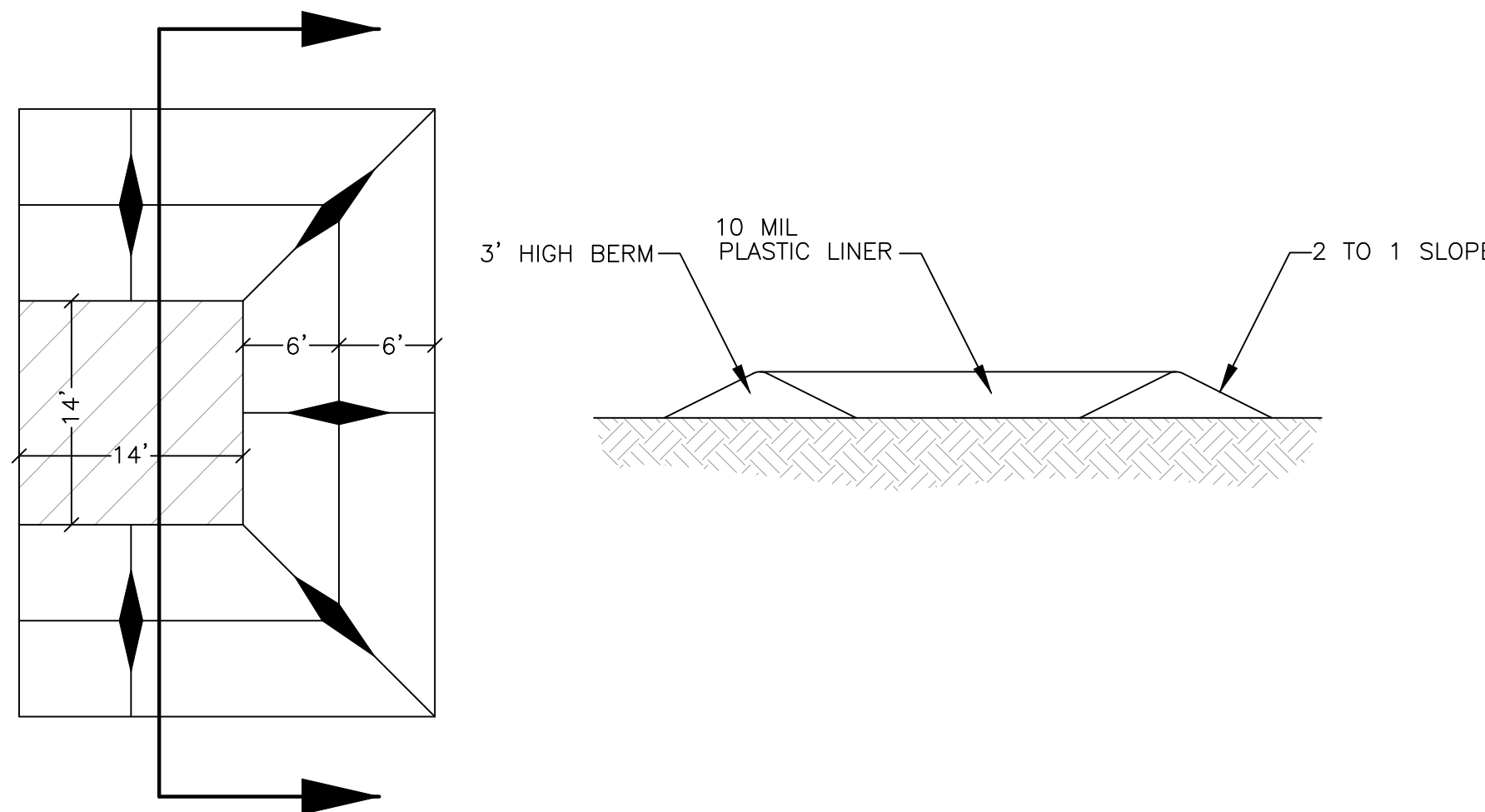
TABLE 1: Recommended Maximum Slope Lengths for Silt Fence (Richardson & Middlebrooks, 1991)		
Slope Steepness (%)	Max. Slope Length m (ft)	
<2%	30.5m (100ft)	
2-5%	22.9m (75ft)	
5-10%	15.2m (50ft)	
10-20%	7.6m (25ft)	
>20%	4.5m (15ft)	

PREFABRICATED SILT FENCE ROLLS

*Excavate a minimum 15.2cm x 15.2cm (6"x6") trench at the desired location.
*Unroll the silt fence, positioning the post against the downstream wall of the trench.
*Adjacent rolls of silt fence should be joined by nesting the end post of one fence into the other. Before nesting the end posts, rotate each post until the geotextile is wrapped completely around the post, then abut the end posts to create a tight seal as shown in Figure 1.
*Drive posts into the ground until the required fence height and/or anchorage depth is obtained.
*Bury the loose geotextile at the bottom of the trench in the upstream trench and backfill with natural soil, tamping the backfill to provide good compaction and anchorage. Figure 2 illustrates a typical silt fence installation and anchor trench placement.

FIELD ASSEMBLY:

*Excavate a minimum 15.2cm x 15.2cm (6"x6") trench at the desired location.
*Drive wooden posts, or steel posts with fastening projections, against the downstream wall of the trench. Maximum post spacing should be 2.4-3.0m (8-10ft). Post spacing

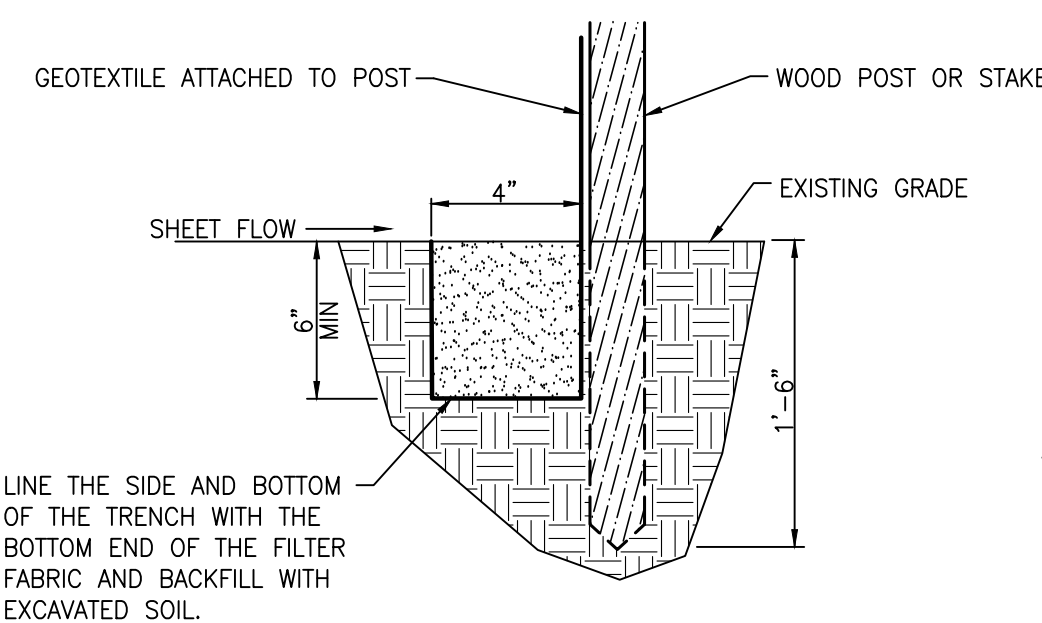


Silt Fence Detail

SCALE: NONE

Concrete Washout Area w/ 10 mil Plastic Liner

SCALE: NONE



Section

should generally be less than three (3) times the height of the fence.
If a steel or plastic mesh is required to reinforce the geotextile, it shall have a minimum mesh opening of 15.2cm (6").
*Fasten the mesh to the upslope side of the posts using heavy duty wire staples, tie wires or hog strings. Extend the mesh into the bottom of the trench.
*The geotextile shall then be stapled or wired to the posts. An extra 20-50cm (8-20") of geotextile shall extend into the trench.

INSPECTION

*Inspect the silt fence daily during periods of rainfall, immediately after significant rainfall event and weekly during periods of no rainfall. Make any repairs immediately.
*When sediment deposits behind the silt fence are one-third of the fence height, remove and properly dispose of the silt accumulations. Avoid damage to the fabric during cleanout.

REMOVAL

*Silt fence should not be removed until construction ceases and the upslope area has been properly stabilized and/or revegetated.

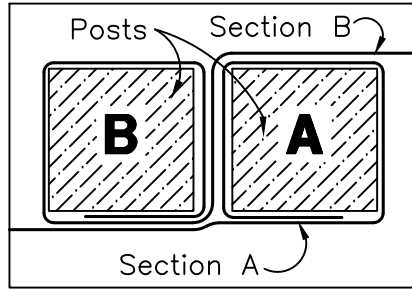
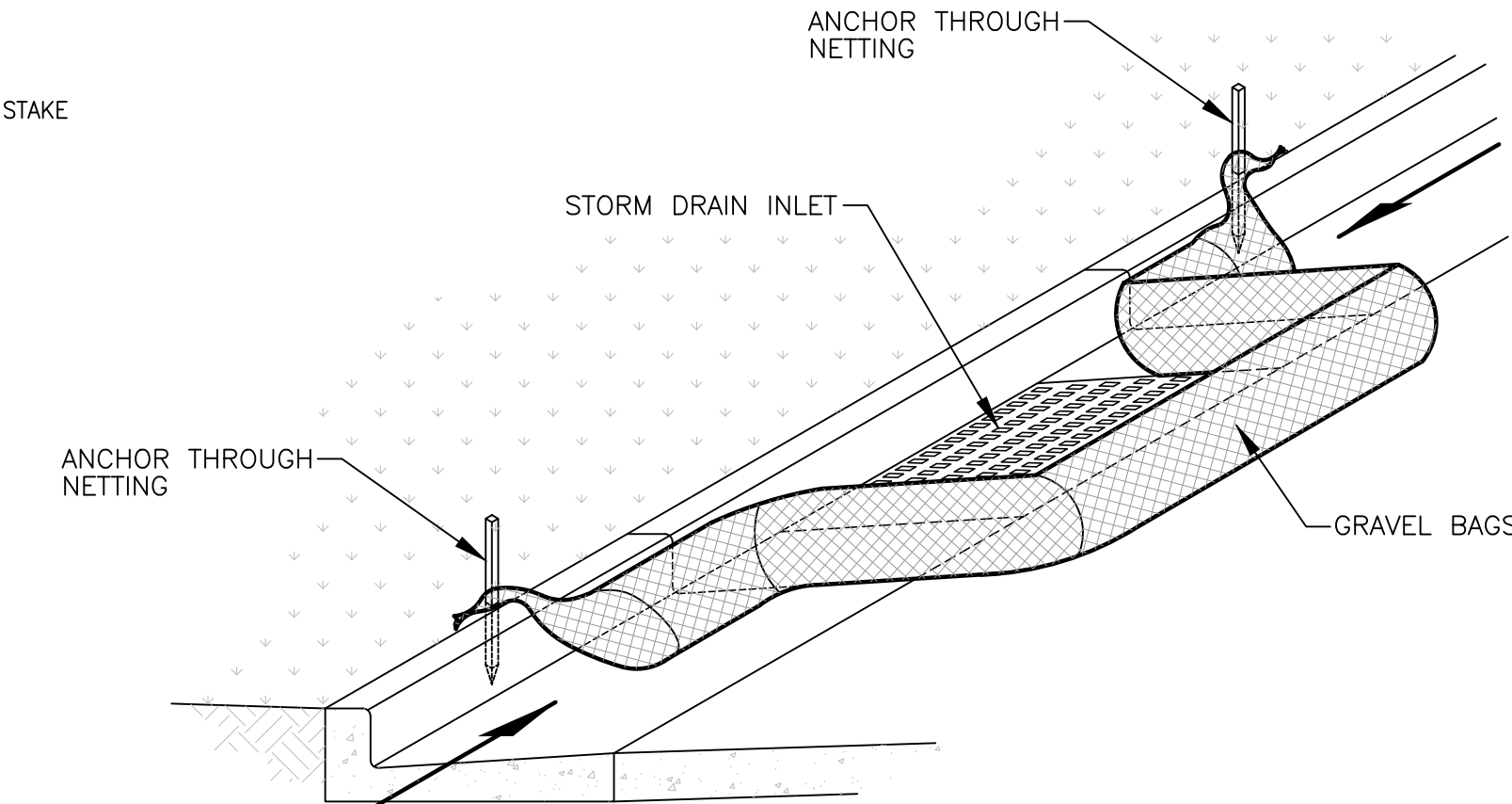
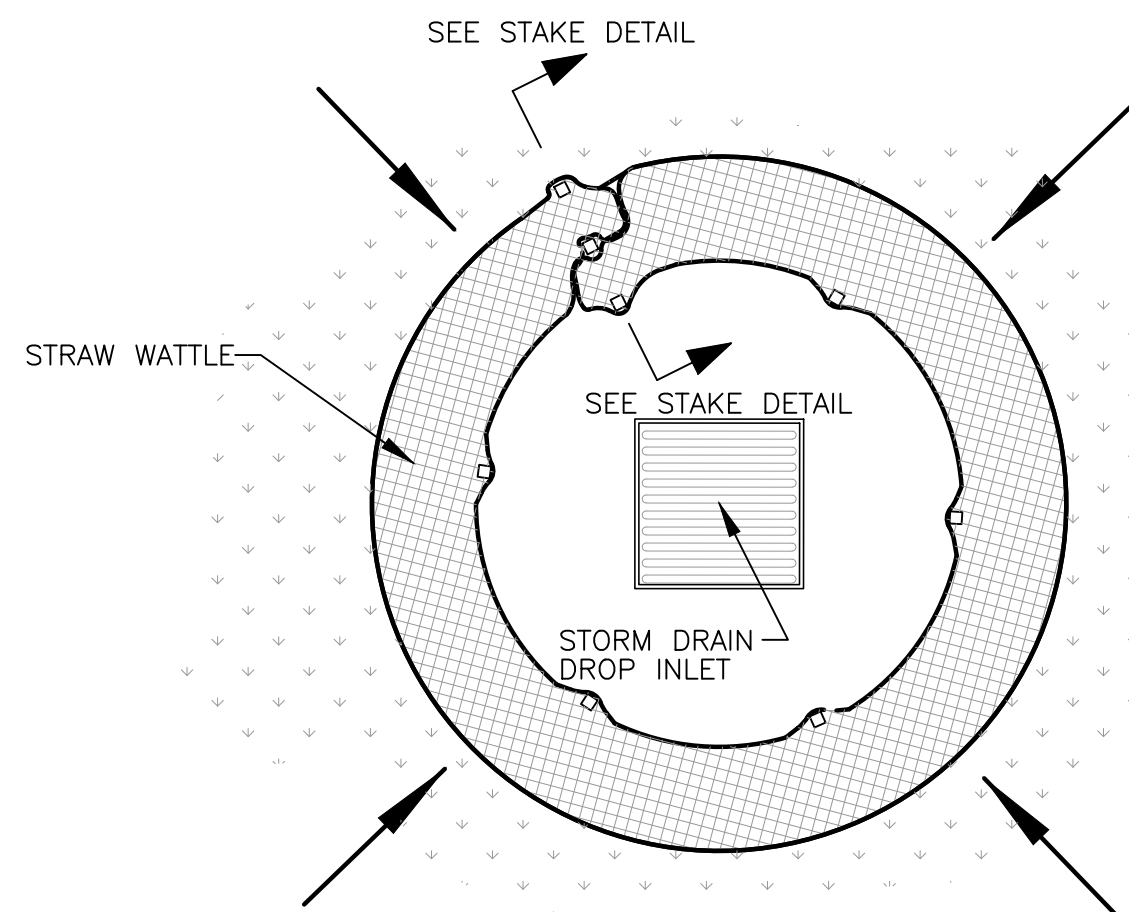


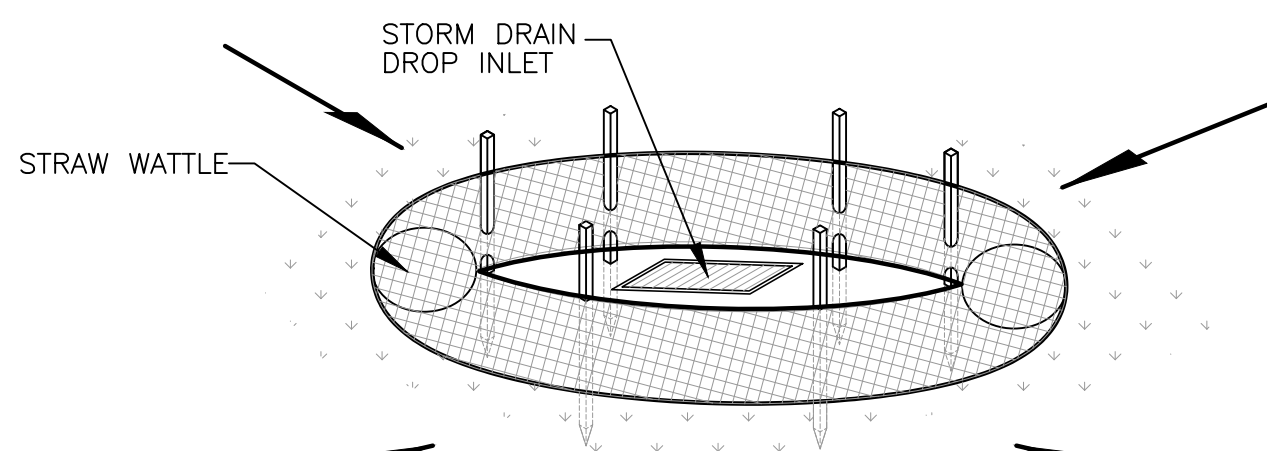
Figure 1:
Top View of
Roll-to-Roll Connection



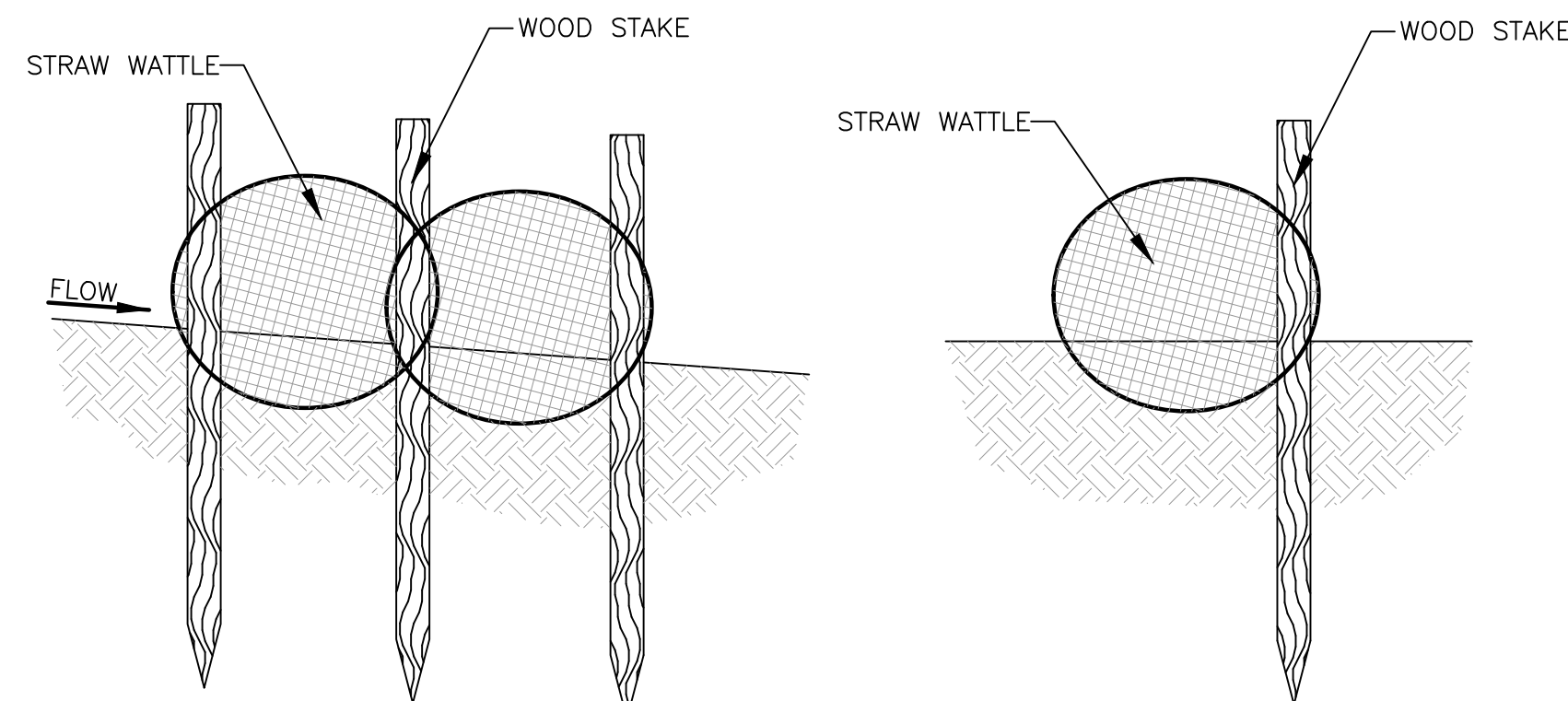
Inlet Box Protection



Plan View



Drop Inlet Protection



Stake Detail

RA Reeve & Associates, Inc.
920 CHAMBERS STREET, SUITE 14,
OGDEN, UTAH 84403
TEL: (801) 621-3100
FAX: (801) 621-2666
www.reeve-assoc.com
LAND PLANNERS • CIVIL ENGINEERS
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DRAWN BY: TRP
ENGINEER: JNR

blalock
PARTNERS
architectural design studio
307 West 200 South Ste. 4003
Salt Lake City, UT 84101
T: 801.532.4940
F: 801.606.7194
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PROFESSIONAL ENGINEER
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JOHN NATHAN REEVE
revisions
ASI #13 03/27/17
ASI #16 03/31/17
WATERLINE EASEMENT 04/17/17
ASI #16 05/22/17
ASI #32 10/18/17
AS-BUILT 1/22/18
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Building Permit Set
owner

Boyer Lewiston SNF, L.C.
101 South 200 East, Suite 200
Salt Lake City, UT 84111

Advanced Health Care of Lewiston
Lot 1 & Partial Lot 2, B & T Park Addition
Lewiston, ID 83501

STORM WATER POLLUTION PLAN DETAILS
C12