

# STANDARD EROSION AND SEDIMENT CONTROL PLAN DRAWING NOTES:

- Once known, include a list of all contractors that will engage in construction activities on site, and the areas of the site where the contractor(s) will engage in construction activities. Revise the list as appropriate until permit coverage is terminated (Section 4.4.c.i). In addition, include a list of all personnel (by name and position) that are responsible for the design, installation and maintenance of stormwater control measures (e.g. ESCP developer, BMP installer (see Section 4.10), as well as their individual responsibilities. (Section 4.4.c.ii)
- Visual monitoring inspection reports must be made in accordance with DEQ 1200-C permit requirements. (Section 6.5)
- Inspection logs must be kept in accordance with DEQ's 1200-C permit requirements. (Section 6.5.g)
- Retain a copy of the ESCP and all revisions on site and make it available on request to DEQ, Agent, or the local municipality. (Section 4.7)
- The permit registrant must implement the ESCP. Failure to implement any of the control measures or practices described in the ESCP is a violation of the permit. (Sections 4 and 4.11)
- The ESCP must be accurate and reflect site conditions. (Section 4.8)
- Submission of all ESCP revisions is not required. Submittal of the ESCP revisions is only under specific conditions. Submit all necessary revision to DEQ or Agent within 10 days. (Section 4.9)
- Sequence clearing and grading to the maximum extent practical to prevent exposed inactive areas from becoming a source of erosion. (Section 2.2.2)
- Create smooth surfaces between soil surface and erosion and sediment controls to prevent stormwater from bypassing controls and ponding. (section 2.2.3)
- Identify, mark, and protect (by construction fencing or other means) critical riparian areas and vegetation including important trees and associated rooting zones, and vegetation areas to be preserved. Identify vegetative buffer zones between the site and sensitive areas (e.g., wetlands), and other areas to be preserved, especially in perimeter areas. (Section 2.2.1)
- Preserve existing vegetation when practical and re-vegetate open areas. Re-vegetate open areas when practicable before and after grading or construction. Identify the type of vegetative seed mix used. (Section 2.2.5)
- Maintain and delineate any existing natural buffer within the 50-feet of waters of the state. (Section 2.2.4)
- Install perimeter sediment control, including storm drain inlet protection as well as all sediment basins, traps, and barriers prior to land disturbance. (Sections 2.1.3)
- Control both peak flow rates and total stormwater volume, to minimize erosion at outlets and downstream channels and streambanks. (Sections 2.1.1. and 2.2.16)
- Control sediment as needed along the site perimeter and at all operational internal storm drain inlets at all times during construction, both internally and at the site boundary. (Sections 2.2.6 and 2.2.13)
- Establish concrete truck and other concrete equipment washout areas before beginning concrete work. (Section 2.2.14)
- Apply temporary and/or permanent soil stabilization measures immediately on all disturbed areas as grading progresses. Temporary or permanent stabilizations measures are not required for areas that are intended to be left unvegetated, such as dirt access roads or utility pole pads. (Sections 2.2.20 and 2.2.21)
- Establish material and waste storage areas, and other non-stormwater controls. (Section 2.3.7)
- Keep waste container lids closed when not in use and close lids at the end of the business day for those containers that are actively used throughout the day. For waste containers that do not have lids, provide either (1) cover (e.g., a tarp, plastic sheeting, temporary roof) to prevent exposure of wastes to precipitation, or (2) a similarly effective means designed to prevent the discharge of pollutants (e.g., secondary containment). (Section 2.3.7)
- Prevent tracking of sediment onto public or private roads using BMPs such as: construction entrance, graveled (or paved) exits and parking areas, gravel all unpaved roads located onsite, or use an exit tire wash. These BMPs must be in place prior to land-disturbing activities. (Section 2.2.7)
- When trucking saturated soils from the site, either use water-tight trucks or drain loads on site. (Section 2.2.7.f)
- Control prohibited discharges from leaving the construction site, i.e., concrete wash-out, wastewater from cleanout of stucco, paint and curing compounds. (Sections 1.5 and 2.3.9)
- Ensure that steep slope areas where construction activities are not occurring are not disturbed. (Section 2.2.10)
- Prevent soil compaction in areas where post-construction infiltration facilities are to be installed. (Section 2.2.12)
- Use BMPs to prevent or minimize stormwater exposure to pollutants from spills; vehicle and equipment fueling, maintenance, and storage; other cleaning and maintenance activities; and waste handling activities. These pollutants include fuel, hydraulic fluid, and other oils from vehicles and machinery, as well as debris, fertilizer, pesticides and herbicides, paints, solvents, curing compounds and adhesives from construction operations. (Sections 2.2.15 and 2.3)
- Provide plans for sedimentation basins that have been designed per Section 2.2.17 and stamped by an Oregon Professional Engineer. (See Section 2.2.17.a)
- If engineered soils are used on site, a sedimentation basin/impoundment must be installed. (See Sections 2.2.17 and 2.2.18)
- Provide a dewatering plan for accumulated water from precipitation and uncontaminated groundwater seepage due to shallow excavation activities. (See Section 2.4)
- Implement the following BMPs when applicable: written spill prevention and response procedures, employee training on spill prevention and proper disposal procedures, spill kits in all vehicles, regular maintenance schedule for vehicles and machinery, material delivery and storage controls, training and signage, and covered storage areas for waste and supplies. (Section 2.3)
- Use water, soil-binding agent or other dust control technique as needed to avoid wind-blown soil. (Section 2.2.9)
- The application rate of fertilizers used to reestablish vegetation must follow manufacturer's recommendations to minimize nutrient releases to surface waters. Exercise caution when using time-release fertilizers within any waterway riparian zone. (Section 2.3.5)
- If an active treatment system (for example, electro-coagulation, flocculation, filtration, etc.) for sediment or other pollutant removal is employed, submit an operation and maintenance plan (including system schematic, location of system, location of inlet, location of discharge, discharge dispersion device design, and a sampling plan and frequency) before operating the treatment system. Obtain Environmental Management Plan approval from DEQ before operating the treatment system. Operate and maintain the treatment system according to manufacturer's specifications. (Section 1.2.9)
- Temporarily stabilize soils at the end of the shift before holidays and weekends, if needed. The registrant is responsible for ensuring that soils are stable during rain events at all times of the year. (Section 2.2)
- As needed based on weather conditions, at the end of each workday soil stockpiles must be stabilized or covered, or other BMPs must be implemented to prevent discharges to surface waters or conveyance systems leading to surface waters. (Section 2.2.8)
- Sediment fence: remove trapped sediment before it reaches one third of the above ground fence height and before fence removal. (Section 2.1.5.b)
- Other sediment barriers (such as biobags): remove sediment before it reaches two inches depth above ground height and before BMP removal. (Section 2.1.5.c)
- Catch basins: clean before retention capacity has been reduced by fifty percent. Sediment basins and sediment traps: remove trapped sediments before design capacity has been reduced by fifty percent and at completion of project. (Section 2.1.5.d)
- Within 24 hours, significant sediment that has left the construction site, must be remediated. Investigate the cause of the sediment release and implement steps to prevent a recurrence of the discharge within the same 24 hours. Any in-stream clean-up of sediment shall be performed according to the Oregon Department of State Lands required timeframe. (Section 2.2.19.a)
- The intentional washing of sediment into storm sewers or drainage ways must not occur. Vacuuming or dry sweeping and material pickup must be used to cleanup released sediments. (Section 2.2.19)
- Document any portion(s) of the site where land disturbing activities have permanently ceased or will be temporarily inactive for 14 or more calendar days. (Section 6.5.1)
- Provide temporary stabilization for that portion of the site where construction activities cease for 14 days or more with a covering of blown straw and a tackifier, loose straw, or an adequate covering of compost mulch until work resumes on that portion of the site. (Section 2.2.20)
- Do not remove temporary sediment control practices until permanent vegetation or other cover of exposed areas is established. Once construction is complete and the site is stabilized, all temporary erosion controls and retained soils must be removed and disposed of properly, unless needed for long term use following termination of permit coverage. (Section 2.2.21)

# EROSION AND SEDIMENT CONTROL PLAN FOR GROCERY OUTLET

4951 BIDDLE RD  
JACKSON COUNTY, OR  
CITY OF CENTRAL POINT

BMPs WITH ESCP IMPLEMENTATION SCHEDULE FORM													
BMPs	YEAR: 2025	JAN	FEB	MAR	APRIL	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
	MONTH:												
BIOBAGS				X	X	X	X	X	X	X			
BIOSWALES													
CHECK DAMS													
COMPOST BERM													
COMPOST NLANKETS													
COMPOST SOCKS													
CONCRETE TRUCK WASHOUT					X	X	X	X	X	X			
CONSTRUCTION ENTRANCE				X	X	X	X	X	X	X			
DEWATERING (TREATMENT LOCATION, SCHEMATIC, AND SAMPLING PLAN REQUIRED)													
DRAINAGE SWALES													
EARTH DIKES (STABILIZED)													
ENERGY DISSIPATORS													
EROSION CONTROL BLANKETS & MATS (SPECIFY TYPE)													
HYDROSEEDING										X	X		
INLET PROTECTION				X	X	X	X	X	X	X			
MULCHES (SPECIFY TYPE)													
MYCORRHIZAE/BIOFERTILIZERS													
NATURAL BUFFER ZONE													
ORANGE FENCING (PROTECTING SENSITIVE/PRESERVED AREAS)													
OUTLET PROTECTION				X	X	X	X	X	X	X			
PERMANENT SEEDING AND PLANTING													
PIPE SLOPE DRAINS													
PLASTIC SHEETING													
PRESERVE EXISTING VEGETATION													
SEDIMENT FENCING				X	X	X	X	X	X	X			
SEDIMENT BARRIER													
SEDIMENT TRAP													
SODDING													
SOIL TRACKIFIERS													
STORM DRAIN INLET PROTECTION				X	X	X	X	X	X	X			
STRAW WATTLES (OR OTHER MATERIALS)													
TEMPORARY DIVERSION DIKES													
TEMPORARY OR PERMANENT SEDIMENTATION BASINS													
TEMPORARY SEEDING AND PLANTING													
TREATMENT SYSTEM (O&M PLAN REQUIRED)													
UNPAVED ROADS GRAVELED OR OTHER BMP ON THE ROAD													
VEGETATIVE BUFFER STRIPS													

## INSPECTION FREQUENCY

SITE CONDITION	MINIMUM FREQUENCY
1. ACTIVE PERIOD	ON INITIAL DATE THAT LAND DISTURBANCE ACTIVITIES COMMENCE.  WITHIN 24 HOURS OF ANY STORM EVENT, INCLUDING RUNOFF FROM SNOW MELT, THAT RESULTS IN DISCHARGE FROM THE SITE.  AT LEAST ONCE EVERY 14 DAYS, REGARDLESS OF WHETHER STORMWATER RUNOFF IS OCCURRING.
2. INACTIVE PERIODS GREATER THAN FOURTEEN (14) CONSECUTIVE CALENDAR DAYS.	THE INSPECTOR MAY REDUCE THE FREQUENCY OF INSPECTIONS IN ANY AREA OF THE SITE WHERE THE STABILIZATION STEPS IN SECTION 2.2.20 HAVE BEEN COMPLETED TO TWICE PER MONTH FOR THE FIRST MONTH, NO LESS THAN 14 CALENDAR DAYS APART, THEN ONCE PER MONTH.
3. PERIODS DURING WHICH THE SITE IS INACCESSIBLE DUE TO INCLEMENT WEATHER.	IF SAFE, ACCESSIBLE AND PRACTICAL, INSPECTIONS MUST OCCUR DAILY AT A RELEVANT DISCHARGE POINT OR DOWNSTREAM LOCATION OF THE RECEIVING WATERBODY.
4. PERIODS DURING WHICH CONSTRUCTION ACTIVITIES ARE SUSPENDED AND RUNOFF IS UNLIKELY DUE TO FROZEN CONDITIONS.	VISUAL MONITORING INSPECTIONS MAY BE TEMPORARILY SUSPENDED. IMMEDIATELY RESUME MONITORING UPON THAWING, OR WHEN WEATHER CONDITIONS MAKE DISCHARGES LIKELY.
5. PERIODS DURING WHICH CONSTRUCTION ACTIVITIES ARE CONDUCTED AND RUNOFF IS UNLIKELY DURING FROZEN CONDITIONS.	VISUAL MONITORING INSPECTIONS MAY BE REDUCED TO ONCE A MONTH. IMMEDIATELY RESUME MONITORING UPON THAWING, OR WHEN WEATHER CONDITIONS MAKE DISCHARGES LIKELY.

## BUSINESS DAYS/HOURS

MONDAY	7:00-5:00
TUESDAY	7:00-5:00
WEDNESDAY	7:00-5:00
THURSDAY	7:00-5:00
FRIDAY	7:00-5:00
SATURDAY	-NO WORK-
SUNDAY	-NO WORK-

PERMITTEE'S SITE INSPECTOR: Marcus D. Cross

COMPANY/AGENCY: RHINE CROSS GROUP, LLC  
PHONE: (541) 851-9405  
FAX: (541) 273-9200  
E-MAIL: marc@rc-grp.com

DESCRIPTION OF EXPERIENCE: Certified Erosion & Sediment Control Inspector

Certification Number: RVSS #287

Expiration Date: 11/03/2025

CIVIL ENGINEER/SURVEYOR

RHINE CROSS GROUP, LLC  
CONTACT: MARCUS D. CROSS, P.E.  
112 N. 5th ST - SUITE 200  
KLAMATH FALLS, OR 97601  
PH: 541-851-9405  
FAX: 541-273-9200

APPLICANT:

CENTRAL HOOF, LLC  
ATTN: DARREN DICKERHOOF  
P.O. BOX 1800  
CORVALLIS, OR 97339  
(541) 754-3630

CONTRACTOR

DICKERHOOF CONSTRUCTION  
P.O. BOX 1583  
CORVALLIS, OR 97339  
(541) 231-5977

Note: Site contractor & subcontractor list to be submitted to DEQ by Dickerhoof Construction once all subcontractors are determined.

1. TYPE OF DEVELOPMENT:

\* GROCERY OUTLET FOOD STORE

2. CONSTRUCTION ACTIVITY WILL CONSIST OF:

- A) ASPHALT PAVING, AND SIDEWALK CONSTRUCTION
- B) WASTEWATER SYSTEM CONSTRUCTION
- C) STORMWATER DRAINAGE SYSTEM:  
-STORMWATER PIPING  
-STORMWATER TREATMENT DETENTION POND
- D) DOMESTIC WATER SYSTEM CONSTRUCTION
- E) FRANCHISE UTILITY CONSTRUCTION
- F) OFFSITE PUBLIC SIDEWALK IMPROVEMENTS (SEE EC-4.0)

3. PROJECT TIMELINE:

- \* GRADING [EXCAVATION AND FILL] (MARCH 1, 2025 - APRIL 1, 2025)
- \* INSTALLATION OF UTILITIES (APRIL 1, 2025 - JUNE 15, 2025)
- \* BUILDING CONSTRUCTION (JUNE 15, 2025 - AUGUST 15, 2025)
- \* FINAL STABILIZATION (SEPTEMBER, 2025)

4. PROJECT SITE AREAS:

TOTAL SITE AREA = 2.24 ACRES±  
TOTAL DISTURBED AREA = 2.0 ACRES±  
PERCENT OF SITE DISTURBED = 89.3%

5. OFFSITE PUBLIC IMPROVEMENT AREA:

470 LF PUBLIC SIDEWALK

6. ONSITE SOIL TYPES:

127A - MEDFORD SILTY CLAY LOAM (HYDROLOGICAL SOIL GROUP C)  
ON-SITE SOILS HAVE A MODERATE WIND EROSION POTENTIAL.

7. CUT AND FILL DATA:

CUT: 350 cu.yds.  
FILL: 2,500 cu.yds  
NET ADJUSTED: 2,150 cu.yds (FILL)

NON-STORMWATER DISCHARGES:

- POTABLE WATER FLUSHING DURING TESTING
- WATER USED FOR DUST CONTROL

RAIN GAUGE:

<https://w1.weather.gov/dota/obhistory/KLMT.html>

NARRATIVE DESCRIPTIONS:

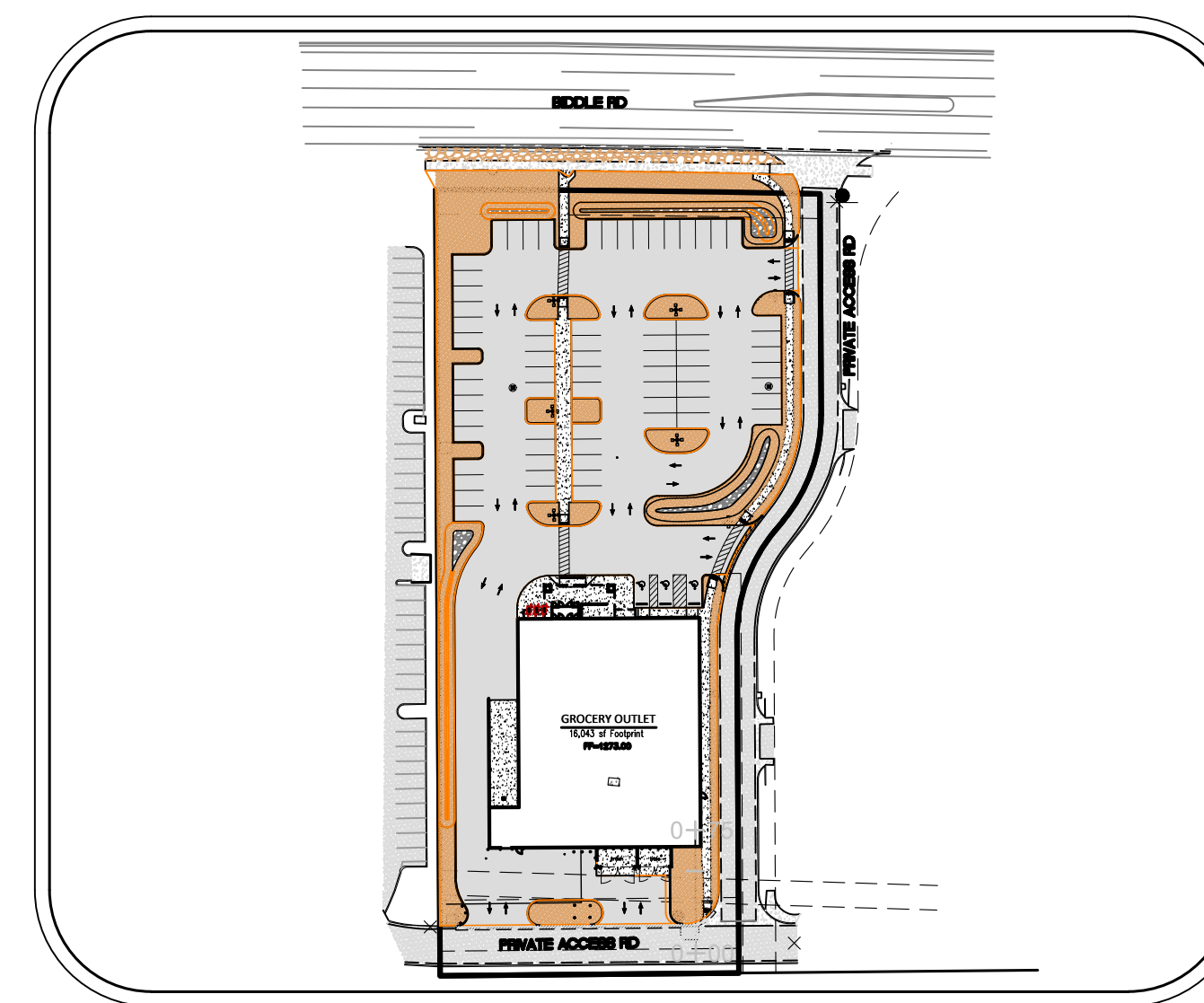
EXISTING SITE CONDITIONS  
THE EXISTING SITE IS AN UNDEVELOPED LOT VEGETATED WITH GRASS AND WEEDS.

PROPOSED SITE CONDITIONS  
THE PROPOSED ONSITE DEVELOPMENT WILL BE A GROCERY OUTLET FOOD STORE WHICH WILL INCLUDE PARKING LOT PAVING, CONCRETE SIDEWALKS, UNDERGROUND UTILITIES, AND LANDSCAPING.

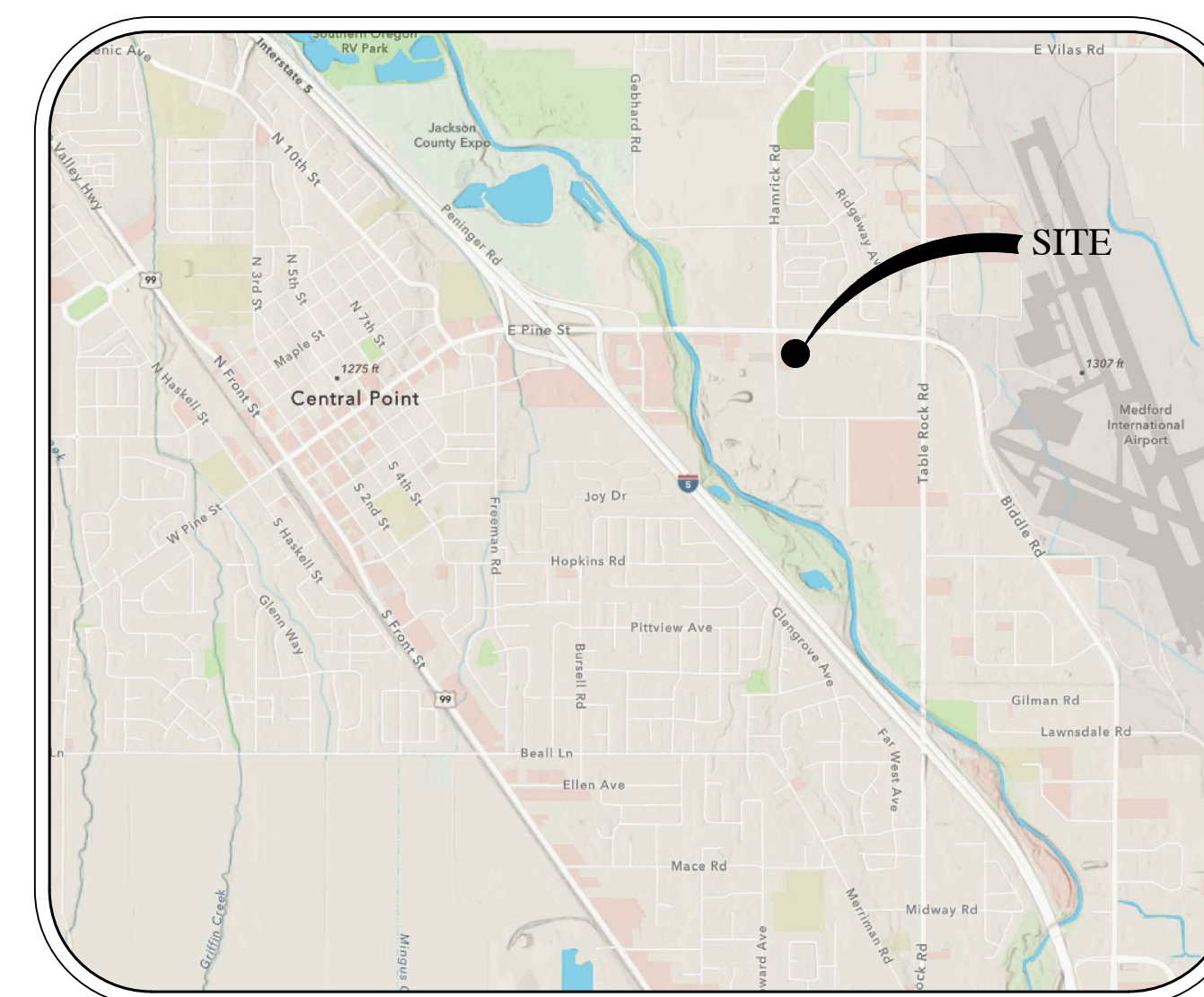
## SHEET INDEX

EC-1.0	COVER SHEET
EC-2.0	ESCP-EXISTING CONDITIONS
EC-3.0	ESCP-DEMO, CLEARING GRADING, EXCAVATING, AND LAND DEVELOPMENT PHASE
EC-4.0	ESCP-STREET & UTILITY PHASE
EC-5.0	ESCP-OFFSITE DEVELOPMENT
EC-6.0	ESCP-VERTICAL CONSTRUCTION PHASE
EC-7.0	ESCP-FINAL LANDSCAPING AND STABILIZATION PHASE
EC-8.0	BMP DETAILS

01-08-2025



SITE MAP  
NOT TO SCALE



VICINITY MAP  
NOT TO SCALE

	EXISTING	PROPOSED		EXISTING	PROPOSED
DECIDUOUS TREE	○	○	STORM SEWER CLEANOUT	□	□
CONIFEROUS TREE	⊗	⊗	STORM SEWER CATCH BASIN	⊗	⊗
FIRE HYDRANT	⊕	⊕	STORM SEWER MANHOLE	⊕	⊕
WATER BLOW-OFF	⊖	⊖	GAS METER	⊖	⊖
WATER METER	⊙	⊙	GAS VALVE	⊙	⊙
WATER VALVE	H	H	GLY WIRE ANCHOR	+	+
DOUBLE CHECK VALVE	⊞	⊞	POWER POLE	←	←
AIR RELEASE VALVE	⊡	⊡	POWER VAULT	⊡	⊡
SANITARY SEWER CLEANOUT	⊕	⊕	POWER JUNCTION BOX	⊡	⊡
SANITARY SEWER MANHOLE	⊕	⊕	POWER RISER	⊕	⊕
SIGN	⊙	⊙	TELEPHONE/TELEVISION POLE	+	+
STREET LIGHT	⊙	⊙	TELEPHONE/TELEVISION VAULT	⊡	⊡
MAILBOX	⊙	⊙	TELEPHONE/TELEVISION JUNCTION BOX	⊡	⊡
PUBLIC ACCESS CURB RAMP	⊡	⊡	TELEPHONE/TELEVISION RISER	⊕	⊕
			CENTERLINE SURVEY MONUMENT	⊙	⊙
RIGHT-OF-WAY	—	—			
BOUNDARY LINE	—	—			
PROPERTY LINE	—	—			
CENTERLINE	—	—			
DITCH	—	—			
CURB	—	—			
EDGE OF PAVEMENT (E.O.P.)	—	—			
EASEMENT	—	—			
FENCE LINE	—	—			
GRAVEL EDGE	—	—			
POWER LINE	P	P			
OVERHEAD WIRE	OHP	OHP			
TELEPHONE LINE	T	T			
TELEVISION LINE	TV	TV			
GAS LINE	G	G			
STORM SEWER LINE	SS	SS			
SANITARY SEWER LINE	SS	SS			
WATER LINE	W	W			
IRRIGATION LINE	IR	IR			

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R-C GROUP  
REGISTERED PROFESSIONAL ENGINEER  
55,506PE  
MARCUS D. CROSS  
JULY 09 2015  
OREGON  
RENEWALS: 12-31-2025  
01-08-2025

RENEWALS: 12-31-2025  
01-08-2025

Grocery Outlet  
4951 Biddle Road

OREGON  
CENTRAL POINT

SHEET NAME:

Cover Sheet

DRAWN BY: TDC

CHKD BY: MDC

DATE: JANUARY 2025

REVISIONS:

JOB NO.

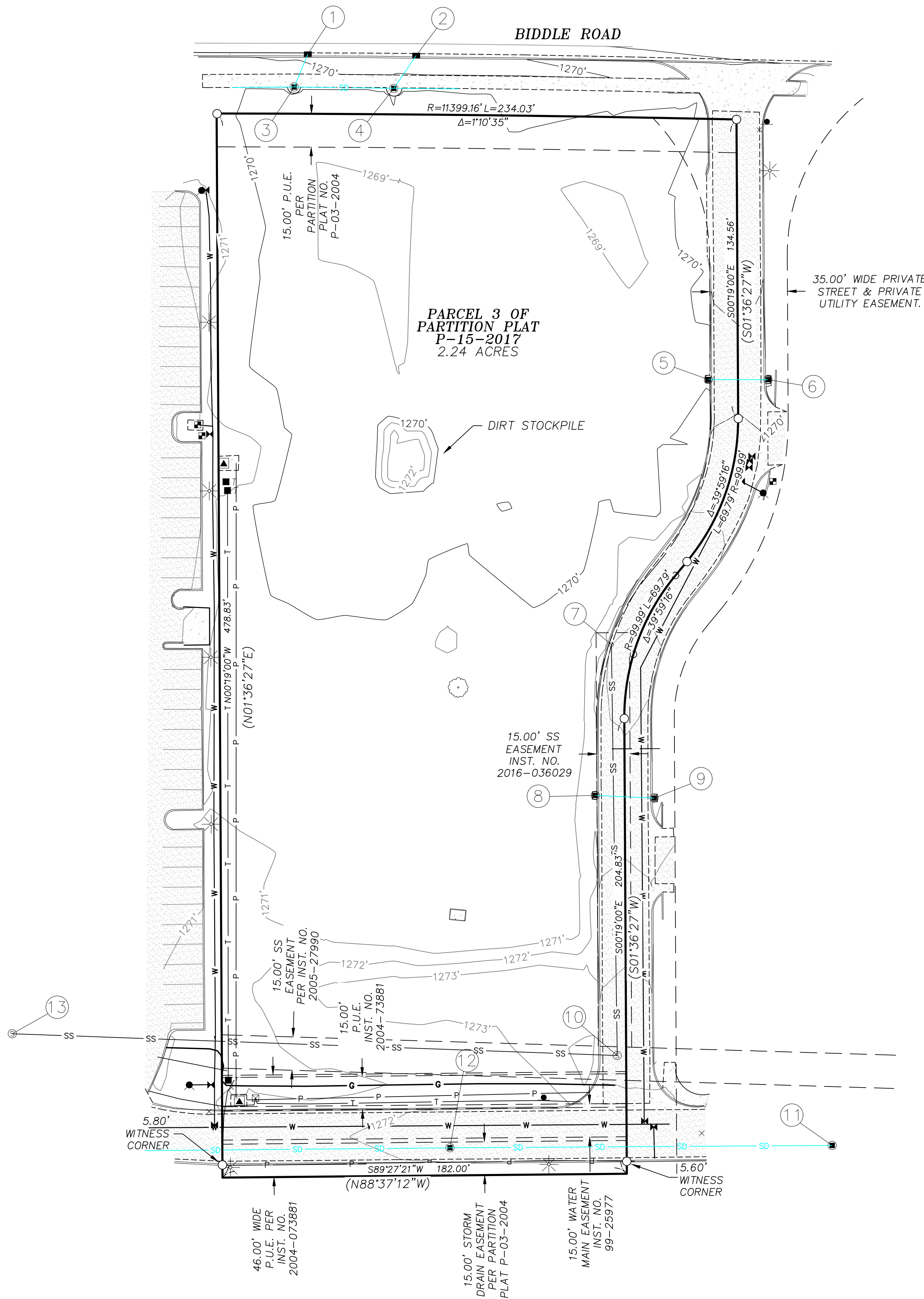
2363

SHEET NO.

EC-1.0

# TOPOGRAPHIC SURVEY

BEING PARCEL 3 OF "PARTITION PLAT NO. P-15-2017"  
SITUATED IN THE SW1/4 OF SECTION 1, T37S, R02W, W.M.  
CITY OF CENTRAL POINT  
JACKSON COUNTY, OREGON



**LEGEND:**

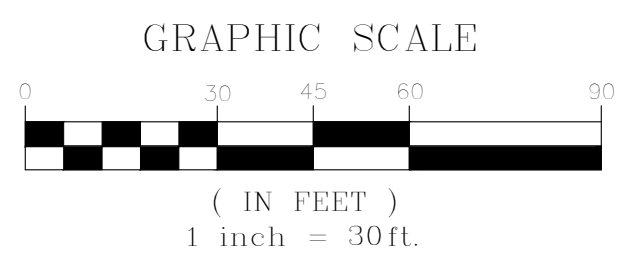
○	FOUND MONUMENT PER PARTITION PLAT P-15-2017	—	PARCEL BOUNDARY LINE
⊙	SANITARY SEWER MANHOLE	—SS—	SANITARY SEWER LINE
○	SEWER CLEANOUT	—SD—	STORM SEWER LINE
⊙	STORM SEWER MANHOLE	—W—	WATER LINE
■	CATCH BASIN	—OHP—	OVERHEAD POWER
○	POWER POLE	—P—	UNDERGROUND POWER
⌋	GUY WIRE	—T—	TELEPHONE LINE
⌋	WATER VALVE	—G—	NATURAL GAS LINE
●	FIRE HYDRANT	—X—	FENCE LINE
■	WATER METER	---	EASEMENT LINE
⊗	JUNCTION BOX	---	EDGE OF PAVEMENT
✱	LUMINAIRE	---	EDGE OF CONCRETE
●	SIGN	---	STRIPING
▲	TRANSFORMER	---	CURB LINE
⊗	POWER METER	▭	CONCRETE SURFACE
■	TELEPHONE RISER	▭	PAVED SURFACE
○	TREE, DECIDUOUS		
(XXXX)	RECORD INFORMATION PER PARTITION PLAT P-15-2017		

**FEATURES**

①	CATCH BASIN GRATE ELEVATION = 1269.33' 12" N IE = 1265.83' 12" S IE = 1265.78'	⑥	CURB INLET RIM ELEVATION = 1269.92' 12" N IE = 1267.15' 12" W IE = 1267.18'	⑪	SDMH RIM ELEVATION = 1273.24' 12" N IE = 1268.29' 36" E IE = 1266.19' 12" S IE = 1268.39' 36" W IE = 1266.19'
②	CATCH BASIN GRATE ELEVATION = 1269.28' 12" SW IE = 1266.28'	⑦	SS C/O RIM ELEVATION = 1271.93' 6" TOP OF PIPE = 1271.26'	⑫	SDMH RIM ELEVATION = 1272.22' 36" E IE = ' 36" W IE = '
③	SDMH RIM ELEVATION = 1270.51' 12" N IE = 1265.71' 36" E IE = 1265.61' 12" S IE = 1265.80' 36" W IE = 1265.56'	⑧	CURB INLET RIM ELEVATION = 1271.75' 12" E IE = 1269.48'	⑬	SSMH RIM ELEVATION = 1270.92' 8" N IE = 1263.94' 8" E IE = 1263.90' 8" S IE = 1293.84'
④	SDMH RIM ELEVATION = 1270.48' 12" N IE = 1265.83' 36" E IE = 1265.76' 36" W IE = 1265.76'	⑨	CURB INLET RIM ELEVATION = 1271.74' 12" E IE = 1269.29' 12" W IE = 1269.34'		
⑤	CURB INLET RIM ELEVATION = 1269.89' 12" E IE = 1267.29'	⑩	SSMH RIM ELEVATION = 1273.79' 8" N IE = 1264.96' 8" E IE = 1264.79' 8" W IE = 1264.69'		

**NOTES:**

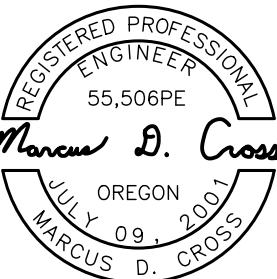
- ALL UTILITIES SHOWN WERE LOCATED FROM VISIBLE STRUCTURES AND PAINT IN THE FIELD, PER UTILITY LOCATE REQUEST TICKET NO. 24179711.
- EASEMENT INFORMATION IS PER FIRST AMERICAN TITLE REPORT COMMITMENT NO. NCS-1217166-OR1 AND PARTITION PLAT NO. P-15-2017.
- FOUND MONUMENTS AND BOUNDARY INFORMATION IS PER PLAT PLAT NO. P-15-2017.
- ELEVATIONS ARE ON THE NORTH AMERICAN VERTICAL DATUM 1988, PER GNSS OBSERVATIONS.
- HORIZONTAL CONTROL IS PER OREGON COORDINATE REFERENCE SYSTEM (OCRS) ASHLAND-GRANTS PASS ZONE.



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**R-C**  
RHINE-CROSS  
GROUP



REVISIONS: 12-31-2025  
01-08-2025

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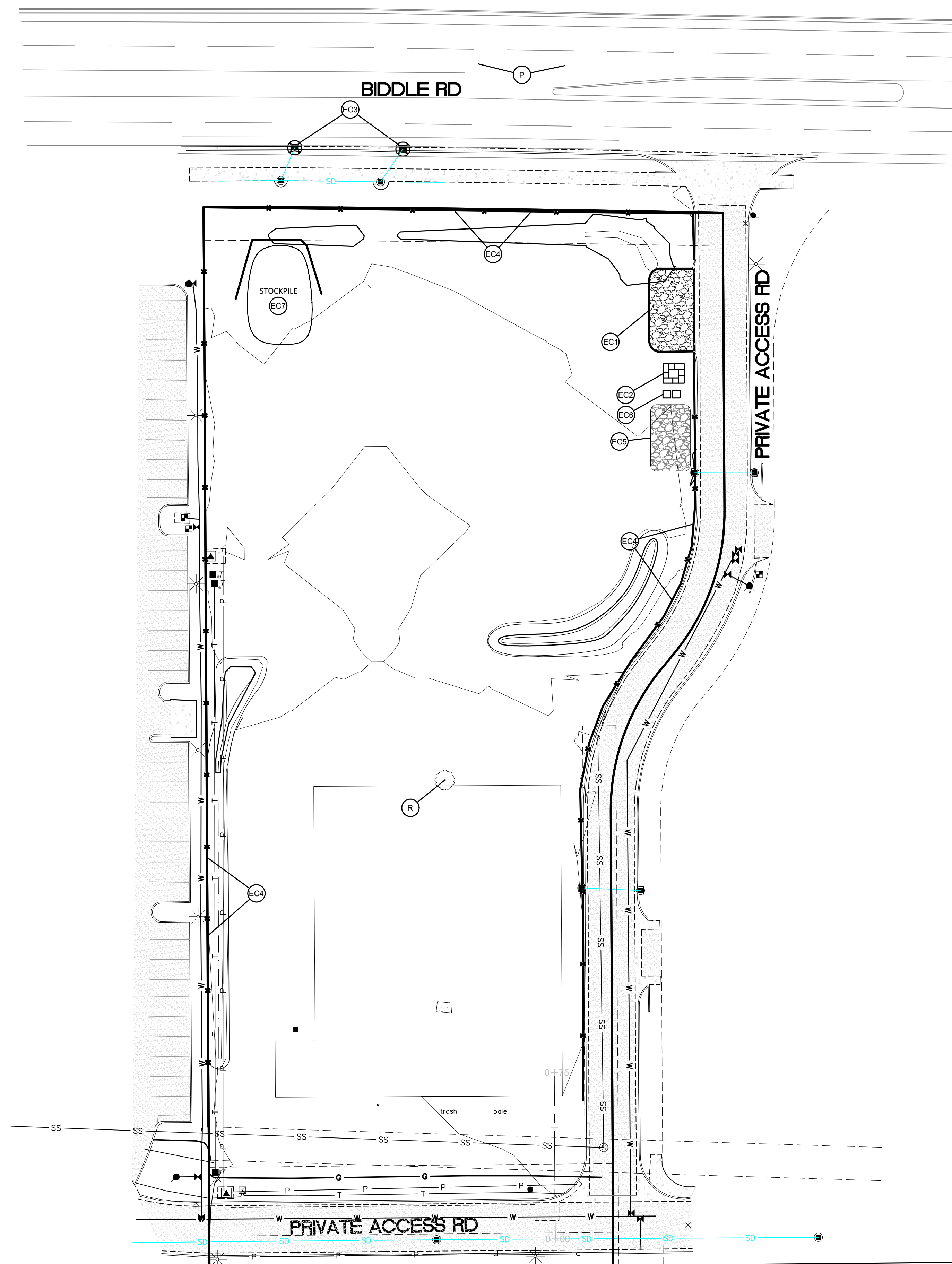
SHEET NAME:  
ESCP  
Existing Conditions

DRAWN BY: TDC  
CHKD BY: MDC  
DATE: JANUARY 2025

REVISIONS:

JOB NO.  
2363

SHEET NO.  
EC-2.0



**EROSION CONTROL NOTES:**

- EC1 INSTALL ROCK CONSTRUCTION ENTRANCE PER DETAIL ON SHEET EC-8.0. SWEEPING OF STREET SHALL BE REQUIRED IF SEDIMENT BECOMES VISIBLE ON ASPHALT SURFACE.
- EC2 INSTALL 10' X 10' STRAW BALE CONCRETE WASHOUT BASIN LINED WITH 6 MIL VISQUEEN BARRIER (OR APPROVED EQUAL). SEE DETAIL SHEET EC-8.0
- EC3 INSTALL SILT SACK OR BIO-BAG INLET PROTECTION PER DETAILS ON SHEET EC-8.0.
- EC4 INSTALL 1,006 LF OF TEMPORARY EROSION CONTROL FENCE ALONG DOWN HILL SIDE OF THE LIMITS OF DISTURBANCE. SEE DETAIL SHEET EC-8.0.
- EC5 INSTALL ROCK STAGING AND PARKING AREA
- EC6 IN CASE OF SPILL FROM THE PORTABLE RESTROOM, REFER TO THE SPILL PLAN.
- EC7 STOCKPILE AREA TO BE PROTECTED BY SILT FENCE ON THE DOWNHILL SIDE OF PILE AS SHOWN. STOCKPILE SHALL BE COVERED IN VISQUEEN AND SANDBAGS DURING WET WEATHER OR PERIODS OF INACTIVITY LONGER THAN 2 WEEKS.

**GRADING AND EROSION LEGEND**

- 100 EXISTING CONTOUR (1' INTERVAL)
- FINISHED GRADE SLOPE ARROWS
- INLET PROTECTION
- GRAVEL/ROCK CONSTRUCTION ENTRANCE
- TEMP. EROSION CONTROL FENCE
- CONCRETE WASHOUT
- PORTABLE RESTROOM

**DE-WATERING:**

DEWATERING IS NOT ANTICIPATED ON THIS PROJECT DUE TO THE WATER TABLE LEVEL AND SOIL TYPES OF THE SITE.

**SEED MIX:**

DISTURBED AREAS NOT SCHEDULED TO RECEIVE LANDSCAPING SHALL BE SEED WITH THE FOLLOWING SEED MIX (OR PRE-APPROVED EQUAL):  
 DWARF GRASS MIX (LOW HEIGHT/ LOW MAINTENANCE) CONSISTING OF DWARF PERENNIAL RYEGRASS (80% BY WEIGHT), CREEPING RED FESCUE (20% BY WEIGHT). APPLICATION RATE SHALL BE 100 LBS/ACRE.

AFTER SEEDING, ENTIRE DISTURBED AREA SHALL BE COVERED IN WEED-LESS STRAW MULCH.

**DUST CONTROL:**

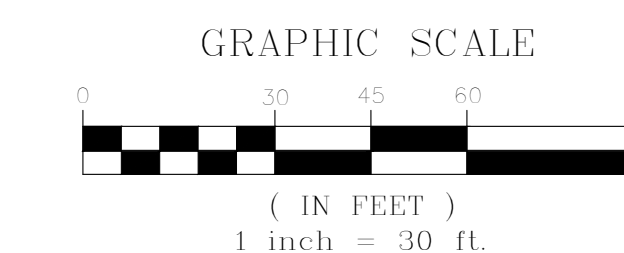
APPLICATION OF WATER BY MEANS OF TRUCKS, HOSES, AND/OR SPRINKLERS AT SUFFICIENT FREQUENCY AND QUANTITY PRIOR TO CONDUCTING, DURING, AND AFTER EARTHMOVING OPERATION. PRE-APPLICATION OF WATER TO THE DEPTH OF THE PROPOSED CUTS OR EQUIPMENT PENETRATION.

**DEMOLITION NOTES:**

- P PROTECT EXISTING FEATURE. ANY DAMAGE AS A RESULT OF CONSTRUCTION SHALL BE REPAIRED BY CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER.

**GRADING PHASE NOTES:**

1. STRAW MULCH AND/OR HYDROSEED SHALL BE USED FOR TEMPORARY STABILIZATION OF EXPOSED SOILS AFTER EXCAVATION.
2. SEE SEED MIX DETAILS ON THIS SHEET.



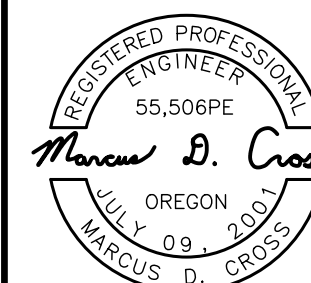
**GRADING PHASE INFORMATION:**

1. ONSITE SOIL TYPES:  
 127A - MEDFORD SILTY CLAY LOAM (HYDROLOGICAL SOIL GROUP C)  
 ON-SITE SOILS HAVE A MODERATE WIND EROSION POTENTIAL.
2. CUT AND FILL DATA:  
 -CUT: 350 cu.yds.  
 -FILL: 2,500 cu.yds.  
 -NET ADJUSTED: 2,150 cu.yds (FILL)
3. ONSITE FILL MATERIALS:  
 -NATIVE SOIL  
 -CRUSHED ROCK
4. PHASE SCHEDULE:  
 \* GRADING [EXCAVATION AND FILL] (MARCH 1, 2025 - APRIL 1, 2025)

CENTRAL HOOF, LLC  
 P.O. BOX 1800  
 CORVALLIS, OR 97339  
 (541) 754-3630

RHINE-CROSS GROUP LLC  
 ENGINEERING - SURVEYING - PLANNING  
 112 N 5th ST - SUITE 200 - P.O. BOX 909  
 KLAMATH FALLS, OREGON 97601  
 Phone: (541) 851-9405 Fax: (541) 273-9200  
 admin@rc-grp.com

R-C  
 RHINE-CROSS  
 GROUP



RENEWS: 12-31-2025  
 01-08-2025

Grocery Outlet  
 4951 Biddle Road

CENTRAL POINT OREGON

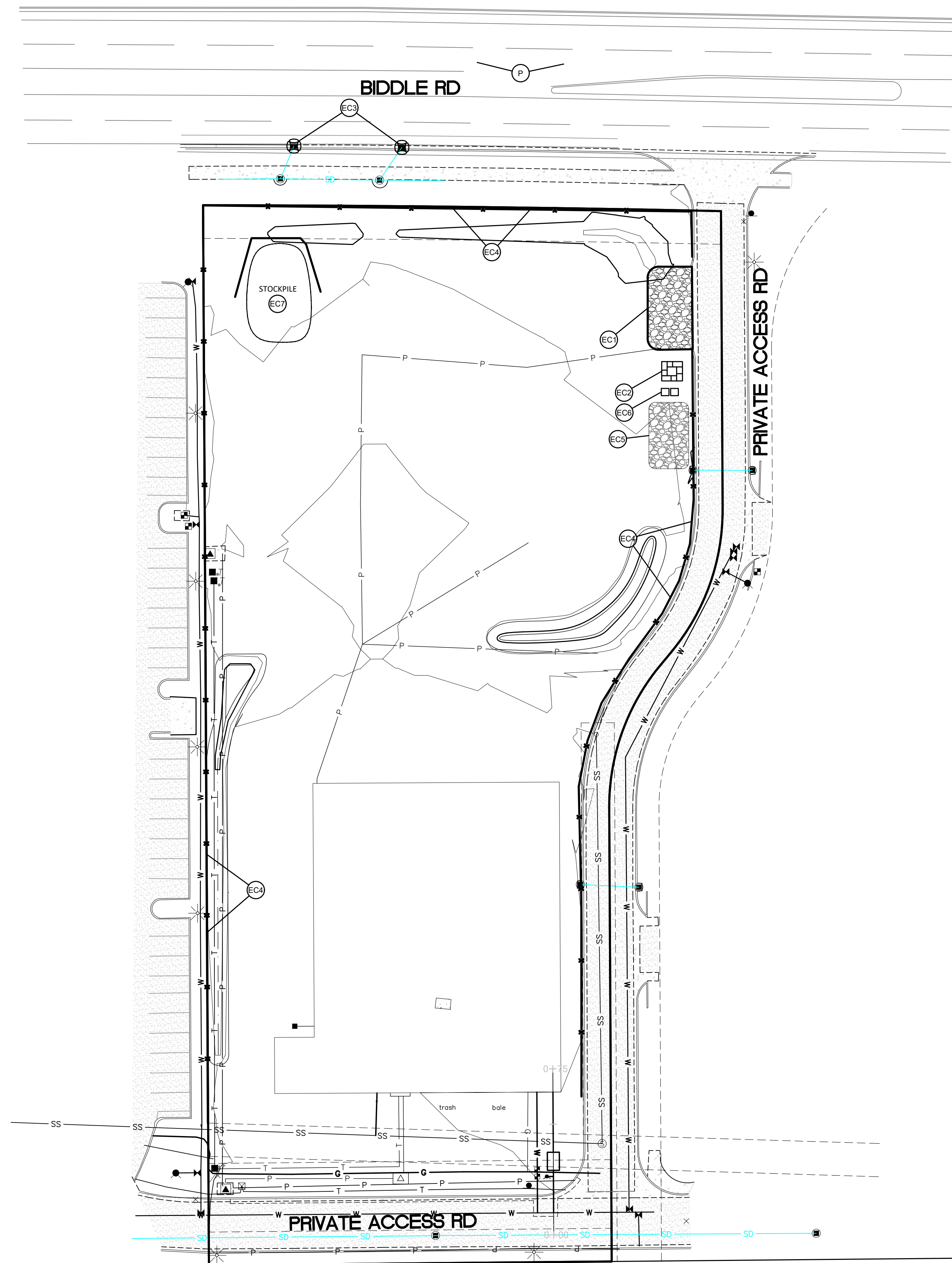
SHEET NAME:  
 ESCP  
 Demo, Clearing, Grading,  
 Excavation, & Land  
 Development

DRAWN BY: TDC  
 CHKD BY: MDC  
 DATE: JANUARY 2025

REVISIONS:

JOB NO.  
 2363  
 SHEET NO.

EC-3.0



**EROSION CONTROL NOTES:**

- EC1 INSTALL ROCK CONSTRUCTION ENTRANCE PER DETAIL ON SHEET EC-8.0. SWEEPING OF STREET SHALL BE REQUIRED IF SEDIMENT BECOMES VISIBLE ON ASPHALT SURFACE.
- EC2 INSTALL 10' X 10' STRAW BALE CONCRETE WASHOUT BASIN LINED WITH 6 MIL VISQUEEN BARRIER (OR APPROVED EQUAL). SEE DETAIL SHEET EC-8.0
- EC3 INSTALL SILT SACK OR BIO-BAG INLET PROTECTION PER DETAILS ON SHEET EC-8.0.
- EC4 INSTALL 1,006 LF OF TEMPORARY EROSION CONTROL FENCE ALONG DOWN HILL SIDE OF THE LIMITS OF DISTURBANCE. SEE DETAIL SHEET EC-8.0.
- EC5 INSTALL ROCK STAGING AND PARKING AREA
- EC6 IN CASE OF SPILL FROM THE PORTABLE RESTROOM, REFER TO THE SPILL PLAN.
- EC7 STOCKPILE AREA TO BE PROTECTED BY SILT FENCE ON THE DOWNHILL SIDE OF PILE AS SHOWN. STOCKPILE SHALL BE COVERED IN VISQUEEN AND SANDBAGS DURING WET WEATHER OR PERIODS OF INACTIVITY LONGER THAN 2 WEEKS.

**GRADING AND EROSION LEGEND**

- 100 EXISTING CONTOUR (1' INTERVAL)
- 100 FINISHED GRADE CONTOUR (1' INTERVAL)
- INLET PROTECTION
- GRAVEL/ROCK CONSTRUCTION ENTRANCE
- TEMP. EROSION CONTROL FENCE
- CONCRETE WASHOUT
- PORTABLE RESTROOM

**DE-WATERING:**

DEWATERING IS NOT ANTICIPATED ON THIS PROJECT DUE TO THE WATER TABLE LEVEL AND SOIL TYPES OF THE SITE.

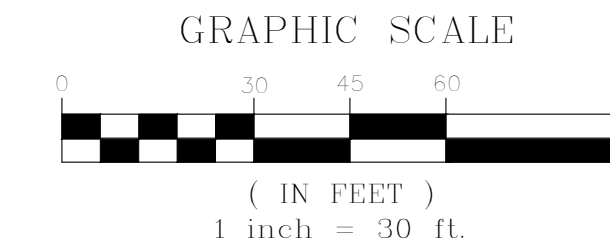
**SEED MIX:**

DISTURBED AREAS NOT SCHEDULED TO RECEIVE LANDSCAPING SHALL BE SEED WITH THE FOLLOWING SEED MIX (OR PRE-APPROVED EQUAL):  
 DWARF GRASS MIX (LOW HEIGHT/ LOW MAINTENANCE) CONSISTING OF DWARF PERENNIAL RYEGRASS (80% BY WEIGHT), CREEPING RED FESCUE (20% BY WEIGHT). APPLICATION RATE SHALL BE 100 LBS/ACRE.

AFTER SEEDING, ENTIRE DISTURBED AREA SHALL BE COVERED IN WEED-LESS STRAW MULCH.

**DUST CONTROL:**

APPLICATION OF WATER BY MEANS OF TRUCKS, HOSES, AND/OR SPRINKLERS AT SUFFICIENT FREQUENCY AND QUANTITY PRIOR TO CONDUCTING, DURING, AND AFTER EARTHMOVING OPERATION. PRE-APPLICATION OF WATER TO THE DEPTH OF THE PROPOSED CUTS OR EQUIPMENT PENETRATION.



**UTILITIES PHASE NOTES:**

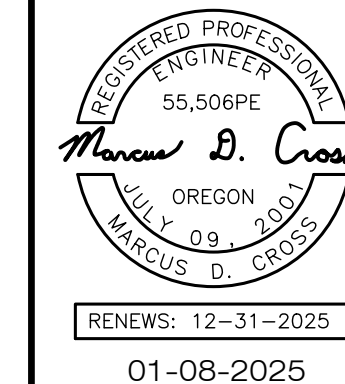
1. ANY TRENCH DE-WATERING SHALL BE ROUTED THROUGH A FILTER BAG PRIOR TO DISCHARGE TO STORMWATER DRAINAGE POND
2. STRAW MULCH AND/OR HYDROSEED SHALL BE USED FOR TEMPORARY STABILIZATION OF EXPOSED SOILS AFTER EXCAVATION.

**UTILITIES PHASE INFORMATION:**

1. PHASE SCHEDULE:  
 \* UTILITY INSTALLATION (APRIL 1, 2025 - JUNE 15, 2025)

CENTRAL HOOF, LLC  
 P.O. BOX 1800  
 CORVALLIS, OR 97339  
 (541) 754-3630

**R-C**  
**RHINE-CROSS GROUP**  
 ENGINEERING - SURVEYING - PLANNING  
 112 N 5th ST - SUITE 200 - P.O. BOX 909  
 KLAMATH FALLS, OREGON 97601  
 Phone: (541) 851-9405  
 Fax: (541) 273-9200  
 admin@rc-gp.com



Grocery Outlet  
 4951 Biddle Road  
 CENTRAL POINT OREGON

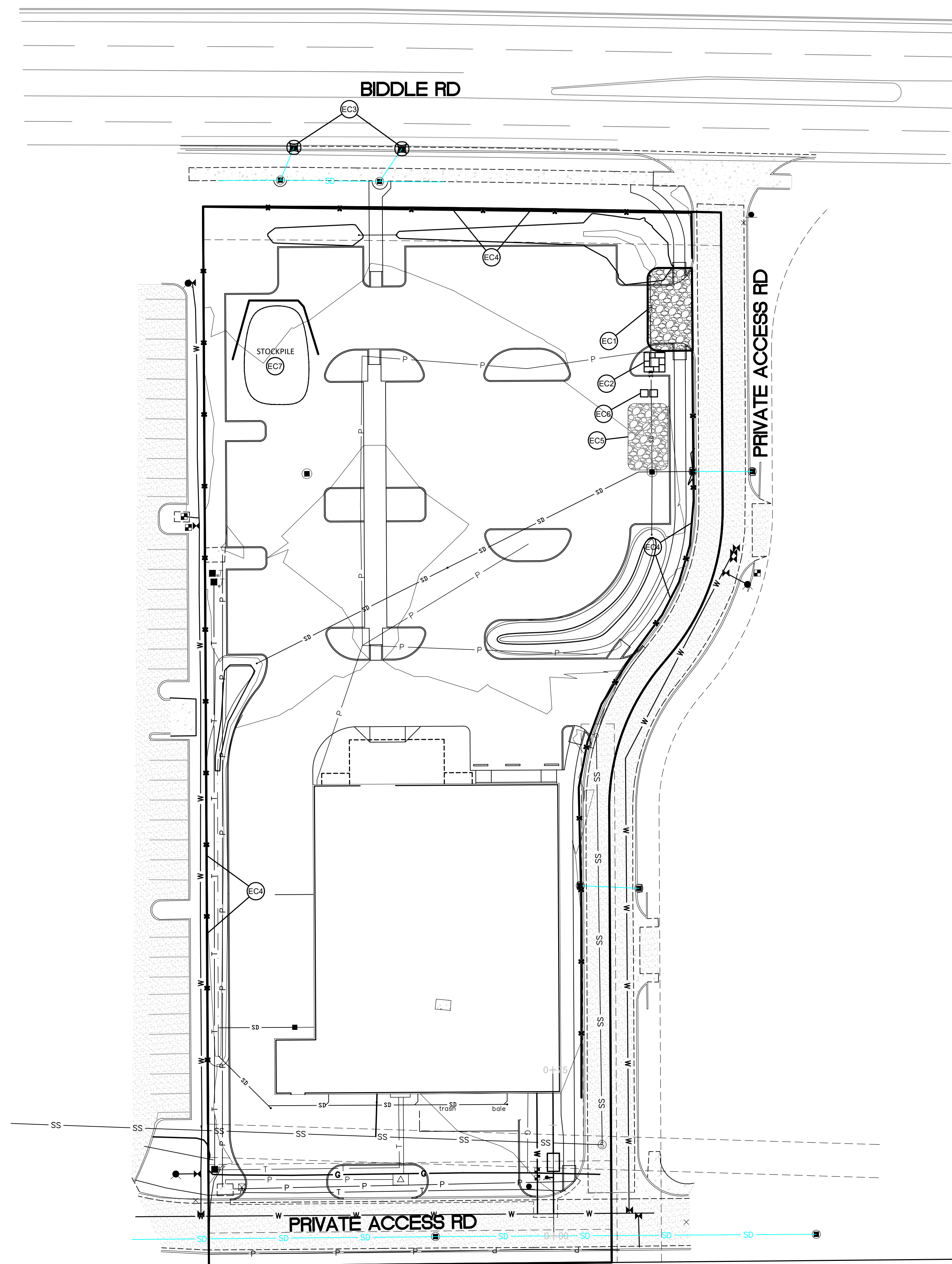
SHEET NAME:  
 ESCP  
 Street & Utilities

DRAWN BY: TDC  
 CHKD BY: MDC  
 DATE: JANUARY 2025

REVISIONS:

JOB NO.  
 2363

SHEET NO.  
**EC-4.0**



**EROSION CONTROL NOTES:**

- EC1 INSTALL ROCK CONSTRUCTION ENTRANCE PER DETAIL ON SHEET EC-8.0. SWEEPING OF STREET SHALL BE REQUIRED IF SEDIMENT BECOMES VISIBLE ON ASPHALT SURFACE.
- EC2 INSTALL 10' X 10' STRAW BALE CONCRETE WASHOUT BASIN LINED WITH 6 MIL VISQUEEN BARRIER (OR APPROVED EQUAL). SEE DETAIL SHEET EC-8.0
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**GRADING AND EROSION LEGEND**

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- GRAVEL/ROCK CONSTRUCTION ENTRANCE
- TEMP. EROSION CONTROL FENCE
- CONCRETE WASHOUT
- PORTABLE RESTROOM

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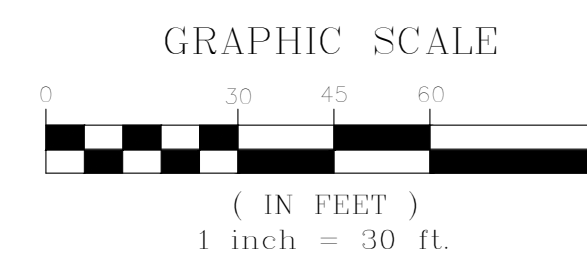
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**DUST CONTROL:**

APPLICATION OF WATER BY MEANS OF TRUCKS, HOSES, AND/OR SPRINKLERS AT SUFFICIENT FREQUENCY AND QUANTITY PRIOR TO CONDUCTING, DURING, AND AFTER EARTHMOVING OPERATION. PRE-APPLICATION OF WATER TO THE DEPTH OF THE PROPOSED CUTS OR EQUIPMENT PENETRATION.



**OFFSITE UTILITIES PHASE NOTES:**

1. STRAW MULCH AND/OR HYDROSEED SHALL BE USED FOR TEMPORARY STABILIZATION OF EXPOSED SOILS AFTER EXCAVATION.

**OFFSITE PHASE INFORMATION:**

**1. PHASE SCHEDULE:**

\* INSTALLATION OF UTILITIES (APRIL 1, 2025 - JUNE 15, 2025)

**2. OFF STREET IMPROVEMENT:**

470 LF PUBLIC SIDEWALK

CENTRAL HOOF, LLC  
 P.O. BOX 1800  
 CORVALLIS, OR 97339  
 (541) 754-3630

RHINE-CROSS GROUP LLC  
 ENGINEERING - SURVEYING - PLANNING  
 112 N 5th ST - SUITE 200 - P.O. BOX 909  
 KLAMATH FALLS, OREGON 97601



RENEWALS: 12-31-2025  
 01-08-2025

Grocery Outlet  
 4951 Biddle Road

CENTRAL POINT OREGON

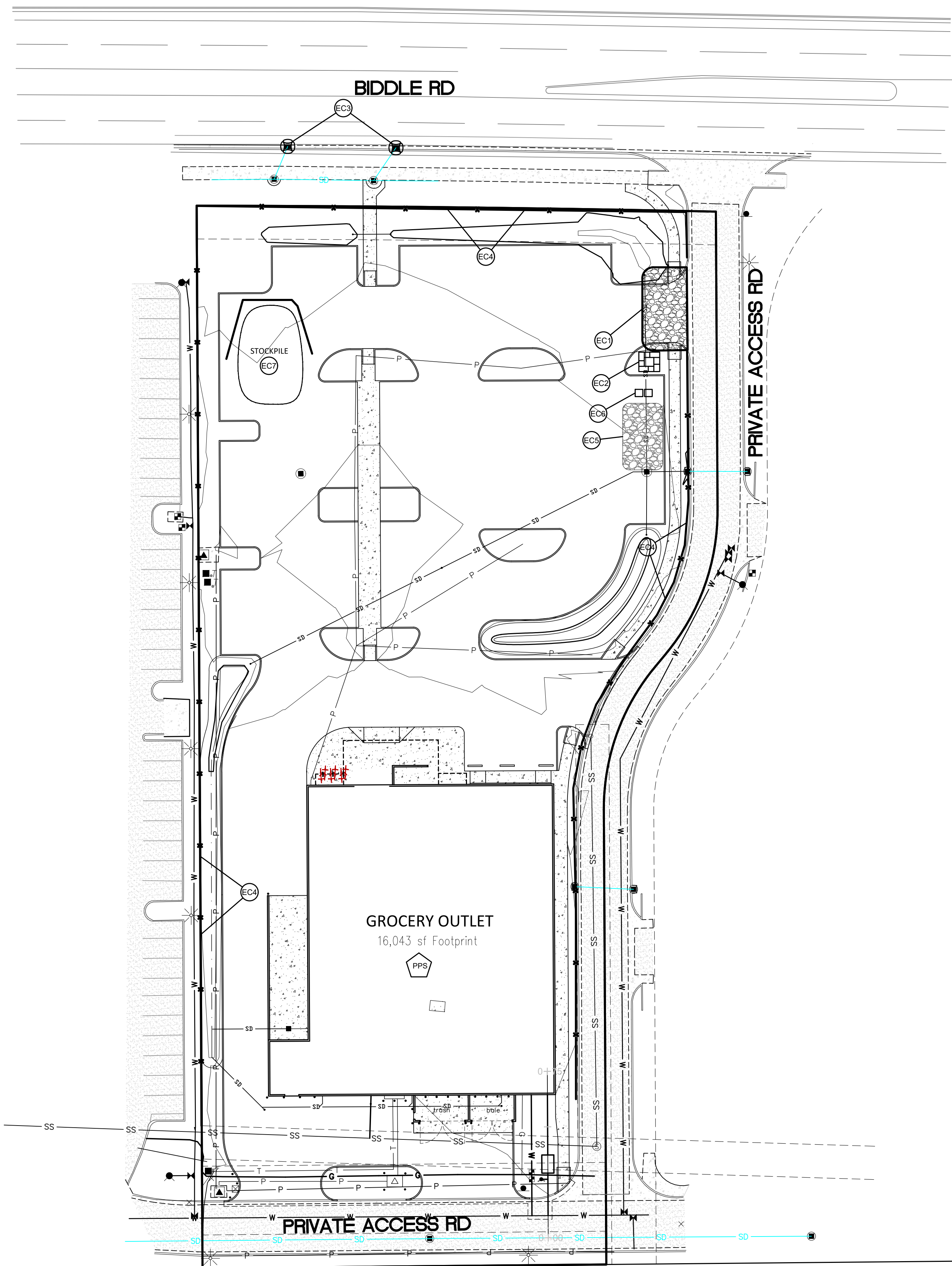
SHEET NAME:  
 ESCP  
 Offsite Utility Installation

DRAWN BY: TDC  
 CHKD BY: MDC  
 DATE: JANUARY 2025

REVISIONS:

JOB NO.  
 2363

SHEET NO.  
 EC-5.0



**EROSION CONTROL NOTES:**

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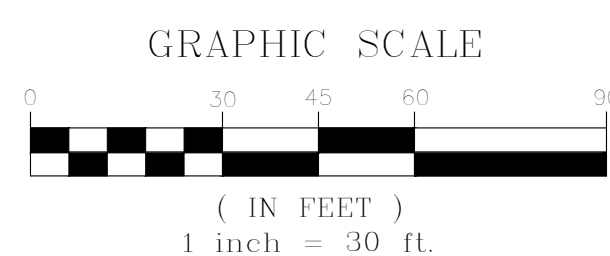
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**SPILL PREVENTION PROCEDURES:**

1. KEEP WORK AREAS NEAT AND WELL ORGANIZED.
2. AREAS WHERE CHEMICALS MAY BE USED OR STORED MUST BE MAINTAINED USING GOOD HOUSEKEEPING BEST MANAGEMENT PRACTICES. THIS INCLUDES, BUT IS NOT LIMITED TO, CLEAN AND ORGANIZED STORAGE, LABELING, AND SECONDARY CONTAINMENT WHERE NECESSARY.
3. MAINTAIN SAFETY DATA SHEET (SDS) FOR EACH HAZARDOUS CHEMICAL.
4. PROVIDE TIGHT FITTING LIDS FOR ALL CONTAINERS.
5. KEEP CONTAINERS CLEARLY LABELED.
6. STORE CONTAINERS, DRUMS, AND BAGS AWAY FROM MAJOR TRAFFIC ROUTES.
7. INSPECT STORAGE CONTAINERS REGULARLY FOR SIGNS OF LEAKING OR DETERIORATION.
8. IMMEDIATELY REPLACE OR REPAIR LEAKING STORAGE CONTAINERS.
9. USE CARE WHEN TRANSFERRING FROM ONE CONTAINER TO ANOTHER.
10. USE POWERED EQUIPMENT OR GET ASSISTANCE WHEN MOVING MATERIALS TO AND FROM A STORAGE AREA. USE CARE TO PREVENT PUNCTURING CONTAINERS WITH THE EQUIPMENT.
11. CHEMICAL SUBSTANCES SHOULD BE STORED IN PROPER CONTAINERS TO MINIMIZE THE POTENTIAL FOR A SPILL. WHENEVER POSSIBLE, CHEMICALS SHALL BE KEPT IN CLOSED CONTAINERS AND STORED SO THEY ARE NOT EXPOSED TO STORMWATER.
12. DO NOT WASH DOWN OR HOSE DOWN ANY OUTDOOR WORK AREAS OR TRASHWASTE CONTAINER STORAGE AREAS EXCEPT WHERE WASH WATER IS CAPTURED AND DISCHARGED INTO THE SANITARY SEWER (IF APPROVED.)
13. CONTACT PERIODIC INSPECTIONS TO ENSURE THAT MATERIALS AND EQUIPMENT ARE BEING HANDLED, DISPOSED, RECYCLED, AND STORED CORRECTLY.
14. PROVIDE ADEQUATE SPILL KITS FOR TRUCKS/JOB SITES WITH SUFFICIENT EQUIPMENT AND SUPPLIES NECESSARY FOR EACH WORK AREA WHERE THE POTENTIAL FOR SPILLS OR LEAKS EXISTS.
15. INSPECT EACH SPILL KIT OR LOCKER REGULARLY AND AFTER EACH SPILL RESPONSE. REPLACE ANY URGENT SUPPLIES OR REPAIR ANY EQUIPMENT THAT IS WORN OR NOT SUITABLE FOR SERVICE.
16. STOCK ADEQUATE PERSONAL PROTECTIVE EQUIPMENT.

**SPILL CLEANUP PROCEDURES:**

1. STOP THE LEADING EDGE OF THE SPILL. BLOCK OR DIVERT THE SPILL TO AVOID DISCHARGE TO THE STORM SEWER SYSTEM AND TO MINIMIZE THE AREA REQUIRING CLEANUP.
2. DETERMINE THE SOURCE OF THE SPILL AND STOP THE SPILL AT ITS SOURCE BY CLOSING A VALVE, PLUGGING A LEAK, OR SETTING A CONTAINER UPRIGHT. TRANSFER MATERIAL FROM A DAMAGED CONTAINER.
3. IDENTIFY THE MATERIAL AND VOLUME SPILLED. CONTACT THE APPROPRIATE IDENTIFIED RESPONSE AUTHORITY OR OTHER DESIGNATED REPRESENTATIVE IF YOU CANNOT IDENTIFY THE MATERIAL AND ITS PROPERTIES.
4. REFER TO THE SDS TO DETERMINE APPROPRIATE PERSONAL PROTECTIVE EQUIPMENT, SUCH AS GLOVES AND SAFETY GLASSES AND APPROPRIATE CLEAN-UP METHODS.
5. CLEAN UP SPILLS IMMEDIATELY TO PREVENT SPREADING OF WASTES BY WIND, RAIN, AND VEHICLE TRAFFIC AND POTENTIAL SAFETY HAZARDS.
6. USE SAND ABSORBENTS, SOCKS, PILLOWS, OR PADS TO QUICKLY CAPTURE SPILLED LIQUID AND PROPERLY DISPOSE OF ALL CLEAN-UP MATERIALS. USE DRY CLEAN-UP METHODS ONLY.
7. ALL SPILL RESPONSE MATERIAL MUST BE SEGREGATED AND CONTAINED. DO NOT MIX SPILL PADS AND PILLOWS WITH GRANULAR ABSORBENT, ETC. DO NOT MIX CONTAMINATED DISPOSABLE PERSONAL PROTECTIVE EQUIPMENT (I.E. GLOVES, SHOE COVERS, COVERALLS, ETC.) WITH OTHER SPILL RESPONSE CLEAN-UP DEBRIS. DO NOT MIX CONTAMINATED SOILS WITH ANYTHING ELSE. (SAFETY DIRECTOR WILL ADVISE)
8. COMPLETE ALL NECESSARY REPORTS.

**SPILL CLEANUP REPORTING:**

THERE ARE CERTAIN HAZARDOUS SUBSTANCES LISTED IN 40 CFR 302.6 BY THE U.S. ENVIRONMENTAL PROTECTION AGENCY THAT REQUIRE IMMEDIATE NOTIFICATION TO LOCAL, STATE, OR FEDERAL AUTHORITIES IN THE EVENT OF A SPILL, WHICH OCCURS WITHIN ANY 24-HOUR PERIOD. IT MAY BE NECESSARY TO NOTIFY THE FEDERAL GOVERNMENT, LOCAL PUBLIC SAFETY OFFICIALS, SUCH AS POLICE OR FIRE DEPARTMENT, AND SPECIFIC AGENCIES OF LOCAL OR STATE GOVERNMENT.

**POTENTIAL POLLUTANT ACTIVITY:**

- VEHICLE TRAFFIC
- EXHAUST EMISSIONS
- POSSIBLE FUEL AND SYSTEMS LEAKAGE
- TIRE WEAR
- MECHANICAL PARTS AND BRAKING SYSTEMS
- BODYWORK (CORROSION, ETC)
- ROAD SEDIMENT
- CONSTRUCTION ITEMS
  - ASPHALT AND PORTLAND CEMENT CONCRETE
  - JOINT SEALANTS, CONCRETE CURING COMPOUNDS
  - PAINT, SOLVENTS, GLUES, THINNERS, CAULKS, JOINT COMPOUNDS
  - WOOD PRODUCTS
  - MATERIAL PACKAGING WASTE

**POTENTIAL POLLUTANT STORAGE PLAN:**

POTENTIAL POLLUTANTS SUCH AS PAINTS, CAULKS, SEALANTS, FLUORESCENT LIGHT BALLASTS, SOLVENTS, FUELS, ETC. SHALL BE STORED ON THE BUILDING SLAB. CONSULT THE SPCC FOR CONTAINMENT AND CLEANUP OF ANY SPILLS.

**VERTICAL CONSTRUCTION PHASE NOTES:**

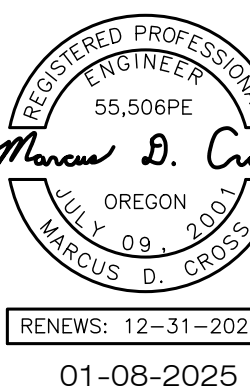
1. ALL CONSTRUCTION MATERIALS THAT COULD LEAD TO POLLUTION IF SPILLED NOT IN IMMEDIATE USE SHALL BE STORED IN A STORAGE BOX TO PREVENT SPILLS AND EXPOSURE TO WET WEATHER.
2. FOR SPILL PREVENTION SPILL KITS AND OTHER SPILL CONTAINMENT DEVICES (I.E. WATTLES, ABSORBENT SOCKS/BOOMS, ORGANIC OIL ABSORBENT AGENT, ETC.) SHALL BE KEPT ONSITE.

**VERTICAL CONSTRUCTION PHASE INFORMATION:**

1. PHASE SCHEDULE:
  - BUILDING CONSTRUCTION (JUNE 15, 2025 - AUGUST 15, 2025)

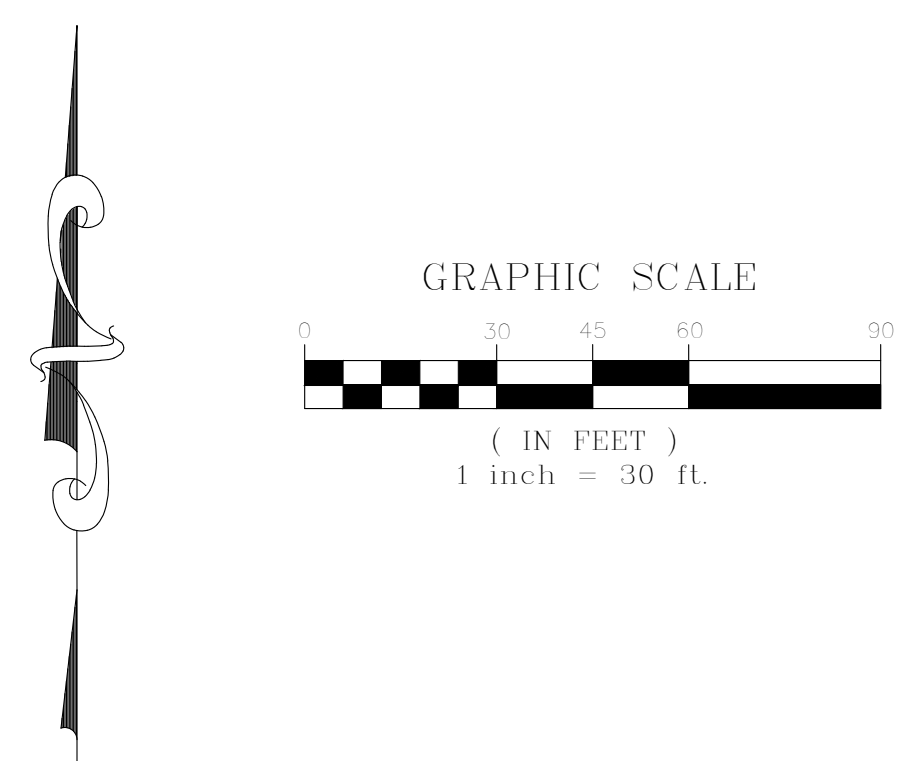
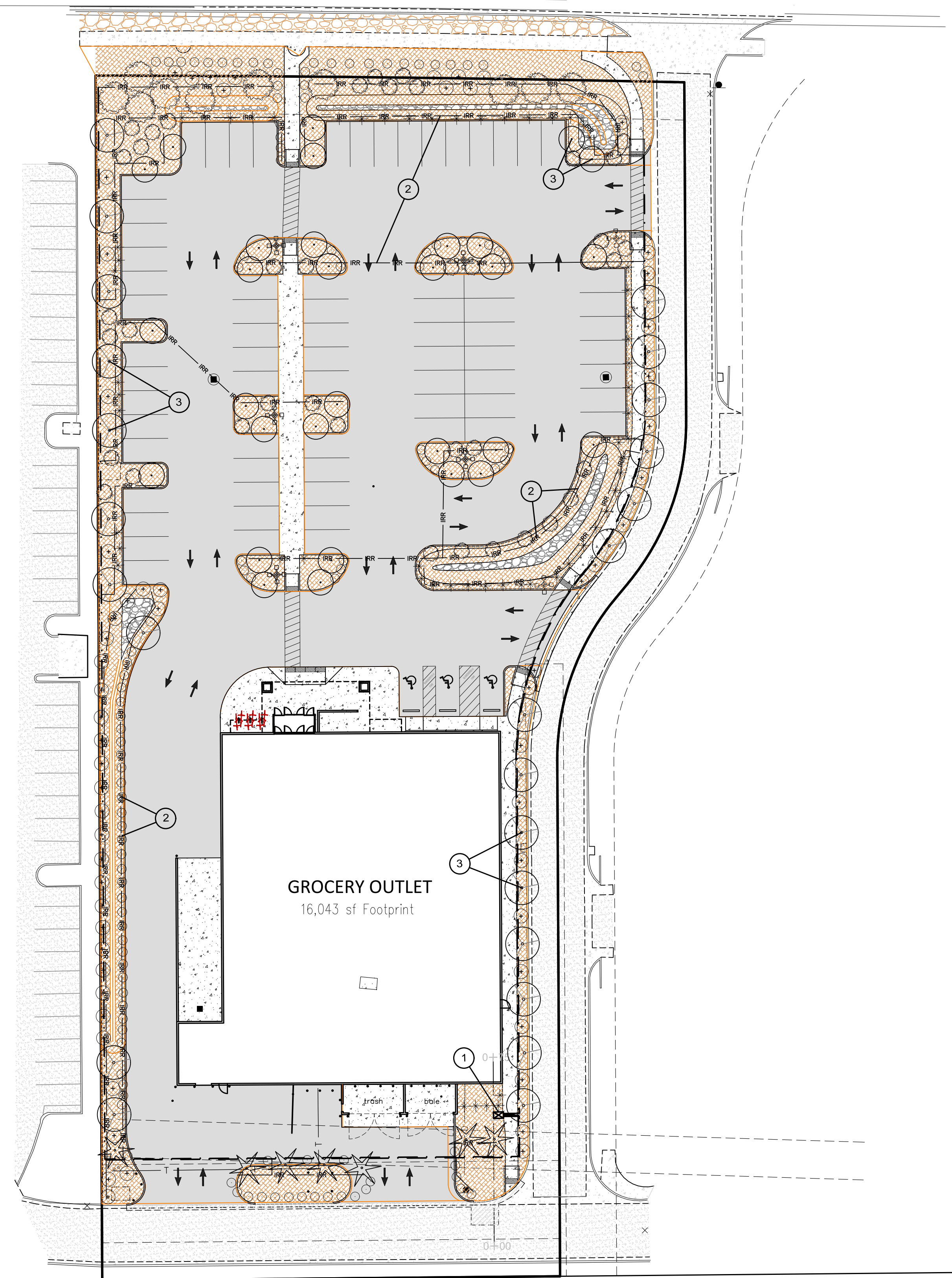
CENTRAL HOOF, LLC  
 P.O. BOX 1800  
 CORVALLIS, OR 97339  
 (541) 754-3630

RHINE-CROSS GROUP LLC  
 ENGINEERING - SURVEYING - PLANNING  
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Grocery Outlet  
 4951 Biddle Road  
 CENTRAL POINT, OREGON

SHEET NAME:  
 ESCP  
 Vertical Construction  
 Plan  
 DRAWN BY: TDC  
 CHKD BY: MDC  
 DATE: JANUARY 2025  
 REVISIONS:  
 JOB NO:  
 2363  
 SHEET NO:  
**EC-6.0**



- SHADING LEGEND:**
- PROPOSED RIVER ROCK SWALE BOTTOM (957 sq.ft.)
  - PROPOSED 3" HEMLOCK MULCH AND/OR DECORATIVE FIRE-WISE GRAVEL (19,125 sq.ft.)
  - PROPOSED CONCRETE WALKWAY (5,214 sq.ft.)
  - PROPOSED ASPHALT AREA (43,904 sq.ft.)
  - DECORATIVE ROCK AREA (1,592 sq.ft.)

**Irrigation Schedule**

1. 4-ZONE IRRIGATION CONTROL VALVE BOX. VALVE BOX TO BE FED BY CITY WATER SYSTEM. LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR DESIGN BUILD SYSTEM INCLUDING PUMPS, CONTROLS, EXPANSION TANKS, ETC.
2. INSTALL DRIP CONTROL KIT FOR COMMERCIAL APPLICATIONS.
3. INSTALL DOUBLE TREE RING DRIPLINE AT EACH TREE LOCATION. FIRST RING SHALL BE 12" FROM TRUNK, SECOND RING 24" (Typ. ALL TREES)

1. THIS PLAN IS DIAGRAMMATICAL; ALL PIPING, VALVES, SPRINKLER HEADS ETC. SHALL BE INSTALLED BY LANDSCAPE CONTRACTOR AND FOLLOW THIS PLAN AS CLOSE AS IS PRACTICAL
2. ALL MAINLINE IRRIGATION PIPES SHALL BE INSTALLED AT 24" DEPTH WITH LATERALS AT 12" DEPTH.
3. CONTRACTOR SHALL MAKE FIELD ADJUSTMENTS AS NEEDED TO OBTAIN FULL COVERAGE.
4. ALL ROAD AND SIDEWALK CROSSING SHALL BE INSTALLED IN CLASS 200 PVC SLEEVES AT 24" MIN. DEPTH.

- LEGEND:**
- IRRIGATION MAINLINE, PVC SCH 40 PIPE 1-1/2" DIA WITH 3/8" DIA LATERALS TO SPRINKLER HEADS
  - DRIP LINE

**FINAL STABILIZATION PHASE INFORMATION:**

1. PHASE SCHEDULE:  
 \* FINAL STABILIZATION (NOV 1, 2022 - APRIL 1, 2023)

**REQUIRED LANDSCAPE PER CODE SECTION 17.75.039:**

Street Frontage: 4 Trees and 20 Shrubs/100 ft of Arterial Street Frontage  
 4x2.34 = 9.36 trees and 20x2.34 = 47 shrubs minimum

Side Penimeter: 3 Trees and 15 Shrubs/100 ft of abutting property  
 3X4.79 = 14 Trees and 15X4.79 = 72 Shrubs minimum

Parking Lot Trees = One Tree for every 4 parking spaces  
 75/4 = 19 Trees minimum

DEVELOPMENT PLANTING PROPOSAL CALCULATIONS FOR 40% LOT SHADE COVERAGE:  
 Total Onsite Parking Area = 45,110 sq.ft. x40% = 18,044 sq.ft. of shade required  
 Parking Lot Trees will provide approximately 750 sq.ft. of shade per tree at 1.5yr maturity.  
 Required number of parking lot trees = 18,044 / 750 = 24 Parking Lot Trees Minimum.

30 Parking Lot Trees are provided.

**Tree Planting Schedule**

Symbol	Quantity	Species	Size
	10	ACER PLATANOIDES NORWAY MAPLE - STREET TREE	2" CAL., 10'-12' HT.
	23	GYMNOCLADUS DIOICUS KENTUCKY COFFEE TREE	2" CAL., 10'-12' HT.
	30	ACER GRISEUM PAPERBARK MAPLE	2" CAL., 10'-12' HT.
	7	ACER RUBRUM RED MAPLE	5'-6' HT.

\*STREET TREES MAY BE SUBSTITUTED TO COORDINATE WITH EXISTING STREET TREES ON BIDDLE ROAD AND THE PRIVATE STREET FOR CONTINUITY.

**Shrub and Grass Planting Schedule**

Symbol	Quantity	Species	Size
	64	SYMPHORICARPOS ALBUS COMMON SNOWBERRY	5 GAL.
	85	MAHONIA HAEMATOCARPA RED BARBERRY	1 GAL.
	34	EUNYMUS ALATUS 'COMPACTUS' COMPACT BURNING BUSH	5 GAL.
	62	HEUCTOTRICHON SEMPERVIRENS BLUE OAT GRASS	5'-6' HT.

NOTE: TREES AND SHRUBS MAY BE SUBSTITUTED AT PLANTING TO MEET CURRENT CITY CODE AND FIREWISE PLANTINGS WITH THE FIRE DEPARTMENT TAKING INTO ACCOUNT LOCAL AVAILABILITY FROM NURSERY'S.

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REVISIONS: 12-31-2025  
 01-08-2025

Grocery Outlet  
 4951 Biddle Road  
 CENTRAL POINT OREGON

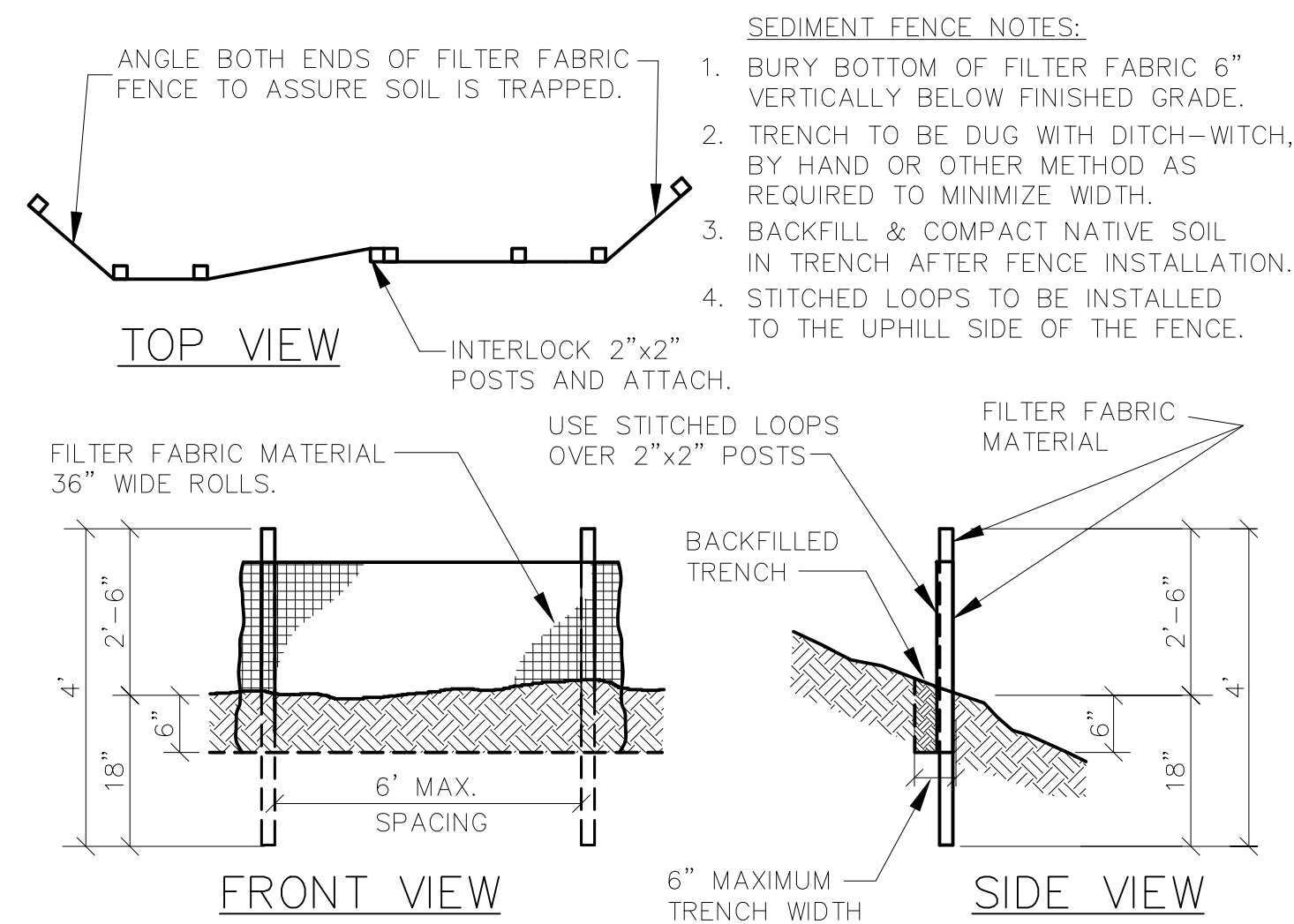
SHEET NAME:  
 ESCP  
 Final Landscaping  
 and Stabilization  
 Plan

DRAWN BY: TDC  
 CHKD BY: MDC  
 DATE: JANUARY 2025

REVISIONS:

JOB NO.  
 2363

SHEET NO.  
 EC-7.0

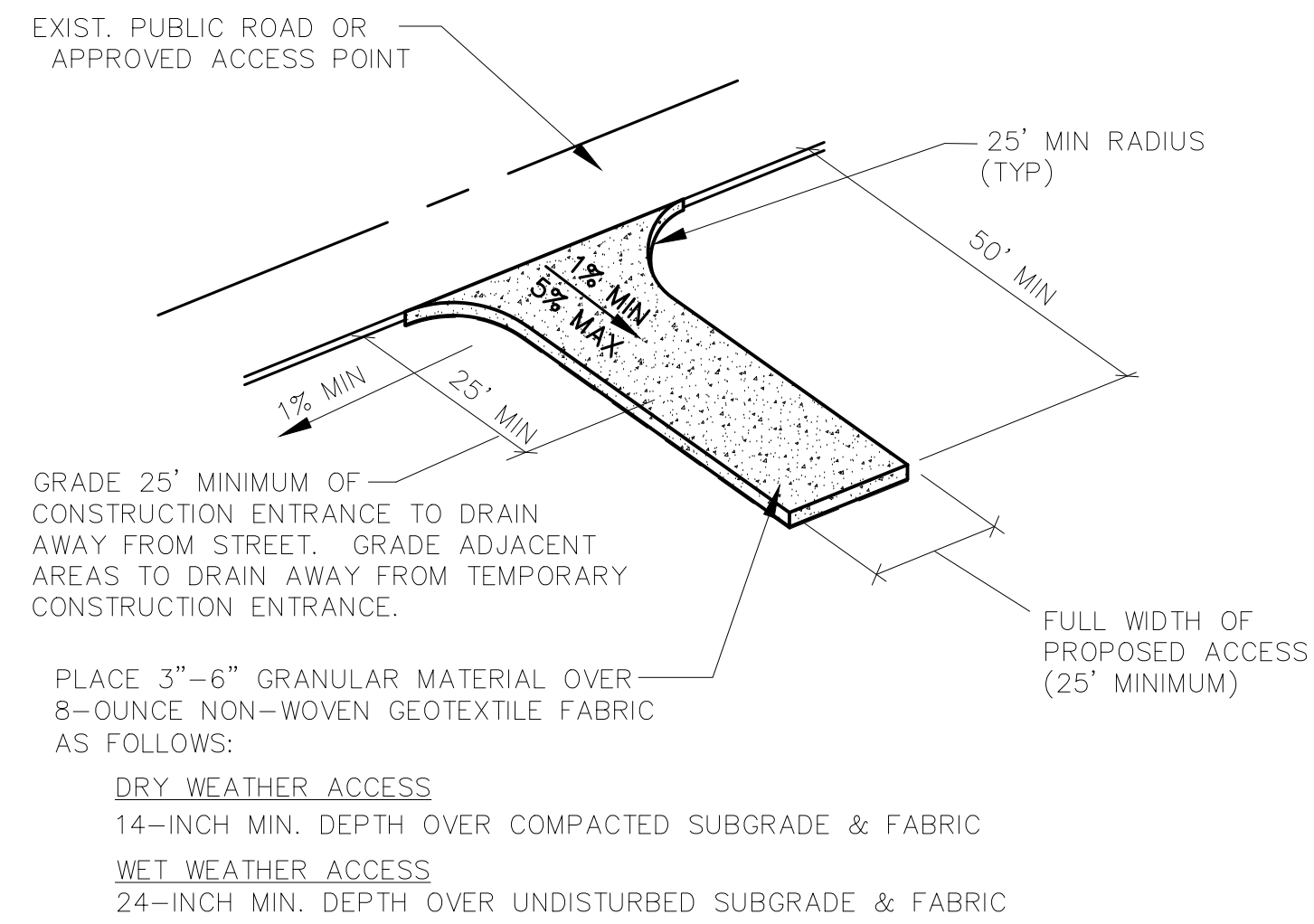


- SEDIMENT FENCE NOTES:**
1. BURY BOTTOM OF FILTER FABRIC 6" VERTICALLY BELOW FINISHED GRADE.
  2. TRENCH TO BE DUG WITH DITCH-WITCH, BY HAND OR OTHER METHOD AS REQUIRED TO MINIMIZE WIDTH.
  3. BACKFILL & COMPACT NATIVE SOIL IN TRENCH AFTER FENCE INSTALLATION.
  4. STITCHED LOOPS TO BE INSTALLED TO THE UPHILL SIDE OF THE FENCE.

- MAINTENANCE NOTES:**
1. SEDIMENT BARRIERS SHALL BE MAINTAINED UNTIL UP-SLOPE AREA IS PERMANENTLY STABILIZED.
  2. AT NO TIME SHALL MORE THAN 10 INCHES OF SEDIMENT BE ALLOWED TO ACCUMULATE BEHIND SEDIMENT FENCES.
  3. NEW SEDIMENT BARRIERS SHALL BE INSTALLED UPHILL AS REQUIRED TO CONTROL SEDIMENT TRANSPORT.
  4. SEDIMENT FENCE MUST BE ADEQUATELY SUPPORTED AS REQUIRED TO CONTROL SEDIMENT TRANSPORT.
  5. FENCE SHALL NOT BE STAPLED TO EXISTING TREES.

- SEDIMENT FENCE SPECS:**
1. SEDIMENT FENCE SHALL BE CONSTRUCTED OF CONTINUOUS FILTER FABRIC TO MINIMIZE USE OF JOINTS.
  2. WHEN A JOINT IS REQUIRED, FABRIC SHALL BE SPLICED TOGETHER ONLY AT A SUPPORT POST WITH A MINIMUM 6-INCH OVERLAP AND BOTH ENDS SECURELY FASTENED TO A POST.

**SEDIMENT FENCE**  
NTS



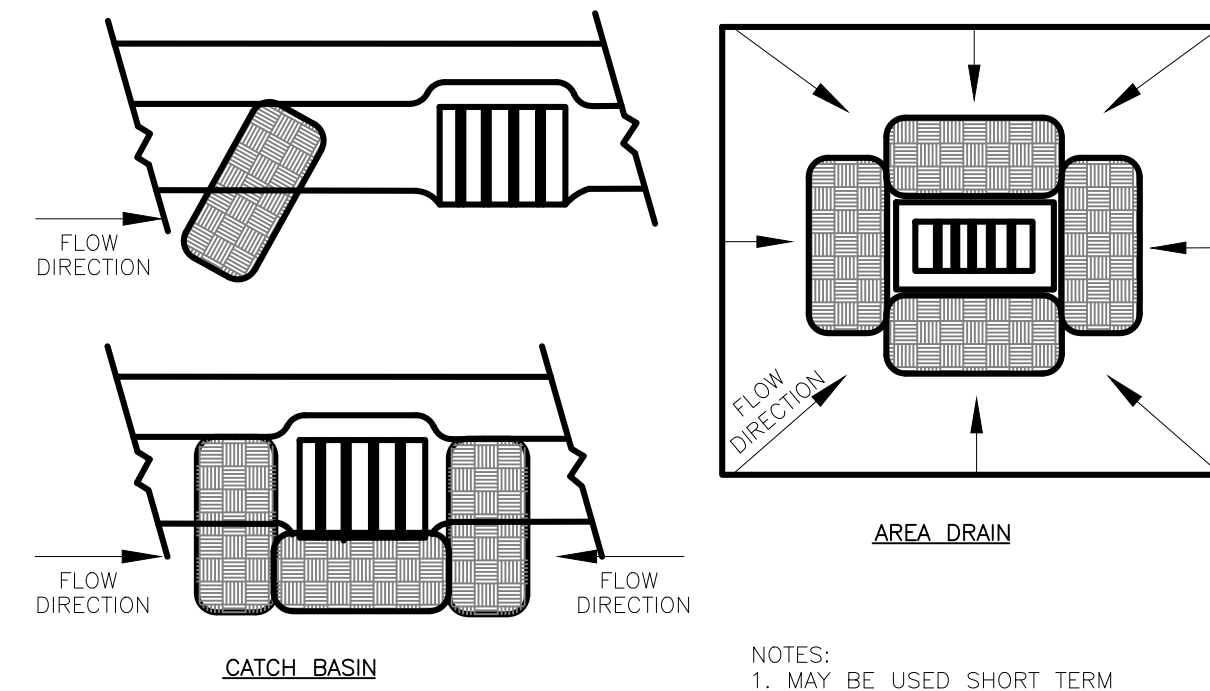
GRADE 25' MINIMUM OF CONSTRUCTION ENTRANCE TO DRAIN AWAY FROM STREET. GRADE ADJACENT AREAS TO DRAIN AWAY FROM TEMPORARY CONSTRUCTION ENTRANCE.

- PLACE 3"-6" GRANULAR MATERIAL OVER 8-OUNCE NON-WOVEN GEOTEXTILE FABRIC AS FOLLOWS:
- DRY WEATHER ACCESS**  
14-INCH MIN. DEPTH OVER COMPACTED SUBGRADE & FABRIC
- WET WEATHER ACCESS**  
24-INCH MIN. DEPTH OVER UNDISTURBED SUBGRADE & FABRIC

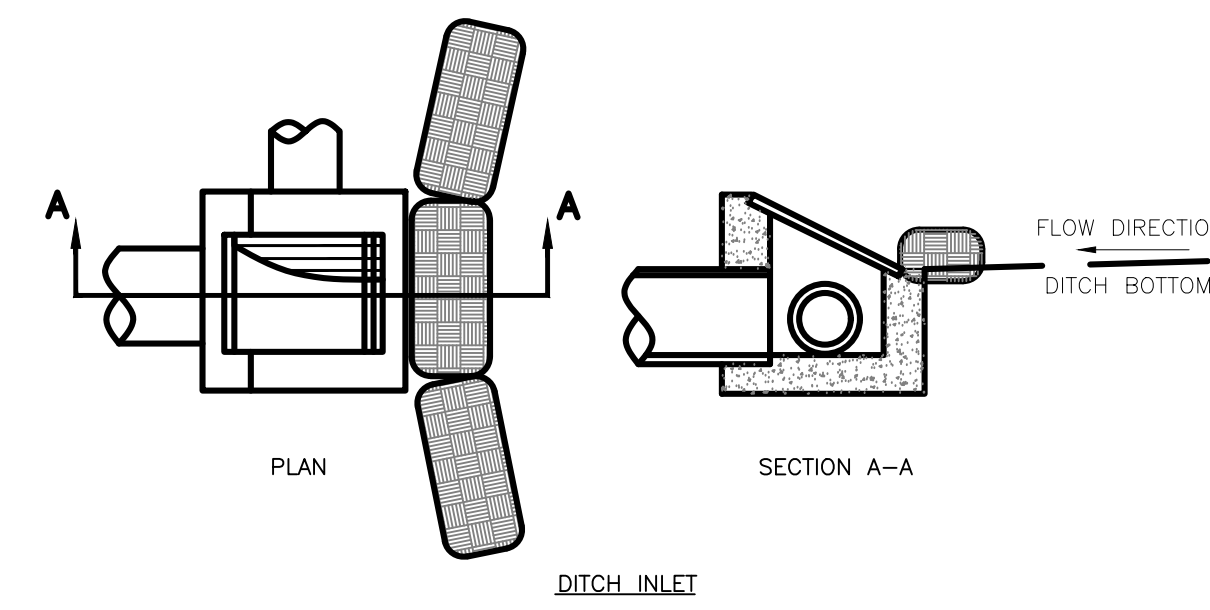
- CONSTRUCTION NOTES:**
1. THE AREA OF THE CONSTRUCTION ENTRANCE SHALL BE STRIPPED OF ALL TOPSOIL, VEGETATION, ROOTS, AND OTHER NON-COMPACTABLE MATERIAL.
  2. SUBGRADE SHALL BE COMPACTED AND PROOFROLLED PRIOR TO PLACEMENT OF GRANULAR MATERIAL. FAILURE TO PASS PROOFROLL WILL REQUIRE USE OF WET WEATHER SECTION.
  3. FAILURE OR PUMPING OF THE DRY WEATHER SECTION WILL REQUIRE REMOVAL OF THE GRANULAR MATERIAL AND INSTALLATION OF THE WET WEATHER SECTION.

- MAINTENANCE NOTES:**
1. THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OR FLOW OF SEDIMENT ONTO PUBLIC RIGHT-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH 2-INCH STONE AS CONDITIONS DEMAND, AND REPAIR AND/OR CLEANOUT OF STRUCTURES USED TO TRAP SEDIMENT.
  2. ALL MATERIALS SPILLED, DROPPED, WASHED OR TRACKED FROM VEHICLES ONTO ROADWAYS OR INTO STORM DRAINS MUST BE REMOVED IMMEDIATELY.
  3. ALL TRUCKS TRANSPORTING SATURATED SOILS SHALL BE WELL SEALED. WATER DRIPPAGE FROM TRUCKS MUST BE REDUCED TO 1 GALLON PER HOUR PRIOR TO LEAVING THE SITE.

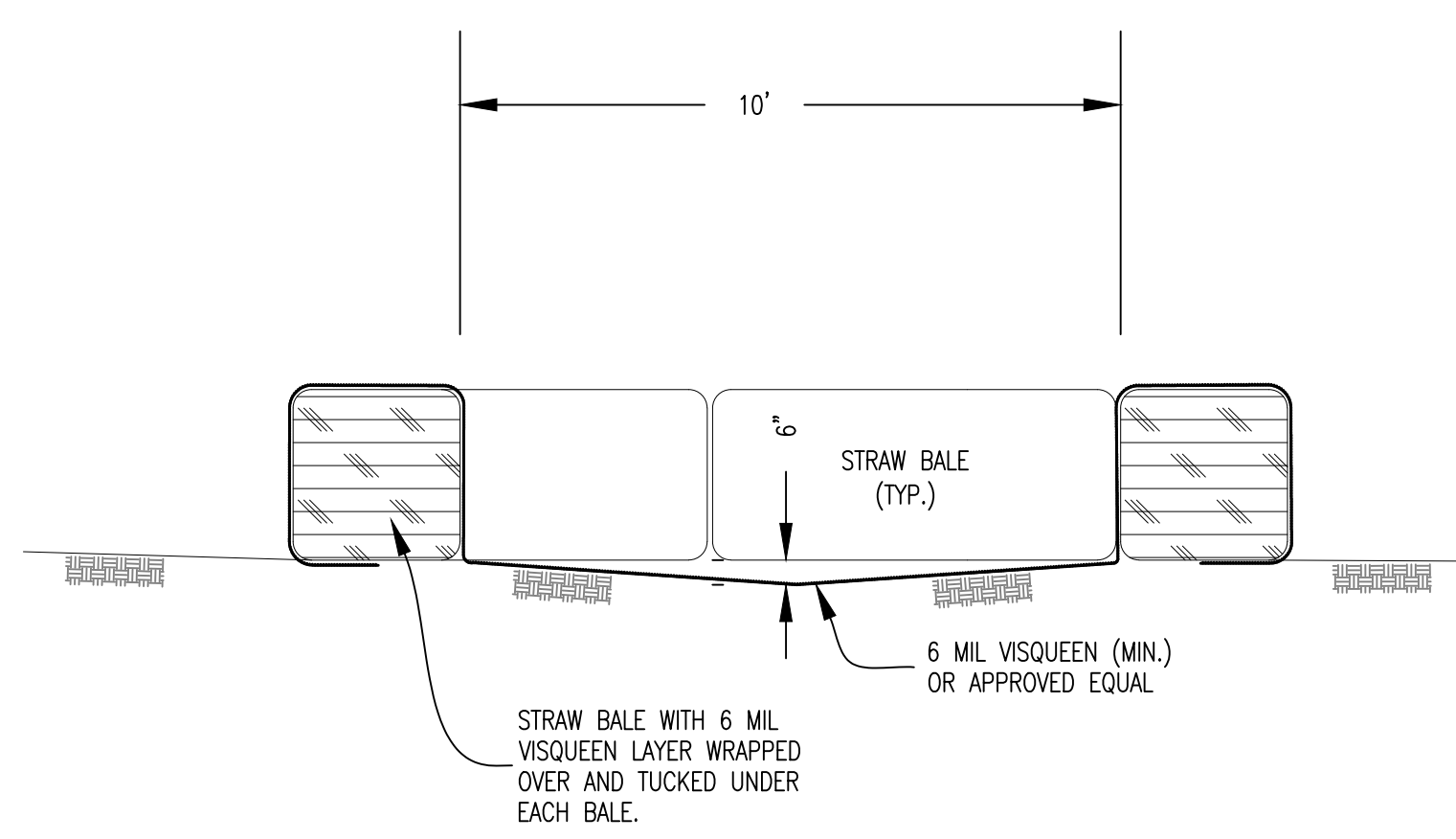
**TEMPORARY GRAVEL CONSTRUCTION ENTRANCE**  
NTS



- NOTES:**
1. MAY BE USED SHORT TERM WITH UTILITY WORK AND PHASING OF DEVELOPMENT (E.G. HOME BUILDERS).
  2. REPLACE WITH NEW BAGS AS EXISTING BAGS BECOME SILT LADEN.

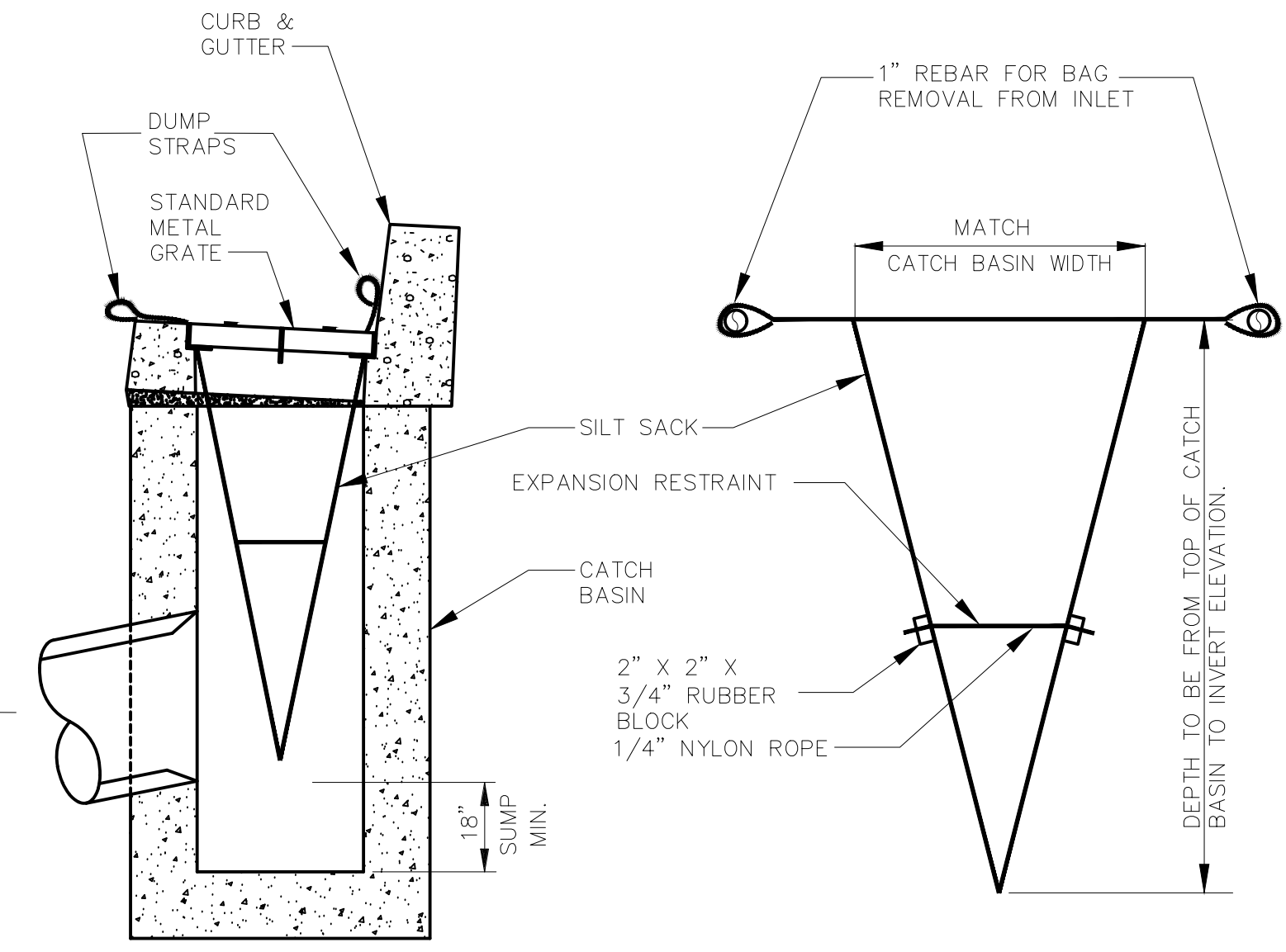


**INLET PROTECTION W/BIOBAGS**  
NTS



- MAINTENANCE NOTES:**
1. REMOVE WASTE CONCRETE WHEN DEPTH WITHIN WASHOUT EXCEEDS 6 INCHES.
  2. REPLACE VISQUEEN LINER WHENEVER WASTE CONCRETE IS REMOVED, OR IF A VISIBLE TEAR APPEARS.
  3. REMOVE WASHOUT ONLY WHEN ALL CONSTRUCTION THAT REQUIRES CONCRETE IS COMPLETED, INCLUDING BUILDING FEATURES, CURBS, AND SIDEWALKS.

**CONCRETE WASHOUT**  
NTS



- NOTES:**
1. EMPTY SILT SACK AS NECESSARY.
  2. SILT SACK SEDIMENT CONTROL DEVICE AS MANUFACTURED BY ACF ENVIRONMENTAL AND SUPPLIED BY ACF WEST (503) 771-5115 OR APPROVED EQUAL.

**SILT SACK INLET PROTECTION**  
NTS

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REGISTERED PROFESSIONAL ENGINEER  
55,506PE  
MARCUS D. CROSS  
OREGON  
JULY 09, 2011  
RENEWS: 12-31-2025  
01-08-2025

Grocery Outlet  
4951 Biddle Road  
CENTRAL POINT OREGON

SHEET NAME:  
BMP Details

DRAWN BY: TDC  
CHKD BY: MDC  
DATE: JANUARY 2025

REVISIONS:

JOB NO.  
2363

SHEET NO.  
EC-8.0