

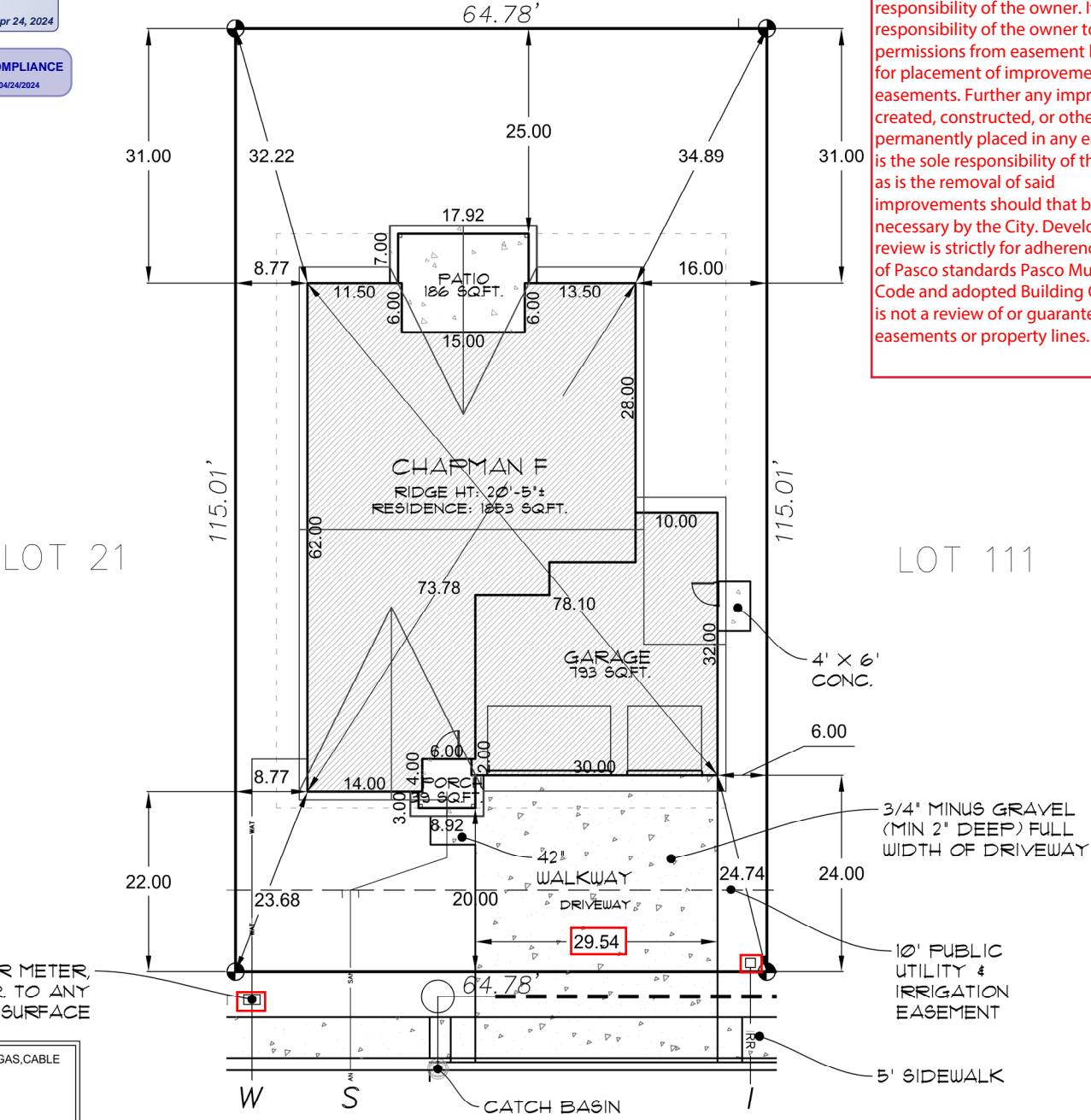
Surface water is to be maintained on site. If inspector finds lot not matching site plan applicant must re-submit. Grade shall not change from the grading approved on this plan without City of Pasco approval.

The accuracy, location, and existence of easements, utilities, as well as property lines are the sole responsibility of the owner. It is the responsibility of the owner to seek permissions from easement holders for placement of improvements within easements. Further any improvements created, constructed, or otherwise permanently placed in any easement is the sole responsibility of the owner as is the removal of said improvements should that be deemed necessary by the City. Development review is strictly for adherence to City of Pasco standards Pasco Municipal Code and adopted Building Codes and is not a review of or guarantee of any easements or property lines.

**REVIEWED C&E ENGINEERING**  
Kurtis Schliebe, Eng. Tech. No: 10-26-19 AM 04/23/2024

**REVIEWED**  
By Erik Watkins at 2:31 pm, Apr 24, 2024

**REVIEWED FOR CODE COMPLIANCE**  
Jesus Martinez 2:41:31 PM 04/24/2024



U = POWER,PHONE,GAS,CABLE  
S = SEWER  
W = WATER  
I = IRRIGATION

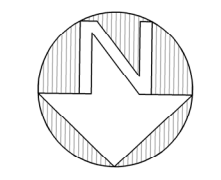
Lot SF = 7,450 SF  
Foot Print SF = 2,871 SF  
% Lot Coverage = 38.54%  
Total Impervious Surface= 3,662 SF  
% Impervious Surface Coverage= 49.15%

← DUNSMUIR DR. →  
(PUBLIC)

Rear /Side Patio Flatwork = 215 SF  
Front Porch Flatwork = 54 SF  
Stoop Flatwork = 24 SF  
Driveway & Walkway Flatwork = 886 SF  
City Sidewalk & Driveway Apron Flatwork = 343 SF

**pahlisch**  
HOMES  
210 SW WILSON AVE, SUITE 100  
BEND, OREGON 97702  
PH: (541) 385-6762  
FAX: (541) 385-6742

Subdivision: Solstice Phase 2  
Lot#: 112  
Address: 12002 Dunsmuir Drive  
Plan Name: Chapman 3-F (GR)  
Date: 2/15/2024  
Initials: SD



Scale: 1"=20'

\* DRIVEWAY, WALK, AND PATIO LAYOUTS ARE FOR REFERENCE ONLY AND NOT INTENDED TO BE THE EXACT DEPICTION OF THE FINAL PRODUCT  
\* EXACT UTILITY CONNECTIONS AT RESIDENCE MAY VARY PER BUILDER'S DISCRETION