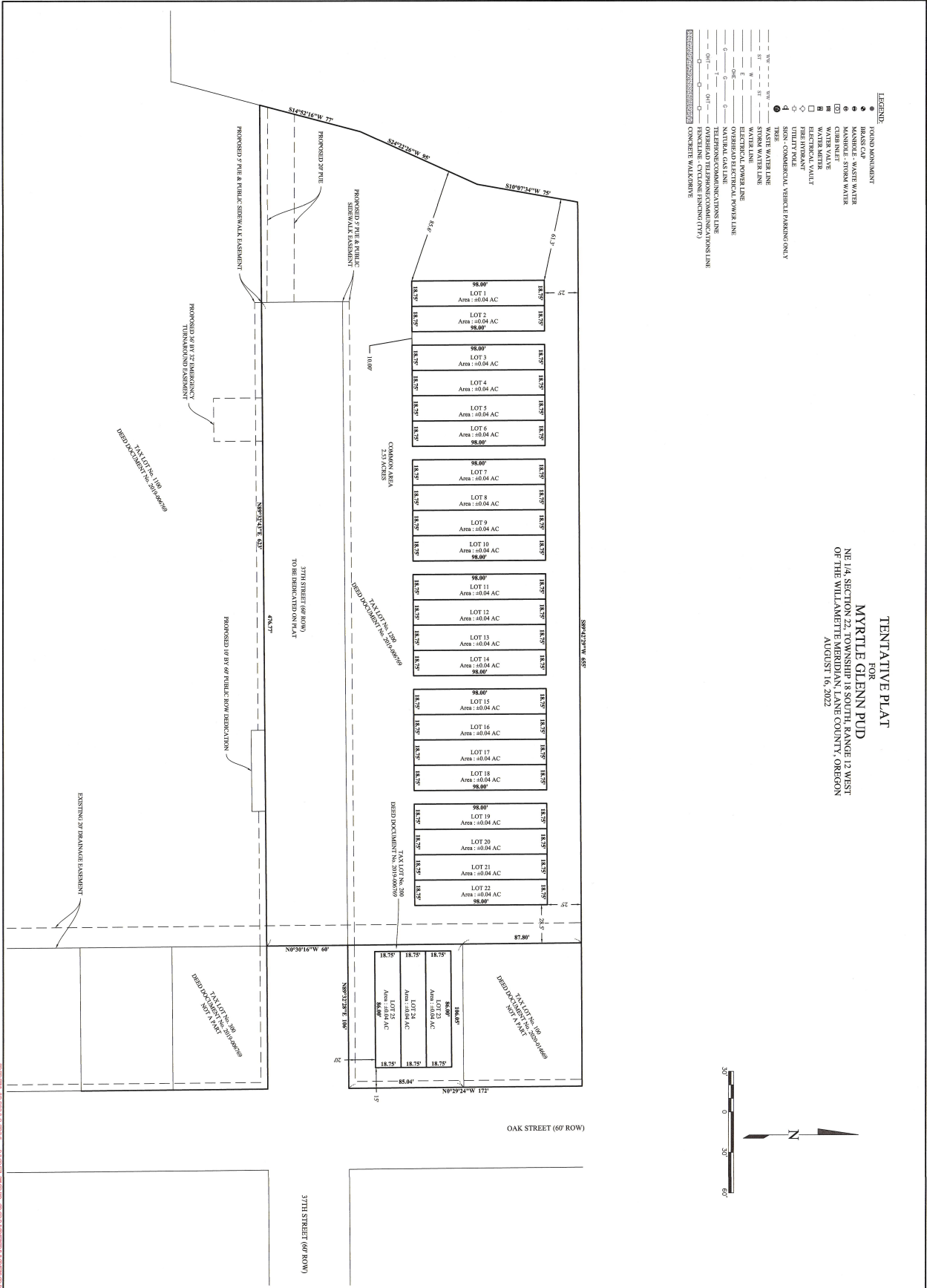


# **ATTACHMENT 1**

## Tentative Plan

Myrtle Glen Subdivision  
Preliminary PUD Application to City of Florence  
December 2, 2022



TENTATIVE PLAT  
 FOR  
 MYRTLE GLENN PUD  
 NE 1/4, SECTION 22, TOWNSHIP 18 SOUTH, RANGE 12 WEST  
 OF THE WILLAMETTE MERIDIAN, LANE COUNTY, OREGON  
 AUGUST 16, 2022

PRELIMINARY - NOT FOR CONSTRUCTION

Date	11-22-2022	No	Description of Revisions	Date	Name
Job Number	7091-21-0067				
Design by					
Drawn by	BWC				
Checked by					

MYRTLE GLENN PUD  
 TENTATIVE PLAN  
 SUBDIVISION PLAT  
 FLORENCE, LANE COUNTY, OREGON

REGISTERED PROFESSIONAL LAND SURVEYOR  
 BRENT W. CORNING  
 OREGON  
 MARCH 8, 2022  
 BRENT W. CORNING  
 85500  
 REG. NO. 127317/23

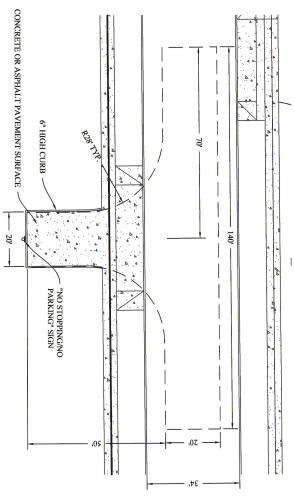
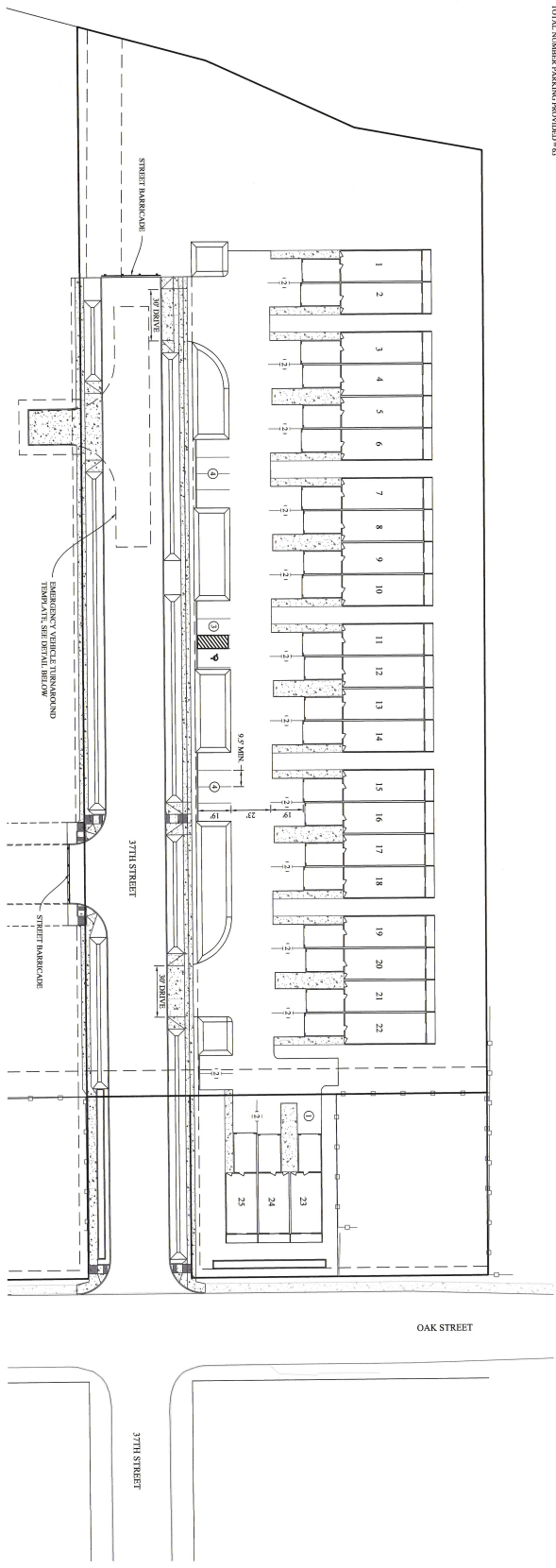
**EGR & Associates, Inc.**  
 Engineers, Geologists, and Surveyors  
 2555D Prairie Road  
 Eugene, Oregon 97402  
 (541) 688-8322  
 Fax (541) 688-8087

SHEET 1

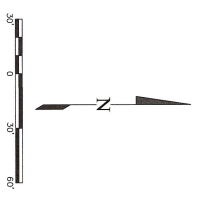


**PARKING ANALYSIS**  
 NUMBER OF ATTACHED DWELLINGS REQUIRES 2 SPACES PER DWELLING UNIT ON A SINGLE LOT. FCC 03-24(A) PARKING THAT COORDINATES WITH SHARED PARKING.  
 NUMBER OF ATTACHED DWELLINGS = 22  
 NUMBER OF ATTACHED DWELLINGS = 22  
 NUMBER OF ATTACHED DWELLINGS = 22  
 NUMBER OF ATTACHED DWELLINGS = 22  
 TOTAL NUMBER PARKING PROVIDED = 40

**TENTATIVE ACCESS AND PARKING PLAN**  
 FOR  
**MYRTLE GLENN PUD**  
 NE 1/4, SECTION 22, TOWNSHIP 18 SOUTH, RANGE 13 WEST  
 OF THE WILLAMETTE COUNTY, OREGON  
 AUGUST 16, 2022



**EMERGENCY VEHICLE TURNAROUND DETAIL**  
 SCALE: 1" = 20'



PRELIMINARY - NOT FOR CONSTRUCTION

Date	No	Description of Revisions	Date	Name
11-22-2022				

MYRTLE GLENN PUD  
 TENTATIVE PLAN  
 ACCESS AND PARKING PLAN  
 FLORENCE, LANE COUNTY, OREGON

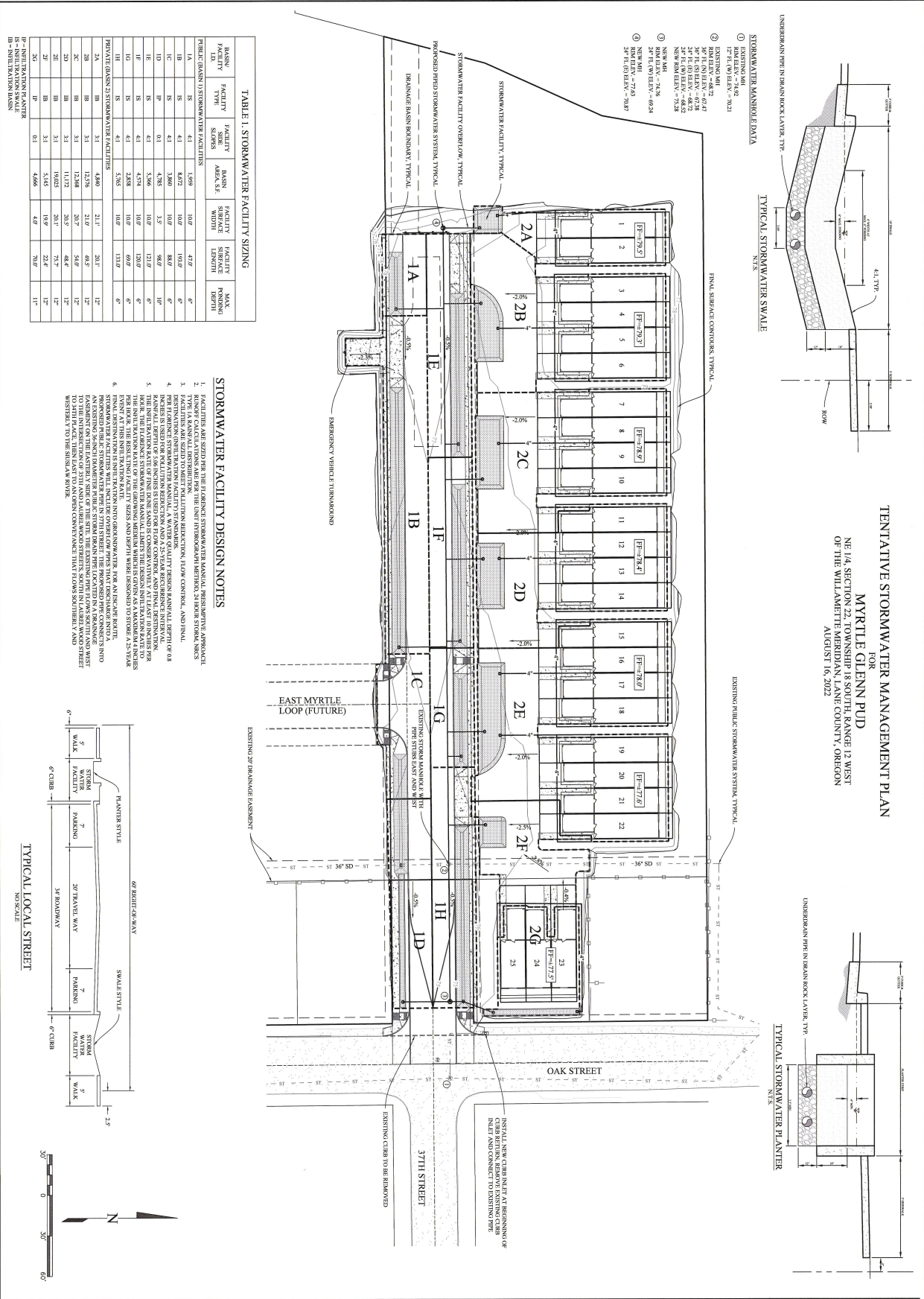


**EGR & Associates, Inc.**  
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 Eugene, Oregon 97402  
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 Fax (541) 888-8087

SHEET 3  
 Sheet Number

Date: 11-22-2022  
 Job Number: 7091-21-0087  
 Design by:  
 Drawn by: BWC  
 Checked by:



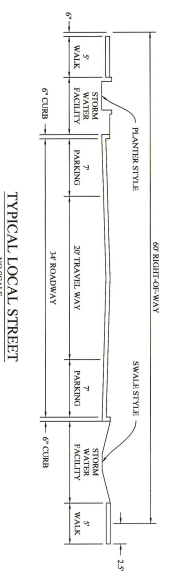


**TABLE 1. STORMWATER FACILITY SIZING**

Basin Facility ID	Basin Type	Facility Slopes	Basin Area, Sq. Ft.	Facility Width	Facility Length	Total Retention Depth
1A	SS	4:1	1,999	104.7	47.9	6"
1B	SS	4:1	8,672	104.7	193.9	6"
1C	SS	4:1	4,282	104.7	81.9	6"
1D	SS	4:1	1,328	104.7	25.7	6"
1E	SS	4:1	1,328	104.7	25.7	6"
1F	SS	4:1	5,566	104.7	131.7	6"
1G	SS	4:1	4,574	104.7	130.0	6"
1H	SS	4:1	2,838	104.7	69.9	6"
1I	SS	4:1	3,763	104.7	113.9	6"
2A	IB	3:1	1,440	21.7	20.1	12"
2B	IB	3:1	1,576	21.7	22.1	12"
2C	IB	3:1	1,248	20.7	16.8	12"
2D	IB	3:1	1,172	20.7	16.4	12"
2E	IB	3:1	1,025	20.7	15.7	12"
2F	IB	3:1	5,145	19.7	22.4	12"
2G	IB	3:1	4,666	19.7	20.0	12"
2H	IB	3:1	4,666	19.7	20.0	12"
2I	IB	3:1	4,666	19.7	20.0	12"
2J	IB	3:1	4,666	19.7	20.0	12"
2K	IB	3:1	4,666	19.7	20.0	12"
2L	IB	3:1	4,666	19.7	20.0	12"
2M	IB	3:1	4,666	19.7	20.0	12"
2N	IB	3:1	4,666	19.7	20.0	12"
2O	IB	3:1	4,666	19.7	20.0	12"
2P	IB	3:1	4,666	19.7	20.0	12"
2Q	IB	3:1	4,666	19.7	20.0	12"
2R	IB	3:1	4,666	19.7	20.0	12"
2S	IB	3:1	4,666	19.7	20.0	12"
2T	IB	3:1	4,666	19.7	20.0	12"
2U	IB	3:1	4,666	19.7	20.0	12"
2V	IB	3:1	4,666	19.7	20.0	12"
2W	IB	3:1	4,666	19.7	20.0	12"
2X	IB	3:1	4,666	19.7	20.0	12"
2Y	IB	3:1	4,666	19.7	20.0	12"
2Z	IB	3:1	4,666	19.7	20.0	12"

**STORMWATER FACILITY DESIGN NOTES**

1. FACILITIES ARE SIZED FOR THE 10-YEAR STORMWATER RUNOFF AND PRECIPITATION PERFORMANCE, TYPE A MANUAL DISTRIBUTION.
2. FACILITIES ARE SIZED FOR THE 10-YEAR STORMWATER RUNOFF AND PRECIPITATION PERFORMANCE, TYPE A MANUAL DISTRIBUTION.
3. DISTRIBUTION (MULTI-TREATMENT FACILITY) STORMWATER. THE 10-YEAR STORMWATER RUNOFF IS 0.8 CFS PER AC FOR RAINFALL INTENSITY OF 2.0 IN/HOUR.
4. FACILITIES ARE SIZED FOR THE 10-YEAR STORMWATER RUNOFF AND PRECIPITATION PERFORMANCE, TYPE A MANUAL DISTRIBUTION.
5. FACILITIES ARE SIZED FOR THE 10-YEAR STORMWATER RUNOFF AND PRECIPITATION PERFORMANCE, TYPE A MANUAL DISTRIBUTION.
6. FACILITIES ARE SIZED FOR THE 10-YEAR STORMWATER RUNOFF AND PRECIPITATION PERFORMANCE, TYPE A MANUAL DISTRIBUTION.



PRELIMINARY - NOT FOR CONSTRUCTION

**TENTATIVE STORMWATER MANAGEMENT PLAN**  
 FOR  
**MYRTLE GLENN PUD**  
 NE 1/4 SECTION 22, TOWNSHIP 18 SOUTH, RANGE 13 WEST  
 OF THE WILAMETTE COUNTY, OREGON  
 AUGUST 16, 2022

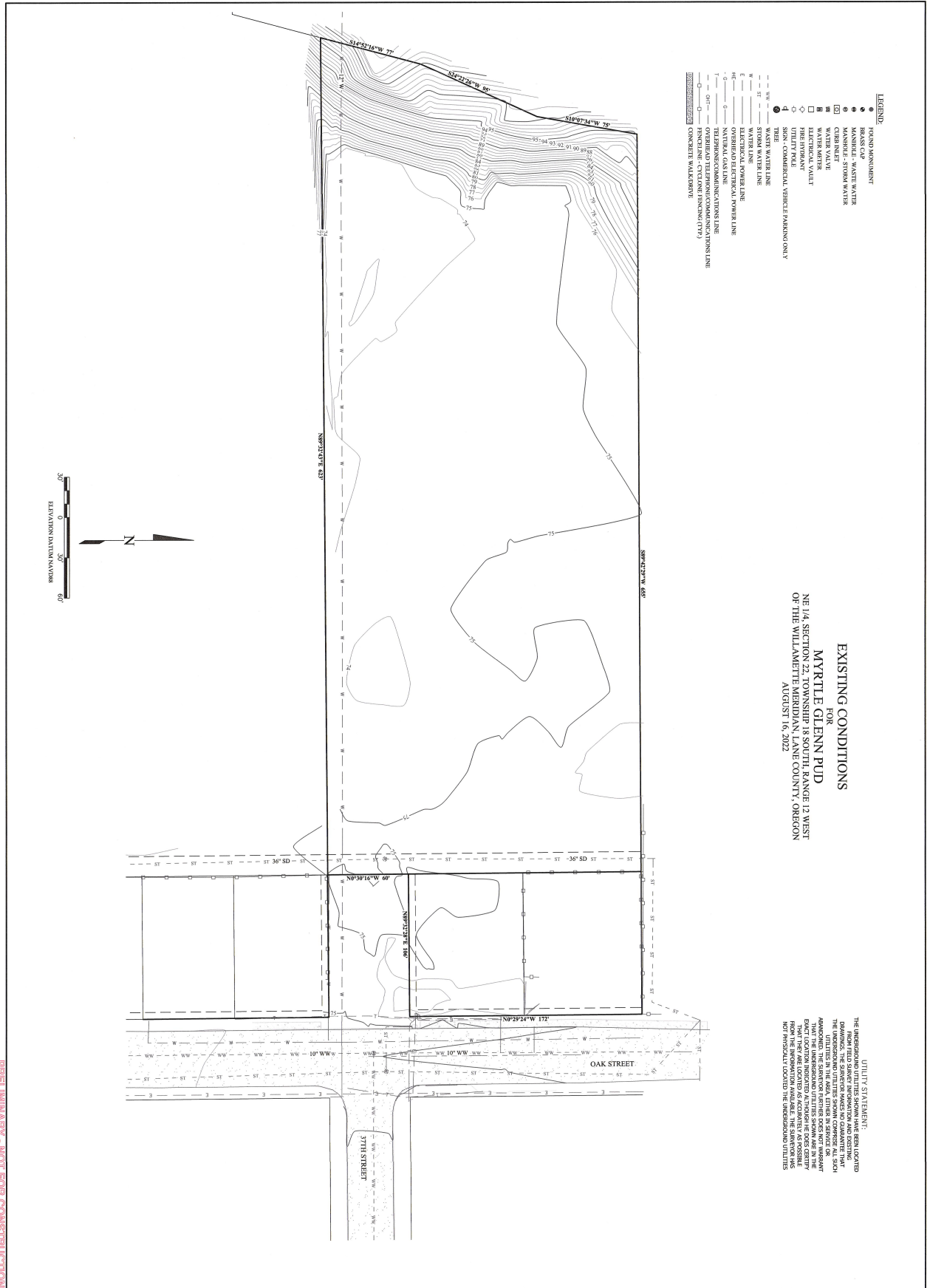
**MYRTLE GLENN PUD**  
 TENTATIVE PLAN  
 DRAINAGE AND GRADING PLAN  
 FLORENCE, LAKE COUNTY, OREGON

**EGR & Associates, Inc.**  
 Engineers, Geologists, and Surveyors  
 2535B Prairie Road  
 Eugene, Oregon 97402  
 (541) 688-8322  
 Fax (541) 688-8067

Date	11-22-2022	No	Description of Revisions	Date	Name
Date	11-22-2022	No	Description of Revisions	Date	Name
Job Number	7091-21-007				
Design by	CLINT BEECROFT				
Drawn by	CLINT BEECROFT				
Checked by					

**SHEET 4**

PRELIMINARY - NOT FOR CONSTRUCTION



- LEGEND**
- HOUND MONUMENT
  - BRASS CAP
  - MANHOLE - WASTE WATER
  - MANHOLE - SEWER WATER
  - CURB INLET
  - WATER VALVE
  - ELECTRICAL VAULT
  - FIRE HYDRANT
  - UTILITY POOL
  - COMMERCIAL VEHICLE PARKING ONLY
  - TREE
  - WASTE WATER LINE
  - SEWER WATER LINE
  - ELECTRICAL POWER LINE
  - OVERHEAD ELECTRICAL POWER LINE
  - TELEPHONE/COMMUNICATIONS LINE
  - OVERHEAD TELEPHONE/COMMUNICATIONS LINE
  - FENCIBLE - CYCLES FENCIBLE (CY)
  - FENCIBLE - WOODEN

**EXISTING CONDITIONS**  
 FOR  
**MYRTLE GLENN PUD**  
 NE 1/4, SECTION 22, TOWNSHIP 18 SOUTH, RANGE 12 WEST  
 OF THE WILLAMETTE MERIDIAN, LANE COUNTY, OREGON  
 AUGUST 16, 2022

THE UNDERGROUND UTILITY SYSTEMS LOCATED FROM FIELD SURVEY INDICATION AND COPIES OF RECORD PLANS ARE SHOWN AS SHOWN ON THIS PLAN. THE UNDERGROUND UTILITIES SHOWN CORRESPOND TO THE UTILITY IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR HAS MADE A REASONABLE ATTEMPT TO LOCATE ALL UTILITIES SHOWN ON THIS PLAN. THE SURVEYOR HAS NOT BEEN ADVISED OF ANY UTILITIES NOT SHOWN ON THIS PLAN. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES

Date	No	Description of Revisions	Date	Name
11-22-2022				
Job Number: 7091-21-0087				
Design by:				
Drawn by: BWC				
Checked by:				

**MYRTLE GLENN PUD**  
 TENTATIVE PLAN  
 EXISTING CONDITIONS  
 FLORENCE, LANE COUNTY, OREGON

REGISTERED PROFESSIONAL LAND SURVEYOR  
*Brent W. Corning*  
 OREGON  
 MARCH 8, 2022  
 BRENT W. CORNING  
 88590  
 RENEWS: 12/31/23

**EGR & Associates, Inc.**  
 Engineers, Geologists, and Surveyors  
 2325B Prairie Road, Eugene, Oregon 97402  
 (541) 688-8332 Fax (541) 688-8087

**SHEET 5**