



ENCROACHMENT PERMIT
Storm Drain Connection
 City of Riverside - Public Works Dept.
 951-826-5341

Issuance of this permit shall not be construed as a waiver of any other applicable permit or requirement, and is only revocable permission to use the land for the purpose described.

Owner: TRANSCAN RIVERSIDE
Location:
A.P.N.: 291-460-004

Encroachment: Private Connections to City Storm Drain per Exhibit A
 (multiple connections)

The above-described encroachment being shown on Exhibit A attached hereto.

Upon issuance of this permit, I agree to comply with the attached terms and conditions.

Date: 12-15-05

By: *Robert Bahen*

Date: _____

By: _____

Applicant
 TRANSCAN RIVERSIDE
 C/O ROBERT BAHEN
 3189 DANVILLE BLV STE 245
 ALAMO CA 94507-0000

Contractor/Developer

ENCROACHMENT PERMIT APPROVAL

This permit has been reviewed and approved by the Departments listed below provided the attached terms and conditions are adhered to:

- P/W ENGINEERING
- P/W TRAFFIC
- P/U WATER

FINAL APPROVAL

Date: 12/15/05

Alan Bayd
 Public Works Director

THIS PERMIT IS NOT VALID UNTIL ISSUED AND POSTED IN CITY RECORDS

Issued by: *Hiroko Ochi*

Dated: 12-15-05



City of Riverside

The following are requirements that need to be met for your permit #PW05-0969 .

- 1: Permittee acknowledges that the area of encroachment is owned or controlled by the City of Riverside.
- 2: Permittee acknowledges that the described property could be needed for a proposed or planned public improvement and the City may revoke this permit. Upon written notice of revocation, the permittee shall, within the time prescribed by the City, remove all improvements placed, constructed or maintained. If the permittee fails to abide by the removal order of the City, the City shall have the right to remove and destroy the improvements without reimbursement to the permittee. The cost of such removal shall be paid by the permittee to the City and shall constitute a debt owed to the City.
- 3: Permittee waives the right of claim, loss, damage or action against the City resulting from revocation, termination, removal of improvements or any action of the City, its officers, agents or employees taken in accordance with the terms herein.
- 4: If the Public Works Director of the City of Riverside finds that the permittee is in default of the terms of this permit, that shall be cause for revocation.
- 5: Permittee herewith agrees to hold the City of Riverside harmless from and against all claims demands, costs, losses, damages, injuries, actions for damages and/or injuries, and liability in connection with the construction, encroachment, and/or maintenance to be done by permittee within the described property.
- 6: Prior to any construction taking place on City controlled property, permittee shall obtain a Construction Permit or Street Opening Permit from the City Public Works Department.
- 7: The permittee agrees to insure that construction of their improvements will not interfere in any way with any existing City or utility facilities.
- 8: Permittee acknowledges that existing city or utility facilities will require future maintenance, reconstruction, and revisions and that facilities may be added, any of which may result in removal or alteration of the permittee's improvements without reimbursement to the permittee.
- 9: Prior to construction, permittee shall contact Underground Service Alert to field locate existing utility lines. Any conflicts discovered will void the permit until acceptable revisions are made. It shall be Permittee's responsibility to determine the location and required clearances from all public and private utility, sewer and drainage facilities prior to drilling and shall only drill in compliance with such clearance requirements.
- 10: All on-site catch basins and inlets must have a properly installed and maintained drainage water filtration system to Public Works Specifications.
- 11: Permittee acknowledges that there are existing public works and public utility facilities that may interfere with the proposed improvement. All existing utilities, sewers and storm drains must be field located (pot-holed) prior to installation of the proposed facilities.
- 12: Permittee acknowledges that all maintenance of the drain line between its connection with the

line in the street and the right of way line is the responsibility of the permittee.

GENERAL NOTES

- 1. CONSTRUCTION SHALL BE IN ACCORDANCE WITH CITY OF RIVERSIDE DEPT. OF PUBLIC WORKS STANDARD SPECIFICATIONS, ITS SUPPLEMENT AND THE PROVISIONS OF THE COMPANION ACT TO CLEAR THE RIGHT OF WAY IN ACCORDANCE WITH THE PROVISIONS OF LAW AS IT AFFECTS EACH UTILITY INCLUDING BROADCASTING LINES AND APPURTENANCES AND ALL TO CROSS TO THE CITY.
- 2. QUANTITIES SHOWN ARE FOR INFORMATION ONLY AND THE CITY OF RIVERSIDE IS NOT RESPONSIBLE FOR THEIR ACCURACY.
- 3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF RIVERSIDE, THE CALIFORNIA DEPARTMENT OF WATER RESOURCES AND ANY AGENCIES THAT MAY BE AFFECTED BY THIS PROJECT.
- 4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF RIVERSIDE, THE CALIFORNIA DEPARTMENT OF WATER RESOURCES AND ANY AGENCIES THAT MAY BE AFFECTED BY THIS PROJECT.
- 5. THE CONTRACTOR SHALL CALL IN A LOCATION REQUEST TO UNDERGROUND SERVICES ALERT (USA) PHONE NO. 800-451-7233, 24 HOURS A DAY, PRIOR TO ANY EXCAVATION WORK TO BE UNDERTAKEN TO IDENTIFY ALL UTILITIES THAT MAY BE AFFECTED BY THIS PROJECT.
- 6. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PRESERVING OR RE-CONSTRUCTION AND RESTORING SAFETY AND ACCESS TO ALL ADJACENT PROPERTIES TO BE AFFECTED BY THIS PROJECT.
- 7. ALL EXCAVATIONS SHALL BE SHUT OFF AT THE END OF THE WORKING DAY.
- 8. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF RIVERSIDE, THE CALIFORNIA DEPARTMENT OF WATER RESOURCES AND ANY AGENCIES THAT MAY BE AFFECTED BY THIS PROJECT.
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PRIVATE ENGINEER'S NOTICE TO CONTRACTORS:

- 1. PRIOR TO COMMENCING CONSTRUCTION, THE CONTRACTOR SHALL NOTIFY ALL ADJACENT PROPERTIES FOR EXCAVATION AND DRAINAGE WORK. IF CONDITIONS DIFFER FROM THOSE SHOWN ON THE PLANS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER AND SHALL NOT BEGIN CONSTRUCTION UNTIL THE CHANGED CONDITIONS HAVE BEEN EVALUATED.
- 2. THE CONTRACTOR SHALL ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR ALL SITE CONDITIONS INCLUDING THE LOCATION AND CHARACTERISTICS OF ALL UTILITIES AND THE LOCATION AND CHARACTERISTICS OF ALL ADJACENT PROPERTIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF RIVERSIDE, THE CALIFORNIA DEPARTMENT OF WATER RESOURCES AND ANY AGENCIES THAT MAY BE AFFECTED BY THIS PROJECT.
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FIELD NOTES

OWNER/DEVELOPER
TRANSILCAN DEVELOPMENT, LLC
1880 TRANSCAN BLVD, SUITE 200
SAN ANTONIO, TEXAS 78238
PH: 214-343-9700 FAX: 214-343-9708

ENGINEER
BRIDGMAN, BROWN & ASSOCIATES, INC.
1101 W. 15TH ST., SUITE 100
DALLAS, TEXAS 75202
PH: 214-343-9700 FAX: 214-343-9708

CITY OF RIVERSIDE BUSINESS TAX CERTIFICATE # 113326 DEP. 10/10/08

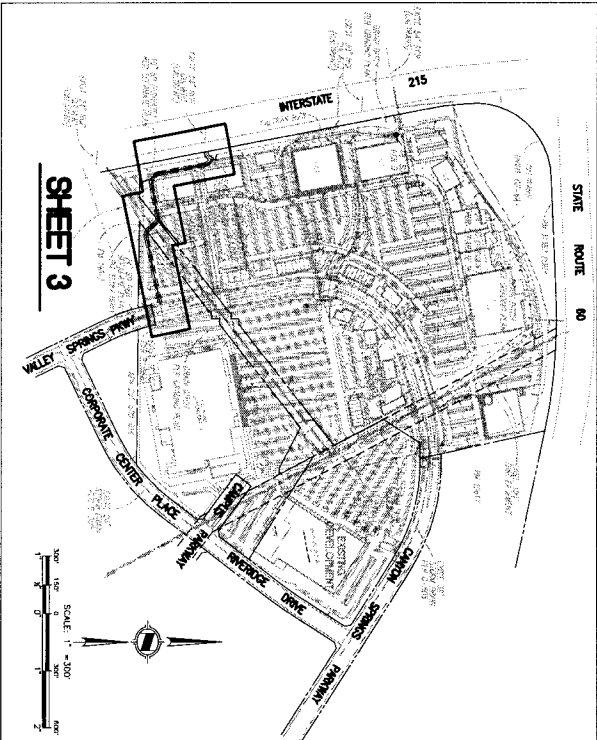
INDEX MAP
SCALE: 1"=200'

SHEET INDEX:
SHEET 1 - TITLE SHEET
SHEET 2 - GENERAL NOTES & DETAILS
SHEET 3 - STORM DRAIN PLAN & PROFILE

LEGEND:
PROJECT BOUNDARY
PROPOSED RIGHT OF WAY
EXISTING RIGHT OF WAY
EXISTING LOT LINE
EXISTING EASEMENT
EXISTING UTILITY
PROPOSED CONDUIT
EXISTING CONDUIT
EXISTING SEWER
PROPOSED SEWER
PROPOSED SANITARY SEWER
PROPOSED STORM DRAIN
EXISTING STORM DRAIN
EXISTING SANITARY SEWER
EXISTING WATER

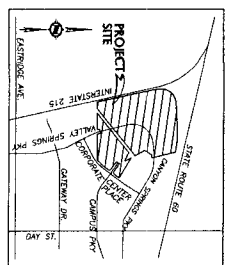
CITY OF RIVERSIDE CALIFORNIA
PUBLIC WORKS DEPARTMENT
CANYON CROSSINGS
STORM DRAIN PLAN
PHASE 2
TITLE SHEET
SHEET 1 OF 3
PRINTED AT: 11/10/08
DRAWN BY: J. L. BROWN
CHECKED BY: J. L. BROWN

CITY OF RIVERSIDE CANYON SPRINGS DEVELOPMENT - P.M. 31387 STORM DRAIN PLAN - PHASE 2



CONSTRUCTION KEY NOTES

NO.	DESCRIPTION	QUANTITY
1	REMOVE CONCRETE SIDEWALK	1 EA
2	INSTALL 24" RCP 1500 D	800 LF
3	INSTALL CONCRETE GROUNDWATER PER CITY OF RIVERSIDE STD. NO. 344	30 LF
4	CONSTRUCT 4" RCP PER CITY OF RIVERSIDE STD. DWS NO. 421	2 EA
5	CONSTRUCT MANHOLE PER CITY OF RIVERSIDE STD. DWS NO. 422	2 EA
6	REMOVE EXISTING STRUCTURE AND RE-GRAB	1 EA
7	INSTALL 18" RCP 1500 D, SIB & FUS	11.5 LF
8	CONSTRUCT CONCRETE COUPLER PER CITY OF RIVERSIDE STD. DWS NO. 424 (12" L x 8" W)	2 EA
9	INSTALL 18" RCP 1500 D	155 LF
10	INSTALL 24" RCP 2000 D, SIB & FUS	14 LF



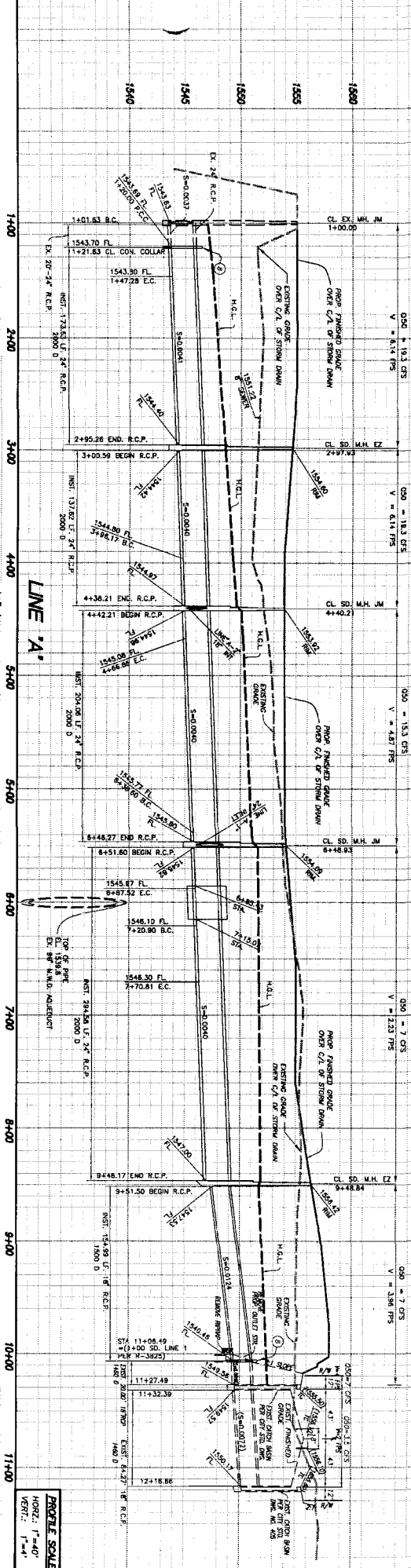
CITY OF RIVERSIDE CALIFORNIA
PUBLIC WORKS DEPARTMENT
CANYON CROSSINGS
STORM DRAIN PLAN
PHASE 2
TITLE SHEET
SHEET 1 OF 3

DATE: 11/10/08
DRAWN BY: J. L. BROWN
CHECKED BY: J. L. BROWN

SCALE: AS SHOWN VERT. SCALE

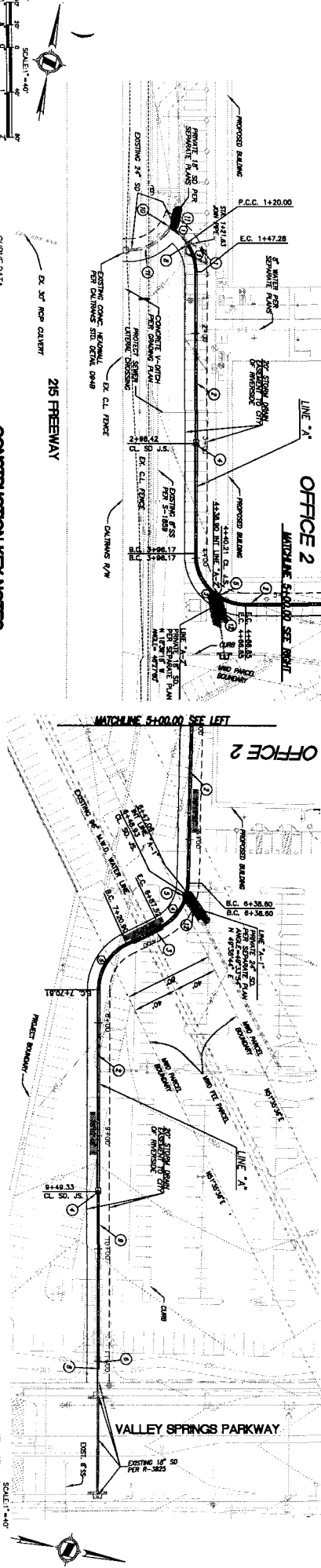
PHWS-0268
WDRB & 3/22/08/06

* CONTRACTOR SHALL VERIFY LOCATION AND EXISTENCE OF ALL UTILITIES BEFORE ANY CONSTRUCTION



PROFILE SCALES

1+00	2+00	3+00	4+00	5+00	6+00	7+00	8+00	9+00	10+00	11+00
V = 6.14 FPS										
V = 6.14 FPS										
V = 15.31 FPS										
V = 15.31 FPS										
V = 6.81 FPS										
V = 6.81 FPS										
V = 2.87 FPS										
V = 2.87 FPS										
V = 15.31 FPS										
V = 15.31 FPS										
V = 2.23 FPS										
V = 2.23 FPS										
V = 1.73 FPS										
V = 1.73 FPS										
V = 2.23 FPS										
V = 2.23 FPS										
V = 3.86 FPS										
V = 3.86 FPS										



CONSTRUCTION KEY NOTES

1. CONTRACTOR SHALL VERIFY ALL UTILITIES AND RECORD AS SHOWN ON THIS PLAN.
2. ALL UTILITIES SHALL BE PROTECTED AND DEEPENED AS SHOWN ON THIS PLAN.
3. CONTRACTOR SHALL MAINTAIN ALL EXISTING UTILITIES AND RECORD AS SHOWN ON THIS PLAN.
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STATION	LINE 'A'	LINE 'B'	LINE 'C'	LINE 'D'	LINE 'E'	LINE 'F'	LINE 'G'	LINE 'H'	LINE 'I'	LINE 'J'
1+00	11+00	11+00	11+00	11+00	11+00	11+00	11+00	11+00	11+00	11+00
V = 6.14 FPS										
V = 6.14 FPS										
V = 15.31 FPS										
V = 15.31 FPS										
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V = 2.87 FPS										
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V = 1.73 FPS										
V = 1.73 FPS										
V = 2.23 FPS										
V = 2.23 FPS										
V = 3.86 FPS										
V = 3.86 FPS										

OWNER / DESIGNER
TRANSCON DEVELOPMENT, LLC
2880 DANFORTH BLVD, SUITE 100
COSTA MESA, CA 92626
PH: 949-441-8722 FAX: 949-441-8728

DESIGNER
HSA
14241 AVENUE J, SUITE 200
VAN NUYS, CA 91411
PH: 818-707-1388 FAX: 818-707-1388

DATE: 11-11-11
SCALE: 1"=40'
SHEET: 3 OF 3

CITY OF RIVERSIDE CALIFORNIA
PUBLIC WORKS DEPARTMENT

CANYON CROSSINGS
PARCEL MAP NO. 31887
STORM DRAIN PLAN - PHASE 2
LINE 'A'

10/30/2013 10:45 AM
C:\Users\jason\Desktop\Projects\11-11-11\11-11-11.dwg
Plotted On Nov 02, 2015 7:55 am by jason

4" R.C.P.

2+95.26 EN
3+00.59

INST. 137.62 L.F. 24" R.C.P.
2000 D

1544.8
3+96.7

4+38.21
4+42.2

154
4+

INST. 204.06 L.F. 24" R.C.P.
2000 D

6+46.

3+00

4+00

5+00

5+00

LINE "A"

LINE "A"

OFFICE 2

MATCHLINE 5+00.00 SEE RIGHT

OFFICE 2

MATCHLINE 5+00.00 SEE LEFT

20' STORM DRAIN
EASEMENT TO CITY
OF RIVERSIDE

PROPOSED BUILDING

MWD PARCEL
BOUNDARY

CURB

EXISTING 8" SS
PER S-1859

PRIVATE 18" SD.
PER SEPARATE PLAN
N 18°39'18" W
ANGLE = 46°27'60"

2+98.42
CL. SD J.S.

B.C. 4+96.17
B.C. 3+96.17

SEWER
CROSSING

DITCH
PLAN

EX. C.L. FENCE

EX. C.L. FENCE

CALTRANS R/W

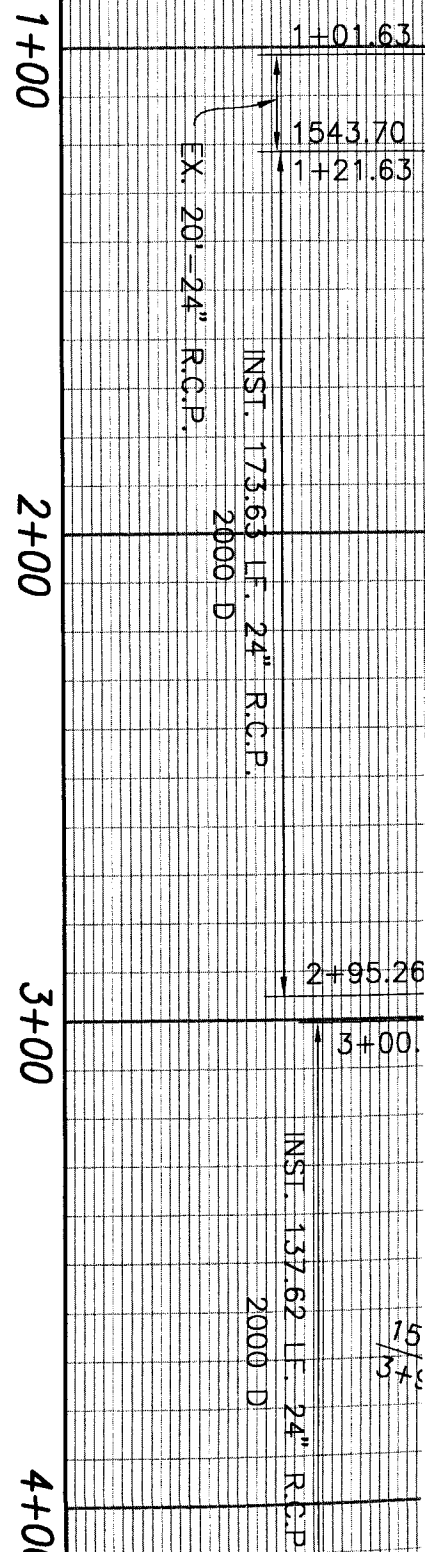
LL
MAIL D94B

2

N 79°17'57" E
5 FT

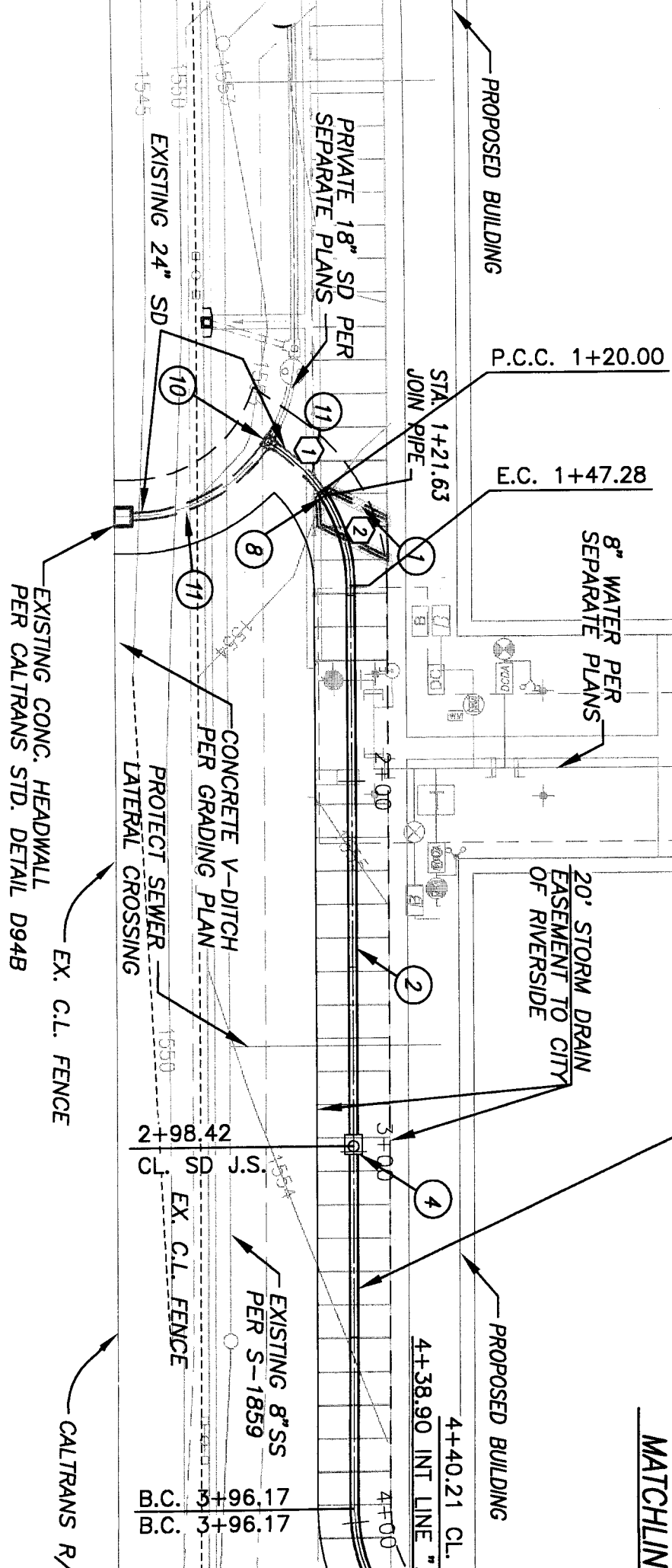
6+47.06
INT LINE
6+48.93
CL. SD.

EXISTING 96" M.



OFFICE 2

MATCHLIN



01R CDCEM/VV

5+00 5+00 6+00 7+00

SEE RIGHT

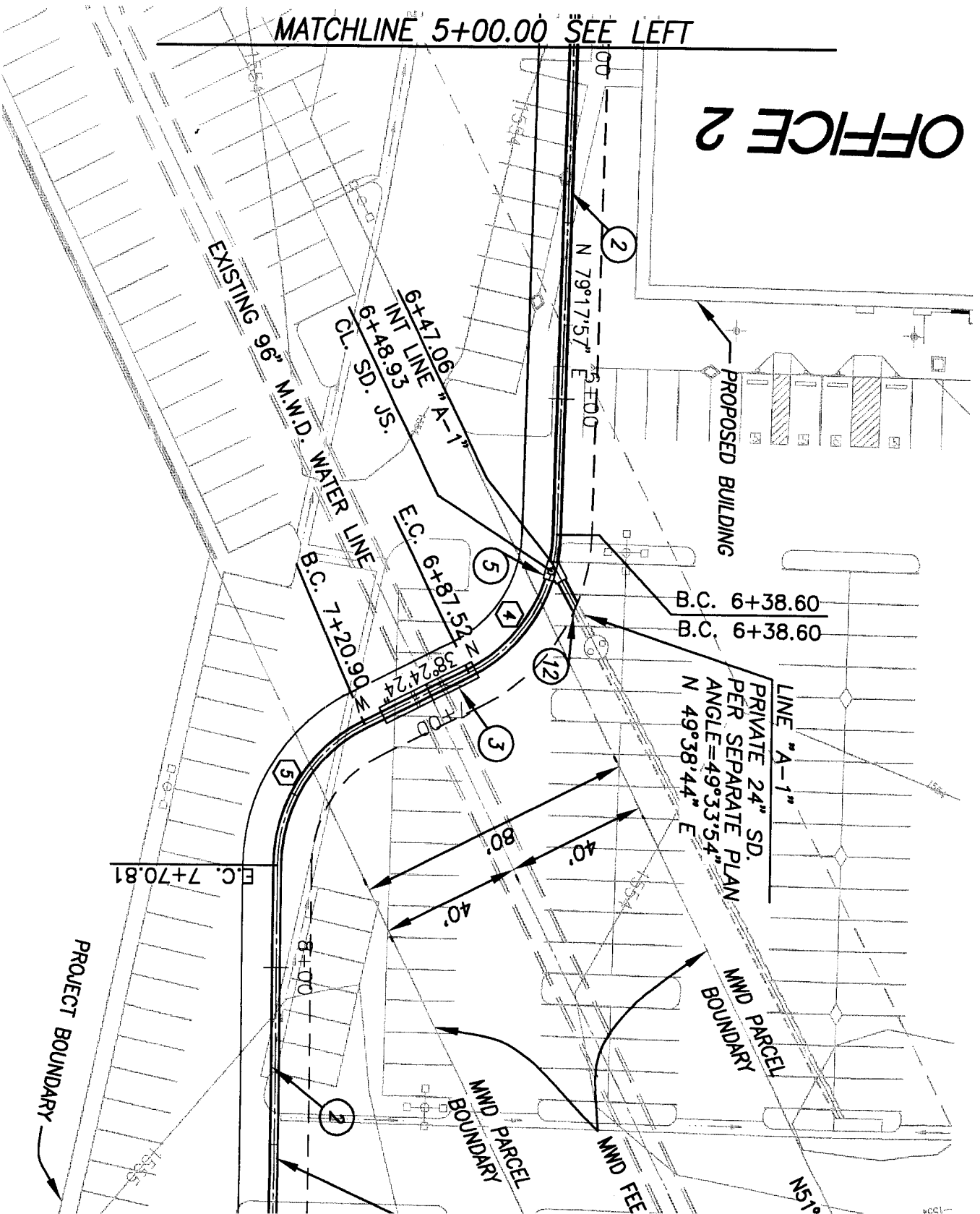
OFFICE 2

C. 4+66.85
C. 4+66.85

MWD PARCEL BOUNDARY

LINE "A-2"
PRIVATE 18" SD.
PER SEPARATE PLAN
N 18°39'18" W
ANGLE = 46°27'60"

MATCHLINE 5+00.00 SEE LEFT



- 5 — CONSTRUCT MANHOLE JM PER CITY OF RIVERSIDE STD DWG NO. 432
- 6 — REMOVE OUTLET STRUCTURE AND RIP-RAP PAD
- 9 — INSTALL 18" RCP, 1500 D
- 10 — EXISTING MANHOLE JM PER

S: