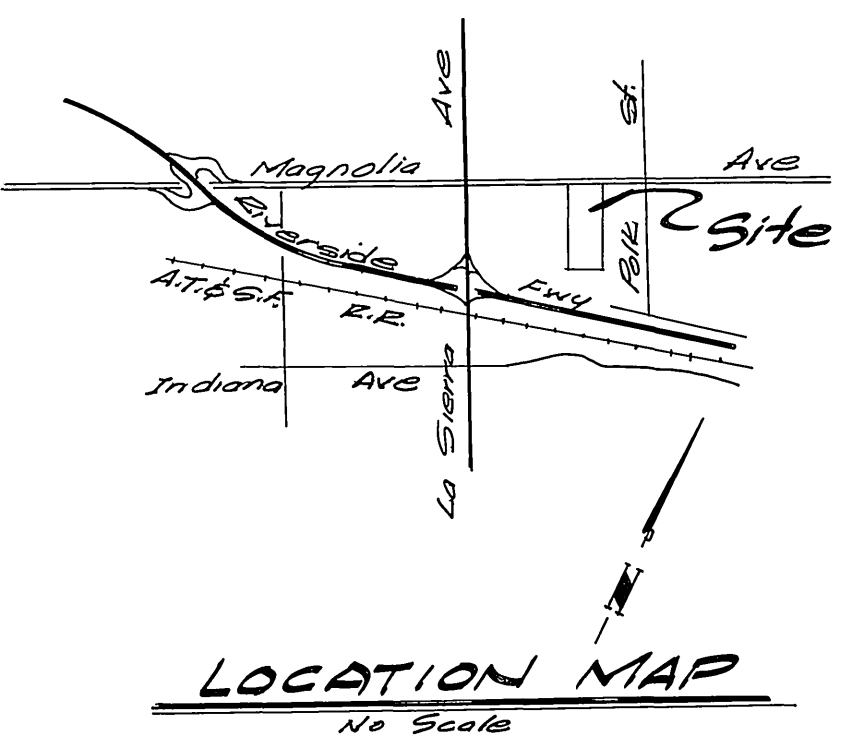


P.M. No. 16073

INDEX
No Scale



GENERAL NOTES

1. The private engineer signing these plans is responsible for the accuracy and acceptability of the work hereon. In the event of discrepancies arising during construction, the private engineer shall be responsible for determining an acceptable solution and revising the plans for approval by the City.
2. It shall be the responsibility of the contractor to clear the right of way in accordance with the provisions of law as it affects each utility including irrigation lines and appurtenances and at no cost to the city.
3. Construction shall be in accordance with the City of Riverside, Dept. of Public Works, Standard Drawings, and the Standard Specifications for Public Works Construction, 1979 Edition.
4. Location of laterals to be determined in the field at the direction of the owner. Avoid conflict with proposed and/or existing facilities. Construct per Std. Dwg. 562.
5. Contractor is to verify existing sewer location and elevation prior to construction.
6. The sewer contractor shall adjust manhole rims to final grade after paving is completed.
7. A plug shall be installed and remain in place where the new sewer connects with the existing sewer until the new sewer is accepted by the City.
8. Sewer laterals and water mains shall not cross with less than 1'-0" vertical clearance.

NOTICE TO CONTRACTOR

The existence and location of any underground utility pipes or structures shown on these plans are obtained by a search of the available records. To the best of our knowledge, there are no existing utilities except as shown on these plans.

The contractor is required to take due precautionary measures to protect the utility lines shown and any other lines not of record or not shown on these plans.

BENCH MARK

SEPT. 4, 1973, (A. A. WEBB FB 1032/45) A LEVEL RUN WAS ESTABLISHED BETWEEN CITY BENCH MARK 601-25-68 (NEAR TYLER AND INDIANA) AND CITY BENCH MARK 601-27-68 (AT POLK AND MAGNOLIA).
 ELEVATION 756.565 WAS THE STARTING ELEVATION FOR BENCH MARK 601-25-68. AN ELEVATION OF 717.141 WAS ESTABLISHED FOR CITY BENCH MARK 601-27-68 VS. A RECORD ELEVATION OF 717.161 FOR THIS POINT. AT THIS TIME A TEMPORARY BENCH MARK HAVING AN ELEVATION OF 726.096 WAS ESTABLISHED ON A CHISELED SQUARE ON TOP OF CURB AT BOR AT S.E. CURB RETURN AT POLK AND WHITE OAK.
 AUGUST 27, 1979, (A. A. WEBB FB 1046/98) A LEVEL RUN WAS ESTABLISHED, USING AN ELEVATION OF 717.161 FOR BENCH MARK 601-27-68. SEPTEMBER 5, 1980, (A. A. WEBB FB 1046/157) A LEVEL RUN WAS ESTABLISHED, USING AN ELEVATION OF 726.096 ON THE TEMPORARY BENCH MARK DESCRIBED ABOVE, WHICH ESTABLISHED AN ELEVATION OF 716.814 FOR BENCH MARK 601-27-68 VS. THE RECORD ELEVATION OF 717.161.
 FROM THIS IT MAY BE SEEN THAT THE RUN ESTABLISHED IN AUGUST 1979 WAS BASED UPON A DATUM WHICH WAS 0.347 TOO HIGH (717.161 ELEVATION ASSIGNED MINUS 716.814 ELEVATION DETERMINED IN SEPTEMBER 1980). THEREFORE, YOU MUST SUBTRACT 0.347, OR 0.35, FROM ALL ELEVATIONS SHOWN ON THIS PLAN TO OBTAIN 1970 PRECISE DATUM.

City of Riverside Domestic & Irrigation Systems Fred Lantz Water Systems Manager 7/21/80 Date		ALBERT A. WEBB ASSOCIATES CIVIL ENGINEERS RIVERSIDE, CALIFORNIA APPROVED BY: <i>[Signature]</i> DATE: 6/26/80 R.E. No. 2876 W.G. 70-216 FOR Business Properties F.B. 1046		CITY OF RIVERSIDE, CALIFORNIA PUBLIC WORKS DEPARTMENT APPROVED BY: <i>[Signature]</i> DATE: 7/20/80 DIRECTOR OF PUBLIC WORKS DATE: 7/20/80		*AS BUILT 2-6-85 BRET! INDEXED BLD ACCOUNT No. DRAWING NUMBER 3-1252 SHEET 1 OF 4 70-216-B	
DESIGNED BY: <i>[Signature]</i> DRAWN BY: <i>[Signature]</i> CHECKED BY: <i>[Signature]</i>		REVISIONS APPR. DATE		SCALE: As Shown		W.G. 70-216 FOR Business Properties F.B. 1046	

720

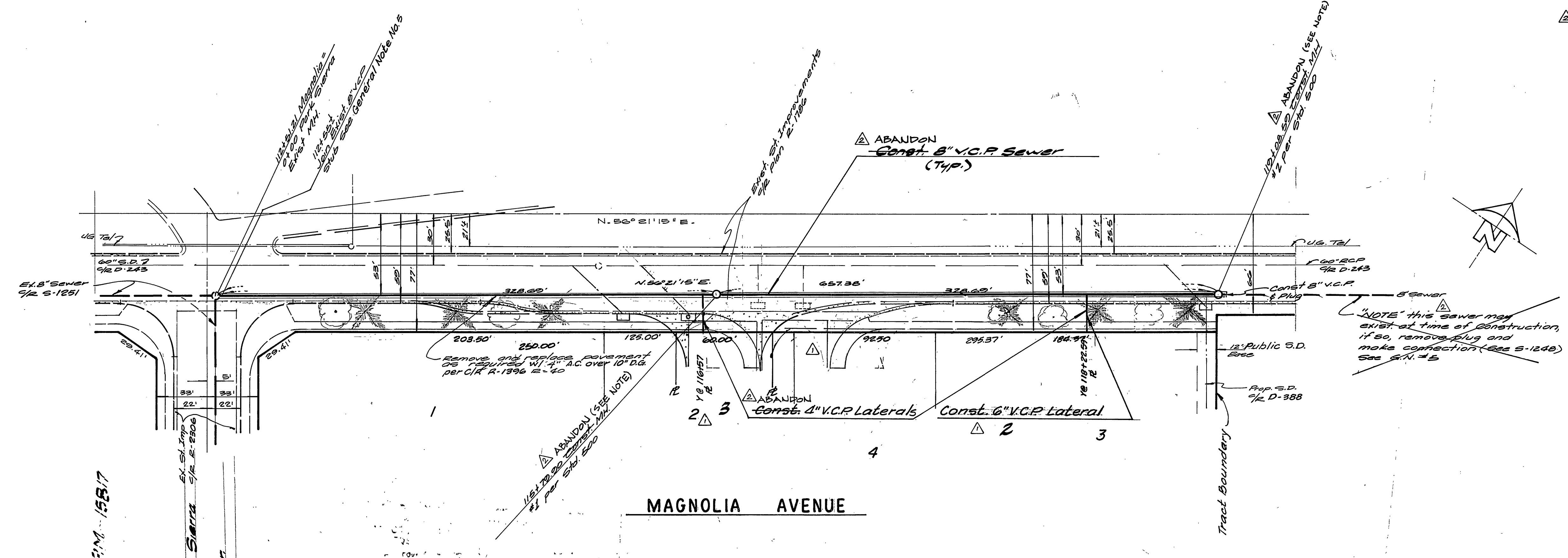
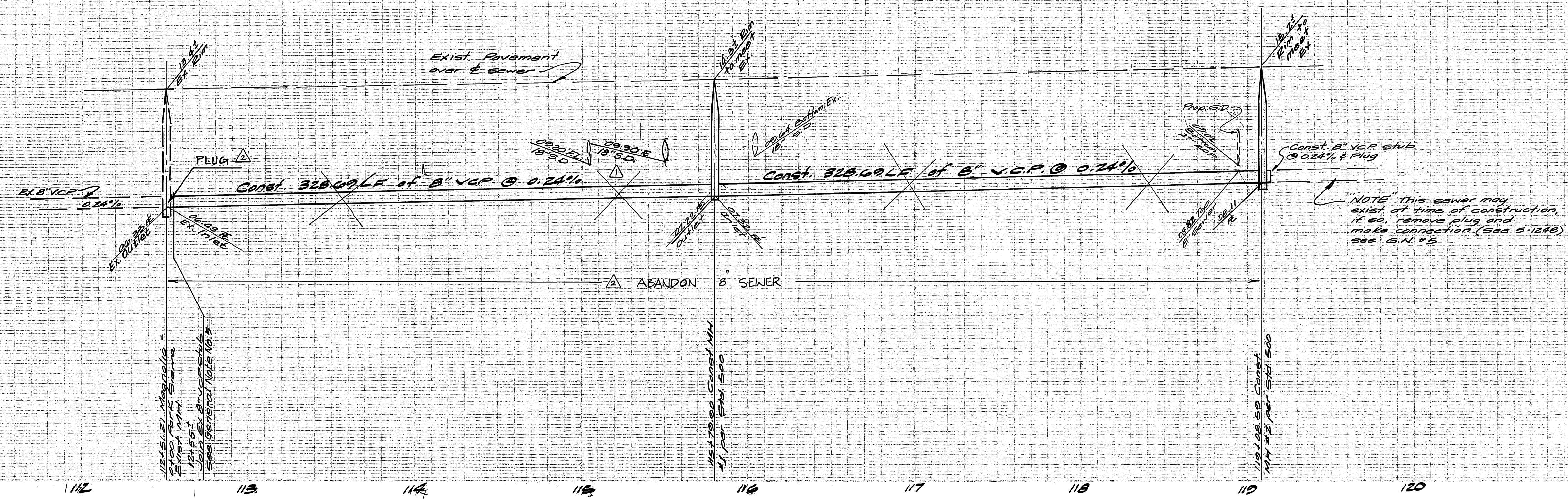
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△ NOTE: PRIVATE DEVELOPER SHALL ABANDON MANHOLES, LATERALS AND 8" VCP SEWER IN MAGNOLIA AVENUE. REMOVE MANHOLE FRAME AND COVER+DELIVER TO CITY YARD. REMOVE MANHOLE RISER RINGS TO DEPTH OF 12" BELOW FINISH GRADE -MIN. SEAL PIPE INLET WITH BRICK AND MORTAR, FILL MANHOLE SOLID WITH SAND AND FLOOD THOROUGHLY FOR COMPACTION.

P.M. 15817

BENCH MARK:
BRASS DISC IN CONC. STAMPED 601-27-88 FLUSH WITH GROUND 96' S.W. FROM E. FOLK ST. AND 9' S.E. OF E. MAGNOLIA AVE. ELEV.: 716.814 (BASIS FOR THIS PROJECT) VS. RECORD ELEV. OF 717.161. THEREFORE, SUBTRACT 0.35 FROM ALL ELEVATIONS SHOWN TO OBTAIN 1970 PRECISE DATUM.

AST
City of Riverside
Domestic & Irrigation Systems
Fred Cant
Water Systems Manager
7/21/80
Date

ALBERT A. WEBB ASSOCIATES
CIVIL ENGINEERS
RIVERSIDE, CALIFORNIA
APPROVED BY: [Signature] DATE: 6/26/80
RE. No. 2870
W.O. 70-216 FOR BUSINESS PROPERTIES F.B. 1040

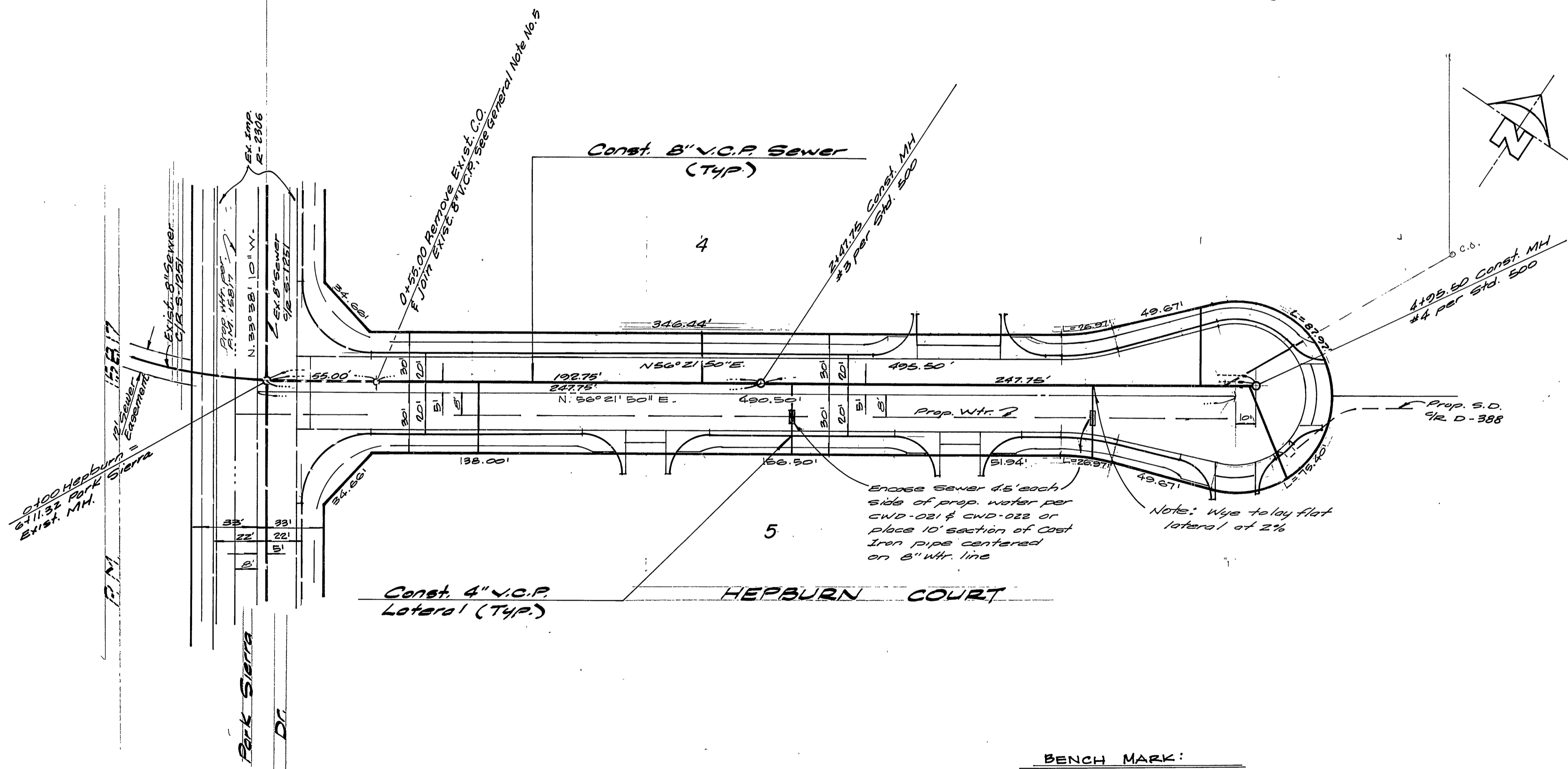
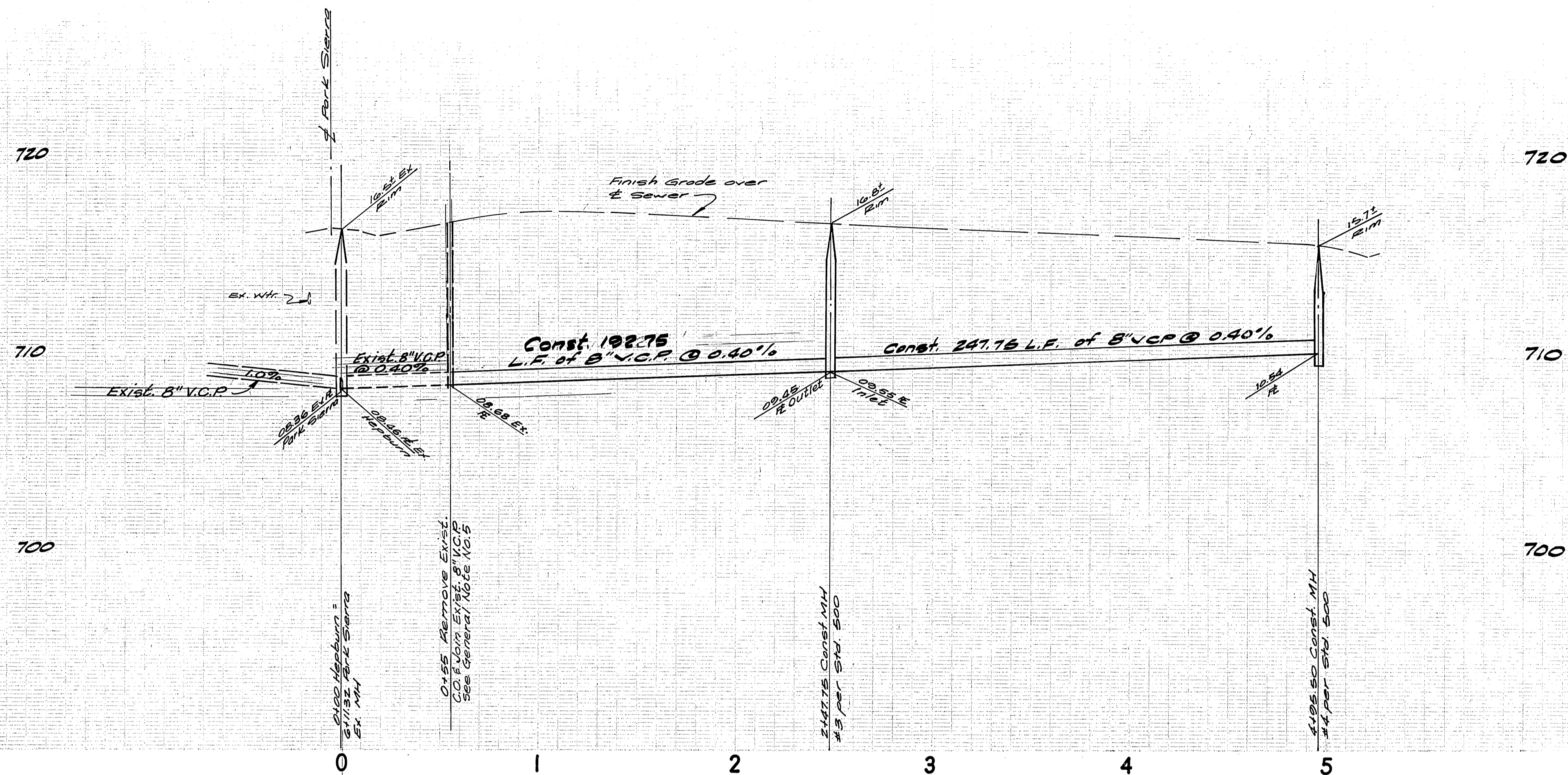
DESIGNED BY: [Signature] DRAWN BY: [Signature] CHECKED BY: [Signature]

CITY OF RIVERSIDE, CALIFORNIA
DEPARTMENT OF PUBLIC WORKS
APPROVED BY: [Signature] DATE: 7/20/81
PRINCIPAL ENGINEER
TRAFFIC DIVISION
CHIEF P. W. ENGR.
DATE: 7/20/81

SEWER PLAN AND PROFILE
MAGNOLIA AVENUE
Station 1121.50 to station 1191.10
Parcel Map No. 16073
SCALE: Horiz: 1"=40' Vert: 1"=4'

INDEXED BLD
ACCOUNT No.
DRAWING NUMBER
S-1252
SHEET 2 OF 4
70-216-15

*AS BUILT 2-6-85 BRET!

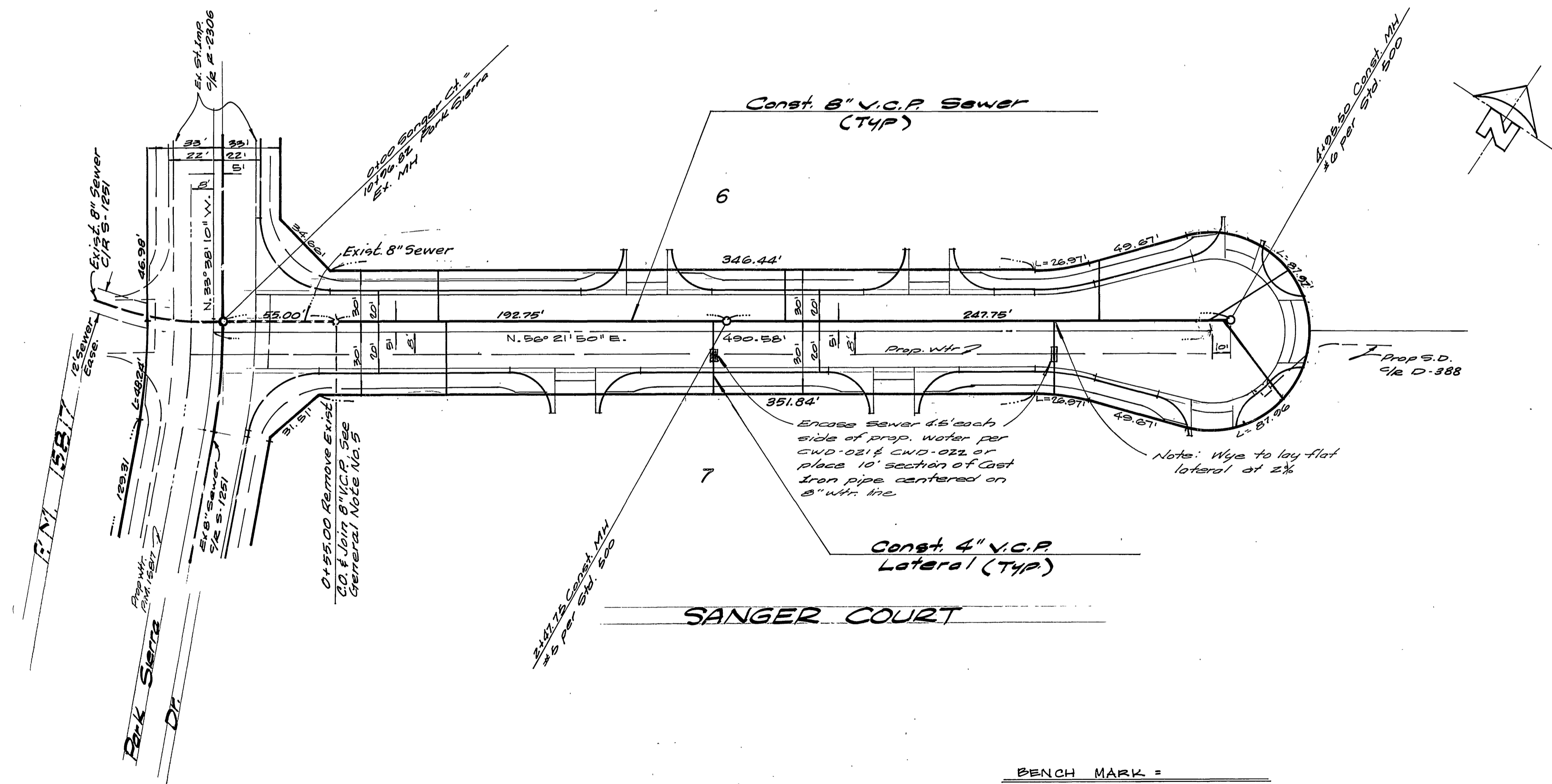
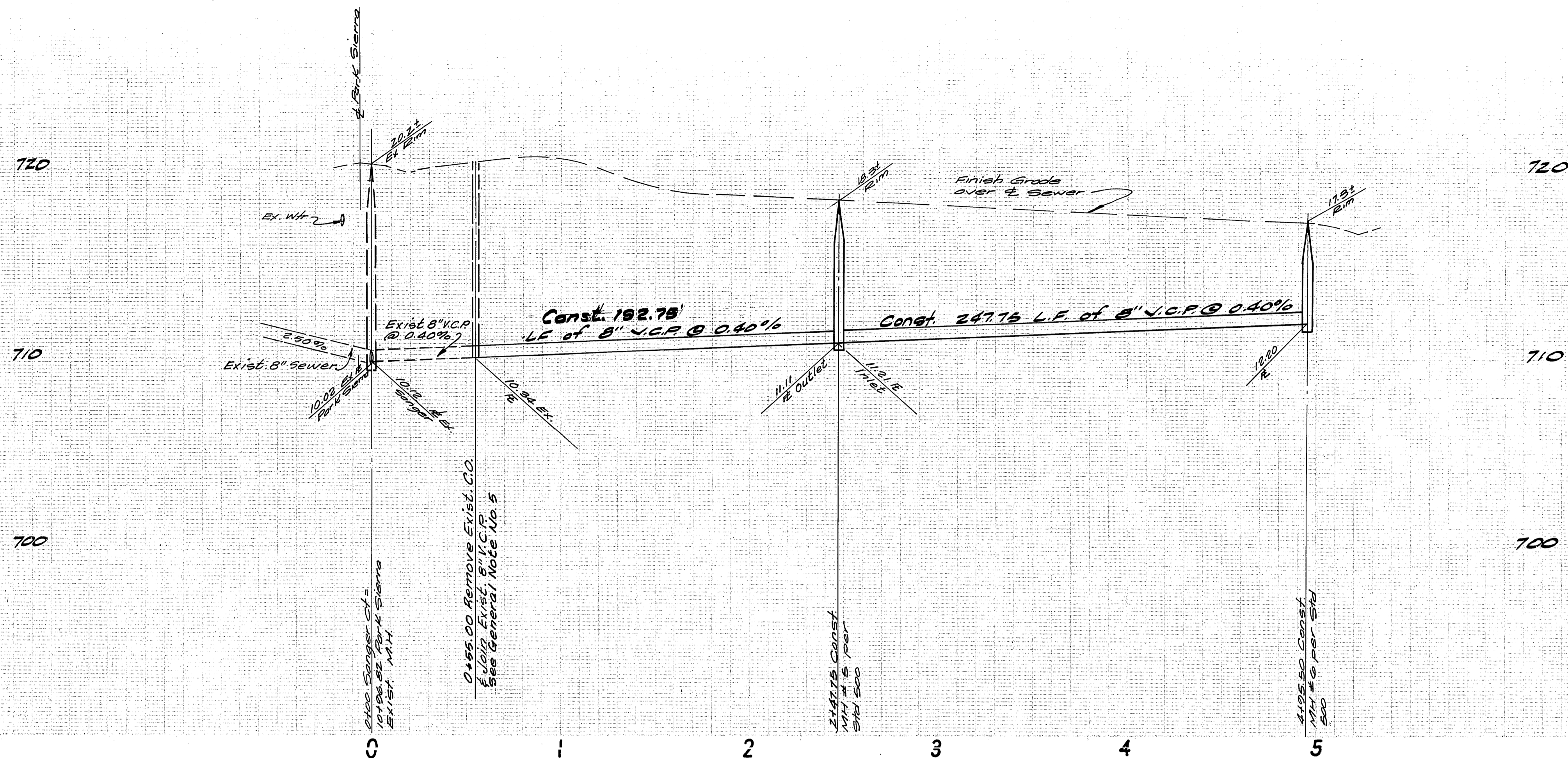


△ No Construction this sheet

BENCH MARK:

BRASS DISC IN CONC. STAMPED 601-27-66 FLUSH WITH GROUND 60' S.W. FROM E. FOR ST. AND 91' E.E. OF E. MAGNOLIA AVE. ELEV.: 716.814 (BASIS FOR THIS PROJECT) VS. RECORD ELEV. OF 717.161. THEREFORE, SUBTRACT 0.35 FROM ALL ELEVATIONS SHOWN TO OBTAIN 1970 PRECISE DATUM.

City of Riverside Domestic & Irrigation Systems Fred Lang Water Systems Manager Date 7/21/80	ALBERT A. WEBB ASSOCIATES CIVIL ENGINEERS RIVERSIDE, CALIFORNIA APPROVED BY: [Signature] R.E. No. 9876 W.O. 79-216 FOR Business Properties F.B. 1046	CITY OF RIVERSIDE, CALIFORNIA DEPARTMENT OF PUBLIC WORKS APPROVED BY: [Signature] DIRECTOR OF PUBLIC WORKS DATE 7/20/80	* AS BUILT 2-6-85 BRET!		INDEXED B.L.D.
			SEWER PLAN AND PROFILE		ACCOUNT No.
HEBBURN CT. Parcel Map 16073			DRAWING NUMBER 5-1252		SHEET 3 OF 4
SCALE: Horiz: 1"=40' Vert: 1"=4'			79-216-B		



△ No Construction this sheet

BENCH MARK =
 BRASS DISC IN CONC. STAMPED 001-27-08 FLUSH WITH GROUND
 20' S.W. FROM E. POLK ST. AND 9' E.S. OF E. MAGNOLIA AVE.
 ELEV: 716.814 (BASIS FOR THIS PROJECT) VS. RECORD ELEV. OF 717.161.
 THEREFORE, SUBTRACT 0.35 FROM ALL ELEVATIONS SHOWN TO
 OBTAIN 1970 PRECISE DATUM.

City of Riverside
 Domestic & Irrigation Systems
 Fred Lant
 Water Systems Manager
 Date 7/21/00

ALBERT A. WEBB ASSOCIATES
 CIVIL ENGINEERS
 RIVERSIDE, CALIFORNIA
 APPROVED BY: [Signature]
 R.E. No. 9870
 W.O. 79-216 FOR Business Properties F.B. 1040

DESIGNED BY: [Signature] DRAWN BY: [Signature] CHECKED BY: [Signature]

CITY OF RIVERSIDE, CALIFORNIA
 DEPARTMENT OF PUBLIC WORKS
 APPROVED BY: [Signature]
 DIRECTOR OF PUBLIC WORKS
 DATE 7/20/01

* AS BUILT 2-6-05 BRET!
 INVENTED BLD
 ACCOUNT No.
 DRAWING NUMBER
S-1252
 SHEET 4 OF 4
 70-216-B
 SCALE: Horiz. 1" = 40' Vert. 1" = 4'