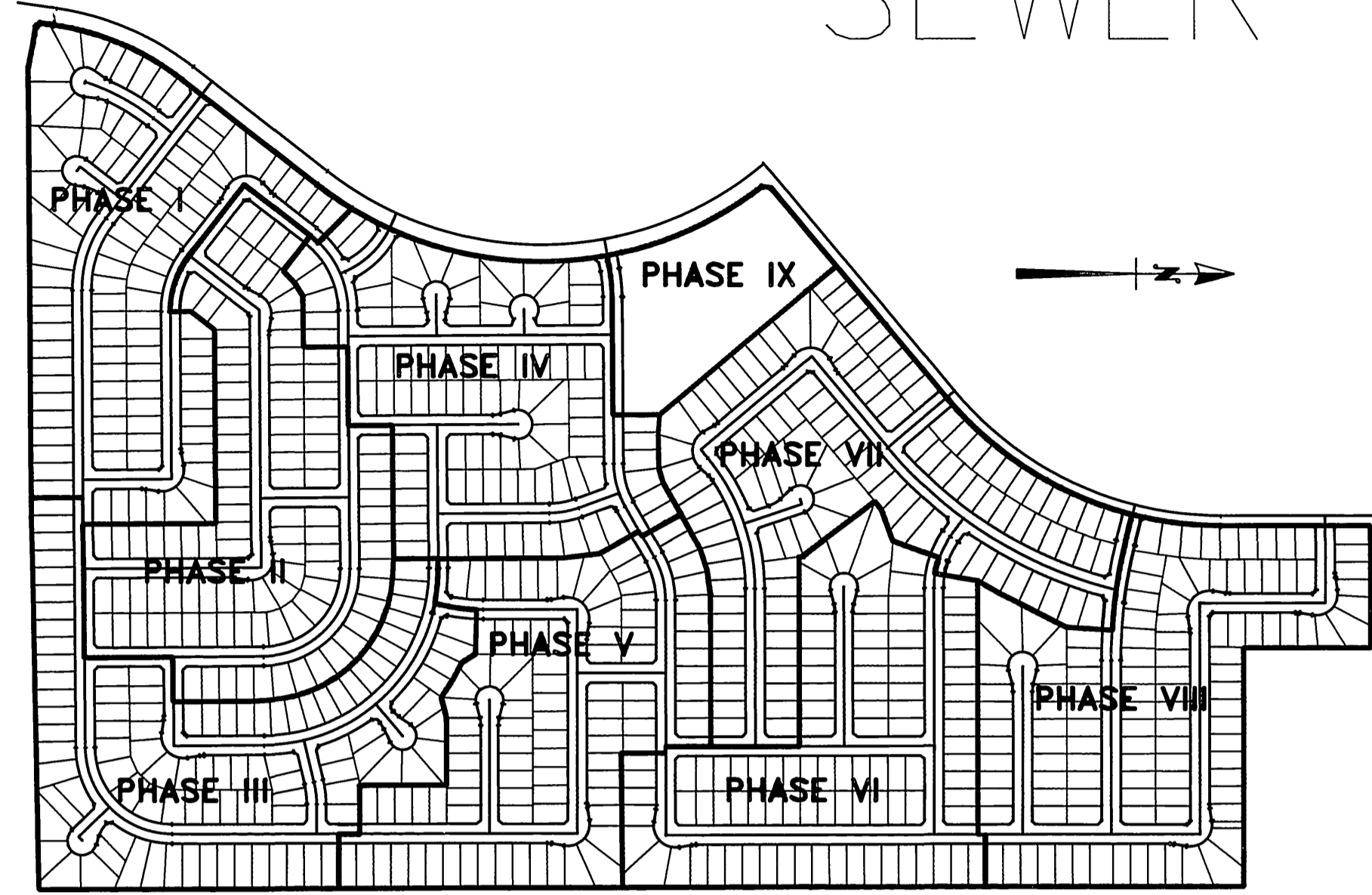
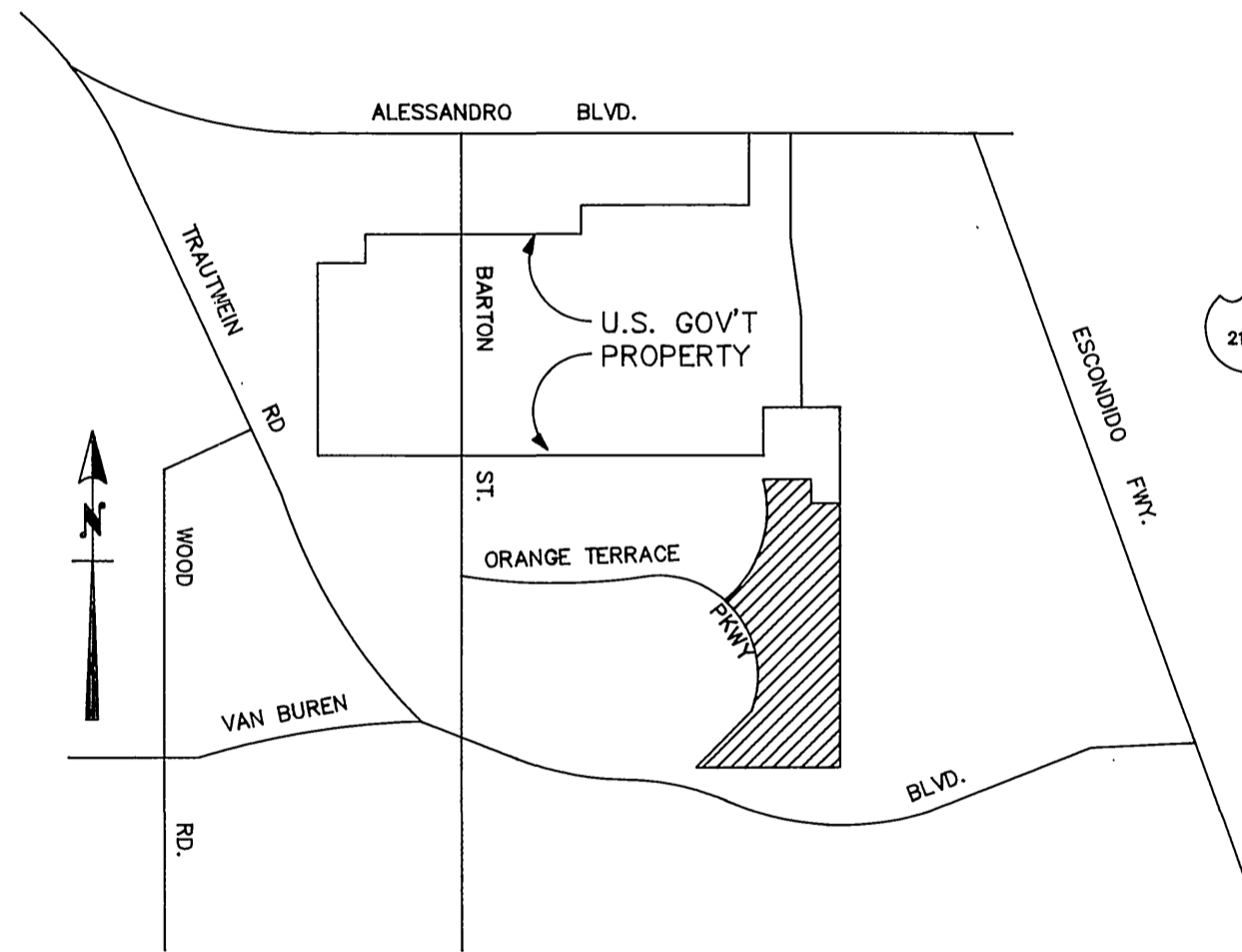


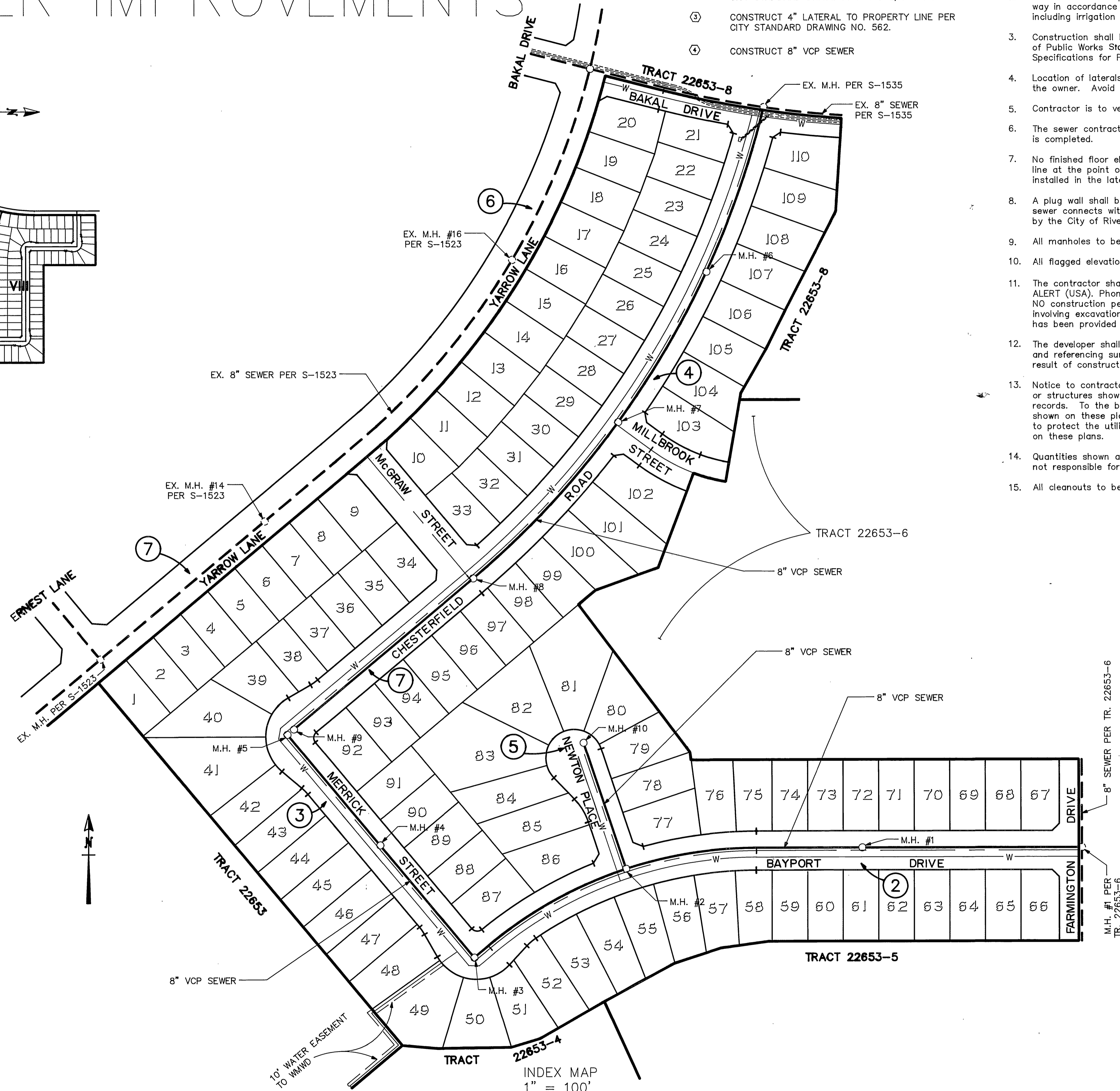
TRACT 22653-7 SEWER IMPROVEMENTS



PHASE MAP
1" = 500'



VICINITY MAP
N.T.S.



CONSTRUCTION NOTES

- ① CONSTRUCT MANHOLE PER CITY STD. DWG. NO. 500
- ② WHERE SEWER IS 6.5' DEEP OR LESS AND WHEN SHOWN ON PLAN CONSTRUCT SEWER LATERALS PER CITY STANDARD DRAWINGS NO. 562, NOTE 3.
- ③ CONSTRUCT 4" LATERAL TO PROPERTY LINE PER CITY STANDARD DRAWING NO. 562.
- ④ CONSTRUCT 8" VCP SEWER

GENERAL NOTES

1. The private engineer signing these plans is responsible for assuring 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, Std. Dwg. No. 10, and the Standard Specifications for Public Works Construction, Current 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.
5. Contractor is to verify existing sewer elevation prior to construction.
6. The sewer contractor shall adjust manholes to final grade after paving is completed.
7. No finished floor elevation shall be less than 4' above the sewer flow line at the point of connection without having a proper backwater valve installed in the lateral.
8. A plug wall shall be installed and will remain in place where the new sewer connects with the existing sewer until the new sewer is accepted by the City of Riverside.
9. All manholes to be Riverside City std. NO. 500.
10. All flagged elevations shall be staked in the field by the private engineer.
11. The contractor shall call in a locations request to UNDERGROUND SERVICE ALERT (USA), Phone No. 1-800-422-4133, two working days before digging. NO construction permit will be issued by the Public Works Department involving excavation for underground facilities unless the applicant has been provided an Inquiry Identification Number by U.S.A.
12. The developer shall be responsible for preserving or re-establishing and referencing survey monuments destroyed, disturbed or buried as a result of construction shown hereon.
13. Notice to contractor. The existence and location of any underground utility pipes or structures shown on these plans were 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 precautionary measures to protect the utility lines shown and any other lines not of record or not shown on these plans.
14. Quantities shown are for information only and the City of Riverside is not responsible for their accuracy.
15. All cleanouts to be per City of Riverside std. no. 560.

QUANTITIES

8" V.C.P.	3085 LF
MANHOLES	10 EA
4" V.C.P. LATERALS	3713 LF

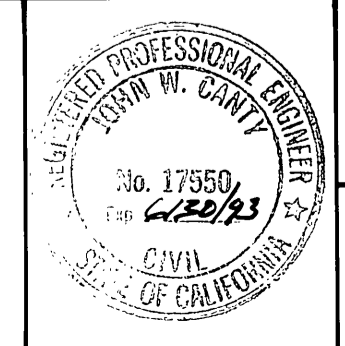
LEGEND

- PROPOSED V.C.P. SEWER
- - - EXISTING V.C.P. SEWER
- MANHOLE

REVIEWED BY
WESTERN MUNICIPAL WATER DISTRICT
SHEET 1 THRU 7
SUPV. DESGN. ENG. R.C.E. 21643
DATE: 2-12-90

Underground Service Alert
Call: TOLL FREE
1-800-422-4133
TWO WORKING DAYS BEFORE YOU DIG

PRIVATE ENGINEERING NOTE
CONSTRUCTION CONTRACTOR AGREES THAT IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, CONSTRUCTION CONTRACTOR WILL BE REQUIRED TO ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THE PROJECT INCLUDING SAFETY OF ALL PERSONS AND PROPERTY. THAT THIS REQUIREMENT SHALL BE MADE TO APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS, AND CONSTRUCTION CONTRACTOR FURTHER AGREES TO DEFEND, INDEMNIFY AND HOLD DESIGN PROFESSIONAL HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPTING LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF DESIGN PROFESSIONAL.



PREPARED UNDER THE DIRECTION OF:
John W. County
REGISTERED CIVIL ENGINEER NO. 17550
EXPIRATION DATE 06-30-93 DATE: 2/15/89
APPROVED BY:

J.F. DAVIDSON ASSOCIATES, INC.
CIVIL ENGINEERS • SURVEYORS • PLANNERS
P.O. BOX 493 11200 SO. MT. VERNON AVE. #D 73-080 EL PASO, #103
RIVERSIDE, CA 92502 COLTON, CA 92324 PALM DESERT, CA 92260
(714) 686-0844 (714) 825-1082 (619) 346-5691

SCALE: AS SHOWN
DATE: JUNE 1989

BENCH MARK: V.B. 10-84 ELEV. = 1700.670 DATE: 1971
BRASS DISK FLUSH & MARKED V.B. 10-64 0.6 MI. E. ON VAN BUREN BLVD. FROM CL. INT. OF VAN BUREN & WOOD RD., 205' N. OF VAN BUREN & THE N.E. SIDE OF GRANITE BOULDER, ON TOP OF 3'x15'x18' BOULDER.

J.F.D. ASSOCIATES

DESIGNED BY: GC DRAWN BY: MK CHECKED BY: JF

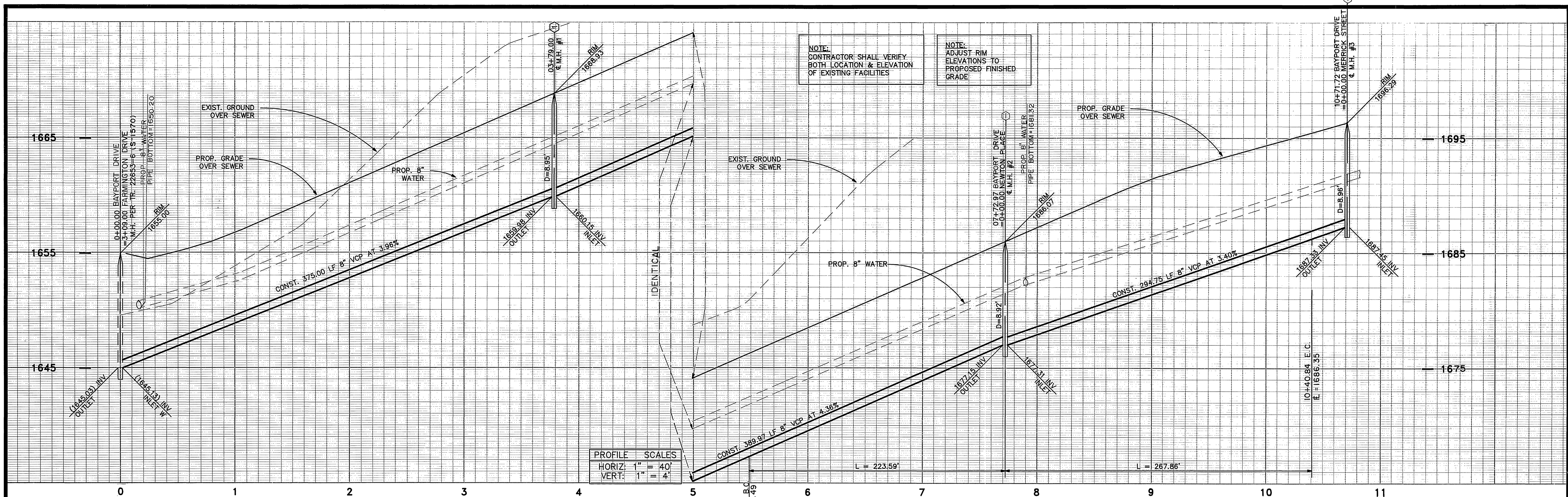
CITY OF RIVERSIDE, CALIFORNIA
DEPARTMENT OF PUBLIC WORKS

APPROVED BY: [Signature] DATE: 3/9/90
PRINCIPAL ENGINEER
PARK DEPARTMENT
TRAFFIC DIVISION
CHIEF P.W. ENGR.

TRACT No. 22653-7
SEWER PLAN & PROFILE
TITLE SHEET

PROJECT NO. S-1571
SHEET 1 OF 7
FOR: SIC CORP.
FILE NO. 8911168

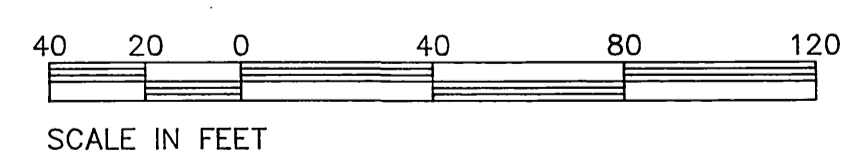
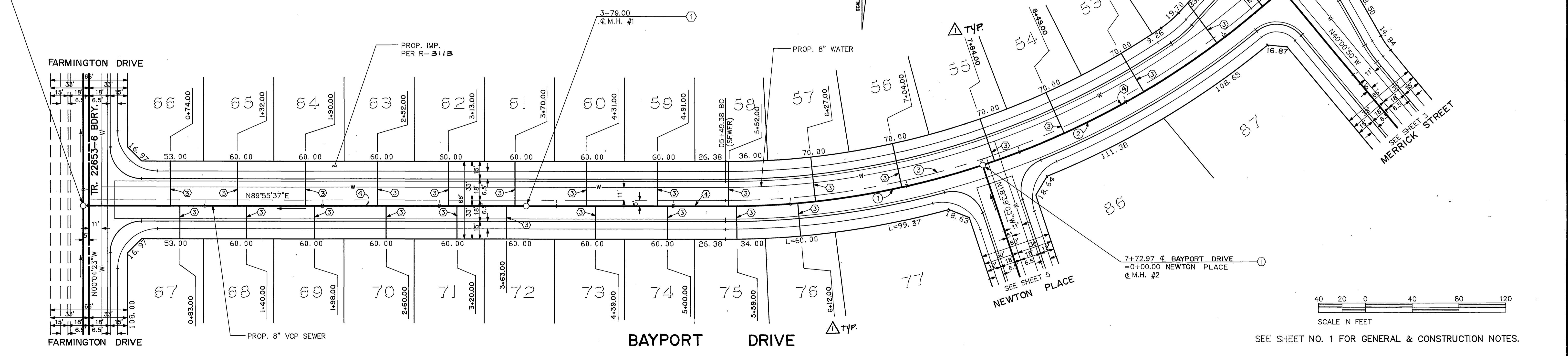
INDEXED 5-10-90



PROFILE SCALES
 HORIZ: 1" = 40'
 VERT: 1" = 4'

CURVE DATA				
No.	Δ	R	L	T
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②	21°46'09"	705.00'	267.86'	135.57'
③	39°56'26"	700.00'	487.97'	254.37'

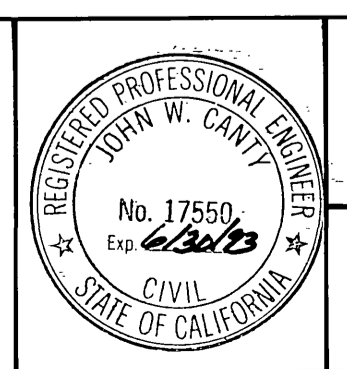
0+00.00 BAYPORT DRIVE
 = 54+09.00 FARMINGTON DRIVE
 & M.H. PER TR 22653-6 (S-1570)



SEE SHEET NO. 1 FOR GENERAL & CONSTRUCTION NOTES.

Underground Service Alert
 Call: TOLL FREE
 1-800
 422-4133
 TWO WORKING DAYS BEFORE YOU DIG

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PREPARED UNDER THE DIRECTION OF:
John W. Cantley
 REGISTERED CIVIL ENGINEER NO. 17550
 EXPIRATION DATE 06-30-93 DATE: 7/18/89
 APPROVED BY:

J.F. DAVIDSON ASSOCIATES, INC.
 CIVIL ENGINEERS • SURVEYORS • PLANNERS
 P.O. BOX 493 RIVERSIDE, CA 92502 (714) 686-0844
 11200 SO. MT. VERNON AVE. #D COLTON, CA 92324 (714) 825-1082
 73-080 EL PASO, #103 PALM DESERT, CA 92260 (819) 348-5881

SCALE: 1" = 40'
 DATE: JUNE 1989

BENCH MARK:
 V.B. 10-64 ELEV. = 1700.670 DATE: 1971
 BRASS DISK FLUSH & MARKED V.B. 10-64, 0.6 MI. E. ON VAN BUREN BLVD. FROM C. INT. OF VAN BUREN & WOOD RD., 205' N. OF VAN BUREN & THE N.E. SIDE OF GRANITE BOULDER, ON TOP OF 3'X15'X18' BOULDER.

J.F.D. ASSOCIATES

DESIGNED BY: GC DRAWN BY: MK CHECKED BY: JF

CITY OF RIVERSIDE, CALIFORNIA
 DEPARTMENT OF PUBLIC WORKS

APPROVED BY: [Signature] DATE: 3/1/90
 PRINCIPAL ENGINEER
 PARK DIVISION
 TRAFFIC DIVISION
 CHIEF P.W. ENGR.

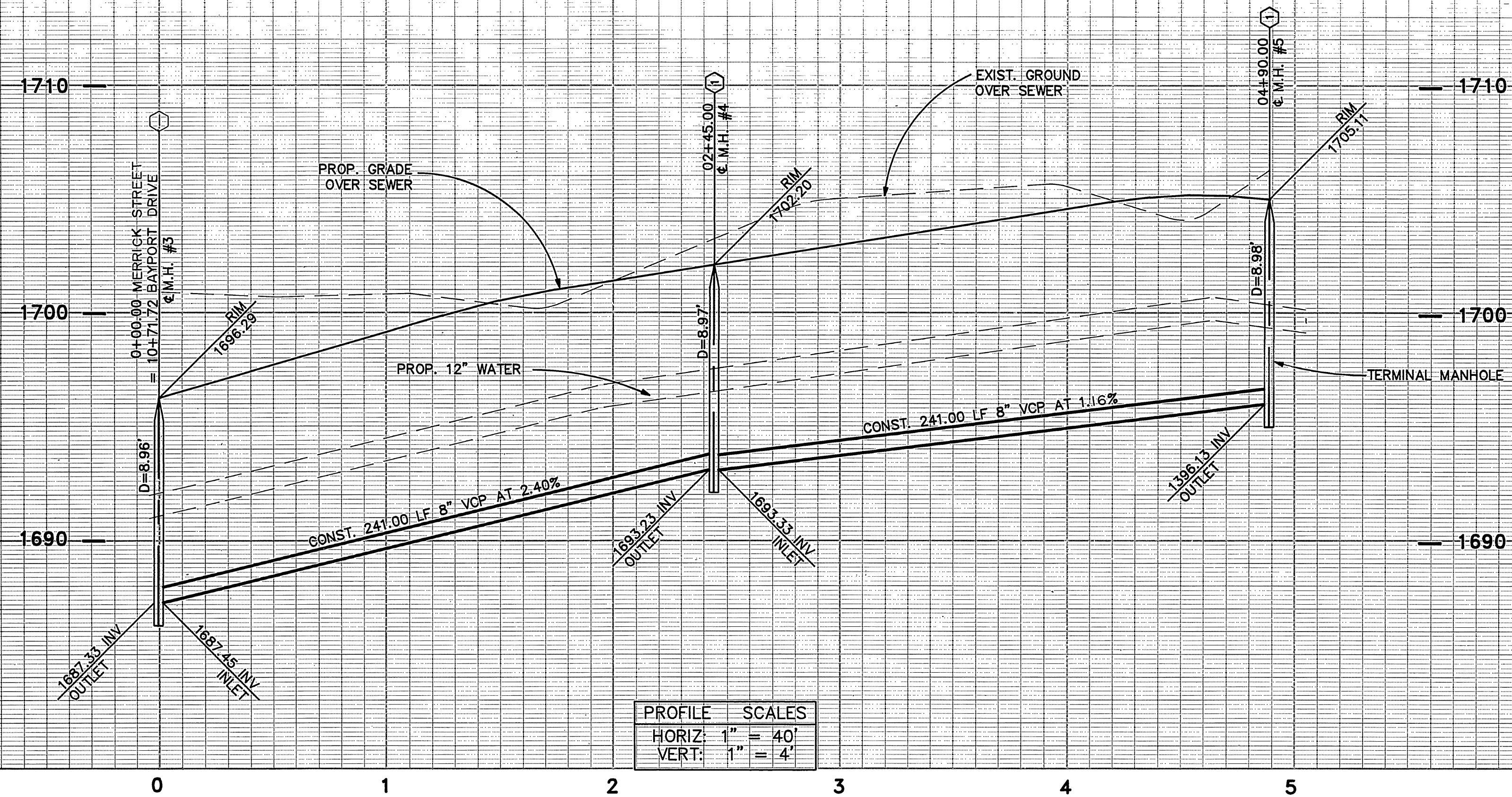
TRACT No. 22653-7
 SEWER PLAN & PROFILE
BAYPORT DRIVE
 STA. 00+00.00 TO STA. 10+71.72

PROJECT NO. S-1571
 SHEET 2 OF 7
 FOR: SIC CORP.
 FILE NO. 8911168

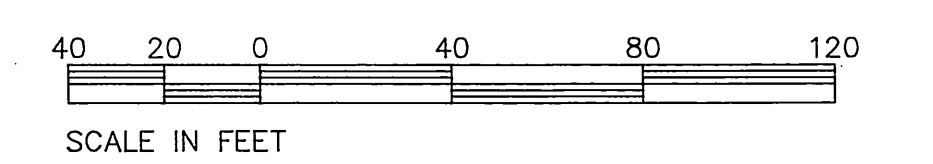
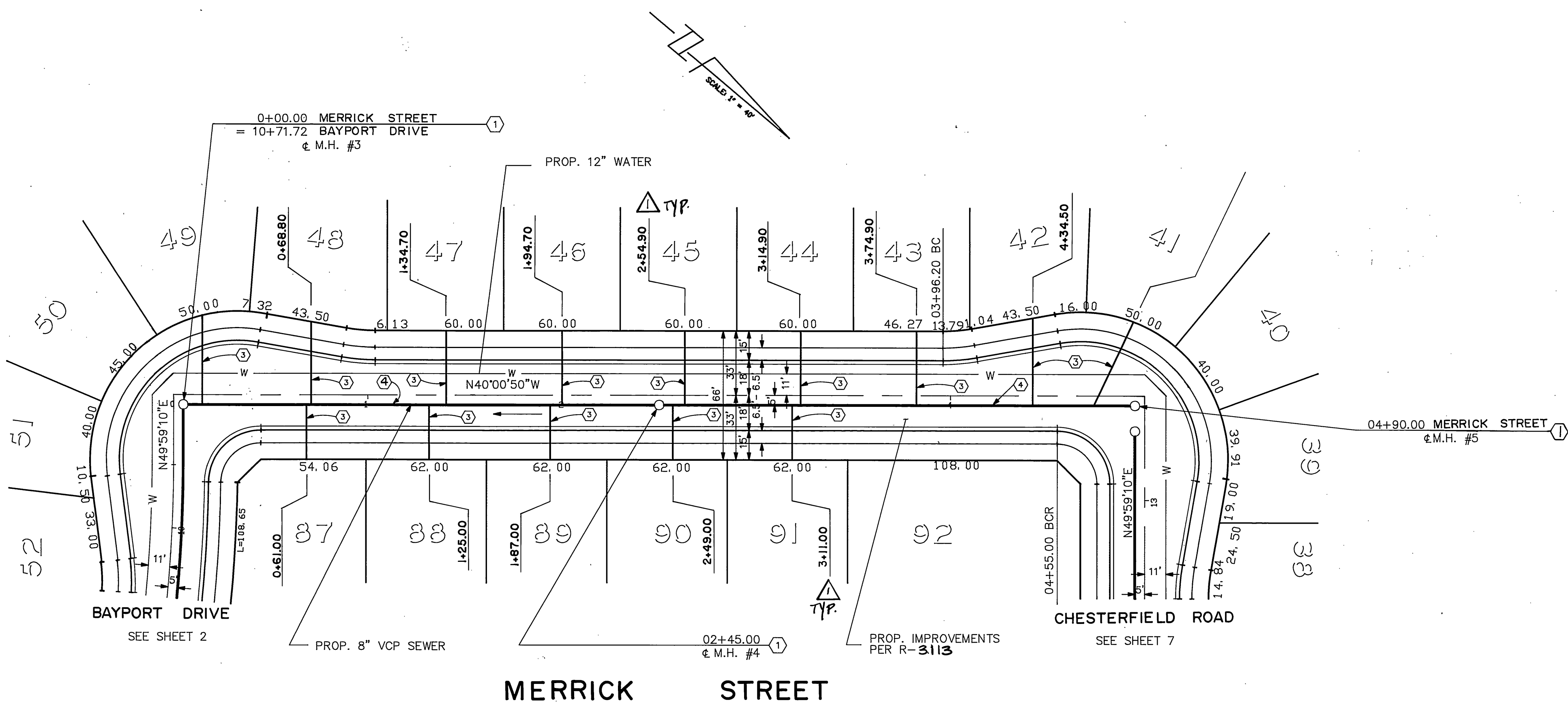
INDEXED 5-10-90 4H

NOTE:
CONTRACTOR SHALL VERIFY
BOTH LOCATION & ELEVATION
OF EXISTING FACILITIES

NOTE:
ADJUST RIM
ELEVATIONS TO
PROPOSED FINISHED
GRADE



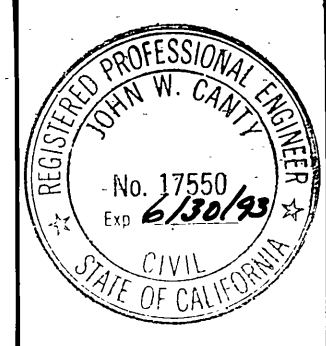
PROFILE SCALES	
HORIZ.	1" = 40'
VERT.	1" = 4'



SEE SHEET NO. 1 FOR GENERAL & CONSTRUCTION NOTES.

Underground Service Alert
Call: TOLL FREE
1-800-422-4133
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PREPARED UNDER THE DIRECTION OF:
John W. County
REGISTERED CIVIL ENGINEER NO. 17550
EXPIRATION DATE 06-30-93 DATE: 7/8/89
APPROVED BY: _____

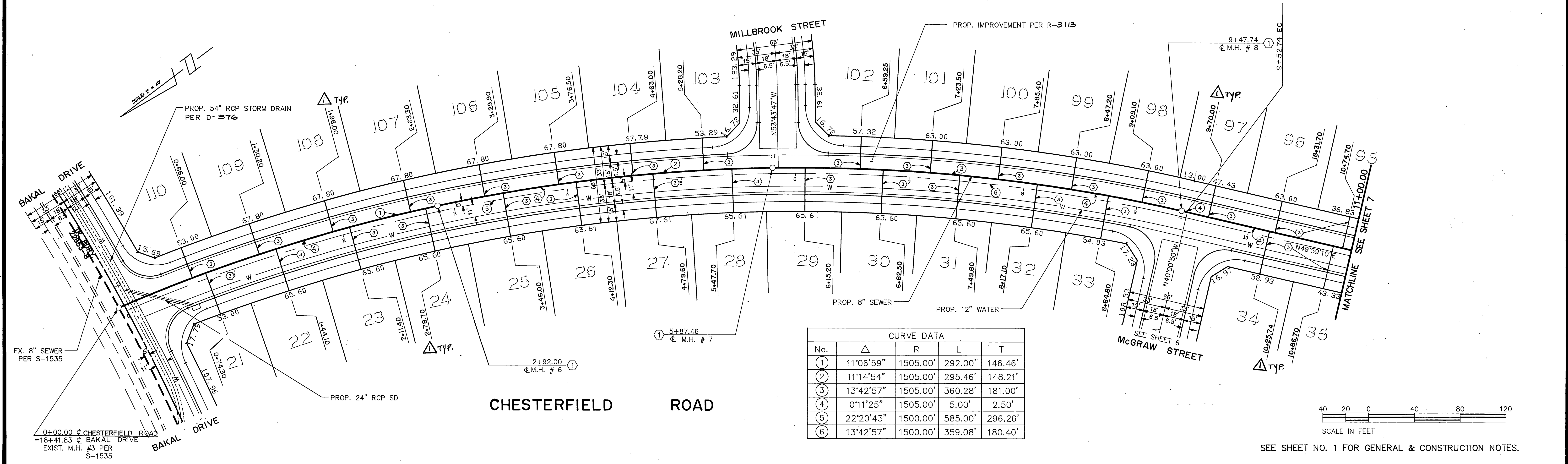
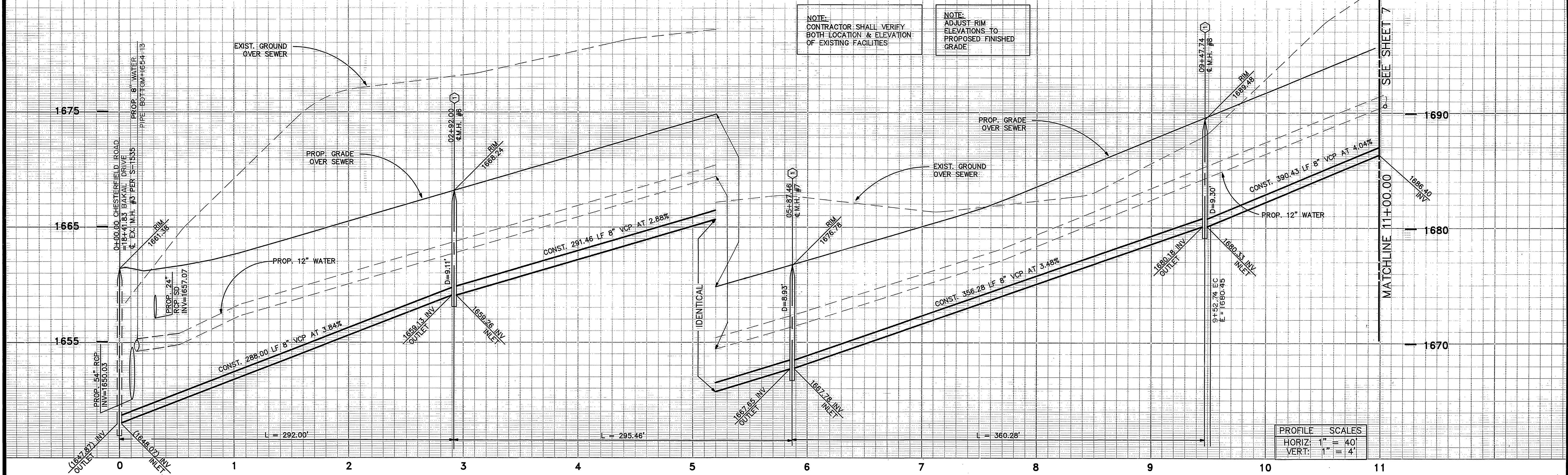
J.F. DAVIDSON ASSOCIATES, INC.
CIVIL ENGINEERS • SURVEYORS • PLANNERS
P.O. BOX 493 11200 SO. MT. VERNON AVE. #D
RIVERSIDE, CA 92502 COLTON, CA 92324 PALM DESERT, CA 92260
(714) 686-0844 (714) 825-1082 (619) 346-5691
SCALE: 1" = 40'
DATE: JUNE 1989
BENCH MARK: V.B. 10-64 ELEV. = 1700.670 DATE: 1971
ON VAN BUREN BLVD. FROM C. INT. OF VAN BUREN & WOOD RD., 205' N. OF VAN BUREN & THE N.E. SIDE OF GRANITE BOULDER, ON TOP OF 3'x15'x18' BOULDER.

J.F.D. ASSOCIATES
DESIGNED BY GC DRAWN BY MK CHECKED BY JF
DATE: 3/9/90

CITY OF RIVERSIDE, CALIFORNIA
DEPARTMENT OF PUBLIC WORKS
APPROVED BY: *[Signature]* DATE: 3/9/90
TRAFFIC DIVISION
CHIEF P.W. ENGR.

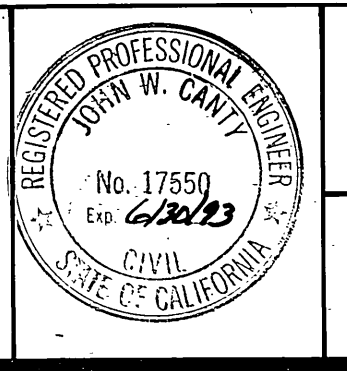
TRACT No. 22653-7
SEWER PLAN & PROFILE
MERRICK STREET
STA. 0+00.00 TO STA. 4+90.00
FOR: SIC CORP.

PROJECT NO. S-1571
SHEET 3 OF 7
FILE NO. 8911168



Underground Service Alert
 Call: TOLL FREE
 1-800-422-4133
 TWO WORKING DAYS BEFORE YOU DIG.

PRIVATE ENGINEERING NOTE
 CONSTRUCTION CONTRACTOR AGREES THAT IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, CONSTRUCTION CONTRACTOR WILL BE REQUIRED TO ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THE PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY. THAT THIS REQUIREMENT SHALL BE MADE TO APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS, AND CONSTRUCTION CONTRACTOR FURTHER AGREES TO DEFEND, INDEMNIFY AND HOLD DESIGN PROFESSIONAL HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPTING LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF DESIGN PROFESSIONAL.



PREPARED UNDER THE DIRECTION OF:
J. W. Canty
 REGISTERED CIVIL ENGINEER NO. 17550
 EXPIRATION DATE 06-30-93 DATE: 2/13/89
 APPROVED BY:

J.F. DAVIDSON ASSOCIATES, INC.
 CIVIL ENGINEERS • SURVEYORS • PLANNERS
 P.O. BOX 493 11200 SO. MT. VERNON AVE. #D 73-080 EL PASO ST #103
 RIVERSIDE, CA 92502 COLTON, CA 92324 PALM DESERT, CA 92260
 (714) 686-0844 (714) 825-1082 (619) 346-5691

SCALE: SCALE 1" = 40'
 DATE: JUNE 1989

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CITY OF RIVERSIDE, CALIFORNIA
 DEPARTMENT OF PUBLIC WORKS

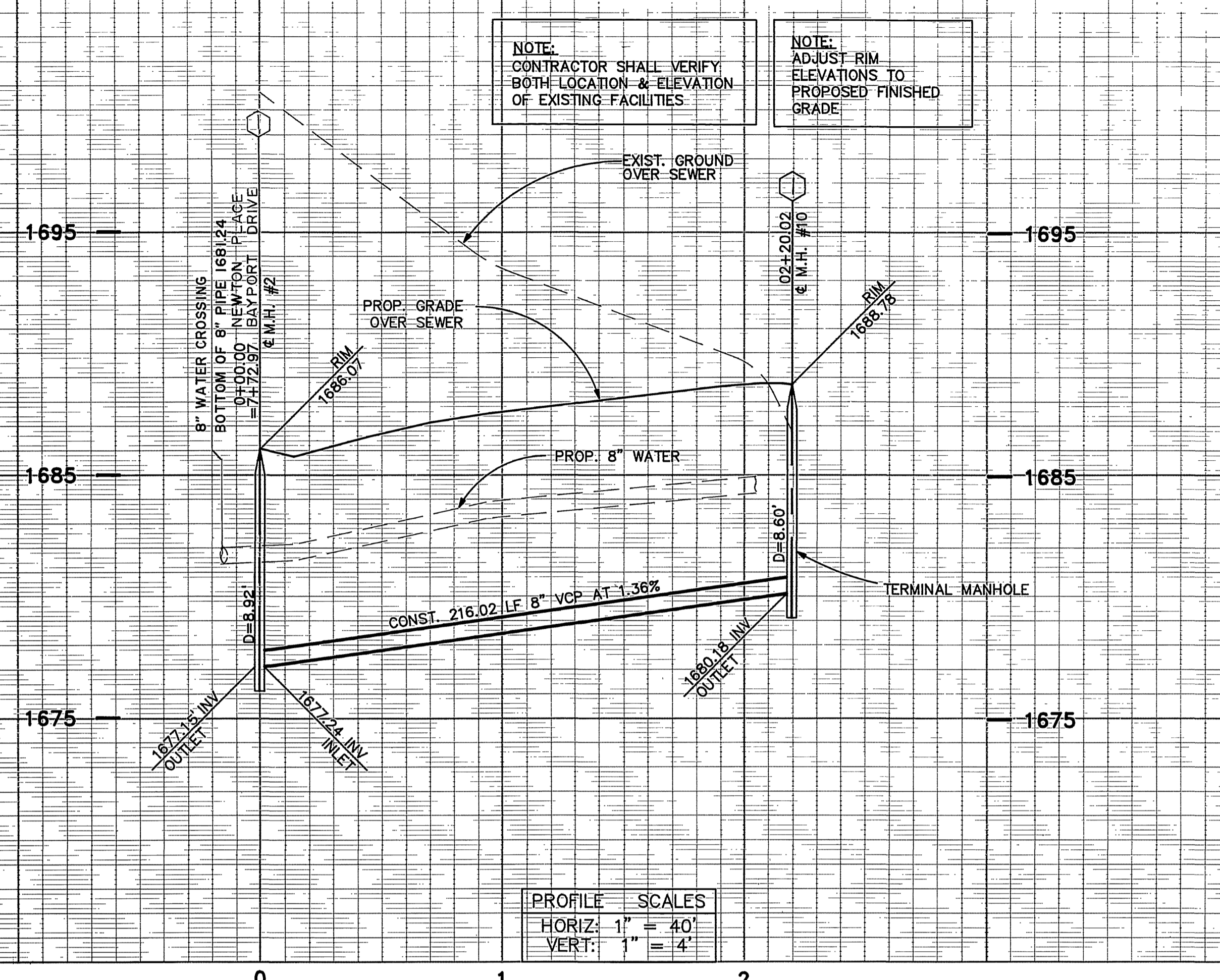
APPROVED BY: *[Signature]* DATE: 3/9/90
 BY: *[Signature]* DATE: 3/9/90
 PARK DEPARTMENT
 TRAFFIC DIVISION
 CHIEF P.W. ENGR.

DESIGNED BY: GC DRAWN BY: MK CHECKED BY: JF

TRACT No. 22653-7
 SEWER PLAN & PROFILE
 CHESTERFIELD ROAD
 STA. 00+00.00 TO STA. 11+00.00

FOR: SIC CORP.

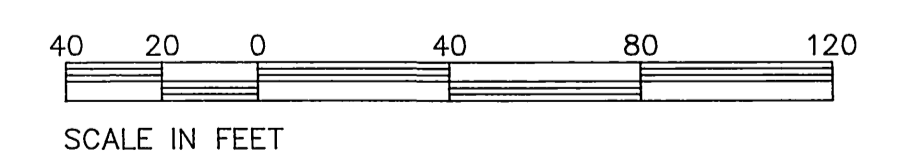
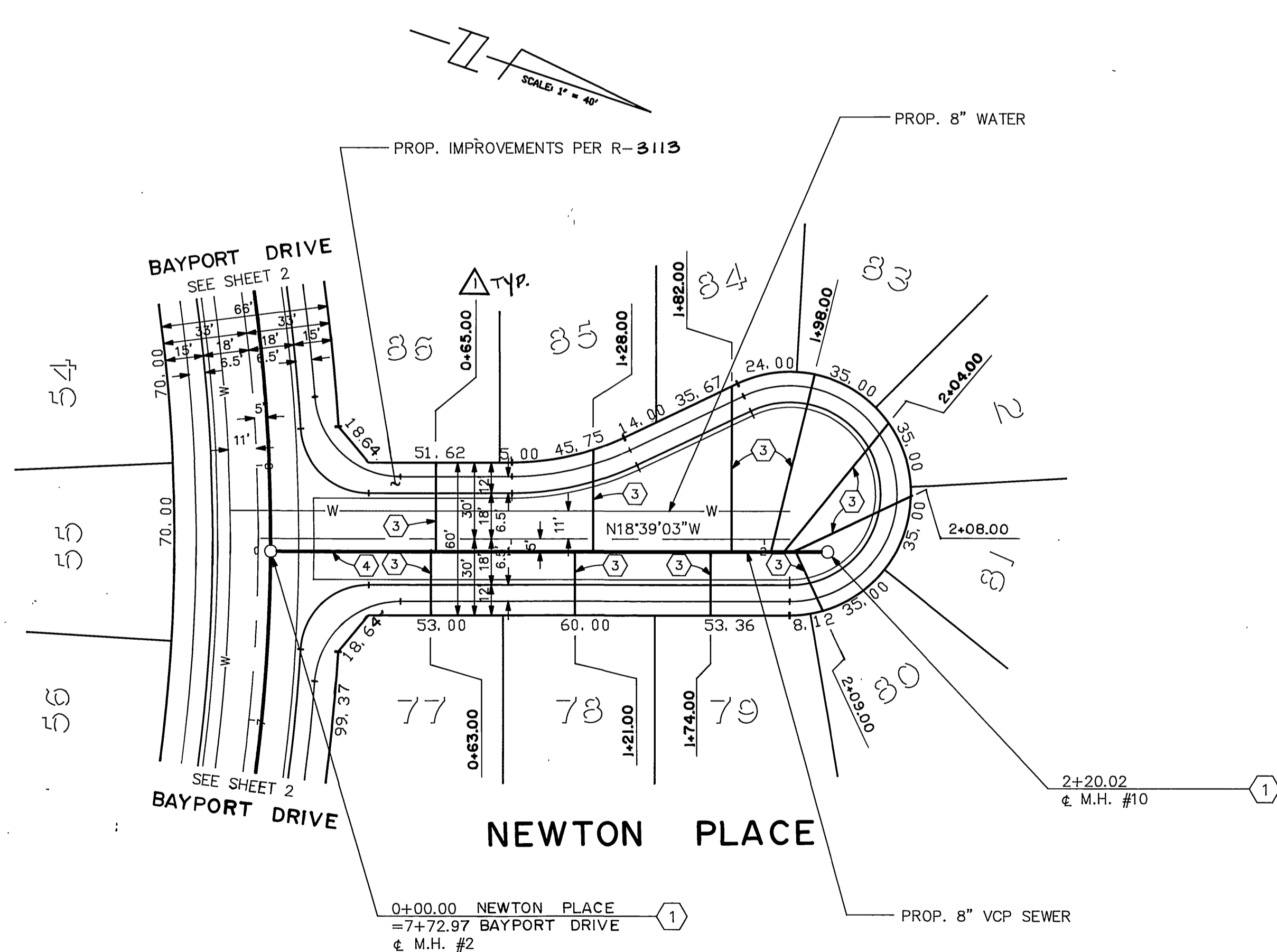
PROJECT NO. S-1571
 SHEET 4 OF 7
 FILE NO. 8911168



NOTE: CONTRACTOR SHALL VERIFY BOTH LOCATION & ELEVATION OF EXISTING FACILITIES.

NOTE: ADJUST RIM ELEVATIONS TO PROPOSED FINISHED GRADE.

PROFILE SCALES
 HORIZ: 1" = 40'
 VERT: 1" = 4'



SEE SHEET NO. 1 FOR GENERAL & CONSTRUCTION NOTES.

Underground Service Alert
 Call: TOLL FREE
 1-800-422-4133
 TWO WORKING DAYS BEFORE YOU DIG

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PREPARED UNDER THE DIRECTION OF:
John W. Crant
 REGISTERED CIVIL ENGINEER NO. 17550
 EXPIRATION DATE 06-30-93 DATE: 2/18/89
 APPROVED BY:

J.F. DAVIDSON ASSOCIATES, INC.
 CIVIL ENGINEERS • SURVEYORS • PLANNERS
 P.O. BOX 493 11200 SO. MT. VERNON AVE. #D 73-080 EL PASO, #103
 RIVERSIDE, CA 92502 COLTON, CA 92324 PALM DESERT, CA 92260
 (714) 686-0844 (714) 825-1082 (619) 346-5691

SCALE: 1" = 40'
 DATE: JUNE 1989

BENCH MARK:
 V.B. 10-64 ELEV. = 1700.670 DATE: 1971
 BRASS DISK FLUSH & MARKED V.B. 10-64, 0.6 MI. E. ON VAN BUREN BLVD. FROM CL INT. OF VAN BUREN & WOOD RD., 205' N. OF VAN BUREN & THE N.E. SIDE OF GRANITE BOULDER, ON TOP OF 3'X15'X16" BOULDER.

J.F.D. ASSOCIATES

DESIGNED BY GC DRAWN BY MK CHECKED BY JF

CITY OF RIVERSIDE, CALIFORNIA
 DEPARTMENT OF PUBLIC WORKS

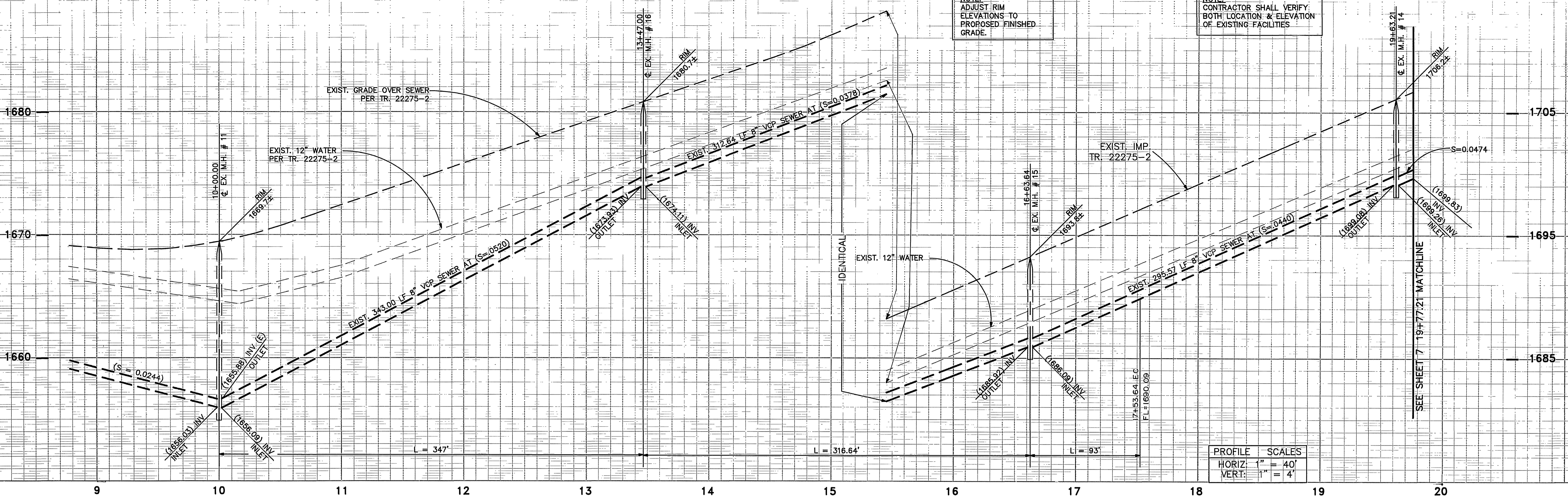
APPROVED BY: [Signature]
 DATE: 3/17/90

TRACT No. 22653-7
 SEWER PLAN & PROFILE
 NEWTON PLACE
 STA. 0+00.00 TO STA. 2+20.02

PROJECT NO. S-1571
 SHEET 5 OF 7
 FILE NO. 8911168

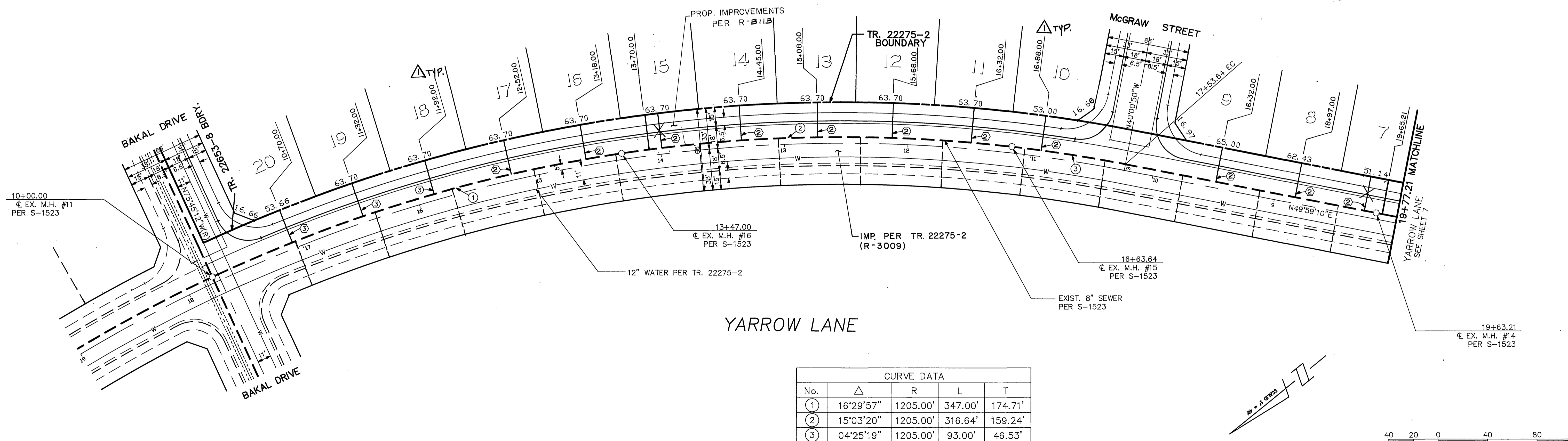
NOTE:
ADJUST RIM
ELEVATIONS TO
PROPOSED FINISHED
GRADE.

NOTE:
CONTRACTOR SHALL VERIFY
BOTH LOCATION & ELEVATION
OF EXISTING FACILITIES



PROFILE SCALES

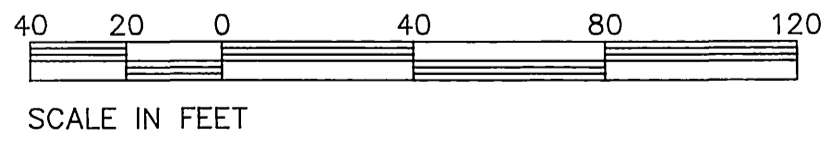
HORIZ:	1" = 40'
VERT:	1" = 4'



CURVE DATA

No.	Δ	R	L	T
①	16°29'57"	1205.00'	347.00'	174.71'
②	15°03'20"	1205.00'	316.64'	159.24'
③	04°25'19"	1205.00'	93.00'	46.53'

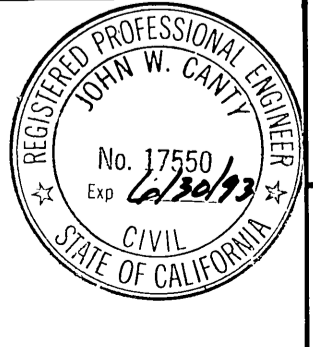
NOTE: THIS PLAN SHOWS SEWER LATERAL CONSTRUCTION ONLY. 8" SEWER MAIN CONSTRUCTED PER S-1523



SEE SHEET NO. 1 FOR GENERAL & CONSTRUCTION NOTES.

Underground Service Alert
Call: TOLL FREE
1-800-422-4133
TWO WORKING DAYS BEFORE YOU DIG

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PREPARED UNDER THE DIRECTION OF:
John W. Canty
REGISTERED CIVIL ENGINEER NO. 17550
EXPIRATION DATE 06-30-93 DATE: 7/18/89
APPROVED BY:

J.F. DAVIDSON ASSOCIATES, INC.
CIVIL ENGINEERS • SURVEYORS • PLANNERS
P.O. BOX 493 11200 SO. MT. VERNON AVE. #D 73-080 EL PASO, #103
RIVERSIDE, CA 92502 COLTON, CA 92324 PALM DESERT, CA 92260
(714) 886-0844 (714) 825-1082 (619) 346-5691

SCALE: 1" = 40'
DATE: JUNE 1989

J.F.D. ASSOCIATES
DESIGNED BY GC DRAWN BY MK CHECKED BY JF
BENCH MARK: V.B. 10-64 ELEV. = 1700.670 DATE: 1971
BRASS DISK FLUSH & MARKED V.B. 10-64, 0.6 MI. E. ON VAN BUREN BLVD. FROM CL INT. OF VAN BUREN & WOOD RD., 205' N. OF VAN BUREN & THE N.E. SIDE OF GRANITE BOULDER, ON TOP OF 3'x15'x18" BOULDER.

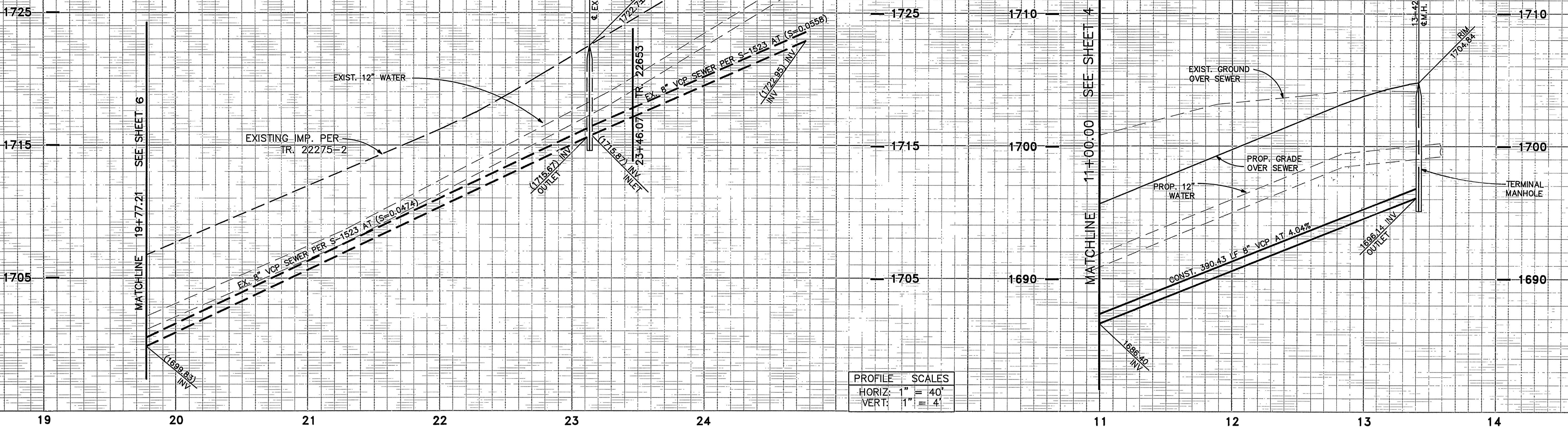
CITY OF RIVERSIDE, CALIFORNIA
DEPARTMENT OF PUBLIC WORKS
APPROVED BY: [Signature]
PRINCIPAL ENGINEER
PARK DEPARTMENT
TRAFFIC DIVISION
CHIEF P.W. ENGR.
DATE: 3/9/90

TRACT No. 22653-7
SEWER PLAN & PROFILE
YARROW LANE
STA. 10+00.00 TO STA. 19+77.21
FOR: SIC CORP.

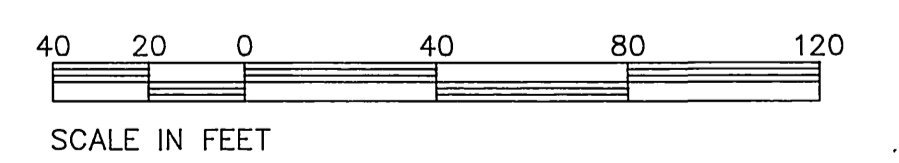
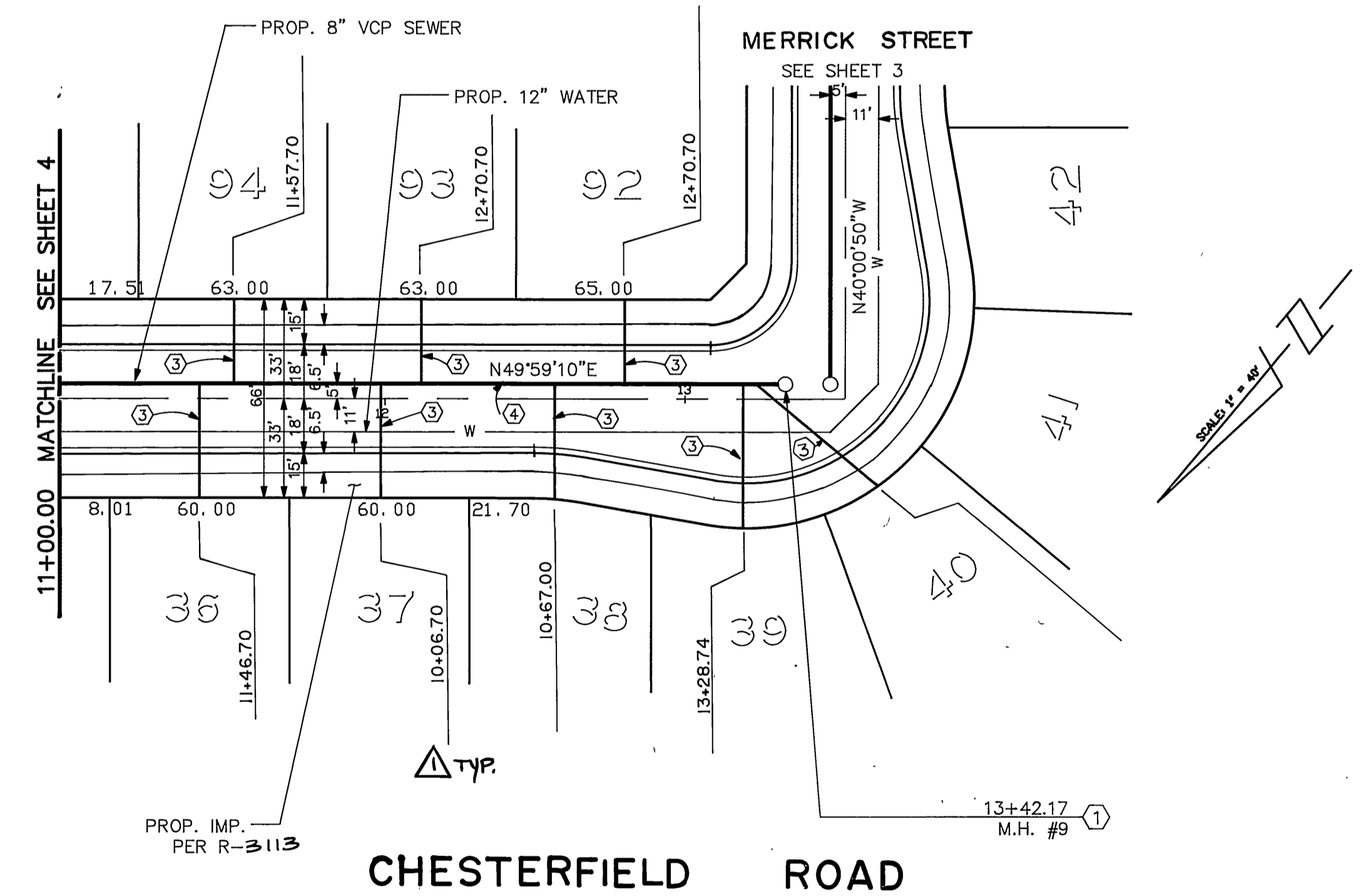
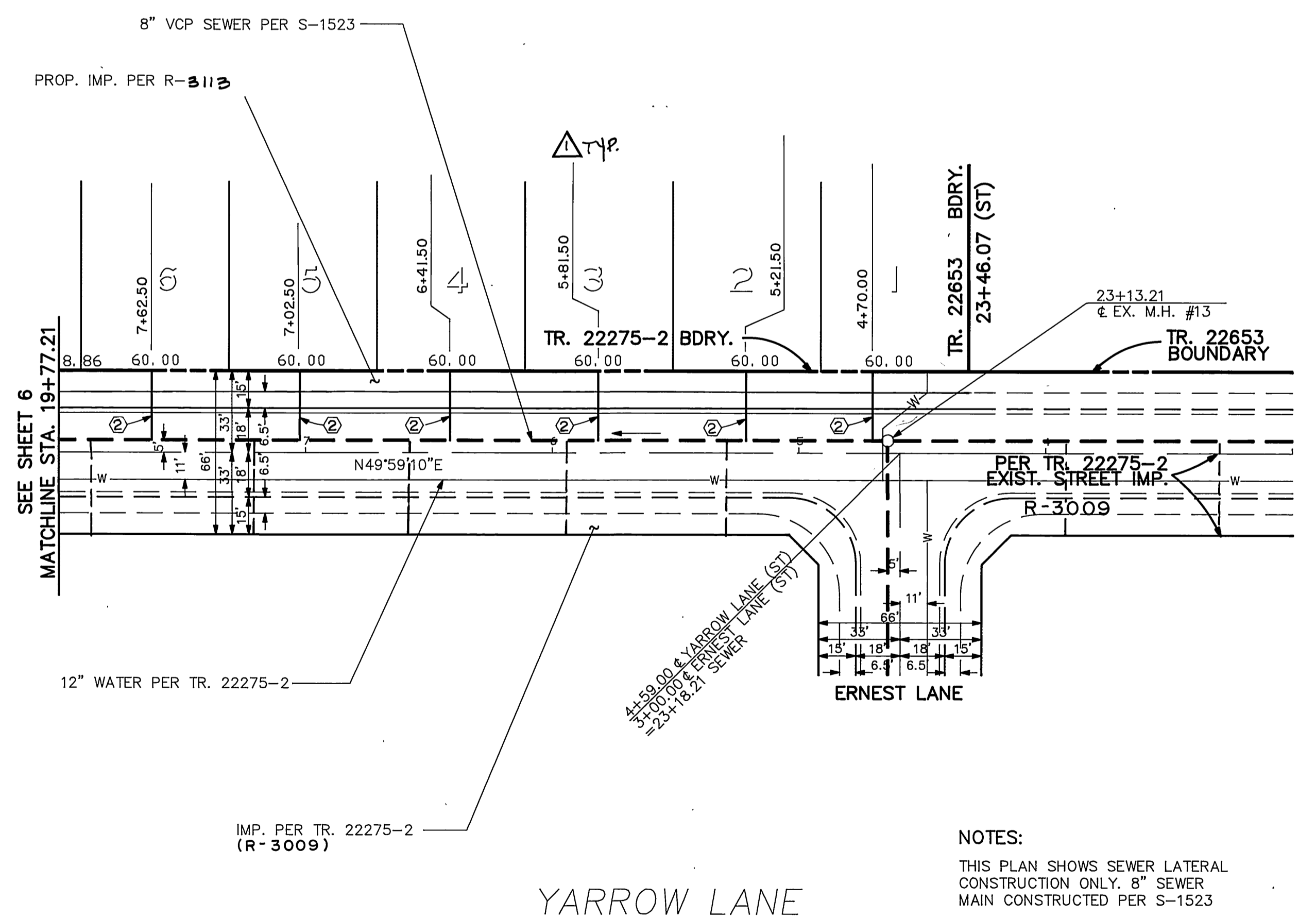
PROJECT NO. S-1571
SHEET 6 OF 7
FILE NO. 8911168
INDEXED S-10-90 JH

NOTE:
ADJUST RIM
ELEVATIONS TO
PROPOSED FINISHED
GRADE.

NOTE:
CONTRACTOR SHALL VERIFY
BOTH LOCATION & ELEVATION
OF EXISTING FACILITIES



PROFILE SCALES	
HORIZ:	1" = 40'
VERT:	1" = 4'

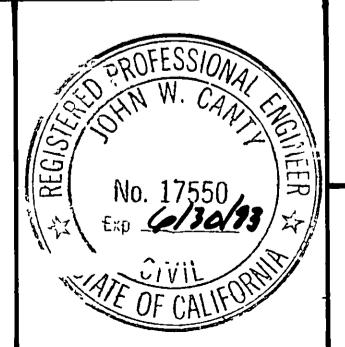


SEE SHEET NO. 1 FOR GENERAL & CONSTRUCTION NOTES.

NOTES:
THIS PLAN SHOWS SEWER LATERAL
CONSTRUCTION ONLY. 8\"/>

Underground Service Alert
Call: TOLL FREE
1-800
422-4133
TWO WORKING DAYS BEFORE YOU DIG

PRIVATE ENGINEERING NOTE
CONSTRUCTION CONTRACTOR AGREES THAT IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, CONSTRUCTION CONTRACTOR WILL BE REQUIRED TO ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THE PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY. THAT THIS REQUIREMENT SHALL BE MADE TO APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS, AND CONSTRUCTION CONTRACTOR FURTHER AGREES TO DEFEND, INDEMNIFY AND HOLD DESIGN PROFESSIONAL HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPTING LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF DESIGN PROFESSIONAL.



PREPARED UNDER THE DIRECTION OF:
John W. County
REGISTERED CIVIL ENGINEER NO. 17550
EXPIRATION DATE 08-30-93 DATE: 1/6/89
APPROVED BY:

J.F. DAVIDSON ASSOCIATES, INC.
CIVIL ENGINEERS • SURVEYORS • PLANNERS
P.O. BOX 498 11200 SO. MT. VERNON AVE. #D 73-000 EL PASO, #103
RIVERSIDE, CA 92502 COOLTON, CA 92504 PALM DESERT, CA 92260
(714) 686-0844 (714) 825-1082 (619) 346-5691

SCALE: 1" = 40'
DATE: JUNE 1989
BENCH MARK: V.B. 10-64 ELEV. = 1700.670 DATE: 1971
BRASS DISK FLUSH & MARKED V.B. 10-64, 0.6 MI. E. ON VAN BUREN BLVD. FROM C. INT. OF VAN BUREN & WOOD RD., 205' N. OF VAN BUREN & THE N.E. SIDE OF GRANITE BOULDER, ON TOP OF 3'X15'X18' BOULDER.

DESIGNED BY GC DRAWN BY MK CHECKED BY JF
FRED

CITY OF RIVERSIDE, CALIFORNIA
DEPARTMENT OF PUBLIC WORKS
APPROVED BY: [Signature] DATE: 3/7/90
PRINCIPAL ENGINEER
TRAFFIC DIVISION
CHIEF P.W. ENGR.

TRACT No. 22653-7
SEWER PLAN & PROFILE
YARROW LANE
STA. 19+77.21 TO STA. 23+46.07
CHESTERFIELD ROAD
STA. 11+00.00 TO STA. 13+42.17
FOR: SIC CORP.

PROJECT NO. S-1571
SHEET 7 OF 7
FILE NO. 8911168

INDEXED S-10-90 left