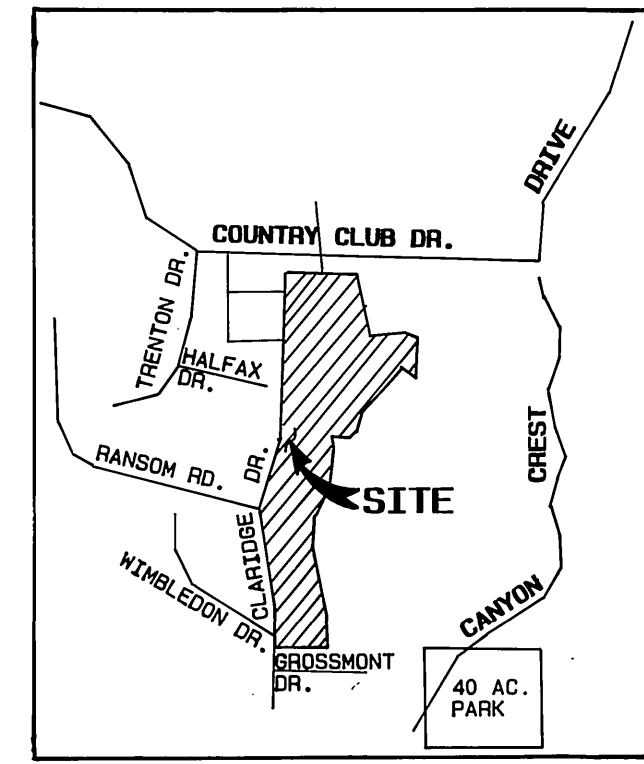


SEWER IMPROVEMENT PLANS



VICINITY MAP
N.T.S.

CONSTRUCTION NOTES

- ① CONSTRUCT MANHOLES PER CITY OF RIV. STD. NO. 500.
- ② CONSTRUCT 4" SEWER LATERALS PER CITY OF RIV. STD. NO. 562
- ③ CONSTRUCT 8" V.C.P. SEWER MAIN.
- ④ CONSTRUCT SEWER CLEANOUT PER CITY OF RIV. STD. NO. 560.
- ⑤ CONSTRUCT SEWER ENCASUREMENT PER CITY OF RIV. PUBLIC UTILITIES C.W.D.-022

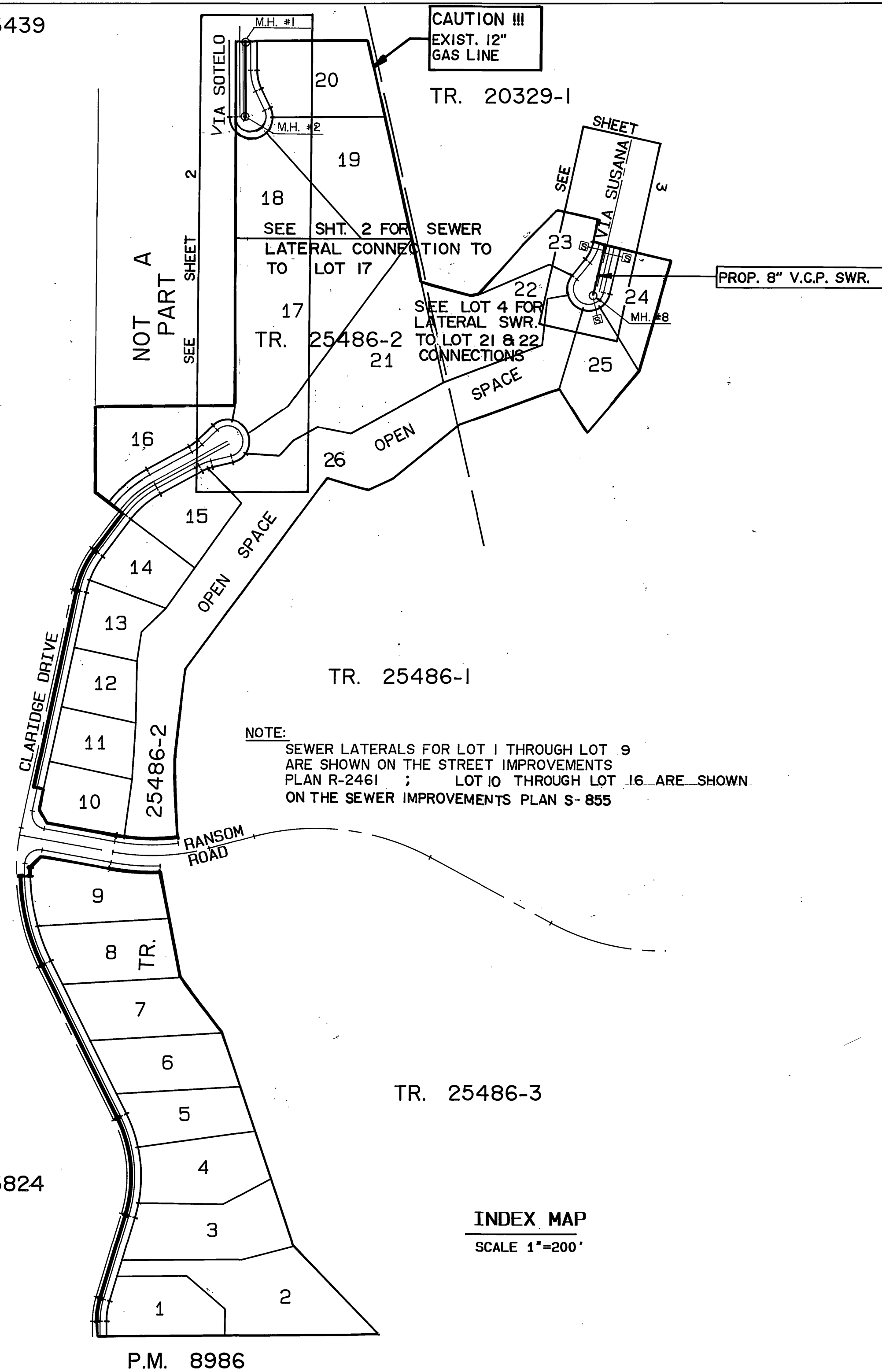
LEGEND

- EXISTING 8" V.C.P. SEWER
- PROPOSED 8" V.C.P. SEWER
- PROPOSED MANHOLE
- PROPOSED SEWER CLEANOUT

TR. 3439

CAUTION !!!
EXIST. 12"
GAS LINE

TR. 20329-1



TR. 3825

TR. 25486-1

NOTE:
SEWER LATERALS FOR LOT 1 THROUGH LOT 9
ARE SHOWN ON THE STREET IMPROVEMENTS
PLAN R-2461 ; LOT 10 THROUGH LOT 16 ARE SHOWN
ON THE SEWER IMPROVEMENTS PLAN S-855

TR. 3111

TR. 25486-3

TR. 3824

INDEX MAP
SCALE 1"=200'

P.M. 8986

GENERAL NOTES (SEWER)

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, Standard Drawing 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 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 City of Riverside Standard 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 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 on 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. Prior to construction the contractor shall pothole all utility crossings and connections and verify the location and elevation of all utilities affected. The engineer shall be notified of any discrepancies before construction begins.

CITY OF RIVERSIDE WATER SYSTEM	SO. CAL. GAS CO.
<i>Richard J. Dadek</i> APPROVED DATE 7-31-92	<i>H. Drew Santa</i> REVIEWED BY DATE 6-2-92

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:

REGISTERED CIVIL ENGINEER NO. 46212

EXPIRES ON DATE: 12/31/94 DATE: 4/15/92

J.F. Davidson Associates, Inc.

ENGINEERING PLANNING SURVEYING ARCHITECTURE LANDSCAPE ARCHITECTURE

3880 Lemon Street, Suite 300 P.O. Box 493 Riverside, CA 92502 (714) 686-0844 FAX 714-686-9954

11200 S. Mt. Vernon Ave., Suite "D" Colton, CA 92324 (919) 246-6891 FAX 919-340-0529

SCALE: AS SHOWN DATE: JUNE, 1991

BENCH MARK: P.K. NAIL & TAG IN BASE OF LIGHT STANDARD IN MEDIAN STRIP OF COUNTRY CLUB DRIVE 60+ WEST OF ELEV. = 1068.06

MARK	REVISIONS	APPR.	DATE
DESIGNED BY C.R.G.	DRAWN BY D.P.P.	CHECKED BY J.D.S.	

**CITY OF RIVERSIDE, CALIFORNIA
DEPARTMENT OF PUBLIC WORKS**

APPROVED BY	BY	DATE
PRINCIPAL ENGINEER	<i>[Signature]</i>	7/22/93
PARK DEPARTMENT		
TRAFFIC DIVISION		
CHIEF P.W. ENGR.	<i>[Signature]</i>	7/22/93

DATE: 7/22/93

TRACT 25486-2

SEWER IMPROVEMENT PLANS

TITLE SHEET

FOR: CHRISTIAN BERGUM & ASSOCIATES

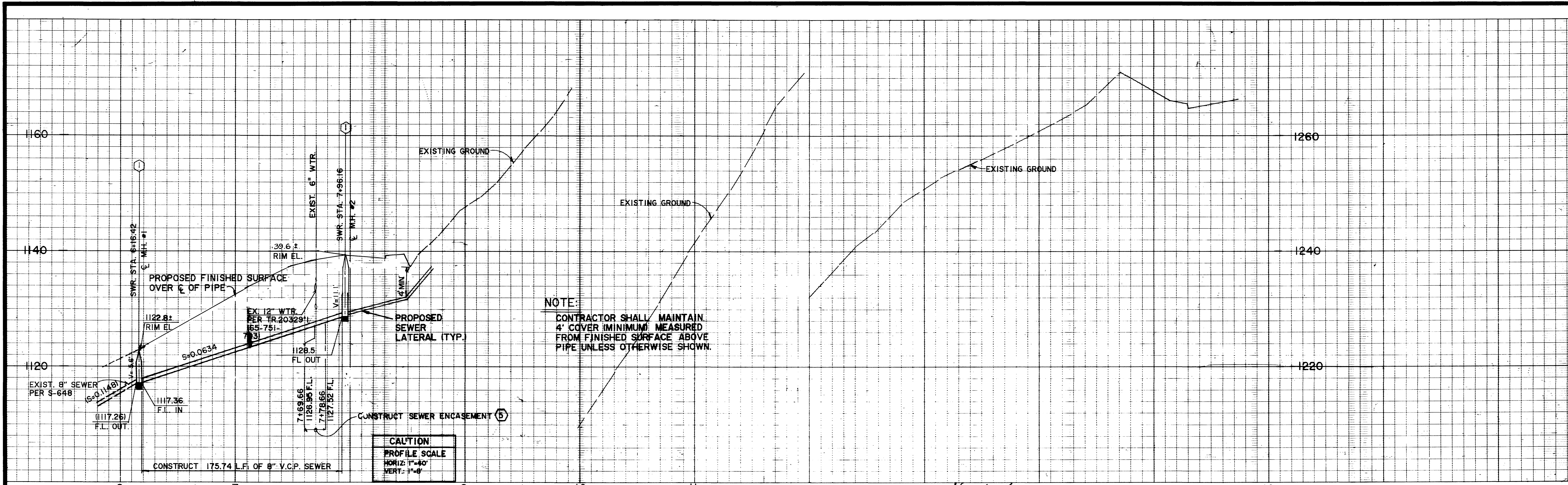
PROJECT NO. 9112517

S-1638

SHEET 1 OF 4

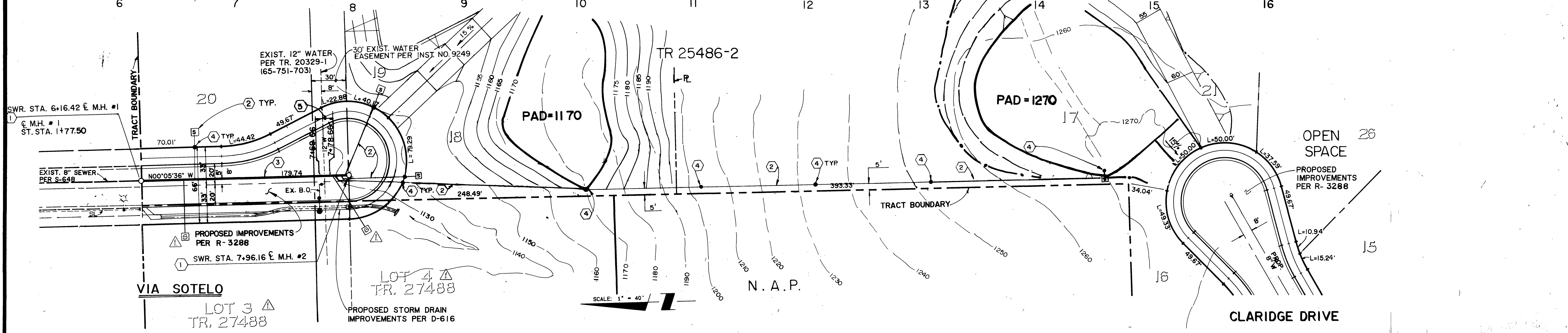
FILE NO. 9112517

INDEXED 9-1-93 471



NOTE:
 CONTRACTOR SHALL MAINTAIN
 4' COVER (MINIMUM) MEASURED
 FROM FINISHED SURFACE ABOVE
 PIPE UNLESS OTHERWISE SHOWN.

CAUTION
 PROFILE SCALE
 HORIZ: 1" = 40'
 VERT: 1" = 8'



REFER TO SEWER IMPROVEMENTS PLAN S-855
 FOR LOTS 10 THROUGH 16, AND STREET IMPROVEMENTS
 PLAN R-2461 FOR LOTS 1 THROUGH 9 FOR SEWER
 LATERAL LOCATIONS.

Revised By:
 Adkan Engineers
 6800 Airport Drive
 Riverside, CA 92504
 CHARLES A. LEACH
 N.C.E. 93942
 DATE: 12/14/99



CITY OF RIVERSIDE WATER SYSTEM SO. CAL. GAS CO.
 Richard J. Duda APPROVED 7-31-92 DATE
 H. Dean Sandoz REVIEWED BY 6-2-92 DATE

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:
 REGISTERED CIVIL ENGINEER NO. 46212
 EXPIRATION DATE: 12/31/99 DATE: 4/15/12

J.F. Davidson Associates, Inc.
 ENGINEERING PLANNING SURVEYING ARCHITECTURE LANDSCAPE ARCHITECTURE
 3880 Lemon Street, Suite 300 11200 S. Mt. Vernon Ave., Suite 'D' 73-080 El Paseo, Suite 106
 P.O. Box 493 Colton, CA 92524 Palm Desert, CA 92260
 Riverside, CA 92502 (714) 925-1082 (714) 925-5691 (619) 346-5691
 (714) 686-0644 FAX 619-340-0529
 FAX 714-686-5954
 BENCH MARK: P.K. NAIL & TAG IN BASE OF LIGHT STANDARD IN MEDIUM STRIP OF COUNTRY CLUB DRIVE 60+ WEST OF C.L. CANYON CREST DRIVE. ELEV. = 1068.06
 SCALE: 1" = 40'
 DATE: JUNE, 1991

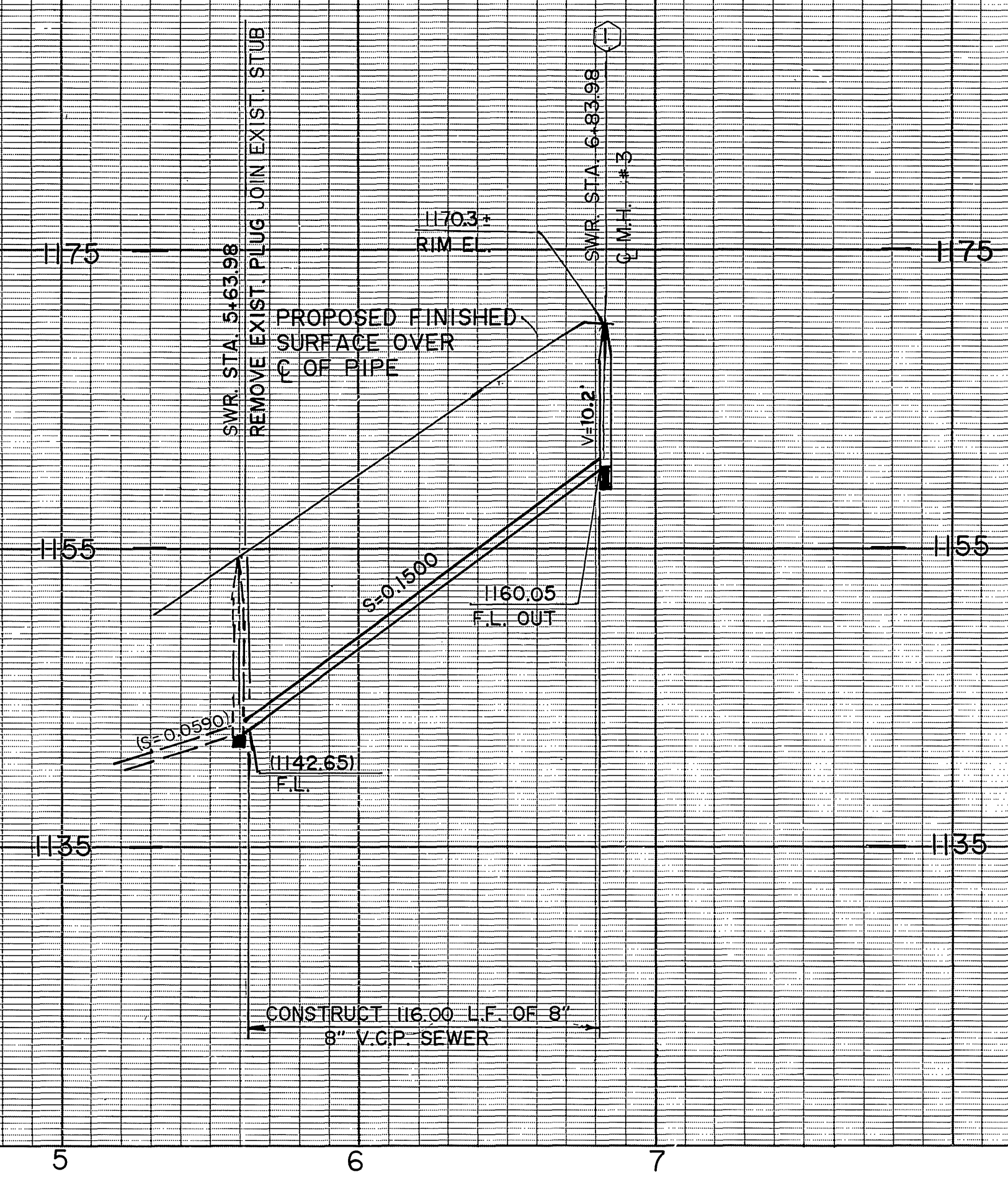
CITY BUSINESS TAX CERTIFICATE NO. 4994 EXP. DATE 12-31-93
 ADD SEWER LATERALS, LOTS 3 & 4, TR. 27488
 DESIGNED BY C.R.G. DRAWN BY A.O.S. CHECKED BY J.D.S.

CITY OF RIVERSIDE, CALIFORNIA DEPARTMENT OF PUBLIC WORKS
 APPROVED BY: [Signature] DATE: 7/22/93
 PRINCIPAL ENGINEER
 PARK DEPARTMENT
 TRAFFIC DIVISION
 CHIEF P.W. ENGR

TRACT 25486-2
 SEWER IMPROVEMENT PLANS
 VIA SOTELO TO CLARIDGE DR.
 STA. 6+16.42 TO STA. 15+46.36
 FOR: CHRISTIAN BERGUM & ASSOCIATES

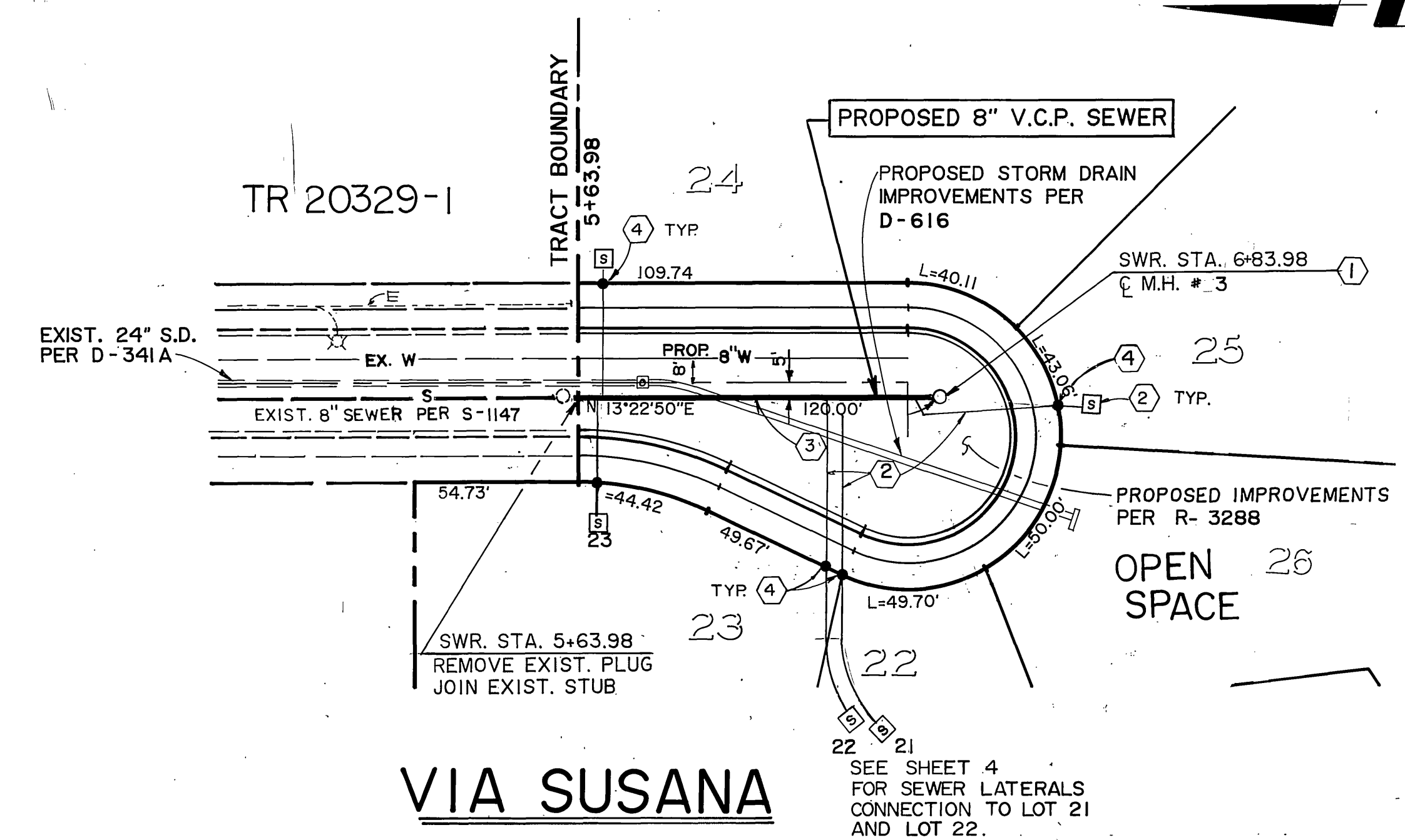
PROJECT NO. 9112517
 S-1638
 SHEET 2 OF 4
 FILE NO. 9112517

INDEXED 9-1-93 4/1



CAUTION!!
 PROFILE SCALE
 HORIZ: 1" = 40'
 VERT: 1" = 8'

SCALE: 1" = 40'



CITY OF RIVERSIDE WATER SYSTEM **SO. CAL. GAS CO.**

Richard J. Dierck 7-31-92 H. Drew Sants 6-2-92
 APPROVED DATE REVIEWED BY DATE

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:
 REGISTERED CIVIL ENGINEER NO. 45212
 EXPIRATION DATE: 12/31/94 DATE: 4/15/12

J.F. Davidson Associates, Inc.
 ENGINEERING PLANNING SURVEYING ARCHITECTURE LANDSCAPE ARCHITECTURE
 3880 Lemon Street, Suite 300 11200 S. Mt. Vernon Ave., Suite "D" 73-080 El Paseo, Suite 106
 P.O. Box 493 Colton, CA 92324 Palm Desert, CA 92260
 Riverside, CA 92502 (714) 825-1082 (919) 348-5051
 (714) 686-0844 FAX 714-686-5954 FAX 919-340-0529

SCALE: 1" = 40'
 DATE: JUNE, 1991

BENCH MARK: P.K. NAIL & TAG IN BASE OF LIGHT STANDARD IN MEDIAN STRIP OF COUNTRY CLUB DRIVE 60+ WEST OF C.L., CANYON CREST DRIVE. ELEV. = 1068.06

NO.	REVISIONS	APPR.	DATE

DESIGNED BY C.R.G. DRAWN BY A.S. CHECKED BY J.D.S.

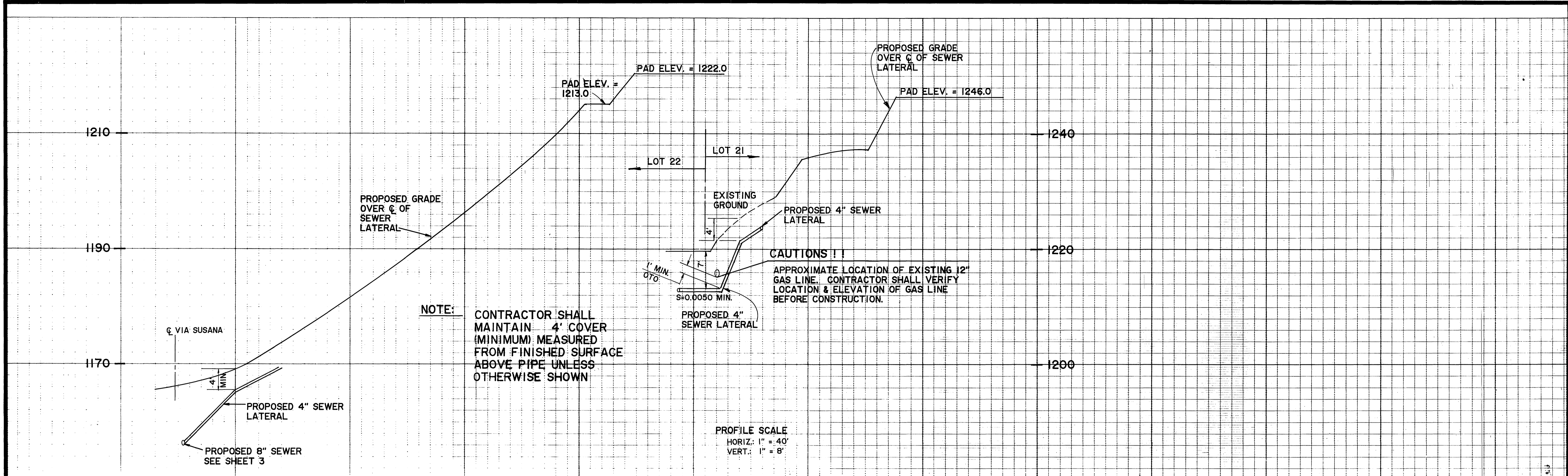
CITY OF RIVERSIDE, CALIFORNIA DEPARTMENT OF PUBLIC WORKS

APPROVED BY	BY	DATE	APPROVED BY
PRINCIPAL ENGINEER			
PARK DEPARTMENT			
TRAFFIC DIVISION			
CHIEF P.W. ENGR.			

DATE: 7/22/93

TRACT 25486-2 SEWER IMPROVEMENT PLANS
 CLARIDGE DRIVE
 STA. 15+46.36 TO STA. 18+06.67
 VIA SUSANA
 STA. 5+63.98 TO STA. 6+83.98
 FOR: CHRISTIAN BERGMAN & ASSOCIATES

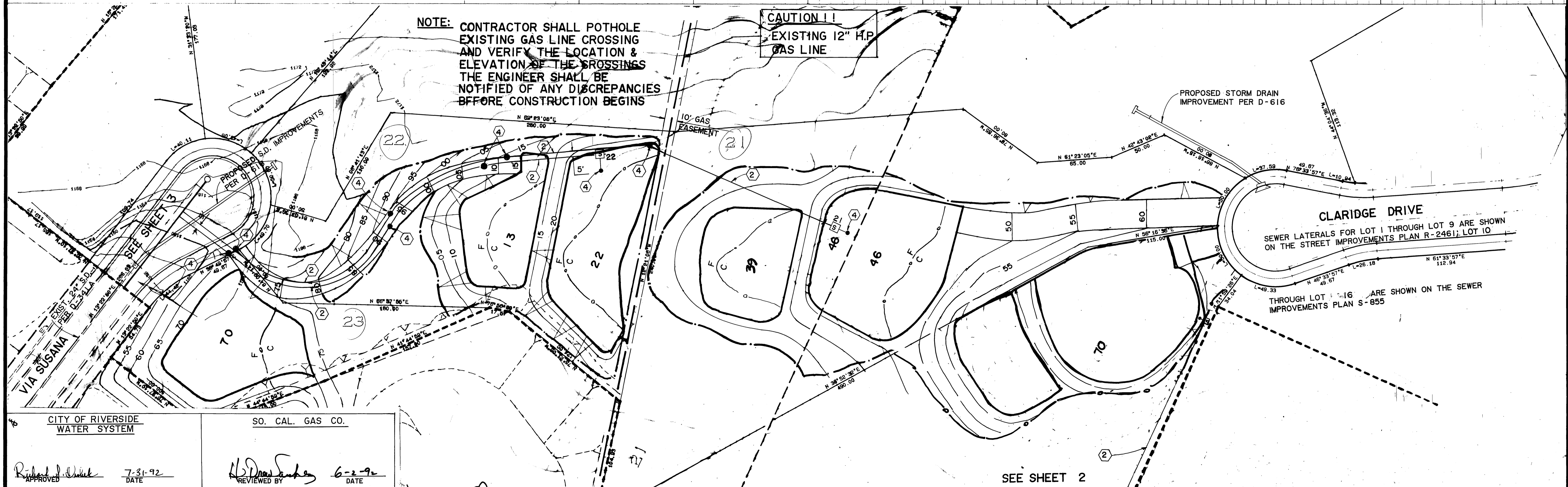
PROJECT NO. 9112517
 S-1638
 3 OF 4
 SHEET
 FILE NO.: 9112517



NOTE: CONTRACTOR SHALL MAINTAIN 4' COVER (MINIMUM) MEASURED FROM FINISHED SURFACE ABOVE PIPE UNLESS OTHERWISE SHOWN

CAUTIONS !!
APPROXIMATE LOCATION OF EXISTING 12" GAS LINE. CONTRACTOR SHALL VERIFY LOCATION & ELEVATION OF GAS LINE BEFORE CONSTRUCTION.

PROFILE SCALE
HORIZ: 1" = 40'
VERT: 1" = 8'



NOTE: CONTRACTOR SHALL POTHOLE EXISTING GAS LINE CROSSING AND VERIFY THE LOCATION & ELEVATION OF THE CROSSINGS. THE ENGINEER SHALL BE NOTIFIED OF ANY DISCREPANCIES BEFORE CONSTRUCTION BEGINS

CAUTION !!
EXISTING 12" H.P. GAS LINE

SEE SHEET 2

<p>Underground Service Alert</p> <p>Call: TOLL FREE 1-800-422-4133</p> <p>PWO WORKING DAYS BEFORE YOU DIG</p>	<p>PRIVATE ENGINEERING NOTE</p> <p>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.</p>	<p>APPROVED BY: <i>[Signature]</i> DATE: 12/31/92</p> <p>REVIEWED BY: <i>[Signature]</i> DATE: 6-2-92</p>	<p>J.F. Davidson Associates, Inc.</p> <p>ENGINEERING, PLANNING, SURVEYING, ARCHITECTURE, LANDSCAPE ARCHITECTURE</p> <p>3880 Lemon Street, Suite 300, Riverside, CA 92502 (714) 686-0844 FAX 714-686-5954</p> <p>11200 S. Mt. Vernon Ave., Suite 'D', Colton, CA 92324 (714) 825-1082</p> <p>73-080 El Paseo, Suite 106, Palm Desert, CA 92260 (619) 346-5891 FAX 619-340-0929</p> <p>CITY BUSINESS TAX CERTIFICATE NO. 4994 EXP. DATE 12-31-95</p> <p>SCALE: 1"=40'</p> <p>DATE: MARCH 1992</p> <p>BENCH MARK: P.K. NAIL & TAG IN BASE OF LIGHT STANDARD IN MEDIAN STRIP OF COUNTRY CLUB DRIVE 60' + WEST OF C.L. CANYON CREST DRIVE. ELEV. 1068.06</p>	<p>DESIGNED BY: T.L.C. DRAWN BY: C.M.F. CHECKED BY: J.D.S.</p> <p>APPROVED BY: <i>[Signature]</i> DATE: 7/22/93</p>	<p>CITY OF RIVERSIDE, CALIFORNIA DEPARTMENT OF PUBLIC WORKS</p> <p>APPROVED BY: <i>[Signature]</i> DATE: 7/22/93</p> <p>PRINCIPAL ENGINEER: <i>[Signature]</i></p> <p>PARK DEPARTMENT: <i>[Signature]</i></p> <p>TRAFFIC DIVISION: <i>[Signature]</i></p> <p>CHIEF P.W. ENGR: <i>[Signature]</i></p>	<p>TRACT 25486 2 SEWER IMPROVEMENT PLANS</p> <p>SEWER LATERALS</p> <p>FOR: CHRISTIAN BERGUM & ASSOCIATES</p>	<p>PROJECT NO 9112517</p> <p>S-1638</p> <p>4 OF 4</p> <p>SHEET 4 OF 4</p> <p>FILE NO: 9112517</p>
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INDEXED 9-1-93 GH