

GENERAL NOTES

- NO PERSON SHALL PERFORM ANY CONSTRUCTION ACTIVITY OR INSTALL ANY OBJECTS WITHIN THE PUBLIC RIGHT-OF-WAY OR EASEMENTS OF THE CITY OF RIVERSIDE WITHOUT A VALID CONSTRUCTION PERMIT, OR A STREET OPENING PERMIT OR AN ENCROACHMENT PERMIT, ISSUED BY THE CITY'S PUBLIC WORKS DEPARTMENT.
- 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.
- CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CITY OF RIVERSIDE DEPARTMENT OF PUBLIC WORKS, STANDARD DRAWINGS, ITS SUPPLEMENTAL NOTES AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION CURRENT EDITION.
- 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 THE APPROVAL BY THE CITY.
- THE DEVELOPER SHALL BE RESPONSIBLE FOR RESERVING OR RE ESTABLISHING AND RETRACING SURVEY MONUMENTS DESTROYED, DISTURBED OR BURIED AS A RESULT OF CONSTRUCTION SHOWN HEREON.
- ALL FLAGGED ELEVATIONS SHALL BE STAKED IN THE FIELD BY THE PRIVATE ENGINEER.
- THE CONTRACTOR SHALL CALL IN A LOCATION REQUEST TO UNDERGROUND SERVICE ALERT (USA) PHONE NO. 1-800-227-2600, TWO WORKING DAYS BEFORE DIGGING. NO CONSTRUCTION PERMIT WILL BE ISSUED BY THE PUBLIC WORKS DEPARTMENT INVOLVING EXCAVATION FOR UNDERGROUND UTILITIES UNLESS THE APPLICANT HAS BEEN PROVIDED AN INQUIRY IDENTIFICATION NUMBER BY U.S.A.
- CONTRACTOR IS TO VERIFY EXISTING SEWER ELEVATION PRIOR TO CONSTRUCTION.
- LOCATION OF THE LATERALS TO BE DETERMINED IN THE FIELD AT THE DIRECTION OF THE OWNER. AVOID CONFLICT WITH PROPOSED AND/OR EXISTING FACILITIES.
- NO FINISHED FLOOR ELEVATION SHALL BE LESS THAN 6" ABOVE THE UPPER MANHOLE ELEVATION OF THE SEWER LINE SEGMENT BEING CONNECTED TO, WITHOUT HAVING THE PROPER BACKWATER VALVE INSTALLED IN THE LATERAL.
- 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.
- THE SEWER CONTRACTOR SHALL ADJUST MANHOLES TO FINAL GRADE AFTER PAVING IS COMPLETED.

CONSTRUCTION NOTES

- CONSTRUCT 8" V.C.P. SEWER IN CASE 1 BEDDING PER CITY STD. DRAWING NO. 452
- CONSTRUCT 4" SEWER LATERAL WITH PL. C.O. PER CITY OF RIVERSIDE STD. DRAWING NO. 562A
- CONSTRUCT SEWER MANHOLE PER CITY OF RIVERSIDE STD. DRAWING 500
- PLUG EXIST. 4" VCP LATERAL

LEGAL DESCRIPTION

LOT IN BLOCK B OF HOLDEN AVENUE TRACT, IN THE CITY OF RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS SHOWN BY MAP ON FILE IN BOOK 11 PAGE(S) 87 TO 89 INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF THE SAID COUNTY.

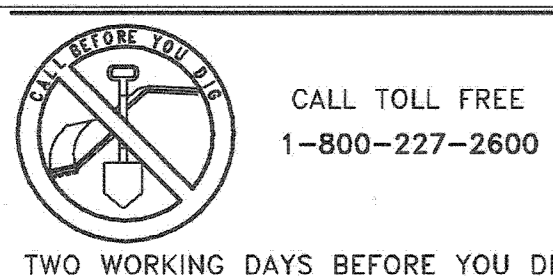
EXCEPT THEREFROM, THE SOUTHWESTERLY 105 FEET OF LOT 2 IN SAID BLOCK B.

ALSO EXCEPT THEREFROM, THAT PORTION THEREOF, AS CONVEYED TO THE CITY OF RIVERSIDE, BY THE DEED RECORDED AUGUST 19, 1986 AS INSTRUMENT NO. 84630 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

OWNER/APPLICANT
MR. VENDY BORCSA
7357 LINARES AVENUE
RIVERSIDE CA 92509

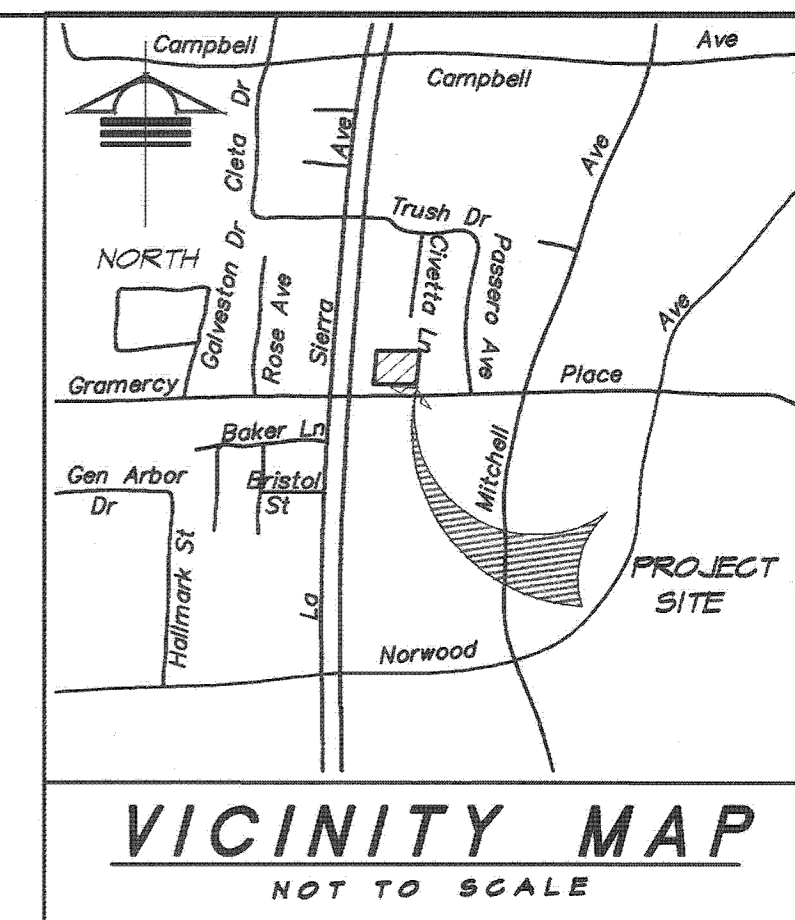
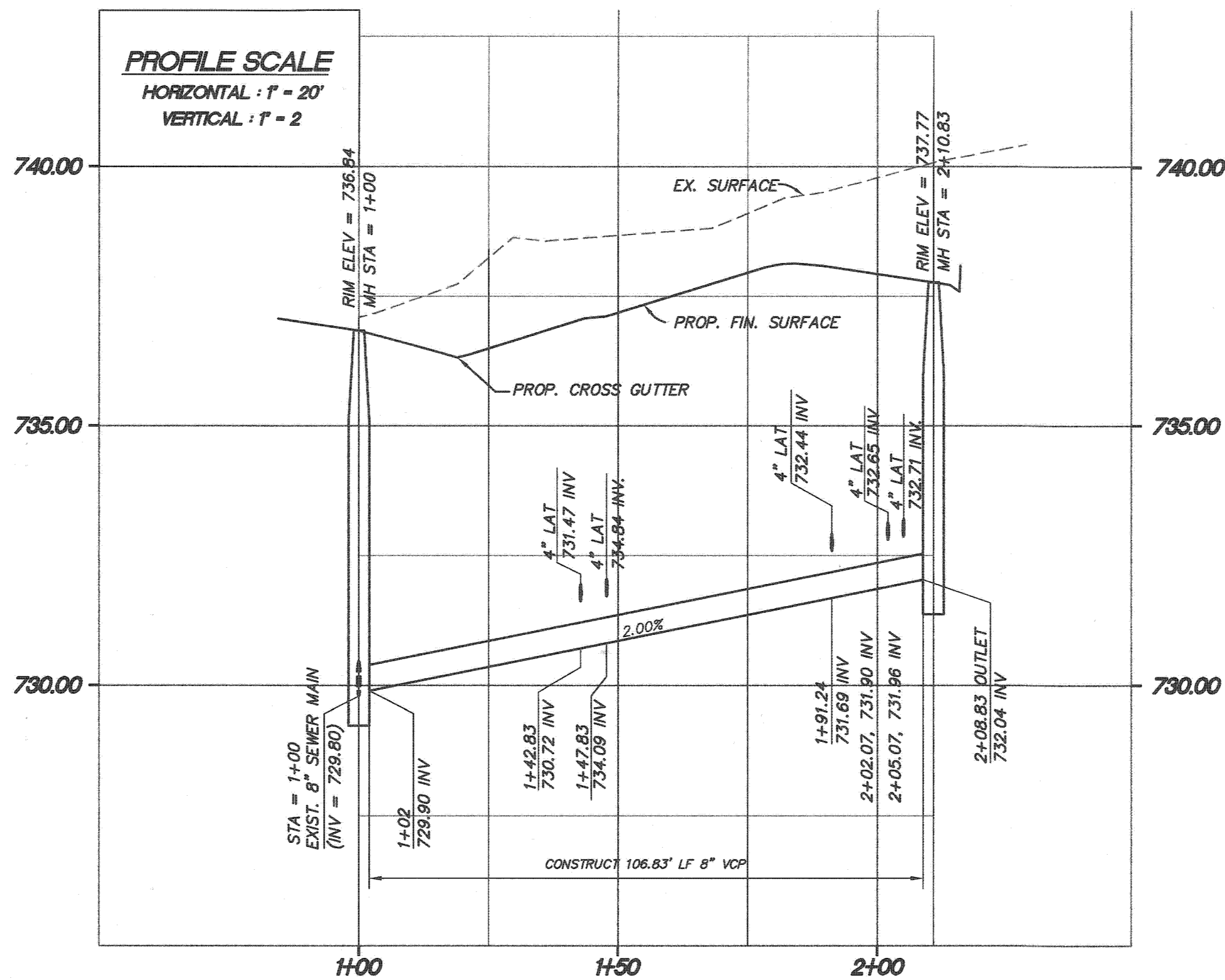
REFERENCE DRAWING
R-4005
PW06-1153 (GRADING)
S-1059

UNDERGROUND SERVICE ALERT



BENCHMARK
P.K. NAIL AND CITY ENGINEER TAG IN THE SOUTHERLY END OF A CATCH BASIN ALONG THE WESTERLY CURB OF LA SIERRA AVENUE, 44 FEET NORTHERLY OF THE B.C.R. OF THE NORTHWESTERLY CURB RETURN AT LA SIERRA AVE AND GRAMERCY PL. SET AS PART OF GRAMERCY-GOLDEN TOPO PROJECT.

POINT I.D. 01-H3 ELEVATION 741.142

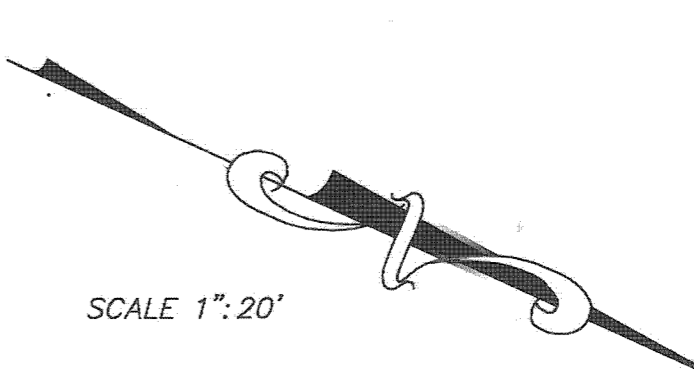


QUANTITIES

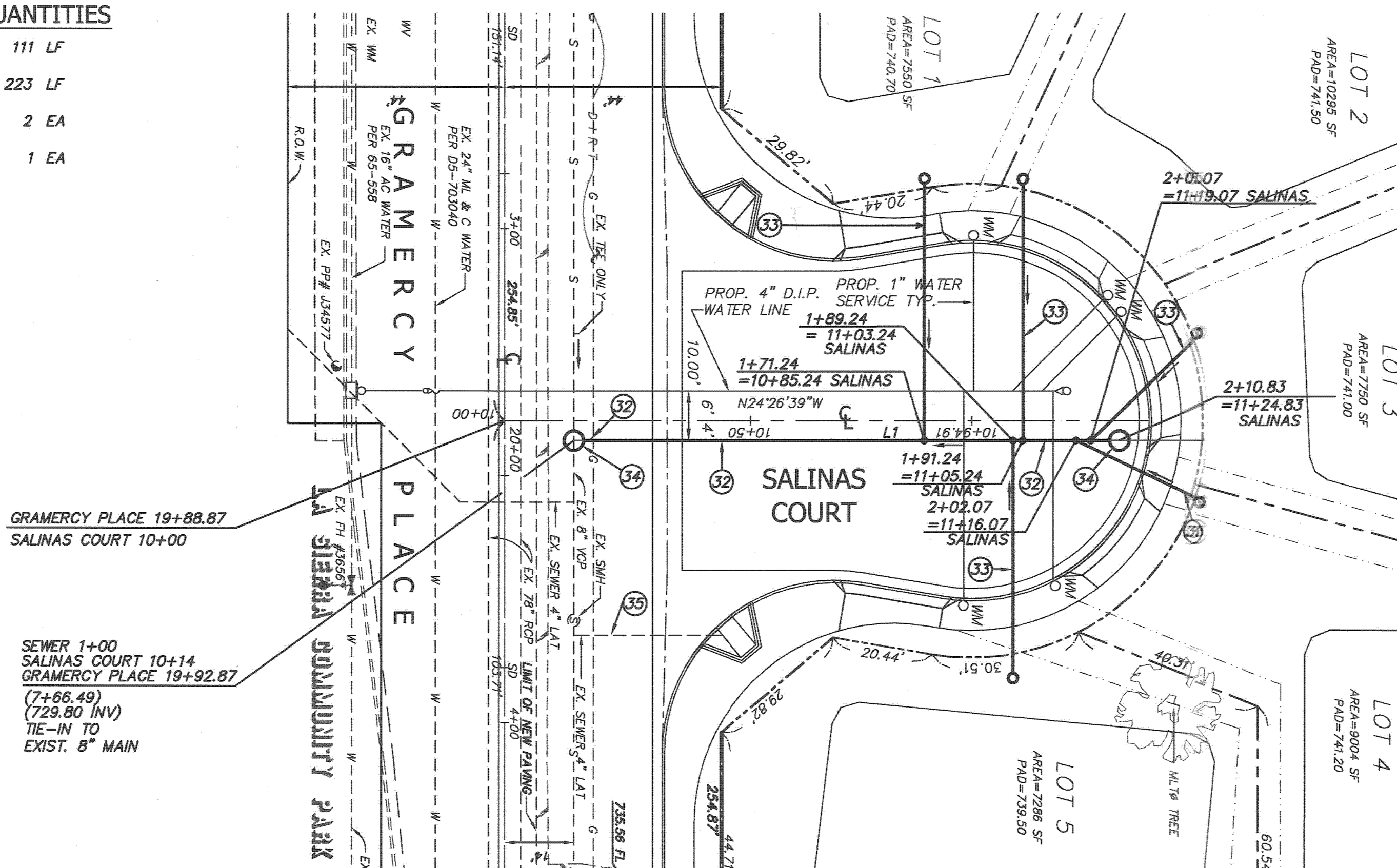
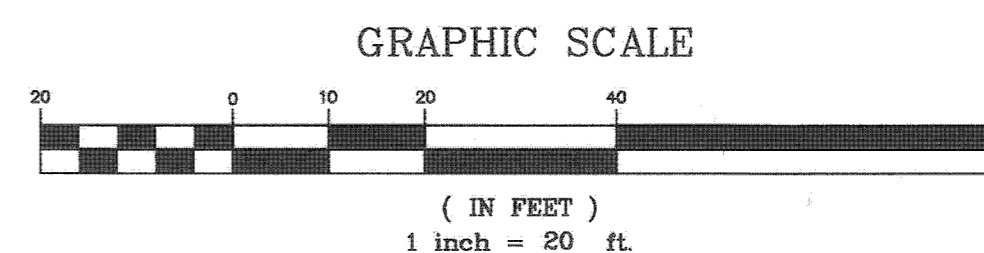
111 LF	CONSTRUCT 8" V.C.P. SEWER IN CASE 1 BEDDING PER CITY STD. DRAWING NO. 452
223 LF	CONSTRUCT 4" SEWER LATERAL WITH PL. C.O. PER CITY OF RIVERSIDE STD. DRAWING NO. 562A
2 EA	CONSTRUCT SEWER MANHOLE PER CITY OF RIVERSIDE STD. DRAWING 500
1 EA	PLUG EXIST. 4" VCP LATERAL

SEWER LINE TABLE

LINE	BEARING	DISTANCE	SIZE
L1	N224°26'39"W	106.83'	8"



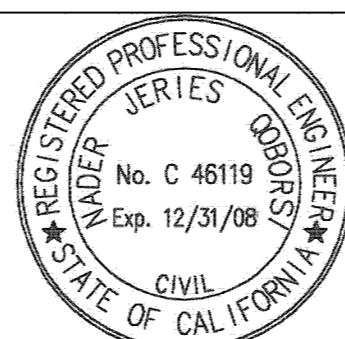
SCALE 1"=20'



CITY OF RIVERSIDE BUSINESS TAX CERTIFICATION NO. 108686 EXPIRATION DATE: 1/15/2008

FORESIGHT ENGINEERING
CIVIL ENGINEERING & LAND SURVEYING
17621 IRVINE BLVD, SUITE 210
TUSTIN, CA 92780
TEL (714)542-2214 • FAX (714)542-0117

PREPARED UNDER THE SUPERVISION OF:
Nader J. Qoborsi 12/15/07
NADER J. QOBORSI RCE NO. C46119 DATE



MARK REVISIONS APPR. DATE
DESIGN BY: NJQ DRAWN BY: CAP CHECK BY: NJQ

CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT

APPROVED BY: DATE BY: APPROVED BY:
PRINCIPAL ENGINEER DATE BY: CITY ENGINEER
DATE: 3/13/08

SEWER PLAN	PW06-1155
TRACT 34811 10985 GRAMERCY PLACE	S-2014
HORIZONTAL SCALE 1"=20'	SHEET 1 OF 1

INDEXED 3-24-08 lfh