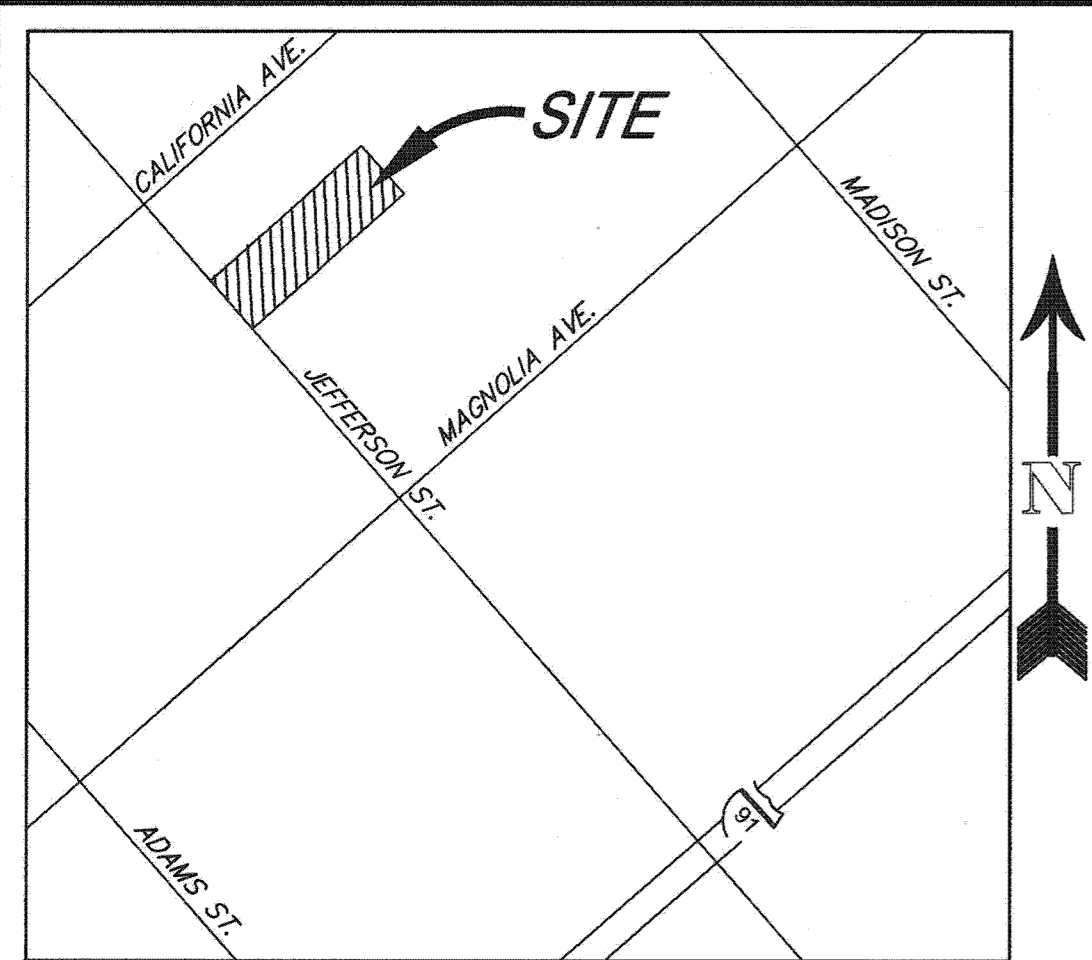


IN THE CITY RIVERSIDE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.
HARRIS FARM
TRACT 36994 SEWER IMPROVEMENT PLANS



VICINITY MAP
 NOT TO SCALE
 THOMAS GUIDE PAGE: 715 GRID: A7

OWNER/APPLICANT
 RC HOBBS COMPANY, INC.
 1110 EAST CHAPMAN, STE. 201
 ORANGE, CA 92866

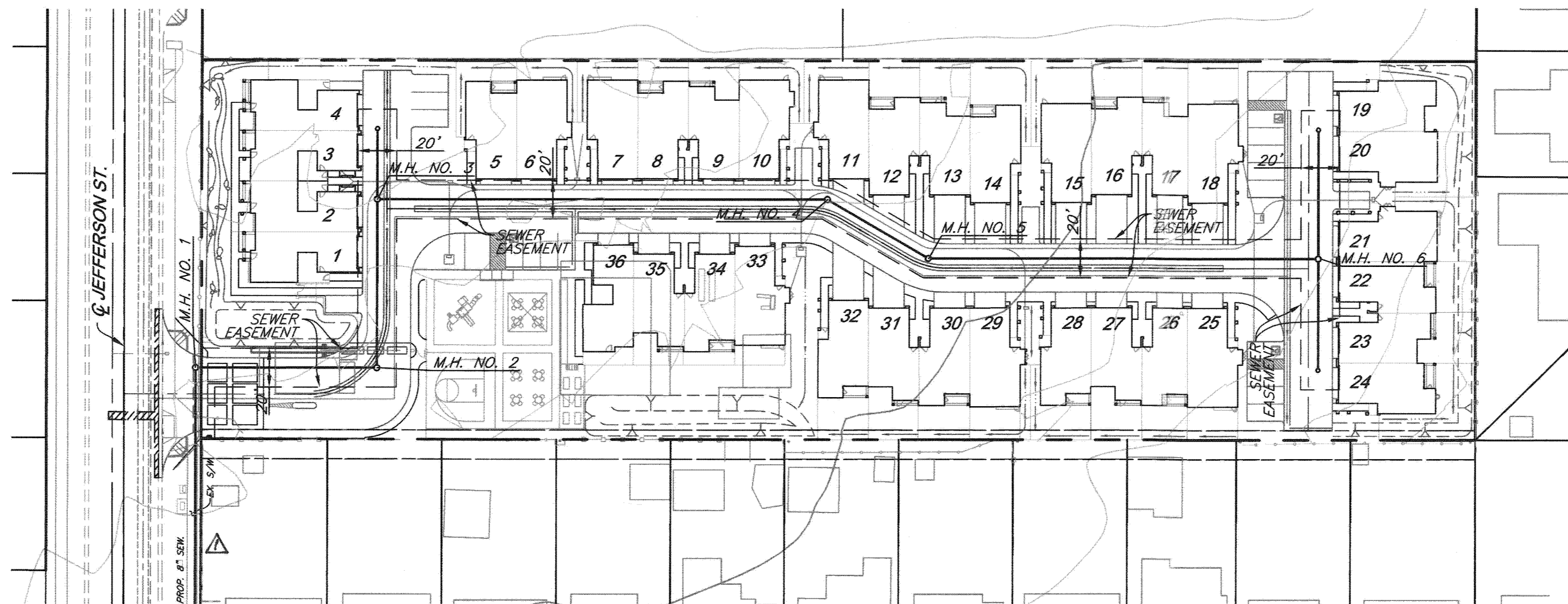
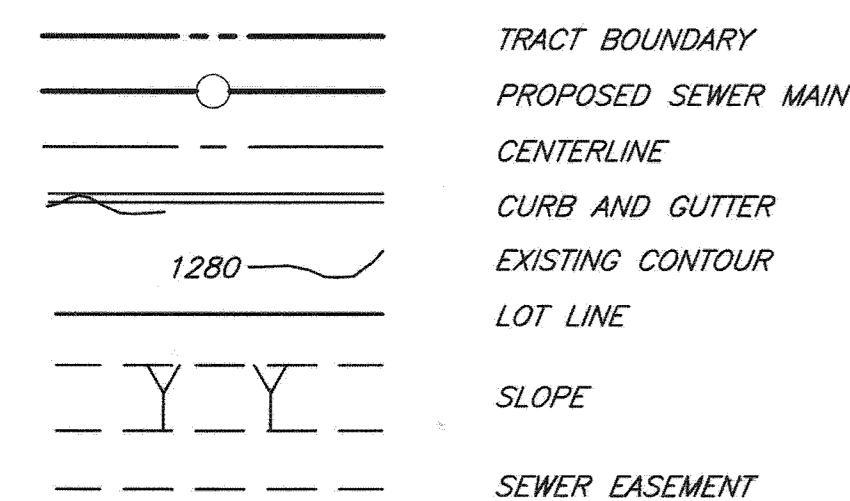
ENGINEER
 SDH & ASSOCIATES, INC.
 5225 CANYON CREST DRIVE 71439
 RIVERSIDE, CA 92507
 VOICE: (951) 683-3691
 FAX: (951) 788-2314

ASSESSOR'S PARCEL NO.
 227-130-025

UTILITY PURVEYORS
 WATER.....CITY OF RIVERSIDE
 GAS.....SO. CALIF. GAS
 ELECTRICAL.....CITY OF RIVERSIDE
 TELEPHONE.....PACIFIC BELL
 SEWER.....CITY OF RIVERSIDE
 CABLE.....CHARTER COMM.

SHEET INDEX
 SHEET 1 - TITLE SHEET
 SHEET 2-3 - PLAN AND PROFILE

LEGEND
 C.L. - CENTERLINE
 M.H. - MANHOLE
 SEW. - SEWER
 P.P. - POWER POLE
 RT. - RIGHT
 INT. - INTERSECTION
 STA. - STATION
 ○ - CONSTRUCTION NOTE



SHEET INDEX
 SCALE 1"=50'

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 THOSE 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.
- CALL UNDERGROUND SERVICE ALERT (U.S.A.) 1-800-227-2600 AT LEAST 48 HOURS PRIOR TO EXCAVATION.

PUBLIC UTILITIES DEPARTMENT NOTICE

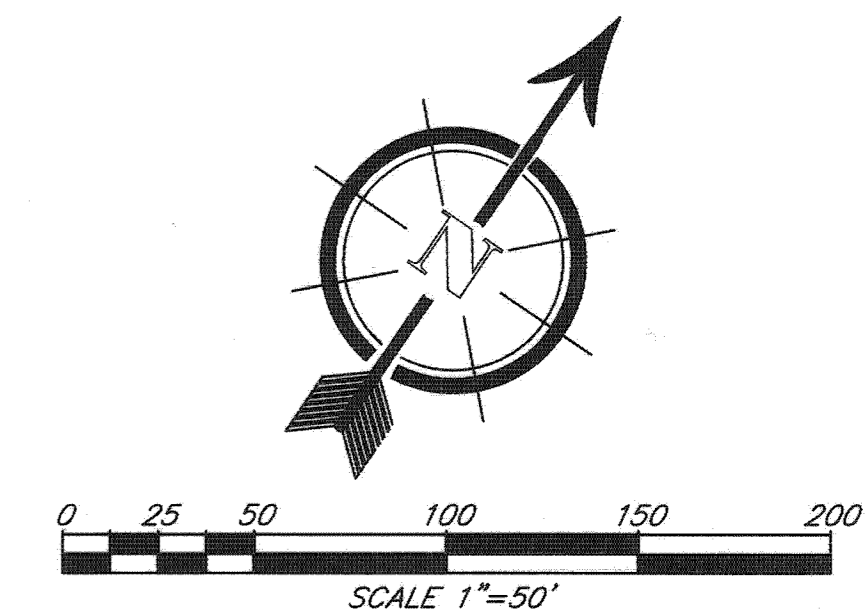
CONTRACTOR TO GIVE CITY WATER DIVISION FIVE (5) WORKING DAYS WRITTEN NOTICE PRIOR TO START OF CONSTRUCTION AND ALLOW CITY FIFTEEN (15) WORKING DAYS FOR COMPLETION OF WORK 951/351-6368

CONSTRUCTION NOTES

- CONSTRUCT 8" P.V.C. SEWER MAIN (BEDDING CASE 1 PER CITY STD. 452 & TRENCH BACKFILL PER CITY STD. 453) - NO SAND OR NATIVE SOIL (TYP.)..... 1,017 L.F.
- CONSTRUCT SEWER MANHOLE PER CITY STD. 500..... 6 EA.
- CONSTRUCT 4" P.V.C. SEWER LATERAL PER CITY STD. 562 - CENTER ONE FULL LENGTH OF P.V.C. OVER ALL WATERLINE CROSSINGS..... 480 L.F.
- CONSTRUCT SEWER CLEANOUT PER CITY STD. 560..... 3 EA.
- INSTALL BACKWATER VALVE..... 36 EA.

GENERAL NOTES

- 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.
- 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, STANDARDS DRAWINGS, ITS SUPPLEMENTAL NOTES, AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, CURRENT EDITION.
- LOCATION OF LATERALS TO BE DETERMINED IN THE FIELD AT THE DIRECTION OF THE OWNER. AVOID CONFLICT WITH PROPOSED AND/OR EXISTING FACILITIES.
- CONTRACTOR IS TO VERIFY EXISTING SEWER ELEVATIONS PRIOR TO CONSTRUCTION.
- THE SEWER CONTRACTOR SHALL ADJUST MANHOLES TO FINAL GRADE AFTER PAVING IS COMPLETED.
- NO FINISH FLOOR ELEVATION SHALL BE LESS THAN 6" ABOVE THE UPPER MANHOLE RIM ELEVATION OF THE SEWER LINE SEGMENT BEING CONNECTED TO, WITHOUT HAVING A 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 OF RIVERSIDE.
- THE CONTRACTOR SHALL CALL IN A LOCATION REQUEST TO UNDERGROUND SERVICE ALERT (USA), PHONE # 1-800-227-2600, 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.
- CONTRACTOR IS TO VERIFY EXISTING SEWER ELEVATION PRIOR TO CONSTRUCTION.
- LOCATION OF LATERALS TO BE DETERMINED IN THE FIELD AT THE DIRECTION OF THE OWNER. AVOID CONFLICT WITH PROPOSED AND/OR EXISTING FACILITIES.
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- 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.
- PIPES JOINTS FOR VITRIFIED CLAY PIPE SHALL BE TYPE "G" AS SPECIFIED IN SECTION 208-2.3 OF THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS PROJECTS. IF PLASTIC PIPE IS ALLOWED AS AN ALTERNATIVE, ALL PIPE JOINTS SHALL BE GASKETED. CEMENTED JOINTS SHALL NOT BE ALLOWED.
- THE DEVELOPER AND/OR CONTRACTOR IS RESPONSIBLE FOR PERFORMING A VIDEO INSPECTION OF ALL NEW SEWER AND STORM DRAIN FACILITIES TO BE PUBLICLY OWNED AND MAINTAINED PRIOR TO FINAL ACCEPTANCE OF THE WORK. THE VIDEO INSPECTION MUST BE PERFORMED IN THE PRESENCE OF THE PUBLIC WORKS INSPECTOR. A RECORDING OF THE VIDEO INSPECTION MUST BE SUBMITTED TO THE CITY FOR REVIEW AND ACCEPTANCE.



Underground Service Alert
 CALL BEFORE YOU DIG
 CALL TOLL FREE
1-800-227-2600
 TWO WORKING DAYS BEFORE YOU DIG

CITY OF RIVERSIDE PUBLIC WORKS DEPT.

APPROVED BY	BY	DATE
ENGINEERING MANAGER C.L.		9/20/17
CAPITAL PROJECTS T.N.		9/20/17

CITY OF RIVERSIDE PUBLIC UTILITIES DEPARTMENT WATER DIVISION

APPROVED BY: [Signature] DATE: 9/13/17

VOID ONE YEAR FROM THIS DATE

CITY OF RIVERSIDE PUBLIC UTILITIES DEPARTMENT OVERHEAD & UNDERGROUND

APPROVED BY: [Signature] DATE: 9/13/17

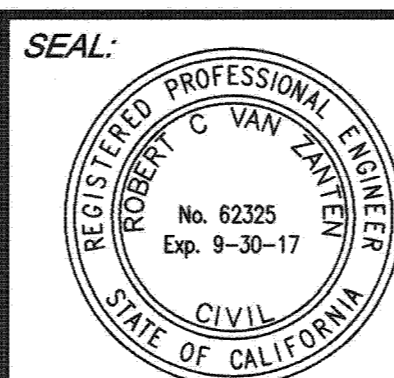
REVISIONS

MARK	DESCRIPTION	BY	APPR	DATE
A	REVISE SEWER ALIGNMENT SHOWN FROM 6215-12402-13	RJZ		

DESIGNED BY: S.S. DRAWN BY: S.J.S.
 CHECKED BY: T.R.W. PROJECT MANAGER S.S.

APPROVED BY: [Signature] DATE: 9/20/17
 CITY ENGINEER

PREPARED BY: [Signature] DATE: 9/13/17
 ROBERT C. VAN ZANTEN
 R.C.E. NO.: 62325 EXP. 9-30-17



PREPARED BY: [Signature]

SDH ASSOCIATES INC.
 5225 CANYON CREST DRIVE 71439
 RIVERSIDE, CALIFORNIA 92507
 TEL: (951) 683-3691 FAX: (951) 788-2314

BENCHMARK POINT ID: G5-K3
 1988 ELEVATION: 1598.410
 ADJUSTMENT YEAR: 2009
 P.K. NAIL AND CITY ENGINEER TAG IN THE CENTER OF THE MOST EASTERLY CURB RETURN OF JEFFERSON STREET AND SYCAMORE AVENUE.

SCALE: 1"=40'
 DATE: SEPTEMBER 2017

CITY OF RIVERSIDE

TRACT 36994
SEWER IMPROVEMENT PLAN
HARRIS FARM

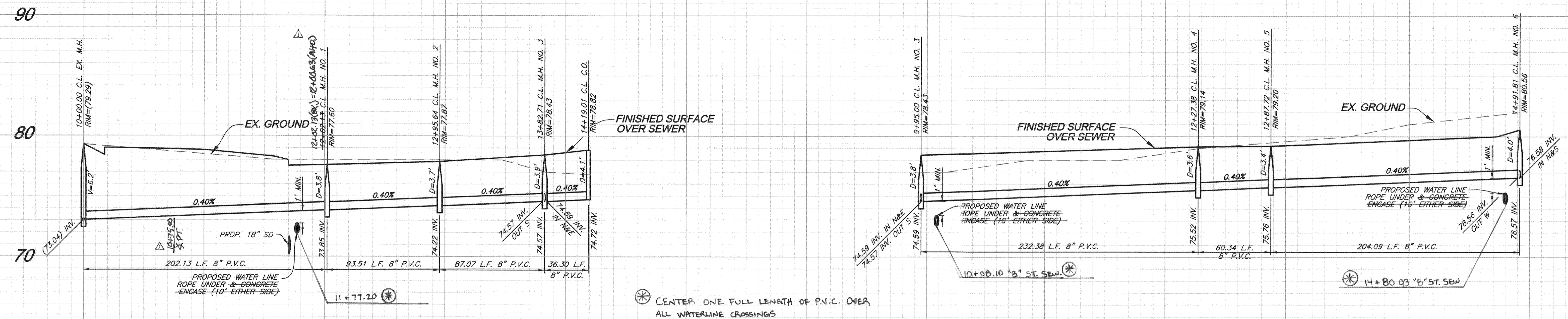
WDID: 8.33C379974 PW17-0041

S-2147

1 OF 3 SHEETS

PROFILE SCALE
HORIZ. 1" = 40 FT.
VERT. 1" = 4 FT.

PROFILE SCALE
HORIZ. 1" = 40 FT.
VERT. 1" = 4 FT.



NOTE:
CONTRACTOR TO POTHOLE & VERIFY EXISTING SEWER LOCATION & PIPE
PIPE INVERT ELEVATION PRIOR TO SEWER CONSTRUCTION

⊗ CENTER ONE FULL LENGTH OF P.V.C. OVER
ALL WATERLINE CROSSINGS

LINE DATA

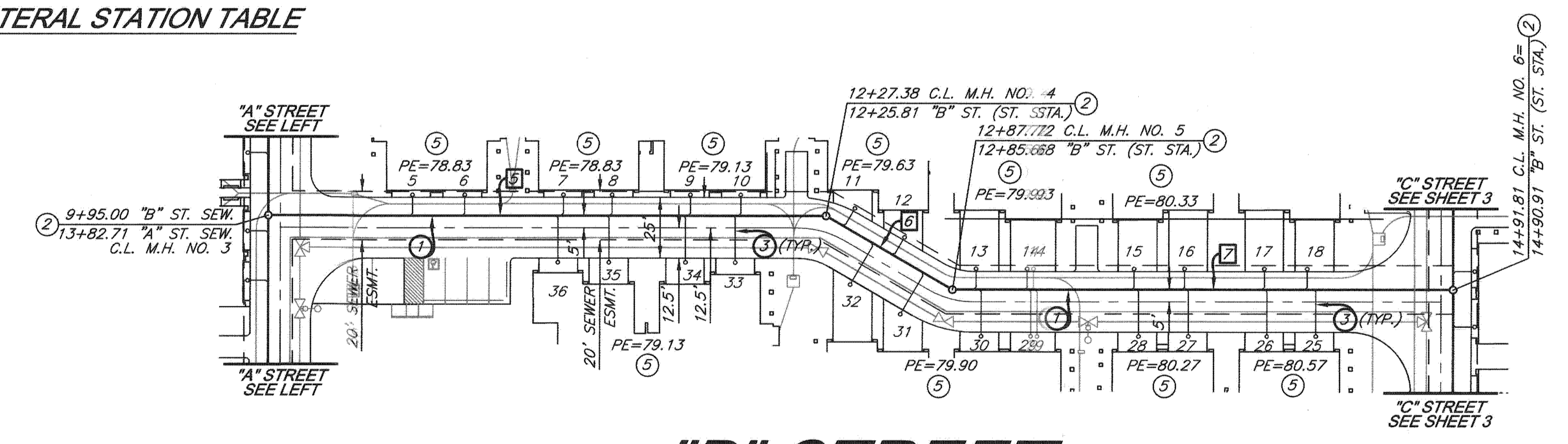
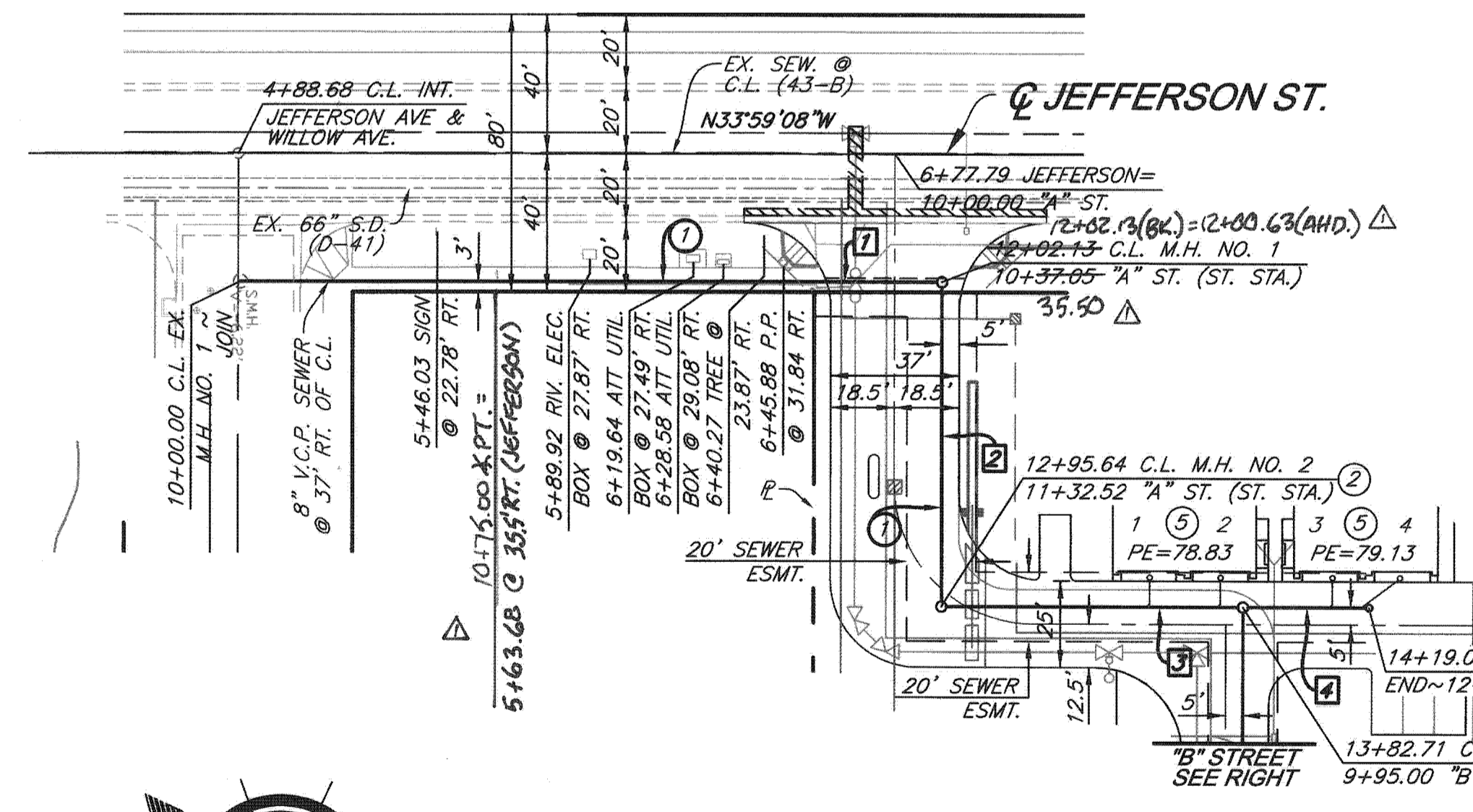
ID	BEARING	DISTANCE
1	N33°59'08"W	202.13'
2	N56°00'52"E	93.51'
3	N33°59'08"W	87.07'
4	N33°59'08"W	36.30'
5	N56°00'52"E	232.38'
6	N86°11'28"E	60.34'
7	N56°00'52"E	204.09'

"A" ST. SEWER LATERAL STATION TABLE

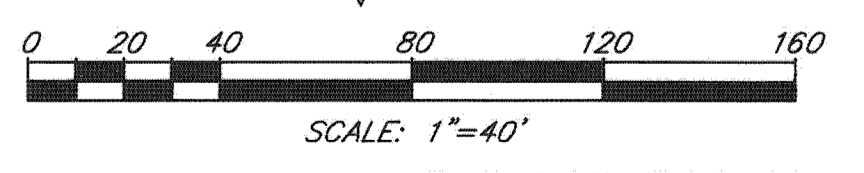
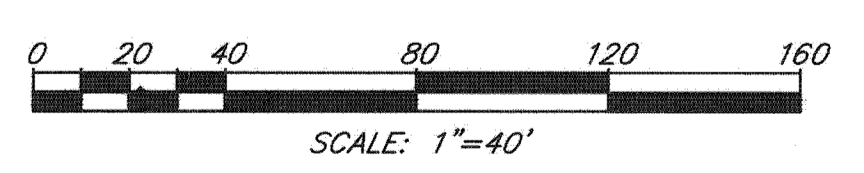
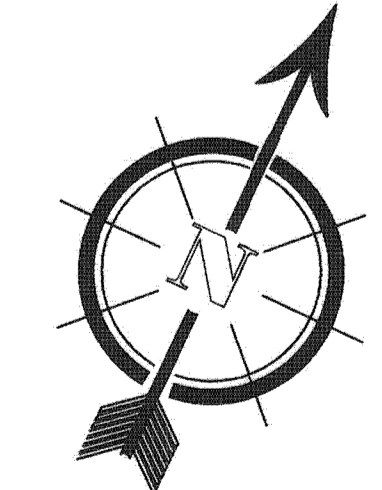
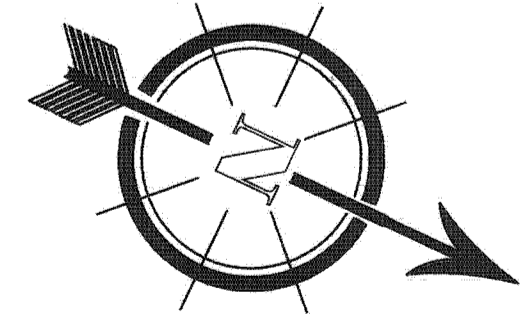
UNIT	LATERAL STA.
1	13+54.83
2	13+75.23
3	14+07.51
4	14+16.70

"B" ST. SEWER LATERAL STATION TABLE

UNIT	LATERAL STA.
5	10+55.62
6	10+77.17
7	11+17.87
8	11+38.10
9	11+70.40
10	11+91.21
11	11+70.40
12	12+58.67
13	12+96.42
14	13+17.50
15	13+59.08
16	13+79.87
17	14+12.78
18	14+30.64
25	14+34.44
26	14+14.13
27	13+81.71
28	13+61.18
29	13+19.22
30	12+98.77
31	12+73.15
32	12+48.75
33	11+89.11
34	11+68.60
35	11+36.97
36	11+15.78
37	10+71.61



"B" STREET



- CONSTRUCTION NOTES**
- CONSTRUCT 8" P.V.C. SEWER MAIN (BEDDING CASE 1 PER CITY STD. 452 & TRENCH BACKFILL PER CITY STD. 453) - NO SAND OR NATIVE SOIL (TYP.)
 - CONSTRUCT SEWER MANHOLE PER CITY STD. 500
 - CONSTRUCT 4" P.V.C. SEWER LATERAL PER CITY STD. 562 - CENTER ONE FULL LENGTH OF P.V.C. OVER ALL WATERLINE CROSSINGS
 - CONSTRUCT SEWER CLEANOUT PER CITY STD. 560
 - INSTALL BACKWATER VALVE

Underground Service Alert
CALL BEFORE YOU DIG
CALL TOLL FREE
1-800-227-2600
TWO WORKING DAYS BEFORE YOU DIG

REVISIONS

NO.	DESCRIPTION	DATE
1	REVISE SEWER ALIGNMENT STA. 10+75.60 - 12+02.18	9/13/17

DESIGNED BY: S.S. CHECKED BY: T.R.W. DRAWN BY: S.J.S. PROJECT MANAGER: S.S.

APPROVED BY: *[Signature]* DATE: 9/20/17
CITY ENGINEER
PREPARED BY: *[Signature]* DATE: 9/13/17
ROBERT C. VAN ZANTEN
R.C.E. NO.: 62325 EXP. 9-30-17

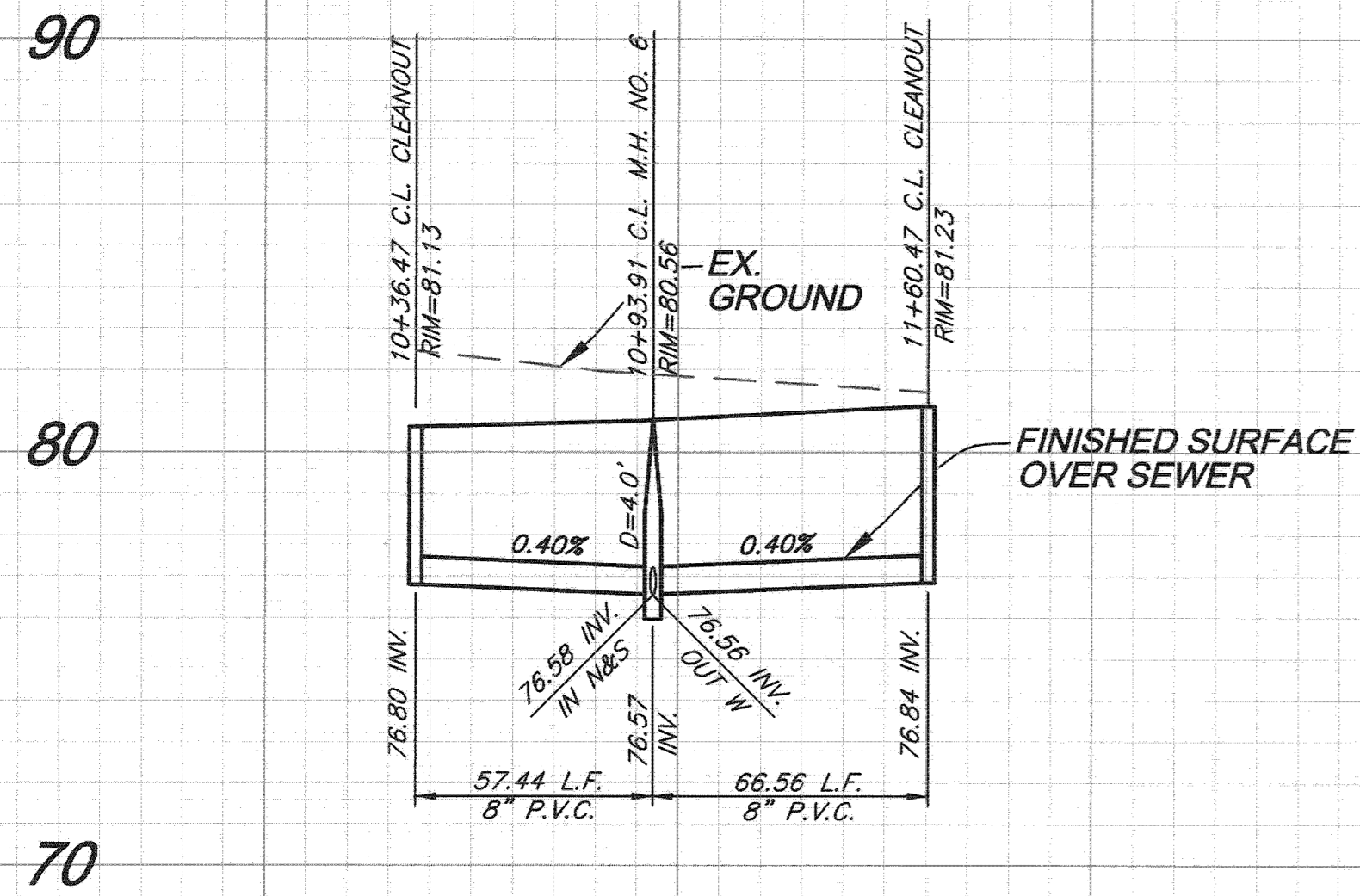
SEAL: REGISTERED PROFESSIONAL ENGINEER
ROBERT C. VAN ZANTEN
No. 62325
Exp. 9-30-17
CIVIL
STATE OF CALIFORNIA

PREPARED BY: SDH ASSOCIATES INC.
5225 CANYON CREST DRIVE 71439
RIVERSIDE, CALIFORNIA 92507
TEL: (951) 685-3691 FAX: (951) 788-2314
BENCHMARK POINT ID: G5-K3
1988 ELEVATION: 1598.410
ADJUSTMENT YEAR: 2009
P.K. NAIL AND CITY ENGINEER TAG IN THE CENTER OF THE MOST EASTERLY CURB RETURN OF JEFFERSON STREET AND SYCAMORE AVENUE.

CITY OF RIVERSIDE
SEWER IMPROVEMENT PLAN
JEFFERSON AVE. & "A" STREET
"B" STREET

PW17-0041
S-2147
2 OF 3 SHEETS

PROFILE SCALE
 HORIZ. 1"=40 FT.
 VERT. 1"=4 FT.



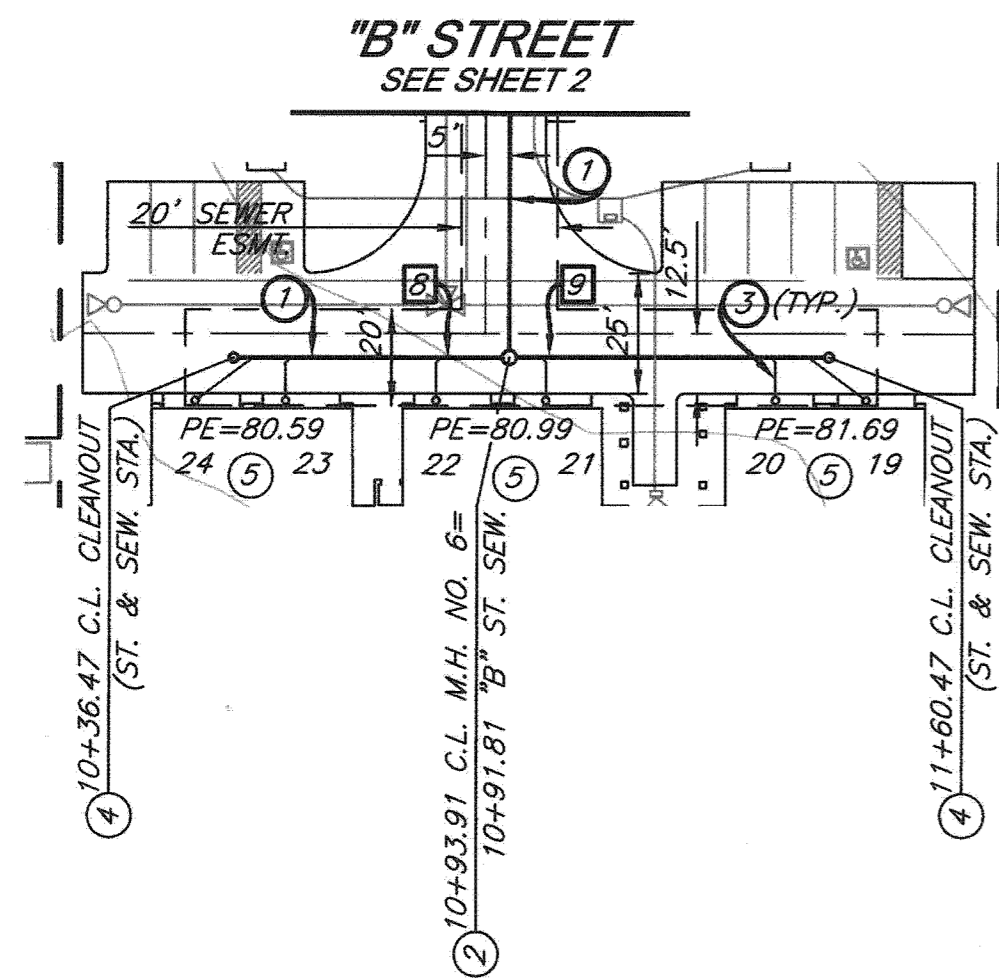
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LINE DATA

ID	BEARING	DISTANCE
8	N33°59'08"E	57.44'
9	N33°59'08"E	66.56'

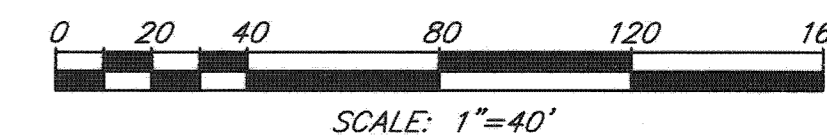
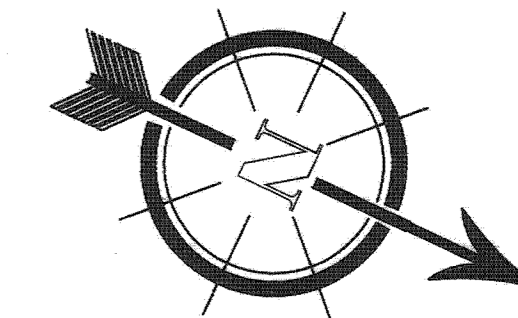
SEWER LATERAL STATION TABLE

UNIT	LATERAL STA.
19	10+40.50
20	10+48.29
21	10+79.64
22	11+00.58
23	11+48.40
24	11+56.19



CONSTRUCTION NOTES

- 1 CONSTRUCT 8" P.V.C. SEWER MAIN (BEDDING CASE 1 PER CITY STD. 452 & TRENCH BACKFILL PER CITY STD. 453) - NO SAND OR NATIVE SOIL (TYP.)
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- 4 CONSTRUCT SEWER CLEANOUT PER CITY STD. 560
- 5 INSTALL BACKWATER VALVE



"C" STREET

Underground Service Alert
 CALL BEFORE YOU DIG
 CALL TOLL FREE
 1-800-227-2600
 TWO WORKING DAYS BEFORE YOU DIG

MARK	DESCRIPTION	BY	APPR	DATE
DESIGNED BY:	S.S.	DRAWN BY:	S.J.S.	
CHECKED BY:	T.R.W.	PROJECT MANAGER:	S.S.	

APPROVED BY: *[Signature]* DATE: 9/20/17
 CITY ENGINEER
 PREPARED BY: *[Signature]* DATE: 9/13/17
 ROBERT C. VAN ZANTEN
 R.C.E. NO.: 62325 EXP. 9-30-17

SEAL: REGISTERED PROFESSIONAL ENGINEER
 ROBERT C. VAN ZANTEN
 No. 62325 Exp. 9-30-17
 CIVIL
 STATE OF CALIFORNIA

PREPARED BY: SDH ASSOCIATES INC.
 BUSINESS TAX CERTIFICATE NO. 107994 EXP. DATE 6-30-18
 5225 CANYON CREST DRIVE 71439
 Riverside, California 92507
 TEL: (951) 683-3691 FAX: (951) 788-2314
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 DATE: SEPTEMBER 2017
 BENCHMARK POINT ID: G5-K3
 1988 ELEVATION: 1598.410
 ADJUSTMENT YEAR: 2009
 P.K. NAIL AND CITY ENGINEER TAG IN THE CENTER OF THE MOST EASTERLY CURB RETURN OF JEFFERSON STREET AND SYCAMORE AVENUE.

CITY OF RIVERSIDE
SEWER IMPROVEMENT PLAN
"C" STREET

PW17-0041
S-2147
 3 OF 3 SHEETS