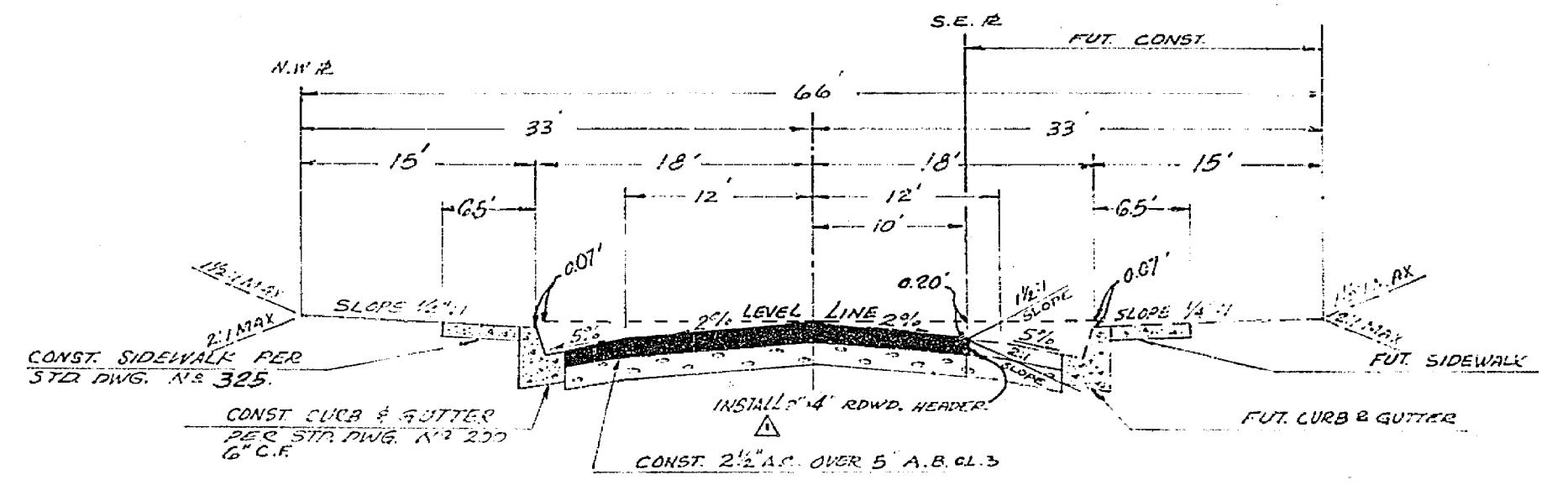
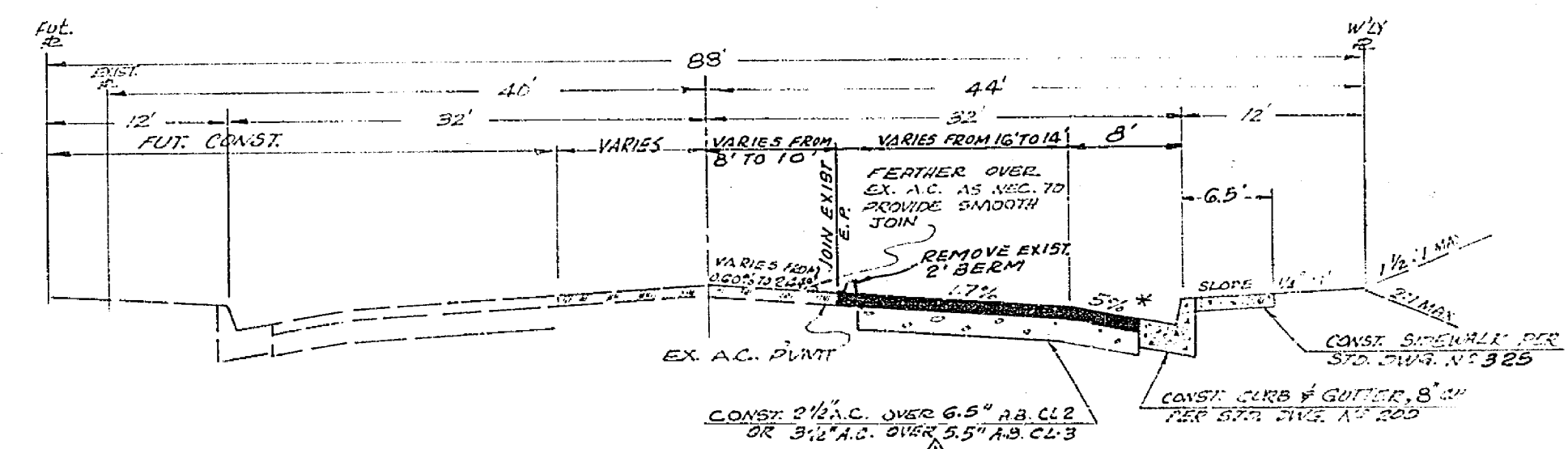


QUANTITY ESTIMATE			
ITEM	QTY	ITEM	QTY
8" C.R. CURB & GUTTER	772 L.F.	RELOCATE WATER METER	2 EA.
6" C.R. CURB & GUTTER	1582 L.F.	" POWER POLE	2 EA.
CURB ONLY	148 L.F.	" STREET SIGN	1 EA.
CONC. CROSS-GUTTER	1287 S.F.	" AIR RELEASE VALVE	1 EA.
2 1/2" A.C.	63,800 S.F.	" H.P. WATER LINE SIGN	1 EA.
4" A.S.	3,821 S.F.	" WIRE FENCE	100 L.F.
5" A.S.	39,747 S.F.	IRRIGATION LINE - CRUSH IN PLACE	730 L.F.
7" A.S.	20,292 S.F.	STREET LIGHTS	10 EA.
2" x 4" REDWOOD HEADER	1398 L.F.	Street Name Sign	1 EA.
CONC. SIDEWALK	11913 S.F.	W 80R clearance markers w/ U-Post	12 EA.
REMOVE 2" A.C. SERVIC	1015 L.F.	W 31 R, 24" x 24" END SIGN	1 EA.
" CURB & GUTTER	27 L.F.	W 21 R, (18" x 18") & W 51 R (18" x 24") signs with	
" SIDEWALK	135 S.F.	10' SWS Reduced Post, complete	1 EA.
" BARRICADE	70 L.F.	W 2 R (H) (36" x 36") & W 4 R (H) (24" x 24") signs	
" TREES	19 EA.	with 10' SWS Reduced Post, complete	2 EA.
" WIRE FENCE	215 L.F.		
" STANDPIPE	2 EA.		
" CONC. BOX	1 EA.		



ELMVIEW DRIVE
TYPICAL SECTION
T.I. 5
SCALE: 1" = 10'



BUCHANAN STREET
TYPICAL SECTION
T.I. 6
SCALE: 1" = 10'

STREET LIGHT LEGEND

INDICATES CITY OF RIVERSIDE "MABELITE" LIGHT STANDARD NO. 4504 WITH 1000L 1" W. 1" H. EXCEPT AS NOTED. "LINE MATERIAL" MERCURY VAPOR LUMINAIRE WITH COLOR CORRECTED LAMP AND INDIVIDUAL PHOTOELECTRIC RECEPTACLE AND CONTROL UNIT. CALL NO. 104041 OR APPROVED EQUAL.

INDICATES CITY OF RIVERSIDE "MABELITE" LIGHT STANDARD NO. 1500 WITH 1000L 1" W. 1" H. EXCEPT AS NOTED. "LINE MATERIAL" MERCURY VAPOR LUMINAIRE WITH INDIVIDUAL PHOTOELECTRIC RECEPTACLE AND CONTROL UNIT. CALL NO. 104042 OR APPROVED EQUAL.

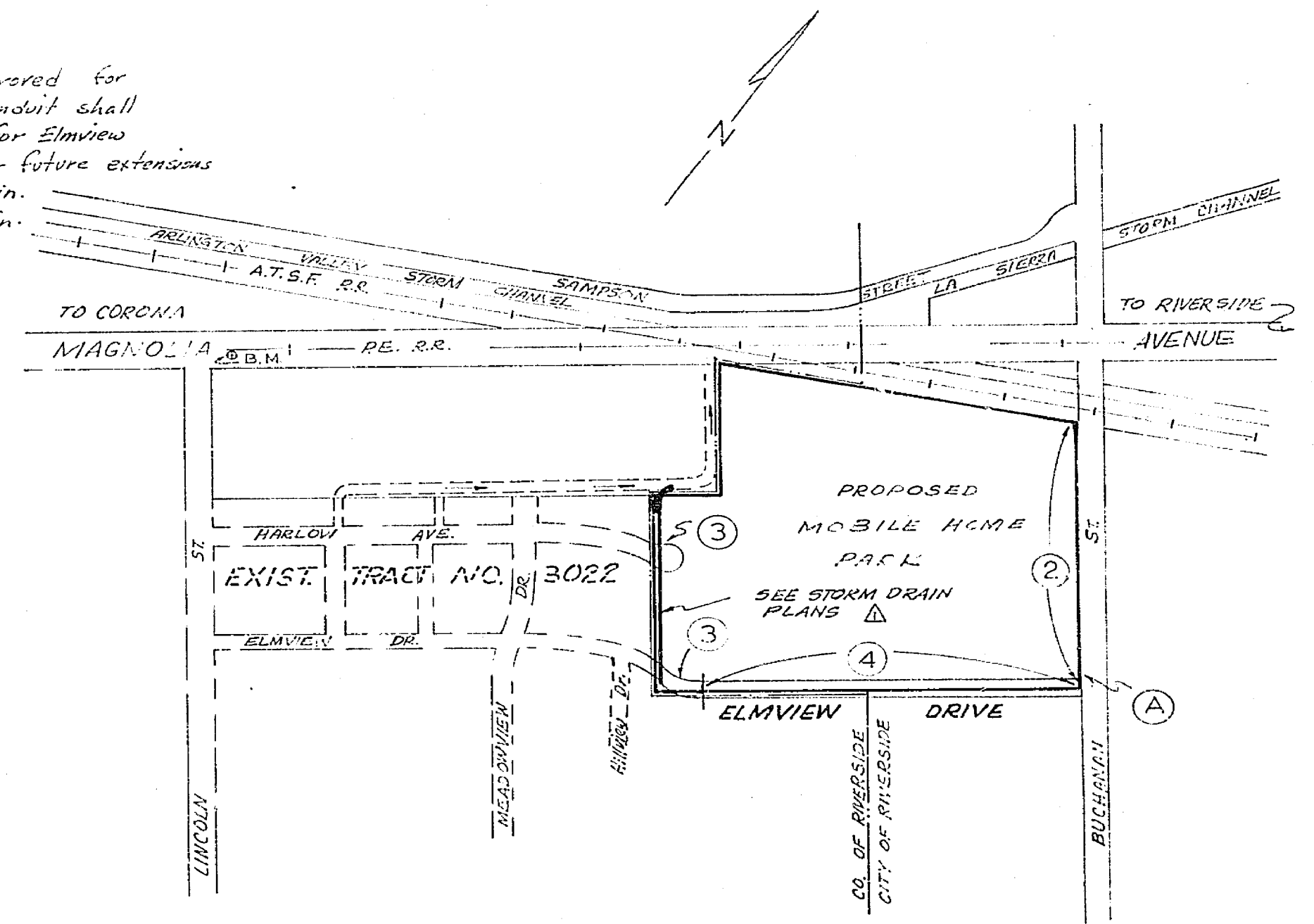
INDICATES NO. 1 PHILBRO "BROOKS PRODUCTS INC." "JUNIPER" ED-17. OR APPROVED EQUAL.

INDICATES DEEP DITCH.

INDICATES 2" B COPPER WIRE A.E.C. TYPE U.F. SPACED FOR DIRECT BURIAL. (Heavy wall schedule 40 PVC conduit shall be used for Buchanan x-ing to feed point & for Elmview x-ing to south of Buchanan & for stub-outs for future extensions on Elmview.) Direct Buried cable shall be a min. of 36" below grade - PVC conduit shall be a min. of 18" below grade.

STREET NAME SCHEDULE	
A	BUCHANAN ST 3600 ELMVIEW DR 2300

EFFECT PER STD. DWG. NO. 682



LOCATION MAP
SCALE: 1" = 400'

- IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO CLEAR THE SITE OF ALL OBSTRUCTIONS, INCLUDING THE PROVISIONS OF LAW 28.11 AFFECTING EXISTING UTILITIES, IMPROVEMENTS, AND OTHER FEATURES OF THE AREA AND AT HIS COST TO THE CITY.
 - CONSTRUCTION SHALL BE ACCORDANCE WITH THE CITY OF RIVERSIDE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SPECIFICATIONS AND STANDARD DRAWINGS.
 - TIME CUT, SETTING, AND PAINT BARREL ARE REQUIRED.
 - LOADING SHALL BE IN A PERMIT UNDER ORDINANCE 3007 FOR A PERM OF FILL EXCEEDING 100 CUBIC YARDS OR A FILL WHICH EXCEEDS 10 FEET IN DEPTH.
 - TRIP EDEGE OF EXISTING PAVEMENT, WHERE THE EXISTING JOB, EXISTING PAVEMENT TO A CLEAR, DRAINAGE LINE, RECONSTRUCT MATCH UP PAVER AS SHOWN ON OVERLAY DRAWING. THE CONTRACTOR SHALL PRODUCE A SMOOTH CROWN SECTION.
 - Ground install traffic control signs as indicated on plans. See City of Riverside Street Light Notes.
- ALL CONSTRUCTION TO COMPLY WITH THE LATEST REVISION OF THE CITY OF RIVERSIDE PUBLIC UTILITIES DEPARTMENT STREET LIGHT SPECIFICATION NO. 119, EXCEPT AS NOTED HEREIN FOR DIRECT BURIAL CABLES.
 - ALL STREET LIGHT STANDARDS SHALL BE CHECKED FOR CLEARANCE OF DRIVEWAYS, FIRE HYDRANTS, AND RADIIUS RETURNS.
 - EXCAVATION FOR STREET LIGHT STANDARD BASES, PULLBOXES, AND CONDUITS MUST BE DONE AFTER INSTALLATION OF CURBS AND GUTTERS, BUT BEFORE INSTALLATION OF SIDEWALKS.
 - CONTRACTOR TO OBTAIN A STREET OPENING PERMIT FROM THE CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT PRIOR TO ANY EXCAVATION IN PROPOSED OR DEDICATED STREET RIGHT-OF-WAY. NOTIFY PUBLIC WORKS DEPARTMENT 24 HOURS IN ADVANCE OF ANY BACKFILLING OPERATIONS.
 - BACKFILL TO BE TYPE AND COMPACTED AS SPECIFIED IN THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1970 EDITION AND ALL SUPPLEMENTS THEREIN.
 - THIS IS A TWO-WIRE 240 VOLT MULTIPLE SYSTEM.
 - ALL CABLE TO BE AWG NO. 8 COPPER AS SPECIFIED IN SPECIFICATION NO. 119.
 - FEED POINT TO BE CONFIRMED AT THE TIME OF CONSTRUCTION.
 - SEE CITY OF RIVERSIDE DWG. NO. LI-13008 FOR LIGHT STANDARD DETAILS. DWG. NO. LI-13003 FOR PULLBOX DETAILS, AND DWG. NO. LI-13201 FOR RISER DETAILS.
 - \$107.00 CONNECTION AND INSPECTION FEES TO BE PAID: DATE PAID - 2-24-70
 - CITY OF RIVERSIDE TO CONNECT STREET LIGHT CABLES TO ELECTRIC DISTRIBUTION CABLES.
 - INSTALL A WATERPROOF "IN LINE" FUSE HOLDER IN BOTH BRANCH CONDUITS IN THE BASE OF EACH STREET LIGHT STANDARD. FUSE HOLDER TO BE "BUSSMANN" HEB-88 FOR COPPER WIRE WITH A "BUSSMANN" FEM 5 AMP 240 VOLT FUSE OR APPROVED EQUAL.
 - CONCRETE FOR STREET LIGHT FOUNDATIONS SHALL BE 6.3 SACK MIX, 3,000 P.S.I., 1" C/R NO. 4001 PL2 CITY OF RIVERSIDE UGS-012.

CITY OF RIVERSIDE, CALIFORNIA
PUBLIC UTILITIES DEPARTMENT

STREET LIGHT SYSTEM
C-11-690

APPROVED BY: _____
DATE: _____
CHIEF UTILITY ENG.

PLANS PREPARED UNDER THE SUPERVISION OF:

Jack Malone
JACK MALONE, P.E. 14825 5-6-70
DATE

APPROVED: _____
DATE: 6-2-70
DIVISION: IRRIGATION DIVISION

BENCH MARK: RIVERSIDE COUNTY AT THE CROSSING OF THE PACIFIC ELECTRIC RAILWAY, AT THE SIGNAL TOWER & IN THE S.W. CORNER OF THE CONC. PD. & STA. DISK STANDARD 98 1211 ADJ. ELEV. 688.93'

CITY OF RIVERSIDE, CALIFORNIA
DEPARTMENT OF PUBLIC WORKS

APPROVED BY: _____
DATE: 6-2-70
OFFICE ENGINEER
PARK DEPARTMENT
TRAFFIC DIVISION
ASSISTANT CITY ENG.

STREET PLANS
MOBILE HOME PARK
MAGNOLIA AVE. @ BUCHANAN

CUP # C-11-690
HORIZ. SCALE: 1" = 40' VERT. SCALE: 1" = 4'

PROJECT NO.
R-1438
L5-13415
SHEET 1 OF 4
FILE NO.

700 ±

700 RT.

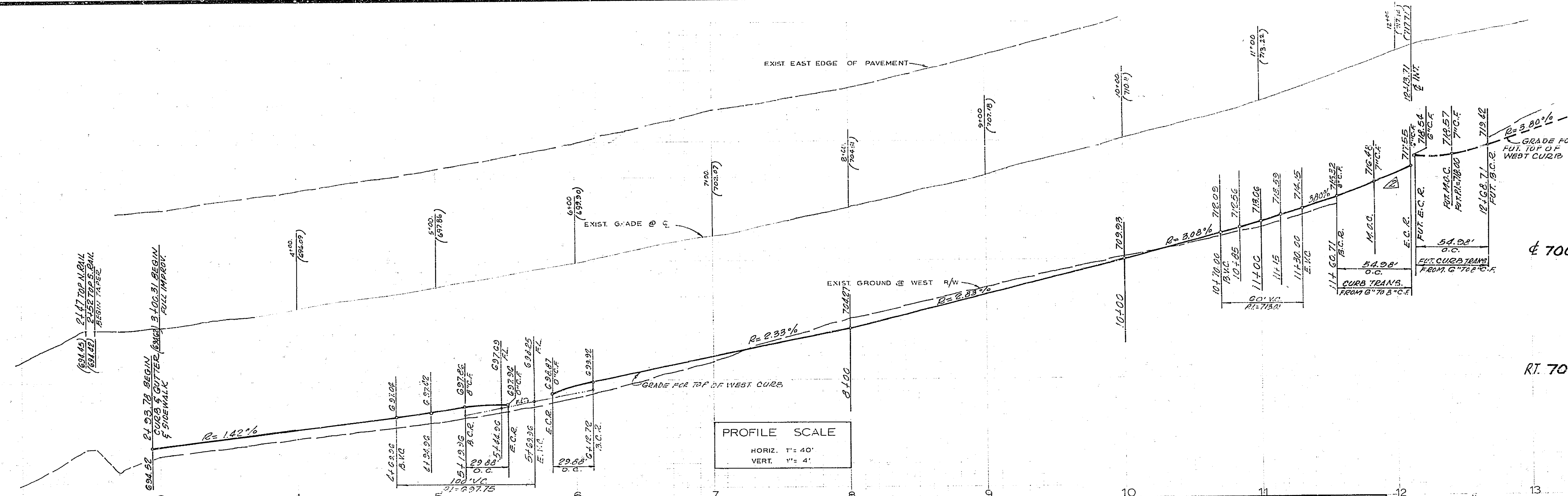
± 700

RT. 700

MAGNOLIA AVE.

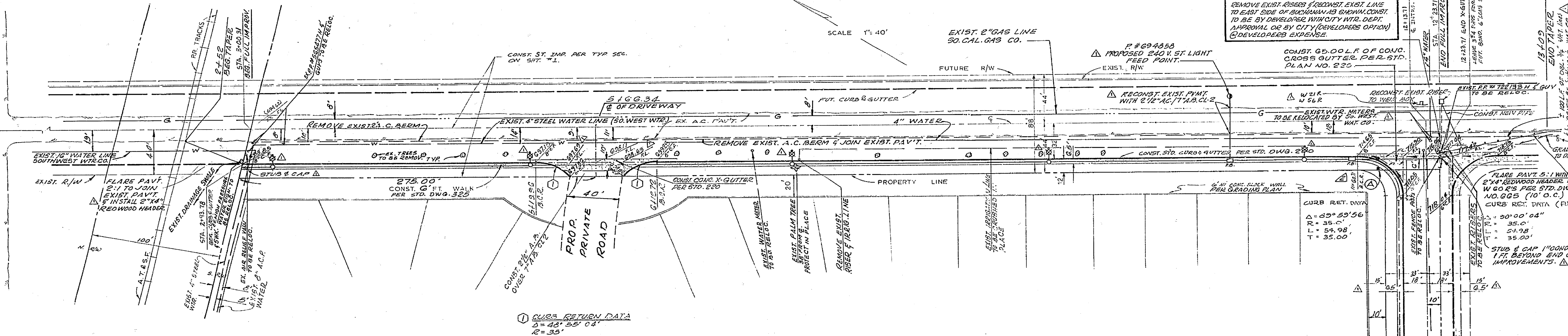
BUCHANAN STREET

ELMVIEW DRIVE
SEE SHEET NO. 4



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

NOTE
 REMOVE EXIST. RIBBED FLOOR/ST. EXIST. LINE TO EAST SIDE OF BUCHANAN ST. SIDEWALK. CONST. TO BE BY DEVELOPER WITH CITY INTD. DEPT. APPROVAL OR BY CITY (DEVELOPER OPTION) @ DEVELOPER EXPENSE.
 CONST. 65.00' L.F. OF CONC. CROSS CUTTER PER STD. PLAN NO. 220



CURB RETURN DATA
 $\Delta = 45^\circ 55' 04"$
 $R = 35.0'$
 $L = 29.85'$

CURB RET. DATA
 $\Delta = 30^\circ 00' 04"$
 $R = 35.0'$
 $L = 51.98'$
 $T = 35.00'$

△ BENCH MARK: RIVERSIDE COUNTY AT THE CROSSING OF THE PACIFIC ELECTRIC RAILWAY, AT THE SIGNAL TOWER & IN THE S. FACE OF THE CONC. PD. A STD. DISK STAMPED "H 30" M&A ADJ. ELEV. 688.982

PLANS PREPARED UNDER THE SUPERVISION OF:
 JACK MAHONEY - R.C.E. 14325 DATE 5-6-70

VITA orange county
 ENGINEERS ARCHITECTS PLANNERS 2301 CAMPUS DRIVE, IRVINE, CALIFORNIA 92614 (714) 833-2150

MARK	REVISIONS	APPR.	DATE
1	ADD 4" WATER LINE - FL. "X" OUT-STREET LIGHT SYSTEM AND BENCH MARK RELOCATED WATER METER RECONSTRUCT EX. PAVT. AT 311 10150'		6-17-70
2	REVISE STA. & ELEV. OF CURB RET. Elmview Dr. 1111A TR.		

CITY OF RIVERSIDE, CALIFORNIA
 DEPARTMENT OF PUBLIC WORKS

APPROVED BY: [Signature]
 OFFICE ENGINEER
 PARK DEPARTMENT
 TRAFFIC DIVISION
 ASSISTANT CITY ENGINEER

PLAN & PROFILE
BUCHANAN ST.
 3'00' S. OF MAGNOLIA TO 12' 23.77' S. MAGNOLIA
 C-11-290

PROJECT NO.
R-1438

SHEET 2 OF 4

FILE NO.

G-4597

700 LT.

700 E

700 RT.

LT. 700

R. 700

RT. 700

690 LT.

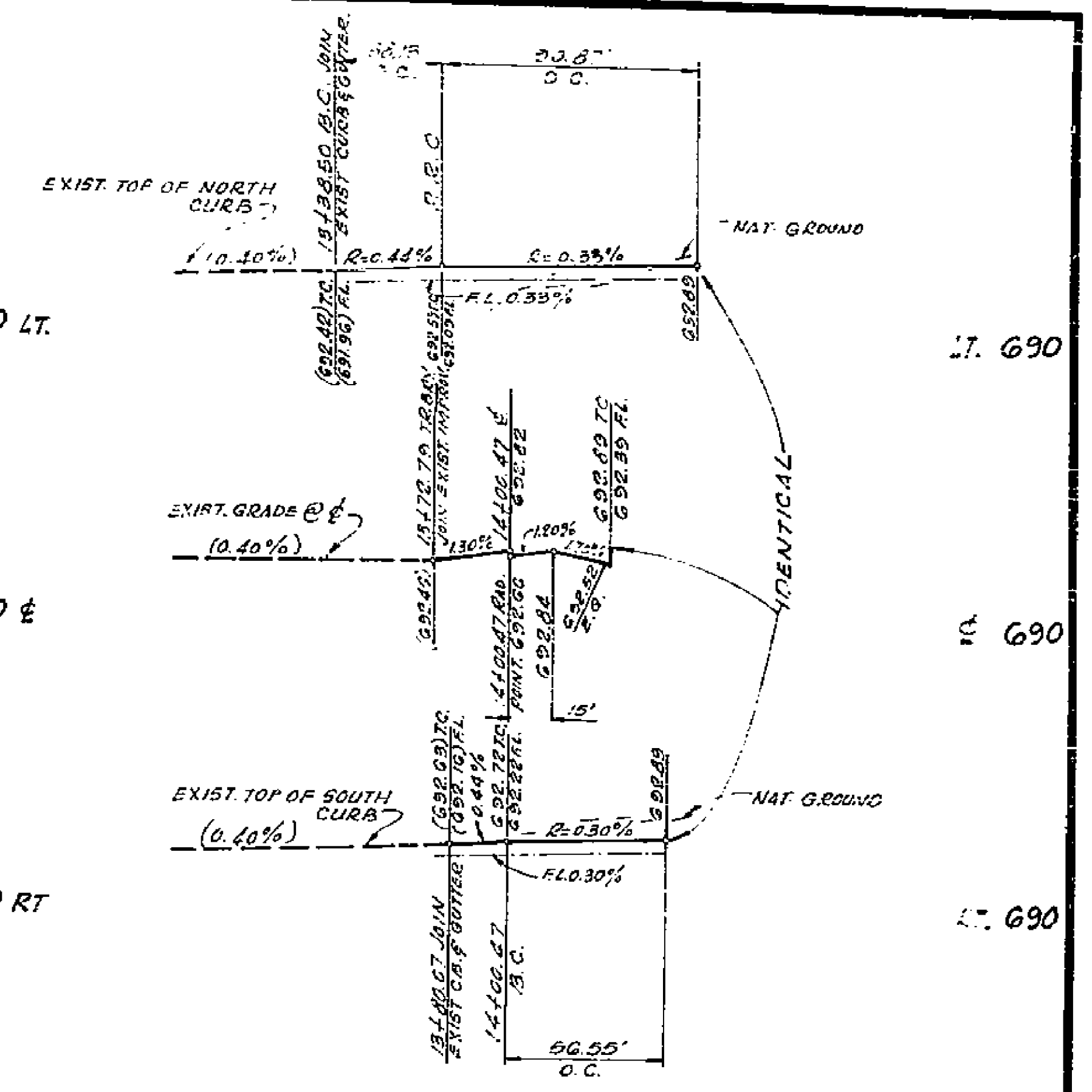
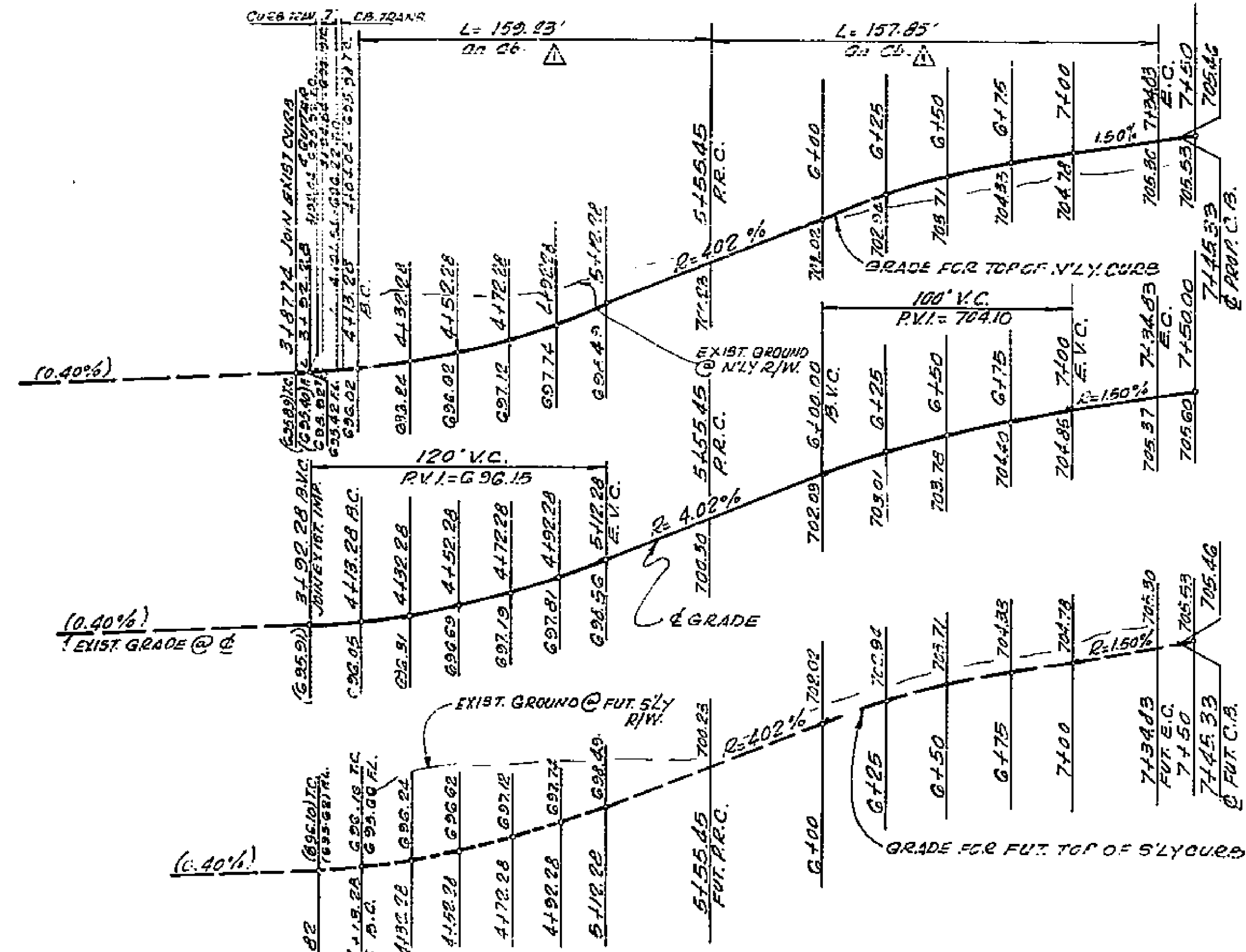
690 E

690 RT.

LT. 690

R. 690

RT. 690

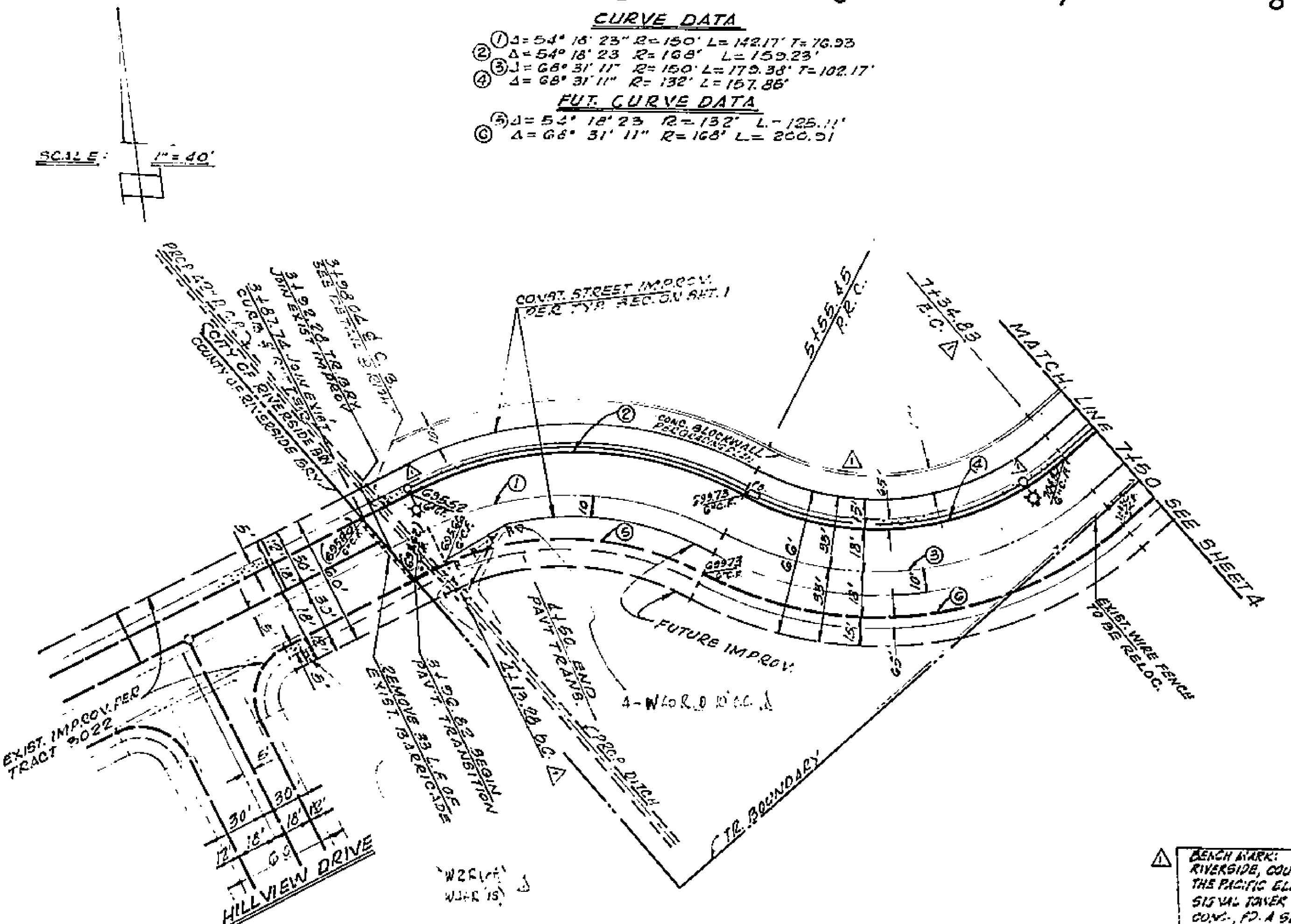
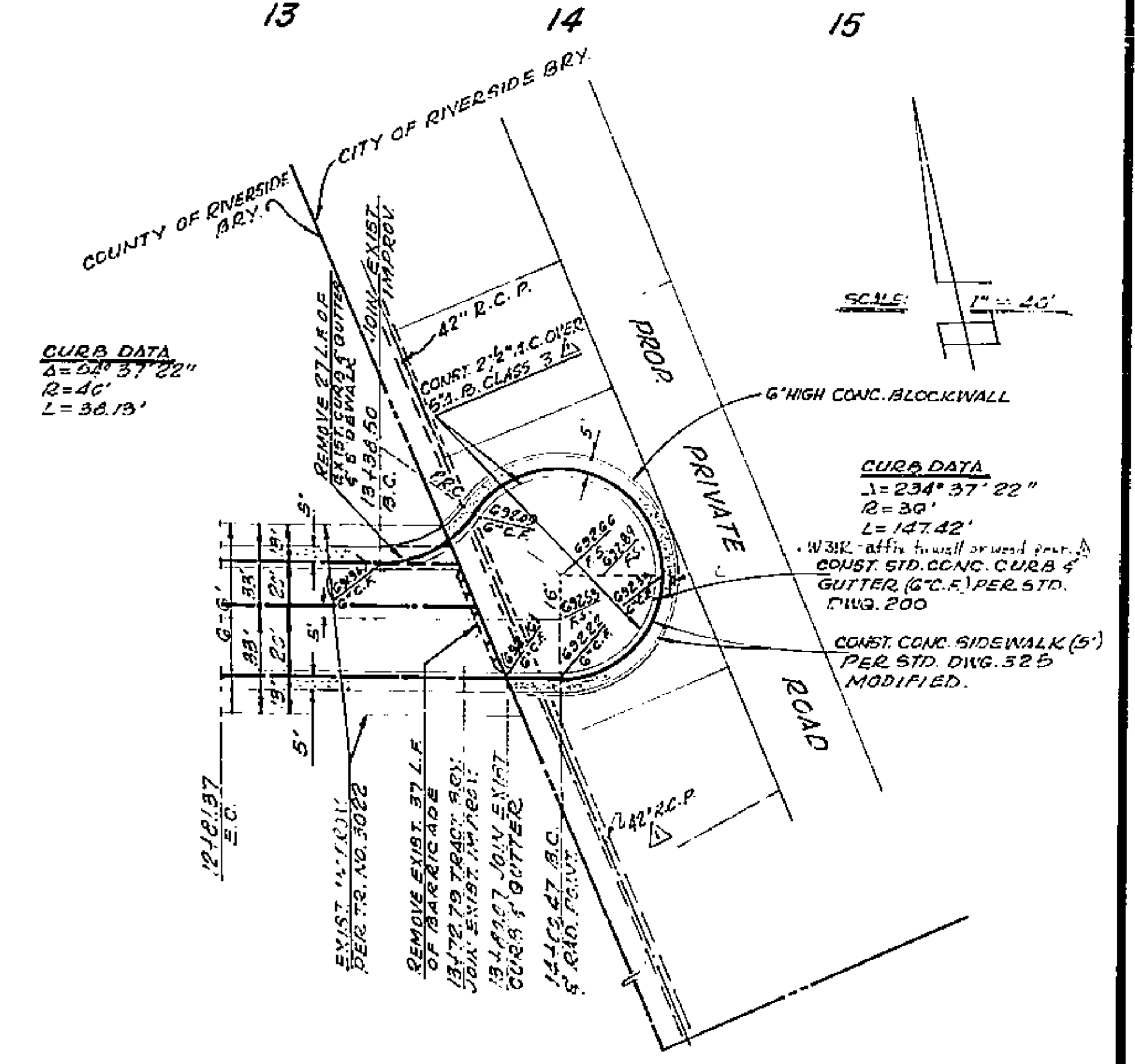
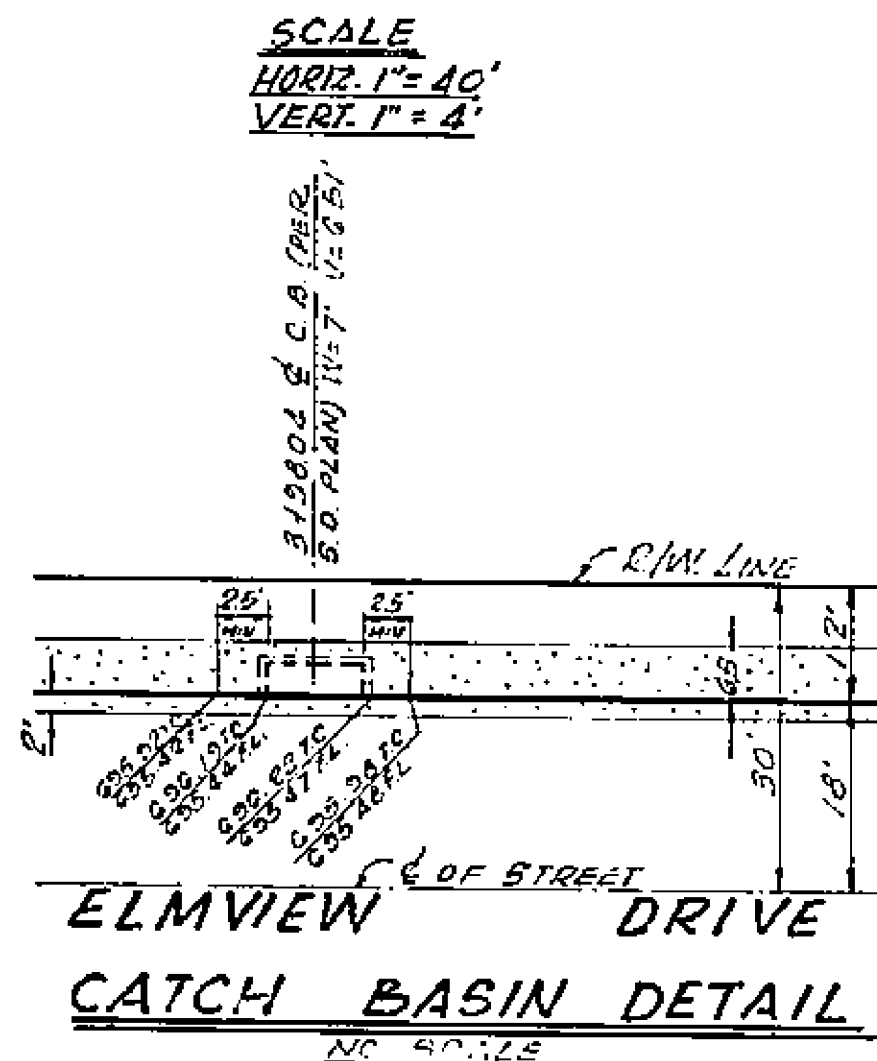


CURVE DATA

① Δ = 54° 18' 23" R = 150' L = 142.17' T = 76.93'
 ② Δ = 54° 18' 23" R = 168' L = 159.23'
 ③ Δ = 68° 31' 11" R = 150' L = 179.33' T = 102.17'
 ④ Δ = 68° 31' 11" R = 132' L = 167.86'

FUT. CURVE DATA

⑤ Δ = 54° 18' 23" R = 132' L = 125.11'
 ⑥ Δ = 68° 31' 11" R = 168' L = 200.51'



<p>APPROVED AS TO PORTION WITHIN UNINCORPORATED AREA</p> <p><i>[Signature]</i> RIVERSIDE COUNTY, CALIF. FOR ROAD COMMISSIONER</p> <p>DATE: 6-22-26</p>	<p>PLAN PREPARED UNDER THE SUPERVISION OF</p> <p><i>[Signature]</i> M.C. [Name] R.C.E. 1432D DATE 5-4-70</p> <p>REVISED STREET WIDTHS ALIGNMENT APPROX. 10' WIDENING ON DOUBLE STREET LIGHT SYSTEM 48" R.I. 2" DEPTH DELETED STORM DRAIN CHANNEL</p>	<p>CITY OF RIVERSIDE, CALIFORNIA DEPARTMENT OF PUBLIC WORKS</p>		<p>PROJECT NO. R-1438</p>
		<p>APPROVED BY</p> <p>OFFICE ENGINEER</p> <p>PARK DEPARTMENT</p> <p>TRAFFIC DIVISION</p> <p>ASSISTANT CITY ENG. [Signature]</p>	<p>APPROVED BY</p> <p>DIRECTOR OF PUBLIC WORKS</p>	<p>PLAN & PROFILE ELMVIEW DRIVE BETWEEN HILLVIEW DR. & BUCHANAN RT. HARLOW STREET CUL-DE-SAC @ EAST END C-11-6-90</p>
<p>DESIGNED BY: _____ DRAWN BY: _____ CHECKED BY: _____</p>		<p>DATE: _____</p>		<p>HORIZ. SCALE: 1" = 40' VERT. SCALE: 1" = 4' FILE NO. 4597</p>

710 LT.

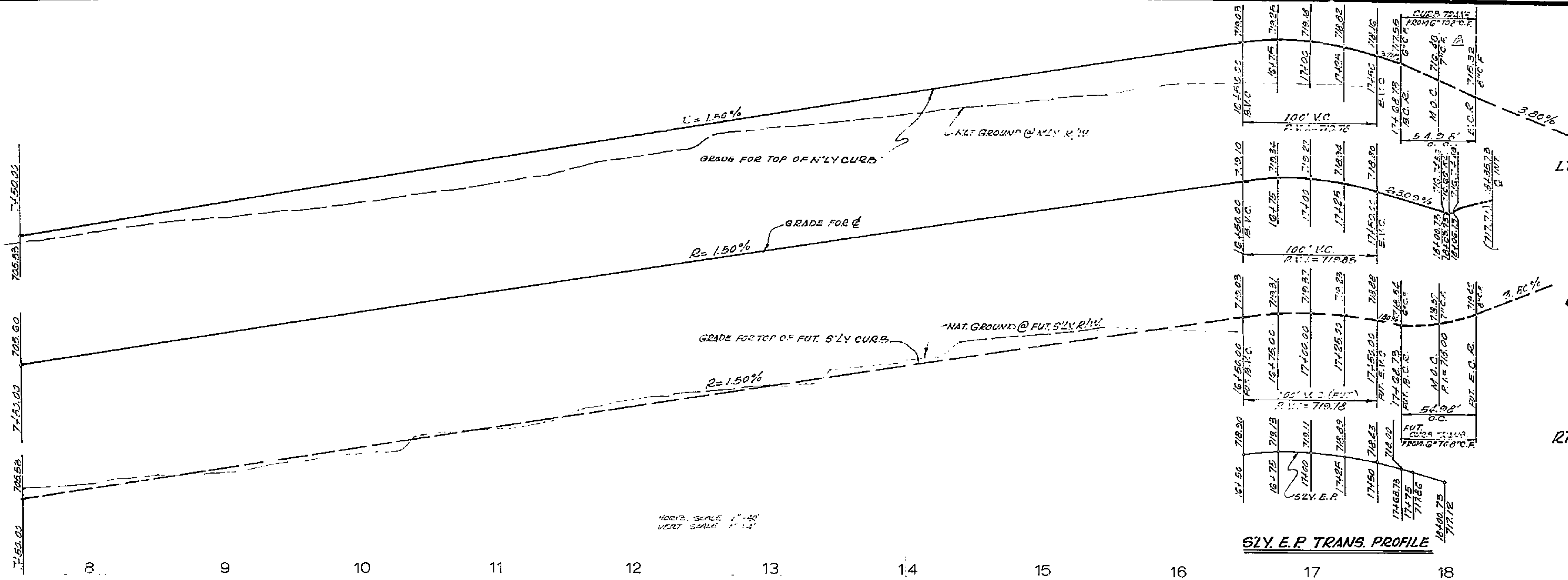
710 C

710 RT.

LT. 710

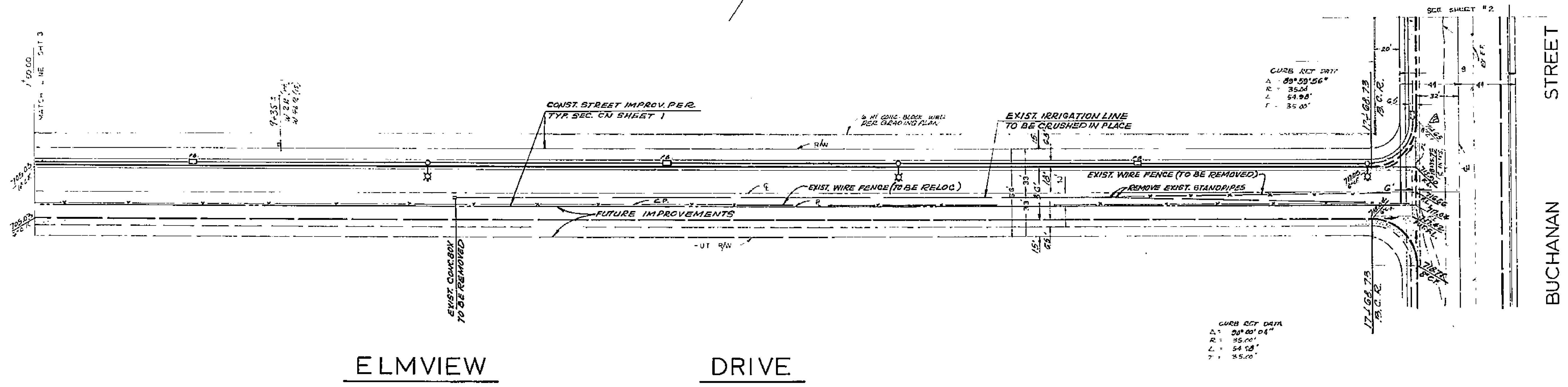
C 710

RT. 710



HORIZ. SCALE 1" = 40'
VERT. SCALE 1" = 4'

SCALE 1" = 40'



ELMVIEW DRIVE

△ BENCH MARK:
RIVERSIDE COUNTY AT THE CROSSING OF
THE PACIFIC ELECTRIC RAILWAY, AT THE
SIGNAL TOWER 50' INT. TO E. EDGE OF THE CONC.
TO A 510 DSK STAMPED "H 58"
1924 ADJ. ELEV. 688.282

PLANS PREPARED UNDER THE SUPERVISION OF
Jack Mahoney
JACK MAHONEY, P.E. 1925. DATE 5-4-70



ENGINEERS ARCHITECTS PLANNERS 280 CAMPUS DRIVE RIVERSIDE CALIFORNIA 92504 TEL 843-2241

CITY OF RIVERSIDE, CALIFORNIA
DEPARTMENT OF PUBLIC WORKS

PLAN & PROFILE
ELMVIEW DRIVE
C-11-690

PROJECT NO.
R-1438
SHEET 4 OF 4
FILE NO.