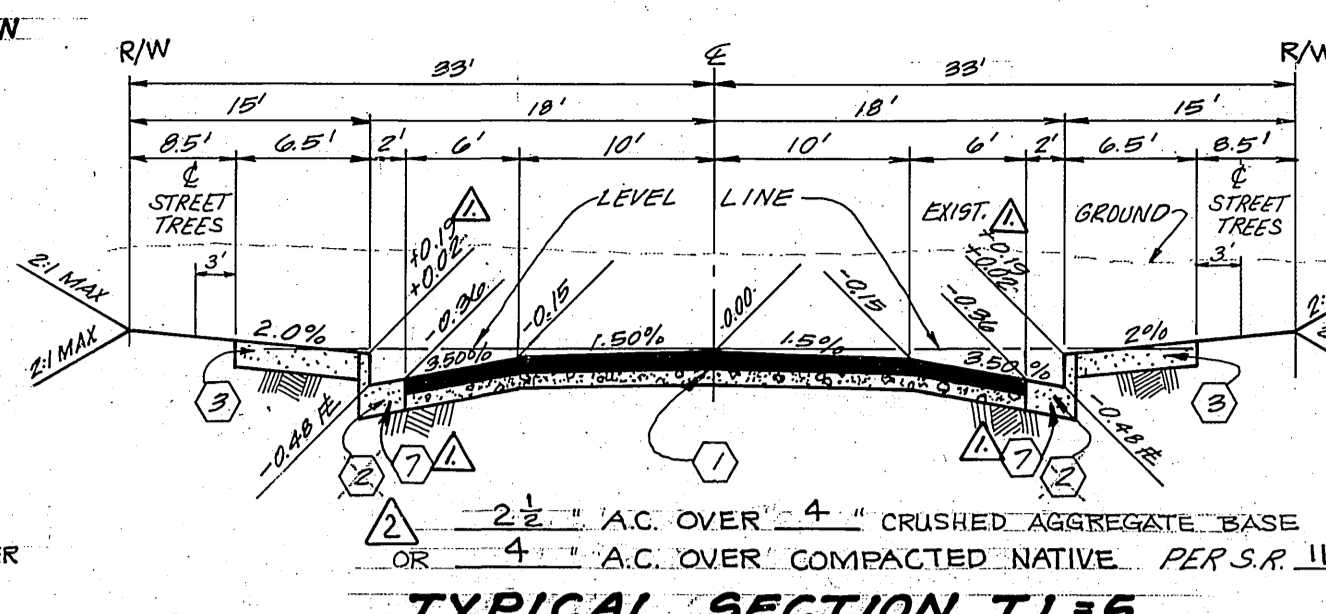
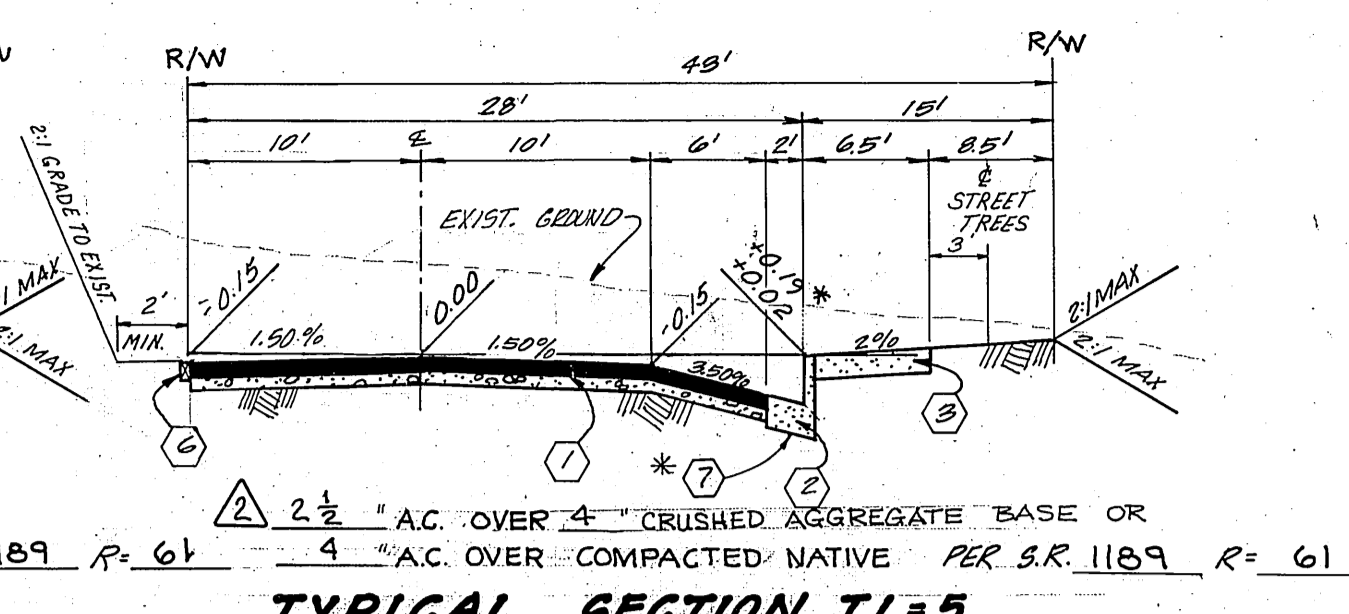


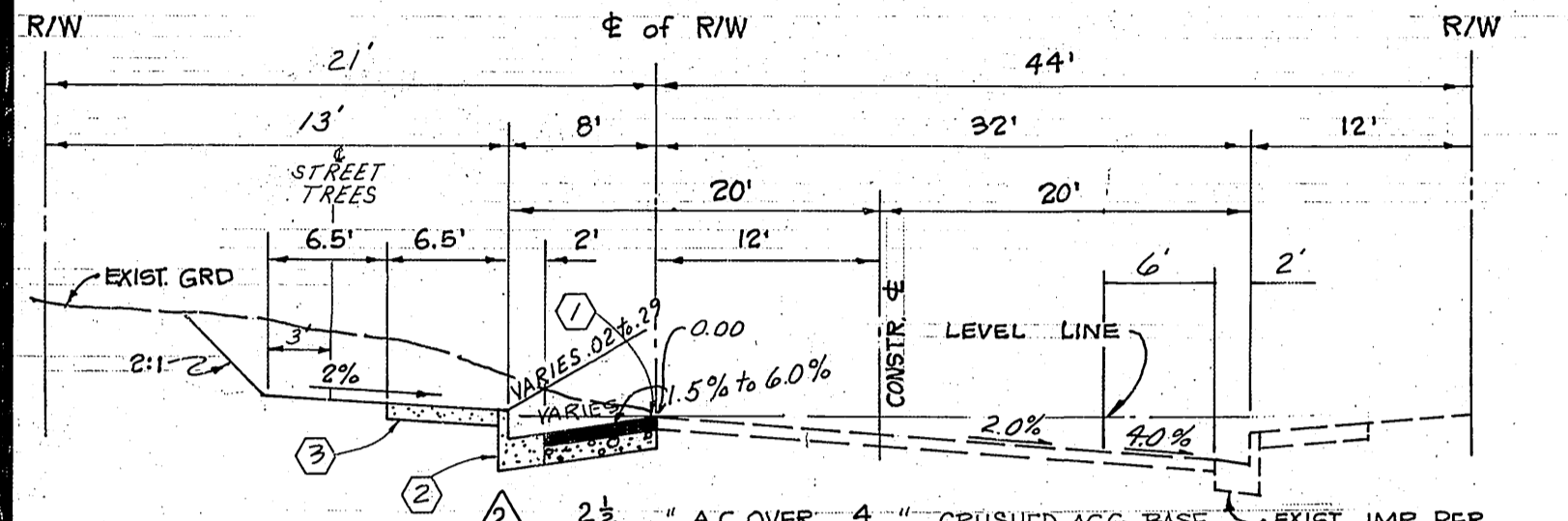
TYPICAL SECTION T.I. = 6
"GOLDEN AVE." (STA. 0+00 TO STA. 5+75)
NO. SCALE



TYPICAL SECTION T.I. = 5
"TURNINGBEND WAY"
NO. SCALE

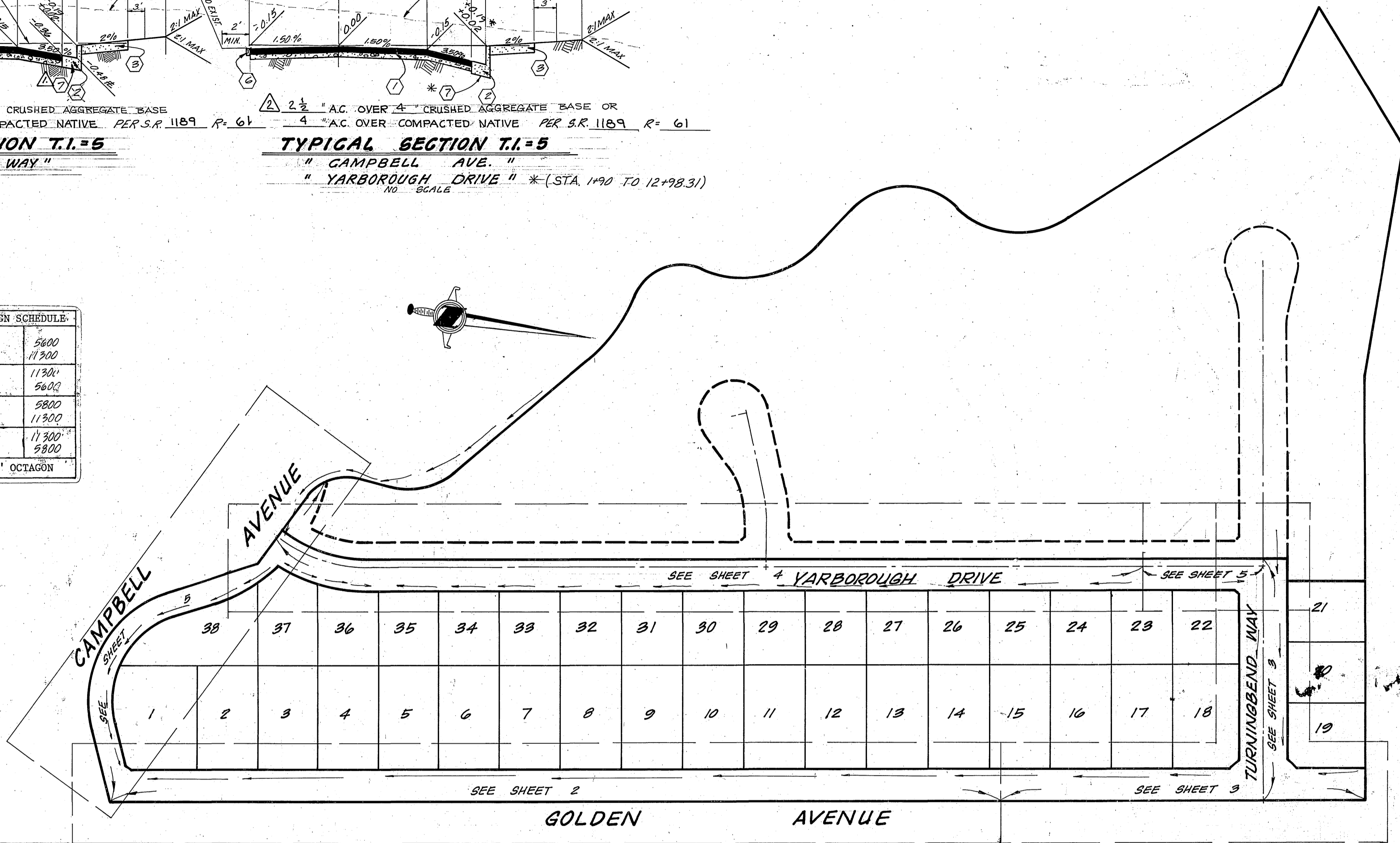


TYPICAL SECTION T.I. = 5
"CAMPBELL AVE."
"YARBOROUGH DRIVE" *(STA. 1+90 TO 12+98.31)
NO. SCALE



TYPICAL SECTION T.I. = 6
"GOLDEN AVE." (STA. 6+00 TO STA. 17+01)
NO. SCALE

| STREET NAME & TRAFFIC SIGN SCHEDULE | | |
|-------------------------------------|-----------------------------|-------|
| (A) | GOLDEN AVENUE | 5800 |
| (A) | CAMPBELL AVENUE | 11300 |
| (B) | CAMPBELL AVENUE | 11301 |
| (B) | YARBOROUGH DRIVE | 5600 |
| (C) | YARBOROUGH DRIVE | 5800 |
| (C) | TURNINGBEND WAY | 11300 |
| (D) | TURNINGBEND WAY | 11300 |
| (D) | GOLDEN AVENUE | 5800 |
| (E) | R-1 STOP SIGN - 30" OCTAGON | |



General Notes

- 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, and the Standard Specifications for Public Works Construction, 1979 Edition.
- Trim edge of existing pavement where new pavement joins to a smooth, straight line. Construct match-up paving as shown on plan and overlay paving as directed in the field to produce a smooth section. Engineer estimates overlay to be 3 tons.
- Construct driveway approaches per Std. Dwg. 302. Exact size and location to be determined at the time of construction as approved by the Traffic Engineer.
- Curb and gutter shall be staked with 3' offsets at 25' intervals.
- All traffic signs shall be installed prior to opening the streets to traffic.
- The subdivider shall arrange for a soil test to be made by a soils engineer after the streets have been prepared to rough grade. Depth of base material and A.C. paving shall be determined by the City of Riverside design standards and test procedures.
- See "Street Lighting Plans" for quantity and location of required street lights.
- All flagged elevations shall be staked in the field by the private engineer.
- The sewer contractor shall adjust manholes to final grade after paving is completed.
- The contractor shall contact the Public Service Department (787-7251) to pick up any existing Std. 180 barricades that are being removed. The City's inspector will make the final determination on whether a barricade can be relocated.
- All testing and certification of the treated base will be at the developer's cost.
- 6" x 6" or 8" DIA. blocks for mailboxes required in curb s/w.
- 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 as a result of errors or omissions, the private engineer shall be responsible for determining an acceptable solution and revising the plans for approval by the City.
- 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.
- City forces shall install 12" main in Golden Avenue prior to paving of said street.

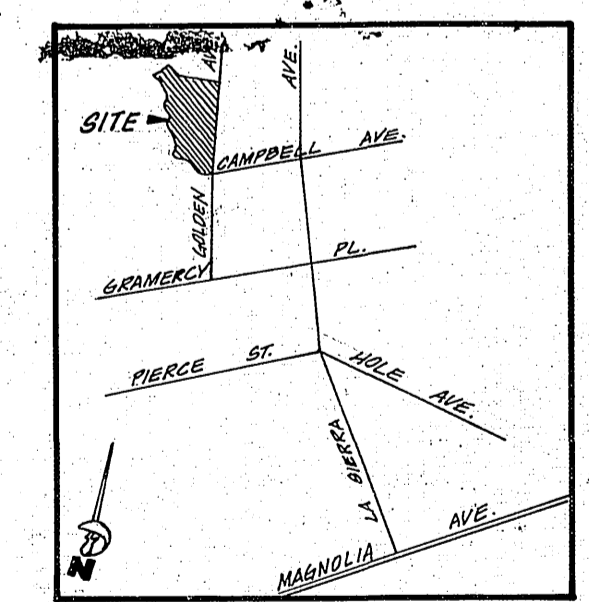
- All related work shall conform to the City of Riverside, Park and Recreation Department Standards.
- Contact the Park Projects Inspector a minimum of 48 hours in advance at 787-7223 to schedule inspections. Inspections shall be required: a) when plant locations have been spotted in the field prior to digging plant pits, b) while digging plant pits and planting/relocating trees, c) after planting and all other indicated or specified work has been completed for start of maintenance, and d) at end of maintenance/final acceptance (developer will be released from maintenance only upon receipt of written notification from the City that the Park and Recreation Department is assuming maintenance responsibilities).
- The developer shall maintain all plantings for a minimum period of one (1) year.
- Street Tree planting shall be as follows:

| Street Name | Botanical Name/Common Name | Min. Size | Approx. Spacing | Approx. Number |
|--------------------|---|-----------|-----------------|----------------|
| A. GOLDEN AVE | LAGERSTROMIA INDICA / CRAPE MYRTLE | 15 GAL. | 50± | 30 |
| B. CAMPBELL AVE | PYRUS CALLERYANA BRADFORD / BRADFORD PEAR | 15 GAL. | 50± | 7 |
| C. YARBOROUGH DR. | ULMUS SEMPERVIRENS / EVERGREEN ELM | 15 GAL. | 50± | 25 |
| D. TURNINGBEND WAY | ULMUS SEMPERVIRENS / EVERGREEN ELM | 15 GAL. | 50± | 9 |

21. A PUBLIC WORKS DEPARTMENT PERMIT IS REQUIRED PRIOR TO COMMENCEMENT OF TREE RELOCATION AND/OR REMOVAL WORK. FOR ALL TREES WITHIN ULTIMATE PAVEMENT AREA, BACKFILL OF ALL HOLES IS TO BE INSPECTED BY THE CITY FOR PROPER COMPACTION.

INDEX MAP
SCALE: 1" = 100'

- CONSTRUCTION NOTES:**
- CONSTRUCT ASPHALTIC CONCRETE (A.C.) OVER BASE AS PER TYPICAL SECTION.
 - CONSTRUCT CURB AND GUTTER PER STANDARD DRAWING 200 (TYPE 1) 6" C.F.
 - CONSTRUCT CURB SIDEWALK PER STANDARD DRAWING 325.
 - CONSTRUCT WHEELCHAIR RAMPS PER STANDARD DRAWING 304.
 - CONSTRUCT CROSS-GUTTER PER STANDARD DRAWING 220.
 - CONSTRUCT 2" X 4' REDWOOD HEADER.
 - CONSTRUCT CURB AND GUTTER PER STD. DWG 200 (TYPE 1) 8" C.F.
 - PLANT STREET TREES PER CITY OF RIVERSIDE PARKS AND RECREATION STANDARD.



VICINITY MAP
NO. SCALE

BENCH MARK:
CITY OF RIVERSIDE B.M. #C-2-B.
PK. NAIL IN CENTER OF CURB
RETURN AT SW CORNER OF
CAMPBELL AVE. & LA SIERRA AVE.
ELEV.: 771.13'

* AS BUILT OCT. 1, 1984 TANNY

CITY OF RIVERSIDE
DOMESTIC SYSTEM

APPROVED BY: *Med Lentz* DATE: 11/2/82

SOUTHERN CALIFORNIA GAS CO.

APPROVED BY: *C. R. Ruder* DATE: 9-23-81

J. F. DAVIDSON ASSOCIATES
CIVIL ENGINEERS - SURVEYORS - PLANNERS
RIVERSIDE, CALIFORNIA

APPROVED BY: *[Signature]* DATE: 11/82

R.E. No. 17550

| MARK | REVISIONS | APPR. | DATE |
|------|--|--------------------|----------|
| 2 | ADDED PAVING SECTIONS, SR 1189 | <i>[Signature]</i> | 12/28/82 |
| 1 | REVISED TYPICAL SECTION ON TURNINGBEND WAY | <i>[Signature]</i> | 11-10-82 |

CITY OF RIVERSIDE, CALIFORNIA
DEPARTMENT OF PUBLIC WORKS

APPROVED BY: *[Signature]* DATE: 11/82

CHIEF P. W. ENGR.

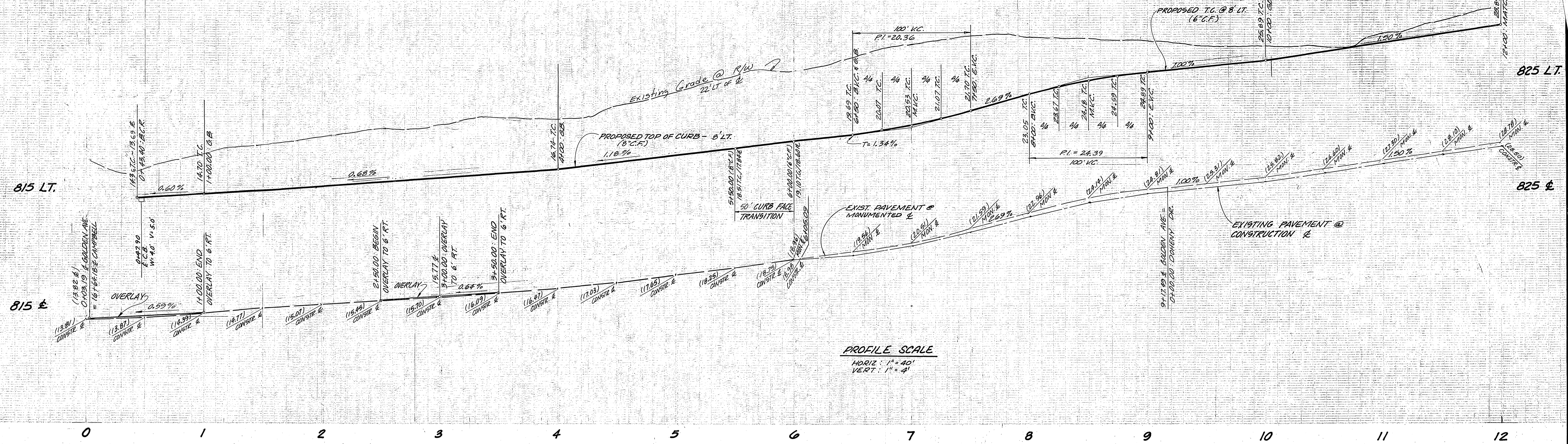
TITLE SHEET

TRACT 8796-1
STREET PLAN & PROFILE

PROJECT NO.
R-2433

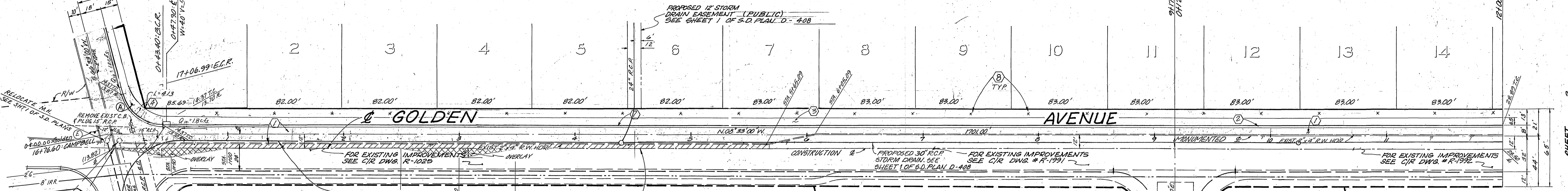
SHEET 1 OF 5

FILE NO. 5568



CAMPBELL AVE.
SEE SHEET 5

CURB RETURN DATA
 Δ = 75° 20' 00"
 R = 33.00'
 L = 49.23'
 T = 26.91'



Contractor agrees that he shall assume sole and complete responsibility for job site conditions during the course of construction of this Project, including safety of all persons and property; that this requirement shall apply continuously and not be limited to normal working hours; and that the Contractor shall defend, indemnify and hold the Owner and the Engineer harmless from any and all liability, real or alleged, in connection with the performance of work on this Project, excepting for liability arising from the sole negligence of the Owner or the Engineer.



BENCH MARK:
CITY OF RIVERSIDE B.M. # G-2-B.
PK NAIL IN CENTER OF CURB
RETURN AT SW CORNER OF
CAMPBELL AVE AND LA SIERRA
AVE.
ELEV. = 771.13'

NOTE:
SEE SHEET 1 FOR GENERAL AND
CONSTRUCTION NOTES AND TYPICAL SECTION.

CITY OF RIVERSIDE
DOMESTIC SYSTEM & IRRIGATION SYSTEM
Fred Rantz
WATER SYSTEMS MANAGER
DATE 4/12/82

SOUTHERN CALIFORNIA GAS CO.
Approved by:
E. P. Rutter
9-23-81
date

LEGEND
 [Symbol] NEW A.C. PAVEMENT
 [Symbol] REMOVE & REPLACE A.C. PAVEMENT
 [Symbol] OVERLAY A.C. PAVEMENT

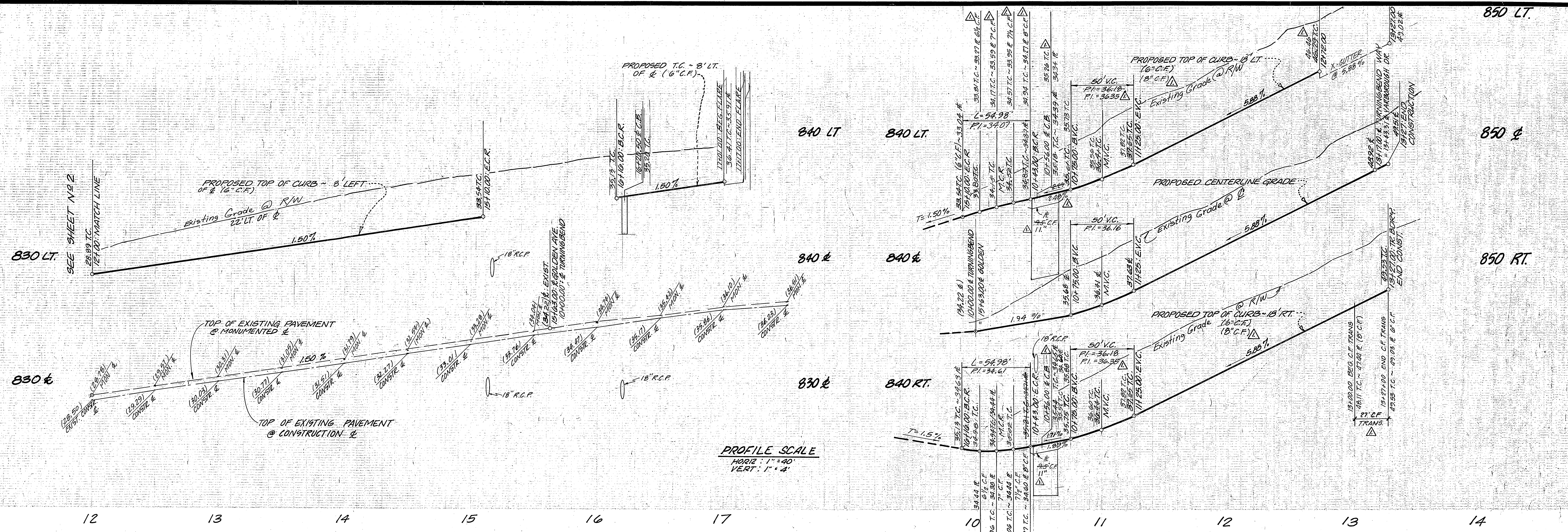
J. F. DAVIDSON ASSOCIATES
CIVIL ENGINEERS - SURVEYORS - PLANNERS
RIVERSIDE, CALIFORNIA
APPROVED BY: [Signature]
DATE: 4/11/82
R.E. No. 17552

CITY OF RIVERSIDE, CALIFORNIA
DEPARTMENT OF PUBLIC WORKS
APPROVED BY: [Signature]
DATE: 4/11/82
TRAFFIC DIVISION: [Signature]
CHIEF P. W. ENGR.

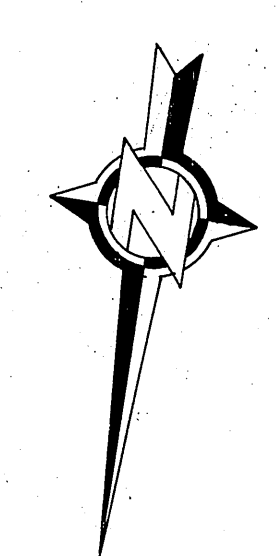
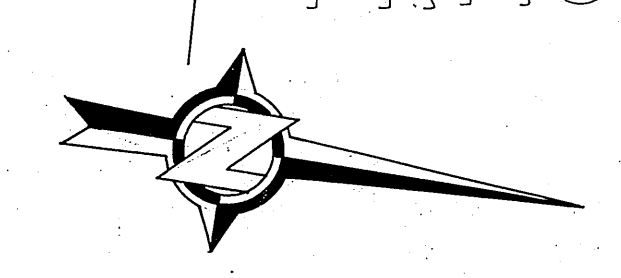
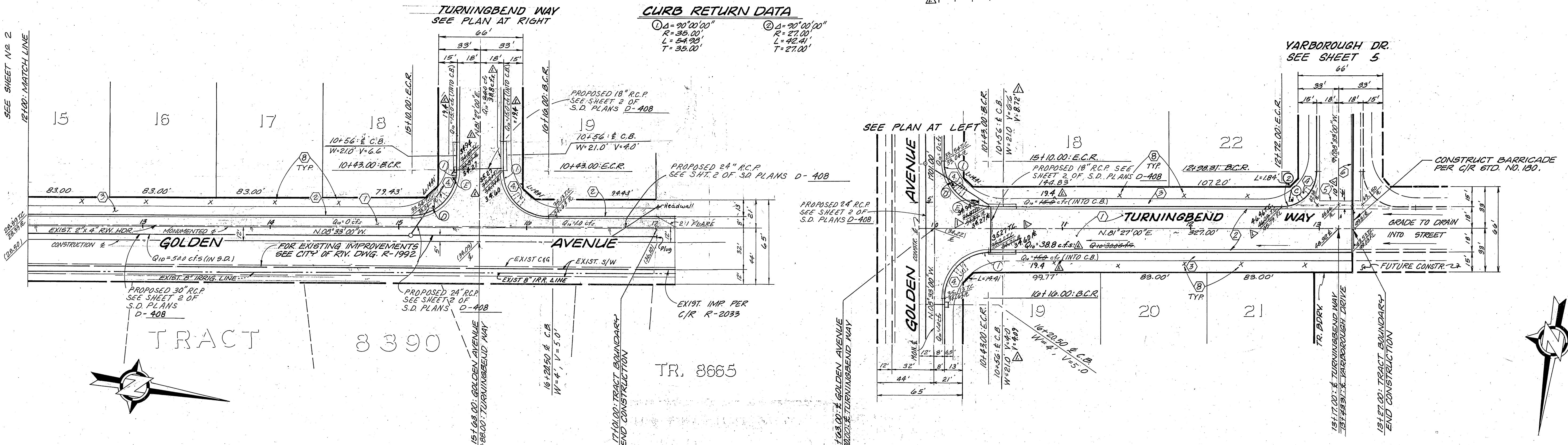
STREET PLAN & PROFILE
TRACT 8796-1
GOLDEN AVENUE
PROJECT NO. R-2433
SHEET 2 OF 5
HORIZ. SCALE: 1" = 40'
VERT. SCALE: 1" = 4'
FILE NO. 5068

* AS BUILT OCT. 1, 1984 TANNY

DESIGNED BY J.L.E. DRAWN BY P.P.E. CHECKED BY J.L.E.

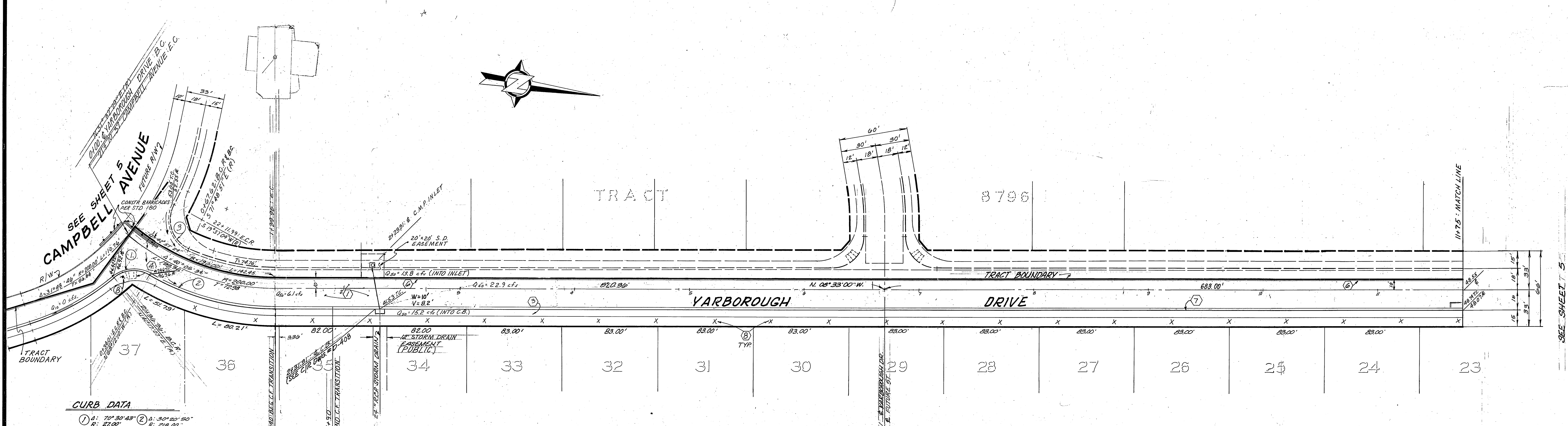
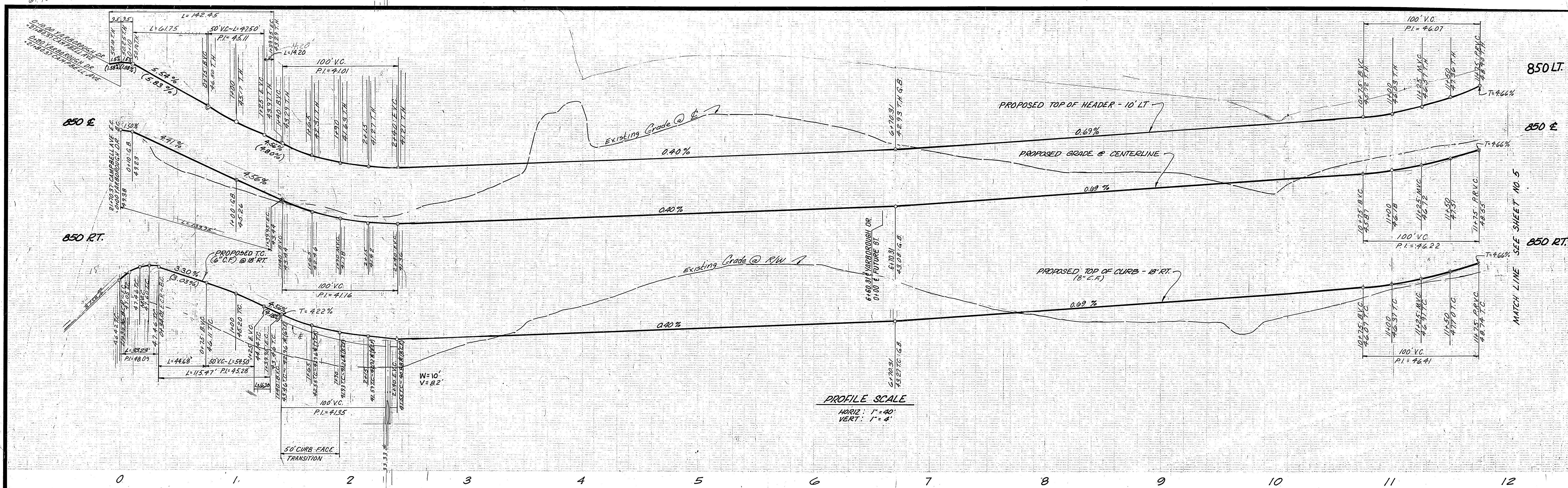


12 13 14 15 16 17 10 11 12 13 14



*AS BUILT OCT. 1, 1984 TAMMY

INDEX UP



CURB DATA

| | | | |
|---|-------------|---|-------------|
| ① | 70° 30' 43" | ② | 30° 20' 50" |
| | R: 27.00' | | R: 218.20' |
| | L: 33.25' | | L: 115.47' |
| | T: 18.09' | | T: 22.12' |
| ③ | 91° 25' 55" | | |
| | R: 23.00' | | |
| | L: 43.09' | | |
| | T: 27.68' | | |

Contractor agrees that he shall assume sole and complete responsibility for job site conditions during the course of construction of this Project, including safety of all persons and property; that this requirement shall apply continuously and not be limited to normal working hours; and that the Contractor shall defend, indemnify and hold the Owner and the Engineer harmless from any and all liability, real or alleged, in connection with the performance of work on this Project, excepting for liability arising from the sole negligence of the Owner or the Engineer.

BENCH MARK:
 CITY OF RIVERSIDE B.M. = 6-2-B.
 1/4" NAIL IN CENTER OF CURB
 RETURN AT SW CORNER OF
 CAMPBELL AVE. AND LA SIERRA
 AVE.
 ELEV. = 771.13'

NOTE:
 SEE SHEET 1 FOR GENERAL AND
 CONSTRUCTION NOTES AND TYPICAL SECTION.
CITY OF RIVERSIDE
 DOMESTIC SYSTEM & IRRIGATION SYSTEM
 Fred Rant
 WATER SYSTEMS MANAGER
 DATE 4/12/82

J. F. DAVIDSON ASSOCIATES
 CIVIL ENGINEERS - SURVEYORS - PLANNERS
 RIVERSIDE, CALIFORNIA
 APPROVED BY *Cal W. Penty* DATE 4/4/77
 P.R.E. No. 17550

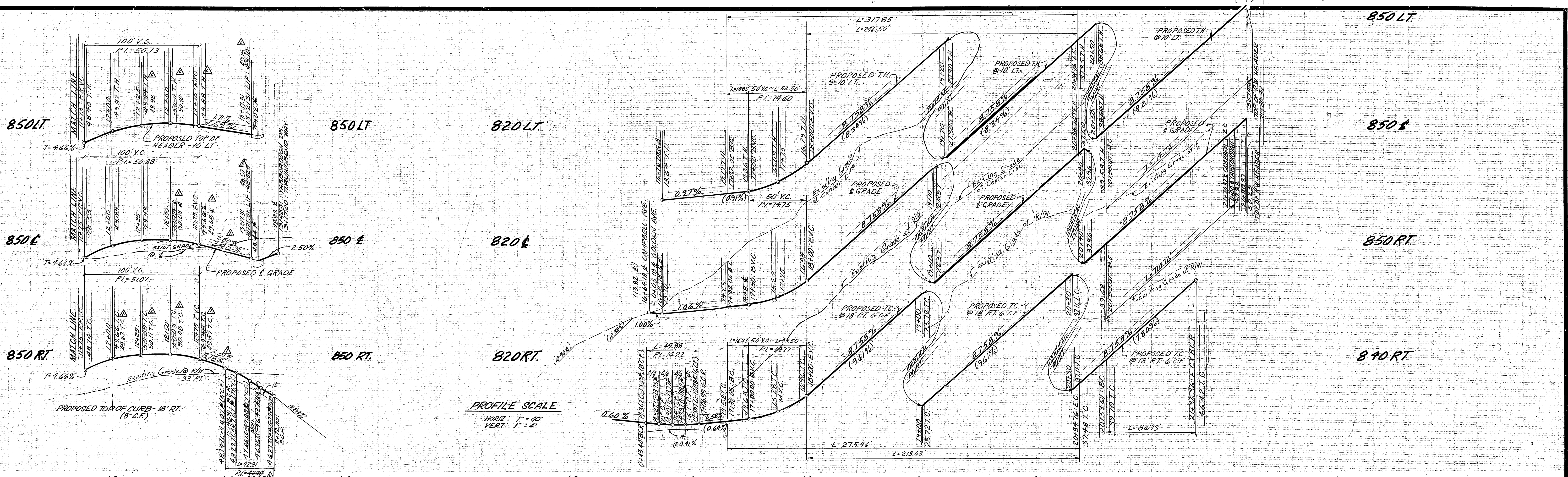
| MARK | REVISIONS | APPR. | DATE |
|------|-----------|-------|------|
| | | | |
| | | | |

CITY OF RIVERSIDE, CALIFORNIA
 DEPARTMENT OF PUBLIC WORKS
 APPROVED BY *[Signature]* DATE 4/1/83
 PRINCIPAL ENGINEER
 PARK DEPARTMENT
 TRAFFIC DIVISION
 CHIEF P. W. ENGR.
 DATE 4/1/83

STREET PLAN & PROFILE
 TRACT 8796-1
 YARBOROUGH DRIVE
 HORIZ. SCALE: 1" = 40'
 VERT. SCALE: 1" = 4'

INDEX UP
 PROJECT NO. **R-2433**
 SHEET **4** OF **5**
 FILE NO. 6568

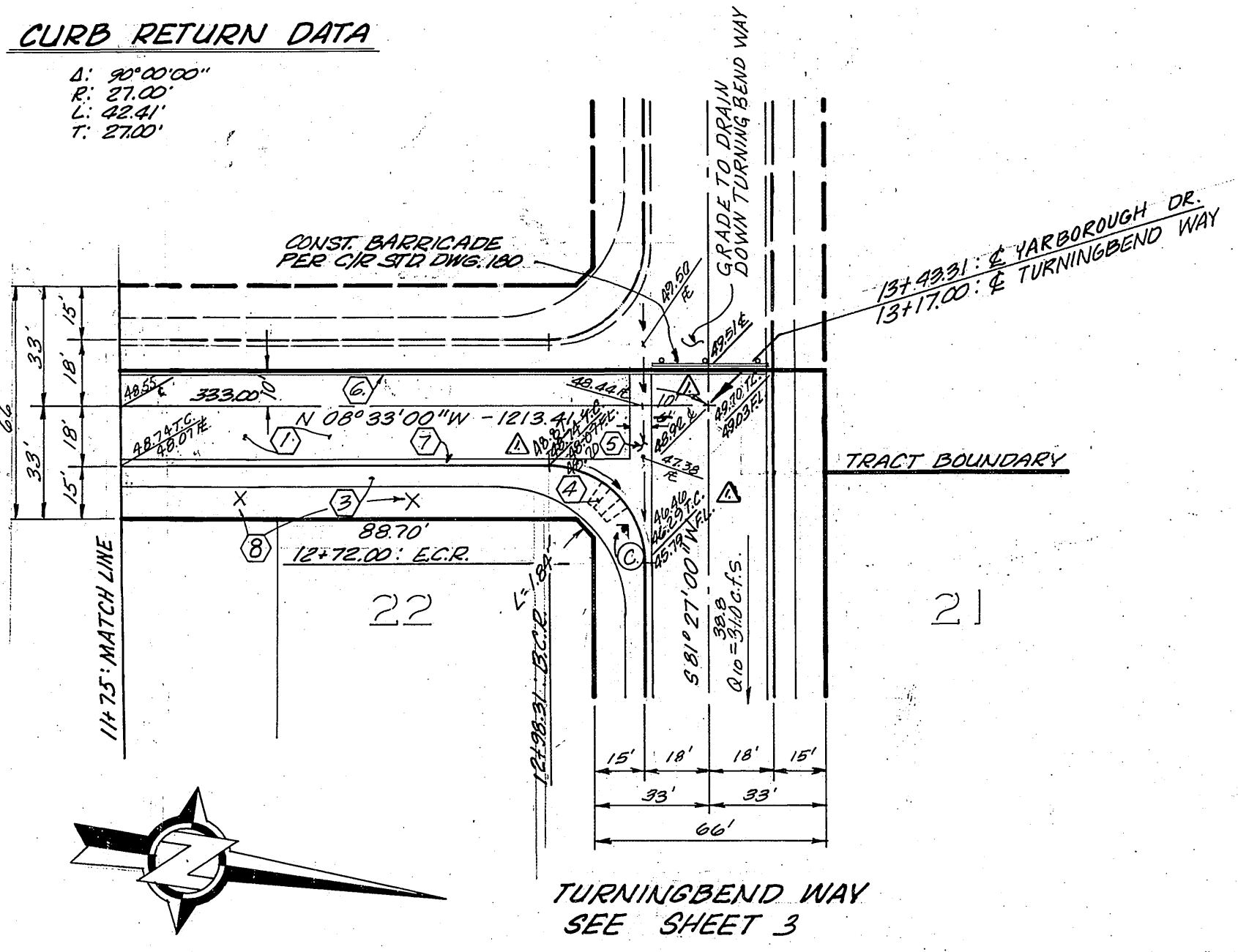
* AS BUILT OCT. 1, 1984 TANNY



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

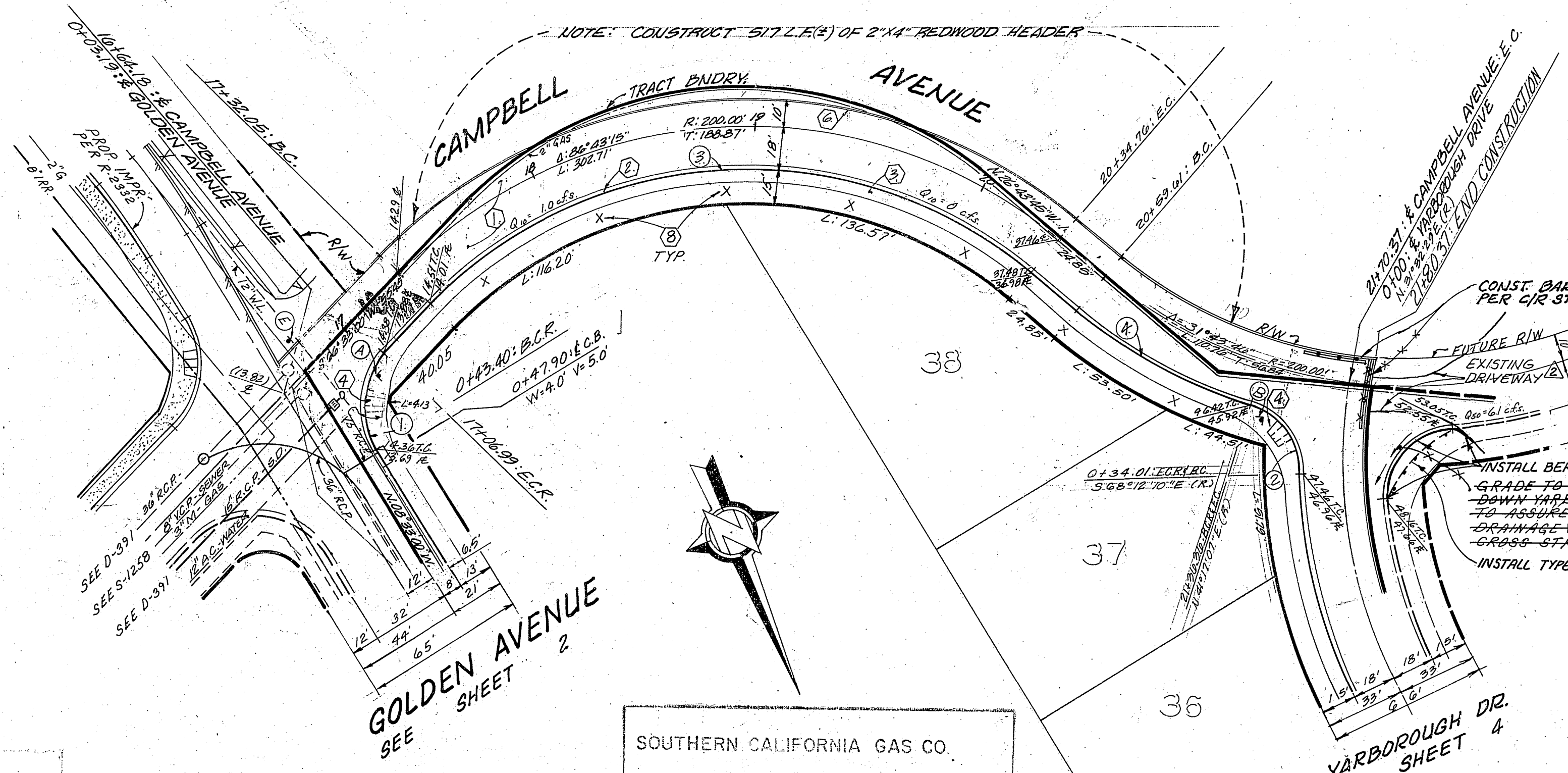
CURB RETURN DATA

- 1. 80°00'00"
- 2. 27.00'
- 3. 42.61'
- 4. 27.00'



CURB DATA

- 1. 75°06'00"
- 2. 35.00'
- 3. 45.28'
- 4. 26.91'
- 5. 70°30'43"
- 6. 27.00'
- 7. 32.23'
- 8. 19.09'
- 9. 22°38'15"
- 10. 22.00'
- 11. 28.15'
- 12. 43.63'



SOUTHERN CALIFORNIA GAS CO.
 Approved by:
E. J. Fisher
 9-23-81
 date

Contractor agrees that he shall assume sole and complete responsibility for job site conditions during the course of construction of this Project, including safety of all persons and property; that this requirement shall apply continuously and not be limited to normal working hours; and that the Contractor shall defend, indemnify and hold the Owner and the Engineer harmless from any and all liability, real or alleged, in connection with the performance of work on this Project, excepting for liability arising from the sole negligence of the Owner or the Engineer.

BENCH MARK:
 CITY OF RIVERSIDE B.M. = G-2-B.
 PK. NAIL IN CENTER OF CURB
 RETURN AT SW CORNER OF
 CAMPBELL AVE. AND LA SIERRA
 AVE.
 ELEV. = 711.13'

NOTE:
 SEE SHEET 1 FOR GENERAL AND
 CONSTRUCTION NOTES & TYPICAL SECTION.

CITY OF RIVERSIDE
 DOMESTIC SYSTEM & IRRIGATION SYSTEM
Fred Rantz
 WATER SYSTEMS MANAGER
 DATE: 11/10/81

J. F. DAVIDSON ASSOCIATES
 CIVIL ENGINEERS - SURVEYORS - PLANNERS
 RIVERSIDE, CALIFORNIA
 APPROVED BY: *[Signature]* DATE: 11/10/81
 R.E. No. 17220

| MARK | REVISIONS | APPR. | DATE |
|------|-------------------------------------|-------|---------|
| 1 | OMIT BARRICADE AND INSTALL BERM | | 9-23-81 |
| 2 | TYPE "L" MARKERS AT FUTURE CAMPBELL | | 9-23-81 |
| 3 | REVISED X GUTTER ON TURNING BEND | | 9-23-81 |
| 4 | REVISED PROFILE ON YARBOROUGH | | 9-23-81 |

CITY OF RIVERSIDE, CALIFORNIA
 DEPARTMENT OF PUBLIC WORKS
 APPROVED BY: *[Signature]* DATE: 9/23/81
 PRINCIPAL ENGINEER
 PARK DEPARTMENT
 TRAFFIC DIVISION
 CHIEF P. W. ENGR.

STREET PLAN & PROFILE
 TRACT 8796-1
 CAMPBELL AVENUE
 HORIZ. SCALE: 1" = 40'
 VERT. SCALE: 1" = 4'

INDEX UP
 PROJECT NO.
R-2433
 SHEET 5 OF 5
 FILE NO. 5568

* AS BUILT OCT. 1, 1984 TAMMY