

**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, STANDARD DRAWING NO. 10 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 APPROVAL BY THE CITY.
- QUANTITIES SHOWN ARE FOR INFORMATION ONLY AND THE CITY OF RIVERSIDE IS NOT RESPONSIBLE FOR THEIR ACCURACY.
- 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.
- ALL FLAGGED ELEVATIONS SHALL BE STAKED IN THE FIELD BY THE PRIVATE ENGINEER.
- 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.
- CONSTRUCT DRIVEWAY APPROACHES PER STANDARD DRAWING 302. EXACT SIZE AND LOCATION AS SHOWN ON PLAN.
- ON ALL AREAS WITHIN PUBLIC RIGHT OF WAY WHERE THE FILL IS ONE (1) FOOT OR GREATER, A LETTER WILL BE REQUIRED FROM THE SOILS ENGINEER, CERTIFYING THE COMPACTION OF THE FILL BELOW SUBGRADE, PRIOR TO ISSUANCE OF CONSTRUCTION PERMIT/CUT SHEETS.
- ANY TRAFFIC CONTROL STRIPING OBLITERATED AND/OR BADLY WORN DURING CONSTRUCTION SHALL BE RESTORED BY THE CONTRACTOR WITHIN FIVE DAYS AFTER NOTIFICATION FROM THE CITY INSPECTORS.
- All related work shall conform to the City of Riverside Park and Recreation Department Standards.
  - When plant locations have been spotted in the field prior to digging plant pits.
  - While digging plant pits and planting/relocating trees.
  - After planting and all other indicated or specified work has been completed for start of maintenance.
  - At end of maintenance/final acceptance (contractor/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.
- STREET TREES SHALL BE PLANTED PRIOR TO OCCUPANCY.
- The Contractor/Developer shall maintain all plantings for a minimum period of one (1) year.
- Street tree planting shall be as follows:
 

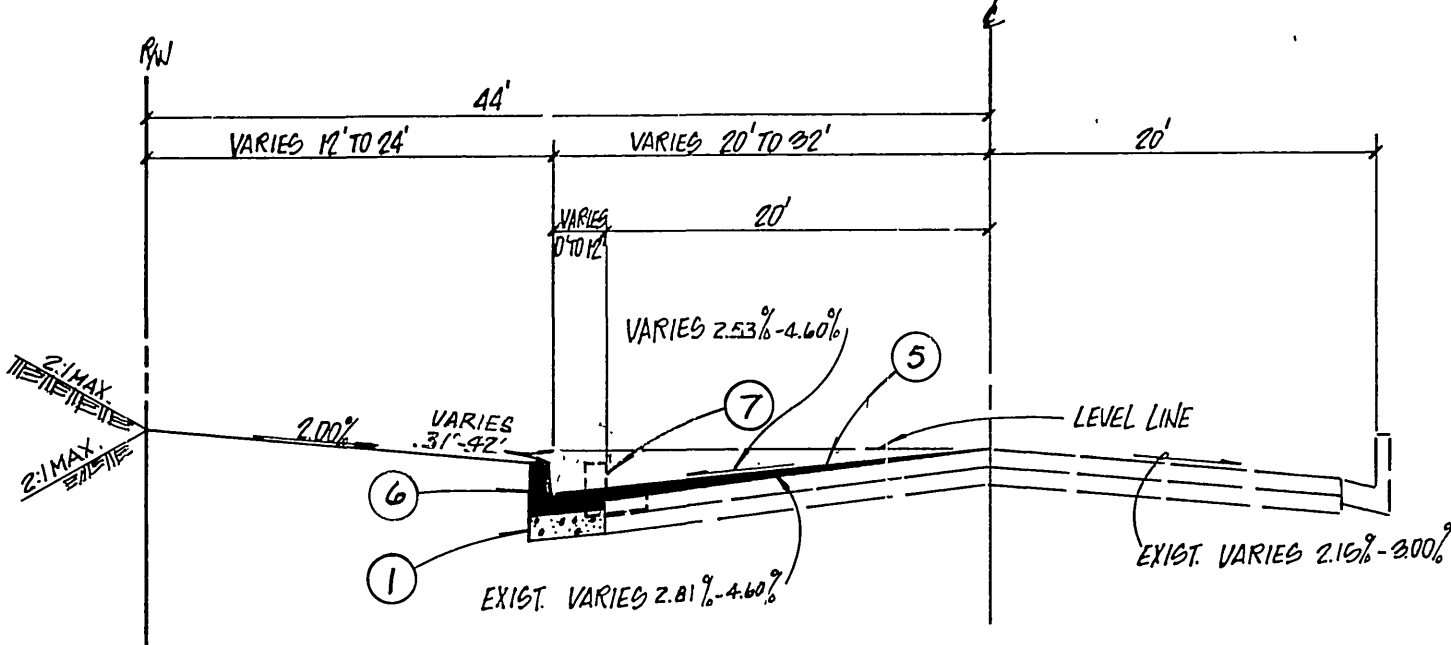
Street Name	Botanical Name/Common Name	Min. Size	Approx. Spacing	No. Req.
a. JURUPA AVE / GRAND AVE	WASHINGTONIA ROBUSTA / MEXICAN FAU PALM	RELOCATE TO NEALS PARK		CLUMP OF 3
b. JURUPA AVE	PODOPHYLLUM GRACILIOR / FERN PINE	15 GAL.	45'	9
c. GRAND AVE	JACARANDA MIMOSIFOLIA / JACARANDA	15 GAL.	45'	8
d.				
- Park and Recreation Department and Public Works Department permits are required prior to commencement of tree relocation and/or removal work. For all trees within the ultimate pavement area, backfill of all holes is to be inspected by the City for proper compaction.
- All Street Trees to be automatically irrigated.

\*NOTE: In the interest of public safety and maintenance, the Street Tree Inspector shall have the authority to revise street tree numbers and locations as shown on approved plans.

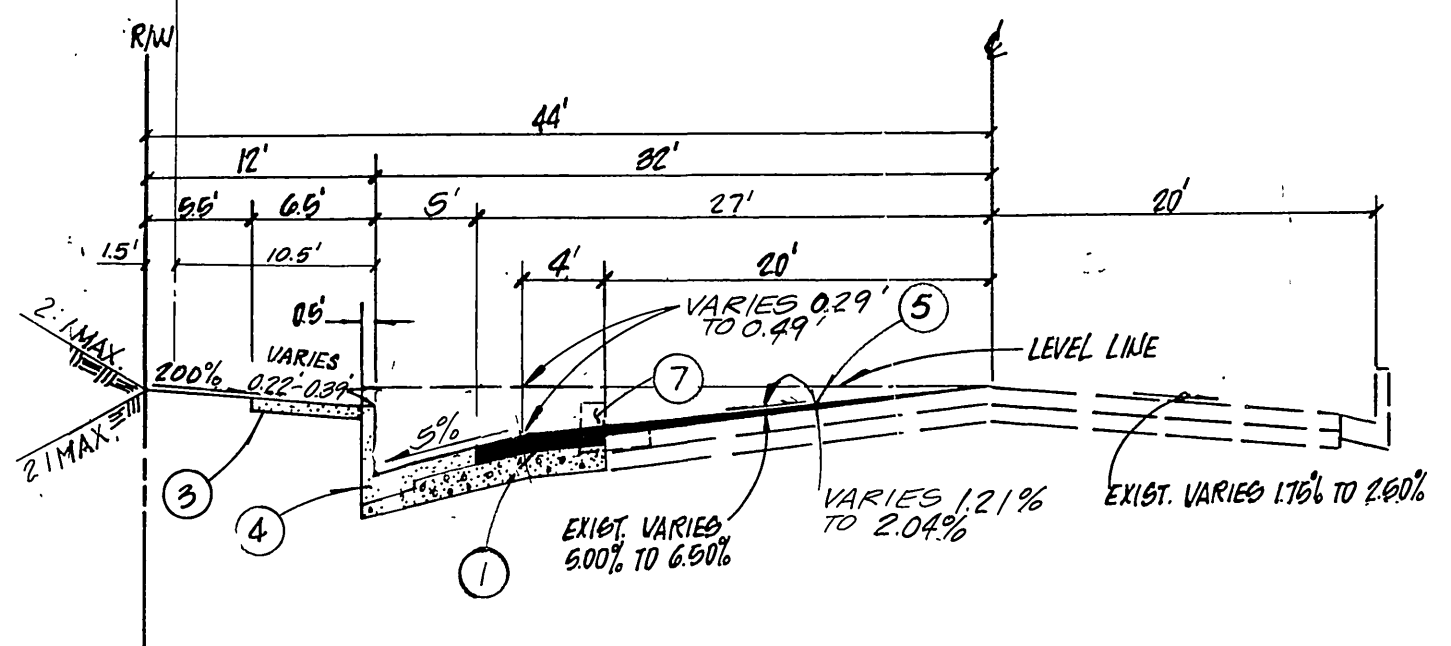
- FINAL STRIPING FOR TRAFFIC CONTROL AND/OR PAVEMENT MARKING TO BE THE RESPONSIBILITY OF THE DEVELOPER.
- THE CONTRACTOR SHALL CALL IN A LOCATION REQUEST TO UNDERGROUND SERVICE ALERT (USA) PHONE NO. 1-800-422-4133, TWO WORKING DAYS BEFORE DIGGING. NO CONSTRUCTION PERMIT WILL BE ISSUED BY THE PUBLIC WORKS DEPARTMENT INVOLVING EXCAVATION FOR UNDERGROUND FACILITIES UNLESS THE APPLICANT HAS BEEN PROVIDED AN INQUIRY IDENTIFICATION NUMBER BY THE USA.
- DEVELOPER TO GIVE CITY WATER DIVISION FIVE (5) WORKING DAYS WRITTEN NOTICE PRIOR TO START OF CONSTRUCTION AND TO ALLOW CITY TEN (10) WORKING DAYS FOR COMPLETION OF WORK. (361-6160)
- Traffic Signal work shall be performed in accordance to the most current provisions of Section 86 of the Standard Specifications, the Standard Plans, both published by the State of California Department of Transportation (Caltrans), the construction plants) and as directed by the Traffic Engineer.
- Detector loop lead-in cable shall be Type A or Type B; mixing will not be permitted. If Type B is used, the ends shall be crimped and soldered.
- Detector loops shall be installed in the presence of the Traffic Engineer or his representative.
- Conductors for each detector loop shall be Type I.
- The slots for the detector loop shall be cut to a depth that will provide for a 1 inch cover over the conductor.
- Splicing is not allowed unless otherwise indicated.
- Construction work that will cause damage to the detector loop(s) shall not be performed until traffic signal maintenance personnel have been notified and the necessary timing adjustments made to maintain signal operation.
- A "Street Opening" permit is required for traffic signal work.

**CONSTRUCTION NOTES**

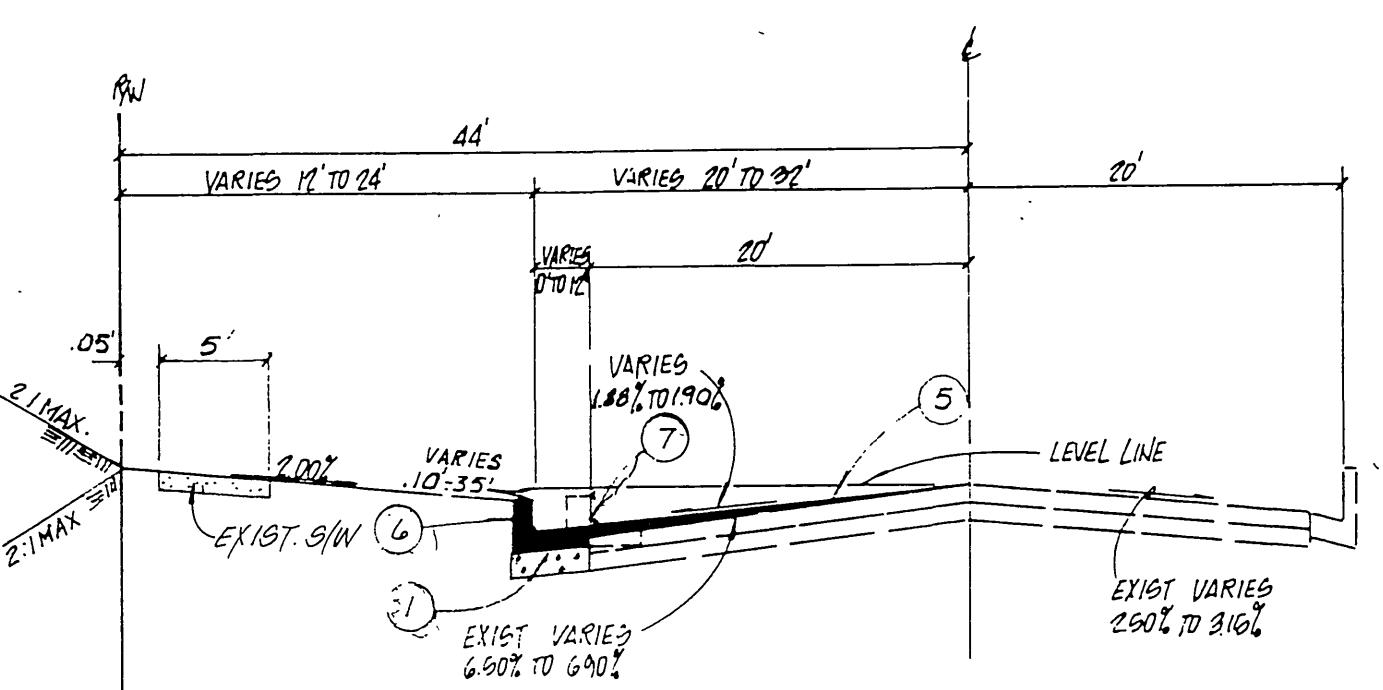
- CONSTRUCT \* A.C. PAVING OVER \* AGGREGATE BASE PER SOILS REPORT NO. 1392, R=27
  - CONSTRUCT 6" CURB AND GUTTER PER STANDARD NO. 200 TYPE I
  - CONSTRUCT 6" CURB SIDEWALK PER STANDARD NO. 325
  - CONSTRUCT 6" CURB WITH 6" GUTTER PER STANDARD NO. 200 TYPE I
  - CONSTRUCT VARIABLE THICKNESS A.C. OVERLAY
  - CONSTRUCT A.C. BERM PER STANDARD NO. 250 TYPE I
  - EXISTING CURB AND GUTTER TO BE REMOVED
- \*SEE INDIVIDUAL SHEET FOR AMOUNTS.



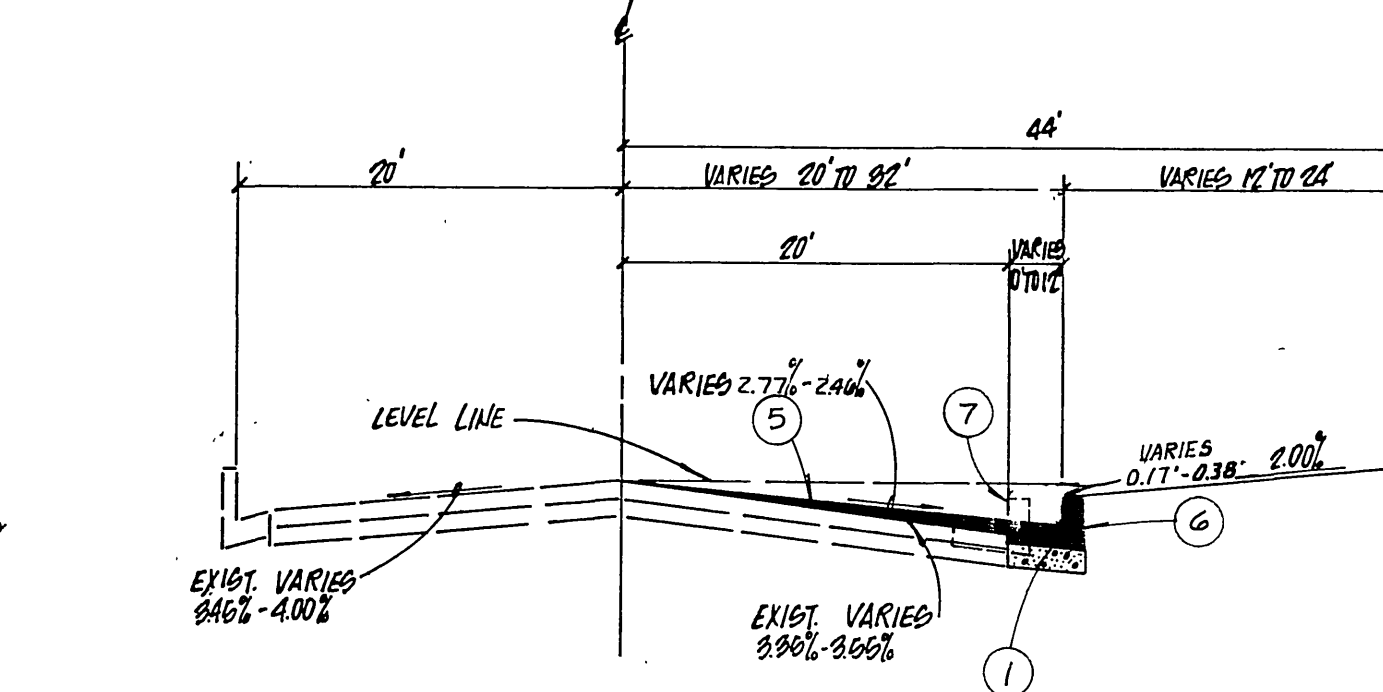
**JURUPA AVE. TYPICAL SECTION**  
STA. 148+00.00 TO STA. 148+59.00  
N.T.S.  
(TI=90)



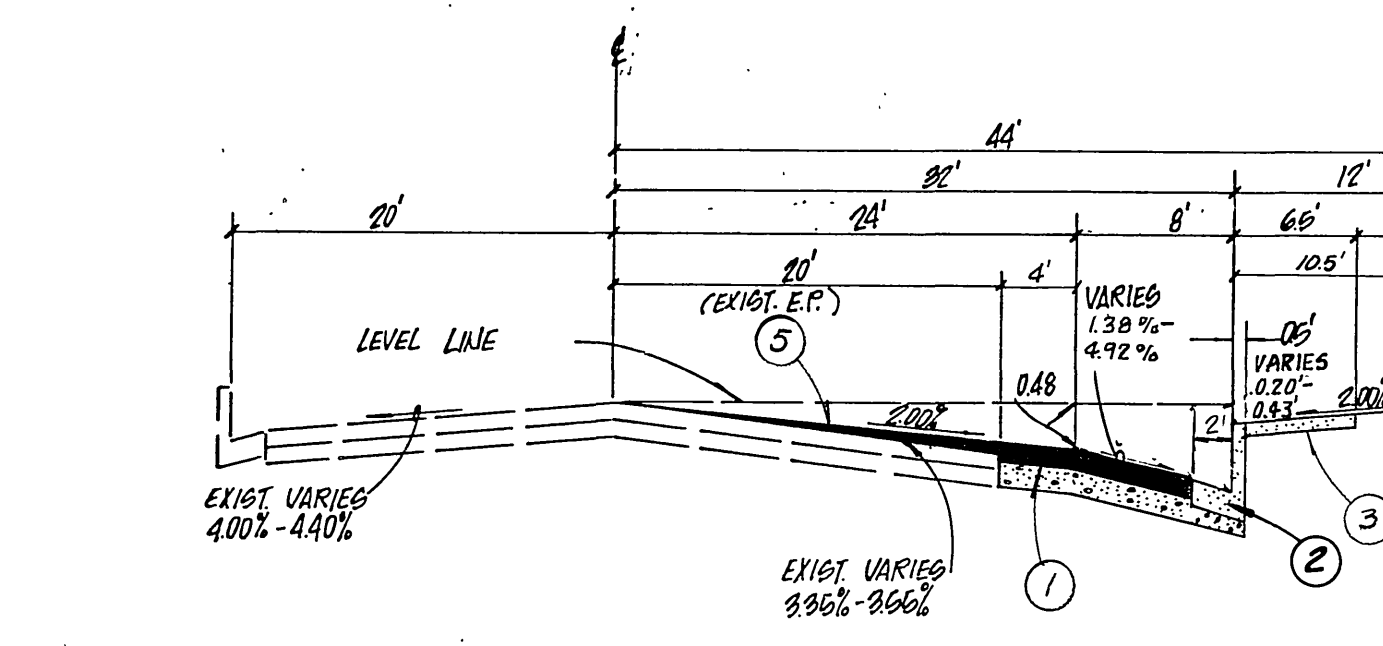
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N.T.S.  
(TI=90)



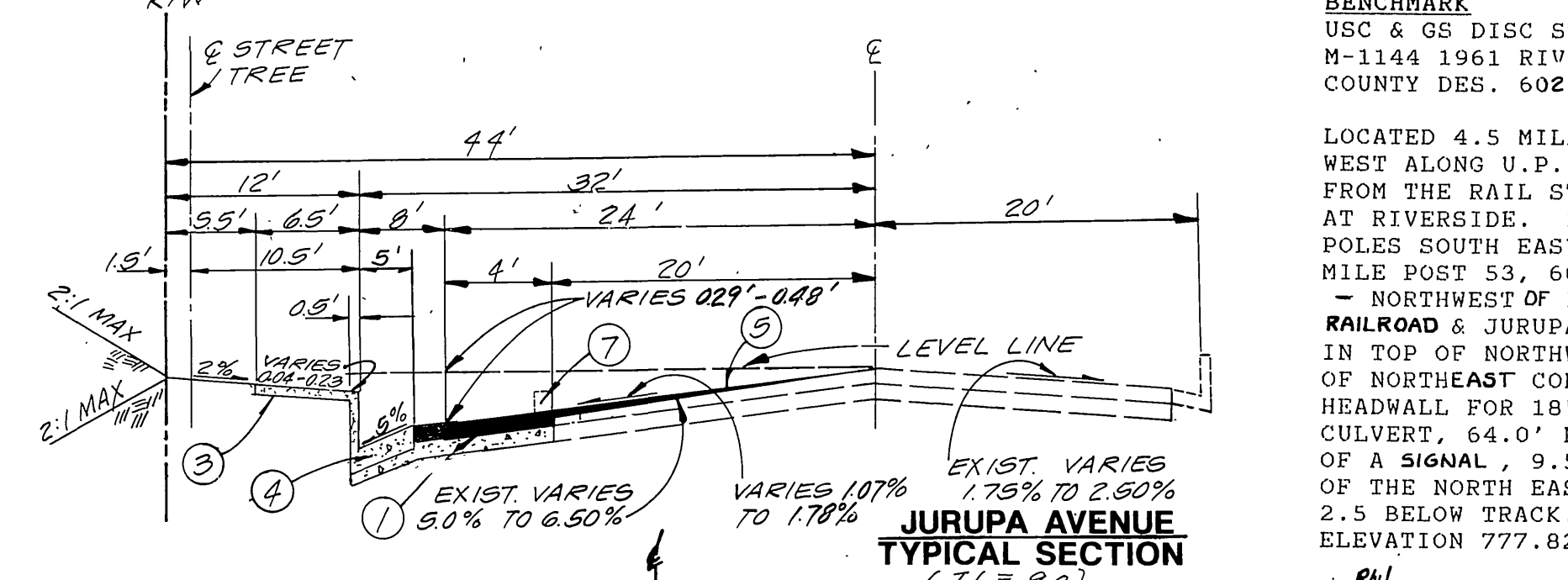
**JURUPA AVE. TYPICAL SECTION**  
STA. 154+19.07 TO STA. 154+39.18  
N.T.S.  
(TI=90)



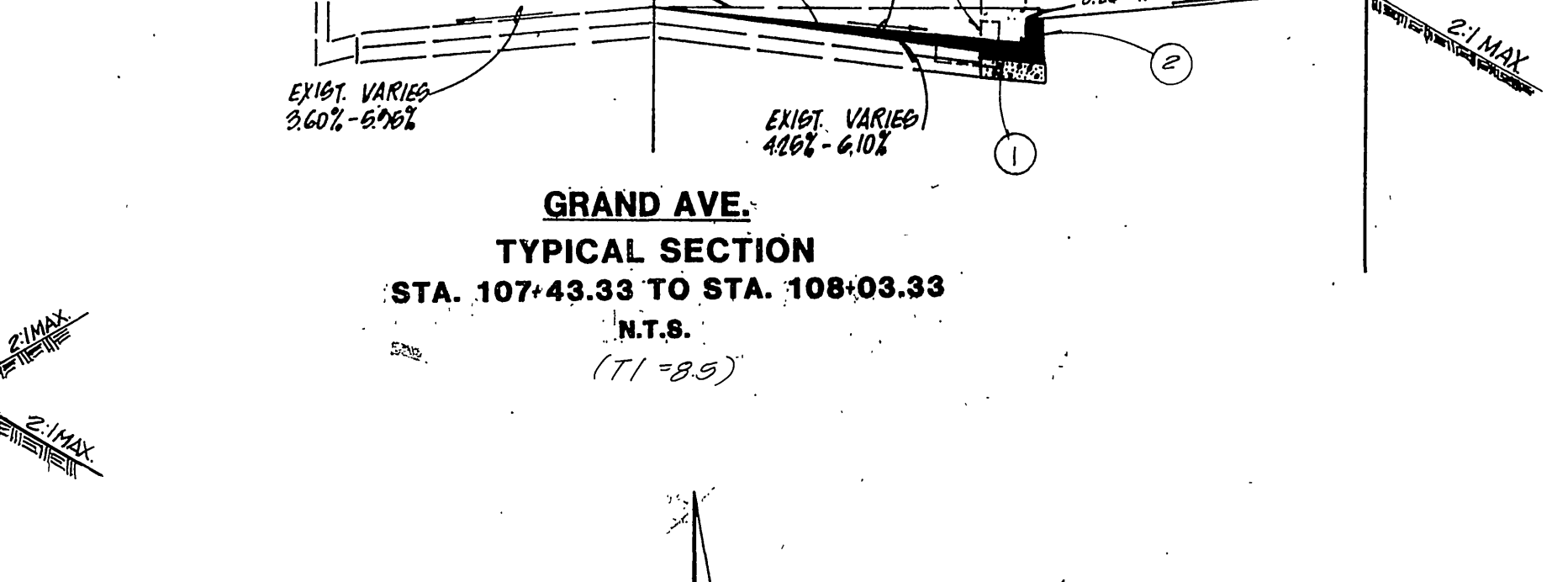
**GRAND AVE. TYPICAL SECTION**  
STA. 102+25.00 TO STA. 102+50.00  
N.T.S.  
(TI=85)



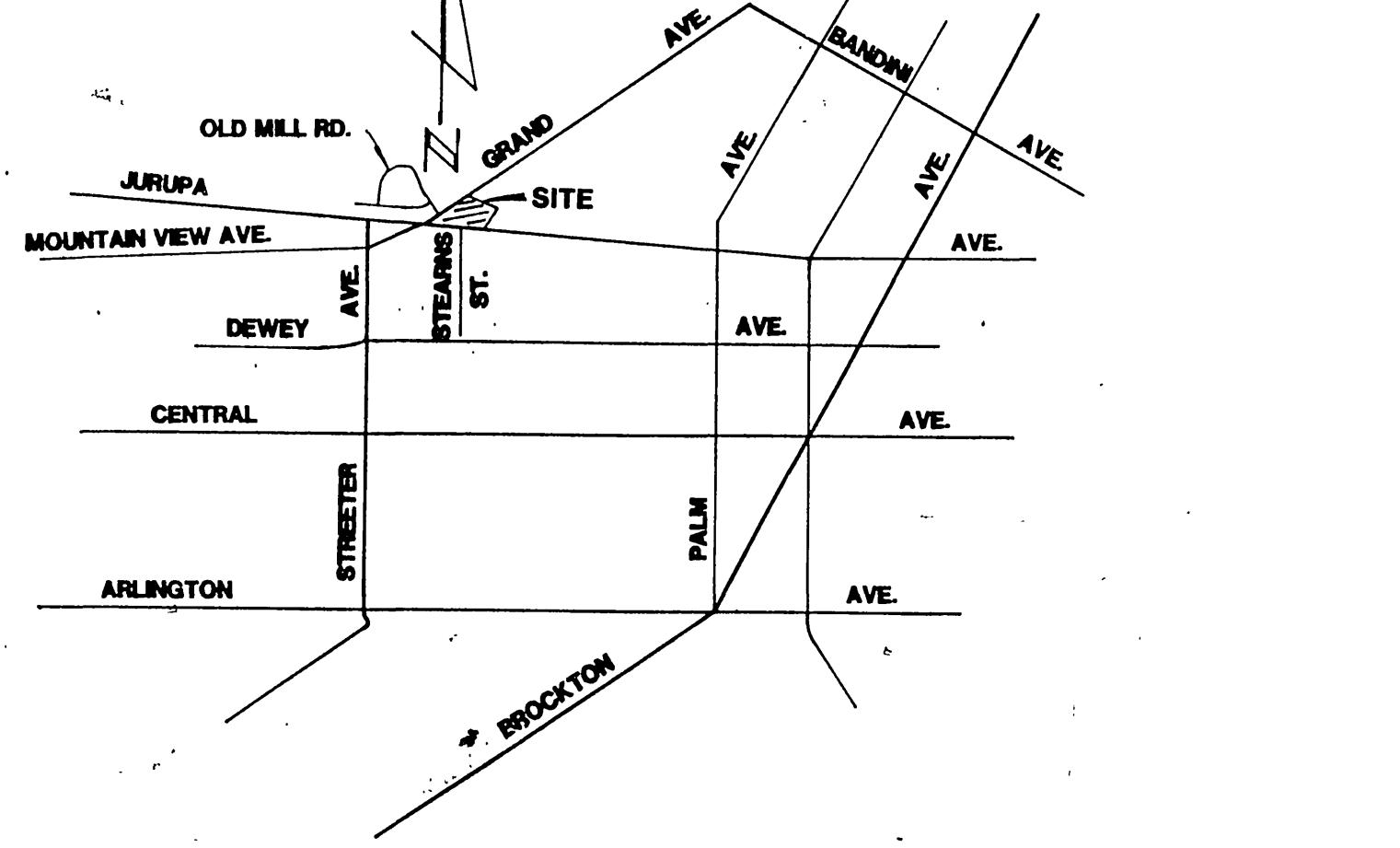
**GRAND AVE. TYPICAL SECTION**  
STA. 102+50.00 TO STA. 107+43.33  
N.T.S.  
(TI=85)



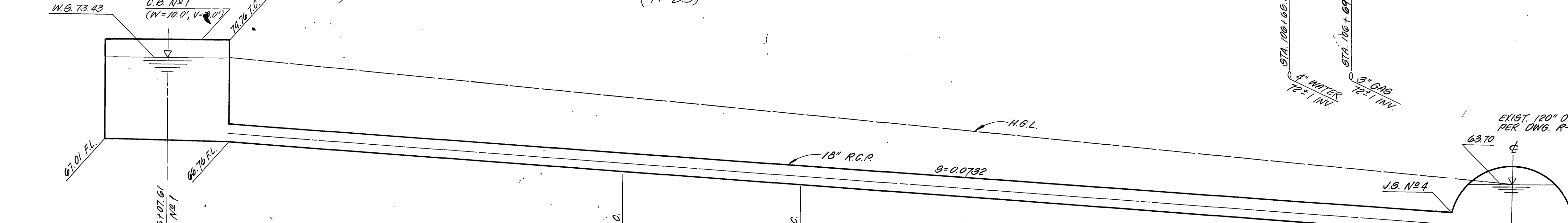
**JURUPA AVENUE TYPICAL SECTION**  
STA. 152+00.00 TO STA. 154+19.07  
N.T.S.  
(TI=90)



**GRAND AVE. TYPICAL SECTION**  
STA. 107+43.33 TO STA. 108+03.33  
N.T.S.  
(TI=85)



**VICINITY MAP**  
N.T.S.



**GENERAL NOTES (CONTINUED)**

- Contact the Traffic Signal Maintenance 48 hours in advance to schedule inspection of the work to be performed; Telephone (714) 782-5748.
- Conduit shall be Type 1 or 2; mixing will not be permitted.
- RELOCATION FEE TO BE PAID TO PUBLIC UTILITIES DEPT PRIOR TO RELOCATION OF ELECTRICAL FACILITIES
- SEE CITY OF RIVERSIDE - PUBLIC UTILITY ELECTRICAL DIV. DWG. 15-18768 FOR STREET LIGHTING REQUIREMENTS



**ADKAN ENGINEERS**  
CIVIL ENGINEERING, PLANNING, LAND SURVEYING  
4889 AIRPORT DRIVE, SUITE 302  
RIVERSIDE, CA 92504 (714) 688-0241

W. E. SNELL 5/20/89  
WILLIAM E. SNELL R.C.E. NO. 19452 DATE

MARK	REVISIONS	APPR.	DATE

DESIGNED BY M.E.D. DRAWN BY J.R. CHECKED BY M.E.D.

**CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT**

APPROVED BY	DATE	BY
PRINCIPAL ENGINEER	6/25/90	J.E.
TRAFFIC DIVISION	6/27/90	J.E.
CHIEF P.W. ENGINEER	6/29/90	J.E.

DATE: 6/29/90

**STREET IMPROVEMENT PLAN TITLE SHEET**

**JURUPA AVE & GRAND AVE**  
(R-46-823) (C1-E-867) (R-4-889)

CLIENT: MARQUAND DEV. INC.

ACCOUNT NO. **R-3093**

SHEET **1** OF **3**

JAN: 3444

**HYDRAULIC DATA**  
Q<sub>100</sub> = 29 cfs  
V = 16.33 fps  
D = 2000, L = 99.00'  
S = 0.0732

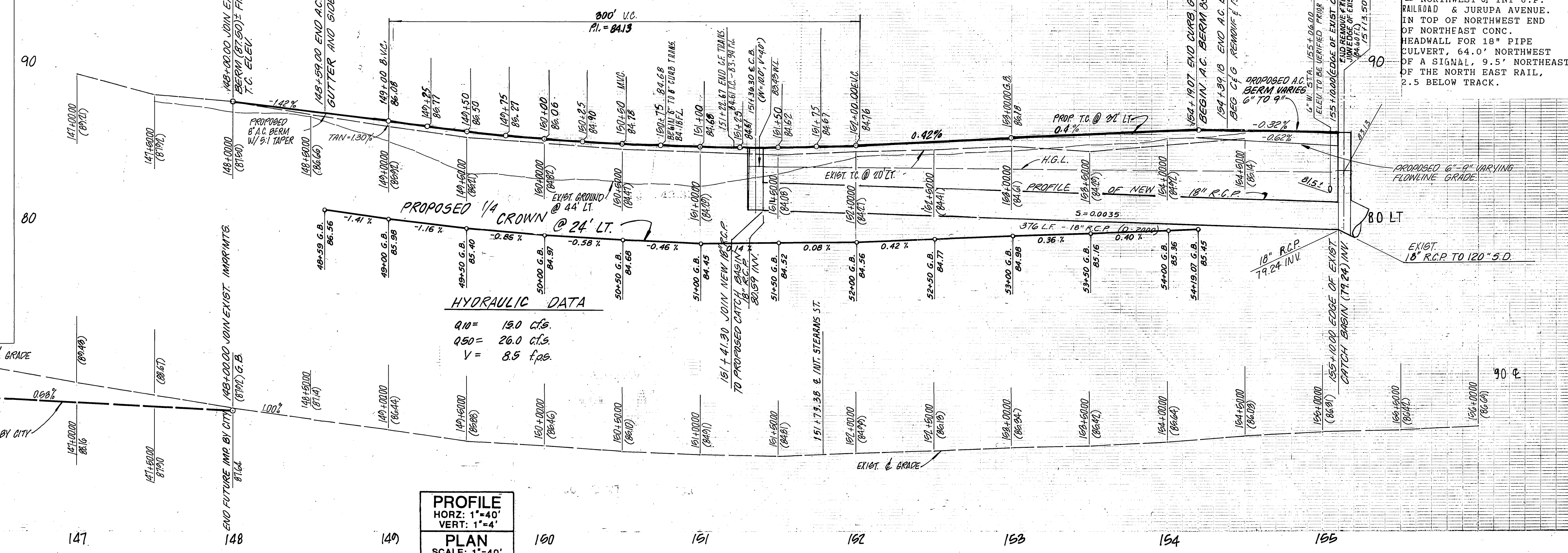
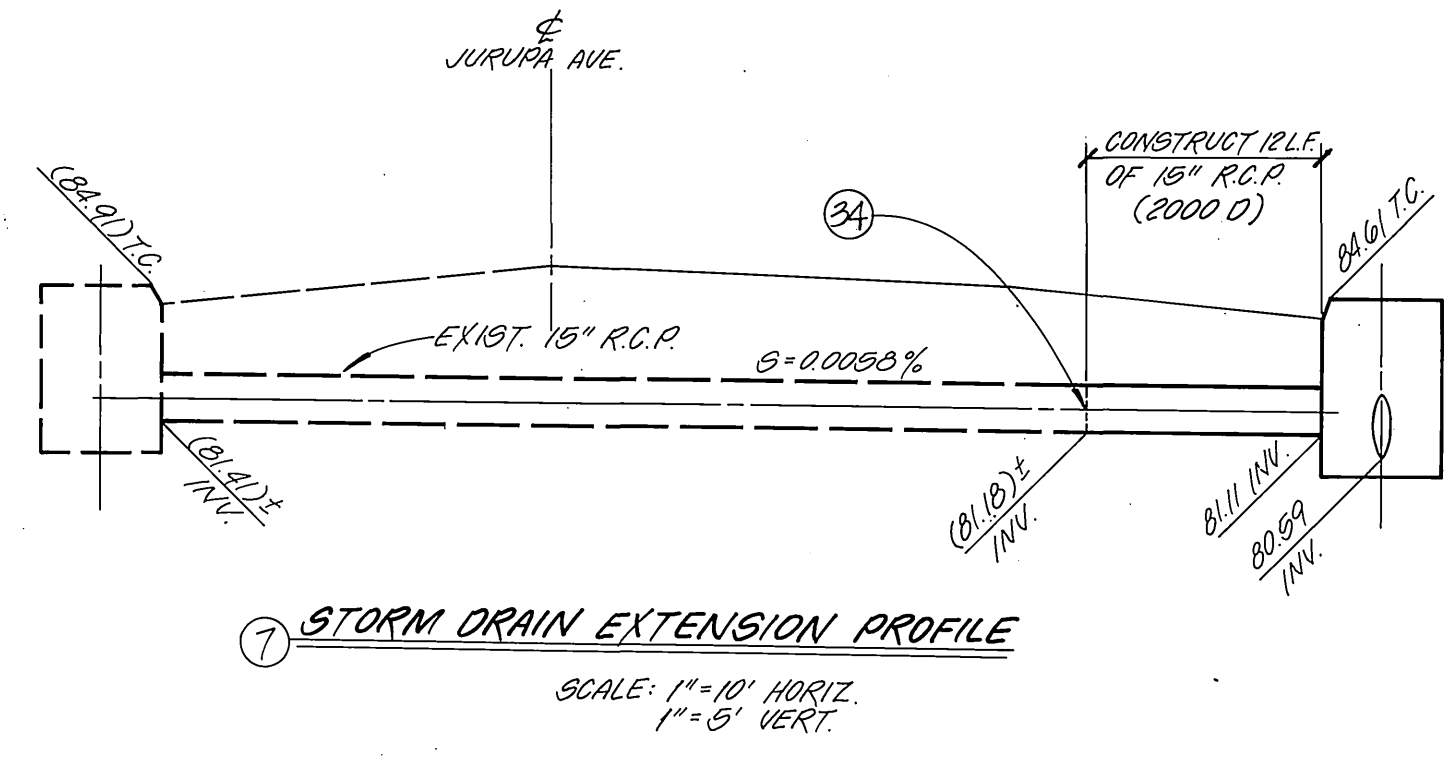
SCALE: 1"=5' HORIZ.  
1"=5' VERT.

INDEXED 8-15-90



BENCHMARK  
 USC & GS DISC STAMPED  
 M-1144 1961 RIVERSIDE  
 COUNTY DES. 602-7-69.

LOCATED 4.5 MILES SOUTH  
 WEST ALONG U.P. ROADWAY  
 FROM THE RAIL STATION  
 AT RIVERSIDE. 1 1/4  
 POLES SOUTH EAST OF  
 MILE POST 53, 60' NORTH  
 - NORTHWEST OF INT U.P.  
 RAILROAD & JURUPA AVENUE.  
 IN TOP OF NORTHWEST END  
 OF NORTHEAST CONC.  
 HEADWALL FOR 18" PIPE  
 CULVERT, 64.0' NORTHWEST  
 OF A SIGNAL, 9.5' NORTHEAST  
 OF THE NORTH EAST RAIL,  
 2.5 BELOW TRACK.



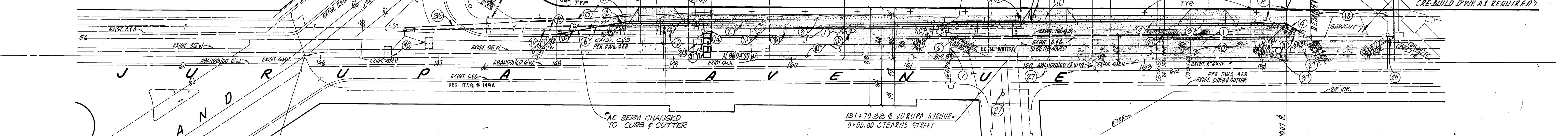
**PROFILE**  
 HORZ: 1"=40'  
 VERT: 1"=4'  
**PLAN**  
 SCALE: 1"=40'

**CONSTRUCTION NOTES (SHT. 2 OF 3 ONLY)**

1. CONSTRUCT 4.5" A.C. PAVING OVER 16.5" AGG. BASE PER SOILS REPORT
2. CONSTRUCT 6" CURB AND WITH 6" GUTTER PER STD. NO. 200, TYPE I
3. CONSTRUCT 6" CURB SIDEWALK PER STD. NO. 325
4. CONSTRUCT 6" A.C. BERM PER STD. NO. 250, TYPE I
5. PLANT STREET TREES PER GENERAL NOTES ON SHEET 1
6. ABANDON EXIST. 16" R.C.P. AND PLUG ENDS WITH CONCRETE.
7. EXTEND EXISTING 15" R.C.P. TO PROPOSED CATCH BASIN.
8. CONSTRUCT #12 CATCH BASIN PER STD. NO. 405 W=100' V=40'
9. REMOVE AND REPLACE EXIST. CURB & GUTTER
10. CONSTRUCT VARIABLE THICKNESS A.C. OVERLAY
11. INSTALL 18" R.C.P. TO EXISTING CATCH BASIN
12. INSTALL TYPE F-1 DELINEATORS ON 20' CENTERS
13. CONSTRUCT CONCRETE COMMERCIAL DRIVEWAY APPROACH PER STD. NO. 302 (A=30' B=48')
14. EXISTING "CUSTOMER PARKING ONLY" SIGN TO BE REMOVED
15. EXISTING "BUS STOP" SIGN TO REMAIN
16. EXISTING TELEPHONE VAULTS TO BE RELOCATED
17. EXISTING FIRE SERVICE CONNECTION AND VAULT (TO REMAIN IN PLACE)
18. EXISTING SIDEWALK TO REMAIN IN PLACE
19. EXISTING DRIVEWAY TO BE REMOVED
20. EXISTING TREE TO BE REMOVED, "MAGNOLIA GRANDIFLORA"
21. EXISTING VAULT TO BE RELOCATED
22. EXISTING TRAFFIC BOX TO BE REPLACED
23. EXISTING WATER METER TO REMAIN
24. EXISTING WATER METER TO BE RELOCATED (BY CITY FORCES)
25. EXISTING POWER POLE AND ANCHOR TO BE RELOCATED BY OTHERS
26. REMOVE EXIST. WESTERLY LOCAL DEPRESSION, EXTEND NEW CURB & GUTTER TO MATCH EDGE OF CATCH BASIN DEENTING.

SEE PUBLIC WORKS JURUPA AVE. STREET WIDENING PLAN: R-2197

SEE SHT. 3



**CONSTRUCTION NOTES (CONT. D.)**

27. EXISTING WATER VALVE BOX TO BE ADJUSTED TO GRADE (BY CITY FORCES)
28. CONSTRUCT TERMINATION DULL BOX PER CALTRANS STD. DWG. 5D-5E & 5F.
29. ABANDON EXIST. LOOP DETECTOR
30. CONSTRUCT LOOP DETECTOR (TYPE 1A) PER CALTRANS STD. DWG. 5D-5E & 5F.
31. CONSTRUCT SIDEWALK TRANSITION FROM EXISTING TO NEW
32. EXISTING LOOP DETECTORS TO REMAIN
33. INSTALL CONC. COLLAR PER R.C.F.C.O. STD. NO. 11003
34. CONSTRUCT NO. 1 OR 2, 1" CONDUIT WITH (2) #12 CONDUCTOR (REFER TO SHT., GENERAL NOTE 30.)

30. POSSIBLE EXIST. WATER SERVICE LINES, LOCATIONS ARE GENERAL, CANNOT BE LOCATED EXACTLY FROM AVAILABLE MAPS. NOTE: USE CAUTION IN THESE AREAS. DEVELOPER TO BE REFINED FOR SERVICES WHICH DO NOT EXIST OR REQUIRE WORK FROM WATER DEPARTMENT.
31. EXIST. WATER MANHOLE TO BE ADJUSTED TO GRADE (BY CITY FORCES)

**LEGEND**

	DENOTES NEW A.C. PAVEMENT
	DENOTES EXIST. 36" WATERMAIN
	DENOTES EXIST. 18" WATER MAIN
	DENOTES EXIST. 12" WATER MAIN
	DENOTES EXIST. 6" WATER MAIN
	DENOTES TOP OF CURB ELEV.
	DENOTES FLOOR LINE ELEV.
	DENOTES EXIST. 3" MAIN
	DENOTES EXIST. UNDERGROUND TELEPHONE CABLE



SOUTHERN CALIFORNIA GAS CO.  
 APPROVED BY: Robert St. John, DATE: 10-2-89

CITY OF RIVERSIDE WATER DEPT.  
 APPROVED BY: Richard D. Decker, DATE: 5-2-90

PACIFIC BELL TELEPHONE CO.  
 APPROVED BY: Henry Hefner, DATE: 10-1-89

CITY OF RIVERSIDE PUBLIC UTILITIES - ELECTRIC  
 APPROVED BY: Michael J. Tullis, DATE: 10/29/89

**ADKAN ENGINEERS**  
 CIVIL ENGINEERING, PLANNING, LAND SURVEYING  
 6869 AIRPORT DRIVE, SUITE 302  
 RIVERSIDE, CA 92504 (714) 688-0241

WILLIAM E. SNELL R.C.E. NO. 19452 DATE: 5/20/89

**CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT**

APPROVED BY: [Signature], DATE: 6/29/90

PRINCIPAL ENGINEER: [Signature], DATE: 6/29/90

TRAFFIC DIVISION: [Signature], DATE: 6/29/90

CHIEF P.W. ENGINEER: [Signature], DATE: 6/29/90

**CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT**

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CHIEF P.W. ENGINEER: [Signature], DATE: 6/29/90

**STREET IMPROVEMENT PLAN**

**JURUPA AVE.**

STA. 148+35.00 TO STA. 154+39.18  
 (R-40-823) (C1-2-887) (R-4-889)

CLIENT: MARQUAND DEV. INC.

ACCOUNT NO. R-3093

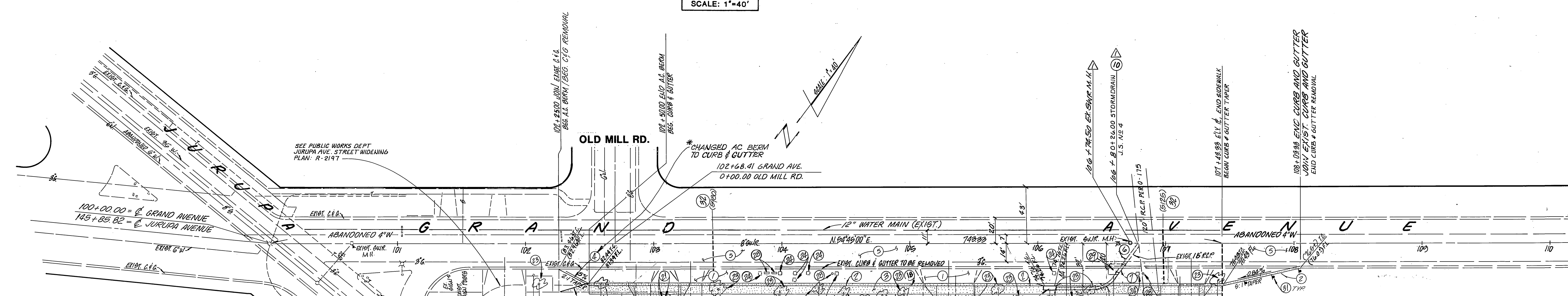
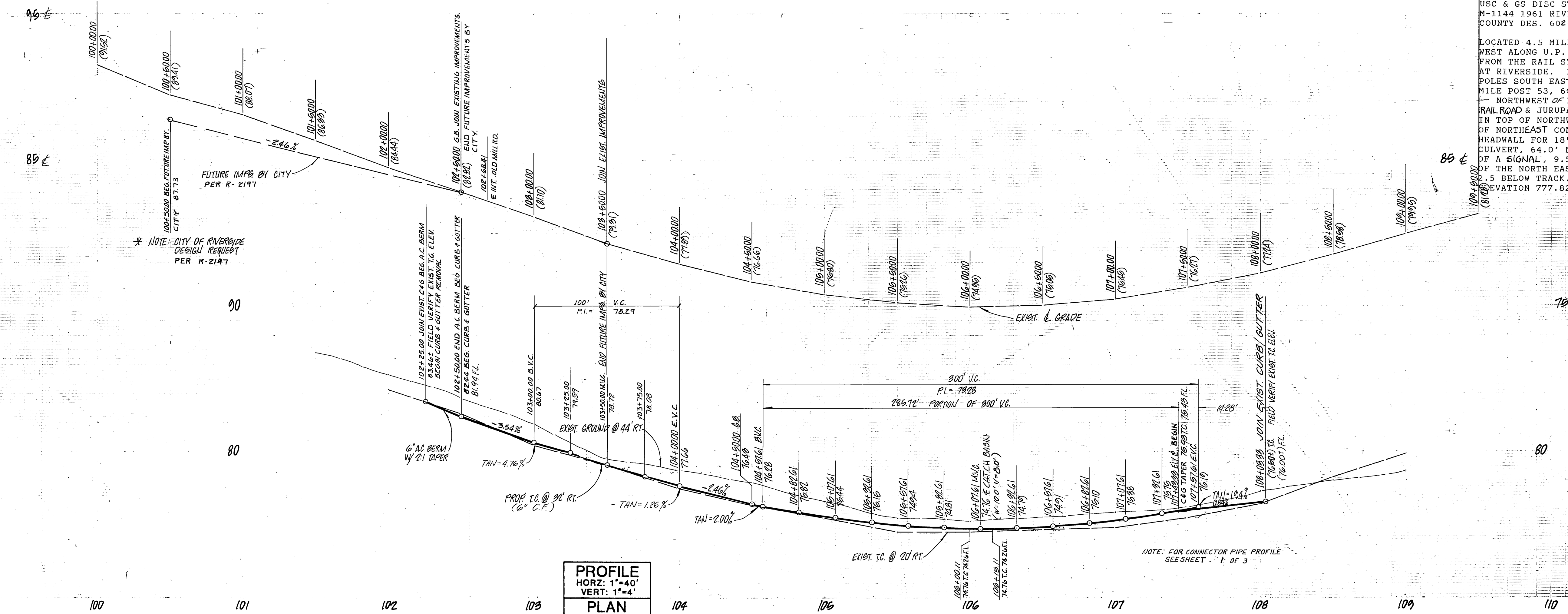
SHEET 2 OF 3

INDEXED 8-15-90



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 M-1144 1961 RIVERSIDE  
 COUNTY DES. 602-7-69.

LOCATED 4.5 MILES SOUTH  
 WEST ALONG U.P. ROADWAY  
 FROM THE RAIL STATION  
 AT RIVERSIDE. 1 1/4  
 POLES SOUTH EAST OF  
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 RAIL ROAD & JURUPA AVENUE.  
 IN TOP OF NORTHWEST END  
 OF NORTHEAST CONC.  
 HEADWALL FOR 18" PIPE  
 CULVERT, 64.0' NORTHWEST  
 OF A SIGNAL, 9.5' NORTHEAST  
 OF THE NORTH EAST RAIL,  
 5.5' BELOW TRACK.  
 ELEVATION 777.827



CURVE DATA				
	R	L	T	
1	36° 30' 00"	22.5'	14.33'	7.42'

**LEGEND**

□ DENOTES EXISTING A.C. PAVEMENT OVERLAY

□ DENOTES NEW A.C. PAVEMENT

- EXISTING "CUSTOMER PARKING SIGN" TO BE RELOCATED FROM THE CITY'S RIGHT-OF-WAY.
- EXISTING DRIVEWAY TO BE REMOVED
- EXISTING VAULT TO BE RELOCATED
- EXISTING TRAFFIC BOX TO BE REPLACED
- EXISTING TREE TO BE REMOVED
- EXISTING WATER METER TO BE RELOCATED (BY CITY FORCES)
- EXISTING POWER POLE TO BE REMOVED BY OTHERS
- EXISTING WATER VALVE BOX TO BE ADJUSTED TO GRADE (BY CITY FORCES)
- EXISTING GAS VALVE TO BE RELOCATED
- EXISTING CATCH BASIN TO BE REMOVED.
- INSTALL TYPE "F-1" DELINEATORS ON 20' CENTERS

SOUTHERN CALIFORNIA GAS CO. APPROVED BY <i>Robert H. Johnson</i> DATE 10/29/99		CITY OF RIVERSIDE WATER DEPT. APPROVED BY <i>Richard J. Dinkel</i> DATE 5-2-90		<b>ADKAN ENGINEERS</b> CIVIL ENGINEERING, PLANNING, LAND SURVEYING 6669 AIRPORT DRIVE, SUITE 302 RIVERSIDE, CA 92505 (714) 688-0241		<b>CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT</b> APPROVED BY <i>William E. Snell</i> DATE 5/30/89		<b>STREET IMPROVEMENT PLAN</b> <b>GRAND AVE.</b> STA. 102+56.00 TO STA. 108+03.33 (R-46-823) (C1-2-867) (R-4-889)		ACCOUNT NO. <b>R-3093</b> SHEET <b>3</b> OF <b>3</b> CLIENT: <i>PARZQUIAN CONSULTANTS</i> J.N.: 3444	
PACIFIC BELL TELEPHONE CO. APPROVED BY <i>Michael J. Tauler</i> DATE 10/16/83		CITY OF RIVERSIDE ELECTRIC DEPT. PUBLIC UTILITIES - ELECTRIC APPROVED BY <i>Michael J. Tauler</i> DATE 10/16/83		WILLIAM E. SNELL R.C.E. NO. 19452 DATE		DESIGNED BY <i>MILCO</i> DRAWN BY <i>JR</i> CHECKED BY <i>MIKE D.</i>		APPROVED BY <i>William E. Snell</i> DATE 6/29/90		DATE 6/29/90	