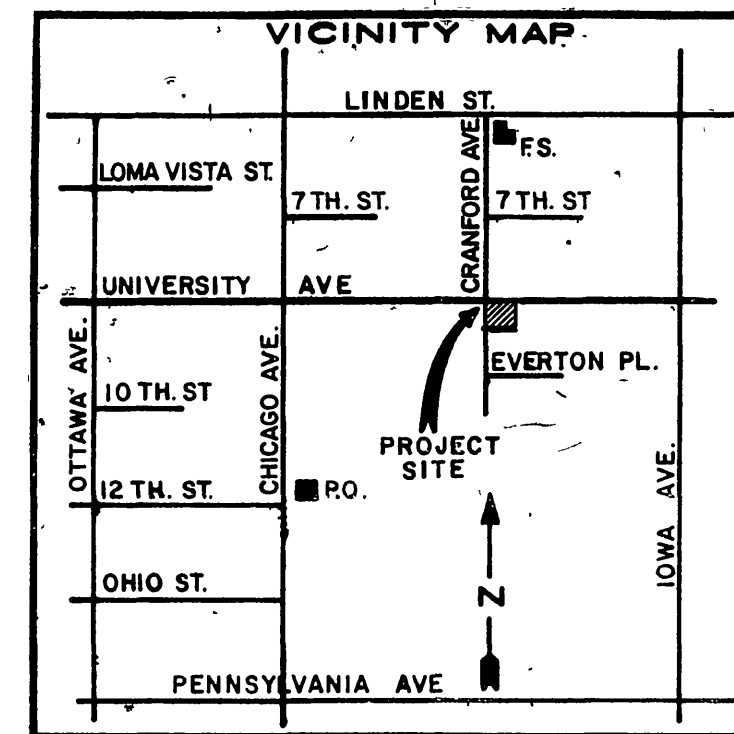
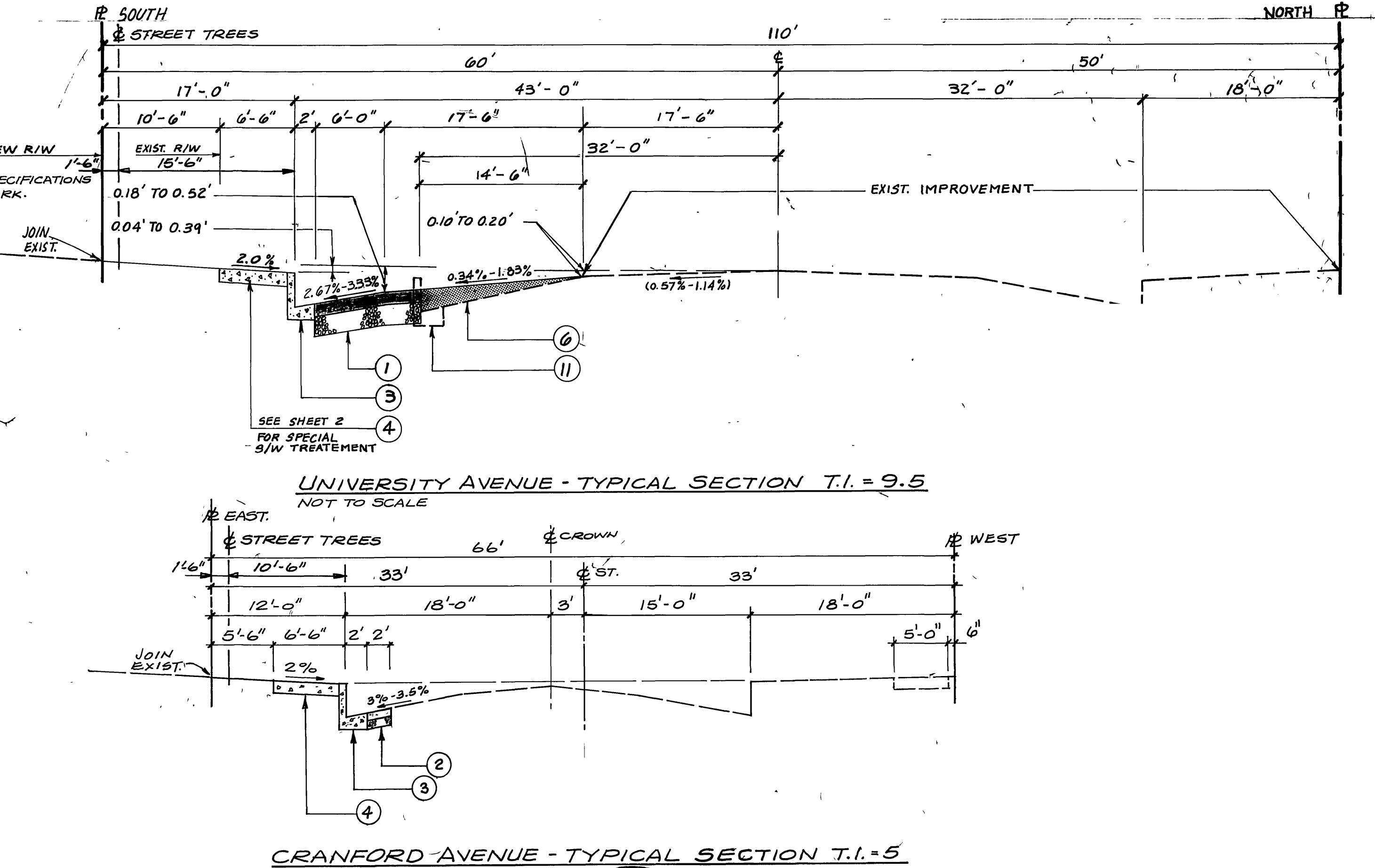
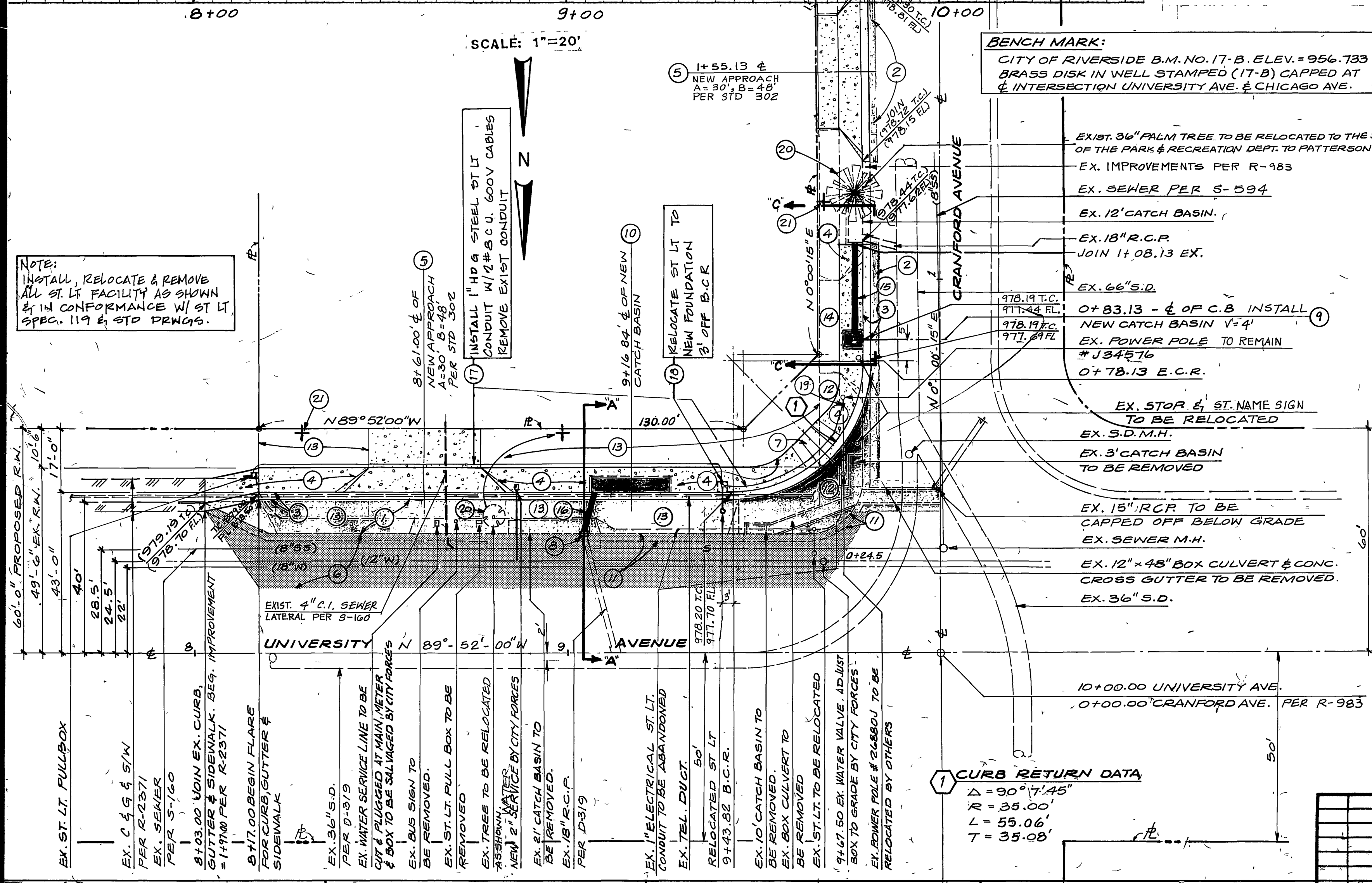
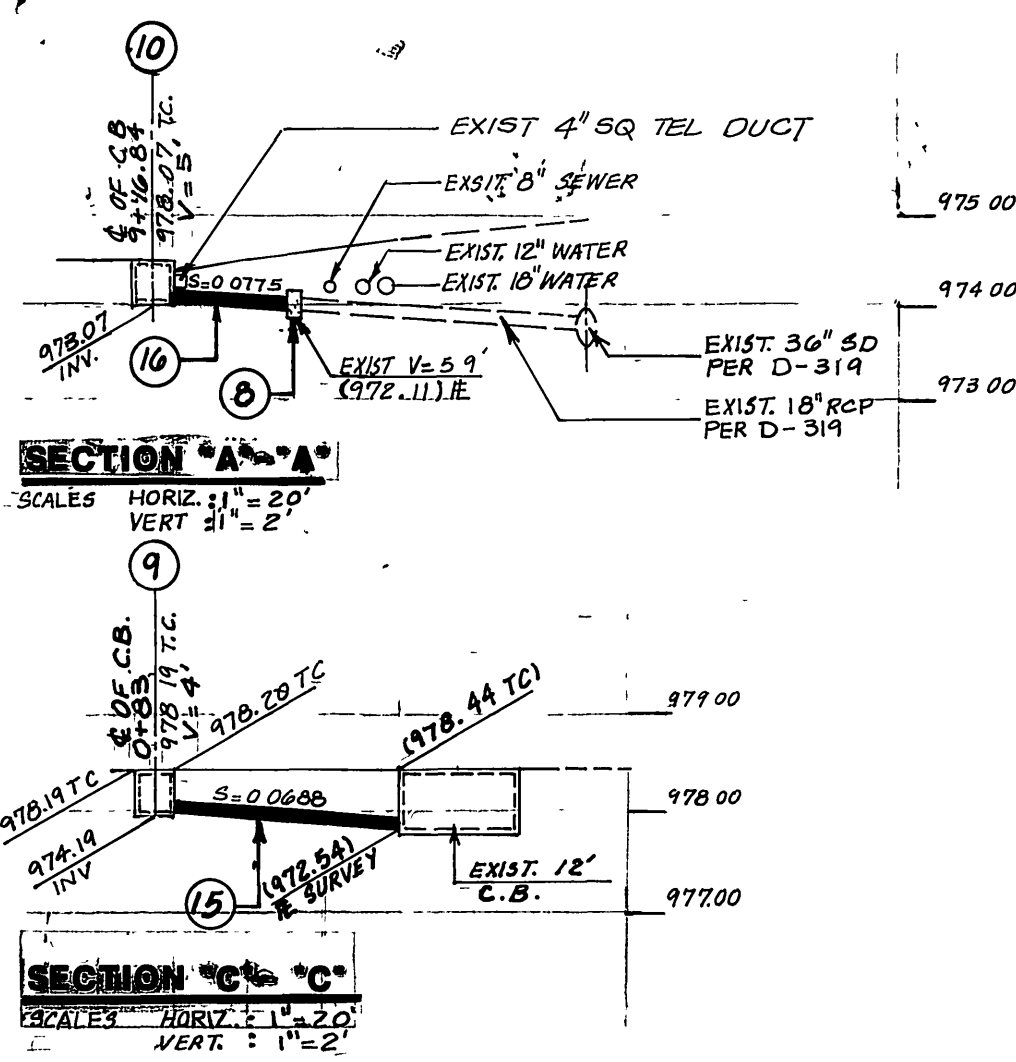


**PROFILE SCALES**  
 HORIZ: 1" = 20'  
 VERT: 1" = 2'



- 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.
  - 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 SUB-GRADE, PRIOR TO ISSUANCE OF THE CONSTRUCTION PERMIT/UT SHEETS.
  - IN PAVEMENT OVERLAY AREAS, DISTRESSED EXISTING PAVEMENT SHALL BE REMOVED AND REPLACED AS DIRECTED BY THE INSPECTOR PRIOR TO OVERLAYING WITH A/C PAVING.
  - 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.
  - 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 U.S.A.
  - BEFORE CONSTRUCTION OF SIDEWALKS, CONTRACTOR SHALL CONTACT THE PUBLIC WORKS DEPARTMENT, CITY OF RIVERSIDE, TO OBTAIN SPECIFICATIONS FOR THE SIDEWALK TREATMENT TO BE USED ON UNIVERSITY AVENUE. (SEE SHEET 2.)
  - SEE PUBLIC UTILITIES DEPARTMENT PLANS FOR RELOCATION OF EXISTING STREET LIGHTS.
  - 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 (714) 351-6150.
- GENERAL NOTES FOR PLAN LINES**
- ALL RELATED WORK SHALL CONFORM TO THE CITY OF RIVERSIDE, PARK AND RECREATION DEPARTMENT STANDARDS.
  - CONTACT THE STREET TREE INSPECTOR A MINIMUM OF 48 HOURS IN ADVANCE AT (714) 351-6126 TO SCHEDULE INSPECTIONS. INSPECTIONS SHALL BE REQUIRED:
  - 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 STATE OF MAINTENANCE. AT END OF MAINTENANCE PERIOD, AN ACCEPTANCE REPORT (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. APPROX. NO. SIZE SPACING RELOCATE AS**
- |               |   |     |     |   |
|---------------|---|-----|-----|---|
| A. UNIVERSITY | WASHINGTONIA ROBUSTA/ MEXICAN FAN PALM      | 24" | 45' | 1 |
| B. UNIVERSITY | KLUTERIA BIPINNATA/ CHINESE FLAME TREE      | 24" | 45' | 1 |
| C. CRANFORD   | WASHINGTONIA FILLIFERA/ CALIFORNIA FAN PALM | 24" | 45' | 1 |
| D. CRANFORD   | BRAHEA EDULIS/ GUADALUPE PALM               | 4"  | 45' | 2 |
- NOTE:** In the interest of public safety and maintenance, the Street Tree Inspector shall have the authority to revise the street tree quantities and locations shown on approved plans based upon field conditions found at the time of installation of the trees.
- CONSTRUCTION NOTES & QUANTITIES**
- |    |   |
|----|---|
| 1  | PLACE 4" A.C. OVER 6" CRUSHED AGGREGATE BASE (UNIVERSITY AVENUE) PER 5A-1385 "R" = 5'                                 |
| 2  | PLACE 2-1/2" A.C. OVER 4" CRUSHED AGGREGATE BASE (CRANFORD AVENUE) PER 5A-1285 "R" = 6'                               |
| 3  | CONSTRUCT STANDARD NO. 300 CURB AND GUTTER-TYPE I (6" C.F. - UNIVERSITY AVE.) (6" C.F. - CRANFORD AVE.)               |
| 4  | CONSTRUCT STANDARD NO. 328 CURB SIDEWALK (CRANFORD AVENUE) PER 5A-1285 "R" = 6'                                       |
| 5  | CONSTRUCT STANDARD NO. 302 DRIVEWAY APPROACH (A-3) B=4'   |
| 6  | PLACE VARIABLE THICKNESS OVERLAY.   |
| 7  | CONSTRUCT STANDARD NO. 304 WHEEL CHAIR RAMP.  |
| 8  | CONSTRUCT STANDARD NO. 424 CONCRETE COLLAR FOR 18" RCP.   |
| 9  | CONSTRUCT STANDARD NO. 405 CATCH BASIN W=4', W <sub>1</sub> C=2'  |
| 10 | CONSTRUCT STANDARD NO. 405 CATCH BASIN W=21', W <sub>1</sub> C=6"   |
| 11 | REMOVE EXISTING CONCRETE CURB AND GUTTER.   |
| 12 | REMOVE EXISTING CONCRETE SIDEWALK.  |
| 13 | REMOVE EXISTING A.C. APPROACH, SIDEWALK, AND PAVEMENT.  |
| 14 | REMOVE EXISTING CONCRETE APPROACH AND CONSTRUCT STANDARD NO. 325 SIDEWALK.  |
| 15 | INSTALL NEW 18" R.C.P. - 24 LIN. FT. (2000 D)   |
| 16 | INSTALL NEW 18" R.C.P. - 18 LIN. FT. (2000 D)   |
| 17 | INSTALL NEW 1" HD G STEEL STILT CONDUIT W/2-8" C U 600V CABLES. CO-ORDINATE WORK W/PUBLIC UTILITY INSPECTOR 782-5429. |
| 18 | INTERCEPT EXIST. 1" HD G CONDUIT W/ST. LT. PULL BOX P-1 OF UGS-800.   |
| 19 | RELOCATE PALM TREE TO THE SPECIFICATIONS OF THE PARK & RECREATION DEPT.   |
| 20 | RELOCATE PALM TREE TO THE SPECIFICATIONS OF THE PARK & RECREATION DEPT.   |
| 21 | PLANT ST. TREES TO THE SPECIFICATIONS OF THE PARK & RECREATION DEPT.  |



**NOTE:** INSTALL, RELOCATE & REMOVE ALL ST. LT. FACILITY AS SHOWN & IN CONFORMANCE W/ ST. LT. SPEC. 119 & STD. PRINGG.

**NOTE:** INSTALL 1" HD G STEEL STILT CONDUIT W/ 2 #3 C. U. 600V CABLES REMOVE EXIST. CONDUIT.

**NOTE:** NEW APPROACH PER STD. 302

**NOTE:** 9/16" Ø C.F. NEW CATCH BASIN

**NOTE:** RELOCATE ST. LT. TO NEW FOUNDATION 3' OFF B.C.R.

**NOTE:** EX. 1" ELECTRICAL ST. LT. CONDUIT TO BE ABANDONED

**NOTE:** EX. TEL. DUCT. RELOCATED ST. LT. 9.143.82 B.C.R.

**NOTE:** EX. 10' CATCH BASIN TO BE REMOVED

**NOTE:** EX. BOX CULVERT TO BE REMOVED

**NOTE:** EX. ST. LT. TO BE RELOCATED

**NOTE:** 9" D. 50 EX. WATER VALVE ADJUST BOX TO GRADE BY CITY FORCES.

**NOTE:** EX. POWER POLE & CROSSBOW TO BE RELOCATED BY OTHERS

**NOTE:** EX. 12" R.C.P. PER D-319

**NOTE:** EX. 18" R.C.P. PER D-319

**NOTE:** EX. 36" S.D. PER D-319

**NOTE:** EX. WATER SERVICE LINE TO BE CUT & PLUGGED AT MAIN. METER & BOX TO BE SALVAGED BY CITY FORCES

**NOTE:** EX. BUS SIGN TO BE REMOVED.

**NOTE:** EX. ST. LT. PULL BOX TO BE REMOVED

**NOTE:** EX. 2" SERVICE BY CITY FORCES

**NOTE:** EX. 21" CATCH BASIN TO BE REMOVED.

**NOTE:** EX. 18" B.C.R. PER D-319

**NOTE:** EX. 17" B.C.R. PER D-319

**NOTE:** EX. 16" B.C.R. PER D-319

**NOTE:** EX. 15" B.C.R. PER D-319

**NOTE:** EX. 14" B.C.R. PER D-319

**NOTE:** EX. 13" B.C.R. PER D-319

**NOTE:** EX. 12" B.C.R. PER D-319

**NOTE:** EX. 11" B.C.R. PER D-319

**NOTE:** EX. 10" B.C.R. PER D-319

**NOTE:** EX. 9" B.C.R. PER D-319

**NOTE:** EX. 8" B.C.R. PER D-319

**NOTE:** EX. 7" B.C.R. PER D-319

**NOTE:** EX. 6" B.C.R. PER D-319

**NOTE:** EX. 5" B.C.R. PER D-319

**NOTE:** EX. 4" B.C.R. PER D-319

**NOTE:** EX. 3" B.C.R. PER D-319

**NOTE:** EX. 2" B.C.R. PER D-319

**NOTE:** EX. 1" B.C.R. PER D-319

**NOTE:** EX. 0" B.C.R. PER D-319

**NOTE:** EX. -1" B.C.R. PER D-319

**NOTE:** EX. -2" B.C.R. PER D-319

**NOTE:** EX. -3" B.C.R. PER D-319

**NOTE:** EX. -4" B.C.R. PER D-319

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**NOTE:** EX. -99" B.C.R. PER D-319

**NOTE:** EX. -100" B.C.R. PER D-319

**CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT**

APPROVED BY: *Nicholas Peckovich* DATE: 11/3/91  
 APPROVED BY: *Ray Paul* DATE: 11/3/91

**PLANS & SPECIFICATIONS PREPARED BY:**  
**FRED FIEDLER AND ASSOCIATES**  
 2322 WEST THIRD STREET  
 LOS ANGELES, CALIFORNIA 90007  
 PHONE: 321-7291  
 BUS. TAX CERTIFICATE NO. 448759 EXP. 1/22/91

**STREET PLAN & PROFILE**  
 C-21-812  
 1490 UNIVERSITY AVE.  
 SOUTHEAST CORNER  
 UNIVERSITY AVE. & CRANFORD AVE.

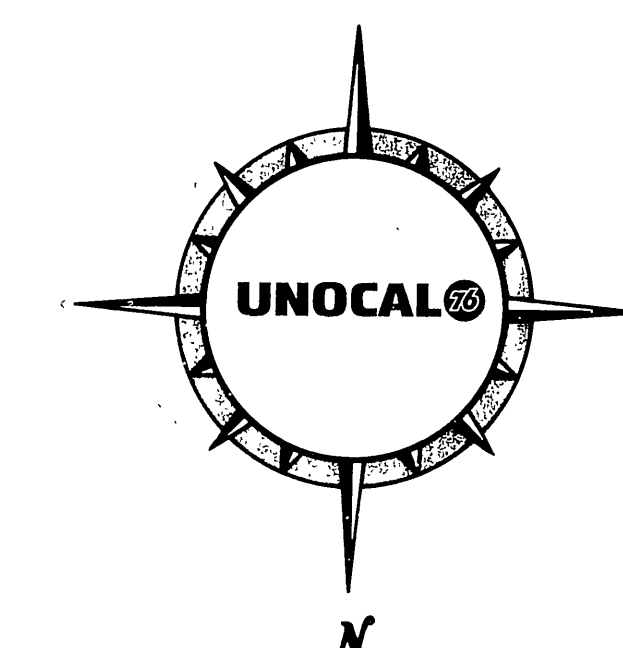
**ACCOUNT NO. R-3100**

SHEET OF 2

HORIZ. SCALE: 1" = 20' VERT. SCALE: 1" = 2'

INDEXED 1-23-91

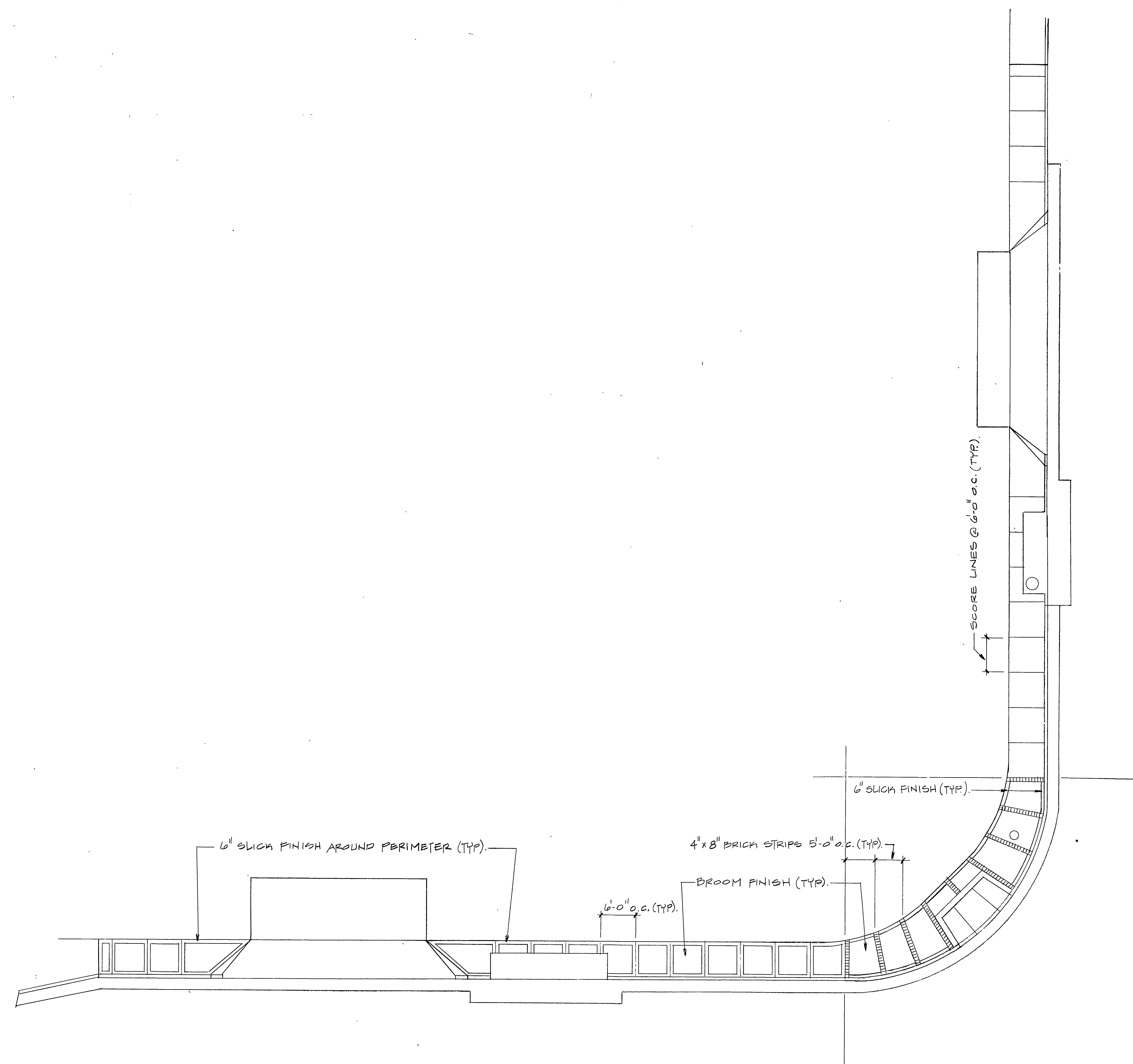




UNIVERSITY STREETScape  
SIDEWALK DESIGN

- SIDEWALK FINISH:** WIDTH OF SIDEWALK TO BE 6' WITH A SIDEWALK PATTERN OF 6' X 6' PANELS FINISHED WITH A HEAVY BRUSH, PERPENDICULAR TO THE STREET AND A 6" STEEL TROWEL EDGE ON ALL SIDES.
- INSTALLATION OF BRICK AT SIDEWALK CURB RETURNS:** BRICK BANDS PLACED PERPENDICULAR TO STREET WILL BE INSTALLED FROM A TO B, PLACED 5'-0" ON CENTER, MEASURED AT BACK OF SIDEWALK, RADIATING IN A UNIFORM MANNER TOWARD THE CURB--FOR LENGTH OF CURB RETURNS.
- BRICK COLOR AND SIZE:** MONARCH RED (DAVIDSON) STANDARD SOLID PAVING BRICK 2-1/4" X 3-7/8" X 8-1/4".
- INSTALLATION:** BRICKS TO BE PLACED IN MORTAR, WITH 1/2" GROUT AROUND ALL EDGES.
- HANDICAPPED RAMP:** HANDICAPPED TREATMENT AT CURB CUTS ACCORDING TO CITY OF RIVERSIDE BUILDING CODES, EXCEPTING THAT WIDTH OF RAMP DESIGN SHOULD CORRESPOND EVENLY WITH BRICK STRIPING OR RIBBING.
- LIGHT POLES:** TO BE CENTERED IN SIDEWALK PANELS.
- OTHER SPECIFICATIONS:** EXCEPTING FOR THE DESIGN TREATMENT STATED ABOVE, ANY OTHER SPECIFICATIONS RELATING TO SIDEWALKS MUST ADHERE TO CITY OF RIVERSIDE BUILDING CODES.
- NOTE:** CONTRACTOR TO CALL DICK RUST AND/OR WILLIAM VASQUEZ 24 HOURS IN ADVANCE OF BEGINNING SIDEWALK TREATMENT TO SET UP TIME TO INSPECT A "SAMPLE", BEFORE CONTINUING WITH PROJECT. DICK RUST (UCR) 787-4201 AND WILLIAM VASQUEZ (REDEVELOPMENT) 782-5676. THIS INSPECTION IS FOR DESIGN ELEMENTS OF THE SIDEWALK ONLY AND DO NOT CONSTITUTE ANY INSPECTIONS THAT MIGHT BE REQUIRED BY THE CITY OF RIVERSIDE.

-- CRANFORD AVE. --



CONTRACTOR TO CONTACT  
UNDERGROUND SERVICE ALERT  
1-800-422-4133  
CALL USA/SC  
FOR UNDERGROUND LOCATING  
2 WORKING DAYS BEFORE YOU DIG

APPROVAL RECORD		
MILESTONE	DATE	APPROVAL
ISSUE FOR CUP		
ISSUE FOR PLAN CHECK		
ISSUE FOR BID	4-20-91	[Signature]
ISSUE FOR CONSTRUCTION		
RECORD DRAWING		

NICHOLAS PECKOVICH  
RCE 25491  
Sgt. [Signature]  
DATE 6-20-87

PLANS & SPECIFICATIONS PREPARED BY:  
**FRED FIEDLER AND ASSOCIATES**  
2322 WEST THIRD STREET  
LOS ANGELES, CALIFORNIA 90057  
PHONE: 381-7891

UNIVERSITY AVE.

<b>CITY OF RIVERSIDE</b> PUBLIC WORKS DEPARTMENT		SIDEWALK PLAN C-21-812 1490 UNIVERSITY AVE. SOUTHEAST CORNER UNIVERSITY AVE. & CRANFORD AVE.		ACCOUNT NO. <b>R-3100</b>
APPROVED BY [Signature] DATE 1/9/91	BY [Signature] DATE 1/13/91	APPROVED BY [Signature] DATE 1/13/91	PUBLIC WORKS DIRECTOR	SHEET 2 OF 2
DESIGNED BY N.P. DRAWN BY FFA-FL CHECKED BY N.P.	TRAFFIC DIVISION CHIEF P.W. ENGINEER	DATE 1/13/91	HORIZ. SCALE: 1" = 10' VERT. SCALE: 1" = 10'	INDEXED 1-23-91 LPH

PC 2592-5