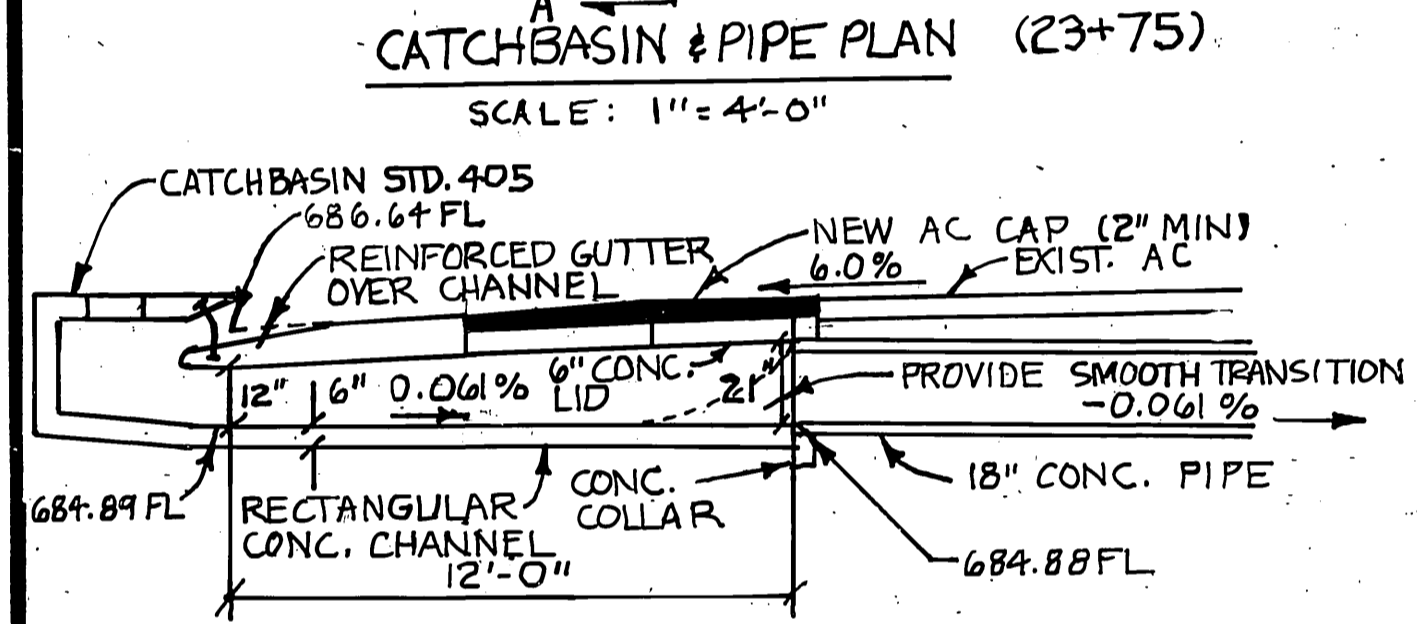
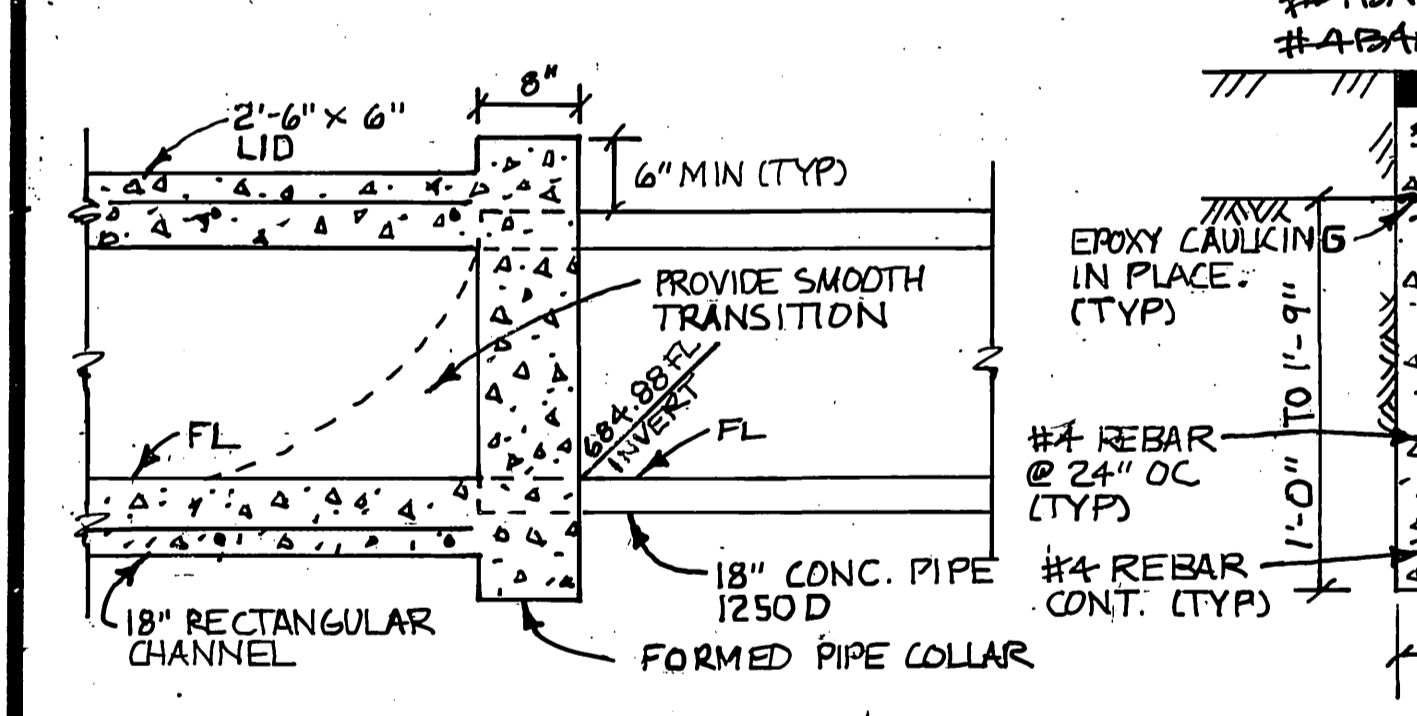


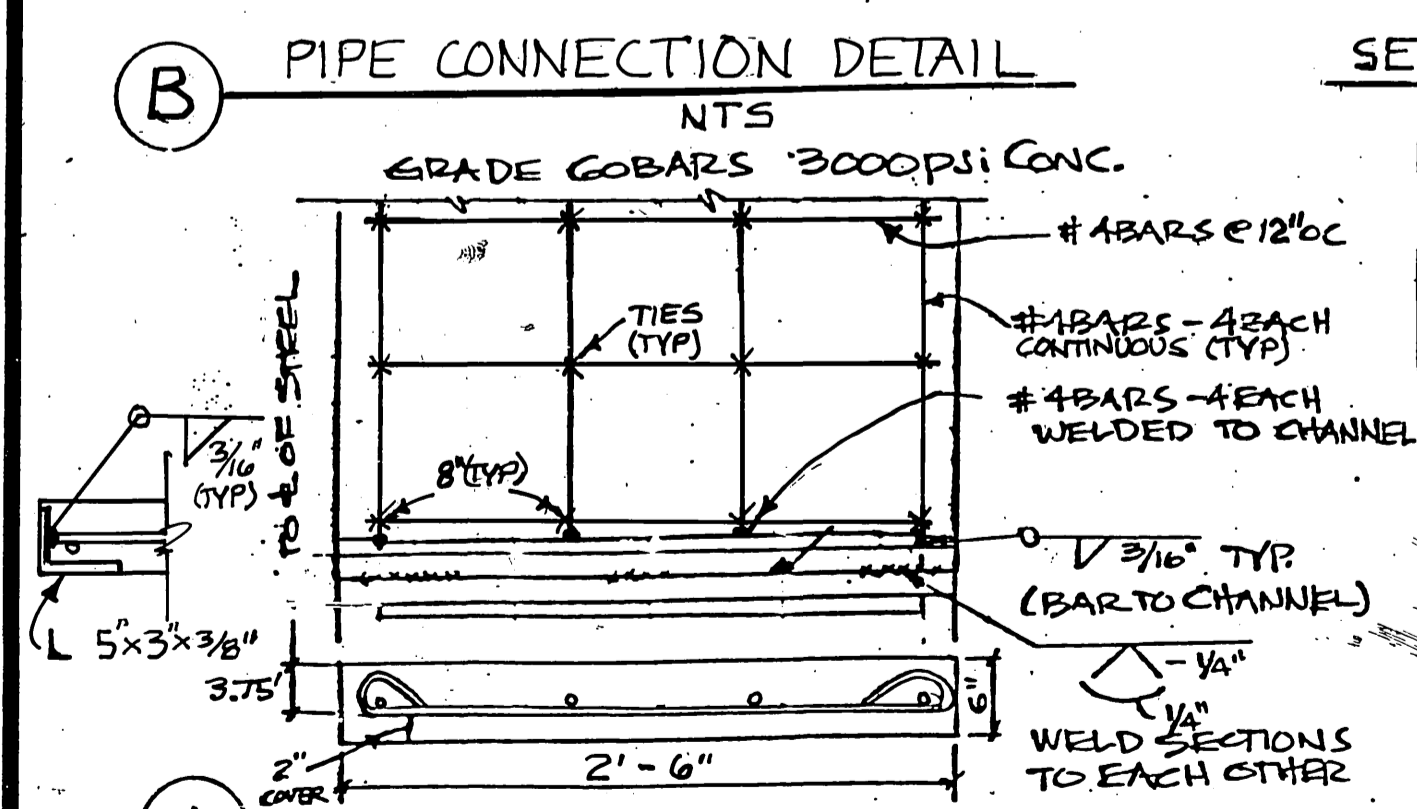
CHANNEL REVIEWED AND APPROVED BY:  
 H. Stamenkovic 5/4/91  
 DATE



SECTION A-A (23+75)  
 SCALE 1" = 4'-0"



GUTTER REINFORCEMENT  
 SCALE 1" = 4'-0"

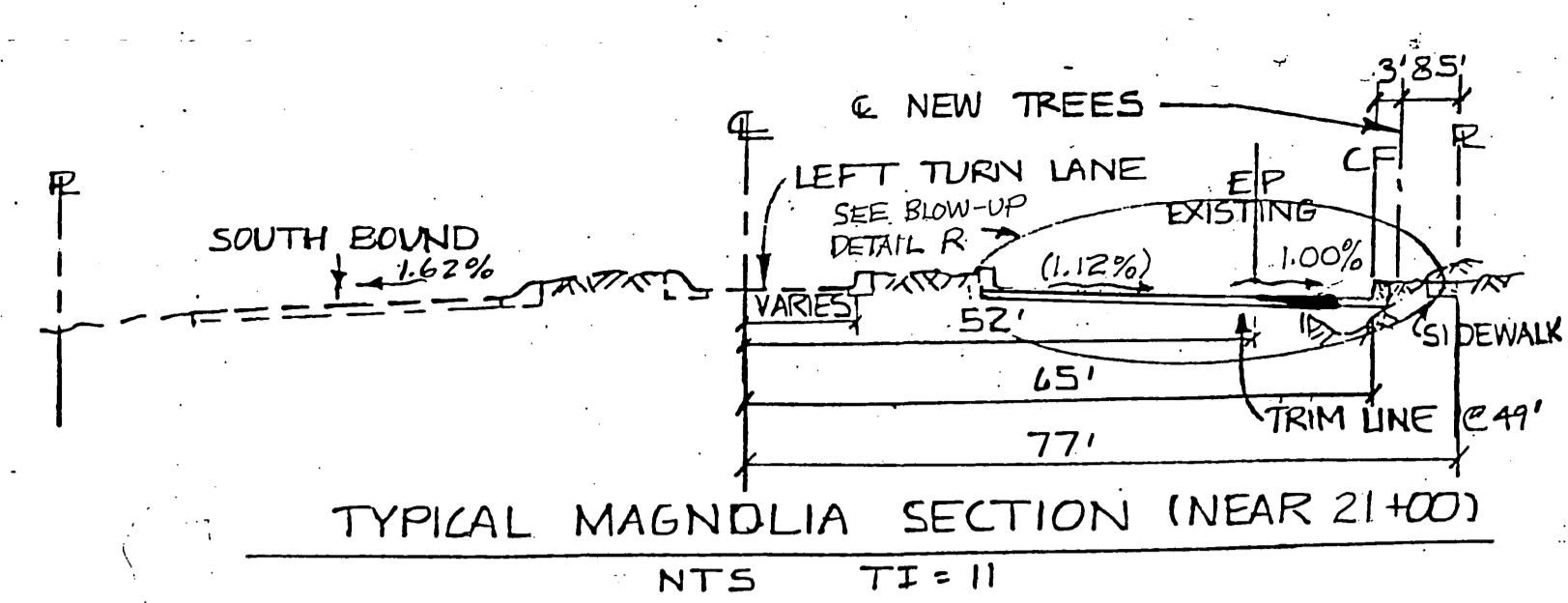


PIPE CONNECTION DETAIL  
 NTS

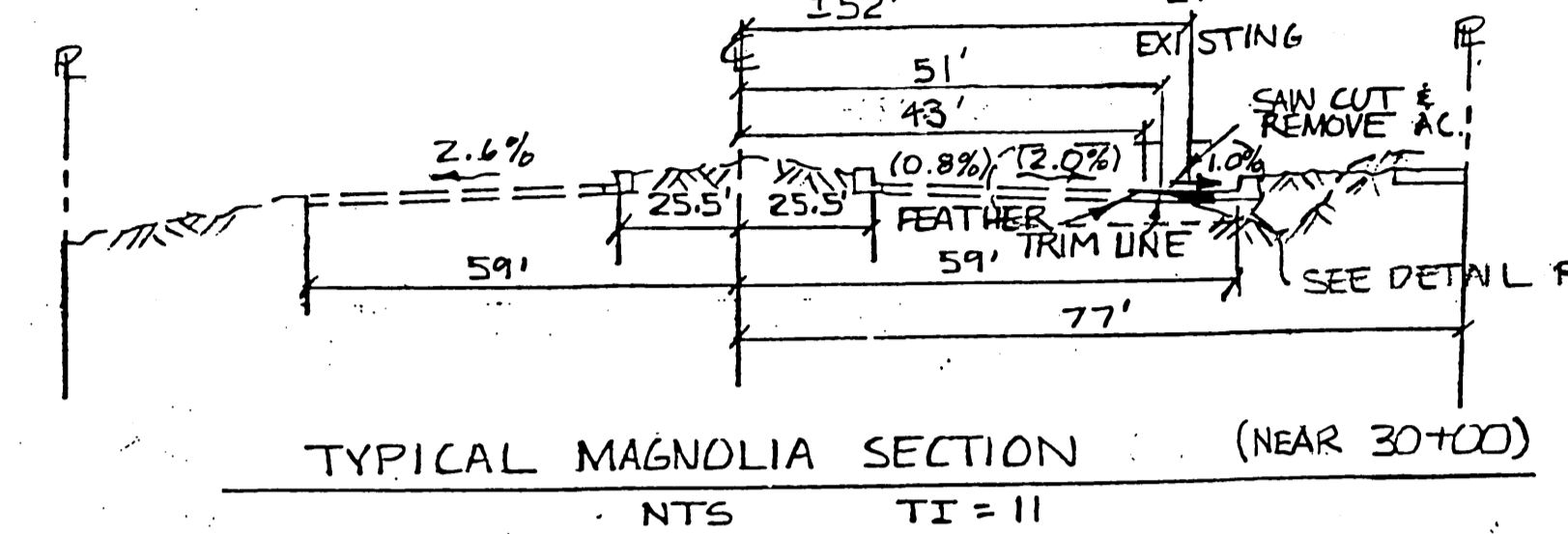
**ENGINEER**  
 DENNIS G. PERCY  
 RCE # 32055  
 DELTA ENGINEERING GROUP  
 8092 VALENCIA DRIVE  
 HUNTINGTON BEACH, CA 92647  
 (714) 842-6773  
 RIV. CITY LIC. NO. 042110  
 EXP. DATE: 12-31-92

**IMPORTANT NOTICE**  
 SECTION 4216/4217 OF THE GOVERNMENT CODE REQUIRES A DIG ALERT IDENTIFICATION NUMBER BE ISSUED BEFORE A PERMIT TO EXCAVATE BE VALID. FOR YOUR DIG ALERT I.D. NUMBER, CALL UNDERGROUND SERVICE ALERT, TOLL FREE 1-800-422-4133 TWO WORKING DAYS BEFORE YOU DIG.

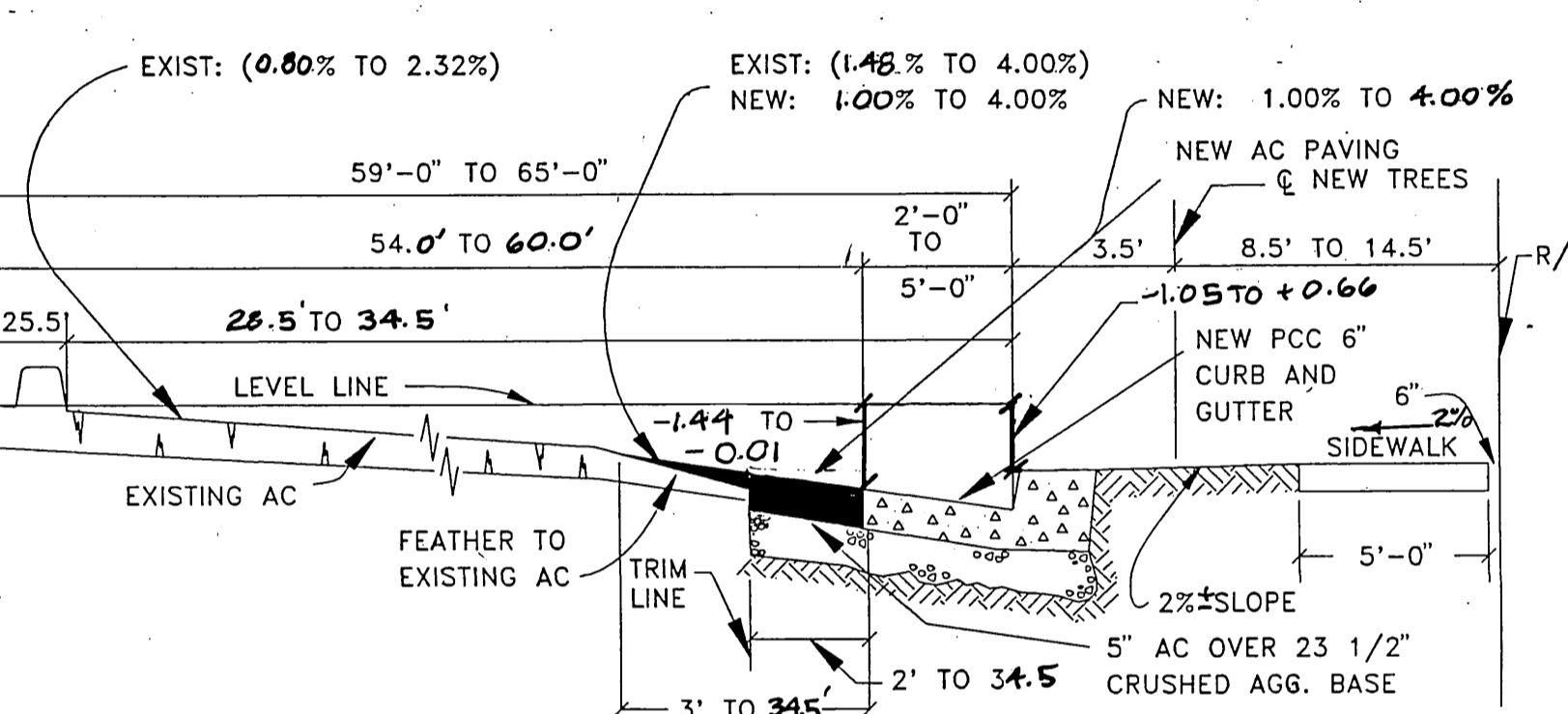
**BENCHMARK**  
 BENCH MARK NO. 601-30-69 (USGS DISC J 38, 1924)  
 0.5 MILES NORTHEAST ALONG THE ATCHISON, TOPEKA AND SANTA FE RAILWAY FROM THE SIGNAL TOWER AT MAY, RIVERSIDE COUNTY, 120 FEET SOUTHWEST OF TELEGRAPH POLE # 44-g, 20 FEET SOUTH OF TELEGRAPH LINE, 13 FEET NORTH OF ATCHISON, TOPEKA AND SANTA FE RAILWAY, AT CULVERT B 20, 6" BY 1' CONCRETE HEADWALL A STANDARD BRASS DISC. 1449" EST'Y OF BUCHANNAN ST. ALONG E. ATCHISON. ELEV. = 697.682  
 DATE: 1970



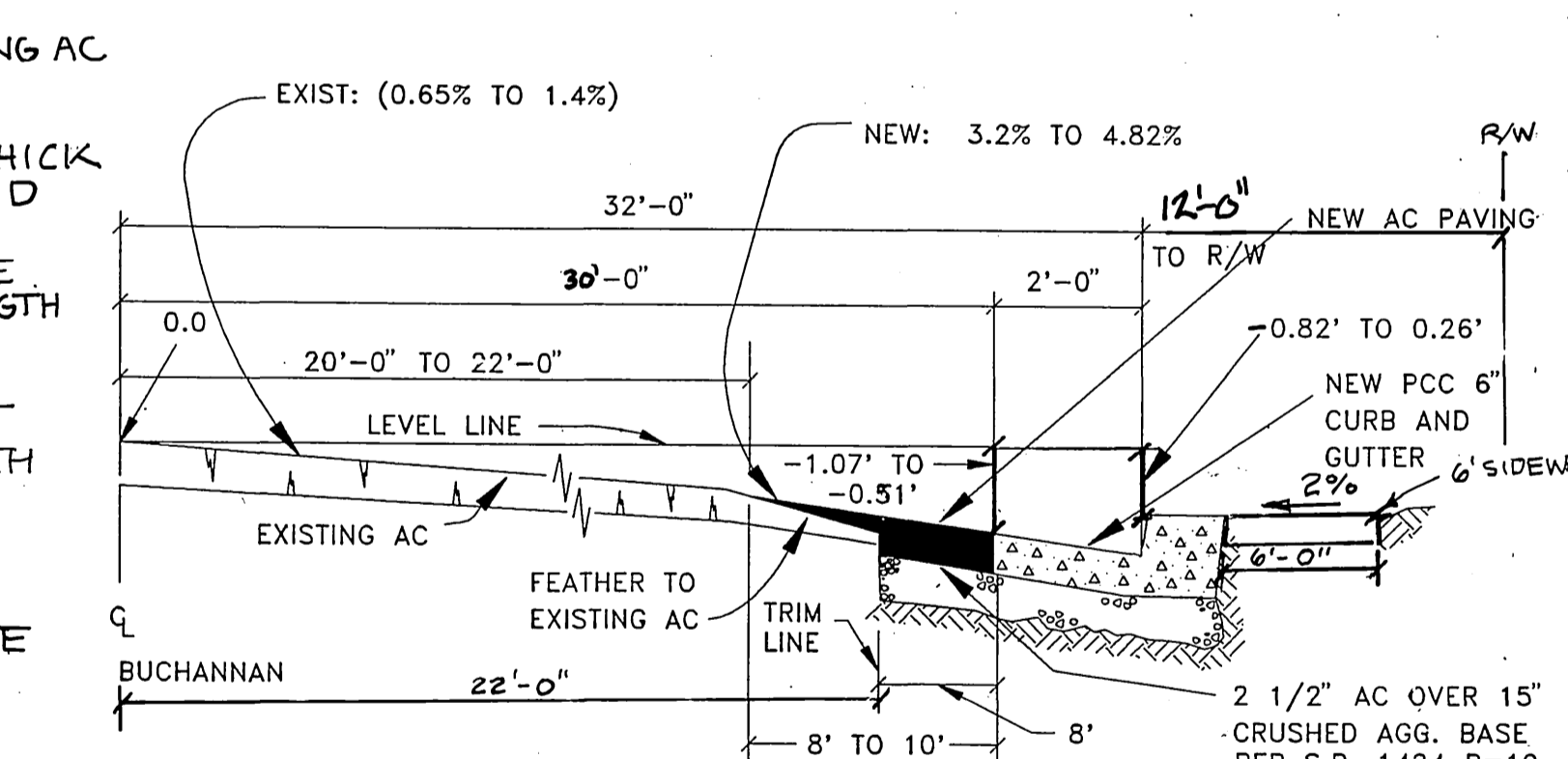
TYPICAL MAGNOLIA SECTION (NEAR 21+00)  
 NTS TI = 11



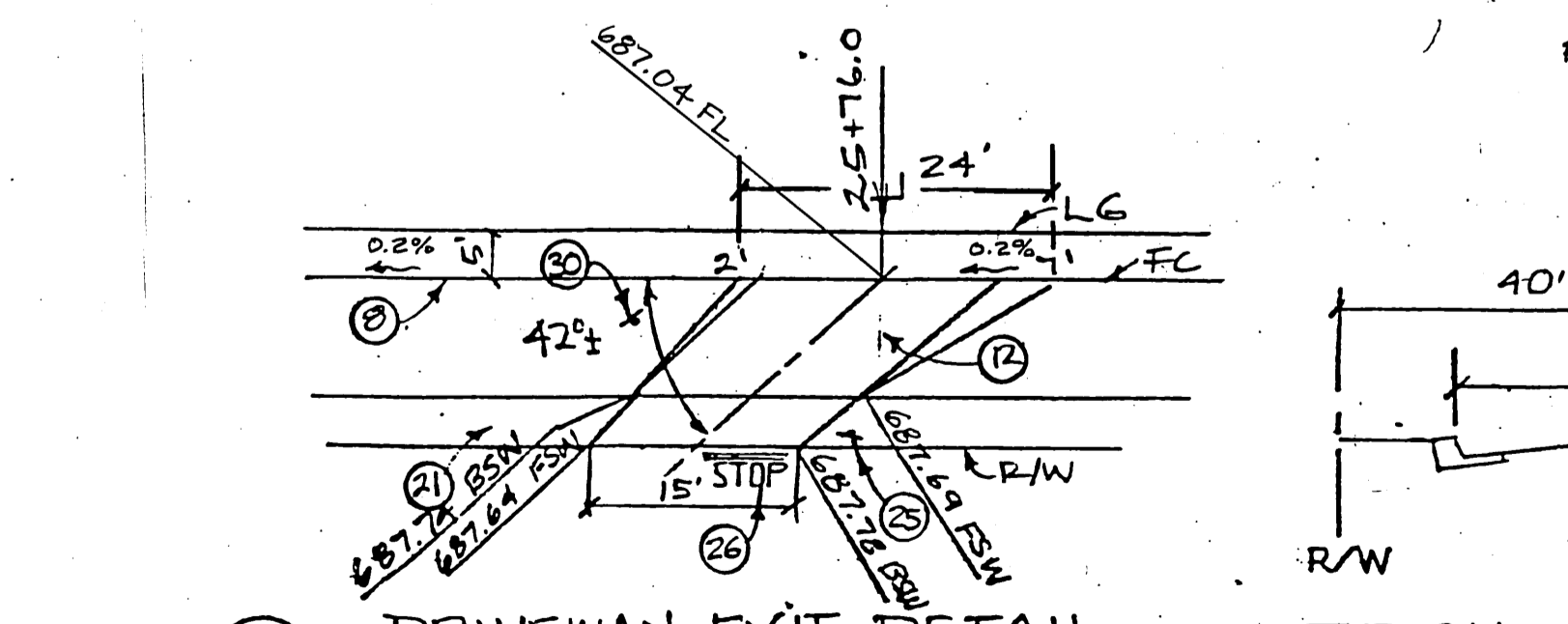
TYPICAL MAGNOLIA SECTION (NEAR 30+00)  
 NTS TI = 11



DETAIL SECTION R - MAGNOLIA AVENUE  
 NTS TI = 110



TYPICAL BUCHANNAN STREET SECTION  
 NTS TI = 70



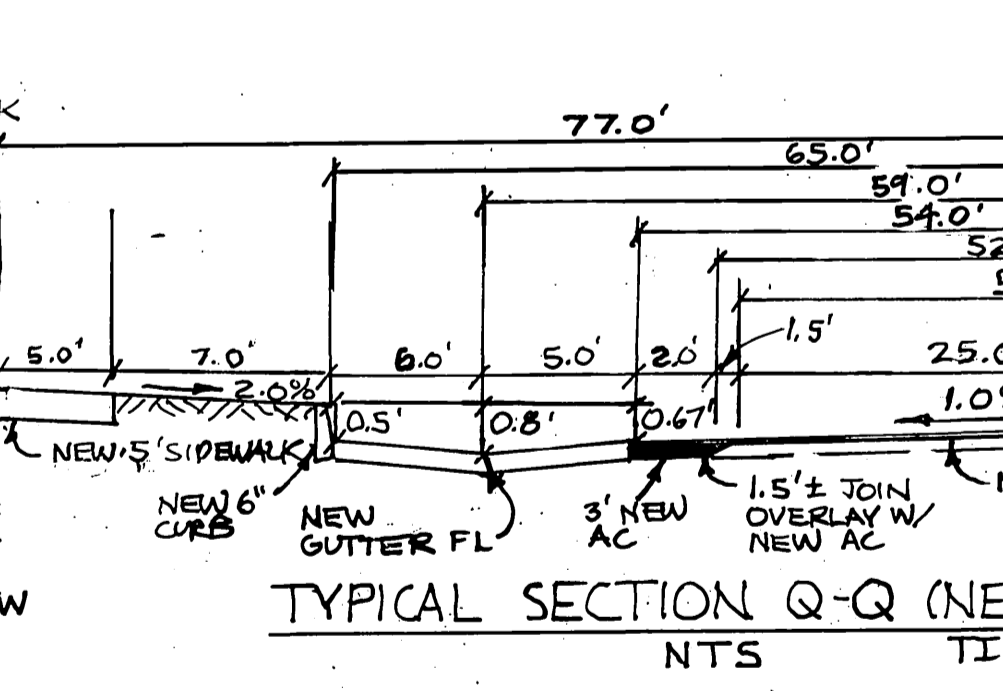
DRIVEWAY EXIT DETAIL  
 NTS

**CONSTRUCTION NOTES**

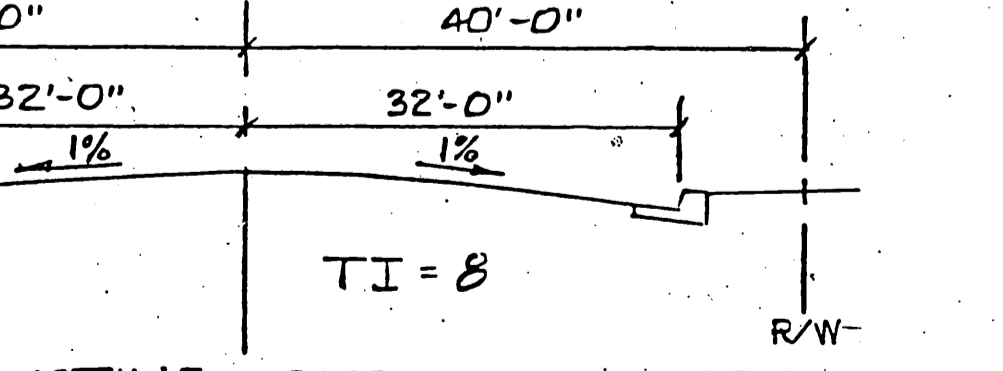
- 1 REMOVE TREE TO THE SPECIFICATIONS OF THE PARK & RECREATION DEPT. 20 EA
- 2 RELOCATE TREE AS SHOWN, TO THE SPECIFICATIONS OF THE PARK & RECREATION DEPT. 8 EA
- 3 SAW CUT AND REMOVE EXISTING AC PAVEMENT. 3 SF
- 4 REMOVE AC PAVEMENT BEEM. 98 LF
- 5 REMOVE EXISTING TYPE II CURB (6" CURB FACE). LF
- 6 CONSTRUCT 5" OF NEW AC PAVEMENT OVER 2 3/4" OF CRUSHED AGGREGATE BASE PER S.R. = 1424 R = 19. 6500 SF
- 7 OVERLAY WITH VARIABLE THICKNESS AC--1" MIN. FEATHER TO MEET EXISTING AC PAVEMENT. 8800 SF
- 8 CONSTRUCT CURB AND CUTTER PER CITY OF RIVERSIDE STD. DWG. NO. 200, TYPE I, WITH 6" CURB FACE--PER NOTE #10, GUTTER SHALL BE 5" WIDE AT A VARIOUS SLOPE OF 2.5% TO 6.0%--SEE PLANS. 1245 LF
- 9 CONSTRUCT CURB AND GUTTER PER CITY OF RIVERSIDE STD. DWG. NO. 200, TYPE I WITH 6" CURB FACE. 15 LF
- 10 LOWER TELEPHONE CONDUIT PER PACIFIC TELEPHONE REQUIREMENTS
- 11 CONSTRUCT NEW DRIVEWAY APPROACH PER DETAIL NO.11 SHOWN ON SHEET 2 OF 5. 1088 SF
- 12 CONSTRUCT NEW DRIVEWAY EXIT PER CITY OF RIVERSIDE STD DWG. NO. 302 AND PER DETAIL NO. 12, SHOWN ON SHEET 1 OF 5. 511 LF
- 13 N/A
- 14 CONSTRUCT UNDER SIDEWALK DRAIN PER CITY OF RIVERSIDE STD DWG. NO. 411. 40 LF
- 15 REMOVE EXISTING CMP AND CONCRETE HEADWALL. 1 EA
- 16 CONSTRUCT NEW GRATED INLET AND CONCRETE DRAIN BOX PER DETAIL NO. 16 SHOWN IN SHEET 1 OF 5. 1 EA
- 17 INSTALL ALHAMBRA FOUNDRY A 2012 - 38x38 CAST IRON INLET GRATE OR EQUAL. 4 EA
- 18 INSTALL CORRUGATED STEEL PIPE INLET PER CITY RIVERSIDE STD. 4-12. 1 EA
- 19 RELOCATE EXISTING SPEED LIMIT SIGN AS SHOWN. 1 EA
- 20 N/A
- 21 CONSTRUCT PROPERTY LINE SIDEWALK PER CITY OF RIVERSIDE STD DWG. NO. 325. 7000 SF
- 22 CONSTRUCT WHEELCHAIR RAMP PER CITY OF RIVERSIDE STD. DWG. NO. 304. 1 EA
- 23 CONSTRUCT AC PAVEMENT TAPER. 160 SF
- 24 INSTALL CALTRANS R-10 ONE WAY SIGN (RIGHT). 2 EA
- 25 INSTALL CALTRANS R-1 36" STOP SIGN. 2 EA
- 26 PAINT STOP STREET MARKINGS CALTRANS A-24D. 2 EA
- 27 PAINT TURN ARROW MARKINGS (RIGHT), CALTRANS A-24 B, TYPE IV (R). 2 EA
- 28 PLANT STREET TREE TO THE SPECIFICATIONS OF THE PARK & RECREATION DEPT. 14 EA
- 29 PROTECT EXISTING STREET TREE IN PLACE. 11 EA
- 30 INSTALL CALTRANS R-11 SIGN. 1 EA

**GENERAL NOTES**

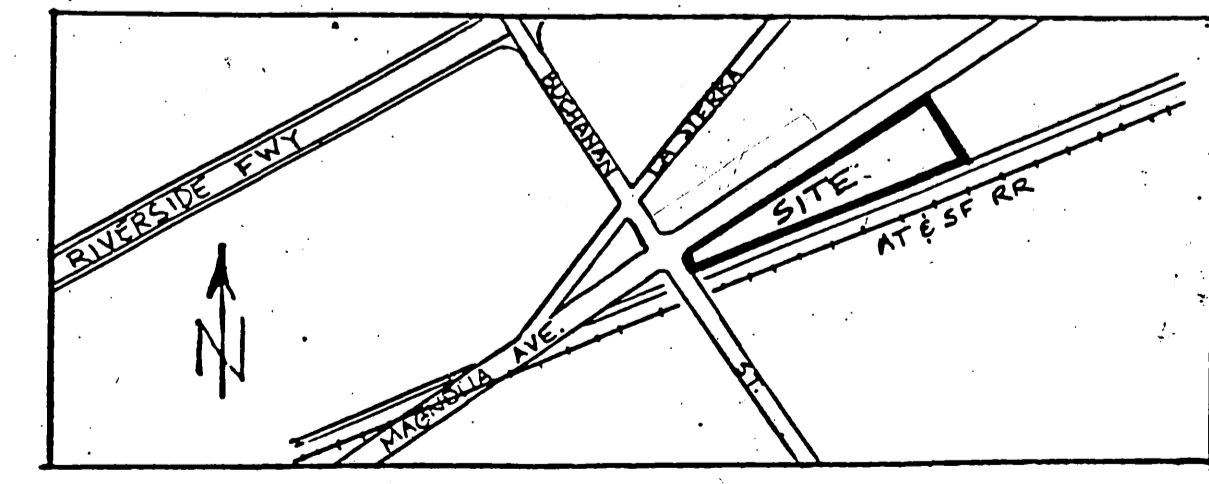
1. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO CLEAR THE RIGHT OF WAY IN ACCORDANCE WITH THE PROVISIONS OF LAW AS IT AFFECTS EACH UTILITY INCLUDING IRRIGATION LINES AND APPURTENANCES AT NO COST TO THE CITY.
2. CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CITY OF RIVERSIDE DEPARTMENT OF PUBLIC WORKS, STANDARD DRAWINGS, STANDARD DRAWING NO. 10 AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, CURRENT EDITION.
3. THE PRIVATE ENGINEER SIGNING THESE PLANS IS RESPONSIBLE FOR ASSURING THE ACCURACY AND ACCEPTABILITY OF THE WORK WHEREON. 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.
4. QUANTITIES SHOWN ARE FOR INFORMATION ONLY AND THE CITY OF RIVERSIDE IS NOT RESPONSIBLE FOR THEIR ACCURACY.
5. ALL ELEVATIONS SHALL BE STAKED IN THE FIELD BY THE PRIVATE ENGINEER.
6. 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.
7. CONSTRUCT DRIVEWAY APPROACHES PER STANDARD DRAWING 302. EXACT SIZE AND LOCATION TO BE AS SHOWN.
8. ALL OVERHANGING TREE LIMBS THAT ARE LESS THAN 14' ABOVE THE STREET GRADE SHALL BE TRIMMED BACK.
9. STREET OPENING PERMIT FOR CONSTRUCTION AND/OR MODIFICATION OF TRAFFIC SIGNAL FACILITIES IS REQUIRED.
10. ALL TRAFFIC SIGNS SHALL BE INSTALLED PRIOR TO OPENING THE STREET TO TRAFFIC.
11. 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.
12. STREET IMPROVEMENT 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 TRAFFIC ADJUSTMENTS MADE TO MAINTAIN SIGNAL OPERATION. TO NOTIFY, CALL (714) 351-6076.
13. FINAL STRIPING FOR TRAFFIC CONTROL AND/OR PAVEMENT MARKING TO BE THE RESPONSIBILITY OF THE DEVELOPER.
14. THE CONTRACTOR SHALL CALL IN A LOCATION REQUEST TO UNDERGROUND SERVICE ALERT (USA), PHONE # 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.
15. CONTRACTOR IS TO VERIFY EXISTING SEWER ELEVATION PRIOR TO CONSTRUCTION.
16. THE PAVING CONTRACTOR SHALL ADJUST MANHOLES TO FINAL GRADE AFTER PAVING IS COMPLETED.
17. IN PAVEMENT OVERLAY AREAS, DISTRESSED EXISTING PAVEMENT SHALL BE REMOVED AND REPLACED AS DIRECTED BY THE INSPECTOR PRIOR TO OVERLAYING WITH A.C. PAVING.
18. THE DEVELOPER SHALL BE RESPONSIBLE FOR PRESERVING OR RE-ESTABLISHING AND REFERENCING SURVEY MONUMENTS DESTROYED, DISTURBED OR BURIED AS A RESULT OF CONSTRUCTION SHOWN HERON.
19. 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 THE CONSTRUCTION PERMIT/CUT SHEETS.
20. LOCATION OF LATERALS TO BE DETERMINED IN THE FIELD AT THE DIRECTION OF THE OWNER. AVOID CONFLICT WITH PROPOSED AND/OR EXISTING FACILITIES.
21. NO FINISHED FLOOR ELEVATION SHALL BE LESS THAN 4' ABOVE THE SEWER FLOW LINE AT POINT OF CONNECTION WITHOUT HAVING A PROPER BACKWATER VALVE INSTALLED IN THE LATERAL.
22. REFERENCE PLAN X-459A FOR TRAFFIC SIGNAL REVISION.
23. IN ORDER TO COORDINATE THE CITY'S PORTION OF THE WORK, THE DEVELOPER AND/OR CONTRACTOR SHALL GIVE THE CITY 60 DAYS' NOTICE IN ORDER THAT THE DEVELOPERS AND THE CITY'S WORK MAY BE INSTALLED CONCURRENTLY. THE DEVELOPER SHALL PREPARE AND CONTACT ROUGH SUBGRADE (R/S) AND IS RESPONSIBLE FOR THE CONDITION OF THE SUBGRADE UNTIL ACCEPTED BY THE CITY AND UNTIL THE CITY'S CONTRACTOR STARTS WORKING. THE DEVELOPER IS ALSO RESPONSIBLE FOR BARRICADING DURING THIS TIME.



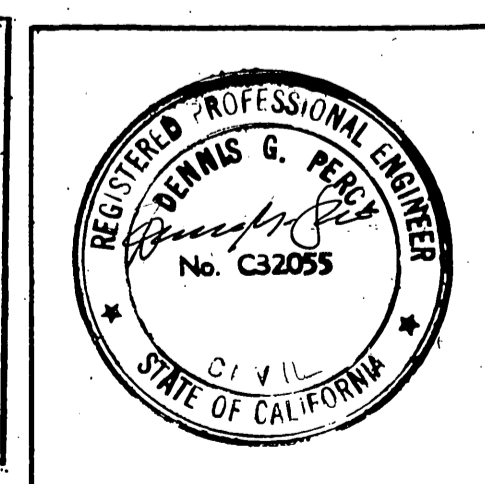
TYPICAL SECTION Q-Q (NEAR 21+00)  
 NTS TI = 11



TYPICAL EXISTING BUCHANNAN SECTION  
 NTS



PROJECT LOCATION MAP  
 NTS



DATE: 12/31/92  
 EXPIRES: 12/31/92  
 ACCOUNT NO. PM 24511

CEN-COM CABLE TV APPROVED BY: [Signature] DATE: 1-4-91	SOUTHERN CALIFORNIA GAS COMPANY APPROVED BY: [Signature] DATE: 1-9-91	PACIFIC TELEPHONE COMPANY APPROVED BY: [Signature] DATE: 1-4-91
CITY OF RIVERSIDE ELECTRIC COMPANY APPROVED BY: [Signature] DATE: 1-4-91	CITY OF RIVERSIDE WATER SYSTEMS APPROVED BY: [Signature] DATE: 1-6-91	

**CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT**

**MAGNOLIA AVENUE IMPROVEMENT PLAN**

PM 24511

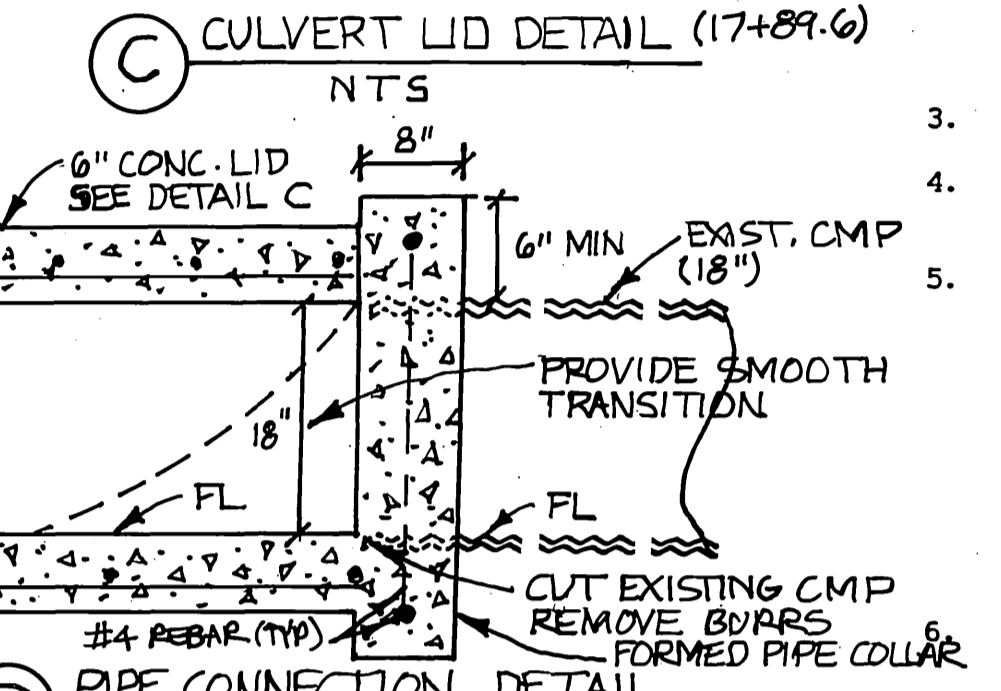
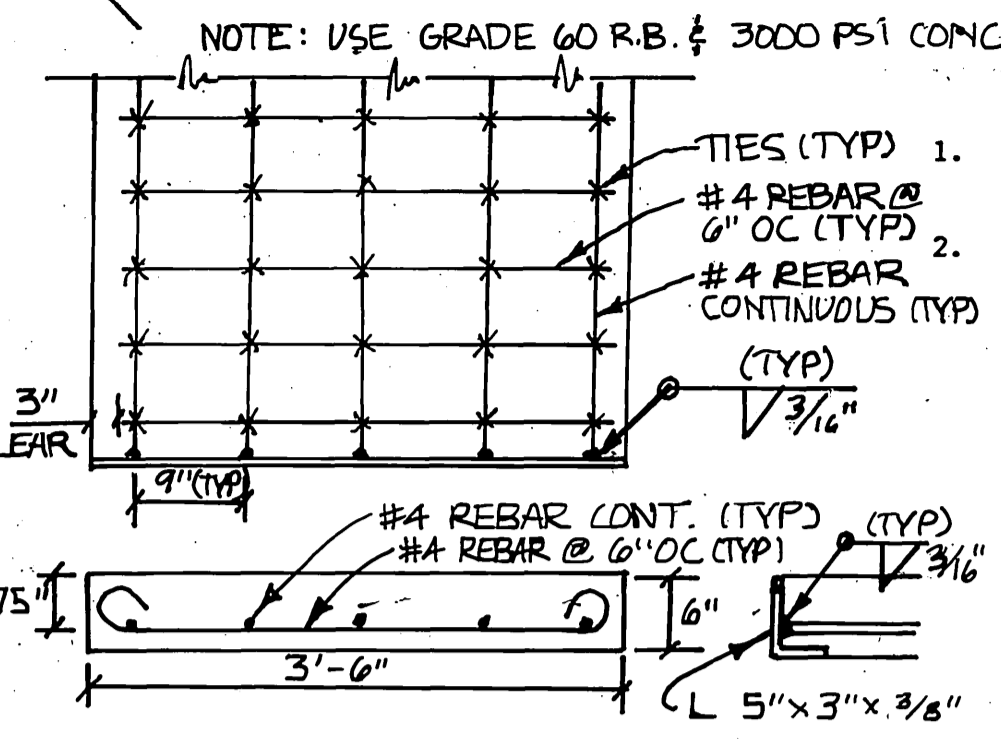
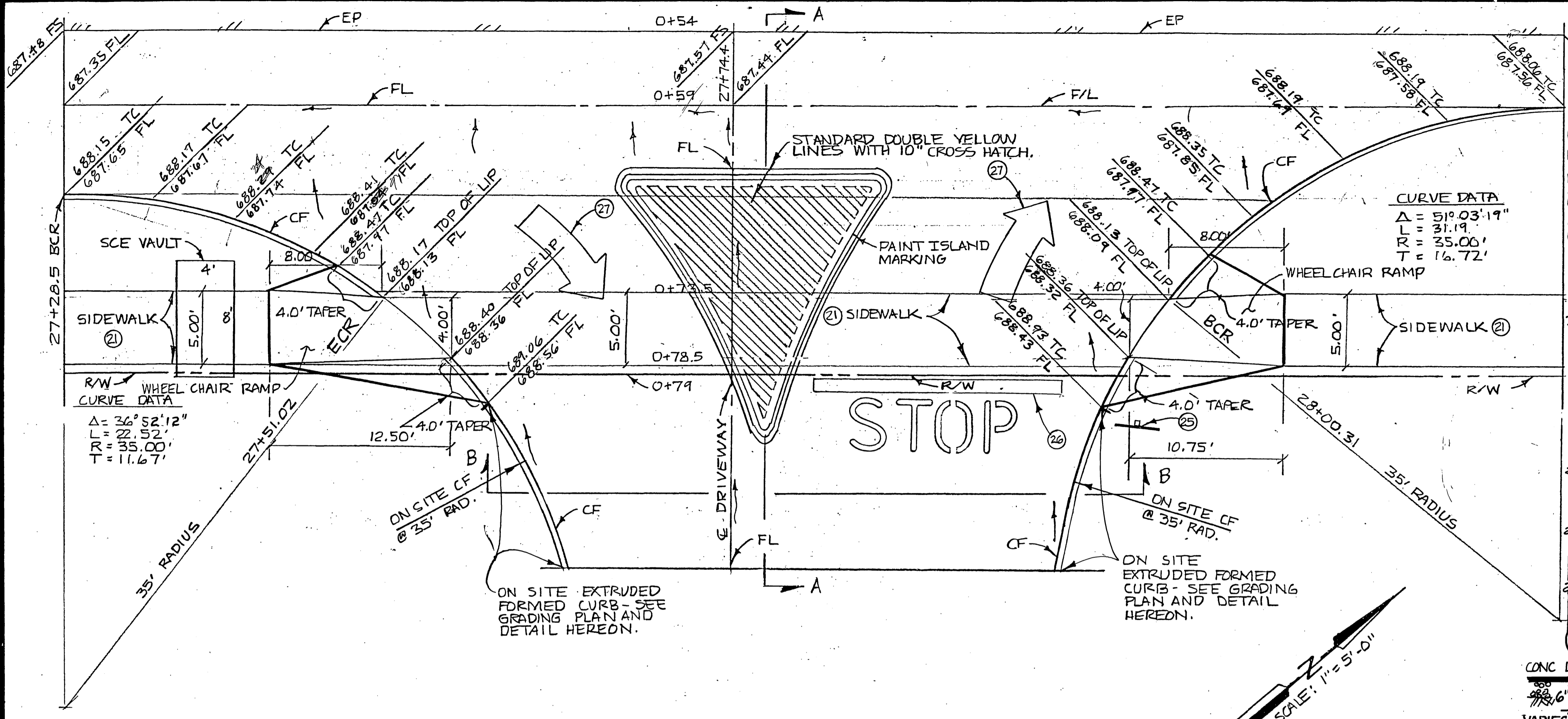
HORIZ. SCALE: 1" = AS SHOWN VERT. SCALE: 1" = AS SHOWN

**R 3206**

SHEET 1 OF 5

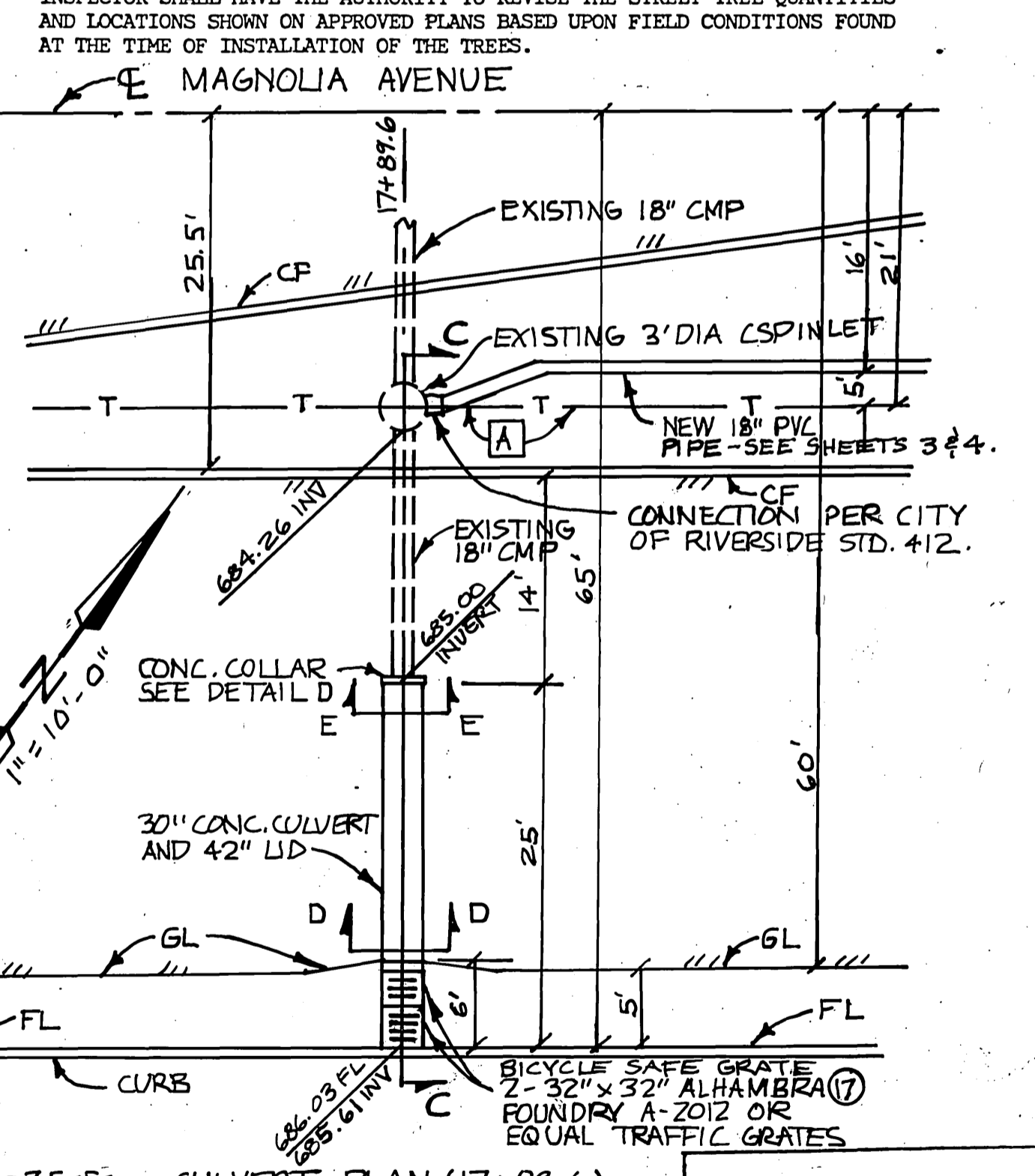
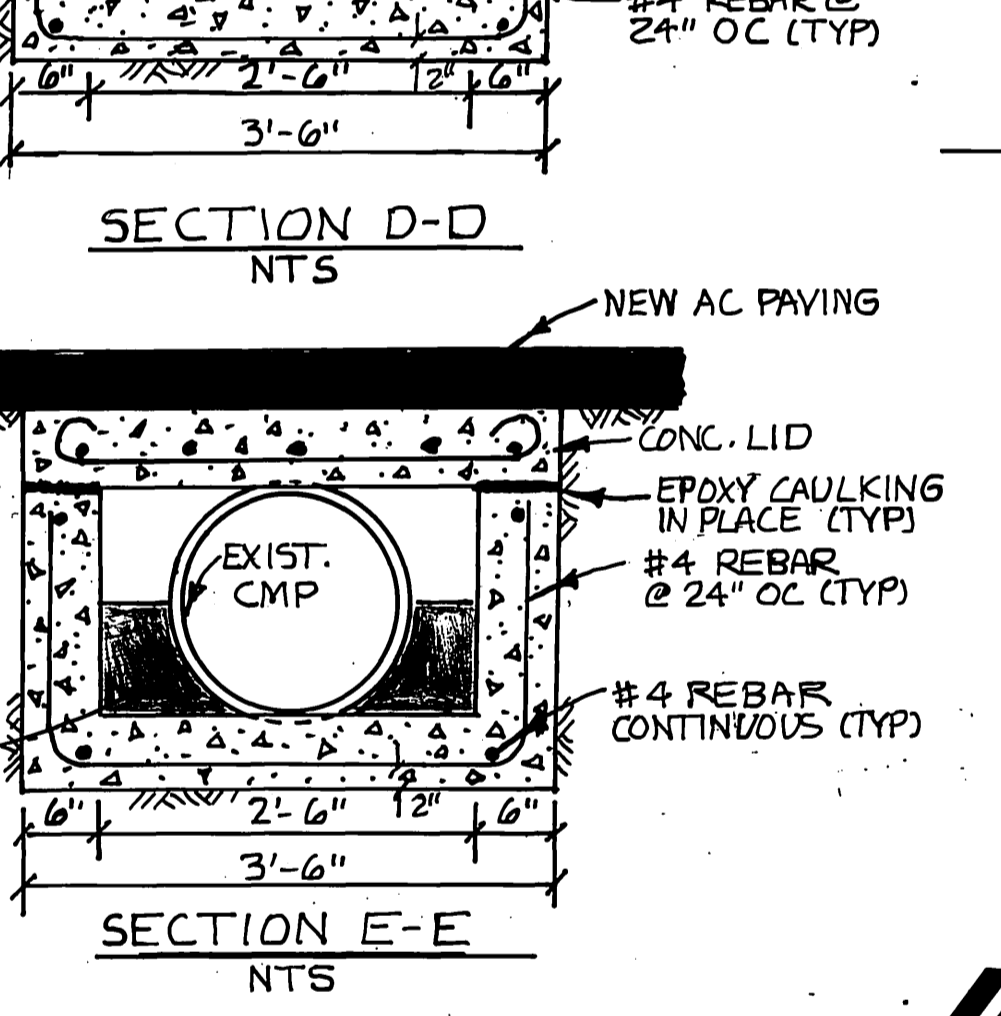
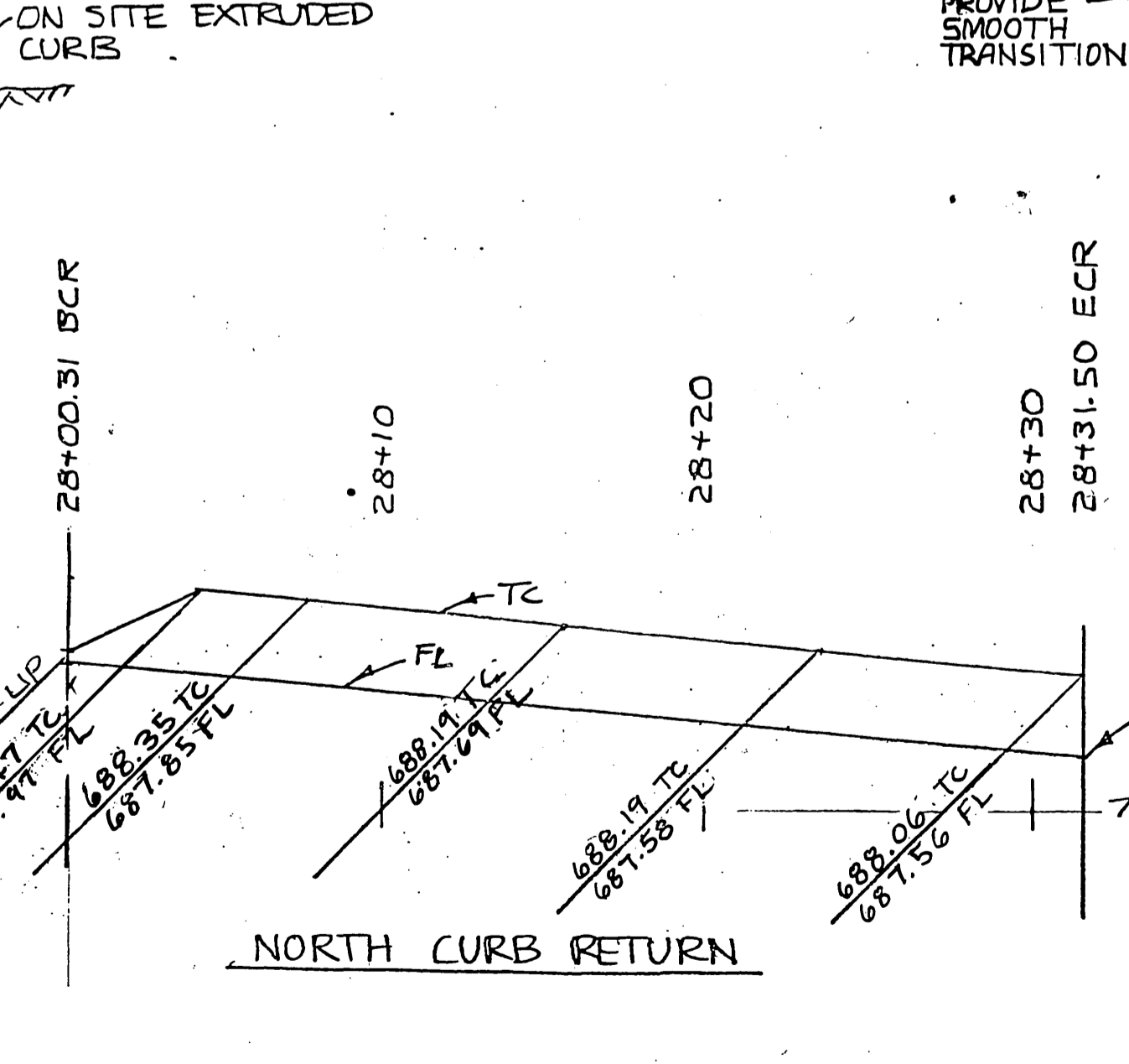
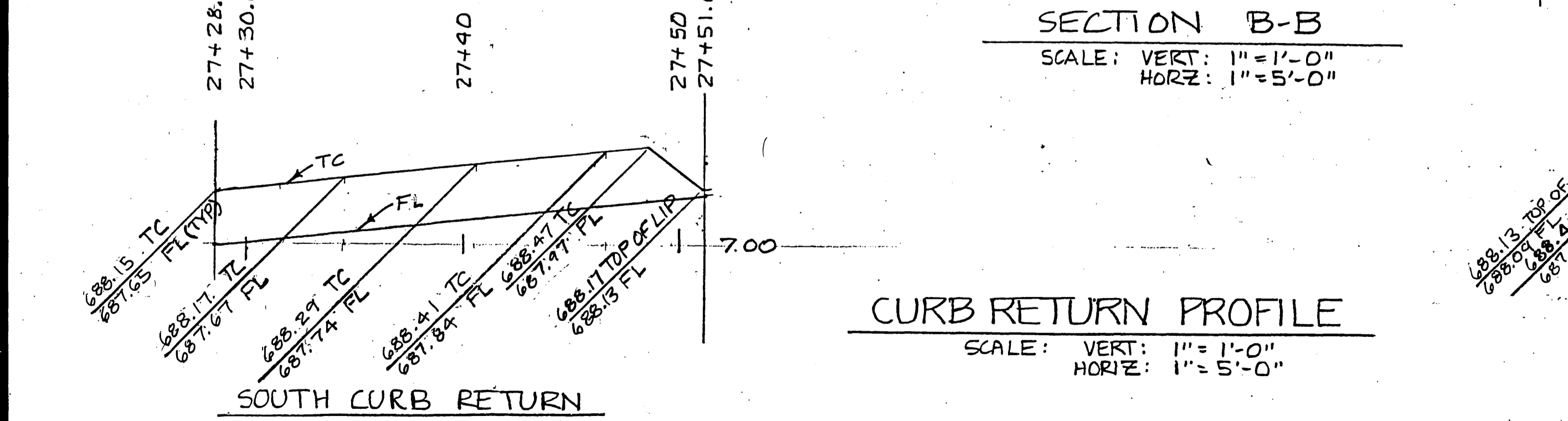
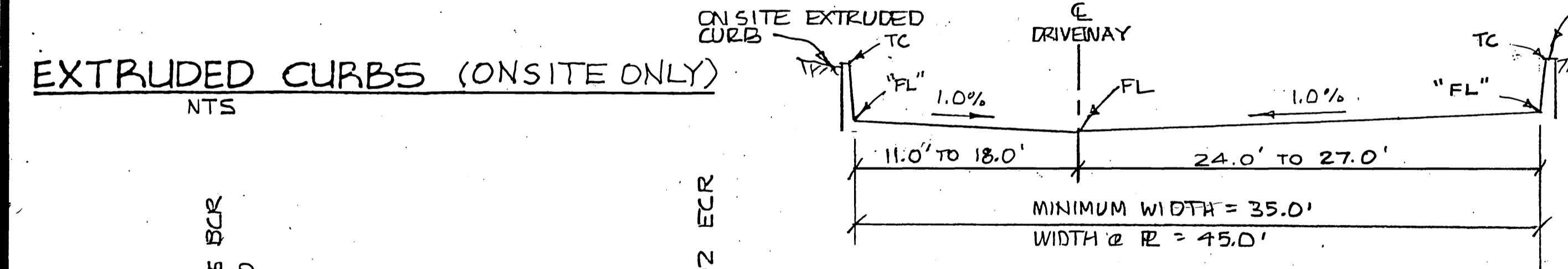
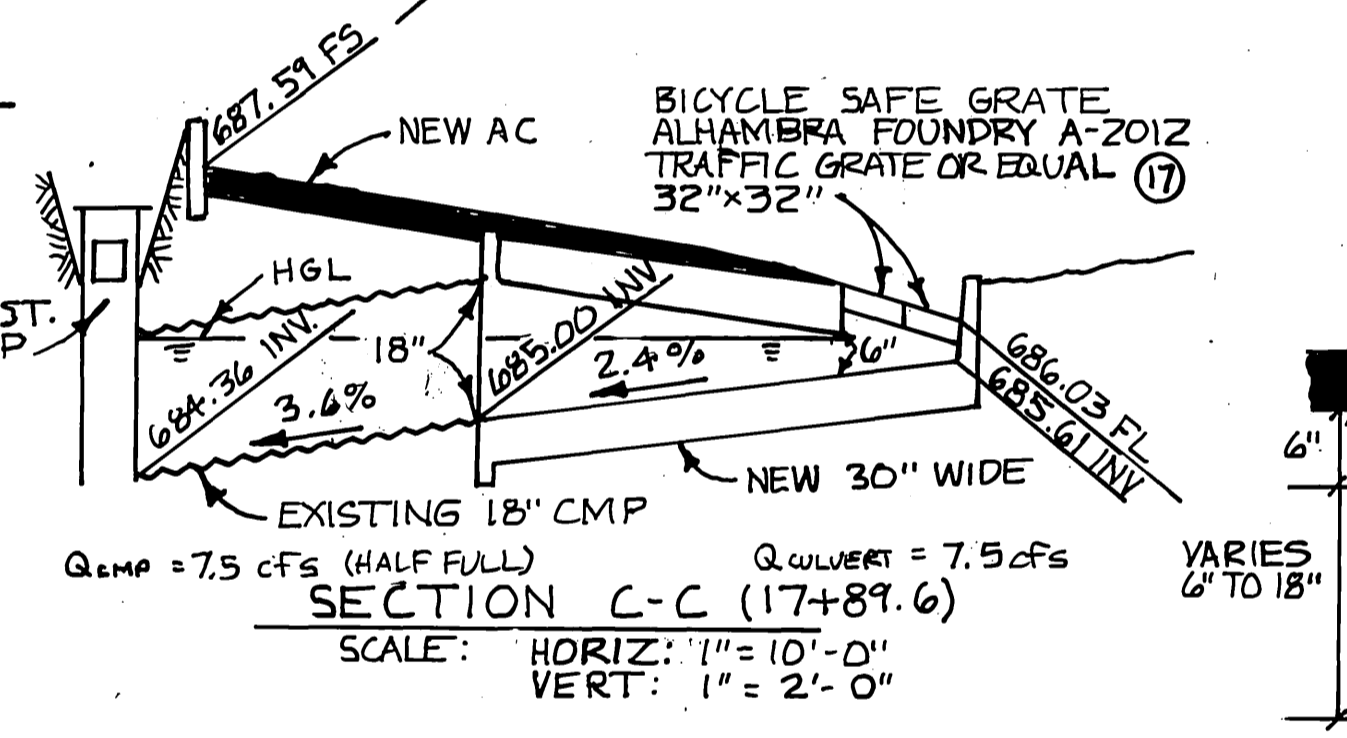
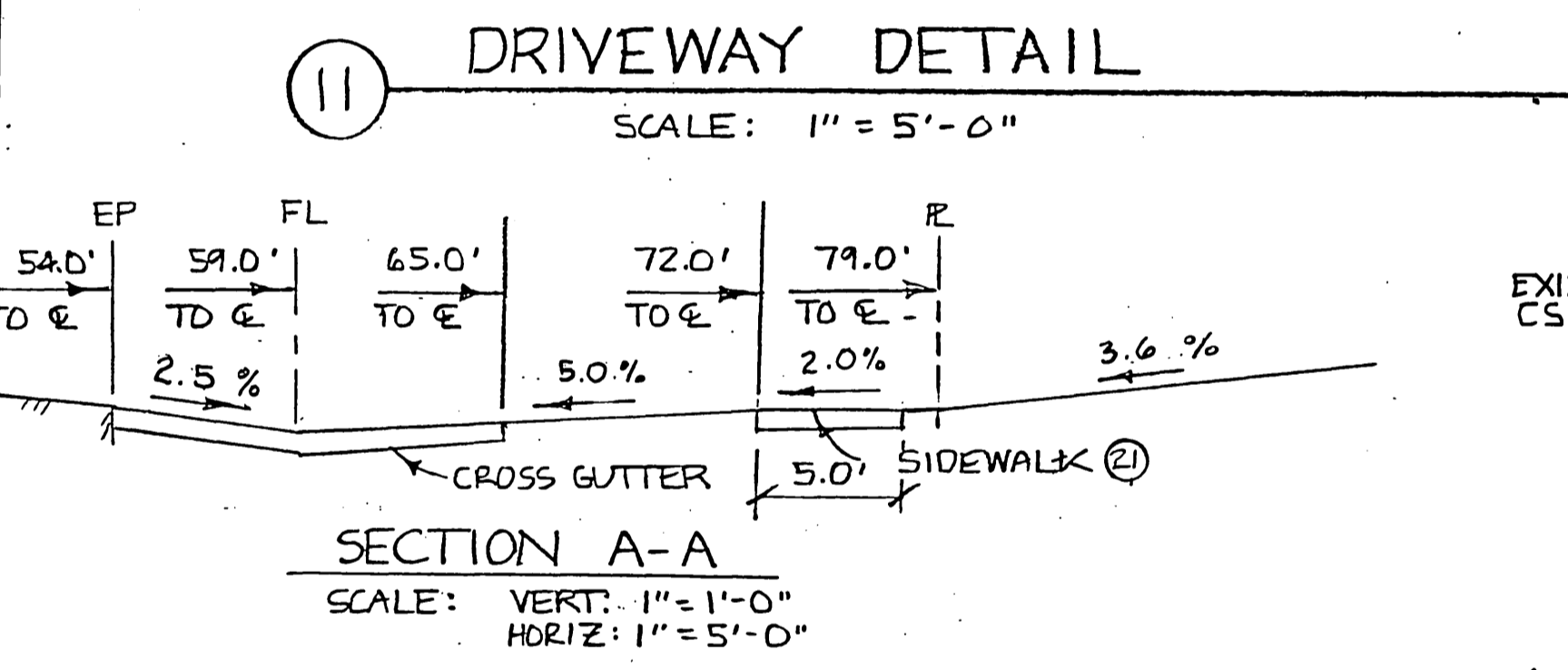
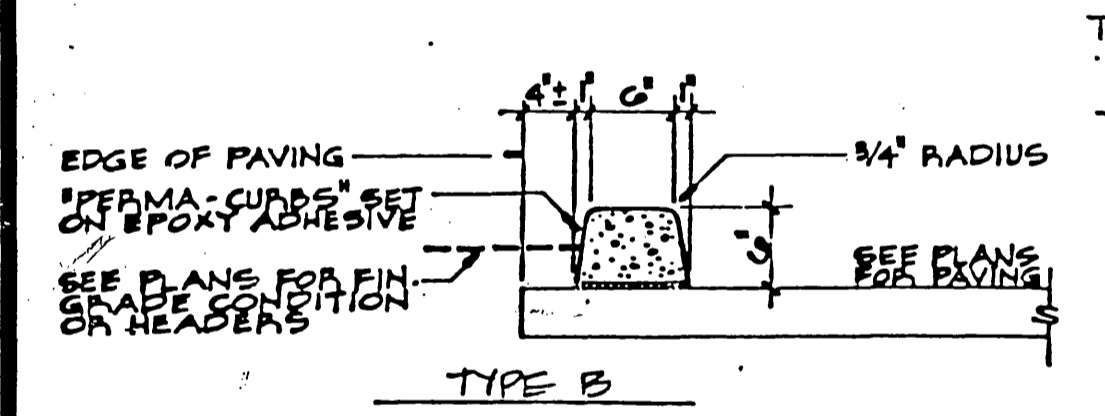
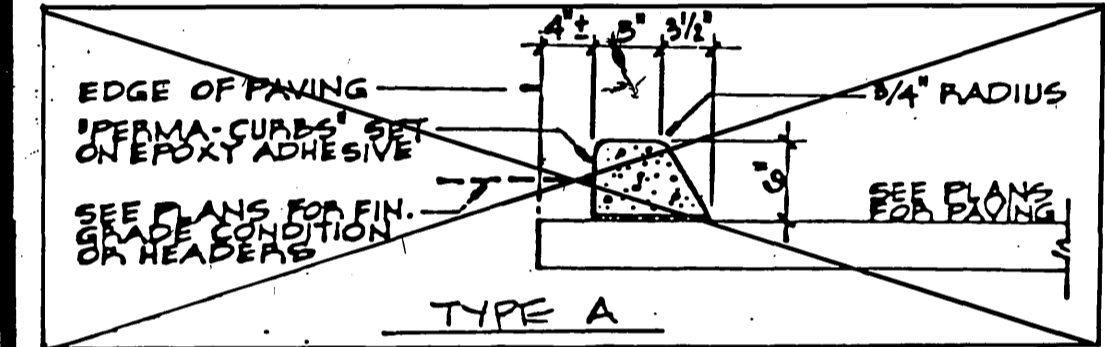
INDEXED 8-12-91

# GENERAL NOTES FOR STREET TREE PLANTING AND RELOCATION



- ALL RELATED WORK SHALL CONFORM TO THE CITY OF RIVERSIDE PARK AND RECREATION DEPARTMENT STANDARDS AND CITY OF RIVERSIDE STREET TREE POLICIES.
- WHEN CALLING FOR INSPECTIONS CONTRACT THE STREET TREE INSPECTOR A MINIMUM OF 48 HOURS IN ADVANCE AT (714) 351-6126 TO SCHEDULE AN INSPECTION. A FIELD NOTICE WILL BE ISSUED AS WRITTEN APPROVAL FOR EACH STAGE OF INSPECTION. A VERBAL APPROVAL WILL NOT BE ACCEPTABLE. INSPECTIONS ARE REQUIRED:
  - AFTER COMPLETION OF FINAL GRADING OF THE LOTS AND WHEN ALL UTILITY SERVICES AND SEWER LATERAL HAVE BEEN MARKED, BUT PRIOR TO DIGGING PLANT PITS, ALL FINAL STREET TREE LOCATIONS ARE TO BE SPOTTED IN THE FIELD BY THE STREET TREE INSPECTOR.
  - 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 THE MAINTENANCE PERIOD, THE CONTRACTOR/DEVELOPER SHALL CALL THE STREET TREE INSPECTOR AT (714) 351-6126 FOR A FINAL ACCEPTANCE INSPECTION IN ORDER TO BE RELEASED FROM MAINTENANCE. DEVELOPERS BONDS WILL NOT BE RELEASED UNTIL AFTER RECEIPT OF WRITTEN NOTIFICATION FROM THE CITY THAT THE TREE PASS FINAL INSPECTION AND THE PARK AND RECREATION DEPARTMENT IS ASSUMING MAINTENANCE RESPONSIBILITIES;
- ALL STREET TREE ARE TO BE PLANTED PRIOR TO OCCUPANCY.
- THE DEVELOPER SHALL BE RESPONSIBLE TO ACCEPTABLY 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. REQUIRED
A. MAGNOLIA	WASHINGTONIA / MEXICAN FAN	RELOCATE AS SHOWN		7 - 300 SH. 30FS 4 - 400 SH. 40FS
B. MAGNOLIA	WASHINGTONIA / CALIFORNIA FAN	RELOCATE AS SHOWN		1 - 200 SH. 20FS 1 - 200 SH. 20FS
C. MAGNOLIA	FILIFERA / PALM MAGNOLIA GRANDIFLORA MAJESTIC BEAUTY / MAGNOLIA	24" BOX	60'	5
- 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.
- ALL STREET TREES MUST BE AUTOMATICALLY IRRIGATED, EXCEPT WHERE ADJACENT TO SINGLE FAMILY OR DUPLEX RESIDENTIAL USES.



STATION	DESCRIPTION	DEPTH	REMARKS
690.00	CURBS		
688.00	NEW 3" DIA CSP		
686.00	CONCRETE AND PVC PIPE PROFILE		
684.00	FL		
682.00	NEW PVC PIPE (18")		

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RIV. CITY LIC. NO. 042110  
EXP. DATE: 12-31-92

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BENCH MARK NO. 601-30-69 (USGS DISC J 38, 1924)  
0.5 MILES NORTHEAST ALONG THE ATCHISON, TOPEKA AND SANTA FE RAILWAY FROM THE SIGNAL TOWER AT MAY, RIVERSIDE COUNTY, 120 FEET SOUTHWEST OF TELEGRAPH POLE # 44-9, 20 FEET SOUTH OF TELEGRAPH LINE, 13 FEET NORTH OF ARCHISON, TOPEKA AND SANTA FE RAILWAY, AT CURBVERT B 20, 6" BY 1" CONCRETE HEADWALL A STANDARD BRASS DISC. 1449' EST'Y OF BUCHANAN ST. ALONG C&MS&P ELEV.=697.682  
DATE: 1970

<b>CEN-COM CABLE TV</b> APPROVED BY: [Signature] DATE: 1-4-91	<b>SOUTHERN CALIFORNIA GAS COMPANY</b> APPROVED BY: [Signature] DATE: 1-9-91	<b>PACIFIC TELEPHONE COMPANY</b> APPROVED BY: [Signature] DATE: 1-4-91
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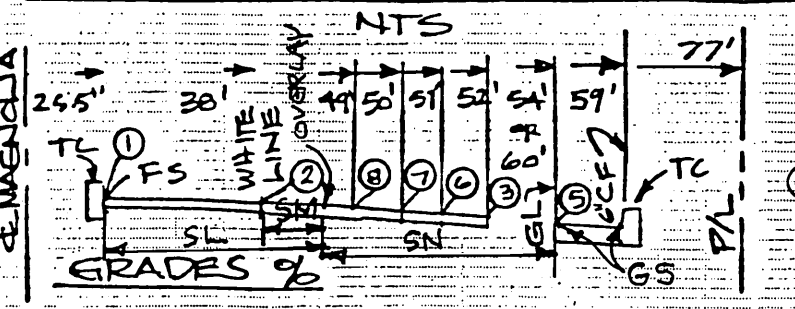
**CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT**

**MAGNOLIA AVENUE IMPROVEMENT PLAN**

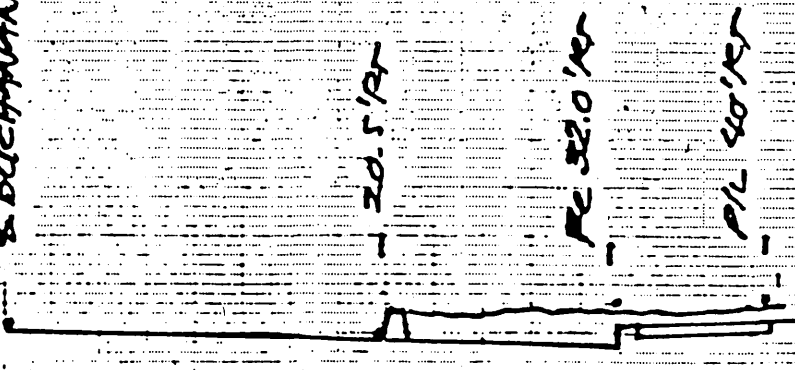
P.M. 24511

ACCOUNT NO. **R 3206**  
SHEET **2** OF **5**  
DATE: 6/18/91  
EXP. DATE: 12/31/92

**MAGNOLIA AVENUE  
PAVEMENT CROSS SLOPES**

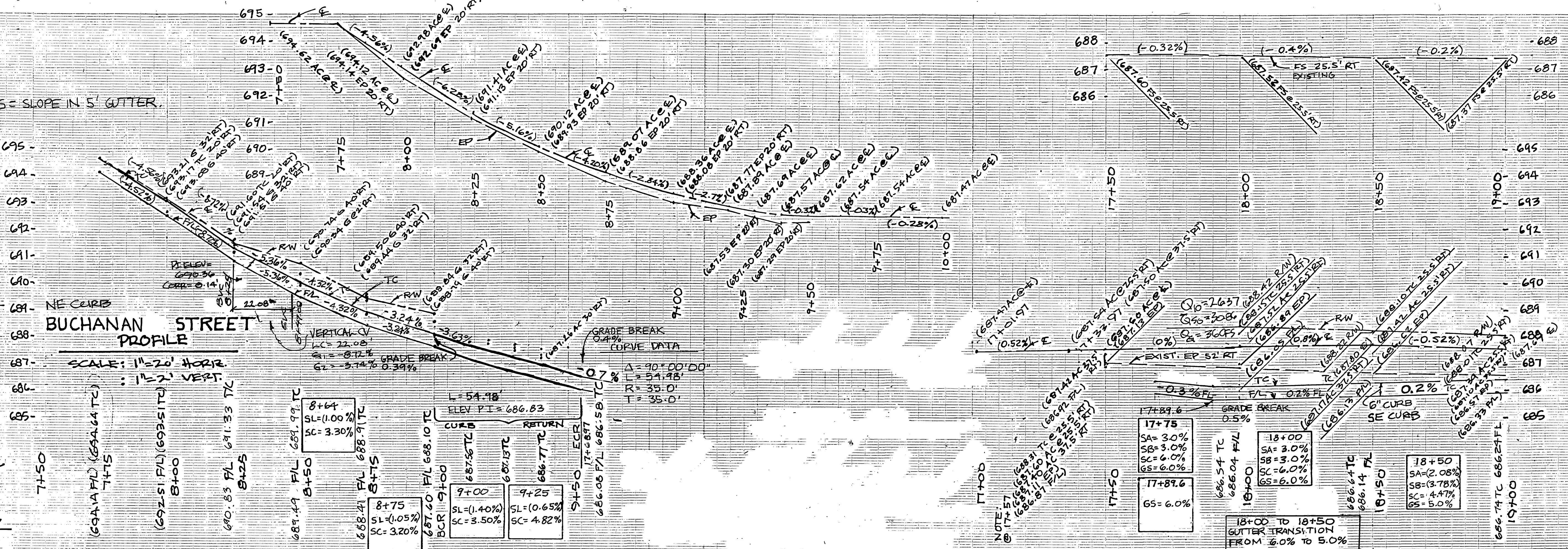
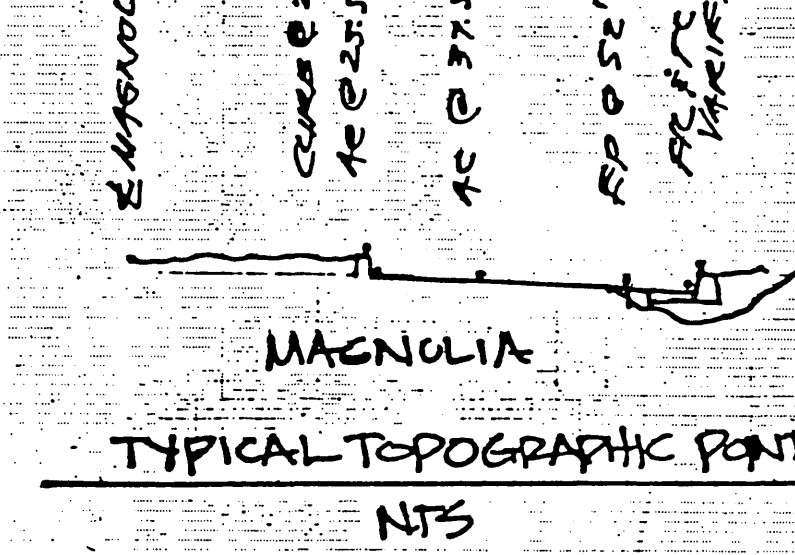


- SA = ①-② SB = ③-④ SC = ⑤-⑥
- SD = ⑦-⑧ SE = ⑨-⑩ SF = ⑪-⑫
- SG = ⑬-⑭ SH = ⑮-⑯ SI = ⑰-⑱
- SJ = ⑲-⑳ SK = ㉑-㉒ SL = ㉓-㉔
- SM = ㉕-㉖ SN = ㉗-㉘



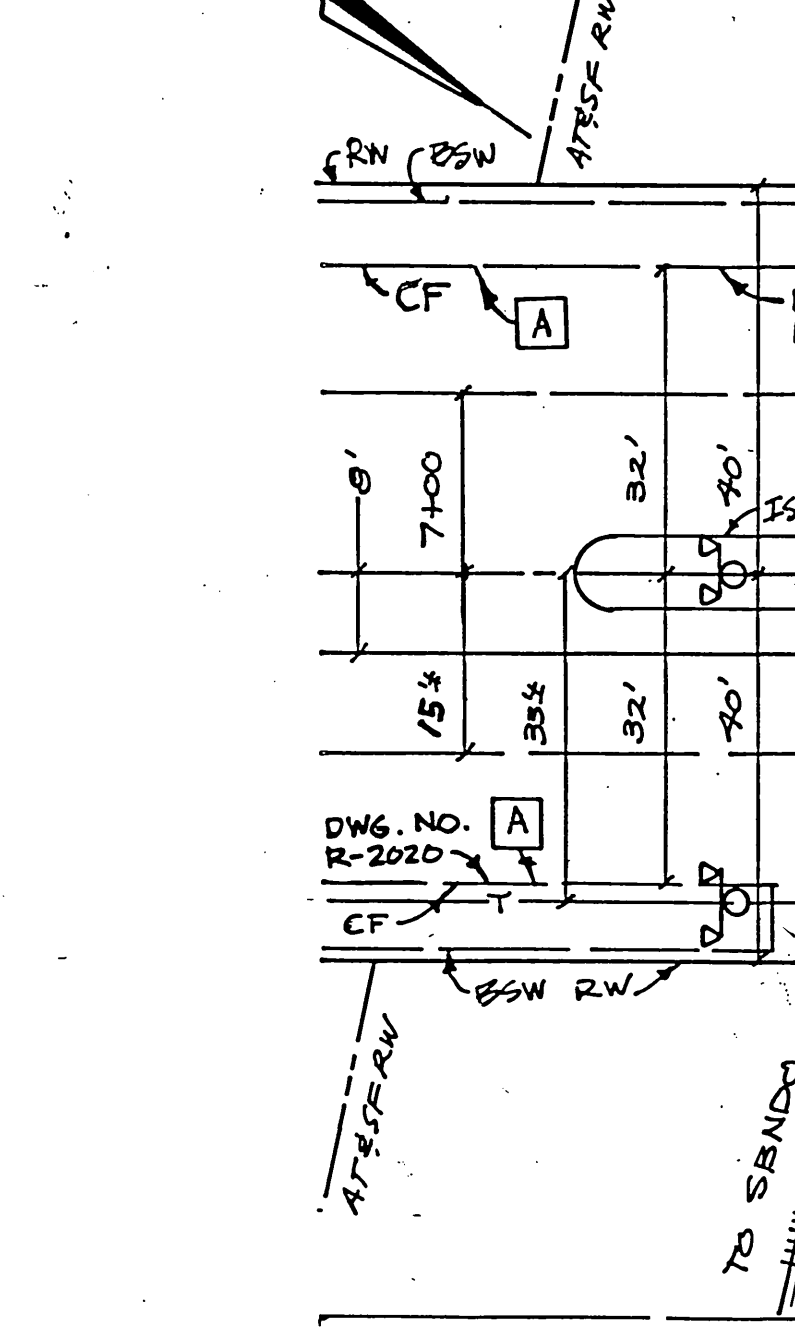
**BUCHANAN STREET  
PROFILE**

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



**TYPICAL TOPOGRAPHIC POINTS  
NTS**

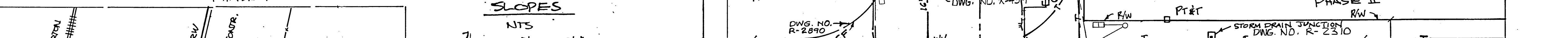
SCALE: 1" = 20'



**PLAN  
SCALE: 1" = 20'**

NOTE: BETWEEN 7+77 TO 8+31.5 REFER TO NOTE 23 IN GENERAL NOTES FOR CITY PARTICIPATION IN CONSTRUCTION OF THIS AREA.

**BUCHANAN PAVEMENT CROSS SLOPES**



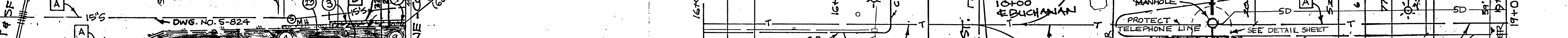
NOTE: REFER TO PLAN X-4594 FOR PROPOSED AND EXISTING SIGNAL WORK.

- CONSTRUCT NEW AC PAVING.
- OVERLAY EXISTING AC - 1" MIN
- REMOVE AND REPLACE AC PAVING

LEGEND

- A - PROTECT
- B - REMOVE
- C - RELOCATE
- D - ADJUST TO GRADE

- A) EUCALYPTUS - (1424)
- B) 60' ROBUSTA PALM - (1624)
- C) EUCALYPTUS - (1423)
- D) 60' ROBUSTA PALM - (1623)
- E) EUCALYPTUS - (2524)
- F) 45' ROBUSTA PALM - (1324)



**PLAN  
SCALE: 1" = 20'**

NOTE: BETWEEN 7+77 TO 8+31.5 REFER TO NOTE 23 IN GENERAL NOTES FOR CITY PARTICIPATION IN CONSTRUCTION OF THIS AREA.

**ENGINEER**

DENNIS G. PERCY  
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**BENCHMARK**

BENCH MARK NO. 601-30-69 (USGS DISC J 38, 1924)  
0.5 MILES NORTHEAST ALONG THE ARCHESON, TOPEKA AND SANTA FE RAILWAY FROM THE SIGNAL TOWER AT MAY, RIVERSIDE COUNTY, 120 FEET SOUTHWEST OF TELEGRAPH POLE # 44-S, 20 FEET SOUTH OF TELEGRAPH LINE, 13 FEET NORTH OF ATCHISON, TOPEKA AND SANTA FE RAILWAY, AT CULVERT B 20, 6" BY 1" CONCRETE HEADWALL A STANDARD BRASS DISC. 1449' EST'Y OF BUCHANAN ST. ALONG E ATCHISON. ELEV. = 697.682  
DATE: 1970

<b>CEN-COM CABLE TV</b> APPROVED BY: [Signature] DATE: 1-4-91	<b>SOUTHERN CALIFORNIA GAS COMPANY</b> APPROVED BY: [Signature] DATE: 1-9-91	<b>PACIFIC TELEPHONE COMPANY</b> APPROVED BY: [Signature] DATE: 1-4-91
<b>CITY OF RIVERSIDE ELECTRIC COMPANY</b> APPROVED BY: [Signature] DATE: 1-4-91	<b>CITY OF RIVERSIDE WATER SYSTEMS</b> APPROVED BY: [Signature] DATE: 1-8-91	

**CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT**

**MAGNOLIA AVENUE STREET IMPROVEMENT PLAN**

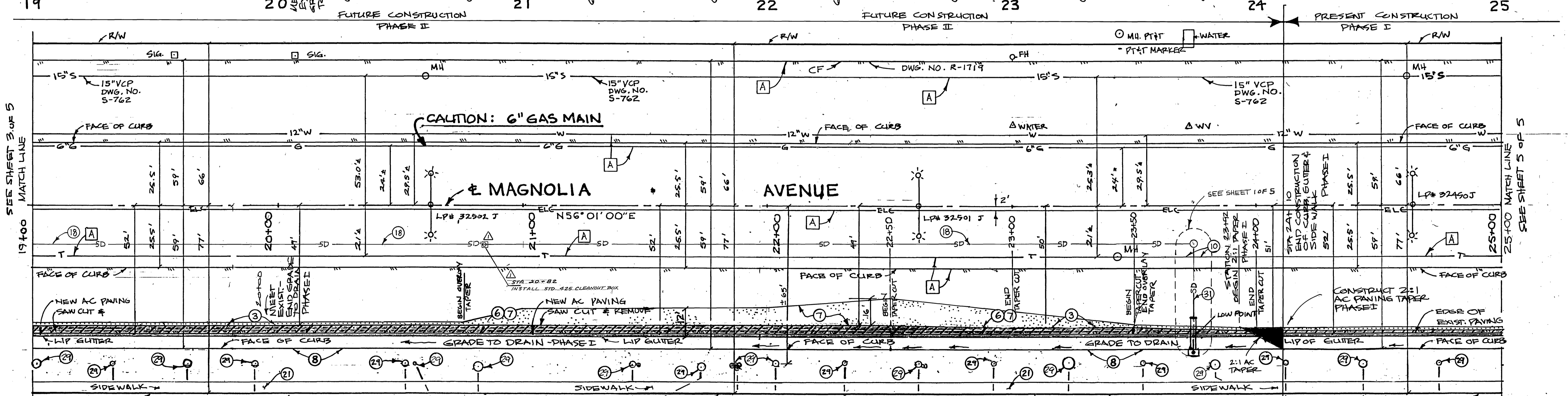
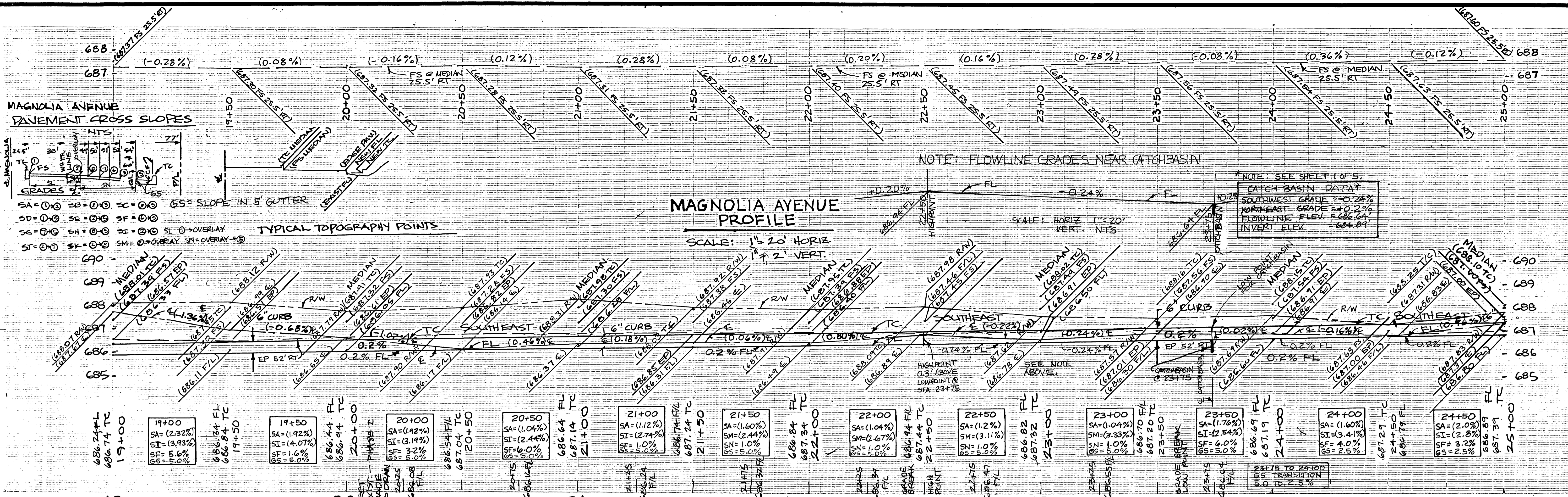
PM 24511

DATE: 1-23-91

APPROVED BY: [Signature] DATE: 1-23-91

DESIGNED BY: DGP DRAWN BY: [Signature] CHECKED BY: [Signature]

DATE: 1-23-91  
EXPIRES: 12-31-92  
ACCOUNT NO. PM 24511  
**R 3206**  
SHEET 3 OF 5



**ENGINEER**  
 DENNIS G. PERCY  
 RCE # 32055  
 DELTA ENGINEERING GROUP  
 8092 VALENCIA DRIVE  
 HUNTINGTON BEACH, CA 92647  
 (714) 842-6773  
 RIV. CITY #10, NO. 042110  
 EXP. DATE: 12-31-92

**DIG ALERT**

**BENCHMARK**  
 BENCH MARK NO. 601-30-69 (USGS DISC J 38, 1924)  
 0.5 MILES NORTHEAST ALONG THE ATCHISON, TOPEKA  
 AND SANTA FE RAILWAY FROM THE SIGNAL TOWER AT MAY,  
 RIVERSIDE COUNTY, 120 FEET SOUTHWEST OF TELEGRAPH POLE  
 # 44-9, 20 FEET SOUTH OF TELEGRAPH LINE, 15 FEET  
 NORTH OF ATCHISON, TOPEKA AND SANTA FE RAILWAY, AT  
 CULVERT # 20, 6" BY 11" CONCRETE HEADWALL A STANDARD  
 "CLASS DISC, 1449' EST'Y OF BUCHANAN ST. ALONG & AT&SF  
 ELEV. = 697.682 DATE: 1970

**CEN-COM CABLE TV**  
 APPROVED BY: [Signature] DATE: 1-4-91

**SOUTHERN CALIFORNIA GAS COMPANY**  
 APPROVED BY: [Signature] DATE: 1-4-91

**PACIFIC TELEPHONE COMPANY**  
 APPROVED BY: [Signature] DATE: 1-4-91

**CITY OF RIVERSIDE ELECTRIC COMPANY**  
 APPROVED BY: [Signature] DATE: 1-4-91

**CITY OF RIVERSIDE WATER SYSTEMS**  
 APPROVED BY: [Signature] DATE: 1-4-91

**CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT**

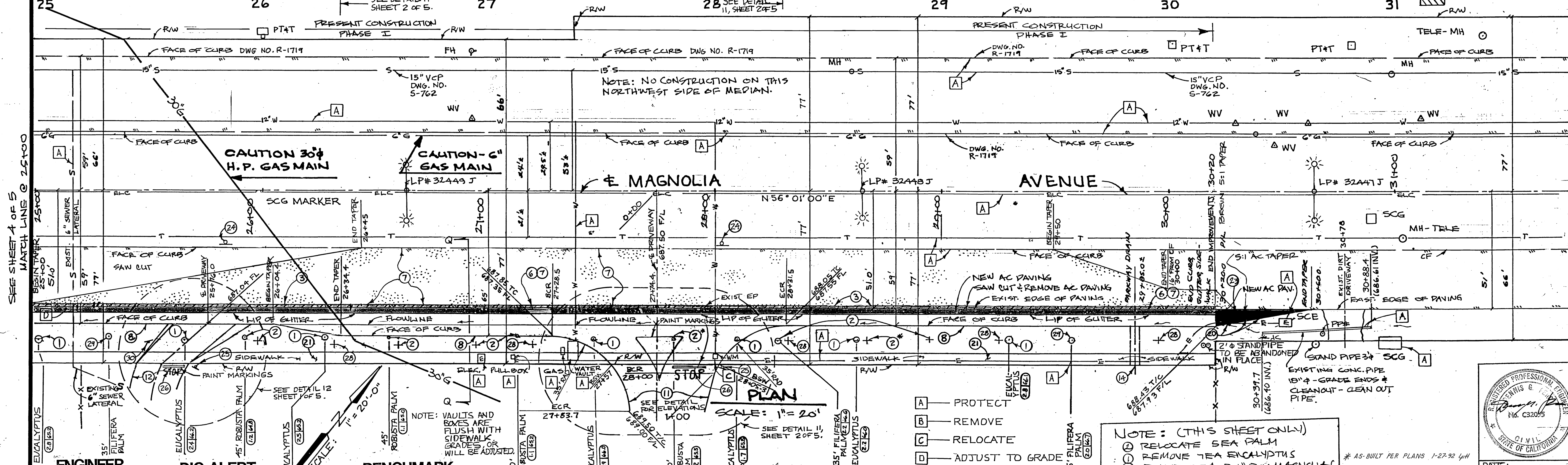
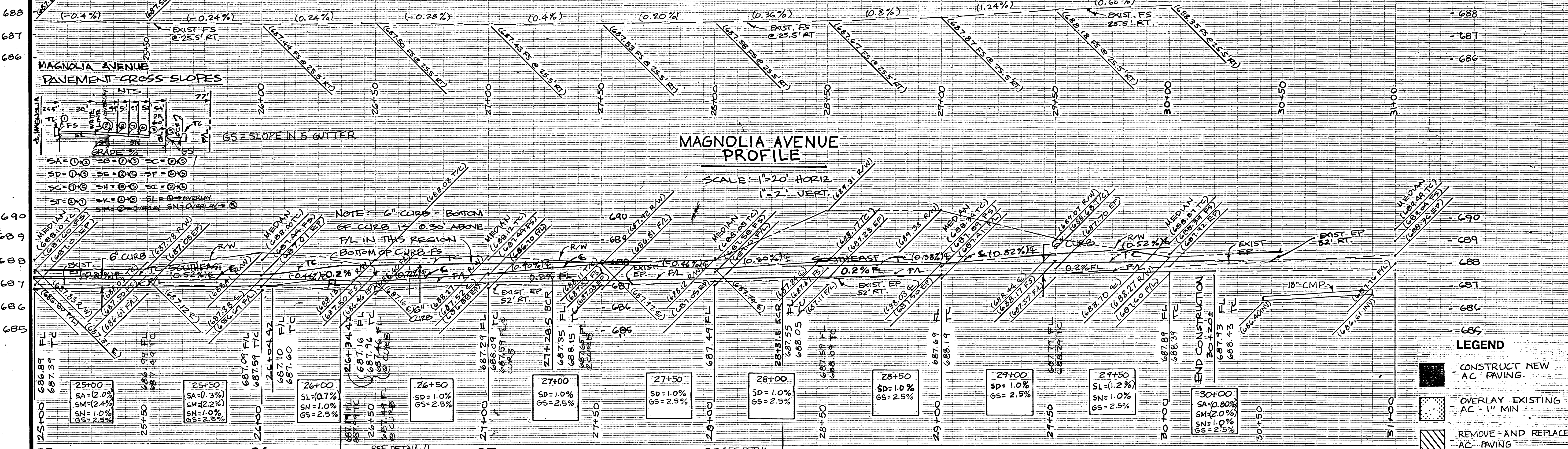
**MAGNOLIA AVENUE STREET IMPROVEMENT PLAN**  
 PM 24511

**R 3206**  
 SHEET 4 OF 5

DATE: 12-31-92  
 ACCOUNT NO. PM 24511

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

INDEXED 8-12-91 LFH



**ENGINEER**  
 DENNIS G. PERCY  
 REG. # 32055  
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 8092 VALENCIA DRIVE  
 HUNTINGTON BEACH, CA 92647  
 (714) 842-6773  
 RIV. CITY LIC. NO. 042110  
 EXP. DATE: 12-31-92

**DIG ALERT**  
 IMPORTANT NOTICE  
 SECTION 4216/4217 OF THE GOVERNMENT CODE REQUIRES A DIG ALERT IDENTIFICATION NUMBER BE ISSUED BEFORE A PERMIT TO EXCAVATE BE VALID. FOR YOUR DIG ALERT I.D. NUMBER, CALL UNDERGROUND SERVICE AT 1-800-422-4133 TWO WORKING DAYS BEFORE YOU DIG.

**BENCHMARK**  
 BENCH MARK NO. 601-30-69 (USGS DISC J 38, 1924)  
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**CEN-COM CABLE TV**  
 APPROVED BY: [Signature] DATE: 1/29/91

**SOUTHERN CALIFORNIA GAS COMPANY**  
 APPROVED BY: [Signature] DATE: 1/29/91

**PACIFIC TELEPHONE COMPANY**  
 APPROVED BY: [Signature] DATE: 1/29/91

**CITY OF RIVERSIDE ELECTRIC COMPANY**  
 APPROVED BY: [Signature] DATE: 1/29/91

**CITY OF RIVERSIDE WATER SYSTEMS**  
 APPROVED BY: [Signature] DATE: 1/29/91

**CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT**

APPROVED BY: [Signature] DATE: 6/19/91

PRINCIPAL ENGINEER: [Signature] DATE: 3/29/91

PARK DEPARTMENT: [Signature] DATE: 1/1/91

TRAFFIC DIVISION: [Signature] DATE: 3-21-91

PUBLIC WORKS DIRECTOR: [Signature] DATE: 6/19/91

**MAGNOLIA AVENUE STREET IMPROVEMENT PLAN**  
 FM 24511

DATE: [Blank]  
 EXPIRES: 12-31-92

ACCOUNT NO. PM 24511

**R 3206**

SHEET 5 OF 5

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

INDEXED 8-12-91 LHM