

NOTICE TO CONTRACTOR

ACCORDING TO INFORMATION PROVIDED BY UNDERGROUND SERVICE ALERT (U.S.A.) DATED JULY 23, 1996, THE FOLLOWING ORGANIZATIONS ARE U.S.A. MEMBERS WITHIN THE PROJECT AREA:

- CITY OF RIVERSIDE ELECTRIC DEPARTMENT
- CITY OF RIVERSIDE WATER DEPARTMENT
- ARCO PIPELINE
- CHARTER COMMUNICATIONS
- PACIFIC BELL
- SOUTHERN CALIFORNIA GAS COMPANY
- U.S. SPRING
- WESTERN MUNICIPAL WATER DISTRICT

THE EXISTENCE AND LOCATIONS OF ALL UNDERGROUND UTILITIES (UTILITY PIPES, STRUCTURES, ETC.) SHOWN ON THESE PLANS (MAIN LINES ONLY - NO SERVICE LATERALS) WERE ASCERTAINED BY A REVIEW OF RECORDS PROVIDED BY THESE MEMBER AGENCIES AND ARE APPROXIMATE. NEITHER THE OWNER NOR THE ENGINEER ASSUMES ANY RESPONSIBILITY FOR UTILITIES NOT SHOWN OR NOT IN THE LOCATION SHOWN.

THE CONTRACTOR IS REQUIRED TO TAKE DUE PRECAUTIONARY MEASURES TO PROTECT ALL UTILITIES SHOWN ON THESE PLANS AND/OR ANY OTHER UNDERGROUND UTILITIES NOT OF RECORD OR NOT SHOWN ON THESE PLANS.

CALL UNDERGROUND SERVICE ALERT (U.S.A.) 1-800-227-2600 AT LEAST 2 WORKING DAYS PRIOR TO EXCAVATION.

PARKS DEPT GENERAL NOTES

- 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 351-6126 TO SCHEDULE INSPECTIONS. INSPECTIONS SHALL BE REQUIRED:
 - A. WHEN PLANT LOCATIONS HAVE BEEN SPOTTED IN THE FIELD PRIOR TO DIGGING PLANT FITS.
 - B. WHILE DIGGING PLANT FITS AND PLANTING/RELOCATING TREES.
 - C. AFTER PLANTING AND ALL OTHER INDICATED OR SPECIFIED WORK HAS BEEN COMPLETED FOR START OF MAINTENANCE.
 - D. 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).
- THE CONTRACTOR/DEVELOPER SHALL MAINTAIN ALL PLANTINGS FOR A MINIMUM PERIOD OF ONE (1) YEAR.
- 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.
- STREET TREE PLANTING SHALL BE AS FOLLOWS:

STREET NAME	BOTANICAL NAME/ COMMON NAME	MIN. SIZE	APPROX. SPACING	NO. REQ'D.
INDIANA AVE.	BRAHEA Edulis/ Guadalupe Palm	4" BROWN TRUNK	45' O/C	6

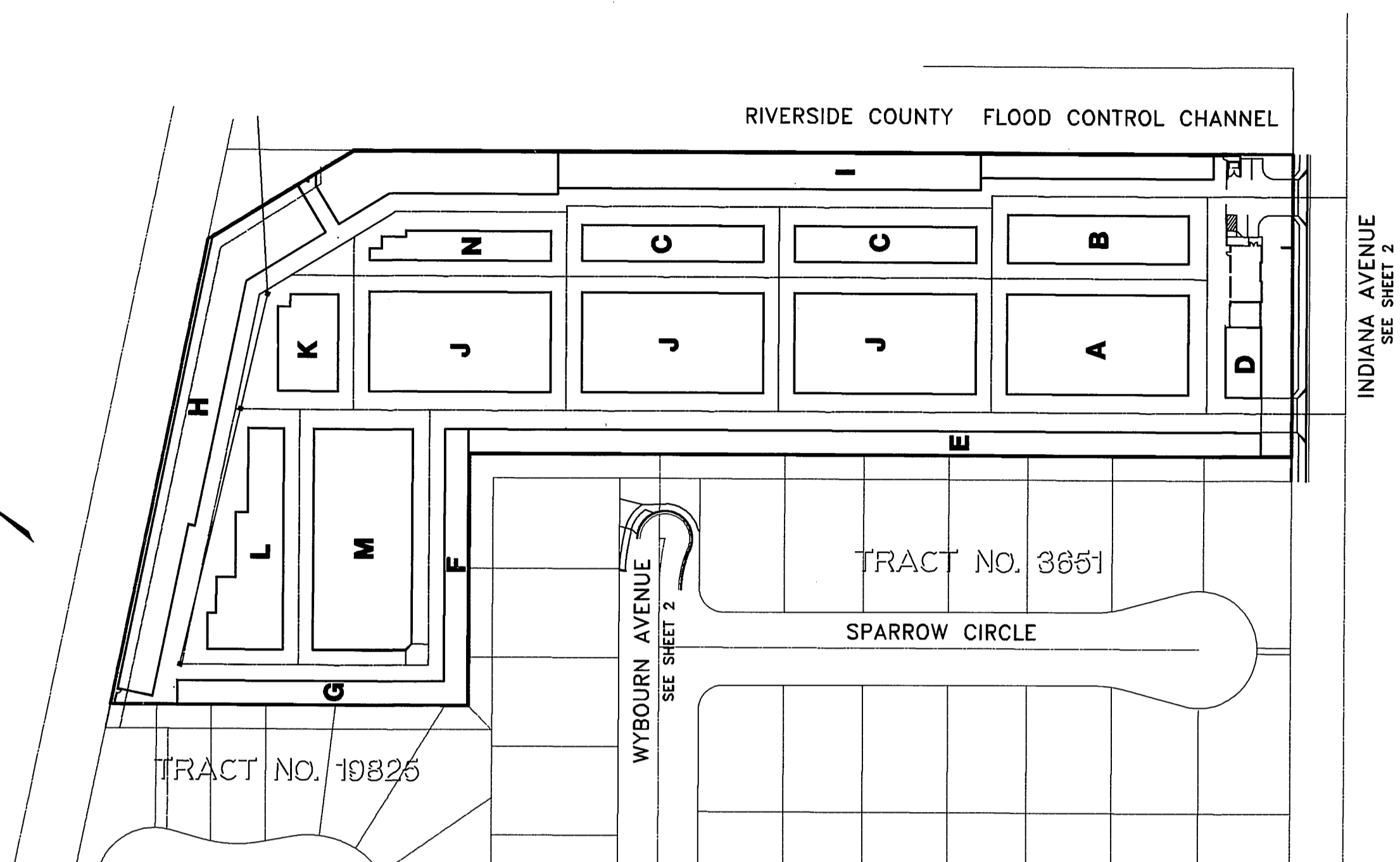
GENERAL NOTES

- 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.
- 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.
- 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.
- 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.
- ALL OVERHANGING TREE LIMBS THAT ARE LESS THAN 14' ABOVE THE STREET GRADE SHALL BE TRIMMED BACK.
- THE DEVELOPER AND/OR CONTRACTOR SHALL CONTACT THE STREET DIVISION (351-6127) 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 TRAFFIC SIGNS SHALL BE INSTALLED PRIOR TO OPENING THE STREETS TO TRAFFIC.
- 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. 1-800-227-2600, 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.
- CONTRACTOR IS TO VERIFY EXISTING SEWER ELEVATION PRIOR TO CONSTRUCTION.
- LOCATION OF LATERALS TO BE DETERMINED IN THE FIELD AT THE DIRECTION OF THE OWNER. AVOID CONFLICT WITH PROPOSED AND/OR EXISTING FACILITIES.
- 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.
- A PLUG SHALL BE INSTALLED AND WILL REMAIN IN PLACE WHERE THE NEW SEWER CONNECTS WITH THE EXISTING SEWER UNTIL THE NEW SEWER IS ACCEPTED BY THE CITY.
- 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.
- ALL EXISTING IRRIGATION PIPES SHALL BE CRUSHED OR REMOVED PER SOILS ENGINEERS RECOMMENDATION.
- 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. (909) 251-6268.

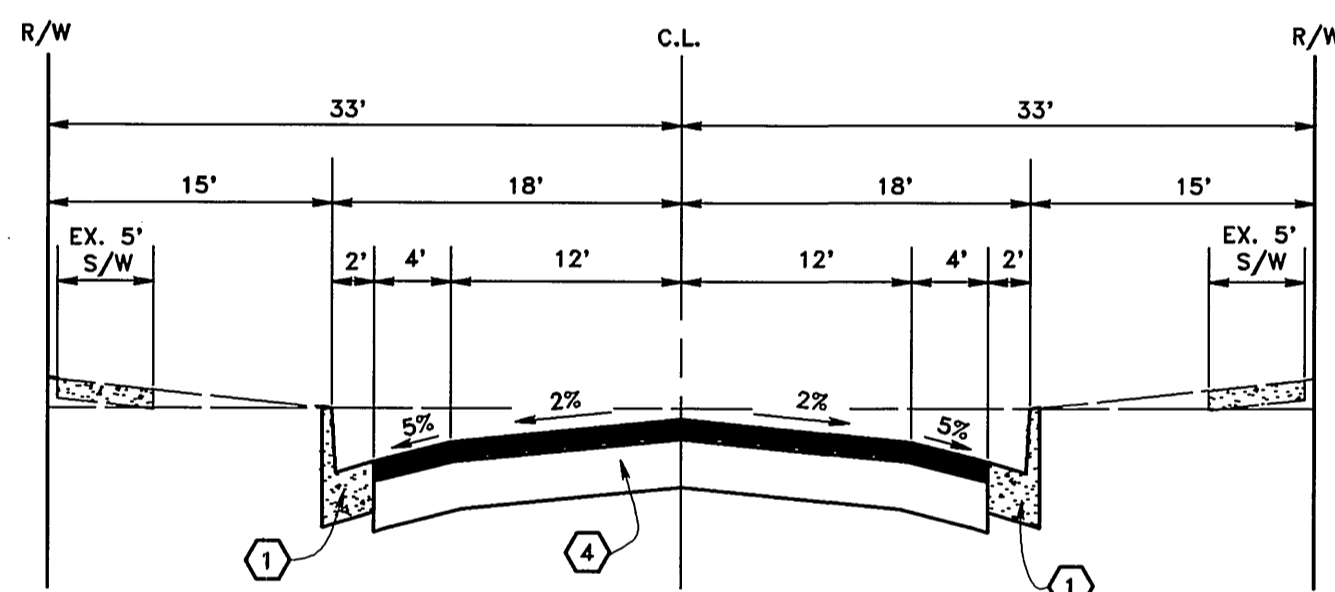
CONSTRUCTION NOTES

- CONSTRUCT 6" CURB & GUTTER PER CITY OF RIVERSIDE STD. 200.
- CONSTRUCT 8" CURB & GUTTER PER CITY OF RIVERSIDE STD. 200.
- CONSTRUCT DRIVEWAY APPROACH PER CITY OF RIVERSIDE STD. 302, TYPE IV.
- CONSTRUCT 2 1/2" A.C. PAVEMENT OVER 6" CRUSHED AGGREGATE BASE PER R-1480.
- SAWCUT & REMOVE EX. CURB & GUTTER, SIDEWALK, DRIVEWAY & PAVEMENT WHERE INDICATED AS 1.
- CONSTRUCT CURB LINE SIDEWALK PER CITY OF RIVERSIDE STD. 325
- CONSTRUCT PROPERTY LINE SIDEWALK PER CITY OF RIVERSIDE STD. 325 AS MODIFIED TO MEET CURRENT ADA REQUIREMENTS.
- CONSTRUCT DRIVEWAY APPROACH PER CITY OF RIVERSIDE STD. 302, TYPE AS SHOWN
- SAWCUT & REMOVE EXISTING A.C. BERM AND A.C. SIDEWALK
- REMOVE EXISTING BARRICADE (SEE NOTE NO. 10)
- PROTECT EXISTING STREET LIGHT IN PLACE
- TO BE REMOVED BY CITY FORCES
- TO BE REPLACED BY CITY FORCES
- Install 1" rigid plastic (PB) conduit for future St. Lt.
- Adjust to grade exist. Water Meters within proposed sidewalk

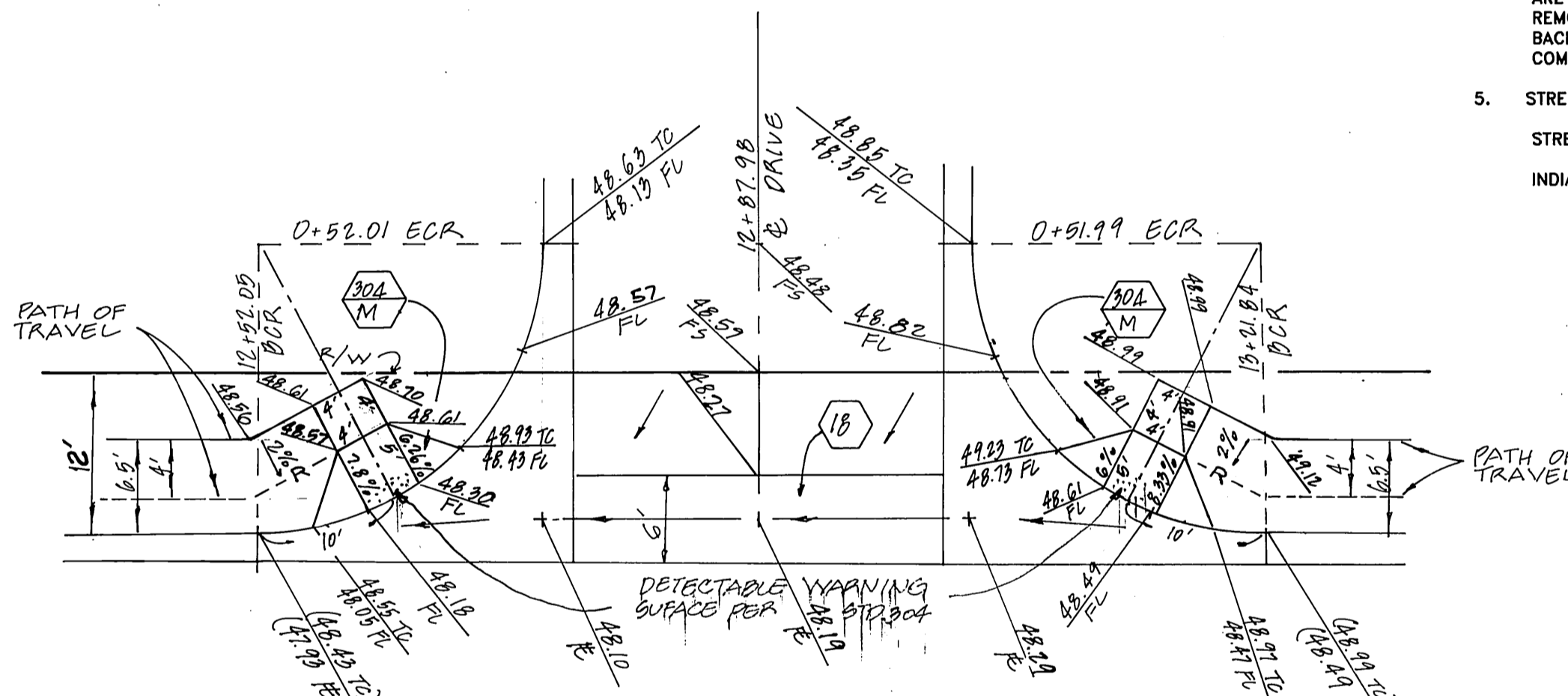
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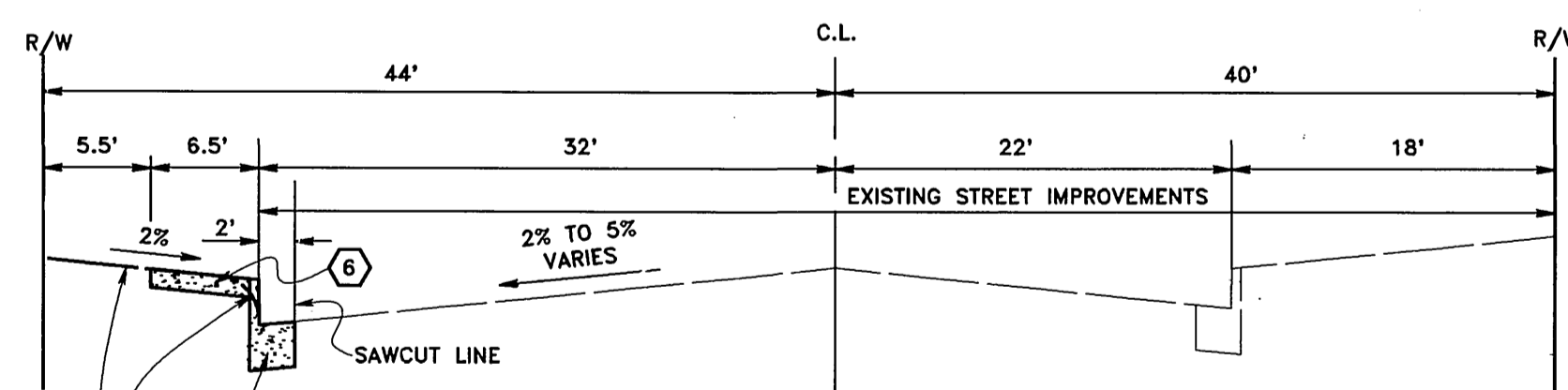
INDEX MAP
SCALE: 1"=100'



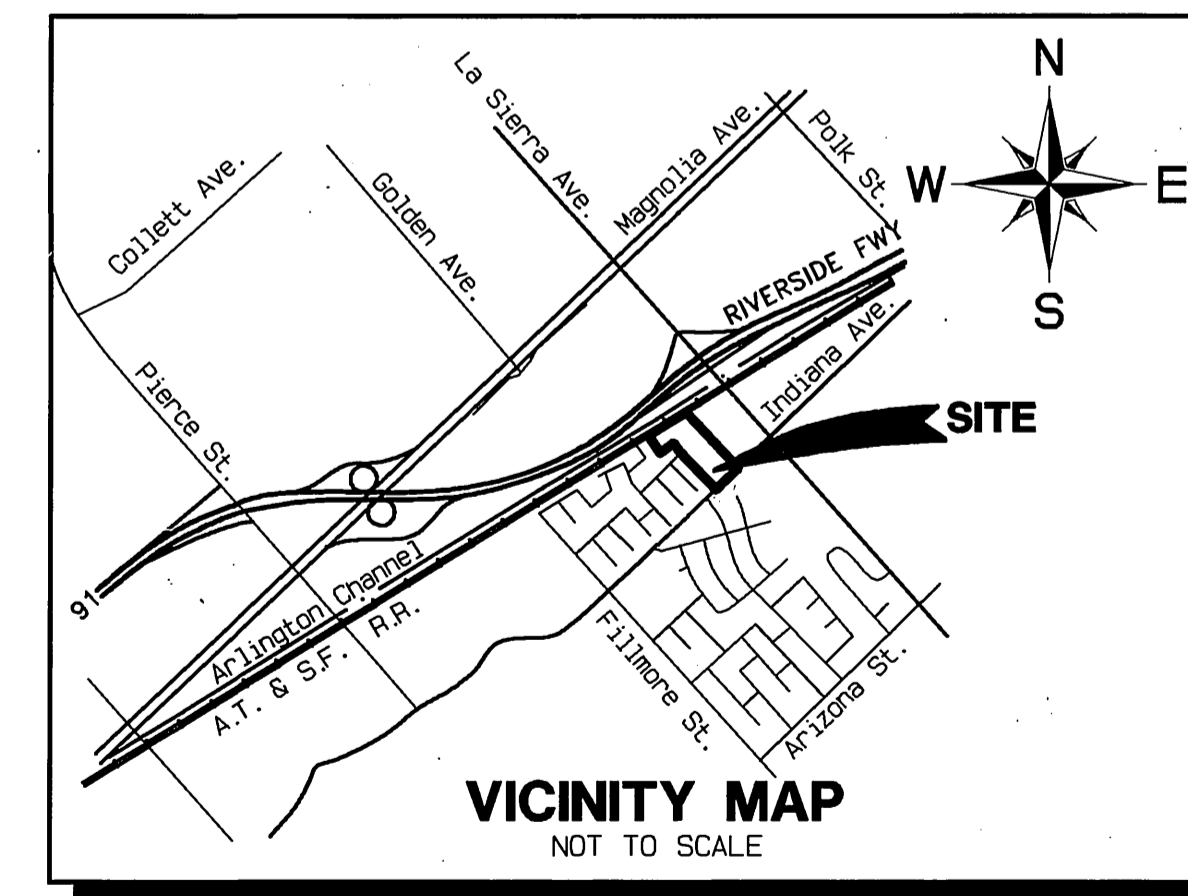
WYBOURN AVENUE
TYPICAL SECTION
NO SCALE
T.I.=5.0



DRIVEWAY OPENING DETAIL AND
MODIFIED WHEELCHAIR RAMP DETAIL
STA. 13+87.98 INDIANA AVE.
NO SCALE



INDIANA AVENUE
TYPICAL SECTION
NO SCALE
T.I.=6.5



VICINITY MAP
NOT TO SCALE

BENCH MARK

BENCH MARK E2-P2 CHISELED SQUARE ON TOP OF CURB WESTERLY END OF CATCH BASIN EASTERLY OF S.E. CURB RETURN AT INDIANA AVENUE AND FILLMORE STREET.
ELEV.: 738.410

<p>UNDERGROUND SERVICE ALERT CALL: TOLL FREE 1-800-227-2600 TWO WORKING DAYS BEFORE YOU DIG</p>	<p>CITY OF RIVERSIDE WATER SYSTEM</p> <p>Richard D. Decker 6/13/97 APPROVED DATE</p>	<p>CITY OF RIVERSIDE OVERHEAD & UNDERGROUND</p> <p>James D. Robinson 6/12/97 APPROVED DATE</p>
	<p>SOUTHERN CALIFORNIA GAS CO.</p> <p>W. Dancy 6/10/97 APPROVED DATE</p>	<p>CHARTER COMMUNICATIONS</p> <p>John U. Smith 7-31-97 APPROVED DATE</p>



CITY BUSINESS TAX CERTIFICATE NO. 005751 EXP. 12-31-97

ALBERT A. WEBB ASSOCIATES CIVIL ENGINEERS
3788 McCRAY STREET RIVERSIDE, CA 92506
(909) 686-1070

APPROVED BY: *Malet Fayl* DATE: 5/7/97
R.E. NO. C39530

W.D. 96-0100 FOR: AIM ALL STORAGE III F.B.:1996

DESIGNED BY: *Law* CHECKED BY: *aj* PLN CHK REF 4/21/95

CITY OF RIVERSIDE, CALIFORNIA PUBLIC WORKS DEPARTMENT

APPROVED BY: *Benny Boal* DATE: 6/26/97

STREET PLAN & PROFILE

11215 INDIANA AVENUE
RZ-001-967 & CU-005-967
INDIANA AVENUE STA. 10+70 TO STA. 13+22
WYBOURN AVENUE STA. 5+86 TO STA. 6+27

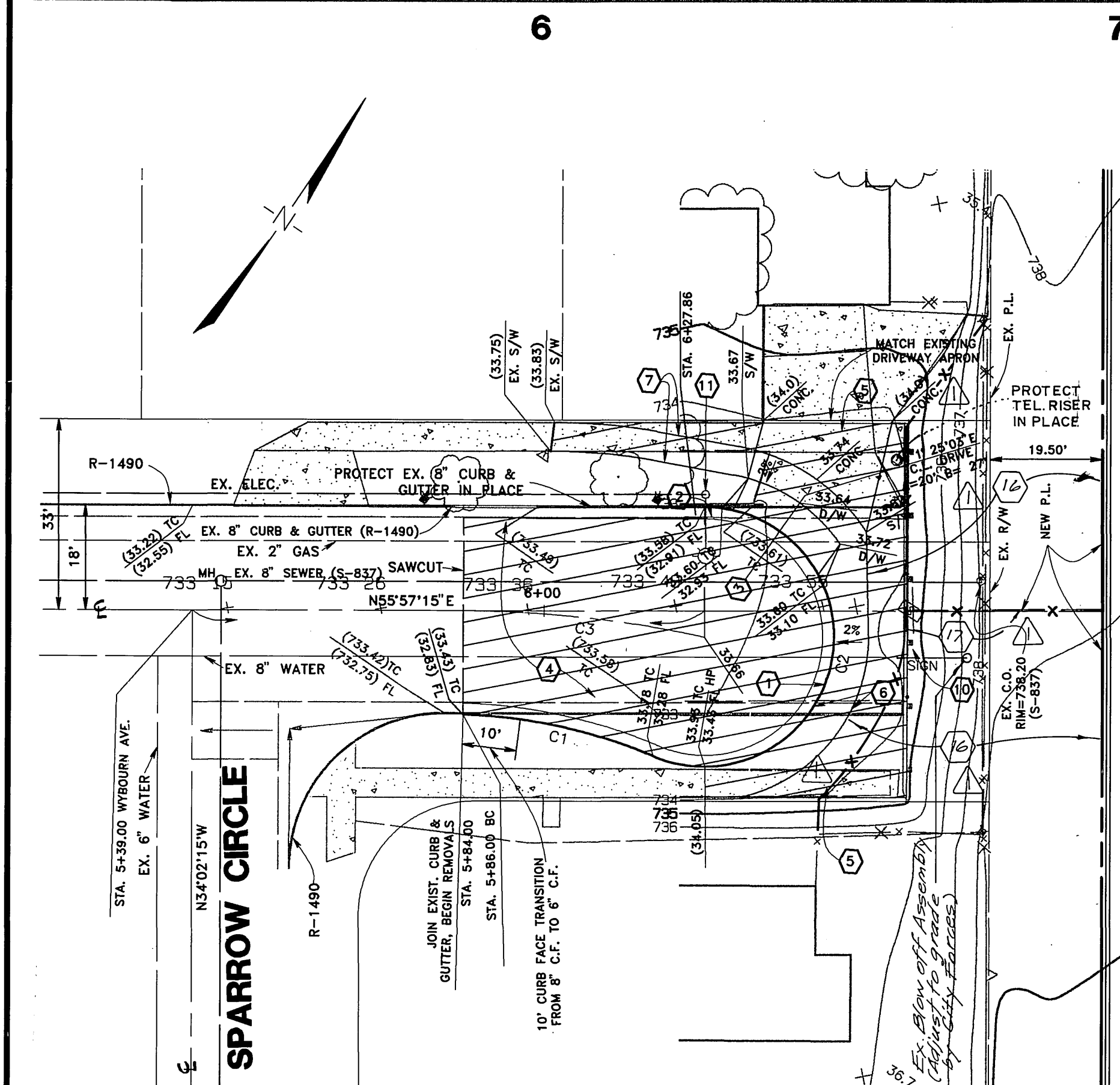
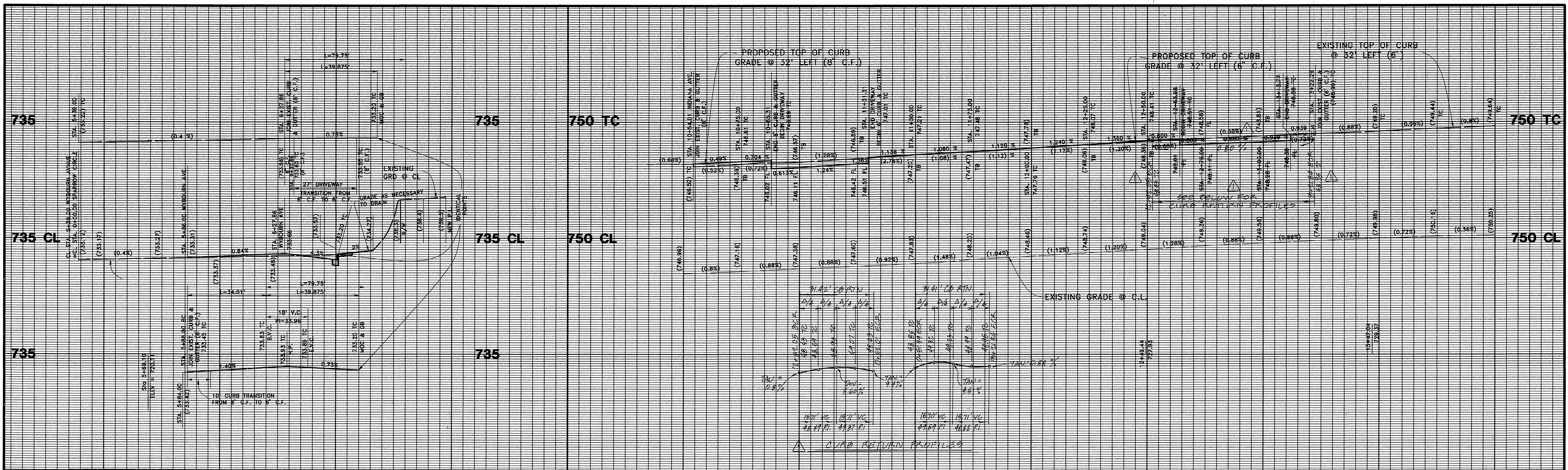
SCALE: HORIZ. 1" = 20' VERT. 1" = 4'

ACCOUNT NO. **R-3473**

DRAWING NUMBER **1 OF 2**

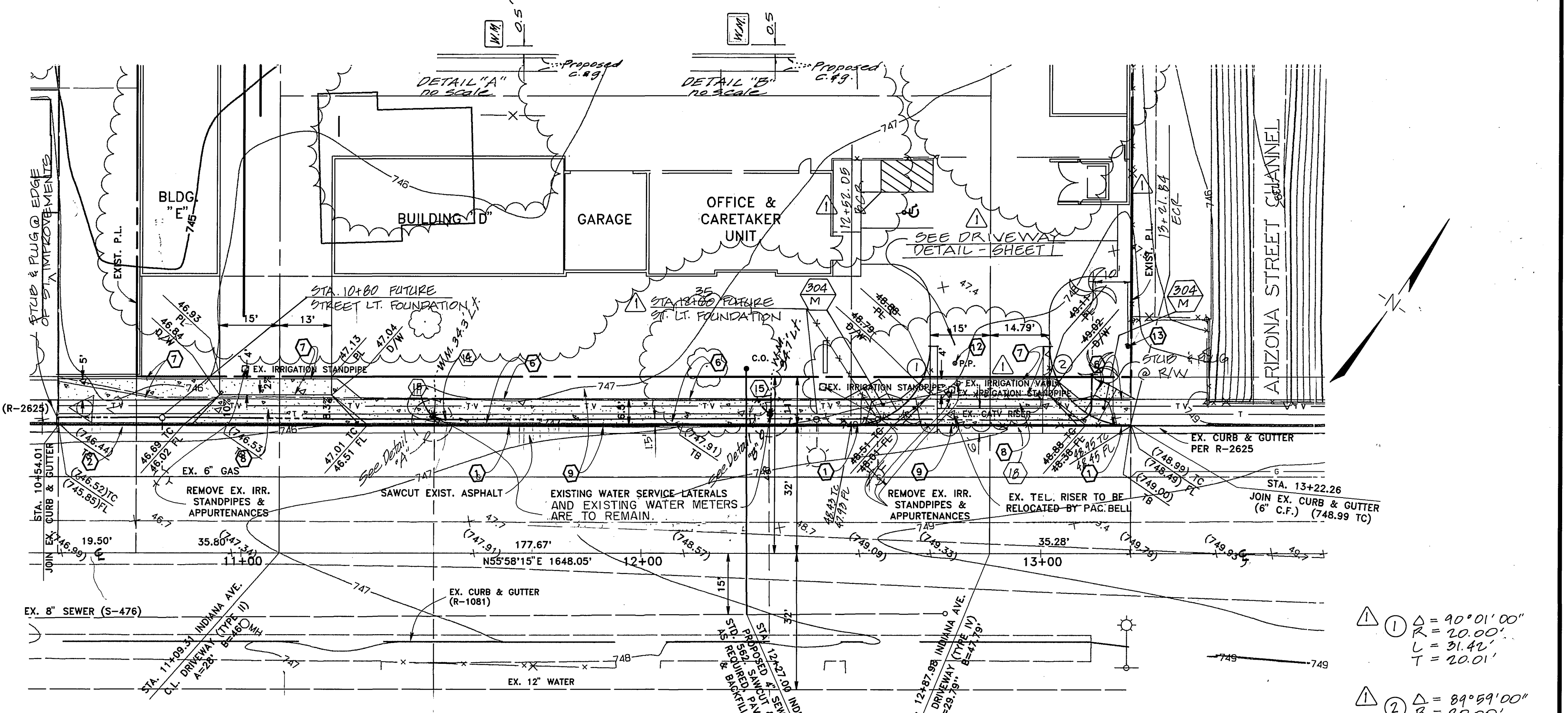
SHEET **1 OF 2**

960100.PRO



CONSTRUCTION NOTES

- 1 CONSTRUCT 6" CURB & GUTTER PER CITY OF RIVERSIDE STD. 200.
- 2 CONSTRUCT 6" CURB & GUTTER PER CITY OF RIVERSIDE STD. 302.
- 3 CONSTRUCT DRIVEWAY APPROACH PER CITY OF RIVERSIDE STD. 302, TYPE II.
- 4 CONSTRUCT 2 1/2" A.C. PAVEMENT OVER 6" CRUSHED AGGREGATE BASE PER R-1490.
- 5 SAWCUT & REMOVE EX. CURB & GUTTER, SIDEWALK, DRIVEWAY & PAVEMENT WHERE INDICATED AS \square
- 6 CONSTRUCT CURB LINE SIDEWALK PER CITY OF RIVERSIDE STD. 325
- 7 CONSTRUCT PROPERTY LINE SIDEWALK PER CITY OF RIVERSIDE STD. 302, TYPE AS SHOWN TO MEET CURRENT ADA REQUIREMENTS.
- 8 CONSTRUCT DRIVEWAY APPROACH PER CITY OF RIVERSIDE STD. 302, TYPE AS SHOWN
- 9 SAWCUT & REMOVE EXISTING A.C. BERM AND A.C. SIDEWALK
- 10 REMOVE EXISTING BARRICADE (SEE NOTE NO. 10)
- 11 PROTECT EXISTING STREET LIGHT IN PLACE
- 12 TO BE REMOVED BY CITY FORCES
- 13 TO BE REPLACED BY CITY FORCES
- 14 INSTALL 1" RIGID PLASTIC (R-1) CONDUIT FOR FUTURE ST. LT.
- 15 Adjust to grade exist. Water Meters within proposed sidewalk by city forces.
- 16 TURF
- 17 CONST. 6" HIGH WOOD FENCE

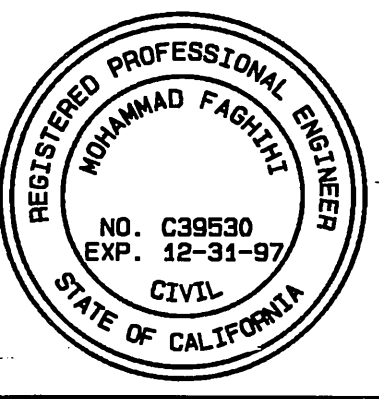


WYBOURN AVENUE

LINE	DELTA	RADIUS	LENGTH	TANGENT
C1	21°39'10"	90.00'	34.01'	17.21'
C2	203°04'26"	22.50'	79.79'	79.79'
C3	12°17'20"	196.43'	42.13'	21.15'

BENCH MARK

BENCH MARK E2-P2 CHISELED SQUARE ON TOP OF CURB WESTERLY END OF CATCH BASIN EASTERLY OF S.E. CURB RETURN AT INDIANA AVENUE AND FILLMORE STREET.
ELEV.: 738.410



UNDERGROUND SERVICE ALERT
CALL: TOLL FREE 1-800-227-2600
TWO WORKING DAYS BEFORE YOU DIG

CITY OF RIVERSIDE WATER SYSTEM
APPROVED: Richard J. Dube 6/13/97
SOUTHERN CALIFORNIA GAS CO.
APPROVED: [Signature] 6-10-97
CHARTER COMMUNICATIONS
APPROVED: [Signature] 4-1-97
PACIFIC BELL
APPROVED: [Signature] 8-1-97

ALBERT A. WEBB ASSOCIATES CIVIL ENGINEERS
3788 MCCRAY STREET RIVERSIDE, CA 92506
(909) 686-1070
APPROVED BY: [Signature] DATE: 5/17/97
R.E. NO. C39530

CITY OF RIVERSIDE, CALIFORNIA PUBLIC WORKS DEPARTMENT
APPROVED BY: [Signature] DATE: 6/26/97
PRINCIPAL ENGINEER: [Signature]
TRAFFIC DEPARTMENT: [Signature]
DEPT. PUB. WKS. ENGR. [Signature]

STREET PLAN & PROFILE
11215 INDIANA AVENUE
INDIANA AVENUE STA. 10+70 TO STA. 13+22
WYBOURN AVENUE STA. 5+86 TO STA. 6+27
RZ-001-967 & CU-005-967

ACCOUNT NO. [Blank]
DRAWING NUMBER **R-3473**
SHEET **2** OF **2**
SCALE: HORIZ. 1" = 20' VERT. 1" = 4'
960100.PRO

AS BUILT CD 3/3/98