

GENERAL NOTES

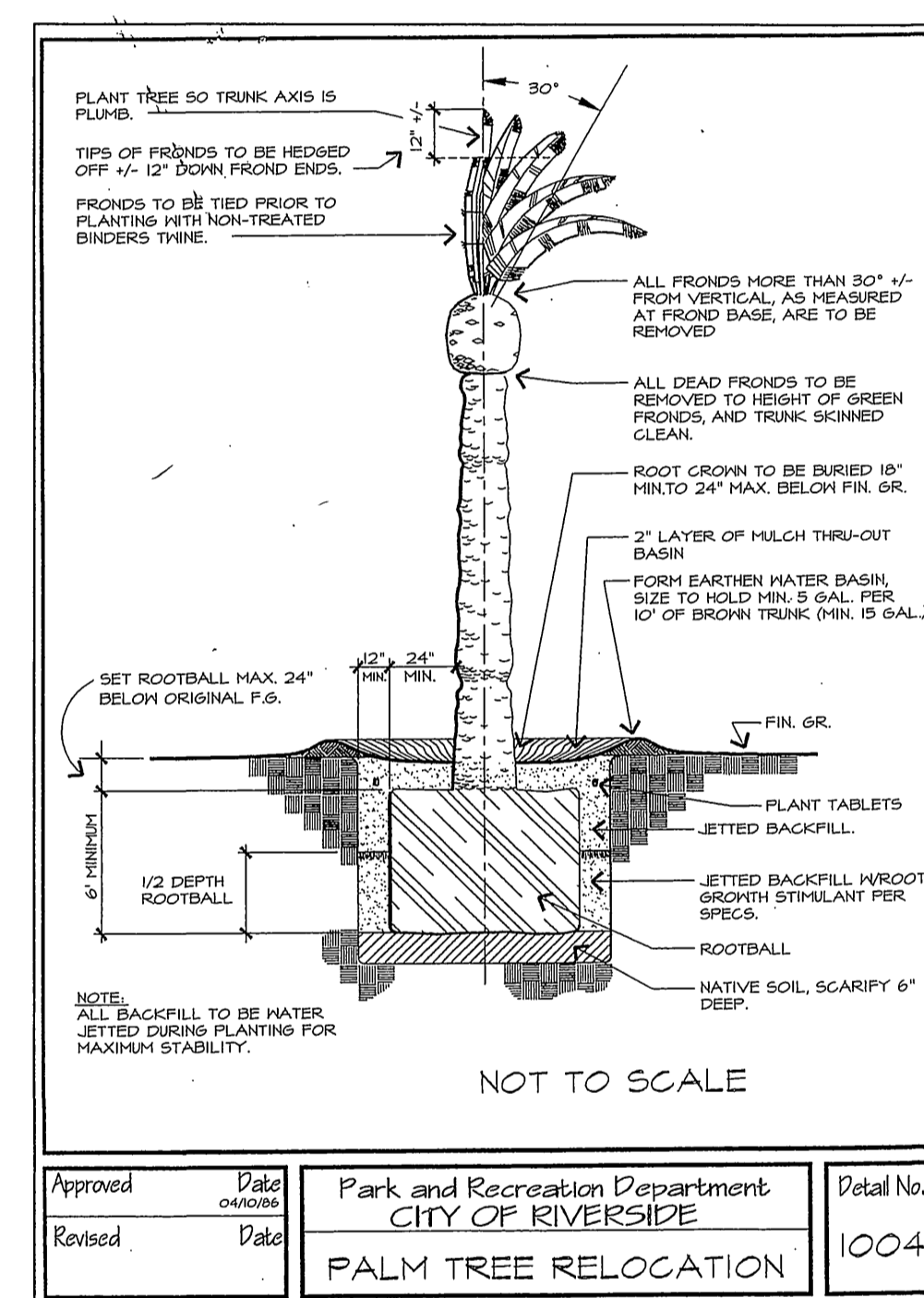
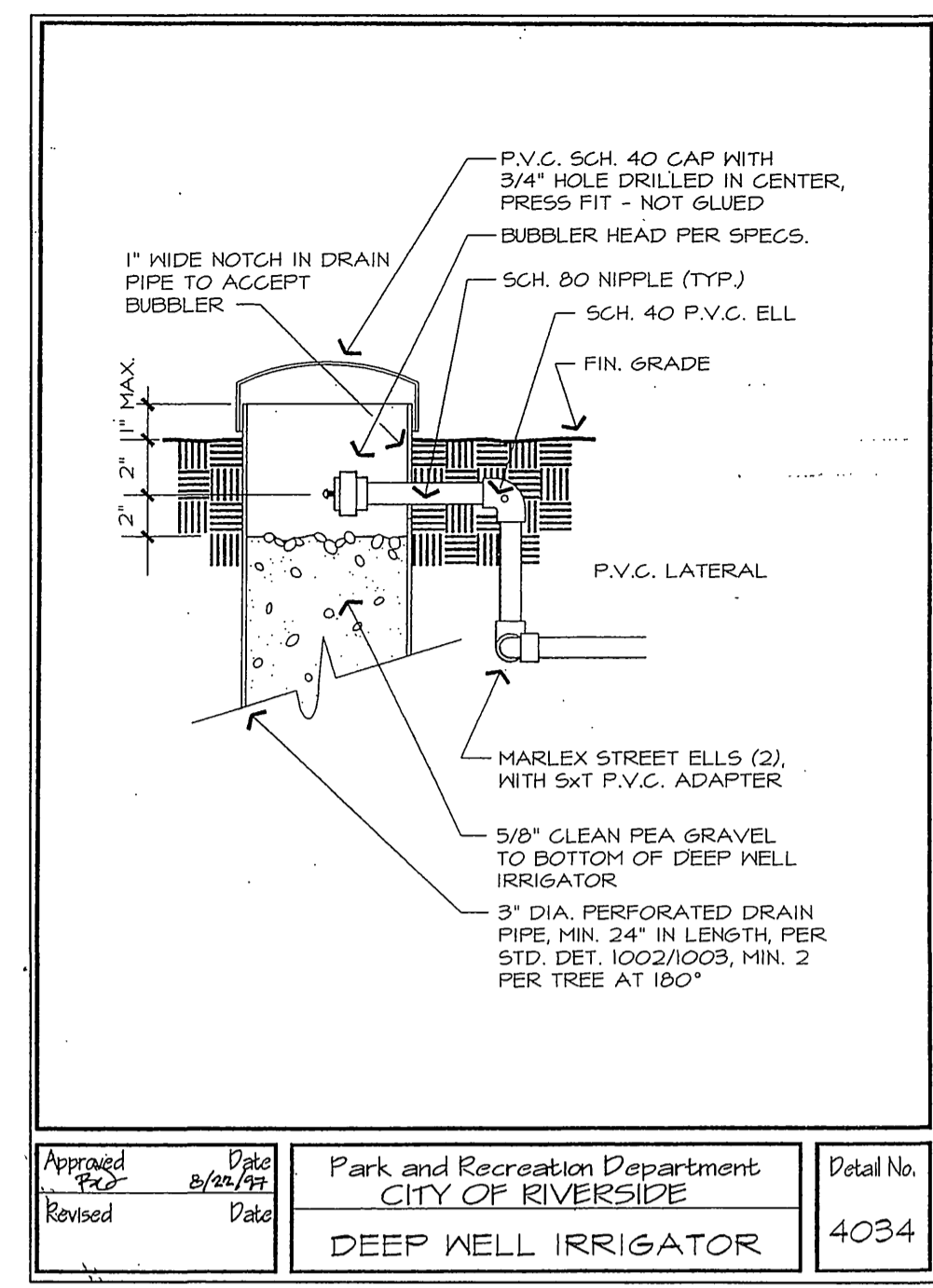
- NO PERSON SHALL PERFORM ANY CONSTRUCTION ACTIVITY OR INSTALL ANY OBJECTS WITHIN THE PUBLIC RIGHTS-OF-WAY OR EASEMENTS OF THE CITY OF RIVERSIDE WITHOUT A VALID CONSTRUCTION PERMIT OR, A STREET OPENING PERMIT OR AN ENCROACHMENT PERMIT ISSUED BY THE CITY'S PUBLIC WORKS DEPARTMENT.
- IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO CLEAR THE RIGHT OF WAY IN ACCORDANCE WITH THE PROVISIONS OF LAW AS IT EFFECTS 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, ITS SUPPLEMENTAL NOTES AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, CURRENT EDITION.
- THE PRIVATE ENGINEER SIGNING THESE PLANS IS RESPONSIBLE FOR ASSURING 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.
- CONTRACTOR IS RESPONSIBLE FOR INSTALLATION OF STREET LIGHT AND UNDERGROUND ELECTRICAL FACILITIES. CONTACT RIVERSIDE PUBLIC UTILITIES 45 DAYS IN ADVANCE OF CONSTRUCTION TO OBTAIN APPROVED STREET LIGHT AND ELECTRICAL PLANS.
CONTACT: MR. VAHID BAZEL @ (909) 782-5830 OR
MR. BILL MAINORD @ (909) 782-5393
CITY OF RIVERSIDE, PUBLIC UTILITIES DEPT., 3900 MAIN ST., 4TH FLOOR, RIVERSIDE, CA
- ALL FLAGGED ELEVATIONS SHALL BE STAKED IN THE FIELD BY THE PRIVATE ENGINEER.
- WHERE NEW PAVEMENT IS TO JOIN THE EXISTING PAVEMENT, THE EDGE OF THE EXISTING PAVEMENT SHALL BE TRIMMED IN A SMOOTH STRAIGHT LINE. CONSTRUCT MATCH-UP PAVING AS SHOWN ON THE PLANS AND OVERLAY PAVING AS DIRECTED IN THE FIELD TO PRODUCE A SMOOTH SECTION.
- CONSTRUCT DRIVEWAY APPROACHES PER STANDARD DRAWING 302. EXACT SIZE AND LOCATION TO BE STAKED BY THE PRIVATE ENGINEER PRIOR TO CONSTRUCTION OF THE CURB AND GUTTER.
- 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.
- ALL TRAFFIC SIGNS SHALL BE INSTALLED PRIOR TO OPENING THE STREETS TO TRAFFIC.
- 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 # 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 6" ABOVE THE UPPER MANHOLE RIM ELEVATION OF THE SEWER LINE SEGMENT BEING CONNECTED TO, WITHOUT HAVING A PROPER BACKWATER VALVE INSTALLED IN THE LATERAL.
- IN PAVEMENT OVERLAY AREAS, ANY DISTRESSED EXISTING PAVEMENT SHALL BE REMOVED AND REPLACED AS DIRECTED BY THE INSPECTOR PRIOR TO OVERLAYING WITH A.C. PAVING.
- THE CONTRACTOR SHALL COORDINATE TRENCHING FOR CABLE TELEVISION WITH OTHER TRENCHING WITHIN THE SUBDIVISION.
- DEVELOPER TO GIVE CITY WATER DIVISION FIVE (5) WORKING DAY WRITTEN NOTICE PRIOR TO START OF CONSTRUCTION AND TO ALLOW CITY TEN (10) WORKING DAYS COMPLETION OF WORK.
CALL (909) 381-6168.

STREET TREE PLANTING AND RELOCATION NOTES

- 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 CONTACT THE STREET TREE INSPECTOR A MINIMUM OF 48 HOURS IN ADVANCE AT (909) 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 LATERALS 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 THE END OF THE MAINTENANCE PERIOD, THE CONTRACTOR/DEVELOPER SHALL CALL THE STREET TREE INSPECTOR AT (909) 351-6126 FOR A FINAL ACCEPTANCE INSPECTION IN ORDER TO BE RELEASED FROM MAINTENANCE. DEVELOPER'S BONDS WILL NOT BE RELEASED UNTIL AFTER RECEIPT OF WRITTEN NOTIFICATION FROM THE CITY THAT THE TREES PASS FINAL INSPECTION AND THE PARK AND RECREATION DEPARTMENT IS ASSUMING MAINTENANCE RESPONSIBILITIES.
- ALL STREET TREES 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	*NUMBER REQUIRED
MARLBOROUGH	WASHINGTONIA ROBUSTA/ MEXICAN FAN PALM	4' B.T.	45' O.C.	6 EA. (5 EXIST. TO BE RELOCATED) (1 NEW)
- BOTH A "STREET TREE RELOCATION/REMOVAL PERMIT" AS ISSUED BY THE PARK AND RECREATION DEPARTMENT, AND A "STREET OPENING PERMIT" AS ISSUED BY THE PUBLIC WORKS DEPARTMENT, ARE REQUIRED PRIOR TO COMMENCEMENT OF TREE RELOCATION AND/R REMOVAL WORK. FOR ALL EXISTING TREES WITHIN WHAT WILL ULTIMATELY BE THE PUBLIC RIGHT-OF-WAY PAVEMENT AREA, BACKFILL OF ALL HOLES MUST BE INSPECTED BY THE PUBLIC WORKS INSPECTOR FOR PROPER COMPACTION.
- ALL STREET TREES MUST BE AUTOMATICALLY IRRIGATED.

*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.

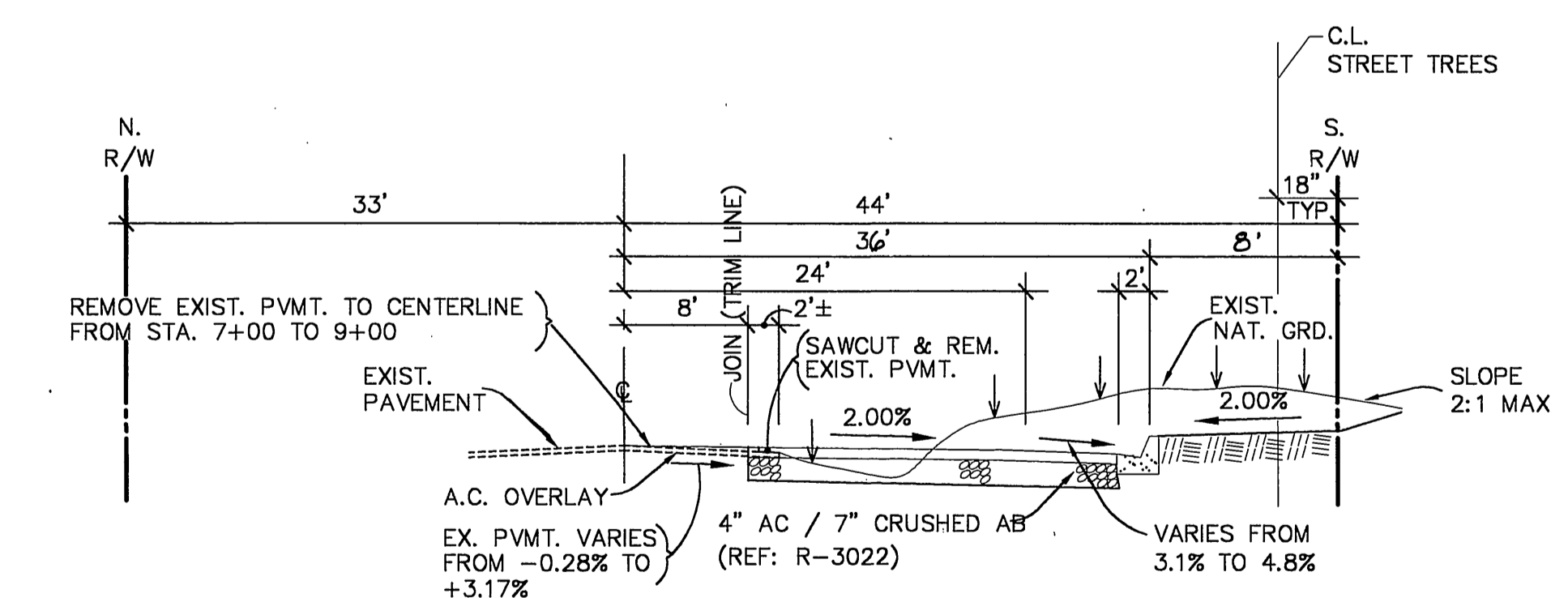


ITEM	DESCRIPTION	QUANTITY	UNIT
1	CONST. 4" AC/ 7" CAB (REF: R-3022)	7490	SF
2	CONST. VAR. THICK. AC OVERLAY & FEATHER	1325	SF
3	CONST. 8" P.C.C. CURB & GUTTER, TYPE 1, PER CITY STD. NO. 200	324	SF
4	CONST. P.C.C. COMMERCIAL DWY APPROACH PER CITY STD. 302, A=30', B=18'	335	SF
5	SAWCUT & REMOVE EXIST. PAVEMENT	2810	SF
6	REMOVE EXIST. AC BERM / CURB & GUTTER	55	LF
7	REMOVE/RELOCATE EXIST. TREES PER CITY REQUIREMENTS (SEE LDSCP. PLANS)	13	EA
8	RELOCATE EXIST FIRE HYDRANT (BY CITY FORCES)	1	EA
9	ADJUST WATER VALVE BOX TO GRADE (BY CITY FORCES)	2	EA
10	CONST. 6" V.C.P. SEWER LATERAL (@ 2% MIN. SLOPE) PER STD. 562 WITH CLEANOUT @ R/W PER STD. 560	49	LF
11	CONST. 2" COPPER WATER SERVICE (BY CITY FORCES)	1	EA
12	CONST. F-1 DELINEATORS @ 20' O.C.	5	EA
13	REMOVE EXIST. EDGE OF PAVEMENT STRIPE BY WET SANDBLASTING	350	LF
14			
15			
16			
17			
18			
19			
20			

* REFER TO SOILS REPORT PREPARED BY NORCAL ENGINEERING DATED OCTOBER 20, 1997. FINAL DETERMINATION OF STRUCTURAL SECTION TO BE MADE AT TIME OF GRADING BY "R" VALUE TEST

LEGEND:

- | | |
|-----------------------------|---------------------------------|
| S..... SOUTH | PL..... PROPERTY LINE |
| N..... NORTH | HDR..... HEADER |
| E..... EAST | MH..... MANHOLE |
| W..... WEST | FS..... FINISHED SURFACE |
| NLY..... NORTHERLY | FF..... FINISHED FLOOR |
| WLY..... WESTERLY | -S- ... SEWER |
| ELY..... EASTERLY | WW..... WATER WASTE |
| SLY..... SOUTHERLY | -W- ... WATER |
| N/S..... NORTH/SIDE | BW..... BACK OF WALK |
| FOL..... FOLIAGE | CLF..... CHAIN LINK FENCE |
| COR..... CORNER | EP..... EDGE OF PAVEMENT |
| BLDG... BUILDING | SD..... STORM DRAIN |
| TC..... TOP OF CURB | IP..... IRON PIPE |
| FL..... FLOWLINE | TR..... TOP OF RAIL |
| TB..... TOP OF BERM | ANG PT.. ANGLE POINT |
| AC..... ASPHALT CONCRETE | o-o FIRE HYDRANT |
| ST..... STREET | o-o STREET LIGHT |
| PP..... POWER POLE | (421.0). EXISTING ELEVATION |
| FD..... FOUND | -G-..... GAS |
| CLR..... CLEAR | -E-..... ELECTRIC |
| -T-..... TELEPHONE | SPR..... SPRINKLER |
| CF..... CURB FACE | -x-x-... FENCE |
| C&G..... CURB & GUTTER | P.I.V..... POST INDICATOR VALVE |
| F.D.C... FIRE DEPT. CONNECT | FW..... FIRE WATER VALVE |



TYPICAL SECTION - NO SCALE
MARLBOROUGH AVENUE FROM STA. 7+00 TO STA. 9+00
T.I. = 7.0

Underground Service Alert
Call TOLL FREE
1-800-227-2600
TWO WORKING DAYS BEFORE YOU DIG

BENCH MARK J8-A

SOILS ENGINEER:
NORCAL ENGINEERING
10641 HUMBOLT STREET
LOS ALAMITOS, CA 90720
KEITH D. TUCKER, R.G.E. 841

CITY OF RIVERSIDE WATER SYSTEM
BY: *[Signature]*
DATE: 6/19/98

CITY OF RIVERSIDE OVERHEAD & UNDERGROUND
BY: *[Signature]*
DATE: 5/18/98

PACIFIC BELL CO.
BY: *[Signature]*
DATE: 5/18/98

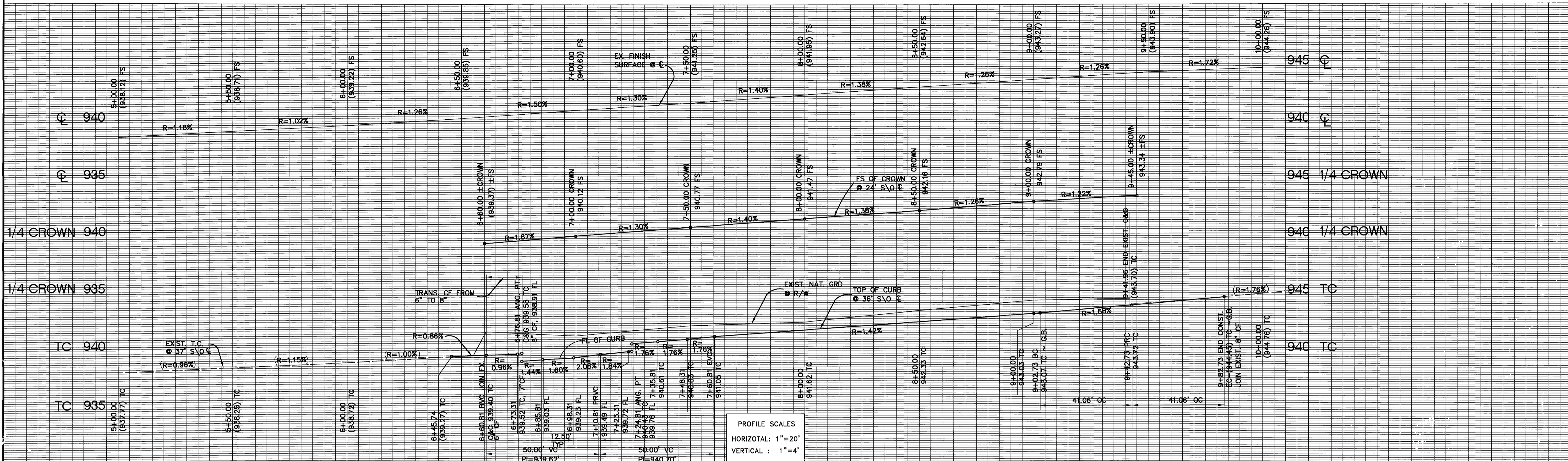


R.B. ENGINEERING
3198 N. ASHWOOD STREET
ORANGE, CALIFORNIA 92665
APPROVED BY: *[Signature]* DATE: 5-15-98
R.G.E. NO. 37888
PH. (714) 637-8100 FAX (714) 921-2223

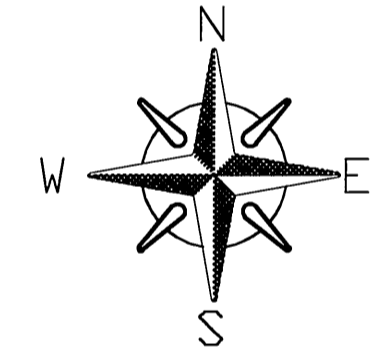
CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT
APPROVED BY: *[Signature]* DATE: 6-29-98
PRINCIPAL ENGINEER: *[Signature]*
PARK & REC.: *[Signature]*
TRAFFIC DIVISION: *[Signature]*
CHIEF P. W. ENGINEER: *[Signature]*
STREET SERVICES: *[Signature]*

STREET IMPROVEMENT PLAN AND PROFILE
MP-004-967
MARLBOROUGH AVENUE
SOUTH SIDE: FROM STA. 6+60.81 TO STA. 9+42.73
HORIZ. SCALE: 1" = 20' VERT. SCALE: 1" = 4'

CASE NO. 034-967
ACCOUNT NO. R-3495
SHEET 1 OF 2

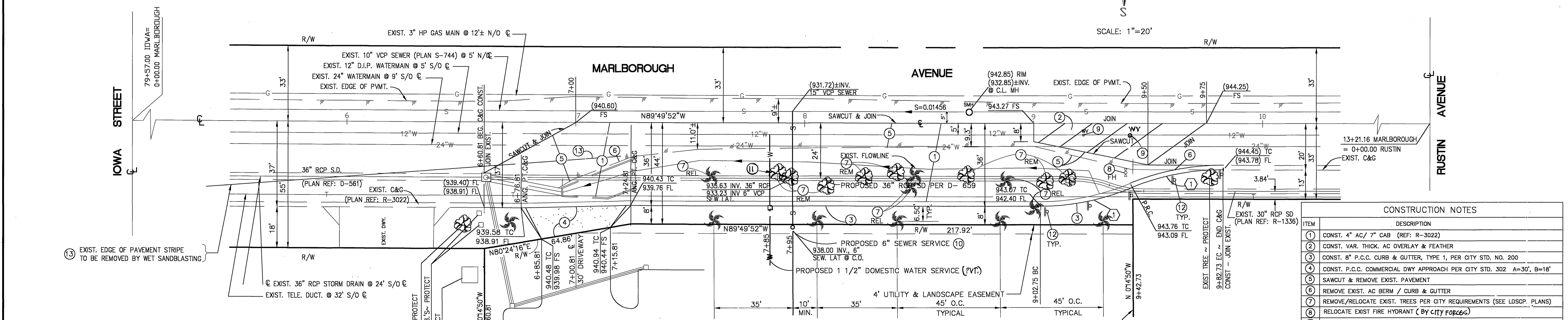


PROFILE SCALES
 HORIZONTAL: 1"=20'
 VERTICAL: 1"=4'



SCALE: 1"=20'

NOTE: STREET STATIONING PER R-1336



CURVE DATA

NO.	Δ	R	L	T
①	22°37'11"	104.00'	41.06'	20.80'

CONSTRUCTION NOTES

ITEM	DESCRIPTION
①	CONST. 4" AC/ 7" CAB (REF: R-3022)
②	CONST. VAR. THICK. AC OVERLAY & FEATHER
③	CONST. 8" P.C.C. CURB & GUTTER, TYPE 1, PER CITY STD. NO. 200
④	CONST. P.C.C. COMMERCIAL DWY APPROACH PER CITY STD. 302 A=30', B=18'
⑤	SAWCUT & REMOVE EXIST. PAVEMENT
⑥	REMOVE EXIST. AC BERM / CURB & GUTTER
⑦	REMOVE/RELOCATE EXIST. TREES PER CITY REQUIREMENTS (SEE LDCSP PLANS)
⑧	RELOCATE EXIST. FIRE HYDRANT (BY CITY FORCES)
⑨	ADJUST WATER VALVE BOX TO GRADE (BY CITY FORCES)
⑩	CONST. 6" V.C.P. SEWER LATERAL (2% MIN. SLOPE) PER STD. 562 WITH CLEANOUT @ R/W PER STD. 560
⑪	CONST. 2" COPPER WATER SERVICE (BY CITY FORCES)
⑫	CONST. F-1 DELINEATORS @ 20' O.C.
⑬	REMOVE EXIST. EDGE OF P.V.M.T. STRIP BY WET SANDBLASTING



BENCH MARK JB-A

FD. BRASS DISK STAMPED (JB-A) CAPPED AT THE INTERSECTION OF CL MARLBOROUGH AVE. & CL IOWA AVE. FB 717/65 ELEVATION 929.110

CITY OF RIVERSIDE WATER SYSTEM
 BY: *[Signature]*
 DATE: 6/9/98

CITY OF RIVERSIDE OVERHEAD & UNDERGROUND
 BY: *[Signature]*
 DATE: 5.18.98

PACIFIC BELL CO.
 BY: *[Signature]*
 DATE: 5/18/98



R.B. ENGINEERING
 3198 N. ASHWOOD STREET
 ORANGE, CALIFORNIA 92865
 APPROVED BY: *[Signature]* DATE: 5-15-98
 R.C.E. NO. 37888
 PH. (714) 637-8100 FAX (714) 921-2223

MARK DESIGNED BY: CH
 REVISIONS
 APPR. DATE
 DRAWN BY: CH
 CHECKED BY: RB

CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT
 APPROVED BY: *[Signature]* DATE: 6-29-98
 PRINCIPAL ENGINEER
 PARK & REC. DIVISION
 TRAFFIC DIVISION
 CHIEF P. W. ENGINEER
 STREET SERVICES

STREET IMPROVEMENT PLAN AND PROFILE
 MP-004-967
MARLBOROUGH AVENUE
 SOUTH SIDE: FROM STA. 6+60.81 TO STA. 9+42.73
 HORIZ. SCALE: 1"= 20' VERT. SCALE: 1"= 4'
 ACCOUNT NO. R- 3495
 SHEET 2 OF 2
 CASE NO. 034-967