

GENERAL NOTES

- NO PERSON SHALL PERFORM ANY CONSTRUCTION ACTIVITY OR INSTALL ANY OBJECTS WITHIN THE PUBLIC-RIGHT-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 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, ITS SUPPLEMENTAL NOTES 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.
- SEE CITY OF RIVERSIDE PUBLIC UTILITIES DWG. U/L5-694380 FOR QUANTITY AND LOCATION OF REQUIRED STREET LIGHTS.
- ALL FLAGGED ELEVATIONS SHALL BE STAKED IN THE FIELD BY THE PRIVATE ENGINEER.
- WHERE PAVEMENT IS TO JOIN THE EXISTING PAVEMENT, THE EDGE OF THE EXISTING PAVEMENT SHALL BE TRIMMED IN A SMOOTH AND 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.
- THE SUBDIVIDER SHALL ARRANGE FOR A SOIL TEST TO BE MADE BY A SOIL ENGINEER AFTER THE STREETS HAVE BEEN PREPARED TO ROUGH GRADE AND PRIOR TO CURB CURB AND GUTTER CONSTRUCTION.
- 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.
- FOR ALL SPECIAL WALLS, I.E. "BACK-UP WALLS", FLOODING PROTECTION WALLS, WALLS WITHIN CITY RIGHT OF WAY, ETC., THE FOLLOWING NOTE WILL BE REQUIRED: CONSTRUCT BLOCK WALL PER RIVERSIDE CITY STANDARD 704 OR APPROVED DESIGNS (SEE PLAN FOR HEIGHT(S)).
TYPE/COLOR OF BLOCK: ORCO LA PAZ SLUMP, MORTAR COLOR: COLOR TO MATCH SIZE: 6"x6"x16" TYPE/COLOR CAP: 6"x6"x16" ORCO MISSION OR EQUAL THIS WALL REQUIRES A PERMIT AND INSPECTION FROM THE PUBLIC WORKS ENGINEERING DIVISION.
- 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.
- THE SEWER CONTRACTOR SHALL ADJUST MANHOLES TO FINAL GRADE AFTER PAVING IS COMPLETED.
- BEFORE THE RIP-RAP AT THE OUTLET OF ANY DRAINAGE STRUCTURE IS ACCEPTED BY THE CITY, IT SHALL BE TESTED UNDER FLOWS AS CLOSE AS POSSIBLE TO DESIGN CONDITIONS WITH WATER OBTAINED FROM FIRE HYDRANTS IN THE IMMEDIATE AREA.
- 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.

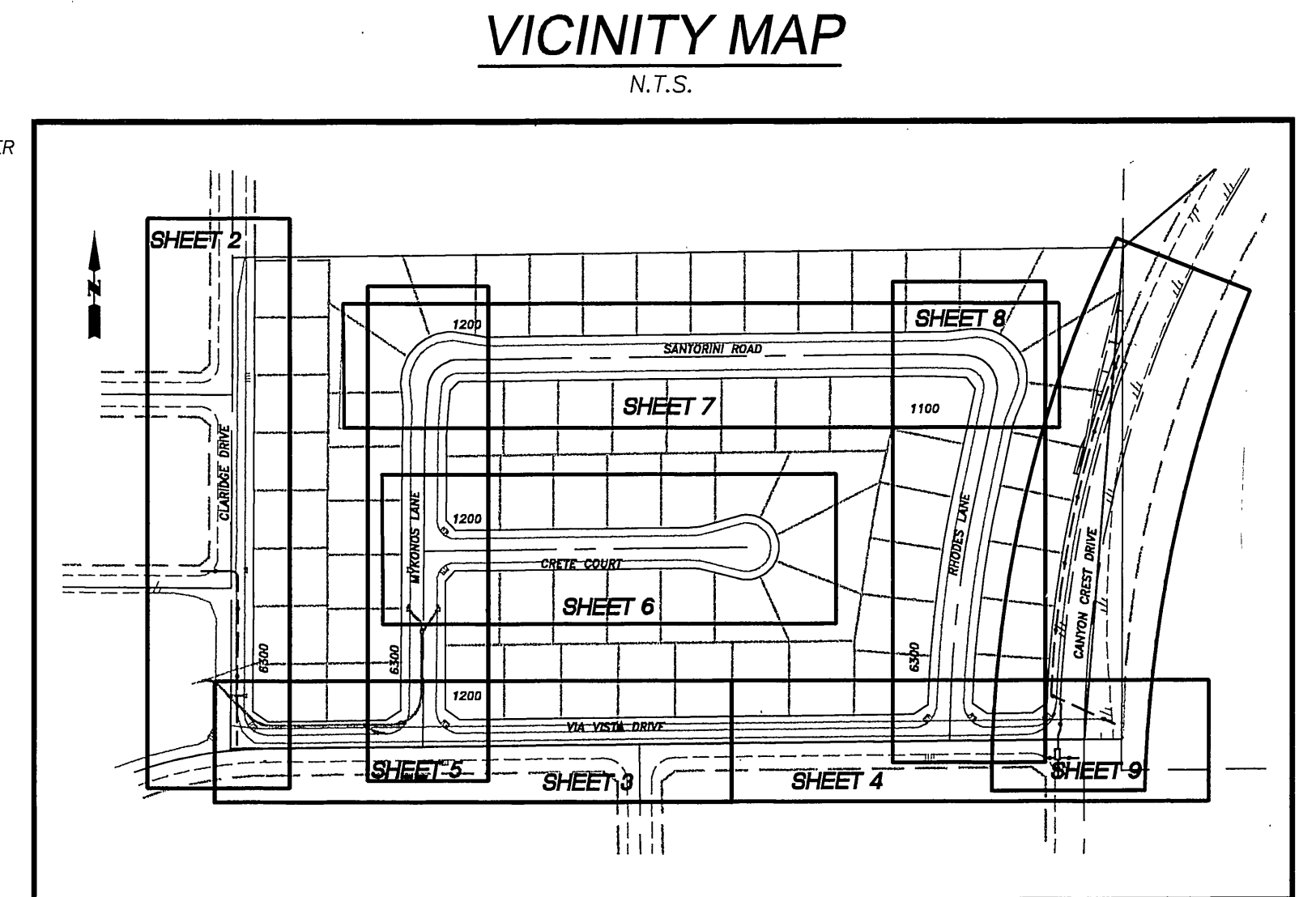
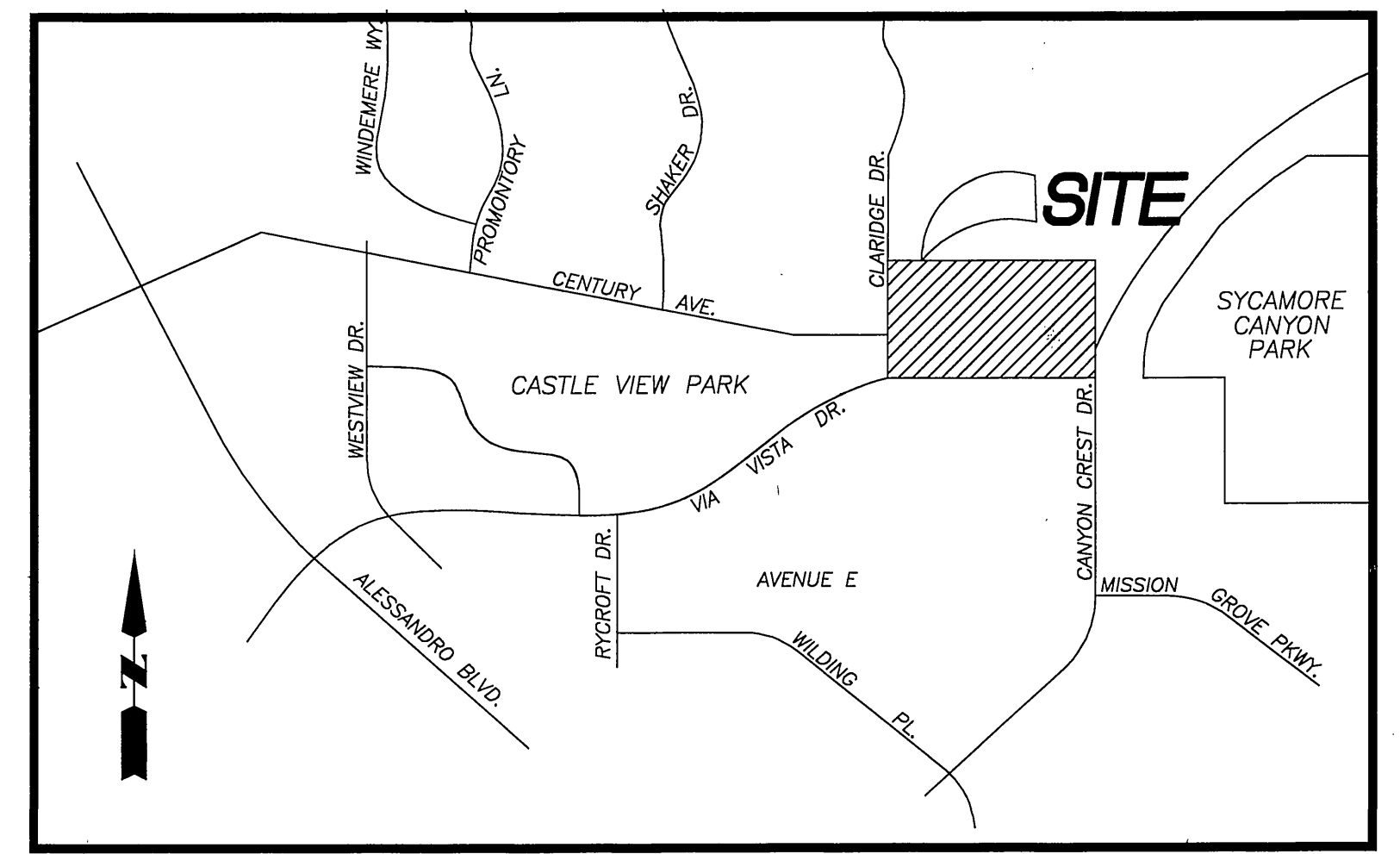
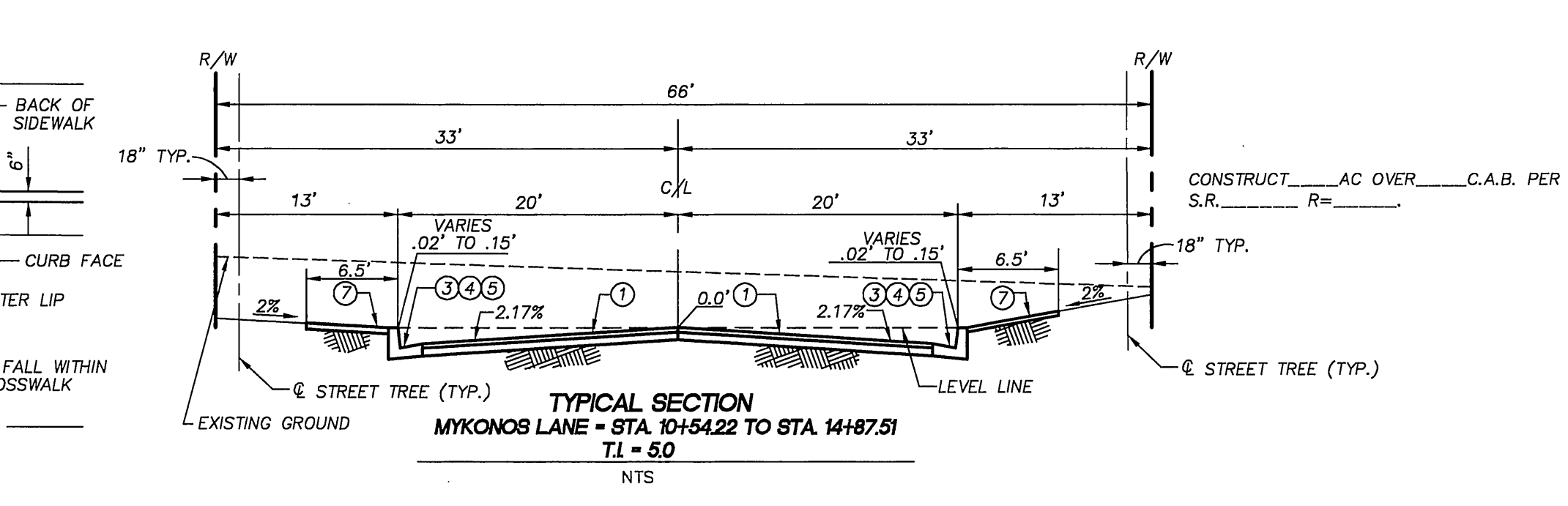
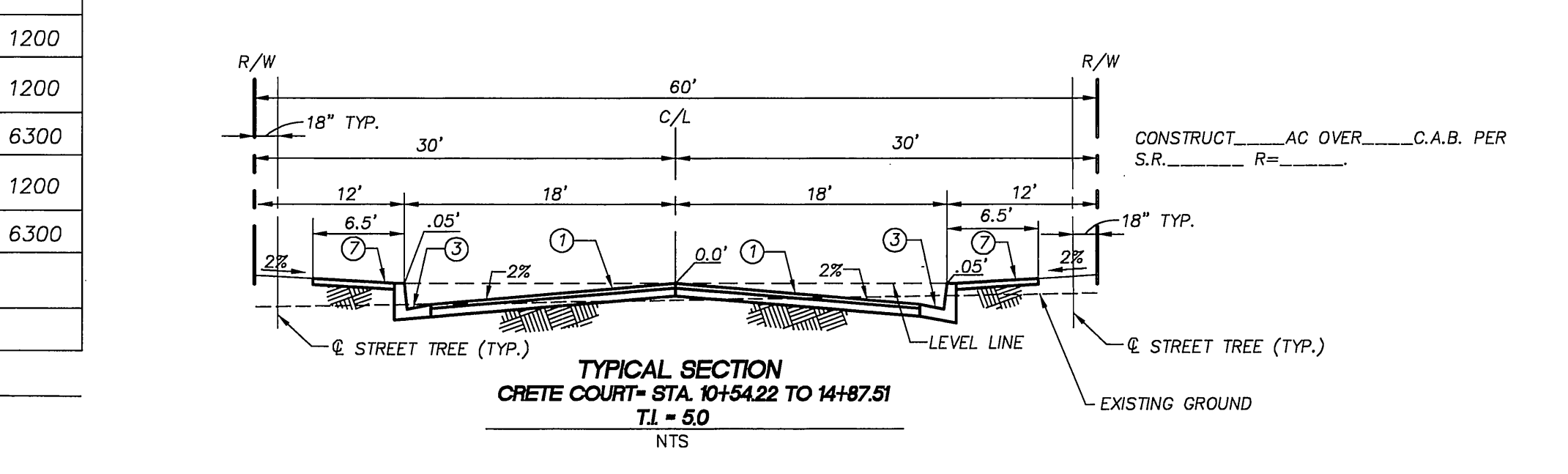
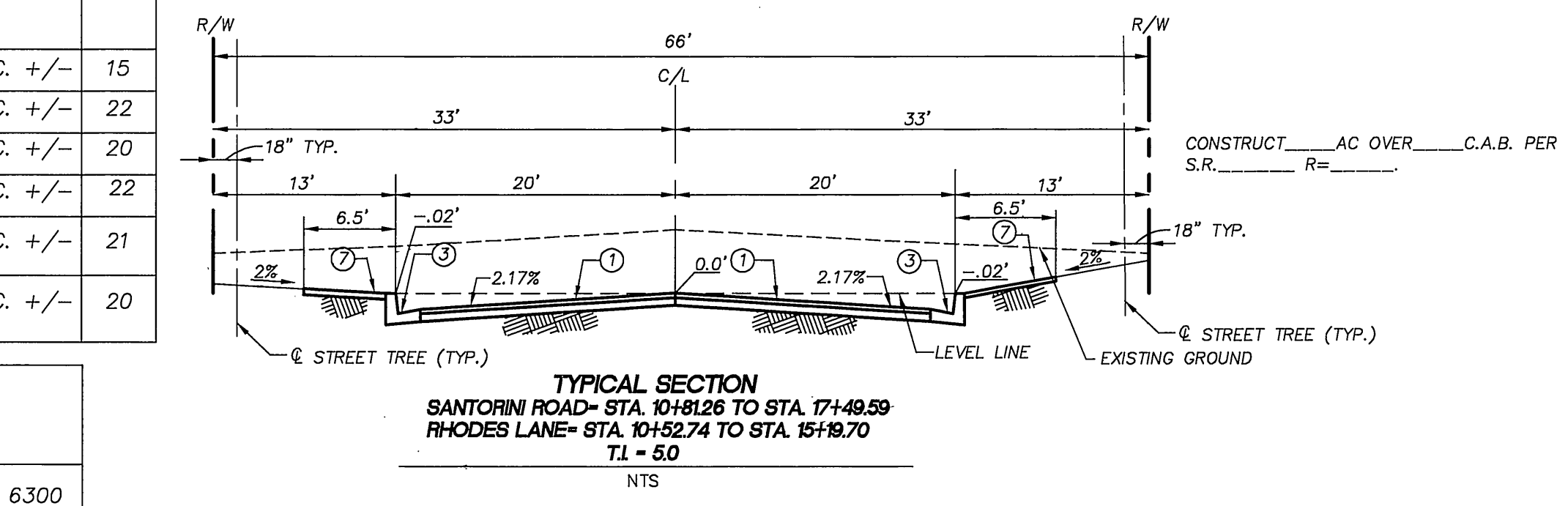
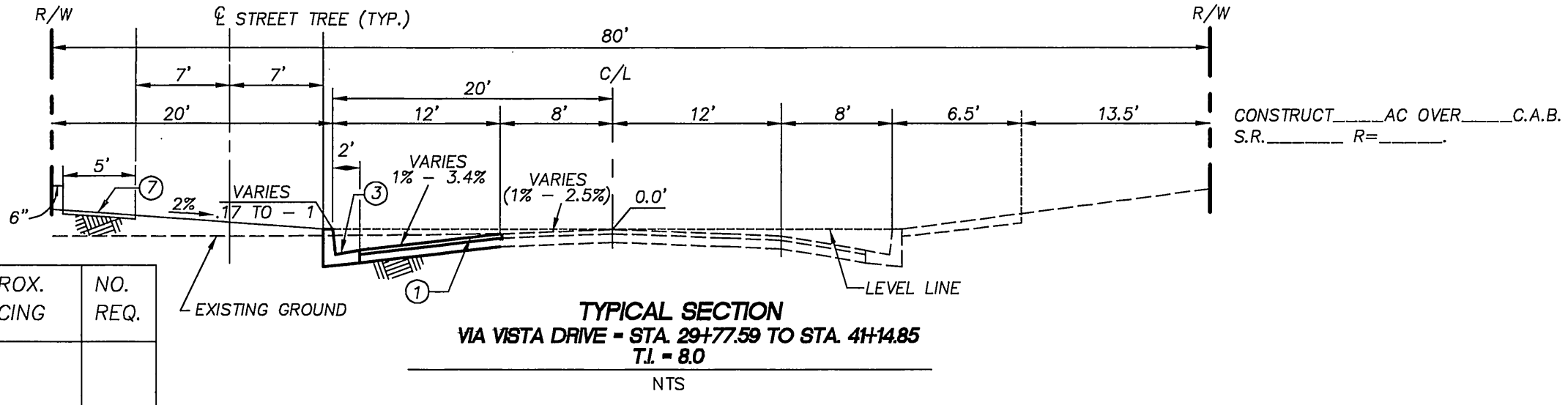
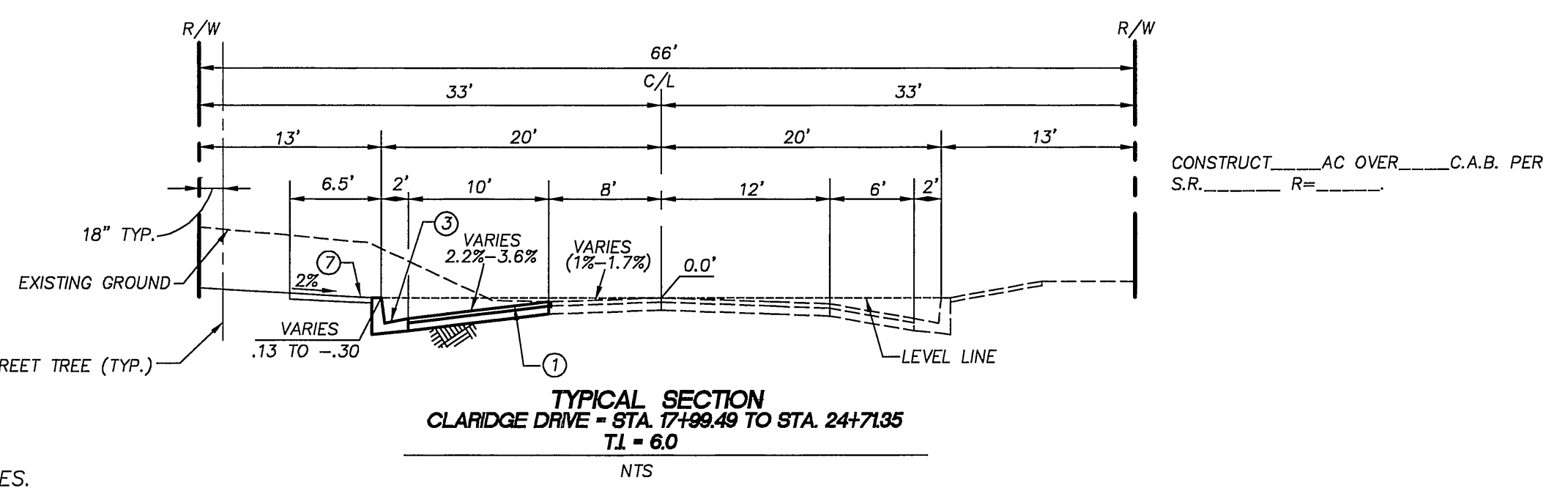
GENERAL NOTES FOR STREET TREE PLANTING

- ALL RELATED WORK SHALL CONFORM TO THE CITY OF RIVERSIDE PARK AND RECREATION DEPARTMENT STANDARDS AND CITY OF RIVERSIDE STREET TREE POLICIES.
- WHEN CALLING THE 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. INSPECTION ARE REQUIRED:
 - AFTER COMPLETION OF FINAL GRADING OF THE LOTS AND WHEN ALL UTILITY SERVICES AND SEWER LATERALS HAVE BEEN MADE, 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. DEVELOPERS 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	NO. REQ.
a. CANYON CREST DRIVE	SEE REVERSE FRONTAGE LANDSCAPING PLAN 4222-S PC 2047 PREPARED BY DILALLO LANDSCAPE ARCHITECTURE DATED APRIL 4, 2000			
b. CLARIDGE DRIVE	JACARANDA ACUTIFOLIA	15 GAL.	45' O.C. +/-	15
c. CRETE COURT	SPECIES AND SIZES	15 GAL.	45' O.C. +/-	22
d. MYKONOS LANE	TO BE AS DESIGNATED	15 GAL.	45' O.C. +/-	20
e. RHODES LANE	BY	15 GAL.	45' O.C. +/-	22
f. SANTORINI ROAD	URBAN FORESTER	15 GAL.	45' O.C. +/-	21
g. VIA VISTA DRIVE	LAGERSTROEMIA INDICA/CAPE MYRTLE	15 GAL.	45' O.C. +/-	20

TRAFFIC & STREET NAME SIGN SCHEDULE			
A	CANYON CREST DRIVE	6400	MYKONOS LANE 6300
B	VIA VISTA DRIVE	1100	VIA VISTA DRIVE 1200
C	VIA VISTA DRIVE	1100	CRETE COURT 1200
D	RHODES LANE	6300	MYKONOS LANE 6300
E	RHODES LANE	6300	VIA VISTA DRIVE 1200
F	SANTORINI ROAD	1100	CLARIDGE DRIVE 6300
G	SANTORINI ROAD	1200	
H	MYKONOS LANE	6300	

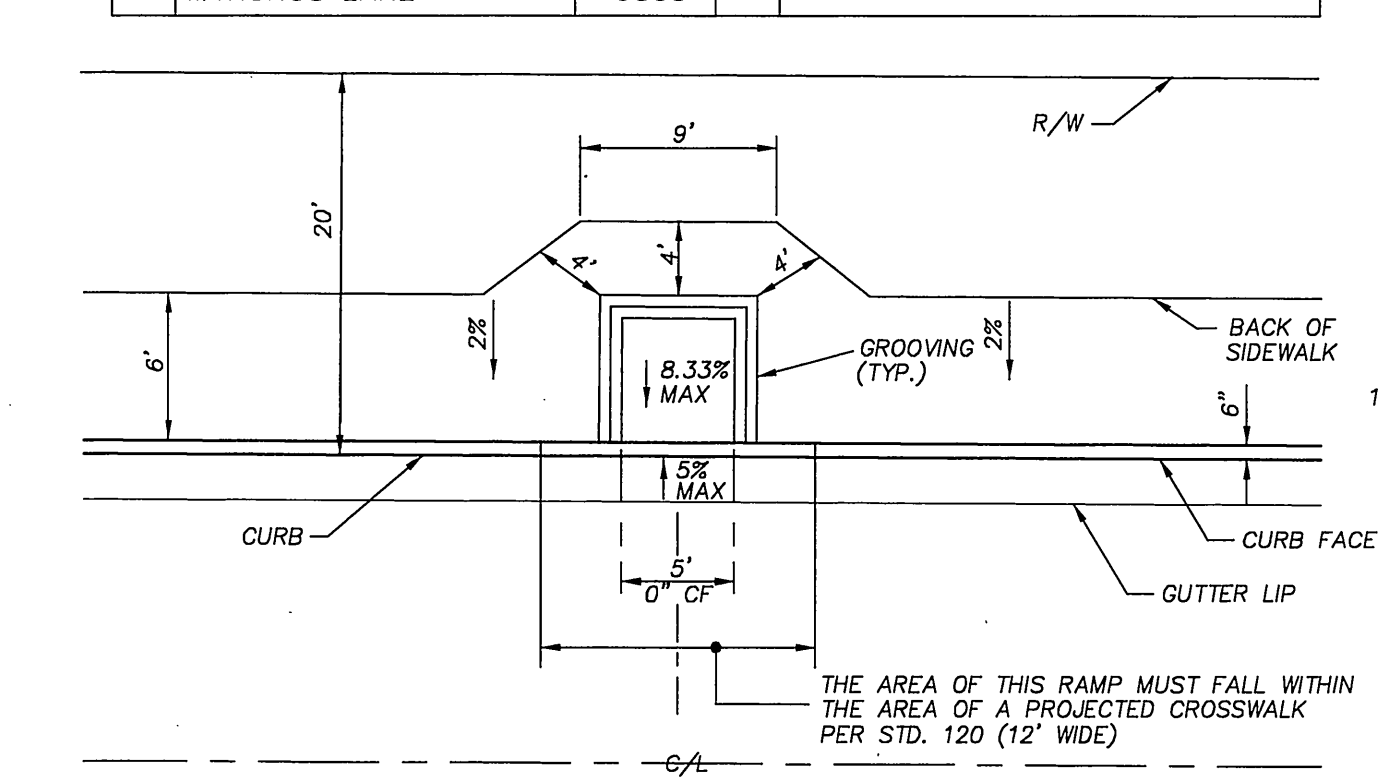
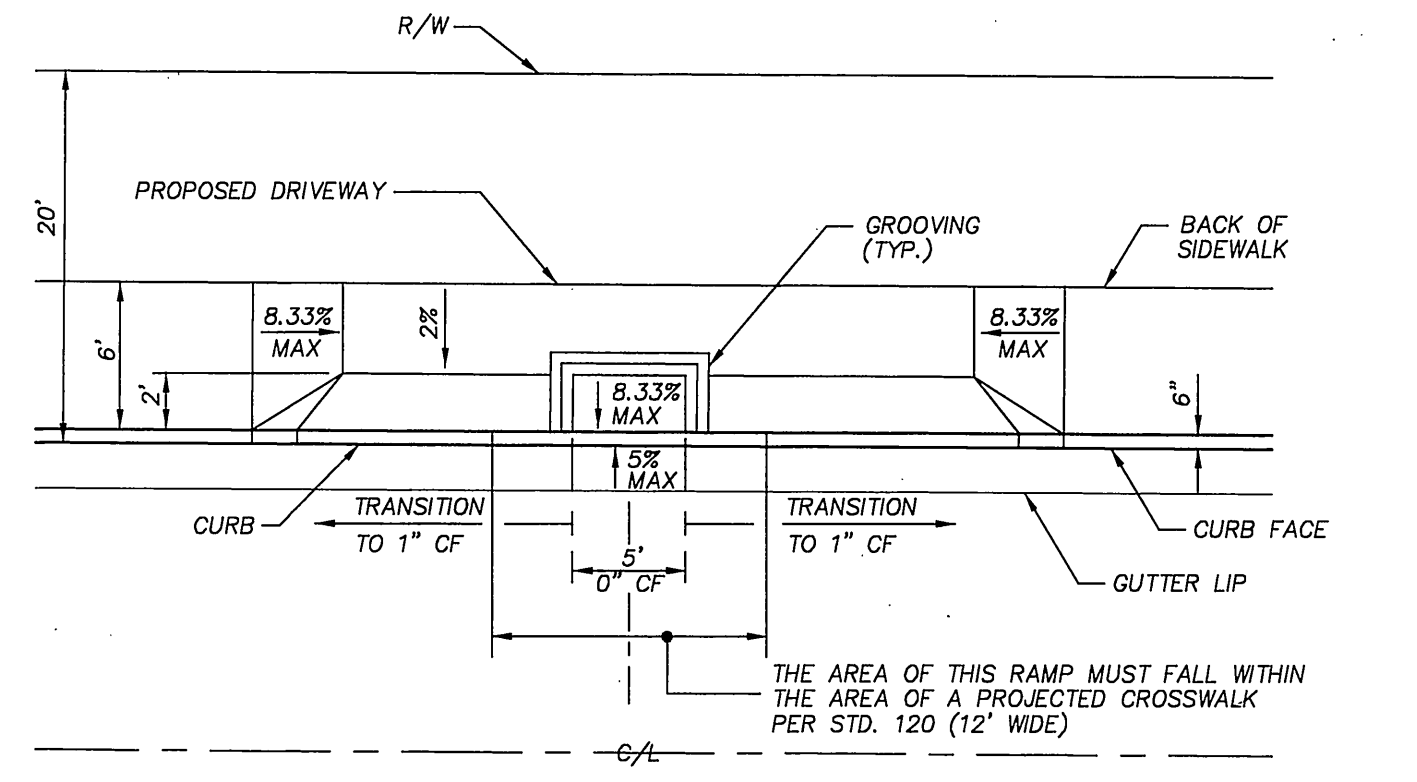
CITY OF RIVERSIDE STREET PLAN AND PROFILE TRACT 29041



SHEET INDEX

- TITLE SHEET/VICINITY MAP/GENERAL NOTES/ CONSTRUCTION NOTES/ STREET SECTIONS / QUANTITIES / SHEET INDEX MAP
- STREET IMPROVEMENT PLAN AND PROFILE DRAWINGS

CONSTRUCTION NOTES	QUANTITY	UNIT
1) CONSTRUCT A.C. W/SEAL COAT OVER C.A.B. PER TYPICAL SECTION.	112,633	S.F.
2) CONSTRUCT TYPE 1 CURB AND GUTTER (6" C.F.) PER CITY OF RIVERSIDE STD. 200	14,653	L.F.
3) CONSTRUCT TYPE 1 CURB AND GUTTER (6" C.F.) PER CITY OF RIVERSIDE STD. 200	580	L.F.
4) CONSTRUCT CURB & GUTTER TRANSITION (6" CF TO 8" CF)	146	L.F.
5) CONSTRUCT 6" CONCRETE CROSS GUTTER PER CITY OF RIVERSIDE STD. 220.	1,780	S.F.
6) CONSTRUCT CONCRETE SIDEWALK PER CITY OF RIVERSIDE STD. 325	45,027	S.F.
7) CONSTRUCT WHEELCHAIR RAMP (TYPE 1) PER CITY OF RIVERSIDE STD. 304	9	EA.
8) RAISE EXISTING WATER VALVE TO GRADE (BY CITY FORCES)	4	EA.
9) CONSTRUCT TYPE 1 ASPHALT CONCRETE BERM PER CITY OF RIVERSIDE STD DWG NO. 250.	75	L.F.
10) REMOVE AND RELOCATE EXIST BARRICADE.	1	L.F.
11) INSTALL STREET NAME SIGN PER CITY OF RIVERSIDE STD. 662 & SCHEDULE HEREON	5	EA.
12) INSTALL STOP SIGN R1 PER CITY OF RIVERSIDE STD. 662 & 666	3	EA.
13) INSTALL FOSSIL FILTER PER DETAIL ON SHEET 4	1	EA.
14) CONSTRUCT WHEELCHAIR RAMP (TYPE 2 - MODIFIED AND WITHIN DRIVEWAY) PER CITY OF RIVERSIDE STD. 304 AND DETAIL HEREON.	1	EA.
15) REMOVE AND RELOCATE EXIST SPEED LIMIT SIGN.	1	EA.
16) CONSTRUCT WHEELCHAIR RAMP (TYPE 2 - MODIFIED AND NOT WITHIN DRIVEWAY) PER CITY OF RIVERSIDE STD. 304 AND DETAIL HEREON.	5	EA.
17) CONSTRUCT BLOCK WALL PER CITY OF RIVERSIDE STD. DWG. NO. 704 (THIS WALL REQUIRES A PERMIT AND INSPECTION FROM THE PUBLIC WORKS ENGINEERING DIVISION) SEE GENERAL NOTE 13 ON SHEET 1.	1	EA.
18) REMOVE DOUBLE YELLOW STRIPING AND REPLACE ON	1	EA.
19) CONSTRUCT WHEELCHAIR RAMP (TYPE 1) PER CITY OF RIVERSIDE STD. 304.	1	EA.
20) CONSTRUCT WHEELCHAIR RAMP (TYPE 2) PER CITY OF RIVERSIDE STD. 304 AND A.C. TAPER TO JOIN EXISTING A.C. SIDEWALK. SEE DETAIL ON SHEET 2.	1	EA.



WATER NOTES

- DEVELOPER SHALL GIVE CITY WATER DIVISION FIVE (5) WORKING DAYS WRITTEN NOTICE PRIOR TO START OF WORK AND TO ALLOW TEN (10) WORKING DAYS FOR COMPLETION OF WORK. (909) 351-6308

GAS COMPANY
Reviewed for conflicts by: *Lee Lee* DATE: 4-25-2000

CITY OF RIVERSIDE
APPROVED BY: *Richard L. Duda* DATE: 4/28/00

BENCH MARK
1" IP WITH PLASTIC PLUG STAMPED LS 3018 FLUSH AT THE INTERSECTION OF VIA VISTA DRIVE AND CLARIDGE DRIVE EL=1302.588

CITY OF RIVERSIDE
APPROVED BY: *John Islay* DATE: 4-25-00

ERWIN R. JOHNSON R.C.E. NO. 49060 DATE: 4/25/00

AEI-CASC ENGINEERING
937 SOUTH VIA LATA SUITE 500 COLTON, CA 92324
PH. (909) 783-0101 FAX (909) 783-0108
CITY BUSINESS TAX CERT. NO. 056587 EXP. 10/14/00

MARK	REVISIONS	APPR	DATE

CITY OF RIVERSIDE PLANNING DEPARTMENT

CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT

APPROVED BY: *John Islay* DATE: 4/25/00

APPROVED BY: *R. McBrath* DATE: 5-3-2000

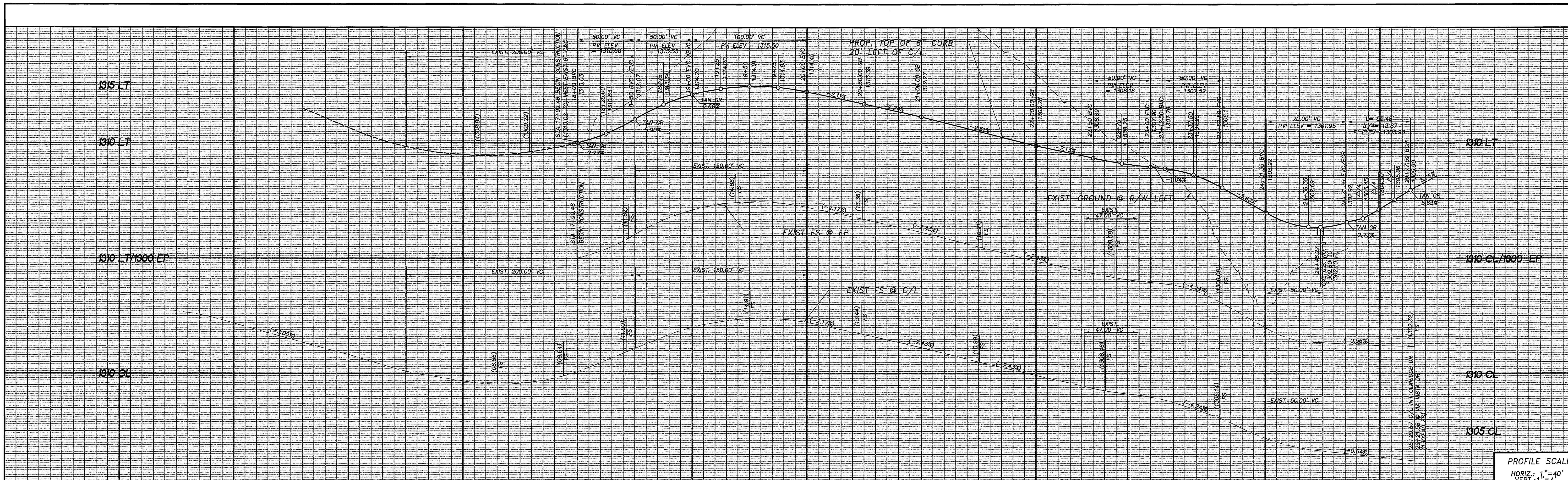
STREET IMPROVEMENT PLAN TRACT NO. 29041
CLARIDGE DRIVE, MYKONOS LANE
VIA VISTA DRIVE, CRETE COURT, SANTORINI LANE
CANYON CREST DRIVE, RHODES LANE

ACCOUNT NO. **R-3574**

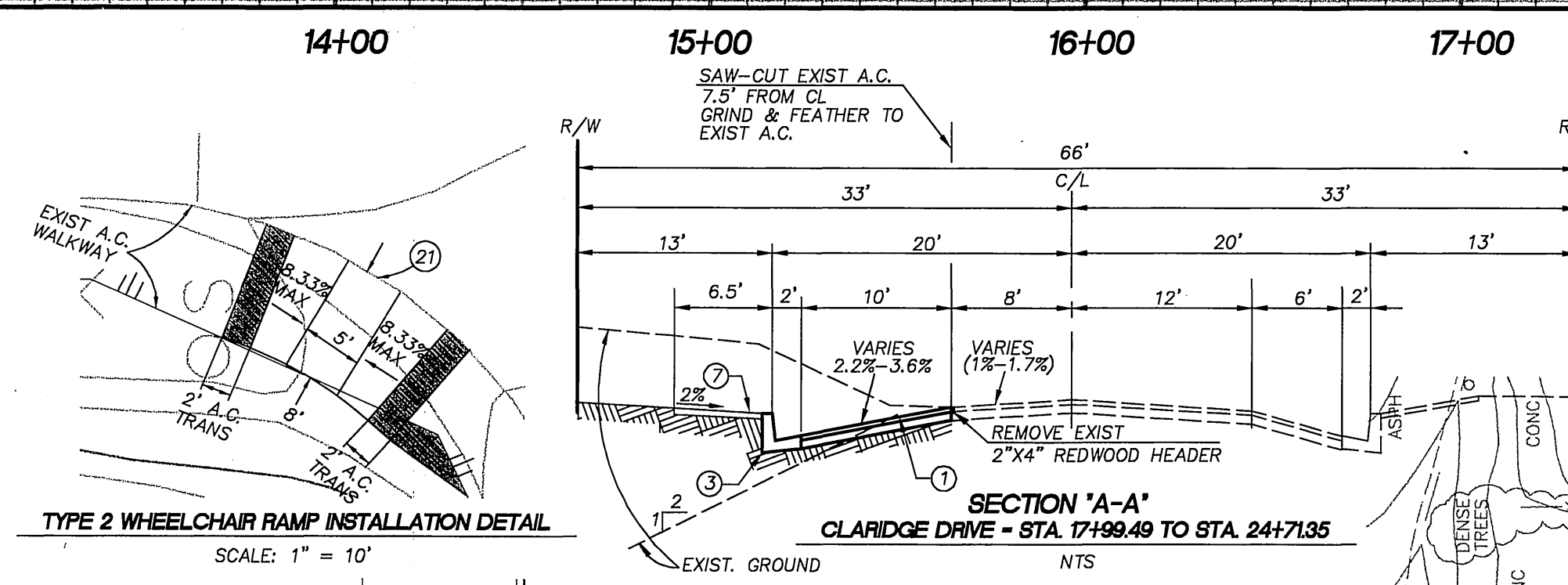
SHEET **1** OF **9**

HORIZ. SCALE: AS SHOWN VERT. SCALE: AS SHOWN

INDEXED 6/20/2000 JH



PROFILE SCALES
HORIZ.: 1"=40'
VERT.: 1"=4'



TYPE 2 WHEELCHAIR RAMP INSTALLATION DETAIL
SCALE: 1" = 10'

CURVE DATA				
NO.	DELTA/BRG	RADIUS	LENGTH	TANGENT
1	Δ = 90°49'04"	35.00'	55.48'	35.50'

CONSTRUCTION NOTES

- CONSTRUCT A.C. W/SEAL COAT OVER C.A.B. PER TYPICAL SECTION.
- CONSTRUCT TYPE 1 CURB AND GUTTER (6"C.F.) PER CITY OF RIVERSIDE STD. 200.
- CONSTRUCT CONCRETE SIDEWALK PER CITY OF RIVERSIDE STD. 325
- CONSTRUCT WHEELCHAIR RAMP (TYPE 1) PER CITY OF RIVERSIDE STD. 304
- INSTALL STOP SIGN R1 PER CITY OF RIVERSIDE STD. 662 & 666.
- INSTALL FOSSIL FILTER PER DETAIL ON SHEET 4.
- CONSTRUCT WHEELCHAIR RAMP (TYPE 2 - MODIFIED AND WITHIN DRIVEWAY APPROACH) PER CITY OF RIVERSIDE STD. 304 AND DETAIL ON SHEET 1.
- CONSTRUCT WHEELCHAIR RAMP (TYPE 2 - MODIFIED AND NOT WITHIN DRIVEWAY APPROACH) PER CITY OF RIVERSIDE STD. 304 AND DETAIL ON SHEET 1.
- CONSTRUCT WHEELCHAIR RAMP (TYPE 2) PER CITY OF RIVERSIDE STD. 304 AND A.C. TAPER TO JOIN EXISTING A.C. SIDEWALK. SEE DETAIL HEREON.

BENCH MARK
1" IP WITH PLASTIC PLUG STAMPED LS 3018 FLUSH AT THE INTERSECTION OF VIA VISTA DRIVE AND CLARIDGE DRIVE
EL=1302.588

CITY OF RIVERSIDE PLANNING DEPARTMENT <i>Clayton</i> DATE: 4/20/00	GAS COMPANY <i>Dee Ree</i> REVIEWED BY: DATE: 4-25-00	CITY OF RIVERSIDE WATER SYSTEM APPROVED BY: RICHARD DROBEK DATE: 4/20/00	CITY OF RIVERSIDE PUBLIC UTILITIES DEPARTMENT-ELECTRIC OVERHEAD AND UNDERGROUND APPROVED BY: <i>John Larson</i> DATE: 4-25-00
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CHECKED BY: JP
DRAWN BY: FM
APPROVED BY: EF
PLANS PREPARED UNDER THE SUPERVISION OF:
Erwin F. Foserson
ERWIN F. FOSERSON R.C.E. NO. 49060
DATE: 4/25/00

AEI-CASC
ENGINEERS
937 SOUTH VIA LATA
SUITE 500
COLTON, CA 92324
PH. (909) 783-0101 FAX (909) 783-0108
CITY BUSINESS TAX CERT. NO. 056587 EXP. 10/14/00

MARK	REVISIONS	APPR	DATE

**CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT**

APPROVED BY: PRINCIPAL ENGINEER PARK DEPARTMENT TRAFFIC DIVISION P.W. ENGINEERING MGR. STREET SERVICES	BY: <i>R. McBrath</i> <i>MB</i> <i>MB</i> <i>MB</i>	DATE: 04/05/00 5/3/00 5/3/00 4/25/00	APPROVED BY: PUBLIC WORKS DIRECTOR DATE: 5-3-2000
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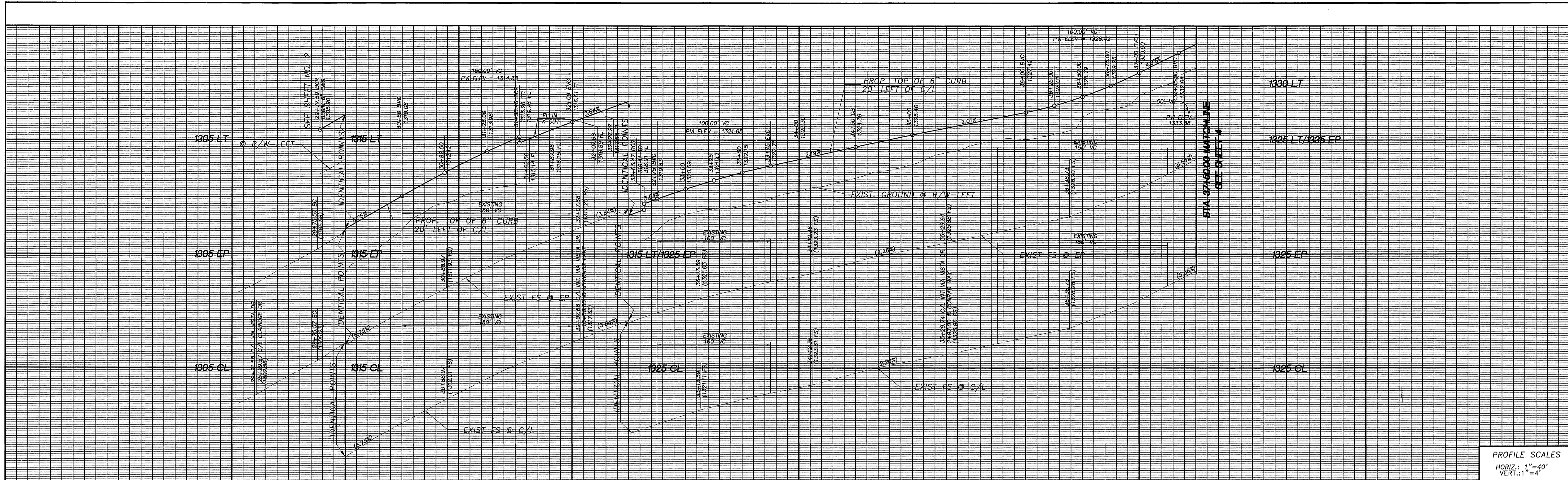
STREET IMPROVEMENT PLAN
CLARIDGE DRIVE
TRACT NO. 29041
HORIZ. SCALE: 1"=40'
VERT. SCALE: 1"=4'

ACCOUNT NO.
R-3574
SHEET **2** OF **9**

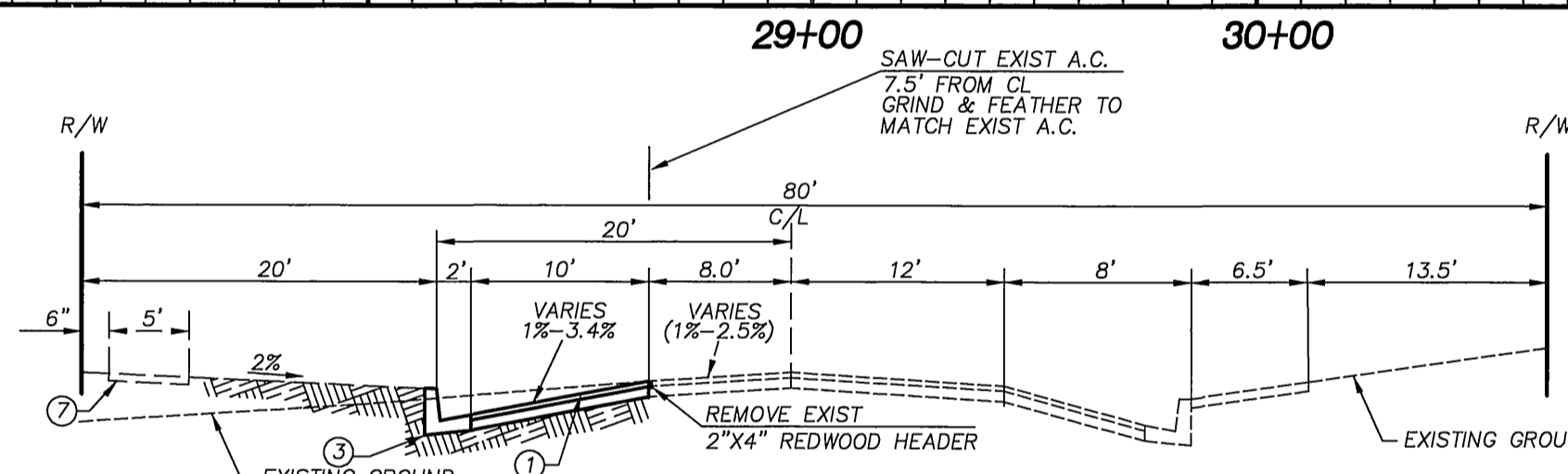
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PC-4222-S

INDEXED 6/20/2000 lft



PROFILE SCALES
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 VERT.: 1"=4'

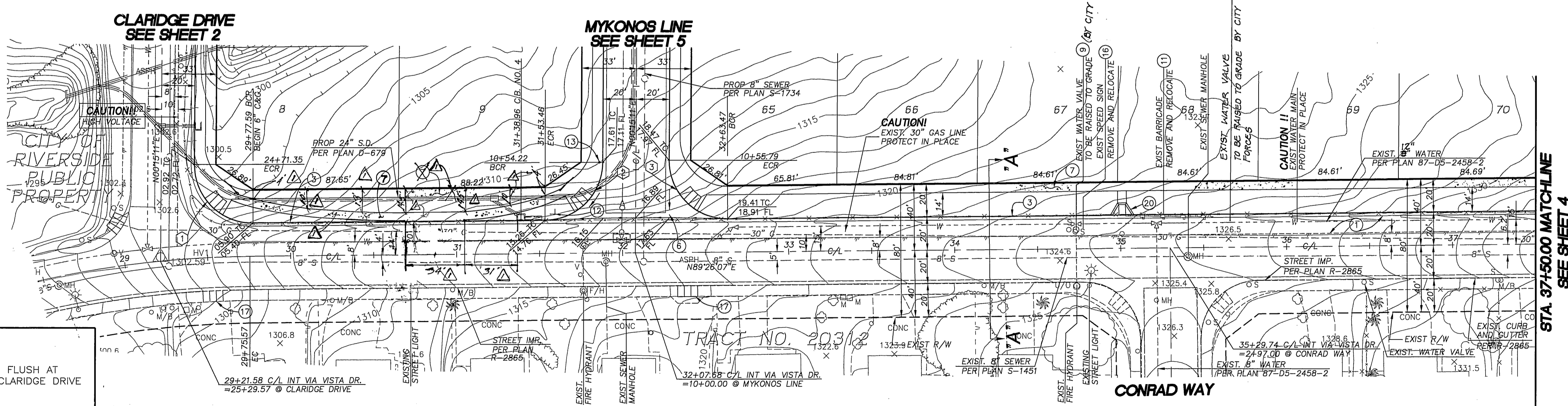


SECTION "A-A"
 VIA VISTA DRIVE - STA. 29+77.59 TO STA. 37+50.00
 NTS

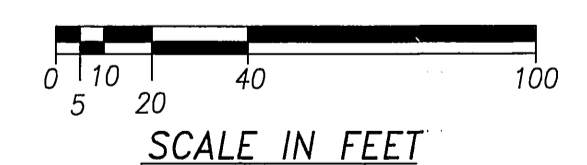
CONSTRUCTION NOTES

1. CONSTRUCT A.C. W/SEAL COAT OVER C.A.B. PER TYPICAL SECTION.
2. CONSTRUCT TYPE I CURB AND GUTTER (6" C.F.) PER CITY OF RIVERSIDE STD. 200.
3. CONSTRUCT 6" CONCRETE CROSS GUTTER PER CITY OF RIVERSIDE STD. 220.
4. CONSTRUCT CONCRETE SIDEWALK PER CITY OF RIVERSIDE STD. 325.
5. RAISE TO GRADE EXISTING WATER VALVE. (BY CITY FORCES)
6. REMOVE AND RELOCATE EXISTING BARRICADE.
7. INSTALL STREET NAME SIGN PER CITY OF RIVERSIDE STD. 662 & SCHEDULE ON SHEET 1.
8. INSTALL STOP SIGN R1 PER CITY OF RIVERSIDE STD. 662 & 666.
9. REMOVE AND RELOCATE EXISTING SPEED LIMIT SIGN.
10. CONSTRUCT WHEELCHAIR RAMP (TYPE 2 - MODIFIED AND NOT WITHIN DRIVEWAY APPROACH) PER CITY OF RIVERSIDE STD. 304 AND DETAIL ON SHEET 1.
11. CONSTRUCT WHEELCHAIR RAMP (TYPE 1) PER CITY OF RIVERSIDE STD. 304.

CURVE DATA				
NO.	DELTA/BRG	RADIUS	LENGTH	TANGENT
1	Δ = 90°49'04"	35.00'	55.48'	35.50'
2	Δ = 89°10'56"	35.00'	54.48'	34.50'
3	Δ = 90°49'04"	35.00'	55.48'	35.50'



STA. 37+50.00 MATCHLINE
 SEE SHEET 4



BENCH MARK
 1" IP WITH PLASTIC PLUG STAMPED LS 3018 FLUSH AT THE INTERSECTION OF VIA VISTA DRIVE AND CLARIDGE DRIVE
 EL=1302.588

CITY OF RIVERSIDE PLANNING DEPARTMENT Signature: [Signature] DATE: 4/25/00	GAS COMPANY Signature: [Signature] DATE: 4/25/00	CITY OF RIVERSIDE WATER SYSTEM Signature: [Signature] DATE: 4/20/00	CITY OF RIVERSIDE PUBLIC UTILITIES DEPARTMENT-ELECTRIC OVERHEAD AND UNDERGROUND Signature: [Signature] DATE: 4-25-00
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CHECKED BY: JP
 DRAWN BY: FM
 APPROVED BY: EF
 PLANS PREPARED UNDER THE SUPERVISION OF:
 ERWIN F. FOGZARSKA R.C.E. NO. 49060 DATE: 4/25/00

AEI-CASC ENGINEERING
 937 SOUTH VIA LATA SUITE 500 COLTON, CA 92324
 PH. (909) 783-0101 FAX (909) 783-0108
 CITY BUSINESS TAX CERT. NO. 056587 EXP. 10/14/00

MARK	REVISIONS	APPR	DATE
	REVISE SIDEWALK FROM R/W ADJACENT TO MENARD'S	[Signature]	4/15/01

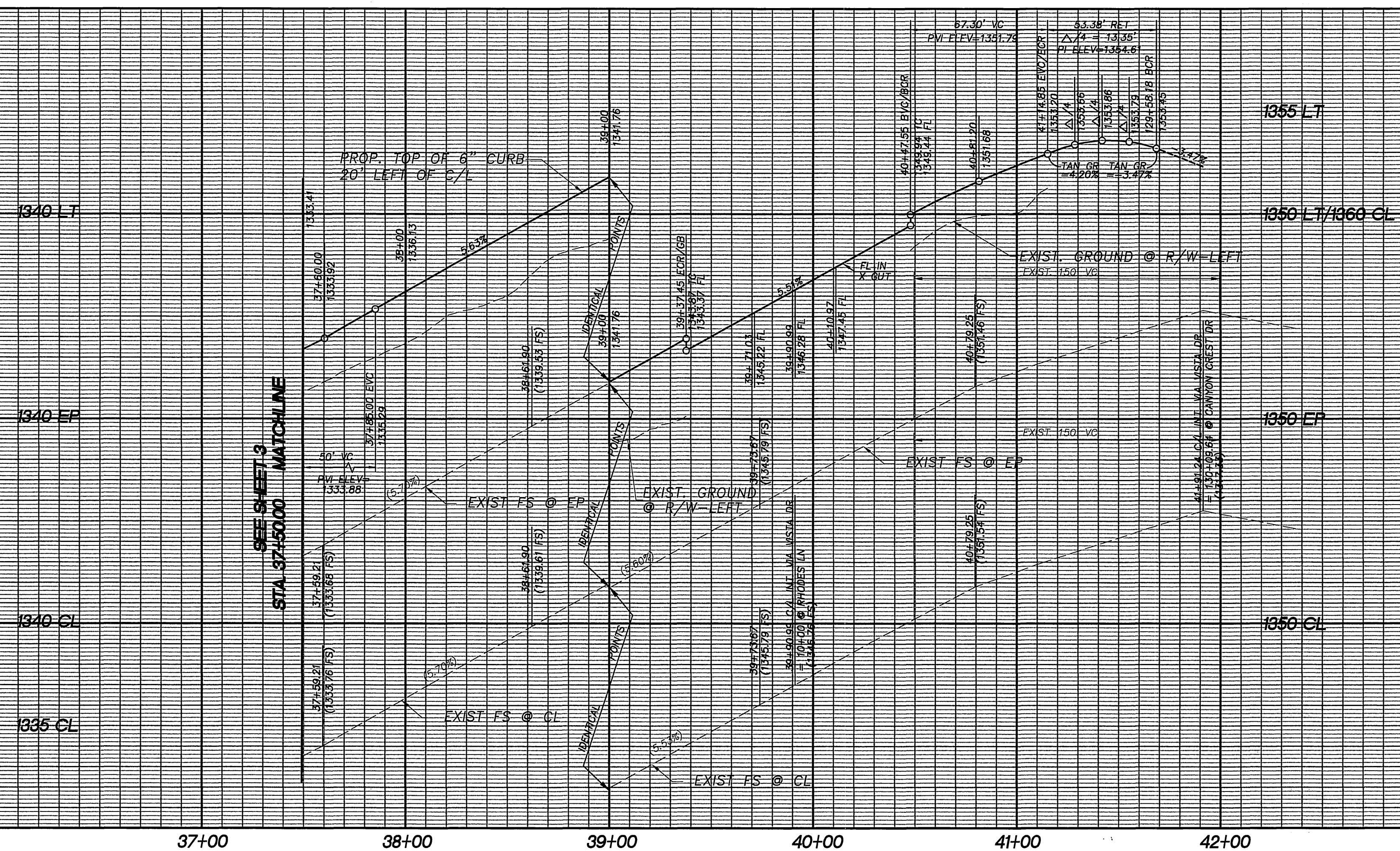
CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT
 APPROVED BY: R. McAnath
 PRINCIPAL ENGINEER DATE: 5/3/00
 PARK DEPARTMENT TRAFFIC DIVISION DATE: 5/3/00
 P.W. ENGINEERING MGR. DATE: 5/3/00
 STREET SERVICES DATE: 4/25/00

STREET IMPROVEMENT PLAN
VIA VISTA DRIVE
 TRACT NO. 29041
 HORIZ. SCALE: 1"= 40' VERT. SCALE: 1"= 4'

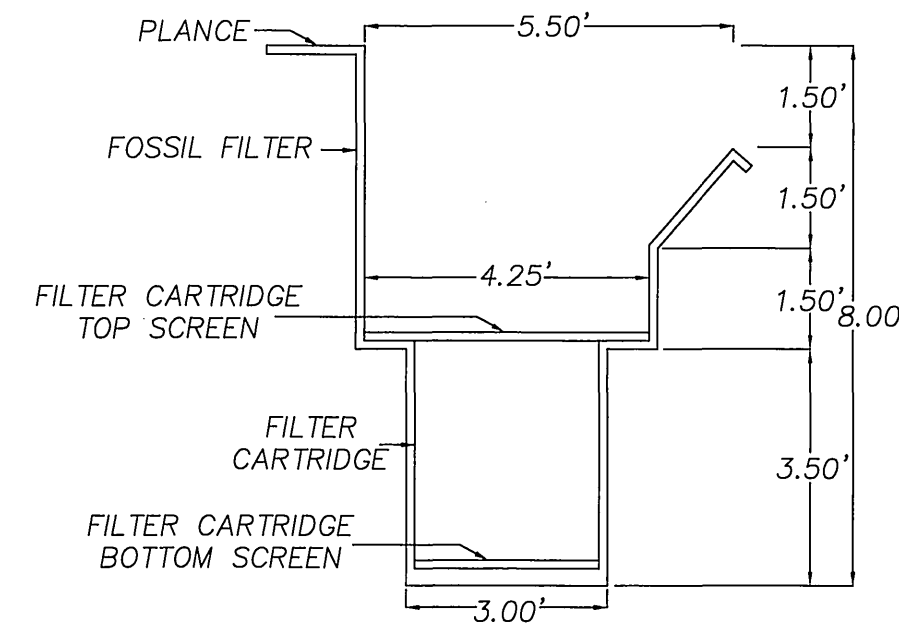
ACCOUNT NO. **R-3574**
 SHEET **3** OF **9**

04/05/00 09.28
 168601 Street Improvements
 SHEET 3.dwg
 PC-4222-S

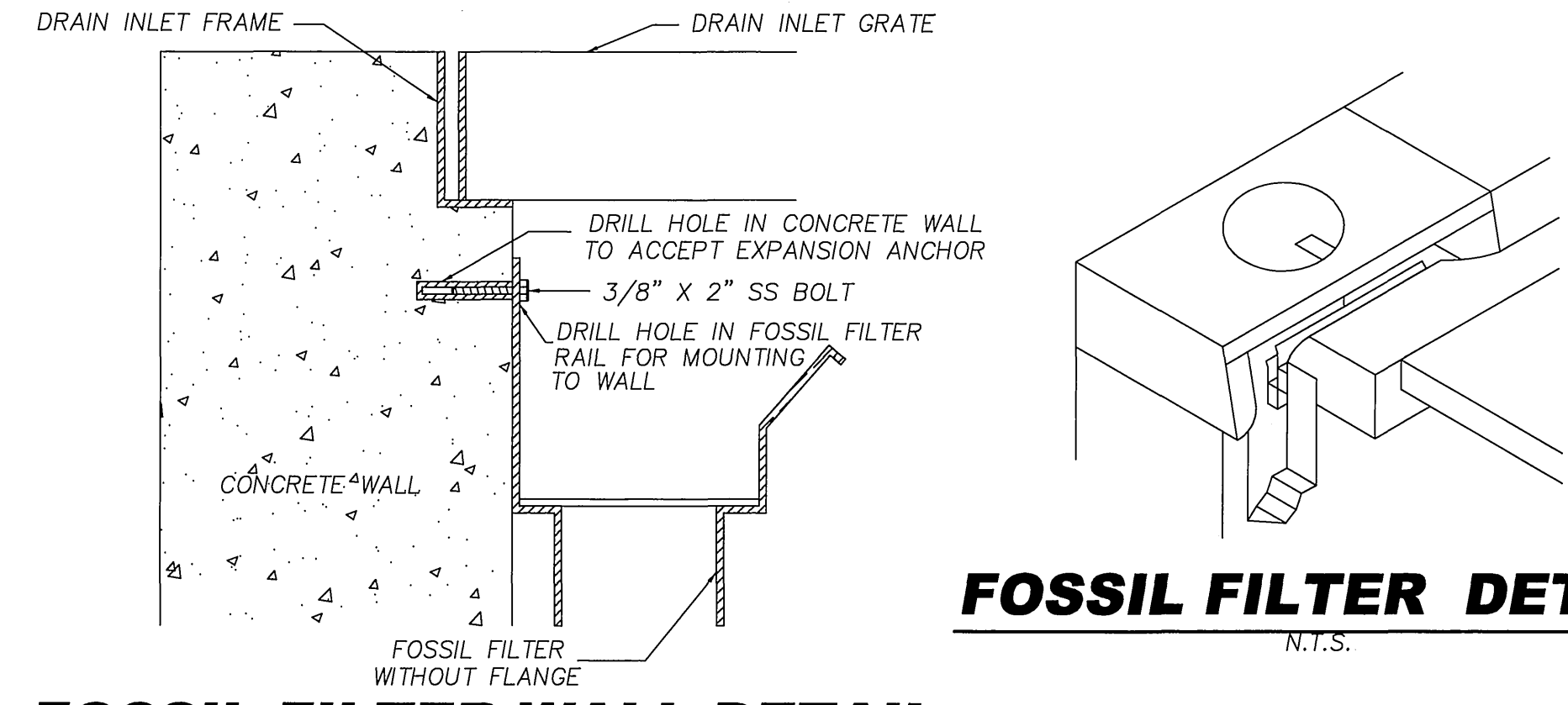
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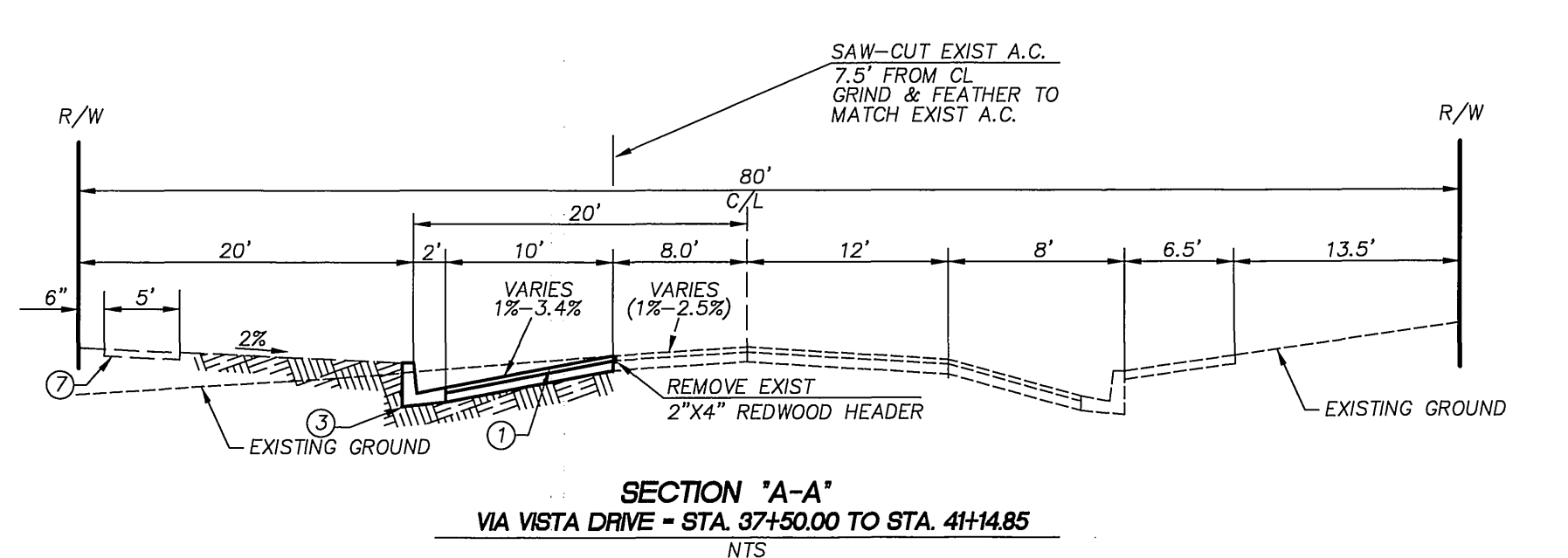
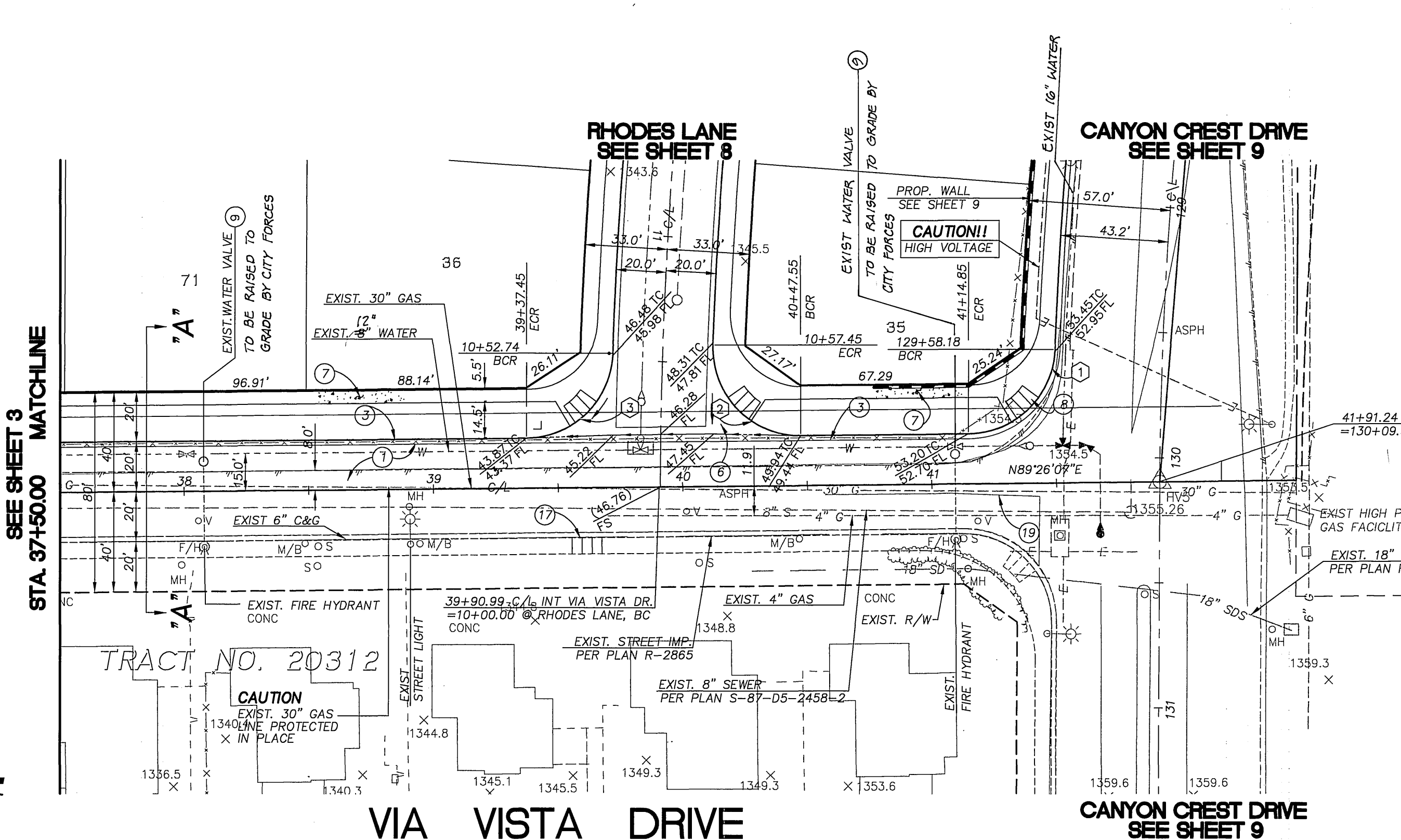
PROFILE SCALES
 HORIZ.: 1"=40'
 VERT.: 1"=4'



FOSSIL FILTER DIMENSION DETAIL
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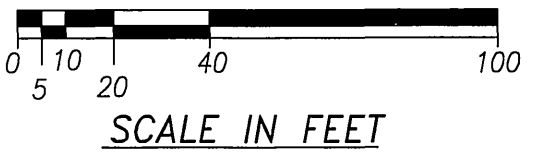
FOSSIL FILTER WALL DETAIL
 N.T.S.



- CONSTRUCTION NOTES**
- CONSTRUCT A.C. W/SEAL COAT OVER C.A.B. PER TYPICAL SECTION.
 - CONSTRUCT TYPE 1 CURB AND GUTTER (6\"/>

CURVE DATA

NO.	DELTA/BRG	RADIUS	LENGTH	TANGENT
1	Δ = 87°22'47"	35.00'	53.38'	33.43'
2	Δ = 92°31'41"	35.00'	56.52'	36.58'
3	Δ = 87°37'19"	35.00'	53.53'	33.58'



CITY OF RIVERSIDE
 PLANNING DEPARTMENT
 Signature: [Signature] DATE: 4/25/00

GAS COMPANY
 Signature: [Signature] DATE: 4-25-2000

CITY OF RIVERSIDE
 WATER SYSTEM
 Signature: [Signature] DATE: 4/28/00

BENCH MARK
 1" IP WITH PLASTIC PLUG STAMPED LS 3018 FLUSH AT THE INTERSECTION OF VIA VISTA DRIVE AND CLARIDGE DRIVE EL=1302.588

CITY OF RIVERSIDE
 PUBLIC UTILITIES DEPARTMENT-ELECTRIC
 Signature: [Signature] DATE: 4-25-00

CHECKED BY: JP
 DRAWN BY: FM
 APPROVED BY: EF
 PLANS PREPARED UNDER THE SUPERVISION OF:
 Signature: [Signature] DATE: 4/25/00
 ERWIN R. ROGERSON R.C.E. NO. 49060

AEI-CASC ENGINEERING
 937 SOUTH VIA LATA SUITE 500 COLTON, CA 92324
 PH. (909) 783-0101 FAX (909) 783-0108
 CITY BUSINESS TAX CERT. NO. 056587 EXP. 10/14/00

MARK	REVISIONS	APPR	DATE

CITY OF RIVERSIDE
 PUBLIC WORKS DEPARTMENT
 APPROVED BY: [Signature] DATE: 04/25/00
 PARK DEPARTMENT
 TRAFFIC DIVISION
 P.W. ENGINEERING MGR. DATE: 5/3/00
 STREET SERVICES DATE: 4/25/00

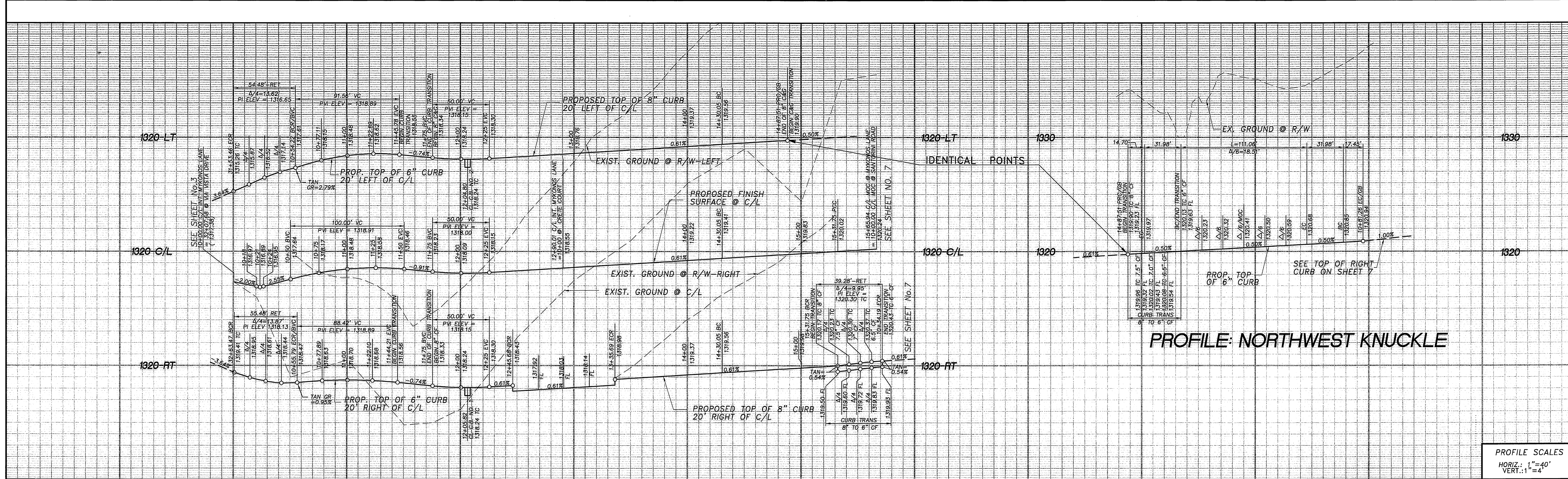
STREET IMPROVEMENT PLAN
VIA VISTA DRIVE
 TRACT NO. 29041
 HORIZ. SCALE: 1"= 40' VERT. SCALE: 1"= 4'

ACCOUNT NO. **R-3574**
 SHEET **4** OF **9**

INDEXED 6/20/2000 lfh

C:\68601\retreat improvements\ SHEET-4.dwg 04/05/00 10:36

PC-4222-S

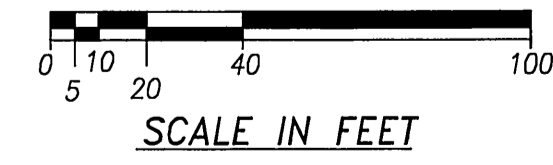
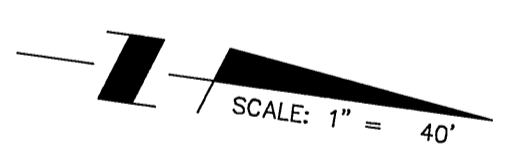
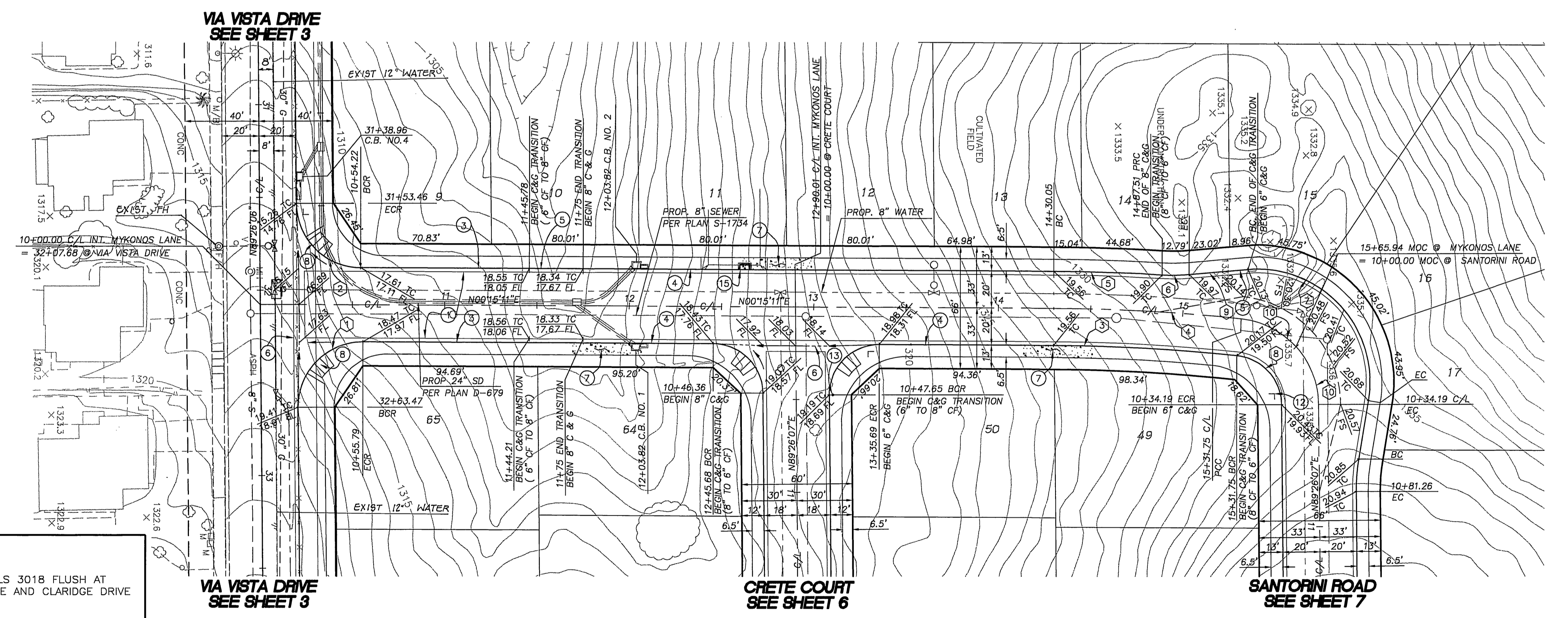


PROFILE SCALES
HORIZ.: 1"=40'
VERT.: 1"=4'

CONSTRUCTION NOTES

- 1) CONSTRUCT A.C. W/SEAL COAT OVER C.A.B. PER TYPICAL SECTION.
- 2) CONSTRUCT TYPE 1 CURB AND GUTTER (6" C.F.) PER CITY OF RIVERSIDE STD. 200.
- 3) CONSTRUCT TYPE 1 CURB AND GUTTER (8" C.F.) PER CITY OF RIVERSIDE STD. 200.
- 4) CONSTRUCT CURB & GUTTER TRANSITION (6" C.F. TO 8" C.F.)
- 5) CONSTRUCT 6" CONCRETE CROSS GUTTER PER CITY OF RIVERSIDE STD. 220.
- 6) CONSTRUCT CONCRETE SIDEWALK PER CITY OF RIVERSIDE STD. 325.
- 7) CONSTRUCT WHEELCHAIR RAMP (TYPE 1) PER CITY OF RIVERSIDE STD. 304.
- 8) INSTALL STREET NAME SIGN PER CITY OF RIVERSIDE STD. 662 & SCHEDULE ON SHEET 1.
- 9) INSTALL STOP SIGN R1 PER CITY OF RIVERSIDE STD. 662 AND 666.
- 10) CONSTRUCT WHEELCHAIR RAMP (TYPE 2 - MODIFIED AND WITHIN DRIVEWAY APPROACH) PER CITY OF RIVERSIDE STD. 304 AND DETAIL ON SHEET 1.

CURVE DATA			
NO.	DELTA/BRG	RADIUS	TANGENT
1	Δ = 90°49'04"	35.00'	55.48'
2	Δ = 89°10'56"	35.00'	54.48'
3	Δ = 5°49'37"	980.00'	99.66'
4	Δ = 5°49'37"	1000.00'	101.70'
5	Δ = 3°17'32"	1020.00'	58.61'
6	Δ = 8°25'26"	100.00'	14.70'
7	Δ = 10°41'8"53"	61.00'	111.06'
8	Δ = 83°21'19"	27.00'	39.28'
9	N04°52'43"W	-	31.98'
10	Δ = 83°21'19"	47.00'	68.38'



BENCH MARK
1" IP WITH PLASTIC PLUG STAMPED LS 3018 FLUSH AT THE INTERSECTION OF VIA VISTA DRIVE AND CLARIDGE DRIVE EL=1302.588

CITY OF RIVERSIDE PLANNING DEPARTMENT
 GAS COMPANY
 CITY OF RIVERSIDE WATER SYSTEM
 CITY OF RIVERSIDE PUBLIC UTILITIES DEPARTMENT-ELECTRIC OVERHEAD AND UNDERGROUND

APPROVED BY: *Richard D. Drobek* 4/28/00 DATE: 4-25-00

MYKONOS LANE

CHECKED BY: JP
 DRAWN BY: FM
 APPROVED BY: EF

PLANS PREPARED UNDER THE SUPERVISION OF:
Erwin R. Fagerstrom 4/25/00 DATE: 4/25/00

AEI-CASC ENGINEERS
 937 SOUTH VIA LATA SUITE 500 COLTON, CA 92324
 PH. (909) 783-0101 FAX (909) 783-0108
 CITY BUSINESS TAX CERT. NO. 058587 EXP. 10/14/00

MARK	REVISIONS	APPR	DATE

CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT

APPROVED BY: *R. me Smith* 5/3/00 DATE: 5-3-2000

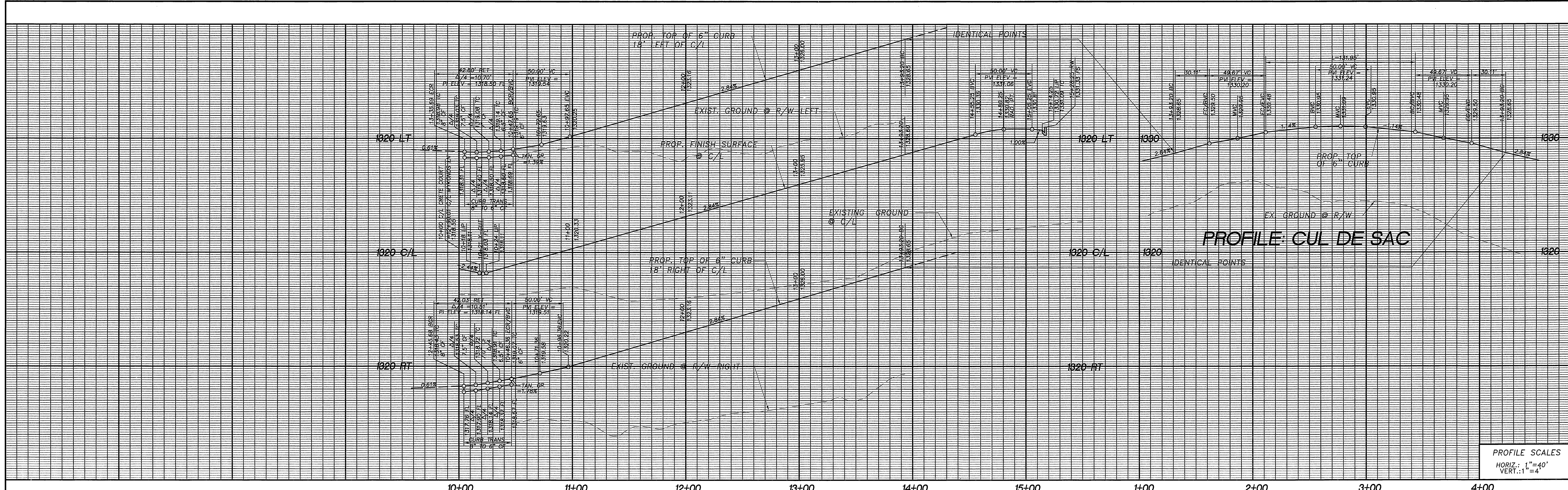
STREET IMPROVEMENT PLAN
MYKONOS LANE
 TRACT NO. 29041
 HORIZ. SCALE: 1"=40' VERT. SCALE: 1"=4'

ACCOUNT NO. **R-3574**
 SHEET **5** OF **9**

INDEXED 6/20/2000 L+H

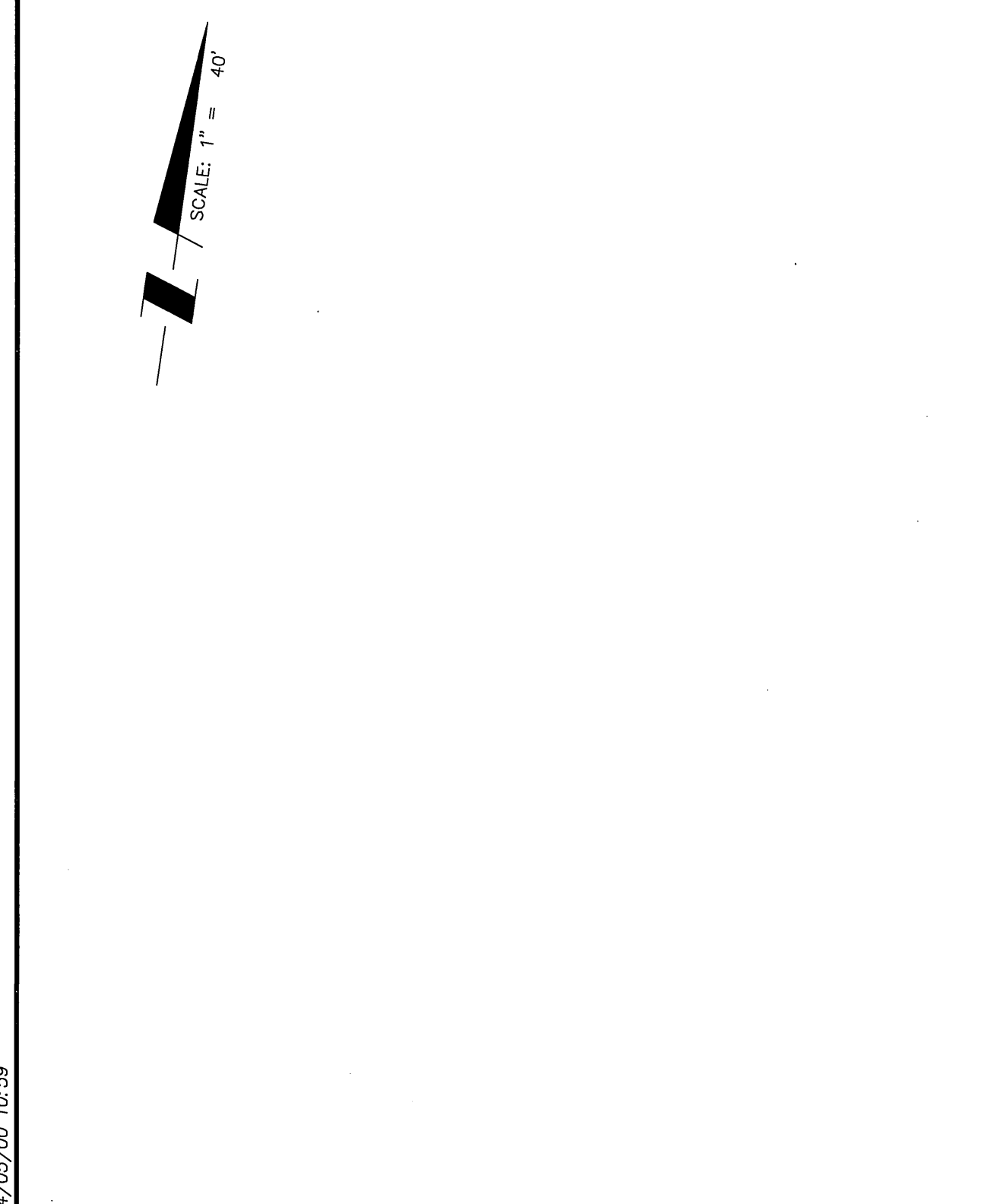
04/25/00 10-40 SHEET 5.dwg

PC-4222-S



PROFILE SCALES
 HORIZ.: 1"=40'
 VERT.: 1"=4'

10+00 11+00 12+00 13+00 14+00 15+00 1+00 2+00 3+00 4+00

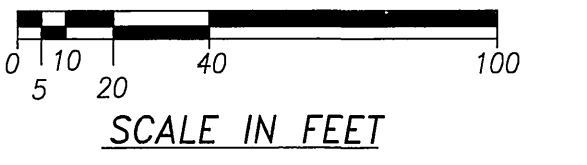


CRETE COURT

CONSTRUCTION NOTES

1. CONSTRUCT A.C. W/SEAL COAT OVER C.A.B. SEE TYPICAL SECTION.
2. CONSTRUCT TYPE I CURB AND GUTTER (6" C.F.) PER CITY OF RIVERSIDE STD. 200.
3. CONSTRUCT 6" CONCRETE CROSS GUTTER PER CITY OF RIVERSIDE STD. 220.
4. CONSTRUCT CONCRETE SIDEWALK PER CITY OF RIVERSIDE STD. 325.
5. CONSTRUCT WHEELCHAIR RAMP (TYPE 1) PER CITY OF RIVERSIDE STD. 304.
6. INSTALL STREET NAME SIGN PER CITY OF RIVERSIDE STD. 662 & SCHEDULE ON SHEET 1.

CURVE DATA				
NO.	DELTA/BRC	RADIUS	LENGTH	TANGENT
1	Δ = 90°49'04"	27.00'	42.80'	27.39'
2	Δ = 89°10'56"	27.00'	42.03'	26.62'
3	Δ = 15°00'00"	115.00'	30.11'	15.14'
4	Δ = 15°00'00"	115.00'	30.11'	15.14'
5	Δ = 210°00'00"	36.00'	131.95'	134.35'
6	N74°26'07"E	-	49.67'	-
7	N75°33'53"W	-	49.67'	-

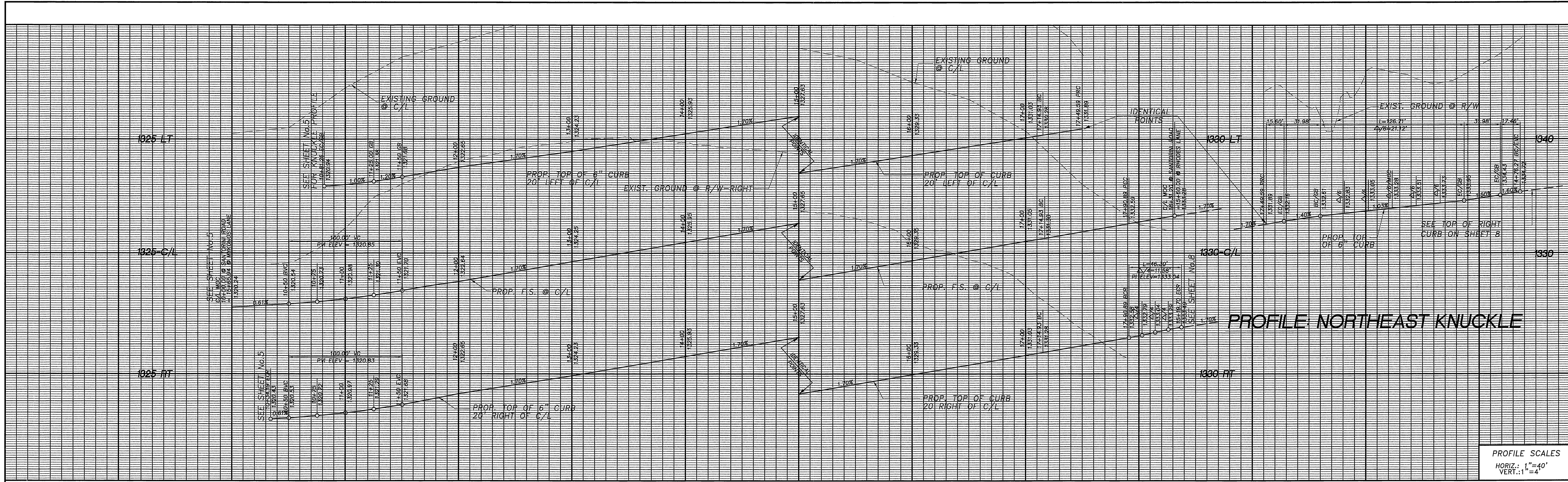


CITY OF RIVERSIDE PLANNING DEPARTMENT [Signature] 4/25/00 DATE		GAS COMPANY [Signature] 4-25-2000 DATE		CITY OF RIVERSIDE WATER SYSTEM APPROVED BY: RICHARD DROBEK VOID ONE YEAR FROM THIS DATE		BENCH MARK 1" IP WITH PLASTIC PLUG STAMPED LS 3018 FLUSH AT THE INTERSECTION OF VIA VISTA DRIVE AND CLARIDGE DRIVE EL=1302.588		CITY OF RIVERSIDE PUBLIC UTILITIES DEPARTMENT-ELECTRIC OVERHEAD AND UNDERGROUND [Signature] 4-25-00 DATE	
CHECKED BY: JP DRAWN BY: FM APPROVED BY: EF		AEI-CASC ENGINEERING 937 SOUTH VIA LATA SUITE 500 COLTON, CA 92324 PH. (909) 783-0101 FAX (909) 783-0108 CITY BUSINESS TAX CERT. NO. 056847 EXP. 10/14/00		CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT APPROVED BY: [Signature] 5/3/00 DATE: 5-3-2000		STREET IMPROVEMENT PLAN CRETE COURT TRACT NO. 29041 HORIZ. SCALE: 1"= 40' VERT. SCALE: 1"= 4'		ACCOUNT NO. R-3574 SHEET 6 OF 9	

INDEXED 6/20/2000 Ltt

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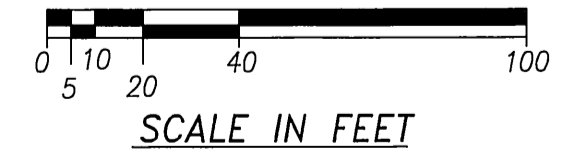
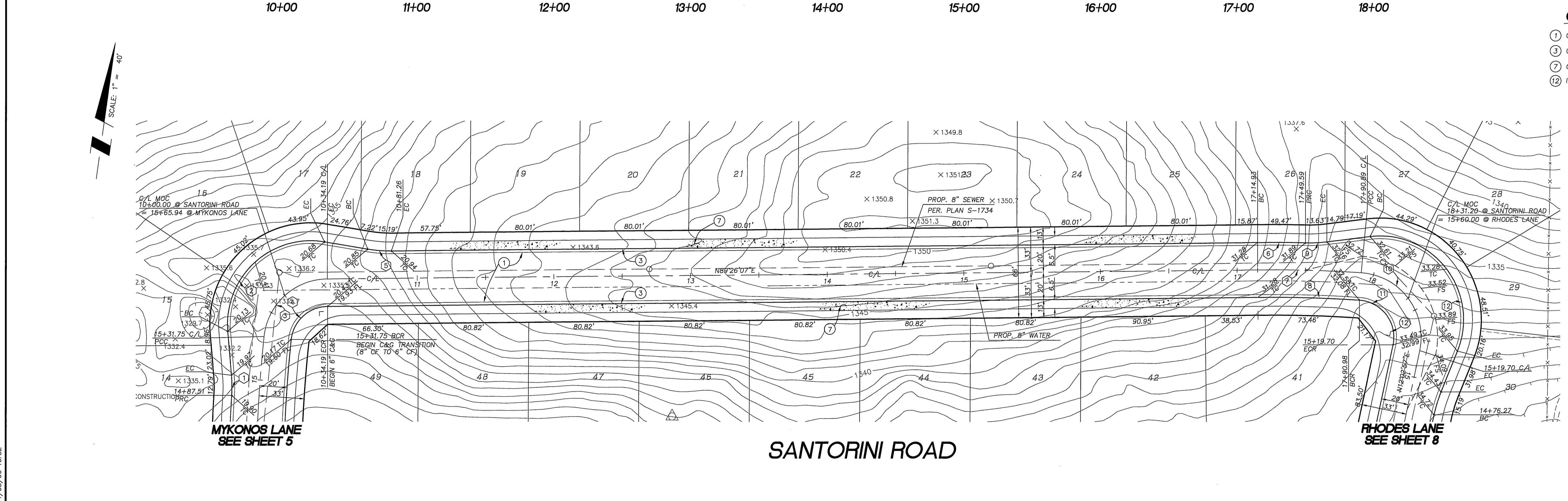
PC-4222-S



PROFILE SCALES
HORIZ.: 1"=40'
VERT.: 1"=4'

- CONSTRUCTION NOTES**
- CONSTRUCT A.C. W/SEAL COAT OVER C.A.B. PER TYPICAL SECTION.
 - CONSTRUCT TYPE 1 CURB AND GUTTER (6"C.F.) PER CITY OF RIVERSIDE STD. 200
 - CONSTRUCT CONCRETE SIDEWALK PER CITY OF RIVERSIDE STD. 325
 - INSTALL STREET NAME SIGN PER CITY OF RIVERSIDE STD. 662 & SCHEDULE ON SHEET 1.

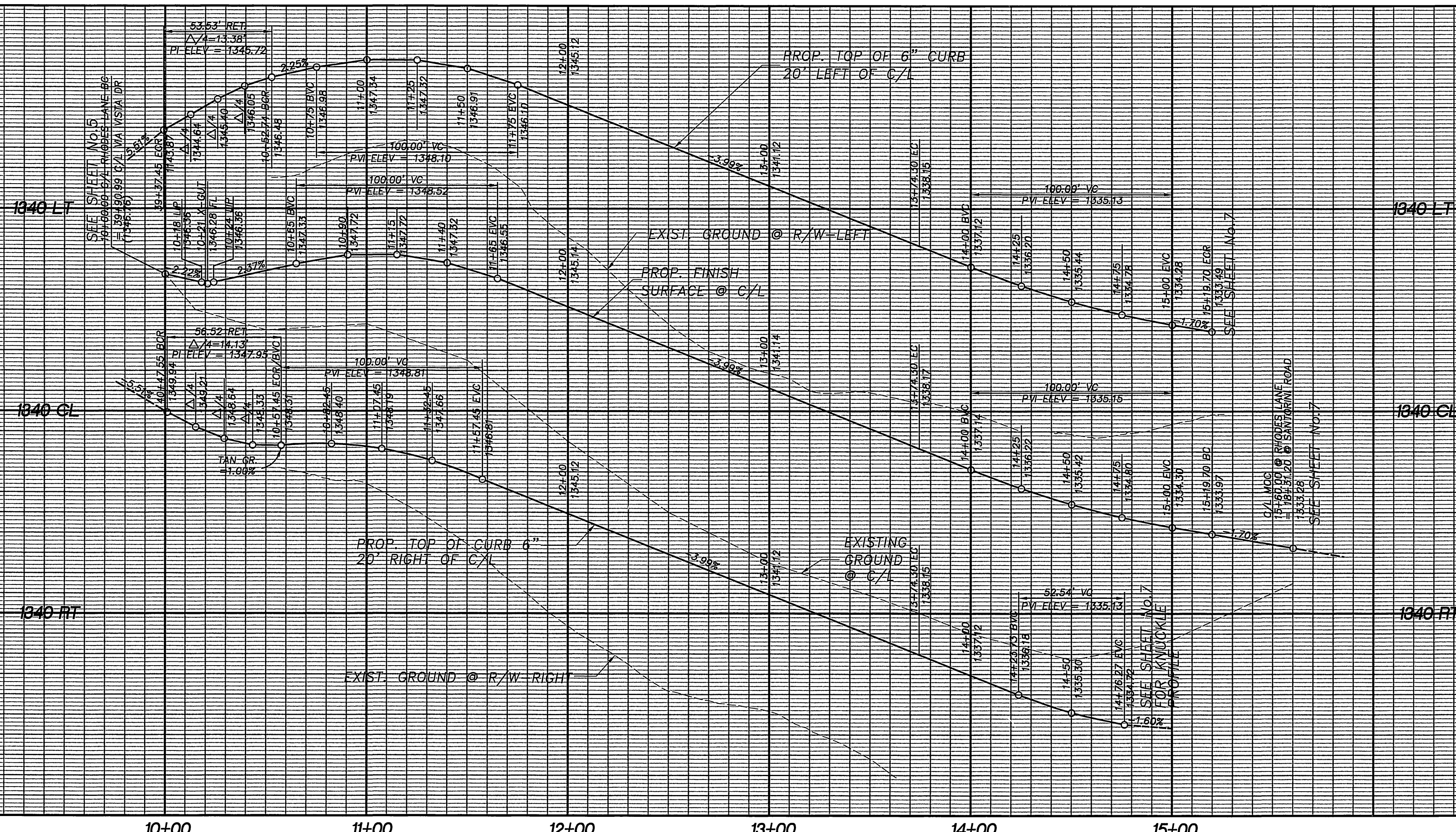
CURVE DATA				
NO.	DELTA/BRG	RADIUS	LENGTH	TANGENT
1	Δ = 8°25'26"	100.00'	14.70'	7.36'
2	Δ = 104°18'53"	61.00'	111.06'	78.52'
3	Δ = 83°21'19"	47.00'	68.38'	41.84'
4	Δ = 83°21'19"	27.00'	39.28'	24.04'
5	Δ = 10°00'03"	100.00'	17.45'	8.75'
6	Δ = 1°59'09"	1020.00'	35.35'	17.68'
7	Δ = 4°21'08"	1000.00'	75.96'	38.00'
8	Δ = 4°21'08"	980.00'	74.44'	37.24'
9	Δ = 8°56'08"	100.00'	15.60'	7.81'
10	Δ = 98°15'41"	47.00'	80.60'	54.32'
11	Δ = 98°15'41"	27.00'	46.30'	31.20'
12	Δ = 119°00'39"	61.00'	126.71'	103.58'



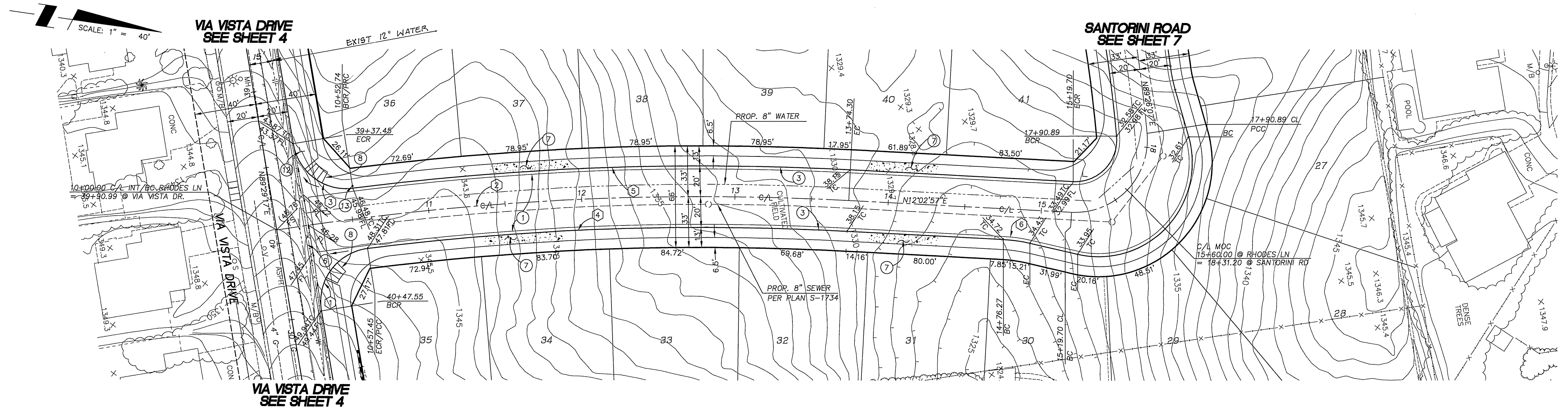
CITY OF RIVERSIDE PLANNING DEPARTMENT		GAS COMPANY		CITY OF RIVERSIDE WATER SYSTEM		BENCH MARK 1" IP WITH PLASTIC PLUG STAMPED LS 3018 FLUSH AT THE INTERSECTION OF VIA VISTA DRIVE AND CLARIDGE DRIVE EL=1302.588		CITY OF RIVERSIDE PUBLIC UTILITIES DEPARTMENT-ELECTRIC OVERHEAD AND UNDERGROUND	
SIGNATURE: <i>[Signature]</i>		DATE: 4/25/00		REVIEWED BY: <i>[Signature]</i>		DATE: 7-25-2000		APPROVED BY: <i>[Signature]</i>	
CHECKED BY: JP		DRAWN BY: FM		APPROVED BY: EF		PLANS PREPARED UNDER THE SUPERVISION OF:		CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT	
ERWIN R. FOGERSON, R.C.E. NO. 49060		DATE: 4/25/00		PH. (909) 783-0101		FAX (909) 783-0108		APPROVED BY: <i>[Signature]</i>	
CITY BUSINESS TAX CERT. NO. 056587		EXP. 10/14/00		MARK		REVISIONS		APPR DATE	
STREET IMPROVEMENT PLAN		ACCOUNT NO.		APPROVED BY: <i>[Signature]</i>		DATE: 5-3-2000		STREET SERVICES	
SANTORINI ROAD		R-3574		PRINCIPAL ENGINEER		PUBLIC WORKS DIRECTOR		DATE: 5-3-2000	
TRACT NO. 29041		SHEET 7 OF 9		TRAFFIC DIVISION		P.W. ENGINEERING MGR.		STREET SERVICES	
HORIZ. SCALE: 1" = 40'		VERT. SCALE: 1" = 4'		INDEXED 6/20/2000 LTT					

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PC-4222-S



PROFILE SCALES
HORIZ.: 1"=40'
VERT.: 1"=4'

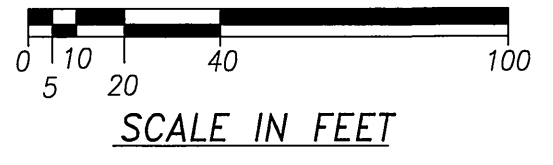


- CONSTRUCTION NOTES**
- CONSTRUCT A.C. W/SEAL COAT OVER C. A.B. PER TYPICAL SECTION.
 - CONSTRUCT TYPE I CURB AND GUTTER (6"C.F.) PER CITY OF RIVERSIDE STD. 200.
 - CONSTRUCT 6" CONCRETE CROSS GUTTER PER CITY OF RIVERSIDE STD. 220.
 - CONSTRUCT CONCRETE SIDEWALK PER CITY OF RIVERSIDE STD. 325.
 - CONSTRUCT WHEELCHAIR RAMP (TYPE I) PER CITY OF RIVERSIDE STD. 304.
 - INSTALL STREET NAME SIGN PER CITY OF RIVERSIDE STD. 662 & SCHEDULE ON SHEET 1.
 - INSTALL STOP SIGN R1 PER CITY OF RIVERSIDE STD. 662 & 666.

CURVE DATA				
NO.	DELTA/BRG	RADIUS	LENGTH	TANGENT
1	Δ = 92°31'41"	35.00'	56.52'	36.58'
2	Δ = 11°54'52"	1800.00'	374.30'	187.83'
3	Δ = 87°37'19"	35.00'	53.53'	33.58'
4	Δ = 10°05'08"	1780.00'	313.33'	157.07'
5	Δ = 10°14'08"	1820.00'	325.13'	163.00'
6	Δ = 10°00'20"	100.00'	17.46'	8.75'

RHODES LANE

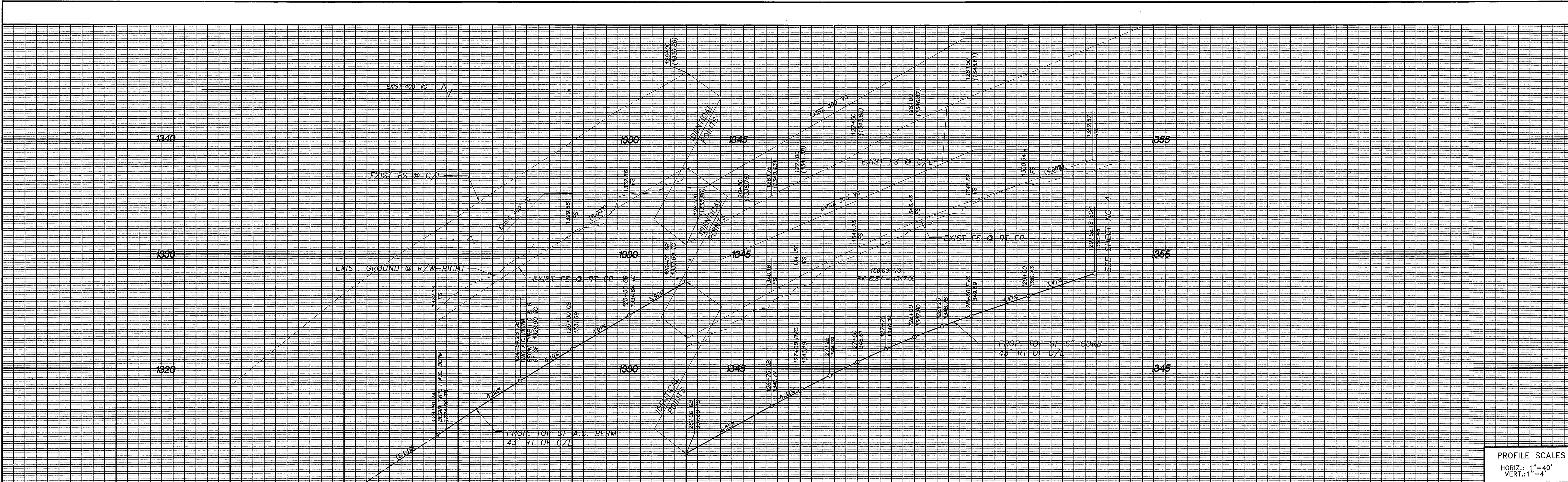
CITY OF RIVERSIDE PLANNING DEPARTMENT SIGNATURE: <i>[Signature]</i> DATE: 4/25/00		GAS COMPANY REVIEWED BY: <i>[Signature]</i> DATE: 4-25-2000		CITY OF RIVERSIDE WATER SYSTEM APPROVED BY: RICHARD PROBEK VOID ONE YEAR FROM THIS DATE DATE:		BENCH MARK 1" IP WITH PLASTIC PLUG STAMPED LS 3018 FLUSH AT THE INTERSECTION OF VIA VISTA DRIVE AND CLARIDGE DRIVE EL=1302.588		CITY OF RIVERSIDE PUBLIC UTILITIES DEPARTMENT-ELECTRIC OVERHEAD AND UNDERGROUND APPROVED BY: <i>[Signature]</i> DATE: 4-25-00	
CHECKED BY: JP DRAWN BY: FM APPROVED BY: EF	PLANS PREPARED UNDER THE SUPERVISION OF: AEI-CASC ENGINEERING 937 SOUTH VIA LATA SUITE 500 COLTON, CA 92324 PH. (909) 783-0101 FAX (909) 783-0108 CITY BUSINESS TAX CERT. NO. 056587 EXP. 10/14/00			CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT APPROVED BY: <i>[Signature]</i> DATE: 5-3-2000		STREET IMPROVEMENT PLAN RHODES LANE TRACT NO. 29041 HORIZ. SCALE: 1"=40' VERT. SCALE: 1"= 4'		ACCOUNT NO. R-3574 SHEET 8 OF 9	



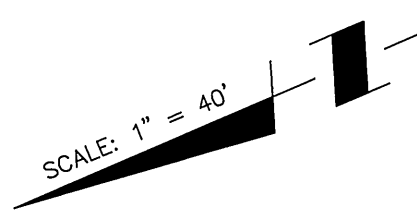
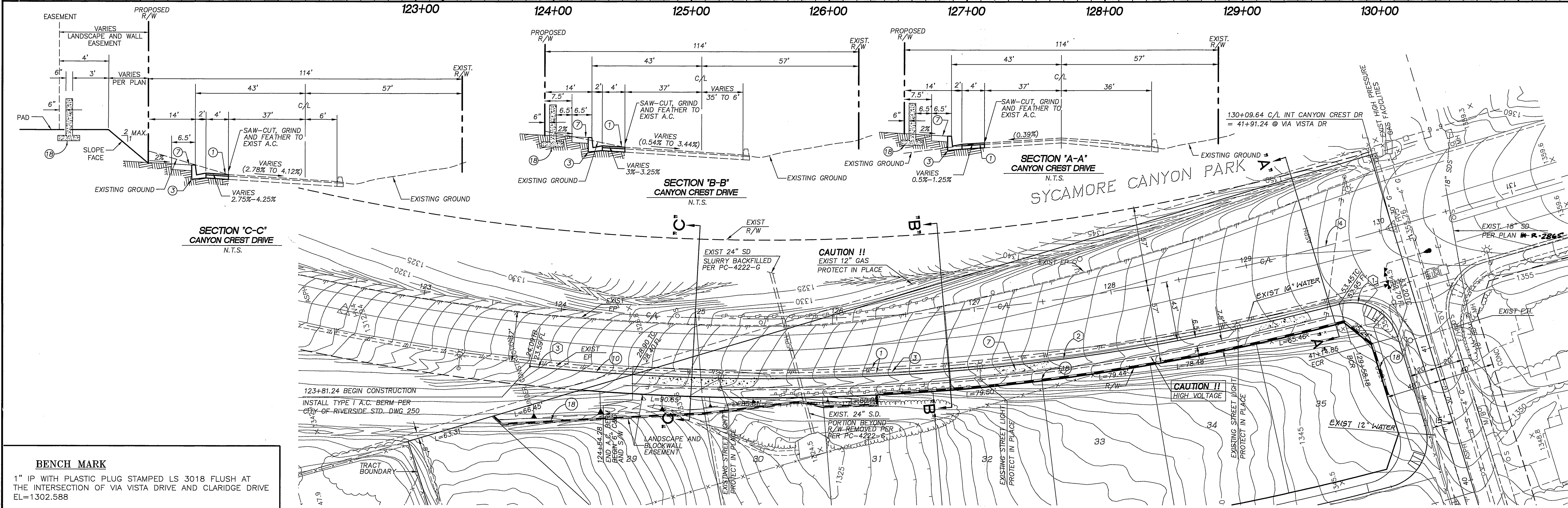
INDEXED 6/20/2000 LFT

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PC-422-S



PROFILE SCALES
 HORIZ.: 1"=40'
 VERT.: 1"=4'



- CONSTRUCTION NOTES**
- 1 CONSTRUCT A.C. W/SEAL COAT OVER A.B. FOR TYPICAL SECTION
 - 3 CONSTRUCT TYPE I CURB AND GUTTER (6" CF) PER CITY OF RIVERSIDE STD DWG NO. 200.
 - 7 CONSTRUCT CONCRETE SIDEWALK PER CITY OF RIVERSIDE STD DWG NO. 325.
 - 10 CONSTRUCT TYPE I ASPHALT CONCRETE BERM PER CITY OF RIVERSIDE STD DWG NO. 250.
 - 18 CONSTRUCT BLOCK WALL PER CITY OF RIVERSIDE STD. DWG. NO. 704 (THIS WALL REQUIRES A PERMIT AND INSPECTION FROM THE PUBLIC WORKS ENGINEERING DIVISION) SEE GENERAL NOTE 13 ON SHEET 1.

CURVE DATA				
NO.	DELTA/BRG	RADIUS	LENGTH	TANGENT
1	Δ = 87°22'47"	35.00'	53.38'	33.43'
2	Δ = 18°02'41"	1643.00'	517.45'	260.88'
3	Δ = 02°36'56"	1643.00'	75.00'	37.51'
4	Δ = 36°17'11"	1600.00'	1614.24'	524.81'

BENCH MARK
 1" IP WITH PLASTIC PLUG STAMPED LS 3018 FLUSH AT THE INTERSECTION OF VIA VISTA DRIVE AND CLARIDGE DRIVE
 EL=1302.588

CITY OF RIVERSIDE PLANNING DEPARTMENT [Signature] 4/25/00		GAS COMPANY [Signature] 4-25-2000		CITY OF RIVERSIDE WATER SYSTEM [Signature] 4/25/00		CITY OF RIVERSIDE PUBLIC UTILITIES DEPARTMENT - ELECTRIC OVERHEAD AND UNDERGROUND [Signature] 4-25-00	
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CANYON CREST DRIVE

CHECKED BY: JP
 DRAWN BY: FM
 APPROVED BY: EF
 PLANS PREPARED UNDER THE SUPERVISION OF:
 [Signature] 4/25/00
 ERWIN R. FERGUSON R.C.E. NO. 49060

AEI-CASC ENGINEERS
 937 SOUTH VIA LATA SUITE 500
 COLTON, CA 92324
 PH. (909) 783-0101 FAX (909) 783-0108
 CITY BUSINESS TAX CERT. NO. 056587 EXP. 10/14/00

MARK	REVISIONS	APPR	DATE

CITY OF RIVERSIDE
 PUBLIC WORKS DEPARTMENT

APPROVED BY:	BY:	DATE:	APPROVED BY:
PRINCIPAL ENGINEER	[Signature]	04/29/00	R. McEnath
PARK DEPARTMENT	[Signature]	5/3/00	PUBLIC WORKS DIRECTOR
TRAFFIC DIVISION	[Signature]	5/2/00	
P.W. ENGINEERING MGR.	[Signature]	4/25/00	
STREET SERVICES	[Signature]	4/25/00	

STREET IMPROVEMENT PLAN
CANYON CREST DRIVE
 TRACT NO. 29041
 HORIZ. SCALE: 1"= 40' VERT. SCALE: 1"= 4'

ACCOUNT NO.
R-3574
 SHEET **9** OF **9**

INDEXED 6/20/2000 left

SHEET: 9.dwg 04/05/00 11:16

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