

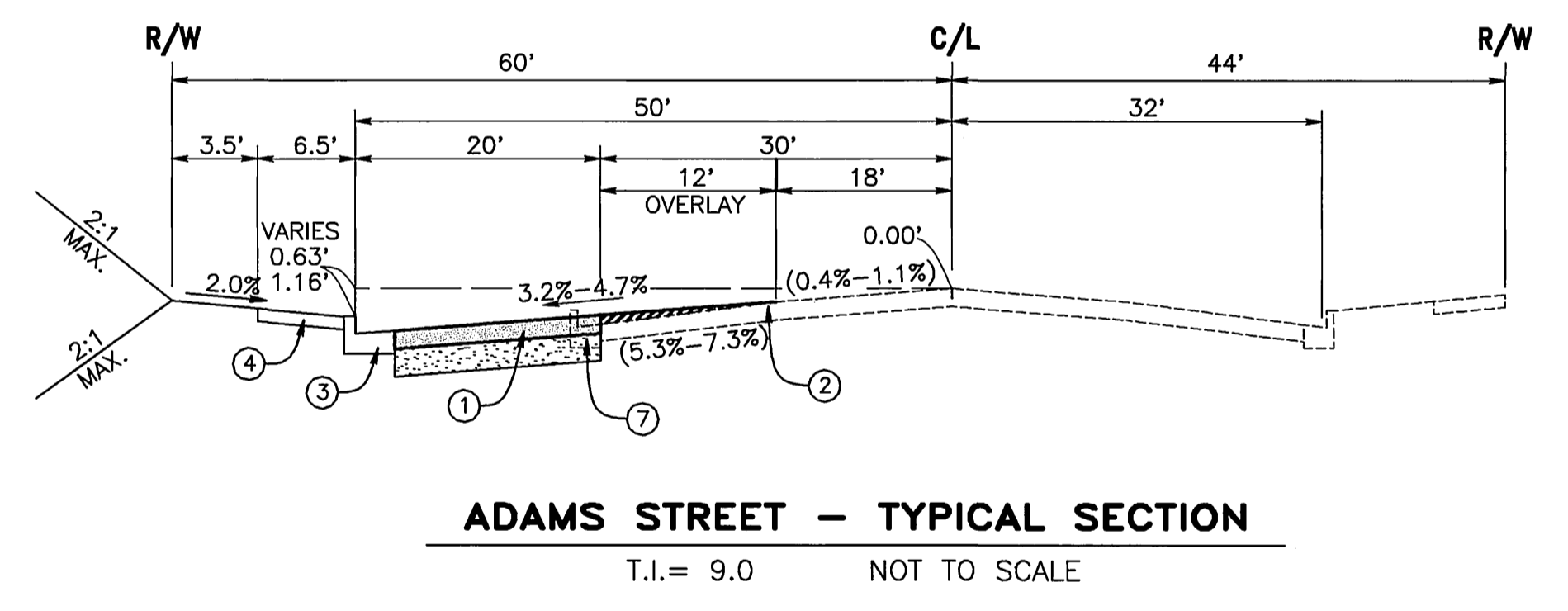
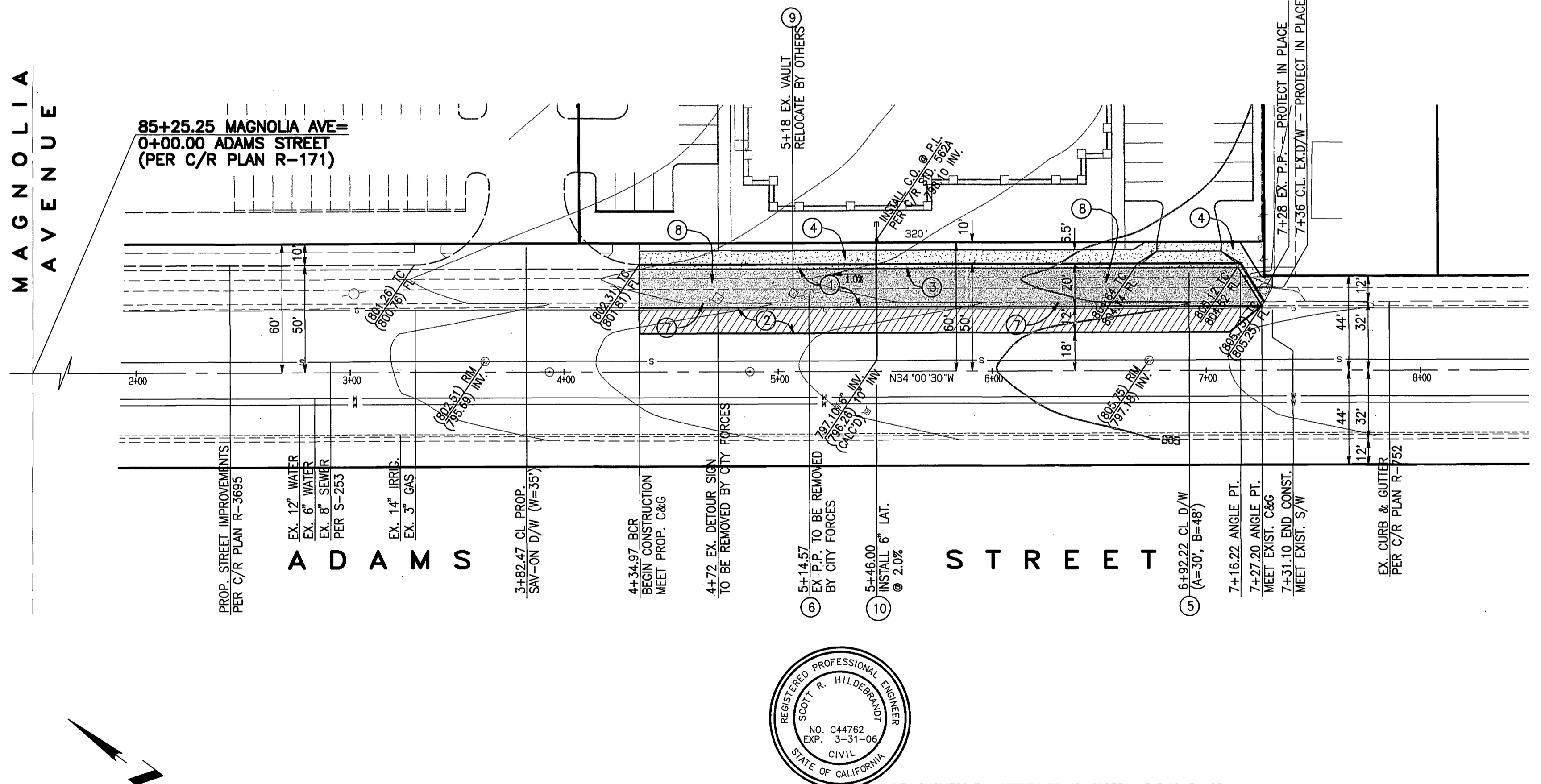
LEGEND

- P.P. POWER POLE
- F.H. FIRE HYDRANT
- INV. INVERT
- T.G. TOP OF GRATE
- F.L. FLOW LINE
- SF. SQUARE FEET
- PAD. PAD ELEVATION
- F.G. FINISH GRADE
- F.F. FINISHED FLOOR
- C.B. CATCH BASIN
- H.P. HIGH POINT
- G.B. GRADE BREAK
- S.D. STORM DRAIN
- D.WY. DRIVEWAY
- CL. CENTERLINE

SCALE
 HORIZ. : 1" = 40'
 VERT. : 1" = 4'

GENERAL NOTES

1. NO PERSON SHALL PERFORM ANY CONSTRUCTION ACTIVITY OR INSTALL 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.
2. 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.
3. 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.
4. 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.
5. QUANTITIES SHOWN ARE FOR INFORMATION ONLY AND THE CITY OF RIVERSIDE IS NOT RESPONSIBLE FOR THEIR ACCURACY.
6. 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.
7. SEE CITY OF RIVERSIDE DESIGN DRAWING FOR PLANS AND SPECIFICATIONS FOR STREET LIGHTS AND UNDERGROUND FACILITIES. (CONTACT ADRIAN VALDEZ AT (909) 826-5488 OR VAHID BAZEL AT (909) 826-5830).
8. ALL FLAGGED ELEVATIONS SHALL BE STAKED IN THE FIELD BY THE PRIVATE ENGINEER.
9. WHERE NEW PAVEMENT IS TO JOIN EXISTING PAVEMENT, 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.
10. 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.
11. 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/OR CUT SHEETS.
12. FINAL STRIPING FOR TRAFFIC CONTROL AND/OR PAVEMENT MARKING TO BE THE RESPONSIBILITY OF THE DEVELOPER. (CONTRACTOR IS TO REPLACE THE CENTERLINE STRIPING WITHIN PROJECT LIMITS).
13. THE CONTRACTOR SHALL CALL IN A LOCATION REQUEST TO UNDERGROUND SERVICE ALERT (USA) PHONE (800) 227-2800, 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 PROVIDED AN INQUIRY IDENTIFICATION NUMBER BY U.S.A.
14. 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.
15. THE CONTRACTOR SHALL COORDINATE TRENCHING FOR CABLE TELEVISION WITH OTHER TRENCHING WITHIN THE SUBDIVISION.
16. 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.



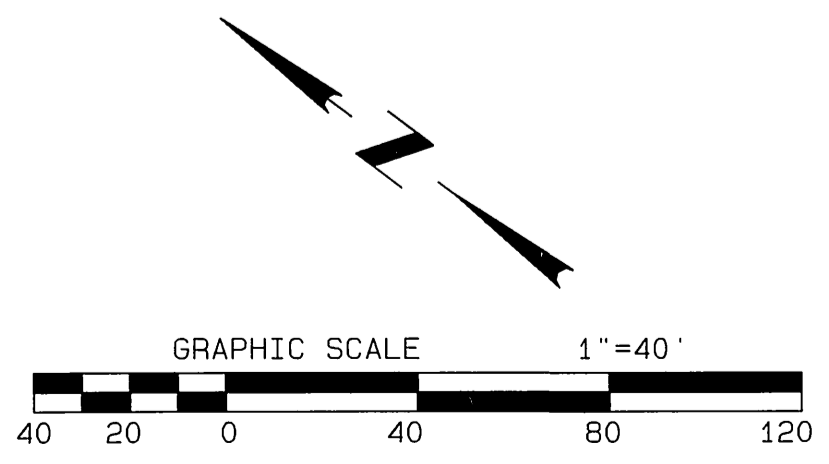
CONSTRUCTION NOTES

1. CONSTRUCT 4" A.C. PAVEMENT OVER 7" C.A.B. MATERIAL (R-VALUE= 62) PER S.R. 1999 (REV. R-2699) 5,112 SF
2. OVERLAY EXISTING AC PAVEMENT (0.1" MINIMUM) (FEATHER AS DIRECTED BY CITY INSPECTOR) 3,420 SF
3. CONSTRUCT 6" CURB & GUTTER (TYPE I) PER CITY STD #200. 297 LF
4. CONSTRUCT 6.5" CURB SIDEWALK PER CITY STD #325. 1,741 SF
5. CONSTRUCT DRIVEWAY APPROACH PER CITY STD. #302 (TYPE CURB-II) A=30' B=48' 328 SF
6. EXISTING POWER POLE TO BE REMOVED BY CITY CREWS. 1 EA
7. REMOVE EXISTING CURB AND GUTTER 292 SF
8. REMOVE EXIST CONCRETE SIDEWALK 1,460 SF
9. CHARTER CABLE VAULT TO BE RELOCATED OR ADJUSTED TO GRADE BY OTHERS 1 EA
10. INSTALL 6" SEWER LATERAL PER CITY STD. #562A 50 LF

QUANTITIES

*AS-BUILT PER PLANS 7-06-03 LHT

PW03-0018



CITY OF RIVERSIDE
 PUBLIC UTILITY DEPT. - WATER DIVISION
 REVIEWED BY *[Signature]* DATE 4/24/03
 CITY OF RIVERSIDE
 PUBLIC UTILITY DEPT. - OVERHEAD & UNDERGROUND
 REVIEWED BY *[Signature]* DATE 4/24/03

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

REGISTERED PROFESSIONAL ENGINEER
 SCOTT R. HILDEBRAND
 NO. C44762
 EXP. 3-31-06
 CIVIL
 STATE OF CALIFORNIA

CITY BUSINESS TAX CERTIFICATE NO. 005751 EXP. 12-31-03
ALBERT A. WEBB
 CIVIL ENGINEERS
 3788 McCRAV STREET
 RIVERSIDE, CA 92506
 (909) 686-1070
 APPROVED BY *[Signature]* DATE 4/23/03
 R.C.E. NO. C44762
 W.D. 02-0409 FOR: MAGNON COMPANIES F.B. 2002

BENCH MARK:
 CITY OF RIVERSIDE B.M. C5-A2
 MONUMENT @ CL INTX. OF ADAMS ST AND
 MAGNOLIA AVE. ELEV=797.890.

MARK	REVISIONS	APPR.	DATE

CITY OF RIVERSIDE, CALIFORNIA
 PUBLIC WORKS DEPARTMENT
 APPROVED BY *[Signature]* DATE 4/23/03
 PRINCIPAL ENGINEER
 PARK DEPARTMENT
 TRAFFIC DIVISION
 DEP. P.W. DIRECTOR
 STREET SERVICES

STREET IMPROVEMENT PLANS
3739 ADAMS STREET
 RZ - 017 - 001
 EAST SIDE FROM 400' TO 725' S'LY OF MAGNOLIA AVENUE
 SCALE: HORIZ.: 1"=40' VERT.: 1"=4'

ACCOUNT NO.
 DRAWING NUMBER
R-3710
 SHEET **1** OF **1**
 WEBB W.O.: 02-0409

FILE: 6:1202102-0409106 & PWD: 020409street.lpd

INDEXED 6-30-03 LHT