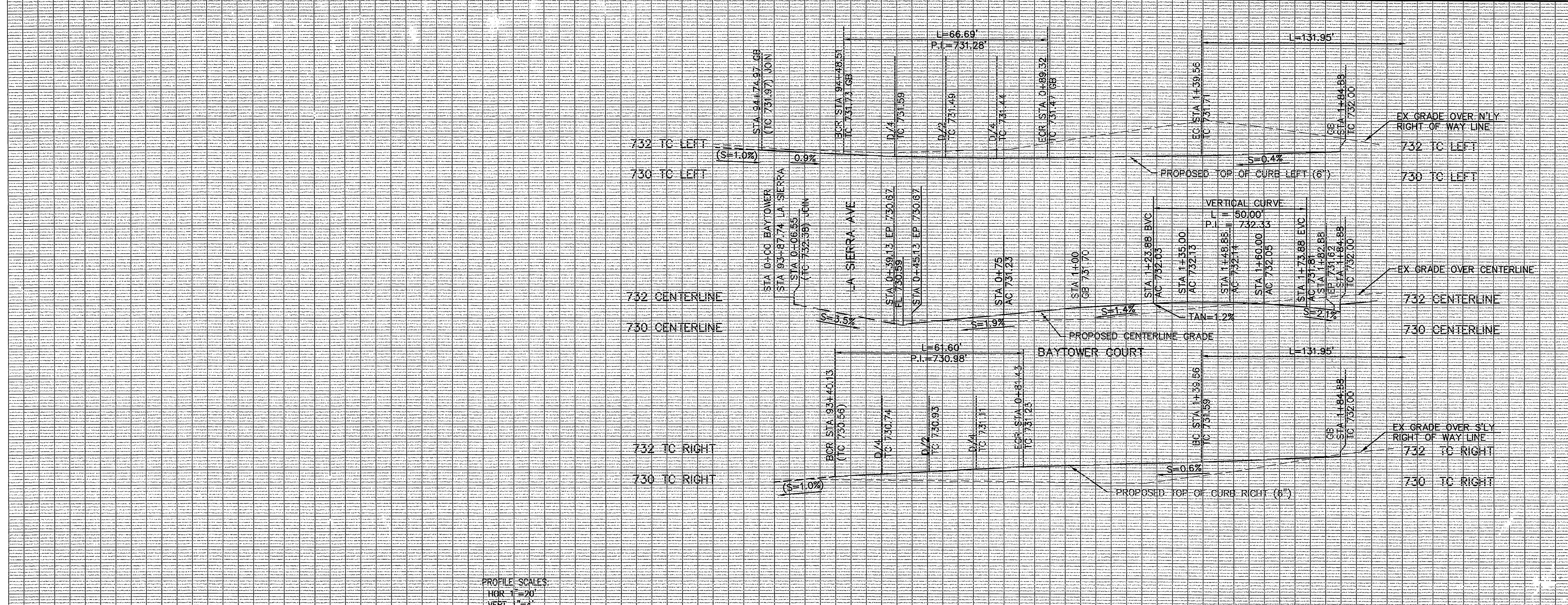


**GENERAL NOTES**

- 1) NO PERSONS SHALL PERFORM ANY CONSTRUCTION ACTIVITY OR INSTALL ANY OBJECT 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) THE QUANTITIES SHOWN HEREON 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) ALL FLAGGED ELEVATIONS SHALL BE STAKED IN THE FIELD BY THE PRIVATE ENGINEER.
- 8) WHERE NEW PAVEMENT IS TO JOIN EXISTING PAVEMENT, THE EDGE OF THE EXISTING PAVEMENT SHALL BE TRIMMED IN A SMOOTH AND STRAIGHT LINE. CONSTRUCT MATCH UP PAVING SHOWN ON THE PLANS AND OVERLAY PAVING AS DIRECTED IN THE FIELD TO PRODUCE A SMOOTH SECTION.
- 9) CONSTRUCT DRIVEWAY APPROACHES PER STANDARD DRAWING 302. THE EXACT SIZE AND LOCATION TO BE STAKED BY THE PRIVATE ENGINEER PRIOR TO CONSTRUCTION OF THE CURB AND GUTTER.
- 10) THE SUBDIVIDER SHALL ARRANGE FOR A SOIL TEST TO BE MADE BY A SOILS ENGINEER AFTER THE STREETS HAVE BEEN PREPARED TO ROUGH GRADE AND PRIOR TO CURB AND GUTTER CONSTRUCTION. DEPTH OF BASE MATERIAL AND AC PAVING SHALL BE DETERMINED BY THE CITY OF RIVERSIDE DESIGN STANDARDS AND TEST PROCEDURES.
- 11) ON ALL AREAS WITHIN PUBLIC RIGHT OF WAY WHERE THE FILL IS ONE FOOT OR GREATER, A LETTER WILL BE REQUIRED FROM THE SOILS ENGINEER, CERTIFYING THE COMPACTION OF FILL BELOW THE SUBGRADE, PRIOR TO ISSUANCE OF THE CONSTRUCTION PERMIT.
- 12) THE CONTRACTOR SHALL CALL IN A LOCATION REQUEST TO UNDERGROUND SERVICE ALERT (USA) (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.
- 13) IN PAVEMENT OVERLAY AREAS, ANY DISTRESSED EXISTING PAVEMENT SHALL BE REMOVED AND REPLACED AS DIRECTED BY THE INSPECTOR PRIOR TO OVERLAYING WITH AC PAVING.
- 14) THE CONTRACTOR SHALL COORDINATE TRENCHING FOR CABLE TELEVISION WITH OTHER TRENCHING WITHIN THE SUBDIVISION.
- 15) THE DEVELOPER OR CONTRACTOR SHALL GIVE THE WATER DIVISION FIVE (5) WORKING DAYS WRITTEN NOTICE PRIOR TO START OF CONSTRUCTION AND TO ALLOW THE CITY TEN (10) WORKING DAYS FOR COMPLETION OF WORK (951) 351-6368.
- 16) STREET LIGHT LOCATION AND INSTALLATION SHALL BE PER CITY OF RIVERSIDE STANDARD REQUIREMENTS AND SPECIFICATIONS AND PER ENGINEERING PLANS PREPARED BY ELECTRICAL ENGINEERING DIVISION OF THE UTILITY DEPARTMENT. COORDINATE INSTALLATION OF STREET LIGHTS WITH VAHID BAZEEL (951) 826-5497.



PROFILE SCALES:  
HOR. 1"=20'  
VERT. 1"=4'

**REMOVAL NOTES**

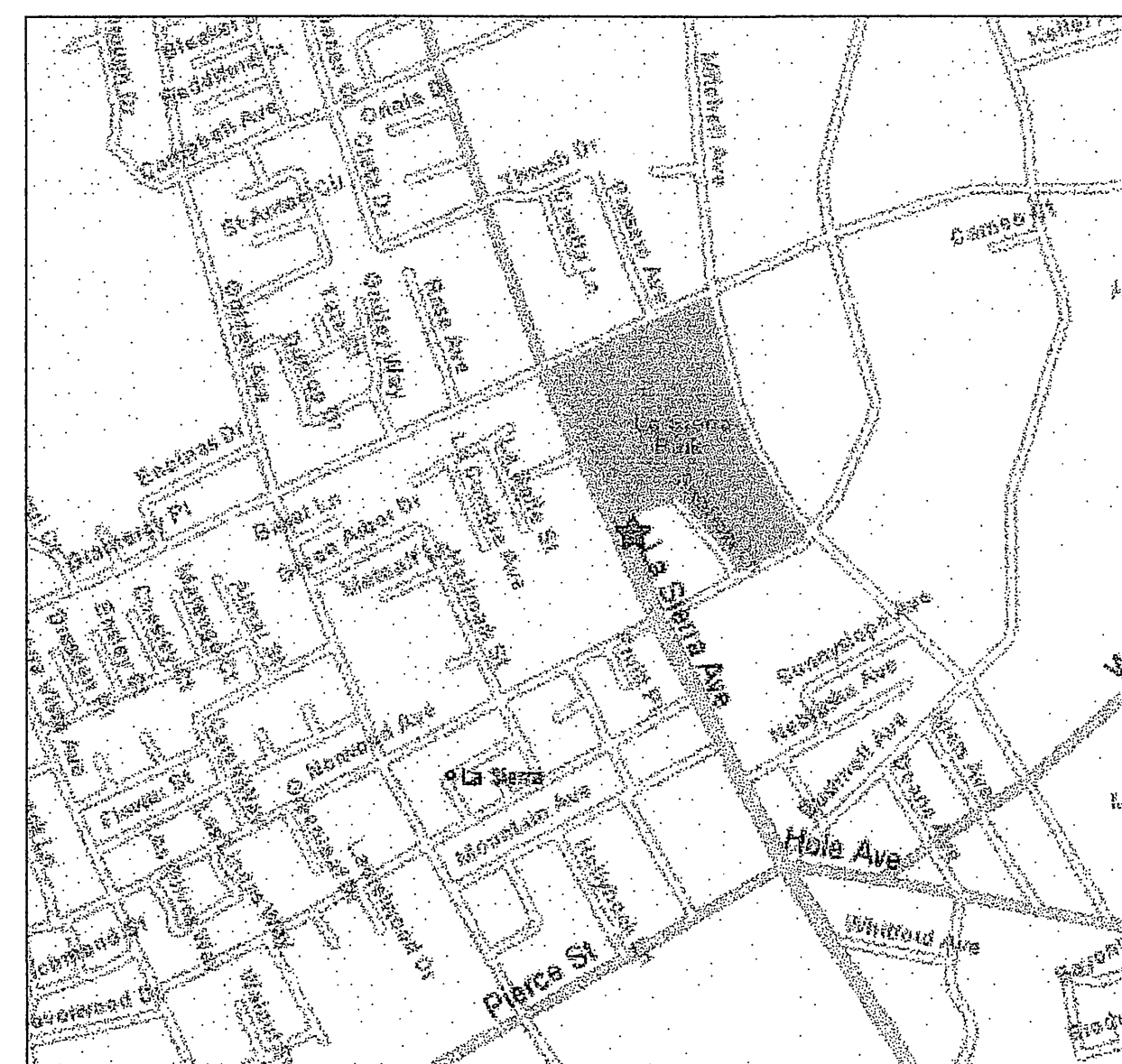
- 1 REMOVE INTERFERING PORTIONS OF CURB AND GUTTER TO NEAREST JOINT AND DISCARD FROM SITE AS REQUIRED.
- 2 REMOVE INTERFERING PORTIONS OF CONCRETE SIDEWALK OR DRIVEWAY APRON AND DISCARD FROM SITE AS REQUIRED.
- 3 SAWCUT AND REMOVE ONE FOOT STRIP OF ASPHALT PAVEMENT AND DISCARD FROM SITE AS REQUIRED.

**CONSTRUCTION NOTES**

- 1 CONSTRUCT \_\_\_\_\_ A.C. PAVING OVER \_\_\_\_\_ CRUSHED AGGREGATE BASE. PER S.R. \_\_\_\_\_; R-VALUE = \_\_\_\_\_
- 2 CONSTRUCT CONCRETE CURB AND GUTTER PER CITY STD. 200, TYPE I (6"CF)
- 3 CONSTRUCT CONCRETE SIDEWALK PER CITY STD 325.
- 4 CONSTRUCT DRIVEWAY APPROACH PER CITY STD 302 TYPE CURB-I (A=16' B=24').
- 5 CONSTRUCT WHEEL CHAIR RAMP PER CITY STD 304 - TYPE I.
- 6 CONSTRUCT CROSS GUTTER PER CITY STD 220.
- 7 CONSTRUCT DEEP LIFT ASPHALT TO MATCH EXISTING PAVEMENT SECTION.
- 8 CONSTRUCT STOP SIGN(R1 - 30") PER STD 666 & 662A.
- 9 CONSTRUCT STREET NAME SIGN PER SIGN SCHEDULE HEREON PER CITY STD 662A AND 666
- P PROTECT IN PLACE AS NOTED.
- R UTILITY TO BE REMOVED BY CITY FORCES.

**LEGEND**

AC	ASPHALT CONCRETE
BLD	BUILDING
BX	BOTTOM OF DRIVEWAY "X"
BY	BOTTOM OF WALL
CB	CATCH BASIN
COL	COLUMN
EOP	EDGE OF PAVEMENT
FG	FINISHED GRADE
FF	FINISHED FLOOR
FL	FLOW LINE
FS	FINISHED SURFACE
FH	FIRE HYDRANT
GB	GRADE BREAK
INV	INVERT
PL	PROPERTY LINE
TC	TOP OF CURB
TF	TOP OF FOOTING
TG	TOP OF GRATE
TOE	TOE OF SLOPE
TOP	TOP OF SLOPE
TW	TOP OF WALL
TX	TOP OF DRIVEWAY "X"
WM	WATER METER
WV	WATER VALVE
(100)	EXISTING CONTOUR
---	PROPOSED CONTOUR
---	GRADE BREAK LINE
---	PROPERTY LINE



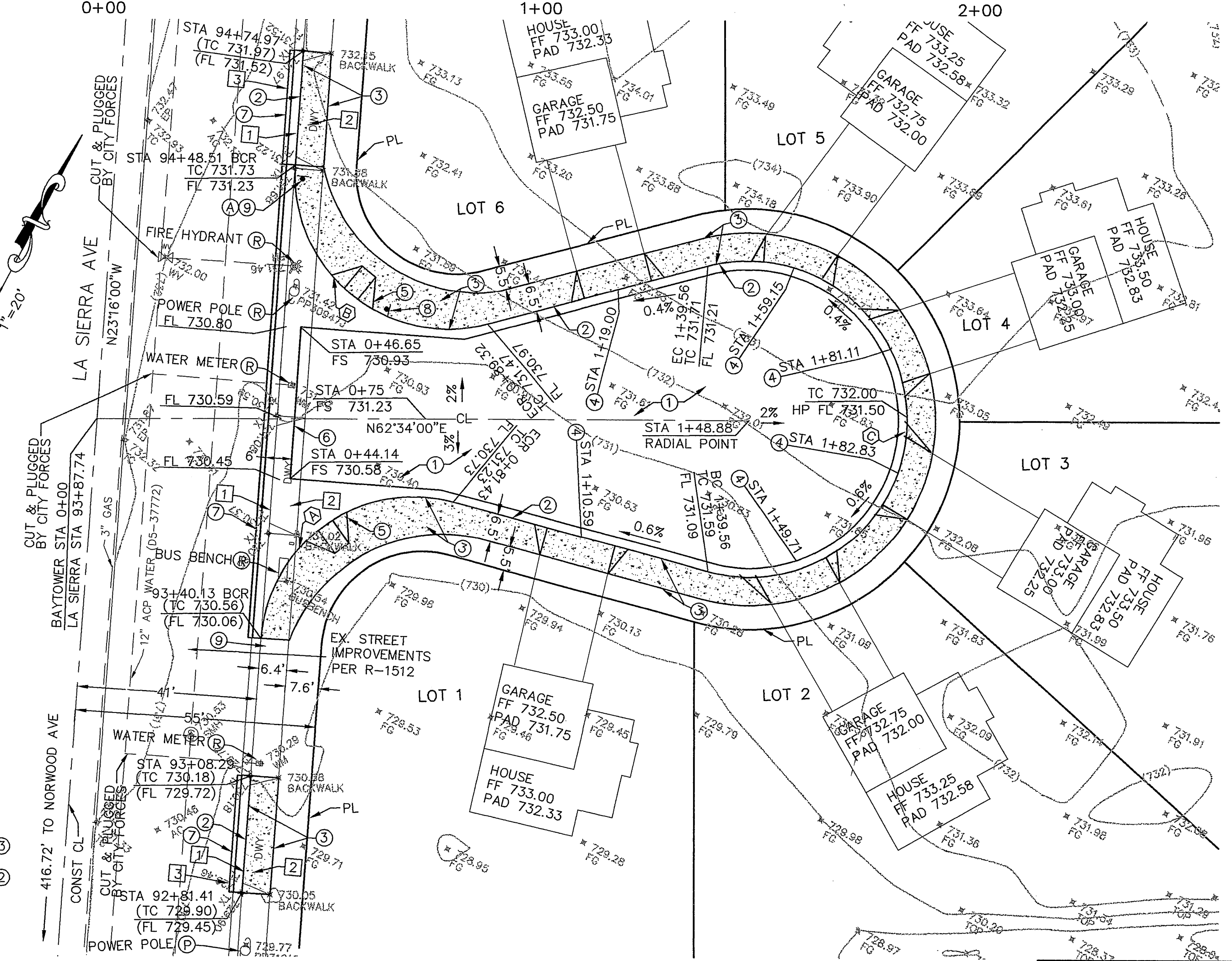
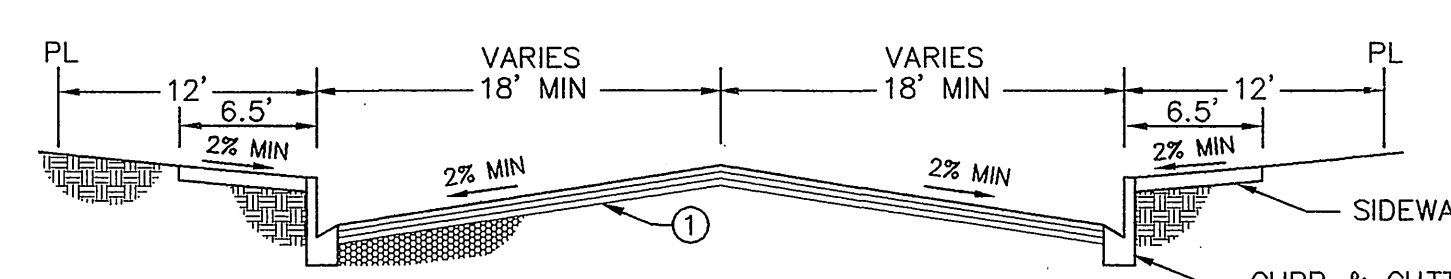
**STREET SIGN SCHEDULE**

NO.	NAME	BLOCK NO.
(A)	LA SIERRA AVENUE	5100
(B)	BAYTOWER COURT	11000

INSTALL SIGNS PER C/R STD 666 AND 662A

**CURVE DATA**

NO.	DELTA	RADIUS	LENGTH	TAN
(A)	100°50'00"	35.00'	61.60'	42.33'
(B)	109°10'00"	35.00'	66.69'	49.22'
(C)	210°00'00"	36.00'	131.95'	-



RIVERSIDE BUSINESS TAX CERTIFICATE #116839, EXP. 7/15/05

APPROVED: RIVERSIDE TRANSIT AGENCY  BY: <i>M. McCoy</i> 11/10/04	APPROVED ELECTRICAL UTILITY:  BY: <i>Val</i> 11/18/04	APPROVED WATER UTILITY:  BY: <i>MM</i> 11/22/04	BENCH MARK: G1- J3 729.556 (NGVD 29) PK NAIL AND CITY ENGINEER TAG IN THE EASTERLY WING OF A CATCH BASIN AT THE BCR OF THE SOUTHWESTERLY CURB RETURN AT LA SIERRA AVE AND NORWOOD AVE	PLAN PREPARED BY: GAMBINO ENGINEERING, INC. 524 W COMMONWEALTH AVE. #E FULLERTON, CA 92832 (714) 449-1316 APPROVED BY: <i>Peter M. Gambino</i> DATE: 11/10/04 PETER GAMBINO R.C.E. 55577	CITY OF RIVERSIDE, CALIFORNIA PUBLIC WORKS DEPARTMENT APPROVED BY: <i>Blair Byrd</i> PRINCIPAL ENGINEER DATE: 11/10/04 CITY ENGINEER DATE: 11/10/04	TRACT NO. 32121 STREET PLAN AND PROFILE BAYTOWER COURT SCALE: HORIZ 1"=20' VERT 1"=4'	PW04-0609 ACCOUNT NO. DRAWING NUMBER R- 3813 SHEET 1 OF 1
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INDEXED 1-04-05 LHM