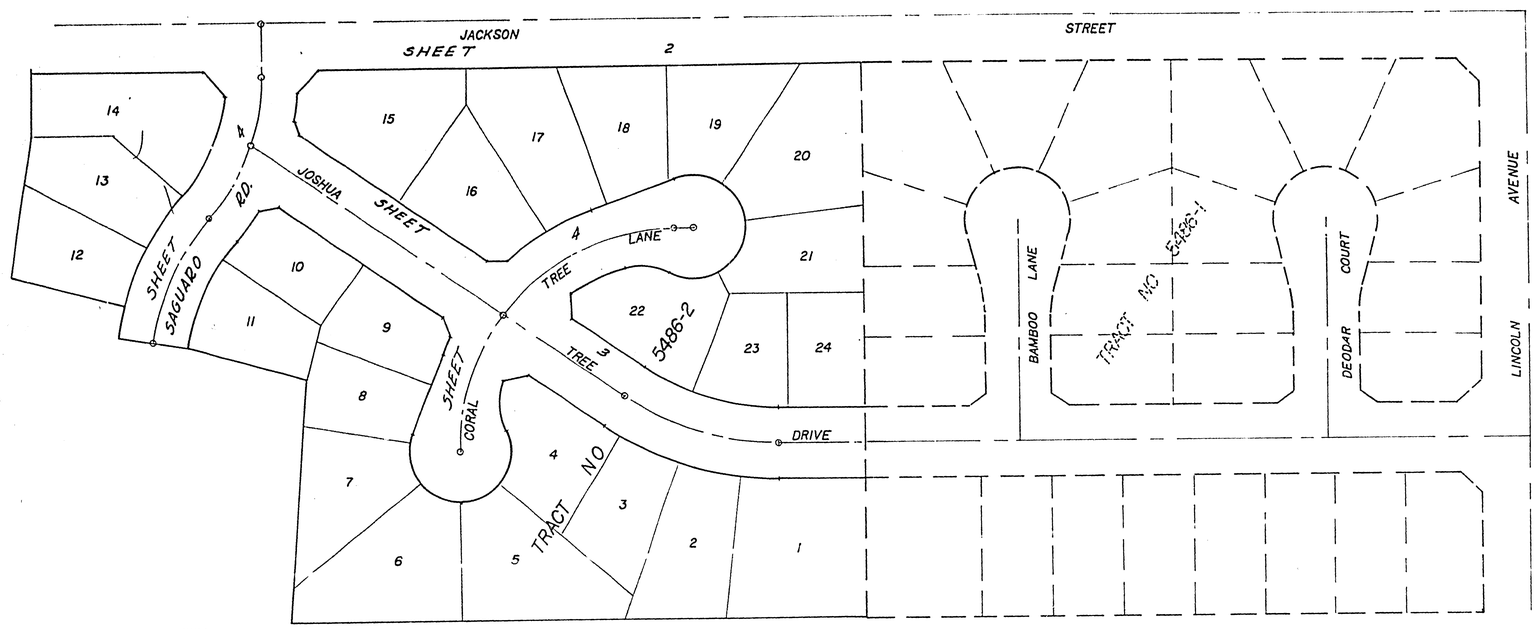
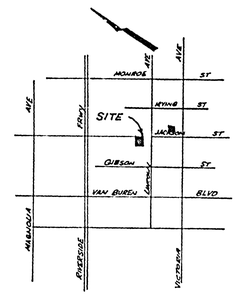


INDEX MAP

SCALE 1"=60'



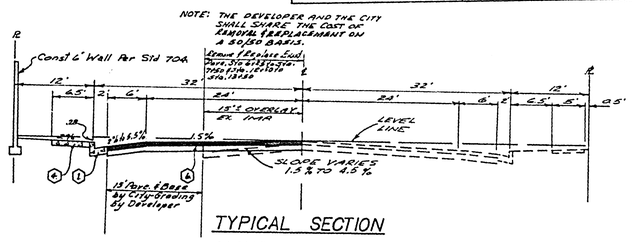
LOCATION MAP

NO SCALE

GENERAL NOTES

1. Construction shall be in accordance with the Standard Specifications for Public Works Construction 1976 Edition and per City of Riverside Standard Drawings.
2. All flagged elevations shall be staked in the field by the Engineer.
3. The Subdivider shall arrange for a soil test to be made by a Soils Engineer after the streets have been prepared to rough grade. Depth of base material and A.C. paving shall be determined by the City of Riverside design Standards and test procedures.
4. Location of driveway approaches (Std. No. 302) to be determined at the time of construction as approved by the Traffic Engineer.
5. Curb and gutter to be staked at a 3' offset and at 25' intervals.
6. Traffic control signs must be in place prior to opening streets to traffic.
7. 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.
8. Trim edge of exist. 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. Engineer Estimates overlay to be 150 feet.
9. See "Street Lighting Plans" for quantity and location of required street lights.
10. In order to coordinate City's portion of the work the Developer shall give the City 48 days notice in order that Developers and City's work may be installed concurrently.
11. See landscaping and sprinkler system plans for Parkway on Lincoln and Jackson.
12. The contractor shall contact the Public Service Dept. (787-7251) to pick up any existing Std. 180 Barricades that are being removed.
13. 4"x4" blockouts for mail boxes required in curbline sidewalk.
14. The Developer shall coordinate the installation of access paving on Jackson St. with the City Construction Inspector.

NOTE: THE DEVELOPER AND THE CITY SHALL SHARE THE COST OF REMOVAL & REPLACEMENT ON A 80/20 BASIS.

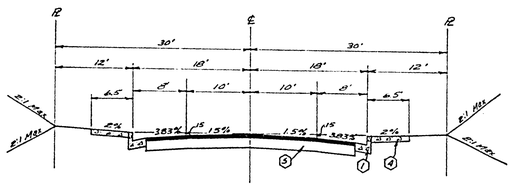


TYPICAL SECTION JACKSON STREET

STA. 6+75 to STA. 7+50 & STA. 12+50 to STA. 13+50

T.I.=7

NO SCALE

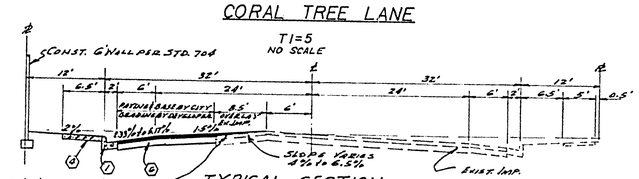


TYPICAL SECTION CORAL TREE LANE

T.I.=5

NO SCALE

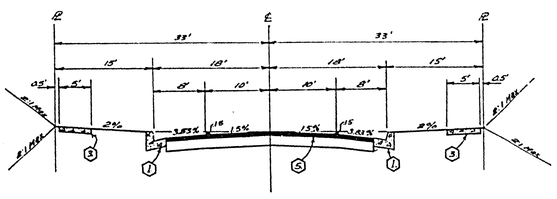
STREET NAME & TRAFFIC SIGN SCHEDULE		
A	JACKSON ST	3000
	SAGUARO RD	9100
B	JOSHUA TREE DR	3000
	SAGUARO RD	9100
C	JOSHUA TREE RD	3000
	CORAL TREE LN	9100
D	R-1 (STOP SIGN) 30" OCTAGON	
E	W-33 (NOT A THROUGH STREET) 24"X24"	



TYPICAL SECTION JACKSON STREET

STA. 7+50 TO STA. 12+50

T.I.=7



TYPICAL SECTION JOSHUA TREE ROAD SAGUARO ROAD

T.I.=5

NO SCALE

CONSTRUCTION NOTES

1. Const curb and gutter standard No 200 (6"CF)
3. Const sidewalk standard No 325 (Property Line)
4. Const. sidewalk standard No 325 (Curb Line)
5. Const 2½" A.C. over " DA COMPACTED NATIVE.
6. Const 4" A.C. over " DA COMPACTED NATIVE
7. Const wheelchair ramps Standard No 304
8. Const. cross gutter Standard No 220
9. Const. 2"x4" Redwood Header
10. Const Barricade Standard No. 180; Add A Type'N' (Red) Reflector Sign.

S.R. 931
R-73

BENCH MARK

Elev. 846.599, City BM 65-H
Fd. nail and tag in Ex. Wlk. Co. Const. Area Wall on W'ly side of Monroe St. Cir. Fd. 830/93.

ALBERT A. WEBB ASSOCIATES CIVIL ENGINEERS RIVERSIDE, CALIFORNIA	
APPROVED BY [signature] DATE 6-22-76	
R.E. No 2876	
W.O. 76-90 FOR: BRATTAIN CONST CO F.D. 1027	

MARK	REVISIONS	APPR.	DATE
A	Added structural section per Sims test ⊕	[illegible]	11-17-77

DESIGNED BY REC DRAWN BY L.R.M. CHECKED BY BDM

CITY OF RIVERSIDE, CALIFORNIA
PUBLIC WORKS DEPARTMENT

APPROVED BY	BY	DATE
PRINCIPAL ENGINEER	[illegible]	11/8
PARK DEPARTMENT	[illegible]	11-1
TRAFFIC DIVISION	[illegible]	11-[illegible]
CHIEF PUB. WKS. ENGR.	[illegible]	11-15
PLANNING	[illegible]	11-2

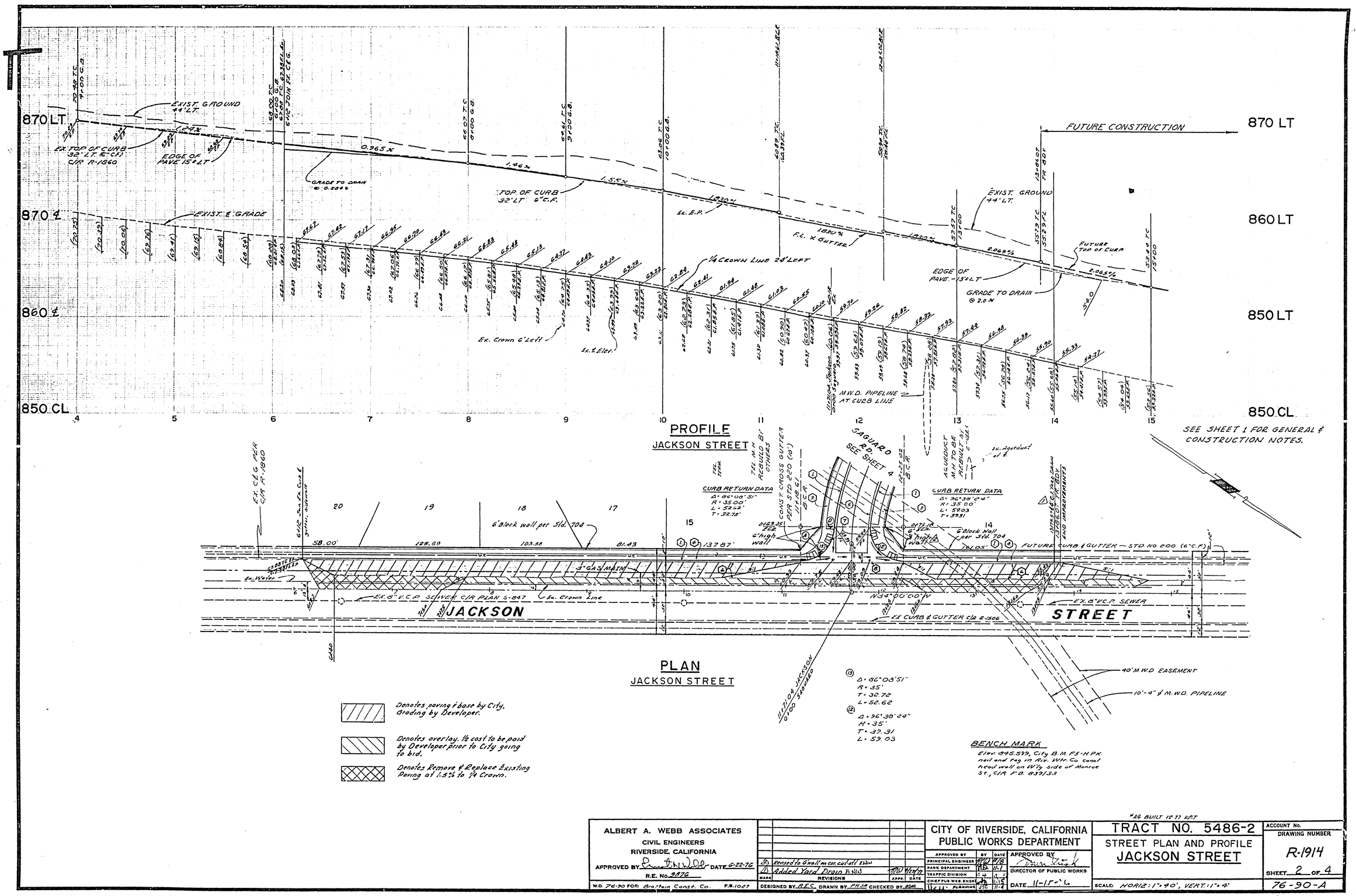
APPROVED BY [signature]
DIRECTOR OF PUBLIC WORKS
DATE 11-15-76

"AS BUILT 12-77 KRT"

STREET PLAN & PROFILE
TRACT NO 5486-2
INDEX SHEET

SCALE: AS SHOWN

ACCOUNT No.
DRAWING NUMBER R-1914
SHEET 1 OF 4
76-90-A



ALBERT A. WEBB ASSOCIATES CIVIL ENGINEERS RIVERSIDE, CALIFORNIA APPROVED BY [signature] DATE 6-22-76 R.E. No. 2876 W.O. 76-30 FOR: Brattain Const. Co. F.B. 1027	MARK / REVISIONS / APPR. / DATE 1 Revised to Gwall m cor. cut-off Eslw 2 Added Yard Drain E Nld DESIGNED BY R.E.C. DRAWN BY PH.H CHECKED BY RWM	CITY OF RIVERSIDE, CALIFORNIA PUBLIC WORKS DEPARTMENT APPROVED BY / BY / DATE PRINCIPAL ENGINEER / 11/8 PARK DEPARTMENT / 11/1 TRAFFIC DIVISION CHIEF PUB. WKS. ENGR. PLANNING	APPROVED BY [signature] DIRECTOR OF PUBLIC WORKS DATE 11-15-76

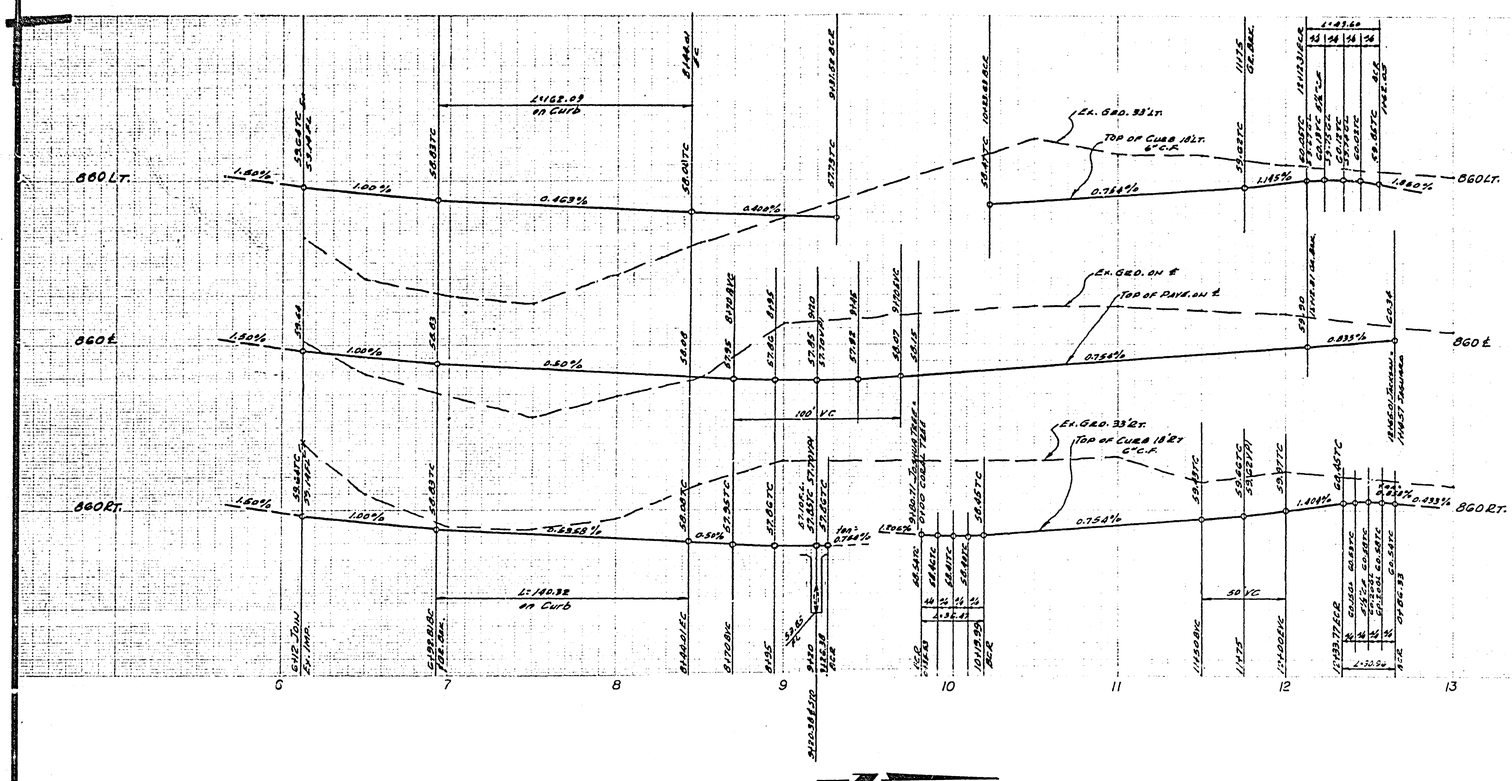
"AS BUILT 12-77 K.P.T."

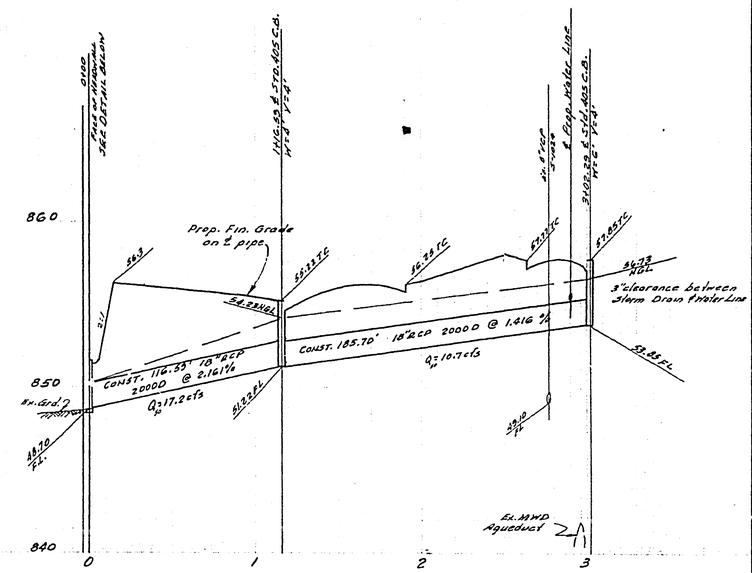
TRACT NO. 5486-2

STREET PLAN AND PROFILE
JACKSON STREET

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

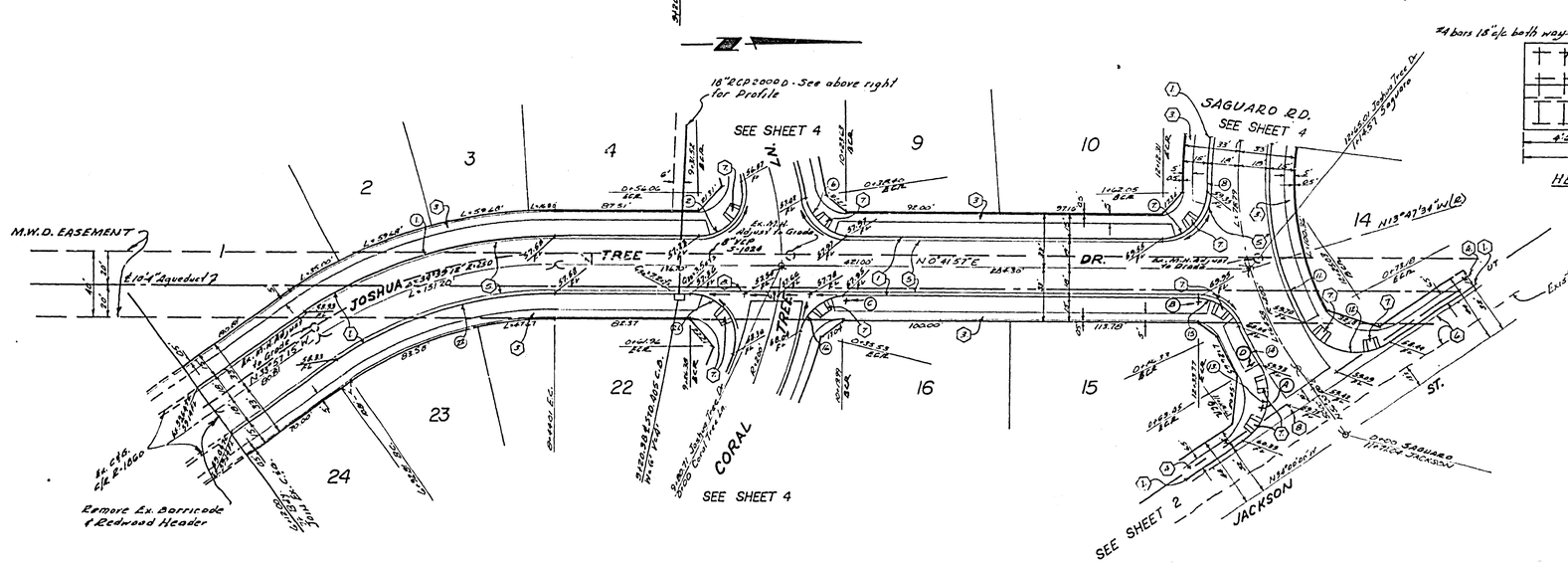
ACCOUNT No.
DRAWING NUMBER R-1914
SHEET 2 OF 4
76-90-A

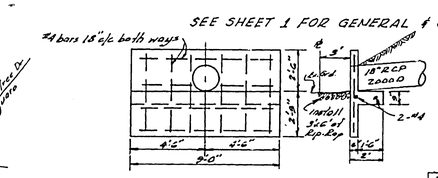




STORM DRAIN PROFILE

SEE SHEET 1 FOR GENERAL & CONSTRUCTION NOTES.





HEADWALL DETAIL
NO SCALE

CURB CURVE DATA

NO	Δ	R	L	T
1.	34°39'12"	218'	132.09'	68.60'
2.	103°38'50"	21'	48.88'	34.83'
6.	51°25'01"	21'	18.87'	9.93'
7.	92°31'38"	21'	33.60'	23.21'
8.	8°34'03"	218'	32.62'	16.32'
11.	34°39'01"	182'	109.37'	56.39'
12.	36°38'03"	35'	37.03'	19.31'
13.	85°09'51"	35'	52.02'	32.72'
14.	6°38'12"	218'	24.93'	12.48'
15.	63°42'28"	29'	30.92'	17.13'
16.	77°24'01"	21'	28.47'	17.03'
21.	110°18'08"	21'	40.97'	28.08'
22.	34°39'12"	232'	140.31'	72.38'

BENCH MARK:
Elev. 845.579 City BM 55-14 PK nail and tag in Rim Wtr. Co. canal bank wall on W'ly side of Monroe St. 5'± FG 839.93.

Drainage Concept Approved
Ellsworth L. Offutt Date 10-6-76

ALBERT A. WEBB ASSOCIATES
CIVIL ENGINEERS
RIVERSIDE, CALIFORNIA
APPROVED BY Eugene N. Webb DATE 6-28-76
R.E. No. 2876

W.O. 76-90 FOR: BRAYTAIN CONST CO F.B. 1027

MARK	REVISIONS	APPR.	DATE

DESIGNED BY REC DRAWN BY L.R.H. CHECKED BY RDH

Approval for Storm Drain Only
William D. Gardner Date 10/15/76
for Director of Public Works

CITY OF RIVERSIDE, CALIFORNIA
PUBLIC WORKS DEPARTMENT

APPROVED BY	BY	DATE
PRINCIPAL ENGINEER		
PARK DEPARTMENT		
TRAFFIC DIVISION		
CHIEF PUB. WKS. ENGR.		

APPROVED BY
DIRECTOR OF PUBLIC WORKS
DATE 11-15-76

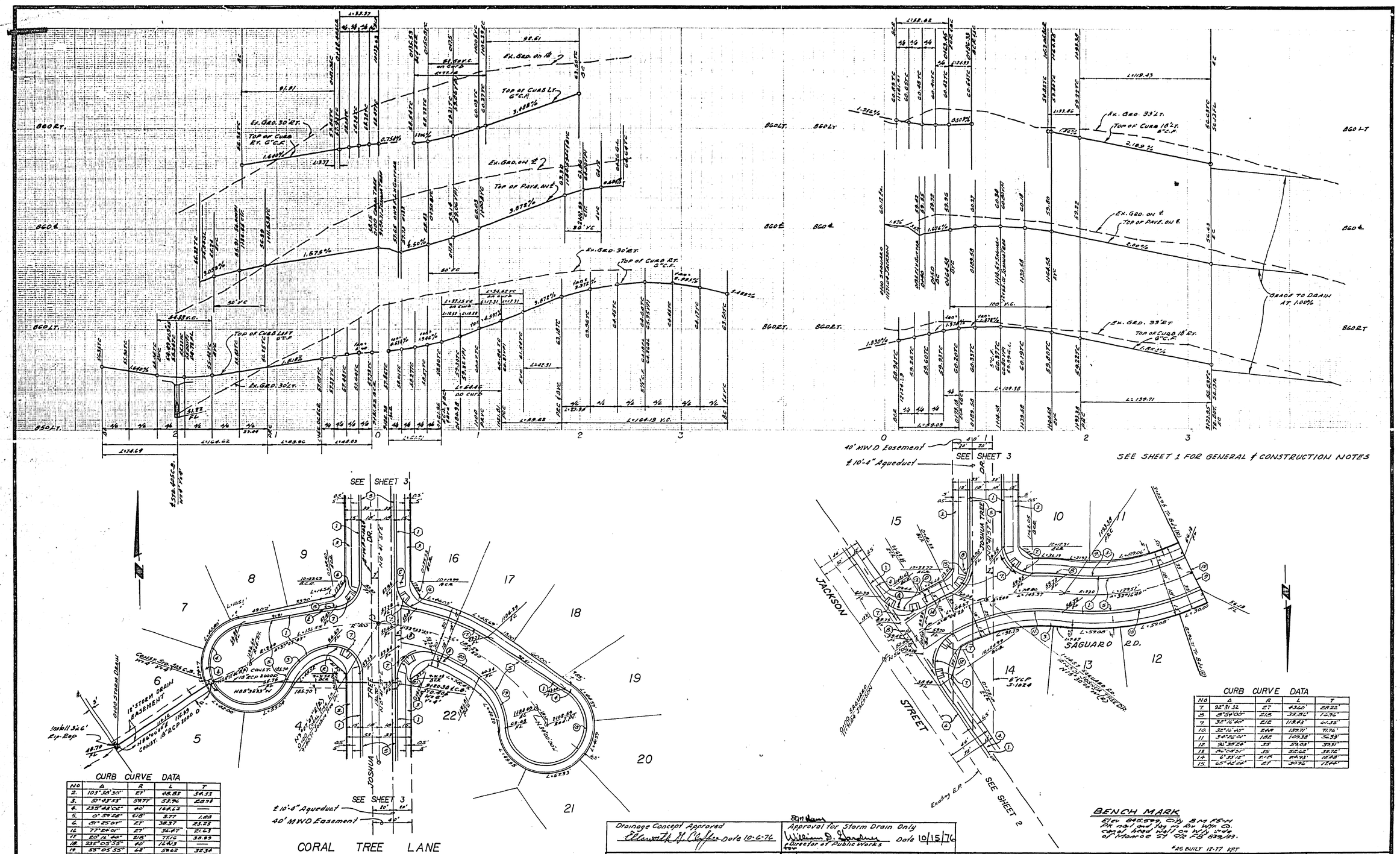
AS BUILT 12-77 KPT

STREET PLAN & PROFILE
TRACT NO 5486-2
JOSHUA TREE DRIVE

ACCOUNT No.
DRAWING NUMBER R-1914
SHEET 3 OF 4

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

76-90-A



CURB CURVE DATA

No	Δ	R	L	T
2.	103°38'30"	27'	48.83	34.33
3.	50°43'33"	587.7'	53.96	28.98
4.	235°48'02"	40'	164.62	—
5.	0°59'28"	618'	5.77	1.88
6.	89°25'01"	27'	38.57	23.23
16.	77°24'01"	27'	36.47	21.63
17.	80°12'44"	218'	77.76	38.89
18.	235°03'55"	40'	164.13	—
19.	55°03'55"	68'	59.62	32.34
20.	17°00'40"	182'	54.46	27.43
21.	110°10'08"	27'	51.91	34.68

CURB CURVE DATA

No	Δ	R	L	T
7.	92°31'32"	27'	43.60'	28.22'
8.	8°54'00"	218'	33.52'	16.79'
9.	32°12'40"	218'	118.43'	61.35'
10.	35°16'40"	249'	153.71'	79.76'
11.	34°25'01"	182'	109.35'	56.39'
12.	90°39'06"	35'	59.03'	37.31'
13.	96°08'51"	35'	52.62'	33.72'
14.	6°33'12"	218'	24.93'	12.48'
15.	62°42'26"	27'	30.96'	17.44'

BENCH MARK

Elev. 845.039 C.N.G.S. B.M. F5-H
PK nail and tag in Rv. Wm Co.
concr. head wall on W'ly side
of Monroe St. 90' N. of Hwy 193.

*AS BUILT 12-77 KPT

Drainage Concept Approved Ellsworth H. Cloffer Date 10-6-76	Approval for Storm Drain Only William D. Gardner for Director of Public Works Date 10/15/76

ALBERT A. WEBB ASSOCIATES
CIVIL ENGINEERS
RIVERSIDE, CALIFORNIA
APPROVED BY Everett N. Wells DATE 6-22-76
R.E. No. 3876
W.O. 76-90 FOR: BRATTAIN CONST CO P.B. 1027

MARK	REVISIONS	APPR.	DATE

DESIGNED BY REC DRAWN BY L.R.M. CHECKED BY BGM

CITY OF RIVERSIDE, CALIFORNIA
PUBLIC WORKS DEPARTMENT

APPROVED BY	BY	DATE
PRINCIPAL ENGINEER		11/8
PARK DEPARTMENT		
TRAFFIC DIVISION		6/4
CHIEF PUB. WKS. ENGR.		11-15

APPROVED BY
DIRECTOR OF PUBLIC WORKS
DATE 11-15-76

STREET PLAN & PROFILE
TRACT NO 5486-2
CORAL TREE LANE
SAGUARO ROAD

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

ACCOUNT No.
DRAWING NUMBER R-1914
SHEET 4 OF 4
76-90-A