STREET IMPROVEMENTS GENERAL NOTES :

1. CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CITY OF RIVERSIDE DEPARTMENT OF PUBLIC WORKS, STANDARD DRAWINGS, STANDARD DRAWING NO.10 & THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, CURRENT EDITION.
2. TRIM EDGE OF EXISTING 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.
3. CONSTRUCT DRIVEWAY APPROACHES PER STD. DWG. 302. EXACT SIZE AND LOCATION TO BE DETERMINED AT THE TIME OF CONSTRUCTION AS APPROVED BY THE TRAFFIC ENGINEER.
4. CURB AND GUTTER SHALL BE STAKED WITH 3' OFFSETS AT 25' INTERVALS.
5. QUANTITIES SHOWN ARE FOR INFORMATION ONLY AND THE CITY OF RIVERSIDE IS NOT RESPONSIBLE FOR THEIR ACCURACY.
6. ALL TRAFFIC SIGNS SHALL BE INSTALLED PRIOR TO OPENING THE STREETS TO TRAFFIC.
7. 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.
8. FINAL STRIPING FOR TRAFFIC CONTROL AND/OR PAVEMENT MARKING TO BE THE RESPONSIBILITY OF THE DEVELOPER.
9. 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.
10. SEE "STREET LIGHTING PLANS" FOR QUANTITY AND LOCATION OF REQUIRED STREET LIGHTS.
11. ALL FLAGGED ELEVATIONS SHALL BE STAKED IN THE FIELD BY THE PRIVATE ENGINEER.
12. 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.
13. THE CONTRACTOR SHALL CALL IN A LOCATION REQUEST TO UNDERGROUND SERVICE ALERT (USA), PHONE NO. 1-800-422-4133, 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.
14. IN RESIDENTIAL AREAS 6" X 6" OR 6" DIAMETER BLOCKOUTS FOR MAILBOXES ARE REQUIRED IN CURB SIDEWALK 10" TO 14" FROM CURB FACE AT THE PROPERTY LINE BETWEEN ADJACENT RESIDENCES.
15. 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.
16. 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.
17. 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.
18. DEVELOPER TO GIVE CITY WATER DIVISION FIVE (5) WORKING DAYS WRITTEN NOTICE PRIOR TO START OF CONSTRUCTION AND TO ALLOW CITY TEN (10) WORKING DAYS FOR COMPLETION OF WORK. (351-6150)
19. QUANTITIES SHOWN HEREON ARE PROVIDED FOR BONDING PURPOSES ONLY. CONTRACTORS SHALL BE RESPONSIBLE FOR VERIFYING ALL QUANTITIES PRIOR TO BIDDING AND CONSTRUCTION.
20. 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.

ENGINEER'S NOTICE:

1. CONTRACTOR AGREES THAT HE SHALL ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY. THIS REQUIREMENT SHALL APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS. THE CONTRACTOR SHALL DEFEND, INDEMNIFY AND HOLD THE OWNER AND ENGINEER HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT EXCEPTING FOR LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF THE OWNER OR ENGINEER.
2. ALL UNDERGROUND UTILITIES OR STRUCTURES, REPORTED OR FOUND ON PUBLIC RECORDS, ARE INDICATED WITH THEIR APPROXIMATE LOCATION AND EXTENT. THE OWNER, BY ACCEPTING THESE PLANS OR PROCEEDING WITH THE IMPROVEMENTS HEREON, AGREES TO ASSUME LIABILITY AND TO HOLD THE ENGINEER HARMLESS FOR ANY DAMAGES RESULTING FROM THE EXISTENCE OF UNDERGROUND UTILITIES OR STRUCTURES NOT REPORTED OR INDICATED ON PUBLIC RECORDS, OR THOSE CONSTRUCTED AT VARIANCE WITH REPORTED OR RECORD LOCATIONS. THE CONTRACTOR IS REQUIRED TO TAKE DUE PRECAUTIONARY MEASURES TO PROTECT THE UTILITIES OR STRUCTURES SHOWN AND ANY OTHERS FOUND AT THE SITE. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE OWNERS OF ALL UTILITIES OR STRUCTURES CONCERNED BEFORE STARTING WORK.

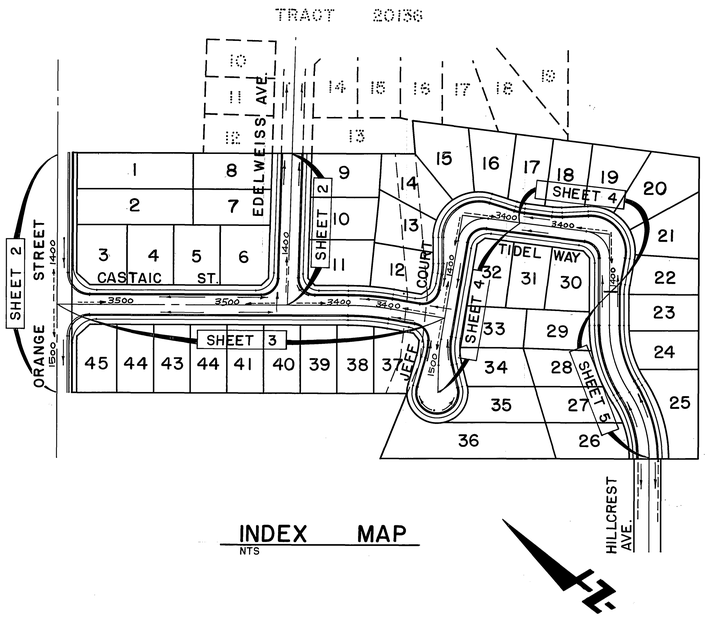
ESTIMATE OF QUANTITIES AND CONSTRUCTION NOTES

	DESCRIPTION	QUANTITY	UNIT
(1)	CONST. CUL-DE-SAC PER CITY STD. NO. 102	1	EA.
(2)	CONST. STANDARD KNUCKLE PER CITY STD. NO. 104	2	EA.
(3)	CONST. SIDEWALK AT STREET INTERSECTION (TYPE I/II) PER CITY STD. NO. 120	4000	SF
(4)	CONST. 6" CONC. CURB & GUTTER (TYPE I) PER CITY STD. NO.200	3900	LF
(5)	CONST. 6' WIDE CROSS GUTTER AND SPANDREL PER CITY STD. NO. 220	2100	SF
(6)	CONST. DRIVEWAY APPROACH (TYPE V) PER CITY STD. NO. 302 (A=20', B=27')	45	EA
(7)	CONST. WHEELCHAIR RAMP PER CITY STD. NO. 304	6	EA
(8)	CONST. SIDEWALK PER CITY STD. NO. 325	15,300	SF
(11)	REMOVE & RELOCATE EXIST. TELE.POLE	1	EA
(12)	CONST. 2½" A.C. OVER 5" CRUSHED A.B. PER S.R. R=44	65,000	SF
(13)	SAWCUT EXIST. A.C. PAVEMENT	450	LF
(14)	REMOVE EXIST. A.C. PAVEMENT	1250	SF
(15)	CONST. 3" A.C. OVER 8" CRUSHED A.B. PER S.R. R=44	3000	SF
(16)	STREET TREE PLANTING PER CITY OF RIVERSIDE PARK & RECREATION STANDARDS		EA

GENERAL NOTE :

1. ALL RELATED WORK SHALL CONFORM TO THE CITY OF RIVERSIDE PARK AND RECREATION DEPARTMENT STANDARDS.
2. CONTACT THE STREET TREE INSPECTOR A MINIMUM OF 48 HOURS IN ADVANCE AT 351-6126 TO SCHEDULE INSPECTION. INSPECTIONS SHALL BE REQUIRED:
   a) WHEN PLANT LOCATIONS HAVE BEEN SPOTTED IN THE FIELD PRIOR TO DIGGING PLANT PITS.
   b) WHILE DIGGING PLANT PITS AND PLANTING/RELOCATING TREES.
   c) AFTER PLANTING AND ALL OTHER INDICATED OR SPECIFIED WORK HAS BEEN COMPLETED FOR START OF MAINTENANCE.
   d) AT END OF MAINTENANCE/FINAL ACCEPTANCE (CONTRACTOR/DEVELOPER WILL BE RELEASED FROM MAINTENANCE ONLY UPON RECEIPT OF WRITTEN NOTIFICATION FROM THE CITY THAT THE PARK AND THE RECREATION DEPARTMENT IS ASSUMING MAINTENANCE RESPONSIBILITIES).
3. THE CONTRACTOR/DEVELOPER SHALL MAINTAIN ALL PLANTINGS FOR A MINIMUM PERIOD OF ONE (1) YEAR.
4. STREET TREE PLANTING SHALL BE AS FOLLOWS:

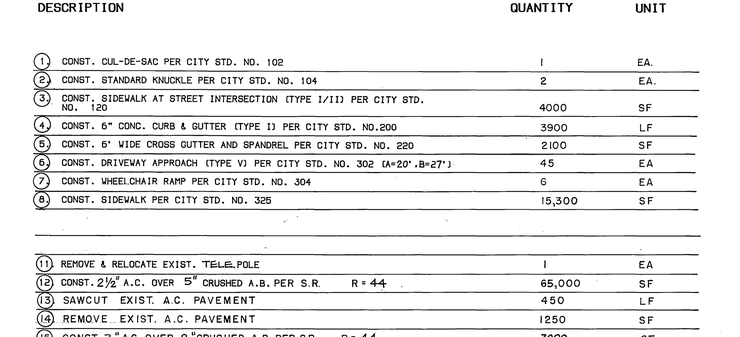
	STREET NAME	BOTANICAL NAME/COMMON NAME	MIN. SIZE	APPROX. SPACING	NO. REQ.
a.	ORANGE ST.	LAGERSTROEMIA INDICA/ CRAPE MYRTLE	15 gal.	45'	6
b.	CASTAIC ST.	PITTOSPORUM UNDULATUM/ VICTORIAN BOX	15 gal.	45'	19
C.	JEFF COURT	PITTOSPORUM UNDULATUM/ VICTORIAN BOX	15 gal.	45'	13
d.	TIDEL WAY	LAGERSTROEMIA INDICA/ CRAPE MYRTLE	15 gal.	45'	10
e.	HILLCREST AVE.	LAGERSTROEMIA INDICA/ CRAPE MYRTLE	15 gal.	45'	16
f.	EDELWEISS AVE.	PRUNUS CERASIFERA. KRAUTER VESUVIUS/ PURPLE LEAF PLUM	15 gal.	45'	8



INDEX MAP
NTS

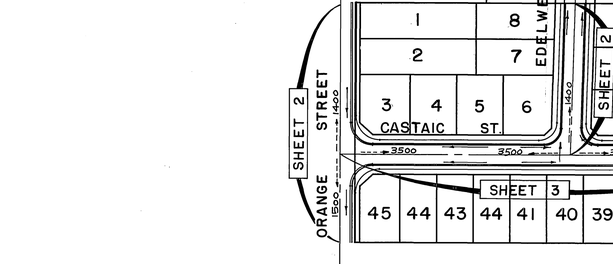
STREET NAME & TRAFFIC SIGN SCHEDULE		
(A)	ORANGE STREET	1400
	CASTAIC STREET	3500
(B)	CASTAIC STREET	3500
	EDELWEISS AVENUE	1400
(C)	CASTAIC STREET	3400
	JEFF COURT	1500
(D)	JEFF COURT	1400
	TIDEL WAY	3400
(E)	TIDEL WAY	3400
	HILLGREST AVENUE	1400
(F)	R-1 (STOP SIGN) 30"	

INSTALL PER C/R STANDARDS 662A & 666



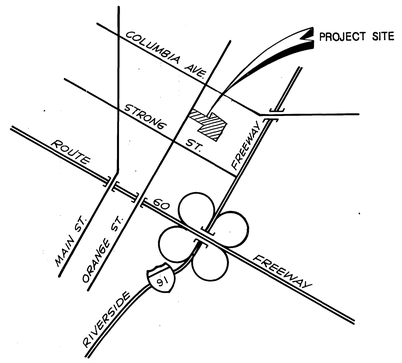
(TI=5)

CASTAIC STREET, JEFF COURT, TIDEL WAY, HILLCREST AVENUE, EDELWEISS AVENUE



(TI=6)

ORANGE STREET
NTS



VICINITY MAP
NO SCALE

AS BUILT 2-21-91 LH
INDEXED 2-25-88 LH

BENCH MARK :

CITY BENCH MARK J7-F, FOUND NAIL IN LEAD AT E.C. OF CURB RETURN ON SOUTHWEST CORNER OF COLUMBIA AVE. AND ORANGE STREET.

F.B. 779/48, 827/366

ELEVATION 827.252

PREPARED BY :
FUSCOE ENGINEERING — 2500 REDHILL AVE. SUITE 100, SANTA ANA, CA 92705, (714) 250-1500
WILLIAMS LINDGREN & SHORT
CIVIL ENGINEERS AND LAND SURVEYORS
ALAN R. SHORT, R.C.E. 30873 exp 3-31-88 DATE 10/7/87

No. 30873 Exp. 3-31-88 CIVIL STATE OF CALIFORNIA — ALAN R. SHORT — REGISTERED ENGINEER

MARK	REVISIONS	APPR.	DATE
1	ADDED SHT. 7	WE	5/13/88

DESIGNED BY AC DRAWN BY CB CHECKED BY AS

CITY BUS. TAX CERT. NO. 034755, EXP. DATE: 5/1/88

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY	DATE	BY
PRINCIPAL ENGINEER	11-12-87	WE
PARK DEPARTMENT	11-17-87	RC
TRAFFIC DIVISION	1-26-88	WE
CHIEF F.W. ENGINEER	1-27-88	WE

APPROVED BY: Barry Beal, PUBLIC WORKS DIRECTOR
DATE Feb. 1, 1988

STREET IMPROVEMENT PLAN & PROFILE TRACT NO. 21754

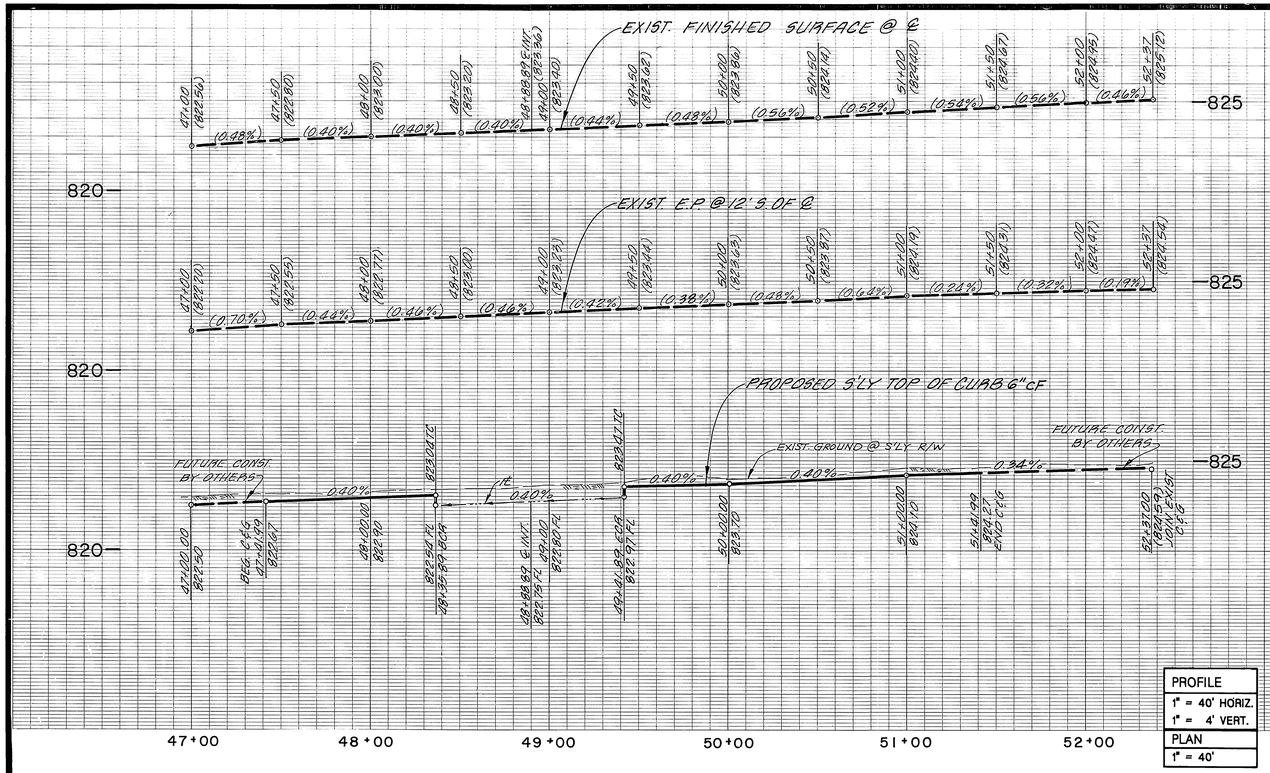
TITLE SHEET

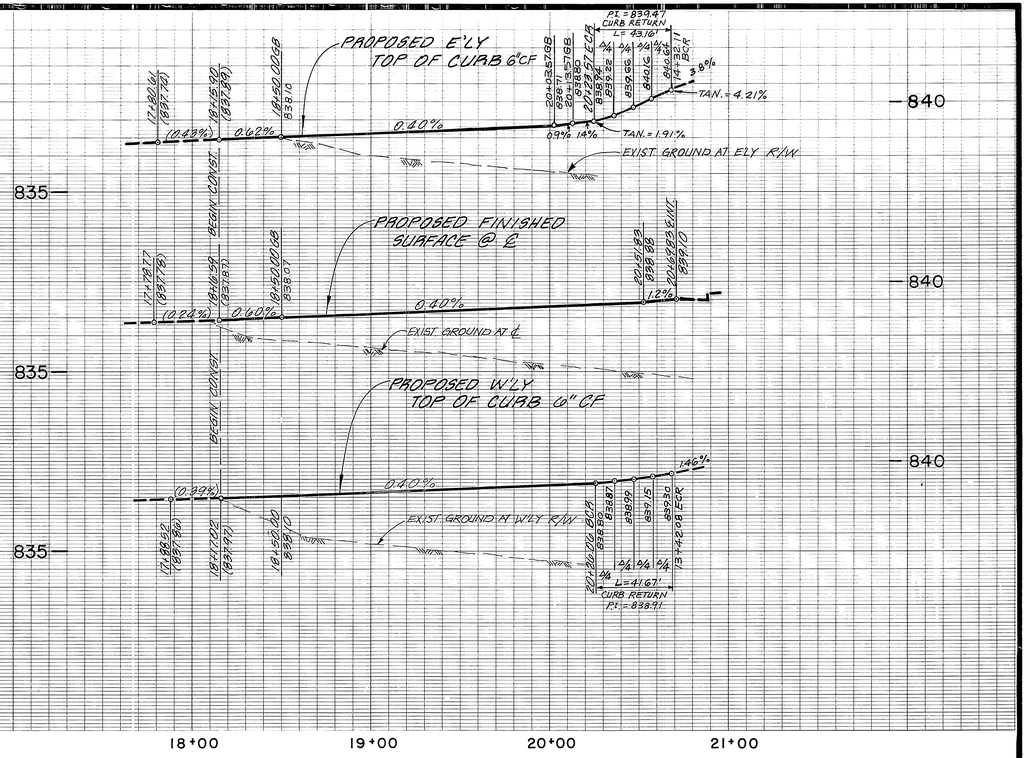
HORIZ. SCALE: 1"= VERT. SCALE: 1"=

ACCOUNT NO. R-2939

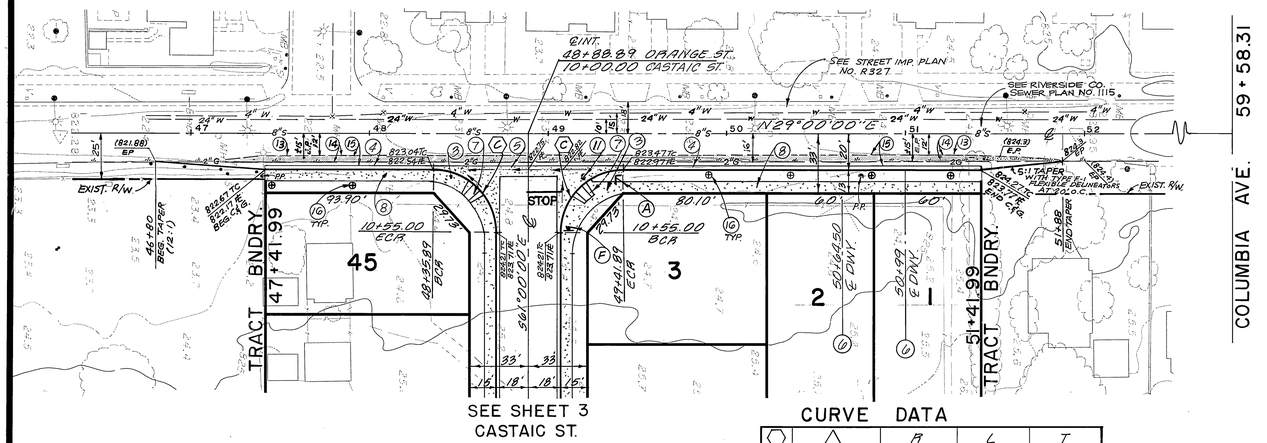
SHEET 1 OF 16

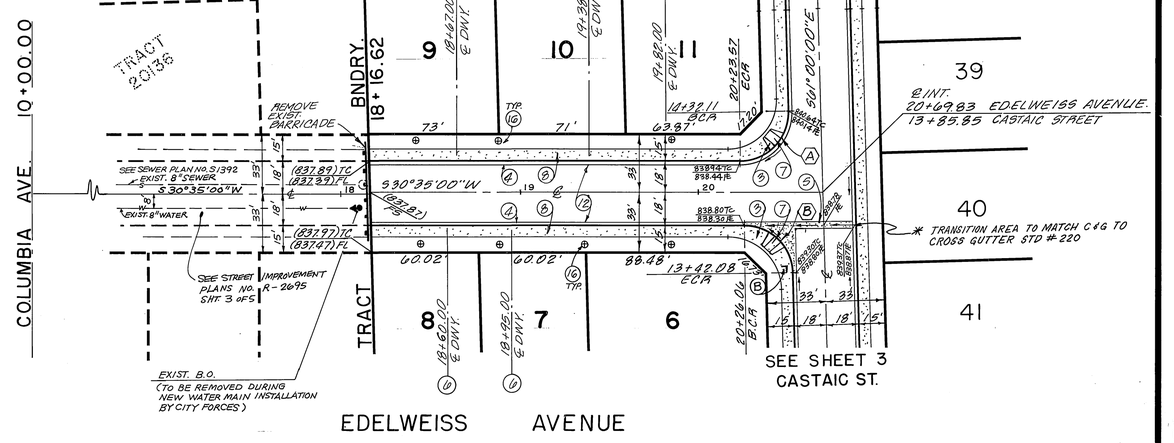
PC 2313





PROFILE
1" = 40' HORIZ.
1" = 4' VERT.
PLAN
1" = 40'





CONSTRUCTION NOTES:

(3)—CONST. SIDEWALK AT STREET INTERSECTION (TYPE I/II) PER CITY STD. NO. 120
(4)—CONST. 6" CONC. CURB & GUTTER (TYPE I) PER CITY STD. NO.200
(5)—CONST. 6' WIDE CROSS CUTTER AND SPANDREL PER CITY STD. NO. 220
(6)—CONST. DRIVEWAY APPROACH (TYPE IV) PER CITY STD. NO. 302 (A=20', B=27')
(7)—CONST. WHEELCHAIR RAMP PER CITY STD. NO. 304
(8)—CONST. SIDEWALK PER CITY STD. NO. 325
(11)—REMOVE & RELOCATE EXIST. TELE. POLE
(12)—CONST. 2½" A.C. OVER 5" CRUSHED A.B., R=44
(13)—SAWCUT EXIST. A.C. PAVEMENT
(14)—REMOVE EXIST. A.C. PAVEMENT
(15)—CONST. 3 "A.C. OVER 8 "CRUSHED A.B., R=44
(16)—STREET TREE PLANTING PER CITY OF RIVERSIDE PARK & RECREATION STANDARDS

CURVE DATA

	Δ	R	L	T
(A)	91°35'00"	27.00'	43.16'	27.76'
(B)	88°25'00"	27.00'	41.67'	26.26'
(C)	90°00'00"	35.00'	54.98'	35.00'

No. 30873 Exp. 3-31-88 CIVIL — REGISTERED PROFESSIONAL ENGINEER ALAN R. SHORT No. 30873 Exp. 3-31-88 CIVIL

BENCH MARK

CITY BENCH MARK J7-F, FOUND NAIL IN LEAD AT E.C. OF CURB RETURN ON SOUTHWEST CORNER OF COLUMBIA AVE. AND ORANGE STREET.

F.B. 779/48, 827/366

ELEVATION 827.252

FUSCOE WILLIAMS LINDGREN & SHORT
Civil Engineers · Land Surveyors
601 N. Parkcenter Dr., Suite 285
Santa Ana, California 92705
(714) 836-4455

ALAN R. SHORT, R.C.E. 30873 EXP. 3-31-88 DATE 10/16/87

DESIGNED BY AC DRAWN BY GP CHECKED BY ARS

MARK	REVISIONS	APPR.	DATE
1	ADDED SHT. 7		6-9-88

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY	DATE	BY
PRINCIPAL ENGINEER	1-12-88	
PARK DEPARTMENT	11-12-87	
TRAFFIC DIVISION	1-20-88	
CHIEF P.W. ENGINEER	1-25-88	
	11/15/88	

APPROVED BY
PUBLIC WORKS DIRECTOR
DATE Feb. 1, 1988

STREET IMPROVEMENT PLAN & PROFILE TRACT NO. 21754
ORANGE STREET
EDELWEISS AVENUE

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

ACCOUNT NO. R-2939

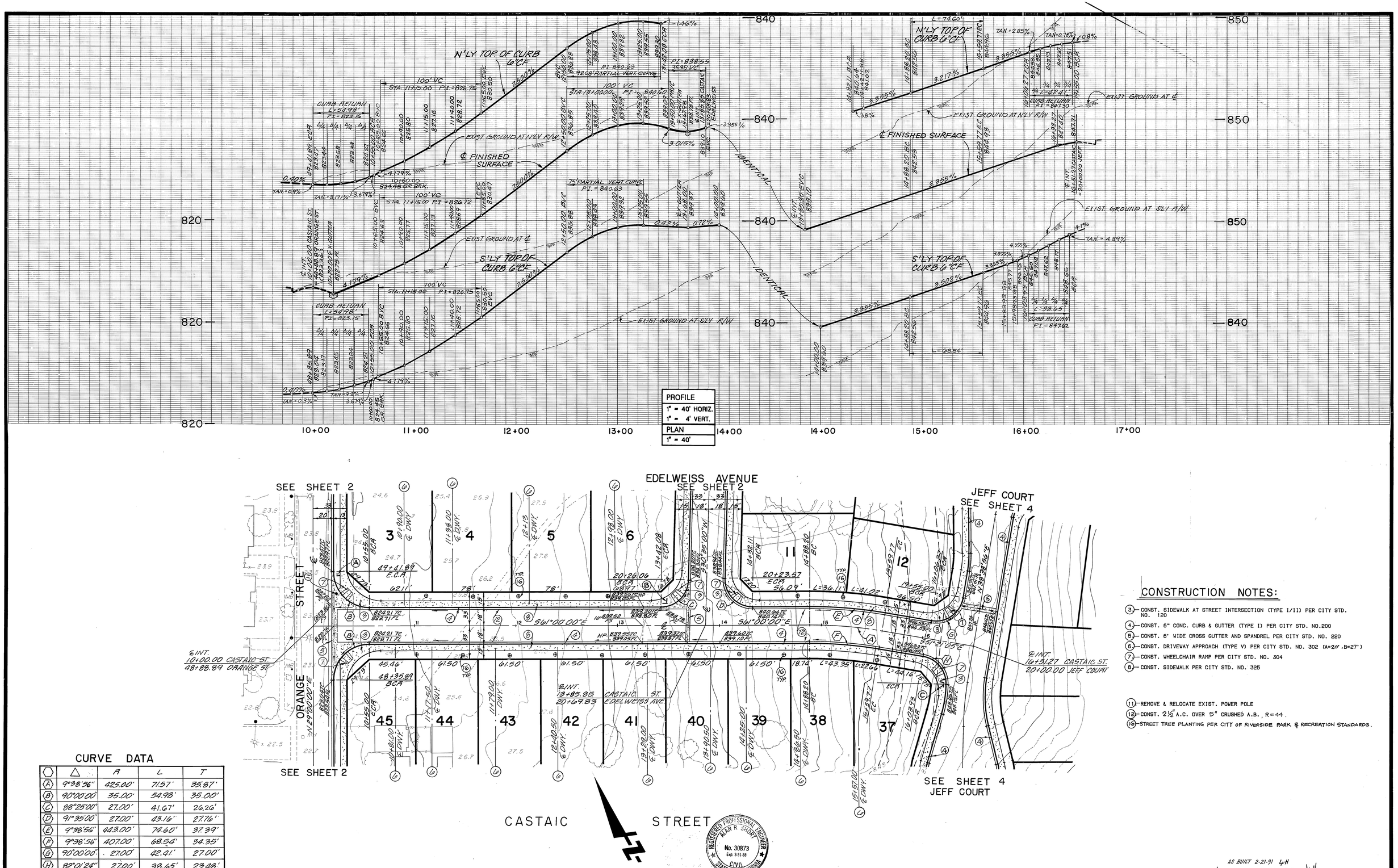
SHEET 2 OF 7

* AS BUILT 2-21-91 HH
INDEXED 2-25-88 HH

SO. CALIF. GAS CO.
BY: W R Lavabee
DATE: 12/1/87

CITY OF RIVERSIDE
ELECTRICAL DEPT.
BY: John Johnson
DATE: 11/2/87

PC: 2373



CONSTRUCTION NOTES:

3 — CONST. SIDEWALK AT STREET INTERSECTION (TYPE I/II) PER CITY STD. NO. 120

4 — CONST. 6" CONC. CURB & GUTTER (TYPE I) PER CITY STD. NO.200

5 — CONST. 6' WIDE CROSS GUTTER AND SPANDREL PER CITY STD. NO. 220

6 — CONST. DRIVEWAY APPROACH (TYPE V) PER CITY STD. NO. 302 (A=20', B=27')

7 — CONST. WHEELCHAIR RAMP PER CITY STD. NO. 304

8 — CONST. SIDEWALK PER CITY STD. NO. 325

11 — REMOVE & RELOCATE EXIST. POWER POLE

12 — CONST. 2½" A.C. OVER 5" CRUSHED A.B., R=44.

16 — STREET TREE PLANTING PER CITY OF RIVERSIDE PARK & RECREATION STANDARDS.

CURVE DATA

⬡	△	R	L	T
A	9°38'56"	425.00'	71.57'	35.87'
B	90°00'00"	35.00'	54.98'	35.00'
C	88°25'00"	27.00'	41.67'	26.26'
D	91°35'00"	27.00'	43.16'	27.76'
E	9°38'56"	443.00'	74.60'	37.39'
F	9°38'56"	407.00'	68.54'	34.35'
G	90°00'00"	27.00'	42.41'	27.00'
H	82°01'24"	27.00'	38.65'	23.48'

REGISTERED PROFESSIONAL ENGINEER ALAN R. SHORT No. 30873 Exp. 3-31-88 CIVIL STATE OF CALIFORNIA

AS BUILT 2-21-91 LH
INDEXED 2-25-88 LH

PC-2373

BENCH MARK

CITY BENCH MARK J7-F. FOUND NAIL IN LEAD AT E.C. OF CURB RETURN ON SOUTHWEST CORNER OF COLUMBIA AVE. AND ORANGE STREET.

F.B. 779/48, 827/366

ELEVATION 827.252

FUSCOE WILLIAMS LINDGREN & SHORT
Civil Engineers · Land Surveyors
2500 Redhill Ave., Suite 100
Santa Ana, California 92705
(714) 250-1500

ALAN R. SHORT, R.C.E. 30873 EXP. 3-31-88 DATE 11/7/87

MARK	REVISIONS	APPR.	DATE
1	ADDED SHT. 7	FWLS 5/12/88	6-9-88

DESIGNED BY AC DRAWN BY CB CHECKED BY AT

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY	DATE	BY
PRINCIPAL ENGINEER	1-12-88	
PARK DEPARTMENT	11-12-87	
TRAFFIC DIVISION	1-20-88	
CHIEF P. W. ENGINEER	1-29	
	1/13/88	

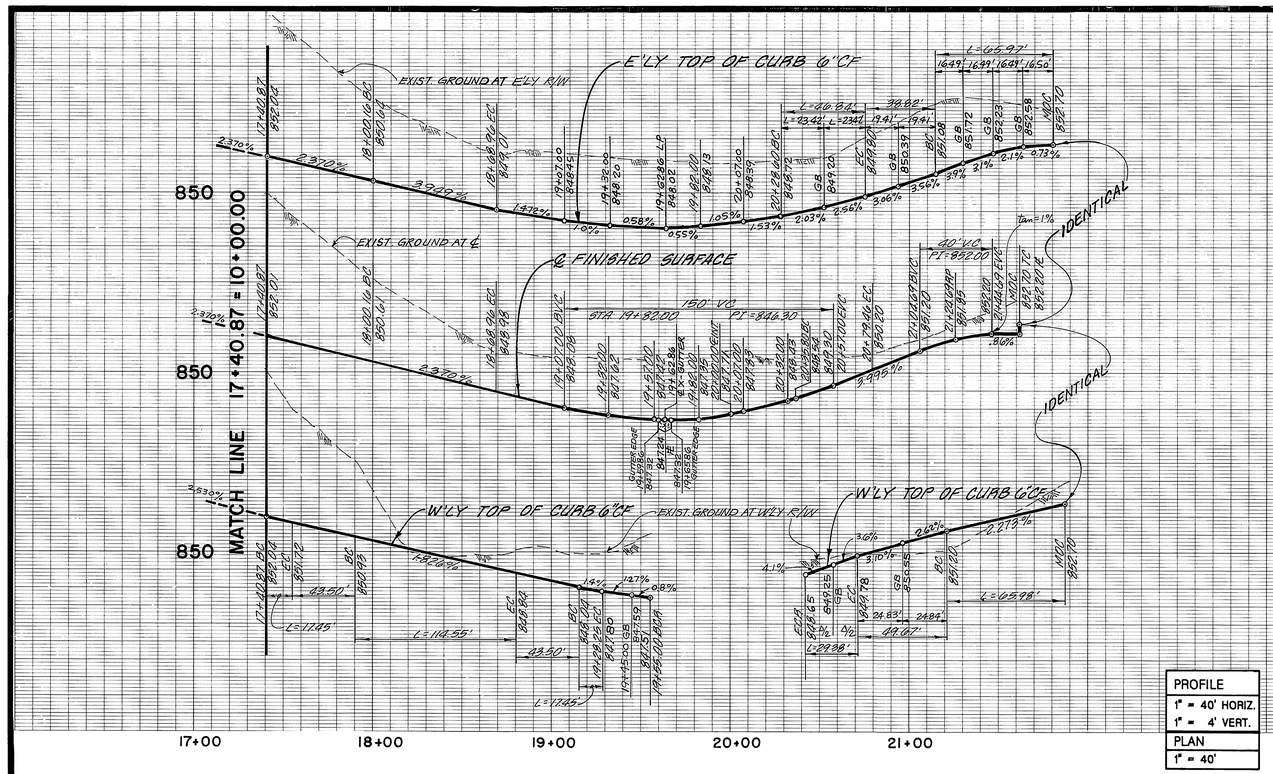
APPROVED BY Barry Bed
PUBLIC WORKS DIRECTOR
DATE Feb. 1, 1988

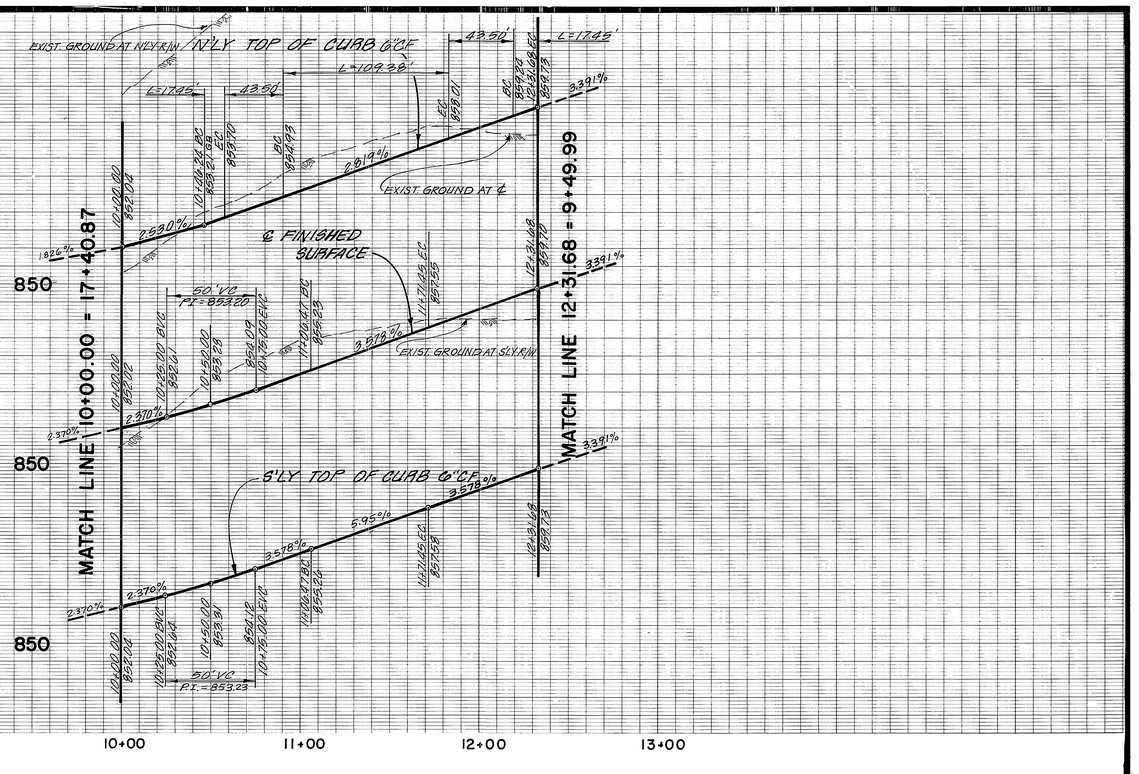
STREET IMPROVEMENT PLAN & PROFILE TRACT NO. 21754
CASTAIC STREET

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

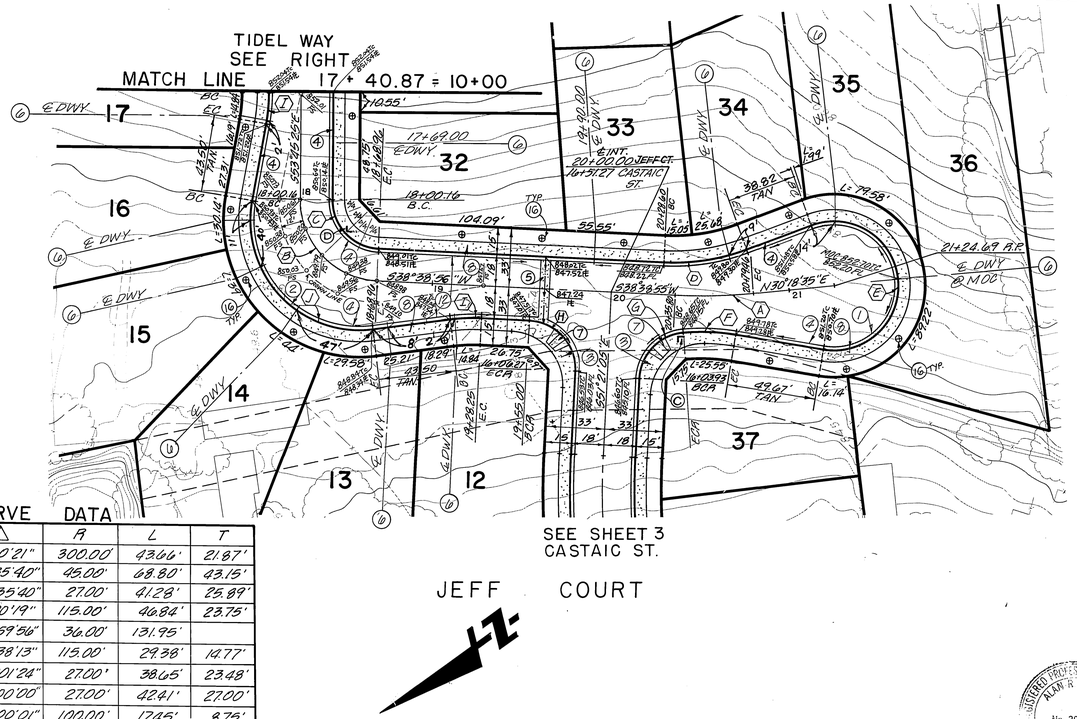
ACCOUNT NO. R-2939

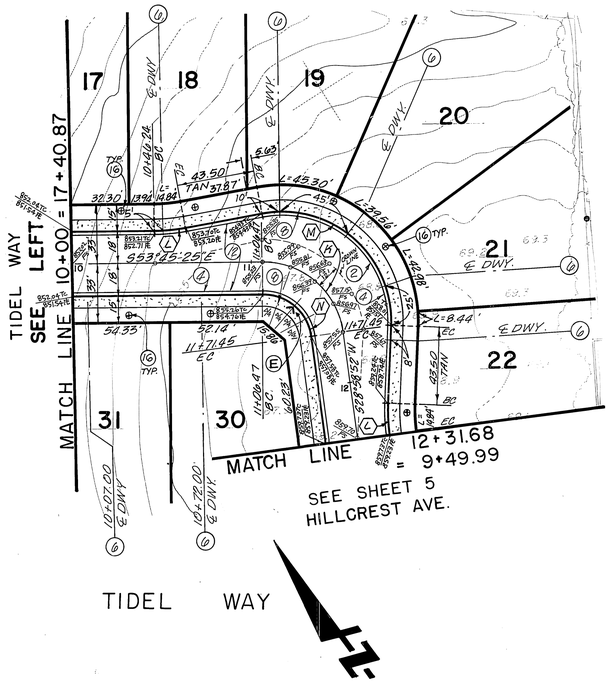
SHEET 3 OF 7





PROFILE
1" = 40' HORIZ.
1" = 4' VERT.
PLAN
1" = 40'





CONSTRUCTION NOTES:

1. CONST. CUL-DE-SAC PER CITY STD. NO. 102
2. CONST. STANDARD KNUCKLE PER CITY STD. NO. 104
3. CONST. SIDEWALK AT STREET INTERSECTION (TYPE I/II) PER CITY STD. NO. 120
4. CONST. 6" CONC. CURB & GUTTER (TYPE I) PER CITY STD. NO.200
5. CONST. 6' WIDE CROSS GUTTER AND SPANDREL PER CITY STD. NO. 220
6. CONST. DRIVEWAY APPROACH (TYPE V) PER CITY STD. NO. 302 (A=20',B=27')
7. CONST. WHEELCHAIR RAMP PER CITY STD. NO. 304
8. CONST. SIDEWALK PER CITY STD. NO. 325

12. CONST. 2½" A.C. OVER 5" CRUSHED A.B., R = 44
16. STREET TREE PLANTING PER CITY OF RIVERSIDE PARK & RECREATION STANDARDS.

CURVE DATA

	△	R	L	T
A	8°20'21"	300.00'	43.66'	21.87'
B	87°35'40"	45.00'	68.80'	43.15'
C	87°35'40"	27.00'	41.28'	25.89'
D	23°20'19"	115.00'	46.84'	23.75'
E	209°59'56"	36.00'	131.95'	
F	14°38'13"	115.00'	29.38'	14.77'
G	82°01'24"	27.00'	38.65'	23.48'
H	90°00'00"	27.00'	42.41'	27.00'
I	10°00'01"	100.00'	17.45'	8.75'
J	107°35'42"	61.00'	114.55'	83.34'
K	82°44'17"	45.00'	64.98'	39.63'
L	10°00'01"	100.00'	17.45'	8.75'
M	102°44'19"	61.00'	109.38'	76.33'
N	82°44'17"	27.00'	38.99'	23.78'

BENCH MARK

CITY BENCH MARK J7-F. FOUND NAIL IN LEAD AT E.C. OF CURB RETURN ON SOUTHWEST CORNER OF COLUMBIA AVE. AND ORANGE STREET.

F.B. 779/48, 827/366

ELEVATION 827.252

FUSCOE WILLIAMS LINDGREN & SHORT
Civil Engineers · Land Surveyors
2500 Redhill Ave, Suite 100
Santa Ana, California 92705
(714)250-1500

ALAN R. SHORT, R.C.E. 30873 EXP. 3-31-88 DATE 10/7/87

MARK	REVISIONS		APPR.	DATE
1	ADDED SHT. 7	FWLS 5/12/88		6-7-88

DESIGNED BY AC DRAWN BY CB CHECKED BY RT

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY	DATE	BY
PRINCIPAL ENGINEER	1-12-88	
PARK DEPARTMENT	11-12-87	
TRAFFIC DIVISION	1-20-88	
CHIEF P. W. ENGINEER	1-29	
	1/13/88	

APPROVED BY Barry Bel
PUBLIC WORKS DIRECTOR
DATE Feb. 1, 1988

STREET IMPROVEMENT PLAN & PROFILE TRACT NO. 21754
JEFF COURT
TIDEL WAY

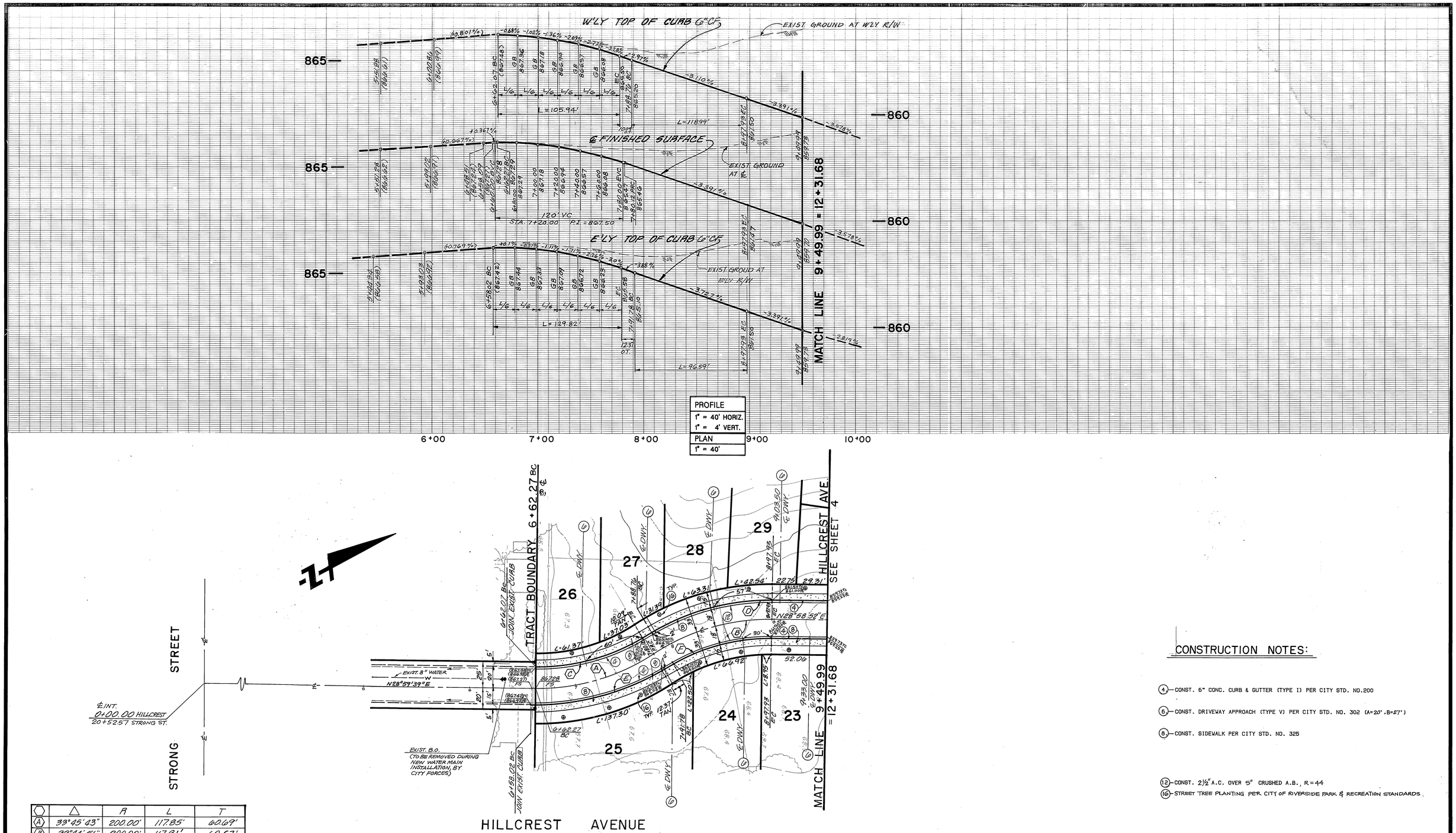
HORIZ. SCALE: 1" = 40' VERT. SCALE: 1" = 4'

ACCOUNT NO. R-2939

SHEET 4 OF 7

AS BUILT 2-21-91 LH
INDEXED 2-25-88 LH

PC-2373



	△	R	L	T
A	33°45'43"	200.00'	117.85'	60.69'
B	33°44'56"	200.00'	117.81'	60.67'
C	31°17'16"	194.00'	105.94'	54.33'
D	31°16'29"	218.00'	118.99'	61.02'
E	30°25'16"	244.50'	129.82'	66.48'
F	30°24'30"	182.00'	96.59'	49.46'

CONSTRUCTION NOTES:

4 — CONST. 6" CONC. CURB & GUTTER (TYPE I) PER CITY STD. NO.200

5 — CONST. DRIVEWAY APPROACH (TYPE V) PER CITY STD. NO. 302 (A=20', B=27')

8 — CONST. SIDEWALK PER CITY STD. NO. 325

12 — CONST. 2½" A.C. OVER 5" CRUSHED A.B., R=44

16 — STREET TREE PLANTING PER CITY OF RIVERSIDE PARK & RECREATION STANDARDS.

PC-2373

REGISTERED PROFESSIONAL ENGINEER ALAN R. SHORT No. 30873 Exp. 3-31-88 CIVIL STATE OF CALIFORNIA

AS BUILT 2-21-91 LFH
INDEXED 2-25-88 LFH

BENCH MARK

CITY BENCH MARK J7-F. FOUND NAIL IN LEAD AT E.C. OF CURB RETURN ON SOUTHWEST CORNER OF COLUMBIA AVE. AND ORANGE STREET.

F.B. 779/48, 827/366

ELEVATION 827.252

FUSCOE WILLIAMS LINDGREN & SHORT
Civil Engineers · Land Surveyors
2500 Redhill Ave, Suite 100
Santa Ana, California 92705
(714) 250-1500

ALAN R. SHORT, R.C.E. 30873 EXP. 3-31-88 DATE 10/7/87

MARK	REVISIONS	APPR.	DATE
△	ADDED SHT. 7 FWLS 5/12/88		6-9-88

DESIGNED BY AC DRAWN BY CB CHECKED BY RT

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

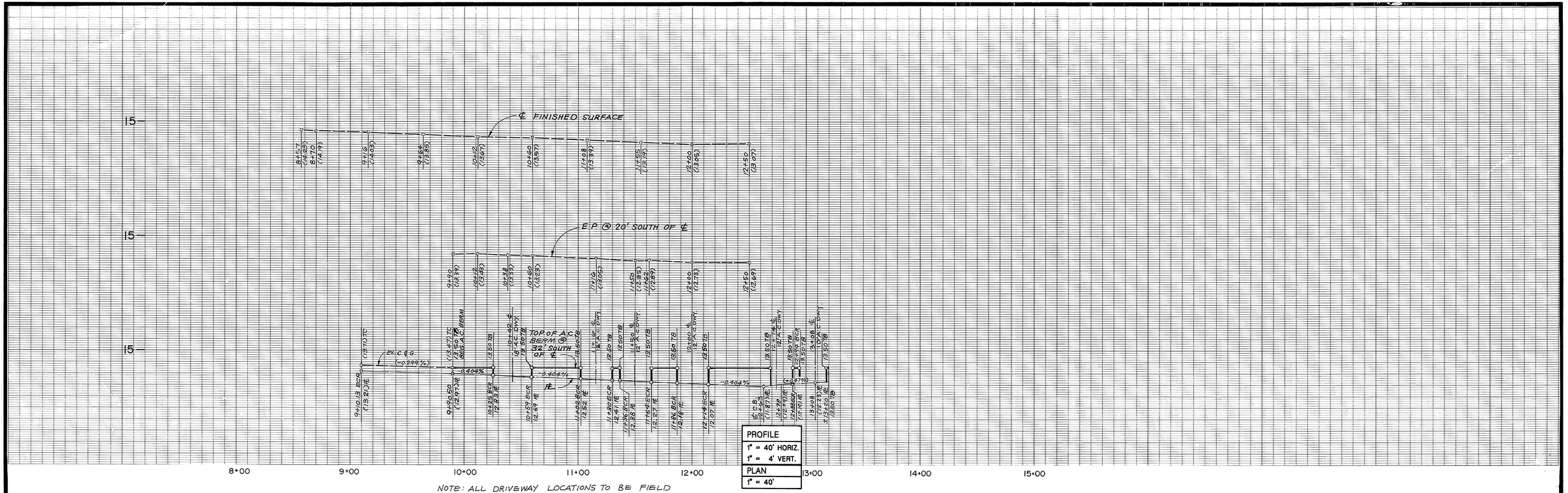
APPROVED BY	DATE	BY
PRINCIPAL ENGINEER	1-12-88	
PARK DEPARTMENT	11-12-87	
TRAFFIC DIVISION	1-20-88	
CHIEF P. W. ENGINEER	1-29	
	1/13/88	

APPROVED BY Barry Bed
PUBLIC WORKS DIRECTOR
DATE Feb. 1, 1988

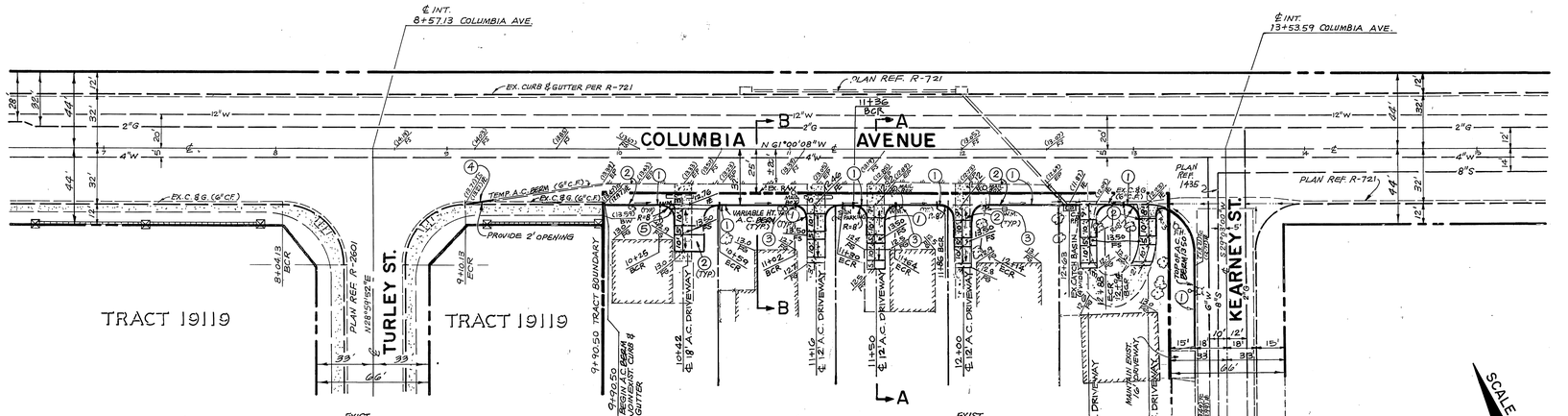
STREET IMPROVEMENT PLAN & PROFILE TRACT NO. 21754
HILLCREST AVENUE

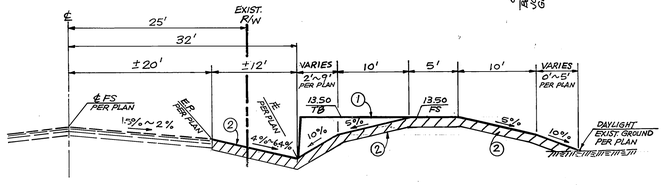
HORIZ. SCALE: 1" = 40' VERT. SCALE: 1" = 4'

ACCOUNT NO. R-2939
SHEET 5 OF 7

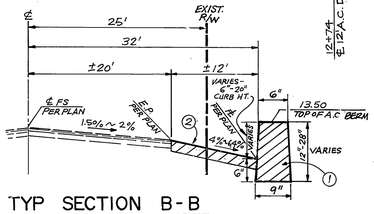


NOTE: ALL DRIVEWAY LOCATIONS TO BE FIELD VERIFIED PRIOR TO CONSTRUCTION. ALL EXISTING METER BOXES AND ALL OTHER CONFLICTS TO BE RELOCATED PRIOR TO CONSTRUCTION.





TYP. SECTION A-A
N.T.S.



TYP SECTION B-B
NTS

CONSTRUCTION NOTES:

1. CONST. A.C. BERM
2. CONST. 3½" A.C. PAVING OVER 4" CRUSHED AGG. BASE (CL. II) PER R-2601
3. RELOCATE EXIST. MAIL BOX
4. REMOVE EXIST. A.C. BERM
5. RELOCATE EXIST. WATER METER

AS BUILT 2-21-91 LH
INDEXED 2-25-88 LH

BENCH MARK

CITY BENCH MARK J7-F, FOUND NAIL IN LEAD AT E.C. OF CURB RETURN ON SOUTHWEST CORNER OF COLUMBIA AVE. AND ORANGE STREET.

F.B. 779/48, 827/366

ELEVATION 827.252

FUSCOE WILLIAMS LINDGREN & SHORT
Civil Engineers · Land Surveyors
2500 Redhill Ave, Suite 100
Santa Ana, California 92705
(714) 250-1500

ALAN R. SHORT, R.C.E. 30873 EXP. 3-31-88 DATE 10/1/87

MARK	REVISIONS	DATE	APPR.
1	ADDED SHT 7	2-3-88	

DESIGNED BY AC DRAWN BY CB CHECKED BY RS

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY	DATE	BY
PRINCIPAL ENGINEER	1-12-88	
PARK DEPARTMENT	12-14-87	
TRAFFIC DIVISION	1-22-88	
CHIEF P. W. ENGINEER	1-29-88	
	1/15/88	

APPROVED BY
PUBLIC WORKS DIRECTOR
DATE Feb. 1, 1988

STREET IMPROVEMENT PLAN & PROFILE TRACT NO. 21754
COLUMBIA AVENUE
TUPLEY ST. to KEARNEY ST.

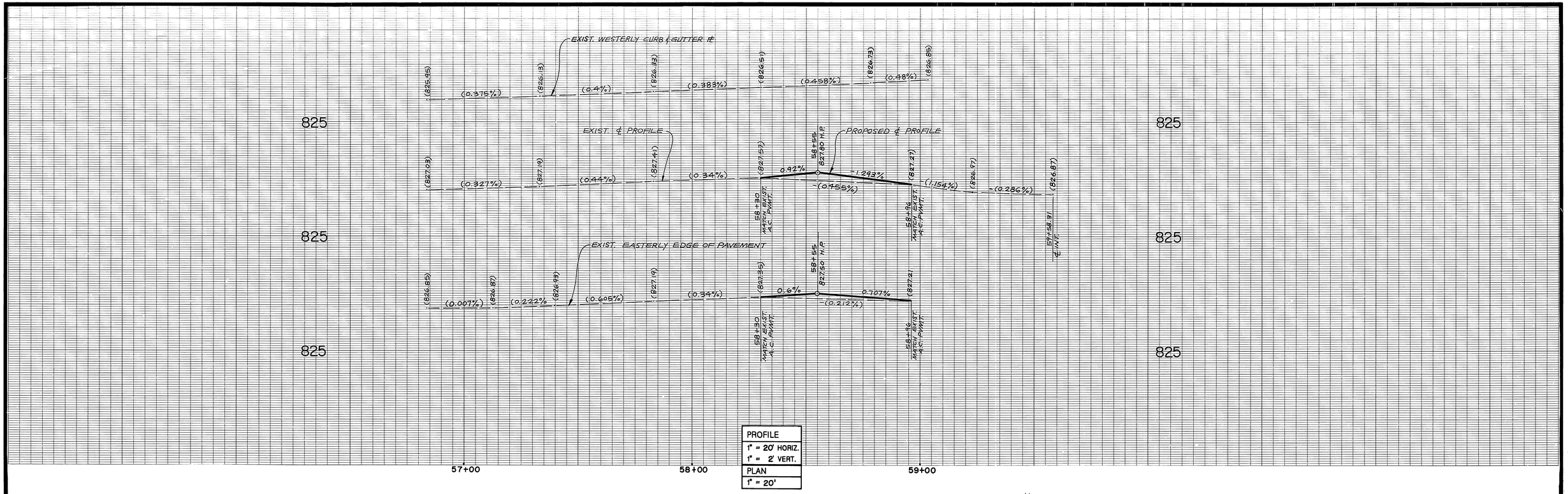
HORIZ. SCALE: 1" = 40' VERT. SCALE: 1" = 4'

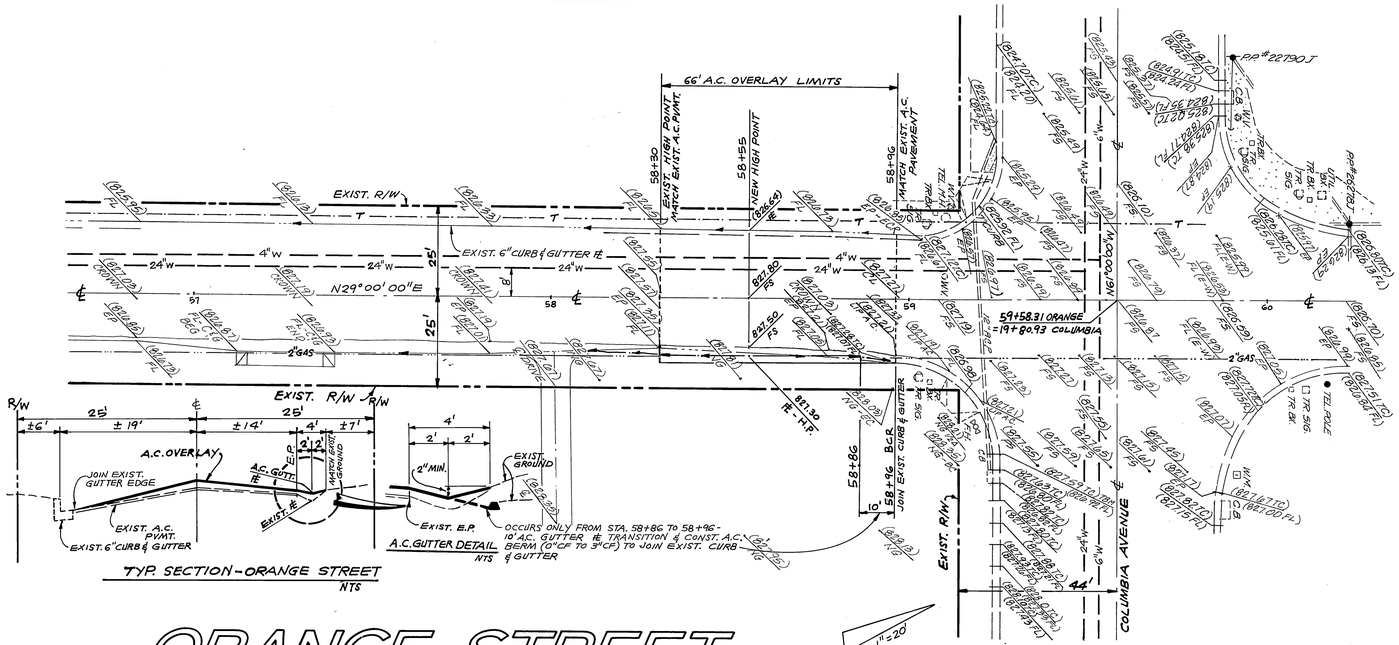
ACCOUNT NO. R-2939

SHEET 6 OF 6 (Δ7)

332 0103

P2 2/27





GENERAL NOTES:

1. 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.
2. CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CITY OF RIVERSIDE DEPARTMENT OF PUBLIC WORKS, STANDARD DRAWINGS, STANDARD DRAWING NO. 10 AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION CURRENT EDITION.
3. 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.
4. 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.
5. ALL FLAGGED ELEVATIONS SHALL BE STAKED IN THE FIELD BY THE PRIVATE ENGINNER.
6. TRIM EDGE OF EXISTING PAVEMENT WHERE NEW PAVEMENT JOINS TO A SMOOTH STRAIGHT LINE. CONSTRUCT MACH-UP PAVING AS SHOWN ON PLAN AND OVERLAY PAVING AS DIRECTED IN THE FIELD TO PRODUCE A SMOOTH SECTION.
7. STREET OPENING PERMIT FOR CONSTRUCTION AND/OR MODIFICATION OF TRAFFIC SIGNAL FACILITIES IS REQUIRED
8. STREET IMPROVEMENT WORK THAT WILL CAUSE DAMAGE TO THE DETECTOR LOOP(S) SHALL NOT BE PERFORMED UNTIL THE TRAFFIC SIGNAL MAINTENANCE PERSONNEL HAVE BEEN NOTIFIED AND THE NECESSARY TIMING ADJUSTMENTS MADE TO MAINTAIN SIGNAL OPERATION.
9. THE CONTRACTOR SHALL CALL IN A LOCATION REQUEST TO UNDERGROUND SERVICE ALERT (USA), PHONE NO. 1-800-422-4133, 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.
10. ANY TRAFFIC CONTROL STRIPING OBLITERATED AND/OR BADLY WORN DURING CONSTRUCTION SHALL BE RESTORED BY THE CONTRACTOR WITHIN 5 DAYS AFTER NOTIFICATION FROM THE CITY INSPECTORS.
11. CONTRACTOR MUST NOTIFY UTILITY COMPANY TO RESOLVE CONFLICTS BETWEEN EXIST. CONDITIONS AND THE PROPOSED WORK.

ENGINEERS NOTICE

1. CONTRACTOR AGREES THAT HE SHALL ASSUME SOLE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY. THIS REQUIREMENT SHALL APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS. THE CONTRACTOR SHALL DEFEND, INDEMNIFY AND HOLD THE OWNER AND ENGINEER HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT EXCEPTING FOR LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF THE OWNER OR ENGINEER.
2. ALL UNDERGROUND UTILITIES OR STRUCTURES, REPORTED OR FOUND ON PUBLIC RECORDS, ARE INDICATED WITH THEIR APPROXIMATE LOCATION AND EXTENT. THE OWNER, BY ACCEPTING THESE PLANS OR PROCEEDING WITH THE IMPROVEMENTS HEREON, AGREES TO ASSUME LIABILITY AND TO HOLD THE ENGINEER HARMLESS FOR ANY DAMAGES RESULTING FROM THE EXISTENCE OF UNDERGROUND UTILITIES OR STRUCTURES NOT REPORTED OR INDICATED ON PUBLIC RECORDS, OR THOSE CONSTRUCTED AT VARIANCE WITH REPORTED OR RECORD LOCATIONS. THE CONTRACTOR IS REQUIRED TO TAKE DUE PRECAUTIONARY MEASURES TO PROTECT THE UTILITIES OR STRUCTURES SHOWN AND ANY OTHERS FOUND AT THE SITE. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE OWNERS OF ALL UTILITIES OR STRUCTURES CONCERNED BEFORE STARTING WORK.

REGISTERED PROFESSIONAL ENGINEER — ALAN R. SHORT — No. 30873 Exp. 3-31-92 — CIVIL — STATE OF CALIFORNIA

AS BUILT 2-21-98 LH

BENCH MARK

CITY BENCH MARK J7-F, FOUND NAIL IN LEAD AT E.C. OF CURB RETURN ON SOUTHWEST CORNER OF COLUMBIA AVE. AND ORANGE STREET.

F.B. 779/48, 827/366

ELEVATION 827.252

FUSCOE WILLIAMS LINDGREN & SHORT
Civil Engineers • Land Surveyors
2500 Redhill Avenue, Suite 100
Santa Ana, California 92705
(714) 250-1500
FAX (714) 250-7620
ALAN R. SHORT 4-25-88
R.C.E. 30873 (EXP. 3-31-92) DATE

MARK	REVISIONS	APPR.	DATE

DESIGNED BY RT DRAWN BY CB CHECKED BY RT

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY	DATE	BY
PRINCIPAL ENGINEER		
PARK DEPARTMENT		
TRAFFIC DIVISION		
CHIEF P. W. ENGINEER	6/7/88	LJW

APPROVED BY
PUBLIC WORKS DIRECTOR
DATE 6/9/88

ORANGE STREET ASPHALT OVERLAY PLAN
TRACT 21754

HORIZ. SCALE: 1" = 20' VERT. SCALE: 1" = 2'

ACCOUNT NO.
R-2939

SHEET 7 OF 7