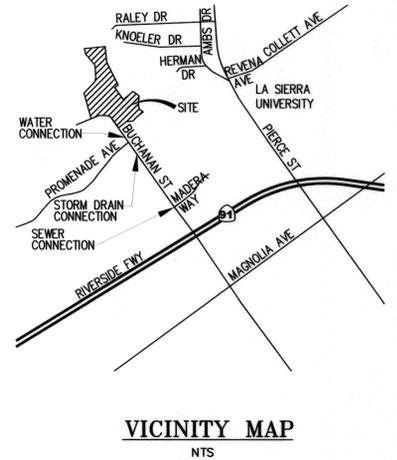


GENERAL NOTES

- NO PERSON SHALL PERFORM ANY CONSTRUCTION ACTIVITY OR INSTALL ANY OBJECTS WITHIN THE PUBLIC RIGHTS-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 "STREET LIGHTING PLANS" FOR QUANTITY AND LOCATION OF REQUIRED STREET LIGHTS.
- ALL FLAGGED ELEVATIONS SHALL BE STAKED IN THE FIELD BY THE PRIVATE ENGINEER.
- WHERE NEW 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 SOILS ENGINEER AFTER THE STREETS HAVE BEEN PREPARED TO ROUGH GRADE AND PRIOR TO CURB AND GUTTER CONSTRUCTION. DEPTH OF BASE MATERIAL AND A.C. PAVING SHALL BE DETERMINED BY THE CITY OF RIVERSIDE DESIGN STANDARDS AND TEST PROCEDURES.
- ALL OVERHANGING TREE LIMBS THAT ARE LESS THAN 14' ABOVE THE STREET GRADE SHALL BE TRIMMED BACK.
- CONSTRUCT BLOCK WALL PER RIVERSIDE CITY STANDARD 704 OR APPROVED DESIGNS (SEE PLAN FOR HEIGHT(S)).
TYPE/COLOR OF BLOCK: TAN SPLIT FACE OR SLUMP STONE MORTAR COLOR: TAN
SIZE: 6 INCH TYPE/COLOR CAP: MORTAR CAP
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.
- 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.

CITY OF RIVERSIDE STREET IMPROVEMENT PLANS FOR TRACT NO. 31147



CONSTRUCTION NOTES

- CONSTRUCT 3" AC OVER 1" CAB PER SR 1678; R-VALUE = 38 108,000 SF
- CONSTRUCT 6" AC BERM TYPE I PER CITY STD DWG NO. 250 120 LF
- CONSTRUCT 1" AC OVER 1" CAB SR 1677 REPORT; R-VALUE = 65 23,750 SF
- CONSTRUCT 6" CURB AND GUTTER TYPE I PER CITY STD DWG NO. 200 7,060 LF
- CONSTRUCT 6" WIDE CROSS GUTTER PER CITY STD DWG NO. 220 1 EA
- CONSTRUCT PCC SIDEWALK PER CITY STD DWG NO. 325 37,180 SF
- CONSTRUCT WHEELCHAIR RAMP TYPE I PER CITY STD DWG NO. 304 10 EA
- CONSTRUCT DRIVEWAY APPROACH TYPE CURB-I PER CITY STD DWG NO. 302 62 EA
- CONSTRUCT CATCH BASIN PER CITY STD DWG NO. 405 8 EA
- CONSTRUCT WHEELCHAIR RAMP TYPE II PER CITY STD DWG NO. 304 3 EA
- INSTALL STREET NAME SIGN PER CITY STD DWG NO. 662A 2 EA
- INSTALL STREET NAME SIGN PER CITY STD DWG NO. 662 5 EA
- CONSTRUCT BARRICADE PER CITY STD DWG NO. 180 1 EA
- SAWCUT 1' OF EXISTING PAVEMENT TO MAKE STRAIGHT EDGE AND FEATHER 2' MIN. 830 SF
- INSTALL R1 "STOP" SIGN 5 EA
- PAINT "STOP" LEGEND PER CALTRANS STD 2 EA
- INSTALL REDWOOD HEADER 880 LF
- CONSTRUCT PARKWAY DRAIN PER APWA STD PLAN 151-1 S PER PLAN 12 EA

SHEET INDEX

SHEET NO.	DESCRIPTION
1 of 7	TITLE SHEET
2 of 7	STREET IMPROVEMENT PLAN AND PROFILE FOR BUCHANAN STREET / WYCLIFFE STREET
3 of 7	STREET IMPROVEMENT PLAN AND PROFILE FOR NAPIER DRIVE AND CLIFTON WAY
4 of 7	STREET IMPROVEMENT PLAN AND PROFILE FOR CLIFTON WAY AND CAPONERA COURT
5 of 7	STREET IMPROVEMENT PLAN AND PROFILE FOR BRIGANTI LANE
6 of 7	STREET IMPROVEMENT PLAN AND PROFILE FOR MACFAR LANE AND GILCHRIST DRIVE
7 of 7	STREET IMPROVEMENT PLAN AND PROFILE FOR GILCHRIST DRIVE

STREET NAME AND TRAFFIC SIGN SCHEDULE

NAME	BLOCK NO.	BLOCK NO.	BLOCK NO.
A BUCHANAN STREET	4300	E BRIGANTI LANE	4300
B BAIRD WAY	12200	F CAPONERA COURT	12200
C WYCLIFFE STREET	12200	G MACFAR LANE	12200
D NAPIER DRIVE	4300	H BRIGANTI LANE	4300
E BAIRD WAY	12200	I NAPIER DRIVE	4300
F BRIGANTI LANE	4300	J MACFAR LANE	12200
G BAIRD WAY	12200	K MACFAR LANE	12200
H FLACONER DRIVE	4300	L GILCHRIST DRIVE	4400

SEE PLANS FOR STREET NAME DESIGNATION

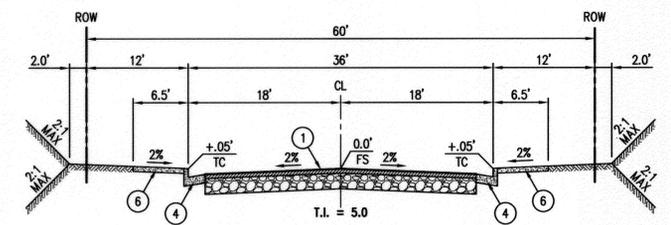
PRIVATE ENGINEER'S NOTICE TO CONTRACTORS

THE CONTRACTOR AGREES THAT HE SHALL ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THIS PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY. THAT THIS REQUIREMENT SHALL APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS; AND THAT THE CONTRACTOR SHALL DEFEND, INDEMNIFY, AND HOLD THE AGENCY AND THE 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 AGENCY OR THE ENGINEER.

UNDERGROUND UTILITIES & STRUCTURES

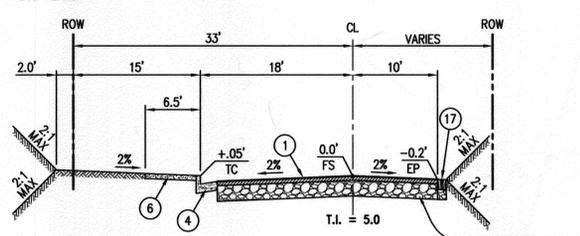
THE EXISTENCE AND LOCATION OF ANY UNDERGROUND UTILITIES OR STRUCTURES SHOWN IN THESE PLANS WERE OBTAINED BY A SEARCH OF AVAILABLE RECORDS. TO THE BEST OF OUR KNOWLEDGE, THERE ARE NO EXISTING UTILITIES EXCEPT THOSE SHOWN ON THESE PLANS. THE CONTRACTOR IS REQUIRED TO TAKE ALL PRECAUTIONARY MEASURES TO PROTECT THE UTILITIES SHOWN, AND IS RESPONSIBLE FOR THE PROTECTION OF, AND ANY DAMAGE TO THESE LINES OR STRUCTURES.

"CAUTION: THE ENGINEER PREPARING THESE PLANS WILL NOT BE RESPONSIBLE FOR, OR LIABLE FOR, UNAUTHORIZED CHANGES OR USES OF THESE PLANS. ALL CHANGES TO THE PLANS MUST BE IN WRITING AND MUST BE APPROVED BY THE PREPARER OF THESE PLANS."



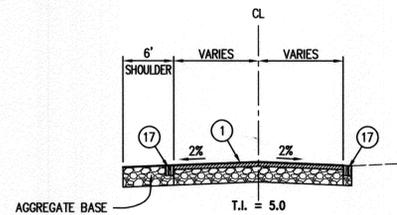
TYPICAL SECTION
CAPONERA COURT

HORIZ: 1"=10'
VERT: 1"=5'



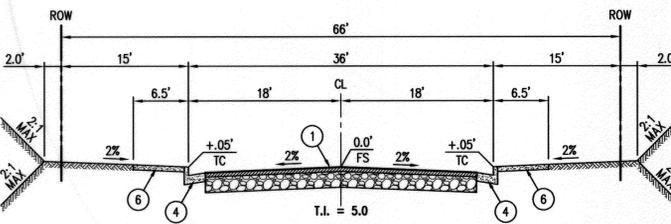
TYPICAL SECTION
GILCHRIST DRIVE (STA 20+96.38 TO STA 29+99.95)

HORIZ: 1"=10'
VERT: 1"=5'



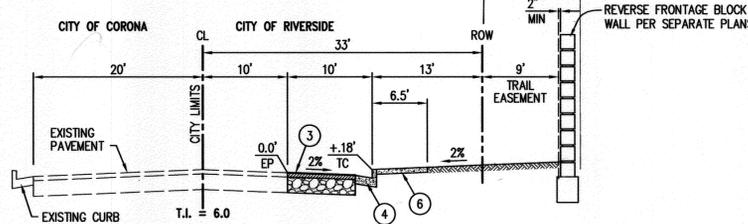
TYPICAL SECTION
GILCHRIST DRIVE (STA 29+99.95 TO STA 34+00.00)

HORIZ: 1"=10'
VERT: 1"=5'



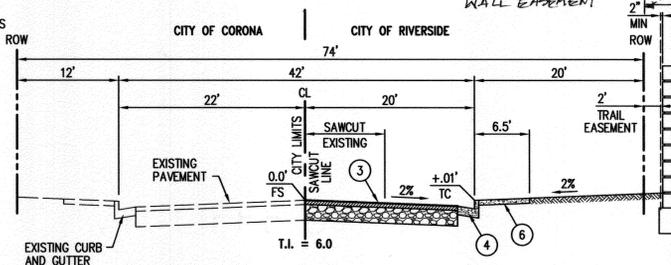
TYPICAL SECTION
BRIGANTI LANE, BAIRD WAY, FALCONER DRIVE
AND MACFAR LANE (STA 10+00 TO STA 14+46.31)
AND MACFAR LANE (STA 14+46.31 TO STA 20+34.36)

HORIZ: 1"=10'
VERT: 1"=5'



TYPICAL SECTION
BUCHANAN STREET / WYCLIFFE STREET (STA 42+15.00 TO STA 48+72.00)

HORIZ: 1"=10'
VERT: 1"=5'



TYPICAL SECTION
BUCHANAN STREET (STA 41+18.00 TO STA 42+15.00)

HORIZ: 1"=10'
VERT: 1"=5'

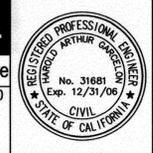
BASIS OF BEARING
CENTERLINE OF BUCHANAN STREET PER RS 72/1-15 AND RS 76/12



BENCH MARK E1-A2:
BRASS DISK STAMPED E1-A IN CONCRETE IN TOP OF LARGE ROCK AT THE NORTHWESTERLY END OF BUCHANAN STREET, 100 FEET WESTERLY AND 40 SOUTHERLY OF A HOUSE AT 4613 BUCHANAN ST.
ELEVATION= 857.147 (FEET)

CITY OF RIVERSIDE BUSINESS TAX CERTIFICATE NO. 105767 EXP. 11/8/05

Hall & Foreman, Inc.
Engineering • Surveying • Planning • Landscape Architecture
9130 Anaheim Pl., Ste. 120-Rancho Cucamonga, CA 91730-909-484-9090
PREPARED UNDER THE SUPERVISION OF:
Harold Garcelon 2/10/06
HAROLD GARCELON, P.E. R.C.E. 31681 DATE



ADD STREET SECTIONS

NO.	DESCRIPTION	APP'D.	DATE
1	STREET SERVICES	2/15/06	2/15/06
2	PLANNING DEPARTMENT	2/15/06	2/15/06

DESIGNED BY: REF DRAWN BY: REF CHECKED BY: RLB

**CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT**

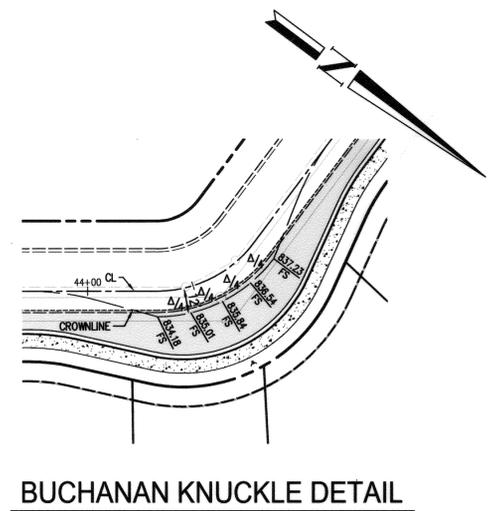
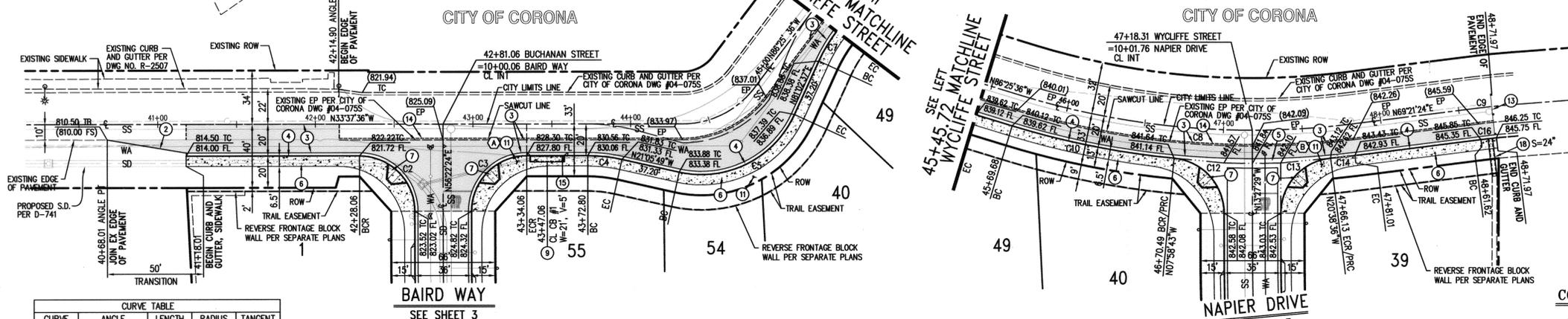
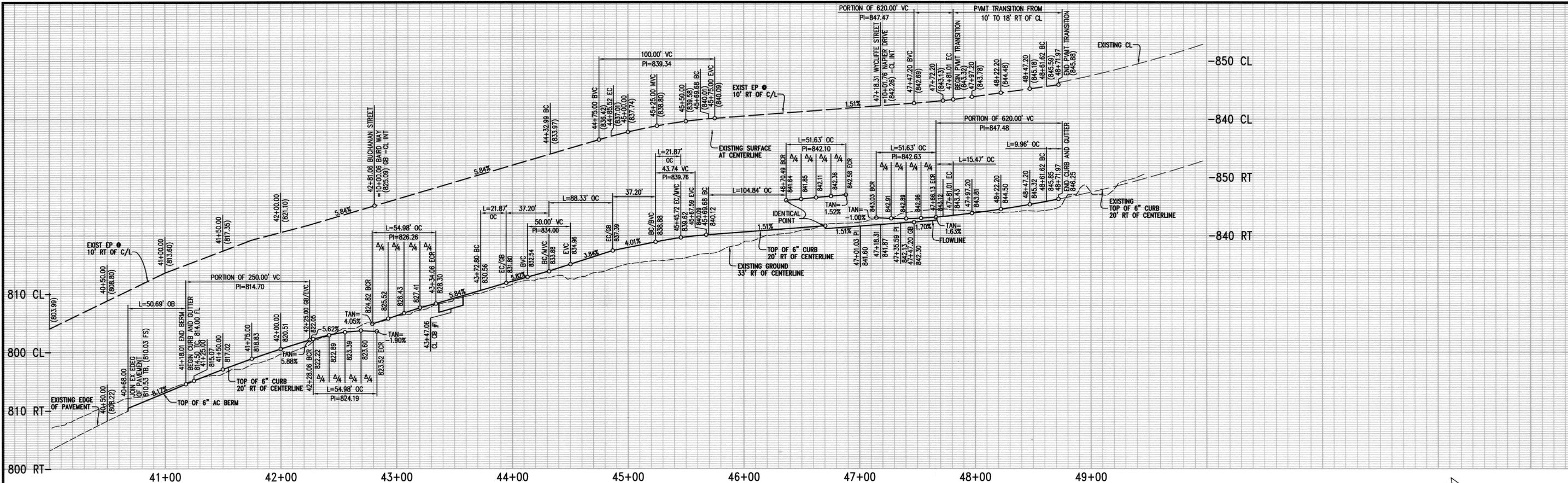
APPROVED BY: *Brian G. Espartero* DATE: 3/16/06
BY: *Brian G. Espartero* DATE: 2/15/06
TRAFFIC DIVISION: *Brian G. Espartero* DATE: 2/15/06
STREET SERVICES: *Brian G. Espartero* DATE: 2/15/06
PLANNING DEPARTMENT: *Brian G. Espartero* DATE: 2/15/06

STREET IMPROVEMENT PLAN
TRACT NO. 31147
TITLE SHEET

HORIZ. SCALE: N/A VERT. SCALE: N/A

PW03-0476
PROJECT NO.: 02377-002
R-3754
SHEET 1 OF 7
FILE NO.:

INDEXED 5-17-06 G/H



CURVE	ANGLE	LENGTH	RADIUS	TANGENT
C1	52°48'00"	52.53'	57.00'	28.30'
C2	90°00'00"	54.98'	35.00'	35.00'
C3	90°00'00"	54.98'	35.00'	35.00'
C4	12°31'47"	21.87'	100.00'	10.98'
C5	77°51'33"	88.33'	65.00'	52.50'
C7	12°31'47"	21.87'	100.00'	10.98'
C8	24°13'00"	211.33'	500.00'	107.27'
C9	1°11'18"	10.37'	500.00'	5.19'
C10	11°33'07"	104.84'	520.00'	52.60'
C12	84°31'13"	51.63'	35.00'	31.80'
C13	84°31'12"	51.63'	35.00'	31.80'
C14	1°42'18"	15.47'	520.00'	7.74'
C16	1°11'18"	9.96'	480.00'	4.98'

BUCHANAN STREET

WYCLIFFE STREET

- CONSTRUCTION NOTES**
- ② - CONSTRUCT 6" AC BERM TYPE 1 PER CITY STD DWG NO. 250
 - ③ - CONSTRUCT 4" AC OVER 4" CAB PER SR 1677; R-VALUE = 65
 - ④ - CONSTRUCT 6" CURB AND GUTTER TYPE 1 PER CITY STD DWG NO. 200
 - ⑤ - CONSTRUCT 6" WIDE CROSS GUTTER PER CITY STD DWG NO. 220
 - ⑥ - CONSTRUCT PCC SIDEWALK PER CITY STD DWG NO. 325
 - ⑦ - CONSTRUCT WHEELCHAIR RAMP TYPE 1 PER CITY STD DWG NO. 304
 - ⑧ - CONSTRUCT CATCH BASIN PER CITY STD DWG NO. 405
 - ⑨ - INSTALL STREET NAME SIGN PER CITY STD DWG NO. 662A
 - ⑩ - CONSTRUCT BARRICADE PER CITY STD DWG NO. 180
 - ⑪ - SAWCUT 1" OF EXISTING PAVEMENT TO MAKE STRAIGHT EDGE AND FEATHER 2' MIN.
 - ⑫ - NOT USED
 - ⑬ - CONSTRUCT PARKWAY DRAIN PER APWA STD PLAN 151-1 S PER PLAN



BENCH MARK E1-A2:
BRASS DISK STAMPED E1-A IN CONCRETE IN TOP OF LARGE ROCK AT THE NORTHWESTERLY END OF BUCHANAN STREET, 100 FEET WESTERLY AND 40 SOUTHERLY OF A HOUSE AT 4613 BUCHANAN ST.
ELEVATION= 857.147 (FEET)

CITY OF RIVERSIDE BUSINESS TAX CERTIFICATE NO. 105767 EXP. 11/8/05

Hall & Foreman, Inc.
Engineering-Surveying-Planning-Landscape Architecture
9130 Anaheim Pl., Ste. 120-Rancho Cucamonga, CA 91730-909-484-9090
PREPARED UNDER THE SUPERVISION OF:
Harold Garcelon 2/10/06
HAROLD GARCELON, P.E. R.C.E. 31681 DATE



SDH ASSOC. INC.
5225 CANYON CREST DR. RIV. CA. (951) 780-1344
Exp. 9-30-07
REVISION NO. 1 PREPARED UNDER THE SUPERVISION OF:
Brian G. Esquire 7/15/06
BRIAN G. ESQUIRE RCE 21884 DATE

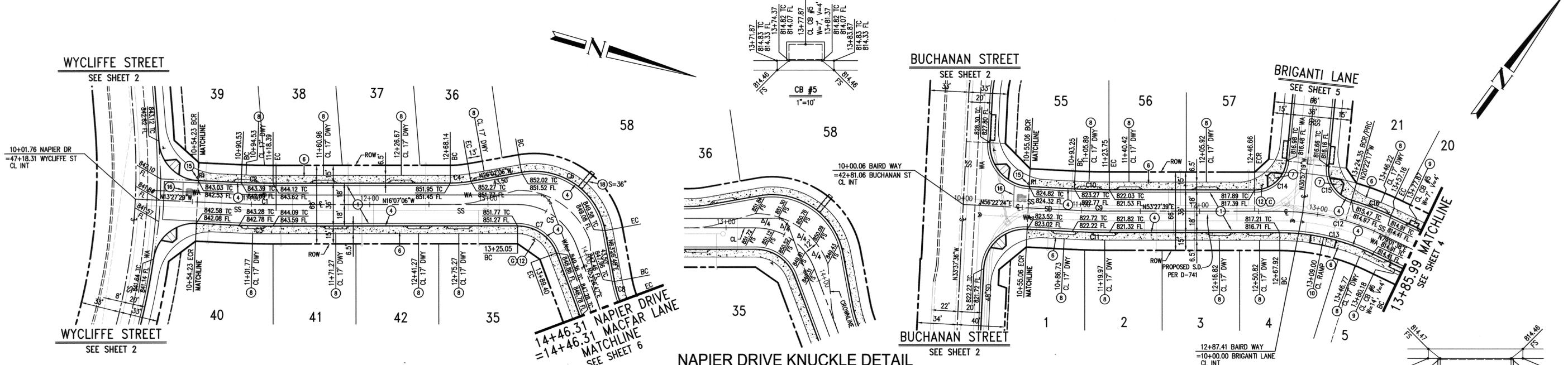
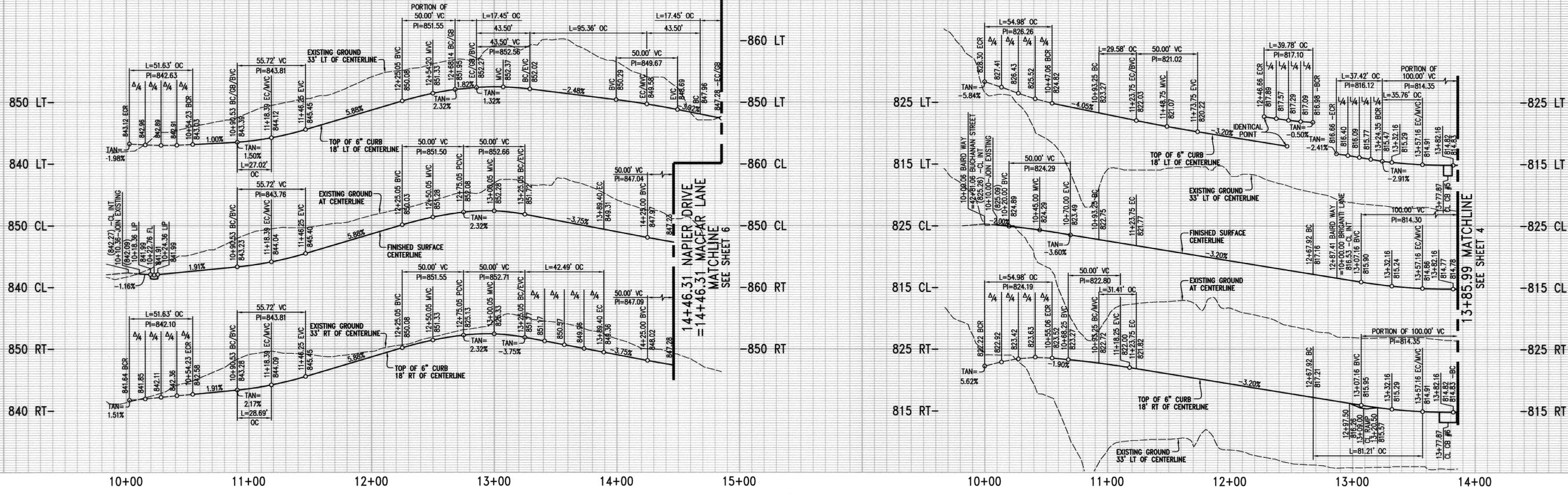
CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT

APPROVED BY	BY	DATE	APPROVED BY
PRINCIPAL ENGINEER			
PARK DEPARTMENT			
TRAFFIC DIVISION			
STREET SERVICES			
PLANNING DEPARTMENT			

STREET IMPROVEMENT PLAN & PROFILE
TRACT NO. 31147
BUCHANAN STREET / WYCLIFFE STREET
HORIZ. SCALE: 1"=40'
VERT. SCALE: 1"=8'

PW03-0476
PROJECT NO.: 02377-002
R-3754
SHEET 2 OF 7
FILE NO.:

INDEXED 5-17-06 LK



- CONSTRUCTION NOTES**
1. CONSTRUCT 3" AC OVER 4" CAB PER SR 167B; R-VALUE = 38
 2. CONSTRUCT 6" CURB AND GUTTER TYPE 1 PER CITY STD DWG NO. 200
 3. CONSTRUCT PCC SIDEWALK PER CITY STD DWG NO. 325
 4. CONSTRUCT WHEELCHAIR RAMP TYPE I PER CITY STD DWG NO. 304
 5. CONSTRUCT DRIVEWAY APPROACH TYPE CURB-I PER CITY STD DWG NO. 302
 6. CONSTRUCT CATCH BASIN PER CITY STD DWG NO. 405
 7. CONSTRUCT WHEELCHAIR RAMP TYPE II PER CITY STD DWG NO. 304
 8. INSTALL STREET NAME SIGN PER CITY STD DWG NO. 662
 9. INSTALL R1 "STOP" SIGN
 10. PAINT "STOP" LEGEND PER CALTRANS STD
 11. CONSTRUCT PARKWAY DRAIN PER APWA STD PLAN 151-1 S PER PLAN

NAPIER DRIVE

CURVE TABLE

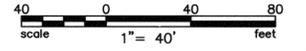
CURVE	ANGLE	LENGTH	RADIUS	TANGENT
C1	2°39'36"	27.86'	600.00'	13.93'
C2	2°39'36"	27.02'	582.00'	13.51'
C3	2°39'36"	28.69'	618.00'	14.35'
C4	10°00'00"	17.45'	100.00'	8.75'
C5	69°33'54"	64.35'	53.00'	36.81'
C6	89°33'54"	95.36'	61.00'	60.54'
C7	69°33'54"	42.49'	35.00'	24.31'
C8	10°00'00"	17.45'	100.00'	8.75'

CURVE TABLE

CURVE	ANGLE	LENGTH	RADIUS	TANGENT
C9	2°54'45"	30.50'	600.00'	15.25'
C10	2°54'45"	29.58'	582.00'	14.80'
C11	2°54'45"	31.41'	618.00'	15.71'
C12	25°33'59"	89.24'	200.00'	45.38'
C13	25°33'59"	81.21'	182.00'	41.29'
C14	84°24'58"	39.78'	27.00'	24.49'
C15	79°24'58"	37.42'	27.00'	22.42'
C16	92°35'44"	35.76'	218.00'	17.92'

BAIRD WAY

SDH & ASSOC. INC.
5225 CANYON CREST DR., RY, CA. 95117-2544
REVISION NO. 1 PREPARED UNDER THE SUPERVISION OF:
D. Brian G. Esquire 7/25/2006
BRIAN G. ESQUIRE RCE 21884 DATE



BENCH MARK E1-A2:

BRASS DISK STAMPED E1-A IN CONCRETE IN TOP OF LARGE ROCK AT THE NORTHWESTERLY END OF BUCHANAN STREET, 100 FEET WESTERLY AND 40 SOUTHERLY OF A HOUSE AT 4613 BUCHANAN ST.
ELEVATION = 857.147 (FEET)

CITY OF RIVERSIDE BUSINESS TAX CERTIFICATE NO. 105767 EXP. 11/8/05

Hall & Foreman, Inc.
Engineering-Surveying-Planning-Landscape Architecture
9130 Anaheim Pl., Ste. 120-Rancho Cucamonga, CA 91730-909-484-9090
PREPARED UNDER THE SUPERVISION OF:
Harold Garcelon 2/10/06
HAROLD GARCELON, P.E. R.C.E. 31681 DATE



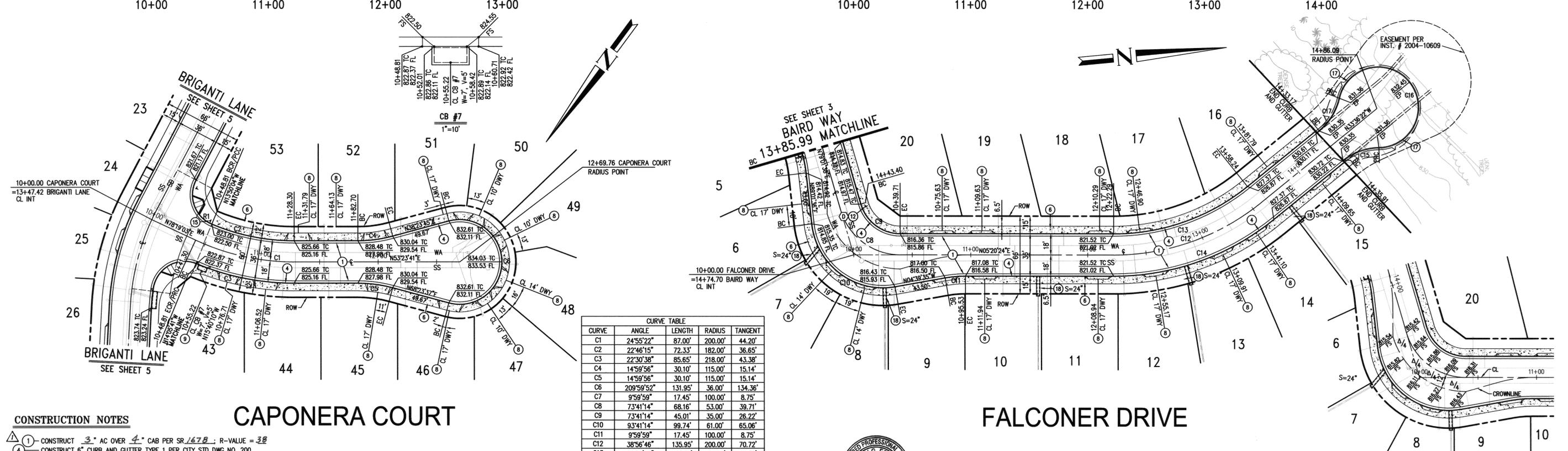
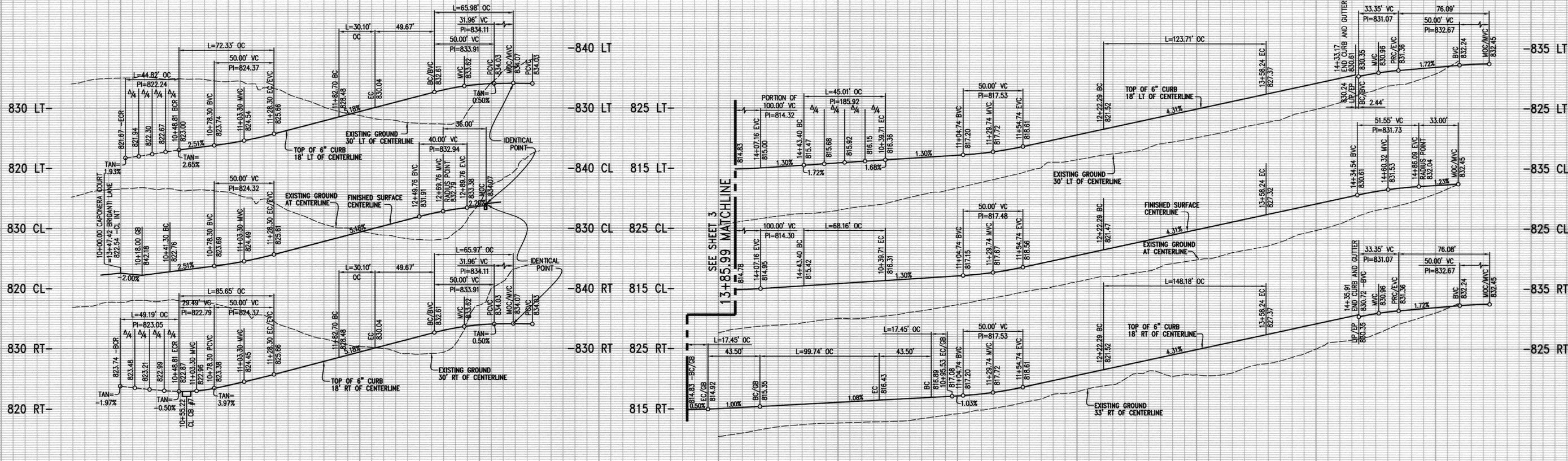
CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT

APPROVED BY: [Signature] DATE: 3/16/06
PRINCIPAL ENGINEER
PARK DEPARTMENT
TRAFFIC DIVISION
STREET SERVICES
DESIGNED BY: REF DRAWN BY: REF CHECKED BY: RLB

STREET IMPROVEMENT PLAN & PROFILE

TRACT NO. 31147
NAPIER DRIVE & BAIRD WAY
HORIZ. SCALE: 1"=40' VERT. SCALE: 1"=8'
INDEXED 5-17-06 LFT

PROJECT NO.: 02377-002
R-3754
SHEET 3 OF 7
FILE NO.: PW03-0476



CURVE	ANGLE	LENGTH	RADIUS	TANGENT
C1	24°55'22"	87.00'	200.00'	44.20'
C2	22°46'15"	72.33'	182.00'	36.65'
C3	22°30'38"	85.65'	218.00'	43.38'
C4	14°59'56"	30.10'	115.00'	15.14'
C5	14°59'56"	30.10'	115.00'	15.14'
C6	209°59'52"	131.95'	36.00'	134.36'
C7	9°59'59"	17.45'	100.00'	8.75'
C8	73°41'14"	68.16'	53.00'	39.71'
C9	73°41'14"	45.01'	35.00'	26.22'
C10	93°41'14"	99.74'	61.00'	65.06'
C11	9°59'59"	17.45'	100.00'	8.75'
C12	38°56'46"	135.95'	200.00'	70.72'
C13	38°56'46"	123.71'	182.00'	64.35'
C14	38°56'46"	148.18'	218.00'	77.08'
C15	38°12'48"	33.35'	50.00'	17.32'
C16	258°25'35"	152.17'	34.00'	43.19'
C17	38°12'48"	33.35'	50.00'	17.32'

- CONSTRUCTION NOTES**
1. CONSTRUCT 3" AC OVER 4" CAB PER SR 167B; R-VALUE = 3B
 4. CONSTRUCT 6" CURB AND GUTTER TYPE 1 PER CITY STD DWG NO. 200
 6. CONSTRUCT PCC SIDEWALK PER CITY STD DWG NO. 325
 8. CONSTRUCT DRIVEWAY APPROACH TYPE CURB-I PER CITY STD DWG NO. 302
 9. CONSTRUCT LOCAL DEPRESSION PER CITY STD DWG NO. 405
 12. INSTALL STREET NAME SIGN PER CITY STD DWG NO. 662
 15. INSTALL R1 "STOP" SIGN
 17. INSTALL REDWOOD HEADER
 18. CONSTRUCT PARKWAY DRAIN PER APWA STD PLAN 151-1 S PER PLAN



BENCH MARK E1-A2:
BRASS DISK STAMPED E1-A IN CONCRETE IN TOP OF LARGE ROCK AT THE NORTHWESTERLY END OF BUCHANAN STREET, 100 FEET WESTERLY AND 40 SOUTHERLY OF A HOUSE AT 4613 BUCHANAN ST.
ELEVATION= 857.147 (FEET)

CITY OF RIVERSIDE BUSINESS TAX CERTIFICATE NO. 105767 EXP. 11/8/05

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HAROLD GARCELON, P.E. R.C.E. 31681 DATE

SDH & ASSOC. INC.
5225 CANYON CREST DR. RIV. CA. (951) 788-2344
REVISION NO. 1 PREPARED UNDER THE SUPERVISION OF:
Brian G. Esquire 7/25/2006
BRIAN G. ESQUIRE RCB 2/06 DATE



CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY: *[Signature]* DATE: 3/14/06
PRINCIPAL ENGINEER
PARK DEPARTMENT
TRAFFIC DIVISION
STREET SERVICES

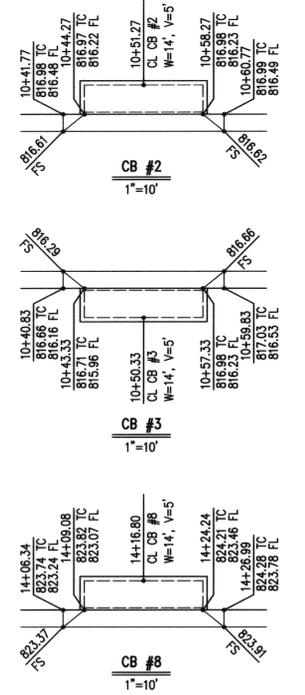
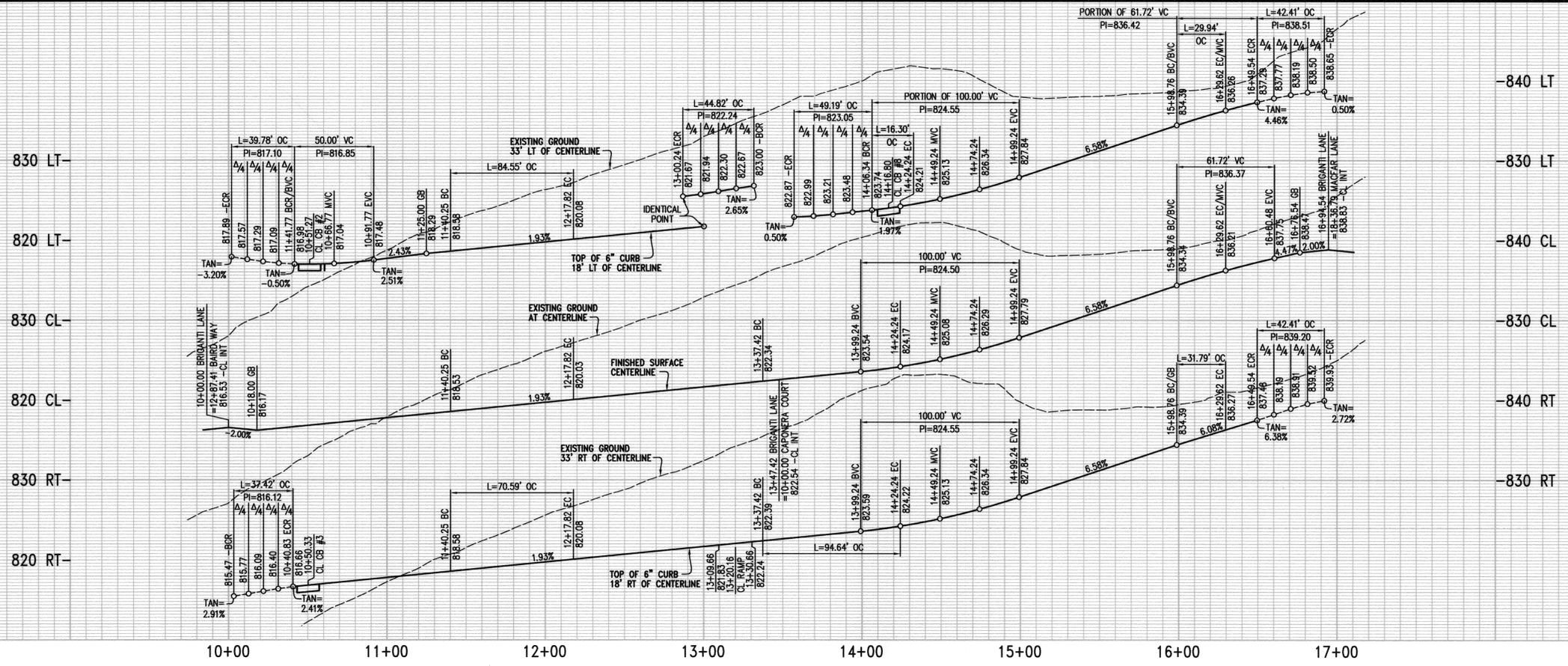
STREET IMPROVEMENT PLAN & PROFILE

TRACT NO. 31147
CAPONERA COURT & FALCONER DRIVE

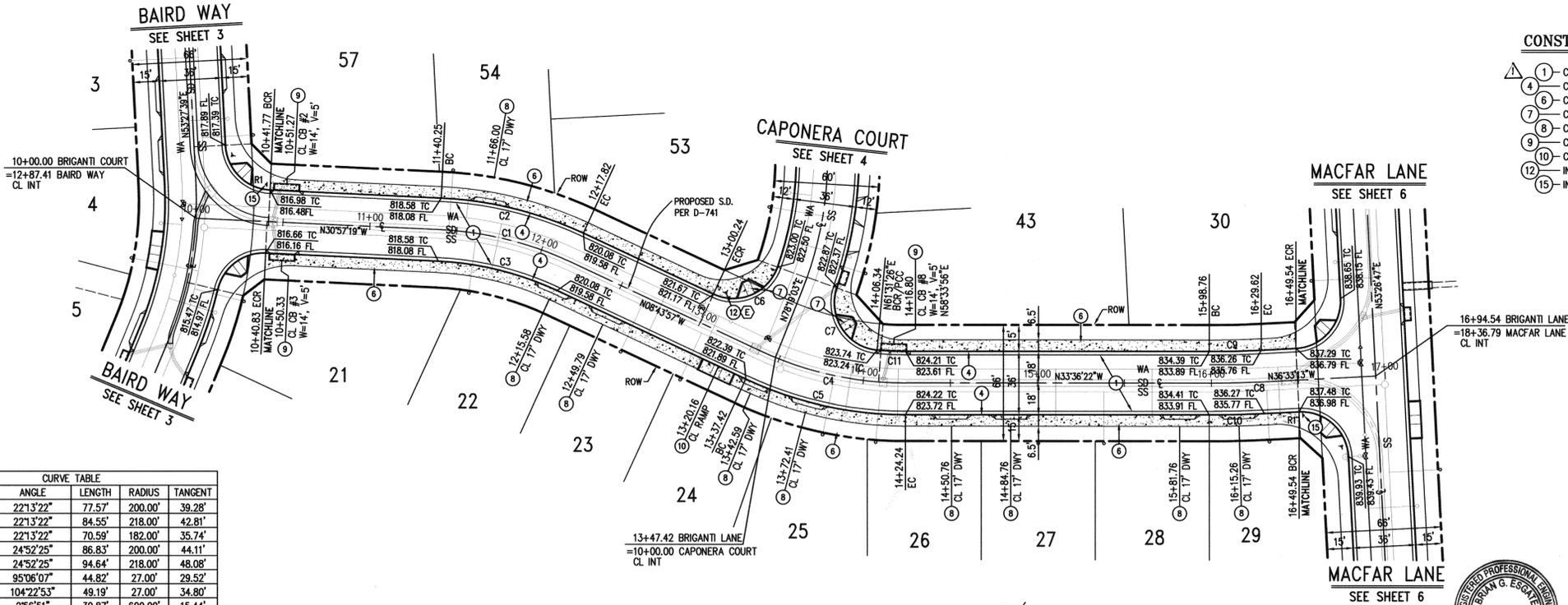
PROJECT NO.: 02377-002
R-3754
SHEET 4 OF 7
FILE NO.:

HORIZ. SCALE: 1"=40'
VERT. SCALE: 1"=8'

INDEXED 5-17-06 Lft



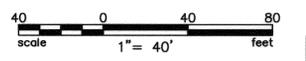
CURVE	ANGLE	LENGTH	RADIUS	TANGENT
C1	22°13'22"	77.57'	200.00'	39.28'
C2	22°13'22"	84.55'	218.00'	42.81'
C3	22°13'22"	70.59'	182.00'	35.74'
C4	24°52'25"	86.83'	200.00'	44.11'
C5	24°52'25"	94.64'	218.00'	48.08'
C6	95°06'07"	44.82'	27.00'	29.52'
C7	104°22'53"	49.19'	27.00'	34.80'
C8	2°56'51"	30.87'	600.00'	15.44'
C9	2°56'51"	29.94'	582.00'	14.97'
C10	2°56'51"	31.79'	618.00'	15.90'
C11	5°07'48"	16.30'	182.00'	8.15'



- CONSTRUCTION NOTES**
- CONSTRUCT 3" AC OVER 4" CAB PER SR 1678; R-VALUE = 38
 - CONSTRUCT 6" CURB AND GUTTER TYPE 1 PER CITY STD DWG NO. 200
 - CONSTRUCT PCC SIDEWALK PER CITY STD DWG NO. 325
 - CONSTRUCT WHEELCHAIR RAMP TYPE I PER CITY STD DWG NO. 304
 - CONSTRUCT DRIVEWAY APPROACH TYPE CURB-I PER CITY STD DWG NO. 302
 - CONSTRUCT LOCAL DEPRESSION PER CITY STD DWG NO. 405
 - CONSTRUCT WHEELCHAIR RAMP TYPE II PER CITY STD DWG NO. 304
 - INSTALL STREET NAME SIGN PER CITY STD DWG NO. 662
 - INSTALL R1 "STOP" SIGN

BRIGANTI LANE

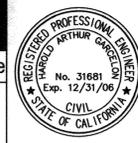
SDH & ASSOC. INC.
5225 CANYON CREST DR. RIV. CA. (951) 780-2344
REVISION NO. 1 PREPARED UNDER THE SUPERVISION OF
OF *Brian G. Esqate* 7/25/2006
BRIAN G. ESQATE, RCE 21001 DATE



BENCH MARK E1-A2:
BRASS DISK STAMPED E1-A IN CONCRETE IN TOP OF LARGE ROCK AT THE NORTHWESTERLY END OF BUCHANAN STREET, 100 FEET WESTERLY AND 40 SOUTHERLY OF A HOUSE AT 4613 BUCHANAN ST.
ELEVATION= 857.147 (FEET)

CITY OF RIVERSIDE BUSINESS TAX CERTIFICATE NO. 105767 EXP. 11/8/05

Hall & Foreman, Inc.
Engineering-Surveying-Planning-Landscape Architecture
9130 Anaheim Pl., Ste. 120-Rancho Cucamonga, CA 91730-909-484-9090
PREPARED UNDER THE SUPERVISION OF:
Harold Garcelon 2/10/06
HAROLD GARCELON, P.E. R.C.E. 31681 DATE

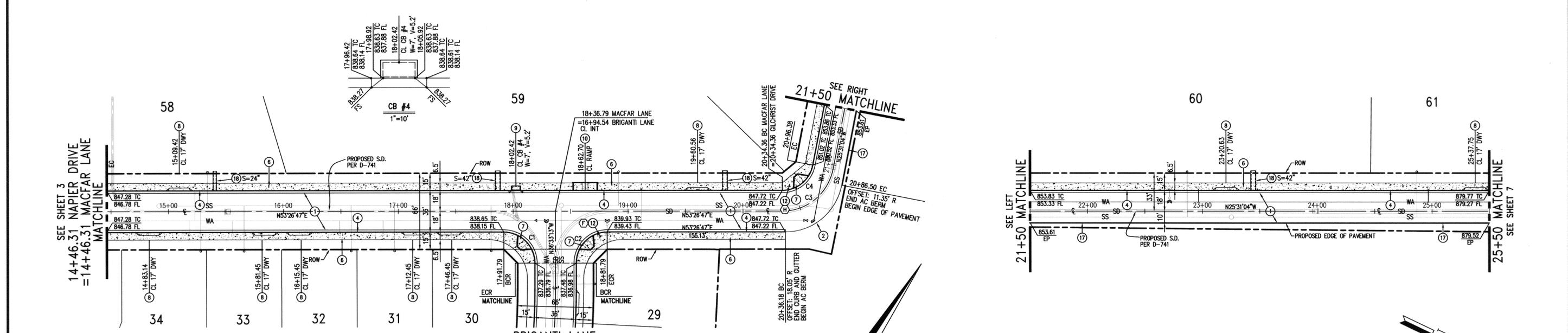
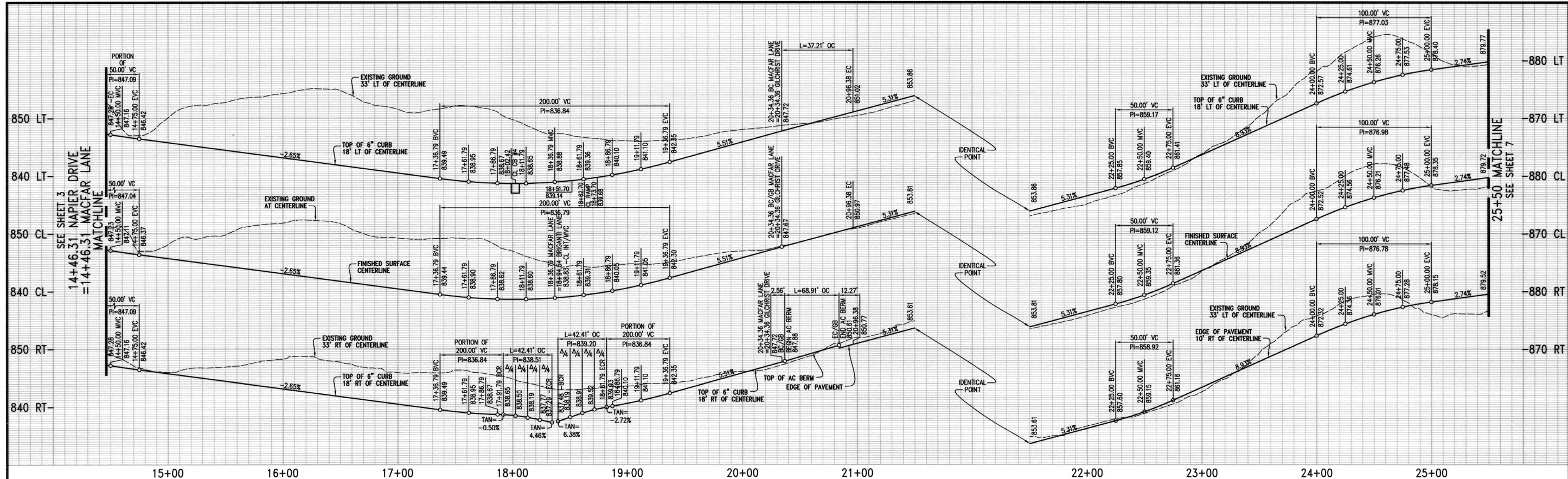


CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY: *[Signature]* DATE: 3/16/06
PRINCIPAL ENGINEER
PARK DEPARTMENT
TRAFFIC DIVISION
STREET SERVICES
DESIGNED BY: REF. DRAWN BY: REF. CHECKED BY: RLB

PROJECT NO.: PW03-0476
PROJECT NO.: 02377-002
TRACT NO. 31147
BRIGANTI LANE
SHEET 5 OF 7
FILE NO.:
HORIZ. SCALE: 1"=40'
VERT. SCALE: 1"=8'

INDEXED 5-17-06 LHH



CURVE TABLE

CURVE	ANGLE	LENGTH	RADIUS	TANGENT
C1	90°00'00"	42.41'	27.00'	27.00'
C2	90°00'00"	42.41'	27.00'	27.00'
C3	78°57'51"	62.02'	45.00'	37.07'
C4	78°57'51"	37.21'	27.00'	22.24'

- CONSTRUCTION NOTES**
- CONSTRUCT 3" AC OVER 4" CAB PER SR 1679; R-VALUE = 38
 - CONSTRUCT 6" AC BERM TYPE I PER CITY STD DWG NO. 250
 - CONSTRUCT 6" CURB AND GUTTER TYPE I PER CITY STD DWG NO. 200
 - CONSTRUCT PCC SIDEWALK PER CITY STD DWG NO. 325
 - CONSTRUCT WHEELCHAIR RAMP TYPE I PER CITY STD DWG NO. 304
 - CONSTRUCT DRIVEWAY APPROACH TYPE CURB-I PER CITY STD DWG NO. 302
 - CONSTRUCT LOCAL DEPRESSION PER CITY STD DWG NO. 405
 - CONSTRUCT WHEELCHAIR RAMP TYPE II PER CITY STD DWG NO. 304
 - INSTALL REDWOOD HEADER
 - CONSTRUCT PARKWAY DRAIN PER APWA STD PLAN 151-1 S PER PLAN



BENCH MARK E1-A2:
 BRASS DISK STAMPED E1-A IN CONCRETE IN TOP OF LARGE ROCK AT THE NORTHWESTERLY END OF BUCHANAN STREET, 100 FEET WESTERLY AND 40 SOUTHERLY OF A HOUSE AT 4613 BUCHANAN ST.
 ELEVATION= 857.147 (FEET)

CITY OF RIVERSIDE BUSINESS TAX CERTIFICATE NO. 105767 EXP. 11/8/05

Hall & Foreman, Inc.
 Engineering • Surveying • Planning • Landscape Architecture
 9130 Anaheim Pl., Ste. 120-Rancho Cucamonga, CA 91730-909-484-9090
 PREPARED UNDER THE SUPERVISION OF:
Harold Garcelon 2/10/06
 HAROLD GARCELON, P.E. R.C.E. 31681 DATE



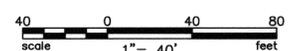
SDH & ASSOC., INC.
 5225 CANYON CREST DR. RIV., CA (951) 788-1344

CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT

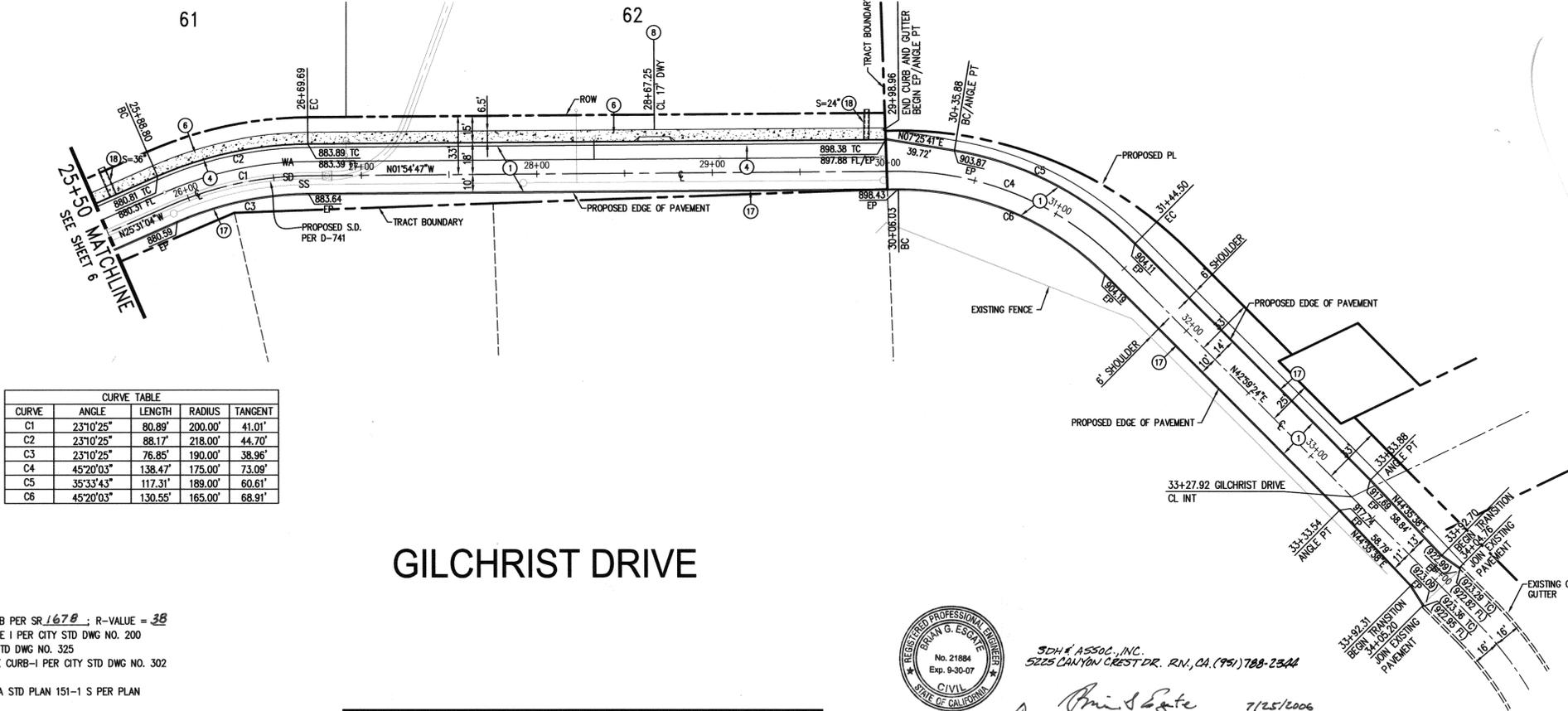
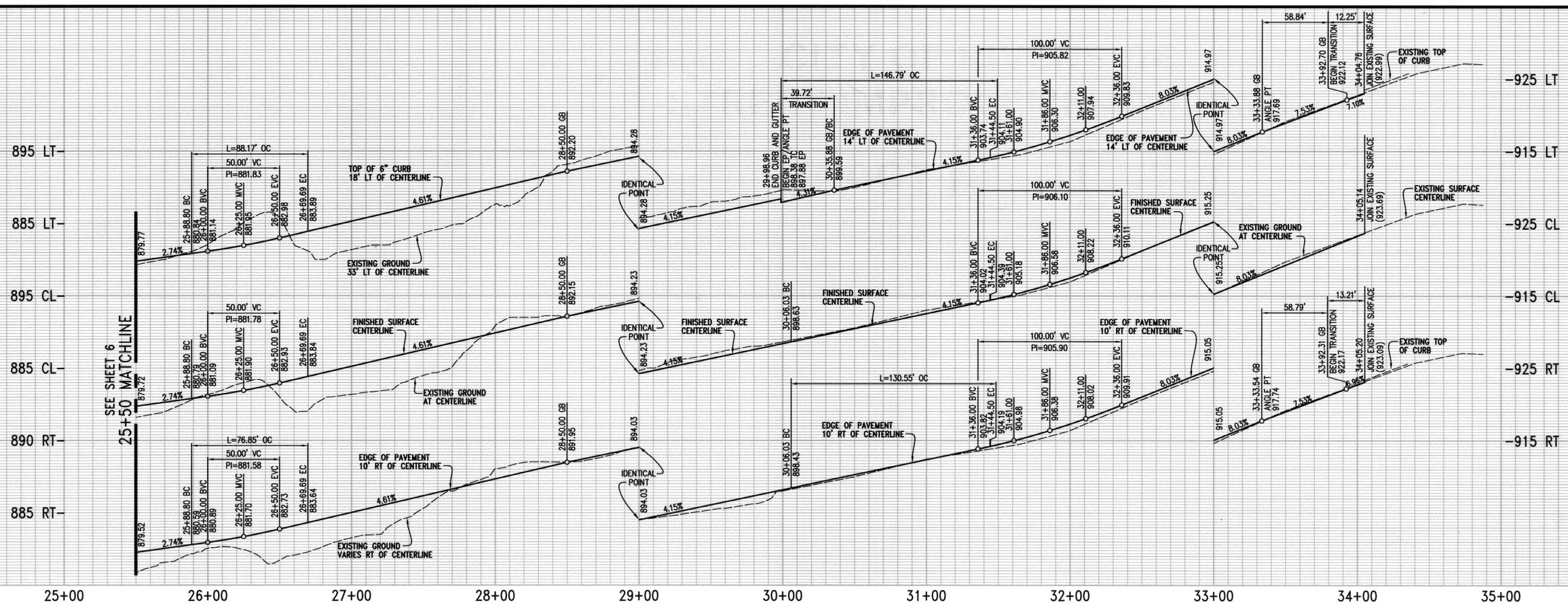
APPROVED BY: *Brian G. Esqate* 7/25/2006
 PRINCIPAL ENGINEER
 PARK DEPARTMENT
 TRAFFIC DIVISION
 STREET SERVICES
 DATE: 3/10/06

STREET IMPROVEMENT PLAN & PROFILE
 TRACT NO. 31147
 MACFAR LANE / GILCHRIST DRIVE
 HORIZ. SCALE: 1"=40' VERT. SCALE: 1"=8'

PW03-0476
 PROJECT NO.: 02377-002
 R-3754
 SHEET 6 OF 7
 FILE NO.:



INDEXED 5-17-06 LFT



CURVE TABLE				
CURVE	ANGLE	LENGTH	RADIUS	TANGENT
C1	23°10'25"	80.89'	200.00'	41.01'
C2	23°10'25"	88.17'	218.00'	44.70'
C3	23°10'25"	76.85'	190.00'	38.96'
C4	45°20'03"	138.47'	175.00'	73.09'
C5	35°33'43"	117.31'	189.00'	60.61'
C6	45°20'03"	130.55'	165.00'	68.91'

GILCHRIST DRIVE

- CONSTRUCTION NOTES**
- 1 CONSTRUCT 3" AC OVER 4" CAB PER SR 1678; R-VALUE = 38
 - 4 CONSTRUCT 6" CURB AND GUTTER TYPE I PER CITY STD DWG NO. 200
 - 6 CONSTRUCT PCC SIDEWALK PER CITY STD DWG NO. 325
 - 8 CONSTRUCT DRIVEWAY APPROACH TYPE CURB-I PER CITY STD DWG NO. 302
 - 17 INSTALL REDWOOD HEADER
 - 18 CONSTRUCT PARKWAY DRAIN PER APWA STD PLAN 151-1 S PER PLAN



SOHA ASSOC., INC.
5225 CANYON CREST DR., R.N., CA. (951) 788-2344
Brian G. Esquite 7/25/2006
BRIAN G. ESQUITE RCE 21884 DATE



BENCH MARK E1-A2:
BRASS DISK STAMPED E1-A IN CONCRETE IN TOP OF LARGE ROCK AT THE NORTHWESTERLY END OF BUCHANAN STREET, 100 FEET WESTERLY AND 40 SOUTHERLY OF A HOUSE AT 4613 BUCHANAN ST.
ELEVATION= 857.147 (FEET)

CITY OF RIVERSIDE BUSINESS TAX CERTIFICATE NO. 105767 EXP. 11/8/05

Hall & Foreman, Inc.
Engineering-Surveying-Planning-Landscape Architecture
9130 Anaheim Pl., Ste. 120-Rancho Cucamonga, CA 91730-909-484-9090
PREPARED UNDER THE SUPERVISION OF:
Harold Saylor 2/10/06
HAROLD GARCELON, P.E. R.C.E. 31681 DATE

DESIGNED BY: REF DRAWN BY: REF CHECKED BY: RLB
NO. DESCRIPTION APPR. DATE
ADD STREET SECTIONS 8/12/06
STREET SERVICES 2/25/06
DATE: 2/15/06

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY: [Signature] DATE: 2/15/06
PRINCIPAL ENGINEER
PARK DEPARTMENT
TRAFFIC DIVISION
STREET SERVICES

STREET IMPROVEMENT PLAN & PROFILE
TRACT NO. 31147
GILCHRIST DRIVE
HORIZ. SCALE: 1"=40' VERT. SCALE: 1"=8'

PW03-0476
PROJECT NO.: 02377-002
R-3754
SHEET 7 OF 7
FILE NO.:

INDEXED 5-17-06 LPH