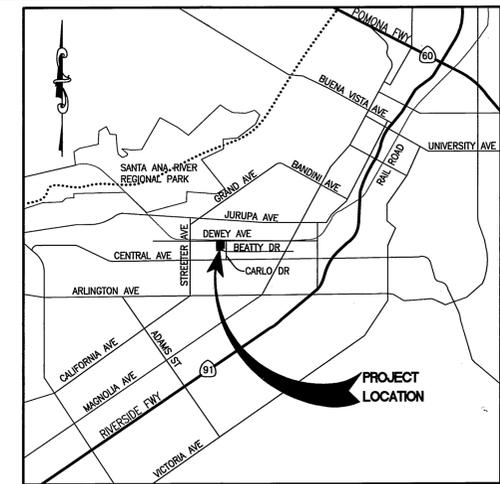


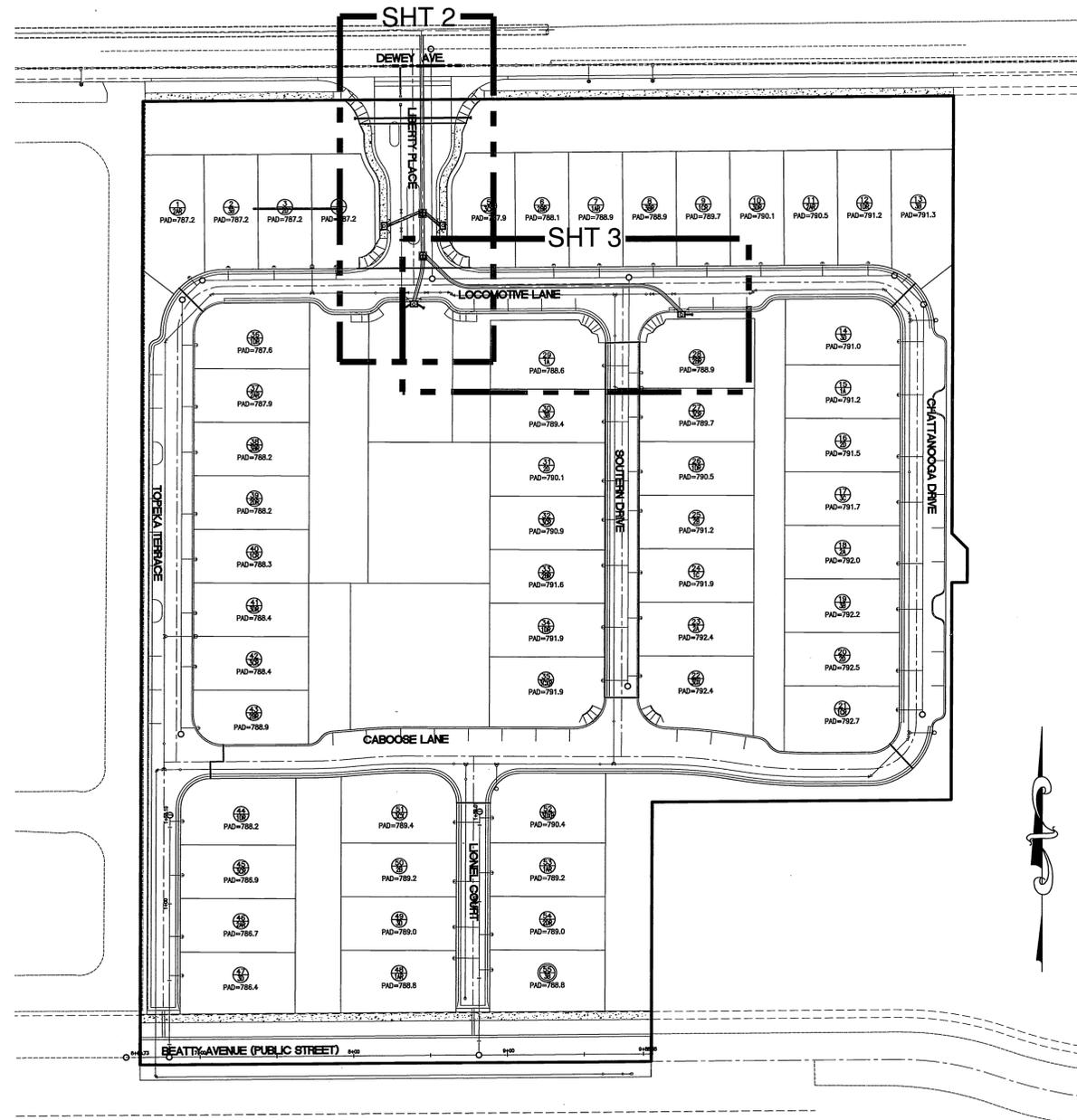
STORM DRAIN IMPROVEMENT PLANS FOR TRACT MAP NO. 32046

GENERAL NOTES

- 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.
- ALL FLAGGED ELEVATIONS SHALL BE STAKED IN THE FIELD BY THE PRIVATE ENGINEER.
- THE CONTRACTOR SHALL CALL IN A LOCATION REQUEST TO UNDERGROUND SERVICE ALERT (USA), PHONE NO. 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.
- 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 ISSUED BY THE CITY'S PUBLIC WORKS DEPARTMENT.



VICINITY MAP
NO SCALE



INDEX MAP
1" = 50'

STORM DRAIN CONSTRUCTION NOTES:

- 1" IE IN 24" SD TO 66" EXISTING CITY SD PER CITY PUBLIC WORKS STANDARD DRAWING NO. 423.
- CONSTRUCT MANHOLE "EZ" PER CITY PUBLIC WORKS STANDARD DRAWING NO. 431.
- CONSTRUCT 4' WIDE CATCH BASIN PER CITY PUBLIC WORKS STANDARD DRAWING NO. 405. ALSO SEE CATCH BASIN STENCILING DETAIL ON SHEET NO. 2.
- INSTALL 18" RCP WITH BEDDING AND BACKFILL PER CITY PUBLIC WORKS STANDARD DRAWING NO. 452 CASE III.
- INSTALL 24" RCP WITH BEDDING AND BACKFILL PER CITY PUBLIC WORKS STANDARD DRAWING NO. 452 CASE III.

ABBREVIATION:

BO = BLOW OFF
BOP = BOTTOM OF PIPE
CB = CATCH BASIN
CO = CLEAN OUT
DW = DOMESTIC WATER
FH = FIRE HYDRANT WITH TEE
JS = JUNCTION STRUCTURE
MH = MAN HOLE
SD = STORM DRAIN
SS = SANITARY SEWER
TOP = TOP OF PIPE
WS = WATER SURFACE

LEGEND:

- ⊕ JUNCTION STRUCTURE
- ⊙ CATCH BASIN
- ⊙ SANITARY SEWER MANHOLE
- ⊙ STORM DRAIN MANHOLE
- ⊙ CLEAN OUT
- ⊙ FIRE HYDRANT WITH TEE
- ⊙ GATE VALVE
- ⊙ TEE
- ⊙ 90° BEND
- ⊙ BLOW-OFF ASSEMBLY
- SS LINE
- DW LINE
- SD LINE

SHEET INDEX

SHEET NO.	TITLE
1 -	TITLE SHEET - INDEX MAP
2 -	PLAN AND PROFILE - LINE "A", LATERAL "A" & "B"
3 -	PLAN AND PROFILE - LATERAL "C"



NOTE: WORK CONTAINED WITHIN THESE PLANS SHALL NOT COMMENCE UNTIL AN ENCROACHMENT PERMIT AND/OR GRADING PERMIT HAS BEEN ISSUED.

THE PRIVATE ENGINEER SIGNING THESE PLANS IS RESPONSIBLE FOR ASSURING THE ACCURACY AND ACCEPTABILITY OF THE DESIGN HEREON. IN THE EVENT OF DISCREPANCIES AFTER COUNTY APPROVAL OR DURING CONSTRUCTION, THE PRIVATE ENGINEER SHALL BE RESPONSIBLE FOR DETERMINING AN ACCEPTABLE SOLUTION AND REVISING THE PLANS FOR APPROVAL BY THE COUNTY.

REVIEWED BY:
CITY WATER DEPARTMENT
FOR NON-INTERFERENCE COMPLIANCE
SHEET 1 THROUGH 3
[Signature]
CIVIL ENGINEER
DATE: 8/19/05

BENCHMARK
CITY OF RIVERSIDE, H5-H3 P. K. NAIL AND CITY ENGINEER TAG IN THE SOUTHEASTERLY CORNER OF A CATCH BASIN IN THE NORTHERLY CURB OF JURUPA AVENUE, 37 FEET WESTERLY OF STEARNS STREET.
ELEVATION = 784.689



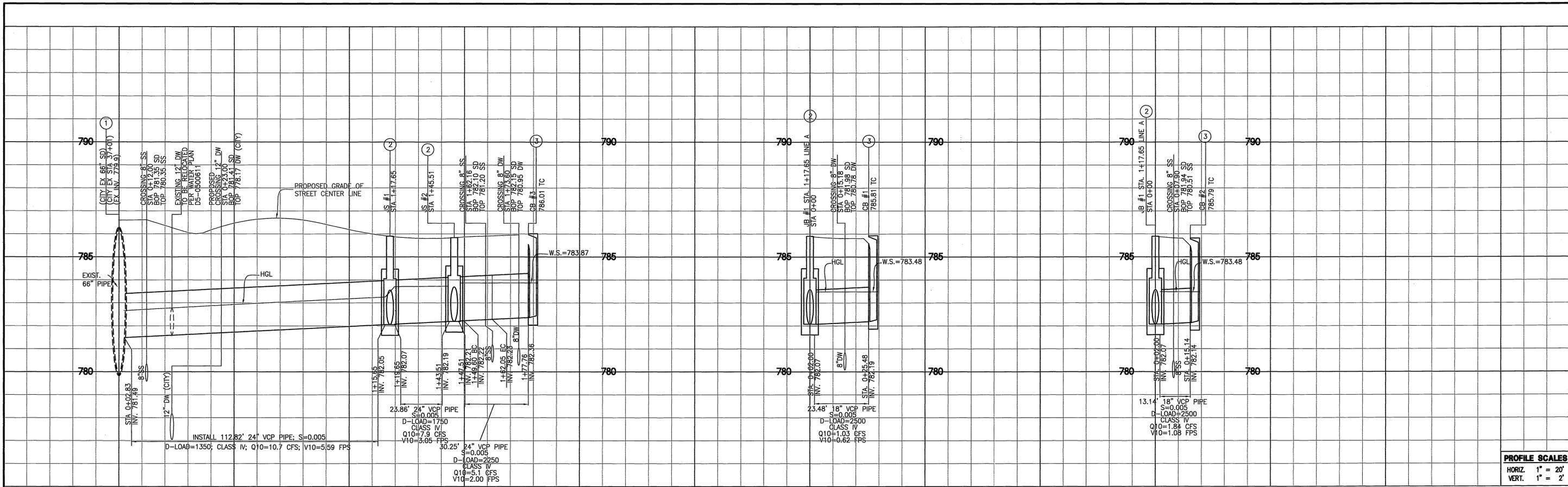
ADAMS - STREETER
CIVIL ENGINEERS, INC.
15 Corporate Park, Irvine, CA 92606
Ph: 949 474-2330 Fax: 949 474-0251
CITY OF RIVERSIDE BUSINESS:
TAX CERT. #: 108207, EXP.: 07/08/06
PREPARED UNDER THE SUPERVISION OF: R.C.E. NO. 67660
[Signature]
DATE: 8/18/05

DATE	BY	MARK	REVISIONS	APPR. DATE	COUNTY

CITY OF RIVERSIDE, CALIFORNIA
PUBLIC WORKS DEPARTMENT
APPROVED BY: *[Signature]*
PRINCIPAL ENGINEER
PARK DEPARTMENT
TRAFFIC DIVISION
STORM DRAIN SERVICES
APPROVED BY: *[Signature]*
CITY ENGINEER
DATE: 9/2/05

IMPROVEMENT PLANS		PW05-0194
TRACT MAP NO. 32046		D-780
TITLE SHEET		1 OF 3 SHTS.
FOR: RICHMOND AMERICAN	SCALE: AS SHOWN	

INDEXED 10-12-05 lft



PROFILE SCALES
 HORIZ. 1" = 20'
 VERT. 1" = 2'

STORM DRAIN PROFILE - LINE "A"

LATERAL "A"

LATERAL "B"

STORM DRAIN CONSTRUCTION NOTES:

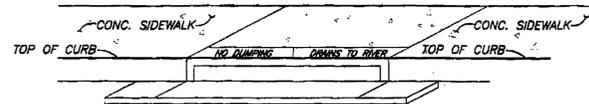
- ① TIE IN 24" SD TO 66" EXISTING CITY SD PER CITY PUBLIC WORKS STANDARD DRAWING NO. 423.
- ② CONSTRUCT MANHOLE "EZ" PER CITY PUBLIC WORKS STANDARD DRAWING NO. 431.
- ③ CONSTRUCT 4' WIDE CATCH BASIN PER CITY PUBLIC WORKS STANDARD DRAWING NO. 405. ALSO SEE CATCH BASIN STENCILING DETAIL ON SHEET NO. 2.
- ④ INSTALL 18" RCP WITH BEDDING AND BACKFILL PER CITY PUBLIC WORKS STANDARD DRAWING NO. 452 CASE III.
- ⑤ INSTALL 24" RCP WITH BEDDING AND BACKFILL PER CITY PUBLIC WORKS STANDARD DRAWING NO. 452 CASE III.

ABBREVIATION:

- | | |
|----------------------|-------------------------|
| BO = BLOW OFF | JS = JUNCTION STRUCTURE |
| BOP = BOTTOM OF PIPE | MH = MAN HOLE |
| CB = CATCH BASIN | SD = STORM DRAIN |
| CO = CLEAN OUT | SS = SANITARY SEWER |
| DW = DOMESTIC WATER | TOP = TOP OF PIPE |
| FH = FIRE HYDRANT | WS = WATER SURFACE |

LEGEND:

- | | | | |
|---|------------------------|---|-------------------|
| ⊕ | JUNCTION STRUCTURE | ⊕ | GATE VALVE |
| ⊕ | CATCH BASIN | ⊕ | TEE |
| ⊕ | SANITARY SEWER MANHOLE | ⊕ | 90° BEND |
| ⊕ | STORM DRAIN MANHOLE | ⊕ | BLOW-OFF ASSEMBLY |
| ⊕ | CLEAN OUT | — | SS LINE |
| ⊕ | FIRE HYDRANT WITH TEE | — | DW LINE |
| | | — | SD LINE |



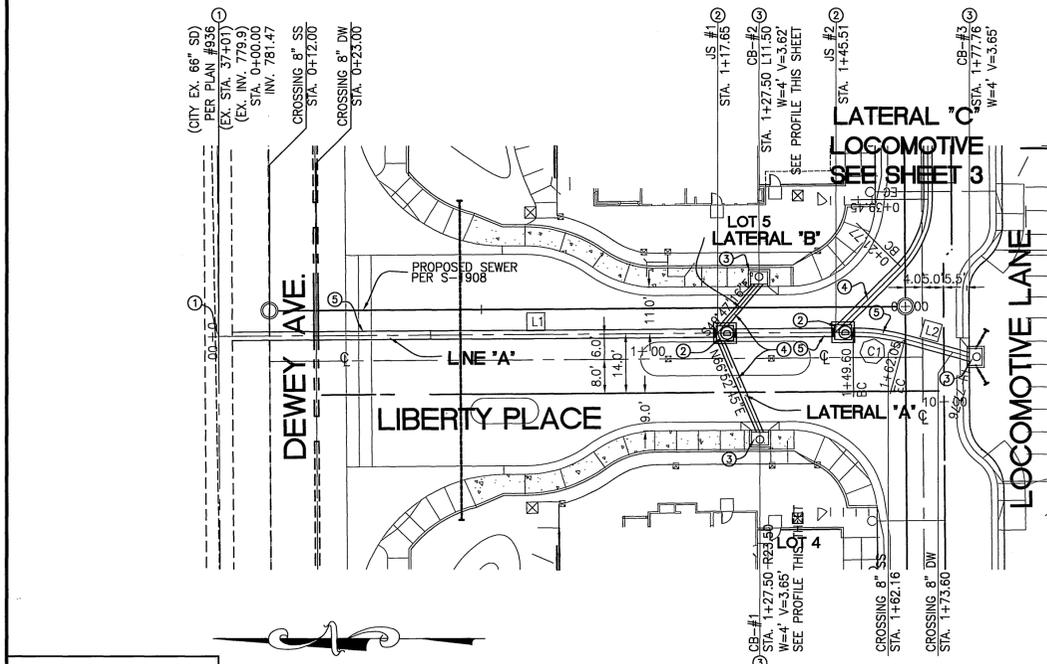
CATCH BASIN STENCILING DETAIL
N.T.S.

- (A) STENCILS TO HAVE 2" LETTERS AS FOLLOWS:
NO DUMPING
DRAINS TO RIVER
- (B) PLACE BOTH STENCILS CENTERED WITHIN THE CATCHBASIN OPENING AND WITHIN THE TOP OF CURB.
- (C) SPRAY BOTH STENCILS WITH WHITE PAINT.
- (D) REMOVE STENCILS WHEN PAINT IS DRY.

SD LINE A

No.	Bearing	Length
1	S00°22'30"E	149.80'
2	N15°28'18"E	15.71'

No.	Radius	Delta	Length	Tangent
(C)	45.00'	15°50'48"	12.45'	6.26'



PRIVATE STORM DRAIN PLAN - LINE "A", LATERAL "A" + "B"



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REVIEWED BY:
CITY WATER DEPARTMENT

FOR NON-INTERFERENCE COMPLIANCE SHEET 1 THROUGH 3

DATE: 8/18/05

BENCHMARK
CITY OF RIVERSIDE, H5-H3 P. K. NAIL AND CITY ENGINEER TAG IN THE SOUTHEASTLY CORNER OF A CATCH BASIN IN THE NORTHERLY CURB OF JURUPA AVENUE, 37 FEET WESTERLY OF STEARNS STREET.

ELEVATION = 784.689



ADAMS - STREETER CIVIL ENGINEERS, INC.
 15 Corporate Park, Irvine, CA 92606
 Ph: 949 474-2330 Fax: 949 474-0251
 CITY OF RIVERSIDE BUSINESS:
 TAX CERT. #: 108207, EXP.: 07/08/06

PREPARED UNDER THE SUPERVISION OF: R.C.E. NO. 67660
 DATE: 8/18/05

DATE	BY	MARK	REVISIONS	APPR.	DATE

CITY OF RIVERSIDE, CALIFORNIA PUBLIC WORKS DEPARTMENT

APPROVED BY: [Signature]
 PRINCIPAL ENGINEER
 PARK DEPARTMENT
 TRAFFIC DIVISION
 STORM DRAIN SERVICES

BY DATE APPROVED BY: [Signature]
 CITY ENGINEER

DATE: 9/2/05

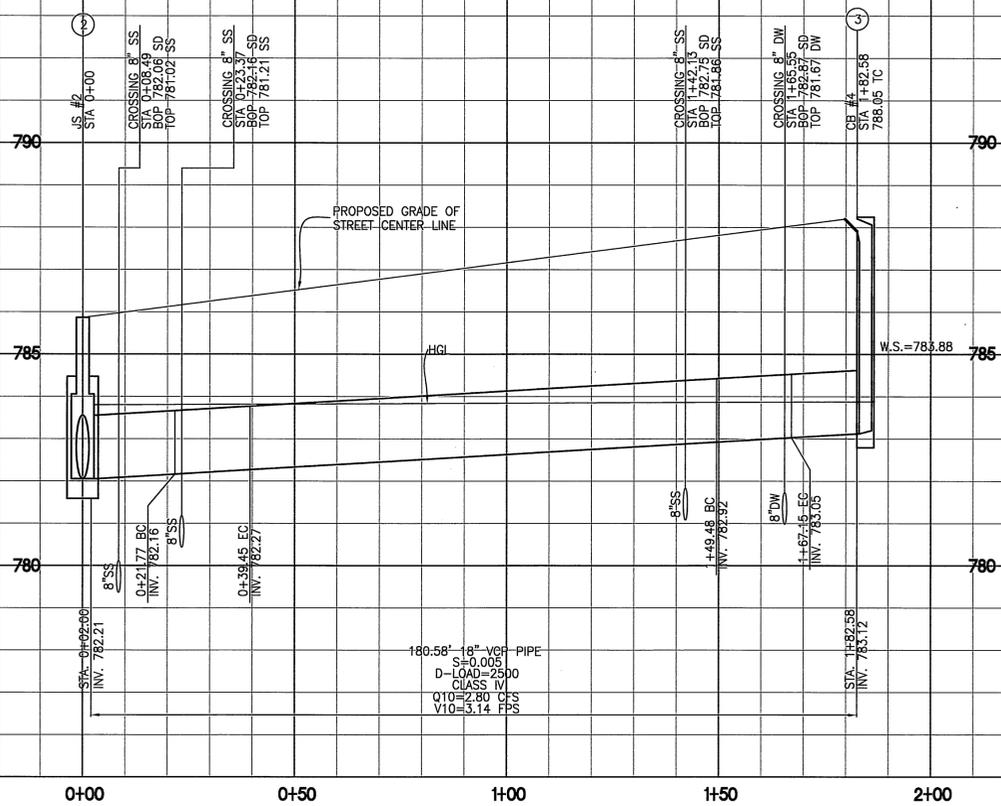
IMPROVEMENT PLANS
 PW05-0194

TRACT MAP NO. 32046
 PRIVATE STORM DRAIN PLAN AND PROFILE
 LINE "A", LATERAL "A" & "B"

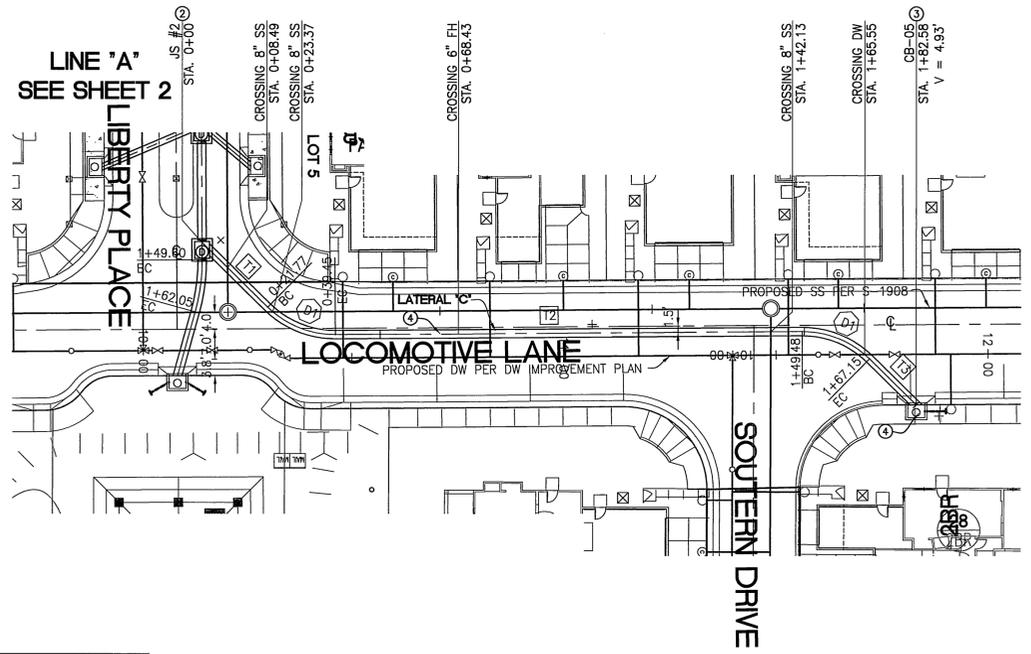
FOR: RICHMOND AMERICAN SCALE: AS SHOWN

D-780
 2 OF 3 SHTS.
 INDEXED 10-12-05

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PROFILE SCALES
 HORIZ. 1" = 20'
 VERT. 1" = 2'



- STORM DRAIN CONSTRUCTION NOTES:**
- CONSTRUCT MANHOLE "EZ" PER CITY PUBLIC WORKS STANDARD DRAWING NO. 431.
 - CONSTRUCT 4' WIDE CATCH BASIN PER CITY PUBLIC WORKS STANDARD DRAWING NO. 405. ALSO SEE CATCH BASIN STENCILING DETAIL ON SHEET NO. 2.
 - INSTALL 18" RCP WITH BEDDING AND BACKFILL PER CITY PUBLIC WORKS STANDARD DRAWING NO. 452 CASE III.

- ABBREVIATION:**
- BO = BLOW OFF
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- LEGEND:**
- JUNCTION STRUCTURE
 - CATCH BASIN
 - SANITARY SEWER MANHOLE
 - STORM DRAIN MANHOLE
 - CLEAN OUT
 - FIRE HYDRANT WITH TEE
 - GATE VALVE
 - TEE
 - 90° BEND
 - BLOW-OFF ASSEMBLY
 - SS LINE
 - DW LINE
 - SD LINE

LINE DATA		
No.	Bearing	Length
T1	S45°22'30"E	21.77'
T2	N89°37'30"E	110.03'
T3	S45°22'30"E	15.43'

CURVE DATA			
No.	Radius	Delta	Length/Tangent
C1	22.50'	45°00'00"	17.67' / 9.32'



PRIVATE STORM DRAIN - LATERAL "C"



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	DATE: 8/26/05	REVISIONS:	APPR. DATE: 8/26/05 COUNTY:	INDEXED 10-12-05 LfH				

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