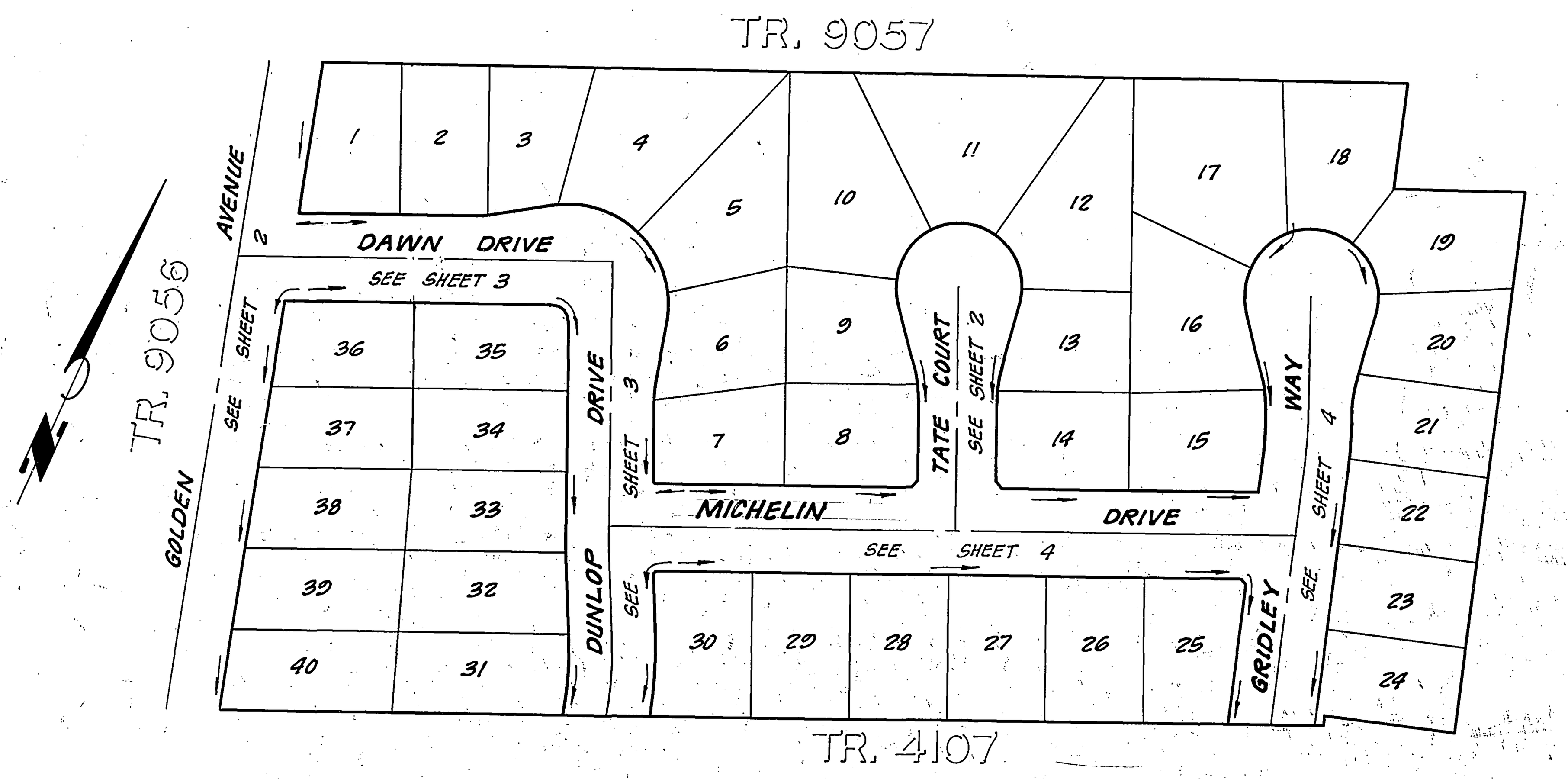
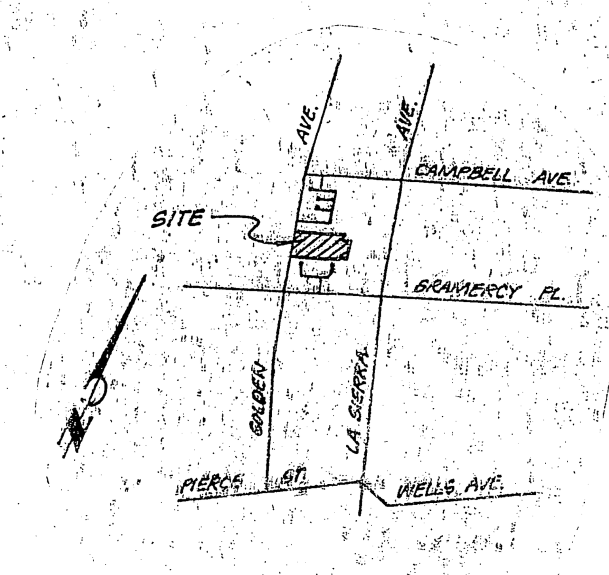
Contractor agrees that he shall assume sole and complete responsibility for job site conditions during the course of construction of this Project, including safety of all persons and property; that this requirement shall apply continuously and not be limited to normal working hours; and that the Contractor shall defend, indemnify and hold the Owner 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 Owner or the Engineer.

CALIFORNIA COUNCIL OF CIVIL ENGINEERS And LAND SURVEYORS



INDEX MAP

scale: 1" = 100'



VICINITY MAP

no scale

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, and the Standard Specifications for Public Works Construction, 1982 Edition.
3. 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. Engineer estimates overlay to be 16 tons.
4. 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.
5. Curb and gutter shall be staked with 3' offsets at 25' intervals.
6. All traffic signs shall be installed prior to opening the streets to traffic.
7. 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.
8. See "Street Lighting Plans" for quantity and location of required street lights.
9. All flagged elevations shall be staked in the field by the private engineer.
10. The sewer contractor shall adjust manholes to final grade after paving is completed.
11. The developer and/or contractor shall contact the Public Service Department (787-7251) 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.
12. 6"x6" or 6"ϕ blockouts for mailboxes required in curb s/w.
13. 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 as a result of errors or omissions, the private engineer shall be responsible for determining an acceptable solution and revising the plans for approval by the City.
14. Notice to contractor: The existence and location of any underground utility pipes or structures shown on these plans were obtained by a search of the available records. To the best of our knowledge there are no existing utilities except as shown on these plans. The contractor is required to take precautionary measures to protect the utility lines shown and any other lines not of record or not shown on these plans.
15. 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. (787-7611)

GENERAL NOTES CONT'D.

All related work shall conform to the City of Riverside, Park and Recreation Department Standards.

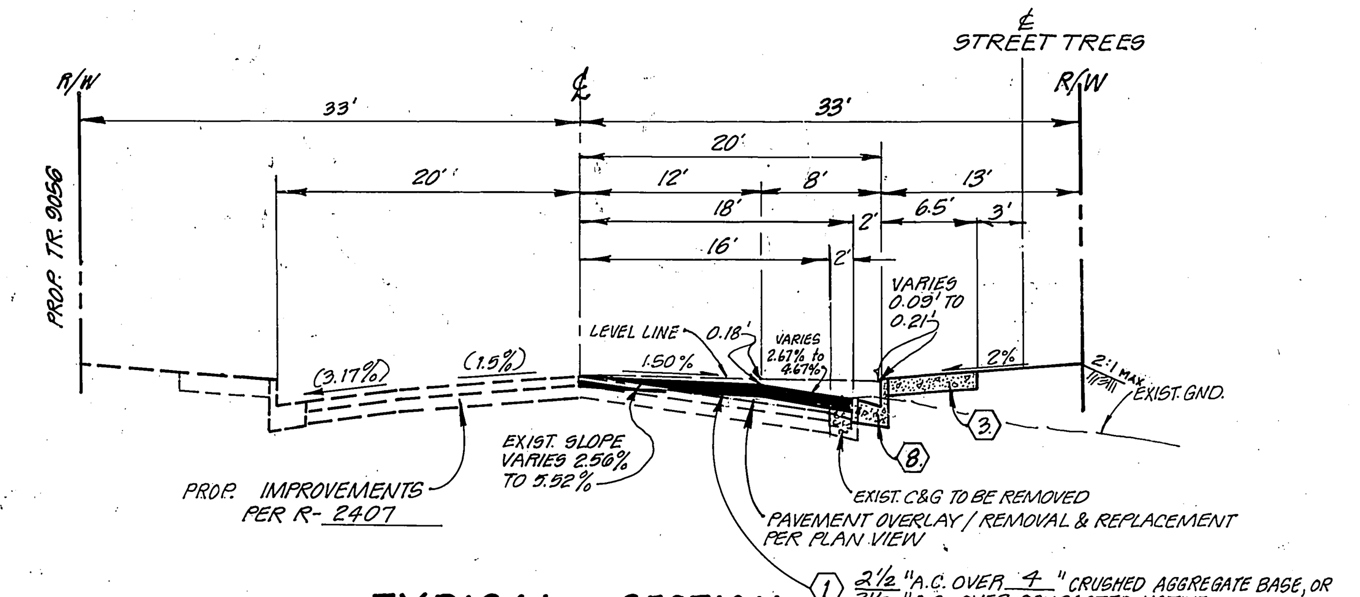
Contact the Park Projects Inspector a minimum of 48 hours in advance at 787-7223 to schedule inspections. Inspections shall be required: (a) when plant locations have been spotted in the field prior to digging plant pits, (b) while digging plant pits and planting/relocating trees, (c) after planting and all other indicated or specified work has been completed for start of maintenance, and (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 Recreation Department is assuming maintenance responsibilities).

The Contractor/Developer shall maintain all plantings for a minimum period of one (1) year.

Street tree planting shall be as follows:

Street Name	Botanical Name/Common Name	Min. Size	Approx. Spacing	No. Req.
Golden Ave.	Lagerstoromia Indica/ Crape Myrtle	15 gal	50'	7
Dunlop Dr.	Pinus Canariensis/ Canary Island Pine	15 gal	50'	8
Dawn Dr.	Lagerstoromia Indica/ Crape Myrtle	15 gal	50'	8
Tate Court	Pinus Canariensis/ Canary Island Pine	15 gal	50'	8
Michelin Dr.	Pinus Canariensis/ Canary Island Pine	15 gal	50'	14
Gridley Way	Pinus Canariensis/ Canary Island Pine	15 gal	50'	13

A Public Works Department permit is required prior to commencement of tree relocation and/or removal work. For all trees within the ultimate pavement area, backfill of all holes is to be inspected by the City for proper compaction.

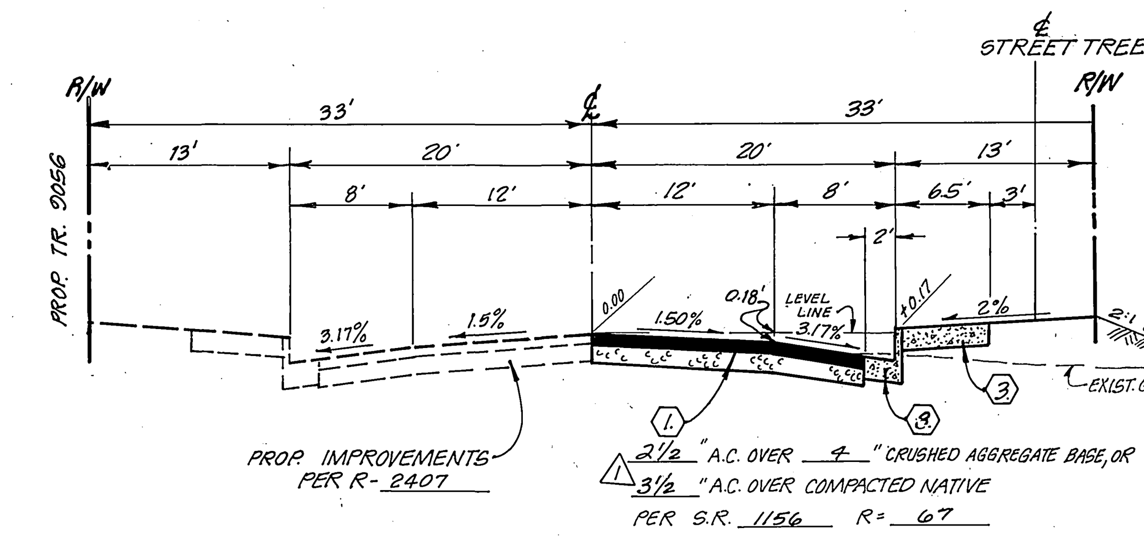


TYPICAL SECTION N.T.S.

GOLDEN AVENUE

(STA. 4+98± to STA. 7+05±)

T.I. = 6

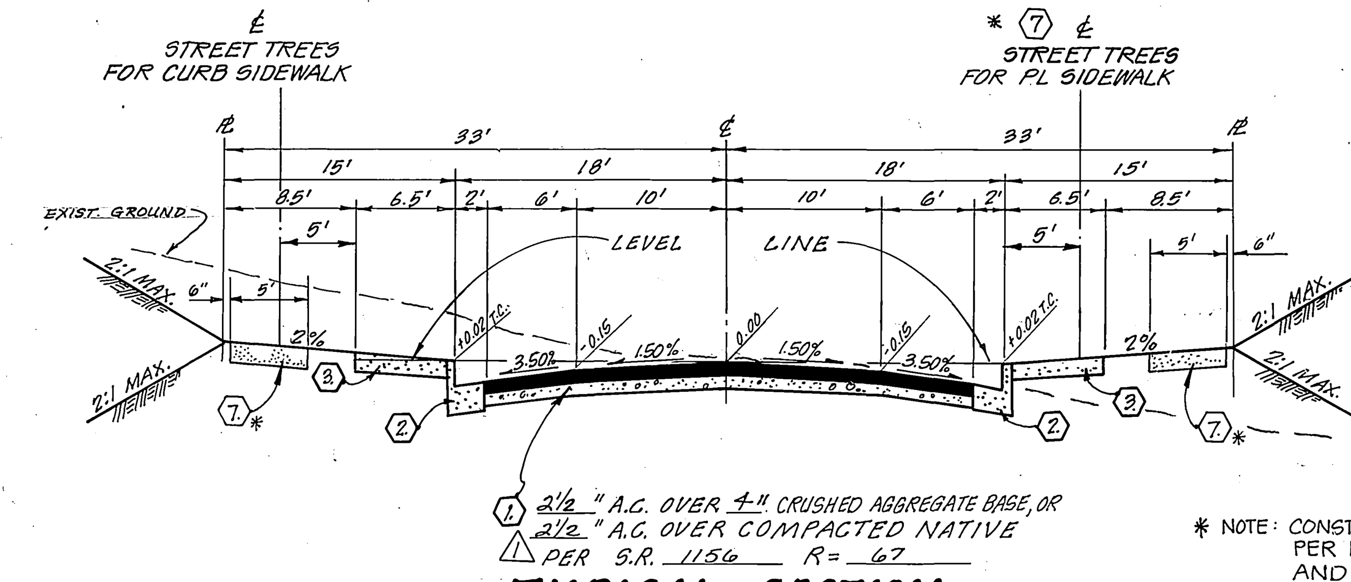


TYPICAL SECTION N.T.S.

GOLDEN AVENUE

(STA. 7+05± to STA. 9+20±)

T.I. = 6



TYPICAL SECTION N.T.S.

DAWN DRIVE	T.I. = 5
DUNLOP DRIVE	T.I. = 5
MICHELIN DRIVE	T.I. = 5
GRIDLEY WAY	T.I. = 5

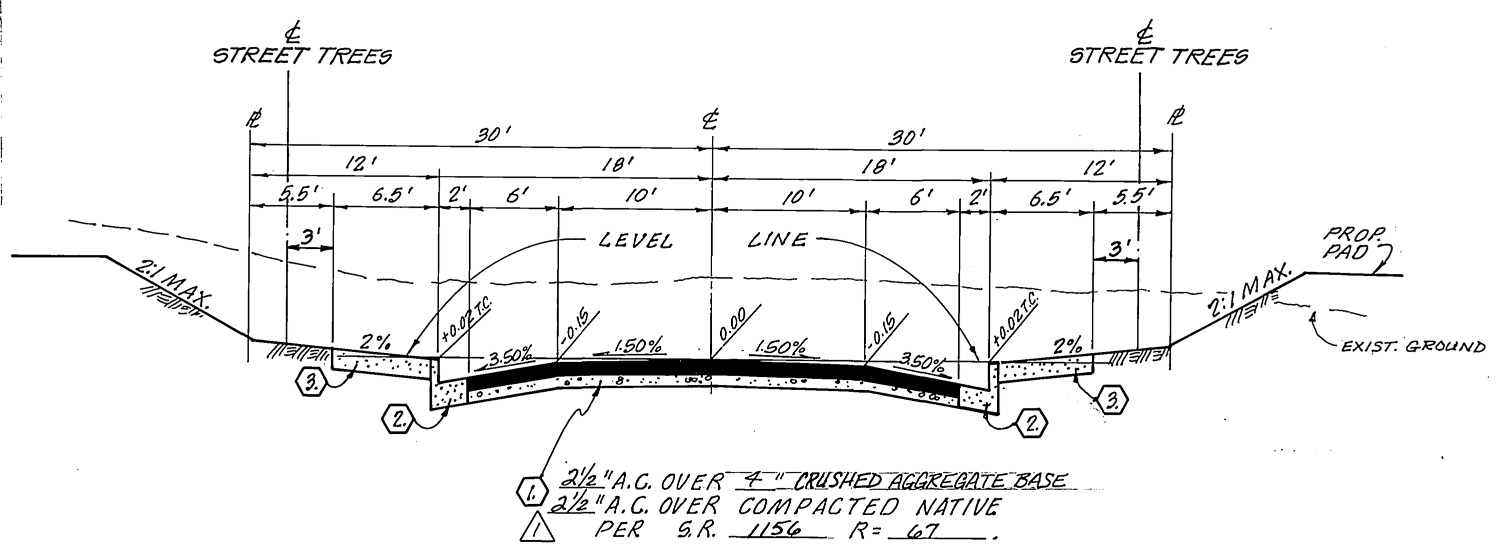
* NOTE: CONSTRUCT P/L SIDEWALK AS SHOWN PER PLAN VIEWS FOR GRIDLEY WAY AND DUNLOP DRIVE ONLY.

STREET NAME & TRAFFIC SIGN SCHEDULE		
A	GOLDEN AVE.	5400
	DAWN DR.	11200
B	DAWN DR.	11200
	DUNLOP DR.	5400
C	DUNLOP DR.	5400
	MICHELIN DR.	11200
D	MICHELIN DR.	11200
	TATE CT.	5400
E	MICHELIN DR.	11200
	GRIDLEY WAY	5300
F	R-1 STOP SIGN 30" OCTAGON	
G	W 53 (NOT A THROUGH STREET) 24"x24"	

NOTE: INSTALLATION PER C/R STD. DWG. 662 A

CONSTRUCTION NOTES:

1. Construct asphaltic concrete (A.C.) over base as per typical section.
2. Construct curb and gutter per Standard Drawing 200 (type 1) 6" C.F.
3. Construct curb sidewalk per Standard Drawing 325.
4. Construct cross-gutter per Standard Drawing 220.
5. Construct wheelchair ramp per Standard Drawing 304.
6. Construct 4" V.C.P. sewer lateral per Standard Drawing 562.
7. Construct property-line sidewalk per Standard Drawing 325.
8. Construct curb and gutter per Standard Drawing 200 (type 1) 8" C.F.
9. PLANT STREET TREES PER C/R PARKS & RECREATION DEPT. STANDARDS.



TYPICAL SECTION N.T.S.

TATE COURT

T.I. = 5

*As built 7-28-86 TE

INDEXED UF

CITY OF RIVERSIDE	
DOMESTIC SYSTEM & IRRIGATION SYSTEM	
Fred Lantz (signature) 12/21/82	
WATER SYSTEMS MANAGER	DATE

J. F. DAVIDSON ASSOCIATES
CIVIL ENGINEERS - SURVEYORS - PLANNERS
RIVERSIDE, CALIFORNIA
APPROVED BY (signature) DATE 9/15/81
R.E. No. 17550
W.O. 81-7167 FOR: KENT LAND F.B.

J. F. DAVIDSON ASSOCIATES
CIVIL ENGINEERS • SURVEYORS • PLANNERS
3426 TENTH STREET, RIVERSIDE, CAL. — 11200 S. MT. VERNON AVE., COLTON, CAL.

SCALE: AS SHOWN
DATE JUNE, 1981

BENCH MARK: CITY OF RIVERSIDE B.M. G-2-B PK NAIL IN CENTER OF CURB RETURN AT SW CORNER OF CAMPBELL AVE. AND LA SIERRA AVE. ELEV. 771.13

MARK	REVISIONS	APPR.	DATE
1	ADDED PAVING SECTIONS (S.R. 1156, R=67) P.A. 6-6-83	WLK	6-7-83

DESIGNED BY E.B. DRAWN BY E.B. CHECKED BY E.B. P.A.

CITY OF RIVERSIDE, CALIFORNIA
DEPARTMENT OF PUBLIC WORKS

APPROVED BY	BY	DATE
PRINCIPAL ENGINEER		1/3/83
PARK DEPARTMENT		12/9/82
TRAFFIC DIVISION		1/3/83
CHIEF P. W. ENGR.		1-17 / 1-14-83

APPROVED BY (signature) DIRECTOR OF PUBLIC WORKS
DATE 1/17/83

TITLE SHEET

TRACT 10806

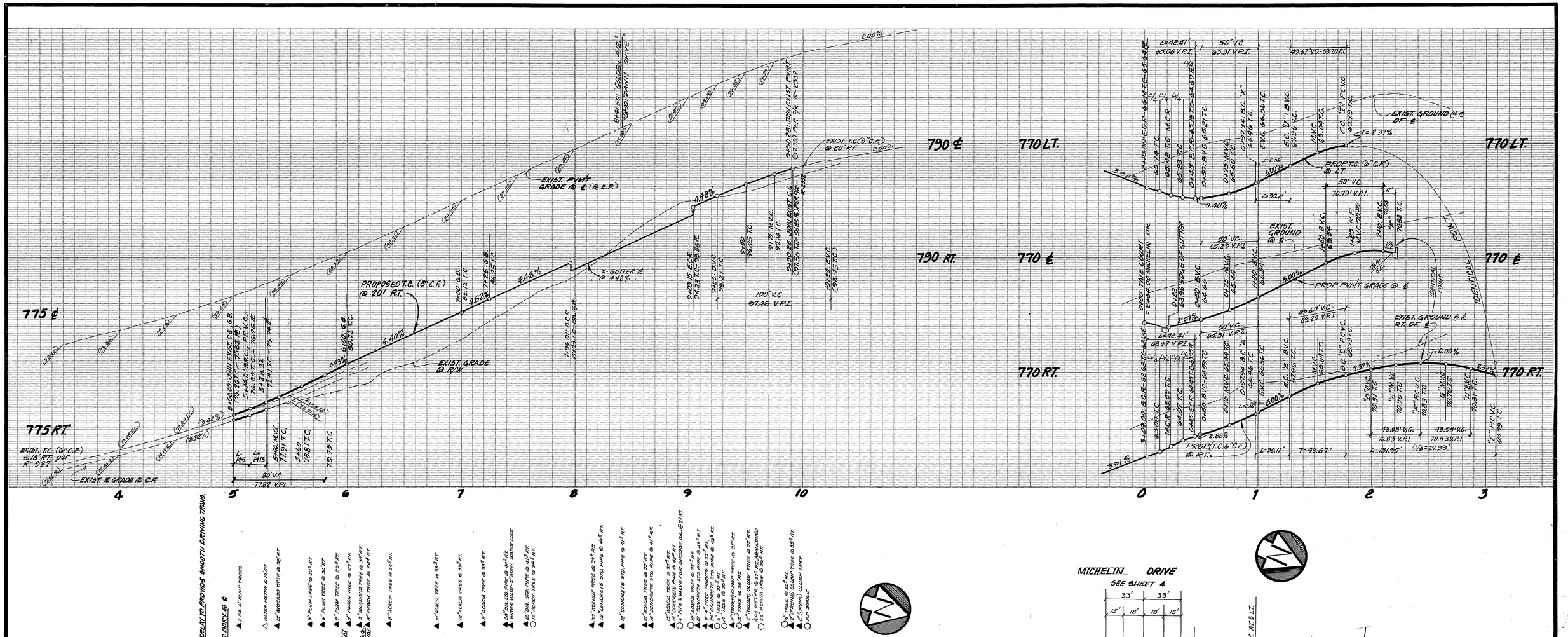
"STREET IMPROVEMENTS"

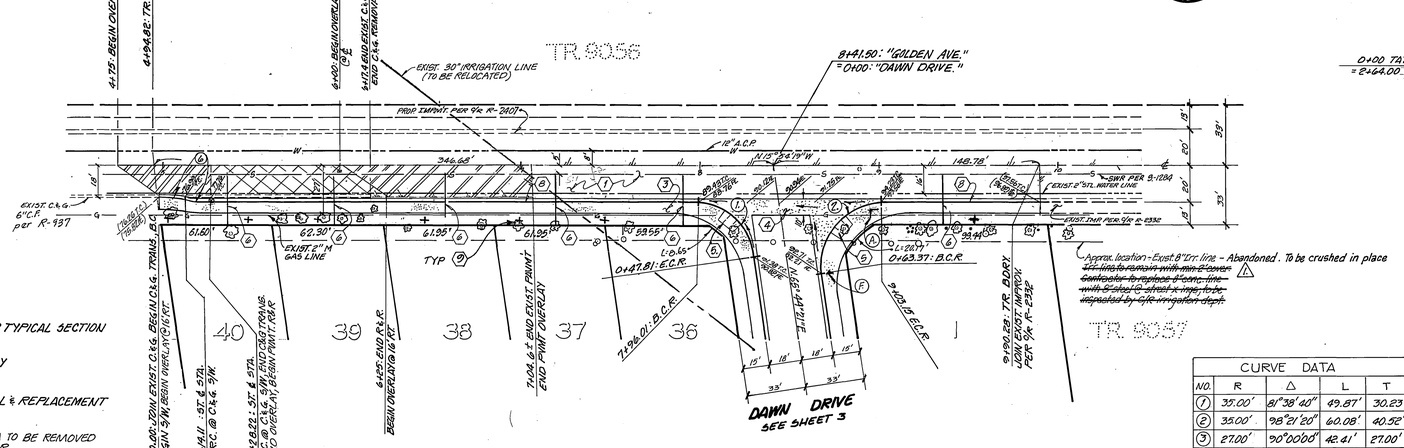
PROJECT NO. R-2497

SHEET 1 OF 4

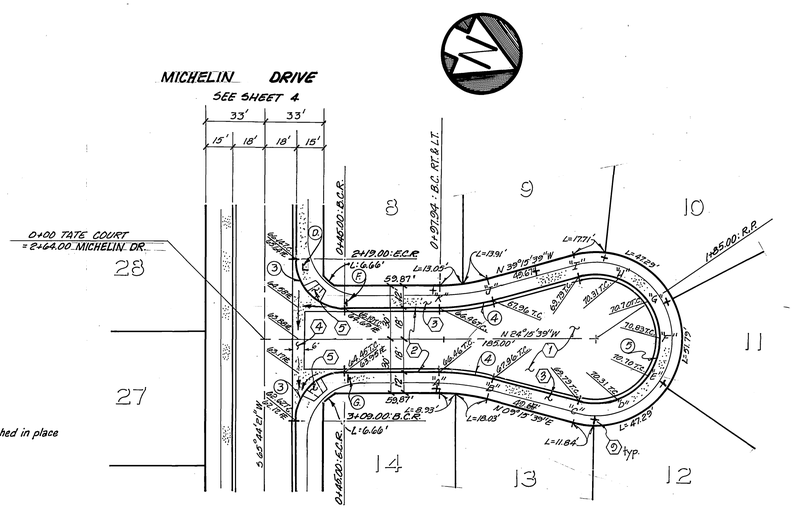
FILE NO. 81-7167(M)

PC 1155





GOLDEN AVENUE



TATE COURT

LEGEND

- NEW PVM'T. PER TYPICAL SECTION
- PVM'T. OVERLAY
- PVM'T. REMOVAL & REPLACEMENT
- ▲ INDICATES ITEM TO BE REMOVED BY CONTRACTOR.
- △ INDICATES ITEM TO BE RELOCATED BY OTHERS
- ○ INDICATES ITEM TO BE PROTECTED IN PLACE.

CURVE DATA

NO.	R	Δ	L	T
1	35.00'	81°38'40"	49.87'	30.23'
2	35.00'	98°21'20"	60.08'	40.52'
3	27.00'	90°00'00"	42.41'	27.00'
4	115.00'	15°00'00"	30.11'	15.14'
5	36.00'	210°00'00"	131.95'	—
6	100.00'	08°06'35"	14.15'	7.09'

*As built 7-28-86 TE

SOUTHERN CALIFORNIA GAS CO.
Approved by: E. P. Rucker 9-21-81 date

CITY OF RIVERSIDE
DOMESTIC SYSTEM
Fred Lantz 12/21/82
WATER SYSTEMS MANAGER DATE

J. F. DAVIDSON ASSOCIATES
CIVIL ENGINEERS - SURVEYORS - PLANNERS
RIVERSIDE, CALIFORNIA
APPROVED BY Jack W Carty DATE 9/15/81
R.E. No. 17550
W.O. 81-7167 FOR: KENT LAND F.B.

MARK	REVISIONS	APPR.	DATE
1	Revised Disposition of Ex. 8" Irrig. in Golden Ave.		2-7-83

DESIGNED BY E.B. DRAWN BY T.A. CHECKED BY E.B. P.A.

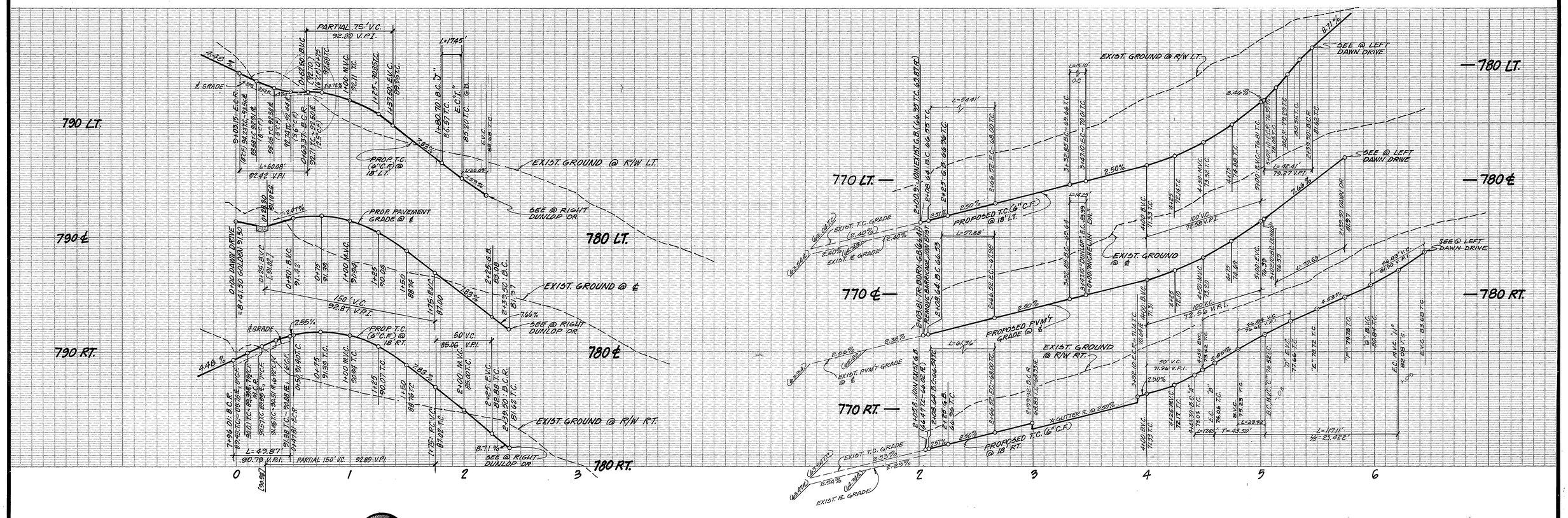
CITY OF RIVERSIDE, CALIFORNIA
PUBLIC WORKS DEPARTMENT

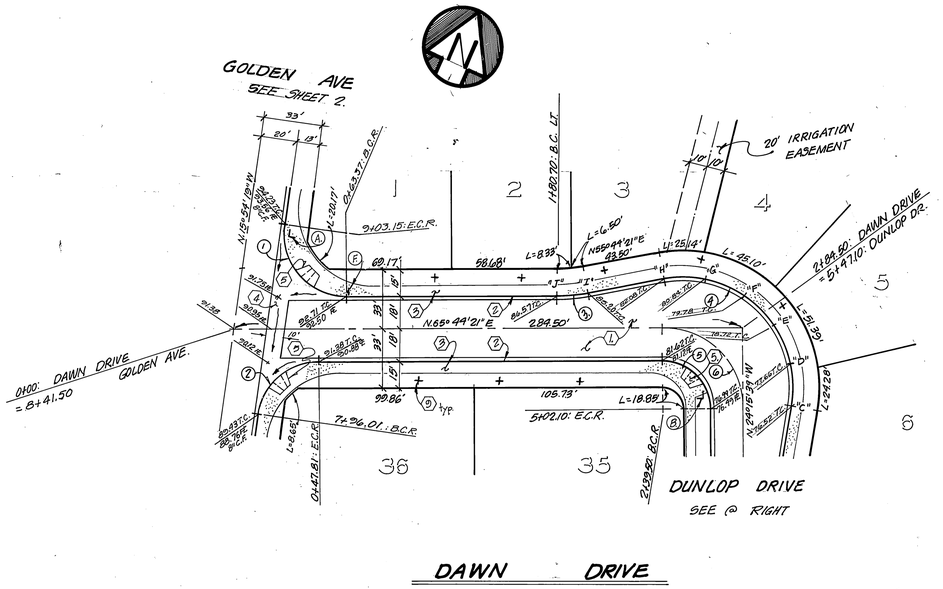
APPROVED BY	BY	DATE
PRINCIPAL ENGINEER		1/3/83
PARK DEPARTMENT		12/4/82
TRAFFIC DIVISION		1/3/83
CHIEF PUB. WKS. ENGR.		1-17

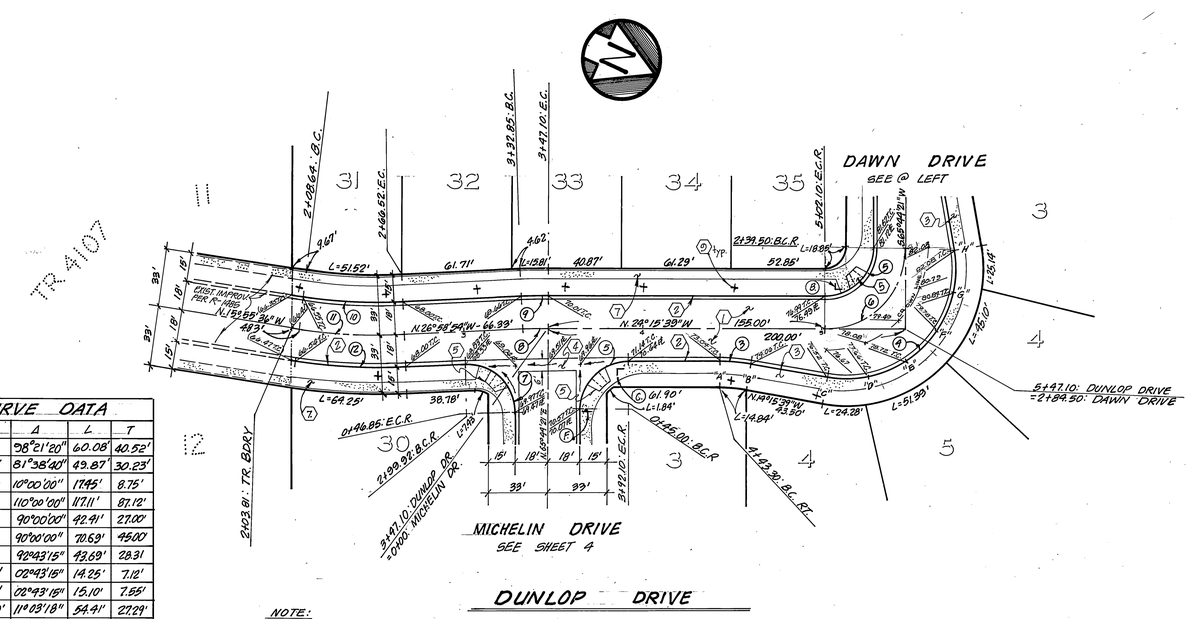
APPROVED BY
DIRECTOR OF PUBLIC WORKS
DATE 1/17/83

STREET PLAN & PROFILE
TRACT 10806
GOLDEN AVE. (500' to 990' N'ly. of Gramercy)
TATE COURT
SCALE: HORIZ.: 1"=40' VERT.: 1"=4'

INDEXED LF
ACCOUNT No.
DRAWING NUMBER R-2497
SHEET 2 OF 4
81-7167 (M)







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2	35.00'	81°38'40"	49.87'	30.23'
3	100.00'	10°00'00"	17.45'	8.75'
4	61.00'	110°00'00"	117.11'	87.12'
5	27.00'	90°00'00"	42.41'	27.00'
6	45.00'	90°00'00"	70.69'	45.00'
7	27.00'	92°43'15"	43.69'	28.31
8	300.00'	02°43'15"	14.25'	7.12'
9	318.00'	02°43'15"	15.10'	7.55'
10	282.00'	11°03'18"	54.41'	27.29'
11	300.00'	11°03'18"	57.88'	29.03'
12	318.00'	11°03'18"	61.36'	30.77'

NOTE:
FOR TYPICAL SECTIONS, GENERAL AND CONSTRUCTION NOTES, AND TREE PLANTING DATA— SEE SHEET 1.

BENCH MARK:
CITY OF RIVERSIDE B.M. G-2-5. PK NAIL IN CENTER OF CURB RETURN AT SW CORNER OF CAMP BELL AVE. AND LA SIERRA AVE.
ELE. 777.13

* As built 7-28-86 TE

INDEXED WF

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CCCELS
CALIFORNIA COUNCIL OF CIVIL ENGINEERS AND LAND SURVEYORS

J. F. DAVIDSON ASSOCIATES
CIVIL ENGINEERS - SURVEYORS - PLANNERS
RIVERSIDE, CALIFORNIA
APPROVED BY Jack W Canty DATE 9/15/81
R.E. No. 17550
W.O. 81-7167 FOR: KENT LAND F.B.

MARK	REVISIONS	APPR.	DATE

DESIGNED BY E.B. DRAWN BY T.A. CHECKED BY E.B.

CITY OF RIVERSIDE, CALIFORNIA
PUBLIC WORKS DEPARTMENT

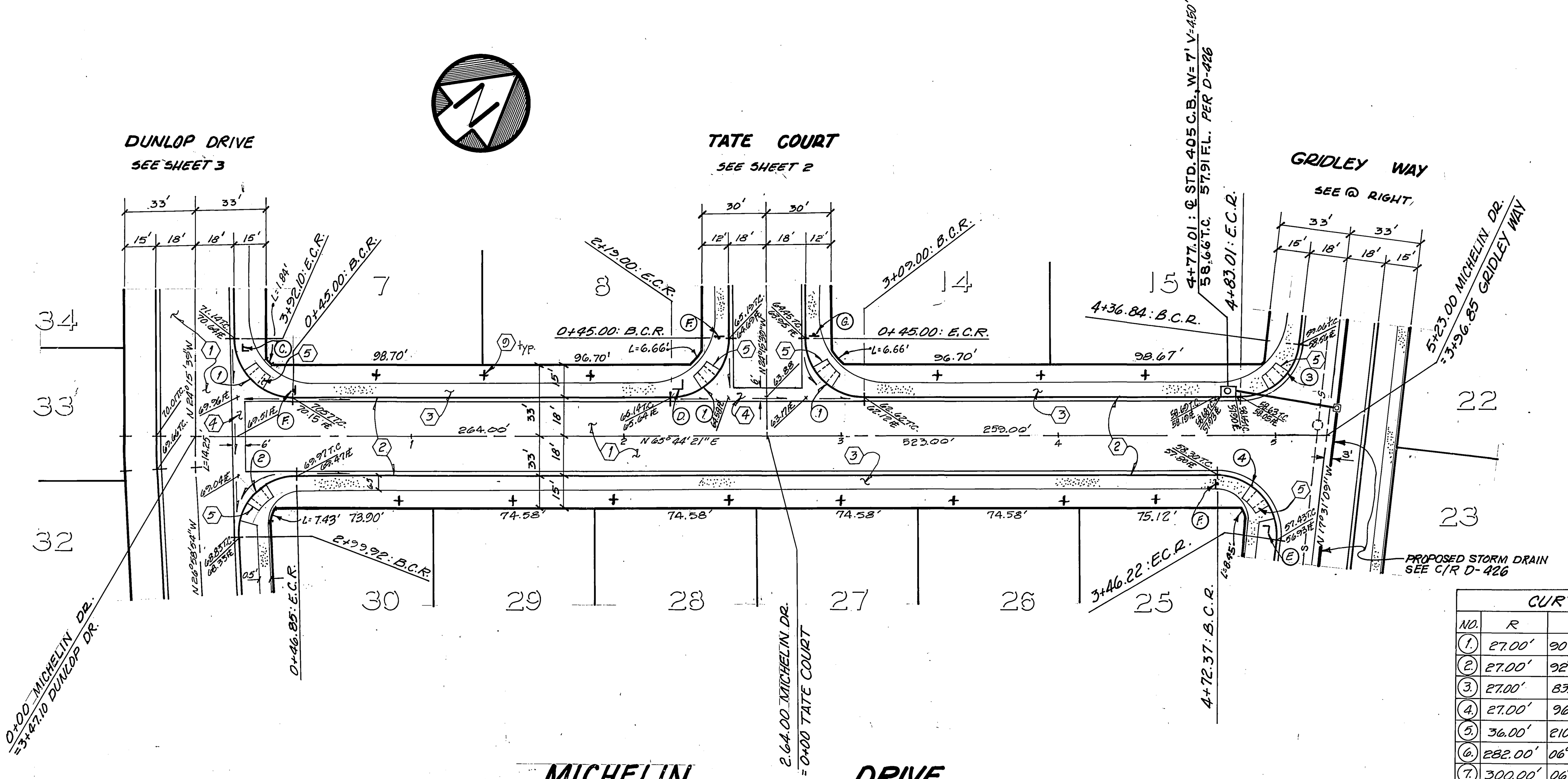
APPROVED BY	BY	DATE
PRINCIPAL ENGINEER	—	—
PARK DEPARTMENT	BS	1/4/83
TRAFFIC DIVISION	GW	1/13/83
CHIEF PUB. WKS. ENGR.	[illegible]	1-17
	[illegible]	1/14/83

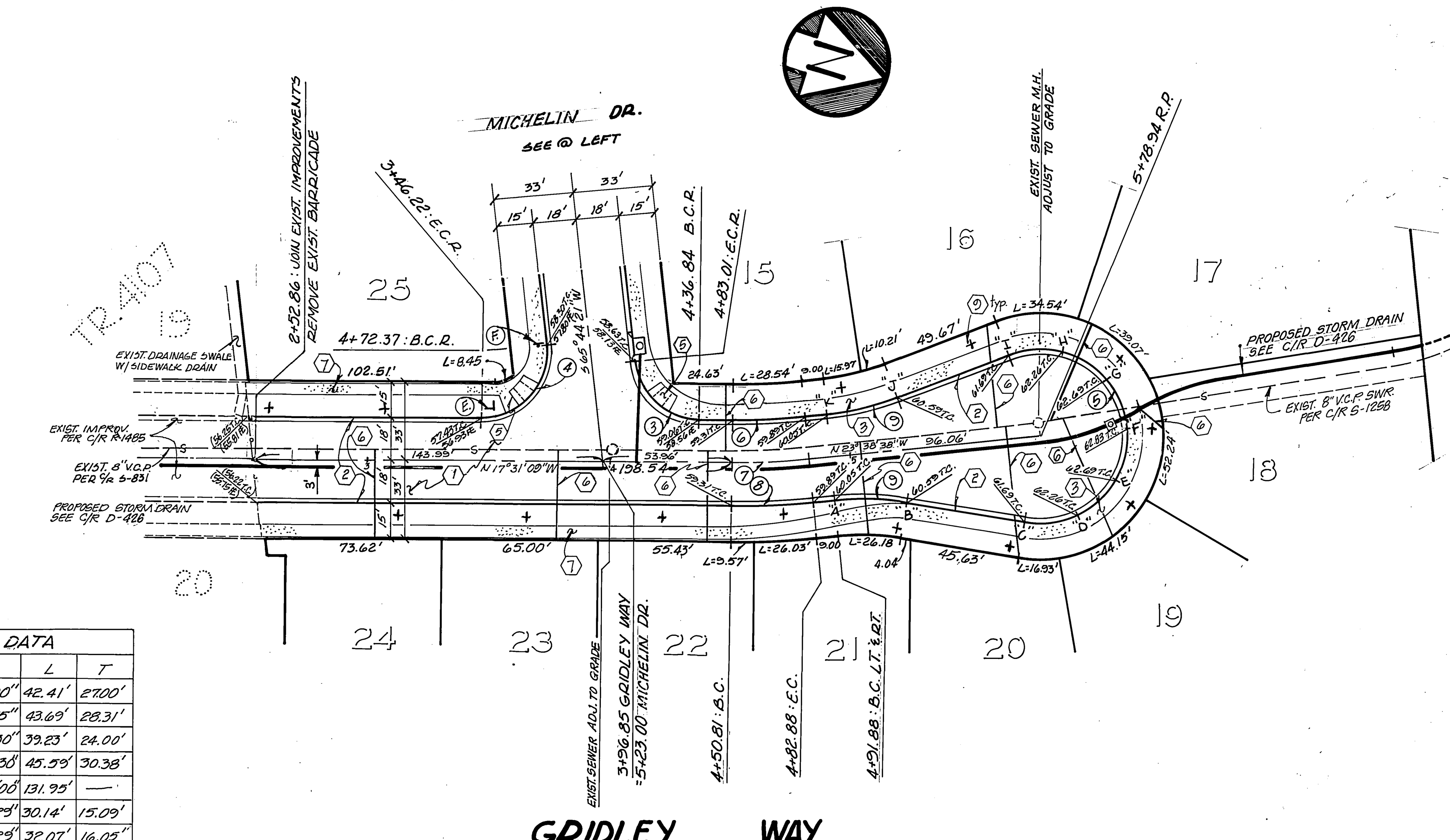
APPROVED BY [signature]
DIRECTOR OF PUBLIC WORKS
DATE 1/17/83

STREET PLAN & PROFILE
TRACT 10806
DAWN DRIVE
DUNLOP DRIVE (STA. 2+00 N'ly.)
SCALE: HORIZ. 1"=40' VERT. 1"=4'

ACCOUNT No.
DRAWING NUMBER R-2497
SHEET 3 OF 4
81-7167 (M)

PC 1155





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BENCH MARK
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* As built 7-28-86 TC

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CCCELS CALIFORNIA COUNCIL OF CIVIL ENGINEERS AND LAND SURVEYORS

J. F. DAVIDSON ASSOCIATES
CIVIL ENGINEERS - SURVEYORS - PLANNERS
RIVERSIDE, CALIFORNIA
APPROVED BY John W Carty DATE 9/15/81
R.E. No. 17550
W.O. 81-7167 FOR: KENT LAND F.B.

MARK	REVISIONS	APPR.	DATE

DESIGNED BY E.B. DRAWN BY T.A. CHECKED BY E.B.

CITY OF RIVERSIDE, CALIFORNIA
PUBLIC WORKS DEPARTMENT

APPROVED BY	BY	DATE
PRINCIPAL ENGINEER		
PARK DEPARTMENT		12/9/82
TRAFFIC DIVISION		1/9/83
CHIEF PUB. WKS. ENGR.		1-17

APPROVED BY [signature] DIRECTOR OF PUBLIC WORKS
DATE 1/17/83

STREET PLAN & PROFILE
TRACT 10806
MICHELIN DRIVE
GRIDLEY WAY (STA. 2+52 N'LY.)
SCALE: HORIZ.: 1"=40' VERT. 1"=4'

ACCOUNT No.
DRAWING NUMBER
R-2497
SHEET 4 OF 4
81-7167 (M)

PC 1155