

MONROE STREET/RIGHT SIDE  
CROSSFALL CHART

| STATION    | A<br>EXISTING % | A<br>PROPOSED % | B<br>PROPOSED % | REMARKS          |
|------------|-----------------|-----------------|-----------------|------------------|
| 7 + 33.71  | (5.18)          | 2.23            | 2.23            | Overlay          |
| 7 + 83.71  | (4.16)          | 2.50            | 2.83            | Overlay          |
| 8 + 33.71  | (3.32)          | 2.50            | 4.00            | Overlay          |
| 8 + 83.71  | (4.04)          | 2.50            | 5.50            | Overlay          |
| 9 + 33.71  | (3.04)          | 2.50            | 2.67            | Overlay          |
| 9 + 83.71  | (2.44)          | 2.44            | 4.33            | Join @ 11.0' Rt. |
| 10 + 33.71 | (3.96)          | 2.50            | 4.67            | Overlay          |
| 10 + 83.71 | (4.29)          | 2.67            | 6.00            | Overlay          |
| 11 + 33.71 | (2.45)          | 2.45            | 5.00            | Join @ 10.6' Rt. |
| 11 + 83.71 | (2.12)          | 2.12            | 2.67            | Join @ 11.3' Rt. |
| 12 + 33.71 | (3.29)          | 2.50            | 2.83            | Overlay          |
| 12 + 83.71 | (3.00)          | 2.50            | 4.20            | Overlay          |
| 13 + 33.71 | (2.48)          | 2.48            | 5.20            | Join @ 18.9' Rt. |

PARKS AND RECREATION NOTES

- ALL RELATED WORK SHALL CONFORM TO THE CITY OF RIVERSIDE, PARK AND RECREATION DEPARTMENT STANDARDS AND CITY OF RIVERSIDE STREET TREE POLICIES.
  - ALL STREET TREES SHALL BE PLANTED PRIOR TO OCCUPANCY.
  - THE DEVELOPER SHALL BE RESPONSIBLE TO ACCEPTABLY MAINTAIN ALL PLANTINGS FOR A MINIMUM PERIOD OF ONE (1) YEAR.
  - ALL STREET TREES MUST BE AUTOMATICALLY IRRIGATED, EXCEPT WHERE ADJACENT TO SINGLE FAMILY OR DUPLEX RESIDENTIAL USES.
- \*NOTE: IN THE INTEREST OF PUBLIC SAFETY AND MAINTENANCE THE STREET TREE INSPECTOR SHALL HAVE THE AUTHORITY TO REVISE THE STREET TREE QUANTITIES AND LOCATIONS SHOWN ON APPROVED PLANS BASED UPON FIELD CONDITIONS FOUND AT THE TIME OF INSTALLATION OF THE TREES.
- WHEN CALLING FOR INSPECTIONS CONTACT THE STREET TREE INSPECTOR A MINIMUM OF 48 HOURS IN ADVANCE AT (714) 351-6126 TO SCHEDULE AN INSPECTION. A FIELD NOTICE WILL BE ISSUED AS WRITTEN APPROVAL FOR EACH STAGE OF INSPECTION. A VERBAL APPROVAL WILL NOT BE ACCEPTABLE. INSPECTIONS ARE REQUIRED:
    - AFTER COMPLETION OF FINAL GRADING OF THE LOTS AND WHEN ALL UTILITY SERVICES AND SEWER LATERAL HAVE BEEN MARKED, BUT PRIOR TO DIGGING PLANT PITS, ALL FINAL STREET TREE LOCATIONS ARE TO BE SPOTTED IN THE FIELD BY THE STREET TREE INSPECTOR;
    - WHILE DIGGING PLANT PITS AND PLANTING/RELOCATING TREES;
    - AFTER PLANTING AND ALL OTHER INDICATED OR SPECIFIED WORK HAS BEEN COMPLETED, FOR START OF MAINTENANCE;
    - AT END OF THE MAINTENANCE PERIOD, THE CONTRACTOR/DEVELOPER SHALL CALL THE STREET TREE INSPECTOR AT (714) 351-6126 FOR A FINAL ACCEPTANCE INSPECTION IN ORDER TO BE RELEASED FROM MAINTENANCE. DEVELOPERS BONDS WILL NOT BE RELEASED UNTIL AFTER RECEIPT OF WRITTEN NOTIFICATION FROM THE CITY THAT THE TREES PASS FINAL INSPECTION AND THE PARK AND RECREATION DEPARTMENT IS ASSUMING MAINTENANCE RESPONSIBILITIES;
  - BOTH A STREET TREE RELOCATION/REMOVAL PERMIT AS ISSUED BY THE PARK AND RECREATION DEPARTMENT AND A STREET OPENING PERMIT AS ISSUED BY THE PUBLIC WORKS DEPARTMENT ARE REQUIRED PRIOR TO COMMENCEMENT OF TREE RELOCATION AND/OR REMOVAL WORK. FOR ALL EXISTING TREES WITHIN WHAT WILL ULTIMATELY BE THE PUBLIC RIGHT-OF-WAY PAVEMENT AREA, BACKFILL OF ALL HOLES MUST BE INSPECTED BY THE PUBLIC WORKS INSPECTOR FOR PROPER COMPACTION.
  - STREET TREE PLANTING SHALL BE AS FOLLOWS:

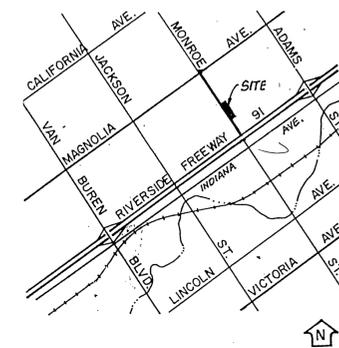
| STREET NAME   | BOTANICAL NAME/COMMON NAME     | SIZE | SPACING | REQUIRED |
|---------------|--------------------------------|------|---------|----------|
| MONROE STREET | BRAHEA EDULIS / GUADALUPE PALM | 4"BT | 45'     | 13EA.    |

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 DEPT. OF PUBLIC WORKS, STANDARD DRAWINGS, STD. DWG. NO. 10, AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, CURRENT EDITION.
- 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.
- CONSTRUCT DRIVEWAY APPROACHES PER STD. DWG. 302. EXACT SIZE AND LOCATION TO BE STAKED BY THE PRIVATE ENGINEER PRIOR TO CONSTRUCTION OF THE CURB AND GUTTER AND AS APPROVED BY THE TRAFFIC ENGINEER.
- ALL FLAGGED ELEVATIONS SHALL BE STAKED IN THE FIELD BY THE PRIVATE ENGINEER.
- 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.
- 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.
- 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.
- 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.
- 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 ENGINEER.
- 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.
- 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.
- QUANTITIES SHOWN ARE FOR INFORMATION ONLY AND THE CITY OF RIVERSIDE IS NOT RESPONSIBLE FOR THEIR ACCURACY.
- IN PAVEMENT OVERLAY AREAS, DISTRESSED EXISTING PAVEMENT SHALL BE REMOVED AND REPLACED AS DIRECTED BY THE INSPECTOR PRIOR TO OVERLAYING WITH A.C. PAVING.
- WIDENED PORTION OF STREET REQUIRES ADDITIONAL STREET LIGHTING. CONTACT PUBLIC UTILITIES ENGINEERING AT 782-5471 TO SCHEDULE MAST ARM INSTALLATION BY UTILITY CO.

CONSTRUCTION NOTES

- CONSTRUCT CURB AND GUTTER PER CITY OF RIVERSIDE STANDARD DRAWING NO. 200 TYPE I (6" CURB FACE).
- CONSTRUCT SIDEWALK PER CITY OF RIVERSIDE STANDARD DRAWING NO. 325, WITH TREE WELLS DETAILED HEREON.
- PLACE 2 1/2" OF A.C. PAVING OVER 6" C.A.B. BASE AS DETERMINED BY SOILS REPORT 1091, R VALUE 59. (REF. PLAN R-2500)
- CONSTRUCT PAVEMENT OVERLAY PER PLAN.
- ADJUST EXISTING MANHOLE TO GRADE.
- CONSTRUCT DRIVEWAY APPROACHES PER STANDARD DRAWINGS NO. 302. TYPE II "A" AND "B" DIMENSIONS AS NOTED ON PLAN.
- TRIM LINE/SAWCUT EXIST. PAVEMENT FOR SMOOTH JOIN.
- RELOCATE TRAFFIC WARNING SIGN.
- CRUSHED IN PLACE
- REMOVE EXIST. ABANDONED STORM DRAIN (COVERED CHANNEL PER SD-20) FROM STA. 7+00± TO STA. 10+10±



UNDERGROUND SERVICE ALERT  
CALL: TOLL FREE  
1 - 800  
422 - 4133  
TWO WORKING DAYS BEFORE YOU DIG

PRIVATE ENGINEERING NOTE

CONSTRUCTION CONTRACTOR AGREES THAT IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, CONSTRUCTION CONTRACTOR WILL BE REQUIRED TO ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THE PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY. THAT THIS REQUIREMENT SHALL BE MADE TO APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS, AND HOLD DESIGN PROFESSIONAL HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPTING LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF DESIGN PROFESSIONAL.



PREPARED UNDER THE DIRECTION OF:  
*J.F. Davidson*  
REGISTERED CIVIL ENGINEER NO. 17560  
EXPIRATION DATE: 6-30-97 DATE: 4/19/96



J.F. DAVIDSON ASSOCIATES, INC.  
- CIVIL ENGINEERS - SURVEYORS - PLANNERS -

1777 ATLANTA ST., STE. G-5 RIVERSIDE, CA 92507 (951) 950-0844 FAX 909-686-5954  
27349 JEFFERSON ST. TEMECULA, CA 92590 (951) 906-7710 FAX 909-699-1981  
75-150 SHERYL AVE. STE D PALM DESERT, CA 92260 (619) 346-2510 FAX (619) 346-7772

CITY BUSINESS TAX CERT. NO. 4994 EXP. 12-31-96

SCALE: AS SHOWN BENCH MARK: G-5A BRASS DISC STAMPED (65-A) @ INTERSECTION OF MAGNOLIA AVE. AND ADAMS ST. FB 735/16 ELEV. 787.89  
DATE: FEB. 1996

MARK REVISIONS APPR. DATE  
DESIGNED BY EB DRAWN BY KY CHECKED BY EB

CITY OF RIVERSIDE, CALIFORNIA  
DEPARTMENT OF PUBLIC WORKS

APPROVED BY: [Signature] DATE: 6/17/96  
PRINCIPAL ENGR. [Signature]  
PARK DEPARTMENT [Signature]  
TRAFFIC DIVISION [Signature]  
CHIEF P.W. ENGR. [Signature]  
STREET SERVICES [Signature]

STREET IMPROVEMENT PLANS  
MONROE STREET

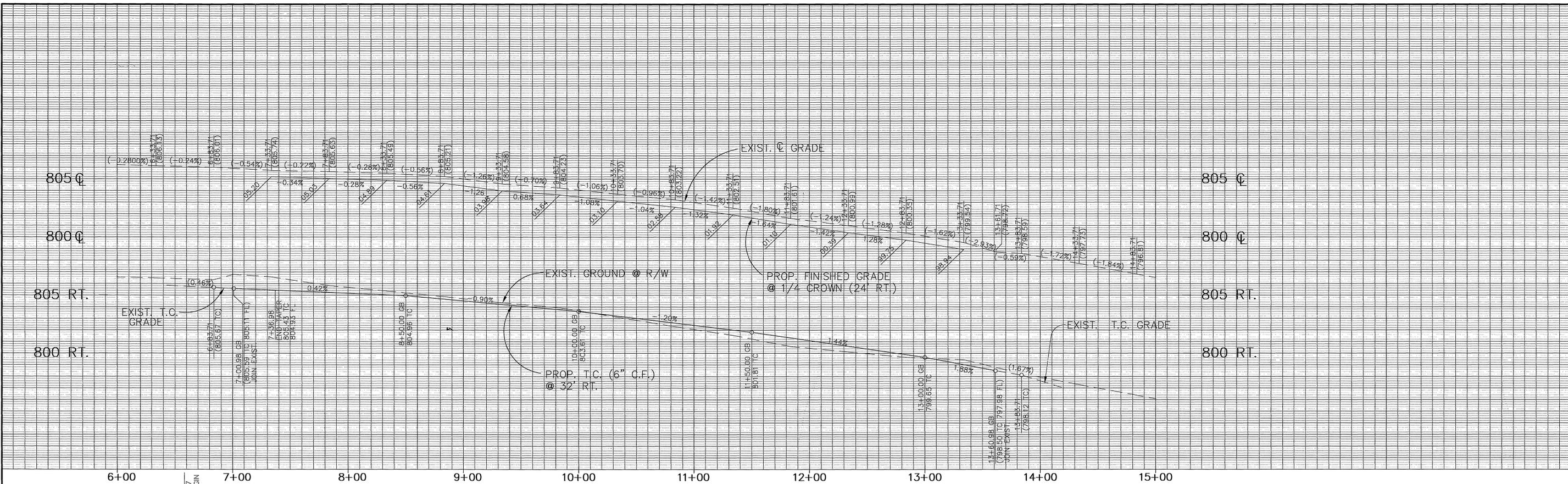
(EAST SIDE FROM 701' TO 1361' NORTH OF INDIANA AVE.)  
CU-027 - 667

CAL. BAPTIST COLLEGE

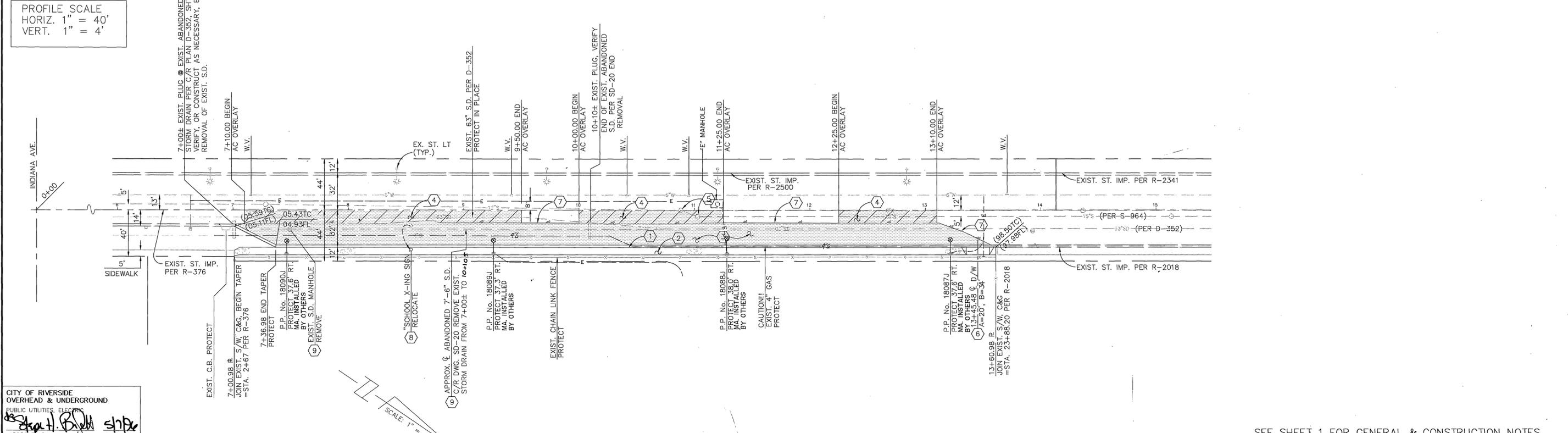
\*AS BUILT BY/ST RUM

PROJECT NO. R-3441  
SHEET 1 OF 2  
FILE NO.: 9513247-1  
PC 38745

INDEXED 8/1/96 LH



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



CITY OF RIVERSIDE  
 OVERHEAD & UNDERGROUND  
 PUBLIC UTILITIES, ELECTRIC  
 APPROVED BY: *[Signature]* DATE: *[Date]*

SO. CALIF. GAS CO.  
 APPROVED BY: *[Signature]* DATE: *[Date]*

CITY OF RIVERSIDE  
 WATER SYSTEMS  
 APPROVED BY: *[Signature]* DATE: *[Date]*

**PRIVATE ENGINEERING NOTE**  
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PREPARED UNDER THE DIRECTION OF:  
*[Signature]*  
 REGISTERED CIVIL ENGINEER NO. *[Number]*  
 EXPIRATION DATE: 6-30-97 DATE: *[Date]*

**J.F. DAVIDSON ASSOCIATES, INC.**  
 - CIVIL ENGINEERS - SURVEYORS - PLANNERS -  
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 27348 EFFERSON ST. TEMECULA, CA 92590  
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 (951) 941-2510 (951) 946-7772  
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|------|-----------|-------|------|
|      |           |       |      |
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CITY OF RIVERSIDE, CALIFORNIA  
 DEPARTMENT OF PUBLIC WORKS  
 APPROVED BY: *[Signature]* DATE: *[Date]*  
 PRINCIPAL ENGR. *[Signature]*  
 PARK DEPARTMENT *[Signature]*  
 TRAFFIC DIVISION *[Signature]*  
 CHIEF P.W. ENGR. *[Signature]* DATE: *[Date]*

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