STREET IMPROVEMENT PLANS

GENERAL NOTES

1. 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 AN ENCROACHMENT PERMIT, OR A STREET OPENING PERMIT ISSUED BY THE CITY'S PUBLIC WORKS DEPARTMENT.
2. 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.
3. 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.
4. 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.
5. ALL FLAGGED ELEVATIONS SHALL BE STAKED IN THE FIELD BY THE PRIVATE ENGINEER.
6. 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 SIGNING THESE PLANS SHALL BE RESPONSIBLE FOR DETERMINING AN ACCEPTABLE SOLUTION AND REVISING THE PLANS FOR APPROVAL BY THE CITY.
7. THE DEVELOPER SHALL BE RESPONSIBLE FOR PRESERVING OR RE-ESTABLISHING AND REFERENCING THE SURVEY MONUMENTS DESTROYED, DISTURBED OR BURIED AS A RESULT OF CONSTRUCTION SHOWN HEREON.
8. 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.
9. ALL TRAFFIC SIGNS SHALL BE INSTALLED PRIOR TO OPENING THE STREETS TO TRAFFIC.
10. SEE " STREET LIGHTING PLANS" FOR QUANTITY AND LOCATION OF REQUIRED STREET LIGHTS.
11. 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 INSPECTOR.
12. THE CONTRACTOR SHALL CALL IN A LOCATION REQUEST TO UNDERGROUND SERVICE ALERT (USA) AT 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 USA.
13. QUANTITIES SHOWN ARE FOR BID INFORMATION ONLY AND THE CITY OF RIVERSIDE IS NOT RESPONSIBLE FOR THEIR ACCURACY.
14. IN PAVEMENT OVERLAY AREAS, ANY DISTRESSED EXISTING PAVEMENT SHALL BE REMOVED AND REPLACED AS DIRECTED BY THE INSPECTOR PRIOR TO OVERLAYING WITH NEW AC PAVING.
15. FINAL STRIPING FOR TRAFFIC CONTROL AND/OR PAVEMENT MARKING TO BE THE RESPONSIBILITY OF THE DEVELOPER.
16. CONTRACTOR SHALL COORDINATE TRENCHING FOR CABLE TELEVISION WITH OTHER TRENCHING WITHIN THE PROJECT.
17. SEE TRAFFIC STRIPING PLAN XL- FOR PROPOSED TRAFFIC STRIPING WORK.

GENERAL NOTES STREET TREE PLANTING

1. ALL RELATED WORK SHALL CONFORM TO THE CITY OF RIVERSIDE, PARK AND RECREATION DEPARTMENT STANDARDS AND CITY OF RIVERSIDE STREET TREE POLICIES.
2. CONTACT THE PARK PROJECTS INSPECTOR A MINIMUM OF 48 HOURS INADVANCE AT 715-3466 TO SCHEDULE INSPECTIONS. INSPECTIONS SHALL BE REQUIRED: A) WHEN PLANT LOCATIONS HAVE BEEN SPOTTED IN THE FIELD PRIOR TO DIGGING PLANTS 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 DEVELOPER WILL BE RELEASED FROM MAINTENANCE ONLU UPON RECEIPT OF WRITTEN NOTIFICATION FROM THE CITY THAT THE PARK AND RECREATION DEPARTMENT IS ASSUMING MAINTENANCE RESPONSIBILITIES.
3. THE DEVELOPER SHALL MAINTAIN ALL PLANTINGS FOR A MINIMUM PERIOD OF ONE (1) YEAR.
4. ALL STREET TREES ARE TO BE PLANTED PRIOR TO OCCUPANCY.
5. STREET TREE PLANTING SHALL BE AS FOLLOWS:

NOTICE TO CONTRACTOR

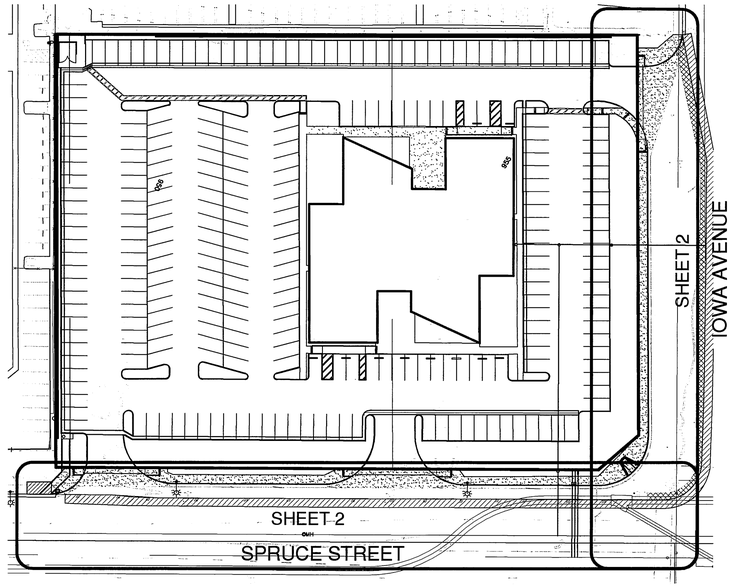
1. THE EXISTENCE AND LOCATION OF ANY UNDERGROUND UTILITY PIPES OR STRUCTURES SHOWN ON THIS PLAN ARE OBTAINED BY SEARCH OF AVAILABLE RECORDS, TO THE BEST OF OUR KNOWLEDGE, THERE ARE NO EXISTING UTILITIES EXCEPT AS SHOWN ON THESE PLANS. THE CONTRACTOR IS REQUIRED TO TAKE DUE PRECAUTIONARY MEASURES TO PROTECT THE UTILITIES SHOWN AND ANY OTHER LINES OR STRUCTURES NOT SHOWN ON THESE PLANS.
2. ALL CONTRACTORS AND SUBCONTRACTORS PERFORMING WORK SHOWN ON OR RELATED TO THESE PLANS SHALL CONDUCT THEIR OPERATIONS SO THAT ALL EMPLOYEES ARE PROVIDED A SAFE PLACE TO WORK AND THE PUBLIC IS PROTECTED. ALL CONTRACTORS AND SUBCONTRACTORS SHALL COMPLY WITH THE "OCCUPATIONAL SAFETY AND HEALTH REGULATION" OF THE U.S. DEPARTMENT OF LABOR, AND THE STATE OF CALIFORNIA DEPARTMENT OF INDUSTRIAL RELATIONS "CONSTRUCTION SAFETY ORDERS."
3. THE CIVIL ENGINEER SHALL NOT BE RESPONSIBLE IN ANY WAY FOR THE CONTRACTORS AND SUBCONTRACTORS' COMPLIANCE WITH THE "OCCUPATIONAL SAFETY AND HEALTH REGULATIONS" OF THE U.S. DEPARTMENT OF LABOR OR WITH THE STATE OF CALIFORNIA DEPARTMENT OF INDUSTRIAL RELATIONS, "CONSTRUCTION SAFETY ORDERS."
4. CONTRACTOR FUTHER AGREES THAT HE SHALL ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR THE 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.

Utility Coordination Notes:

THE CONTRACTOR is Responsible for installation of street lights and underground electric utility facilities. Contact Riverside Public utilities 90 days in advance of construction to obtain approved street light and electric plans.

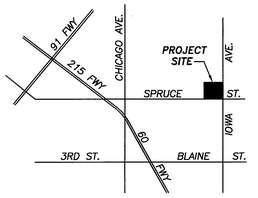
Underground Power Facilities shall be relocated by the Developer and city of Riverside at developers expense. Contact Riverside Public utilities 90 days in advance of construction for Approved plans for relocation of underground power and street lights Facilities

Contact: Bill Mainord, P.E.
Ph. No. (951) 826-5393
3900 Main St. 4th floor
Riverside, CA 92522



INDEX MAP
SCALE: 1"= 50'

SCALE: 1" = 50'
0 25' 50' 100' 150' 200'



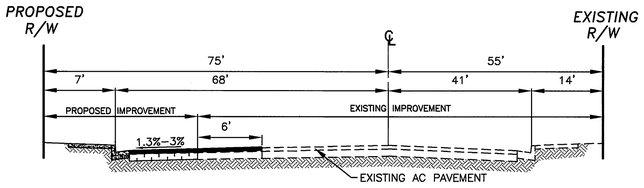
VICINITY MAP
N.T.S.

LEGEND:

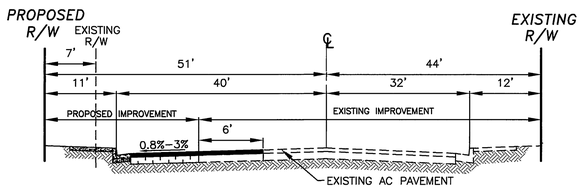
TOP OF CURB	TC
FINISHED SURFACE	FS
FLOWLINE	FL
HIGH POINT	HP
GRADE BREAK	GB
FINISHED GRADE	FG
POWER POLE	PP

CONCRETE

A. C. PAVEMENT



IOWA AVENUE
N.T.S.
TI=10.5



SPRUCE STREET
N.T.S.
TI=10.0

QUANTITIES

NO.	ESTIMATED	UNIT	DESCRIPTION
1	16,770	SF	AC PAVEMENT
2	16,770	SF	AGGREGATE BASE OVER COMPACTED SUBGRADE
3	483	LF	6" CURB AND GUTTER TYPE I PER CITY OF RIVERSIDE STD. DWG. NO. 200
4	4,503	SF	6.5' CURB SIDEWALK PER CITY OF RIVERSIDE STD. DWG. NO. 325
5	1	EA	WHEEL CHAIR RAMP TYPE II PER CITY OF RIVERSIDE STD. DWG. NO. 304
6	455	SF	25' DRIVEWAY APPROACH SEE DETAIL "A" SHEET 3
7	540	SF	28' DRIVEWAY APPROACH SEE DETAIL "B" SHEET 3
8	1,015	SF	24' DRIVEWAY APPROACH SEE DETAIL "C" SHEET 3
9	4,183	SF	CONSTRUCT PAVEMENT JOINT PER OVERLAY JOIN DETAIL "D" ON SHEET 3
10	1	EA	CONSTRUCT 5' WIDE PARKWAY DRAIN PER A.P.W.A. STA. PLAN 151-1
11	822	LF	SAWCUT EXISTING PAVEMENT
12	4,668	SF	REMOVE EXISTING PAVEMENT

CONSTRUCTION NOTES:

1. CONSTRUCT AC PAVEMENT
2. CONSTRUCT AGGREGATE BASE OVER COMPACTED SUBGRADE
3. CONSTRUCT 6" CURB AND GUTTER TYPE I PER CITY OF RIVERSIDE STD. DWG. NO. 200
4. CONSTRUCT 6.5' CURB SIDEWALK PER CITY OF RIVERSIDE STD. DWG. NO. 325
5. CONSTRUCT WHEEL CHAIR RAMP TYPE II PER CITY OF RIVERSIDE STD. DWG. NO. 304
6. CONSTRUCT 25' DRIVEWAY APPROACH SEE DETAIL "A" SHEET 3
7. CONSTRUCT 28' DRIVEWAY APPROACH SEE DETAIL "B" SHEET 3
8. CONSTRUCT 24' DRIVEWAY APPROACH SEE DETAIL "C" SHEET 3
9. CONSTRUCT PAVEMENT JOINT PER OVERLAY JOIN DETAIL "D" ON SHEET 3
10. CONSTRUCT 5' WIDE PARKWAY DRAIN PER A.P.W.A. STA. PLAN 151-1
11. SAWCUT EXISTING PAVEMENT
12. REMOVE EXISTING PAVEMENT

SHEET INDEX:

SHEET 1 . . . . . COVER SHEET/INDEX MAP
SHEET 2 . . . . . STREET PLAN AND PROFILE
SHEET 3 . . . . . DRIVEWAY DETAILS

STRIPING PLAN

SHEET 1 OF 1 . . . . . STRIPING PLAN
(IN PROGRESS)

UTILITY INFORMATION

CONTACT UTILITY COMPANIES BEFORE EXCAVATION

1. SBC	(951) 359-2273
2. SOUTHERN CALIF. GAS CO.	(951) 335-7716
3. CITY OF RIVERSIDE	
*ELECTRIC	(951) 826-~~5408~~ 5393
WATER	(951) 826-5442
SEWER	(951) 826-5341

*CONTACT RIVERSIDE ELECTRIC CO. 60 DAYS IN ADVANCE OF CONSTRUCTION FOR RELOCATION OF EXISTING POWER POLE

CITY TAX CERTIFICATE NO. 027049 EXP. 1-25-07

DIGALERT
DIAL BEFORE YOU DIG — TWO WORKING DAYS BEFORE YOU DIG
TOLL FREE 1-800-227-2600
A PUBLIC SERVICE BY UNDERGROUND SERVICE ALERT

BENCH MARK:

1 8-B3

P.K. NAIL AND CITY ENGINEER TAG IN THE CONCRETE BASE OF A STREET LIGHT POLE AT THE SOUTHWEST CORNER OF IOWA AVENUE AND SPRUCE STREET

ELEVATION: 961.275

CITY OF RIVERSIDE ELECTRIC
~~DOMESTIC WATER SYSTEM~~ APPROVED BY: Bill Mainord 5/11/06 DATE
~~ELECTRIC~~ CITY OF RIVERSIDE
DOMESTIC WATER SYSTEM APPROVED BY: MW MCLeod 5/11/06 DATE

REGISTERED PROFESSIONAL ENGINEER — ALLEN W. MARTIN — No. C 38463 EXP. 3-31-07 — CIVIL — STATE OF CALIFORNIA

Southland Engineering
2200 BUSINESS WAY, Ste. 100
RIVERSIDE, CA. 92501
(951) 788-8488

PREPARED UNDER THE SUPERVISION OF
ALLEN W. MARTIN
R.C.E. 38463 EXP. 3-31-07
5-9-06 DATE

MARK	REVISIONS	APPR.	DATE

DESIGNED BY JH DRAWN BY JAU CHECKED BY JH

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY	DATE	BY
PRINCIPAL ENGINEER	5/31/06	DH
PARK DEPARTMENT		
TRAFFIC DIVISION	5/31/06	SZ

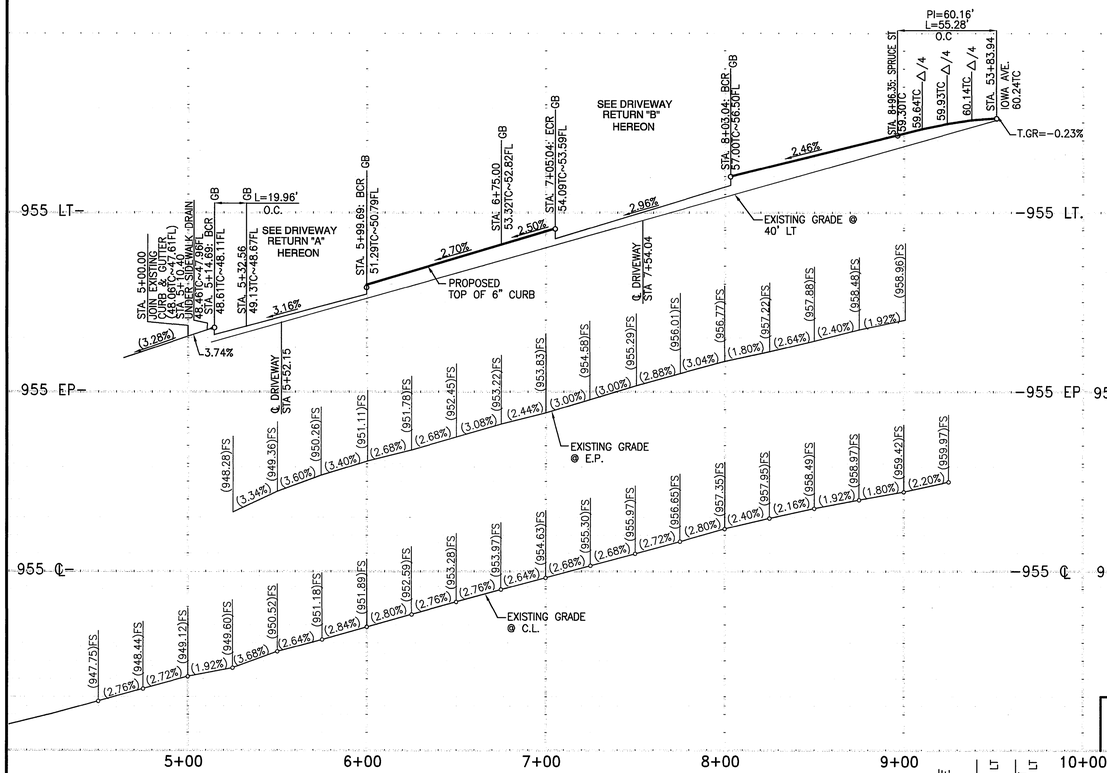
APPROVED BY
CITY ENGINEER
DATE 5/31/06

STREET IMPROVEMENTS PLAN
TITLE SHEET
SPRUCE STREET & IOWA AVENUE
1325 SPRUCE STREET

SCALE: AS NOTED

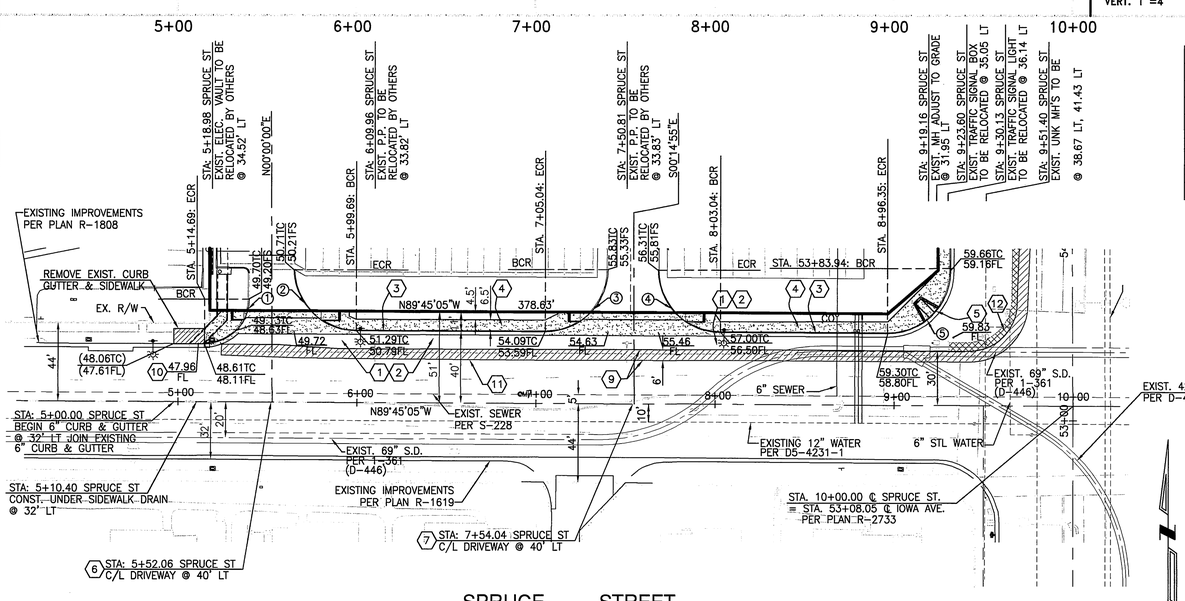
PW 05 - 0598
ACCOUNT NO.
R- 3879
SHEET 1 OF 3
24169

24169 (SHT 1 COVER SHEET) 06-08-05 JAU



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

CURVE DATA				
	△	R	L	T
①	90°00'00"	25.00'	39.27'	25.00'
②	88°21'22"	35.00'	53.97'	34.01'
③	90°00'00"	35.00'	54.98'	35.00'
④	90°00'00"	35.00'	54.98'	35.00'
⑤	90°29'45"	35.00'	55.28'	35.30'
⑥	90°00'00"	35.00'	54.98'	35.00'
⑦	84°11'55"	25.00'	36.74'	22.59'



SCALE: 1" = 40'

0 20' 40' 80' 120' 160'

CONSTRUCTION NOTES:

1. CONSTRUCT AC PAVEMENT
2. CONSTRUCT AGGREGATE BASE OVER COMPACTED SUBGRADE
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8. CONSTRUCT 24' DRIVEWAY APPROACH SEE DETAIL "C" SHEET 3
9. CONSTRUCT PAVEMENT JOINT PER OVERLAY JOIN DETAIL "D" ON SHEET 3
10. CONSTRUCT 5' WIDE UNDER SIDEWALK DRAIN PER A.P.W.A. STD. PLAN 151-1
11. SAWCUT EXISTING PAVEMENT
12. REMOVE EXISTING PAVEMENT/CONCRETE

LEGEND:

REMOVE EXISTING AC PAVEMENT/CONCRETE

PROPOSED AC PAVEMENT

CITY TAX CERTIFICATE NO. 027049 EXP. 1-25-07

DIGALERT — DIAL BEFORE YOU DIG — TOLL FREE 1-800-227-2600 — TWO WORKING DAYS BEFORE YOU DIG — A PUBLIC SERVICE BY UNDERGROUND SERVICE ALERT

BENCH MARK:

I 8-B3

P.K. NAIL AND CITY ENGINEER TAG IN THE CONCRETE BASE OF A STREET LIGHT POLE AT THE SOUTHWEST CORNER OF IOWA AVENUE AND SPRUCE STREET

ELEVATION: 961.275

CITY OF RIVERSIDE
DOMESTIC WATER SYSTEM
APPROVED BY: MW McLeod 5/11/06 DATE

ELECTRIC
5/11/06 DATE

REGISTERED PROFESSIONAL ENGINEER — ALLEN W. MARTIN — No. C 38463 EXP. 3-31-07 — CIVIL — STATE OF CALIFORNIA

Southland Engineering
2200 BUSINESS WAY, Ste. 100
RIVERSIDE, CA 92501
(951) 788-8488

PREPARED UNDER THE SUPERVISION OF
5-9-06 DATE
ALLEN W. MARTIN R.C.E. 38463 EXP. 3-31-07

MARK	REVISIONS	APPR.	DATE

DESIGNED BY JH DRAWN BY JAU CHECKED BY JH

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY	DATE	BY
PRINCIPAL ENGINEER	5/31/06	PH
PARK DEPARTMENT		
TRAFFIC DIVISION	5/31/06	SC

APPROVED BY
CITY ENGINEER
DATE 5/31/06

STREET IMPROVEMENTS PLAN

DR- STREET PLAN AND PROFILE
SPRUCE STREET
STA. 5+00.00 TO STA. 10+00.00
IOWA AVENUE
STA. 53+08.05 TO STA. 56+66.88

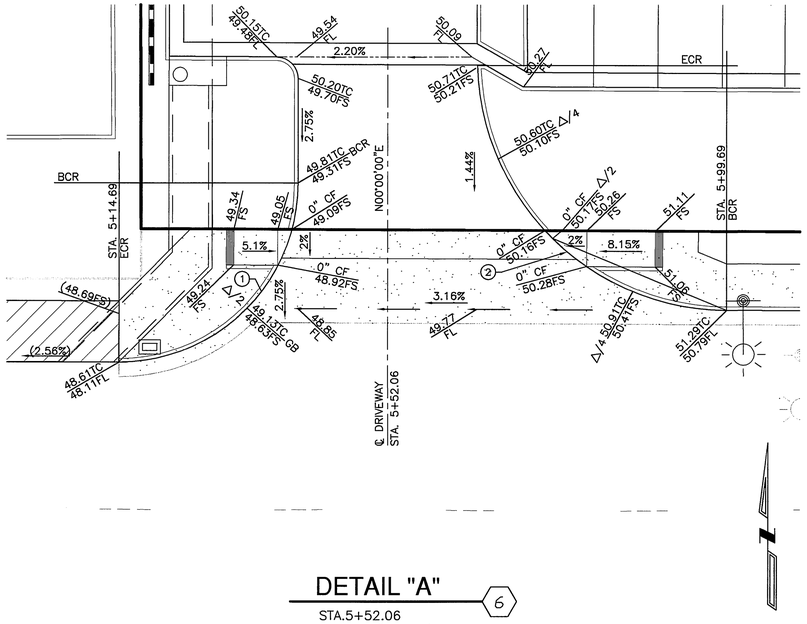
HORIZ. SCALE: 1"=40' VERT. SCALE: 1"=4'

ACCOUNT NO. R-3879

SHEET 2 OF 3

W.O. 24169

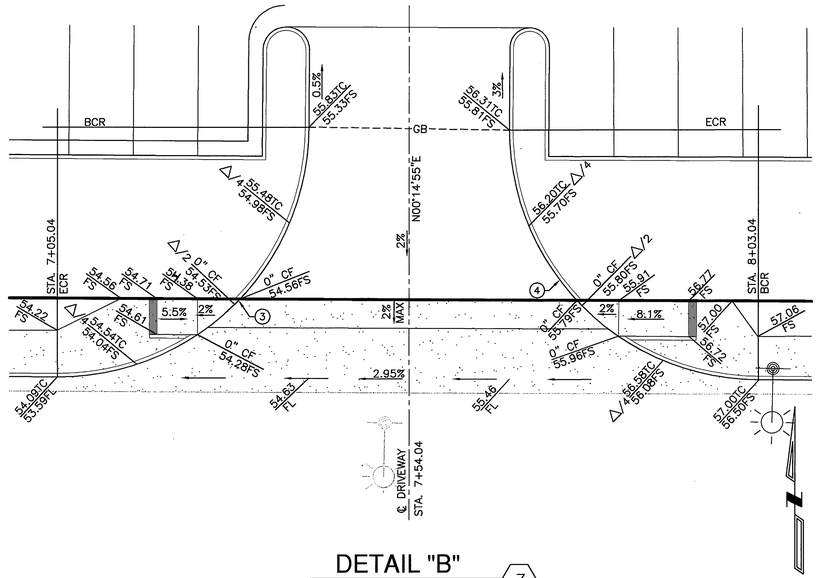
PW 05-0598



DETAIL "A"

6

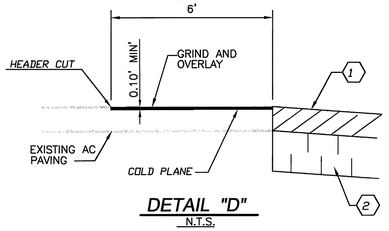
STA.5+52.06
SCALE: 1" = 10'
6" CONCRETE CLASS 520-C-2500



DETAIL "B"

7

STA.7+54.04
SCALE: 1" = 10'
6" CONCRETE CLASS 520-C-2500



DETAIL "D"

N.T.S.

CURVE DATA				
	Δ	R	L	T
①	90°00'00"	25.00'	39.27'	25.00'
②	88°21'22"	35.00'	53.97'	34.01'
③	90°00'00"	35.00'	54.98'	35.00'
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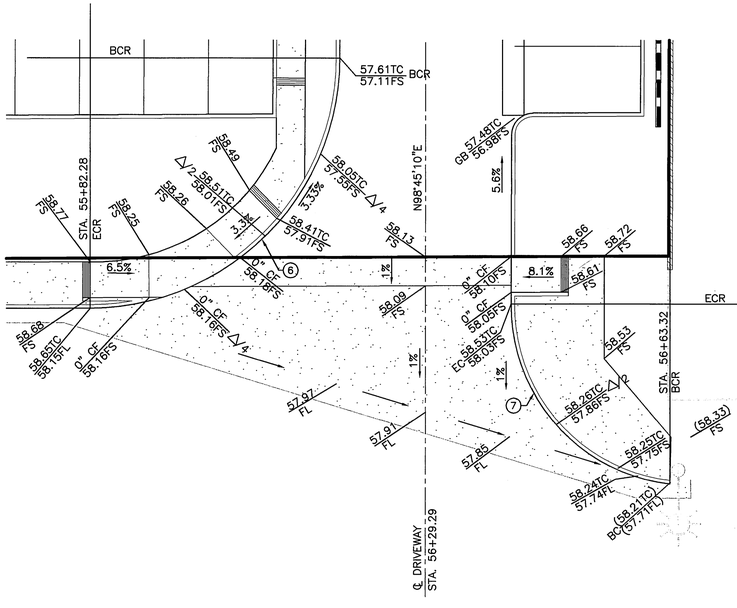

DETAIL "C"

8

STA. 56+29.29
SCALE: 1"=10'
6" CONCRETE CLASS 520-C-2500

PW 05-0598

DIGALERT
DIAL BEFORE YOU DIG — TOLL FREE 1-800-227-2600 — TWO WORKING DAYS BEFORE YOU DIG
A PUBLIC SERVICE BY UNDERGROUND SERVICE ALERT

BENCH MARK:

I 8-B3

P.K. NAIL AND CITY ENGINEER TAG IN THE CONCRETE BASE OF A STREET LIGHT POLE AT THE SOUTHWEST CORNER OF IOWA AVENUE AND SPRUCE STREET

ELEVATION: 961.275

CITY OF RIVERSIDE
DOMESTIC WATER SYSTEM APPROVED BY: MW — 5/11/06 DATE

ELECTRIC — 5/11/06 DATE

REGISTERED PROFESSIONAL ENGINEER — ALLEN W. MARTIN — No. C 38463 EXP. 3-31-07 — CIVIL — STATE OF CALIFORNIA

Southland Engineering
2200 BUSINESS WAY, Ste. 100
RIVERSIDE, CA. 92501
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PREPARED UNDER THE SUPERVISION OF
ALLEN W. MARTIN — 5-9-06 DATE
R.C.E. 38463 EXP. 3-31-07

MARK	REVISIONS	APPR.	DATE

DESIGNED BY JH DRAWN BY JAU CHECKED BY JH

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY	DATE	BY
PRINCIPAL ENGINEER	5/31/06	DH
PARK DEPARTMENT		
TRAFFIC DIVISION	5/31/06	SK

APPROVED BY: CITY ENGINEER
DATE 5/31/06

STREET IMPROVEMENTS PLAN

SPRUCE STREET & IOWA AVENUE
DRIVEWAY DETAILS

SCALE: 1" = 10'

ACCOUNT NO. R-3879

SHEET 3 OF 3

W.O. 24169

24169 (plt 3 driveway details) 05-08-05 JAU