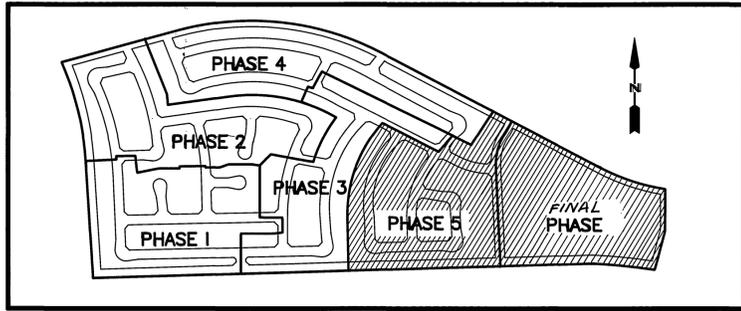


STREET IMPROVEMENT PLANS

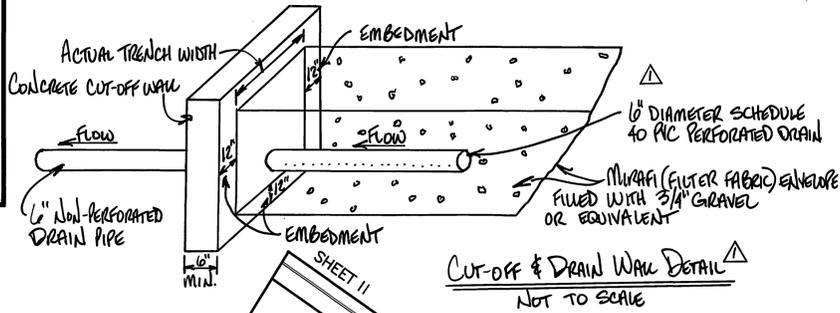
TRACT 21709-5 & FINAL

GENERAL NOTES

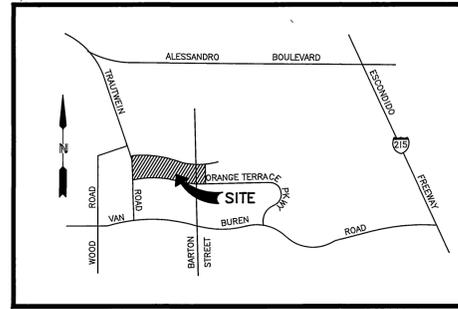
- IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO CLEAR THE RIGHT OF WAY IN ACCORDANCE WITH THE PROVISIONS OF LAW AS IT AFFECTS EACH UTILITY INCLUDING IRRIGATION LINES AND APPURTENANCES AND AT NO COST TO THE CITY.
- CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CITY OF RIVERSIDE DEPARTMENT OF PUBLIC WORKS, STANDARD DRAWINGS, ITS SUPPLEMENT 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 & 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.
- CONSTRUCT DRIVEWAY APPROACHES PER STD. DWG. 302, TYPE CURB-T, EXACT SIZE AND LOCATION STATED BY THE PRIVATE ENGINEER PRIOR TO CONSTRUCTION OF THE CURB AND GUTTER AND AS APPROVED BY THE TRAFFIC ENGINEER.
- 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.
- THE DEVELOPER AND/OR CONTRACTOR SHALL CONTACT THE STREET DIVISION (714)351-6127 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.
- 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 (U.S.A.) 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.
- 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 RIGHT OF WAY OR EASEMENT 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.



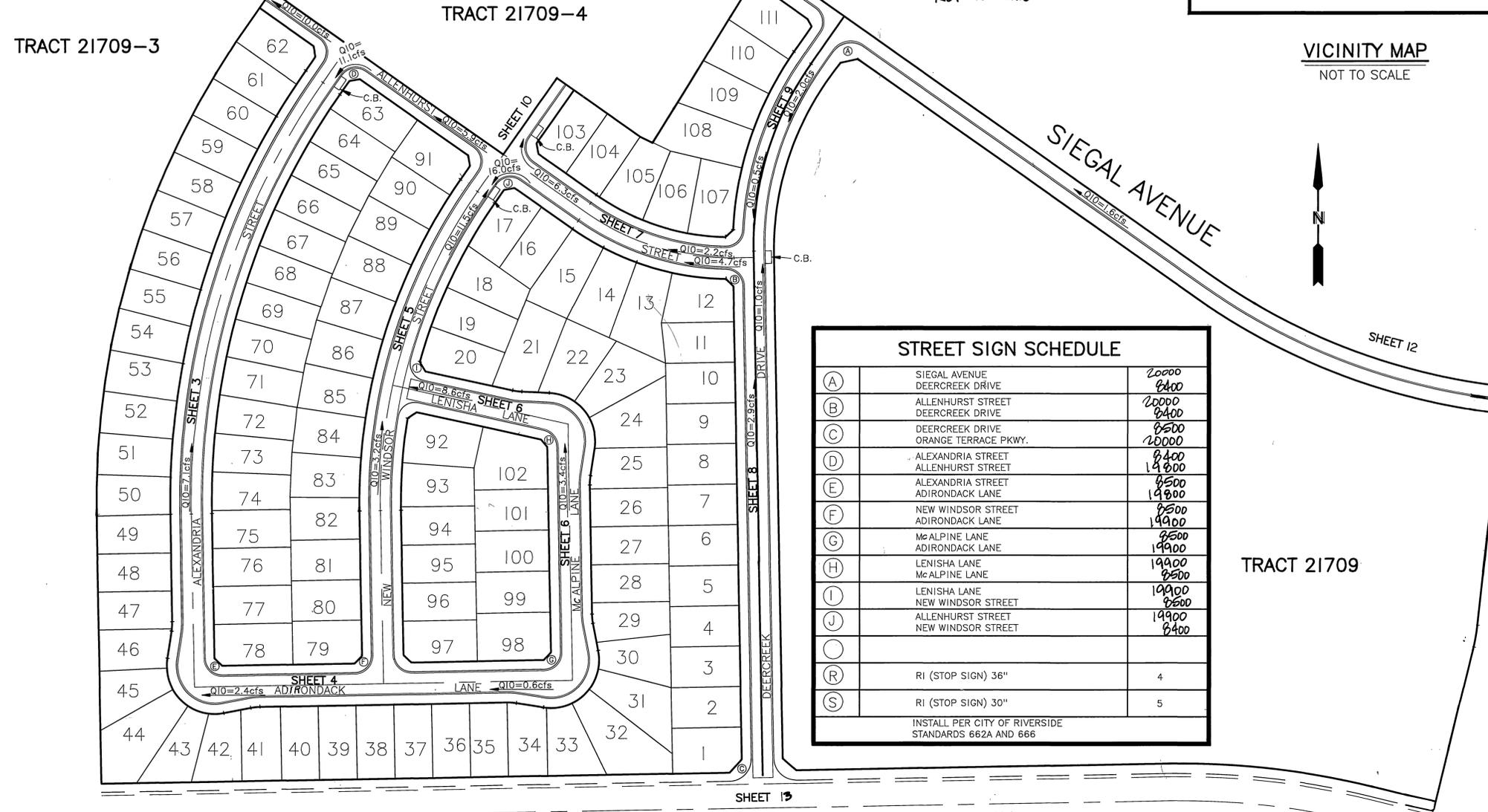
PHASE MAP
NOT TO SCALE



CUT-OFF & DRAIN WALL DETAIL
NOT TO SCALE



VICINITY MAP
NOT TO SCALE



STREET SIGN SCHEDULE

(A)	SIEGAL AVENUE	20000
(A)	DEERCREEK DRIVE	8400
(B)	ALLENHURST STREET	20000
(B)	DEERCREEK DRIVE	8400
(C)	DEERCREEK DRIVE	8500
(C)	ORANGE TERRACE PKWY.	20000
(D)	ALEXANDRIA STREET	8400
(D)	ALLENHURST STREET	14800
(E)	ALEXANDRIA STREET	8500
(E)	ADIRONDACK LANE	14800
(F)	NEW WINDSOR STREET	8500
(F)	ADIRONDACK LANE	14900
(G)	McALPINE LANE	8500
(G)	ADIRONDACK LANE	14900
(H)	LENISHA LANE	19000
(H)	McALPINE LANE	8500
(I)	LENISHA LANE	19000
(I)	NEW WINDSOR STREET	8500
(J)	ALLENHURST STREET	19000
(J)	NEW WINDSOR STREET	8400
(R)	RI (STOP SIGN) 36"	4
(S)	RI (STOP SIGN) 30"	5

INSTALL PER CITY OF RIVERSIDE STANDARDS 662A AND 666

GENERAL NOTES FOR STREET TREE PLANTING

- All related work shall conform to the City of Riverside Park and Recreation Department Standards and City of Riverside Street Tree policies.
 - When calling for inspections contact the Street Tree Inspector a minimum of 48 hours in advance at (909)-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 laterals 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 (909)-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;
 - All STREET TREES ARE TO BE PLANTED PRIOR TO OCCUPANCY.
 - The developer shall be responsible to acceptably maintain all plantings for a minimum period of one (1) year.
 - Street tree planting shall be as follows:

Street Name	Botanical Name/Common Name	Minimum Size	Approximate Spacing	# Required
Adirondack Lane	PISTACIA CHINENSIS / CHINESE PISTACHE	15 Gal.	45' O.C.	22 ea.
Alexandria Street	CELEBRIS PARVIFLORA / AUSTRALIAN WILLOW	15 Gal.	45' O.C.	44 ea.
Allenhurst Street	PLATANUS A. COLUMBIA / COLUMBIA PLANE TREE	15 Gal.	45' O.C.	20 ea.
Deercreek Drive	FRAXINUS DOMESTICA / SWEET SHADE	15 Gal.	45' O.C.	23 ea.
Lenisha Lane	EUCALYPTUS TORULATA / COOL SUN	15 Gal.	45' O.C.	10 ea.
McAlpine Lane	CERCIS CANADENSIS / CANADIAN REDBUD	15 Gal.	45' O.C.	15 ea.
New Windsor Street	MICHELIA DOCTORSOP / NO COMMON NAME	15 Gal.	45' O.C.	32 ea.
- Siegal Avenue See Reverse Frontage Landscape plan prepared by Community Works Design Dated Jan 1999. Plant No. R-3152-L
Deercreek Drive (eastside) See Orange Terrace Community Park improvement Plans by RMA Dated Nov 1998.
Orange Terrace Parkway See Reverse Frontage Landscape plan prepared by Community Works Design Group Dated Jan 1999. Plant No. R-3152-L
- * 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.

CHARTER COMMUNICATION

APPROVED BY:
5-21-99

ORANGE TERRACE PARKWAY IMPROVEMENTS PER R-2971

INDEX MAP

SCALE: 1" = 100'

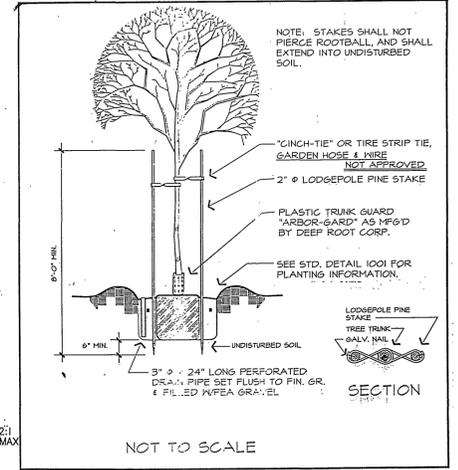
NOTE: SEE SHEET NO. 2 FOR CONSTRUCTION NOTES.

Underground Service Alert Call: TOLL FREE 1-800-227-2600 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. THIS REQUIREMENT SHALL BE MADE TO APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS AND CONSTRUCTION CONTRACTOR AGREES TO DEFEND, INDEMNIFY AND HOLD DESIGN PROFESSIONALS HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPT LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF DESIGN PROFESSIONAL.	 PREPARED UNDER THE DIRECTION OF: JOHN W. CANTY REGISTERED CIVIL ENGINEER NO. 17550 EXPIRATION DATE: 6-30-01 DATE: 11/29/99	 CANTY ENGINEERING GROUP, INC. CIVIL ENGINEERING - PLANNING - SURVEYING 2020 IOWA AVENUE, SUITE 102, P.O. BOX 52050, RIVERSIDE, CA 92517 TEL (909) 683-5234 FAX (909) 683-5301 CITY OF RIVERSIDE BUSINESS TAX ACCT. NO. 64372 EXP. DATE 4-07-00	CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT APPROVED BY: DATE: 7-20-99 PRINCIPAL ENGINEER: 7/15/99 BY: R. Thebeault PARK DEPARTMENT: 4/22/99 BY: R. Thebeault TRAFFIC DIVISION: 7/19/99 BY: R. Thebeault P.W. ENGINEER M.B.R.: 7/24/99 BY: R. Thebeault DESIGNED BY: D.A.M. DRAWN BY: D.A.M. CHECKED BY: T.M.P. ST SERVICES: 7/19/99 BY: R. Thebeault	TRACT 21709-5 & FINAL STREET IMPROVEMENT PLANS TITLE SHEET FOR: McMILLIN W.O.F.B. FILE NO. 1001-012	R-3152 1 OF 14 SHEETS

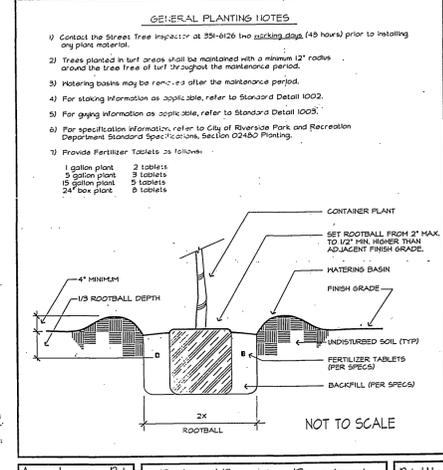
INDEXED 9-7-99 4H

STREET IMPROVEMENT PLANS

TRACT 21709-5



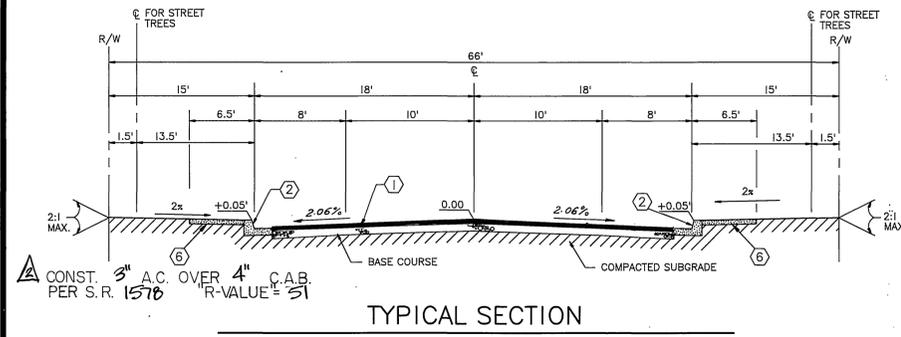
Approved	Date	Park and Recreation Department	Detail No.
Revised	Date	CITY OF RIVERSIDE	1002
		DOUBLE STAKING DETAIL	



Approved	Date	Park and Recreation Department	Detail No.
Revised	Date	CITY OF RIVERSIDE	1001
		PLANTING DETAIL	

CONSTRUCTION NOTES

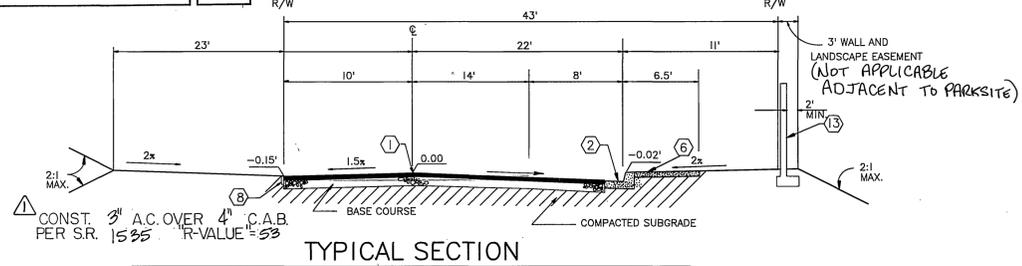
- ① PLACE A.C. PAVING OVER CRUSHED AGGREGATE BASE PER TYPICAL SECTION. SEE GENERAL NOTE NO. 9
- ② CONSTRUCT CURB AND GUTTER PER CITY OF RIVERSIDE STD. DWG. NO. 200 TYPE I (6" CURB FACE).
- ③ CONSTRUCT P.C.C. CROSS CUTTER PER CITY OF RIVERSIDE STD. DWG. NO. 220.
- ④ CONSTRUCT CATCH BASIN PER CITY OF RIVERSIDE STD. DWG. 405
- ⑤ CONSTRUCT WHEELCHAIR RAMP PER CITY OF RIVERSIDE STD. DWG. NO. 304 (TYPE I)
- ⑥ CONSTRUCT P.C.C. CURB SIDEWALK PER CITY OF RIVERSIDE STD. NO. 325.
- ⑦ CONSTRUCT BARRICADE PER CITY OF RIVERSIDE STD. DWG. NO. 180.
- ⑧ CONSTRUCT 2"x6" REDWOOD HEADER.
- ⑨ CONSTRUCT CATCHBASIN PER CITY OF RIVERSIDE STD. DWG. NO. 407.
- ⑩ PLANT STREET TREES TO THE SPECIFICATIONS OF THE PARK AND RECREATION DEPARTMENT.
- ⑪ PAINT 12" SOLID WHITE STOP BAR AND "STOP" LEGEND.
- ⑫ CONSTRUCT STREET NAME SIGN.
- ⑬ CONSTRUCT 6' HIGH BLOCK WALL PER CITY OF RIVERSIDE STD. DWG. NO. 704 AND DETAILS PER THIS WALL REQUIRES A PERMIT AND INSPECTION FROM THE PUBLIC WORKS ENGINEERING DIVISIONS.
- ⑭ CONSTRUCT TYPE II WHEELCHAIR RAMP PER CITY OF RIVERSIDE STD. DWG. NO. 304.



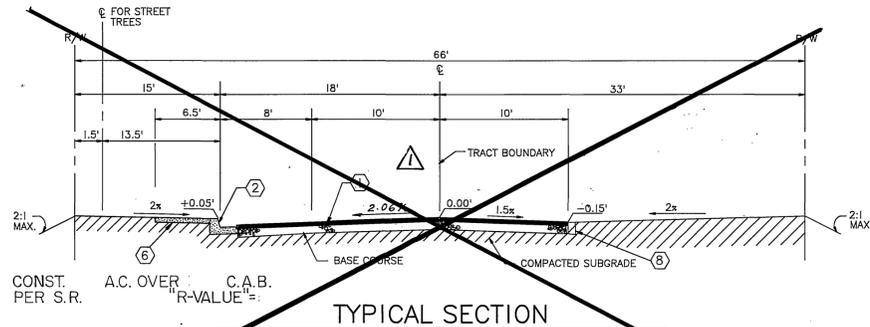
ALLENHURST STA. 19+68.30 TO STA. 23+19.08 N.T.S.
 ALEXANDRIA STREET STA. 1+30.80 TO STA. 10+69.50
 ADIRONDACK LANE STA. 1+03.80 TO STA. 4+96.20
 NEW WINDSOR STREET STA. 2+00.00 TO STA. 7+50.00
 MC ALPINE LANE STA. 1+03.80 TO STA. 3+07.81
 LENISHA LANE STA. 1+25.00 TO STA. 1+87.70
 DEERCREEK DRIVE STA. 2+00.00 TO STA. 11+94.51
 T.I. = 5

CONST. 3" A.C. OVER 4" C.A.B. PER S.R. 1576 R-VALUE = 51

CONST. 3" A.C. OVER 4" C.A.B. PER S.R. 1535 R-VALUE = 50 (DEERCREEK LANE ONLY)



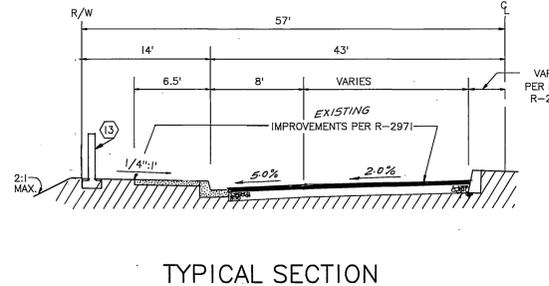
SIEGAL AVENUE N.T.S.
 STA. 80+96.37 TO STA. 94+84.85
 T.I. = 6



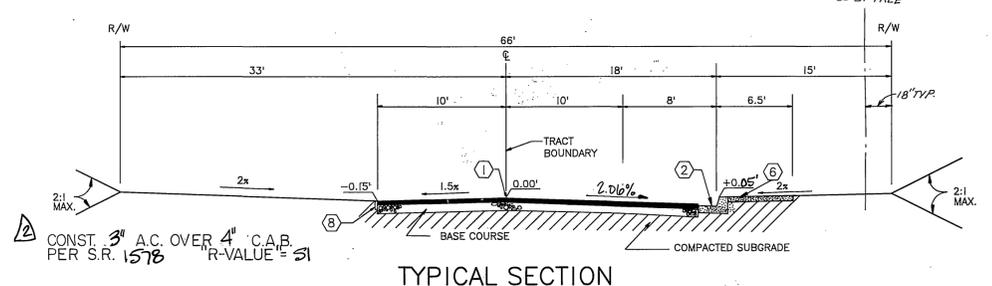
SERGIO STREET N.T.S.
 STA. 0+78.00 TO STA. 5+50.00
 T.I. = 5

CONST. 3" A.C. OVER 4" C.A.B. PER S.R. 1576 R-VALUE = 51

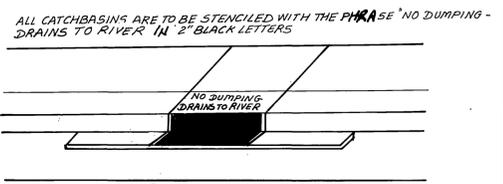
#3 REBAR (CONTINUOUS)



ORANGE TERRACE PARKWAY N.T.S.
 STA. 17+97.55 TO STA. 28+47.55
 T.I. = 8



ALLENHURST STREET STA. 14+73.57 TO STA. 19+13.30 N.T.S.
 NEW WINDSOR STREET STA. 8+90.50 TO STA. 10+28.50
 T.I. = 5



Underground Service Alert
 Call: TOLL FREE
 1-800-227-2600
 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 CONSTRUCTION CONTRACTOR FURTHER AGREES TO DEFEND, INDEMNIFY AND HOLD DESIGN PROFESSIONAL HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, ACCEPTING LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF DESIGN PROFESSIONAL.

PREPARED UNDER THE DIRECTION OF:

 JOHN W. CANTY
 REGISTERED CIVIL ENGINEER NO. 17550
 EXPIRATION DATE: 6-30-01
 DATE: 1/28/99

CEG CANTY ENGINEERING GROUP, INC.
 CIVIL ENGINEERING - PLANNING - SURVEYING
 2020 IOWA AVENUE, SUITE 102, P.O. BOX 52050, RIVERSIDE, CA 92517
 TEL. (909) 683-5234 FAX (909) 683-5301

SCALE: AS NOTED
 DATE: OCT. 1998
 BENCH MARK: CP-F3 ELEV. 1665.160 DATE: 1997
 P.K. NAIL AND CITY ENGINEER TAG ON THE SIDEWALK OVER THE W/LY. WALL OF A CATCH BASIN ALONG THE SLY. CURB OF ORANGE TERRACE PARKWAY, 100 FEET E.L.Y. OF TRAILHEAD ROAD - THE MARK IS 2 FEET SLY. OF THE FACE OF CURB. ADJUSTED AND ENTERED: JUNE 1997.

ADDED PAVEMENT SECTIONS
 SERGIO ST. DELETED FROM MAP # 208
 ADDED PAVEMENT SECTIONS PER S.R. 1535

CITY OF RIVERSIDE
 PUBLIC WORKS DEPARTMENT

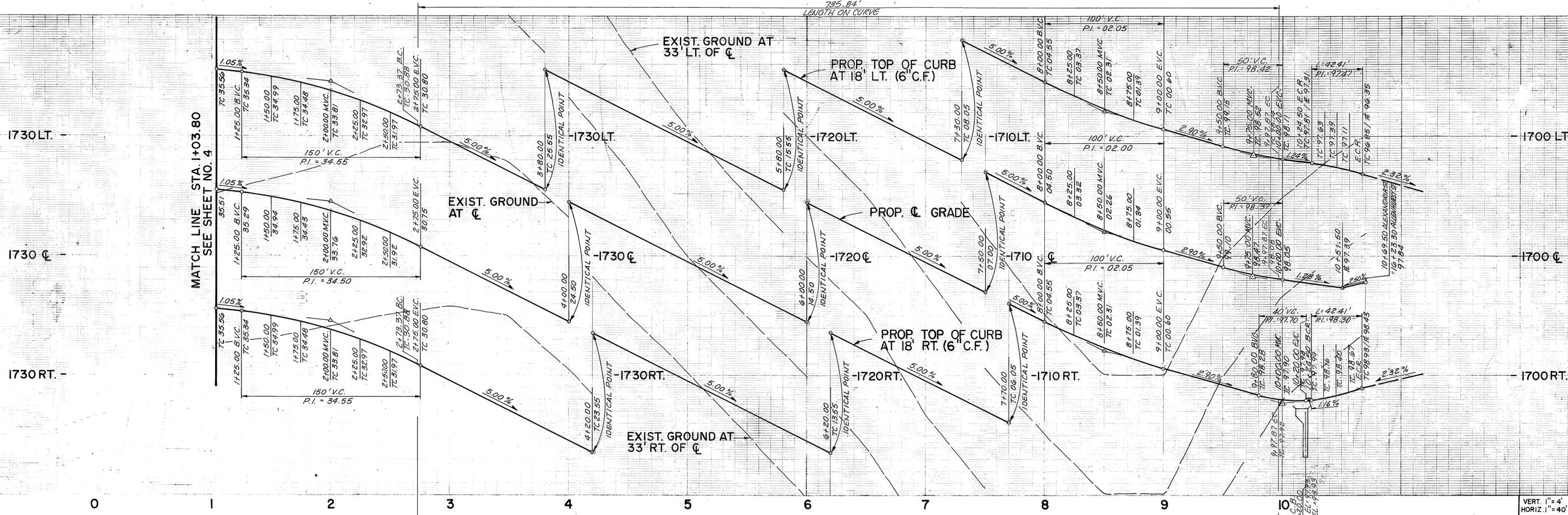
APPROVED BY	DATE	BY	APPROVED BY
PRINCIPAL ENGINEER	7/15/99	R. McMillin	R. McMillin
PARK DEPARTMENT	4/23/99		PUBLIC WORKS DIRECTOR
TRAFFIC DIVISION	7/19/99		
P.W. ENGINEER MGR.	7/14/99		
DESIGNED BY	D.A.M.	DRAWN BY	D.A.M./C.R.M.
CHECKED BY	T.P.	DATE	7-20-99

TRACT 21709-5 FINAL
 STREET IMPROVEMENT
 PLANS
 TITLE SHEET

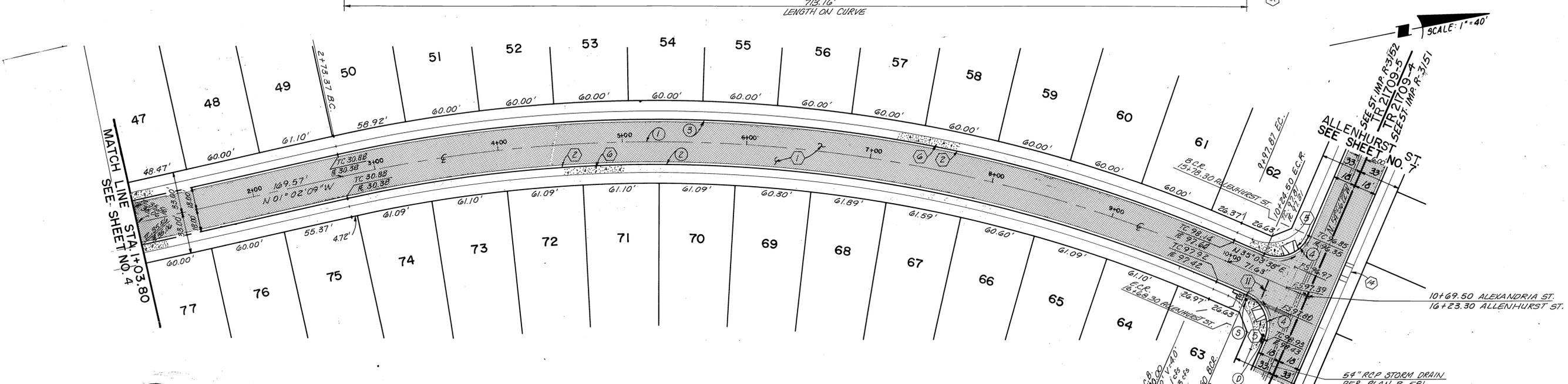
FOR: McMillin
 W.O.F.B. FILE NO. 1001-012

R-3152
 2
 OF 14 SHEETS
 5-2074-37

INDEXED 9-7-99 4-11

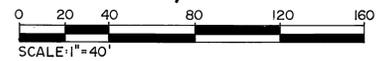


VERT. 1"=4'
HORIZ. 1"=40'



ALEXANDRIA STREET

CURVE DATA				
NO	A	R	L	T
1	36° 05' 47"	1150.00'	724.50'	374.75'
2	36° 05' 47"	1132.00'	713.16'	368.86'
3	36° 05' 47"	1168.00'	735.84'	380.59'
4	90° 00' 00"	27.00'	42.41'	27.00'



NOTE: SEE SHEET No. 1 FOR GENERAL NOTES.
SEE SHEET No. 2 FOR CONSTRUCTION NOTES.

PREPARED UNDER THE DIRECTION OF:
John W. Canty
JOHN W. CANTY
REGISTERED CIVIL ENGINEER NO. 17530
EXPIRATION DATE: 6-30-01 DATE: 1/29/99

CEC CANTY ENGINEERING GROUP, INC.
CIVIL ENGINEERING - PLANNING - SURVEYING
2020 IOWA AVENUE, SUITE 102, P.O. BOX 52050, RIVERSIDE, CA 92517
TEL (909) 683-5234 FAX (909) 683-5301

SCALE AS NOTED
DATE OCT. 1998
BENCH MARK EB-F3 ELEV. 1665.160 DATE 1997
PK NAIL AND CITY ENGINEER TAG ON THE SIDEWALK OVER THE W.L.Y. WALL OF A CATCH BASIN ALONG THE S.W. CURB OF ORANGE TERRACE PKWY, 100 FEET E.L.Y. OF TRAUTVEIN ROAD. THE MARK IS 2 FEET S.W. OF THE FACE OF CURB. ADJUSTED AND ENTERED: JUNE 1997.

CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT

APPROVED BY	DATE	BY
PRINCIPAL ENGINEER	7/13/99	R. McMillin
PARK DEPARTMENT	7/13/99	R. McMillin
TRAFFIC DIVISION	7/13/99	R. McMillin
DESIGNED BY	DATE	BY
T.P.	7-20-99	G.R.

TRACT 21709-5 FINAL
STREET PLAN AND PROFILE
ALEXANDRIA STREET
STA. 1+03.80 TO STA. 10+69.50

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

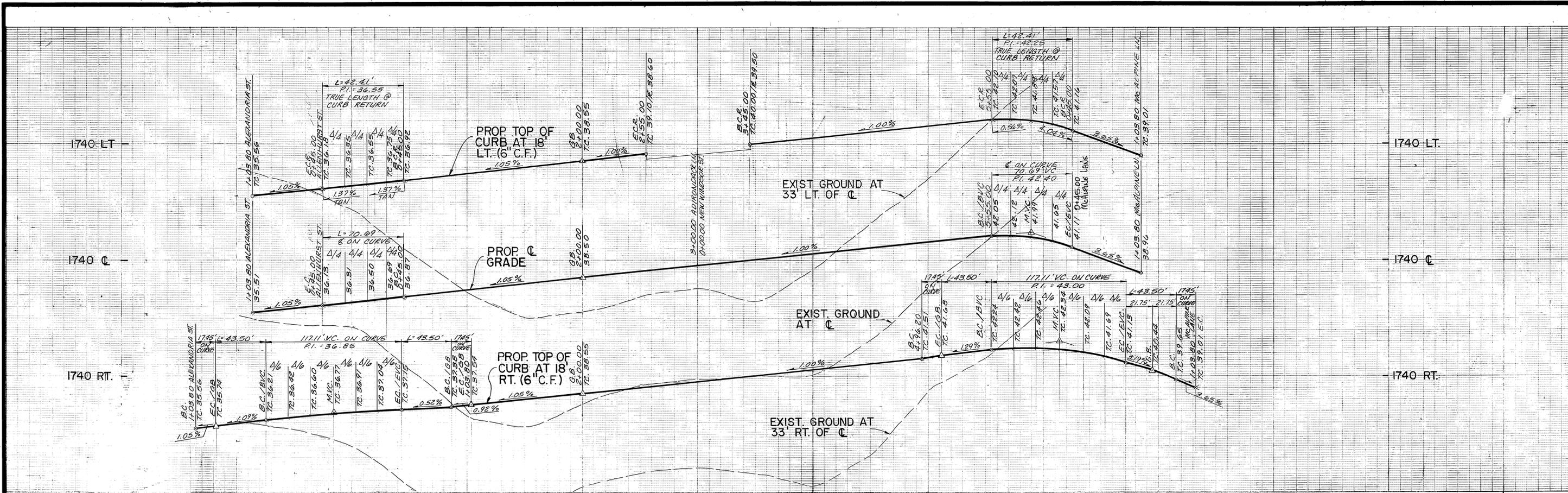
NO. 1001-012
R-3152
SHEET 3 OF 14
FOR: McMILLIN

Underground Service Alert
Call: TOLL FREE
1-800-227-2600
TWO WORKING DAYS BEFORE YOU DIG

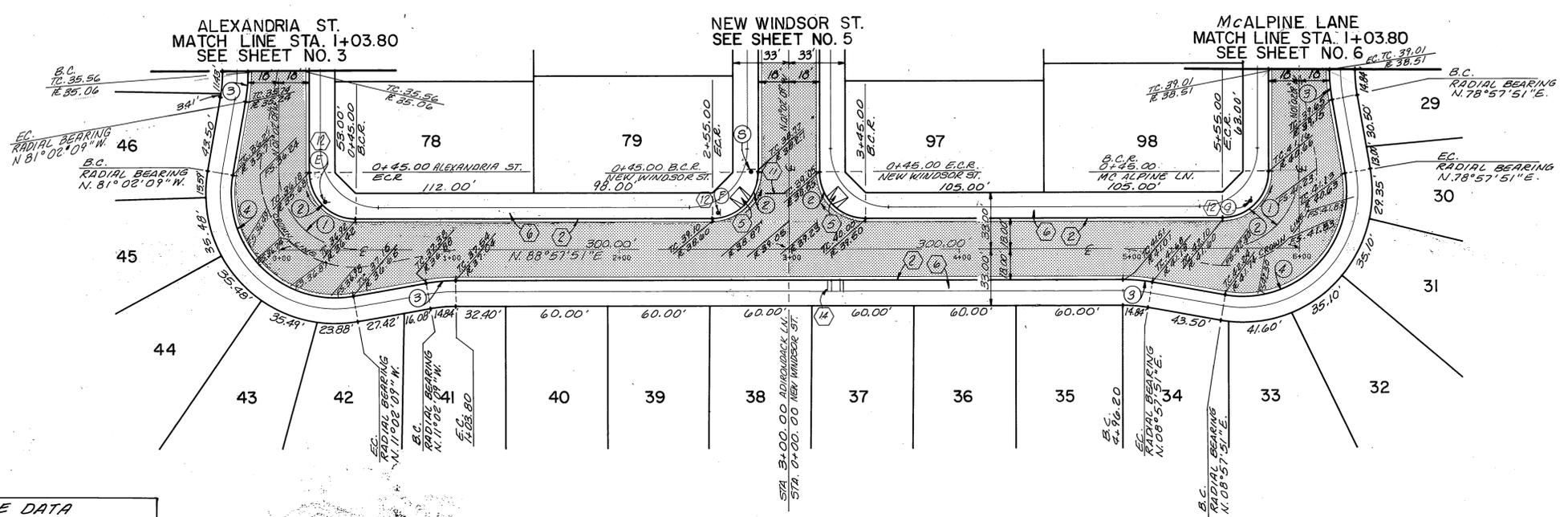
PRIVATE ENGINEERING NOTE
CONSTRUCTION CONTRACTOR AGREES THAT IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, CONSTRUCTION CONTRACTOR WILL BE REQUIRED TO ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THE PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY; THAT THIS REQUIREMENT SHALL BE MADE TO APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS; AND CONSTRUCTION CONTRACTOR FURTHER AGREES TO DEFEND, INDEMNIFY 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.

PC-A120-5

INDEXED 9-7-99 LHM



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



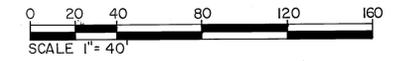
SCALE: 1" = 40'

CURVE DATA				
No.	Δ	R	L	T
1	90°00'00"	45.00'	70.69'	45.00'
2	90°00'00"	27.00'	42.41'	27.00'
3	10°00'00"	100.00'	17.45'	8.75'
4	110°00'00"	61.00'	117.11'	87.12'



ADIRONDACK LANE

NOTE: SEE SHEET No. 1 FOR GENERAL NOTES.
SEE SHEET No. 2 FOR CONSTRUCTION NOTES.



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PREPARED UNDER THE DIRECTION OF:
John W. Canty
JOHN W. CANTY
REGISTERED CIVIL ENGINEER NO. 17550
EXPIRATION DATE: 6-30-01
DATE: 1/29/99

CEG CANTY ENGINEERING GROUP, INC.
CIVIL ENGINEERING - PLANNING - SURVEYING
2020 IOWA AVENUE, SUITE 102, P.O. BOX 52050, RIVERSIDE, CA 92517
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MARK	REVISIONS	APPR.	DATE

DESIGNED BY: TP DRAWN BY: JB CHECKED BY: TMC

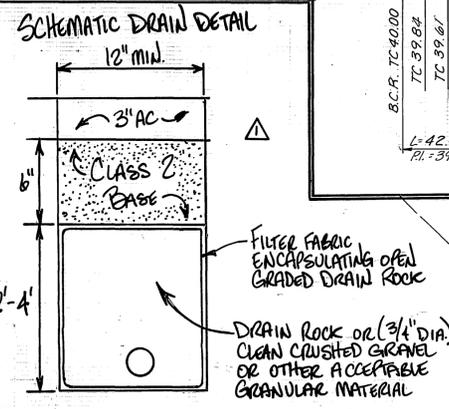
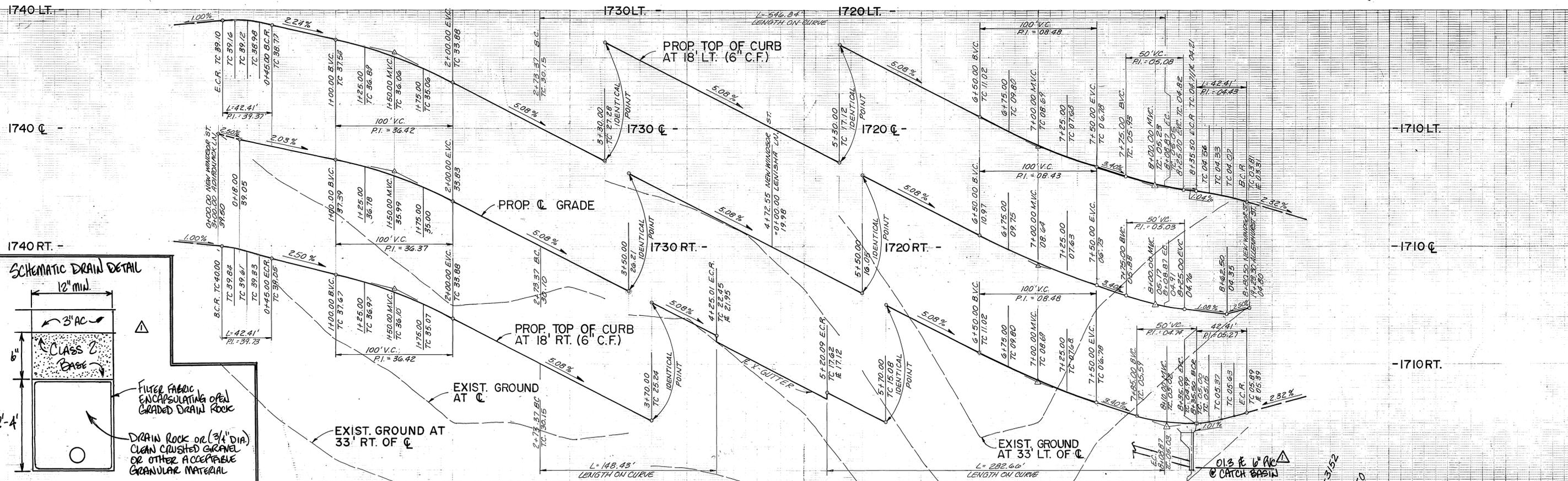
CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY	DATE	BY
PRINCIPAL ENGINEER	7/15/99	R. McMillin
PARK DEPARTMENT	7/15/99	
TRAFFIC DIVISION	7/15/99	
P.W. ENGINEER MGR	7/15/99	
ST SERVICES	7/15/99	

APPROVED BY: R. McMillin
PUBLIC WORKS DIRECTOR
DATE: 7-20-99

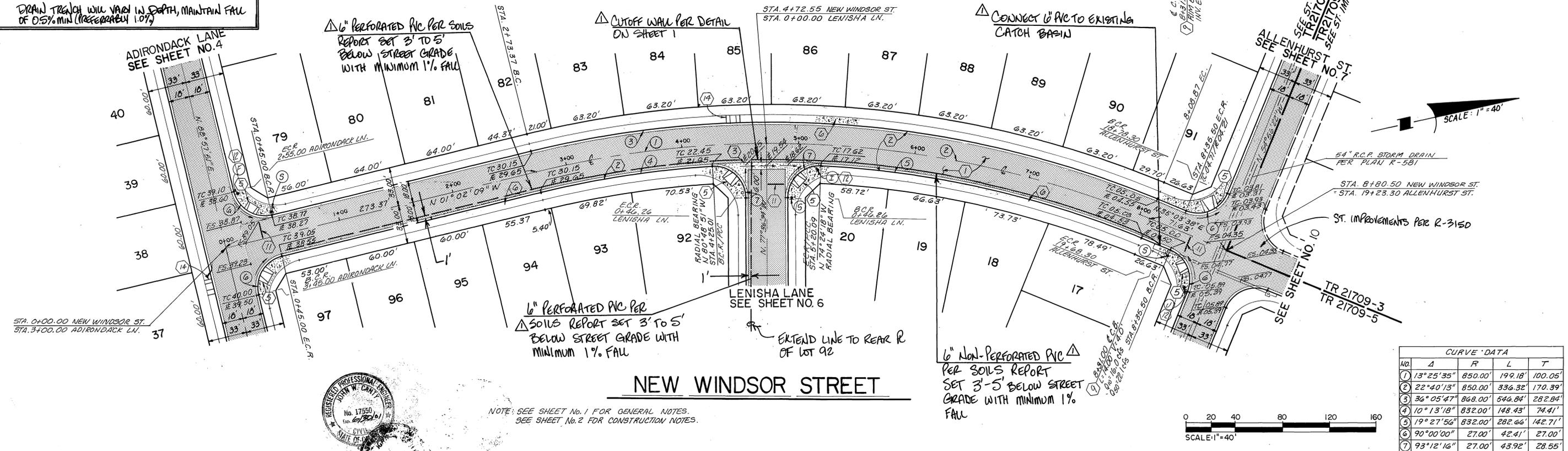
TRACT 21709-5 & FINAL
STREET PLAN AND PROFILE
ADIRONDACK LANE
STA. 0+00.00 to STA. 6+00.00
HORIZ. SCALE: 1" = 40' VERT. SCALE: 1" = 4'

W.O. 1001-012
R-3152
SHEET 4 of 14
FOR: McMILLIN - 1/2
INDEXED 9-7-99 4H



6" DIAMETER PERFORATED PIPE (50% OR EQUIVALENT) WITH PERFORATIONS DOWN

DRAIN TRENCH WILL VARY IN DEPTH, MAINTAIN FALL OF 0.5% MIN (PREFERABLY 1.0%)



CURVE DATA				
NO.	Δ	R	L	T
1	13°25'35"	850.00'	199.18'	100.05'
2	22°40'13"	850.00'	336.32'	170.39'
3	36°05'47"	868.00'	546.84'	282.84'
4	10°13'18"	832.00'	148.43'	74.41'
5	19°27'56"	832.00'	282.66'	142.71'
6	90°00'00"	27.00'	42.41'	27.00'
7	93°12'16"	27.00'	43.92'	28.55'



NOTE: SEE SHEET No. 1 FOR GENERAL NOTES.
SEE SHEET No. 2 FOR CONSTRUCTION NOTES.



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 CONSTRUCTION CONTRACTOR FURTHER AGREES TO DEFEND, INDEMNIFY AND HOLD DESIGN PROFESSIONAL HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT EXCEPT LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF DESIGN PROFESSIONAL.

PREPARED UNDER THE DIRECTION OF
John W. Canty
REGISTERED CIVIL ENGINEER NO. 17550
EXPIRATION DATE: 6-30-01 DATE: 1/29/99

C&EG CANTY ENGINEERING GROUP, INC.
CIVIL ENGINEERING - PLANNING - SURVEYING

2020 IOWA AVENUE, SUITE 102, P.O. BOX 52050, RIVERSIDE, CA 92517
TEL. (909) 883-5234 FAX (909) 883-5301

SCALE AS NOTED
DATE OCT. 1998

BENCH MARK: EG-F3 ELEV: 1665.160 DATE: 1997
P.K. MAIL AND CITY ENGINEER TAG ON THE SIDEWALK OVER THE V.L.T. WALL OF A CATCH BASIN ALONG THE S.L.Y. CURB OF ORANGE TERRACE PKWY., 100 FEET E.L.Y. OF TRAUDWIN ROAD. THE MARK IS 2 FEET S.L.Y. OF THE FACE OF CURB. ADJUSTED AND ENTERED: JUNE 1997.

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY: R. M. Beatty
DATE: 7-20-99

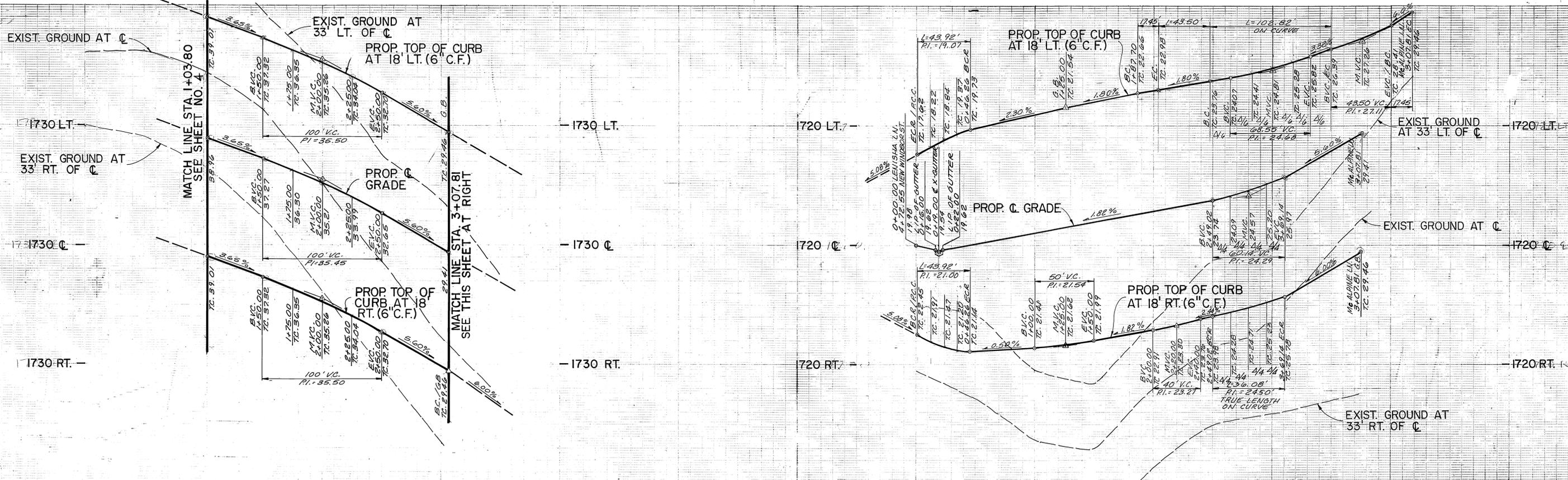
DESIGNED BY: J.P. DRAWN BY: J.C. CHECKED BY: T.M.P.

TRACT 21709-5 & FINAL
STREET PLAN AND PROFILE
NEW WINDSOR STREET
STA. 0+00.00 TO STA. 8+80.50

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

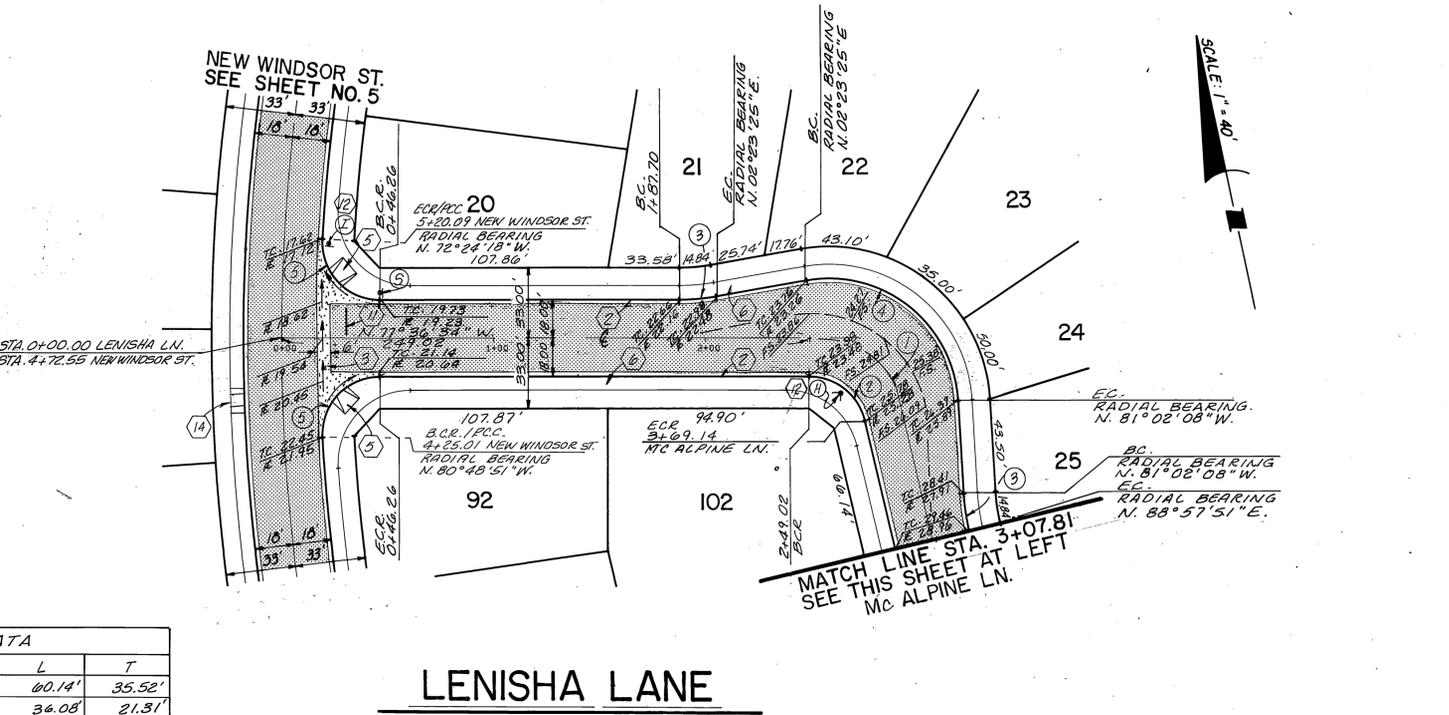
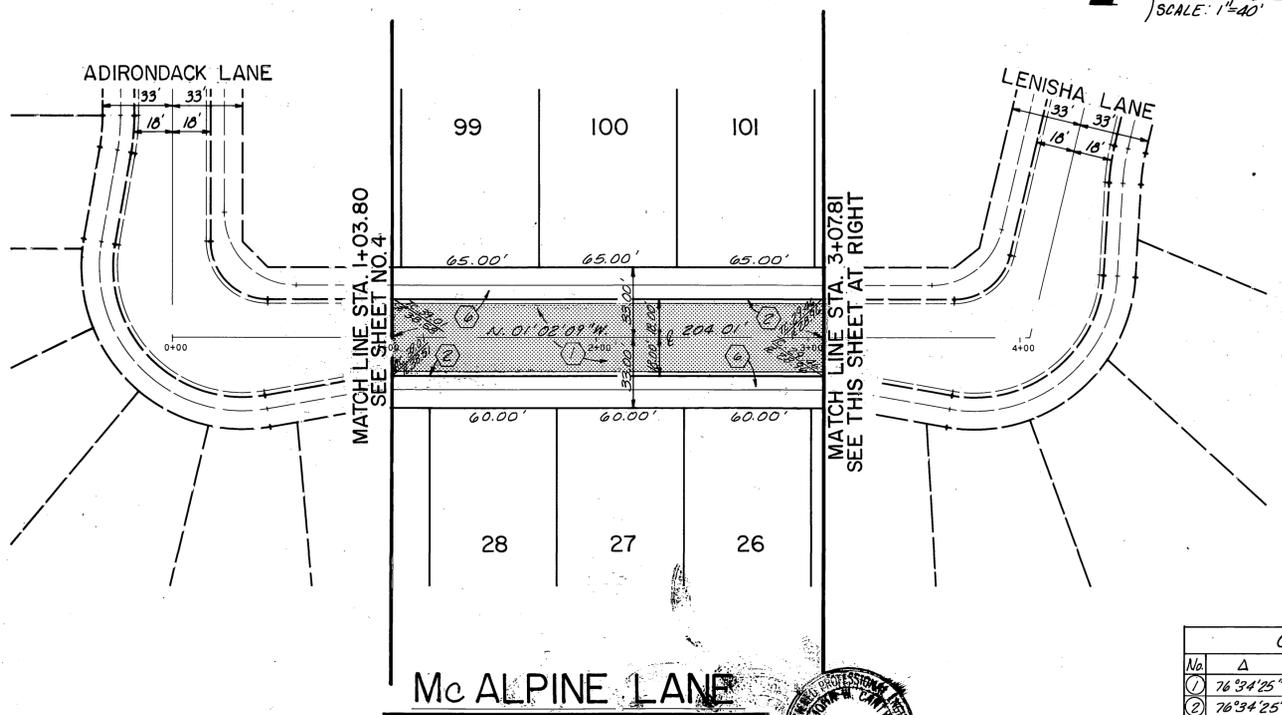
NO. 1021-012
R-3152
SHEET 5 OF 14
FOR: McMillan

INDEXED 9-7-98 LHM



0 1 2 3 4 0 1 2

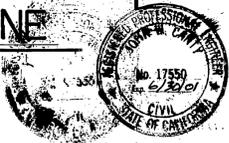
VERT. 1" = 4'
HORIZ. 1" = 40'



CURVE DATA

No	Δ	R	L	T
1	76°34'25"	45.00'	60.14'	35.52'
2	76°34'25"	27.00'	36.08'	21.31'
3	10°00'01"	100.00'	17.45'	8.75'
4	96°34'27"	61.00'	102.82'	68.43'
5	95°18'16"	27.00'	43.92'	28.55'

NOTE: SEE SHEET No. 1 FOR GENERAL NOTES.
SEE SHEET No. 2 FOR CONSTRUCTION NOTES.



Underground Service Alert

Call: TOLL FREE
1-800
227-2600

TWO WORKING DAYS BEFORE YOU DIG

PRIVATE ENGINEERING NOTE

CONSTRUCTION CONTRACTOR AGREES THAT IN ACCORDANCE WITH GENERAL 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 CONSTRUCTION CONTRACTOR FURTHER AGREES TO DEFEND, INDEMNIFY AND HOLD DESIGN PROFESSIONAL HARMLESS FROM ANY AND ALL LIABILITY REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPT LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF DESIGN PROFESSIONAL.

PREPARED UNDER THE DIRECTION OF:

John W. Canty 1/24/99
JOHN W. CANTY
REGISTERED CIVIL ENGINEER NO. 17550

CEG CANTY ENGINEERING GROUP, INC.
CIVIL ENGINEERING - PLANNING - SURVEYING

2020 IOWA AVENUE, SUITE 102, P.O. BOX 52050, RIVERSIDE, CA 92517
TEL (909) 683-5234 FAX (909) 683-5301

SCALE AS NOTED
DATE OCT. 1998

BENCH MARK: EB-F3 ELEV. 1665.166 DATE: 1997
P.K. NAIL AND CITY ENGINEER TAG ON THE SIDEWALK OVER THE V.L.Y. WALL OF A CATCH BASIN ALONG THE S.L.V. CURB OF ORANGE TERRACE PKWY., 100 FEET E.L.Y. OF TRAUTWEIN ROAD. THE MARK IS 2 FEET S.L.Y. OF THE FACE OF CURB. ADJUSTED AND ENTERED JUNE 1997.

MARK	REVISIONS	APPR. DATE

DESIGNED BY: TP DRAWN BY: JLC CHECKED BY: JMD

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY: *[Signature]* DATE: 7-20-99
PRINCIPAL ENGINEER
PARK DEPARTMENT
TRAFFIC DIVISION
P.W. ENGINEER MGR.
DATE: 7-20-99

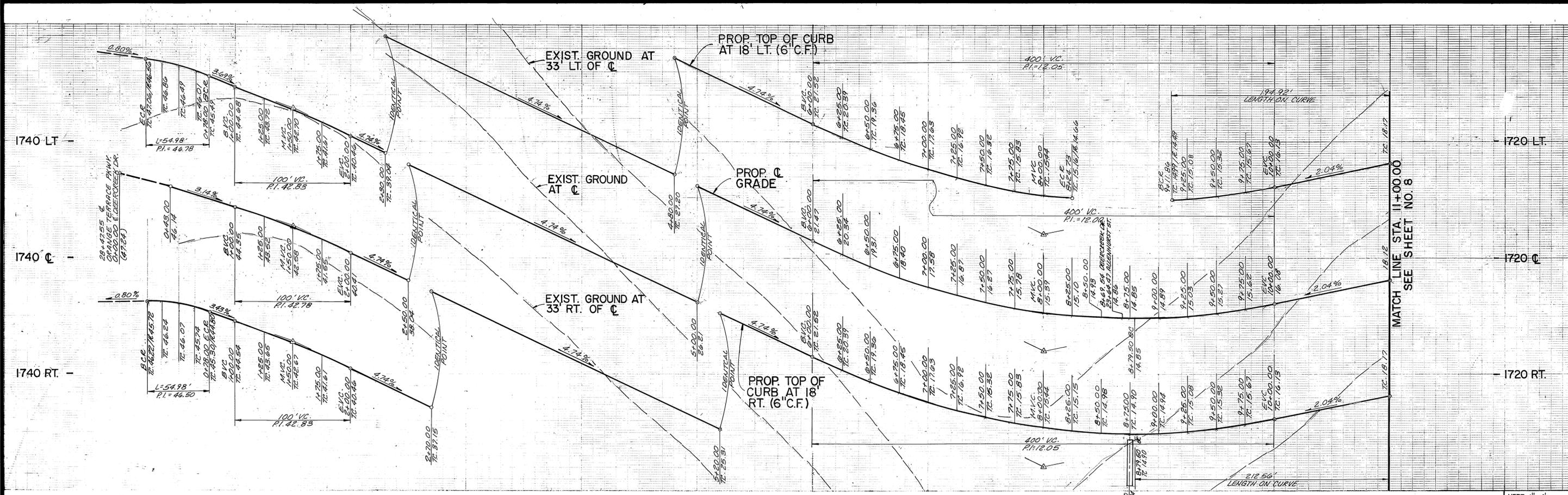
TRACT 21709-5 FINAL
STREET PLAN AND PROFILE

Mc ALPINE LN. & LENISHA LN.
STA. 1+03.80 to STA. 4+04.66 McALPINE LN.
STA. 0+00.00 to STA. 2+84.55 LENISHA LN.

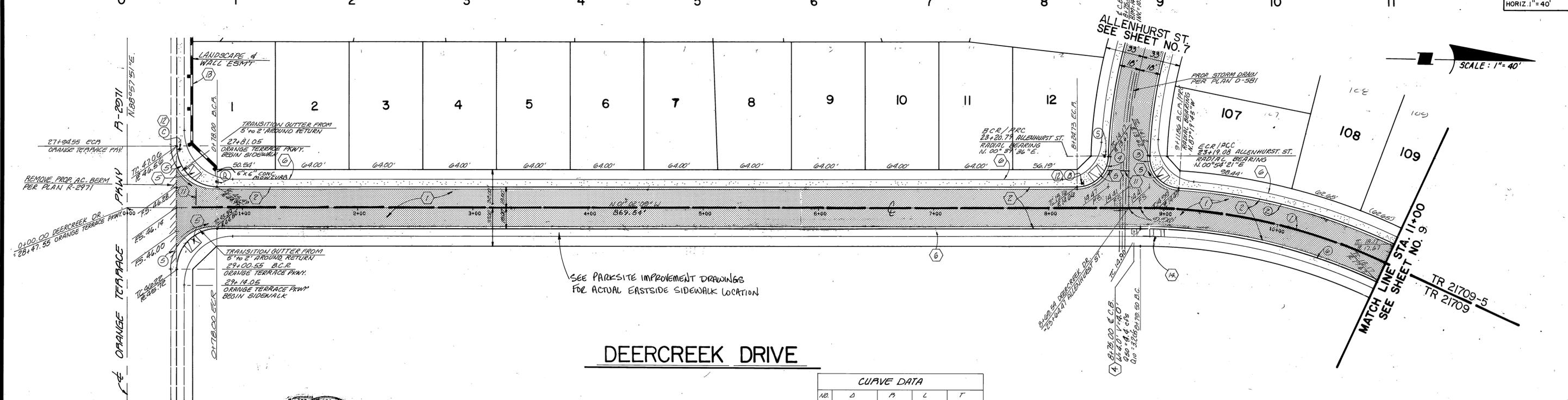
HORIZ. SCALE: 1" = 40' VERT. SCALE: 1" = 4'

W.O. 1001-012
R-3152
SHEET 61 of 14
FOR: McALPINE

INDEXED 9-7-99 4/1



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



SEE PARKSITE IMPROVEMENT DRAWINGS FOR ACTUAL EASTSIDE SIDEWALK LOCATION

DEERCREEK DRIVE

NO.	Δ	P	L	T
1	25°16'01"	500.00'	220.50'	112.07'
2	21°33'35"	518.00'	194.22'	98.63'
3	88°14'04"	27.00'	41.58'	26.18'
4	88°18'15"	27.00'	41.61'	26.21'
5	90°00'00"	35.00'	54.28'	33.00'
6	25°16'01"	482.00'	212.56'	108.04'

NOTE: SEE SHEET No. 1 FOR GENERAL NOTES.
SEE SHEET No. 2 FOR CONSTRUCTION NOTES.



Underground Service Alert
Call: TOLL FREE
1-800-227-2600
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 MAINTAINED CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS AND CONSTRUCTION CONTRACTOR FURTHER AGREES TO DEFEND, INDEMNIFY 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:
John W. Canty
JOHN W. CANTY
REGISTERED CIVIL ENGINEER NO. 17550
EXPIRATION DATE: 6-30-01
DATE: 1/29/99

CEG CANTY ENGINEERING GROUP, INC.
CIVIL ENGINEERING - PLANNING - SURVEYING
2020 IOWA AVENUE, SUITE 102, P.O. BOX 52050, RIVERSIDE, CA 92517
TEL (909) 883-5234 FAX (909) 883-5301

SCALE AS NOTED
DATE OCT. 1998
BENCH MARK: EB-F3 ELEV: 1665.160 DATE: 1997
P.K. NAIL AND CITY ENGINEER TAG ON THE SIDEWALK OVER THE V.L.Y. WALL OF A CATCH BASIN ALONG THE S.V.LY. CURB OF ORANGE TERRACE PKWY. 100 FEET S.V.LY. OF TRAUFWEN ROAD. THE MARK IS 2 FEET S.V.LY. OF THE FACE OF CURB. ADJUSTED AND ENTERED, JUNE 1997.

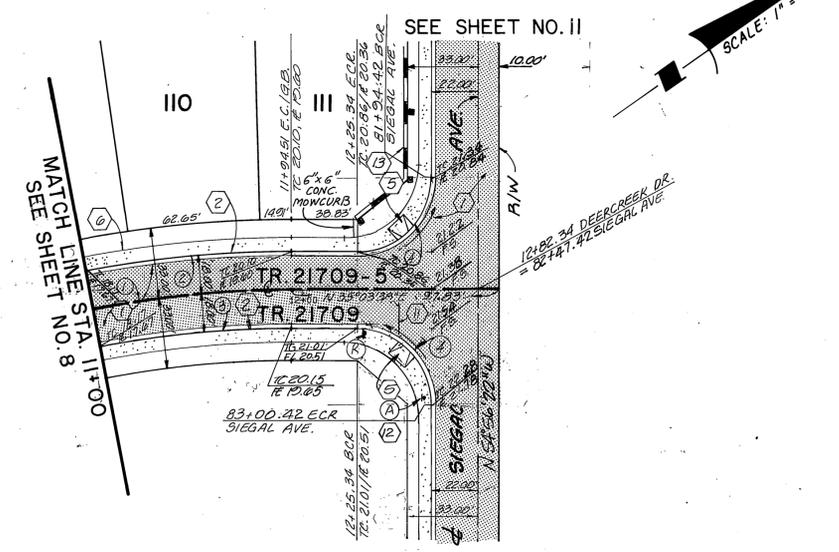
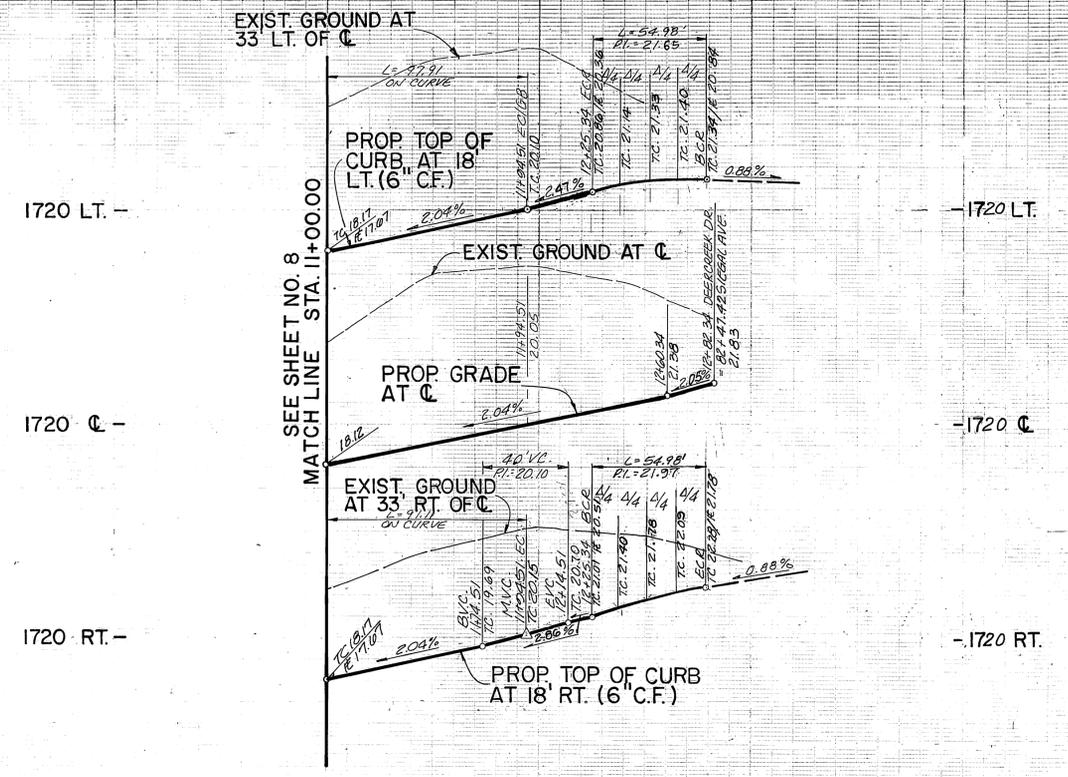
MARK	REVISIONS	APP. DATE
DESIGNED BY: TP	DRAWN BY: C.M.	CHECKED BY: J.M.P.

CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT

APPROVED BY: *R. McBratt*
RIVERSIDE PUBLIC WORKS DIRECTOR
DATE: 7-20-99

TRACT 21709-5 FINAL
STREET PLAN AND PROFILE
DEERCREEK DRIVE
STA. 0+00.00 TO STA. 11+00.00
HORIZ. SCALE: 1" = 40' VERT. SCALE: 1" = 4'

W.O. 1001-012
R-3152
SHEET 8 OF 14
FOR: McMillan
INDEXED 9-7-99 4H



CURVE DATA

NO.	Δ	P	L	T
①	10°49'47"	500.00'	94.51'	47.39'
②	10°49'47"	518.00'	97.91'	49.10'
③	10°49'47"	482.00'	91.11'	45.69'
④	90°00'00"	35.00'	54.98'	35.00'

NOTE: SEE SHEET No. 1 FOR GENERAL NOTES.
SEE SHEET No. 2 FOR CONSTRUCTION NOTES.



Underground Service Alert
Call: TOLL FREE
1-800-227-2600
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 CONSTRUCTION CONTRACTOR FURTHER AGREES TO DEFEND, INDEMNIFY AND HOLD DESIGN PROFESSIONAL HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT EXCEPT LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF DESIGN PROFESSIONAL.

PREPARED UNDER THE DIRECTION OF:
Joan W. Canty
JOAN W. CANTY
REGISTERED CIVIL ENGINEER NO. 17550
EXPIRATION DATE: 6-30-01
DATE: 1/29/99

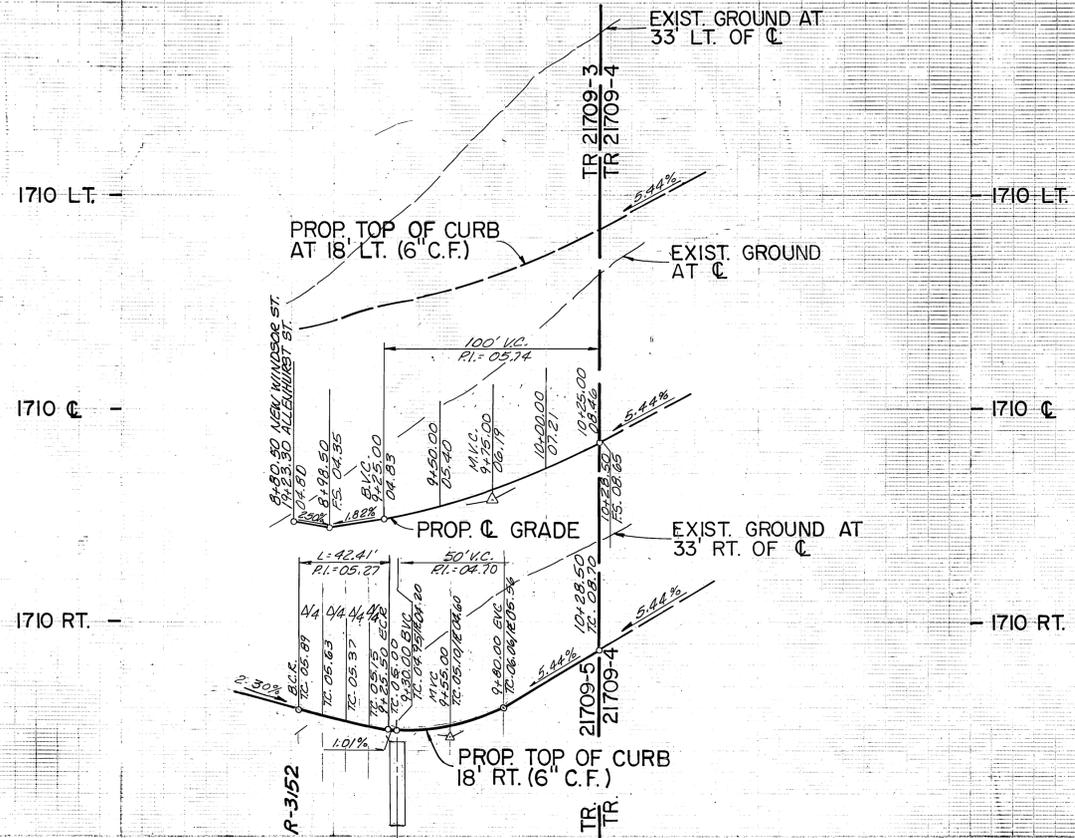
CEG CANTY ENGINEERING GROUP, INC.
CIVIL ENGINEERING - PLANNING - SURVEYING
2020 IOWA AVENUE, SUITE 102, P.O. BOX 52050, RIVERSIDE, CA 92517
TEL (909) 683-5234 FAX (909) 683-5301
SCALE AS NOTED
BENCH MARK: EB-F3 ELEV. 1665.160 DATE: 1997
P.S.: NAIL AND CITY ENGINEER TAG ON THE SIDEWALK OVER THE V.L.Y. WALL OF A CATCH BASIN ALONG THE S.L.Y. CURB OF ORANGE TERRACE PKWY., 100 FEET E.L.Y. OF TRAUTWEIN ROAD. THE MARK IS 2 FEET S.L.Y. OF THE FACE OF CURB. ADJUSTED AND ENTERED: JUNE 1997.

MARK REVISIONS APPR. DATE
DESIGNED BY: J.P. DRAWN BY: C.M. CHECKED BY: J.M.P.

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT
APPROVED BY: *R. McBratt*
DATE: 7-20-99
PUBLIC WORKS DIRECTOR

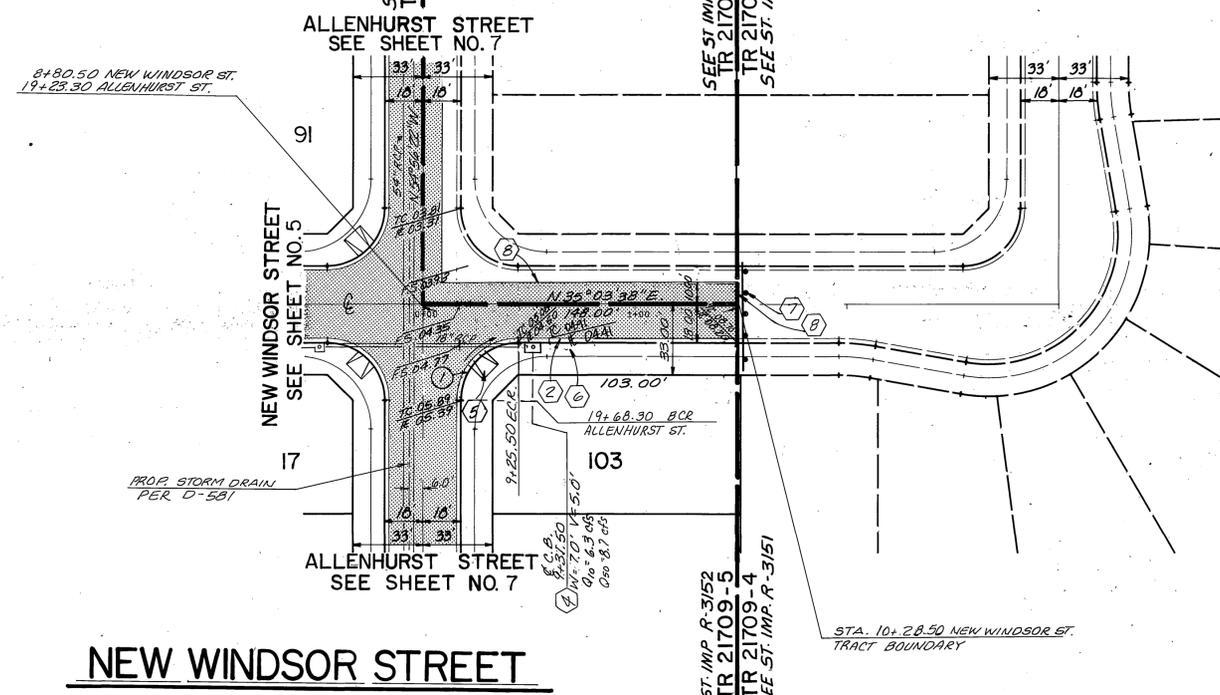
TRACT 21709-5 & FINAL
STREET PLAN AND PROFILE
DEERCREEK DRIVE
STA. 11+00.00 TO STA. 12+82.34
HORIZ. SCALE: 1" = 40' VERT. SCALE: 1" = 4'

NO. 1001012
R-3152
SHEET 9 OF 14
FOR: McMillan
INDEXED: 9-7-99 LHM



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

SEE SHEET NO. 10
SEE SHEET NO. 11



NEW WINDSOR STREET

NOTE: SEE SHEET NO. 1 FOR GENERAL NOTES.
SEE SHEET NO. 2 FOR CONSTRUCTION NOTES.

CURVE DATA			
Δ	R	L	T
90°00'00"	27.00'	42.41'	27.00'



Underground Service Alert
Call: TOLL FREE
1-800-227-2600
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 CONSTRUCTION CONTRACTOR FURTHER AGREES TO DEFEND, INDEMNIFY 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:
John W. Canty
JOHN W. CANTY
REGISTERED CIVIL ENGINEER NO. 17550
EXPIRATION DATE: 6-30-01 DATE: 11/29/99

CEC CANTY ENGINEERING GROUP, INC.
CIVIL ENGINEERING - PLANNING - SURVEYING
2020 IOWA AVENUE, SUITE 102, P.O. BOX 52050, RIVERSIDE, CA 92517
TEL (909) 683-5234 FAX (909) 683-5301

SCALE: AS NOTED
BENCH MARK: EB-F3 ELEV. 1665.160 DATE: 1997
P.K. NAIL AND CITY ENGINEER TAG ON THE SIDEWALK OVER THE V.L.Y. WALL OF A CATCH BASIN ALONG THE S.L.Y. CURB OF ORANGE TERRACE PKWY., 100 FEET E.L.Y. OF TRAUTWEIN ROAD. THE MARK IS 2 FEET S.L.Y. OF THE FACE OF CURB. ADJUSTED AND ENTERED: JUNE 1997.

MARK	REVISIONS	APPR.	DATE

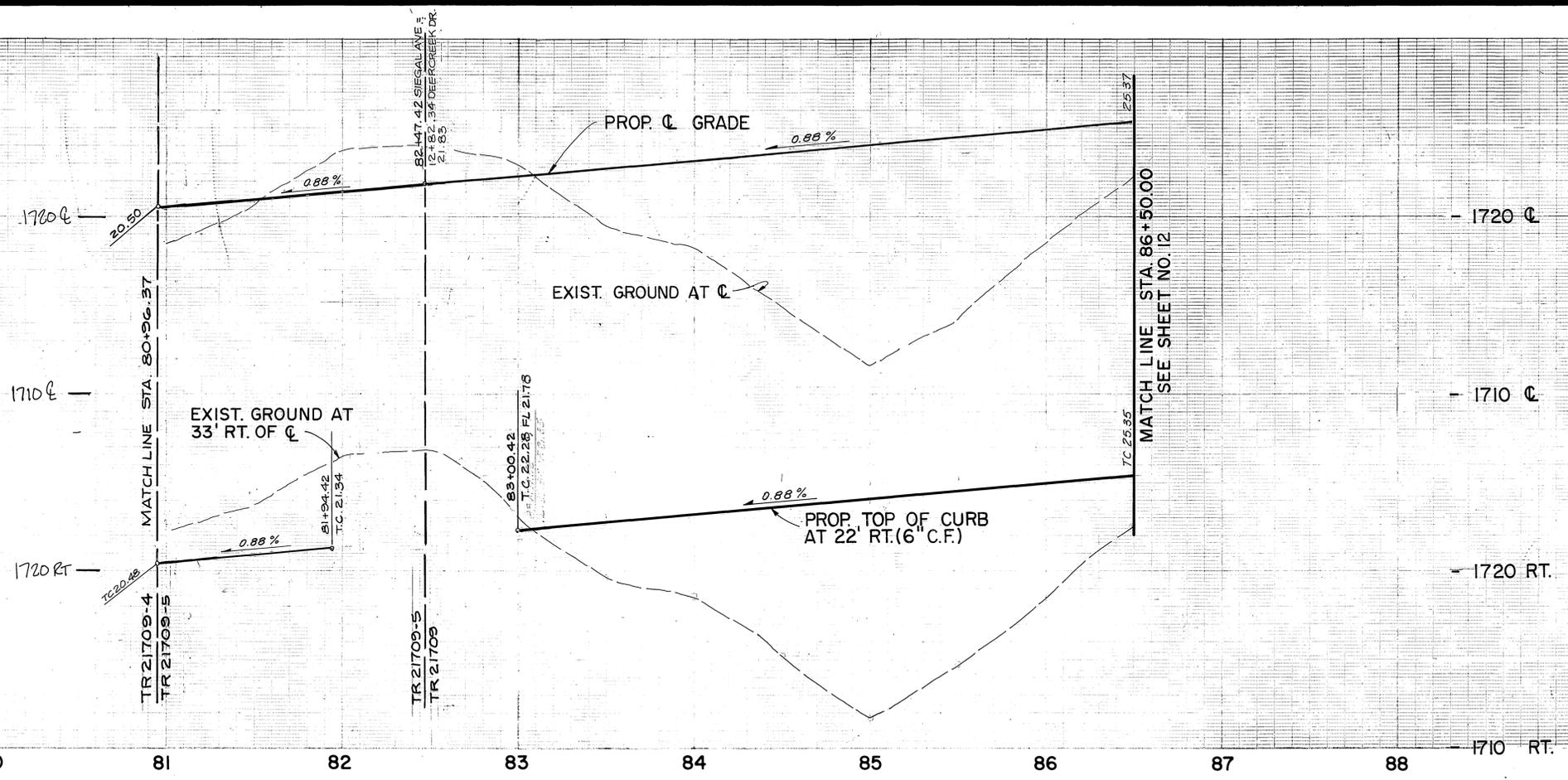
DESIGNED BY: TP. DRAWN BY: JG. CHECKED BY: JMP

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

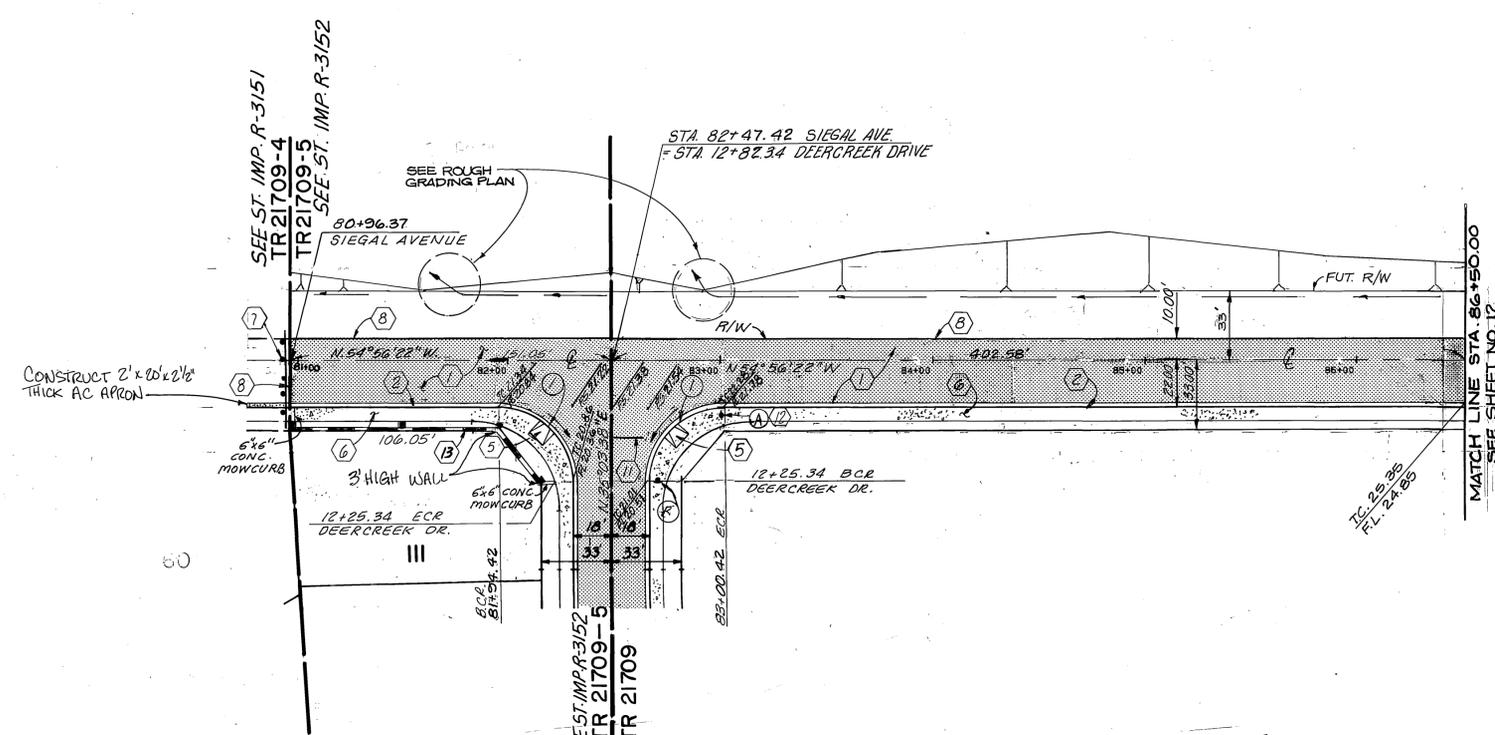
APPROVED BY: *R. McMillin*
DATE: 7-20-99
BY: *R. McMillin*
DATE: 7/15/99
TRAFFIC DIVISION: 7/9/99
P.W. ENGINEER MGR: 11/17/99

TRACT 21709-5 & FINAL
STREET PLAN AND PROFILE
NEW WINDSOR STREET
STA. 8+80.50 to STA. 10+28.50
HORIZ. SCALE: 1" = 40' VERT. SCALE: 1" = 4'

W.O. 1001-01E
R-3152
SHEET 10 OF 14
FOR: McMILLIN
INDEXED 9-7-99 JH



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



CURVE DATA				
NO.	Δ	R	L	T
1	90°00'00"	35.00'	54.98'	35.00'



SEE SHEET No. 1 FOR GENERAL NOTES.
SEE SHEET No. 2 FOR CONSTRUCTION NOTES.

DEERCREEK DRIVE
SEE SHEET NO. 9
SIEGAL AVENUE

Underground Service Alert
Call: TOLL FREE
1-800-227-2600
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 CONSTRUCTION CONTRACTOR FURTHER AGREES TO DEFEND, INDEMNIFY 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:
John W. Canty
JOHN W. CANTY
REGISTERED CIVIL ENGINEER NO. 17550
EXPIRATION DATE: 6-30-01
DATE: 1/29/99

CEG CANTY ENGINEERING GROUP, INC.
CIVIL ENGINEERING - PLANNING - SURVEYING
2020 IOWA AVENUE, SUITE 102, P.O. BOX 52050, RIVERSIDE, CA 92517
TEL (909) 683-5234 FAX (909) 683-5301

SCALE AS NOTED
DATE OCT. 1998

DESIGNED BY: TP. DRAWN BY: GR. CHECKED BY: BY.

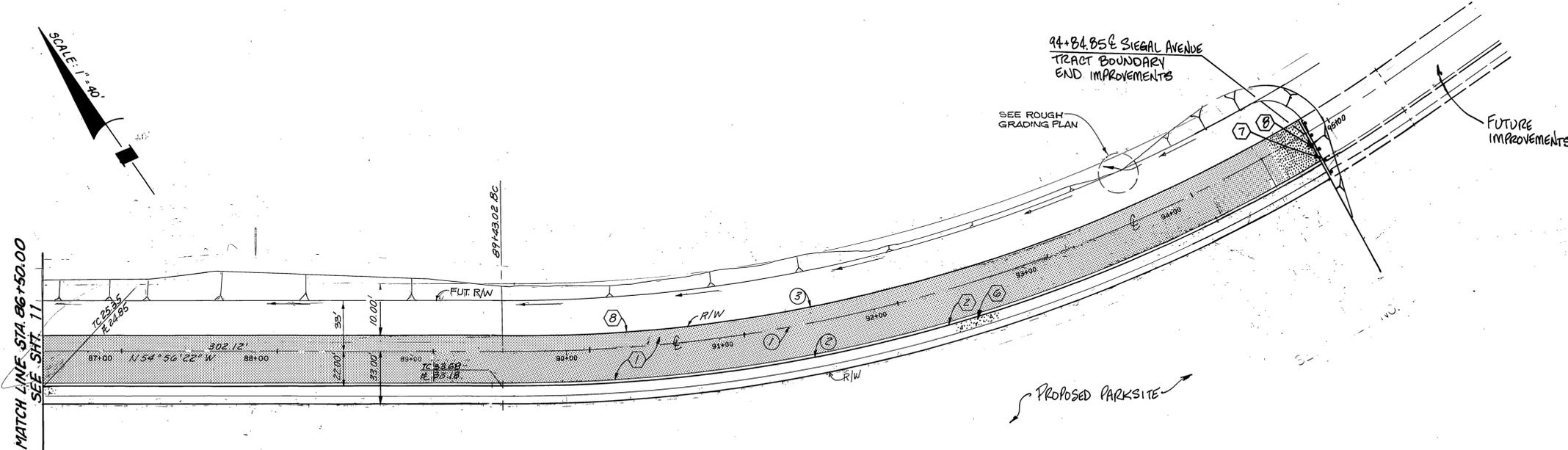
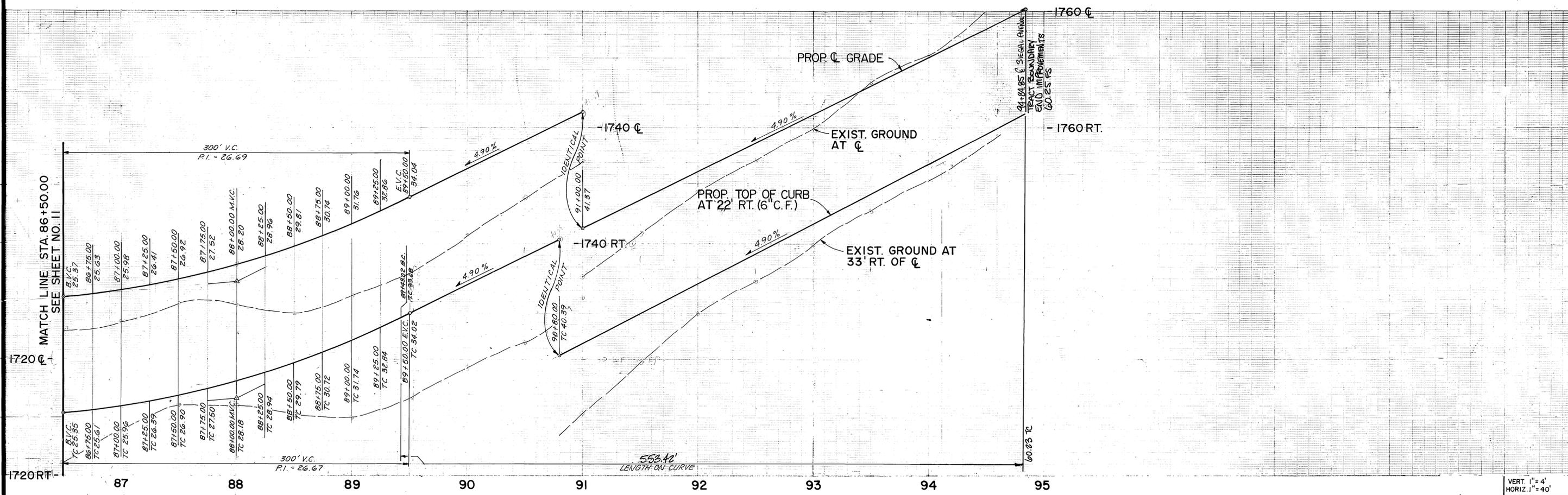
MARK	REVISIONS	APPR. DATE

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

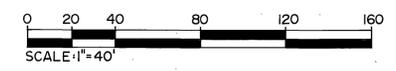
APPROVED BY: *R. McMillin*
DATE: 7-20-99
TRAFFIC DIVISION
P.W. ENGINEER MGR. *R. McMillin*
ST. SERVICES

TRACT 21709-5 & FINAL
STREET PLAN AND PROFILE
SIEGAL AVENUE
STA. 80+96.37 TO STA. 86+50.00
HORIZ. SCALE: 1" = 40' VERT. SCALE: 1" = 4'

W.O. 100-012
R-3152
SHEET 1 OF 14
FOR: McMILLIN
INDEXED 9-7-99 44



CURVE DATA				
NO.	Δ	R	L	T
1	31° 02' 41"	1000.00	541.83'	277.75'
2	31° 01' 34"	1022.00	553.42'	283.60'
3	31° 03' 14"	990.00	526.57'	275.05'
4				



SIEGAL AVENUE

NOTE: SEE SHEET No. 1 FOR GENERAL NOTES
SEE SHEET No. 2 FOR CONSTRUCTION NOTES.



Underground Service Alert
Call: TOLL FREE
1-800-227-2600

PRIVATE ENGINEERING NOTE
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REGISTERED UNDER THE DIRECTION OF:
John W. Canty
JOHN W. CANTY
REGISTERED CIVIL ENGINEER NO. 17550
EXPIRATION DATE: 6-30-01 DATE: 11/29/99

CEG CANTY ENGINEERING GROUP, INC.
CIVIL ENGINEERING - PLANNING - SURVEYING
2020 IOWA AVENUE, SUITE 102, P.O. BOX 52050, RIVERSIDE, CA 92517
TEL (909) 683-5234 FAX (909) 683-5301

SCALE AS NOTED
DATE OCT. 1998

BENCH MARK: EB-F3 ELEV: 1665.660 DATE: 1997
P.C. NAIL AND CITY ENGINEER TAG ON THE SIDEWALK OVER THE W/LY. WALL OF A CATCH BASIN ALONG THE S/LY. CURB OF ORANGE TERRACE PKWY, 100 FEET E/LY. OF TRAUTWEIN ROAD. THE MARK IS 2 FEET S/LY. OF THE FACE OF CURB. ADJUSTED AND ENTERED JUNE 1997.

NO.	REVISIONS	DATE	BY
1			
2			
3			
4			

DESIGNED BY T.P. DRAWN BY G.R. CHECKED BY B.Y.

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY: *R. McBrath*
DATE: 7-20-99
PUBLIC WORKS DIRECTOR

DATE: 7-20-99

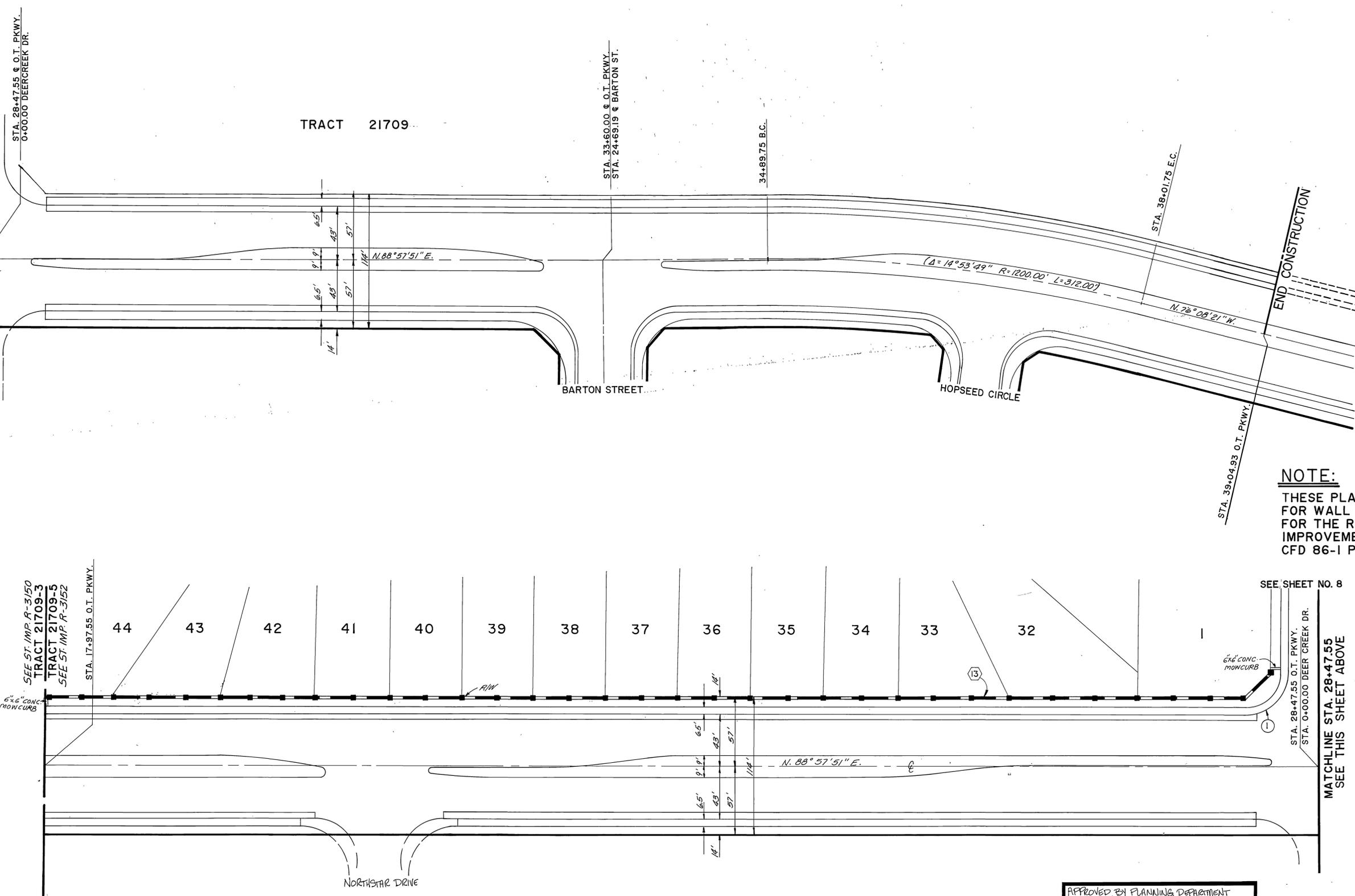
TRACT 21709-5 FINAL
STREET PLAN AND PROFILE
SIEGAL AVENUE
STA. 86+50.00 TO STA. 94+84.85

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

W.O. 1001-012
R-3152
SHEET 12 of 14
FOR: McMILLIN

INDEXED 9-7-99 GH

SEE THIS SHEET BELOW
MATCHLINE STA. 28+47.55



NOTE:
THESE PLANS ARE ONLY FOR WALL CONSTRUCTION, FOR THE REST OF THE IMPROVEMENTS SEE CFD 86-1 PLAN.

SCALE 1" = 40'

SEE ST. IMP. P-3150 TRACT 21709-3
SEE ST. IMP. P-3152 TRACT 21709-5

44 43 42 41 40 39 38 37 36 35 34 33 32

SEE SHEET NO. 8

MATCHLINE STA. 28+47.55
SEE THIS SHEET ABOVE

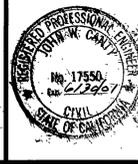
ORANGE TERRACE PARKWAY

APPROVED BY PLANNING DEPARTMENT
Walls only
Cathy Libbot 5/26/99

① CURB RETURN DATA
 $\Delta = 90^{\circ}00'00''$
 $R = 35.00'$
 $L = 54.98'$
 $T = 35.00'$

Underground Service Alert
Call: TOLL FREE
1-800-227-2600
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 CONSTRUCTION CONTRACTOR FURTHER AGREES TO DEFEND, INDEMNIFY AND HOLD DESIGN PROFESSIONAL WORKLESS 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:
John W. Canty
JOHN W. CANTY
REGISTERED CIVIL ENGINEER NO. 17550
EXPIRATION DATE: 6-30-01 DATE: 1/22/99

CEG CANTY ENGINEERING GROUP, INC.
CIVIL ENGINEERING - PLANNING - SURVEYING
2020 IOWA AVENUE, SUITE 102, P.O. BOX 52050, RIVERSIDE, CA 92517
TEL (909) 683-5234 FAX (909) 683-5301
SCALE AS NOTED
DATE OCT. 1998
BENCH MARK: EB-F3 ELEV: 1665.160 DATE: 1997
PK. NAIL AND CITY ENGINEER TAG ON THE SIDEWALK OVER THE V.L.Y. WALL OF A CATCH BASIN ALONG THE S.L.Y. CURB OF ORANGE TERRACE PKWY., 100 FEET E.L.Y. OF TRAUTWEIN ROAD. THE MARK IS 2 FEET S.L.Y. OF THE FACE OF CURB. ADJUSTED AND ENTERED - JUNE 1997.

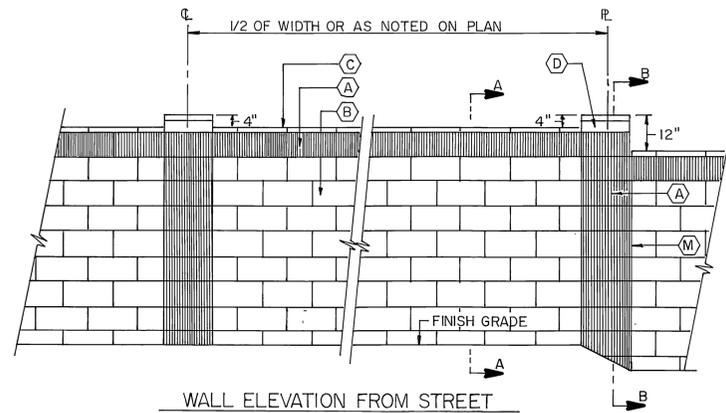
MARK	REVISIONS	APPR.	DATE
DESIGNED BY T.P.	DRAWN BY J.C.	CHECKED BY T.P.	

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT
APPROVED BY: *R. McSwath*
DATE: 7-20-99
P.W. ENGINEER MGR. DATE: 7/19/99
ST. SERVICES DATE: 7/19/99

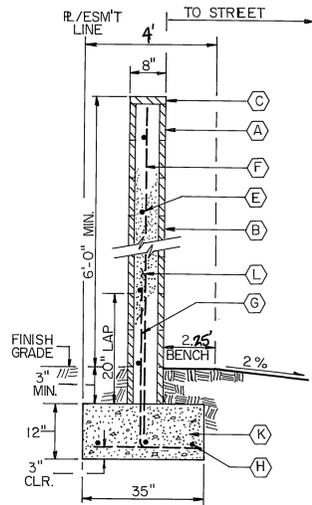
TRACT 21709-5 FINAL
WALL CONSTRUCTION PLANS
ORANGE TERRACE PKWY.
STA. 17+97.55 to STA. 28+47.55
FOR McMILLIN
W.O.F.B. FILE NO. 1001-012

R-3152
13
OF 14 SHEETS
PC-A120-S

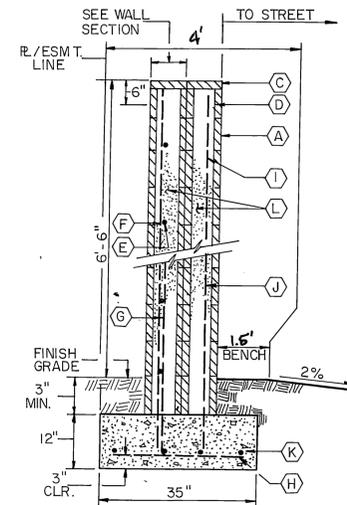
INDEXED 9-7-99 GHA



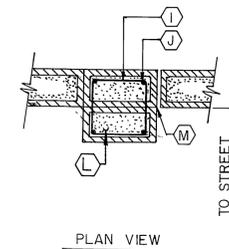
WALL ELEVATION FROM STREET



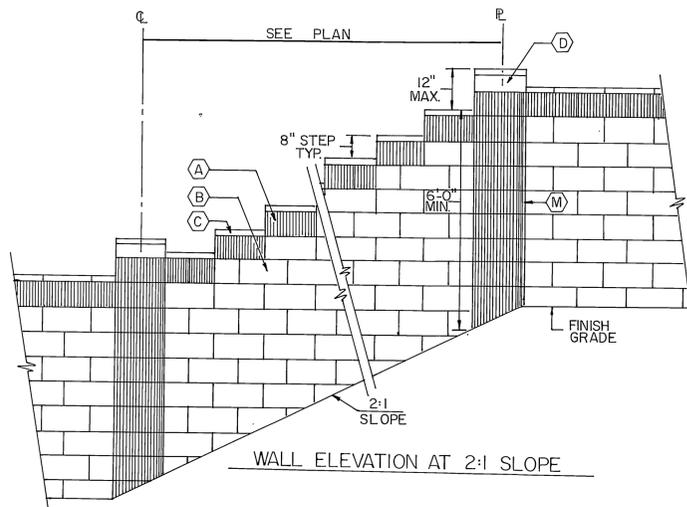
SECTION A-A
CONCRETE BLOCK WALL



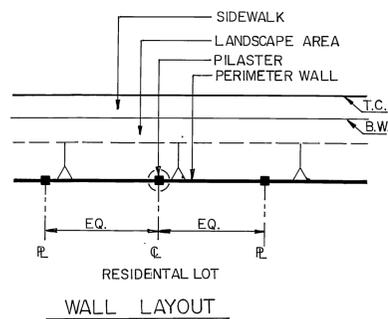
SECTION B-B
CONCRETE BLOCK PILASTER



PLAN VIEW



WALL ELEVATION AT 2:1 SLOPE



WALL LAYOUT

LEGEND

- (A) 8"x8"x16" GRAY ORCO (MEDIUM WEIGHT) VERTICAL SCORED SPLIT FACE BLOCK.
- (B) 8"x8"x16" SPLIT FACE BLOCK, GRAY ORCO (MEDIUM WEIGHT) WITH SCORED MORTAR JOINTS.
- (C) 2"x8"x16" CONCRETE PRECISION CAP (GRAY).
- (D) 4"x8"x16" CONCRETE PRECISION CAP (GRAY).
- (E) NO. 4 HORIZONTAL REBAR AT 32" O.C.
- (F) NO. 4 VERTICAL REBAR AT 24" O.C.
- (G) NO. 4 'L' BAR AT 24" O.C. ALTERNATE BEND EACH BAR.
- (H) (3) NO. 4 REBAR CONT.
- (I) NO. 2 HORIZONTAL TIES AT 24" O.C.
- (J) (4) NO. 4 VERTICAL BAR AT PILASTER.
- (K) 2000 P.S.I. CONCRETE FOOTING.
- (L) SOLID GROUT ALL CELLS
- (M) 1/4" WIDE VERTICAL JOINTS TYPICAL AT PILASTER AT P.L.

REVERSE FRONTAGE WALL DETAIL
for
ORANGE TERRACE PKWY.
SIEGAL AVENUE

APPROVED BY PLANNING DEPARTMENT
Walls Only
Casey Subject 5/26/99
DATE

Underground Service Alert Call: TOLL FREE 1-800-227-2600 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 CONSTRUCTION CONTRACTOR FURTHER AGREES TO DEFEND, INDEMNIFY 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: <i>John W. Canty</i> JOHN W. CANTY REGISTERED CIVIL ENGINEER NO. 17550	CANTY ENGINEERING GROUP, INC. CIVIL ENGINEERING - PLANNING - SURVEYING 2020 IOWA AVENUE, SUITE 102, P.O. BOX 52050, RIVERSIDE, CA 92517 TEL (909) 683-5234 FAX (909) 683-5301	CITY OF RIVERSIDE PUBLIC WORKS DEPARTMENT APPROVED BY: <i>R. McMillin</i> DATE: 7-20-99 PRINCIPAL ENGINEER: <i>R. McMillin</i> DATE: 7/19/99 TRAFFIC DIVISION: <i>R. McMillin</i> DATE: 7/19/99 P.W. ENGINEER MGR.: <i>R. McMillin</i> DATE: 7/19/99 ST. SERVICES:	TRACT 21709-5 F.P.O.R. 6	R-3152 14
			EXPIRATION DATE: 6-30-01 DATE: 11/21/99	SCALE: OCT. 1998 BENCH MARK EB-F3 ELEVY 1665160 DATE: 1997 P.K. NAIL AND CITY ENGINEER TAG ON THE SIDEWALK OVER THE W.L.Y. WALL OF A CATCH BASIN ALONG THE S.L.Y. CURB OF ORANGE TERRACE PKWY., 100 FEET C.L.Y. OF TRANQUEN ROAD. THE MARK IS 2 FEET S.L.Y. OF THE FACE OF CURB. ADJUSTED AND ENTERED JUNE 1997.		DESIGNED BY: _____ DRAWN BY: _____ CHECKED BY: _____ APPR. DATE: _____ MARK: _____	WALL CONSTRUCTION PLANS OF 14 SHEETS WALL DETAILS FOR: McMILLIN W.O.F.B. FILE NO. 1001-012