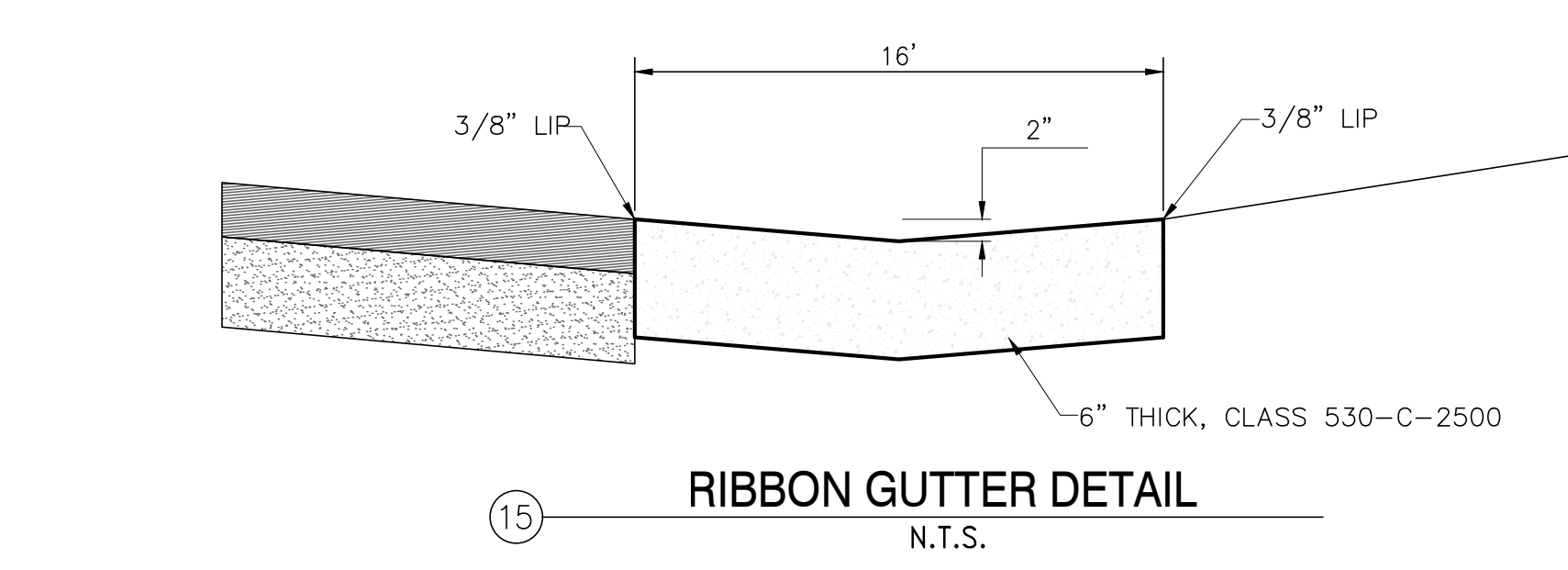
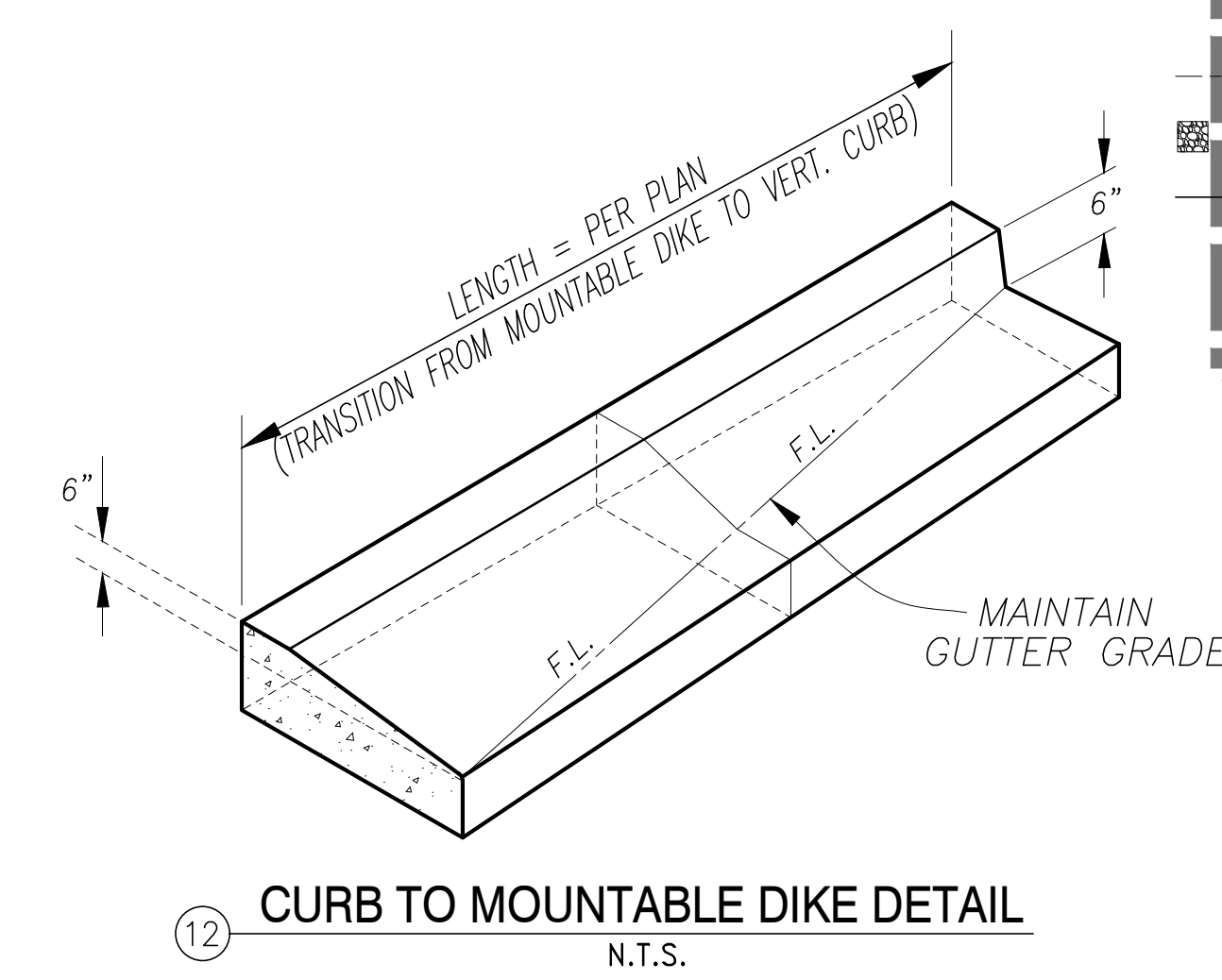


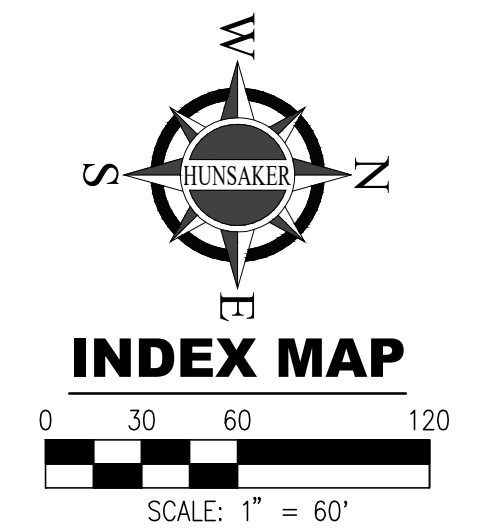
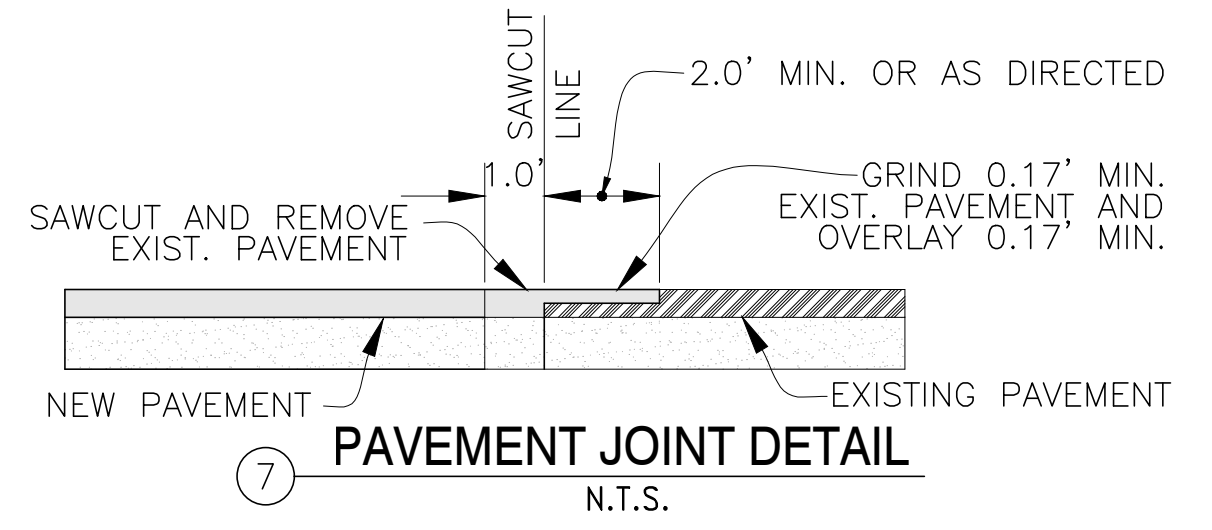
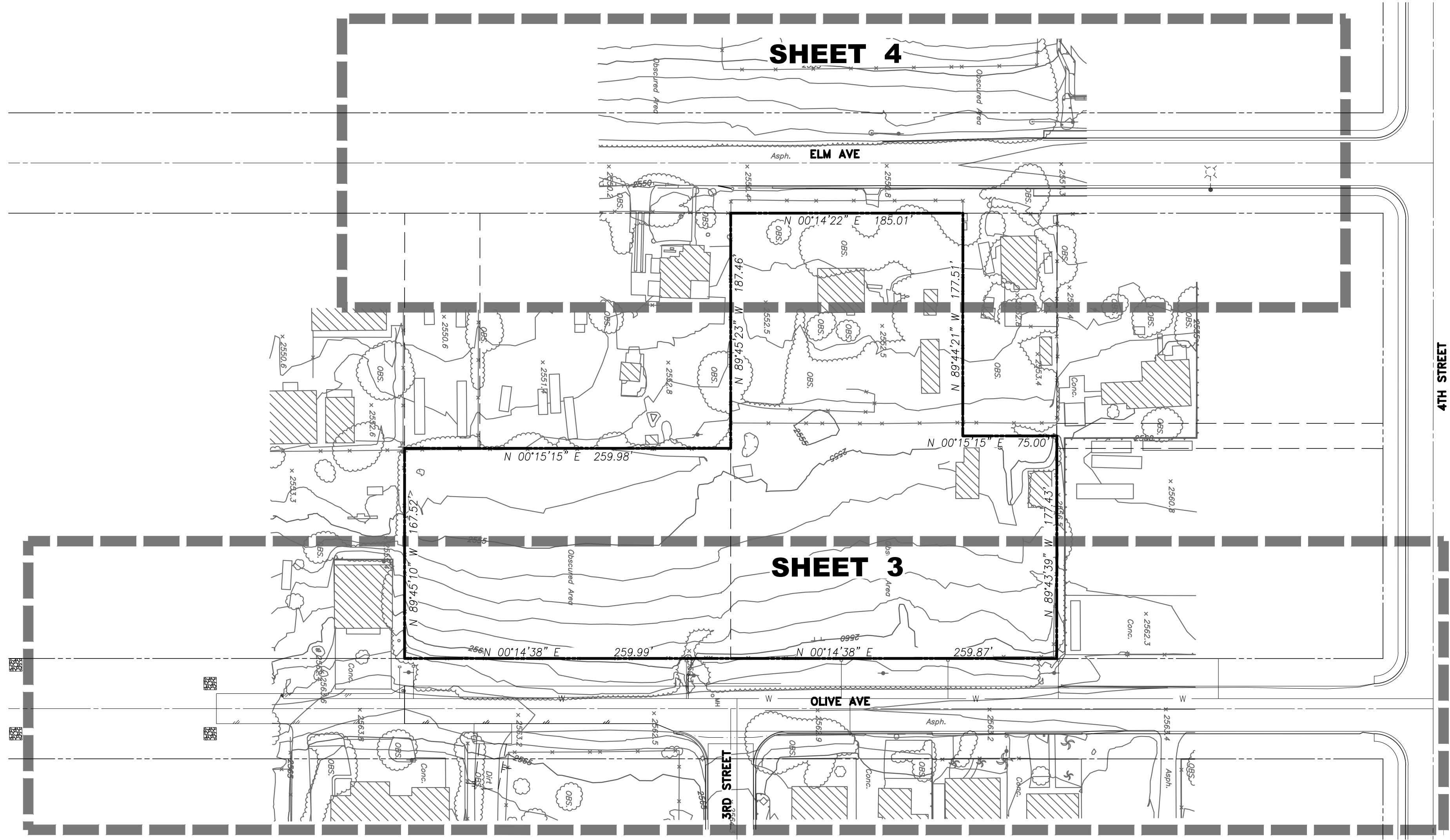
LEGEND OF ABBREVIATIONS & SYMBOLS

TC	TOP OF CURB	BVC	BEGIN VERTICAL CURVE
FL	FLOWLINE ELEV.	EVC	END VERTICAL CURVE
TB	TOP OF AC BERM	PI	POINT OF INTERSECTION
TG	TOP OF GRATE	E.P.	EDGE OF PAVEMENT
GB	GRADE BREAK	T.W.	TOP OF WALL ELEV.
FG	FINISH GRADE	T.F.	TOP OF FOOTING ELEV.
RG	ROUGH GRADE	D.F.	DEEPEMED FOOTING
FS	FINISH SURFACE	L.	LENGTH
INV.	INVERT OF DRAIN	DWY.	DRIVEWAY
P.	PAD ELEVATION	N.T.S.	NOT TO SCALE
BCR	BEGIN CURB RETURN	P.U.E.	PUBLIC UTILITY EASEMENT
ECR	END CURB RETURN	R.P.	RADIUS POINT
100	EXIST. CONTOUR	—	RETAINING WALL
100	PROP. CONTOUR	—	FIRE HYDRANT
—	EXIST. EASEMENT	—	STREET LIGHT
—	EDGE OF PAVEMENT	—	SOUND OR SCREEN WALL
2%	FLOW RATE	—	STOP SIGN
—	GRADED SWALE	—	STREET NAME SIGN
—	CENTERLINE	—	CATCH BASIN & LOCAL DEPRESSION
—	SWALE HIGH POINT	—	ELECTRICAL PULL BOX
—	FLOWLINE	—	ELECTRICAL CONDUIT
—	SUBDRAIN	—	PROPOSED PAVEMENT
—	AREA DRAIN	—	EXIST. R/W
—	TOP OF SLOPE	—	EXIST. WATERLINE
—	TOE OF SLOPE	—	EXIST. WATER METER

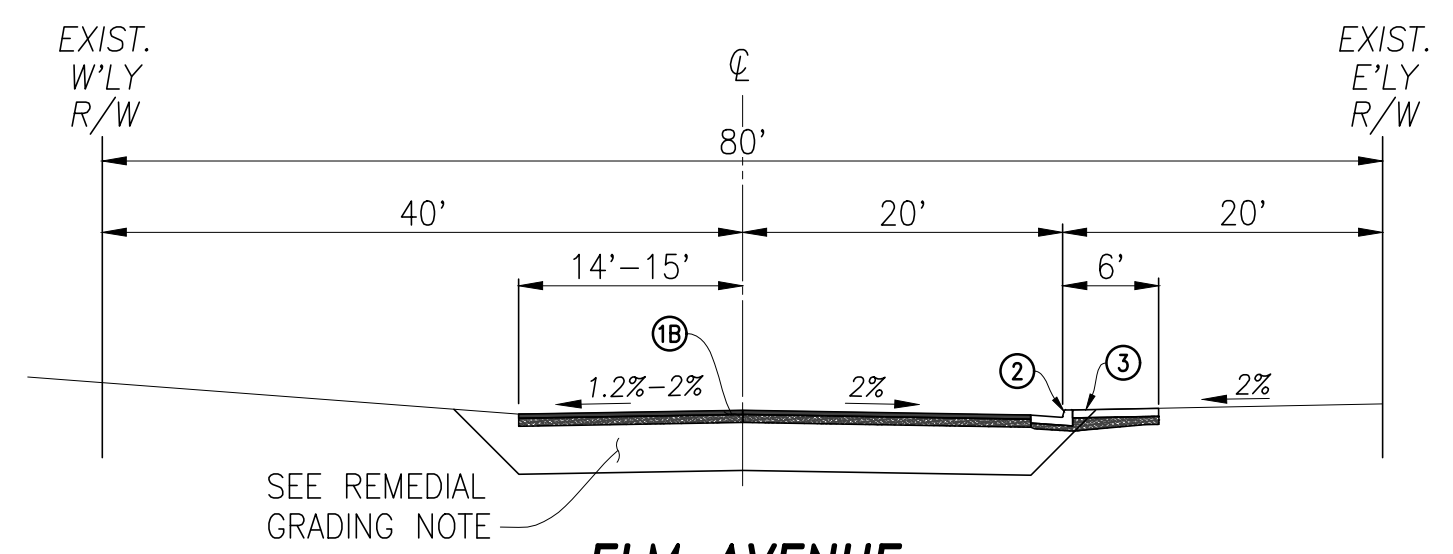


CONSTRUCTION NOTES FOR PAVED DRAINAGE DEVICES:

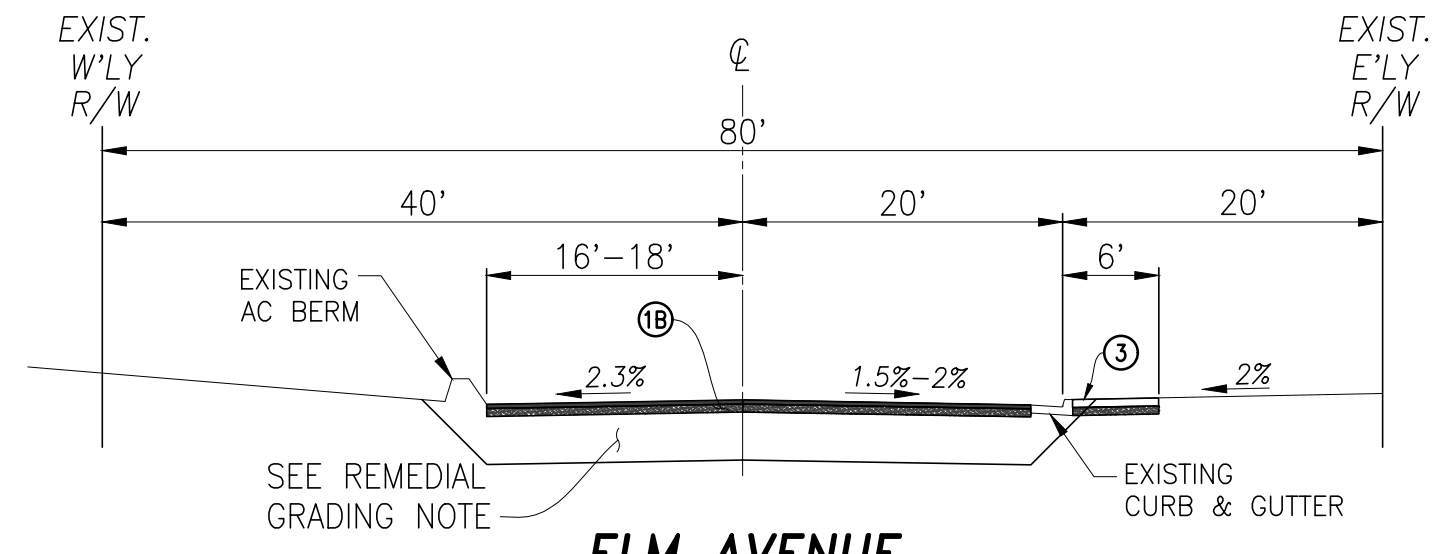
- APPROVED MATERIAL FOR CONSTRUCTION OF DEVICE IS EITHER 3" CONC. OR GUNITE W/ 6"x6" - W1.4 X W1.4 WELDED WIRE MESH (W.W.M.) OR APPROVED EQUAL.
- INSPECTION OF GRADED SWALE IS REQUIRED PRIOR TO INSTALLATION OF PAVING.
- GROUND SHALL BE PRE-WETTED TO THE SATISFACTION OF BUILDING OFFICIAL OR ENGINEER PRIOR TO PLACEMENT OF CONCRETE.
- PAVED DEVICE SHALL BE CURED WITH A MOISTURE LOSS RETARDANT.
- PUMPCRETE IS AN ACCEPTABLE SUBSTITUTE FOR GUNITE & MAY BE INSTALLED WITH 6" X 6" W1.4 X W1.4 WELDED WIRE MESH (W.W.M.). CONCRETE SHALL HAVE A MINIMUM ULTIMATE COMPRESSIVE STRENGTH AT 28 DAYS OF 3250 P.S.I. CONCRETE MAY BE PNEUMATICALLY PLACED AND SHALL CONFORM TO SECTION 2621 OF THE UNIFORM BUILDING CODE.



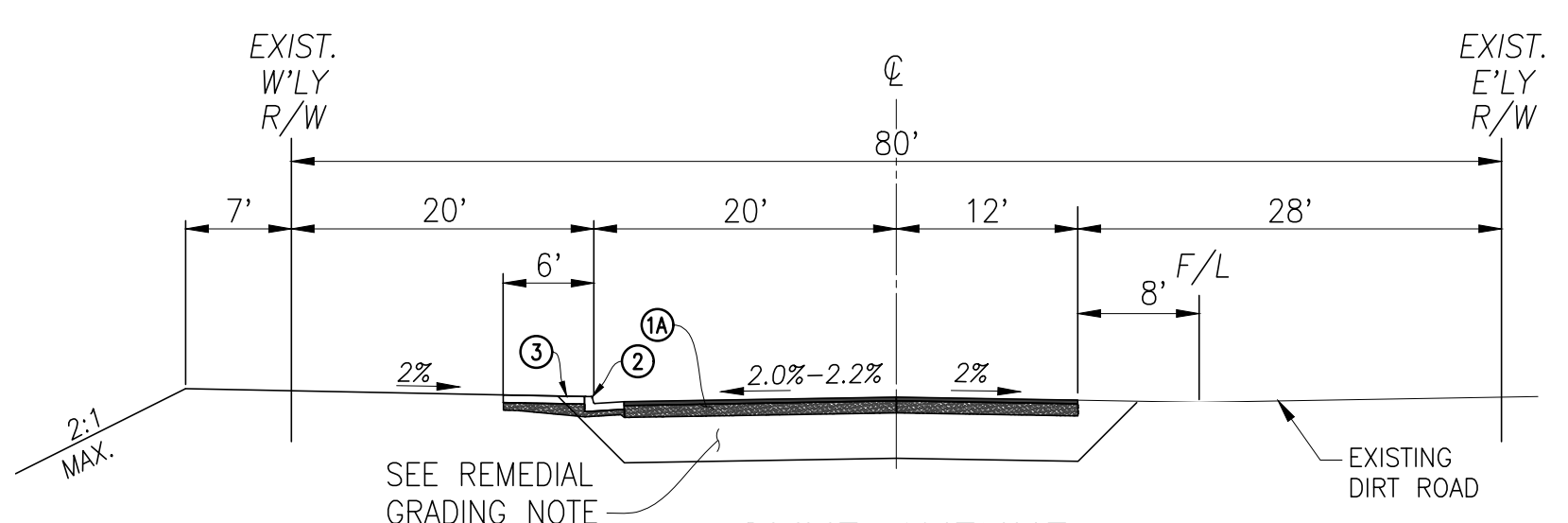
REMEDIAL GRADING NOTE
 REMEDIAL GRADING INCLUDES UPPER 2' OF ALLUVIUM REMOVAL, ACTUAL DEPTH TO BE DETERMINED IN FIELD BY ENGINEERING GEOLOGIST.
 BOTTOM OF EXCAVATION TO BE SCARIFIED 1' DEEP, MOISTURE CONDITIONED AND COMPACTED PRIOR TO FILL PLACEMENT, SEE SOILS REPORT.



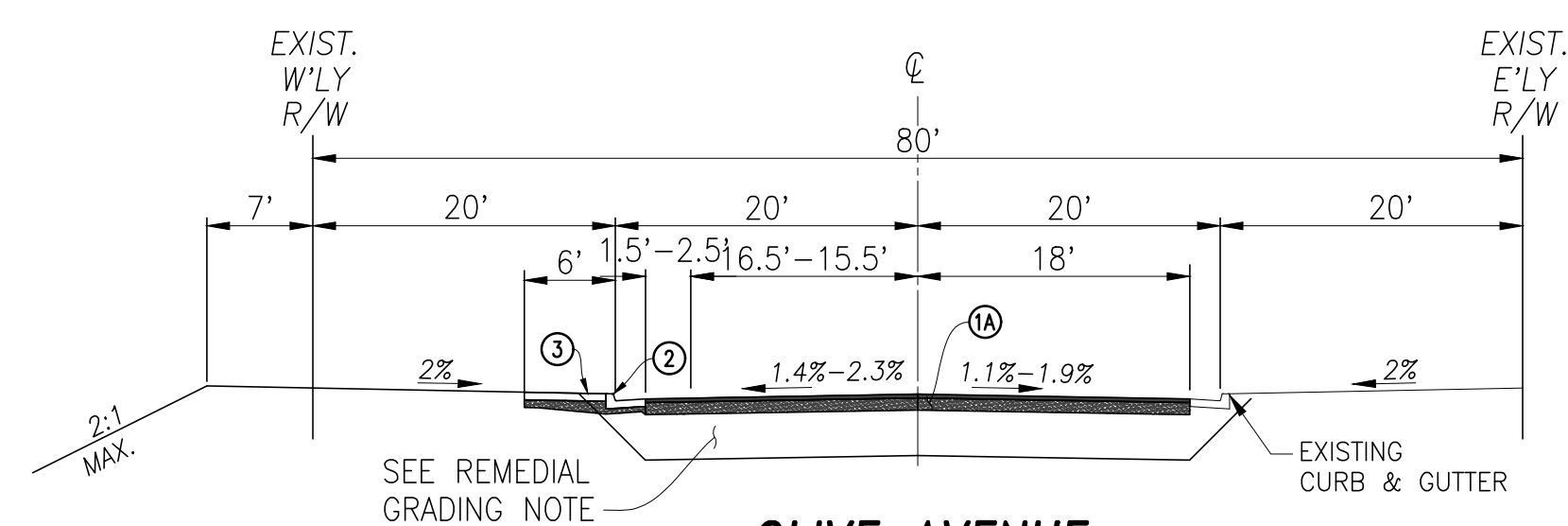
ELM AVENUE
 MODIFIED STANDARD NO. 105
 DESIGN SPEED = 30 MPH
 N.T.S.
 T.I. = 5.5; R-VALUE = 49
 3" AC OVER 6" AB CL II
 ELM AVENUE (12+59.96 TO 13+80.09)



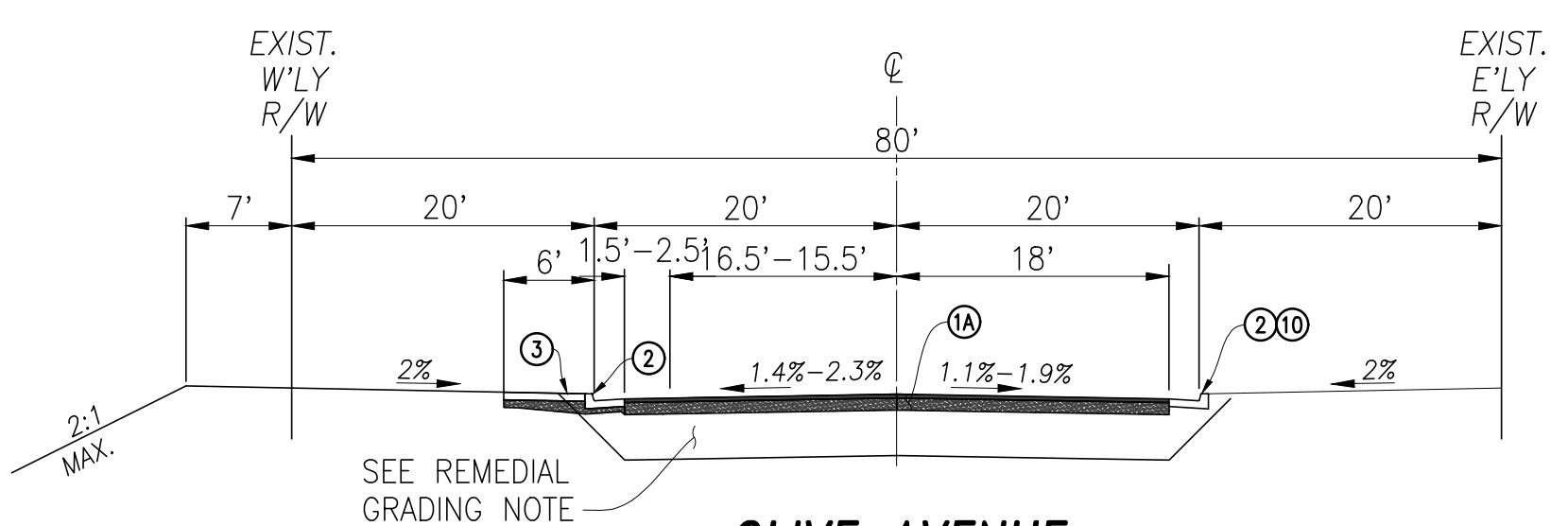
ELM AVENUE
 MODIFIED STANDARD NO. 105
 DESIGN SPEED = 30 MPH
 N.T.S.
 T.I. = 5.5; R-VALUE = 49
 3" AC OVER 6" AB CL II
 ELM AVENUE (13+80.09 TO 14+44.98)



OLIVE AVENUE
 MODIFIED STANDARD NO. 105
 DESIGN SPEED = 30 MPH
 N.T.S.
 T.I. = 5.5; R-VALUE = 18
 3" AC OVER 9.5" AB CL II
 OLIVE AVENUE (10+00.00 TO 12+19.57)



OLIVE AVENUE
 MODIFIED STANDARD NO. 105
 DESIGN SPEED = 30 MPH
 N.T.S.
 T.I. = 5.5; R-VALUE = 18
 3" AC OVER 9.5" AB CL II
 OLIVE AVENUE (14+26.24 TO 15+19.84)



OLIVE AVENUE
 MODIFIED STANDARD NO. 105
 DESIGN SPEED = 30 MPH
 N.T.S.
 T.I. = 5.5; R-VALUE = 18
 3" AC OVER 9.5" AB CL II
 OLIVE AVENUE (12+19.57 TO 14+26.24)

811
 Know what's below.
 Call 811 before you dig.

BENCHMARK:
 NATIONAL GEODETIC SURVEY DESIGNATION "L 1311"
 DESCRIBED BY NATIONAL GEODETIC SURVEY 1988. AT THE JUNCTION OF CALIFORNIA AVENUE AND FIFTH PLACE, 28.9 M (94.8 FT) WEST OF THE AVENUE CENTERLINE, 7.7 M (25.3 FT) SOUTH OF THE CENTERLINE OF FIFTH PLACE, 1.1 M (3.6 FT) NORTH OF A GUY WIRE, 0.79 M (2.6 FT) SOUTH OF A POWER POLE, 0.18 M (0.6 FT) EAST OF A WITNESS POST. MARK IS 0.6 METERS W FROM A SECOND WITNESS POST. A 3-1/2" BRASS DISK IN A 4" P.V.C. PIPE DN. 0.3" STAMPED L 1311 1978.
 ELEVATION 2579.30' NAVD 88

BY	MARK	DESCRIPTION	APPR.	DATE
ENGINEER		REVISIONS		CITY

HUNSAKER & ASSOCIATES
 IRVINE, INC
 INLAND EMPIRE REGION
 2900 ADAMS STREET, SUITE 4-15
 RIVERSIDE CA 92504 (951)352-7200
 PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

Danielle S. Fregoso
 DANIELLE S. FREGOSO
 R.C.E. 65501

Jul 15, 2020
 DATE

SEAL

REGISTERED PROFESSIONAL ENGINEER
 DANIELLE S. FREGOSO
 No. 65501
 CIVIL
 STATE OF CALIFORNIA

DESIGN BY:
 DSF
 DRAWN BY:
 CA
 CHECKED BY:
 DSF
 SCALE:
 AS NOTED
 DATE:
 Jul 15, 2020
 JOB NUMBER:
 2365-16

CITY OF BEAUMONT
 CALIFORNIA
 NOV. 16, 1911

REVIEWED BY: _____ DATE: 07/23/2020
 STAFF ENGINEER

RECOMMENDED FOR APPROVAL BY: _____ DATE: 07/23/2020
 ADMINISTRATIVE ENGINEER

APPROVED BY: *Walter D. Root* DATE: 07/27/20
 CITY ENGINEER/DIRECTOR OF PUBLIC WORKS

CITY OF BEAUMONT, PUBLIC WORKS DEPARTMENT
 ENGINEERING DIVISION

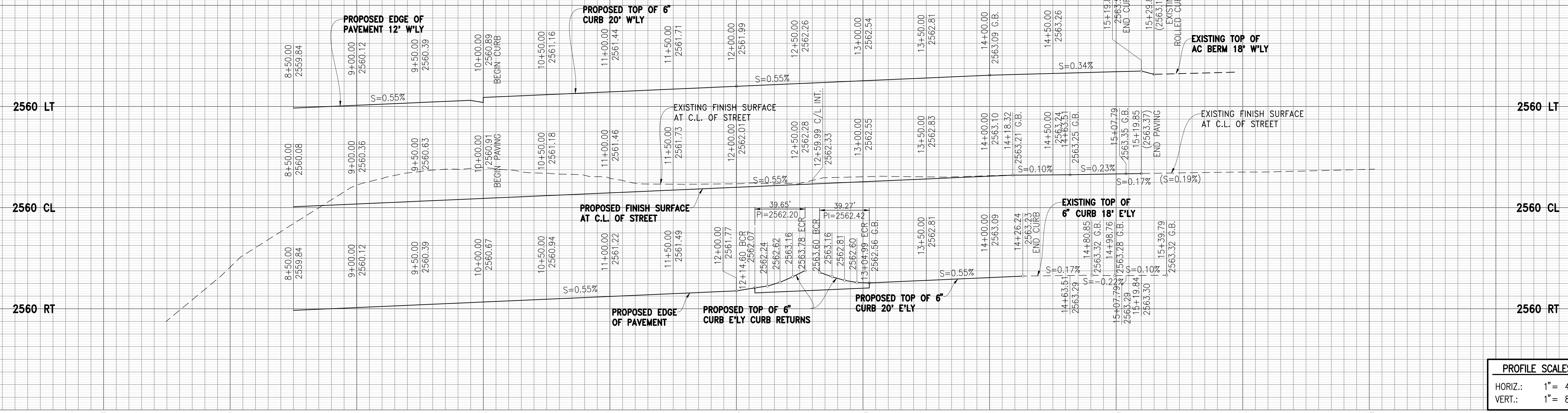
550 E. 6TH ST
 BEAUMONT, CA 92223
 TEL: (951) 769-8520 FAX: (951) 769-8526

CITY OF BEAUMONT, CALIFORNIA
 STREET IMPROVEMENT PLANS FOR:
 PLOT PLAN PP2018-0154

INDEX MAP

SHEET
2
 OF 5 SHEETS
 FILE NO:
 3313

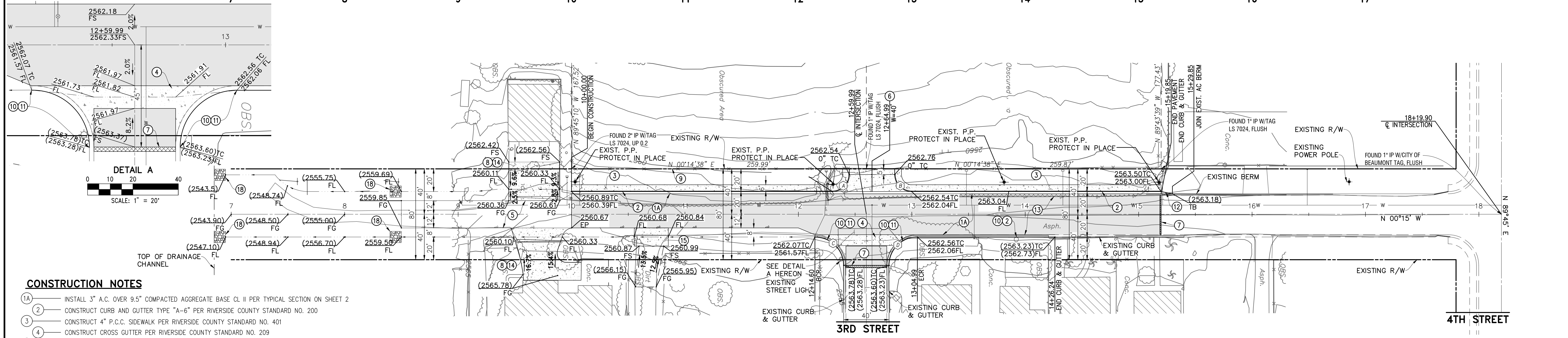
PLOTTED BY: Danielle Fregoso DATE: Jul 15, 2020 02:29:18 PM FILE: H:\00065\Engineering\Street\0100651-02.dwg



PROFILE SCALES

HORIZ.: 1" = 40'

VERT.: 1" = 8'



- CONSTRUCTION NOTES**
- 1) INSTALL 3" A.C. OVER 9.5" COMPACTED AGGREGATE BASE CL II PER TYPICAL SECTION ON SHEET 2
 - 2) CONSTRUCT CURB AND GUTTER TYPE "A-6" PER RIVERSIDE COUNTY STANDARD NO. 200
 - 3) CONSTRUCT 4" P.C.C. SIDEWALK PER RIVERSIDE COUNTY STANDARD NO. 401
 - 4) CONSTRUCT CROSS GUTTER PER RIVERSIDE COUNTY STANDARD NO. 209
 - 5) INSTALL 3" A.B. OVER 95% COMPACTED SOIL
 - 6) CONSTRUCT COMMERCIAL DRIVEWAY PER RIVERSIDE COUNTY STANDARD NO. 207A
 - 7) COLD PLANE GRIND 0.17" MIN. EXISTING PAVEMENT AND JOIN PER DETAIL ON SHEET 2
 - 8) REMOVE EXISTING CONCRETE DRIVEWAY
 - 9) REMOVE EXISTING CHAIN LINK FENCE
 - 10) REMOVE EXISTING CURB AND GUTTER
 - 11) CONSTRUCT TYPE "D" CURB (6" CURB FACE) PER RIVERSIDE COUNTY STANDARD NO. 204
 - 12) CONSTRUCT CURB TO MOUNTABLE DIKE TRANSITION PER DETAIL 12 ON SHEET 2
 - 13) REMOVE EXISTING PAVEMENT
 - 14) CONSTRUCT 6" THICK CONCRETE DRIVEWAY WITH #4 REBAR @ 18" OC BOTH WAYS
 - 15) CONSTRUCT CONCRETE RIBBON GUTTER PER DETAIL 15 ON SHEET 2
 - 18) INSTALL 3" ROCK (10'X10'X6" THICK)

CURVE DATA TABLE

CURVE	BEARING/DELTA	RADIUS	LENGTH	TANGENT
(A)	269°59'59"	15.00'	23.56'	15.00'
(B)	270°00'01"	15.00'	23.56'	15.00'
(C)	269°07'05"	25.00'	39.65'	25.39'
(D)	269°59'59"	25.00'	39.27'	25.00'

811
Know what's below.
Call 811 before you dig.

BENCHMARK:
NATIONAL GEODETIC SURVEY DESIGNATION "L 1311"
DESCRIBED BY NATIONAL GEODETIC SURVEY 1988. AT THE JUNCTION OF CALIFORNIA AVENUE AND FIFTH PLACE, 28.9 M (94.8 FT) WEST OF THE AVENUE CENTERLINE, 7.7 M (25.3 FT) SOUTH OF THE CENTERLINE OF FIFTH PLACE, 1.1 M (3.6 FT) NORTH OF A GUY WIRE, 0.79 M (2.6 FT) SOUTH OF A POWER POLE, 0.18 M (0.6 FT) EAST OF A WITNESS POST. MARK IS 0.6 METERS W FROM A SECOND WITNESS POST. A 3-1/2" BRASS DISK IN A 4" P.V.C. PIPE DN. 0.3" STAMPED L 1311 1978.
ELEVATION 2579.30' NAVD 88

BY	MARK	DESCRIPTION	APPR.	DATE
ENGINEER		REVISIONS		CITY

HUNSAKER & ASSOCIATES
IRVINE, INC
INLAND EMPIRE REGION
2900 ADAMS STREET, SUITE 4-15
RIVERSIDE CA 92504 (951)352-7200
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

Danielle S. Fregoso
DANIELLE S. FREGOSO
R.C.E. 65501

Jul 15, 2020
DATE

SEAL

REGISTERED PROFESSIONAL ENGINEER
DANIELLE S. FREGOSO
No. 65501
CIVIL
STATE OF CALIFORNIA

DESIGN BY: DSF
DRAWN BY: CA
CHECKED BY: DSF
SCALE: AS NOTED
DATE: Jul 15, 2020
JOB NUMBER: 2365-16

CITY OF BEAUMONT
CALIFORNIA
NOV. 16, 1916

REVIEWED BY: *[Signature]* STAFF ENGINEER DATE: 07/23/2020

RECOMMENDED FOR APPROVAL BY: *[Signature]* ADMINISTRATIVE ENGINEER DATE: 07/23/2020

APPROVED BY: *[Signature]* CITY ENGINEER/DIRECTOR OF PUBLIC WORKS DATE: 07/27/2020

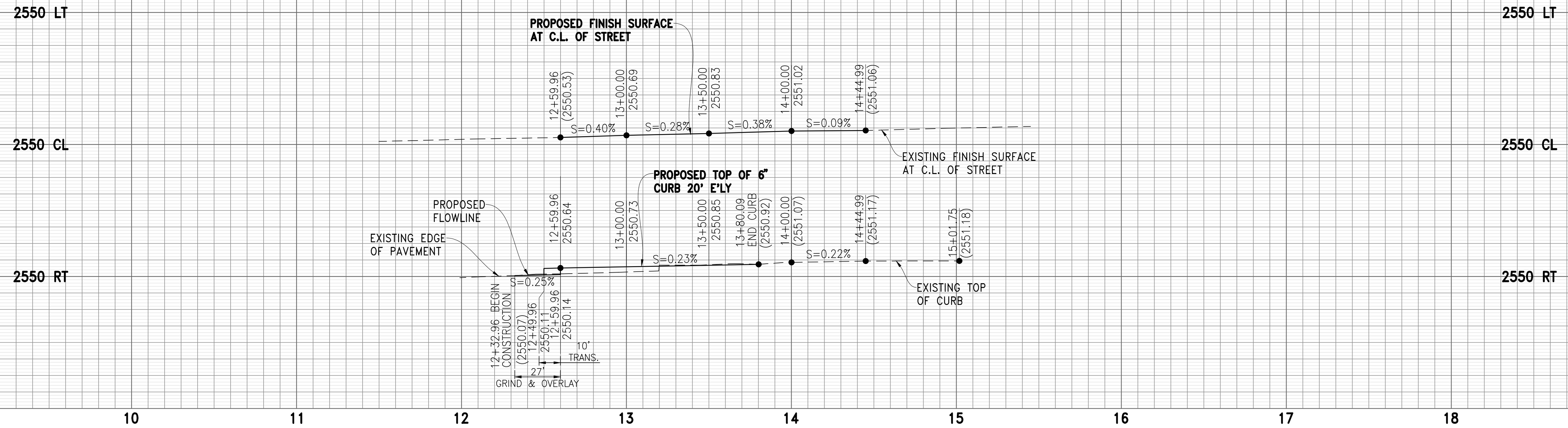
CITY OF BEAUMONT, PUBLIC WORKS DEPARTMENT
ENGINEERING DIVISION

550 E. 6TH ST
BEAUMONT, CA 92223
TEL: (951) 769-8520 FAX: (951) 769-8526

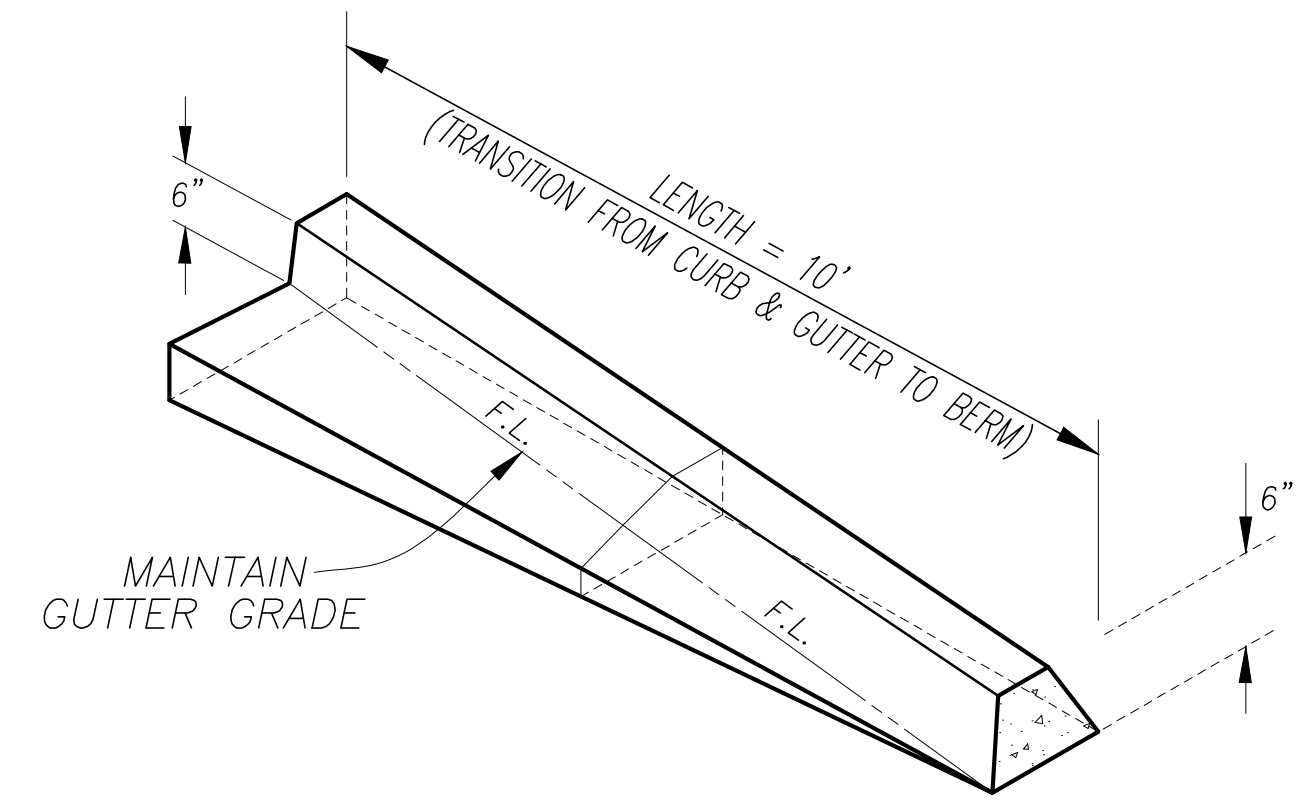
CITY OF BEAUMONT, CALIFORNIA
STREET IMPROVEMENT PLANS FOR:
PLOT PLAN PP2018-0154
OLIVE AVENUE
STA 10+00.00 TO STA 15+19.85

SHEET
3
OF 5 SHEETS
FILE NO.: 3313

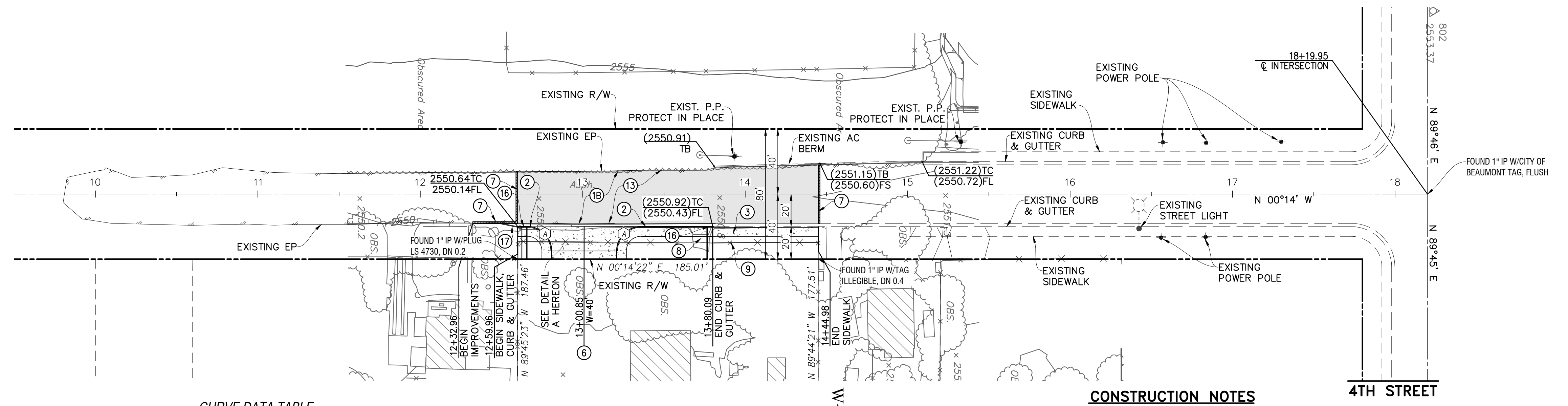
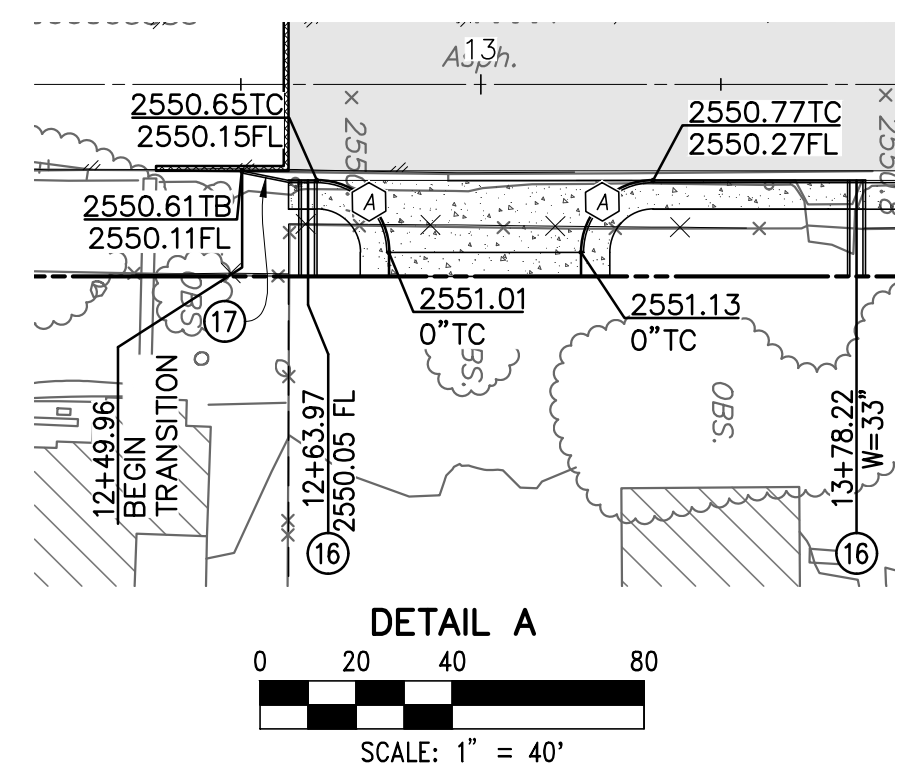
PLOT BY: Danielle Fregoso DATE: Jul 15, 2020 02:29:42 PM FILE: H:\000661\Engineering\Street\100661-03.dwg



PROFILE SCALES	
HORIZ.:	1" = 40'
VERT.:	1" = 8'

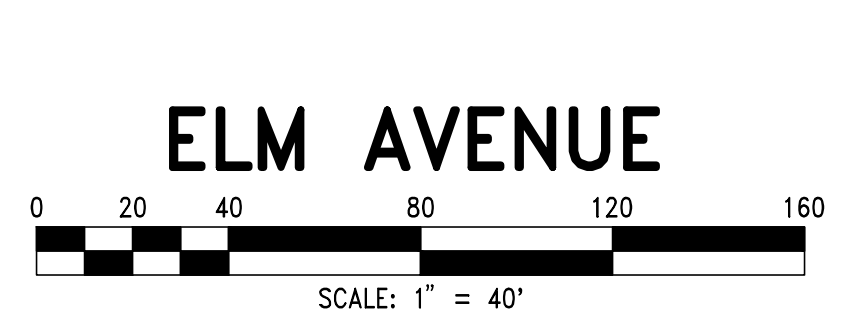


17 CURB & GUTTER TO BERM TRANSITION DETAIL
N.T.S.



CURVE DATA TABLE

BEARING/DELTA	RADIUS	LENGTH	TANGENT
270°00'00"	15.00'	23.56'	15.00'



CONSTRUCTION NOTES

- 18) INSTALL 3" A.C. OVER 6" COMPACTED AGGREGATE BASE CL II PER TYPICAL SECTION ON SHEET 2
- 2) CONSTRUCT CURB AND GUTTER TYPE "A-6" PER RIVERSIDE COUNTY STANDARD NO. 200
- 3) CONSTRUCT 4" P.C.C. SIDEWALK PER RIVERSIDE COUNTY STANDARD NO. 401
- 6) CONSTRUCT COMMERCIAL DRIVEWAY PER RIVERSIDE COUNTY STANDARD NO. 207A
- 7) COLD PLANE GRIND 0.17" MIN. EXISTING PAVEMENT AND JOIN PER DETAIL ON SHEET 2
- 8) REMOVE EXISTING CONCRETE DRIVEWAY
- 9) REMOVE EXISTING CHAIN LINK FENCE
- 13) REMOVE EXISTING PAVEMENT
- 16) CONSTRUCT UNDER SIDEWALK DRAIN (W=33") PER RIVERSIDE COUNTY STANDARD NO. 309
- 17) CONSTRUCT CURB AND GUTTER TO BERM TRANSITION PER DETAIL 17 ON SHEET 4

811
Know what's below.
Call 811 before you dig.

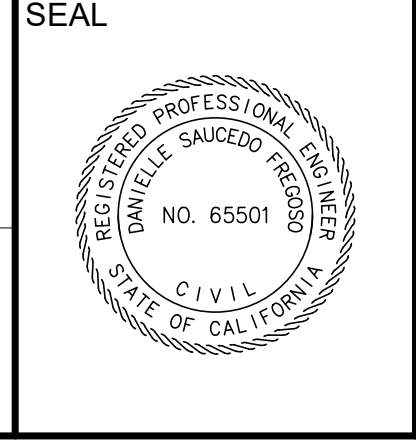
BENCHMARK:
NATIONAL GEODETIC SURVEY DESIGNATION "L 1311" DESCRIBED BY NATIONAL GEODETIC SURVEY 1988. AT THE JUNCTION OF CALIFORNIA AVENUE AND FIFTH PLACE, 28.9 M (94.8 FT) WEST OF THE AVENUE CENTERLINE, 7.7 M (25.3 FT) SOUTH OF THE CENTERLINE OF FIFTH PLACE, 1.1 M (3.6 FT) NORTH OF A GUY WIRE, 0.79 M (2.6 FT) SOUTH OF A POWER POLE, 0.18 M (0.6 FT) EAST OF A WITNESS POST. MARK IS 0.6 METERS W FROM A SECOND WITNESS POST. A 3-1/2" BRASS DISK IN A 4" P.V.C. PIPE DN. 0.3" STAMPED L 1311 1978.
ELEVATION 2579.30' NAVD 88

BY	MARK	DESCRIPTION	APPR.	DATE
ENGINEER		REVISIONS	CITY	

HUNSAKER & ASSOCIATES
IRVINE, INC
INLAND EMPIRE REGION
2300 ADAMS STREET, SUITE 4-15
RIVERSIDE CA 92504 (951)352-7200
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

Danielle S. Fregoso
DANIELLE S. FREGOSO
R.C.E. 65501

Jul 15, 2020
DATE



DESIGN BY: DSF
DRAWN BY: CA
CHECKED BY: DSF
SCALE: AS NOTED
DATE: Jul 15, 2020
JOB NUMBER: 2365-16

REVIEWED BY: *[Signature]* STAFF ENGINEER DATE: 07/23/2020
RECOMMENDED FOR APPROVAL BY: *[Signature]* ADMINISTRATIVE ENGINEER DATE: 07/23/2020
APPROVED BY: *[Signature]* CITY ENGINEER/DIRECTOR OF PUBLIC WORKS DATE: 07/27/2020

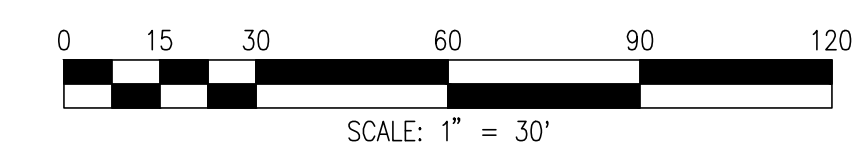
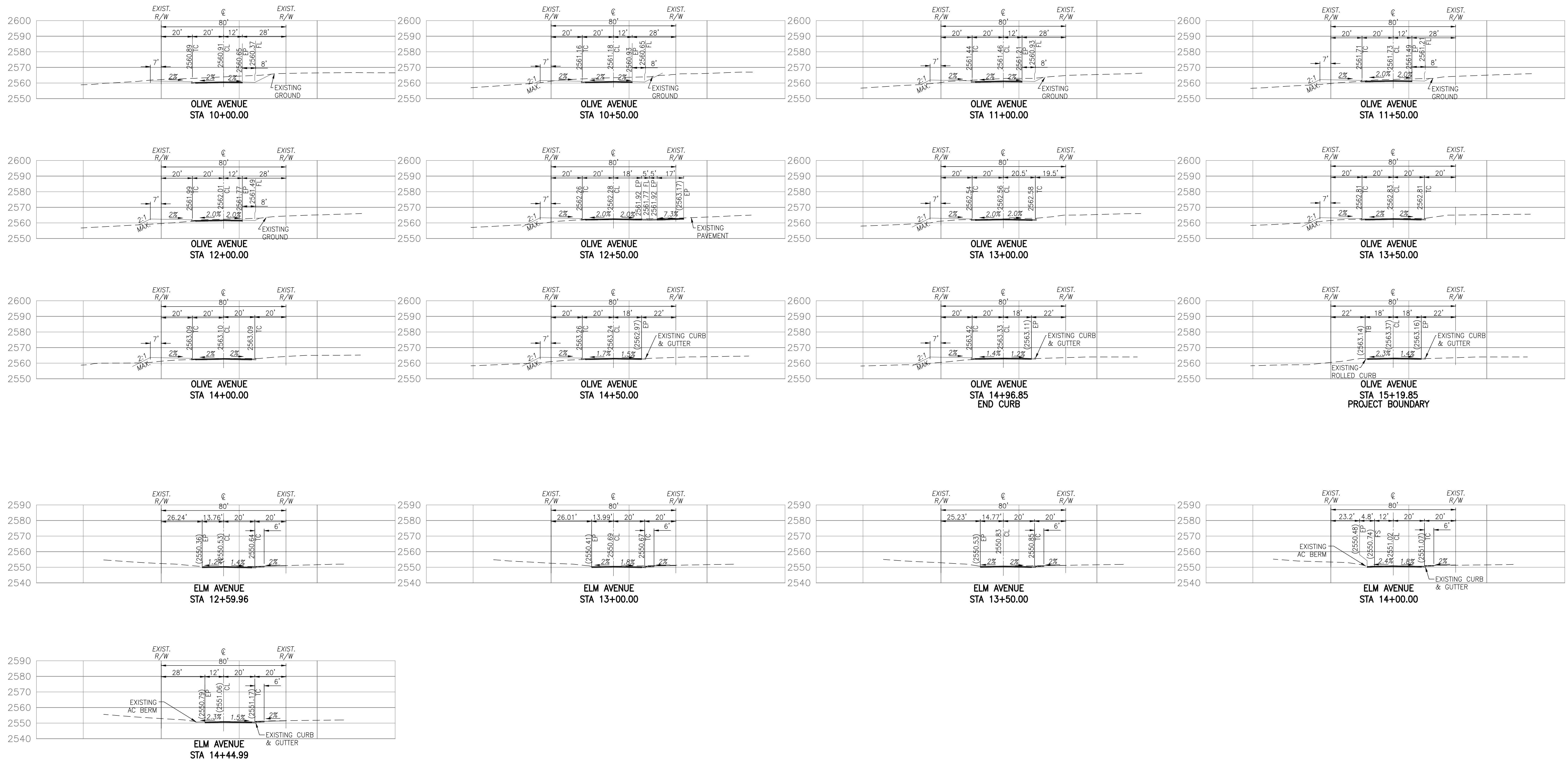
CITY OF BEAUMONT, PUBLIC WORKS DEPARTMENT
ENGINEERING DIVISION

550 E. 6TH ST
BEAUMONT, CA 92223
TEL: (951) 769-8520 FAX: (951) 769-8526

CITY OF BEAUMONT, CALIFORNIA
STREET IMPROVEMENT PLANS FOR:
PLOT PLAN PP2018-0154
ELM AVENUE
STA 12+32.96 TO STA 14+44.98

SHEET
4
OF 5 SHEETS
FILE NO: 3313

PLOT FILE: D:\Projects\2020\07-23-2020\02-29-24-PW FILE: H:\00665\Engineering\Street\00665-04.dwg



811
Know what's below.
Call 811 before you dig.

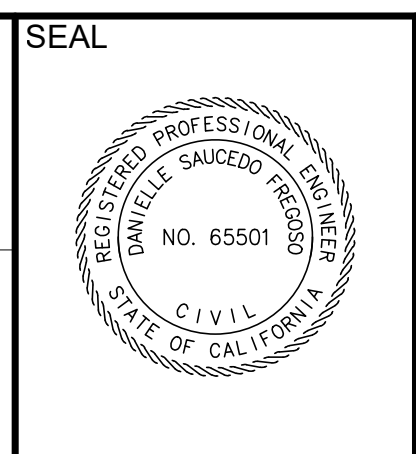
BENCHMARK:
NATIONAL GEODETIC SURVEY DESIGNATION "L 1311" DESCRIBED BY NATIONAL GEODETIC SURVEY 1988. AT THE JUNCTION OF CALIFORNIA AVENUE AND FIFTH PLACE, 28.9 M (94.8 FT) WEST OF THE AVENUE CENTERLINE, 7.7 M (25.3 FT) SOUTH OF THE CENTERLINE OF FIFTH PLACE, 1.1 M (3.6 FT) NORTH OF A GUY WIRE, 0.79 M (2.6 FT) SOUTH OF A POWER POLE, 0.18 M (0.6 FT) EAST OF A WITNESS POST. MARK IS 0.6 METERS W FROM A SECOND WITNESS POST. A 3-1/2" BRASS DISK IN A 4" P.V.C. PIPE DN. 0.3" STAMPED L 1311 1978.
ELEVATION 2579.30' NAVD 88

BY	MARK	DESCRIPTION	APPR.	DATE
ENGINEER		REVISIONS		CITY

HUNSAKER & ASSOCIATES
IRVINE, INC
INLAND EMPIRE REGION
2900 ADAMS STREET, SUITE 4-15
RIVERSIDE CA 92504 (951)352-7200
PLANNING/ENGINEERING/SURVEYING/GOVERNMENT RELATIONS

Danielle S. Fregoso
DANIELLE S. FREGOSO
R.C.E. 65501

Jul 15, 2020
DATE



DESIGN BY: DSF
DRAWN BY: CA
CHECKED BY: DSF
SCALE: AS NOTED
DATE: Jul 15, 2020
JOB NUMBER: 2365-16

REVIEWED BY: *[Signature]* STAFF ENGINEER DATE: 07/23/2020
RECOMMENDED FOR APPROVAL BY: *[Signature]* ADMINISTRATIVE ENGINEER DATE: 07/23/2020
APPROVED BY: *[Signature]* CITY ENGINEER/DIRECTOR OF PUBLIC WORKS DATE: 07/27/2020

CITY OF BEAUMONT, PUBLIC WORKS DEPARTMENT
ENGINEERING DIVISION

550 E. 6TH ST
BEAUMONT, CA 92223
TEL: (951) 769-8520 FAX: (951) 769-8526

CITY OF BEAUMONT, CALIFORNIA
STREET IMPROVEMENT PLANS FOR:
PLOT PLAN PP2018-0154

CROSS SECTIONS

SHEET
5
OF 5 SHEETS
FILE NO:
3313

PLOTED BY: Danielle Fregoso DATE: Jul 15, 2020 02:29:28 PM FILE: H:\000661\Engineering\Street\0100661-05.dwg