



# City of Beaumont

550 E. 6<sup>th</sup> Street  
Beaumont, CA 92223  
(951) 769-8520  
www.ci.beaumont.ca.us

Case No. PW2001-0652  
Receipt No. RC1143340  
Fee \$ 484.43 / \$3,000 Insp  
Date Paid 2/18/21

## BOND EXONERATION APPLICATION

Bond Type:  Performance  Maintenance  Final Monument Inspection  Other: \_\_\_\_\_

1. Contact's Name Michael Heishman Phone 951.428.4414

2. Contact's Address 1250 Corona Pointe Court Suite 600 , Corona , CA 92879  
City/State/Zip

5. Contact's E-mail michael.heishman@tripoinehomes.com

3. Developer Name Tri Pointe Homes Phone 951.428.4414  
(If corporation or partnership application must include names of principal officers or partners)

4. Developer Address 1250 Corona Pointe Court Suite 600 , Corona , CA 92879  
City/St/Zip

5. Description of Bonds (including Bond Number, Tract Map/Application number, Lot number, and description of improvements covered):

~~Bond No. CMS331858 / Tr. 37298-1 / Atwell Traffic Signal: Highland Springs & Oak Valley Pkwy~~

6. **CERTIFICATION OF ACCURACY AND COMPLETENESS:** I hereby certify that to the best of my knowledge the information in this application and all attached answers and exhibits are true, complete, and correct.

**Michael**

Digitally signed by Michael Heishman

Print Name and Sign – Contact/Signer Michael Heishman

Date: 2021.02.15 08:33:40 -08'00'

Date

7. Contractor shall indemnify, defend, and hold harmless the City and its officers, officials, employees and volunteers from and against any and all liability, loss, damage, expense, costs (including without limitation costs and fees of litigation) of every nature arising out of or in connection with contractor's performance of work hereunder or its failure to comply with any of its obligations for which this Bond exoneration is requested, except for such loss or damage which was caused by the active negligence of the City.

**Michael**

Digitally signed by Michael Heishman

Print Name and Sign – Contact/Applicant Michael Heishman

Date: 2021.02.15 08:33:50 -08'00'

Date

8. Developer/Contractor has completed all the following items prior to requesting release or has included them in the application.

- Remove and replace concrete and AC as needed where lifting.
- Provide AC crack fill as needed. Crack fill/seal shall be hot asphaltic emulsion.
- Provide Type II slurry coat for all road surfaces.
- Restore/Verify pavement striping/markings.
- Restore/Verify blue dots and signage as needed.
- Clean and camera sewer. Provide report and video copy of camera survey.
- Provide all final geotechnical reports.
- Provide Engineers' certification for line and grade within Right-of-Way.
- Provide Landscape Architects Certification as required.

**Michael**

Digitally signed by  
Michael Heishman

---

Print Name and Sign – Contact Application **Heishman** Date: 2021.02.15  
08:34:18 -08'00' Date

**AGREEMENT TO PROVIDE SECURITY FOR IMPROVEMENTS  
FOR TRACT MAP OR PARCEL MAP OR PLOT PLAN  
(Tract Map/Parcel Map/Plot Plan No. 37298-1)**

THIS SECURITY AGREEMENT is made by and between CITY OF BEAUMONT (“CITY”) and Pardee Homes, a California company (“DEVELOPER”).

**RECITALS**

A. DEVELOPER has applied to the CITY for permission to develop certain real property, pursuant to Tract Map/Parcel Map/Plot Plan #TR37298-1, (“Map”). DEVELOPER has also asked the CITY to accept the dedication of the street or streets and other proposed public rights-of-way, parks and recreation facilities, and easements as depicted on the Map and to otherwise approve the Map so that it may be recorded as required by law; and Atwell-Traffic Signal: Highland Springs Ave & Oak Valley Pkwy

B. The CITY requires, as a condition precedent to the acceptance and approval of the Map and the dedication of the public rights-of-way and easements depicted thereon, that such rights-of-way be improved with (for example) grading, paving, curbs, gutters, sidewalks, street lights, stormdrains, sanitary sewers and appurtenances thereto, street name signs, survey monuments, electrical and telecommunications, water pipes, water mains, fire hydrants and appurtenances thereto, and landscaping, including any warranty work for all such improvements (collectively, “Improvements”); and

C. The Improvements have not yet been constructed and completed and it is the purpose of this Security Agreement to set forth the terms and conditions by which the DEVELOPER shall guarantee that such Improvements shall be constructed and completed within the time set forth herein.

**AGREEMENT**

NOW, THEREFORE, in consideration of the acceptance of the DEVELOPER’s offer of dedication and the approval of the Map for filing and recording as provided and required by law, the CITY and the DEVELOPER hereby agree as follows:

1. Provision of Improvements. DEVELOPER shall provide, at the DEVELOPER’s sole cost and expense, all necessary labor and materials to complete the construction of the Improvements depicted on the Map and described in the conditions of approval of the Map within one (1) year of the date of this Security Agreement.

2. Inspection by the CITY. The CITY shall inspect, at the DEVELOPER’s sole cost and expense, all of the work, labor and materials performed and provided by the DEVELOPER in connection with the Improvements.

3. Compliance with Plans and Specifications. The Improvements shall be constructed and installed in strict accordance with the CITY-approved plans and specifications.

4. Security for Performance. Concurrently with the execution of this Security Agreement by DEVELOPER, DEVELOPER shall deliver to the CITY a performance bond issued by a corporate surety in substantially the form attached hereto as **Exhibit "A"**, in an amount that is not less than 100% of the total estimated cost of the Improvements and any warranty therefor. The performance bond shall be issued by an "admitted" corporate surety insurer authorized to do business in the State of California and the surety insurer shall have an A.M. Best rating of at least "A, XV". The surety insurer shall have assets exceeding its liabilities in the amount equal to or in excess of the amount of the bond, and the bond shall not be in excess of 10% of the surety insurer's assets. The security or bond shall also insure against any and all defects in the Improvements for a period of not less than one full year after the date of acceptance thereof by the CITY. The bond shall be duly executed and shall meet all the requirements of Section 995.660 of the California Code of Civil Procedure.

5. Security for Contractors, Subcontractors, Laborers and Materialmen. The DEVELOPER shall also provide a payment bond issued by a corporate surety for the security of laborers and materialmen, which bond or bonds shall be in substantially the form attached hereto as **Exhibit "B"** and made a part hereof. The amount of the bond(s) shall be no less than 100% of the total estimated amount needed to secure payment to the contractor, to the subcontractors, and to the persons furnishing labor, materials, or equipment to them for the Improvements. The laborers and materialmen bond shall be provided by an "admitted" corporate surety insurer authorized to transact surety insurance in the State of California with an A.M. Best rating of "A, XV", and with assets exceeding its liabilities in the amount equal to or in excess of the amount of the bond, and the bond shall not be in excess of 10% of the surety insurer's assets. The bond shall be duly executed and shall meet all the requirements of Section 995.660 of the California Code of Civil Procedure.

6. General Liability and Worker's Compensation Insurance. The DEVELOPER shall, before commencing any work, obtain commercial general liability insurance (primary) of not less than \$2,000,000.00 per occurrence for all coverages and \$2,000,000.00 general aggregate. The CITY and its employees and agents shall be added as additional insureds. Coverage shall apply on a primary non-contributing basis in relation to any other insurance or self-insurance, primary or excess, available to the CITY or any employee or agent of the CITY. Coverage shall not be limited to the vicarious liability or supervisory role of any additional insured. Coverage shall contain no contractors' limitation endorsement. There shall be no endorsement or modification limiting the scope of coverage for liability arising from pollution, explosion, collapse, underground property damage or employment-related practices. Such insurance shall not prohibit the DEVELOPER, and its employees or agents, from waiving the right of subrogation prior to a loss. The DEVELOPER waives its right of subrogation against the CITY. Unless otherwise approved by the CITY, the DEVELOPER's insurance shall be written by insurers authorized to do business in the State of California and with a minimum A.M. Best rating of "A, XV." Self-insurance shall not be considered to comply with these insurance specifications. The DEVELOPER agrees to require all contractors, subcontractors and other parties hired for the Improvements to purchase and maintain insurance of the types specified



herein, naming as additional insureds all of the parties to this Security Agreement. The DEVELOPER shall, before commencing any work, obtain Worker's Compensation Insurance in an amount required by law and, failing to do so, the CITY may procure such insurance at the cost of the DEVELOPER.

7. Comprehensive Commercial General and Automobile Liability Insurance. The DEVELOPER, before commencing any work shall, at its own expense, maintain comprehensive commercial general and automobile liability insurance issued by a California-admitted surety company with an A.M. Best rating of no less than "A, XV" for \$2,000,000 per occurrence. Coverage shall be for the entire duration of the permitted activities. Such liability insurance policy shall name, by endorsement, the City as an additional insured.

8. Indemnification. Notwithstanding the provisions of Government Code, Section 66474.9 or any other statutes of similar import, and to the full extent permitted by law, the DEVELOPER shall defend, indemnify and hold harmless the CITY, its employees, agents, officials and attorneys, from and against any liability, claims, suits, actions, arbitration proceedings, administrative proceedings, regulatory proceedings, losses, expenses or costs of any kind or nature, whether actual, alleged or threatened, reasonable attorneys' fees, court costs, interest, expert witness fees and any other costs or expenses of any kind whatsoever, without restriction or limitation, incurred in relation to, as a consequence of, or arising out of or in any way attributable actually, allegedly or impliedly, in whole or in part, to the Map, the Improvements, this Agreement, or any matter related to the same; provided, however, that the indemnification to be provided by DEVELOPER to the CITY pursuant to the terms of this paragraph shall not be applicable where the aforementioned liability, claim, suit, action, etcetera, is the result of the sole negligence or sole willful misconduct of the CITY.

9. Procedure for Release of Performance Bond Security. The security furnished by the DEVELOPER shall be released in whole or in part in the following manner:

a. Security shall be released upon final completion and acceptance of the Improvements. If the security furnished by the DEVELOPER is a documentary evidence of security, such as a surety bond, the CITY shall release the documentary evidence and return the original to the Surety upon final completion and acceptance of the Improvements. In the event the CITY is unable to return the original documentary evidence to the Surety, the security shall be released by written notice sent by certified mail to the DEVELOPER and to the Surety within 30 days of the City's acceptance of the Improvements. The written notice shall contain a statement that the work for which security was furnished has been completed and accepted, a description of the Improvements, and the notarized signature of an authorized CITY official.

b. At such time as the DEVELOPER believes that the work for which the security was required is complete and makes payment of a partial exoneration fee of \$350 to the CITY, the DEVELOPER shall notify the CITY in writing of the completed work, including a list of work completed. Upon receipt of the written notice, the CITY shall have 45 days to review and comment or approve the completion of the Improvements. If the CITY does not agree that all work has been completed in accordance with the plans

and specifications for the Improvements, it shall supply a list of all remaining work to be completed.

c. Within 45 days of receipt of the CITY's list of remaining work, the DEVELOPER may then provide cost estimates for all remaining work for review and approval by the CITY.

d. Upon receipt of the cost estimates, the CITY shall then have 45 days to review, comment, and approve, modify or disapprove those cost estimates. The CITY shall not be required to engage in this process of partial release more than once between the start of work and the completion and acceptance of all work.

e. The DEVELOPER shall complete the works of Improvement until all remaining items are accepted by the CITY. Upon completion of the Improvements, the DEVELOPER shall be notified in writing by the CITY within 45 days and, within 45 days of the date of the CITY's notice, the release of any remaining performance security shall be made within 60 days of the recording of the Notice of Completion.

10. Procedure for Release of Payment Bond Security. Security securing the payment to the contractor, his or her subcontractors and persons furnishing labor, materials or equipment may, after passage of the time within which mechanic's liens and stop notices are required to be recorded and after acceptance of the Improvements, be reduced by Surety to an amount equal to the total claimed by all claimants for whom mechanic's liens and stop notices have been recorded and notice thereof given in writing to the CITY, and if no claims have been recorded, the security may be released in full.

11. Security for One-Year Warranty Period. The release procedures described in paragraphs 9 and 10 above shall not apply to any required guarantee and warranty period nor to the amount of the performance bond security deemed necessary by the CITY for the guarantee and warranty period nor to costs and reasonable expenses and fees, including reasonable attorneys' fees.

12. Binding Effect. This Security Agreement shall be binding upon and shall inure to the benefit of the parties hereto, their legal representatives and their successors and assigns.

13. Authority to Execute. The DEVELOPER hereby warrants and represents to the CITY that the individual signing this Security Agreement on behalf of the DEVELOPER is vested with the unconditional authority to do so pursuant to, and in accordance with, all applicable legal requirements, and has the authority bind the DEVELOPER hereto.

14. No Assignment. The DEVELOPER may not assign this Security Agreement, or any part thereof, to another without the prior written consent of the CITY.

15. Attorneys' Fees. In the event of legal action to enforce or interpret this Agreement or any of its provisions, the prevailing party shall be entitled, in addition to any other form of relief, to recover its reasonable attorneys' fees and costs of suit.

16. Execution in Counterparts. This Agreement may be executed in counterparts, each of which shall be deemed an original, but which together shall constitute a single agreement.


IN WITNESS WHEREOF, the parties have caused this Agreement to be executed on the dates listed below.

CITY OF BEAUMONT

By \_\_\_\_\_  
Mayor

\_\_\_\_\_  
Date

DEVELOPER

By  \_\_\_\_\_  
Jeff Chambers

2-18-2020  
Date

Title: VP of Community Development

Address: Pardee Homes  
1250 Corona Pointe Court,  
Suite 600  
Corona, CA 92879

Basic Gov (Sales Force) # \_\_\_\_\_  
File # \_\_\_\_\_

**EXHIBIT "A"**

Bond No: CMS331858  
Premium: \$469.00

**PERFORMANCE BOND**

WHEREAS, the City Council of the City of Beaumont, State of California, and Pardee Homes (hereinafter designated as "Principal") have entered into Agreement To Provide Security For Improvements For Tract Map Or Parcel Map Or Plot Plan, dated \_\_\_\_\_, 20\_\_\_\_, whereby Principal agrees to install and complete certain designated public improvements itemized and described on Tract Map, Parcel Map or Plot Plan No. 37298-1, which is hereby incorporated herein and made a part hereof; and **Atwell-Traffic Signal: Highland Springs Ave & Oak Valley Parkway**

WHEREAS, Principal is required under the terms of the said agreement to furnish a bond for the faithful performance of said agreement.

NOW, THEREFORE, we, the Principal and RLI Insurance Company, as Surety, are held and firmly bound unto the City of Beaumont (hereinafter called "City"), in the penal sum of One Hundred Seventeen Thousand Three \* \_\_\_\_\_ dollars (\$ 117,362.00 ) lawful money of the United States, for the payment of which sum well and truly to be made, we bind ourselves, our heirs, successors, executors and administrators, jointly and severally, firmly by these presents. \*Hundred Sixty Two & 00/100

The condition of this obligation is such that if the Principal, his or its heirs, executors, administrators, successors or assigns, shall in all things stand to and abide by, and well and truly keep and perform the covenants, conditions and provisions in the said agreement and any alteration thereof made as therein provided, on his or their part to be kept and performed at the time and in the manner therein specified, and in all respects according to their true intent and meaning, and shall indemnify and save harmless the City, its officers, agents and employees as therein stipulated, then this obligation shall become null and void; otherwise it shall be and remain in full force and effect.

As part of the obligation secured hereby and in addition to the face amount specified therefor, there shall be included costs and reasonable expenses and fees, including reasonable attorney's fees, incurred by the City in successfully enforcing such obligation, all to be taxed as costs and included in any judgment therein rendered.

The Surety hereby stipulates and agrees that no change, extension of time, alteration or addition to the terms of the agreement or to the work to be performed thereunder or the specifications accompanying the same shall in any way affect its obligations on this bond, and it does hereby waive notice of any such change, extension of time, alteration or addition to the terms of the agreement or to the work or to the specifications.

IN WITNESS WHEREOF, this instrument has been duly executed by the Principal and Surety above named, on February 12, 2020.

PRINCIPAL:

SURETY:

Pardee Homes

RLI Insurance Company

By 

By 

Title Jeff Chambers, VP Community Development

Title Janina Monroe, Attorney-In-Fact



# ALL- PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }

County of Orange }

On FEB 12 2020 before me, Brianne Davis, Notary Public,  
(Here insert name and title of the officer)

personally appeared Janina Monroe,  
who proved to me on the basis of satisfactory evidence to be the person(s) whose  
name(s) is/~~are~~ subscribed to the within instrument and acknowledged to me that  
~~he/she/they~~ executed the same in ~~his/her/their~~ authorized capacity(~~ies~~), and that by  
~~his/her/their~~ signature(~~s~~) on the instrument the person(s), or the entity upon behalf of  
which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that  
the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

*Brianne Davis*

Notary Public Signature

(Notary Public Seal)



### ADDITIONAL OPTIONAL INFORMATION

#### DESCRIPTION OF THE ATTACHED DOCUMENT

(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages \_\_\_\_\_ Document Date \_\_\_\_\_

#### CAPACITY CLAIMED BY THE SIGNER

- Individual (s)  
 Corporate Officer

\_\_\_\_\_  
(Title)

- Partner(s)  
 Attorney-in-Fact  
 Trustee(s)  
 Other \_\_\_\_\_

### INSTRUCTIONS FOR COMPLETING THIS FORM

*This form complies with current California statutes regarding notary wording and, if needed, should be completed and attached to the document. Acknowledgments from other states may be completed for documents being sent to that state so long as the wording does not require the California notary to violate California notary law.*

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. ~~he/she/they~~, is /~~are~~ ) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
  - ❖ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
  - ❖ Indicate title or type of attached document, number of pages and date.
  - ❖ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document with a staple.

# POWER OF ATTORNEY

## RLI Insurance Company Contractors Bonding and Insurance Company

9025 N. Lindbergh Dr. Peoria, IL 61615  
Phone: 800-645-2402

### Know All Men by These Presents:

That this Power of Attorney is not valid or in effect unless attached to the bond which it authorizes executed, but may be detached by the approving officer if desired.

That **RLI Insurance Company** and/or **Contractors Bonding and Insurance Company**, each an Illinois corporation, (separately and together, the "Company") do hereby make, constitute and appoint:

Paul Boucher, Janina Monroe, Dennis Langer, Michelle Haase, Timothy Noonan, jointly or severally

in the City of Irvine, State of California its true and lawful Agent(s) and Attorney(s) in Fact, with full power and authority hereby conferred, to sign, execute, acknowledge and deliver for and on its behalf as Surety, in general, any and all bonds and undertakings in an amount not to exceed Twenty Five Million Dollars (\$25,000,000.00) for any single obligation.

The acknowledgment and execution of such bond by the said Attorney in Fact shall be as binding upon the Company as if such bond had been executed and acknowledged by the regularly elected officers of the Company.

**RLI Insurance Company** and/or **Contractors Bonding and Insurance Company**, as applicable, have each further certified that the following is a true and exact copy of a Resolution adopted by the Board of Directors of each such corporation, and is now in force, to-wit:

"All bonds, policies, undertakings, Powers of Attorney or other obligations of the corporation shall be executed in the corporate name of the Company by the President, Secretary, any Assistant Secretary, Treasurer, or any Vice President, or by such other officers as the Board of Directors may authorize. The President, any Vice President, Secretary, any Assistant Secretary, or the Treasurer may appoint Attorneys in Fact or Agents who shall have authority to issue bonds, policies or undertakings in the name of the Company. The corporate seal is not necessary for the validity of any bonds, policies, undertakings, Powers of Attorney or other obligations of the corporation. The signature of any such officer and the corporate seal may be printed by facsimile."

IN WITNESS WHEREOF, the **RLI Insurance Company** and/or **Contractors Bonding and Insurance Company**, as applicable, have caused these presents to be executed by its respective Vice President with its corporate seal affixed this 30th day of September, 2019.



**RLI Insurance Company**  
**Contractors Bonding and Insurance Company**

By: B. W. Davis  
Barton W. Davis Vice President

State of Illinois }  
County of Peoria } SS

### CERTIFICATE

On this 30th day of September, 2019, before me, a Notary Public, personally appeared Barton W. Davis, who being by me duly sworn, acknowledged that he signed the above Power of Attorney as the aforesaid officer of the **RLI Insurance Company** and/or **Contractors Bonding and Insurance Company** and acknowledged said instrument to be the voluntary act and deed of said corporation.

I, the undersigned officer of **RLI Insurance Company** and/or **Contractors Bonding and Insurance Company**, do hereby certify that the attached Power of Attorney is in full force and effect and is irrevocable; and furthermore, that the Resolution of the Company as set forth in the Power of Attorney, is now in force. In testimony whereof, I have hereunto set my hand and the seal of the **RLI Insurance Company** and/or **Contractors Bonding and Insurance Company** this \_\_\_\_\_ day of \_\_\_\_\_.

By: Gretchen L. Johnnig  
Gretchen L. Johnnig Notary Public

**RLI Insurance Company**  
**Contractors Bonding and Insurance Company**  
FEB 12 2020

By: Jean M. Stephenson  
Jean M. Stephenson Corporate Secretary





# California All-Purpose Certificate of Acknowledgment

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }  
 County of Riverside } s.s.

On February 19, 2020 before me, Ana E. Chavez Perez, Notary Public  
Name of Notary Public, Title

personally appeared Jeff Chambers  
Name of Signer (1)

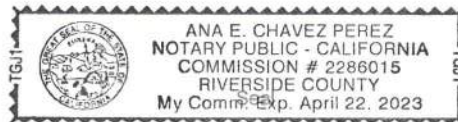
\_\_\_\_\_  
Name of Signer (2)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

  
 Signature of Notary Public



## OPTIONAL INFORMATION

*Although the information in this section is not required by law, it could prevent fraudulent removal and reattachment of this acknowledgment to an unauthorized document and may prove useful to persons relying on the attached document.*

### Description of Attached Document

The preceding Certificate of Acknowledgment is attached to a document titled/for the purpose of \_\_\_\_\_

containing \_\_\_\_\_ pages, and dated \_\_\_\_\_.

The signer(s) capacity or authority is/are as:

- Individual(s)
- Attorney-in-fact
- Corporate Officer(s) \_\_\_\_\_  
Title(s)

- Guardian/Conservator
- Partner - Limited/General
- Trustee(s)
- Other: \_\_\_\_\_

representing: \_\_\_\_\_  
Name(s) of Person(s) Entity(ies) Signer is Representing

### Additional Information

#### Method of Signer Identification

Proved to me on the basis of satisfactory evidence:

- form(s) of identification
- credible witness(es)

Notarial event is detailed in notary journal on:

Page # \_\_\_\_\_ Entry # \_\_\_\_\_

Notary contact: \_\_\_\_\_

#### Other

- Additional Signer
- Signer(s) Thumbprints(s)

\_\_\_\_\_

**EXHIBIT "B"**

**PAYMENT BOND**

WHEREAS, the City Council of the City of Beaumont, State of California, and Pardee Homes (hereafter designated as "the Principal") have entered into Agreement To Provide Security For Improvements For Tract Map Or Parcel Map Or Plot Plan, dated \_\_\_\_\_, 20\_\_, whereby Principal agrees to install and complete certain designated public improvements itemized and described on Tract Map, Parcel Map or Plot Plan No. 37298-1, which is hereby incorporated herein and made a part hereof; and Atwell-Traffic Signal: Highland Springs Ave & Oak Valley Parkway

WHEREAS, under the terms of the said agreement, the Principal is required before entering upon the performance of the work, to file a good and sufficient payment bond with the City of Beaumont to secure the claims to which reference is made in Section 8000, et seq., of the Civil Code of the State of California.

NOW, THEREFORE, the Principal and the undersigned as corporate surety, are held firmly bound unto the City of Beaumont and all contractors, subcontractors, laborers, materialmen, and other persons employed in the performance of the said agreement and referred to at Section 8000, et seq., of the Civil Code in the sum of One Hundred Seventeen Thousand \* dollars (\$ 117,362.00 ), for materials furnished or labor thereon of any kind, or for amounts due under the Unemployment Insurance Act with respect to this work or labor, that the Surety will pay the same in an amount not exceeding the amount hereinabove set forth, and also in case suit is brought upon this bond, will pay, in addition to the face amount thereof, costs and reasonable expenses and fees, including reasonable attorney's fees, incurred by the City in successfully enforcing this obligation, to be awarded and fixed by the court, and to be taxed as costs and to be included in the judgment therein rendered. \*Three Hundred Sixty Two & 00/100

It is hereby expressly stipulated and agreed that this bond shall inure to the benefit of any and all persons, companies, and corporations entitled to file claims under Section 8000, et seq., of the Civil Code, so as to give a right of action to them or their assigns in any suit brought upon this bond.

Should the condition of this bond be fully performed, then this obligation shall become null and void, otherwise it shall be and remain in full force and effect.

The Surety hereby stipulates and agrees that no change, extension of time, alteration, or addition to the terms of the agreement or the specifications accompanying the same shall in any manner affect its obligations on this bond, and it does hereby waive notice of any such change, extension, alteration, or addition.

IN WITNESS WHEREOF, this instrument has been duly executed by the Principal and Surety above named, on February 12, 2020.

PRINCIPAL:

Pardee Homes

By 

Title Jeff Chambers, VP Community Development

SURETY:

RLI Insurance Company

By 

Title Janina Monroe, Attorney-In-Fact



# ALL- PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

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State of California }

County of Orange }

On FEB 12 2020 before me, Brianne Davis, Notary Public,  
(Here insert name and title of the officer)

personally appeared Janina Monroe,  
who proved to me on the basis of satisfactory evidence to be the person(s) whose  
name(s) is/~~are~~ subscribed to the within instrument and acknowledged to me that  
~~he/she/they~~ executed the same in ~~his/her/their~~ authorized capacity(~~ies~~), and that by  
~~his/her/their~~ signature(~~s~~) on the instrument the person(s), or the entity upon behalf of  
which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that  
the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

*Brianne Davis*

Notary Public Signature

(Notary Public Seal)



### ADDITIONAL OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages \_\_\_\_\_ Document Date \_\_\_\_\_

### CAPACITY CLAIMED BY THE SIGNER

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 Corporate Officer

\_\_\_\_\_  
(Title)

- Partner(s)  
 Attorney-in-Fact  
 Trustee(s)  
 Other \_\_\_\_\_

### INSTRUCTIONS FOR COMPLETING THIS FORM

*This form complies with current California statutes regarding notary wording and, if needed, should be completed and attached to the document. Acknowledgments from other states may be completed for documents being sent to that state so long as the wording does not require the California notary to violate California notary law.*

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. ~~he/she/they~~, is /~~are~~) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
  - ❖ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
  - ❖ Indicate title or type of attached document, number of pages and date.
  - ❖ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document with a staple.

# POWER OF ATTORNEY

## RLI Insurance Company Contractors Bonding and Insurance Company

9025 N. Lindbergh Dr. Peoria, IL 61615  
Phone: 800-645-2402

### Know All Men by These Presents:

That this Power of Attorney is not valid or in effect unless attached to the bond which it authorizes executed, but may be detached by the approving officer if desired.

That **RLI Insurance Company** and/or **Contractors Bonding and Insurance Company**, each an Illinois corporation, (separately and together, the "Company") do hereby make, constitute and appoint:

Paul Boucher, Janina Monroe, Dennis Langer, Michelle Haase, Timothy Noonan, jointly or severally

in the City of Irvine, State of California its true and lawful Agent(s) and Attorney(s) in Fact, with full power and authority hereby conferred, to sign, execute, acknowledge and deliver for and on its behalf as Surety, in general, any and all bonds and undertakings in an amount not to exceed Twenty Five Million Dollars (\$25,000,000.00) for any single obligation.

The acknowledgment and execution of such bond by the said Attorney in Fact shall be as binding upon the Company as if such bond had been executed and acknowledged by the regularly elected officers of the Company.

**RLI Insurance Company** and/or **Contractors Bonding and Insurance Company**, as applicable, have each further certified that the following is a true and exact copy of a Resolution adopted by the Board of Directors of each such corporation, and is now in force, to-wit:

"All bonds, policies, undertakings, Powers of Attorney or other obligations of the corporation shall be executed in the corporate name of the Company by the President, Secretary, any Assistant Secretary, Treasurer, or any Vice President, or by such other officers as the Board of Directors may authorize. The President, any Vice President, Secretary, any Assistant Secretary, or the Treasurer may appoint Attorneys in Fact or Agents who shall have authority to issue bonds, policies or undertakings in the name of the Company. The corporate seal is not necessary for the validity of any bonds, policies, undertakings, Powers of Attorney or other obligations of the corporation. The signature of any such officer and the corporate seal may be printed by facsimile."

IN WITNESS WHEREOF, the **RLI Insurance Company** and/or **Contractors Bonding and Insurance Company**, as applicable, have caused these presents to be executed by its respective Vice President with its corporate seal affixed this 30th day of September, 2019.



**RLI Insurance Company  
Contractors Bonding and Insurance Company**

By: B. W. Davis  
Barton W. Davis Vice President

State of Illinois }  
County of Peoria } SS

### CERTIFICATE

On this 30th day of September, 2019, before me, a Notary Public, personally appeared Barton W. Davis, who being by me duly sworn, acknowledged that he signed the above Power of Attorney as the aforesaid officer of the **RLI Insurance Company** and/or **Contractors Bonding and Insurance Company** and acknowledged said instrument to be the voluntary act and deed of said corporation.

I, the undersigned officer of **RLI Insurance Company** and/or **Contractors Bonding and Insurance Company**, do hereby certify that the attached Power of Attorney is in full force and effect and is irrevocable; and furthermore, that the Resolution of the Company as set forth in the Power of Attorney, is now in force. In testimony whereof, I have hereunto set my hand and the seal of the **RLI Insurance Company** and/or **Contractors Bonding and Insurance Company** this \_\_\_\_\_ day of FEB 12 2020.

By: Gretchen L. Johnigk  
Gretchen L. Johnigk Notary Public

**RLI Insurance Company  
Contractors Bonding and Insurance Company**

By: Jean M. Stephenson  
Jean M. Stephenson Corporate Secretary





# California All-Purpose Certificate of Acknowledgment

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Riverside

} s.s.

On February 19, 2020 before me, Ana E. Chavez Perez, Notary Public  
Name of Notary Public, Title

personally appeared Jeff Chambers  
Name of Signer (1)

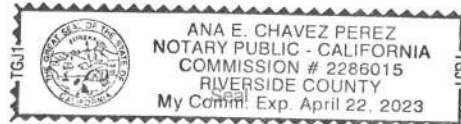
-----  
Name of Signer (2)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

  
Signature of Notary Public



## OPTIONAL INFORMATION

*Although the information in this section is not required by law, it could prevent fraudulent removal and reattachment of this acknowledgment to an unauthorized document and may prove useful to persons relying on the attached document.*

### Description of Attached Document

The preceding Certificate of Acknowledgment is attached to a document titled/for the purpose of \_\_\_\_\_

containing \_\_\_\_\_ pages, and dated \_\_\_\_\_.

The signer(s) capacity or authority is/are as:

- Individual(s)  
 Attorney-in-fact  
 Corporate Officer(s) \_\_\_\_\_  
Title(s)

- Guardian/Conservator  
 Partner - Limited/General  
 Trustee(s)  
 Other: \_\_\_\_\_

representing: \_\_\_\_\_  
Name(s) of Person(s) Entity(ies) Signer is Representing

### Additional Information

#### Method of Signer Identification

Proved to me on the basis of satisfactory evidence:

- form(s) of identification  credible witness(es)

Notarial event is detailed in notary journal on:

Page # \_\_\_\_\_ Entry # \_\_\_\_\_

Notary contact: \_\_\_\_\_

Other

- Additional Signer  Signer(s) Thumbprints(s)

\_\_\_\_\_

**CITY OF BANNING GENERAL NOTES:**

- ALL WORK SHALL BE IN ACCORDANCE WITH THESE PLANS, THE CITY OF BANNING STANDARD PLANS, THE CONTRACT PROVISIONS AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION ("GREENBOOK"). ALL REFERENCE SPECIFICATIONS AND STANDARDS SHALL BE THE LATEST EDITION UNLESS OTHERWISE NOTED.
- WHEN A TECHNICAL CONFLICT IS FOUND TO EXIST IN THE CONTRACT DOCUMENTS THAT CANNOT BE RESOLVED BY REFERENCE TO PRECEDENCE PROVISIONS IN THE "GREENBOOK," THE CONTRACTORS SHALL IMMEDIATELY REPORT SAID CONFLICT TO THE CITY ENGINEERS FOR RESOLUTION.
- ALL MATERIALS AND METHODS ARE SUBJECT TO THE APPROVAL OF THE CITY ENGINEER.
- CONSTRUCTION PERMITS SHALL BE OBTAINED FROM THE CITY OF BANNING, ENGINEERING DEPARTMENT, PRIOR TO THE START OF ANY WORK. INSPECTION COORDINATION SHALL BE REQUESTED AT LEAST TWO WORKING DAYS PRIOR TO THE START OF ANY WORK IN PUBLIC RIGHT-OF-WAY WITHIN THE CITY LIMITS. CALL (951) 822-3130 FOR AN INSPECTION REQUEST.
- THE CONTRACTOR SHALL CONFORM TO ALL CURRENT EDITIONS OF CA MUTCD TRAFFIC CONTROL POLICIES, METHODS AND PROCEDURES DESCRIBED IN STATE OF CALIFORNIA MANUAL OF TRAFFIC CONTROLS, LATEST NON-METRIC EDITION UNLESS OTHERWISE DIRECTED BY THE CITY ENGINEER.
- IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO MAINTAIN BARRICADES, DELINEATORS OR OTHER TRAFFIC CONTROL DEVICES AT ALL TIMES.
- THE CONTRACTORS SHALL OBTAIN A PERMIT TO PERFORM EXCAVATION OR TRENCH WORK FOR TRENCHES FIVE (5) FEET OR GREATER IN DEPTH FROM THE CALIFORNIA STATE DIVISION OF INDUSTRIAL SAFETY.
- THE WALLS AND FACES OF ALL EXCAVATIONS GREATER THAN FIVE (5) FEET IN DEPTH SHALL BE GUARDED BY SHORING, SLOPING OF THE GROUND OR OTHER APPROVED MEANS PURSUANT TO THE REQUIREMENTS OF THE DIVISION OF INDUSTRIAL SAFETY OF THE STATE OF CALIFORNIA. TRENCHES LESS THAN FIVE (5) FEET SHALL ALSO BE GUARDED WHEN THE GROUND EXISTS FOR PROTECTIVE PURPOSES.
- NO MATERIAL OR EQUIPMENT SHALL BE STORED IN THE PUBLIC RIGHT-OF-WAY WITHOUT OBTAINING A SEPARATE PERMIT FOR THAT PURPOSE.
- THE LOCATIONS OF UTILITIES SHOWN HAVE BEEN DETERMINED FROM AVAILABLE INFORMATION; HOWEVER, IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO DETERMINE, IN THE FIELD, THE TRUE LOCATION AND ELEVATION OF ANY EXISTING UTILITIES, AND TO EXERCISE PROPER PRECAUTION TO AVOID DAMAGE THERETO. THE CONTRACTOR SHALL CONTACT UNDERGROUND SERVICE ALERT AT 1-800-277-2600 TWO WORKING DAYS BEFORE EXCAVATION.
- THE CONTRACTOR SHALL COORDINATE CONSTRUCTION WITH ALL UTILITY COMPANIES INCLUDING, BUT NOT LIMITED TO, GAS, TELEPHONE, ELECTRIC, CABLE TELEVISION, LANDSCAPING, LANDSCAPE IRRIGATION, DOMESTIC WATER, RECLAIMED WATER, SEWER, STORM DRAIN, FLOOD CONTROL AND CALTRANS. ALL UTILITY COMPANIES SHALL BE GIVEN TWO WORKING DAYS NOTICE PRIOR TO WORK AROUND THEIR FACILITIES.
- THE CONTRACTOR SHALL NOT OPERATE ANY FIRE HYDRANT OR WATER MAIN VALVES WITHOUT APPROPRIATE AGENCY AUTHORIZATION. CONTRACTOR SHALL COORDINATE WITH THE WATER DEPARTMENT, CITY OF BANNING, FOR VALVE OPERATION AND WATER REQUIREMENTS.
- CURVE DATA REFERS TO THE FACE OF CURB, UNLESS OTHERWISE NOTED.
- STATIONING REFERS TO THE CENTERLINE OF STREETS EXCEPT WHERE OTHERWISE NOTED.
- ADAPTED CONSTRUCTION CONTROL STAKES SHALL BE SET BY THE ENGINEER TO ENABLE THE CONTRACTOR TO CONSTRUCT THE WORK TO THE PLAN GRADE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PRESERVATION OF BENCHMARKS AND CONSTRUCTION CONTROL STAKING DURING CONSTRUCTION.
- THE CONTRACTOR SHALL NOT DISTURB EXISTING SURVEY MONUMENTS, MONUMENT TIES OR BENCHMARKS WITHOUT PRIOR NOTIFICATION TO THE CITY ENGINEER.
- REMOVAL AND REPLACEMENT OF EXISTING SURVEY CONTROL, INCLUDING SURVEY MONUMENTS, MONUMENT TIES AND BENCHMARKS, SHALL BE DONE BY A REGISTERED CIVIL ENGINEER OR LICENSED LAND SURVEYOR. SURVEY MONUMENTS THAT WILL BE DESTROYED AS A RESULT OF THIS CONSTRUCTION SHALL BE REPLACED. THE CONTRACTOR SHALL NOTIFY THE ENGINEER ONE WEEK PRIOR TO CONSTRUCTION SO THAT TIES TO MONUMENTS CAN BE ESTABLISHED FOR LATER REPLACEMENT OF THE MONUMENT.
- THE CONTRACTOR SHALL MAINTAIN ACCESS FOR LOCAL RESIDENTS AND BUSINESSES AT ALL TIMES. A MINIMUM TWELVE (12) FOOT LANE SHALL BE MAINTAINED AT ALL TIMES IN THE CONSTRUCTION AREA FOR RESIDENTS AND EMERGENCY VEHICLES.
- THE CONTRACTOR SHALL PROVIDE AND MAINTAIN AN EFFECTIVE MEANS OF DUST CONTROL, INCLUDING ADEQUATE WATERING, AT ALL TIMES.
- ALL GRADING OPERATIONS SHALL BE DISCONTINUED WHEN SUSTAINED WIND VELOCITIES EXCEED 25 MPH PER HOUR.
- THE CONTRACTOR SHALL NOT CAUSE ANY EXCAVATED MATERIAL, MUD, SILT, OR DEBRIS TO BE DEPOSITED ONTO PUBLIC OR PRIVATE PROPERTY ADJACENT TO THE RIGHT-OF-WAY DURING CONSTRUCTION WITHOUT PRIOR WRITTEN APPROVAL.
- NO TRENCH BACKFILL SHALL TAKE PLACE WITHOUT PRIOR APPROVAL OF THE CITY INSPECTOR.
- A GEOTECHNICAL ENGINEER SHALL CERTIFY ALL BACKFILL COMPACTION; FAILURE TO OBTAIN THE REQUIRED DENSITY SHALL REQUIRE REWORKING OF THAT PORTION OF THE WORK UNTIL THE SPECIFIED DENSITY IS OBTAINED.
- CARE SHOULD BE TAKEN TO PREVENT GRADES, DITCHES, AND SWALES FROM UNDERMINING STREET IMPROVEMENTS. UPON INSPECTION OF THE SITE, THE CITY ENGINEER MAY REQUIRE TEMPORARY NON-ERODIBLE SWALES ENTERING OR LEAVING IMPROVEMENTS.
- THE FINAL LOCATION AND WIDTH OF DRIVEWAY APPROACH APRONS SHALL BE APPROVED AT THE TIME OF CONSTRUCTION AND SHALL CONFORM TO THE CITY OF BANNING STANDARD DETAILS.
- ALL EXPOSED CONCRETE SURFACES SHALL CONFORM IN GRADE, COLOR AND FINISH TO MATCH EXISTING CONCRETE.
- THE CONTRACTOR SHALL STAMP AN "S" IN THE FACE OF THE CURB AT THE LOCATION OF THE SEWER LATERAL. NO CONCRETE SHALL BE PLACED UNTIL THE FORMS AND REINFORCING STEEL HAVE BEEN PLACED, INSPECTED AND APPROVED.
- ALL UNDERGROUND UTILITIES SHALL BE INSTALLED, TESTED AND APPROVED PRIOR TO PAVING OF STREETS. PAVEMENT STRUCTURAL SECTIONS SHOWN ARE MINIMUM AND SUBJECT TO REVISION AND APPROVAL OF THE CITY ENGINEER AS DETERMINED BY SOILS TESTS TAKEN AFTER COMPLETION OF ROUGH GRADING AND IN CONSIDERATION OF THE APPROPRIATE R-1-11.
- ACTUAL THICKNESS OF A.C. PAVEMENT AND/OR BASE COURSE MATERIAL FOR STRUCTURAL STREET SECTIONS SHALL BE RECOMMENDED BY A GEOTECHNICAL REPORT AND SUBMITTED TO THE CITY OF BANNING FOR APPROVAL UPON COMPLETION OF ROUGH GRADING.
- ALL MANHOLES, CLEANOUT FRAMES, COVERS AND VALVE BOXES SHALL BE RAISED TO FINISHED GRADE BY THE PAVING CONTRACTOR UPON COMPLETION OF PAVING AND PER THE CITY OF BANNING'S REQUIREMENTS.
- UPON COMPLETION OF CONSTRUCTION, CONTRACTOR SHALL RESTORE ALL SIGNING, STRIPING, BARRICADES, AND OTHER TRAFFIC CONTROL DEVICES TO THE SATISFACTION OF THE CITY ENGINEER.
- CONTRACTOR SHALL RELOCATE AND/OR REPLACE LANDSCAPING, SPRINKLERS AND SIDEWALKS AFFECTED BY THE CONSTRUCTION TO THE SATISFACTION OF THE CITY ENGINEER.
- AS-BUILT DRAWINGS SHALL BE PROVIDED BY THE CONTRACTOR TO THE ENGINEER OF RECORD, WHO SHALL PROVIDE RECORD DRAWINGS TO THE CITY ENGINEER.
- IF AND WHEN TRAFFIC LAMP DETECTORS ARE DISTURBED, THEY SHALL BE REPLACED AS SOON AS POSSIBLE, PER THE CITY ENGINEER'S DIRECTION.
- STREET NAME AND DIRECTIONAL SIGNS SHALL MEET ALL CA MUTCD AND CITY REQUIREMENTS.

# IN THE CITY OF BANNING, STATE OF CALIFORNIA TRACT NO. 37298-1, ATWELL TRAFFIC SIGNAL INSTALLATION AND MODIFICATION PLANS

**CITY OF BEAUMONT GENERAL NOTES:**

- THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE CLEARING OF THE PROPOSED WORK AREA AND RELOCATION COSTS OF ALL EXISTING UTILITIES. THIS INCLUDES UNDERGROUNDING OF EXISTING OVERHEAD LINES ALONG THE PROJECT FRONTAGE AS REQUIRED BY THE CONDITIONS OF APPROVAL. PERMITEE MUST INFORM CITY OF CONSTRUCTION SCHEDULE AT LEAST 48 HOURS PRIOR TO BEGINNING OF CONSTRUCTION AT (951) 769-8520.
- ALL WORK SHALL CONFORM TO THE REQUIREMENTS OF THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, GREENBOOK, LATEST EDITION AND THE RIVERSIDE COUNTY TRANSPORTATION DEPARTMENT IMPROVEMENT STANDARDS AND SPECIFICATIONS, "LATEST EDITION," COUNTY ORDINANCE NO. 461 AND SUBSEQUENT AMENDMENTS.
- ALL UNDERGROUND FACILITIES, WITH LATERALS, SHALL BE IN PLACE PRIOR TO PAVING THE STREET SECTION INCLUDING, BUT NOT LIMITED TO, THE FOLLOWING: SEWER, WATER, ELECTRIC, GAS AND STORM DRAIN.
- IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR OR DEVELOPER TO INSTALL AND MAINTAIN ALL CONSTRUCTION, REGULATORY, GUIDE AND WARNING SIGNS WITHIN THE PROJECT LIMITS AND ITS SURROUNDINGS TO PROVIDE SAFE PASSAGE FOR THE TRAVELING PUBLIC AND WORKERS UNTIL THE FINAL COMPLETION AND ACCEPTANCE OF THE PROJECT BY THE CITY. A TRAFFIC CONTROL PLAN MUST BE SUBMITTED WITH APPROVED STREET PLAN FOR REVIEW TO THE PERMITS SECTION OR INSPECTION SECTION (FOR MAP CASES) PRIOR TO OBTAINING AN ENCROACHMENT PERMIT.
- ANY PRIVATE DRAINAGE FACILITIES SHOWN ON THESE PLANS ARE FOR INFORMATION ONLY. BY SIGNING THESE IMPROVEMENT PLANS, NO REVIEW OR APPROVAL OF THESE PRIVATE FACILITIES ARE IMPLIED OR INTENDED BY CITY OF BEAUMONT PUBLIC WORKS DEPT.
- THE DEVELOPER WILL INSTALL STREET NAME SIGNS CONFORMING TO R.C.T.D. STANDARD NO. 816.
- ALL STREET SECTIONS ARE TENTATIVE. ADDITIONAL SOIL TESTS SHALL BE TAKEN AFTER ROUGH GRADING TO DETERMINE THE EXACT STREET SECTION REQUIREMENTS. USE R.C.T.D. STANDARD NO. 401 IF EXPANSIVE SOILS ARE ENCOUNTERED.
- IT SHALL BE THE RESPONSIBILITY OF THE DEVELOPER TO NOTIFY THE ENGINEER TO INSTALL STREET CENTERLINE MONUMENTS AS REQUIRED BY RIVERSIDE COUNTY ORDINANCE NO. 461. IF CONSTRUCTION CENTERLINE DIFFERS, PROVIDE A TIE TO EXISTING CENTERLINE OF RIGHT-OF-WAY PRIOR TO ROAD CONSTRUCTION. SURVEY MONUMENTS INCLUDING CORNER MONUMENTS, PROPERTY CORNERS AND BENCH MARKS SHALL BE REFERENCED OUT AND CORNER RECORDS FILED WITH THE COUNTY SURVEYOR PURSUANT TO SECTION 8771 OF THE BUSINESS & PROFESSIONAL CODE. SURVEY POINTS DESTROYED DURING CONSTRUCTION SHALL BE RESET, AND A SECOND CORNER RECORD FILED FOR THOSE POINTS PRIOR TO COMPLETION AND ACCEPTANCE OF THE IMPROVEMENTS.
- ASPHALTIC EMULSION (FOG SEAL) SHALL BE APPLIED NOT LESS THAN FOURTEEN DAYS FOLLOWING PLACEMENT OF THE ASPHALT SURFACING. FOG SEAL AND PAINT BINDER SHALL BE APPLIED AT A RATE OF 0.05 AND 0.03 GALLON PER SQUARE YARD RESPECTIVELY. ASPHALTIC EMULSION SHALL CONFORM TO SECTIONS 37, 39 AND 94 OF THE STATE STANDARD SPECIFICATIONS.
- PRIME COAT IS REQUIRED PRIOR TO PAVING ALL GRADES IN EXCESS OF TEN PERCENT.
- CONSTRUCTION PROJECTS DISTURBING MORE THAN ONE ACRE MUST OBTAIN A NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES PERMIT). OWNERS/DEVELOPERS ARE REQUIRED TO FILE A NOTICE OF INTENT (NOI) WITH THE STATE WATER RESOURCES CONTROL BOARD (SWRCB), PREPARE A STORM WATER POLLUTION PREVENTION PLAN (SWPPP) AND MONITORING PLAN FOR THE SITE.
- THE DEVELOPER SHALL BE RESPONSIBLE FOR THE INSTALLATION OF ADDITIONAL SIGNS AND MARKINGS NOT INCLUDED IN THE SIGNING AND STRIPING PLAN WITHIN THE PROJECT AREAS, OR ON ROADWAYS ADJACENT TO THE PROJECT BOUNDARIES, UPON THE REQUEST OF THE DIRECTOR OF PUBLIC WORKS OR HIS DESIGNEE TO IMPROVE TRAFFIC SAFETY ON THE ROADS UNDER THE JURISDICTION OF THE DEVELOPER.
- IT SHALL BE THE RESPONSIBILITY OF THE DEVELOPER/CONTRACTOR TO APPLY TO THE RIVERSIDE COUNTY FLOOD CONTROL (RCFC) FOR PERMITS WHEN ANY STORM DRAIN PIPE NEEDS TO BE CONNECTED WITH A RCFC FACILITY AND ADD PERMITEE # \_\_\_\_\_ ON THE PLAN.
- IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR OR DEVELOPER TO APPLY TO THE CALIFORNIA DEPARTMENT OF TRANSPORTATION (CALTRANS) FOR AN ENCROACHMENT PERMIT FOR ALL WORK PERFORMED WITHIN STATE RIGHT-OF-WAY.
- CURB DEPRESSIONS AND DRIVEWAY APPROACHES WILL BE INSTALLED AND CONSTRUCTED ACCORDING TO COUNTY STANDARDS NO. 206 AND/OR 207, AS DIRECTED IN THE FIELD.
- STREET LIGHTS SHALL BE INSTALLED IN ACCORDANCE WITH THE APPROVED STREET LIGHTING PLAN PER CITY OF BEAUMONT'S APPROVED STREET LIGHTING SPECIFICATIONS.
- FOR ALL DRIVEWAY RECONSTRUCTION BEYOND RIGHT-OF-WAY, PROOF OF DRIVEWAY OWNER NOTIFICATION IS REQUIRED PRIOR TO CONSTRUCTION.
- INSTALL STREET TREES IN ACCORDANCE WITH ORDINANCE 461 AND THE COMPREHENSIVE LANDSCAPING GUIDELINES (CHOOSE THREE SPECIES AND NAME THEM HERE).
- THE DEVELOPER SHALL HAVE GEOTECHNICAL/SOILS ENGINEERING FIRM OBSERVE TRENCHING, BACKFILLING, & SOIL COMPACTION OF ALL UTILITY TRENCHES WITHIN ALL EASEMENTS & ROAD RIGHTS OF WAY. TWO SETS OF COMPACTION REPORTS CERTIFYING THAT WORKS WERE DONE IN CONFORMANCE TO STANDARDS & GEOTECHNICAL REPORT SHALL BE SUBMITTED AFTER EACH UTILITY TRENCH IS COMPLETED & CERTIFIED. COMPACTION REPORT MUST BE SUBMITTED TO THE DEPT. OF PUBLIC WORKS AT LEAST TWO WORKING DAYS BEFORE AGGREGATE BASE MATERIALS ARE PLACED ONSITE.
- WDD NO.7 33C383910

**LEGAL DESCRIPTION**

LOTS 1-7, 10; AND PORTIONS OF LOTS 8, 9, 10, 18, & 19; OF TRACT MAP NO. 34330, FILED IN BOOK 429 OF MAPS, PAGES 84 THROUGH 103, INCLUSIVE, IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

**ABBREVIATIONS**

HP	HIGH POINT
LP	LOW POINT
PI	POINT OF INTERSECTION
SD	STORM DRAIN
SS	SANITARY SEWER
DW	POTABLE WATER
RCW	NON-POTABLE WATER
G	GAS
NO.	NUMBER
Δ	DELTA
R	RADIUS
L	LENGTH
MIN	MINIMUM
MAX	MAXIMUM
STA	STATION
TRAF	TRAFFIC
VAR	VARIABLES
A.C.	ASPHALT CEMENT
CATV	CABLE TELEVISION
ELEC	ELECTRIC
ELEV	ELEVATION
SIG	SIGNAL
O.C.	ON CURVE
<PT	ANGLE POINT
UD	UNDERGROUND
PA	PLANNING AREA
AVG.	AVERAGE
RW	RIGHT OF WAY
FW	RETAINING WALL
TC	TOP OF CURB
CB	GRADE BREAK
FL	FLOWLINE
BVC	BEGIN VERTICAL CURVE
MVC	MIDDLE VERTICAL CURVE
EVC	END VERTICAL CURVE
VC	VERTICAL CURVE
TR	TANGENT RATE
CB	CATCH BASIN
LT.	LEFT
RT.	RIGHT
EX.	EXISTING
TB	TOP OF BERM
FS	FINISH SURFACE
FG	FINISH GRADE
CL	CENTERLINE
ST	STREET
BCR	BEGIN CURB RETURN
ECR	END CURB RETURN
ST.LT.	STREET LIGHT
EC	END OF CURVE
PRC	POINT OF REVERSE CURVE
NLY	NORTHERLY
SLY	SOUTHERLY
Ely	EASTERLY
Wly	WESTERLY
WAT	WATERLINE
SCE	SOUTHERN CALIFORNIA EDISON

**LEGEND**

	TRACT BOUNDARY
	STREET CENTERLINE
	SIDEWALK
	DAYLIGHT LINE
	PROPOSED CURB & GUTTER
	EXISTING CURB & GUTTER
	LOT NUMBER
	HIGHEST SINGLE-FAMILY RESIDENTIAL LOT NUMBER
	PROPOSED STORM DRAIN
	PROPOSED SANITARY SEWER
	PROPOSED POTABLE WATER
	PROPOSED NON-POTABLE WATER
	EXISTING STORM DRAIN
	EXISTING SANITARY SEWER
	EXISTING POTABLE WATER
	PROPOSED STREET GRADE
	EXISTING GAS LINE
	STAMPED CONCRETE STREET MEDIAN FINISH
	TRAFFIC SIGNAL PLAN SHEET NUMBER

**BENCHMARK**

ELEVATIONS AS SHOWN HEREON ARE IN TERMS OF THE NATIONAL GEODETIC VERTICAL DATUM OF NAVD 88 BASED LOCALLY UPON THE FOLLOWING BENCH MARK: 3-1/4" STANDARD ALUMINUM NADW DISK, FLUSH, LOCATED IN BANNING, 0.6 MILES SOUTH ALONG HIGHLAND SPRINGS AVENUE FROM THE INTERSECTION OF HIGHLAND SPRINGS AVENUE AND THE SOUTHERN PACIFIC RAILROAD BRIDGE, 17.5 FEET EAST OF THE CENTERLINE OF HIGHLAND SPRINGS AVENUE AT THE NORTHWEST CORNER OF CATCH BASIN AT THE TOP OF CURB, 0.5 FEET EAST OF FACE OF CURBS. ELEVATION=254.10

**OWNER/APPLICANT/DEVELOPER**

PARDEE HOMES  
1250 CORONA POINTE COURT, SUITE 600  
CORONA, CA 92679  
(951) 428-4400  
CONTACT: MICHAEL HEISHMAN

**BASIS OF BEARINGS**

THE BEARINGS FOR THIS SURVEY ARE BASED ON THE LINE BETWEEN STATIONS "TRAK" AND "MATH" (PORTIONS PER NATIONAL GEODETIC SURVEY, NAD 83, EPOCH 1995.5), AS SHOWN ON THE MAP FILED IN BOOK 102, PAGES 50 THROUGH 65 OF RECORDS OF SURVEY, IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, BEING NORTH 52° 49' 02.84" EAST.

**ASSESSORS PARCEL NUMBERS**

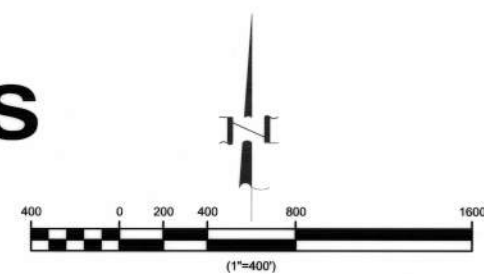
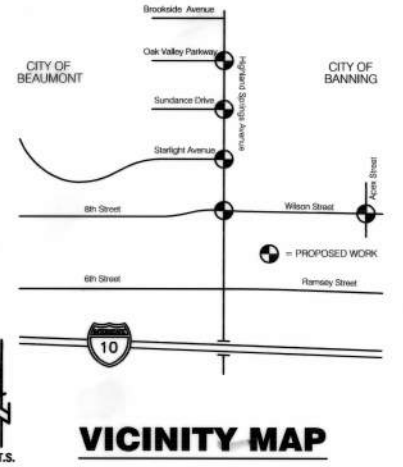
408-120-001 THROUGH -005, -007 THROUGH -009  
PORTIONS OF 408-120-006, -010, -012, -019, -020

**ENGINEER'S NOTE TO CONTRACTORS:**

THE EXISTENCE AND LOCATION OF ANY UNDERGROUND UTILITY PIPES OR STRUCTURES SHOWN ON THESE PLANS WERE OBTAINED BY A SEARCH OF AVAILABLE RECORDS. THESE LOCATIONS ARE APPROXIMATE AND SHALL BE CONFIRMED IN FIELD BY THE CONTRACTOR, SO THAT ANY NECESSARY ADJUSTMENT CAN BE MADE IN ALIGNMENT AND/OR GRADE OF THE PROPOSED IMPROVEMENTS. THE CONTRACTOR IS REQUIRED TO TAKE DUE PRECAUTIONARY MEASURES TO PROTECT ANY UTILITY LINES SHOWN AND ANY OTHER LINES NOT OF RECORD OR NOT SHOWN ON THESE PLANS.

RECOMMENDED FOR ACCEPTANCE BY:

STEVEN LATINO, P.E., T.E.  
ENGINEERING RESOURCES OF SOUTHERN CALIFORNIA, INC.  
DATE: 12/30/18



**DECLARATION OF ENGINEER OF RECORD:**

I HEREBY DECLARE THAT THE DESIGN OF THE IMPROVEMENTS AS SHOWN ON THESE PLANS COMPLIES WITH PROFESSIONAL ENGINEERING STANDARDS AND PRACTICES. AS THE ENGINEER IN RESPONSIBLE CHARGE OF DESIGN OF THESE IMPROVEMENTS, I ASSUME FULL RESPONSIBLE CHARGE FOR SUCH DESIGN. I UNDERSTAND AND KNOWLEDGE THAT THE PLAN CHECK OF THESE PLANS BY THE CITY OF BEAUMONT AND BANNING IS A REVIEW FOR THE LIMITED PURPOSE OF ENSURING THAT THE PLANS COMPLY WITH CITY PROCEDURES, AND OTHER APPLICABLE CODES AND ORDINANCES. THE PLAN CHECK IS NOT A DETERMINATION OF THE TECHNICAL ADEQUACY OF THE DESIGN OF THE IMPROVEMENTS. SUCH PLAN CHECK DOES NOT, THEREFORE, RELIEVE ME OF MY RESPONSIBILITY.

AS THE ENGINEER OF RECORD, I AGREE TO DEFEND AND INDEMNIFY THE CITY OF BEAUMONT AND BANNING, ITS OFFICERS, ITS AGENTS, AND ITS EMPLOYEES FROM ANY AND ALL LIABILITY, CLAIMS, DAMAGES, OR INJURIES TO ANY PERSON OR PROPERTY ARISING FROM NEGLIGENT ACTS, ERRORS OR OMISSIONS OF THE ENGINEER OF RECORD, HIS EMPLOYEES, HIS AGENTS OR HIS CONSULTANTS.

SIGNATURE:   
ROBERT KAHN, PE  
DATE: 11-26-19  
LICENSE NO: 20285  
EXP: 09-30-21

**CITY OF BEAUMONT**  
REVIEWED BY: NWS 1.17.20  
DATE: DATE

Call before you Dig  
Avoid cutting underground utility lines  
Call 811  
1-800-227-2600

**REVISIONS**

NO.	DATE	DESCRIPTION

PLANS PREPARED BY:  
  
4000 Seabury Place, Suite 280  
Newport Beach, CA 92660  
P: 949.474.0000 F: 949.474.0002

SUBMITTED BY:  
  
ROBERT KAHN  
RCE # 20285 EXP: 09-30-21

REGISTERED PROFESSIONAL ENGINEER  
ROBERT KAHN  
No. 020285  
Exp. 09-30-21  
CIVIL  
STATE OF CALIFORNIA

STAGECOACH TOWN USA  
Professional Services & Construction

**CITY OF BANNING**  
RECOMMENDED FOR APPROVAL BY:  
KEVIN D. SMC RCE #71299  
SENIOR CIVIL ENGINEER  
EXP. 12/31/19  
DATE: 12/26/19  
APPROVED BY:  
ARTURO VELA, RCE #75696  
PUBLIC WORKS DIRECTOR/CITY ENGINEER  
EXP. 6/30/20  
DATE: 12/30/18

**TRAFFIC SIGNAL PLANS**  
**TRACT NO. 37298-1, ATWELL**  
**TITLE SHEET**  
**HIGHLAND SPRINGS AVENUE**  
**SHEET INDEX MAP**

W.D. No. \_\_\_\_\_  
O.P. No. \_\_\_\_\_  
PROJECT No. \_\_\_\_\_  
SHEET 1 OF 7



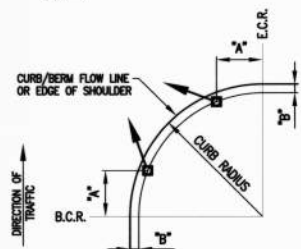
**POLE AND EQUIPMENT SCHEDULE**

STANDARDS	VEH. SIGNAL MTG.		PED. SIG.	P.P.B.	POLE LOC.		L.E.D.	STANDARD MAST ARM MOUNTED I.I.S.N.S. (SEE DETAIL A)	COMMENTS					
	TYPE	HEIGHT			SIGNAL M.A.	LUMIN. M.A.				MAST ARM	POLE	MTG.	#	QUAD
A	29-5-100(N)	30'	50'(N)	15'(N)	2-MAS(N)	SV-1-T(N)	SP-1-T(N)	8	3(N)	9.5'	5.5'	41W(N)	Wilson St (N)	F=19.5'
B	1A	10'	-	-	-	TV-1-T	SP-1-T	2	4	12'	3'	-	-	-
C	*26-4-161	30'	40'	15'	2-MAS	SV-1-T	SP-1-T	2	4	-3'	7.4'	41W	Highland Springs Ave	-
D	1A	10'	-	-	-	TV-2-T	SP-1-T	4	1	0'	6'	-	-	-
E	PPB	3'10"	-	-	-	-	-	4	1	13.6'	4'	-	-	-
F	29-5-161	30'	55'▲	15'	MAS MAS(N)	SV-1-T	SP-1-T	-	-	10'	17.5'	41W	Eighth St	F=25.5'
G	1A	10'	-	-	-	TV-1-T	SP-1-T	6	2	9.8'	3.1'	-	-	-
H	26-4-161	30'	40'▲	15'	MAS MAS(N)	SV-1-T	SP-1-T	6	2(N)	8.4'	8.2'	41W	Highland Springs Ave	F=21.5'
I	1A(N)	10'	-	-	-	TV-1-T(N)	SP-1-T(N)	8	3(N)	11'	5'	-	-	-

■ EXACT POLE LOCATIONS DETERMINED BY FIELD ENGINEER; POTHOLE POLE FOUNDATIONS PRIOR TO ORDERING POLES.  
 ALL EQUIPMENT IS EXISTING EXCEPT AS NOTED  
 (N) = NEW  
 \* = INSTALL TYPE V PHOTOELECTRIC CONTROL UNIT ON TRAFFIC SIGNAL POLE  
 ▲ = SIGNAL MAST ARM TO BE REPAINTED.

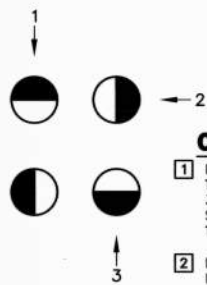


R3-4



NOTE: FOR "A" AND "B" DIMENSIONS, SEE POLE SCHEDULE OR AS DIRECTED BY ENGINEER  
 (TYPICAL SIGNAL POLE PLACEMENT, UNLESS SHOWN ON PLANS)

**SIGNAL STANDARD PLACEMENT DIMENSIONS AND EQUIPMENT LOCATIONS**



QUADRANT DETAIL PEDESTRIAN/EQUESTRIAN PUSH BUTTON LOCATION (TOP VIEW)

**CONSTRUCTION NOTES (THIS SHEET):**

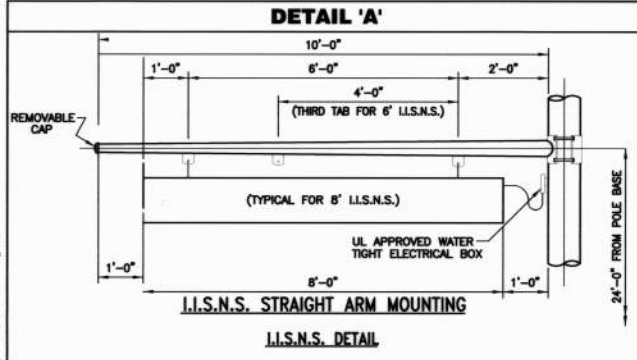
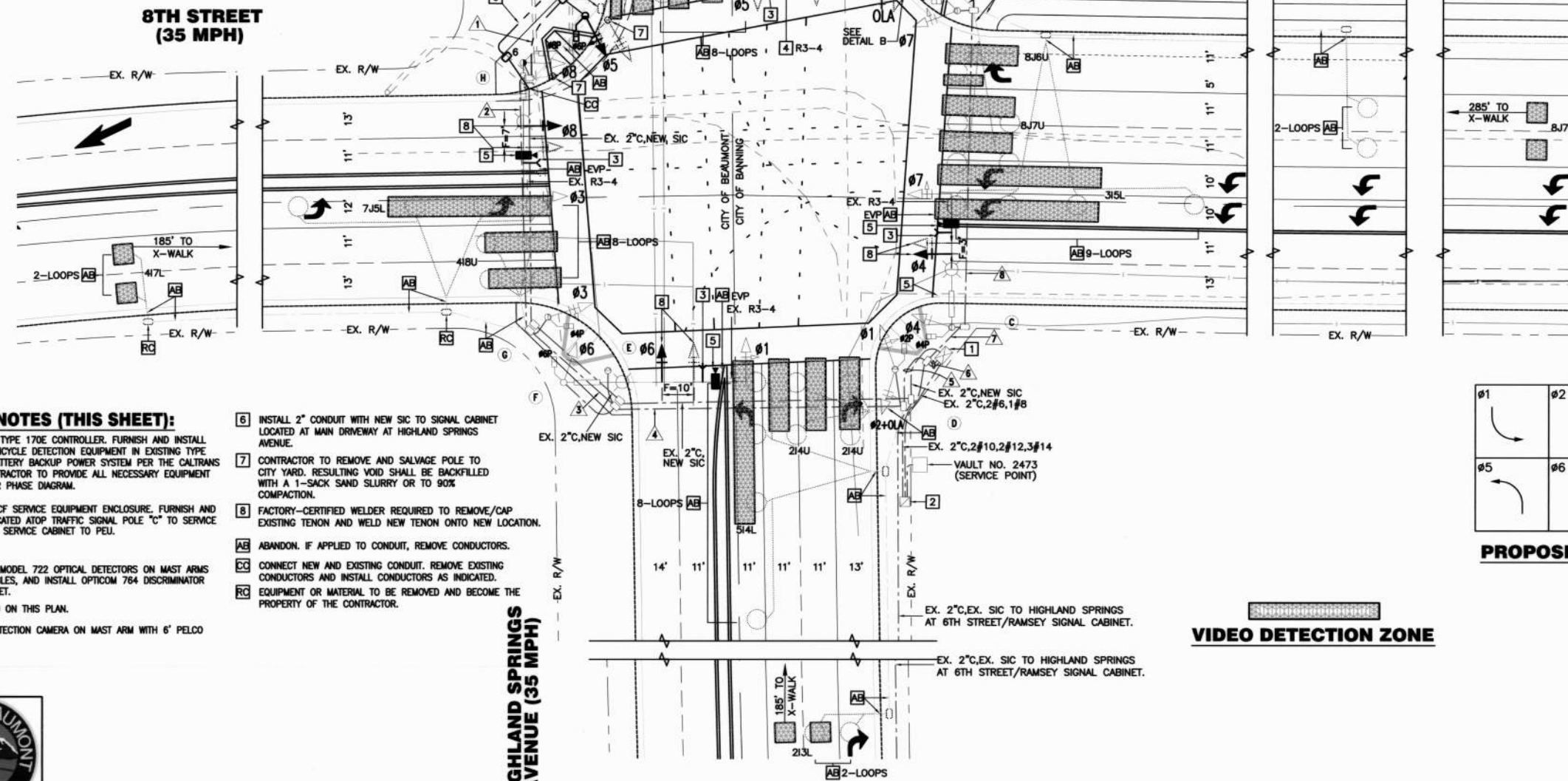
- REMOVE AND SALVAGE EXISTING TYPE 170E CONTROLLER. FURNISH AND INSTALL TYPE 2070 CONTROLLER WITH BICYCLE DETECTION EQUIPMENT IN EXISTING TYPE 332L CABINET WITH EXISTING BATTERY BACKUP POWER SYSTEM PER THE CALTRANS STANDARD SPECIFICATIONS. CONTRACTOR TO PROVIDE ALL NECESSARY EQUIPMENT TO ACCOMMODATE OPERATION PER PHASE DIAGRAM.
- EXISTING DUAL METER TYPE III-CF SERVICE EQUIPMENT ENCLOSURE. FURNISH AND INSTALL TYPE V PEC TO BE LOCATED ATOP TRAFFIC SIGNAL POLE "C" TO SERVICE CABINET AND ADD 3-#14 FROM SERVICE CABINET TO PEU.
- FURNISH AND INSTALL OPTICOM MODEL 722 OPTICAL DETECTORS ON MAST ARMS WITH MODEL 138 DETECTOR CABLES, AND INSTALL OPTICOM 784 DISCRIMINATOR MODULES IN CONTROLLER CABINET.
- INSTALL NEW SIGN AS INDICATED ON THIS PLAN.
- FURNISH AND INSTALL VIDEO DETECTION CAMERA ON MAST ARM WITH 6' PELCO BRACKET.

- INSTALL 2" CONDUIT WITH NEW SIC TO SIGNAL CABINET LOCATED AT MAIN DRIVEWAY AT HIGHLAND SPRINGS AVENUE.
- CONTRACTOR TO REMOVE AND SALVAGE POLE TO CITY YARD. RESULTING VOID SHALL BE BACKFILLED WITH A 1-SACK SAND SLURRY OR TO 90% COMPACTION.
- FACTORY-CERTIFIED WELDER REQUIRED TO REMOVE/CAP EXISTING TENON AND WELD NEW TENON ONTO NEW LOCATION.
- ABANDON. IF APPLIED TO CONDUIT, REMOVE CONDUCTORS.
- CONNECT NEW AND EXISTING CONDUIT. REMOVE EXISTING CONDUCTORS AND INSTALL CONDUCTORS AS INDICATED.
- EQUIPMENT OR MATERIAL TO BE REMOVED AND BECOME THE PROPERTY OF THE CONTRACTOR.

HIGHLAND SPRINGS AVENUE (35 MPH)

HIGHLAND SPRINGS AVENUE (50 MPH)

WILSON STREET (45 MPH)

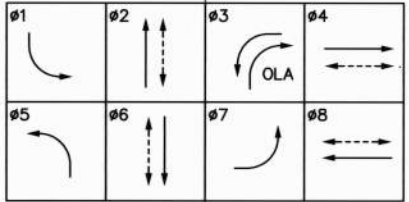
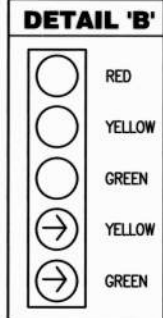


NOTES:  
 1. WHITE LETTERS AND BORDER WITH CITY LOGO ON INTERSTATE BLUE BACKGROUND.  
 2. SIGNS SHALL BE ATTACHED TO A 10 FOOT ARM, EXTENDING FROM THE SHAFT OF THE POLE AND PARALLEL TO THE SIGNAL MAST ARM.

**CONDUCTOR SCHEDULE**

AWG SIZE OR CABLE TYPE	POLE OR CIRCUIT	CONDUIT SIZE AND RUN NUMBER									
		2" (0)	3"	4"	4"	2-4"	4"	3"	3"	3"	3"
12 CSC	POLE - A	1	1	1	1	1	1	1	1	1	1
	B	-	-	-	-	-	-	-	-	-	-
	C	-	-	-	-	-	-	-	-	-	-
	D	-	-	-	-	-	-	-	-	-	-
	E	-	-	-	-	-	-	-	-	-	-
3 CSC	F	-	-	-	-	-	-	-	-	-	
	G	-	-	-	-	-	-	-	-	-	
	H	-	-	-	-	-	-	-	-	-	
	I	-	-	-	-	-	-	-	-	-	
TOTAL		1	1	1	1	1	1	1	1	1	
#14	PHOTOELECTRIC UNIT	-	-	-	-	-	-	-	-	-	
#12	I.I.S.N.S.	-	2	2	2	-	2	2	2	2	
#10	LUMINAIRES	-	2	2	2	-	2	2	2	2	
#8	GROUND	1	1	1	1	1	1	1	1	1	
3M OPTICOM CABLE #138		-	1	1	2	2	4	2	1	1	
VIDEO DETECTION		-	1	1	2	2	4	2	1	1	
PERCENT FILL (%)		16	24	29	28	29	27	23	25	18	

ALL CONDUCTORS ARE TO BE NEW.  
 ALL CONDUIT IS EXISTING UNLESS OTHERWISE NOTED.  
 (N) = NEW



**PROPOSED PHASE DIAGRAM**

VIDEO DETECTION ZONE

CITY OF BEAUMONT  
 REVIEWED BY: *A.P. G...* MNS 1.17.20  
 CITY ENGINEER: *...* DATE: \_\_\_\_\_

**REVISIONS**

NO.	DATE	DESCRIPTION

PLANS PREPARED BY:

**RK engineering group, inc.**  
 4000 Redwood Plaza, Suite 280  
 Newport Beach, CA 92660  
 P: 949.474.0800 F: 949.474.0802

SUBMITTED BY:

*Robert Kahn* 12/05/19  
 ROBERT KAHN  
 RCE # 20285 EXP. 09-30-21

REGISTERED PROFESSIONAL ENGINEER  
 No. 020285  
 Exp. 09-30-21  
 CIVIL  
 STATE OF CALIFORNIA

STAGECOACH TOWN USA  
 10000 Stagecoach Blvd  
 San Diego, CA 92121

**CITY OF BANNING**  
 RECOMMENDED FOR APPROVAL BY:  
 KEVIN D. SMITH RCE #71299 EXP. 12/31/19  
 SENIOR CIVIL ENGINEER  
 APPROVED BY:  
 ARTURO VELA, RCE #75696 EXP. 6/30/20  
 PUBLIC WORKS DIRECTOR/CITY ENGINEER

CITY OF BANNING  
**TRAFFIC SIGNAL MODIFICATION PLAN**  
 HIGHLAND SPRINGS AVE & 8TH STREET / WILSON STREET

W.D. No. \_\_\_\_\_  
 D.P. No. \_\_\_\_\_  
 PROJECT No. \_\_\_\_\_  
**SHEET 2 OF 7**

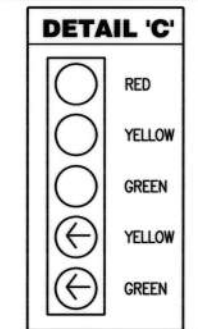
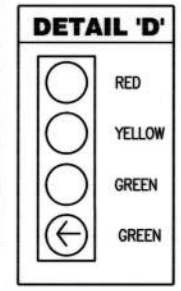
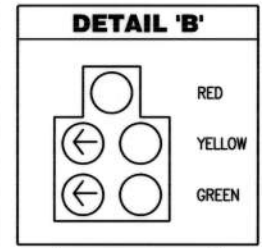
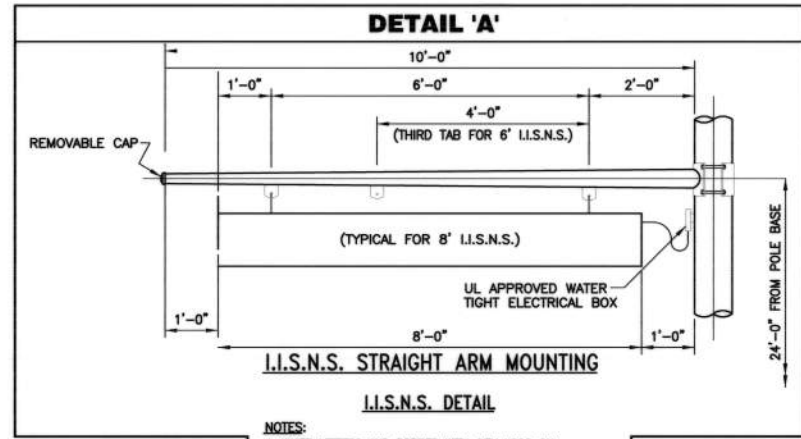
J:\Users\24271901-D -Bathfield-Artes\NS - Wilton

Plotted By: cnu Date Plotted: 12/04/19

**POLE AND EQUIPMENT SCHEDULE**

STANDARDS	TYPE	HEIGHT	SIGNAL M.A.	LUMIN. M.A.	VEH. SIGNAL MTG.	PED. SIG.	P.P.B.	POLE LOC.		L.E.D.	STANDARD MAST ARM MOUNTED I.I.S.N.S. (SEE DETAIL A) ▲	COMMENTS		
								A	B					
A	26-4-100	30'	45'	15'	2-MAS	SV-1-T	SP-1-T	-	0'	11'	41W	Highland Springs Ave	F=15'	
AA	PPB	3'10"	-	-	-	-	-	6	3	9'	4.5'	-	-	
B	15TS	30'	-	15'	-	SV-2-T	SP-1-T	4	4	10'	5'	-	-	
C	* 26-4-100	30'	40'	15'	2-MAS	SV-1-T	SP-1-T	4	4	9'	6.5'	41W	Atwell Dr	F=13'
D	1A	10'	-	-	-	TV-2-T	SP-1-T	2	1	10'	5'	-	-	
E	19-3-100	30'	25'	15'	1-MAS	SV-1-T	SP-1-T	2	1	9'	6'	41W	Highland Springs Ave	-
F	15TS	30'	-	15'	-	SV-2-T	SP-1-T	3	2	10'	5'	-	-	
G	29-5-100	30'	50'	15'	2-MAS	SV-1-T	SP-1-T	3	2	9.5'	6.5'	41W	Starlight Ave	F=13'
H	1A	10'	-	-	-	TV-2-T	SP-1-T	-	-	-1.5'	3.5'	-	-	
HH	PPB	3'10"	-	-	-	-	-	6	3	9.5'	5'	-	-	

EXACT POLE LOCATIONS DETERMINED BY FIELD ENGINEER; POTHOLE POLE FOUNDATIONS PRIOR TO ORDERING POLES.  
 ALL EQUIPMENT IS NEW  
 \* = INSTALL TYPE V PHOTOELECTRIC CONTROL UNIT ON TRAFFIC SIGNAL POLE  
 ▲ IISNS SHALL BE EDGE LIT LED

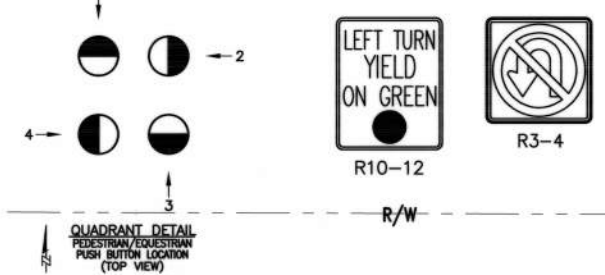
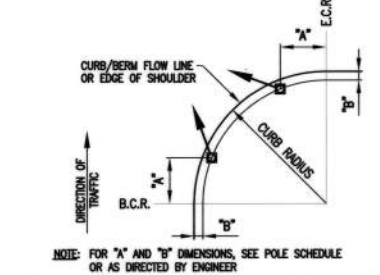


**I.I.S.N.S. DETAIL**  
 NOTES:  
 1. WHITE LETTERS AND BORDER WITH CITY LOGO ON INTERSTATE BLUE BACKGROUND.  
 2. SIGNS SHALL BE ATTACHED TO A 10 FOOT ARM, EXTENDING FROM THE SHAFT OF THE POLE AND PARALLEL TO THE SIGNAL MAST ARM.

**CONDUCTOR SCHEDULE**

AWG SIZE OR CABLE TYPE	POLE OR CIRCUIT	CONDUIT SIZE AND RUN NUMBER																
		3"	3"	4"	2-3"	2-4"	2-4"	2-4"	3"	2"	2"	2"	2"					
12 CSC	POLE - A	-	-	-	-	-	-	-	-	-	-	-	-					
	AA	-	-	-	-	-	-	-	-	-	-	-	-					
	B	-	-	-	-	-	-	-	-	-	-	-	-					
	C	-	-	-	-	-	-	-	-	-	-	-	-					
	D	-	-	-	-	-	-	-	-	-	-	-	-					
	E	-	-	-	-	-	-	-	-	-	-	-	-					
3 CSC	F	-	-	-	-	-	-	-	-	-	-	-						
	G	1	1	1	1	1	1	1	1	1	1	1						
	H	1	1	1	1	1	1	1	1	1	1	1						
	HH	1	1	1	1	1	1	1	1	1	1	1						
TOTAL		1	1	2	2	3	3	4	4	5	5	6	6	6	2	2	1	1
#14	PHOTOELECTRIC UNIT	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
#12	I.I.S.N.S.	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2
#10	LUMINAIRES	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2
#8	GROUND	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1
3M OPTICOM CABLE #138		1	1	2	2	3	4	4	4	4	4	4	4	4	4	4	4	4
VIDEO DETECTION		1	1	2	2	3	4	4	4	4	4	4	4	4	4	4	4	4
PERCENT FILL (%)		18	25	22	24	17	25	24	25	17	25	24	25	17	25	24	25	17

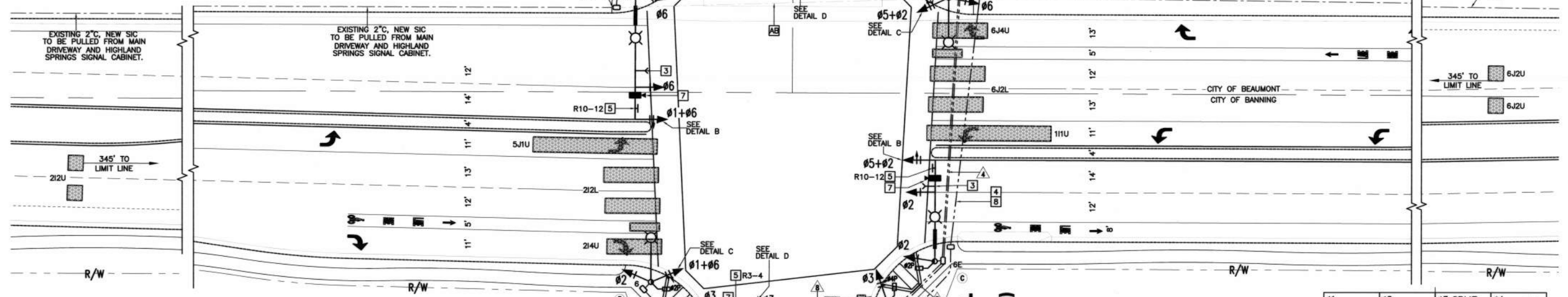
ALL CONDUCTORS AND CONDUITS ARE NEW



**STARLIGHT AVENUE (35 MPH)**

**HIGHLAND SPRINGS AVENUE (50 MPH)**

**SIGNAL STANDARD PLACEMENT DIMENSIONS AND EQUIPMENT LOCATIONS**



**CONSTRUCTION NOTES (THIS SHEET):**

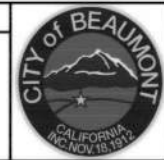
- INSTALL TYPE 2070E CONTROLLER WITH BICYCLE DETECTION EQUIPMENT IN A TYPE 332L CABINET, WITH EXTERNAL MOUNTED BATTERY BACK UP SYSTEM PER THE CALTRANS STANDARD SPECIFICATIONS. CONTRACTOR TO PROVIDE ALL NECESSARY EQUIPMENT TO ACCOMMODATE OPERATION PER PLAN.
- INSTALL TYPE DUAL METER TYPE III-CF SERVICE EQUIPMENT ENCLOSURE WITH ONE 30A-IP CIRCUIT BREAKER FOR METERED SIGNALS, ONE 30A-IP CIRCUIT BREAKER FOR METERED LIGHTING, AND ONE 30A-IP CIRCUIT BREAKERS FOR METERED I.I.S.N.S. PER CALTRANS STD. FURNISH AND INSTALL TYPE V PEC TO BE LOCATED ATOP TRAFFIC SIGNAL POLE "C" TO SERVICE CABINET AND ADD 3-#14 FROM SERVICE CABINET TO PEU.
- FURNISH AND INSTALL OPTICOM MODEL 722 OPTICAL DETECTORS ON MAST ARMS WITH MODEL 138 DETECTOR CABLES, AND INSTALL OPTICOM 764 DISCRIMINATOR MODULES IN CONTROLLER CABINET.
- INSTALL 2" CONDUIT WITH NEW SIC TO SIGNAL CABINET LOCATED AT MAIN DRIVEWAY AND HIGHLAND SPRINGS AVENUE.

- FURNISH AND INSTALL SIGN AS INDICATED ON THIS PLAN.
- COORDINATE THE SERVICE FEED POINT WITH THE CITY OF BANNING ELECTRIC UTILITY FOR EXACT LOCATION OF TRANSFORMER OR VAULT TO BE USED AT (951) 922-3263.
- FURNISH AND INSTALL VIDEO DETECTION CAMERA ON MAST ARM WITH 6' PELCO BRACKET.
- INSTALL 2" CONDUIT AND PULL NEW SIC TO SIGNAL CABINET FROM SUNDANCE DRIVE AND HIGHLAND SPRINGS AVENUE SIGNAL CABINET.
- PULL NEW SIC IN EXISTING 2" CONDUIT TO SIGNAL CABINET FROM SUNDANCE DRIVE AND HIGHLAND SPRINGS AVENUE SIGNAL CABINET. CONTRACTOR TO PROVIDE NECESSARY EQUIPMENT TO PROVIDE COMMUNICATION BETWEEN CONTROLLERS.

- AB ABANDON, IF APPLIED TO CONDUIT, REMOVE CONDUCTORS.
- BC INSTALL PULL BOX IN EXISTING CONDUIT RUN.
- CC CONNECT NEW AND EXISTING CONDUIT. REMOVE EXISTING CONDUCTORS AND INSTALL CONDUCTORS AS INDICATED.

INSTALL 2" C, 2#10 (LIGHTING), 2#12 (IISNS), 3#14 (PEU)  
 INSTALL 2" C, 3#6 (SERVICE)

**CITY OF BEAUMONT**  
 REVIEWED BY: *[Signature]* NV5 1.17.20  
 DATE: 1/22/20



**PROPOSED PHASE DIAGRAM**

Ø1+Ø6, Ø2+Ø5 SHALL OPERATE AS PROTECTED/PERMISSIVE



SCALE: 1" = 20'  
 10 5 0 10 20 30

Call before you Dig  
 811  
 1-800-227-2800

**REVISIONS**

NO.	DATE	DESCRIPTION

PLANS PREPARED BY:  
**RK engineering group, inc.**  
 4000 Healy Pkwy, Suite 280  
 Newport Beach, CA 92660  
 P: 949.474.0800 F: 949.474.0802

SUBMITTED BY:  
*[Signature]*  
 ROBERT KAHN  
 RCE # 20285 EXP. 09-30-21

REGISTERED PROFESSIONAL ENGINEER  
 No. 020285  
 Exp. 09-30-21  
 CIVIL  
 STATE OF CALIFORNIA

STAGBOACH TOWN USA  
 Home Based - Orange County, California

**CITY OF BANNING**  
 RECOMMENDED FOR APPROVAL BY:  
 EXP. 12/31/19  
 DATE: 10/26/19  
 ARTURO VELA, RCE #75696  
 EXP. 6/30/20  
 PUBLIC WORKS DIRECTOR/CITY ENGINEER

**CITY OF BANNING**  
**TRAFFIC SIGNAL PLAN**  
 HIGHLAND SPRINGS AVE & ATWELL DRIVE / STARLIGHT AVENUE

W.D. No.  
 D.P. No.  
 PROJECT No.  
**SHEET 3 OF 7**

J:\Jobs\24271801-0 -Batterfield Atwell VLS - Starlight Ave

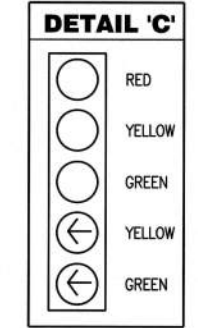
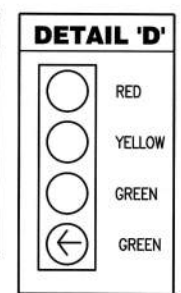
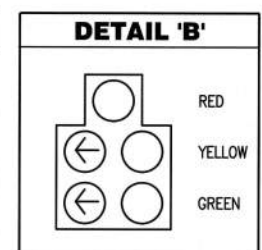
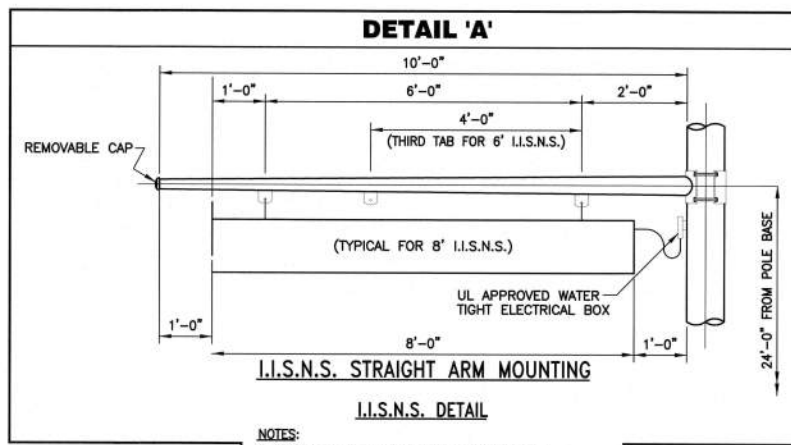
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**POLE AND EQUIPMENT SCHEDULE**

STANDARDS	VEH. SIGNAL MTG.		PED. SIG.	P.P.B.	POLE LOC.		L.E.D.	STANDARD MAST ARM MOUNTED I.I.S.N.S. (SEE DETAIL A)	COMMENTS
	TYPE	HEIGHT			SIGNAL M.A.	LUMIN. M.A.			
(A) PPB(N)	3'10"	-	-	-	6(N) 3(N)	12' 4'	-	-	-
(B) 15TS(N)	30'	-	15"(N)	-	SV-2-T(N)	SP-1-T(N)	-	-	-
(C) 26-4-100(N)	30'	40'(N)	15'(N)	2-MAS(N)	SV-2-T(N)	-	-	AS SHOWN	41W(N) Sundance Dr(N) F=13'
(D) 19-4-100(N)	30'	25'(N)	*15'(N)	MAS(N)	SV-2-T(N)	SP-1-T(N)	4	4(N) AS SHOWN	41W(N) Highland Springs Ave(N)
(E) 19-4-100(N)	30'	25'(N)	15'(N)	MAS(N)	SV-2-T(N)	SP-1-T(N)	4	2(N) 11.5' 6.5'	41W(N) Sundance Dr(N)
(F) PPB(N)	3'10"	-	-	-	-	-	6	3(N) 10.4' 4'	-
(G) 1A	10'	-	-	-	TV-1-T	SP-1-T(N)	-	-2' 5.6'	-
(H) 26-4-129	30'	-	15'	-	-	-	-	-5.6' 4.8'	41W

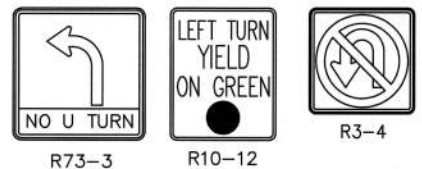
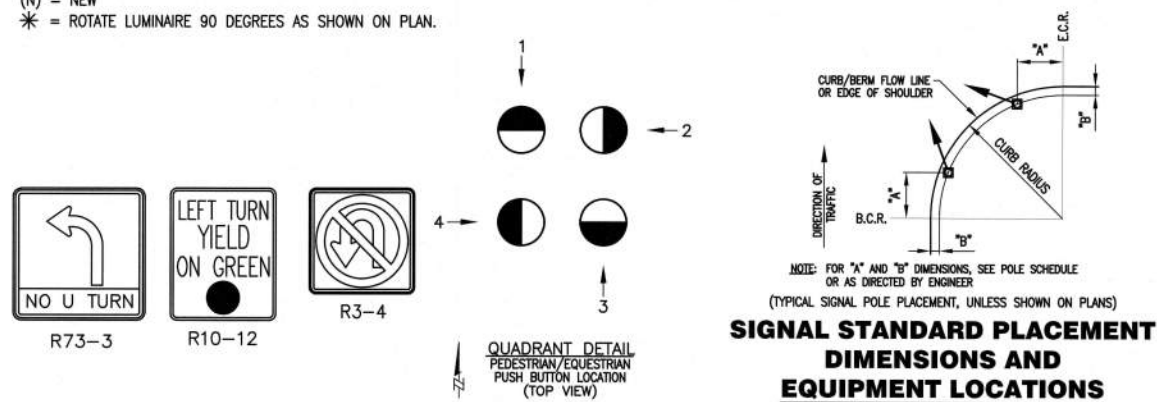
EXACT POLE LOCATIONS DETERMINED BY FIELD ENGINEER; POTHOLE POLE FOUNDATIONS PRIOR TO ORDERING POLES. ALL EQUIPMENT IS EXISTING EXCEPT AS NOTED.  
 (N) = NEW  
 \* = ROTATE LUMINAIRE 90 DEGREES AS SHOWN ON PLAN.



**NOTES:**  
 1. WHITE LETTERS AND BORDER WITH CITY LOGO ON INTERSTATE BLUE BACKGROUND.  
 2. SIGNS SHALL BE ATTACHED TO A 10 FOOT ARM, EXTENDING FROM THE SHAFT OF THE POLE AND PARALLEL TO THE SIGNAL MAST ARM.

AWG SIZE OR CABLE TYPE	POLE OR CIRCUIT	CONDUIT SIZE AND RUN NUMBER					
		3"	4"	4" (E)	2-4" (E)	3" (E)	3" (E)
12 CSC	POLE - A	-	-	-	-	-	-
	B	-	-	-	-	-	-
	C	-	-	-	-	-	-
	D	-	-	-	-	-	-
	E	-	-	-	-	-	-
	F	-	-	-	-	-	-
	G	-	-	-	-	-	-
3 CSC	TOTAL	1	2	3	1	2	1
#14	PHOTOELECTRIC UNIT	-	-	-	-	-	-
#12	I.I.S.N.S.	2	2	2	-	2	2
#10	LUMINAIRES	2	2	2	-	2	2
#8	GROUND	1	1	1	1	1	1
3M OPTICOM CABLE #138		1	2	2	3	1	1
VIDEO DETECTION		1	2	2	3	1	1
PERCENT FILL (%)		16	19	22	20	23	18

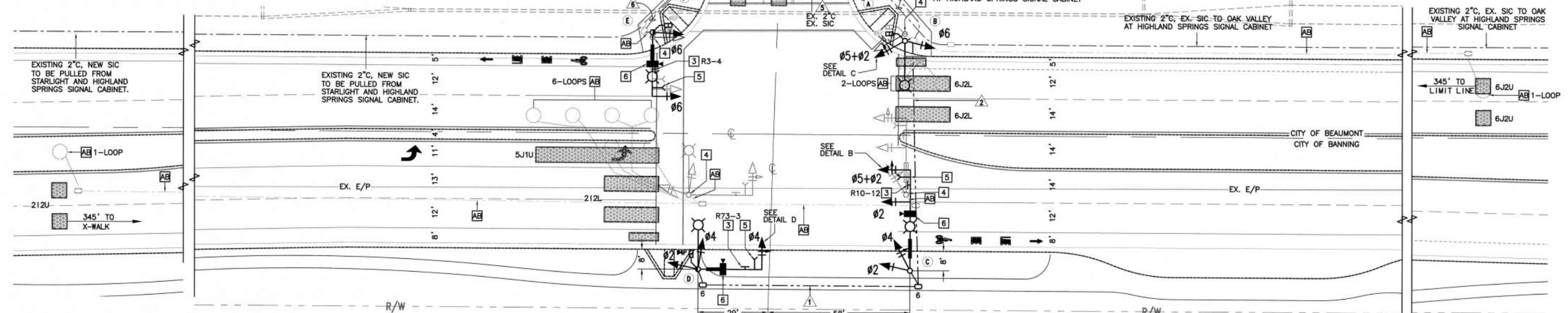
ALL CONDUCTORS AND CONDUITS SHALL BE NEW EXCEPT AS NOTED.  
 (E) = EXISTING



**SUNDANCE DRIVE (35 MPH)**

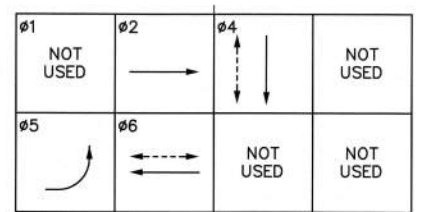
**HIGHLAND SPRINGS AVENUE (50 MPH)**

**VIDEO DETECTION ZONE**



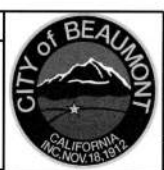
**CONSTRUCTION NOTES (THIS SHEET):**

- REMOVE AND SALVAGE EXISTING TYPE 170E CONTROLLER. FURNISH AND INSTALL TYPE 2070 CONTROLLER WITH BICYCLE DETECTION EQUIPMENT IN EXISTING TYPE 332L CABINET. FURNISH AND INSTALL BATTERY BACKUP POWER SYSTEM PER THE CALTRANS STANDARD SPECIFICATIONS. CONTRACTOR TO PROVIDE ALL NECESSARY EQUIPMENT TO ACCOMMODATE OPERATION PER PHASE DIAGRAM.
  - EXISTING TWO (2) TYPE II-BF 120/240V SERVICE EQUIPMENT TO REMAIN. FURNISH AND INSTALL ONE (1) NEW 50A-1P CIRCUIT BREAKER FOR METERED SIGNALS, ONE (1) NEW 30A-1P CIRCUIT BREAKER FOR METERED LIGHTING AND ONE (1) NEW 30A-1P CIRCUIT BREAKER FOR METERED IISNS. FURNISH AND INSTALL PE RECEPTACLE, TEST SWITCH, CONTACTOR, TERMINAL STRIP AND WIRING. REMOVE AND REPLACE ALL OTHER BRANCH BREAKERS WITH NEW BREAKERS OF THE SAME AMPERAGE AND VOLTAGE. PER CALTRANS STD. FURNISH AND INSTALL TYPE "V" PEC TO BE LOCATED ATOP TRAFFIC SIGNAL POLE "H" TO SERVICE CABINET AND ADD 3-#14 FROM SERVICE CABINET TO PEC.
  - FURNISH AND INSTALL SIGN AS INDICATED ON THIS PLAN.
  - CONTRACTOR TO REMOVE AND SALVAGE POLE TO CITY YARD. RESULTING VOID SHALL BE BACKFILLED WITH A 1-SACK SAND SLURRY OR TO 90% COMPACTION.
  - FURNISH AND INSTALL OPTICOM MODEL 722 OPTICAL DETECTORS ON MAST ARMS WITH MODEL 138 DETECTOR CABLES, AND INSTALL OPTICOM 764 DISCRIMINATOR MODULES IN CONTROLLER CABINET.
  - FURNISH AND INSTALL VIDEO DETECTION CAMERA ON MAST ARM WITH 6' PELCO BRACKET.
- AB ABANDON. IF APPLIED TO CONDUIT, REMOVE CONDUCTORS.



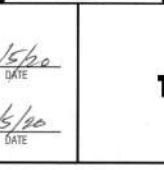
SCALE: 1" = 20'  
 10 5 0 10 20 30

**CITY OF BEAUMONT**  
 REVIEWED BY: *[Signature]* NVS 9/24/20  
 CITY ENGINEER DATE



**PROPOSED PHASE DIAGRAM**  
 SERVICE ADDRESS: 1690 SUNDANCE DRIVE

**CITY OF BANNING**  
 RECOMMENDED FOR APPROVAL BY: *[Signature]* 10/5/20 DATE  
 EXP. 12/31/2021  
 ARTURO VELA, P.E. #75696 EXP. 6/30/20  
 PUBLIC WORKS DIRECTOR/CITY ENGINEER



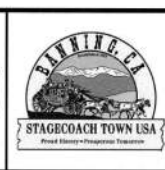
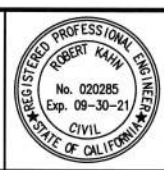
**CITY OF BANNING**  
**TRAFFIC SIGNAL MODIFICATION PLAN**  
 HIGHLAND SPRINGS AVE & SUNDANCE DRIVE

Call before you Dig  
 811  
 1-800-227-2600

DATE	NO.	REVISION DESCRIPTION	APPR.	DATE
09/04/20	1	UPGRADE EXISTING SERVICE PER CONSTRUCTION NOTE 2.	TKP	9/24/20

PLANS PREPARED BY:  
**RK engineering group, inc.**  
 NEWPORT BEACH  
 4000 Westbury Place, Suite 280  
 Newport Beach, CA 92660  
 P: 949.474.0809 F: 949.474.0902

SUBMITTED BY:  
*[Signature]*  
 ROBERT KAHN  
 RCE# 20285 EXP. 09-30-21 DATE: 09-04-2020



W.D. No.  
 CP No.  
 PROJECT No. **3300A**  
 SHEET **4** OF **7**

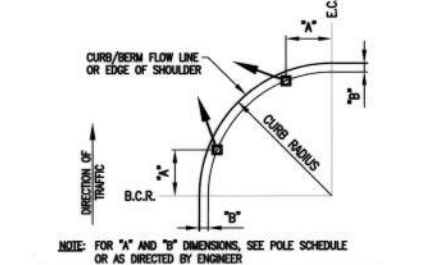
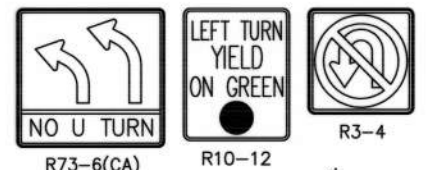
J:\Jobs\24871801-D-Batterfield\_Avenue\NS - Sundance Drive

Plotted By: Jorocio Date Plotted: 9/24/20

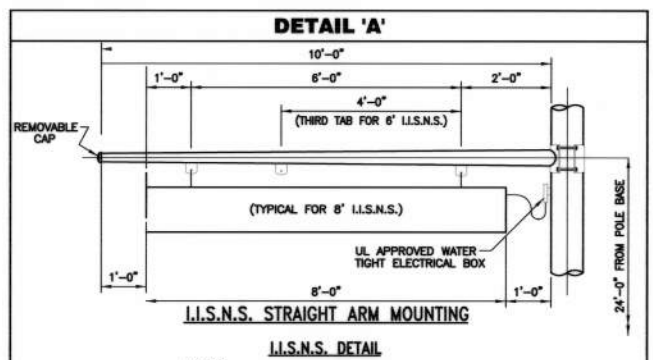
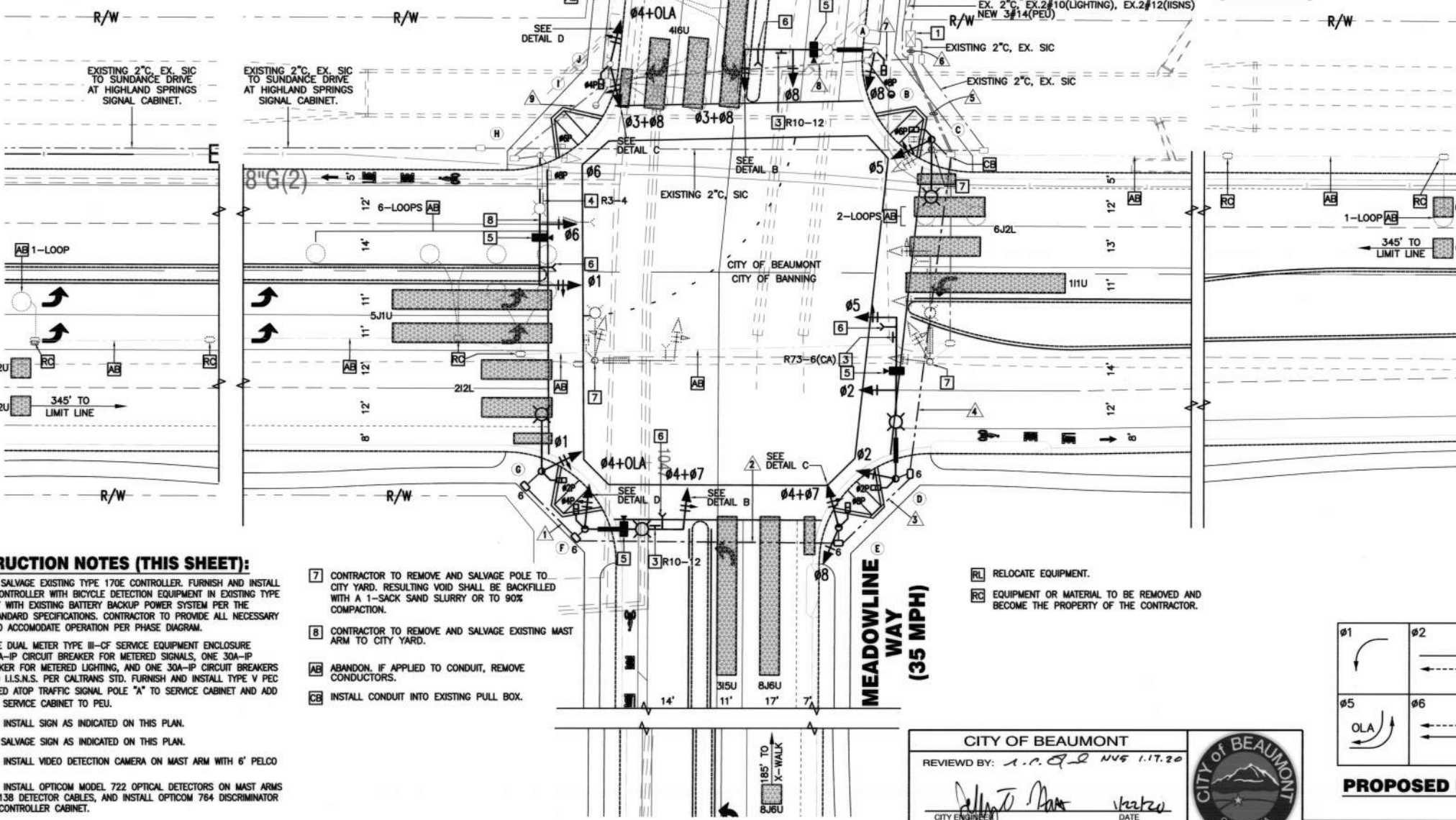
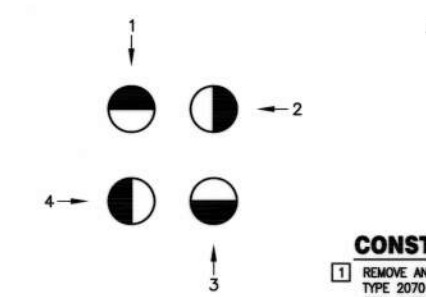
**POLE AND EQUIPMENT SCHEDULE**

STANDARDS	TYPE	HEIGHT	SIGNAL M.A.	LUMIN. M.A.	VEH. SIGNAL MTG.	PED. SIG.	P.P.B.	POLE LOC.		L.E.D.	STANDARD MAST ARM MOUNTED I.L.S.N.S. (SEE DETAIL A)	COMMENTS	
								QUAD	A B				
A	26-4-161	30'	40'(N)	12'	2-MAS(N)	TV-1-T(N)	SP-1-T(N)	-	-2'	3.5'	41W(N)	Highland Springs Ave(N)	F=15'
B	PPB(N)	3'10"	-	-	-	-	-	6	3(N)	13.5'	7.5'	-	-
C	15TS(N)	30'	-	15'(N)	MAS(N)	SV-1-T(N)	SP-1-T(N)	8	4(N)	12.9'	7'	41W(N)	-
D	29-5-100(N)	30'	50'(N)	15'(N)	2-MAS(N)	SV-1-T(N)	SP-1-T(N)	8	4(N)	11'	6'	41W(N)	Meadowline Way(N)
E	1A(N)	10'	-	-	-	TV-2-T(N)	SP-1-T(N)	2	1(N)	11.5'	4'	-	-
F	19-4-161(N)	30'	30'(N)	15'(N)	MAS(N)	SV-1-T(N)	SP-1-T(N)	2	1(N)	10.5'	7.5'	41W(N)	Highland Springs Ave(N)
G	15TS(N)	30'	-	15'(N)	-	SV-1-T	SP-1-T(N)	4	2(N)	11'	4'	-	-
H	26-4-161	30'	40'(N)	15'	2-MAS(N)	SV-1-T	SP-2-T	4	2	10'	3'	41W(N)	Oak Valley Pkwy
I	PPB	3'10"	-	-	-	-	-	6	3	11'	3'	-	-
J	1A	10'	-	-	-	TV-2-T(N)	-	-	-	-1.5'	3'	-	-

EXACT POLE LOCATIONS DETERMINED BY FIELD ENGINEER; POTHOLE POLE FOUNDATIONS PRIOR TO ORDERING POLES. ALL EQUIPMENT IS EXISTING EXCEPT AS NOTED (N) = NEW



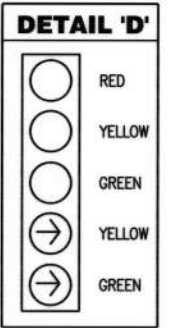
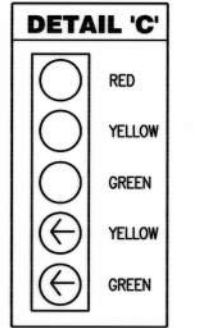
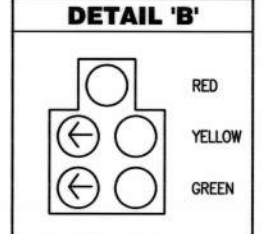
**SIGNAL STANDARD PLACEMENT DIMENSIONS AND EQUIPMENT LOCATIONS**



**CONDUCTOR SCHEDULE**

AWG SIZE OR CABLE TYPE	POLE OR CIRCUIT	CONDUIT SIZE AND RUN NUMBER								
		2"	3"	3.5"	4"	2-3"	2-4"	4"	3"	3"
12 CSC	POLE - A	1	2	3	4	5	6	7	8	9
	B	-	-	-	-	-	-	-	-	-
	C	-	-	-	-	-	-	-	-	-
	D	-	-	-	-	-	-	-	-	-
	E	-	-	-	-	-	-	-	-	-
	F	-	-	-	-	-	-	-	-	-
3 CSC	G	1	1	1	1	1	1	1	1	1
	H	1	1	1	1	1	1	1	1	1
	I	1	1	1	1	1	1	1	1	1
	J	1	1	1	1	1	1	1	1	1
TOTAL		1	2	3	4	5	6	7	8	9
#14	PHOTOELECTRIC UNIT	-	-	-	-	-	-	-	-	-
#12	I.L.S.N.S.	-	2	2	2	-	-	2	2	2
#10	LUMINAIRES	-	2	2	2	-	-	2	2	2
#8	GROUND	1	1	1	1	1	1	1	1	1
3M OPTICOM CABLE #138		-	1	1	2	2	4	2	1	1
VIDEO DETECTION		-	1	1	2	4	2	1	1	1
PERCENT FILL (%)		17	24	21	25	25	27	22	23	18

ALL CONDUCTORS AND CONDUITS SHALL BE NEW EXCEPT AS NOTED. (E) = EXISTING



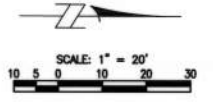
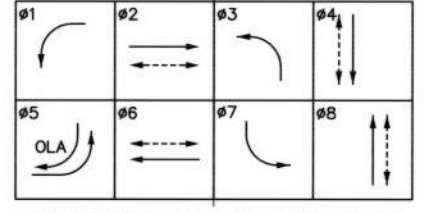
**CONSTRUCTION NOTES (THIS SHEET):**

- REMOVE AND SALVAGE EXISTING TYPE 170E CONTROLLER. FURNISH AND INSTALL TYPE 2070 CONTROLLER WITH BICYCLE DETECTION EQUIPMENT IN EXISTING TYPE 332L CABINET WITH EXISTING BATTERY BACKUP POWER SYSTEM PER THE CALTRANS STANDARD SPECIFICATIONS. CONTRACTOR TO PROVIDE ALL NECESSARY EQUIPMENT TO ACCOMMODATE OPERATION PER PHASE DIAGRAM.
- EXISTING TYPE DUAL METER TYPE III-CF SERVICE EQUIPMENT ENCLOSURE WITH ONE 50A-IP CIRCUIT BREAKER FOR METERED SIGNALS, ONE 30A-IP CIRCUIT BREAKER FOR METERED LIGHTING, AND ONE 30A-IP CIRCUIT BREAKERS FOR METERED I.L.S.N.S. PER CALTRANS STD. FURNISH AND INSTALL TYPE V PEC TO BE LOCATED ATOP TRAFFIC SIGNAL POLE "A" TO SERVICE CABINET AND ADD 3-#14 FROM SERVICE CABINET TO PEU.
- FURNISH AND INSTALL SIGN AS INDICATED ON THIS PLAN.
- REMOVE AND SALVAGE SIGN AS INDICATED ON THIS PLAN.
- FURNISH AND INSTALL VIDEO DETECTION CAMERA ON MAST ARM WITH 6' PELCO BRACKET.
- FURNISH AND INSTALL OPTICOM MODEL 722 OPTICAL DETECTORS ON MAST ARMS WITH MODEL 138 DETECTOR CABLES, AND INSTALL OPTICOM 764 DISCRIMINATOR MODULES IN CONTROLLER CABINET.

- CONTRACTOR TO REMOVE AND SALVAGE POLE TO CITY YARD. RESULTING VOID SHALL BE BACKFILLED WITH A 1-SACK SAND SLURRY OR TO 90% COMPACTION.
- CONTRACTOR TO REMOVE AND SALVAGE EXISTING MAST ARM TO CITY YARD.
- ABANDON. IF APPLIED TO CONDUIT, REMOVE CONDUCTORS.
- INSTALL CONDUIT INTO EXISTING PULL BOX.

- RELOCATE EQUIPMENT.
- EQUIPMENT OR MATERIAL TO BE REMOVED AND BECOME THE PROPERTY OF THE CONTRACTOR.

CITY OF BEAUMONT  
 REVIEWED BY: *[Signature]* DATE: 11.17.20  
 CITY ENGINEER: *[Signature]* DATE: *[Signature]*



Call before you Dig  
 811  
 1-800-227-2600

**REVISIONS**

NO.	DATE	DESCRIPTION

PLANS PREPARED BY:  
**RK engineering group, inc.**  
 4000 Westley Place, Suite 200  
 Newport Beach, CA 92660  
 P: 949-474-0009 F: 949-474-0002

SUBMITTED BY:  
*[Signature]*  
 ROBERT KAHN  
 RCE # 20285 EXP. 09-30-21

REGISTERED PROFESSIONAL ENGINEER  
 ROBERT KAHN  
 No. 020285  
 Exp. 09-30-21  
 CIVIL  
 STATE OF CALIFORNIA

STAGBODACH TOWN USA  
 ROAD DESIGN & CONSTRUCTION

**CITY OF BANNING**  
 RECOMMENDED FOR APPROVAL BY:  
*[Signature]* EXP. 12/31/19  
 DATE: 12/26/19  
 ARTURO VELA, RCE #75696  
 EXP. 6/30/20  
 PUBLIC WORKS DIRECTOR/CITY ENGINEER

CITY OF BANNING  
**TRAFFIC SIGNAL MODIFICATION PLAN**  
 HIGHLAND SPRINGS AVE & MEADOWLINE WAY/OAK VALLEY PARKWAY

W.D. No.  
 C.P. No.  
 PROJECT No.  
**SHEET 5 OF 7**

J:\Jobs\24871801-D -Bunnfield\_Arnett\15 - Oak Valley

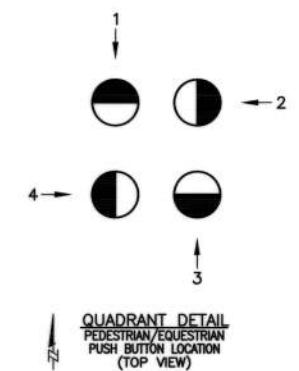
Printed By: ovr Date Plotted: 12/09/19 15 & Oak Valley.dwg Sheet: 5



**POLE AND EQUIPMENT SCHEDULE**

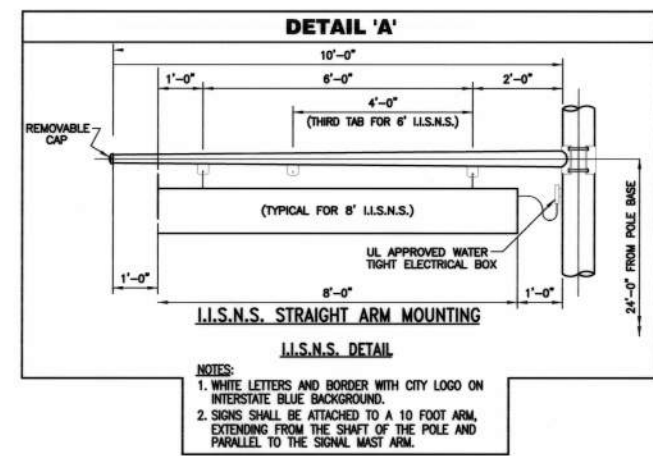
STANDARDS	VEH. SIGNAL MTG.		PED. SIG.	P.P.B.	POLE LOC.		L.E.D.	STANDARD MAST ARM MOUNTED I.L.S.N.S. (SEE DETAIL A) ▲	COMMENTS		
	TYPE	HEIGHT			SIGNAL M.A.	LUMIN. M.A.				QUAD	A
A	26-4-100	30'	45'	15'	2-MAS	SV-1-T	SP-1-T	4 2 10.8' 7'	41W	Apex St	F=17'
B	1A	10'	-	-	-	TV-1-T	SP-1-T	6 3 11' 5'	-	-	-
C	24-3-100	30'	35'	15'	MAS	SV-1-T	SP-1-T	6 3 10.7' 6'	41W	Wilson St	-
D	15TS	30'	-	15'	-	SV-1-T	SP-1-T	8 4 11' 5'	41W	-	-
E	24-4-100	30'	35'	15'	2-MAS	SV-1-T	SP-1-T	8 4 4' 5'	41W	Apex St	F=16'
F	1A	10'	-	-	-	TV-1-T	SP-1-T	2 1 6' 5.5'	-	-	-
G	PPB	3'10"	-	-	-	-	-	2 1 0' 5.5'	-	-	-
H	* 17-3-100	30'	20'	15'	MAS	SV-1-T	SP-1-T	- 2.9' 9.5'	41W	Wilson St	-
I	1A	10'	-	-	-	TV-1-T	SP-1-T	4 2 0' 5.5'	-	-	-

■ EXACT POLE LOCATIONS DETERMINED BY FIELD ENGINEER; POTHOLE POLE FOUNDATIONS PRIOR TO ORDERING POLES. ALL EQUIPMENT IS NEW.  
 ▲ ILSNS SHALL BE EDGE LIT LED  
 \* = INSTALL TYPE V PHOTOELECTRIC CONTROL UNIT ON TRAFFIC SIGNAL POLE



**CONSTRUCTION NOTES (THIS SHEET):**

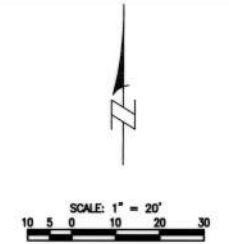
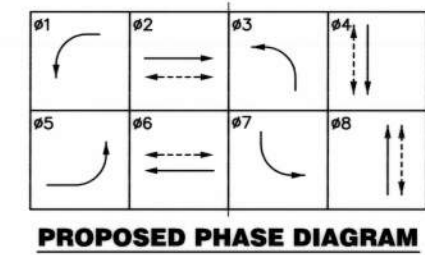
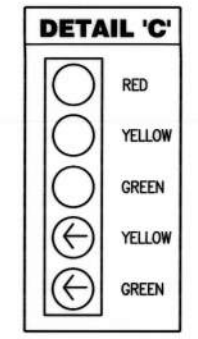
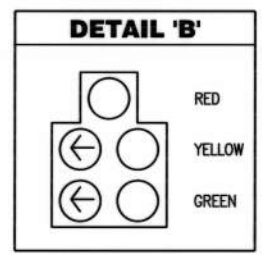
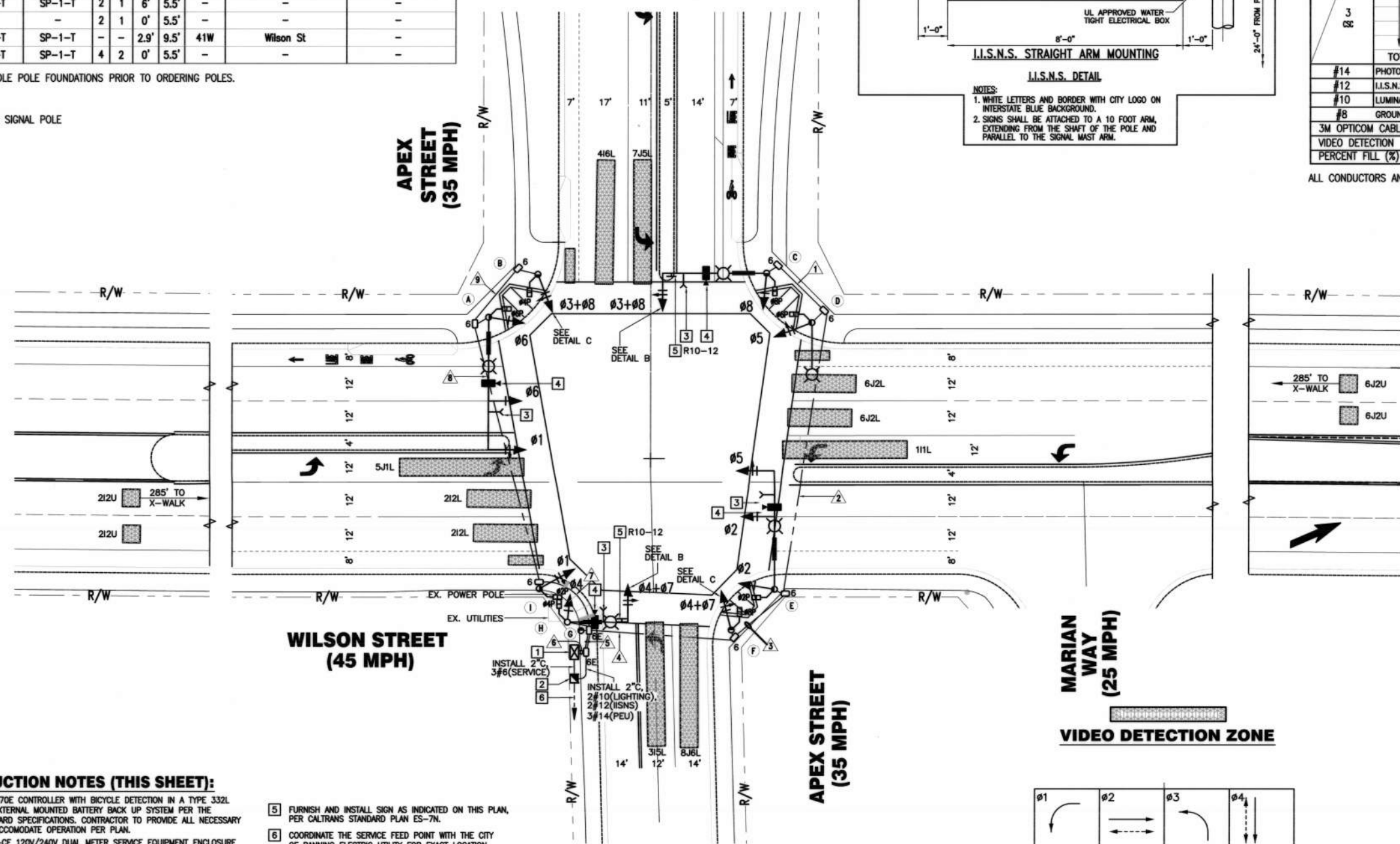
- INSTALL TYPE 2070E CONTROLLER WITH BICYCLE DETECTION IN A TYPE 332L CABINET, WITH EXTERNAL MOUNTED BATTERY BACK UP SYSTEM PER THE CALTRANS STANDARD SPECIFICATIONS. CONTRACTOR TO PROVIDE ALL NECESSARY EQUIPMENT TO ACCOMMODATE OPERATION PER PLAN.
- INSTALL TYPE III-CF 120V/240V DUAL METER SERVICE EQUIPMENT ENCLOSURE WITH ONE 50A-IP CIRCUIT BREAKER FOR METERED SIGNALS, ONE 30A-IP CIRCUIT BREAKER FOR METERED LIGHTING, AND ONE 30A-IP CIRCUIT BREAKERS FOR METERED I.L.S.N.S. PER CALTRANS STD. FURNISH AND INSTALL TYPE V PEC TO BE LOCATED ATOP TRAFFIC SIGNAL POLE "H" TO SERVICE CABINET AND ADD 3-#14 FROM SERVICE CABINET TO PEU.
- FURNISH AND INSTALL OPTICOM MODEL 722 OPTICAL DETECTORS ON MAST ARMS WITH MODEL 138 DETECTOR CABLES, AND INSTALL OPTICOM 764 DISCRIMINATOR MODULES IN CONTROLLER CABINET.
- FURNISH AND INSTALL VIDEO DETECTION CAMERA ON MAST ARM WITH 6' PELCO BRACKET.
- FURNISH AND INSTALL SIGN AS INDICATED ON THIS PLAN, PER CALTRANS STANDARD PLAN ES-7N.
- COORDINATE THE SERVICE FEED POINT WITH THE CITY OF BANNING ELECTRIC UTILITY FOR EXACT LOCATION OF TRANSFORMER OR VAULT TO BE USED AT (951) 922-3263.



**CONDUCTOR SCHEDULE**

AWG SIZE OR CABLE TYPE	POLE OR CIRCUIT	CONDUIT SIZE AND RUN NUMBER									
		3"	3"	4"	2-4"	2-4"	4"	3"	2"	2"	2"
12 CSC	POLE - A	1	2	3	4	5	6	7	8	9	10
	B	-	-	-	-	-	-	-	-	-	-
	C	1	1	1	1	1	1	1	1	1	1
	D	1	1	1	1	1	1	1	1	1	1
	E	1	1	1	1	1	1	1	1	1	1
	F	1	1	1	1	1	1	1	1	1	1
3 CSC	G	-	-	-	-	-	-	-	-	-	-
	H	-	-	-	-	-	-	-	-	-	-
	I	-	-	-	-	-	-	-	-	-	-
	TOTAL	1	2	3	4	5	6	7	8	9	10
#14	PHOTOELECTRIC UNIT	-	-	-	-	-	-	-	-	-	-
#12	I.L.S.N.S.	2	2	2	2	2	2	2	2	2	-
#10	LUMINAIRES	2	2	2	2	2	2	2	2	2	-
#8	GROUND	1	1	1	1	1	1	1	1	1	1
3M OPTICOM CABLE #138		1	1	2	2	4	4	4	1	1	-
VIDEO DETECTION		1	1	2	2	4	4	4	1	1	-
PERCENT FILL (%)		16	23	21	25	25	25	17	23	17	-

ALL CONDUCTORS AND CONDUITS ARE NEW



Call before you Dig Call 811 1-800-227-2800	<b>REVISIONS</b>	PLANS PREPARED BY: <b>RK engineering group, inc.</b> NEWPORT BEACH 4000 Newport Plaza, Suite 200 Newport Beach, CA 92660 P: 949.474.0000 F: 949.474.0002	SUBMITTED BY: ROBERT KAHN RCE# 20285 EXP. 09-30-21	CITY OF BANNING RECOMMENDED FOR APPROVAL BY: ARTURO VELA RCE #75995 PUBLIC WORKS DIRECTOR/CITY ENGINEER EXP. 5/30/20	CITY OF BANNING <b>TRAFFIC SIGNAL PLAN</b> WILSON STREET & APEX STREET	W.S. No. CP No. PROJECT No. <b>SHEET 6 OF 7</b>
	APRR DATE	DATE	DATE	DATE	DATE	DATE

**SPECIAL PROVISIONS TO STANDARD SPECIFICATIONS FOR TRAFFIC SIGNAL PROJECTS**

**A. DESCRIPTION:**

All new installations and modifications to traffic signals and highway lighting shall conform to the provisions in Section 86, "Signals and Lighting," of the State of California Department of Transportation (Caltrans) Standard Specifications and Standard Plans (latest version), the latest CA-MUTCD (California Manual on Uniform Traffic Control Devices), County of Riverside Ordinance 461 and these Special Provisions.

- Traffic signal work is to be performed at the following location:
- HIGHLAND SPRINGS AVENUE AT WILSON STREET
  - HIGHLAND SPRINGS AVENUE AT SUNDAUCE DRIVE
  - HIGHLAND SPRINGS AVENUE AT STARLIGHT AVENUE
  - HIGHLAND SPRINGS AVENUE AT OAK VALLEY PARKWAY
  - APEX STREET AT WILSON STREET

**B. EQUIPMENT LIST AND DRAWINGS:**

The controller cabinet schematic wiring diagram and intersection sketch shall be combined into one drawing so that when the cabinet door is fully open, the drawing is oriented with the intersection.

The Contractor shall furnish a maintenance manual for all controller units, auxiliary equipment and vehicle detector sensor units, control units and amplifiers. The maintenance manual and operation manual may be combined into one manual. The maintenance manual or combined maintenance and operation manual shall be submitted at the time the controllers are delivered for testing or, if ordered by the Engineer, previous to purchase. The maintenance manual shall include, but need not be limited to, the following items:

- (a) Specifications
- (b) Design characteristics
- (c) General operation theory
- (d) Function of all controls
- (e) Troubleshooting procedure (diagnostic routine)
- (f) Block circuit diagram
- (g) Geographical layout of components
- (h) Schematic diagrams
- (i) List of replaceable component parts with stock numbers

The Contractor is required to submit to the Engineer "as-built" prints prior to the City's occupying the installations. The prints shall indicate in red all deviations from the contract plans, such as location of poles, pull boxes and runs, depths of conduit, number of conductors and other appurtenant work for future reference.

The Contractor shall also furnish cabinet inventory sheets. These sheets shall include serial and model numbers of all equipment contained in the cabinet.

The Contractor shall create the initial signal settings and timings for the proposed traffic signal controller operation. A copy of the timing sheet shall be submitted to the City Engineer for approval prior to installation.

**C. FOUNDATIONS:**

Portland cement concrete shall contain not less than 470 pounds of cement per cubic yard, except concrete for reinforced pile foundations, which shall contain not less than 564 pounds of cement per cubic yard.

**D. STANDARDS, STEEL PEDESTALS AND POSTS:**

Where the Standard Plans refer to the side tenon detail at the end of the signal mast arm, the applicable tip tenon detail may be substituted.

The traffic signal poles shall not be installed prior to the installation of the traffic signal controller.

The signs and sign mounting hardware as shown on Detail "U" of Standard Plan ES-7N shall be installed at the locations shown on the plans.

**E. CONDUIT:**

Metallic type conduit shall not be used.

Conduits shall be Type 3, Schedule 80 Polyvinyl Chloride (PVC).

Conduits shall be installed via jacking or drilling per Section 86-2.05C, "Installation," of the Standard Specifications.

After conductors have been installed, the ends of conduits terminating in pull boxes and controller cabinets shall be sealed with an approved type of sealing compound.

All conduit shall be 2", unless otherwise noted.

**F. PULL BOXES:**

Recesses for suspension of ballast will not be required.

All pull boxes shall be #5, unless otherwise noted.

Pull boxes installed in unimproved area shall be marked with a Type L marker and be traffic bearing.

**G. LUMINAIRES:**

Luminaires shall be L.E.D. with type-III distribution.

**H. L.E.D. DRIVER:**

L.E.D. driver for luminaires shall be mounted within luminaire housing.

**I. CONDUCTORS AND WIRING:**

Splices shall be insulated by "Method B."

**J. BONDING AND GROUTING:**

Grounding jumper shall be attached by a 3/16 inch or larger brass bolt in the signal standard or controller pedestal and shall be run to the conduit, ground rod or bonding wire in adjacent pull box.

Grounding jumper shall be visible after cap has been poured on foundation.

Equipment grounding conductors will not be required in conduit containing loop lead-in cables only.

**K. SERVICE:**

The twelfth paragraph in Section 86-2.11, "Service," of the Standard Specifications is amended to read:

"The Contractor will arrange with the serving utility to complete service connections for both temporary and permanent installations. The Contractor shall pay all costs and fees required by the utility. The City will provide Contractor with address for service cabinet."

Conduit runs between service locations and electrical circuits shall not be placed until the service locations have been verified by the serving utility.

**L. VEHICLE SIGNAL FACES AND SIGNAL HEADS:**

All lamps for traffic signal units shall be furnished by the Contractor and must conform to the latest Caltrans signal lamp specifications. Lenses shall be Light Emitting Diode (LED), unless otherwise noted.

Signal section housings shall be metal type.

All vehicle indications shall be 12" diameter and shall have back plates, unless otherwise noted.

**M. PEDESTRIAN SIGNALS:**

Pedestrian Signal Mounting Assemblies and Pedestrian Signal Housings shall be made from the same manufacturer and the section assemblies shall be uniform in appearance and alignment.

Pedestrian signals shall be provided with a polycarbonate egg crate or Z-crate screen.

Pedestrian signals shall be equipped with light emitting diode countdown pedestrian module.

**N. DETECTION:**

**VIDEO DETECTION**

ITERS VersaCam video detection camera shall be used per this project.

Detection camera shall be installed on mast arm.

**O. BATTERY BACK-UP SYSTEM:**

The Battery Back-Up System BBS to be installed shall be consistent with the Riverside County specifications for battery back-up systems, dated February 26, 2008.

This specification establishes the minimum requirements for a complete emergency battery back-up system (BBS) for use with Light Emitting Diode (LED) Traffic Signal Modules. The BBS shall include but, not be limited to the following: inverter/charger, power transfer relay, batteries, a separate manually operated non-electronic bypass switch (See Figure 1 - BBS Block Diagram) and all necessary hardware and interconnect wiring. The BBS shall provide reliable emergency power to a traffic signal system (Vehicle and Pedestrian Traffic) in the event of a power failure or interruption.

The BBS shall be capable of providing power for full run-time operation for an "LED-only" intersection (all colors: red, yellow, green and pedestrian heads) or flashing mode operation for an intersection using Red LEDs.

The BBS shall be designed for outdoor applications, in accordance with the Transportation Electrical Equipment Specifications (TEES), dated August 16, 2002, Chapter 1, Section 8 requirements.

The BBS shall be listed on the Caltrans Acceptable Brands List (ABL). The BBS for traffic signal shall have been installed and operational for a period of one year at an intersection in the United States.

Unless specified otherwise, the Battery Backup System Batteries shall be external to the controller cabinet, as specified under Section 2.3 "External Battery Cabinet Option" herein.

**P. INTERNALLY ILLUMINATED STREET NAME SIGNS:**

Internally Illuminated Street Name Signs (I.I.S.N.S.) shall be double-faced Edge-Lit L.E.D. with photo-electric control.

Sign legends shall be translucent white on blue with 12-inch upper case and 9-inch lower case letters. Minimum copy size for the legend shall be Series C with Series D or E being used whenever message length permits.

Details of color, style, borders and spacing shall conform to the standard established by the County of Riverside.

"Periods" shall not be used on abbreviations. Full-size layouts for each legend shall be submitted to the Engineer for approval prior to fabrication.

The sign fixture shall be designed and constructed to prevent deformation or failure when subjected to 100 mph wind loads, as set forth in the ASHTO publication, Standard Specifications for Structural Supports of Highway Signs, Luminaires, and Traffic Signals, and amendments thereto. The sign panels shall not deform or warp under a 100 mph wind loading. A certificate of Compliance conforming to the provisions in Section 6-1.07, Certificates of Compliance, shall be submitted by the manufacturer with each lot of internally illuminated street name signs.

The signs shall be attached to a 10-foot arm extending from shaft of the pole above and parallel to the signal mast arm. Each 10-foot arm shall have 3 mounting tabs welded to it. The tabs shall be spaced to allow installation of either an eight foot or ten foot sign. A set bolt shall be used to assure the mast arm will not change position after it is installed and aligned.

The mounting assembly shall be designed and constructed to prevent failure when subjected to 100 mph wind loads, as set forth in the ASHTO publication, Standard Specifications for Structural Supports of Highway Signs, Luminaires, and Traffic Signals, and amendments thereto.

**Q. EMERGENCY VEHICLE PRE-EMPTION:**

The pre-emption system shall be able to identify certain designated vehicles as high priority (emergency types such as fire, police, etc.) and low priority (trunk types) via a transmitted optical signal and process for activation of the appropriate phase green or hold a displayed phase green. Pre-set codes in the systems processor (phase selector) shall recognize each vehicle's priority and its class (fire, bus, etc.). The system shall operate on a first come, first served basis except that high priority vehicles shall take precedence over low priority vehicles.

A complete intersection vehicle pre-emption system shall be installed at the intersections as indicated on the contract plan(s) and shall consist of optical detectors (signal receivers) mounted on the indicated signal pole's mast arm (the exact position to be determined in the field); an encoded phase selector within the controller cabinet to activate the phase green; and all cabinet and field wiring to provide an operating system.

The optical detector shall be housed in a weather proof high impact non-corrosive fabricated material; mounting hardware shall also be non-corrosive. Solid detector shall incorporate a built-in terminal strip for wire connections.

The optical detector shall have an adjustable responsive range up to 2,500 feet from a discrete optical light source; said discrete light source shall be identified for the proper pre-emption. Operating ambient temperature range shall be -30C to +60C. To achieve optimum operation, the appropriate detector to receive the required optical inputs and electrical outputs (to phase selector) shall be as recommended by the manufacturer.

The phase selector unit provided shall be for either the Model 170E controller or a N.E.M.A. controller as indicated on the plan(s). Installation shall not cause cabinet modification or disrupt normal traffic signal operation unless a valid transmission is received from an optical detector. The phase selector shall be a two channel device and provide the following functions and features:

- FUNCTIONS**
- Only one priority control output (phase green) shall be active at a time.
  - High priority signals shall override low priority signals in the same channel or from channel to channel.
  - The unit shall have three (3) levels of discriminating the signal.
  - All valid signals shall be logged and stored in non-volatile memory; data shall be maintained when power is removed. The following information shall be stored:
    - (a) Class
    - (b) Code
    - (c) Priority
    - (d) Direction
    - (e) Call duration
    - (f) Final greens at end of call
    - (g) Duration of final greens displayed
    - (h) Time call ended (red time)
    - (i) If vehicle passed through intersection

- FEATURES**
- A port (RS 232 interface) for remote communication via modem.
  - A test switch for each channel.
  - A pilot light and call status indicator lights.
  - Error diagnostic capabilities.

The detector cable shall be a shielded, 3-conductor 20 gage cable with a drain wire and shall conform to the detector and selector manufacturer's recommendation.

**R. MODEL 2070E CONTROLLER ASSEMBLIES:**

The controller unit, Model 2070E, and its cabinet, Model 332L, shall be in accordance with the provisions of Section No. 86 "Signals, Lighting and Electrical Systems" of the latest edition of the State of California Standard Specifications and these Special Provisions.

Furnishing and installing the required controller assemblies shall be in accordance with the current edition of the State of California Standard Plans, Standard Specifications, the construction plans and the special provisions and these equipment specifications.

All Model 2070E controllers supplied shall have dual Asynchronous Communications Interface Adaptor (ACIA) capability. Dual ACIA's shall be integral to the controller unit. Horizontal printed-circuit board controllers will not be accepted.

The complete control system, including the Model 332L cabinet, shall conform to current State of California, Business and Transportation Agency, Department of Transportation, "Transportation Electrical Equipment Specifications" (TEES) and "Traffic Signal Control Equipment Specifications" (TSCES), including issued addenda.

The above referenced document is available from the State of California, Department of Transportation, Sacramento, for a fee.

The cabinet features shall include push-buttons for manual actuation of all vehicular and pedestrian phases. The buttons shall be rack-mounted. The cabinet shall also be provided with a fluorescent lamp for interior lighting and a pull out drawer assembly. Door lock shall be Corbin No. 2.

An aluminum shelf with integral compartment shall be provided as the next unit installed below the 2070E Local Controller, on all 332L Cabinets. The storage compartment shall have telescoping drawer guides for full extension. The compartment top shall have a non-slip plastic laminate permanently attached. The non-slip laminate SHALL NOT be attached with silicon adhesive.

Each Type 2070 controller assembly consisting of a Model 2070E controller unit shall be furnished with completely wired Model 332L Controller cabinet, Model 222 inductive loop detector sensor units, Model 242 Isolators, and Model 210 ECL or equivalent conflict monitor. Conflict monitor shall be capable of monitoring green, amber and red indications. 6A 1220 Baud Internal Modem, Model 204 flasher, units, and other equipment required to provide a complete control system shall be furnished. The Model 332 cabinet shall incorporate a Power Distribution Assembly No. 2 (PDA2L) power distribution assembly. Program 2033 software shall be furnished and installed in each controller unit supplied.

A twelve position interconnect terminal strip shall be provided for termination of the interconnect cable for communication lines.

One C2P modem interconnect harness with a six foot cable shall be wired to the interconnect terminal strip. (Local intersection controller to interconnect terminal strip).

In the cabinet in which the Field Master is installed, an additional C2P modem interconnect harness with a six foot cable shall be wired to the interconnect terminal strip (Field Master controller to interconnect terminal strip). An additional Model 400 modem shall be furnished for the Field Master controller.

Load switch wiring circuits shall each be contained in a replacement module (cube type) sealed in epoxy and rated at 15 amperes load (25 amperes triac). Pin 11 on all load switch sockets shall be wired to AC. Output indicators shall be installed on all load switches.

All load switch sockets shall have individual wire terminals; printed circuit boards will not be allowed.

The switching circuit for the flasher unit shall be contained in a replacement module (cube type) sealed in epoxy. The unit shall be rated for 15 amperes load (25 amperes triac).

The Model 332L cabinet shall be equipped with a thermostatically controlled electric fan with ball or roller bearings. A capacity rating of at least 100 cubic feet per minute is required.

Cabinet finish (interior and exterior) shall be anodic coating.

Two (2) complete manuals and four (4) complete cabinet wiring diagrams for each furnished controller assembly shall be supplied in accordance with the above referenced April of 1978 Specifications. The cabinet wiring diagram shall include a reduced schematic drawing (max. 5.5"x5.5") of the project intersection, which shall include the following information, at a minimum:

1. Basic intersection geometry, including marked lanes and crosswalks, north arrow and street names.
2. Poles.
3. Traffic signal heads with phase designations.
4. Pedestrian signal heads with phase designations.
5. Loop detectors with input file designations.


The Model 2070E controller and controller cabinet shall be manufactured and furnished by the same manufacturer, and shall form a complete functional controller system capable of providing the traffic signal operation specified. All traffic control equipment to be furnished shall be currently acceptable to CALTRANS, Laboratory, Sacramento, CA, and shall currently be listed on the Department of Transportation Quality Production List (QPL).

The supplier shall perform operational and functional testing of the supplied controller assemblies and additional supplied equipment in accordance with the specifications of the State of California Department of Transportation.

Sold tests shall be performed in accordance with current State of California Department of Transportation guidelines; and a Certificate of Compliance shall be issued for each successfully tested controller assembly and additional supplied equipment.

The requirement for the operational and functional testing of the equipment shall be considered as included in the lump sum price paid for traffic signal and lighting, and no additional compensation shall be allowed therefore.

Furnishing, transporting, installing and wiring of traffic signal controller assemblies, including labor, equipment, materials and incidentals, shall be considered as included in the lump sum price paid for traffic signal and lighting, and no additional compensation shall be allowed therefore.

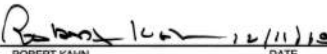
CITY OF BEAUMONT  
 REVIEW BY: *1.08.19 NVS 1.17.20*  
  
 DATE

Call before you Dig  
 811  
 1-800-227-2800

**REVISIONS**

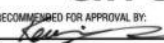

NO.	DATE	DESCRIPTION

PLANS PREPARED BY:  
  
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SUBMITTED BY:  
  
 ROBERT KAHN  
 REC# 2025 EXP. 09-30-21

REGISTERED PROFESSIONAL ENGINEER  
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 No. 020285  
 Exp. 09-30-21  
 CIVIL  
 STATE OF CALIFORNIA

STAGBOACH TOWN USA  
 ROAD DESIGN & CONSTRUCTION SERVICES

CITY OF BANNING  
 RECOMMENDED FOR APPROVAL BY:  
  
 EXP. 12/31/19  
  
 ARTURO VELA, REC #75696  
 EXP. 6/30/20  
 PUBLIC WORKS DIRECTOR/CITY ENGINEER

CITY OF BANNING  
**SPECIAL PROVISIONS**  
 SHEET 7 OF 7

W.O. No.
DP No.
PROJECT No.
SHEET 7 OF 7



**CITY OF BANNING GENERAL NOTES:**

- ALL WORK SHALL BE IN ACCORDANCE WITH THESE PLANS, THE CITY OF BANNING STANDARD PLANS, THE CONTRACT PROVISIONS AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION ("GREENBOOK"). ALL REFERENCE SPECIFICATIONS AND STANDARDS SHALL BE THE LATEST EDITION UNLESS OTHERWISE NOTED.
- WHEN A TECHNICAL CONFLICT IS FOUND TO EXIST IN THE CONTRACT DOCUMENTS THAT CANNOT BE RESOLVED BY REFERENCE TO PRECEDENCE PROVISIONS IN THE "GREENBOOK" THE CONTRACTORS SHALL IMMEDIATELY REPORT SAID CONFLICT TO THE CITY ENGINEERS FOR RESOLUTION.
- ALL MATERIALS AND METHODS ARE SUBJECT TO THE APPROVAL OF THE CITY ENGINEER.
- CONSTRUCTION PERMITS SHALL BE OBTAINED FROM THE CITY OF BANNING, ENGINEERING DEPARTMENT, PRIOR TO THE START OF ANY WORK. INSPECTION COORDINATION SHALL BE REQUESTED AT LEAST TWO WORKING DAYS PRIOR TO THE START OF ANY WORK IN PUBLIC RIGHT-OF-WAY WITHIN THE CITY LIMITS. CALL (951) 922-3130 FOR AN INSPECTION REQUEST.
- THE CONTRACTOR SHALL CONFORM TO ALL CURRENT EDITION OF CA MUTCD TRAFFIC CONTROL POLICIES, METHODS AND PROCEDURES DESCRIBED IN STATE OF CALIFORNIA MANUAL OF TRAFFIC CONTROLS, LATEST NON-METRIC EDITION UNLESS OTHERWISE DIRECTED BY THE CITY ENGINEER.
- IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO MAINTAIN BARRICADES, DELINEATORS OR OTHER TRAFFIC CONTROL DEVICES AT ALL TIMES.
- THE CONTRACTORS SHALL OBTAIN A PERMIT TO PERFORM EXCAVATION OR TRENCH WORK FOR TRENCHES FIVE (5) FEET OR GREATER IN DEPTH FROM THE CALIFORNIA STATE DIVISION OF INDUSTRIAL SAFETY.
- THE WALLS AND FACES OF ALL EXCAVATIONS GREATER THAN FIVE (5) FEET IN DEPTH SHALL BE GUARDED BY SHORING, SLOPING OF THE GROUND OR OTHER APPROVED MEANS PURSUANT TO THE REQUIREMENTS OF THE DIVISION OF INDUSTRIAL SAFETY OF THE STATE OF CALIFORNIA. TRENCHES LESS THAN FIVE (5) FEET SHALL ALSO BE GUARDED WHEN THE POTENTIAL EXISTS FOR GROUND MOVEMENT.
- NO MATERIAL OR EQUIPMENT SHALL BE STORED IN THE PUBLIC RIGHT-OF-WAY WITHOUT OBTAINING A SEPARATE PERMIT FOR THAT PURPOSE.
- THE LOCATIONS OF UTILITIES SHOWN HAVE BEEN DETERMINED FROM AVAILABLE INFORMATION; HOWEVER, IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO DETERMINE, IN THE FIELD, THE TRUE LOCATION AND ELEVATION OF ANY EXISTING UTILITIES, AND TO EXERCISE PROPER PRECAUTION TO AVOID DAMAGE THEREO. THE CONTRACTOR SHALL CONTACT UNDERGROUND SERVICE ALERT AT 1-800-277-2600 TWO WORKING DAYS BEFORE EXCAVATION.
- THE CONTRACTOR SHALL COORDINATE CONSTRUCTION WITH ALL UTILITY COMPANIES INCLUDING, BUT NOT LIMITED TO, GAS, TELEPHONE, ELECTRIC, CABLE TELEVISION, LANDSCAPING, LANDSCAPE IRRIGATION, DOMESTIC WATER, RECLAIMED WATER, SEWER, STORM DRAIN, FLOOD CONTROL AND CALTRANS. ALL UTILITY COMPANIES SHALL BE GIVEN TWO WORKING DAYS' NOTICE PRIOR TO WORK AROUND THEIR FACILITIES.
- THE CONTRACTOR SHALL NOT OPERATE ANY FIRE HYDRANT OR WATER MAIN VALVES WITHOUT APPROPRIATE AGENCY AUTHORIZATION. CONTRACTOR SHALL COORDINATE WITH THE WATER DEPARTMENT, CITY OF BANNING, FOR VALVE OPERATION AND WATER REQUIREMENTS.
- CURVE DATA REFERS TO THE FACE OF CURB, UNLESS OTHERWISE NOTED.
- STATIONING REFERS TO THE CENTERLINE OF STREETS EXCEPT WHERE OTHERWISE NOTED.
- ADEQUATE CONSTRUCTION CONTROL STAKES SHALL BE SET BY THE ENGINEER TO ENABLE THE CONTRACTOR TO CONSTRUCT THE WORK TO THE PLAN GRADE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PRESERVATION OF BENCHMARKS AND CONSTRUCTION CONTROL STAKING DURING CONSTRUCTION.
- THE CONTRACTOR SHALL NOT DISTURB EXISTING SURVEY MONUMENTS, MONUMENT TIES OR BENCHMARKS WITHOUT PRIOR NOTIFICATION TO THE CITY ENGINEER.
- REMOVAL AND REPLACEMENT OF EXISTING SURVEY CONTROL, INCLUDING SURVEY MONUMENTS, MONUMENT TIES AND BENCHMARKS, SHALL BE DONE BY A REGISTERED CIVIL ENGINEER OR LICENSED LAND SURVEYOR. SURVEY MONUMENTS THAT WILL BE DESTROYED AS A RESULT OF THIS CONSTRUCTION SHALL BE REPLACED. THE CONTRACTOR SHALL NOTIFY THE ENGINEER ONE WEEK PRIOR TO CONSTRUCTION SO THAT TIES TO MONUMENTS CAN BE ESTABLISHED FOR LATER REPLACEMENT OF THE MONUMENT.
- THE CONTRACTOR SHALL MAINTAIN ACCESS FOR LOCAL RESIDENTS AND BUSINESSES AT ALL TIMES. A MINIMUM TWELVE (12) FOOT LANE SHALL BE MAINTAINED AT ALL TIMES IN THE CONSTRUCTION AREA FOR RESIDENTS AND EMERGENCY VEHICLES.
- THE CONTRACTOR SHALL PROVIDE AND MAINTAIN AN EFFECTIVE MEANS OF DUST CONTROL, INCLUDING ADEQUATE WATERING, AT ALL TIMES.
- ALL GRADING OPERATIONS SHALL BE DISCONTINUED WHEN SUSTAINED WIND VELOCITIES EXCEED 25 MILES PER HOUR.
- THE CONTRACTOR SHALL NOT CAUSE ANY EXCAVATED MATERIAL, MUD, SILT, OR DEBRIS TO BE DEPOSITED ONTO PUBLIC OR PRIVATE PROPERTY ADJACENT TO THE RIGHT-OF-WAY DURING CONSTRUCTION WITHOUT PRIOR WRITTEN APPROVAL.
- NO TRENCH BACKFILL SHALL TAKE PLACE WITHOUT PRIOR APPROVAL OF THE CITY INSPECTOR.
- A GEOTECHNICAL ENGINEER SHALL CERTIFY ALL BACKFILL COMPACTION; FAILURE TO OBTAIN THE REQUIRED DENSITY SHALL REQUIRE REWORKING OF THAT PORTION OF THE WORK UNTIL THE SPECIFIED DENSITY IS OBTAINED.
- CARE SHOULD BE TAKEN TO PREVENT GRADES, DITCHES, AND SWALES FROM UNDERMINING STREET IMPROVEMENTS. UPON INSPECTION OF THE SITE, THE CITY ENGINEER MAY REQUIRE TEMPORARY NON-ERODIBLE SWALES ENTERING OR LEAVING IMPROVEMENTS.
- THE FINAL LOCATION AND WIDTH OF DRIVEWAY APPROACH APRONS SHALL BE APPROVED AT THE TIME OF CONSTRUCTION AND SHALL CONFORM TO THE CITY OF BANNING STANDARD DETAILS.
- ALL EXPOSED CONCRETE SURFACES SHALL CONFORM IN GRADE, COLOR AND FINISH TO MATCH EXISTING CONCRETE.
- THE CONTRACTOR SHALL STAMP AN "S" IN THE FACE OF THE CURB AT THE LOCATION OF THE SEWER LATERAL. NO CONCRETE SHALL BE PLACED UNTIL THE FORMS AND REINFORCING STEEL HAVE BEEN PLACED, INSPECTED AND APPROVED.
- ALL UNDERGROUND UTILITIES SHALL BE INSTALLED, TESTED AND APPROVED PRIOR TO PAVING OF STREETS. PAVEMENT STRUCTURAL SECTIONS SHOWN ARE MINIMUM AND SUBJECT TO REVISION AND APPROVAL OF THE CITY ENGINEER AS DETERMINED BY SOILS TESTS TAKEN AFTER COMPLETION OF ROUGH GRADING AND IN CONSIDERATION OF THE APPROPRIATE R-VALUE.
- ACTUAL THICKNESS OF A.C. PAVEMENT AND/OR BASE COURSE MATERIAL FOR STRUCTURAL STREET SECTIONS SHALL BE RECOMMENDED BY A GEOTECHNICAL REPORT AND SUBMITTED TO THE CITY OF BANNING FOR APPROVAL UPON COMPLETION OF ROUGH GRADING.
- ALL MANHOLES, CLEANOUT FRAMES, COVERS AND VALVE BOXES SHALL BE RAISED TO FINISHED GRADE BY THE PAVING CONTRACTOR UPON COMPLETION OF PAVING AND PER THE CITY OF BANNING'S REQUIREMENTS.
- UPON COMPLETION OF CONSTRUCTION, CONTRACTOR SHALL RESTORE ALL SIGNING, STRIPING, BARRICADES, AND OTHER TRAFFIC CONTROL DEVICES TO THE SATISFACTION OF THE CITY ENGINEER.
- CONTRACTOR SHALL RELOCATE AND/OR REPLACE LANDSCAPING, SPRINKLERS AND SIDEWALKS AFFECTED BY THE CONSTRUCTION TO THE SATISFACTION OF THE CITY ENGINEER.
- AS-BUILT DRAWINGS SHALL BE PROVIDED BY THE CONTRACTOR TO THE ENGINEER OF RECORD, WHO SHALL PROVIDE RECORD DRAWINGS TO THE CITY ENGINEER.
- IF AND WHEN TRAFFIC LOOP DETECTORS ARE DISTURBED, THEY SHALL BE REPLACED AS SOON AS POSSIBLE, PER THE CITY ENGINEER'S DIRECTION.
- STREET NAME AND DIRECTIONAL SIGNS SHALL MEET ALL CA MUTCD AND CITY REQUIREMENTS.

# IN THE CITY OF BANNING, STATE OF CALIFORNIA TRACT NO. 37298-1, ATWELL TRAFFIC SIGNAL INSTALLATION AND MODIFICATION PLANS

**CITY OF BEAUMONT GENERAL NOTES:**

- THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE CLEARING OF THE PROPOSED WORK AREA AND RELOCATION COSTS OF ALL EXISTING UTILITIES. THIS INCLUDES UNDERGROUNDING OF EXISTING OVERHEAD LINES ALONG THE PROJECT FRONTAGE AS REQUIRED BY THE CONDITIONS OF APPROVAL. PERMITTEE MUST INFORM CITY OF CONSTRUCTION SCHEDULE AT LEAST 48 HOURS PRIOR TO BEGINNING OF CONSTRUCTION AT (951) 769-8520.
- ALL WORK SHALL CONFORM TO THE REQUIREMENTS OF THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, GREENBOOK, LATEST EDITION AND THE RIVERSIDE COUNTY TRANSPORTATION DEPARTMENT IMPROVEMENT STANDARDS AND SPECIFICATIONS, "LATEST EDITION," COUNTY ORDINANCE NO. 461 AND SUBSEQUENT AMENDMENTS.
- ALL UNDERGROUND FACILITIES, WITH LATERALS, SHALL BE IN PLACE PRIOR TO PAVING THE STREET SECTION INCLUDING, BUT NOT LIMITED TO, THE FOLLOWING: SEWER, WATER, ELECTRIC, GAS AND STORM DRAIN.
- IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR OR DEVELOPER TO INSTALL AND MAINTAIN ALL CONSTRUCTION, REGULATORY, GUIDE AND WARNING SIGNS WITHIN THE PROJECT LIMITS AND ITS SURROUNDINGS TO PROVIDE SAFE PASSAGE FOR THE TRAVELING PUBLIC AND WORKERS UNTIL THE FINAL COMPLETION AND ACCEPTANCE OF THE PROJECT BY THE CITY. A TRAFFIC CONTROL PLAN MUST BE SUBMITTED WITH APPROVED STREET PLAN FOR REVIEW TO THE PERMITS SECTION OR INSPECTION SECTION (FOR MAP CASES) PRIOR TO OBTAINING AN ENCROACHMENT PERMIT.
- ANY PRIVATE DRAINAGE FACILITIES SHOWN ON THESE PLANS ARE FOR INFORMATION ONLY. BY SIGNING THESE IMPROVEMENT PLANS, NO REVIEW OR APPROVAL OF THESE PRIVATE FACILITIES ARE IMPLIED OR INTENDED BY CITY OF BEAUMONT PUBLIC WORKS DEPT.
- THE DEVELOPER WILL INSTALL STREET NAME SIGNS CONFORMING TO R.C.T.D. STANDARD NO. 816.
- ALL STREET SECTIONS ARE TENTATIVE. ADDITIONAL SOIL TESTS SHALL BE TAKEN AFTER ROUGH GRADING TO DETERMINE THE EXACT STREET SECTION REQUIREMENTS. USE R.C.T.D. STANDARD NO. 401 IF EXPANSIVE SOILS ARE ENCOUNTERED.
- IT SHALL BE THE RESPONSIBILITY OF THE DEVELOPER TO NOTIFY THE ENGINEER TO INSTALL STREET CENTERLINE MONUMENTS AS REQUIRED BY RIVERSIDE COUNTY ORDINANCE NO. 461. IF CONSTRUCTION CENTERLINE DIFFERS, PROVIDE A TIE TO EXISTING CENTERLINE OF RIGHT-OF-WAY. PRIOR TO ROAD CONSTRUCTION, SURVEY MONUMENTS INCLUDING CENTERLINE MONUMENTS, THE POINTS, PROPERTY CORNERS AND BENCH MARKS SHALL BE REFERENCED OUT AND CORNER RECORDS FILED WITH THE COUNTY SURVEYOR PURSUANT TO SECTION 8771 OF THE BUSINESS & PROFESSIONAL CODE. SURVEY POINTS DESTROYED DURING CONSTRUCTION SHALL BE RESET, AND A SECOND CORNER RECORD FILED FOR THOSE POINTS PRIOR TO COMPLETION AND ACCEPTANCE OF THE IMPROVEMENTS.
- ASPHALTIC EMULSION (FOG SEAL) SHALL BE APPLIED NOT LESS THAN FOURTEEN DAYS FOLLOWING PLACEMENT OF THE ASPHALT SURFACING, FOG SEAL AND PAINT BINDER SHALL BE APPLIED AT A RATE OF 0.05 AND 0.03 GALLON PER SQUARE YARD RESPECTIVELY. ASPHALTIC EMULSION SHALL CONFORM TO SECTIONS 37, 39 AND 94 OF THE STATE STANDARD SPECIFICATIONS.
- PRIME COAT IS REQUIRED PRIOR TO PAVING ALL GRADES IN EXCESS OF TEN PERCENT.
- CONSTRUCTION PROJECTS DISTURBING MORE THAN ONE ACRE MUST OBTAIN A NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES PERMIT). OWNERS/DEVELOPERS ARE REQUIRED TO FILE A NOTICE OF INTENT (NOI) WITH THE STATE WATER RESOURCES CONTROL BOARD (SWRCB), PREPARE A STORM WATER POLLUTION PREVENTION PLAN (SWPPP) AND MONITORING PLAN FOR THE SITE.
- THE DEVELOPER SHALL BE RESPONSIBLE FOR THE INSTALLATION OF ADDITIONAL SIGNS AND MARKINGS NOT INCLUDED IN THE SIGNING AND STRIPING PLAN WITHIN THE PROJECT AREAS, OR ON ROADWAYS ADJACENT TO THE PROJECT BOUNDARIES, UPON THE REQUEST OF THE DIRECTOR OF PUBLIC WORKS OR HIS DESIGNEE TO IMPROVE TRAFFIC SAFETY ON THE ROADS UNDER THE JURISDICTION OF THE DEVELOPER.
- IT SHALL BE THE RESPONSIBILITY OF THE DEVELOPER/CONTRACTOR TO APPLY TO THE RIVERSIDE COUNTY FLOOD CONTROL (RCFC) FOR PERMITS WHEN ANY STORM DRAIN PIPE NEEDS TO BE CONNECTED WITH A RCFC FACILITY AND ADD PERMITEE # \_\_\_\_\_ ON THE PLAN.
- IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR OR DEVELOPER TO APPLY TO THE CALIFORNIA DEPARTMENT OF TRANSPORTATION (CALTRANS) FOR AN ENCROACHMENT PERMIT FOR ALL WORK PERFORMED WITHIN STATE RIGHT-OF-WAY.
- CURB DEPRESSIONS AND DRIVEWAY APPROACHES WILL BE INSTALLED AND CONSTRUCTED ACCORDING TO COUNTY STANDARDS NO. 206 AND/OR 207, AS DIRECTED IN THE FIELD.
- STREET LIGHTS SHALL BE INSTALLED IN ACCORDANCE WITH THE APPROVED STREET LIGHTING PLAN PER CITY OF BEAUMONT'S APPROVED STREET LIGHTING SPECIFICATIONS.
- FOR ALL DRIVEWAY RECONSTRUCTION BEYOND RIGHT-OF-WAY, PROOF OF DRIVEWAY OWNER NOTIFICATION IS REQUIRED PRIOR TO CONSTRUCTION.
- INSTALL STREET TREES IN ACCORDANCE WITH ORDINANCE 461 AND THE COMPREHENSIVE LANDSCAPING GUIDELINES (CHOOSE THREE SPECIES AND NAME THEM HERE).
- THE DEVELOPER SHALL HAVE GEOTECHNICAL/SOILS ENGINEERING FIRM OBSERVE TRENCHING, BACKFILLING, & SOIL COMPACTION OF ALL UTILITY TRENCHES WITHIN ALL EASEMENTS & ROAD RIGHTS OF WAY. TWO SETS OF COMPACTION REPORTS CERTIFYING THAT WORKS WERE DONE IN CONFORMANCE TO STANDARDS & GEOTECHNICAL REPORT SHALL BE SUBMITTED AFTER EACH UTILITY TRENCH IS COMPLETED & CERTIFIED. COMPACTION REPORT MUST BE SUBMITTED TO THE DEPT. OF PUBLIC WORKS AT LEAST TWO WORKING DAYS BEFORE AGGREGATE BASE MATERIALS ARE PLACED ON SITE.
- WDID NO.7 33C383910

**LEGAL DESCRIPTION**

LOTS 1-7, 10 AND PORTIONS OF LOTS 8, 9, 10, 18, & 19; OF TRACT MAP NO. 34330, FILED IN BOOK 429 OF MAPS, PAGES 84 THROUGH 103, INCLUSIVE, IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

**ABBREVIATIONS**

HP	HIGH POINT
LP	LOW POINT
PI	POINT OF INTERSECTION
SD	STORM DRAIN
SS	SANITARY SEWER
DW	POTABLE WATER
RCW	NON-POTABLE WATER
NO.	NUMBER
Δ	DELTA
R	RADIUS
L	LENGTH
MIN	MINIMUM
MAX	MAXIMUM
STA	STATION
TRAF	TRAFFIC
VAR	VARIABLES
A.C.	ASPHALT CEMENT
CATV	CABLE TELEVISION
ELEC	ELECTRIC
ELEV	ELEVATION
SIG	SIGNAL
O.C.	ON CURVE
<PT	ANGLE POINT
UDG	UNDERGROUND

PA	PLANNING AREA
AVG.	AVERAGE
R/W	RIGHT OF WAY
RW	RETAINING WALL
TC	TOP OF CURB
GB	GRADE BREAK
FL	FLOWLINE
BVC	BEGN VERTICAL CURVE
MVC	MIDDLE VERTICAL CURVE
EVC	END VERTICAL CURVE
VC	VERTICAL CURVE
TR	TANGENT RATE
CB	CATCH BASIN
LT	LEFT
RT	RIGHT
EX	EXISTING
TB	TOP OF BERM
FS	FINISH SURFACE
FG	FINISH GRADE
CL	CENTERLINE
ST	STREET
BCR	BEGIN CURB RETURN
ECR	END CURB RETURN
ST.LT.	STREET LIGHT
BC	BEGINNING OF CURVE
EC	END OF CURVE
PRC	POINT OF REVERSE CURVE
NLY	NORTHERLY
SLY	SOUTHERLY
ELY	EASTERLY
WLY	WESTERLY
WAT	WATERLINE
SCE	SOUTHERN CALIFORNIA EDISON

**LEGEND**

	TRACT BOUNDARY
	STREET CENTERLINE
	SIDEWALK
	DAYLIGHT LINE
	PROPOSED CURB & GUTTER
	EXISTING CURB & GUTTER
	LOT NUMBER
	HIGHEST SINGLE-FAMILY RESIDENTIAL LOT NUMBER
	PROPOSED STORM DRAIN
	PROPOSED SANITARY SEWER
	PROPOSED POTABLE WATER
	PROPOSED NON-POTABLE WATER
	EXISTING STORM DRAIN
	EXISTING SANITARY SEWER
	EXISTING POTABLE WATER
	PROPOSED STREET GRADE
	EXISTING GAS LINE
	STAMPED CONCRETE
	STREET MEDIAN FINISH
	TRAFFIC SIGNAL PLAN SHEET NUMBER

**BENCHMARK**

ELEVATIONS AS SHOWN HEREON ARE IN TERMS OF THE NATIONAL GEODETIC VERTICAL DATUM OF NAVD 88 BASED LOCALLY UPON THE FOLLOWING BENCH MARK: 3-1/4" STANDARD ALUMINUM MWD DISK, FLUSH, LOCATED IN BANNING, 0.6 MILES SOUTH ALONG HIGHLAND SPRINGS AVENUE FROM THE INTERSECTION OF HIGHLAND SPRINGS AVENUE AND THE SOUTHERN PACIFIC RAILROAD BRIDGE, 17.5 FEET EAST OF THE CENTERLINE OF HIGHLAND SPRINGS AVENUE AT THE NORTHWEST CORNER OF CATCH BASIN AT THE TOP OF CURB, 0.5 FEET EAST OF FACE OF CURBS. ELEVATION = 2534.10

**OWNER/APPLICANT/DEVELOPER**

PARDEE HOMES  
1250 CORONA POINTE COURT, SUITE 600  
CORONA, CA 92879  
(951) 428-4400  
CONTACT: MICHAEL HEISHMAN

**BASIS OF BEARINGS**

THE BEARINGS FOR THIS SURVEY ARE BASED ON THE LINE BETWEEN STATIONS "TRAK" AND "MATH" (PORTIONS PER NATIONAL GEODETIC SURVEY, NAD 83, EPOCH 1995.5), AS SHOWN ON THE MAP FILED IN BOOK 102, PAGES 50 THROUGH 65 OF RECORDS OF SURVEY, IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, BEING NORTH 52° 49' 02.84" EAST.

**ASSESSORS PARCEL NUMBERS**

408-120-001 THROUGH -005, -007 THROUGH -009  
PORTIONS OF 408-120-006, -010, -012, -019, -020

**ENGINEER'S NOTE TO CONTRACTORS:**

THE EXISTENCE AND LOCATION OF ANY UNDERGROUND UTILITY PIPES OR STRUCTURES SHOWN ON THESE PLANS WERE OBTAINED BY A SEARCH OF AVAILABLE RECORDS. THESE LOCATIONS ARE APPROXIMATE AND SHALL BE CONFIRMED IN FIELD BY THE CONTRACTOR, SO THAT ANY NECESSARY ADJUSTMENT CAN BE MADE IN ALIGNMENT AND/OR GRADE OF THE PROPOSED IMPROVEMENT. THE CONTRACTOR IS REQUIRED TO TAKE DUE PRECAUTIONARY MEASURES TO PROTECT ANY UTILITY LINES SHOWN AND ANY OTHER LINES NOT OF RECORD OR NOT SHOWN ON THESE PLANS.

**SHEET INDEX**

SHEET 1	TITLE SHEET AND SHEET INDEX MAP
SHEET 2	TRAFFIC SIGNAL MODIFICATION PLAN HIGHLAND SPRINGS AVENUE AND 8TH STREET / WILSON STREET
SHEET 3	TRAFFIC SIGNAL PLAN HIGHLAND SPRINGS AVENUE AND STARLIGHT AVENUE
SHEET 4	TRAFFIC SIGNAL MODIFICATION PLAN HIGHLAND SPRINGS AVENUE AND SUNDANCE DRIVE
SHEET 5	TRAFFIC SIGNAL MODIFICATION PLAN HIGHLAND SPRINGS AVENUE AND OAK VALLEY PARKWAY
SHEET 6	TRAFFIC SIGNAL PLAN APEX STREET AT WILSON STREET
SHEET 7	SPECIAL PROVISIONS

**WORK TO BE DONE:**

THE IMPROVEMENTS CONSIST OF THE FOLLOWING WORK TO BE DONE ACCORDING TO THESE PLANS, AND THE SPECIFICATIONS AND STANDARD DRAWINGS NOTED HEREIN.

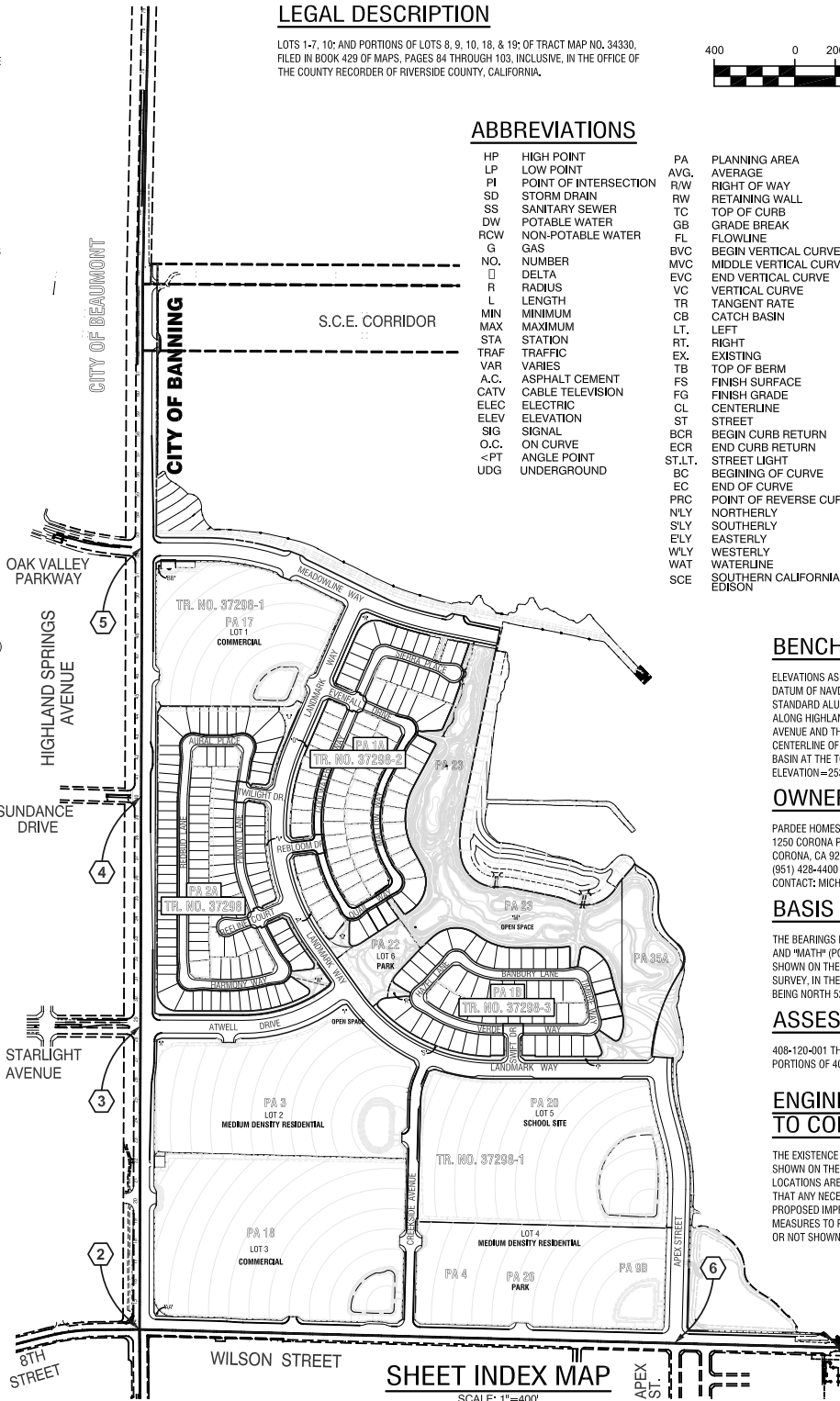
**STANDARD SPECIFICATIONS DESCRIPTION:**

- CITY OF BANNING "PUBLIC WORKS STANDARD DRAWINGS", DECEMBER 12, 2012.
- CITY OF BEAUMONT MUNICIPAL CODE AND STANDARD SPECIFICATIONS.
- COUNTY OF RIVERSIDE TRANSPORTATION DEPARTMENT "ROAD IMPROVEMENT STANDARDS & SPECIFICATIONS", ORDINANCE NO. 461, AS AMENDED BY ORDINANCE NO. 461.10, EFFECTIVE DECEMBER 20, 2007, FOR CITY OF BEAUMONT.
- CALIFORNIA DEPARTMENT OF TRANSPORTATION "STANDARD PLANS", 2018 EDITION.
- CALIFORNIA DEPARTMENT OF TRANSPORTATION "STANDARD SPECIFICATIONS", 2015.
- CALIFORNIA DEPARTMENT OF TRANSPORTATION "CA MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES", 2014 EDITION, REVISION 4.
- AMERICAN PUBLIC WORKS ASSOCIATION STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION (GREENBOOK), 2015 EDITION.

**ENGINEER'S NOTES:**

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 ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPT FOR LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF THE OWNER OR ENGINEER.

THE EXISTENCE AND LOCATION OF ANY UNDERGROUND UTILITIES OF STRUCTURES SHOWN ON THESE PLANS ARE OBTAINED BY A DILIGENT SEARCH OF AVAILABLE RECORDS. THE CONTRACTOR IS REQUIRED TO TAKE ALL PRECAUTIONARY MEASURES TO PROTECT THE UTILITIES SHOWN AND ANY OTHER LINES OR STRUCTURES NOT SHOWN ON THESE PLANS AND IS RESPONSIBLE FOR THE PROTECTION OF, ANY DAMAGE TO THESE LINES OR STRUCTURES. THE CONTRACTOR SHALL CALL UNDERGROUND SERVICE ALERT (USA) AT 1-800-227-2600 AT LEAST TWO WORKING DAYS PRIOR TO EXCAVATION IN ORDER TO DETERMINE ACTUAL FIELD LOCATION OF EXISTING UTILITIES.



RECOMMENDED FOR ACCEPTANCE BY:  
  
STEVEN LATINO, P.E., T.E.  
ENGINEERING RESOURCES OF SOUTHERN CALIFORNIA, INC. DATE \_\_\_\_\_

CITY OF BEAUMONT  
REVIEWED BY: \_\_\_\_\_ DATE \_\_\_\_\_  
CITY ENGINEER

**AS-BUILT**  
DATED: 02/04/2021

AS THE ENGINEER OF RECORD, I AGREE TO DEFEND AND INDEMNIFY THE CITY OF BEAUMONT AND BANNING, ITS OFFICERS, ITS AGENTS, AND ITS EMPLOYEES FROM ANY AND ALL LIABILITY, CLAIMS, DAMAGES, OR INJURIES TO ANY PERSON OR PROPERTY ARISING FROM NEGLIGENT ACTS, ERRORS OR OMISSIONS OF THE ENGINEER OF RECORD, HIS EMPLOYEES, HIS AGENTS OR HIS CONSULTANTS.  
SIGNATURE: *Robert Kahn* DATE: 11-26-19 LICENSE NO: 020285 EXP: 09-30-21  
ROBERT KAHN, PE



REVISIONS			
MARK	DATE	APPR	DATE

PLANS PREPARED BY:  
**RK engineering group, Inc.**  
NEWPORT BEACH  
4000 Western Place, Suite 280  
Newport Beach, CA 92660  
P: 949.474.0809 F: 949.474.0902

SUBMITTED BY:  
*Robert Kahn*  
ROBERT KAHN  
RCE # 020285 EXP: 09-30-21 DATE: 02-04-2021



CITY OF BANNING  
RECOMMENDED FOR APPROVAL BY:  
KEVIN D. SN, RCE #71299 EXP: 12/31/19 DATE \_\_\_\_\_  
SENIOR CIVIL ENGINEER  
APPROVED BY:  
ARTURO VELA, RCE #75696 EXP: 6/30/20 DATE \_\_\_\_\_  
PUBLIC WORKS DIRECTOR/CITY ENGINEER

TRAFFIC SIGNAL PLANS  
**TRACT NO. 37298-1, ATWELL  
TITLE SHEET  
HIGHLAND SPRINGS AVENUE  
SHEET INDEX MAP**

W.D. No. \_\_\_\_\_  
CIP No. \_\_\_\_\_  
PROJECT No. **3300A (BEAUMONT)**  
SHEET **1** OF **7**



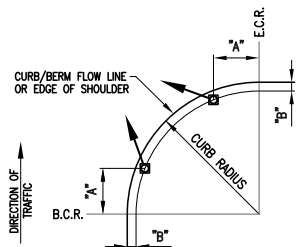
**POLE AND EQUIPMENT SCHEDULE**

STANDARDS	TYPE	HEIGHT	SIGNAL M.A.	LUMIN. M.A.	VEH. SIGNAL M.TG.	PED. SIG.	P.P.B.	POLE LOC.		L.E.D.	STANDARD MAST ARM MOUNTED I.I.S.N.S. (SEE DETAIL A)	COMMENTS		
								A	B					
A	29-5-100(N)	30'	50'(N)	15'(N)	2-MAS(N)	SV-1-T(N)	SP-1-T(N)	8	3(N)	9.5'	5.5'	41W(N)	Wilson St (N)	F=19.5'
B	1A	10'	-	-	TV-1-T	SP-1-T	2	4	12'	3'	-	-	-	-
C	*26-4-161	30'	40'	15'	2-MAS	SV-1-T	SP-1-T	2	4	-3'	7.4'	41W	Highland Springs Ave	-
D	1A	10'	-	-	TV-2-T	SP-1-T	4	1	0'	6'	-	-	-	-
E	PPB	3'10"	-	-	-	-	-	4	1	13.6'	4'	-	-	-
F	29-5-161	30'	55'▲	15'	MAS MAS(N)	SV-1-T	SP-1-T	-	-	10'	17.5'	41W	Eighth St (N)	F=25.5'
G	1A	10'	-	-	TV-1-T	SP-1-T	6	2	9.8'	3.1'	-	-	-	-
H	*26-4-161	30'	40'▲	15'	MAS MAS(N)	SV-1-T	SP-1-T	6	2(N)	8.4'	8.2'	41W	Highland Springs Ave	F=21.5'
I	1A(N)	10'	-	-	TV-1-T(N)	SP-1-T(N)	8	3(N)	11'	5'	-	-	-	-

■ EXACT POLE LOCATIONS DETERMINED BY FIELD ENGINEER; POTHOLE POLE FOUNDATIONS PRIOR TO ORDERING POLES.  
 ALL EQUIPMENT IS EXISTING EXCEPT AS NOTED  
 (N) = NEW  
 \* = INSTALL TYPE V PHOTOELECTRIC CONTROL UNIT ON TRAFFIC SIGNAL POLE  
 ▲ = SIGNAL MAST ARM TO BE REPAINTED.

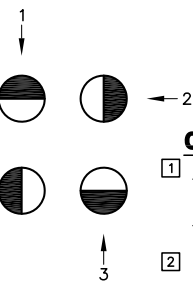


R3-4



NOTE: FOR "A" AND "B" DIMENSIONS, SEE POLE SCHEDULE OR AS DIRECTED BY ENGINEER  
 (TYPICAL SIGNAL POLE PLACEMENT, UNLESS SHOWN ON PLANS)

**SIGNAL STANDARD PLACEMENT DIMENSIONS AND EQUIPMENT LOCATIONS**



QUADRANT DETAIL  
 PEDESTRIAN/EQUESTRIAN  
 PUSH BUTTON LOCATION  
 (TOP VIEW)

**CONSTRUCTION NOTES (THIS SHEET):**

- REMOVE AND SALVAGE EXISTING TYPE 170E CONTROLLER. FURNISH AND INSTALL TYPE 2070 CONTROLLER WITH BICYCLE DETECTION EQUIPMENT IN EXISTING TYPE 332L CABINET WITH EXISTING BATTERY BACKUP POWER SYSTEM PER THE CALTRANS STANDARD SPECIFICATIONS. CONTRACTOR TO PROVIDE ALL NECESSARY EQUIPMENT TO ACCOMMODATE OPERATION PER PHASE DIAGRAM.
  - EXISTING DUAL METER TYPE III-CF SERVICE EQUIPMENT ENCLOSURE, FURNISH AND INSTALL TYPE V PEC TO BE LOCATED ATOP TRAFFIC SIGNAL POLE "C" TO SERVICE CABINET AND ADD 3-#14 FROM SERVICE CABINET TO PEU.
  - FURNISH AND INSTALL OPTICOM MODEL 722 OPTICAL DETECTORS ON MAST ARMS WITH MODEL 138 DETECTOR CABLES, AND INSTALL OPTICOM 764 DISCRIMINATOR MODULES IN CONTROLLER CABINET.
  - INSTALL NEW SIGN AS INDICATED ON THIS PLAN.
  - FURNISH AND INSTALL VIDEO DETECTION CAMERA ON MAST ARM WITH 6' PELCO BRACKET.
  - INSTALL 2" CONDUIT WITH NEW SIC TO SIGNAL CABINET LOCATED AT MAIN DRIVEWAY AT HIGHLAND SPRINGS AVENUE.
  - CONTRACTOR TO REMOVE AND SALVAGE POLE TO CITY YARD. RESULTING VOID SHALL BE BACKFILLED WITH A 1-SACK SAND SLURRY OR TO 90% COMPACTION.
  - FACTORY-CERTIFIED WELDER REQUIRED TO REMOVE/CAP EXISTING TENON AND WELD NEW TENON ONTO NEW LOCATION.
- AB ABANDON. IF APPLIED TO CONDUIT, REMOVE CONDUCTORS.  
 CC CONNECT NEW AND EXISTING CONDUIT. REMOVE EXISTING CONDUCTORS AND INSTALL CONDUCTORS AS INDICATED.  
 RC EQUIPMENT OR MATERIAL TO BE REMOVED AND BECOME THE PROPERTY OF THE CONTRACTOR.

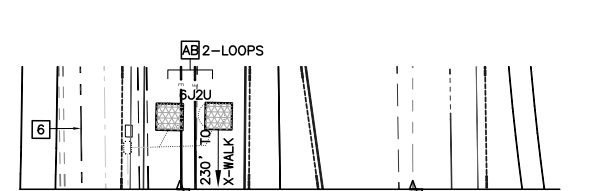
**AS-BUILT**  
 DATED: 02/04/2021

**HIGHLAND SPRINGS AVENUE (35 MPH)**

**HIGHLAND SPRINGS AVENUE (50 MPH)**

**WILSON STREET (45 MPH)**

**8TH STREET (35 MPH)**



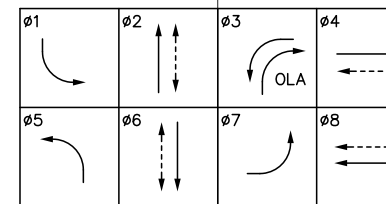
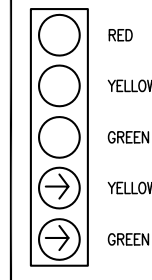
NOTES:  
 1. WHITE LETTERS AND BORDER WITH CITY LOGO ON INTERSTATE BLUE BACKGROUND.  
 2. SIGNS SHALL BE ATTACHED TO A 10 FOOT ARM, EXTENDING FROM THE SHAFT OF THE POLE AND PARALLEL TO THE SIGNAL MAST ARM.

**CONDUCTOR SCHEDULE**

AWG SIZE OR CABLE TYPE	POLE OR CIRCUIT	CONDUIT SIZE AND RUN NUMBER								
		2" (N)	3"	3"	4"	4"	2-4"	4"	3"	3"
12 CSC	POLE - A	1	1	1	1	1	1	1	1	1
	B	-	-	-	-	-	-	-	-	-
	C	-	-	-	-	-	-	-	-	-
	D	-	-	-	-	-	-	-	-	-
	E	-	-	-	-	-	-	-	-	-
	F	-	-	-	-	-	-	-	-	-
	G	-	-	-	-	-	-	-	-	-
	H	-	-	-	-	-	-	-	-	-
	I	-	-	-	-	-	-	-	-	-
TOTAL		1	1	1	1	1	1	1	1	1
#14	PHOTOELECTRIC UNIT	-	-	-	-	-	-	-	-	-
#12	I.I.S.N.S.	-	2	2	2	-	2	2	-	-
#10	LUMINAIRES	-	2	2	2	-	2	2	-	-
#8	GROUND	1	1	1	1	1	1	1	1	1
3M OPTICOM CABLE #138		-	1	1	2	2	4	2	1	1
VIDEO DETECTION		-	1	1	2	2	4	2	1	1
PERCENT FILL (%)		16	24	29	28	29	27	23	25	18

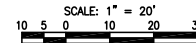
ALL CONDUCTORS ARE TO BE NEW.  
 ALL CONDUIT IS EXISTING UNLESS OTHERWISE NOTED.  
 (N) = NEW

**DETAIL 'B'**



**PROPOSED PHASE DIAGRAM**

**VIDEO DETECTION ZONE**



0:\2450-2499\24671801-0 -Butterfield\_Avenue\2021\_AS-BUILTS.DWG

CITY OF BEAUMONT  
 REVIEWED BY: \_\_\_\_\_  
 CITY ENGINEER DATE

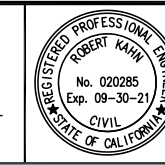


Call before you Dig  
 Avoid cutting underground utility lines.  
**Call 811**  
 1-800-227-2600

REVISIONS	MARK	DATE

PLANS PREPARED BY:  
**RK engineering group, Inc.**  
 NEWPORT BEACH  
 4000 Westley Place, Suite 280  
 Newport Beach, CA 92660  
 P: 949.474.0809 F: 949.474.0902

SUBMITTED BY:  
  
 ROBERT KAHN  
 RCE# 20285 Exp. 09-30-21  
 DATE: 02-04-2021



**CITY OF BANNING**  
 RECOMMENDED FOR APPROVAL BY:  
 KEVIN D. SIN, RCE #71299 EXP. 12/31/19 DATE \_\_\_\_\_  
 SENIOR CIVIL ENGINEER  
 APPROVED BY:  
 ARTURO VELA, RCE #75696 EXP. 6/30/20 DATE \_\_\_\_\_  
 PUBLIC WORKS DIRECTOR/CITY ENGINEER

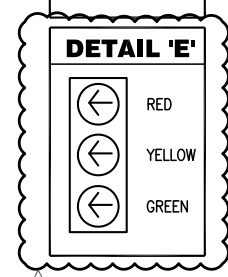
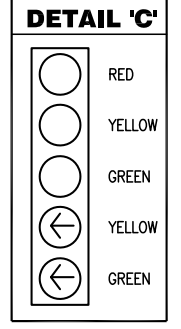
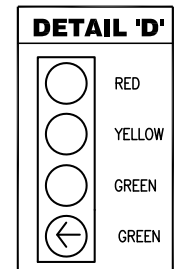
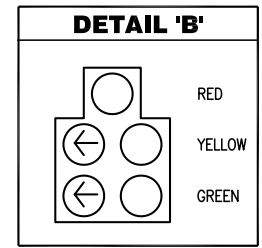
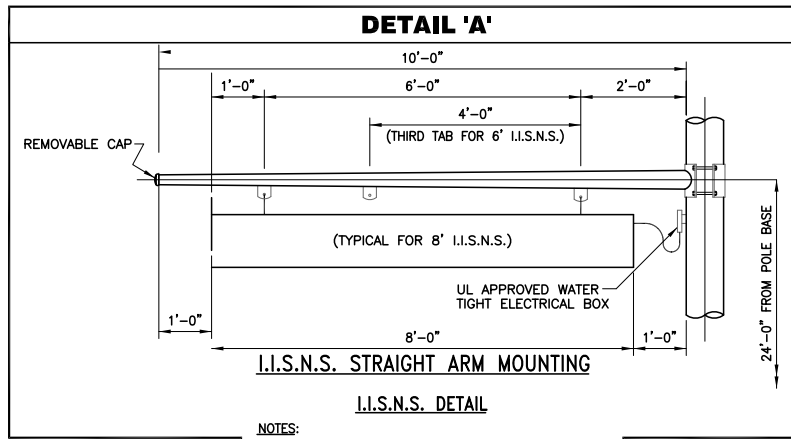
CITY OF BANNING  
**TRAFFIC SIGNAL MODIFICATION PLAN**  
 HIGHLAND SPRINGS AVE & 8TH STREET / WILSON STREET

W.D. No. \_\_\_\_\_  
 CIP No. \_\_\_\_\_  
 PROJECT No. 3300A (BEAUMONT)  
**SHEET 2 OF 7**

Plotted By: jncrciao Date Plotted: 2/25/21

**POLE AND EQUIPMENT SCHEDULE**

STANDARDS	TYPE	HEIGHT	SIGNAL M.A.	LUMIN. M.A.	VEH. SIGNAL MTG.		PED. SIG.	P.P.B.	POLE LOC.		L.E.D.	STANDARD MAST ARM MOUNTED I.I.S.N.S. (SEE DETAIL A) ▲	COMMENTS	
					MAST ARM	POLE			A	B				
A	26-4-100	30'	45'	15'	2-MAS	SV-1-T	SP-1-T	-	0'	11'	41W	Highland Springs Ave	F=15'	
AA	PPB	3'10"	-	-	-	-	-	6	3	9'	4.5'	-	-	
B	15TS	30'	-	15'	-	SV-2-T	SP-1-T	4	4	10'	5'	-	-	
C	* 26-4-100	30'	40'	15'	2-MAS	SV-1-T	SP-1-T	4	4	9'	6.5'	41W	Atwell Dr	F=13'
D	1A	10'	-	-	-	TV-2-T	SP-1-T	2	1	10'	5'	-	-	
E	26-3-100	30'	40'	15'	2-MAS	SV-1-T	SP-1-T	2	1	9'	6'	41W	Highland Springs Ave	-
F	15TS	30'	-	15'	-	SV-2-T	SP-1-T	3	2	10'	5'	-	-	
G	29-5-100	30'	50'	15'	2-MAS	SV-1-T	SP-1-T	3	2	9.5'	6.5'	41W	Starlight Ave	F=13'
H	1A	10'	-	-	-	TV-2-T	SP-1-T	-	-	-1.5'	3.5'	-	-	
HH	PPB	3'10"	-	-	-	-	-	6	3	9.5'	5'	-	-	

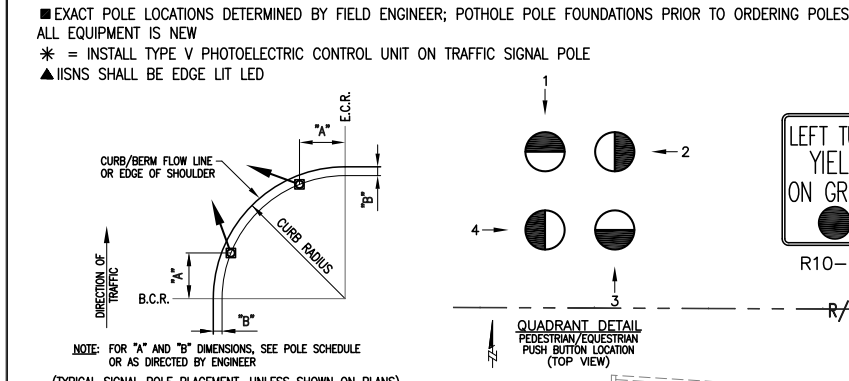


**NOTES:**  
 1. WHITE LETTERS AND BORDER WITH CITY LOGO ON INTERSTATE BLUE BACKGROUND.  
 2. SIGNS SHALL BE ATTACHED TO A 10 FOOT ARM, EXTENDING FROM THE SHAFT OF THE POLE AND PARALLEL TO THE SIGNAL MAST ARM.

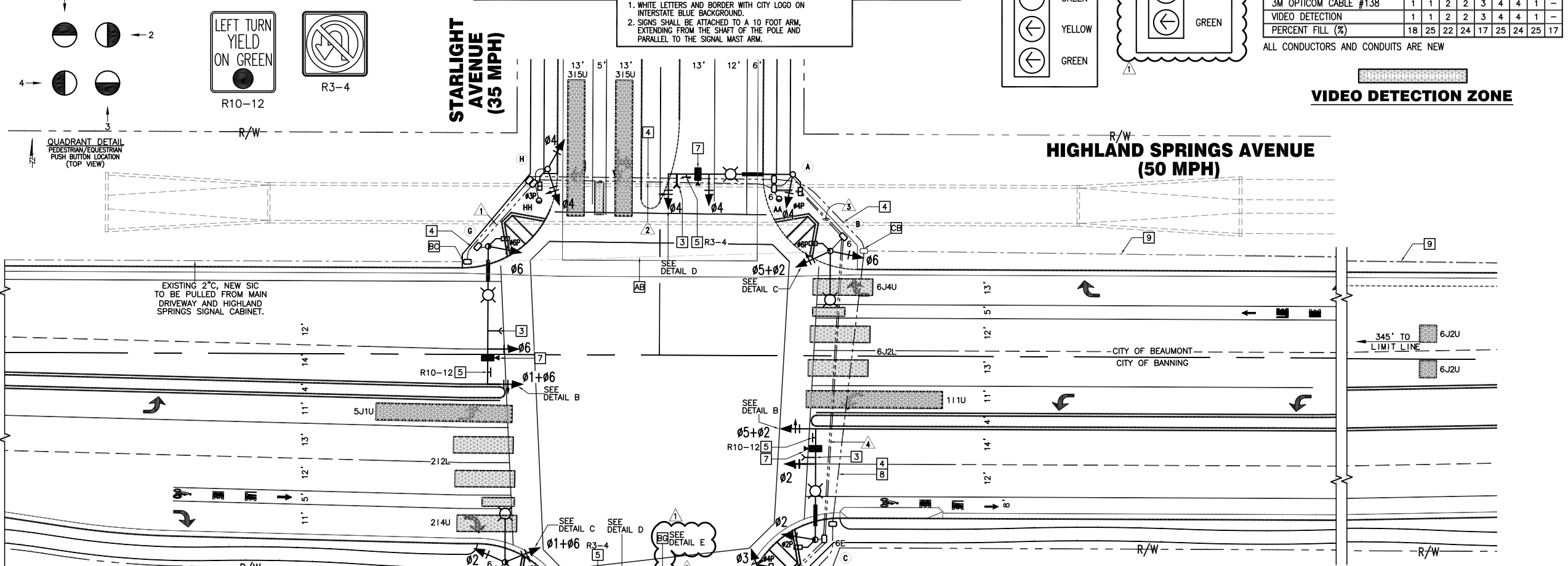
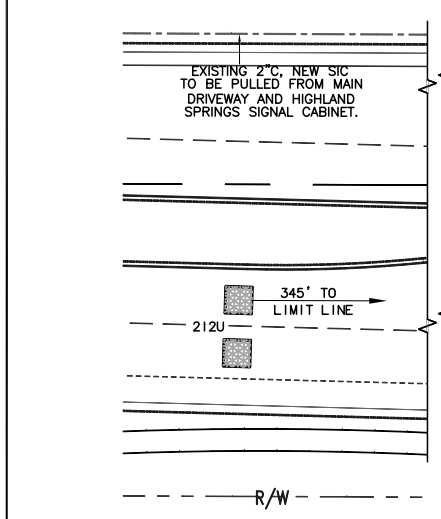
**CONDUCTOR SCHEDULE**

AWG SIZE OR CABLE TYPE	POLE OR CIRCUIT	CONDUIT SIZE AND RUN NUMBER								
		3"	3"	4"	2-3"	2-4"	2-4"	2-4"	3"	2"
12 CSC	POLE - A	-	-	1	1	1	1	1	1	-
	AA	-	-	1	1	1	1	1	1	-
	B	-	-	1	1	1	1	1	1	-
	C	-	-	1	1	1	1	1	1	-
	D	-	-	1	1	1	1	1	1	-
	E	-	-	1	1	1	1	1	1	-
	F	-	-	1	1	1	1	1	1	-
	G	1	1	1	1	1	1	1	1	1
3 CSC	H	1	1	1	1	1	1	1	1	
	HH	-	-	1	1	1	1	1	1	
TOTAL		1	1	2	2	3	3	4	5	6
#14	PHOTOELECTRIC UNIT	-	-	-	2	2	-	-	-	-
#12	I.I.S.N.S.	2	2	2	2	2	-	-	-	-
#10	LUMINAIRES	2	2	2	2	2	-	-	-	-
#8	GROUND	1	1	1	1	1	1	1	1	1
3M OPTICOM CABLE #138		1	1	2	2	3	4	4	4	1
VIDEO DETECTION		1	1	2	2	3	4	4	1	-
PERCENT FILL (%)		18	25	22	24	17	25	24	25	17

ALL CONDUCTORS AND CONDUITS ARE NEW



**SIGNAL STANDARD PLACEMENT DIMENSIONS AND EQUIPMENT LOCATIONS**



**CONSTRUCTION NOTES (THIS SHEET):**

- INSTALL TYPE 2070E CONTROLLER WITH BICYCLE DETECTION EQUIPMENT IN A TYPE 332L CABINET, WITH EXTERNAL MOUNTED BATTERY BACK UP SYSTEM PER THE CALTRANS STANDARD SPECIFICATIONS. CONTRACTOR TO PROVIDE ALL NECESSARY EQUIPMENT TO ACCOMMODATE OPERATION PER PLAN.
- INSTALL TYPE DUAL METER TYPE III-CF SERVICE EQUIPMENT ENCLOSURE WITH ONE 50A-IP CIRCUIT BREAKER FOR METERED SIGNALS, ONE 30A-IP CIRCUIT BREAKER FOR METERED LIGHTING, AND ONE 30A-IP CIRCUIT BREAKERS FOR METERED I.I.S.N.S. PER CALTRANS STD. FURNISH AND INSTALL TYPE V PEC TO BE LOCATED ATOP TRAFFIC SIGNAL POLE "C" TO SERVICE CABINET AND ADD 3-#14 FROM SERVICE CABINET TO PEU.
- FURNISH AND INSTALL OPTICOM MODEL 722 OPTICAL DETECTORS ON MAST ARMS WITH MODEL 138 DETECTOR CABLES, AND INSTALL OPTICOM 764 DISCRIMINATOR MODULES IN CONTROLLER CABINET.
- INSTALL 2" CONDUIT WITH NEW SIC TO SIGNAL CABINET LOCATED AT MAIN DRIVEWAY AND HIGHLAND SPRINGS AVENUE.

- FURNISH AND INSTALL SIGN AS INDICATED ON THIS PLAN.
- COORDINATE THE SERVICE FEED POINT WITH THE CITY OF BANNING ELECTRIC UTILITY FOR EXACT LOCATION OF TRANSFORMER OR VAULT TO BE USED AT (951) 922-3263.
- FURNISH AND INSTALL VIDEO DETECTION CAMERA ON MAST ARM WITH 6' PELCO BRACKET.
- INSTALL 2" CONDUIT AND PULL NEW SIC TO SIGNAL CABINET FROM SUNDANCE DRIVE AND HIGHLAND SPRINGS AVENUE SIGNAL CABINET.
- PULL NEW SIC IN EXISTING 2" CONDUIT TO SIGNAL CABINET FROM SUNDANCE DRIVE AND HIGHLAND SPRINGS AVENUE SIGNAL CABINET. CONTRACTOR TO PROVIDE NECESSARY EQUIPMENT TO PROVIDE COMMUNICATION BETWEEN CONTROLLERS.

- AB ABANDON, IF APPLIED TO CONDUIT, REMOVE CONDUCTORS.
- BC INSTALL PULL BOX IN EXISTING CONDUIT RUN.
- CC CONNECT NEW AND EXISTING CONDUIT. REMOVE EXISTING CONDUCTORS AND INSTALL CONDUCTORS AS INDICATED.
- CG BAG SIGNAL HEAD UNTIL STARLIGHT AVENUE APPROACH IS CONSTRUCTED TO ULTIMATE CONDITIONS.

**AS-BUILT**  
 DATED: 02/04/2021

Call before you Dig  
 811  
 1-800-227-2600

**REVISIONS**

NO.	DESCRIPTION	DATE
1	REVISED POLE E FROM TYPE 19-3-100 TO TYPE 26-3-100 TO ACCOMMODATE FUTURE PROTECTED LEFT TURN PHASE.	03/25/20

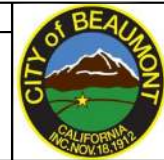
PLANS PREPARED BY:  
**RK engineering group, Inc.**  
 NEWPORT BEACH  
 4000 Westley Place, Suite 280  
 Newport Beach, CA 92660  
 P: 949.474.0809 F: 949.474.0902

SUBMITTED BY:  
 Robert Kahn  
 No. 020285  
 Exp. 09-30-21  
 CIVIL ENGINEER  
 STATE OF CALIFORNIA

RECOMMENDED FOR APPROVAL BY:  
 Kevin D. Srin, RCE #71299  
 SENIOR CIVIL ENGINEER  
 EXP. 12/31/19

RECOMMENDED FOR APPROVAL BY:  
 Arturo Vela, RCE #75696  
 PUBLIC WORKS DIRECTOR/CITY ENGINEER  
 EXP. 6/30/20

**CITY OF BANNING**  
 REVIEWED BY: \_\_\_\_\_ DATE \_\_\_\_\_  
 CITY ENGINEER \_\_\_\_\_ DATE \_\_\_\_\_



**PROPOSED PHASE DIAGRAM**  
 01+06, 02+05 SHALL OPERATE AS PROTECTED/PERMISSIVE

SCALE: 1" = 20'  
 10 5 0 10 20 30

**CITY OF BANNING TRAFFIC SIGNAL PLAN**  
 INTERIM CONDITIONS  
 HIGHLAND SPRINGS AVE & ATWELL DRIVE / STARLIGHT AVENUE

PROJECT NO. 3300A (BEAUMONT)  
 SHEET 3 OF 7

03\_2450-2499\_24671801-D -Butterfield\_Arnett\_2021\_AS-BUILTS.DWG

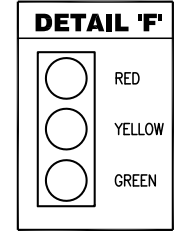
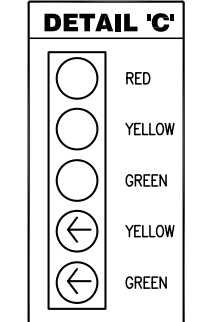
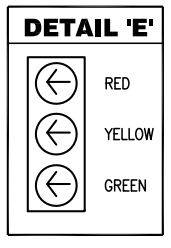
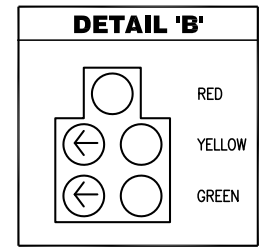
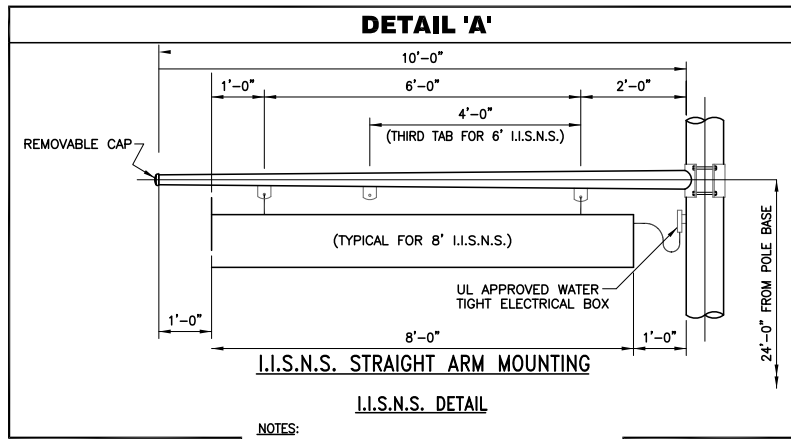
HS & Starlight\_INTERIM.dwg Sheet 3 Plotted By: jarcinc Date Plotted: 2/25/21



**POLE AND EQUIPMENT SCHEDULE**

STANDARDS	VEH. SIGNAL MTG.	PED. SIG.	P.P.B.	POLE LOC.	L.E.D.	STANDARD MAST ARM MOUNTED I.I.S.N.S. (SEE DETAIL A) ▲	COMMENTS							
TYPE	HEIGHT	SIGNAL M.A.	LUMIN. M.A.	MAST ARM	POLE	MTG.	Ø QUAD	A	B	Luminaire				
A	26-4-100	30'	45'	15'	2-MAS	SV-1-T	SP-1-T	-	0'	11'	41W	Highland Springs Ave	F=15'	
AA	PPB	3'10"	-	-	-	-	-	6	3	9'	4.5'	-	-	
B	15TS	30'	-	15'	-	SV-2-T	SP-1-T	4	4	10'	5'	41W ▲	-	
C	26-4-100	30'	40'	15'	2-MAS	SV-1-T	SP-1-T	4	4	9'	6.5'	41W	Atwell Dr	F=13'
D	1A	10'	-	-	-	TV-2-T	SP-1-T	2	1	10'	5'	-	-	-
E	26-3-100	30'	40'	15'	2-MAS	SV-1-T	SP-1-T	2	1	9'	6'	41W	Highland Springs Ave	-
F	15TS	30'	-	15'	-	SV-2-T	SP-1-T	3	2	10'	5'	41W ▲	-	-
G	29-5-100	30'	50'	15'	2-MAS	SV-1-T	SP-1-T	3	2	9.5'	6.5'	41W	Starlight Ave	F=13'
H	1A	10'	-	-	-	TV-2-T	SP-1-T	-	-	-1.5'	3.5'	-	-	-
HH	PPB	3'10"	-	-	-	-	-	6	3	9.5'	5'	-	-	-

■ ALL EQUIPMENT IS NEW UNLESS OTHERWISE INDICATED ON PLAN.

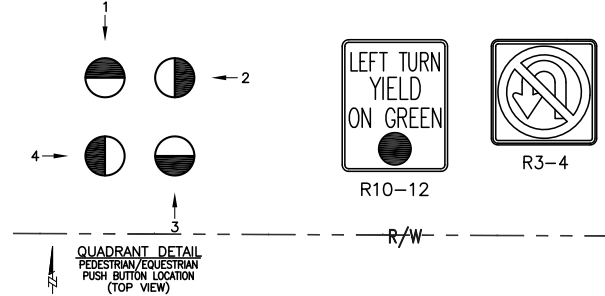
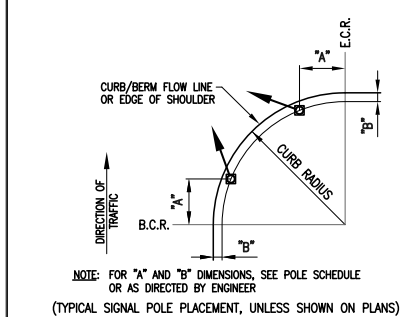


NOTES:  
 1. WHITE LETTERS AND BORDER WITH CITY LOGO ON INTERSTATE BLUE BACKGROUND.  
 2. SIGNS SHALL BE ATTACHED TO A 10 FOOT ARM, EXTENDING FROM THE SHAFT OF THE POLE AND PARALLEL TO THE SIGNAL MAST ARM.

**CONDUCTOR SCHEDULE**

AWG SIZE OR CABLE TYPE	POLE OR CIRCUIT	CONDUIT SIZE AND RUN NUMBER												
		3"	3"	4"	2-3"	2-4"	2-4"	3"	2"	2"				
12 CSC	POLE - A	-	-	-	-	-	-	-	-	-				
	AA	-	-	-	-	-	-	-	-	-				
	B	-	-	-	-	-	-	-	-	-				
	C	-	-	-	-	-	-	-	-	-				
	D	-	-	-	-	-	-	-	-	-				
	E	-	-	-	-	-	-	-	-	-				
	F	-	-	-	-	-	-	-	-	-				
	G	-	-	-	-	-	-	-	-	-				
	H	-	-	-	-	-	-	-	-	-				
	HH	-	-	-	-	-	-	-	-	-				
TOTAL		1	1	2	2	3	4	5	5	8	8	2	2	1
#14	PHOTOELECTRIC UNIT	-	-	-	-	2	2	-	-	-	-	-	-	-
#12	I.I.S.N.S.	2	2	2	2	2	2	-	-	-	-	-	-	-
#10	LUMINAIRES	2	2	2	2	2	2	-	-	-	-	-	-	-
#8	GROUND	1	1	1	1	1	1	1	1	1	1	1	1	1
3M OPTICOM CABLE #138		1	1	2	2	3	4	4	4	1	-	-	-	-
VIDEO DETECTION		1	1	2	2	3	4	4	1	-	-	-	-	-
PERCENT FILL (%)		18	25	22	24	17	25	24	25	17	-	-	-	-

ALL CONDUCTORS AND CONDUITS ARE NEW



**SIGNAL STANDARD PLACEMENT DIMENSIONS AND EQUIPMENT LOCATIONS**

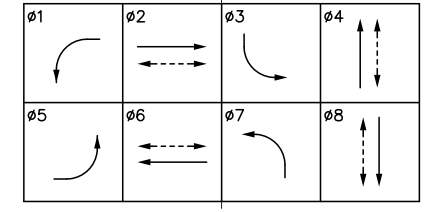
**STARLIGHT AVENUE (35 MPH)**

**HIGHLAND SPRINGS AVENUE (50 MPH)**

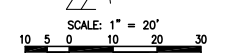
**ATWELL DRIVE (35 MPH)**

- CONSTRUCTION NOTES (THIS SHEET):**
- EXISTING TYPE 2070E CONTROLLER WITH BICYCLE DETECTION EQUIPMENT IN A TYPE 332L CABINET, WITH EXTERNAL MOUNTED BATTERY BACK UP SYSTEM PER THE CALTRANS STANDARD SPECIFICATIONS.
  - EXISTING TYPE DUAL METER TYPE III-CF SERVICE EQUIPMENT ENCLOSURE WITH ONE 50A-IP CIRCUIT BREAKER FOR METERED SIGNALS, ONE 30A-IP CIRCUIT BREAKER FOR METERED LIGHTING, AND ONE 30A-IP CIRCUIT BREAKERS FOR METERED I.I.S.N.S. PER CALTRANS STD. EXISTING TYPE V PEC LOCATED ATOP TRAFFIC SIGNAL POLE "C" TO SERVICE CABINET AND 3-#14 FROM SERVICE CABINET TO PEU.
  - EXISTING 2" CONDUIT WITH SIC TO SIGNAL CABINET LOCATED AT MAIN DRIVEWAY AND HIGHLAND SPRINGS AVENUE.
  - REMOVE AND SALVAGE EXISTING SIGNAL HEAD TO CITY YARD. INSTALL NEW SIGNAL HEAD PER DETAIL INDICATED.
  - REMOVE BAG FROM INTERIM CONDITIONS.

**AS-BUILT**  
DATED: 02/04/2021



**PROPOSED PHASE DIAGRAM**  
ø1+ø6, ø2+ø5 SHALL OPERATE AS PROTECTED/PERMISSIVE

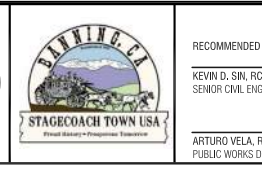
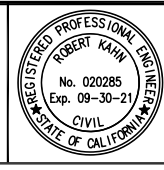


**REVISIONS**

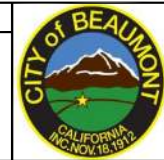
NO.	REVISION	DATE
1	REVISED PER FIELD REVIEW BY CONTRACTOR.	02/04/21

PLANS PREPARED BY:  
**RK engineering group, Inc.**  
 NEWPORT BEACH  
 4000 Westley Place, Suite 280  
 Newport Beach, CA 92660  
 P: 949.474.0809 F: 949.474.0902

SUBMITTED BY:  
 ROBERT KAHN  
 RCE # 020285 EXP. 09-30-21  
 DATE: 02-04-2021



**CITY OF BEAUMONT**  
 REVIEWED BY: \_\_\_\_\_ DATE: \_\_\_\_\_  
 CITY ENGINEER



**CITY OF BANNING**  
 RECOMMENDED FOR APPROVAL BY:  
 KEVIN D. SIN, RCE #71299 EXP. 12/31/19 DATE: \_\_\_\_\_  
 SENIOR CIVIL ENGINEER  
 ARTURO VELA, RCE #75696 EXP. 6/30/20 DATE: \_\_\_\_\_  
 PUBLIC WORKS DIRECTOR/CITY ENGINEER

**CITY OF BANNING TRAFFIC SIGNAL PLAN**  
 ULTIMATE CONDITIONS  
 HIGHLAND SPRINGS AVE & ATWELL DRIVE / STARLIGHT AVENUE

W.D. No. \_\_\_\_\_  
 CIP No. \_\_\_\_\_  
 PROJECT No. **3300A (BEAUMONT)**  
**SHEET 3 OF 7**

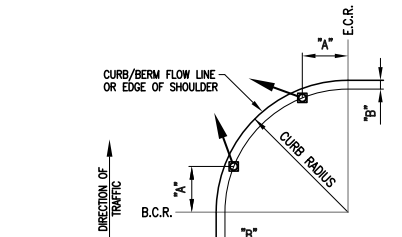
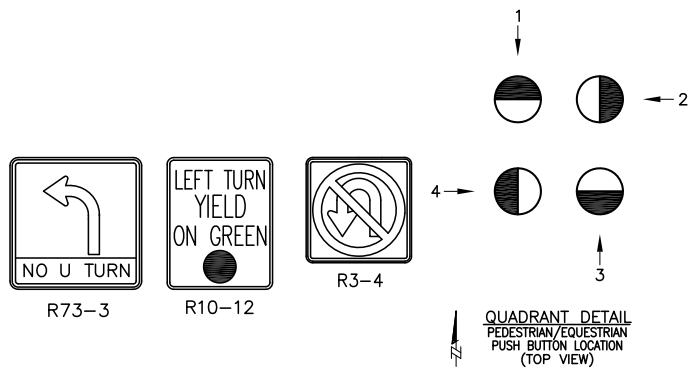
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Plotted By: Jmrcs Date Plotted: 2/25/21

**POLE AND EQUIPMENT SCHEDULE**

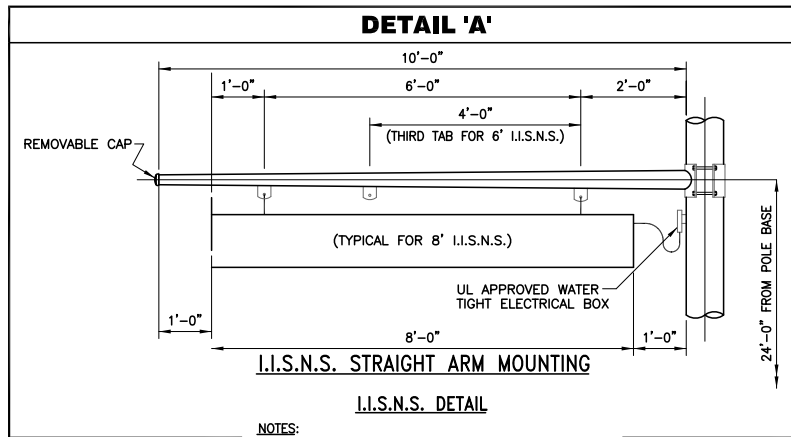
STANDARDS	TYPE	HEIGHT	SIGNAL M.A.	LUMIN. M.A.	VEH. SIGNAL MTG.		PED. SIG.	P.P.B.	POLE LOC.		L.E.D.	STANDARD MAST ARM MOUNTED I.I.S.N.S. (SEE DETAIL A)	COMMENTS
					MAST ARM	POLE			A	B			
A	PPB(N)	3'10"	-	-	-	-	-	6(N)	3(N)	12'	4'	-	-
B	15TS(N)	30'	-	15"(N)	-	SV-2-T(N)	SP-1-T(N)	-	-	10.5'	4'	41W(N)	-
C	26-4-100(N)	30'	40"(N)	15"(N)	2-MAS(N)	SV-2-T(N)	-	-	-	AS SHOWN	-	41W(N)	Sundance Dr(N) F=13'
D	19-4-100(N)	30'	25"(N)	15"(N)	MAS(N)	SV-2-T(N)	SP-1-T(N)	4	4(N)	AS SHOWN	-	41W(N)	Highland Springs Ave(N)
E	19-4-100(N)	30'	25"(N)	15"(N)	MAS(N)	SV-2-T(N)	SP-1-T(N)	4	2(N)	11.5'	6.5'	41W(N)	Sundance Dr(N)
F	PPB(N)	3'10"	-	-	-	-	-	6	3(N)	10.4'	4'	-	-
G	1A	10'	-	-	-	TV-1-T	SP-1-T(N)	-	-	-2'	5.6'	-	-
H	26-4-129	30'	-	15'	-	-	-	-	-	-5.6'	4.8'	41W	-

EXACT POLE LOCATIONS DETERMINED BY FIELD ENGINEER; POTHOLE POLE FOUNDATIONS PRIOR TO ORDERING POLES.  
 ALL EQUIPMENT IS EXISTING EXCEPT AS NOTED  
 (N) = NEW  
 \* = ROTATE LUMINAIRE 90 DEGREES AS SHOWN ON PLAN.



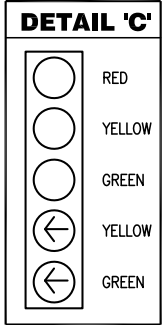
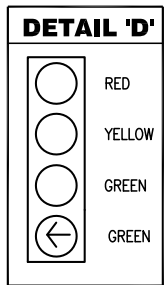
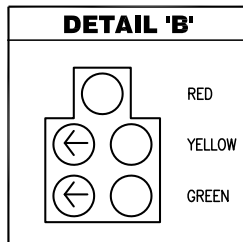
**SIGNAL STANDARD PLACEMENT DIMENSIONS AND EQUIPMENT LOCATIONS**

NOTE: FOR "A" AND "B" DIMENSIONS, SEE POLE SCHEDULE OR AS DIRECTED BY ENGINEER  
 (TYPICAL SIGNAL POLE PLACEMENT, UNLESS SHOWN ON PLANS)



**I.I.S.N.S. STRAIGHT ARM MOUNTING**  
**I.I.S.N.S. DETAIL**

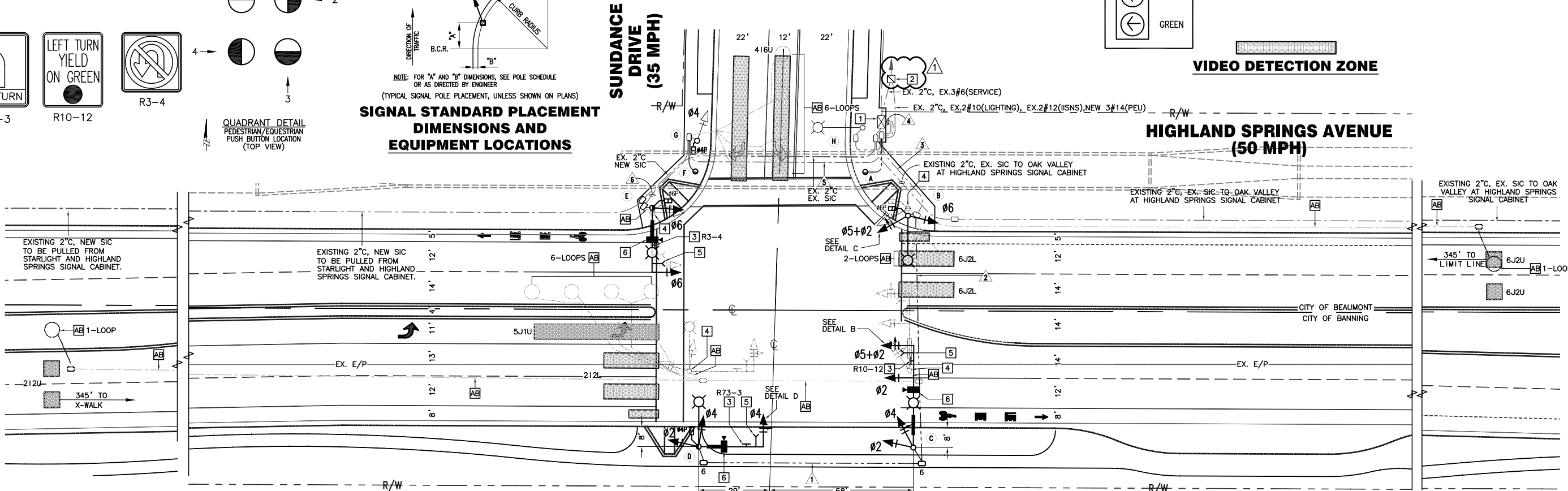
NOTES:  
 1. WHITE LETTERS AND BORDER WITH CITY LOGO ON INTERSTATE BLUE BACKGROUND.  
 2. SIGNS SHALL BE ATTACHED TO A 10 FOOT ARM, EXTENDING FROM THE SHAFT OF THE POLE AND PARALLEL TO THE SIGNAL MAST ARM.



CONDUCTOR SCHEDULE						
AWG SIZE OR CABLE TYPE	POLE OR CIRCUIT	CONDUIT SIZE AND RUN NUMBER				
		3"	4"	3" (E)	3" (E)	3" (E)
12 CSC	POLE - A	1	2	3	4	5
	B	-	-	1	1	-
	C	-	-	1	1	-
	D	1	1	1	1	1
	E	-	-	1	1	-
	F	-	-	1	1	-
	G	-	-	1	1	-
3 CSC	TOTAL	1	2	3	4	2
#14	PHOTOELECTRIC UNIT	-	-	-	-	-
#12	I.I.S.N.S.	2	2	2	-	2
#10	LUMINAIRES	2	2	2	-	2
#8	GROUND	1	1	1	1	1
3M OPTICOM CABLE #138		1	2	2	3	1
VIDEO DETECTION		1	2	2	3	1
PERCENT FILL (%)		16	19	22	20	23

ALL CONDUCTORS AND CONDUITS SHALL BE NEW EXCEPT AS NOTED.  
 (E) = EXISTING

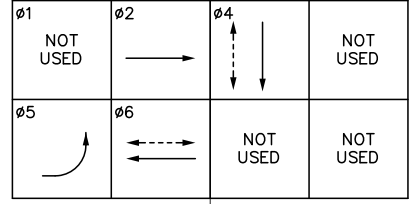
**VIDEO DETECTION ZONE**



**CONSTRUCTION NOTES (THIS SHEET):**

- REMOVE AND SALVAGE EXISTING TYPE 170E CONTROLLER. FURNISH AND INSTALL TYPE 2070 CONTROLLER WITH BICYCLE DETECTION EQUIPMENT IN EXISTING TYPE 332L CABINET. FURNISH AND INSTALL BATTERY BACKUP POWER SYSTEM PER THE CALTRANS STANDARD SPECIFICATIONS. CONTRACTOR TO PROVIDE ALL NECESSARY EQUIPMENT TO ACCOMMODATE OPERATION PER PHASE DIAGRAM.
  - EXISTING TWO (2) TYPE II-BF 120/240V SERVICE EQUIPMENT TO REMAIN. FURNISH AND INSTALL ONE (1) NEW 50A-1P CIRCUIT BREAKER FOR METERED SIGNALS, ONE (1) NEW 30A-1P CIRCUIT BREAKER FOR METERED LIGHTING AND ONE (1) NEW 30A-1P CIRCUIT BREAKER FOR METERED IISNS. FURNISH AND INSTALL PE RECEPTACLE, TEST SWITCH, CONTACTOR, TERMINAL STRIP AND WIRING. REMOVE AND REPLACE ALL OTHER BRANCH BREAKERS WITH NEW BREAKERS OF THE SAME AMPERAGE AND VOLTAGE. PER CALTRANS STD. FURNISH AND INSTALL TYPE "V" PEC TO BE LOCATED ATOP TRAFFIC SIGNAL POLE "H" TO SERVICE CABINET AND ADD 3-#14 FROM SERVICE CABINET TO PEC.
  - FURNISH AND INSTALL SIGN AS INDICATED ON THIS PLAN.
  - CONTRACTOR TO REMOVE AND SALVAGE POLE TO CITY YARD. RESULTING VOID SHALL BE BACKFILLED WITH A 1-SACK SAND SLURRY OR TO 90% COMPACTION.
  - FURNISH AND INSTALL OPTICOM MODEL 722 OPTICAL DETECTORS ON MAST ARMS WITH MODEL 138 DETECTOR CABLES, AND INSTALL OPTICOM 764 DISCRIMINATOR MODULES IN CONTROLLER CABINET.
  - FURNISH AND INSTALL VIDEO DETECTION CAMERA ON MAST ARM WITH 6' PELCO BRACKET.
- AB ABANDON. IF APPLIED TO CONDUIT, REMOVE CONDUCTORS.

**AS-BUILT**  
 DATED: 02/04/2021



**PROPOSED PHASE DIAGRAM**  
 SCALE: 1" = 20'  
 SERVICE ADDRESS: 1690 SUNDANCE DRIVE

Call before you Dig  
 811  
 1-800-227-2600

DATE	NO.	REVISION DESCRIPTION	APPR.	DATE
09/04/20	1	UPGRADE EXISTING SERVICE PER CONSTRUCTION NOTE 2.		
02/04/21	2	REVISED PER FIELD REVIEW BY CONTRACTOR.		

PLANS PREPARED BY:  
**RK engineering group, Inc.**  
 NEWPORT BEACH  
 4000 Westley Place, Suite 280  
 Newport Beach, CA 92660  
 P: 949.474.0809 F: 949.474.0902

SUBMITTED BY:  
 Robert Kahn  
 RICE # 20285 EXP. 09-30-21  
 DATE: 02-04-2021

REGISTERED PROFESSIONAL ENGINEER  
 ROBERT KAHN  
 No. 020285  
 Exp. 09-30-21  
 CIVIL  
 STATE OF CALIFORNIA

STAGECOACH TOWN USA  
 CIVIL ENGINEER

CITY OF BEAUMONT  
 REVIEWED BY:  
 CITY ENGINEER DATE

CITY OF BEAUMONT  
 CALIFORNIA INC. NOV 18 1972

CITY OF BANNING  
 RECOMMENDED FOR APPROVAL BY:  
 ARTURO VELA, RCE #75696 EXP. 6/30/20  
 PUBLIC WORKS DIRECTOR/CITY ENGINEER

CITY OF BANNING  
**TRAFFIC SIGNAL MODIFICATION PLAN**  
 HIGHLAND SPRINGS AVE & SUNDANCE DRIVE

PROJECT NO.  
**3300A (BEAUMONT)**  
 SHEET **4 OF 7**

03\_2450-2499\_24671801-1-D -Butterfield\_Ave(11).DWG 2021 AS-BUILTS.DWG

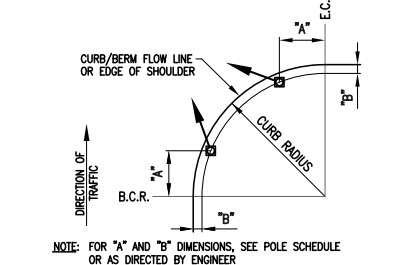
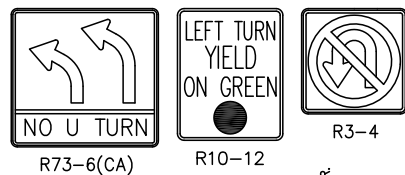
Plotted By: jparicio Date Plotted: 2/25/21



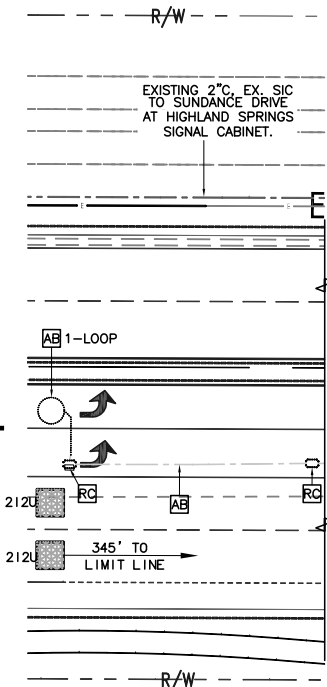
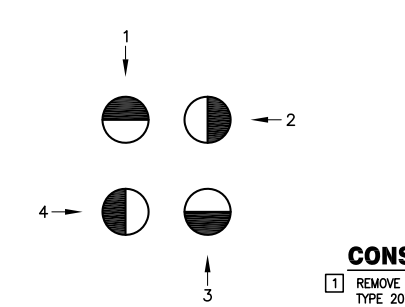
**POLE AND EQUIPMENT SCHEDULE**

STANDARDS	VEH. SIGNAL MTG.	PED. SIG.	P.P.B.	POLE LOC.	L.E.D.	STANDARD MAST ARM MOUNTED I.I.S.N.S. (SEE DETAIL A)	COMMENTS							
TYPE	HEIGHT	SIGNAL M.A.	LUMIN. M.A.	MAST ARM	POLE	MTG.	Ø QUAD	A	B	Luminaire				
A	26-4-161	30'	40'(N)	12'	2-MAS(N)	TV-1-T(N)	SP-1-T(N)	-	-2'	3.5'	41W(N)	Highland Springs Ave(N)	F=15'	
B	PPB(N)	3'10"	-	-	-	-	6	3(N)	13.5'	7.5'	-	-	-	
C	15TS(N)	30'	-	15'(N)	MAS(N)	SV-1-T(N)	SP-1-T(N)	8	4(N)	12.9'	7'	41W(N)	-	
D	29-5-100(N)	30'	50'(N)	15'(N)	2-MAS(N)	SV-1-T(N)	SP-1-T(N)	8	4(N)	11'	6'	41W(N)	Meadowline Way(N)	F=23'
E	1A(N)	10'	-	-	-	TV-2-T(N)	SP-1-T(N)	2	1(N)	11.5'	4'	-	-	
F	19-4-161(N)	30'	30'(N)	15'(N)	MAS(N)	SV-1-T(N)	SP-1-T(N)	2	1(N)	10.5'	7.5'	41W(N)	Highland Springs Ave(N)	-
G	15TS(N)	30'	-	15'(N)	-	SV-1-T(N)	SP-1-T(N)	4	2(N)	11'	4'	41W(N)	-	
H	26-4-161	30'	40'(N)	15'	2-MAS(N)	SV-1-T	SP-2-T	4	2	10'	3'	41W(N)	Oak Valley Pkwy	-
I	PPB	3'10"	-	-	-	-	6	3	11'	3'	-	-	-	
J	1A	10'	-	-	-	TV-2-T(N)	-	-	-1.5'	3'	-	-	-	

EXACT POLE LOCATIONS DETERMINED BY FIELD ENGINEER; POTHOLE POLE FOUNDATIONS PRIOR TO ORDERING POLES. ALL EQUIPMENT IS EXISTING EXCEPT AS NOTED (N) = NEW



**SIGNAL STANDARD PLACEMENT DIMENSIONS AND EQUIPMENT LOCATIONS**

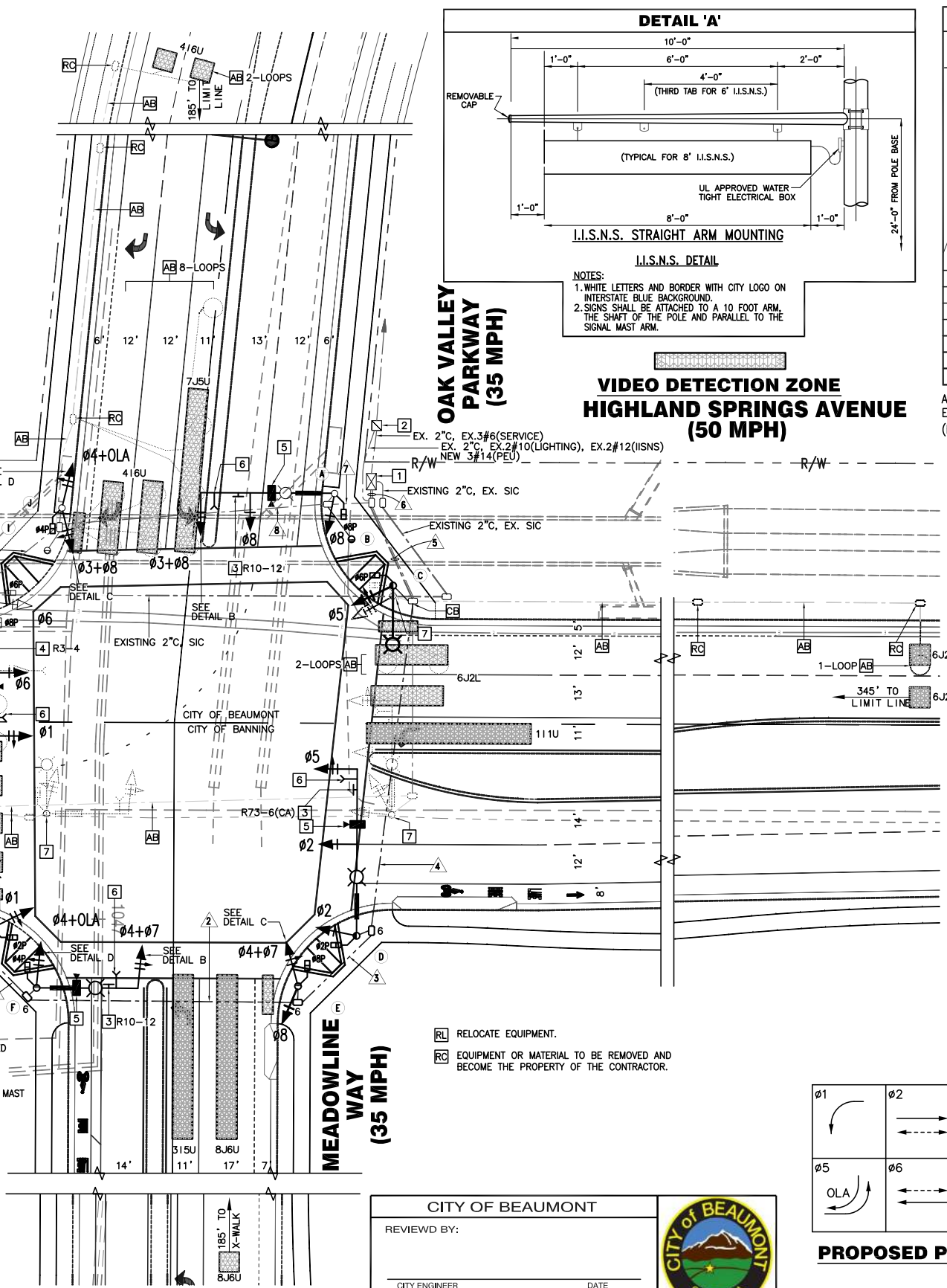


**CONSTRUCTION NOTES (THIS SHEET):**

- REMOVE AND SALVAGE EXISTING TYPE 170E CONTROLLER. FURNISH AND INSTALL TYPE 2070 CONTROLLER WITH BICYCLE DETECTION EQUIPMENT IN EXISTING TYPE 332L CABINET WITH EXISTING BATTERY BACKUP POWER SYSTEM PER THE CALTRANS STANDARD SPECIFICATIONS. CONTRACTOR TO PROVIDE ALL NECESSARY EQUIPMENT TO ACCOMMODATE OPERATION PER PHASE DIAGRAM.
- EXISTING TYPE DUAL METER TYPE III-CF SERVICE EQUIPMENT ENCLOSURE WITH ONE 50A-IP CIRCUIT BREAKER FOR METERED SIGNALS, ONE 30A-IP CIRCUIT BREAKER FOR METERED LIGHTING, AND ONE 30A-IP CIRCUIT BREAKERS FOR METERED I.I.S.N.S. PER CALTRANS STD. FURNISH AND INSTALL TYPE V PEC TO BE LOCATED ATOP TRAFFIC SIGNAL POLE "A" TO SERVICE CABINET AND ADD 3-#14 FROM SERVICE CABINET TO PEU.
- FURNISH AND INSTALL SIGN AS INDICATED ON THIS PLAN.
- REMOVE AND SALVAGE SIGN AS INDICATED ON THIS PLAN.
- FURNISH AND INSTALL VIDEO DETECTION CAMERA ON MAST ARM WITH 6' PELCO BRACKET.
- FURNISH AND INSTALL OPTICOM MODEL 722 OPTICAL DETECTORS ON MAST ARMS WITH MODEL 138 DETECTOR CABLES, AND INSTALL OPTICOM 764 DISCRIMINATOR MODULES IN CONTROLLER CABINET.

- CONTRACTOR TO REMOVE AND SALVAGE POLE TO CITY YARD. RESULTING VOID SHALL BE BACKFILLED WITH A 1-SACK SAND SLURRY OR TO 90% COMPACTION.
  - CONTRACTOR TO REMOVE AND SALVAGE EXISTING MAST ARM TO CITY YARD.
- AB ABANDON. IF APPLIED TO CONDUIT, REMOVE CONDUCTORS.  
CB INSTALL CONDUIT INTO EXISTING PULL BOX.

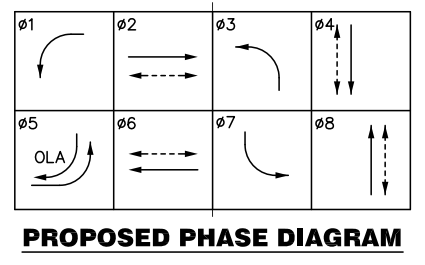
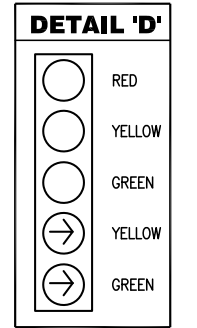
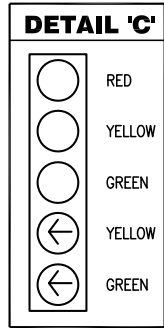
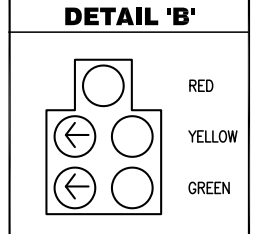
**AS-BUILT**  
DATED: 02/04/2021



**CONDUCTOR SCHEDULE**

AWG SIZE OR CABLE TYPE	POLE OR CIRCUIT	CONDUIT SIZE AND RUN NUMBER								
		2"	3"	3.5"	4"	2-3"	2-4"	4"	3"	3"
12 CSC	POLE - A	1	2	3	4	5	6	7	8	9
	B	-	-	-	-	-	-	-	-	-
	C	-	-	-	-	-	-	-	-	-
	D	-	-	-	-	-	-	-	-	-
	E	-	-	-	-	-	-	-	-	-
	F	-	-	-	-	-	-	-	-	-
3 CSC	G	1	1	1	1	1	1	1	1	1
	H	-	-	-	-	-	-	-	-	-
	I	-	-	-	-	-	-	-	-	-
	J	-	-	-	-	-	-	-	-	-
TOTAL		1	2	3	4	5	6	7	8	9
#14	PHOTOELECTRIC UNIT	-	-	-	-	-	-	3	-	-
#12	I.I.S.N.S.	-	2	2	2	2	-	2	2	2
#10	LUMINAIRES	-	2	2	2	2	-	2	2	2
#8	GROUND	1	1	1	1	1	1	1	1	1
3M OPTICOM CABLE #138		-	1	1	2	2	4	2	1	1
VIDEO DETECTION		-	1	1	2	2	4	2	1	1
PERCENT FILL (%)		17	24	21	25	25	27	22	23	18

ALL CONDUCTORS AND CONDUITS SHALL BE NEW EXCEPT AS NOTED. (E) = EXISTING



CITY OF BEAUMONT  
REVIEWED BY: \_\_\_\_\_ DATE: \_\_\_\_\_  
CITY ENGINEER \_\_\_\_\_



SERVICE ADDRESS: 1698 OAK VALLEY PARKWAY

Call before you Dig  
811  
1-800-227-2600

**REVISIONS**

NO.	REVISION	DATE
1	REVISED PER FIELD REVIEW BY CONTRACTOR.	02/04/21

PLANS PREPARED BY:  
**RK engineering group, Inc.**  
NEWPORT BEACH  
4000 Westley Place, Suite 280  
Newport Beach, CA 92660  
P: 949.474.0809 F: 949.474.0902

SUBMITTED BY:  
*Robert Kahn*  
ROBERT KAHN  
RCE# 20285 EXP. 09-30-21  
DATE: 02-04-2021



**CITY OF BANNING**  
RECOMMENDED FOR APPROVAL BY:  
ARTURO VELA, RCE #75896 EXP. 6/30/20  
PUBLIC WORKS DIRECTOR/CITY ENGINEER

CITY OF BANNING  
**TRAFFIC SIGNAL MODIFICATION PLAN**  
HIGHLAND SPRINGS AVE & MEADOWLINE WAY/OAK VALLEY PARKWAY

W.D. No. \_\_\_\_\_  
CIP No. \_\_\_\_\_  
PROJECT No. 3300A (BEAUMONT)  
**SHEET 5 OF 7**

03\_2450-2499\_24671801-1-D -Batterfield\_Ave01/2021\_AS-BUILTS.DWG

Plotted by: jparcise Date Plotted: 2/25/21 HS & Oak Valley.dwg Sheet: 5





**From:** [Jason Craghead](#)  
**To:** [Suzanne Foxworth](#)  
**Subject:** PW2021-0652  
**Date:** Monday, April 05, 2021 1:04:00 PM

---

Sue, there are no punch list items at this time for bond NO: CMS331858 / Tract No: 37298-1  
Atwell Traffic Signal: Highland Springs & Oak Valley Parkway.

JASON CRAGHEAD  
Public Works Inspector  
City of Beaumont  
550 E. 6th Street, Beaumont, Ca 92223  
Desk (951) 769-8520 Ext. 381  
BeaumontCa.gov  
Facebook | Twitter | Instagram | You tube  
#ACITYELEVATED

**MAINTENANCE BOND**

WHEREAS, the City of Beaumont ("City"), a municipal corporation, and <sup>TRI POINTE HOMES IE-SD, INC.</sup> ~~FORMERLY KNOWN AS PARDEE HOMES~~ (hereinafter "Principal"), have entered into an agreement by which Principal agrees to install and complete certain designated public improvements and to guarantee and warrant the work for the period of one year following its completion and acceptance, which said agreement, dated \_\_\_\_\_, and identified as <sup>ATWELL TRAFFIC SIGNAL-HIGHLAND SPRINGS</sup> ~~AVE AND OAK VALLEY PARKWAY~~ is hereby referred to and made a part hereof; and:

WHEREAS, Principal is required under the terms of the agreement to furnish a bond to guarantee and warrant the work for a period of one year following its completion and acceptance against any defective work or labor done, or defective materials furnished, to comply with the terms of the agreement.

NOW, THEREFORE, we, the Principal and RLI INSURANCE COMPANY ("Surety") admitted and duly authorized to transact business under the laws of the State of California as surety, are held and firmly bound unto the City of Beaumont as obligee, in the penal sum of <sup>TWENTY SIX THOUSAND FOUR HUNDRED</sup> ~~SIX AND 45/100~~ dollars (\$26,406.45 -- ) lawful money of the United States, for the payment of which sum well and truly to be made, we bind ourselves, our heirs, successors, executors, and administrators, jointly and severally, firmly by these presents.

The condition of this obligation is such that if the above bounded Principal, his or its heirs, executors, administrators, successors or assigns, shall in all things stand to and abide by, provisions in the agreement and any alteration thereof made as therein provided, on his or its part to be kept and performed at the time and in the manner therein specified, and in all respects according to their true intent and meaning, and shall indemnify and save harmless the City of Beaumont, its officers, agents and employees, as therein stipulated, then this obligation shall become null and void; otherwise it shall be and remain in full force and effect.

As a condition precedent to the satisfactory completion of the agreement, the obligation of the Principal and surety under this bond shall remain in effect for a period of one (1) year after the completion and acceptance of the work. During that time, if the Principal or his or its heirs, executors, administrators, successors or assigns, fails to make full, complete and satisfactory repair and replacement or totally protect the City from any loss or damage made evident during that year which results from or is caused by either defective materials or faulty workmanship in the prosecution of the work, then the obligation shall remain in full force and effect. However, anything in this paragraph to the contrary notwithstanding, the obligation of the Surety shall continue so long as any obligation of the Principal remains.

As a part of the obligation secured hereby and in addition to the face amount specified therefor, there shall be included costs and reasonable expenses and fees, including reasonable attorney's fees, incurred by the City of Beaumont in successfully enforcing such obligation, all to be taxed as costs and included in any judgment rendered.

The Surety hereby stipulates and agrees that no change, extension of time, alteration or addition to the terms of the agreement or to the work to be performed thereunder or the specifications accompanying the same shall in anywise affect its obligations under this bond, and it does hereby waive notice of any such change, extension of time, alteration or addition to the terms of the agreement or to the work or to the specifications. The Surety waives all rights of subrogation against the City or any person employed by the City.

*[signatures on following page]*

SIGNED AND SEALED THIS 10TH DAY OF MAY <sup>2021</sup>~~2020~~.



(Seal)

RLI INSURANCE COMPANY  
**SURETY**

TRI POINTE HOMES IE-SD, INC.  
FORMERLY KNOWN AS PARDEE HOMES  
**PRINCIPAL**

By: Michelle Haase

By: Michael C. Taylor

MICHELLE HAASE, ATTORNEY-IN-FACT

Michael C. Taylor, Division President

(Name)

(Name)

(Address)

(Title)

(Address)

19800 MACARTHUR BLVD., SUITE 1250

1250 CORONA POINTE COURT, SUITE 600

IRVINE, CA 92612

CORONA, CA 92879

By:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_  
(Name)

\_\_\_\_\_  
(Title)

\_\_\_\_\_  
(Address)

\_\_\_\_\_  
\_\_\_\_\_

ALL SIGNATURES MUST BE ACKNOWLEDGED BY A NOTARY PUBLIC

# California All-Purpose Certificate of Acknowledgment

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
County of Riverside } s.s.

On May 11, 2021 before me, Ana E. Chavez Perez, Notary Public,  
Name of Notary Public, Title

personally appeared Michael C. Taylor  
Name of Signer (1)

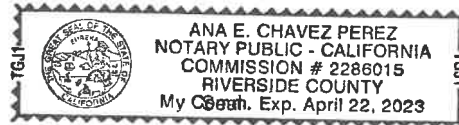
\_\_\_\_\_  
Name of Signer (2)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

  
Signature of Notary Public



## OPTIONAL INFORMATION

Although the information in this section is not required by law, it could prevent fraudulent removal and reattachment of this acknowledgment to an unauthorized document and may prove useful to persons relying on the attached document.

### Description of Attached Document

The preceding Certificate of Acknowledgment is attached to a document titled/for the purpose of \_\_\_\_\_

containing \_\_\_\_\_ pages, and dated \_\_\_\_\_

The signer(s) capacity or authority is/are as:

- Individual(s)  
 Attorney-in-fact  
 Corporate Officer(s) \_\_\_\_\_  
Title(s)

- Guardian/Conservator  
 Partner - Limited/General  
 Trustee(s)  
 Other: \_\_\_\_\_

representing: \_\_\_\_\_  
Name(s) of Person(s) Entity(ies) Signer is Representing

### Additional Information

#### Method of Signer Identification

Proved to me on the basis of satisfactory evidence:

- form(s) of identification  credible witness(es)

Notarial event is detailed in notary journal on:

Page # \_\_\_\_\_ Entry # \_\_\_\_\_

Notary contact: \_\_\_\_\_

#### Other

- Additional Signer  Signer(s) Thumbprints(s)

\_\_\_\_\_



**WARRANTY / MAINTENANCE BOND**

BOND NO. CMS331858-M  
PREMIUM is included in Performance Bond.

KNOW ALL MEN BY THESE PRESENTS:

That, Tri Pointe Homes IE-SD, Inc. formerly known as Pardee Homes, as Principal and RLI Insurance Company, a corporation organized and existing under the laws of the State of Illinois and authorized to transact business in the State of California (hereinafter called "Surety"), as Surety, are held and firmly bound unto City of Beaumont,

as Obligee, hereinafter called Obligee, in the amount of Twenty-Six Thousand Four Hundred Six and 45/100 Dollars (\$26,406.45), for the payment of which, well and truly to be made, we bind ourselves, our heirs, administrators, executors, successors and assigns, jointly and severally, firmly by these presents.

Whereas, the above bounden Principal has entered into a certain written contract with the above named Obligee, providing for construction of certain subdivision improvements for Atwell Traffic Signal- Highland Springs Ave and Oak Valley Parkway in the City of Beaumont, State of California; and

WHEREAS, said work has been or will be completed by Principal.

NOW, THEREFORE, if said Principal shall promptly replace and repair any work proven to be defective because of faulty workmanship and/or material within a period of one (1) year from date of acceptance of the work by the Obligee, then this obligation to be void; Otherwise to remain in full force and effect.

Signed, Sealed and Dated this 10th day of May 2021.

Tri Pointe Homes IE-SD, Inc. formerly known as  
Pardee Homes  
(Principal) (Seal)

By: Jeff Grant

RLI Insurance Company  
(Surety)

By: Michelle Haase  
Michelle Haase, Attorney-in-Fact



# ALL- PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }

County of Orange }

On MAY 10 2021 before me, Janina Monroe, Notary Public,  
(Here insert name and title of the officer)

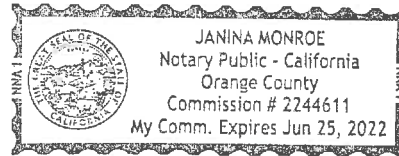
personally appeared Michelle Haase,  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Notary Public Signature

(Notary Public Seal)



### ADDITIONAL OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

\_\_\_\_\_  
(Title or description of attached document)

\_\_\_\_\_  
(Title or description of attached document continued)

Number of Pages \_\_\_\_\_ Document Date \_\_\_\_\_

### CAPACITY CLAIMED BY THE SIGNER

- Individual (s)
- Corporate Officer
- \_\_\_\_\_  
(Title)
- Partner(s)
- Attorney-in-Fact
- Trustee(s)
- Other \_\_\_\_\_

### INSTRUCTIONS FOR COMPLETING THIS FORM

*This form complies with current California statutes regarding notary wording and, if needed, should be completed and attached to the document. Acknowledgments from other states may be completed for documents being sent to that state so long as the wording does not require the California notary to violate California notary law.*

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. he/she/they, is/are) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
  - ❖ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
  - ❖ Indicate title or type of attached document, number of pages and date.
  - ❖ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document with a staple.

# POWER OF ATTORNEY

## RLI Insurance Company Contractors Bonding and Insurance Company

9025 N. Lindbergh Dr. Peoria, IL 61615  
Phone: 800-645-2402

### Know All Men by These Presents:

That this Power of Attorney is not valid or in effect unless attached to the bond which it authorizes executed, but may be detached by the approving officer if desired.

That **RLI Insurance Company** and/or **Contractors Bonding and Insurance Company**, each an Illinois corporation, (separately and together, the "Company") do hereby make, constitute and appoint:

Paul Boucher, Janina Monroe, Dennis Langer, Michelle Haase, Timothy Noonan, Adriana Valenzuela, Jennifer Ochs, Martha Barreras, Sarah Campbell, jointly or severally

in the City of Los Angeles, State of California its true and lawful Agent(s) and Attorney(s) in Fact, with full power and authority hereby conferred, to sign, execute, acknowledge and deliver for and on its behalf as Surety, in general, any and all bonds and undertakings in an amount not to exceed Twenty Five Million Dollars (\$25,000,000.00) for any single obligation.

The acknowledgment and execution of such bond by the said Attorney in Fact shall be as binding upon the Company as if such bond had been executed and acknowledged by the regularly elected officers of the Company.

**RLI Insurance Company** and/or **Contractors Bonding and Insurance Company**, as applicable, have each further certified that the following is a true and exact copy of a Resolution adopted by the Board of Directors of each such corporation, and is now in force, to-wit:

"All bonds, policies, undertakings, Powers of Attorney or other obligations of the corporation shall be executed in the corporate name of the Company by the President, Secretary, any Assistant Secretary, Treasurer, or any Vice President, or by such other officers as the Board of Directors may authorize. The President, any Vice President, Secretary, any Assistant Secretary, or the Treasurer may appoint Attorneys in Fact or Agents who shall have authority to issue bonds, policies or undertakings in the name of the Company. The corporate seal is not necessary for the validity of any bonds, policies, undertakings, Powers of Attorney or other obligations of the corporation. The signature of any such officer and the corporate seal may be printed by facsimile."

IN WITNESS WHEREOF, the **RLI Insurance Company** and/or **Contractors Bonding and Insurance Company**, as applicable, have caused these presents to be executed by its respective Vice President with its corporate seal affixed this 26th day of April, 2021.



**RLI Insurance Company**  
**Contractors Bonding and Insurance Company**  
By: B. W. Davis  
Barton W. Davis Vice President

State of Illinois }  
County of Peoria } SS

### CERTIFICATE

On this 26th day of April, 2021, before me, a Notary Public, personally appeared Barton W. Davis, who being by me duly sworn, acknowledged that he signed the above Power of Attorney as the aforesaid officer of the **RLI Insurance Company** and/or **Contractors Bonding and Insurance Company** and acknowledged said instrument to be the voluntary act and deed of said corporation.

I, the undersigned officer of **RLI Insurance Company** and/or **Contractors Bonding and Insurance Company**, do hereby certify that the attached Power of Attorney is in full force and effect and is irrevocable; and furthermore, that the Resolution of the Company as set forth in the Power of Attorney, is now in force. In testimony whereof, I have hereunto set my hand and the seal of the **RLI Insurance Company** and/or **Contractors Bonding and Insurance Company** this 10th day of May, 2021.

By: Catherine D. Glover  
Catherine D. Glover Notary Public

**RLI Insurance Company**  
**Contractors Bonding and Insurance Company**  
By: Jeffrey D. Fick  
Jeffrey D. Fick Corporate Secretary





## ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
County of Riverside

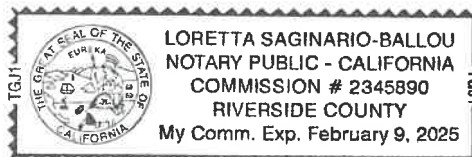
On May 11, 2021 before me, Loretta Saginario-Ballou, Notary Public  
(insert name and title of the officer)

personally appeared Jeff Chambers,  
who proved to me on the basis of satisfactory evidence to be the person~~(s)~~ whose name~~(s)~~ is/~~are~~  
subscribed to the within instrument and acknowledged to me that he/~~she/they~~ executed the same in  
his/~~her/their~~ authorized capacity~~(ies)~~, and that by his/~~her/their~~ signature~~(s)~~ on the instrument the  
person~~(s)~~, or the entity upon behalf of which the person~~(s)~~ acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Loretta Saginario Ballou (Seal)





April 22, 2021

TriPoint Homes  
1250 Corona Pointe Court, Suite 600  
Corona, CA 92879  
Attn: Rick Rush

RE: Bond No. CMS331858 / Tr. 37298-1 / Atwell Traffic Signal: Highland Springs & Oak Valley Pkwy

Dear Rick,

The City of Beaumont has received your request in regards to a reduction of bonds in the above referenced tract. Upon receipt of a maintenance bond in the amount listed below, the city will return the original Performance bond 45 days after recordation and replace it with the maintenance bond to be in place for no less than one year. The amount is as follows:

Project Name	Maintenance Amount
Atwell Traffic Signal: Highland Springs & Oak Valley Pkwy	\$26,406.45

If you wish to discuss this matter further please do not hesitate to contact me at (951) 769-8520 ext. 329

Thank you,

Suzanne Foxworth  
Public Works Technician