

GENERAL NOTES

A	VERIFICATION	CONTRACTOR & ALL SUBCONTRACTORS SHALL VERIFY ALL GRADES, DIMENSIONS & CONDITIONS PRIOR TO START OF WORK
B	DIMENSIONS	DO NOT SCALE THESE DRAWINGS. WRITTEN DIMENSIONS SHALL TAKE PRECEDENCE OVER SCALED DRAWINGS
C	DISCREP-ANCIES	MINOR DISCREPANCIES BETWEEN DRAWINGS & ACTUAL CONDITIONS ARE TO BE EXPECTED. CONDITIONS REQUIRING CLARIFICATION SHALL BE BROUGHT TO THE ATTENTION OF C.D.A. IMMEDIATELY
D	CONTRACT DOCUMENTS	CONSTRUCTION DOCUMENTS TO POST DATE JOB COPY. VERIFY DOCUMENT DATE WITH C.D.A. PRIOR TO START OF WORK. CONTRACTOR TO ENSURE THAT ANY REVISED DOCUMENTS SHALL BE PROVIDED TO SUBCONTRACTORS IMMEDIATELY

APPLICABLE CODES

THIS PROJECT SHALL COMPLY (AS REQUIRED) WITH THE:
2016 CALIFORNIA BUILDING CODE
2016 CALIFORNIA RESIDENTIAL CODE
2016 CALIFORNIA MECHANICAL CODE
2016 CALIFORNIA ELECTRICAL CODE
2016 CALIFORNIA PLUMBING CODE
2016 CALIFORNIA FIRE CODE
2016 CALIFORNIA ENERGY CODE

SITE PLAN NOTES

1	DRIVEWAY	AC PAVING TO BE REPLACED AFTER COMPLETION OF CONSTRUCTION
2	FLATWORK	CONCRETE WALKWAYS, ALTERNATE BID FOR STONE PAVERS
3	GRADING	N/A
4	DRAINAGE	SEE CIVIL DWG'S BY OTHERS
5	STORM DRAINAGE	SEE CIVIL DWG'S BY OTHERS
6	SEWER LATERAL	TIE INTO EXISTING IN CRAWL SPACE
7	GAS & ELEC SERVICE	(E.) SERVICES TO REMAIN
8	SETBACKS	AS PER PLAN
9	TREES	PROTECT (E.) DURING CONSTRUCTION
10	FENCES	PROTECT (E.) DURING CONSTRUCTION
11	LANDSCAPE	PROTECT (E.) @ FRONT YARD DURING CONSTRUCTION

TABULATIONS

EXISTING RESIDENCE	1,427.47 SQ.FT.
(E) ACCESSORY BLDG.(TO BE REMOVED)	784.18 SQ.FT.
EXISTING TO REMAIN	1,427.47 SQ.FT.
PROPOSED MAIN FLOOR ADDITION	2,113.14 SQ.FT.
PROPOSED GARAGE	219.37 SQ.FT.
TOTAL ADDITION	2,332.51 SQ.FT.
TOTAL PROPOSED	3,759.98 SQ.FT.

COVERAGE & F.A.R.

SITE PLAN	15,518.66	SQ. FT. = .35 AC.
COV: ALLOWABLE	5,431.53	SQ. FT. = 35.00 %
EXISTING	2,464.96	SQ. FT. = 15.88 %
PROPOSED	3,910.43	SQ. FT. = 25.20 %
FAR: ALLOWABLE	4,301.86	SQ. FT. = 27.82 %
EXISTING	2,211.65	SQ. FT. = 14.25 %
PROPOSED	3,759.98	SQ. FT. = 24.23 %

CONSULTANT DIRECTORY

SURVEYOR	DODGE & ASSOCIATES 20652 CHAPARRAL CIRCLE PENN VALLEY, CA 95946 (530) 432-5212
SOILS ENGINEER	TBD
CIVIL ENGINEER	BERRY & ASSOCIATES 1733 WOODSIDE ROAD #125 REDWOOD CITY, CA 94061 (650) 368-0750
STRUCTURAL ENGINEER	TBD
ENERGY CONSULTANT	TBD
LANDSCAPE ARCHITECT	TBD

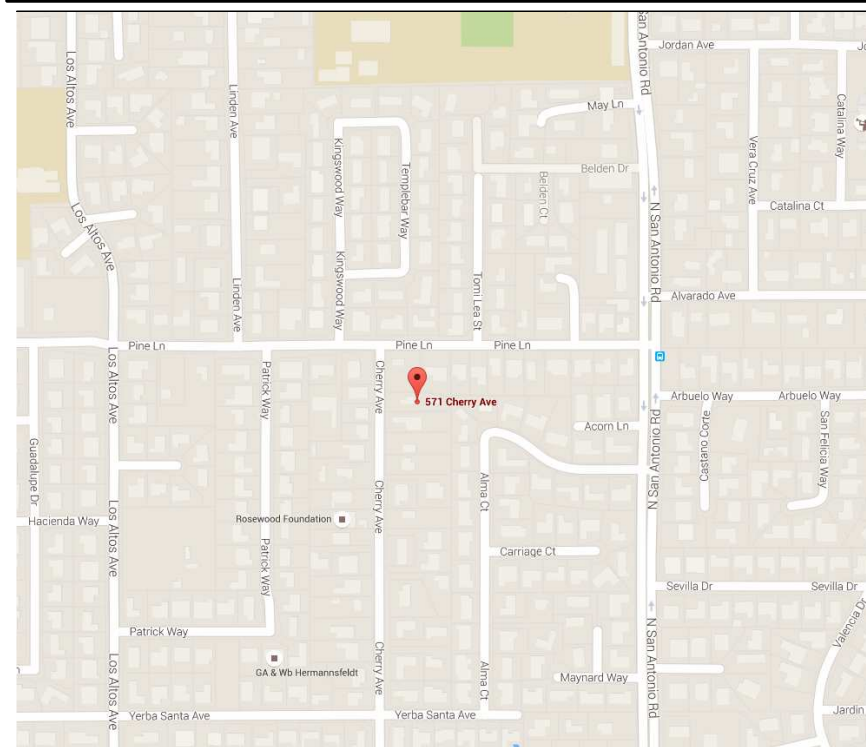
SHEET INDEX

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C - 1	GRADING & DRAINAGE PLAN

PROPERTY DESCRIPTION

OWNER	GLORIA WANG & RUNZHEN HUANG
ADDRESS	571 CHERRY AVE. LOS ALTOS, CA. 94022
PARCEL	167-28-014
ACREAGE	0.365 ac.
ZONING	R 1-10
PROJECT DESCRIPTION	ADDITION AND INTERIOR REMODEL

VICINITY MAP



TREE SCHEDULE

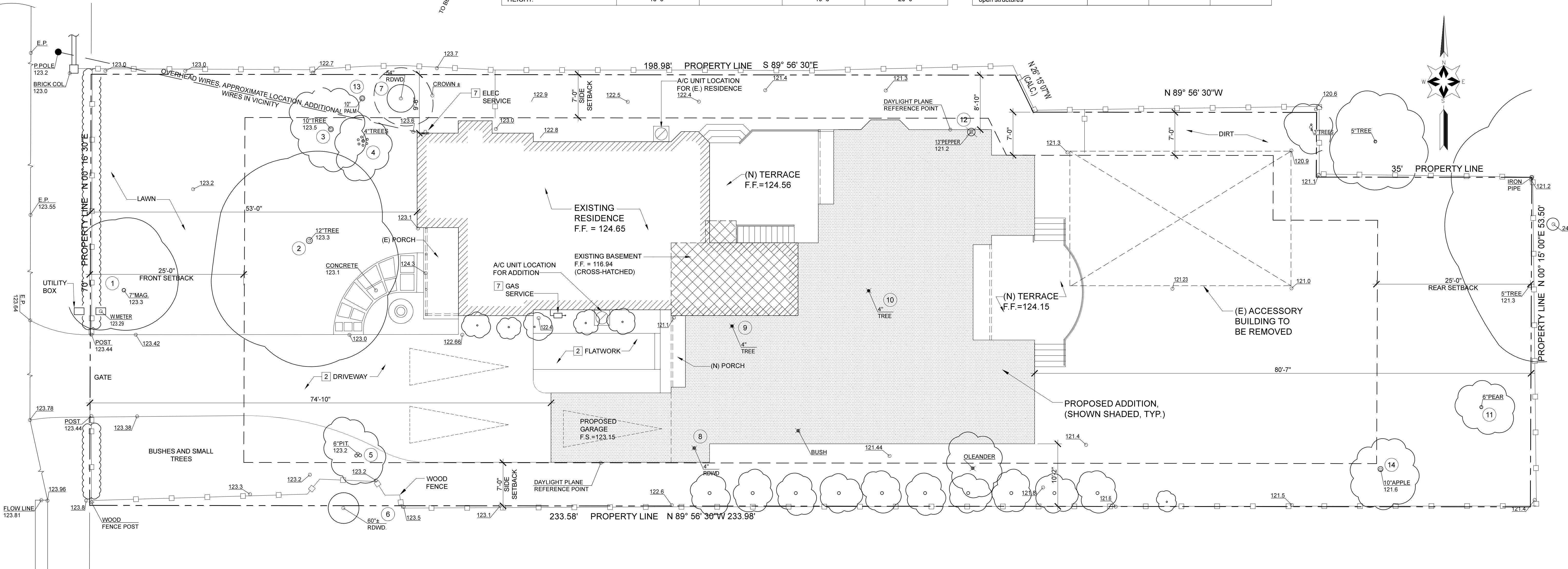
1. 7" MAGNOLIA	X
2. 12" TREE	X
3. 10" TREE	X
4. 4" TREE	X
5. 6" PITTOSPORUM	X
6. 60" REDWOOD	X
7. 54" REDWOOD	X
8. 4" REDWOOD	X
9. 4" TREE	X
10. 4" CITRUS	X
11. 6" PEAR	X
12. 13" PEPPER	X
13. 10" PALM	X
14. 10" APPLE	X

TO BE REMOVED
TO REMAIN

	EXISTING	ADDITION / REMOVAL	PROPOSED	ALLOWED / REQUIRED
LOT COVERAGE: (land area covered by all structures that are over 6 feet in height)	2,464.96 sq. ft. (15.88 %)	(- 960.67 sq. ft.) + 2,406.14 sq. ft.	3,910.43 sq. ft. (25.20 %)	5,431.53 sq. ft. (35.00%)
FLOOR AREA	1st Floor: 1,427.47 s.f. Accessory: 784.18 s.f. Total: 2,211.65 s.f. (14.25 %)	1st Floor: + 2,332.51 s.f. Accessory: (- 784.18 s.f.)	1st Floor: 3,759.98 s.f. (24.23 %)	4,301.86 sq. ft. (27.82 %)
SETBACKS: Front Rear Right Side (1st / 2nd) Left Side (1st / 2nd)	53'-0" 40'-0" 30'-11" / N/A 9'-6" / N/A		53'-0" 80'-7" 7'-0" / N/A 8'-10" / N/A	25'-0" 25'-0" 7'-0" / N/A 7'-0" / N/A
HEIGHT:	16'-5"		19'-6"	20'-0"

LOT CALCULATIONS	
NET LOT AREA:	15,518.66 square feet (net)
FRONT YARD HARDSCAPE AREA: Hardscape area in the front yard setback shall not exceed 50%	331.60 square feet (19.10 %)
LANDSCAPING BREAKDOWN:	Total hardscape area (existing & proposed): 6,029.34 sq. ft. Existing softscape (undisturbed area): 8,528.65 sq. ft. New softscape area: 960.67 sq. ft.

SQUARE FOOTAGE BREAKDOWN			
	EXISTING	CHANGE IN	TOTAL PROPOSED
HABITABLE LIVING AREA: Includes habitable basement areas	2,211.65 sq. ft.	(- 784.18 sq. ft.) + 2,113.14 sq. ft.	3,540.61 sq. ft.
NON-HABITABLE AREA: Does not include covered porches or open structures	0.00 sq. ft.	219.37 sq. ft.	219.37 sq. ft.



SITE PLAN

1/8" = 1'-0"

* NOTE

CLIENT (JOB NO. 21613)

GLORIA WANG & RUNZHEN HUANG

571 CHERRY AVE. LOS ALTOS, CA. 94022
PHONE NO. (650) 426-8058

CHAPMAN
DESIGN
ASSOCIATES

620 S. EL MONTE AVENUE
LOS ALTOS, CA 94022 (650) 941-6890

SHEET

A - 1

EXISTING RESIDENCE - HABITALBE

- (A) 15'-4" x 18'-10.5" = 289.42 s.f.
(B) 14'-3.5" x 12'-2" = 173.88 s.f.
(C) 27'-3.5" x 22'-4.5" = 610.65 s.f.
(D) = 109.89 s.f.
(E) 11'-9.75" x 20'-7.5" = 243.63 s.f.
= 1,427.47 s.f.

ADDITION - HABITALBE

- (F) 11'-7.5" x 18'-3.5" = 212.64 s.f.
(G) 12'-2.25" x 6'-3" = 76.17 s.f.
(H) = 7.91 s.f.
(I) 9'-2.25" x 45'-9.5" = 420.71 s.f.
(J) 16'-10" x 7'-0" = 117.83 s.f.
(K) 7'-7.75" x 31'-5" = 240.21 s.f.
(L) 15'-9.5" x 28'-5" = 448.75 s.f.
(M) 6'-3.5" x 25'-1.5" = 158.08 s.f.
(N) 6'-7" x 3'-0" = 19.75 s.f.
(O) 13'-1" x 7'-0" = 91.58 s.f.
(P) 12'-1" x 25'-7.5" = 309.63 s.f.
(Q) = 9.88 s.f.
= 2,113.14 s.f.

ADDITION - NON-HABITALBE

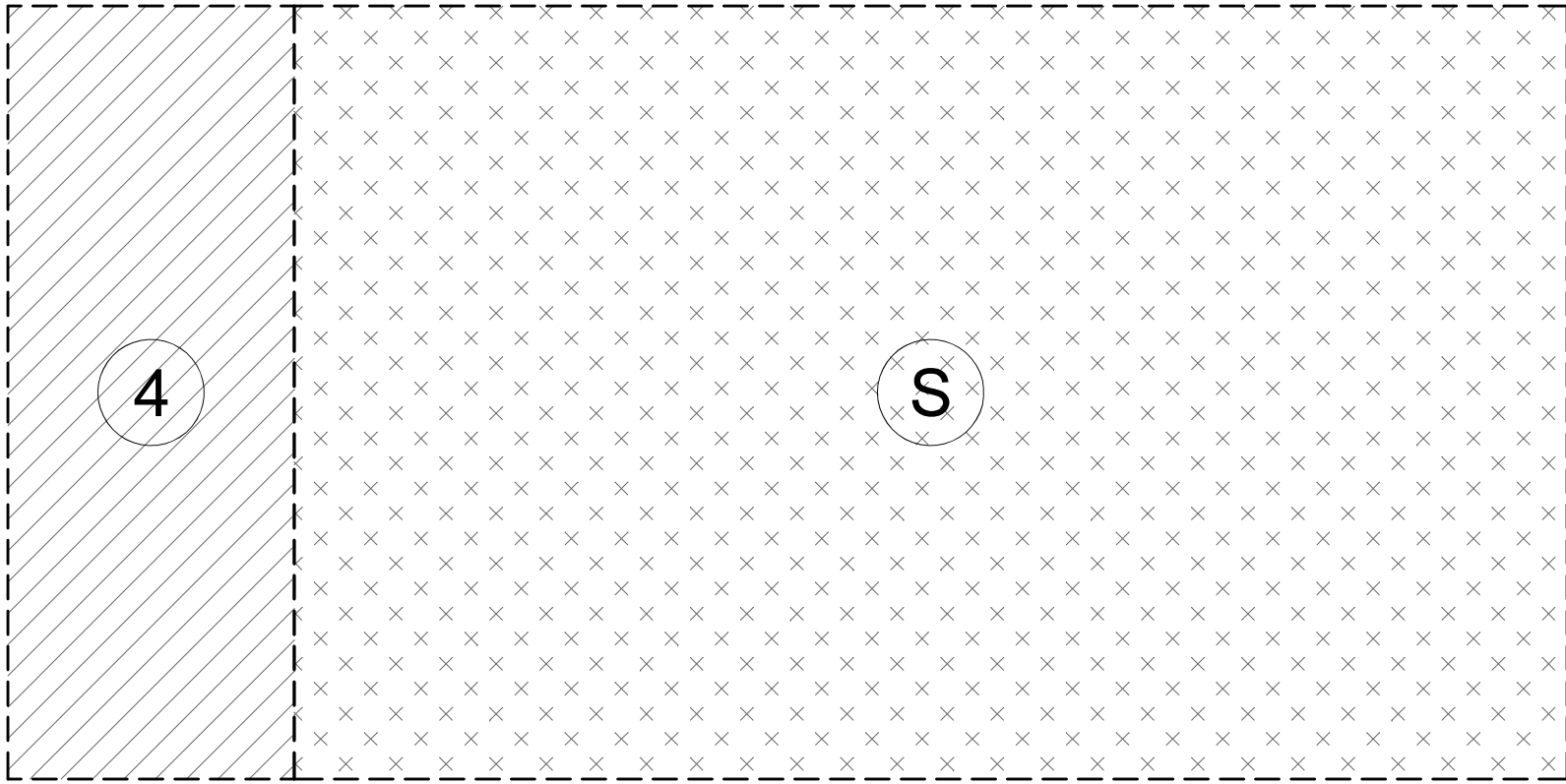
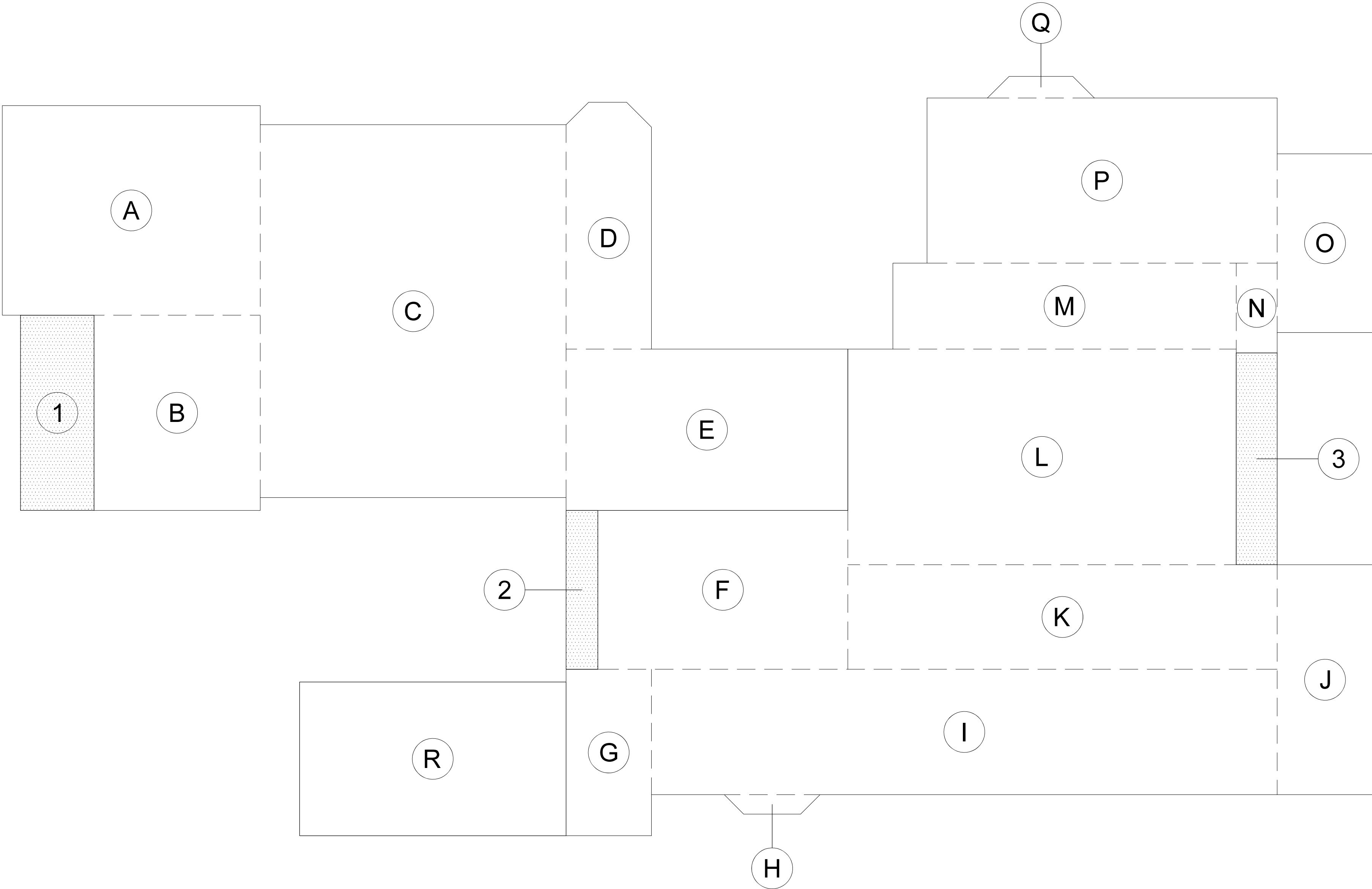
- (R) 11'-3" x 19'-6" = 219.37 s.f.
= 2,332.51 s.f.

EXISTING COVERAGE (ADDITION)

- (1) 14'-3.5" x 5'-4.5" = 76.82 s.f.

PROPOSED COVERAGE (ADDITION)

- (2) 11'-7.5" x 2'-4" = 27.13 s.f.
(3) 15'-6" x 3'-0" = 46.50 s.f.
= 73.63 s.f.



EXISTING ACCESSORY BUILDING TO BE DEMOLISHED

- (S) 21'-10" x 35'-11" = 784.18 s.f.

EXISTING COVERAGE TO BE DEMOLISHED

- (4) 21'-10" x 8'-1" = 176.49 s.f.

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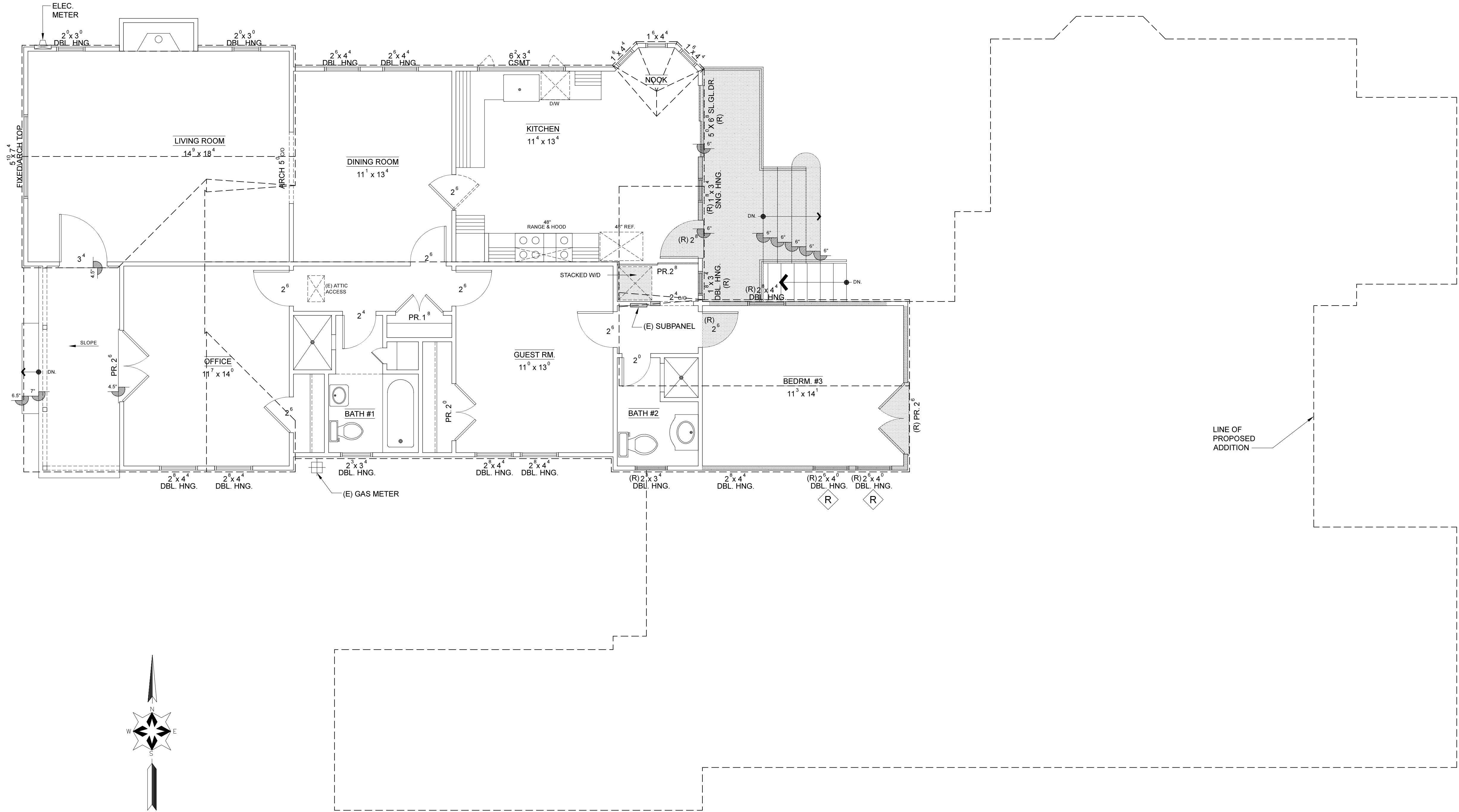
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SHEET

A - 1A



MAIN FLOOR DEMOLITION PLAN

1/4" = 1'-0"

GENERAL NOTES

- I PLUMBING CAP OFF, EXTEND OR RELOCATE AFFECTED WATER SUPPLY, DRAIN AND WASTE LINES AS REQUIRED
- II ELECTRICAL REPLACE (OR RELOCATE AS REQUIRED) ALL EXISTING WIRING DAMAGED OR REMOVED DURING CONSTRUCTION
- III DUCTWORK REPLACE, RELOCATE OR EXTEND (AS REQUIRED) ALL EXISTING DUCTWORK DAMAGED OR REMOVED DURING CONSTRUCTION
- IV BRACING CONTRACTOR TO PROVIDE BRACING (WHEN REQUIRED) FOR AREAS WHERE WALLS ARE REMOVED AND WHERE TEMPORARY SUPPORT IS REQUIRED
- V DISPOSAL ALL DEBRIS IS TO BE DISPOSED OF AT AN APPROVED DUMPING LOCATION
- VI HAZARDOUS MATERIALS IF LEAD PAINT, ASBESTOS, ETC., ARE FOUND AT THE JOB SITE, STOP WORK IMMEDIATELY AND CONTACT OWNER AND C.D.A. FOR INSTRUCTIONS

DEMOLITION NOTES

- 1 DOORS
- 2 WINDOWS & SKYLIGHTS
- 3 CABINETRY
- 4 FLOOR COVERINGS
- 5 LIGHT FIXTURES
- 6 APPLIANCES
- 7 LANDSCAPE
- 8 FLATWORK
- 9 VENEER
- 10 ELECTRICAL METER
- 11 GAS METER

LEGEND

- EXISTING WALLS TO REMAIN
- EXISTING WALLS, CASEWORK, FIXTURES, ETC. TO BE REMOVED
- (E) EXISTING TO REMAIN
- (R) EXISTING TO BE REMOVED
- R EXISTING TO BE RELOCATED

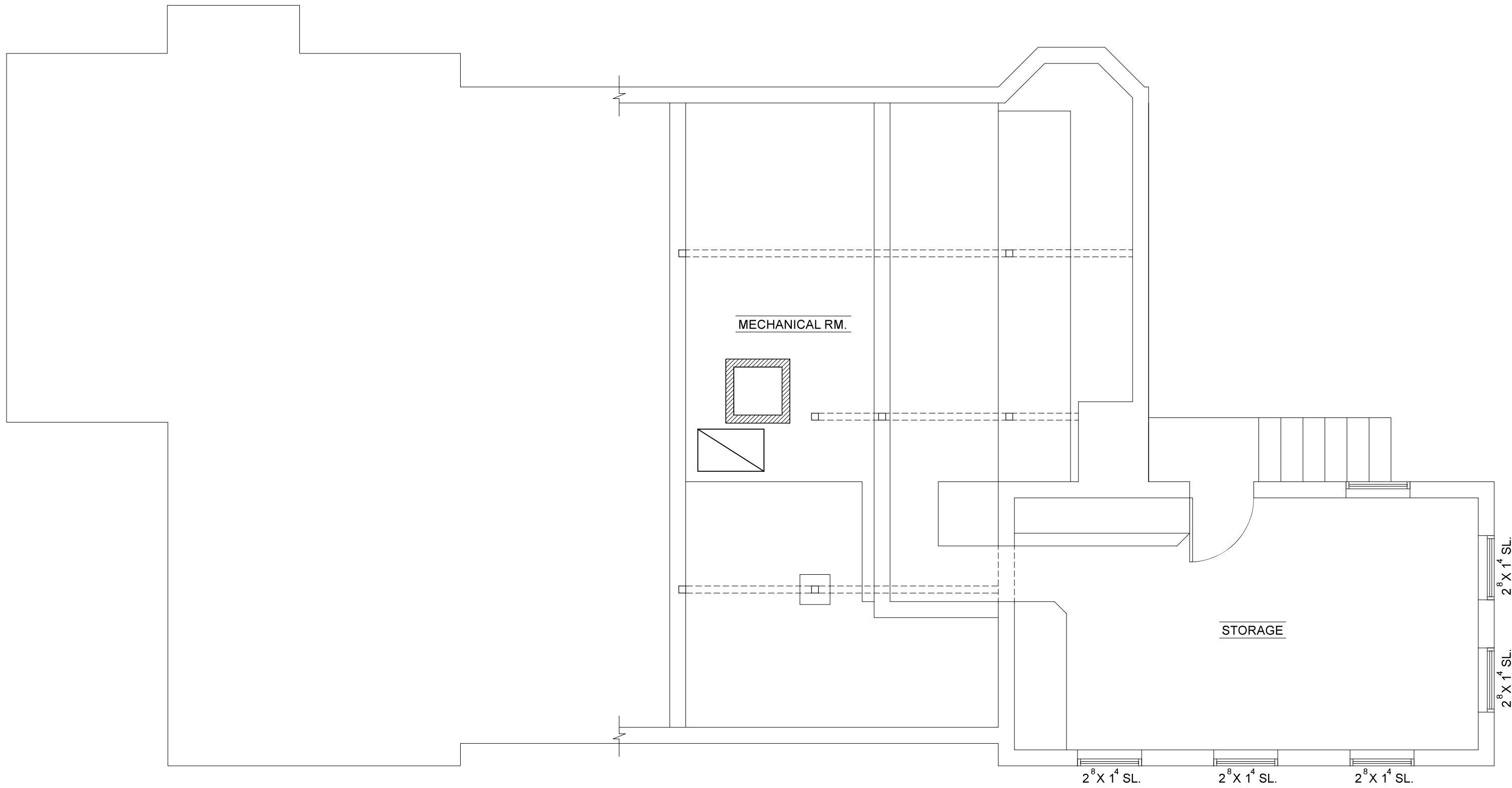
* NOTE

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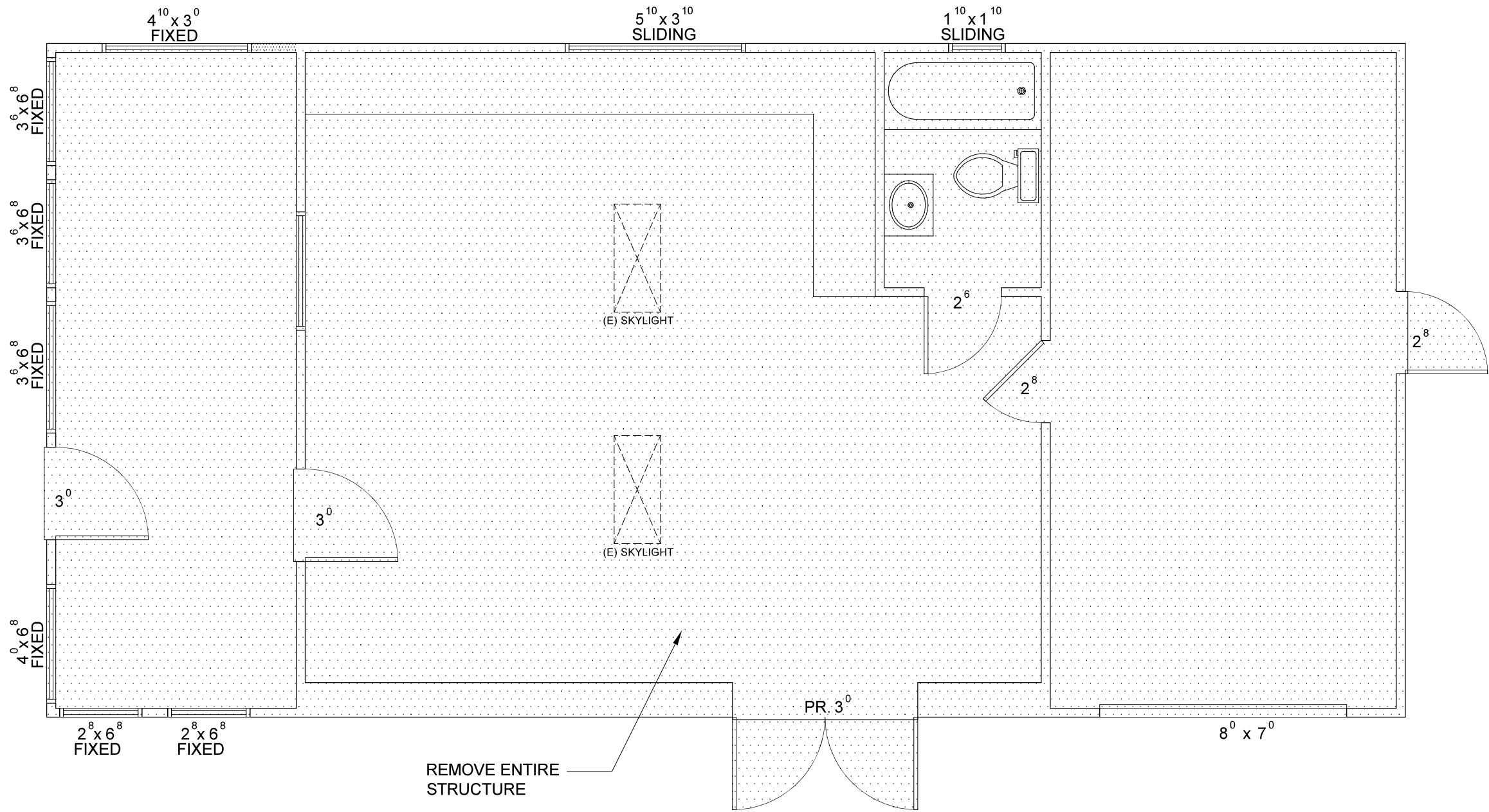
SHEET

A - 2



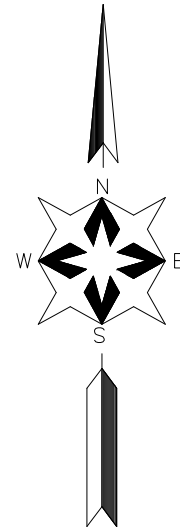
BASEMENT DEMOLITION PLAN

1/4" = 1'-0"



GARAGE DEMOLITION PLAN

1/4" = 1'-0"



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DEMOLITION NOTES

- 1 DOORS
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LEGEND

- EXISTING WALLS TO REMAIN
- EXISTING WALLS, CASEWORK, FIXTURES, ETC. TO BE REMOVED
- (E) EXISTING TO REMAIN
- (R) EXISTING TO BE REMOVED
- R EXISTING TO BE RELOCATED

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SHEET

A - 3

I EGRESS	ALL BEDROOMS TO HAVE WINDOWS MEETING EGRESS REQUIREMENTS PER SEC. 310 & 311 CRC 2016 - MIN. NET CLEAR OPENABLE AREA 5.7 S.F. - MIN. NET CLEAR OPENABLE WIDTH = 20" - MIN. NET CLEAR OPENABLE HEIGHT = 24"
II GARAGE COMMON WALL	GARAGE SHALL BE SEPARATED FROM THE DWELLING UNIT AND ITS ATTIC AREA BY MEANS OF MIN. ½" GYPSUM BOARD (5/8" MIN. @ ATTIC) APPLIED TO THE GARAGE SIDE PER CRC SEC. R302.586. DOOR OPENINGS BETWEEN A PRIVATE GARAGE AND DWELLING UNIT SHALL BE EQUIPPED WITH EITHER SOLID WOOD DOORS OR SOLID / HONEYCOMB CORE STEEL DOORS NOT LESS THAN 1½" THICK & SHALL BE SELF-CLOSING & LATCH-LATCHING
III STAIRWAYS	DESIGN SHALL CONFORM TO SEC. R311.7 CRC 2016. USABLE SPACE UNDER STAIR TO BE 1 HR. CLEARANCE CONSTRUCTION, 6'-8" MIN. HEADROOM CLEARANCE FROM TREAD NOSING TO SOFFIT ABOVE. STYLE AND FINISH PER OWNER SPECIFICATIONS.

- | | | |
|-------------|------------------------------|---|
| IV | GUARDRAILS | DESIGN SHALL CONFORM TO SEC. R312.2 CRC 2016.
GUARDRAIL IS REQUIRED ON THE OPEN SIDE OF THE STAIR LANDINGS AT 42" HIGH, WITH INTERMEDIATE RAILS AT 34"-38" HIGH |
| V | STAIR & HANDRAILS | DESIGN SHALL CONFORM TO SEC. R311.7.7 & R311.8.3 CRC 2016. STYLE AND FINISH PER OWNER SPECIFICATIONS |
| VI | FIREPLACE | DESIGN SHALL CONFORM TO CH. 10 CRC 2016, WITH NON-COMBUSTIBLE FACE & HEARTH. SEE SEC. R1001.9 CRC 2016 FOR FURTHER INFORMATION REGARDING THE HEARTH. SEE INTERIOR ELEVATIONS FOR SPECIFICATIONS |
| VII | TEMPERED GLASS | PROVIDE TEMPERED SAFETY GLASS AT HAZARDOUS LOCATIONS PER SEC. R308.4 CRC 2016 |
| VIII | FIRE BLOCKS | PROVIDE FIRE BLOCKING IN ALL AREAS AS DESCRIBED, OUTLINED & DEFINED IN SEC. R302.11, R302.8 & R1001.12 CRC 2016 |

- | | | |
|----|---------------------------|--|
| IX | WATER CLOSETS | PROVIDE 24" MIN. CLEARANCE IN FRONT OF WATER CLOSET BOWL AND 30" MIN. CLEAR WIDTH FOR WATER CLOSET SPACE (SEC. 407.6 2016 CPC) |
| X | SHOWERS | ALL SHOWERS SHALL CONFORM TO SECTION R307 2016 CRC |
| XI | WATER CONSERVING FIXTURES | ALL (N) PLUMBING FIXTURES (AS OUTLINED IN SEC. 402, 2016 CPC) SHALL CONFORM TO SEC. 402, 2016 CPC |

SEE ARCHITECTURAL SPECIFICATIONS SHEET FOR ABBREVIATIONS

ROOM NAME	FLOOR	BASEBOARD	WALLS	CEILING	RE-MARKS

ROOM NAME	FLOOR	BASEBOARD	WALLS	CEILING	RE-MARKS

	WINDOW. SEE "WINDOW SCHEDULE" ON SHEET () FOR FURTHER SPECIFICATIONS
	DOOR. SEE "DOOR SCHEDULE" ON SHEET () FOR FURTHER SPECIFICATIONS
	EXISTING WALLS TO REMAIN
	NEW WALLS
(E)	EXISTING
(N)	NEW
	RELOCATED

-	-

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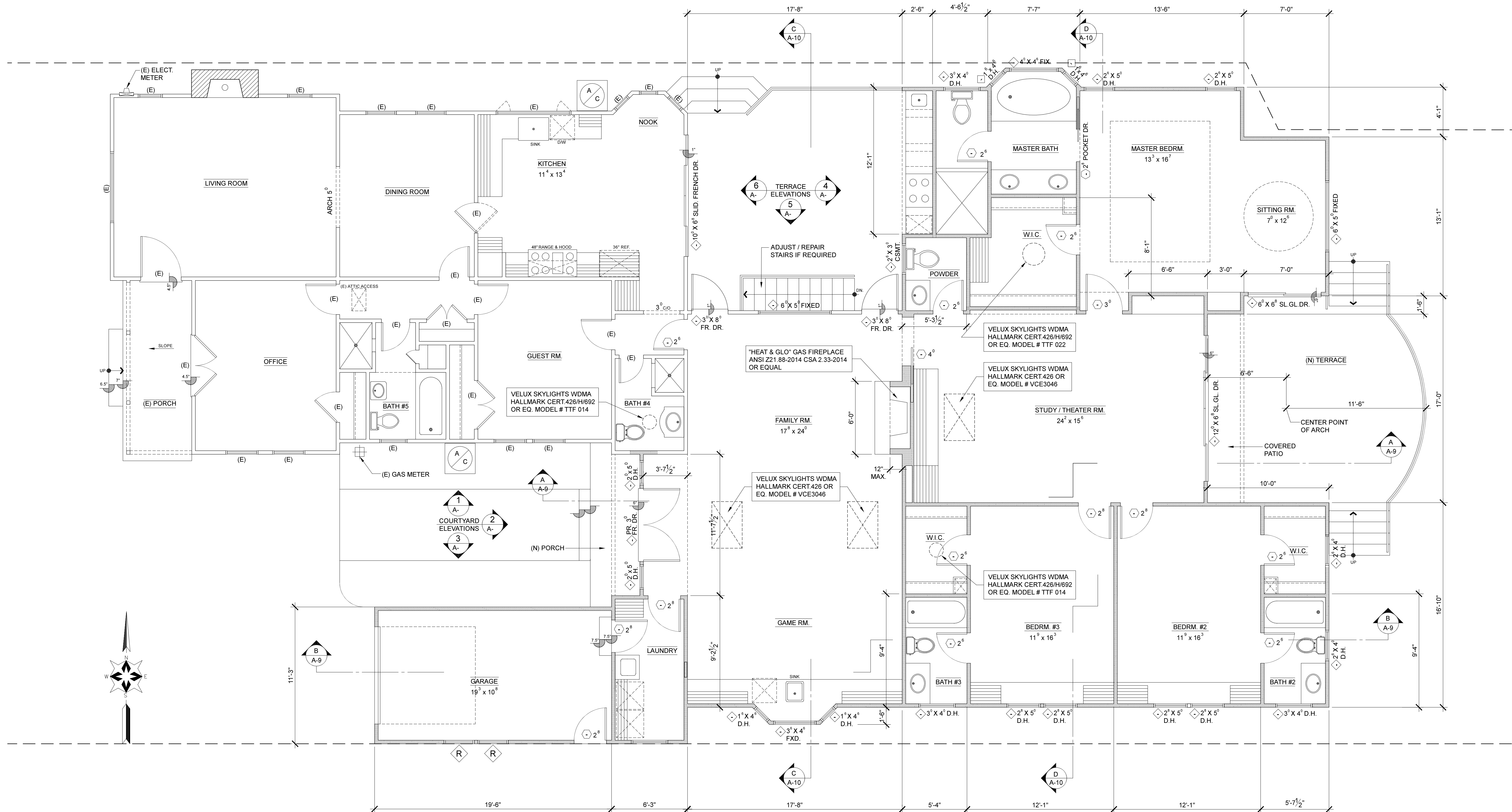
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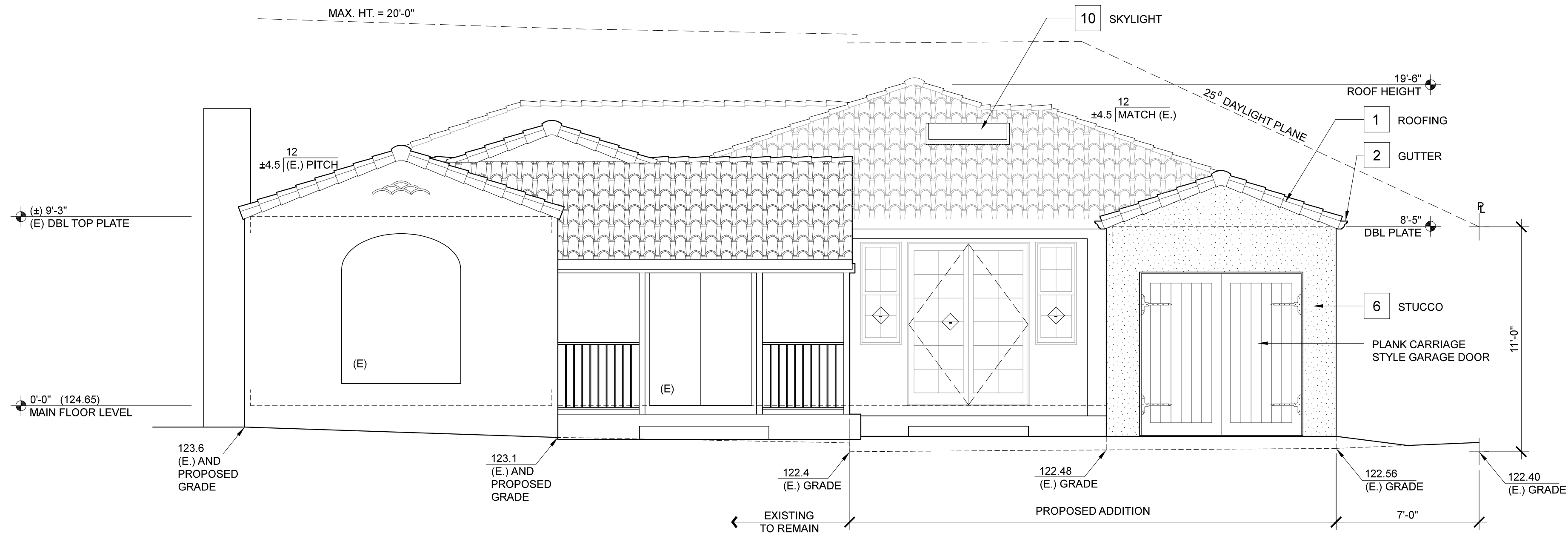
SHEET

A - 4



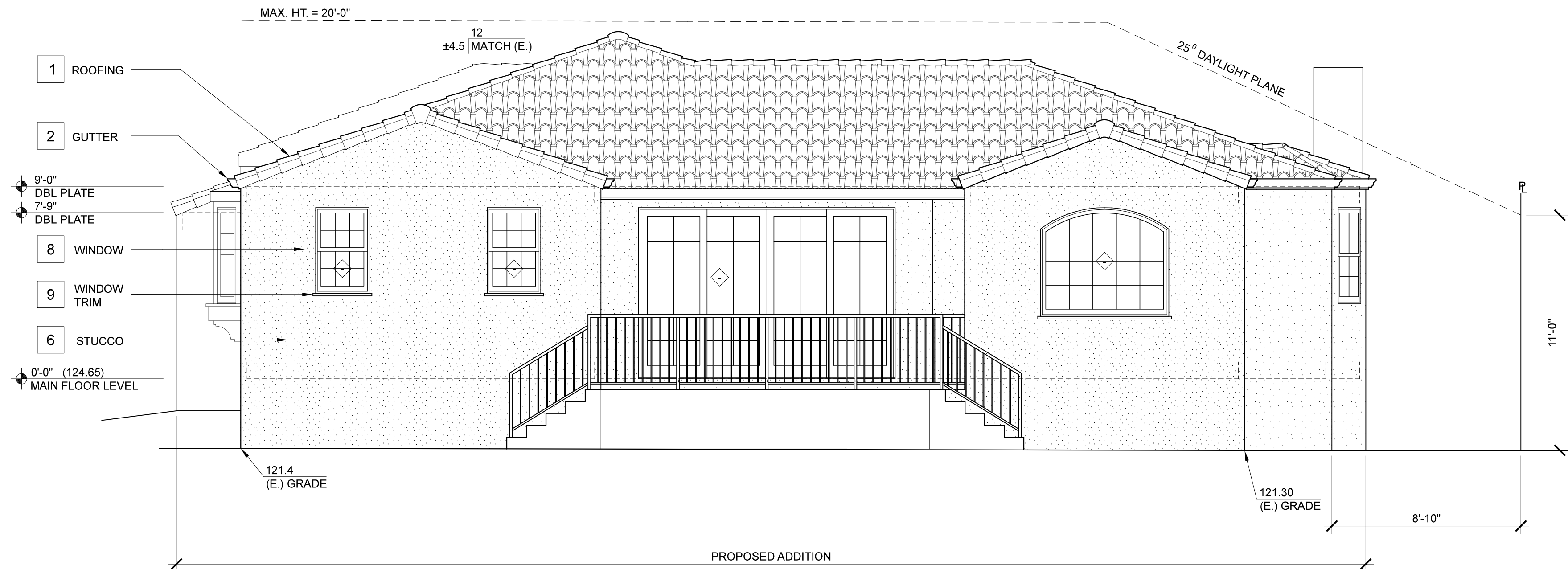
FLOOR PLAN

$$1/4'' = 1'-0''$$



FRONT ELEVATION

1/4" = 1'-0"



REAR ELEVATION

1/4" = 1'-0"

GENERAL NOTES

- | | | |
|-----|-----------------|--|
| I | STUCCO | REQUIREMENTS: 1) 3-COAT & 3/8" MIN. THICK 2) HAS 2 LAYERS OF GRADE D BUILDING PAPER 3) 26 GA. GALVANIZED WEEP SCREED AT FOUNDATION PLATE LINE AT LEAST 4" ABOVE GRADE OR 2" ABOVE CONCRETE OR PAVING (SEC. 2512.1.1, 2510.6 & 2512.1.2 CBC 20106 |
| II | FLUE CLEARANCE | AS PER SECTION R1003.18 CRC 2016. 2'-0" ABOVE COMBUSTIBLE CONSTRUCTION @ 10'-0" AWAY |
| III | CHIMNEY BRACING | AS PER CH. 10 CRC 2016 |
| IV | SPARK ARRESTOR | PROVIDE AS PER SEC. R1003.4.1 CRC 2016 |
| V | TEMPERED GLASS | PROVIDE TEMPERED SAFETY GLASS @ HAZARDOUS LOCATIONS PER SEC. R308.4 CRC 2016 |

EXTERIOR MATERIAL NOTES

- | | | |
|----|-------------|---|
| 1 | ROOFING | LIGHT WEIGHT CEMENT SPANISH TILE WITH EXPOSED RAFTER TAILS.
(ALT. BID FOR 3x RAFTER TAILS) |
| 2 | GUTTER | G.I. HALF ROUND, PAINTED |
| 3 | DOWN SPOUTS | G.I.ROUND, PAINTED |
| 4 | SIDING | N/A |
| 5 | TRIM | N/A |
| 6 | STUCCO | SAND FINISH |
| 7 | VENEER | N/A |
| 8 | WINDOWS | DUAL GLAZED WOOD CASEMENTS |
| 9 | WINDOW TRIM | ROLLED STUCCO WITH CAST STONE SILL |
| 10 | SKYLIGHTS | "VELUX", WDMA HALLMARK CERTIFICATION 426 OR EQ. |
| 11 | CHIMNEY | EXISTING TO REMAIN |

LEGEND

- | | |
|---|--|
| # | WINDOW. SEE "WINDOW SCHEDULE" ON SHEET (A-16) FOR FURTHER SPECIFICATIONS |
| # | DOOR. SEE "DOOR SCHEDULE" ON SHEET (A-16) FOR FURTHER SPECIFICATIONS |

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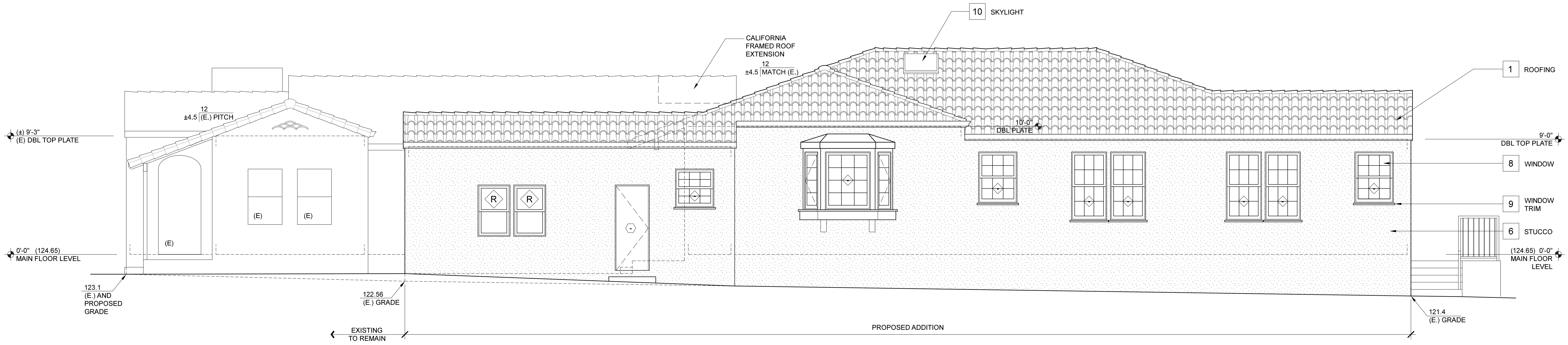
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SHEET

A - 5



RIGHT ELEVATION

1/4" = 1'-0"



LEFT ELEVATION

1/4" = 1'-0"

LEGEND

- # WINDOW. SEE "WINDOW SCHEDULE" ON SHEET (A-16) FOR FURTHER SPECIFICATIONS
- # DOOR. SEE "DOOR SCHEDULE" ON SHEET (A-16) FOR FURTHER SPECIFICATIONS

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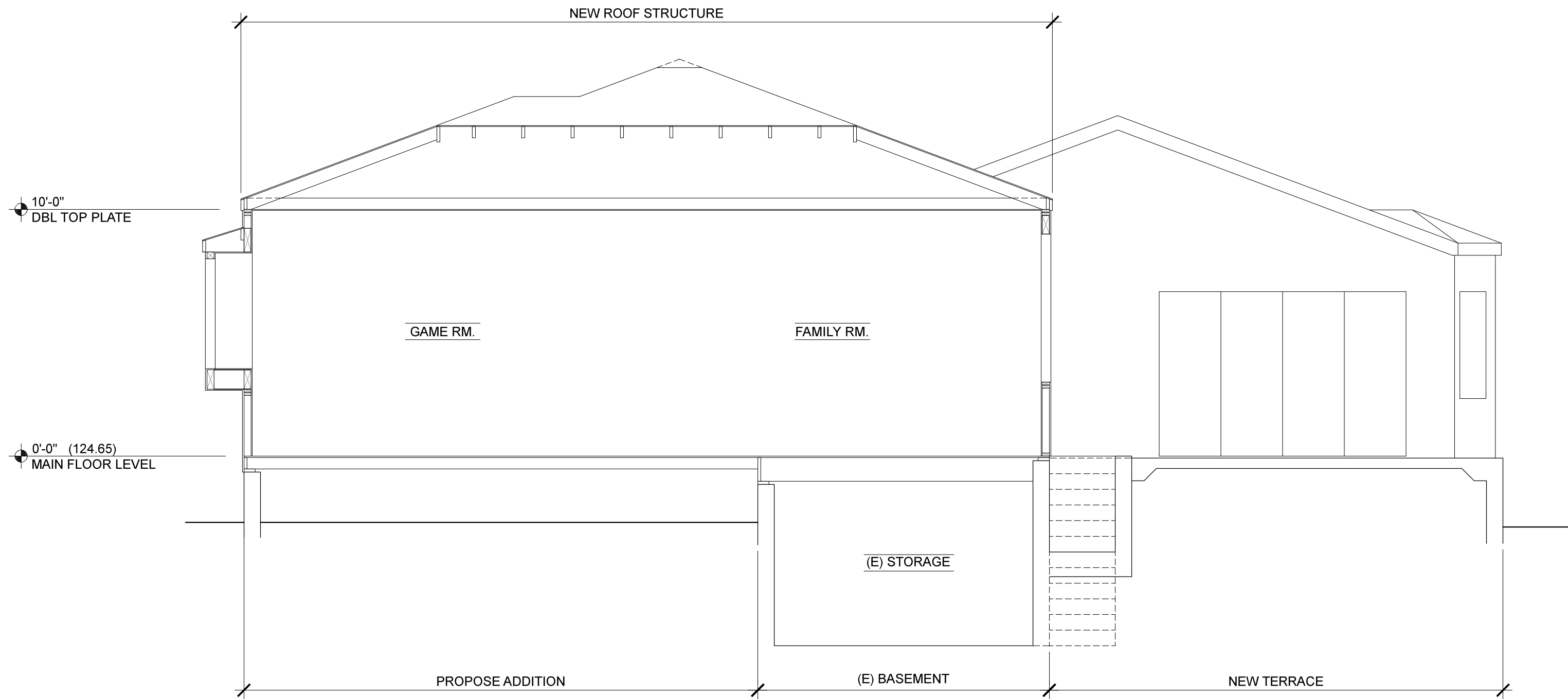
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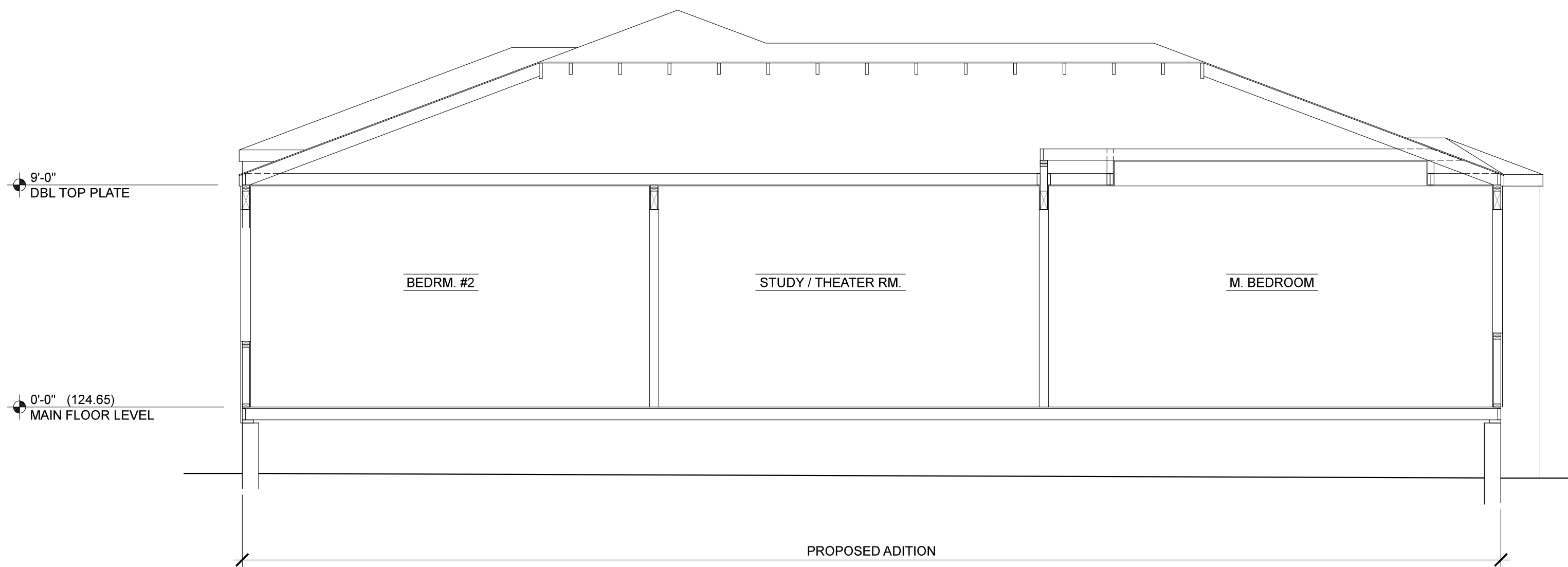
SHEET

A - 6



CROSS SECTION C-C

1/4" = 1'-0"



CROSS SECTION D-D

1/4" = 1'-0"

SECTION NOTES

- 1 ROOF ROOF MATERIAL (SEE ROOF PLAN FOR TYPE) O/ 30# UNDERLAYMENT O/ SHEATHING (SEE SHEATHING SCHEDULE FOR TYPE) O/ RAFTERS (SEE ROOF PLAN AND/OR ROOF FRAMING SCHEDULE FOR TYPE/SIZE & SPACING), TYPICAL U.O.N.
- 2 CEILING @ ATTIC CEILING JOISTS (SEE FRAMING PLAN AND/OR FLOOR/CEILING FRAMING SCHEDULE FOR TYPE/SIZE & SPACING) w/ 1/2" SHEETROCK, TYPICAL U.O.N.
- 3 EXTERIOR WALL EXTERIOR FINISH (SEE EXTERIOR ELEVATIONS FOR TYPE) O/ 2 LAYERS CLASS "D" BUILDING PAPER O/ SHEATHING (SEE SHEATHING SCHEDULE FOR TYPE) O/ 2x6 STUDS @ 16"o.c. (2x6 STUDS @ MAIN PLUMBING WALLS) W/ DOUBLE 2x4 TOP PLATE & 2x4 SOLE PLATE W/ 1/2" SHEET ROCK @ INSIDE FACE, TYPICAL U.O.N.
- 4 INTERIOR WALL 2x4 or 2x6 STUDS @ 16"o.c. (2x6 STUDS @ MAIN PLUMBING WALLS) W/ DOUBLE 2x4 TOP PLATE & 2x4 SOLE PLATE W/ 1/2" SHEET ROCK BOTH SIDES, TYPICAL U.O.N.
- 5 FLOOR FLOOR SHEATHING (SEE SHEATHING SCHEDULE FOR TYPE) O/ FLOOR JOISTS (SEE FRAMING PLAN AND/OR FLOOR/CEILING FRAMING SCHEDULE FOR TYPE/SIZE & SPACING), TYPICAL U.O.N.
- 6 GARAGE SLAB SEE FOUNDATION PLAN

LEGEND

- # WINDOW. SEE "WINDOW SCHEDULE" ON SHEET (A-16) FOR FURTHER SPECIFICATIONS
- # DOOR. SEE "DOOR SCHEDULE" ON SHEET (A-16) FOR FURTHER SPECIFICATIONS

NOTE

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CLIENT (JOB NO. 21613)

GLORIA WANG & RUNZHEN HUANG

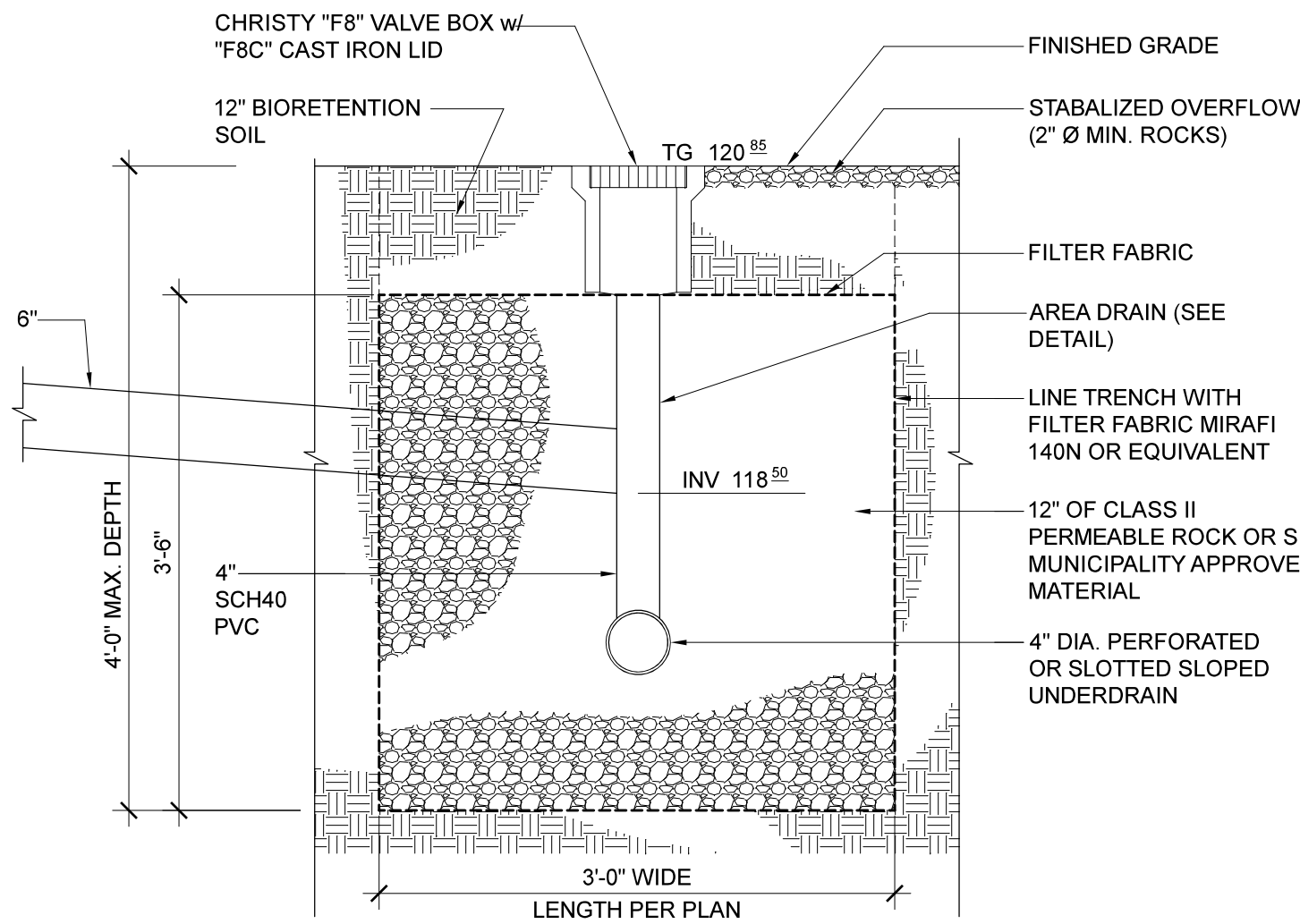
571 CHERRY AVE. LOS ALTOS, CA. 94022
PHONE NO. (650) 426-8058

CHAPMAN
DESIGN
ASSOCIATES

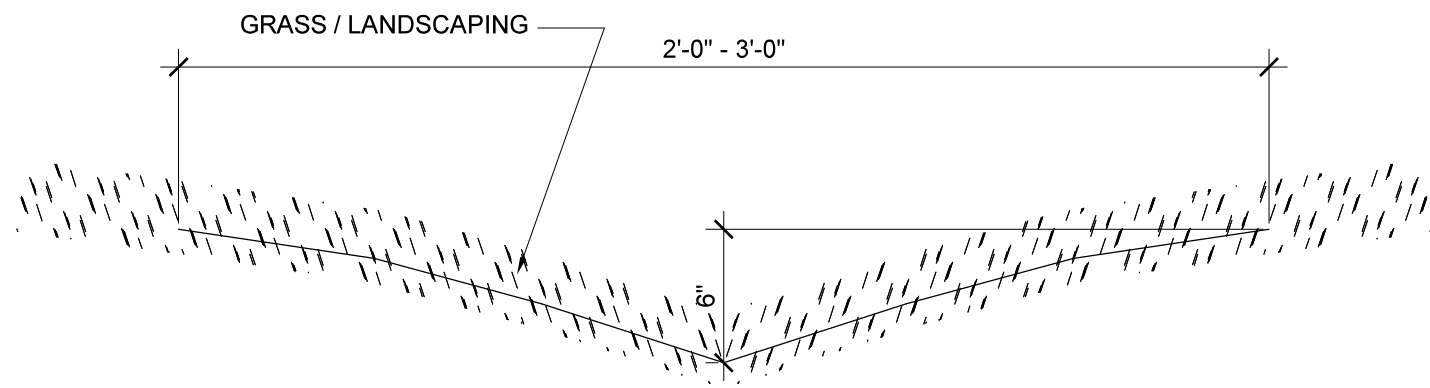
620 S. EL MONTE AVENUE
LOS ALTOS, CA 94022 (650) 941-6890

SHEET

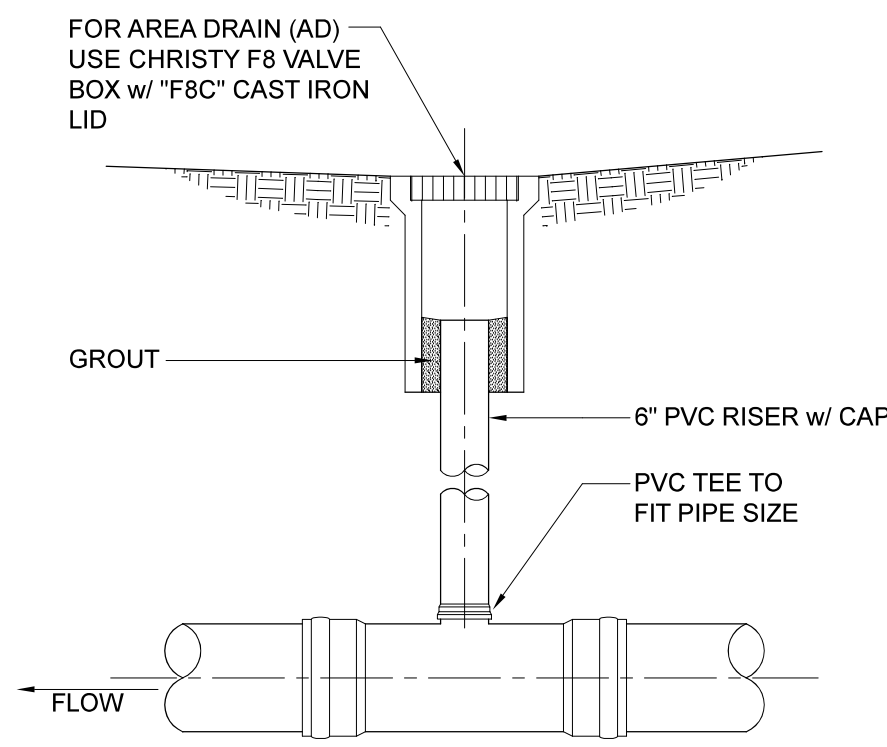
A - 10



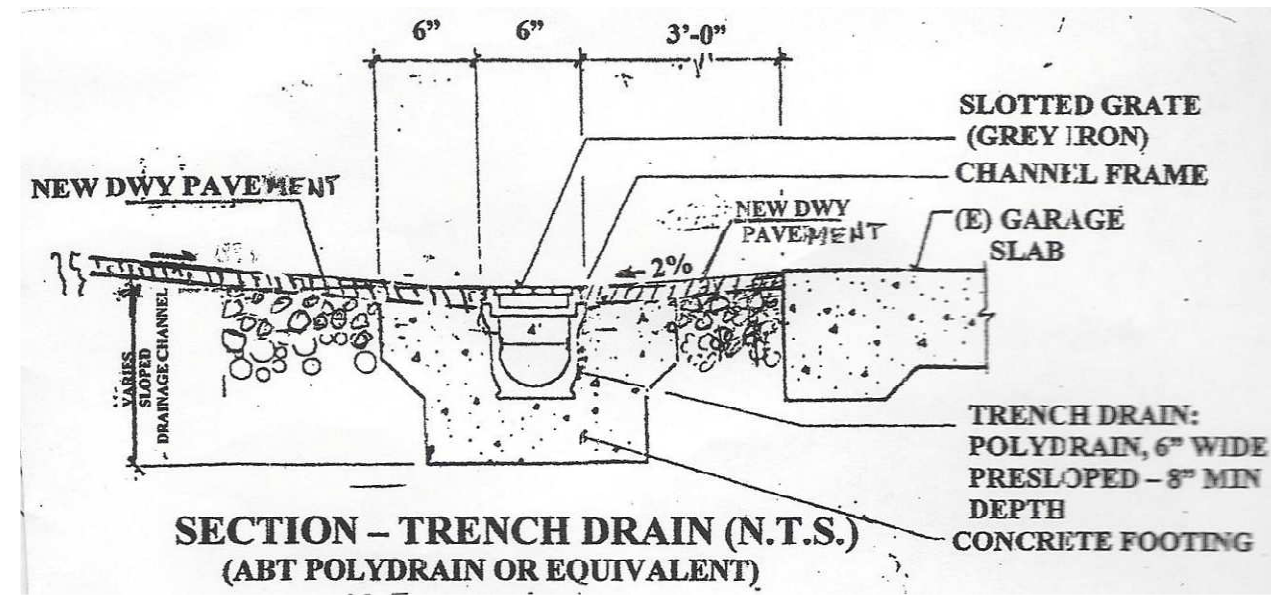
ON-SITE BIORETENTION TRENCH



BIOREMEDIATION GRASS SWALE
(NO SCALE)



AREA DRAIN DETAIL



LEGEND

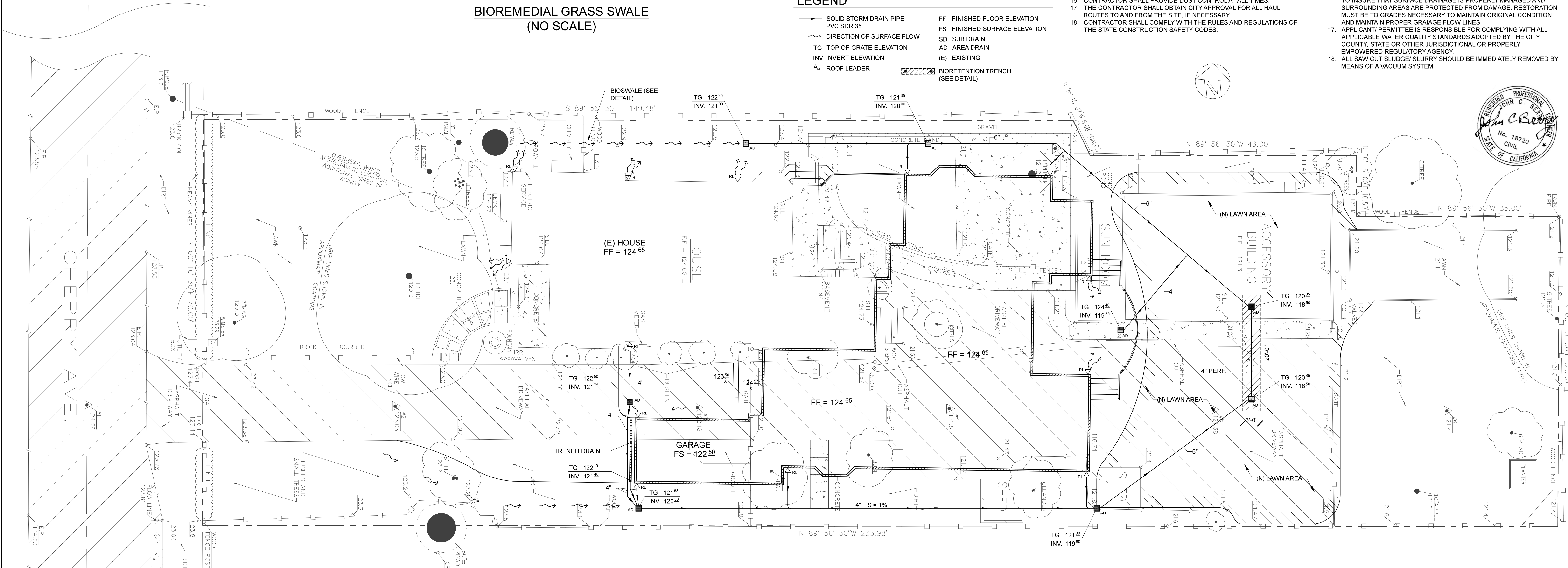
- SOLID STORM DRAIN PIPE
PVC SDR 35
- ~ DIRECTION OF SURFACE FLOW
- TG TOP OF GRATE ELEVATION
- INV INVERT ELEVATION
- △ ROOF LEADER
- FF FINISHED FLOOR ELEVATION
- FS FINISHED SURFACE ELEVATION
- SD SUB DRAIN
- AD AREA DRAIN
- (E) EXISTING
- BIORETENTION TRENCH
(SEE DETAIL)

GENERAL NOTES:

- ALL DEBRIS RESULTING FROM DEMOLITION OF EXISTING STRUCTURES SHALL BE REMOVED FROM THE SITE AND MAY NOT BE USED AS FILL.
- PRIOR TO CONSTRUCTION, ALL VEGETATION AND ORGANICALLY CONTAMINATED SOILS SHALL BE CLEARED FROM THE AREA.
- SLOPES ARE TO BE GRADED TO WITHIN 0.2' OF THE ELEVATIONS.
- THE CONTRACTOR WILL BE RESPONSIBLE FOR THE GRADING OPERATION AS WELL AS FOR DISPOSING OF ANY EXCESS MATERIAL.
- CUT AND FILL SLOPES SHALL BE CONSTRUCTED NO STEEPER THAN 2:1.
- ALL HOLES RESULTING FROM REMOVAL OF TREE STUMPS AND ROOTS, SHALL BE OVER EXCAVATED INTO FIRM MATERIALS AND THEN BACK FILLED AND COMPACTED WITH NATIVE MATERIALS.
- IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO IMMEDIATELY NOTIFY THE CITY ENGINEER UPON DISCOVERY OF ANY FIELD CONFLICTS.
- FILLS WILL NEED TO BE PLACED ONTO LEVEL CUT MADE THROUGH ALL TOPSOIL AND LOOSE/ SOFT SUBSOIL.
- IN THE EVENT OF A DISCREPANCY BETWEEN THE DRAWING AND THE FIGURES WRITTEN THEREON, THE FIGURES SHALL BE TAKEN AS CORRECT AND SHALL GOVERN.
- ALL GRADING, INCLUDING CUTTING DRIVEWAY TO SUB GRADE, SHALL BE COMPLETED PRIOR TO CONSTRUCTION OF ANY OTHER IMPROVEMENTS. THE DESIGN ENGINEER ASSUMES NO LIABILITY FOR ADJUSTMENT TO, MODIFICATIONS OF OR DEMOLITION AND RECONSTRUCTION OF ANY IMPROVEMENTS WHICH ARE CONSTRUCTED PRIOR TO THE COMPLETION OF EARTHWORK OPERATION.
- IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE DESIGN ENGINEER OF ANY DIFFERENCES OF LOCATION OF EXISTING UTILITIES FROM THAT SHOWN OR OF ANY CONFLICTS BEFORE CONTINUING WORK IN THAT AREA.
- THE DESIGN ENGINEER MAKES NO REPRESENTATION AS TO THE ACCURACY OR COMPLETENESS OF THE LOCATION, EXISTENCE OR NONEXISTENCE OF ANY UNDERGROUND UTILITIES OR STRUCTURES WITHIN THE LIMITS OF THIS PROJECT. THE CONTRACTOR IS REQUIRED TO TAKE ALL PRECAUTIONARY MEANS TO PROTECT THE UTILITIES AND STRUCTURES NOT OF RECORD OR NOT SHOWN ON THESE PLANS.
- CONTRACTOR SHALL KEEP EXISTING STREETS FREE FROM DIRT AND DEBRIS DURING ALL PHASES OF CONSTRUCTION.
- CONTRACTOR WILL BE RESPONSIBLE FOR ADEQUATE TEMPORARY DRAINAGE FACILITIES AND WINTERIZATION MEASURES DURING RAINY SEASON OPERATION AND PROTECT ALL GRADED AREAS FROM EROSION.
- CONSTRUCTION CONTRACTOR AGREES THAT IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, CONSTRUCTION CONTRACTOR WILL BE REQUIRED TO ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THE PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY. THIS REQUIREMENT SHALL BE MADE TO APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS. CONSTRUCTION CONTRACTOR FURTHER AGREES TO DEFEND, INDEMNIFY AND HOLD DESIGN PROFESSIONAL HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THE PROJECT EXCEPTING LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF DESIGN PROFESSIONAL. CONTRACTOR SHALL PROVIDE DUST CONTROL AT ALL TIMES.
- THE CONTRACTOR SHALL OBTAIN CITY APPROVAL FOR ALL HAUL ROUTES TO AND FROM THE SITE, IF NECESSARY.
- CONTRACTOR SHALL COMPLY WITH THE RULES AND REGULATIONS OF THE STATE CONSTRUCTION SAFETY CODES.

GENERAL REQUIREMENTS FOR ALL JOBS

- THE NAMED APPLICANT SHALL DEFEND, INDEMNIFY AND HOLD THE CITY, ITS OFFICERS, AGENTS, AND EMPLOYEES HARMLESS FROM ANY SUITS, CLAIMS OR ACTIONS BROUGHT BY ANY PERSON OR PERSONS FOR OR ON ACCOUNT OF ANY INJURIES OR DAMAGES SUSTAINED OR ARISING FROM THE SUBJECTS OF THIS PERMIT.
- COMMENCEMENT OF ANY WORK UNDER THIS PERMIT SHALL CONSTITUTE ACCEPTANCE OF THE CONDITIONS AND REQUIREMENTS OF THIS PERMIT.
- THE CITY MAY REQUIRE MODIFICATIONS TO THIS PERMIT AS NEEDED BECAUSE OF SPECIAL FIELD CONDITIONS.
- NO OTHER WORK, OTHER THAN SPECIFICALLY MENTIONED, IS HEREBY AUTHORIZED. A COPY OF THIS PERMIT MUST BE KEPT ON THE SITE OF THE WORK TO BE SHOWN TO ANY AUTHORIZED REPRESENTATIVE OF THE CITY.
- THIS PERMIT DOES NOT AUTHORIZE EXCAVATION AND GRADING ON PRIVATE PROPERTY. THIS PERMIT DOES NOT RELEASE THE APPLICANT/ PERMITTEE FROM LIABILITIES CONTAINED IN OTHER AGREEMENTS OR CONTRACTS WITH THE CITY, OTHER AGENCIES OR PERSONS.
- THIS PERMIT DOES NOT SUPERSEDE OR REPLACE ANY PERMIT THAT MAY BE NEEDED FROM OTHER AGENCIES. PROPER PERMIT MUST BE OBTAINED FROM STATE, COUNTY, AND ANY OTHER AGENCY INVOLVED.
- THIS PERMIT IS VALID FOR SIXTY (60) DAYS FROM THE APPROVAL DATE UNLESS OTHERWISE NOTED.
- CONSTRUCTION SITE SIGNS, DEVICES AND LIGHTS SHALL BE IN ACCORDANCE WITH CALTRANS STANDARDS.
- USE OF A FLASHING ARROW PANEL IS MANDATORY WHEN WORK LOCATION IS WITHIN A 35 MPH SPEED ZONE.
- TRAFFIC CONDITIONS AND ADEQUATE PROTECTION OF THE PUBLIC IN THE VICINITY OF THE JOB SITE SHALL BE THE RESPONSIBILITY OF THE APPLICANT. DURING CONSTRUCTION ACTIVITIES, TWO-WAY TRAFFIC SHALL BE MAINTAINED. A MINIMUM OF ONE TRAFFIC LANE SHALL BE KEPT PASSABLE AND UNDER THE CONTROL OF COMPETENT FLAG PERSONS. AT NIGHT, WEEKENDS, AND HOLIDAYS, A MINIMUM OF TWO 12-FOOT WIDE TRAVEL LANES SHALL BE SAFE AND PASSABLE. ANY DAMAGE TO PAINTED STREET PAVEMENT DELINEATIONS, MARKINGS, OR REFLECTORS AND PAINTED CURBS SHALL BE RESTORED AS APPROVED BY THE ENGINEER.
- EXCAVATIONS WITHIN THE ASPHALT STREET SECTION SHALL BE BACKFILLED BEFORE LEAVING THE WORK FOR THE NIGHT, UNLESS OTHERWISE AUTHORIZED BY THE CITY'S REPRESENTATIVE. TEMPORARY SURFACING SHALL BE PLACED ON THE TRENCH SURFACE OVERNIGHT.
- ALL TRENCH BACKFILL REQUIRES CERTIFIED COMPACTION TEST TO 95% DENSITY OR GREATER FOR EACH LIFT (MAXIMUM LIFT OF 12") OR USE CONTROLLED DENSITY FILL (CDF) AS APPROVED.
- ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE LATEST ISSUE OF CALIFORNIA SAFETY ORS. THE CITY HAS NOT CHECKED TRENCH SAFETY AND TRENCH SAFETY IS NOT IMPLIED WITH THIS PERMIT.
- LANDSCAPING IS NOT TO BE DISTURBED ANY MORE THAN ABSOLUTELY NECESSARY. RESTORATION SHALL BE TO PROPERTY OWNER'S SATISFACTION.
- DRAINAGE PATTERNS DURING CONSTRUCTION SHALL BE MAINTAINED TO INSURE THAT SURFACE DRAINAGE IS PROPERLY MANAGED AND SURROUNDING AREAS ARE PROTECTED FROM DAMAGE. RESTORATION MUST BE TO GRADES NECESSARY TO MAINTAIN ORIGINAL CONDITION AND MAINTAIN PROPER GRADE FLOW LINES.
- APPLICANT/ PERMITTEE IS RESPONSIBLE FOR COMPLYING WITH ALL APPLICABLE WATER QUALITY STANDARDS ADOPTED BY THE CITY, COUNTY, STATE OR OTHER JURISDICTIONAL OR PROPERLY EMPOWERED REGULATORY AGENCY.
- ALL SAW CUT SLUDGE/ SLURRY SHOULD BE IMMEDIATELY REMOVED BY MEANS OF A VACUUM SYSTEM.



REVISIONS	DESCRIPTION	APPROVED BY	DATE

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DRAWN BY: DEREK T.	CHECKED BY: JOHN BERRY	SHEET C - 1
DESIGNED BY: JOHN BERRY	SCALE: 1/16" = 1'-0"	
DATE: 07-07-2017		