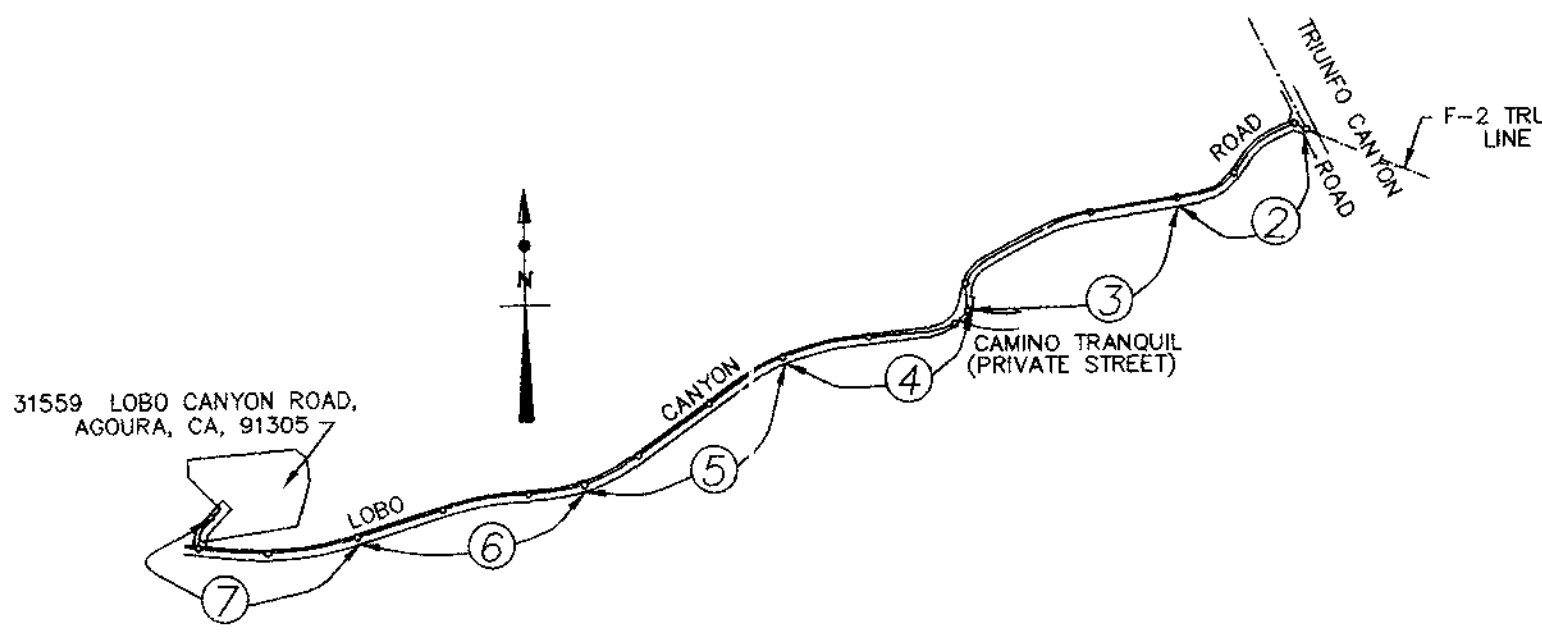


BENCH MARKS
 BM Y9944 Elev. 795.888
 CS TRAVERS STA MON IN WELL 150 MM DN ON APPROX.
 L/L TRIUNFO CYN. RD. 7.3 M ELY. APPROX. @ LOBO
 CYN. RD. MKD (SEMINOLE A-10 1968)
 MALIBU OJAC 1998



NOTE: NUMBER IN CIRCLE INDICATES PAGE NUMBER.
KEY MAP-1067
 SCALE: 1"=400'
 THOMAS GUIDE PAGE: 587, F2 PC 11580

NO.	REVISION	REVISED BY	APPROVED BY	DATE
1	Page 2 SLOPE INCH EL. 185.98 TO 0+55.48 INLET EL. 796.38 OUTLET 796.28 GRADE BETWEEN ST. 1100 AND 0+55.48 = 0.61% AND BETWEEN ST. 0+55.48 AND 3+72.14 = 0.56%	Val Levin	[Signature]	11/29/02
2	CHANGE 1" V.C.P. RISES CHANGED TO 10" V.C.P. IN THE 1100 TO ST. 1500 TO ST. 1500 TO TRUNFO CYN. RD. TO WATER LINE	Val Levin	[Signature]	11/29/02
3	MOVE M.H. FROM ST. 2105.0 TO ST. 2115.00 PAGE 4	Val Levin	[Signature]	11/27/02

STORMWATER POLLUTION CONTROL REQUIREMENTS FOR SEWER CONSTRUCTION

- Eroded sediments and other pollutants must be retained on site and may not be transported from the site via street flow, swales, area drains, natural drainage courses, or wind.
- Stockpiles of earth and other construction related materials must be protected from being transported from the site by the forces of wind or water.
- Fuels, oils, solvents, and other toxic materials must be stored in accordance with their listing and are not to contaminate the soil and surface waters. All approved storage containers are to be protected from the weather. Spills must be cleaned up immediately and disposed of in a proper manner. Spills may not be washed into the drainage system.
- Excess or waste concrete may not be washed into the public way or any other drainage system. Provisions shall be made to retain concrete wastes on site until they can be disposed of as solid waste.
- Trash and construction-related solid wastes must be deposited into a covered receptacle to prevent contamination of rainwater and dispersal by wind.
- Sediments and other materials may not be tracked from the site by vehicle traffic. The construction entrance roadways must be stabilized so as to inhibit sediments from being deposited into the public way. Accidental depositions must be swept up immediately and may not be washed down by rain or other means.
- Any slopes with disturbed soils or denuded of vegetation must be stabilized so as to inhibit erosion by wind and water.

- CA001 - Dewatering Operations
 CA002 - Paving Operations
 CA003 - Structure Construction and Painting
 CA010 - Material Delivery and Storage
 CA020 - Solid Waste Management
 CA021 - Hazardous Waste Management
 CA023 - Concrete Waste Management
 CA024 - Sanitary/Septic Waste Management
 CA030 - Vehicle and Equipment Cleaning
 CA031 - Vehicle and Equipment Fueling
 CA032 - Vehicle and Equipment Maintenance
 CA037 - Scheduling
 ESC002 - Preservation of Existing Vegetation
- ESC10 - Seeding and Planting
 ESC11 - Mulching
 ESC20 - Geotextiles and Mats
 ESC21 - Dust Controls
 ESC22 - Temporary Stream Crossing
 ESC23 - Construction Road Stabilization
 ESC24 - Stabilized Construction Entrance
 ESC54 - Storm Drain Inlet Protection

STANDARD PLANS:
 THE FOLLOWING LATEST REVISED STANDARD PLANS ON FILE IN THE OFFICE OF THE FOLLOWING DEPARTMENT SHALL APPLY IN THE CONSTRUCTION OF THIS PROJECT.

- LOS ANGELES COUNTY DEPARTMENT OF PUBLIC WORKS
- APWA 208-0 BREAKING INTO EXISTING MANHOLES
 - APWA 222-0 HOUSE CONNECTION SEWER
 - APWA 223-0 HOUSE CONNECTION REMODELING
 - 2000-0 LEGEND FOR SANITARY SEWER PLANS AND PROFILES AND DISTRICT MAPS.
 - 2021-0 BEDDING FOR SEWER PIPE
 - 2024-0 WYE OR TEE SUPPORT
 - 2027-0 ALLOWABLE TRENCH WIDTHS

No connection for the disposal of industrial wastes shall be made to sewers shown on these drawings until a permit for industrial wastewater discharge has been issued by the Los Angeles County DPW for said connection. Before breaking into or connecting to a LVWMD sewer and prior to a final acceptance of the project, LVWMD inspector shall be notified by phone (818) 880-4110 so that required inspection can be made.

ISSUE NO HOUSE LATERAL CONNECTION PERMITS FOR 31559 LOBO CYN RD UNTIL OUTLET HAS BEEN PROVIDED AND ACCEPTED FOR PUBLIC USE BY LOS ANGELES COUNTY.

DRY SEWER - PC 11586 PRIOR TO THE ACCEPTANCE BY THE COUNTY OF LOS ANGELES:
 1. AN ACCEPTED OUTLET SHALL BE PROVIDED.
 2. SEWER SHALL BE INSPECTED, TELEVIEWED, REVIEWED, AND APPROVED BY THE DEPARTMENT OF PUBLIC WORKS.
 3. FEES SHALL BE PAID TO THE SEWER MAINTENANCE DIVISION.

PRIVATE CONTRACT SEWER GENERAL NOTES

- The following general notes are to be included on Page 1 of all Private Contract Sewer Plans:
- A sewer construction permit shall be obtained and a fee paid for construction inspection and record plans to the Department of Public Works at the Permit Counter, 900 South Fremont Avenue, 8th Floor, Alhambra, at least 72 hours prior to starting work under this permit. Copies of all other required permits, such as Road Excavation, Callouts, etc., must be filed with the permit application.
 - Prior to issuance of any permit, the contractor shall file a permit for excavations and trenches from the State of California Division of Industrial Safety, and a Certificate of Worker's Compensation Insurance with the Department of Public Works named as the Certificate Holder to be notified 30 days prior to the start of work.
 - If work is done in a State Highway, a permit must be obtained from the State of California Division of Highways, 120 South Spring Street, Los Angeles, California.
 - When work is within a contract city, the contractor must contact the Director of Public Works of that city, to determine the location to pay the inspection fee.
 - The contractor shall contact the district office listed on the "Application for Construction Permit" to arrange for an acceptable construction start date.
 - Approval of this plan by the County of Los Angeles does not constitute a representation as to accuracy of the location of or the existence or non-existence of any underground utility pipe or structure within the limits of this project. This note applies to all pages.
 - All work shall be in accordance with the latest approved edition of the "Standard Specifications for Public Works Construction, including supplements and the latest Special Provisions for the Construction of Sanitary Sewers and shall be prosecuted only in the presence of the Department of Public Works.
 - The contractor's attention is directed to Section 7-10.4.1 of the Standard Specifications for Public Works Construction in regard to safety orders and shall conform to the "Minimum Public Safety Requirements" as shown on Los Angeles Department of Public Works' Standard S-2.
 - Elevations are in feet above U.S.C. & G.S. sea level datum of 1929.
 - No revisions shall be made in these plans without the approval of the Director of Public Works.
 - No representative of the Department of Public Works will survey or lay out any portion of the work.
 - Grades to which this improvement is to be constructed are shown on plans and profiles. Grade points for top of curbs, centerline of streets, or centerline of alleys, are shown by circles on profiles at all points between designated points. The grade shall be established so as to conform to a straight line drawn between said designated points.
 - The private engineer shall furnish the Department of Public Works with grade sheets and stationing for all house laterals and "Y" or "T" branches and shall provide stakes for them at their proper locations with stationing plainly marked. All house laterals shall be constructed in a straight alignment at right angles from the main line sewer except as shown on the plans. House laterals from chimneys shall not have an angle of less than 45 degrees with the M.L. sewer. Any change in alignment shall be requested in writing by the private engineer.
 - The private engineer shall furnish the house lateral depth at the property line below the top of curb elevation for each house lateral on the grade sheet.

CONSTRUCTION NOTES

- Provide survey stakes on the property line or property lines produced at right angles to the sewer line at the centerline of each manhole.
- Vitrified clay pipe joints shall be type "D" or "G" per standard specifications section 208-2.
- If a manhole is within three feet of the sewer, the sewer shall be encased per standard plan S-23, case II, two feet on each side from the point of interference.
- All joints between cast iron pipe and vitrified clay shall be made with a rubber sleeve joint, type "D" (with bushing if necessary) per standard specifications section 208-2.
- House laterals to be constructed with inverts at the property line 6 feet below curb grade except as noted.
- Wye or tee branches may be used for connections to the mainline sewers except as noted.
- If during the course of construction, it is determined that there is less than four feet of cover over the top of a mainline or house lateral V.C.P. sewer which is not indicated on the plans, the pipes shall be encased per standard plan S-23, case II, unless otherwise approved by the director of Public Works.
- All structures shall be either brick sewer manholes per standard plan S-3 or precast concrete sewer manholes per standard plan S-36, or reinforced precast concrete manhole per standard plan S-6, except as noted.
- Resurface all trenches within paved areas to meet Los Angeles County Public Works or California State Highway requirements in accordance with the permits.
- Full compliance with section 306-1.3.4 of the standard specification will be required for backfill in street certification of backfill compaction and sand equivalents by a qualified civil engineer shall be provided by the permittee prior to the issuance of a certificate of partial acceptance.
- All backfill and fills outside of the street right of way shall be compacted to 90% of the maximum density as determined by ASTM soil compaction test D 1557-78 method "D" unless otherwise specified. This shall be certified by a qualified civil engineer. This certification shall be submitted to the Construction Division of the Department of Public Works prior to the acceptance of the work by the county.
- Manhole tops in unimproved rights of way to be six inches above finished grade.
- Sewers to be tested for leakage per section 306-1/4 of the standard specifications and special provisions.

PROFILE, ALIGNMENT AND GRADE OF SANITARY SEWERS

TO BE CONSTRUCTED IN
 PARCEL 1 & 2 OF PARCEL MAP NO. 3299
 BOOK 54, PAGE 51, OF PARCEL MAPS
 INDEX 1067 PC NO. 11586
 4 SHEETS: 7 PAGES
 COUNTY OF LOS ANGELES CALIFORNIA

JAMES NOYES DIRECTOR OF PUBLIC WORKS
 APPROVED BY LAND DEVELOPMENT DIVISION
 BY Dennis F. Hunter 9/11/02
 ASSISTANT DIVISION ENGINEER DATE
 SUBMITTED BY [Signature] 9/11/02
 SUBDIVISION PLAN CHECKING SECTION DATE

LAS VIRGINES MUNICIPAL WATER DISTRICT

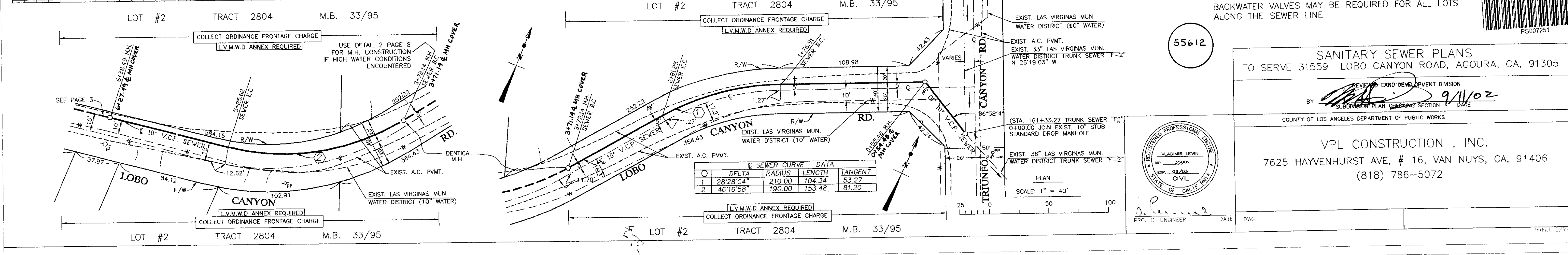
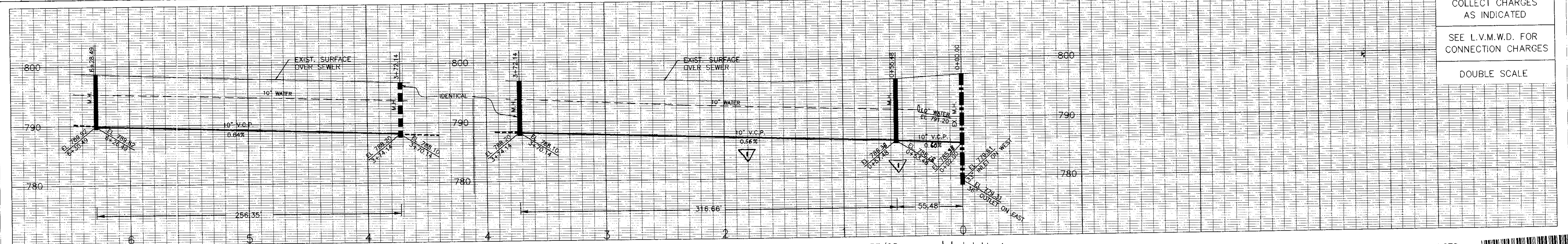
APPROVED: [Signature] 9/12/02
 BRIAN WHITAKER
 PRINCIPAL ENGINEER

PRIVATE ENGINEERS NOTICE TO CONTRACTORS:

THE EXISTENCE AND LOCATION OF ANY UNDERGROUND UTILITY PIPES OR STRUCTURES SHOWN ON THESE PLANS IS REQUIRED BY A SEARCH OF AVAILABLE RECORDS TO THE BEST OF OUR KNOWLEDGE. THERE ARE NO EXISTING UTILITIES EXCEPT AS SHOWN ON THIS MAP. THE CONTRACTOR IS REQUIRED TO TAKE PRECAUTIONARY MEASURES TO PROTECT THE UTILITY LINES SHOWN AND ANY OTHER LINES NOT OF RECORD OR NOT SHOWN ON THIS DRAWING. PRIOR TO EXCAVATION THE CONTRACTOR SHALL CALL TOLL FREE 1-800-422-4133 TO VERIFY THE UNDERGROUND LOCATION OF GAS AND TELEPHONE LINES. THE CONTRACTOR SHALL ALSO CALL MR. RAY CUMMINGS OF GENERAL TELEPHONE COMPANY AT 1-805-948-4871 SO THAT THEY CAN MARK THE LOCATION OF UNDERGROUND TELEPHONE LINES.

[Signature] 01/22/02
 RCE NO. 35001 DATE

P.C. 11586 PAGE 2



COLLECT CHARGES AS INDICATED
 SEE L.V.M.W.D. FOR CONNECTION CHARGES
 DOUBLE SCALE

BACKWATER VALVES MAY BE REQUIRED FOR ALL LOTS ALONG THE SEWER LINE

55612

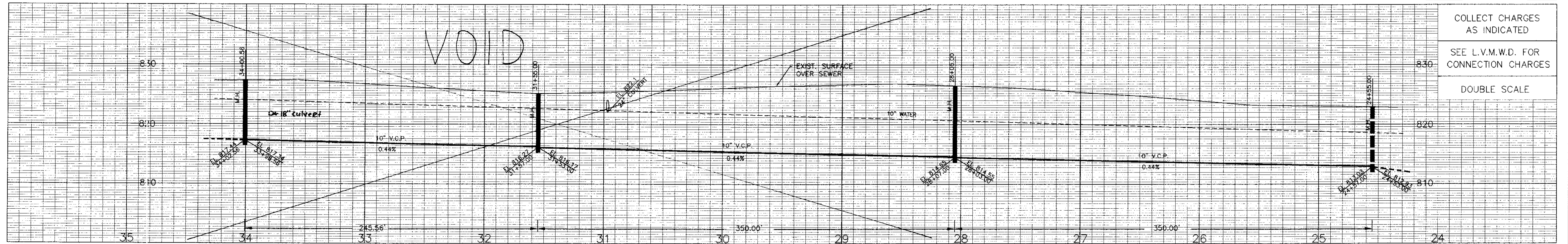
SANITARY SEWER PLANS
 TO SERVE 31559 LOBO CANYON ROAD, AGOURA, CA, 91305

REVIEWED BY LAND DEVELOPMENT DIVISION
 BY [Signature] 9/11/02
 SUBDIVISION PLAN CHECKING SECTION DATE
 COUNTY OF LOS ANGELES DEPARTMENT OF PUBLIC WORKS

VPL CONSTRUCTION, INC.
 7625 HAYVENHURST AVE, # 16, VAN NUYS, CA, 91406
 (818) 786-5072

REGISTERED PROFESSIONAL ENGINEER
 VLADIMIR LEVIN
 NO. 35001
 EXP. 08/03
 CIVIL
 STATE OF CALIF. ONLY

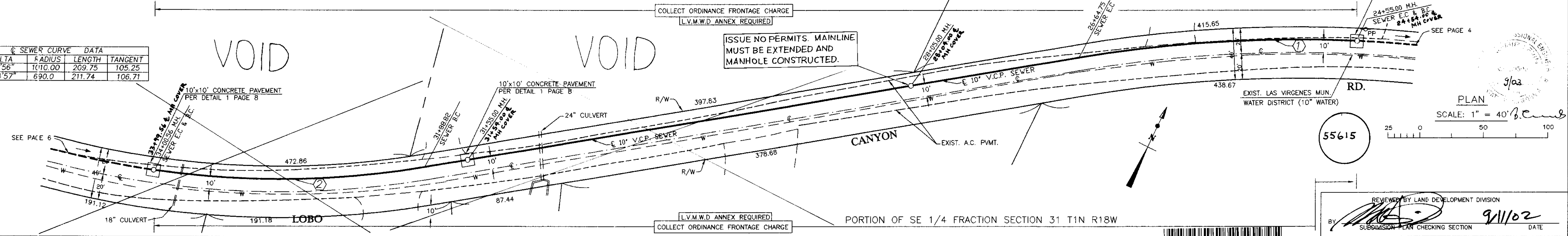
SCALE: 1" = 40'
 PLAN
 50 100
 PROJECT ENGINEER DATE DWG



COLLECT CHARGES AS INDICATED
SEE L.V.M.W.D. FOR CONNECTION CHARGES
DOUBLE SCALE

PORTION OF SE 1/4 FRACTION SECTION 31 T1N R18W

Δ	DELTA	RADIUS	LENGTH	TANGENT
1	11°53'56"	1010.00	209.75	105.25
2	17°34'57"	690.0	211.74	106.71



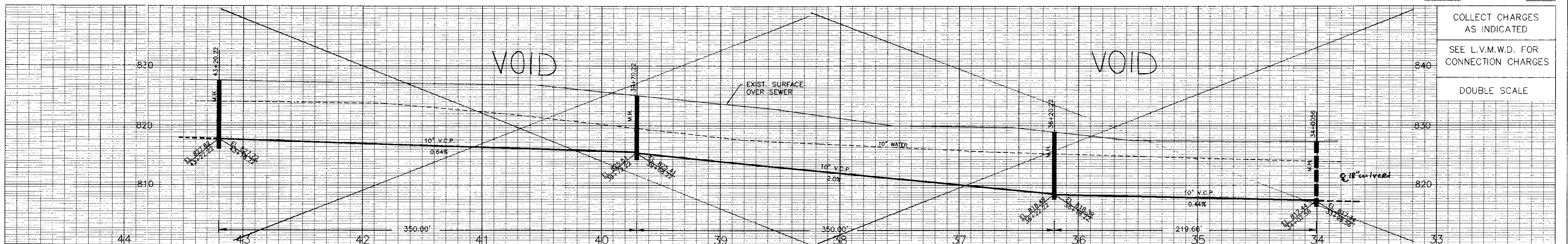
PORTION OF SE 1/4 FRACTION SECTION 31 T1N R18W

REVIEWED BY LAND DEVELOPMENT DIVISION
SUBMISSION PLAN CHECKING SECTION
DATE 9/11/02

PLAN
SCALE: 1" = 40'

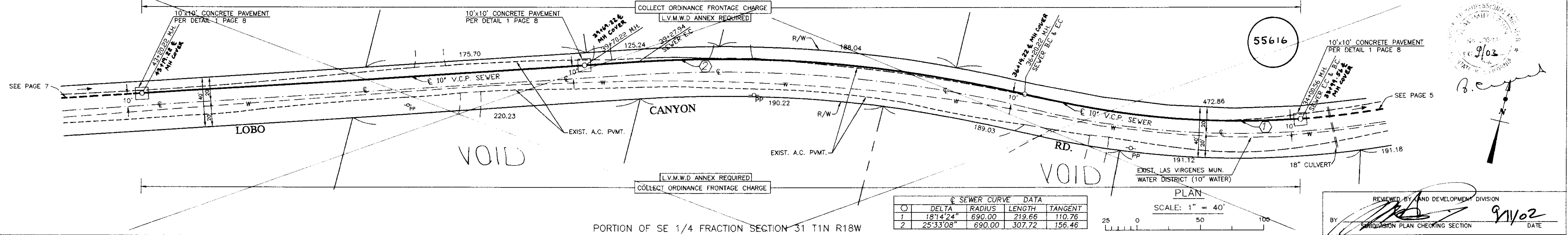
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PS007251



COLLECT CHARGES AS INDICATED
SEE L.V.M.W.D. FOR CONNECTION CHARGES
DOUBLE SCALE

PORTION OF SE 1/4 FRACTION SECTION 31 T1N R18W



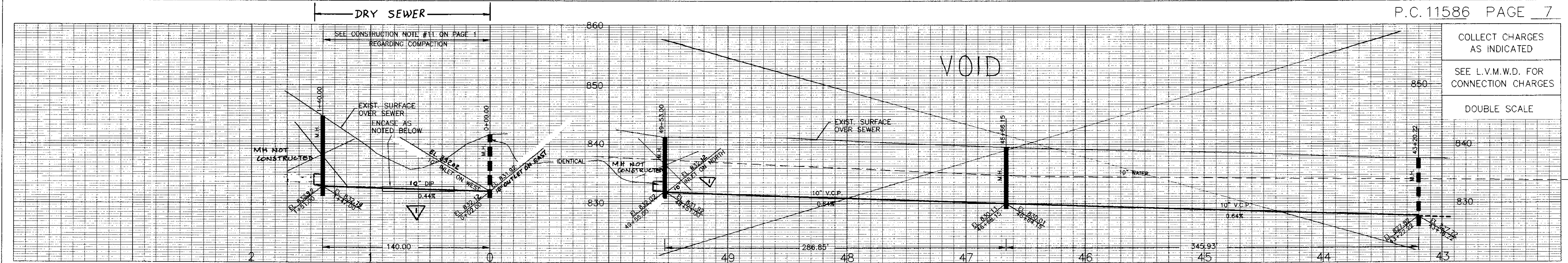
PORTION OF SE 1/4 FRACTION SECTION 31 T1N R18W

Δ	DELTA	RADIUS	LENGTH	TANGENT
1	18°14'24"	690.00	219.66	110.76
2	25°33'08"	690.00	307.72	156.46

PLAN
SCALE: 1" = 40'

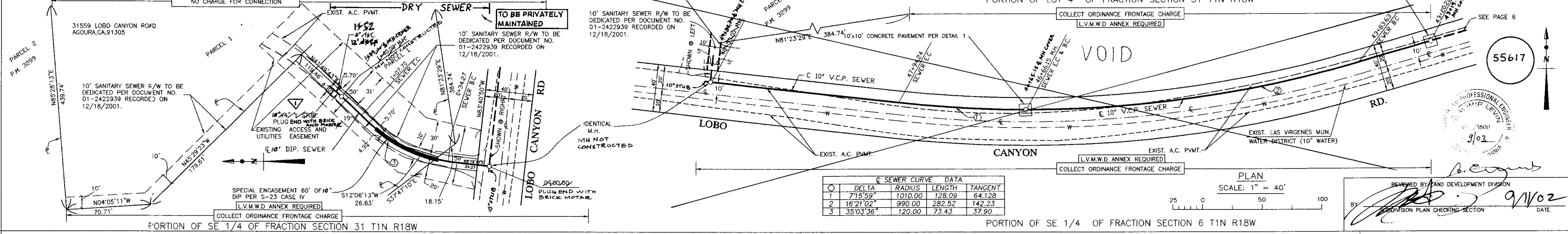
55616

REVIEWED BY LAND DEVELOPMENT DIVISION
SUBMISSION PLAN CHECKING SECTION
DATE 9/11/02



COLLECT CHARGES AS INDICATED
SEE L.V.M.W.D. FOR CONNECTION CHARGES
DOUBLE SCALE

PARCEL 1 OF PARCEL MAP NO. 3299, BOOK 54, PAGE 51, OF PARCEL MAPS



SEWER CURVE DATA

NO.	DELTA	RADIUS	LENGTH	TANGENT
1	7°15'58"	1010.00	128.09	64.128
2	16°21'02"	990.00	282.52	142.23
3	35°03'36"	120.00	73.43	37.90

PLAN SCALE: 1" = 40'
25 0 50 100

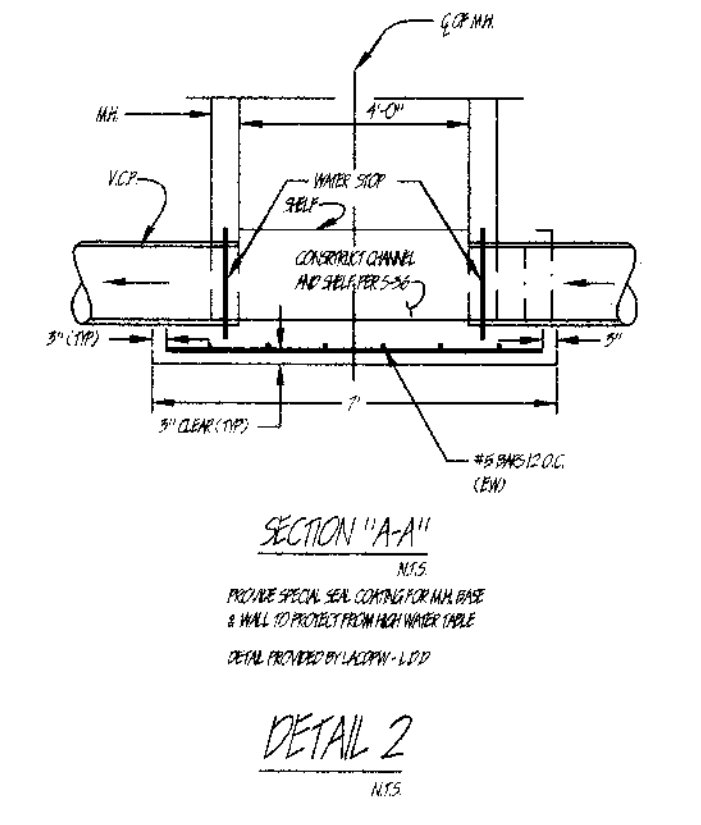
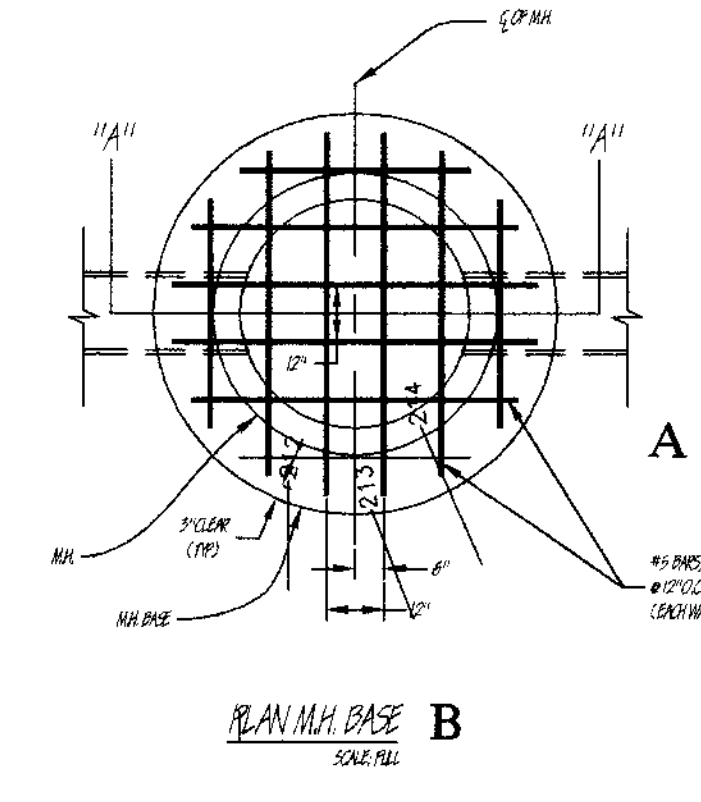
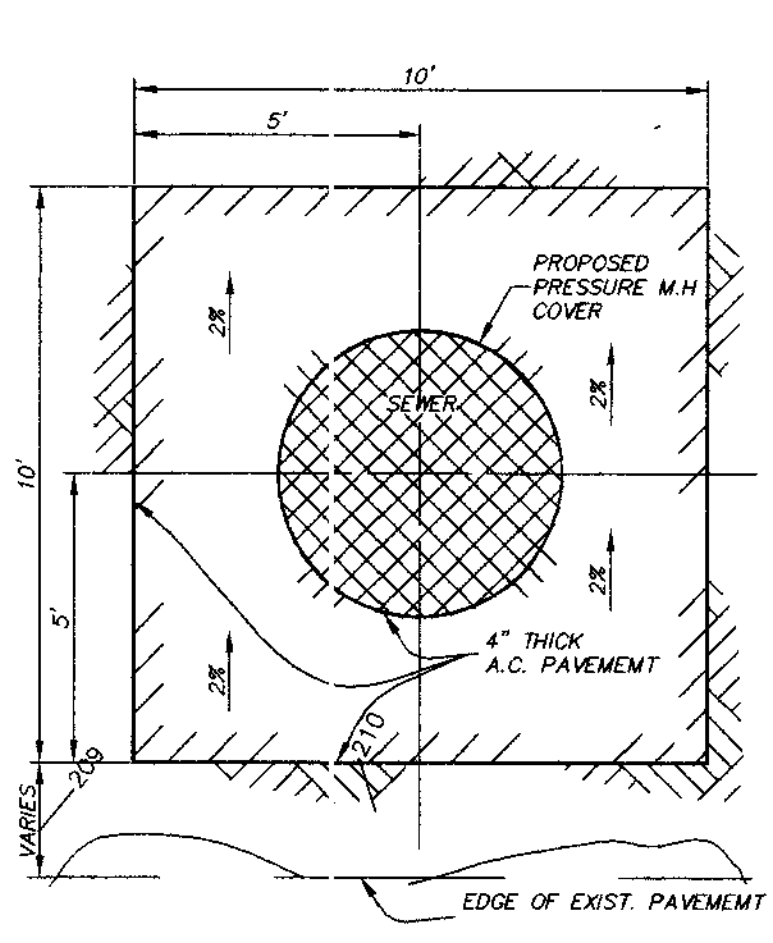
55617

PROFESSIONAL ENGINEER
1500
9/03

REVIEWED BY: [Signature]
DATE: 9/1/02

DATE

COLLECT CHARGES AS INDICATED
SEE L.V.M.W.D. FOR CONNECTION CHARGES



55618

VOID

