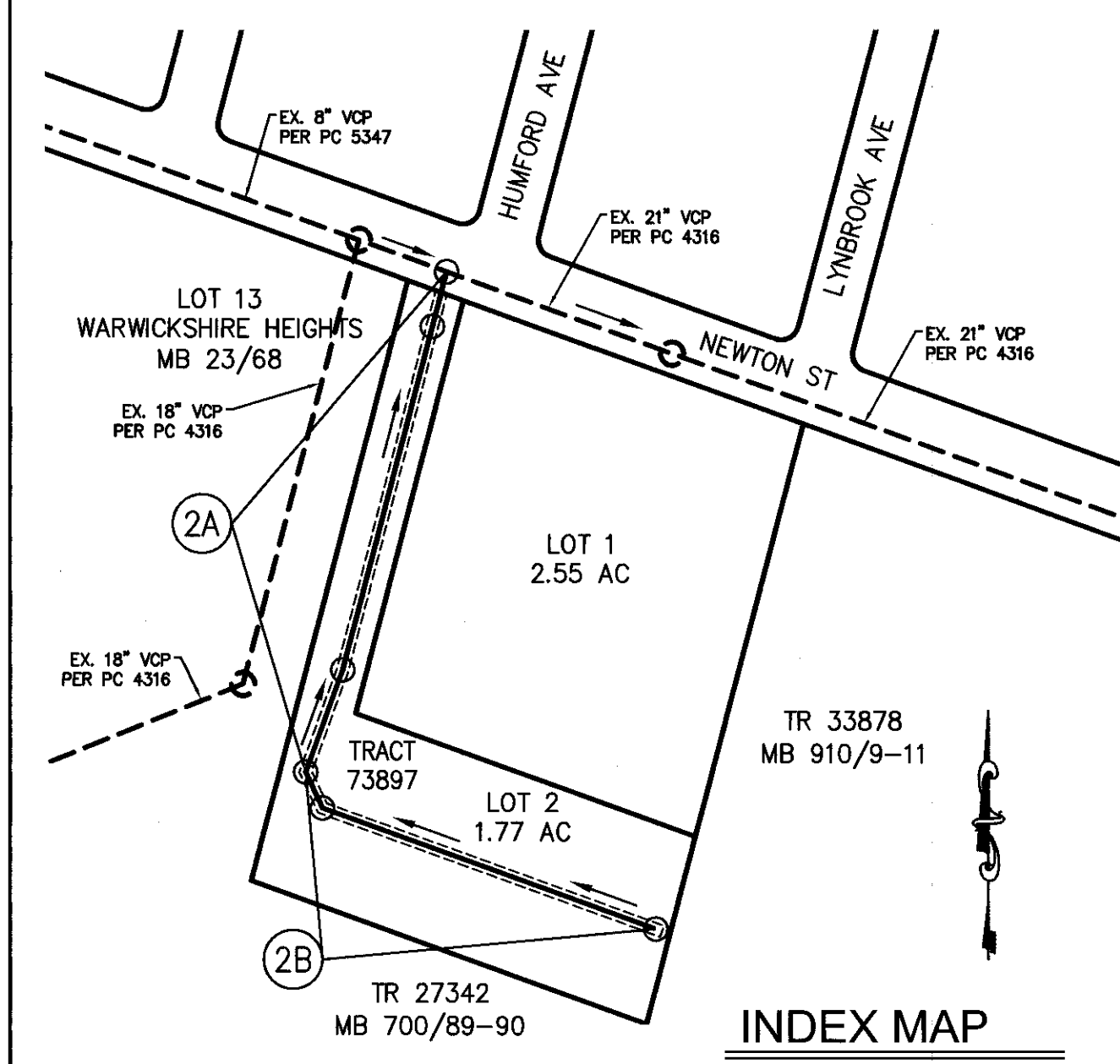


BENCH MARKS
 LOS ANGELES COUNTY BENCHMARK G4840
 L&BN IN NORTH CATCH BASIN 2 FT W/O BCR
 @ NW COR NEWTON ST & LYNBROOK AVE.
 NAVD88 ELEVATION= 415.55'
 WHITTIER QUAD 2006 ADJUSTMENT

Per Title 20.24.140 of LA County Code
 constructing access to sewer facilities is prohibited. No object official to remove shall be located over the sewer easement(s) as to interfere with ready access to sewer facilities.

STORMWATER POLLUTION PLAN NOTES

- Every effort should be made to eliminate the discharge of non-stormwater from the project site at all times.
- Eroded sediments and other pollutants must be retained on-site and may not be transported from the site via sheet 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 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 other means.
- Any slopes with disturbed soils or denuded of vegetation must be stabilized so as to inhibit erosion by wind and water.
- The following BMPs as outlined in, but not limited to, the latest edition of the California BMP Handbook (Construction) or Caltrans Stormwater Quality Handbooks (Construction Site BMP Manual), may apply during the construction of this project (additional measures may be required if deemed appropriate by the Project Engineer or the Building Official)



EROSION CONTROL	NON-STORM WATER MANAGEMENT	WASTE MANAGEMENT AND MATERIALS POLLUTION CONTROL
E01 SCHEDULING	NS1 WATER CONSERVATION PRACTICES	WM1 MATERIAL DELIVERY AND STORAGE
E02 PRESERVATION OF EXISTING VEGETATION	NS2 DETERIORATING OPERATIONS	WM2 MATERIAL USE
E03 HYDRAULIC MULCH	NS3 PAVING AND GRINDING OPERATIONS	WM3 STOCKPILE MANAGEMENT
E04 HYDROSEEDING	NS4 TEMPORARY STREAM CROSSING	WM4 SPILL PREVENTION AND CONTROL
E05 SOIL BINDERS	NS5 CLEAR WATER DIVERSION	WM5 SOLID WASTE MANAGEMENT
E06 STRAW MULCH	NS6 ILLICIT CONNECTIONS/CHARGE	WM6 HAZARDOUS WASTE MANAGEMENT
E07 GEOTEXTILES/MATS	NS7 PORTABLE WATER/RESTROOM	WM7 CONTAMINATION SOIL MANAGEMENT
E08 WOOD MULCHING	NS8 VEHICLE AND EQUIPMENT CLEANING	WM8 CONCRETE WASTE MANAGEMENT
E09 EARTH DRIVES AND DRAINAGE SWALES	NS9 VEHICLE AND EQUIPMENT FUELING	WM9 SANITARIESTIC WASTE MANAGEMENT
E10 VELOCITY DISSIPATION DEVICES	NS10 VEHICLE AND EQUIPMENT MAINTENANCE	WM10 LIQUID WASTE MANAGEMENT
E11 SLOPE DRAINS	NS11 PILE DRIVING OPERATIONS	TEMPORARY SEDIMENT CONTROL
E12 STREAMBANK STABILIZATION	NS12 CONCRETE CURING	SE1 SILT FENCE
E13 RESERVED	NS13 CONCRETE FINISHING	SE2 SEDIMENT BASIN
E14 COMPOST BLANKETS	NS14 MATERIAL AND EQUIPMENT USE	SE3 SEDIMENT TRAP
E15 SOIL PREPARATION/ROUGHENING	NS15 DEMOLITION ADJACENT TO WATER	SE4 CHECK DAM
E16 NON-VEGETATED STABILIZATION	NS16 TEMPORARY BATCH PLANTS	SE5 FIBER ROLLS
		SE6 GRAVEL BAGS BERM
		SE7 STREET SWEEPING AND VACUUMING
		SE8 SANDBAG BARRIER
		SE9 STRAW BALE BARRIER
		SE10 STORM DRAIN INLET PROTECTION
		SE11 ACTIVE TREATMENT SYSTEMS
		SE12 TEMPORARY SILT DIKE
		SE13 CONCRETE SOCKS & BERMS
		SE14 BULKHEAD BAGS

WIND EROSION CONTROL
 WE1 WIND EROSION CONTROL

EQUIPMENT TRACKING CONTROL
 TC1 STABILIZED CONSTRUCTION ENTRANCE EXIT
 TC2 STABILIZED CONSTRUCTION ROADWAY
 TC3 ENTRANCE/EXIT TIE WASH

B. 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

2021-1 Legend for sanitary sewer plans and profiles and detail maps.	2021-1 Bedding for sewer pipe.
2002-2 Precast concrete shallow manhole.	2023-2 Grading and encasement.
2003-2 Reinforced precast concrete manhole.	2024-1 WYE or TEE support.
2004-1 Rectangular shallow manhole.	2026-1 Erosion protection in steep slopes.
2014-1 Rectangular manhole frame and cover.	2027-1 Allowable trench widths.
2015-1 Standard manhole step.	6008-1 Minimum public safety requirements.
	2100-1 Requirement's for sanitary sewers near water mains

STANDARD PLANS FOR PUBLIC WORKS CONSTRUCTION (SPPWC)

200-3 Precast Concrete Sewer Manhole	220-3 Chimneys
209-2 Terminal cleanout structure	221-2 Pipe anchors and backfill stabilizers
207-2 Precast reinforced concrete manhole base	222-2 House connection sewer
206-2 Breaking into existing manholes	223-2 House connection remodeling
210-3 Manhole frame and cover locking type	225-2 Blanket protection for pipes

COUNTY SANITATION DISTRICT (CSD) NOTES:

- No connection for the disposal of industrial wastes shall be made to sewers shown on these drawings until a permit for industrial waste water discharge has been issued by the CSD for said connections.
- Prior to final acceptance of the project, notify the CSD superintendent of maintenance at (310) 638-1161 to report completion of this local Sewer that indirectly discharges into the CSD sewer system.

THE BASIS OF BEARINGS IS N10°00'59"W AS SHOWN ON THE CENTERLINE OF NEWTON STREET AS ALIGNED ON TRACT NO. 27340, IN BOOK 6929, PAGES 61-62 OF MAPS, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA.

SEWER LATERALS SHOWN ON PLANS ARE FOR REFERENCE ONLY.

The developer shall be responsible for the continued maintenance of PG12228 sanitary sewer until the County formally accepts it for maintenance. All manhole, manholes and laterals shall be protected from damage and infiltration.

EXISTING SEWER SYSTEM SHALL BE OPERATIONAL AT ALL TIMES DURING CONSTRUCTION/RECONSTRUCTION. NOTIFY AFFECTED HOMEOWNERS AT LEAST 72 HRS IN ADVANCE.

BWV BACKWATER VALVES SHALL BE NECESSARY FOR UNITS 1-21.

SEWER VIDEO OF ALL SEGMENTS SHALL BE SUBMITTED PRIOR TO PARTIAL FIELD ACCEPTANCE (65%) AND COMPLETED FIELD ACCEPTANCE (90%). FINAL MAP AND AS-BUILT SEWER PLANS SHALL BE SUBMITTED PRIOR TO PARTIAL FIELD ACCEPTANCE.

ALL SANITARY SEWER MANHOLE SHAFTS AND FRAMES SHALL BE WATERTIGHT WITH BUTYL RUBBER MASTIC JOINT SEALING COMPOUND OR APPROVED EQUAL BY LA COUNTY PUBLIC WORKS.

Any damage to the sewer line shall be the responsibility of the contractor. All grading and construction occurring over and the vicinity of the existing sewer shall be performed in the presence of a county inspector. Where applicable, the sewers shall be protected per SPPWC Plan 223-2 at all significant crossings.

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 County of Los Angeles Department of Public Works at the Permit Counter, 900 South Fremont Avenue, 3rd Floor, Alhambra, at least 72 hours prior to starting work under this permit. Copies of all other required permits, such as road excavation, Caltrans, etc., must be filed with the permit application.
- When work is within a city, a sewer construction permit shall be obtained and a fee paid for construction inspection and record plans to the City. The contractor must contact the City Director of Public Works to determine the location to pay the inspection fees.
- 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 or both as applicable. The County of Los Angeles Department of Public Works shall be notified 90 days prior to cancellation of the insurance policy.
- 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.
- 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 Department of Public Works does not constitute a representation as to accuracy of the location of or the existence or nonexistence of any underground utility pipe or structure within the limits of this project. This rule applied to all pages.
- All work shall be in accordance with the latest approved edition of the "Standard Specifications for Public Works Construction" including supplements (if there is any) the latest "Additions and Amendments to the Standard Specifications for Public Works Construction," and shall be preceded only in the presence of the County of Los Angeles Department of Public Works or the City of Los Angeles.
- The contractor's attention is directed to Section 7-10.4.2 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 County of Los Angeles Department of Public Works Standard Plan No. 6908-1.
- Elevations are in feet above U.S.C. and G.S. sea level datum of 1988.
- No revisions shall be made in these plans without the approval of the County of Los Angeles Department of Public Works.
- No representative of the County of Los Angeles Department of Public Works will survey or layout any portion of the work.
- Grades to which this improvement is to be constructed are shown on plans and profiles. Grade point for top of curb, centerline of streets, or centerline of alleys, is shown by circles on profiles at all points between said designed points. The grade shall be established so as to conform to a straight line drawn between said design points.
- The private engineer shall furnish the County of Los Angeles Department of Public Works with grade sheets and staking for all house laterals and 4" and 6" branches and shall provide stakes for them at their proper locations with starting plainly marked. All house laterals shall be constructed in a straight alignment at right angles to the main sewer except at the top of 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.
- An approved backwater valve is required when the pad is lower in elevation than the top of the next upstream manhole.
- Contact Environmental Programs Division for an Industrial Waste Discharge Permit at (626) 458-3517.

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.
- Verified clay pipe joints shall be type "D" or "G" per "Standard Specifications for Public Works Construction" Section 208-2.
- If a power pole is within three feet of the sewer, the sewer shall be encased, per LACDPW Standard Plan 2023-2, 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 boosting if necessary), per "Standard Specifications for Public Works Construction" 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 LACDPW Standard Plan 2023-2, Case II, unless otherwise approved by the County of Los Angeles Department of Public Works.
- All structures shall be either brick sewer manholes per LACDPW Standard Plan S-3 (SPPWC 203-2), or precast concrete sewer manholes per LACDPW Standard Plan S-36 (SPPWC 203-3), or reinforced precast manhole per LACDPW Standard Plan 2003-2, except as noted.
- Resurface all trenches within paved areas to meet Department of Public Work or California State Highway requirements in accordance with the permits.
- Full compliance with Section 306-1.3 of the "Standard Specifications for Public Works Construction" will be required for backfill in stages. Configuration of backfill, compaction, and sand requirements 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 percent 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 Land Development Division, Private Section, County of Los Angeles 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 Specification for Public Works Construction" and "Special Provisions for the Construction of Sanitary Sewer" if applicable.
- Manhole tops in improved rights of way to be level with finished grade.
- All wyes and/or house laterals are to be located at least 5 feet apart, and when possible, not closer than 5 feet to any manhole.
- All pipe materials shall be extra strength vitrified clay pipe or ductile iron pipe or other approved materials by the County of Los Angeles Department of Public Works.
- All Ductile iron pipe shall be lined with Protecto 401 Ceramic Epoxy lining.
- Cured in place pipe liner shall be used for all extra vitrified clay pipe if lining is required.
- All Chimneys shall have terminal cleanout structure per SPPWC std. plan 204-2.

PROFILE, ALIGNMENT, AND GRADE OF
SANITARY SEWERS
 TO BE CONSTRUCTED IN
 TRACT NO. 73897
 PC NO. 12298
 1 SHEETS: 2 PAGES
 COUNTY OF LOS ANGELES CALIFORNIA
 CSMD INDEX E-2173

MARK PESTRELLA LA COUNTY DIRECTOR OF PUBLIC WORKS
 RECOMMENDED BY LAND DEVELOPMENT DIVISION
 9/28/17

BY: *[Signature]* DATE: 9/28/17
 SUBMITTED: *[Signature]* DATE: 9/28/17
 FINAL MAPS, SEWER AND LANDSCAPING SUBDIVISION PLAN CHECKING SECTION

COUNTY SANITATION DISTRICT NO. 21
 OF LOS ANGELES COUNTY, CALIFORNIA
 GRACE BRONSON HYDE, CHIEF ENGINEER AND GENERAL MANAGER

APPROVED BY: *[Signature]* DATE: 10/4/17
 OFFICE ENGINEER

BUILDING AND SAFETY DISTRICT OFFICE: LA PUENTE
 NOTES: NUMBER IN CIRCLE INDICATES PAGE NUMBER.
 ALL MAINLINE SANITARY SEWERS ARE WITHIN THE SANITARY SEWER EASEMENT

SCALE: 1" = 50' CSMD INDEX: E-2173
 P.C. 12298 TR. NO. 73897
 THOMAS GUIDE PAGE: 678 GRID B-4

NO.	REVISION	REVISED BY	APPROVED BY	DATE
1	REMOVE PORTION OF EX. 4" LATERAL AND CONNECT TO NEW MAINLINE	<i>[Signature]</i>	<i>[Signature]</i>	1/15/18

PROFESSIONAL LAND SURVEYOR
 DANIEL M. MCDUGGILL
 L.S. 9297
 STATE OF CALIFORNIA

Engineer/Surveyor Seal and Signature

9/14/17

Engineer/Surveyor Seal and Signature

9/14/17

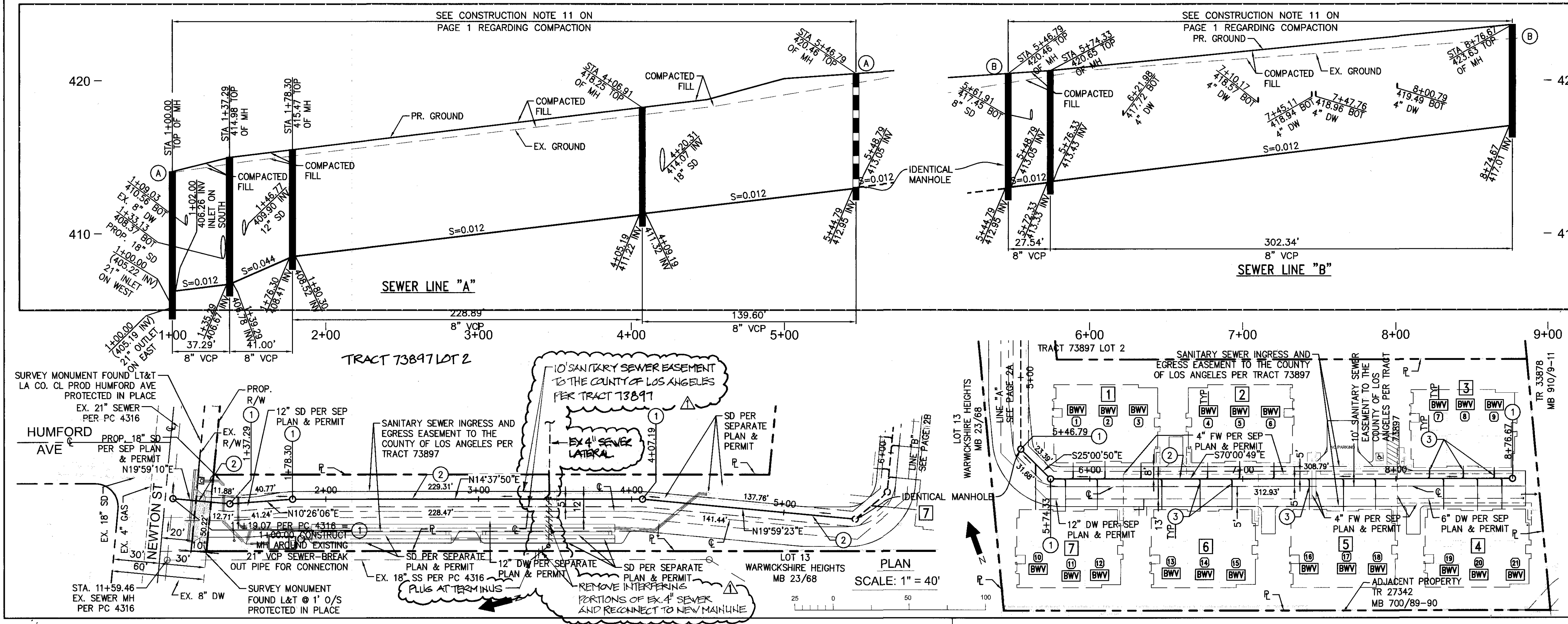
PROJECT ENGINEER RCE NO. 6867 DATE

SEWER CONSTRUCTION NOTES:

- CONSTRUCT 48" SEWER MANHOLE PER SPPWC STD. PLAN 200-3
- INSTALL VCP SEWER LINE (SIZE PER PLAN) PER LACDPW STANDARDS.
- INSTALL SEWER WYE AND 4" HOUSE CONNECTION TYPE A PER SPPWC STD. 222-2.

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 ON THIS DRAWING. PRIOR TO EXCAVATION THE CONTRACTOR SHALL CALL TOLL FREE 1-800-424-1313 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 SHOULD THEY CAN MARK THE LOCATION OF UNDERGROUND TELEPHONE LINES.

[Signature] 6867 9/14/17
 PROJECT ENGINEER RCE NO. DATE



NO LA COUNTY CHARGES FOR CONNECTION

SEE COUNTY SANITATION DISTRICTS FOR SPECIAL CONNECTION CHARGES

TEL. (562) 440-2727

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

NO.	REVISION	REVISED BY	APPROVED BY	DATE
1	REMOVE PORTION OF EX. 4" LATERAL AND CONNECT TO NEW MAINLINE	<i>[Signature]</i>	<i>[Signature]</i>	2/15/18

SANITARY SEWER PLANS IN
 TRACT NO. 73897 PC NO. 12298

REVIEWED BY LAND DEVELOPMENT DIVISION
 BY: *[Signature]* DATE: 9/20/17
 FINAL MAPS, SEWER AND LANDSCAPING SUBDIVISION PLAN CHECKING SECTION

COUNTY OF LOS ANGELES DEPARTMENT OF PUBLIC WORKS
 *FOR PLAN CHECK REVIEW FOR THE CITY OF HACIENDA HEIGHTS

C&M CONSULTING, INC.
 CIVIL ENGINEERING
 LAND PLANNING & SURVEYING

8 ORCHARD, SUITE 200
 LAKE FOREST, CA 92650
 T: 949.916.3800
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 CVC-INC.NET
 RBTTNER@CVC-INC.NET

PROJECT ENGINEER DATE DWG
[Signature] 9/14/17

SHEET 1

P.C. 12298 PAGE 2