

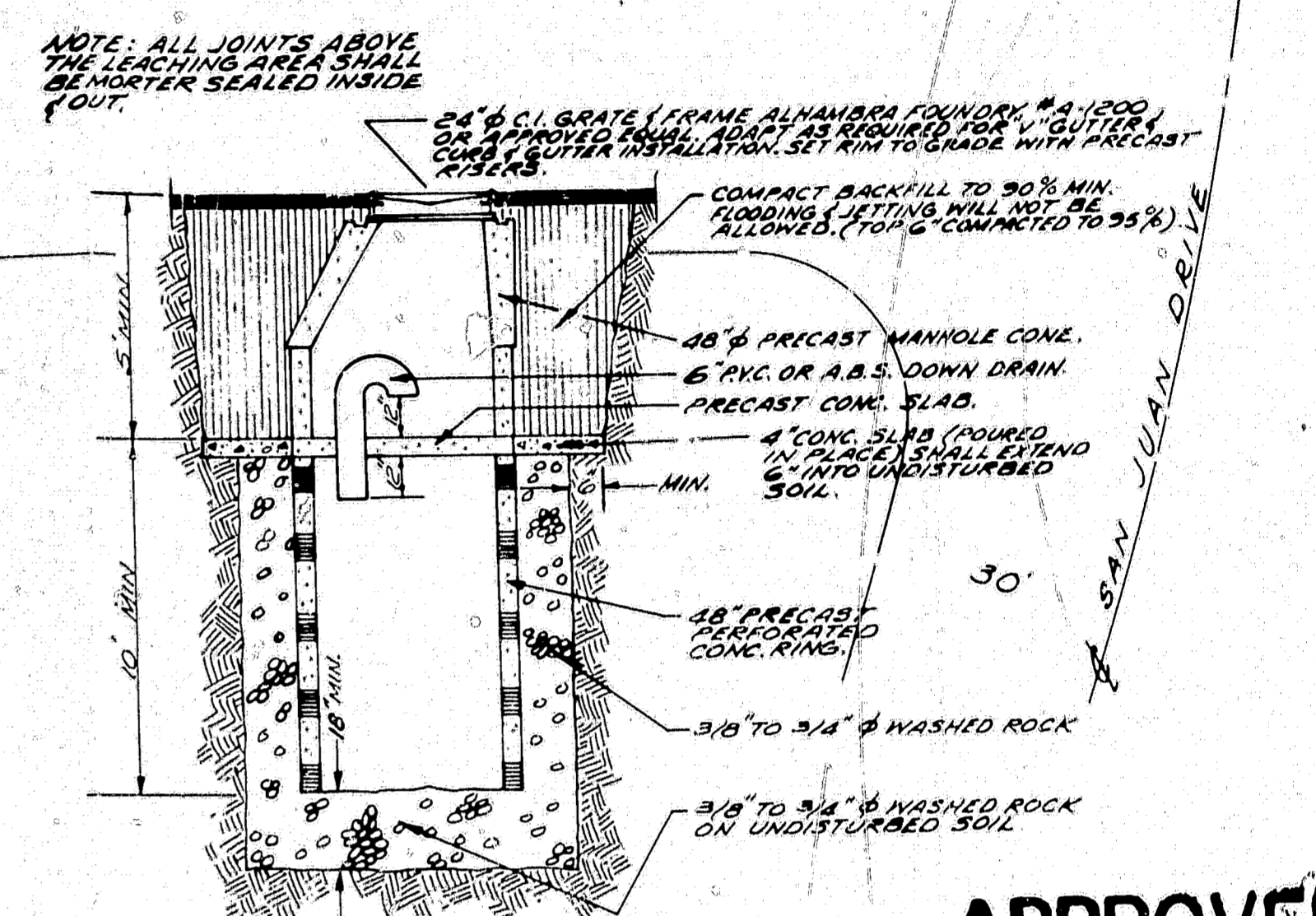
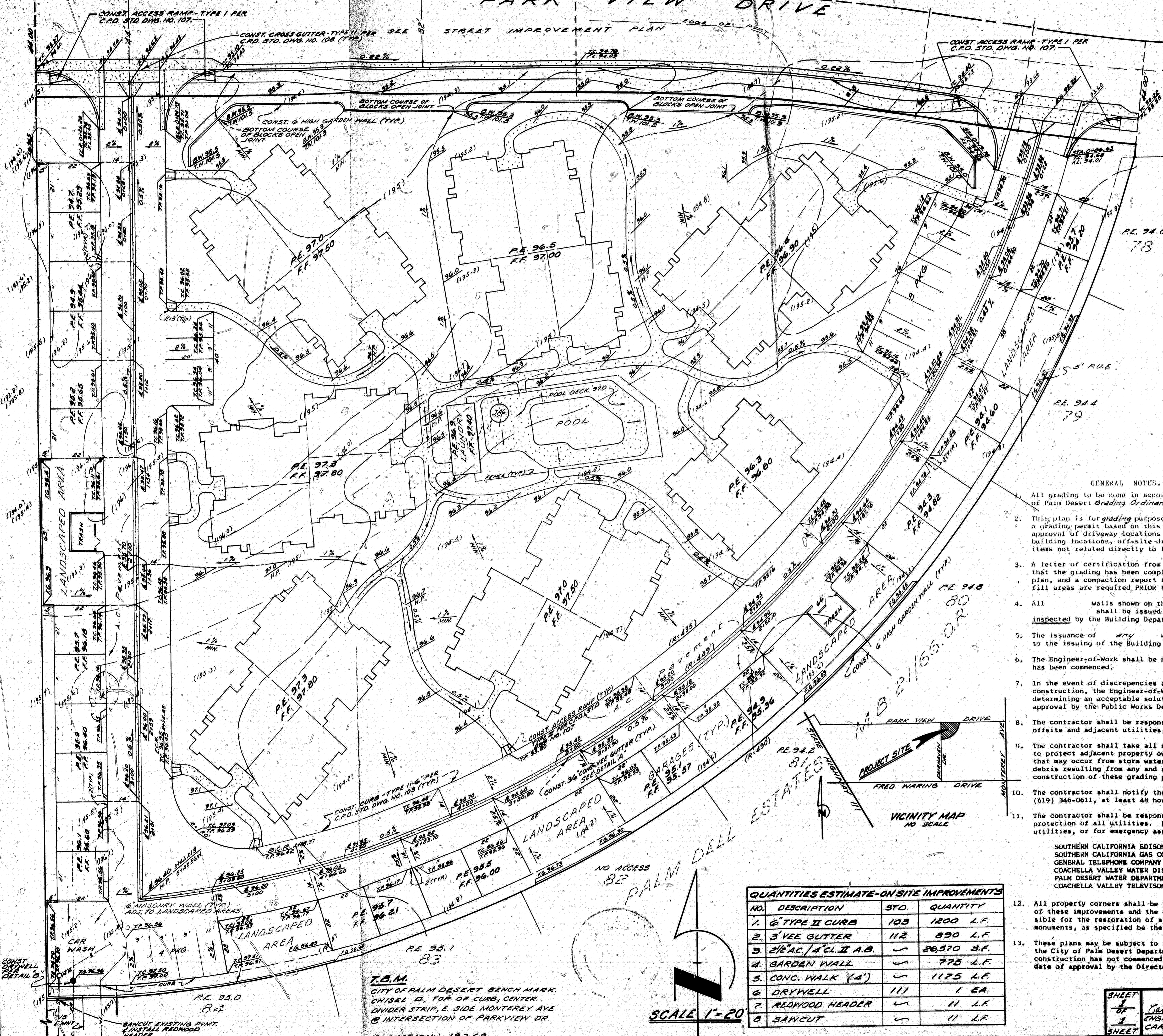
72-805 PARKVIEW

# PARK VIEW DRIVE

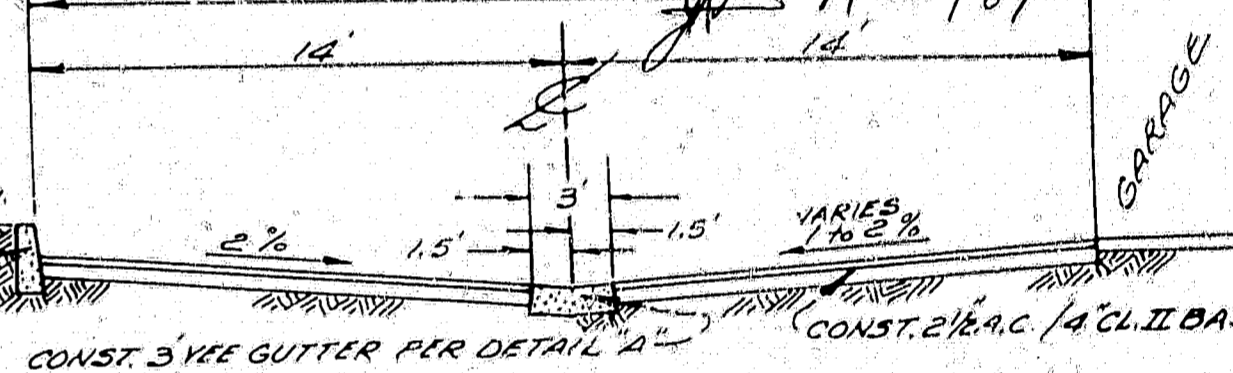
STREET IMPROVEMENT PLAN

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; that this requirement shall be made to apply continuously and not be limited to normal working hours, and 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 this project, excepting liability arising from the sole negligence of design professional.

California Council of Civil Engineers & Land Surveyors



**APPROVED**  
 #14300-1203  
 FOR CONSTRUCTION  
 7/23/87



- GENERAL NOTES.**
- All grading to be done in accordance with the City of Palm Desert Grading Ordinance.
  - This plan is for grading purposes ONLY. Issuance of a grading permit based on this plan does not constitute approval of driveway locations and sizes, parking layout, building locations, off-site drainage facilities or other items not related directly to the basic grading operation.
  - A letter of certification from the Engineer-of-Work stating that the grading has been completed as per the approved plan, and a compaction report from a Soils Engineer on all fill areas are required PRIOR to the building permit issuance.
  - All walls shown on these plans shall be issued a separate permit and be inspected by the Building Department.
  - The issuance of any wall permit must be done prior to the issuing of the Building permit.
  - The Engineer-of-Work shall be notified when construction has been commenced.
  - In the event of discrepancies and/or deviations arising during construction, the Engineer-of-Work shall be responsible for determining an acceptable solution and revising the plans for approval by the Public Works Department.
  - The contractor shall be responsible for all damages to onsite, offsite and adjacent utilities, facilities and properties.
  - The contractor shall take all necessary and proper precautions to protect adjacent property owners from any and all damage that may occur from storm water runoff and/or deposition of debris resulting from any and all work in conjunction with construction of these grading plans.
  - The contractor shall notify the Department of Public Works (619) 346-0611, at least 48 hours PRIOR to commencing any work.
  - The contractor shall be responsible for the location and protection of all utilities. For the location of underground utilities, or for emergency assistance call:
    - SOUTHERN CALIFORNIA EDISON COMPANY 1-800-422-4133
    - SOUTHERN CALIFORNIA GAS COMPANY 1-800-422-4133
    - GENERAL TELEPHONE COMPANY 1-800-422-4133
    - COACHELLA VALLEY WATER DISTRICT 398-2651
    - PALM DESERT VALLEY DEPARTMENT 346-6338
    - COACHELLA VALLEY TELEVISION 340-2225
  - All property corners shall be undisturbed by the grading of these improvements and the contractor shall be responsible for the restoration of all lost or obliterated monuments, as specified by the Subdivision Map Act.
  - These plans may be subject to review and/or revision by the City of Palm Desert Department of Public Works, if construction has not commenced within 12 months from the date of approval by the Director of Public Works.

**QUANTITIES ESTIMATE-ON-SITE IMPROVEMENTS**

NO.	DESCRIPTION	STD.	QUANTITY
1.	6" TYPE II CURB	103	1200 L.F.
2.	3" VEE GUTTER	112	890 L.F.
3.	2 1/2" x 4" CL. II A.B.	✓	26,370 S.F.
4.	GARDEN WALL	✓	775 L.F.
5.	CONC. WALK (4")	✓	1175 L.F.
6.	DRYWELL	111	1 EA.
7.	REDWOOD HEADER	✓	11 L.F.
8.	SAWCUT	✓	11 L.F.

**ESTIMATED QUANTITIES**

CUT: 700 C.Y.  
 FILL: 3,600 C.Y. (UNCOMPACTED)

NOTE: QUANTITIES ARE FOR PERMIT PURPOSES ONLY. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN QUANTITIES FOR PAYMENT PURPOSES.

**CITY OF PALM DESERT, CALIFORNIA**

**GRADING PLAN**  
 TRACT NO. 21602

**CITY ENGINEER**  
 Richard J. Folkers  
 DATE: 7/23/87  
 R.C.E. 25320

**ENGINEER OF WORK**  
 CARLOS BLAS  
 DATE: 7/23/87  
 AGE 14939  
 REG. 14939

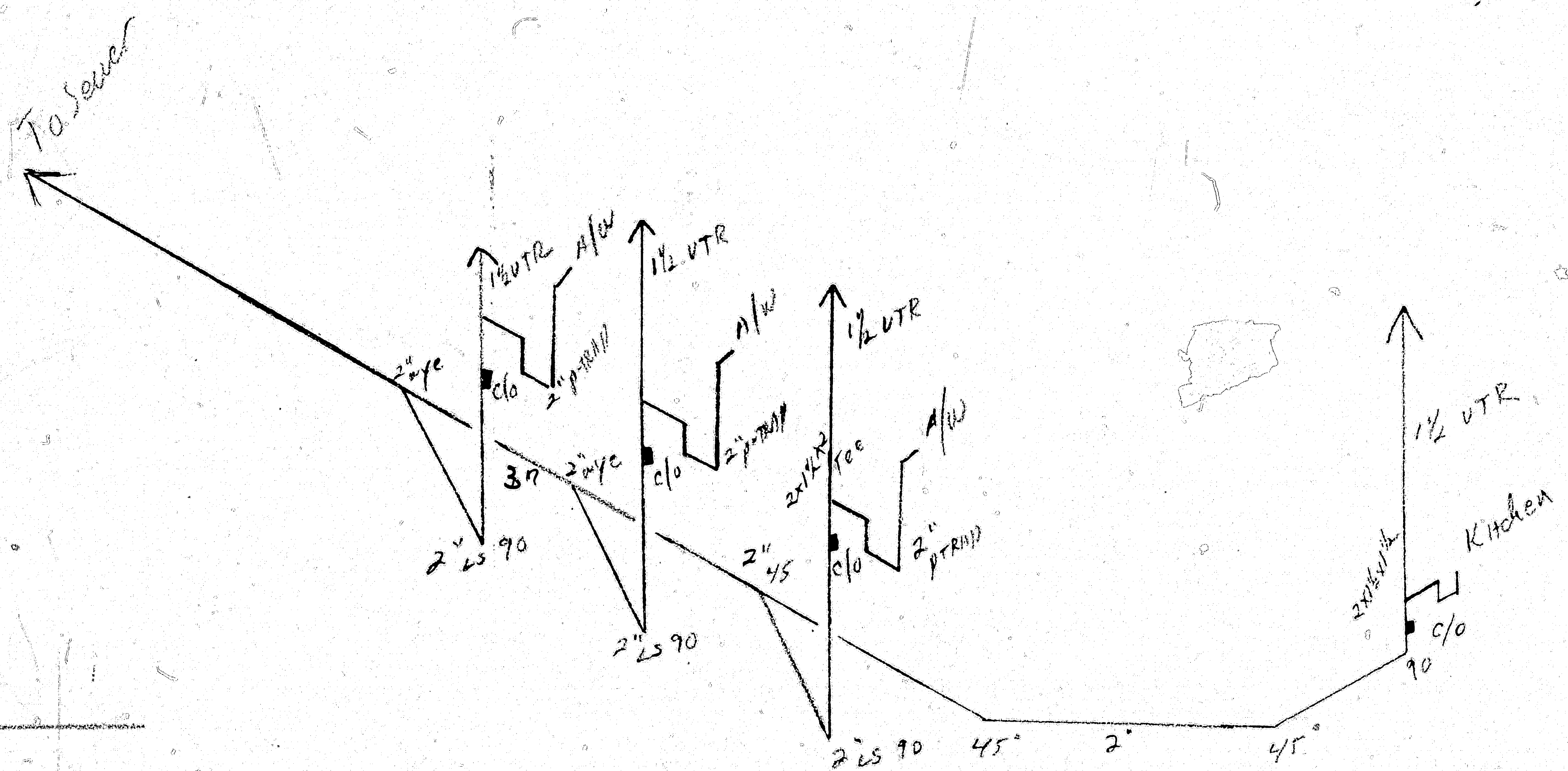
**PETE BILLINGTON & ASSOCIATES, INC.**  
 Civil Engineers & Land Surveyors  
 1415 N. ...  
 (619) 323-4573

**T.B.M.**  
 CITY OF PALM DESERT BENCH MARK.  
 CHISEL Q, TOP OF CURB, CENTER  
 DIVIDER STRIP, E. SIDE MONTEREY AVE  
 @ INTERSECTION OF PARKVIEW DR.  
 ELEVATION: 192.68

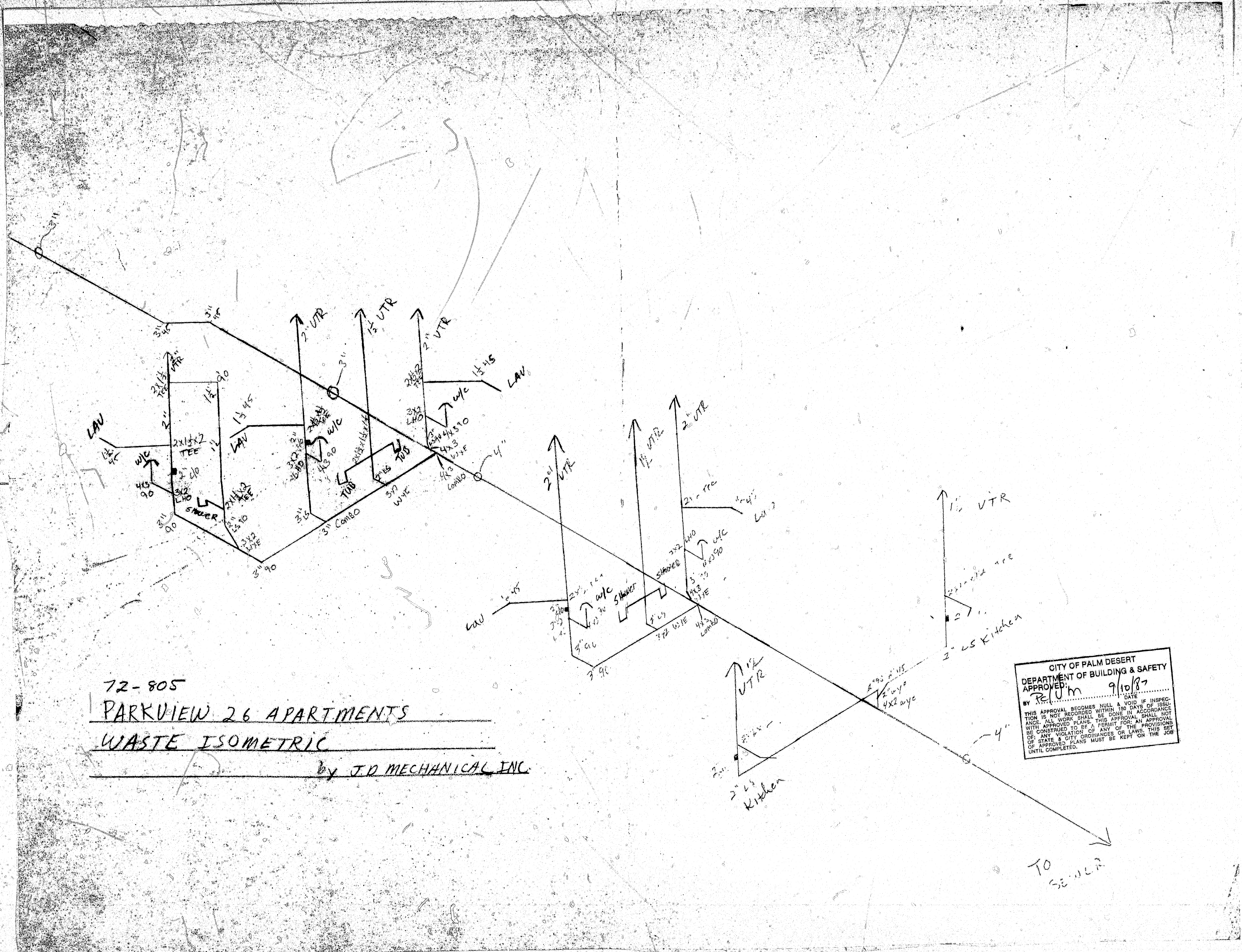
SCALE 1"=20'



72-805  
PARKVIEW 26 APTS  
LAUNDRY ROOM WASTE



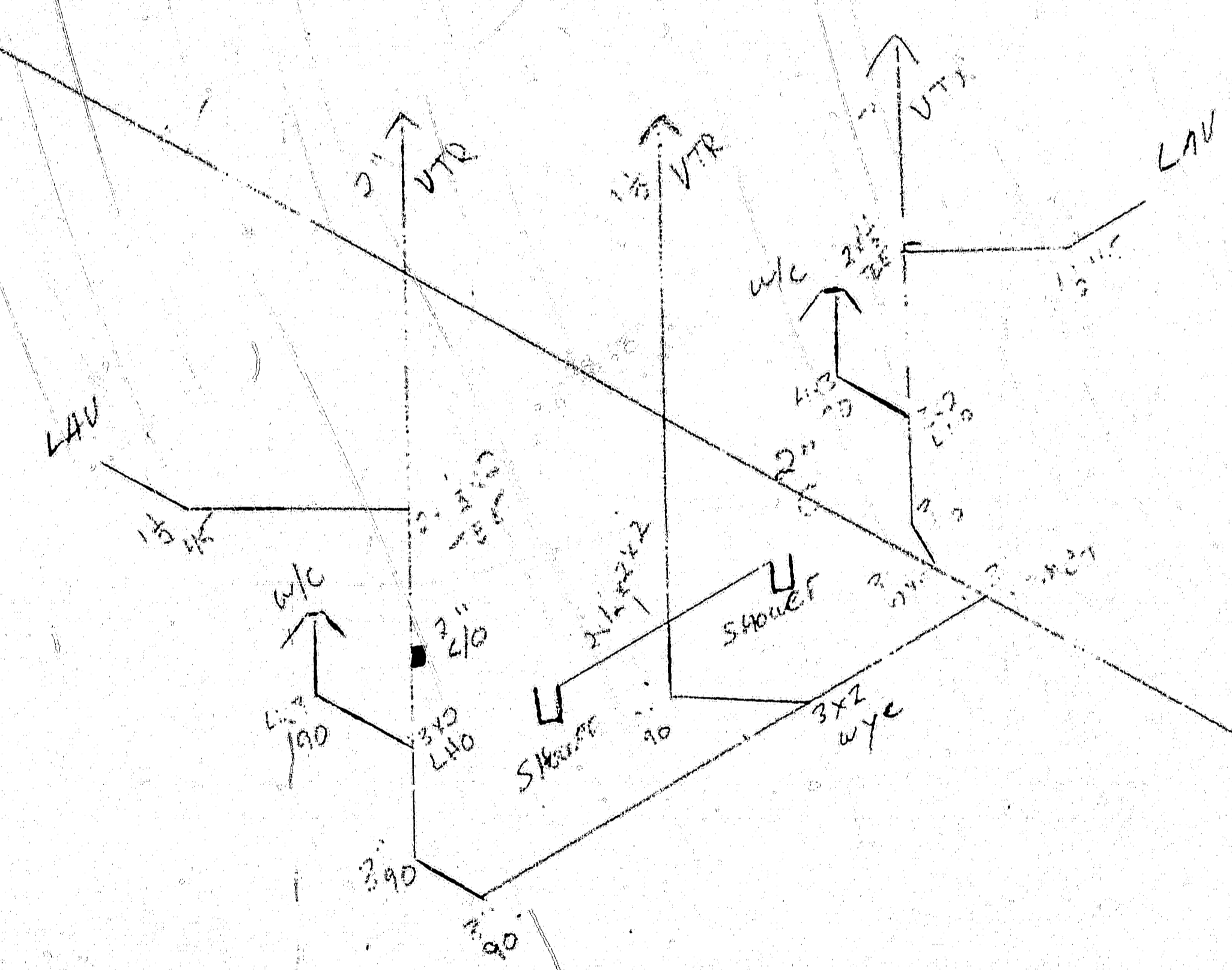
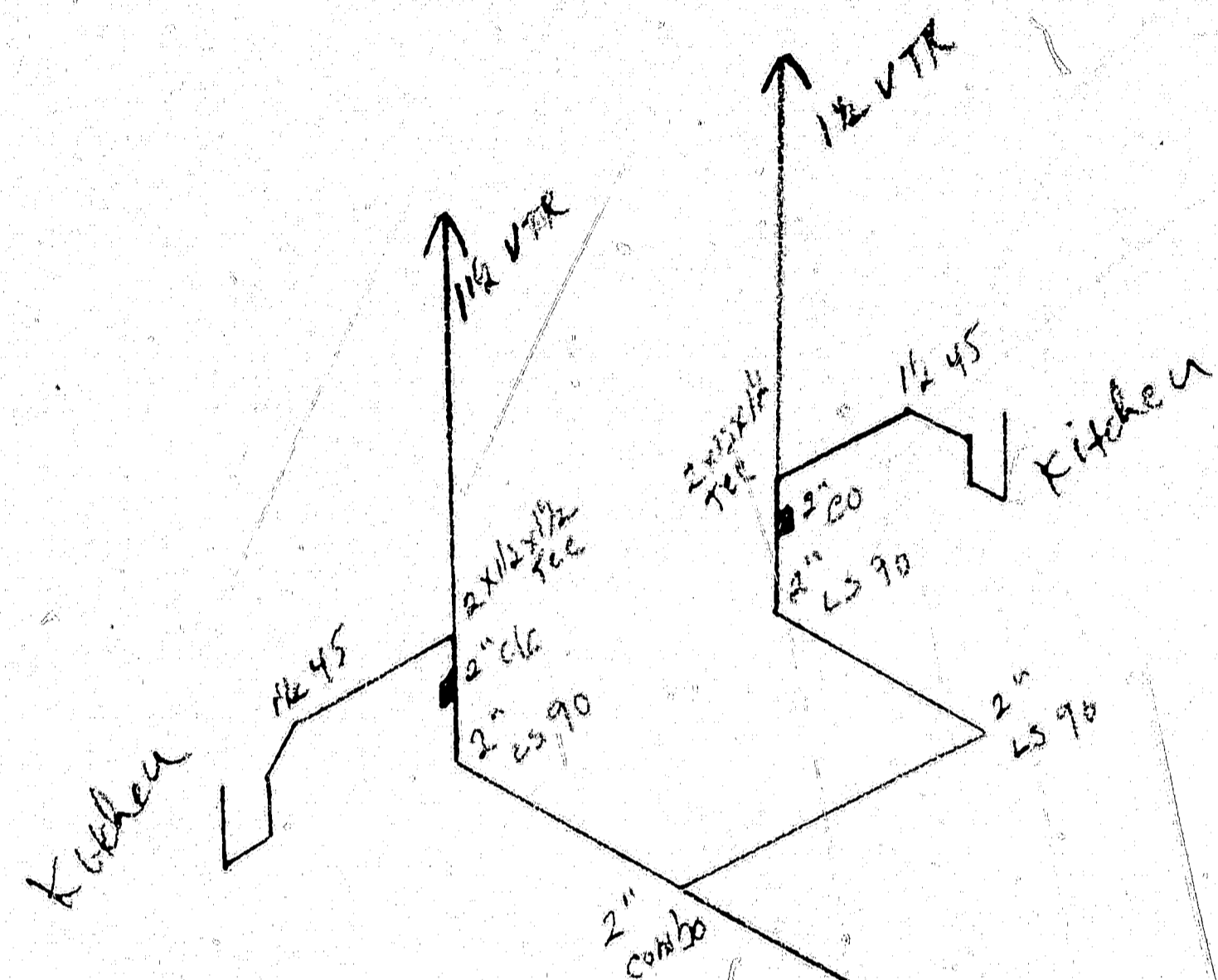
CITY OF PALM DESERT  
DEPARTMENT OF BUILDING & SAFETY  
APPROVED: *[Signature]*  
BY: *[Signature]* DATE: 10/10/87  
THIS APPROVAL BECOMES NULL & VOID IF INSPECTION IS NOT RECORDED WITHIN 180 DAYS OF ISSUANCE. ALL WORK SHALL BE DONE IN ACCORDANCE WITH APPROVED PLANS. THIS APPROVAL SHALL NOT BE CONSTRUED TO BE A PERMIT FOR AN APPROVAL OF ANY VIOLATION OF ANY OF THE PROVISIONS OF STATE & CITY ORDINANCES OR LAWS. THIS SET OF APPROVED PLANS MUST BE KEPT ON THE JOB UNTIL COMPLETED.



72-805  
 PARKVIEW 26 APARTMENTS  
 WASTE ISOMETRIC  
 by J.D. MECHANICAL INC.

CITY OF PALM DESERT  
 DEPARTMENT OF BUILDING & SAFETY  
 APPROVED BY ReUm DATE 9/10/87  
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TO  
 S.E. U.P.



72-805 Parkview

CITY OF PALM DESERT  
 DEPARTMENT OF BUILDING & SAFETY  
 APPROVED: PLM 9/10/87  
 BY: \_\_\_\_\_ DATE: \_\_\_\_\_  
 THIS APPROVAL BECOMES NULL & VOID IF INSPECTION IS NOT RECEIVED WITHIN 180 DAYS OF ISSUANCE. ALL WORK SHALL BE DONE IN ACCORDANCE WITH APPROVED PLANS. THIS APPROVAL SHALL NOT BE CONSTRUED TO BE A PERMIT FOR AN APPROVAL OF ANY VIOLATION OF ANY OF THE PROVISIONS OF STATE & CITY ORDINANCES OR LAWS. THIS SET OF APPROVED PLANS MUST BE KEPT ON THE JOB UNTIL COMPLETED.