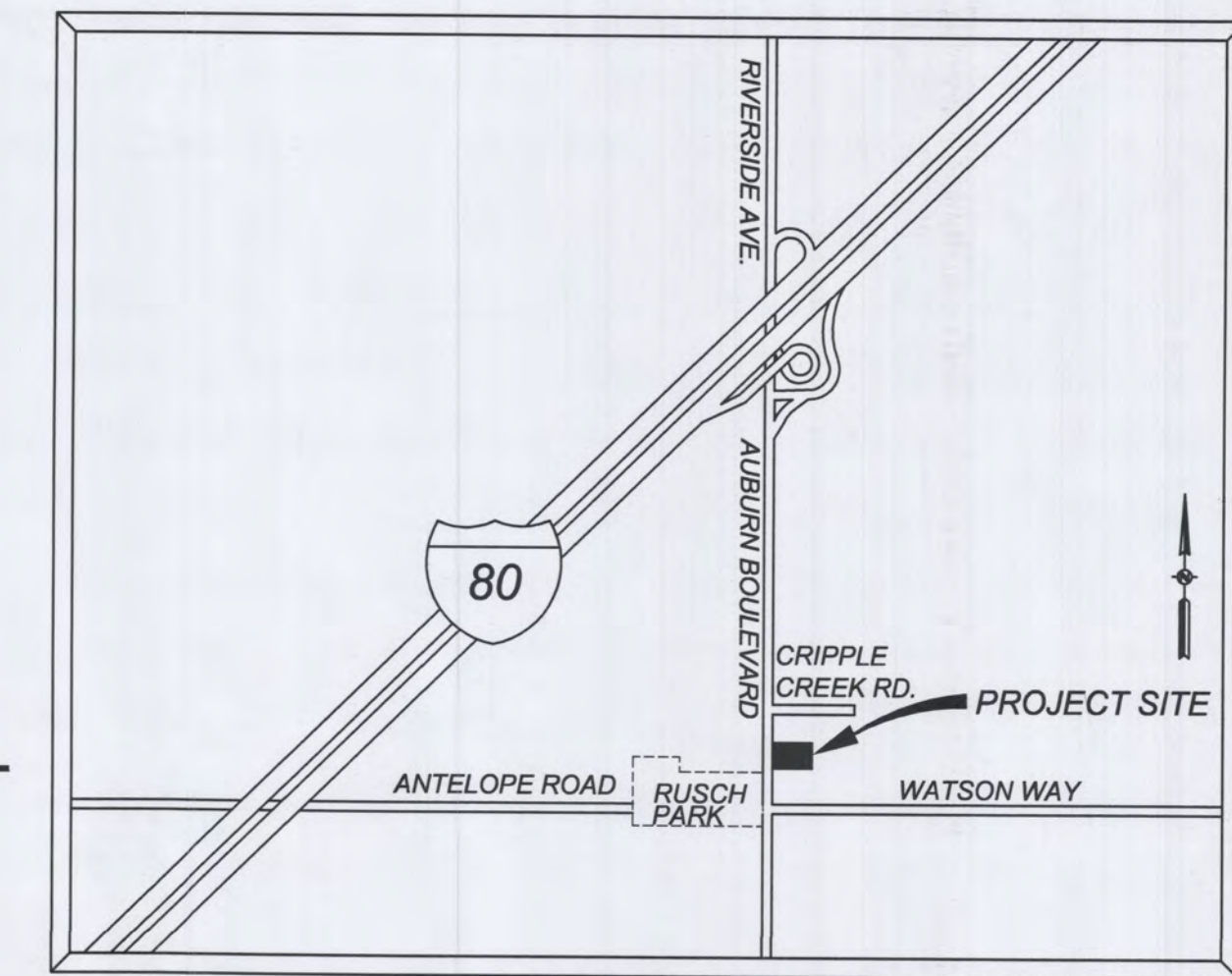


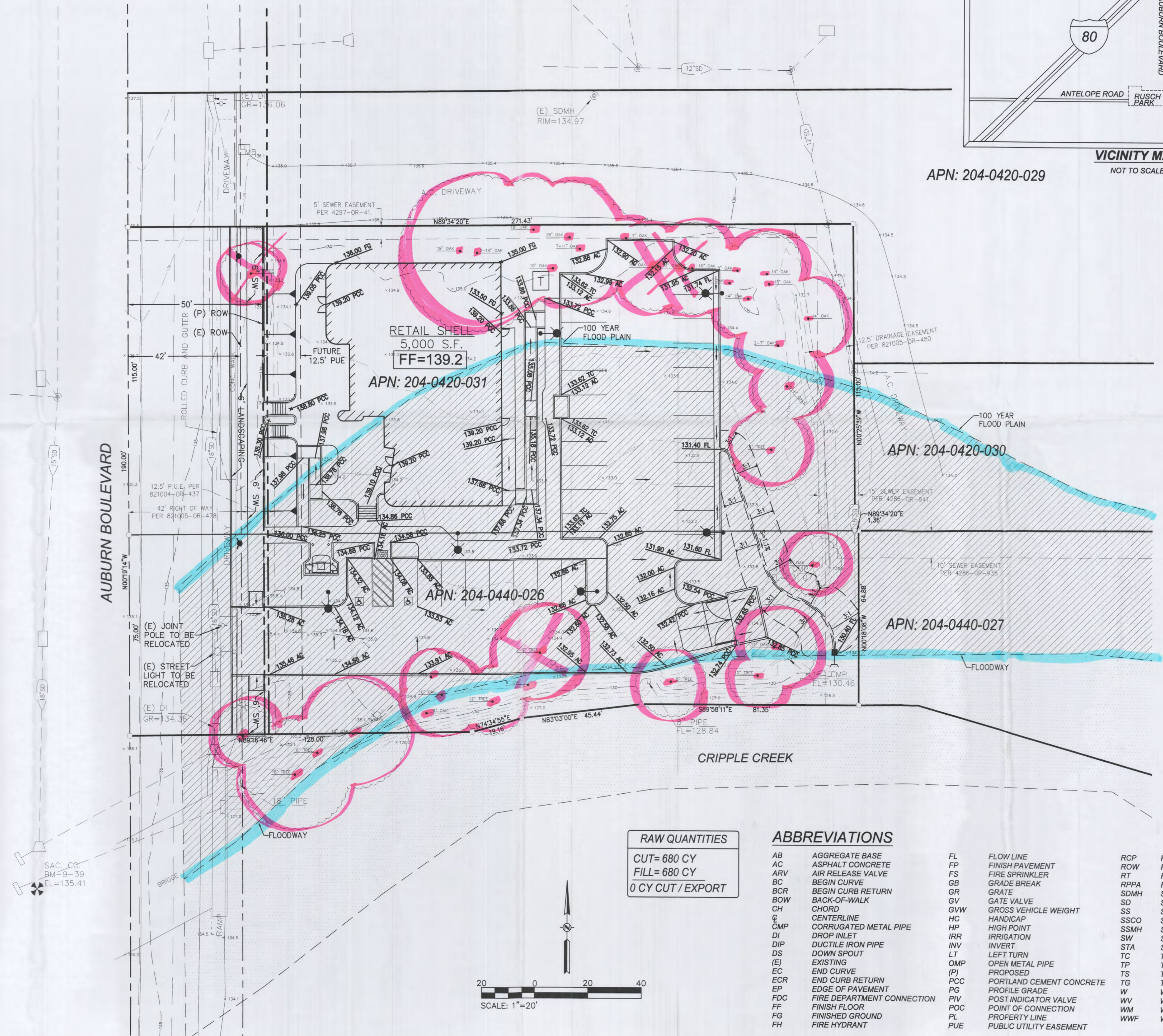
PRELIMINARY GRADING PLAN

APN: 204-0420-031 & 204-0440-026
7904 AUBURN BOULEVARD
SACRAMENTO, CALIFORNIA



APN: 204-0420-029
VICINITY MAP
NOT TO SCALE

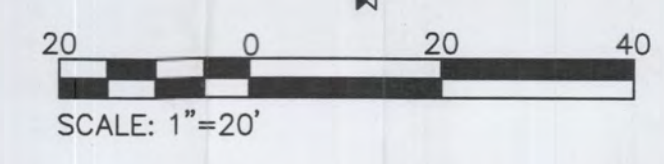
DESCRIPTION	EXISTING	PROPOSED
EASEMENT		
LOT LINE		
ROW		
CENTERLINE		
SW, CURB & GUTTER		
DITCH		
EP		
STORM DRAIN	XX"SD	XX"SD
SANITARY SEWER	XX"SS	XX"SS
WATER	XX"W	XX"W
DOMESTIC WATER	XX"DW	XX"DW
FIRE SERVICE	XX"FW	XX"FW
GAS LINE	XX"G	XX"G
SDMH		
DROP INLET		
DIRECTION OF SURFACE FLOW		
OVERLAND RELEASE PATH		
SSMH		
SSCO		
FIRE HYDRANT		
PIV		
FDC		
WATER VALVE		
WATER METER		
CONCENTRIC REDUCER		
REDUCED PRINCIPAL PRESSURE ASSEMBLY		
REDUCED PRESSURE BACKFLOW PREVENTOR		
MONUMENT		
BOLLARD		
UTILITY POLE		
UTILITY POLE WITH LIGHT		
STREET LIGHT		
DOUBLE POST TOP STREET LIGHT		
FENCE		
RETAINING WALL		
BLOCK WALL		
INDEX CONTOUR	25	25
INTERMEDIATE CONTOURS		
HEDGE		
AIR RELEASE VALVE		
JUNCTION/PULL BOX	PB	PB
SIGN		
CULVERT		
GRADE BREAK LINE		GB
TREE & DRIP		
PIPE CAP		
HANDICAP RAMP		
FINISH FLOOR ELEVATION	FF 127.00	FF 127.00
FINISH GRADE ELEVATION (ASPHALT CONCRETE)		X 127.50 AC
MATCH (E) GRADE ELEVATION		MATCH (E) 127.50 FP
BLOW OFF ASSEMBLY		
TRUNCATED DOMES		
100 YEAR FLOOD PLAIN AREA		
FLOODWAY AREA		



RAW QUANTITIES
CUT= 680 CY
FILL= 680 CY
0 CY CUT / EXPORT

ABBREVIATIONS	
AB	AGGREGATE BASE
AC	ASPHALT CONCRETE
ARV	AIR RELEASE VALVE
BC	BEGIN CURVE
BCR	BEGIN CURB RETURN
BOW	BACK-OFF-WALK
CH	CHORD
C	CENTERLINE
CMP	CORRUGATED METAL PIPE
DI	DROP INLET
DIP	DUCTILE IRON PIPE
DS	DOWN SPOUT
(E)	EXISTING
EC	END CURVE
ECR	END CURB RETURN
EP	EDGE OF PAVEMENT
FDC	FIRE DEPARTMENT CONNECTION
FF	FINISH FLOOR
FG	FINISHED GROUND
FH	FIRE HYDRANT
FL	FLOW LINE
FP	FINISH PAVEMENT
FS	FIRE SPRINKLER
GB	GRADE BREAK
GR	GRATE
GV	GATE VALVE
GVW	GROSS VEHICLE WEIGHT
HC	HANDICAP
HP	HIGH POINT
IRR	IRRIGATION
INV	INVERT
LT	LEFT TURN
OMP	OPEN METAL PIPE
(P)	PROPOSED
PC	PORTLAND CEMENT CONCRETE
PG	PROFILE GRADE
PIV	POST INDICATOR VALVE
POC	POINT OF CONNECTION
PL	PROPERTY LINE
PUE	PUBLIC UTILITY EASEMENT
RCP	REINFORCED CONCRETE PIPE
ROW	RIGHT-OF-WAY
RT	RIGHT TURN
RPPA	REDUCED PRINCIPAL PRESSURE ASSEMBLY
SDMH	STORM DRAIN MANHOLE
SD	STORM DRAIN
SS	SANITARY SEWER
SSCO	SANITARY SEWER CLEAN OUT
SSMH	SANITARY SEWER MANHOLE
SW	SIDEWALK
STA	STATION
TC	TOP OF CURB
TP	TOP OF PAVEMENT
TS	TOP OF SIDEWALK
TG	TOP OF GRATE
W	WATER
WV	WATER VALVE
WM	WATER METER
WWF	WELDED WIRE FABRIC

CITY OF CITRUS HEIGHTS
PLANNING DEPARTMENT
APPROVED
DENIED
CONDITIONAL APPROVAL
NAME: [Signature]
DATE: 11-16-15



NO.	DATE	REVISION	BY	CHECK	RFE	RFE	QUANT.	ORIGINAL SCALE IS IN INCHES
2							0	2
1							1	1

DELKLEINER ASSOCIATES
 INCORPORATED
 2001 Street, Suite 100 Sacramento, CA 95818 (916) 437-1275 Fax: (916) 437-1276

RFE Engineering, Inc.
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 Phone: 916-999-5285 Fax: 916-999-3997
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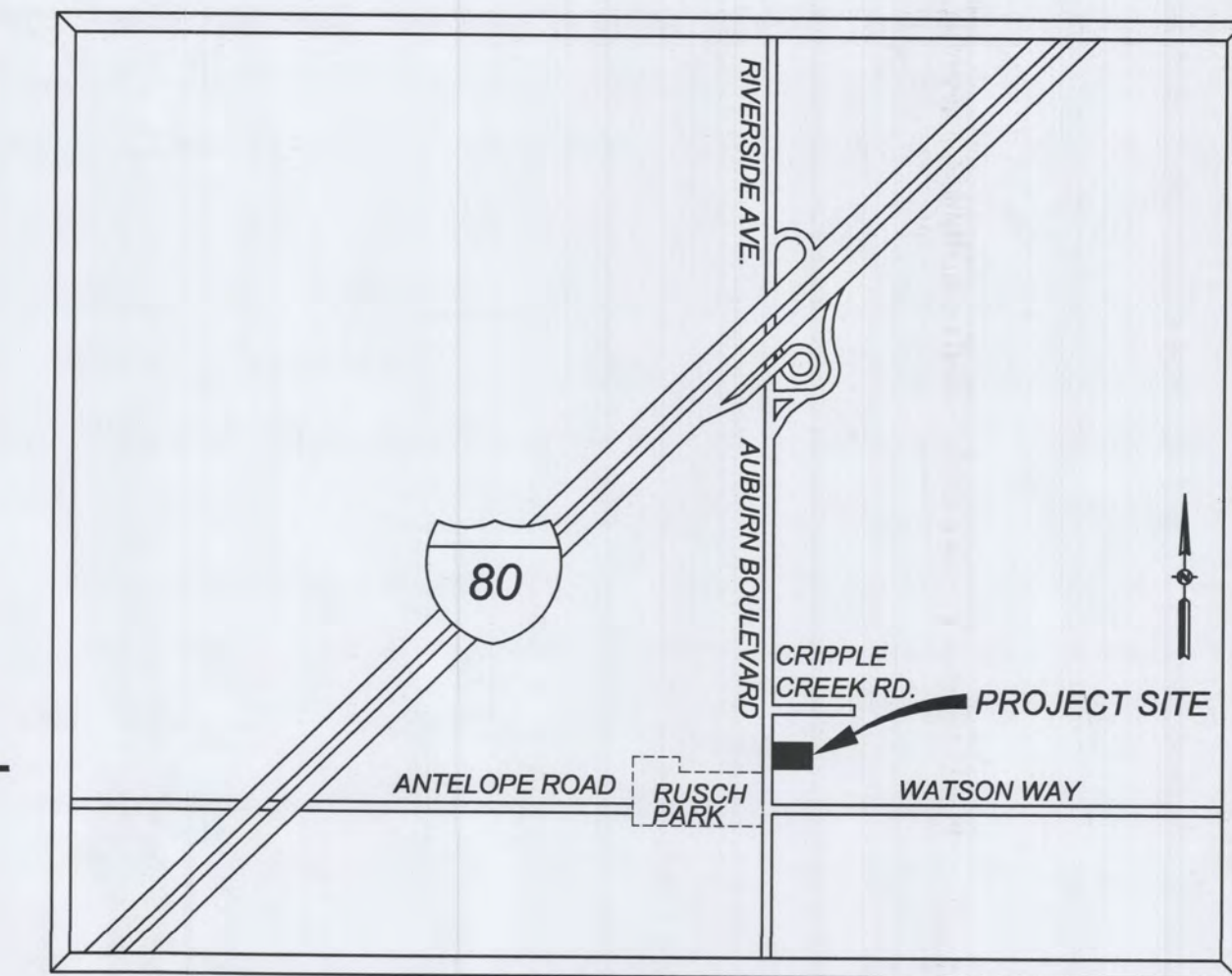
7904 AUBURN BOULEVARD
 SACRAMENTO, CA 95841
 PRELIMINARY GRADING PLAN

Drawing Sheet
 of C1 of Total 1
 20709

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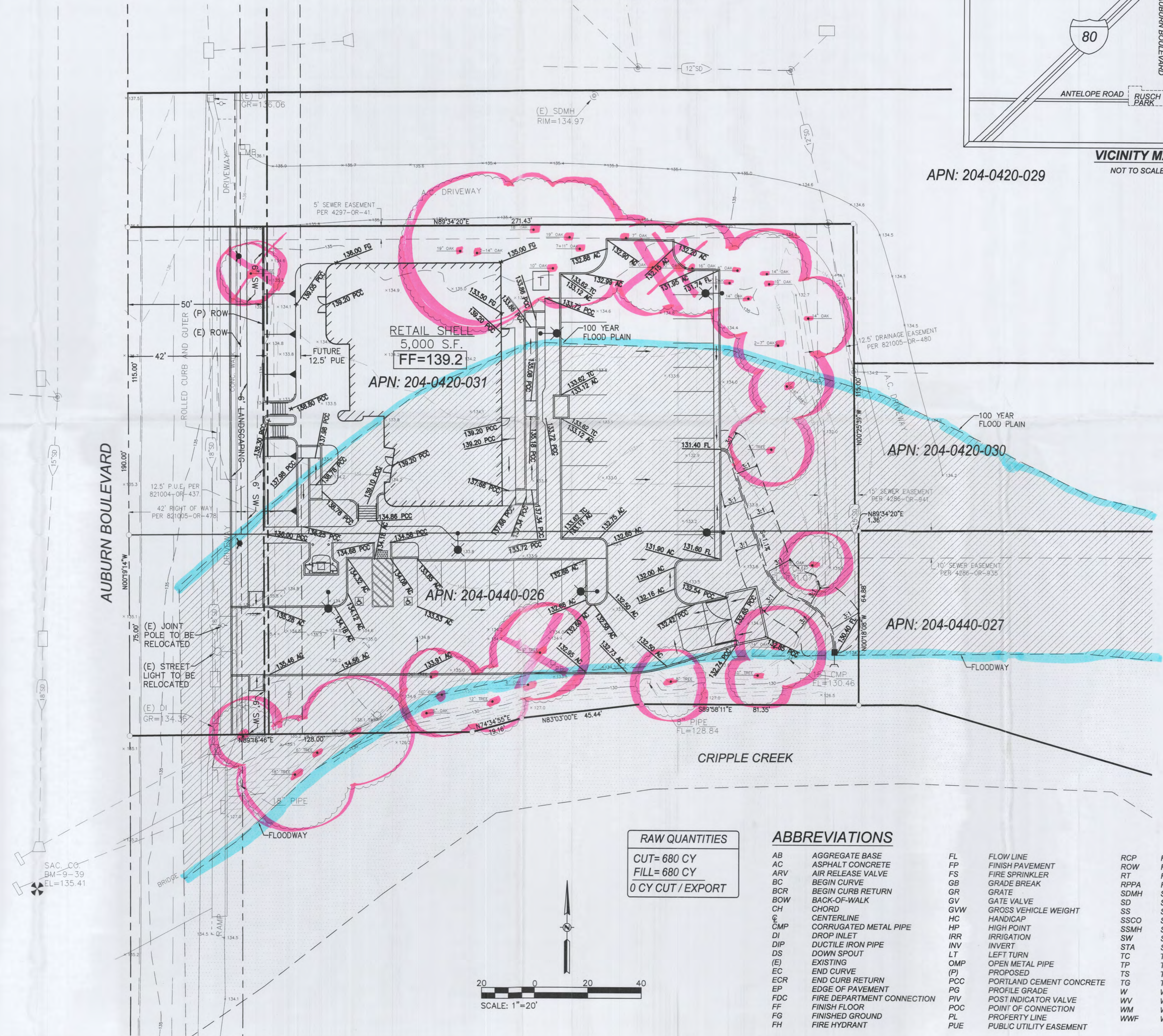
PRELIMINARY GRADING PLAN

APN: 204-0420-031 & 204-0440-026
7904 AUBURN BOULEVARD
SACRAMENTO, CALIFORNIA



APN: 204-0420-029

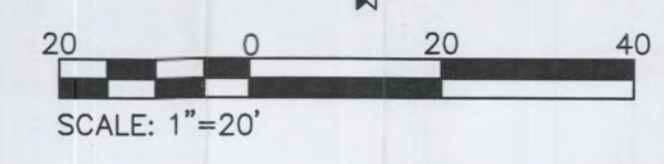
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							0	2

2007 Projects 20709_7409 Auburn Blvd CAD (DWG) WORKING CAD / PRELIMINARY 20709 PRELIMINARY GRADING PLAN.dwg Feb 17, 2009-03:09 pm

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7904 AUBURN BOULEVARD
SACRAMENTO, CA 95841
PRELIMINARY GRADING PLAN

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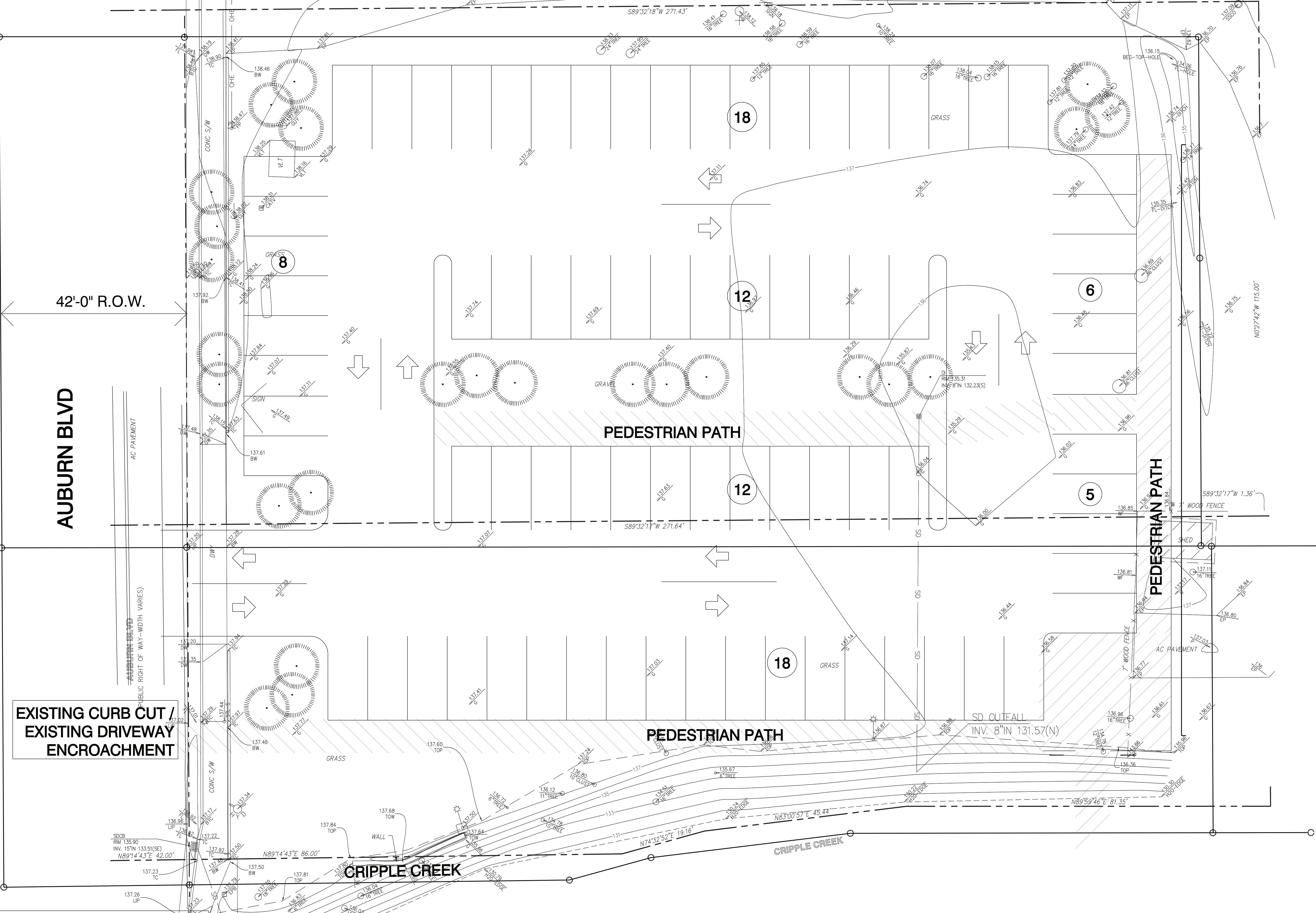
42'-0" R.O.W.

AUBURN BLVD

EXISTING CURB CUT /
EXISTING DRIVEWAY
ENCROACHMENT

APN: 204-0420-031
AND
APN: 204-0440-026

APPROX. 0.94 ACRES
GROSS LAND AREA



PEDESTRIAN PATH

PEDESTRIAN PATH

CRIPPLE CREEK

PEDESTRIAN PATH

18

12

6

8

12

5

18

SDCB
RM 135.90
INV. 15" IN 133.51 (SE)
N89°14'43"E 42.00'

SD OUTFALL
INV. 8" IN 131.57 (N)

N89°14'43"E 86.00'

N74°32'52"E 19.16'

N83°00'57"E 45.44'

N89°59'46"E 81.35'

N02°74'42"W 115.00'

S89°32'17"W 271.64'

S89°32'18"W 271.43'

S89°32'17"W 1.36'

137.26 LIP

137.95

137.23 TC

137.22 TC

136.96 LIP

137.17 TC

137.20 DW

137.35 DW

137.02

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