PLANS FOR THE IMPROVEMENT AND GRADING OF

WEST VALLEY COLLECTOR ROADS

BLACKSTONE PARKWAY (STA: 1+00 TO 98+02.24)

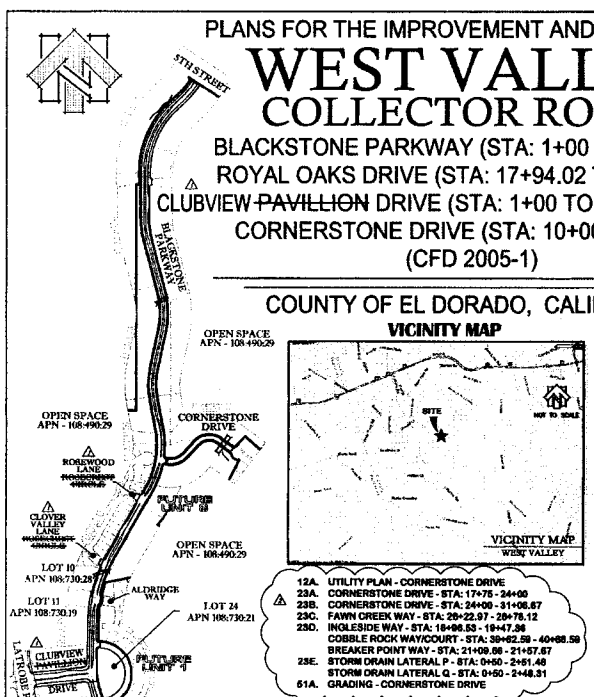
ROYAL OAKS DRIVE (STA: 17+94.02 TO 68+58.79)

CLUBVIEW ~~PAVILION~~ DRIVE (STA: 1+00 TO 6+90.37)

CORNERSTONE DRIVE (STA: 10+00-17+37.24)

(CFD 2005-1)

COUNTY OF EL DORADO, CALIFORNIA



VICINITY MAP

12A. UTILITY PLAN - CORNERSTONE DRIVE
23A. CORNERSTONE DRIVE - STA: 17+75 - 24+00
23B. CORNERSTONE DRIVE - STA: 24+00 - 31+06.67
23C. FAWN CREEK WAY - STA: 20+22.97 - 20+78.12
23D. INGLESIDE WAY - STA: 18+96.53 - 19+47.36
COBBLE ROCK WAY/COURT - STA: 39+62.59 - 40+68.59
BREAKER POINT WAY - STA: 21+09.06 - 21+57.67
25E. STORM DRAIN LATERAL P - STA: 0+50 - 2+51.46
STORM DRAIN LATERAL Q - STA: 0+50 - 2+48.31
51A. GRADING - CORNERSTONE DRIVE

24A. CLUBVIEW DRIVE - STA.: 1+00 - 6+90.37
44A. STORM DRAIN LATERALS O, S, & T
64B. PROPOSED CONSTRUCTION ENTRANCE
E-1. TEMPORARY TRAFFIC SIGNAL PLAN - Y&C TRANS. CONSULTANTS
E-2. TEMPORARY TRAFFIC SIGNAL PLAN - Y&C TRANS. CONSULTANTS
E-3. TEMPORARY TRAFFIC SIGNAL PLAN - Y&C TRANS. CONSULTANTS

NOTE: THE COUNTY'S SIGNATURE IS FOUNDED ON THE PREMISE THAT THE OWNER AND ENGINEER OF RECORD HAVE PROVIDED ACCURATE INFORMATION TO THE COUNTY. IF ANY OF THE INFORMATION IS FOUND TO BE ERRONEOUS, THEN THE COUNTY MAY REQUIRE THE OWNER, ENGINEER OF RECORD AND CONTRACTOR TO STOP ALL NON-EROSION CONTROL RELATED WORK UNTIL THE DISCREPANCY IS RECTIFIED TO THE SATISFACTION OF THE COUNTY.

PERMITS AND NUMBERS

US ARMY COPRS OF ENGINEERS 404 PERMIT	199400449
CALIFORNIA DEPARTMENT OF FISH AND GAME 1602 PERMIT	1-1-98-F-0110
NPDES GENERAL PERMIT	CAS000002
STATE WATER RESOURCES CONTROL BOARD ORDER NUMBER	99-08DWQ
WDID NUMBER	5B09C331225

20A. SCHOOL ENTRANCE AND SCHOOL CONSPAN
CT1. TITLE SHEET, LOCATION PLAN & GENERAL NOTES
CT2. BRIDGE PLAN & DETAILS
CT3. FOUNDATION PLAN, SECTIONS & DETAILS
CT4. ELEVATIONS, SECTIONS & DETAILS
CT5. SPECIFICATIONS
CT6. SPECIFICATIONS

C-01.
I-01 THRU I-25.
L-01 THRU L-25.
H-01 THRU H-26.
G-01 THRU G-05.
GE-01 THRU GE-05.
E0.0 THRU E4.1.
E-06 THRU E-13.
PROTO - II.
LANDSCAPE PLANS

SITE PLAN

SCALE: 1"=500'

SHEET INDEX

1. TITLE SHEET
2. GENERAL NOTES
3. GENERAL NOTES
4. TYPICAL SECTIONS
5. TYPICAL SECTIONS
6. DETAILS
7. DETAILS AND LEGEND
8. UTILITY PLAN - BLACKSTONE PARKWAY
9. UTILITY PLAN - BLACKSTONE PARKWAY
10. UTILITY PLAN - BLACKSTONE PARKWAY AND ROYAL OAKS DRIVE
11. UTILITY PLAN - ROYAL OAKS DRIVE
12. UTILITY PLAN - ROYAL OAKS DRIVE, CLUBVIEW ~~PAVILION~~ DRIVE, AND CORNERSTONE DRIVE
13. BLACKSTONE PARKWAY - STA: 1+00 - 11+00
14. BLACKSTONE PARKWAY - STA: 11+00 - ~~21+00~~ 21+10
15. BLACKSTONE PARKWAY - STA: ~~21+00~~ 21+10 - 31+00
16. BLACKSTONE PARKWAY - STA: 31+00 - 41+00
17. BLACKSTONE PARKWAY - STA: 41+00 - 51+00
18. BLACKSTONE PARKWAY - STA: 51+00 - 61+00
19. BLACKSTONE PARKWAY - STA: 61+00 - 71+00
20. BLACKSTONE PARKWAY - STA: 71+00 - 81+00
21. BLACKSTONE PARKWAY - STA: 81+00 - 91+00
22. BLACKSTONE PARKWAY - STA: 91+00 - 98+02.24
23. CORNERSTONE DRIVE - STA: 10+00 - 17+37.24
24. ~~CLUBVIEW DRIVE - STA: 1+00 - 6+90.37~~
25. ROYAL OAKS DRIVE - STA: 17+94.02 - 28+00
26. ROYAL OAKS DRIVE - STA: 28+00 - 38+00
27. ROYAL OAKS DRIVE - STA: 38+00 - 47+50
28. ROYAL OAKS DRIVE - STA: 47+50 - 58+00
29. ROYAL OAKS DRIVE - STA: 58+00 - 68+58.79
30. ~~ROSECREST CIRCLE - STA: 0+00.00 - 0+60.00~~
~~ROSECREST CIRCLE - STA: 2+81.58 - 3+33.30~~
~~ALDRIDGE WAY - STA: 10+00 - 10+67.36~~
~~35+91.31 - 36+54.74~~
31. ~~REC. CIRCLE SOUTH - STA: 10+00 - 10+91.00~~
~~REC. CIRCLE NORTH - STA: 17+85.01 - 18+47.88~~
OPAL LANE - STA: 11+33.53 - 11+95.53
CANDLEWOOD DRIVE - STA: 49+16.13 - 50+40.25
32. AIKEN WAY - STA: 10+00 - 10+57.86
BRENTFORD WAY - STA: 58+28.93 - 58+81.42
SAGEBERRY LANE - STA: 13+58.65 - 14+17.53
BRENTFORD WAY - STA: 10+00 - 10+50.18
33. SANITARY SEWER LATERAL A - STA: 9+27.37 - 20+50
34. SANITARY SEWER LATERAL A - STA: 20+50 - 31+50
35. SANITARY SEWER LATERAL A - STA: 31+50 - 37+35.94
RECLAIMED WATER LATERAL A
36. SATINARY SEWER LATERAL B
37. SANITARY SEWER LATERAL C - STA: 10+00 - 20+00
38. SANITARY SEWER LATERAL C - STA: 20+00 - 30+00
39. SANITARY SEWER LATERAL C - STA: 30+00 - 36+80.70
RECLAIMED WATER LATERAL B
40. STORM DRAIN LATERAL A - STA: 0+50 - 2+50.24
STORM DRAIN LATERAL B - STA: 0+50 - 3+06.51
STORM DRAIN LATERAL C - STA: 0+50 - 2+61.83
STORM DRAIN LATERAL D - STA: 0+50 - 2+78.18
STORM DRAIN LATERAL E - STA: 0+50 - 3+21.59
STORM DRAIN LATERAL F - STA: 0+50 - 2+46.45
42. STORM DRAIN LATERAL G - STA: 0+50 - 2+45.34
STORM DRAIN LATERAL H - STA: 0+50 - 2+15.02
STORM DRAIN LATERAL I - STA: 0+50 - 2+04.30
STORM DRAIN LATERAL J - STA: 0+50 - 2+68.06
43. STORM DRAIN LATERAL K - STA: 0+50 - 2+33.43
STORM DRAIN LATERAL L - STA: 0+50 - 1+80.07
STORM DRAIN LATERAL M - STA: 0+50 - 2+97.88
STORM DRAIN LATERAL N - STA: 0+50 - 3+75.80
44. STORM DRAIN LATERAL O - STA: 0+50 - 5+03.79
BLACKSTONE PARKWAY CONSPAN @ STA: 22+36.92
BLACKSTONE PARKWAY CONSPAN @ STA: 47+89.50
45. BLACKSTONE PARKWAY CONSPAN @ STA: 88+14.57
ROYAL OAKS DRIVE CONSPAN
CORNERSTONE DRIVE CONSPAN
46. RECLAIMED WATER PRV STATION
47. GRADING DETAILS
GRADING - BLACKSTONE PARKWAY
48. GRADING - BLACKSTONE PARKWAY
~~49. GRADING - BLACKSTONE PARKWAY~~
50. GRADING - BLACKSTONE PARKWAY
51. GRADING - BLACKSTONE PARKWAY, CLUBVIEW ~~PAVILION~~ DRIVE, ~~AND CORNERSTONE DRIVE~~
52. GRADING - ROYAL OAKS DRIVE
53. GRADING - ROYAL OAKS DRIVE
54. GRADING - ROYAL OAKS DRIVE
GRADING DETAILS
WALL DETAILS
55. WALL PROFILES
56. WALL PROFILES
57. EROSION CONTROL NOTES
58. EROSION CONTROL DETAILS
~~59. EROSION CONTROL PLAN~~
60. STRIPING - BLACKSTONE PARKWAY
61. STRIPING - BLACKSTONE PARKWAY
~~62. STRIPING - BLACKSTONE PARKWAY~~
63. STRIPING - BLACKSTONE PARKWAY
~~64. STRIPING - BLACKSTONE PARKWAY, PAVILION DRIVE, AND CORNERSTONE DRIVE~~
65. STRIPING - ROYAL OAKS DRIVE
66. STRIPING - ROYAL OAKS DRIVE
67. STRIPING - ROYAL OAKS DRIVE AND CORNERSTONE DRIVE
68-71. BLACKSTONE PARKWAY CONSPAN @ STA: 22+36.92
72-75. BLACKSTONE PARKWAY CONSPAN @ STA: 47+89.50
76-79. BLACKSTONE PARKWAY CONSPAN @ STA: 66+14.57
80-82. ROYAL OAKS DRIVE CONSPAN
83-87. CORNERSTONE DRIVE CONSPAN
88. SPECIFICATIONS FOR CONSPANS
30. ROSEWOOD LANE - STA: 2+06.00 - 2+82.88
CLOVER VALLEY LANE - STA: 2+61.56-3+22.29
ALDRIDGE WAY - STA: 10+00 - 10+67.36
35+91.31 - 36+54.71
31A. REC. CIRCLE NORTH - STA: 1+00 - 1+87.53
REC. CIRCLE SOUTH - 1+00 - 1+89.17
49A. GRADING - BLACKSTONE PARKWAY
54A. E.I.D. DRAINGE DITCH
54B. E.I.D. DRAINGE DITCH B
59A. EROSION CONTROL PLAN
62A. STRIPING - BLACKSTONE PARKWAY
64A. STRIPING - BLACKSTONE PARKWAY

GENERAL NOTES:

OWNER OF RECORD
LENNAR COMMUNITIES
1075 CREEKSIDE RIDGE DRIVE, SUITE 110
ROSEVILLE, CA 95678
916-783-3224

GEOTECHNICAL ENGINEERING REPORT
TITLE: WEST VALLEY
DATE: AUGUST 13, 1999
WORK ORDER: WKA NO. 89283.4
PREPARED BY: YOUNGDAHL CONSULTING GROUP, INC.
1234 GLENHAVEN COURT
EL DORADO HILLS, CA 95762
916-933-6482

EARTHWORK
CUT = 166,638C.Y. FILL = 288,088C.Y.
AREA OF DISTURBANCE = 45 AC

RECORD DRAWING CERTIFICATE:
THIS SET OF PLANS, HAVING BEEN REVIEWED BY ME, REFLECT ALL APPROVED REVISIONS TO THE PROJECT KNOWN TO ME, AND ALL FIELD DEVIATIONS TO THE PLANNED IMPROVEMENTS BY THE CONSTRUCTION CONTRACTOR, AS REPORTED TO ME AS OF _____. IT DOES NOT REPRESENT FIELD VERIFICATION OF PLANNED IMPROVEMENTS BY ME.

DONALD T. McCORMICK R.C.E. 42556 DATE

RECYCLED WATER SERVICE CERTIFICATION:
I HEREBY CERTIFY THAT THE RECYCLED WATER SYSTEM AS SHOWN ON DRAWING NUMBER _____, SHEETS 1 THROUGH 97 HAS BEEN DESIGNED TO PROVIDE EACH LOT (OR FACILITY) OF THIS TRACT (PROJECT) WITH ADEQUATE WATER PRESSURE AND FIRE FLOW AS OF THE DATE SHOWN, BASED ON CRITERIA

DONALD T. McCORMICK R.C.E. 42556 12-08-05 DATE

WATER SERVICE CERTIFICATION:
I HEREBY CERTIFY THAT THE WATER SYSTEM AS SHOWN ON DRAWING NUMBER _____, SHEETS 1 THROUGH 97 HAS BEEN DESIGNED TO PROVIDE EACH LOT (OR FACILITY) OF THIS TRACT (PROJECT) WITH ADEQUATE WATER PRESSURE AND FIRE FLOW AS OF THE DATE SHOWN, BASED ON CRITERIA SUPPLIED BY THE EL DORADO IRRIGATION DISTRICT.

DONALD T. McCORMICK R.C.E. 42556 12-08-05 DATE

SEWER SERVICE CERTIFICATION:
I HEREBY CERTIFY THAT THE SEWER SYSTEM AS SHOWN ON DRAWING NUMBER _____, SHEETS 1 THROUGH 97 HAS BEEN DESIGNED TO PROVIDE EACH LOT (OR FACILITY) OF THIS TRACT (PROJECT) WITH SEWER SERVICE AS OF THE DATE SHOWN, BASED ON CRITERIA SUPPLIED BY THE EL DORADO IRRIGATION DISTRICT.

DONALD T. McCORMICK R.C.E. 42556 12-08-05 DATE

GRADING AND GEOTECHNICAL SPECIFICATIONS:
ALL GRADING SHALL BE DONE UNDER OBSERVATION AND TESTING BY A QUALIFIED CIVIL ENGINEER OR GEOTECHNICAL ENGINEER AND IF REQUIRED BOTH A QUALIFIED CIVIL ENGINEER OR GEOTECHNICAL ENGINEER AND AN ENGINEERING GEOLOGIST. ALL GRADING MUST BE PERFORMED IN ACCORDANCE WITH APPLICABLE COUNTY ORDINANCES AND THE RECOMMENDATIONS AND SPECIFICATIONS SET FORTH IN THE SOILS REPORT OR GEOLOGICAL/GEOTECHNICAL INVESTIGATION ENTITLED:

SEE ABOVE (TITLE, PROJECT NUMBER, SOILS ENGINEERING COMPANY NAME, DATE)

ALL FILL MATERIAL SHALL BE COMPACTED TO A MINIMUM OF 90% OF THE MAXIMUM DRY DENSITY AS DETERMINED BY THE MOST RECENT VERSION OF ASTM D-1557 OR AN APPROVE ALTERNATIVE STANDARD. AT COMPLETION OF THE GRADING OPERATIONS, AN AS-GRADED SOILS, OR IF REQUIRED, AN AS-GRADED SOILS AND GEOLOGICAL REPORT WILL BE PREPARED. ONE COPY OF THE AS-GRADED REPORT WILL BE SUBMITTED TO EACH, THE DOT INSPECTOR AND DOT DEVELOPMENT SERVICES UNIT, WITHIN 15 DAYS OF THE COMPLETION OF GRADING.

GEOTECHNICAL ENGINEERS STATEMENT:
THESE GRADING PLANS HAVE BEEN REVIEWED BY THE UNDERSIGNED AND FOUND TO BE IN SUBSTANTIAL CONFORMANCE WITH THE RECOMMENDATIONS AND SPECIFICATIONS OUTLINED IN THE REFERENCE SOILS REPORT OR GEOLOGICAL/GEOTECHNICAL INVESTIGATION PREPARED FOR THIS DEVELOPMENT.

Roy C. Kroll CEG#1328 27 JAN 2006 12-31-06 (SEAL)
(NAME) DATE EXPIRES

(NAME) DATE EXPIRES (SEAL)

ASSESSOR PARCEL NUMBER(S):
108-490-13
108-490-14
108-490-29

BENCH MARK ELEV. 571.085
DESCRIPTION
U-127 3" DIA. BRASS DISK
LOCATED IN TOP OF ROCK 79 FEET SE OF THE CENTERLINE OF WHITE ROCK ROAD AT A POINT 1500 FEET SW OF LATROBE ROAD.

BASIS OF BEARING
THE BASIS OF BEARINGS FOR THIS SURVEY IS IDENTICAL TO THAT CERTAIN PARCEL MAP FILED IN THE OFFICE OF THE COUNTY OF EL DORADO COUNTY IN BOOK 47 OF PARCEL MAPS, PAGE 145

EL DORADO IRRIGATION DISTRICT
APPROVED BY _____ DATE 11/8/06
PROJECT No. 05-72136 | WORK ORDER No. 72136 | DRAWING No.

COUNTY OF EL DORADO
RICHARD W. SHEPARD, P.E. R.C.E. 35439 DATE
DIRECTOR
DEPARTMENT OF TRANSPORTATION
COUNTY OF EL DORADO

DESIGNED UNDER THE DIRECTION OF
DONALD T. McCORMICK R.C.E. 42556 12-08-05 DATE

FIRE DEPARTMENT APPROVAL
EL DORADO HILLS FIRE DEPARTMENT 12-12-05 DATE

SEWER MATERIAL LIST

ITEM	SUPPLIER AND/OR MANUFACTURER	MODEL/TYPE/ SIZE/TOTAL	QUANTITY
PIPE			
FITTINGS			
MANHOLES			
SERVICES			

WATER MATERIAL LIST

ITEM	SUPPLIER AND/OR MANUFACTURER	MODEL/TYPE/ SIZE/TOTAL	QUANTITY
PIPE			
FIRE HYDRANTS			
SERVICES			
VALVES			
ARV VALVES			

RECYCLED WATER MATERIAL LIST

ITEM	SUPPLIER AND/OR MANUFACTURER	MODEL/TYPE/ SIZE/TOTAL	QUANTITY
PIPE			
FITTINGS			
SERVICES			
VALVES			
ARV VALVES			

NO.	REVISION DESCRIPTION	DATE	CHECKED BY
1	1ST PLANCHK	8.25.07	JC
2	2ND PLANCHK	9.25.07	JMF
3	3RD PLANCHK	1.3.07	MSJ
4	4TH PLANCHK	1.9.07	MSJ
5	5TH PLANCHK	1.14.07	MSJ
6	6TH PLANCHK	1.19.07	JMF
7	7TH PLANCHK	10.19.06	MSJ
8	8TH PLANCHK	9.19.06	MSJ

DRAWING SCALE
HOR. SCALE: N/A
VERT. SCALE:

105 Lake Forest Way, Suite C Folsom, CA 95630
PH (916) 355-2001 Fax (916) 355-2003
R.E.Y. ENGINEERS, Inc.
Civil Engineers / Land Surveyors

IMPROVEMENT PLANS FOR:
WEST VALLEY COLLECTOR ROADS
TM-99-1359R
MAR WVV GR1
EL DORADO COUNTY CALIFORNIA

DRAWING CREATION
DATE: OCTOBER 1 2005
DRAFTER: DS/TM
DESIGNED: DS/TM
PROJECT ENG: D. RECORDS

PROJECT NO. 7310.002
SHEET NO. 1 OF 88

5330