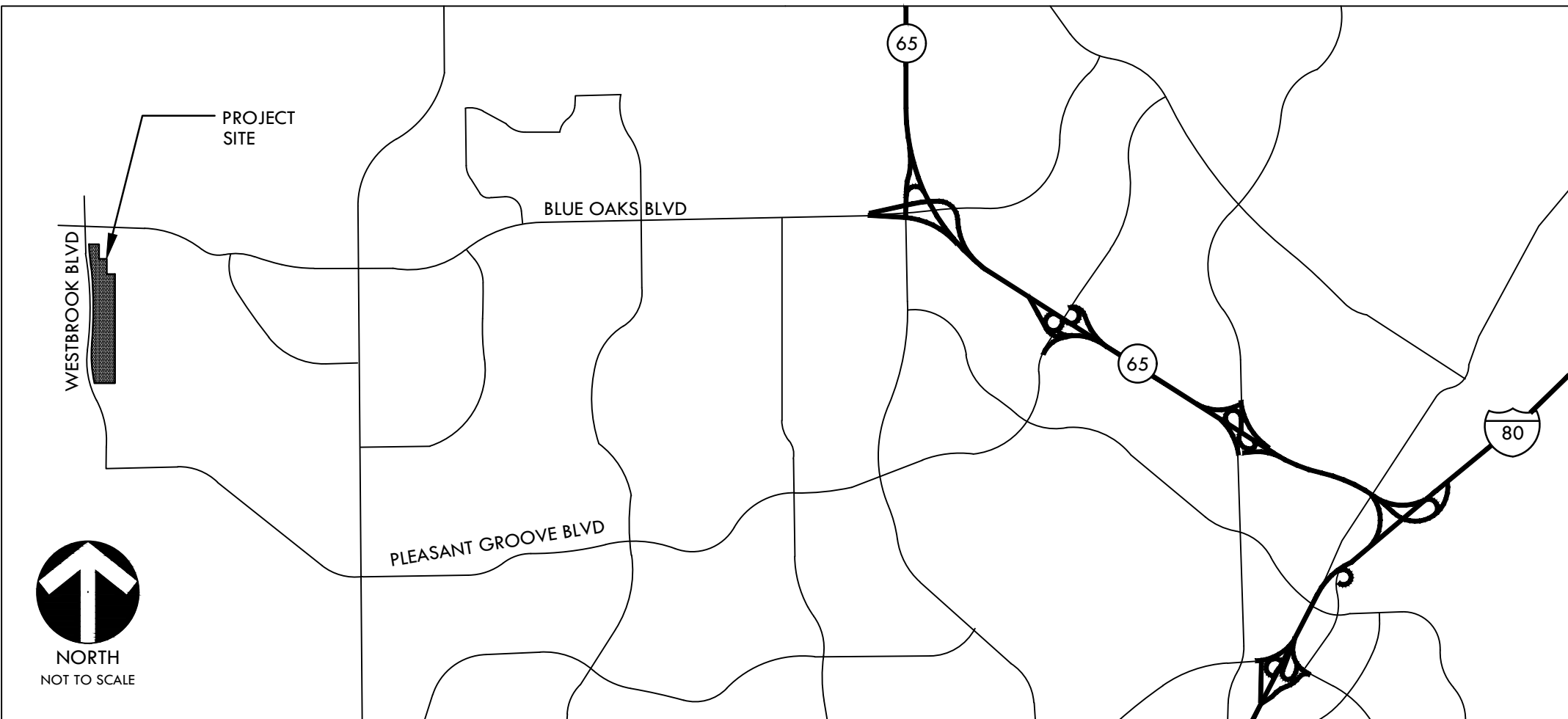


ATTACHMENT B

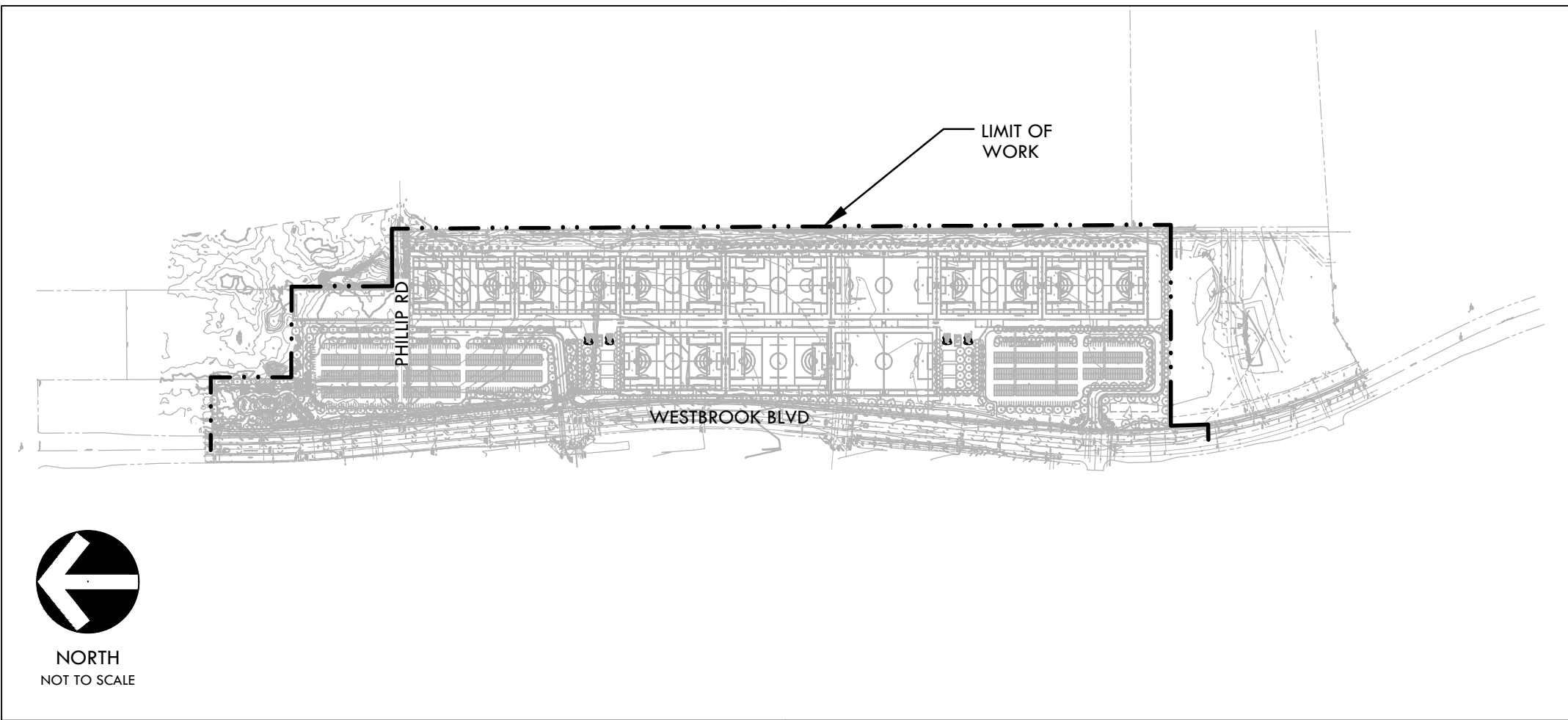
DESIGN PLANS

CONSTRUCTION DRAWINGS FOR
ROSEVILLE SOCCER COMPLEX

PROJECT MAP



VICINITY MAP



SITE MAP

SHEET INDEX

SHEET NO.	SHEET DESCRIPTION
C0.0	COVER SHEET
C0.1	PUBLIC IMPROEMENT REQUIREMENT NOTES
L0.1	ACCESSIBILITY PLAN
L0.2	ACCESSIBILITY PLAN
L1.1	EXISTING CONDITIONS PLAN
L1.2	EXISTING CONDITIONS PLAN
L1.3	EXISTING CONDITIONS PLAN
L1.4	EXISTING CONDITIONS PLAN
L1.5	EXISTING CONDITIONS PLAN
L1.6	EXISTING CONDITIONS PLAN
L1.7	EXISTING CONDITIONS PLAN
L1.8	EXISTING CONDITIONS PLAN
L1.9	EXISTING CONDITIONS PLAN
L1.10	EXISTING CONDITIONS PLAN
L1.11	EXISTING CONDITIONS PLAN
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L2.1	EROSION AND SEDIMENT CONTROL PLAN
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L2.3	EROSION AND SEDIMENT CONTROL PLAN
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L2.5	EROSION AND SEDIMENT CONTROL PLAN
L2.6	EROSION AND SEDIMENT CONTROL PLAN
L2.7	EROSION AND SEDIMENT CONTROL PLAN
L2.8	EROSION AND SEDIMENT CONTROL PLAN
L2.9	EROSION AND SEDIMENT CONTROL PLAN
L2.10	EROSION AND SEDIMENT CONTROL PLAN
L2.11	EROSION AND SEDIMENT CONTROL PLAN
L2.12	EROSION AND SEDIMENT CONTROL PLAN
L2.13	EROSION AND SEDIMENT CONTROL PLAN
L2.14	EROSION AND SEDIMENT CONTROL PLAN
L3.1	DEMOLITION PLAN
L3.2	DEMOLITION PLAN
L3.3	DEMOLITION PLAN
L3.4	DEMOLITION PLAN

L3.5	DEMOLITION PLAN
L3.6	DEMOLITION PLAN
L3.7	DEMOLITION PLAN
L3.8	DEMOLITION PLAN
L3.9	DEMOLITION PLAN
L3.10	DEMOLITION PLAN
L3.11	DEMOLITION PLAN
L3.12	DEMOLITION PLAN
L3.13	DEMOLITION PLAN
L3.14	DEMOLITION PLAN
L4.1	GRADING PLAN
L4.2	GRADING PLAN
L4.3	GRADING PLAN
L4.4	GRADING PLAN
L4.5	GRADING PLAN
L4.6	GRADING PLAN
L4.7	GRADING PLAN
L4.8	GRADING PLAN
L4.9	GRADING PLAN
L4.10	GRADING PLAN
L4.11	GRADING PLAN
L4.12	GRADING PLAN
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L5.1	DRAINAGE AND UTILITY PLAN
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L5.3	DRAINAGE AND UTILITY PLAN
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L5.6	DRAINAGE AND UTILITY PLAN
L5.7	DRAINAGE AND UTILITY PLAN
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L5.9	DRAINAGE AND UTILITY PLAN
L5.10	DRAINAGE AND UTILITY PLAN
L5.11	DRAINAGE AND UTILITY PLAN
L5.12	DRAINAGE AND UTILITY PLAN
L5.13	DRAINAGE AND UTILITY PLAN
L5.14	DRAINAGE AND UTILITY PLAN

CONSTRUCTION DRAWINGS FOR

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747
VERDE DESIGN, INC. PROJECT NO. 2103800

PREPARED BY



SCOPE OF WORK

SCOPE OF WORK TO INCLUDE, BUT NOT LIMITED TO, THE FOLLOWING: SITE DEMOLITION, CLEAR AND GRUB OF UNDEVELOPED LOT. PROPOSED IMPROVEMENTS INCLUDE CONSTRUCTION OF SIX (6) SOCCER FIELDS WITH PERIMETER FENCING, SIX (6) CANTILEVER SHADE STRUCTURES; PLAZA WITH RESTROOM AND CONCESSIONS BUILDINGS AND THREE (3) SOLAR PICNIC SHADE STRUCTURES, PLAY AREA WITH RESTROOM AND SHADE STRUCTURES; NEW PARKING LOT WITH SOLAR SHADE STRUCTURES, NEW HARDSCAPE, LANDSCAPE, SITE UTILITIES, AND PATH OF TRAVEL AND ACCESSIBILITY PARKING FOR ACCESSIBILITY REQUIREMENTS. SPORTS LIGHTING FOR SIX (6) SOCCER FIELDS. SPORTS LIGHTING INFRASTRUCTURE, UNDERGROUND UTILITY AND ELECTRICAL INFRASTRUCTURE FOR FUTURE PHASES ALSO TO BE INSTALLED.

BID ALTERNATES

BID ADDITIVE ALTERNATE #1:
CONSTRUCTION OF TWO (2) SOCCER FIELDS, FOUR (4) CANTILEVER SOLAR SHADE STRUCTURES, SOUTH PARKING LOT WITH SOLAR SHADE STRUCTURES, PLAZA WITH RESTROOM AND CONCESSIONS BUILDINGS, SOLAR PICNIC SHADE STRUCTURES AND RELATED IMPROVEMENTS INCLUDING, BUT NOT LIMITED TO, HARDSCAPE, FURNISHINGS, UTILITIES AND ELECTRICAL.

PROJECT INFORMATION:

TOTAL LANDSCAPE AREA = X SQ. FT.
PROJECT TYPE: NEW PUBLIC PARK

WATER DISTRICT NAME:
CITY OF ROSEVILLE
WATER UTILITY
(916) 774-5750

POWER UTILITY PROVIDER:
CITY OF ROSEVILLE
ELECTRIC UTILITY
(916) 797-6937

CWJ #
EN #
BD#

WDID #

CONTACT INFORMATION

ORGANIZATION	NAME	PHONE
OWNER CITY OF ROSEVILLE	TARA GEE TGEE@ROSEVILLE.CA.US	(916) 774-5253
LANDSCAPE ARCHITECT VERDE DESIGN INC.	MARK BAGINSKI MARK@VERDEDESIGNINC.COM CHRIS SULLIVAN CHRISS@VERDEDESIGNINC.COM	(408) 850-3411 (916) 996-5525
ARCHITECT PUBLIC RESTROOM COMPANY	CHARLES E. KAUFMAN	(888) 888-2060
ELECTRICAL ENGINEER STANTON ENGINEERING	ED DAVID EDD@STANTONENG.COM	(916) 288-6238
STRUCTURAL ENGINEER AKH STRUCTURAL ENGINEERS	TIM HYDE HYDE@AKHSE.COM	(408) 978-1970

APPLICABLE CODES AND STANDARDS

1. 2019 CBC CHAPTER 35: PROVIDE ALL THE APPLICABLE/ADOPTED STANDARDS. WHERE A PARTICULAR STANDARD IS REFERENCED IN THE CODE BUT DOES NOT APPEAR AS AN ADOPTED STANDARD IT MAY STILL BE USED. APPLY ONLY THE PORTION OF THE STANDARD THAT IS APPLICABLE TO THE CODE SECTION WHERE THE STANDARD IS REFERENCED, NOT THE ENTIRE STANDARD.

2019 BUILDING STANDARDS ADMINISTRATIVE CODE, PART 1, TITLE 24 C.C.R.
2019 CALIFORNIA BUILDING CODE (CBC), PART 2, TITLE 24 C.C.R.
(2018 INTERNATIONAL BUILDING CODE VOLUMES 1-2 AND 2016 CALIFORNIA AMENDMENTS)
2019 CALIFORNIA ELECTRICAL CODE (CEC), PART 3, TITLE 24 C.C.R.
(2017 NATIONAL ELECTRICAL CODE AND 2016 CALIFORNIA AMENDMENTS)
2019 CALIFORNIA MECHANICAL CODE (CMC) PART 4, TITLE 24 C.C.R.
(2018 UNIFORM MECHANICAL CODE AND 2016 CALIFORNIA AMENDMENTS)
2019 CALIFORNIA PLUMBING CODE (CPC), PART 5, TITLE 24 C.C.R.
(2018 UNIFORM PLUMBING CODE AND 2016 CALIFORNIA AMENDMENTS)
2019 CALIFORNIA ENERGY CODE, PART 6, TITLE 24 C.C.R.
2019 CALIFORNIA FIRE CODE, PART 9, TITLE 24 C.C.R.
(2018 INTERNATIONAL FIRE CODE AND 2016 CALIFORNIA AMENDMENTS)
2019 CALIFORNIA EXISTING BUILDING CODE, PART 10, TITLE 24 C.C.R.
(2018 INTERNATIONAL EXISTING BUILDING CODE AND 2016 CALIFORNIA AMENDMENTS)
2019 CALIFORNIA "GREEN" BUILDING REQUIREMENTS OR CAL GREEN, PART 11, TITLE 24 C.C.R.
2019 CALIFORNIA REFERENCED STANDARDS, PART 12, TITLE 24 C.C.R.
2019 TITLE 19 C.C.R., PUBLIC SAFETY, STATE FIRE MARSHAL REGULATIONS.
2016 ASME A17.1 / CSA B44-13 SAFETY CODE FOR ELEVATORS AND ESCALATORS

LIST OF FEDERAL CODES AND STANDARDS (IF APPLICABLE)
AMERICANS WITH DISABILITIES ACT (ADA), TITLE I OR TITLE III
FOR TITLE II: UNIFORM FEDERAL ACCESSIBILITY STANDARDS (UFAS) 28 CFR 35.151(c)
OR ADA STANDARDS FOR ACCESSIBLE DESIGN (APPENDIX A OF 28 CFR PART 36)
FOR TITLE III: ADA STANDARDS FOR ACCESSIBLE DESIGN (APPENDIX A OF 28 CFR PART 36) 28 CFR 36.406
2010 AMERICANS WITH DISABILITIES ACT (ADA) STANDARDS FOR ACCESSIBLE DESIGN

NOTE: TITLE II APPLIES TO PROJECTS FUNDED AND/OR USED BY STATE AND LOCAL GOVERNMENT SERVICES. TITLE III COVERS PUBLIC ACCOMMODATIONS AND COMMERCIAL FACILITIES. DEPENDING ON THE USE AND FUNDING, BOTH TITLE MAY APPLY TO THE PROJECT.

NFPA 13 AUTOMATIC SPRINKLER SYSTEMS (CALIFORNIA AMENDED) 2019 EDITION
NFPA 14 STANDPIPE SYSTEMS 2019 EDITION
NFPA 17 DRY CHEMICAL EXTINGUISHING SYSTEMS 2017 EDITION
NFPA 17A WET CHEMICAL EXTINGUISHING SYSTEMS 2017 EDITION
NFPA 20 STATIONARY FIRE PUMPS 2019 EDITION
NFPA 22 WATER TANKS FOR PRIVATE FIRE PROTECTION 2018 EDITION
NFPA 24 PRIVATE FIRE SERVICE MAINS 2019 EDITION
NFPA 72 NATIONAL FIRE ALARM AND SIGNALING CODE (CALIFORNIA AMENDED) 2019 EDITION
(NOTE SEE UL STANDARD 1971 FOR "VISUAL DEVICES")
NFPA 80 FIRE DOORS AND OTHER OPENING PROTECTIVES 2019 EDITION
NFPA 253 CRITICAL RADIANT FLUX OF FLOOR COVERING SYSTEMS 2019 EDITION
NFPA 2001 CLEAN AGENT FIRE EXTINGUISHING SYSTEMS 2018 EDITION
UL 300 FIRE TESTING OF FIRE EXTINGUISHING SYSTEMS FOR PROTECTION OF COMMERCIAL COOKING EQUIPMENT 2005 (R2010)
UL 464 AUDIBLE SIGNALING DEVICES FOR FIRE ALARM AND SIGNALING SYSTEMS, INCLUDING ADDRESSORIES 2003 EDITION
UL 521 HEAT DETECTORS FOR FIRE PROTECTIVE SIGNALING SYSTEMS 1999 EDITION
UL 1971 SIGNALING DEVICES FOR THE HEARING IMPAIRED 2002 EDITION
ICC 300 BLEACHERS, FOLDING AND TELESCOPING SEATING, AND GRANDSTANDS 2017 EDITION
ASME 17.1 ELEVATOR STANDARD 2016 EDITION

REFERENCE CODE SECTIONS FOR APPLICABLE STANDARDS - 2019 CALIFORNIA BUILDING CODE (FOR SFM) REFERENCED STANDARDS CHAPTER 35
ADA STANDARD FOR ACCESSIBLE DESIGN (APPENDIX A OF 28 CFR PART 36)

2. THE INTENT OF THESE DRAWINGS AND SPECIFICATIONS IS THAT WORK OF THE ALTERATION, REHABILITATION OR RECONSTRUCTION IS TO BE IN ACCORDANCE WITH TITLE 24, CALIFORNIA CODE OF REGULATIONS. SHOULD ANY EXISTING CONDITIONS SUCH AS DETERIORATION OR NON-COMPLYING CONSTRUCTION BE DISCOVERED WHICH IS NOT COVERED BY THE CONTRACT DOCUMENTS WHEREIN THE FINISHED WORK WILL NOT COMPLY WITH TITLE 24, CALIFORNIA CODE OF REGULATIONS, A CHANGE ORDER, OR A SEPARATE SET OF PLANS AND SPECIFICATIONS, DETAILING AND SPECIFYING THE REQUIRED WORK SHALL BE SUBMITTED TO AND APPROVED BY THE OWNER REPRESENTATIVE BEFORE PROCEEDING WITH THE WORK.

3. ALL EXISTING FIRE EXTINGUISHING SYSTEMS ARE IN COMPLIANCE WITH UL 300, CBC 904.11, CFC 904.11.
4. LATEST EDITION OF THE CITY OF ROSEVILLE DESIGN AND CONSTRUCTION STANDARDS.
5. LATEST EDITION OF THE CITY OF ROSEVILLE PARKS CONSTRUCTION STANDARDS.

LANDSCAPE ARCHITECT

I AGREE TO COMPLY WITH THE REQUIREMENTS OF THE WATER EFFICIENT LANDSCAPING ORDINANCE AND SUBMIT A COMPLETE LANDSCAPE DOCUMENTATION PACKAGE.

LANDSCAPE ARCHITECT
DATE

CITY OF ROSEVILLE

CITY ENGINEER

DATE

CITY OF ROSEVILLE APPROVAL

SHEET C0.0

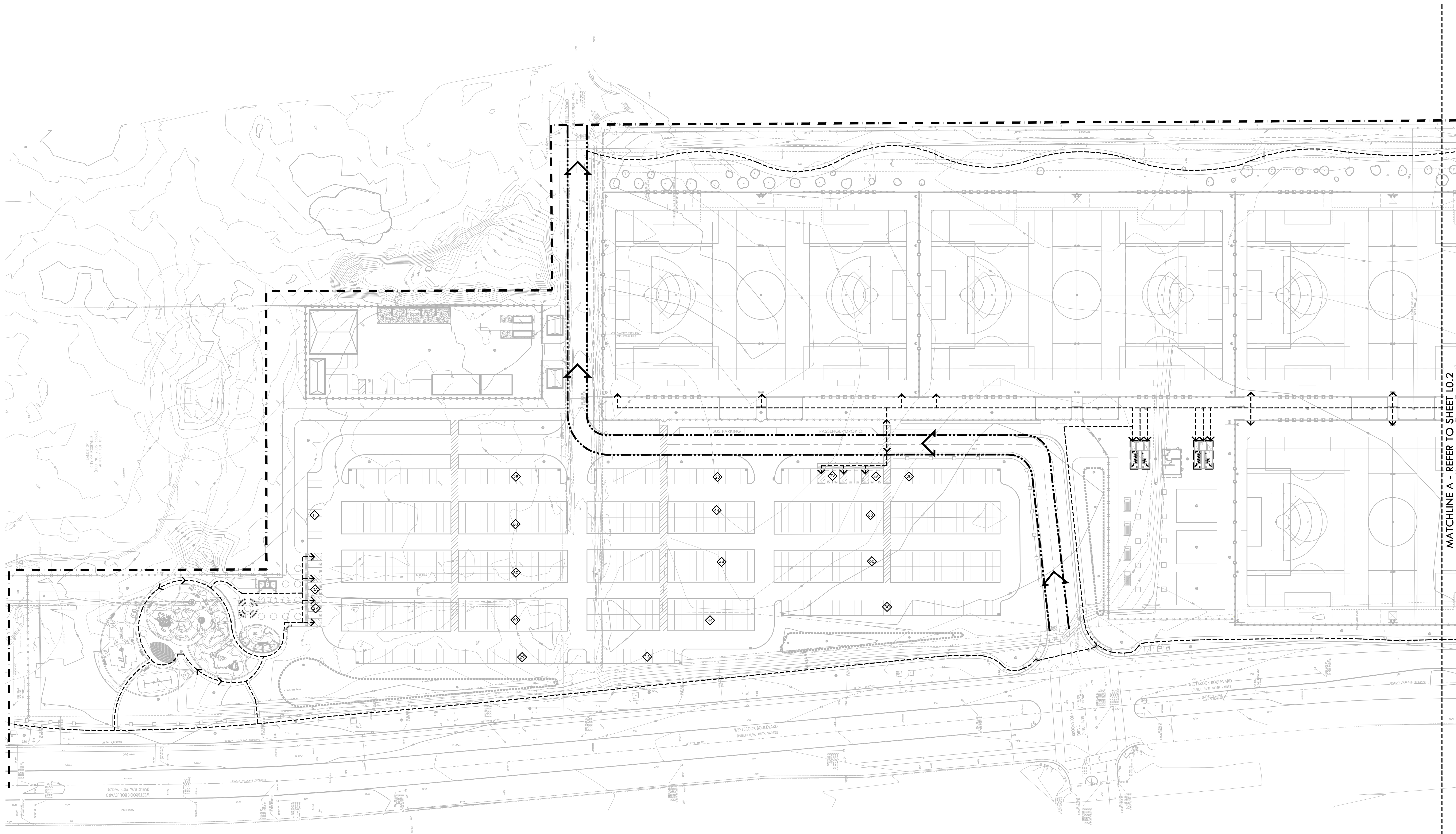
ALL DRAWINGS, SPECIFICATIONS, AND PLANS ARE THE PROPERTY OF VERDE DESIGN, INC. AND SHALL REMAIN THE PROPERTY OF VERDE DESIGN, INC. ANY REPRODUCTION OR USE OF THESE DRAWINGS, SPECIFICATIONS, AND PLANS WITHOUT THE WRITTEN PERMISSION OF VERDE DESIGN, INC. IS PROHIBITED. VERDE DESIGN, INC. SHALL BE RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED HEREON. VERDE DESIGN, INC. SHALL BE RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED HEREON. VERDE DESIGN, INC. SHALL BE RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED HEREON.

DRAWING NAME: C:\Projects\2021\2103800 - Roseville Soccer Complex\CAD\C00-SFM.dwg
PLOT DATE: 04-29-22 PLOTTED BY: station49

30% SUBMITTAL - 04/29/2022

ROSEVILLE SOCCER COMPLEX

ALL LANDSCAPE ARCHITECTURE PLANS ARE THE PROPERTY OF VERDE DESIGN, INC. AND ARE NOT TO BE REPRODUCED, COPIED, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, WITHOUT THE WRITTEN PERMISSION OF VERDE DESIGN, INC. SUCH VIOLATIONS WILL BE PROSECUTED TO THE FULL EXTENT OF THE LAW. VERDE DESIGN, INC. IS NOT RESPONSIBLE FOR ANY ERRORS OR OMISSIONS IN THIS DOCUMENT. IT IS THE RESPONSIBILITY OF THE USER TO VERIFY THE ACCURACY OF ALL INFORMATION PROVIDED HEREIN. VERDE DESIGN, INC. IS NOT RESPONSIBLE FOR ANY ERRORS OR OMISSIONS IN THIS DOCUMENT. IT IS THE RESPONSIBILITY OF THE USER TO VERIFY THE ACCURACY OF ALL INFORMATION PROVIDED HEREIN.



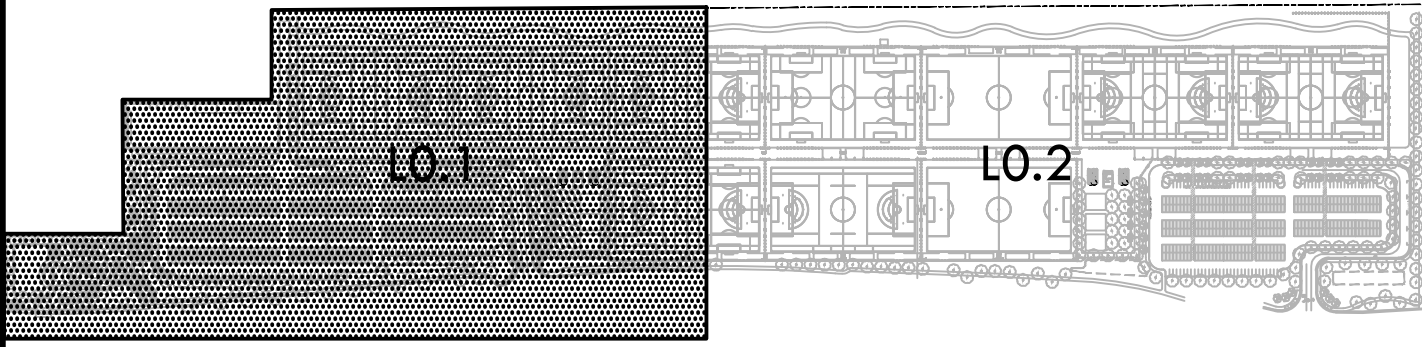
MATCHLINE A - REFER TO SHEET L0.2

PARKING INFORMATION				
	NON-ACCESSIBLE STALLS	PROPOSED ACCESSIBLE STALLS	REQUIRED ACCESSIBLE STALLS*	TOTAL ACCESSIBLE STALLS
NORTH LOT	595	7A, 5V	12	12
SOUTH LOT	360	5A, 4V	8	9
TOTAL PARKING PROVIDED				955
*NUMBER OF REQUIRED ACCESSIBLE STALLS PER CBC 11B-208.2				

ACCESSIBILITY LEGEND	
SYM	DESCRIPTION
	PROJECT LIMIT OF WORK
	ADA ACCESSIBLE PATH OF TRAVEL (4 FT. MIN. WIDTH @ 5-5% MAX.)
	ADA ACCESSIBLE POINT OF ENTRY
	VEHICULAR ACCESS (24 FT. MIN. WIDTH - ARROWS INDICATE TRAVEL DIRECTION)
	FIRE DEPARTMENT ACCESS - FIRE DEPARTMENT ACCESS IS 20' AND RATED 96,000 LBS
	TRUNCATED DOMES, REFER TO DETAIL X, SHEET XX
	NEW DRINKING FOUNTAIN, REFER TO DETAIL X, SHEET XX

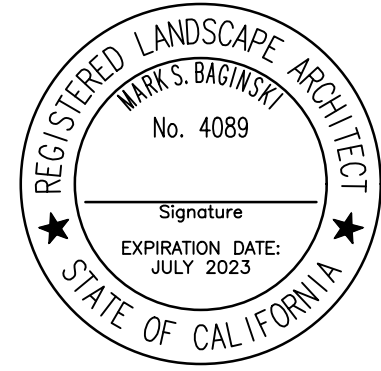
- ### ACCESSIBILITY PLAN NOTES
- ACCESSIBLE PATH OF TRAVEL AS INDICATED ON PLAN IS A BARRIER FREE ACCESS ROUTE WITHOUT ANY ABRUPT LEVEL CHANGES EXCEEDING 1/2" REVELED AT 1:2 MAX. SLOPE, OR VERTICAL LEVEL CHANGES EXCEEDING 1/2" MAX. AND A LEAST 48" WIDE. SURFACE IS SLIP RESISTANT, STABLE, FIRM, AND SMOOTH. CROSS SLOPE DOES NOT EXCEED 2% AND SLOPE IN THE DIRECTION OF TRAVEL IS LESS THAN 5% UNLESS OTHERWISE INDICATED.
 - ACCESSIBLE PATH OF TRAVEL SHALL BE MAINTAINED FREE OF OVERHANGING OBSTRUCTIONS TO 80" MINIMUM AND PROTRUDING OBJECTS GREATER THAN 4" PROJECTION FROM WALL AND ABOVE 27" AND LESS THAN 80". ARCHITECT SHALL VERIFY THAT THERE ARE NO BARRIERS IN THE PATH OF TRAVEL.
 - ACCESSIBLE PARKING SIGNAGE REQUIREMENTS: THE AMENDED REGULATIONS INDICATE THAT THE SIGNAGE AT ACCESSIBLE PARKING SPACES SHALL INCLUDE "MINIMUM FINE \$250" BELOW THE INTERNATIONAL SYMBOL OF ACCESSIBILITY AS EITHER AN ADDITIONAL SIGN OR ADDITIONAL LANGUAGE. THIS FINE POSTING REQUIREMENT IS IN ADDITION TO OTHER SIGNAGE REGULATIONS CONTAINED IN THE CALIFORNIA BUILDING CODE FOR ACCESSIBLE PARKING SPACES.
 - STRIPING REQUIREMENTS: THE REVISED REGULATIONS INDICATE THAT THE ACCESSIBLE PARKING SPACE STRIPING SHALL BE AS FOLLOWS. THE BORDER (PERIMETER) SHALL BE PAINTED BLUE. THE HATCHING WITHIN THE LOADING AND UNLOADING ACCESS AISLE SHALL BE PAINTED A SUITABLE CONTRASTING COLOR TO THE PARKING SPACE AT 3'-0" MAXIMUM ON CENTER. BLUE OR WHITE PAINT IS PREFERRED.

KEY MAP



VERDE DESIGN
LANDSCAPE ARCHITECTURE
CIVIL ENGINEERING
SPORT PLANNING & DESIGN
1843 Iron Point Rd. Suite 140
Folsom, CA 95630
tel: 916.413.6554
fax: 916.413.6535
www.VerdeDesign.com

STAMP



CONSULTANT

SHEET TITLE

ACCESSIBILITY PLAN

PROJECT NAME

**ROSEVILLE
SOCCER COMPLEX**

PROJECT ADDRESS

**2600 WESTBROOK BLVD
ROSEVILLE, CA 95747**

SUBMITTAL

30% SUBMITTAL

DATE

04/29/22

NO.

REVISIONS

DATE



DRAWN BY

KL

CHECKED BY

MB

DATE ISSUED

04/29/2022

SCALE

1"=50'-0"

PROJ. NO.

2103800

SHEET NO.

L0.1

ACCESSIBILITY PLAN



ACCESSIBILITY
PLAN

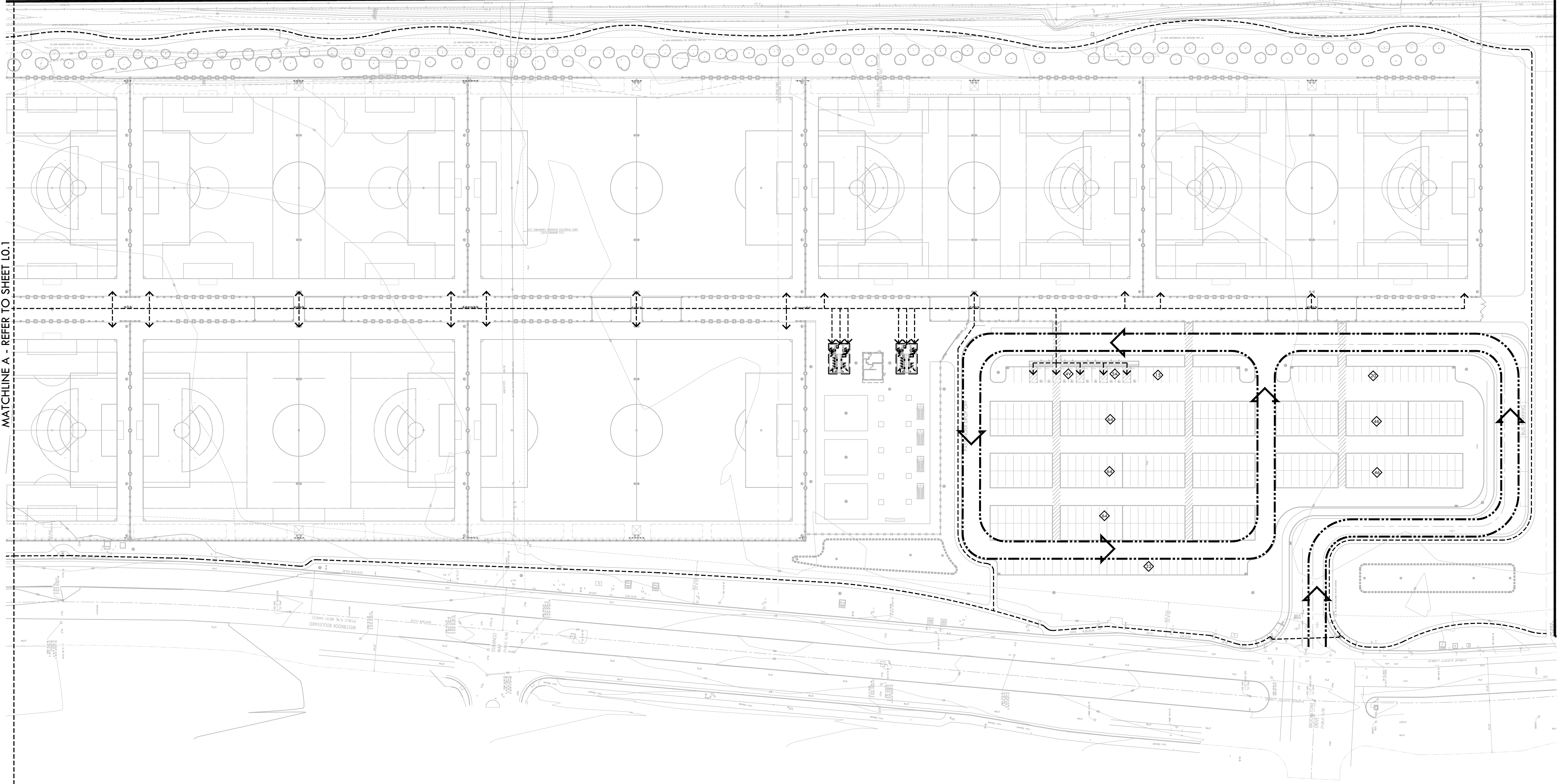
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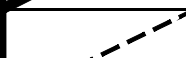



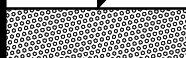

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

[illegible]

SHEET NO. **L0.2**

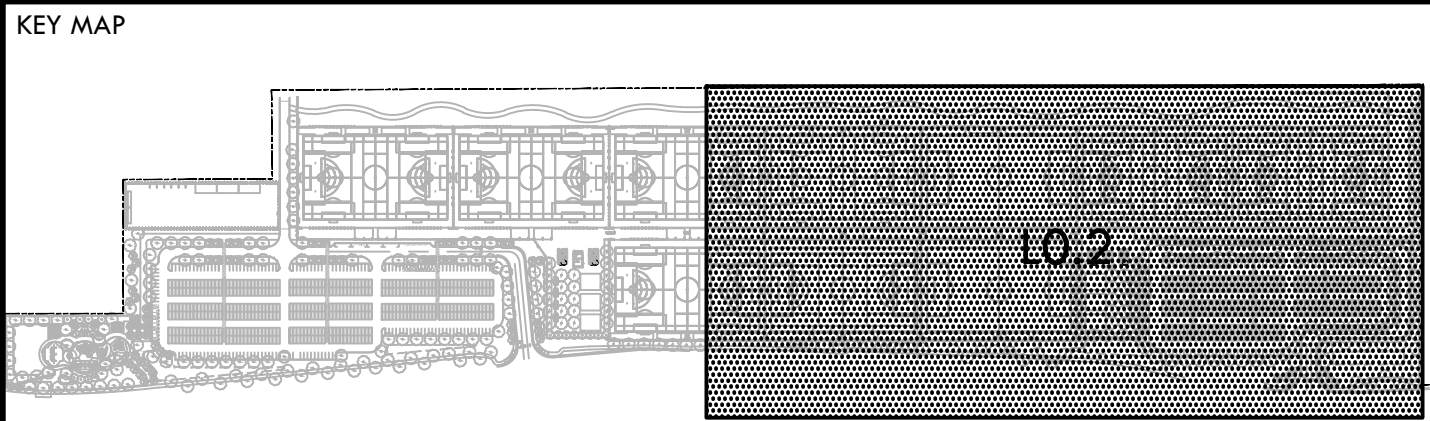
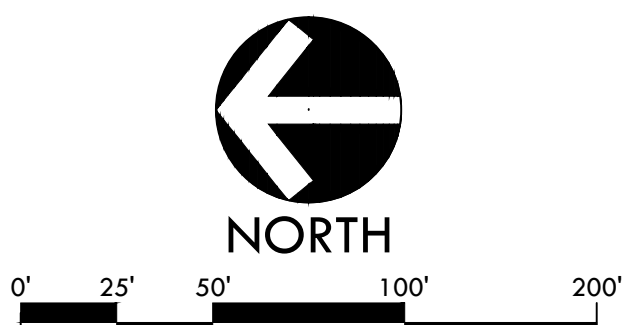
ACCESSIBILITY PLAN



ACCESSIBILITY LEGEND	
SYM	DESCRIPTION
	PROJECT LIMIT OF WORK
	ADA ACCESSIBLE PATH OF TRAVEL [4 FT. MIN. WIDTH @ S=5% MAX.]
	ADA ACCESSIBLE POINT OF ENTRY
	VEHICULAR ACCESS [24 FT. MIN. WIDTH - ARROWS INDICATE TRAVEL DIRECTION]
	FIRE DEPARTMENT ACCESS - FIRE DEPARTMENT ACCESS IS 20' AND RATED 96,000 LBS
	TRUNCATED DOME, REFER TO DETAIL X, SHEET XX.
	NEW DRINKING FOUNTAIN, REFER TO DETAIL X, SHEET XX

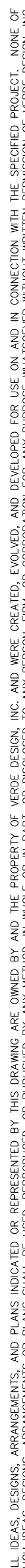
ACCESSIBILITY PLAN NOTES

1. ACCESSIBLE PATH OF TRAVEL AS INDICATED ON PLAN IS A BARRIER FREE ACCESS ROUTE WITHOUT ANY ABRUPT LEVEL CHANGES EXCEEDING 1/4" BEVELED AT 1:2 MAX. SLOPE, OR VERTICAL LEVEL CHANGES EXCEEDING 1/2" MAX. AND A LEST 48" WIDE. SURFACE IS SUE SLIP RESISTANT, STABLE, FIRM, AND SMOOTH. CURB TYPE DOES NOT EXCEED 2% AND SLOPE IN THE DIRECTION OF TRAVEL IS LESS THAN 5% UNLESS OTHERWISE INDICATED.
2. ACCESSIBLE PATH OF TRAVEL SHALL BE MAINTAINED FREE OF OVERHANGING OBSTRUCTIONS TO 80" MINIMUM AND PROTRUDING OBJECTS GREATER THAN 4" PROJECTION FROM WALL AND ABOVE 27" AND LESS THAN 80". ARCHITECT SHALL VERIFY THAT THERE ARE NO BARRIERS IN THE PATH OF TRAVEL.
3. ACCESSIBLE PARKING
SIGNAGE REQUIREMENTS: THE AMENDED REGULATIONS INDICATE THAT THE SIGNAGE AT ACCESSIBLE PARKING SPACES SHALL INCLUDE "MINIMUM FINE \$250" BELOW THE INTERNATIONAL SYMBOL OF ACCESSIBILITY AS WELL AS AN ADDITIONAL SIGN OR ADDITIONAL LANGUAGE. THIS FINE POSTING REQUIREMENT IS IN ADDITION TO OTHER SIGNAGE REGULATIONS CONTAINED IN THE CALIFORNIA BUILDING CODE FOR ACCESSIBLE PARKING SPACES.
4. STRIPING REQUIREMENTS:
THE REVISED REGULATIONS INDICATE THAT THE ACCESSIBLE PARKING SPACE STRIPING SHALL BE AS FOLLOWS. THE BORDER (PERIMETER) SHALL BE PAINTED BLUE. THE HATCHING WITHIN THE LOADING AND UNLOADING ACCESSIBLE SPACE SHALL BE PAINTED A SUITABLE CONTRASTING COLOR TO THE PARKING SPACE AT 3'-0" MAXIMUM ON CENTER. BLUE OR WHITE PAINT IS PREFERRED.

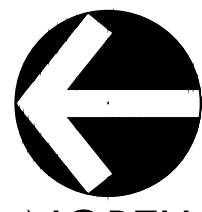


ALL IDEAS, DESIGNS, ARRANGEMENTS, AND PLANS INDICATED OR REPRESENTED BY THIS DRAWING ARE OWNED BY AND THE PROPERTY OF VERDE DESIGN, INC. AND WERE CREATED, EVOLVED, AND DEVELOPED FOR USE ON AND IN CONNECTION WITH THE SPECIFIED PROJECT. NONE OF SUCH IDEAS, DESIGNS, ARRANGEMENTS OR PLANS SHALL BE USED, REPRODUCED, OR PUBLISHED BY ANY METHOD, IN WHOLE OR IN PART, OR DISCLOSED TO ANY PERSON, FIRM, OR CORPORATION FOR ANY PURPOSE WITHOUT WRITTEN PERMISSION OF VERDE DESIGN, INC.

DRAWING NAME: Y:\Projects-FO\2021\2103800 - Roseville 6 Soccer Complex\CAD_ACC-RSC.dwg
PLOT DATE: 04-29-22 PLOTTED BY: station46



MATCHLINE A - REFER TO SHEET L1.2



NORTH

PREPARED BY ME OR UNDER MY SUPERVISION
CHRISTOPHER S. MARTIN, P.L.S. 9179
CMARTIN@KIERWRIGHT.COM

1. THIS IS NOT A BOUNDARY SURVEY. NO LIABILITY IS ASSUMED, BY KIER & WRIGHT, FOR THE EXISTENCE OF ANY EASEMENTS, ENCUMBRANCES, DISCREPANCIES IN BOUNDARY, OR TITLE DEFECTS NOT MENTIONED IN SAID DOCUMENTS AND THEREFORE NOT SHOWN ON THIS DRAWING.
2. ALL DISTANCES AND ELEVATIONS SHOWN HEREON ARE IN FEET AND DECIMALS THEREOF.
3. THE TYPES, LOCATIONS, SIZES AND/OR DEPTHS OF EXISTING UNDERGROUND UTILITIES AS SHOWN ON THIS TOPOGRAPHIC SURVEY WERE OBTAINED FROM SOURCES OF VARYING RELIABILITY. THE CONTRACTOR IS CAUTIONED THAT ONLY ACTUAL EXCAVATION WILL REVEAL THE TYPES, EXTENTS, SIZES, LOCATIONS AND DEPTHS OF SUCH UNDERGROUND UTILITIES. REASONABLE EFFORT HAS BEEN MADE TO LOCATE AND DELINEATE ALL KNOWN UNDERGROUND UTILITIES). HOWEVER, THE ENGINEER CAN ASSUME NO RESPONSIBILITY FOR THE COMPLETENESS OR ACCURACY OF ITS DELINEATION OF SUCH UNDERGROUND UTILITIES WHICH MAY BE ENCOUNTERED, BUT WHICH ARE NOT SHOWN ON THESE DRAWINGS.
4. THE SUBJECT PROPERTY IS SHOWN ON THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP (FIRM) FOR PLACER COUNTY, CALIFORNIA, MAP NUMBER 06061C0920H FOR COMMUNITY NUMBER 060243 (CITY OF ROSEVILLE), WITH AN EFFECTIVE DATE OF NOVEMBER 2, 2016, AS BEING LOCATED IN FLOOD ZONE "X" (NO SCREEN).
5. ACCORDING TO FEMA THE DEFINITION OF ZONE "X" (NO SCREEN) IS:
AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.
FEMA BASE FLOOD ELEVATIONS ARE BASED ON NAVD83 DATUM.
6. BENCHMARK: CITY BM 129
3-1/4" BRASS ROD STAMPED 2018 PLS 8278, LOCATED ON THE NORTHEAST ALLEY POINT OF THE CON/SPAN ON THE EAST SIDE OF WESTBROOK BLVD. BEING APPROX. 200 FEET NORTH OF THE INTERSECTION WITH PLEASANT GROVE BLVD.
ELEVATION = 96.120 (NAVD83)
7. BASIS OF BEARINGS:
THE BEARING OF NORTH 09° 12' 11" WEST TAKEN ON THE MONUMENT LINE OF WESTBROOK BOULEVARD AS SHOWN ON THAT CERTAIN SUBDIVISION MAP, NUMBER 000716 FILED FOR RECORD ON AUGUST 16, 2013, IN BOOK C-2 OF MAPS AT PAGE 53, OFFICIAL RECORDS OF PLACER COUNTY WAS TAKEN AS THE BASIS FOR ALL BEARINGS SHOWN HEREON.
8. CORNER RECORD NOTE:
THE DEVELOPER AND/OR CONTRACTOR SHALL BE RESPONSIBLE FOR THE PREPARATION AND FILING OF PRE-CONSTRUCTION AND POST-CONSTRUCTION CORNER RECORDS FOR ANY AND ALL PROPERTY CORNERS SHOWN HEREON THAT MAY BE DESTROYED DURING IMPROVEMENTS TO THE SUBJECT PROPERTY AS DEFINED IN SECTION 8771(B) OF THE PROFESSIONAL LAND SURVEYORS ACT.
9. THIS MAP HAS BEEN PRODUCED ACCORDING TO PROCEDURES THAT COMPLY WITH NATIONAL STANDARD FIP SPATIAL ACCURACY (NSSDA) FOR A CONTOUR INTERVAL OF 1-FOOT AND A MAP SCALE OF 1"=40'. CONTOURS WITH VEGETATED AREAS AND SHADOW OUTLINED AREA MAY NOT MEET MAPPING STANDARDS AND SHOULD BE FIELD CHECKED. THIS COMPUTER PLOTTED MAP WAS GENERATED BY PHOTOGRAMMETRIC METHODS BY KIER-WRIGHT, JOB NUMBER AZ1651, DATE OF PHOTOGRAPHY AUGUST 2, 2021.

—CTV—
—100—
—101—
—E—
—X—
—FO—
—FS—
—G—
—JT—
—OH—
—SS—
—SS—
—100.00—
—SD—
—SD—
—SL—
—T—
—CTV—
—W—
—RW—
—RW—
—TS—
CABLE TELEVISION
CONCRETE CURB
CONCRETE CURB & GUTTER
MAJOR CONTOUR LINE
MINOR CONTOUR LINE
EDGE OF PAVEMENT
ELECTRIC LINE
FENCE LINE
FIBER OPTICS LINE
FIRE SERVICE LINE & VALVE
GAS LINE—VALVE & METER
JOINT TRENCH LINE
LOT LINE
MONUMENT/MONUMENT LINE
OVERHEAD POWER LINE
PROPERTY LINE
SANITARY SEWER LINE—MANHOLE & CLEANOUT
SANITARY SEWER LINE OVER 24"DIAMETER
SIDEWALK
SPOT ELEVATION
STORM DRAIN LINE—MANHOLE & CATCH BASIN
STORM DRAIN LINE—MANHOLE & CATCH BASIN
STORM DRAIN LINE OVER 24"DIAMETER
STREET LIGHT CONDUIT LINE
TELEPHONE LINE
CABLE TELEVISION LINE
TREE/BRUSH CANOPY
TOP OF BANK
TOE OF BANK
WATER LINE & VALVE
WATER LINE OVER 24"DIAMETER
RECLAIMED WATER LINE & VALVE
RECLAIMED WATER LINE OVER 24"DIAMETER
TRAFFIC SIGNAL
ANODE
AREA DRAIN
BOLLARD (UNLESS OTHERWISE NOTED)
ELECTRODER
FIRE DEPARTMENT CONNECTION
FIRE HYDRANT
POWER POLE/JOINT POLE
TRANSFORMER
TRAFFIC SIGN
WATER VALVE
TREE
UTILITY BOX
UTILITY LINE MARKER

AD	AREA DRAIN	R/W	RIGHT OF WAY
BLRD	BOLLARD	RWB	RECYCLED WATER BOX
B	BACK OF WALK	RE	RN ELEVATION
CW	CONCRETE	RWB	RECYCLED WATER BOX
CB	CATCH BASIN	RWMI	RECYCLED WATER MANHOLE
CLF	CHAIN LINK FENCE	RWV	RECYCLED WATER VALE
CMP	CORRUGATED METAL PIPE	SD	STORM DRAIN
CO	CLEANOUT	SDMH	STORM DRAIN MANHOLE
DI	DRAIN INLET	SSCO	SANITARY SEWER CLEANOUT
EB	ELECTRIC BOX	SSMH	SANITARY SEWER MANHOLE
ED	EDGE OF PAVEMENT	SLB	STREET LIGHT BOX
EV	ELECTRIC VAULT		TELEPHONE
FC	FACE OF CURB	TC	TOP OF CURB
FL	FLOWLINE	TB	TELEPHONE BOX
GB	GRADE BREAK	TOE	TOE OF BANK
GLM	GAS LINE MARKER	TOP	TOP OF BANK
L/S	LANDSCAPE	THH	TELEPHONE MANHOLE
MON	MONUMENT	TYP.	TYPICAL
	PAVEMENT	UB	UTILITY BOX
PP	POWER POLE	VG	VALLEY GUTTER
PF	PER FOR PLANT	VOP	VITRIFIED GLAY PIPE
PVC	POLYVINYL CHLORIDE	WM	WATER METER
RCP	REINFORCED CONCRETE PIPE	WR	WATER RISER

A circular professional seal for Christopher S. Martin, a Licensed Land Surveyor in the State of California. The seal features the text "LICENSED LAND SURVEYOR" at the top, "CHRISTOPHER S. MARTIN" in the center, and "STATE OF CALIFORNIA" at the bottom, separated by two stars. The number "No. 9179" is printed below the seal.

The logo for Kier + Wright, featuring a stylized 'K' and 'W' inside a circle, followed by the text 'KIER+WRIGHT' in a bold, sans-serif font.

EXISTING CONDITIONS PLAN

ROSEVILLE
SOCCER COMPLEX

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

SUBMITTAL	DATE
30% SUBMITTAL	04/29/2017

[illegible]

CHECKED BY

22	SCALE
----	-------

2103800

L1.1

EXISTING CONDITIONS PLAN



MATCHLINE I - REFER TO SHEET L1.9

MATCHLINE H - REFER TO SHEET L1.8

-----MATCHLINE B - REFER TO SHEET L1.3

PREPARED BY ME OR UNDER MY SUPERVISION
CHRISTOPHER S. MARTIN, P.L.S. 9179
CMARTIN@KIERWRIGHT.COM



NORTH

0' 10' 20' 40' 80'

- THIS IS NOT A BOUNDARY SURVEY. NO LIABILITY IS ASSUMED, BY KIER & WRIGHT, FOR THE EXISTENCE OF ANY EASEMENTS, ENCUMBRANCES, DISCREPANCIES IN BOUNDARY, OR TITLE DEFECTS NOT MENTIONED IN SAID DOCUMENTS AND THEREFORE NOT SHOWN ON THIS DRAWING.
2. ALL DISTANCES AND ELEVATIONS SHOWN HEREON ARE IN FEET AND DECIMALS THEREOF.
3. THE TYPES, LOCATIONS, SIZES AND/OR DEPTHS OF EXISTING UNDERGROUND UTILITIES AS SHOWN ON THIS SURVEYING SURVEY WERE OBTAINED FROM SOURCES OF VARYING RELIABILITY. THE CONTRACTOR IS CAUTIONED THAT ONLY ACTUAL EXCAVATION WILL REVEAL THE TYPES, EXTENT, SIZES, LOCATIONS AND DEPTHS OF SUCH UNDERGROUND UTILITIES. (A REASONABLE EFFORT HAS BEEN MADE TO LOCATE AND DELINEATE ALL KNOWN UNDERGROUND UTILITIES). HOWEVER, THE ENGINEER CAN ASSUME NO RESPONSIBILITY FOR THE COMPLETENESS OR ACCURACY OF ITS DELINEATION OF SUCH UNDERGROUND UTILITIES WHICH MAY BE ENCOUNTERED, BUT WHICH ARE NOT SHOWN ON THESE DRAWINGS.
4. THE SUBJECT PROPERTY IS SHOWN ON THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP (FIRM) FOR PLACER COUNTY, CALIFORNIA, MAP NUMBER 06061C09201 FOR COMMUNITY NUMBER 060243 (CITY OF ROSEVILLE), WITH AN EFFECTIVE DATE OF NOVEMBER 2, 2018, AS BEING LOCATED IN FLOOD ZONE "X"(NO SCREEN).

ACCORDING TO FEMA THE DEFINITION OF ZONE "X"(NO SCREEN) IS:
AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.

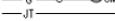
FEMA BASE FLOOD ELEVATIONS ARE BASED ON NAVD83 DATUM.

5. BENCHMARK: QTY BM 129
3-1/4" BRASS DISC STAMPED 1948 PLS 8278, LOCATED ON THE NORTHEAST ANGLE POINT OF THE CON/SPAN ON THE EAST SIDE OF WESTROCK BLVD. BEING APPROX. 2000 FEET NORTH OF THE INTERSECTION WITH PLEASANT GROVE BLVD.
ELEVATION = 96.120 (NAVD88)
6. BASIS OF BEARINGS:
THE BEARING OF NORTH 05° 12' 11" WEST TAKEN ON THE MONUMENT LINE OF WESTROCK BOULEVARD AS SHOWN ON THAT CERTAIN SUBDIVISION MAP, NUMBER 000176 FILED FOR RECORD ON AUGUST 18, 2013, IN BOOK CC OF MAPS AT PAGE 53, OFFICIAL RECORDS OF PLACER COUNTY WAS TAKEN AS THE BASIS FOR ALL BEARINGS SHOWN HEREON.
7. CORNER RECORD NOTE:
THE DEVELOPER AND/OR CONTRACTOR SHALL BE RESPONSIBLE FOR THE PREPARATION AND FILING OF PRE-CONSTRUCTION AND POST-CONSTRUCTION CORNER RECORDS FOR ANY MONUMENTS OR PROPERTY CORNERS SHOWN HEREON THAT MAY BE DESTROYED DURING IMPROVEMENTS TO THE SUBJECT PROPERTY AS DEFINED IN SECTION 8771(B) OF THE PROFESSIONAL LAND SURVEYERS ACT.
8. THIS MAP HAS BEEN PRODUCED ACCORDING TO PROCEDURES THAT COMPLY WITH NATIONAL STANDARD FOR SPATIAL ACCURACY (NSSDA) FOR A CONTOUR INTERVAL OF 1-FOOT AND A MAP SCALE OF 1"=40'. CONTOURS WITHIN VEGETATED AREAS AND SHADOW OUTLINED AREA MAY NOT MEET CONTEMPORARY STANDARDS AND SHOULD BE FIELD CHECKED. THIS COMPUTER PLOTTED MAP WAS GENERATED BY PHOTOGRAMMETRIC METHODS BY KIER+WRIGHT. JOB NUMBER A21561. DATE OF PHOTOGRAPHY AUGUST 2, 2021.

-CTV

 E

 FO

 FS

 G

 JT

 LOT LINE

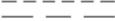
 MONUMENT/MONUMENT LINE

 OVERHEAD POWER LINE

 PROPERTY LINE

 SANITARY SEWER LINE—MANHOLE & CLEANOUT

 SANITARY SEWER LINE OVER 24" DIAMETER
 SIDEWALK

 SPOT ELEVATION

 STORM DRAIN LINE—MANHOLE & CATCH BASIN

 STORM DRAIN LINE—MANHOLE & CATCH BASIN

 STORM DRAIN LINE OVER 24" DIAMETER
 STREET LIGHT CONDUIT LINE

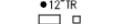
 TELEPHONE LINE

 CABLE TELEVISION LINE

 TREE/BRUSH CANOPY

 TOP OF BANK

 TOE OF BANK

 WATER LINE & VALVE

 WATER LINE OVER 24" DIAMETER

 RECLAIMED WATER LINE & VALVE

 RECLAIMED WATER LINE OVER 24" DIAMETER
 TRAFFIC SIGNAL

 ANODE

 AREA DRAIN

 BOLLARD (UNLESS OTHERWISE NOTED)

 ELECTROLYZER

 FIRE DEPARTMENT CONNECTION

 FIRE HYDRANT

 POWER POLE/JOINT POLE

 TRANSFORMER

 TRAFFIC SIGN

 WATER VALVE

 TREE

 UTILITY BOX

 UTILITY LINE MARKER

AD	AREA DRAIN	R/W	RIGHT OF WAY
BLRD	BOLLARD	RWB	RECYCLED WATER BOX
B	BACK OF WALK	RE	RN ELEVATION
CW	CONCRETE	RWB	RECYCLED WATER BOX
CB	CATCH BASIN	RWHM	RECYCLED WATER MANHOLE
CLF	CHAIN LINK FENCE	RWY	RECYCLED WATER VALE
CMP	CORRUGATED METAL PIPE	SD	STORM DRAIN
CO	CLEANOUT	SDMH	STORM DRAIN MANHOLE
DI	DRAIN INLET	SSCO	SANITARY SEWER CLEANOUT
EB	ELECTRIC BOX	SSMH	SANITARY SEWER MANHOLE
ED	EDGE OF PAVEMENT	SLB	STREET LIGHT BOX
EV	ELECTRIC VAULT		TELEPHONE
FC	FACE OF CURB	TC	TOP OF CURB
FL	FLOWLINE	TB	TELEPHONE BOX
GB	GRADE BREAK	TOE	TOE OF BANK
GLM	GAS LINE MARKER	TOP	TOP OF BANK
L/S	LANDSCAPE	THH	TELEPHONE MANHOLE
MON	MONUMENT	TPY	TYPICAL
	PAVEMENT	UB	UTILITY BOX
PP	POWER POLE	VG	VALLEY GUTTER
PF	PER FOR PLANT	VOP	VITRIFIED GLAY PIPE
PVC	POLYVINYL CHLORIDE	WM	WATER SEWER
RCP	REINFORCED CONCRETE PIPE	WR	WATER RISER



STAMP



CONSULTANT



Phone: (925) 245-8788
www.kierwright.com

2850 Collier Canyon Road
Livermore, CA 94551

SHEET TITLE

EXISTING
CONDITIONS
PLAN

PROJECT NAME

ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

SUBMITTAL	DATE
30% SUBMITTAL	04/29/22

NO.	REVISIONS	DATE
△		

DRAWN BY	CHECKED BY
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PROJ. NO. 2103800

SHEET NO. **L1.2**

EXISTING CONDITIONS PLAN

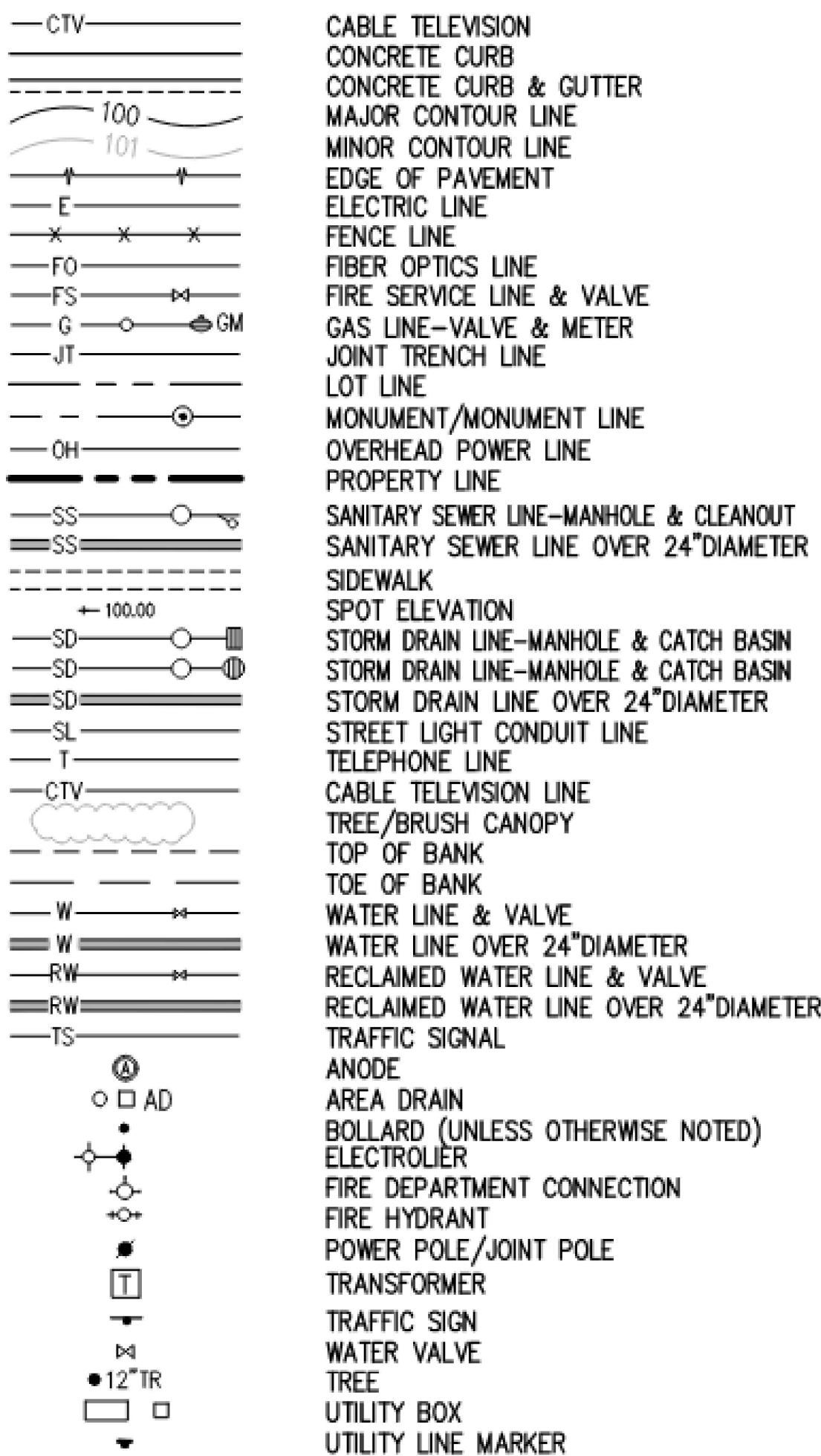


PREPARED BY ME OR UNDER MY SUPERVISION
CHRISTOPHER S. MARTIN, P.L.S. 9179
CMARTIN@KIERWRIGHT.COM



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2. ALL DISTANCES AND ELEVATIONS SHOWN HEREON ARE IN FEET AND DECIMALS THEREOF.
3. THE TYPES, LOCATIONS, SIZES AND/OR DEPTHS OF EXISTING UNDERGROUND UTILITIES AS SHOWN ON THIS TOPOGRAPHIC SURVEY WERE OBTAINED FROM SOURCES OF VARYING RELIABILITY. THE CONTRACTOR IS CAUTIONED THAT ONLY ACTUAL EXCAVATION WILL REVEAL TYPES, EXTENTS, SIZES, LOCATIONS AND DEPTHS OF SUCH UNDERGROUND UTILITIES. (A REASONABLE EFFORT HAS BEEN MADE TO LOCATE AND DELINEATE ALL KNOWN UNDERGROUND UTILITIES). HOWEVER, THE ENGINEER CAN ASSUME NO RESPONSIBILITY FOR THE COMPLETENESS OR ACCURACY OF ITS DELINEATION OF SUCH UNDERGROUND UTILITIES WHICH MAY BE ENCOUNTERED, BUT WHICH ARE NOT SHOWN ON THESE DRAWINGS.
4. THE SUBJECT PROPERTY IS SHOWN ON THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP (FIRM) FOR PLACER COUNTY, CALIFORNIA, MAP NUMBER 66061C0200R FOR COMMUNITY NUMBER 660624 (CITY OF ROSEVILLE), WITH AN EFFECTIVE DATE OF NOVEMBER 2, 2018, AS BEING LOCATED IN FLOOD ZONE "X"(NO SCREEN).
5. ACCORDING TO FEMA THE DEFINITION OF 0.2% "X"(NO SCREEN) IS: AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.
- FEMA BASE FLOOD ELEVATIONS ARE BASED ON NAVD88 DATUM.
6. BENCHMARK: CITY BM 129
3-1/4" BRASS DISC STAMPED 1815 BS 8278, LOCATED ON THE NORTHEAST ANGLE POINT OF THE CON/SPAN ON THE EAST SIDE OF WESTBROOK BLVD. BEING APPROX. 200 FEET NORTH OF THE INTERSECTION WITH PLEASANT GROVE BLVD.
ELEVATION = 96.120 (NAVD88)
7. BASIS OF BEARINGS:
THE BEARING OF NORTH 05° 12' 11" WEST TAKEN ON THE MONUMENT LINE OF WESTBROOK BOULEVARD AS TAKEN ON THAT CERTAIN SUBDIVISION MAP, NUMBER 000176 FILED FOR RECORD ON AUGUST 15, 2013, IN BOOK C2 OF MAPS AT PAGE 53, OFFICIAL RECORDS OF PLACER COUNTY WAS TAKEN AS THE BASIS FOR ALL BEARINGS SHOWN HEREON.
7. CORNER RECORD NOTE:
THE DEVELOPER AND/OR CONTRACTOR SHALL BE RESPONSIBLE FOR THE PREPARATION AND FILING OF PRE-CONSTRUCTION AND POST-CONSTRUCTION CORNER RECORDS FOR ANY DEVELOPMENTS OR PROPERTY CORNERS SHOWN HEREON THAT MAY BE DESTROYED DURING IMPROVEMENTS TO THE SUBJECT PROPERTY AS DEFINED IN SECTION 8771(B) OF THE PROFESSIONAL LAND SURVEYORS ACT.
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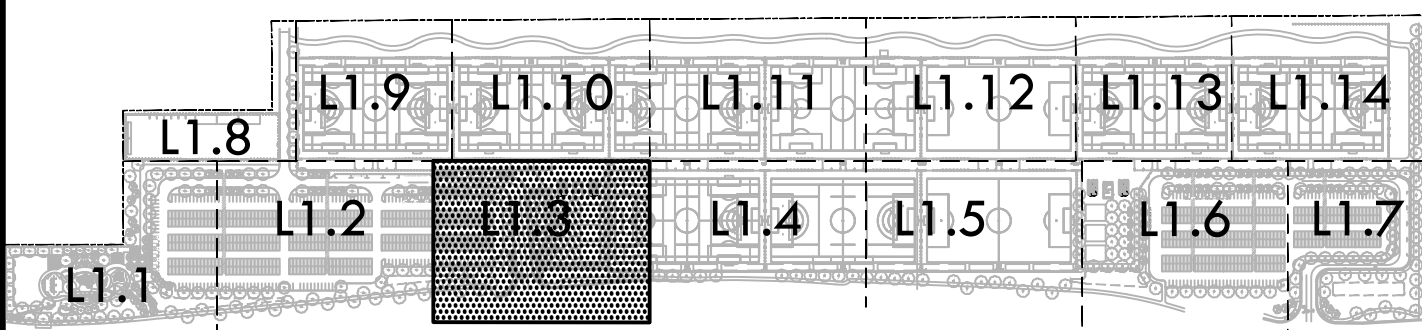
EXISTING CONDITIONS LEGEND



EXISTING CONDITIONS ABBREVIATIONS

AD	AREA DRAIN	R/W	RIGHT OF WAY
BLRD	BOLLARD	RWB	RECYCLED WATER BOX
BW	BACK OF WALK	RE	RIM ELEVATION
C	CONCRETE	RWB	RECYCLED WATER BOX
CB	CATCH BASIN	RWB	RECYCLED WATER MANHOLE
CLF	CHAIN LINK FENCE	RWV	RECYCLED WATER VALVE
CMP	CORRUGATED METAL PIPE	SD	STORM DRAIN
CO	CLEANOUT	SDMH	STORM DRAIN MANHOLE
DI	DRAIN INLET	SSCO	SANITARY SEWER CLEANOUT
EB	ELECTRIC BOX	SSMH	SANITARY SEWER MANHOLE
EW	EDGE OF WALK	SLB	STREET LIGHT BOX
EV	ELECTRIC VAULT		TELEPHONE
FC	FACE OF CURB	TC	TOP OF CURB
FL	FLOWLINE	TB	TELEPHONE BOX
GLM	GRADE BREAK	TOE	TOE OF BANK
L/S	LANDSCAPE	TOB	TOP OF BANK
MON	MONUMENT	TW	TELEPHONE MANHOLE
P	PAVEMENT	TYP.	TYPICAL
PP	POWER POLE	UB	UTILITY BOX
(P)	PER PLAN	VG	VALLEY GUTTER
PVC	POLYVINYL CHLORIDE	VCP	VITRIFIED CLAY PIPE
RCP	REINFORCED CONCRETE PIPE	WM	WATER METER
		WR	WATER RISER


KEY MESSAGE



STAMP



CONSULTANT



KIER+WRIGHT

Phone: (925) 245-8788
www.kierwright.com

2850 Collier Canyon Road
Livermore, CA 94551

SHEET TITLE

EXISTING
CONDITIONS
PLAN

PROJECT NAME

ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS:

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

SUBMITTAL	DATE
30% SUBMITTAL	04/29/22

NO.	REVISIONS	DATE
-----	-----------	------

DRAWN BY

CHECKED BY

DATE ISSUED
04/29/2022

1"=20'-0"

PROJ. NO.

2103800

SHEET NO.

L1.3

EXISTING CONDITIONS PLAN

THIS DRAWING IS THE PROPERTY OF VERDE DESIGN, INC. AND SHALL BE USED ONLY FOR THE PROJECT AND SITE SPECIFICALLY IDENTIFIED HEREON. ANY REUSE OR MODIFICATION OF THIS DRAWING WITHOUT THE WRITTEN PERMISSION OF VERDE DESIGN, INC. IS PROHIBITED. VERDE DESIGN, INC. IS NOT RESPONSIBLE FOR ANY ERRORS OR OMISSIONS IN THIS DRAWING. VERDE DESIGN, INC. IS NOT RESPONSIBLE FOR ANY ERRORS OR OMISSIONS IN THIS DRAWING. VERDE DESIGN, INC. IS NOT RESPONSIBLE FOR ANY ERRORS OR OMISSIONS IN THIS DRAWING.

PROJECT NAME: Roseville Soccer Complex
DRAWN BY: Christopher S. Martin
CHECKED BY: Christopher S. Martin
DATE: 04/29/2022
SCALE: 1"=20'-0"

MATCHLINE K - REFER TO SHEET L1.11

MATCHLINE C - REFER TO SHEET L3.3

MATCHLINE D - REFER TO SHEET L1.5

EXISTING CONDITIONS NOTES

- THIS IS NOT A BOUNDARY SURVEY. NO LIABILITY IS ASSUMED, BY KIER & WRIGHT, FOR THE EXISTENCE OF ANY EASEMENTS, ENCUMBRANCES, DISCREPANCIES IN BOUNDARY, OR TITLE DEFECTS NOT MENTIONED IN SAID DOCUMENTS AND THEREFORE NOT SHOWN ON THIS DRAWING.
- ALL DISTANCES AND ELEVATIONS SHOWN HEREON ARE IN FEET AND DECIMALS THEREOF.
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- THE SUBJECT PROPERTY IS SHOWN ON THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP (FIRM) FOR PLACER COUNTY, CALIFORNIA, MAP NUMBER 06061C0920H FOR COMMUNITY NUMBER 060243 (CITY OF ROSEVILLE), WITH AN EFFECTIVE DATE OF NOVEMBER 2, 2018, AS BEING LOCATED IN FLOOD ZONE "X"(NO SCREEN).
- ACCORDING TO FEMA THE DEFINITION OF ZONE "X"(NO SCREEN) IS:
AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.
FEMA BASE FLOOD ELEVATIONS ARE BASED ON NAVD88 DATUM.
- BENCHMARK: CITY BM 129
3-1/4" BRASS DISK STAMPED 2018 PLS 8278, LOCATED ON THE NORTHEAST ANGLE POINT OF THE CON/SPAN ON THE EAST SIDE OF WESTBROOK BLVD. BEING APPROX. 200 FEET NORTH OF THE INTERSECTION WITH PLEASANT GROVE BLVD.
ELEVATION = 96.120 (NAVD88)
- BASIS OF BEARINGS:
THE BEARING OF NORTH 05° 12' 11" WEST TAKEN ON THE MONUMENT LINE OF WESTBROOK BOULEVARD AS SHOWN ON THAT CERTAIN SUBDIVISION MAP, NUMBER 000176 FILED FOR RECORD ON AUGUST 16, 2013, IN BOOK OF MAPS AT PAGE 53, OFFICIAL RECORDS OF PLACER COUNTY WAS TAKEN AS THE BASIS FOR ALL BEARINGS SHOWN HEREON.
- CORNER RECORD NOTE:
THE DEVELOPER AND/OR CONTRACTOR SHALL BE RESPONSIBLE FOR THE PREPARATION AND FLING OF PRE-CONSTRUCTION AND POST-CONSTRUCTION CORNER RECORDS FOR ANY MONUMENTS OR PROPERTY CORNERS SHOWN HEREON THAT MAY BE DESTROYED DURING IMPROVEMENTS TO THE SUBJECT PROPERTY AS DEFINED IN SECTION 8771(B) OF THE PROFESSIONAL LAND SURVEYORS ACT.
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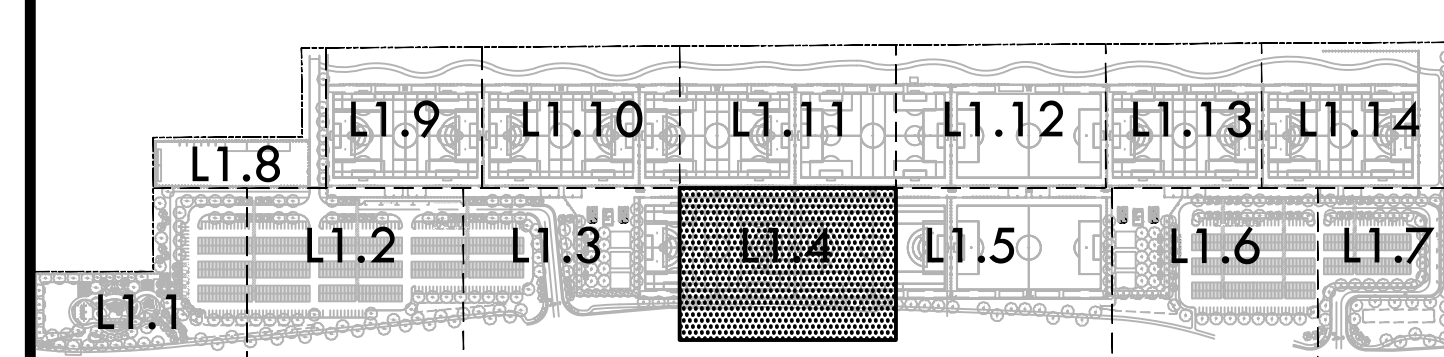
EXISTING CONDITIONS LEGEND

CTV	CABLE TELEVISION
CONCRETE CURB	CONCRETE CURB
CONCRETE CURB & GUTTER	CONCRETE CURB & GUTTER
MAJOR CONTOUR LINE	MAJOR CONTOUR LINE
MINOR CONTOUR LINE	MINOR CONTOUR LINE
EDGE OF PAVEMENT	EDGE OF PAVEMENT
ELECTRIC LINE	ELECTRIC LINE
FENCE LINE	FENCE LINE
FIBER OPTICS LINE	FIBER OPTICS LINE
FIRE SERVICE LINE & VALVE	FIRE SERVICE LINE & VALVE
GAS LINE-VALVE & METER	GAS LINE-VALVE & METER
JOINT TRENCH LINE	JOINT TRENCH LINE
LOT LINE	LOT LINE
MONUMENT/MONUMENT LINE	MONUMENT/MONUMENT LINE
OVERHEAD POWER LINE	OVERHEAD POWER LINE
PROPERTY LINE	PROPERTY LINE
SANITARY SEWER LINE-MANHOLE & CLEANOUT	SANITARY SEWER LINE-MANHOLE & CLEANOUT
SANITARY SEWER LINE OVER 24"DIAMETER	SANITARY SEWER LINE OVER 24"DIAMETER
SIDEWALK	SIDEWALK
SPOT ELEVATION	SPOT ELEVATION
STORM DRAIN LINE-MANHOLE & CATCH BASIN	STORM DRAIN LINE-MANHOLE & CATCH BASIN
STORM DRAIN LINE OVER 24"DIAMETER	STORM DRAIN LINE OVER 24"DIAMETER
STREET LIGHT CONDUIT LINE	STREET LIGHT CONDUIT LINE
TELEPHONE LINE	TELEPHONE LINE
CABLE TELEVISION LINE	CABLE TELEVISION LINE
TREE/BRUSH CANOPY	TREE/BRUSH CANOPY
TOP OF BANK	TOP OF BANK
TOE OF BANK	TOE OF BANK
WATER LINE & VALVE	WATER LINE & VALVE
WATER LINE OVER 24"DIAMETER	WATER LINE OVER 24"DIAMETER
RECLAIMED WATER LINE & VALVE	RECLAIMED WATER LINE & VALVE
RECLAIMED WATER LINE OVER 24"DIAMETER	RECLAIMED WATER LINE OVER 24"DIAMETER
TRAFFIC SIGNAL	TRAFFIC SIGNAL
ANODE	ANODE
AREA DRAIN	AREA DRAIN
BOLLARD (UNLESS OTHERWISE NOTED)	BOLLARD (UNLESS OTHERWISE NOTED)
ELECTROLIER	ELECTROLIER
FIRE DEPARTMENT CONNECTION	FIRE DEPARTMENT CONNECTION
FIRE HYDRANT	FIRE HYDRANT
POWER POLE/JOINT POLE	POWER POLE/JOINT POLE
TRANSFORMER	TRANSFORMER
TRAFFIC SIGN	TRAFFIC SIGN
WATER VALVE	WATER VALVE
TREE	TREE
UTILITY BOX	UTILITY BOX
UTILITY LINE MARKER	UTILITY LINE MARKER

EXISTING CONDITIONS ABBREVIATIONS

AD	AREA DRAIN	R/W	RIGHT OF WAY
BLRD	BOLLARD	RWB	RECYCLED WATER BOX
BW	BACK OF WALK	RE	RIM ELEVATION
C	CONCRETE	RWB	RECYCLED WATER BOX
CB	CATCH BASIN	RWMH	RECYCLED WATER MANHOLE
CLF	CHAIN LINK FENCE	RWV	RECYCLED WATER VALVE
CMP	CORRUGATED METAL PIPE	SD	STORM DRAIN
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DI	DRAIN INLET	SSCO	SANITARY SEWER CLEANOUT
EB	ELECTRIC BOX	SMH	SANITARY SEWER MANHOLE
EP	EDGE OF PAVEMENT	SLB	STREET LIGHT BOX
EW	EDGE OF WALK	TC	TELEPHONE
EV	ELECTRIC VAULT	TB	TOP OF CURB
FC	FACE OF CURB	TOE	TOE OF CURB
FL	FLOWLINE	TOE	TOE OF BANK
GB	GRADE BREAK	TOP	TOP OF BANK
GLM	GAS LINE MARKER	TMH	TELEPHONE MANHOLE
L/S	LANDSCAPE	TP	TYPICAL
MON	MONUMENT	UB	UTILITY BOX
P	PAVEMENT	VG	VALLEY GUTTER
PP	POWER POLE	VCP	VITRIFIED CLAY PIPE
(P)	PER PLAN	WB	WATER BOX
PVC	POLYVINYL CHLORIDE	WM	WATER METER
RCP	REINFORCED CONCRETE PIPE	WR	WATER RISER

KEY MAP



PREPARED BY ME OR UNDER MY SUPERVISION
CHRISTOPHER S. MARTIN, P.L.S. 9179
CMARTIN@KIERWRIGHT.COM

0' 10' 20' 40' 80'



STAMP



CONSULTANT



Phone: (925) 245-8788
www.kierwright.com

2850 Collier Canyon Road
Livermore, CA 94551

SHEET TITLE

EXISTING
CONDITIONS
PLAN

PROJECT NAME

ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

SUBMITTAL

DATE

30% SUBMITTAL

04/29/22

NO.

REVISIONS

DATE

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DRAWN BY

CHECKED BY

DATE ISSUED

SCALE

04/29/2022

1"=20'-0"

PROJ. NO.

2103800

SHEET NO.

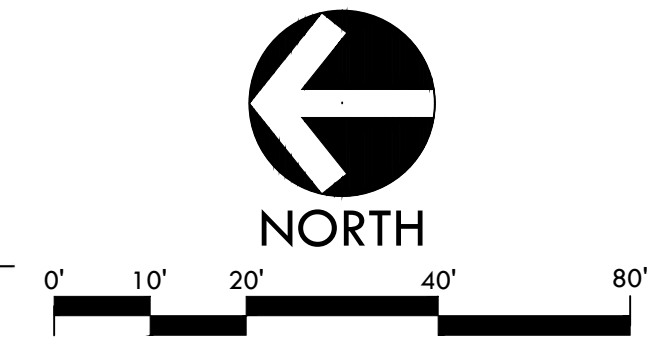
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EXISTING CONDITIONS PLAN

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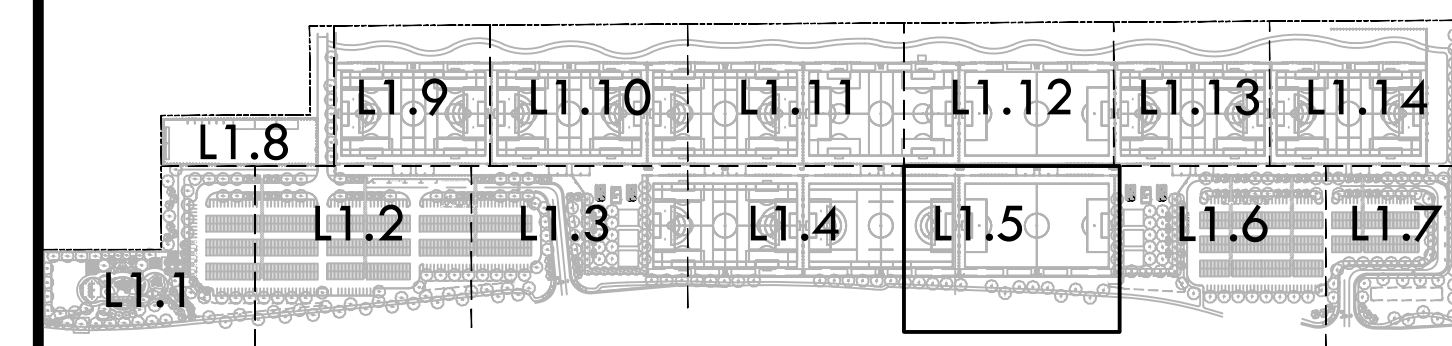
EXISTING CONDITIONS LEGEND

— CTV	CABLE TELEVISION
— CONCRETE CURB	CONCRETE CURB
— CONCRETE CURB & GUTTER	CONCRETE CURB & GUTTER
— MAJOR CONTOUR LINE	MAJOR CONTOUR LINE
— MINOR CONTOUR LINE	MINOR CONTOUR LINE
— E	EDGE OF PAVEMENT
— E	ELECTRIC LINE
— F	FENCE LINE
— FO	FIBER OPTICS LINE
— FS	FIRE SERVICE LINE & VALVE
— G	GAS LINE-VALVE & METER
— JT	JOINT TRENCH LINE
— L	LOT LINE
— M	MONUMENT/MONUMENT LINE
— OH	OVERHEAD POWER LINE
— P	PROPERTY LINE
— SS	SANITARY SEWER LINE-MANHOLE & CLEANOUT
— SS	SANITARY SEWER LINE OVER 24"DIAMETER
— S	SIDEWALK
— SD	SPOT ELEVATION
— SD	STORM DRAIN LINE-MANHOLE & CATCH BASIN
— SD	STORM DRAIN LINE OVER 24"DIAMETER
— SL	STREET LIGHT CONDUIT LINE
— T	TELEPHONE LINE
— CTV	CABLE TELEVISION LINE
— W	TREE/BRUSH CANOPY
— W	TOP OF BANK
— W	TOE OF BANK
— W	WATER LINE & VALVE
— RW	WATER LINE OVER 24"DIAMETER
— RW	RECLAIMED WATER LINE & VALVE
— TS	RECLAIMED WATER LINE OVER 24"DIAMETER
— TS	TRAFFIC SIGNAL
— AD	ANODE
— AD	AREA DRAIN
— AD	BOLLARD (UNLESS OTHERWISE NOTED)
— AD	ELECTROLIER
— AD	FIRE DEPARTMENT CONNECTION
— AD	FIRE HYDRANT
— AD	POWER POLE/JOINT POLE
— AD	TRANSFORMER
— AD	TRAFFIC SIGN
— AD	WATER VALVE
— AD	TREE
— AD	UTILITY BOX
— AD	UTILITY LINE MARKER

EXISTING CONDITIONS ABBREVIATIONS

AD	AREA DRAIN	R/W	RIGHT OF WAY
BLRD	BOLLARD	RWB	RECYCLED WATER BOX
BW	BACK OF WALK	RE	RIM ELEVATION
C	CONCRETE	RWB	RECYCLED WATER BOX
CB	CATCH BASIN	RWMH	RECYCLED WATER MANHOLE
CLF	CHAIN LINK FENCE	RWV	RECYCLED WATER VALVE
CMP	CORRUGATED METAL PIPE	SD	STORM DRAIN
CO	CLEANOUT	SDMH	STORM DRAIN MANHOLE
DI	DRAIN INLET	SS	SANITARY SEWER CLEANOUT
EB	ELECTRIC BOX	SSMH	SANITARY SEWER MANHOLE
EP	EDGE OF PAVEMENT	SLB	STREET LIGHT BOX
EW	EDGE OF WALK	TC	TELEPHONE
EV	ELECTRIC VAULT	TB	TOP OF CURB
FC	FACE OF CURB	TB	TELEPHONE BOX
FL	FLOWLINE	TOE	TOE OF BANK
GB	GRADE BREAK	TOP	TOP OF BANK
GLM	GAS LINE MARKER	TWH	TELEPHONE MANHOLE
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SHEET TITLE

EXISTING CONDITIONS PLAN

PROJECT NAME

ROSEVILLE SOCCER COMPLEX

PROJECT ADDRESS

**2600 WESTBROOK BLVD
ROSEVILLE, CA 95747**

SUBMITTAL	DATE
30% SUBMITTAL	04/29/22

NO.	REVISIONS	DATE
1		
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DRAWN BY	CHECKED BY
DATE ISSUED	SCALE
04/29/2022	1"=20'-0"
PROJ. NO.	2103800
SHEET NO.	L1.5

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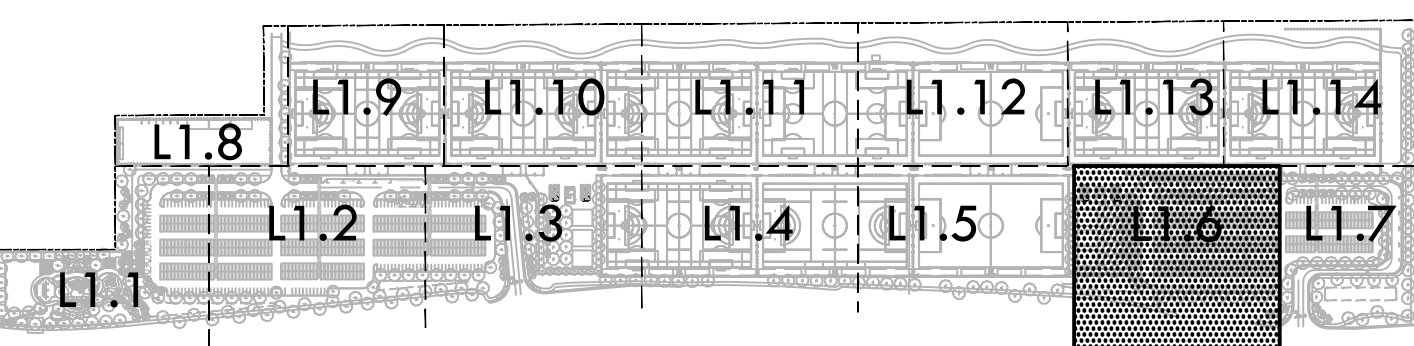
EXISTING CONDITIONS LEGEND

- | | |
|--|--|
| CTV | CABLE TELEVISION |
| CONCRETE CURB | CONCRETE CURB |
| CONCRETE CURB & GUTTER | CONCRETE CURB & GUTTER |
| MAJOR CONTOUR LINE | MAJOR CONTOUR LINE |
| MINOR CONTOUR LINE | MINOR CONTOUR LINE |
| EDGE OF PAVEMENT | EDGE OF PAVEMENT |
| ELECTRIC LINE | ELECTRIC LINE |
| FENCE LINE | FENCE LINE |
| FIBER OPTICS LINE | FIBER OPTICS LINE |
| FIRE SERVICE LINE & VALVE | FIRE SERVICE LINE & VALVE |
| GAS LINE-VALVE & METER | GAS LINE-VALVE & METER |
| JOINT TRENCH LINE | JOINT TRENCH LINE |
| LOT LINE | LOT LINE |
| MONUMENT/MONUMENT LINE | MONUMENT/MONUMENT LINE |
| OVERHEAD POWER LINE | OVERHEAD POWER LINE |
| PROPERTY LINE | PROPERTY LINE |
| SANITARY SEWER LINE-MANHOLE & CLEANOUT | SANITARY SEWER LINE-MANHOLE & CLEANOUT |
| SANITARY SEWER LINE OVER 24"DIAMETER | SANITARY SEWER LINE OVER 24"DIAMETER |
| SIDEWALK | SIDEWALK |
| SPOT ELEVATION | SPOT ELEVATION |
| STORM DRAIN LINE-MANHOLE & CATCH BASIN | STORM DRAIN LINE-MANHOLE & CATCH BASIN |
| STORM DRAIN LINE OVER 24"DIAMETER | STORM DRAIN LINE OVER 24"DIAMETER |
| STREET LIGHT CONDUIT LINE | STREET LIGHT CONDUIT LINE |
| TELEPHONE LINE | TELEPHONE LINE |
| CABLE TELEVISION LINE | CABLE TELEVISION LINE |
| TREE/BRUSH CANOPY | TREE/BRUSH CANOPY |
| TOP OF BANK | TOP OF BANK |
| TOE OF BANK | TOE OF BANK |
| WATER LINE & VALVE | WATER LINE & VALVE |
| WATER LINE OVER 24"DIAMETER | WATER LINE OVER 24"DIAMETER |
| RECLAIMED WATER LINE & VALVE | RECLAIMED WATER LINE & VALVE |
| RECLAIMED WATER LINE OVER 24"DIAMETER | RECLAIMED WATER LINE OVER 24"DIAMETER |
| TRAFFIC SIGNAL | TRAFFIC SIGNAL |
| ANODE | ANODE |
| AREA DRAIN | AREA DRAIN |
| BOLLARD (UNLESS OTHERWISE NOTED) | BOLLARD (UNLESS OTHERWISE NOTED) |
| ELECTROLIER | ELECTROLIER |
| FIRE DEPARTMENT CONNECTION | FIRE DEPARTMENT CONNECTION |
| FIRE HYDRANT | FIRE HYDRANT |
| POWER POLE/JOINT POLE | POWER POLE/JOINT POLE |
| TRANSFORMER | TRANSFORMER |
| TRAFFIC SIGN | TRAFFIC SIGN |
| WATER VALVE | WATER VALVE |
| TREE | TREE |
| UTILITY BOX | UTILITY BOX |
| UTILITY LINE MARKER | UTILITY LINE MARKER |

EXISTING CONDITIONS ABBREVIATIONS

- | | | | |
|------|--------------------------|------|-------------------------|
| AD | AREA DRAIN | R/W | RIGHT OF WAY |
| BLRD | BOLLARD | RWB | RECYCLED WATER BOX |
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| CO | CLEANOUT | SDMH | STORM DRAIN MANHOLE |
| DI | DRAIN INLET | SSCO | SANITARY SEWER CLEANOUT |
| EB | ELECTRIC BOX | SSMH | SANITARY SEWER MANHOLE |
| EP | EDGE OF PAVEMENT | SLB | STREET LIGHT BOX |
| EW | EDGE OF WALK | TC | TOP OF CURB |
| EV | ELECTRIC VAULT | TB | TELEPHONE BOX |
| FC | FACE OF CURB | TOE | TOE OF BANK |
| FL | FLOWLINE | TOP | TOP OF BANK |
| GB | GRADE BREAK | TWH | TELEPHONE MANHOLE |
| GLM | GAS LINE MARKER | TYP. | TYPICAL |
| L/S | LANDSCAPE | UB | UTILITY BOX |
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SHEET TITLE

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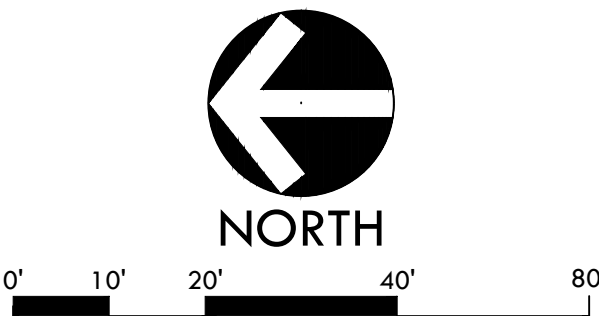
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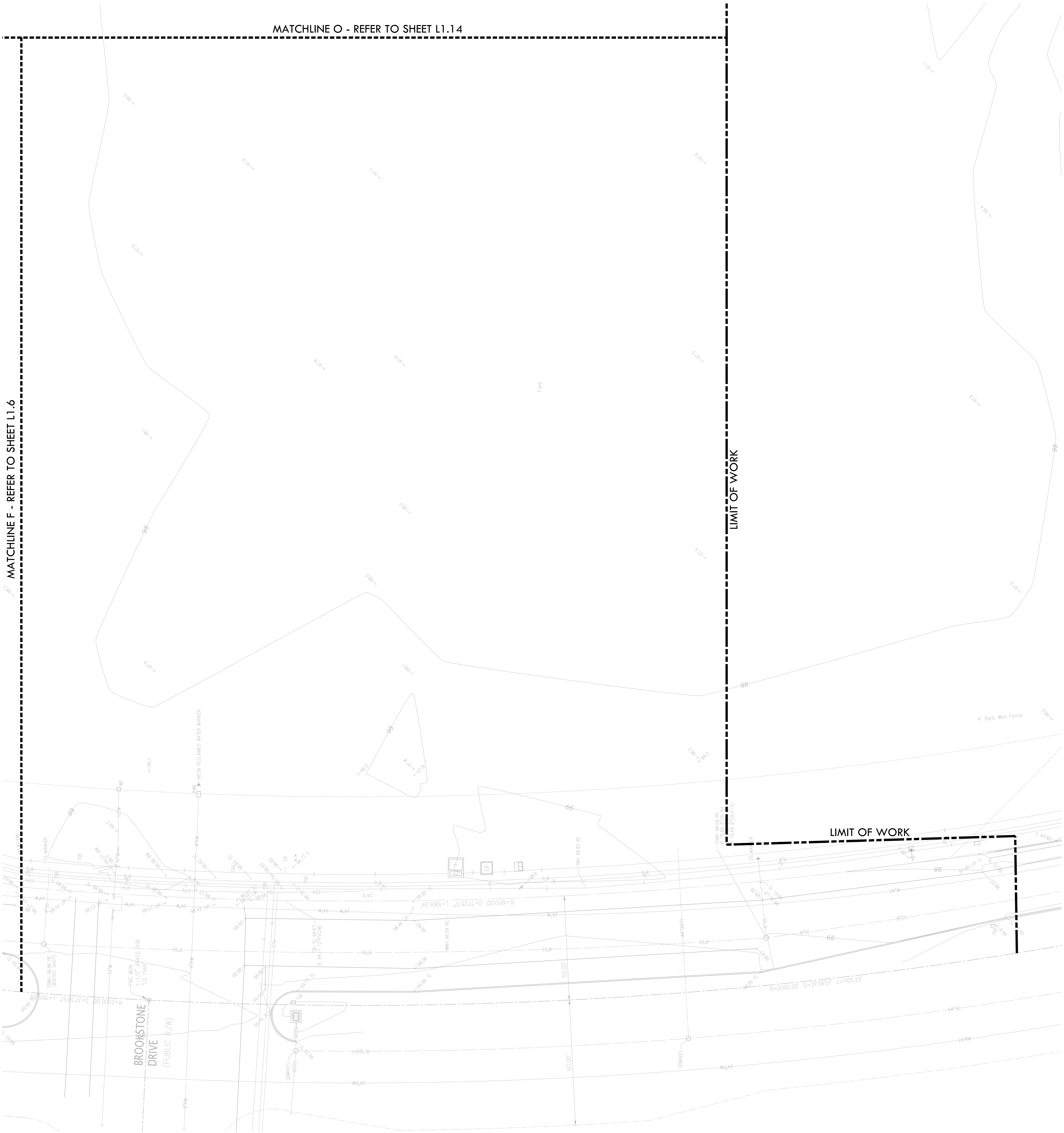
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04/29/2022	1"=20'-0"
PROJ. NO.	2103800
SHEET NO.	L1.6

EXISTING CONDITIONS PLAN

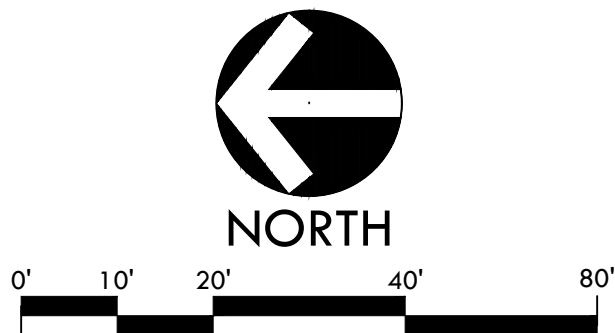
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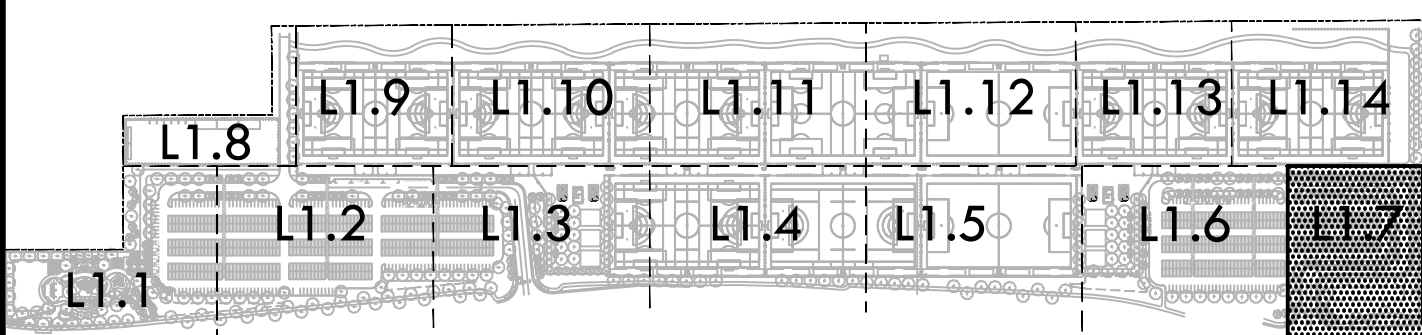
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SIDEWALK	SIDEWALK
SPOT ELEVATION	SPOT ELEVATION
STORM DRAIN LINE-MANHOLE & CATCH BASIN	STORM DRAIN LINE-MANHOLE & CATCH BASIN
STORM DRAIN LINE-MANHOLE & CATCH BASIN	STORM DRAIN LINE-MANHOLE & CATCH BASIN
STORM DRAIN LINE OVER 24"DIAMETER	STORM DRAIN LINE OVER 24"DIAMETER
STREET LIGHT CONDUIT LINE	STREET LIGHT CONDUIT LINE
TELEPHONE LINE	TELEPHONE LINE
CABLE TELEVISION LINE	CABLE TELEVISION LINE
TREE/BRUSH CANOPY	TREE/BRUSH CANOPY
TOP OF BANK	TOP OF BANK
TOE OF BANK	TOE OF BANK
WATER LINE & VALVE	WATER LINE & VALVE
WATER LINE OVER 24"DIAMETER	WATER LINE OVER 24"DIAMETER
RECLAIMED WATER LINE & VALVE	RECLAIMED WATER LINE & VALVE
RECLAIMED WATER LINE OVER 24"DIAMETER	RECLAIMED WATER LINE OVER 24"DIAMETER
TRAFFIC SIGNAL	TRAFFIC SIGNAL
ANODE	ANODE
AREA DRAIN	AREA DRAIN
BOLLARD (UNLESS OTHERWISE NOTED)	BOLLARD (UNLESS OTHERWISE NOTED)
ELECTROLIER	ELECTROLIER
FIRE DEPARTMENT CONNECTION	FIRE DEPARTMENT CONNECTION
FIRE HYDRANT	FIRE HYDRANT
POWER POLE/JOINT POLE	POWER POLE/JOINT POLE
TRANSFORMER	TRANSFORMER
TRAFFIC SIGN	TRAFFIC SIGN
WATER VALVE	WATER VALVE
TREE	TREE
UTILITY BOX	UTILITY BOX
UTILITY LINE MARKER	UTILITY LINE MARKER

EXISTING CONDITIONS ABBREVIATIONS

AD	AREA DRAIN	R/W	RIGHT OF WAY
BLRD	BOLLARD	RWB	RECYCLED WATER BOX
BW	BACK OF WALK	RE	REIN ELEVATION
C	CONCRETE	RWB	RECYCLED WATER BOX
CB	CATCH BASIN	RWMH	RECYCLED WATER MANHOLE
CLF	CHAIN LINK FENCE	RWV	RECYCLED WATER VALVE
CMP	CORRUGATED METAL PIPE	SD	STORM DRAIN
CO	CLEANOUT	SDMH	STORM DRAIN MANHOLE
DI	DRAIN INLET	SSCO	SANITARY SEWER CLEANOUT
EB	ELECTRIC BOX	SSMH	SANITARY SEWER MANHOLE
EP	EDGE OF PAVEMENT	SLB	STREET LIGHT BOX
EW	EDGE OF WALK	TC	TELEPHONE
EV	ELECTRIC VAULT	TB	TOP OF CURB
FC	FACE OF CURB	TOE	TELEPHONE BOX
FL	FLOWLINE	TOE	TOE OF BANK
GB	GRADE BREAK	TOP	TOP OF BANK
GLM	GAS LINE MARKER	TMH	TELEPHONE MANHOLE
L/S	LANDSCAPE	TYP.	TYPICAL
MON	MONUMENT	UB	UTILITY BOX
P	PAVEMENT	VG	VALLEY GUTTER
PP	POWER POLE	VCP	VERTIFIED CLAY PIPE
(P)	PER PLAN	WB	WATER BOX
PVC	POLYVINYL CHLORIDE	WM	WATER METER
RCP	REINFORCED CONCRETE PIPE	WR	WATER RISER

KEY MAP



VERDE DESIGN
LANDSCAPE ARCHITECTURE
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CONSULTANT

KIER+WRIGHT



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www.kierwright.com

2850 Collier Canyon Road
Livermore, CA 94551

SHEET TITLE

**EXISTING
CONDITIONS
PLAN**

PROJECT NAME

**ROSEVILLE
SOCCER COMPLEX**

PROJECT ADDRESS

**2600 WESTBROOK BLVD
ROSEVILLE, CA 95747**

SUBMITTAL

DATE

30% SUBMITTAL

04/29/22

NO.

REVISIONS

DATE



DRAWN BY

CHECKED BY

DATE ISSUED

SCALE

04/29/2022

1"=20'-0"

PROJ. NO.

2103800

SHEET NO.

L1.7

EXISTING CONDITIONS PLAN

DRAWING NAME: Y:\Projects-FO\2021\2103800 - Roseville 6 Soccer Complex\CAD\EXC-RSC.dwg
PLOT DATE: 06-24-22 PLOTTED BY: station46



8. THIS MAP HAS BEEN PRODUCED ACCORDING TO PROCEDURES THAT COMPLY WITH NATIONAL STANDARD FOR SPATIAL ACCURACY (NSSDA) FOR A CONTOUR INTERVAL OF 1-FOOT AND A MAP SCALE OF 1"=40'. CONTOURS WITHIN VEGETATED AREAS AND SHADOW OUTLINED AREA MAY NOT MEET MAPPING STANDARDS AND SHOULD BE FIELD CHECKED. THIS COMPUTER PLOTTED MAP WAS GENERATED BY PHOTOGRAMMETRIC METHODS BY KIER+WRIGHT. JOB NUMBER A21651. DATE OF PHOTOGRAPHY AUGUST 2, 2021.

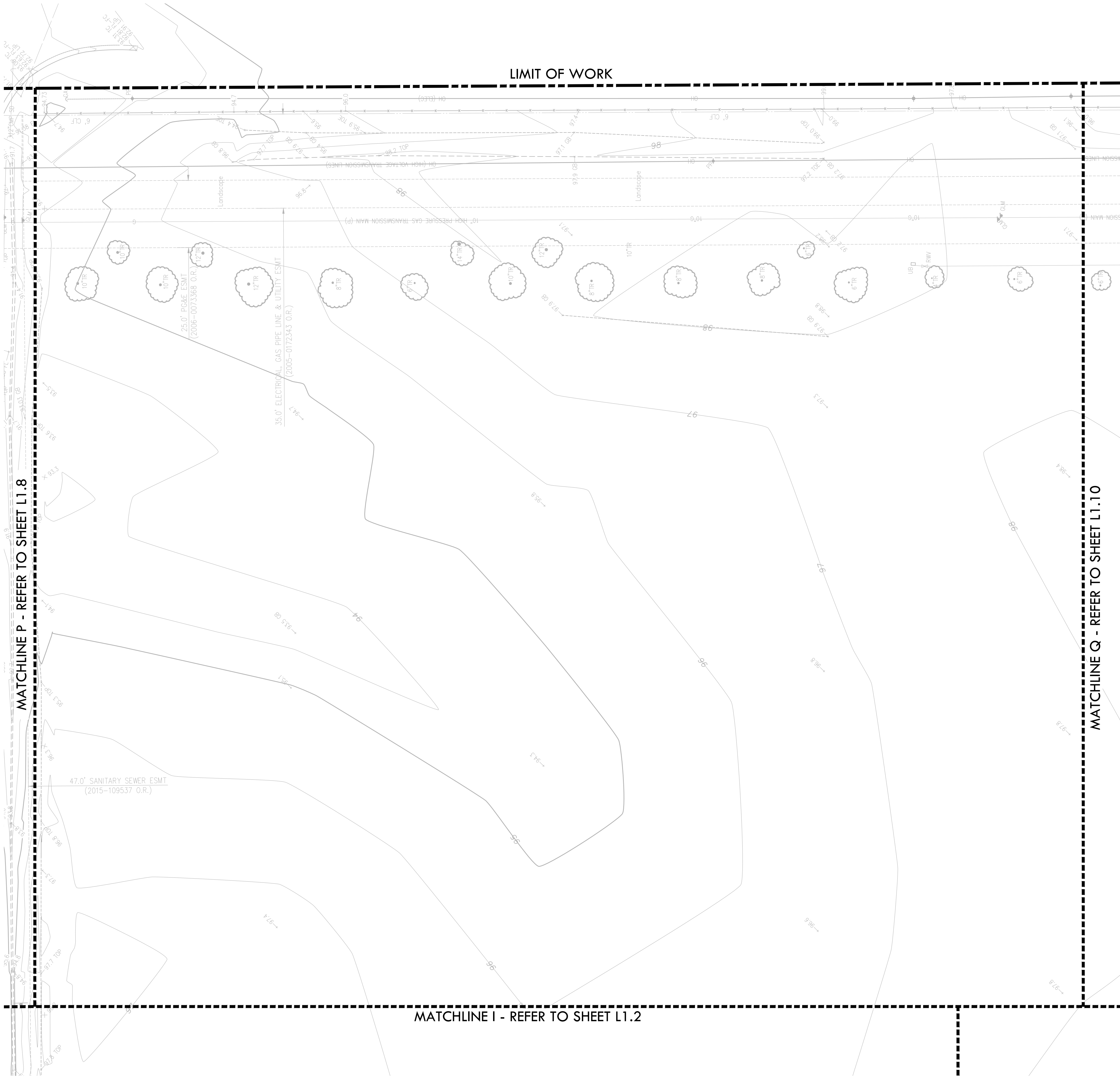
Cable Television
Concrete Curb
Concrete Curb & Gutter
Major Contour Line
Minor Contour Line
Edge of Pavement
Electric Line
Fence Line
Fiber Optics Line
Fire Service Line & Valve
Gas Line-Valve & Meter
Joint Trench Line
Lot Line
Monument/Monument Line
Overhead Power Line
Property Line
Sanitary Sewer Line-Manhole & Cleanout
Sanitary Sewer Line Over 24" Diameter
Sidewalk
Spot Elevation
Storm Drain Line-Manhole & Catch Basin
Storm Drain Line-Manhole & Catch Basin
Storm Drain Line Over 24" Diameter
Street Light Conduit Line
Telephone Line
Cable Television Line
Tree/Brush Canopy
Top of Bank
Toe of Bank
Water Line & Valve
Water Line Over 24" Diameter
Reclaimed Water Line & Valve
Reclaimed Water Line Over 24" Diameter
Traffic Signal
Anode
Area Drain
Bollard (Unless Otherwise Noted)
Electrolier
Fire Department Connection
Fire Hydrant
Power Pole/Joint Pole
Transformer
Traffic Sign
Water Valve
Tree
Utility Box
Utility Line Marker

AD	AREA DRAIN	R/W	RIGHT OF WAY
BLRD	BOLLARD	RWB	RECYCLED WATER BOX
BW	BACK OF WALK	RE	RIN ELEVATION
C	CONCRETE	RWB	RECYCLED WATER BOX
CB	CATCH BASIN	RMH	RECYCLED WATER MANHOLE
CLF	CHAIN LINK FENCE	R/W	RECYCLED WATER VALVE
CMP	CORRUGATED METAL PIPE	SD	STORM DRAIN
CO	CLEANOUT	SDM	STORM DRAIN MANHOLE
DI	DRAIN INLET	SSCO	SANITARY SEWER CLEANOUT
ED	ELECTRIC BOX	SSMH	SANITARY SEWER MANHOLE
EW	EDGE OF PAVEMENT	SLB	STREET LIGHT BOX
EB	EDGE OF WALK		TELEPHONE
EV	ELECTRIC VAULT	TC	TOP OF CURB
FC	FACE OF CURB	TB	TELEPHONE BOX
FL	FLOWLINE	TOE	TOE OF BANK
GB	GRADE BREAK	TOP	TOP OF BANK
GLM	GAS LINE MARKER	TW	TELEPHONE MANHOLE
L/S	LANDSCAPE	TY	TYPICAL
MON	MONUMENT	UB	UTILITY BOX
P	PAVEMENT	VG	VALLEY GUTTER
PP	POWER POLE	VCP	VENTRIFIED CLAY PIPE
P(C)	PER PLAN	WB	WATER BOX
PVC	POLYVINYL CHLORIDE	WM	WATER METER
RCP	REINFORCED CONCRETE PIPE	WR	WATER RISER



EXISTING CONDITIONS PLAN

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AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.
FEMA BASE FLOOD ELEVATIONS ARE BASED ON NAVD88 DATUM.
- BENCHMARK: CITY BM 129
3-1/4" BRASS DISK STAMPED 2018 PLS 8278, LOCATED ON THE NORTHEAST ANGLE POINT OF THE CON/SPAN ON THE EAST SIDE OF WESTBROOK BLVD. BEING APPROX. 200 FEET NORTH OF THE INTERSECTION WITH PLEASANT GROVE BLVD.
ELEVATION = 96.120 (NAVD88)
- BASIS OF BEARINGS:
THE BEARING OF NORTH 05° 12' 11" WEST TAKEN ON THE MONUMENT LINE OF WESTBROOK BOULEVARD AS SHOWN ON THAT CERTAIN SUBDIVISION MAP, NUMBER 000176 FILED FOR RECORD ON AUGUST 16, 2013, IN BOOK CC OF MAPS AT PAGE 53, OFFICIAL RECORDS OF PLACER COUNTY WAS TAKEN AS THE BASIS FOR ALL BEARINGS SHOWN HEREON.
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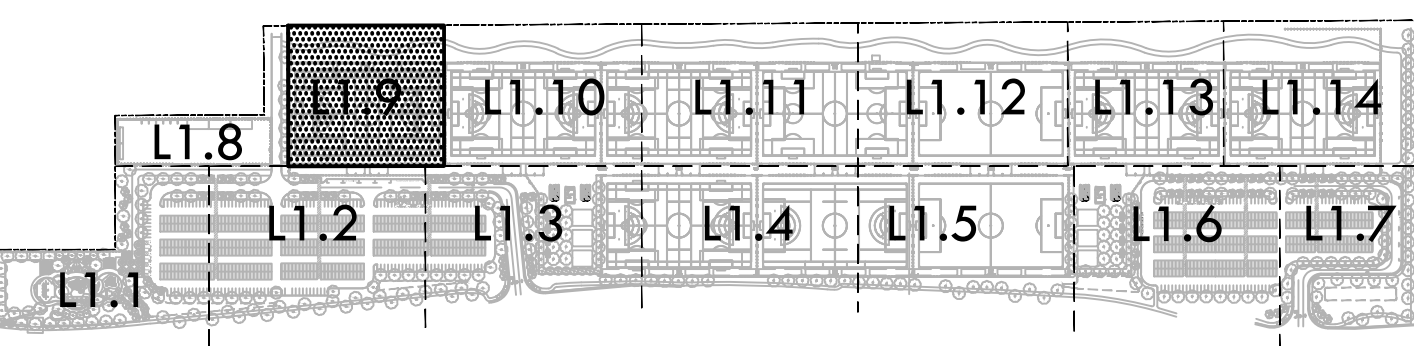
EXISTING CONDITIONS LEGEND

CTV	CABLE TELEVISION
CONCRETE CURB	CONCRETE CURB
CONCRETE CURB & GUTTER	CONCRETE CURB & GUTTER
MAJOR CONTOUR LINE	MAJOR CONTOUR LINE
MINOR CONTOUR LINE	MINOR CONTOUR LINE
EDGE OF PAVEMENT	EDGE OF PAVEMENT
ELECTRIC LINE	ELECTRIC LINE
FENCE LINE	FENCE LINE
FIBER OPTICS LINE	FIBER OPTICS LINE
FIRE SERVICE LINE & VALVE	FIRE SERVICE LINE & VALVE
GAS LINE-VALVE & METER	GAS LINE-VALVE & METER
JOINT TRENCH LINE	JOINT TRENCH LINE
LOT LINE	LOT LINE
MONUMENT/MONUMENT LINE	MONUMENT/MONUMENT LINE
OVERHEAD POWER LINE	OVERHEAD POWER LINE
PROPERTY LINE	PROPERTY LINE
SANITARY SEWER LINE-MANHOLE & CLEANOUT	SANITARY SEWER LINE-MANHOLE & CLEANOUT
SANITARY SEWER LINE OVER 24"DIAMETER	SANITARY SEWER LINE OVER 24"DIAMETER
SIDEWALK	SIDEWALK
SPOT ELEVATION	SPOT ELEVATION
STORM DRAIN LINE-MANHOLE & CATCH BASIN	STORM DRAIN LINE-MANHOLE & CATCH BASIN
STORM DRAIN LINE OVER 24"DIAMETER	STORM DRAIN LINE OVER 24"DIAMETER
STREET LIGHT CONDUIT LINE	STREET LIGHT CONDUIT LINE
TELEPHONE LINE	TELEPHONE LINE
CABLE TELEVISION LINE	CABLE TELEVISION LINE
TREE/BRUSH CANOPY	TREE/BRUSH CANOPY
TOP OF BANK	TOP OF BANK
TOE OF BANK	TOE OF BANK
WATER LINE & VALVE	WATER LINE & VALVE
WATER LINE OVER 24"DIAMETER	WATER LINE OVER 24"DIAMETER
RECLAIMED WATER LINE & VALVE	RECLAIMED WATER LINE & VALVE
TRAFFIC SIGNAL	TRAFFIC SIGNAL
AREA DRAIN	AREA DRAIN
BOLLARD (UNLESS OTHERWISE NOTED)	BOLLARD (UNLESS OTHERWISE NOTED)
ELECTROLIER	ELECTROLIER
FIRE DEPARTMENT CONNECTION	FIRE DEPARTMENT CONNECTION
FIRE HYDRANT	FIRE HYDRANT
POWER POLE/JOINT POLE	POWER POLE/JOINT POLE
TRANSFORMER	TRANSFORMER
TRAFFIC SIGN	TRAFFIC SIGN
WATER VALVE	WATER VALVE
TREE	TREE
UTILITY BOX	UTILITY BOX
UTILITY LINE MARKER	UTILITY LINE MARKER

EXISTING CONDITIONS ABBREVIATIONS

AD	AREA DRAIN	R/W	RIGHT OF WAY
BLRD	BOLLARD	RWB	RECYCLED WATER BOX
BW	BACK OF WALK	RE	RIM ELEVATION
C	CONCRETE	RWB	RECYCLED WATER BOX
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EP	EDGE OF PAVEMENT	SLB	STREET LIGHT BOX
EW	EDGE OF WALK	TELEPHONE	TELEPHONE
EV	ELECTRIC VAULT	TC	TOP OF CURB
FC	FACE OF CURB	TB	TELEPHONE BOX
FL	FLOWLINE	TOE	TOE OF BANK
GB	GRADE BREAK	TOP	TOP OF BANK
GLM	GAS LINE MARKER	TMH	TELEPHONE MANHOLE
L/S	LANDSCAPE	TYP.	TYPICAL
MON	MONUMENT	UB	UTILITY BOX
P	PAVEMENT	VG	VALLEY GUTTER
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PVC	POLYVINYL CHLORIDE	WM	WATER METER
RCP	REINFORCED CONCRETE PIPE	WR	WATER RISER

KEY MAP



VERDE DESIGN
LANDSCAPE ARCHITECTURE
CIVIL ENGINEERING
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KIER+WRIGHT
Phone: (925) 245-8788
www.kierwright.com
2850 Collier Canyon Road
Livermore, CA 94551

SHEET TITLE
EXISTING CONDITIONS PLAN

PROJECT NAME
ROSEVILLE SOCCER COMPLEX

PROJECT ADDRESS
**2600 WESTBROOK BLVD
ROSEVILLE, CA 95747**

SUBMITTAL	DATE
30% SUBMITTAL	04/29/22

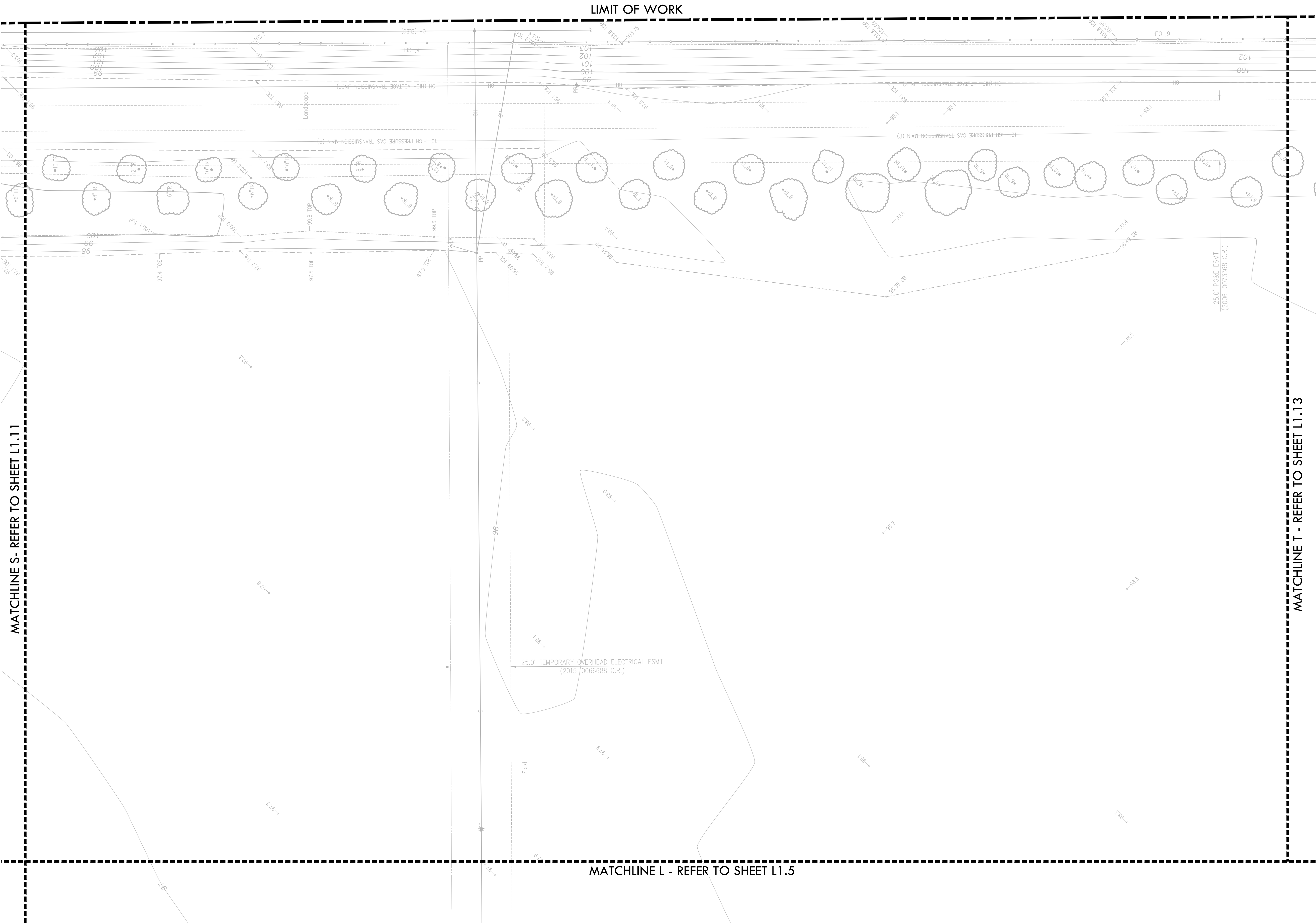
NO.	REVISIONS	DATE
1		
2		
3		
4		
5		

DRAWN BY
CHECKED BY
DATE ISSUED
04/29/2022
SCALE
1"=20'-0"
PROJ. NO.
2103800
SHEET NO.
L1.9

EXISTING CONDITIONS PLAN

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PROJECT NAME: Roseville Soccer Complex
PLOT DATE: 06-24-22
PLOT BY: station46



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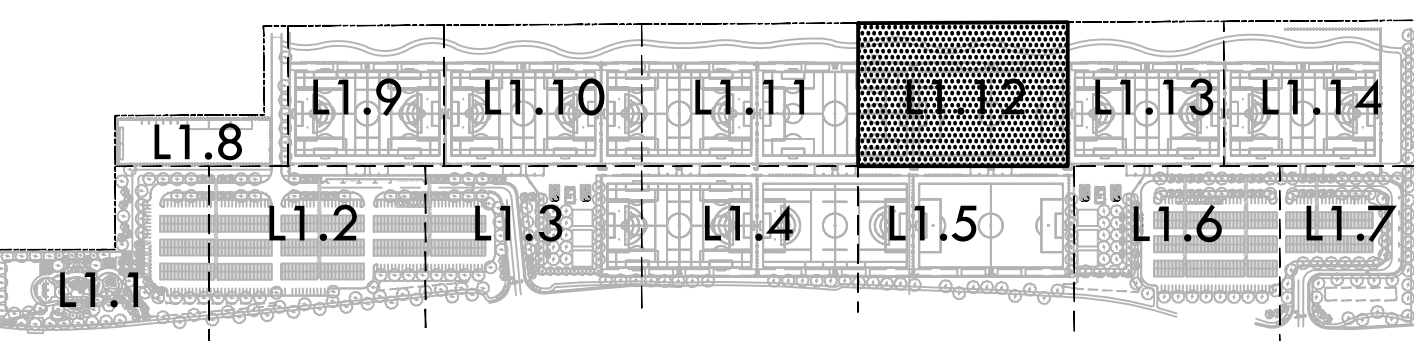
EXISTING CONDITIONS LEGEND

— CTV	CABLE TELEVISION
— CON	CONCRETE CURB
— CG	CONCRETE CURB & GUTTER
— 100	MAJOR CONTOUR LINE
— 101	MINOR CONTOUR LINE
— E	EDGE OF PAVEMENT
— F	ELECTRIC LINE
— FO	FENCE LINE
— FS	FIBER OPTICS LINE
— G	FIRE SERVICE LINE & VALVE
— JT	GAS LINE-VALVE & METER
— OH	JOINT TRENCH LINE
— SS	LOT LINE
— SS	MONUMENT/MONUMENT LINE
— SD	OVERHEAD POWER LINE
— SD	PROPERTY LINE
— SL	SANITARY SEWER LINE-MANHOLE & CLEANOUT
— T	SANITARY SEWER LINE OVER 24"DIAMETER
— CTV	SIDEWALK
— W	SPOT ELEVATION
— W	STORM DRAIN LINE-MANHOLE & CATCH BASIN
— RW	STORM DRAIN LINE-MANHOLE & CATCH BASIN
— FW	STORM DRAIN LINE OVER 24"DIAMETER
— TS	STREET LIGHT CONDUIT LINE
— AD	TELEPHONE LINE
— AD	CABLE TELEVISION LINE
— AD	TREE/BRUSH CANOPY
— AD	TOP OF BANK
— AD	TOE OF BANK
— AD	WATER LINE & VALVE
— AD	WATER LINE OVER 24"DIAMETER
— AD	RECLAIMED WATER LINE & VALVE
— AD	RECLAIMED WATER LINE OVER 24"DIAMETER
— AD	TRAFFIC SIGNAL
— AD	ANODE
— AD	AREA DRAIN
— AD	BOLLARD (UNLESS OTHERWISE NOTED)
— AD	ELECTROLIER
— AD	FIRE DEPARTMENT CONNECTION
— AD	FIRE HYDRANT
— AD	POWER POLE/JOINT POLE
— AD	TRANSFORMER
— AD	TRAFFIC SIGN
— AD	WATER VALVE
— AD	TREE
— AD	UTILITY BOX
— AD	UTILITY LINE MARKER

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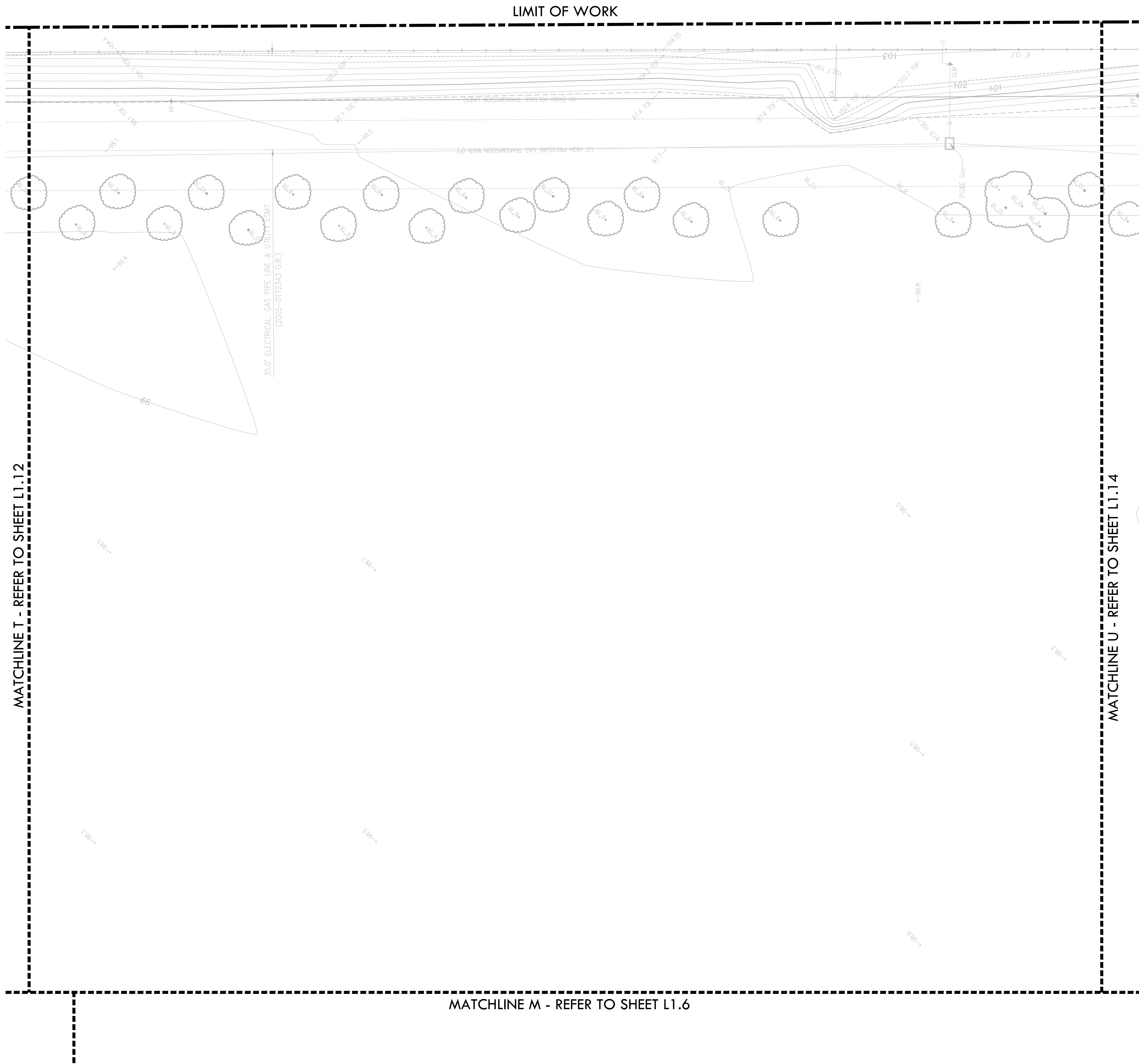
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2103800
SHEET NO.
L1.12
CHECKED BY
SCALE
1"=20'-0"

EXISTING CONDITIONS PLAN

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- ALL DISTANCES AND ELEVATIONS SHOWN HEREON ARE IN FEET AND DECIMALS THEREOF.
- THE TYPES, LOCATIONS, SIZES AND/OR DEPTHS OF EXISTING UNDERGROUND UTILITIES AS SHOWN ON THIS TOPOGRAPHIC SURVEY WERE OBTAINED FROM SOURCES OF VARYING RELIABILITY. THE CONTRACTOR IS CAUTIONED THAT ONLY ACTUAL EXCAVATION WILL REVEAL THE TYPES, EXTENT, SIZES, LOCATIONS AND DEPTHS OF SUCH UNDERGROUND UTILITIES. (A REASONABLE EFFORT HAS BEEN MADE TO LOCATE AND DELINEATE ALL KNOWN UNDERGROUND UTILITIES). HOWEVER, THE ENGINEER CAN ASSUME NO RESPONSIBILITY FOR THE COMPLETENESS OR ACCURACY OF ITS DELINEATION OF SUCH UNDERGROUND UTILITIES WHICH MAY BE ENCOUNTERED, BUT WHICH ARE NOT SHOWN ON THESE DRAWINGS.
- THE SUBJECT PROPERTY IS SHOWN ON THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP (FIRM) FOR PLACER COUNTY, CALIFORNIA, MAP NUMBER 06061C0920H FOR COMMUNITY NUMBER 060243 (CITY OF ROSEVILLE), WITH AN EFFECTIVE DATE OF NOVEMBER 2, 2018, AS BEING LOCATED IN FLOOD ZONE "X"(NO SCREEN).
- ACCORDING TO FEMA THE DEFINITION OF ZONE "X"(NO SCREEN) IS:
AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.
FEMA BASE FLOOD ELEVATIONS ARE BASED ON NAVD88 DATUM.
- BENCHMARK: CITY BM 129
3-1/4" BRASS DISK STAMPED 2018 PLS 8278, LOCATED ON THE NORTHEAST ANGLE POINT OF THE CON/SPAN ON THE EAST SIDE OF WESTBROOK BLVD. BEING APPROX. 200 FEET NORTH OF THE INTERSECTION WITH PLEASANT GROVE BLVD.
ELEVATION = 96.120 (NAVD88)
- BASIS OF BEARINGS:
THE BEARING OF NORTH 05° 12' 11" WEST TAKEN ON THE MONUMENT LINE OF WESTBROOK BOULEVARD AS SHOWN ON THAT CERTAIN SUBDIVISION MAP, NUMBER 000176 FILED FOR RECORD ON AUGUST 16, 2013, IN BOOK CC OF MAPS AT PAGE 53, OFFICIAL RECORDS OF PLACER COUNTY WAS TAKEN AS THE BASIS FOR ALL BEARINGS SHOWN HEREON.
- CORNER RECORD NOTE:
THE DEVELOPER AND/OR CONTRACTOR SHALL BE RESPONSIBLE FOR THE PREPARATION AND FILING OF PRE-CONSTRUCTION AND POST-CONSTRUCTION CORNER RECORDS FOR ANY MONUMENTS OR PROPERTY CORNERS SHOWN HEREON THAT MAY BE DESTROYED DURING IMPROVEMENTS TO THE SUBJECT PROPERTY AS DEFINED IN SECTION 8771(B) OF THE PROFESSIONAL LAND SURVEYORS ACT.
- THIS MAP HAS BEEN PRODUCED ACCORDING TO PROCEDURES THAT COMPLY WITH NATIONAL STANDARD FOR SPATIAL ACCURACY (NSSA) FOR A CONTOUR INTERVAL OF 1-FOOT AND A MAP SCALE OF 1"=40'. CONTOURS WITHIN VEGETATED AREAS AND SHADOW OUTLINED AREA MAY NOT MEET MAPPING STANDARDS AND SHOULD BE FIELD CHECKED. THIS COMPUTER PLOTTED MAP WAS GENERATED BY PHOTOGRAMMETRIC METHODS BY KIER+WRIGHT. JOB NUMBER A21651. DATE OF PHOTOGRAPHY AUGUST 2, 2021.

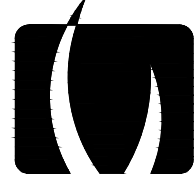
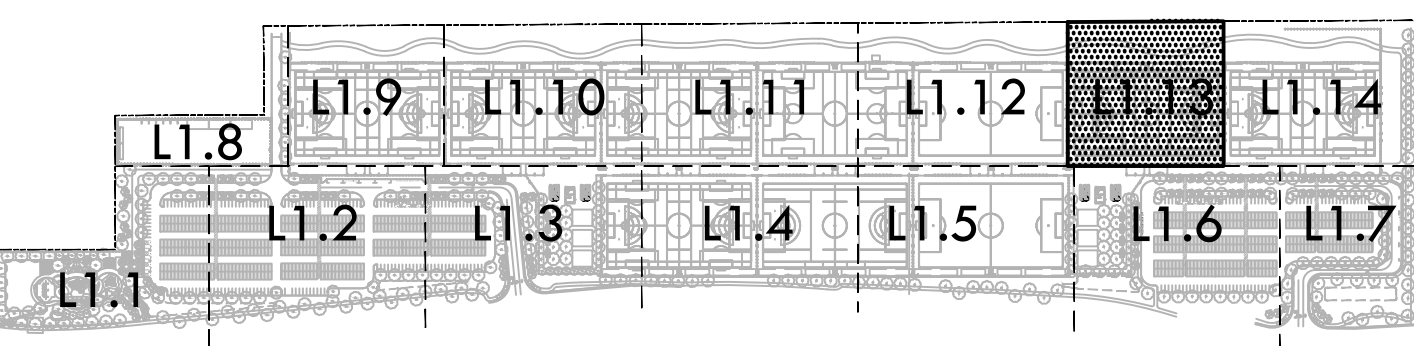
EXISTING CONDITIONS LEGEND

CTV	CABLE TELEVISION
CONCRETE CURB	CONCRETE CURB
CONCRETE CURB & GUTTER	CONCRETE CURB & GUTTER
MAJOR CONTOUR LINE	MAJOR CONTOUR LINE
MINOR CONTOUR LINE	MINOR CONTOUR LINE
EDGE OF PAVEMENT	EDGE OF PAVEMENT
ELECTRIC LINE	ELECTRIC LINE
FENCE LINE	FENCE LINE
FIBER OPTICS LINE	FIBER OPTICS LINE
FIRE SERVICE LINE & VALVE	FIRE SERVICE LINE & VALVE
GAS LINE-VALVE & METER	GAS LINE-VALVE & METER
JOINT TRENCH LINE	JOINT TRENCH LINE
LOT LINE	LOT LINE
MONUMENT/MONUMENT LINE	MONUMENT/MONUMENT LINE
OVERHEAD POWER LINE	OVERHEAD POWER LINE
PROPERTY LINE	PROPERTY LINE
SANITARY SEWER LINE-MANHOLE & CLEANOUT	SANITARY SEWER LINE-MANHOLE & CLEANOUT
SANITARY SEWER LINE OVER 24"DIAMETER	SANITARY SEWER LINE OVER 24"DIAMETER
SIDEWALK	SIDEWALK
SPOT ELEVATION	SPOT ELEVATION
STORM DRAIN LINE-MANHOLE & CATCH BASIN	STORM DRAIN LINE-MANHOLE & CATCH BASIN
STORM DRAIN LINE OVER 24"DIAMETER	STORM DRAIN LINE OVER 24"DIAMETER
STREET LIGHT CONDUIT LINE	STREET LIGHT CONDUIT LINE
TELEPHONE LINE	TELEPHONE LINE
CABLE TELEVISION LINE	CABLE TELEVISION LINE
TREE/BRUSH CANOPY	TREE/BRUSH CANOPY
TOE OF BANK	TOE OF BANK
WATER LINE & VALVE	WATER LINE & VALVE
WATER LINE OVER 24"DIAMETER	WATER LINE OVER 24"DIAMETER
RECLAIMED WATER LINE & VALVE	RECLAIMED WATER LINE & VALVE
TRAFFIC SIGNAL	TRAFFIC SIGNAL
AREA DRAIN	AREA DRAIN
BOLLARD (UNLESS OTHERWISE NOTED)	BOLLARD (UNLESS OTHERWISE NOTED)
ELECTROLIER	ELECTROLIER
FIRE DEPARTMENT CONNECTION	FIRE DEPARTMENT CONNECTION
FIRE HYDRANT	FIRE HYDRANT
POWER POLE/JOINT POLE	POWER POLE/JOINT POLE
TRANSFORMER	TRANSFORMER
TRAFFIC SIGN	TRAFFIC SIGN
WATER VALVE	WATER VALVE
TREE	TREE
UTILITY BOX	UTILITY BOX
UTILITY LINE MARKER	UTILITY LINE MARKER

EXISTING CONDITIONS ABBREVIATIONS

AD	AREA DRAIN	R/W	RIGHT OF WAY
BLRD	BOLLARD	RWB	RECYCLED WATER BOX
BW	BACK OF WALK	RE	RIM ELEVATION
C	CONCRETE	RWB	RECYCLED WATER BOX
CB	CATCH BASIN	RWMH	RECYCLED WATER MANHOLE
CLF	CHAIN LINK FENCE	RWV	RECYCLED WATER VALVE
CMP	CORRUGATED METAL PIPE	SD	STORM DRAIN
CO	CLEANOUT	SDMH	STORM DRAIN MANHOLE
DI	DRAIN INLET	SSCO	SANITARY SEWER CLEANOUT
EB	ELECTRIC BOX	SSMH	SANITARY SEWER MANHOLE
EP	EDGE OF PAVEMENT	SLB	STREET LIGHT BOX
EW	EDGE OF WALK	TC	TELEPHONE
EV	ELECTRIC VAULT	TC	TOP OF CURB
FC	FACE OF CURB	TB	TELEPHONE BOX
FL	FLOWLINE	TOE	TOE OF BANK
GB	GRADE BREAK	TOP	TOP OF BANK
GLM	GAS LINE MARKER	TMH	TELEPHONE MANHOLE
L/S	LANDSCAPE	TYP.	TYPICAL
MON	MONUMENT	UB	UTILITY BOX
P	PAVEMENT	VG	VALLEY GUTTER
PP	POWER POLE	VCP	VITRIFIED CLAY PIPE
(P)	PER PLAN	WB	WATER BOX
PVC	POLYVINYL CHLORIDE	WM	WATER METER
RCP	REINFORCED CONCRETE PIPE	WR	WATER RISER

KEY MAP



VERDE DESIGN
LANDSCAPE ARCHITECTURE
CIVIL ENGINEERING
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1843 Iron Point Rd, Suite 140
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STAMP



CONSULTANT

KIER+WRIGHT



Phone: (925) 245-8788
www.kierwright.com

2850 Collier Canyon Road
Livermore, CA 94551

SHEET TITLE

**EXISTING
CONDITIONS
PLAN**

PROJECT NAME

**ROSEVILLE
SOCCER COMPLEX**

PROJECT ADDRESS

**2600 WESTBROOK BLVD
ROSEVILLE, CA 95747**

SUBMITTAL

DATE

30% SUBMITTAL

04/29/22

NO.

REVISIONS

DATE

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DRAWN BY

CHECKED BY

DATE ISSUED

SCALE

04/29/2022

1"=20'-0"

PROJ. NO.

2103800

SHEET NO.

L1.13

EXISTING CONDITIONS PLAN

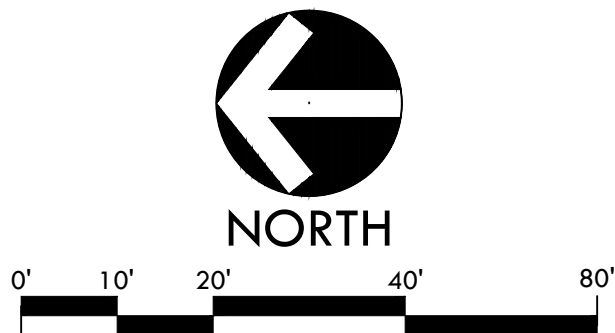
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MATCHLINE U - REFER TO SHEET L1.13

MATCHLINE N - REFER TO SHEET L1.6

MATCHLINE O - REFER TO SHEET L1.7

PREPARED BY ME OR UNDER MY SUPERVISION
CHRISTOPHER S. MARTIN, P.L.S. 9179
CMARTIN@KIERWRIGHT.COM



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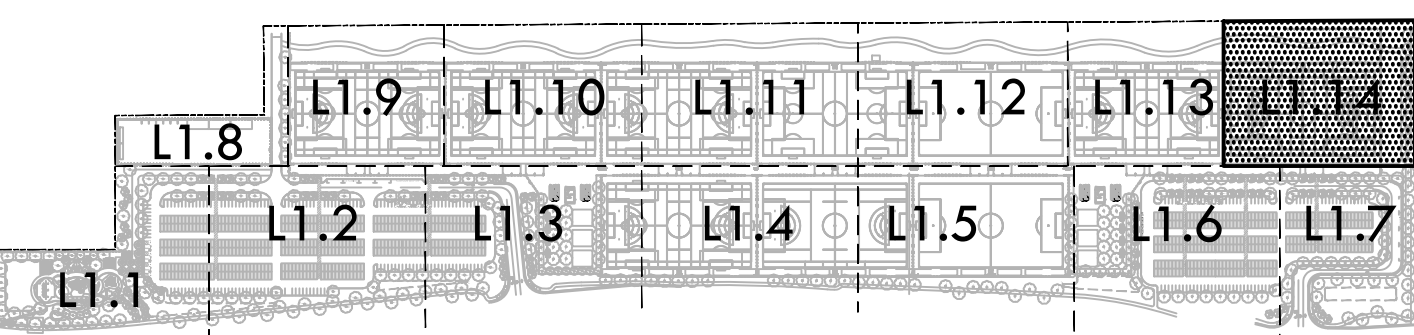
EXISTING CONDITIONS LEGEND

— CTV	CABLE TELEVISION
— CONCRETE CURB	CONCRETE CURB
— CONCRETE CURB & GUTTER	CONCRETE CURB & GUTTER
— MAJOR CONTOUR LINE	MAJOR CONTOUR LINE
— MINOR CONTOUR LINE	MINOR CONTOUR LINE
— E	EDGE OF PAVEMENT
— E	ELECTRIC LINE
— FENCE LINE	FENCE LINE
— FO	FIBER OPTICS LINE
— FS	FIRE SERVICE LINE & VALVE
— G	GAS LINE-VALVE & METER
— JT	JOINT TRENCH LINE
— LOT LINE	LOT LINE
— MONUMENT/MONUMENT LINE	MONUMENT/MONUMENT LINE
— OH	OVERHEAD POWER LINE
— PROPERTY LINE	PROPERTY LINE
— SS	SANITARY SEWER LINE-MANHOLE & CLEANOUT
— SS	SANITARY SEWER LINE OVER 24"DIAMETER
— SIDEWALK	SIDEWALK
— SPOT ELEVATION	SPOT ELEVATION
— SD	STORM DRAIN LINE-MANHOLE & CATCH BASIN
— SD	STORM DRAIN LINE-MANHOLE & CATCH BASIN
— SD	STORM DRAIN LINE OVER 24"DIAMETER
— SL	STREET LIGHT CONDUIT LINE
— T	TELEPHONE LINE
— CTV	CABLE TELEVISION LINE
— TREE/BRUSH CANOPY	TREE/BRUSH CANOPY
— TOP OF BANK	TOP OF BANK
— W	WATER LINE & VALVE
— W	WATER LINE OVER 24"DIAMETER
— RW	RECLAIMED WATER LINE & VALVE
— RW	RECLAIMED WATER LINE OVER 24"DIAMETER
— TS	TRAFFIC SIGNAL
— ANODE	ANODE
— AREA DRAIN	AREA DRAIN
— BOLLARD (UNLESS OTHERWISE NOTED)	BOLLARD (UNLESS OTHERWISE NOTED)
— ELECTROLIER	ELECTROLIER
— FIRE DEPARTMENT CONNECTION	FIRE DEPARTMENT CONNECTION
— FIRE HYDRANT	FIRE HYDRANT
— POWER POLE/JOINT POLE	POWER POLE/JOINT POLE
— TRANSFORMER	TRANSFORMER
— TRAFFIC SIGN	TRAFFIC SIGN
— WATER VALVE	WATER VALVE
— TREE	TREE
— UTILITY BOX	UTILITY BOX
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PVC	POLYVINYL CHLORIDE	WM	WATER METER
RCP	REINFORCED CONCRETE PIPE	WR	WATER RISER

KEY MAP



STAMP



CONSULTANT



SHEET TITLE

EXISTING
CONDITIONS
PLAN

PROJECT NAME

ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

SUBMITTAL

DATE

30% SUBMITTAL

04/29/22

NO.

REVISIONS

DATE

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DRAWN BY

CHECKED BY

DATE ISSUED

SCALE

PROJ. NO.

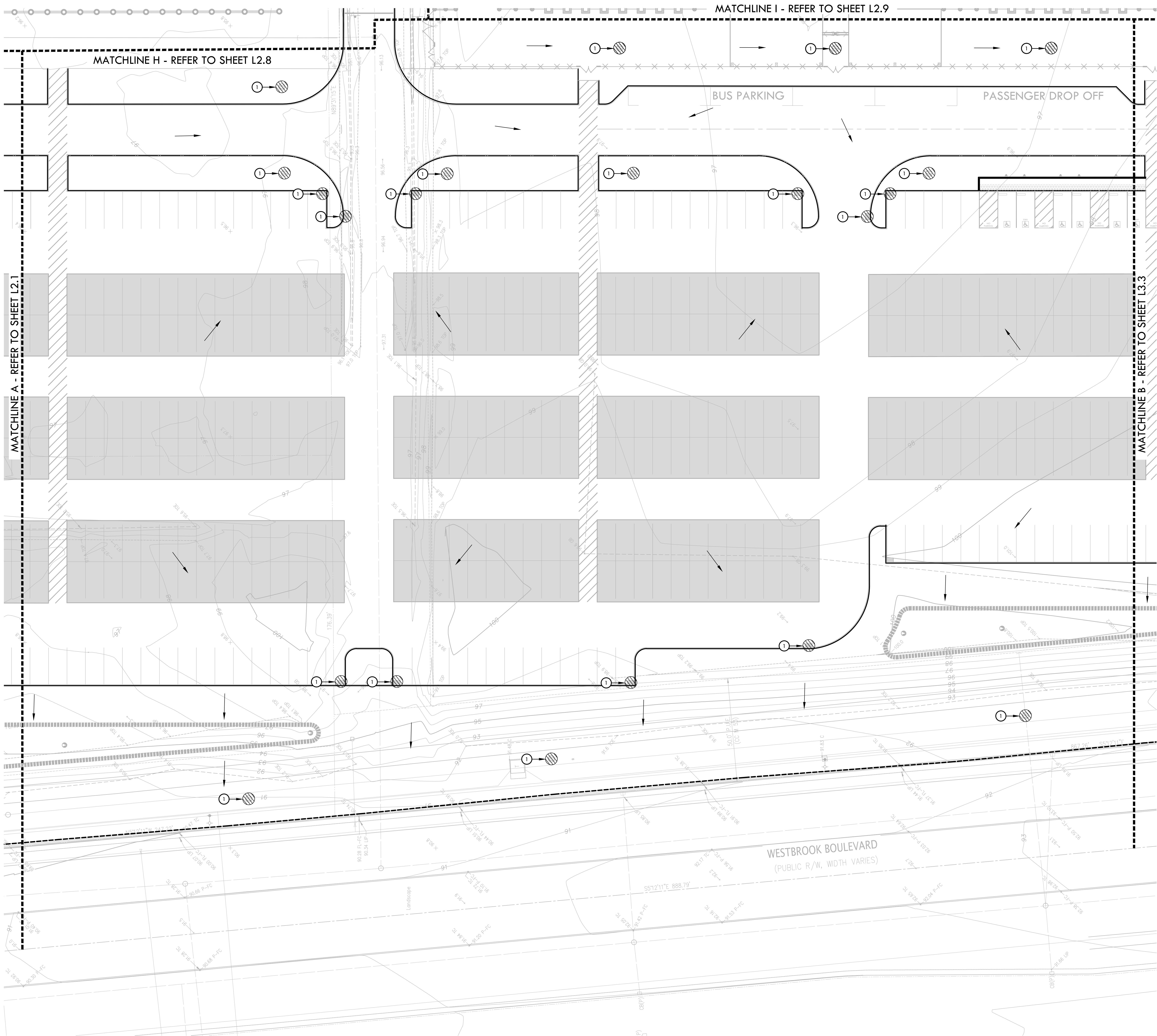
2103800

SHEET NO.

L1.14

EXISTING CONDITIONS PLAN

ALL CONSTRUCTION ACTIVITIES SHALL BE COMPLETED BY THE END OF THE FIRST WEEK OF CONSTRUCTION. THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL ADJACENT PROPERTIES AND TO ALL PUBLIC UTILITIES AT ALL TIMES. THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL ADJACENT PROPERTIES AND TO ALL PUBLIC UTILITIES AT ALL TIMES. THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL ADJACENT PROPERTIES AND TO ALL PUBLIC UTILITIES AT ALL TIMES.

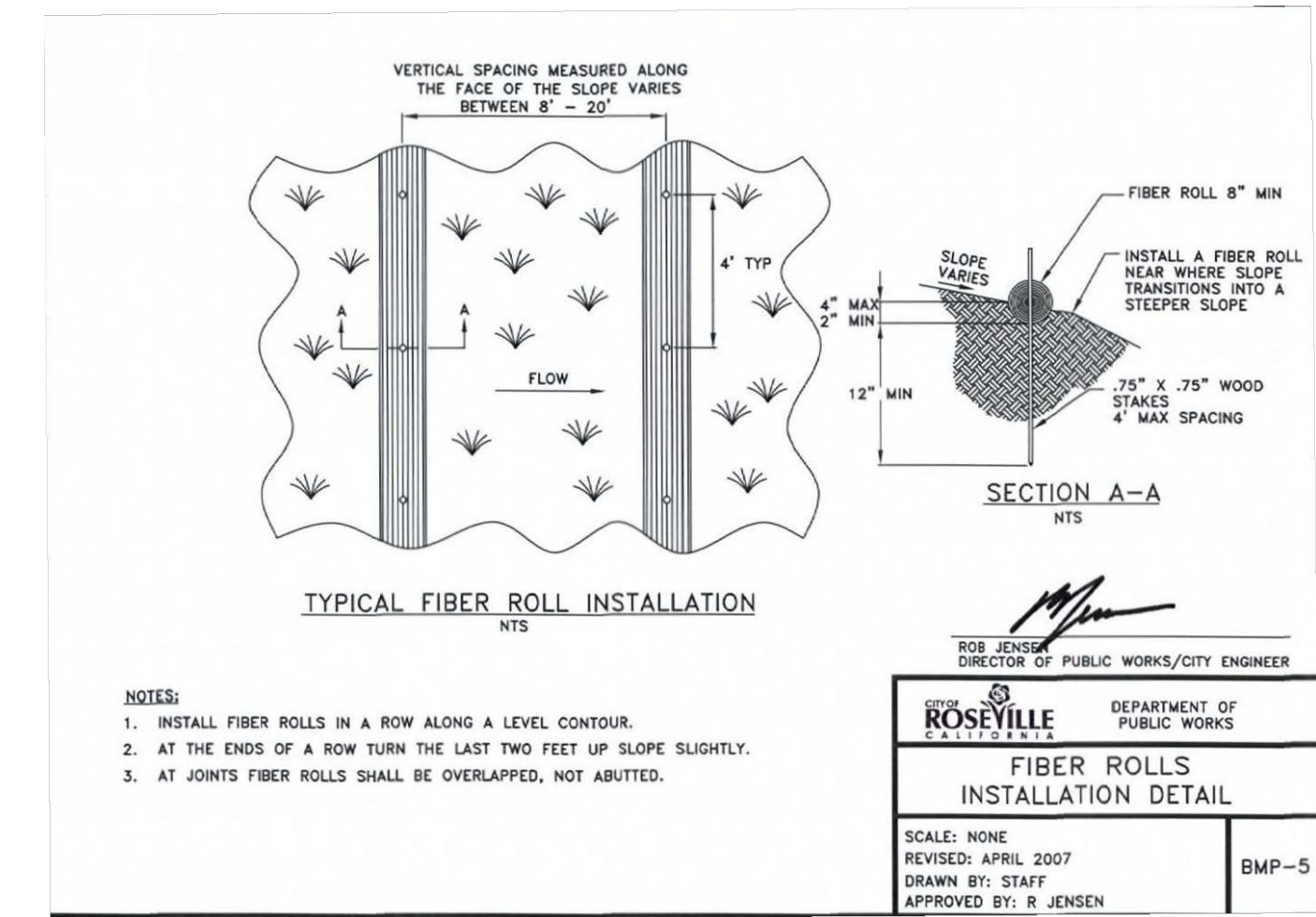


EROSION AND SEDIMENT CONTROL NOTES

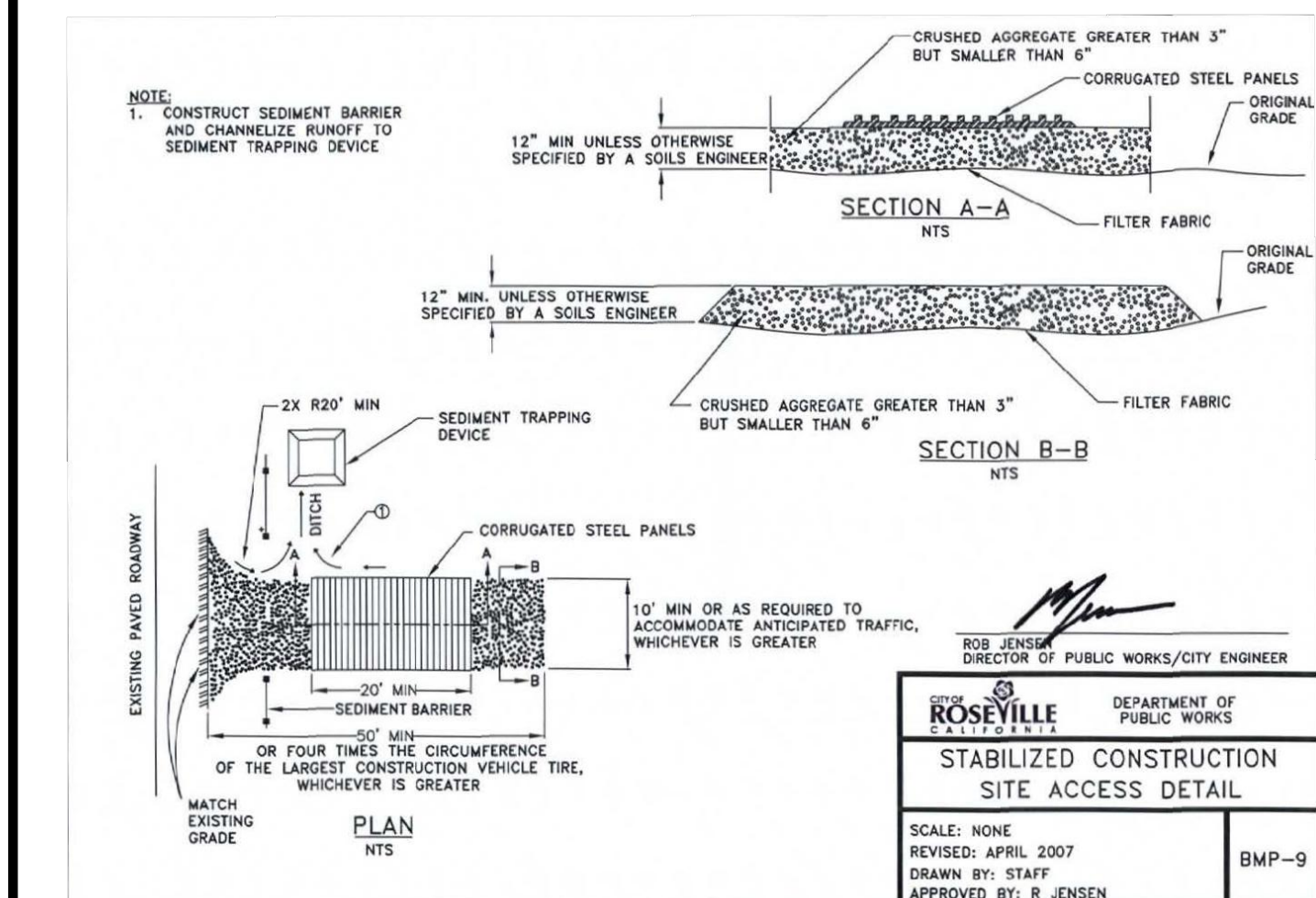
1. EROSION AND SEDIMENT CONTROL SHALL BE CONSTRUCTED DURING FIRST WEEK OF CONSTRUCTION.
2. EROSION AND SEDIMENT CONTROL SHALL REMAIN THROUGHOUT CONSTRUCTION AND BE REMOVED AND DISPOSED OF DURING MAINTENANCE PERIOD.
3. EROSION AND SEDIMENT CONTROL MAY BE ADJUSTED THROUGH CONSTRUCTION WITH APPROVAL OR AS DIRECTED BY OWNER'S REPRESENTATIVE.
4. CONTRACTOR SHALL SWEEP STREETS AND PARKING AREAS AFFECTED BY CONSTRUCTION WITH STREET SWEEPER AS REQUIRED TO KEEP PAVING CLEAN OF CONSTRUCTION DEBRIS.

EROSION AND SEDIMENT CONTROL LEGEND

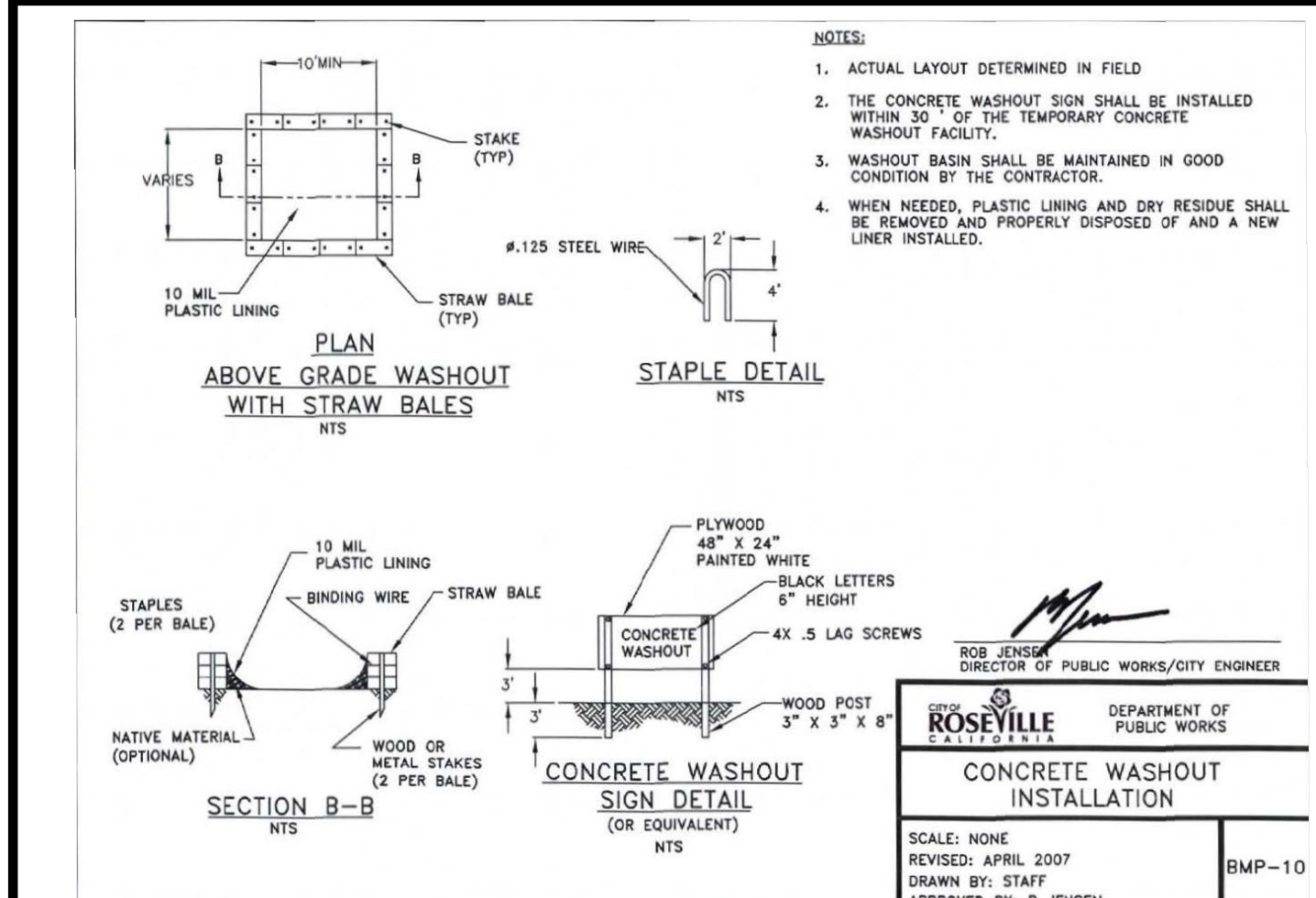
SYM.	DESCRIPTION	DET REF
①	FILTER FABRIC TO BE SECURELY ATTACHED TO DRAINAGE STRUCTURE TOP AND PERIMETER SILT FENCE	B/C (L2.1)
—	LIMIT OF WORK	A (L2.2)
—	FILTER ROLL BARRIER	C (L2.2)
—	CONSTRUCTION WASHOUT AREA - PROVIDE A WASHOUT BIN FOR CONSTRUCTION WASHOUT AND REMOVE AT END OF CONSTRUCTION.	B (L2.2)
—	CONSTRUCTION STAGING AREA	
—	STABILIZED CONSTRUCTION ENTRY	
→	DIRECTION OF SURFACE FLOW	



A FIBER ROLLS INSTALLATION (CITY OF ROSEVILLE STANDARD BMP-5) NTS

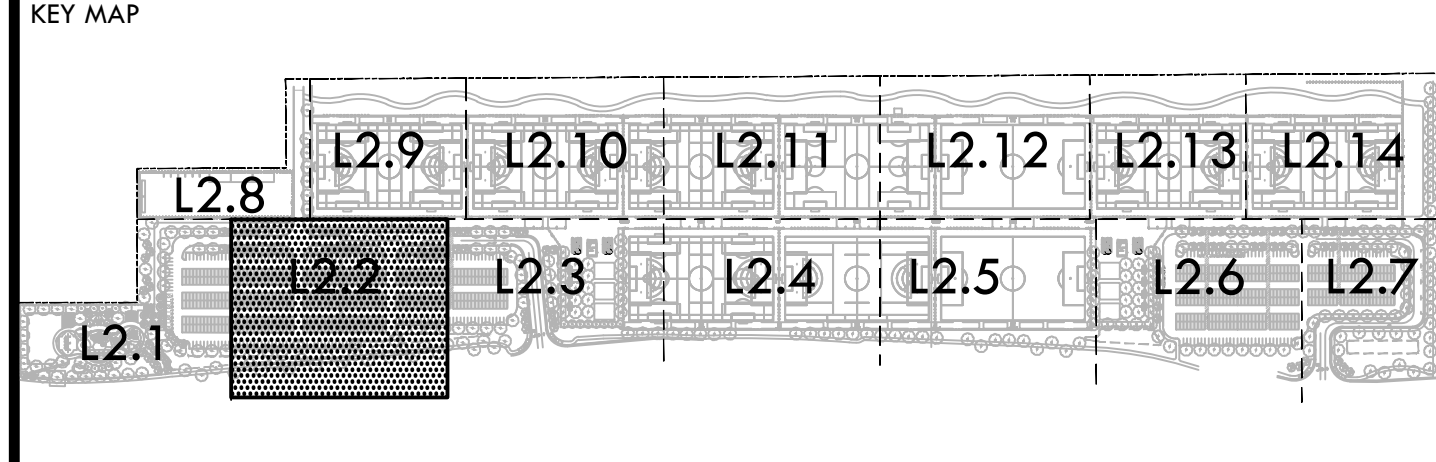


B STABILIZED CONSTRUCTION SITE ACCESS (CITY OF ROSEVILLE STANDARD BMP-9) NTS



C CONCRETE WASHOUT INSTALLATION (CITY OF ROSEVILLE STANDARD BMP-10) NTS

NO.	REVISIONS	DATE
1		
2		
3		
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6		
7		
8		
9		
10		



VERDE DESIGN
LANDSCAPE ARCHITECTURE
CIVIL ENGINEERING
SPORT PLANNING & DESIGN
1843 Iron Point Rd. Suite 140
Folsom, CA 95630
tel: 916.415.6554
fax: 916.415.6535
www.VerdeDesign.com

STAMP
REGISTERED LANDSCAPE ARCHITECT
No. 4089
EXPIRATION DATE: JULY 2023
Signature
STATE OF CALIFORNIA

CONSULTANT

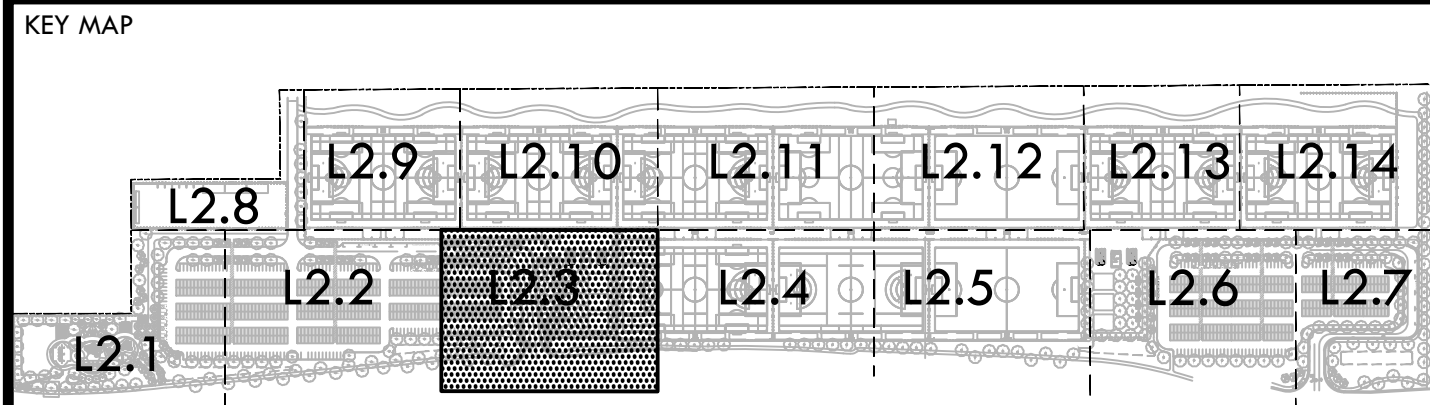
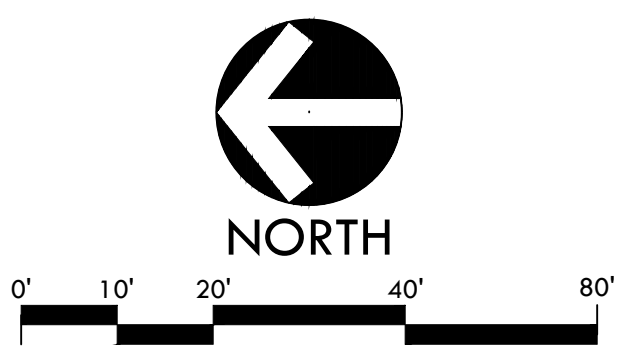
SHEET TITLE
EROSION AND SEDIMENT CONTROL PLAN

PROJECT NAME
ROSEVILLE SOCCER COMPLEX

PROJECT ADDRESS
**2600 WESTBROOK BLVD
ROSEVILLE, CA 95747**

SUBMITTAL	DATE
30% SUBMITTAL	04/29/22

DRAWN BY	CHECKED BY
DATE ISSUED 04/29/2022	SCALE 1"=20'-0"
PROJ. NO. 2103800	
SHEET NO. L2.2	

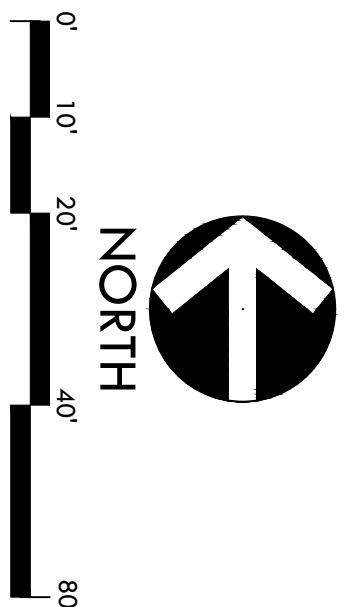


EROSION AND SEDIMENT CONTROL PLAN

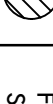
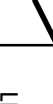




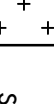
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PLOT DATE: 04-28-22 PLOTTED BY: station46



1. BRIDGEMAN AND SEDIMENT CONTROL SHALL BE CONSTRUCTED DURING FIRST WEEK OF CONSTRUCTION.
2. BRIDGEMAN AND SEDIMENT CONTROLS SHALL REMAIN THROUGHOUT CONSTRUCTION AND BE REMOVED AND DISPOSED OF DURING MAINTENANCE PERIOD.
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SYMBOL	DESCRIPTION	DEF. REF.
	FILTER FABRIC TO BE SECURELY ATTACHED TO DRAINAGE STRUCTURE TOP AND PERIMETER SILL FENCE	S/C (1.2.1)
	LIMIT OF WORK	
	FILTER ROLL BARRIER	A (1.2.2)
	CONSTRUCTION WASHOUT AREA. PROVIDE A WASHOUT BIN FOR CONSTRUCTION WASHOUT AND REMOVE AT END OF CONSTRUCTION.	C (1.2.3)
	CONSTRUCTION STAGING AREA	
	STABILIZED CONSTRUCTION ENTRY	B (1.2.4)
	DIRECTION OF SURFACE FLOW	

VERDE DESIGN
LANDSCAPE ARCHITECTURE
CIVIL ENGINEERING
SPORT PLANNING & DESIGN

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Folsom, CA 95630
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fax: 916.415.6575
www.VerdeDesignInc.com

EROSION AND SEDIMENT CONTROL LEGEND

SHEET TITLE	EROSION AND SEDIMENT CONTROL PLAN					
PROJECT NAME	ROSEVILLE SOCCER COMPLEX					
PROJECT ADDRESS	2600 WESTBROOK BLVD ROSEVILLE, CA 95747					
SUBMITTAL		DATE				
30% SUBMITTAL		04/29/22				
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PROJ. NO.	2103800					
SHEET NO.						

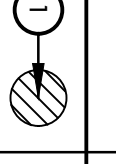
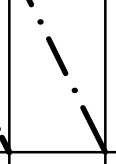

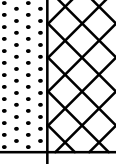
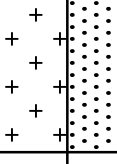
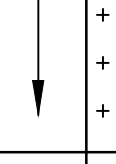
EROSION AND SEDIMENT CONTROL NOTES

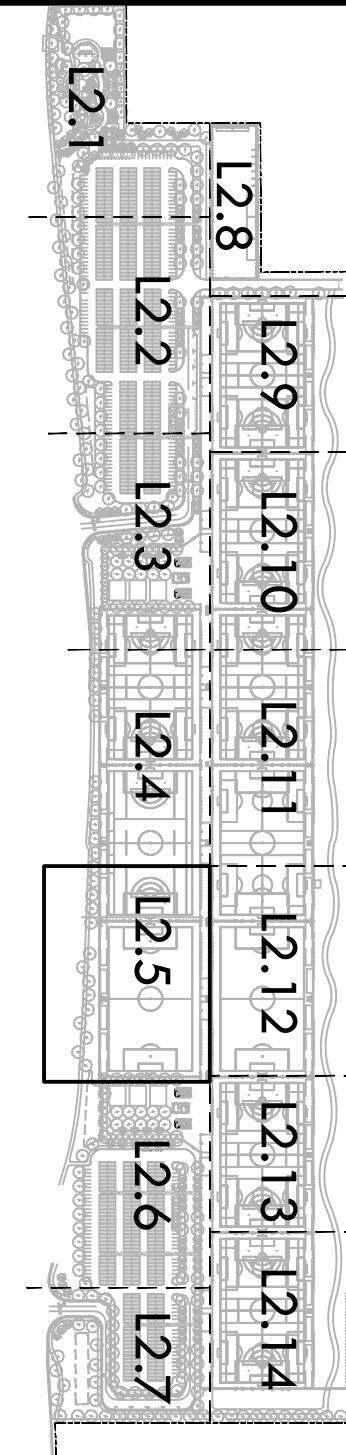
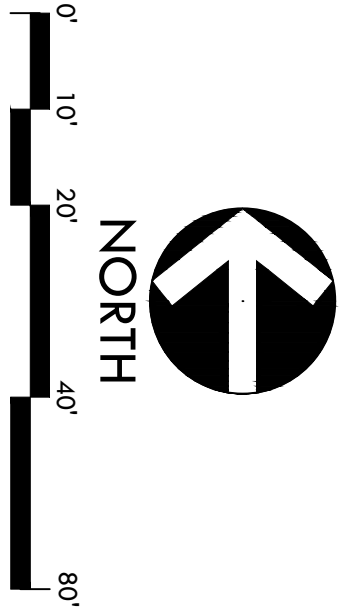
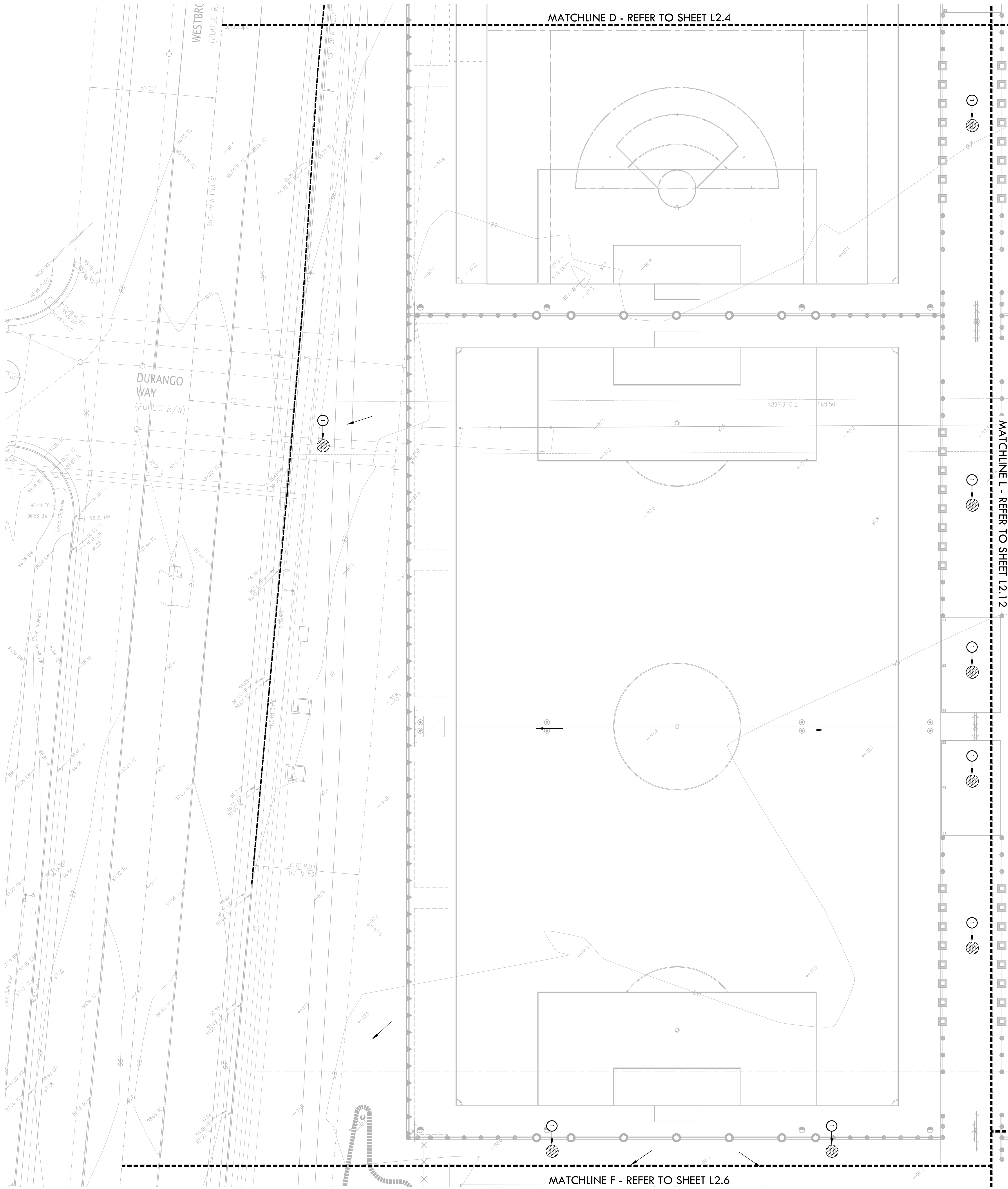
1. EROSION AND SEDIMENT CONTROL SHALL BE CONSTRUCTED DURING FIRST WEEK OF CONSTRUCTION.
2. EROSION AND SEDIMENT CONTROL SHALL REMAIN THROUGHOUT CONSTRUCTION AND BE REMOVED AND DISPOSED OF DURING MAINTENANCE PERIOD.
3. EROSION AND SEDIMENT CONTROL MAY BE ADJUSTED THROUGH CONSTRUCTION WITH APPROVAL OR AS DIRECTED BY OWNER'S REPRESENTATIVE.
4. CONTRACTOR SHALL SWEEP STREETS AND PARKING AREAS AFFECTED BY CONSTRUCTION WITH STREET SWEEPERS AS REQUIRED TO KEEP PAVING CLEAN OF CONSTRUCTION DEBRIS.



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EROSION AND SEDIMENT CONTROL LEGEND

SYMBOL	DESCRIPTION	DET	REF	STAMP
	FILTER FABRIC TO BE SECURELY ATTACHED TO DRAINAGE STRUCTURE TOP AND PERIMETER SLOPE	A.1	12.1	
	LIMIT OF WORK	A.2	12.2	
	FILTER ROLL BARRIER	B.1	12.2	
	CONSTRUCTION WASHOUT AREA - PROVIDE A WASHOUT BIN FOR CONSTRUCTION WASHOUT AND REMOVE AT END OF CONSTRUCTION	C.1	12.2	
	CONSTRUCTION STAGING AREA	B.2	12.2	
	DIRECTION OF SURFACE FLOW			



SHEET TITLE
EROSION AND SEDIMENT CONTROL PLAN

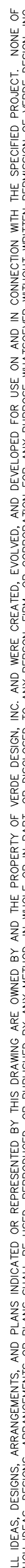
PROJECT NAME
ROSEVILLE SOCCER COMPLEX

PROJECT ADDRESS
**2600 WESTBROOK BLVD
ROSEVILLE, CA 95747**

SUBMITTAL	DATE
30% SUBMITTAL	04/29/22

NO.	REVISIONS	DATE
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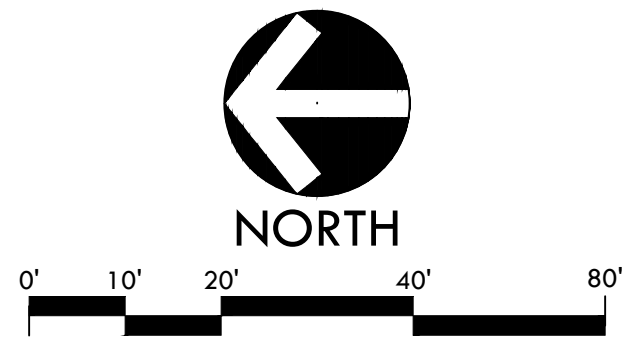
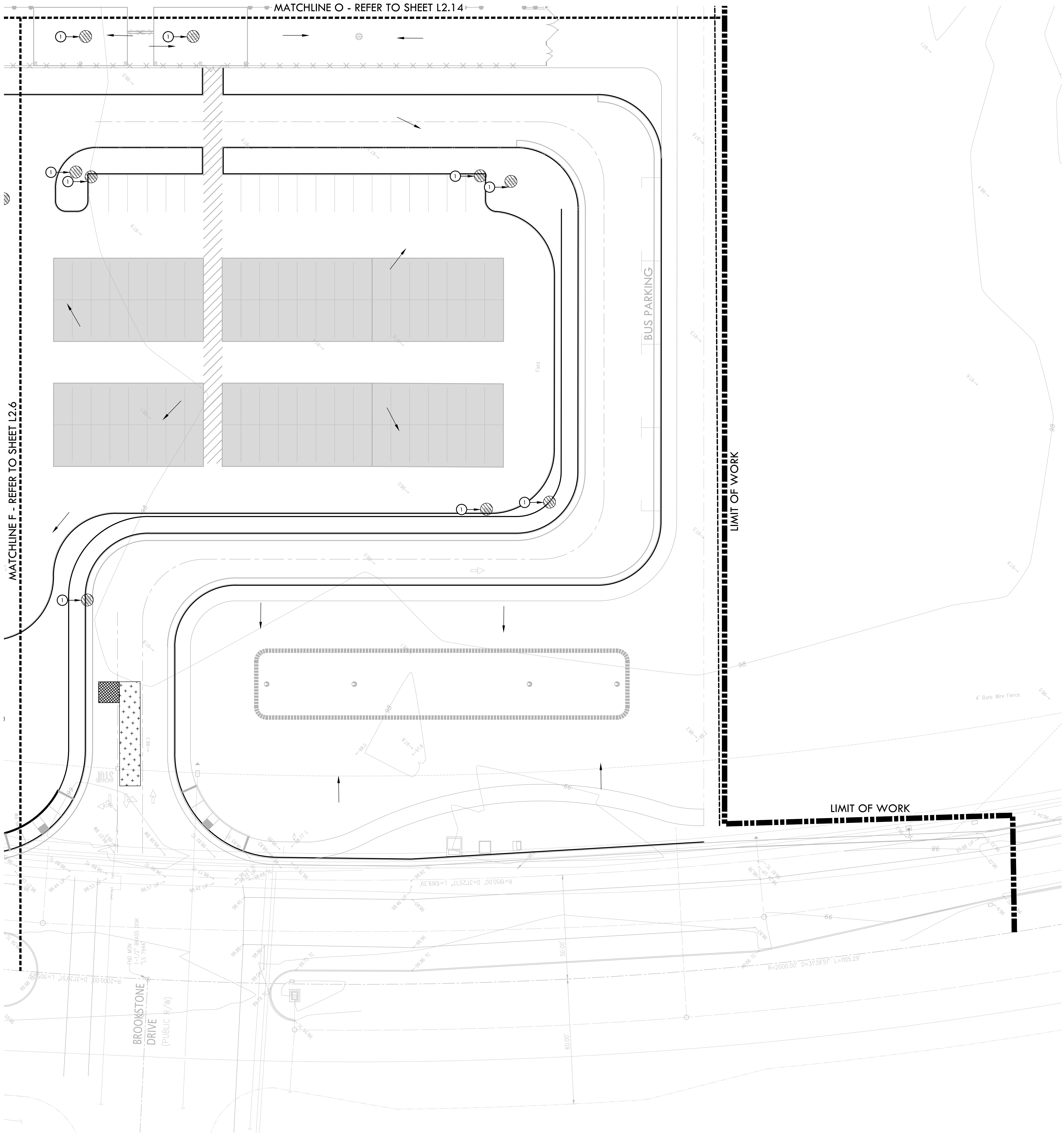
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DATE ISSUED 04/29/2022	SCALE 1"=20'-0"
PROJ. NO. 2103800	
SHEET NO. L2.5	



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PLOT DATE: 04-29-22 PLOTTED BY: station46

EROSION AND SEDIMENT CONTROL PLAN

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EROSION AND SEDIMENT CONTROL NOTES

1. EROSION AND SEDIMENT CONTROL SHALL BE CONSTRUCTED DURING FIRST WEEK OF CONSTRUCTION.
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4. CONTRACTOR SHALL SWEEP STREETS AND PARKING AREAS AFFECTED BY CONSTRUCTION WITH STREET SWEEPER AS REQUIRED TO KEEP PAVING CLEAN OF CONSTRUCTION DEBRIS.

EROSION AND SEDIMENT CONTROL LEGEND

SYM.	DESCRIPTION	DET REF
①	FILTER FABRIC TO BE SECURELY ATTACHED TO DRAINAGE STRUCTURE TOP AND PERIMETER	8.6 (L2.1)
---	LIMIT OF WORK	
---	FILTER ROLL BARRIER	A (L2.2)
XXXXXX	CONSTRUCTION WASHOUT AREA - PROVIDE A WASHOUT BIN FOR CONSTRUCTION WASHOUT AND REMOVE AT END OF CONSTRUCTION.	C (L2.2)
++++	CONSTRUCTION STAGING AREA	
++++	STABILIZED CONSTRUCTION ENTRY	B (L2.2)
→	DIRECTION OF SURFACE FLOW	

STAMP

CONSULTANT

SHEET TITLE

EROSION AND
SEDIMENT CONTROL
PLAN

PROJECT NAME

ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

SUBMITTAL

30% SUBMITTAL

DATE

04/29/22

NO.

REVISIONS

DATE

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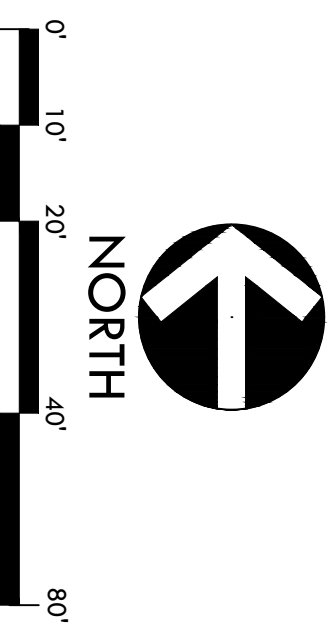
PROJ. NO.

2103800

SHEET NO.

L2.7





EROSION AND SEDIMENT CONTROL PLAN



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Professional Seal of Mark S. Sabinisky, Registered Landscape Architect, State of California, No. 4089, Expiration Date: July 2025.

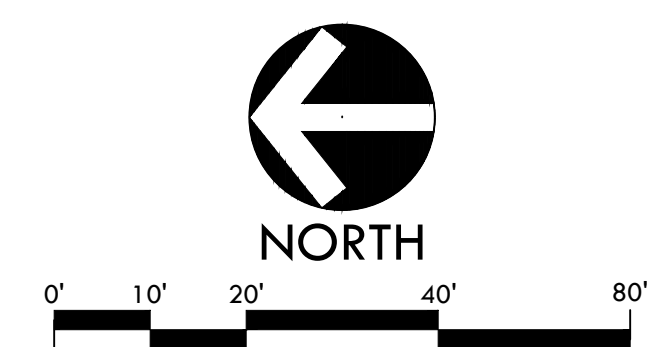
	CONSTRUCTION STAGING AREA	
	STABILIZED CONSTRUCTION ENTRY	
	DIRECTION OF SURFACE FLOW	

ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS

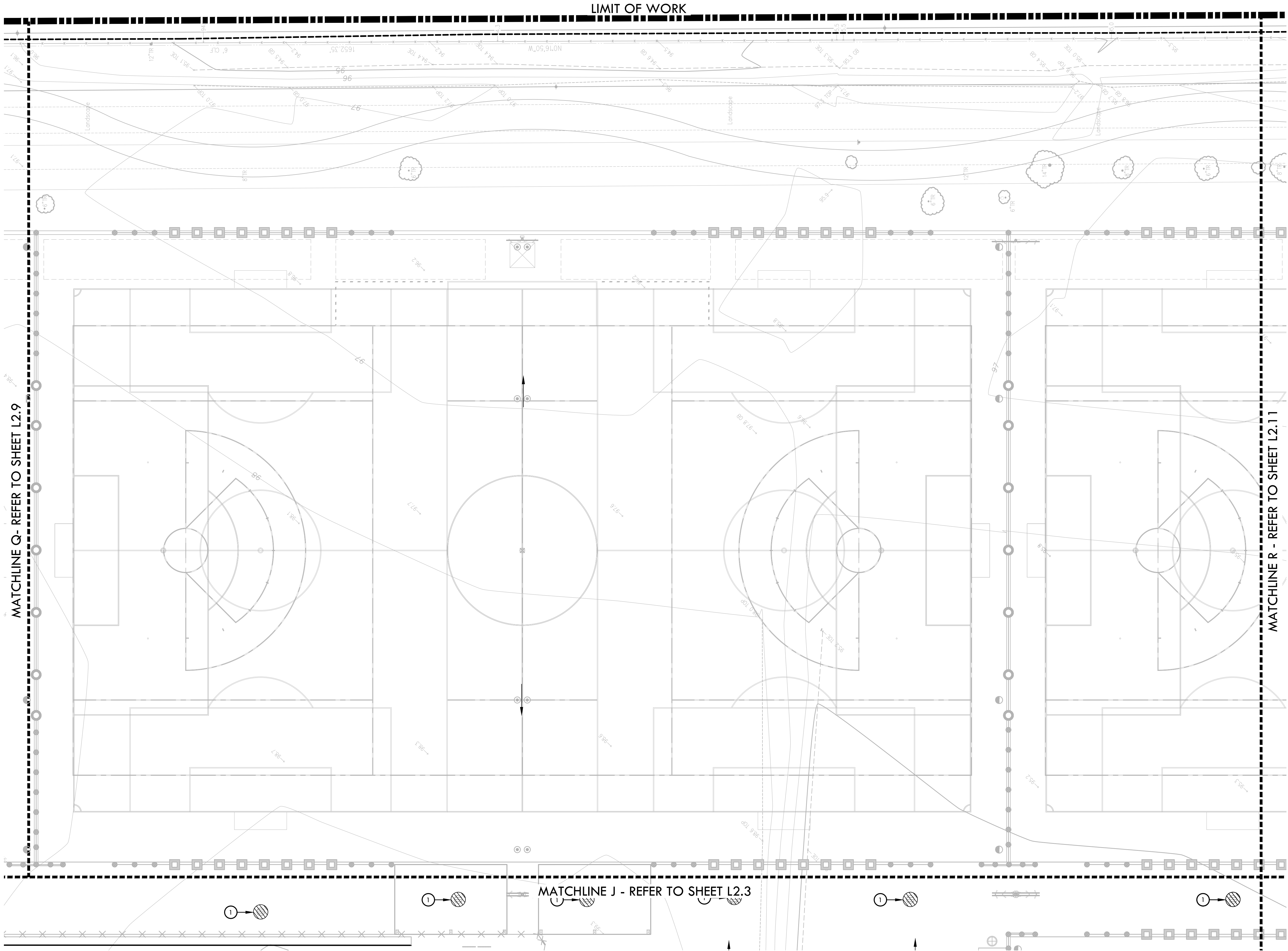
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EROSION AND SEDIMENT CONTROL PLAN



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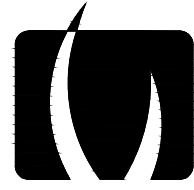


EROSION AND SEDIMENT CONTROL NOTES

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EROSION AND SEDIMENT CONTROL LEGEND

SYM.	DESCRIPTION	DET REF
	FILTER FABRIC TO BE SECURELY ATTACHED TO DRAINAGE STRUCTURE TOP AND PERIMETER SILT FENCE	B,C L2.1
	LIMIT OF WORK	
	FILTER ROLL BARRIER	A L2.2
	CONSTRUCTION WASHOUT AREA - PROVIDE A WASHOUT BIN FOR CONSTRUCTION WASHOUT AND REMOVE AT END OF CONSTRUCTION.	C L2.2
	CONSTRUCTION STAGING AREA	
	STABILIZED CONSTRUCTION ENTRY	B L2.2
	DIRECTION OF SURFACE FLOW	



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STAMP

CONSULTANT

SHEET TITLE

**EROSION AND
SEDIMENT CONTROL
PLAN**

PROJECT NAME

**ROSEVILLE
SOCCER COMPLEX**

PROJECT ADDRESS

**2600 WESTBROOK BLVD
ROSEVILLE, CA 95747**

SUBMITTAL

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DATE ISSUED

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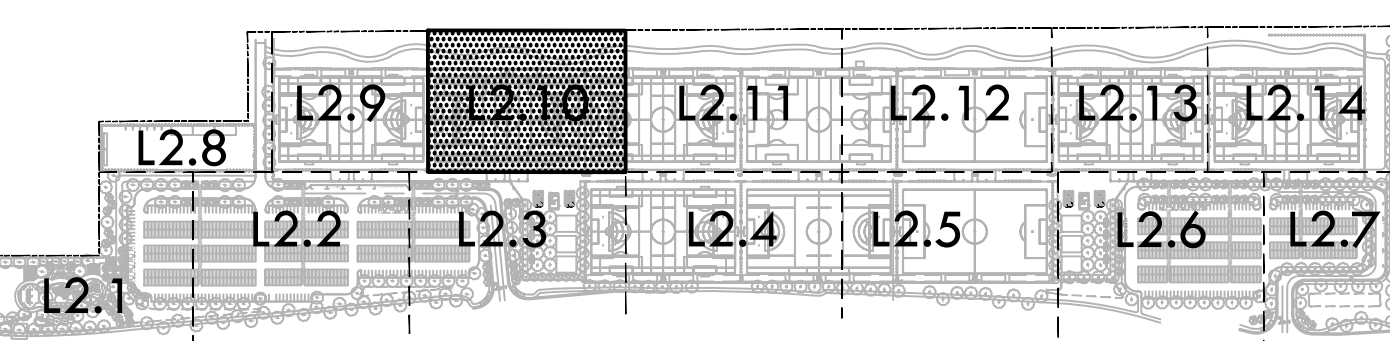
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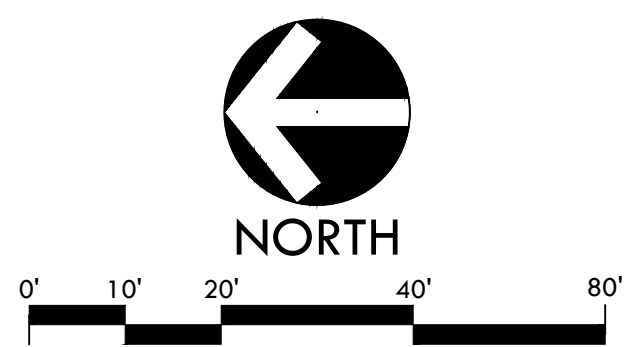
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KEY MAP



EROSION AND SEDIMENT CONTROL PLAN



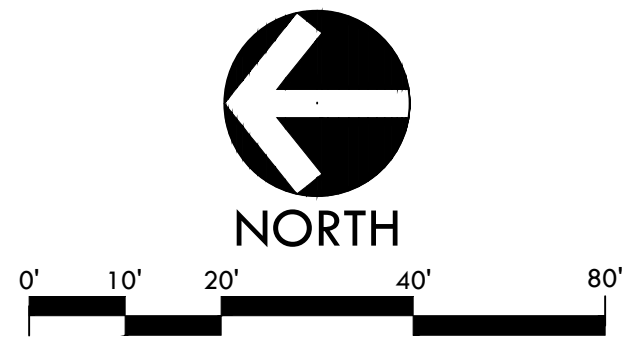
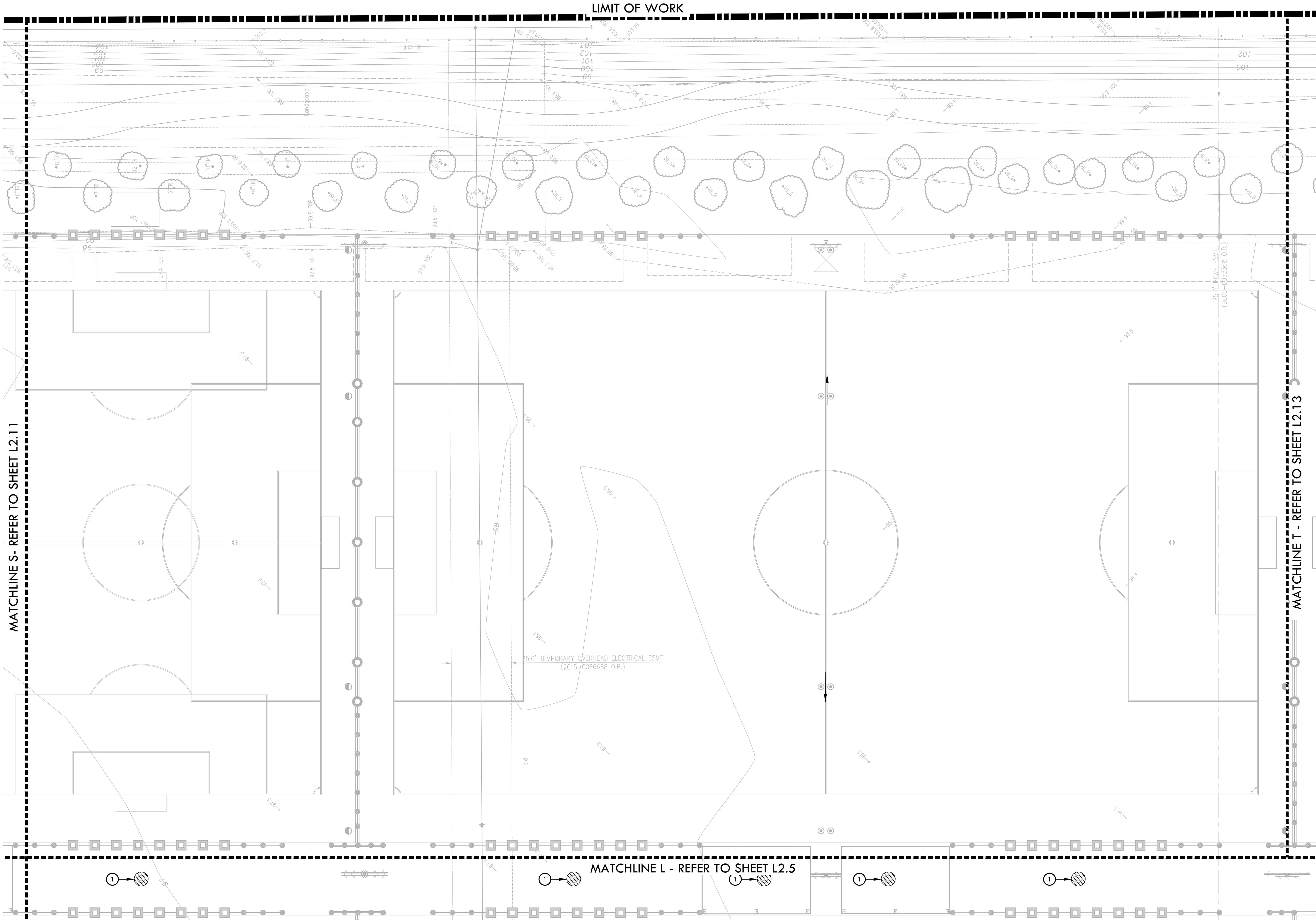
EROSION AND SEDIMENT CONTROL PLAN

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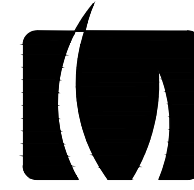


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EROSION AND SEDIMENT CONTROL LEGEND

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	LIMIT OF WORK	
	FILTER ROLL BARRIER	
	CONSTRUCTION WASHOUT AREA - PROVIDE A WASHOUT BIN FOR CONSTRUCTION WASHOUT AND REMOVE AT END OF CONSTRUCTION.	
	CONSTRUCTION STAGING AREA	
	STABILIZED CONSTRUCTION ENTRY	
	DIRECTION OF SURFACE FLOW	



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SHEET TITLE

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PROJECT NAME

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SOCCER COMPLEX**

PROJECT ADDRESS

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SUBMITTAL

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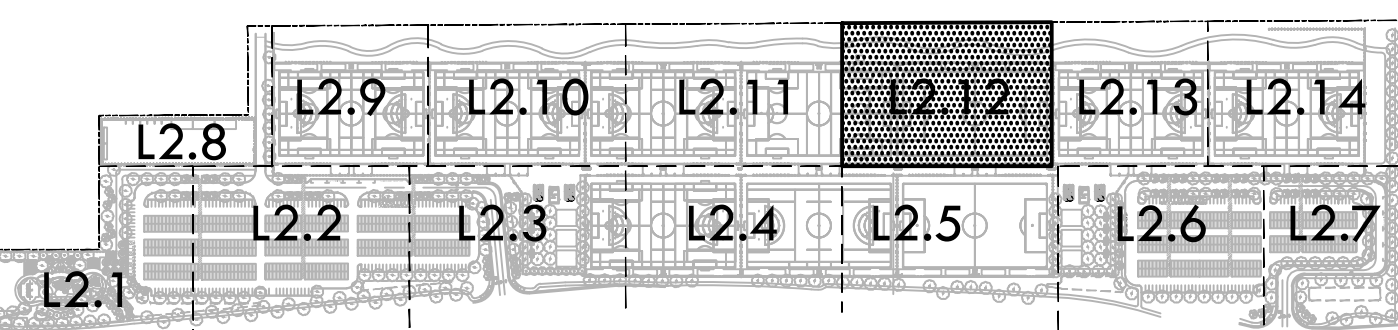
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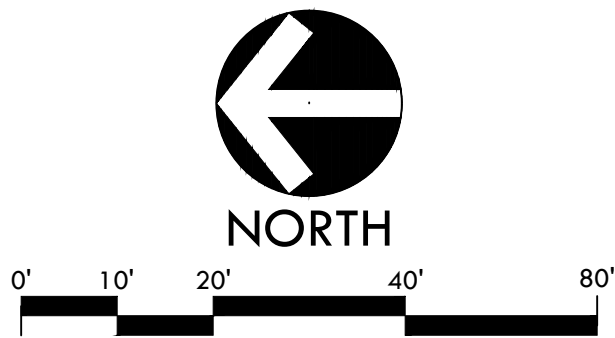
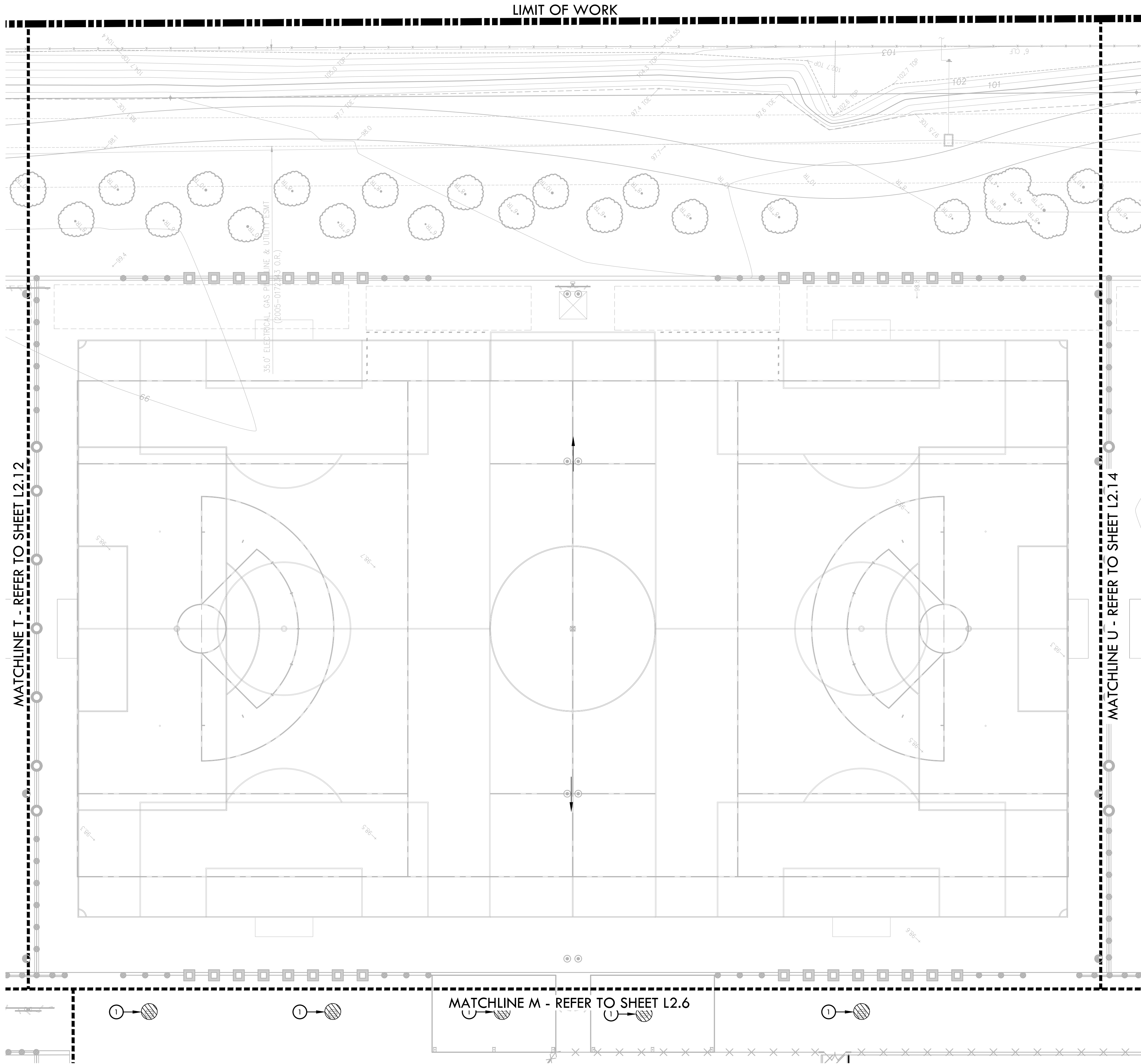
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KEY MAP



EROSION AND SEDIMENT CONTROL PLAN

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EROSION AND SEDIMENT CONTROL LEGEND

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	FILTER FABRIC TO BE SECURELY ATTACHED TO DRAINAGE STRUCTURE TOP AND PERIMETER SILT FENCE	8.6 (L2.1)
	LIMIT OF WORK	
	FILTER ROLL BARRIER	A (L2.2)
	CONSTRUCTION WASHOUT AREA - PROVIDE A WASHOUT BIN FOR CONSTRUCTION WASHOUT AND REMOVE AT END OF CONSTRUCTION.	C (L2.2)
	CONSTRUCTION STAGING AREA	
	STABILIZED CONSTRUCTION ENTRY	B (L2.2)
	DIRECTION OF SURFACE FLOW	

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SOCCER COMPLEX

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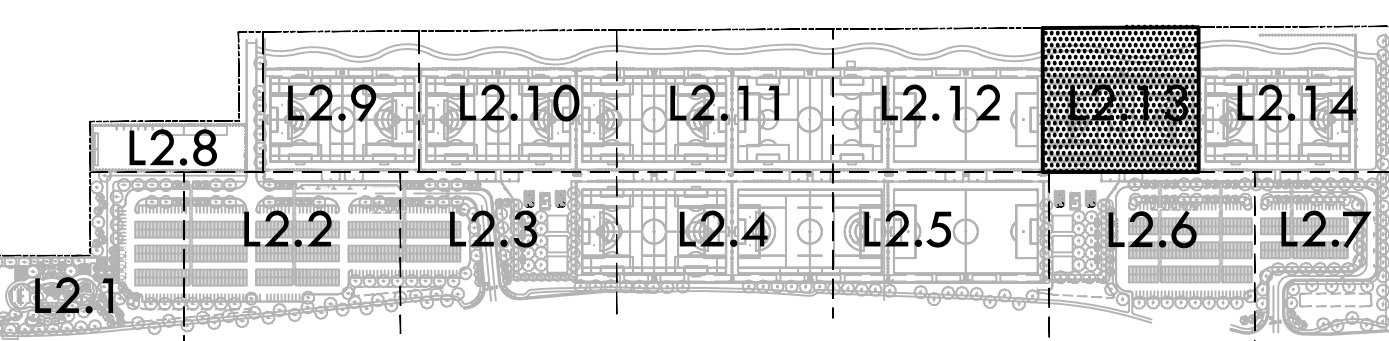
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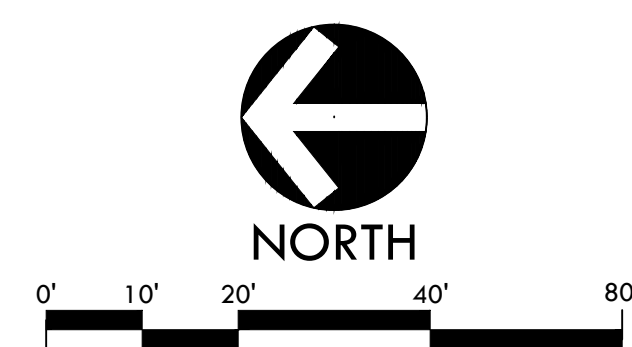
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KEY MAP



EROSION AND SEDIMENT CONTROL PLAN



LIMIT OF WORK

DEMOLITION NOTES

1. THE CONTRACTOR SHALL PERFORM ALL CLEARING, DEMOLITION, REMOVAL OF OBSTRUCTIONS AND SITE DOCUMENTS.
2. THE CONTRACTOR SHALL VERIFY LOCATION OF ALL EXISTING UTILITIES AND PROVIDE THE REQUIRED COORDINATION FOR CONSTRUCTION. CONTRACTOR SHALL COORDINATE WITH THE OWNER TO DETERMINE WHETHER TEMPORARY SERVICES ARE NECESSARY.
3. THE CONTRACTOR SHALL VISIT THE SITE PRIOR TO BID SUBMITTAL TO DETERMINE THE EXACT EXTENT AND DEPTH OF DEMOLITION REQUIRED AND VERIFY COMPLIANCE WITH DRAWINGS. THE OWNER SHALL BE NOTIFIED IMMEDIATELY OF ANY DISCREPANCIES.
4. THE CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES, STRUCTURES AND SERVICES BEFORE DEMOLITION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND THE ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER'S REPRESENTATIVE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND THE ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER'S REPRESENTATIVE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND THE ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER'S REPRESENTATIVE.
5. ALL EXISTING ITEMS ARE TO REMAIN UNLESS OTHERWISE NOTED. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CONSTRUCTION OPERATION ACTIVITIES. CONTRACTOR SHALL ALSO BE RESPONSIBLE FOR REPAIRING OR REPLACING ANY AND ALL DAMAGES TO ADJACENT PROPERTIES. THE DAMAGED ITEMS SHALL BE RESTORED TO AN "AS WAS" OR BETTER CONDITION OR IMPROVED FOR THE DISCRETION OF THE OWNER'S REPRESENTATIVE.
6. PRIOR TO ANY DEMOLITION WORK, CONTRACTOR SHALL INSTALL SET-TO-REMAINING INTERLOCKING CHAIN LINK FENCING TO PROTECT THE REMAINING STRUCTURES AND SERVICES. THE FENCING SHALL BE MINIMUM 6 FEET HIGH WITH A TOP AND BOTTOM RAIL WITH RIVETED TOP AND BOTTOM SERVICE HO BARRED WIRE PERMITTED. EXISTING UTILITIES SHALL BE PROTECTED AND NOT REMOVED. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND THE ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER'S REPRESENTATIVE.
7. PRIOR TO ANY DEMOLITION WORK, CONTRACTOR SHALL PROTECT ALL EXISTING PLANT MATERIAL NOT SCHEDULED FOR REMOVAL. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND THE ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER'S REPRESENTATIVE.
8. DEMOLITION SHALL INCLUDE THE REMOVAL OF ITEM AND ANY FOUNDATION OR STRUCTURAL SUPPORT RELATED TO ITEM FOR PLANT MATERIAL. THIS SHALL INCLUDE STUMPS AND ROOTS OVER 2 INCHES IN DIAMETER. DISPOSAL SHALL BE IN ACCORDANCE WITH ALL APPLICABLE FEDERAL, STATE AND LOCAL CODES AND ORDINANCES.
9. REFER TO SPECIFICATIONS FOR ADDITIONAL CLEARING, GRABBING, TOPSOIL STOCKPILING AND OTHER PERTINENT INFORMATION.

DEMOLITION LEGEND

SYMBOL	DESCRIPTION
	LIMIT OF WORK
	LIMIT OF CLEAR AND GRUB/ CONSTRUCTION FENCING
	KEY LEGEND CALLOUT - ITEMS TO BE DEMOLISHED AND REMOVED
	KEY LEGEND CALLOUT - ITEMS TO BE DEMOLISHED AND REMOVED
	EXISTING SURFACE VEGETATION TO BE REMOVED PER SPECIFICATIONS. EXISTING TOP SOIL SHALL BE REMOVED FROM SITE PER GEOTECHNICAL REPORT. REFER TO SPECIFICATIONS FOR INFORMATION.
	EXISTING HARDSCAPE PAVING INCLUDING BASE MATERIAL TO BE DEMOLISHED AND REMOVED. FOR CONCRETE PAVING, CONTRACTOR TO SAWCUT AT NEAREST EXPANSION/JOINT.
	REMOVE EXISTING TREES
	TREE TO REMAIN AND BE PROTECTED AND PRUNED. REFER TO SPECIFICATIONS, SECTION 02050 - EXISTING VEGETATION PROTECTION
	DEMOLISH AND REMOVE EXISTING FENCE, INCLUDING GATES, POSTS, HARDWARE, FABRIC AND FOOTINGS
	SAWCUT EXISTING ASPHALT PAVING

DEMOLITION ITEMS

1. CURB AND ALL BASE MATERIAL TO BE DEMOLISHED AND REMOVED.
2. ELECTRICAL ITEMS TO BE DEMOLISHED AND REMOVED. REFER TO ELECTRICAL PLANS.
3. FENCE AND FOOTINGS BE DEMOLISHED AND REMOVED.
4. DRAIN STRUCTURES TO BE DEMOLISHED AND REMOVED.
5. NOT USED
6. BOLLARD AND FOOTING TO BE DEMOLISHED AND REMOVED.
7. CONCRETE PAD TO BE DEMOLISHED AND REMOVED.
8. POWER POLE AND OVERHEAD LINE WILL BE REMOVED BY OTHERS PRIOR TO START OF PROJECT.
9. WATER UTILITY AND ASSOCIATED ITEMS TO BE DEMOLISHED AND REMOVED.
10. SIGN, POST AND FOOTING TO BE DEMOLISHED AND REMOVED.
11. STREET LIGHT, POST, AND FOOTING TO BE REMOVED AND RELOCATED.
12. TRAFFIC SIGNAL BOX TO BE DEMOLISHED AND REMOVED.
13. UTILITY BOX TO BE REPLACED WITH TRAFFIC RAISED BOX AND LID.
14. CABLE TV BOX TO BE REMOVED AND RELOCATED.
15. MONUMENT TO BE DEMOLISHED AND REMOVED.

ITEMS TO BE PROTECTED OR RELOCATED

1. ERECTOR'S FENCING, GATES, CURBS &/OR CUTTERS TO REMAIN & BE PROTECTED.
2. HARDSCAPE TO REMAIN AND BE PROTECTED.
3. ELECTRICAL ITEMS TO REMAIN AND BE PROTECTED. REFER TO ELECTRICAL PLANS.
4. DOMESTIC WATER LINE AND/OR VALVE AND ASSOCIATED ITEMS TO REMAIN AND BE PROTECTED.
5. RECYCLED WATER LINE AND/OR VALVE AND ASSOCIATED ITEMS TO REMAIN AND BE PROTECTED.
6. SANITARY SEWER LINE AND/OR STRUCTURES TO REMAIN AND BE PROTECTED.
7. STORM DRAIN LINE AND/OR STRUCTURES TO REMAIN AND BE PROTECTED.
8. UTILITY LINES AND/OR STRUCTURES TO REMAIN AND BE PROTECTED.
9. NOT USED
10. BOLLARD AND/OR POST TO REMAIN AND BE PROTECTED.
11. STREET LIGHT AND/OR POWER POLE TO REMAIN AND BE PROTECTED.
12. SIGN, POST, AND ACCOMPANYING ITEMS TO REMAIN AND BE PROTECTED.
13. FIRE HYDRANT TO REMAIN AND BE PROTECTED.
14. MONUMENT TO REMAIN AND BE PROTECTED.
15. POWER POLE TO REMAIN AND BE PROTECTED.



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www.verdedesignfirm.com

REGISTERED LANDSCAPE ARCHITECT
No. 4093
EXPIRATION DATE: APR 2025
STATE OF CALIFORNIA

STAMP
CONSULTANT

DEMOLITION PLAN

PROJECT NAME
ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS
2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

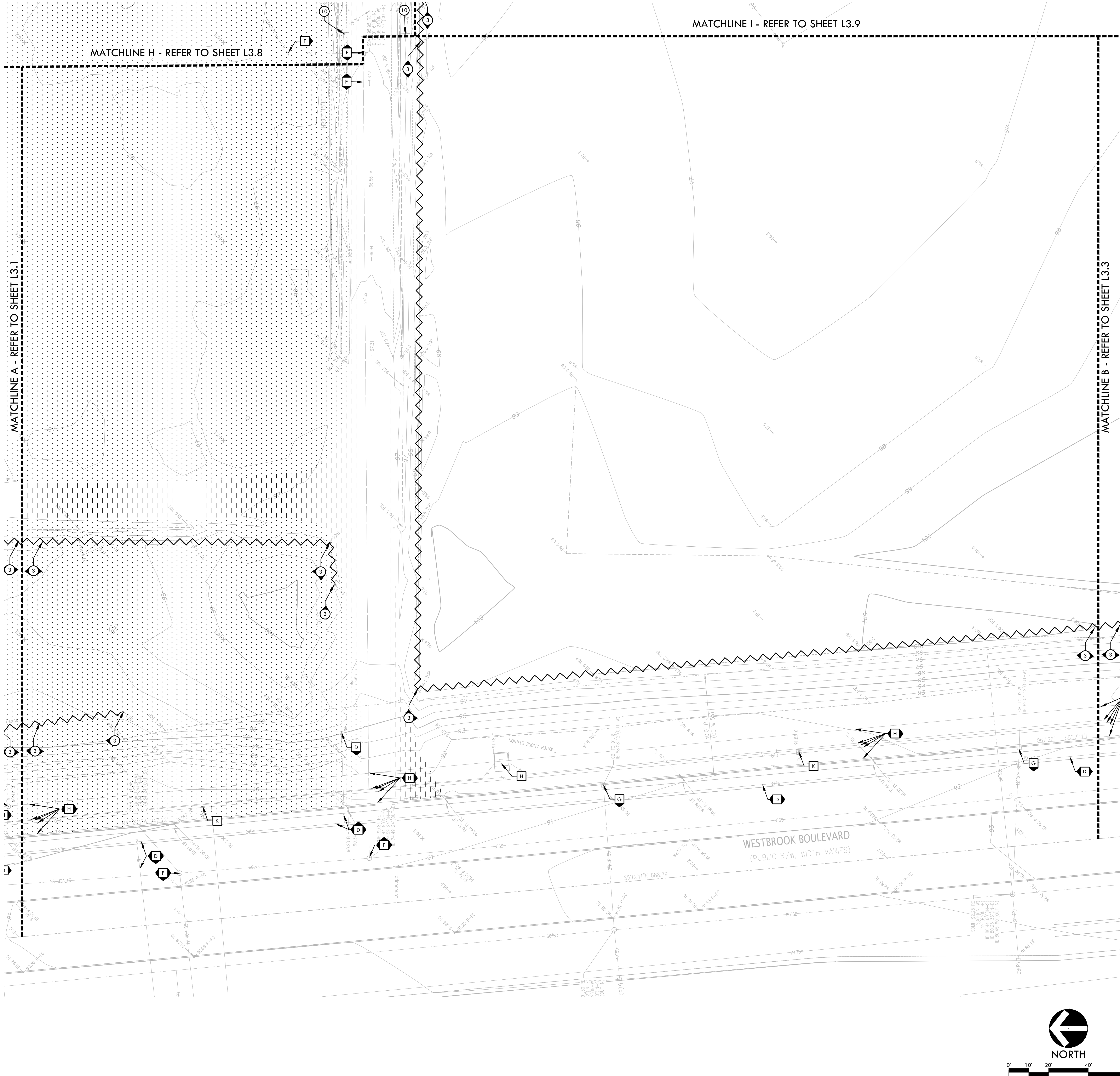
SUBMITTAL	DATE
30% SUBMITTAL	04/29/22

NO.	REVISIONS	DATE
1		

DATE ISSUED	SCALE
04/29/2022	1"=20'-0"

PROJ. NO.	SHEET NO.
2103800	L3.1

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DEMOLITION NOTES

1. THE CONTRACTOR SHALL PERFORM ALL CLEARING, DEMOLITION, REMOVAL OF OBSTRUCTIONS AND SITE PREPARATIONS NECESSARY FOR THE PROPER EXECUTION OF ALL WORK CONTAINED IN THE CONTRACT DOCUMENTS.
2. CONTRACTOR SHALL VERIFY LOCATION OF ALL EXISTING UTILITIES AND PROVIDE THE REQUIRED COORDINATION FOR THEIR TEMPORARY DISCONNECTION, PROTECTION, REMOVAL AND/OR STORAGE AS MAY BE REQUIRED DURING CONSTRUCTION. CONTRACTOR SHALL COORDINATE WITH THE OWNER TO DETERMINE WHETHER TEMPORARY SERVICES ARE NECESSARY.
3. THE CONTRACTOR SHALL VISIT THE SITE PRIOR TO BID SUBMITTAL TO DETERMINE THE EXACT EXTENT AND DEPTH OF SITE DEMOLITION REQUIRED AND VERIFY COMPLIANCE WITH DRAWINGS. THE OWNER SHALL BE NOTIFIED IMMEDIATELY OF ANY DISCREPANCIES.
4. THE CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES, STRUCTURES AND SERVICES BEFORE COMMENCING WORK. THE LOCATIONS OF UTILITIES, STRUCTURES AND SERVICES SHOWN IN THE CONTRACT DOCUMENTS SHALL BE DEEMED TO BE APPROXIMATIONS ONLY. ALL DISCREPANCIES BETWEEN WHAT IS SHOWN AND THE ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER'S REPRESENTATIVE. THE CONTRACTOR SHALL CONTACT UNDERGROUND SERVICE ALERT (USA) AT (800) 227-2600 PRIOR TO ANY DEMOLITION OR EXCAVATION. UPON COMPLETION OF USA MARKING OPERATIONS, CONTRACTOR SHALL RECORD ALL UTILITY MARKINGS ON A SEPARATE SET OF DRAWINGS. THIS SET SHALL BE KEPT ON-SITE FOR REFERENCE FOR DURATION OF CONTRACT. NOTIFY THE OWNER'S REPRESENTATIVE IMMEDIATELY SHOULD CONFLICTS ARISE AND REDIRECT WORK TO AVOID DELAY.
5. ALL EXISTING ITEMS ARE TO REMAIN UNLESS OTHERWISE NOTED. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIRING OR REPLACING, AT CONTRACTOR'S EXPENSE, ANY EXISTING ITEM DAMAGED OR DESTROYED BY CONSTRUCTION OPERATIONS. CONTRACTOR SHALL ALSO BE RESPONSIBLE FOR REPAIRING OR REPLACING ANY AND ALL DAMAGES TO ADJACENT PROPERTIES. THE DAMAGED ITEMS SHALL BE RESTORED TO AN "AS-WAS" OR BETTER CONDITION OR REPLACED PER THE DISCRETION OF THE OWNER'S REPRESENTATIVE.
6. PRIOR TO ANY DEMOLITION WORK, CONTRACTOR SHALL INSTALL SELF-SUPPORTING INTERLOCKING CHAIN-LINK TEMPORARY CONSTRUCTION FENCING TO ENCLOSE AND SECURE THE PROJECT AREA LIMIT OF WORK. THE FENCING SHALL CONTAIN PEDESTRIAN AND/OR VEHICULAR ACCESS GATES AS NECESSARY AND SHALL BE MINIMUM 6 FEET HIGH WITH A TOP AND BOTTOM RAIL WITH KNUCKLED TOP AND BOTTOM SELVAGE (NO BARBED WIRE PERMITTED). ASPHALT INCLUDE FULL HEIGHT FIVEEN SHADE CLOTH COVERING. THE CONSTRUCTION FENCING WORK SHALL BE SUBJECT TO THE DISCRETION OF THE OWNER'S REPRESENTATIVE.
7. PRIOR TO ANY DEMOLITION WORK, CONTRACTOR SHALL PROTECT ALL EXISTING PLANT MATERIAL NOT SCHEDULED FOR REMOVAL BY INSTALLING TEMPORARY 4 FOOT HIGH "BLAZE ORANGE" CONSTRUCTION SAFETY FENCING AT THE DRIPLINE OR PERIMETER. THE FENCING SHALL BE SECURED WITH DRIVEN METAL STAKES. ALL TREE PROTECTION WORK SHALL BE SUBJECT TO THE DISCRETION OF THE OWNER'S REPRESENTATIVE.
8. DEMOLITION SHALL INCLUDE THE REMOVAL OF ITEM AND ANY FOUNDATION OR STRUCTURAL SUPPORT RELATED TO ITEM FOR PLANT MATERIAL THIS SHALL INCLUDE STUMPS AND ROOTS OVER 2 INCHES IN DIAMETER. DISPOSAL SHALL BE OFF-SITE IN A LEGAL MANNER ACCEPTABLE TO THE OWNER'S REPRESENTATIVE AND IN COMPLIANCE WITH ALL FEDERAL, STATE AND LOCAL CODES AND ORDINANCES.
9. REFER TO SPECIFICATIONS FOR ADDITIONAL CLEARING, GRUBBING, TOPSOIL STOCKPILING AND OTHER PERTINENT INFORMATION.

DEMOLITION LEGEND

SYM.	DESCRIPTION
	LIMIT OF WORK
	LIMIT OF CLEAR AND GRUB/CONSTRUCTION FENCING
	KEY LEGEND CALLOUT - ITEMS TO BE DEMOLISHED AND REMOVED
	KEY LEGEND CALLOUT - ITEMS TO REMAIN AND BE PROTECTED
	EXISTING SURFACE VEGETATION TO BE REMOVED PER SPECIFICATIONS. EXISTING TOP SOIL SHALL BE REMOVED FROM SITE PER GEOTECHNICAL REPORT. REFER TO SPECIFICATIONS FOR INFORMATION. REMOVE EXCESS SOIL FROM SITE.
	EXISTING HARDSCAPE PAVING INCLUDING BASE MATERIAL TO BE DEMOLISHED AND REMOVED. FOR CONCRETE PAVING, CONTRACTOR TO SAWCUT AT NEAREST EXPANSION/SCORE JOINT.
	REMOVE EXISTING TREES
	TREE TO REMAIN AND BE PROTECTED AND PRUNED, REFER TO SPECIFICATIONS, SECTION 02050 - EXISTING VEGETATION PROTECTION
	DEMOLISH AND REMOVE EXISTING FENCE, INCLUDING GATES, POSTS, HARDWARE, FABRIC AND FOOTINGS
	SAWCUT EXISTING ASPHALT PAVING

DEMOLITION ITEMS

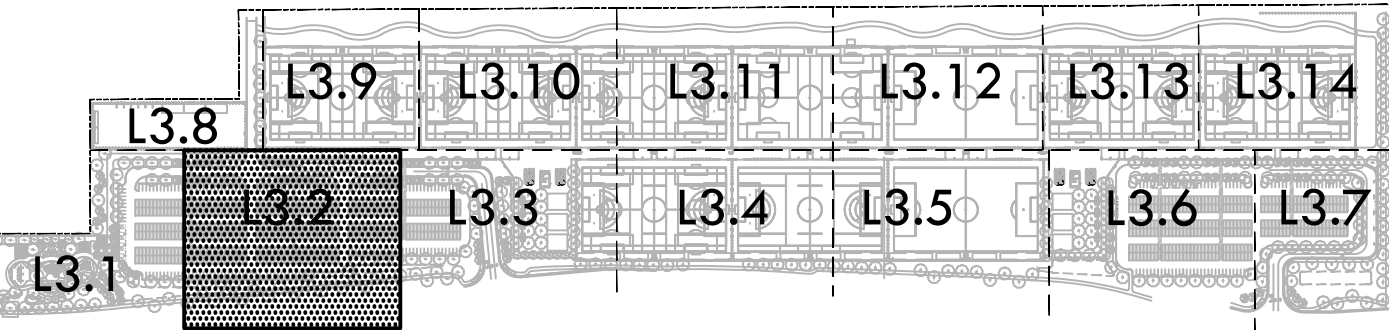
ITEMS TO BE DEMOLISHED AND/OR REMOVED

- 1 CURB AND ALL BASE MATERIAL TO BE DEMOLISHED AND REMOVED.
- 2 ELECTRICAL ITEMS TO BE DEMOLISHED AND REMOVED. REFER TO ELECTRICAL PLANS.
- 3 FENCE AND FOOTINGS BE DEMOLISHED AND REMOVED.
- 4 DRAIN STRUCTURES TO BE DEMOLISHED AND REMOVED.
- 5 NOT USED
- 6 BOLLARD AND FOOTING TO BE DEMOLISHED AND REMOVED.
- 7 CONCRETE PAD TO BE DEMOLISHED AND REMOVED.
- 8 POWER POLE AND OVERHEAD LINE WILL BE REMOVED BY OTHERS PRIOR TO START OF PROJECT.
- 9 WATER UTILITY AND ASSOCIATED ITEMS TO BE DEMOLISHED AND REMOVED.
- 10 SIGN, POST AND FOOTING TO BE DEMOLISHED AND REMOVED.
- 11 STREET LIGHT, POST, AND FOOTING TO BE REMOVED AND RELOCATED.
- 12 TRAFFIC SIGNAL BOX TO BE DEMOLISHED AND REMOVED.
- 13 UTILITY BOX TO BE REPLACED WITH TRAFFIC RATED BOX AND LID.
- 14 CABLE TV BOX TO BE REMOVED AND RELOCATED.
- 15 MONUMENT TO BE DEMOLISHED AND REMOVED.

ITEMS TO BE PROTECTED OR RELOCATED

- A EDGE BANDS, FENCING, GATES, CURBS &/OR GUTTERS TO REMAIN & BE PROTECTED.
- B HARDSCAPE TO REMAIN AND BE PROTECTED.
- C ELECTRICAL ITEMS TO REMAIN AND BE PROTECTED. REFER TO ELECTRICAL PLANS
- D DOMESTIC WATER LINE AND/OR VALVE AND ASSOCIATED ITEMS TO REMAIN AND BE PROTECTED.
- E RECYCLED WATER LINE AND/OR VALVE AND ASSOCIATED ITEMS TO REMAIN AND BE PROTECTED.
- F SANITARY SEWER LINE AND/OR STRUCTURES TO REMAIN AND BE PROTECTED.
- G STORM DRAIN LINE AND/OR STRUCTURES TO REMAIN AND BE PROTECTED.
- H UTILITY LINES AND/OR STRUCTURES TO REMAIN AND BE PROTECTED.
- I NOT USED
- J BOLLARD AND/OR POST TO REMAIN AND BE PROTECTED.
- K STREET LIGHT AND/OR POWER POLE TO REMAIN AND BE PROTECTED
- L SIGN, POST, AND ACCOMPANYING ITEMS TO REMAIN AND BE PROTECTED.
- M FIRE HYDRANT TO REMAIN AND BE PROTECTED.
- N MONUMENT TO REMAIN AND BE PROTECTED.
- O POWER POLE TO REMAIN AND BE PROTECTED

KEY MAP



STAMP

CONSULTANT

SHEET TITLE

DEMOLITION
PLAN

PROJECT NAME

ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

SUBMITTAL

DATE

30% SUBMITTAL

04/29/22

NO.

REVISIONS

DATE

DRAWN BY

CHECKED BY

DATE ISSUED

SCALE

PROJ. NO.

2103800

SHEET NO.

L3.2

DEMOLITION PLAN

STAMP

CONSULTANT

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2. CONTRACTOR SHALL VERIFY LOCATION OF ALL EXISTING UTILITIES AND PROVIDE THE REQUIRED COORDINATION FOR THEIR TEMPORARY DISCONNECTION, PROTECTION, REMOVAL AND/OR STORAGE AS MAY BE REQUIRED DURING CONSTRUCTION. CONTRACTOR SHALL COORDINATE WITH THE OWNER TO DETERMINE WHETHER TEMPORARY SERVICES ARE NECESSARY.
3. THE CONTRACTOR SHALL VISIT THE SITE PRIOR TO BID SUBMITTAL TO DETERMINE THE EXACT EXTENT AND DEPTH OF SITE DEMOLITION REQUIRED AND VERIFY COMPLIANCE WITH DRAWINGS. THE OWNER SHALL BE NOTIFIED IMMEDIATELY OF ANY DISCREPANCIES.
4. THE CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES, STRUCTURES AND SERVICES BEFORE COMMENCING WORK. THE LOCATIONS OF UTILITIES, STRUCTURES AND SERVICES SHOWN IN THE CONTRACT DOCUMENTS SHALL BE DEEMED TO BE APPROXIMATIONS ONLY. ALL DISCREPANCIES BETWEEN WHAT IS SHOWN ON THE CONTRACT DOCUMENTS AND WHAT IS OBSERVED ON SITE SHALL BE REPORTED TO THE OWNER REPRESENTATIVE. THE CONTRACTOR SHALL CONTACT UNDERGROUND SERVICE ALERT (USA) AT (800) 227-2600 PRIOR TO ANY DEMOLITION OR EXCAVATION. UPON COMPLETION OF USA MARKING OPERATIONS, CONTRACTOR SHALL RECORD ALL UTILITY MARKINGS AND OBTAIN A SEPARATE SET OF DRAWINGS. THIS SET SHALL BE KEPT ON-SITE FOR REFERENCE FOR DURATION OF CONTRACT. NOTIFY THE OWNER'S REPRESENTATIVE IMMEDIATELY SHOULD CONFLICTS ARISE AND REDIRECT WORK TO AVOID DELAY.
5. ALL EXISTING ITEMS ARE TO REMAIN UNLESS OTHERWISE NOTED. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIRING OR REPLACING, AT CONTRACTOR'S EXPENSE, ANY EXISTING ITEM DAMAGED OR DESTROYED BY CONSTRUCTION OPERATIONS. CONTRACTOR SHALL ALSO BE RESPONSIBLE FOR REPAIRING OR REPLACING ANY AND ALL DAMAGES TO ADJACENT PROPERTIES. THE CONTRACTOR SHALL BE RESPONSIBLE TO AN "AS-WAS" OR BETTER CONDITION OR REPLACED PER THE DISCRETION OF THE OWNER'S REPRESENTATIVE.
6. PRIOR TO ANY DEMOLITION WORK, CONTRACTOR SHALL INSTALL SELF-SUPPORTING INTERLOCKING CHAIN-LINK TEMPORARY CONSTRUCTION FENCING TO ENCLOSE AND SECURE THE PROJECT AREA LIMIT OF WORK. THE FENCING SHALL CONTAIN PESTERATION AND/OR VEHICULAR ACCESS GATES AS NECESSARY AND SHALL BE MINIMUM 6 FEET HIGH WITH A TOP AND BOTTOM RAIL WITH KNUCKLED TOP AND BOTTOM SELVAGE (NO BARRED WIRE PERMITTED). THE FENCING SHALL BE MAINTAINED THROUGHOUT THE PROJECT DURATION. THE CONSTRUCTION FENCING WORK SHALL BE SUBJECT TO THE DISCRETION OF THE OWNER'S REPRESENTATIVE.
7. PRIOR TO ANY DEMOLITION WORK, CONTRACTOR SHALL PROTECT ALL EXISTING PLANT MATERIAL NOT SCHEDULED FOR REMOVAL BY INSTALLING TEMPORARY 4 FOOT HIGH "BLAZE ORANGE" CONSTRUCTION SAFETY FENCING AT THE DRIPLINE OR PERIMETER. THE FENCING SHALL BE SECURED WITH DRIVEN METAL STAKES. ALL TREE PROTECTION WORK SHALL BE SUBJECT TO THE DISCRETION OF THE OWNER'S REPRESENTATIVE.
8. DEMOLITION SHALL INCLUDE THE REMOVAL OF ITEM AND ANY FOUNDATION OR STRUCTURAL SUPPORT RELATED TO ITEM FOR PLANT MATERIAL. THIS SHALL INCLUDE STUMPS AND ROOTS OVER 2 INCHES IN DIAMETER. DISPOSAL SHALL BE TO BE IN ACCORDANCE WITH ALL APPLICABLE LOCAL, STATE AND FEDERAL REGULATIONS AND IN COMPLIANCE WITH ALL FEDERAL, STATE AND LOCAL CODES AND ORDINANCES.
9. REFER TO SPECIFICATIONS FOR ADDITIONAL CLEARING, GRUBBING, TOPSOIL STOCKPILING AND OTHER PERTINENT INFORMATION.

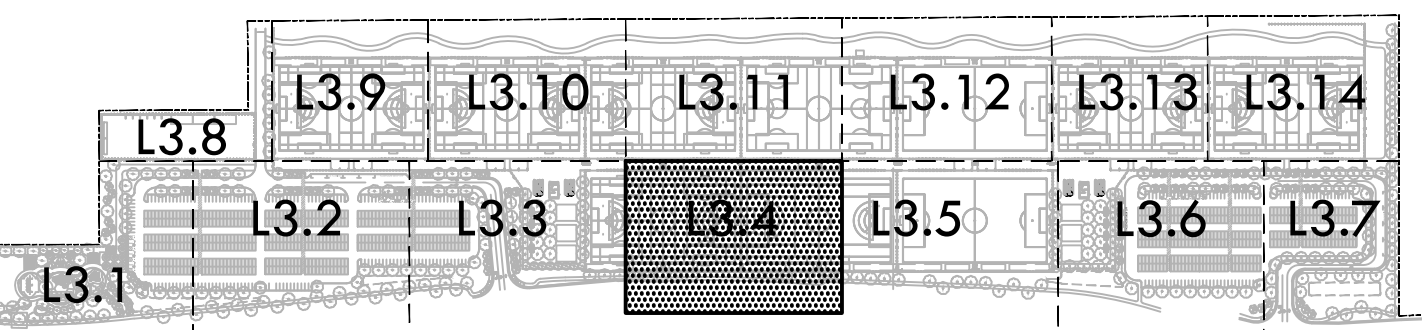
SYM.	DESCRIPTION
	LIMIT OF WORK
	LIMIT OF CLEAR AND GRUB/CONSTRUCTION FENCING
	KEY LEGEND CALLOUT - ITEMS TO BE DEMOLISHED AND REMOVED
	KEY LEGEND CALLOUT - ITEMS TO REMAIN AND BE PROTECTED
	EXISTING SURFACE VEGETATION TO BE REMOVED PER SPECIFICATIONS. EXISTING TOP SOIL SHALL BE REMOVED FROM SITE PER GEOTECHNICAL REPORT. REFER TO SPECIFICATIONS FOR INFORMATION. REMOVE EXCESS SOIL FROM SITE.
	EXISTING HARDSCAPE PAVING INCLUDING BASE MATERIAL TO BE DEMOLISHED AND REMOVED. FOR CONCRETE PAVING, CONTRACTOR TO SAWCUT AT NEAREST EXPANSION/SCORE JOINT.
	REMOVE EXISTING TREES
	TREE TO REMAIN AND BE PROTECTED AND PRUNED, REFER TO SPECIFICATIONS, SECTION 02050 - EXISTING VEGETATION PROTECTION
	DEMOLISH AND REMOVE EXISTING FENCE, INCLUDING GATES, POSTS, HARDWARE, FABRIC AND FOOTINGS
	SAWCUT EXISTING ASPHALT PAVING

ITEMS TO BE DEMOLISHED AND/OR REMOVED	
1	CURB AND ALL BASE MATERIAL TO BE DEMOLISHED AND REMOVED.
2	ELECTRICAL ITEMS TO BE DEMOLISHED AND REMOVED. REFER TO ELECTRICAL PLANS.
3	FENCE AND FOOTINGS BE DEMOLISHED AND REMOVED.
4	DRAIN STRUCTURES TO BE DEMOLISHED AND REMOVED.
5	NOT USED
6	BOLLARD AND FOOTING TO BE DEMOLISHED AND REMOVED.
7	CONCRETE PAD TO BE DEMOLISHED AND REMOVED.
8	POWER POLE AND OVERHEAD LINE WILL BE REMOVED BY OTHERS PRIOR TO START OF PROJECT.
9	WATER UTILITY AND ASSOCIATED ITEMS TO BE DEMOLISHED AND REMOVED.
10	SIGN, POST AND FOOTING TO BE DEMOLISHED AND REMOVED.
11	STREET LIGHT, POST, AND FOOTING TO BE REMOVED AND RELOCATED.
12	TRAFFIC SIGNAL BOX TO BE DEMOLISHED AND REMOVED.
13	UTILITY BOX TO BE REPLACED WITH TRAFFIC RATED BOX AND LID.
14	CABLE TV BOX TO BE REMOVED AND RELOCATED.
15	MONUMENT TO BE DEMOLISHED AND REMOVED.

ITEMS TO BE PROTECTED OR RELOCATED

A	EDGE BANDS, FENCING, GATES, CURBS &/OR GUTTERS TO REMAIN & BE PROTECTED.
B	LANDSCAPE TO REMAIN AND BE PROTECTED.
C	ELECTRICAL ITEMS TO REMAIN AND BE PROTECTED. REFER TO ELECTRICAL PLANS
D	DOMESTIC WATER LINE AND/OR VALVE AND ASSOCIATED ITEMS TO REMAIN AND BE PROTECTED.
E	RECYCLED WATER LINE AND/OR VALVE AND ASSOCIATED ITEMS TO REMAIN AND BE PROTECTED.
F	SANITARY SEWER LINE AND/OR STRUCTURES TO REMAIN AND BE PROTECTED.
G	STORM DRAIN LINE AND/OR STRUCTURES TO REMAIN AND BE PROTECTED.
H	UTILITY LINES AND/OR STRUCTURES TO REMAIN AND BE PROTECTED.
I	NOT USED
J	BOLLARD AND/OR POST TO REMAIN AND BE PROTECTED.
K	STREET LIGHT AND/OR POWER POLE TO REMAIN AND BE PROTECTED
L	SIGN, POST, AND ACCOMPANYING ITEMS TO REMAIN AND BE PROTECTED.
M	FIRE HYDRANT TO REMAIN AND BE PROTECTED.
N	MONUMENT TO REMAIN AND BE PROTECTED.
O	POWER POLE TO REMAIN AND BE PROTECTED

KEY MAP



SHEET TITLE

DEMOLITION PLAN

PROJECT NAME

ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

SUBMITTAL	DATE
30% SUBMITTAL	04/29/22

[illegible]

DRAWN BY	CHECKED BY
DATE ISSUED 04/29/2022	SCALE 1"=20'-0"

PROJ. NO.	2103800
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L3.4

DEMOLITION PLAN

MATCHLINE K - REFER TO SHEET L3.1 1

MATCHLINE C - REFER TO SHEET L3.3

-----MATCHLINE D - REFER TO SHEET L3.5-----

NORTH

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DRAWING NAME: Y:\Projects-FO\2021\2103800 - roseville 6 soccer complex\cod\DEM-SRV.dwg
PLOT DATE: 04-28-22 PLOTTED BY: station46



1. THE CONTRACTOR SHALL PERFORM ALL CLEARING, DEMOLITION, REMOVAL OF OBSTRUCTIONS AND SITE PREPARATIONS NECESSARY FOR THE PROPER EXECUTION OF ALL WORK CONTAINED IN THE CONTRACT DOCUMENTS.
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6. CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS TO ANY "AS-WAS" OR BETTER CONDITION OR REPLACED PER THE DISCRETION OF THE OWNER'S REPRESENTATIVE.
7. PRIOR TO ANY DEMOLITION WORK, CONTRACTOR SHALL INSTALL SELF-SUPPORTING INTERLOCKING CHAIN-LINK TEMPORARY CONSTRUCTION FENCING TO ENCLOSE AND SECURE THE PROJECT AREA LIMIT OF WORK. THE FENCING SHALL CONTAIN PEDESTRIAN AND/OR VEHICULAR ACCESS GATES AS NECESSARY AND SHALL BE MINIMUM 6 FEET HIGH. TOP AND BOTTOM RAIL WITH KNUCKLED TOP AND BOTTOM SEWAGE (NO BARBED WIRE PERMITTED). ALL FENCING SHALL INCLUDE FULL HEIGHT GREEN PLASTIC CLOTH COVERING. THE CONSTRUCTION FENCING WORK SHALL BE SUBJECT TO THE DISCRETION OF THE OWNER'S REPRESENTATIVE.
8. PRIOR TO ANY DEMOLITION WORK, CONTRACTOR SHALL PROTECT ALL EXISTING PLANT MATERIAL NOT SCHEDULED FOR REMOVAL BY INSTALLING TEMPORARY 4 FOOT HIGH "BLAZE ORANGE" CONSTRUCTION SAFETY FENCING AT THE DIRTLINE OR PERMETER. THE FENCING SHALL BE SECURED WITH DRIVEN METAL STAKES. ALL TREE PROTECTION WORK SHALL BE SUBJECT TO THE DISCRETION OF THE OWNER'S REPRESENTATIVE.
9. DEMOLITION SHALL INCLUDE THE REMOVAL OF ITEM AND ANY FOUNDATION OR STRUCTURAL SUPPORT RELATED TO THE EXISTING PLANT MATERIAL. ALL PLANT MATERIAL SHALL BE CHIPPED TO 1/2" MAXIMUM DIAMETER. DISPOSAL SHALL BE OFF-SITE IN A LEGAL MANNER ACCEPTABLE TO THE OWNER'S REPRESENTATIVE AND IN COMPLIANCE WITH ALL FEDERAL, STATE AND LOCAL CODES AND ORDINANCES.
10. REFER TO SPECIFICATIONS FOR ADDITIONAL CLEARING, GRUBBING, TOPSOIL STOCKPILING AND OTHER PERTINENT INFORMATION.

SYM.	DESCRIPTION
	LIMIT OF WORK
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	KEY LEGEND CALLOUT - ITEMS TO BE DEMOLISHED AND REMOVED
	KEY LEGEND CALLOUT - ITEMS TO REMAIN AND BE PROTECTED
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	EXISTING HARDSCAPE PAVING INCLUDING BASE MATERIAL TO BE DEMOLISHED AND REMOVED. REFER TO CONCRETE PAVING, CONTRACTOR TO SAWCUT AT NEAREST EXPANSION/SCORE JOINT.
	REMOVE EXISTING TREES
	TREE TO REMAIN AND BE PROTECTED AND PRUNED, REFER TO SPECIFICATIONS, SECTION 02050 - EXISTING VEGETATION PROTECTION
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15	MONUMENT TO BE DEMOLISHED AND REMOVED.
ITEMS TO BE PROTECTED OR RELOCATED	
A	EDGE BANDS, FENCING, GATES, CURBS &/OR GUTTERS TO REMAIN & BE PROTECTED.
B	HARDSCAPE TO REMAIN AND BE PROTECTED.
C	ELECTRICAL ITEMS TO REMAIN AND BE PROTECTED. REFER TO ELECTRICAL PLANS
D	DOMESTIC WATER LINE AND/OR VALVE AND ASSOCIATED ITEMS TO REMAIN AND BE PROTECTED.
E	RECYCLED WATER LINE AND/OR VALVE AND ASSOCIATED ITEMS TO REMAIN AND BE PROTECTED.
F	SANITARY SEWER LINE AND/OR STRUCTURES TO REMAIN AND BE PROTECTED.
G	STORM DRAIN LINE AND/OR STRUCTURES TO REMAIN AND BE PROTECTED.
H	UTILITY LINES AND/OR STRUCTURES TO REMAIN AND BE PROTECTED.
I	NOT USED
J	BOLLARD AND/OR POST TO REMAIN AND BE PROTECTED.
K	STREET LIGHT AND/OR POWER POLE TO REMAIN AND BE PROTECTED
L	SIGN, POST, AND ACCOMPANYING ITEMS TO REMAIN AND BE PROTECTED.
M	FIRE HYDRANT TO REMAIN AND BE PROTECTED.
N	MONUMENT TO REMAIN AND BE PROTECTED.
O	POWER POLE TO REMAIN AND BE PROTECTED



CONSULTANT

DEMOLITION PLAN

ROSEVILLE
SOCCER COMPLEX

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

[illegible]

DATE ISSUED	SCALE
04/29/2022	1"=20'-0"

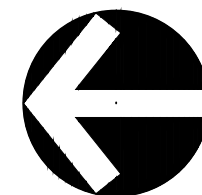
PROJ. NO.	2103800
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SHEET NO. **L3.5**

DEMOLITION PLAN

MATCHLINE N - REFER TO SHEET L3.14

MATCHLINE F - REFER TO SHEET L3.7




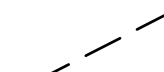
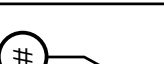
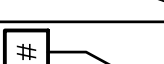
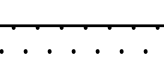
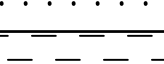




VERDE DESIGN
LANDSCAPE ARCHITECTURE
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www.VerdeDesignInc.com

STAMP

CONSULTANT

SYM.

SYM.	DESCRIPTION
	LIMIT OF WORK
	LIMIT OF CLEAR AND GRUB/CONSTRUCTION FENCING
	KEY LEGEND CALLOUT - ITEMS TO BE DEMOLISHED AND REMOVED
	KEY LEGEND CALLOUT - ITEMS TO REMAIN AND BE PROTECTED
	EXISTING SURFACE VEGETATION TO BE REMOVED PER SPECIFICATIONS. EXISTING TOP SOIL SHALL BE REMOVED FROM SITE PER GEOTECHNICAL REPORT. REFER TO SPECIFICATIONS FOR INFORMATION. REMOVE EXCESS SOIL FROM SITE.
	EXISTING HARDSCAPE PAVING INCLUDING BASE MATERIAL TO BE DEMOLISHED AND REMOVED. FOR CONCRETE PAVING, CONTRACTOR TO SAWCUT AT NEAREST EXPANSION/SCORE JOINT.
	REMOVE EXISTING TREES
	TREE TO REMAIN AND BE PROTECTED AND PRUNED, REFER TO SPECIFICATIONS, SECTION 02050 - EXISTING VEGETATION PROTECTION
	DEMOLISH AND REMOVE EXISTING FENCE, INCLUDING GATES, POSTS, HARDWARE, FABRIC AND FOOTINGS
	SAWCUT EXISTING ASPHALT PAVING

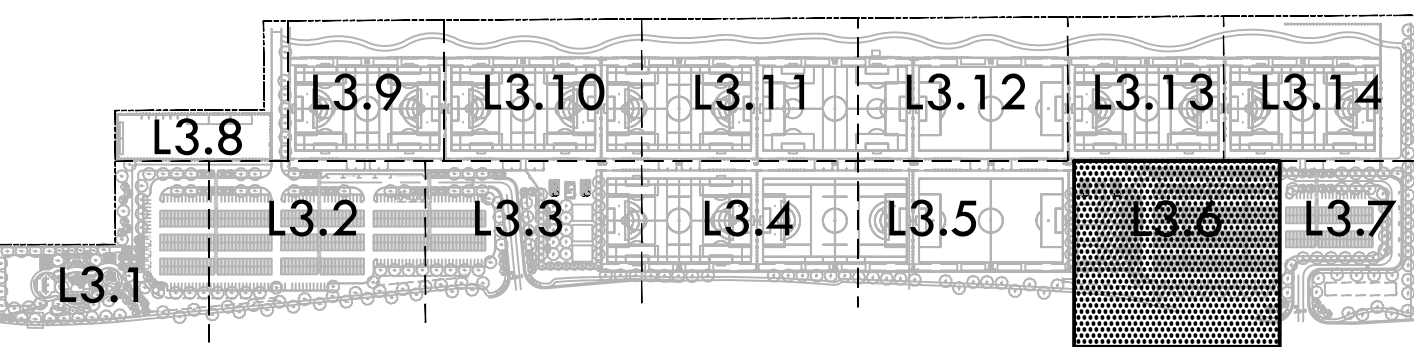
ITEMS TO BE DEMOLISHED AND/OR REMOVED

- | | |
|----|---|
| 1 | CURB AND ALL BASE MATERIAL TO BE DEMOLISHED AND REMOVED. |
| 2 | ELECTRICAL ITEMS TO BE DEMOLISHED AND REMOVED. REFER TO ELECTRICAL PLANS. |
| 3 | FENCE AND FOOTINGS BE DEMOLISHED AND REMOVED. |
| 4 | DRAIN STRUCTURES TO BE DEMOLISHED AND REMOVED. |
| 5 | NOT USED |
| 6 | BOLLARD AND FOOTING TO BE DEMOLISHED AND REMOVED. |
| 7 | CONCRETE PAD TO BE DEMOLISHED AND REMOVED. |
| 8 | POWER POLE AND OVERHEAD LINE WILL BE REMOVED BY OTHERS PRIOR TO START OF PROJECT. |
| 9 | WATER UTILITY AND ASSOCIATED ITEMS TO BE DEMOLISHED AND REMOVED. |
| 10 | SIGN, POST AND FOOTING TO BE DEMOLISHED AND REMOVED. |
| 11 | STREET LIGHT, POST, AND FOOTING TO BE REMOVED AND RELOCATED. |
| 12 | TRAFFIC SIGNAL BOX TO BE DEMOLISHED AND REMOVED. |
| 13 | UTILITY BOX TO BE REPLACED WITH TRAFFIC RATED BOX AND LID. |
| 14 | CABLE TV BOX TO BE REMOVED AND RELOCATED. |
| 15 | MONUMENT TO BE DEMOLISHED AND REMOVED. |

ITEMS TO BE PROTECTED OR RELOCATED

- | | |
|---|---|
| A | EDGE BANDS, FENCING, GATES, CURBS &/OR GUTTERS TO REMAIN & BE PROTECTED. |
| B | HARDSCAPE TO REMAIN AND BE PROTECTED. |
| C | ELECTRICAL ITEMS TO REMAIN AND BE PROTECTED. REFER TO ELECTRICAL PLANS |
| D | DOMESTIC WATER LINE AND/OR VALVE AND ASSOCIATED ITEMS TO REMAIN AND BE PROTECTED |
| E | RECYCLED WATER LINE AND/OR VALVE AND ASSOCIATED ITEMS TO REMAIN AND BE PROTECTED. |
| F | SANITARY SEWER LINE AND/OR STRUCTURES TO REMAIN AND BE PROTECTED. |
| G | STORM DRAIN LINE AND/OR STRUCTURES TO REMAIN AND BE PROTECTED. |
| H | UTILITY LINES AND/OR STRUCTURES TO REMAIN AND BE PROTECTED. |
| I | NOT USED |
| J | BOLLARD AND/OR POST TO REMAIN AND BE PROTECTED. |
| K | STREET LIGHT AND/OR POWER POLE TO REMAIN AND BE PROTECTED |
| L | SIGN, POST, AND ACCOMPANYING ITEMS TO REMAIN AND BE PROTECTED. |
| M | FIRE HYDRANT TO REMAIN AND BE PROTECTED. |
| N | MONUMENT TO REMAIN AND BE PROTECTED. |
| O | POWER POLE TO REMAIN AND BE PROTECTED |

KEY MAP



SHEET TITLE

DEMOLITION PLAN

PROJECT NAME

ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

SUBMITTAL	DATE
30% SUBMITTAL	04/29/22

[illegible]

DRAWN BY

CHECKED BY _____

DATE ISSUED _____

1"=20'-0"

PROJ. NO.

2103800

SHEET NO.

L3.6

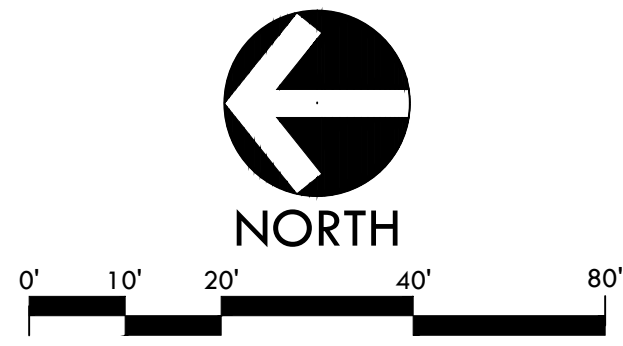
DEMOLITION PLAN

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DRAWING NAME: Y:\Projects-FO\2021\2103800 - roseville 6 soccer complex\cad_DEM-SRV.dwg
PLOT DATE: 04-28-22 PLOTTED BY: station46

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PROJECT NAME: 2103800 - Roseville Soccer Complex
DATE: 04-28-22
PLOT BY: station46



DEMOLITION NOTES

1. THE CONTRACTOR SHALL PERFORM ALL CLEARING, DEMOLITION, REMOVAL OF OBSTRUCTIONS AND SITE PREPARATIONS NECESSARY FOR THE PROPER EXECUTION OF ALL WORK CONTAINED IN THE CONTRACT DOCUMENTS.
2. CONTRACTOR SHALL VERIFY LOCATION OF ALL EXISTING UTILITIES AND PROVIDE THE REQUIRED COORDINATION FOR THEIR TEMPORARY DISCONNECTION, PROTECTION, REMOVAL AND/OR STORAGE AS MAY BE REQUIRED DURING CONSTRUCTION. CONTRACTOR SHALL COORDINATE WITH THE OWNER TO DETERMINE WHETHER TEMPORARY SERVICES ARE NECESSARY.
3. THE CONTRACTOR SHALL VISIT THE SITE PRIOR TO BID SUBMITTAL TO DETERMINE THE EXACT EXTENT AND DEPTH OF SITE DEMOLITION REQUIRED AND VERIFY COMPLIANCE WITH DRAWINGS. THE OWNER SHALL BE NOTIFIED IMMEDIATELY OF ANY DISCREPANCIES.
4. THE CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES, STRUCTURES AND SERVICES BEFORE COMMENCING WORK. THE LOCATIONS OF UTILITIES, STRUCTURES AND SERVICES SHOWN IN THE CONTRACT DOCUMENTS SHALL BE DEEMED TO BE APPROXIMATIONS ONLY. ALL DISCREPANCIES BETWEEN WHAT IS SHOWN AND THE ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER'S REPRESENTATIVE. THE CONTRACTOR SHALL CONTACT UNDERGROUND SERVICE ALERT (USA) AT (800) 227-2600 PRIOR TO ANY DEMOLITION OR EXCAVATION. UPON COMPLETION OF USA MARKING OPERATIONS, CONTRACTOR SHALL RECORD ALL UTILITY MARKINGS ON A SEPARATE SET OF DRAWINGS. THIS SET SHALL BE KEPT ON-SITE FOR REFERENCE FOR DURATION OF CONTRACT. NOTIFY THE OWNER'S REPRESENTATIVE IMMEDIATELY SHOULD CONFLICTS ARISE AND REDIRECT WORK TO AVOID DELAY.
5. ALL EXISTING ITEMS ARE TO REMAIN UNLESS OTHERWISE NOTED. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIRING OR REPLACING, AT CONTRACTOR'S EXPENSE, ANY EXISTING ITEM DAMAGED OR DESTROYED BY CONSTRUCTION OPERATIONS. CONTRACTOR SHALL ALSO BE RESPONSIBLE FOR REPAIRING OR REPLACING ANY AND ALL DAMAGES TO ADJACENT PROPERTIES. THE DAMAGED ITEMS SHALL BE RESTORED TO AN "AS-WAS" OR BETTER CONDITION OR REPLACED PER THE DISCRETION OF THE OWNER'S REPRESENTATIVE.
6. PRIOR TO ANY DEMOLITION WORK, CONTRACTOR SHALL INSTALL SELF-SUPPORTING INTERLOCKING CHAIN-LINK TEMPORARY CONSTRUCTION FENCING TO ENCLOSE AND SECURE THE PROJECT AREA LIMIT OF WORK. THE FENCING SHALL CONTAIN PEDESTRIAN AND/OR VEHICULAR ACCESS GATES AS NECESSARY AND SHALL BE MINIMUM 6 FEET HIGH WITH A TOP AND BOTTOM RAIL WITH KNUCKLED TOP AND BOTTOM SELVAGE (NO BARBED WIRE PERMITTED). ASHALL INCLUDE FULL HEIGHT GREEN SHADE CLOTH COVERING. THE CONSTRUCTION FENCING WORK SHALL BE SUBJECT TO THE DISCRETION OF THE OWNER'S REPRESENTATIVE.
7. PRIOR TO ANY DEMOLITION WORK, CONTRACTOR SHALL PROTECT ALL EXISTING PLANT MATERIAL NOT SCHEDULED FOR REMOVAL BY INSTALLING TEMPORARY 4 FOOT HIGH "BLAZE ORANGE" CONSTRUCTION SAFETY FENCING AT THE DRIPLINE OR PERIMETER. THE FENCING SHALL BE SECURED WITH DRIVEN METAL STAKES. ALL TREE PROTECTION WORK SHALL BE SUBJECT TO THE DISCRETION OF THE OWNER'S REPRESENTATIVE.
8. DEMOLITION SHALL INCLUDE THE REMOVAL OF ITEM AND ANY FOUNDATION OR STRUCTURAL SUPPORT RELATED TO ITEM FOR PLANT MATERIAL THIS SHALL INCLUDE STUMPS AND ROOTS OVER 2 INCHES IN DIAMETER. DISPOSAL SHALL BE OFF-SITE IN A LEGAL MANNER ACCEPTABLE TO THE OWNER'S REPRESENTATIVE AND IN COMPLIANCE WITH ALL FEDERAL, STATE AND LOCAL CODES AND ORDINANCES.
9. REFER TO SPECIFICATIONS FOR ADDITIONAL CLEARING, GRUBBING, TOPSOIL STOCKPILING AND OTHER PERTINENT INFORMATION.

DEMOLITION LEGEND

SYM.	DESCRIPTION
	LIMIT OF WORK
	LIMIT OF CLEAR AND GRUB/CONSTRUCTION FENCING
	KEY LEGEND CALLOUT - ITEMS TO BE DEMOLISHED AND REMOVED
	KEY LEGEND CALLOUT - ITEMS TO REMAIN AND BE PROTECTED
	EXISTING SURFACE VEGETATION TO BE REMOVED PER SPECIFICATIONS. EXISTING TOP SOIL SHALL BE REMOVED FROM SITE PER GEOTECHNICAL REPORT. REFER TO SPECIFICATIONS FOR INFORMATION. REMOVE EXCESS SOIL FROM SITE.
	EXISTING HARDSCAPE PAVING INCLUDING BASE MATERIAL TO BE DEMOLISHED AND REMOVED. FOR CONCRETE PAVING, CONTRACTOR TO SAWCUT AT NEAREST EXPANSION/SCORE JOINT.
	REMOVE EXISTING TREES
	TREE TO REMAIN AND BE PROTECTED AND PRUNED, REFER TO SPECIFICATIONS, SECTION 02050 - EXISTING VEGETATION PROTECTION
	DEMOLISH AND REMOVE EXISTING FENCE, INCLUDING GATES, POSTS, HARDWARE, FABRIC AND FOOTINGS
	SAWCUT EXISTING ASPHALT PAVING

DEMOLITION ITEMS

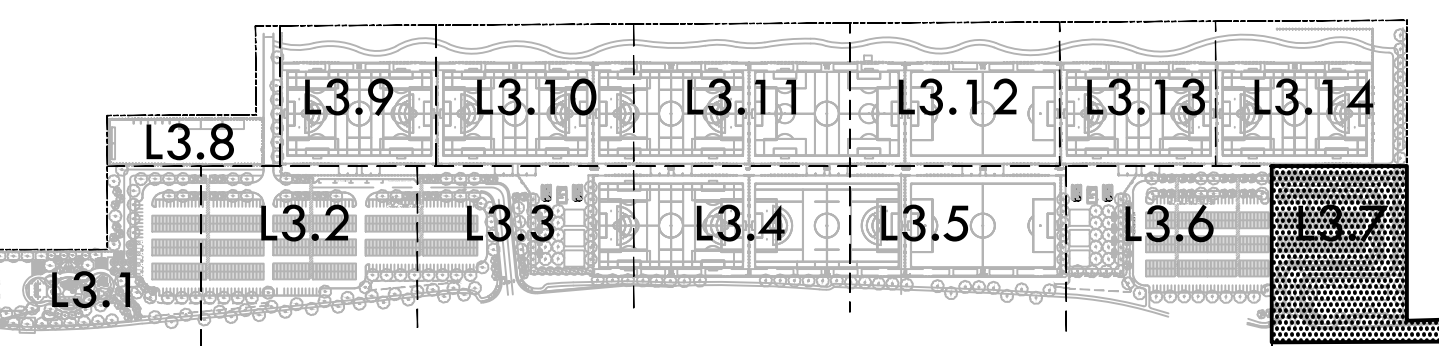
ITEMS TO BE DEMOLISHED AND/OR REMOVED

- 1 CURB AND ALL BASE MATERIAL TO BE DEMOLISHED AND REMOVED.
- 2 ELECTRICAL ITEMS TO BE DEMOLISHED AND REMOVED. REFER TO ELECTRICAL PLANS.
- 3 FENCE AND FOOTINGS BE DEMOLISHED AND REMOVED.
- 4 DRAIN STRUCTURES TO BE DEMOLISHED AND REMOVED.
- 5 NOT USED
- 6 BOLLARD AND FOOTING TO BE DEMOLISHED AND REMOVED.
- 7 CONCRETE PAD TO BE DEMOLISHED AND REMOVED.
- 8 POWER POLE AND OVERHEAD LINE WILL BE REMOVED BY OTHERS PRIOR TO START OF PROJECT.
- 9 WATER UTILITY AND ASSOCIATED ITEMS TO BE DEMOLISHED AND REMOVED.
- 10 SIGN, POST AND FOOTING TO BE DEMOLISHED AND REMOVED.
- 11 STREET LIGHT, POST, AND FOOTING TO BE REMOVED AND RELOCATED.
- 12 TRAFFIC SIGNAL BOX TO BE DEMOLISHED AND REMOVED.
- 13 UTILITY BOX TO BE REPLACED WITH TRAFFIC RATED BOX AND LID.
- 14 CABLE TV BOX TO BE REMOVED AND RELOCATED.
- 15 MONUMENT TO BE DEMOLISHED AND REMOVED.

ITEMS TO BE PROTECTED OR RELOCATED

- | | |
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| A | EDGE BANDS, FENCING, GATES, CURBS &/OR GUTTERS TO REMAIN & BE PROTECTED. |
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| L | SIGN, POST, AND ACCOMPANYING ITEMS TO REMAIN AND BE PROTECTED. |
| M | FIRE HYDRANT TO REMAIN AND BE PROTECTED. |
| N | MONUMENT TO REMAIN AND BE PROTECTED. |
| O | POWER POLE TO REMAIN AND BE PROTECTED |

KEY MAP



STAMP

CONSULTANT

SHEET TITLE

DEMOLITION
PLAN

PROJECT NAME

ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

SUBMITTAL

30% SUBMITTAL

DATE

04/29/22

NO.

REVISIONS

DATE

DRAWN BY

CHECKED BY

DATE ISSUED

04/29/2022

SCALE

1"=20'-0"

PROJ. NO.

2103800

SHEET NO.

L3.7

DEMOLITION PLAN

DEMOLITION NOTES

1. THE CONTRACTOR SHALL PERFORM ALL CLEANING, DEMOLITION, REMOVAL OF OBSTRUCTIONS AND SITE DOCUMENTS.
2. CONTRACTOR SHALL VERIFY LOCATION OF ALL EXISTING UTILITIES AND PROVIDE THE REQUIRED COORDINATION FOR THEIR TEMPORARY DISCONNECTION, PROTECTION, REMOVAL AND/OR STORAGE AS MAY BE REQUIRED DURING CONSTRUCTION. CONTRACTOR SHALL COORDINATE WITH THE OWNER TO DETERMINE WHETHER TEMPORARY SERVICES ARE NECESSARY.
3. THE CONTRACTOR SHALL VISIT THE SITE PRIOR TO BID SUBMITTAL TO DETERMINE THE EXACT EVENT AND DEPTH OF DEMOLITION REQUIRED AND VERIFY COMPLIANCE WITH DRAWINGS. THE OWNER SHALL BE NOTIFIED IMMEDIATELY OF ANY DISCREPANCIES.
4. THE CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES, STRUCTURES AND SERVICES BEFORE CONSTRUCTION. THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL EXISTING UTILITIES AND PROVIDE THE REQUIRED COORDINATION FOR THEIR TEMPORARY DISCONNECTION, PROTECTION, REMOVAL AND/OR STORAGE AS MAY BE REQUIRED DURING CONSTRUCTION. CONTRACTOR SHALL COORDINATE WITH THE OWNER TO DETERMINE WHETHER TEMPORARY SERVICES ARE NECESSARY.
5. ALL EXISTING ITEMS ARE TO REMAIN UNLESS OTHERWISE NOTED. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CONSTRUCTION OPERATIONS. CONTRACTOR SHALL ALSO BE RESPONSIBLE FOR REPAIRING OR REPLACING ANY AND ALL DAMAGES TO ADJACENT PROPERTIES. THE DAMAGED ITEMS SHALL BE RESTORED TO AN "AS WAS" OR BETTER CONDITION OR REPLACED PER THE DISCRETION OF THE OWNER'S REPRESENTATIVE.
6. PRIOR TO ANY DEMOLITION WORK, CONTRACTOR SHALL INSTALL SEE-SUPPORTING INTERLOCKING CHAIN LINK FENCING TO PROTECT ALL EXISTING UTILITIES, STRUCTURES AND SERVICES. THE FENCING SHALL BE MINIMUM 6 FEET HIGH WITH A TOP AND BOTTOM RAIL WITH KNUCKLED TOP AND BOTTOM SERVICE HO BARRED WIRE PERMITTED. INCLUDING PROTECT EXISTING UTILITIES AND/OR VEHICULAR ACCESS GATES AS NECESSARY AND SHALL BE MINIMUM 6 FEET HIGH WITH A TOP AND BOTTOM RAIL WITH KNUCKLED TOP AND BOTTOM SERVICE HO BARRED WIRE PERMITTED. SUBJECT TO THE DISCRETION OF THE OWNER'S REPRESENTATIVE.
7. PRIOR TO ANY DEMOLITION WORK, CONTRACTOR SHALL PROTECT ALL EXISTING PLANT MATERIAL NOT SCHEDULED FOR REMOVAL. CONTRACTOR SHALL PROTECT ALL EXISTING PLANT MATERIAL NOT SCHEDULED FOR REMOVAL. THE DEBRIS OR REMAINDER. THE FENCING SHALL BE SECURED WITH DRIVEN METAL STAKES. ALL TREE PROTECTION WORK SHALL BE SUBJECT TO THE DISCRETION OF THE OWNER'S REPRESENTATIVE.
8. DEMOLITION SHALL INCLUDE THE REMOVAL OF ITEM AND ANY FOUNDATION OR STRUCTURAL SUPPORT RELATED TO ITEM FOR PLANT MATERIAL. THIS SHALL INCLUDE STUMPS AND ROOTS OVER 2 INCHES IN DIAMETER. DISPOSAL SHALL BE IN ACCORDANCE WITH ALL APPLICABLE FEDERAL, STATE AND LOCAL CODES AND ORDINANCES.
9. REFER TO SPECIFICATIONS FOR ADDITIONAL CLEANING, GRABBING, TOPSOIL STOCKPILING AND OTHER REFINEMENT INFORMATION.

DEMOLITION LEGEND

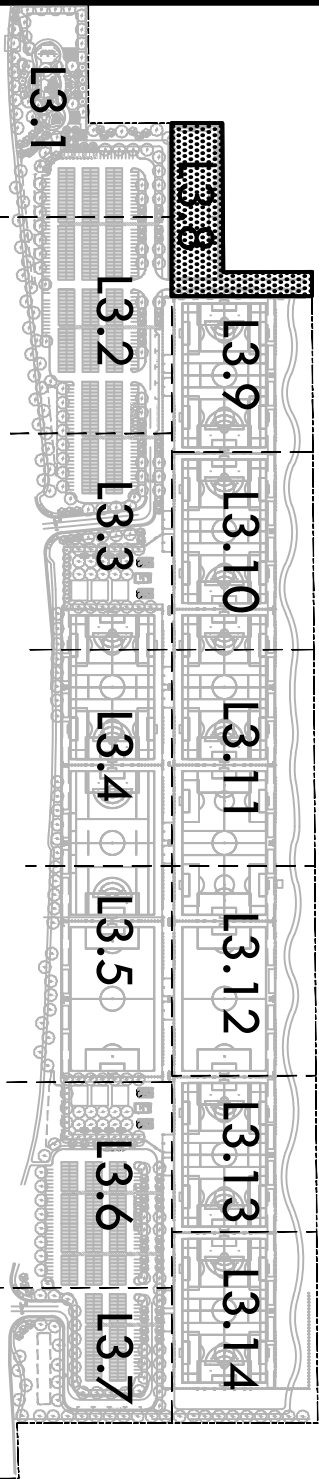
SYMBOL	DESCRIPTION
	LIMIT OF WORK
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	KEY LEGEND CALLOUT - ITEMS TO BE DEMOLISHED AND REMOVED
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	EXISTING SURFACE VEGETATION TO BE REMOVED PER SPECIFICATIONS. EXISTING TOP SOIL SHALL BE REMOVED FROM SITE PER GEOTECHNICAL REPORT. REFER TO SPECIFICATIONS FOR INFORMATION.
	REMOVE EXCESS SOIL FROM SITE.
	EXISTING HARDSCAPE PAVING INCLUDING BASE MATERIAL TO BE DEMOLISHED AND REMOVED, FOR CONCRETE PAVING, CONTRACTOR TO SAWCUT AT NEAREST EXPANSION/SCORE JOINT.
	REMOVE EXISTING TREES
	TREE TO REMAIN AND BE PROTECTED AND PRUNED. REFER TO SPECIFICATIONS, SECTION 02050 - EXISTING VEGETATION PROTECTION
	DEMOLISH AND REMOVE EXISTING FENCE, INCLUDING GATES, POSTS, HARDWARE, FABRIC AND FOOTINGS
	SAWCUT EXISTING ASPHALT PAVING

DEMOLITION ITEMS

- ITEMS TO BE DEMOLISHED AND/OR REMOVED
1. CURB AND ALL BASE MATERIAL TO BE DEMOLISHED AND REMOVED.
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 3. FENCE AND FOOTINGS BE DEMOLISHED AND REMOVED.
 4. DRAIN STRUCTURES TO BE DEMOLISHED AND REMOVED.
 5. NOT USED
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- ITEMS TO BE PROTECTED OR RELOCATED
1. EDGEWALLS, FENCING, GATES, CURBS & GUTTERS TO REMAIN & BE PROTECTED.
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	A	EDGEWALLS, FENCING, GATES, CURBS & GUTTERS TO REMAIN & BE PROTECTED.
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KEY MAP





VERDE DESIGN
LANDSCAPE ARCHITECTURE
SPORT PLANNING & DESIGN
1843 Two Red Mt. Sq., #110
Folsom, CA 95630
Tel: 916.413.5554
Fax: 916.413.5554
www.verdedesignfirm.com

REGISTERED LANDSCAPE ARCHITECT
No. 4089
EXPIRATION DATE: APR 2025
STATE OF CALIFORNIA

STAMP
CONSULTANT

PROJECT NAME
**ROSEVILLE
SOCCER COMPLEX**

PROJECT ADDRESS
**2600 WESTBROOK BLVD
ROSEVILLE, CA 95747**

SUBMITTAL
30% SUBMITTAL
DATE
04/29/22

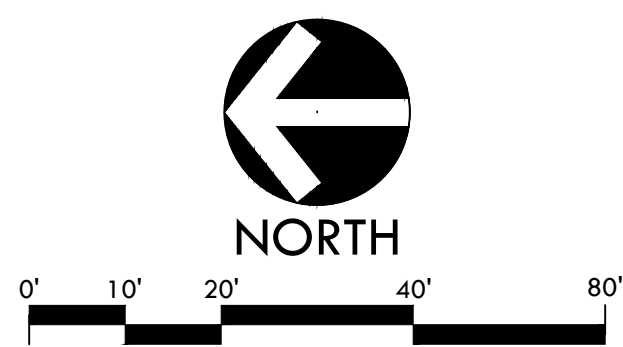
NO. REVISIONS
DATE

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04/29/2022
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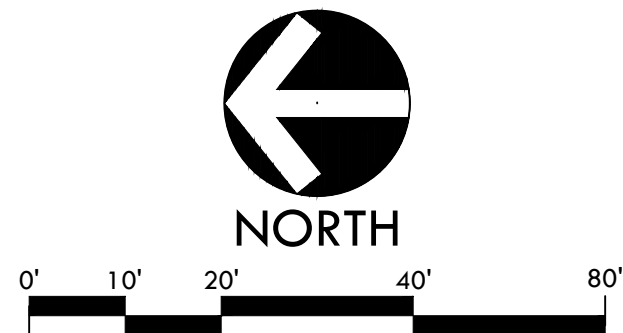
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2103800

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DEMOLITION PLAN



DEMOLITION PLAN



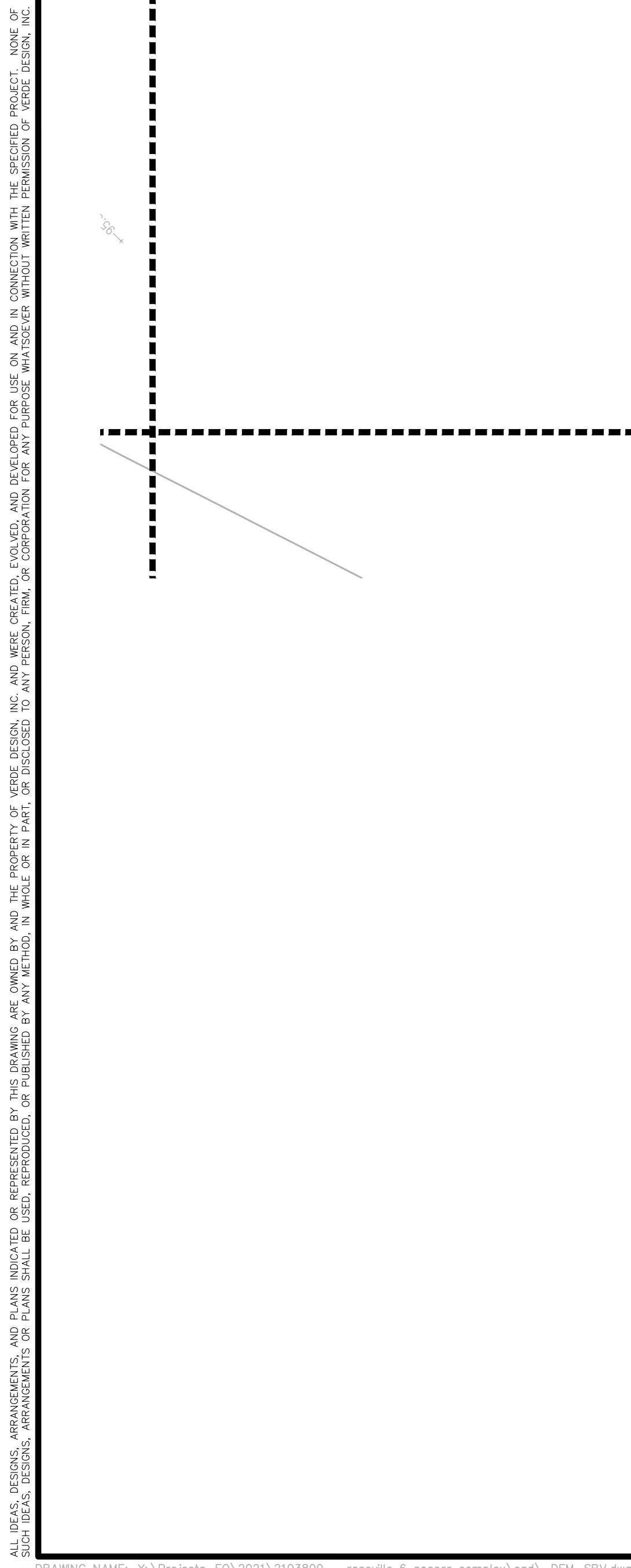
DEMOLITION PLAN

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PLOT DATE: 04-28-22 PLOTTED BY: station46



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CONSULTANT

SYM.



ITEMS TO BE DEMOLISHED AND/OR REMOVED

- ①

ITEMS TO BE PROTECTED OR RELOCATED

- 

KEY MAP



PROJECT NAME

PROJECT ADDRESS

SUBMITTA

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04/29/22

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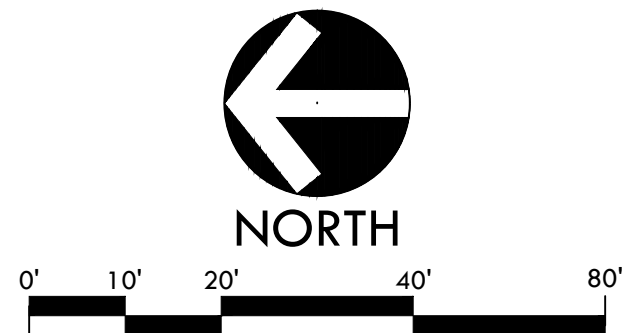
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DEMOLITION PLAN

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DEMOLITION NOTES

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- CONTRACTOR SHALL VERIFY LOCATION OF ALL EXISTING UTILITIES AND PROVIDE THE REQUIRED COORDINATION FOR THEIR TEMPORARY DISCONNECTION, PROTECTION, REMOVAL AND/OR STORAGE AS MAY BE REQUIRED DURING CONSTRUCTION. CONTRACTOR SHALL COORDINATE WITH THE OWNER TO DETERMINE WHETHER TEMPORARY SERVICES ARE NECESSARY.
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- DEMOLITION SHALL INCLUDE THE REMOVAL OF ITEM AND ANY FOUNDATION OR STRUCTURAL SUPPORT RELATED TO ITEM FOR PLANT MATERIAL THIS SHALL INCLUDE STUMPS AND ROOTS OVER 2 INCHES IN DIAMETER. DISPOSAL SHALL BE OFF-SITE IN A LEGAL MANNER ACCEPTABLE TO THE OWNER'S REPRESENTATIVE AND IN COMPLIANCE WITH ALL FEDERAL, STATE AND LOCAL CODES AND ORDINANCES.
- REFER TO SPECIFICATIONS FOR ADDITIONAL CLEARING, GRUBBING, TOPSOIL STOCKPILING AND OTHER PERTINENT INFORMATION.

DEMOLITION LEGEND

SYM.	DESCRIPTION
	LIMIT OF WORK
	LIMIT OF CLEAR AND GRUB/CONSTRUCTION FENCING
	KEY LEGEND CALLOUT - ITEMS TO BE DEMOLISHED AND REMOVED
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	EXISTING SURFACE VEGETATION TO BE REMOVED PER SPECIFICATIONS. EXISTING TOP SOIL SHALL BE REMOVED FROM SITE PER GEOTECHNICAL REPORT. REFER TO SPECIFICATIONS FOR INFORMATION. REMOVE EXCESS SOIL FROM SITE.
	EXISTING HARDSCAPE PAVING INCLUDING BASE MATERIAL TO BE DEMOLISHED AND REMOVED. FOR CONCRETE PAVING, CONTRACTOR TO SAWCUT AT NEAREST EXPANSION/SCORE JOINT.
	REMOVE EXISTING TREES
	TREE TO REMAIN AND BE PROTECTED AND PRUNED, REFER TO SPECIFICATIONS, SECTION 02050 - EXISTING VEGETATION PROTECTION
	DEMOLISH AND REMOVE EXISTING FENCE, INCLUDING GATES, POSTS, HARDWARE, FABRIC AND FOOTINGS
	SAWCUT EXISTING ASPHALT PAVING

DEMOLITION ITEMS

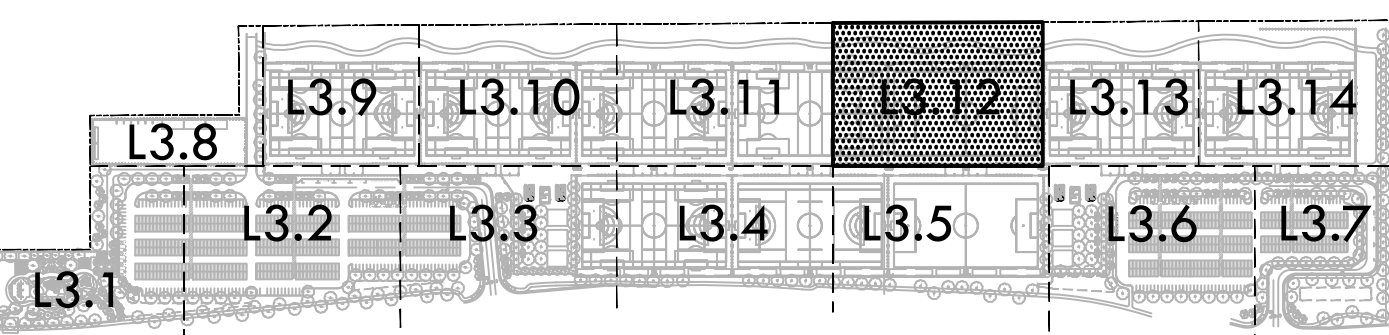
ITEMS TO BE DEMOLISHED AND/OR REMOVED

- CURB AND ALL BASE MATERIAL TO BE DEMOLISHED AND REMOVED.
- ELECTRICAL ITEMS TO BE DEMOLISHED AND REMOVED. REFER TO ELECTRICAL PLANS.
- FENCE AND FOOTINGS BE DEMOLISHED AND REMOVED.
- DRAIN STRUCTURES TO BE DEMOLISHED AND REMOVED.
- NOT USED
- BOLLARD AND FOOTING TO BE DEMOLISHED AND REMOVED.
- CONCRETE PAD TO BE DEMOLISHED AND REMOVED.
- POWER POLE AND OVERHEAD LINE WILL BE REMOVED BY OTHERS PRIOR TO START OF PROJECT.
- WATER UTILITY AND ASSOCIATED ITEMS TO BE DEMOLISHED AND REMOVED.
- SIGN, POST AND FOOTING TO BE DEMOLISHED AND REMOVED.
- STREET LIGHT, POST, AND FOOTING TO BE REMOVED AND RELOCATED.
- TRAFFIC SIGNAL BOX TO BE DEMOLISHED AND REMOVED.
- UTILITY BOX TO BE REPLACED WITH TRAFFIC RATED BOX AND LID.
- CABLE TV BOX TO BE REMOVED AND RELOCATED.
- MONUMENT TO BE DEMOLISHED AND REMOVED.

ITEMS TO BE PROTECTED OR RELOCATED

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| A | EDGE BANDS, FENCING, GATES, CURBS &/OR GUTTERS TO REMAIN & BE PROTECTED. |
| B | HARDSCAPE TO REMAIN AND BE PROTECTED. |
| C | ELECTRICAL ITEMS TO REMAIN AND BE PROTECTED. REFER TO ELECTRICAL PLANS |
| D | DOMESTIC WATER LINE AND/OR VALVE AND ASSOCIATED ITEMS TO REMAIN AND BE PROTECTED. |
| E | RECYCLED WATER LINE AND/OR VALVE AND ASSOCIATED ITEMS TO REMAIN AND BE PROTECTED. |
| F | SANITARY SEWER LINE AND/OR STRUCTURES TO REMAIN AND BE PROTECTED. |
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| L | SIGN, POST, AND ACCOMPANYING ITEMS TO REMAIN AND BE PROTECTED. |
| M | FIRE HYDRANT TO REMAIN AND BE PROTECTED. |
| N | MONUMENT TO REMAIN AND BE PROTECTED. |
| O | POWER POLE TO REMAIN AND BE PROTECTED |

KEY MAP





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LANDSCAPE ARCHITECTURE
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Folsom, CA 95630
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STAMP

CONSULTANT

SHEET TITLE

**DEMOLITION
PLAN**

PROJECT NAME

**ROSEVILLE
SOCCER COMPLEX**

PROJECT ADDRESS

**2600 WESTBROOK BLVD
ROSEVILLE, CA 95747**

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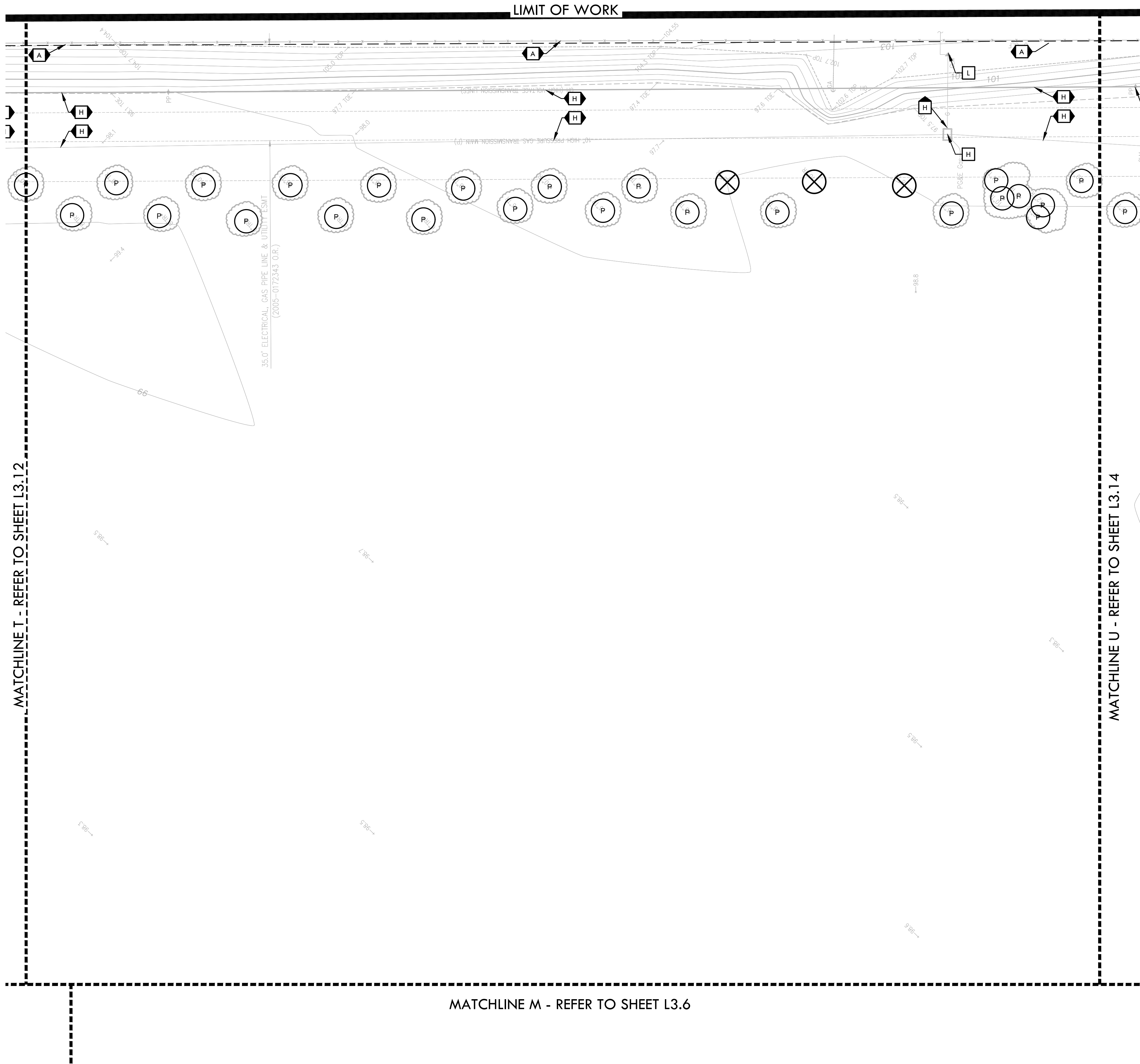
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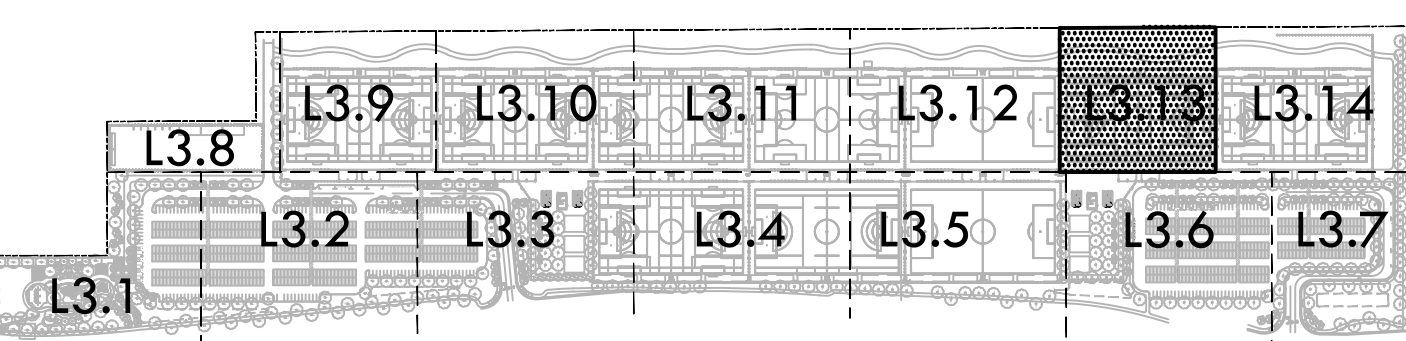
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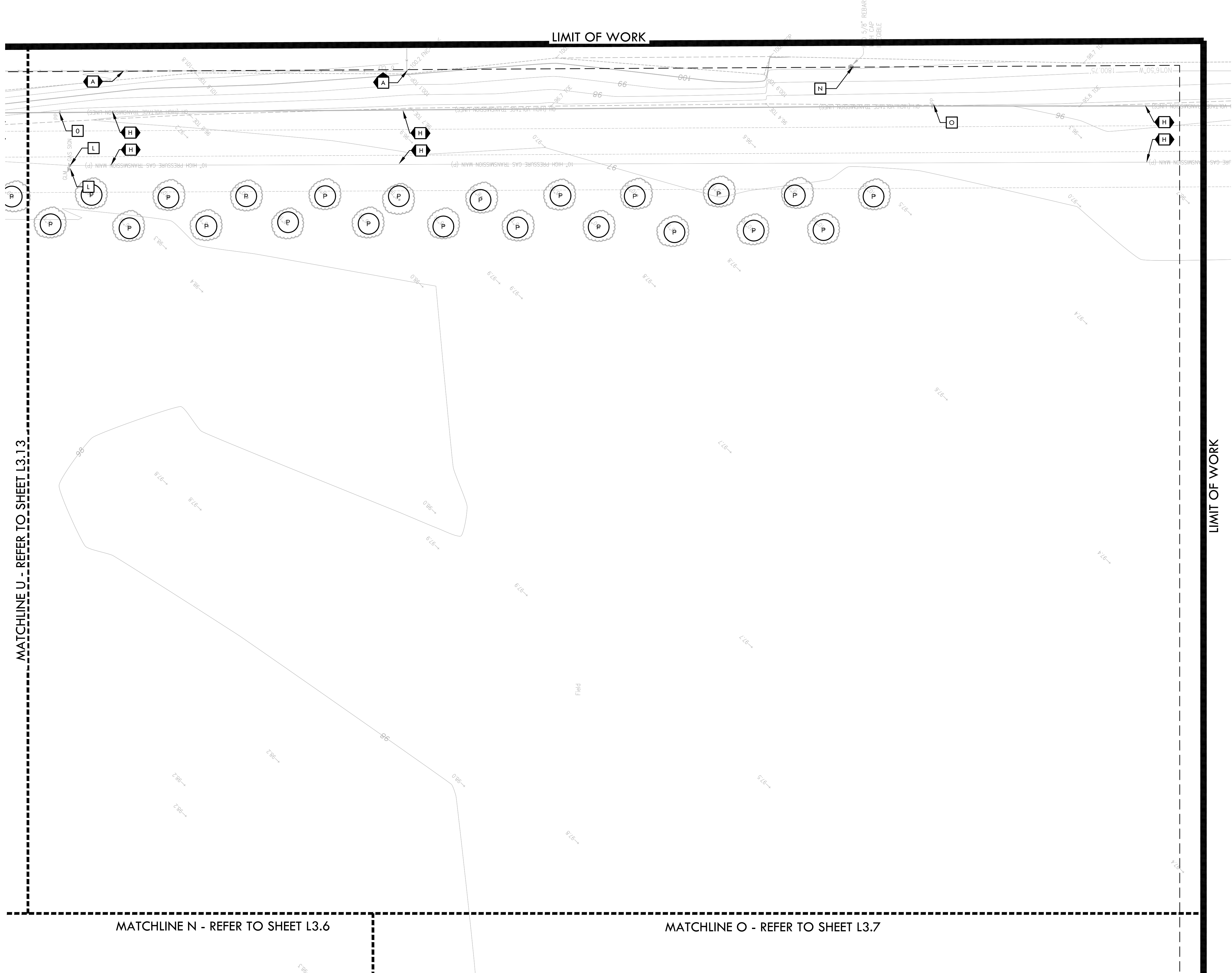
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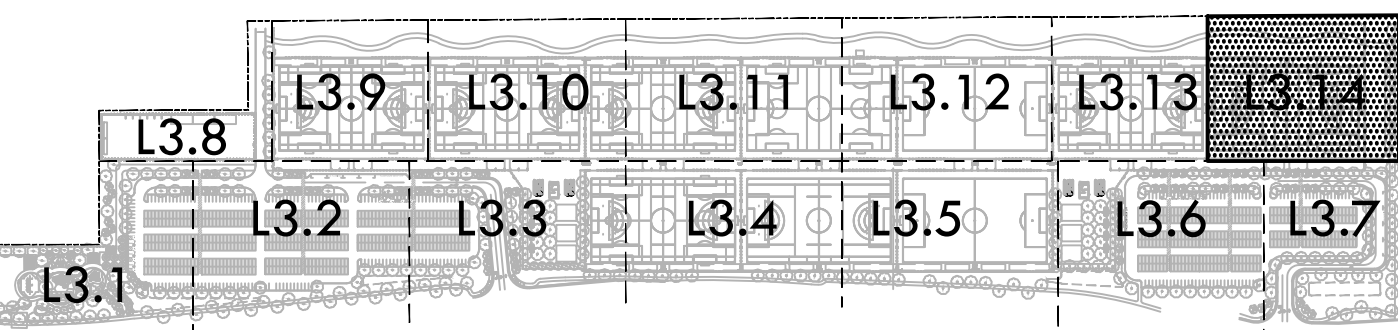
ITEMS TO BE DEMOLISHED AND/OR REMOVED

- CURB AND ALL BASE MATERIAL TO BE DEMOLISHED AND REMOVED.
- ELECTRICAL ITEMS TO BE DEMOLISHED AND REMOVED. REFER TO ELECTRICAL PLANS.
- FENCE AND FOOTINGS BE DEMOLISHED AND REMOVED.
- DRAIN STRUCTURES TO BE DEMOLISHED AND REMOVED.
- NOT USED
- BOLLARD AND FOOTING TO BE DEMOLISHED AND REMOVED.
- CONCRETE PAD TO BE DEMOLISHED AND REMOVED.
- POWER POLE AND OVERHEAD LINE WILL BE REMOVED BY OTHERS PRIOR TO START OF PROJECT.
- WATER UTILITY AND ASSOCIATED ITEMS TO BE DEMOLISHED AND REMOVED.
- SIGN, POST AND FOOTING TO BE DEMOLISHED AND REMOVED.
- STREET LIGHT, POST, AND FOOTING TO BE REMOVED AND RELOCATED.
- TRAFFIC SIGNAL BOX TO BE DEMOLISHED AND REMOVED.
- UTILITY BOX TO BE REPLACED WITH TRAFFIC RATED BOX AND LID.
- CABLE TV BOX TO BE REMOVED AND RELOCATED.
- MONUMENT TO BE DEMOLISHED AND REMOVED.

ITEMS TO BE PROTECTED OR RELOCATED

- | | |
|----------|---|
| A | EDGE BANDS, FENCING, GATES, CURBS &/OR GUTTERS TO REMAIN & BE PROTECTED. |
| B | HARDSCAPE TO REMAIN AND BE PROTECTED. |
| C | ELECTRICAL ITEMS TO REMAIN AND BE PROTECTED. REFER TO ELECTRICAL PLANS |
| D | DOMESTIC WATER LINE AND/OR VALVE AND ASSOCIATED ITEMS TO REMAIN AND BE PROTECTED. |
| E | RECYCLED WATER LINE AND/OR VALVE AND ASSOCIATED ITEMS TO REMAIN AND BE PROTECTED. |
| F | SANITARY SEWER LINE AND/OR STRUCTURES TO REMAIN AND BE PROTECTED. |
| G | STORM DRAIN LINE AND/OR STRUCTURES TO REMAIN AND BE PROTECTED. |
| H | UTILITY LINES AND/OR STRUCTURES TO REMAIN AND BE PROTECTED. |
| I | NOT USED |
| J | BOLLARD AND/OR POST TO REMAIN AND BE PROTECTED. |
| K | STREET LIGHT AND/OR POWER POLE TO REMAIN AND BE PROTECTED |
| L | SIGN, POST, AND ACCOMPANYING ITEMS TO REMAIN AND BE PROTECTED. |
| M | FIRE HYDRANT TO REMAIN AND BE PROTECTED. |
| N | MONUMENT TO REMAIN AND BE PROTECTED. |
| O | POWER POLE TO REMAIN AND BE PROTECTED |

KEY MAP



STAMP

CONSULTANT

SHEET TITLE

DEMOLITION
PLAN

PROJECT NAME

ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

SUBMITTAL

30% SUBMITTAL

DATE

04/29/22

NO.

REVISIONS

DATE

DRAWN BY

CHECKED BY

DATE ISSUED

04/29/2022

SCALE

1"=20'-0"

PROJ. NO.

2103800

SHEET NO.

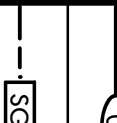
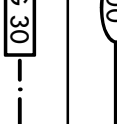

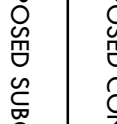

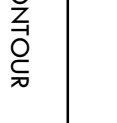
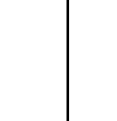
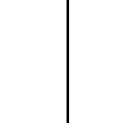
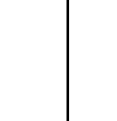
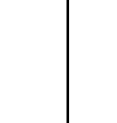
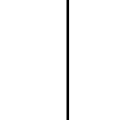
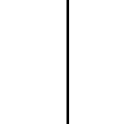
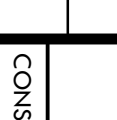
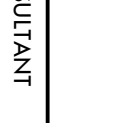


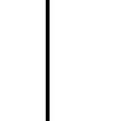


L3.14

DEMOLITION PLAN

GRADING NOTES

- EXISTING GRADES ARE BASED ON INFORMATION PROVIDED BY RIR + WRIGHT. CONTRACTOR SHALL VERIFY IMMEDIATELY SHOULD CONFLICTS ARISE AND REDIRECT WORK TO AVOID DELAY.
- THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL EXISTING UTILITIES, STRUCTURES AND SERVICES BEFORE COMMENCING WORK. THE LOCATIONS OF UTILITIES, STRUCTURES AND SERVICES SHOWN IN THE CONTRACT DOCUMENTS SHALL BE DEEMED TO BE APPROXIMATIONS ONLY. ALL DISCREPANCIES BETWEEN WHAT IS SHOWN AND WHAT IS FOUND IN THE FIELD SHALL BE REPORTED TO THE DESIGNER IMMEDIATELY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE LOCATION OF ALL UTILITIES, STRUCTURES AND SERVICES BEFORE COMMENCING WORK. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE LOCATION OF ALL UTILITIES, STRUCTURES AND SERVICES BEFORE COMMENCING WORK. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE LOCATION OF ALL UTILITIES, STRUCTURES AND SERVICES BEFORE COMMENCING WORK.
- PROPOSED GRADES SHALL MEET EXISTING GRADES WITH A SMOOTH AND CONTINUOUS TRANSITION SO AS TO REDIRECT WORK SO AS TO AVOID DELAY WHILE AVOIDING RESPONSE.
- ALL EXISTING DRAINAGE STRUCTURES, BOXES, UTILITY VAULTS ETC. SHALL BE BROUGHT TO FINAL FINISH GRADE PRIOR TO FINAL SURFACE TREATMENT.

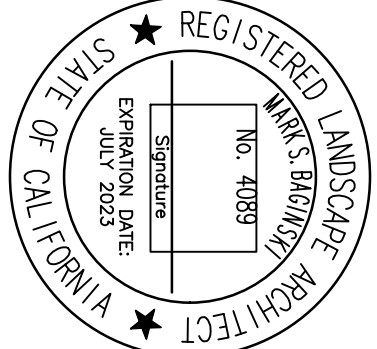
GRADING LEGEND

SVM.	DESCRIPTION
	PROPOSED CONTOUR
	PROPOSED SUBGRADE CONTOUR
	PROPOSED FINISH GRADE ELEVATION OF SOFTSCAPE
	PROPOSED ELEVATION OF TOP OF SYNTHETIC TURF INFILL
	PROPOSED FINISH SURFACE ELEVATION OF HARDSCAPE
	HIGH POINT / HIGH POINT OF SWALE
	LOW POINT / RIM ELEVATION OF DRAIN
	PROPOSED FINISH SUBGRADE ELEVATION
	TOP OF CURB
	TOP OF WALL
	FINISHED FLOOR ELEVATION
	TOP OF TRENCH DRAIN
	CENTER LINE OF SWALE
	CROWN OF FIELD, OR RIDGE LINE
	LOW POINT OF FIELD
	CONFORM TO EXISTING GRADE
	LIMIT OF GRADING - CONFORM TO EXISTING GRADES AT THIS LINE
	FLOW DIRECTION IN SOFTSCAPE
	EXISTING CONTOUR
	EXISTING ELEVATION

VERDE DESIGN

LANDSCAPE ARCHITECTURE
SPORT PLANNING & DESIGN

1843 Two Feet Rd. Suite 140
Folsom, CA 95630
Tel: 916.413.5554
www.verdedesign.com



CONSULTANT

GRADING PLAN

PROJECT NAME
ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS
2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

SUBMITTAL
30% SUBMITTAL
DATE
04/29/22

NO. REVISIONS
DATE

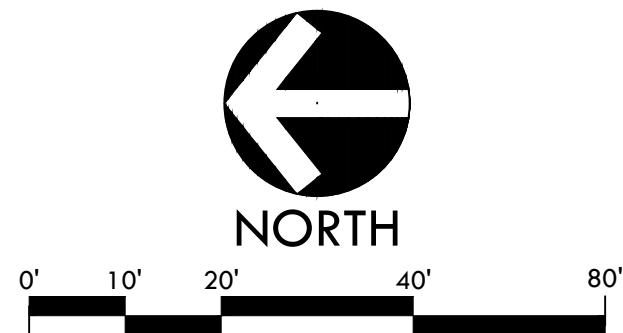
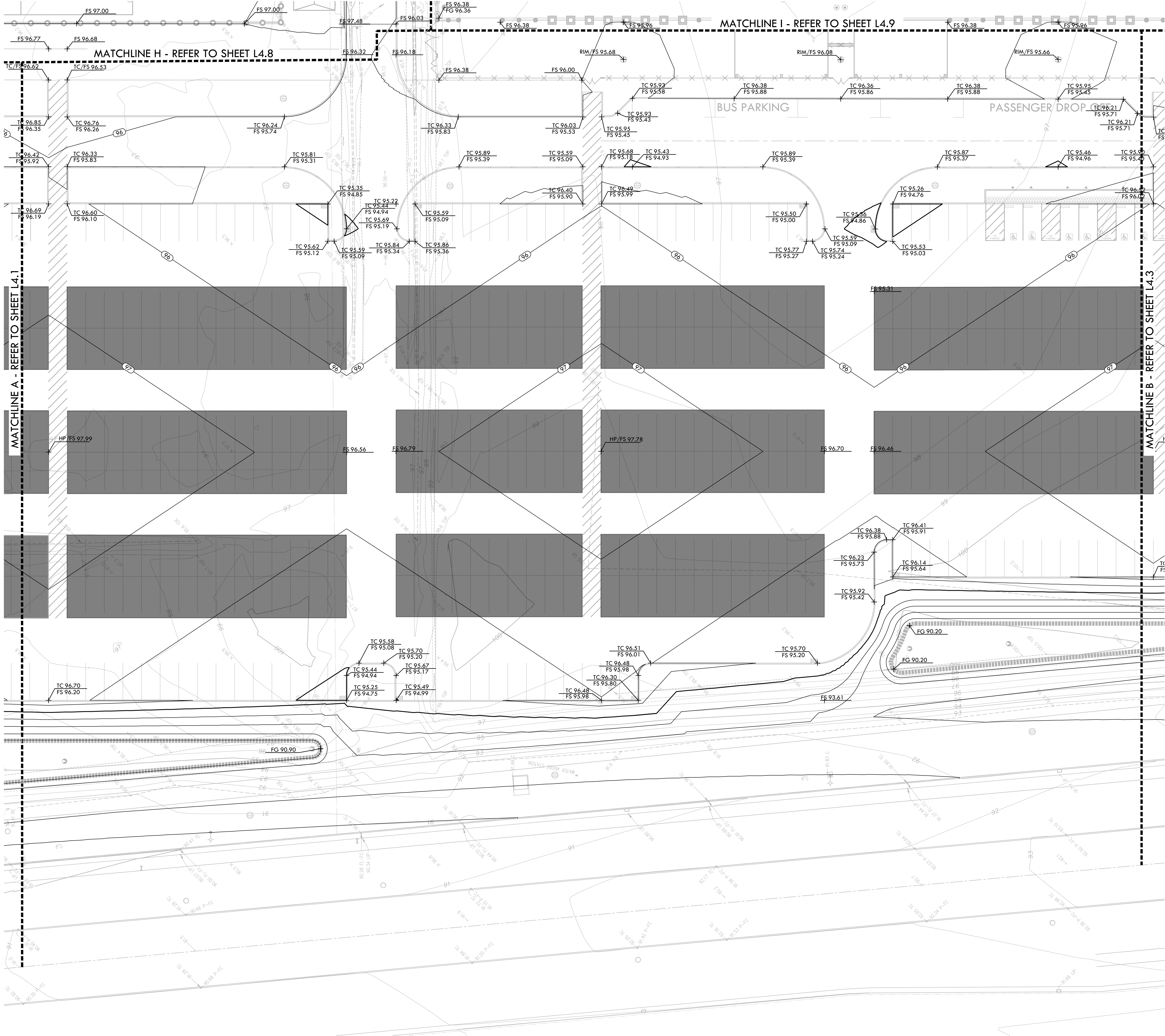
DRAWN BY
CHECKED BY

DATE ISSUED
04/29/2022
SCALE
1"=20'-0"
PROJ. NO.
2103800
SHEET NO.
L4.1

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PROJECT NAME: 2600 Westbrook Blvd, Roseville, CA 95747
PROJECT DATE: 04-24-22
PROJECT BY: VERDE DESIGN

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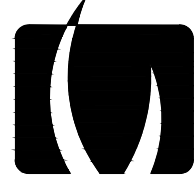


GRADING NOTES

- EXISTING GRADES ARE BASED ON INFORMATION PROVIDED BY KIER + WRIGHT. CONTRACTOR SHALL VERIFY EXISTING GRADES FOR ACCURACY PRIOR TO THE START OF GRADING; NOTIFY THE OWNER'S REPRESENTATIVE IMMEDIATELY SHOULD CONFLICTS ARISE AND REDIRECT WORK TO AVOID DELAY.
- THE CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES, STRUCTURES AND SERVICES BEFORE COMMENCING WORK. THE LOCATIONS OF UTILITIES, STRUCTURES AND SERVICES SHOWN IN THE CONTRACT DOCUMENTS SHALL BE DEEMED TO BE APPROXIMATIONS ONLY. ALL DISCREPANCIES BETWEEN WHAT IS SHOWN AND THE ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER'S REPRESENTATIVE. THE CONTRACTOR SHALL CONTACT UNDER GROUND SERVICE ALERT (UGSA) AT (800) 227-2600 PRIOR TO ANY DEMOLITION OR EXCAVATION. UPON COMPLETION OF UGA MARKING OPERATIONS, CONTRACTOR SHALL RECORD ALL UTILITY MARKINGS ON A SEPARATE SET OF DRAWINGS. THIS SET SHALL BE KEPT ON-SITE FOR REFERENCE FOR DURATION OF CONTRACT.
- PROPOSED GRADES SHALL MEET EXISTING GRADES WITH A SMOOTH AND CONTINUOUS TRANSITION SO AS TO AVOID TRAPPING WATER. CONTRACTOR SHALL NOTIFY OWNER REPRESENTATIVE IF PUDDLING IS SUSPECTED AND REDIRECT WORK SO AS TO AVOID DELAY WHILE AWAITING RESPONSE.
- ALL EXISTING DRAINAGE STRUCTURES, BOXES, UTILITY VAULTS ETC. SHALL BE BROUGHT TO FINAL FINISH GRADE PRIOR TO FINAL SURFACE TREATMENT.

GRADING LEGEND

SYM.	DESCRIPTION
	PROPOSED CONTOUR
	PROPOSED SUBGRADE CONTOUR
FG 32.00	PROPOSED FINISH GRADE ELEVATION OF SOFTSCAPE
FT 32.00	PROPOSED ELEVATION OF TOP OF SYNTHETIC TURF INFILL
FS 32.00	PROPOSED FINISH SURFACE ELEVATION OF HARDSCAPE
HP 32.00	HIGH POINT / HIGH POINT OF SWALE
RIM 31.00	LOW POINT / RIM ELEVATION OF DRAIN
SG 32.00	PROPOSED FINISH SUBGRADE ELEVATION
TC 32.50	TOP OF CURB
TW 34.00	TOP OF WALL
FF 99.00	FINISHED FLOOR ELEVATION
TD 99.00	TOP OF TRENCH DRAIN
	CENTER LINE OF SWALE
	CROWN OF FIELD, OR RIDGE LINE
	LOW POINT OF FIELD
	CONFORM TO EXISTING GRADE
	LIMIT OF GRADING - CONFORM TO EXISTING GRADES AT THIS LINE
	FLOW DIRECTION IN SOFTSCAPE
	EXISTING CONTOUR
+ 102.1	EXISTING ELEVATION



VERDE DESIGN
LANDSCAPE ARCHITECTURE
CIVIL ENGINEERING
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fax: 916.415.6535
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STAMP



CONSULTANT

SHEET TITLE

GRADING
PLAN

PROJECT NAME

ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

SUBMITTAL

DATE

30% SUBMITTAL 04/29/22

NO.

REVISIONS

DATE



DRAWN BY

CHECKED BY

DATE ISSUED

SCALE

04/29/2022 1"=20'-0"

PROJ. NO.

2103800

SHEET NO.

L4.2

GRADING PLAN

GRADING NOTES

- EXISTING GRADES ARE BASED ON INFORMATION PROVIDED BY RIR + WRIGHT. CONTRACTOR SHALL VERIFY ALL EXISTING GRADES AND ELEVATIONS PRIOR TO CONSTRUCTION. CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DISCREPANCIES BETWEEN THE CONTRACT DOCUMENTS AND THE FIELD. CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DISCREPANCIES BETWEEN THE CONTRACT DOCUMENTS AND THE FIELD.
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- PROPOSED GRADES SHALL MEET EXISTING GRADES WITH A SMOOTH AND CONTINUOUS TRANSITION SO AS TO AVOID ANY DISCREPANCIES BETWEEN THE CONTRACT DOCUMENTS AND THE FIELD. CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DISCREPANCIES BETWEEN THE CONTRACT DOCUMENTS AND THE FIELD.
- ALL EXISTING DRAINAGE STRUCTURES, BOXES, UTILITY VAULTS ETC. SHALL BE BROUGHT TO FINAL FINISH GRADE PRIOR TO FINAL SURFACE TREATMENT.

GRADING LEGEND

SYM.	DESCRIPTION
	PROPOSED CONTOUR
	PROPOSED SUBGRADE CONTOUR
	PROPOSED FINISH GRADE ELEVATION OF SOFTSCAPE
	PROPOSED ELEVATION OF TOP OF SYNTHETIC TURF INFILL
	PROPOSED FINISH SURFACE ELEVATION OF HARDSCAPE
	HIGH POINT / HIGH POINT OF SWALE
	LOW POINT / RIM ELEVATION OF DRAIN
	PROPOSED FINISH SUBGRADE ELEVATION
	TOP OF CURB
	TOP OF WALL
	FINISHED FLOOR ELEVATION
	TOP OF TRENCH DRAIN
	CENTER LINE OF SWALE
	CROWN OF FIELD, OR RIDGE LINE
	LOW POINT OF FIELD
	CONFORM TO EXISTING GRADE
	LIMIT OF GRADING - CONFORM TO EXISTING GRADES AT THIS LINE
	FLOW DIRECTION IN SOFTSCAPE
	EXISTING CONTOUR
	EXISTING ELEVATION



VERDE DESIGN
LANDSCAPE ARCHITECTURE
SPORT PLANNING & DESIGN
1843 Twin Peaks Rd, Suite 140
Folsom, CA 95630
Tel: 916.413.5554
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PROJECT NAME
ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS
2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

SHEET TITLE
GRADING
PLAN

PROJECT NAME

ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

SUBMITTAL
30% SUBMITTAL
DATE
04/29/22

NO. REVISIONS
DATE

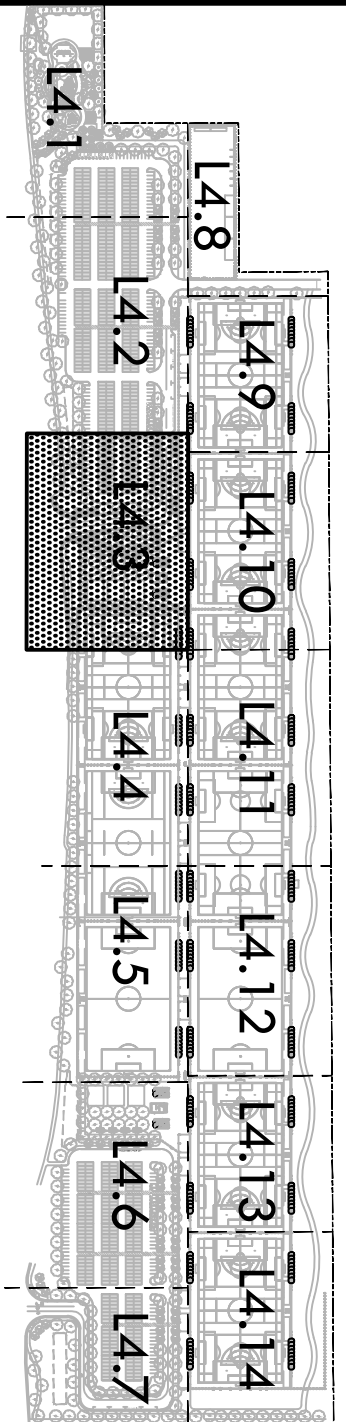
NO. REVISIONS
DATE

NO. REVISIONS
DATE

NO. REVISIONS
DATE

NO. REVISIONS
DATE

KEY MAP



GRADING PLAN

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DATE: 04-28-22
PROJECT: 2600 Westbrook Blvd
SHEET: L4.3

GRADING NOTES

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GRADING LEGEND

SYM.	DESCRIPTION
	PROPOSED CONTOUR
	PROPOSED SUBGRADE CONTOUR
	PROPOSED FINISH GRADE ELEVATION OF SOFTSCAPE
	PROPOSED ELEVATION OF TOP OF SYNTHETIC TURF INFILL
	PROPOSED FINISH SURFACE ELEVATION OF HARDSCAPE
	HIGH POINT / HIGH POINT OF SWALE
	LOW POINT / RIM ELEVATION OF DRAIN
	PROPOSED FINISH SUBGRADE ELEVATION
	TOP OF CURB
	TOP OF WALL
	FINISHED FLOOR ELEVATION
	TOP OF TRENCH DRAIN
	CENTER LINE OF SWALE
	CROWN OF FIELD, OR RIDGE LINE
	LOW POINT OF FIELD
	CONFORM TO EXISTING GRADE
	LIMIT OF GRADING - CONFORM TO EXISTING GRADES AT THIS LINE
	FLOW DIRECTION IN SOFTSCAPE
	EXISTING CONTOUR
	EXISTING ELEVATION

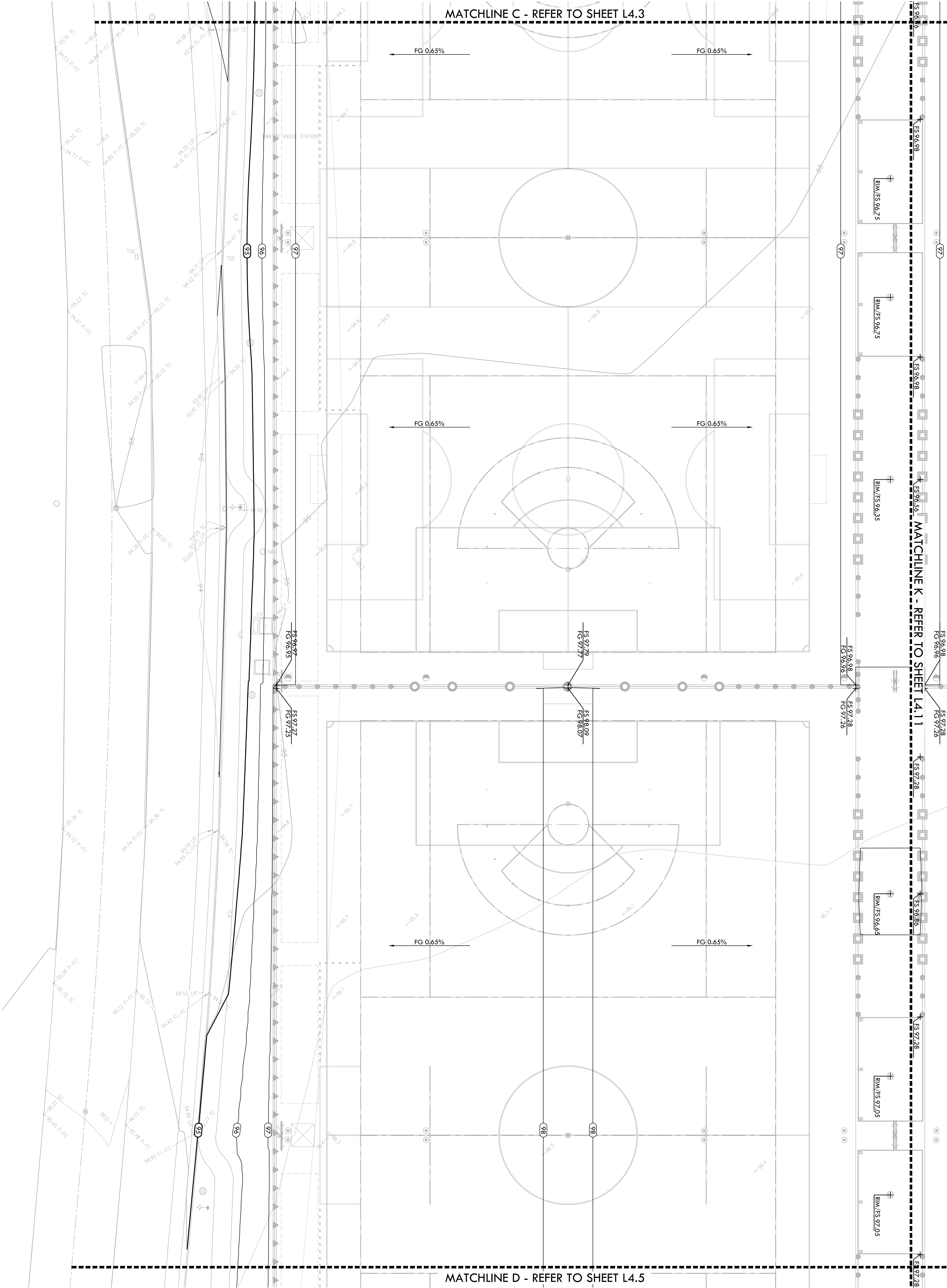


VERDE DESIGN
LANDSCAPE ARCHITECTURE
SPORT PLANNING & DESIGN

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Folsom, CA 95630
Tel: 916.413.6554
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STAMP

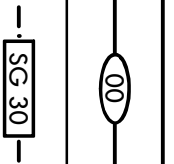
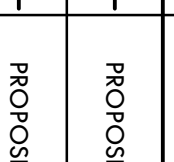
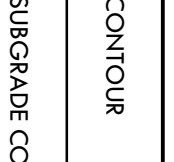
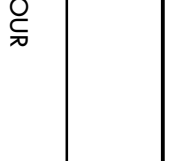
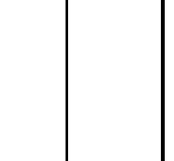
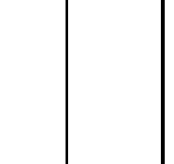
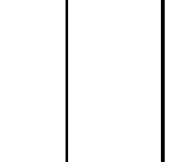
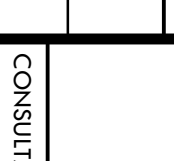
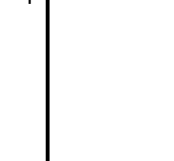
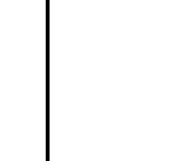

PROJECT NAME ROSEVILLE SOCCER COMPLEX	
PROJECT ADDRESS 2600 WESTBROOK BLVD ROSEVILLE, CA 95747	
SHEET TITLE GRADING PLAN	
SHEET NO. L4.4	
DATE ISSUED 04/29/2022	
SCALE 1"=20.0'	
PROJECT NO. 2103800	
SUBMITTAL 30% SUBMITTAL	
DATE 04/29/22	
NO. REVISIONS	
DATE	
DRAWN BY	
CHECKED BY	



GRADING NOTES

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GRADING LEGEND

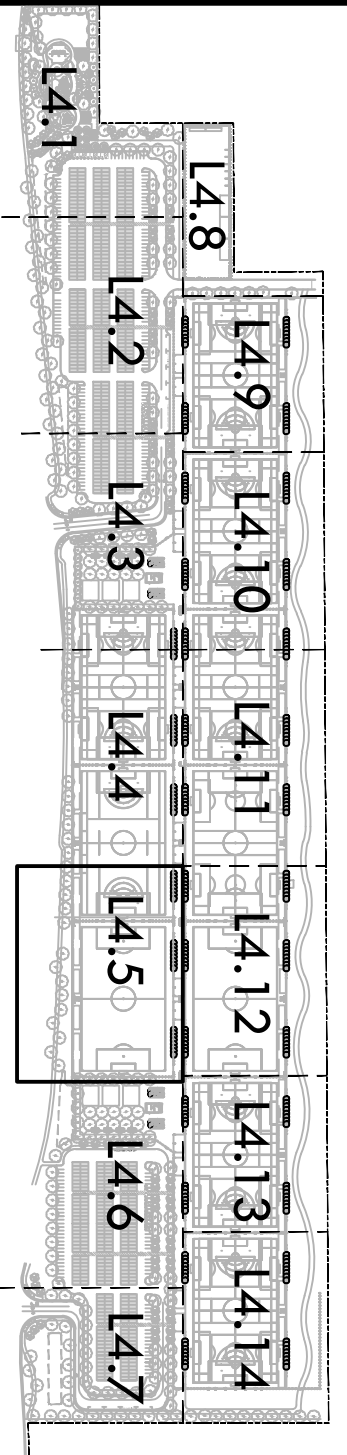
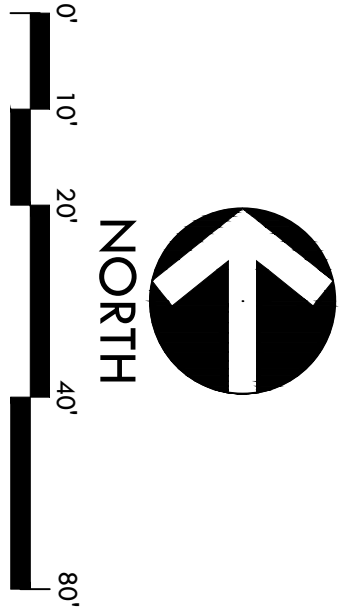
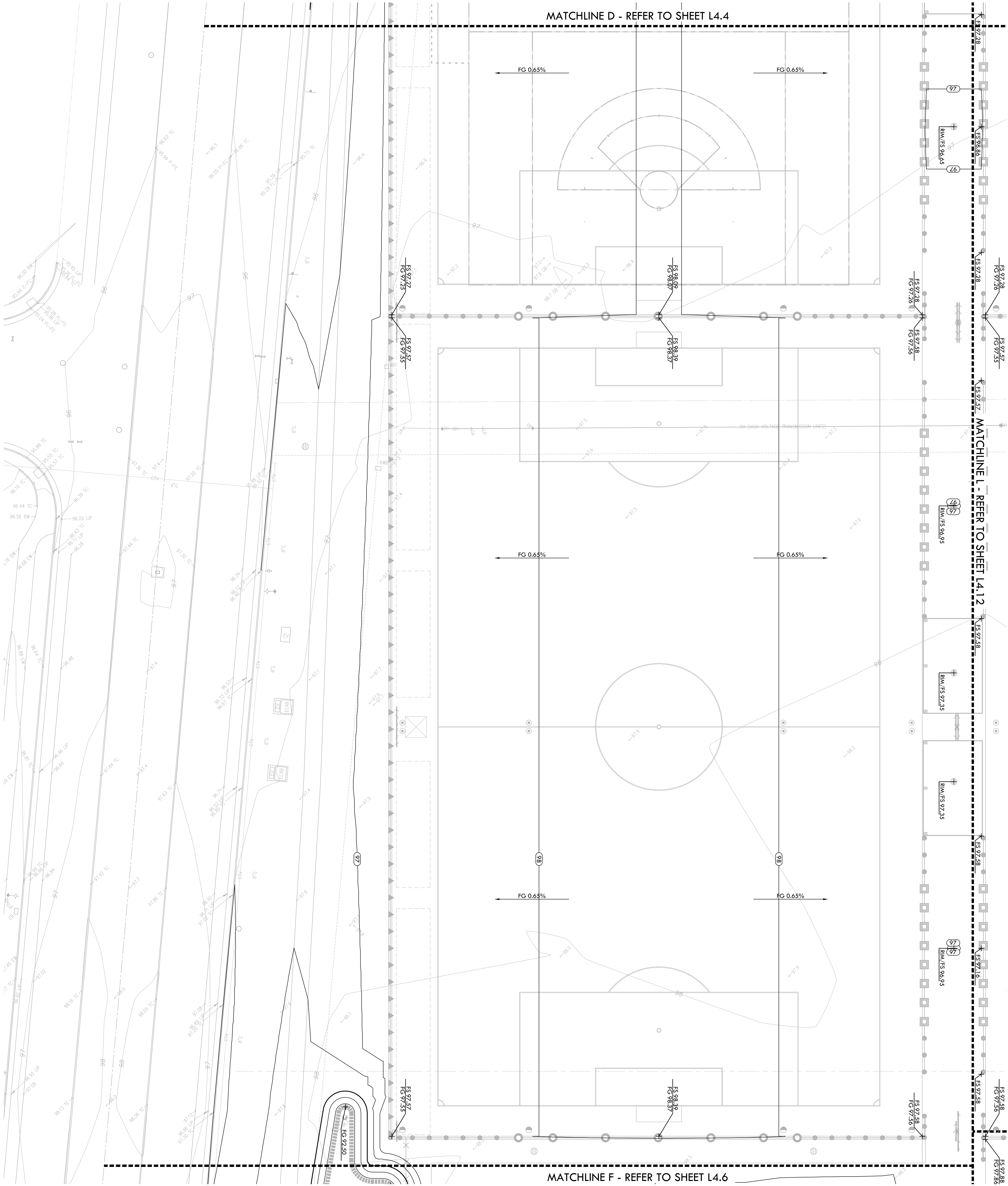
SVM.	DESCRIPTION
	PROPOSED CONTOUR
	PROPOSED SUBGRADE CONTOUR
	PROPOSED FINISH GRADE ELEVATION OF SOFTSCAPE
	PROPOSED ELEVATION OF TOP OF SYNTHETIC TURF INFILL
	PROPOSED FINISH SURFACE ELEVATION OF HARDSCAPE
	HIGH POINT / HIGH POINT OF SWALE
	LOW POINT / RIM ELEVATION OF DRAIN
	PROPOSED FINISH SUBGRADE ELEVATION
	TOP OF CURB
	TOP OF WALL
	FINISHED FLOOR ELEVATION
	TOP OF TRENCH DRAIN
	CENTER LINE OF SWALE
	CROWN OF FIELD, OR RIDGE LINE
	LOW POINT OF FIELD
	CONFORM TO EXISTING GRADE
	LIMIT OF GRADING - CONFORM TO EXISTING GRADES AT THIS LINE
	FLOW DIRECTION IN SOFTSCAPE
	EXISTING CONTOUR
	EXISTING ELEVATION



VERDE DESIGN
LANDSCAPE ARCHITECTURE
SPORT PLANNING & DESIGN

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Tel: 916.413.6554
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STAMP



GRADING PLAN

PROJECT NAME
ROSEVILLE
SOCCER COMPLEX

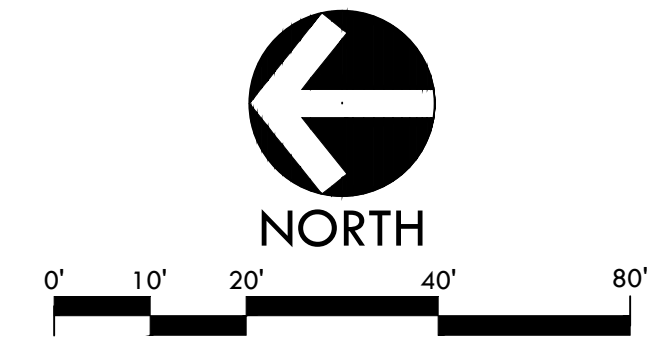
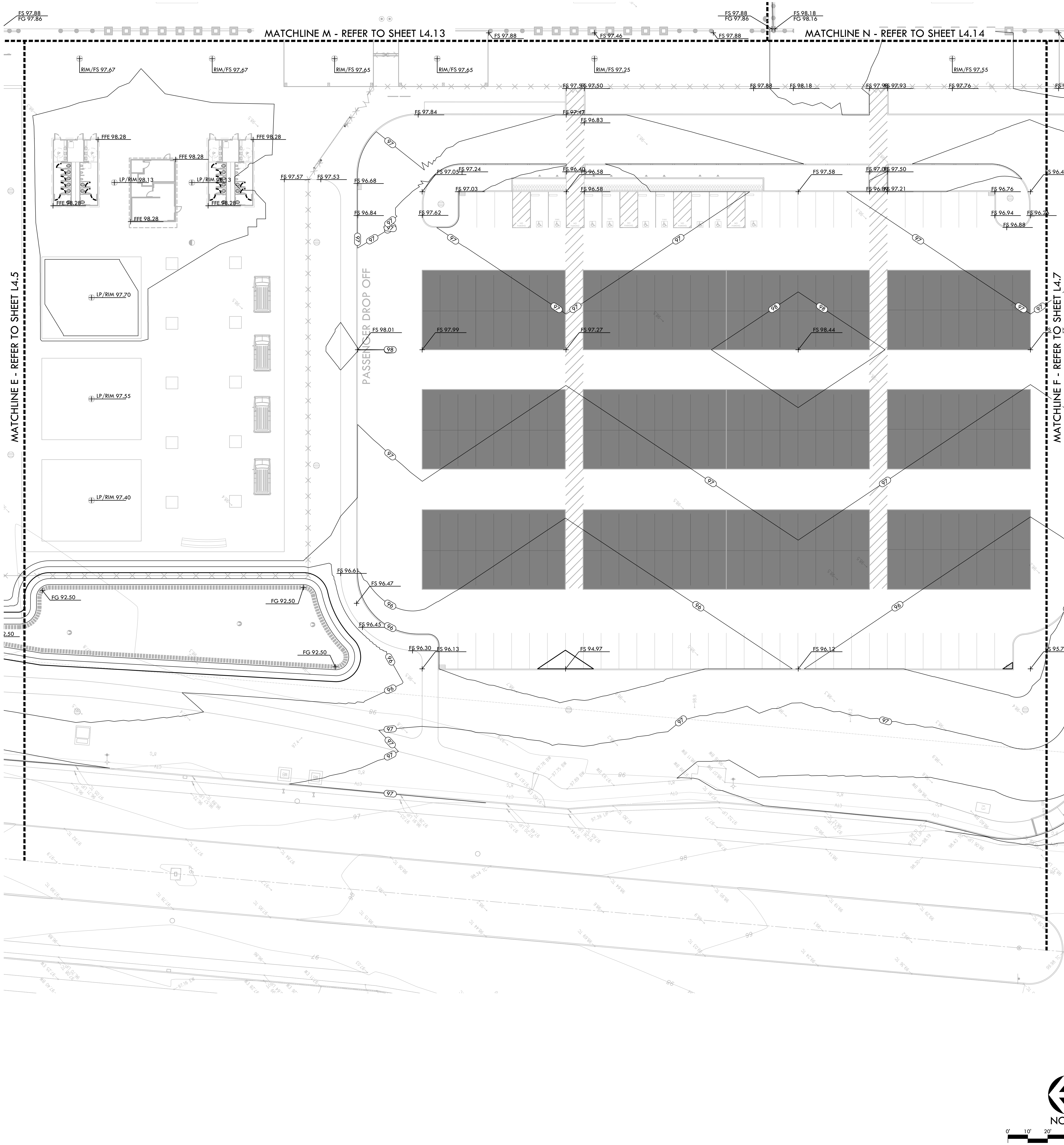
PROJECT ADDRESS
2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

NO.	REVISIONS	DATE
1	30% SUBMITTAL	04/29/22

NO.	REVISIONS	DATE
2		
3		
4		
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DATE ISSUED	SCALE
04/29/2022	1"=20'-0"
PROJ. NO.	SHEET NO.
2103800	L4.5

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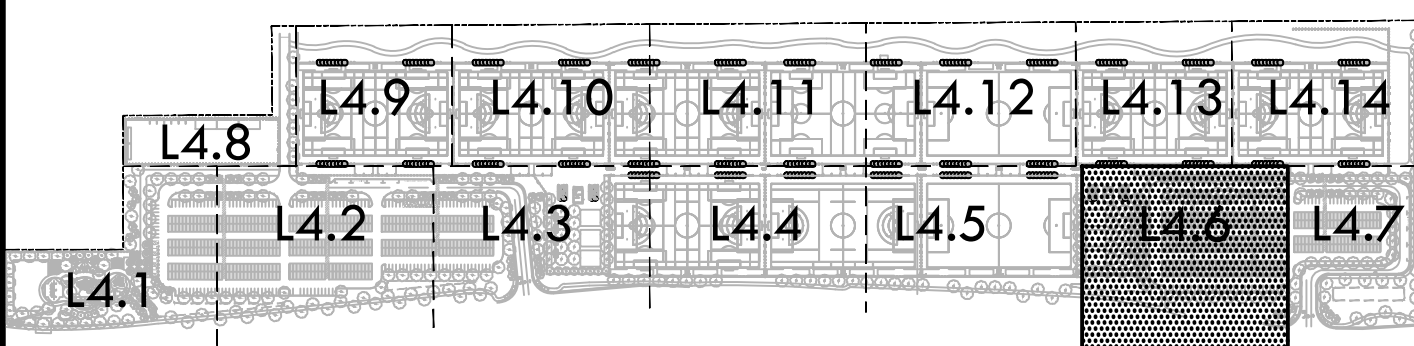
GRADING NOTES

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GRADING LEGEND

SYM.	DESCRIPTION
	PROPOSED CONTOUR
	PROPOSED SUBGRADE CONTOUR
	PROPOSED FINISH GRADE ELEVATION OF SOFTSCAPE
	PROPOSED ELEVATION OF TOP OF SYNTHETIC TURF INFILL
	PROPOSED FINISH SURFACE ELEVATION OF HARDSCAPE
	HIGH POINT / HIGH POINT OF SWALE
	LOW POINT / RIM ELEVATION OF DRAIN
	PROPOSED FINISH SUBGRADE ELEVATION
	TOP OF CURB
	TOP OF WALL
	FINISHED FLOOR ELEVATION
	TOP OF TRENCH DRAIN
	CENTER LINE OF SWALE
	CROWN OF FIELD, OR RIDGE LINE
	LOW POINT OF FIELD
	CONFORM TO EXISTING GRADE
	LIMIT OF GRADING - CONFORM TO EXISTING GRADES AT THIS LINE
	FLOW DIRECTION IN SOFTSCAPE
	EXISTING CONTOUR
	EXISTING ELEVATION

KEY MAP



VERDE DESIGN
LANDSCAPE ARCHITECTURE
CIVIL ENGINEERING
SPORT PLANNING & DESIGN
1843 Iron Point Rd. Suite 140
Folsom, CA 95630
tel: 916.415.6554
fax: 916.415.6535
www.VerdeDesignInc.com

STAMP

CONSULTANT

SHEET TITLE

GRADING PLAN

PROJECT NAME

ROSEVILLE SOCCER COMPLEX

PROJECT ADDRESS

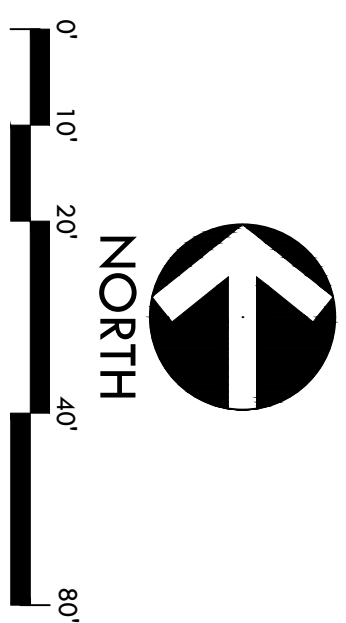
**2600 WESTBROOK BLVD
ROSEVILLE, CA 95747**

SUBMITTAL	DATE
30% SUBMITTAL	04/29/22

NO.	REVISIONS	DATE
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DRAWN BY	CHECKED BY
DATE ISSUED	SCALE
04/29/2022	1"=20'-0"
PROJ. NO.	2103800
SHEET NO.	L4.6

GRADING PLAN



Folsom, CA 95630
tel: 916.415.6554
fax: 916.415.6525
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STAMI

SYMBOL	DESCRIPTION
	PROPOSED CONTOUR
	PROPOSED SILTGRADE CONTOUR
	PROPOSED FINISH GRADE ELEVATION OF SOFTSCAPE
	PROPOSED ELEVATION OF TOP OF SYNTHETIC TURF TURF
	PROPOSED FINISH SURFACE ELEVATION OF HARDSCAPE
	HIGH POINT / HIGH POINT OF SWALE
	LOW POINT / RIM ELEVATION OF DRAIN
	PROPOSED FINISH SILTGRADE ELEVATION
	TOP OF CURB
	TOP OF WALL
	FINISHED FLOOR ELEVATION
	TOP OF BENCH DRAIN
	CENTER LINE OF SWALE
	CROWN OF FIELD, OR RIDGE LINE
	LOW POINT OF FIELD
	CONFORM TO EXISTING GRADE
	LIMIT OF GRADING - CONFORM TO EXISTING GRADES AT THIS LINE
	FLOW DIRECTION IN SOFTSCAPE
	EXISTING CONTOUR
	EXISTING ELEVATION

ROSEVILLE
SOCCER COMPLEX

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

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DATE ISSUED 04/29/2022	SCALE 1"=20'-0"	
PLOT NO. 2103800		
SHEET NO. L4.7		

GRADING NOTES

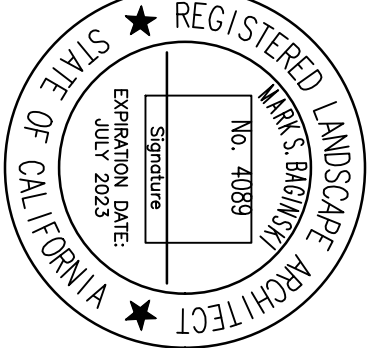
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	PROPOSED CONTOUR
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	PROPOSED FINISH GRADE ELEVATION OF SOFTSCAPE
	PROPOSED ELEVATION OF TOP OF SYNTHETIC TURF FIELD
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	CENTER LINE OF SWALE
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	LOW POINT OF FIELD
	CONFORM TO EXISTING GRADE
	LIMIT OF GRADING - CONFORM TO EXISTING GRADES AT THIS LINE
	FLOW DIRECTION IN SOFTSCAPE
	EXISTING CONTOUR
	EXISTING ELEVATION



VERDE DESIGN
LANDSCAPE ARCHITECTURE
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CONSULTANT

PROJECT NAME
ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS
2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

SUBMITTAL
30% SUBMITTAL
DATE
04/29/22

NO. REVISIONS
DATE

DRAWN BY
CHECKED BY

DATE ISSUED
04/29/2022
SCALE
1"=20'-0"
PROJ. NO.
2103800
SHEET NO.
L4.8

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	LIMIT OF GRADING - CONFORM TO EXISTING GRADES AT THIS LINE
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	EXISTING CONTOUR
	EXISTING ELEVATION



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FOLSOM, CA 95630
TEL: 916.413.5554
www.verdedesign.com

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GRADING PLAN

PROJECT NAME
ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS
2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

SUBMITTAL	DATE
30% SUBMITTAL	04/29/22

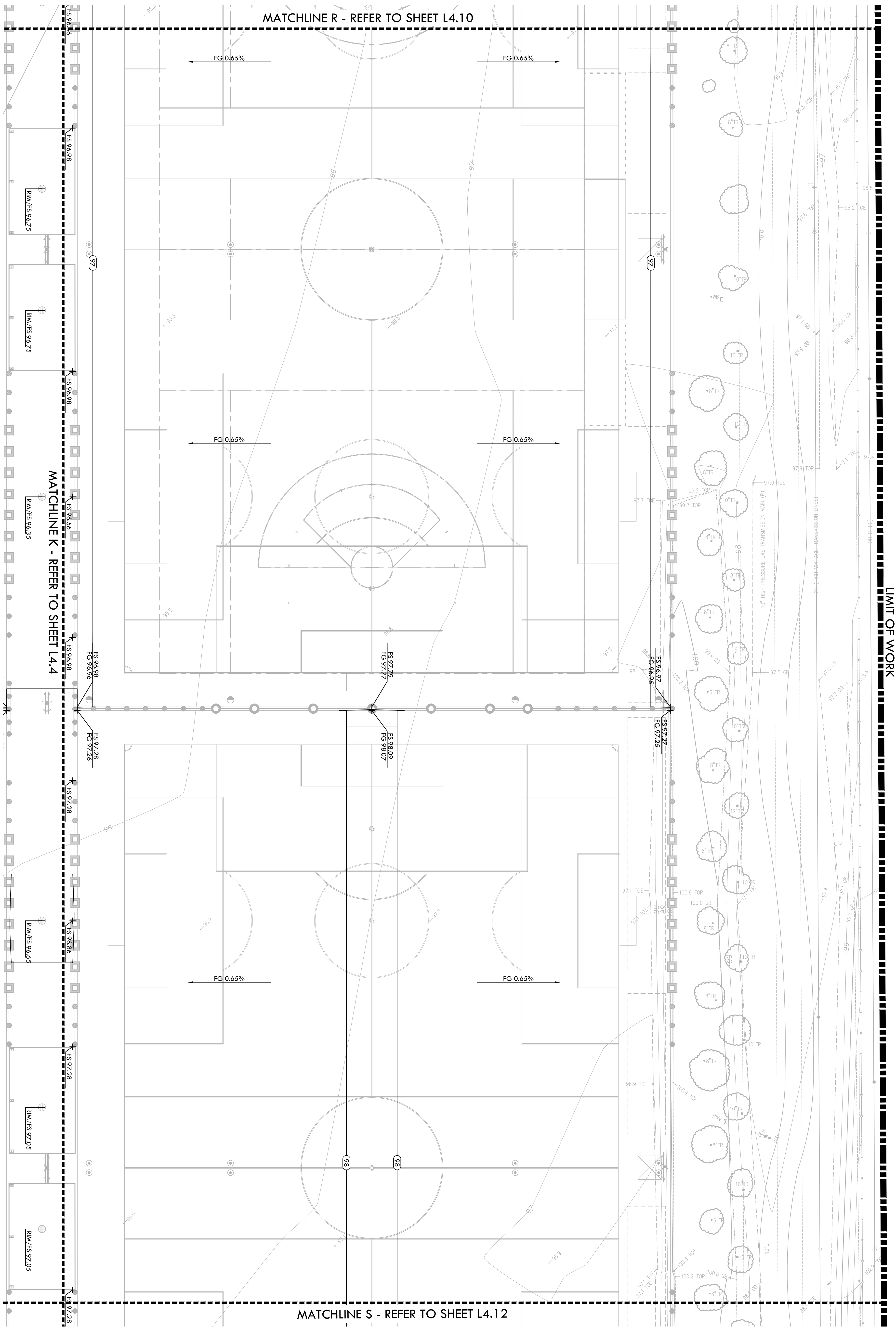
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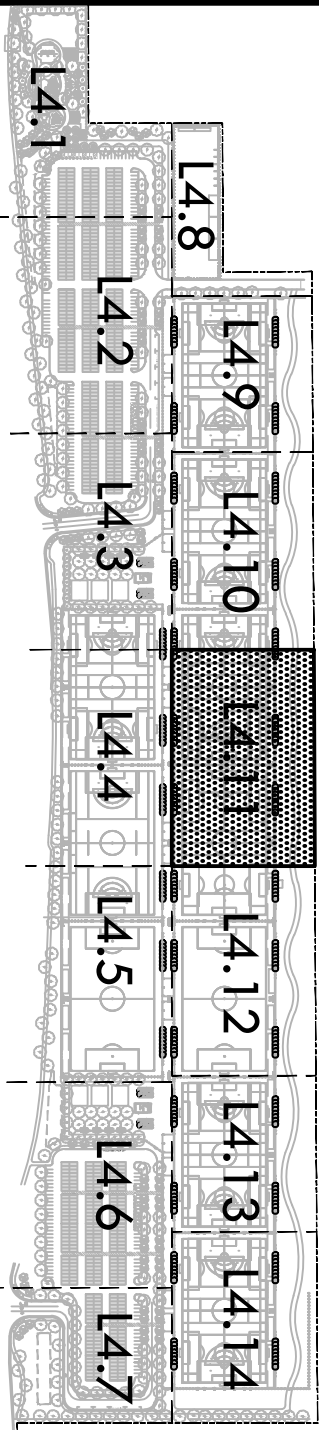
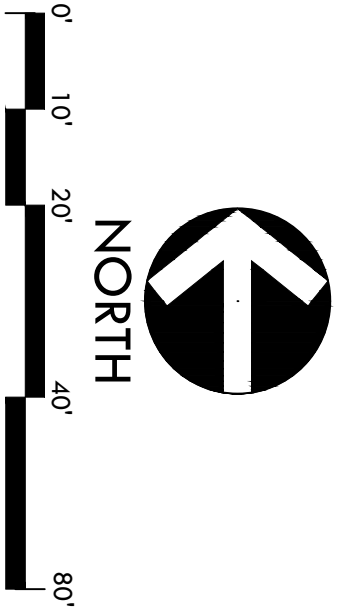
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GRADING PLAN



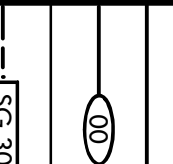




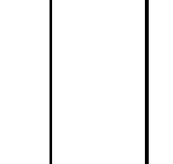

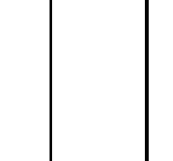
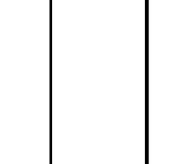
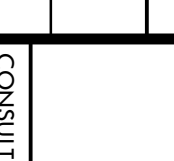


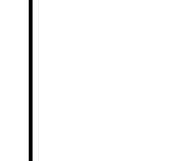
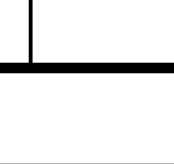
LIMIT OF WORK



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GRADING LEGEND

SVM.	DESCRIPTION
	PROPOSED CONTOUR
	PROPOSED SUBGRADE CONTOUR
	PROPOSED FINISH GRADE ELEVATION OF SOFTSCAPE
	PROPOSED ELEVATION OF TOP OF SYNTHETIC TURF INFILL
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	HIGH POINT / HIGH POINT OF SWALE
	LOW POINT / RIM ELEVATION OF DRAIN
	PROPOSED FINISH SUBGRADE ELEVATION
	TOP OF CURB
	TOP OF WALL
	FINISHED FLOOR ELEVATION
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	CENTER LINE OF SWALE
	CROWN OF FIELD, OR RIDGE LINE
	LOW POINT OF FIELD
	CONFORM TO EXISTING GRADE
	LIMIT OF GRADING - CONFORM TO EXISTING GRADES AT THIS LINE
	FLOW DIRECTION IN SOFTSCAPE
	EXISTING CONTOUR
	EXISTING ELEVATION

VERDE DESIGN

LANDSCAPE ARCHITECTURE
SCOTT PLANNING & DESIGN

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Folsom, CA 95630
Tel: 916.413.6554
www.verdedesigngroup.com

STAMP

SHEET TITLE

GRADING
PLAN

PROJECT NAME

ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

SUBMITTAL

30% SUBMITTAL

DATE

04/29/22

NO. REVISIONS

DATE

DATE ISSUED

04/29/2022

SCALE

1"=20'-0"

PROJ. NO.

2103800

SHEET NO.

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DATE

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SCALE

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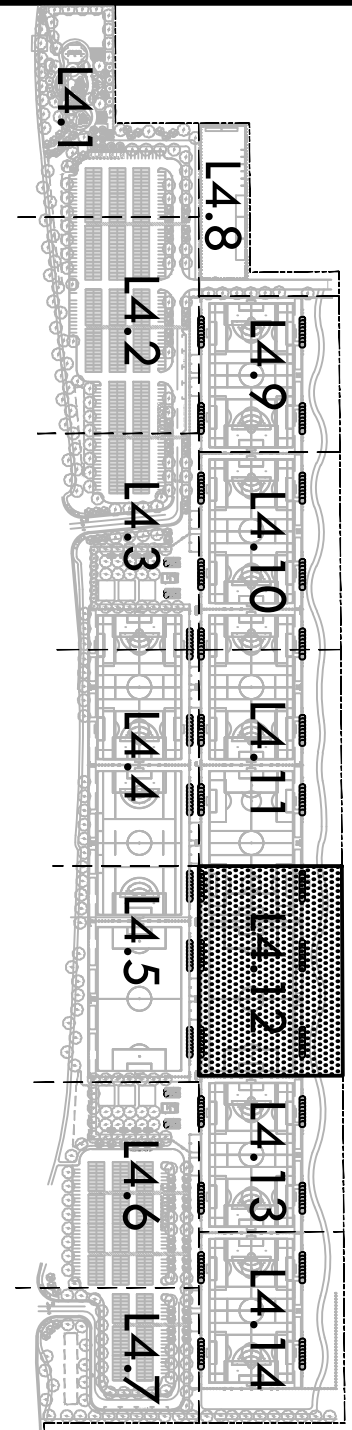
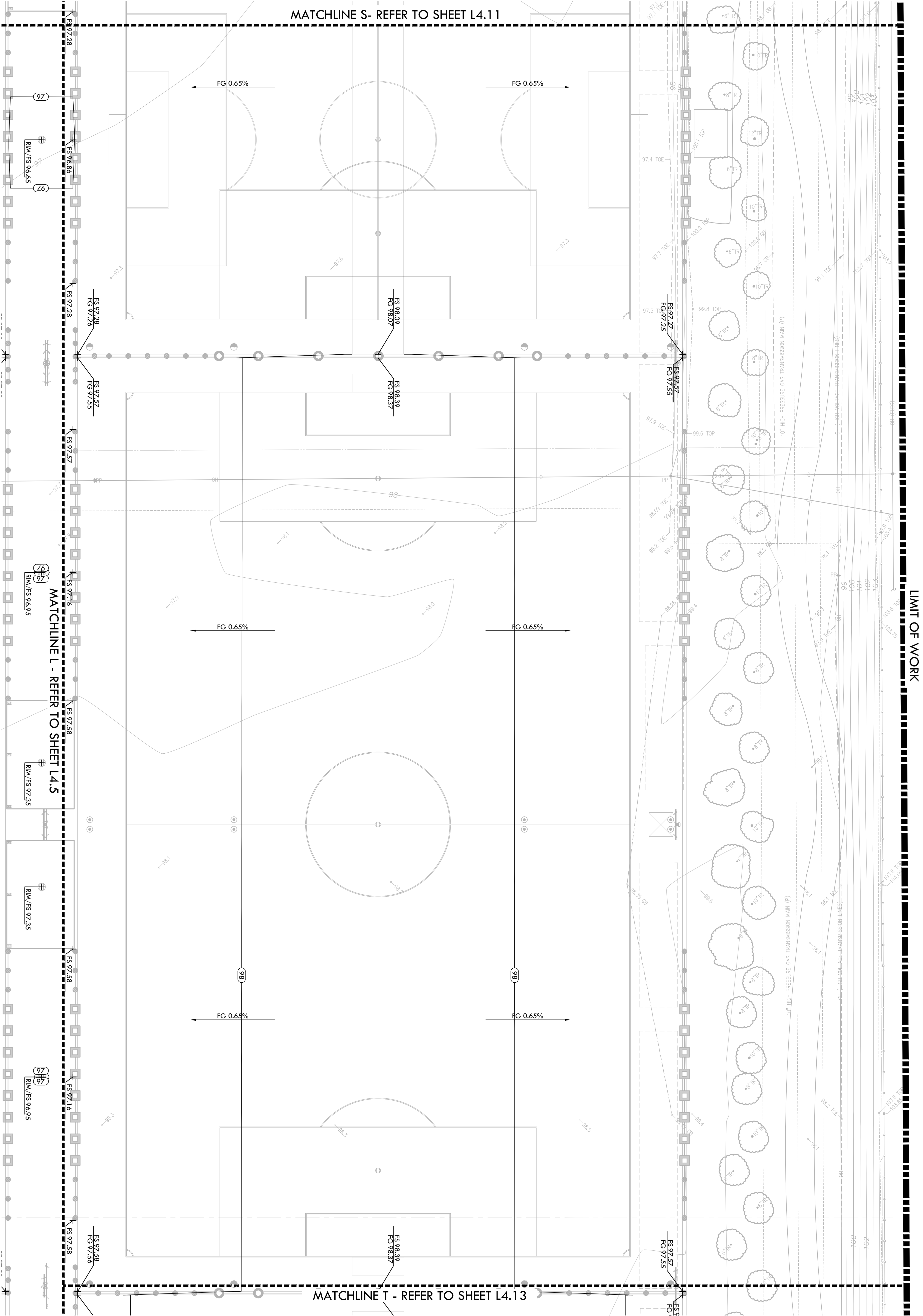
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2103800

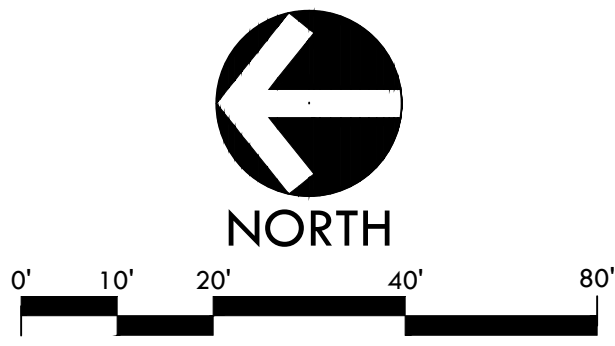
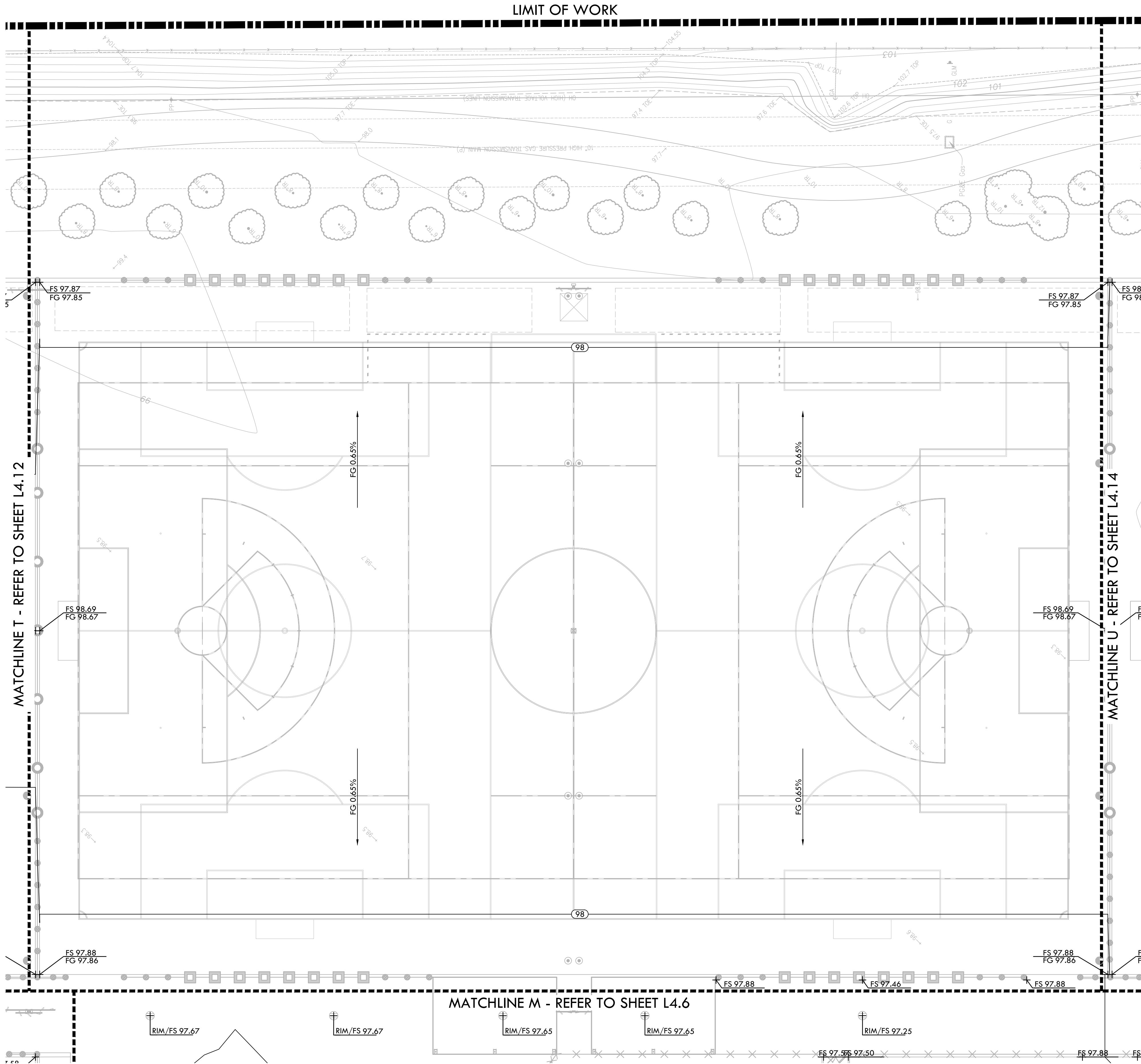
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L4.12

GRADING PLAN



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SYM.	DESCRIPTION
	PROPOSED CONTOUR
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	PROPOSED FINISH GRADE ELEVATION OF SOFTSCAPE
	PROPOSED ELEVATION OF TOP OF SYNTHETIC TURF INFILL
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	EXISTING CONTOUR
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STAMP

CONSULTANT

SHEET TITLE

GRADING
PLAN

PROJECT NAME

ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

SUBMITTAL

30% SUBMITTAL

DATE

04/29/22

NO.

REVISIONS

DATE

DRAWN BY

CHECKED BY

DATE ISSUED

04/29/2022

SCALE

1"=20'-0"

PROJ. NO.

2103800

SHEET NO.

L4.13

GRADING PLAN

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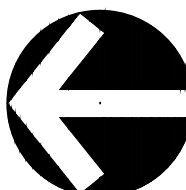
PROJECT NAME: Roseville Soccer Complex
PLOT DATE: 04-28-22
PLOTTED BY: station67

MATCHLINE U - REFER TO SHEET L4.13

MATCHLINE N - REFER TO SHEET L4.6

MATCHLINE O - REFER TO SHEET L4.7

LIMIT OF WORK



0' 10' 20' 40' 80'

GRADING NOTES

- EXISTING GRADES ARE BASED ON INFORMATION PROVIDED BY KIER + WRIGHT. CONTRACTOR SHALL VERIFY EXISTING GRADES FOR ACCURACY PRIOR TO THE START OF GRADING; NOTIFY THE OWNER'S REPRESENTATIVE IMMEDIATELY SHOULD CONFLICTS ARISE AND REDIRECT WORK TO AVOID DELAY.
- THE CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES, STRUCTURES AND SERVICES BEFORE COMMENCING WORK. THE LOCATIONS OF UTILITIES, STRUCTURES AND SERVICES SHOWN IN THE CONTRACT DOCUMENTS SHALL BE DEEMED TO BE APPROXIMATIONS ONLY. ALL DISCREPANCIES BETWEEN WHAT IS SHOWN AND THE ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER'S REPRESENTATIVE. THE CONTRACTOR SHALL CONTACT UNDER GROUND SERVICE ALERT (UGSA) AT (800) 227-2600 PRIOR TO ANY DEMOLITION OR EXCAVATION. UPON COMPLETION OF USA MARKING OPERATIONS, CONTRACTOR SHALL RECORD ALL UTILITY MARKINGS ON A SEPARATE SET OF DRAWINGS. THIS SET SHALL BE KEPT ON-SITE FOR REFERENCE FOR DURATION OF CONTRACT.
- PROPOSED GRADES SHALL MEET EXISTING GRADES WITH A SMOOTH AND CONTINUOUS TRANSITION SO AS TO AVOID TRAPPING WATER. CONTRACTOR SHALL NOTIFY OWNER REPRESENTATIVE IF PUDDLING IS SUSPECTED AND REDIRECT WORK SO AS TO AVOID DELAY WHILE AWAITING RESPONSE.
- ALL EXISTING DRAINAGE STRUCTURES, BOXES, UTILITY VAULTS ETC. SHALL BE BROUGHT TO FINAL FINISH GRADE PRIOR TO FINAL SURFACE TREATMENT.

GRADING LEGEND

SYM.	DESCRIPTION
	PROPOSED CONTOUR
	PROPOSED SUBGRADE CONTOUR
	PROPOSED FINISH GRADE ELEVATION OF SOFTSCAPE
	PROPOSED ELEVATION OF TOP OF SYNTHETIC TURF INFILL
	PROPOSED FINISH SURFACE ELEVATION OF HARDSCAPE
	HIGH POINT / HIGH POINT OF SWALE
	LOW POINT / RIM ELEVATION OF DRAIN
	PROPOSED FINISH SUBGRADE ELEVATION
	TOP OF CURB
	TOP OF WALL
	FINISHED FLOOR ELEVATION
	TOP OF TRENCH DRAIN
	CENTER LINE OF SWALE
	CROWN OF FIELD, OR RIDGE LINE
	LOW POINT OF FIELD
	CONFORM TO EXISTING GRADE
	LIMIT OF GRADING - CONFORM TO EXISTING GRADES AT THIS LINE
	FLOW DIRECTION IN SOFTSCAPE
	EXISTING CONTOUR
	EXISTING ELEVATION

SHEET TITLE

GRADING
PLAN

PROJECT NAME

ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

SUBMITTAL

DATE

30% SUBMITTAL

04/29/22

NO.

REVISIONS

DATE

DRAWN BY

CHECKED BY

DATE ISSUED

SCALE

PROJ. NO.

2103800

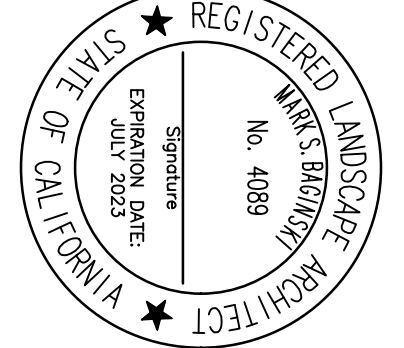
SHEET NO.

L4.14

GRADING PLAN



VERDE DESIGN
LANDSCAPE ARCHITECTURE
SCOTT PLANNING & DESIGN
1843 Two Red Mt. Sq., #110
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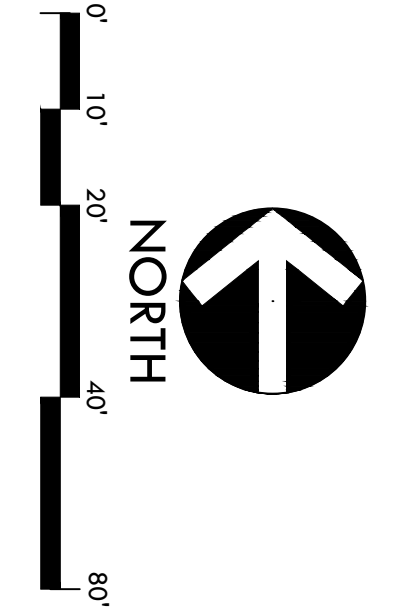
CONSULTANT

DRAINAGE & UTILITY LEGEND

SYM.	DESCRIPTION	DETAIL NUMBER
	CATCH BASIN, SIZE PER PLAN	A.1
	JUNCTION BOX, SIZE PER PLAN	A.2
	CATCH BASIN, SIZE PER PLAN	A.3
	CURB INLET	A.4
	CLEANOUT IN SYNTHETIC TURF	A.5
	CLEANOUT IN LANDSCAPE PLANTER	A.6
	CLEANOUT IN SOFTSCAPE	A.7
	CLEANOUT IN HARDSCAPE	A.8
	SANITARY SEWER CLEANOUT	A.9
	NIBCO GATE VALVES 2" AND SMALLER SHALL BE NIBCO 1.113 I.P. FOR VALVES ABOVE 2" IN SIZE UTILIZE NIBCO F-419 FLANGED VALVE WITH SQUARE OPERATING NUT.	A.10
	SANITARY SEWER MANHOLE	B.1
	ENERGY DISSIPATOR	B.2
	SOLID WALL STORM DRAIN	B.3
	PERFORATED SUBURBAN LINE	B.4
	SANITARY SEWER LINE	B.5
	DOMESTIC WATER LINE	B.6
	BOTTOM OF RETENTION AREA	B.7
	DOMESTIC WATER POINT OF CONNECTION, CONTRACTOR TO VERIFY LOCATION PRIOR TO INITIATING DRAINAGE IMPROVEMENTS.	B.8
	DOMESTIC WATER CONNECTION TO DRINKING FOUNTAIN.	B.9
	DOMESTIC WATER CONNECTION TO BUILDING.	B.10
	SANITARY SEWER POINT OF CONNECTION, CONTRACTOR TO VERIFY LOCATION AND INVERT PRIOR TO INITIATING DRAINAGE IMPROVEMENTS. ANY DISCREPANCY TO BE PROVIDED TO OWNER IN WRITING.	B.11
	SANITARY SEWER CONNECTION TO DRINKING FOUNTAIN.	B.12
	SANITARY SEWER CONNECTION TO BUILDING.	B.13
	STORM DRAIN POINT OF CONNECTION, CONTRACTOR TO VERIFY LOCATION AND INVERT PRIOR TO INITIATING DRAINAGE IMPROVEMENTS. ANY DISCREPANCY TO BE PROVIDED TO OWNER IN WRITING.	B.14
	DOWNSPOUT CONNECTION	B.15
	EXISTING	B.16
	CATCH BASIN	B.17
	INVERT	B.18
	RIM ELEVATION	B.19
	LINEAR FEET	B.20
	CLEANOUT	B.21
	SLOPE	B.22
	MINIMUM	B.23
	N, S, W, E, A.	B.24

DRAINAGE & UTILITY NOTES

- THE CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES, STRUCTURES, AND SERVICES BEFORE BEGINNING CONSTRUCTION. ALL UTILITIES SHALL BE LOCATED AND DEPTH VERIFIED. ALL DISCREPANCIES BETWEEN WHAT IS SHOWN AND THE ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER REPRESENTATIVE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AGENCIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AGENCIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AGENCIES.
- ALL EXISTING DRAINAGE STRUCTURES, BOXES, UTILITY VALVES ETC. TO REMAIN, SHALL BE BROUGHT TO FINAL FINISH GRADE PRIOR TO FINAL SURFACE TREATMENT.
- THE CONTRACTOR IS TO PROTECT DRAINAGE SYSTEM FROM DEBRIS, INCLUDING SOIL, ROCK, MATERIAL, AND TRASH FROM ENTERING THE PIPE DURING CONSTRUCTION. CONTRACTOR SHALL AVOID PLACING CONSTRUCTION VEHICLES OVER INSTALLED DRAINAGE TRENCHES TO PREVENT CRUSHING OF PIPE.
- COORDINATE ALL STEERING AND UTILITY LOCATIONS AS SHOWN ON THE PLANS AND DETAILS CONTAINED WITHIN THESE CONTRACT DOCUMENTS.
- THE CONTRACTOR IS TO INSURE THAT ALL REMAINING ACTIVE AND NEW DRAINAGE AND UTILITY LINES ARE PROTECTED AND UNDISTURBED FROM TRENCHING AND FOOTING EXCAVATIONS FOR NEW FOOTINGS, PARTICULAR FOR NEW TRENCHING AND WALLS.
- ALL ABANDONED STORM LINES SHALL REMAIN IN PLACE UNLESS IN CONFLICT WITH PROPOSED DRAINAGE, UTILITY, OR LANDSCAPE FEATURES. IN WHICH CASE, ABANDONED PIPE IS TO BE REMOVED AND THE HOLES REMAINING SHALL BE REPAIRED TO MATCH THE SURROUNDING TERRAIN. ALL REMOVED PIPE SHALL BE REPAIRED TO MATCH THE SURROUNDING TERRAIN. ALL REMOVED PIPE SHALL BE REPAIRED TO MATCH THE SURROUNDING TERRAIN.
- PRIOR TO ALL DRAINAGE AND UTILITY WORK, CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL POTENTIAL DRAINAGE CONNECTIONS AND EXISTING UTILITY BY PHOTOGRAPHING. IN ADDITION, ALL DOWNSTREAM CONNECTIONS TO EXISTING STRUCTURES SHALL BE THE START OF THESE OPERATIONS, AND GRADES SHALL BE VERIFIED.
- WHEN WORK HAS TO OCCUR UNDER THE DRAINAGE OF EXISTING TREES NOT SCHEDULED FOR REMOVAL, THE CONTRACTOR SHALL USE ALL POSSIBLE CARE TO AVOID INJURY TO THE TREES AND TREE ROOTS. GRADES IN LINES INCHES IN DIAMETER AND LARGER SHALL BE CUT CLEAN. TRENCHES ADJACENT TO TREES SHALL BE FILLED WITHIN 24 HOURS AFTER EXCAVATION, BUT WHERE THIS IS NOT POSSIBLE, THE SIDE OF THE TRENCH ADJACENT TO THE TREE, AND ANY EXPOSED ROOTS SHALL BE KEPT SHADED AND MOIST WITH DAMPENED BURLAP OR CANVAS.



PROJECT ADDRESS
**2600 WESTBROOK BLVD
ROSEVILLE, CA 95747**

PROJECT NAME
**ROSEVILLE
SOCCER COMPLEX**

SHEET TITLE
**DRAINAGE AND
UTILITY PLAN**

NO. REVISIONS
DATE

DATE
04/29/22

DATE ISSUED
04/29/2022

SCALE
1"=20'-0"

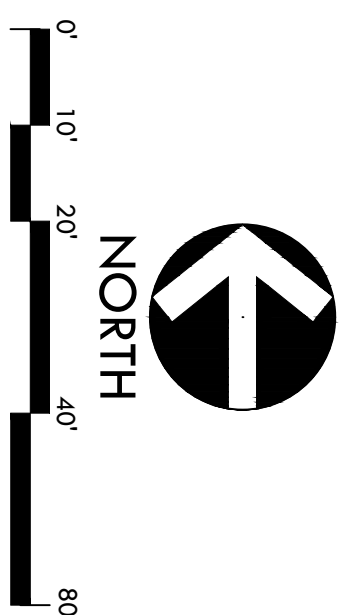
PROJ. NO.
2103800

SHEET NO.
L5.1

KEY MAP

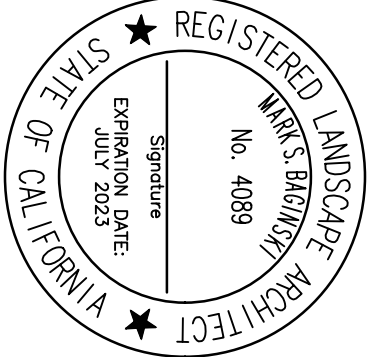
DRAINAGE AND UTILITY PLAN

L5.1





















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1. THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL EXISTING UTILITIES, STRUCTURES, AND SERVICES BEFORE COMMENCING WORK. THE LOCATIONS OF UTILITIES, STRUCTURES, AND SERVICES SHOWN IN THE CONTRACT SHALL BE VERIFIED BY THE CONTRACTOR BY EXCAVATING AT THE LOCATIONS INDICATED ON THE CONTRACT AND THE ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER REPRESENTATIVE. THE CONTRACTOR SHALL CONTACT THE UTILITY GROUP SERVICE AREA(S) AT (800) 327-4600 PRIOR TO ANY DEMOLITION OR EXCAVATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND RECORDS FOR EXCAVATION, A SEPARATE SET OF DRAWINGS. THIS SET SHALL BE KEPT ON-SITE FOR REFERENCE FOR DURATION OF CONTRACT.
2. ALL EXISTING POLE STRUCTURES, POLES, UTILITY VALVES ETC., TO REMAIN, SHALL BE BROUGHT TO FINAL FINISH GRADE PROXIMATE TO A PROTECT DRAINAGE SYSTEM, NEARBY SOLID ROCK CONTROL, AND TRAIL OR EXISTING RAIL. THE PIPE DURING CONSTRUCTION, CONTRACTOR SHALL AVOID PLACING CONSTRUCTION VEHICLES OVER INSTALLED DRAINAGE TRENCHES TO PREVENT COLLAPSE OF PIPE.
3. COORDINATE ALL SLEWING AND UTILITY LOCATIONS AS SHOWN ON THE PLANS AND DETAILS CONTAINED WITHIN THESE CONTRACT DOCUMENTS.
4. THE CONTRACTOR IS TO ENSURE THAT ALL BRACING AND ACTIVE AND PASSIVE BALANCE AND UTILITY LINES, ARE PROTECTED AND UNDAUNAGED FROM TREE BRANCHES AND ROOTING EXCAVATIONS FOR NEW FOUNDATIONS.
5. ALL PARALLEL OR NEW FENCING AND WALLS.
6. ALL UNBARRIQUED STORM LINES SHALL BE MAINTAINED IN PLACE UNTIL FINISH IN CONJUNCTION WITH PROPOSED DRAINAGE, UTILITY, OR SUBSTATION OPERATIONS, IN WHICH CASE APPROPRIATE PIPE IN CONJUNCTION SHALL BE REMOVED, STRENGTHEN OR REPLACED WITH A NEW PIPE. ALL EXISTING AND NEW CONCRETE OR DIP SHALL BE REINFORCED WITH STEEL REBAR OUTSIDE AND INSIDE DIAMETER OF PIPE.
7. PRIOR TO ALL DRAINAGE AND UTILITY WORK, CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIRING ALL POTENTIAL DRAINAGE CONNECTIONS AND EXISTING UTILITY BY RETROFITTING. IN ADDITION, ALL DOWNSTREAM CONNECTIONS TO EXISTING STRUCTURES SHALL BE THE START OF THESE OPERATIONS, AND GRADERS SHALL BE VERIFIED.
8. WHEN WORK HAS TO OCCUR UNDER THE BRIMPLE OF EXISTING TREES NOT SCHEDULED FOR REMOVAL, THE CONTRACTOR SHALL USE ALL POSSIBLE CARE TO AVOID INJURY TO THE TREES AND THE ROOTS. GRADES IN LINES INCHES IN DIAMETER AND LARGER SHALL BE KEPT CLEAN. TRENCHES ADJACENT TO TREES SHALL BE FILLED WITHIN 24 HOURS AFTER EXCAVATION, BUT WHERE THIS IS NOT POSSIBLE, THE SIDE OF THE TRENCH ADJACENT TO THE TREE, AND ANY EXPOSED ROOTS SHALL BE PROPERLY SHADDED AND MOST WITH DAMPERD DIRT OR CANVAS.

DETAIL NUMBER		SYMBOL	DESCRIPTION
SHEET NUMBER			
1	101.1		CATCH BASIN, SIZE PER PLAN
2	101.2		JUNCTION BOX, SIZE PER PLAN
3	101.3		CATCH BASIN, SIZE PER PLAN
4	101.4		CURB INLET
5	101.5		CLEANOUT IN SYNTHETIC PIPE
6	101.6		CLEANOUT LANDSCAPE PLANTER
7	101.7		CLEANOUT IN SOFTSCAPE
8	101.8		CLEANOUT IN HARDSCAPE
9	101.9		SANITARY SEWER CLEANOUT
10	101.10		NICO GATE VALVES 2" AND SMALLER SHALL BE NICO 1-113 U.F. WITH SQUARE OPERATING INJL.
11	101.11		SANITARY SEWER MANHOLE
12	101.12		ENERGY DISSIPATOR
13	101.13		SOLID WALL STORM DRAIN
14	101.14		PERFORATED SUBURBAN LINE
15	101.15		SANITARY SEWER LINE
16	101.16		DOMESTIC WATER LINE
17	101.17		BOTTOM OF BIORETENTION AREA
18	101.18		DOMESTIC WATER POINT OF CONNECTION, CONTRACTOR TO VERIFY LOCATION PRIOR TO INITIATING DRAINAGE IMPROVEMENTS.

PLAN

ROSEVILLE
SOCCER COMPLEX

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

30% SUBMITTAL 04/29,

10

NO.	REVISIONS	DATE
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DATE ISSUED	SCALE
04/29/2022	1"=20'-0"


















2103800

L5.2

DRAINAGE & UTILITY NOTES

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DRAINAGE & UTILITY LEGEND

DETAIL NUMBER		DETAIL NUMBER
SHEET NUMBER		SHEET NUMBER
SYM	DESCRIPTION	
	CATCH BASIN, SIZE PER PLAN	A, C (101.1)
	JUNCTION BOX, SIZE PER PLAN	B, C (101.1)
	CATCH BASIN, SIZE PER PLAN	A, C (101.1)
	CURB INLET	A (101.1)
	CLEANOUT IN SYNTHETIC TUBE	O (101.1)
	CLEANOUT LANDSCAPE PLANTER	P (101.1)
	CLEANOUT IN SOFTSCAPE	Q (101.1)
	CLEANOUT IN HARDSCAPE	R (101.1)
	SANITARY SEWER CLEANOUT	H (101.1)
	NICO GATE VALVES 2" AND SMALLER SHALL BE NICO 1.1.1.3 TF. FOR VALVES ABOVE 2" IN SIZE UTILIZE NICO F-6.19 FLANGED VALVE WITH GASKET OPERATING END.	M (101.1)
	SANITARY SEWER MANHOLE	E (101.1)
	ENERGY DISSIPATOR	CS (101.2)
	SOLID WALL STORM DRAIN	J (101.1)
	PERFORATED SUBSOAK LINE	N (101.1)
	SANITARY SEWER LINE	G (101.1)
	DOMESTIC WATER LINE	I (101.1)
	BOTTOM OF BOREMENT AREA	F (101.2)

11

DRAINAGE AND UTILITY PLAN

PROJECT NAME:

ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

30% SUBMITTAL

04/29

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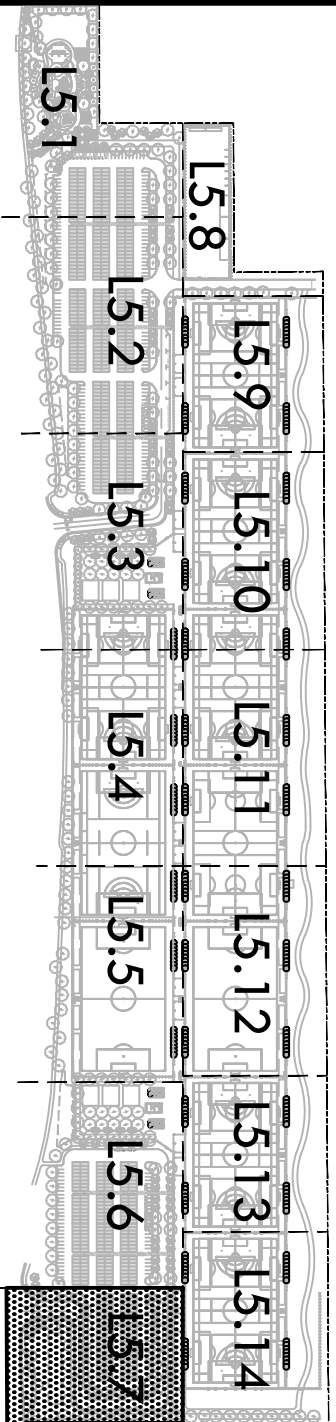
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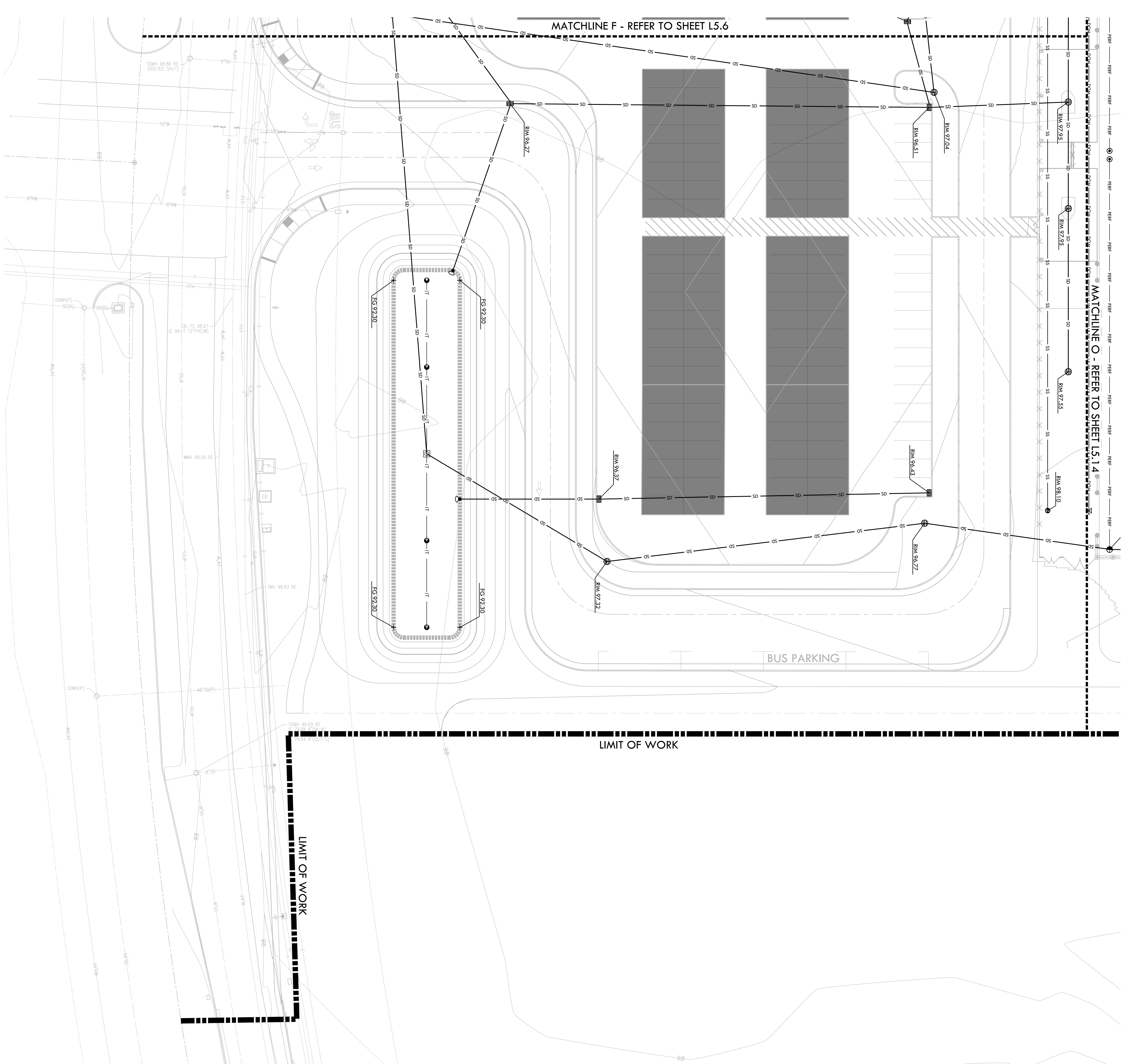
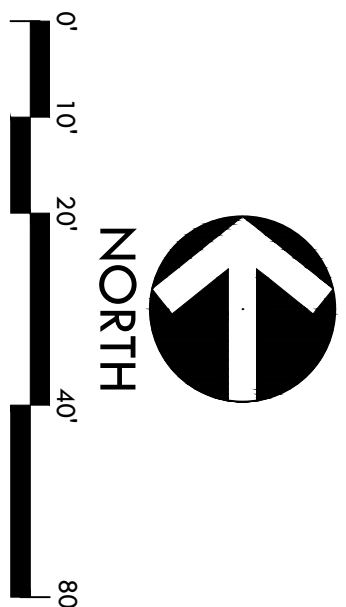
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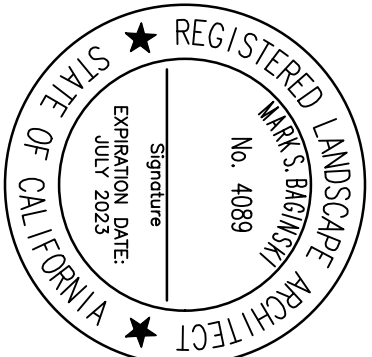
15.7



KEY MAP



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CONSULTANT

DRAINAGE & UTILITY NOTES

1. THE CONTRACTOR SHALL MAINTAIN THE LOCATIONS OF ALL EXISTING UTILITIES, STRUCTURES, AND SERVICES REFERENCED IN THE CONTRACT DOCUMENTS. THE LOCATIONS OF UTILITIES, STRUCTURES, AND SERVICES SHALL BE IDENTIFIED BY THE CONTRACTOR AND THE UTILITY FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER REPRESENTATIVE. THE CONTRACTOR SHALL CONDUCT UNDERGROUND SERVICE ADJUST (USA) AT 800, 277, 2600 PERIOD 100 AND REMEDIATION OR RELOCATION SHALL BE COMPLETED PRIOR TO THE START OF CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE SEPARATE OF PLANNINGS. THIS SET SHALL BE KEPT ON-SITE FOR REFERENCE FOR DURATION OF CONTRACT.
2. ALL EXISTING PLANNING UTILITIES, POLES, UTILITY YALDIES ETC. TO REMAIN, SHALL BE BROUGHT TO FINAL GRADE PRIOR TO PAUL SURFACE TREATMENT.
3. THE CONTRACTOR IS TO PROTECT PLANNING SYSTEMS, RAILS, INCLUDING GAS, DOCUMENTATION, AND PREVENTING THE EXISTING CONTRACTOR CONDUCTING SHALL AVOID A LACKED CONSTRUCTION OR BE OVER INVAILED PLANNING TRENCHES TO PREVENT COLLISION OF THE.
4. COORDINATE ALL UTILITY AND UTILITY LOCATIONS AS SHOWN ON THE PLANS AND DETAILS CONTAINED WITHIN THESE CONTRACT DOCUMENTS.
5. THE CONTRACTOR IS TO PROTECT, MAINTAIN, ALL REMAINING ACTIVE AND NEW PLANNING AND UTILITY LINES ARE PROTECTED AND UNDAUNTED FROM REMEDIATION AND POILING REQUIREMENTS FOR NEW UTILITIES.
6. PARTICULARLY FOR NEW FINCHES AND WALLS.
7. ALL ABANDONED STORM LINES SHALL REMAIN IN PLACE UNTIL IN CONFLICT WITH PROPOSED PLANNING UTILITIES OR ABANDONED OPERATIONS, IN WHICH CASE ABANDONED LINE IN CONFLICT SHALL BE ROCKED, REMAINED UNDAUNDED, AND THE REMAINING SHALL BE GRADED WITH APPROPRIATELY SIZED CONCRETE C&G IS SHOWN, A REMAINING OTHERS SHALL BE REMOVED PRIOR TO THE.
8. PRIOR TO ALL DRAINAGE AND UTILITY WORK, CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL POTENTIAL PLANNING UTILITIES, STRUCTURES, AND SERVICES REFERENCED IN THE CONTRACT DOCUMENTS TO LISTING STRUCTURES SHALL BE THE START OF THESE OPERATIONS, AND GRADES SHALL BE VERIFIED.
9. WHEN WORK NEED TO OCCURE LATER, THE PRELIMINARY EXISTING TREES NOT SCHEDULED FOR REMOVAL, THE CONTRACTOR SHALL TAKE ALL POSSIBLE CARE TO AVOID INJURY TO THE TREES AND THE ROOTS. GRADES IN THESE ROAD TO THE EXISTING TREES SHALL BE INADEQUATE. ALL RAVINA CUTS OR TRENCHES SHOULD BE COMPLETED PRIOR TO THE START OF CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REMOVAL OF THE TREES, AND ANY EXPOSED ROOTS SHALL BE EITHER SHROUD AND MOST WITH REMOVED BURNUP OR CANALS.

DRAINAGE & UTILITY LEGEND

DETAIL NUMBER		SYMBOL	DESCRIPTION
SHEET NUMBER			
8/C	1		CATCH BASIN, SIZE PER PLAN
8/C	2		JUNCTION BOX, SIZE PER PLAN
8/C	3		CATCH BASIN, SIZE PER PLAN
8/C	4		CURB INLET
8/C	5		CLEANOUT IN SYNTHETIC TUBE
8/C	6		CLEANOUT LANDSCAPE PLANTER
8/C	7		CLEANOUT IN SOFTSCAPE
8/C	8		CLEANOUT IN HARDSCAPE
8/C	9		SANITARY SEWER CLEANOUT
8/A	10		NINCO GATE VALVES 2" AND SMALLER SHALL BE NINCO 1-1/3 I.D. FOR VALVES ABOVE 2" IN SIZE. UTILIZE NINCO 1-6-19 FLANGED VALVE WITH SQUARE OPERATING END.
8/C	11		SANITARY SEWER MANHOLE
8/C	12		ENERGY DISSIPATOR
8/A	13		SOLID WALL STORM DRAIN
8/A	14		PERFORATED SUBSOIL DRAIN
8/C	15		SANITARY SEWER LINE
8/C	16		DOMESTIC WATER LINE
8/C	17		BOTTOM OF BOREMENT AREA

DRAINAGE AND UTILITY PLAN

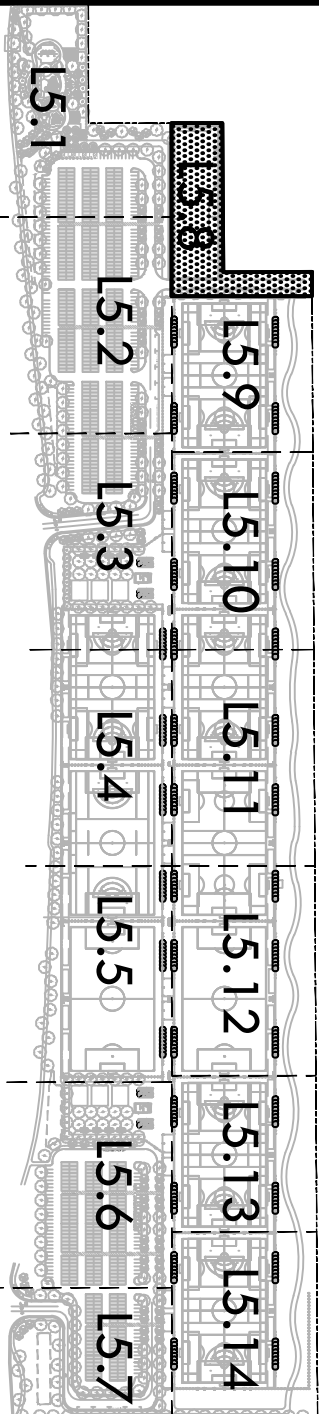
ROSEVILLE
SOCCER COMPLEX

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

LF	UNEAN FEET
CO	CLEANOUT
S=0.5%	SLOPE
MIN.	MINIMUM
N, S, W EA.	NORTH, SOUTH, WEST, EAST

KEY MAP

KEY MAP



15.8

DRAINAGE AND UTILITY PLAN

DRAINAGE & UTILITY NOTES

1. THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL EXISTING UTILITIES, STRUCTURES, AND SERVICES BEFORE COMMENCING WORK. THE LOCATIONS OF UTILITIES, STRUCTURES, AND SERVICES SHOWN IN THE CONTRACT DOCUMENTS SHALL BE USED AS A GUIDE ONLY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE LOCATION AND THE ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER REPRESENTATIVE. THE CONTRACTOR SHALL CONDUCT UNDERGROUND SERVICE LOCATING (USL) AT 100' (27.43M) PRIOR TO ANY DEMOLITION OR EXCAVATION WORK. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FOR A SEPARATE SET OF PLANS. THIS SET SHALL BE SENT ON-SITE FOR REFERENCE FOR DURATION OF CONTRACT. A SEPARATE SET OF PLANS SHALL BE OBTAINED FROM THE CITY OF CHICAGO.
2. ALL EXISTING PLANTING SPECIES, TREES, UTILITY VALVES ETC. TO REMAIN SHALL BE BROUGHT TO FINAL FINISH GRADE PRIOR TO FINAL SURFACE TREATMENT.
3. THE CONTRACTOR IS TO PROTECT DAMAGE TO TREY FROM BEERS INCLUDING SOIL, ROCK, MATERIAL, AND TRASH FROM EXISTING UTILITIES, STRUCTURES, AND SERVICES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL EXISTING UTILITIES, STRUCTURES, AND SERVICES FROM DAMAGE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL EXISTING UTILITIES, STRUCTURES, AND SERVICES FROM DAMAGE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL EXISTING UTILITIES, STRUCTURES, AND SERVICES FROM DAMAGE.
4. COMPONENT ALL SERVING AND UTILITY LOCATIONS AS SHOWN ON THE PLANS AND DETAILS CONTAINED WITHIN THESE CONTRACT DOCUMENTS.
5. THE CONTRACTOR IS TO PROTECT ALL EXISTING UTILITIES, STRUCTURES, AND SERVICES FROM DAMAGE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL EXISTING UTILITIES, STRUCTURES, AND SERVICES FROM DAMAGE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL EXISTING UTILITIES, STRUCTURES, AND SERVICES FROM DAMAGE.
6. ALL EXISTING UTILITIES, STRUCTURES, AND SERVICES SHALL BE PROTECTED FROM DAMAGE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL EXISTING UTILITIES, STRUCTURES, AND SERVICES FROM DAMAGE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL EXISTING UTILITIES, STRUCTURES, AND SERVICES FROM DAMAGE.
7. PRIOR TO ALL DEMOLITION AND UTILITY WORK, CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL POTENTIAL DAMAGE TO EXISTING UTILITIES, STRUCTURES, AND SERVICES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL POTENTIAL DAMAGE TO EXISTING UTILITIES, STRUCTURES, AND SERVICES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL POTENTIAL DAMAGE TO EXISTING UTILITIES, STRUCTURES, AND SERVICES.
8. WHEN WORK HAS TO BE STOPPED DUE TO THE DISCOVERY OF EXISTING UTILITIES, STRUCTURES, OR SERVICES, THE CONTRACTOR SHALL STOP WORK IMMEDIATELY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL POTENTIAL DAMAGE TO EXISTING UTILITIES, STRUCTURES, AND SERVICES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL POTENTIAL DAMAGE TO EXISTING UTILITIES, STRUCTURES, AND SERVICES.

DRAINAGE & UTILITY LEGEND

		DETAIL NUMBER	
		SHEET NUMBER	
SYM	DESCRIPTION	8, 6	101.7
⊖	CATCH BASIN, SIZE PER PLAN	8, 6	101.7
⊙	JUNCTION BOX, SIZE PER PLAN	8, 6	101.7
≡	CATCH BASIN, SIZE PER PLAN	8, 6	101.7
≡	CURS INLET	A	101.7
⊖	CLEANOUT IN SYNTHETIC TUB	Q	101.7
⊖	CLEANOUT LANDSCAPE PLANTER	P	101.7
●	CLEANOUT IN SOFTSCAPE	Q	101.7
○	CLEANOUT IN HARDSCAPE	R	101.7
■	SANITARY SEWER CLEANOUT	H	101.7
✕	NIBCO GATE VALVES 2" AND SMALLER SHALL BE NIBCO 1113 UF. NON-VALVE BOXES 2" AND SMALLER NIBCO F-4-19 FLANGED VALVE WITH SOLENOID OPERATOR 200V.	M	101.7
●	SANITARY SEWER MANHOLE	E	101.7
⚡	ENERGY DISSIPATOR	G	101.7
↘	SOLID WALL STORM DRAIN	J	101.7
↘	PERFORATED SUBURBAN LINE	N	101.7
↘	SANITARY SEWER LINE	G	101.7
↘	DOMESTIC WATER LINE	I	101.7
	BOTTOM OF BIORETENTION AREA	A	101.7

DRAINAGE AND UTILITY PLAN

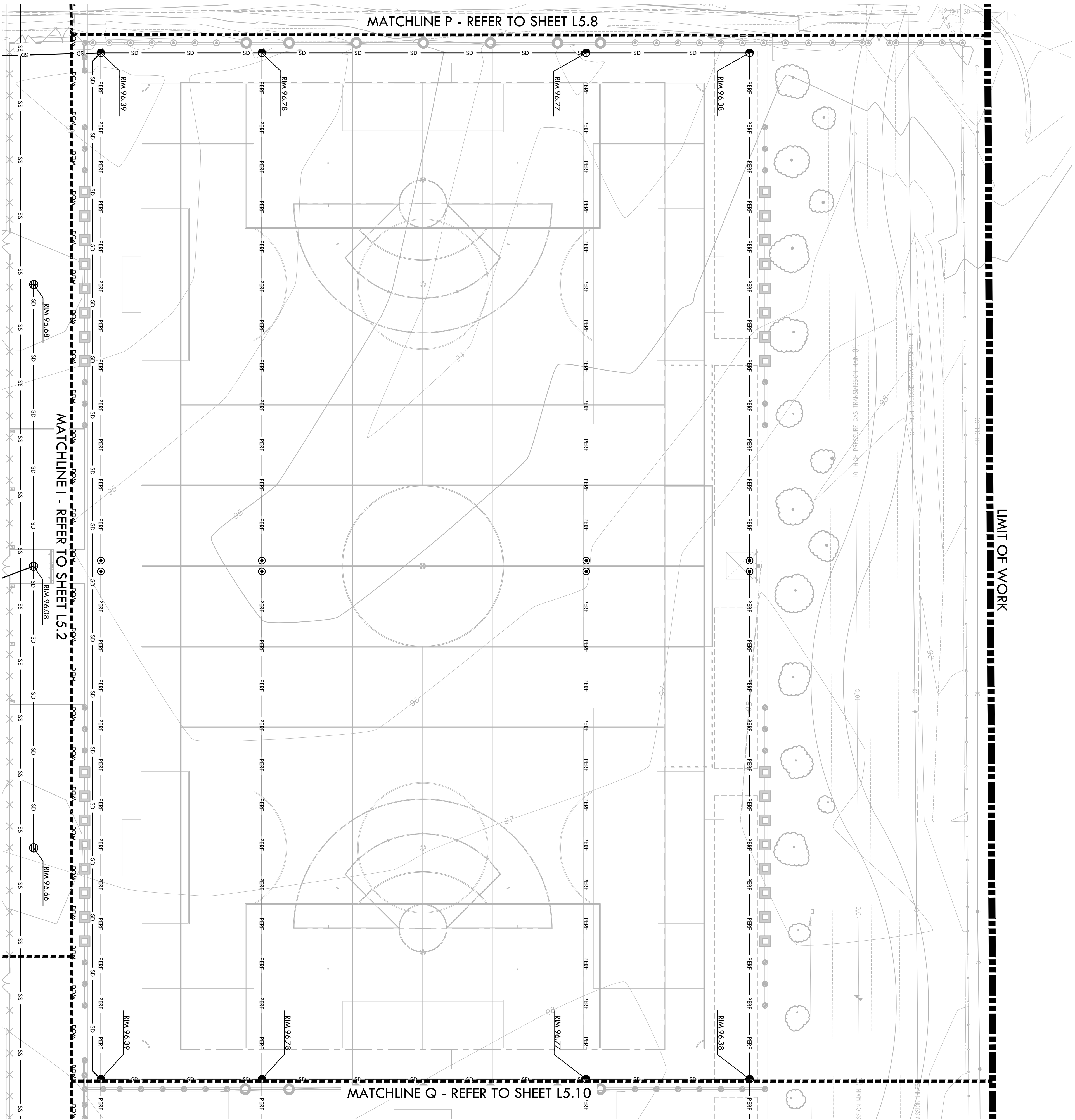
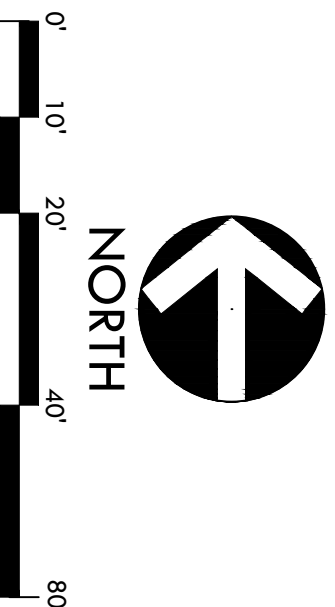
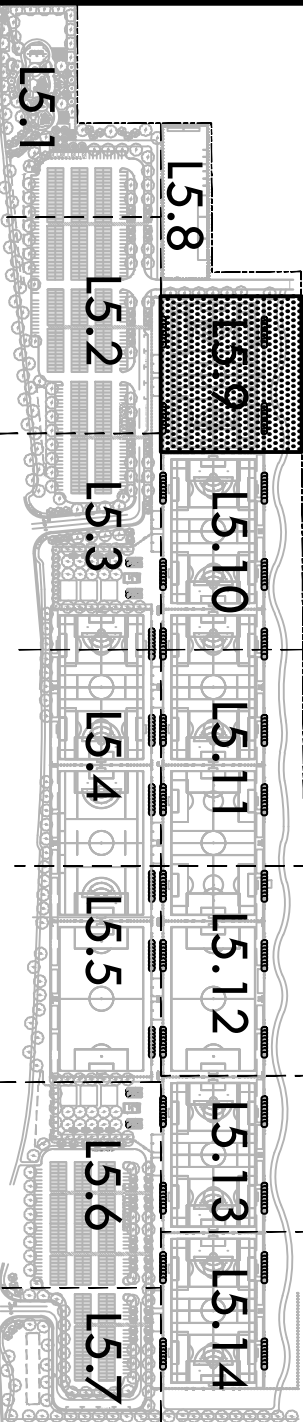
ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS
2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

IF	LINEAR FEET	SUBMITTAL	DATE
CO	CEANOUT	30% SUBMITTAL	04/29/22
S=0.5%	SLOPE		
MIN.	MINIMUM		
N, S, W E ₄	NORTH, SOUTH, WEST, EAST		
		NO. REVISIONS	DATE

[illegible]

15.1	15.2	15.3	15.4	15.5	15.6	15.7	15.8	15.9	15.10	15.11	15.12	15.13	15.14
DRAWING SET _____ CHECKED BY _____ DATE ISSUED _____ SCALE 1"=20'-0" 04/29/2022 PROJ. NO. 2103800													



1. THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL EXISTING UTILITIES, STRUCTURES, AND SERVICES BEFORE COMMENCING WORK. THE LOCATIONS OF UTILITIES, STRUCTURES, AND SERVICES SHOWN IN THE CONTRACT AND THE ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER REPRESENTATIVE. THE CONTRACTOR SHALL CONTACT THE UTILITY OWNER SERVICE TEAM (UTS) AT (800) 726-2600 PRIOR TO ANY EXCAVATION OR EXCAVATION CONTRACT. THE UTS WILL PROVIDE THE LOCATION OF ALL EXISTING UTILITIES, STRUCTURES, AND SERVICES, AND A SEPARATE SET OF DRAWINGS. THESE SET SHALL BE KEPT ON-SITE FOR REFERENCE FOR DURATION OF CONTRACT.
2. ALL EXISTING DRAINAGE STRUCTURES, ROADS, UTILITY VALVES ETC. TO REMAIN, SHALL BE SUFFICIENT TO MAINTAIN FINISH GRADE PRIOR TO FINAL SURFACE TREATMENT.
3. THE CONTRACTOR SHALL PROTECT REMAINING EXISTING UTILITIES, INCLUDING GAS, WATER, AND TRAIL FROM INTERFERENCE. DURING CONSTRUCTION, CONTRACTOR SHALL AVOID PLACING CONSTRUCTION VEHICLES OVER INSTALLED DRAINAGE STRUCTURES TO PREVENT CRUSHING OF PIPE.
4. COORDINATE ALL ERECTION AND UTILITY LOCATIONS AS SHOWN ON THE PLANS AND DETAILS CONTAINED WITHIN THESE CONTRACT DOCUMENTS.
5. THE CONTRACTOR IS TO ENSURE THAT ALL REMAINING ACTIVE AND NEW DRAINAGE AND UTILITY LINES, ARE PROTECTED AND UNDAUNAGED FROM TRENCING, AND FOOTING EXCAVATIONS FOR NEW FOUNDATIONS.
6. ALL ABANDONED FROM LINES SHALL REMAIN IN PLACE UNLESS IN CONFLICT WITH PROPOSED DRAINAGE, UTILITY, OR EXCAVATION OPERATIONS, IN WHICH CASE ABANDON THE LINE, CONNECT IT TO A REMOVED, REMAINING OR EXISTING OPERATIONAL LINE, OR REMOVE WITH APPROPRIATELY SIZED CONDUIT OR 12" DRAIN OR 8" STRUCTURE OUTSIDE AND INSURE MAINTENANCE OF PIPE.
7. PRIOR TO ALL DRAINAGE AND UTILITY WORK, CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING ALL POTENTIAL DRAINAGE CONNECTIONS AND BUSTING UTILITY BY PUNCHING. IN ADDITION, ALL DOWNSTREAM CONNECTIONS TO EXISTING STRUCTURES SHALL BE THE STATE OF THESE OPERATIONS, AND GRADERS SHALL BE REMOVED.
8. WHEN WORK HAS TO OCCUR UNDER THE DRAINAGE OF EXISTING TREES, NOT SCHEDULED FOR REMOVAL, THE CONTRACTOR SHALL USE ALL POSSIBLE CARE TO AVOID INJURY TO THE TREES AND THE ROOTS. THE CONTRACTOR SHALL INCREASE THE NUMBER AND DEPTH OF THE CUT CANALS, TRINCHEAS ADJACENT TO TREES SHALL BE FILLED WITHIN 24 HOURS AFTER EXCAVATION, BUT WHERE THIS IS NOT POSSIBLE, THE SIDE OF THE TRINCH ADJACENT TO THE TREE, AND AN EXPOSED ROOTS SHALL BE KEPT SHADDED, AND MOSTLY WITH DAMPERD DROPPED OF CANVAS.

DRAINAGE & UTILITY LEGEND

DETAIL NUMBER		SYMBOL	DESCRIPTION	QTY
SHEET NUMBER				
1	101.1		CATCH BASIN, SIZE PER PLAN	8
2	101.2		JUNCTION BOX, SIZE PER PLAN	8
3	101.3		CATCH BASIN, SIZE PER PLAN	6
4	101.4		CURB INLET	1
5	101.5		CLEANOUT IN SYNTHETIC TURF	0
6	101.6		CLEANOUT LANDSCAPE PLANTER	8
7	101.7		CLEANOUT IN SOFTSCAPE	0
8	101.8		CLEANOUT IN HARDSCAPE	8
9	101.9		SANITARY SEWER CLEANOUT	1
10	101.10		NIRO GATE VALVES 2" AND SMALLER SHALL BE NIROCO T-11.3 IF, FOR VALVES ABOVE 2" IN SIZE UTILIZE NIROCO F-6.1.9 FLANGED VALVE WITH GASKET OPERATING INDI.	1
11	101.11		SANITARY SEWER MANHOLE	8
12	101.12		ENERGY DISSIPATOR	1
13	101.13		SOLID WALL STORM DRAIN	1
14	101.14		PERFORATED SUBURBAN LINE	1
15	101.15		SANITARY SEWER LINE	1
16	101.16		DOMESTIC WATER LINE	1
17	101.17		BOTTOM OF BIORETENTION AREA	1

A	DOMESTIC WATER POINT OF CONNECTION. CONTRACTOR TO VERIFY LOCATION PRIOR TO INITIATING DRAINAGE IMPROVEMENTS.
B	DOMESTIC WATER CONNECTION TO DRINKING FOUNTAIN.
C	DOMESTIC WATER CONNECTION TO BUILDING.
D	SANITARY SEWER POINT OF CONNECTION. CONTRACTOR TO VERIFY LOCATION AND INVERT PRIOR TO INITIATING DRAINAGE IMPROVEMENTS. AND DETERMINED TO BE PROVIDED TO OWNER TO VERIFY.
E	SANITARY SEWER CONNECTION TO DRINKING FOUNTAIN.
F	SANITARY SEWER CONNECTION TO BUILDING.
G	STORM DRAIN POINT OF CONNECTION. CONTRACTOR TO VERIFY LOCATION AND INVERT PRIOR TO INITIATING DRAINAGE IMPROVEMENTS. ANY DISCREPANCY TO BE PROVIDED TO OWNER IN WRITING.
H	DOWNSPOUT CONNECTION
I	EXISTING
CB	CATCH BASIN
INV	INVERT
BM	BM ELEVATION
LF	UNPAVED FEET
CO	CLEANOUT
S=0.5%	SLOPE
MINL	MINIMUM
N, S, W EA	NORTH, SOUTH, WEST, EAST

SE7 MAP

1. THE CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES, STRUCTURES, AND SERVICES BEFORE COMMENCING WORK. THE LOCATIONS OF UTILITIES, STRUCTURES, AND SERVICES SHOWN IN THE CONTRACT DOCUMENTS SHALL BE DEEMED TO BE APPROXIMATIONS ONLY. ALL DISCREPANCIES BETWEEN ANY EXCAVATION AND THE UTILITY RECORD SHALL BE REPORTED IMMEDIATELY TO THE OWNER REPRESENTATIVE. THE CONTRACTOR SHALL CONTACT AN UNDERGROUND SERVICE ALERT (USA) AT (800) 227-2660 PRIOR TO ANY DEMOLITION OR EXCAVATION. UPON COMPLETION OF USA MARKING OPERATIONS, THE CONTRACTOR SHALL RECORD ALL UTILITY MARKINGS ON A SEPARATE SET OF DRAWINGS. THIS SET SHALL BE KEPT ON-SITE FOR REFERENCE FOR DURATION OF CONTRACT.
2. ALL EXISTING DRAINAGE STRUCTURES, BOXES, UTILITY VAULTS ETC. TO REMAIN, SHALL BE BROUGHT TO FINAL FINISH GRADE PRIOR TO FINAL SURFACE TREATMENT.
3. THE CONTRACTOR IS TO PROTECT DRAINAGE SYSTEM FROM DEBRIS, INCLUDING SOIL, ROCK MATERIAL, AND TRASH FROM THE EXISTING CONSTRUCTION. CONTRACTOR SHALL AVOID PLACING CONSTRUCTION VEHICLES OVER INSTALLED DRAINAGE TRENCHES TO PREVENT CRUSHING OF PIPE.
4. COORDINATE ALL SLEWING AND UTILITY LOCATIONS AS SHOWN ON THE PLANS AND DETAILS CONTAINED WITHIN THESE CONTRACT DOCUMENTS.
5. THE CONTRACTOR IS TO ENSURE THAT ALL REMAINING ACTIVE AND NEW DRAINAGE AND UTILITY LINES ARE PROTECTED AND UNDAUNAGED FROM TRENCING AND FOOTING EXCAVATIONS FOR NEW FOOTINGS, PARTICULARLY FOR NEW FENCING AND WALLS.
6. ALL ABANDONED STORM LINES SHALL REMAIN IN PLACE UNLESS IN CONFLICT WITH PROPOSED DRAINAGE, UTILITY, OR SUBGRADING OPERATIONS, IN WHICH CASE ABANDONED PIPE IN CONFLICT SHALL BE REMOVED. REMAINING ABANDONED STORM PIPE SHALL BE SEALED WITH APPROPRIATELY SIZED CONCRETE CAP (3 SACK MIX) @ ENVELOPE OUTSIDE AND INSIDE DIAMETER OF PIPE.
7. PRIOR TO ALL DRAINAGE AND UTILITY WORK, CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL POTENTIAL DRAINAGE CONNECTIONS AND EXISTING UTILITY CATCHMENTS. IN ADDITION, ALL DOWNSTREAM CONNECTIONS TO EXISTING STRUCTURES SHALL BE THE START OF THE NEW OPERATIONS, AND GRADES SHALL BE VERIFIED.
8. WHERE WORK HAS TO OCCUR UNDER THE DRINKLINE OR EXISTING TREES NOT SCHEDULED FOR REMOVAL, THE CONTRACTOR SHALL USE A POSSIBLE CARE TO AVOID ANY TIE TO THE TREES AND TREE ROOTS. GRADE IN LINES RADIAL TO THE EXISTING TREES RATHER THAN TANGENTIAL. ALL PARTIAL CUTS OR TEARS THROUGH ROOTS TWO INCHES IN DIAMETER AND LARGER SHALL BE CUT CLEAN. TRENCHES ADJACENT TO TREES SHALL BE FILLED WITHIN 24 HOURS AFTER EXCAVATION BUT NOT BEFORE THE SIZE OF THE TRENCH IS REDUCED TO THE TREE, AND ALL ANY EXPOSED ROOTS SHALL BE KEPT SHADEN AND MOIST WITH DAMPENED BURLAP OR CANVAS.

SYM	DESCRIPTION	DETAIL NUMBER SHEET NUMBER
	CATCH BASIN, SIZE PER PLAN	 B, C UD1-1
	JUNCTION BOX, SIZE PER PLAN	 B, C UD1-1
	CATCH BASIN, SIZE PER PLAN	 B, C UD1-1
	CURB INLET	 A UD1-1
	CLEANOUT IN SYNTHETIC TURF	 O UD1-1
	CLEANOUT LANDSCAPE PLANTER	 P UD1-1
	CLEANOUT IN SOFTSCAPE	 Q UD1-1
	CLEANOUT IN HARDSCAPE	 R UD1-1
	SANITARY SEWER CLEANOUT	 H UD1-1
	NIBCO GATE VALVES 2" AND SMALLER SHALL BE NIBCO T-113 LF. FOR VALVES ABOVE 2" IN SIZE UTILIZE NIBCO F-619 FLANGED VALVE WITH SQUARE OPERATING NUT.	 W UD1-1
	SANITARY SEWER MANHOLE	 E UD1-1
	ENERGY DISSIPATOR	 G UD1-2
	SOLID WALL STORM DRAIN	 J UD1-1
	PERFORATED SUBDRAIN LINE	 N UD1-1
	SANITARY SEWER LINE	 S UD1-1
	DOMESTIC WATER LINE	 I UD1-1
	BOTTOM OF BIORETENTION AREA	 F UD1-2
	DOMESTIC WATER POINT OF CONNECTION. CONTRACTOR TO VERIFY LOCATION PRIOR TO INITIATING DRAINAGE IMPROVEMENTS.	
	DOMESTIC WATER CONNECTION TO DRINKING FOUNTAIN.	

SHEET TITLE

PROJECT NAME

PROJECT ADDRESS

SUBMITTAL	DATE
30% SUBMITTAL	04/29/22

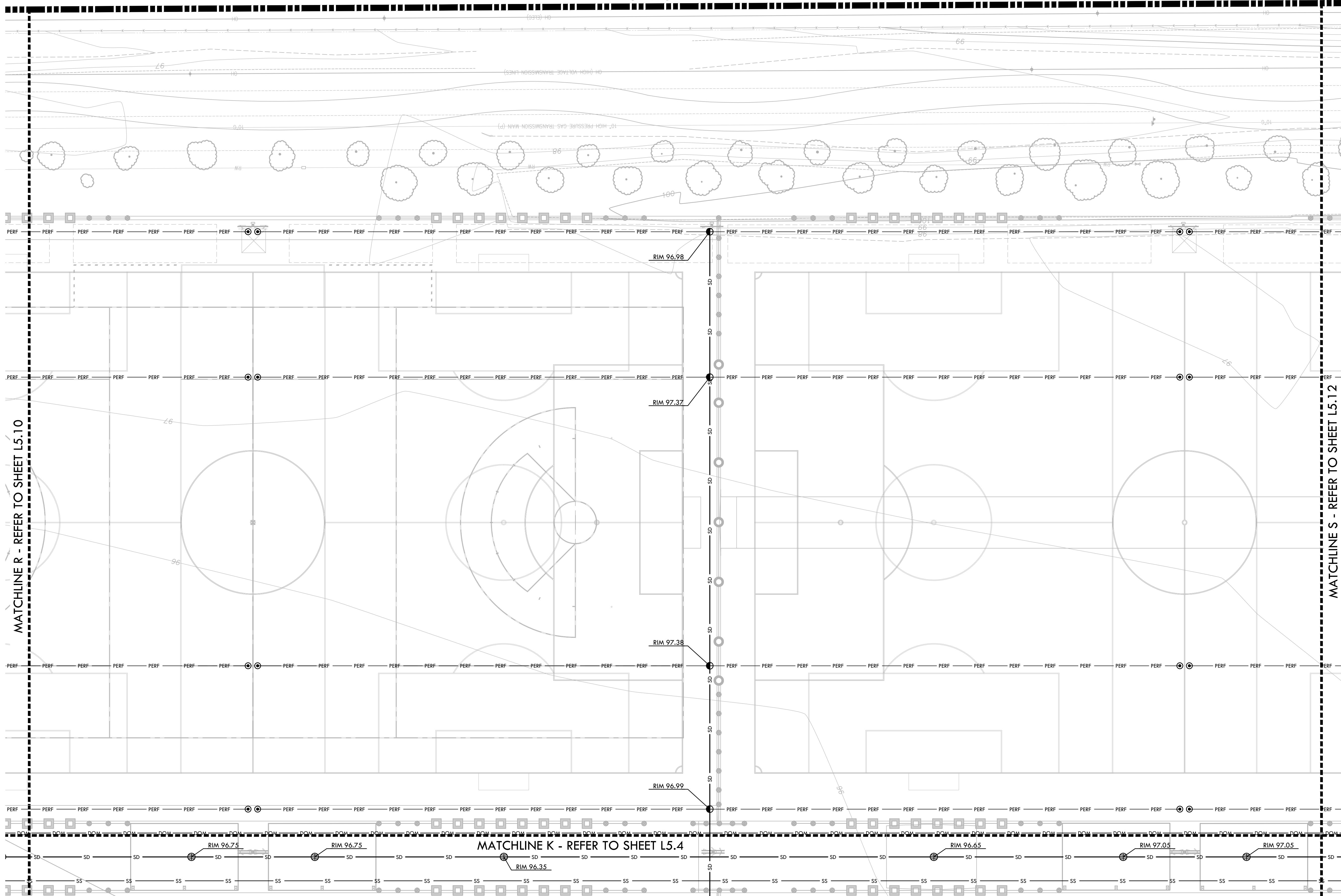
NO.	REVISIONS	DATE
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DRAWN BY		CHECKED BY	
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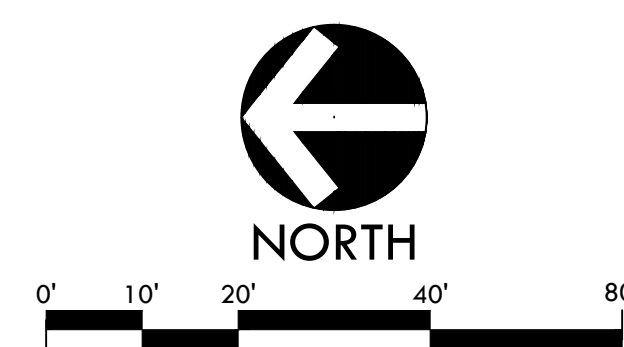
DATE ISSUED 04/29/2022	SCALE 1"=20'-0"
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SHEET NO.
L5.11

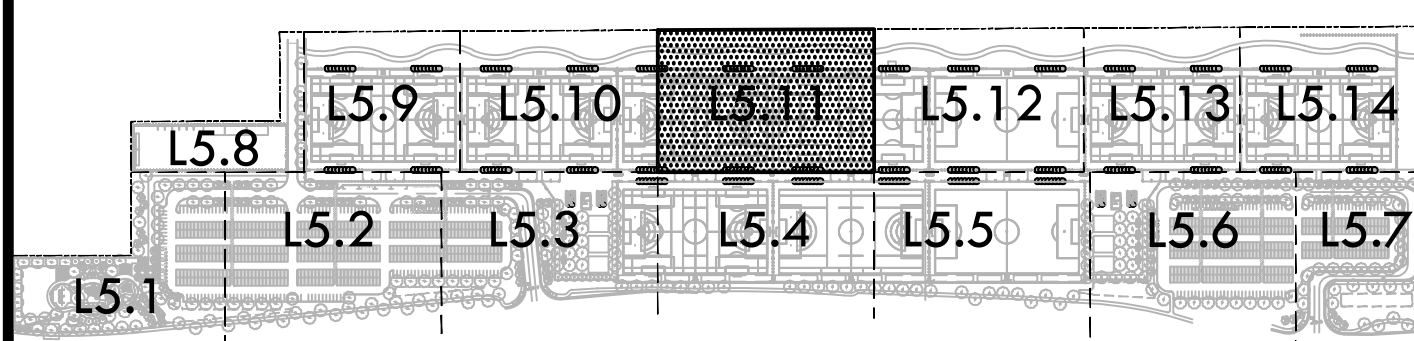
DRAINAGE AND UTILITY PLAN



MATCHLINE K - REFER TO SHEET L5.4

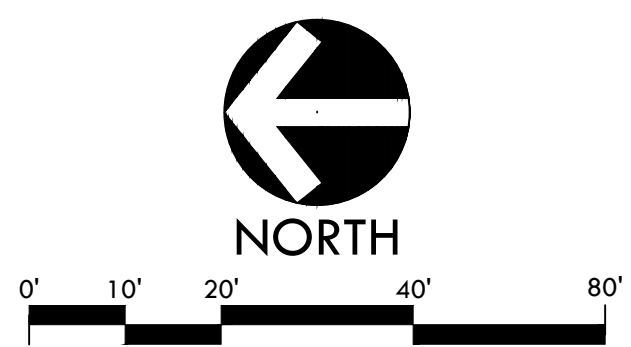


KEY MA



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DRAWING NAME: Y:\Projects-FO\2021\2103800 - Roseville 6 Soccer Complex\CAD_DRN-3D.dwg
PLOT DATE: 04-28-22 PLOTTED BY: station67




VERDE DESIGN
LANDSCAPE ARCHITECTURE
CIVIL ENGINEERING
SPORT PLANNING & DESIGN
1843 Iron Point Rd. Suite 140
Folsom, CA 95630
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fax: 916.415.6525
www.VerdeDesignInc.com

1. THE CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES, STRUCTURES, AND SERVICES BEFORE COMMENCING WORK. THE LOCATIONS OF UTILITIES, STRUCTURES, AND SERVICES SHOWN IN THE CONTRACT DOCUMENTS SHALL BE USED FOR INFORMATION AND CORRELATIONS ONLY. ANY DISCREPANCIES BETWEEN WHAT IS SHOWN AND THE ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER REPRESENTATIVE. THE CONTRACTOR SHALL CONTACT UNDERGROUND SERVICE ALERT (USA) AT (800) 222-2686 PRIOR TO ANY DEMOLITION OR EXCAVATION. THE CONTRACTOR SHALL OBTAIN ANY NECESSARY PERMITS, RECORDS, OR RECORDS OF DEEDS FROM THE CITY OF CHICAGO AND A SEPARATE SET OF DRAWINGS. THIS SET SHALL BE KEPT ON-SITE FOR REFERENCE FOR DURATION OF CONTRACT.
2. ALL EXISTING DRAINAGE STRUCTURES, BOXES, UTILITY VAULTS ETC. TO REMAIN, SHALL BE BROUGHT TO FINAL FINISH GRADE PRIOR TO FINAL SURFACE TIE-IN.
3. THE CONTRACTOR IS TO PROTECT DRAINAGE SYSTEM FROM DBRIS, INCLUDING SOIL, ROCK MATERIAL, AND TRASH FROM FERRING THE THE SITE. THE CONTRACTOR SHALL PROTECT DRAINAGE SYSTEMS BY AVOID PLACING CONSTRUCTION VEHICLE OVER INSTALLED DRAINAGE TRENCHES TO PREVENT CRUSHING OF PIPE.
4. COORDINATE ALL SLEEVING AND UTILITY LOCATIONS AS SHOWN ON THE PLANS AND DETAILS CONTAINED WITHIN THESE CONTRACT DOCUMENTS.
5. THE CONTRACTOR IS TO ENSURE THAT ALL REMAINING ACTIVE AND NEW DRAINAGE AND UTILITY LINES ARE PROTECTED AND UNDAIMAGED FROM TRENCHING AND FOOTING EXCAVATIONS FOR NEW FOOTINGS, PARTICULARLY FOR NEW FENCING AND WALLS.
6. ALL ABANDONED STORM LINES SHALL REMAIN IN PLACE UNLESS IN CONFLICT WITH PROPOSED DRAINAGE, UTILITY, OR SUBGRADING OPERATIONS, IN WHICH CASE ABANDONED PIPE IN CONFLICT SHALL BE REMOVED. REMAINING ABANDONED STORM PIPE SHALL BE SEALED WITH APPROPRIATELY SIZED CONCRETE CAP (3' SACK MIX) 6" ENVELOPE OUTSIDE AND INSIDE DIAMETER OF PIPE.
7. PRIOR TO ALL DRAINAGE AND UTILITY WORK, CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL POTENTIAL OBSTRUCTIONS TO EXISTING UTILITY BY POTHOLES. IN ADDITION, ALL DOWNSTREAM CONNECTIONS TO EXISTING STRUCTURES SHALL BE THE START OF THESE OPERATIONS, AND GRADES SHALL BE REVERSED.
8. WHEN WORK HAS TO OCCUR UNDER THE DIRTLINE OF EXISTING TREES NOT SCHEDULED FOR REMOVAL, THE CONTRACTOR SHALL USE ALL POSSIBLE CARE TO AVOID INJURY TO THE TREES AND TREE ROOTS. GRADE IN LINES RADIAL TO THE EXISTING TREES RATHER THAN TANGENTIAL. ALL PARTIAL CUTS OR TEARS THROUGH ROOTS TWO INCHES IN DIAMETER AND LARGER SHALL BE CUT CLEAN. TRENCHES ADJACENT TO TREES SHALL BE FILLED WITHIN 24 HOURS OF EXCAVATION, BUT WHERE IT IS NOT POSSIBLE, THE SIDE OF THE TRENCH ADJACENT TO THE TREE AND ALL EXPOSED ROOTS SHALL BE KEPT SHADED AND MOIST WITH DAMPENED BURLAP OR CANVAS.

SYM	DESCRIPTION	DETAIL NUMBER SHEET NUMBER
	CATCH BASIN, SIZE PER PLAN	
	JUNCTION BOX, SIZE PER PLAN	
	CATCH BASIN, SIZE PER PLAN	
	CURB INLET	
	CLEANOUT IN SYNTHETIC TURF	
	CLEANOUT LANDSCAPE PLANTER	
	CLEANOUT IN SOFTSCAPE	
	CLEANOUT IN HARDSCAPE	
	SANITARY SEWER CLEANOUT	
	NIBCO GATE VALVES 2" AND SMALLER SHALL BE NIBCO T-113 LF. FOR VALVES ABOVE 2" IN SIZE UTILIZE NIBCO F-619 FLANGED VALVE WITH SQUARE OPERATING TILT.	
	SANITARY SEWER MANHOLE	
	ENERGY DISSIPATOR	
	SOLID WALL STORM DRAIN	
	PERFORATED SUBDRAIN LINE	
	SANITARY SEWER LINE	
	DOMESTIC WATER LINE	
	BOTTOM OF BIORETENTION AREA	

(A)	DOMESTIC WATER POINT OF CONNECTION. CONTRACTOR TO VERIFY LOCATION PRIOR TO INITIATING DRAINAGE IMPROVEMENTS.
(B)	DOMESTIC WATER CONNECTION TO DRINKING FOUNTAIN.
(C)	DOMESTIC WATER CONNECTION TO BUILDING.
(D)	SANITARY SEWER POINT OF CONNECTION. CONTRACTOR TO VERIFY LOCATION AND INVERT PRIOR TO INITIATING DRAINAGE IMPROVEMENTS. ANY DISCREPANCY TO BE PROVIDED TO OWNER IN WRITING.
(E)	SANITARY SEWER CONNECTION TO DRINKING FOUNTAIN.
(F)	SANITARY SEWER CONNECTION TO BUILDING.
(G)	STORM DRAIN POINT OF CONNECTION. CONTRACTOR TO VERIFY LOCATION AND INVERT PRIOR TO INITIATING DRAINAGE IMPROVEMENTS. ANY DISCREPANCY TO BE PROVIDED TO OWNER IN WRITING.
(H)	DOWNSPOUT CONNECTION
(I)	EXISTING
CB	CATCH BASIN
INV	INVERT
RM	RM ELEVATION
LF	LINEAR FEET
CO	CLEANOUT
S=0.5%	SLOPE
MIN.	MINIMUM
N, S, W, EA	NORTH, SOUTH, WEST, EAST

PROJECT NAME

ROSEVILLE
SOCCER COMPLEX

PROJECT ADDRESS

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

SUBMITTAL	DATE
30% SUBMITTAL	04/29/22

[illegible]

DRAWN BY	CHECKED BY
DATE ISSUED 04/29/2022	SCALE 1"=20'-0"
PROJ. NO. 2103800	
SHEET NO. L5.12	

DRAINAGE & UTILITY NOTES

1. THE CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES, STRUCTURES, AND SERVICES BEFORE BEGINNING CONSTRUCTION. ALL UTILITIES SHALL BE IDENTIFIED AND MARKED PRIOR TO ANY EXCAVATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND RECORDS FOR EXISTING UTILITIES. ALL DISCREPANCIES BETWEEN WHAT IS SHOWN ON THE DRAWINGS AND WHAT IS FOUND IN THE FIELD SHALL BE REPORTED TO THE OWNER REPRESENTATIVE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND RECORDS FOR EXISTING UTILITIES. ALL DISCREPANCIES BETWEEN WHAT IS SHOWN ON THE DRAWINGS AND WHAT IS FOUND IN THE FIELD SHALL BE REPORTED TO THE OWNER REPRESENTATIVE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND RECORDS FOR EXISTING UTILITIES. ALL DISCREPANCIES BETWEEN WHAT IS SHOWN ON THE DRAWINGS AND WHAT IS FOUND IN THE FIELD SHALL BE REPORTED TO THE OWNER REPRESENTATIVE.
2. ALL EXISTING DRAINAGE STRUCTURES, BOXES, UTILITY VALVES ETC. TO REMAIN, SHALL BE BROUGHT TO FINAL FINISH GRADE PRIOR TO FINAL SURFACE TREATMENT.
3. THE CONTRACTOR IS TO PROTECT DRAINAGE SYSTEM FROM DEBRIS, INCLUDING SOIL, ROCK, MATERIAL, AND TRASH FROM ENTERING THE PIPE DURING CONSTRUCTION. CONTRACTOR SHALL AVOID PLACING CONSTRUCTION VEHICLES OVER INSTALLED DRAINAGE BRANCHES TO PREVENT CRUSHING OF PIPE.
4. COORDINATE ALL STEERING AND UTILITY LOCATIONS AS SHOWN ON THE PLANS AND DETAILS CONTAINED WITHIN THESE CONTRACT DOCUMENTS.
5. THE CONTRACTOR IS TO INSURE THAT ALL REMAINING ACTIVE AND NEW DRAINAGE AND UTILITY LINES ARE PROTECTED AND UNDISTURBED FROM TRENCHING AND FOOTING EXCAVATIONS FOR NEW FOOTINGS, PARTICULARLY FOR NEW TRENCHING AND WALLS.
6. ALL ABANDONED STORM LINES SHALL REMAIN IN PLACE UNLESS IN CONFLICT WITH PROPOSED DRAINAGE, UTILITY, OR STRUCTURAL OPERATIONS. IN WHICH CASE, ABANDONED PIPE SHALL BE PROTECTED BY BACKFILL, REMAINING IN PLACE AND COVERED WITH APPROVED MATERIAL. TRENCHES SHALL BE 18" DEEP WITH 18" DRAINAGE OUTSIDE AND INSIDE DIAMETER OF PIPE.
7. PRIOR TO ALL DRAINAGE AND UTILITY WORK, CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING ALL POTENTIAL DRAINAGE CONNECTIONS AND EXISTING UTILITY BY ROTHOILING. IN ADDITION, ALL DOWNSTREAM CONNECTIONS TO EXISTING STRUCTURES SHALL BE THE START OF THESE OPERATIONS, AND GRADES SHALL BE VERIFIED.
8. WHEN WORK HAS TO OCCUR UNDER THE DRAINAGE OF EXISTING TREES NOT SCHEDULED FOR REMOVAL, THE CONTRACTOR SHALL USE ALL POSSIBLE CARE TO AVOID INJURY TO THE TREES AND TREE ROOTS. GRADE IN LINES INCHES IN DIAMETER AND LARGER SHALL BE CUT CLEAN. TRENCHES ADJACENT TO TREES SHALL BE FILLED WITHIN 24 HOURS AFTER EXCAVATION, BUT WHERE THIS IS NOT POSSIBLE, THE SIDE OF THE TRENCH ADJACENT TO THE TREE, AND ANY EXPOSED ROOTS SHALL BE KEPT SHADED AND MOIST WITH DAMPENED BURLAP OR CANVAS.

DRAINAGE & UTILITY LEGEND

SYM	DESCRIPTION	DETAIL NUMBER
⊖	CATCH BASIN, SIZE PER PLAN	A. C 101.7
●	JUNCTION BOX, SIZE PER PLAN	A. C 101.7
⌊	CATCH BASIN, SIZE PER PLAN	A. C 101.7
⌊	CURB INLET	A. C 101.7
⊖	CLEANOUT IN SYNTHETIC TUBE	A. C 101.7
⊖	CLEANOUT LANDSCAPE PLANTER	A. C 101.7
●	CLEANOUT IN SOFTSCAPE	A. C 101.7
○	CLEANOUT IN HARDSCAPE	A. C 101.7
⌊	SANITARY SEWER CLEANOUT	A. C 101.7
⌊	TIE-INS TO EXISTING SANITARY SEWER SHALL BE NIBCO 1.113 IE FOR VALVE ABOVE 2" IN SIZE UTILIZE NIBCO F-419 FLANGED VALVE WITH SQUARE OPERATING NUT.	A. C 101.7
●	SANITARY SEWER MANHOLE	A. C 101.7
⌊	BIBBICOT DISPENSATOR	A. C 101.7
⌊	SOLID WALL STORM DRAIN	A. C 101.7
⌊	PERFORATED SUBURBAN LINE	A. C 101.7
⌊	SANITARY SEWER LINE	A. C 101.7
⌊	DOMESTIC WATER LINE	A. C 101.7
⌊	BOTTOM OF ROBERTSON AREA	A. C 101.7
⌊	DOMESTIC WATER POINT OF CONNECTION, CONTRACTOR TO VERIFY LOCATION PRIOR TO INITIATING DRAINAGE IMPROVEMENTS.	A. C 101.7
⌊	DOMESTIC WATER CONNECTION TO DRINKING FOUNTAIN.	A. C 101.7
⌊	DOMESTIC WATER CONNECTION TO BUILDING.	A. C 101.7
⌊	SANITARY SEWER POINT OF CONNECTION, CONTRACTOR TO VERIFY LOCATION AND INVERT PRIOR TO INITIATING DRAINAGE IMPROVEMENTS. ANY DISCREPANCY TO BE PROVIDED TO OWNER IN WRITING.	A. C 101.7
⌊	SANITARY SEWER CONNECTION TO DRINKING FOUNTAIN.	A. C 101.7
⌊	SANITARY SEWER CONNECTION TO BUILDING.	A. C 101.7
⌊	STORM DRAIN POINT OF CONNECTION, CONTRACTOR TO VERIFY LOCATION AND INVERT PRIOR TO INITIATING DRAINAGE IMPROVEMENTS. ANY DISCREPANCY TO BE PROVIDED TO OWNER IN WRITING.	A. C 101.7
⌊	DOWNSPOUT CONNECTION	A. C 101.7
⌊	EXISTING	A. C 101.7
⌊	CATCH BASIN	A. C 101.7
⌊	INVERT	A. C 101.7
⌊	RIM ELEVATION	A. C 101.7
⌊	LINEAR FEET	A. C 101.7
⌊	CLEANOUT	A. C 101.7
⌊	SLOPE	A. C 101.7
⌊	MINIMUM	A. C 101.7
⌊	N. S. W. E.A.	A. C 101.7

DRAINAGE AND UTILITY PLAN

ROSEVILLE
SOCCER COMPLEX

2600 WESTBROOK BLVD
ROSEVILLE, CA 95747

SUBMITTAL	DATE
30% SUBMITTAL	04/29/21