

GENERAL NOTES

- ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, LATEST EDITION, PUBLISHED BY BUILDING NEWS, INC., LOS ANGELES AS MODIFIED BY THE CITY OF SANTA BARBARA STANDARDS, AND THE NOTES THAT FOLLOW.
- ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE REQUIREMENTS OF THE STATE OF CALIFORNIA DIVISION OF INDUSTRIAL SAFETY.
- ALL OTHER PLANS RELATING TO THE DEVELOPMENT SHOWN HEREON MUST INCORPORATE THE IMPROVEMENTS AS REQUIRED BY THESE PLANS. WORK DONE IN CONFLICT WITH THESE PLANS WILL BE SUBJECT TO REJECTION.
- THESE PLANS ARE NOT FOR CONSTRUCTION UNLESS THESE PLANS HAVE RECEIVED PERMIT APPROVAL FROM THE CITY OF SANTA BARBARA.
- PRIOR TO COMMENCEMENT OF ANY CONSTRUCTION OR GRADING, OWNER AND CONTRACTOR SHALL INITIATE A PRE-CONSTRUCTION CONFERENCE INCLUDING THE OWNER, CONTRACTOR, ARCHITECT.
- CONTRACTOR SHALL CONSTRUCT ALL PLANTERS PER ARCHITECTURAL / LANDSCAPE PLANS, AT LOCATIONS SHOWN ON THESE PLANS.
- CONTRACTOR SHALL COORDINATE ALL TREE REMOVALS AND PROTECT-IN-PLACE OF EXISTING TREES WITH THE LANDSCAPE ARCHITECT.
- CONTRACTOR SHALL POSSESS A CLASS "A" CONTRACTOR'S LICENSE FOR ALL WORK IN THE PUBLIC RIGHT OF WAY AND SHALL FURNISH EVIDENCE OF THE SAME AT THE TIME THE PERMIT IS REQUESTED.
- CONTRACTOR SHALL CONTACT CITY DEPARTMENTS AND ALL UTILITY COMPANIES TWO (2) FULL DAYS PRIOR TO EXCAVATION WORK. THE FOLLOWING ARE THE LIST OF AGENCIES AND PHONE NUMBERS:
 - a. CITY OF SANTA BARBARA WATER DEPT.
JOSE MARQUEZ, WATER DISTRICT SUPERINTENDENT (805) 570-9232 E-MAIL: jmarquez@santabarbaraca.gov
VERIZON TELEPHONE COMPANY
TOM SALMAN, ENGINEER-SPECIALIST (805) 964-8303 E-MAIL: tom.salman@verizon.com
 - b. SOUTHERN CALIFORNIA GAS COMPANY PLANNING ASSOC.
MIKE MORENO, UTILITY COORDINATOR (805) 681-8061 E-MAIL: mjenreno@semprautilities.com
COX COMMUNICATIONS
DOUG SCHWARZBERG, PLANNER/COORDINATOR (805) 681-3841 E-MAIL: doug.schwarzberg@cox.com
 - c. SOUTHERN CALIFORNIA EDISON
TOM WAGNER, SCE PLANNER (805) 683-5212 E-MAIL: thomas.h.wagner@sce.com
- PRIOR TO START OF ANY CONSTRUCTION, OWNER OR CONTRACTOR MUST OBTAIN A "PUBLIC WORKS CONSTRUCTION PERMIT" FROM 630 GARDEN STREET, PUBLIC WORKS COUNTER FOR WORK IN CITY RIGHT OF WAY, INCLUDING TRAFFIC CONTROL AND HAUL ROUTES, IF REQUIRED.
- THE CONTRACTOR SHALL COMPLY WITH ALL THE CONDITIONS OF THE PERMITS RELATED TO THE PROJECT.
- VERTICAL CONTROL AND LINES AND GRADE SHOWN ON THE PLANS AND PROFILES ARE BELIEVED TO BE CORRECT FOR THE WORK SHOWN. CORRECTIONS REQUIRED BY ERRORS, OMISSIONS, OR MINOR MODIFICATIONS ARE SUBJECT TO THE APPROVAL OF THE ENGINEER AND THE CITY ENGINEER AND SHALL NOT RELIEVE THE CONTRACTOR OF HIS RESPONSIBILITY FOR FULFILLING HIS CONTRACT.
- CONTRACTOR SHALL MAINTAIN A COMPLETE AND ACCURATE RECORD OF ALL CHANGES OF CONSTRUCTION FROM THAT SHOWN IN THESE PLANS AND SPECIFICATIONS FOR THE PURPOSE OF PROVIDING A BASIS FOR RECORD DRAWINGS. NO CHANGES SHALL BE MADE WITHOUT PRIOR WRITTEN APPROVAL FROM THE OWNER'S REPRESENTATIVE.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLING ADEQUATE BRACING AND SHORING FOR EXCAVATIONS, TEMPORARY STRUCTURES, AND ANY AND ALL PARTIALLY COMPLETED PORTIONS OF THE WORK. SHEETING, SHORING, BRACING OR EQUIVALENT PROTECTION FOR ALL EXCAVATIONS SHALL BE PROVIDED AS REQUIRED BY INDUSTRIAL SAFETY LAWS.
- ALL UTILITIES INCLUDING WATER AND SEWER MAINS AND ALL SERVICE CONNECTIONS AND METER BOXES (NOT PERMITTED IN DRIVEWAY) SHALL BE COMPLETED AND THE STRUCTURAL BACKFILL OF TRENCHING TESTED FOR COMPACTION AND APPROVED BEFORE BASE, PAVING AND OTHER PERMANENT SURFACE CONSTRUCTION MAY COMMENCE. COMPACTION TESTS SHALL BE PERFORMED, AS REQUIRED BY A LABORATORY DESIGNATED BY THE OWNER.
- CONTRACTOR SHALL FURNISH ONE COMPLETE SET OF RECORD DRAWINGS PER CITY OF SANTA BARBARA'S REQUIREMENTS.
- ALL UNSUITABLE MATERIAL SHALL BE REMOVED FROM THE PROJECT AND TRANSPORTED TO A SUITABLE DISPOSAL SITE BY THE CONTRACTOR.
- CONTRACTOR SHALL ADJUST ALL UTILITY FEATURES TO FINAL GRADES.
- CONSTRUCTION RELATED TRUCK TRIPS SHALL NOT BE SCHEDULED DURING PEAK HOURS (7:00 A.M. TO 9:00 A.M. AND 4:00 P.M. TO 6:00 P.M.) TO HELP REDUCE TRUCK TRAFFIC ON ADJACENT STREETS AND ROADWAYS.
- THE ROUTE OF CONSTRUCTION RELATED TRAFFIC TO BE ESTABLISHED TO MINIMIZE TRIPS THROUGH SURROUNDING RESIDENTIAL NEIGHBORHOODS.
- CONSTRUCTION PROHIBITED ON SATURDAY, SUNDAY, HOLIDAYS AND BETWEEN THE HOURS OF 7:00 P.M. AND 7:00 A.M.
- THE CONTRACTOR SHALL PROMPTLY NOTIFY THE ENGINEER AND THE CITY PUBLIC WORKS BY PHONE AND IN WRITING UPON DISCOVERY OF, AND BEFORE DISTURBING, ANY PHYSICAL CONDITIONS DIFFERING FROM THOSE REPRESENTED BY APPROVED PLANS AND SPECIFICATIONS.
- THE CONTRACTOR AGREES THAT, IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, THE CONTRACTOR WILL BE REQUIRED TO ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THIS PROJECT AND DURING NON-CONSTRUCTION HOURS, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY. THIS REQUIREMENT SHALL BE MADE TO APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS, AND CONTRACTOR FURTHER AGREES TO DEFEND, INDEMNIFY AND HOLD DESIGN PROFESSIONALS HARMLESS FROM ALL LIABILITY AND CLAIMS, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPT LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF DESIGN PROFESSIONALS.
- CONTRACTOR AGREES TO ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR PROTECTION OF PUBLIC AND PRIVATE PROPERTY IN THE VICINITY OF THE JOB SITE AND FURTHER AGREES TO, AT CONTRACTOR'S EXPENSE, REPAIR OR REPLACE TO THE ORIGINAL CONDITION, ALL EXISTING IMPROVEMENTS WITHIN OR IN THE VICINITY OF THE JOB SITE WHICH ARE NOT DESIGNATED FOR REMOVAL AND WHICH ARE DAMAGED OR REMOVED AS A RESULT OF CONTRACTOR'S OPERATIONS.
- CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR TEMPORARY VEHICULAR AND PEDESTRIAN TRAFFIC CONTROL PER CALIFORNIA MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES (JANUARY 2010), AND SAFETY AND SHALL FURNISH, INSTALL, AND MAINTAIN SUCH FENCING, SIGNS, LIGHTS, TRENCH PLATES, BARRICADES, AND/OR OTHER PROTECTION AS IS NECESSARY FOR SAID CONTROL AND SAFETY.
- CONTRACTOR SHALL PROTECT ADJACENT BUILDINGS AND FACILITIES TO PREVENT SETTLEMENT OF ADJACENT STRUCTURES WITH BRACING AND SHORING OR OTHER SIMILAR METHODS.
- ALL REFERENCED SPECIFICATIONS, CODES, DRAWINGS AND DETAILS SHALL BE INCORPORATED INTO THESE PLANS AND MADE A PART HEREOF AS IF SPELLED OUT OR DELINEATED IN THEIR ENTIRETY HEREON.
- IF HAZARDOUS OR CONTAMINATED MATERIALS ARE DISCOVERED, THE CONTRACTOR SHALL NOTIFY THE OWNER AND CONFORM TO APPLICABLE SANTA BARBARA COUNTY AND CITY CODES AND PROCEDURES FOR REMOVING THE MATERIAL. CONTACT SANTA BARBARA COUNTY PROTECTION SERVICES DEPARTMENT AT 681-5500 AND CITY ENVIRONMENTAL SERVICES AT 564-5669.
- CONTRACTOR SHALL PROTECT EXISTING BUILDING AND FACILITIES TO REMAIN WITHIN THE LIMITS OF DEMOLITION. THE CONTRACTOR SHALL MINIMIZE INTERFERENCE WITH ADJACENT STRUCTURES AND PUBLIC OR PRIVATE ACCESS, AND MAINTAIN PUBLIC ACCESS TO ALL STORES AT ALL TIMES.
- RECYCLING BINS SHALL BE PLACED ONSITE AND USED DURING ALL CONSTRUCTION ACTIVITIES.
- IF ARCHAEOLOGICAL RESOURCES ARE ENCOUNTERED OR SUSPECTED, WORK SHALL BE HALTED OR REDIRECTED IMMEDIATELY AND THE PLANNING DIVISION SHALL BE NOTIFIED. THE ARCHAEOLOGIST SHALL ASSESS THE NATURE, EXTENT, AND SIGNIFICANCE OF ANY DISCOVERIES AND DEVELOP APPROPRIATE MANAGEMENT RECOMMENDATIONS FOR ARCHAEOLOGICAL RESOURCE TREATMENT, WHICH MAY INCLUDE, BUT ARE NOT LIMITED TO, REDIRECTION OF GRADING AND/OR EXCAVATION ACTIVITIES, CONSULTATION AND/OR MONITORING WITH A BARBAREÑO CHUMASH REPRESENTATIVE FROM THE MOST CURRENT CITY QUALIFIED BARBAREÑO CHUMASH SITE MONITORS LIST, ETC.

IF THE DISCOVERY CONSISTS OF POSSIBLE HUMAN REMAINS, THE SANTA BARBARA COUNTY CORONER SHALL BE CONTACTED IMMEDIATELY. IF THE CORONER DETERMINES THAT THE REMAINS ARE NATIVE AMERICAN, THE CORONER SHALL CONTACT THE CALIFORNIA NATIVE AMERICAN HERITAGE COMMISSION. A BARBAREÑO CHUMASH REPRESENTATIVE FROM THE MOST CURRENT CITY QUALIFIED BARBAREÑO CHUMASH MONITORS LIST SHALL BE RETAINED TO MONITOR ALL FURTHER SUBSURFACE DISTURBANCE IN THE AREA OF THE FIND. WORK IN THE AREA MAY ONLY PROCEED AFTER THE PLANNING DIVISION GRANTS AUTHORIZATION.

IF THE DISCOVERY CONSISTS OF POSSIBLE PREHISTORIC OR NATIVE AMERICAN ARTIFACTS OR MATERIALS, A BARBAREÑO CHUMASH REPRESENTATIVE FROM THE MOST CURRENT CITY QUALIFIED BARBAREÑO CHUMASH MONITORS LIST SHALL BE RETAINED TO MONITOR ALL FURTHER SUBSURFACE DISTURBANCE IN THE AREA OF THE FIND. WORK IN THE AREA MAY ONLY PROCEED AFTER THE PLANNING DIVISION GRANTS AUTHORIZATION.

CAUTION

CONTRACTOR SHALL POTHOLE AND VERIFY ALL EXISTING UTILITIES WITHIN PROJECT SITE PRIOR TO CONSTRUCTION AND REPORT ANY CONFLICTS TO THE OWNER'S REPRESENTATIVE. CONTRACTOR SHALL PROPOSE ANY HORIZONTAL REALIGNMENT AND/OR VERTICAL ADJUSTMENT FOR UTILITY DESIGN TO THE CITY AND OWNER'S REPRESENTATIVE FOR APPROVAL PRIOR TO CONSTRUCTION AT NO ADDITIONAL COST TO THE PROJECT.

IMPROVEMENT SPECIFICATIONS

- ASPHALT CONCRETE SHALL BE CLASS C2 GRADE PG 64-10 FOR FINISH COURSES.
- AGGREGATE BASE SHALL BE PER GREENBOOK STANDARD SPECIFICATIONS.
- PRIOR TO PLACING AGGREGATE BASE COURSE, APPLY SOIL STERILANT/WEED KILLER, DISTRIBUTING THE CHEMICALS THROUGH THE FIRST 2 TO 3 INCHES OF SUBGRADE.
- THE AGGREGATE BASE SHALL BE PLACED, SPREAD AND COMPACTED TO 95% RELATIVE COMPACTION IN ACCORDANCE WITH GREENBOOK SPECIFICATIONS.
- HIGH DENSITY POLYETHYLENE PIPE SHALL CONFORM WITH AASHTO M294.
- IT IS THE CONTRACTOR'S RESPONSIBILITY TO REVIEW THE PROJECT'S PERMIT CONDITIONS OF APPROVAL AND ABIDE BY THEIR REQUIREMENTS AS APPLICABLE.
- GEOTECHNICAL OR GEOLOGIC REPORTS AND ANY UPDATES SHALL BE INCORPORATED INTO THESE PLANS AND MADE A PART HEREOF AS IF SPELLED OUT IN THEIR ENTIRETY HEREON. IT IS THE CONTRACTOR'S RESPONSIBILITY TO REVIEW THE APPLICABLE REPORTS AND ABIDE BY THEIR RECOMMENDATIONS. IF THE CONTRACTOR DETERMINES THERE IS A CONFLICT BETWEEN THESE PLANS AND THE REPORTS, CONTRACTOR SHALL PHONE AND NOTIFY IN WRITING BOTH THE PREPARER OF THESE PLANS AND THE REPORT. PRIOR TO PROCEEDING CONTRACTOR SHALL WAIT FOR A WRITTEN RESPONSE CLARIFYING THE DISCREPANCY.
- BEFORE BEGINNING WORK, THE CONTRACTOR SHALL CONTACT THE CITY OF SANTA BARBARA, THE UTILITY COMPANIES, THE GEOTECHNICAL ENGINEER, AND THE ENGINEER OF RECORD (STANTEC) AND SHALL DETERMINE FROM EACH: (1) SCOPE OF WORK TO BE OBSERVED AND BY WHOM, (2) SCOPE OF TESTING, AND (3) ADVANCE NOTICE REQUIRED (MINIMUM OF 48 HOURS). DURING THE COURSE OF WORK, THE CONTRACTOR SHALL BE RESPONSIBLE FOR CALLING FOR OBSERVATION AND TESTING AS STIPULATED PURSUANT TO ABOVE DETERMINATIONS. WORK NOT OBSERVED AND TESTED WILL BE SUBJECT TO REJECTION.
- EXISTING PERMANENT SURVEY MONUMENTS SHOWN ON THE PLANS, INCLUDING PROPERTY CORNERS AND BENCHMARKS, SHALL BE PRESERVED BY THE CONTRACTOR OR SHALL BE TIED-OUT PRIOR TO CONSTRUCTION AND RE-SET AFTER CONSTRUCTION BY A LICENSED LAND SURVEYOR AT THE CONTRACTOR'S EXPENSE. (SEE SURVEY MONUMENTATION NOTE ON THIS SHEET)
- IF NOT DIMENSIONED, LOCATION OF FINISH GRADE ELEVATIONS AND FEATURES SUCH AS SWALES, RIDGE LINES, ETC. SHALL BE DETERMINED BY SCALE FROM KNOWN POINTS SHOWN ON THE PLANS. UNIFORM GRADIENTS OR VERTICAL CURVES, AS APPROPRIATE, SHALL BE ASSUMED BETWEEN CONTROL ELEVATIONS SHOWN ON THE PLANS.
- AREAS TO RECEIVE FILL MATERIAL AND AREAS TO RECEIVE BUILDINGS, WALLS, PAVEMENT, SIDEWALKS AND OTHER STRUCTURAL IMPROVEMENTS SHALL BE PREPARED AS RECOMMENDED BY, AND UNDER THE OBSERVATION AND TESTING OF THE GEOTECHNICAL ENGINEER. RECOMMENDATIONS FOR OVEREXCAVATION, ADDITIONAL SCARIFICATION, BACKFILL AND RECOMPACTION ARE CONTAINED IN THE SOILS REPORT REFERENCED IN THE GENERAL NOTES.
- THESE PLANS SHOWS THE MINIMUM REQUIREMENTS FOR EROSION CONTROL. CONTRACTOR SHALL CONSTRUCT ADEQUATE EROSION CONTROL MEASURES TO PREVENT SILT AND DEBRIS FROM EXITING THE CONSTRUCTION SITE AND/OR ENTERING THE STORM DRAIN SYSTEM.
- CONTRACTOR SHALL ROUTINELY INSPECT AND MAINTAIN ALL EROSION CONTROL DEVICES TO ENSURE THEY ARE IN WORKING CONDITION, AND SATISFACTORY TO THE GOVERNING AGENCIES' REQUIREMENTS.
- CONTRACTOR SHALL CONSTRUCT STABILIZED CONSTRUCTION ENTRANCE, USING MIN. 30' LONG BY 20' WIDE SHAKER PLATES ACROSS THE ENTRANCE AT LOCATION TO BE DETERMINED BY CONTRACTOR AND APPROVED BY OWNER.
- CONSTRUCT ON-SITE TEMPORARY MACHINE/VEHICLE WASH-OUT AREA, AND LEGALLY DISPOSE OF DEBRIS/SILTS OFF-SITE.

EXISTING UTILITIES

- ANY UNDERGROUND UTILITIES AND SUBSTRUCTURES AS SHOWN HEREON WERE TAKEN FROM THE BEST AVAILABLE SOURCES AND ARE PRESUMED TO BE ACCURATE AND COMPLETE, BUT SINCE THE INFORMATION WAS OBTAINED FROM OTHERS, STANTEC CANNOT GUARANTEE SAID INFORMATION AS BEING ACCURATE.
- CONTRACTOR SHALL NOTIFY UNDERGROUND SERVICE ALERT TWO (2) FULL DAYS IN ADVANCE OF COMMENCING CONSTRUCTION AT 811.
- CONTRACTOR IS ADVISED THAT THE LOCATION OF UNDERGROUND UTILITY SYSTEMS AND SUBSTRUCTURES HAVE NOT BEEN ESTABLISHED. CONTRACTOR IS TO COORDINATE WITH THE OWNER TO VERIFY SUCH LOCATIONS AND PORTIONS TO BE PROTECTED.
- CONTRACTOR SHALL INDEPENDENTLY VERIFY THE PRESENCE OF BURIED CONDUITS AND STRUCTURES. BOTH ACTIVE AND ABANDONED-IN-PLACE AND, BEFORE COMMENCING WORK, CONTRACTOR SHALL DETERMINE THE EXACT LOCATION INCLUDING DEPTHS OF ALL EXISTING UNDERGROUND UTILITIES, CONDUITS AND STRUCTURES, INCLUDING SERVICE CONNECTIONS, WHICH MAY AFFECT OR BE AFFECTED BY CONTRACTOR'S OPERATIONS. CONTRACTOR AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES, CONDUITS AND STRUCTURES.
- UPON ENCOUNTERING EXISTING BURIED CONDUITS OR STRUCTURES, CONTRACTOR SHALL NOTIFY THE OWNER OF THE CONDUIT OR STRUCTURE BY PHONE AND IN WRITING. IF SUCH CONDUIT OR STRUCTURE AFFECTS OR IS AFFECTED BY THE WORK, CONTRACTOR SHALL OBTAIN WRITTEN PERMISSION AND DIRECTION BEFORE PROCEEDING WITH THE WORK, EXCEPTING THAT IN AN EMERGENCY AFFECTING SAFETY OF LIFE, WORK OR ADJACENT PROPERTY, CONTRACTOR SHALL ACT AT ONCE WITHOUT INSTRUCTIONS TO PREVENT INJURY OR LOSS.

ACCESSIBILITY NOTES

- ALL WORK SHALL BE DONE IN ACCORDANCE WITH 2022 CALIFORNIA BUILDING CODE, TITLE 24, PART 2, VOLS 1&2, CHAPTER 11B ACCESSIBILITY REQUIREMENTS.
- ALL CROSS SLOPES WITHIN PEDESTRIAN PATHS OF TRAVEL SHALL BE NO GREATER THAN 2-PERCENT.
- LONGITUDINAL SLOPES WITHIN PEDESTRIAN PATHS OF TRAVEL SHALL BE NO GREATER THAN 4.9-PERCENT (UNLESS SPECIFICALLY SHOWN OTHERWISE ON PLANS).
- THE CONTRACTOR SHALL VERIFY ANY DISCREPANCIES WITH CROSS SLOPE/LONGITUDINAL SLOPE LIMITATIONS PRIOR TO PLACEMENT OF CONCRETE, AND BRING TO THE IMMEDIATE ATTENTION OF THE ENGINEER FOR REMEDIATION.

SURVEY NOTES

- TOPOGRAPHIC MAP FOR NEW ADMINISTRATION BUILDING COMPLETED BY MNS ENGINEERS INC., REVISED: APRIL 30, 2015
- HORIZONTAL DATUM: CCS83, 1991.35 EPOCH
- CONTROL: STATIONS 2000 AND 2001 PER RS BOOK 170, PAGE 48 REOCRDS OF SANTA BARBARA COUNTY.
- VERTICAL DATUM: NAVD88
- CONTROL: NGS MONUMENT EW3791, ELE: 62.827 (U.S. SURVEY FEET)

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During construction and upon completion of the project the wet well directing storm water to the sewer will be maintained pursuant to SBMC 22.87.050.

Signed:
Mark Nation
General Manager/Superintendent
Goleta West Sanitary District

LEGEND

ABBREVIATIONS	ABBREVIATIONS
AC ASPHALTIC CONCRETE	"X" TOP OF CURB "X"
AD AREA DRAIN	UG UNDERGROUND
A.D. ALGEBRAIC DIFFERENCE	UTIL UTILITY
AIR-VAC AIR-VACUUM VALVE	VCP VITRIFIED CLAY PIPE
AW ABANDONED WATERLINE	VLV VALVE
B.B. BERRY BUS	W/ WITH
BC BEGIN OF CURVE	WLY WESTERLY
BCR BEGIN CURB RETURN	WM WATER METER
BCC BEGIN COMPOUND CURB	WR WATER RISER
BRC BEGIN REVERSE CURVE	WS WATER SERVICE
BVC BEGIN VERTICAL CURVE	WUM WATER UTILITY MARK
BLK BLOCK	WV WATER VALVE
BO BLOW-OFF	
CHW CHILLED WATER PIPE	
C/L CENTERLINE OR CONSTRUCTION LAYOUT LINE	
CLF CHAIN LINK FENCE	
CNC CONCRETE	
C.O. CLEANOUT	
CONC CONCRETE	
COND CONDITIONER	
CONF. CONFERENCE	
DCDA DOUBLE CHECK DETECTOR ASSY.	
DEC DECIDUOUS TREE	
DI DROP INLET	
DIA DIAMETER	
EC END OF CURVE	
ECL END CURB RETURN	
EL ELEVATION	
ELEC ELECTRIC	
EMH ELECTRIC MANHOLE	
EP EDGE OF PAVEMENT	
EUC EUCALYPTUS	
EV ELECTRIC VAULT	
EVC END VERTICAL CURVE	
EX EXISTING	
FL FLOW LINE	
FH FIRE HYDRANT	
FNC FENCE	
FS FINISH SURFACE	
FT FINISH FLOOR	
FTG FOOTING	
GB GRADE BREAK	
GV GAS VALVE	
HB HOSE BIBB	
HP HIGH POINT	
INV INVERT	
ICV IRRIGATION CONTROL VALVE	
IRR IRRIGATION	
LT LEFT	
MON MONITORING	
N'LY NORTHERLY	
N'W'LY NORTHWESTERLY	
NOT IN CONTRACT NOT IN CONTRACT	
O.C. OVERHEAD ELECTRIC	
OHT OVERHEAD TELEPHONE	
PA PLANTER	
PB FULL BOX	
PP POINT ON CURVE	
PP POWER POLE	
PRC POINT OF REVERSE CURVE	
PVC POLYVINYL CHLORIDE	
PVI POINT OF VERTICAL INTERSECTION	
RCP REINFORCED CONCRETE PIPE	
RET RETAINING	
ROW RIGHT OF WAY	
RP REDUCED PRESSURE BACKFLOW ASSY.	
RT RIGHT	
RW RECLAIMED WATER	
RW RECLAIMED WATER	
SELY SOUTHEASTERLY	
SCO SEWER CLEAN OUT	
SD STORM DRAIN	
SDCO STORM DRAIN CLEANOUT	
SDMH STORM DRAIN MANHOLE	
SMH SEWER MANHOLE	
STA STATION	
STLT STREET LIGHT	
SWS SOLID WHITE STRIPE SERVICES	
SVS TOP OF CURB	
TC TOP OF GRATE	
TG TELEPHONE	
TEL TELEPHONE MANHOLE	
TMH TOP OF PAVEMENT	
TP TRANSFORMER	
TRANSF TRANSFORMER	
TS TRAFFIC SIGNAL	
TYP. TYPICAL	

LINE TYPES	EXISTING FENCE
---	EXISTING FENCE
---	EXISTING RETAINING WALL
---	EXISTING STORM DRAIN
---	EXISTING WATER MAIN
---	EXISTING ELECTRICAL LINE MAIN
---	EXISTING TELECOMMUNICATION LINE
---	EXISTING ELECTRICAL & TELECOMMUNICATION LINES
---	EXISTING SANITARY SEWER LINE
---	EXISTING RECLAIMED WATERLINE
---	EXISTING GAS LINE
---	EXISTING TRAFFIC SIGNAL CONDUIT
---	ABANDONED WATERLINE
---	EXISTING IRRIGATION LINE
---	EXISTING COMMUNICATIONS LINE
---	EXISTING RIGHT-OF-WAY
---	EXISTING BOUNDARY
---	PROPOSED RIGHT OF WAY
---	PROPOSED CONTOURS
---	CENTERLINE OR CONSTRUCTION LAYOUT LINE
---	SAWCUT LINE
---	GRADE BREAK

SYMBOLS	WATER ASSEMBLY
○	AREA DRAIN
■	CATCH BASIN/DROP INLET
○	CLEANOUT
□	ELECTRIC PULLBOX
⊕	FIRE HYDRANT
→	FLOW DIRECTION
⊞	HANDICAP ACCESS
⌒	HOSE BIBB
⊕	IRRIGATION CONTROL VALVE
⊙	STREET LIGHT
○	MANHOLE
⊕	POST OR POLE
⊞	SIGN
16.8	SPOT ELEVATION
7.9	SPOT ELEVATION
⊕	SPRINKLER HEAD
○	STREET LIGHT
○	STREET LIGHT
□	CONCRETE CATCH BASIN
○	ATRIUM GRATE DRAIN

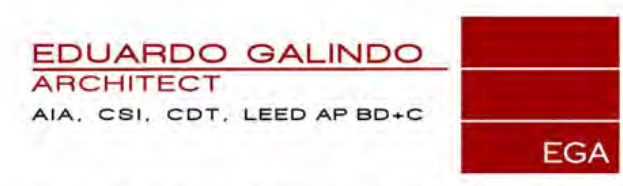
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The Contractor shall verify and be responsible for all dimensions. DO NOT scale the drawing - any errors or omissions shall be reported to Stantec without delay.

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ISSUED	REV	DATE
DART Submittal		15 May 2015
Site Development Plan 1		23 June 2015
30% Schematic Design		30 Oct. 2015
Pre-App & Architectural Board of Review Submittal		23 Apr. 2016
Architectural Board of Review Submittal		25 Jan. 2017
Architectural Board of Review Submittal		03 July 2017
Building Commercial Plan Submittal		04 Dec. 2017
Architectural Board of Review Submittal		Feb. 2023
Building Permit Review		28 Aug. 2023



GOLETA WEST SANITARY DISTRICT

EQUIPMENT GARAGE OPERATIONS BUILDING

CIVIL IMPROVEMENT PLANS

PHASE 2 GENERAL NOTES

As indicated

SCALE 2064021501

PROJECT NUMBER

DRAWING NUMBER



A SEPARATE PUBLIC WORKS PERMIT IS REQUIRED FOR ALL WORK IN THE PUBLIC RIGHT -OF-WAY

C1