



TO: Mayor and Councilmembers

FROM: Charles W. Ebeling, Public Works Director

CONTACT: Marti Milan, Principal Civil Engineer

SUBJECT: Robin Hill Road & South La Patera Lane Street Improvements Notice of

Completion

RECOMMENDATION:

A. Adopt Resolution No. 18-___ entitled "A Resolution of the City Council of the City of Goleta, California, Authorizing the Filing of a Notice of Completion for the Robin Hill Road & South La Patera Lane Street Improvements"; and

B. Direct the City Clerk to file a Notice of Completion.

BACKGROUND:

As a Condition of Approval for the approval of Parcel Map 32,047, the City of Goleta required 6300 Hollister Associates, LP, (Developer) to install frontage improvements along Robin Hill Road and South La Patera Lane (Public Improvements) in accordance with the Subdivision Map Act, prior to issuance of the Certificate of Occupancy for the proposed developments. Parcel Map 32,047 was for a 2-lot subdivision which created the parcel where the Marriott Resident Inn was constructed. The other parcel has a building on it and no site changes were proposed with the parcel map.

Council authorized the Public Works Director to approve final improvement plans "Robin Hill Road & South La Patera Lane Street Improvements" on September 15, 2015. At the same meeting, Council authorized the City Manager to execute the Subdivision Improvement Agreement for the construction of the public street improvements within the public right-of-way on Robin Hill Road and South La Patera Lane. The improvements generally included curb, gutter, sidewalk and landscaping along all frontages of the subdivision. This report summarizes the completion of the construction work release of securities as detailed in the Subdivision Improvement Agreement.

The City of Santa Barbara required the frontage improvements along Hollister Avenue between La Patera Lane and Robin Hill Road. The City of Santa Barbara has accepted these completed improvements.

Meeting Date: October 16, 2018

DISCUSSION:

Following the approval of the Public Improvement Plans, City staff issued the Developer's contractor, RD Olson, two separate Encroachment Permits (EP): EP16-140 for work on South La Patera Lane, and EP16-141 for work on Robin Hill Road. On August 16, 2016 and August 25, 2016, the EP's were issued. The work consisted of constructing frontage improvements on the southbound side of South La Patera Lane and the northbound side of Robin Hill Road.

RD Olson substantially completed the Public Improvements on August 9, 2018, and over the next few weeks, staff worked with the Developer's engineer, Stantec Inc., to finalize the Record Drawings. Record Drawings of the improvements constructed are attached to this report (Attachment 3). A full-size set of the drawings is available with the City Clerk for review.

Staff recommends that Council: adopt the proposed Resolution 18-__ to accept the Public Improvements (Attachment 1), approve a Notice of Completion for the Public Improvements, and direct the City Clerk to file the Notice of Completion for Public Improvements with the County of Santa Barbara, County Recorder Office (Attachment 2).

FISCAL IMPACTS:

Acceptance of the Public Improvements will have no fiscal impact on the City. Plan checks and EP costs associated with Public Improvements were paid by Developer.

ALTERNATIVES:

No other alternatives are proposed as the Developer has complied with and completed the public improvements as required by the City.

Reviewed By: Legal Review By: Approved By:

Carmen Nichols Michael Jenkins

Deputy City Manager City Attorney City Manager

Michelle Greene

Meeting Date: October 16, 2018

ATTACHMENTS:

1. Resolution No. 18-___ entitled "A Resolution of the City Council of the City of Goleta, California, Authorizing the Filing of a Notice of Completion for the Robin Hill Road & South La Patera Lane Street Improvements"

- 2. Notice of Completion.
- 3. Record Drawings of the Robin Hill Road & South La Patera Lane Street Improvements.

Attachment 1

Resolution No. 18-___ entitled "A Resolution of the City Council of the City of Goleta, California, Authorizing the Filing of a Notice of Completion for the Robin Hill Road & South La Patera Lane Street Improvements"

RESOLUTION NO. 18 - ____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GOLETA, CALIFORNIA, AUTHORIZING THE FILING OF A NOTICE OF COMPLETION FOR THE ROBIN HILL ROAD & SOUTH LA PATERA LANE STREET IMPROVEMENTS

WHEREAS, on December 15, 2015, the City of Goleta authorized the Subdivision Improvement Agreement between the City of Goleta and 6300 Hollister Associates, L.P. for the Robin Hill Road & South La Patera Lane Street Improvements; and

WHEREAS, the City Engineer has evaluated the work and has determined that the work was satisfactorily completed in accordance with the Subdivision Improvement Agreement and City Standards; and

WHEREAS, the City Engineer recommends the filing of a Notice of Completion pursuant to Government Code section 20854.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GOLETA AS FOLLOWS:

SECTION 1.

The work required to be performed by said Contractor has been completed.

SECTION 2.

The work is hereby accepted and approved based on the recommendation of the City Engineer.

SECTION 3.

Public Works Director and City Clerk are directed to release securities posted for the completion of the project as required by the Subdivision Improvement Agreement.

SECTION 4.

The City Clerk is directed to forthwith forward a Notice of Completion to the Recorder of the County of Santa Barbara for recording.

SECTION 5.

The City Clerk shall certify to the passage and adoption of this resolution and enter it into the book of original resolutions.

PASSED, APPROVED, AND ADOPTED this 18th day of October, 2018.

	PAULA PEROTTE MAYOR
ATTEST:	APPROVED AS TO FORM:
DEBORAH S. LOPEZ CITY CLERK	MICHAEL JENKINS CITY ATTORNEY

STATE OF CALIFORNIA) COUNTY OF SANTA BARBARA) ss. CITY OF GOLETA)	
I, DEBORAH S. LOPEZ, City Clerk of HEREBY CERTIFY that the foregoing Resolution the City Council of the City of Goleta at a regular Cotober, 2018, by the following vote of the Cour	on No. 18 was duly adopted by lar meeting held on the 18 th day of
AYES:	
NOES:	
ABSENT:	
	(SEAL)
	DEBORAH S. LOPEZ CITY CLERK

Attachment 2

Notice of Completion

RECORDING REQUESTED BY: WHEN RECORDED RETURN TO:

City of Goleta 130 Cremona Drive, Suite B Goleta, CA 93117 ATTN: CITY CLERK

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Exempt from recording fee, per Government Code Section 27383

CITY OF GOLETA, CALIFORNIA

By: <u>Deborah S. Lopez</u> City Clerk

NOTICE OF COMPLETION

NOTICE IS HEREBY GIVEN that a Subdivision Improvement Agreement was entered into by the City of Goleta, California and 6300 Hollister Associates, L.P., for the performance of the following work:

ROBIN HILL ROAD & SOUTH LA PATERA LANE STREET IMPROVEMENTS

Said work was substantially completed on August 9, 2018, by said company; was completed in accordance with City standards and to the satisfaction of the City Engineer of the City of Goleta; and was accepted by the City Council of the City of Goleta, owner, at a regular meeting thereof held on the 8th day of October, 2018, by Resolution No. 18-__.

DATED this 8th day of October, 2018, at Goleta, California.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

DEBORAH S. LOPEZ, CITY CLERK

STATE OF CALIFORNIA) COUNTY OF SANTA BARBARA) CITY OF GOLETA)	SS
I, Deborah S. Lopez, City Clerk of the C certify that the foregoing Notice of Com said Notice of Completion was duly an in the Office of the Santa Barbara Coun	pletion is true and correct, and that d regularly ordered to be recorded
DATED this 8 th day of October, 2018, as	t Goleta, California.

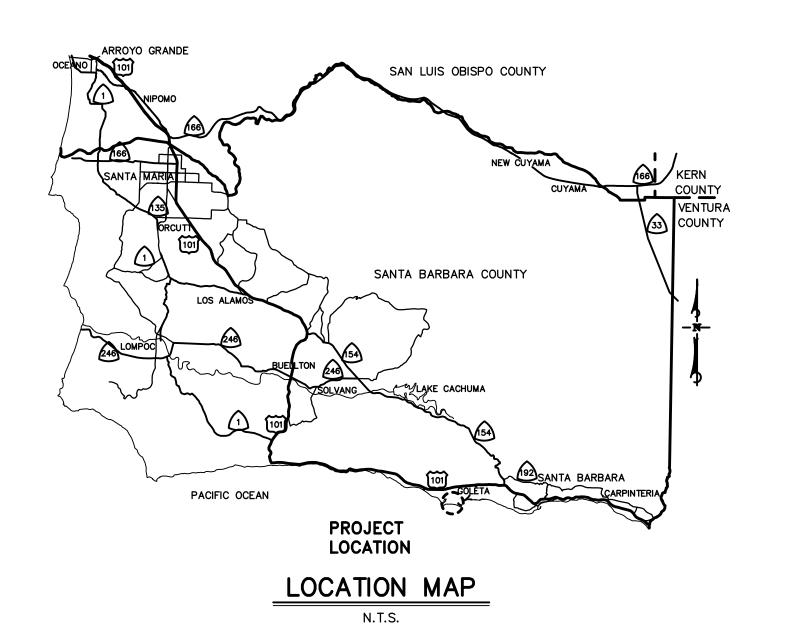
DEBORAH S. LOPEZ

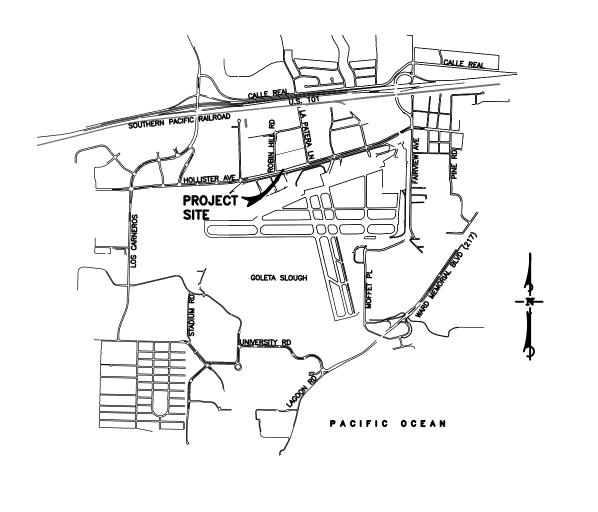
CITY CLERK

Attachment 3

Record Drawings of the Robin Hill Road & South La Patera Lane Street Imp	provements
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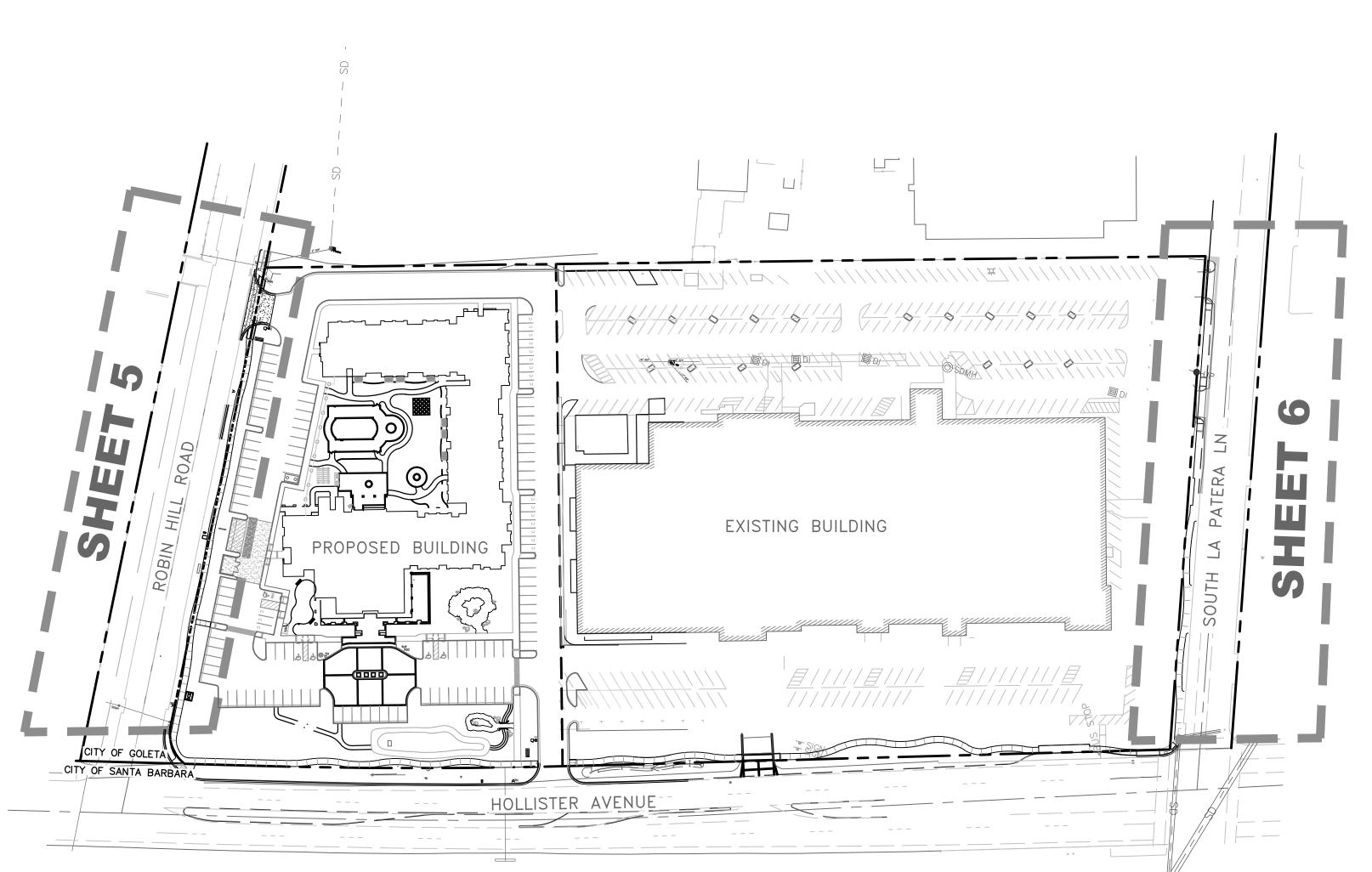
GOLETA, CALIFORNIA







VICINITY MAP





SHEET INDEX

DESCRIPTION

TITLE SHEET

GENERAL NOTES

CONSTRUCTION NOTES & LEGENDS

ROBIN HILL ROAD PLAN & PROFILE

SOUTH LA PATERA LANE PLAN & PROFILE ROBIN HILL ROAD SIGNING AND STRIPING PLAN

SURVEYOR'S NOTES

THE CONVENTIONAL FIELD SURVEY WAS SUPPLEMENTED BY TOPOGRAPHIC/PLANIMETRIC MAPPING COMPILED FROM AERIAL PHOTOGRAPHY DATED MARCH 27, 2000, PREPARED BY GOLDEN STATE

AMERICA LAWYERS TITLE COMPANY AS FILE NO. 1020882, DATED JANUARY 19, 2007 AT 7:30 A.M., AND RECORD MAPPING ON FILE WITH THE COUNTY SURVEYOR OF SAID COUNTY. SAID TITLE REPORT IS PRESUMED TO BE COMPLETE AND ACCURATE. PENFIELD & SMITH DOES NOT WARRANT THE COMPLETENESS OR ACCURACY OF SAID TITLE REPORT. THIS SURVEY TIED TO SEVERAL MONUMENTS OF RECORD IN ORDER TO ORIENT THE COMPILED

THE BEARING OF NORTH 03°22'25" WEST FOR THE LINE OF THE EASTERLY RIGHT OF WAY OF ROBIN HILL ROAD, AS SHOWN ON RECORD OF SURVEY FILED WITH THE COUNTY RECORDER IN THE COUNTY OF SANTA BARBARA, CALIFORNIA IN BOOK 114 PAGE 9 WAS USED AS THE BASIS OF BEARINGS FOR THIS MAP.

4. ELEVATIONS

ELEVATIONS SHOWN HEREON ARE EXPRESSED IN U.S. SURVEY FEET AND ARE REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88), DEFINED LOCALLY BY LEVEL TIES TO A 3" BRASS CAP STAMPED "UNITED STATES COAST AND GEODETIC SURVEY A371 1949" IN A CONCRETE FLAG POLE BASE IN FRONT OF THE GOLETA AIRPORT ADMINISTRATION BUILDING.

GENERAL INFORMATION

PROJECT:

RESIDENCE INN BY MARRIOTT CORNER OF HOLLISTER AVENUE & ROBIN HILL ROAD. GOLETA, CA. 93117

R.D. OLSON DEVELOPMENT 2955 MAIN STREET, THIRD FLR. IRVINE, CA. 92614

PHONE: (949) 474-2001

CONTACT: ANTHONY WRZOSEK

CONTACT: ANTHONY WRZOSEK

DATE

DEVELOPER: R.D. OLSON DEVELOPMENT 2955 MAIN STREET, THIRD FLR. IRVINE, CA. 92614 PHONE: (949) 474-2001

CIVIL ENGINEER: STANTEC

111 EAST VICTORIA STREET SANTA BARBARA, CA 93101 PHONE: (805) 963-9532 CONTACT: DÁVID RUNDLE

GEOTECHNICAL: HUSHMAND ASSOCIATES, INC. 250 GODDARD IRVINE, CA. 92618 PHONE: (949) 777-1266

CONTACT: BEN HUSHMAND

RECORD DRAWING

THIS DRAWING HAS BEEN REVISED TO REFLECT THE CONTRACTOR'S REPRESENTATION OF THE FACILITIES AS CONSTRUCTED, INCLUDING APPROVED CHANGE ORDERS. SAID REVISIONS MAY ALSO REFLECT THE OBSERVATIONS BY THE OWNER'S REPRESENTATIVES. THE PROJECT ENGINEER DOES NOT GUARANTEE THE ACCURACY OF INFORMATION SHOWN HEREON. ANY INTERESTED PERSON SHOULD MAKE THEIR OWN FIELD INVESTIGATIONS TO CONFIRM THE ACCURATE LOCATIONS OF ANY FACILITY SHOWN ON THIS PLAN.

DATE: 11/03/17

EXPIRES: 06/30/18

P&S PROJECT NO.

ROBIN HILL ROAD AND S. LA PATERA LN STREET IMPROVEMENTS

TITLE SHEET						
CITY	OF	GOLETA,	STATE	OF	CALIFORNIA	

1 of 7 PLAN DATE

TWO WORKING DAYS BEFORE YOU DIG

111 East Victoria Street, Santa Barbara, CA 93101 PROJECT ENGINEER Phone: (805) 963-9532

DAVID W. RUNDLE DATE: Fax: (805) 966–9801 R.C.E. **48,540** (EXP. **6–30–18**

___ CHECKED ____

NO 48540

REVIEWED BY:

SIGNATURE

CITY OF GOLETA, CALIFORNIA

DECEMBER 2, 2015

17636.02

3. GRADING OR OTHER CONSTRUCTION WORK OFFSITE IS NOT PERMITTED WITHOUT PRIOR WRITTEN PERMISSION OF THE AFFECTED OFFSITE PROPERTY OWNERS.

4. IT IS THE CONTRACTOR'S RESPONSIBILITY TO REVIEW THE PROJECT'S CONDITIONS OF APPROVAL AND ABIDE BY THEIR REQUIREMENTS AS APPLICABLE.

5. 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 WILL WAIT FOR A WRITTEN RESPONSE CLARIFYING THE DISCREPANCY.

6. BEFORE BEGINNING WORK A PRE-CONSTRUCTION MEETING SHALL BE HELD. THE CONTRACTOR SHALL CONTACT THE CONSTRUCTION MANAGER, THE UTILITY COMPANIES, THE GEOTECHNICAL ENGINEER, THE ARCHITECT, AND THE ENGINEER, 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.

7. BEFORE BEGINNING WORK, THE CONTRACTOR SHALL DETERMINE OR VERIFY THE LOCATION AND FLOWLINE ELEVATION OF ALL EXISTING WATER, SEWER, AND DRAINAGE STRUCTURES AND/OR CONDUITS TO BE JOINED BY NEW CONSTRUCTION. IF DIFFERENCES ARE OBSERVED THE CON-TRACTOR SHALL IMMEDIATELY NOTIFY THE ENGINEER BY PHONE AND IN WRITING.

8. 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.

GENERAL REQUIREMENTS OF CONTRACTOR

1. THE 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 CONSTRUCTION RECORD DRAWINGS. NO CHANGES SHALL BE MADE WITHOUT PRIOR WRITTEN APPROVAL OF THE ENGINEER AND THE AGENCY HAVING JURISDICTION. UPON COMPLETION OF THE PROJECT, THE CONTRACTOR SHALL DELIVER THIS RECORD OF ALL CONSTRUCTION CHANGES TO THE ENGINEER ALONG WITH A LETTER WHICH DECLARES THAT THE PROJECT WAS CONSTRUCTED IN CONFORMANCE WITH THE APPROVED PLANS, SPECIFICATIONS AND APPROVED CHANGE ORDERS.

CAUTION: THE ENGINEER WHO PREPARED THESE PLANS WILL NOT BE RESPONSIBLE OR LIABLE FOR UNAUTHORIZED CHANGES OR USES OF THESE PLANS. ALL CHANGES TO THESE PLANS MUST BE APPROVED IN WRITING BY THE ENGINEER.

2. THE CONTRACTOR SHALL PROMPTLY NOTIFY THE ENGINEER AND CONSTRUCTION MANAGER 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, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY. THIS REQUIREMENT SHALL BE MADE TO APPLY JUNIINUUUSLY AND NUI 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, EXCEPTING LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF DESIGN PROFESSIONALS.

4. THE 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.

5. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR VEHICULAR AND PEDESTRIAN TRAFFIC CONTROL 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.

6. EXISTING BURIED CONDUITS AND STRUCTURES KNOWN TO THE ENGINEER ARE SHOWN ON THESE PLANS. HOWEVER, ALL SUCH CONDUITS AND STRUCTURES MAY NOT BE SHOWN AND THE LOCATIONS AND ELEVATIONS OF THOSE SHOWN ARE APPROXIMATE ONLY AND HAVE NOT NECESSARILY BEEN INDEPENDENTLY VERIFIED BY THE PREPARER OF THESE PLANS.

7. THE 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 HIS OPERATIONS. CONTRACTOR AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH OCCUR AS A RESULT OF CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES, CONDUITS AND STRUCTURES.

8. UPON ENCOUNTERING EXISTING BURIED CONDUITS OR STRUCTURES NOT SHOWN OR LOCATED DIFFERENTLY THAN SHOWN ON THE PLANS, CONTRACTOR SHALL IMMEDIATELY NOTIFY THE ENGINEER AND 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.

9. REMOVAL OF CONFLICTING MATERIALS (UTILITIES, PAVEMENT, WALLS, ETC.) SHALL BE DISPOSED OF OFFSITE OR STOCKPILED ONSITE AT THE DIRECTION OF THE CONSTRUCTION MANAGER.

UNDERGROUND 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, THE OFFICE OF PENFIELD & SMITH CANNOT GUARANTEE SAID INFORMATION AS BEING ACCURATE.

UNDERGROUND SERVICE ALERT (U.S.A.)

TELEPHONE UNDERGROUND SERVICE ALERT AT 1-800-422-4133 FORTY-EIGHT (48) HOURS PRIOR TO START OF CONSTRUCTION.

SANTA BARBARA COUNTY AIR POLLUTION CONTROL DISTRICT STANDARD DUST CONTROL REQUIREMENTS

1. IN ADDITION TO THESE NOTES, THE CONTRACTOR WILL BE RESPONSIBLE FOR ALL DUST AND EROSION CONTROL REQUIREMENTS IDENTIFIED IN THE CONDITIONS OF APPROVAL. THE CONTRACTOR SHALL UTILIZE DUST CONTROL METHODS ON ANY DUST-PRODUCING CONDITION IN COMPLIANCE WITH REGULATIONS OF THE COUNTY OF SANTA BARBARA AIR POLLUTION CONTROL DISTRICT AND THE COUNTY OF SANTA BARBARA STANDARDS.

2. DUST GENERATED BY THE DEVELOPMENT ACTIVITIES SHALL BE RETAINED ONSITE AND KEPT TO A MINIMUM BY FOLLOWING THE DUST CONTROL MEASURES LISTED BELOW. RECLAIMED WATER SHALL BE USED WHENEVER POSSIBLE.

A. DURING CLEARING, GRADING, EARTH MOVING OR EXCAVATION, WATER TRUCKS OR SPRINKLER SYSTEMS ARE TO BE USED IN SUFFICIENT QUANTITIES TO PREVENT DUST FROM LEAVING THE SITE AND TO CREATE A CRUST, AFTER EACH DAY'S ACTIVITIES CEASE.

B. AFTER CLEARING, GRADING, EARTH MOVING OR EXCAVATION IS COMPLETED, THE DISTURBED AREA MUST BE TREATED BY WATERING, OR REVEGETATING; OR BY SPREADING SOIL BINDERS UNTIL THE AREA IS PAVED OR OTHERWISE DEVELOPED SO THAT DUST GENERATION WILL NOT OCCUR.

C. DURING CONSTRUCTION. WATER TRUCKS OR SPRINKLER SYSTEMS ARE TO BE USED TO KEEP ALL AREAS OF VEHICLE MOVEMENT DAMP ENOUGH TO PREVENT DUST FROM LEAVING THE SITE. AT A MINIMUM, THIS WILL INCLUDE WETTING DOWN SUCH AREAS IN THE LATE MORNING AND AFTER WORK IS COMPLETED FOR THE DAY. INCREASED WATERING FREQUENCY WILL BE REQUIRED WHENEVER THE WIND SPEED EXCEEDS 15 MPH.

3. IMPORTATION, EXPORTATION AND STOCKPILING OF FILL MATERIAL: SOIL STOCKPILED FOR MORE THAN TWO DAYS SHALL BE COVERED, KEPT MOIST, OR TREATED WITH SOIL BINDERS TO PREVENT DUST GENERATION. TRUCKS TRANSPORTING FILL MATERIAL TO AND FROM THE SITE SHALL BE TARPED FROM THE POINT OF ORIGIN.

4. ACTIVATION OF INCREASED DUST CONTROL MEASURES: THE CONTRACTOR OR BUILDER SHALL DESIGNATE A PERSON OR PERSONS TO MONITOR THE DUST CONTROL PROGRAM AND TO ORDER INCREASED WATERING, AS NECESSARY, TO PREVENT TRANSPORT OF DUST OFFSITE. THEIR DUTIES SHALL INCLUDE HOLIDAY AND WEEKEND PERIODS WHEN WORK MAY NOT BE IN PROGRESS. THE NAME AND TELEPHONE NUMBER OF SUCH PERSONS SHALL BE PROVIDED TO THE AIR POLLUTION CONTROL DISTRICT PRIOR TO LAND USE CLEARANCE FOR MAP RECORDATION AND LAND USE CLEARANCE FOR FINISH GRADING OF THE STRUCTURE.

5. THE CONTRACTOR SHALL EMPLOY ALL LABOR, EQUIPMENT AND METHODS REQUIRED TO PREVENT HIS OPERATIONS FROM PRODUCING DUST IN AMOUNTS DAMAGING TO ADJACENT PROPERTY, CULTIVATED VEGETATION AND DOMESTIC ANIMALS OR CAUSING A NUISANCE TO PERSONS OCCUPYING BUILDINGS IN THE VICINITY OF THE JOB SITE. CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE CAUSED BY DUST RESULTING FROM GRADING OPERATIONS.

EROSION CONTROL NOTES

1. IN ADDITION TO THESE NOTES, THE CONTRACTOR WILL BE RESPONSIBLE FOR ALL EROSION CONTROL REQUIREMENTS SPECIFIED IN THE PROJECT CONDITIONS OF APPROVAL.

2. THE CONTRACTOR SHALL ENSURE ALL PROTECTION MEASURES ARE IN PLACE PRIOR TO THE RAINY SEASON. THE PROTECTION MEASURES MAY NEED TO BE INSTALLED DURING OTHER PARTS OF THE YEAR SHOULD RAIN BE IMMINENT.

3. THE CONTRACTOR SHALL ADJUST THE LIMITS OF THE PROTECTION MEASURES AS HIS WORK PROGRESSES.

4. THE CONTRACTOR SHALL ADJUST THE LIMITS OF THE PROTECTION MEASURES SHOULD THEY BE INADEQUATE TO CONTROL RUNOFF OF SILT LADEN WATER.

5. THE CONTRACTOR SHALL REMOVE SILT FROM ALL STORM DRAIN APPURTENANCES AND EROSION CONTROL DEVICES AFTER EACH RAIN.

6. THE PROTECTION MEASURES MAY BE TEMPORARILY MOVED OUT OF THE CONTRACTOR'S WAY TO FACILITATE CONSTRUCTION, PROVIDED THEY ARE REINSTALLED PRIOR TO THE NEXT RAIN STORM.

7. THE CONTRACTOR SHALL ADVISE HIS CREW OF THE INTENT OF THE PROTECTION MEASURES PRIOR TO THE START OF THE RAINY SEASON. THE CREW IS ENCOURAGED TO MONITOR THE EFFECTIVENESS OF THE SYSTEM AND ALERT THE CONTRACTOR OF ANY FAILURES OR PROBLEMS.

8. STAGING, REFUELING OF EQUIPMENT AND STORAGE OF MATERIALS AREAS MAY CHANGE THROUGHOUT CONSTRUCTION. AS REQUIRED. THE AREAS SHALL BE INSPECTED FREQUENTLY TO ENSURE NO SPILLED HAZARDOUS MATERIALS CONTAMINATE THE EXISTING GROUND. SHOULD THIS OCCUR, THE SPILL SHALL BE CLEANED UP IMMEDIATELY. REFUELING OF EQUIPMENT AND STORAGE OF HAZARDOUS MATERIALS SHALL NOT BE LOCATED NEAR STORM DRAIN INLETS, EXISTING BUILDINGS OR DRAINAGE SWALES.

TRENCHING AND BACKFILLING NOTES

1. ALL TRENCHING, BEDDING AND BACKFILL MATERIALS AND CONSTRUCTION SHALL BE IN ACCORDANCE WITH APPLICABLE SECTIONS OF THE LATEST EDITION OF THE COUNTY OF SANTA BARBARA PUBLIC WORKS DEPARTMENT CONSTRUCTION STANDARD DETAILS EXCEPT AS MODIFIED BY THESE PLANS AND SPECIFICATIONS.

2. WATER ENCOUNTERED IN TRENCH OR STRUCTURE EXCAVATION SHALL BE REMOVED BY THE CONTRACTOR TO THE SATISFACTION OF THE GEOTECHNICAL ENGINEER TO PROVIDE DRY CONDITIONS DURING CONSTRUCTION OF PIPE OF STRUCTURE.

3. TRENCH OR STRUCTURE EXCAVATION SUBGRADE SHALL BE OBSERVED BY THE GEOTECHNICAL ENGINEER PRIOR TO PLACEMENT OF BEDDING MATERIAL OR FORMS. WET OR UNSTABLE SOIL ENCOUNTERED IN THE BOTTOM OF THE EXCAVATION AND DEEMED BY THE GEOTECHNICAL ENGINEER TO BE INCAPABLE OF PROPERLY SUPPORTING THE PIPE OR STRUCTURE BEING CONSTRUCTED, SHALL BE REMOVED TO THE DEPTH RECOMMENDED BY THE GEOTECHNICAL ENGINEER AND THE EXCAVATION BACKFILLED TO THE BOTTOM OF THE PIPE OR STRUCTURE GRADE WITH SUITABLE MATERIAL RECOMMENDED BY THE GEOTECHNICAL ENGINEER.

4. BEDDING AND BACKFILL MATERIAL SHALL BE TESTED FOR COMPLIANCE WITH APPLICABLE REQUIREMENTS BY THE GEOTECHNICAL ENGINEER.

5. BACKFILL COMPACTION SHALL BE TESTED IN ACCORDANCE WITH ASTM STANDARD D-1557, LATEST REVISION, AND REPORTED BY THE GEOTECHNICAL ENGINEER.

6. COMPACTION BY FLOODING OR JETTING IS NOT PERMITTED UNLESS SPECIFICALLY APPROVED BY THE GEOTECHNICAL ENGINEER AND THE CITY INSPECTOR.

7. TRENCH BACKFILL SHALL NOT BE PLACED UNTIL BEDDING AND INITIAL (PIPE ZONE) BACKFILL HAVE BEEN OBSERVED, TESTED AND APPROVED.

8. ALL WORK INVOLVING EXCAVATION INCLUDING THAT FOR WATER, STORM DRAIN, AND UTILITY CONDUITS AND ALL SERVICE CONNECTIONS AND METER BOXES SHALL BE COMPLETED, OBSERVED AND APPROVED BY THE AGENCY HAVING JURISDICTION AND THE STRUCTURAL BACKFILL OBSERVED, TESTED FOR COMPACTION AND APPROVED BEFORE AGGREGATE BASE, PAVING OR OTHER PERMANENT SURFACE CONSTRUCTION MAY COMMENCE.

9. ALL MATERIALS AND CONSTRUCTION SHALL BE IN ACCORDANCE WITH APPLICABLE HEALTH AND SAFETY LAWS, ORDINANCES, REGULATIONS, RULES, AND STANDARDS INCLUDING ALL REQUIRE-MENTS OF THE STATE OF CALIFORNIA DIVISION OF INDUSTRIAL SAFETY AND OF CAL-OSHA.

10. CONTRACTOR SHALL REVIEW THE GEOTECHNICAL REPORT AND SUBSUQUENT ADDENDUMS PREPARED FOR THIS PROJECT.

11. CONTRACTOR SHALL FURNISH, INSTALL, AND MAINTAIN SUCH SHEETING, SHORING, BRACING AND/OR OTHER PROTECTION AS IS NECESSARY TO PREVENT FAILURE OF TEMPORARY.

REVISIONS

GRADING NOTES

1. ALL GRADING SHALL CONFORM WITH CITY OF GOLETA GRADING ORDINANCE AND STANDARDS PERTAINING THERETO, THESE CONSTRUCTION DOCUMENTS, ANY CONSTRUCTION RECOMMENDATIONS BY THE PROJECT GEOTECHNICAL ENGINEER, HUSHMAND ASSOCIATES, INC., THE CONDITIONS OF APPROVAL AND THE PERMIT CONDITIONS.

2. THE SUPERVISION REQUIREMENTS OF CITY OF GOLETA GRADING ORDINANCE SHALL BE COMPLIED WITH AS FOLLOWS: A. THE ENGINEER SHALL BE A REPRESENTATIVE OF STANTEC.

B. LINE AND GRADE STAKES SHALL BE SET BY SURVEYORS UNDER THE GENERAL SUPERVISION OF THE ENGINEER. THE ENGINEER SHALL PROVIDE GENERAL CONSTRUCTION REVIEW.

C. THE GEOTECHNICAL ENGINEER SHALL PROVIDE GENERAL REVIEW OF THE GRADING AND SUBGRADE PREPARATION AND PERFORM COMPACTION TESTING AS NECESSARY TO ENSURE QUALITY CONSTRUCTION AND COMPLY WITH THE GRADING ORDINANCE.

D. UPON COMPLETION OF CONSTRUCTION, THE ENGINEER SHALL PREPARE RECORD DRAWINGS AND SUBMIT A REPORT INDICATING THAT THE GRADING IMPROVEMENTS HAVE BEEN COMPLETED IN SUBSTANTIAL CONFORMANCE WITH THE APPROVED PLANS AND SPECIFICATIONS.

3. IN ADDITION TO THESE NOTES, ALL GRADING SHALL CONFORM TO THE REQUIREMENTS CONTAINED IN THE PROJECT SOILS REPORT DATED SEPTEMBER 2007 BY HUSHMAND ASSOCIATES, INC., AND ANY SUBSEQUENT ADDENDUMS.

4. UNDERGROUND SERVICE ALERT (U.S.A.) SHALL BE CONTACTED AT (800) 422-4133, FORTY-EIGHT (48) HOURS PRIOR TO START OF ANY GRADING OPERATIONS.

5. PRIOR TO ANY CONSTRUCTION, AN ENCROACHMENT PERMIT SHALL BE OBTAINED FROM THE CITY OF GOLETA PUBLIC WORKS DEPARTMENT, GRADING DIVISION AND A PRE-CONSTRUCTION MEETING SHALL BE HELD.

6. BEFORE BEGINNING GRADING OPERATION, THE CONTRACTOR SHALL OBTAIN APPROVAL FROM THE CITY DEPARTMENT OF PUBLIC WORKS FOR HAUL ROUTES USED AND METHODS PROVIDED TO MINIMIZE THE DEPOSIT OF SOILS ON CITY ROADS. PUBLIC WORKS INSPECTORS SHALL MONITOR THIS REQUIREMENT WITH THE CONTRACTOR

7. NOISE GENERATING CONSTRUCTION ACTIVITIES SHALL BE LIMITED PER THE CONDITIONS OF APPROVAL. NO CONSTRUCTION SHALL OCCUR ON CITY. STATE. OR FEDERAL HOLIDAYS (E.G. THANKSGIVING AND LABOR DAY). CONSTRUCTION EQUIPMENT MAINTENANCE SHALL BE LIMITED TO THE SAME HOURS. NON-NOISE GENERATING CONSTRUCTION ACTIVITIES ARE NOT SUBJECT TO THE SAME HOURS. STATIONARY CONSTRUCTION EQUIPMENT THAT GENERATES NOISE WHICH EXCEEDS 65 dBA AT THE PROJECT BOUNDARIES SHALL BE SHIELDED TO PLANNING & DEVELOPMENT'S SATISFACTION AND SHALL BE LOCATED A MINIMUM OF 200 FEET FROM OCCUPIED RESIDENCES.

8. ALL FILL SLOPES CREATED DURING THE GRADING OPERATION SHALL BE PROPERLY SHAPED TO A MAXIMUM SLOPE ANGLE OF TWO HORIZONTAL TO ONE VERTICAL AND RECOMPACTED BY ROLLING THE SHEEPSFOOT ROLLER OR SIMILAR COMPACTION EQUIPMENT OVER THE SLOPE FACE AT VERTICAL LIFT INTERVALS OF 30-INCHES OR LESS.

9. ALL CUT OR FILL AREAS SHALL BE CLEARED OF ALL VEGETATION, INCLUDING ROOTS AND ROOT STRUCTURES, AND OTHER UNSUITABLE MATERIAL FOR A STRUCTURAL FILL. ALL UNSUITABLE MATERIAL SHALL BE REMOVED FROM THE PROJECT SITE AND TRANSPORTED TO A SUITABLE DISPOSAL AREA. PRIOR TO PLACING ANY FILL MATERIAL, THE AREA SHALL BE INSPECTED BY THE CITY GRADING INSPECTOR (ALLOW 48 HOUR MINIMUM ADVANCED NOTICE).

10. BENEATH THE PROPOSED STRUCTURES AND FOR A MINIMUM DISTANCE OF FIVE FEET BEYOND THE EXTERIOR PERIMETERS, THE LOOSE TOP SOIL AND COMPRESSIBLE SURFACE SOILS SHALL BE REMOVED AND OBSERVED BY THE GEOTECHNICAL ENGINEER. UPON APPROVAL OF EXCAVATION, THE EXPOSED GROUND SURFACE SHALL BE SCARIFIED AN ADDITIONAL 12 INCHES, MOISTENED OR DRIED TO NEAR THE OPTIMUM MOISTURE CONTENT AND RECOMPACTED TO 92 PERCENT OF THE RELATIVE COMPACTION. THE MINIMUM DEPTH OF REMOVAL SHALL BE AT LEAST 12 INCHES BELOW THE BOTTOM OF PROPOSED FOOTINGS. SEE SOILS REPORT FOR ADDITIONAL INFORMATION.

11. FILL MATERIAL SHALL BE SPREAD IN LIFTS NOT EXCEEDING 8-INCHES IN COMPACTED THICKNESS. MOISTENED AND DRIED AS NECESSARY TO NEAR OPTIMUM MOISTURE CONTENT AND COMPACTED BY AN APPROVED METHOD. FILL MATERIAL NEAR OR BELOW STRUCTURES SHALL BE COMPACTED TO A MINIMUM OF 90% MAXIMUM DENSITY AS DETERMINED BY A.S.T.M. D-1557 OR SIMILAR APPROVED METHODS. SOME FILL AREAS MAY REQUIRE COMPACTION TO A GREATER DENSITY AS CALLED FOR IN CONSTRUCTION DOCUMENTS. FOR SITE PREPARATION, OVER-EXCAVATE AND RECOMPACT A MINIMUM OF 2 FEET THICKNESS WITH ONSITE SOILS AS ENGINEERED FILL. GEOSYNTEHETIC LAYERS TO BE USED IN THE FILL UNDER A 5 FOOT THICK MAT OF REINFORCED EARTH. SEE SOILS REPORT FOR ADDITIONAL INFORMATION, INCLUDING GEOSYNTHETIC REINFORCEMENT RECOMMENDATIONS IN ENGINEERED FILL UNDER PAVEMENT AREAS (SECTION 7.3 HUSHMAND ASSOCIATES. INC. 2007).

12. APPROVED EROSION CONTROL DEVICES SHALL BE INSTALLED PRIOR TO NOVEMBER 1ST AND SHALL BE MAINTAINED ON THE SITE THROUGH APRIL 15TH OF THE FOLLOWING YEAR.

13. STONES LARGER THAN 3 INCHES IN DIAMETER SHALL NOT BE PLACED IN THE FILL, AND STONES LESS THAN 3 INCHES IN DIAMETER SHALL BE THOROUGHLY MIXED WITH THE SOIL, IN SUCH A MANNER THAT NO VOIDS IN THE FILL ARE CREATED. NO ROCKS OR IRREDUCIBLE MATERIAL LARGER THAN 3 INCHES IN DIAMETER SHOULD BE USED WITHIN THE UPPER 3 FEET OF FINISH GRADE.

14. SURFACE DRAINAGE NOT LESS THAN A MINIMUM OF 2% FOR 5 FEET AWAY FROM THE FOUNDATION LINE OF ANY

15. THE GEOTECHNICAL ENGINEER SHALL PROVIDE OBSERVATIONS, TESTS, AND REPORTS OF ALL EARTHWORK AND PROVIDE COPIES OF THE REPORTS TO THE CITY OF GOLETA BUILDING AND SAFETY DIVISION. SOIL TESTS SHALL BE CONDUCTED AT NOT LESS THAN ONE TEST FOR EACH 18-INCHES OF FILL AND/OR FOR EACH 500 CUBIC YARDS OF FILL. THE SOIL ENGINEER SHALL SUBMIT A FINAL REPORT STATING THAT ALL EARTHWORK WAS PROPERLY COMPLETED AND IS SUBSTANTIALLY IN CONFORMANCE WITH REQUIREMENTS OF THE CITY GRADING ORDINANCE.

16. EARTH MOVING AND WORKING OPERATIONS SHALL BE CONTROLLED TO PREVENT WATER FROM RUNNING INTO EXCAVATED AREAS. EXCESS WATER SHALL BE PROMPTLY REMOVED AND THE SITE KEPT DRY. FILL MATERIAL SHALL NOT BE PLACED, SPREAD, OR ROLLED DURING UNFAVORABLE WEATHER CONDITIONS. WHEN THE WORK IS INTERRUPTED BY HEAVY RAIN, FILL OPERATIONS SHALL NOT BE RESUMED UNTIL FIELD TESTS BY THE GEOTECHNICAL ENGINEER INDICATE THAT THE MOISTURE CONTENT AND DENSITY OF THE FILL ARE ABLE TO BE PLACED AND MEET THE REQUIRED COMPACTION.

17. WHEN THE MOISTURE CONTENT OF THE FILL MATERIAL IS NOT SUFFICIENT TO ACHIEVE REQUIRED COMPACTION. WATER SHALL BE ADDED UNTIL THE SOILS ATTAIN A MOISTURE CONTENT SO THAT THOROUGH BONDING IS ACHIEVED DURING THE COMPACTING PROCESS. WHEN THE MOISTURE CONTENT OF THE FILL MATERIAL IS EXCESSIVE, THE FILL MATERIAL SHALL BE AERATED BY BLADING OR OTHER SATISFACTORY METHODS UNTIL THE MOISTURE CONTENT IS REDUCED TO AN ACCEPTABLE CONTENT TO ACHIEVE PROPER COMPACTION. SEE SOILS REPORT FOR ADDITIONAL INFORMATION; FOR FILL SPECIFICATIONS SEE SECTIONS 7.2 AND 7.7 (HUSHMAND ASSOCIATES. INC. 2007).

18. IF, DURING THE GRADING OPERATION, EXPANSIVE SOILS ARE ENCOUNTERED, THESE SOILS SHALL BE REMOVED TO A DISTANCE OF AT LEAST 10-FEET HORIZONTALLY OUTSIDE OF THE BUILDING PAD AREA AND REPLACED WITH APPROVED NON-EXPANSIVE ON SITE SOILS OR IMPORTED FILL AS RECOMMENDED BY AND TO THE SATISFACTION OF THE GEOTECHNICAL ENGINEER.

19. IMPORT SOILS SHALL BE GRANULAR NON-EXPANSIVE SOILS WHICH ARE EQUAL TO OR SUPERIOR IN QUALITY TO THE ON SITE SOILS AS DETERMINED BY THE GEOTECHNICAL ENGINEER PRIOR TO IMPORTATION OF THE FILL MATERIAL TO THE

20. IMPORT OR ON-SITE SOILS USED IN FILL OPERATIONS SHALL BE FREE FROM ORGANIC MATERIAL AND OTHER DELETERIOUS MATERIALS. DURING GRADING OPERATIONS THE GEOTECHNICAL ENGINEER SHALL PERIODICALLY EXAMINE THE SOILS FOR ORGANIC CONTENT. IF THE GEOTECHNICAL ENGINEER SHALL DETERMINE AN EXCESS ORGANIC CONTENT IN THE FILL SOIL HE MAY ISSUE A WRITTEN NOTICE OF NON-COMPLIANCE AND NOTIFY THE CITY GRADING DEPARTMENT.

21. A THOROUGH SEARCH SHALL BE MADE FOR ALL ABANDONED MAN-MADE FACILITIES SUCH AS SEPTIC TANK SYSTEMS, FUEL OR WATER STORAGE TANKS, AND PIPELINES OR CONDUITS. ANY SUCH FACILITIES ENCOUNTERED SHALL BE REMOVED UNLESS OTHERWISE ALLOWED BY THE ENGINEER AND THE GEOTECHNICAL ENGINEER. PIPE LINES OR CONDUITS ALLOWED TO BE ABANDONED-IN-PLACE SHALL BE CRUSHED OR SHALL HAVE ALL EXPOSED OPENINGS PLUGGED WITH STIFF CONCRETE RODDED TO REMOVE VOIDS WITHIN THE PIPELINE/CONDUIT TO A MINIMUM OF 5 LINEAL FEET BEYOND THE OPENING, UNDER THE OBSERVATION OF THE GEOTECHNICAL ENGINEER. IF THE ABANDONED FACILITIES ARE REMOVED THEN THE DEPRESSIONS SHALL BE PROPERLY FILLED AND COMPACTED UNDER OBSERVATION OF THE GEOTECHNICAL ENGINEER.

22. CONTRACTOR SHALL NOTIFY THE CITY GRADING INSPECTOR AND THE ENGINEER AT LEAST 48 HOURS BEFORE START OF ANY GRADING WORK. THEY SHALL BE NOTIFIED OF THE TIME AND LOCATION OF THE PRE-CONSTRUCTION CONFERENCE.

23. DISTURBED AREAS SHALL BE SEEDED, SEE LANDSCAPE ARCHITECT'S PLANS.

DESIGN_SLH_

Fax: (805) 966-9801 R.C.E. **48.540** (EXP. **6-30-18**

Santa Barbara, CA 93101 PROJECT ENGINEER

Phone: (805) 963-9532

DAVID W. RUNDLE DATE:_

24. SLOPES OVER 3 FEET IN VERTICAL HEIGHT SHALL BE PLANTED WITH APPROVED PERENNIAL. VEGETATION TO BE DENSE AND GROWING PRIOR TO FINAL INSPECTION.

25. ALL PLANTING AREAS MUST BE FILLED TO A DEPTH OF 24" WITH NATURAL TOPSOIL OF CHARACTER AND TEXTURE SIMILAR TO THE PROJECT SITE SOIL, WITHOUT ADMIXTURE OF SUBSOIL, AND REASONABLY FREE FROM CLAY, LUMPS, COARSE SANDS, STONES, PLANTS, ROOTS, STICKS, AND OTHER FOREIGN MATERIALS. TOPSOIL SHALL BE FROM SOIL STOCKPILED DURING ROUGH GRADING OPERATIONS. IF SUFFICIENT QUANTITY IS NOT AVAILABLE FROM ON-SITE SOIL, IMPORT SOIL TO MAKE UP THE DEFICIT. IMPORTED SOIL MUST BE TESTED BY AN APPROVED AGRONOMIC SOILS TESTING LABORATORY AND APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO PLACEMENT AT THE SITE. FINAL GRADES TO WITHIN 0.10' MUST BE ESTABLISHED PRIOR TO COMMENCING PLANTING OPERATIONS.

__ CHECKED ____

LEGAL DESCRIPTION

THAT PORTION OF RANCHOS LOS DOS PUEBLOS. IN THE COUNTY OF SANTA BARBARA. STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEASTERLY CORNER OF THE TRACT OF LAND DESCRIBED IN THE DEED TO RAYTHEON MANUFACTURING COMPANY, RECORDED FEBRUARY 28, 1957 AS INSTRUMENT NO. 4219 IN BOOK 1432, PAGE 370 OF OFFICIAL RECORDS, RECORDS OF SAID COUNTY, BEING A POINT ON THE NORTHERLY LINE OF HOLLISTER AVENUE, AS SHOWN ON A MAP OF SURVEY FILED IN BOOK 24 AT PAGE 52 OF RECORD OF SURVEY, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY; THENCE LEAVING SAID NORTHERLY LINE OF HOLLISTER AVENUE AND FOLLOWING ALONG THE EASTERLY LINE OF SAID RAYTHEON TRACT OF LAND, NORTH 3°22'25" WEST, 507.70 FEET TO A POINT FROM WHICH THE NORTHEASTERLY CORNER THEREOF BEARS NORTH 3°22'25" WEST, 306.84 FEET: THENCE, LEAVING SAID EASTERLY LINE OF SAID RAYTHEON TRACT OF LAND PARALLEL WITH THE NORTHERLY LINE OF SAID HOLLISTER AVENUE AND DISTANT 500.00 FEET NORTHERLY THEREFROM MEASURED AT RIGHT ANGLES THERETO, NORTH 76'38' EAST 70.29 FEET; THENCE, CONTINUING PARALLEL WITH THE NORTHERLY LINE OF HOLLISTER AVENUE AND DISTANT 500.00 FEET NORTHERLY THEREFROM MEASURED AT RIGHT ANGLES THERETO, NORTH 7419' EAST AT 532.75 FEET THE SOUTHWESTERLY CORNER OF THE TRACT OF LAND DESCRIBED IN THE DEED TO FULTON-VENTURA CORPORATION, A NEVADA CORPORATION, RECORDED JULY 21, 1958 AS INSTRUMENT NO. 17238 IN BOOK 1541 AT PAGE 61 OF OFFICIAL RECORDS, RECORDS OF SAID COUNTY, 932.75 FEET TO THE SOUTHEASTERLY CORNER OF SAID LAST MENTIONED TRACT OF LAND ON THE WESTERLY LINE OF LA PATERA ROAD 60 FEET IN WIDTH AS DESCRIBED IN THE DEED TO THE COUNTY OF SANTA BARBARA, RECORDED IN BOOK 39 AT PAGE 385 OF DEEDS, RECORDS OF SAID COUNTY; THENCE ALONG SAID WESTERLY LINE OF LA PATERA ROAD, SOUTH 10°51'30" EAST, 501.78 FEET TO THE NORTHERLY LINE OF HOLLISTER AVENUE; THENCE ALONG SAID NORTHERLY LINE, SOUTH 7419' WEST, 900.65 FEET TO AN ANGLE POINT THEREIN; THENCE SOUTH 76°38' WEST 168.50 FEET TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM THAT PORTION THEREOF DESCRIBED IN THE DEED TO THE COUNTY OF SANTA BARBARA, RECORDED DECEMBER 7, 1962 AS INSTRUMENT NO. 51965 IN BOOK 1966 AT PAGE 463 OF OFFICIAL RECORDS.

ALSO EXCEPTING THEREFROM ONE-HALF OF ANY AND ALL OIL, GAS AND OTHER HYDROCARBON SUBSTANCES WITHIN AND UNDER THE ABOVE DESCRIBED PROPERTY MORE THAN 500 FEET BENEATH THE SURFACE THEREOF AND/OR PRODUCIBLE THEREFROM OR THERETHROUGH, WITHOUT, HOWEVER, ANY SURFACE RIGHTS OR RIGHT OF SURFACE ENTRY WITH RESPECT THERETO, AS RESERVED IN DEED FROM JAMES WILLIAMS, JR. AS EXECUTOR OF THE WILL OF JAMES G. WILLIAMS, DECEASED, RECORDED JANUARY 27, 1961 AS INSTRUMENT NO. 2800, IN BOOK 1820, PAGE 50 OF OFFICIAL RECORDS.

EASEMENTS

THE FOLLOWING LIST WAS COMPILED BY WATERS LAND SURVEYING AND IS A REFLECTION THE LIST SHOWN AS EXCEPTIONS AND EXCLUSIONS OF PRELIMINARY TITLE REPORT NO. 1002530 DATED NOVEMBER 11, 2005 ISSUED BY LAND AMERICA LAWYERS TITLE COMPANY. EASEMENTS SHOWN WERE PLOTTED AND PROVIDED TO STANTEC BY WATERS LAND SURVEYING.

AN EASEMENT FOR PUBLIC ROAD PURPOSES GRANTED TO THE COUNTY OF SANTA BARBARA, RECORDED JUNE 5, 1959 AS INSTRUMENT NO. 18325, IN BOOK 1633, PAGE 66 OF OFFICIAL

AN EASEMENT FOR SEWER LINE PURPOSES GRANTED TO JAMES WILLIAMS, JR., AS EXECUTOR OF THE WILL OF JAMES G. WILLIAMS, DECEASED, RECORDED JANUARY 27, 1961, AS INSTRUMENT NO. 2800, IN BOOK 1820, PAGE 50 OF OFFICIAL RECORDS.

AN EASEMENT FOR WATER COURSE AND DRAINAGE PURPOSES GRANTED TO JAMES WILLIAMS, JR., AS EXECUTOR OF THE WILL OF JAMES G/ WILLIAMS, DECEASED, RECORDED JANUARY 27, 1961, AS INSTRUMENT NO. 2800, IN BOOK 1820, PAGE 50 OF OFFICIAL RECORDS.

AN EASEMENT FOR SANITARY SEWER, WATER COURSE AND DRAINAGE PURPOSES GRANTED TO ROBIN HILL CORPORATION, AS TO AN UNDIVIDED ONE-HALF INTEREST, AND C. D. WOOLSEY. HAZEL P. WOOLSEY AND DONALD P. WOOLSEY, AS EQUAL TENANTS IN COMMON, RECORDED OCTOBER 20, 1961, AS INSTRUMENT NO. 37444, IN BOOK 1879, PAGE 144 OF OFFICIAL RECORDS.

UTILITY INFORMATION AND NOTES

SANITARY SEWER: WATER: ELECTRICAL: TELEPHONE:

CABLE:

GOLETA SANITARY DISTRICT GOLETA WATER DISTRICT THE GAS COMPANY- DISTRIBUTION SOUTHERN CALIFORNIA EDISON VERIZON COX COMMUNICATIONS

(805) 967-4519 (805) 964-6761 (805) 965-4896 (805) 683-5262 (805) 966-0331 (805) 683-7751

1. THE SERVICE LATERALS FOR GAS, ELECTRICAL, TELEPHONE, AND CABLE T.V. SHALL BE INSTALLED IN ACCORDANCE WITH THE RESPECTIVE UTILITY COMPANY'S PLANS.

2. ALL UTILITY FACILITIES FOR ELECTRIC, GAS, CABLE T.V. AND TELEPHONE SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE RESPECTIVE UTILITY COMPANY'S PLANS, STANDARDS AND

3. THE CONTRACTOR SHALL COORDINATE WITH THE UTILITY COMPANIES FOR ALL REQUIRED CONDUIT CROSSINGS AND SLEEVES PRIOR TO ROAD PAVING.

4. CONTACT MARTIN WOODWORTH AT (818) 701-4543 PRIOR TO ANY TEMPORARY OR PERMANENT CONSTRUCTION WITHIN 15' OF THE EDGE OF ANY HIGH PRESSURE GAS LINE.

RECORD DRAWING

THIS DRAWING HAS BEEN REVISED TO REFLECT THE CONTRACTOR'S REPRESENTATION OF THE FACILITIES AS CONSTRUCTED, INCLUDING APPROVED CHANGE ORDERS. SAID REVISIONS MAY ALSO REFLECT THE OBSERVATIONS BY THE OWNER'S REPRESENTATIVES. THE PROJECT ENGINEER DOES NOT GUARANTEE THE ACCURACY OF INFORMATION SHOWN HEREON. ANY INTERESTED PERSON SHOULD MAKE THEIR OWN FIELD INVESTIGATIONS TO CONFIRM THE ACCURATE LOCATIONS OF ANY FACILITY SHOWN ON THIS PLAN.

SIG. Wand Simble

R.C.E. No. 48540 EXPIRES: 06/30/18

CITY OF GOLETA, CALIFORNIA NO 48540

CIVIL

REVIEWED BY:

DATE SIGNATURE

ROBIN HILL ROAD AND S. LA PATERA LI STREET IMPROVEMENTS GENERAL NOTES

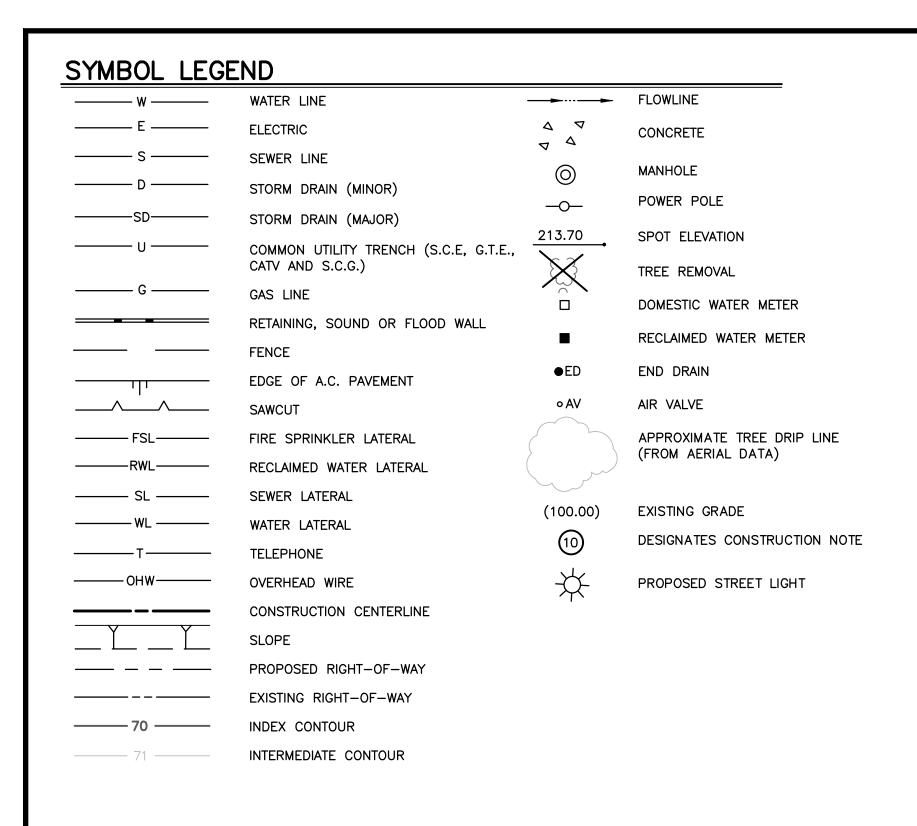
CITY OF GOLETA, STATE OF CALIFORNIA

17636.02 2 of 7 LAN DATE

DATE: 11/03/17

DECEMBER 2, 2015

&S PROJECT NO.



ABBREVIATIONS ASPHALTIC CONCRETE NTS OC OHW NOT TO SCALE ASBESTOS CEMENT PIPE ON CURB OVERHEAD WIRE AGGREGATE BASE AB PULL BOX PB PCC ARC LENGTH POINT OF COMPOUND CURVATURE ANG. PT. ANGLE POINT POINT OF INTERSECTION BEGIN CURVE BCR BEGIN CURB RETURN (CURVE TANGENTS) PROPERTY LINE BENCHMARK BEGIN VERTICAL CURVE PRC PROP. POINT OF REVERSE CURVATURE BACK OR WALK PROPOSED PSE PUE PRIVATE STREET EASEMENT CAST IRON PIPE CRACK CONTROL JOINT PUBLIC UTILITIES EASEMENT CL CLASS PVC POLY-VINYL CHLORIDE CONSTRUCTION CENTERLINE RADIUS CLF RCP REINFORCED CONCRETE PIPE CHAIN LINK FENCE REINFORCED CONCRETE ARCH PIPE CONC. CONCRETE C&G RIM OF MANHOLE CURB AND GUTTER CMP CORRUGATED METAL PIPE RIGHT-OF-WAY R/W OR ROW CMU CONCRETE MASONRY UNIT CLEANOUT SEWER CO CATV CABLE TELEVISION SUBBASE STORM DRAIN DBL. DOUBLE DROP INLET SPRINKLER HEAD DUCTILE IRON PIPE STREET LIGHT DRIVEWAY STATION STANDARD DETAIL ELECTRICAL STD. DET. SIDEWALK END CURVE SIDEWALK ECR END CURB RETURN TELEPHONE THRUST BLOCK EXPANSION JOINT TOP OF CURB OR EL OR ELEV. ELEVATION EDGE OF PAVEMENT TOP OF CONCRETE TOP OF DIKE END VERTICAL CURVE EVC EX. OR EXIST. EXISTING TOP OF FOOTING FINISH FLOOR TOP OF GRATE TRAFFIC INDEX FINISH GRADE FIRE HYDRANT TRAFFIC LIGHT TOP OF PAVEMENT FLOWLINE FLANGE TYP TYPICAL TOP OF WALL FINISH SURFACE TW VITRIFIED CLAY PIPE VCP GAS METER VLT. GRADE BREAK VLV. VPI VERTICAL POINT OF INTERSECTION GSP GALVINIZED STEEL PIPE GUT GUTTER (CURVE TANGENTS) HIGH POINT WATER INTERSECTION WATER METER INVERT OF PIPE/FLOWLINE WATER VALVE IRRIGATION CONTROL VALVE DELTA (CURVE CENTRAL ANGLE) IRR. IRRIGATION APPROXIMATELY CURVE LENGTH PERCENT LDSCAPE LANDSCAPE LESS THAN LGTP. LIGHT POLE GREATER THAN LINEAL FEET DEGREES, MINUTES, SECONDS LOW POINT LEFT

MANHOLE

NO. DATE

REVISIONS

MECHANICAL JOINT

NOT INCLUDED IN CONTRACT

CONSTRUCTION NOTES

- CONSTRUCT MINIMUM 4" ASPHALT CONCRETE PAVEMENT, CALTRANS 1/2" HMA TYPE A. OVER MINIMUM 6" AGGREGATE BASE CLASS II, OR MATCH EXISTING, WHICHEVER IS GREATER. FINAL STRUCTURAL SECTION TO BE DETERMINED BY CITY OF GOLETA.
- CONSTRUCT TYPE A 6" CURB AND 18" GUTTER PER SANTA BARBARA COUNTY DEPARTMENT OF PUBLIC WORKS STANDARD DETAIL 4-030.
- CONSTRUCT PLAN A COMMERCIAL DRIVEWAY PER SANTA BARBARA COUNTY DEPARTMENT OF PUBLIC WORKS STANDARD DETAIL 4-040. WIDTH PER PLAN.
- CONSTRUCT SPANDREL AND CROSS GUTTER PER SANTA BARBARA COUNTY DEPARTMENT OF PUBLIC WORKS STANDARD DETAIL 4-020. 5 CONSTRUCT 4" THICK SIDEWALK PER SANTA BARBARA COUNTY DEPARTMENT OF PUBLIC WORKS STANDARD DETAIL 5-040.
- 6 CONSTRUCT ADA COMPLIANT ACCESS RAMP PER 2010 CALTRANS REVISED STANDARD PLAN A88A, CASE "F".
- (7) INSTALL STREET LIGHT PER DETAIL "A", SHEET 4.
- (8) LANDSCAPE PER LANDSCAPE ARCHITECT'S PLANS.
- 9 CONSTRUCT TYPE A 6" CURB ONLY PER SANTA BARBARA COUNTY DEPARTMENT OF PUBLIC WORKS STANDARD DETAIL 4-030.
- CONSTRUCT PLAN B COMMERCIAL DRIVEWAY PER SANTA BARBARA COUNTY DEPARTMENT OF PUBLIC WORKS STANDARD DETAIL 4-040. WIDTH PER PLAN.
- CONSTRUCT ADA COMPLIANT ACCESS RAMP AND RETENTION CURB PER SSPWC 111-4 CASE D TYPE 2.

REMOVAL/RELOCATION NOTES

SAWCUT EXISTING ASPHALT A MINIMUM OF 1' BEYOND EXISTING GUTTER TO PROVIDE A CLEAN, SMOOTH JOIN LINE.

2 REMOVE EXISTING ASPHALT CONCRETE PAVEMENT TO FULL DEPTH, AND DISPOSE OF OFF-SITE.

REMOVE EXISTING CONCRETE CURB AND GUTTER AND DISPOSE OF OFF-SITE.

4 PROTECT EXISTING UTILITY IN PLACE.

5 PROTECT EXISTING UTILITY VAULT/METER IN PLACE. ADJUST TO GRADE AS NEEDED.

PROTECT EXISTING CURB OPENING CATCH BASIN.

7 PROTECT EXISTING UTILITY MANHOLE IN PLACE.

8 REMOVE EXISTING DRIVEWAY AND DISPOSE OFF-SITE.

9 REMOVE EXISTING CONCRETE CURB AND DISPOSE OF OFF-SITE.

10 RELOCATE PER UTILITY PROVIDER PLAN.

11 REMOVE EXISTING ABANDONED SEWER MANHOLE AND DISPOSE OF OFF-SITE.

RECORD DRAWING

THIS DRAWING HAS BEEN REVISED TO REFLECT THE CONTRACTOR'S REPRESENTATION OF THE FACILITIES AS CONSTRUCTED, INCLUDING APPROVED CHANGE ORDERS. SAID REVISIONS MAY ALSO REFLECT THE OBSERVATIONS BY THE OWNER'S REPRESENTATIVES. THE PROJECT ENGINEER DOES NOT GUARANTEE THE ACCURACY OF INFORMATION SHOWN HEREON. ANY INTERESTED PERSON SHOULD MAKE THEIR OWN FIELD INVESTIGATIONS TO CONFIRM THE ACCURATE LOCATIONS OF ANY FACILITY SHOWN ON THIS PLAN.

SIG. Daml Stendle

DATE: 11/03/17

EXPIRES: 06/30/18

R.C.E. No. 48540

ROBIN HILL ROAD AND S. LA PATERA LN STREET IMPROVEMENTS

P&S PROJECT NO. 17636.02 3 of 7 PLAN DATE

DESIGN_SLH_

Phone: (805) 963-9532

DAVID W. RUNDLE DATE 111 East Victoria Street, Santa Barbara, CA 93101 PROJECT ENGINEER Fax: (805) 966-9801 R.C.E. **48,540** (EXP. **6-30-18**

____ CHECKED ____

CITY OF GOLETA, CALIFORNIA REVIEWED BY:

SIGNATURE

DATE

CONSTRUCTION NOTES & LEGENDS CITY OF GOLETA, STATE OF CALIFORNIA

DECEMBER 2, 2015

SOUTH LA PATERA LANE TYPICAL SECTION- STA 10+81.67 - 12+89.94

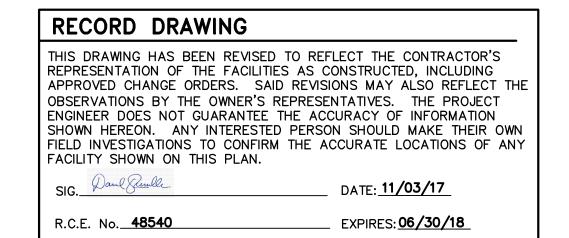
SCALE: HORIZ. 1"=2' VERT. 1"=1' **PROPERTY** LINE/ROW PATERA CENTERLINE VARIES 6' SIDEWALK SLURRY SEAL LANDSCAPE -MATCH -PROPOSED POINT EXISTING STREET SURFACE VARIES (<u>1.1%-3.3%</u>) VARIES <u>(3%-6%</u>) GRADE BREAK ASSUMED EXISTING GROUND

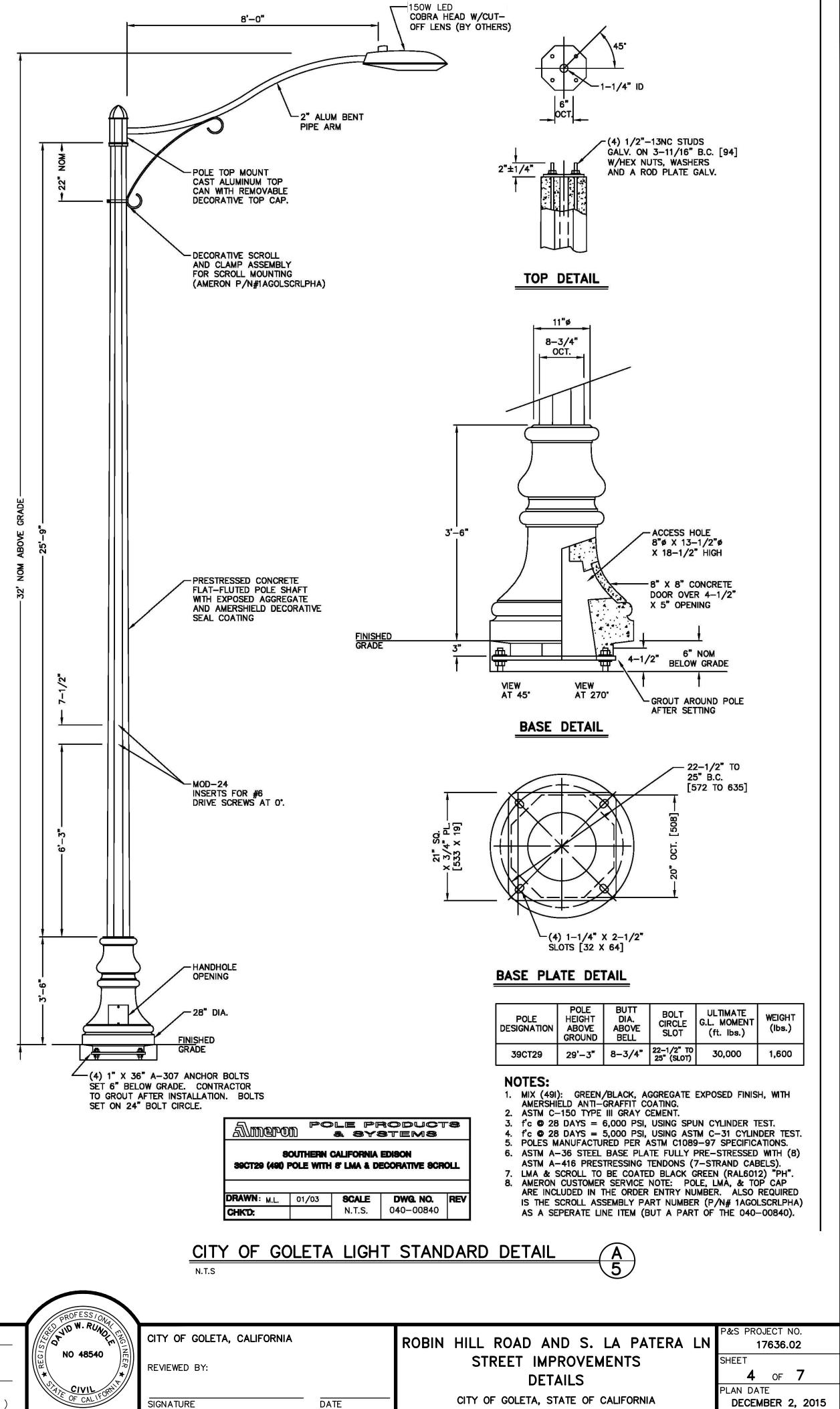
SOUTH LA PATERA LANE TYPICAL SECTION- STA 12+89.94 - 14+69.31

SCALE: HORIZ. 1"=2' VERT. 1"=1'

CONSTRUCTION NOTES

- CONSTRUCT MINIMUM 4" ASPHALT CONCRETE PAVEMENT, CALTRANS ½" HMA TYPE A, OVER MINIMUM 6" AGGREGATE BASE CLASS II, OR MATCH EXISTING, WHICHEVER IS GREATER. FINAL STRUCTURAL SECTION TO BE DETERMINED BY CITY OF GOLETA.
- CONSTRUCT TYPE A 6" CURB AND 18" GUTTER PER SANTA BARBARA COUNTY DEPARTMENT OF PUBLIC WORKS STANDARD DETAIL 4-030.
- CONSTRUCT 4" THICK SIDEWALK PER SANTA BARBARA COUNTY DEPARTMENT OF PUBLIC WORKS STANDARD DETAIL 5-040.
- 8 LANDSCAPE PER LANDSCAPE ARCHITECT'S PLANS.





REVISIONS

DESIGN SLH ___ CHECKED ____ DAVID W. RUNDLE DATE:

DECEMBER 2, 2015

