

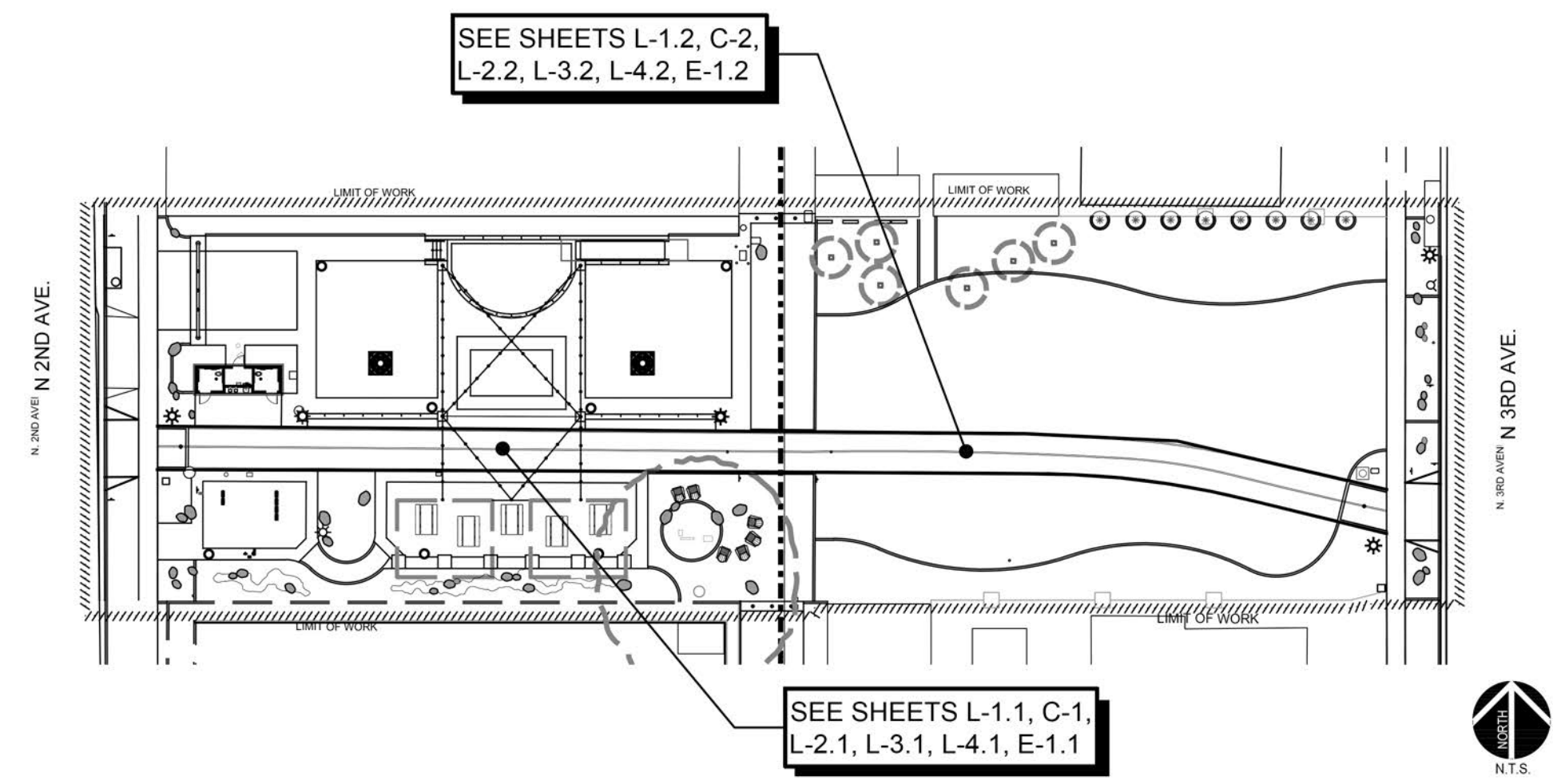


LANDSCAPE ARCHITECTURAL CONSTRUCTION DOCUMENTS
FOR

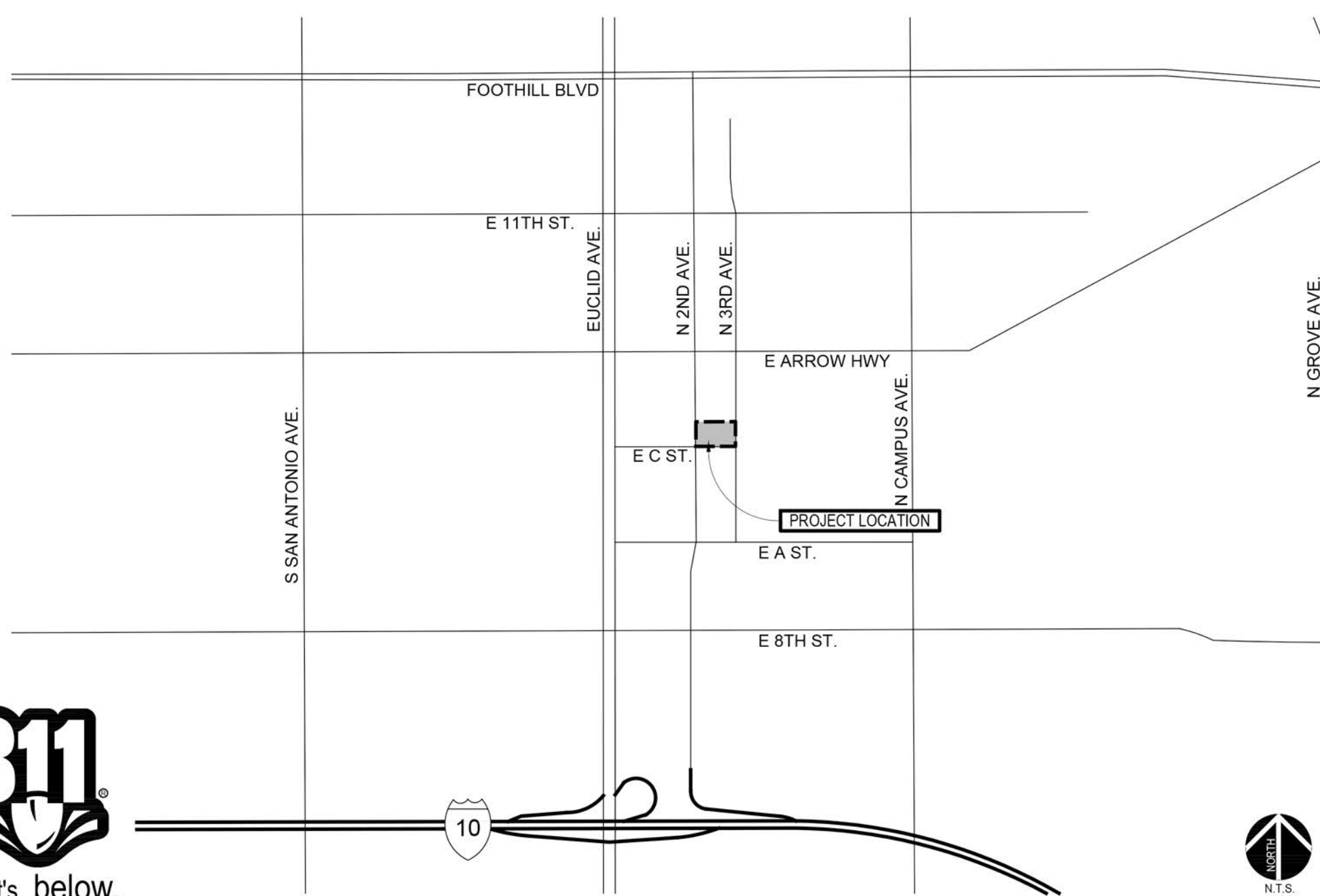
TOM THOMAS MAGNOLIA PLAZA

CITY OF UPLAND
UPLAND, CALIFORNIA 91786

SHEET KEY MAP:



VICINITY MAP:



ABBREVIATIONS:

A.B. Anchor Bolt	Ga. Gauge	R.S.R. Rough Sawn Redwood
A.C. Asphaltic Concrete	Galv. Galvanized	Rwd. Redwood
Adj. Adjacent	G.C. Groundcover	R.W. Recycled Water
Alt. Alternate	G.I. Galvanized Iron	Sch. Schedule
Arch. Architect	G.P.H. Gallons Per Hour	S.F. Square Foot
Auto. Automatic	G.P.M. Gallons Per Minute	Sht. Sheet
Bldg. Building	H.B. Hose Bib	Sht. Mtl. Sheet Metal
Blk. Block	Hdr. Bdr. Header Board	Sim. Similar
B.M. Bench Mark	Horiz. Horizontal	S.L. Score Line
B.S. Bottom of Steps	H.P. High Point	Smth. Smooth
C.B. Catch Basin	Hgt. Height	Specs. Specifications
C.F. Cubic Foot	I.D. Inside Diameter	Spp. Species
C.I. Cast Iron	INV. Invert	Sq. Square2
C.I.P. Cast In Place	Int. Integral	STA. Station
C.J. Cold Joint	J. Box Junction Box	Stl. Steel
C.L. Center Line	Jts. Joints	STD. Standard
Clr. Clearance	L.A. Landscape Architect	T.A.D. Top Area of Drain
C.O. Clean Out	Lic. Licensed	T. & B. Top and Bottom
C.M.U. Concrete Masonry Unit	L.P. Low Point	T.B. Top of Berm
Comp. Compact	L.P. Low Point	T.C. Top of Curb
Conc. Concrete	M. Maximum	T.C. Top of Curb
Cond. Condition	M.B. Machine Bolt	Tex. Texture(d)
Cont. Continuous	Mech. Mechanical	T.G. Top of Grate
Ct. Center	Med. Medium	T.G.D. Top of Grate Drain
Ctr. Sink Counter Sink	Min. Minimum	Thk. Thick
D.D. Deck Drain	M.H. Manhole	T.P. Top of Paving
D.F. Douglas Fir	M.P.R. Match Precipitation Rate	T.P.C. Top of Pool Coping
D.G. Decomposed Granite	Multi. Multiple	T.S. Top of Steps
Dia. Diameter	Nat. Natural	T.W. Top of Wall
Dim. Dimension	N.T.S. Not To Scale	Twl. Trowel
Detl. Detail	O.C. On Center	Typ. Typical
Ea. Each	O.D. Outside Diameter	UV.R. Ultraviolet Radiation
E.J. Expansion Joint	P.A. Planter Area	Vert. Vertical
Elec. Electric	P.C. Point of Curvature	W/ With
Eng. Engineer	P.C.C. Point of Compound Curvature	W/O Without
Esp. Espalier	P.R.C. Point of Reverse Curvature	W.P.C. Water Pressure Compensating
Eq. Equal	Perf. Perforated	W.Q. Water Surface
E.W. Each Way	P.O.C. Point of Connection	(#) Number / Quantity
E.W.W.M. Electric Welded Wire Mesh	P.L. Property Line	
Ex. Existing	P.S.I. Pounds Per Square Inch	
Exp. Exposed	P.T. Pressure Treated	
F.F.E. Finished Floor Elevation	P.V.C. Poly Vinyl Chloride	
F.G. Finish Grade	R. Radius	
F.H. Fire Hydrant	R.C.P. Reinforced Concrete Pipe	
Fin. Finish	Rebar. Reinforcing Bar	
F.L. Flow Line	Ref. Reference	
Flt. Flat	Req.d. Required	
F.S. Finish Surface	Ret. Retardant	
Fig. Footing	Rgh. Rough	
Fin. Fountain	R.S. Rough Sawn	

SHEET INDEX:

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3	L-1.2	DEMOLITION PLAN 2
4	C-1	PRECISE GRADING AND DRAINAGE PLAN 1
5	C-2	PRECISE GRADING AND DRAINAGE PLAN 2
6	L-2.0	CONSTRUCTION NOTES & SCHEDULES
7	L-2.1	CONSTRUCTION PLAN 1
8	L-2.2	CONSTRUCTION PLAN 2
9	L-2.3	CONSTRUCTION DETAILS 1
10	L-2.4	CONSTRUCTION DETAILS 2
11	L-2.5	CONSTRUCTION DETAILS 3
12	L-2.6	CONSTRUCTION DETAILS 4
13	L-2.7	CONSTRUCTION DETAILS 5
14	L-2.8	CONSTRUCTION DETAILS 6
15	L-2.9	CONSTRUCTION DETAILS 7
16	S-0.1	STRUCTURAL GENERAL NOTES
17	S-0.2	STRUCTURAL GENERAL NOTES
18	S-0.3	STRUCTURAL TYPICAL DETAILS
19	S-0.4	STRUCTURAL TYPICAL DETAILS
20	S-1.0	KEY PLAN
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23	L-3.1	IRRIGATION PLAN 1
24	L-3.2	IRRIGATION PLAN 2
25	L-3.3	IRRIGATION DETAILS 1
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36	E-2.1	LIGHT FIXTURE SCHEDULE AND DIGITAL LIGHT CONTROL PANEL DETAILS
37	E-2.2	LIGHT FIXTURE DETAILS

SPECIFICATIONS NOTE:
FOR PROJECT SPECIFICATIONS SEE PROJECT MANUAL CONTRACT DOCUMENTS.

CODE REQUIREMENTS:

ADD THE FOLLOWING MODEL CODES AND DESIGN STANDARDS TO THE APPLICABLE BUILDING CODE SECTIONS:

- 2022 CALIFORNIA BUILDING CODE WITH APPLICABLE INDUSTRY DESIGN STANDARDS
- 2022 CALIFORNIA ELECTRICAL CODE
- CITY OF UPLAND MUNICIPAL CODE

SUBMITTALS:

FIRST SUBMITTAL: 08/19/25 VE SET (CITY REVIEW)
SECOND SUBMITTAL: 10/08/25 VE SET (CITY COMMENTS ADDRESSED / FOR APPROVAL)
THIRD SUBMITTAL:
FOURTH SUBMITTAL:
FIFTH SUBMITTAL:
SIXTH SUBMITTAL:

ERRORS AND OMISSIONS:

ARCHITERRA DESIGN GROUP HEREBY CERTIFIES THAT THE DESIGN, DETAILS AND SPECIFICATIONS AS REPRESENTED HEREIN MEET PROFESSIONAL LANDSCAPE ARCHITECTURAL STANDARDS. ARCHITERRA DESIGN GROUP CANNOT GUARANTEE THE QUALITY OF CONSTRUCTION, INSTALLATION OR MAINTENANCE OF IMPROVEMENTS AS DESIGNED AND/OR SPECIFIED HEREIN AND DISCLAIMS ANY FUTURE LIABILITY RESULTING FROM DEVIATIONS. ARCHITERRA DESIGN GROUP IS NOT RESPONSIBLE FOR THE AMOUNT OR FREQUENCY OF IRRIGATION WATER APPLIED TO THE PROJECT DURING CONSTRUCTION OR THEREAFTER.

PREPARED BY:

ARCHITERRA DESIGN GROUP, INC.
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EMAIL: GDENSON@ARCHITERRADESIGNGROUP.COM
EMAIL: RSKOLNY@ARCHITERRADESIGNGROUP.COM

CLIENT:

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CONTACT: JAMES CORNS

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RGSE STRUCTURAL ENGINEERS
2720 COCHRAN STREET STE 8B
SIMI VALLEY, CALIFORNIA 93065
TEL: (805) 522-3379 EXT. 106
CONTACT: ALANN LY

REVISIONS:

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BENCH MARK NO. LOCATION:

MARK	DATE	INITIAL	DESCRIPTION	DATE	APPVD
1	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024		

PLANS PREPARED BY



DRAWN BY: DAJ	APPROVED BY:
DESIGNED BY: GPD	FOR CITY ENGINEER R.C.E. 45702
CHECKED BY: JRC	DATE
RECOMMENDED BY:	RECOMMENDED BY:
ENGINEERING STAFF	LAND DEVELOPMENT & TRANSPORTATION

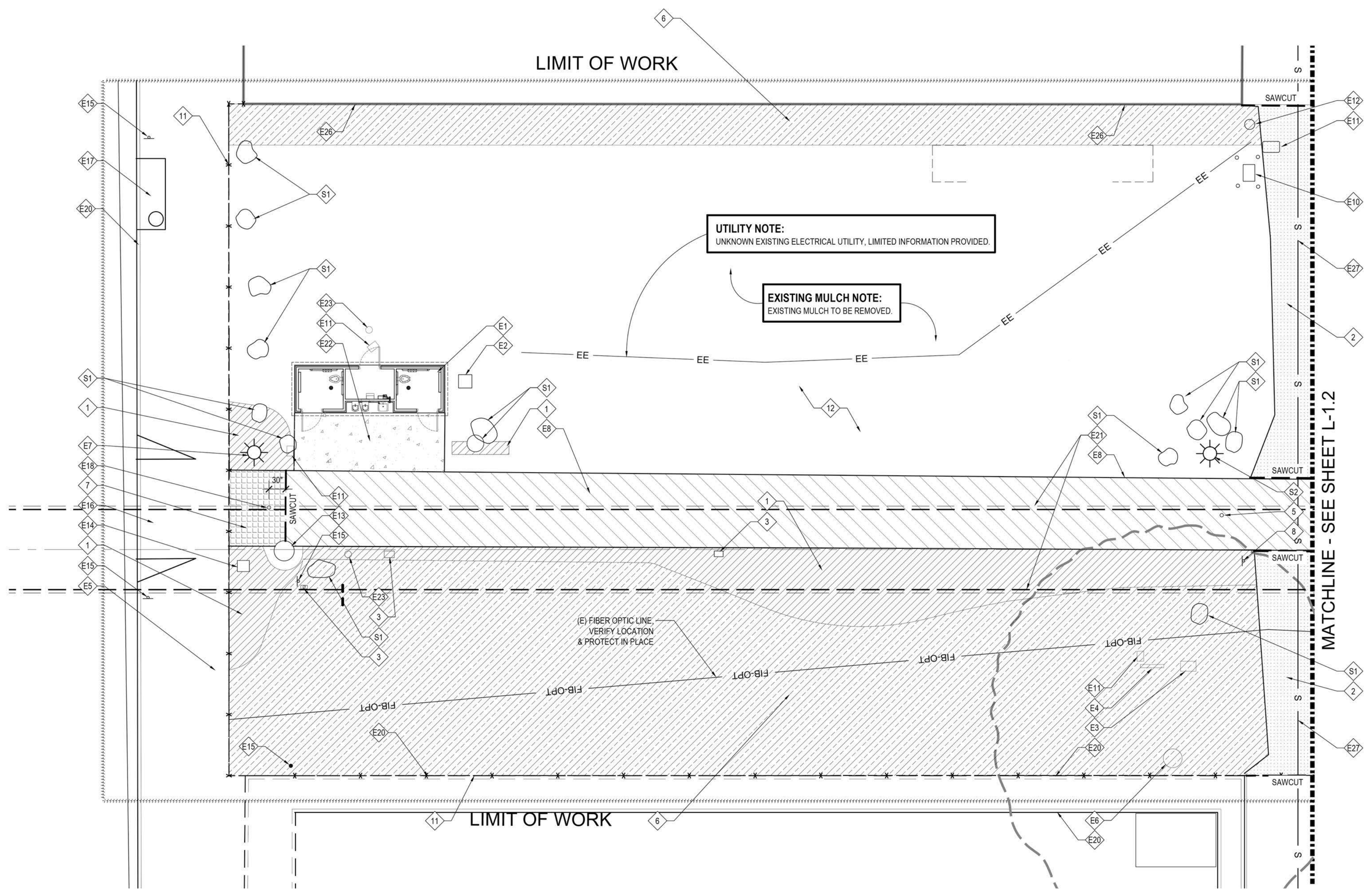
CITY OF UPLAND
TOM THOMAS MAGNOLIA PLAZA
TITLE SHEET

ACCT 421-8203
PROJECT NO. ADS JOB 2238
CITY JOB 82338
SHEET L-0.0
1 OF 37 SHEETS
DRAWING NO.
LS23-08

DEMOLITION LEGEND:

- DEMOLITION CALLOUTS:**
- 1 REMOVE AND DISPOSE OF COBBLE PAVING.
 - 2 REMOVE AND DISPOSE OF ALLEY ASPHALT PAVING AND BASE.
 - 3 REMOVE AND DISPOSE OF EXISTING UTILITY BOX, CAP UTILITY LINES.
 - 4 REMOVE AND DISPOSE OF BROKEN CONCRETE PAVING.
 - 5 REMOVE AND SALVAGE EXISTING BOLLARD AND FOOTING.
 - 6 CLEAR SITE OF WEED GROWTH, RUBBISH AND DEBRIS.
 - 7 SAWCUT, REMOVE AND DISPOSE OF PORTION OF BIKE TRAIL ASPHALT PAVING AND BASE.
 - 8 REMOVE SIGN, POST AND FOOTING.
 - 9 REMOVE CONCRETE WHEEL STOP.
 - 10 REMOVE PORTION OF ARTIFICIAL TURF FROM PARKWAY.
 - 11 TEMPORARY CONSTRUCTION FENCING.
 - 12 REMOVE MULCH.

- EXISTING TO REMAIN:**
- E1 RESTROOM BUILDING TO REMAIN, PROTECT IN PLACE.
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DEMOLITION NOTES:

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- EXCEPT FOR MATERIALS INDICATED TO BE SALVAGED AND RELOCATED ON SITE, ALL CLEARED MATERIALS SHALL BECOME THE CONTRACTOR'S PROPERTY AND SHALL BE REMOVED AND DISPOSED OF LEGALLY OFF-SITE. SEPARATE RECYCLABLE MATERIALS PRODUCED DURING SITE CLEARING FROM OTHER NONRECYCLABLE MATERIALS. STORE OR STOCKPILE WITHOUT INTERMIXING WITH OTHER MATERIALS AND TRANSPORT THEM TO RECYCLING FACILITIES.
- THE CONTRACTOR IS TO SUBMIT PHOTOGRAPHS OR VIDEOTAPE, SUFFICIENTLY DETAILED, OF EXISTING CONDITIONS OF TREES AND PLANTINGS, ADJOINING CONSTRUCTION, AND SITE IMPROVEMENTS THAT MIGHT BE MISCONSTRUED AS DAMAGE CAUSED BY SITE CLEARING.
- THE CONTRACTOR IS TO SUBMIT RECORD DRAWINGS IDENTIFYING AND ACCURATELY LOCATING CAPPED UTILITIES AND OTHER SUBSURFACE STRUCTURAL, ELECTRICAL, AND MECHANICAL CONDITIONS.
- LOCATE AND CLEARLY FLAG ALL TREES AND VEGETATION TO REMAIN OR BE RELOCATED.
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PROTECTION NOTES:

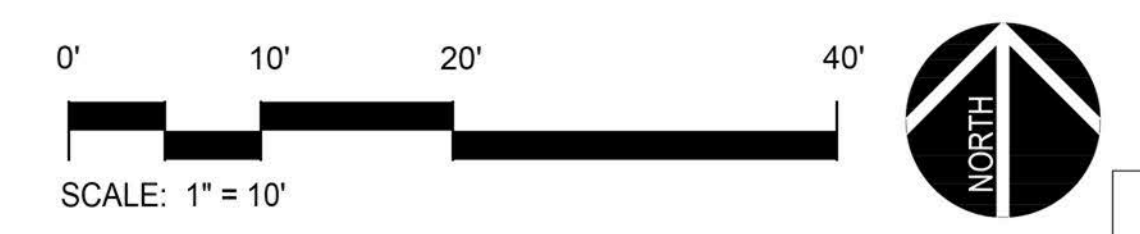
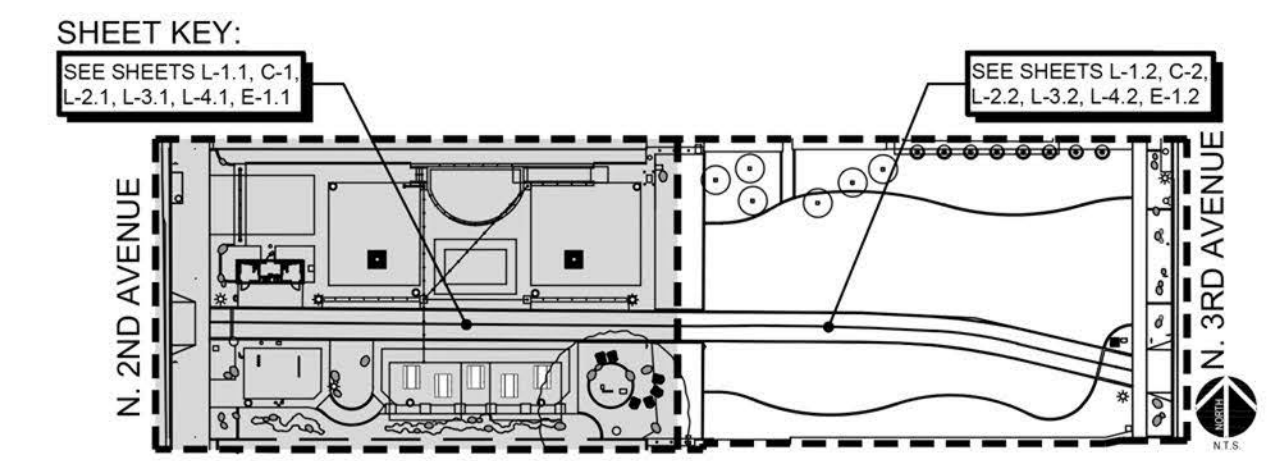
- REGARDING THE "SAFE ZONE" FOR EXISTING TREES: BEFORE BEGINNING ANY DEMOLITION OR CONSTRUCTION OPERATIONS, INSTALL A TEMPORARY PLASTIC ORANGE WEB FENCE AROUND ALL EXISTING TREES TO BE PROTECTED IN PLACE. THE FENCE SHALL BE INSTALLED AT A MINIMUM OF 15' AWAY FROM THE TRUNK (OR AS FAR AWAY FROM THE TRUNK AS POSSIBLE). PROTECTION BARRIER SHALL CONSIST OF 3' MINIMUM HIGH PLASTIC WEB FENCING ATTACHED TO #4 REBAR STAKES. ALL CONTRACTORS AND THEIR CREWS SHALL NOT BE ALLOWED INSIDE THIS "SAFE ZONE", NOR SHALL THEY BE ALLOWED TO STORE OR DUMP FOREIGN MATERIALS WITHIN THIS AREA. NO WORK OF ANY KIND, INCLUDING TRENCHING, SHALL BE ALLOWED WITHIN THE SAFE ZONE EXCEPT AS DESCRIBED BELOW. THE FENCING SHALL REMAIN AROUND EACH TREE TO BE SAVED UNTIL THE COMPLETION OF CONSTRUCTION OPERATIONS.
- ALL ELEMENTS TO REMAIN AND SHALL BE PROTECTED FROM DAMAGE IN PLACE. ANY ITEMS OR MATERIALS DAMAGED AS A RESULT OF THE CONTRACTOR'S OPERATIONS SHALL BE REPLACED IN KIND, TO THE SATISFACTION OF THE CITY.

CLEARING NOTES:

- BEFORE ANY CONSTRUCTION OPERATIONS ARE INITIATED THE INDIVIDUAL TREES TO BE PROTECTED SHALL BE CLEARLY TAGGED. THE ZONES BENEATH THE TREE CANOPY SHALL BE PROTECTED AND ARE NOT TO BE USED FOR VEHICLE ACCESS OR PARKING.
- SHRUBS AND GROUNDCOVER PLANTS THAT ARE SCHEDULED FOR REMOVAL SHALL BE REMOVED COMPLETELY AND THOROUGHLY. ALL ROOTS THAT ARE OVER 1/2" INCH IN DIAMETER SHALL BE GRUBBED AND REMOVED TO 18" BELOW GRADE MINIMUM. ALL ROOTS WITHIN THE TOP 6" OF SOIL SURFACE SHALL BE REMOVED. DO NOT DISTURB ROOTS OF TREES SHOWN TO REMAIN.
- EXPOSED ROOTS OF EXISTING TREES TO REMAIN THAT ARE OVER 1" IN DIAMETER SHALL BE INSPECTED BY A CITY-APPROVED ARBORIST TO DETERMINE IF CUTTING IS RECOMMENDED. ANY SUCH INDICATED ROOTS SHALL BE CUT CLEANLY WITH CLEAN SHARP PRUNING TOOLS AND NOT RIPPED, TORN, OR CRUSHED.

PLAN CROSS REFERENCES:

FOR NOTES AND LEGENDS, SEE SHEET THIS SHEET.
 FOR CORRESPONDING CONSTRUCTION PLAN SEE SHEET L-2.1
 FOR CORRESPONDING PRECISE GRADING AND DRAINAGE PLAN, SEE SHEET C-1
 FOR CORRESPONDING PLANTING PLAN SEE SHEET L-4.1



BENCH MARK NO. LOCATION:
 ELEV.

REVISIONS					
MARK	DATE	INITIAL	DESCRIPTION	DATE	APPVD
1	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024		

PLANS PREPARED BY

ARCHITERRA DESIGN GROUP
 LANDSCAPE ARCHITECTURE AND PLANNING
 10221-A TRADEMARK ST., RANCHO CUCAMONGA,
 CALIFORNIA 91730 | PH: (951) 484-2800



DRAWN BY: DAJ	APPROVED BY:
DESIGNED BY: GPD	FOR CITY ENGINEER R.C.E. 45702
CHECKED BY: JRC	RECOMMENDED BY:
RECOMMENDED BY:	RECOMMENDED BY:
ENGINEERING STAFF	LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND
 TOM THOMAS MAGNOLIA PLAZA

DEMOLITION PLAN 1

ACCT 421-8203
 PROJECT NO. ADS JOB 2236
 CITY JOB 82338

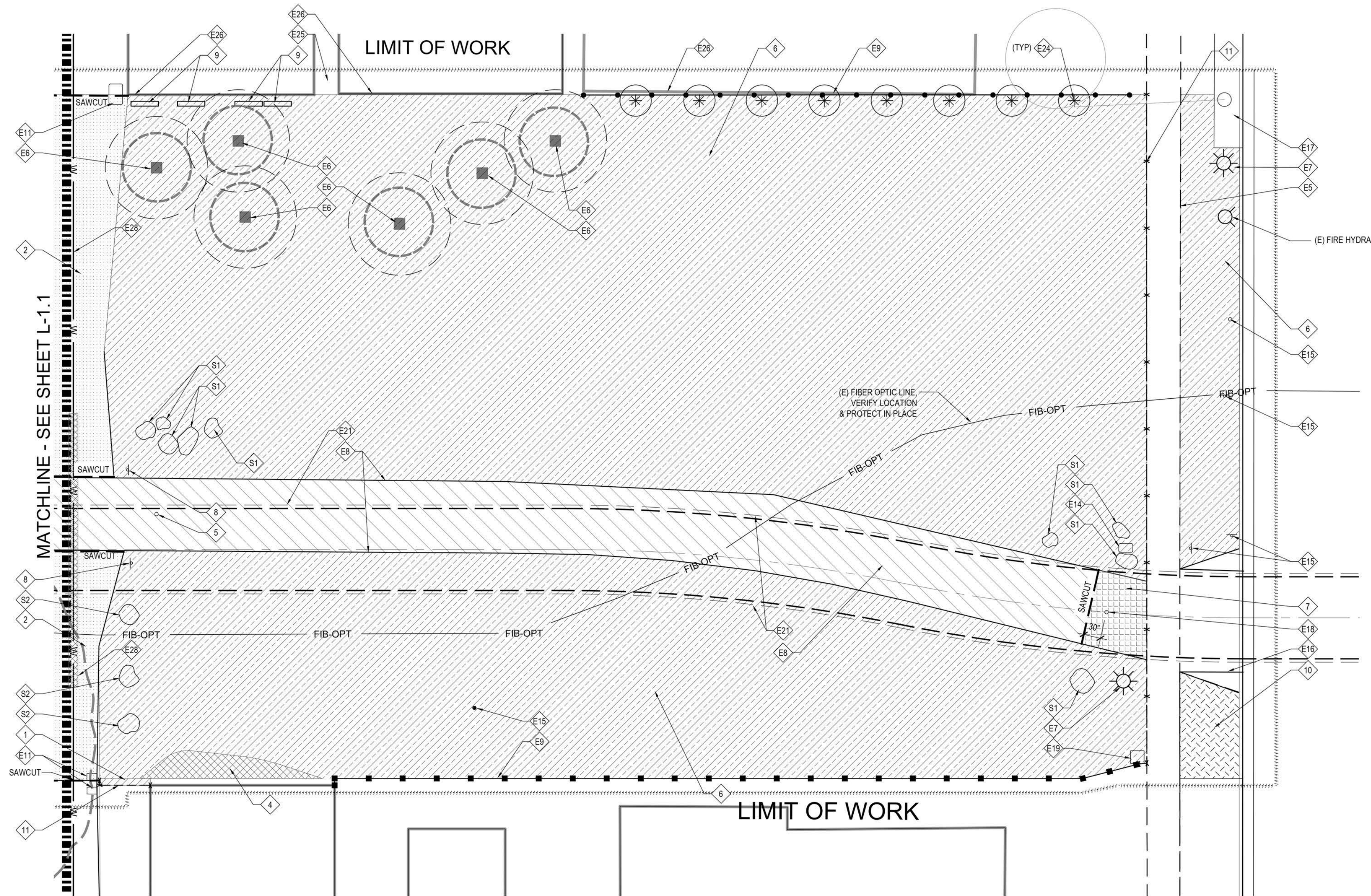
SHEET L-1.1
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 DRAWING NO. LS23-08

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PROTECTION NOTES:

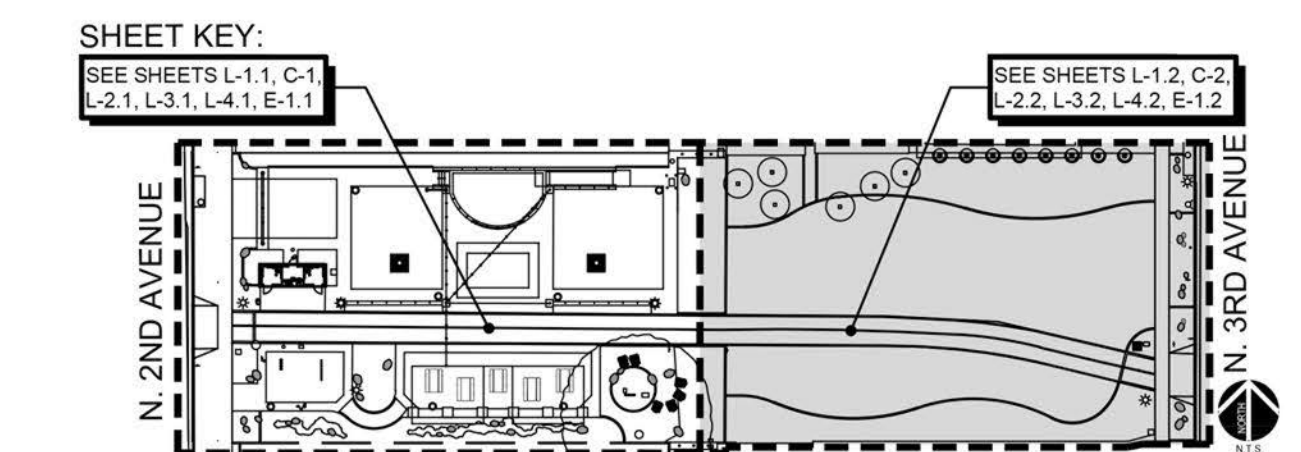
- REGARDING THE "SAFE ZONE" FOR EXISTING TREES: BEFORE BEGINNING ANY DEMOLITION OR CONSTRUCTION OPERATIONS, INSTALL A TEMPORARY PLASTIC ORANGE WEB FENCE AROUND ALL EXISTING TREES TO BE PROTECTED IN PLACE. THE FENCE SHALL BE INSTALLED AT A MINIMUM OF 15' AWAY FROM THE TRUNK (OR AS FAR AWAY FROM THE TRUNK AS POSSIBLE). PROTECTION BARRIER SHALL CONSIST OF 3' MINIMUM HIGH PLASTIC WEB FENCING ATTACHED TO #4 REBAR STAKES. ALL CONTRACTORS AND THEIR CREWS SHALL NOT BE ALLOWED INSIDE THIS "SAFE ZONE", NOR SHALL THEY BE ALLOWED TO STORE OR DUMP FOREIGN MATERIALS WITHIN THIS AREA. NO WORK OF ANY KIND, INCLUDING TRENCHING, SHALL BE ALLOWED WITHIN THE SAFE ZONE EXCEPT AS DESCRIBED BELOW. THE FENCING SHALL REMAIN AROUND EACH TREE TO BE SAVED UNTIL THE COMPLETION OF CONSTRUCTION OPERATIONS.
- ALL ELEMENTS TO REMAIN AND SHALL BE PROTECTED FROM DAMAGE IN PLACE. ANY ITEMS OR MATERIALS DAMAGED AS A RESULT OF THE CONTRACTOR'S OPERATIONS SHALL BE REPLACED IN KIND, TO THE SATISFACTION OF THE CITY.

CLEARING NOTES:

- BEFORE ANY CONSTRUCTION OPERATIONS ARE INITIATED THE INDIVIDUAL TREES TO BE PROTECTED SHALL BE CLEARLY TAGGED. THE ZONES BENEATH THE TREE CANOPY SHALL BE PROTECTED AND ARE NOT TO BE USED FOR VEHICLE ACCESS OR PARKING.
- SHRUBS AND GROUND COVER PLANTS THAT ARE SCHEDULED FOR REMOVAL SHALL BE REMOVED COMPLETELY AND THOROUGHLY. ALL ROOTS THAT ARE OVER 1/2" INCH IN DIAMETER SHALL BE GRUBBED AND REMOVED TO 18" BELOW GRADE MINIMUM. ALL ROOTS WITHIN THE TOP 6" OF SOIL SURFACE SHALL BE REMOVED. DO NOT DISTURB ROOTS OF TREES SHOWN TO REMAIN.
- EXPOSED ROOTS OF EXISTING TREES TO REMAIN THAT ARE OVER 1" IN DIAMETER SHALL BE INSPECTED BY A CITY-APPROVED ARBORIST TO DETERMINE IF CUTTING IS RECOMMENDED. ANY SUCH INDICATED ROOTS SHALL BE CUT CLEANLY WITH CLEAN SHARP PRUNING TOOLS AND NOT RIPPED, TORN, OR CRUSHED.

PLAN CROSS REFERENCES:

FOR NOTES AND LEGENDS, SEE SHEET THIS SHEET.
 FOR CORRESPONDING CONSTRUCTION PLAN SEE SHEET L-2.2
 FOR CORRESPONDING PRECISE GRADING AND DRAINAGE PLAN, SEE SHEET C.2
 FOR CORRESPONDING PLANTING PLAN SEE SHEET L-4.2



Know what's below.
Call before you dig.

BENCH MARK NO. LOCATION:

ELEV.

REVISIONS					
MARK	DATE	INITIAL	DESCRIPTION	DATE	APP'VD
1	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024		

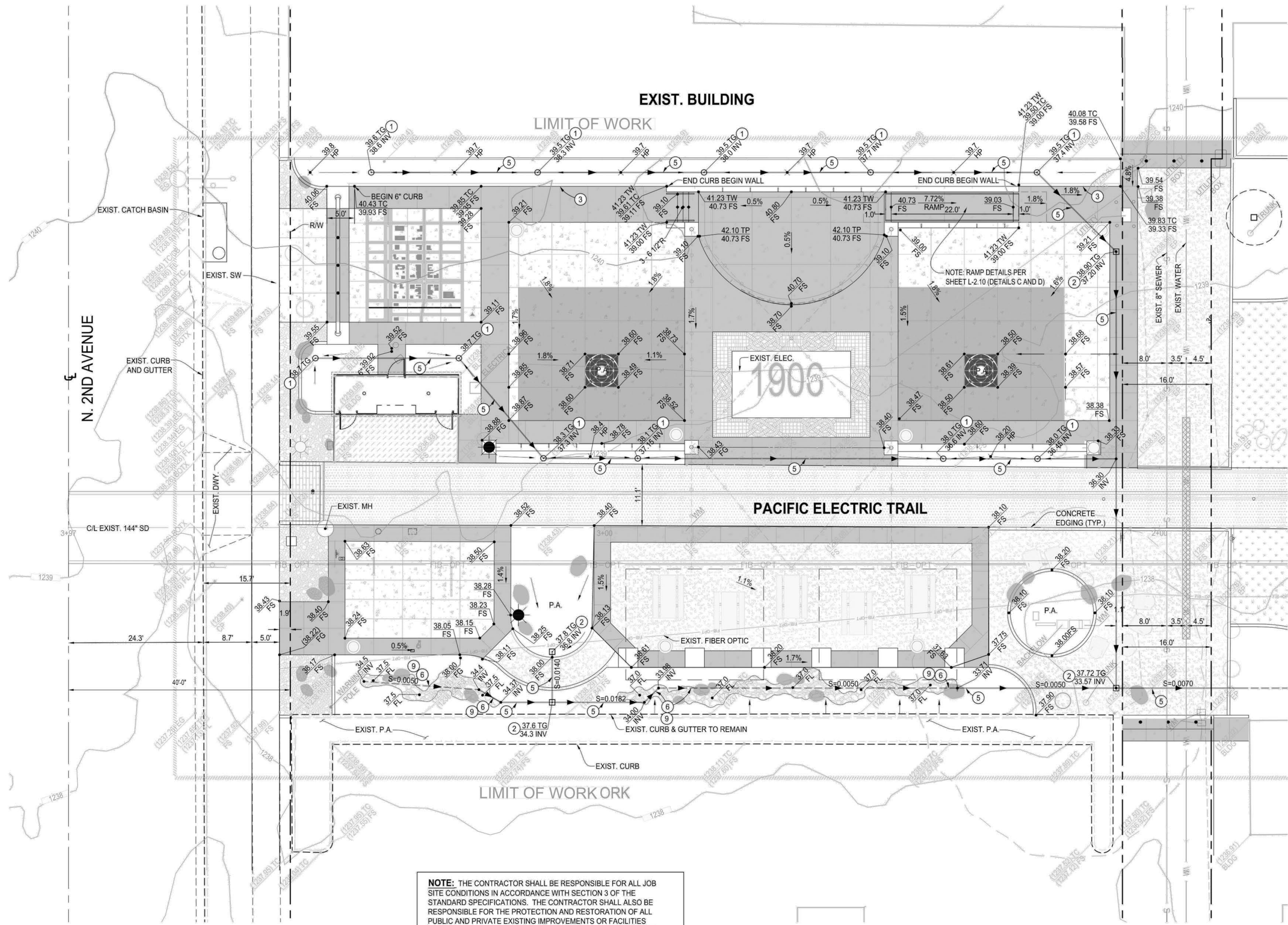
PLANS PREPARED BY



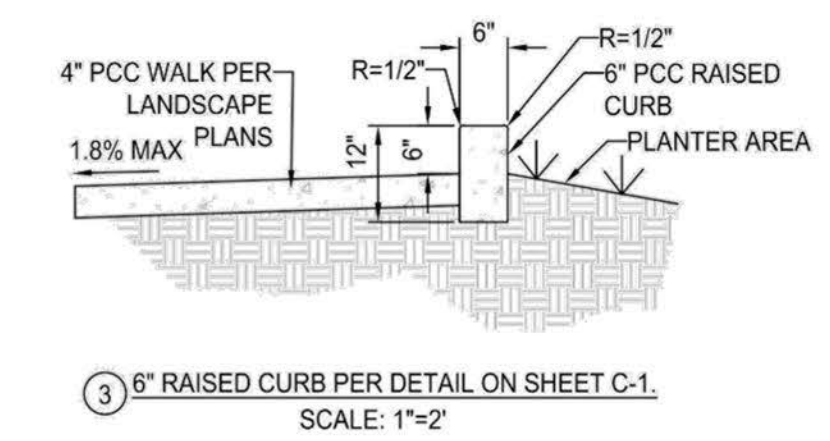
DRAWN BY:	DAJ	APPROVED BY:	
DESIGNED BY:	GPD	FOR CITY ENGINEER	DATE
CHECKED BY:	JRC	R.C.E. 45702	
RECOMMENDED BY:		RECOMMENDED BY:	
		ENGINEERING STAFF	LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND
 TOM THOMAS MAGNOLIA PLAZA
DEMOLITION PLAN 2

ACCT 421-8203
 PROJECT NO. ADS JOB 2236
 CITY JOB 82338
SHEET L-1.2
 3 OF 37 SHEETS
 DRAWING NO. LS23-08



- CONSTRUCTION NOTES:**
- 1 CONST. 6" ROUND ATRIUM GRATE (GREEN) BY NDS PRODUCTS.
 - 2 INSTALL NDS (NATIONAL DIVERSIFIED SALES, INC.) 1221 OR 1222 CATCH BASIN WITH 12" GRATES (TURF AREA / NDS 1212) OR ATRIUM GRATES (PLANTER AREA / NDS 1280) OR APPROVED EQUAL.
 - 3 CONST. 6" RAISED CURB PER DETAIL ON SHEET C-1.
 - 4 CONST. 8" SDR-35 PVC DRAIN PIPE.
 - 5 CONST. 8" SDR-35 PVC DRAIN PIPE.
 - 6 CONST. 8" SDR-35 PVC PERFORATED DRAIN PIPE.
 - 7 CONSTRUCT PARKWAY DRAIN PER SBCCO STD. PLAN No. 151-3 (INLET TYPE 2)
 - 8 CONSTRUCT 24" WIDE CONCRETE CHANNEL PER DETAIL HEREON.
 - 9 CONSTRUCT INFILTRATION TRENCH PER DETAIL ON SHEET C-2.
 - 10 CONSTRUCT GRADED SWALE WITH AMENDED SOIL (ONSITE WITH COMPOST) PER DETAIL ON SHEET C-2.

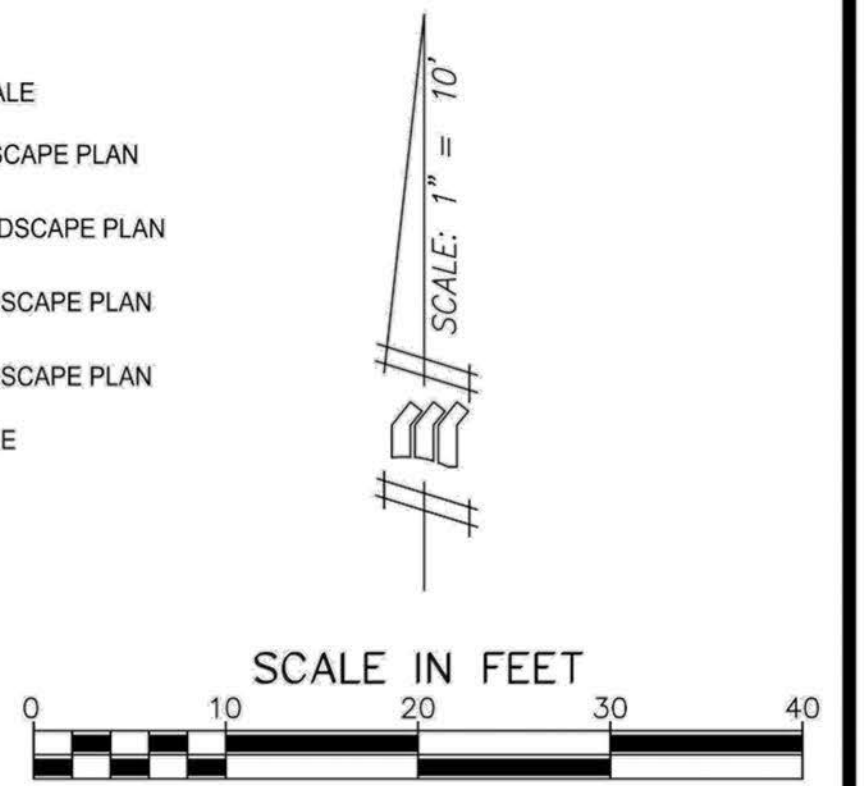
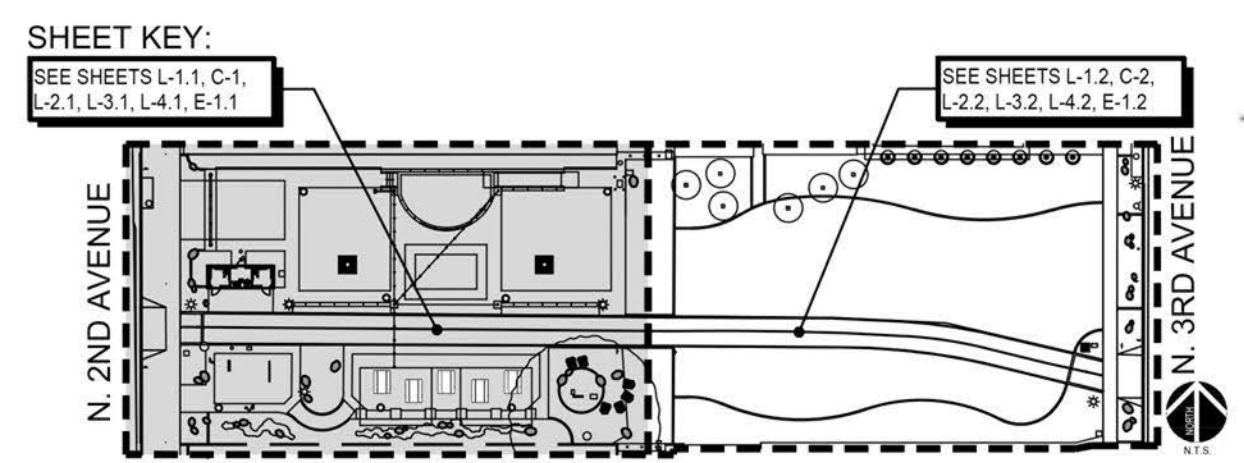


NOTE: SEE LANDSCAPE PLANS SHEETS L-1.1 AND L-1.2 FOR DEMOLITION.

- LEGEND:**
- AC ASPHALTIC CONCRETE
 - BW BACK OF WALK
 - P.A. PLANTER AREA
 - FL FLOW LINE
 - FF FINISH FLOOR
 - FG FINISH GRADE
 - FL FLOW LINE
 - FS FINISH SURFACE
 - GB GRADE BREAK
 - INV INVERT
 - TP TOP OF PLASTER
 - PROP. PROPOSED
 - SD STORM DRAIN
 - TC TOP OF CURB
 - TG TOP OF GRATE
 - TRW TOP OF RETAINING WALL
 - TSW TOP OF STEM WALL
 - TYP TYPICAL
 - 97.61 PROPOSED ELEVATION
 - (97.61) EXISTING ELEVATION
 - Y.Y. SLOPE
 - RETAINING WALL
 - AREA DRAIN DROP INLET AND DRAIN
 - AREA DRAIN PIPE
 - PERFORATED AREA DRAIN PIPE
 - AREA DRAIN FLOW DIRECTION
 - SURFACE FLOW DIRECTION / SWALE
 - GRAVEL OR COBBLES PER LANDSCAPE PLAN
 - DECOMPOSED GRANITE PER LANDSCAPE PLAN
 - CONCRETE PAVEMENT PER LANDSCAPE PLAN
 - CONCRETE PAVEMENT PER LANDSCAPE PLAN
 - EXISTING FIBER OPTIC LINE

NOTE: THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL JOB SITE CONDITIONS IN ACCORDANCE WITH SECTION 3 OF THE STANDARD SPECIFICATIONS. THE CONTRACTOR SHALL ALSO BE RESPONSIBLE FOR THE PROTECTION AND RESTORATION OF ALL PUBLIC AND PRIVATE EXISTING IMPROVEMENTS OR FACILITIES AND PROVIDE FOR PUBLIC ACCESS AND SAFETY IN ACCORDANCE WITH PART 4 OF THE STANDARD SPECIFICATIONS.

NOTICE TO CONTRACTOR: PRIOR TO PERFORMING ANY CONSTRUCTION, THE CONTRACTOR SHALL POTHOLE, LOCATE, AND VERIFY THE LOCATION AND ELEVATION OF THE EXISTING UTILITIES, WATER LINES, SEWER, AND THE STORM DRAIN LINES NECESSARY FOR CONNECTION. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY OF ANY DISCREPANCIES OR CONFLICTS.



REVISIONS					
MARK	DATE	INITIAL	DESCRIPTION	DATE	APP'VD
△	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024		

PLANS PREPARED UNDER THE SUPERVISION OF:

MADOLE & ASSOCIATES, INC.
 9302 PITTSBURGH AVE., SUITE 230
 RANCHO CUCAMONGA, CA 91730
 PHONE: 909-481-6322
 FAX: 909-481-6320

AARON T. SKEERS, P.E. 62183 DATE: 08/18/2025

DRAWN BY: DM / TS
 DESIGNED BY: TS / MB
 CHECKED BY: MB
 RECOMMENDED BY:

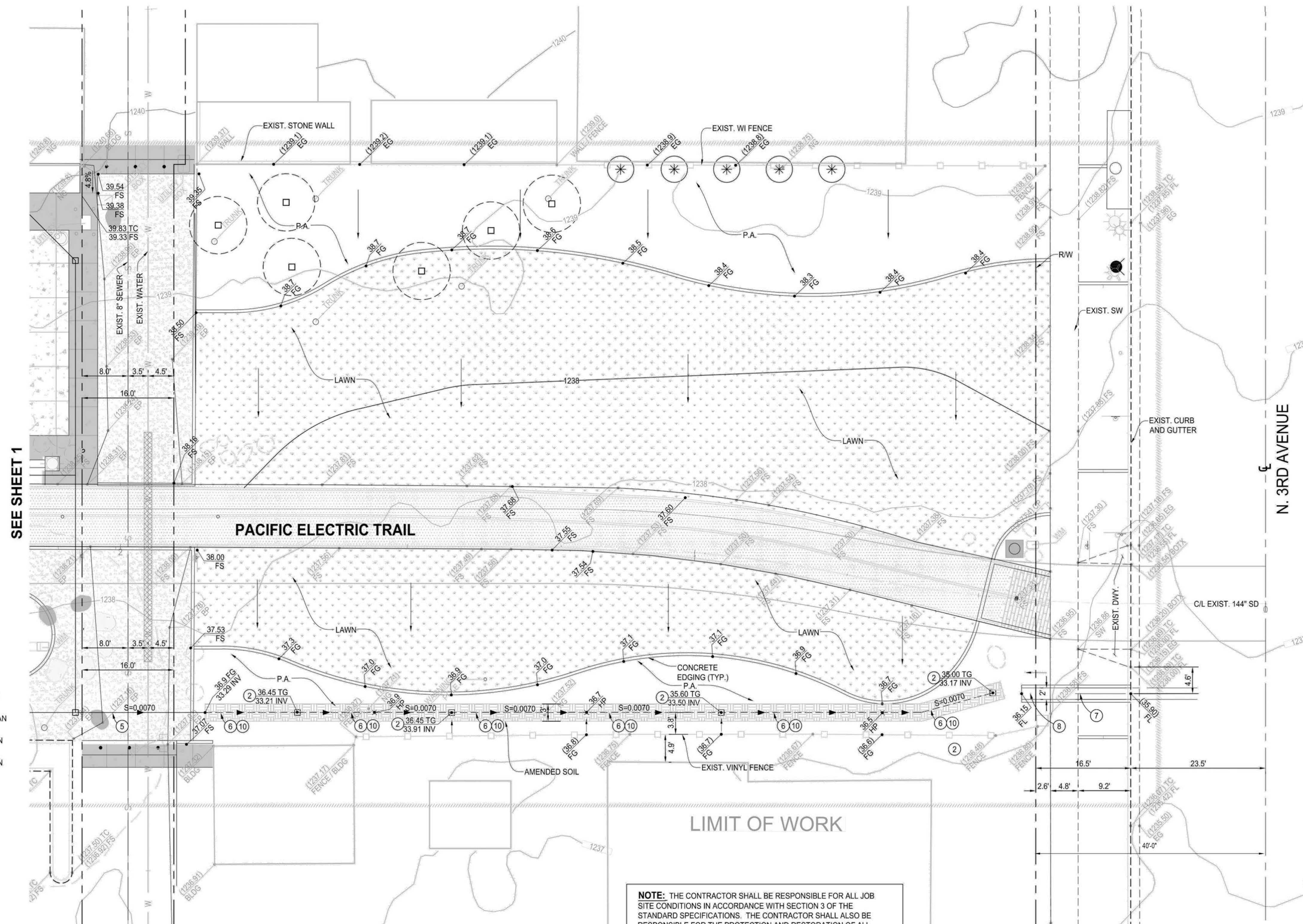
APPROVED BY: _____ DATE: _____
 FOR CITY ENGINEER
 R.C.E. 45702
 RECOMMENDED BY: _____
 ENGINEERING STAFF

RECOMMENDED BY: _____
 LAND DEVELOPMENT & TRANSPORTATION

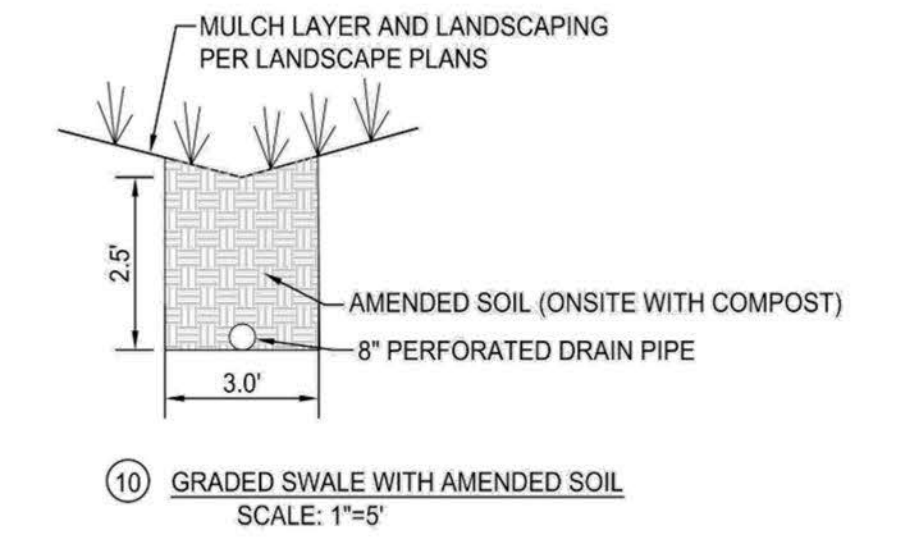
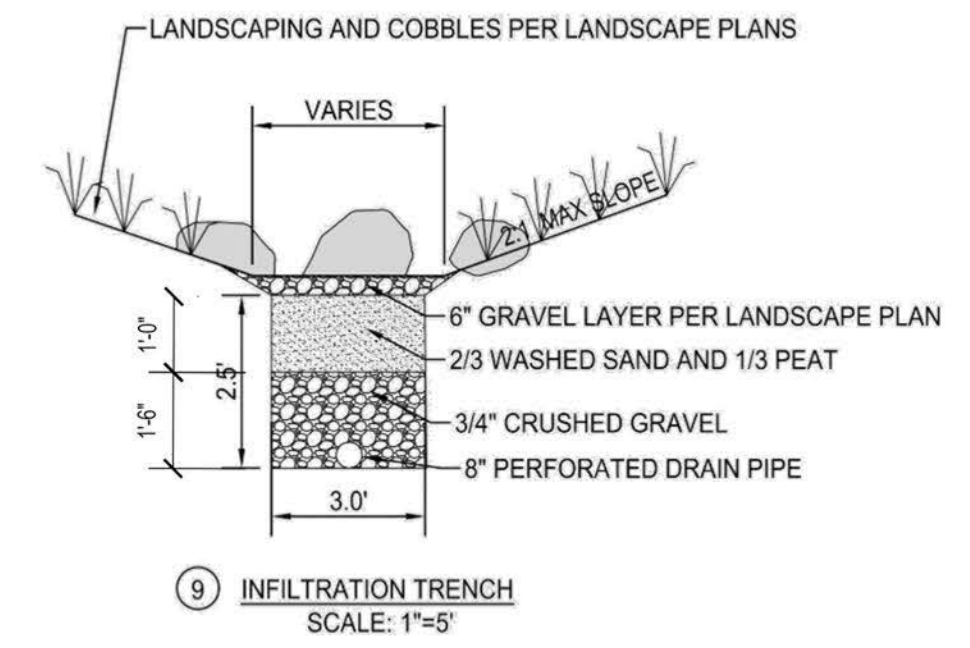
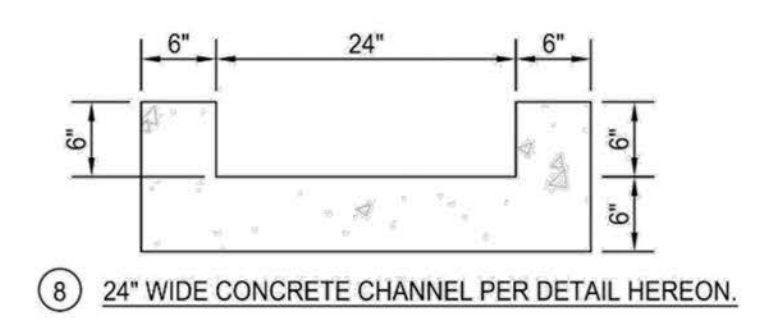
CITY OF UPLAND
TOM THOMAS MAGNOLIA PLAZA
PRECISE GRADING AND DRAINAGE PLAN

PROJECT NO. ADG JOB 2236
 CITY JOB 82338

SHEET **C-1**
 4 OF 37 SHEETS
 DRAWING NO. LS23-08



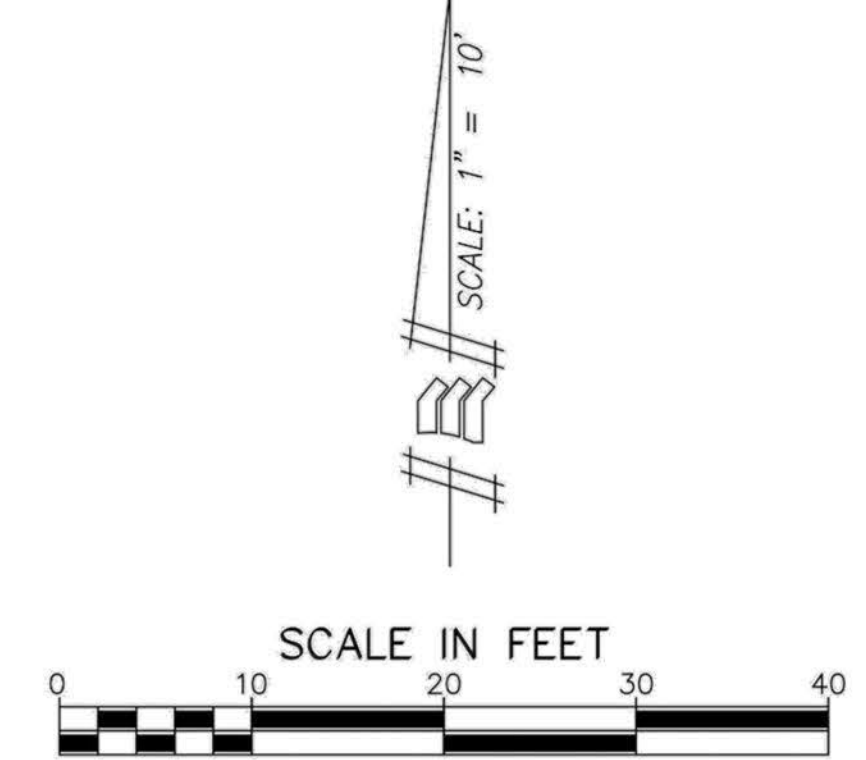
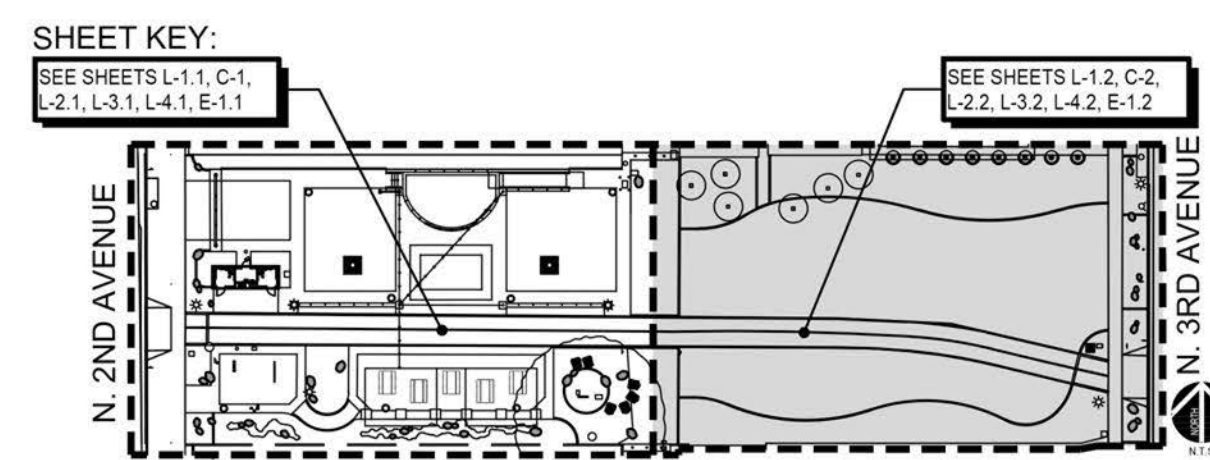
- CONSTRUCTION NOTES:**
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 - 2 CONST/ BROOKS 1212 CATCH BASIN WITH STEEL GRATE BY JENSEN PRECAST OR APPROVED EQUAL.
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 - 97.61 PROPOSED ELEVATION
 - (97.61) EXISTING ELEVATION
 - SLOPE SLOPE
 - RETAINING WALL RETAINING WALL
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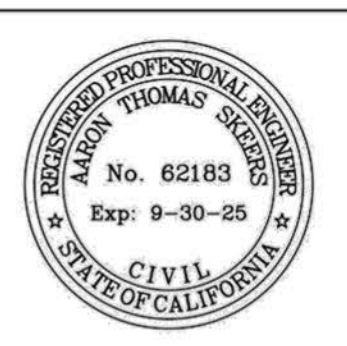


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ENGINEERING STAFF

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CITY OF UPLAND
TOM THOMAS MAGNOLIA PLAZA
PRECISE GRADING AND DRAINAGE PLAN

PROJECT NO. ADG JOB 2236
CITY JOB 82338

SHEET **C-2**
5 OF 37 SHEETS
DRAWING NO. LS23-08

CONSTRUCTION NOTES:

- CONTRACTOR SHALL NOT WILLFULLY PROCEED WITH CONSTRUCTION AS DESIGNED WHEN IT IS OBVIOUS THAT UNKNOWN OBSTRUCTIONS AND/OR GRADE DIFFERENCES EXIST THAT MAY NOT HAVE BEEN KNOWN DURING DESIGN. SUCH CONDITIONS SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE LANDSCAPE ARCHITECT. THE CONTRACTOR SHALL ASSUME FULL RESPONSIBILITY FOR ALL NECESSARY REVISIONS DUE TO A FAILURE TO GIVE SUCH NOTIFICATION.
- WALL AND FENCE LAYOUT SHALL CONFORM TO PROPERTY LINE AND TOP OF SLOPE CONDITIONS. STAKING FOR LOCATION OF WALLS AND FENCES SHALL BE PROVIDED BY THE CIVIL ENGINEER PRIOR TO EXCAVATION OF FOOTINGS.
- ALL FORMS AND ALIGNMENTS OF PAVING, WALL / FENCE LAYOUT, AND SPECIAL PAVING AREAS SHALL BE REVIEWED AND APPROVED BY THE OWNER'S REPRESENTATIVE PRIOR TO POURING (GIVE A MINIMUM OF 48 HOURS NOTICE).
- FOR SITE GRADING, SEE CIVIL ENGINEER'S GRADING PLAN.
- CONTRACTOR SHALL BE RESPONSIBLE FOR MAKING HIMSELF FAMILIAR WITH ALL UNDERGROUND UTILITIES, PIPES AND STRUCTURES. CONTRACTOR SHALL TAKE SOLE RESPONSIBILITY FOR COST INCURRED DUE TO DAMAGE AND REPLACEMENT OF SAID UTILITIES.
- CONTRACTOR SHALL COORDINATE IRRIGATION SLEEVE LOCATIONS UNDER PAVED AREAS AS REQUIRED. REFER TO IRRIGATION PLANS.
- CONTRACTOR SHALL BE RESPONSIBLE FOR ANY COORDINATION WITH OTHER SUBCONTRACTORS AS REQUIRED TO ACCOMPLISH CONSTRUCTION OPERATIONS AS SHOWN.
- PRIOR TO PLACING CONCRETE, THE CONTRACTOR SHALL SUFFICIENTLY COMPACT THE SUB-GRADE AND PROVIDE SUBSURFACE PREPARATION PER SPECIFICATIONS.
- CONCRETE SURFACES SHALL BE FORMED WITH LONG, SMOOTH GRADIENT TO REDUCE DIPS, ABRUPT CHANGES AND SHARP TRANSITIONS.
- ALL CURVILINEAR WALKS, CURBS, HEADER BOARDS, AND WALLS SHALL HAVE A CONTINUOUS SMOOTH CURVE WHERE APPLICABLE. ALL FORMS MUST BE INSPECTED AND APPROVED PRIOR TO BEGINNING THAT PHASE OF WORK.

SITE AMENITIES SCHEDULE:

SYMBOL	SITE FURNISHINGS DESCRIPTION	DETAIL	MANUF.	MODEL	MATERIAL COLOR 1	MOUNTING	REMARKS
A-15	CITY PROVIDED BIKE REPAIR STATION	H/L-2.5	PARK AND FACILITIES CATALOG	567-1002	GREEN RAL6005	SURFACE WITH BASE FLANGE & ANCHORS	CITY TO PROVIDE. INSTALL PER MANUFACTURER'S SPECIFICATIONS
A-61	BOULDERS	DETAIL	MANUF.	MODEL	MATERIAL COLOR 1	MOUNTING	REMARKS
A-61	LANDSCAPE BOULDER	GL-2.3	N/A	N/A	GREY SALT & PEPPER GRANITE	IN-GROUND	SIZE PER PLAN. CONTRACTOR TO STOCKPILE EXISTING BOULDERS ON-SITE FOR REINSTALLATION PER CONSTRUCTION PLAN. ADDITIONAL BOULDERS WILL BE PROVIDED BY CITY.
A-91	LANDSCAPE FEATURES DESCRIPTION	DETAIL	MANUF.	MODEL	MATERIAL COLOR 1	MOUNTING	REMARKS
A-91	TREE GRATE	IRONSMITH	CAMELIA #7258	BLACK	PER DETAIL	6'-0" SQ. W/ FRAME.	
A-92	DRY STREAMBED	B/L-2.6	CUSTOM	N/A	SIERRA COBBLE	N/A	SOUTHWEST BOULDER AND STONE OR LOCAL QUARRY.
A-94	PERMANENT BOLLARD	E/L-2.8	RELIANCE FOUNDRY	R-1040-C40	POWDERCOAT, RAL#6005	PER DETAIL	---
A-95	PERMANENT DECORATIVE BOLLARD	A/L-2.7	ATKORE - BOLLARD RELIANCE FOUNDRY - COVER "MOSS GREEN"	PDT06080F-S20 R-7595	CARBON STEEL GALV. SCH. 30 PIPE POWDERCOAT COVER, RAL#6005	FIXED IN-GROUND WITH COVER	CALPIPE 6" DIA. SCH. 80 STEEL PIPE BOLLARD FILLED WITH CONCRETE, S20 CRASH RATED FOR 20MPH WITH A RELIANCE FOUNDRY 6" DIA. IRON DECORATIVE COVER. CONTRACTOR TO PROVIDE SHOP DRAWINGS & SAMPLES FOR CITY APPROVAL.
A-96	UTILITY BOX COVER	GL-2.5	WUNDER COVERS	TO BE CONFIRMED	GALVANIZED STEEL	PER DETAIL	CONFIRM SIZE REQUIRED IN FIELD. FILL LID TO MATCH ADJACENT PAVING SURFACE
A-98	REMOVABLE BOLLARD	B/L-2.7	RELIANCE FOUNDRY	R-1009-40-R C40 w/ CAP	POWDER COAT, RAL#6005	PER DETAIL	---

PAVING & SURFACING SCHEDULE:

SYMBOL	CONCRETE DESCRIPTION	DETAIL	MATERIAL	THICKNESS	PATTERN	EXP. JT. TYPE	EXP. JT. DETAIL	CTL. JT. TYPE	CTL. JT. DETAIL	FINISH	MATERIAL COLOR	CAULK / GROUT	C/G MANUF.	REMARKS
P-11	CONCRETE STAIRS	F/L-2.3	INTEGRAL COLOR CONCRETE	PER DETAIL	N/A	FULL-DEPTH	---	TOOLED	---	MEDIUM BROOM	SIKACOLOR C27	N/A	N/A	---
P-13	CONCRETE WITH SANDBLAST & STAINED NUMBERS	D/L-2.7	CONCRETE	5" MIN	PER PLAN	FULL-DEPTH	---	TOOLED	---	TOP CAST 03 LIGHT VIOLET	---	N/A	N/A	SANDBLAST '1906' INTO CONCRETE AND STAIN.
P-14	CONCRETE PAVING	A/L-2.3	CONCRETE	5"	PER PLAN	FULL-DEPTH	B/L-2.3	TOOLED	B/L-2.3	MEDIUM BROOM	NATURAL GRAY	N/A	N/A	---
P-15	ENHANCED CONCRETE PAVING	A/L-2.3	INTEGRAL COLOR CONCRETE	5"	PER PLAN	FULL-DEPTH	B/L-2.3	TOOLED	B/L-2.3	MEDIUM BROOM	SIKACOLOR C27	TBD	N/A	---
P-21	UNIT PAVERS DESCRIPTION	DETAIL	MATERIAL	THICKNESS	PATTERN	EXP. JT. TYPE	EXP. JT. DETAIL	CTL. JT. TYPE	CTL. JT. DETAIL	FINISH	MATERIAL COLOR	COLOR MANUF.	C/G MANUF.	REMARKS
P-21	BRICK PAVING	J/L-2.5 A/L-2.10	BRICK	2-1/4"	PER DETAIL	N/A	N/A	N/A	N/A	N/A	TWO COLORS PER DETAIL	ENDICOTT	N/A	MORTARED BRICK ON CONCRETE BASE IN KNOTWORK PATTERN.
P-22	PAVERS UNMORTARED, ON CRUSHED ROCK BASE	J/L-2.5 A/L-2.10	BRICK PAVERS	2-1/4"	PER DETAIL	N/A	N/A	N/A	N/A	N/A	'COPPERTONE'	ENDICOTT	N/A	DONOR PAVERS WITH RANDOM MIX OF (2) SIZES.
P-31	TILE PAVING DESCRIPTION	DETAIL	MATERIAL	THICKNESS	PATTERN	EXP. JT. TYPE	EXP. JT. DETAIL	CTL. JT. TYPE	CTL. JT. DETAIL	FINISH	MATERIAL COLOR	COLOR MANUF.	C/G MANUF.	REMARKS
P-31	TACTILE PAVING	E/L-2.3	TRUNCATED DOME BRICK PAVER	2-1/4"	---	N/A	N/A	N/A	N/A	N/A	MEDIUM IRONSPOT #46	ENDICOTT	---	---
P-61	STONE PAVING DESCRIPTION	DETAIL	MATERIAL	THICKNESS	PATTERN	EXP. JT. TYPE	EXP. JT. DETAIL	CTL. JT. TYPE	CTL. JT. DETAIL	FINISH	MATERIAL COLOR	COLOR MANUF.	C/G MANUF.	REMARKS
P-61	MORTARED COBBLE PAVING	D/L-2.3	4" - 8" COBBLE	PER DETAIL	N/A	N/A	N/A	N/A	N/A	N/A	SIERRA COBBLE	SOUTHWEST BOULDER & STONE,	N/A	OR LOCAL QUARRY
P-62	STABILIZED DECOMPOSED GRANITE	C/L-2.3	DECOMPOSED GRANITE	3"	N/A	N/A	N/A	N/A	N/A	NATRACL	CALIFORNIA GOLD	GAIL MATERIALS	N/A	COMPACT DECOMPOSED GRANITE IN LIFTS.
P-91	AGGREGATE PAVING DESCRIPTION	DETAIL	MATERIAL	THICKNESS	PATTERN	EXP. JT. TYPE	EXP. JT. DETAIL	CTL. JT. TYPE	CTL. JT. DETAIL	FINISH	MATERIAL COLOR	COLOR MANUF.	C/G MANUF.	REMARKS
P-91	CU STRUCTURAL SOIL	---	CRUSHED STONE, SAND, LOAM	36 INCHES	---	---	---	---	---	GELSCAPE TACKIFIER	---	---	---	AVAILABLE FROM GAIL MATERIALS TO BE INSTALLED BELOW CONCRETE PAVING

WALLS SCHEDULE:

SYMBOL	CONCRETE MASONRY UNIT DESCRIPTION	DETAIL	HEIGHT	STRUCTURE	FINISH	COLOR	CAP TYPE	CAP COLOR	CAP MANUF.	GROUT COLOR	REMARKS
W-11	SEATWALL	A/L-2.6	18"	POURED-IN-PLACE CONCRETE	SMOOTH SACK	NATURAL GRAY	NO CAP	N/A	N/A	N/A	WITH SKATE DETERRENENTS, REVEAL & VERTICAL JOINTS @ 5'-0" O.C. MAX
W-12	CHEEK WALL AT STAIRS	C/L-2.7	2'-0"	POURED IN PLACE CONCRETE	SMOOTH SACK	NATURAL GRAY	NO CAP	N/A	N/A	N/A	---
W-13	CHEEK WALL AT RAMP	C/L-2.7	VARIES	POURED IN PLACE CONCRETE	SMOOTH SACK	NATURAL GRAY	NO CAP	N/A	N/A	N/A	WITH SKATE DETERRENENTS, REVEAL & VERTICAL JOINTS @ 5'-0" O.C. MAX
W-14	6'-8" HIGH EAST ENTRY COLUMN	A/L-2.8	6'-6"	PRECISION CMU	NATURAL STONE VENEER	SIERRA COBBLE	POURED-IN-PLACE CONCRETE	NATURAL GREY	CUSTOM	NATURAL GREY	SOUTHWEST BOULDER & STONE OR LOCAL QUARRY
W-15	CMU COLUMN STRING LIGHT POST SURROUND	GL-2.6	3'-0"	PRECISION CMU	NATURAL STONE VENEER	SIERRA COBBLE	POURED-IN-PLACE CONCRETE	NATURAL GREY	CUSTOM	NATURAL GREY	NON-STRUCTURAL POST BASE SURROUND SOUTHWEST BOULDER & STONE OR LOCAL QUARRY
W-17	POST LIGHT CMU PEDESTAL WITH STONE VENEER	F/L-2.6	3'-0"	PRECISION CMU	NATURAL STONE VENEER	SIERRA COBBLE	POURED-IN-PLACE CONCRETE	NATURAL GREY	CUSTOM	NATURAL GREY	NON-STRUCTURAL POST BASE SURROUND SOUTHWEST BOULDER & STONE OR LOCAL QUARRY
W-21	CONCRETE DESCRIPTION	DETAIL <th>HEIGHT</th> <th>STRUCTURE</th> <th>FINISH</th> <th>COLOR</th> <th>CAP TYPE</th> <th>CAP COLOR</th> <th>CAP MANUF.</th> <th>GROUT COLOR</th> <th>REMARKS</th>	HEIGHT	STRUCTURE	FINISH	COLOR	CAP TYPE	CAP COLOR	CAP MANUF.	GROUT COLOR	REMARKS
W-21	STAGE PERIMETER CONCRETE WALL	B/L-2.8	18"	CONCRETE	PER DETAIL	NATURAL GRAY	NO CAP	N/A	N/A	N/A	WITH SKATE DETERENT PER DETAIL
W-22	RETAINING WALL (BACK OF STAGE)	C/L-2.8	2'-0"	POURED-IN-PLACE CONCRETE	SMOOTH SACK	NATURAL GRAY	NO CAP	N/A	N/A	N/A	---



BENCH MARK NO. LOCATION:
ELEV.

MARK	DATE	INITIAL	DESCRIPTION	DATE	APP'VD
1	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024		

PLANS PREPARED BY

LANDSCAPE ARCHITECTURE AND PLANNING
10221-A TRADEMARK ST., RANCHO CUCAMONGA, CALIFORNIA 91730 | PH: (651) 484-2800



DRAWN BY: DAJ	APPROVED BY:
DESIGNED BY: GPD	FOR CITY ENGINEER R.C.E. 45702
CHECKED BY: JRC	RECOMMENDED BY:
RECOMMENDED BY:	RECOMMENDED BY:
ENGINEERING STAFF	LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND
TOM THOMAS MAGNOLIA PLAZA
CONSTRUCTION NOTES & SCHEDULES

ACCT 421-8203
PROJECT NO. ADS JOB 2236
CITY JOB 82338
SHEET L-2.0
6 OF 37 SHEETS
DRAWING NO. LS23-08

SITE STRUCTURES SCHEDULE:

SYMBOL	ENTRY STRUCTURES DESCRIPTION	DETAIL	DIMENSIONS	MATERIAL	MATERIAL COLOR	COLOR APPLICATION	HARDWARE COLOR	REMARKS
SS-11	ARCHED PRIMARY ENTRY	D/L-2.6	PER DETAIL	MIXED	SEE DETAIL	N/A	PER DETAIL	---
SYMBOL	GAZEBOS & PAVILLIONS DESCRIPTION	DETAIL	DIMENSIONS	MATERIAL	MATERIAL COLOR	COLOR APPLICATION	HARDWARE COLOR	REMARKS
SS-22	CANTILEVER SHADE STRUCTURE	A/L-2.4	PER DETAIL	MIXED	SEE DETAIL	PER MANUF.	N/A	FOR STRUCTURAL REQUIREMENTS SEE ENGINEER'S DETAILS

SIGNAGE SCHEDULE:

SYMBOL	INFORMATIONAL DESCRIPTION	DETAIL	PANEL MTL. 1	REMARKS
S-42	STAGE DEDICATORY SIGN	A/L-2.8	PRECAST CONCRETE	PRECAST CONCRETE PANEL INSET INTO FACE OF STAGE WALL
S-43	YIELD FOR PEDESTRIAN	I/L-2.5	0.063" ALUMINUM	ATTACH SIGN TO EXISTING LIGHT POLE USING VANDAL RESISTANT HARDWARE

EXISTING SCHEDULE:

SYMBOL	DESCRIPTION	DETAIL
EX-101	CITY SIDEWALK	PROTECT FROM DAMAGE
EX-102	RESTROOM BUILDING	PROTECT FROM DAMAGE
EX-103	CURB AND GUTTER	PROTECT FROM DAMAGE
EX-104	ELECTRICAL METER BOX	PROTECT IN PLACE
EX-105	BOLLARD	PROTECT IN PLACE. CLEAN & PRIME WITH (1) COAT ZINC CHROMATE. PRIME AND PAINT WITH (2) COATS EXTERIOR ENAMEL, COLOR 'YELLOW'
EX-106	WOOD UTILITY POLE	PROTECT IN PLACE
EX-107	DRIVEWAY APRON	PROTECT FROM DAMAGE
EX-108	ASPHALT BIKE PATH	PROTECT FROM DAMAGE
EX-109	CITY LIGHT POST	PROTECT IN PLACE
EX-110	8" SEWER LINE	PROTECT FROM DAMAGE
EX-111	6" WATER LINE	PROTECT FROM DAMAGE
EX-112	12" STORM DRAIN	PROTECT FROM DAMAGE
EX-113	STORM DRAIN WITH MANHOLE	PROTECT FROM DAMAGE
EX-114	CONCRETE CURB / HEADER	PROTECT FROM DAMAGE
EX-115	MANHOLE WITH STEEL COVER & CURB INLET	PROTECT IN PLACE
EX-116	CONCRETE PAVING	PROTECT FROM DAMAGE
EX-117	DIRECTIONAL SIGNAGE OBELISK	PROTECT FROM DAMAGE
EX-118	COLUMN WITH STONE VENEER	PROTECT FROM DAMAGE
EX-119	PROPERTY LINE FENCE	PROTECT FROM DAMAGE
EX-120	IRRIGATION BACKFLOW	PROTECT IN PLACE
EX-121	TREE	PROTECT IN PLACE
EX-122	BURIED UTILITY WARNING POST	PROTECT IN PLACE
EX-123	OAK TREE	PROTECT IN PLACE
EX-124	WATER METER	PROTECT IN PLACE
EX-125	POST-MOUNTED REGULATORY SIGN	PROTECT IN PLACE
EX-126	FIRE HYDRANT	PROTECT IN PLACE
EX-127	STREET SIGN	PROTECT IN PLACE

REFERENCES BY OTHERS SCHEDULE:

CODE	DESCRIPTION	NOTES
R-101	TRASH RECEPTACLE	CITY TO PROVIDE AND INSTALL. KEYSTONE RIDGE DESIGNS TRASH RECEPTACLE, MODEL TO BE SELECTED, PROVIDED, AND INSTALLED BY CITY. POWDERCOAT RAL 600 GREENS.
R-102	PICNIC TABLE	CITY TO PROVIDE AND INSTALL. QCP MODEL Q-LBT102PTADA IN THE COLOR LATTE. CRAFTSMAN ETCH FINISH.
R-103	BIKE RACK 3-5 CAPACITY	CITY TO PROVIDE AND INSTALL. KEYSTONE RIDGE DESIGNS SN03-5, POWDERCOAT RAL 6005 GREEN.
R-104	BIKE RACK 7-9 CAPACITY	CITY TO PROVIDE AND INSTALL. KEYSTONE RIDGE DESIGNS SN07-9, POWDERCOAT RAL 6005 GREEN.
R-105	ADIRONDACK CHAIR	CITY TO PROVIDE AND INSTALL. LOLL DESIGNS AD-SFT-LG.
R-106	ADIRONDACK CHAIR	CITY TO PROVIDE AND INSTALL. LOLL DESIGNS AD-SFT-OR.

LIGHTING FEATURES SCHEDULE

SYMBOL	STRING LIGHTING DESCRIPTION	DETAIL	HEIGHT	MODEL NO.	COLOR	MANUF.	MATERIAL	REMARKS
L-101	STRING LIGHTING	GL-2.6	TBD	TBD	N/A	TBD	PER DETAIL	SEE ELECTRICAL PLANS
L-102	POST LIGHT ON COLUMN BASE	F/L-2.6	TBD	TBD	TBD	TBD	TBD	SEE ELECTRICAL PLANS / LIGHTING DETAIL
L-103	POST LIGHT	1/E2.2	---	---	---	---	MIXED	SEE ELECTRICAL PLANS

CURBS & EDGING SCHEDULE:

SYMBOL	CONCRETE HEADERS DESCRIPTION	DETAIL	MATERIAL	MODEL	MATERIAL COLOR	FINISH
C-21	CONCRETE HEADER	E/L-2.4	CONCRETE	CUSTOM	NATURAL GRAY	MEDIUM BROOM

FENCES & RAILS SCHEDULE:

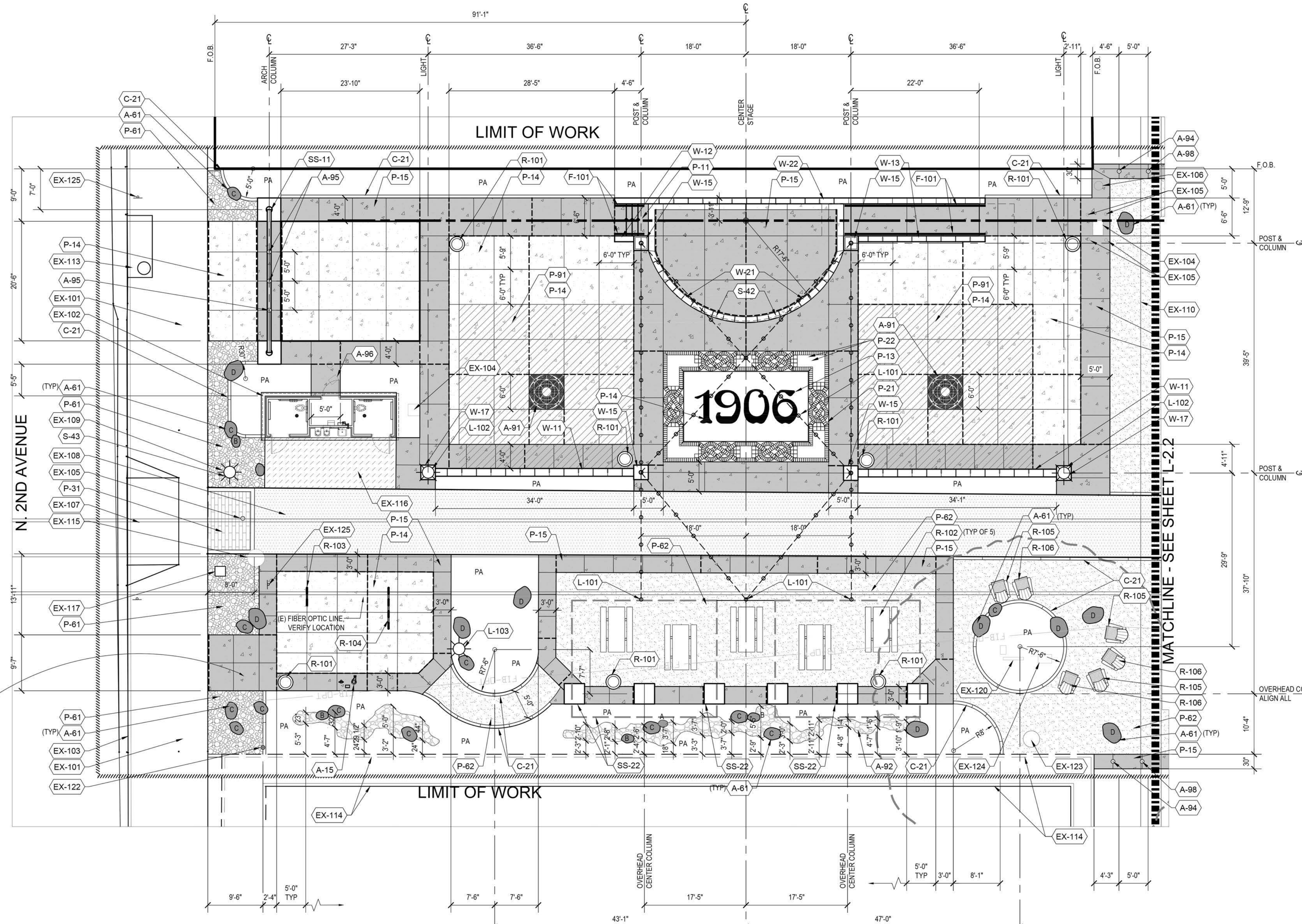
SYMBOL	CONCRETE DESCRIPTION	DETAIL	HEIGHT	MATERIAL	MANUF.	MODEL	COLOR	FINISH
F-101	HANDRAILS AT STEPS AND RAMP	G/L-2.07	36"	STEEL	CUSTOM	CUSTOM	BLACK	PRIME AND PAINT F&GL-2.8

BOLLARD COVER INSTALLATION NOTE:
BOLLARD DECORATIVE COVER MOUNTING MUST BE INSTALLED THROUGH PIPE BOLLARD IN WET CONCRETE. DO NOT POUR IN PIPE BOLLARD FILL PRIOR TO HAVING DECORATIVE COVER MOUNTING TO BE INSTALLED SIMULTANEOUSLY.

CONCRETE NOTE:
CONTRACTOR SHALL POUR AND FINISH A 3' X 3' SAMPLE OF EACH TYPE OF FINISH AND COLOR FOR APPROVAL BY OWNER'S REPRESENTATIVE OR LANDSCAPE ARCHITECT.

BOULDER RE-USE NOTE:
THERE ARE APPROXIMATELY A TOTAL OF 29 BOULDERS ON-SITE. CITY TO PROVIDE THE REMAINING 14 BOULDERS FOR A TOTAL OF 43 BOULDERS NEEDED.

CONCRETE MATERIAL NOTE:
ALL TRANSIT MIXED CONCRETE DELIVERED TO THE SITE FOR THIS PROJECT SHALL BE OBTAINED FROM HOLIDAY ROCK, 2183 W. FOOTHILL BLVD., UPLAND, CA. THE CITY OF UPLAND WILL BE RESPONSIBLE FOR PAYMENT TO HOLIDAY ROCK FOR ALL TRANSIT MIXED CONCRETE ORDERED AND DELIVERED TO THE PROJECT SITE BASED ON APPROVED DELIVERY TICKETS. THE CONTRACTOR WILL BE RESPONSIBLE FOR THE SCHEDULING AND ORDERING OF CONCRETE FROM HOLIDAY ROCK, INCLUDING MIX DESIGN, COLOR ADDITIVES, ETC. ALL ORDERS FOR CONCRETE FROM HOLIDAY ROCK SHALL BE APPROVED BY THE CITY INSPECTOR PRIOR TO DELIVERY. ALL INSTALLATION AND FINISHING OF CONCRETE, INCLUDING PUMPING IF REQUIRED, SHALL BE THE CONTRACTOR'S RESPONSIBILITY.



CONCRETE MATERIAL NOTE:
 ALL TRANSIT MIXED CONCRETE DELIVERED TO THE SITE FOR THIS PROJECT SHALL BE OBTAINED FROM HOLIDAY ROCK, 2193 W. FOOTHILL BLVD., UPLAND, CA. THE CITY OF UPLAND WILL BE RESPONSIBLE FOR PAYMENT TO HOLIDAY ROCK FOR ALL TRANSIT MIXED CONCRETE ORDERED AND DELIVERED TO THE PROJECT SITE BASED ON APPROVED DELIVERY TICKETS. THE CONTRACTOR WILL BE RESPONSIBLE FOR THE SCHEDULING AND ORDERING OF CONCRETE FROM HOLIDAY ROCK, INCLUDING MIX DESIGN, COLOR ADDITIVES, ETC. ALL ORDERS FOR CONCRETE FROM HOLIDAY ROCK SHALL BE APPROVED BY THE CITY INSPECTOR PRIOR TO DELIVERY. ALL INSTALLATION AND FINISHING OF CONCRETE, INCLUDING PUMPING IF REQUIRED, SHALL BE THE CONTRACTOR'S RESPONSIBILITY.

BOULDER RE-USE NOTE:
 THERE ARE APPROXIMATELY A TOTAL OF 29 BOULDERS ON-SITE. CITY TO PROVIDE THE REMAINING 14 BOULDERS FOR A TOTAL OF 43 BOULDERS NEEDED.

BOULDER SCHEDULE:

SYMBOL	SIZE	COLOR AND TYPE
A	18" TO 24"	PER AMENITIES SCHEDULE
B	24" TO 30"	PER AMENITIES SCHEDULE
C	30" TO 36"	PER AMENITIES SCHEDULE
D	36" TO 48"	PER AMENITIES SCHEDULE
E	48" TO 60"	PER AMENITIES SCHEDULE

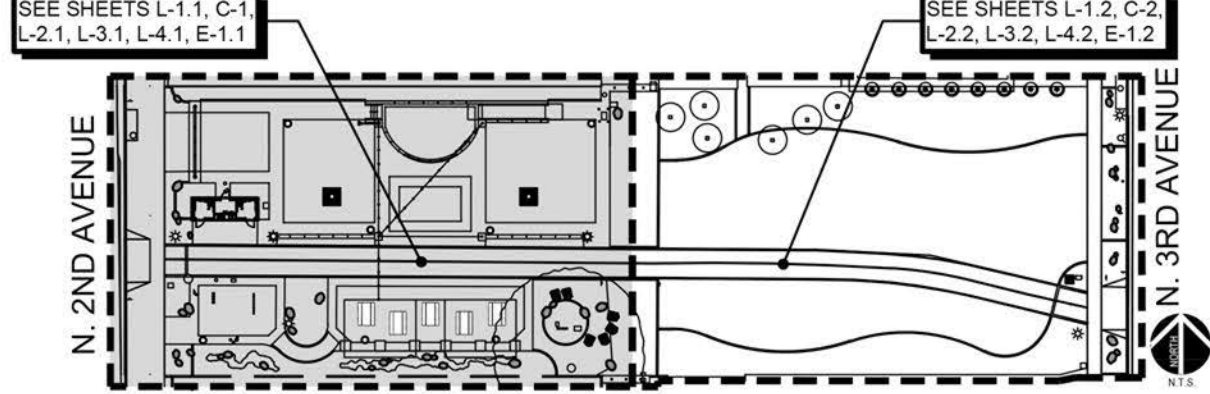
JOINT SCHEDULE:

SYMBOL	TYPE	NOTES
---	EXPANSION JOINT	SEE PAVING SCHEDULE FOR MORE INFORMATION
---	CONTROL JOINT	SEE PAVING SCHEDULE FOR MORE INFORMATION

PLAN CROSS REFERENCES:

- FOR NOTES AND SCHEDULES, SEE SHEET L-2.0
- FOR CONSTRUCTION DETAILS, SEE SHEET L-2.3 TO L-2.11
- FOR CONSTRUCTION SPECIFICATIONS, SEE SHEET L-5.1
- FOR CORRESPONDING DEMOLITION PLAN, SEE SHEET L-1.1
- FOR CORRESPONDING PRECISE GRADING AND DRAINAGE PLAN, SEE SHEET C.1
- FOR CORRESPONDING IRRIGATION PLAN, SEE SHEET L-3.1
- FOR CORRESPONDING PLANTING PLAN, SEE SHEET L-4.1

SHEET KEY:

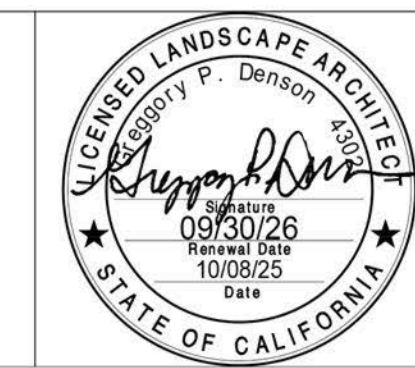


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 ELEV.

REVISIONS						
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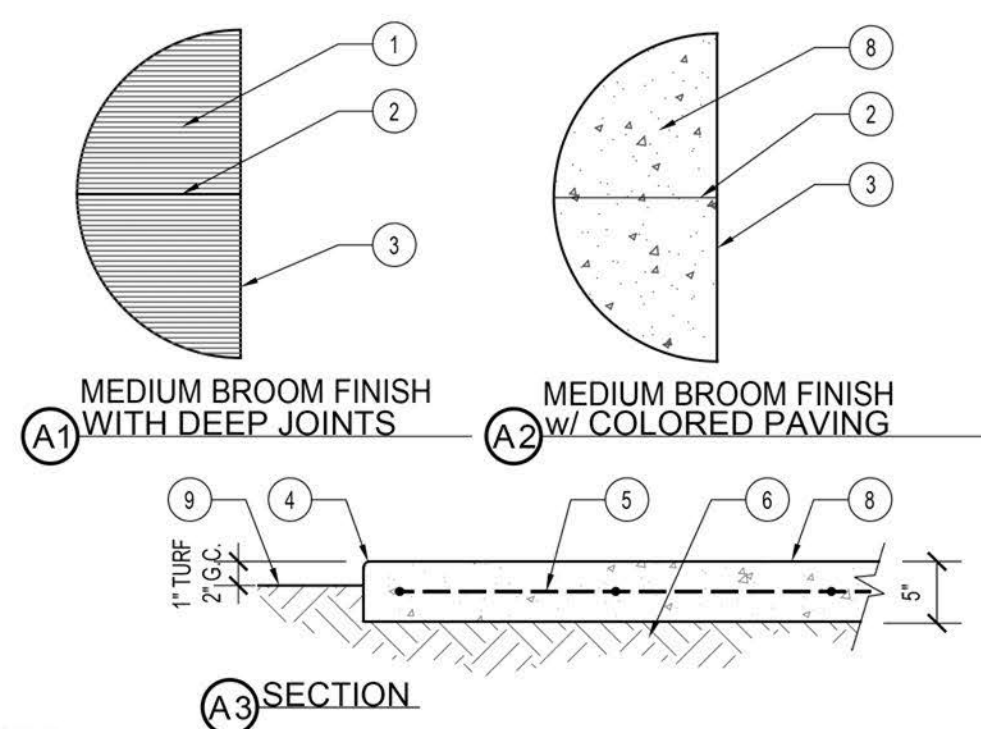
DRAWN BY: DAJ	APPROVED BY:
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CITY OF UPLAND
 TOM THOMAS MAGNOLIA PLAZA

CONSTRUCTION PLAN 1

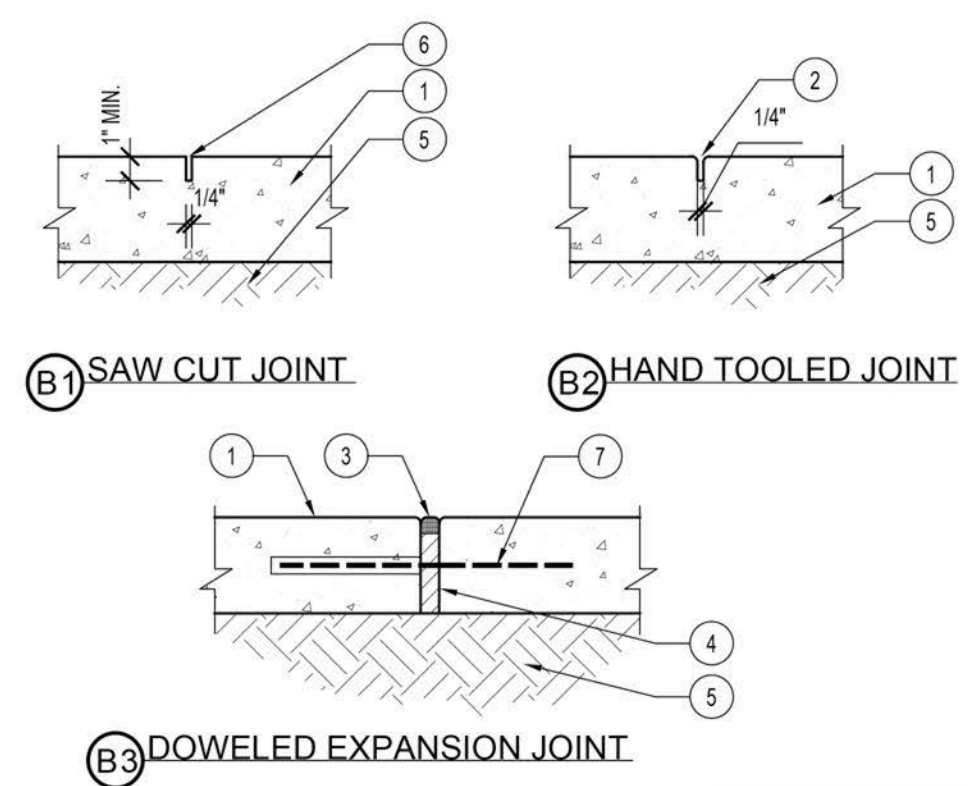
SCALE: 1" = 10'

ACCT 421-8203
PROJECT NO. ADS JOB 2236
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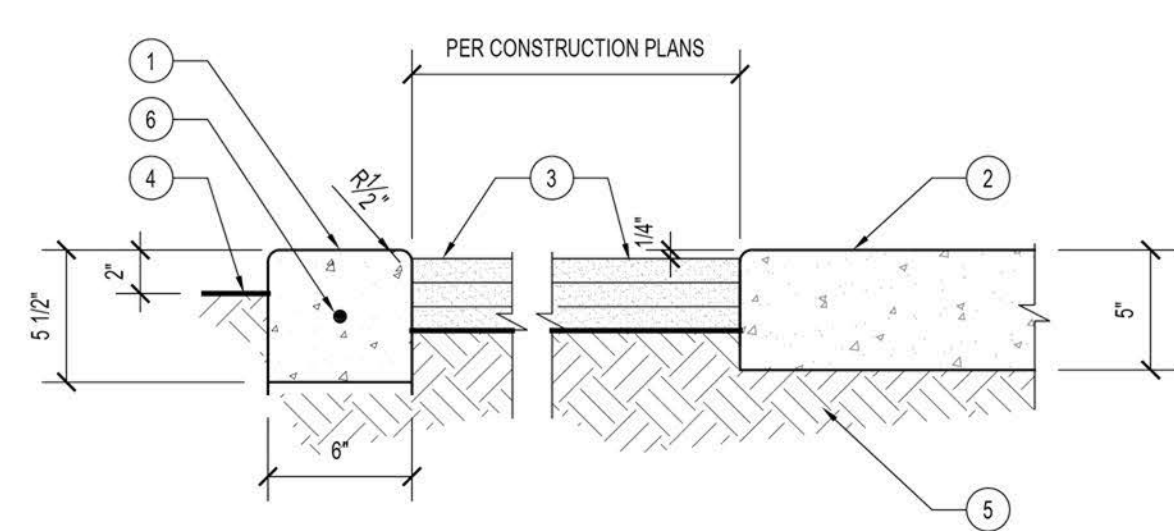
- LEGEND:**
- MEDIUM BROOM FINISH NAT. COLOR CONCRETE, RUN PERPENDICULAR TO EDGE OF CONC./PATH OF TRAVEL.
 - 1" DEEP CONTROL JOINT; SEE CONST. PLAN FOR LAYOUT.
 - EDGE OF PAVING.
 - 12" RADIUS AT ALL EDGES.
 - CONCRETE PAVING. SEE CONSTRUCTION PLAN FOR COLOR AND FINISH TREATMENT w/ #3 REBAR AT 18" EACH WAY.
 - COMPACT SUB-GRADE TO 90% RELATIVE COMPACTION UNDER PAVEMENT.
 - CONTROL JOINT AT 5'-0" O.C. MAX.
 - CONCRETE PAVING PER PLAN.
 - ADJACENT PLANTER AREA.

NOTE:
CONTRACTOR SHALL POUR AND FINISH A 2x2 SAMPLE OF EACH TYPE OF FINISH FOR APPROVAL BY OWNER'S REPRESENTATIVE OR LANDSCAPE ARCHITECT.

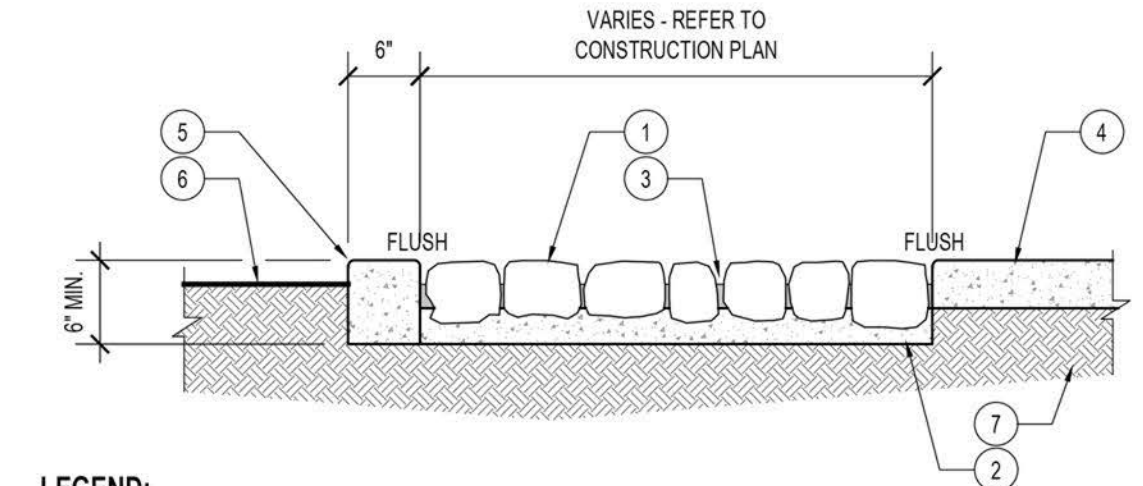


- LEGEND:**
- CONCRETE PAVING PER PLAN.
 - HAND TOOLED JOINT w/ 1/4" TOOLED RADIUS.
 - POLYURETHANE WATERPROOF SEALANT, COLOR TO MATCH PAVING. SUBMIT COLOR SAMPLES PRIOR TO INSTALLATION.
 - 1/2" EXPANSION JOINT w/ TEAR-AWAY TOP.
 - COMPACTED SUB-GRADE PER SOIL REPORT.
 - MACHINE SAW CUT JOINT, 1" DEEP MINIMUM.
 - SPEED DOWEL (SIKA®) 12" LONG AT 18" O.C. INSERT ONE SIDE IN PVC SLEEVE.

NOTES:
A. EXPANSION JOINTS SHALL BE PLACED A MAXIMUM OF 20' APART UNLESS OTHERWISE NOTED ON PLAN.
B. PLACE EXPANSION JOINTS AT ALL ABUTMENTS ADJACENT TO FOUNDATIONS AND SEGMENTED AREAS OF CONCRETE AND AS SHOWN ON PLAN.



- LEGEND:**
- 6" CONCRETE HEADER. PER DETAIL F, SHEET L-2-4
 - ADJACENT CONCRETE PAVING PER CONSTRUCTION PLAN.
 - 3" THICK LAYER OF STABILIZED DECOMPOSED GRANITE. INSTALL IN (3) EQUAL 1" LIFTS AND COMPACT PER MANUFACTURER SPECIFICATIONS.
 - FINISH GRADE AT ADJACENT PLANTER AREA.
 - COMPACTED SUB-GRADE.
 - #3 REBAR CENTER IN CURB.



- LEGEND:**
- 4" TO 8" SIZE GRANITE COBBLE PAVING. PLACE FLATTEST SIDE FACING UPWARDS.
 - 3" MIN. THICK, 2500 PSI CONCRETE BASE BELOW COBBLE STONES. INSTALL 3" MIN. THICK 2500 PSI CONCRETE BELOW COBBLE STONES WHERE VEHICLES WILL BE ALLOWED TO DRIVE.
 - HAND-TOOLED, NATURAL COLOR MORTAR JOINTS. WIDTH VARIES 1/4" TO 1" WIDE MAXIMUM. HOLD 2" MIN. BELOW TOP OF COBBLE STONES.
 - ADJACENT PAVING PER CONSTRUCTION PLAN.
 - 6" WIDE CONCRETE HEADER WITH 1/2" RADIUS ALONG TOP EDGES.
 - FINISH GRADE.
 - COMPACTED SUBGRADE.

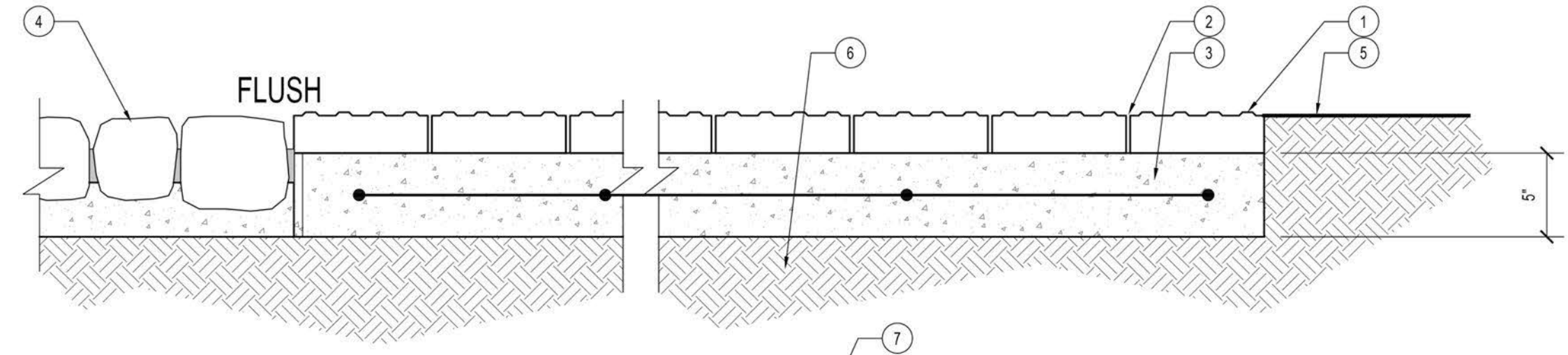
NOTES:
A. REFER TO CONSTRUCTION PLAN FOR COBBLE AND CONCRETE HEADER LAYOUT.

A CONCRETE FINISHES
SCALE: 3/4" = 1'-0"
REFERENCE NUMBER: P-TOMT-53

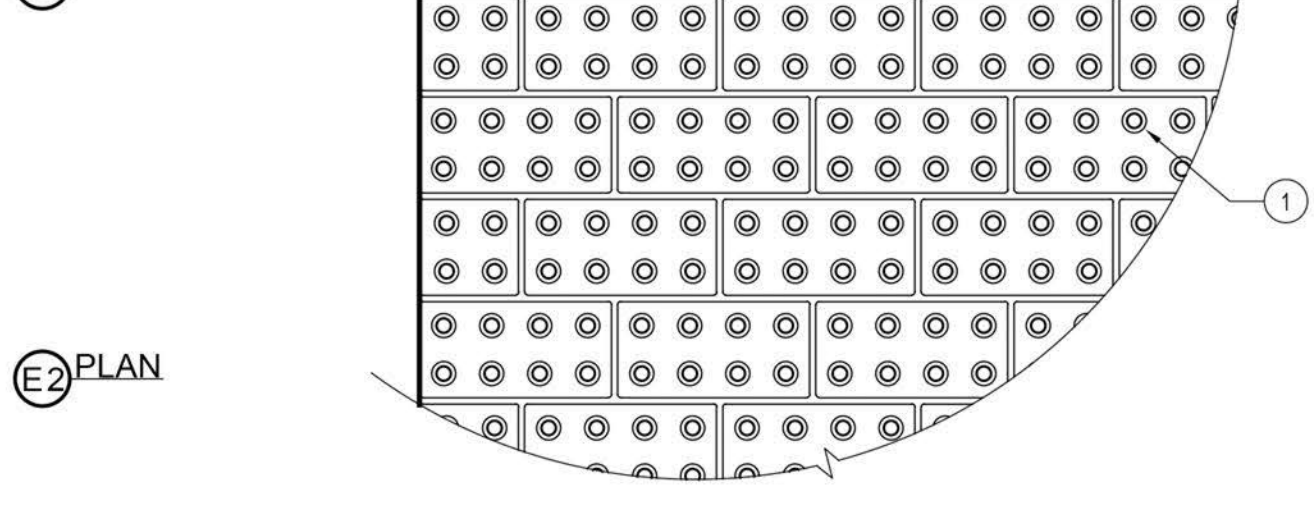
B EXPANSION & CONTROL JOINTS
SCALE: 1 1/2" = 1'-0"
REFERENCE NUMBER: S-CONST-PAV-CONC-57

C DECOMPOSED GRANITE PAVING
SCALE: 1 1/2" = 1'-0"
REFERENCE NUMBER: P-TOMT-54

D MORTARED COBBLE PAVING
SCALE: 3/4" = 1'-0"
REFERENCE NUMBER: P-61
S-CONST-PAV-STONE-16



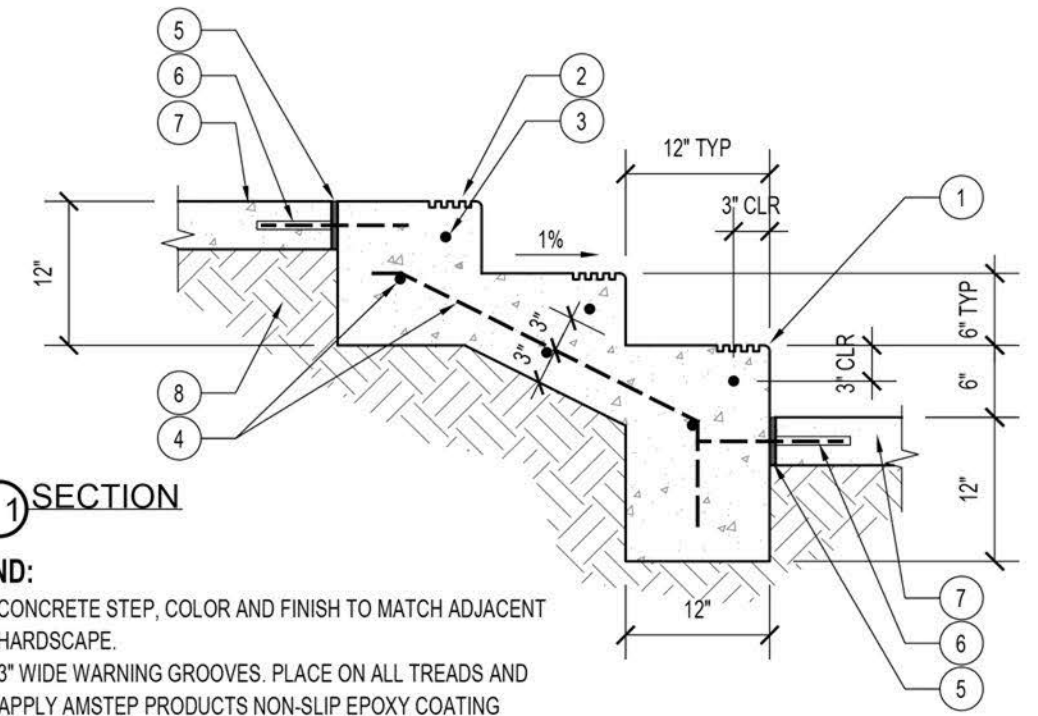
E1 SECTION



E2 PLAN

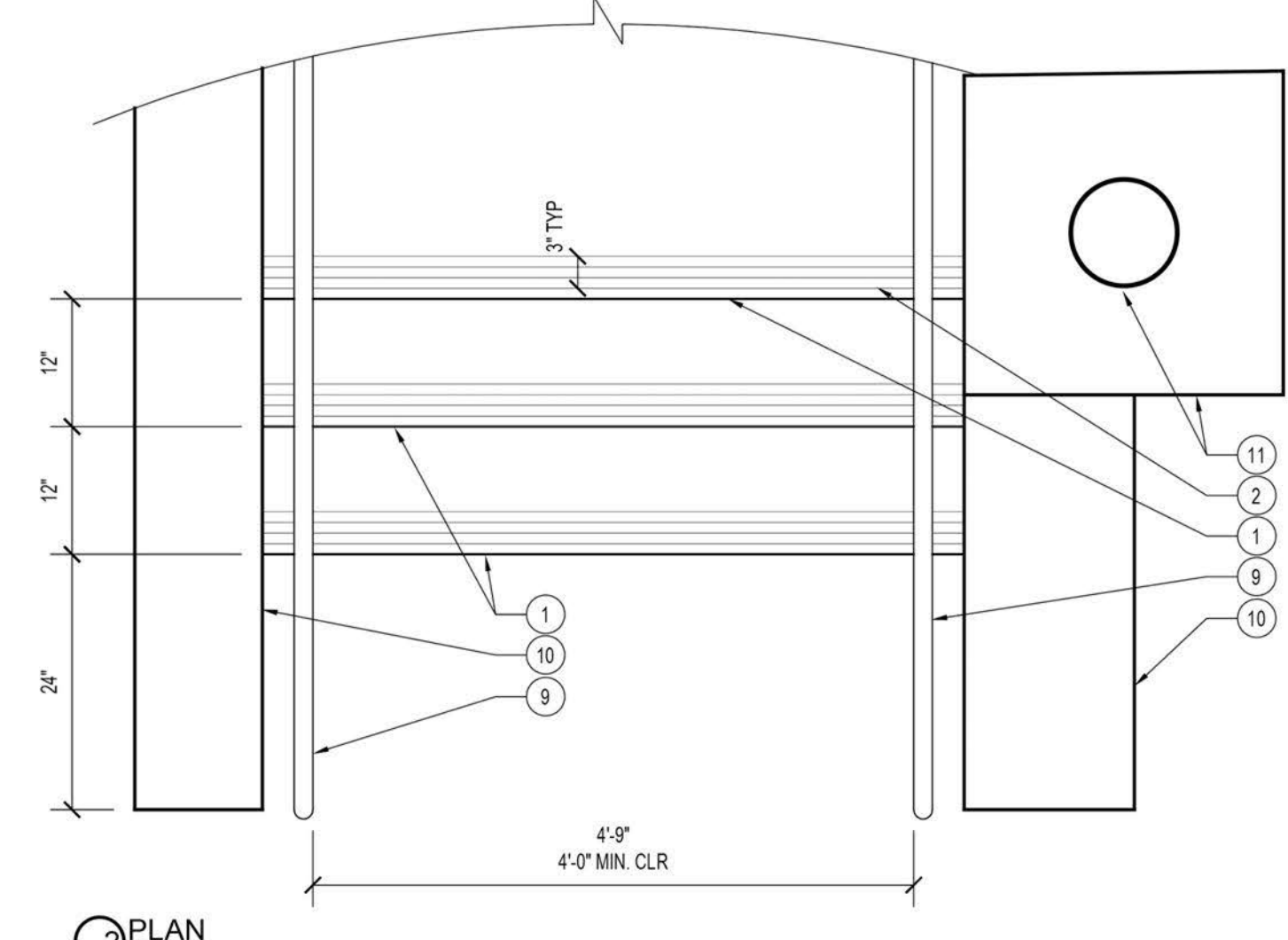
- LEGEND:**
- ENDICOTT 2-1/4" x 4" x 8" DETECTABLE WARNING PAVER. SEE PAVING SCHEDULE FOR COLOR. INSTALL IN RUNNING BOND PATTERN ON MORTAR PERPENDICULAR TO DIRECTION OF TRAVEL.
 - MORTAR JOINT, NATURAL GREY COLOR MORTAR, 1/4" THICK MAX.
 - CONCRETE BASE w/ #3 REBAR @ 18" O.C. EACH WAY.
 - ADJACENT MORTARED COBBLE PAVING WHERE OCCURS PER CONSTRUCTION PLAN.
 - FINISH GRADE WHERE OCCURS PER CONSTRUCTION PLAN.
 - COMPACTED SUBGRADE.
 - SAWCUT EDGE AT EXISTING PAVING.

NOTE:
SAWCUT EXISTING ASPHALT BIKE PATH. SET PAVER FLUSH WITH BIKE PATH SURFACE AND EXISTING CONCRETE SIDEWALK.



F1 SECTION

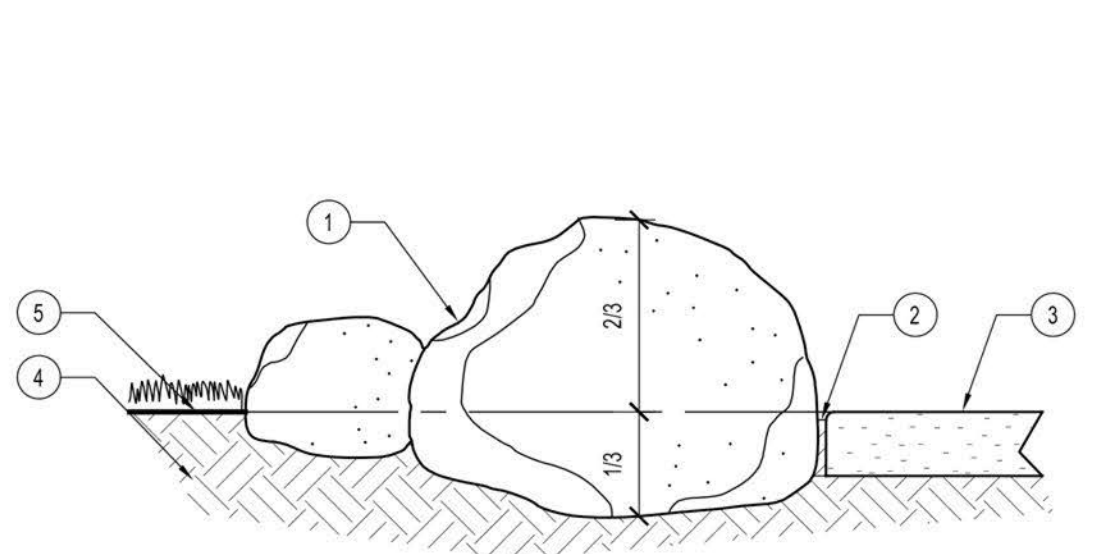
- LEGEND:**
- CONCRETE STEP, COLOR AND FINISH TO MATCH ADJACENT HARDSCAPE.
 - 3" WIDE WARNING GROOVES. PLACE ON ALL TREADS AND APPLY AMSTEP PRODUCTS NON-SLIP EPOXY COATING #AS-250, BLACK COLOR.
 - #3 NOSE REBAR, HOLD 2" CLEAR FROM SURFACE TYPICAL.
 - #4 REBAR AT 18" O.C. EACH WAY.
 - 1/2" THICK, FULL-DEPTH EXPANSION JOINT.
 - #4 REBAR DOWEL, 12" LONG AT 18" O.C. INSERT ONE SIDE IN PVC SLEEVE.
 - ADJACENT PAVING PER PLAN.
 - 90% MINIMUM COMPACTED SUB-GRADE.
 - STEEL HANDRAIL. SEE DETAIL F, SHEET L-2-4
 - CHEEK WALL. SEE DETAILS C & E, SHEET L-2-7
 - COLUMN WITH LIGHT POST. SEE CONSTRUCTION PLAN FOR INFORMATION.



F2 PLAN

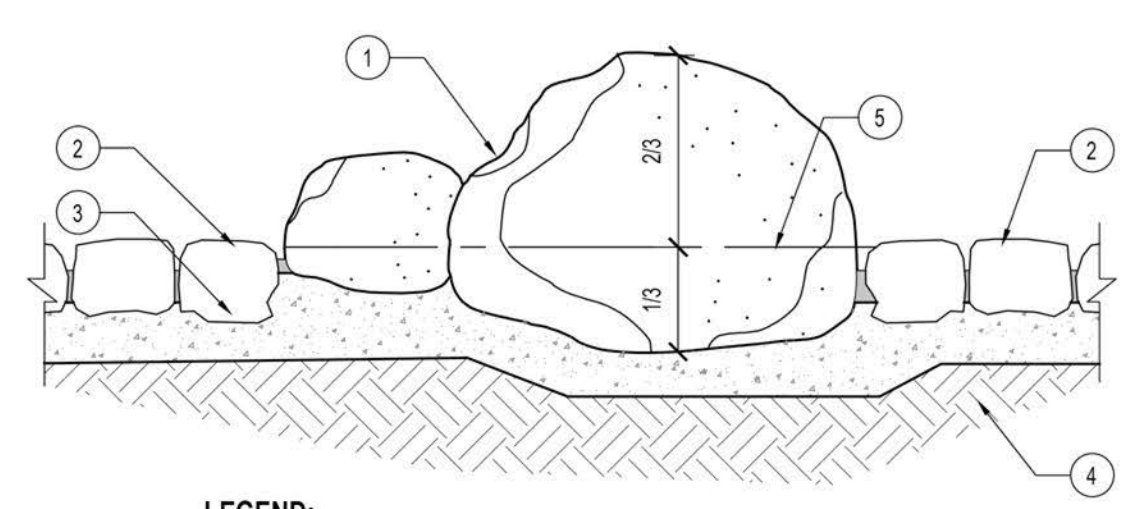
E 2-1/4" X 4" X 8" DETECTABLE WARNING PAVERS
SCALE: 1 1/2" = 1'-0"
REFERENCE NUMBER: S-CONST-PAV-TD-13

F CONCRETE STAIRS WITH WARNING GROOVES
SCALE: 3/4" = 1'-0"
REFERENCE NUMBER: P-11
P-TOMT-16



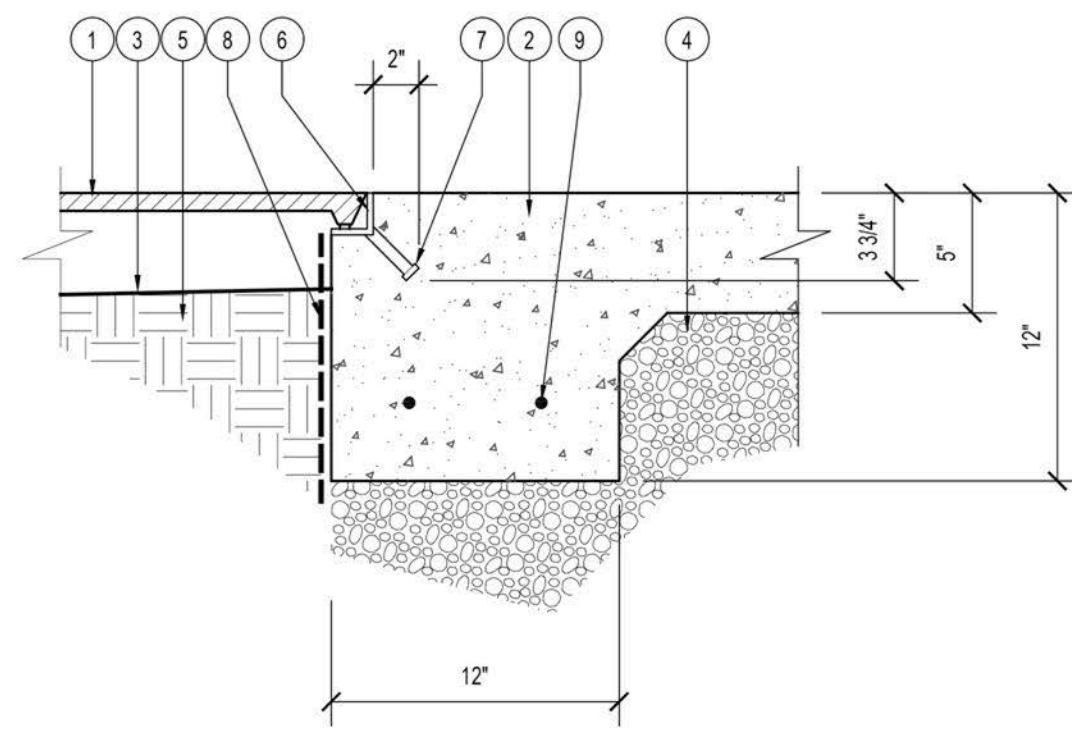
- LEGEND:**
- BOULDER PER CONSTRUCTION PLAN. RECESS AT LEAST 1/3 OF BOULDER DEPTH INTO SUB-GRADE AS SHOWN.
 - 1/2" THICK, FULL-DEPTH EXPANSION JOINT AT EDGE OF PAVING ABUTTING BOULDER.
 - ADJACENT CONCRETE PAVING OR CONCRETE HEADER PER PLAN.
 - 90% COMPACTED SUB-GRADE.
 - FINISH GRADE.

NOTES:
A. LANDSCAPE ARCHITECT TO APPROVE BOULDERS AND SPOT LOCATIONS PRIOR TO INSTALLATION.

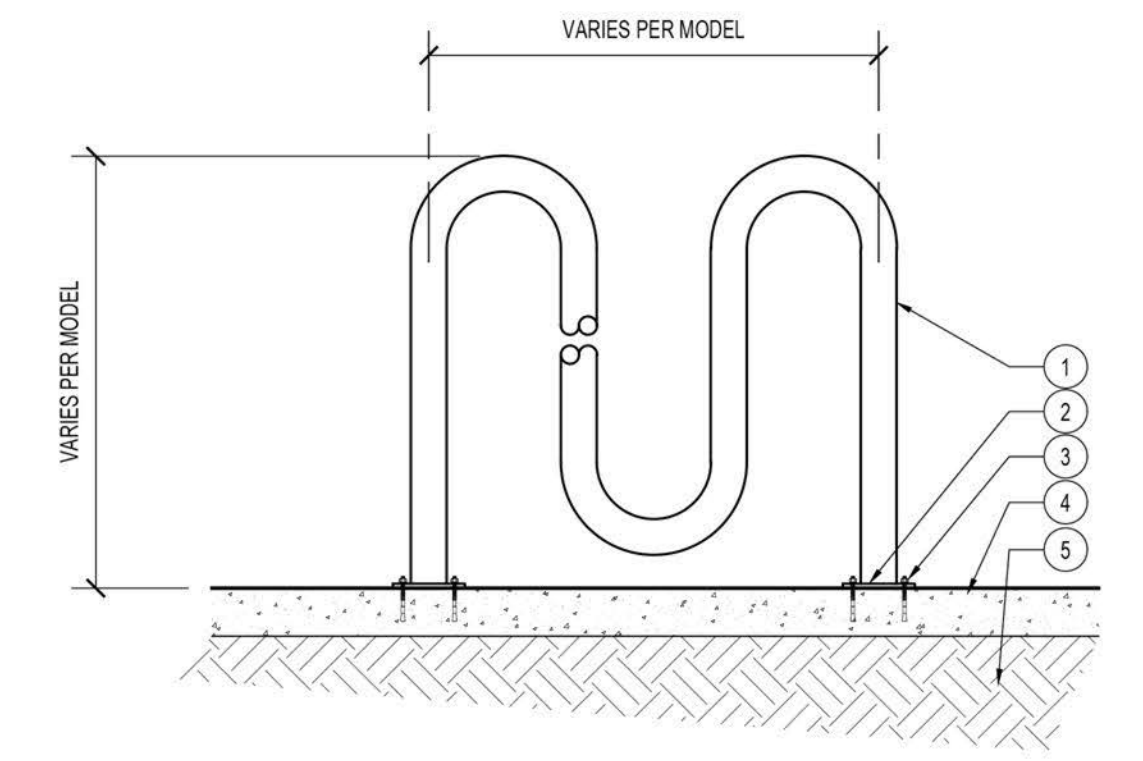


- LEGEND:**
- BOULDER PER CONSTRUCTION PLAN. RECESS AT LEAST 1/3 OF BOULDER DEPTH INTO SUB-GRADE AS SHOWN.
 - WET-SET BOULDER INTO 3" THICK CONCRETE BASE.
 - ADJACENT MORTARED COBBLE WITH CONCRETE BASE. REFER TO MORTARED COBBLE DETAIL.
 - 90% COMPACTED SUB-GRADE.
 - LEVEL OF FINISH GRADE / FINISH SURFACE.

NOTES:
A. BOULDER PER AMENITIES SCHEDULE. PROVIDED BY CITY AND SITE.
B. ALL EXPOSED BOULDERS ARE TO BE FREE OF CHIPS AND CRACKS.
C. LANDSCAPE ARCHITECT TO APPROVE ALL BOULDERS SELECTED FROM QUARRY AND SPOT LOCATIONS IN THE FIELD PRIOR TO INSTALLATION. CONTRACTOR SHALL NOT SCRATCH OR GOUGE BOULDERS DURING INSTALLATION.



- LEGEND:**
- TREE GRATE PER CONSTRUCTION PLAN.
 - ADJACENT CONCRETE PAVING PER CONSTRUCTION PLAN. DEEPEDED EDGE AT TREE WELL.
 - FINISH GRADE AT TREE WELL.
 - STRUCTURAL SOIL MIX PER CONSTRUCTION PLAN.
 - BACKFILL / PLANTER MIX PER PLANTING DETAILS & SPECIFICATIONS.
 - 1 3/4" x 1 3/4" x 1/4" STEEL ANGLE (FRAME).
 - 1/2" NELSON STUD WELDED TO FRAME.
 - ROOT BARRIER. REFER TO PLANTING DETAILS FOR ADDITIONAL INFORMATION. - ALL SIDES OF TREE OPENING
 - (2) #4 REBAR CONT. AROUND TREE WELL.



- LEGEND:**
- TUBULAR STEEL BIKE RACK. MODEL, FINISH / COLOR PER AMENITIES SCHEDULE.
 - MOUNTING FLANGE PER MANUFACTURER.
 - CONCRETE EXPANSION ANCHOR BOLTS WITH WASHERS AND NUTS. WELD NUT TO PREVENT TAMPERING.
 - CONCRETE PAVING PER CONSTRUCTION PLAN.
 - COMPACTED SUBGRADE.

NOTE:
SEE AMENITIES SCHEDULE FOR MODEL, MANUFACTURER / SUPPLIER, AND COLOR.

G BOULDER AT CONCRETE
SCALE: 1" = 1'-0"
REFERENCE NUMBER: A-61
S-CONST-SA-BLDR-01

H LANDSCAPE BOULDER AT ADJACENT MORTARED COBBLE
SCALE: 1" = 1'-0"
REFERENCE NUMBER: S-CONST-SA-BLDR-08

I TREE GRATE AT NEW CONCRETE
SCALE: 1 1/2" = 1'-0"
REFERENCE NUMBER: P-TOMT-55

J ROUND TUBE 'WAVE' BIKE RACK
SCALE: 3/4" = 1'-0"
REFERENCE NUMBER: A-14, A-18
S-CONST-SA-BIKE-13



BENCH MARK NO. LOCATION:
ELEV.

REVISIONS					
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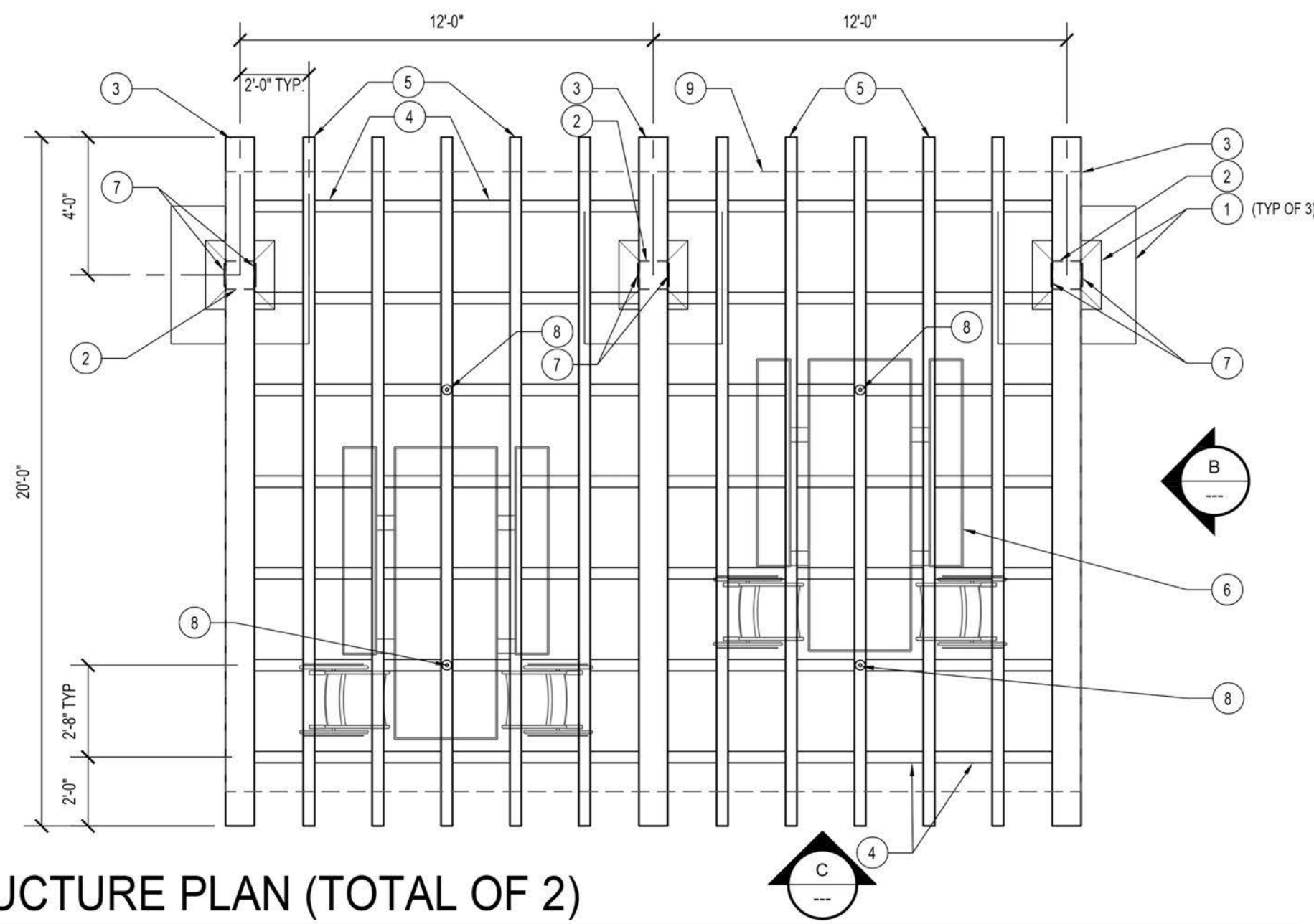
CONSTRUCTION DETAILS 1

SHEET L-23
9 OF 37 SHEETS
DRAWING NO. LS23-08

ACCT 421-8203
PROJECT NO. ADS JOB 2236
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SHEET L-23
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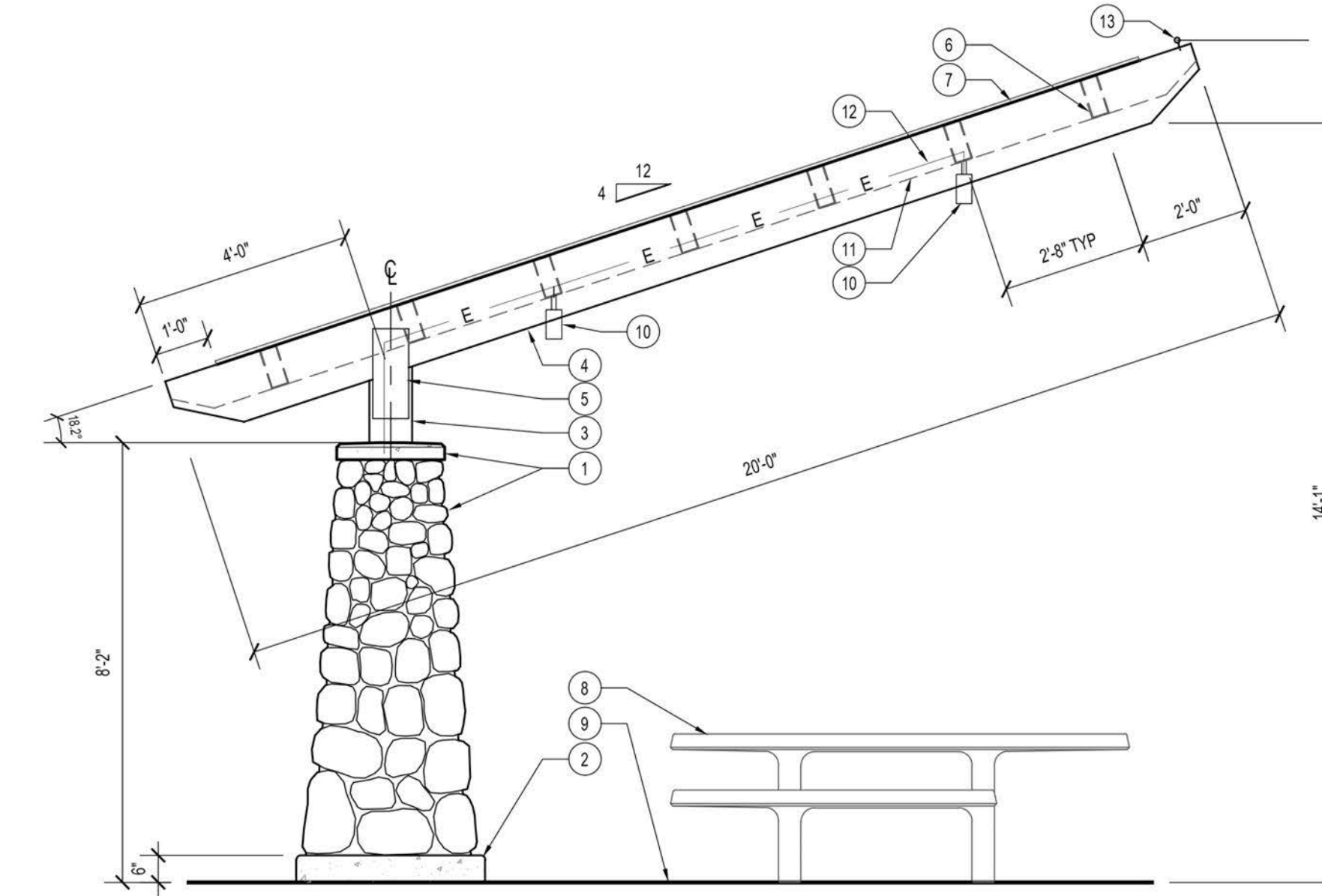
- LEGEND:**
1. CMU COLUMN WITH CONCRETE CAP, CONCRETE BASE / FOOTING, AND STONE VENEER.
 2. TUBULAR HSS 10" x 10" x 3/4" POST.
 3. TUBULAR WEATHERING STEEL 10" x 14" x 3/8" BEAM.
 4. TUBULAR WEATHERING STEEL 4" x 9" x 3/16" BEAM. WELD BETWEEN 10X14 AND 4X9 BEAMS.
 5. TUBULAR WEATHERING STEEL 4" x 9" x 3/16" BEAM.
 6. ADA-COMPLIANT PICNIC TABLE SHOWN FOR REFERENCE. REFER TO CONSTRUCTION PLAN / AMENITIES SCHEDULE FOR INFORMATION.
 7. 8" x 20" x 1/2" THICK STEEL PLATE BRIDGE PEDESTAL CONNECTION AT POST / BEAM. REFER TO STRUCTURAL ENGINEER'S DETAILS.
 8. LIGHT FIXTURE PER LIGHTING CONSULTANT'S PLANS. COORDINATE FOR FIXTURE, TRANSFORMER, CONDUIT AND CONNECTIONS. RUN CONDUITS WITHIN TUBULAR STEEL MEMBERS.
 9. 7/8" CORRUGATED WEATHERING STEEL, 22GA CORTEN/A606-4 PANELS, FOR PANEL AND MOUNTING.

METAL CONSTRUCTION NOTES:
ALL CONNECTIONS ARE TO BE CONTINUOUSLY WELDED. REMOVE ALL SLAG AND SPLATTER, AND GRIND ALL WELDS SMOOTH. ALL TUBING TO HAVE ENDS WELDED CLOSED.



A CANTILEVER SHADE STRUCTURE PLAN (TOTAL OF 2)
SCALE: 1/4" = 1'-0"
REFERENCE NUMBER: SS-22

P-TOMT-03



B CANTILEVER SHADE STRUCTURE - SIDE ELEVATION
SCALE: 3/8" = 1'-0"
REFERENCE NUMBER:

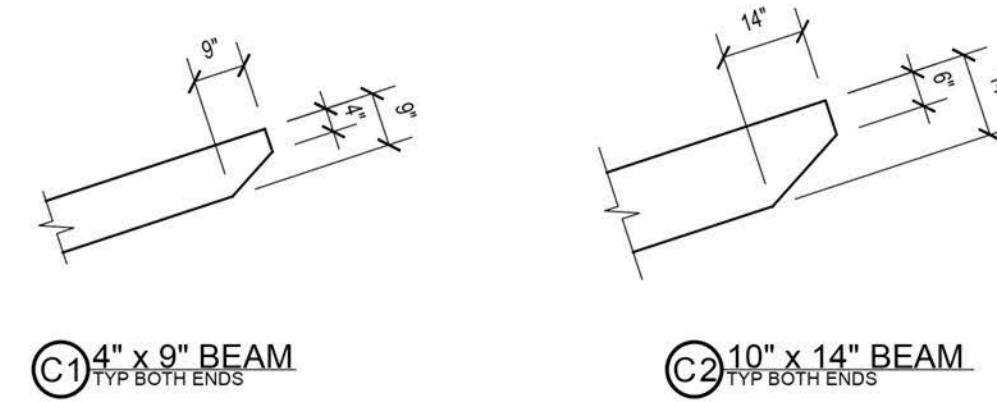
P-TOMT-04

METAL CONSTRUCTION NOTES:
ALL CONNECTIONS ARE TO BE CONTINUOUSLY WELDED. REMOVE ALL SLAG AND SPLATTER, AND GRIND ALL WELDS SMOOTH. ALL TUBING TO HAVE ENDS WELDED CLOSED.

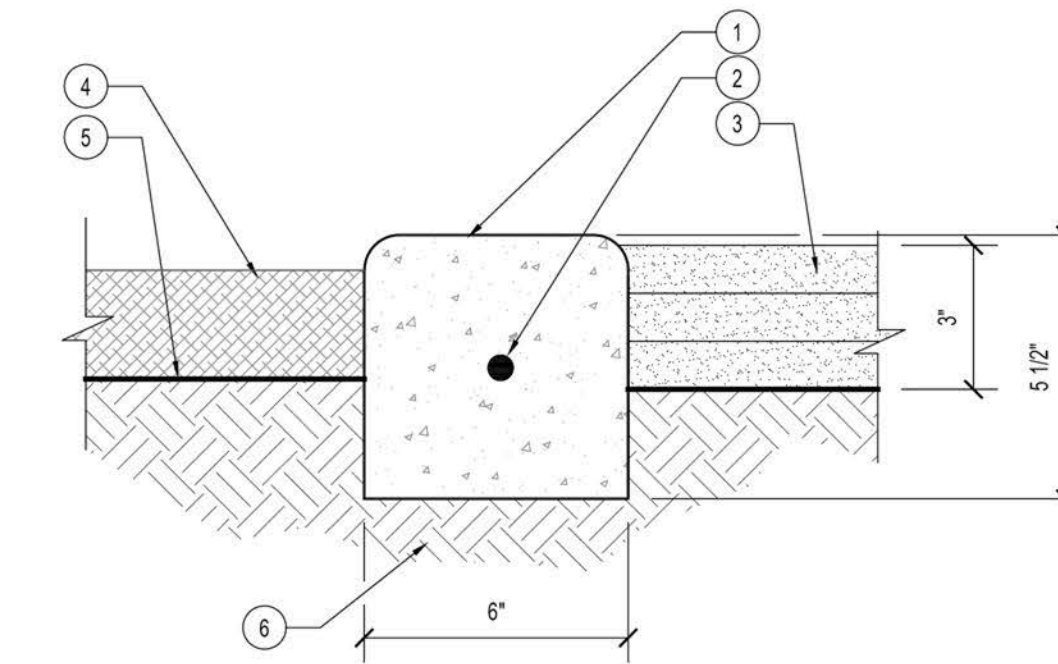
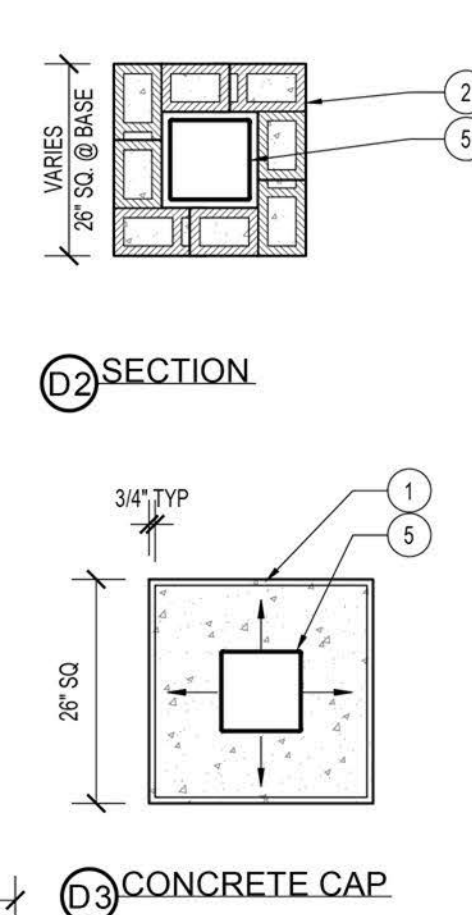
- LEGEND:**
1. CMU COLUMN WITH CONCRETE CAP AND STONE VENEER.
 2. COLUMN CONCRETE BASE / FOOTING.
 3. TUBULAR HSS 10" x 10" x 3/4" POST.
 4. TUBULAR WEATHERING STEEL 10" x 14" x 3/8" BEAM. CUT ENDS AS SHOWN, AND WELD CLOSED.
 5. TUBULAR WEATHERING STEEL 4" x 9" x 3/16" BEAM. CUT ENDS AS SHOWN, AND WELD CLOSED.
 6. 8" x 20" x 1/2" THICK STEEL PLATE BRIDGE PEDESTAL CONNECTION AT POST / BEAM. REFER TO STRUCTURAL ENGINEER'S DETAILS.
 7. TUBULAR WEATHERING STEEL 4" x 9" x 3/16" BEAM. WELD BETWEEN 10X14 AND 4X9 BEAMS.
 8. ADA-COMPLIANT PICNIC TABLE SHOWN FOR REFERENCE. REFER TO CONSTRUCTION PLAN / AMENITIES SCHEDULE FOR INFORMATION.
 9. FINISH SURFACE PER PLAN.
 10. LIGHT FIXTURE PER LIGHTING CONSULTANT PLAN. COORDINATE FOR FIXTURE / TRANSFORMER, CONDUIT AND CONNECTION.
 11. GALVANIZED EYELET FOR STRING LIGHT CONNECTION. WELD TO TOP OF BEAM. TYP OF 3.
 12. STRING LIGHT SUPPORT CABLE, 1/8" - 1 x 19 TYPE 304 STAINLESS STEEL CABLE.
 13. 7/8" CORRUGATED WEATHERING STEEL, 22GA CORTEN/A606-4 PANELS, FOR PANEL AND MOUNTING.

METAL CONSTRUCTION NOTES:
ALL CONNECTIONS ARE TO BE CONTINUOUSLY WELDED. REMOVE ALL SLAG AND SPLATTER, AND GRIND ALL WELDS SMOOTH. ALL TUBING TO HAVE ENDS WELDED CLOSED.

STAINLESS STEEL CABLE NOTES:
STAINLESS STEEL CABLE AVAILABLE THROUGH CABLE ART INC. TEL. 877-664-4224.

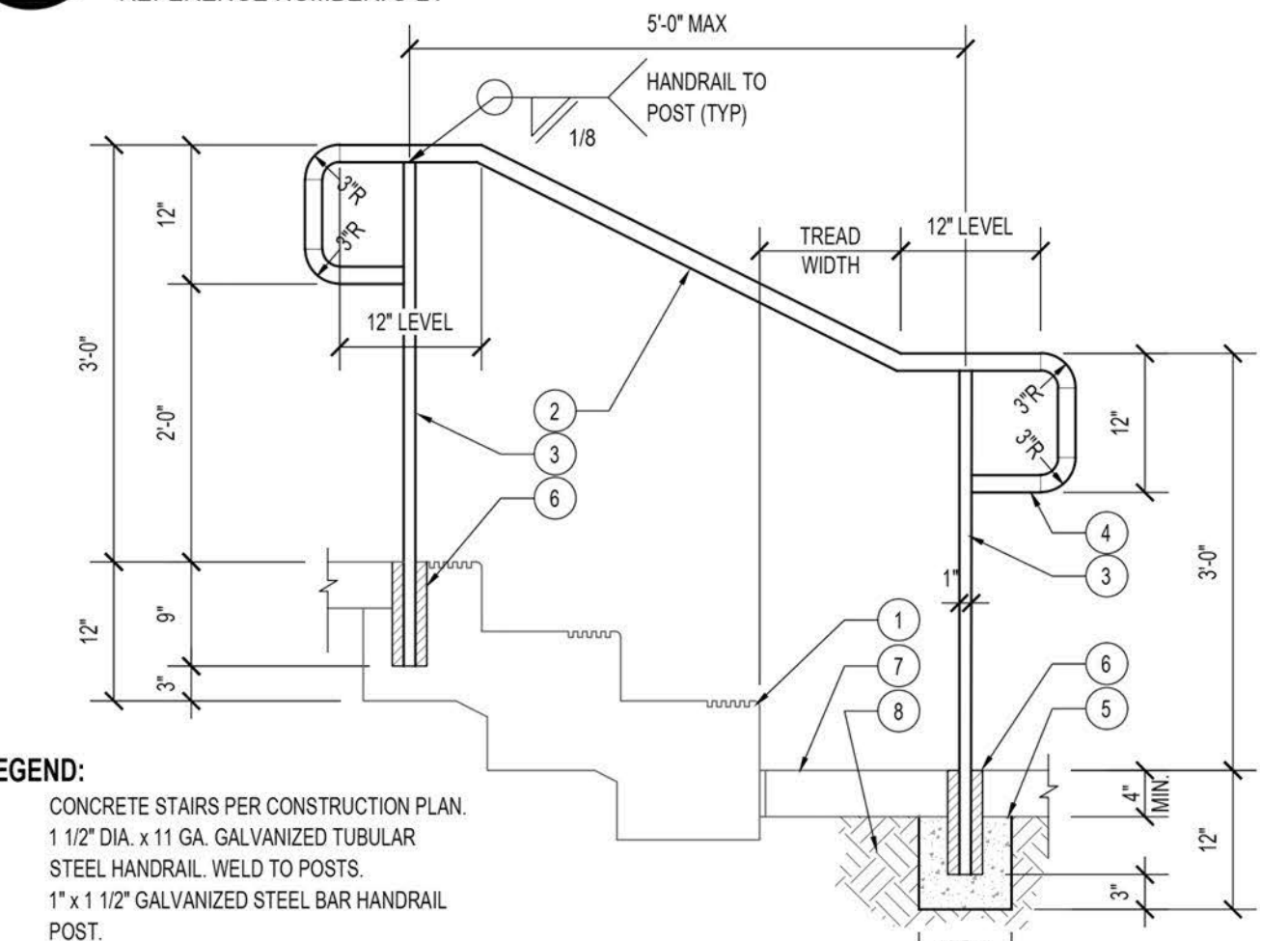


- LEGEND:**
1. 4" THICK, NATURAL GREY COLOR, POURED-IN-PLACE CONCRETE CAP. 3/4" CHAMFER ALONG TOP EDGES. SLOPE TOP TO DRAIN AWAY FROM POST. #3 REBAR SET MID-DEPTH.
 2. 6" x 8" x 1/8" PRECISION CMU, SOLID GROUTED. CUT AS NECESSARY TO ACHIEVE DESIRED COLUMN BATTER. REINFORCING PER STRUCTURAL ENGINEER'S DETAILS.
 3. NATURAL GREY COLOR, POURED-IN-PLACE CONCRETE BASE WITH 3/4" CHAMFER ALONG ALL TOP EDGES.
 4. CONCRETE FOOTING. SIZE AND REINFORCING PER STRUCTURAL DETAILS.
 5. 10" x 10" x 3/4" HSS POST. WELD POST BOTTOM TO BASE PLATE.
 6. 16" SQ. x 1-1/2" THICK STEEL BASE PLATE PER STRUCTURAL ENGINEER'S DETAILS.
 7. 1" DIA. ANCHORS WITH NUTS AND WASHERS EMBEDDED 2" INTO CONCRETE PER STRUCTURAL ENGINEER'S DETAILS.
 8. 14" x 10" x 3/8" TUBULAR WEATHERING STEEL BEAM.
 9. 8" x 20" x 1/2" THICK STEEL BRIDGE PEDESTAL CONNECTION AT POST / BEAM. REFER TO STRUCTURAL ENGINEER'S DETAILS.
 10. NATURAL STONE VENEER, 4" TO 12" STONES, SMALLER AT TOP, LARGER TOWARD BOTTOM. 1/2" SIZE AT BASE ONLY. INSTALL WITH NATURAL GREY COLOR MORTAR AND MASONRY CLIPS. RAKE GROUT JOINTS TO MAX. 1" WIDTH.
 11. ADJACENT DECOMPOSED GRANITE PAVING PER CONSTRUCTION PLAN.
 12. COMPACTED SUBGRADE.
 13. ELECTRICAL CONDUIT PER LIGHTING PLAN. COORDINATE FOR CONDUIT, FIXTURE / TRANSFORMER AND CONNECTION.
 14. 16 GA. GALV. CORRUGATED STEEL VENEER TIES EVERY OTHER COURSE, EACH SIDE.
 15. 1-1/2" MIN. DRYPACK.
 16. 16 x 8 x 16 PRECISION COLUMN CMU SOLID GROUTED REINFORCEMENT PER STRUCTURAL.



- LEGEND:**
1. POURED-IN-PLACE CONCRETE HEADER WITH 1/2" RADIUS ALONG EXPOSED EDGES. MEDIUM BROOM FINISH, WITH CONTROL JOINTS @ 8'-0" MAX.
 2. #3 REBAR, CONTINUOUS AT MID-DEPTH WITH 18" LAP.
 3. ADJACENT DECOMPOSED GRANITE PER PLAN.
 4. MULCH LAYER AT ADJACENT PLANTER. MATERIAL AND DEPTH PER PLANTING PLAN.
 5. FINISH GRADE.
 6. COMPACTED SUBGRADE.

E 6" HEADER AT D. G. / PLANTER
SCALE: 3" = 1'-0"
REFERENCE NUMBER: C-21



- LEGEND:**
1. CONCRETE STAIRS PER CONSTRUCTION PLAN.
 2. 1 1/2" DIA. x 11 GA. GALVANIZED TUBULAR STEEL HANDRAIL. WELD TO POSTS.
 3. 1" x 1 1/2" GALVANIZED STEEL BAR HANDRAIL POST.
 4. 1 1/2" DIA. x 11 GA. GALVANIZED RETURN WITH 3" OUTER RADIUS.
 5. CONCRETE FOOTING AT HANDRAIL POSTS.
 6. 3" DIA. CORE DRILL. SET POST WITH NON-SHRINK GROUT.
 7. ADJACENT PAVING PER CONSTRUCTION PLAN.
 8. COMPACTED SUBGRADE.

METAL CONSTRUCTION NOTE:
ALL CONNECTIONS ARE TO BE CONTINUOUSLY WELDED. REMOVE ALL SLAG & SPLATTER, AND GRIND ALL WELDS SMOOTH. ALL TUBING TO HAVE ENDS WELDED CLOSED. PAINT STEEL WITH (1) COAT OF ZINC CHROMATE PRIMER AND (2) COATS OF ENAMEL PAINT, COLOR 'BLACK'.

D CANTILEVER SHADE STRUCTURE COLUMN SECTION
SCALE: 1/2" = 1'-0"
REFERENCE NUMBER:

P-TOMT-20

C CANTILEVER SHADE STRUCTURE - FRONT ELEVATION
SCALE: 3/8" = 1'-0"
REFERENCE NUMBER:

P-TOMT-19

F STEEL PIPE HANDRAIL
SCALE: 3/4" = 1'-0"
REFERENCE NUMBER:

P-TOMT-45



Know what's below.
Call before you dig.

BENCH MARK NO. LOCATION:

REVISIONS						
MARK	DATE	INITIAL	DESCRIPTION	DATE	APPVD	
1	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024			

PLANS PREPARED BY

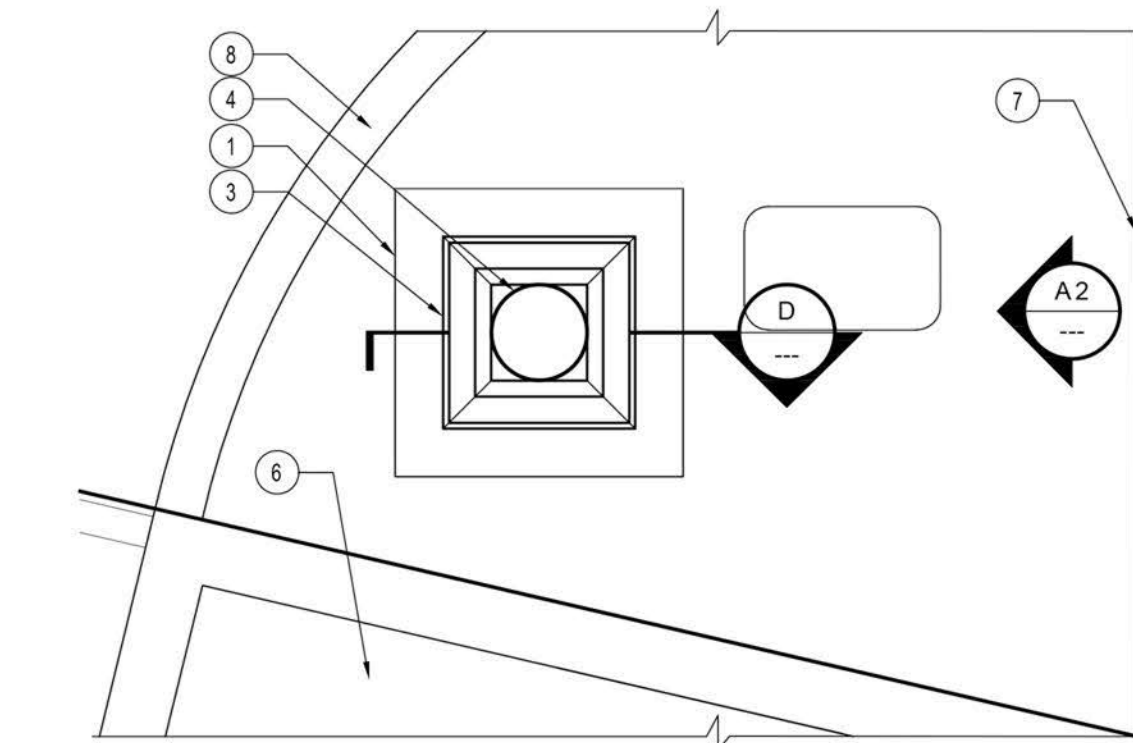


DRAWN BY: DAJ
DESIGNED BY: GPD
CHECKED BY: JRC
RECOMMENDED BY:

APPROVED BY:
FOR CITY ENGINEER R.C.E. 45702 DATE
RECOMMENDED BY: RECOMMENDED BY:
ENGINEERING STAFF LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND
TOM THOMAS MAGNOLIA PLAZA
CONSTRUCTION DETAILS 2

ACCT 421-8203
PROJECT NO. ADS JOB 2236
CITY JOB 82338
SHEET L-24
10 OF 37 SHEETS
DRAWING NO. LS23-08

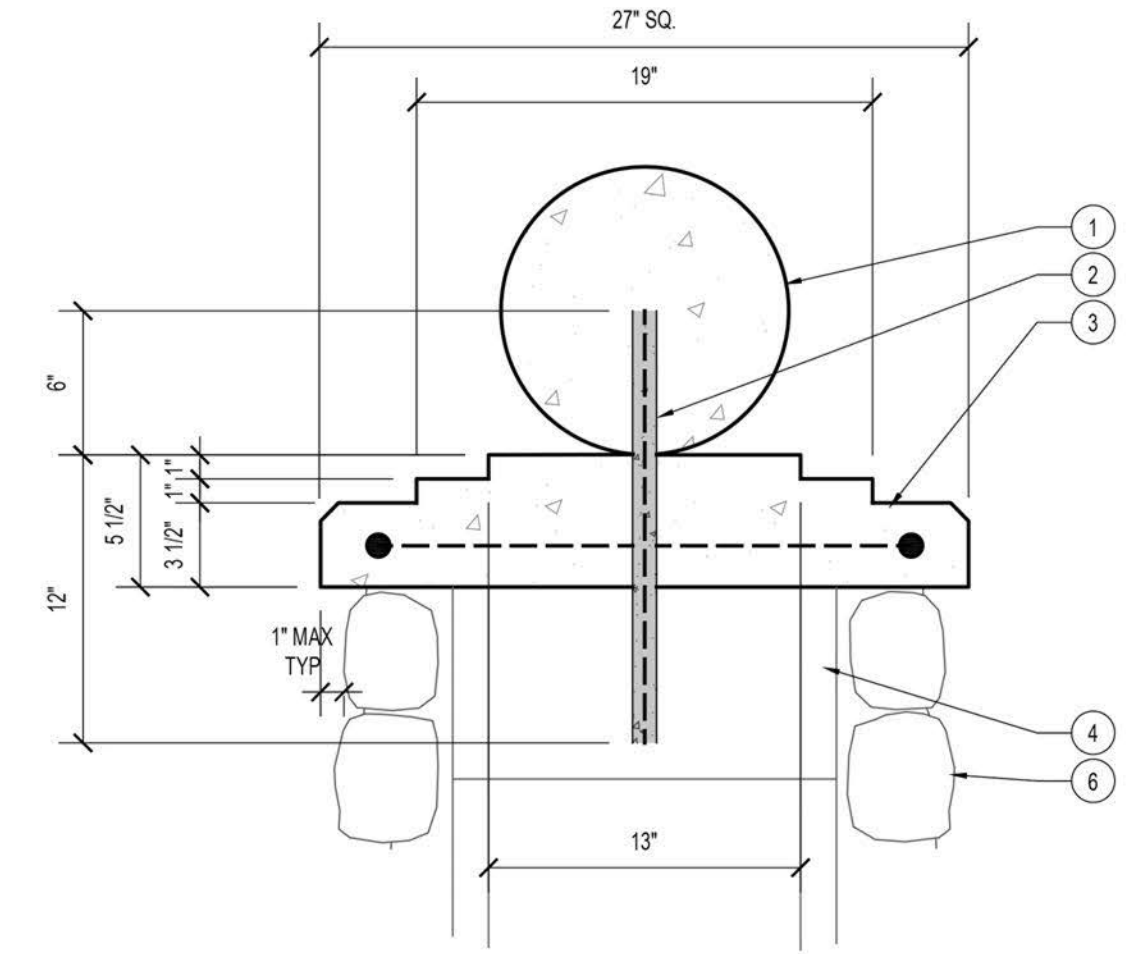


- A1 PLAN**
- LEGEND:**
- 8" HIGH CONCRETE COLUMN BASE.
 - CMU COLUMN WITH STONE VENEER. SEE SECTIONS B & D, THIS SHEET.
 - CONCRETE COLUMN CAP. SEE SECTION.
 - 12" DIA. PRECAST CONCRETE SPHERE. SEE SECTION.
 - 13-1/2" WIDE x 18" HIGH PRECAST CONCRETE INSET ENTRY PLAQUE. SEE ENLARGEMENT DETAIL E, THIS SHEET.
 - ADJACENT BIKE PATH PER CONSTRUCTION PLAN.
 - BACK OF EXISTING CONCRETE SIDEWALK. ALIGN COLUMN WITH BACK OF WALK.
 - 6" WIDE CONCRETE HEADER.

A EAST ENTRY COLUMN

SCALE: 1/2" = 1'-0"
REFERENCE NUMBER: W-14, W-16

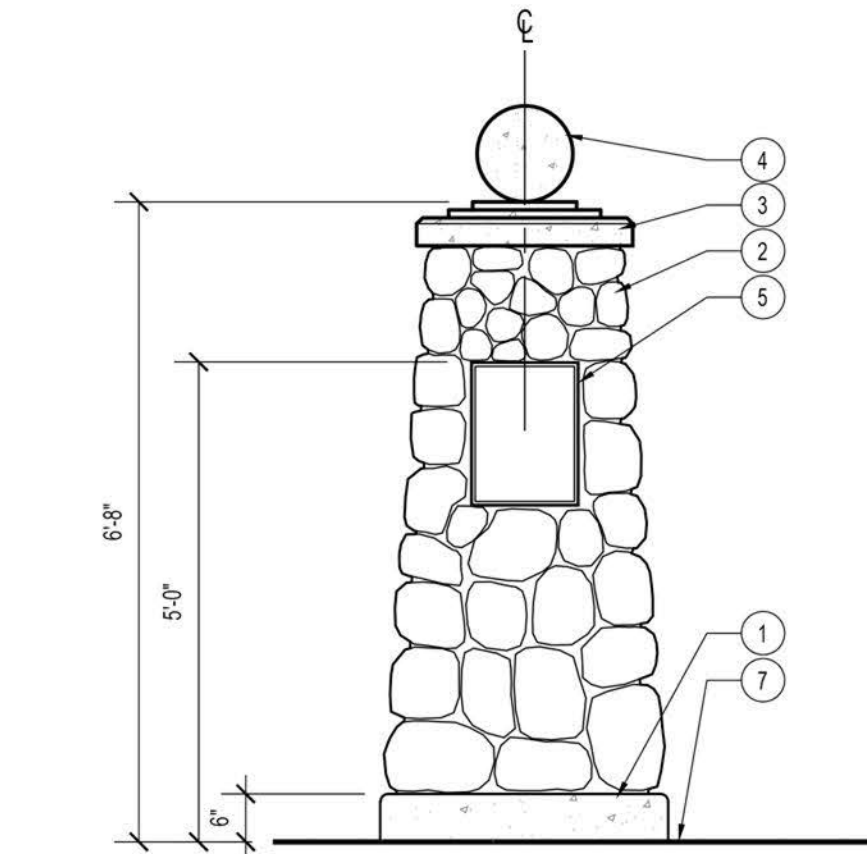
FOR LEGEND, SEE DETAIL D, THIS SHEET



B COLUMN CAP SECTION

SCALE: 1 1/2" = 1'-0"
REFERENCE NUMBER:

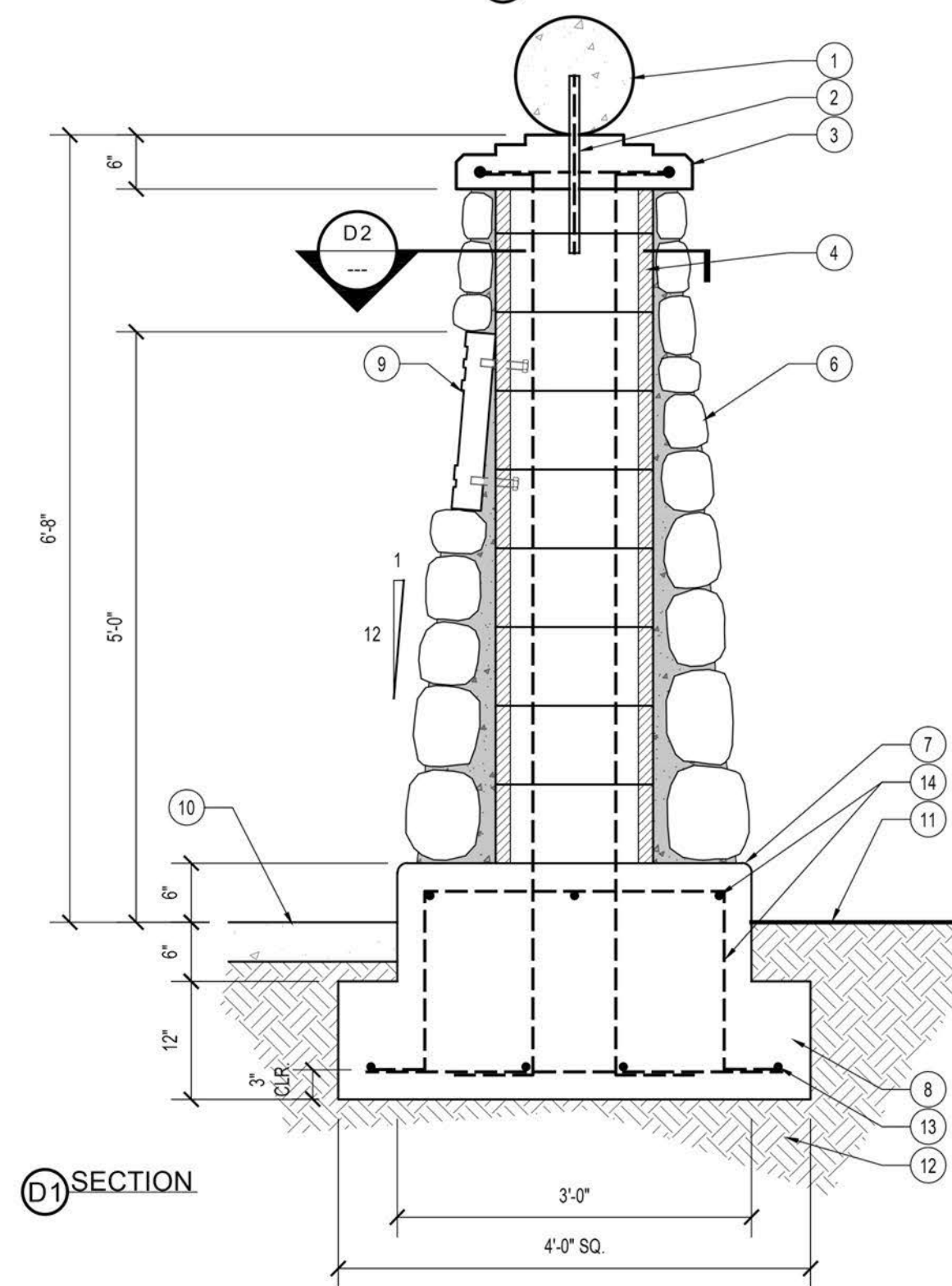
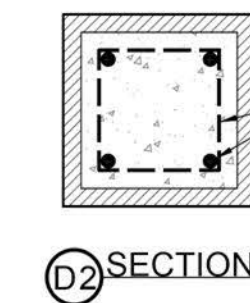
P-TOMT-33



A2 ELEVATION

LEGEND:

- 12" DIA. PRECAST CONCRETE, NATURAL GREY COLOR SPHERE WITH ETCHED FINISH.
- 3/4" DIA x 18" LONG STEEL DOWEL. INSTALL WITH GROUT POCKETS IN SPHERE AND CMU CONCRETE FILL.
- POURED-IN-PLACE, NATURAL GREY COLOR CONCRETE CAP WITH #3 REBAR SET MID-DEPTH. SEE ENLARGEMENT DETAIL C.
- 16" x 8" x 16" PRECISION COLUMN CMU, SOLID GROUTED.
- (4) #5 REBAR VERTICAL W/ #3 TIES @ 8" O.C.
- NATURAL STONE VENEER, 4" TO 12" COBBLE WITH SMALLER SIZE AT TOP AND LARGER AT BOTTOM. INSTALL AT 1:12 BATTER, WITH NATURAL GREY COLOR MORTAR AND MASONRY CLIPS. SEE NOTE.
- NATURAL GREY COLOR CONCRETE BASE WITH 1/2" RADIUS ALONG EXPOSED EDGES. #3 NOSE REBAR, ALL SIDES. POUR CONCRETE MONOLITHICALLY WITH FOOTING.
- CONCRETE FOOTING.
- 13-1/2" x 18" PRECAST CONCRETE DEDICATORY PLAQUE. BUILD UP MORTAR BEHIND PLAQUE AND INSTALL WITH STAINLESS STEEL ANCHORS INTO CMU / CONCRETE. SEE ENLARGEMENT.
- ADJACENT EXISTING CITY SIDEWALK TO REMAIN. PROTECT FROM DAMAGE. REPAIR ANY AS NECESSARY FOR COLUMN CONSTRUCTION.
- FINISH GRADE.
- COMPACTED SUBGRADE.
- (4) #5 REBAR EACH WAY.
- (3) #4 REBAR EACH WAY.

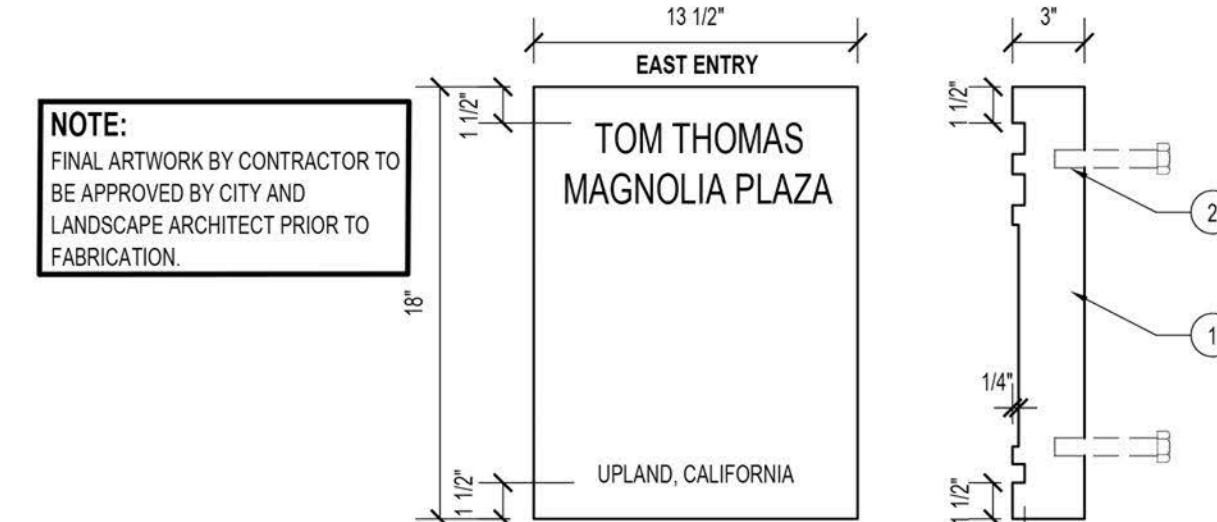


D1 SECTION

D 6'-8" HIGH CMU COLUMN

SCALE: 3/4" = 1'-0"
REFERENCE NUMBER:

P-TOMT-32



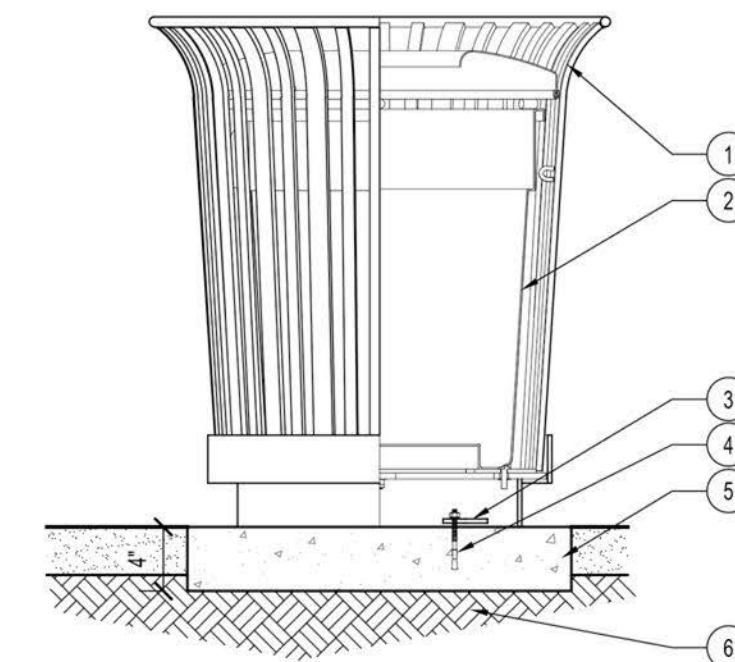
NOTE:
FINAL ARTWORK BY CONTRACTOR TO BE APPROVED BY CITY AND LANDSCAPE ARCHITECT PRIOR TO FABRICATION.

- LEGEND:**
- PRECAST CONCRETE PLAQUE.
 - 1/2" DIA. x 4" THREADED STUDS (4) INTO THREADED INSERTS.

E ENTRY PLAQUE

SCALE: 1 1/2" = 1'-0"
REFERENCE NUMBER:

P-TOMT-34



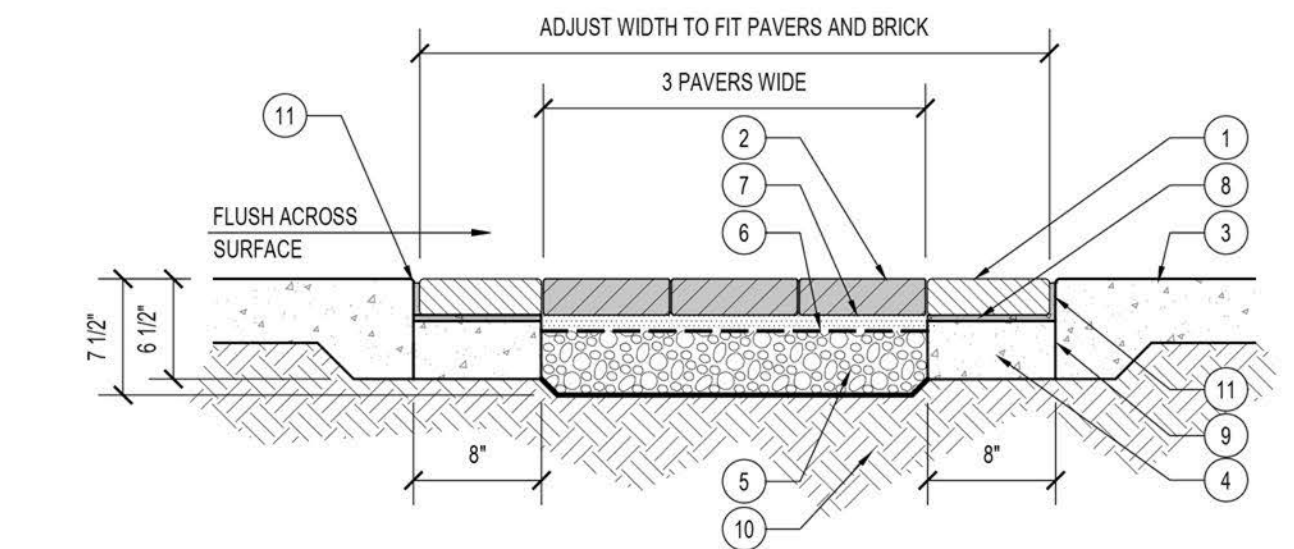
- LEGEND:**
- TRASH RECEPTACLE PER SITE AMENITIES SCHEDULE.
 - PLASTIC LINER PER MANUFACTURER.
 - 1/4" STEEL PLATE WITH 1 1/16" DIA. HOLE PER MANUFACTURER. (3) PLACES.
 - 1/2" x 3-3/4" STAINLESS STEEL EXPANSION ANCHOR PROVIDED BY MANUFACTURER. (3) REQUIRED.
 - 2" DIA. CONCRETE PAD WHEN LOCATED IN D.G. AREA.
 - COMPACTED SUBGRADE.

NOTE:
A. TRASH RECEPTACLE TO BE PROVIDED BY CITY.

F TRASH RECEPTACLE ON CONCRETE PAD AT D.G.

SCALE: 1" = 1'-0"
REFERENCE NUMBER: A-11

S-CONST-SA-TRASH-11

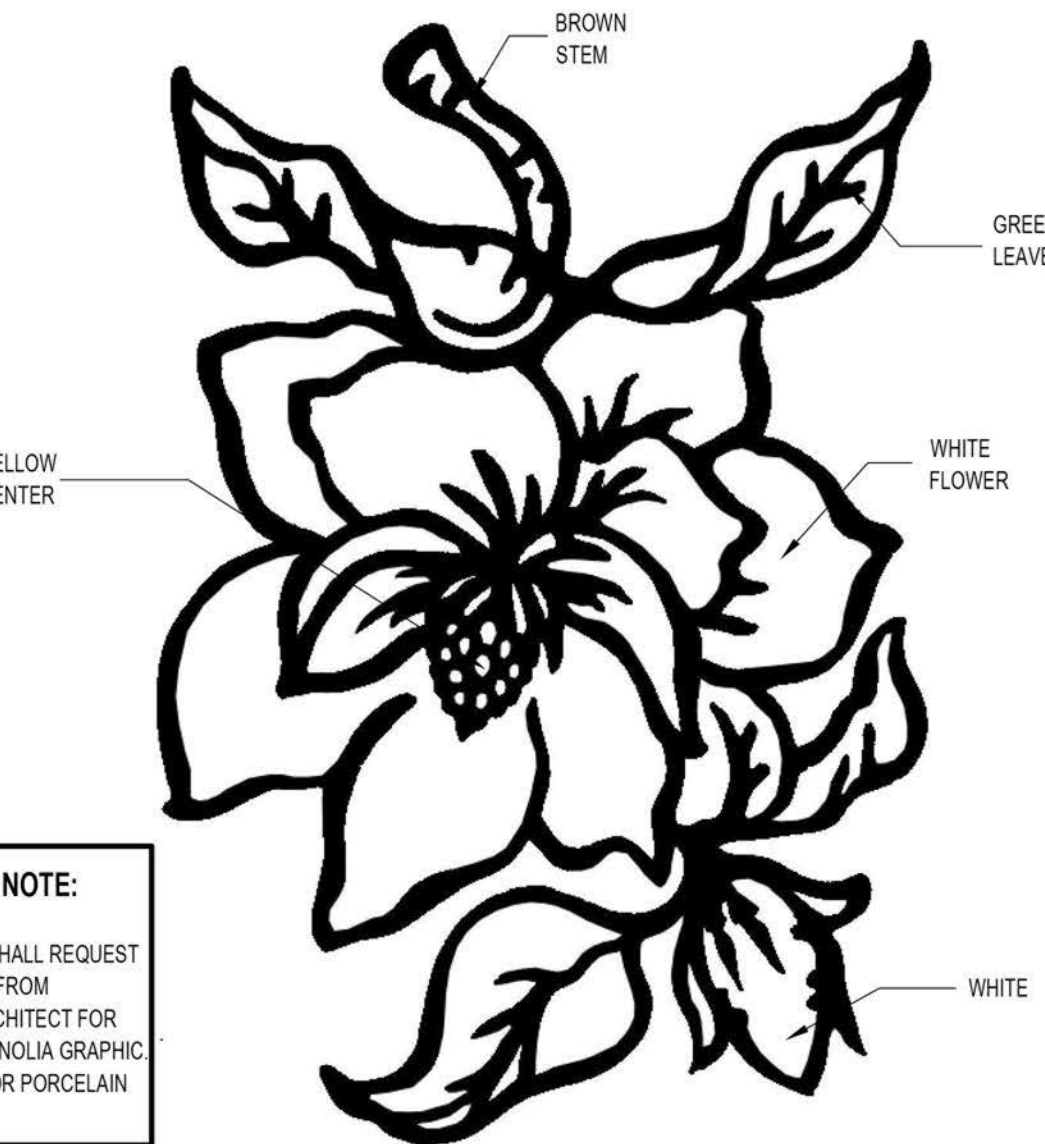


- LEGEND:**
- 3 5/8" x 2 1/4" x 7 5/8" STANDARD BRICK. REFER TO PAVING ENLARGEMENT, DETAIL B, SHEET L-2.10 FOR COLORS AND LAYOUT.
 - 2 1/4" x 8" x 8" and 2 1/4" x 4" x 8" INVISH-LUG PAVERS. RANDOM MIX. INSTALL PER MANUFACTURER SPECIFICATIONS FOR REMOVAL AND INSCRIBING BY CITY AS NEEDED.
 - ADJACENT PAVING WITH DEEPEDED EDGE ALONG BRICK BAND.
 - CONCRETE BASE BENEATH BRICK BAND.
 - 4" DEEP LAYER OF COMPACTED 3/4" AGGREGATE BASE.
 - FILTER FABRIC.
 - 1" DEEP SAND SETTING BED.
 - MORTAR SETTING BED AT BRICK BAND ONLY.
 - COLD JOINT.
 - COMPACTED SUBGRADE.
 - FULL DEPTH EXPANSION JOINT W/ WATER PROOF SEALANT.

J LUGGED PAVERS WITH BRICK BAND SECTION

SCALE: 1" = 1'-0"
REFERENCE NUMBER: P-21, P-22

P-TOMT-48



MAGNOLIA MOTIF NOTE:

- CONTRACTOR SHALL REQUEST ARTWORK FILE FROM LANDSCAPE ARCHITECT FOR DESIGN OF MAGNOLIA GRAPHIC.
- COLORS ARE FOR PORCELAIN ENAMEL SIGNS.

C MAGNOLIA MOTIF

SCALE: NOT TO SCALE

LEGEND:

- FIXIT PLUS BIKE HANGER.
- FIXIT PLUS GUARD.
- FIXIT PLUS AIR KIT.
- BASE PLATE.
- CANE STOP.
- (4) 3/8" x 3" S.S. WEDGE ANCHORS WITH NUTS AND WASHERS.
- 4" THICK MIN. SLAB FOOTING, 36" SQ. MIN. CENTERED ON FIXIT STATION. DEEPEN TO 6" BENEATH FIXIT STATION.
- COMPACTED SUBGRADE.

NOTE:
INSTALL PER MANUFACTURERS DETAILED INSTALLATION INSTRUCTIONS.

NOTE:
B. TO BE PROVIDED BY CITY.



H1 ELEVATION

H2 ENLARGEMENT

H FIXIT BIKE REPAIR STATION

SCALE: 3/4" = 1'-0"
REFERENCE NUMBER: A-15

S-CONST-SA-BIKE-14



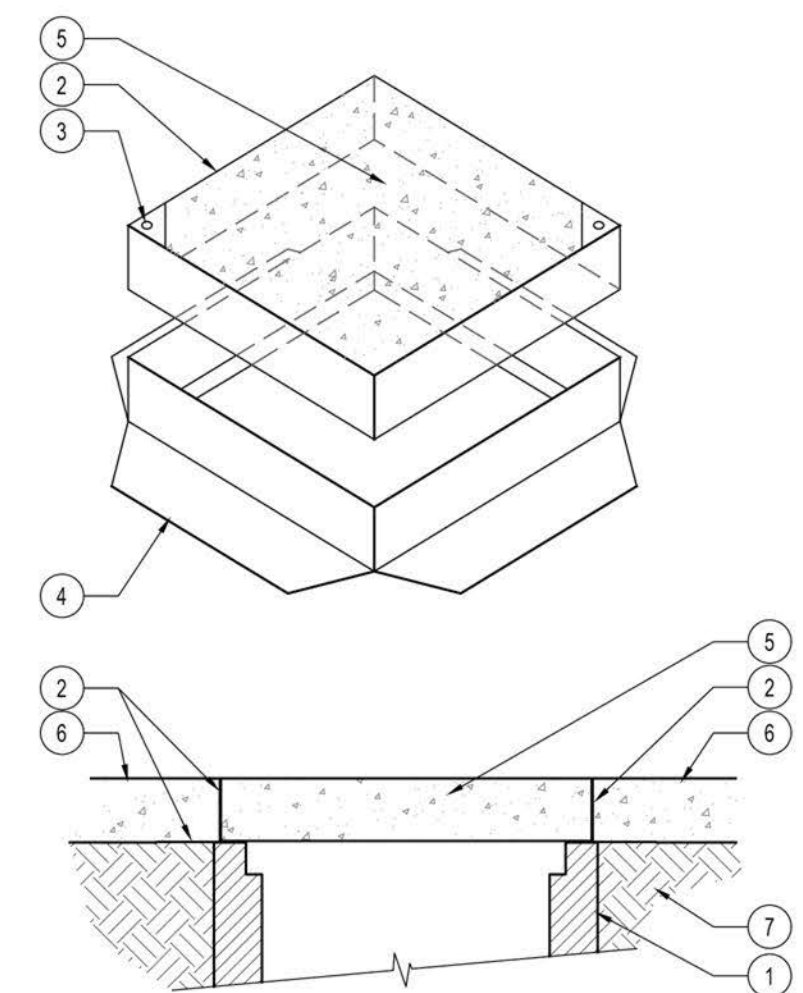
NOTES:

- SIGN TO BE STRAPPED TO LIGHT POLE USING VANDAL RESISTANT STAINLESS STEEL HARDWARE.
- SIGN AVAILABLE THROUGH ROADTRAFFICSIGN.COM.

I BIKE PATH SIGN

SCALE: 1 1/2" = 1'-0"
REFERENCE NUMBER: S-43

P-TOMT-57



LEGEND:

- EXISTING BELOW GRADE UTILITY BOX.
- WUNDERCOVERS PRE-FABRICATED GALVANIZED STEEL CONCRETE TRAY WITH FLANGES. SIZE TO FIT FRAME. LIFTING KEY FITTING.
- WUNDERCOVERS PRE-FABRICATED GALVANIZED STEEL TRAY WITH FLANGES.
- CONCRETE FILL IN TRAY TO MATCH EXISTING ADJACENT PAVING.
- ADJACENT CONCRETE PAVING PER CONSTRUCTION PLAN.
- COMPACTED SUBGRADE.

NOTES:

- UTILITY BOX SIZES VARY. CONFIRM SIZES AND QUANTITIES IN FIELD.
- COORDINATE WITH MANUFACTURER FOR PROPER SIZE LID AND FRAME, AND INSTALL PER MANUFACTURER SPECIFICATIONS.

G UTILITY BOX COVER

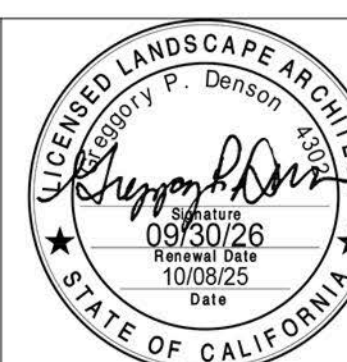
SCALE: 1" = 1'-0"
REFERENCE NUMBER: A-96

S-CONST-SA-PRMA-03

REVISIONS

MARK	DATE	INITIAL	DESCRIPTION	DATE	APP'VD
1	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024		

PLANS PREPARED BY



DRAWN BY: DAJ
DESIGNED BY: GPD
CHECKED BY: JRC
RECOMMENDED BY:

APPROVED BY:
FOR CITY ENGINEER
R.C.E. 45702
RECOMMENDED BY:
RECOMMENDED BY:
ENGINEERING STAFF
LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND

**TOM THOMAS MAGNOLIA PLAZA
CONSTRUCTION DETAILS 3**

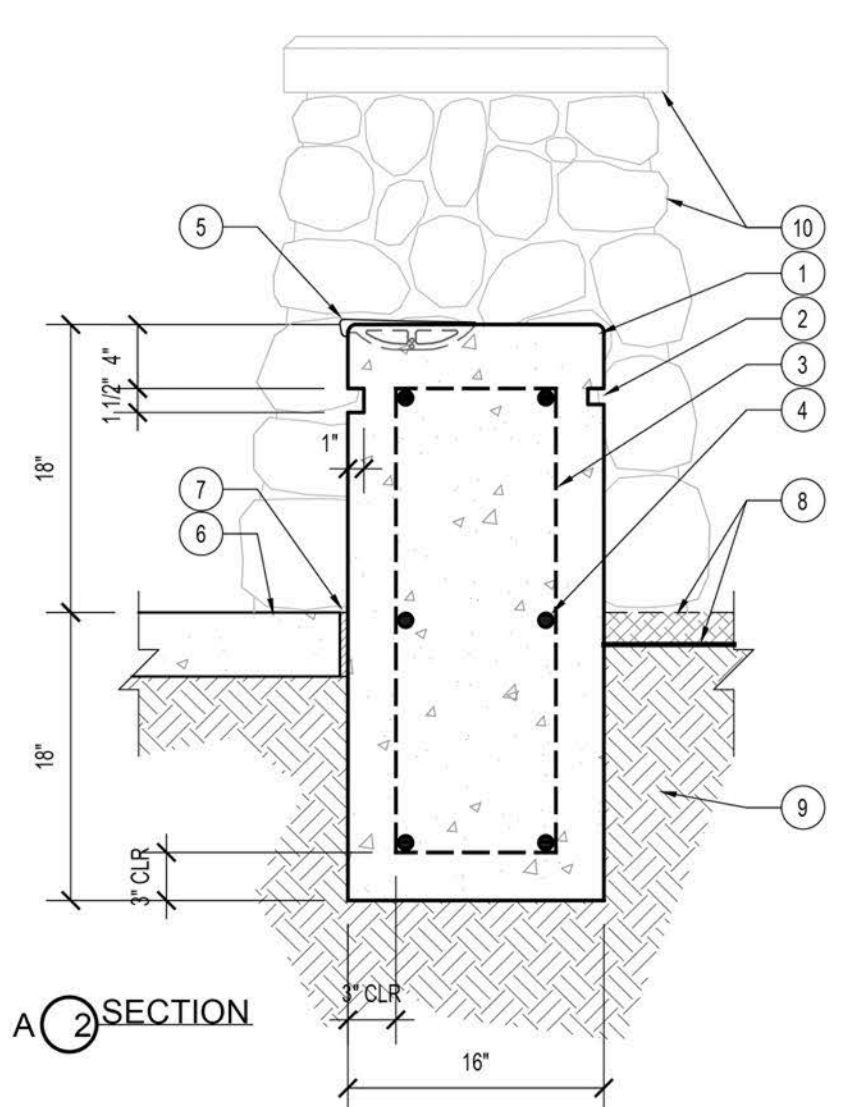
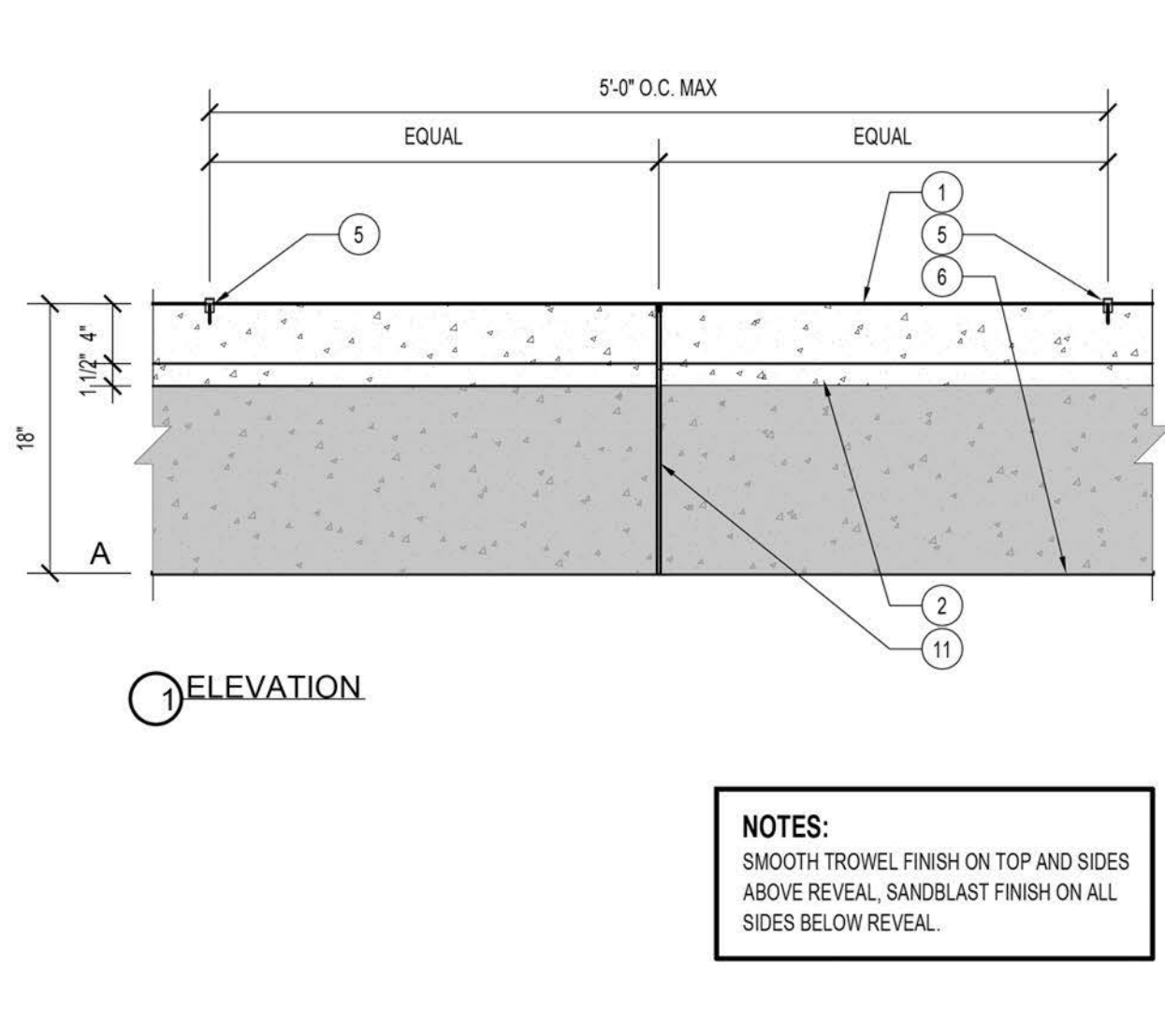
ACCT 421-8203
PROJECT NO. ADS JOB 2236
CITY JOB 82338
SHEET L-2.5
11 OF 37 SHEETS
DRAWING NO. LS23-08



Know what's below.
Call before you dig.

BENCH MARK NO. LOCATION:

ELEV.

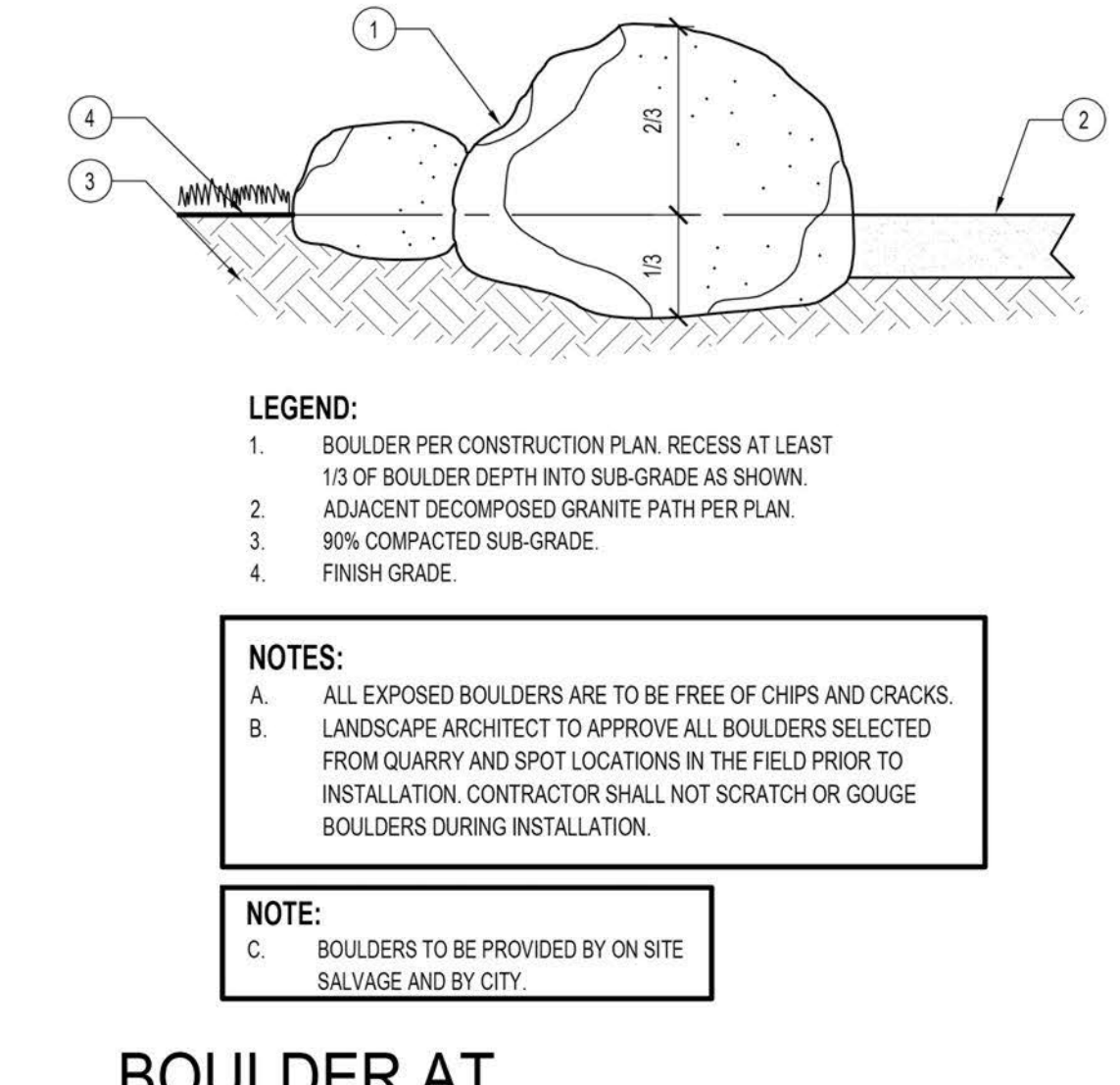
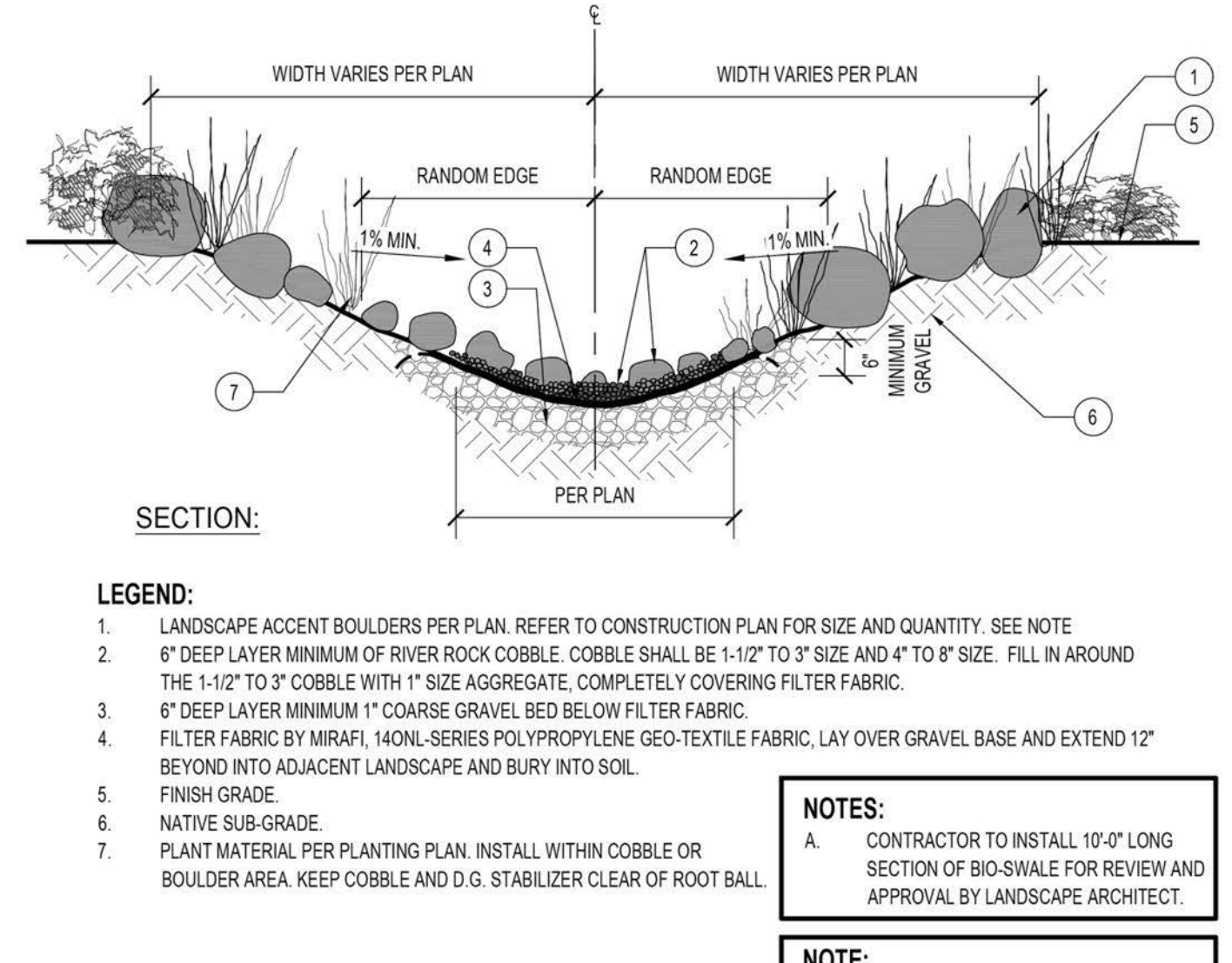


- LEGEND:**
- NATURAL GREY COLOR POURED-IN-PLACE CONCRETE WALL WITH 1/2" RADIUS LONG TOP EDGES. PORTION OF WALL BELOW REVEAL TO HAVE ETCH FINISH.
 - FORM WALL WITH 1 1/2" x 1" REVEAL, CONTINUOUS AT 4' BELOW TOP OF WALL. ALL VISIBLE SIDES.
 - #4 REBAR, VERTICAL TIES @ 18" O.C.
 - (6) #4 REBAR, CONTINUOUS HORIZONTAL TOP, BOTTOM AND MIDDLE.
 - SKATESTOPPER ANTI-SKATEBOARD STAINLESS STEEL DEVICE, "DIAMOND INSERT SERIES" MODEL #DS-8 FOR 12" RADIUS. INSTALL ON PAVING SIDE PER CONSTRUCTION PLAN. SPACE 5'-0" O.C. MAX.
 - ADJACENT CONCRETE PAVING PER CONSTRUCTION PLAN.
 - 1/2" THICK, FULL-DEPTH EXPANSION JOINT.
 - FINISH GRADE WITH MULCH LAYER. REFER TO PLANTING PLAN FOR MULCH TYPE AND DEPTH.
 - COMPACTED NATIVE SUBGRADE.
 - 36" HIGH CMU COLUMN WITH STONE VENEER AND CONCRETE CAP. LOCATIONS PER CONSTRUCTION PLAN.
 - VERTICAL CONTROL JOINT. EVENLY SPACE AS SHOWN. 5'-0" O.C. USE 1 1/2" x 1" TO FORM JOINT ON BOTH SIDES AND TOP.

NOTES:
SMOOTH TROWEL FINISH ON TOP AND SIDES ABOVE REVEAL. SANDBLAST FINISH ON ALL SIDES BELOW REVEAL.

A 18" HIGH CONCRETE WALL
SCALE: 1" = 1'-0"
REFERENCE NUMBER: W-11

P-TOMT-01



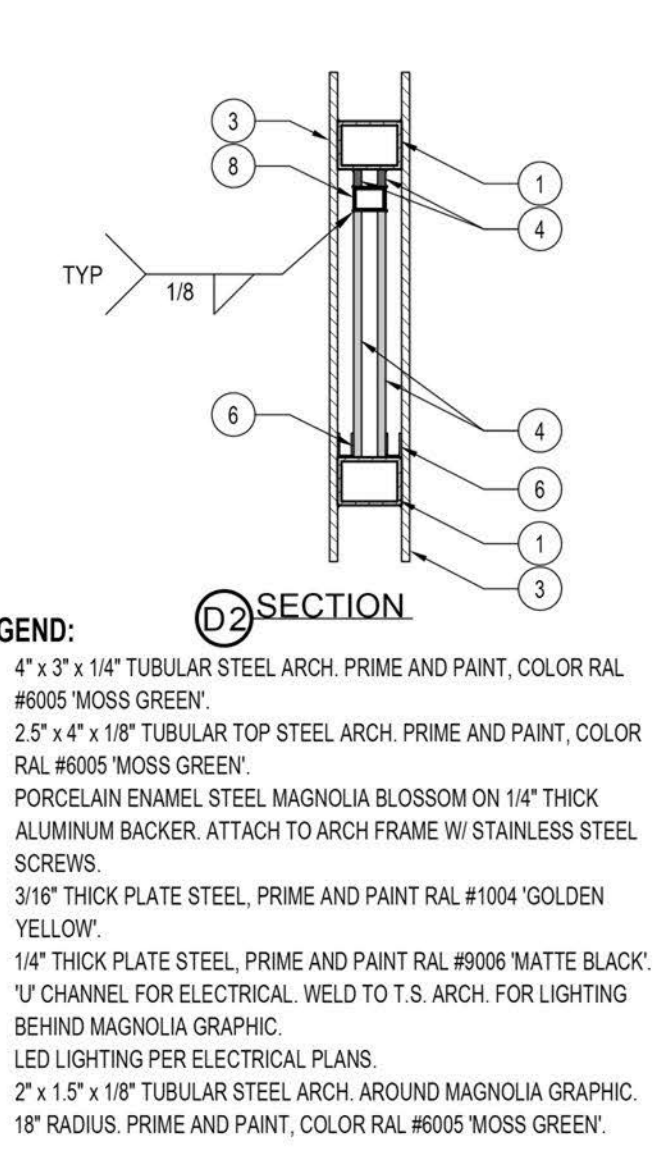
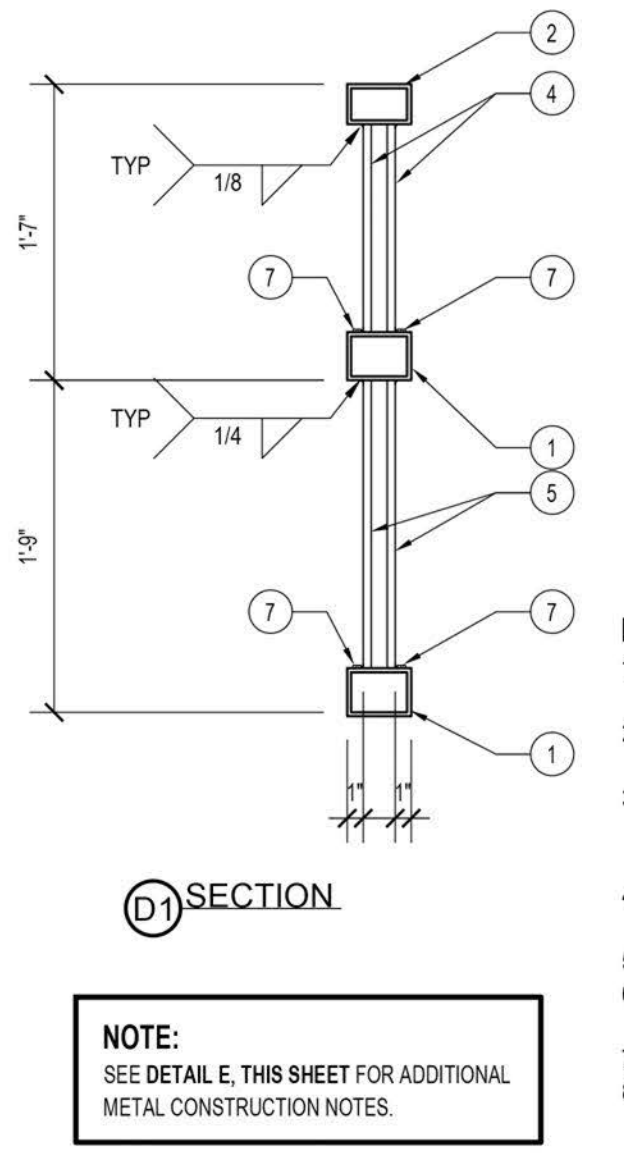
- LEGEND:**
- BOULDER PER CONSTRUCTION PLAN. RECESS AT LEAST 1/3 OF BOULDER DEPTH INTO SUB-GRADE AS SHOWN.
 - ADJACENT DECOMPOSED GRANITE PATH PER PLAN.
 - 90% COMPACTED SUB-GRADE.
 - FINISH GRADE.
- NOTES:**
- A. ALL EXPOSED BOULDERS ARE TO BE FREE OF CHIPS AND CRACKS. LANDSCAPE ARCHITECT TO APPROVE ALL BOULDERS SELECTED FROM QUARRY AND SPOT LOCATIONS IN THE FIELD PRIOR TO INSTALLATION. CONTRACTOR SHALL NOT SCRATCH OR GOUGE BOULDERS DURING INSTALLATION.
- NOTE:**
- C. BOULDERS TO BE PROVIDED BY ON SITE SALVAGE AND BY CITY.

B DRY STREAMBED
SCALE: 1/2" = 1'-0"
REFERENCE NUMBER:

P-TOMT-02

C BOULDER AT DECOMPOSED GRANITE
SCALE: 1" = 1'-0"
REFERENCE NUMBER:

S-CONST-SA-BLDR-07



- LEGEND:**
- LIGHT POST WITH FIXTURE PER ELECTRICAL PLANS.
 - EMBEDMENT SHAFT PER MANUFACTURER.
 - ADJACENT PAVING PER CONSTRUCTION PLAN.
 - ELECTRICAL CONDUIT WITH SWEEP ELL. CONNECT WIRE CABLE TO LIGHTING SYSTEM THROUGH CONDUIT PER CODE. COORDINATE WITH ELECTRICAL CONTRACTOR.
 - CONCRETE FOOTING. SIZE AND REINFORCING PER STRUCTURAL DETAILS.
 - 90% MIN. COMPACTED SUB-GRADE.
 - 3-1/2" THICK, POURED-IN-PLACE CONCRETE CAP WITH 3/4" CHAMFER ALONG TOP EDGES. #3 REBAR SET MID-DEPTH. SLOPE TOP 1% TO DRAIN AWAY FROM T.S. POST.
 - 16" x 8" x 16" PRECISION COLUMN CMU. SOLID GROUT. REINFORCING PER STRUCTURAL.
 - NATURAL STONE VENEER WITH STANDARD GREY MORTAR. ALL SIDES. 4" TO 8" COBBLE WITH SMALLER STONES AT TOP. LARGER AT BOTTOM FOR IMPLIED 1:12 BATTER. SEE NOTE 'A'.
 - 1-1/2" THICK NON-SHRINK GROUT.
 - BASE PLATE AND ANCHORS PER MANUFACTURER SPECIFICATIONS.

LEGEND:

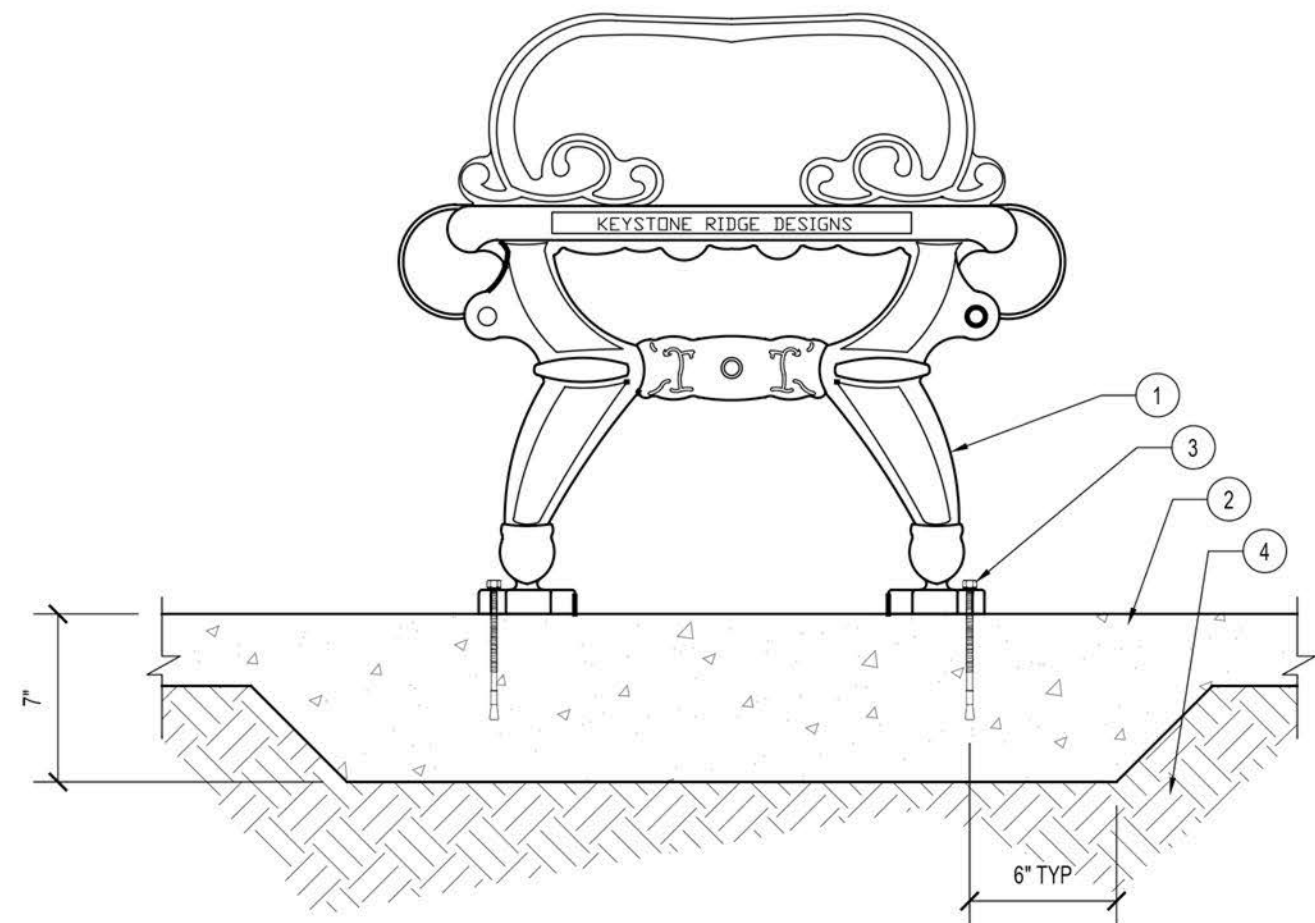
- 4" x 3" x 1/4" TUBULAR STEEL ARCH. PRIME AND PAINT, COLOR RAL #6005 'MOSS GREEN'.
- 2.5" x 4" x 1/8" TUBULAR TOP STEEL ARCH. PRIME AND PAINT, COLOR RAL #6005 'MOSS GREEN'.
- PORCELAIN ENAMEL STEEL MAGNOLIA BLOSSOM ON 1/4" THICK ALUMINUM BACKER. ATTACH TO ARCH FRAME W/ STAINLESS STEEL SCREWS.
- 3/16" THICK PLATE STEEL, PRIME AND PAINT RAL #1004 'GOLDEN YELLOW'.
- 1/4" THICK PLATE STEEL, PRIME AND PAINT RAL #9006 'MATTE BLACK'.
- 1/2" CHANNEL FOR ELECTRICAL. WELD TO T.S. ARCH. FOR LIGHTING BEHIND MAGNOLIA GRAPHIC.
- LED LIGHTING PER ELECTRICAL PLANS.
- 2" x 1.5" x 1/8" TUBULAR STEEL ARCH. AROUND MAGNOLIA GRAPHIC. 18" RADIUS. PRIME AND PAINT, COLOR RAL #6005 'MOSS GREEN'.

NOTE:
SEE DETAIL, THIS SHEET FOR ADDITIONAL METAL CONSTRUCTION NOTES.

D ENTRY ARCH SIGN SECTIONS
SCALE: 1" = 1'-0"
REFERENCE NUMBER:

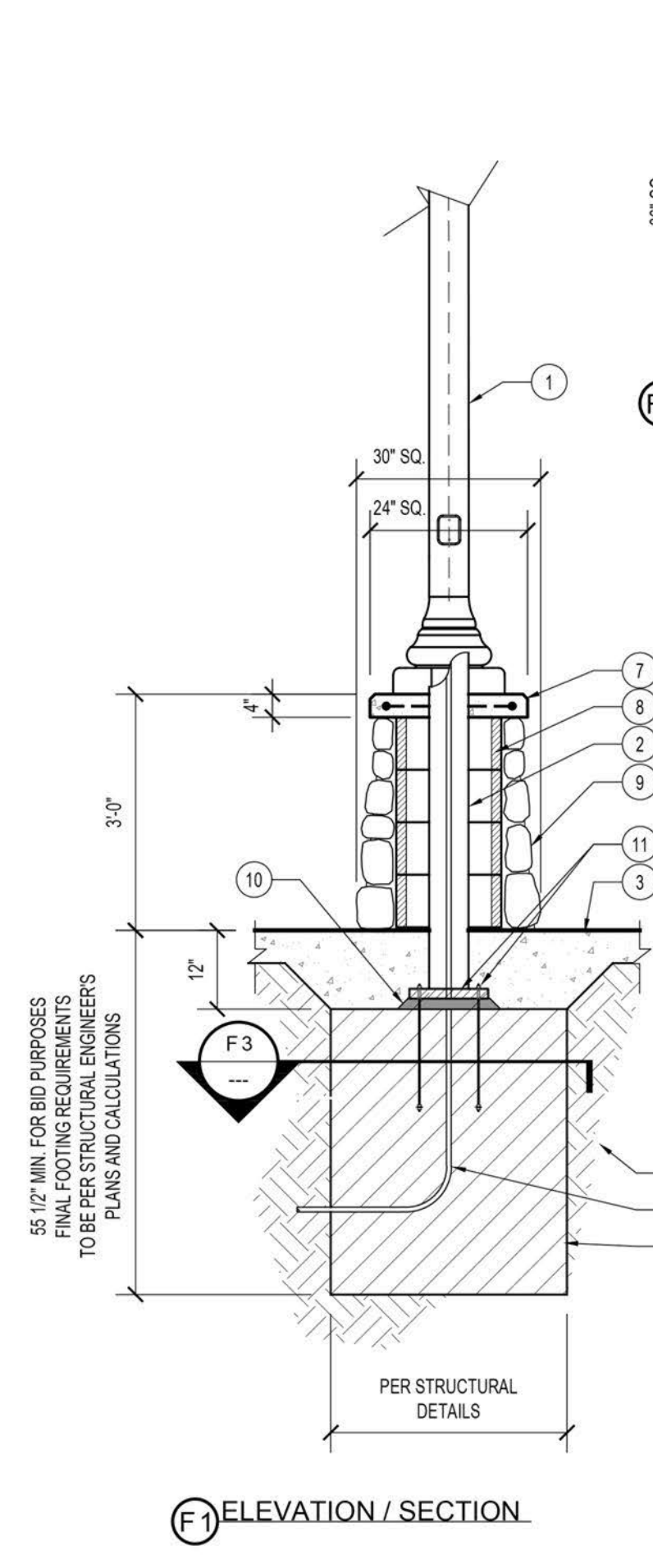
P-TOMT-01

- LEGEND:**
- BENCH PER AMENITIES SCHEDULE.
 - CONCRETE PAVING PER CONSTRUCTION PLAN. DEEPEN AT BENCH LOCATION (TYP).
 - 3/8" DIA. x 6" LONG CONCRETE EXPANSION ANCHORS - STAINLESS STEEL. (4) REQUIRED PER MANUF. SPECIFICATIONS.
 - COMPACTED SUBGRADE.



E BENCH - SURFACE MOUNT
SCALE: 1 1/2" = 1'-0"
REFERENCE NUMBER: A-13

S-CONST-SA-BNCH-13



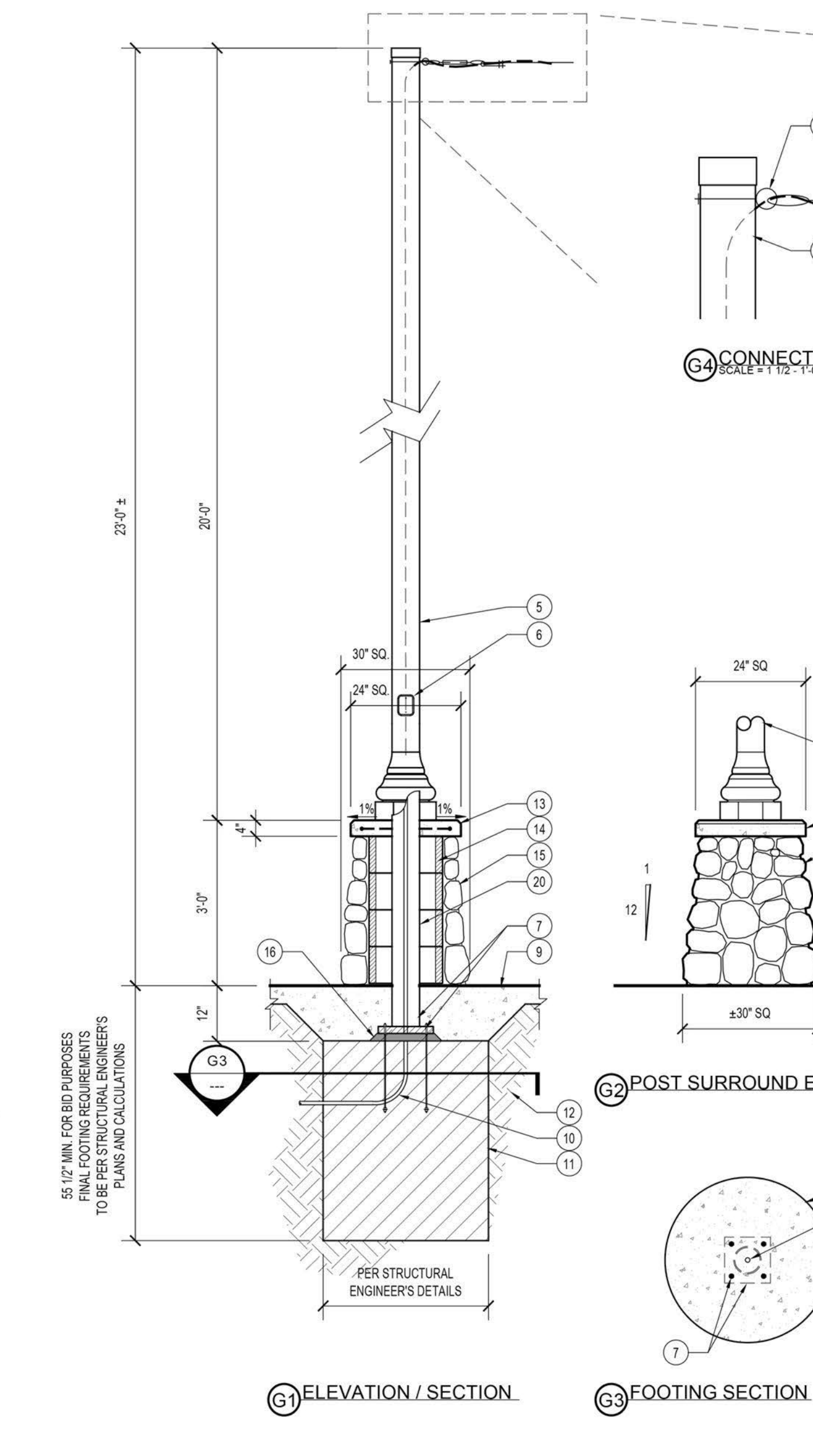
F3 FOOTING SECTION

F2 POST SURROUND ELEVATION

F1 ELEVATION / SECTION

F POLE LIGHT CMU PEDESTAL
SCALE: 1/2" = 1'-0"
REFERENCE NUMBER: L-102, W-17

P-TOMT-39



G1 ELEVATION / SECTION

G2 POST SURROUND ELEVATION

G3 FOOTING SECTION

G STRING LIGHT POST WITH COBBLE BASE SURROUND
SCALE: 1/2" = 1'-0"
REFERENCE NUMBER: L-101, W-15

P-TOMT-17

- LEGEND:**
- 1/8" x 1/8" x 19 TYPE 304 STAINLESS STEEL CABLE AVAILABLE THROUGH CABLE ART INC., TEL. 877-664-4224.
 - 1/8" THIMBLE AT ALL EYE BOLTS, MODEL #30HEPW308100. AVAILABLE THROUGH CABLE ART INC.
 - 1/8" WIRE ROPE CLIPS, TWO AT ALL TERMINUS, MODEL #30H242C04. AVAILABLE THROUGH CABLE ART INC.
 - STAINLESS STEEL EYE BOLT SCREWED THROUGH POST WITH 2.5" x 2.5" x 3/16" PLATE WASHER UNDER NUT, MODEL #30H30W308192. AVAILABLE THROUGH CABLE ART INC.
 - POST PER ELECTRICAL PLANS. CAP TOP. FINISH WITH (1) COAT OF ZINC CHROMATE PRIMER AND WITH (2) COATS OF ENAMEL PAINT, COLOR RAL #6005 'MOSS GREEN'.
 - HAND HOLE COVER PLATE SHALL HAVE TAMPER-PROOF HARDWARE.
 - BASE PLATE AND ANCHORS PER MANUFACTURER SPECIFICATIONS.
 - STAINLESS STEEL TURNBUCKLE AVAILABLE THROUGH CABLE ART INC.
 - ADJACENT PAVING PER CONSTRUCTION PLAN OR EQUAL.
 - ELECTRICAL CONDUIT WITH SWEEP ELL. CONNECT WIRE CABLE TO LIGHTING SYSTEM THROUGH CONDUIT PER CODE. COORDINATE WITH ELECTRICAL CONTRACTOR.
 - CONCRETE FOOTING. FINAL FOOTING SIZE AND REINFORCING PER STRUCTURAL ENGINEER'S DRAWINGS AND CALCULATIONS.
 - 90% MIN. COMPACTED SUB-GRADE.
 - 3-1/2" THICK, POURED-IN-PLACE CONCRETE CAP WITH 3/4" CHAMFER ALONG TOP EDGES. #3 REBAR SET MID-DEPTH. SLOPE TOP 1% TO DRAIN AWAY FROM T.S. POST.
 - 16" x 8" x 16" PRECISION COLUMN CMU. SOLID GROUT. REINFORCING PER STRUCTURAL.
 - NATURAL STONE VENEER WITH STANDARD GREY MORTAR. ALL SIDES. 4" TO 8" COBBLE WITH SMALLER STONES AT TOP. LARGER AT BOTTOM FOR IMPLIED 1:12 BATTER. SEE NOTE C.
 - 1-1/2" MIN. NON-SHRINK GROUT.
 - SHADE STRUCTURE WEATHERING STEEL BEAM.
 - STAINLESS STEEL EYE BOLT WELDED TO TOP OF BEAM. TYPICAL OF (2). CONNECT STRING LIGHT TO CABLE BETWEEN STRUCTURES WHERE SHOWN ON PLAN.
 - STAINLESS STEEL STRING LIGHT CABLE PER ELECTRICAL PLANS.
 - EMBEDMENT SHAFT PER LIGHT POST MANUFACTURER.

NOTES:

A. PRIOR TO POURING OF CONCRETE FOOTING, CONFIRM WITH LANDSCAPE ARCHITECT ON ORIENTATION OF BASE PLATES AND FOOTING BOLTS.

B. CMU COLUMN WITH CAP AND STONE VENEER IS FOR DECORATIVE PURPOSES AND HAS NO STRUCTURAL FUNCTION IN RELATION TO LIGHT POST.



BENCH MARK NO. LOCATION:
ELEV.

REVISIONS					
MARK	DATE	INITIAL	DESCRIPTION	DATE	APPVD
1	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024		

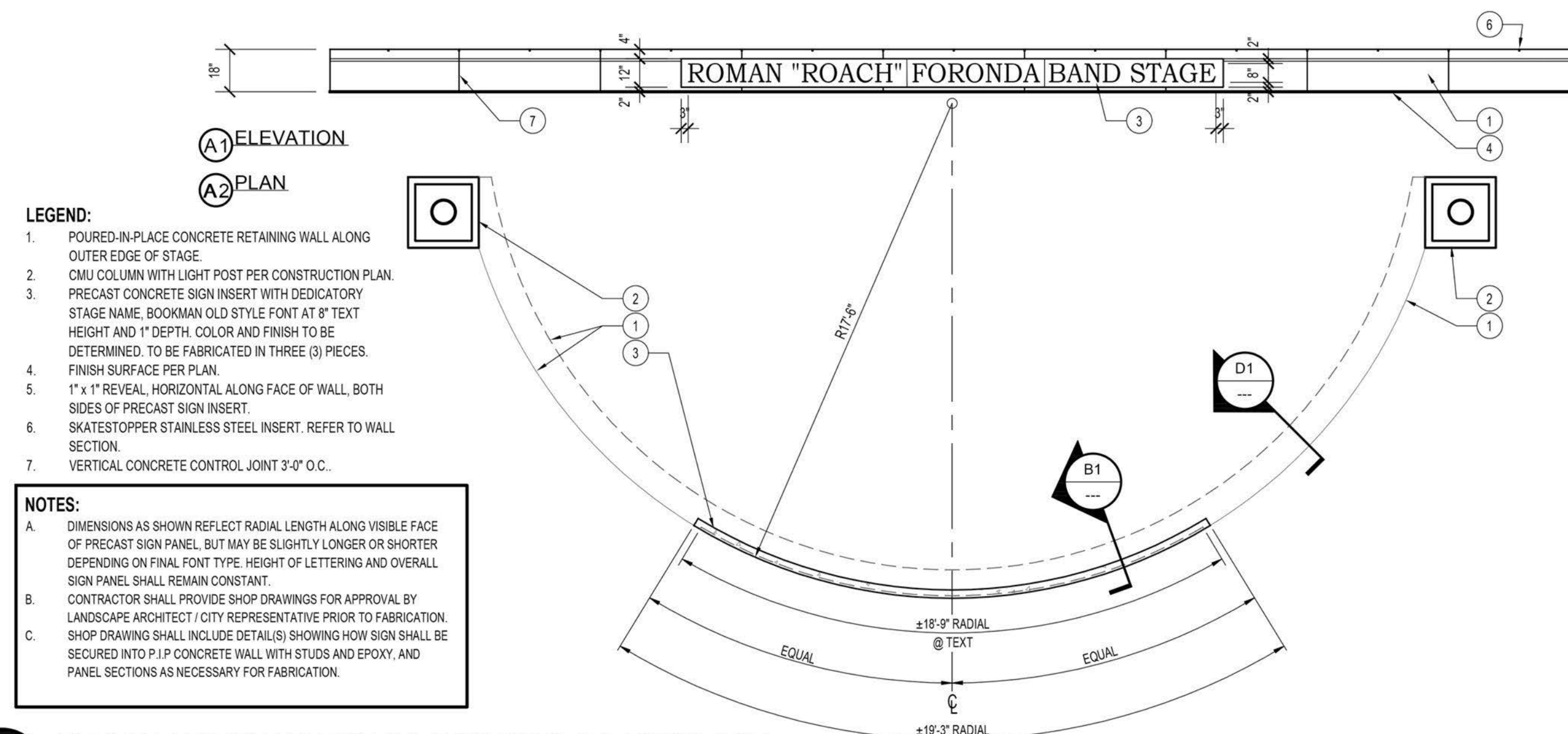
PLANS PREPARED BY
ARCHITERRA DESIGN GROUP
LANDSCAPE ARCHITECTURE AND PLANNING
10221-A TRADEMARK ST., RANCHO CUCAMONGA,
CALIFORNIA 91730 | PH: (951) 484-2800



DRAWN BY: DAJ
DESIGNED BY: GPD
CHECKED BY: JRC
RECOMMENDED BY:
APPROVED BY:
FOR CITY ENGINEER R.C.E. 45702
RECOMMENDED BY:
ENGINEERING STAFF
LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND
TOM THOMAS MAGNOLIA PLAZA
CONSTRUCTION DETAILS 4

ACCT 421-8203
PROJECT NO. ADS JOB 2236
CITY JOB 82338
SHEET L-2.6
12 OF 37 SHEETS
DRAWING NO. LS23-08



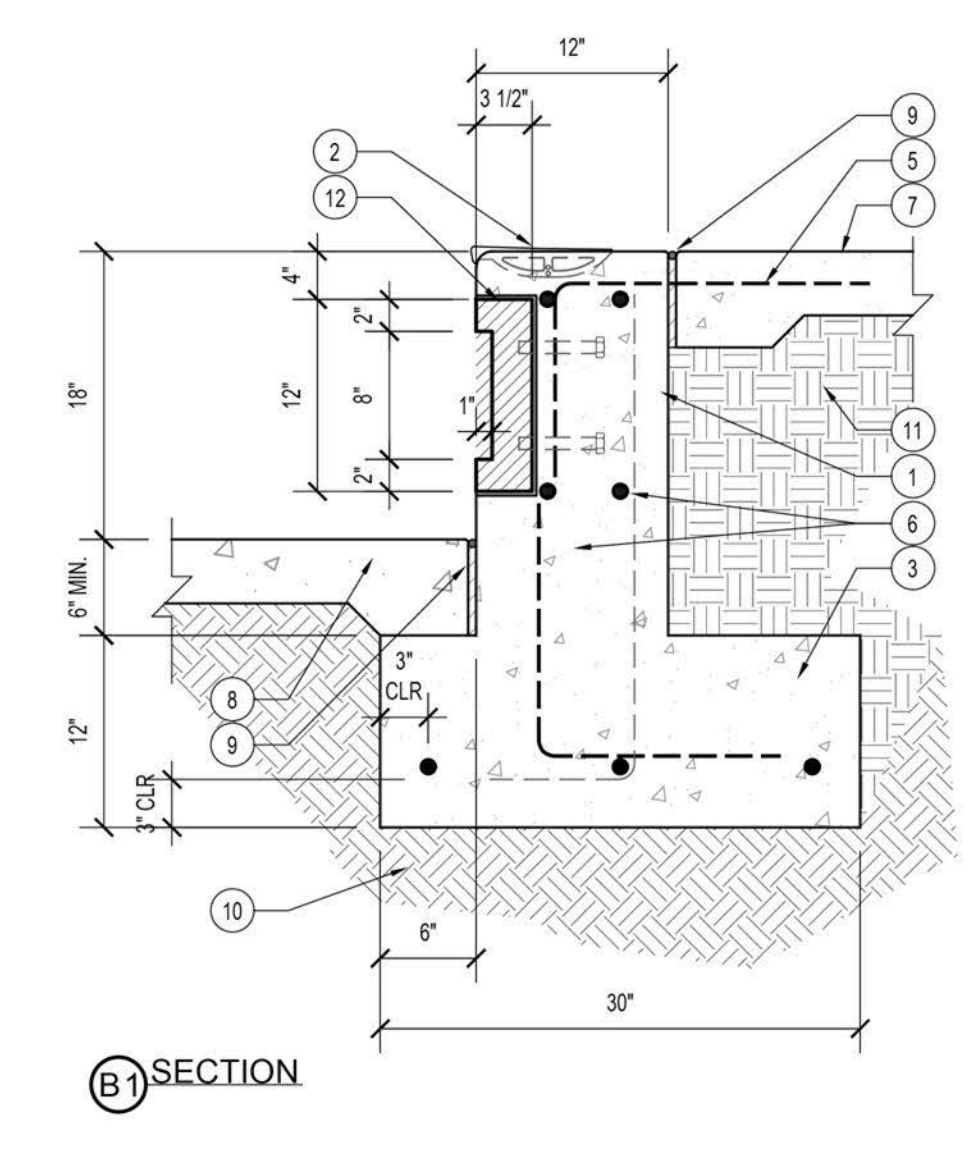
- LEGEND:**
- POURED-IN-PLACE CONCRETE RETAINING WALL ALONG OUTER EDGE OF STAGE.
 - CMU COLUMN WITH LIGHT POST PER CONSTRUCTION PLAN.
 - PRECAST CONCRETE SIGN INSERT WITH DEDICATORY STAGE NAME, BOOKMAN OLD STYLE FONT AT 8" TEXT HEIGHT AND 1" DEPTH. COLOR AND FINISH TO BE DETERMINED. TO BE FABRICATED IN THREE (3) PIECES.
 - FINISH SURFACE PER PLAN.
 - 1" x 1" REVEAL, HORIZONTAL ALONG FACE OF WALL, BOTH SIDES OF PRECAST SIGN INSERT.
 - SKATESTOPPER STAINLESS STEEL INSERT. REFER TO WALL SECTION.
 - VERTICAL CONCRETE CONTROL JOINT 3'-0" O.C.

NOTES:

A. DIMENSIONS AS SHOWN REFLECT RADIAL LENGTH ALONG VISIBLE FACE OF PRECAST SIGN PANEL, BUT MAY BE SLIGHTLY LONGER OR SHORTER DEPENDING ON FINAL FONT TYPE. HEIGHT OF LETTERING AND OVERALL SIGN PANEL SHALL REMAIN CONSTANT.

B. CONTRACTOR SHALL PROVIDE SHOP DRAWINGS FOR APPROVAL BY LANDSCAPE ARCHITECT / CITY REPRESENTATIVE PRIOR TO FABRICATION. SHOP DRAWINGS SHALL INCLUDE DETAILS(S) SHOWING HOW SIGN SHALL BE SECURED INTO P.I.P. CONCRETE WALL WITH STUDS AND EPOXY, AND PANEL SECTIONS AS NECESSARY FOR FABRICATION.

A STAGE DEDICATORY CONCRETE INSERT
SCALE: 1/4" = 1'-0"
REFERENCE NUMBER: S-42



- LEGEND:**
- 12" WIDE NATURAL GREY COLOR POURED-IN-PLACE CONCRETE WALL. TOP OF WALL TO HAVE LIGHT BROOM FINISH. VISIBLE VERTICAL FACE OF WALL BELOW REVEAL TO HAVE A SANDBLAST FINISH.
 - SKATESTOPPER ANTI-SKATEBOARD STAINLESS STEEL DEVICE, "DIAMOND INSERT SERIES" MODEL #DRS-8 FOR 1/2" RADIUS. SPACE 5'-0" O.C.
 - CONCRETE FOOTING MAY BE POURED MONOLITHICALLY WITH WALL.
 - VERTICAL CONCRETE CONTROL JOINT, 1" WIDE x 1" DEEP FRONT AND TOP 5'-0" O.C.
 - #3 REBAR DOWEL. BEND FROM STAGE PAVING TO WALL 12" MIN. EACH DIRECTION.
 - REBAR REINFORCING IN WALL (2) #4 VERTICAL @ 18" O.C. AND (2) #4 HORIZONTAL @ 12" O.C.
 - STAGE PAVING WITH DEEPEDED EDGE. FINISH PER CONSTRUCTION PLAN.
 - ADJACENT CONCRETE PAVING PER CONSTRUCTION PLAN.
 - 1/2" THICK, FULL-DEPTH EXPANSION JOINT WITH WATERPROOF SEALANT.
 - COMPACTED SUBGRADE.
 - COMPACTED BACKFILL.
 - PRECAST CONCRETE STAGE NAME PANEL FOR FULL NAME AND OVERALL DIMENSIONS. SEE DETAIL A, THIS SHEET.

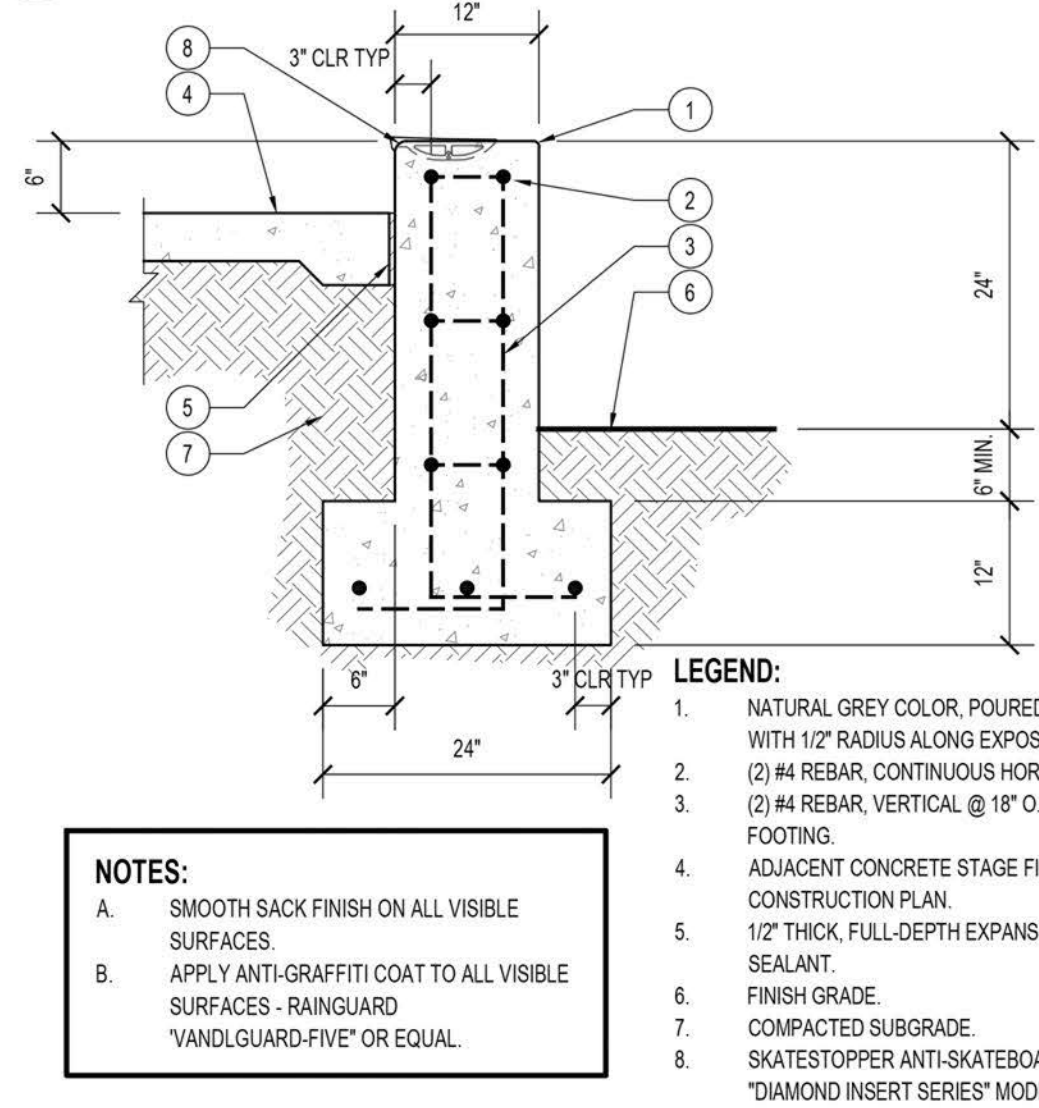
NOTES:

A. SOIL COMPACTION PER GEOTECHNICAL REPORT.

B. TOP OF WALL CORRESPONDS WITH STAGE PERIMETER BAND AS SHOWN ON CONSTRUCTION PLAN.

C. APPLY ANTI-GRAFFITI COAT TO ALL VISIBLE SURFACES - RAINGUARD 'VANDI-GUARD-FIVE' OR EQUAL.

B CONCRETE STAGE WALL SECTION AT SIGN INSERT
SCALE: 1" = 1'-0"
REFERENCE NUMBER: W-21



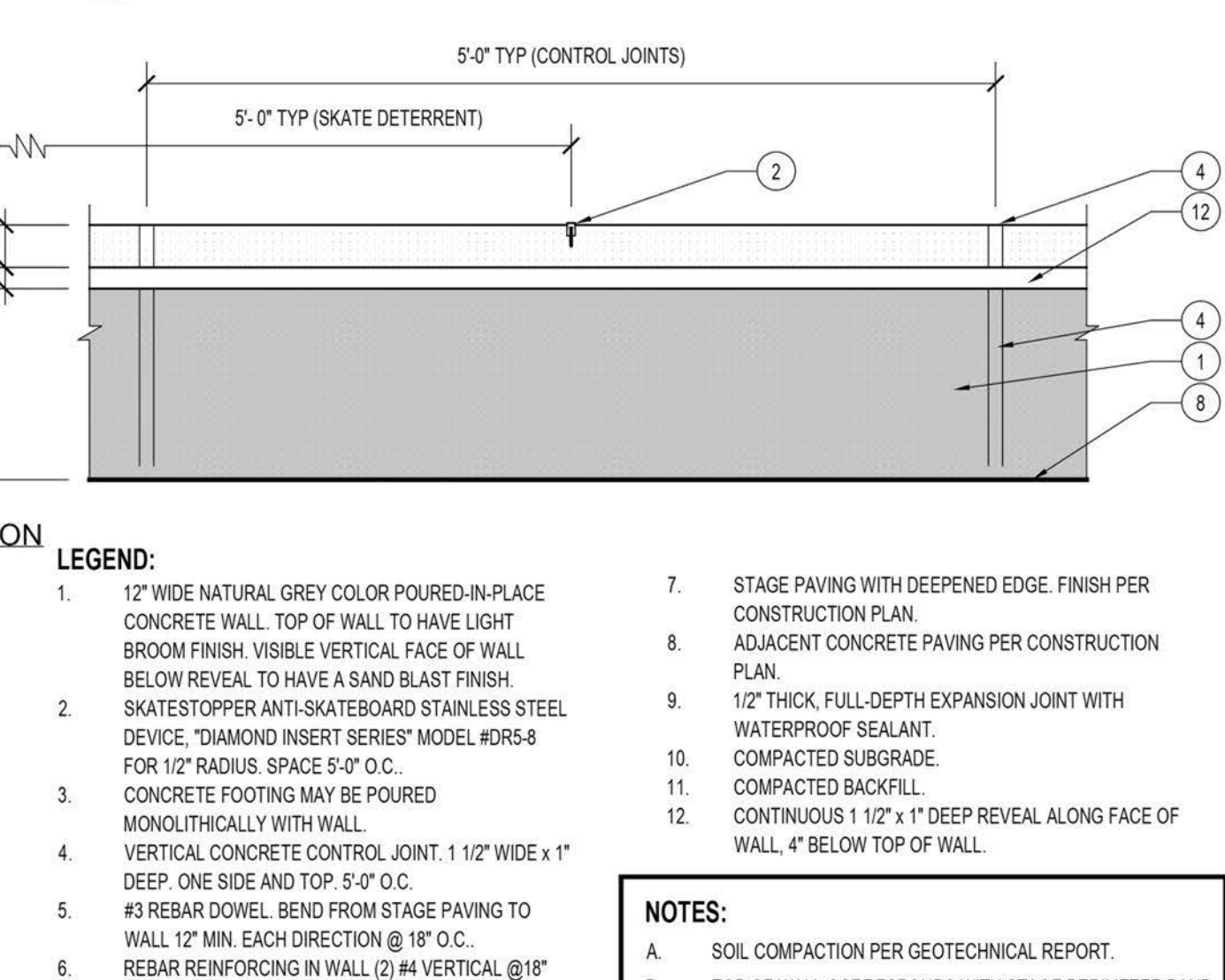
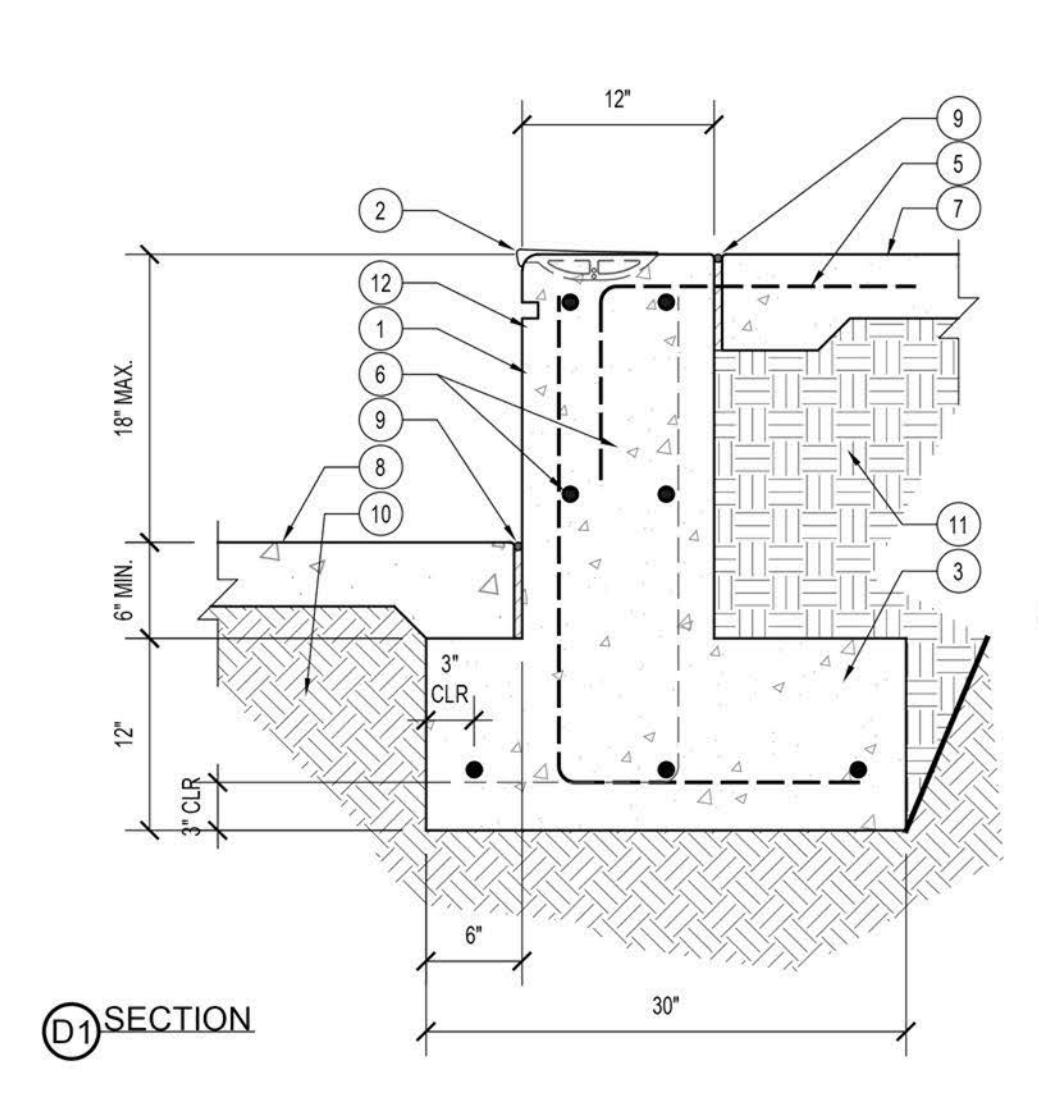
- LEGEND:**
- NATURAL GREY COLOR, POURED-IN-PLACE CONCRETE WALL WITH 1/2" RADIUS ALONG EXPOSED EDGES.
 - (2) #4 REBAR, CONTINUOUS HORIZONTAL @ 12" O.C.
 - (2) #4 REBAR, VERTICAL @ 18" O.C. WITH STANDARD HOOKS IN FOOTING.
 - ADJACENT CONCRETE STAGE FINISH SURFACE PER CONSTRUCTION PLAN.
 - 1/2" THICK, FULL-DEPTH EXPANSION JOINT WITH WATERPROOF SEALANT.
 - FINISH GRADE.
 - COMPACTED SUBGRADE.
 - SKATESTOPPER ANTI-SKATEBOARD STAINLESS STEEL DEVICE, "DIAMOND INSERT SERIES" MODEL #DRS-8 FOR 1/2" RADIUS. SPACE 5'-0" O.C.

NOTES:

A. SMOOTH SACK FINISH ON ALL VISIBLE SURFACES.

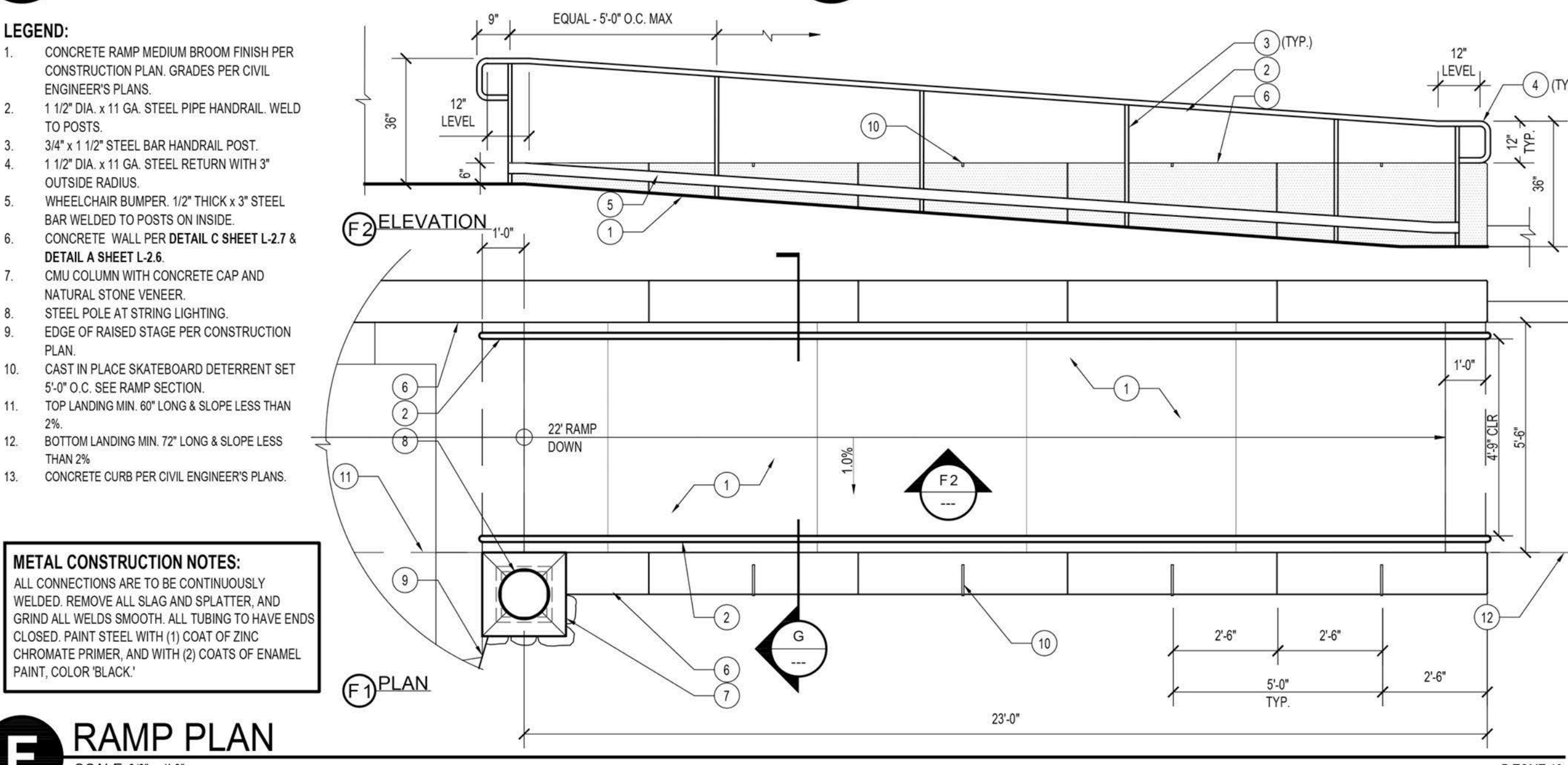
B. APPLY ANTI-GRAFFITI COAT TO ALL VISIBLE SURFACES - RAINGUARD 'VANDI-GUARD-FIVE' OR EQUAL.

C CONCRETE RETAINING WALL (BACK OF STAGE)
SCALE: 3/4" = 1'-0"
REFERENCE NUMBER: W-22



- LEGEND:**
- PERMANENT BOLLARD.
 - #4 REBAR HORIZONTAL.
 - #4 REBAR VERTICAL AT CORNERS.
 - INTEGRAL COLOR CONCRETE FOOTING. 30" X 36" MINIMUM BOLLARD FOOTING.
 - COMPACTED SUBGRADE.
 - MASONRY BLOCK TO LIFT BOLLARD OFF SUBGRADE.

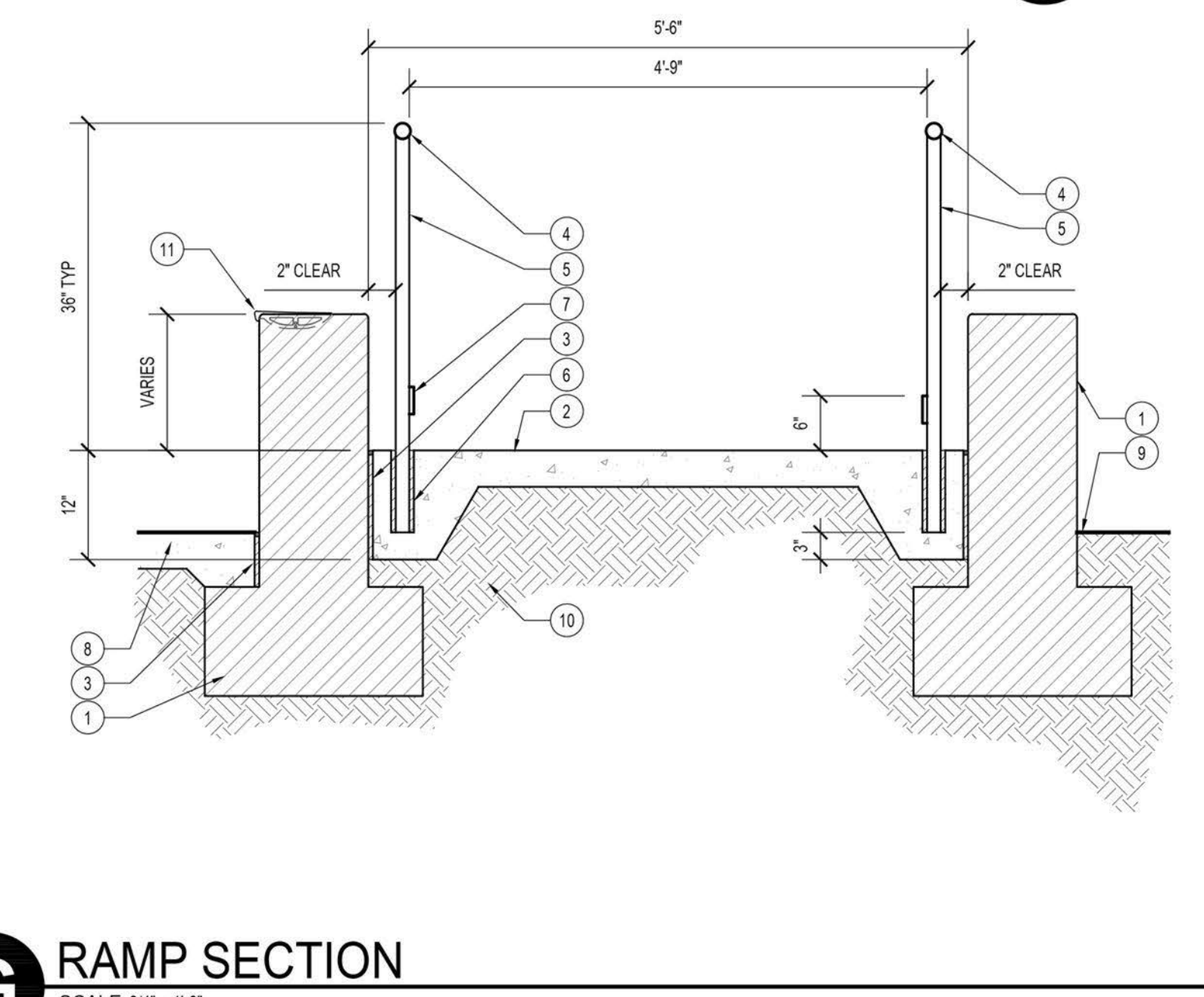
E FIXED BOLLARD
SCALE: 1/2" = 1'-0"
REFERENCE NUMBER: P-TOMT-61



METAL CONSTRUCTION NOTES:

ALL CONNECTIONS ARE TO BE CONTINUOUSLY WELDED. REMOVE ALL SLAG AND SPLATTER, AND GRIND ALL WELDS SMOOTH. ALL TUBING TO HAVE ENDS CLOSED. PAINT STEEL WITH (1) COAT OF ZINC CHROMATE PRIMER, AND WITH (2) COATS OF ENAMEL PAINT, COLOR BLACK.

F RAMP PLAN
SCALE: 3/8" = 1'-0"
REFERENCE NUMBER: P-TOMT-46



- LEGEND:**
- CONCRETE WALL. REFER TO DETAIL C, SHEET L-2.7 & DETAIL A, SHEET L-2.8.
 - CONCRETE RAMP WITH DEEPEDED EDGES. COLOR AND FINISH PER CONSTRUCTION PLAN.
 - 1/2" THICK, FULL-DEPTH EXPANSION JOINT WITH WATERPROOF SEALANT.
 - 1 1/2" DIA. x 11 GA. STEEL PIPE HANDRAIL, WELD TO POSTS.
 - 3/4" x 1 1/2" STEEL BAR HANDRAIL POST @ 5'-0" O.C. MAX.
 - 3" DIA. CORE DRILL CONCRETE RAMP AND SET HANDRAIL POSTS WITH NON-SHRINK GROUT.
 - WHEELCHAIR BUMPER, 1/2" THICK x 3" STEEL BAR WELDED TO POSTS TYPICAL. PAINT TO MATCH HANDRAIL AND POSTS.
 - ADJACENT FINISH PAVING PER CONSTRUCTION PLAN.
 - FINISH GRADE AT ADJACENT PLANTER.
 - COMPACTED SUBGRADE.
 - SKATESTOPPER ANTI-SKATEBOARD STAINLESS STEEL DEVICE, "DIAMOND INSERT SERIES" MODEL #DRS-8 FOR 1/2" RADIUS. SPACE 5'-0" O.C. PER PLAN.

METAL CONSTRUCTION NOTES:

ALL CONNECTIONS ARE TO BE CONTINUOUSLY WELDED. REMOVE ALL SLAG AND SPLATTER, AND GRIND ALL WELDS SMOOTH. ALL TUBING TO HAVE ENDS CLOSED. PAINT STEEL WITH (1) COAT OF ZINC CHROMATE PRIMER, AND WITH (2) COATS OF ENAMEL PAINT, COLOR BLACK.

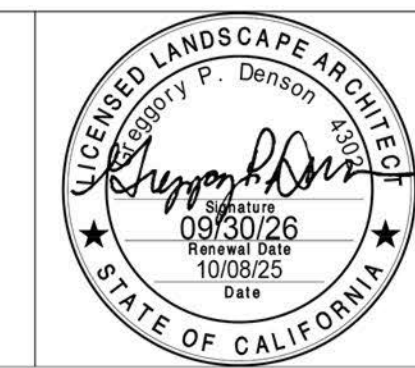
G RAMP SECTION
SCALE: 3/4" = 1'-0"
REFERENCE NUMBER: P-TOMT-47

811
Know what's below.
Call before you dig.

BENCH MARK NO. LOCATION:
ELEV.

REVISIONS						
MARK	DATE	INITIAL	DESCRIPTION	DATE	APPVD	
1	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024			

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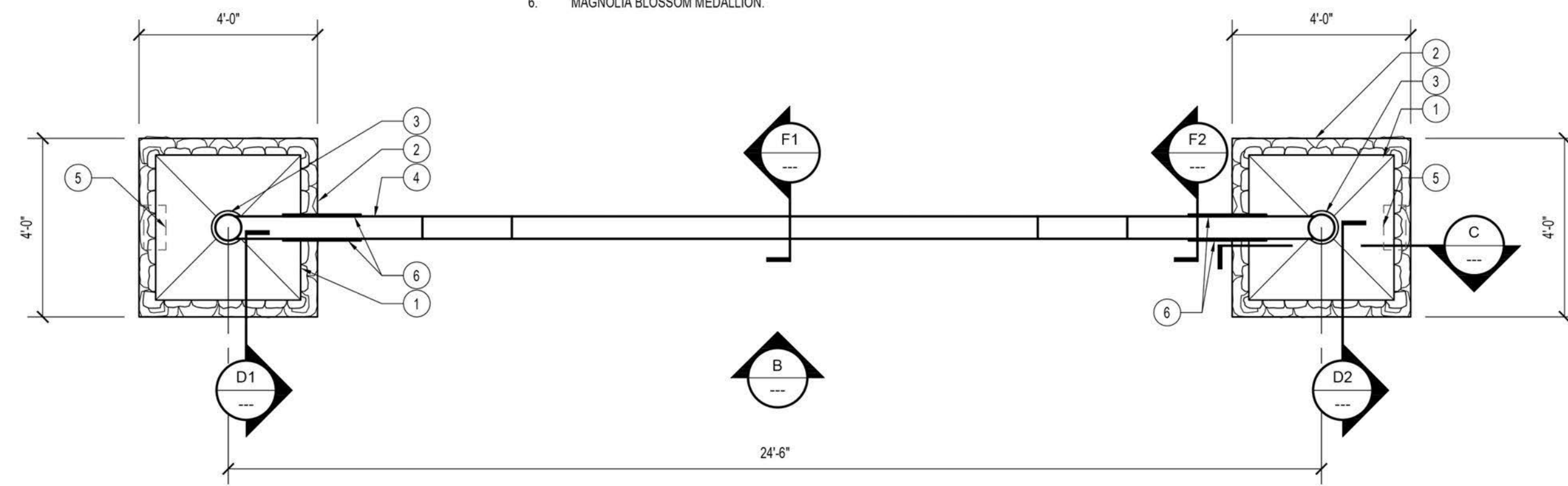


DRAWN BY: DAJ	APPROVED BY:
DESIGNED BY: GPD	FOR CITY ENGINEER R.C.E. 45702
CHECKED BY: JRC	RECOMMENDED BY:
RECOMMENDED BY:	RECOMMENDED BY:
ENGINEERING STAFF	LAND DEVELOPMENT & TRANSPORTATION

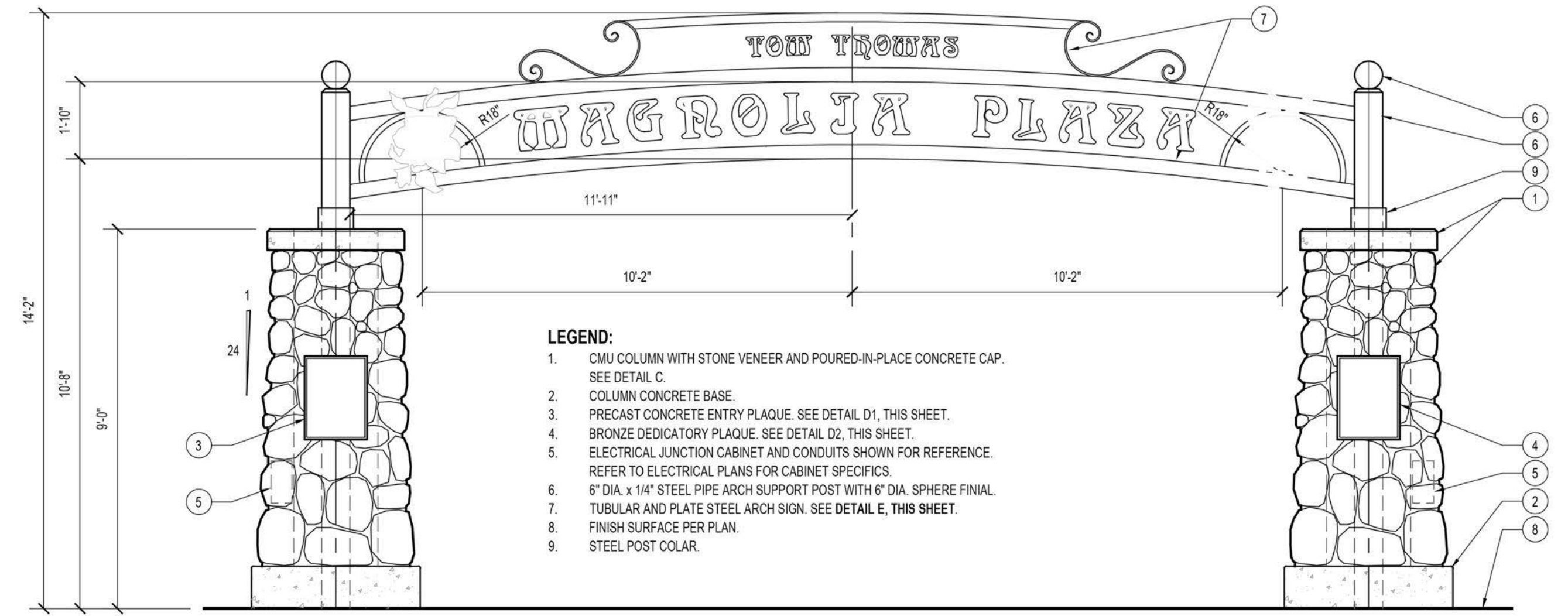
CITY OF UPLAND
TOM THOMAS MAGNOLIA PLAZA
CONSTRUCTION DETAILS 6

ACCT 421-8203
PROJECT NO. ADS JOB 2236
CITY JOB 82338
SHEET L-2.8
14 OF 37 SHEETS
DRAWING NO. LS23-08

- LEGEND:**
1. CMU COLUMN WITH STONE VENEER AND POURED-IN-PLACE CONCRETE CAP.
 2. COLUMN CONCRETE BASE.
 3. 6" DIA. x 1/4" STEEL PIPE ARCH SUPPORT POST WITH SPHERE FINIAL.
 4. TUBULAR AND PLATE STEEL ARCH SIGN.
 5. ELECTRICAL JUNCTION CABINET (WITH CONDUITS) SHOWN FOR REFERENCE.
 - (1) JUNCTION CABINET EACH COLUMN. REFER TO ELECTRICAL PLANS FOR SPECIFICS AND COORDINATION.
 6. MAGNOLIA BLOSSOM MEDALLION.



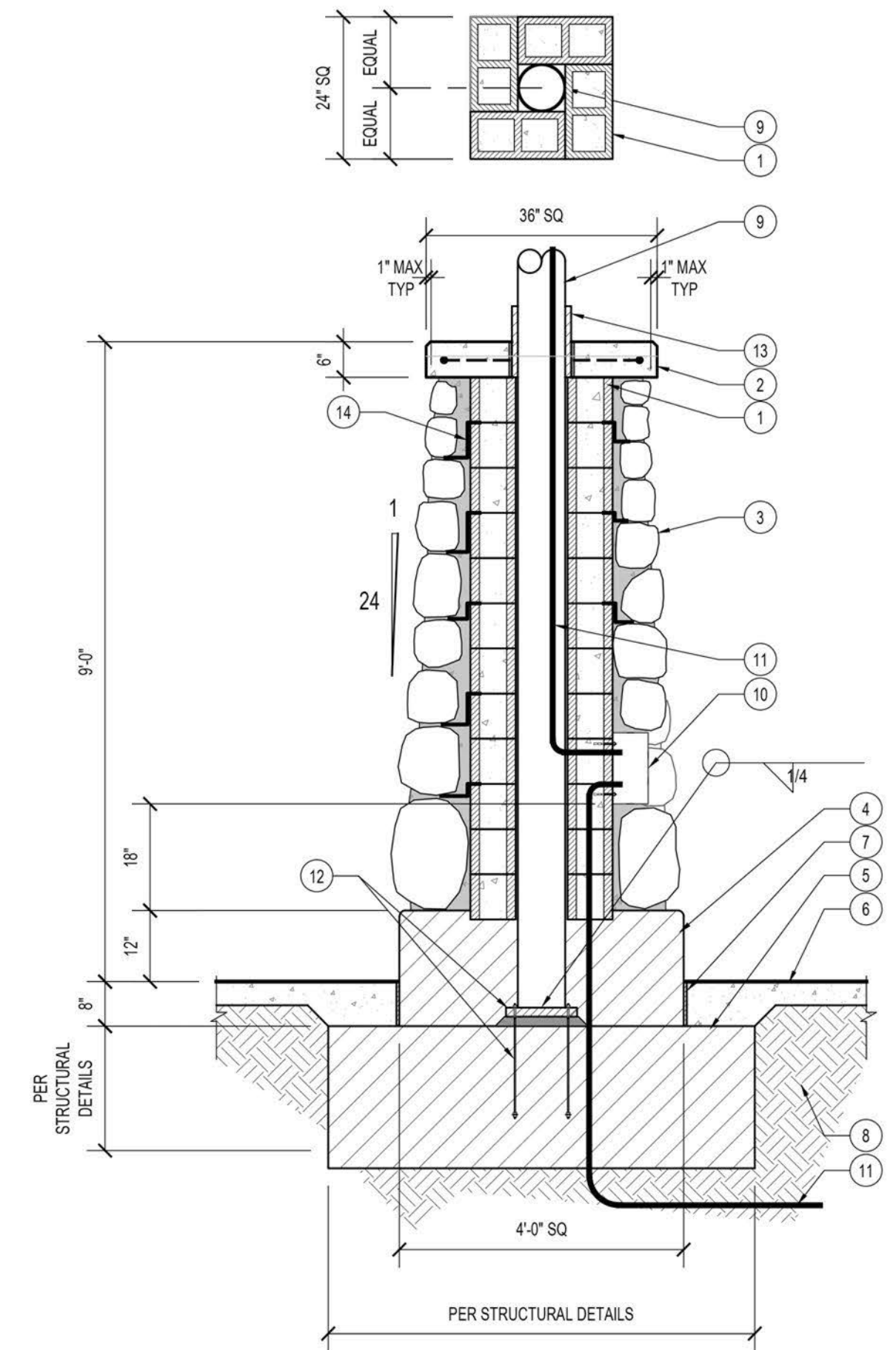
A PRIMARY ENTRY PLAN
SCALE: 3/8" = 1'-0"
REFERENCE NUMBER: SS-11



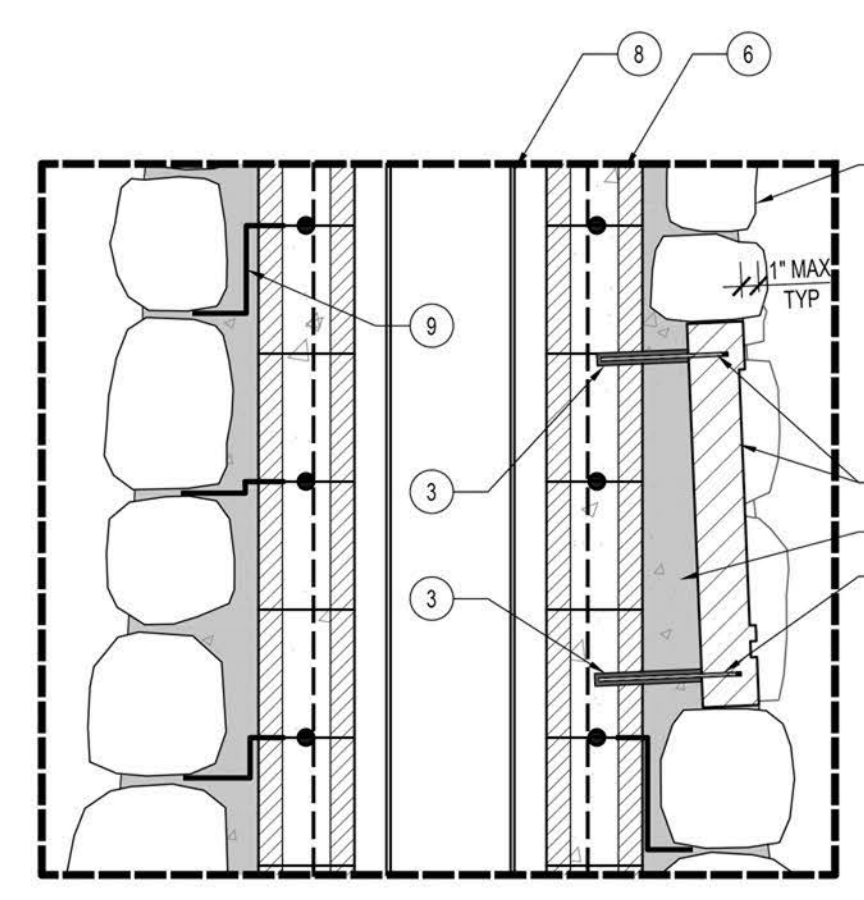
B PRIMARY ENTRY FRONT ELEVATION
SCALE: 3/8" = 1'-0"
REFERENCE NUMBER:

- LEGEND:**
1. CMU COLUMN WITH STONE VENEER AND POURED-IN-PLACE CONCRETE CAP. SEE DETAIL C.
 2. COLUMN CONCRETE BASE.
 3. PRECAST CONCRETE ENTRY PLAQUE. SEE DETAIL D1, THIS SHEET.
 4. BRONZE DEDICATORY PLAQUE. SEE DETAIL D2, THIS SHEET.
 5. ELECTRICAL JUNCTION CABINET AND CONDUITS SHOWN FOR REFERENCE. REFER TO ELECTRICAL PLANS FOR CABINET SPECIFICS.
 6. 6" DIA. x 1/4" STEEL PIPE ARCH SUPPORT POST WITH 6" DIA. SPHERE FINIAL.
 7. TUBULAR AND PLATE STEEL ARCH SIGN. SEE DETAIL E, THIS SHEET.
 8. FINISH SURFACE PER PLAN.
 9. STEEL POST COLLAR.

- LEGEND:**
1. 8" x 8" x 16" PRECISION CMU, SOLID GROUTED, REINFORCEMENT PER STRUCTURAL.
 2. 6" THICK, NATURAL COLOR, POURED-IN-PLACE CONCRETE CAP WITH 1" CHAMFER ALONG TOP EDGE. #3 REBAR SET MID-DEPTH.
 3. COBBLE VENEER - 4" TO 12" STONES WITH LARGER ROCK AT BOTTOM, SMALLER AT TOP TO ACHIEVE 1:24 BATTER. HAND-TROWELLED NATURAL GREY COLOR MORTAR.
 4. 12" HIGH NATURAL GREY COLOR, POURED-IN-PLACE CONCRETE BASE WITH 1/2" RADIUS ALONG TOP EDGE. POUR MONOLITHICALLY WITH CONCRETE FOOTING.
 5. CONCRETE FOOTING. REFER TO STRUCTURAL ENGINEER'S DETAILS FOR SIZE AND REINFORCING.
 6. ADJACENT PAVING PER CONSTRUCTION PLAN.
 7. 1/2" THICK, FULL-DEPTH EXPANSION JOINT.
 8. COMPACTED SUBGRADE.
 9. 6" DIA. x 1/4" STEEL PIPE ARCH SUPPORT POST. SECURE TO CMU WITH CONCRETE ANCHORS. REFER TO ELECTRICAL PLANS.
 10. 12" x 12" x 6" DEEP ELECTRICAL JUNCTION CABINET. SECURE TO CMU WITH CONCRETE ANCHORS. REFER TO ELECTRICAL PLANS.
 11. ELECTRICAL CONDUIT. COORDINATE WITH ELECTRICAL PLANS.
 12. 12" SQ x 3/4" THICK STEEL BASE PLATE WITH (4) 3/4" DIA. x 12" EMBEDDED THREADED RODS.
 13. STEEL POST COLLAR TO FIT AROUND POST, WELD TO POST.
 14. 16 GA. GALVANIZED CORRUGATED VENEER TIES. INSTALL EVERY OTHER COURSE.

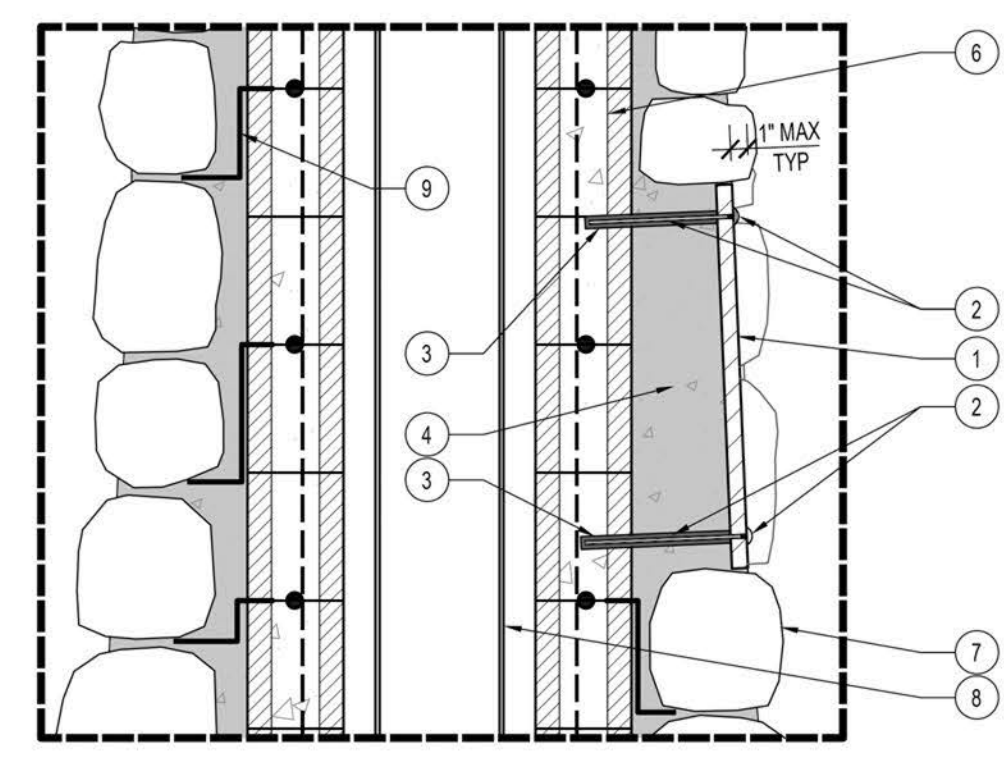


C PRIMARY ENTRY COLUMN
SCALE: 1/2" = 1'-0"
REFERENCE NUMBER:



D1 SECTION AT CONCRETE PLAQUE

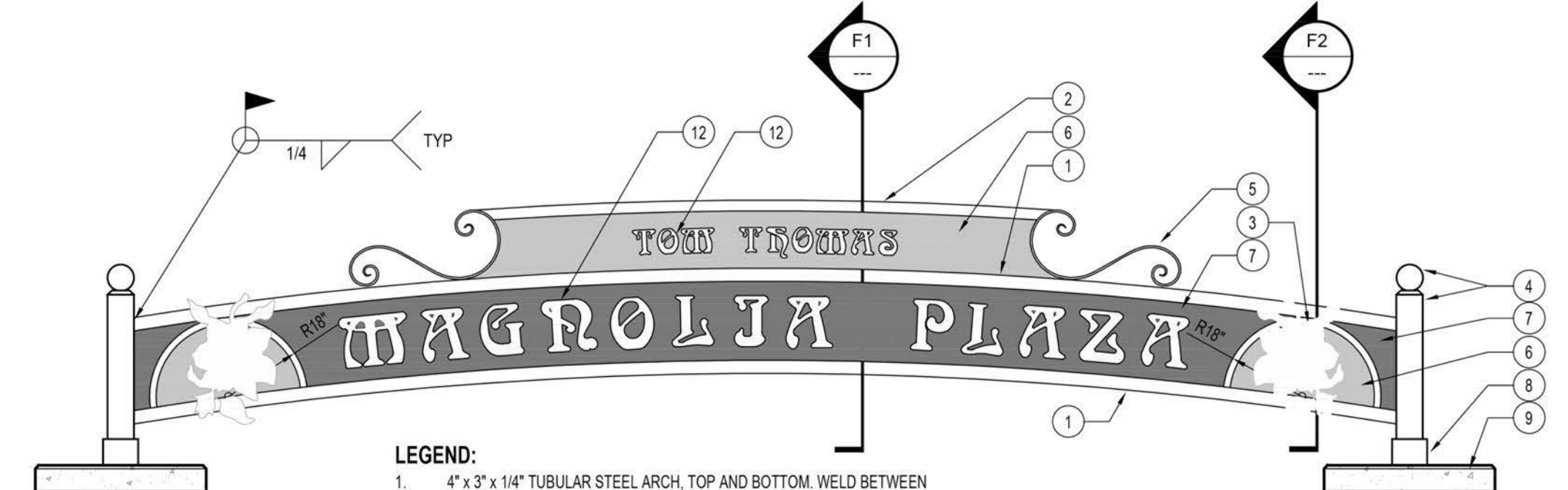
- LEGEND:**
1. 18" x 24" x 1/2" THICK BRONZE DEDICATORY PLAQUE.
 2. SECURE BRONZE PLAQUE INTO CMU WITH 8-1/2" LONG x 5/16" CARRIAGE BOLT WITH 5/8" DIA. HAMMERED HEAD. SECURE INTO DRILLED HOLE WITH EXTERIOR CONSTRUCTION GLUE.
 3. GROUT POCKET WITH CONSTRUCTION GLUE.
 4. BUILD UP CONCRETE MORTAR BEHIND PLAQUE AS SHOWN. PROVIDE BATTER TO MATCH 1:24 COLUMN BATTER.
 5. 18" x 24" PRECAST CONCRETE ENTRY PLAQUE. MANUFACTURER TO PROVIDE STUDS AT BACK OF PLAQUE FOR MOUNTING WITH GROUT POCKETS INTO CMU. SEE DETAIL E, SHEET L-2.5, FOR DESIGN AND TEXT.
 6. CMU WITH REBAR PER COLUMN SECTION.
 7. STONE VENEER WITH MORTAR PER COLUMN SECTION.
 8. STEEL POST PER COLUMN SECTION.
 9. 16 GA. GALVANIZED CORRUGATED VENEER TIES. INSTALL EVERY OTHER COURSE.



D2 SECTION AT BRONZE PLAQUE

- NOTES:**
- FINAL ART WORK FOR PLAQUES TO BE DETERMINED AND PROVIDED BY CITY.
 - HAMMERED TEXTURE CARRIAGE BOLTS WITH AGED BRONZE FINISH AVAILABLE FROM OLD WEST IRON, @ oldwestiron.com.

D COLUMN SECTION AT CONCRETE / BRONZE PLAQUES
SCALE: 1" = 1'-0"
REFERENCE NUMBER:



- LEGEND:**
1. 4" x 3" x 1/4" TUBULAR STEEL ARCH. TOP AND BOTTOM. WELD BETWEEN POSTS. PRIME AND PAINT, COLOR RAL #6005 'MOSS GREEN'.
 2. 2.5" x 4" x 1/8" GA. TUBULAR STEEL ARCH. PRIME AND PAINT, COLOR RAL #6005 'MOSS GREEN'.
 3. PORCELAIN ENAMEL STEEL MAGNOLIA BLOSSOM ON 1/4" THICK ALUMINUM BACKER. ATTACH TO TUBULAR STEEL ARCH. SEE DETAIL C, SHEET L-2.5 FOR IMAGE GRAPHIC.
 4. 6" DIA. x 1/4" STEEL PIPE POST WITH 6" DIA. SPHERE FINIAL. PRIME AND PAINT, COLOR RAL #6005 'MOSS GREEN'.
 5. 1/4" x 3" SOLID STEEL SCROLL. PRIME AND PAINT RAL #6005 'MOSS GREEN'.
 6. 3/16" THICK PLATE STEEL. PRIME AND PAINT RAL #1004 'GOLDEN YELLOW'.
 7. 1/4" THICK PLATE STEEL. PRIME AND PAINT RAL #9005 'MATTE BLACK'.
 8. STEEL COLLAR.
 9. COLUMN CONCRETE CAP.
 10. 1/2" CHANNEL FOR ELECTRICAL CONNECTIONS. WELD TO T.S. ARCH.
 11. LED LIGHTING PER ELECTRICAL PLANS.
 12. 6" x 12" HIGH CAST METAL LETTERS, LETTERS STYLE & COLOR T.B.D. ATTACH TO STEEL PLATE WITH PINS.

- METAL CONSTRUCTION NOTES:**
- ALL CONNECTIONS ARE TO BE CONTINUOUSLY WELDED. REMOVE ALL SLAG AND SPLATTER, AND GRIND ALL WELDS SMOOTH. ALL TUBING TO HAVE ENDS CLOSED. PAINT STEEL WITH (1) COAT OF ZINC CHROMATE PRIMER, AND WITH (2) COATS OF ENAMEL PAINT, COLORS AS NOTED.
 - CONTRACTOR SHALL PROVIDE SHOP DRAWINGS FOR APPROVAL OF LANDSCAPE ARCHITECT AND CITY OF UPLAND REPRESENTATIVE PRIOR TO FABRICATION.
 - SIGNAGE COLORS, TEXT, AND MAGNOLIA BLOSSOM SHALL BE FABRICATED ON BOTH SIDES OF ENTRY ARCH SIGN.

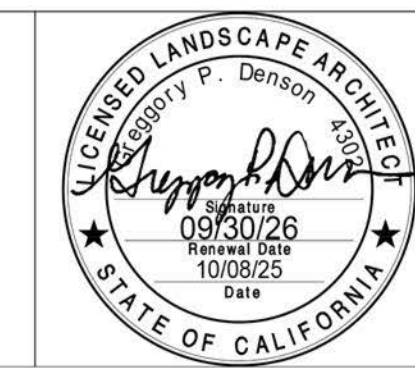
E PRIMARY ENTRY ARCH SIGN - IMAGE OCCURS ON BOTH SIDES
SCALE: 3/8" = 1'-0"
REFERENCE NUMBER:

811
Know what's below.
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REVISIONS					
MARK	DATE	INITIAL	DESCRIPTION	DATE	APPVD
1	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024		

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LANDSCAPE ARCHITECTURE AND PLANNING
10221-A TRADEMARK ST., RANCHO CUCAMONGA,
CALIFORNIA 91730 | PH: (951) 484-2800



DRAWN BY: DAJ
DESIGNED BY: GPD
CHECKED BY: JRC
RECOMMENDED BY:

APPROVED BY:

FOR CITY ENGINEER
R.C.E. 45702

RECOMMENDED BY:

ENGINEERING STAFF

LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND
TOM THOMAS MAGNOLIA PLAZA

CONSTRUCTION DETAILS 7

ACCT 421-8203
PROJECT NO. ADG JOB 2236
CITY JOB 82338

SHEET L-2.9
15 OF 37 SHEETS
DRAWING NO. LS23-08

ABBREVIATIONS:

AB	ANCHOR BOLT	EXT	EXTERIOR	PSI	POUNDS PER SQUARE INCH
ABV	ABOVE	FDN	FOUNDATION	PT	PLATE TRUSS
ADDJ	ADDITIONAL	FF	FINISH FLOOR/		PRESSURE TREATED
ADMS	ADJACENT	FL	FLOOR	REINF	REINFORCEMENT
ADU	ADJACENT	FG	FIELD FASTENER	REQ	REQUIRE
ALT	ALTERNATE	FH	FIELD HEIGHT	REQ'D	REQUIRED
AMP	AMPLITUDE	FN	FULL NAILING	R&R	REMOVE AND REPLACE
ARCH	ARCHITECT/	FL	FLOOR	SCHED	SCHEDULE
	ARCHITECTURAL	FLG	FLANGE	SD	SHORT DIRECTION
AVG	AVERAGE	FOC	FACE OF CONCRETE	SF	SQUARE FOOT
BF	BOUNDARY FASTENER	FOS	FACE OF STUD	SHT	SHEET
BLDG	BUILDING	FS	FAR SIDE/	SIM	SIMILAR
BLKG	BLOCKING	FS	FINISHED SURFACE	SMRF	SPECIAL MOMENT -
BLW	BELOW	FT	FOOT/FEET		RESISTING FRAME
BM	BEAM	FG	FOOTING	SN	SOLE PLATE NAILING
BN	BOUNDARY NAILING	GA	GAGE	SOG	SLAB ON GRADE
BOTT	BOTTOM	GALV	GALVANIZED	SPEC	SPECIFICATION
BS	BOTH SIDES	GRND	GROUND	SQ	SQUARE
BSMT	BASEMENT	GRD	GRADE	SS	STAINLESS STEEL
BTWN	BETWEEN	GT	GIRDER TRUSS	STAGG	STAGGERED
BYND	BEYOND	HNGR	HANGER	STD	STANDARD
CF	CUBIC FOOT	HT	HEIGHT	STIFF	STIFFENER
CM	CAST IN PLACE	HORIZ	HORIZONTAL	STL	STEEL
CJ	CONTROL JOINT/	HSS	HIGH STRENGTH	STRUCT	STRUCTURAL
	CEILING JOIST	HSS	HOLLOW STRUCTURAL SECTION	SW	SHEARWALL
CL	CENTERLINE	IDS	INSIDE DIAMETER	SWO	SHEARWALL WITH
CLG	CEILING	INFO	INFORMATION		INFORMATION
CLR	CLEAR	INT	INTERIOR	SYM	SYMMETRICAL
CMP	CONCRETE MASONRY UNIT	INT	INVERTED	THK	THICK
CNTRS/NK	COUNTERSINK/	INV	INVERTED	THRD	THREADED
	COUNTERSUNK	JT	JACK TRUSS	T&B	TOP AND BOTTOM
	COLUMN	KP	KIP POST	TN	TOP NAILING
COL	CONCRETE	KSJ	KIPS PER SQUARE INCH	LBS	POUNDS
CONC	CONNECTION	LF	LONG DIRECTION	TOP	TOP OF PODIUM
CONST	CONSTRUCTION	LG	LONG	TOS	TOP OF STEEL
CONT	CONTINUOUS	LL	LIVE LOAD	TL	TOP OF LEDGER
CONTR	CONTRACTOR	LLH	LONG LEG HORIZONTAL	TOW	TOP OF WALL
COORD	COORDINATE	LLV	LONG LEG VERTICAL	TRANV	TRANSVERSE
CVR	COVER	LS	LOCATIONS	TS	TUBE STEEL
DIA	DIAMETER	LONG	LONGITUDINAL	TYP	TYPICAL
DIM	DIMENSION	LT WT	LIGHT WEIGHT	UNO	UNLESS NOTED OTHERWISE
DIR	DIRECTION	MANUF	MANUFACTURER	VERT	VERTICAL
DIST	DISTANCE	MAX	MAXIMUM	VIF	VERIFY IN FIELD
DL	DEAD LOAD	MB	MACHINE BOLT	W	WITH
DMG	DAMAGE	MD	METAL DECK	W/	WITHOUT
DO	DO OVER	MECH	MECHANICAL	W/O	WITHOUT
DP	DEEP	MEP	MECH/ELEC/PLUMBING	WT	WEIGHT
DS	DRAG STRUT	MIN	MINIMUM	WP	WORKING POINT
DSA	DEPARTMENT OF STATE	MISC	MISCELLANEOUS	WWF	WELDED WIRE FABRIC
	ARCHITECTS	MTL	METAL	W/O	WITHOUT OPENING & OR
DTL	DETAIL	NS	NEAR SIDE/NELSON STUD		SHEARWALL
DWG	DRAWING	NW	NORMAL WEIGHT		
DWL	DOWEL	OC	ON CENTER		
(E)	EACH	OD	OUTSIDE DIAMETER		
EA	EACH	OH	OPPOSITE HAND		
EF	EACH FACE/	OMF	OPPOSITE MOMENT FRAME		
	EDGE FASTENER	OPNG	OPENING		
ELEC	ELECTRICAL	OPP	OPPOSITE		
ELEV	ELEVATION	PERIM	PERIMETER		
EMB	EMBEDMENT	PERP	PERPENDICULAR		
EN	EDGE NAILING	PL	PROPERTY LINE		
ENGR	ENGINEER	PLF	POUNDS PER LINEAR FOOT		
ES	EDGE SCREW	PT	PLATE		
EJ	EXPANSION JOINT	PSF	POUNDS PER SQUARE FOOT		
EQ	EQUAL				
EWJ	EACH WAY				

SYMBOLS:

L.....	ANGLE
@.....	AT
.....	CENTERLINE
.....	PLATE/PROPERTY LINE
#.....	POUNDS
O.....	DIAMETER
.....	PARALLEL
.....	BAR DIAMETER

STRUCTURAL STEEL CONT.:

- WELD INSPECTION:
 - LEAD WELDING INSPECTOR CERTIFICATION: LEAD WELDING INSPECTOR SHALL BE A CERTIFIED WELDING INSPECTOR (CWI) COMPLYING WITH AWS-QC1 STANDARDS, SHALL BE RECOGNIZED BY THE BUILDING OFFICIAL AS A REGISTERED DEPUTY INSPECTOR FOR STRUCTURAL STEEL WELDING (ICC CERTIFICATION) AND SHALL POSSES A MINIMUM LEVEL OF UT LEVEL II CERTIFICATION.
 - OTHER WELDING INSPECTORS: WELDING INSPECTORS PERFORMING VISUAL INSPECTION UNDER THE SUPERVISION OF THE LEAD WELDING INSPECTOR SHALL POSSES ICC CERTIFICATION, AND PERSONS PERFORMING NON-DESTRUCTIVE TESTING SHALL POSSES UT LEVEL II CERTIFICATION. FOUR NON-CERTIFIED WELDING INSPECTORS MAXIMUM SHALL BE UNDER THE SUPERVISION OF A CWI.
 - WELD INSPECTIONS: PROVIDE WELD INSPECTIONS AS REQUIRED BY CBC SECTION 1705.2 AND AISC 360 CHAPTER N (AISC 341 CHAPTER J FOR SEISMIC FORCE RESISTING SYSTEM), SEE STATEMENT OF SPECIAL INSPECTION AND QUALITY ASSURANCE SECTION.
- THE STRUCTURAL STEEL FABRICATOR SHALL FURNISH SHOP DRAWINGS OF ALL STEEL FOR THE ENGINEERS REVIEW PRIOR TO FABRICATION. ALL STEEL FABRICATION SHALL BE PERFORMED IN A SHOP APPROVED BY THE BUILDING DEPARTMENT.
- EXCEPT WHERE ENCASED IN CONCRETE, MASONRY, OR SPRAYED-ON FIREPROOFING, ALL STEEL SHALL BE PRIMERED UNLESS NOTED OTHERWISE ON THE DRAWINGS. PAINTING OF STRUCTURAL STEEL MEMBERS SHALL COMPLY WITH THE REQUIREMENTS CONTAINED IN AISC 360.
- OPENINGS SHALL NOT BE PLACED IN STEEL MEMBERS UNLESS SPECIFICALLY DETAILED. STEEL MEMBERS SHALL BE SHORED WHEN PERMISSIBLE HOLES ARE CUT WITH A TORCH AFTER STEEL IS ERECTED. THE SHORES SHALL REMAIN IN PLACE UNTIL THE STEEL TEMPERATURE HAS RETURNED TO AIR TEMPERATURE.
- STRUCTURAL STEEL SHALL BE DELIVERED TO THE JOB SITE FREE OF EXCESSIVE RUST, MILL SCALE, GREASE, ETC. AND SHALL BE PRIMED.
- WHERE WELDING TO EXISTING BEAMS ARE SHOWN, IT IS THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE AND PROVIDE ADEQUATE SHORING OF EXISTING BEAMS FOR LOSS OF STRENGTH DUE TO HEAT DURING WELDING.
- NON-SHRINK GROUTS OR DRY-PACKS SHALL BE 6000 PSI MIN. ASTM C109 W/ SPECIAL INSPECTION REQUIRED TYP. BASE PLATES SHALL BE GROUTED PRIOR TO PLACEMENT OF CONCRETE ON ANY UPPER FLOORS.
- ALL ARCHITECTURALLY EXPOSED STRUCTURAL STEEL (AESS) SHALL MEET THE MINIMUM SPECIFICATIONS IN THE AISC CODE OF STANDARD PRACTICE CHAPTER 10 UNLESS NOTED OTHERWISE ON THE ARCHITECTURAL DRAWINGS.
- WHEN CURVING WELDING SECTION, INCREASE WALL THICKNESS AS REQUIRED TO AVOID WALL CURLING. DEMAND CRITICAL WELDS.
- WELDS DESIGNATED AS DEMAND CRITICAL SHALL BE MADE WITH FILLER METALS MEETING THE REQUIREMENTS SPECIFIED IN AWS D1.8M CLAUSE 6.3.

USER NOTE: AWS D1.8D1.8M REQUIRES THAT ALL SEISMIC FORCE RESISTING SYSTEM WELDS ARE TO BE MADE WITH FILLER METALS CLASSIFIED USING AWS A5 STANDARDS THAT ACHIEVE THE FOLLOWING MECHANICAL PROPERTIES.

PROPERTY	CLASSIFICATION	
	70 KSI (480 MPa)	80 KSI (550 MPa)
YIELD STRENGTH, KSI (MPa)	58 (400) MIN.	68 (470) MIN.
TENSILE STRENGTH, KSI (MPa)	70 (480) MIN.	80 (550) MIN.
ELONGATION, %	22 MIN.	19 MIN.
CVN TOUGHNESS, ft-lb (J)	20 (27) MIN. @ 0°F (-18°C) _a	

a. FILLER METALS CLASSIFIED AS MEETING 20 ft-lb (27 J) MIN. AT A TEMPERATURE LOWER THAN 0°F (-18°C) ALSO MEET THIS REQUIREMENT.

b. FOR LAST OF +50°F (+10°C), FOR LAST LESS THAN +50°F (+10°C), SEE AWS D1.8D1.8M SUB-CLAUSE 6.3.6

c. TESTS CONDUCTED IN ACCORDANCE WITH AWS D1.8D1.8M ANNEX A MEETING 40 ft-lb (54 J) MIN. AT A TEMPERATURE LOWER THAN +70°F (+20°C) ALSO MEET THIS REQUIREMENT.

IN ADDITION TO THE ABOVE REQUIREMENTS, AWS D1.8D1.8M REQUIRES, UNLESS OTHERWISE EXEMPTED FROM TESTING, THAT ALL DEMAND CRITICAL WELDS ARE TO BE MADE WITH FILLER METALS RECEIVING HEAT INPUT ENVELOPE TESTING THAT ACHIEVE THE FOLLOWING MECHANICAL PROPERTIES IN THE WELD METAL:

PROPERTY	CLASSIFICATION	
	70 KSI (480 MPa)	80 KSI (550 MPa)
YIELD STRENGTH, KSI (MPa)	58 (400) MIN.	68 (470) MIN.
TENSILE STRENGTH, KSI (MPa)	70 (480) MIN.	80 (550) MIN.
ELONGATION, %	22 MIN.	19 MIN.
CVN TOUGHNESS, ft-lb (J)	40 (54) MIN. @ 70°F (20°C) _{a,c}	

b. FOR LAST OF +50°F (+10°C), FOR LAST LESS THAN +50°F (+10°C), SEE AWS D1.8D1.8M SUB-CLAUSE 6.3.6

c. TESTS CONDUCTED IN ACCORDANCE WITH AWS D1.8D1.8M ANNEX A MEETING 40 ft-lb (54 J) MIN. AT A TEMPERATURE LOWER THAN +70°F (+20°C) ALSO MEET THIS REQUIREMENT.

- STRUCTURAL STEEL H-PILES AND STRUCTURAL STEEL SHEET PILING SHALL CONFORM TO THE MATERIAL REQUIREMENTS IN ASTM A6. STEEL PIPE PILES SHALL CONFORM MATERIAL REQUIREMENTS IN ASTM A252. FULLY WELDED STEEL PIPES SHALL BE FABRICATED FROM PLATES THAT CONFORM TO THE MATERIAL REQUIREMENTS IN ASTM A36, ASTM A283, ASTM A572, ASTM A588 OR ASTM A690.
- ANCHOR ROD HOLES IN BASE PLATES:
 - ANCHOR ROD HOLES IN BASE PLATES W/O WASHER PLATES, MAXIMUM HOLE SIZE SHALL BE THE ANCHOR DIAMETER 1/2" MAX.
 - ANCHOR ROD HOLES IN BASE PLATES W/ WASHER PLATES:

MAXIMUM SIZES FOR ANCHOR-ROD HOLES IN BASE PLATES							
ANCHOR ROD DIAMETER, IN.	MAX. HOLE DIAMETER, IN.	MIN. WASHER SIZE, IN.	MIN. WASHER THICKNESS	ANCHOR ROD DIAMETER, IN.	MAX. HOLE DIAMETER, IN.	MIN. WASHER SIZE, IN.	MIN. WASHER THICKNESS
3/4	1 1/8	2	3/4	1 1/2	2 1/8	3 1/4	3/2
7/8	1 3/8	2 1/2	3/4	1 3/4	2 3/8	4	3/2
1	1 5/8	3	3/4	2	3 1/8	5	3/4
1 1/4	2 1/8	3	1/2	2 1/2	3 3/8	5 1/2	3/4

- NOTES:
- CIRCULAR OR SQUARE WASHERS MEETING THE WASHER SIZE ARE ACCEPTABLE.
 - CLEARANCE MUST BE MAINTAINED WHEN CHOOSING AN APPROPRIATE ANCHOR ROD HOLE LOCATION, NOTHING EFFECTS SUCH AS THE POSITION OF THE ROD IN THE HOLE WITH RESPECT TO THE COLUMN, WELD SIZE AND OTHER INTERFERENCES.
 - WHEN BASE PLATES ARE LESS THAN 1/4" IN THICK, PUNCHING OF HOLES MAY BE AN ECONOMICAL OPTION. IN THIS CASE, 3/4"-IN. ANCHOR RODS AND 1 1/8"-IN. DIAMETER PUNCHED HOLES MAY BE USED WITH ASTM F844 (USS STANDARD) WASHERS IN PLACE OF FABRICATED PLATE WASHERS.
 - FOR USE AT LFMS MEMBERS, WELDING OF WASHER ϵ TO BASE ϵ REQUIRED. (FILLET WELD = WASHER ϵ THK - 3/8 IN. U.N.O. SUBJECT TO E.O.R. APPROVAL)

DESIGN CRITERIA (SHADE STRUCTURE):

- (CBC 2022) BUILDING CODE
- ROOF LIVE LOAD = 20 PSF [1603.1.2 CBC] ROOFING MATERIAL DEAD LOAD = 10 PSF
 - ROOF TOTAL DEAD LOAD = 22 PSF
 - 1603.1.4 CBC WIND DESIGN DATA:
 - BASIC WIND SPEED (3-SEC GUST) = 95 MPH
 - WIND IMPORTANCE FACTOR = 1.0
 - WIND EXPOSURE(S) = C
 - [1603.1.5 CBC] EARTHQUAKE DESIGN DATA:
 - SEISMIC IMPORTANCE FACTOR I = 1.0
 - SEISMIC RISK CATEGORY = I
 - MAPPED SPECTRAL RESPONSE ACCELERATIONS, S_a = 1.641g & S_w = 0.6g
 - SOIL SITE CLASS = D
 - SPECTRAL RESPONSE COEFFICIENTS, S_{DS} = 1.313g
 - SEISMIC DESIGN CATEGORY = D
 - BASIC SEISMIC-FORCE RESISTING SYSTEM(S) = LIGHT-FRAMED WOOD WALL SHEATHED WITH WOOD STRUCTURAL PANELS RATED FOR SHEAR RESISTANCE
 - DESIGN BASE SHEAR V_e = 0.40W
 - SEISMIC RESPONSE COEFFICIENT(S), C = 0.40
 - RESPONSE MODIFICATION FACTOR(S), R = 2.50
 - ANALYSIS PROCEDURE USED: STEEL SPECIAL CANTILEVER COLUMN SYSTEMS
 - REDUNDANCY FACTOR, ρ = 1.3

STRUCTURAL OBSERVATION:

PROGRAM NOT INCLUDED BECAUSE THIS PROJECT IS NOT REQUIRED BY ANY OF CBC SECTIONS BELOW:

- 1704.6.1 STRUCTURAL OBSERVATIONS FOR STRUCTURES.
- STRUCTURAL OBSERVATIONS SHALL BE PROVIDED FOR THOSE STRUCTURES WHERE ONE OR MORE OF THE FOLLOWING CONDITIONS EXIST:
- THE STRUCTURE IS CLASSIFIED AS RISK CATEGORY III OR IV.
 - THE STRUCTURE IS A HIGH-RISE BUILDING.
 - THE STRUCTURE IS ASSIGNED TO SEISMIC DESIGN CATEGORY E, AND IS GREATER THAN TWO STORIES ABOVE THE GRADE PLANE.
 - SUCH OBSERVATION IS REQUIRED BY THE REGISTERED DESIGN PROFESSIONAL RESPONSIBLE FOR THE STRUCTURAL DESIGN.
 - SUCH OBSERVATION IS SPECIFICALLY REQUIRED BY THE BUILDING OFFICIAL.

FOUNDATION NOTES:

- FOUNDATION DESIGN IS BASED ON THE SOIL INVESTIGATION REPORT BY: GEO TEK, INC. 1548 NORTH MAPLE STREET CORONA, CA 92778 OFFICE: 951.710.1160 FAX: 951.710.1167 EMAIL: www.geotekusa.com DATE: JUNE 6, 2023 PROJECT NO.: 3527-CR
- DESIGN SOIL BEARING PRESSURE IS 2500PSF @ 18" MIN BELOW LOWEST ADJACENT GRADE.
- PRIOR TO THE CONTRACTOR REQUESTING A BUILDING DEPT FOUNDATION INSPECTION, THE SOILS ENGINEER SHALL ADVISE THE BUILDING OFFICIAL, IN WRITING, THAT:
 - THE BUILDING PAD WAS PREPARED ACCORDING TO THE SOILS REPORT.
 - THE FOUNDATION EXCAVATIONS COMPLY WITH THE INTENT OF THE SOILS REPORT.
 - THE UTILITY TRENCHES HAVE BEEN PROPERLY BACK FILLED AND COMPACTED.
- THE SOILS REPORT IS AN INTEGRAL PART OF THE CONSTRUCTION DOCUMENTS, ANY INCONSISTENCIES OR CONFLICTS SHOULD BE BROUGHT TO OUR ATTENTION IMMEDIATELY, AND WAIT FOR OUR DIRECTION.
- REFERENCE THE SOILS REPORT FOR OVER EXCAVATION AND RECOMPACTION, AND OPTIMUM MOISTURE LEVEL INSTRUCTIONS.
- IT IS THE CONTRACTORS RESPONSIBILITY TO VERIFY FINAL GRADE ELEVATIONS, FOR MINIMUM FOOTING DEPTHS BELOW LOWEST ADJACENT GRADES AND MINIMUM COVERAGE OVER TOP OF FOOTINGS. ELEVATIONS OF FOOTINGS SHOWN ON THESE PLANS ARE ESTIMATES BASED ON THE INFORMATION AVAILABLE. FOOTING ELEVATIONS ARE SUBJECT TO CHANGE, AND ARE NOT FINAL TILL THE BUILDING PAD IS GRADED AND TRENCHES FOR FOOTINGS HAVE BEEN APPROVED BY THE SOILS ENGINEER OF RECORD.
- THE CONTRACTOR IS TO VERIFY IF THE SOILS ENGINEER REQUIRES ADDITIONAL TESTING AT THE COMPLETION OF GRADING OF THE BUILDING PAD.
- IF ADVERSE SOIL CONDITIONS ARE ENCOUNTERED, A SOILS INVESTIGATION REPORT MAY BE REQUIRED.
- PRIOR TO BEING DELIVERED TO THE SITE, ALL IMPORTED SOIL SHALL BE TESTED AND APPROVED BY THE SOILS ENGINEER FOR CORROSIIVITY AND SUITABILITY FOR THE FOUNDATION DESIGN.
- BACKFILL BEHIND ALL RETAINING WALLS SHALL BE FREE DRAINING PER RECOMMENDATIONS OF THE SOILS REPORT.
- EXCAVATION FOR ANY PURPOSE SHALL NOT REMOVE LATERAL SUPPORT FROM ANY FOUNDATION WITHOUT FIRST UNDERPINNING OR PROTECTING THE FOUNDATION AGAINST SETTLEMENT OR LATERAL TRANSLATION.
- THE EXCAVATION OUTSIDE THE FOUNDATION SHALL BE BACKFILLED WITH SOIL THAT IS FREE OF ORGANIC MATERIAL, CONSTRUCTION DEBRIS, COBBLES AND BOULDERS OR WITH A CONTROLLED LOW-STRENGTH MATERIAL (CLSM). THE BACKFILL SHALL BE PLACED IN LIFTS AND COMPACTED IN A MANNER THAT DOES NOT DAMAGE THE FOUNDATION OR THE WATERPROOFING OR DAMP PROOFING MATERIAL.
 - EXCEPTION: CLSM NEED NOT BE COMPACTED.
- THE GROUND IMMEDIATELY ADJACENT TO THE FOUNDATION SHALL BE SLOPED AWAY FROM THE BUILDING AT A SLOPE OF NOT LESS THAN ONE UNIT VERTICAL IN 20 UNITS HORIZONTAL (5-PERCENT SLOPE) FOR A MINIMUM DISTANCE OF 10 FEET (3048 MM) MEASURED PERPENDICULAR TO THE FACE OF THE WALL. IF PHYSICAL OBSTRUCTIONS OR LOT LINES PROHIBIT 10 FEET (3048 MM) OF HORIZONTAL DISTANCE, A 5-PERCENT SLOPE SHALL BE PROVIDED TO AN APPROVED ALTERNATIVE METHOD OF DIVERTING WATER AWAY FROM FOUNDATION. SWALES USED FOR THIS PURPOSE SHALL BE SLOPED A MINIMUM OF 2 PERCENT WHERE LOCATED WITHIN 10 FEET (3048 MM) OF THE BUILDING FOUNDATION. IMPERVIOUS SURFACES WITHIN 10 FEET (3048 MM) OF THE BUILDING FOUNDATION SHALL BE SLOPED A MINIMUM OF 2 PERCENT AWAY FROM THE BUILDING.
 - EXCEPTION: WHERE CLIMATIC OR SOIL CONDITIONS WARRANT, THE SLOPE OF THE GROUND AWAY FROM THE BUILDING FOUNDATION SHALL BE PERMITTED TO BE REDUCED TO NOT LESS THAN ONE UNIT VERTICAL IN 48 UNITS HORIZONTAL (2-PERCENT SLOPE). THE PROCEDURE USED TO ESTABLISH THE FINAL GROUND LEVEL ADJACENT TO THE FOUNDATION SHALL ACCOUNT FOR ADDITIONAL SETTLEMENT OF THE BACKFILL.
- SEE SOILS REPORT FOR ALLOWABLE TEMPORARY GRADES, VERTICAL CUTS, OR OPTIONS ON SLOT CUTTING DURING CONSTRUCTION.
- THE SOIL BEHIND RESTRAINED RETAINING WALLS CANNOT BE BACKFILLED TILL THE FLOORS USED FOR RESTRAINING ARE CURED AT LEAST 14 DAYS OR 75% OF SPECIFIED STRENGTH.

GENERAL STRUCTURAL NOTES:

- THIS DOCUMENT IS AN INSTRUMENT OF PROFESSIONAL SERVICE PREPARED BY RGSE INC. ALTERATION OF THIS DOCUMENT BY ANY PARTY OTHER THAN RGSE INC. IS A VIOLATION OF LAW THAT WILL BE PROSECUTED TO ITS FULLEST EXTENT.
- THE CONTRACTOR SHALL VERIFY CONDITIONS & CONDITIONS AT THE JOB SITE PRIOR TO STARTING CONSTRUCTION AND THE ARCHITECT/ENGINEER SHALL BE NOTIFIED OF ANY DISCREPANCIES, INCONSISTENCIES, OR ISSUES WITH CONSTRUCTIBILITY.
- AT ANY DISCREPANCIES OR CONFLICTS BETWEEN PLAN AND ELEVATION DIMENSIONS SHOWN ON THE ARCHITECTURAL DRAWINGS AND THE STRUCTURAL DRAWINGS, THE ARCHITECTURAL DIMENSIONS SHALL GOVERN. IF ANY OF THESE DIMENSIONS DIFFER BY MORE THAN 5%, THE ENGINEER SHALL BE NOTIFIED OF THE CONFLICT, AND THE CONTRACTOR SHALL WAIT FOR INSTRUCTIONS.
- THE CONTRACT CONSTRUCTION DRAWINGS AND SPECIFICATIONS REPRESENT THE FINISHED STRUCTURE. UNLESS OTHERWISE NOTED, THEY DO NOT INDICATE THE METHOD OF CONSTRUCTION. THE CONTRACTOR SHALL PROVIDE ALL MEASURES NECESSARY TO PROTECT THE STRUCTURE, WORKMEN, AND OTHER PERSONS DURING CONSTRUCTION. SUCH MEASURES SHALL INCLUDE, BUT NOT LIMITED TO: BRACING, ALL SHORING, FORMS, AND SCAFFOLDING.
- OPENINGS, POCKETS, ETC. SHALL NOT BE PLACED IN SLABS BEAMS, COLUMNS, WALLS, ETC., UNLESS SPECIFICALLY DETAILED ON THE STRUCTURAL DRAWINGS.
- ALL ASTM SPECIFICATIONS NOTED ON THESE DRAWINGS SHALL BE OF THE LATEST REVISION.
- IN THE EVENT THAT CERTAIN FEATURES OF CONSTRUCTION ARE NOT FULLY SHOWN ON THE DRAWINGS OR CALLED FOR IN THE NOTES OR SPECIFICATIONS, NOTIFY THE ARCHITECT/ENGINEER IMMEDIATELY & WAIT FOR INSTRUCTIONS.
- COST OF ADDITIONAL DESIGN WORK NECESSITATED BY SELECTION OF AN OPTION NOT DUE TO ERRORS OR OMISSIONS IN CONSTRUCTION SHALL BE BORN BY THE CONTRACTOR.
- WHERE DESIGN AND DETAILS OF PLATE GIRDERS, TRUSSES, ETC., IS TO BE PROVIDED BY FABRICATOR, CONTRACTOR SHALL SUBMIT CALCULATIONS PREPARED BY A CIVIL OR STRUCTURAL ENGINEER, TO THE ENGINEER AND TO THE BUILDING DEPARTMENT FOR REVIEW PRIOR TO FABRICATION.
- UNLESS AN ITEM ON THE PLANS OR DETAILS IS SPECIFICALLY MARKED AS AN EXISTING ITEM, THE CONTRACTOR IS TO ASSUME THAT IT IS NEW, AND INCLUDE IT IN THE CONSTRUCTION BUDGET.
- WHERE SOILS ARE REFERENCED TO THE REQUIREMENTS ADOPTED HEREIN.
- ALL MANUFACTURED PRODUCTS MUST BE INSTALLED PER MANUFACTURER'S RECOMMENDATION.
- WHILE EVERY REASONABLE EFFORT HAS BEEN MADE TO PROVIDE A BUILDABLE SET OF CONTRACT DOCUMENTS WITH MINIMAL ERRORS OR OMISSIONS, THE CONTRACTOR ACKNOWLEDGES AND UNDERSTANDS THAT THE CONTRACT DOCUMENTS MAY REPRESENT IMPERFECT DATA AND MAY CONTAIN ERRORS, OMISSIONS, CONFLICTS, INCONSISTENCIES, CODE VIOLATIONS AND IMPROPER USE OF MATERIALS. SUCH DEFICIENCIES WILL BE CORRECTED BY THE ARCHITECT OR HIS/HER CONSULTANTS WHEN IDENTIFIED. THE CONTRACTOR AGREES TO CAREFULLY STUDY AND COMPARE THE INDIVIDUAL CONTRACT DOCUMENTS AND REPORT AT ONCE IN WRITING TO THE ARCHITECT ANY DEFICIENCIES THE CONTRACTOR MAY DISCOVER. THE CONTRACTOR FURTHER AGREES TO REQUIRE EACH SUBCONTRACTOR TO LIKEWISE STUDY THE DOCUMENTS AND TO REPORT AT ONCE ANY DEFICIENCIES DISCOVERED. THE CONSULTANT AND ARCHITECT, TOGETHER WITH CONTRACTOR SHALL RESOLVE ALL REPORTED DEFICIENCIES PRIOR TO STARTING ANY WORK. ANY QUESTIONABLE WORK PERFORMED PRIOR TO RESOLUTION OF CONFLICTS OR ERRORS OR FURTHER CLARIFICATION FROM THE ARCHITECT WILL BE DONE AT THE CONTRACTOR'S RISK.
- OPTIONS, IF PROVIDED HEREIN, ARE FOR CONTRACTOR'S CONVENIENCE. HE SHALL BE RESPONSIBLE FOR ALL CHANGES NECESSARY, SHALL COORDINATE ALL DETAILS, AND OBTAIN ALL REQUIRED APPROVALS.
- ANY MECHANICAL AND ELECTRICAL EQUIPMENT, STORAGE RACKS, SAFES, AND ANY OBJECT EXPECTED TO BE INSTALLED IN CONSTRUCTION SHALL BE FULLY LOADED TO GREATER THAN 400 LB. FLOOR OR ROOF MOUNTED, OR GREATER THEN 200 LB. SUSPENDED FROM A FLOOR, CEILING OR WALL SHALL BE SHOWN ON THESE DRAWINGS. IF THEY ARE NOT SHOWN ON THESE DRAWINGS, THEY SHALL BE BROUGHT TO THE ATTENTION OF THE STRUCTURAL ENGINEER, AND A CUT SHEET FOR THE SPECIFIC ITEM SHALL BE MADE AVAILABLE.
- CONSTRUCTION WASTE REDUCTION, DISPOSAL AND RECYCLING SHALL BE IN CONFORMANCE WITH THE REQUIREMENTS OF THE LATEST ADOPTED CALIFORNIA GREEN BUILDING CODE.
- THE CONTRACTOR IS TO VERIFY THAT NO TENSIONING OR TENSIONING CABLES ARE DAMAGED WHEN INSTALLING POST INSTALLED WEDGE OR CHEMICAL ANCHORS. MECHANICAL ANCHORS ARE ONLY APPROVED FOR INTERIOR DRY USE, OTHERWISE MECHANICAL ANCHORS MUST BE USED.
- ENHANCED DURABILITY AND REDUCE MAINTENANCE. RODENT PROOFING: ANNULAR SPACES AROUND PIPED, ELECTRIC CABLES, CONDUITS OR OTHER OPENINGS IN SOLE/BOTTOM PLATES AT EXTERIOR WALLS SHALL BE PROTECTED FROM RODENTS BY CLOSING SUCH OPENINGS WITH CEMENT MORTAR, CONCRETE MASONRY OR A SIMILAR METHOD ACCEPTABLE TO THE ENFORCING AGENCY.
- WHERE SEISMIC GAPS ARE SPECIFIED, THE GAP SHALL BE DEFINED AS THE DISTANCE BETWEEN ARCHITECTURAL FINISH TO FINISH. COMPRESSIBLE MATERIALS MAY BE PLACED IN SEISMIC GAPS. DUE TO SUPPLY CHAIN INTERRUPTIONS, AND THE COMPLEXITY OF PREDICTING THEM, THE CONTRACTOR SHALL BE RESPONSIBLE FOR IDENTIFYING ANY KNOWN EQUAL ALTERNATIVE MATERIALS AND PRODUCTS SHALL BE SUBMITTED TO THE ARCH AND EOR FOR REVIEW AND APPROVAL, TO AVOID UNREASONABLE COST INCREASES, AND/OR CONSTRUCTION DELAYS.

SPECIAL INSPECTIONS:

- SPECIAL INSPECTION U.N.O. BY A REGISTERED DEPUTY INSPECTOR APPROVED BY THE ARCHITECT AND/OR ENGINEER AND THE BUILDING DEPARTMENT SHALL BE EMPLOYED BY THE OWNER FOR THE FOLLOWING TYPES OF WORK:
 - ALL CONCRETE WORK IN ACCORDANCE WITH 2022 CBC SEC. 1705.3 AND TABLE 1705.3 WITH THE FOLLOWING EXCEPTIONS:
 - ISOLATED SPREAD CONCRETE FOOTINGS OF BUILDINGS THREE STORIES OR LESS ABOVE GRADE PLANE THAT ARE FULLY SUPPORTED ON EARTH OR ROCK.
 - CONTINUOUS CONCRETE FOOTINGS SUPPORTING WALLS OF BUILDINGS THREE STORIES OR LESS ABOVE GRADE PLANE THAT ARE FULLY SUPPORTED ON EARTH OR ROCK WHERE:
 - THE FOOTINGS SUPPORT WALLS OF LIGHT-FRAME CONSTRUCTION.
 - THE STRUCTURAL DESIGN OF THE FOOTING IS BASED ON A SPECIFIED COMPRESSIVE STRENGTH, f_c NOT MORE THAN 2500 PSI, REGARDLESS OF THE COMPRESSIVE STRENGTH SPECIFIED IN THE APPROVED CONSTRUCTION DOCUMENTS OR USED IN THE FOOTING CONSTRUCTION.
 - NONSTRUCTURAL CONCRETE SLABS SUPPORTED DIRECTLY ON THE GROUND, INCLUDING PRESTRESSED SLABS ON GRADE, WHERE THE EFFECTIVE PRESTRESS IN THE CONCRETE IS LESS THAN 150 PSI.
 - PERIODIC INSPECTION FOR SOILS IN SEISMIC DESIGN CATEGORIES D, E, AND F.
 - ALL FOUNDATIONS DESIGNATED AS GRADE BEAMS, PIER FOOTINGS, OR PILES.
 - ALL WELDING. (EXCEPTIONS: WELDING DONE IN AN APPROVED FABRICATOR'S SHOP IN ACCORDANCE WITH AWS D1.1), ONLY PERIODIC INSPECTION IS REQUIRED FOR: SINGLE PASS FILLET WELDS LESS THEN 5/16" FLOOR AND ROOF DECK WELDS, WELDED STUDS ON A METAL DECK SYSTEM, WELDED COLD FOR STEEL, STAIRS, AND RAILING.
 - ALL MASONRY U.N.O. ON THE DETAIL FOR MINOR STRUCTURES.
 - SEE C.B.C. VOL.II, SECTION 1704 FOR ADDITIONAL REQUIREMENTS. DEPUTY INSPECTION MAY BE WAIVED FOR WORK THAT IS MINOR IN NATURE AS INTERPRETED BY THE BUILDING OFFICIAL.
- THE SPECIAL INSPECTOR SHALL BE A QUALIFIED PERSON WHO SHALL DEMONSTRATE COMPETENCE, TO THE SATISFACTION OF THE BUILDING OFFICIAL, FOR INSPECTION OF THE PARTICULAR TYPE OF CONSTRUCTION OR OPERATION REQUIRING SPECIAL INSPECTION. THE SPECIAL INSPECTOR SHALL OBSERVE THE WORK ASSIGNED FOR CONFORMANCE TO THE APPROVED DESIGN DRAWINGS AND SPECIFICATIONS. THE SPECIAL INSPECTOR SHALL FURNISH INSPECTION REPORTS TO THE BUILDING OFFICIAL, THE ENGINEER OR ARCHITECT OF RECORD, AND OTHER DESIGNATED PERSONS. ALL DISCREPANCIES SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE CONTRACTOR FOR CORRECTION. THEN, IF UNCORRECTED, TO THE PROPER DESIGN AUTHORITY AND TO THE BUILDING OFFICIAL. THE SPECIAL INSPECTOR SHALL SUBMIT A FINAL SIGNED REPORT STATING WHETHER THE WORK REQUIRING SPECIAL INSPECTION WAS, TO THE BEST OF THE INSPECTOR'S KNOWLEDGE, IN CONFORMANCE TO THE APPROVED PLANS AND SPECIFICATIONS AND THE APPLICABLE WORKMANSHIP PROVISIONS OF THE CODE PRIOR TO THE ISSUANCE OF THE CERTIFICATE OF OCCUPANCY.
- EACH CONTRACTOR RESPONSIBLE FOR THE CONSTRUCTION OF A MAIN WIND-OR SEISMIC-FORCE-RESISTING SYSTEM, DESIGNATED SEISMIC SYSTEM OR A WIND-OR SEISMIC-RESISTING COMPONENT LISTED IN THE STATEMENT OF SPECIAL INSPECTION SHALL SUBMIT A WRITTEN STATEMENT OF RESPONSIBILITY TO THE BUILDING OFFICIAL AND THE OWNER PRIOR TO THE COMMENCEMENT OF WORK ON THE SYSTEM OR COMPONENT. THE CONTRACTOR'S STATEMENT OF RESPONSIBILITY SHALL CONTAIN THE FOLLOWING:
 - ACKNOWLEDGMENT OF AWARENESS OF THE SPECIAL REQUIREMENTS CONTAINED IN THE STATEMENT OF SPECIAL INSPECTIONS;
 - ACKNOWLEDGMENT THAT CONTROL WILL BE EXERCISED TO OBTAIN CONFORMANCE WITH CONSTRUCTION DOCUMENTS APPROVED BY THE BUILDING OFFICIAL;
 - PROCEDURES FOR EXERCISING CONTROL WITHIN THE CONTRACTOR'S ORGANIZATION, THE METHOD AND FREQUENCY OF REPORTING AND THE DISTRIBUTION OF THE REPORTS; AND
 - IDENTIFICATION AND QUALIFICATION OF THE PERSON(S) EXERCISING SUCH CONTROL AND THEIR POSITION(S) IN THE ORGANIZATION.

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BENCH MARK NO. LOCATION:

REVISIONS					
MARK	DATE	INITIAL	DESCRIPTION	DATE	APPVD
1	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024		

PLANS PREPARED BY
RGSE inc.
 Structural Engineers
 2720 Cochran St. Suite 8B
 Simi Valley, CA 93065
 P: 805.522.3379
 www.rgseinc.com
 info@rgseinc.com



DRAWN BY: RG
 DESIGNED BY: AL
 CHECKED BY: JL
 RECOMMENDED BY:

APPROVED BY: _____ DATE _____
 FOR CITY ENGINEER R.C.E. 45702
 RECOMMENDED BY: _____
 RECOMMENDED BY: _____
 ENGINEERING STAFF LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND
 TOM THOMAS MAGNOLIA PLAZA
GENERAL NOTES
 SHEET S

REINFORCED CONCRETE NOTES CONT.:

43. MINIMUM COVER FOR MAIN REINFORCING BARS OF REINFORCED CONCRETE BEAMS² (APPLICABLE TO ALL TYPES OF STRUCTURAL CONCRETE)

BEAM WIDTH ¹ (inches)	FIRE-RESISTING RATING (HOURS)				
	1 HR	1½ HR	2 HR	3 HR	4 HR
5	¾	1	1¼	-	-
7	¾	¾	¾	1¼	3
≥ 10	¾	¾	¾	1	1¼

S1: 1 INCH = 25.4mm 1 FOOT = 304.8mm
 a. FOR BEAM WIDTHS BETWEEN THE TABULATED VALUES, THE MINIMUM COVER THICKNESS CAN BE DETERMINED BY DIRECT INTERPOLATION.
 b. THE COVER FOR AN INDIVIDUAL REINFORCING BAR IS THE MINIMUM THICKNESS OF CONCRETE BETWEEN THE SURFACE OF THE BAR AND THE FIRE-EXPOSED SURFACE OF THE BEAM. FOR BEAMS IN WHICH SEVERAL BARS ARE USED, THE COVER FOR THE CORNER BARS USED IN THE CALCULATION SHALL BE REDUCED TO ONE-HALF OF THE ACTUAL VALUE. THE COVER FOR AN INDIVIDUAL BAR MUST BE NOT LESS THAN ONE-HALF OF THE VALUE GIVEN IN TABLE 722.2.3 (3) NOR LESS THAN ¾ INCH.

44. TABLE 722.2.4 MINIMUM DIMENSION OF CONCRETE COLUMNS (INCHES)

FIRE-RESISTING RATING (HOURS)				
1 HR	1½ HR	2 HR	3 HR	4 HR
8	9	10	12	14

S1: 1 INCH = 25mm
 a. THE MINIMUM DIMENSION IS PERMITTED TO BE REDUCED TO 8 INCHES FOR RECTANGULAR COLUMNS WITH TWO PARALLEL SIDES NOT LESS THAN 36 INCHES IN LENGTH.
 b. THE MINIMUM DIMENSION IS PERMITTED TO BE REDUCED TO 10 INCHES FOR RECTANGULAR COLUMNS WITH TWO PARALLEL SIDES NOT LESS THAN 36 INCHES IN LENGTH.

45. 722.2.4.2 COVER FOR REINFORCED CONCRETE COLUMNS
 THE MINIMUM THICKNESS OF CONCRETE COVER TO THE MAIN LONGITUDINAL REINFORCEMENT IN COLUMNS, REGARDLESS OF THE TYPE OF AGGREGATE USED IN THE CONCRETE AND THE SPECIFIED COMPRESSIVE STRENGTH OF CONCRETE, f'_c , SHALL BE NOT LESS THAN 1 INCH (25mm) TIMES THE NUMBER OF HOURS OF REQUIRED FIRE RESISTANCE OR 2 INCHES (51mm), WHICHEVER IS LESS.

REINFORCED CONCRETE NOTES CONT.:

26. MINIMUM DIAMETER OF BEND:

MINIMUM DIAMETERS OF BEND	
BAR SIZE	MINIMUM DIAMETER
NO. 3 THROUGH NO. 8	6d _b
NO. 9, NO. 10, AND NO. 11	8d _b
NO. 14 AND NO. 18	10d _b

27. TOLERANCE FOR d AND MINIMUM CONCRETE COVER IN FLEXURAL MEMBERS, WALLS, AND COMPRESSION MEMBERS SHALL BE AS FOLLOWS:

	TOLERANCE ON d	TOLERANCE ON MINIMUM CONCRETE COVER
d ≤ 8 IN.	±½ IN.	-¾ IN.
d > 8 IN.	±½ IN.	-½ IN.

- EXCEPT THAT TOLERANCE FOR THE CLEAR DISTANCE TO FORMED SOFFITS SHALL BE MINUS ½ IN. AND TOLERANCE FOR COVER SHALL NOT EXCEED MINUS ½ THE MINIMUM CONCRETE COVER REQUIRED IN THE DESIGN DRAWINGS AND SPECIFICATIONS.

28. MAXIMUM CHLORIDE ION CONTENT FOR CORROSION PROTECTION OF REINFORCEMENT:

TYPE OF MEMBER	MAXIMUM WATER SOLUBLE CHLORIDE ION (Cl ⁻) IN CONCRETE, PERCENT BY WEIGHT OF CEMENT
PRESTRESSED CONCRETE	0.06
REINFORCED CONCRETE EXPOSED TO CHLORIDE IN SERVICE	0.15
REINFORCED CONCRETE THAT WILL BE DRY OR PROTECTED FROM MOISTURE IN SERVICE	1.00
OTHER REINFORCED CONCRETE CONSTRUCTION	0.30

29. TOLERANCE FOR REINFORCEMENT AND CONCRETE LOCATION SHALL BE PER ACI 117.
 30. TOLERANCE FOR LONGITUDINAL LOCATION OF BEND AND ENDS OF REINFORCEMENT SHALL BE ± 2 IN., EXCEPT THE TOLERANCE SHALL BE ± ½ IN. AT THE DISCONTINUOUS ENDS OF BRACKETS AND CORBELS, AND ± 1 IN. AT THE DISCONTINUOUS ENDS OF OTHER MEMBERS.
 31. REINFORCEMENT RESISTING EARTHQUAKE-INDUCED FLEXURAL AND AXIAL FORCES IN FRAME MEMBERS AND IN STRUCTURAL WALL BOUNDARY ELEMENTS SHALL COMPLY WITH ASTM A 706, ASTM A 615 GRADE 60 REINFORCEMENT SHALL BE PERMITTED IN THESE MEMBERS IF:
 A. THE ACTUAL YIELD STRENGTH BASED ON MILL TESTS DOES NOT EXCEED f_y BY MORE THAN 18,000 PSI (RETESTS SHALL NOT EXCEED THIS VALUE BY MORE THAN AN ADDITIONAL 3000 PSI); AND
 B. THE RATIO OF THE ACTUAL TENSILE STRENGTH TO THE ACTUAL YIELD STRENGTH IS NOT LESS THAN 1.25 THE VALUE OF f_u/f_y FOR TRANSVERSE REINFORCEMENT INCLUDING SPIRAL REINFORCEMENT SHALL NOT EXCEED 60,000 PSI.
 32. CONCRETE FLOOR FLATNESS SHALL BE A MINIMUM OF ¼" : 10 FT. TYP. U.N.O.
 33. WHERE CORROSION-RESISTANT REINFORCEMENT (CRR) IS SPECIFIED, USE MFMX2 REBAR ASTM A1035 GRADES 890 AND 830.
 34. WELDING OF ELECTRICAL CONDUCTORS TO REINFORCING STEEL IS PROHIBITED WITHOUT THE APPROVAL OF THE ENGINEER OF RECORD.
 35. PERFORMANCE OF SHOTCRETE SHALL BE PER ACI 506.2 SPECIFICATIONS.
 36. ACI 318 TABLE 26.4.1.1.1(a) - SPECIFICATIONS FOR CEMENTITIOUS MATERIALS:

CEMENTITIOUS MATERIALS	SPECIFICATION
PORTLAND CEMENT	ASTM C150
BLENDED HYDRAULIC CEMENTS	ASTM C595, EXCLUDING TYPE IS (>70) AND TYPE IT (S ₂ 70)
EXPANSIVE HYDRAULIC CEMENTS	ASTM C845
HYDRAULIC CEMENT	ASTM C1157
FLY ASH AND NATURAL POZZOLAN	ASTM C618
SLAG CEMENT	ASTM C989
SILICA FUME	ASTM C1240

37. AGGREGATES - COMPLIANCE REQUIREMENTS:
 A. AGGREGATES SHALL CONFORM TO (1) OR (2):
 1. NORMALWEIGHT AGGREGATE: ASTM C33.
 2. LIGHTWEIGHT AGGREGATE: ASTM C330.
 B. AGGREGATES NOT CONFORMING TO ASTM C33 OR ASTM C330 ARE PERMITTED IF THEY HAVE BEEN SHOWN BY TEST OF ACTUAL SERVICE TO PRODUCE CONCRETE OF ADEQUATE STRENGTH AND DURABILITY AND ARE APPROVED BY THE BUILDING OFFICIAL.
 C. MAXIMUM AGGREGATE SIZE:
 1. FOOTINGS.....1" MAX.
 2. SLAB ON GRADE, GRADE BEAMS.....¾" MAX.
 3. ELEVATED STRUCT. SLABS, BEAMS, FRAMED COLUMNS, WALLS.....¾" MAX.
 4. REMAINDER.....¾" MAX.
 38. WATER - COMPLIANCE REQUIREMENTS:
 A. MIXING WATER SHALL CONFORM TO ASTM C1602.
 B. MIXING WATER, INCLUDING THAT PORTION OF MIXING WATER CONTRIBUTED IN THE FORM OF FREE MOISTURE ON AGGREGATES, SHALL NOT CONTAIN DELETERIOUS AMOUNTS OF CHLORIDE ION WHEN USED FOR PRESTRESSED CONCRETE, FOR CONCRETE THAT WILL CONTAIN ALUMINUM EMBEDMENTS, OR FOR CONCRETE CAST AGAINST STAY-IN-PLACE GALVANIZED STEEL FORMS.
 39. ADMIXTURES - COMPLIANCE REQUIREMENTS:
 A. ADMIXTURES SHALL CONFORM TO (1) THROUGH (4):
 1. WATER REDUCTION AND SETTING TIME MODIFICATION: ASTM C494.
 2. PRODUCING FLOWING CONCRETE: ASTM C1017.
 3. AIR ENTRAINMENT: ASTM C260.
 4. INHIBITING CHLORIDE-INDUCED CORROSION: ASTM C1582.
 B. ADMIXTURES THAT DO NOT CONFORM TO THESE SPECIFICATIONS SHALL BE SUBJECT TO PRIOR REVIEW BY THE LICENSED DESIGN PROFESSIONAL.
 C. CALCIUM CHLORIDE OR ADMIXTURES CONTAINING CHLORIDE FROM SOURCES OTHER THAN IMPURITIES IN ADMIXTURE INGREDIENTS SHALL NOT BE USED IN PRESTRESSED CONCRETE. IN CONCRETE CONTAINING EMBEDDED ALUMINUM, OR IN CONCRETE CAST AGAINST STAY-IN-PLACE GALVANIZED STEEL FORMS.
 D. ADMIXTURES USED IN CONCRETE CONTAINING EXPANSIVE CEMENTS CONFORMING TO ASTM C845 SHALL BE COMPATIBLE WITH THE CEMENT AND PRODUCE NO DELETERIOUS EFFECTS.
 40. STEEL FIBER REINFORCEMENT - COMPLIANCE REQUIREMENTS:
 A. STEEL FIBER REINFORCEMENT USED FOR SHEAR RESISTANCE SHALL SATISFY (1) AND (2):
 1. BE DEFORMED AND CONFORM TO ASTM A820.
 2. HAVE A LENGTH-TO-DIAMETER RATIO OF AT LEAST 50 AND NOT EXCEEDING 100.

41. COVER THICKNESS FOR REINFORCED CONCRETE FLOOR OR ROOF SLABS (INCHES)

FIRE-RESISTING RATING (HOURS)									
INTERIOR SPAN					END SPAN				
1 HR	1½ HR	2 HR	3 HR	4 HR	1 HR	1½ HR	2 HR	3 HR	4 HR
¾	¾	¾	¾	¾	¾	¾	1	1¼	1½

42. COVER THICKNESS FOR PRE-STRESSED CONCRETE FLOOR OR ROOF SLABS (INCHES)

FIRE-RESISTING RATING (HOURS)									
INTERIOR SPAN					END SPAN				
1 HR	1½ HR	2 HR	3 HR	4 HR	1 HR	1½ HR	2 HR	3 HR	4 HR
¾	¾	¾	¾	¾	1½	1½	1¾	2½	2¾

REINFORCED CONCRETE NOTES:

1. CONCRETE MIXES SHALL BE DESIGNED BY A RECOGNIZED TESTING LABORATORY AND COPIES OF THE DESIGN SHALL BE SENT TO THE ARCHITECT AND THE ENGINEER. COMPRESSIVE STRENGTH TEST REPORTS SHALL BE SUBMITTED TO THE BUILDING DEPARTMENT AND THE ARCHITECT. ALL CONCRETE EXCEPT FOUNDATION CONCRETE SHALL CONTAIN POLYMER BASED WATER REDUCING ADMIXTURE.
 2. PORTLAND CEMENT SHALL CONFORM TO ASTM C-150, TYPE II. AGGREGATE FOR STONE CONCRETE SHALL CONFORM TO ASTM C-33. NON-REACTIVE AGGREGATE FOR LIGHTWEIGHT CONCRETE SHALL CONFORM TO ASTM C-330.
 3. ALL REINFORCING BARS, ANCHOR BOLTS, PRE STRESSING TENDONS, AND ALL OTHER CONCRETE INSERTS SHALL BE WELL SECURED IN POSITION PRIOR TO PLACING CONCRETE.
 4. THE MAXIMUM SLUMP SHALL NOT EXCEED 4" ± 1" FOR FOOTINGS, SLABS ON EARTH, AND MASS CONCRETE. AND 5" ± 1" FOR OTHER CONCRETE. SLUMP MAY BE INCREASED WHEN CHEMICAL ADMIXTURES ARE USED, PROVIDED THAT ADMIXTURE-TREATED CONCRETE HAS THE SAME OR LOWER WATER: CEMENT OR WATER: CEMENTITIOUS MATERIAL RATIO. (ACI 211 TABLE 6.3.1)
 5. MINIMUM COMPRESSIVE STRENGTH:
 PROVIDE CONCRETE WITH THE FOLLOWING MINIMUM COMPRESSIVE STRENGTH (f_c) AT 28 DAYS UNLESS NOTED OTHERWISE (MINIMUM 5 SACKS OF CEMENT PER CUBIC YARD) (MAXIMUM WATER:CEMENT RATIO BY WEIGHT SHALL BE .65 FOR BALANCE):

CONSTRUCTION TYPE	MINIMUM COMPRESSIVE STRENGTH (f _c)		
	PSI	SPEC. INSP. REQUIRED	AGGREGATE
SLAB ON GRADE	3000 PSI *	NO	NORMAL WT.
SPREAD FOOTING	3000 PSI	YES	NORMAL WT.
CONTINUOUS FOOTINGS	3000 PSI *	NO	NORMAL WT.
DEEP FOUNDATION (PILES, CAISSONS, ETC.)	3000 PSI	YES	NORMAL WT.

NOTE: * 2500 PSI STRENGTH USED FOR DESIGN, SPECIAL INSPECTION NOT REQUIRED.

6. THE COMPRESSIVE STRENGTH OF EXTERIOR SLABS AND FLAT WORK SHALL BE INCREASED FOR MODERATE AND SEVERE WEATHERING EXPOSURE PER TABLE 1904.2.2 OF THE CBC.
 7. ALL STRUCTURAL CONCRETE IS TO BE REINFORCED.
 8. CONTRACTOR SHALL SUBMIT SLAB CONSTRUCTION JOINT LAYOUT DRAWINGS TO THE ARCHITECT AND ENGINEER FOR REVIEW. THE MAXIMUM SPACING OF CONTROL JOINTS IN SLAB ON GRADE EACH WAY SHALL BE 30X THE SLAB THICKNESS BEFORE 7 DAYS OF CURING. SLABS REQUIRE AT LEAST 7 DAYS CURING (14 DAYS WHERE FLY ASH OR POZZOLAN IS USED), AND THE ENVIRONMENT (HUMIDITY AND TEMPERATURE) OF ROOM SHALL BE ACCLIMATED TO LONG TERM CLIMATE CONDITIONS PRIOR TO INSTALLATION OF FLOORING. THE SLAB TEMPERATURE SHALL BE WITHIN 5 DEGREES OF DEW POINT DURING CURING. SEE NOTES BELOW ON CURING REQUIREMENTS. MOISTURE AND HUMIDITY TESTING SHALL BE PERFORMED BY AN INDEPENDENT TESTING LABORATORY HIRED BY THE OWNER, AND TESTS RESULTS SHALL BE SUBMITTED TO THE ARCHITECT FOR APPROVAL PRIOR TO INSTALLATION OF FLOORING.
 9. PROJECTING CORNERS OF BEAMS, COLUMNS, WALLS, ETC., SHALL BE FORMED WITH A 3/4" CHAMFER UNLESS DETAILED OTHERWISE.
 10. IF EXPOSURE TO SULFATES, OR SPECIAL EXPOSURE CONDITIONS OCCUR, THE CONCRETE STRENGTH, WATER:CEMENT RATIOS, AND OTHER PROPERTIES OF THE CONCRETE MIX SHALL BE IN ACCORDANCE WITH ACI 318 SECTION 19.3. VERIFY WITH SOILS REPORT FOR CORROSION CHEMICALS IN THE SOILS.
 11. DO NOT POUR CONCRETE WHEN THE TEMPERATURE EXCEEDS 90°F OR 80°F WHEN THE WIND EXCEEDS 12MPH. START CURING AS SOON AS HARD TRAWLING IS DONE. WHEN WIND, TEMPERATURE AND HUMIDITY CONDITIONS CAUSE EARLY DISAPPEARANCE OF BLEED WATER, STEPS SHALL BE TAKEN TO USE A FOG SPRAY. CURING SHALL COMMENCE IMMEDIATELY AFTER FINISHING TRAWLING.
 12. CURE CONCRETE ACCORDING TO ACI 308.1 BY ONE OF THE FOLLOWING METHODS:
 A. WET CURING BY USING BURLAP FOR A MINIMUM OF 7 DAYS. BURLAP MUST BE PLACED WITHIN 2 HOURS OF POURING.
 B. CURING COMPOUND MUST CONFORM TO ASTM C309. APPLY UNIFORMLY IN CONTINUOUS OPERATION BY POWER SPRAY OR ROLLER ACCORDING TO MANUFACTURE'S WRITTEN INSTRUCTION.
 C. MOISTURE RETAINING COVER SHOULD CONFORM TO ASTM C171, BE AT LEAST 0.4 MILL THICK, AND PREFERABLE REINFORCED WITH GLASS FIBER.
 13. WHERE AIR ENTRAINMENT CONCRETE IS SPECIFIED, THE VOLUME OF AIR IN THE MORTAR FRACTION OF CONCRETE MIX DESIGN SHALL BE 9% ±1%.
 14. ALL REINFORCING STEEL SHALL CONFORM TO THE REQUIREMENTS OF ASTM A-615 GRADE 60. AT GRADE BEAMS & CONCRETE FRAMES ALL REINF. SHALL CONFORM TO ASTM A706 REBAR, U.N.O.
 15. ALL REINFORCING BAR BENDS SHALL BE MADE COLD.
 16. REINFORCING STEEL SHALL BE SPLICED WITH CLASS B SPLICES UNLESS NOTED OTHERWISE ON THE DRAWINGS.
 17. LOW HYDROGEN ELECTRODES SHALL BE USED WHEREVER REINFORCING STEEL IS WELDED. BARS SHALL BE A706 GRD. 60 MIN. FOR WELD ABILITY.
 18. AT THE TIME CONCRETE IS PLACED, REINFORCEMENT SHALL BE FREE FROM MUD, OIL, OR OTHER NONMETALLIC COATINGS THAT DECREASE BOND. WHERE SPECIFIED IN THE DETAILS, EPOXY-COATING OF STEEL REINFORCEMENT SHALL CONFORM WITH ACI STANDARDS. EXCEPT FOR PRESTRESSING STEEL, STEEL REINFORCEMENT WITH RUST, MILL SCALE, OR A COMBINATION OF BOTH SHALL BE CONSIDERED SATISFACTORY, PROVIDED THE MINIMUM DIMENSIONS INCLUDING HEIGHT OF DEFORMATIONS) AND WEIGHT OF A HAND-WIRE-BRUSHED TEST SPECIMEN COMPLY WITH APPLICABLE ASTM SPECIFICATIONS.
 19. THE MINIMUM CLEAR SPACING BETWEEN PARALLEL BARS IN A LAYER SHALL BE d_b BUT NOT LESS THAN 1 IN. WHERE PARALLEL REINFORCEMENT IS PLACED IN TWO OR MORE LAYERS, BARS IN THE UPPER LAYERS SHALL BE PLACED DIRECTLY ABOVE BARS IN THE BOTTOM LAYER WITH CLEAR DISTANCE BETWEEN LAYERS NOT LESS THAN 1 IN. CLEAR DISTANCE LIMITATION BETWEEN BARS SHALL APPLY ALSO TO THE CLEAR DISTANCE BETWEEN A CONTACT LAP SPlice AND ADJACENT SPLICES OR BARS. IN SPIRALLY REINFORCED OR TIED REINFORCED COMPRESSION MEMBERS, CLEAR DISTANCE BETWEEN LONGITUDINAL BARS SHALL BE NOT LESS THAN 1.5d_b NOR LESS THAN 1½ IN.
 20. IN WALLS AND SLABS OTHER THAN CONCRETE JOIST CONSTRUCTION, PRIMARY FLEXURAL REINFORCEMENT SHALL NOT BE SPACED FARTHER APART THAN THREE TIMES THE WALL OR SLAB THICKNESS, NOR FARTHER APART THAN 18 IN.
 21. WHERE CONCRETE MUST BE INSTALLED AND CURED IN COLD WEATHER, THE GENERAL REQUIREMENTS AND SPECIFICATIONS OF ASTM STD C-31 SHALL BE IMPLEMENTED.
 22. CAST-IN-PLACE CONCRETE (NON-PRESTRESSED)
 THE FOLLOWING MINIMUM CONCRETE COVER SHALL BE PROVIDED FOR REINFORCEMENT:
 A. CONCRETE CAST AGAINST AND PERMANENTLY EXPOSED TO EARTH.....3" MIN.
 B. CONCRETE EXPOSED TO EARTH OR WEATHER:
 • NO. 6 THROUGH NO. 18 BARS.....2" MIN.
 • NO. 5 BAR, W31 OR D31 WIRE, AND SMALLER.....1½" MIN.
 C. CONCRETE NOT EXPOSED TO WEATHER OR IN CONTACT WITH GROUT:
 SLABS, WALLS, JOISTS:
 • NO. 14 AND NO. 18 BARS.....1½" MIN.
 • NO. 11 BAR AND SMALLER.....¾" MIN.
 BEAMS, COLUMNS:
 • PRIMARY REINFORCEMENT, TIES, STIRRUPS, SPIRALS.....1½" MIN.
 SHELLS, FOLDED PLATE MEMBERS:
 • NO. 6 BAR AND LARGER.....¾" MIN.
 • NO. 5 BAR, W31 OR D31 WIRE, AND SMALLER.....½" MIN.
 24. BUNDLED BARS:
 FOR BUNDLED BARS, MINIMUM CONCRETE COVER SHALL BE EQUAL TO THE EQUIVALENT DIAMETER OF THE BUNDLE, BUT NEED NOT TO BE GREATER THAN 2 IN.; EXCEPT FOR CONCRETE CAST AGAINST AND PERMANENTLY EXPOSED TO EARTH, WHERE MINIMUM COVER SHALL BE 3 IN. GROUPS OF PARALLEL REINFORCING BARS BUNDLED IN CONTACT TO ACT AS A UNIT SHALL BE LIMITED TO FOUR IN ANY ONE BUNDLE. BUNDLED BARS SHALL BE ENCLOSED WITHIN STIRRUPS OR TIES. BARS LARGER THAN NO. 11 SHALL NOT BE BUNDLED IN BEAMS. INDIVIDUAL BARS WITHIN A BUNDLE TERMINATED WITHIN THE SPAN OF FLEXURAL MEMBERS SHALL TERMINATE AT DIFFERENT POINTS WITH AT LEAST 40d_b STAGGER.
 25. CORROSIVE ENVIRONMENTS:
 IN CORROSIVE ENVIRONMENTS OR OTHER SEVERE EXPOSURE CONDITIONS, AMOUNT OF CONCRETE PROTECTION SHALL BE SUITABLY INCREASED, AND DENSITY AND NONPOROSITY OF PROTECTING CONCRETE SHALL BE CONSIDERED, OR OTHER PROTECTION SHALL BE PROVIDED. "COVER" WHERE NOTED ON PLANS AND DETAILS IS NOT A MINIMUM, UNLESS NOTED AS "MIN." THE COVER SHALL BE AS NOTED WITH TOLERANCE.

MASONRY:

1. MIN. SPECIFIED COMPRESSIVE STRENGTH SHALL BE f_m = 2,000 PSI, UNLESS OTHERWISE SPECIFIED ON THE PLANS. WHERE HIGHER f_m IS SPECIFIED, REFER TO TMS 602 TABLE 2 BELOW.
 2. BLOCK SHALL BE MEDIUM WEIGHT UNITS CONFORMING TO ASTM C-90 GRADE N-1. USE UNITS OPEN ONE END, AND BOND BEAM UNITS AT HORIZONTAL REINFORCING. WHEN BLOCKS ARE EXPOSED OBTAIN APPROVAL OF SUBMITTAL FROM ARCHITECT.
 3. MORTAR (TYPE M OR S) SHALL ATTAIN A MINIMUM COMPRESSIVE STRENGTH EQUAL TO THE BLOCK STRENGTH OR 2,000 PSI, WHICHEVER IS GREATER.
 4. CEMENT: ASTM C-150, LOW ALKALI, TYPE I OR II PORTLAND CEMENT. (MASONRY CEMENT AND PLASTIC CEMENT SHALL NOT BE USED.)
 5. MORTAR:
 A. CONFORMING TO ASTM C-270, TYPE M OR S.
 B. MIX PROPORTIONS SHALL CONFORM TO ASTM C-270.
 C. AGGREGATES SHALL CONFORM TO ASTM C-144.
 6. GROUT:
 A. CONFORMING TO ASTM C-476.
 B. AT THE TIME THE MASONRY IS PLACED, THE COMPRESSIVE STRENGTH f_m OR 2,000 PSI AT 28 DAYS, WHICHEVER IS GREATER, WHERE HIGHER f_m IS SPECIFIED, REFER TO TMS 602 TABLE 2 BELOW.
 C. MIX PROPORTIONS SHALL CONFORM TO ASTM C-476.
 D. AGGREGATES SHALL CONFORM TO ASTM C-404.
 E. DO NOT USE ADMIXTURES UNLESS ACCEPTABLE. FIELD ADDITION OF ADMIXTURES IS NOT PERMITTED IN SELF-CONSOLIDATING GROUT. TMS 602-13.2.2C
 7. REINFORCING STEEL: USE ASTM A 706 OR ASTM A 615 GRADE 60.
 8. MINIMUM GROUTING: SOLID GROUT ALL CELLS UNLESS NOTED OTHERWISE. VERTICAL EXPANSION JOINTS SHALL BE PROVIDED AT 26'-0" o/c MAXIMUM UNO PER PLAN. FULLY COORDINATE LOCATIONS WITH ARCH & EOR FOR REVIEW PRIOR TO PLACEMENT. EXPANSION JOINT MATERIALS SHALL BE PER ASTM C90, D994, OR D1056 CLASS 2A1.
 9. SPECIAL INSPECTION OF WORK IS REQUIRED FOR ALL MASONRY STRUCTURES PER TMS 402/ACI 530/ASCE 5 LEVEL B QUALITY ASSURANCE, UNLESS NOTED OTHERWISE ON THE DRAWINGS.
 10. ALL BOLTS SHALL BE GROUTED IN PLACE WITH AT LEAST 1 INCH OF GROUT BETWEEN THE BOLT AND THE MASONRY.
 11. THE CLEAR DISTANCE BETWEEN PARALLEL BARS SHALL NOT BE LESS THAN THE NOMINAL DIAMETER OF THE BARS, NOR LESS THAN 1 IN. (25.4mm).
 12. IN COLUMNS AND PILASTERS, THE CLEAR DISTANCE BETWEEN VERTICAL BARS SHALL NOT BE LESS THAN ONE ONE-HALF TIMES THE NOMINAL BAR DIAMETER, NOR LESS THAN 1½ IN. (38.1mm).
 13. THE CLEAR DISTANCE LIMITATIONS BETWEEN BARS REQUIRED IN SECTIONS 1.13.3.1 AND 1.13.3.2 SHALL ALSO APPLY TO THE CLEAR DISTANCE BETWEEN A CONTACT LAP SPlice AND ADJACENT SPLICES OR BARS.
 14. GROUPS OF PARALLEL REINFORCING BARS BUNDLED IN CONTACT TO ACT AS A UNIT SHALL BE LIMITED TO TWO IN ANY ONE BUNDLE. INDIVIDUAL BARS IN A BUNDLE CUT OFF WITHIN THE SPAN OF A MEMBER SHALL TERMINATE AT POINTS AT LEAST 40 BAR DIAMETER APART.
 15. REINFORCEMENT EMBEDDED IN GROUT SHALL HAVE A THICKNESS OF GROUT BETWEEN THE REINFORCEMENT AND MASONRY UNITS NOT LESS THAN ½ IN. (12.7mm) FOR FINE GROUT OR ¾ IN. (19.0mm) FOR COARSE GROUT.
 16. REINFORCING BARS SHALL HAVE A MASONRY COVER NOT LESS THAN THE FOLLOWING:
 A. MASONRY FACE EXPOSED TO EARTH OR WEATHER: 2 IN. (50.8mm) FOR BARS LARGER THAN NO. 5 (M #16); 1½ IN. (38.1mm) FOR NO. 5 (M #16) BARS OR SMALLER.
 B. MASONRY NOT EXPOSED TO EARTH OR WEATHER: 1½ IN. (38.1mm).
 17. LONGITUDINAL WIRES OF JOINT REINFORCEMENT SHALL BE FULLY EMBEDDED IN MORTAR OR GROUT WITH A MINIMUM COVER OF ¾ IN. (19.0mm) WHEN EXPOSED TO EARTH OR WEATHER AND ½ IN. (12.7mm) WHEN NOT EXPOSED TO EARTH OR WEATHER. JOINT REINFORCEMENT SHALL BE STAINLESS STEEL OR PROTECTED FROM CORROSION BY HOT-DIPPED GALVANIZED COATING OR EPOXY COATING WHEN USED IN MASONRY EXPOSED TO EARTH OR WEATHER AND IN INTERIOR WALLS EXPOSED TO A MEAN RELATIVE HUMIDITY EXCEEDING 75 PERCENT. ALL OTHER JOINT REINFORCEMENT SHALL BE MILL GALVANIZED, HOT-DIP GALVANIZED, OR STAINLESS STEEL.
 18. WALL TIES, SHEET-METAL ANCHORS, STEEL PLATES AND BARS, AND INSERTS EXPOSED TO EARTH OR WEATHER, OR EXPOSED TO A MEAN RELATIVE HUMIDITY EXCEEDING 75 PERCENT SHALL BE STAINLESS STEEL OR PROTECTED FROM CORROSION BY HOT-DIP GALVANIZED COATING OR EPOXY COATING. WALL TIES, ANCHORS, AND INSERTS SHALL BE MILL GALVANIZED, HOT-DIP GALVANIZED, OR STAINLESS STEEL FOR ALL OTHER CASES. ANCHOR BOLTS, STEEL PLATES, AND BARS NOT EXPOSED TO EARTH, WEATHER, NOR EXPOSED TO A MEAN RELATIVE HUMIDITY EXCEEDING 75 PERCENT, NEED NOT BE COATED.
 19. REINFORCEMENT SHALL BE SUPPORTED AND FASTENED TOGETHER TO PREVENT DISPLACEMENTS BEYOND THE TOLERANCES ALLOWED BY SECTION 3.4 OF ACI 530.1 PRIOR TO GROUTING.
 20. GROUT LIFTS SHALL NOT EXCEED 12.67 FEET WHEN THE MASONRY HAS CURED FOR 4 HOURS, THE GROUT SLUMP IS MAINTAINED BETWEEN 10 AND 11 INCHES AND NO INTERMEDIATE REINFORCED BOND BEAMS ARE PLACED BETWEEN THE TOP AND THE BOTTOM OF THE POUR HEIGHT. OTHERWISE, PLACE GROUT IN LIFTS NOT EXCEEDING 5 FEET. (SECTION 3.5 OF ACI 530.1)
 21. PIPES AND CONDUITS EMBEDDED IN MASONRY SHALL NOTE REDUCE THE REQUIRED STRENGTH. (SECTION 1.16.2 OF ACI 530)
 22. SUPPORT AND FASTEN REINFORCEMENT TOGETHER TO PREVENT DISPLACEMENT BEYOND THE TOLERANCES ALLOWED BY CONSTRUCTION LOADS OR BY PLACEMENT OF GROUT OR MORTAR.
 23. COMPLETELY EMBED REINFORCING BARS IN GROUT IN ACCORDANCE WITH ARTICLE 3.5 ACI 350.
 24. MAINTAIN CLEAR DISTANCE BETWEEN REINFORCING BARS AND ANY FACE OF MASONRY UNIT OR FORMED SURFACE, BUT NOT LESS THAN ½ IN. (12.7mm) FOR FINE GROUT OR ¾ IN. (19.0mm) FOR COARSE GROUT. SPLICE ONLY WHERE INDICATED ON THE PROJECT DRAWINGS. UNLESS OTHERWISE ACCEPTABLE, WHEN SPLICING BY WELDING, PROVIDE WELDS IN CONFORMANCE WITH THE PROVISIONS OF AWS D1.4.
 25. UNLESS ACCEPTED BY THE ARCHITECT/ENGINEER, DO NOT BEND REINFORCEMENT AFTER IT IS EMBEDDED IN GROUT OR MORTAR.
 26. NON-CONTACT LAP SPLICES - POSITION BARS SPLICED BY NON-CONTACT LAP SPlice NO FARTHER APART TRANSVERSELY THAN ONE-FIFTH THE SPECIFIED LENGTH OF LAP NOR MORE THAN 8 IN. (203mm).
 27. TOLERANCES FOR THE PLACEMENT OF REINFORCING BARS IN WALLS AND FLEXURAL ELEMENTS SHALL BE ± ½ IN. (12.7mm) WHEN THE DISTANCE FROM THE CENTERLINE OF REINFORCING BARS TO THE OPPOSITE FACE OF MASONRY, d, IS EQUAL TO 8 IN. (203mm) OR LESS, ± 1 IN. (25.4mm) FOR d EQUAL TO 24 IN. (610mm) OR LESS BUT GREATER THAN 8 IN. (203mm), AND ± 1½ IN. (38.1mm) FOR d GREATER THAN 24 IN. (610mm).
 28. PLACE VERTICAL BARS WITHIN 2 IN. (50.8mm) OF THE REQUIRED LOCATION ALONG THE LENGTH OF THE WALL.
 29. IF IT IS NECESSARY TO MOVE BARS MORE THAN ONE BAR DIAMETER OR A DISTANCE EXCEEDING THE TOLERANCE STATED ABOVE TO AVOID INTERFERENCE WITH OTHER REINFORCING STEEL, CONDUITS, OR EMBEDDED ITEMS, NOTIFY THE ARCHITECT/ENGINEER FOR ACCEPTANCE OF THE RESULTING ARRANGEMENT OF BARS.
 30. FOUNDATION DOWELS THAT INTERFERE WITH UNIT WEBS ARE PERMITTED TO BE BENT TO A MAXIMUM OF 1 IN. (25mm) HORIZONTALLY FOR EVERY 6 IN. (152mm) OF VERTICAL HEIGHT.
 31. EMBED HEADED AND BENT-BAR ANCHOR BOLTS LARGER THAN ½ IN. (12.7mm) DIAMETER IN GROUT THAT IS PLACED IN ACCORDANCE WITH ARTICLE 3.5 A AND ARTICLE 3.5 B ACI 350. ANCHOR BOLTS OF ½ IN. (12.7mm) DIAMETER OR LESS SHALL BE PERMITTED TO BE PLACED IN GROUT OR MORTAR BED JOINTS THAT HAVE A SPECIFIED THICKNESS OF AT LEAST ½ IN. (12.7mm) THICKNESS.
 32. MAINTAIN CLEAR DISTANCE BETWEEN ANCHOR BOLTS AND ANY FACE OF MASONRY UNIT OR FORMED SURFACE OF AT LEAST ½ IN. (12.7mm) WHEN USING FINE GROUT, AND OF AT LEAST ¾ IN. (19.0mm) WHEN USING COARSE GROUT.
 33. PLACE ANCHOR BOLTS WITH A CLEAR DISTANCE BETWEEN PARALLEL ANCHOR BOLTS NOT LESS THAN THE NOMINAL DIAMETER OF THE BOLT, NOR LESS THAN 1 IN. (25.4mm).
 34. OWNER WILL ENGAGE A QUALIFIED INDEPENDENT TESTING AGENCY TO PERFORM PRECONSTRUCTION TESTING INDICATED BELOW. RETESTING OF MATERIALS THAT FAIL TO COMPLY WITH SPECIFIED REQUIREMENTS SHALL BE DONE AT CONTRACTOR'S EXPENSE.
 35. CONCRETE MASONRY UNIT TEST: FOR EACH TYPE OF UNIT REQUIRED, ACCORDING TO ASTM C 140 FOR COMPRESSIVE STRENGTH.
 36. MORTAR TEST (PROPERTY SPECIFICATION): FOR EACH MIX REQUIRED, ACCORDING TO ASTM C 109/c 109M FOR COMPRESSIVE STRENGTH, ASTM C 1506 FOR WATER RETENTION, AND ASTM C 91 FOR AIR CONTENT).
 37. MORTAR TEST (PROPERTY SPECIFICATION): FOR EACH MIX REQUIRED, ACCORDING TO ASTM C 780 FOR COMPRESSIVE STRENGTH.
 38. GROUT TEST (COMPRESSIVE STRENGTH): FOR EACH MIX REQUIRED, ACCORDING TO ASTM C 1019.
 39. COMPRESSIVE STRENGTH OF MASONRY BASED ON THE COMPRESSIVE STRENGTH OF CONCRETE MASONRY UNITS AND TYPE OF MORTAR USED IN CONSTRUCTION.

NET AREA COMPRESSIVE STRENGTH OF CONCRETE MASONRY (f _m), PSI (MPa)	TMS 602 Table 2 (MODIFIED)		GROUT STRENGTH (f _g), PSI
	NET AREA COMPRESSIVE STRENGTH OF CONCRETE MASONRY UNITS (f _{cmu}), PSI (MPa)		
	TYPE M OR S MORTAR	TYPE N MORTAR	
1,700 (11.72)	---	1,900 (13.10)	2,000
1,900 (13.10)	1,900 (13.10)	2,350 (16.55)	2,000
2,000 (13.79)	2,000 (13.79)	2,650 (19.27)	2,000
2,250 (15.51)	2,600 (17.93)	3,100 (22.44)	2,600
2,500 (17.24)	3,250 (22.41)	---	3,250
2,750 (18.96)	3,900 (26.89)	---	3,900
3,000 (20.69)	4,500 (31.03)	---	4,500
1. FOR UNITS OF LESS THAN 4 IN. (102 mm) NOMINAL HEIGHT, USE 85 PERCENT OF THE VALUES LISTED.			

41. VERIFY & ADVISE ARCHITECT OF ROUGH OPENINGS NOT ON MASONRY COURSING. VERIFY TOP OF FOOTING ELEVATIONS FOR PROPER COURSING ELEVATIONS.



Know what's below. Call before you dig.

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△	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024		

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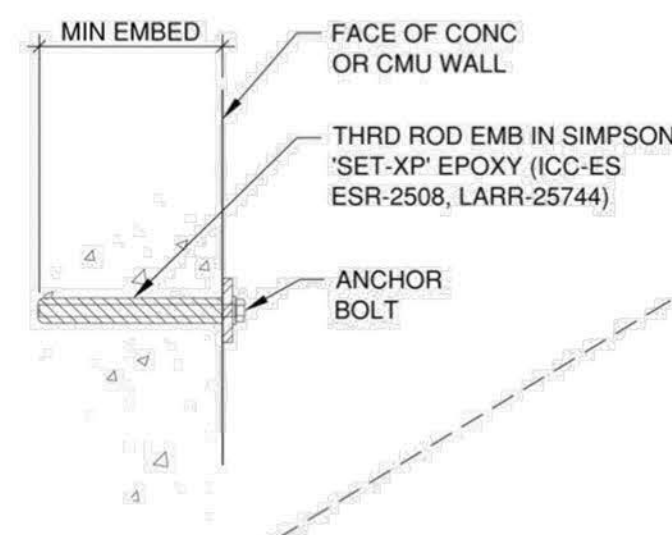
DRAWN BY: RG

DESIGNED BY: AL

CHECKED BY: JL

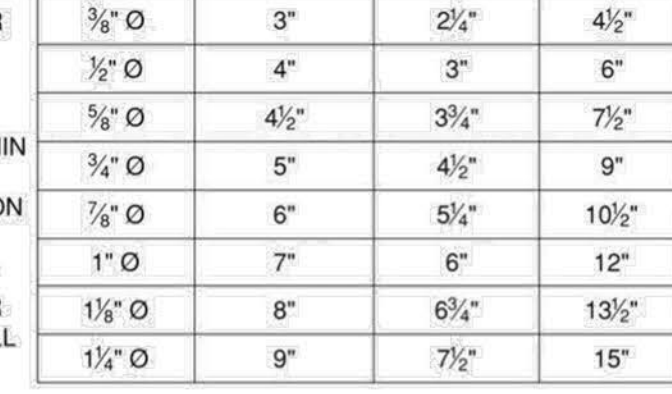
RECOMMENDED BY:

CHEMICAL ANCHOR MIN. DISTANCES				
ROD DIAMETER	DRILL BIT DIAMETER	MIN EMBEDMENT	MIN EDGE DISTANCE	MIN SPACING
X 25.4 FOR mm				
3/8" Ø	1/2"	2 1/8"	2 1/8"	7"
1/2" Ø	3/4"	2 3/4"	3 1/4"	8 1/2"
5/8" Ø	3/4"	3 1/4"	3 3/4"	10"
3/4" Ø	7/8"	3 3/4"	5 1/4"	13 1/2"
7/8" Ø	1"	3 3/4"	5 3/4"	15 1/2"
1" Ø	1 1/4"	4"	6 1/4"	18"
1 1/4" Ø	1 3/8"	5"	8 1/4"	22 1/2"

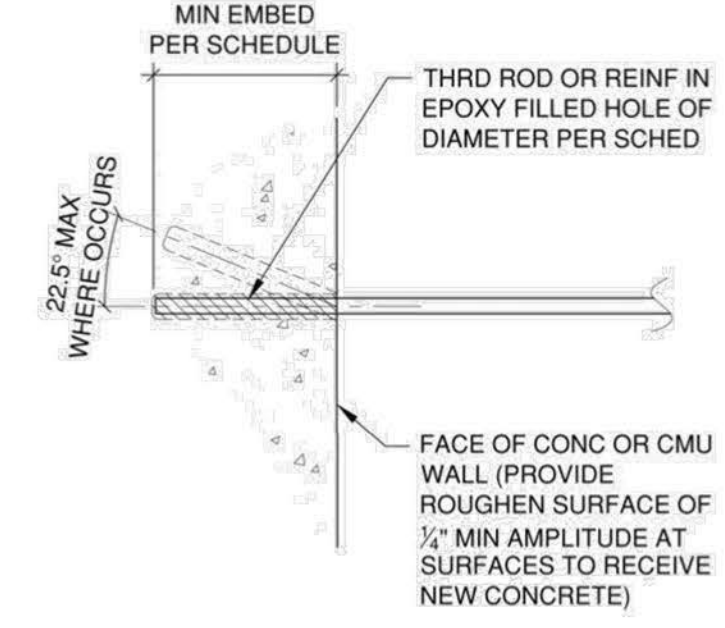


- NOTES:
- MINIMUM DIMENSIONS SHOWN. REFER TO PLANS FOR ACTUAL DIMENSION REQUIREMENTS.
 - BOLTS SHALL BE PLACED NO CLOSER THAN (12) BOLT DIA APART OR (6) BOLT DIA FROM END OF CONCRETE OR MASONRY.
 - INCREASE EMBEDMENT BY 2" FOR AB'S IN THE TOP OF WALLS, COLUMNS, AND PILASTERS.
 - DOUBLE THE EMBED FOR ANCHOR BOLTS PLACED VERTICAL INTO FOUNDATIONS.

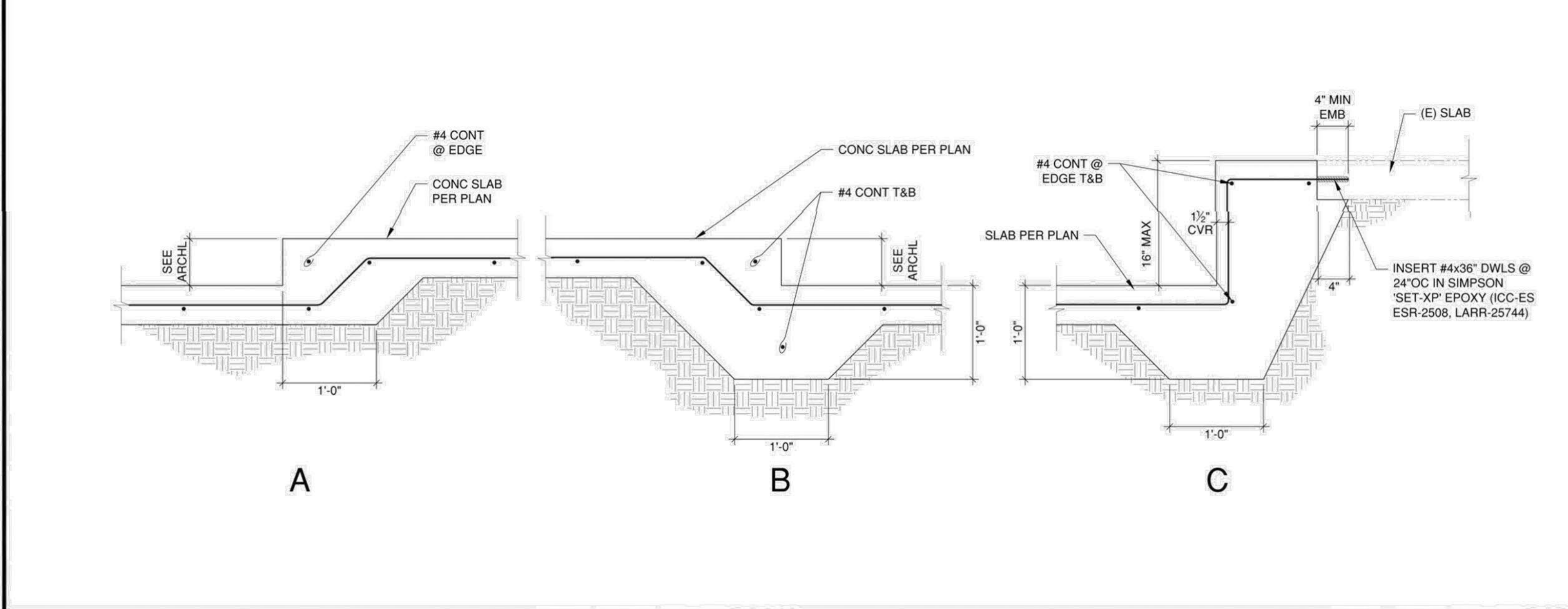
CAST-IN-PLACE ANCHOR BOLT MIN DISTANCES				
BOLT DIAMETER	MIN EMBEDMENT	MIN EDGE DISTANCE	MIN SPACING	
x 25.4 FOR mm				
3/8" Ø	3"	2 1/4"	4 1/2"	
1/2" Ø	4"	3"	6"	
5/8" Ø	4 1/2"	3 3/4"	7 1/2"	
3/4" Ø	5"	4 1/2"	9"	
7/8" Ø	6"	5 1/4"	10 1/2"	
1" Ø	7"	6"	12"	
1 1/8" Ø	8"	6 3/4"	13 1/2"	
1 1/4" Ø	9"	7 1/2"	15"	



CHEMICAL ANCHOR SCHEDULE					
BAR SIZE	ROD Ø	DRILL BIT DIAMETER	MIN EMB	MIN EDGE DISTANCE	MIN SPACING
X 25.4 FOR mm					
#3	3/8" Ø	1/2"	4"	3 1/2"	7"
#4	1/2" Ø	3/4"	6"	4"	8 1/2"
#5	5/8" Ø	3/4"	8"	5"	10"
#6	3/4" Ø	7/8"	10"	7"	13 1/2"
#7	7/8" Ø	1"	12"	8"	15 1/2"
#8	1" Ø	1 1/4"	14"	9"	18"
#9	1 1/4" Ø	1 3/8"	16"	11"	22 1/2"



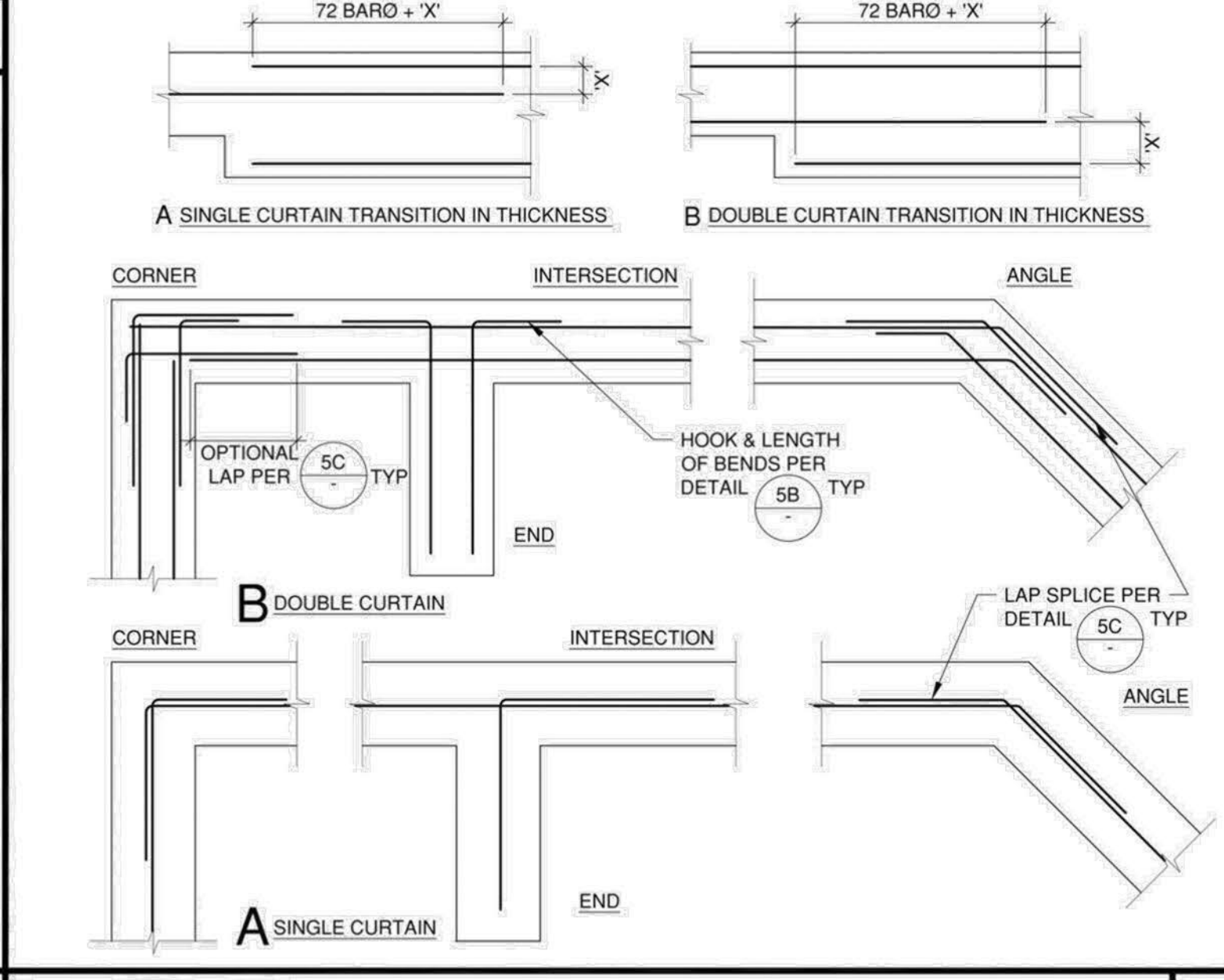
- NOTES:
- UNLESS NOTED ON THE DRAWINGS, DRILL AND EPOXY ANCHORS MAY NOT REPLACE CAST-IN-PLACE ANCHORS WITHOUT THE APPROVAL OF THE STRUCTURAL ENGINEER.
 - ALL WORK SHALL BE PERFORMED UNDER CONTINUOUS INSPECTION BY THE INSPECTOR OF RECORD.
 - EPOXY GROUT: SIMPSON 'SET-XP' (ICC-ES ESR-2508, LARR-25744) OR APPROVED EQUAL. PROVIDE HOLE DEPTH AND DIAMETER PER SCHEDULE UNLESS NOTED OTHERWISE ON PLANS.
 - AVOID ANY EXISTING REINFORCING STEEL - RECOMMEND CONTRACTOR ALLOW FOR 5% RE-DRILLING. ALL ABANDONED HOLES SHALL BE GROUTED.
 - WHEN INSTALLING CHEMICAL ANCHOR INTO PRE-STRESSED CONCRETE WITH PRE- OR POST-TENSIONED TENDONS, LOCATE TENDONS BY NON-DESTRUCTIVE METHODS PRIOR TO CHEMICAL ANCHOR INSTALLATION. TAKE GREAT CARE AND CAUTION TO AVOID DAMAGING EXISTING TENDONS AND PROVIDE A MINIMUM OF 2 INCHES CLEAR BETWEEN DRILLED HOLE AND EXISTING TENDONS. ANY COSTS TO REPAIR OR REPLACE TENDONS SHALL BE BORNE BY THE CONTRACTOR.
 - CLEAN HOLE PER MANUFACTURER'S SPECIFICATIONS BY VACUUM OR AIR PRESSURE. HOLE TO BE DRY PRIOR TO EPOXY APPLICATION.
 - PLACE EPOXY PER MANUFACTURER'S SPECIFICATIONS, WITH CAULKING GUN OR SIMILAR, FILLING HOLE FROM THE BOTTOM TO APPROXIMATELY 2/3 FULL.
 - PLACE ROD OR REBAR, ENSURING EPOXY RISES TO THE SURFACE AND FILLS THE HOLE COMPLETELY. PROVIDE SUPPORT FOR ROD OR REBAR UNTIL EPOXY CURES.



TYP REINF DRILL & EPOXY DETAIL SCALE: 1"=1'-0" 7

SLAB STEP DETAIL SCALE: 1"=1'-0" 1

ANCHOR BOLT DETAILS SCALE: 1"=1'-0" 10



REINF @ FOOTING INTERSECTIONS SCALE: 1"=1'-0" 8

REBAR END ANCHORS SHALL HAVE AN EVALUATION REPORT DEMONSTRATING COMPLIANCE WITH THE CURRENT ACCEPTABLE CRITERIA UNDER THE REFERENCED DESIGN CODE.

TENSION DEVELOPMENT LENGTH SCHEDULE (ld)

BAR SIZE	fc=3000 PSI		fc=4000 PSI	
	TOP BARS	OTHER BARS	TOP BARS	OTHER BARS
#3	22	17	19	15
#4	29	22	25	19
#5	36	28	31	24
#6	43	33	37	29
#7	63	48	54	44
#8	72	55	62	55

STIRRUP & TIES
MIN BEND DIAMETERS
D = 4d FOR #3 THRU #5
D = 6d FOR #6 THRU #8

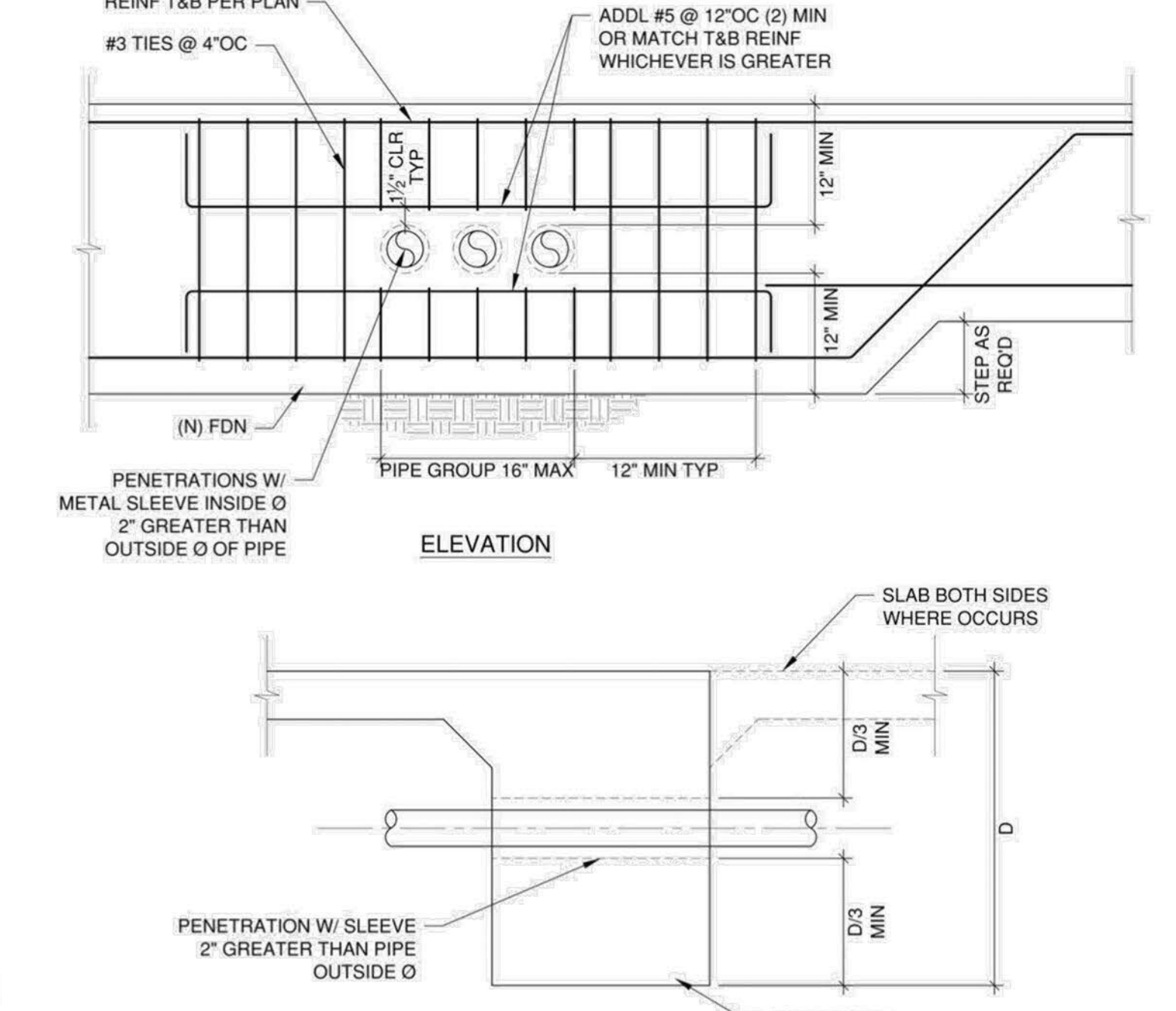
MINIMUM BEND DIAMETERS
D = 6d FOR #3 THRU #8
D = 8d FOR #9 THRU #11
D = 10d FOR #14 THRU #18
MINIMUM INSIDE

NOTE: 135° BENDS REQUIRED @ ROUND HOOP TIES SPLICES.

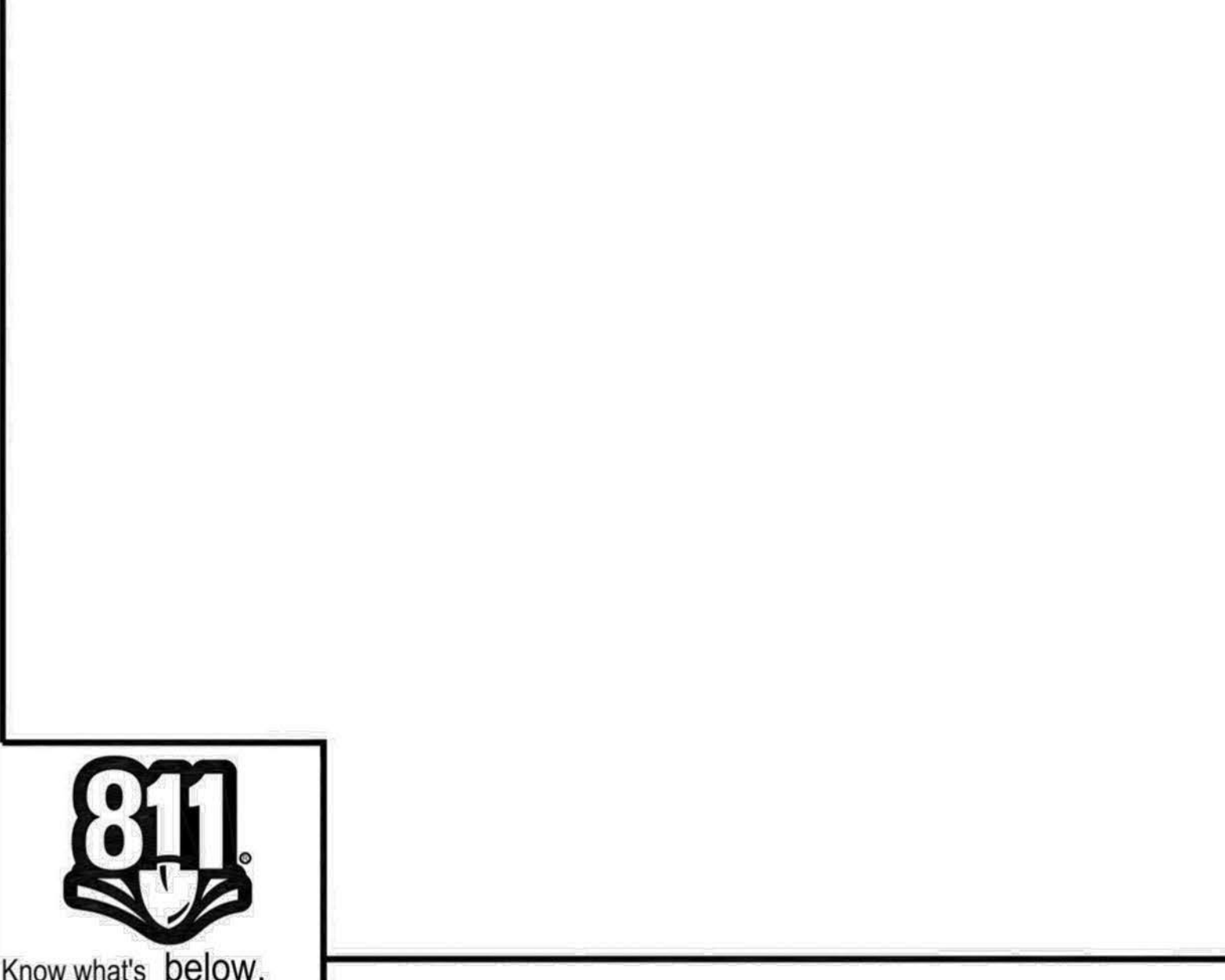
6" MIN BTWN HOOKS

PROVIDE (2) 135° HOOKS (STAGG HOOK LOCATION FOR SUCCESSIVE TIES)

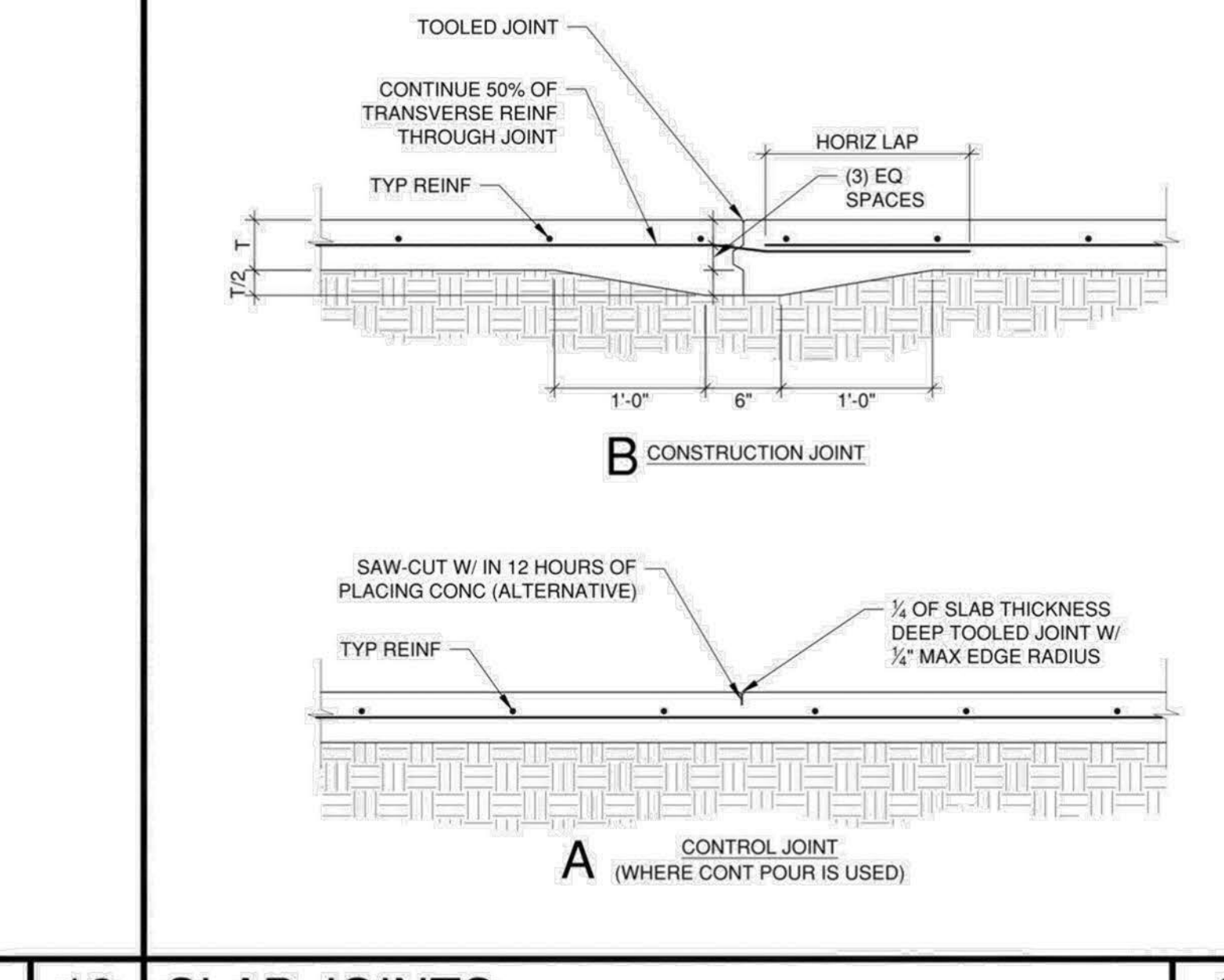
REINFORCING DETAIL SCALE: 1"=1'-0" 5



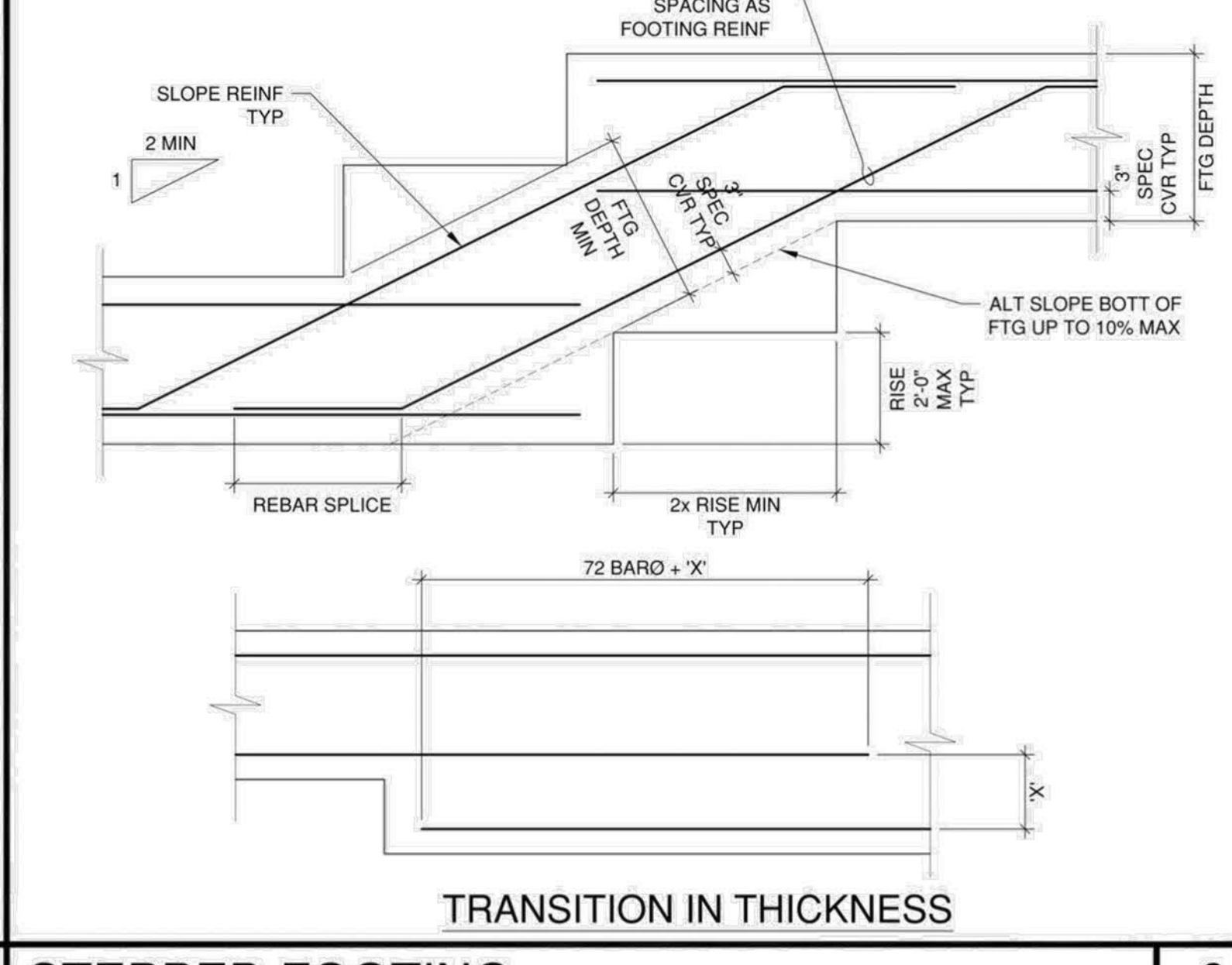
TYP PIPE THRU FTG DETAIL SCALE: 1"=1'-0" 3



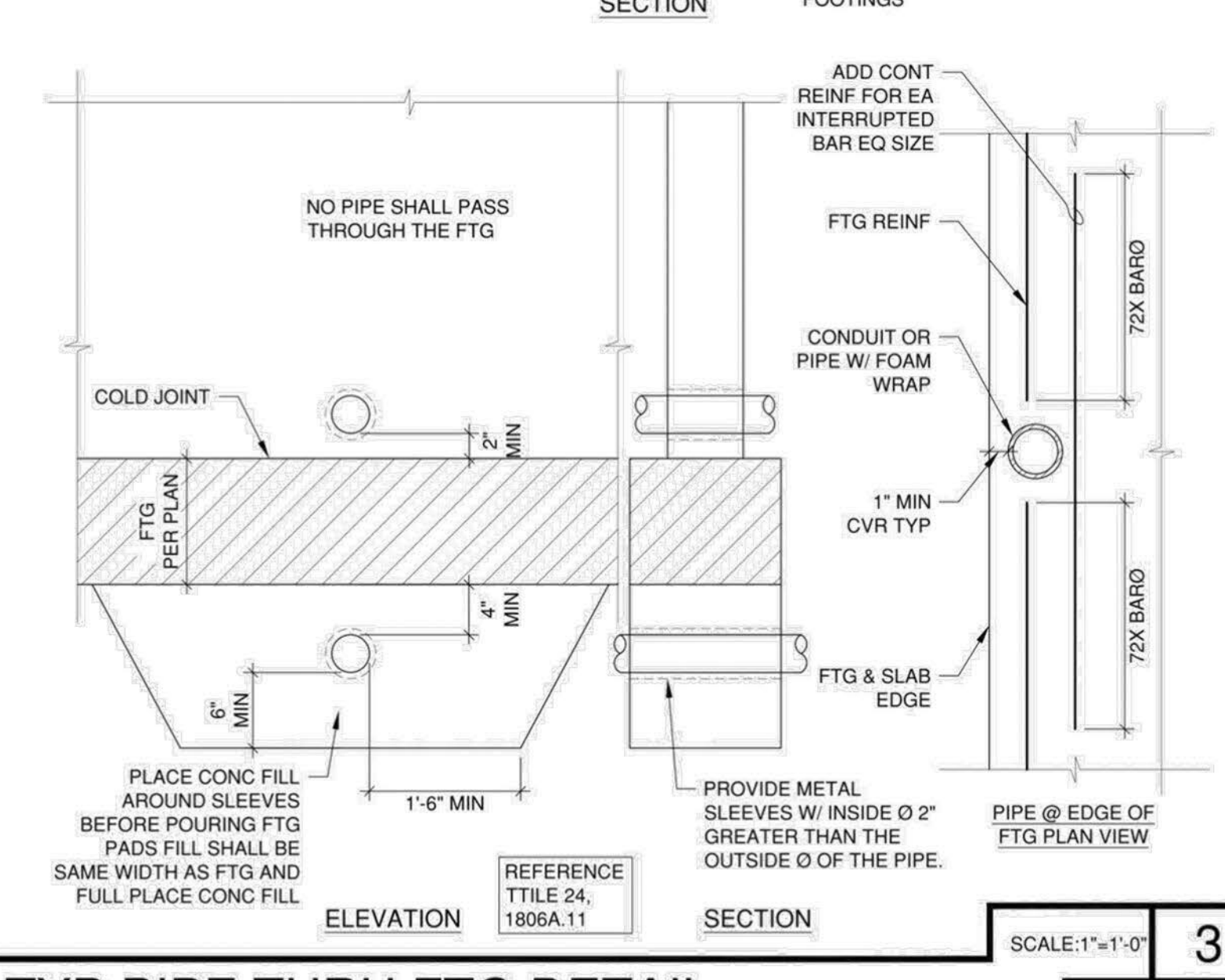
SLAB JOINTS SCALE: 1"=1'-0" 12



STEPPED FOOTING SCALE: 1"=1'-0" 9



TRANSITION IN THICKNESS SCALE: 1"=1'-0" 6



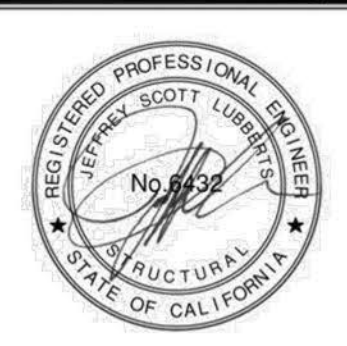
TYP PIPE THRU FTG DETAIL SCALE: 1"=1'-0" 3



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△	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024		

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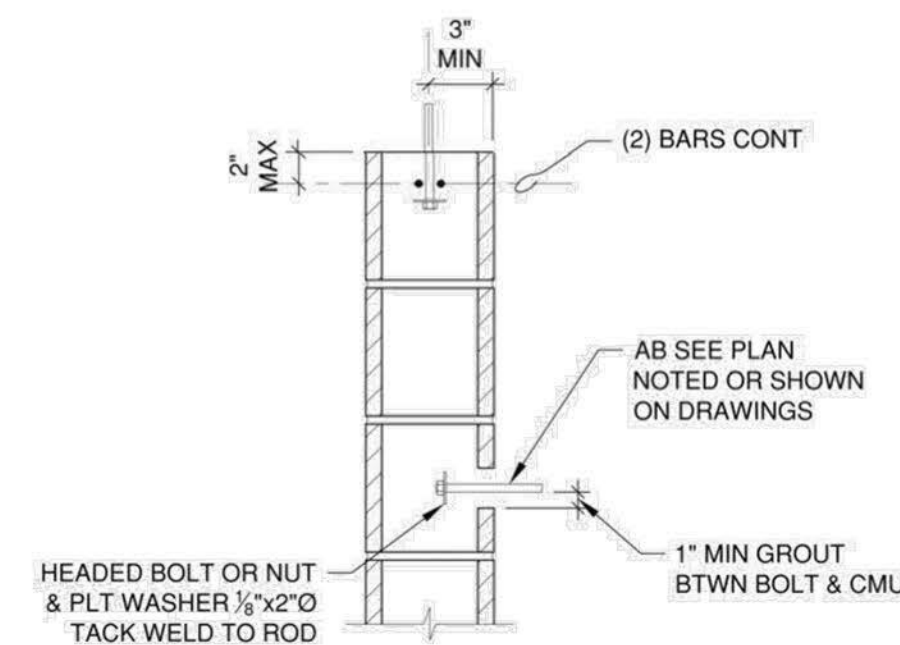


DRAWN BY: RG	APPROVED BY:
DESIGNED BY: AL	FOR CITY ENGINEER R.C.E. 45702
CHECKED BY: JL	DATE
RECOMMENDED BY:	RECOMMENDED BY:
ENGINEERING STAFF	LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND
 TOM THOMAS MAGNOLIA PLAZA
 TYPICAL DETAILS

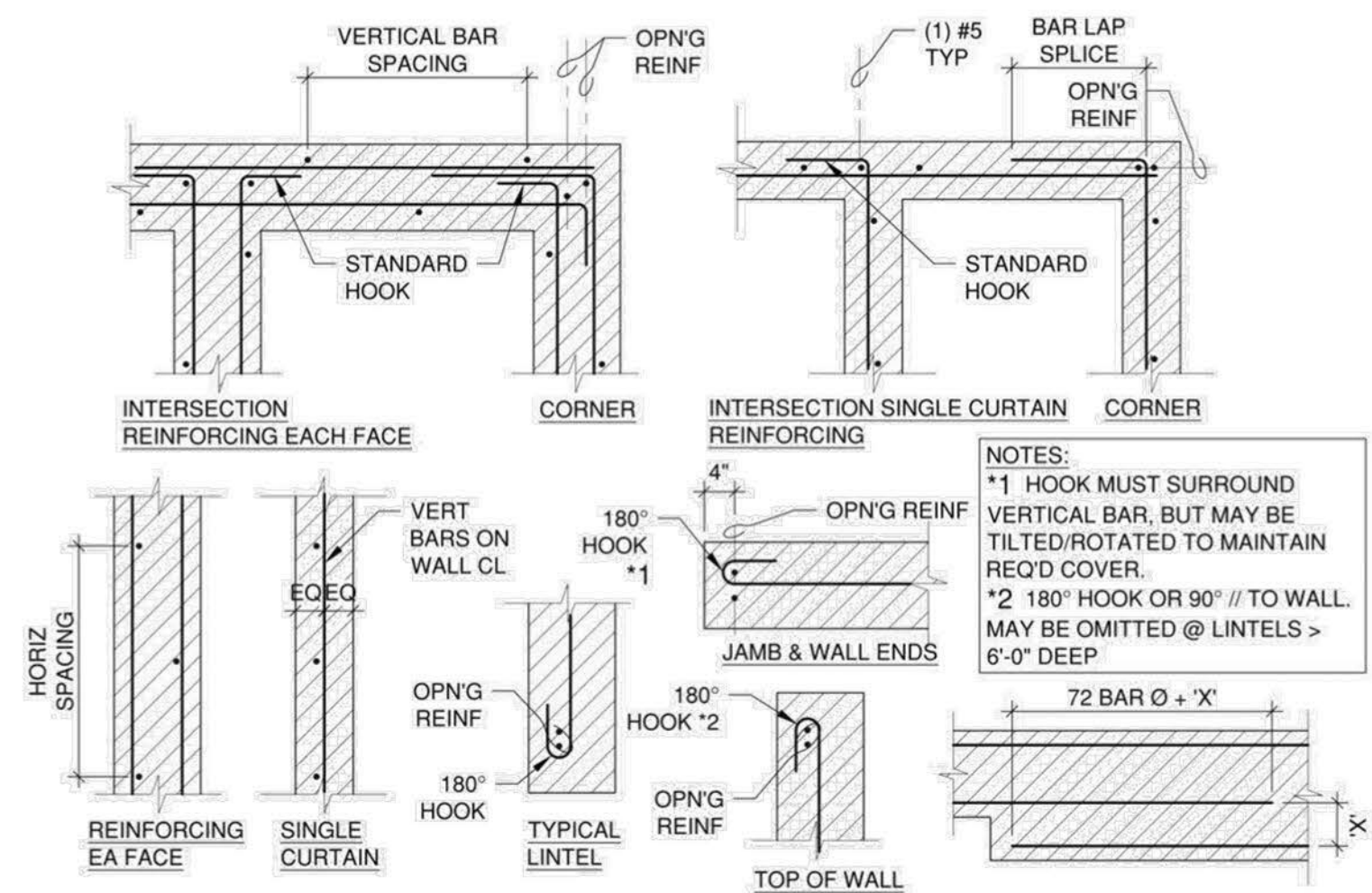
ACCT 421-8203
 PROJECT NO. ADG JOB 2236
 CITY JOB 82338
 SHEET S-0.3
 18 OF 37 SHEETS
 DRAWING NO. LS23-08

TYP AB IN CMU WALL



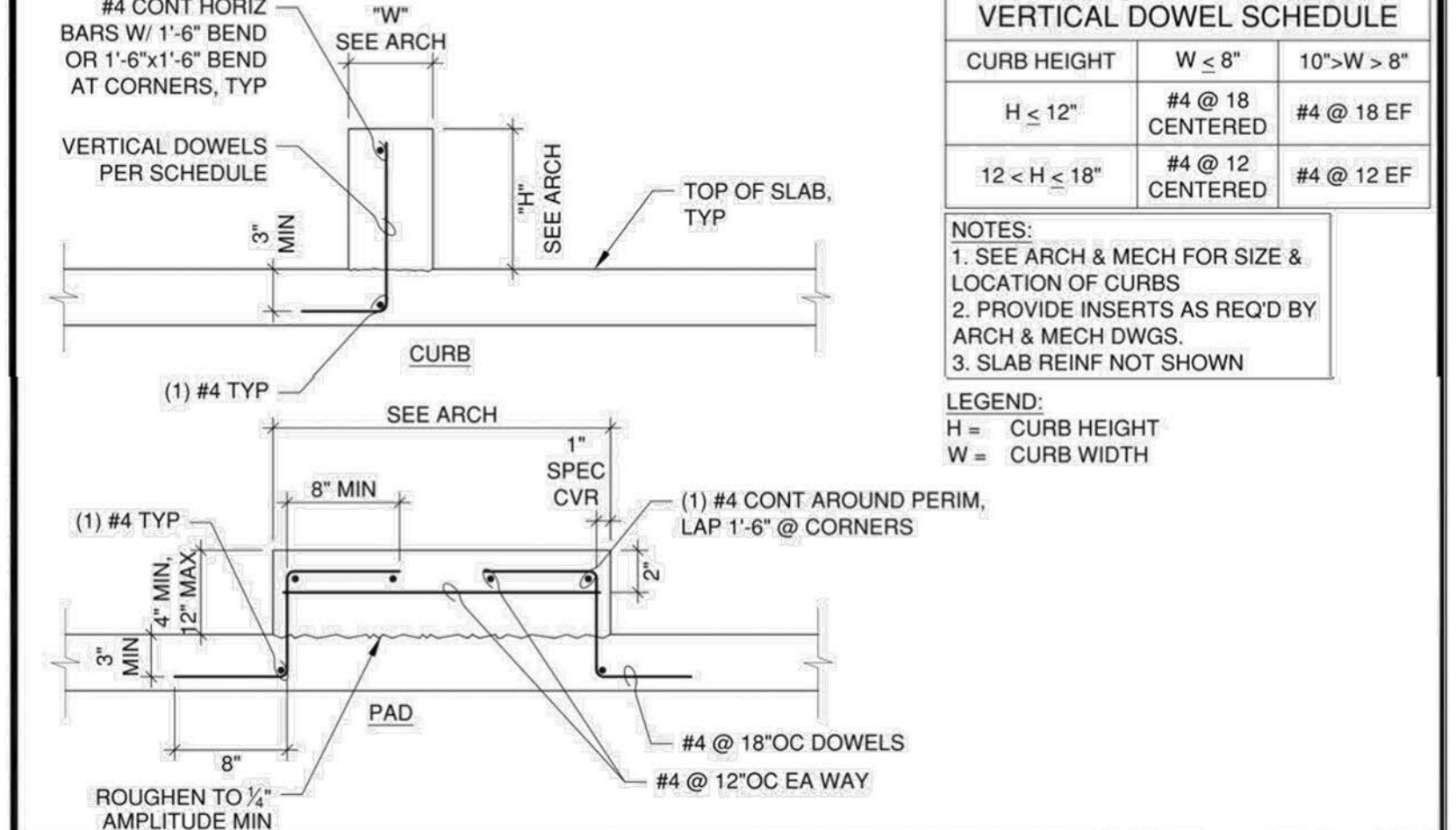
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TYPICAL MASONRY WALL DETAIL



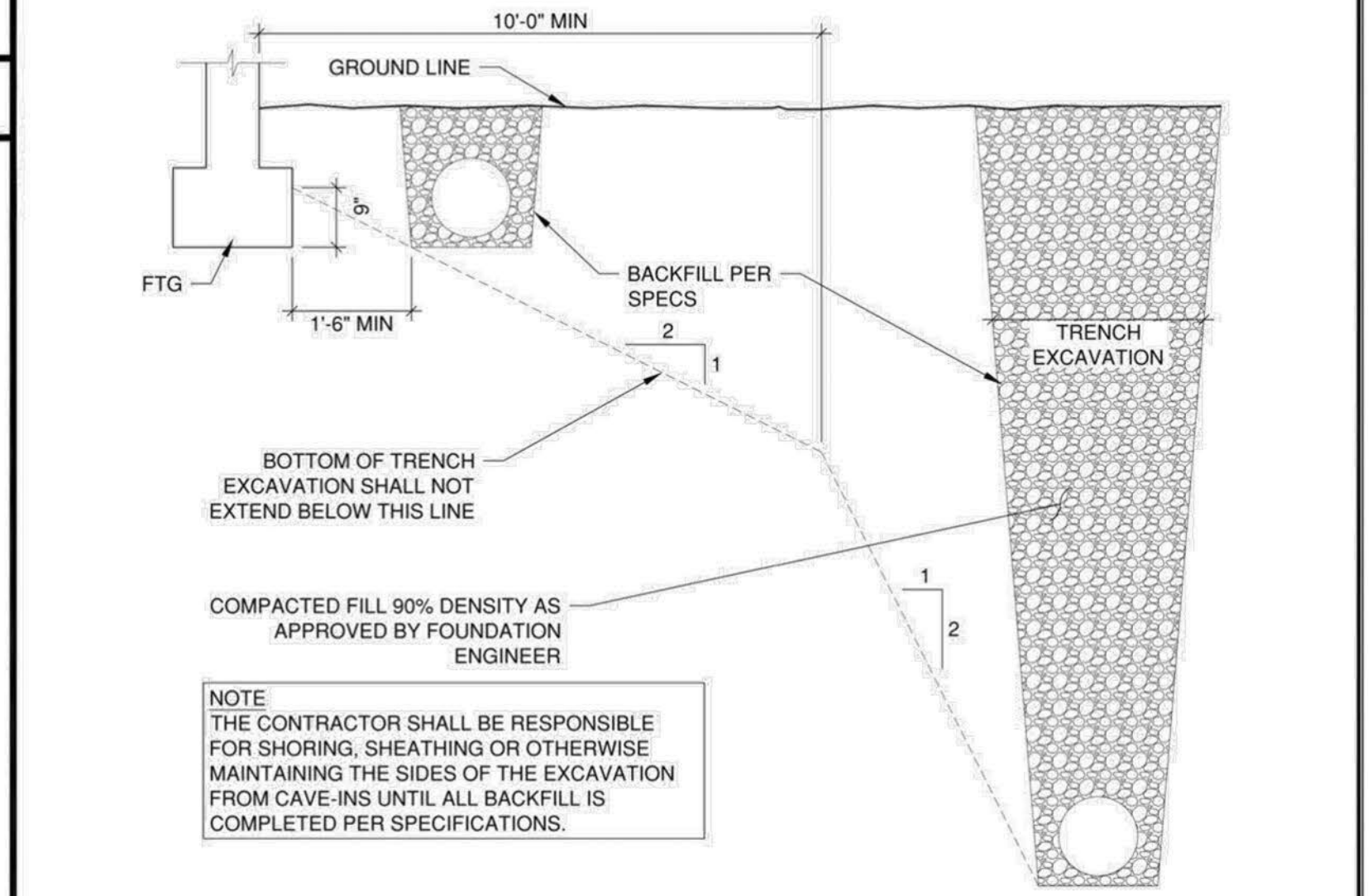
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CURBS & PADS



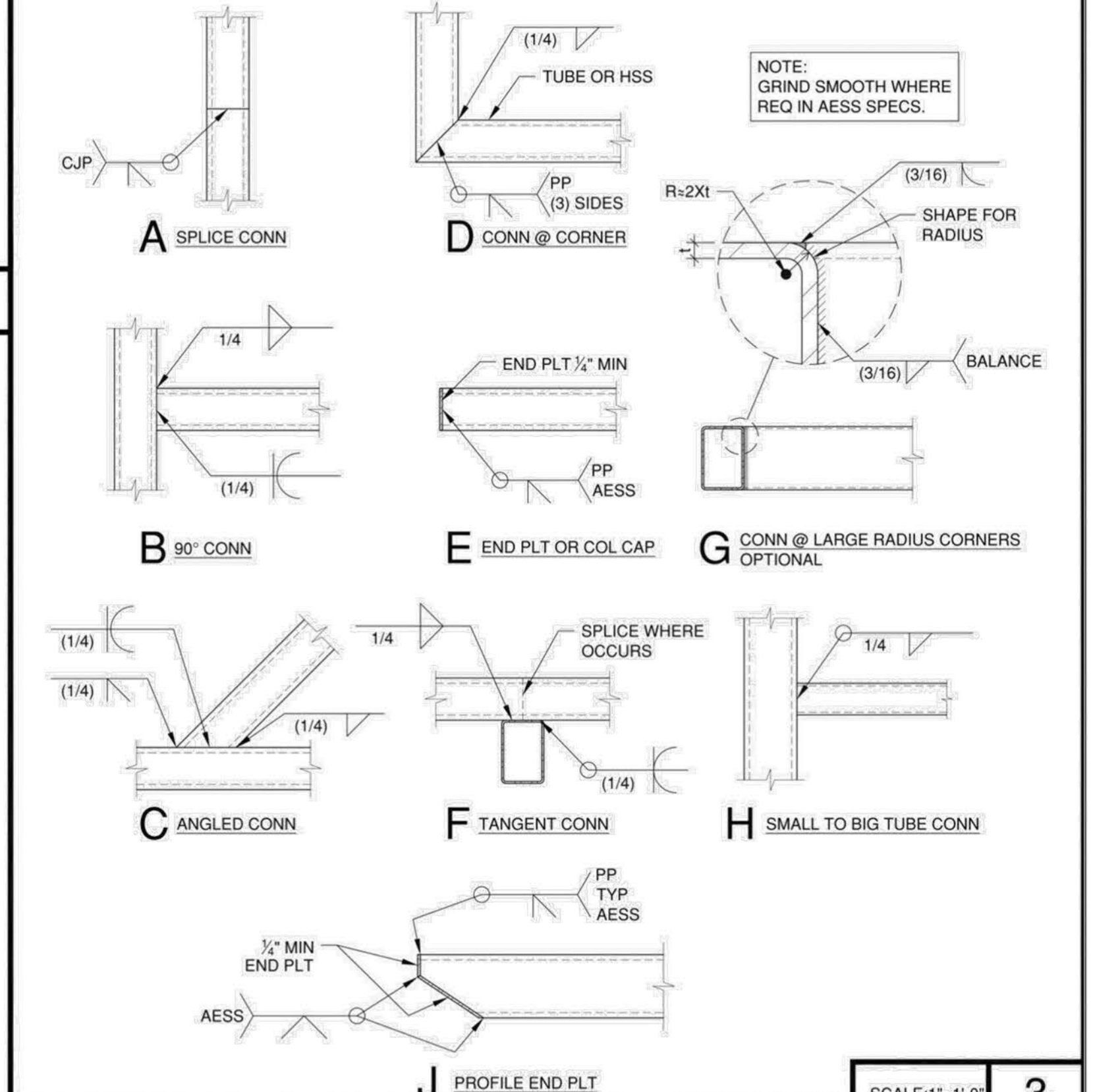
SCALE: 1"=1'-0" 1

TRENCHING DETAIL



SCALE: 1"=1'-0" 2

HSS BM TO BM CONN



SCALE: 1"=1'-0" 3

SCALE: 1"=1'-0" 10

SCALE: 1"=1'-0" 7

SCALE: 1"=1'-0" 11

SCALE: 1"=1'-0" 8

SCALE: 1"=1'-0" 12

SCALE: 1"=1'-0" 9

SCALE: 1"=1'-0" 6



BENCH MARK NO. LOCATION:
ELEV.

REVISIONS					
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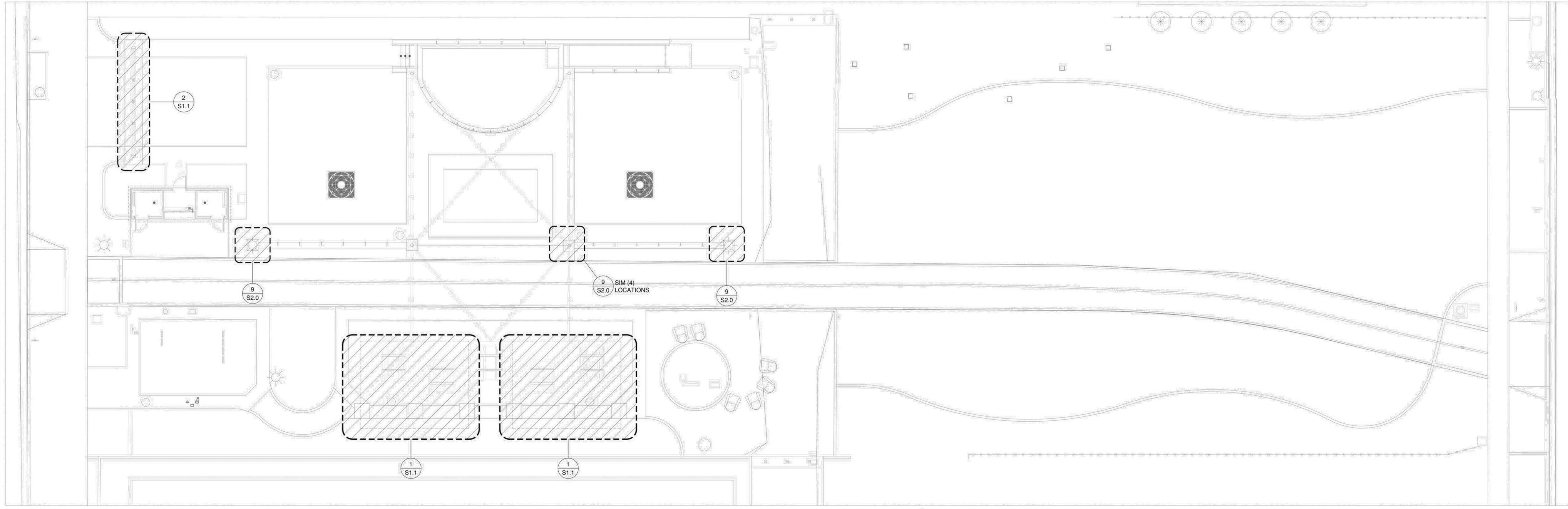
DRAWN BY: RG
 DESIGNED BY: AL
 CHECKED BY: JL
 RECOMMENDED BY:

APPROVED BY: _____ DATE _____
 FOR CITY ENGINEER
 R.C.E. 45702

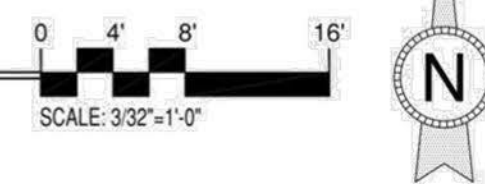
RECOMMENDED BY: _____ RECOMMENDED BY: _____
 ENGINEERING STAFF LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND
 TOM THOMAS MAGNOLIA PLAZA
 TYPICAL DETAILS

ACCT 421-8203
 PROJECT NO. ADG JOB 2236
 CITY JOB 82338
 SHEET S-04
 19 OF 37 SHEETS
 DRAWING NO. LS23-08



KEY PLAN



Know what's below.
Call before you dig.

BENCH MARK NO.
LOCATION:

ELEV.

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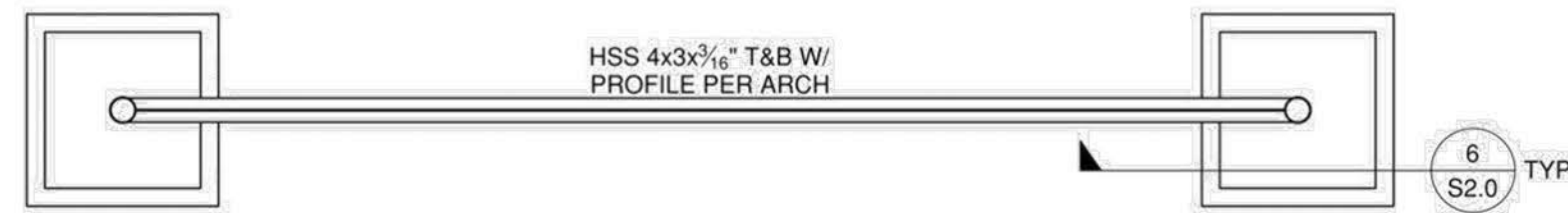
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DESIGNED BY:	AL	FOR CITY ENGINEER	DATE
CHECKED BY:	JL	R.C.E. 45702	
RECOMMENDED BY:		RECOMMENDED BY:	
		ENGINEERING STAFF	LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND
 TOM THOMAS MAGNOLIA PLAZA
 KEY PLAN

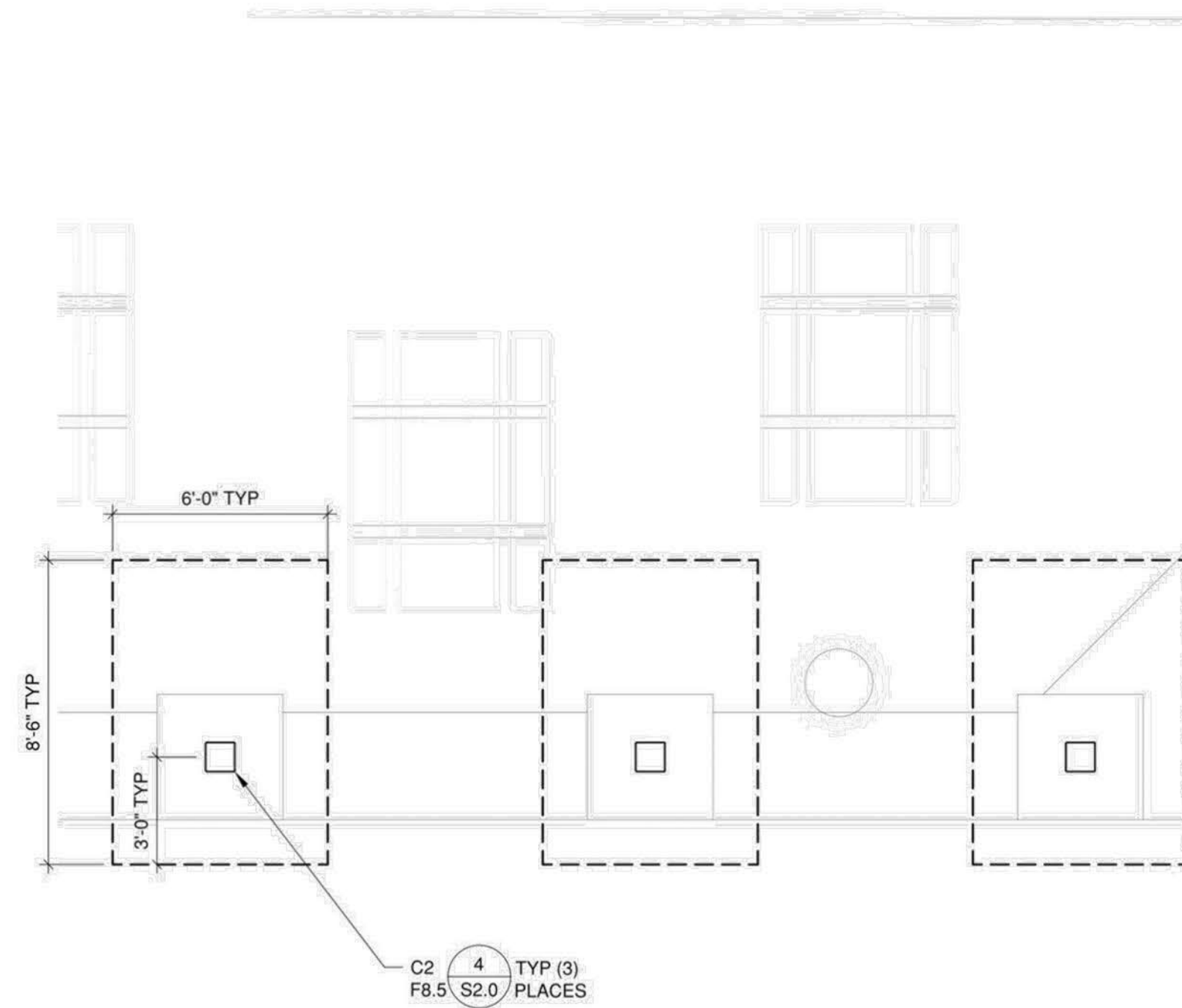
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PROJECT NO. ADG JOB 2236 CITY JOB 82338
SHEET S-1.0
20 OF 37 SHEETS
DRAWING NO. LS23-08



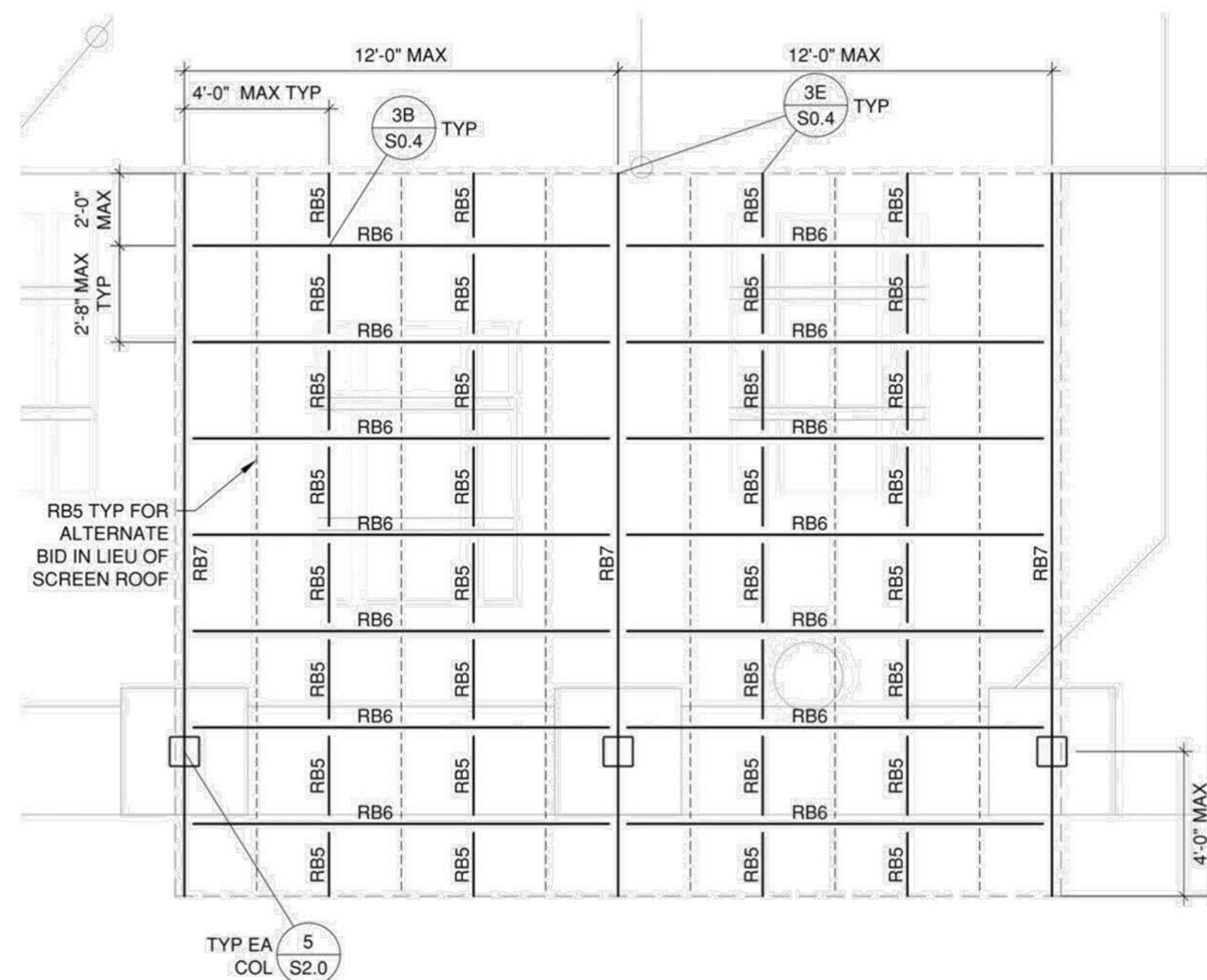
FOUNDATION PLAN



FRAMING PLAN



FOUNDATION PLAN



FRAMING PLAN



FOUNDATION NOTES:

- SEE FOUNDATION NOTES ON SHEET S0.01 FOR DESIGN SOIL BEARING PRESSURE, ETC.
- C1 INDICATES COLUMN MARK, FOR SIZE SEE SCHEDULE SHEET S1.00.
- F1 INDICATES FOOTING MARK, FOR SIZE SEE SCHEDULE SHEET S1.00.
- NEW TYPICAL CONTINUOUS FOOTINGS ARE 12" WIDE X 27" DEEP BELOW LOWEST ADJACENT GRADE WITH (2) #4 T&B (4) TOTAL, UNO (ALLOWABLE POINT LOAD 9K). PRIOR TO THE CONTRACTOR REQUESTING A BUILDING DEPT FOUNDATION INSPECTION, THE SOILS ENGINEER SHALL ADVISE THE BUILDING OFFICIAL IN WRITING THAT:
 - THE BUILDING PAD WAS PREPARED IN ACCORDANCE WITH THE SOILS REPORT.
 - THE UTILITY TRENCHES HAVE BEEN PROPERLY BACK FILLED & COMPACTED.
 - THE FOUNDATION EXCAVATIONS COMPLY WITH THE INTENT OF THE SOILS REPORT.
- ALL FOOTINGS ARE CENTERED UNDER COLUMNS AND BEARING WALLS UNLESS NOTED OTHERWISE ON PLANS AND DETAILS.
- SEE GENERAL NOTES AND SPECIFICATIONS FOR SPECIAL GRADING REQUIREMENTS UNDER FOOTINGS.
- COLUMNS ARE ONE SIZE FROM FOUNDATION TO ROOF UNLESS OTHERWISE NOTED ON PLANS.
- ALL DIMENSIONS SHOWN ARE TO EDGE OF CONCRETE SLAB, CENTER OF INTERIOR WALL, OR CENTERLINE OF POST OR COLUMN, REFER TO ARCHITECTURAL PLANS FOR OTHER DIMENSIONS.
- ALL COLUMNS ARE CENTERED ON THE GRID LINES UNLESS NOTED OTHERWISE.
- CONTRACTOR SHALL COORDINATE ALL UNDERGROUND UTILITY WORK TO AVOID CONFLICTS WITH FOOTINGS.
- SEE ARCH'L AND CIVIL DRAWINGS FOR LOCATION OF MOISTURE BARRIER, CURBS, TRASH ENCLOSURES, EXTERIOR SLABS, DRAINAGE, RAMPS, WALKS, ETC.
- EXCAVATIONS SHALL BE MADE IN COMPLIANCE WITH CAL/OSHA REGULATIONS.

FRAMING NOTES:

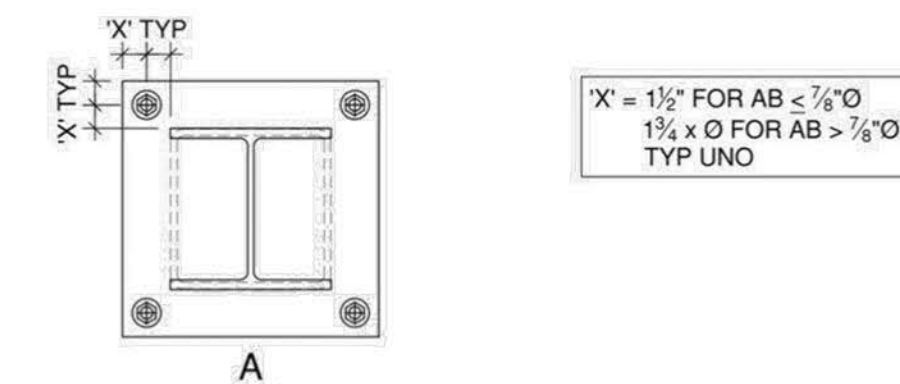
- SEE ARCHITECTURAL FOR STEEL SPECS. ALL STEEL TO BE WEATHERING ASTM A847, A242 OR A588 UNO.

FRAMING SCHEDULE:

- RB1 = HSS 12 X 6 X ¹/₂" (WEATHERING PER ARCH, ASTM A847)
- RB2 = HSS 8 X 4 X ¹/₂" (WEATHERING PER ARCH, ASTM A847)
- RB3 = HSS 8 X 4 X ¹/₂" (WEATHERING PER ARCH, ASTM A847)
- RB5 = HSS 8 X 4 X ¹/₂" (WEATHERING PER ARCH, ASTM A847)
- RB6 = HSS 8 X 4 X ¹/₂" (WEATHERING PER ARCH, ASTM A847)
- RB7 = HSS 14 X 10 X ¹/₂" (WEATHERING PER ARCH, ASTM A847)

STEEL COLUMN SCHEDULE (WEATHERING PER ARCH, ASTM A847)					
MARK	COLUMN SIZE	BASE PLATE SIZE	ANCHOR BOLTS (HIGH STRENGTH)	BOLT LAYOUT	REMARKS
C1	HSS 6 X 6 X ¹ / ₂ "	12" SQ X 1 ¹ / ₂ " THK	(4) ³ / ₄ " Ø X 16" EMB	A	
C2	HSS 10 X 10 X ³ / ₄ "	18" SQ X 1 ¹ / ₂ " THK	(4) 1" Ø X 21" EMB	A	

NOTES:
AT BASE PLATES W/ < (4) AB'S ADD TEMP BRACING FOR LATERAL STABILITY IN (2) DIRECTIONS.



FOOTING SCHEDULE (2500 PSF ALLOW. BRNG.)			
MARK	FOOTING SIZE	THICKNESS	REINFORCEMENT
F6.5	6'-6" SQ	1'-6"	(9) #5 EW, T&B
F8.5	8'-6" X 6'-0"	2'-0"	(11) #6 LONG, (8) #6 TRANV T&B

NOTE: EW = EACH WAY



Know what's below.
Call before you dig.

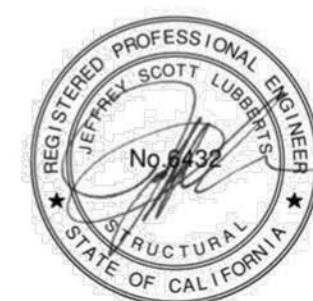
BENCH MARK NO.
LOCATION:

ELEV.

REVISIONS					
MARK	DATE	INITIAL	DESCRIPTION	DATE	APPVD
1	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024		

PLANS PREPARED BY

RG SE inc.
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DESIGNED BY: AL
CHECKED BY: JL
RECOMMENDED BY:

APPROVED BY:

FOR CITY ENGINEER
R.C.E. 45702

RECOMMENDED BY:

ENGINEERING STAFF

RECOMMENDED BY:

LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND

TOM THOMAS MAGNOLIA PLAZA

SHADE STRUCTURE & ENTRY STRUCTURE PLANS

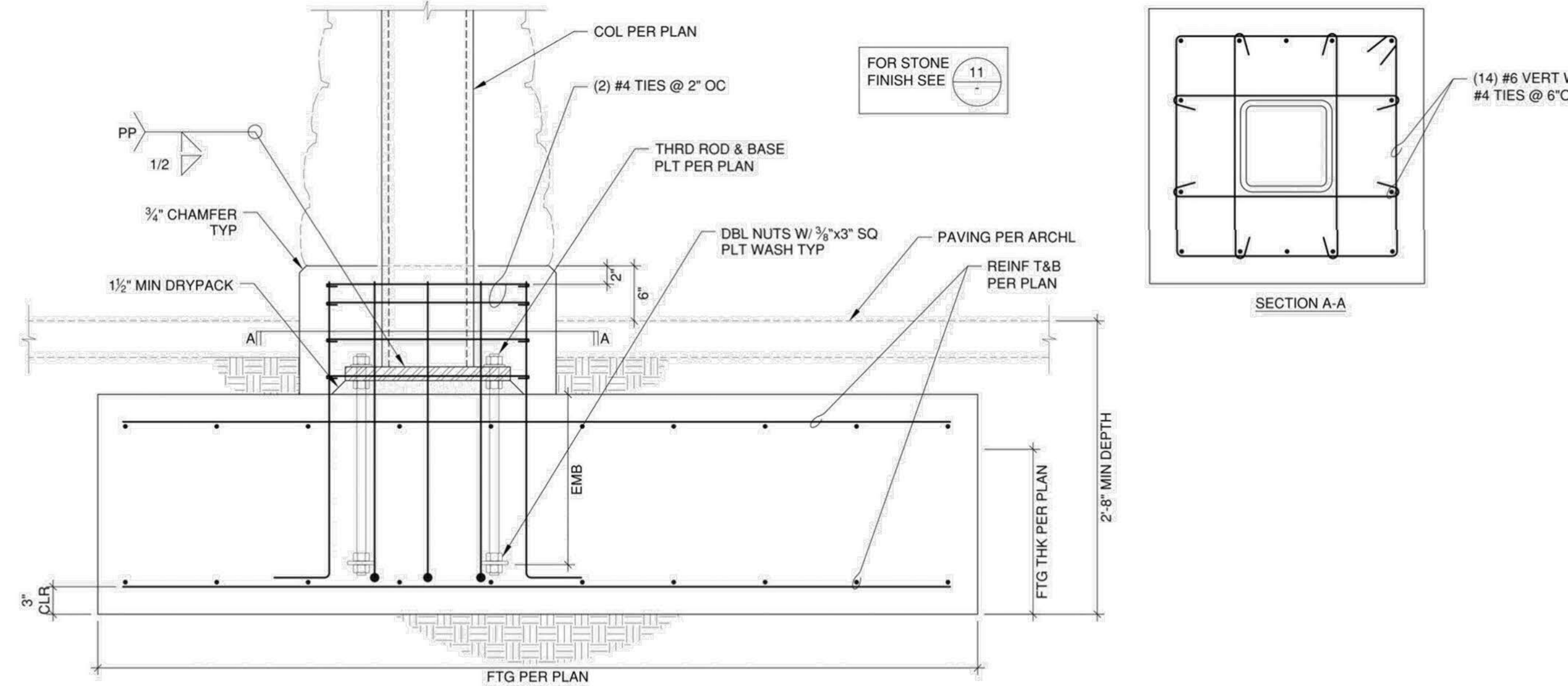
ACCT 421-8203

PROJECT NO.
ADC JOB 2236
CITY JOB 82338

SHEET
S-1.1

21 OF 37 SHEETS

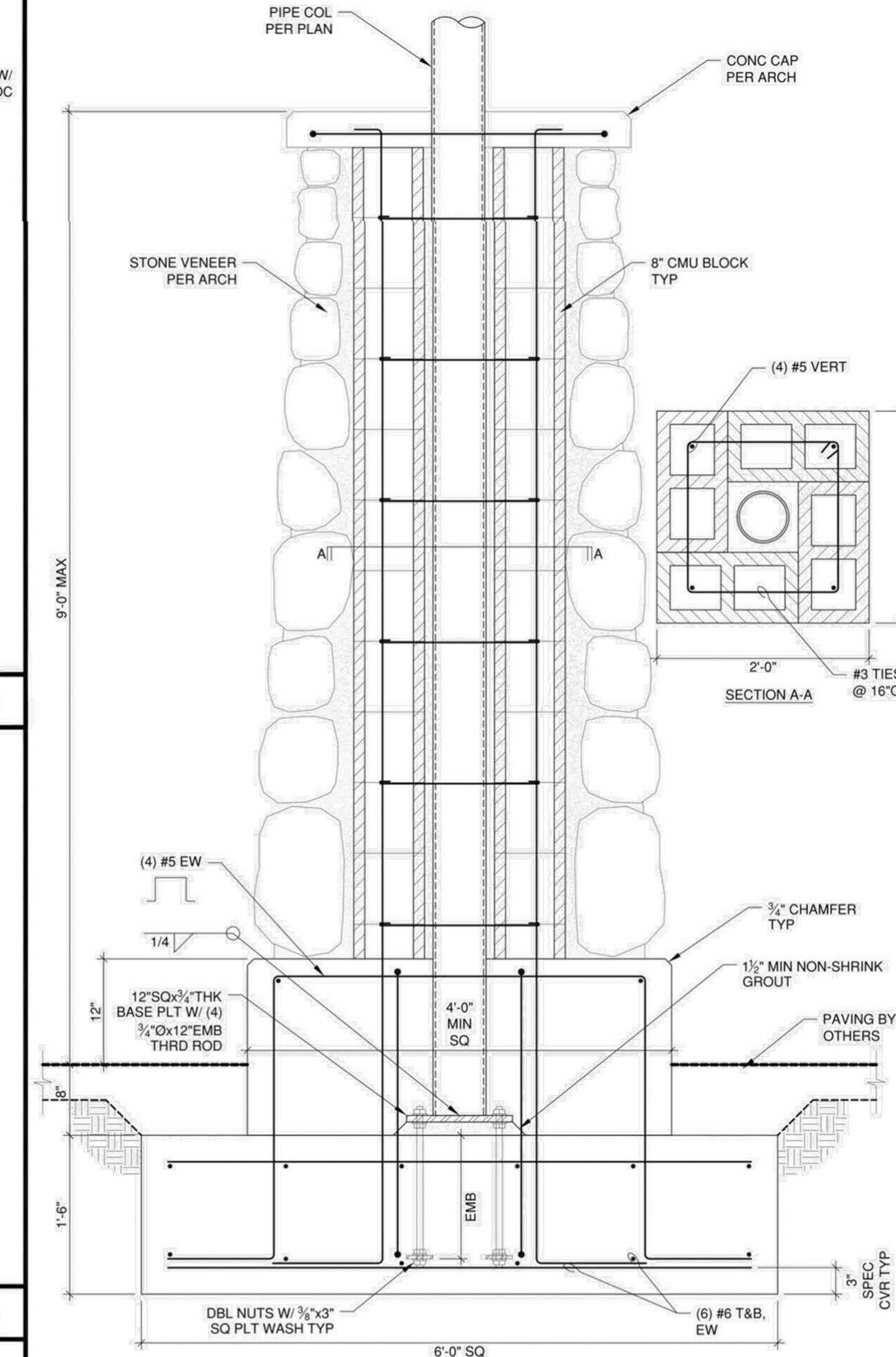
DRAWING NO.
LS23-08



SCALE: 1"=1'-0" 10

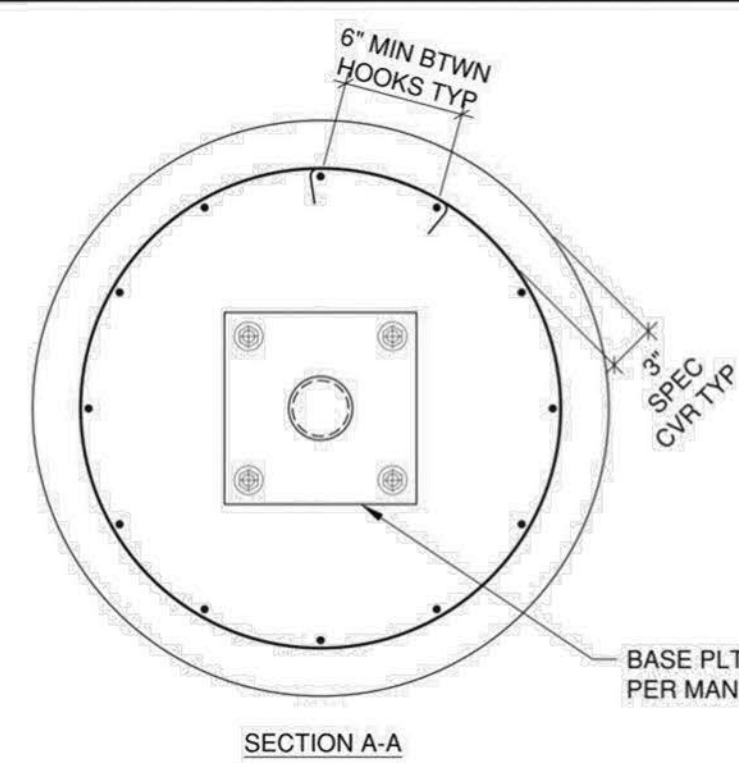
SECTION AT FTG

SCALE: 1"=1'-0" 4

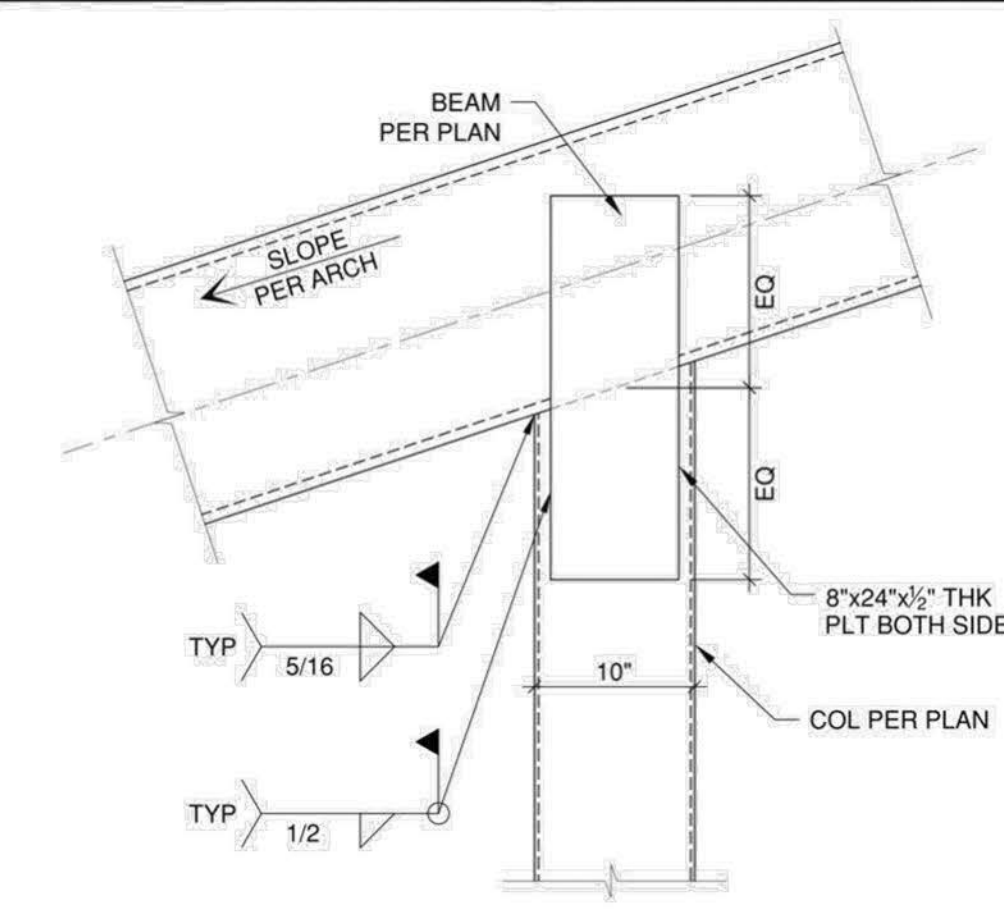


ENTRY COLUMN DETAIL

SCALE: 1"=1'-0" 2

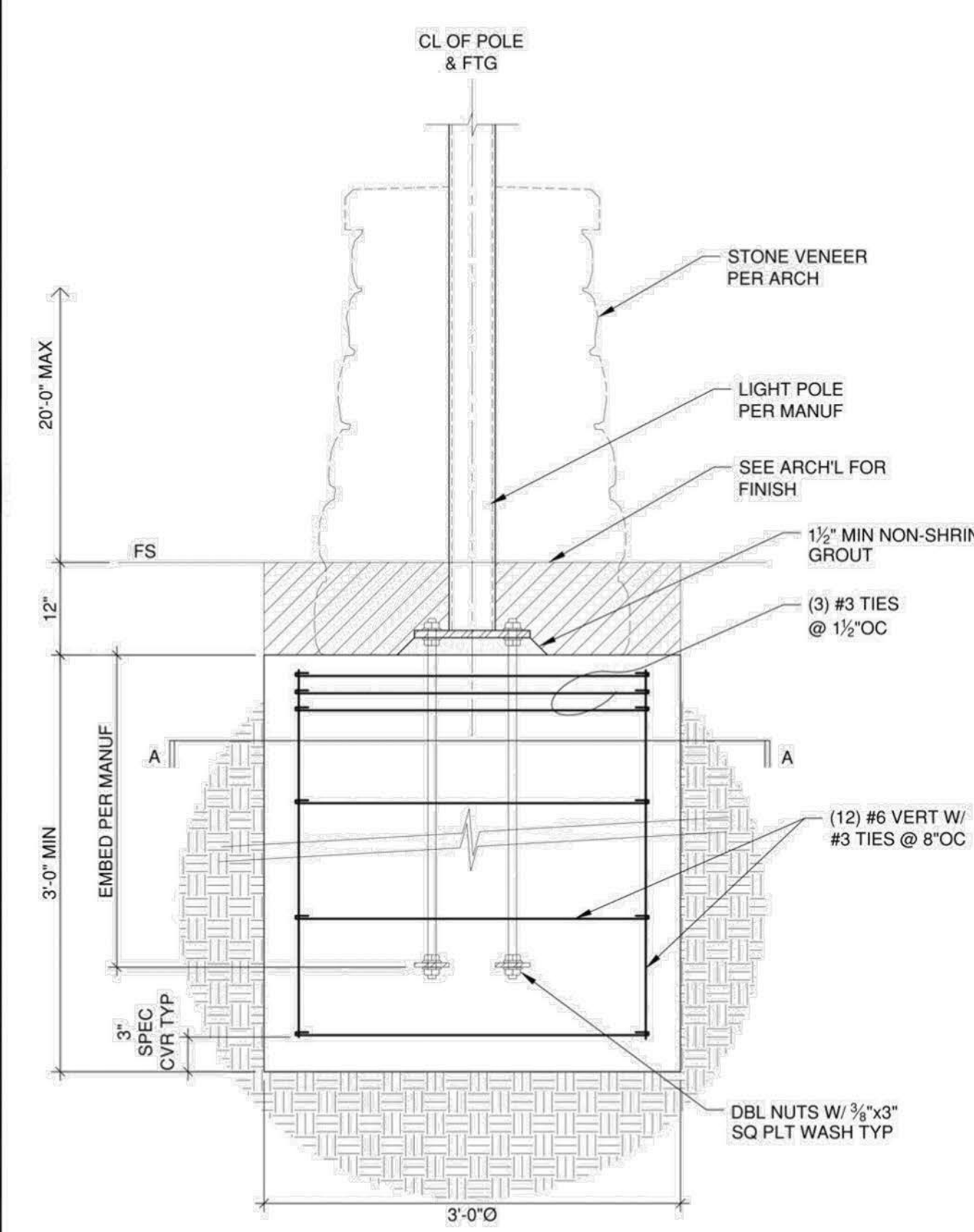


SECTION A-A



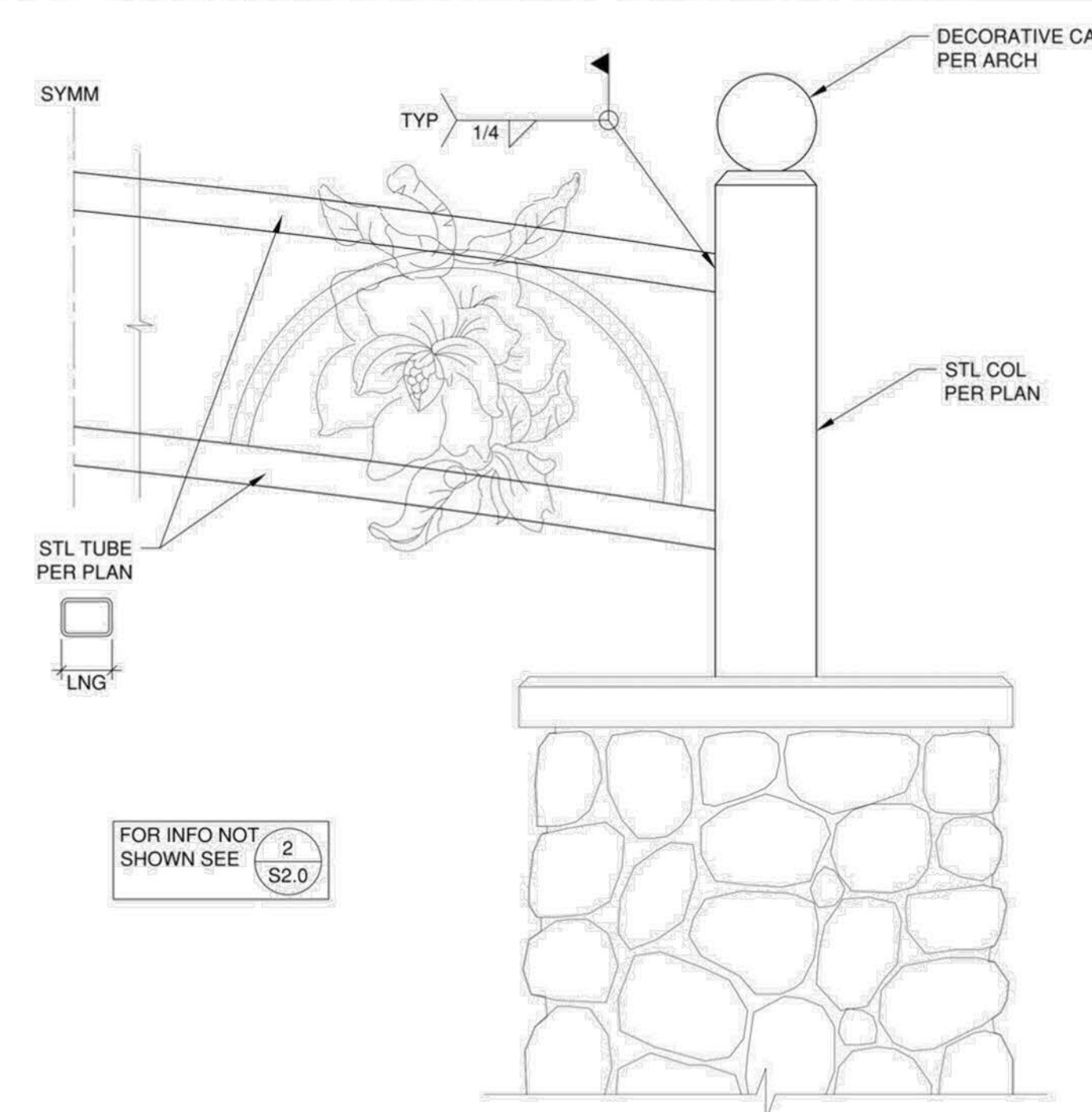
STL TUBE BM TO COL CONN

SCALE: 1"=1'-0" 5



LIGHT POLE FOOTNG

SCALE: 1"=1'-0" 9



FRONT ENTRY SIGN CONN

SCALE: 1"=1'-0" 6

SCALE: 1"=1'-0" 3



Know what's below.
Call before you dig.

BENCH MARK NO.
LOCATION:

ELEV.

REVISIONS						
MARK	DATE	INITIAL	DESCRIPTION	DATE	APPRVD	
△	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024			

PLANS PREPARED BY
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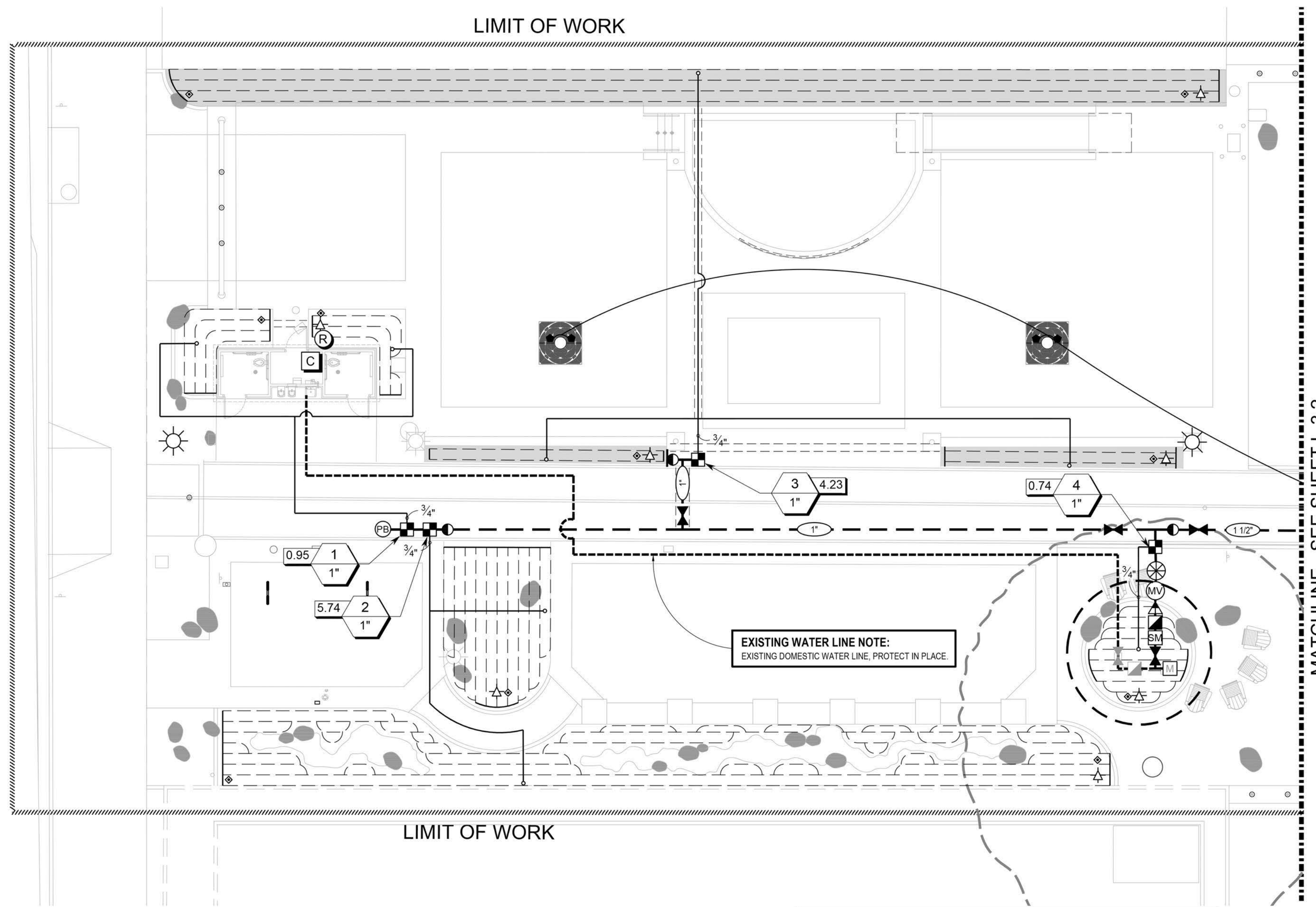


DRAWN BY:	RG	APPROVED BY:	
DESIGNED BY:	AL	FOR CITY ENGINEER	DATE
CHECKED BY:	JL	RECOMMENDED BY:	RECOMMENDED BY:
RECOMMENDED BY:		ENGINEERING STAFF	LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND
 TOM THOMAS MAGNOLIA PLAZA
 STRUCTURAL DETAILS

ACCT 421-8203
 PROJECT NO.
 ADG JOB 2236
 CITY JOB 82338
 SHEET
S-2.0
 22 OF 37 SHEETS
 DRAWING NO.
 LS23-08

N. 2ND AVENUE



IRRIGATION LEGEND:

DRIP AND EMITTERS:		MANUF.	MODEL #	DESCRIPTION	GPM	RADIUS	PSI	DETAIL REFERENCE
[Symbol]	RAINBIRD	XFS-CV-06-18	INSTALL DRIPLINE 3" BELOW FINISH GRADE SPACE LINES 18" APART, 3" MAX FROM HARDSCAPE, EDGES SECURE TUBING WITH 9" WIRE STAKES EVERY 2'-0"	0.010	DRIP	30		SEE DETAIL I, SHEET L-3.3
[Symbol]	RAINBIRD	RWS-M-B-C-1401	18" ROOT WATERING SYSTEM WITH 0.25 GPM BUBBLER, INSTALL (2) PER TREE	0.25	BUB	30		SEE DETAIL K, SHEET L-3.3
[Symbol]	RAINBIRD	XBCV-05-PC	XERI BUG DRIP EMITTERS 2 GPH	.033	DRIP	30		SEE DETAIL F, SHEET L-3.4
SPRAY HEADS:		MANUF.	MODEL #	DESCRIPTION	GPM	RADIUS	PSI	DETAIL REFERENCE
[Symbol]	RAIN BIRD	R-VAN -14 RD-04-S-P45	4" POP UP R-VAN SPRAY HEAD ADJUSTABLE ARC FROM 90 TO 270 DEGREES	0.32-0.94	14'	45		SEE DETAIL G, SHEET L-3.4
[Symbol]	RAIN BIRD	R-VAN-14-360 RD-04-S-P45	4" POP UP R-VAN SPRAY HEAD	1.27	14'	45		SEE DETAIL G, SHEET L-3.4
[Symbol]	RAIN BIRD	R-VAN -18 RD-04-S-P45	4" POP UP R-VAN SPRAY HEAD ADJUSTABLE ARC FROM 90 TO 270 DEGREES	0.32-0.94	14'	45		SEE DETAIL G, SHEET L-3.4
[Symbol]	RAIN BIRD	R-VAN-18-360 RD-04-S-P45	4" POP UP R-VAN SPRAY HEAD	1.27	14'	45		SEE DETAIL G, SHEET L-3.4
[Symbol]	RAIN BIRD	R-VAN -24 RD-04-S-P45	4" POP UP R-VAN SPRAY HEAD ADJUSTABLE ARC FROM 90 TO 270 DEGREES	0.32-0.94	14'	45		SEE DETAIL G, SHEET L-3.4
[Symbol]	RAIN BIRD	R-VAN-24-360 RD-04-S-P45	4" POP UP R-VAN SPRAY HEAD	1.27	14'	45		SEE DETAIL G, SHEET L-3.4
EQUIPMENT:		MANUF.	MODEL #	DESCRIPTION	DETAIL REFERENCE			
[Symbol]	---	---	---	1 1/2" EXISTING WATER METER	SEE UTILITIES PLAN.			
[Symbol]	NETAFIM	WM-100-0.1ER-M	1" SUB WATER METER IN VALVE BOX	SEE DETAIL A, SHEET L-3.4				
[Symbol]	SUPERIOR	3200	1" MASTER VALVE IN VALVE BOX	SEE DETAIL B, SHEET L-3.3				
[Symbol]	FEBCO	LF825YA	1" BACKFLOW PREVENTER FOR POTABLE WATER WITH STRONGBOX ENCLOSURE	SEE DETAIL A, SHEET L-3.3				
[Symbol]	WILKINS	500XL	1" PRESSURE REDUCING VALVE WITH INTEGRAL CHECK VALVE	SEE DETAIL D, SHEET L-3.3				
[Symbol]	RAINBIRD	FS100B	1" BRASS FLOW SENSOR IN VALVE BOX	SEE DETAIL C, SHEET L-3.3				
[Symbol]	NIBCO	T-585-70	LINE SIZED BRONZE FULL PORT BALL VALVE IN VALVE BOX.	SEE DETAIL B, SHEET L-3.4				
[Symbol]	NETAFIM	TL5OV	1/2" MANUAL FLUSH VALVE AT EACH PLANTER AT LOWEST POINT IN VALVE BOX.	SEE DETAIL J, SHEET L-3.3				
[Symbol]	RAINBIRD	44-LRC	1" POTABLE QUICK COUPLER VALVE IN ROUND VALVE BOX	SEE DETAIL G, SHEET L-3.3				
[Symbol]	RAINBIRD	XCZ-100-PRB-COM	DRIP KIT WITH 1" BALL VALVE AND 1" PEB VALVE IN VALVE BOX	SEE DETAIL F, SHEET L-3.3				
[Symbol]	RAINBIRD	100-PESB-PRS-D	1" PLASTIC CONTROL VALVE IN VALVE BOX.	SEE DETAIL E, SHEET L-3.3				
[Symbol]	RAINBIRD	ESP-LXMEF	120V 12 STATION BASE CONTROLLER WITH EXPANDABLE STATION MODULES & FLOW SMART MODULE WALL MOUNT INSIDE RESTROOM UTILITY ROOM.	SEE DETAIL C, SHEET L-3.4				
[Symbol]	RAINBIRD	WR2-48	WIRELESS RAIN + FREEZE SENSOR, MOUNTED TO NORTH SIDE OF RESTROOM AT ROOF GABLE	SEE DETAIL D, SHEET L-3.4				
[Symbol]	RAINBIRD	OPERIND	DRIP SYSTEM OPERATION INDICATOR.	SEE DETAIL H, SHEET L-3.3				
[Symbol]			PULL BOX.					
[Symbol]			EXISTING BACKFLOW.					
[Symbol]			EXISTING BALL VALVE.					
[Symbol]	APPROVED	SCH. 40 PVC	MAINLINE SIZED AS SHOWN, MINIMUM COVER OF 18"	POTABLE WATER	SEE DETAIL E, SHEET L-3.4			
[Symbol]	APPROVED	SCH. 40 PVC	LATERAL LINE SIZED AS SHOWN (MINIMUM OF 3/4")	MINIMUM COVER OF 12"	SEE DETAIL E, SHEET L-3.4			
[Symbol]	APPROVED	SCH. 40 PVC	WIRE SLEEVE, SIZED AS REQUIRED BY LOCAL CODE, UNLESS OTHERWISE NOTED.	SEE DETAIL E, SHEET L-3.4				
[Symbol]	APPROVED	SCH. 40 PVC	LATERAL SLEEVE, SIZED AS REQUIRED, UNLESS OTHERWISE NOTED.	SEE DETAIL E, SHEET L-3.4				
[Symbol]	EXISTING			EXISTING DOMESTIC WATER LINE				

IRRIGATION NOTES:

- THIS SYSTEM IS DIAGRAMMATIC. ALL PIPE, VALVES, ETC. SHOWN WITHIN PAVED AREAS ARE FOR DESIGN CLARIFICATION ONLY AND SHALL BE INSTALLED IN PLANTING AREAS WHEREVER POSSIBLE.
- DO NOT WILLFULLY INSTALL THE SPRINKLER SYSTEM AS INDICATED ON THE DRAWINGS WHEN IT IS OBVIOUS IN THE FIELD THAT UNKNOWN OBSTRUCTIONS OR GRADE DIFFERENCES EXIST AND SHOULD BE BROUGHT TO THE ATTENTION OF THE OWNER'S AUTHORIZED REPRESENTATIVE. IN THE EVENT THAT THIS NOTIFICATION IS NOT PERFORMED, THE CONTRACTOR MUST ASSUME FULL RESPONSIBILITY FOR REVISIONS NECESSARY.
- SYSTEM DESIGN IS BASED ON MINIMUM OPERATING PRESSURE SHOWN AT EACH POINT OF CONNECTION WITH MAXIMUM GPM DEMAND SPECIFIED. IRRIGATION CONTRACTOR SHALL VERIFY ALL PRESSURES ON SITE PRIOR TO CONSTRUCTION AND COMMUNICATE TO OWNER'S CONSTRUCTION REPRESENTATIVE.
- IT IS THE RESPONSIBILITY OF THE IRRIGATION CONTRACTOR TO FAMILIARIZE HIMSELF WITH ALL GRADE DIFFERENCES, LOCATION OF WALLS, RETAINING WALLS, CURBS, ETC. HE SHALL COORDINATE ALL HIS WORK WITH THE GENERAL CONTRACTOR AND OTHER SUB-CRONTACTORS FOR LOCATION OF PIPE SLEEVES THROUGH WALLS, UNDER ROADS, PAVING AND STRUCTURES.
- MAINLINE FEEDER BETWEEN POINT OF CONNECTION, METER, AND BACKFLOW PREVENTER TO BE OF MATERIAL REQUIRED BY CURRENT WATER DISTRICT.
- FINAL LOCATION OF THE AUTOMATIC CONTROLLER ENCLOSURE AND THE BACKFLOW PREVENTION DEVICE SHALL BE APPROVED BY THE CITY'S AND OWNER'S REPRESENTATIVE, AND/OR LANDSCAPE ARCHITECT, WHERE APPLICABLE.
- IN ADDITION TO THE SLEEVES SHOWN ON THE PLAN, THE IRRIGATION CONTRACTOR SHALL BE RESPONSIBLE FOR THE INSTALLATION OF ADDITIONAL SLEEVES OF SUFFICIENT SIZE UNDER ALL PAVED AREAS PRIOR TO PAVING UPON APPROVAL OF THE OWNER'S REPRESENTATIVE, IF REQUIRED TO OPERATE SYSTEMS.
- IRRIGATION CONTRACTOR SHALL FLUSH ALL LINES AND ADJUST ALL HEADS FOR MAXIMUM PERFORMANCE AND TO PREVENT OVERSPRAY ONTO WALKS, STREETS, AND BUILDINGS AS MUCH AS POSSIBLE. THIS SHALL INCLUDE SELECTING THE BEST NOZZLE RADIUS TO FIT UNUSUAL SITE CONDITIONS FOR APPROVAL PURPOSES AT NO EXTRA CHARGE. CALL LANDSCAPE ARCHITECT 48 HOURS IN ADVANCE FOR ANY COVERAGE TESTS.
- QUALITY CONTROL OBSERVATION SEQUENCES ARE FOUND IN THE SPECIFICATIONS.
- CLEAN-UP ON A DAILY BASIS PER OWNER'S REPRESENTATIVE'S APPROVAL.

HYDROZONE LEGEND:

[Symbol]	HYDROZONE 1 (HZ1)	LOW AND MODERATE WATER USE SHRUBS AND GROUND COVER, USING SUBSURFACE DRIP LINE IRRIGATION w/ 18" SPACING.
[Symbol]	HYDROZONE 2 (HZ2)	LOW WATER USE SHRUBS AND GROUND COVER, USING SUBSURFACE DRIP LINE IRRIGATION w/ 18" SPACING.
[Symbol]	HYDROZONE 3 (HZ3)	MODERATE WATER USE TREES, USING DEEP ROOT WATERING BUBBLERS, 3'-0" APART FROM TRUNK.
[Symbol]	HYDROZONE 4 (HZ4)	HIGH WATER USE TURF, USING SUBSURFACE DRIP LINE IRRIGATION w/ 12" SPACING.
[Symbol]	HYDROZONE 5 (HZ5)	HIGH WATER USE TURF, USING OVERHEAD SPRAY IRRIGATION.

REFER TO WATER BUDGET CALCULATIONS AND CONTROLLER CHARTS ON SHEET L-3.4 FOR ADDITIONAL INFORMATION. PLEASE ALSO REFER TO VALVE CALLOUT CHARTS ON THE IRRIGATION PLANS.

RAINBIRD XFS-CV INSTALLATION NOTES:

- RAINBIRD "XFS-CV" EMITTERS AND SPACING BETWEEN LINES AS PER IRRIGATION LEGEND.
- LOCATE FLUSH VALVE AT LOWEST POINTS OF EACH SEPARATE PLANTER AREA WITHIN SYSTEM. INSTALL IN PLANTER AREA. SEE FLUSH VALVE DETAIL IN THIS PACKAGE FOR INSTALLATION INSTRUCTIONS. (FOR NON-CV LINES AIR RELIEF VALVE WILL BE REQUIRED, IF NEEDED LOCATE AT OR NEAR HIGH POINT OF PLANTER AREA WITHIN SYSTEM). UNDER NORMAL CIRCUMSTANCES XFS-CV DOES NOT REQUIRE AIR RELIEF VALVES.
- CONNECT XFS-CV TO PVC WITH PVC TEES AND COMPRESSION FITTINGS. USE COMPRESSION FITTINGS FOR ALL PVC TO XFS-CV CONNECTIONS. PRIME AND GLUE ALL PVC TO PVC CONNECTIONS.

SLEEVING NOTE:

ALL IRRIGATION MAINLINES, LATERALS, AND WIRES INSTALLED UNDER HARDSCAPE OR COBBLE PAVING SHALL BE INSTALLED IN SCH. 40 PVC PIPE SLEEVES. IRRIGATION WIRE SLEEVES TO BE 2" DIAMETER MINIMUM. MAINLINE AND LATERAL LINE SLEEVES TO BE TWO TIMES (2X) LARGER THAN THE SIZE OF THE PIPE TO BE SLEEVED.

FLUSH VALVE NOTE:

FLUSH VALVES TO BE INSTALLED AT FURTHEST AND LOWEST END OF EACH RUN OF DRIPLINE. FLUSH VALVES TO BE LOCATED WITHIN EACH PLANTER AREA OF DRIPLINE SYSTEM.

EXTRA WIRE NOTE:

STUB-OUT IN 6" ROUND VALVE BOX WITH MINIMUM (6) CONTROL WIRES AND (1) COMMON WIRE.

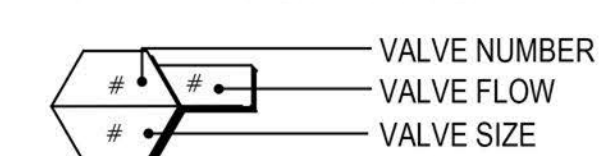
IRRIGATION NOTE:

IRRIGATION LATERALS, MAINLINES, AND EQUIPMENT ARE SHOWN SCHEMATICALLY FOR VISUAL CLARITY ONLY. CONTRACTOR TO FIELD VERIFY LOCATIONS AND PLACE PER LOCAL CODE.

PIPE SIZING CHART:
SCHEDULE 40 PVC

3/4"	0-8 GPM
1"	9-12 GPM
1 1/4"	13-22 GPM
1 1/2"	23-30 GPM
2"	31-50 GPM

VALVE SIZING KEY:



VALVE CALLOUT CHART:

#	TYPE	PLANT	SIZE	GPM	HZ	SF
1	DRIPLINE	SHRUB	1"	1	1	52
2	DRIPLINE	SHRUB	1"	6	1	1,197
3	DRIPLINE	SHRUB	1"	4	2	952
4	DRIPLINE	SHRUB	1"	1	1	166

REFER TO IRRIGATION LEGEND FOR CONTROL VALVE MANUFACTURER, MODEL NUMBER, AND DESCRIPTION.

POINT OF CONNECTION NOTE:

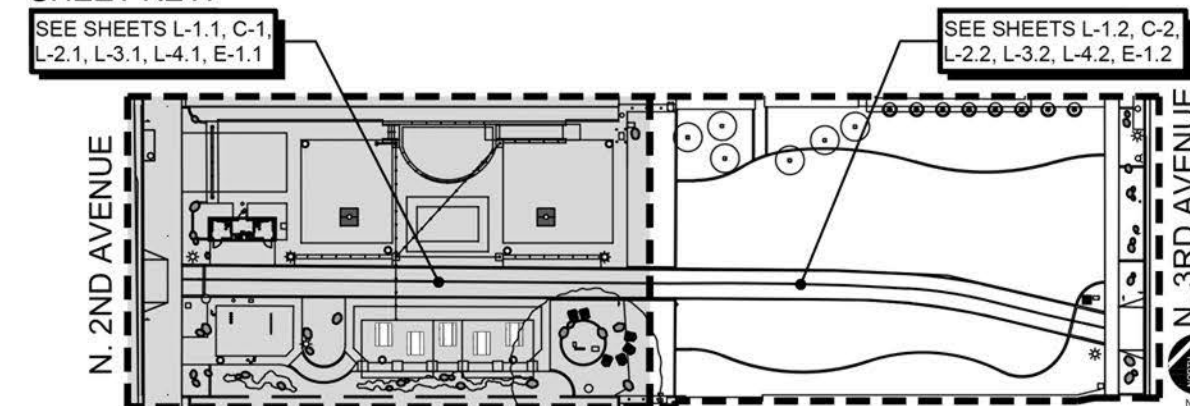
MAKE POINT OF CONNECTION IMMEDIATELY DOWNSTREAM OF EXISTING 1 1/2" DOMESTIC WATER METER. REFER TO UTILITY PLANS FOR ADDITIONAL INFORMATION. EXTEND NEW TYPE 'K' COPPER PIPE (OR AS REQUIRED PER LOCAL CODE) TO LINE SIZED GATE VALVES AS SHOWN.

STATIC WATER PRESSURE:	95.00 PSI
SYSTEM DESIGNED PRESSURE:	72.90 PSI
MAXIMUM IRRIGATION DEMAND:	20 GPM

PLAN CROSS REFERENCES:

- FOR NOTES AND LEGENDS, SEE THIS SHEET
- FOR IRRIGATION DETAILS, SEE SHEET L-3.3
- FOR IRRIGATION CALCULATIONS, SEE SHEET L-3.4
- FOR IRRIGATION SPECIFICATIONS, SEE SHEET L-5.2
- FOR CORRESPONDING CONSTRUCTION PLAN SEE SHEET L-2.1
- FOR CORRESPONDING PLANTING PLAN SEE SHEET L-4.1

SHEET KEY:



THIS SYSTEM IS DESIGNED TO USE WATER FROM A POTABLE WATER SOURCE



Know what's below.
Call before you dig.

BENCH MARK NO. LOCATION:

ELEV.

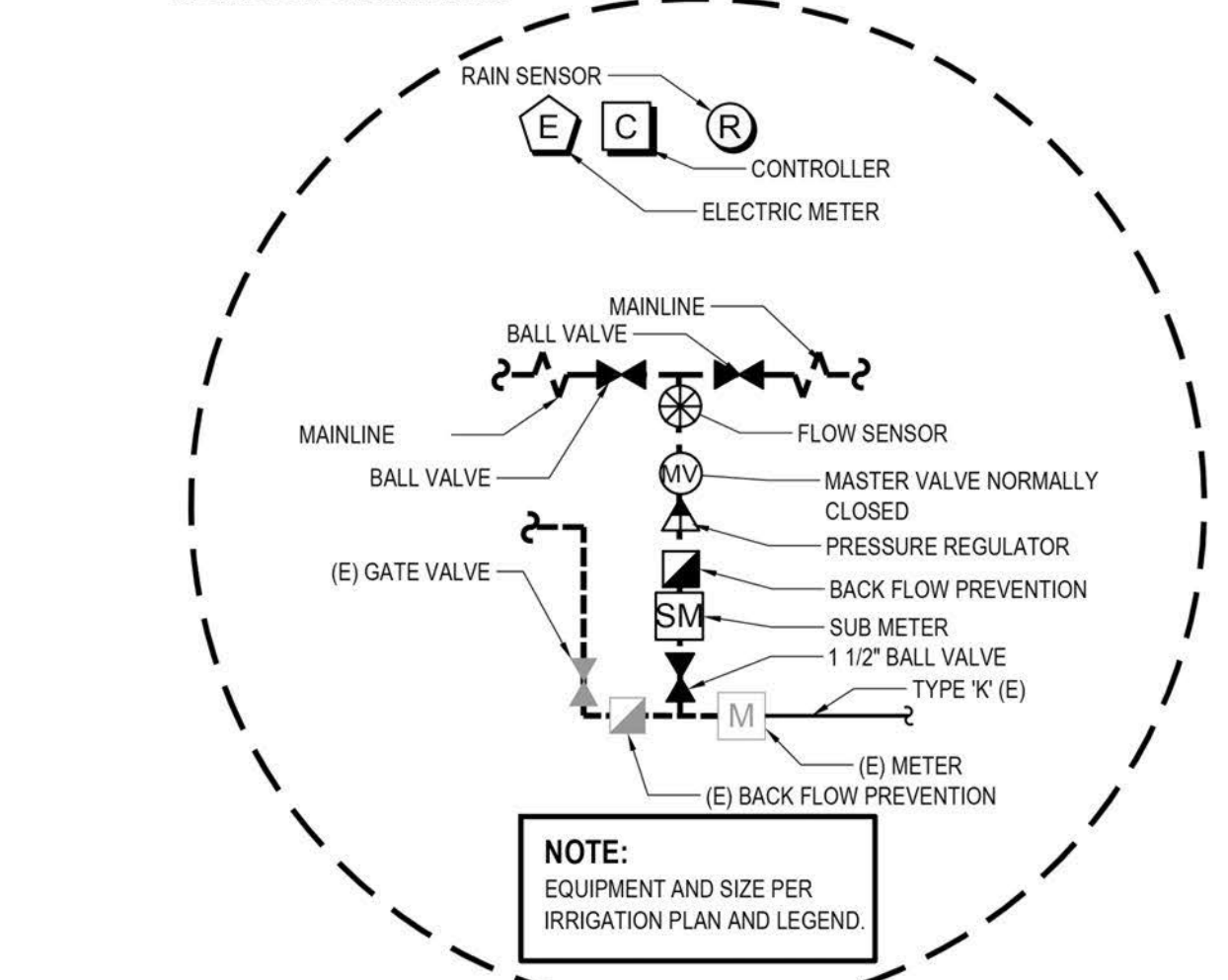
REVISIONS					
MARK	DATE	INITIAL	DESCRIPTION	DATE	APPVD
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PLANS PREPARED BY



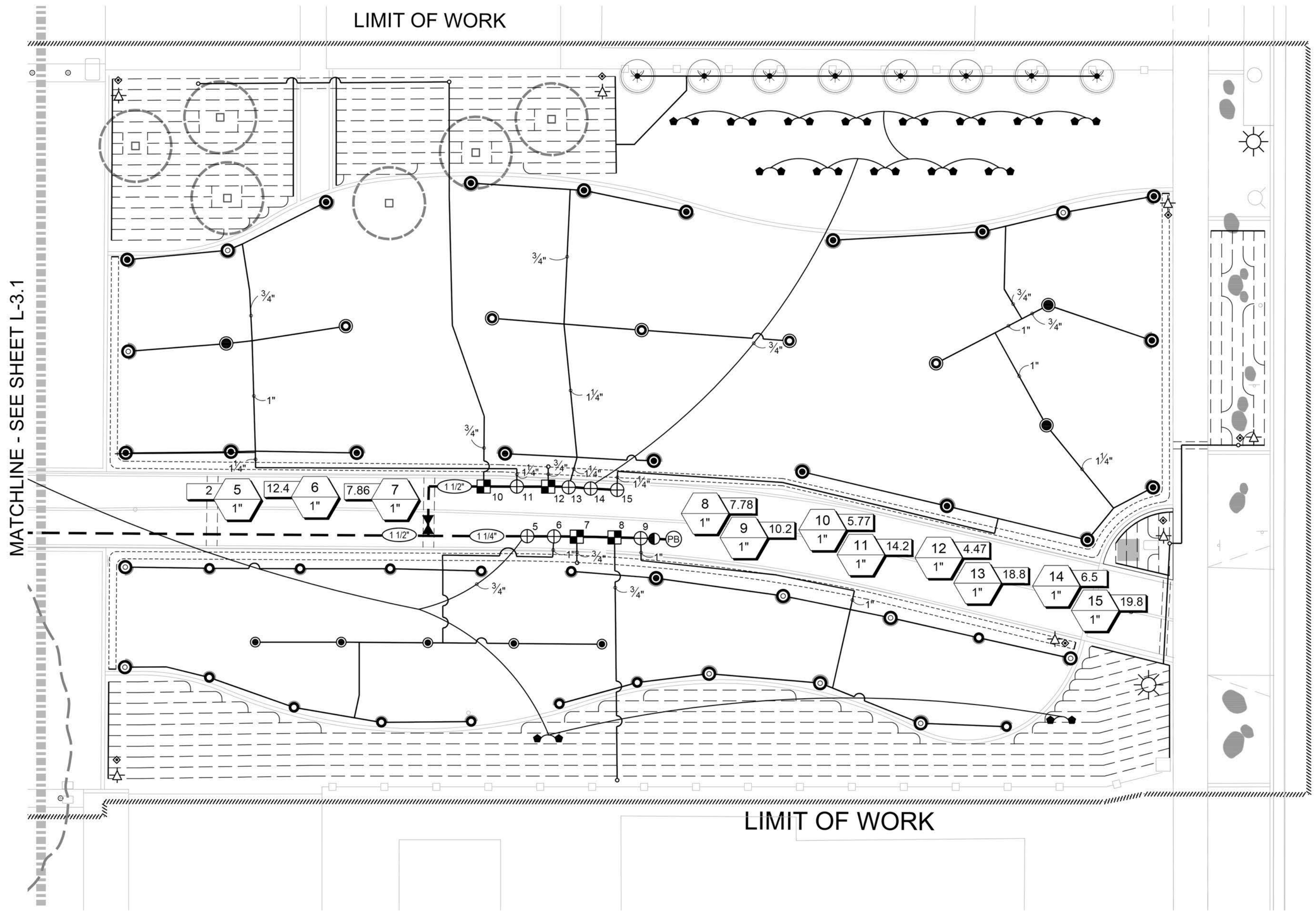
DRAWN BY:	DAJ
DESIGNED BY:	GPD
CHECKED BY:	JRC
RECOMMENDED BY:	

APPROVED BY:	
FOR CITY ENGINEER	R.C.E. 45702
RECOMMENDED BY:	
RECOMMENDED BY:	
ENGINEERING STAFF	LAND DEVELOPMENT & TRANSPORTATION



CITY OF UPLAND
TOM THOMAS MAGNOLIA PLAZA
IRRIGATION PLAN 1

ACCT 421-8203
PROJECT NO. ADS JOB 2236
CITY JOB 82338
SHEET L-3.1
23 OF 37 SHEETS
DRAWING NO. LS23-08



IRRIGATION LEGEND:

DRIP AND EMITTERS:		MANUF.	MODEL #	DESCRIPTION	GPM	RADIUS	PSI	DETAIL REFERENCE
[Symbol]	RAINBIRD	XFS-CV-06-18		INSTALL DRIPLINE 3\" BELOW FINISH GRADE SPACE LINES 18\" APART, 3\" MAX FROM HARDSCAPE, EDGES SECURE TUBING WITH 9\" WIRE STAKES EVERY 2'-0\"	0.010	D RIP	30	SEE DETAIL I, SHEET L-3.3
[Symbol]	RAINBIRD	RWS-M-8-C-1401		18\" ROOT WATERING SYSTEM WITH 0.25 GPM BUBBLER, INSTALL (2) PER TREE	0.25	BUB	30	SEE DETAIL K, SHEET L-3.3
[Symbol]	RAINBIRD	XBCV-05-PC		XERI BUG DRIP EMITTERS 2 GPH	.033	D RIP	30	SEE DETAIL F, SHEET L-3.4
SPRAY HEADS:		MANUF.	MODEL #	DESCRIPTION	GPM	RADIUS	PSI	DETAIL REFERENCE
[Symbol]	RAIN BIRD	R-VAN -14	RD-04-S-P45	4\" POP UP R-VAN SPRAY HEAD ADJUSTABLE ARC FROM 90 TO 270 DEGREES	0.32-0.94	14'	45	SEE DETAIL G, SHEET L-3.4
[Symbol]	RAIN BIRD	R-VAN-14-360	RD-04-S-P45	4\" POP UP R-VAN SPRAY HEAD	1.27	14'	45	SEE DETAIL G, SHEET L-3.4
[Symbol]	RAIN BIRD	R-VAN -18	RD-04-S-P45	4\" POP UP R-VAN SPRAY HEAD ADJUSTABLE ARC FROM 90 TO 270 DEGREES	0.32-0.94	14'	45	SEE DETAIL G, SHEET L-3.4
[Symbol]	RAIN BIRD	R-VAN-18-360	RD-04-S-P45	4\" POP UP R-VAN SPRAY HEAD	1.27	14'	45	SEE DETAIL G, SHEET L-3.4
[Symbol]	RAIN BIRD	R-VAN -24	RD-04-S-P45	4\" POP UP R-VAN SPRAY HEAD ADJUSTABLE ARC FROM 90 TO 270 DEGREES	0.32-0.94	14'	45	SEE DETAIL G, SHEET L-3.4
[Symbol]	RAIN BIRD	R-VAN-24-360	RD-04-S-P45	4\" POP UP R-VAN SPRAY HEAD	1.27	14'	45	SEE DETAIL G, SHEET L-3.4
EQUIPMENT:		MANUF.	MODEL #	DESCRIPTION	DETAIL REFERENCE			
[Symbol]				1 1/2\" EXISTING WATER METER	SEE UTILITIES PLAN.			
[Symbol]	NETAFIM	WM-100-1-ER-M		1\" SUB WATER METER IN VALVE BOX	SEE DETAIL A, SHEET L-3.4			
[Symbol]	SUPERIOR	3200		1\" MASTER VALVE IN VALVE BOX	SEE DETAIL B, SHEET L-3.3			
[Symbol]	FEBCO	LF825YA		1\" BACKFLOW PREVENTER FOR POTABLE WATER WITH STRONGBOX ENCLOSURE	SEE DETAIL A, SHEET L-3.3			
[Symbol]	WILKINS	500XL		1\" PRESSURE REDUCING VALVE WITH INTEGRAL CHECK VALVE	SEE DETAIL D, SHEET L-3.3			
[Symbol]	RAINBIRD	FS100B		1\" BRASS FLOW SENSOR IN VALVE BOX	SEE DETAIL C, SHEET L-3.3			
[Symbol]	NIBCO	T-585-70		LINE SIZED BRONZE FULL PORT BALL VALVE IN VALVE BOX.	SEE DETAIL B, SHEET L-3.4			
[Symbol]	NETAFIM	TLSOV		1/2\" MANUAL FLUSH VALVE AT EACH PLANTER AT LOWEST POINT IN VALVE BOX.	SEE DETAIL J, SHEET L-3.3			
[Symbol]	RAINBIRD	44-LRC		1\" POTABLE QUICK COUPLER VALVE IN ROUND VALVE BOX	SEE DETAIL G, SHEET L-3.3			
[Symbol]	RAINBIRD	XCZ-100-PRB-COM		DRIP KIT WITH 1\" BALL VALVE AND 1\" PEB VALVE IN VALVE BOX	SEE DETAIL F, SHEET L-3.3			
[Symbol]	RAINBIRD	100-PESB-PRB-D		1\" PLASTIC CONTROL VALVE IN VALVE BOX.	SEE DETAIL E, SHEET L-3.3			
[Symbol]	RAINBIRD	ESP-LXMEF		120V 12 STATION BASE CONTROLLER WITH EXPANDABLE STATION MODULES & FLOW SMART MODULE WALL MOUNT INSIDE RESTROOM UTILITY ROOM.	SEE DETAIL C, SHEET L-3.4			
[Symbol]	RAINBIRD	WR2-48		WIRELESS RAIN + FREEZE SENSOR, MOUNTED TO NORTH SIDE OF RESTROOM AT ROOF GABLE	SEE DETAIL D, SHEET L-3.4			
[Symbol]	RAINBIRD	OPERIND		DRIP SYSTEM OPERATION INDICATOR.	SEE DETAIL H, SHEET L-3.3			
[Symbol]				PULL BOX.				
[Symbol]				EXISTING BACKFLOW.				
[Symbol]				EXISTING BALL VALVE.				
[Symbol]	APPROVED	SCH. 40 PVC		MAINLINE SIZED AS SHOWN, MINIMUM COVER OF 18\". POTABLE WATER	SEE DETAIL E, SHEET L-3.4			
[Symbol]	APPROVED	SCH. 40 PVC		LATERAL LINE SIZED AS SHOWN (MINIMUM OF 3/4\"), MINIMUM COVER OF 12\"	SEE DETAIL E, SHEET L-3.4			
[Symbol]	APPROVED	SCH. 40 PVC		WIRE SLEEVE, SIZED AS REQUIRED BY LOCAL CODE, UNLESS OTHERWISE NOTED.	SEE DETAIL E, SHEET L-3.4			
[Symbol]	APPROVED	SCH. 40 PVC		LATERAL SLEEVE, SIZED AS REQUIRED, UNLESS OTHERWISE NOTED.	SEE DETAIL E, SHEET L-3.4			
[Symbol]	EXISTING			EXISTING DOMESTIC WATER LINE				

HYDROZONE LEGEND:

[Symbol]	HYDROZONE 1 (HZ1)	LOW AND MODERATE WATER USE SHRUBS AND GROUND COVER, USING SUBSURFACE DRIP LINE IRRIGATION w/ 18\" SPACING.
[Symbol]	HYDROZONE 2 (HZ2)	LOW WATER USE SHRUBS AND GROUND COVER, USING SUBSURFACE DRIP LINE IRRIGATION w/ 18\" SPACING.
[Symbol]	HYDROZONE 3 (HZ3)	MODERATE WATER USE TREES, USING DEEP ROOT WATERING BUBBLERS, 3'-0\" APART FROM TRUNK.
[Symbol]	HYDROZONE 4 (HZ4)	HIGH WATER USE TURF, USING SUBSURFACE DRIP LINE IRRIGATION w/ 12\" SPACING.
[Symbol]	HYDROZONE 5 (HZ5)	HIGH WATER USE TURF, USING OVERHEAD SPRAY IRRIGATION.

REFER TO WATER BUDGET CALCULATIONS AND CONTROLLER CHARTS ON SHEET L-3.4 FOR ADDITIONAL INFORMATION. PLEASE ALSO REFER TO VALVE CALLOUT CHARTS ON THE IRRIGATION PLANS.

FLUSH VALVE NOTE:

FLUSH VALVES TO BE INSTALLED AT FURTHEST AND LOWEST END OF EACH RUN OF DRIPLINE. FLUSH VALVES TO BE LOCATED WITHIN EACH PLANTER AREA OF DRIPLINE SYSTEM.

EXTRA WIRE NOTE:

STUB-OUT IN 6\" ROUND VALVE BOX WITH MINIMUM (6) CONTROL WIRES AND (1) COMMON WIRE.

IRRIGATION NOTE:

IRRIGATION LATERALS, MAINLINES, AND EQUIPMENT ARE SHOWN SCHEMATICALLY FOR VISUAL CLARITY ONLY. CONTRACTOR TO FIELD VERIFY LOCATIONS AND PLACE PER LOCAL CODE.

RAINBIRD XFS-CV INSTALLATION NOTES:

- RAINBIRD XFS-CV EMITTERS AND SPACING BETWEEN LINES AS PER IRRIGATION LEGEND.
- LOCATE FLUSH VALVE AT LOWEST POINTS OF EACH SEPARATE PLANTER AREA WITHIN SYSTEM. INSTALL IN PLANTER AREA. SEE FLUSH VALVE DETAIL IN THIS PACKAGE FOR INSTALLATION INSTRUCTIONS. (FOR NON-CV LINES AIR RELIEF VALVE WILL BE REQUIRED. IF NEEDED LOCATE AT OR NEAR HIGH POINT OF PLANTER AREA WITHIN SYSTEM). UNDER NORMAL CIRCUMSTANCES XFS-CV DOES NOT REQUIRE AIR RELIEF VALVES.
- CONNECT XFS-CV TO PVC WITH PVC TEES AND COMPRESSION FITTINGS. USE COMPRESSION FITTINGS FOR ALL PVC TO XFS-CV CONNECTIONS. PRIME AND GLUE ALL PVC TO PVC CONNECTIONS.

SLEEVING NOTE:

ALL IRRIGATION MAINLINES, LATERALS, AND WIRES INSTALLED UNDER HARDSCAPE OR COBBLE PAVING SHALL BE INSTALLED IN SCH. 40 PVC PIPE SLEEVES. IRRIGATION WIRE SLEEVES TO BE 2\" DIAMETER MINIMUM. MAINLINE AND LATERAL LINE SLEEVES TO BE TWO TIMES (2x) LARGER THAN THE SIZE OF THE PIPE TO BE SLEEVED.

VALVE CALLOUT CHART:

#	TYPE	PLANT	SIZE	GPM	HZ	SF
5	BUBBLER	TREE	1"	2	3	100
6	SPRAY	TURF	1"	12	5	1,288
7	DRIPLINE	TURF	1"	8	4	304
8	DRIPLINE	SHRUB	1"	8	1	1,750
9	SPRAY	TURF	1"	10	5	1,067
10	DRIPLINE	SHRUB	1"	6	2	1,297
11	SPRAY	TURF	1"	14	5	1,319
12	DRIPLINE	TURF	1"	4	4	447
13	SPRAY	TURF	1"	19	5	2,134
14	BUBBLER	TREE	1"	7	3	325
15	SPRAY	TURF	1"	20	5	2,007

REFER TO IRRIGATION LEGEND FOR CONTROL VALVE MANUFACTURER, MODEL NUMBER, AND DESCRIPTION.

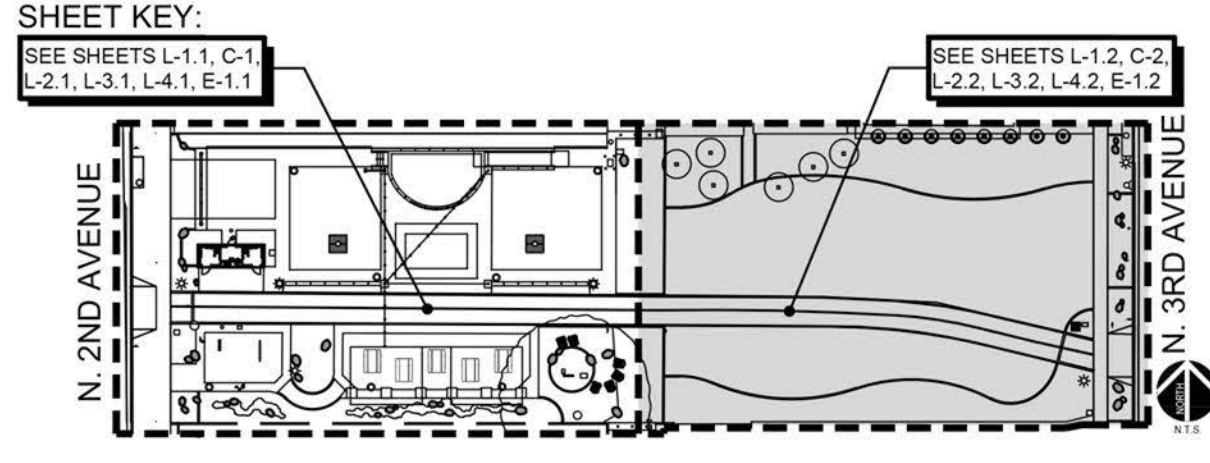
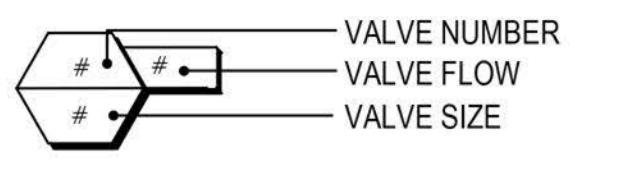
PLAN CROSS REFERENCES:

- FOR NOTES AND LEGENDS, SEE SHEET L-3.1
- FOR IRRIGATION DETAILS, SEE SHEET L-3.3
- FOR IRRIGATION CALCULATIONS, SEE SHEET L-3.4
- FOR IRRIGATION SPECIFICATIONS, SEE SHEET L-5.2
- FOR CORRESPONDING CONSTRUCTION PLAN SEE SHEET L-2.2
- FOR CORRESPONDING PLANTING PLAN SEE SHEET L-4.2

PIPE SIZING CHART
SCHEDULE 40 PVC

3/4"	0-8 GPM
1"	9-12 GPM
1 1/4"	13-22 GPM
1 1/2"	23-30 GPM
2"	31-50 GPM

VALVE SIZING KEY:



THIS SYSTEM IS DESIGNED TO USE WATER FROM A POTABLE WATER SOURCE

BENCH MARK NO. LOCATION:
ELEV.

MARK	DATE	INITIAL	DESCRIPTION	DATE	APPVD
1	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024		

PLANS PREPARED BY

ARCHITERRA DESIGN GROUP
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10221-A TRADEMARK ST., RANCHO CUCAMONGA, CALIFORNIA 91730 | PH: (659) 484-2800

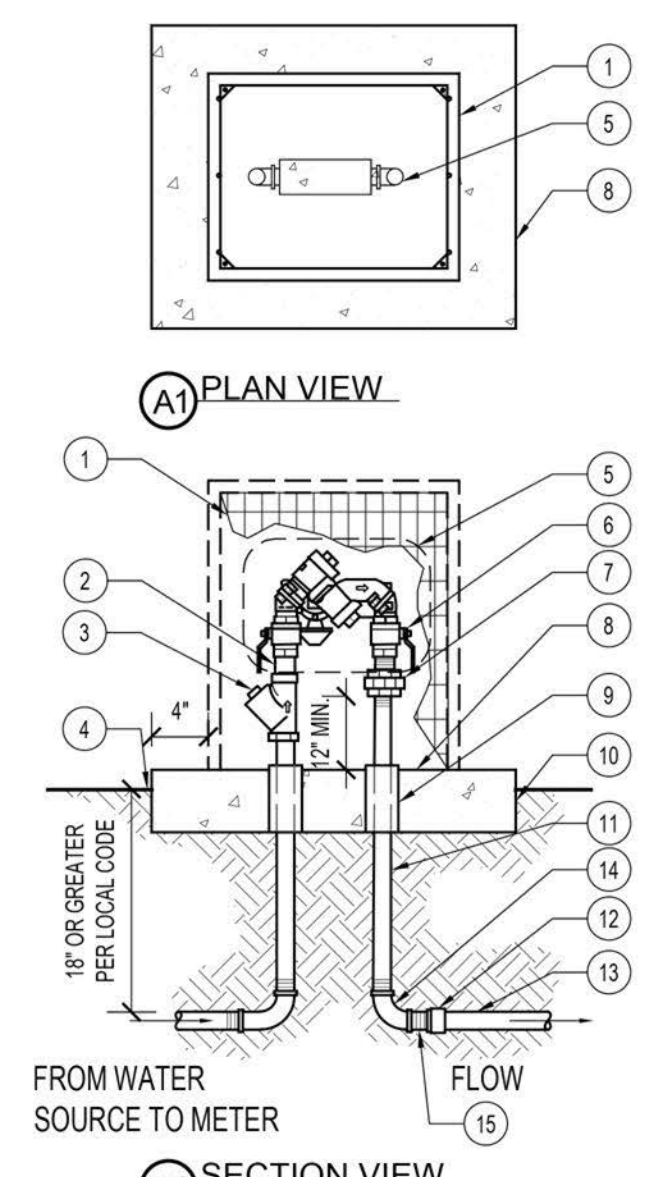


DRAWN BY:	DAJ
DESIGNED BY:	GPD
CHECKED BY:	JRC
RECOMMENDED BY:	

APPROVED BY:		DATE
FOR CITY ENGINEER	R.C.E. 45702	
RECOMMENDED BY:		RECOMMENDED BY:
ENGINEERING STAFF		LAND DEVELOPMENT & TRANSPORTATION

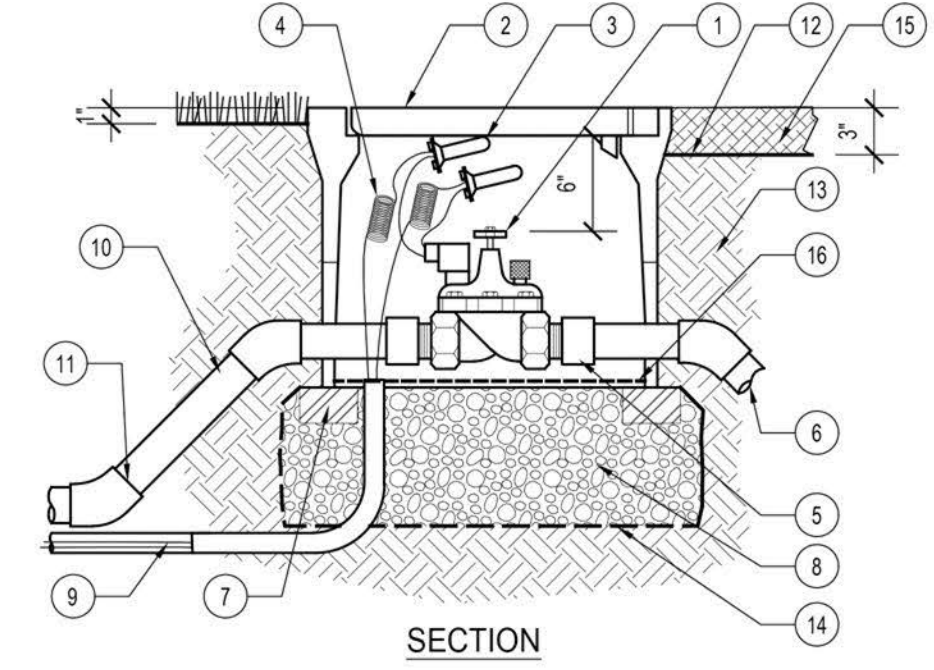
CITY OF UPLAND
TOM THOMAS MAGNOLIA PLAZA
IRRIGATION PLAN 2

ACCT 421-8203
PROJECT NO. ADS JOB 2236
CITY JOB 82338
SHEET L-3.2
24 OF 37 SHEETS
DRAWING NO. LS23-08



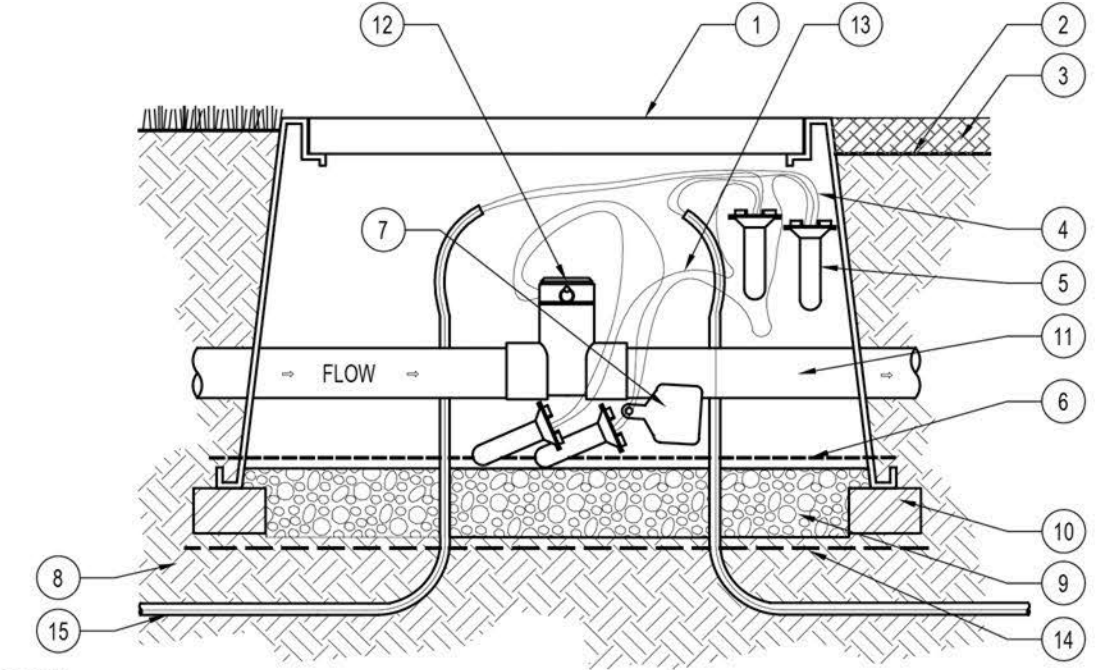
- LEGEND:**
- VANDAL RESISTANT SS ENCLOSURE. PAINT GREEN PER SPECS. (STRONGBOX SBBC-22SS POP)
 - CLOSE NIPPLE.
 - CAST BRONZE WYE STRAINER WITH 100 MESH MONEL SCREEN.
 - FINISH GRADE.
 - BACKFLOW PREVENTER (LF825YA) ASSEMBLY.
 - BALL VALVE (2) PLACES.
 - BRASS UNION.
 - 6" THICK x 28" WIDE x 31.5" LONG CONCRETE PAD (LENGTH VARIES PER SIZE MANUFACTURER). SLOPE TO DRAIN AT MINIMUM 2%.
 - PVC SLEEVE REQUIRED FOR PIPE THROUGH CONCRETE PAD.
 - 90% COMPACTION REQUIRED.
 - TYPE K COPPER RISER - TYPICAL (2) PLACES.
 - SCH 80 PVC MALE ADAPTOR (2) PLACES.
 - PVC LINE TO SYSTEM.
 - COPPER ELBOW TYPICAL (2) PLACES.
 - COPPER X FEMALE ADAPTER.
- NOTES:**
- INSTALL PER LOCAL CODES.
 - EQUIPMENT TO BE INSTALLED AT A MINIMUM OF 24" FROM ANY STRUCTURES OR HARDSCAPING.
 - WHEN UNIT IS NEXT TO A STRUCTURE (I.E. WALL, BUILDING, ETC.) MOUNT TEST COCKS ON OPEN OR NON-STRUCTURE SIDE.
 - ORIENT UNIT PARALLEL TO STREET.
 - SCREEN UNIT WITH SHRUBS WHENEVER POSSIBLE.
 - DIAPLECTIC FITTINGS ARE REQUIRED FOR CONNECTIONS OF DISSIMILAR METALS.

A BACKFLOW PREVENTER LF825YA
SCALE: 3/4" = 1'-0"
REFERENCE NUMBER: S-IDW-POC-PF-01



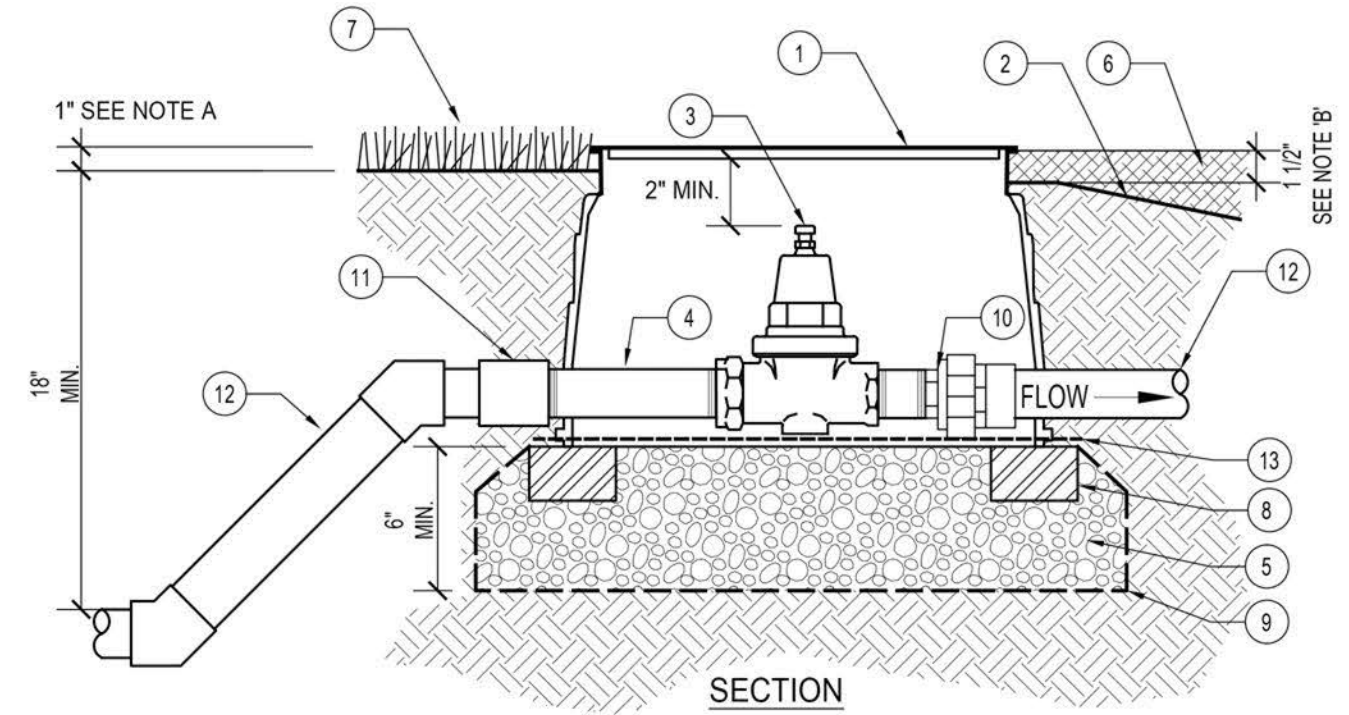
- LEGEND:**
- MASTER VALVE PER IRRIGATION LEGEND.
 - RECTANGULAR VALVE BOX w/ BOLT-DOWN COVER. HEAT BRAND w/ 'M.V.' ON LID IN 2" TEXT HEIGHT CHARACTERS.
 - WATERPROOF 3M DBRY-6 SPLICE KIT WIRE CONNECTORS.
 - #12 WIRE PER SPECIFICATIONS. 24" LENGTH COILED WIRE REQUIRED.
 - 6" PVC MALE ADAPTOR (TYPICAL).
 - PVC MAINLINE TO REMOTE CONTROL VALVES.
 - COMMON BRICK (4) REQUIRED.
 - 3/4" WASHED GRAVEL ROCK 6" DEEP.
 - MASTER VALVE WIRE AND COMMON WIRE FROM CONTROLLER. PROVIDE PVC CONDUIT FROM CONTROLLER TO MASTER VALVE.
 - PVC MAINLINE PIPE (TYPICAL).
 - PVC SXS 45 1/4 ELL (TYPICAL), SOLVENT WELD OUTLET.
 - FINISH GRADE.
 - SUB-GRADE.
 - FILTER FABRIC (MIRAFI 140N)
 - MULCH - SEE PLANTING PLAN
 - 1/4" x 1/4" MAX. GALVANIZED WIRE MESH
- NOTE:**
- USE TEFLON TAPE OR TEFLON PIPE DOPE ON ALL PVC TO PVC OR METAL TO PVC MALE PIPE THREADS.

B MASTER VALVE
SCALE: 1" = 1'-0"
REFERENCE NUMBER: S-IDW-POC-FS-MS-04



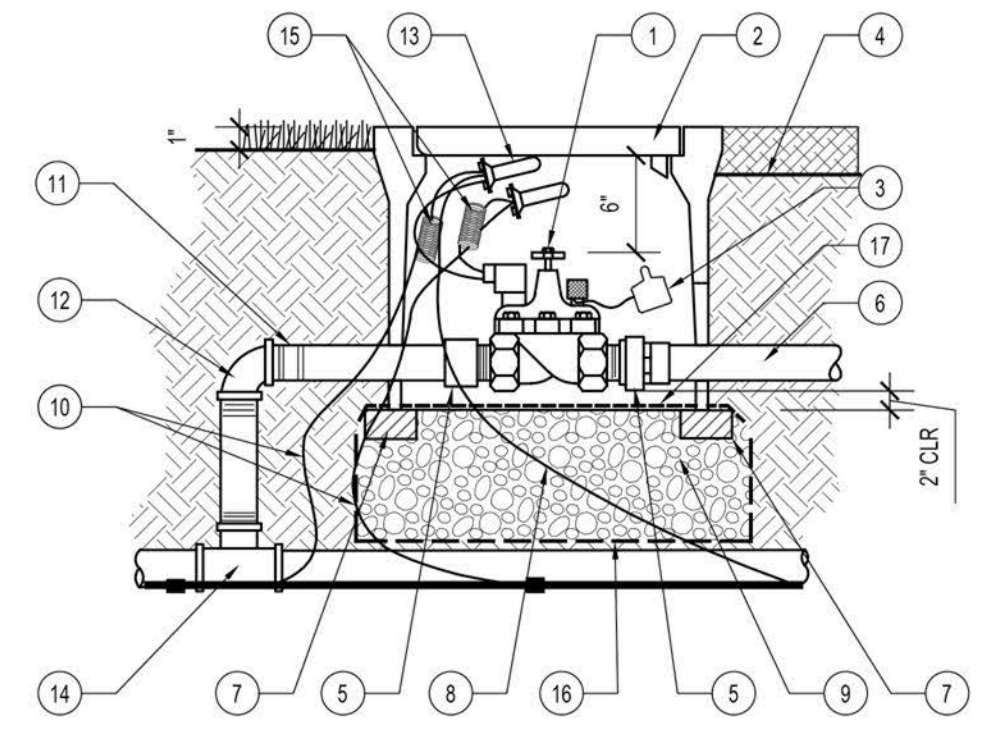
- LEGEND:**
- RECTANGULAR VALVE BOX w/BOX T-DOWN COVER. HEAT BRAND w/ 'F.S.' ON LID IN 2" TEXT HEIGHT CHARACTERS.
 - FINISH GRADE.
 - MULCH PER PLANTING SPECIFICATIONS.
 - WIRE CABLE FROM CONTROLLER. KIT WIRE CONNECTOR (1 OF 4).
 - 1/4" x 1/4" MAX. GALVANIZED WIRE MESH.
 - I.D. TAG w/ STATION NUMBER PRINTED ON IT (CHRISTY'S #10-SD-Y1).
 - 90% COMPACTED NATIVE SUB-GRADE.
 - 3/4" WASHED GRAVEL ROCK 6" DEEP.
 - BRICK SUPPORT (1 OF 4).
 - MAINLINE INTO VALVE.
 - FLOW SENSOR PER PLAN.
 - LOOP 24" MIN. EXTRA WIRE AROUND PERIMETER OF BOX.
 - FILTER FABRIC (MIRAFI 140N).
 - FLOW SENSOR WIRE AND CONDUIT. SIZE CONDUIT 3/4" MINIMUM. DO NOT SHARE CONDUIT.
- NOTES:**
- INSTALL VALVES MIN. OF 2' APART, AND A MIN. OF 2' FROM STRUCTURES AND HARDSCAPE IN SHRUB AREAS.
 - PLACE 3/4" CRUSHED GRAVEL PRIOR TO INSTALLATION OF VALVE BOX.
 - PROVIDE PLASTIC VALVE CHRISTY I.D. TAGS PER SPECIFICATIONS.
 - HEAT BRAND BOX 'F'S'.
 - USE NON-HARDENING TEFLON PIPE SEALANT ON ALL THREADED CONNECTIONS.
 - PROVIDE A CLEAR, UNOBSTRUCTED DISTANCE OF AT LEAST 10xS THE PIPES DIAMETER UPSTREAM OF THE SENSOR AND AT LEAST 5xS THE PIPES DIAMETER DOWNSTREAM OF THE SENSOR.

C FLOW SENSOR
SCALE: 3/4" = 1'-0"
REFERENCE NUMBER: S-IDW-POC-FS-MS-03



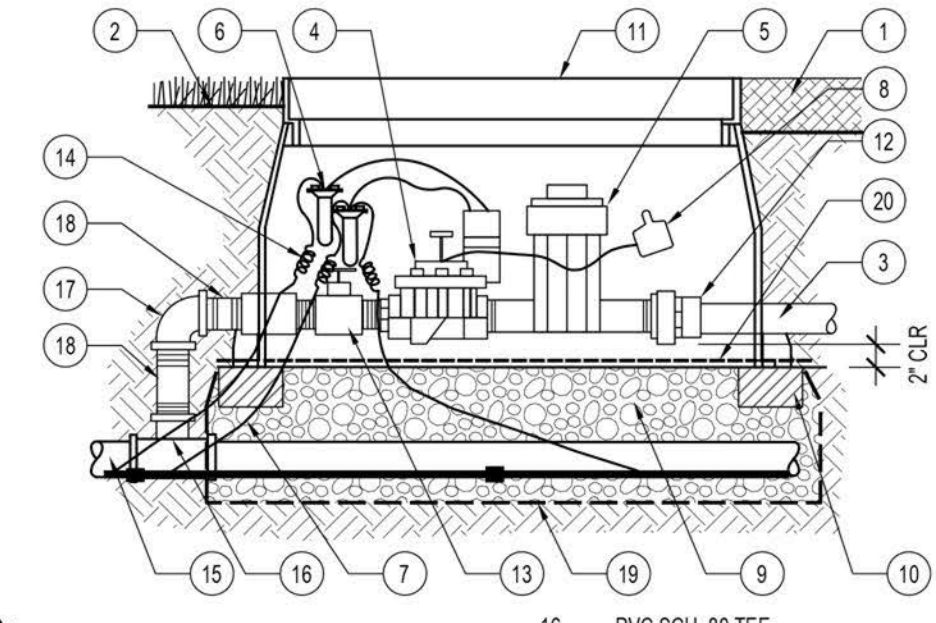
- LEGEND:**
- RECTANGULAR PLASTIC VALVE BOX COVER MARKED 'PR'.
 - FINISH GRADE.
 - PRESSURE REGULATOR. SEE IRRIGATION LEGEND FOR MODEL.
 - SCH 80 THREADED PVC PIPE.
 - 3/4" WASHED GRAVEL BASE 6" DEEP.
 - MULCH SEE PLANTING PLANS.
 - TURF AREAS.
 - 8X24 COMMON BRICK (4).
 9. FILTER FABRIC (MIRAFI 140N).
 - SCH. 80 PVC UNION FOR SERVICING ASSEMBLY.
 - SCH. 80 PVC THREADED FEMALE ADAPTER.
 - SCH. 40 PVC MAIN LINE PIPE.
 - 1/4" x 1/4" MAX. GALVANIZED WIRE MESH.
- NOTES:**
- BOX TO BE INSTALLED 1" ABOVE FINISHED GRADE FOR SOD OR ARTIFICIAL TURF AND FLUSH WITH FINISHED GRADE FOR HYDROSEED OR HAND SEED.
 - TOP OF BOX FLUSH WITH MULCH, TAPER FINISH GRADE 1 1/2" AWAY FROM BOX BACK TO STANDARD MULCH DEPTH.

D PRESSURE REGULATOR (2" MAX)
SCALE: 1 1/2" = 1'-0"
REFERENCE NUMBER: S-IDW-POC-PR-01



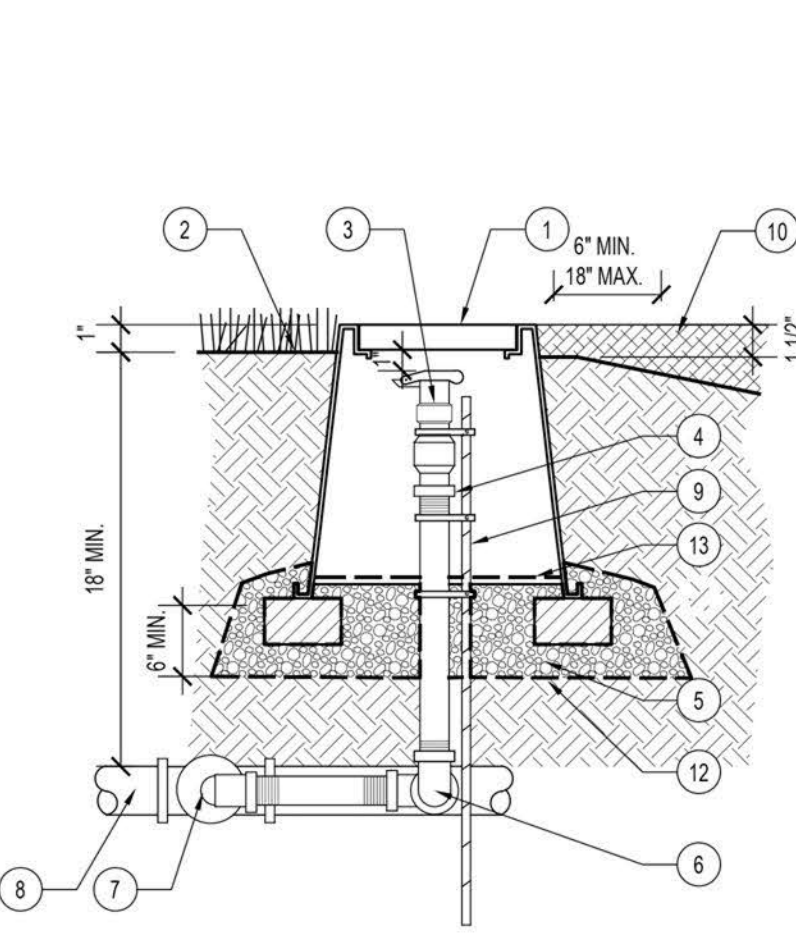
- LEGEND:**
- ELECTRIC CONTROL VALVE.
 - RECTANGULAR PLASTIC VALVE BOX w/ BOLT-DOWN COVER. HEAT BRAND VALVE STATION NO. ON LID IN 2" HIGH CHARACTERS.
 - APPROVED YELLOW PLASTIC CHRISTY VALVE I.D. TAG.
 - FINISH GRADE.
 - PVC UNION FOR SERVICING ASSEMBLY (TYP).
 - PVC LATERAL LINE, SIZE PER PLAN.
 - COMMON BRICK (4) REQUIRED.
 - COMMON WIRE TO OTHER VALVES ON SAME CONTROLLER.
 - 3/4" WASHED GRAVEL ROCK, 6" MIN. DEEP.
 - CONTROL / COMMON WIRES FROM CONTROLLER.
 - PVC SCH. 80 NIPPLE.
 - PVC SCH. 80 ELBOW.
 - WATERPROOF 3M DBRY-6 SPLICE KIT WIRE CONNECTORS.
 - PVC SCH. 80 TEE.
 - COIL WIRES PER SPECIFICATIONS.
 - FILTER FABRIC (MIRAFI 140N).
 - 1/4" x 1/4" MAX. GALVANIZED WIRE MESH.
- NOTES:**
- USE TEFLON TAPE OR TEFLON PIPE DOPE ON ALL PVC TO PVC OR METAL TO PVC MALE PIPE THREADS.

E REMOTE CONTROL VALVE
SCALE: 1" = 1'-0"
REFERENCE NUMBER: S-IDW-VAL-CV-05



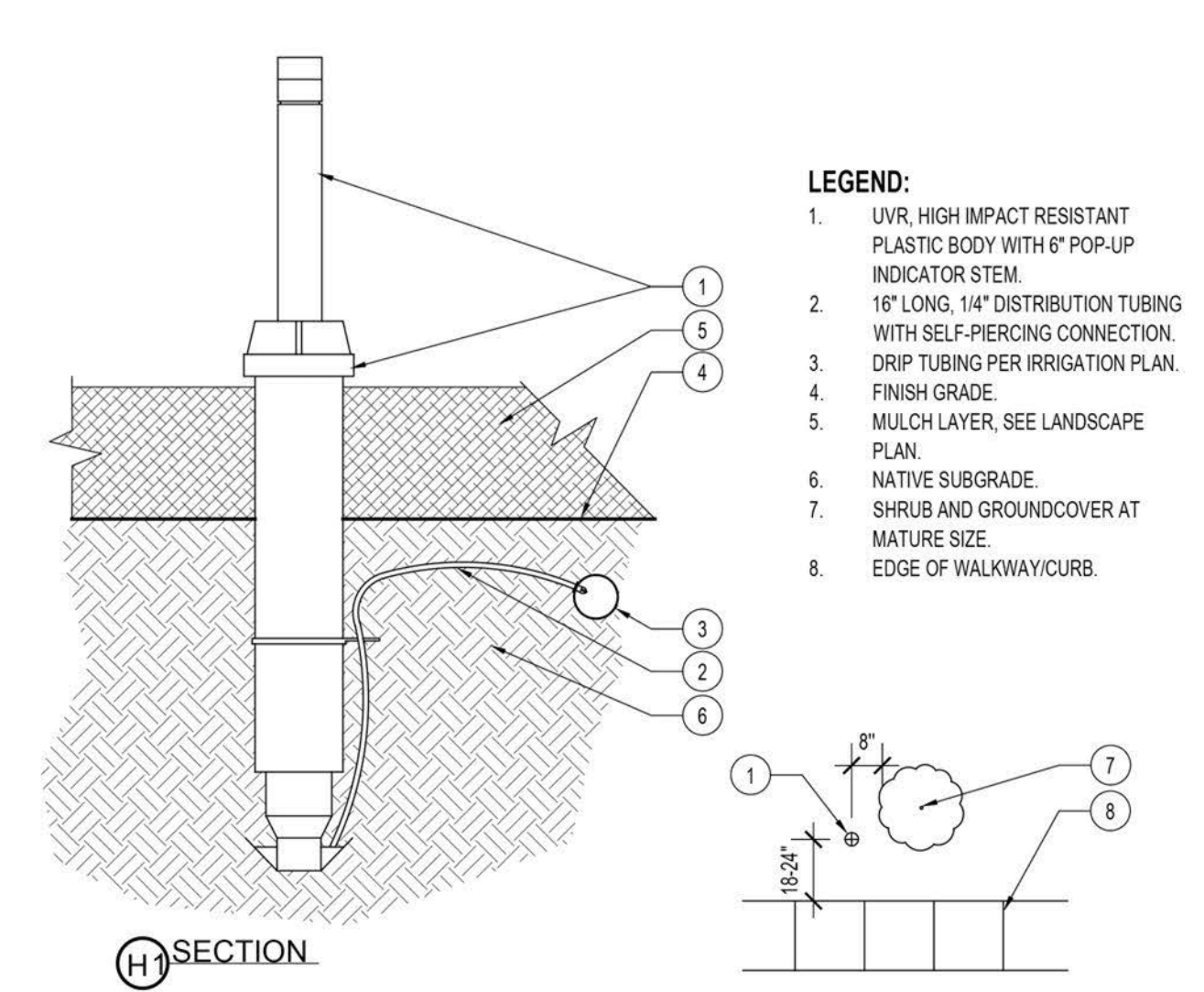
- LEGEND:**
- MULCH BED.
 - FINISH GRADE.
 - PVC LATERAL LINE, SIZE PER PLAN.
 - AUTOMATIC CONTROL VALVE PER IRRIGATION PLAN.
 - PRESSURE REGULATING, QUICK CHECK BASKET FILTER.
 - WATERPROOF 3M DBRY-6 SPLICE KIT WIRE CONNECTORS.
 - PILOT WIRE.
 - YELLOW PLASTIC CHRISTY VALVE I.D. TAG.
 - 3/4" WASHED GRAVEL ROCK, 6" MIN. DEEP.
 - BRICK SUPPORT, (4) REQUIRED.
 - RECTANGULAR, 1/2" SIZE VALVE BOX w/ BOLT DOWN COVER PER SPECIFICATIONS WITH STATION NUMBER PRINTED ON IT.
 - PVC UNION FOR SERVICING ASSEMBLY.
 - BALL VALVE.
 - CONTROL WIRE EXPANSION LOOP.
 - PRESSURE MAINLINE.
 - PVC SCH. 80 TEE.
 - PVC SCH. 80 ELBOW.
 - PVC SCH. 80 NIPPLE.
 - FILTER FABRIC (MIRAFI 140N)
 - 1/4" x 1/4" MAX. GALVANIZED WIRE MESH.
- NOTES:**
- INSTALL VALVES MIN. OF 2' APART, AND A MIN. OF 2' FROM STRUCTURES AND HARDSCAPE IN SHRUB AREAS.
 - PLACE 3/4" CRUSHED GRAVEL PRIOR TO INSTALLATION OF VALVE BOX.
 - PLACE VALVE BOX AT RIGHT ANGLE TO ADJACENT HARDSCAPE OR STRUCTURE.
 - USE NON-HARDENING TEFLON PIPE SEALANT ON ALL THREADED CONNECTIONS.

F REMOTE CONTROL DRIP VALVE
SCALE: 1" = 1'-0"
REFERENCE NUMBER: S-IDW-VAL-CV-06



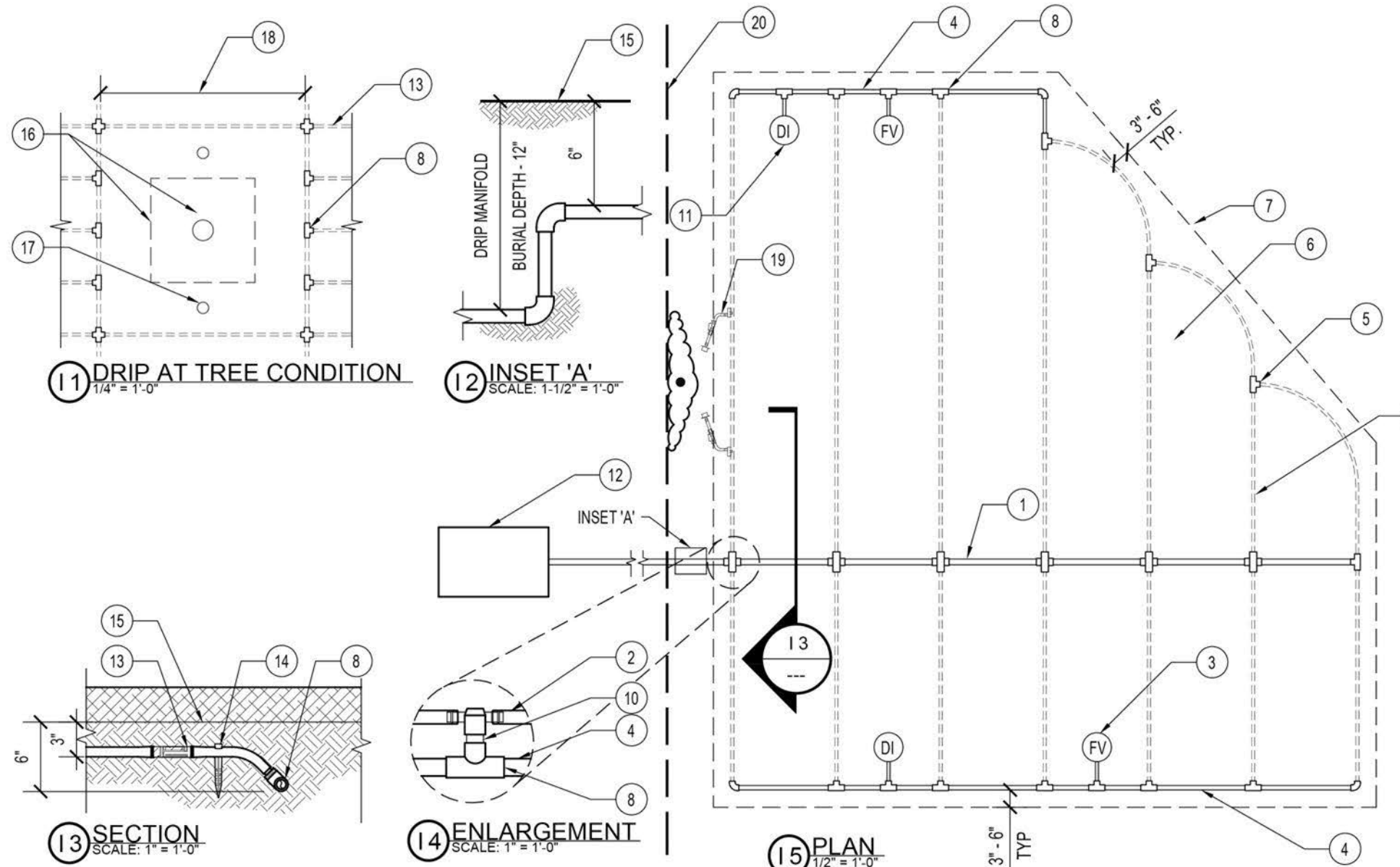
- LEGEND:**
- PLASTIC VALVE BOX w/ GREEN LOCKING COVER. ETCHED 'QC' (CARSON OR EQUAL), FINISH GRADE.
 - QUICK COUPLING VALVE w/ LOCKING RUBBER CAP PER IRRIGATION LEGEND.
 - STAINLESS STEEL SCREW CLAMP, MIN. (3) PLACES.
 - 3/4" WASHED GRAVEL ROCK, 6" MIN. DEEP.
 - SCH 80 PRE-MANUFACTURED SWING JOINT RISER ASSEMBLY (SPEARS).
 - PRESSURE SUPPLY LINE FITTING.
 - PRESSURE SUPPLY LINE.
 - #4 REBAR STAKE (24" LONG), WITH (3) STAINLESS STEEL HOES CLAMPS AROUND VALVE AND RISER.
 - MULCH - SEE PLANTING PLANS.
 - FILTER FABRIC (MIRAFI 140N)
 - 1/4" x 1/4" MAX. GALVANIZED WIRE MESH.
- NOTES:**
- PLACE AGGREGATE PRIOR TO INSTALLATION OF VALVE BOX.

G QUICK COUPLER VALVE
SCALE: 1 1/2" = 1'-0"
REFERENCE NUMBER: S-IDW-VAL-QC-01



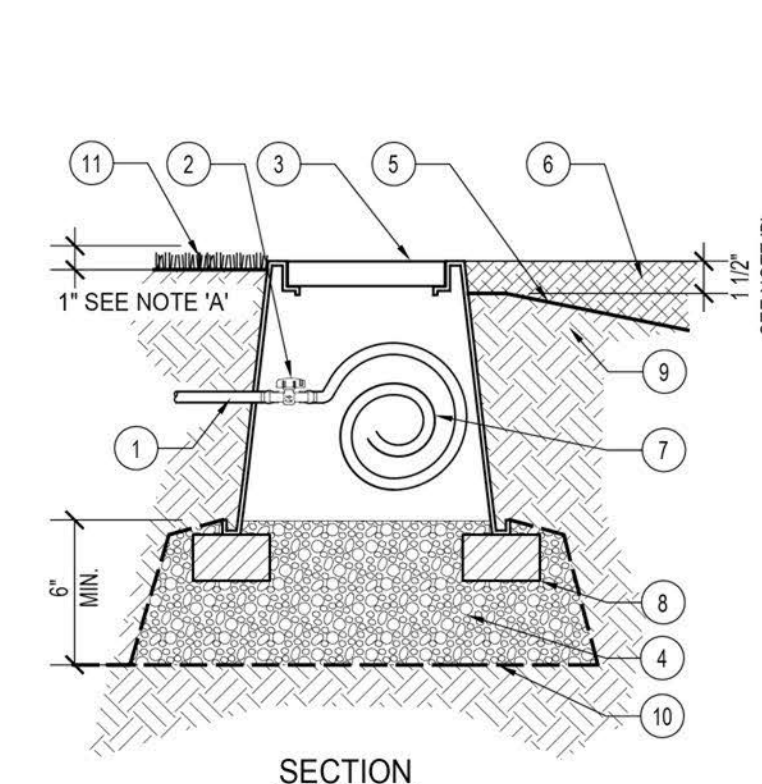
- LEGEND:**
- UVR, HIGH IMPACT RESISTANT PLASTIC BODY WITH 6" POP-UP INDICATOR STEM.
 - 18" LONG, 1/4" DISTRIBUTION TUBING WITH SELF-PIERCING CONNECTION.
 - DRIP TUBING PER IRRIGATION PLAN.
 - FINISH GRADE.
 - MULCH LAYER, SEE LANDSCAPE PLAN.
 - NATIVE SUBGRADE.
 - SHRUB AND GROUND COVER AT MATURE SIZE.
 - EDGE OF WALKWAY/CURB.

H SUBSURFACE POP-UP DRIP INDICATOR
SCALE: 3" = 1'-0"
REFERENCE NUMBER: S-IDW-DRIP-DRIP-04



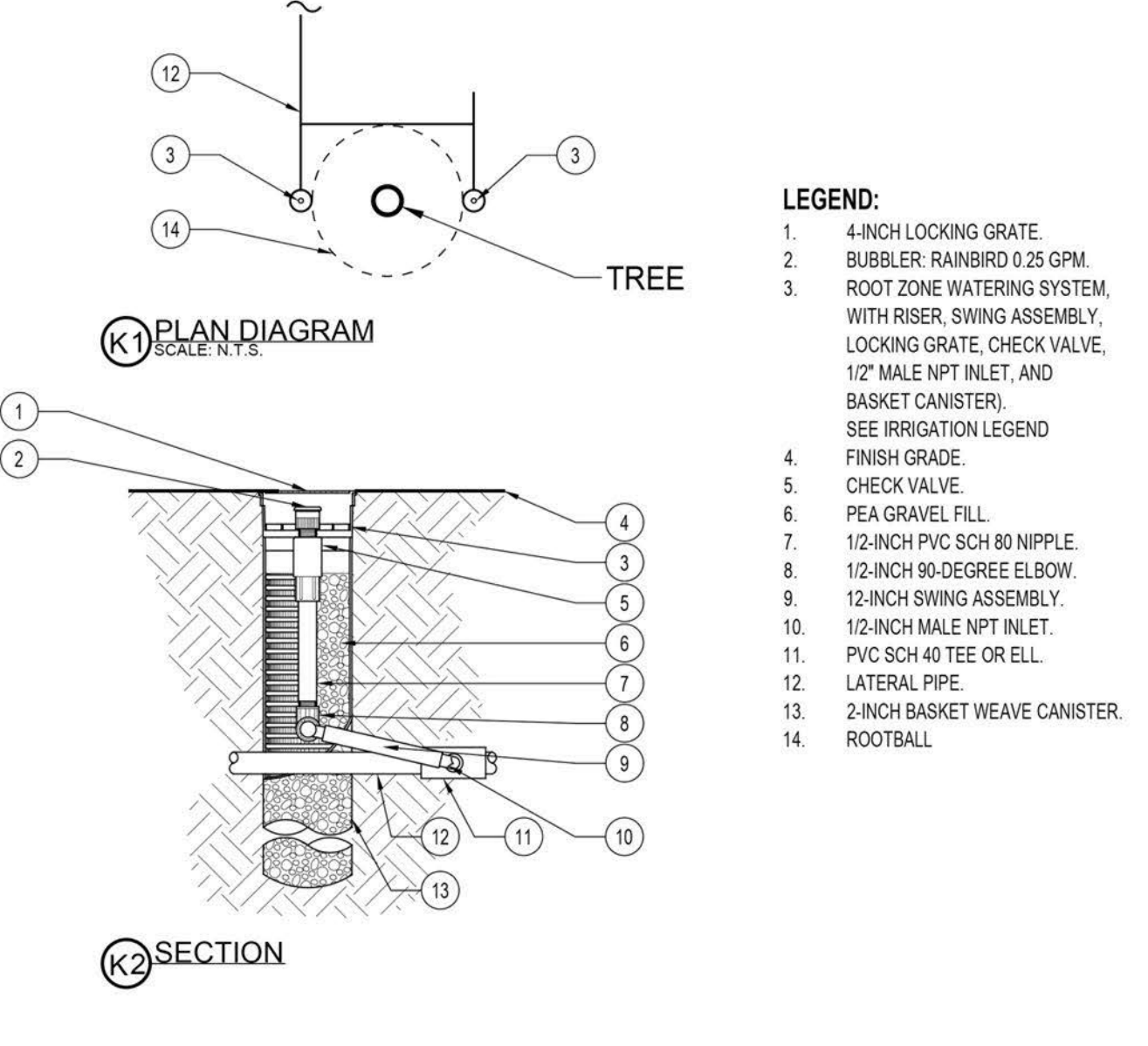
- LEGEND:**
- PVC SUPPLY HEADER FROM REMOTE CONTROL IRRIGATION DRIP VALVE, SIZE AS NOTED ON IRRIGATION PLAN.
 - DRIPER LINE WITH INTEGRATED CHECK VALVE PER IRRIGATION PLAN, EMITTERS AND SPACING BETWEEN LINES AS PER IRRIGATION LEGEND. MANUAL 1/2" FLUSH VALVE, MODEL AS NOTED ON IRRIGATION PLAN.
 - INSTALL IN PLANTER AREA AT LOW END FARTHEST POINT FROM VALVE ON BOTH ENDS. SEE DETAIL THIS SHEET.
 - PVC EXHAUST HEADER, SIZE AS REQUIRED (3/4" MINIMUM), CONNECT DRIPLINE TO PVC WITH PVC TEES AND COMPRESSION FITTINGS. GLUE ALL PVC-TO-PVC CONNECTIONS. OPTIONAL: OF HEADER (RAINBIRD).
 - PVC COMPRESSION FITTINGS FOR ALL DRIPLINE-TO-DRIPLINE CONNECTIONS.
 - PLANTER AREA - SEE PLANS.
 - EDGE OF PLANTER AREA.
 - PVC FITTINGS, TYPE AND SIZE AS REQUIRED. GLUE ALL PVC-TO-PVC CONNECTIONS. USE COMPRESSION FITTINGS FOR ALL PVC-TO-DRIPLINE CONNECTIONS.
 - PVC TO DRIPLINE FITTING.
 - 3/4" PVC NIPPLE, LENGTH AS REQUIRED.
 - DRIP INDICATORS, SEE DETAIL THIS SHEET. PROVIDE ON EACH SIDE OF SUPPLY HEADER IF OVER 100' OF LENGTH.
 - REMOTE CONTROL DRIP VALVE.
 - DRIPLINE, EMITTERS AND SPACING BETWEEN LINES AS PER IRRIGATION LEGEND.
 - TIE DOWN STAKE, SPACING AT 2' O.C. MAX.
 - FINISH GRADE.
 - TREE & ROOTBALL BOX PER PLANTING PLAN.
 - ROOT WATERING SYSTEM OR BUBBLER. SEE DETAIL THIS SHEET.
 - PROVIDE 12" CLEAR AROUND ROOTBALL BOX WITH DRIPLINE PER THE FOLLOWING SCHEDULE: (AS INDICATED ON DETAIL 1).
 - 24" BOX, 48" SO CLEAR MIN.
 - 36" BOX, 60" SO CLEAR MIN.
 - 48" BOX, 72" SO CLEAR MIN.
 - INSTALL TWO EMITTERS PER VINE INTO DRIPLINE, EXTEND W/ 1/4" TUBING w/ DIFFUSER BUG CAP PER DETAIL FOR INSTALLATION, BUILDING WALL.

I SUBSURFACE DRIP LAYOUT AT RECTANGULAR OR IRREGULAR PLANTER
SCALE: AS NOTED
REFERENCE NUMBER: S-IDW-DRIP-DRIP-02



- LEGEND:**
- 1/2" DIAMETER DRIPLINE.
 - 1/2" MANUAL FLUSH VALVE w/ COMPRESSION CONNECTION.
 - 10" DIAMETER PLASTIC VALVE BOX WITH GREEN LID 'FV'.
 - 3/4" WASHED GRAVEL ROCK, 6" DEEP.
 - FINISH GRADE.
 - MULCH - SEE PLANTING PLANS.
 - 18" LONG FLEX POLY-PIPE TO DIRECT FLUSH.
 - COMMON BRICK (3) REQUIRED.
 - SUB-GRADE.
 10. FILTER FABRIC (MIRAFI 140N)
 - TURF - SEE PLANTING PLAN
- NOTES:**
- BOX TO BE INSTALLED 1" ABOVE FINISHED GRADE FOR SOD OR ARTIFICIAL TURF AND FLUSH WITH FINISHED GRADE FOR HYDROSEED OR HAND SEED.
 - TOP OF BOX FLUSH WITH MULCH, TAPER FINISH GRADE 1 1/2" AWAY FROM BOX BACK TO STANDARD MULCH DEPTH.

J MANUAL FLUSH VALVE
SCALE: 1 1/2" = 1'-0"
REFERENCE NUMBER: S-IDW-VAL-FV-01



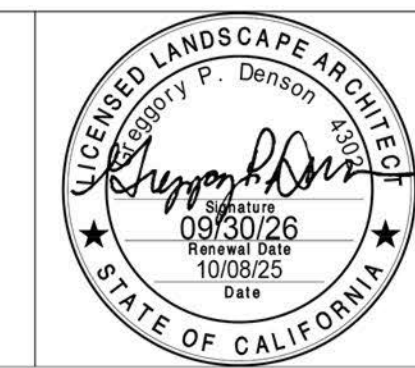
K DEEP ROOT WATERING SYSTEM
SCALE: 1 1/2" = 1'-0"
REFERENCE NUMBER: S-IDW-RUB-01

811
Know what's below.
Call before you dig.

BENCH MARK NO. LOCATION:
ELEV.

REVISIONS					
MARK	DATE	INITIAL	DESCRIPTION	DATE	APPVD
1	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024		

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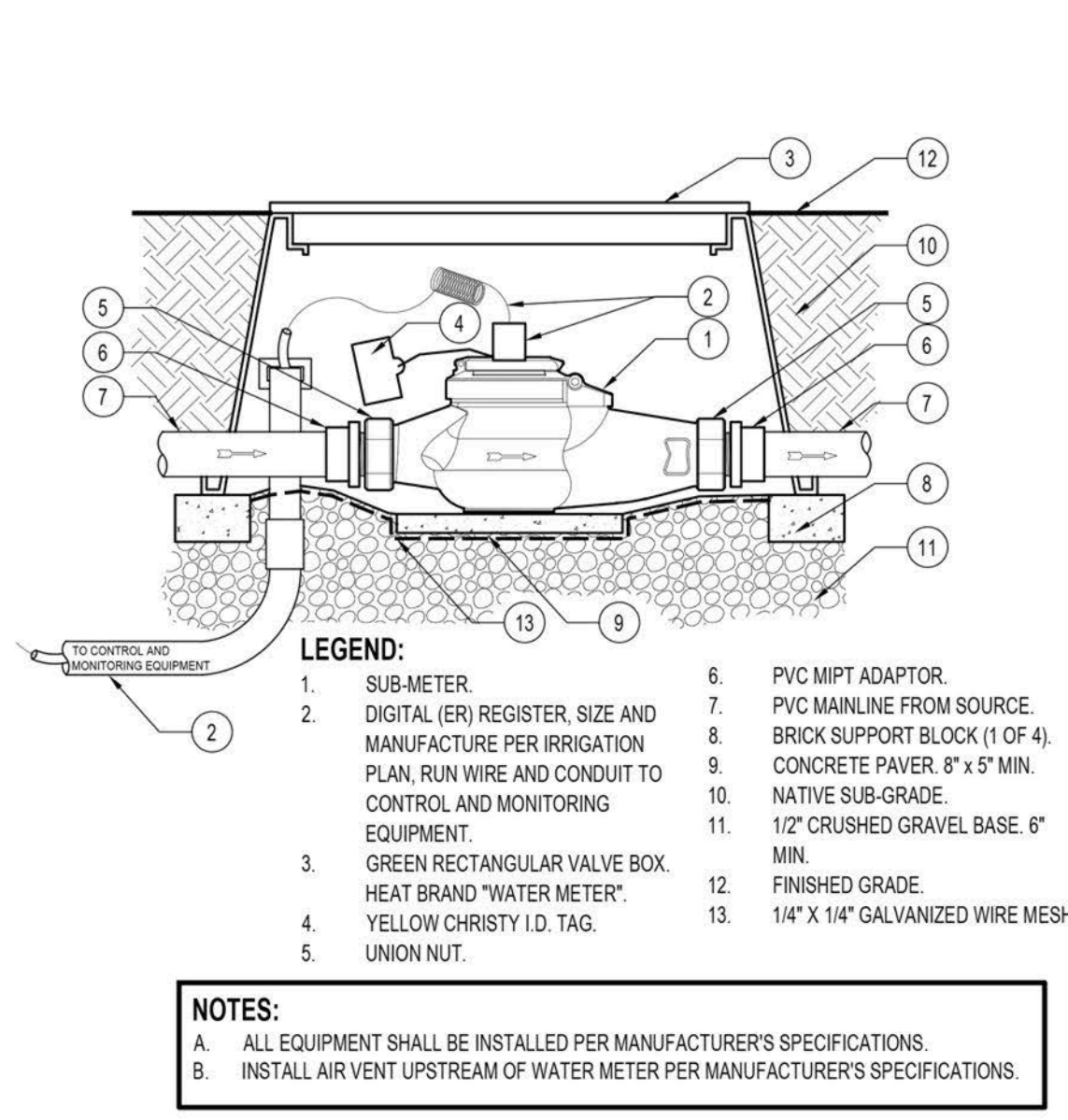


DRAWN BY: GPD
DESIGNED BY: GPD
CHECKED BY: JRC
RECOMMENDED BY:

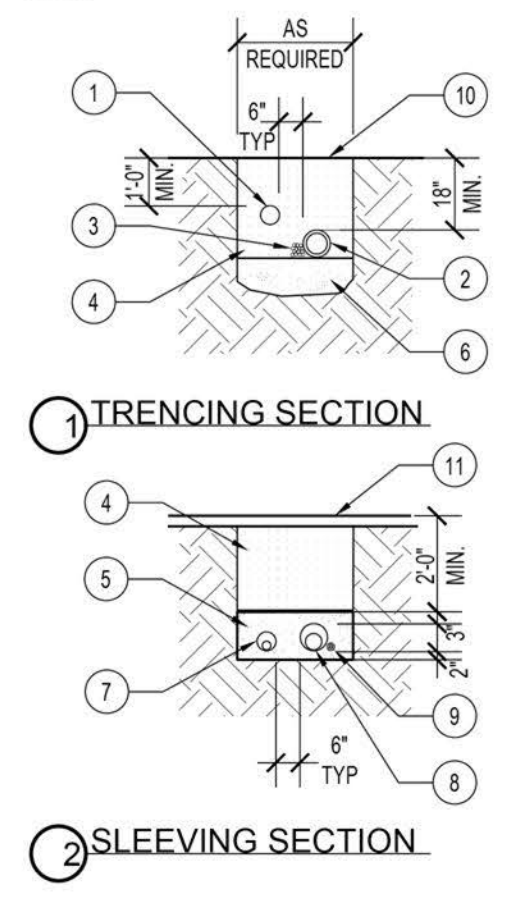
APPROVED BY:
FOR CITY ENGINEER R.C.E. 45702
RECOMMENDED BY:
RECOMMENDED BY:
ENGINEERING STAFF
LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND
TOM THOMAS MAGNOLIA PLAZA
IRRIGATION DETAILS 1

ACCT 421-8203
PROJECT NO. ADS JOB 2236
CITY JOB 82338
SHEET **L-3.3**
25 OF 37 SHEETS
DRAWING NO. LS23-08



A IRRIGATION SUB-METER
SCALE: 1/2" = 1'-0"
REFERENCE NUMBER: S-IDW-POC-MET-01



E TRENCHING AND SLEEVING
SCALE: 1/4" = 1'-0"
REFERENCE NUMBER: S-IDW-POC-TR-SL-01

TRENCHING NOTES:

- BELOW PAVED AREAS A MINIMUM OF 6" LAYER OF CLEAN EARTH SHALL BE INSTALLED ABOVE AND BELOW PIPING.
- PROVIDE MINIMUM COVER OF 24" ON PRESSURE SUPPLY LINES 3" AND LARGER.
- WHEN USING RECLAIMED WATER, MAINTAIN MINIMUM OF 12" HORIZONTAL SEPARATION BETWEEN POTABLE AND RECLAIMED PRESSURE LINES WHERE LINES CROSS, PROVIDE PVC SLEEVE FOR POTABLE LINE MINIMUM 5' EACH SIDE OF RECLAIMED WATER LINE.
- BUNDLE WIRES WITH TAPE EVERY 10'.

SLEEVING NOTES:

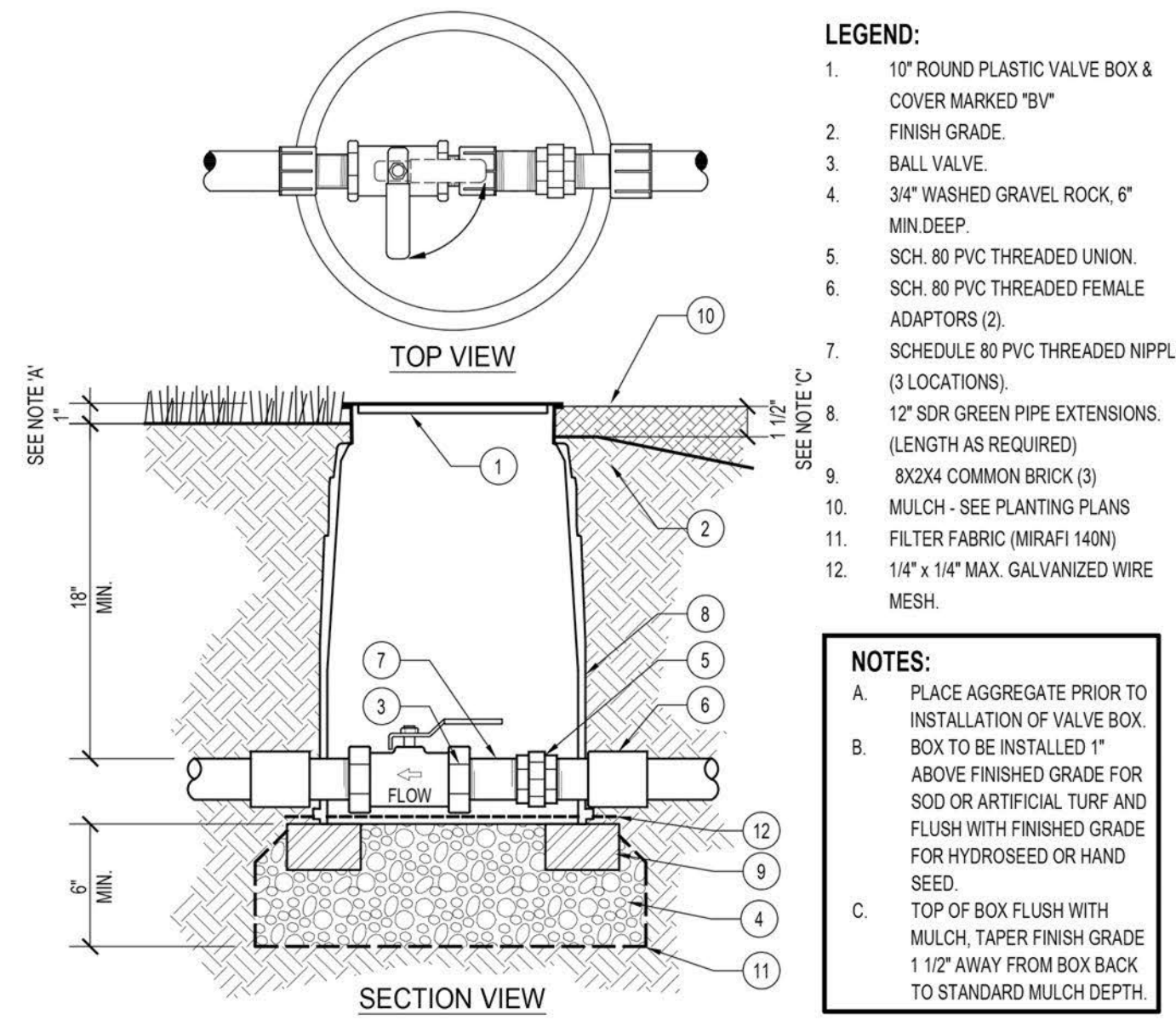
- ALL SLEEVES TO BE SCH. 40 PVC.
- EXTEND ALL SLEEVES 12" BEYOND EDGE OF HARDSCAPING AT BOTH ENDS.
- ROUTE SLEEVING ALONG ACCESSIBLE RAMP.
- PIPING UNDER PAVEMENT SUSCEPTIBLE TO TRAFFIC LOADS REFER TO CITY STD. 24" MIN. TO 36" MAX. DEPTH TO TOP OF PIPE BELOW STRUCTURAL SECTION.

APWA AND CITY STANDARD NOTES:

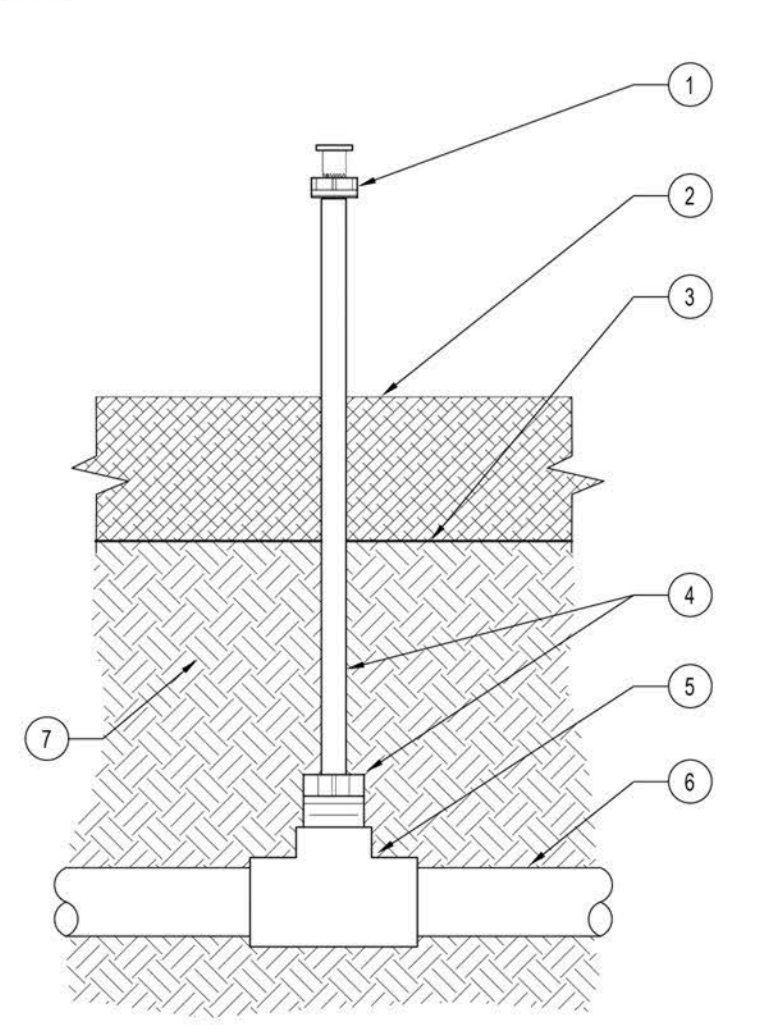
- IRRIGATION PIPES UNDER ROADWAYS SHALL BE INSTALLED 36" DEEP, SLEEVED, AND IDENTIFIED WITH MARKING TAPE INSTALLED 12" FROM THE SURFACE IDENTIFYING THE TYPE OF LINE WITH APWA STANDARD TAPE.
- FOR DOMESTIC STATING "CAUTION WATER LINE BURIED BELOW" IN BLUE.
- FOR RECLAIMED STATING "CAUTION RECYCLED WATER LINE BURIED BELOW" IN PURPLE.
- SLEEVES SHALL BE SCH. 40 PVC 2X THE DIAMETER OF THE PIPE BEING SLEEVED.
- NON-PRESSURE LATERAL LINE SLEEVE - SIZE TWICE DIAMETER OF NON-PRESSURE LATERAL LINE.
- PRESSURE SUPPLY LINE SLEEVE - SIZE TWICE DIAMETER OF PRESSURE SUPPLY LINE.
- CONTROL WIRE SLEEVE - SIZE PER PLAN, INSTALL ADJACENT TO PRESSURE SUPPLY LINE.
- FINISH GRADE.
- HARDSCAPE PER CONSTRUCTION PLANS.

LEGEND:

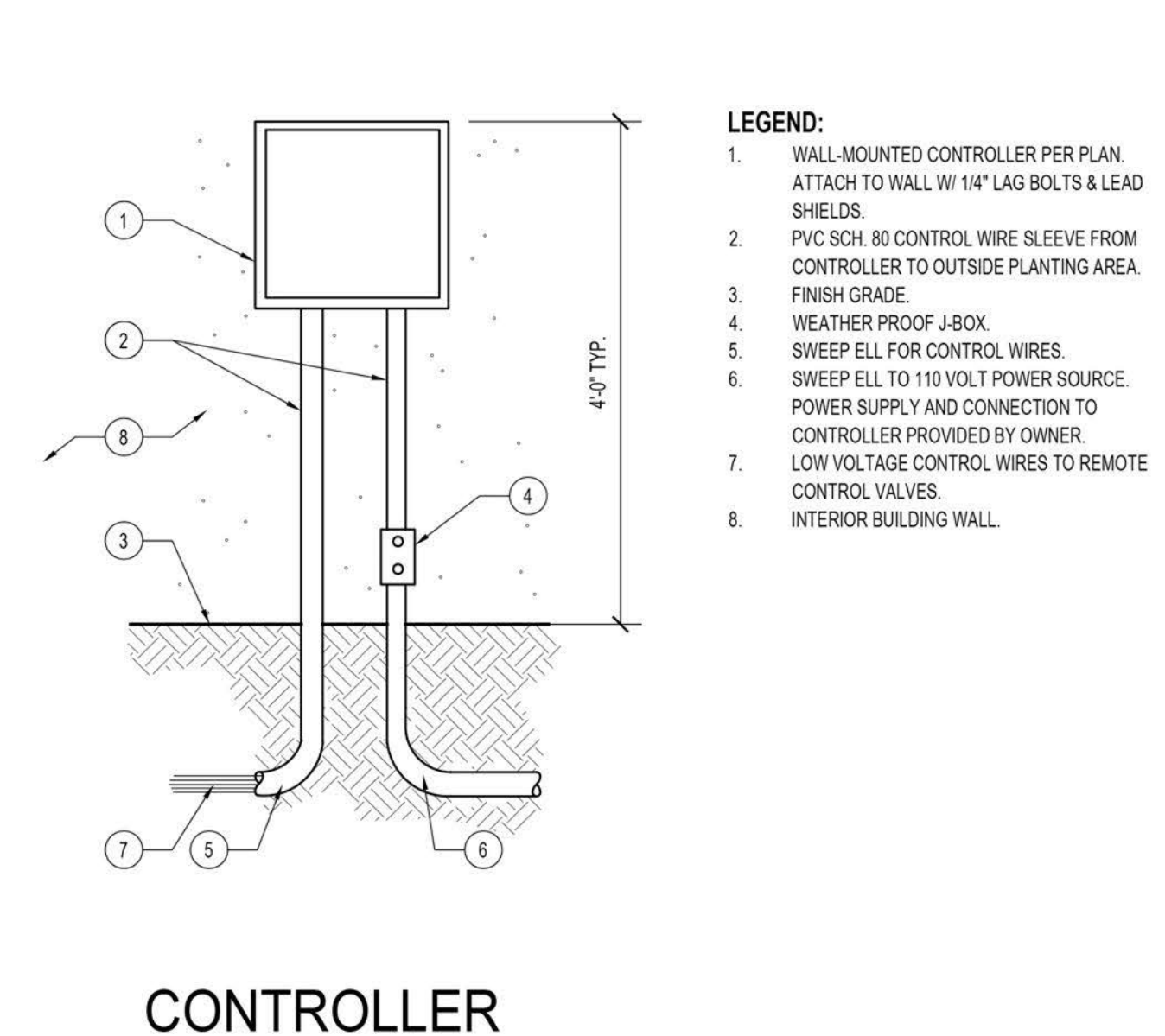
- NON-PRESSURE LATERAL LINE.
- PRESSURE SUPPLY LINE.
- CONTROL WIRES.
- CLEAN BACKFILL - 90% COMPACTION REQUIRED.
- 6" MIN. SAND BEDDING AND SHADING.
- 2" MIN. OF CLEAN EARTH.
- NON-PRESSURE LATERAL LINE SLEEVE - SIZE TWICE DIAMETER OF NON-PRESSURE LATERAL LINE.
- PRESSURE SUPPLY LINE SLEEVE - SIZE TWICE DIAMETER OF PRESSURE SUPPLY LINE.
- CONTROL WIRE SLEEVE - SIZE PER PLAN, INSTALL ADJACENT TO PRESSURE SUPPLY LINE.
- FINISH GRADE.
- HARDSCAPE PER CONSTRUCTION PLANS.



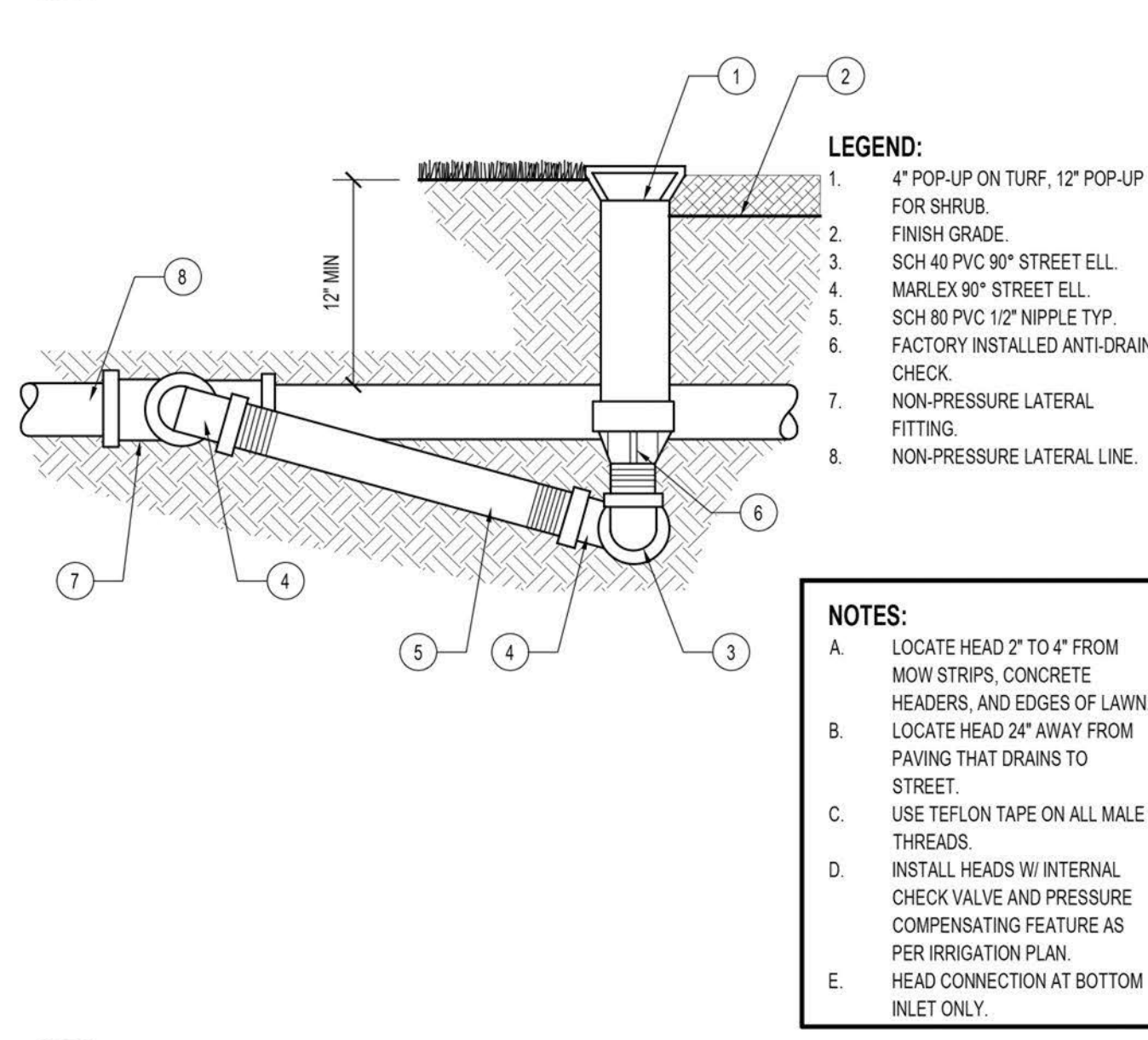
B BALL VALVE 2" SIZE AND SMALLER
SCALE: 1 1/2" = 1'-0"
REFERENCE NUMBER: S-IDW-VAL-BV-01



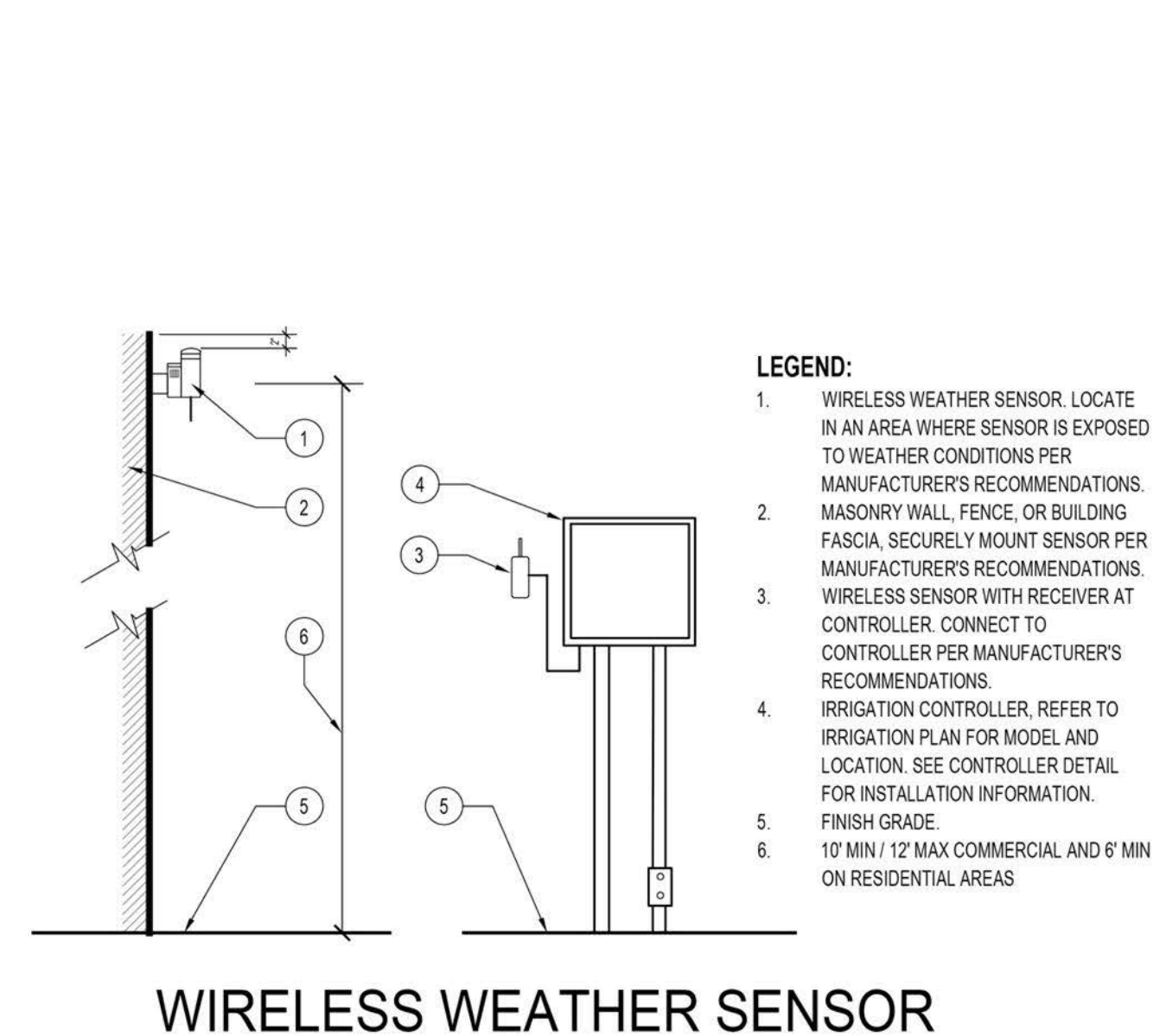
F XER/PC EMITTER TO VINE FROM PVC TO POLYFLEX RISER
SCALE: 3" = 1'-0"
REFERENCE NUMBER: S-IDW-DRIP-PTP-05



C CONTROLLER INTERIOR WALL MOUNTED
SCALE: 3/4" = 1'-0"
REFERENCE NUMBER: S-IDW-CSYS-CNTRL-13



G POP-UP SPRAY HEAD
SCALE: 1" = 1'-0"
REFERENCE NUMBER: S-IDW-IRH-SPRY-01



D WIRELESS WEATHER SENSOR ATTACHED TO BLDG. OR WALL
SCALE: 1/2" = 1'-0"
REFERENCE NUMBER: S-IDW-CSYS-SNSR-02

IRRIGATION SHALL BE MAINTAINED TO ENSURE WATER EFFICIENCY

WEEKLY ITEMS:

- VISUALLY MONITOR IRRIGATION SYSTEM FOR SUDDEN LINE BREAKS OR HEAD DAMAGE.

MONTHLY ITEMS:

- TEST AND INSPECT EACH VALVE. ADJUST AND REPAIR HEADS, VALVES, PIPING AS NEEDED TO KEEP SYSTEM IN COMPLETE WORKING ORDER.
- INSPECT RAIN SENSOR TO INSURE PROPER SHUT OFF OPERATION.
- FOR DRIP SYSTEMS, EXAMINE AND CLEAN ALL FILTERS, REPLACE FILTER SCREENS IF NECESSARY. MANUALLY FLUSH EACH DRIP VALVE. PERFORM A WALK-THROUGH TO LOOK FOR SIGNS OF PLANT WATER STRESS. ADJUST, CLEAN OR REPLACE EMISSION DEVICES AS REQUIRED.

ALL REPLACEMENT PARTS AND EQUIPMENT AS NEEDED SHALL MATCH ORIGINAL EQUIPMENT OR AN APPROVED EQUAL (CITY LANDSCAPE ARCHITECT APPROVAL).

QUARTERLY ITEMS:

- ADJUST IRRIGATION CONTROLLER PROGRAMMING AS NECESSARY TO ACCOMMODATE FOR SEASONAL WATER NEEDS.

H IRRIGATION MAINTENANCE NOTES
SCALE: N/A
REFERENCE NUMBER: S-IDW-MAIN-01

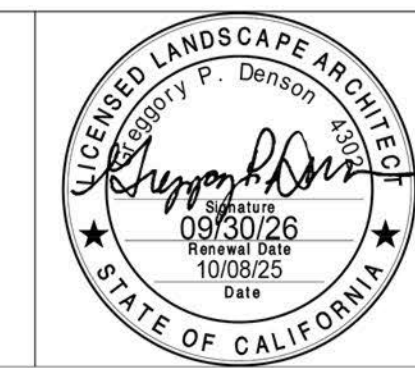


BENCH MARK NO. LOCATION:
ELEV.

REVISIONS						
MARK	DATE	INITIAL	DESCRIPTION	DATE	APP'VD	
1	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024			

PLANS PREPARED BY

ARCHITERRA DESIGN GROUP
LANDSCAPE ARCHITECTURE AND PLANNING
10221-A TRADEMARK ST., RANCHO CUCAMONGA,
CALIFORNIA 91730 | PH: (651) 484-2800



DRAWN BY: _____

DESIGNED BY: GPD

CHECKED BY: JRC

RECOMMENDED BY: _____

APPROVED BY: _____

FOR CITY ENGINEER R.C.E. 45702 DATE _____

RECOMMENDED BY: _____

RECOMMENDED BY: _____

ENGINEERING STAFF LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND

TOM THOMAS MAGNOLIA PLAZA

IRRIGATION DETAILS 2

ACCT 421-8203
PROJECT NO. ADS JOB 2236
CITY JOB 82338

SHEET **L-3.4**
26 OF 37 SHEETS
DRAWING NO. LS23-08

WATER EFFICIENT LANDSCAPE WORKSHEET

Non-Residential Landscape Projects

Reference ETo for the area ETo= 55.6

Estimated Total Water Use (ETWU):
ETWU is calculated using the following formula: (Eto) (.62) (ETAF) (LA)

Hydrozone # / Planting Description	Plant Factor (PF)	Irrigation Method	Irrigation Efficiency (IE)	ETAF (PF/IE)	Landscape Area (sq. ft.)	ETAF x Landscape Area	Estimated Total Water Use (ETWU) Gallons/Yr
Regular Landscape Areas							
HZ1 - Low Shrubs	0.20	Dripline	0.81	0.25	4,462	1,102	37,979
HZ1 - Low/Mod Shrubs	0.40	Dripline	0.81	0.49	962	470	16,206
HZ2 - Moderate Trees	0.50	Bubbler	0.81	0.62	100	62	2,128
Totals					5,514	1,634	
Special Landscape Areas							
HZ4 - Edible	0.40	Drip	0.81	1.00	325	325	11,203
HZ5 - Recreation Turf	0.90	Spray	0.75	1.00	7,755	7,755	267,330
HZ6 - Recreation Turf	0.90	Dripline	0.81	1.00	751	751	25,888
Totals					8,831	8,831	

Estimated Total Water Use in gallons per year, ETWU Total **360,735**
Max. Annual Water Allowance in gallons per year, MAWA Total **389,958**

MAWA calculation: (Eto) (.62) [(ETAFxLA) + ((1-ETAF) x SLA)] **MAWA - ETWU = 29,223**
Estimated Acre Feet per Year = 1.11
Pass / Fail = Pass

ETAF Calculations

Regular Landscape Areas

Total ETAF x Area	1,634	Average ETAF for Regular Landscape Areas must be 0.45 or below for non-residential areas.
Total Area	5,514	
Average ETAF	0.30	

All Landscape Areas

Total ETAF x Area	10,465
Total Landscape Area (LA)	14,345
Sitewide ETAF	0.73

CRITICAL ANALYSIS

DATE: 9/6/2023

JURISDICTIONAL ENTITY: City of Upland
CONTACT PERSON: _____ PH. NO.: _____

MAXIMUM PRESSURE _____
DEMAND VALVE NO.: 13 IRRIG. TYPE: SPRAY GPM: 20.0

STATIC WATER PRESSURE AT WATER METER: 95.0

SIZE	DESCRIPTION	Length	PSI loss/100'	GPM	LOSS
2	SERVICE LINE:	25	0.24	20.0	0.06
1 1/2	WATER METER:			20.0	0.80
1	SUB WATER METER:			20.0	3.70
1	BACKFLOW PREVENTER:			20.0	12.00
1	MASTER VALVE:			20.0	2.60
1	FLOW SENSOR:			20.0	0.50
1	PRESSURE REGULATOR:			20.0	5.00
1 1/2	GATE/BALL VALVE:	2		20.0	0.25
1	REMOTE CONTROL VALVE:			20.0	
1 1/2	MAINLINE:	95	1.14	20.0	1.08
1 1/4	MAINLINE:	30	2.45	20.0	0.74
1 1/4	LATERAL LINE:	92	2.45	20.0	2.25
1	LATERAL LINE:	20	3.69	12.0	0.74
3/4	LATERAL LINE:	36	2.42	5.0	0.87

TOTAL PVC LATERAL LINE LOSS: 2.69
PVC LATERAL LINE FITTING LOSS (10%): 0.27

TOTAL FRICTION LOSS: 27.9
ELEVATION AT METER: 1238.0 HEAD ELEVATION: 1238.0
ELEVATION DIFFERENCE: 0.0 x 0.433 0.00 ± 0.0
PSI REQUIRED AT HEAD: 45.0

TOTAL PSI REQUIRED (SYSTEM DESIGNED PRESSURE): 72.9
REGULATED PRESSURE AT POC (IF APPLICABLE): 85.0
PRESSURE REGULATOR OR BOOSTER PUMP

RESIDUAL PRESSURE (MUST BE POSITIVE): 12.1

A MWELO WORKSHEET

B PRESSURE LOSS CALC.

CONTROLLER WATER SCHEDULE - PLANT ESTABLISHMENT PERIOD

Valve #	Equipment	I.E.	Plant Material	Water Use	K.I.	Soil Type	Infiltration Rate Inches Per Hour	Sun Amount	Sun Exposure	Exposure Factor	Slope Percent	# of Days	P.R.	AVERAGE RUN TIMES (MINUTES PER DAY)												Valve #	Total Annual Minutes	Valve G.P.M.	Total Annual Gallons	Valve Area Sq. Ft.												
														Min. a Day Jan.	Min. a Day Feb.	Min. a Day Mar.	Min. a Day Apr.	Min. a Day May.	Min. a Day June.	Min. a Day July.	Min. a Day Aug.	Min. a Day Sep.	Min. a Day Oct.	Min. a Day Nov.	Min. a Day Dec.																	
1	Subsurface Drip	0.81	GC & Shrubs	Low	0.20	Sandy Clay Loam	0.33	Part Sun	North	1.00	1.0%	15	1.85	2	3	4	5	6	7	8	8	9	4	3	2	1	875	1	875	52												
2	Subsurface Drip	0.81	GC & Shrubs	Low	0.20	Sandy Clay Loam	0.33	Full Sun	Southwest	1.00	1.0%	15	0.48	9	12	16	21	27	30	29	24	17	11	6	2	9	1,951	12	23,411	1,197												
3	Subsurface Drip	0.81	GC & Shrubs	Low & Moderate	0.50	Sandy Clay Loam	0.33	Full Sun	Southwest	1.00	1.0%	15	0.40	26	35	48	55	70	79	89	87	72	51	32	24	3	10,014	4	40,066	952												
4	Subsurface Drip	0.81	GC & Shrubs	Low	0.20	Sandy Clay Loam	0.33	Part Shade	Southwest	1.00	1.0%	15	0.58	7	10	13	15	19	22	25	24	20	14	9	7	4	2,794	1	2,794	166												
5	RWS Bubbler	0.81	Trees	Moderate	0.50	Sandy Clay Loam	0.33	Full Sun	Southwest	1.00	1.0%	15	1.93	5	7	10	12	15	17	19	18	15	11	7	5	5	2,104	2	4,208	100												
6	R-Van Spray	0.75	Turf	High	0.20	Sandy Clay Loam	0.33	Full Sun	Southwest	1.00	1.0%	15	0.98	5	7	9	11	14	15	17	17	14	10	6	5	6	1,951	12	23,411	1,288												
7	Subsurface Drip	0.81	Turf	High	0.20	Sandy Clay Loam	0.33	Full Sun	Southwest	1.00	1.0%	15	2.53	2	3	4	4	5	6	6	5	3	2	2	7	640	8	5,116	304													
8	Subsurface Drip	0.81	GC & Shrubs	Low	0.20	Sandy Clay Loam	0.33	Full Sun	North	1.00	1.0%	15	0.44	9	13	17	20	26	29	33	32	26	19	12	9	8	3,682	8	29,453	1,750												
9	R-Van Spray	0.75	Turf	High	0.50	Sandy Clay Loam	0.33	Full Sun	Southwest	1.00	1.0%	15	0.98	12	16	22	25	32	36	41	40	33	23	15	11	9	4,576	10	45,759	1,007												
10	Subsurface Drip	0.81	GC & Shrubs	Low	0.50	Sandy Clay Loam	0.33	Part Shade	Southwest	1.00	1.0%	15	0.45	23	32	43	50	63	72	81	79	65	47	29	22	10	9,095	6	54,572	1,297												
11	R-Van Spray	0.75	Turf	High	0.50	Sandy Clay Loam	0.33	Full Sun	Southwest	1.00	1.0%	15	1.02	11	15	20	23	30	34	38	37	31	22	14	10	11	4,281	14	59,537	1,319												
12	Subsurface Drip	0.81	Turf	High	0.20	Sandy Clay Loam	0.33	Full Sun	Southwest	1.00	1.0%	15	0.86	5	7	9	10	13	15	17	16	14	10	6	5	12	1,881	4	7,523	447												
13	R-Van Spray	0.75	Turf	High	0.50	Sandy Clay Loam	0.33	Full Sun	Southwest	1.00	1.0%	15	0.86	13	18	24	28	35	40	45	44	37	26	16	12	13	5,104	19	96,972	2,134												
14	RWS Bubbler	0.81	Trees	Moderate	0.50	Sandy Clay Loam	0.33	Full Sun	Southwest	1.00	1.0%	15	2.07	5	7	9	11	14	15	17	17	14	10	6	5	14	1,953	7	13,674	325												
15	R-Van Spray	0.75	Turf	High	0.50	Sandy Clay Loam	0.33	Full Sun	Southwest	1.00	1.0%	15	0.98	12	16	22	25	32	36	41	39	33	23	14	11	15	4,560	20	61,201	2,007												
														Monthly Evapotranspiration Rate												2.1	2.9	3.9	4.5	5.7	6.5	7.3	7.1	5.9	4.2	2.6	2.0	Totals	58,867	122	495,697	14,345

Run Time Formula = 2 * (60 * E.T. MONTH) * PLANT FACTOR * EXPOSURE FACTOR / (PRECIPITATION RATE * NO. OF DAYS * IRRIGATION FACTOR)
Infiltration Rate and Slope shown for reference only.

54.7 Annual Evapotranspiration Rate (Eto)

NOTE:

- The water schedules are provided as guidelines only and are to be modified according to individual plant needs and as the weather or water requirements change.
- It is based on the monthly evapotranspiration rates for City of Upland, CA.
- Contractor to verify run times with actual field conditions, adjust controller as needed, monitor schedule during the maintenance period, and verify controller settings with the manufacturer's representative for this region.
- This schedule does not account for multiple run or soak cycles within the same day. Contractor to adjust the program as needed to eliminate water run-off.

CONTROLLER WATER SCHEDULE - ESTABLISHED LANDSCAPE

Valve #	Equipment	I.E.	Plant Material	Water Use	K.I.	Soil Type	Infiltration Rate Inches Per Hour	Sun Amount	Sun Exposure	Exposure Factor	Slope Percent	# of Days	P.R.	AVERAGE DAILY RUN TIMES (MINUTES)												Valve #	Total Annual Minutes	Valve G.P.M.	Total Annual Gallons	Valve Area Sq. Ft.
														Min. a Day Jan.	Min. a Day Feb.	Min. a Day Mar.	Min. a Day Apr.	Min. a Day May.	Min. a Day June.	Min. a Day July.	Min. a Day Aug.	Min. a Day Sep.	Min. a Day Oct.	Min. a Day Nov.	Min. a Day Dec.					
1	Subsurface Drip	0.81	GC & Shrubs	Low	0.20	Sandy Clay Loam	0.33	Part Sun	North	1.00	0.01	15	1.85	1	2	2	3	3	4	4	4	3	2	1	1	1	438	1	438	52
2	Subsurface Drip	0.81	GC & Shrubs	Low	0.20	Sandy Clay Loam	0.33	Full Sun	Southwest	1.00	0.01	15	0.48	4	6	8	9	12	13	15	15	12	9	5	4	2	1,679	6	10,073	1,197
3	Subsurface Drip	0.81	GC & Shrubs	Low & Moderate	0.50	Sandy Clay Loam	0.33	Full Sun	Southwest	1.00	0.01	15	0.40	13	18	24	27	35	40	45	43	36	26	16	12	3	5,007	4	20,028	952
4	Subsurface Drip	0.81	GC & Shrubs	Low	0.20	Sandy Clay Loam	0.33	Part Shade	Southwest	1.00	0.01	15	0.58	4	5	7	8	10	11	12	12	10	7	4	3	4	1,397	1	1,397	166
5	RWS Bubbler	0.81	Trees	Moderate	0.50	Sandy Clay Loam	0.33	Full Sun	Southwest	1.00	0.01	15	1.93	3	4	5	6	7	8	9	9	8	5	3	3	5	1,052	2	2,104	100
6	R-Van Spray	0.75	Turf	High	0.20	Sandy Clay Loam	0.33	Full Sun	Southwest	1.00	0.01	15	0.90	2	3	5	5	7	8	9	8	7	5	3	2	6	975	12	11,706	1,288
7	Subsurface Drip	0.81	Turf	High	0.20	Sandy Clay Loam	0.33	Full Sun	Southwest	1.00	0.01	15	2.53	1	1	2	2	3	3	3	2	2	1	1	1	7	320	8	2,568	304
8	Subsurface Drip	0.81	GC & Shrubs	Low	0.20	Sandy Clay Loam	0.33	Full Sun	North	1.00	0.01	15	0.44	5	7	9	10	13	15	16	16	13	9	6	4	8	1,841	8	14,726	1,750
9	R-Van Spray	0.75	Turf	High	0.50	Sandy Clay Loam	0.33	Full Sun	Southwest	1.00	0.01	15	0.98	6	8	11	13	16	18	20	20	16	12	7	6	9	2,288	10	22,880	1,007
10	Subsurface Drip	0.81	GC & Shrubs	Low	0.50	Sandy Clay Loam	0.33	Part Shade	Southwest	1.00	0.01	15	0.45	12	16	22	25	32	36	40	39	33	23	14	11	10	4,548	6	27,286	1,297
11	R-Van Spray	0.75	Turf	High	0.50	Sandy Clay Loam	0.33	Full Sun	Southwest	1.00	0.01	15	1.02	5	8	10	12	15	17	19	19	15	11	7	5	11	2,141	14	29,969	1,319
12	Subsurface Drip	0.81	Turf	High	0.20	Sandy Clay Loam	0.33	Full Sun	Southwest	1.00	0.01	15	0.86	2	3	4	5	7	8	8	8	7	5	3	2	12	940	4	3,762	447
13	R-Van Spray	0.75	Turf	High	0.50	Sandy Clay Loam	0.33	Full Sun	Southwest	1.00	0.01	15	0.86	7	9	12	14	18	20	23	22	18	13	8	6	13	2,552			

MULCH NOTE:
 CONTRACTOR SHALL INSTALL A 3" LAYER OF CHIPPED MULCH IN ALL SHRUB AREAS. MULCH SHALL BE "WALK ON CHIPS" AS MADE BY EARTHWORKS, RIVERSIDE, CA. CONTACT LEFO PHORORO (951) 782-0260. SUBMIT SAMPLE OF ANY ALTERNATIVE MATERIAL PRIOR TO PURCHASE AND/OR PLACEMENT FOR OWNER'S REPRESENTATIVE'S APPROVAL.

LIMIT OF WORK

TREE NOTE:
 60" BOX MAGNOLIA TREES MUST BE PLANTED PRIOR TO PAVING.

PLANTING LEGEND:

SYMBOL	CODE	BOTANICAL NAME	COMMON NAME	SIZE	SPACING	COMMENTS	W. U.	WUCOLS	QTY	DETAIL
TREES										
•	T-01	CERCIS OCCIDENTALIS	WESTERN REDBUD	36" BOX	PER PLAN	STANDARD	L	ZONE 4	2	AL-4.3
▲	T-02	CITRUS X LIMON 'EUREKA'	EUREKA LEMON	15 GAL.	PER PLAN	STANDARD	M	ZONE 4	8	AL-4.3
◻	T-03	CITRUS X MEYERI	MEYER LEMON	15 GAL.	PER PLAN	STANDARD	M	ZONE 4	5	AL-4.3
+	T-04	MAGNOLIA X 'SAMUEL SOMMER'	SOUTHERN MAGNOLIA	60" BOX	PER PLAN	STANDARD	M	ZONE 4	2	BL-4.3
EXISTING TREES TO REMAIN										
□	XT-01	PINUS CANARIENSIS	CANARY ISLAND PINE	EXISTING TO REMAIN					6	
○	XT-02	QUERCUS AGRIFOLIA	COAST LIVE OAK	EXISTING TO REMAIN					1	
SHRUBS										
△	BM	BUXUS MICROPHYLLA JAPONICA	JAPANESE BOXWOOD	15 GAL.	36" O.C.	---	M	ZONE 4	40	D/L-4.3
○	CE2	CARPENTERIA CALIFORNICA 'ELIZABETH'	ELIZABETH BUSH ANEMONE	5 GAL.	36" O.C.	---	L	ZONE 4	24	D/L-4.3
●	CP	CISTUS X PULVERULENTUS 'SUNSET'	SUNSET ROCKROSE	5 GAL.	36" O.C.	---	L	ZONE 4	25	D/L-4.3
○	JE	JUNCUS PATENS 'ELK BLUE'	SPREADING RUSH	5 GAL.	PER PLAN	---	L	ZONE 4	10	D/L-4.3
○	MD	MUHLBERGIA DUBIA	PINE MUHLY	5 GAL.	PER PLAN	---	L	ZONE 4	31	D/L-4.3
○	PC2	PRUNUS CAROLINIANA 'COMPACTA'	COMPACT CAROLINA CHERRY LAUREL	15 GAL.	36" O.C.	---	M	ZONE 4	19	D/L-4.3
○	RI	ROSA FLORIBUNDA 'ICEBERG'	ICEBERG ROSE	5 GAL.	30" O.C.	---	L	ZONE 4	30	D/L-4.3
○	SC	SALVIA CLEVELANDII	CLEVELAND SAGE	5 GAL.	48" O.C.	---	L	ZONE 4	17	D/L-4.3
EXISTING SHRUBS TO REMAIN										
○	XS-01	BOUGAINVILLEA		EXISTING TO REMAIN						
GROUND COVER										
AM	AM	ACHILLEA X 'MOONSHINE'	MOONSHINE YARROW	1 GAL.	18" O.C.	---	L	ZONE 4	173	E/L-4.3
CD	CD	CAREX DIVULSA	EUROPEAN GREY SEDGE	1 GAL.	18" O.C.	---	L	ZONE 4	314	E/L-4.3
CC	CC	CEANOTHUS X 'CENTENNIAL'	CENTENNIAL WILD LILAC	5 GAL.	36" O.C.	---	L	ZONE 4	29	E/L-4.3
DL	DL	DIANELLA REVOLUTA 'DR5000'	LITTLE REV™ FLAX LILY	1 GAL.	18" O.C.	---	L	ZONE 4	301	E/L-4.3
EC	EC	ELYMUS CONDENSATUS 'CANYON PRINCE'	CANYON PRINCE WILD RYE	5 GAL.	36" O.C.	---	L	ZONE 4	80	E/L-4.3
EW	EW	ERIOGONUM FASCICULATUM 'WARRINER LYTLE'	WARRINER LYTLE CALIFORNIA BUCKWHEAT	1 GAL.	30" O.C.	---	VL	ZONE 4	98	E/L-4.3
FM	FM	FESTUCA ARUNDINACEA 'MARATHON II'	MARATHON II FESCUE	SOD-BIG ROLL (42" X 105')	---	---	H	ZONE 4	8,476 SF	
LF	LF	LEPECHINIA FRAGRANS	ISLAND PITCHERSAGE	5 GAL.	36" O.C.	---	L	ZONE 4	23	E/L-4.3
ML	ML	MULCH @ CITRUS GROVE	3" THICK	---	COMPLETE COVERAGE	AVAILABLE FROM SOCIAL MULCH			1,470 SF	
PC	PC	PENSTEMON CENTRANTHIFOLIUS	SCARLET BUGLER	1 GAL.	24" O.C.	---	L	ZONE 4	37	E/L-4.3
SS	SS	SALVIA SPATHACEA	HUMMINGBIRD SAGE	1 GAL.	18" O.C.	---	M	ZONE 4	167	E/L-4.3
TL	TL	TEUCRIUM X LUCIDRYS	HEDGE GERMANDER	1 GAL.	18" O.C.	---	L	ZONE 4	57	E/L-4.3
ZE	ZE	ZAUSCHNERIA CALIFORNICA 'EVERETT'S CHOICE'	EVERETT'S CHOICE CALIFORNIA FUCHSIA	1 GAL.	18" O.C.	---	L	ZONE 4	85	E/L-4.3
ZR	ZR	ZEPHYRANTHES CANDIDA	RAIN LILY	1 GAL.	12" O.C.	---	L	ZONE 4	46	E/L-4.3

N. 2ND AVENUE

MATCHLINE - SEE SHEET L-4.2

LIMIT OF WORK

PLANTING NOTES:

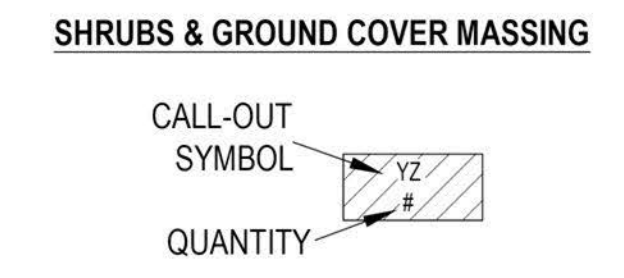
- SHRUB LAYOUT AS SHOWN ON PLAN INDICATES "SHRUB MASSES." QUANTITIES ARE AS SHOWN ON PLAN, ON-CENTER SPACING AS SHOWN ON LEGEND. CONTRACTOR TO VERIFY QUANTITIES BASED ON SPACING AND ADD ADDITIONAL PLANT MATERIAL (AT NO ADDITIONAL COST TO THE OWNER) REQUIRED TO MAINTAIN DESIGN INTENT DUE TO EXISTING SITE CONDITIONS NOT ANTICIPATED DURING DESIGN. LAYOUT/SPACING WILL EITHER BE TRIANGULAR OR LINEAR AS SHOWN ON PLAN OR LEGEND. LANDSCAPE ARCHITECT TO APPROVE FINAL LAYOUT IN FIELD PRIOR TO INSTALLATION.
- CONTRACTORS SHALL NOTIFY THE LANDSCAPE ARCHITECT OF SITE CONDITIONS WHICH PREVENT INSTALLATION PER PLANS AND SPECIFICATIONS.
- CONTRACTOR SHALL BE LIABLE FOR REMOVING AND RE-INSTALLING IRRIGATION EQUIPMENT, AND REPLANTING AREAS WHICH ARE NOT INSTALLED PER PLAN AND SPECIFICATIONS.
- REFER TO PLANTING SPECIFICATIONS FOR INSPECTION/CERTIFICATION SCHEDULE.
- IRRIGATION SYSTEM SHALL BE INSTALLED AND OPERATIONAL PRIOR TO INSTALLATION OF PLANT MATERIALS.
- TREES AND SHRUBS SHALL BE PLANTED AFTER CONCRETE PLACEMENT, BUT NOT BEFORE IRRIGATION COVERAGE TEST NO. 1 HAS BEEN APPROVED. (SEE SPECIFICATIONS).
- PLACE TREES BETWEEN IRRIGATION HEADS WHEREVER POSSIBLE.
- LANDSCAPE CONTRACTOR SHALL TAKE FOUR (4) SOIL SAMPLES FROM THE SITE AT LOCATIONS APPROVED BY THE LANDSCAPE ARCHITECT. THE SAMPLES SHALL BE TAKEN AT A DEPTH OF 12" AFTER ROUGH GRADING AND SUBMITTED TO AN APPROVED SOIL AND PLANT LABORATORY FOR AGRICULTURAL SUITABILITY TESTING. THE COST OF TESTING SHALL BE INCLUDED IN THE CONTRACTOR'S BID.
- THE RECOMMENDATIONS OF THE SOIL REPORT SHALL SUPERSEDE THE SOIL PREPARATION AND BACKFILL MIX SPECIFICATIONS (SEE SPECIFICATIONS). THE CONTRACTOR SHALL SUBMIT A COPY OF ALL SOILS REPORTS TO THE LANDSCAPE ARCHITECT PRIOR TO MODIFICATION OF THESE SPECIFICATIONS.
- SHREDDED MULCH INSTALLATION: INSTALL SHREDDED MULCH IN ALL SHRUB AND GROUND COVER AREAS PER SPECIFICATIONS UNLESS OTHERWISE INDICATED ON PLANS.
- CONTRACTOR IS RESPONSIBLE FOR ALL REPAIRS AND/OR REPLACEMENT OF ANY DAMAGED LANDSCAPE AREAS BEYOND THE LIMIT OF WORK, INCLUDING REPAIRING ANY IRRIGATION LINES/SPRINKLER HEADS, THAT IS A DIRECT RESULT OF THE LANDSCAPE CONSTRUCTION AND/OR HIS SUB-CONTRACTOR. REPLACEMENT ITEMS SHALL BE EXACT DUPLICATION OF ORIGINAL WORK OR PLANTS, UNLESS OTHERWISE APPROVED BY THE LANDSCAPE ARCHITECT.
- WHEREVER GROUND COVER AREAS ARE ADJACENT TO TURF INSTALL CONCRETE MOW STRIP OR HEADER BOARD AS INDICATED ON DRAWINGS.
- CLEAN-UP SHALL TAKE PLACE ON A DAILY BASIS UNLESS OTHERWISE APPROVED BY THE OWNER'S REPRESENTATIVE.
- IT IS THE CONTRACTOR'S RESPONSIBILITY TO MAINTAIN ALL GRADES AND FLOW LINES AS SHOWN ON THE GRADING PLAN. WHERE SOD IS TO BE INSTALLED ON A SWALE, THE FINISH GRADE MUST BE ADJUSTED SO THE SOD DOES NOT RESTRICT THE FLOW.

PLANT SPACING NOTE:
 SHRUB LAYOUT AS SHOWN ON PLAN INDICATES "SHRUB MASSES." QUANTITIES ARE AS SHOWN ON PLAN, ON-CENTER SPACING AS SHOWN ON LEGEND. CONTRACTOR TO VERIFY QUANTITIES BASED ON SPACING AND ADD ADDITIONAL PLANT MATERIAL, AT NO ADDITIONAL COST TO THE OWNER, AS REQUIRED TO MAINTAIN DESIGN INTENT DUE TO EXISTING SITE CONDITIONS NOT ANTICIPATED DURING DESIGN. LAYOUT/SPACING WILL EITHER BE TRIANGULAR OR LINEAR AS INDICATED ON PLAN OR LEGEND. LANDSCAPE ARCHITECT IS TO APPROVE FINAL LAYOUT IN FIELD PRIOR TO INSTALLATION.

AGRONOMICAL SOILS REPORT:
 CONTRACTOR SHALL BE PROVIDED A SOILS REPORT BY LANDSCAPE ARCHITECT. SEE DETAIL A, SHEET L-4.4. CONTRACTOR WILL ADD AMENDMENTS TO SOIL BASED ON SOILS REPORT. CONTRACTOR TO THEN TAKE AND PROVIDE A SECOND SOIL TEST AFTER AMENDMENTS ARE ADDED TO VERIFY AMENDMENTS ARE ADEQUATE.

LINEAR ROOT BARRIER NOTE:
 ALL TREES PLANTED WITHIN 5' OF ANY HARDSCAPE WILL REQUIRE LINEAR ROOT BARRIERS, TO BE PLACED ALONG CURBS, WALKS, AND WALLS. SEE DETAIL C, SHEET L-4.3, FOR LINEAR ROOT BARRIER PLACEMENT.

SYMBOL LEGEND:



PLAN CROSS REFERENCES:

- FOR NOTES AND LEGENDS, SEE THIS SHEET
- FOR PLANTING DETAILS, SEE SHEET L-4.3
- FOR AGRONOMICAL SOILS REPORT, SEE SHEET L-4.4
- FOR PLANTING BOOK SPECIFICATIONS
- FOR CORRESPONDING CONSTRUCTION PLAN SEE SHEET L-2.1
- FOR CORRESPONDING IRRIGATION PLAN SEE SHEET L-3.1

SHEET KEY:

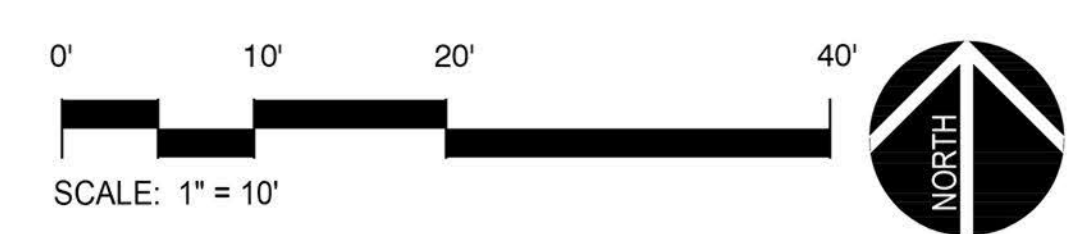
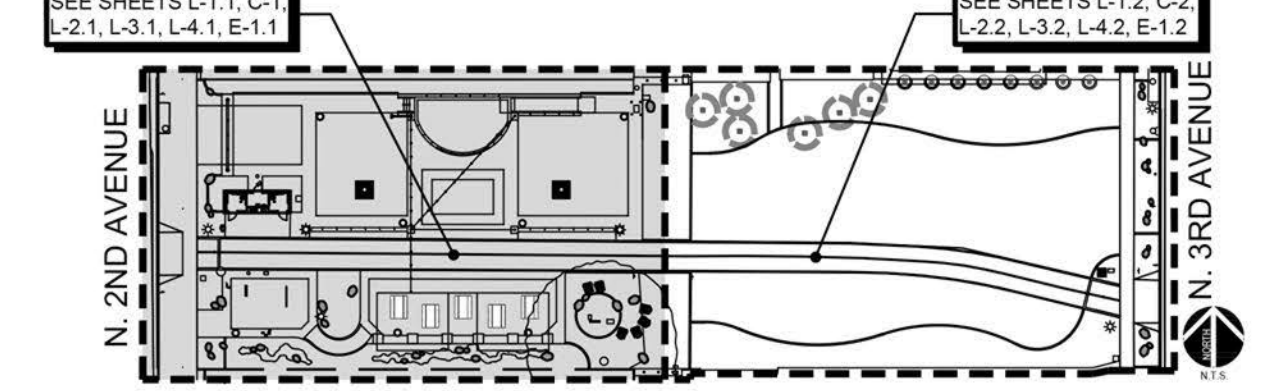


PHOTO SUBMITTAL NOTE:
 ALL PLANT MATERIAL, INCLUDING TREES, SHRUBS, AND VINES, SHALL BE INSPECTED AND APPROVED BY LANDSCAPE ARCHITECT, VIA PHOTO SUBMITTALS, PRIOR TO DELIVERY TO SITE. PHOTO SUBMITTALS SHALL INCLUDE NURSERY SUPPLIER AND DATE OF PHOTOS. ANY MATERIAL DELIVERED TO SITE WITHOUT APPROVAL IS SUBJECT TO REJECTION. PHOTO SUBMITTALS SHALL BE SENT TO LANDSCAPE ARCHITECT A MINIMUM OF 48 HOURS PRIOR TO SHIPMENT OF MATERIAL. SUBMITTALS SHOULD INCLUDE SOME TYPE OF SCALE REFERENCE IN PHOTO (I.E. PERSON, MEASURING TAPE, ETC.). TREES SHALL BE NOTED WITH HEIGHT (FROM FINISH GRADE IN CONTAINER) AND CANOPY HEAD SIZE. LANDSCAPE ARCHITECT SHALL BE NOTIFIED OF SCHEDULED NURSERY DELIVERY TIMES A MINIMUM OF 24 HOURS PRIOR TO SHIPMENT. REFER TO PLANTING SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS REGARDING QUALITY OF NURSERY STOCK.

MARK	DATE	INITIAL	DESCRIPTION	DATE	APP'VD
1	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024		

PLANS PREPARED BY

ARCHITERRA DESIGN GROUP
 LANDSCAPE ARCHITECTURE AND PLANNING
 10221-A TRADEMARK ST., RANCHO CUCAMONGA, CALIFORNIA 91730 | PH: (951) 484-2800



DRAWN BY: LV	APPROVED BY:
DESIGNED BY: GPD	FOR CITY ENGINEER R.C.E. 45702
CHECKED BY: JRC	RECOMMENDED BY:
RECOMMENDED BY:	RECOMMENDED BY:
ENGINEERING STAFF	LAND DEVELOPMENT & TRANSPORTATION

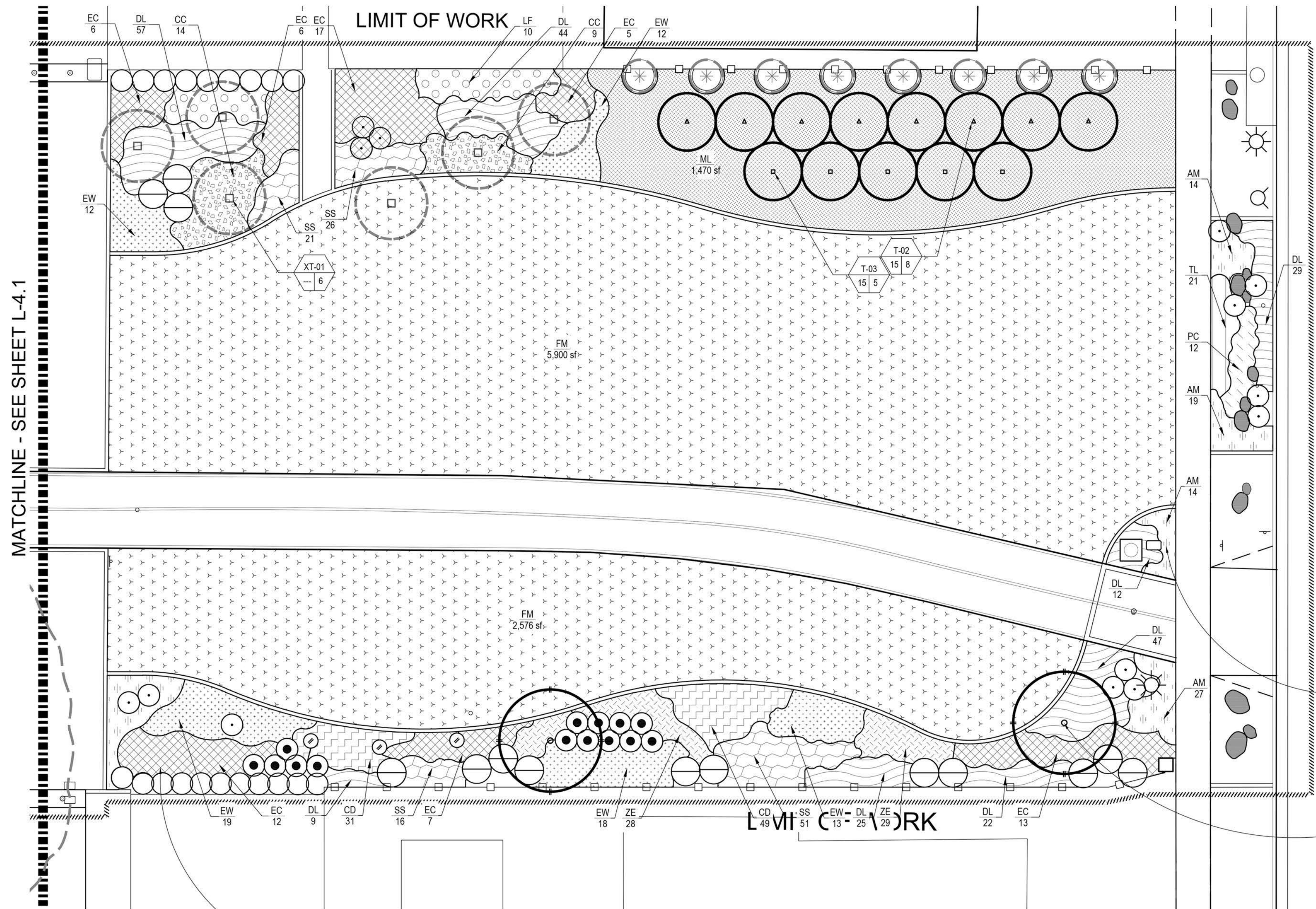
CITY OF UPLAND

TOM THOMAS MAGNOLIA PLAZA

PLANTING PLAN 1

ACCT 421-8203
 PROJECT NO. ADD. JOB 2236
 CITY JOB 82338

SHEET **L-4.1**
 28 OF 37 SHEETS
 DRAWING NO. LS23-08



N. 3RD AVENUE

MULCH NOTE:
CONTRACTOR SHALL INSTALL A 3" LAYER OF CHIPPED MULCH IN ALL SHRUB AREAS. MULCH SHALL BE "WALK ON CHIPS" AS MADE BY EARTHWORKS, RIVERSIDE, CA, CONTACT LEFO PHORORO (951) 782-0260. SUBMIT SAMPLE OF ANY ALTERNATIVE MATERIAL PRIOR TO PURCHASE AND/OR PLACEMENT FOR OWNER'S REPRESENTATIVE'S APPROVAL.

LINEAR ROOT BARRIER NOTE:
ALL TREES PLANTED WITHIN 5' OF ANY HARDSCAPE WILL REQUIRE LINEAR ROOT BARRIERS, TO BE PLACED ALONG CURBS, WALKS, AND WALLS. SEE DETAIL, SHEET L-4.3, FOR LINEAR ROOT BARRIER PLACEMENT.

PLANT SPACING NOTE:
SHRUB LAYOUT AS SHOWN ON PLAN INDICATES "SHRUB MASSES." QUANTITIES ARE AS SHOWN ON PLAN, ON-CENTER SPACING AS SHOWN ON LEGEND. CONTRACTOR TO VERIFY QUANTITIES BASED ON SPACING AND ADD ADDITIONAL PLANT MATERIAL, AT NO ADDITIONAL COST TO THE OWNER, AS REQUIRED TO MAINTAIN DESIGN INTENT DUE TO EXISTING SITE CONDITIONS NOT ANTICIPATED DURING DESIGN. LAYOUT/SPACING WILL EITHER BE TRIANGULAR OR LINEAR AS INDICATED ON PLAN OR LEGEND. LANDSCAPE ARCHITECT IS TO APPROVE FINAL LAYOUT IN FIELD PRIOR TO INSTALLATION.

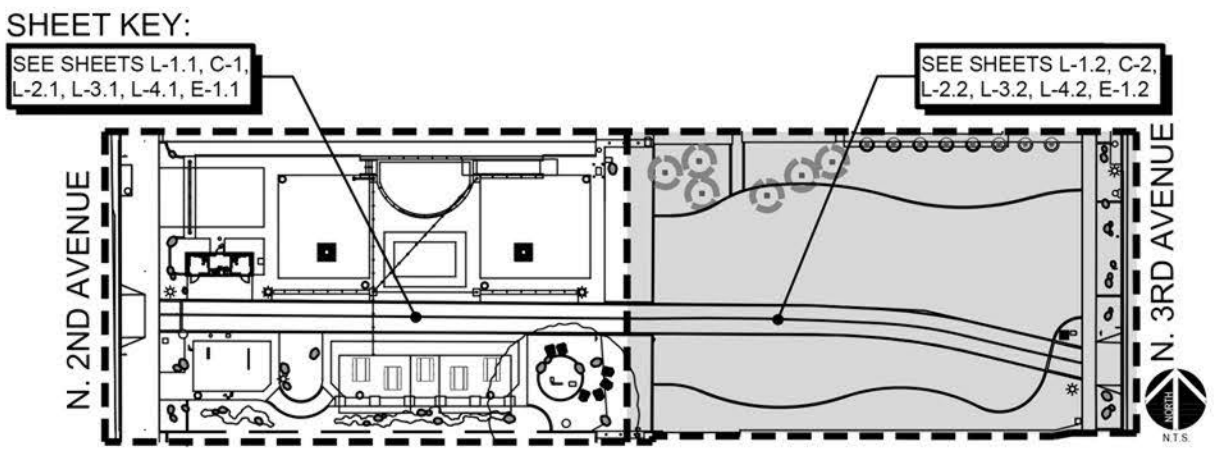
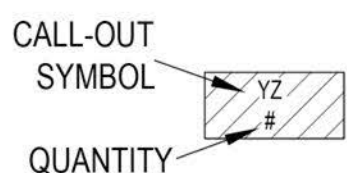


PHOTO SUBMITTAL NOTE:
ALL PLANT MATERIAL, INCLUDING TREES, SHRUBS, AND VINES, SHALL BE INSPECTED AND APPROVED BY LANDSCAPE ARCHITECT, VIA PHOTO SUBMITTALS, PRIOR TO DELIVERY TO SITE. PHOTO SUBMITTALS SHALL INCLUDE NURSERY SUPPLIER AND DATE OF PHOTOS. ANY MATERIAL DELIVERED TO SITE WITHOUT APPROVAL IS SUBJECT TO REJECTION. PHOTO SUBMITTALS SHALL BE SENT TO LANDSCAPE ARCHITECT A MINIMUM OF 48 HOURS PRIOR TO SHIPMENT OF MATERIAL. SUBMITTALS SHOULD INCLUDE SOME TYPE OF SCALE REFERENCE IN PHOTO (I.E. PERSON, MEASURING TAPE, ETC.). TREES SHALL BE NOTED WITH HEIGHT (FROM FINISH GRADE IN CONTAINER) AND CANOPY HEAD SIZE. LANDSCAPE ARCHITECT SHALL BE NOTIFIED OF SCHEDULED NURSERY DELIVERY TIMES A MINIMUM OF 24 HOURS PRIOR TO SHIPMENT. REFER TO PLANTING SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS REGARDING QUALITY OF NURSERY STOCK.

SYMBOL LEGEND:
SHRUBS & GROUND COVER MASSING



PLAN CROSS REFERENCES:
FOR NOTES AND LEGENDS, SEE SHEET L-4.1
FOR PLANTING DETAILS, SEE SHEET L-4.3
FOR AGRONOMICAL SOILS REPORT, SEE SHEET L-4.4
FOR PLANTING SPECIFICATIONS, SEE BOOK SPECIFICATIONS
FOR CORRESPONDING CONSTRUCTION PLAN SEE SHEET L-2.2
FOR CORRESPONDING IRRIGATION PLAN SEE SHEET L-3.2

BENCH MARK NO.
LOCATION:

MARK	DATE	INITIAL	DESCRIPTION	DATE	APPVD
1	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024		

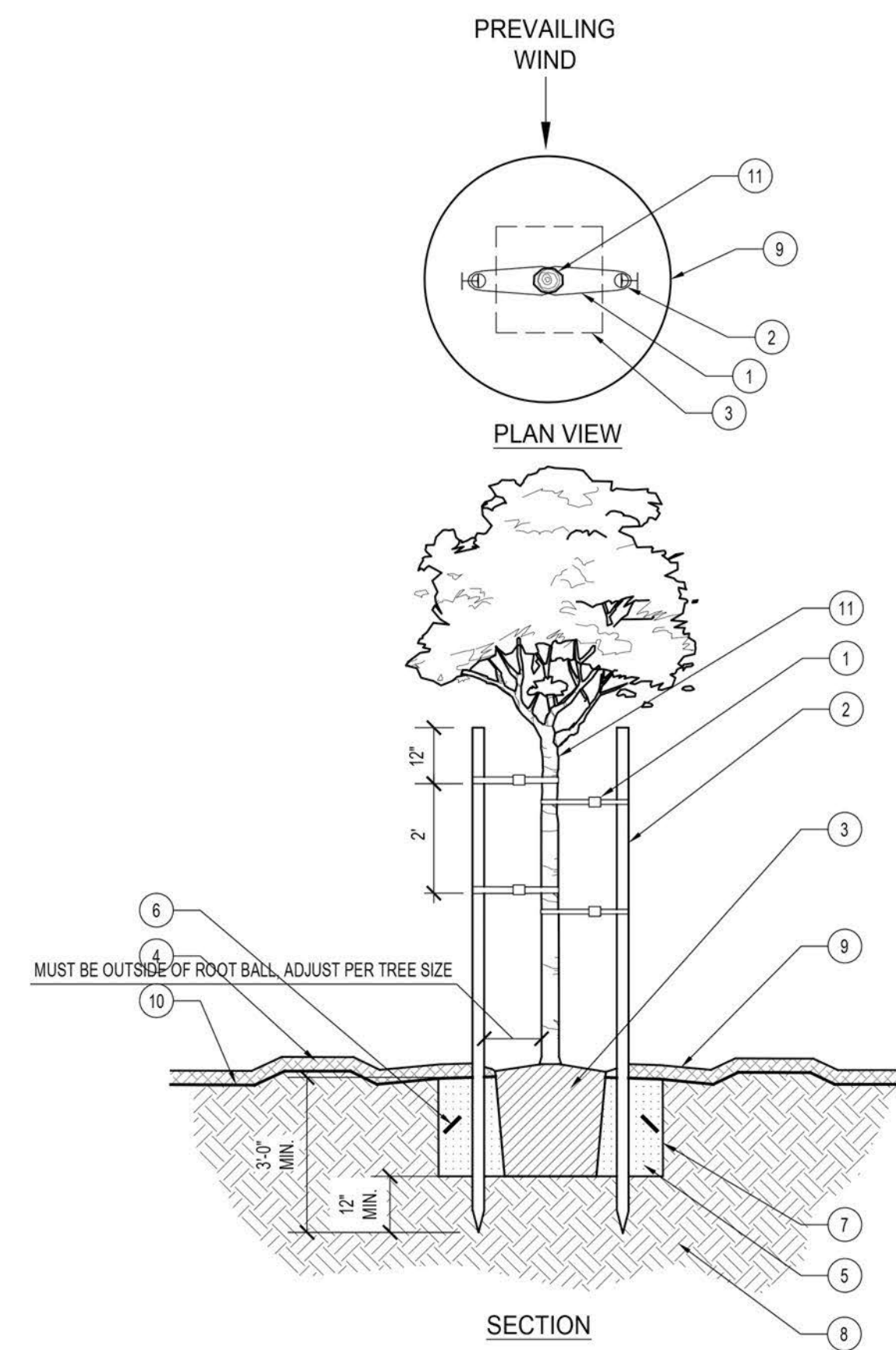
PLANS PREPARED BY



DRAWN BY:	LV	APPROVED BY:	
DESIGNED BY:	GPD	FOR CITY ENGINEER	DATE
CHECKED BY:	JRC	RECOMMENDED BY:	RECOMMENDED BY:
RECOMMENDED BY:		ENGINEERING STAFF	LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND
TOM THOMAS MAGNOLIA PLAZA
PLANTING PLAN 2

ACCT 421-8203
PROJECT NO. ADG JOB 2236
CITY JOB 82338
SHEET L-4.2
29 OF 37 SHEETS
DRAWING NO. LS23-08

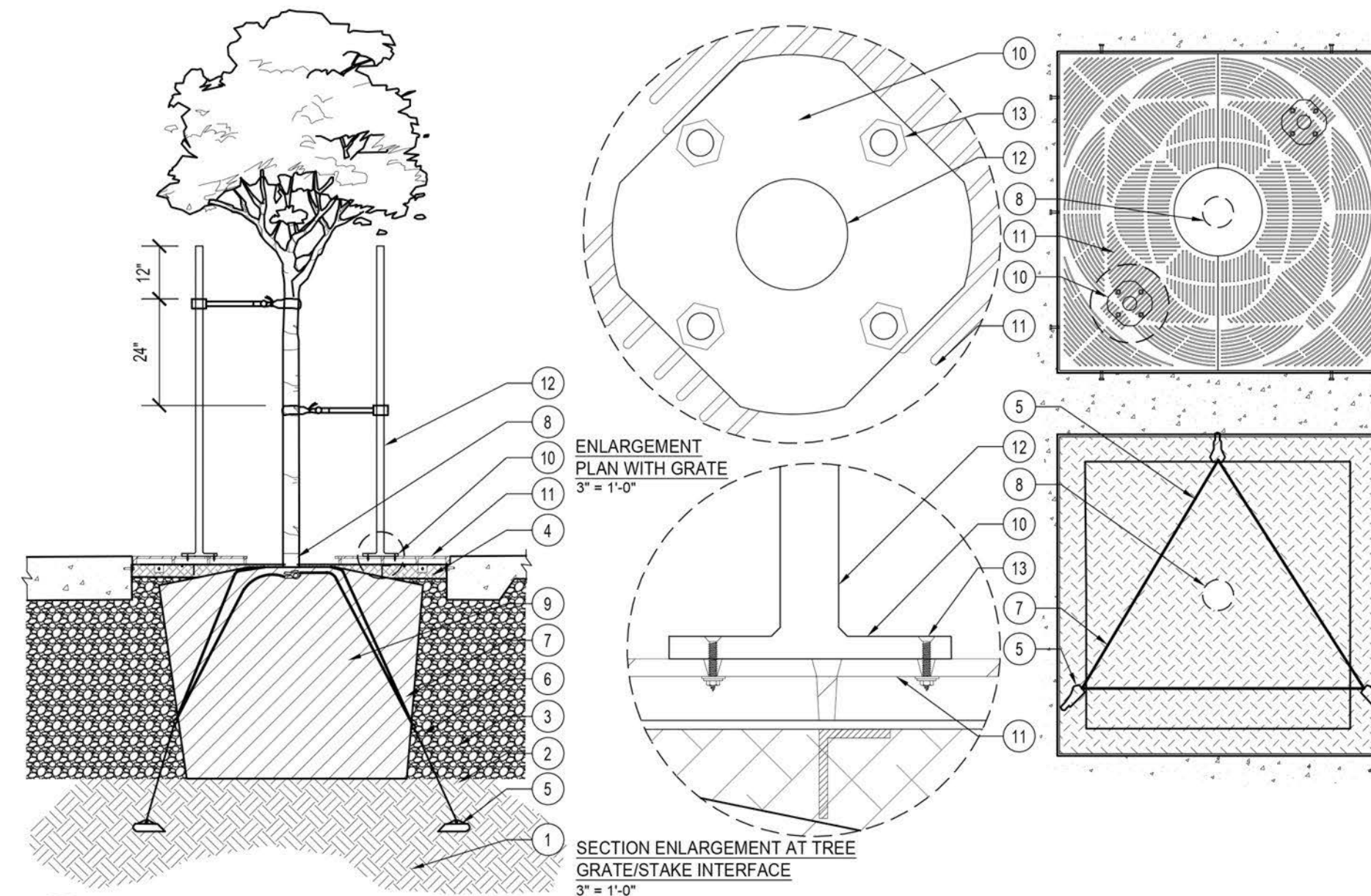


- LEGEND:**
1. "GINCH" TIE AS MANUFACTURED BY V.I.T. CO. (2) PER POLE. SEE SPECIFICATIONS. NAIL TO TREE STAKE w/ 1" GALV. ROOFING NAIL (4) REQUIRED.
 2. 2" DIA. x 10' LODGE POLE PINE TREE STAKE. (2) PER TREE. LOCATE OUTSIDE ROOT BALL.
 3. CONTAINER ROOT BALL. SET 2" ABOVE F.G.
 4. TEMPORARY 3" BERM TO FORM DEPRESSED WATERING BASIN. ALL SIDES.
 5. PREPARED BACKFILL MIX PER SOIL REPORT RECOMMENDATIONS.
 6. FERTILIZER TABLETS AND QUANTITY PER PLANTING SPECIFICATIONS.
 7. PLANT PIT TO BE TWICE THE ROOT BALL WIDTH AND FLUSH WITH THE BOTTOM OF THE ROOT BALL PER PLANTING SPECIFICATIONS.
 8. UNDISTURBED NATIVE SOIL.
 9. MULCH LAYER. SEE PLANTING PLAN FOR TYPE AND THICKNESS. USE WOOD MULCH WITH 3"-0" DIA. IN TURF AREAS.
 10. FINISH GRADE.
 11. TREE PER PLANTING PLAN.

- NOTES:**
- UNTANGLE MATTED ROOTS BY LOOSENING ALL ROOTS AT EDGE OF ROOT BALL w/ WATER FROM HOSE. DO NOT CRACK ROOT BALL.
 - PLACE FERTILIZER TABS IN PLANT PIT PRIOR TO PLANTING FOR OBSERVATION PURPOSES.
 - SET STAKES PERPENDICULAR TO PREVAILING WINDS. DO NOT STAKE THROUGH ROOTBALL.

A DOUBLE STAKE TREE PLANTING FOR 15-GAL. TO 36" BOX SIZE

SCALE: 3/8" = 1'-0" REFERENCE NUMBER: P-TOMT-58



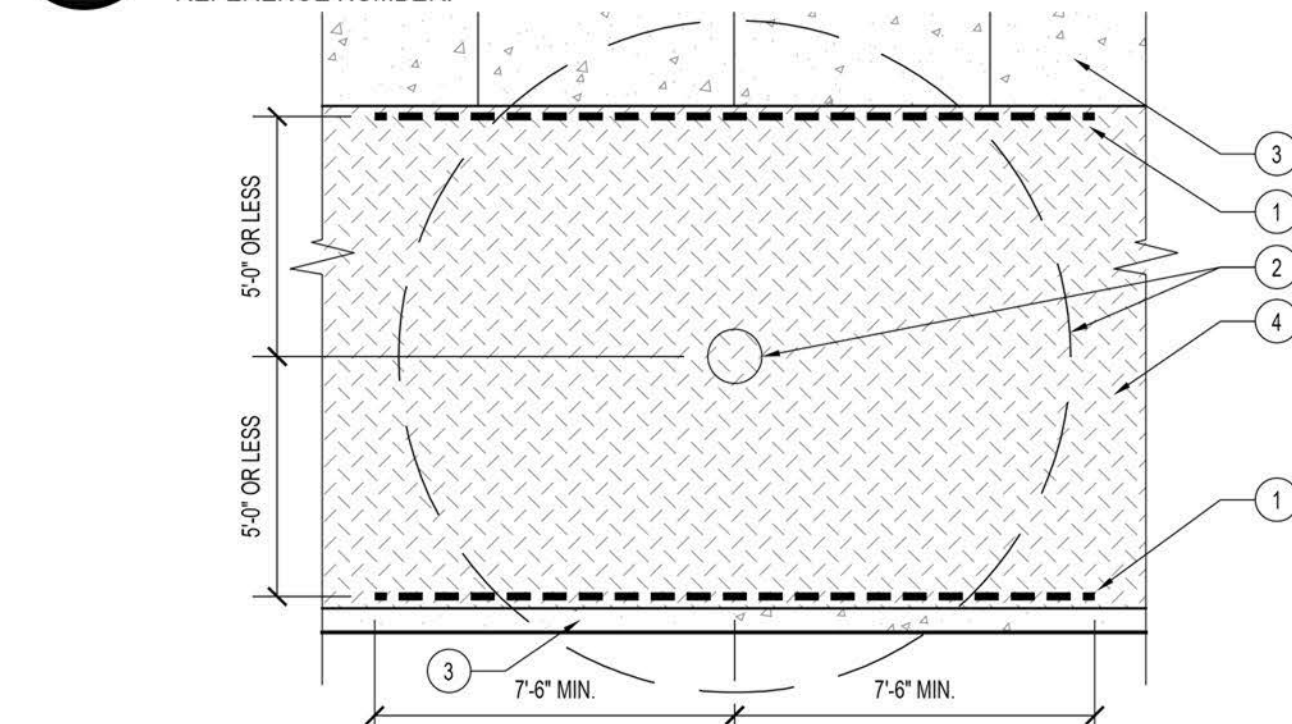
- LEGEND:**
1. COMPACTED SUB GRADE.
 2. PLANT PIT TO BE 2 TIMES THE WIDTH OF ROOT BALL. SET ROOT BALL AT UNDISTURBED NATIVE SUB-GRADE.
 3. BACKFILL PER PLAN.
 4. 3" MULCH LAYER.
 5. DUCKBILL EARTH ANCHORS® SEE SCHEDULE BELOW FOR MODEL #.
 6. STAINLESS STEEL GUY WIRES PER ROOT BALL MODEL TYPE REQUIRED.
 7. STRAP AND HAND RATCHET PER ROOT BALL KIT MODEL TYPE REQUIRED.
 8. TREE TRUNK.
 9. ROOT BALL.
 10. POWDER-COATED "MEGA GRATE STAKE" MOUNTING BRACKET.
 11. CAST IRON TREE GRATE (TREE GRATE PER CONSTRUCTION PLAN).
 12. 1 1/4" DIAMETER "MEGA GRATE STAKE". POWDER-COATED BLACK.
 13. (4) BOLTS 5/16" X 2" CARRIAGE BOLTS WITH NUT AND WASHER

- MODELS:**
- MODEL 40 RBK KIT - FOR TREES CALIPER TO 2" DIAMETER.
 - MODEL 68 RBK KIT - FOR TREES CALIPER TO 3" DIAMETER.
 - MODEL 88 RBK KIT - FOR TREES CALIPER TO 6" DIAMETER.

- NOTES:**
- INSTALL PER MANUFACTURER'S SPECIFICATIONS.
 - KEEP STRAPS CLEAR OF TRUNK.
 - REQUEST GRATE STAKE "HOLE ALIGNMENT TEMPLATE" IN ADVANCE.

B TREE AT TREE GRATE W/ ROOT BALL GUYING AND METAL STAKING - 60" BOX

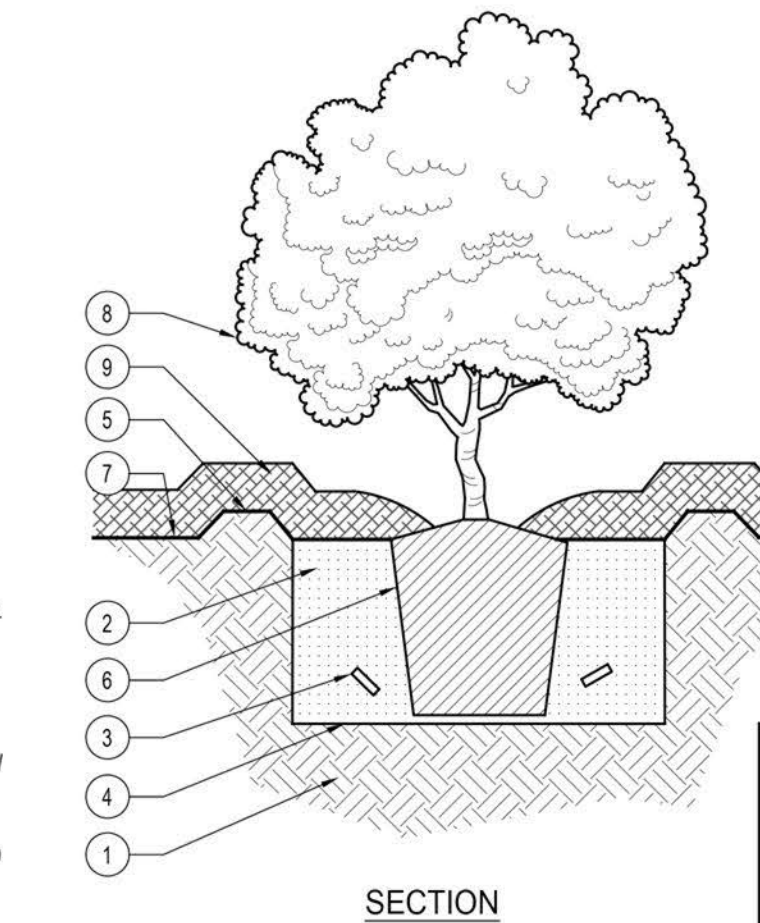
SCALE: 3/8" = 1'-0" REFERENCE NUMBER: S-PLA-TREE-17



- LEGEND:**
1. 24" DEEP x 0.080 THICK LINEAR-STYLE ROOT BARRIER. PLACE BARRIER IN TRENCH w/ THE VERTICAL RIBS FACING TOWARD TREE AND ALIGN IN A STRAIGHT FASHION. USE HARDSCAPE EDGE AS A GUIDE AND BACKFILL AGAINST THE BARRIER TO PROVIDE A CLEAN FIT. TOP OF BARRIER TO EXTEND TO 1" BELOW OF CURB OR WALK, OR 1" BELOW TOP OF MULCH LAYER OR FINISH GRADE (WHICHEVER IS HIGHEST).
 2. TREE TRUNK LOCATION (CANOPY SHOWN AS DASHED CIRCLE). TREE PER PLANTING PLAN.
 3. ADJACENT HARDSCAPE OR CURB PER PLAN.
 4. PLANTER AREA MULCH PER PLANTING PLAN.
 5. VERTICAL RIBS.
 6. COMPACTED SUB-GRADE.
 7. DOUBLE TOP EDGE.

C 24" DEEP TREE ROOT BARRIER

SCALE: 1/4" = 1'-0" REFERENCE NUMBER: S-PLA-TREE-15

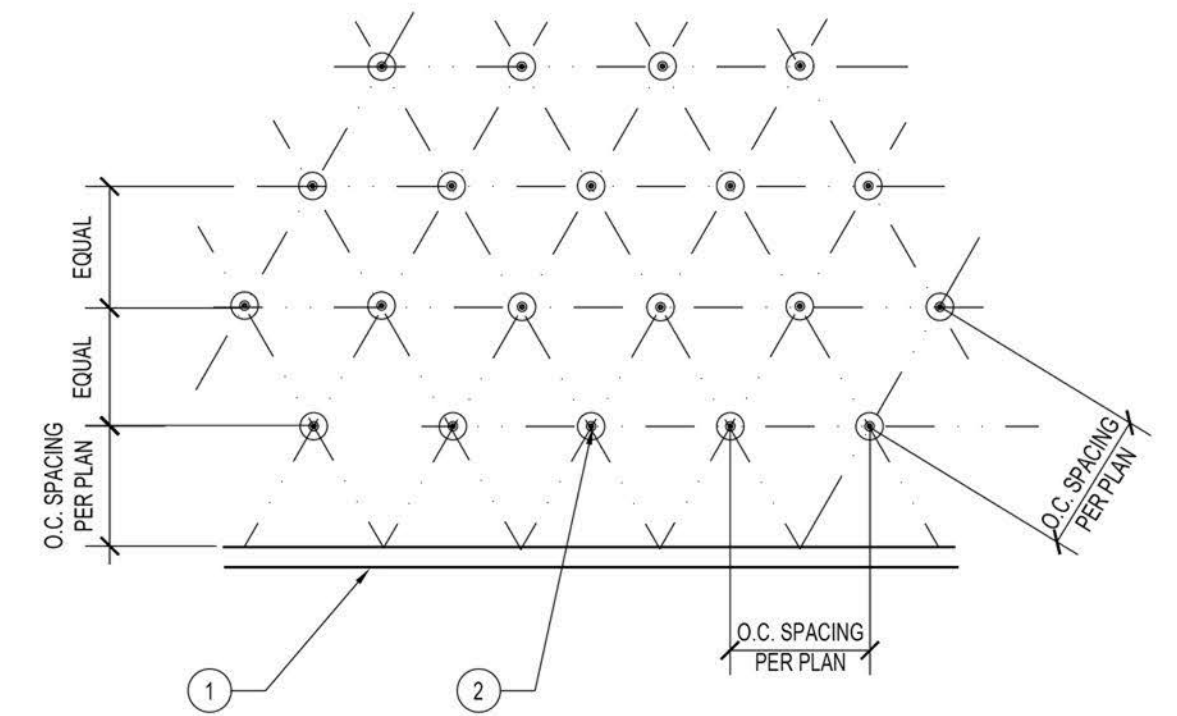


- LEGEND:**
1. UNDISTURBED NATIVE SOIL.
 2. BACKFILL MIX PER PLANTING SPECIFICATIONS.
 3. FERTILIZER TABLETS PER PLANTING SPECS.
 4. PLANT PIT TO BE TWICE ROOT BALL WIDTH AND FLUSH WITH THE BOTTOM OF THE ROOT BALL.
 5. 3" BERM TO FORM WATERING BASIN.
 6. ROOT BALL.
 7. FINISH GRADE.
 8. SHRUB PER PLANTING PLAN.
 9. MULCH LAYER. SEE PLANTING PLAN FOR TYPE AND THICKNESS.

- NOTES:**
- UNTANGLE MATTED ROOTS BY LOOSENING ALL ROOTS AT EDGE OF ROOT BALL w/ WATER FROM HOSE. DO NOT CRACK BALL OF ROOTS.
 - PLACE FERTILIZER TABS IN PLANT CONTAINER PRIOR TO PLANTING FOR OBSERVATION PURPOSES.

D SHRUB PLANTING

SCALE: 1" = 1'-0" REFERENCE NUMBER: S-PLA-SHRB-01



- LEGEND:**
1. BACK OF CURB OR EDGE OF PAVING.
 2. PLANT LOCATION.

- NOTES:**
- ALL SHRUBS AND GROUNDCOVER SHALL BE PLANTED AT EQUAL SPACING (TRIANGULAR) UNLESS OTHERWISE INDICATED ON PLANS. SEE PLANTING LEGEND FOR SPACING REQUIREMENTS.

E TRIANGULAR SHRUB & GROUNDCOVER SPACING

SCALE: 1 1/2" = 1'-0" REFERENCE NUMBER: S-PLA-GC-04



Know what's below. Call before you dig.

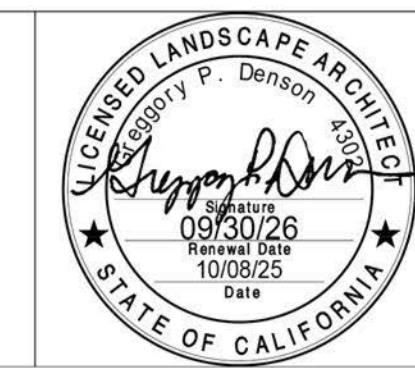
BENCH MARK NO. LOCATION:

ELEV.

REVISIONS						
MARK	DATE	INITIAL	DESCRIPTION	DATE	APPVD	
1	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024			

PLANS PREPARED BY

ARCHITERRA DESIGN GROUP
LANDSCAPE ARCHITECTURE AND PLANNING
10221-A TRADEMARK ST., RANCHO CUCAMONGA,
CALIFORNIA 91730 | PH: (659) 484-2800



DRAWN BY: _____

DESIGNED BY: GPD

CHECKED BY: JRC

RECOMMENDED BY: _____

APPROVED BY: _____

FOR CITY ENGINEER R.C.E. 45702 DATE _____

RECOMMENDED BY: _____

RECOMMENDED BY: _____

ENGINEERING STAFF LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND

TOM THOMAS MAGNOLIA PLAZA

PLANTING DETAILS

ACCT 421-8203
PROJECT NO. ADS JOB 2236
CITY JOB 82338

SHEET **L-4.3**
30 OF 37 SHEETS
DRAWING NO. LS23-08

Project : City of Upland - Tom Thomas Magnolia Pla
City of Upland
Job #: 2236

COMPREHENSIVE SOIL ANALYSIS

Report No : **23-180-0017**
Purchase Order : Clay Street - DR Horton
Date Recd : 06/29/2023
Date Printed : 07/07/2023
Page : 1 of 1

Sample Description - Sample ID	Half Sat %	pH	ECe dS/m	NO ₃ -N ppm	NH ₄ -N ppm	PO ₄ -P ppm	K ppm	Ca ppm	Mg ppm	Cu ppm	Zn ppm	Mn ppm	Fe ppm	Organic % dry wt.	Lab No.
	TEC	Qual Lime													
Site Soil	12	7.1	0.5	13	2	10	56	822	92	1.0	5.7	6	24	1.63	44845
	49	Low													

Saturation Extract Values							Gravel %		Percent of Sample Passing 2 mm Screen					USDA Soil Classification	Lab No.
Ca meq/L	Mg meq/L	Na meq/L	K meq/L	B ppm	SO ₄ meq/L	SAR	Coarse 5 - 12	Fine 2 - 5	Very Coarse 1 - 2	Coarse 0.5 - 1	Med. to Very Fine 0.05 - 0.5	Silt 0.02-05	Clay 0-.002		
4.2	2.0	1.4	0	0.09	0.5	0.8	30.4	21.0	23.8	21.4	35.2	12.0	7.6	Very Gravelly Loamy Sand	44845

Sufficiency factor (1.0=sufficient for average crop) below each nutrient value. N factor based on 200 ppm constant feed. SAR = Sodium adsorption ratio. Half Saturation %=approx field moisture capacity. Nitrogen(N), Potassium(K), Calcium(Ca) and Magnesium(Mg) by sodium chloride extraction. Phosphorus(P) by sodium bicarbonate extraction. Copper(Cu), Zinc(Zn), Manganese(Mn) & Iron(Fe) by DTPA extraction. Sat. ext. method for salinity (ECe as dS/m), Boron (B), Sulfate(SO₄), Sodium(Na). Gravel fraction expressed as percent by weight of oven-dried sample passing a 12mm (1/2 inch) sieve. Particle sizes in millimeters. Organic percentage determined by Walkley-Black or Loss on Ignition.
* LOW , SUFFICIENT , HIGH Page 4 of 4



Anaheim Office
Lab No: 23-180-0017
July 12, 2023

Archterra Design Group, Inc.
10221-A Trademark Street
Rancho Cucamonga, CA 91730

Project: City of Upland - Tom Thomas Magnolia Plaza City of Upland Job #: 2236

Attached are the results of the analysis performed on a soil sample that was collected from the above-mentioned project site from a 12-inch depth by the client and received by our laboratory on June 29, 2023. This sample was analyzed for nutrient levels, agricultural suitability, and physical characteristics in preparation for a new landscape installation.

Analytical Results and Recommendations

The reaction of the soil is slightly alkaline at 7.1 on the pH scale with qualitative lime favorably low. These levels are within the range preferred for most plants and no pH adjustment is suggested.

Salinity (ECe) and soluble sodium are safely low. The sodium present is properly balanced by calcium and magnesium with regard to soil structure and water infiltration, as indicated by the safe sodium adsorption ratio (SAR) of 0.8.

Boron is safely low for general ornamental plants and may be below optimum for plant nutritional purposes. Irrigation water in Southern California often supplies sufficient boron to meet plant nutritional requirements for that nutrient. However, if boron is low in the irrigation water and/or plants show symptoms of boron deficiency after they are well established, consider an application of a product containing boron at the manufacturer's label rate. Boron deficiency symptoms often include stunted or deformed younger growth and "tight" internodes.

In terms of fertility, nitrogen is moderately low. Phosphorus and potassium are low optimum. The remaining nutrients are well supplied.

The texture of the soil represented by this sample is 'very gravelly loamy sand' with gravel in the 2-12 mm range comprising over 51% of the soil by dry weight. This, in combination with a wide distribution of particle sizes in the sand category, indicates that the soil at this site may have a tendency to consolidate and compact. Soil physical properties can be improved by incorporating organic amendment at the provided rate and depth but only to a point. The estimated water infiltration rate, which may vary with the degree of soil compaction, is a moderately slow 0.17 inches per hour. Organic content is moderate at 1.63% on a dry weight basis.

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(714) 282-8777 • (714) 282-8575 fax
www.waypointanalytical.com
Page 1 of 4



Page 2
Archterra Design Group, Inc.
July 12, 2023

Recommendations for General Ornamentals

Surface Soil Preparation for General Ornamental Turf, Groundcover, and Mass Planting Areas

If feasible, prior to amending the areas where severe compaction exists, the surface soil should be ripped or tilled to a 9-inch depth. Uniformly broadcast and blend the following with existing soil to a 6-inch depth.

Materials	Amount per 1000 sq. ft.
**Nitrogen fortified organic amendment (compost* or redwood or fir sawdust)	4 cu. yards
15-15-15*	10 lbs.

**For all turf areas, limit the organic amendment rate to 3 cu. yards per 1000 sq. ft. to a depth of 6 inches.

*Rates and fertilizers may have to be adjusted depending on analysis of selected compost.

Tree and Shrub Planting Guidelines For General Ornamentals

- Excavate planting pits at least twice the diameter of the rootball.
- The top of the rootball should be at or slightly above final grade.
- Organic material is not required in the backfill; however, if you wish, the amended surface soil or a soil blend consisting of no more than 20% by volume organic matter can be placed in the upper 12 inches of backfill only. Soil below this depth should not contain any added organic matter because of the threat of plant disease and/or anaerobic soil conditions developing.
- Place slow release fertilizer tablets in the upper 12 inches of backfill at manufacturer's recommended rates. If fertilizer amended soil is used as a backfill the addition of slow release fertilizer tablets is not necessary.
- Do not cover the original rootball with other soil. Ideally, a temporary soil berm is often constructed around the outer edge of the rootball to help channel water into the rootball and then into surrounding soil until roots are established in the backfill and the rootball is no longer the sole source of water for the plant.
- Ideally, a weed and turf free zone, preferably 2-3 ft. in diameter, should be maintained just beyond the diameter of the planting hole. A 2-4 inch deep layer of coarse mulch can be placed around the tree or shrub; mulch should be kept a minimum 4-6 inches from the trunk.

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Page 2 of 4



Page 3
Archterra Design Group, Inc.
July 12, 2023

Maintenance Fertilization for General Ornamentals

For turf, groundcover, and mass planting areas, uniformly broadcast sulfur coated urea at a rate of 5 lbs. per 1000 sq. ft.. The first application should occur approximately 45 days after planting or after the first mowing in turf areas, with repeat applications every 60-90 days or as growth and color dictate. In early fall and spring, substitute a complete fertilizer such as 16-6-8, or equal, for the sulfur coated urea at the rate of 6 lbs. per 1000 sq. ft. to ensure continuing supplies of phosphorus and potassium. Tree and shrub plantings can be maintained with the above fertilizers; however, the frequency between applications should be every 120 days, with the first application 90 days after planting. Follow each fertilization with a thorough irrigation. When plants have become well established, fertilizer applications can be less frequent.

Recommendations for California Natives

Organic content can be improved through the incorporation of 2 cu. yards of nitrogen fortified organic amendment per 1000 sq. ft. incorporated to a depth of 6 inches. No additional amendments are suggested for these types of plants.

Tree & Shrub Planting Guidelines for California Natives

- Excavate planting pits at least twice the diameter of the rootball.
- The top of the rootball should be at or slightly above final grade.
- Organic material is not required in the backfill.
- Do not cover the original rootball with other soil. Ideally, a temporary soil berm is often constructed around the outer edge of the rootball to help channel water into the rootball and then into surrounding soil until roots are established in the backfill and the rootball is no longer the sole source of water for the plant.
- Ideally, a weed and turf free zone, preferably 2-3 ft. in diameter, should be maintained just beyond the diameter of the planting hole. A 2-4 inch deep layer of coarse mulch can be placed around the tree or shrub; mulch should be kept a minimum 4-6 inches from the trunk.

Maintenance Fertilization for California Natives

Maintenance fertilization for California natives should be based entirely on color and growth performance. When needed, native plants can be maintained by broadcasting sulfur coated urea at the rate of 2.5 lbs. per 1000 sq. ft.

If we can be of any further assistance, please feel free to contact us.

JK
Joe Kiefer, CCA

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Page 3 of 4



Know what's below.
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SOIL AGRONOMICAL REPORT

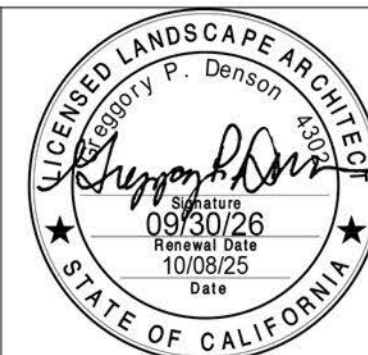
BENCH MARK NO. LOCATION:

ELEV.

REVISIONS					
MARK	DATE	INITIAL	DESCRIPTION	DATE	APPVD
1	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024		

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ARCHITERRA DESIGN GROUP
LANDSCAPE ARCHITECTURE AND PLANNING
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DRAWN BY: STAFF
DESIGNED BY: GPD
CHECKED BY: JRC
RECOMMENDED BY:

APPROVED BY:

FOR CITY ENGINEER
R.C.E. 45702

RECOMMENDED BY:

ENGINEERING STAFF

RECOMMENDED BY:

LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND
TOM THOMAS MAGNOLIA PLAZA
SOILS AGRONOMICAL REPORT

ACCT 421-8203

PROJECT NO. ADS JOB 2236
CITY JOB 82338

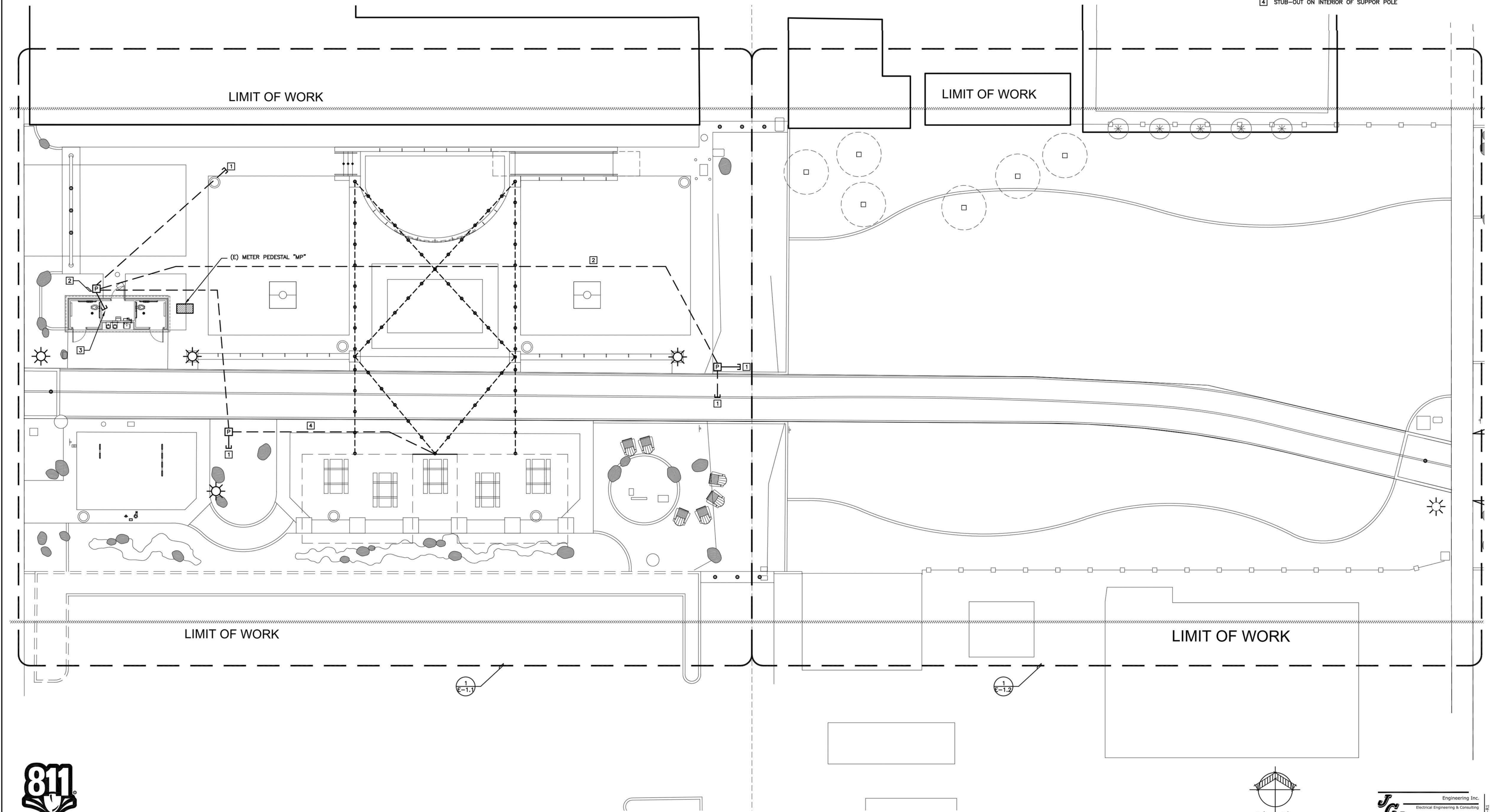
SHEET **L-4.4**

31 OF 37 SHEETS

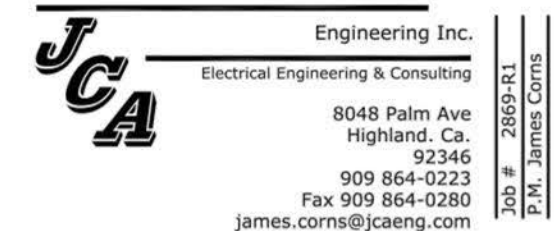
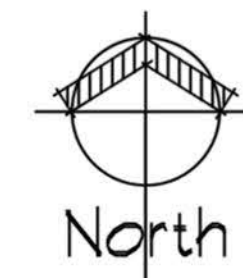
DRAWING NO. LS23-08

SITE LOW VOLTAGE NOTES:

- 1 (2) 1" C.O.
- 2 (1) 2" C.O.
(1) 1" C.O.
- 3 STUB-UP +6" IN STORAGE ROOM AND CAP OFF VERIFY STUB-UP LOCATION PRIOR TO ROUGH-IN.
- 4 STUB-OUT ON INTERIOR OF SUPPORT POLE



Know what's below.
Call before you dig.



ELECTRICAL SITE PLAN AND LOW VOLTAGE RACEWAY PLAN

SCALE
1"=10'-0" **1**

REVISIONS					
MARK	DATE	INITIAL	DESCRIPTION	DATE	APP'VD
▲	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024		

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DESIGNED BY: JJC
CHECKED BY: JJR
DATE: 07/30/2025

APPROVED BY: _____
FOR CITY ENGINEER
R.C.E. 45702
DATE: _____
RECOMMENDED BY: _____
RECOMMENDED BY: _____
ENGINEERING STAFF LAND DEVELOPMENT & TRANSPORTATION

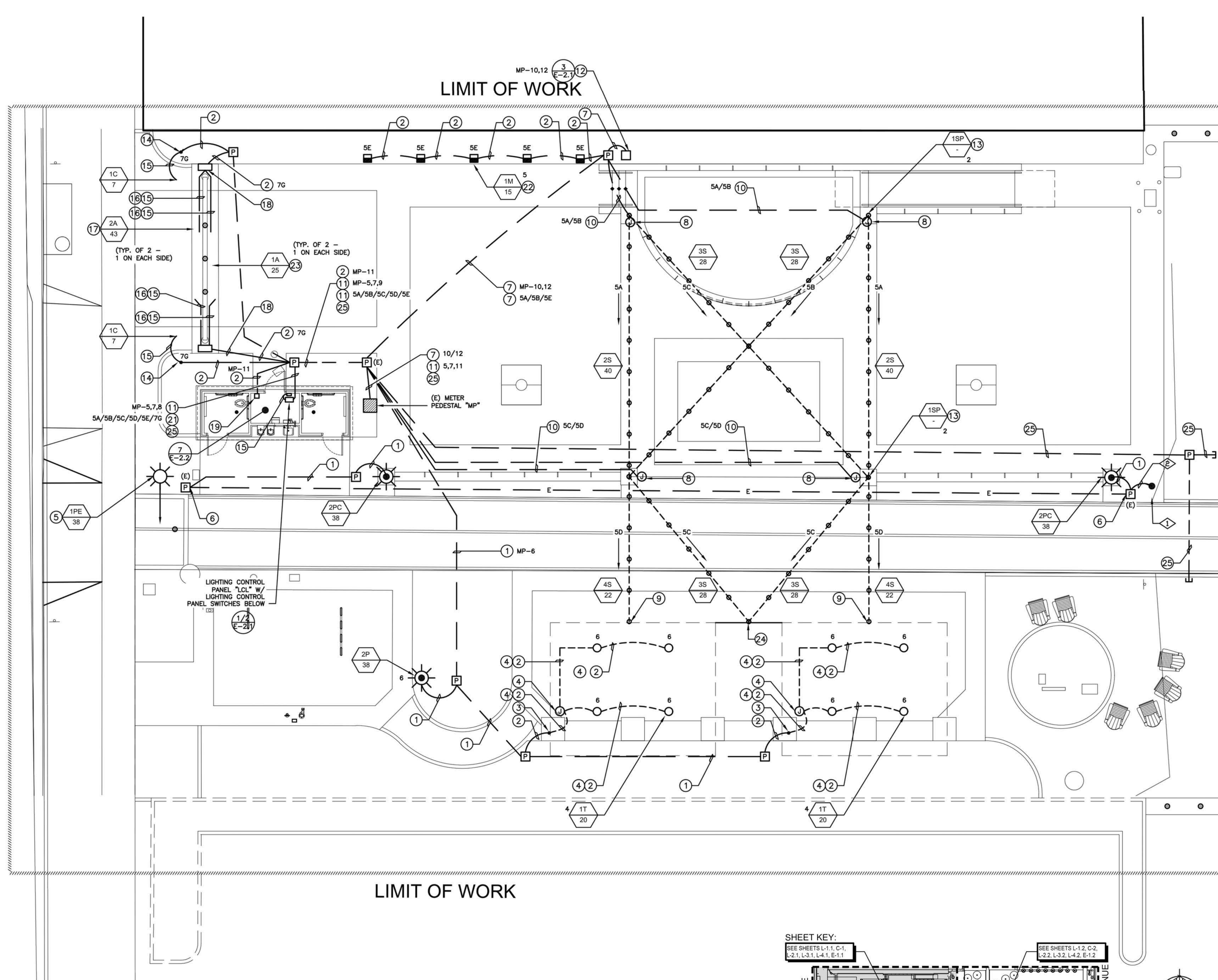
CITY OF UPLAND
TOM THOMAS MAGNOLIA PLAZA
ELECTRICAL SITE PLAN AND LOW VOLTAGE RACEWAY PLAN

PROJECT NO.
ADG JOB 2236
JCA JOB 2869-R1
CITY JOB 82338

SHEET
E-1.0
32 OF 37 SHEETS
DRAWING NO.
LS23-08

N. 2ND AVENUE

MATCHLINE SEE E-1.2



PLAN NOTES:

- 1 1" C. 2 #10 & 1 #10 E/G.
- 2 3/4" C. 2 #12 & 1 #12 E/G.
- 3 ROUTE CONCEALED IN FOOTING THEN EXPOSED UP NORTH SIDE OF SUPPORT POST.
- 4 MOUNT EXPOSED TO ROOF BEAMS VERIFY EXACT ROUTING PRIOR TO ROUGH-IN.
- 5 REMOVE EXISTING FIXTURE HEAD AND REPLACE W/ NEW AC SHOWN.
- 6 EXTEND EXISTING WALKWAY LIGHTING CIRCUIT TO NEW LIGHT FIXTURE AS SHOWN.
- 7 1" C. 4 #10 & 1 #10 E/G.
- 8 MOUNT TO POLE @ THREADED NIPPLE.
- 9 CONNECT TO SUPPORT LOOP ON SHADE STRUCTURE PROVIDED BY SHADE STRUCTURE MANUFACTURER.
- 10 1" C. 3 #12 & 1 #12 E/G.
- 11 1" C. 6 #10 & 1 #10 E/G.
- 12 PROVIDE POWER PEDESTAL VERIFY EXACT LOCATION PRIOR TO ROUGH-IN.
- 13 VERIFY EXACT LOCATION PRIOR TO ROUGH-IN.
- 14 POWER POST DRIVER ENCLOSURE MOUNTED FLUSH IN TURF FOR COLUMN UP LIGHT SEE LIGHTING FIXTURE SCHEDULE.
- 15 3/4" C. W/ REQUIRED LOW VOLTAGE CONDUCTORS.
- 16 MOUNT CONCEALED IN SUPPORT POST UP TO MOUNTING CHANNEL BELOW LETTING PROVIDED BY SIGN MANUFACTURER.
- 17 SURFACE MOUNT LIGHT FIXTURE IN LOWER CHANNEL CENTERED BELOW LETTERS. VERIFY PRIOR TO ROUGH-IN.
- 18 PROVIDE 12"x12"x6" (MIN.) FLUSH MOUNTED HINGED NEMA 3R LOCKABLE ENCLOSURE W/ LETTER UP LIGHT REMOTE DRIVER LOCATED ON INSIDE. VERIFY EXACT LOCATION PRIOR TO ROUGH-IN SEE LIGHTING FIXTURE SCHEDULE.
- 19 CONNECT TO IRRIGATION CONTROLLER VERIFY EXACT LOCATION PRIOR TO ROUGH-IN.
- 20 LIGHTING CONTROL ENCLOSURE.
- 21 1" C. 8 #10 & 1 #10 E/G.
- 22 MIDDLE LIGHT FIXTURE SHALL BE CENTER WITH ARTWORK ON WALL AND INSTALLED FIRST. ADDITIONAL LIGHT FIXTURES SHALL BE SPACED FROM MIDDLE LIGHT FIXTURE. VERIFY EXACT LOCATION PRIOR TO ROUGH-IN.
- 23 SURFACE MOUNT LIGHT FIXTURE IN UPPER CHANNEL CENTERED BELOW LETTERS. VERIFY PRIOR TO ROUGH-IN.
- 24 CONNECT TO MOUNTING LOOP OF SUPPORT CABLE BETWEEN SHADE STRUCTURES. FIELD VERIFY CONNECTION PRIOR TO ROUGH-IN.
- 25 1" C. 0.

DEMOLITION NOTES:

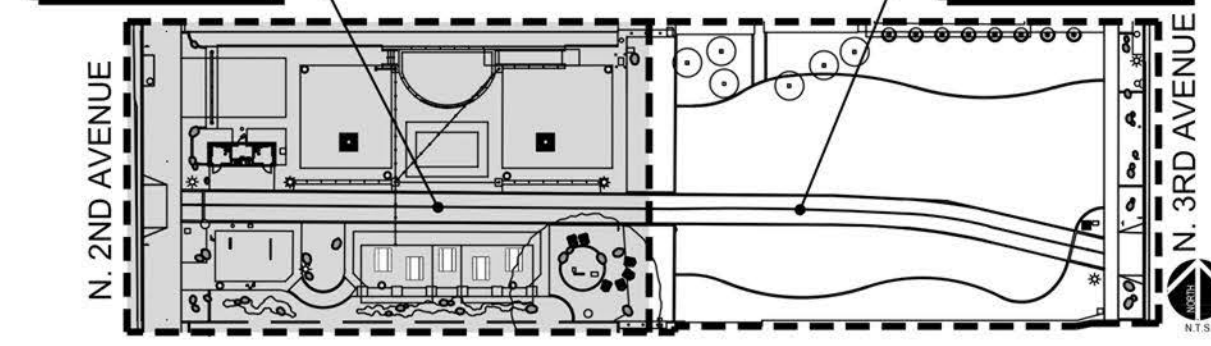
- 1 EXISTING LIGHT FIXTURE, POLE AND BASE TO BE REMOVED TURN OVER TO OWNER. DISPOSE OF BASE.
- 2 EXISTING CONDUIT REMOVE CONDUCTORS, CUT OFF CONDUIT +12" BELOW GRADE. CAP AND ABANDON IN PLACE.

EXISTING		LOCATION: WEST END OF SITE	BUS RATING	120/240V 1Ø 3W
PANEL MP			100 AMP	MOUNTING: PEDESTAL
LOCATION	VOLTS	AMPS	VA	LOCATION
(E) MAIN DISCONNECT	480	1	480	(E) RESTROOM BUILDING
(G) STRING/MURAL LIGHTING	288	5	232	FUTURE WALK/CANOPY LTG
(G) ENTRY SIGN LIGHTING	82	7	8	
(A) LIGHTING CONTROL PANEL	300	9	1000	POWER PEDESTAL
(B) IRRIGATION CONTROLLER	300	11	1000	POWER PEDESTAL
	588	382	5732	SUB TOTAL

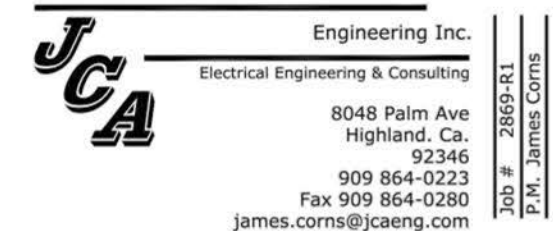
TOTAL CONNECTED VA	DETAIL #
= 12202 VA	(A) PROVIDE DIGITAL LIGHTING PANEL - REFER TO E-2.1 -
LCL 4202 VA @ 25% = 1050 VA	
TOTAL PANEL LOAD = 13252 VA	(D) PROVIDE NEW CIRCUIT BREAKER. MATCH EXISTING
FEEDER AMPS = 55.3 AMPS	(E) MANUFACTURER AND OPERATING CHARACTERISTICS
	(C) CONDUCTORS TO TIME SWITCH
	(C) ROUTE THRU NEW DIGITAL LIGHTING CONTROL PANEL

ZONE	CIRCUIT	DESCRIPTION	TYPE CONTROL
A	MP-5	COURTYARD NORTHSOUTH STRING LIGHTING	120V LINE VOLTAGE DIMMING
B	MP-5	COURTYARD DIAGONAL STRING LIGHTING	120V LINE VOLTAGE DIMMING
C	MP-5	WALKWAY DIAGRAM STRING LIGHTS	120V LINE VOLTAGE DIMMING
D	MP-5	WALKWAY NORTHSOUTH STRING LIGHTS.	120V LINE VOLTAGE DIMMING
E	MP-5	MURAL WALL UP LIGHTS	ON/OFF
F	MP-6	FUTURE EAST AND SOUTH PARK LIGHTS	ON/OFF
G	MP-7	ENTRY SIGN LIGHTS	ON/OFF

SHEET KEY:



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8048 Palm Ave
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Fax 909 864-0260
james.corn@jcaeng.com

ENLARGED ELECTRICAL SITE PLAN-WEST

SCALE 1/8" = 1'-0" 1

MARK	DATE	INITIAL	DESCRIPTION	DATE	APPVD
△	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024		

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DESIGNED BY: JJC	FOR CITY ENGINEER R.G.E. 45702 DATE
CHECKED BY: JJR	RECOMMENDED BY: RECOMMENDED BY:
DATE: 07/30/2025	ENGINEERING STAFF LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND

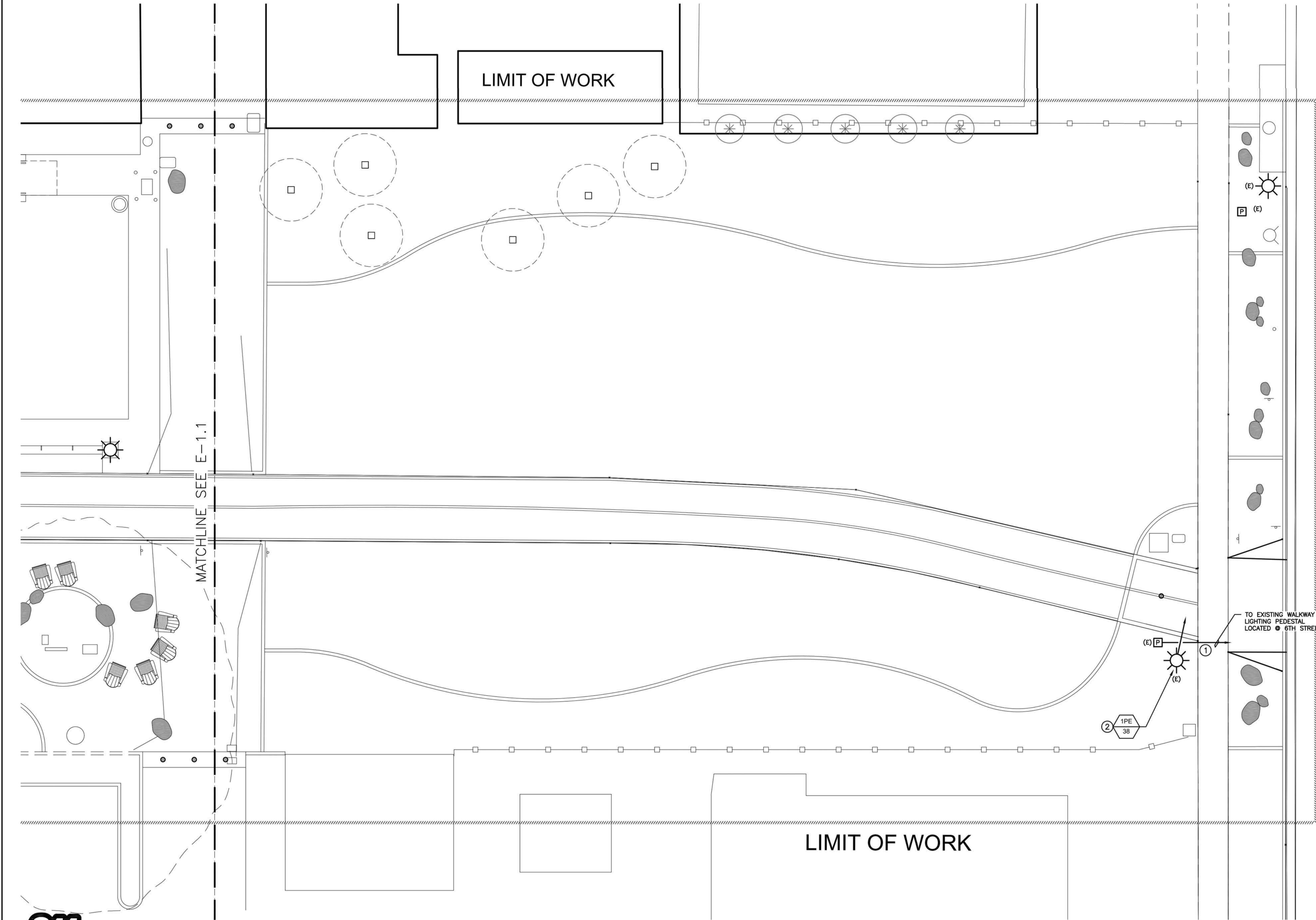
TOM THOMAS MAGNOLIA PLAZA

ENLARGED ELECTRICAL SITE PLAN - WEST

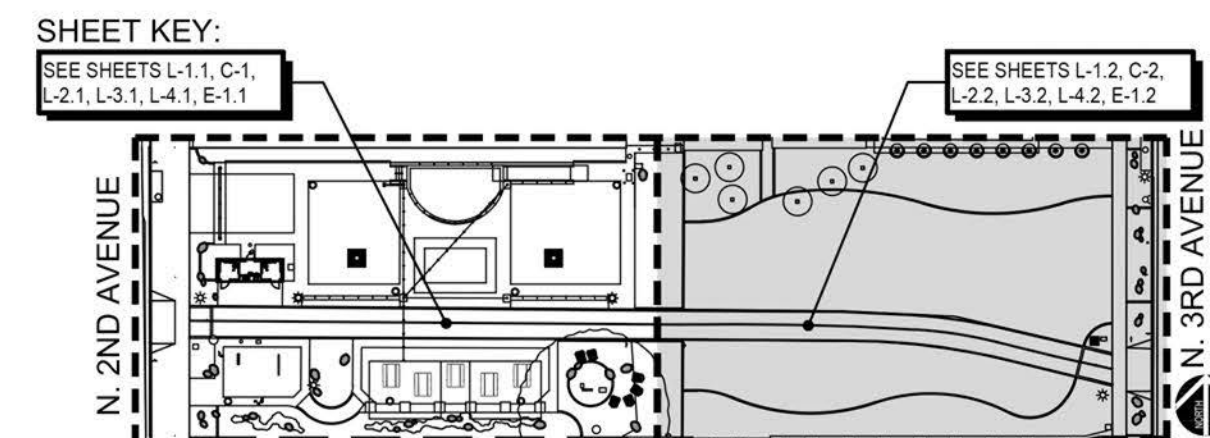
SHEET E-1.1
33 OF 37 SHEETS
DRAWING NO. LS23-08
ACCT 421-8203

SITE PLAN NOTES:

- ① IDENTIFY EXISTING CIRCUIT BREAKER IN EXISTING METER PEDESTAL FOR WALKWAY LIGHT AND PROVIDE LABEL AS REQUIRED.
- ② REMOVE EXISTING FIXTURE HEAD AND REPLACE W/ NEW AS SHOWN.



N. 3RD AVENUE



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 Electrical Engineering & Consulting
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 Fax 909 864-0280
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ENLARGED ELECTRICAL SITE PLAN-EAST

SCALE 1/8" = 1'-0" **1**

REVISIONS						
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DATE: 07/30/2025	ENGINEERING STAFF LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND
 TOM THOMAS MAGNOLIA PLAZA
 ENLARGED ELECTRICAL SITE PLAN-EAST

PROJECT NO. ADG JOB 2236
 JCA JOB 2869-R1
 CITY JOB 82338

SHEET **E-1.2**
 34 OF 37 SHEETS
 DRAWING NO. LS23-08

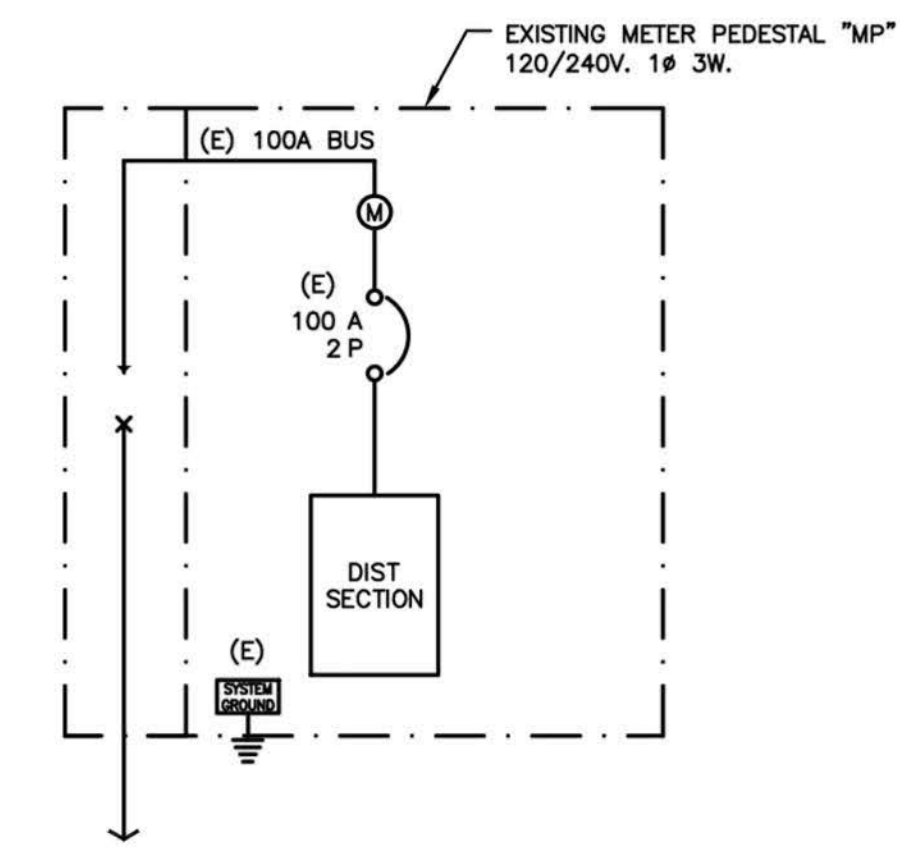
GENERAL NOTES

- CONTRACTOR SHALL VERIFY EXISTING SITE CONDITIONS, SERVICE REQUIREMENTS AND EXACT LOCATIONS OF SERVICE FACILITIES BEFORE SUBMITTING BID. SUBMITTAL OF BID INDICATES CONTRACTOR ACCEPTS THE CONDITIONS UNDER WHICH HE SHALL BE REQUIRED TO PERFORM HIS WORK.
- ELECTRICAL CONTRACTOR SHALL PAY FOR AND SECURE ALL NECESSARY BUILDING PERMITS, UTILITY COMPANY CHARGES. IF REQUIRED, CONTRACTOR SHALL COORDINATE AND PAY FOR ALL TEMPORARY ELECTRICAL SERVICE CHARGES WITH THE BUILDING DEPARTMENT, SERVING UTILITY, AND OWNER.
- CONSTRUCTION TERMINOLOGY AND THE STANDARDS OF INSTALLATION REQUIRED BY THESE CONTRACTOR DOCUMENTS ARE BASED ON PUBLISHED STANDARDS OF N.E.C.A. (NATIONAL ELECTRICAL CONTRACTORS ASSOCIATION), NATIONAL ELECTRICAL SAFETY CODE, AMERICAN NATIONAL STANDARDS INSTITUTE DOCUMENTS, NATIONAL ELECTRICAL MANUFACTURERS' ASSOCIATION, UNDERWRITERS LABORATORIES, AND THE CALIFORNIA ELECTRICAL CODE. SUBMITTAL OF BID INDICATES THE CONTRACTOR IS FAMILIAR OF THESE STANDARDS AND THE REQUIREMENTS NECESSARY TO PERFORM ALL THE WORK AS SET FORTH IN THESE CONTRACT DOCUMENTS AND ACCEPTS THE CONDITIONS.
- SHOP DRAWINGS SHALL BE SUBMITTED WITHIN THIRTY DAYS AFTER AWARD OF THE CONTRACT. THE CONTRACTOR SHALL SUBMIT EIGHT COPIES OF A COMPLETE LIST OF MATERIALS AND EQUIPMENT INCLUDING MANUFACTURER AND MODEL NUMBER PROPOSED FOR THE JOB. SHOP DRAWINGS SHALL INCLUDE JOB DESCRIPTION, ARCHITECT AND ENGINEER IDENTIFICATION, AND ALL DATA WITH CAPACITIES, SIZES, DIMENSIONS, CATALOG NUMBERS, MANUFACTURER'S BROCHURES, AND SUPPORT DATA.
- SUBMIT SHOP DRAWINGS FOR ALL MAJOR PIECES OF ELECTRICAL EQUIPMENT, WHICH INCLUDES, BUT NOT LIMITED TO: PANEL BOARDS, LIGHTING FIXTURES, RECEPTACLE ENCLOSURES, TIME SWITCHES AND ELECTRICAL PRODUCTS.
- THESE PLANS ARE DIAGRAMMATIC ONLY. FOLLOW AS CLOSELY AS POSSIBLE. REFER TO ARCHITECTURAL DRAWINGS FOR DETAILS, STRUCTURAL DETAILS, EXACT EQUIPMENT AND OUTLET LOCATIONS.
- ROUTING OF RACEWAYS SHALL BE AT THE OPTION OF THE CONTRACTOR UNLESS OTHERWISE NOTED AND SHALL BE COORDINATED WITH OTHER TRADES.
- DO NOT SCALE THE ELECTRICAL DRAWINGS FOR LOCATIONS OF ANY ELECTRICAL DEVICES OR EQUIPMENT.
- CONTRACTOR SHALL PROVIDE ALL J-BOXES, PULL BOXES, ELLS, OFFSETS ETC., FOR A COMPLETE, CODE APPROVED, INSTALLATION OF ALL CONDUIT. FOOTAGE SHOWN ON ELECTRICAL SINGLE LINES AND RISER DIAGRAMS ARE FOR CALCULATION PURPOSES ONLY, AND ARE NOT FOR BIDDING PURPOSES OR MATERIAL TAKE-OFF. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW AND TO COORDINATE WITH MECHANICAL, FIRE PROTECTION, AND PLUMBING DRAWINGS FOR DUCTS, LINES, AND EQUIPMENT.
- ALL MATERIALS SHALL BE NEW, AND OF THE SAME MANUFACTURER FOR EACH CLASS OR GROUP OF EQUIPMENT. MATERIALS SHALL BE LISTED AND APPROVED BY THE UNDERWRITER'S LABORATORIES FOR THE USE AND ENVIRONMENT, AND SHALL BEAR THE INSPECTION LABEL WHERE SUBJECT TO APPROVAL. MATERIALS SHALL MEET WITH THE APPROVAL OF THE DIVISION OF INDUSTRIAL SAFETY, AND ALL GOVERNING BODIES HAVING JURISDICTION. MATERIALS SHALL BE MANUFACTURED IN ACCORDANCE WITH APPLICABLE STANDARDS ESTABLISHED BY A.N.S.I., U.L., N.E.M.A., AND N.B.F.U. INSTALL PER MANUFACTURER'S RECOMMENDATIONS.
- CONTRACTOR SHALL PERFORM HIS WORK IN ACCORDANCE WITH ALL GOVERNING STATE, COUNTY, LOCAL CODES, O.S.H.A., THE PRESENTLY ADOPTED NATIONAL ELECTRICAL CODE, AND PRESENTLY ADOPTED CALIFORNIA ELECTRICAL CODE (C.E.C.)
- COORDINATE WITH OTHER TRADES AS TO THE EXACT LOCATION OF THEIR RESPECTIVE EQUIPMENT. SUPPLY POWER AND MAKE CONNECTIONS TO MOTORS AND EQUIPMENT REQUIRING ELECTRICAL CONNECTIONS AS INDICATED ON THE SINGLE LINE DIAGRAM, ELECTRICAL DRAWINGS, AND DRAWINGS OF OTHER TRADES. REVIEW THE DRAWINGS OF OTHER TRADES FOR CONTROL DIAGRAMS, SIZE AND LOCATION OF EQUIPMENT. DISCONNECT SWITCHES, STARTERS, WIRING, CONTROLS, AND CONDUIT FOR MECHANICAL AND PLUMBING OPERATIONS SHALL BE PROVIDED. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING MANUFACTURER'S SHOP DRAWINGS PRIOR TO ROUGH-IN IN ALL CONDUIT TO THIS EQUIPMENT.
- EXACT METHOD AND LOCATION OF CONDUIT PENETRATION AND OPENING IN CONCRETE WALLS OR FLOORS OR STRUCTURAL STEEL MEMBERS SHALL BE AS DIRECTED BY THE STRUCTURAL ENGINEER. PERFORM CORING, SAW CUTTING, PATCHING, AND REFINISHING OF EXISTING WALLS AND SURFACES WHEREVER IT IS NECESSARY TO PENETRATE. OPENINGS SHALL BE SEALED IN AN APPROVED METHOD TO MEET THE FIRE RATING OF THE PARTICULAR WALL, FLOOR, OR CEILING. EXACT METHOD AND LOCATIONS OF CONDUIT PENETRATIONS AND OPENINGS IN CONCRETE WALLS OR FLOORS SHALL BE U.L. APPROVED.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL SAW CUTTING, TRENCHING, BACKFILLING, COMPACTION, AND PATCHING OF CONCRETE AND ASPHALT AS REQUIRED TO PERFORM HIS WORK. ATTENTION IS CALLED TO THE FACT THAT THERE ARE EXISTING UNDERGROUND UTILITY LINES. THE CONTRACTOR SHALL USE EXTREME CAUTION WHEN TRENCHING FOR HIS WORK. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER AND APPROVED REPAIR OF ANY AND ALL DAMAGES CAUSED BY HIM OR HIS WORK.
- ALL CONDUIT SHALL BE INSTALLED CONCEALED WHERE PHYSICALLY POSSIBLE.
- CONCEALED CONDUIT SHALL BE ELECTRICAL METALLIC TUBING (E.M.T.) WITH COMPRESSION TYPE COUPLERS. SECURED WITH ONE-HOLE PIPE STRAPS.
- P.V.C. CONDUIT SHALL BE USED UNDERGROUND ONLY, IF APPROVED BY LOCAL CODE. INSTALL PER ALL REQUIRED LOCAL CODES. ALL UNDERGROUND CONDUIT SWEEPS, UNDERGROUND RISERS, AND STUBS ABOVE GRADE SHALL BE I.M.C. WITH HALF-LAPPED TAPE COVERING OR FACTORY INSTALLED P.V.C. COATING. ROUTE ALL UNDERGROUND CONDUITS AROUND PROPOSED BUILDING AND FUTURE BUILDING LOCATIONS.
- UNDERGROUND CONDUIT INSTALLATION DEPTH SHALL BE PER THE FOLLOWING CURRENT N.E.C.:
+30" BELOW TURF
+30" BELOW 2" CONCRETE AND ASPHALT
+30" BELOW 4" NON VEHICLE CONCRETE OR ASPHALT
+30" BELOW STREETS, HIGHWAYS, ALLEYS, DRIVEWAYS OR PARKING LOTS
- ALL CONDUIT ONLY (C.O.) SHALL HAVE A 3/16" PULL WIRE OR ROPE, MINIMUM.
- CONDUIT SHOWN AS EXPOSED OR APPROVED FOR EXTERIOR EXPOSED INSTALLATION BELOW +8'-0" SHALL BE INTERMEDIATE METALLIC CONDUIT (I.M.C.), SECURED WITH TWO-HOLE MALLEABLE PIPE STRAPS AND SCREWS. ALL BOXES AND FITTINGS SHALL BE SUPPORTED AND SECURED IN COMPLIANCE WITH C.E.C. ARTICLE 370. APPLY TWO COATS OF PAINT AFTER INSTALLATION TO MATCH SURFACE ATTACHED.
- CONDUIT SHOWN AS EXPOSED OR APPROVED FOR EXTERIOR EXPOSED INSTALLATION ABOVE +8'-0" A.F.G. SHALL BE ELECTRICAL METALLIC TUBING (E.M.T.) WITH COMPRESSION TYPE COUPLERS. SECURED WITH TWO-HOLE MALLEABLE PIPE STRAPS AND SCREWS. ALL BOXES AND FITTINGS SHALL BE SUPPORTED AND SECURED IN COMPLIANCE WITH C.E.C. ARTICLE 370. APPLY TWO COATS OF PAINT AFTER INSTALLATION TO MATCH SURFACE ATTACHED.
- CONDUIT SHOWN AS EXPOSED OR APPROVED FOR INTERIOR EXPOSED INSTALLATION, IN NON-PUBLIC AREAS, SHALL BE E.M.T. INSTALLED IN PARALLEL OR IN RIGHT ANGLES WITH ALL REQUIRED MOUNTING ACCESSORIES.
- PENETRATIONS TO FIRE-RATED MATERIALS SHALL BE RESTORED TO EQUAL RATING AS REQUIRED BY THE STATE FIRE MARSHAL AND ALL OTHER GOVERNING BODIES.
- ALL CONDUCTORS OF EVERY SYSTEM SHALL BE PERMANENTLY TAGGED IN COMPLIANCE WITH O.S.H.A.

- THE COMPLETE ELECTRICAL SYSTEM SHALL BE GROUNDED IN ACCORDANCE WITH THE PRESENTLY ADOPTED EDITION OF THE C.E.C., ARTICLE #250.
- CONDUCTORS SHALL BE CODE GRADE, 600 VOLT CLASS, COPPER, MARKED 24" ALONG ITS LENGTH SHOWING MANUFACTURER'S NAME, MAXIMUM ALLOWABLE VOLTAGE AND SIZE. CONDUCTORS SHALL BE TYPE "THWN" (WET) OR "THHN" (DRY). DELIVER CONDUCTORS TO THE JOB SITE IN UNBROKEN PACKAGES.
- THE EXACT LOCATION OF ALL ELECTRICAL DEVICES AND EQUIPMENT SHALL BE COORDINATED WITH THE ARCHITECTURAL ELEVATIONS, DETAILS, OR SECTIONS PRIOR TO INSTALLATION. ALL ELECTRICAL DEVICES AND EQUIPMENT SHALL BE RECESSED IN WALLS UNLESS OTHERWISE NOTED.
- PROVIDE THE OWNER WITH ONE (1) SET OF COMPLETE, UP TO DATE, "AS-BUILT" REPRODUCIBLE DRAWINGS AT THE COMPLETION OF THE PROJECT, SHOWING ACTUAL DEPTHS OF UNDERGROUND CONDUIT RUNS AT ALL LOCATIONS. ALL BROCHURES, OPERATING MANUALS, CATALOGS, SHOP DRAWINGS, ETC. SHALL BE TURNED OVER TO THE OWNER AT PROJECT COMPLETION.
- THE COMPLETE PROJECT SHALL BE GUARANTEED FOR A PERIOD OF ONE (1) YEAR, AFTER DATE OF ACCEPTANCE, BY OWNER. ANY WORK, MATERIAL OR EQUIPMENT FOUND TO BE FAULTY DURING THAT PERIOD SHALL BE CORRECTED IN A TIMELY MANNER, UPON WRITTEN NOTIFICATION, AT THE EXPENSE OF THE ELECTRICAL CONTRACTOR.
- WHERE A CONFLICT OCCURS BETWEEN THESE NOTES, THE ELECTRICAL DRAWINGS OR THE ELECTRICAL BOOK SPECIFICATIONS ISSUED AS A PART OF THESE DOCUMENTS, THE MORE STRINGENT REQUIREMENT SHALL PREVAIL.
- PANEL BOARDS SHALL BE COPPER "BOLT-ON" TYPE. COMPONENTS AND FEATURES SHALL BE IN STRICT ACCORDANCE WITH THE SERVING UTILITIES, CODE ENFORCING AGENCY, ELECTRICAL DRAWINGS, AND MAIN SERVICE MANUFACTURER AND OPERATING CHARACTERISTICS.
- PROVIDE ENGRAVED PLASTIC NAMEPLATES FOR ALL SWITCHBOARDS, PANEL BOARDS, LOAD CENTERS, TRANSFORMERS, AND TERMINAL CABINETS. PLATES SHALL BE 3 PLY, BLACK FACE, WHITE CORE, WITH 1/4" HIGH GOTHIC LETTERING.

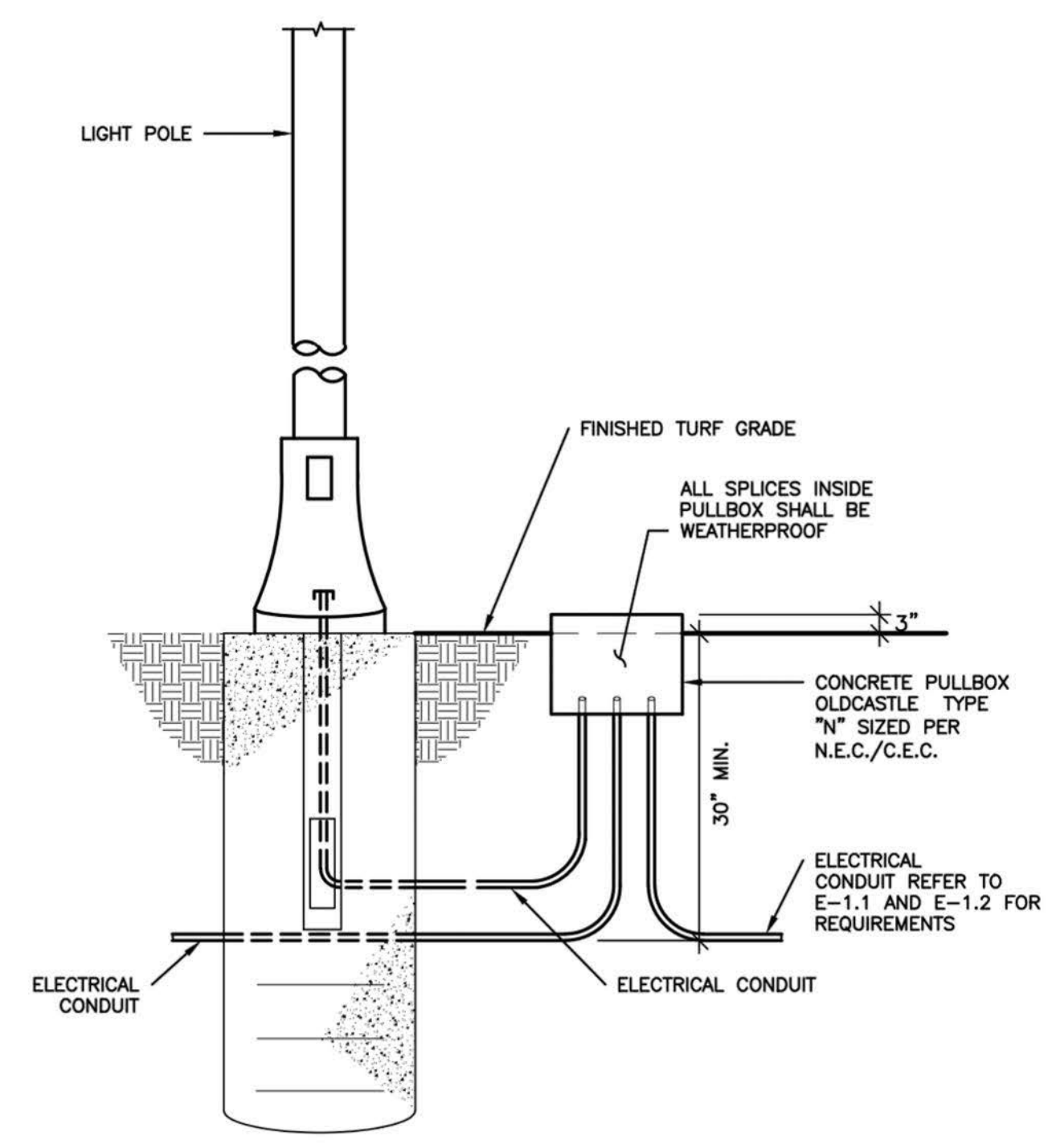
SPECIAL NOTE:

THE ELECTRICAL CONTRACTOR SHALL BE RESPONSIBLE FOR ALL SAWCUTTING, TRENCHING, BACKFILLING, AND PATCHING AS REQUIRED TO PERFORM HIS WORK. LOCATIONS OF UTILITIES SHOWN ARE APPROXIMATE AND CONTRACTOR SHALL EXERCISE EXTREME CAUTION IN EXCAVATING AND TRENCHING ON THIS SITE TO AVOID EXISTING DUCTS, PIPING, OR CONDUITS, ETC., AND TO PREVENT HAZARD TO PERSONNEL AND / OR DAMAGE TO EXISTING UNDERGROUND UTILITIES OR STRUCTURES WHETHER OR NOT SHOWN AND INSTALLED BY ANY OTHER CONTACTS. THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE ENGINEER SHOULD SUCH UNIDENTIFIED CONDITIONS BE DISCOVERED. THESE DRAWINGS AND SPECIFICATIONS DO NOT INCLUDE NECESSARY COMPONENTS FOR CONSTRUCTION SAFETY. THE ELECTRICAL CONTRACTOR SHALL MAKE ALL REPAIRS OF DAMAGES CAUSED BY HIM OR HIS WORK. COORDINATE WITH OTHER TRADES PRIOR TO ANY WORK.



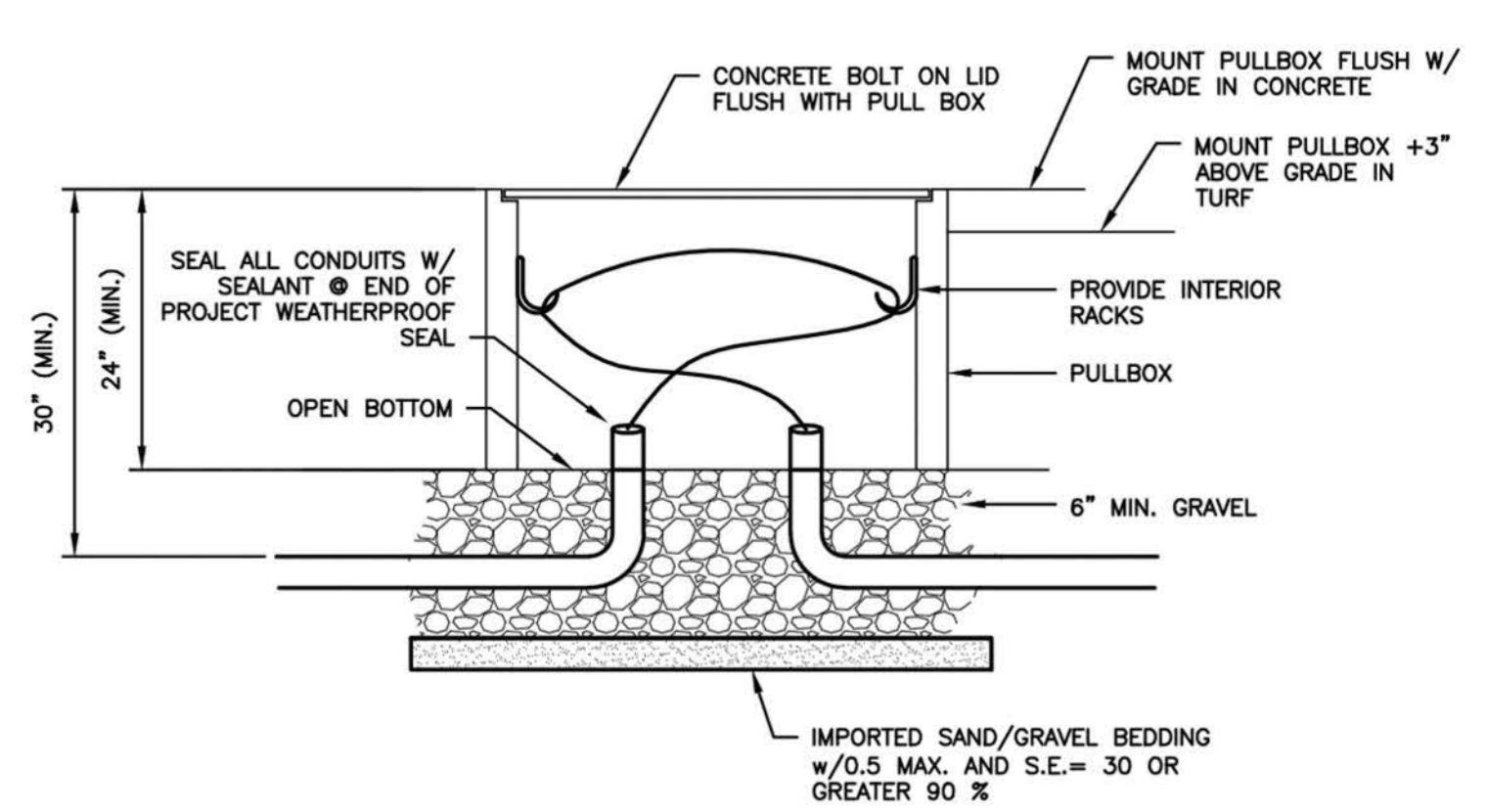
SINGLE LINE DIAGRAM

SCALE N.T.S. 4



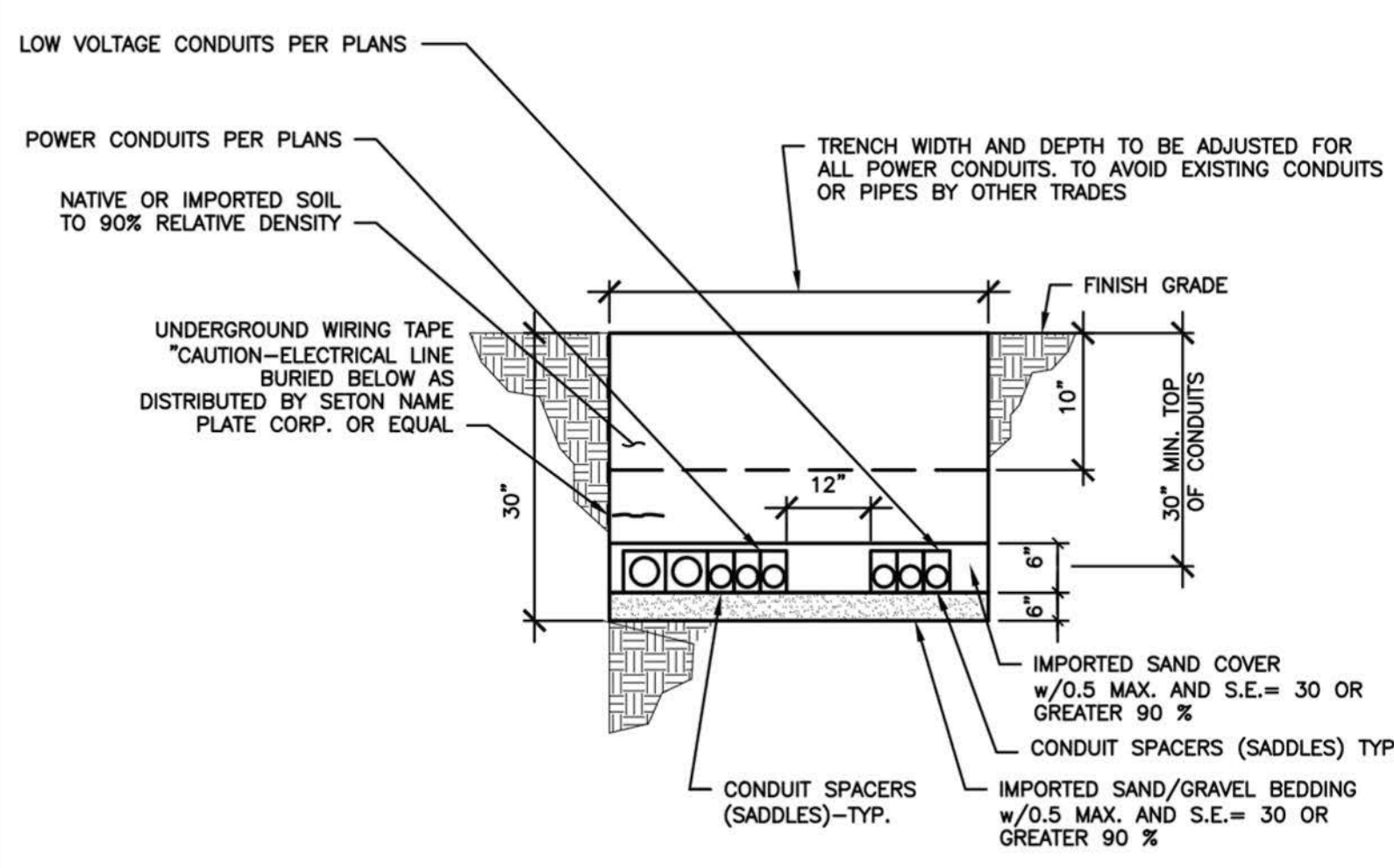
POLE LIGHT CONNECTION DETAIL

SCALE N.T.S. 1



PULLBOX DETAIL

SCALE N.T.S. 2



TRENCHING DETAIL

SCALE N.T.S. 3

ELECTRICAL SYMBOLS LIST

- POST TOP L.E.D. LIGHT FIXTURE W/ TYPE THREE DISTRIBUTION. ARROW INDICATED FRONT OF LIGHT FIXTURE - REFER TO LIGHTING FIXTURE SCHEDULE
- POST TOP L.E.D. LIGHT FIXTURE W/ TYPE FIVE DISTRIBUTION - REFER TO LIGHTING FIXTURE SCHEDULE
- FLUSH IN GRADE L.E.D. COLUMN UP LIGHT FIXTURE - REFER TO LIGHTING FIXTURE SCHEDULE
- SEMI-FLUSH IN GRADE L.E.D. MURAL UP LIGHT FIXTURE - REFER TO LIGHTING FIXTURE SCHEDULE
- SURFACE MOUNTED L.E.D. COVERED TRELIS LIGHT FIXTURE - REFER TO LIGHTING FIXTURE SCHEDULE
- OVERHEAD L.E.D. STRING LIGHT FIXTURE W/ DECORATIVE SHROUD - REFER TO LIGHTING FIXTURE SCHEDULE
- ENTRY ARCH WAY L.E.D LINEAR UP LIGHT FIXTURE - REFER TO LIGHTING FIXTURE SCHEDULE
- CONDUIT RUN CONCEALED BELOW GRADE, 3/4" MINIMUM.
- JUNCTION BOX, ACCESSIBLE AND MOUNTED FOR THE APPLICATION DENOTED ON PLANS.
- CONCRETE PULLBOX WITH BOLT-ON COVER. SIZE AS REQUIRED BY C.E.C.
- ELECTRIC METER SERVICE - REFER TO SINGLE LINE
- SURFACE MOUNTED ELECTRICAL PANELBOARD OR LOAD CENTER. REFER TO PANEL SCHEDULE.
- LIGHT FIXTURE CALL OUT, "1P" INDICATES FIXTURE TYPE (REFER TO FIXTURE SCHEDULE), "120" INDICATES TOTAL FIXTURE WATTAGE. NUMBER ADJACENT INDICATES QUANTITIES. (NUMBER IS SHOWN FOR BRANCH CIRCUIT PURPOSE ONLY, NOT FOR MATERIAL TAKE-OFF).
- DETAIL CALLOUT, "3" INDICATES DETAIL NUMBER "E-1" INDICATES SHEET NUMBER.
- PLAN NOTE REFERENCE.
- REVISION REFERENCE.
- CO CONDUIT ONLY, WITH PULL ROPE.
- WP WEATHERPROOF, NEMA 3R
- PROVIDE FURNISH, INSTALLED AND CONNECTED, COMPLETE.
- C CONDUIT
- E/G EQUIPMENT GROUND (GREEN)
- UG UNDERGROUND
- GEC GROUNDING ELECTRODE CONDUCTOR
- C.E.C. CALIFORNIA ELECTRICAL CODE
- U.O.N. UNLESS OTHERWISE NOTED
- G.F.I. GROUND FAULT INTERRUPTER
- A.F.G. ABOVE FINISHED GRADE



Know what's below.
Call before you dig.

REVISIONS

MARK	DATE	INITIAL	DESCRIPTION	DATE	APPYD
△	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024		

PLANS PREPARED BY

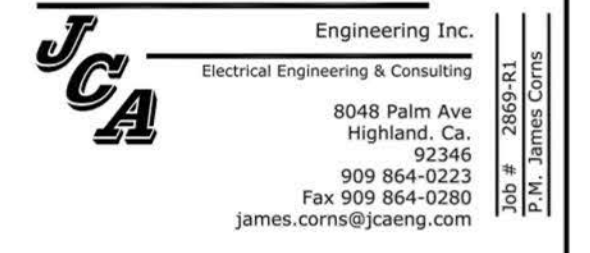


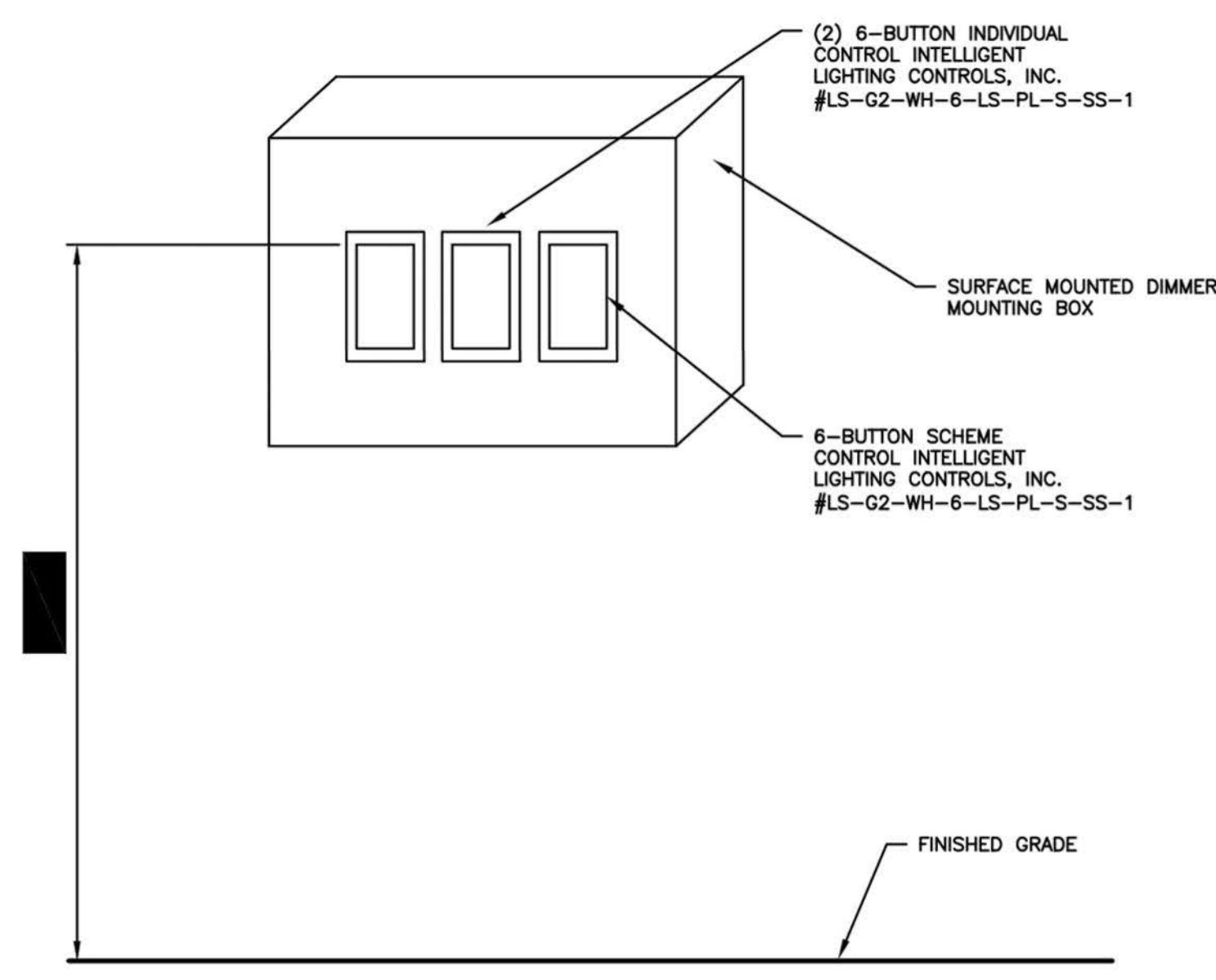
DRAWN BY:	PMM	APPROVED BY:	
DESIGNED BY:	JJC	FOR CITY ENGINEER	DATE
CHECKED BY:	JJR	R.C.E. 45702	
DATE:	07/30/2025	RECOMMENDED BY:	RECOMMENDED BY:
		ENGINEERING STAFF	LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND

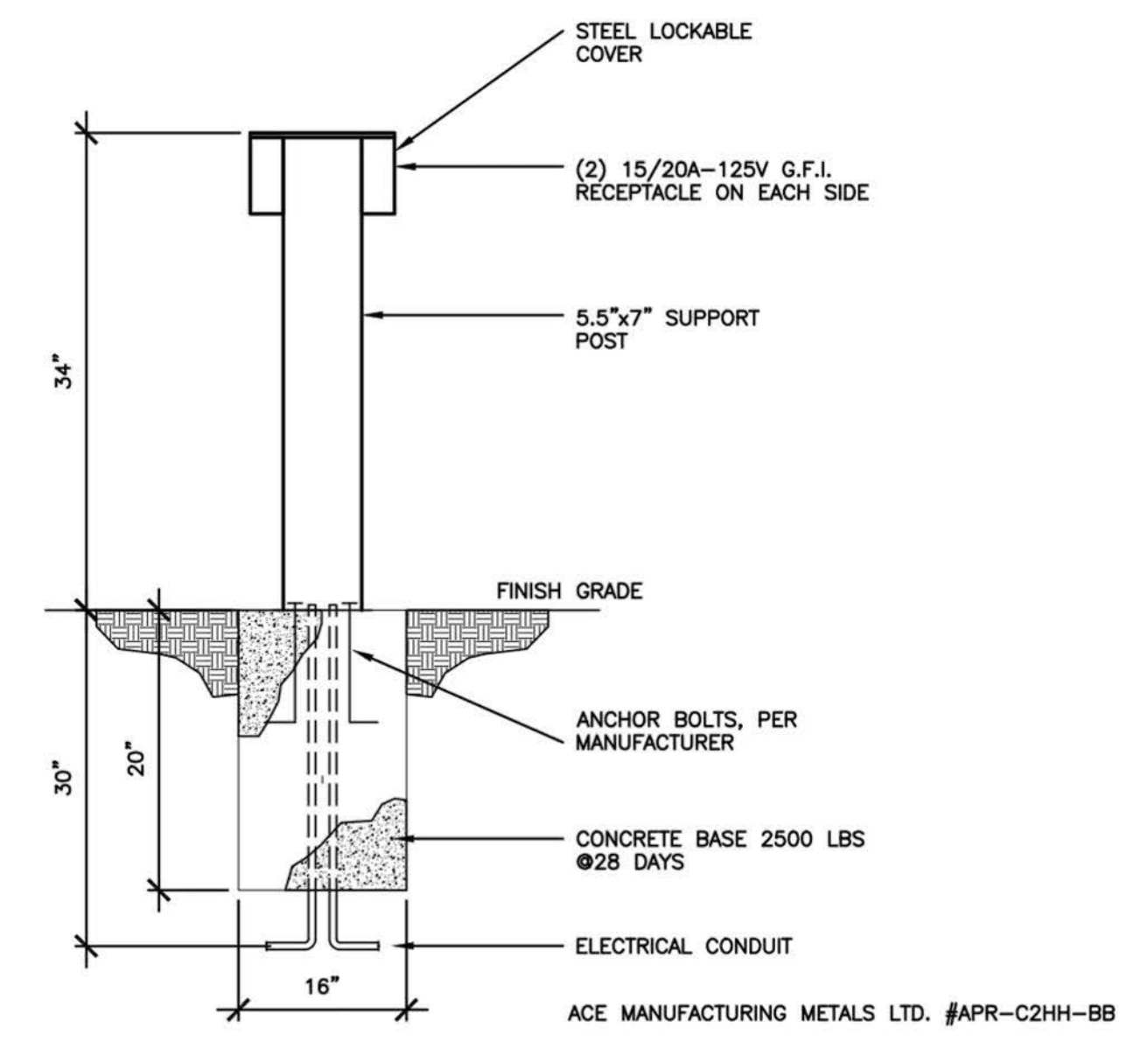
TOM THOMAS MAGNOLIA PLAZA
ELECTRICAL SYMBOL LIST, GENERAL NOTES AND DETAILS

PROJECT NO.	ADG JOB 2236
CITY JOB	2869-R1
DRAWING NO.	LS23-08
SHEET	E-2.0
OF 37 SHEETS	





LIGHTING CONTROL PANEL SWITCHES SCALE N.T.S. 2



DOUBLE SIDED POWER PEDESTAL DETAIL SCALE N.T.S. 3

LightLEEDer Programmable Lighting Control

- 365-day programmable Lighting Control Panel
- Automatic receptacle plug load control
- All products Made in the USA
- LightSync™ switch and accessory ready
- USB, modem and TCP/IP connectivity available
- Integrated surge suppression
- Built-in programming backup and restore
- Connect up to 254 panels and 16,510 devices together
- Allows network connections across the Internet

Overview
The LightLEEDer programmable lighting control panel is the key to a powerful, dependable, flexible and energy efficient lighting system. LightLEEDer panels come with our new Reliant40 relays which feature a superior four contact design—the first true 40Amp lighting relay. Reliant40 relays come in 1-, 2- and 3-pole configurations in a robust breaker-style body. LightLEEDer panels range in size from 4 to 64 relay capacity and are equipped with CAT-5 RJ45 connectors for LightSync data line devices and interconnecting panels. Panels include a keyboard and LCD screen, along with USB and TCP/IP connections for easy programming with our free LightLEEDer Pro Software. Add-on modules are available for connecting to BAS, theatrical, or security systems.

Features

- Made in the USA relays and hardware
- Automatic receptacle plug load and lighting circuit control
- Programming Options are done with a integrated keypad with 4-line LCD display or using LightLEEDer Pro software via USB or TCP/IP
- LightSync Data Line Device Ready utilizing RJ45 connectors and standard CAT-5 cabling for data line
- Network Capability allows you to connect up to 254 panels and 64 LightSync devices per panel, plus an additional 254 devices on the panel network
- Internet Capability to interconnect panels across the Internet
- Relay Groups can comprise any relay on the network and be assigned to any of the 256 available groups — controlled by any timer, switch, or other external commands
- Relay Presets can be programmed from any relay ON/OFF patterns and be assigned to any of the 256 available presets — controlled by any timer, switch, or other external commands
- Timer Scheduling for 128 available timers that can turn relays ON or OFF for Time-of-Day, Astronomical times, and Open/Close
- Clock Functions include Automatic Astronomical calculation of Sunrise and Sunset, Adjustable Daylight Saving Time and Enable/Disable
- Switching Inputs accepts virtually any type of switch, momentary or maintained, 2- or 3-wire switch and directly powers motion sensors, data line switches and devices
- Switch Input Flexibility is provided with time-of-day function change and also has "and/or" logic built in
- Add-On Modules available for each controller, and include BACnet IP, BACnet MSTR, Modbus RTU, Modbus ASCII, N2, LonWorks, DMX512, DTMF telephone switching and modem

INTELLIGENT LIGHTING CONTROLS, INC. www.ili-usa.com

NOTES:
1. PHOTOCELL SHALL BE MOUNTED TO WALL OF BUILDING ON NORTH SIDE AT EAVE LINE.
2. CONTRACTOR SHALL COMMISSION PANEL SCHEMES PER OWNER'S DIRECTION
3. CONTRACTOR SHALL PROVIDE MINIMUM OF TWO HOURS TRAINING TO CITY STAFF ON HOW PANEL OPERATES.

LightLEEDer 4-64 Panel Enclosure Dimensions Details

LightLEEDer Panel Size	A	B	C	D	E	F	G	H	I
4	11.0	14.0	6.0	N/A	9.6	4.2	5.6	5.2	0.5
8-16	20.0	20.0	6.0	4.6	10.5	4.6	8.0	4.5	2.4
24-32	29.0	20.0	6.0	4.6	10.5	4.6	8.0	18.5	2.3
40-48	38.0	20.0	6.0	4.6	10.5	4.6	8.0	27.6	2.3
56-64	48.0	20.0	6.0	4.6	10.5	4.6	8.0	36.7	3.2

Dimensions in Inches

INTELLIGENT LIGHTING CONTROLS, INC. DIGITAL LIGHTING CONTROL PANEL
(1) LL-16-S-R40-1-10-2-LS1DM-LLDMX-LSPSC-OUT
(2) R40-1
(3) LSLVD-4-500
(4) LSPS-C4-OUT-1-R

www.ili-usa.com 1-800-922-8004 P00016 Rev A

LIGHTING CONTROL PANEL SCALE N.T.S. 1

LIGHTING FIXTURE SCHEDULE

DESCRIPTION	ILLUMINATION		VOLTS	MANUFACTURER	CATALOG #	MOUNTING
	WATTS	TYPE				
1A 25 8' ENTRY ARCHWAY L.E.D. LINEAR ACCENT UP LIGHT MOUNTED IN CHANNEL BELOW LETTERS WITH REMOTE DRIVER	25	LED 3000K	120	BEAMEVER	NOVA TAPE 1P67-30-96.53"-305-M0001-MF0001-MF003-XLG-150-24-A	SURFACE IN CHANNEL BELOW ARCHWAY LETTERS [6]
2A 43 14' ENTRY ARCHWAY L.E.D. LINEAR ACCENT UP LIGHT MOUNTED IN CHANNEL BELOW LETTERS WITH REMOTE DRIVER	43	LED 3000K	120	BEAMEVER	NOVA TAPE 1P67-30-169.42"-305-M0001-MF0003-XLG-150-24-A	SURFACE IN CHANNEL BELOW ARCHWAY LETTERS [6]
1C 7 COLUMN L.E.D. UP LIGHT IN CONCRETE WITH REMOTE POWER POST IN ADJACENT TURF	7	LED 4000K	12VAC	B. K. LIGHTING	AW-LED-E66-SP-A9-(STD FINISH)	FLUSH IN CONCRETE & 12" FROM COLUMN [3] 5 E-2.2
1M 15 SEMI-FLUSH CONCRETE MURAL L.E.D. UPLIGHT MOUNTED IN TURF	15	LED 3000K	120	LITELINES	CF53-35-26-30-UNV-DB-XX-XX-HDL	SEMI-FLUSH IN TURF +12" A.F.G. AND 42" FROM MURAL [2] 4 E-2.2
1P 38 POST TOP DECORTIVE L.E.D. WALKWAY LIGHT FIXTURE WITH TYPE THREE DISTRIBUTION ON 15'-3" CONCRETE POLE	38	LED 4000K	120	PACIFIC LIGHTING AND STANDARDS CO	NJEM-SPHD-LED-LV-III-XX-DS	15'-3" CONCRETE POLE [1] 2 E-2.2
1PE 38 POST TOP DECORTIVE L.E.D. COURTYARD LIGHT FIXTURE WITH TYPE THREE DISTRIBUTION ON EXISTING CONCRETE POLE	38	LED 4000K	120	PACIFIC LIGHTING AND STANDARDS CO	NJEM-SPHD-LED-LV-III-XX-DS	EXISTING CONCRETE POLE [1] 2 E-2.2
2P 38 POST TOP DECORTIVE L.E.D. WALKWAY LIGHT FIXTURE WITH TYPE FIVE DISTRIBUTION ON 15'-3" CONCRETE POLE	38	LED 4000K	120	PACIFIC LIGHTING AND STANDARDS CO	NJEM-SPHD-LED-LV-V-XX-DS	15'-3" CONCRETE POLE [1] 2 E-2.2
2PC 38 POST TOP DECORTIVE L.E.D. WALKWAY LIGHT FIXTURE WITH TYPE FIVE DISTRIBUTION ON 12'-9" CONCRETE POLE ON RAISED COLUMN	38	LED 4000K	120	PACIFIC LIGHTING AND STANDARDS CO	NJEM-SPHD-LED-LV-V-XX-DS	12'-9" CONCRETE POLE [1] 1 E-2.2
1S 54 54' DECORATIVE L.E.D. OVERHEAD L.E.D. OVERHEAD STRING LIGHTS AT 24" ON CENTER W/ ROUND SHADE, INTEGRAL MOUNTING CABLE AND DIMMING DRIVER	2 PER LAMP= 54 TOTAL	LED 2700K	120	PRIMUS LIGHTING	DSW-24-120-G16.5F-27/325-DSRG-STK-54'	POLE AT +/- 23'-0" A.F.G. [5] 6 E-2.2
2S 40 40' DECORATIVE L.E.D. OVERHEAD L.E.D. OVERHEAD STRING LIGHTS AT 24" ON CENTER W/ ROUND SHADE, INTEGRAL MOUNTING CABLE AND DIMMING DRIVER	2 PER LAMP= 40 TOTAL	LED 2700K	120	PRIMUS LIGHTING	DSW-24-120-G16.5F-27/325-DSRG-STK-40'	POLE AT +/- 23'-0" A.F.G. [5] 3 E-2.2
3S 28 28' DECORATIVE L.E.D. OVERHEAD L.E.D. OVERHEAD STRING LIGHTS AT 24" ON CENTER W/ ROUND SHADE, INTEGRAL MOUNTING CABLE AND DIMMING DRIVER	2 PER LAMP= 28 TOTAL	LED 2700K	120	PRIMUS LIGHTING	DSW-24-120-G16.5F-27/325-DSRG-STK-28'	POLE AT +/- 23'-0" A.F.G. [5] 3 E-2.2
4S 22 22' DECORATIVE L.E.D. OVERHEAD L.E.D. OVERHEAD STRING LIGHTS AT 24" ON CENTER W/ ROUND SHADE, INTEGRAL MOUNTING CABLE AND DIMMING DRIVER	2 PER LAMP= 22 TOTAL	LED 2700K	120	PRIMUS LIGHTING	DSW-24-120-G16.5F-27/325-DSRG-STK-22'	POLE AT +/- 23'-0" A.F.G. [5] 3 E-2.2
1SP 20' DECORATIVE OVERHEAD STRING LIGHT SUPPORT POLE ON RAISED COLUMN	-	-	-	PACIFIC LIGHTING STANDARDS	BFPC-RSA-7-5F18-TXRST-BCCOR1827-5	SURFACE TO TOP OF COLUMN [1] 6 E-2.2
1T 20 4' L.E.D. TRELIS FIXTURE W/ REMOTE DIMMING DRIVER	20	LED 4000K	120	BK LIGHTING	DS-LED-E -WFL-A7-XXX-12-C/MB2-XXX /BC1-XXXTRE20	SURFACE TO TRELIS [1] 3 5 E-2.2

NOTES:
1. COLOR BY ARCHITECT
2. ADJUST DEPTH AND ANGLE DURING INSTALLATION FOR BEST COVERAGE
3. AIM FOR BEST COVERAGE AFTER INSTALLATION
4. COLOR AND FINSH BY ARCHITECT
5. PROVIDE ALL REQUIRED JUNCTION BOXES, CONNECTION ACCESSORIES AND MOUNTING ACCESSORIES
6. PROVIDE ALL REQUIRED JUNCTION BOXES, CONNECTION ACCESSORIES, MOUNTING ACCESSORIES, REMOTE POWER SUPPLY ENCLOSURES AND RACEWAYS



REVISIONS

MARK	DATE	INITIAL	DESCRIPTION	DATE	APP'VD
△	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024		

PLANS PREPARED BY

ARCHITERRA DESIGN GROUP
LANDSCAPE ARCHITECTURE AND PLANNING
10221-A TRADEMARK ST., RANCHO CUCAMONGA, CALIFORNIA 91730 PH: (909) 494-2800

INTELLIGENT LIGHTING CONTROLS, INC. DIGITAL LIGHTING CONTROL PANEL

SCALE N.T.S. 1

DRAWN BY: PMM
DESIGNED BY: JJC
CHECKED BY: JJR
DATE: 07/30/2025

APPROVED BY:

FOR CITY ENGINEER R.C.E. 45702 DATE

RECOMMENDED BY: RECOMMENDED BY:

ENGINEERING STAFF LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND

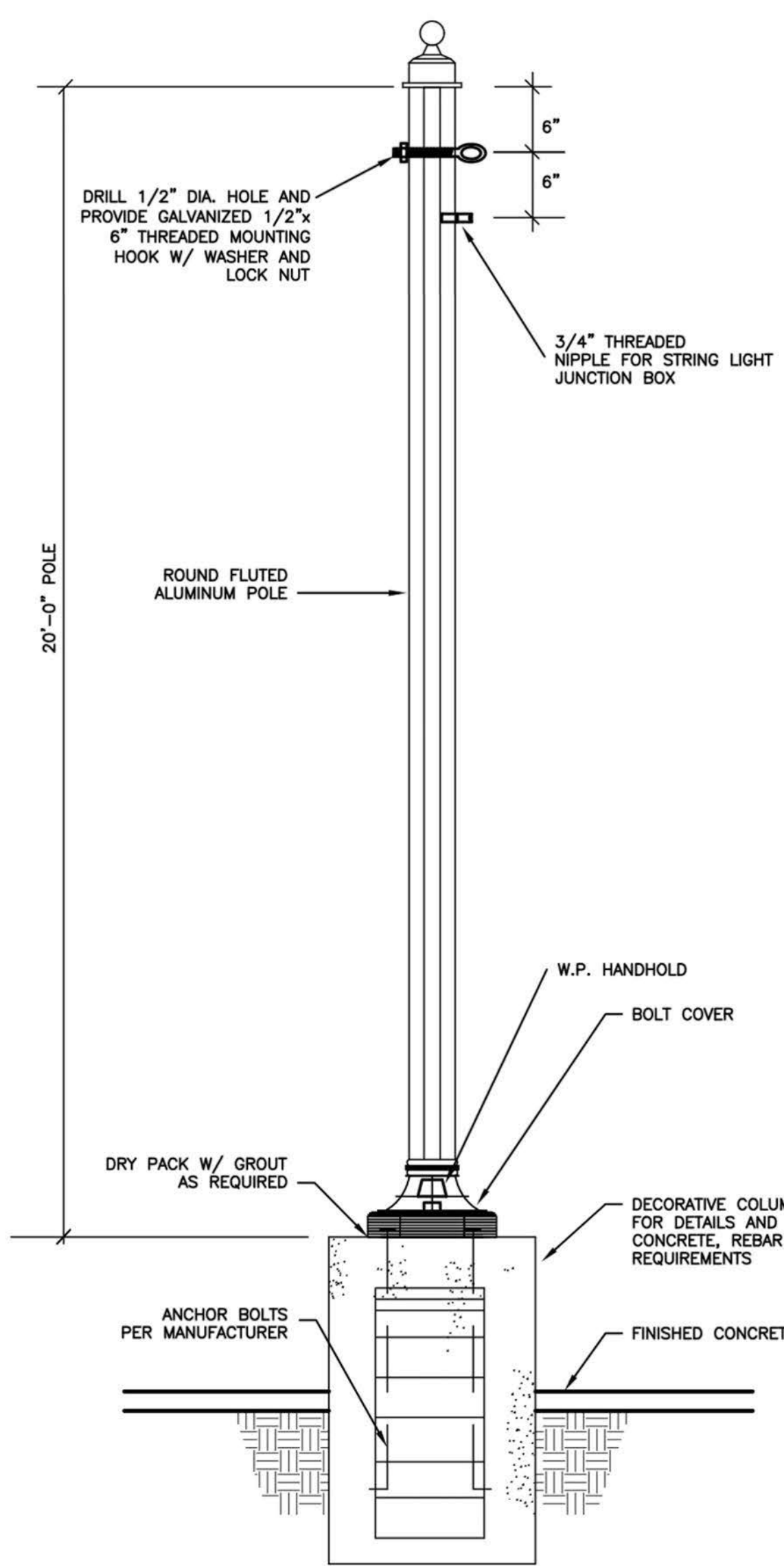
TOM THOMAS MAGNOLIA PLAZA

LIGHTING FIXTURE SCHEDULE AND DIGITAL LIGHT CONTROL PANEL DETAILS

PROJECT NO. ADG JOB 2236
JCA JOB 2869-R1
CITY JOB 62336

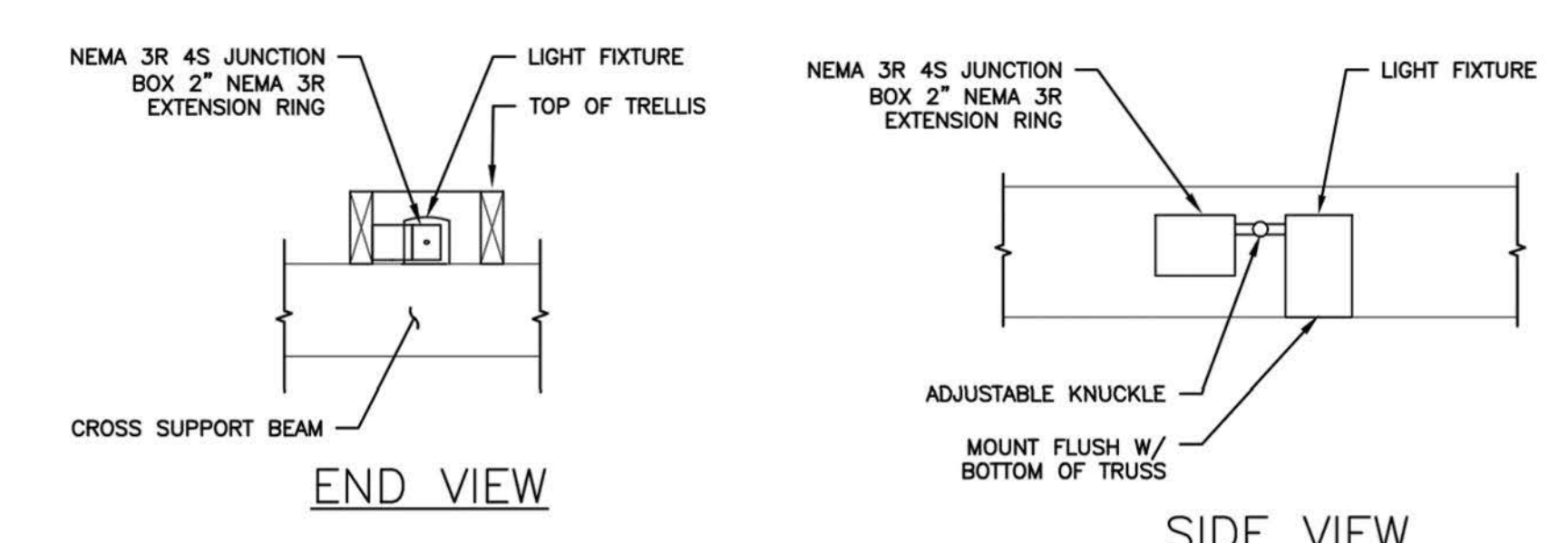
SHEET E-2.1
36 OF 37 SHEETS
DRAWING NO. LS23-08
ACCT 421-8203

JCA Engineering Inc.
Electrical Engineering & Consulting
8048 Palm Ave
Highland, Ca. 92346
909 864-0223
Fax 909 864-0280
james.corns@jcaeng.com



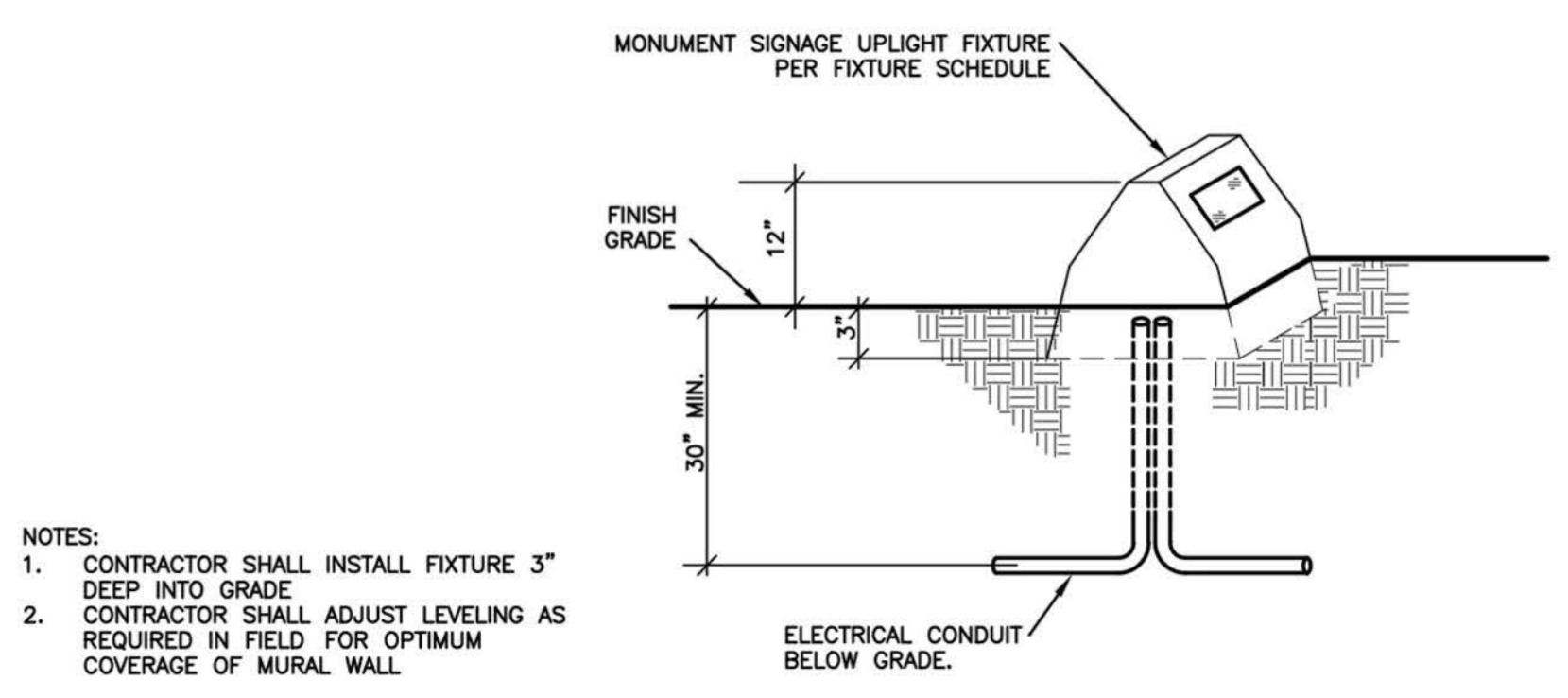
STRING LIGHT SUPPORT POLE

SCALE N.T.S. 6



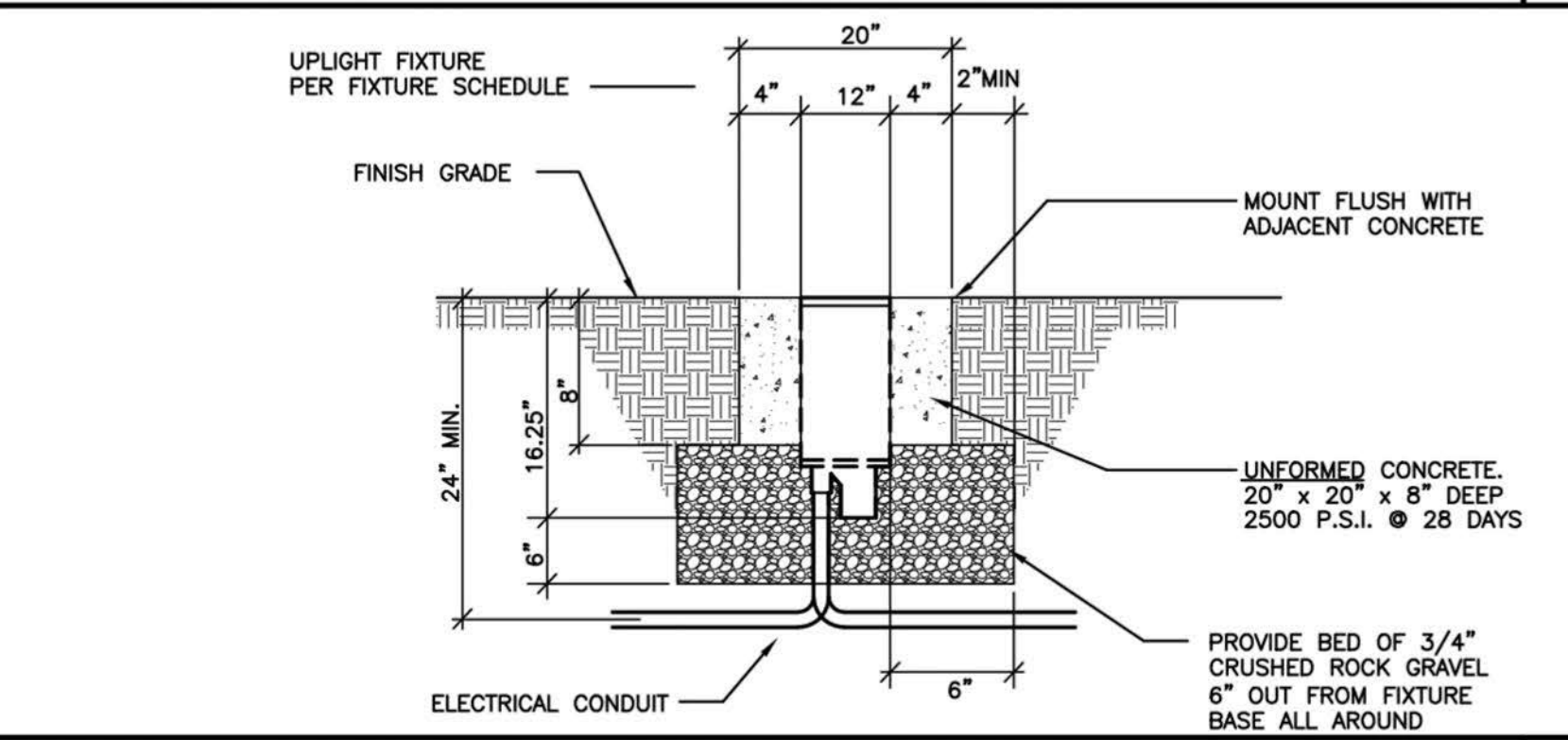
COVERED TRELLIS LIGHT DETAIL

SCALE N.T.S. 3



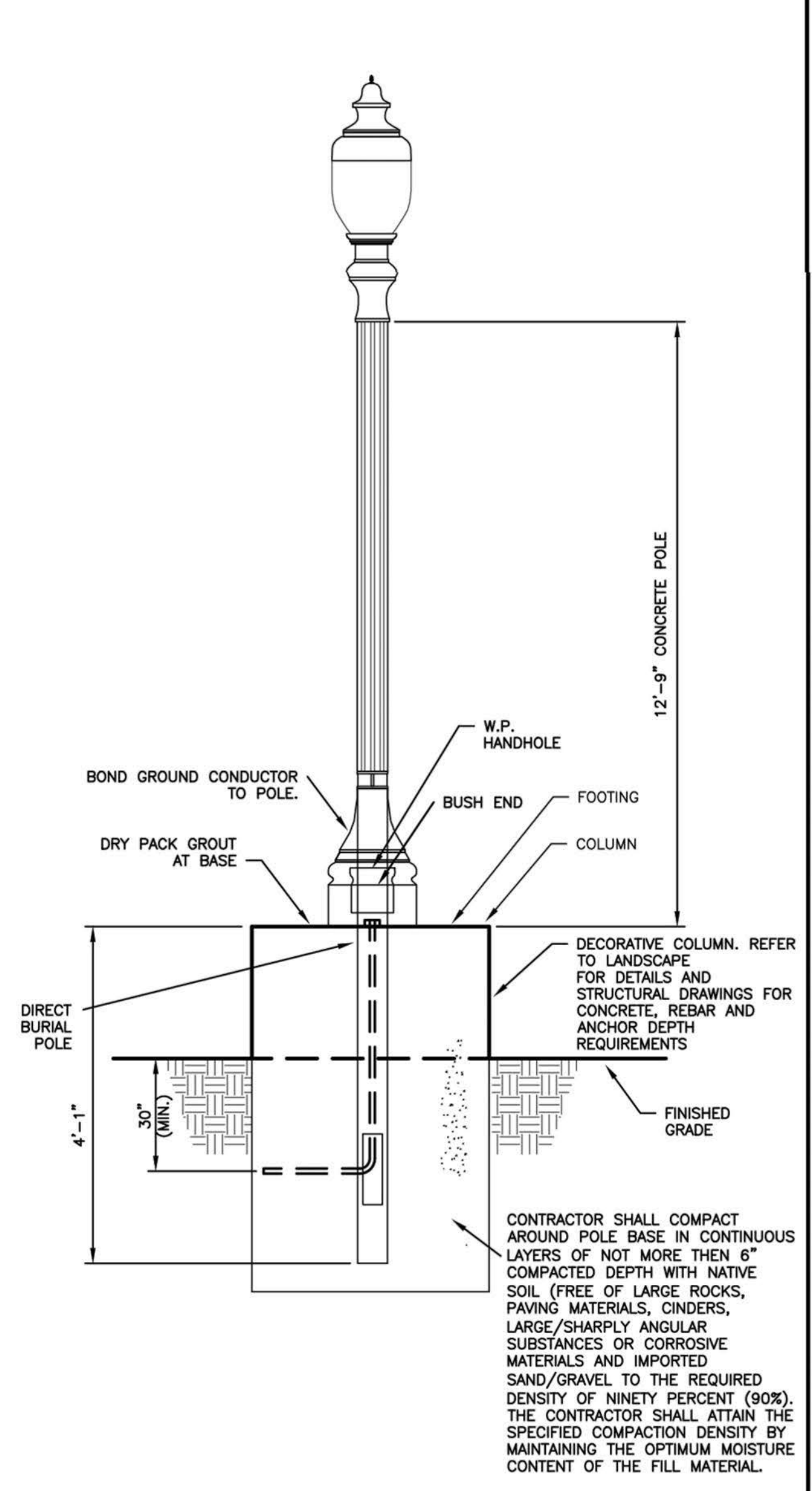
MURAL UP LIGHT

SCALE N.T.S. 4



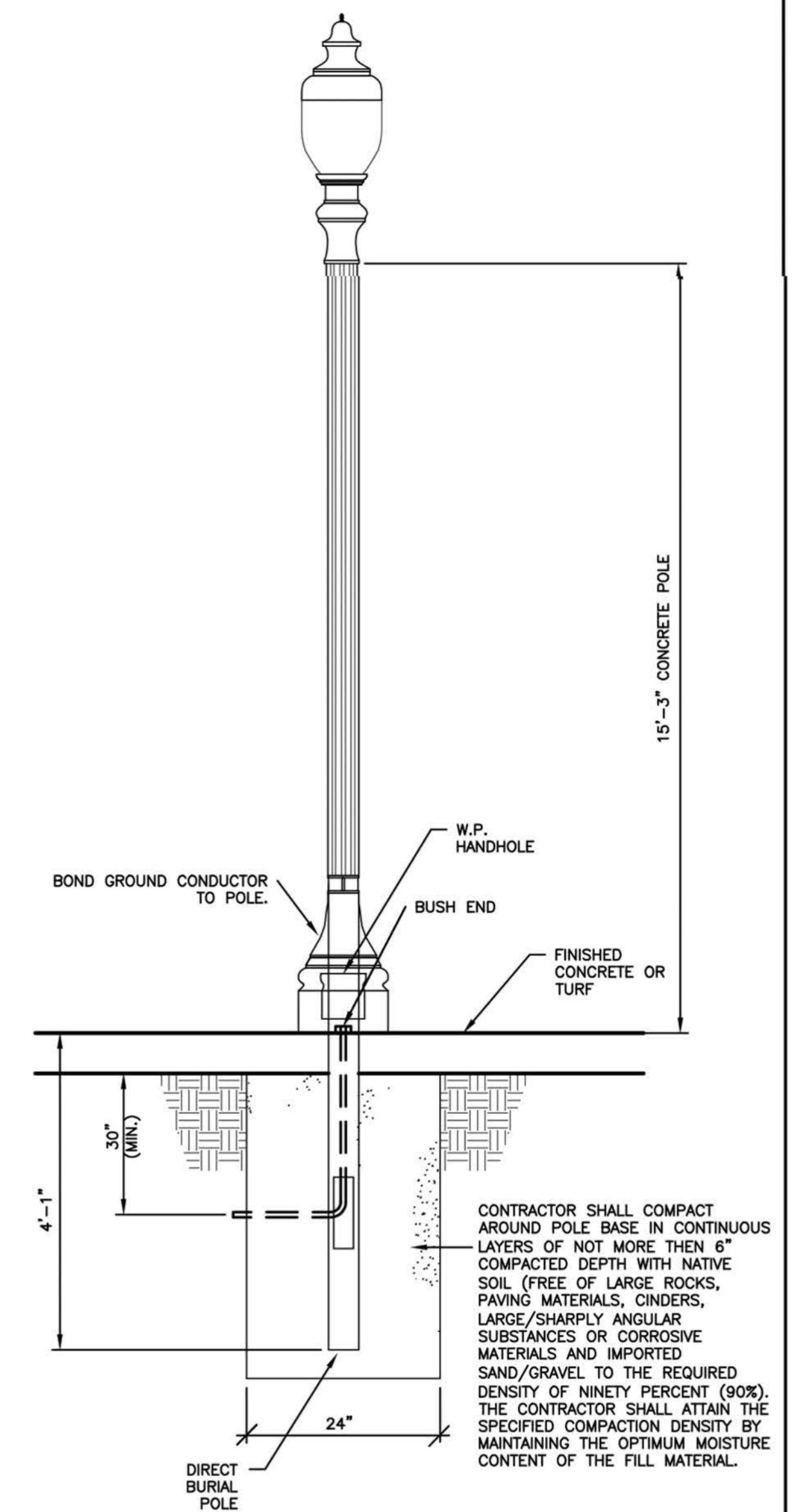
MURAL UP LIGHT

SCALE N.T.S. 5



COLUMN POLE LIGHT

SCALE N.T.S. 2

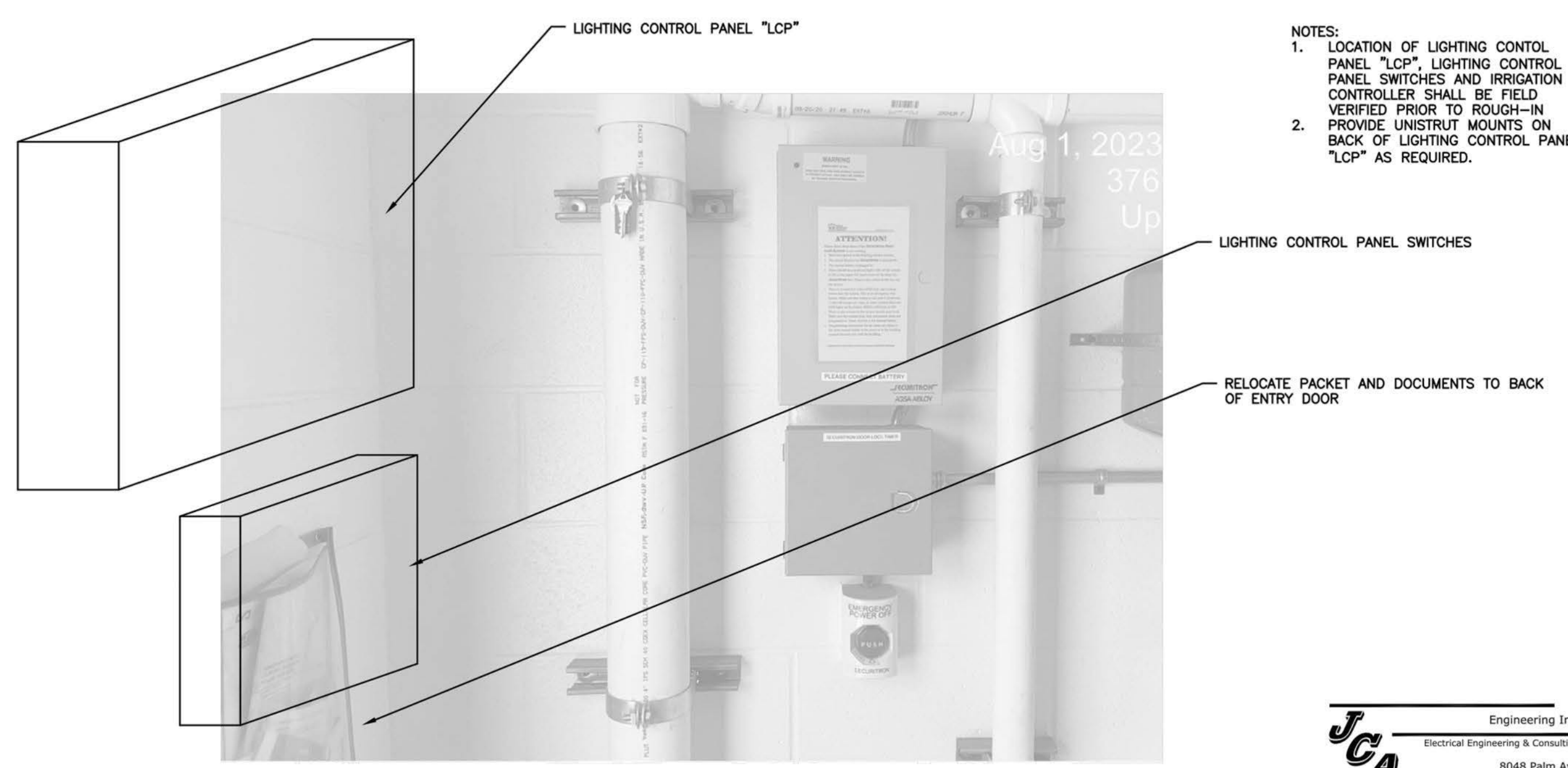


WALKWAY POLE LIGHT

SCALE N.T.S. 1



NORTHWEST CORNER OF EXISTING RESTROOM BUILDING



NORTHEAST CORNER OF EXISTING RESTROOM BUILDING

- NOTES:
1. LOCATION OF LIGHTING CONTROL PANEL "LCP", LIGHTING CONTROL PANEL SWITCHES AND IRRIGATION CONTROLLER SHALL BE FIELD VERIFIED PRIOR TO ROUGH-IN.
2. PROVIDE UNISTRUT MOUNTS ON BACK OF LIGHTING CONTROL PANEL "LCP" AS REQUIRED.



Know what's below.
Call before you dig.

RESTROOM BUILDING REFERENCE PLANS

BENCH MARK NO. LOCATION:		REVISIONS				
MARK	DATE	INITIAL	DESCRIPTION	DATE	APP'VD	
△	10/8/2025		REDUCED SCOPE REPLACED SET SIGNED 11/4/2024			

PLANS PREPARED BY

ARCHITERRA DESIGN GROUP
LANDSCAPE ARCHITECTURE AND PLANNING
10221-A TRADEMARK ST., RANCHO CUCAMONGA, CALIFORNIA 91730 PH: (951) 494-2800



DRAWN BY: PMM	APPROVED BY:
DESIGNED BY: JJC	FOR CITY ENGINEER R.C.E. 45702 DATE
CHECKED BY: JJR	RECOMMENDED BY: RECOMMENDED BY:
RECOMMENDED BY:	ENGINEERING STAFF LAND DEVELOPMENT & TRANSPORTATION

CITY OF UPLAND
TOM THOMAS MAGNOLIA PLAZA
LIGHTING FIXTURE DETAILS

Engineering Inc.
Electrical Engineering & Consulting
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Highland, Ca 92346
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909 864-0223
Fax 909 864-0289
james.cornis@jcaeng.com

SCALE N.T.S. 7

PROJECT NO. ADG JOB 2236
JCA JOB 2869-R1
CITY JOB 82338

SHEET E-2.2
37 OF 37 SHEETS
DRAWING NO. LS23-08
ACCT 421-8203