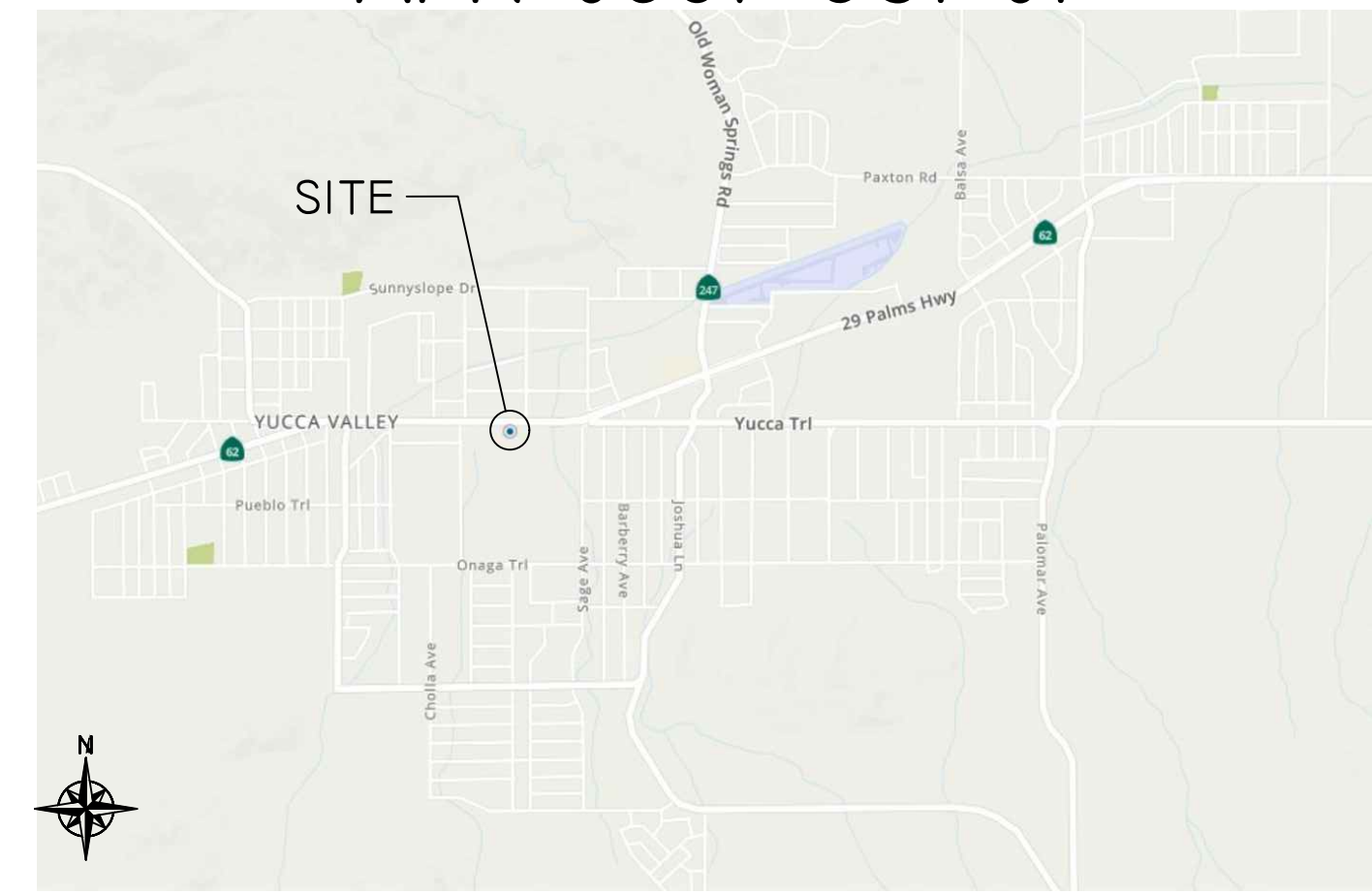


TOWN OF YUCCA VALLEY ENGINEERING DIVISION
GRADING PLAN GENERAL NOTES:

- 1. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE STANDARD PLANS OF THE TOWN OF YUCCA VALLEY AND STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION (GREENBOOK), LATEST EDITION, AND THE PROJECT'S "CONDITIONS OF APPROVAL", CALTRANS STANDARDS CURRENT EDITION.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING AN EFFECTIVE MEANS OF DUST CONTROL WHICH SHALL INCLUDE PROVISIONS FOR ADEQUATE WATERING DURING THE GRADING PROCESS AND PROVISIONS FOR CONTINUANCE OF DUST CONTROL UNTIL THE GRADE SURFACE PRESENTS SUFFICIENT COVER AGAINST WIND OR WATER EROSION THAT SPECIAL DUST CONTROL MEASURES ARE NO LONGER NECESSARY.
3. CONTRACTOR SHALL OBTAIN PERMITS AS REQUIRED BY THE TOWN OF YUCCA VALLEY DEVELOPMENT CODE.
4. ALL GRADING SHALL COMPLY WITH APPENDIX CHAPTER 33 OF THE CALIFORNIA BUILDING CODE, LATEST EDITION AS AMENDED BY THE TOWN OF YUCCA VALLEY.
5. THE LOCATION OF EXISTING, UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY. SUBJECT TO THE PROVISIONS OF SECTION 4215 OF THE CALIFORNIA GOVERNMENT CODE, THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK CONTACT DIG ALERT AT 811 TWO WORKING DAYS PRIOR TO ANY EXCAVATION.
6. DIMENSIONING TO CURBS SHALL BE TO FACE OF CURB.
7. CONTRACTOR SHALL DISPOSE OF ALL DEBRIS OFF-SITE AT A LEGALLY APPROVED DISPOSAL SITE.
8. CONTRACTOR SHALL REMOVE ANY ABANDONED UTILITY FACILITIES AND SHOW LIMITS OF REMOVALS ON THE RECORD DRAWINGS.
9. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REMOVAL, REPLACEMENT OR RELOCATION OF ALL REGULATORY, WARNING AND GUIDE SIGNS.
10. THE ASPHALT DESIGN MUST MEET THE CALTRANS STANDARD SPECIFICATIONS, CURRENT ADDITION, SECTION 39, FOR TYPE B ASPHALT, 3/4" MAXIMUM MEDIUM AND 1/2" MAXIMUM MEDIUM. THE OIL SHALL BE PG 70-10.
11. THE AGGREGATE BASE SHALL BE CLASS II, FOR 3/4" MAXIMUM ACCORDING TO THE STATE OF CALIFORNIA STANDARD SPECIFICATIONS, SECTION 26, CURRENT ADDITION.
12. A "RECORD DRAWING" (FORMERLY CALLED "AS-BUILT" DRAWING) OF THIS PLAN MUST BE SUBMITTED TO AND APPROVED BY THE TOWN ENGINEER BY THE PROJECT ENGINEER OF RECORD PRIOR TO ACCEPTANCE OF THE PROJECT.
13. CONSTRUCTION SIGNING, LIGHTING AND BARRICADING SHALL BE PROVIDED ON ALL PROJECTS AS REQUIRED BY TOWN STANDARDS OR AS DIRECTED BY THE TOWN ENGINEER. AS A MINIMUM, ALL CONSTRUCTION SIGNING, LIGHTING AND BARRICADING SHALL BE IN ACCORDANCE WITH STATE OF CALIFORNIA, DEPARTMENT OF TRANSPORTATION, "MANUAL OF TRAFFIC CONTROLS FOR CONSTRUCTION AND MAINTENANCE WORK ZONES" DATED 1991, OR SUBSEQUENT EDITIONS IN FORCE AT THE TIME OF CONSTRUCTION
14. THE FLOWLINES OF ALL CURB AND GUTTERS AND CROSS GUTTERS SHALL BE WATER TESTED BEFORE ACCEPTANCE OF THE PROJECT.
15. PARKING STALLS SHALL BE CLEARLY DELINEATED WITH A 4 TO 6 INCH STRIPE "HAIRPIN" OR ELONGATED "U" DESIGN OR OTHER APPROVED STRIPING OR STALL DELINEATION.
16. FINAL SITE GRADING AND DRAINAGE FLOW LINES SHALL BE CERTIFIED, IN WRITING, BY THE ENGINEER OF RECORD TO BE IN CONFORMANCE TO THE APPROVED GRADING PLAN PRIOR TO FINAL INSPECTION.
17. NPDES PERMIT IS REQUIRED PRIOR TO ISSUANCE OF A GRADING PERMIT FOR PARCELS 1 ACRE OR GREATER.
18. THE LOCATION OF BLOCK WALLS, RETAINING WALLS, AND OTHER STRUCTURES SHALL BE CLEARLY DEFINED ON THE PLANS. CONSTRUCTION AND STRUCTURAL DETAILS SHALL NOT BE SHOWN ON THE GRADING PLAN ALL PROVISIONS OF THE PRELIMINARY SOILS REPORT PREPARED BY NTS GEOTECHNICAL REPORT 22289 DATED AUG 22, 2022 SHALL BE COMPLIED WITH.
19. THIS PLAN IS FOR GRADING PURPOSES ONLY. APPROVAL DOES NOT CONSTITUTE APPROVAL OF BUILDING LOCATIONS, OFF-SITE DRAINAGE FACILITIES, DRIVEWAY LOCATIONS OR SIZES, PARKING LOT LAYOUT, ETC., OR OTHER ITEMS NOT RELATED TO BASIC GRADING OPERATIONS. NO STRUCTURAL CALCULATIONS HAVE BEEN MADE FOR ANY STRUCTURES ON THIS PLAN DURING PLAN CHECK; THEREFORE, THE PLAN CHECK ENGINEER TAKES NO RESPONSIBILITY FOR THE INTEGRITY OF SUCH STRUCTURES.
20. THESE PLANS SHALL EXPIRE IF CONSTRUCTION HAS NOT STARTED WITHIN 12 MONTHS OF PLAN APPROVAL BY THE TOWN ENGINEER.
21. UPON ISSUANCE OF A GRADING PERMIT BY THE TOWN OF YUCCA VALLEY ALL GRADING SHALL BE UNDERTAKEN AND COMPLETED IN COMPLIANCE WITH TOWN OF YUCCA VALLEY ORDINANCE NO. 133, IN PARTICULAR, SECTION 4(B) BUILDING CODE AMENDMENTS: 4. APPENDIX, VOLUME 1, CHAPTER 33, EXCAVATION AND GRADING, A. SECTION 3309.3 GRADING DESIGNATION, B. SECTION 3316, EROSION CONTROL AND 5. SECTION 3320 ENGINEERING REPORTS, AND THE ENGINEER OF RECORD SHALL CERTIFY THAT ALL GRADING COMPLIES WITH SAID ORDINANCE PRIOR TO ACCEPTANCE OR ISSUANCE OF ANY PERMITS BY THE TOWN OF YUCCA VALLEY."

TOWN OF YUCCA VALLEY
SAN BERNARDINO COUNTY, CALIFORNIA
GRADING AND DRAINAGE PLANS

NEW COMMERCIAL BUILDING
56695 TWENTYNINE PALMS
APN 0587-361-01



VICINITY MAP

INDEX OF DRAWINGS

- COVER SHEET G-1
EXISTING CONDITIONS G-2
GRADING AND DRAINAGE PLAN G-3
GRADING AND DRAINAGE PLAN ENLARGED/DETAILS G-4
EROSION CONTROL PLAN G-5



STATE MAP

OWNER/CLIENT: HI DESERT TIMES 56695 TWENTYNINE PALMS HIGHWAY, YUCCA VALLEY, CA 92284
ZONING LAND USE: GENERAL COMMERCIAL-GC
UTILITY PURVEYORS: WATER - HIGH DESERT PH: (760) 365-8333
SEWER - HIGH DESERT PH: (760) 365-8333
ELEC - SCE PH: (800) 611-1911
GAS - PROPANE PH: PRIVATE

ASSESSOR PARCEL NUMBERS: 0587-361-01
SITE ADDRESS: 56695 TWENTYNINE PALMS YUCCA VALLEY, CA

LEGAL DESCRIPTION: APN 0587-361-01 TWENTYNINE PALMS HWY FROM THE YUCCA VALLEY POST OFFICE, 0.1 MILE WEST OF THE SUMMIT OF A RIDGE, AT THE JUNCTION OF GRAND AVE WHICH LEADS NORTH, 62' FEET NORTH OF HWY 62, 30 FEET EAST OF GRAND AVE, 2' FEET ABOVE HWY 62, 1 FOOT SOUTH WITNESS POST.

LOT ACREAGE: 43,422 SQ. FT. OR 0.92 ACRES

TOTAL APPRX. AREA DIST. 19,710 SQ. FT. OR 0.45 ACRES

CODES/ORDINANCES:

ALL WORK SHALL BE IN COMPLIANCE WITH THE TOWN OF YUCCA VALLEY ORDINANCES, REQUIREMENTS AND CITY MUNICIPAL CODES.

ALL WORK SHALL BE PERFORMED IN COMPLIANCE WITH ALL CALIFORNIA BUILDING CODE REQUIREMENTS (CBC) 2019, APPENDIX J, CHP 18.

SURVEY INFO:

PROJECT BENCHMARK LISTED IN TITLE BLOCK

SURVEY PERFORMED BY DE LAND SURVEYORS DANNY DERA BEAUMONT, CA (951) 322-0788

SCOPE OF WORK

NEW COMMERCIAL BUILDING FOR THE HIGH DESERT TIMES PARKING LOT, NEW DRIVE, PLANTERS CONNECTION TO DOMESTIC WATER AND SEWER BY SEPARATE PERMIT.

BASIS OF BEARING:

THE SOUTHWEST 1/4 OF SECTION 13 PER TR 8749, MB 120/ 50-64 SAID BEARING BEING N 0° 0' 8" E

EXTREME CARE MUST BE TAKEN TO MINIMIZE IMPACTS OF ALL EARTHWORK TO PROTECT ALL NATURAL TREES AND PLANTS ON THE SITE. THERE WERE NO SURVEYED OR NOTED TREES ON THIS SITE APPLICABLE TO NATIVE PLANT OR WESTERN JOSHUA PERMITS.

GRADING TOLERANCE NOTE:

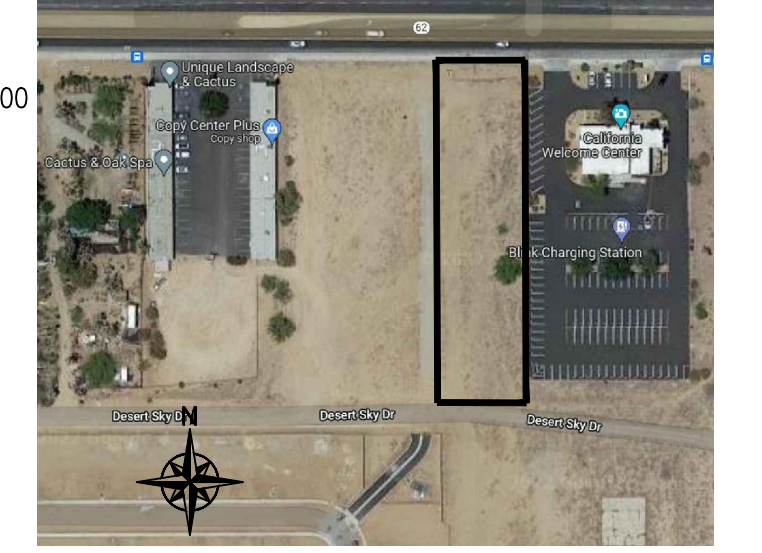
GRADING SHALL BE DONE WITHIN A TOLERANCE OF 0.1' OF THE GRADES AND ELEVATIONS SHOWN ON THESE PLANS. IN NO WAY DO THE ABOVE TOLERANCES RELIEVE THE CONTRACTOR OF RESPONSIBILITY OF PROVIDING A FINISHED GRADE SURFACE THAT DOES NOT POND OR PRODUCE PONDING.

CIVIL ENGINEER

DRP ENTERPRISES LLC Daniel Patneude MAILING ADDRESS: PO BOX 4428 PALM SPRINGS, CA 92263 206-734-7765 Joanne C. Singer RCE 26900 760-625-7426



DRP PROJ. I.D. 2022-745-01



SITE MAP

ABBREVIATIONS:

- AC ASPHALT CONCRETE
ANT PT ANGLE POINT
BCR BEGIN CURB RETURN
BW BACK OF SIDEWALK
CL CENTERLINE
COR CORNER
CLF CHAIN LINK FENCE
CP CONTROL POINT
CONC. CONCRETE
ECR END CURB RETURN
EP EDGE OF PAVEMENT
ER EDGE OF ROAD
EW EDGE OF WALK
FH FIRE HYDRANT
FG FINISH GRADE
FL FLOW LINE
FND FOUND
FS FINISH SURFACE
GS GROUND
HC HANDICAP
IFOW INSIDE FACE OF WALL
INT INTERSECTION
LP LOW POINTS
LT LIGHT
MOC MIDDLE OF CURB
OFOW OUTSIDE FACE OF WALL
PL PROPERTY LINE
PI POINT OF INTERSECTION
PP POWER POLE
SMH SEWER MANHOLE
SDMH STORM DRAIN MANHOLE
TB TOP OF BERM
TC TOP OF CURB
P-WI POST/WROUGHT IRON FENCE

LEGEND:

- Centerline, Property Line, Easement, (N) Iron Fencing, Exis. Fence, Exis. Contour Line, Proposed Contour Line, Spot Elevation, Bollard, Fire Hydrant, Gas Valve, Light Pole, Miscellaneous Box, Power Pole, Sewer Manhole, Street Light, Sign, Traffic Signal Light, Storm Drain Manhole, Water Valve, Joshua Tree, Tree Protect - Relocate

GEO-TECHNICAL REPORT INFORMATION: FOR SITE SPECIFIC DRAINAGE AND PERCOLATION REQUIREMENTS, SOILS AND SOILS TYPES. PLEASE REFERENCE GEO REPORT PREPARED BY NTS GEOTECHNICAL REPORT 22289, DATED AUGUST 22, 2022.

JOSHUA TREE NOTE: PER IB-0016 THERE SHALL BE NO SITE DISTURBANCE WITHIN 40' OF EXISTING JOSHUA TREES.

Table with 3 columns: EXISTING LOT, BEFORE, AFTER. Rows include PARCEL AREA, BUILDINGS, LOT COVERAGE (BLDG), DW, WALKS, PAVED, TOTAL IMPERVIOUS %, and TOTAL PERVIOUS %.

Table with 3 columns: DESCRIPTION, CUT, FILL. Rows include EARTHWORK, OVER-EXCAVATION, RECOMPACTION, SHRINKAGE, MISC, IMPORT, EXPORT, and TOTAL.

GRADING LEGEND: OVER EX (Red box)

PRIVATE ENGINEER'S NOTICE TO CONTRACTOR

THE EXISTENCE AND LOCATION OF ANY UNDERGROUND UTILITY PIPES, CONDUITS OR STRUCTURES SHOWN ON THESE PLANS WAS OBTAINED BY A SEARCH OF AVAILABLE RECORDS. TO THE BEST OF OUR KNOWLEDGE, THERE ARE NO EXISTING UTILITIES EXCEPT AS SHOWN ON THESE PLANS. THE CONTRACTOR IS REQUIRED TO TAKE DUE PRECAUTIONARY MEASURES TO PROTECT THE UTILITY LINES SHOWN ON THESE DRAWINGS.

CONTRACTOR AGREES THAT HE SHALL ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR THE JOB SITE CONDITION DURING THE COURSE OF CONSTRUCTION OF THIS PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY AND THAT THIS REQUIREMENT SHALL APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS.

JOANNE C. SINGER RCE 26900 DATE: 11-24-2022

CERTIFICATION: I hereby certify that the grading has been completed in accordance with the approved grading plan. Includes professional seal of Joanne C. Singer, Civil Engineer, State of California.

GEOTECHNICAL ENGINEER STATEMENT: This plan has been reviewed by the undersigned and found to be in conformance with the recommendations of the Geotechnical Report dated August 22, 2022 and all subsequent reports and addendums prepared by NADIM SUNNA. Includes signature and seal of Nadim Sunna.

IMPORTANT NOTICE: Section 4216/4217 of the Government Code requires a Dig Alert Identification Number to be issued before a 'Permit to Excavate' will be valid. CALL TOLL FREE 48 HOURS BEFORE YOU DIG UNDERGROUND SERVICE ALERT 811

PRIMARY DESIGN STANDARDS

- 1. TOWN OF YUCCA VALLEY 2020 - STANDARD DETAILS
2. COUNTY OF SAN BERNARDINO STANDARDS AS APPLICABLE 2018
3. 2018 GREENBOOK: STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION (18TH EDITION)
4. 2018 STANDARD SPECIFICATIONS BY CALIFORNIA DEPARTMENT OF TRANSPORTATION

APPROVED BY: ARMANDO BALDIZZONE, PUBLIC WORKS DIRECTOR. Includes professional seal of Joanne C. Singer and the Town of Yucca Valley logo.

TOWN OF YUCCA VALLEY COVER SHEET 56695 TWENTYNINE PALMS GRADING AND DRAINAGE PLANS APN 0587-361-01

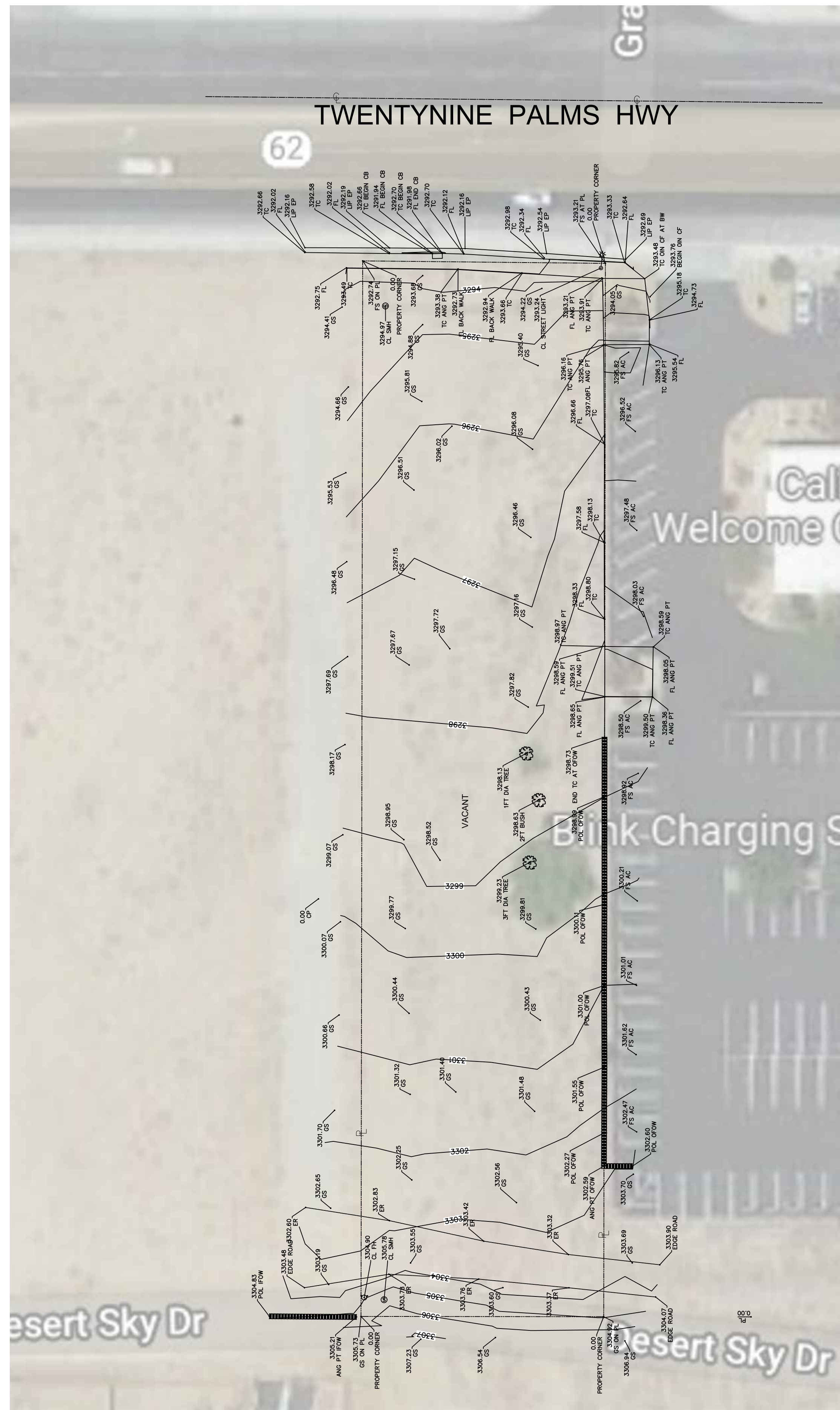
SHEET 1 OF 5 SHEETS GRA2021-XXXXX

BENCHMARK: BASIS OF BEARING: W 100 FT WLY 290.13 FT GOV LOT 1 SEC 2 TP 1S R 5E EX N 50 FT FOR ST. 92 AC ML. ELEVATION=3281.97 NAVD 88

REVISIONS table with columns: NO., INIT., DATE, DESCRIPTION, APP'D, DATE.

OWNER OR DEVELOPER: HI DESERT TIMES 56695 TWENTYNINE PALMS HIGHWAY, YUCCA VALLEY, CA 92284. SOILS ENGINEER: NTS GEOTECHNICAL (714) 408-0847. Includes signature and seal of Nadim Sunna.

PREPARED BY: DRP ENTERPRISES LLC DANIEL PATNEUDE. Includes professional seal of Joanne C. Singer and the Town of Yucca Valley logo.

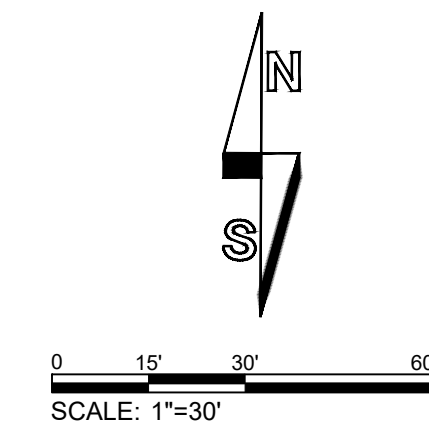


LEGEND:

- +— CENTERLINE
- |— PROPERTY LINE
- - - EASEMENT
- #— (N) IRON FENCING
- x-x- EXIS. FENCE
- ~ CONTOUR LINE
- 369.03
FS SPOT ELEVATION
- BOLLARD
- ⊕ FIRE HYDRANT
- ⊕ GAS VALVE
- ⊕ LIGHT POLE
- ⊕ MISCELLANEOUS BOX
- ⊕ POWER POLE
- ⊕ SEWER MANHOLE
- ⊕ SIGN
- ⊕ STORM DRAIN MANHOLE
- ⊕ WATER METER
- ⊕ WATER VALVE
- ⊕ JOSHUA TREE
- ⊕ JUN JUNIPER TREE
- ⊕ YUCCA TREE

ABBREVIATIONS:

- | | | | |
|--------|-------------------|------|------------------------|
| AC | ASPHALT CONCRETE | FS | FINISH SURFACE |
| ANT PT | ANGLE POINT | GS | GROUND |
| BCR | BEGIN CURB RETURN | HC | HANDICAP |
| BW | BACK OF SIDEWALK | IFOW | INSIDE FACE OF WALL |
| CL | CENTERLINE | INV | INVERT ELEV. PIPE |
| COR | CORNER | INT | INTERSECTION |
| CLF | CHAIN LINK FENCE | LP | LOW POINTS |
| CP | CONTROL POINT | LT | LIGHT |
| CONC. | CONCRETE | MOC | MIDDLE OF CURB |
| ECR | END CURB RETURN | OFOW | OUTSIDE FACE OF WALL |
| EP | EDGE OF PAVEMENT | PL | PROPERTY LINE |
| ER | EDGE OF ROAD | PI | POINT OF INTERSECTION |
| EW | EDGE OF WALK | PP | POWER POLE |
| FH | FIRE HYDRANT | SMH | SEWER MANHOLE |
| FG | FINISH GRADE | SDMH | STORM DRAIN MANHOLE |
| FL | FLOW LINE | TB | TOP OF BERM |
| FND | FOUND | TC | TOP OF CURB |
| | | TG | TOP OF GRATE |
| | | TL | TOP OF LID |
| | | TW | TOP OF WALL |
| | | P-WI | POST/WROUGH IRON FENCE |



EXISTING CONDITIONS

SCALE - 1"=30'

TREE NOTE:

EXTREME CARE MUST BE TAKEN TO MINIMIZE IMPACTS OF ALL EARTHWORK TO PROTECT ALL NATURAL TREES AND PLANTS ON THE SITE. THERE WERE NO SURVEYED OR NOTED TREES ON THIS SITE APPLICABLE TO NATIVE PLANT OR WESTERN JOSHUA PERMITS.

JOSHUA TREE NOTE:

PER IB-0016 THERE SHALL BE NO SITE DISTURBANCE WITHIN 40" OF EXISTING JOSHUA TREES.

CERTIFICATION
I hereby certify that the grading has been completed in accordance with the approved grading plan.



JOANNE C. SINGER
RCE NO. 26900 EXP. 3/21/2023

IMPORTANT NOTICE
Section 4216/4217 of the Government Code requires a Dig Alert Identification Number to be issued before a "Permit to Excavate" will be valid. For your Dig Alert ID, Number call CALL TOLL FREE 48 HOURS BEFORE YOU DIG UNDERGROUND SERVICE ALERT 811

BENCHMARK:
BASIS OF BEARING: W 100 FT WLY 290.13 FT GOV LOT 1 SEC 2 TP 1S R 5E EX N 50 FT FOR ST. 92 AC M/L
BENCHMARK: EVO 368
ELEVATION=3281.97 NAVD 88
W 100 FT WLY 290.13 FT GOV LOT 1 SEC 2 TP 1S R 5E EX N 50 FT FOR ST. 92 AC M/L

REVISIONS				
NO.	INIT.	DATE	DESCRIPTION	APP'D DATE

OWNER OR DEVELOPER:
HI DESERT TIMES
56695 TWENTYNINE PALMS HIGHWAY,
YUCCA VALLEY, CA 92284
CONCEPT DESIGN—MAY 02, 2022

SOILS ENGINEER: NTS GEOTECHNICAL
(714) 408-0847

NADIM SUNNA
G.E. 3172

PREPARED BY: DRP PROJ. ID 2022-745-01
DRP ENTERPRISES LLC
DANIEL PATNEAUDE
MAILING ADDRESS:
PO BOX 4428
PALM SPRINGS, CA 92263
206-734-7765
JOANNE C. SINGER RCE 26900
760-625-7426

DATE: 11-24-2022

EXP. DATE: 3/31/2023



APPROVED BY:
ARMANDO BALDIZZONE, DATE
PUBLIC WORKS DIRECTOR

RECOMMENDED FOR APPROVAL:

TOWN OF YUCCA VALLEY
EXISTING CONDITIONS
56695 TWENTYNINE PALMS
GRADING AND DRAINAGE PLANS
APN 0587-361-01

SHEET
2
OF 5 SHEETS
GRA2021-XXXXXX

CONSTRUCTION NOTES		QTY. EST.
1	CONSTRUCT NEW PCC CONCRETE APPROACH DRIVEWAY PER ATTACHED DRAWINGS AND STANDARDS AND GUIDELINES OF THE CITY OF YUCCA VALLEY. 6" THK MIN. SEE DETAIL: 1 ON SHEET 3.	144 SF
2	INSTALL NEW PCC CONCRETE FOR WALKWAYS, PATIOS, PER ATTACHED DRAWINGS AND STANDARDS AND GUIDELINES OF THE CITY OF YUCCA VALLEY. 6 INCHES THK MIN. SEE DETAIL: 1 ON SHEET 3.	712 SF
3	CONSTRUCT ASPHALT CONCRETE DRIVE WAY FOR THE PARKING SPOTS AND DRIVEWAYS PER ATTACHED DRAWINGS AND STANDARDS AND GUIDELINES OF THE CITY OF YUCCA VALLEY. SEE DETAIL: 2, ON SHEET 4.	7887 SF
4	INSTALL NEW WATER METER BY OTHERS - HIGH DESERT WATER DISTRICT.	
5	INSTALL NEW 1 INCH WATER SERVICE LINE PER 2019 CPC.	
6	INSTALL NEW SEWER SERVICE LINE PER CITY OF YUCCA VALLEY GUIDELINES AND STANDARDS. HIGH DESERT SEWER SEPARATE PERMIT	
7	INSTALL NEW ELECTRICAL SERVICE PER 2019 CEC AND LOCAL POWER COMPANY SEE GUIDELINES AND STANDARDS.	
8	INSTALL AREA PLANTERS WITH AREA DRAINS AS NOTED ON PLANS. ALL PLANTERS NEAR BUILDING TO BE AT MIN 8 INCH BELOW FF. ALL GRADES 5 PERCENT.	1 SF
9	INSTALL NEW HANDICAPPED RAMP PER ATTACHED DRAWINGS AND PER STANDARDS AND GUIDELINES OF THE CITY OF YUCCA VALLEY. SEE DETAIL: 4 ON SHEET 4.	16 LF
10	CONSTRUCT NEW 6" CURB IN PARKING LOT FOR PLANTERS AND PARKING AREA.	432 LF
11	INSTALL 4 INCH FLAT SURFACE OR SQUARE PATIO DRAINS AS SHOWN ON PLANS AND PER DETAIL ON SHEET 4.	1 EA
12	INSTALL 10 AREA DRAIN FOR PLANTERS AS SHOWN ON PLANS PER SUBMITTED DRAWINGS AND PER DETAIL: 6 ON SHEET 4.	8 LF
13	INSTALL 24 INCH JENSEN CATCH BASIN FOR V-DITCH CONVEYANCE OF WATER. SEE DETAILS ON SHEET 4.	3 EA
14	INSTALL 2 FEET WIDE BY 3" DEEP CONCRETE GUTTER FOR WATER TRANSITION BETWEEN PARKING LOT AND CATCH BASIN PER PLANS SUBMITTED . SEE DETAIL: 8 ON SHEET 4.	323 SF
15	INSTALL 4 INCH SCHEDULE 40 PVC STORM DRAIN PIPE.	258 LF
16	INSTALL 4 INCH SCHEDULE 40 PVC PERFORATED STORM DRAIN PIPE.	65 LF

EARTHWORK QUANTITIES		
DESCRIPTION	CUT	FILL
EARTHWORK	75 CY	112 CY
OVER-EXCAVATION	92 CY	---
RECOMPACTION	---	92 CY
SHRINKAGE	---	---
MISC	---	---
IMPORT	---	26 CY
EXPORT	---	---
TOTAL	75 CY	112 CY

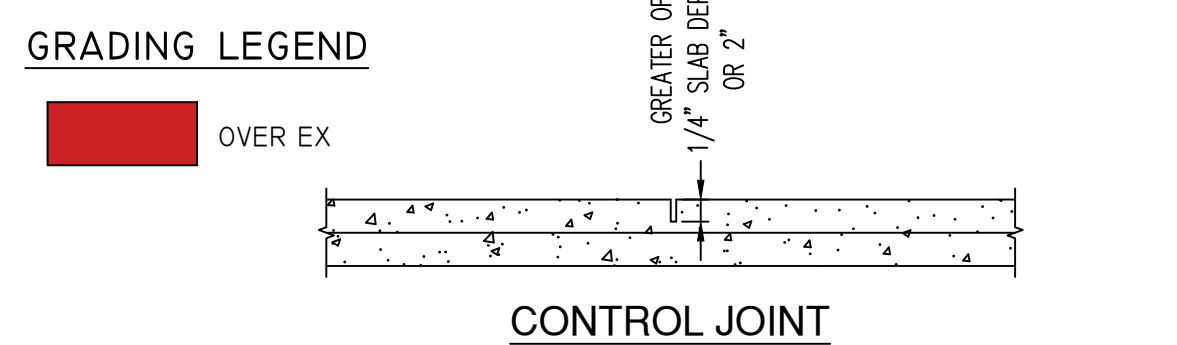
NOTE: SHRINKAGE IS ASSUMED AT A FACTOR OF 10%
 NOTE: SOME NATURAL SOILS MAY NEED TO BE EXPORTED BASED ON SOILS DENSITY TESTING.

PERVIOUS - IMPERVIOUS AREA CALCULATIONS		
EXISTING LOT	BEFORE	AFTER
PARCEL AREA	43,422 SF	43,422 SF
BUILDINGS	0 SF	1,238 SF
LOT COVERAGE (BLDG)	0%	2.9%
D/W. WALKS, PAVED	0 SF	8,599 SF
TOTAL IMPERVIOUS %	0 %	22.6%
TOTAL PERVIOUS %	100 %	77.4%

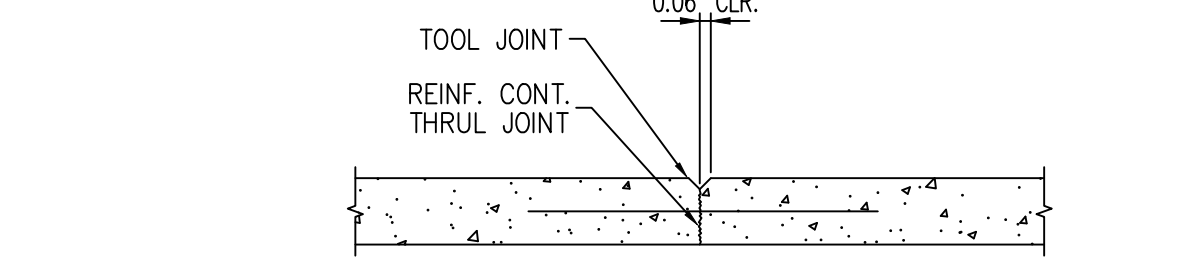
NOTE:
 CONTRACTOR SHALL FOLLOW CA DEPT. OF HEALTH SERVICES CRITERIA FOR SEPARATION OF WATER AND SEWER FACILITIES.
 CONTRACTOR IS RESPONSIBLE FOR ANY DAMAGE TO STREETS AND SIDEWALKS DURING CONST. AND AGREES TO REPAIR AND REPLACE ALL EXIS. IMPROVEMENTS DURING THE COURSE OF CONST.
 CONTRACTOR TO POTHOLE AND VERIFY ALL UTILITY CONNECTION POINTS AND CROSSINGS PRIOR TO CONSTRUCTION.

GRADING TOLERANCE NOTE:
 GRADING SHALL BE DONE WITHIN A TOLERANCE OF 0.1' OF THE GRADES AND ELEVATIONS SHOWN ON THESE PLANS. ALL SLOPES SHALL BE CONSTRUCTED WITH 0.5' OF THE LOCATION SHOWN ON THESE PLANS. IN NO WAY DO THE ABOVE TOLERANCES RELIEVE THE CONTRACTOR OF RESPONSIBILITY OF PROVIDING A FINISHED GRADE SURFACE THAT DOES NOT POND OR PRODUCE PONDING.

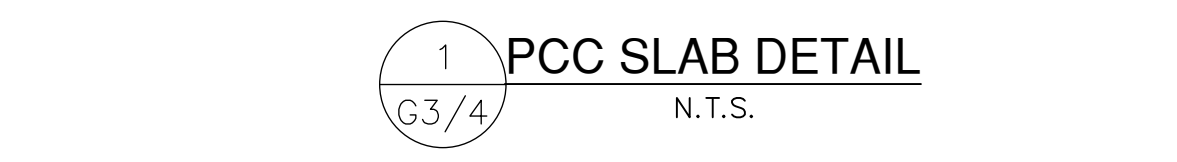
JOSHUA TREE NOTE:
 PER IB-0016 THERE SHALL BE NO SITE DISTURBANCE WITHIN 40" OF EXISTING JOSHUA TREES.



CONTROL JOINT
 1. PROVIDE CONTROL JOINTS TO LIMIT SLAB AREA TO 250 SF. W/ MAX LENGTH/WIDTH OF 15' ON ANY ONE SIDE.
 2. PLACE PERPENDICULAR TO CONSTRUCTION JOINTS.
 3. LENGTH SHALL NOT EXCEED WIDTH BY MORE THAN 2'.



CONSTRUCTION JOINT
 1. PROVIDE CONSTRUCTION JOINTS @ CENTER LINE OF COLUMNS, ALIGN WITH BLOCK OUTS @ COLUMNS WHERE OCCURS.



SOILS INFORMATION
 BUILDING PAD
 IN ORDER TO CREATE A FIRM AND STABLE PLATFORM ON WHICH TO CONSTRUCT THE NEW BUILDING FOUNDATION AND SLAB-ON-GRADE, WE RECOMMEND THE FOLLOWING:
 • BUILDING PAD SHOULD BE EXCAVATED TO A DEPTH OF AT LEAST 2 FEET BELOW THE BOTTOM OF THE FOOTING OR 4 FEET FROM EXISTING GRADE, WHICHEVER IS DEEPER.
 • THE EXCAVATION SHOULD EXTEND LATERALLY A MINIMUM OF 3 FEET FROM EDGE OF FUTURE FOOTINGS.
 • THE BOTTOM OF THE OVER EXCAVATION SHOULD THEN BE SCARIFIED TO A DEPTH OF AT LEAST 6 INCHES, MOISTURE CONDITIONED TO NEAR OPTIMUM MOISTURE CONTENT AND RECOMPACTION TO AT LEAST 90 PERCENT RELATIVE COMPACTION AS DETERMINED IN ACCORDANCE WITH ASTM D1557.
 • FOLLOWING THE APPROVAL OF THE OVER-EXCAVATION BOTTOM BY A REPRESENTATIVE OF NTS, THE ONSITE MATERIAL MAY BE USED AS FILL MATERIAL TO ACHIEVE THE PLANNED FOOTING ELEVATION.
 • THE FILL MATERIAL SHOULD THEN BE PLACED IN 6- TO- 8-INCH-THICK LIFTS, MOISTURE CONDITIONED TO NEAR OPTIMUM MOISTURE CONTENT AND COMPACTION TO ACHIEVE 90 PERCENT RELATIVE COMPACTION.

DRAINAGE CONTROL
 THE CONTROL OF SURFACE WATER IS ESSENTIAL TO THE SATISFACTORY PERFORMANCE OF THE BUILDING AND SITE IMPROVEMENTS. SURFACE WATER SHOULD BE CONTROLLED SO THAT CONDITIONS OF UNIFORM MOISTURE ARE MAINTAINED BENEATH THE IMPROVEMENTS, EVEN DURING PERIODS OF HEAVY RAINFALL. THE FOLLOWING RECOMMENDATIONS ARE CONSIDERED MINIMAL:
 • PONDING AND AREAS OF LOW FLOW GRADIENTS SHOULD BE AVOIDED.
 • IF BARE SOIL WITHIN 5 FEET OF THE STRUCTURE IS NOT AVOIDABLE, THEN A GRADIENT OF 5 PERCENT OR MORE SHOULD BE PROVIDED SLOPING AWAY FROM THE IMPROVEMENT. CORRESPONDING PAVED SURFACES SHOULD BE PROVIDED WITH A GRADIENT OF AT LEAST 2 PERCENT.
 • THE REMAINDER OF THE UNPAVED AREAS SHOULD BE PROVIDED WITH A DRAINAGE GRADIENT OF AT LEAST 2 PERCENT.
 • POSITIVE DRAINAGE DEVICES, SUCH AS GRADED SWALES, PAVED DITCHES, AND/OR CATCH BASINS SHOULD BE EMPLOYED TO ACCUMULATE AND TO CONVEY WATER TO APPROPRIATE DISCHARGE POINTS.
 • CONCRETE WALKS AND FLATWORK SHOULD NOT OBSTRUCT THE FREE FLOW OF SURFACE WATER.
 • BRICK FLATWORK SHOULD BE SEALED BY MORTAR OR BE PLACED OVER AN IMPERMEABLE MEMBRANE.
 • AREA DRAINS SHOULD BE RECESSED BELOW GRADE TO ALLOW FREE FLOW OF WATER INTO THE BASIN.
 • ENCLOSED RAISED PLANTERS SHOULD BE SEALED AT THE BOTTOM AND PROVIDED WITH AN AMPLE FLOW GRADIENT TO A DRAINAGE DEVICE. RECESSED PLANTERS AND LANDSCAPED AREAS SHOULD BE PROVIDED WITH AREA INLET AND SUBSURFACE DRAIN PIPES.
 • PLANTERS SHOULD NOT BE LOCATED ADJACENT TO THE STRUCTURES WHEREVER POSSIBLE. IF PLANTERS ARE TO BE LOCATED ADJACENT TO THE STRUCTURES, THE PLANTERS SHOULD BE POSITIVELY SEALED, SHOULD INCORPORATE A SUBDRAIN, AND SHOULD BE PROVIDED WITH FREE DISCHARGE CAPACITY TO A DRAINAGE DEVICE.
 • PLANTING AREAS AT GRADE SHOULD BE PROVIDED WITH POSITIVE DRAINAGE. WHEREVER POSSIBLE, THE GRADE OF EXPOSED SOIL AREAS SHOULD BE ESTABLISHED ABOVE ADJACENT PAVED GRADES. DRAINAGE DEVICES AND CURBING SHOULD BE PROVIDED TO PREVENT RUNOFF FROM ADJACENT PAVEMENT OR WALKS INTO PLANTED AREAS.
 • GUTTER AND DOWNSPOUT SYSTEMS SHOULD BE PROVIDED TO CAPTURE DISCHARGE FROM ROOF AREAS. THE ACCUMULATED ROOF WATER SHOULD BE CONVEYED TO OFFSITE DISPOSAL AREAS BY A PIPE OR CONCRETE SWALE SYSTEM.
 • LANDSCAPE WATERING SHOULD BE PERFORMED JUDICIOUSLY TO PRECLUDE EITHER SOAKING OR DESICCATION OF SOILS. THE WATERING SHOULD BE SUCH THAT IT JUST SUSTAINS PLANT GROWTH WITHOUT EXCESSIVE WATERING. SPRINKLER SYSTEMS SHOULD BE CHECKED.

LEGEND:

— W — W —	DOMESTIC WATER
— SS — SS —	SANITARY SEWER
— T — T —	PROPOSED TELEPHONE
— E — E —	PROPOSED ELECTRIC
(N) IRON FENCING	
— x — x —	EXIS. FENCE
369	EXIS. CONTOUR LINE
369	PROPOSED CONTOUR LINE
369.03 FS	SPOT ELEVATION
●	BOLLARD
⊕	FIRE HYDRANT
⊕	GAS VALVE
⊕	LIGHT POLE
⊕	MISCELLANEOUS BOX
⊕	POWER POLE
⊕	SEWER MANHOLE
⊕	STREET LIGHT
⊕	SIGN
⊕	TRAFFIC SIGNAL LIGHT
⊕	STORM DRAIN MANHOLE
⊕	WATER VALVE
⊕	JOSHUA TREE
⊕	TREE PROTECT - RELOCATE

IMPORTANT NOTICE
 Section 4216/4217 of the Government Code requires a Dig Alert Identification Number to be issued before a "Permit to Excavate" will be valid. For your Dig Alert ID, Number call CALL TOLL FREE 48 HOURS BEFORE YOU DIG UNDERGROUND SERVICE ALERT 811

TREE NOTE:
 EXTREME CARE MUST BE TAKEN TO MINIMIZE IMPACTS OF ALL EARTHWORK TO PROTECT ALL NATURAL TREES AND PLANTS ON THE SITE. THERE WERE NO SURVEYED OR NOTED TREES ON THIS SITE APPLICABLE TO NATIVE PLANT OR WESTERN JOSHUA PERMITS.

CERTIFICATION
 I hereby certify that the grading has been completed in accordance with the approved grading plan.

JOANNE C. SINGER
 RCE NO. 26900 EXP. 3/21/2023

GEOTECHNICAL ENGINEER STATEMENT
 This plan has been reviewed by the undersigned and found to be in conformance with the recommendations of the Geotechnical Report dated AUGUST 22, 2022 and all subsequent reports and addendums prepared by

NADIM SUNNA
 Q.S.P. P.E. 3172

BENCHMARK:
 BASIS OF BEARING: W 100 FT WLY 290.13 FT GOV LOT 1 SEC 2 TP 1S R 5E EX N 50 FT FOR ST. 92 AC M/L
 BENCHMARK: EVO 368
 ELEVATION=3281.97 NAVD 88
 W 100 FT WLY 290.13 FT GOV LOT 1 SEC 2 TP 1S R 5E EX N 50 FT FOR ST. 92 AC M/L

REVISIONS			
NO.	INIT.	DATE	DESCRIPTION

GEO-TECHNICAL REPORT INFORMATION:
 FOR SITE SPECIFIC DRAINAGE AND PERCOLATION REQUIREMENTS, SOILS AND SOILS TYPES, PLEASE REFERENCE GEO REPORT PREPARED BY NTS GEOTECHNICAL. REPORT 22289, DATED AUGUST 22, 2022.

OWNER OR DEVELOPER:
 HI DESERT TIMES
 56695 TWENTYNINE PALMS HIGHWAY,
 YUCCA VALLEY, CA 92284
 CONCEPT DESIGN- MAY 02, 2022

SOILS ENGINEER: NTS GEOTECHNICAL
 (714) 408-0847

NADIM SUNNA
 G.E. 3172

PREPARED BY:
 DRP PROJ. ID 2022-745-01

DRP ENTERPRISES LLC
 DANIEL PATNEAUDE
 MAILING ADDRESS:
 PO BOX 4428
 PALM SPRINGS, CA 92263
 206-734-7765
 JOANNE C. SINGER RCE 26900
 760-625-7426

DATE: 11-24-2022
 EXP. DATE: 3/31/2023

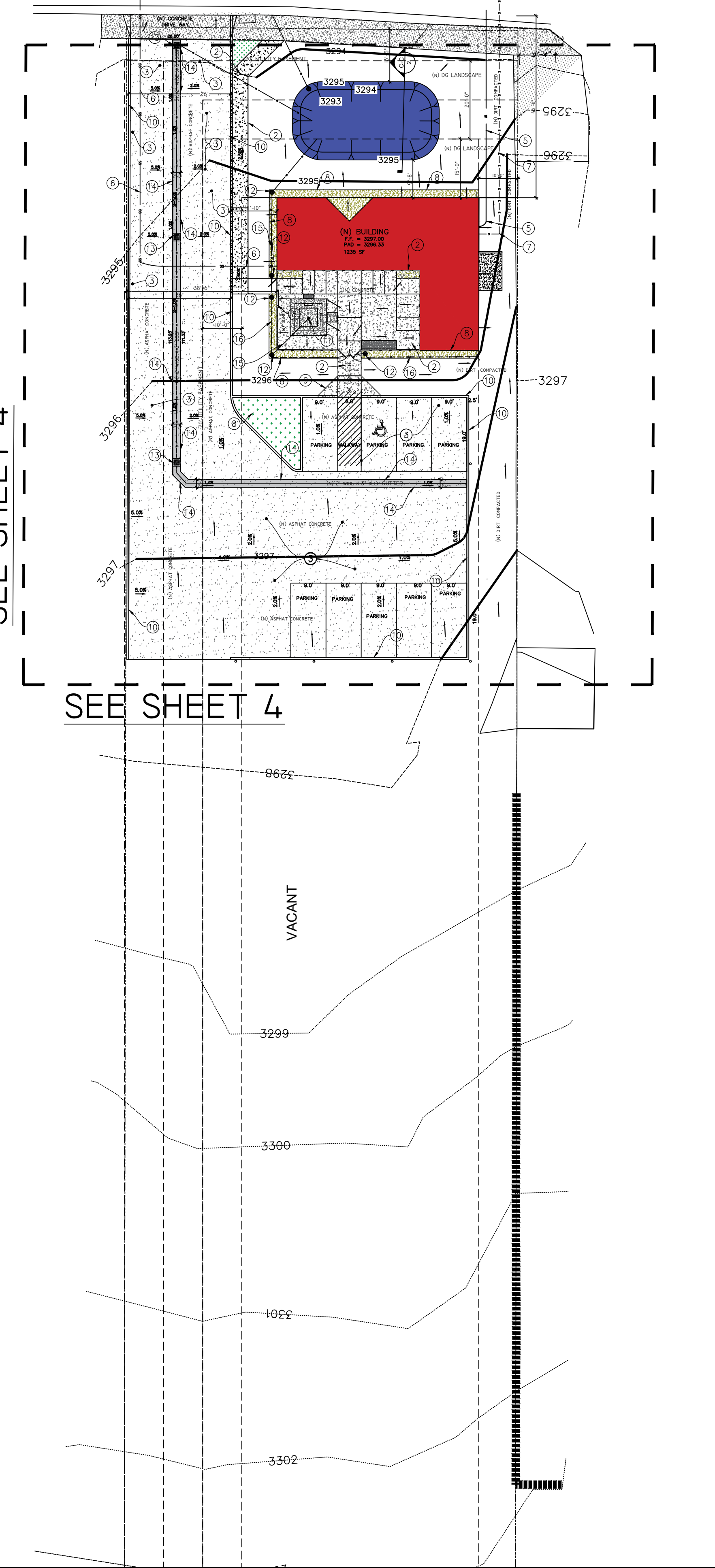
APPROVED BY:
 ARMANDO BALDIZZONE,
 PUBLIC WORKS DIRECTOR

RECOMMENDED FOR APPROVAL:



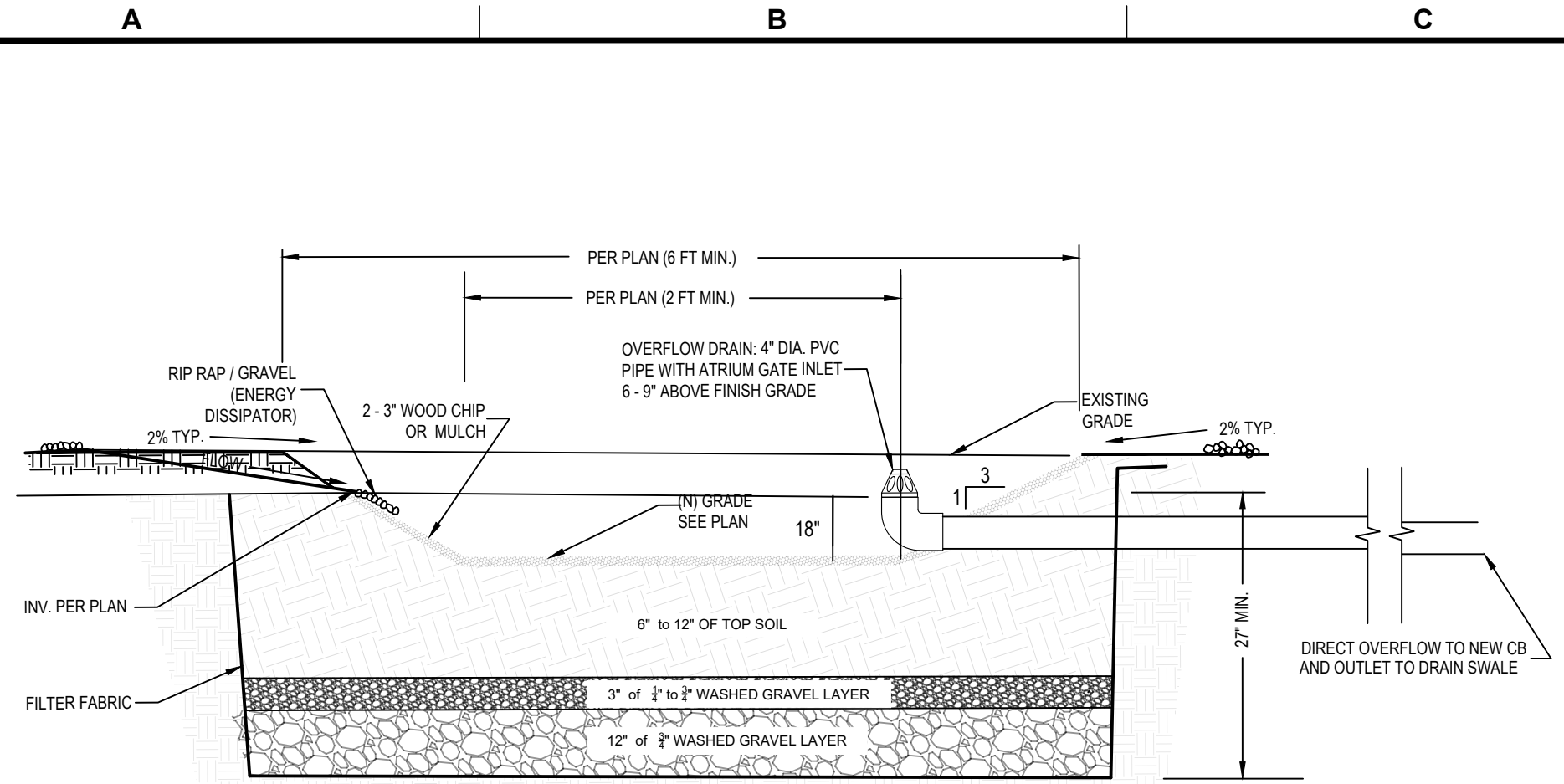
TOWN OF YUCCA VALLEY
 GRADING AND DRAINAGE PLAN
 56695 TWENTYNINE PALMS
 GRADING AND DRAINAGE PLANS
 APN 0587-361-01

SHEET
 3
 OF 5 SHEETS
 GRA2021-XXXXXX

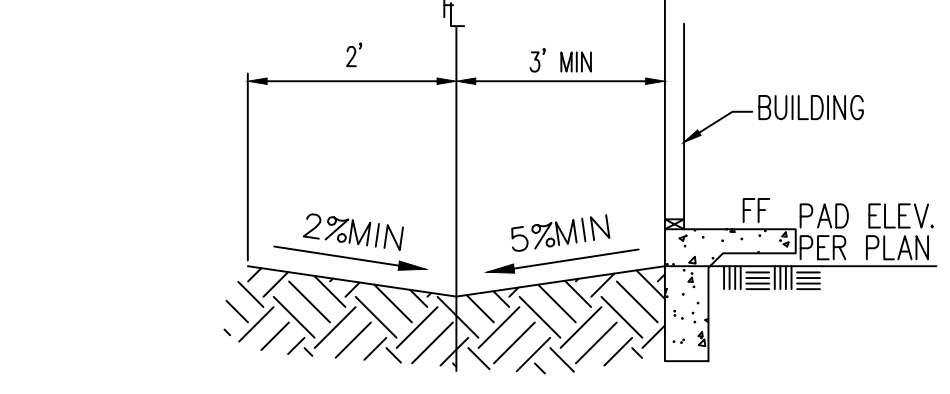
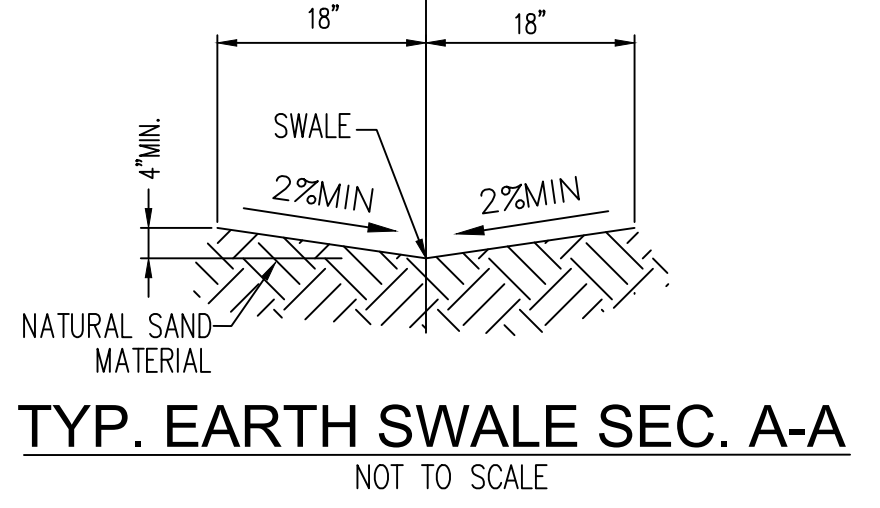


SEE SHEET 4

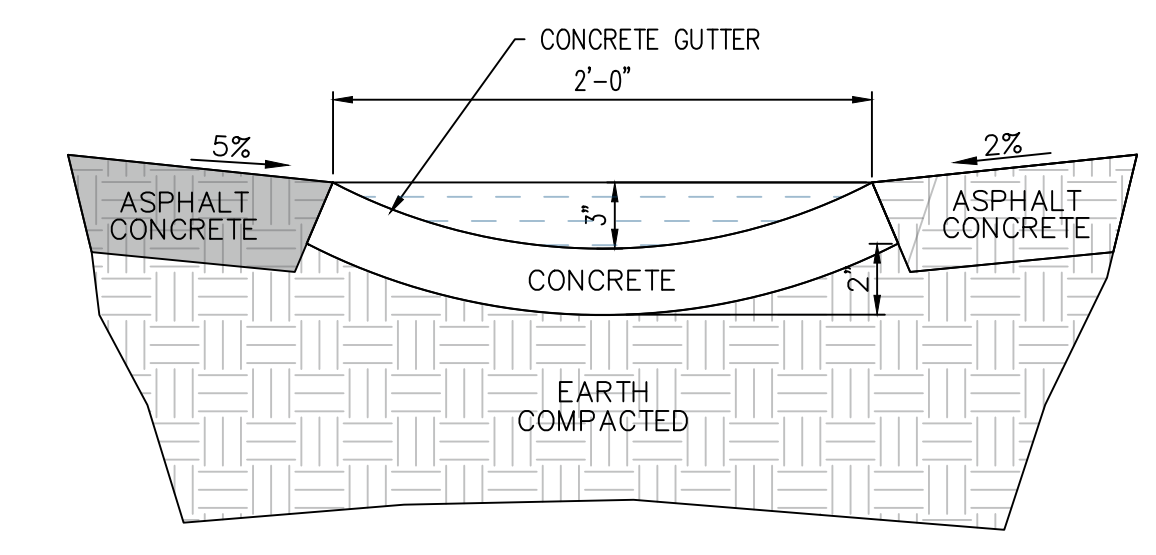
SEE SHEET 4



RET. BASIN SEC. C-C
NOT TO SCALE



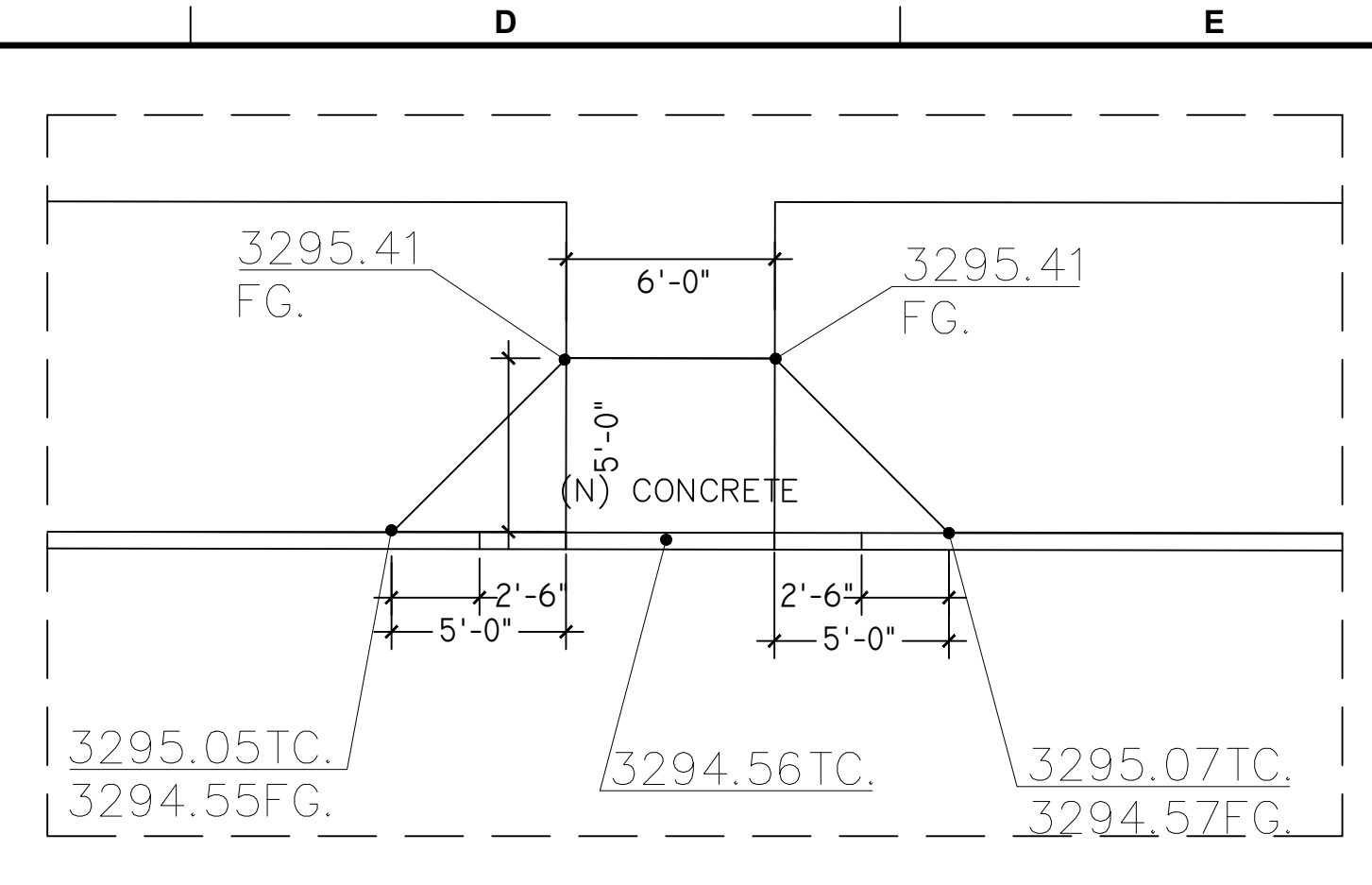
TYP. DRAIN SEC 2019 CBC
NOT TO SCALE



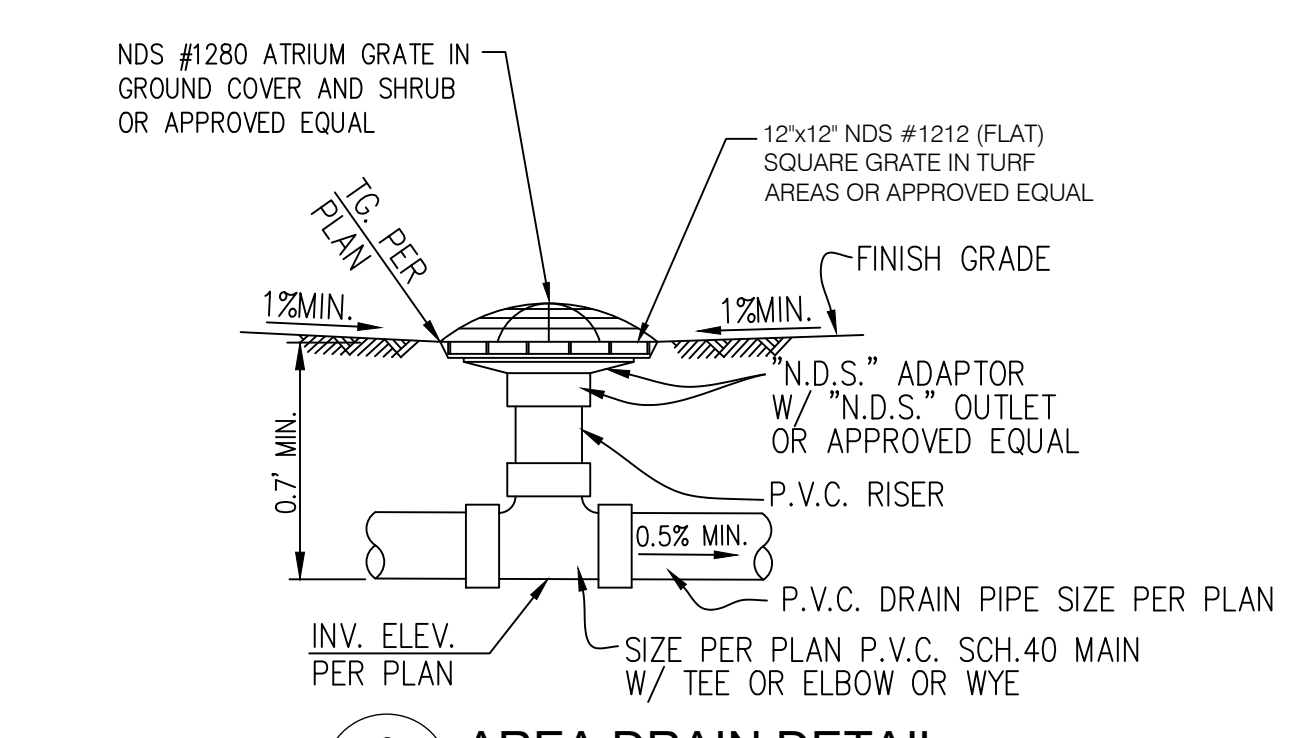
2 CONCRETE GUTTER
NOT TO SCALE

IMPORTANT NOTICE
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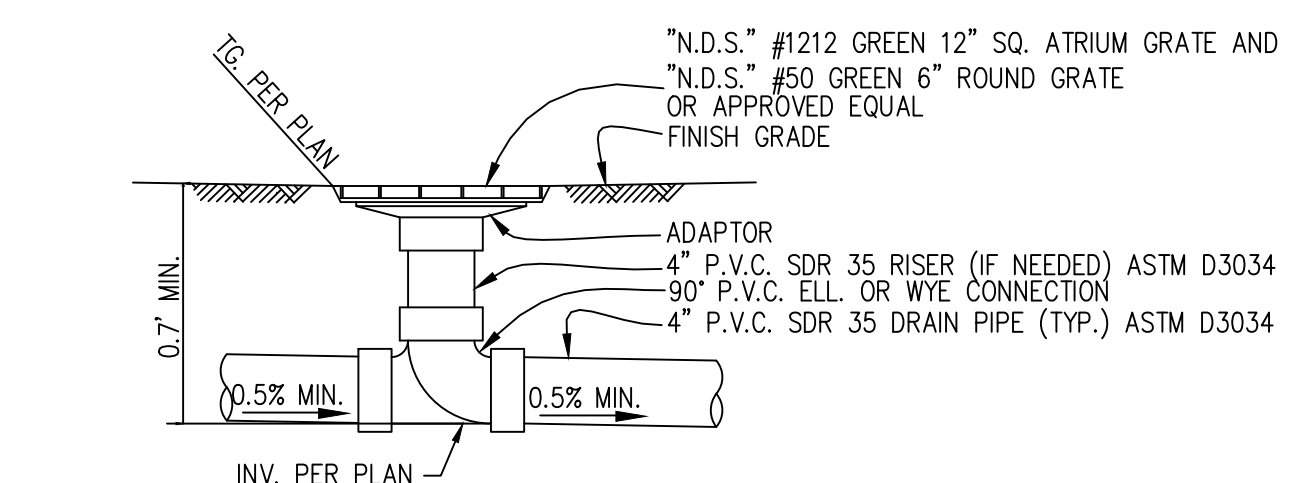
JOSHUA TREE NOTE:
PER IB-0016 THERE SHALL BE NO SITE DISTURBANCE WITHIN 40' OF EXISTING JOSHUA TREES.



RAMP DETAIL
NTS

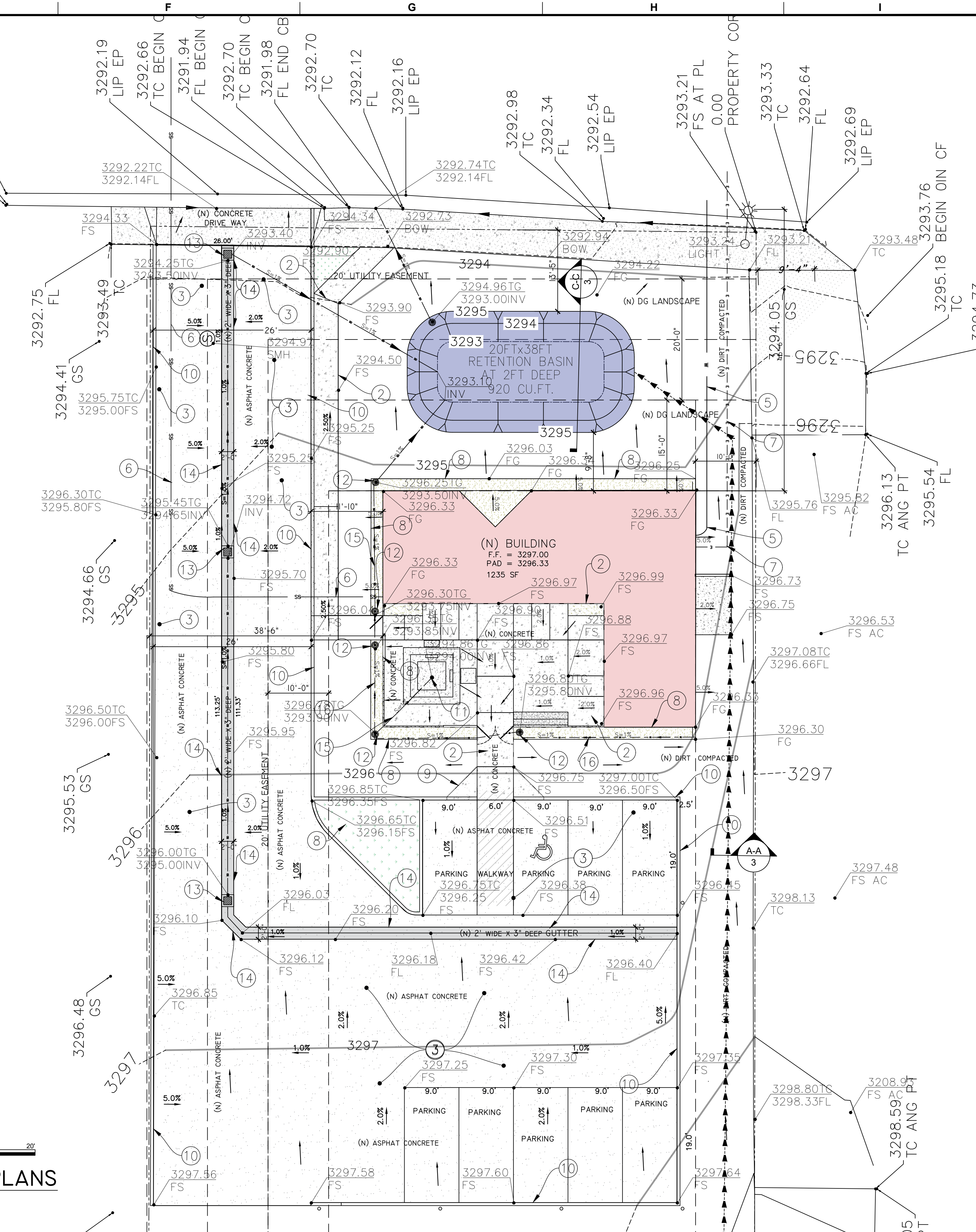


AREA DRAIN DETAIL
NOT TO SCALE



TYPICAL SQUARE/ROUND GRATE INLET
N.T.S.

- ALL FITTING BY: NATIONAL DIVERSIFIED SALES INC. (OR EQUAL). 2550 AZURITE CIRCLE NEWBURY PARK, CA 91320
- REFER TO FINISH GRADING.
- DO NOT GLUE GRATE OR RISER TO PIPE.
- GLUE: "I.P.S. WELD ON" # 773 SOLVENT (MEDIUM BODIED FAST SET FOR PVC PIPE THRU 6" Ø)
- IF DEPTH IS LESS THAN 12". USE 90° ELBOW (7" DEPTH MIN.)



GRADING PLANS

CERTIFICATION
I hereby certify that the grading has been completed in accordance with the approved grading plan.

JOANNE C. SINGER
RCE NO. 26900 EXP. 3/21/2023

GEOTECHNICAL ENGINEER STATEMENT
This plan has been reviewed by the undersigned and found to be in conformance with the recommendations of the Geotechnical Report dated XXXX and all subsequent reports and addendums prepared by

XXXXXX
DATE _____
Q.S.P. P.E. XXXX
SEAL

BENCHMARK:
BASIS OF BEARING: W 100 FT WLY 290.13 FT GOV LOT 1 SEC 2 TP 1S R 5E EX N 50 FT FOR ST. 92 AC M/L
BENCHMARK: EVO 368
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REVISIONS			
NO.	INIT.	DATE	DESCRIPTION

OWNER OR DEVELOPER:
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56695 TWENTYNINE PALMS HIGHWAY,
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CONCEPT DESIGN - MAY 02, 2022

SOILS ENGINEER: NTS GEOTECHNICAL
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NADIM SUNNA
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PREPARED BY: DRP ENTERPRISES LLC
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JOANNE C. SINGER RCE 26900
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DATE: 11-24-2022
DRP PROJ. ID 2022-745-01

EXP. DATE: 3/31/2023

APPROVED BY:
ARMANDO BALDIZZONE,
PUBLIC WORKS DIRECTOR

RECOMMENDED FOR APPROVAL:

TOWN OF YUCCA VALLEY
GRADING AND DRAINAGE PLAN ENLARGED
56695 TWENTYNINE PALMS
GRADING AND DRAINAGE PLANS
APN 0587-361-01

SHEET
4
OF 5 SHEETS
GRA2021-XXXXXX

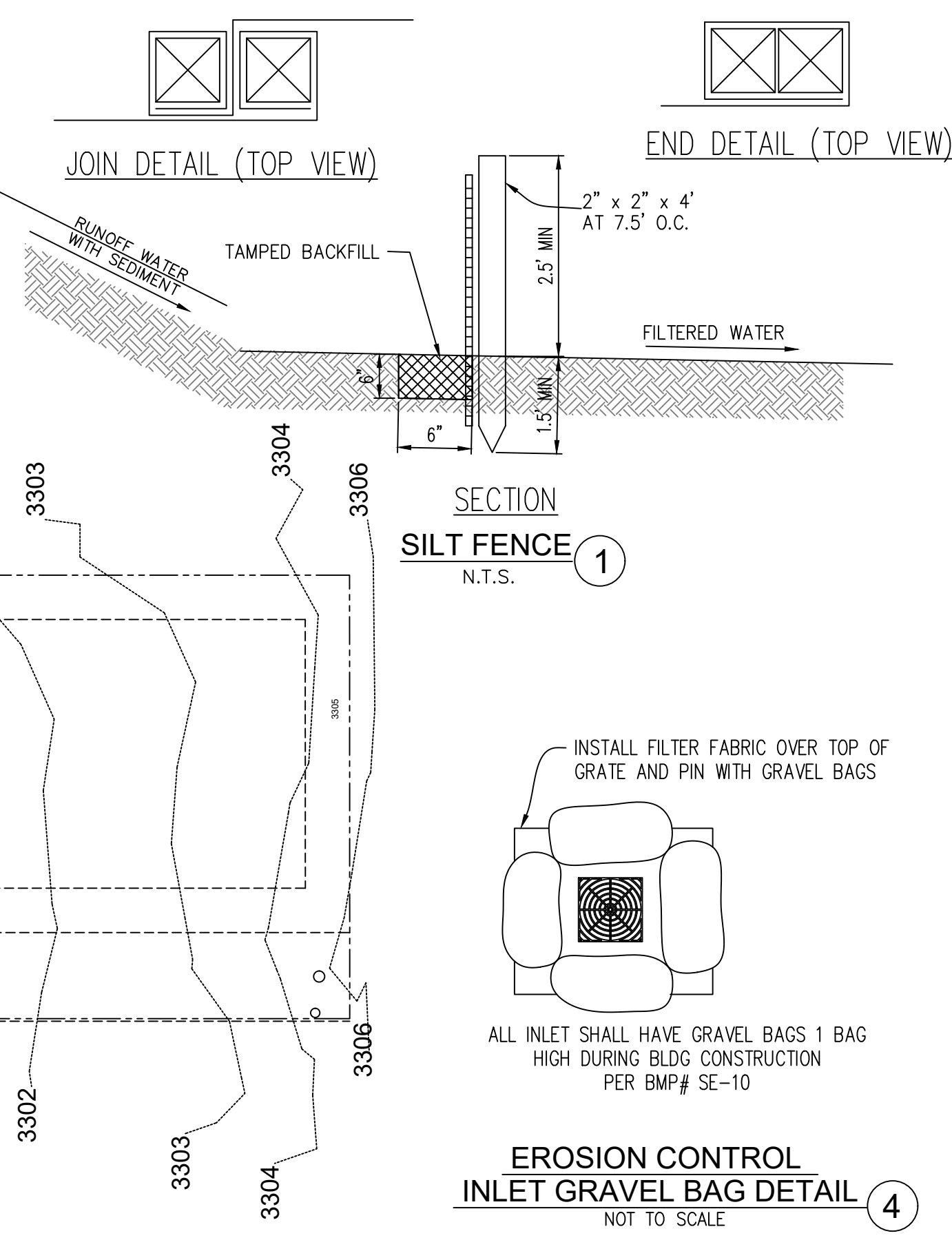
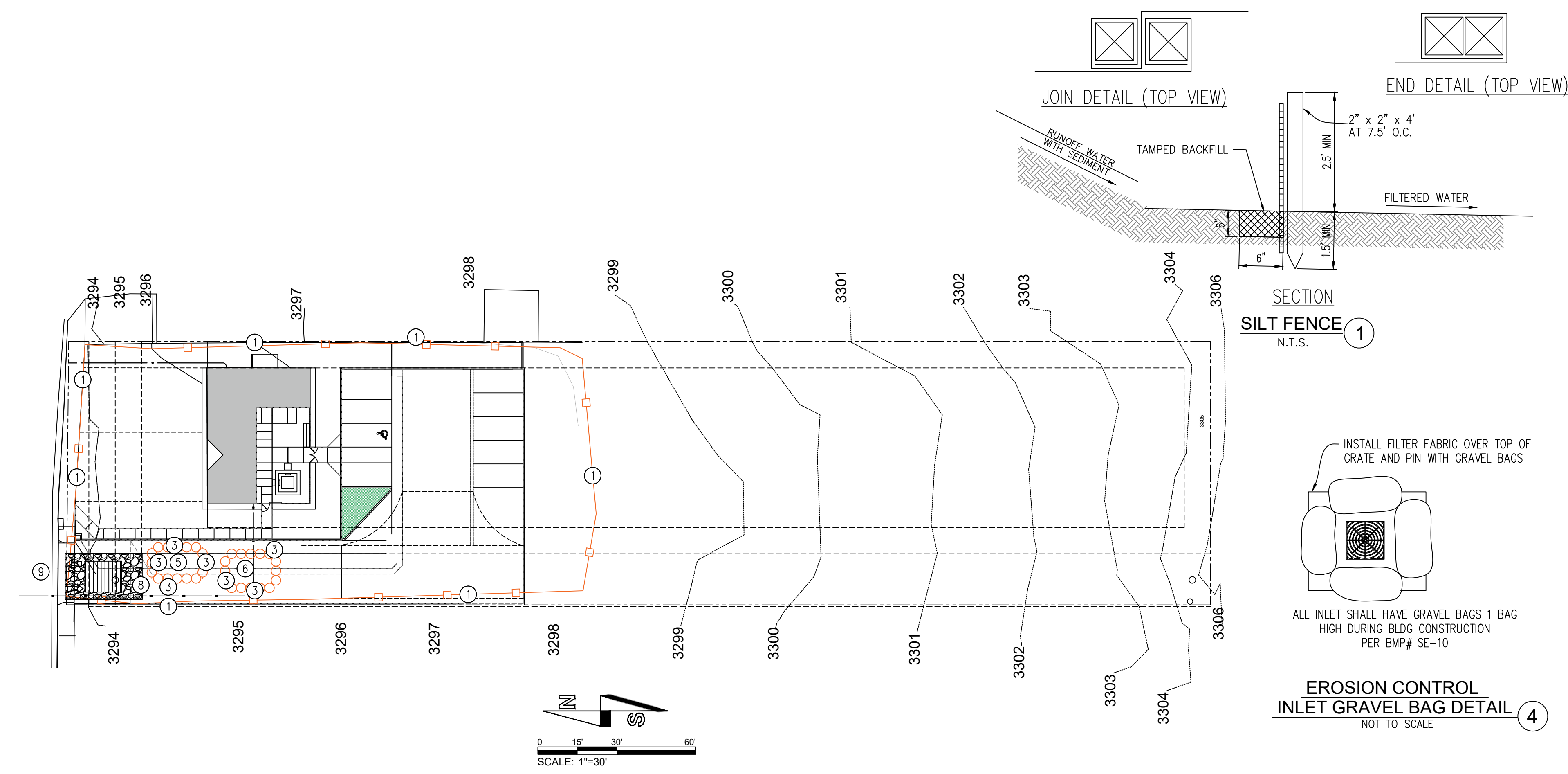
BMP LEGEND

PDS 659	BROW DITCH	
PDS 659	BERM	
DIRECTION OF LOT DRAINAGE		
MATERIALS & WASTE MANAGEMENT BMPs:		
WM-1	MATERIAL DELIVERY & STORAGE	
WM-4	SPILL PREVENTION AND CONTROL	
WM-8	CONCRETE WASTE MANAGEMENT	
WM-5	SOLID WASTE MANAGEMENT	
WM-9	SANITARY WASTE MANAGEMENT	
WM-6	HAZARDOUS WASTE MANAGEMENT	
TEMPORARY RUNOFF CONTROL BMPs:		
SS-2	PRESERVATION OF EXISTING VEGETATION	
SS-3	BONDED OR STABILIZED FIBER MATRIX (WINTER)	
SS-4	HYDROSEEDING (SUMMER)	
SS-6	STRAW OR WOOD MULCH	
SS-7	PHYSICAL STABILIZATION (WINTER)	
SS-10	ENERGY DISSIPATOR	
SC-1	SILT FENCE	
SC-2	SEDIMENT / DESILTING BASIN	
SC-5	FIBER ROLL	
SC-6 / SC-8	GRAVEL OR SAND BAGS	
SC-7	STREET SWEEPING AND VACUUMING	
SC-10	STORM DRAIN INLET PROTECTION	
NS-2	DEWATERING FILTRATION	
TC-1	STABILIZED CONSTRUCTION ENTRANCE	
TC-2	CONSTRUCTION ROAD STABILIZATION	
TC-3	ENTRANCE / EXIT TIRE WASH	
POST-CONSTRUCTION SITE DESIGN BMPs		
4.3.1	MAINTAIN NATURAL DRAINAGE PATHWAYS AND HYDROLOGIC FEATURES	
4.3.2	CONSERVE NATURAL AREAS, SOILS, AND VEGETATION	
4.3.3	MINIMIZE IMPERVIOUS AREA	
4.3.4	MINIMIZE SOIL COMPACTION	
4.3.5	IMPERVIOUS AREA DISPERSION	
4.3.6	RUNOFF COLLECTION	
4.3.7	RUNOFF COLLECTION	
4.3.8	HARVESTING AND USING PRECIPITATION	
POST CONSTRUCTION SOURCE CONTROL BMPs		
4.2.1	PREVENTION OF ILLICIT DISCHARGES INTO THE MS4	
4.2.2	STORM DRAIN STENCILING AND POSTING OF SIGNAGE	
4.2.3	PROTECTED OUTDOOR MATERIALS STORAGE AREAS	
4.2.4	PROTECT MATERIALS STORED IN OUTDOOR WORK AREAS	
4.2.5	PROTECT TRASH STORAGE AREAS	
4.2.6	ADDNL BMPs BASED ON POTENTIAL RUNOFF POLLUTANTS:	

EROSION CONTROL NOTES:

- IN THE CASE OF EMERGENCY, CALL OWNER OR REPRESENTATIVE AT (760) 669-6142
- SEDIMENT FROM AREAS DISTURBED BY CONSTRUCTION SHALL BE RETAINED ON SITE USING STRUCTURAL CONTROLS TO THE MAXIMUM EXTENT PRACTICABLE.
- STOCKPILES OF SOIL SHALL BE PROPERLY CONTAINED TO MINIMIZE SEDIMENT TRANSPORT FROM THE SITE TO STREETS, DRAINAGE FACILITIES OR ADJACENT PROPERTIES VIA RUNOFF, VEHICLE TRACKING, OR WIND.
- APPROPRIATE BMP'S FOR CONSTRUCTION-RELATED MATERIALS, WASTES, SPILLS SHALL BE IMPLEMENTED TO MINIMIZE TRANSPORT FROM THE SITE TO STREETS, DRAINAGE FACILITIES, OR ADJOINING PROPERTIES BY WIND OR RUNOFF.
- RUNOFF FROM EQUIPMENT AND VEHICLE WASHING SHALL BE CONTAINED AT CONSTRUCTION SITES UNLESS TREATED TO REDUCE OR REMOVE SEDIMENT AND OTHER POLLUTANTS.
- ALL CONSTRUCTION CONTRACTOR AND SUBCONTRACTOR PERSONNEL ARE TO BE MADE AWARE OF THE REQUIRED BEST MANAGEMENT PRACTICES AND GOOD HOUSEKEEPING MEASURES FOR THE PROJECT SITE AND ANY ASSOCIATED CONSTRUCTION STAGING AREAS.
- AT THE END OF EACH DAY OF CONSTRUCTION ACTIVITY ALL CONSTRUCTION DEBRIS AND WASTE MATERIALS SHALL BE COLLECTED AND PROPERLY DISPOSED IN TRASH OR RECYCLE BINS.
- CONSTRUCTION SITES SHALL BE MAINTAINED IN SUCH A CONDITION THAT AN ANTICIPATED STORM DOES NOT CARRY WASTES OR POLLUTANTS OFF THE SITE. DISCHARGES OF MATERIAL OTHER THAN STORM WATER ONLY WHEN NECESSARY FOR PERFORMANCE AND COMPLETION OF CONSTRUCTION PRACTICES AND WHERE THEY DO NOT CAUSE OR CONTRIBUTE TO A VIOLATION OF ANY WATER QUALITY STANDARD; CAUSE OR THREATEN TO CAUSE POLLUTION, CONTAMINATION, OR NUISANCE; OR CONTAIN A HAZARDOUS SUBSTANCE IN A QUANTITY REPORTABLE UNDER FEDERAL REGULATIONS 40 CFR PARTS 117 AND 302.
- POTENTIAL POLLUTANTS INCLUDE BUT ARE NOT LIMITED TO: SOLID OR LIQUID CHEMICAL SPILLS; WASTES FROM PAINTS, STAINS, SEALANTS, GLUES, LIMES, PESTICIDES, HERBICIDES, WOOD PRESERVATIVES, AND SOLVENTS; ASBESTOS FIBERS, PAINT FLAKES OR STUCCO FRAGMENTS; FUELS, OILS, LUBRICANTS, AND HYDRAULIC, RADIATOR OR BATTERY FLUIDS; FERTILIZERS, VEHICLE/EQUIPMENT WASH WATER AND CONCRETE WASH WATER; CONCRETE, DETERGENT OR FLOATABLE WASTES; WASTES FROM ANY ENGINE/EQUIPMENT STEAM CLEANING OR CHEMICAL DEGREASING AND SUPER CHLORINATED POTABLE WATER LINE FLUSHING. DURING CONSTRUCTION, PERMITTEE SHALL DISPOSE OF SUCH MATERIALS IN A SPECIFIED AND CONTROLLED TEMPORARY AREA ON-SITE, PHYSICALLY SEPARATED FROM POTENTIAL STORM WATER RUNOFF, WITH ULTIMATE DISPOSAL IN ACCORDANCE WITH LOCAL, STATE AND FEDERAL REQUIREMENTS.
- DE-WATERING OF CONTAMINATED GROUNDWATER, OR DISCHARGING CONTAMINATED SOILS VIA SURFACE EROSION IS PROHIBITED. DE-WATERING OF NON-CONTAMINATED GROUNDWATER REQUIRES A NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT FROM THE RESPECTIVE STATE REGIONAL WATER QUALITY CONTROL BOARD.
- GRADED AREAS ON THE PERMITTED AREA PERIMETER MUST DRAIN AWAY FROM THE FACE OF SLOPES AT THE CONCLUSION OF EACH WORKING DAY. DRAINAGE IS TO BE DIRECTED TOWARD DESILTING FACILITIES.
- THE PERMITTEE AND CONTRACTOR SHALL BE RESPONSIBLE AND SHALL TAKE NECESSARY PRECAUTIONS TO PREVENT PUBLIC TRESPASS ONTO AREAS WHERE IMPOUNDED WATER CREATES A HAZARDOUS CONDITION.
- THE PERMITTEE AND CONTRACTOR SHALL INSPECT THE EROSION CONTROL WORK AND INSURE THAT THE WORK IS IN ACCORDANCE WITH THE APPROVED PLANS.
- THE PERMITTEE SHALL NOTIFY ALL GENERAL CONTRACTORS, SUBCONTRACTORS, MATERIAL SUPPLIERS, LESSEES, AND PROPERTY OWNERS: THAT DUMPING OF CHEMICALS INTO THE STORM DRAIN SYSTEM OR THE WATERSHED IS PROHIBITED.
- EQUIPMENT AND WORKERS FOR EMERGENCY WORK SHALL BE MADE AVAILABLE AT ALL TIMES DURING THE RAINY SEASON. NECESSARY MATERIALS SHALL BE AVAILABLE ON SITE AND STOCKPILED AT CONVENIENT LOCATIONS TO FACILITATE RAPID CONSTRUCTION OF TEMPORARY DEVICES WHEN RAIN IS IMMINENT.
- ALL REMOVABLE EROSION PROTECTIVE DEVICES SHALL BE IN PLACE AT THE END OF EACH WORKING DAY WHEN THE 5-DAY RAIN PROBABILITY FORECAST EXCEEDS 40%.
- SEDIMENTS FROM AREAS DISTURBED BY CONSTRUCTION SHALL BE RETAINED ON SITE USING AN EFFECTIVE COMBINATION OF EROSION AND SEDIMENT CONTROLS TO THE MAXIMUM EXTENT PRACTICABLE, AND STOCKPILES OF SOIL SHALL BE PROPERLY CONTAINED TO MINIMIZE SEDIMENT TRANSPORT FROM THE SITE TO STREETS, DRAINAGE FACILITIES OR ADJACENT PROPERTIES VIA RUNOFF, VEHICLE TRACKING, OR WIND.
- APPROPRIATE BMP'S FOR CONSTRUCTION-RELATED MATERIALS, WASTES, SPILLS OR RESIDUES SHALL BE IMPLEMENTED AND RETAINED ON SITE TO MINIMIZE TRANSPORT FROM THE SITE TO STREETS, DRAINAGE FACILITIES, OR ADJOINING PROPERTY BY WIND OR RUNOFF.

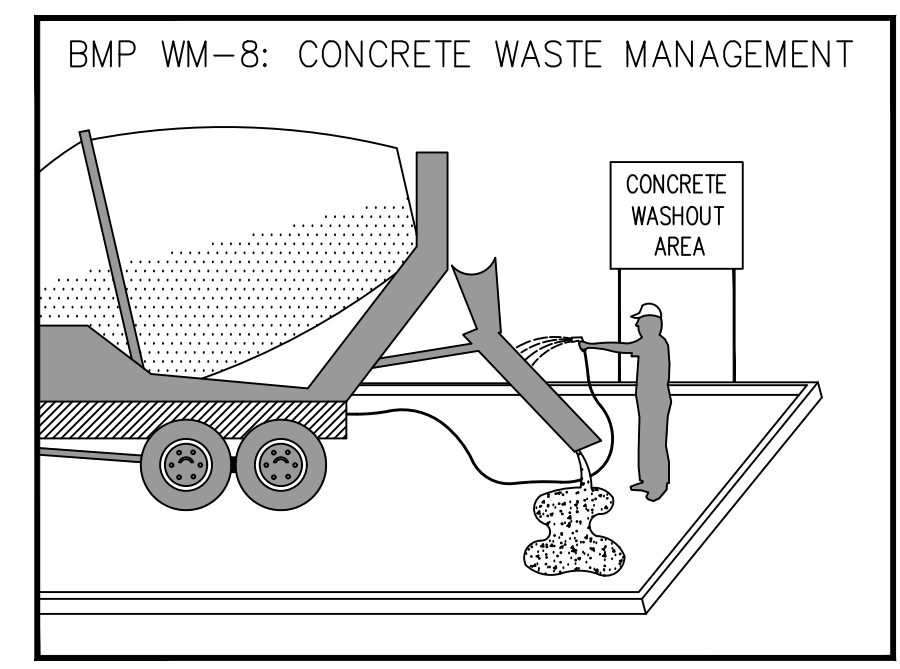
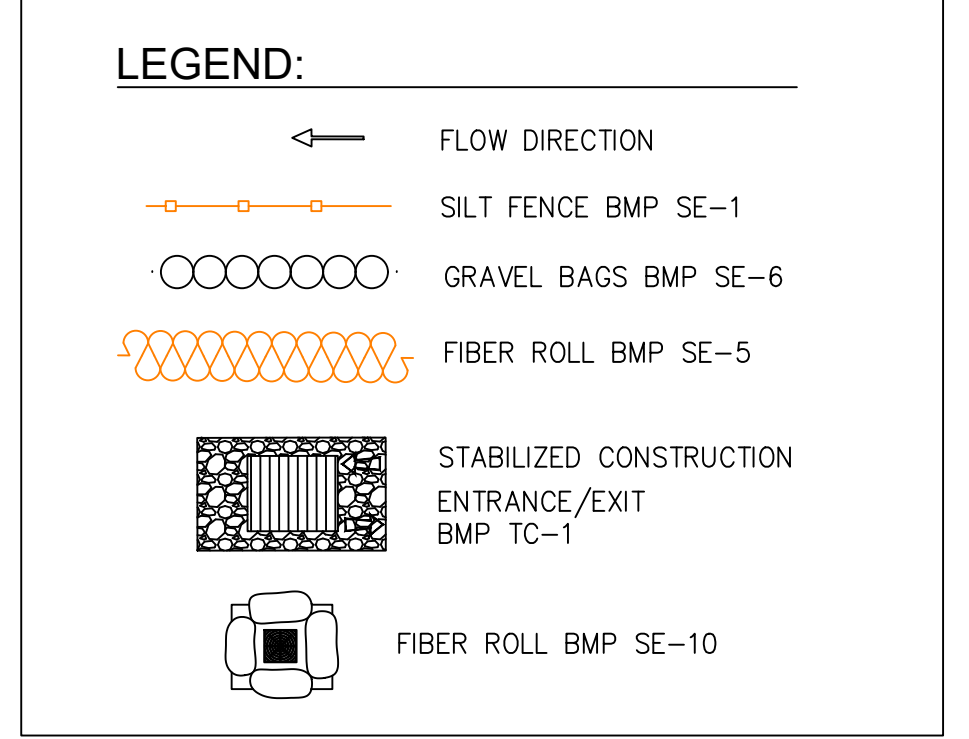
TWENTYNINE PALMS HWY



EROSION AND SEDIMENT CONTROL PLAN

EROSION CONTROL CONSTRUCTION NOTES

NO.	DESCRIPTION	QTY	UNIT
1	INSTALL SILT FENCE PER CASQA SE-1	450	LF
2	INSTALL FIBER ROLL PER CASQA SE-5	NA	NA
3	INSTALL GRAVEL BAG (2 BAGS) VELOCITY REDUCER PER CASQA SE-6 SHEET 6.	80	BAGS
4	INSTALL INLET PROTECTION (1 BAG) PER CASQA SE-10 AND DETAIL HEREON	NA	BAGS
5	INSTALL SOLID WASTE MANAGEMENT PER CASQA WM-5 LOCATION SHALL BE DETERMINED DURING CONSTRUCTION	1	EA
6	INSTALL WATERPROOFED CONCRETE WASHOUT AREA PER CASQA WM-8 AND DETAIL SHEET 6, LOCATION SHALL BE DETERMINED DURING CONSTRUCTION	1	EA
7	INSTALL SANITARY/SEPTIC WASTE MANAGEMENT PER CASQA WM-9 LOCATION SHALL BE DETERMINED DURING CONSTRUCTION	1	EA
8	INSTALL STABILIZED CONSTRUCTION ENTRANCE/EXIT PER CASQA TC-1 AND DETAIL SHEET 6, LOCATION SHALL BE DETERMINED DURING CONSTRUCTION	1	EA
9	STREET SWEEPING	YES	NA



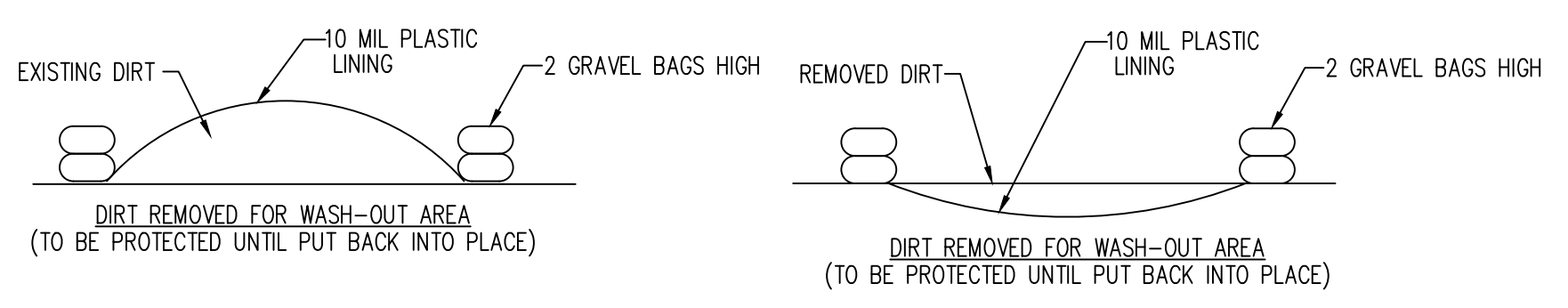
DESCRIPTION AND PURPOSE

PREVENT OR REDUCE THE DISCHARGE OF POLLUTANTS TO STORMWATER FROM CONCRETE WASTE BY CONDUCTING WASHOUT OFFSITE, PERFORMING ONSITE WASH-OUT IN A DESIGNATED AREA, AND TRAINING EMPLOYEE AND SUBCONTRACTORS.

SUITABLE APPLICATIONS

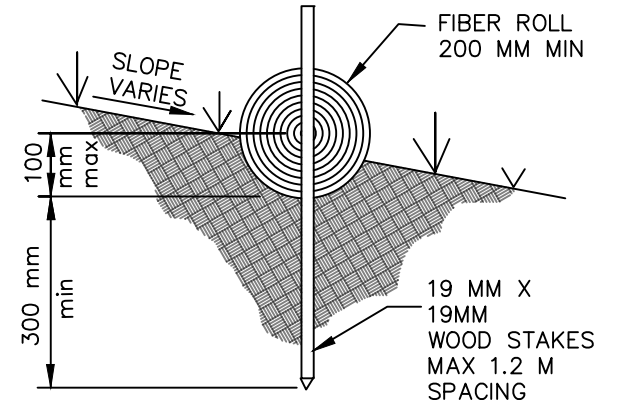
CONCRETE WASTE MANAGEMENT PROCEDURES AND PRACTICES ARE IMPLEMENTED ON CONSTRUCTION PROJECTS WHERE:

- CONCRETE IS USED AS A CONSTRUCTION MATERIAL OR WHERE CONCRETE DUST AND DEBRIS RESULT FROM DEMOLITION ACTIVITIES.
- SLURRIES CONTAINING PORTLAND CEMENT CONCRETE (PCC) OR ASPHALT CONCRETE (AC) ARE GENERATED, SUCH AS FROM SAW CUTTING, CORING, GRINDING, GROOVING, AND HYDRO-CONCRETE DEMOLITION.
- CONCRETE TRUCKS AND OTHER CONCRETE-COATED EQUIPMENT ARE WASHED ONSITE.
- MORTAR-MIXING STATIONS EXIST.

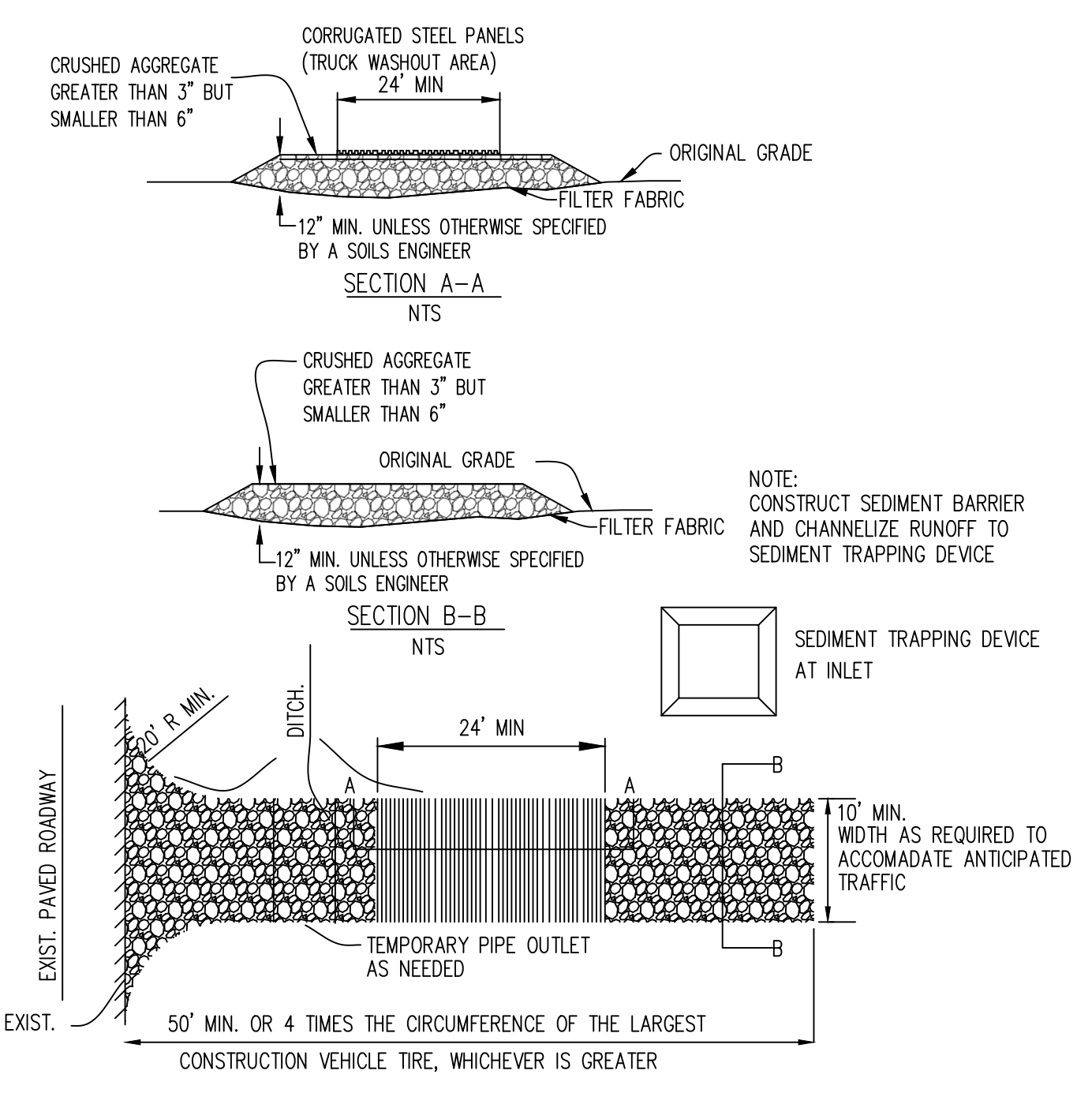


- ALLOW CONCRETE TO SET, BREAKUP AND DISPOSE OF PROPERLY.
- EXISTING DIRT TO BE PLACED ON SITE NEAR WASHOUT AREA (SEE DETAIL)
- UPON COMPLETION OF CONSTRUCTION WASHOUT DITCH TO BE FILLED WITH ORIGINAL DIRT STORED ON SITE PER DETAIL HEREON.
- REFILLING MUST BE COMPLETED PER GEOTECHNICAL RECOMMENDATIONS.
- SEE CONCRETE WASTE MANAGEMENT BMP WM-8 FOR ADDITIONAL INFORMATION

CONCRETE WASHOUT AREA (BMP WM-8) NOT TO SCALE



ENTRENCHMENT DETAIL NO SCALE
TYPICAL FIBER ROLL INSTALLATION NO SCALE



STABILIZED CONST. ENTRANCE/EXIT DETAIL (BMP TC1) NOT TO SCALE

CERTIFICATION

I hereby certify that the grading has been completed in accordance with the approved grading plan.

JOANNE C. SINGER DATE _____
RCE NO. 26900 EXP. 3/21/2023

BENCHMARK:

BASIS OF BEARING: W 100 FT WLY 290.13 FT GOV LOT 1 SEC 2 TP 1S R 5E EX N 50 FT FOR ST. 92 AC M/L

BENCHMARK: EVO 368
ELEVATION=3281.97 NAVD 88

W 100 FT WLY 290.13 FT GOV LOT 1 SEC 2 TP 1S R 5E EX N 50 FT FOR ST. 92 AC M/L

REVISIONS

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CONCEPT DESIGN- MAY 02, 2022

SOILS ENGINEER:

NTS GEOTECHNICAL
(714) 408-0847

NADIM SUNNA DATE _____
G.E. 3172

PREPARED BY:

DRP PROJ. ID 2022-745-01

DRP ENTERPRISES LLC
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MAILING ADDRESS:
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JOANNE C. SINGER RCE 26900
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DATE: 11-24-2022

EXP. DATE: 3/31/2023



APPROVED BY:

ARMANDO BALDIZZONE, DATE _____
PUBLIC WORKS DIRECTOR

RECOMMENDED FOR APPROVAL:

TOWN OF YUCCA VALLEY

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56695 TWENTYNINE PALMS
GRADING AND DRAINAGE PLANS
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SHEET 5 OF 5 SHEETS
GRA2021-XXXXXX