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# COUNTY OF SANTA CLARA GENERAL CONSTRUCTION SPECIFICATIONS

## GENERAL CONDITIONS

- ALL CONSTRUCTION WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE SOILS AND/OR GEOTECHNICAL REPORT PREPARED BY  
 THIS REPORT IS SUPPLEMENTED BY: 1) THESE PLANS AND SPECIFICATIONS, 2) THE COUNTY OF SANTA CLARA STANDARD DETAILS, 3) THE COUNTY OF SANTA CLARA STANDARD SPECS, 4) STATE OF CALIFORNIA STANDARD DETAILS, 5) STATE OF CALIFORNIA STANDARD SPECIFICATIONS. IN THE EVENT OF CONFLICT THE FORMER SHALL TAKE PRECEDENCE OVER THE LATTER. THE PERFORMANCE AND COMPLETION OF ALL WORK MUST BE TO THE SATISFACTION OF THE COUNTY.  
 DEVELOPER IS RESPONSIBLE FOR INSTALLATION OF THE IMPROVEMENTS SHOWN ON THESE PLANS AND HE OR HIS SUCCESSOR PROPERTY OWNERS ARE RESPONSIBLE FOR THEIR CONTINUED MAINTENANCE.  
 DEVELOPER SHALL BE RESPONSIBLE FOR CORRECTION OF ANY ERRORS OR OMISSIONS IN THESE PLANS. THE COUNTY SHALL BE AUTHORIZED TO REQUIRE DISCONTINUANCE OF ANY WORK AND SUCH CORRECTION AND MODIFICATION OF PLANS AS MAY BE NECESSARY TO COMPLY WITH COUNTY STANDARDS OR CONDITIONS OF DEVELOPMENT.  
 DEVELOPER SHALL OBTAIN ENCROACHMENT PERMITS FROM THE SANTA CLARA VALLEY WATER DISTRICT AND CALIFORNIA DEPARTMENT OF TRANSPORTATION WHERE NEEDED. COPIES OF THESE PERMITS SHALL BE KEPT AT THE JOB SITE FOR REVIEW BY THE COUNTY'S INSPECTOR.  
 DEVELOPER SHALL REMOVE OR TRIM ALL TREES TO PROVIDE AN UNOBSTRUCTED FIFTEEN (15) FOOT VERTICAL CLEARANCE FOR ROADWAY AREA. THIS PLAN AUTHORIZES THE REMOVAL OF ONLY THOSE TREES WITH TRUNK DIAMETERS GREATER THAN 4.5 FEET ABOVE THE GROUND THAT ARE SHOWN TO BE REMOVED UNLESS AN AMENDED PLAN IS APPROVED OR A SEPARATE TREE REMOVAL PERMIT IS OBTAINED FROM THE PLANNING OFFICE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO ENSURE THAT REMOVAL OF ADDITIONAL TREES IS PERMITTED.  
 DEVELOPER SHALL PROVIDE ADEQUATE DUST CONTROL AS REQUIRED BY THE COUNTY INSPECTOR.  
 ALL PERSONS MUST COMPLY WITH SECTION 4442 OF THE PUBLIC RESOURCES CODE AND SECTION 13005 OF THE HEALTH AND SAFETY CODE RELATING TO THE USE OF SPARK ARRESTERS.  
 UPON DISCOVERING OR UNEARTHING ANY BURIAL SITE AS EVIDENCED BY HUMAN SKELETAL REMAINS OR ARTIFACTS, THE PERSON MAKING SUCH DISCOVERY SHALL IMMEDIATELY NOTIFY THE COUNTY CORNER AT (408) 454-2520 AND LAND DEVELOPMENT ENGINEERING OFFICE AT (408) 299-5730. NO FURTHER DISTURBANCE OF THE SITE MAY BE MADE EXCEPT AS AUTHORIZED BY THE LAND DEVELOPMENT OFFICE IN ACCORD WITH PROVISIONS OF THIS ORDINANCE (COUNTY ORDINANCE CODE SECTION 86-18).  
 THESE PLANS ARE FOR THE WORK DESCRIBED IN THE SCOPE OF WORK ONLY. A SEPARATE PERMIT WILL BE REQUIRED FOR THE SEPTIC LINE CONSTRUCTION.  
 ANY DEVIATION FROM THESE APPROVED PLANS SHALL BE RE-APPROVED IN WRITING BY THE COUNTY ENGINEER PRIOR TO CONSTRUCTION.

## CONSTRUCTION STAKING

- THE DEVELOPER'S ENGINEER IS RESPONSIBLE FOR THE INITIAL PLACEMENT AND REPLACEMENT OF CONSTRUCTION GRADE STAKES. THE STAKES ARE TO BE ADEQUATELY IDENTIFIED, LOCATED, STABILIZED, ETC. FOR THE CONVENIENCE OF CONTRACTORS. LATERAL OFFSET OF STAKES SET FOR CURBS AND GUTTERS SHALL NOT EXCEED 2 1/2 FEET FROM BACK OF CURB.  
 ANY PROPERTY LINE STAKES OR ROAD MONUMENTS DISTURBED DURING CONSTRUCTION SHALL BE REPLACED BY DEVELOPER'S ENGINEER AND LICENSED LAND SURVEYOR.  
 PROPERTY LINE STAKING MUST BE PERFORMED BY THE PROJECT ENGINEER OR LAND SURVEYOR. ESTABLISH OR RE-ESTABLISH PROJECT BOUNDARY AND SHALL BE INSPECTED BY THE COUNTY INSPECTOR PRIOR TO THE BEGINNING OF THE WORK.  
 PROPER CONSTRUCTION STAKES SHALL BE SET IN THE FIELD BY THE PROJECT ENGINEER AND LAND SURVEYOR VERIFIED BY THE COUNTY INSPECTOR PRIOR TO THE COMMENCEMENT OF GRADING.

## CONSTRUCTION INSPECTION

- CONTRACTOR SHALL NOTIFY PERMIT INSPECTION UNIT, SANTA CLARA COUNTY PRIOR TO COMMENCING WORK AND FOR FINAL INSPECTION OF WORK AND SITE. THE COUNTY ENGINEER SHALL ADVANCE NOTICE FOR GENERAL INSPECTION, 48 HOURS FOR ASPHALT CONCRETE INSPECTION.  
 INSPECTION BY SANTA CLARA COUNTY SHALL BE LIMITED TO INSPECTION OF MATERIALS AND PROCESSES OF CONSTRUCTION TO OBSERVE THEIR COMPLIANCE WITH PLANS AND SPECIFICATIONS. THE COUNTY ENGINEER HAS NO RESPONSIBILITY FOR THE SUPERINTENDING OF CONSTRUCTION, SITE CONDITIONS, EQUIPMENT OR PERSONNEL. CONTRACTOR SHALL NOTIFY THE COUNTY LAND DEVELOPMENT INSPECTOR AT PHONE (408) 299-8868 AT LEAST 24 HOURS PRIOR TO COMMENCING WORK AND FOR FINAL INSPECTION OF WORK AND SITE.  
 DEVELOPER AND/OR HIS AUTHORIZED REPRESENTATIVE MUST SUBMIT WRITTEN REQUEST FOR FINAL INSPECTION AND ACCEPTANCE. SAID REQUEST SHALL BE DIRECTED TO THE INSPECTION OFFICE NOTED ON THE PERMIT.  
 THE CONTRACTOR SHALL PROVIDE TO THE COUNTY CONSTRUCTION INSPECTOR WITH PAD ELEVATION AND LOCATION CERTIFICATES, PREPARED BY THE PROJECT ENGINEER OR LAND SURVEYOR, PRIOR TO COMMENCEMENT OF THE BUILDING FOUNDATION.

## SITE PREPARATION (CLEARING AND GRUBBING)

- EXISTING TREES AUTHORIZED FOR REMOVAL, ROOTS, AND FOREIGN MATERIAL IN AREAS TO BE IMPROVED WILL BE REMOVED TO AN AUTHORIZED DISPOSAL SITE AS FOLLOWS:  
 A) TO A MINIMUM DEPTH OF TWO FEET BELOW THE FINISHED GRADE OF PROPOSED ROADWAYS (EITHER PRIVATE OR TO BE DEDICATED TO PUBLIC USE)  
 B) FROM AREAS AFFECTED BY THE PROPOSED GRADING EXCEPT WHERE NOTED ON THE PLANS.  
 THE RESPONSIBILITY OF THE DEVELOPER TO MOVE OR RELOCATE UTILITY POLES AND OTHER OBSTRUCTIONS IN THE WAY OF CONSTRUCTION.

## UTILITY LOCATION, TRENCHING & BACKFILL

- CONTRACTOR SHALL NOTIFY USA (UNDERGROUND SERVICE ALERT) AT 1-800-277-2600 A MINIMUM OF 24 HOURS BEFORE BEGINNING UNDERGROUND WORK FOR VERIFICATION OF THE LOCATION OF UNDERGROUND UTILITIES.  
 ACCURATE VERIFICATION AS TO SIZE, LOCATION, AND DEPTH OF EXISTING UNDERGROUND CONDUITS OR FACILITIES SHALL BE THE INDIVIDUAL CONTRACTORS RESPONSIBILITY. PLAN LOCATIONS ARE APPROXIMATE AND FOR GENERAL INFORMATION ONLY.  
 ALL UNDERGROUND INSTALLATIONS SHALL BE IN PLACE AND THE TRENCH BACKFILLED AND COMPACTED BEFORE PLACING AGGREGATE BASE MATERIAL OR SURFACE STRUCTURES. SURFACING MAY BE DONE IF THE UTILITY COMPANY CONCERNED INDICATES BY LETTER THAT IT WILL BORE, UNLESS SPECIFICALLY AUTHORIZED BY THE COUNTY. GAS AND WATER MAINS SHALL BE INSTALLED OUTSIDE THE PAVED AREAS.  
 TRENCH BACKFILL IN EXISTING PAVED AREAS SHALL BE SAND MATERIAL IN ACCORDANCE WITH THE APPLICABLE PROVISIONS OF THE STATE SPECIFICATIONS. THE STRUCTURAL SECTION FOR TRENCH REPLACEMENT SHALL CONSIST OF NOT LESS THAN 12 INCHES OF APPROVED AGGREGATE BASE MATERIAL COMPACTED TO A RELATIVE COMPACTION OF AT LEAST 95% AND 4 INCHES OF HOT ASPHALT CONCRETE PLACED IN TWO LIFTS. TRENCH RESTORATION FOR HIGHER TYPE PAVEMENTS SHALL BE MADE IN KIND OR AS DIRECTED BY THE COUNTY.  
 TRENCH BACKFILL IN NEW CONSTRUCTION AREAS SHALL BE SAND MATERIAL COMPACTED TO A RELATIVE COMPACTION OF AT LEAST 90%. THE REQUIREMENT FOR SELECT MATERIAL MAY BE WAIVED BY COUNTY IF THE NATIVE SOIL IS SUITABLE FOR USE AS TRENCH BACKFILL BUT THE COMPACTION REQUIREMENTS WILL NOT BE THEREBY WAIVED.  
 BACKFILL AND TRENCH RESTORATION SHALL APPLY AS MINIMUM STANDARDS TO ALL UNDERGROUND FACILITIES INSTALLED BY OTHER FIRMS OR PUBLIC AGENCIES.

## RETAINING WALLS

- REINFORCED CONCRETE AND CONCRETE MASONRY UNIT RETAINING WALLS SHALL HAVE FOUNDATION AND REINFORCEMENT INSPECTED BY THE COUNTY ENGINEERING INSPECTOR AND ENGINEER OF RECORD PRIOR TO POURING THE FOUNDATION AND FORMING THE WALL.  
 SEGMENTAL BLOCK RETAINING WALLS SHALL HAVE FOUNDATION AND REINFORCEMENT INSPECTED BY THE COUNTY ENGINEERING INSPECTOR.

## GRADING

- EXCAVATED MATERIAL SHALL BE PLACED IN THE FILL AREAS DESIGNATED OR SHALL BE HAULED AWAY FROM THE SITE TO A COUNTY APPROVED DISPOSAL SITE. WHERE FILL MATERIAL IS TO BE PLACED ON NATURAL GROUND, IT SHALL BE STRIPPED OF ALL VEGETATION, TO ACHIEVE A PROPER BOND WITH THE FILL MATERIAL. THE SURFACE OF THE GROUND SHALL BE SCARIFIED TO DEPTH OF 6" BEFORE FILL IS PLACED. WHERE NATURAL GROUND IS STEEPER THAN 5:1, IT SHALL BE BENCHED AND THE FILL KEVED IN TO ACHIEVE STABILITY. WHERE NEW FILL IS TO BE PLACED ON EXISTING FILL, THE EXISTING FILL SHALL BE REMOVED UNTIL MATERIAL COMPACTED TO 90% RELATIVE COMPACTION IS EXPOSED. THEN THE NEW FILL MATERIAL SHALL BE PLACED AS PER THESE CONSTRUCTION NOTES. FILL MATERIAL SHALL BE PLACED IN UNIFORM LIFTS NOT EXCEEDING 6" IN UNCOMPACTED THICKNESS. BEFORE COMPACTION BEGINS, THE FILL SHALL BE BROUGHT TO A WATER CONTENT THAT WILL PERMIT PROPER COMPACTION BY EITHER 1) AERATING THE FILL IF IT IS TOO WET OR 2) MOISTENING THE FILL WITH WATER IF IT IS TOO DRY. EACH LIFT SHALL BE THOROUGHLY MIXED BEFORE COMPACTION TO ENSURE A UNIFORM DISTRIBUTION OF MOISTURE.  
 EXCESS CUT MATERIAL SHALL NOT BE SPREAD OR STOCKPILED ON THE SITE.  
 SURPLUS EARTH FILL MATERIAL SHALL BE PLACED IN A SINGLE (8" MAX) THICK LAYER COMPACTED TO WITHSTAND WEATHERING IN THE AREA(S) DELINEATED ON THE PLAN.  
 NO ORGANIC MATERIAL SHALL BE PLACED IN ANY FILL. NO TREES SHALL BE REMOVED OUTSIDE OF CUT, FILL OR ROADWAY AREAS.  
 THE UPPER 6" OF SUBGRADE BELOW DRIVEWAY ACCESS ROAD OR PARKING AREA SHALL BE COMPACTED TO 95% OF MAXIMUM DENSITY.  
 MAXIMUM CUT SLOPE SHALL BE 2 HORIZONTAL TO 1 VERTICAL. MAXIMUM FILL SLOPE SHALL BE 2 HORIZONTAL TO 1 VERTICAL.

LOCATION	CUT (C.Y.)	FILL (C.Y.)	VERT. DEPTH
RESIDENCE	26	198	10'
ACCESSORY STRUCTURE	-	-	-
WATER TANK PAD	20	20	5'
LANDSCAPE	-	-	-
DRIVEWAY	288	190	10'
OFF SITE IMPROVEMENTS	-	-	-
TOTAL	334	408	

- NOTE: FILL VOLUMES INCLUDE 10% SHRINKAGE.  
 EXCESS MATERIAL SHALL BE OFF HAULED TO A COUNTY APPROVED DUMP SITE.  
 NOTIFY SOILS ENGINEER TWO (2) DAYS PRIOR TO COMMENCEMENT OF ANY GRADING WORK TO COORDINATE THE WORK IN THE FIELD.  
 ALL MATERIALS FOR FILL SHOULD BE APPROVED BY THE SOILS ENGINEER BEFORE IT IS BROUGHT TO THE SITE.  
 THE UPPER 6" OF THE SUBGRADE SOIL SHALL BE SCARIFIED, MOISTURE CONDITIONED AND COMPACTED TO A MINIMUM RELATIVE COMPACTION OF 95%  
 ALL AGGREGATE BASE MATERIAL SHALL BE COMPACTED TO A MINIMUM 95% RELATIVE COMPACTION.  
 THE GEOTECHNICAL PLAN REVIEW LETTER MUST BE REVIEWED AND APPROVED BY THE COUNTY GEOLOGIST PRIOR TO FINAL APPROVAL BY THE COUNTY ENGINEER FOR BUILDING OCCUPANCY.  
 THE PROJECT GEOTECHNICAL ENGINEER SHALL PERFORM COMPACTION TESTING AND PRESENT THE RESULTS TO THE COUNTY ENGINEERING INSPECTOR PRIOR TO THE CONSTRUCTION OF ANY PAVED AREA.  
 GRADING WORK BETWEEN OCTOBER 15TH AND APRIL 15TH IS AT THE DISCRETION OF THE SANTA CLARA COUNTY GRADING OFFICIAL.  
 TOTAL DISTURBED AREA FOR THE PROJECT: \_\_\_\_\_ SF.  
 VOID NO. \_\_\_\_\_  
 THE INSPECTOR MAY VERIFY THAT A VALID NOTICE OF INTENT (NOI) HAS BEEN ISSUED BY THE STATE AND THAT A CURRENT AND UP TO DATE STORM WATER POLLUTION PREVENTION PLAN (SWPPP) IS AVAILABLE ON SITE.

## TREE PROTECTION

- FOR ALL TREES TO BE RETAINED WITH A CANOPY IN THE DEVELOPMENT AREA OR INTERFACES WITH THE LIMITS OF GRADING FOR ALL PROPOSED DEVELOPMENT ON SITE, THE TREES SHALL BE PROTECTED BY THE PLACEMENT OF RIGID TREE PROTECTIVE FENCING, CONSISTENT WITH THE COUNTY INTEGRATED LANDSCAPE GUIDELINES, AND INCLUDE THE FOLLOWING:  
 A. FENCING SHOULD BE PLACED ALONG THE OUTSIDE EDGE OF THE DRIPLINE OF THE TREE OR GROVE OF TREES.  
 B. THE FENCING SHALL BE MAINTAINED THROUGHOUT THE SITE CONSTRUCTION PERIOD AND SHALL BE INSPECTED PERIODICALLY FOR DAMAGE AND PROPER FUNCTION.  
 C. FENCING SHALL BE REPAIRED, AS NECESSARY, TO PROVIDE A PHYSICAL BARRIER FROM CONSTRUCTION ACTIVITIES.  
 D. SIGNAGE STATING "WARNING - THIS FENCING SHALL NOT BE REMOVED WITHOUT PERMISSION FROM THE SANTA CLARA COUNTY PLANNING OFFICE (408) 299-5770. COUNTY OF SANTA CLARA TREE PROTECTION MEASURES MAY BE FOUND AT <http://www.sccplanning.gov>. SHALL BE PLACED ON THE TREE PROTECTIVE FENCING UNTIL FINAL OCCUPANCY.
- PRIOR TO COMMENCEMENT OF ANY CONSTRUCTION ACTIVITY, TREE PROTECTIVE FENCING SHALL BE SECURELY IN PLACE AND INSPECTED BY THE LAND DEVELOPMENT ENGINEERING INSPECTOR.  
 SEE EXISTING TREE PROTECTION DETAILS FOR MORE INFORMATION.

## ACCESS ROADS AND DRIVEWAYS

- DRIVEWAY LOCATIONS SHALL BE AS SHOWN ON THE IMPROVEMENT PLANS WITH CENTERLINE STATIONING. THE MINIMUM CONCRETE THICKNESS SHALL BE 6 INCHES THROUGHOUT (WITH A MAXIMUM APPROACH SLOPE OF 1 1/4 INCHES PER FOOT).  
 ALL DRIVEWAY OR COMMON ACCESS ROAD SECTIONS IN EXCESS OF 15' LONGITUDINAL SLOPE MUST BE PAVED WITH A MINIMUM 2-INCH ASPHALT LIFT OR FULL DEPTH CONCRETE LIFT PRIOR TO ANY COMBUSTIBLE FRAMING.  
 THE OWNER AND PRIME CONTRACTOR ARE RESPONSIBLE FOR MAINTAINING PROJECT SITE ACCESS AND NEIGHBORHOOD ACCESS FOR EMERGENCY VEHICLES AND LOCAL RESIDENTS.  
 ROADWAYS DESIGNATED AS NOT COUNTY MAINTAINED ROADS AS SHOWN ON THE PLAN WILL NOT BE ELIGIBLE FOR COUNTY MAINTENANCE UNTIL THE ROADWAYS ARE IMPROVED (AT NO COST TO THE COUNTY) TO THE PUBLIC MAINTENANCE ROAD STANDARDS APPROVED BY THE BOARD OF SUPERVISORS AND IN EFFECT AT SUCH TIME THAT THE ROADWAYS ARE CONSIDERED FOR ACCEPTANCE INTO THE COUNTY'S ROAD SYSTEM.  
 ALL WORK IN THE COUNTY ROAD RIGHT-OF-WAY REQUIRES AN ENCROACHMENT PERMIT FROM THE ROADS AND AIRPORTS DEPARTMENT. EACH INDIVIDUAL ACTIVITY REQUIRES A SEPARATE PERMIT - I.E. CABLE, ELECTRICAL, GAS, SEWER, WATER, RETAINING WALLS, DRIVEWAY APPROACHES, FENCES, LANDSCAPING, TREE REMOVAL, STORM DRAINAGE IMPROVEMENTS, ETC..

## STREET LIGHTING

- PACIFIC GAS & ELECTRIC ELECTROLUER SERVICE FEE SHALL BE PAID BY THE DEVELOPER AND/OR HIS AUTHORIZED REPRESENTATIVE.

## SANITARY SEWER

- THE SANITARY SEWER AND WATER UTILITIES SHOWN ON THESE PLANS ARE NOT PART OF THIS GRADING PERMIT AND ARE SHOWN FOR REFERENCE ONLY.  
 ALL MATERIALS AND METHODS OF CONSTRUCTION OF SANITARY SEWERS SHALL CONFORM TO THE SPECIFICATIONS OF THE JURISDICTION INVOLVED. INSPECTION OF SANITARY SEWER WORK SHALL BE DONE BY SAID JURISDICTION.

## PORTLAND CEMENT CONCRETE

- CONCRETE USED FOR STRUCTURAL PURPOSES SHALL BE CLASS "A" (6 SACK PER CUBIC YARD) AS SPECIFIED IN THE STATE STANDARD SPECIFICATIONS. CONCRETE PLACED MUST DEVELOP A MINIMUM STRENGTH FACTOR OF 2800 PSI IN A SEVEN-DAY PERIOD. THE CONCRETE MIX DESIGN SHALL BE UNDER THE CONTINUAL CONTROL OF THE COUNTY INSPECTOR.

## AIR QUALITY, LANDSCAPING AND EROSION CONTROL

- ALL ACTIVE CONSTRUCTION AREAS AT LEAST TWICE DAILY. COVER ALL TRUCKS TO PREVENT TRUCKS HAULING SOIL, SAND, AND OTHER LOOSE MATERIALS OR REQUIRE ALL TRUCKS TO MAINTAIN AT LEAST TWO FEET OF FREEBOARD.  
 PAVE, APPLY WATER THREE TIMES DAILY, OR APPLY (NON-TOXIC) SOIL STABILIZERS ON ALL UNPAVED ACCESS ROADS, PARKING AREAS AND STAGING AREAS AT CONSTRUCTION SITES.  
 SWEEP DAILY (WITH WATER SWEEPERS) ALL PAVED ACCESS ROADS, PARKING AREAS AND STAGING AREAS AT CONSTRUCTION SITES. THE USE OF DRY POWDER SWEEPING IS PROHIBITED.  
 SWEEP STREETS DAILY (WITH WATER SWEEPERS) IF VISIBLE SOIL MATERIAL IS CARRIED ONTO ADJACENT PUBLIC STREETS. THE USE OF DRY POWDER SWEEPING IS PROHIBITED.  
 ALL CONSTRUCTION VEHICLES, EQUIPMENT AND DELIVERY TRUCKS SHALL HAVE A MAXIMUM IDLING TIME OF 5 MINUTES (AS REQUIRED BY THE CALIFORNIA AIRBORNE TOXIC CONTROL MEASURE TITLE 13, SECTION 2485 OF CALIFORNIA CODE OF REGULATIONS (CCR)). ENGINES SHALL BE SHUT OFF IF CONSTRUCTION REQUIRES LONGER IDLING TIME UNLESS NECESSARY FOR PROPER OPERATION OF THE VEHICLE.  
 ALL VEHICLE SPEEDS ON UNPAVED ROADS SHALL BE LIMITED TO 15 MILES PER HOUR.  
 ALL CONSTRUCTION EQUIPMENT SHALL BE MAINTAINED AND PROPERLY TUNED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS. ALL EQUIPMENT SHALL BE CHECKED BY A CERTIFIED MECHANIC AND DETERMINED TO BE RUNNING IN PROPER CONDITION PRIOR TO OPERATION.  
 POST A SIGN THAT IS AT LEAST 32 SQUARE FEET MINIMUM 2 INCHES LETTER HEIGHT VISIBLE NEAR THE ENTRANCE OF CONSTRUCTION SITE THAT IDENTIFIES THE FOLLOWING REQUIREMENTS OBTAIN ENCROACHMENT PERMIT FOR SIGN FROM ROADS DEPARTMENT OR OTHER APPLICABLE AGENCY IF REQUIRED.  
 A. 15 MILES PER HOUR (MPH) SPEED LIMIT  
 B. 5 MINUTES MAXIMUM IDLING TIME OF VEHICLES  
 C. TELEPHONE NUMBER TO CONTACT THE BAY AREA AIR QUALITY MANAGEMENT DISTRICT REGARDING DUST COMPLAINTS. NOTE PHONE NUMBER OF THE BAY AREA AIR QUALITY MANAGEMENT DISTRICT AIR POLLUTION COMPLAINT HOTLINE OF 1-800-334-6367.

- ALL FILL SLOPES SHALL BE COMPACTED AND LEFT IN A SMOOTH AND FIRM CONDITION CAPABLE OF WITHSTANDING WEATHERING.  
 ALL EXPOSED DISTURBED AREAS SHALL BE SEEDED WITH BROME SEED SPREAD AT THE RATE OF 5 LB. PER 1000 SQUARE FEET (OR APPROVED EQUAL). SEEDING AND WATERING SHALL BE MAINTAINED AS REQUIRED TO ENSURE GROWTH.  
 ALL DITCHES SHALL BE LINED PER COUNTY STANDARD SDB.  
 ALL STORM DRAINAGE STRUCTURES SHALL BE INSTALLED WITH EFFECTIVE ENTRANCE & OUTFALL EROSION CONTROLS I.E. SACKED CONCRETE RIP-RAP, ENERGY DISSIPATORS SHALL BE INSTALLED AT ALL DITCH OUTFALLS. WHERE OUTFALLS ARE NOT INTO AN EXISTING CREEK OR WATER COURSE, RUNOFF SHALL BE RELEASED TO SHEET FLOW.  
 PRIOR TO GRADING COMPLETION AND RELEASE OF THE BOND, ALL GRADED AREAS SHALL BE RESEEDED IN CONFORMANCE WITH THE COUNTY GRADING ORDINANCE TO MINIMIZE THE VISUAL IMPACTS OF THE GRADE SLOPES AND REDUCE THE POTENTIAL FOR EROSION OF THE SUBJECT SITE.  
 PERMANENT LANDSCAPE PLANNING ON THE ATTACHED LANDSCAPE PLAN MUST BE INSTALLED AND FIELD APPROVED BY THE COUNTY PLANNING OFFICE PRIOR TO FINAL APPROVAL BY THE COUNTY ENGINEER, AND FINAL OCCUPANCY RELEASE BY THE BUILDING INSPECTION OFFICE.  
 THE OWNER SHALL PREPARE AND PRESENT A WINTERIZATION REPORT TO THE COUNTY INSPECTOR FOR REVIEW PRIOR TO OCTOBER 15TH OF EVERY YEAR.  
 THE OWNER, CONTRACTOR, AND ANY PERSON PERFORMING CONSTRUCTION ACTIVITIES SHALL INSTALL AND MAINTAIN CONSTRUCTION BEST MANAGEMENT PRACTICES (BMPs) ON THE PROJECT SITE AND WITHIN THE SANTA CLARA COUNTY ROAD RIGHT-OF-WAY THROUGHOUT THE DURATION OF THE CONSTRUCTION AND UNTIL THE ESTABLISHMENT OF PERMANENT STABILIZATION AND SEDIMENT CONTROL TO PREVENT THE DISCHARGE OF POLLUTANTS INTO THE SANITARY SEWER CONSTRUCTION MATERIALS, EXCAVATED MATERIALS, AND WASTE INTO THE SANTA CLARA COUNTY RIGHT-OF-WAY, STORM SEWER WATERWAYS, ROADWAY INFRASTRUCTURE. BMPs SHALL INCLUDE, BUT NOT BE LIMITED TO THE FOLLOWING:  
 A. PREVENTION OF POLLUTANTS IN STORM WATER DISCHARGES FROM THE CONSTRUCTION SITE AND THE CONTRACTOR'S MATERIAL AND EQUIPMENT LAYDOWN / STAGING AREAS.  
 B. PREVENTION OF TRACKING OF MUD, DIRT, AND CONSTRUCTION MATERIALS ONTO THE PUBLIC ROAD RIGHT-OF-WAY.  
 C. PREVENTION OF DISCHARGE OF WATER RUN-OFF DURING DRY AND WET WEATHER CONDITIONS ONTO THE PUBLIC ROAD RIGHT-OF-WAY.  
 THE OWNER, CONTRACTOR, AND ANY PERSON PERFORMING CONSTRUCTION ACTIVITIES SHALL ENSURE THAT TEMPORARY CONSTRUCTION FACILITIES, INCLUDING BUT NOT LIMITED TO CONSTRUCTION MATERIALS, DELIVERIES, HAZARDOUS AND NON-HAZARDOUS MATERIAL STORAGE, EQUIPMENT, TOOLS, PORTABLE TOILETS, CONCRETE WASHOUT, GARBAGE CONTAINERS, LAYDOWN YARDS, SECONDARY CONTAINMENT AREAS, ETC. ARE LOCATED OUTSIDE THE SANTA CLARA COUNTY ROAD RIGHT-OF-WAY.  
 EROSION CONTROL PLAN IS A GUIDE AND SHALL BE AMENDED AS NECESSARY TO PREVENT EROSION AND ILLICIT DISCHARGES ON A YEAR AROUND BASIS, DEPENDING ON THE SEASON, WEATHER, AND FIELD CONDITIONS. EROSION CONTROL MEASURES IN ADDITION TO THOSE NOTED IN THE PERMITTED PLANS MAY BE NECESSARY. FAILURE TO INSTALL SITE AND SITUATIONALLY APPROPRIATE EROSION CONTROL MEASURES MAY RESULT IN VIOLATIONS, FINES, AND A STOPPAGE OF WORK.

## STORM DRAINAGE AND STORMWATER MANAGEMENT

- DEVELOPER IS RESPONSIBLE FOR ALL NECESSARY DRAINAGE FACILITIES WHETHER SHOWN ON THE PLANS OR NOT AND HE OR HIS SUCCESSOR PROPERTY OWNERS ARE RESPONSIBLE FOR THE ADEQUACY AND CONTINUED MAINTENANCE OF THESE FACILITIES IN A MANNER WHICH WILL PRECLUDE ANY HAZARD TO LIFE, HEALTH, OR DAMAGE TO ADJOINING PROPERTY, CONSISTENT WITH NPDES PERMIT CAS812008 / ORDER NO. R2-2009-0047 AND NPDES PERMIT CAS000004 / ORDER NO. 2013-0001-DWQ.  
 DROP INLETS SHALL BE COUNTY STANDARD TYPE 5 UNLESS OTHERWISE NOTED ON THE PLANS. THE DEVELOPER'S ENGINEER SHALL BE RESPONSIBLE FOR THE PROPER LOCATION OF DROP INLETS, WHERE STREET PROFILE GRADE EXCEEDS 6% DROP INLETS SHALL BE SET AT 500 ANGLE CURB LINE TO ACCEPT WATER OR AS SHOWN ON THE PLANS.  
 WHERE CULVERTS ARE INSTALLED THE DEVELOPER SHALL BE RESPONSIBLE FOR GRADING THE OUTLET DITCH TO DRAIN TO AN EXISTING SWALE OR TO AN OPEN AREA FOR SHEET FLOW.  
 UPON INSTALLATION OF DRIVEWAY CONNECTIONS, PROPERTY OWNERS SHALL PROVIDE FOR THE UNINTERRUPTED FLOW OF WATER IN ROADSIDE DITCHES.  
 THE COUNTY SHALL INSPECT UNDERGROUND DRAINAGE IMPROVEMENTS AND STORMWATER MANAGEMENT FEATURES PRIOR TO BACKFILL.

## AS-BUILT PLANS STATEMENT

THIS IS A TRUE COPY OF THE AS-BUILT PLANS, THERE ( ) WERE ( ) WERE NOT) MINOR FIELD CHANGES - MARKED WITH THE SYMBOL (X). THERE ( ) WERE ( ) WERE NOT) PLAN REVISIONS INDICATING SIGNIFICANT CHANGES REVIEWED BY THE COUNTY ENGINEER AND MARKED WITH THE SYMBOL (X).

DATE: \_\_\_\_\_ SIGNATURE: \_\_\_\_\_

NOTE: THIS STATEMENT IS TO BE SIGNED BY THE PERSON AUTHORIZED BY THE COUNTY ENGINEER TO PERFORM THE INSPECTION WORK. A REPRODUCIBLE COPY OF THE AS-BUILT PLANS MUST BE FURNISHED TO THE COUNTY ENGINEER AFTER CONSTRUCTION.

# GRADING AND DRAINAGE PLAN

APN 558-08-148  
 22065 OLD SANTA CRUZ HWY  
 LOS GATOS, CALIFORNIA 95033

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## SCOPE OF WORK

- THE DEVELOPER IS RESPONSIBLE FOR THE INSTALLATION OF THE WORK PROPOSED ON THE EROSION CONTROL PLAN. THE ENGINEER OF RECORD IS RESPONSIBLE FOR THE DESIGN OF THE EROSION CONTROL PLANS AND ANY MODIFICATIONS OF THE EROSION CONTROL PLANS TO PREVENT ILLICIT DISCHARGES FROM THE SITE DURING CONSTRUCTION.  
 GRADE DRIVEWAY, TURNAROUND, AND HOUSE SITE.  
 BUILD RETAINING WALLS, GRADING IMPROVEMENTS.  
 CONSTRUCT RETAINING WALLS, PAVED DRIVEWAY, ACCESS ROAD, AND TURNAROUND.  
 SEED ALL DISTURBED AREAS.

## SURVEY MONUMENT PRESERVATION

- THE LANDOWNER / CONTRACTOR MUST PROTECT AND ENSURE THE PERPETUATION OF SURVEY MONUMENTS AFFECTED BY CONSTRUCTION.  
 PRIOR TO THE START OF CONSTRUCTION, THE CONTRACTOR SHALL LOCATE, STAKE, AND FLAG OR OTHERWISE IDENTIFY WITH PAINT OR OTHER MARKINGS ALL PERMANENT SURVEY MONUMENTS OF RECORD AND ANY UNRECORDED MONUMENTS THAT ARE DISCOVERED THAT ARE WITHIN 50 FEET OF THE CONSTRUCTION ACTIVITY.  
 THE LANDOWNER, CONTRACTOR AND/OR ANY PERSON PERFORMING CONSTRUCTION ACTIVITIES THAT WILL OR MAY DISTURB AN EXISTING MONUMENT, CORNER STAKE, OR ANY OTHER PERMANENT SURVEYED MONUMENT SHALL CAUSE TO HAVE A LICENSED LAND SURVEYOR OR CIVIL ENGINEER, AUTHORIZED TO PRACTICE SURVEYING, ENSURE THAT A CORNER RECORD AND/OR RECORD OF SURVEY ARE FILED WITH THE COUNTY SURVEYOR'S OFFICE PRIOR TO DISTURBING SAID MONUMENTS AND RESET PERMANENT MONUMENT(S) IN THE SURVEY OF THE NEW CONSTRUCTION OR SET A WITNESS MONUMENT(S) TO PERPETUATE THE LOCATION IF ANY PERMANENT MONUMENT SHOULD BE DESTROYED, DAMAGED, COVERED, DISTURBED, OR OTHERWISE OBLITERATED. THE LICENSED LAND SURVEYOR OR CIVIL ENGINEER SHALL FILE A CORNER RECORD OR RECORD OF SURVEY WITH COUNTY SURVEYOR PRIOR TO FINAL ACCEPTANCE OF THE PROJECT BY THE LAND DEVELOPMENT ENGINEERING INSPECTOR.

## NOTICE TO CONTRACTORS

CONTRACTOR SHALL NOTIFY USA (UNDERGROUND SERVICE ALERT) AT 800-277-2600 A MINIMUM OF 24 HOURS OF THE LOCATION OF UNDERGROUND UTILITIES.

## NOTE:

\*ROADWAYS DESIGNATED AS NOT COUNTY MAINTAINED ROADS AS SHOWN UPON THIS MAP/PLAN WILL NOT BE ELIGIBLE FOR COUNTY MAINTENANCE UNTIL THE ROADWAYS ARE IMPROVED (AT NO COST TO THE COUNTY) TO PUBLIC MAINTENANCE ROAD STANDARDS APPROVED BY THE BOARD OF SUPERVISORS AND IN EFFECT AT SUCH TIME THAT THE ROADWAYS ARE CONSIDERED TO ACCEPTANCE INTO THE COUNTY'S ROAD SYSTEM.\*

## CONSULTING ENGINEERING GEOLOGIST:

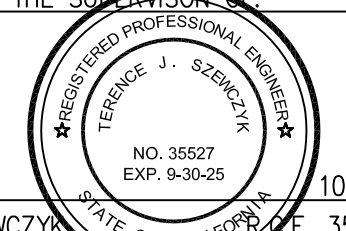
CRAIG S. HARWOOD, CONSULTING ENGINEERING GEOLOGIST.

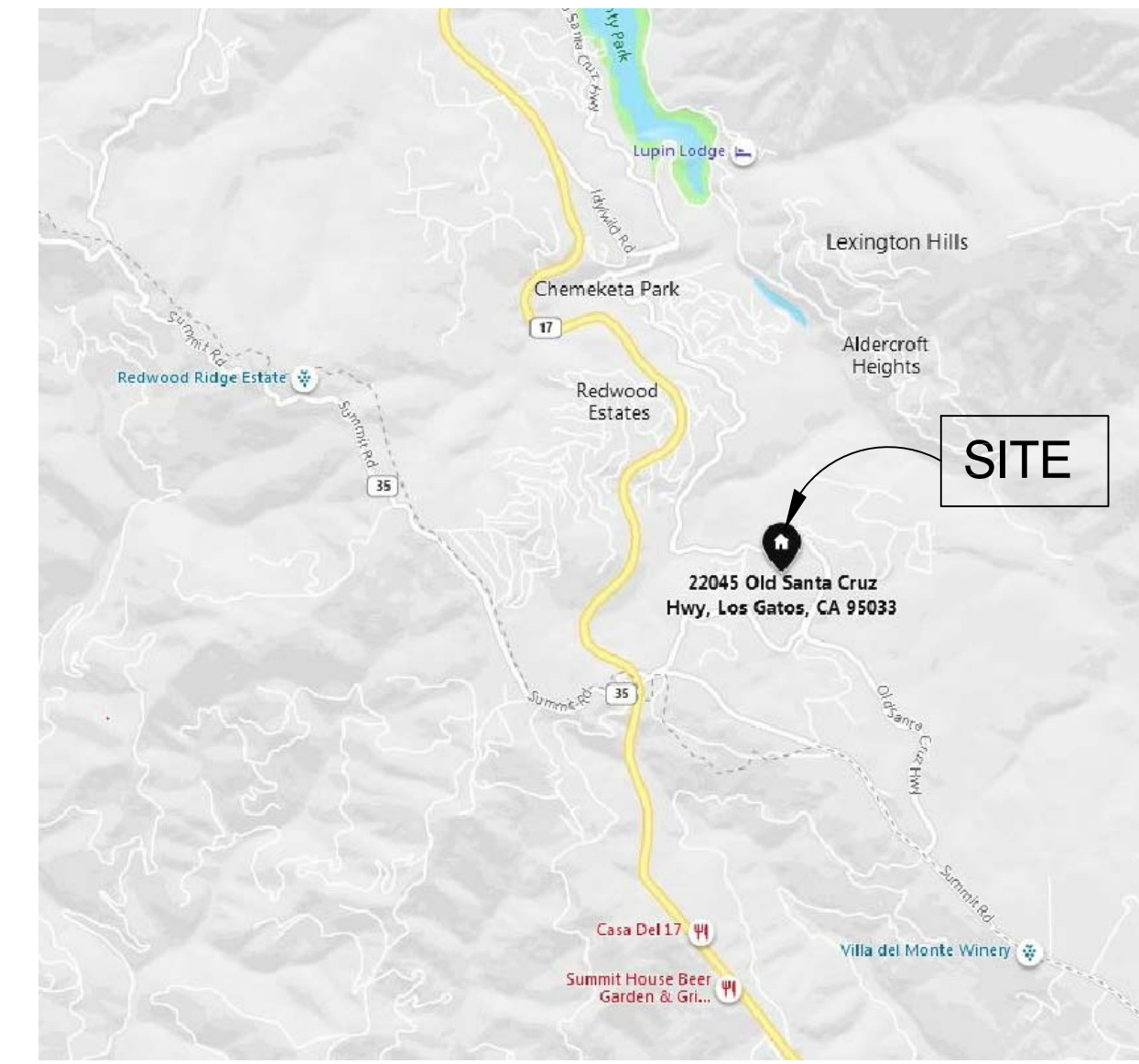
## GEOTECHNICAL ENGINEER OBSERVATION

- A CONSTRUCTION OBSERVATION LETTER FROM THE RESPONSIBLE GEOTECHNICAL ENGINEER AND ENGINEERING GEOLOGIST DETAILING CONSTRUCTION OBSERVATIONS AND CERTIFYING THAT THE WORK WAS DONE IN ACCORDANCE WITH THE RECOMMENDATIONS IN THE GEOTECHNICAL AND GEOLOGIC REPORTS SHALL BE SUBMITTED PRIOR TO THE GRADING COMPLETION AND RELEASE OF THE BOND.

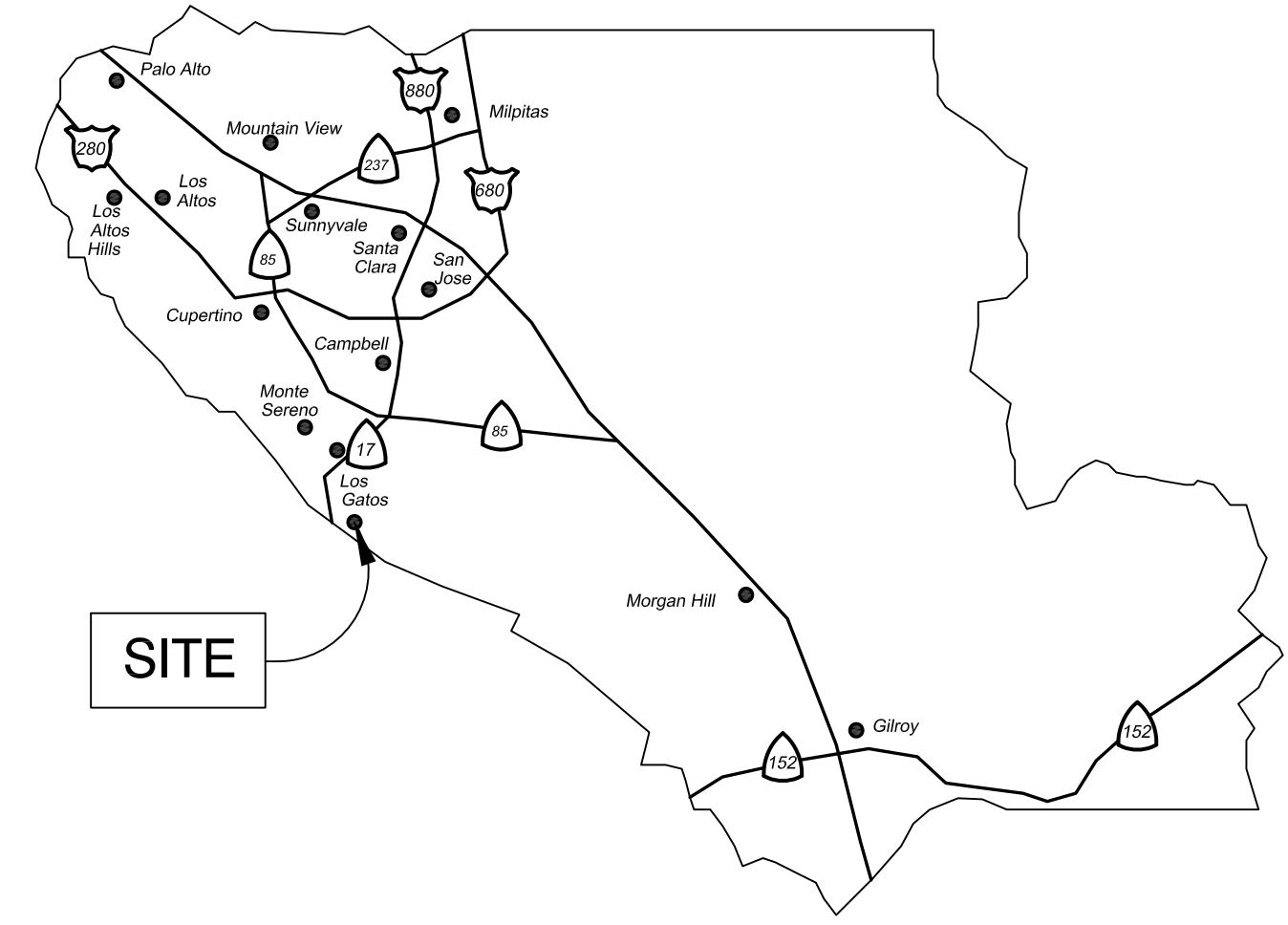
## PROJECT NOTE:

ALL GEOTECHNICAL ASPECTS OF THE CONSTRUCTION, INCLUDING EARTHWORK, BASEMENT AND SWIMMING POOL EXCAVATION, EXCAVATION OF DRILLED PIER AND SPREAD FOOTING FOUNDATIONS, PREPARATION OF SUBGRADE AND PLACEMENT OF NON-EXPANSIVE FILL BENEATH SLAB-ON-GRADE AND FLEXIBLE HARDSCAPES, RETAINING WALL BACKFILL, AND INSTALLATION OF SURFACE AND SUBSURFACE DRAINAGE SHOULD BE PERFORMED IN ACCORDANCE WITH THE RECOMMENDATIONS OF THE GEOTECHNICAL INVESTIGATION AND ENGINEERING GEOLOGIC RECONNAISSANCE PREPARED BY SILICON VALLEY SOIL ENGINEERING DATED DECEMBER 2015. SILICON VALLEY SOIL ENGINEERING SHOULD BE PROVIDED AT LEAST 48 HOURS ADVANCE NOTIFICATION (408-324-1400) OF ANY GEOTECHNICAL OPERATIONS AND SHOULD BE PRESENT TO OBSERVE AND/OR TEST AS NECESSARY. THE EARTHWORK, FOUNDATION, AND DRAINAGE INSTALLATION PHASES OF THE PROJECT.

DESIGNED UNDER THE SUPERVISION OF:  
  
 TERENCE J. SZEWCHYK  
 EXPIRATION DATE: 09/30/25



VICINITY MAP  
 NTS



COUNTY LOCATION MAP  
 NTS

COUNTY OF SANTA CLARA DEPT. OF ROADS AND AIRPORTS ISSUED BY: _____ DATE: _____ ENCROACHMENT PERMIT NO. _____	COUNTY OF SANTA CLARA LAND DEVELOPMENT ENGINEERING & SURVEYING CONSTRUCTION PERMIT NO. _____ GRADING PERMIT NO. _____ ISSUED BY: _____ DATE: _____
---	--

NO WORK SHALL BE DONE IN THE COUNTY'S RIGHT-OF-WAY WITHOUT AN ENCROACHMENT PERMIT, INCLUDING THE STAGING OF CONSTRUCTION MATERIAL AND THE PLACEMENT OF PORTABLE TOILETS.

## ENGINEER'S STATEMENT

I HEREBY STATE THAT THESE PLANS ARE IN COMPLIANCE WITH ADOPTED COUNTY STANDARDS, THE APPROVED TENTATIVE MAP (OR PLAN) AND CONDITIONS OF APPROVAL PERTAINING THERETO DATED FILE(S) NO. \_\_\_\_\_

DATE: \_\_\_\_\_ SIGNATURE: \_\_\_\_\_ R.C.E. NO. \_\_\_\_\_  
 EXPIRATION DATE: \_\_\_\_\_

## COUNTY ENGINEER'S NOTE

ISSUANCE OF A PERMIT AUTHORIZING CONSTRUCTION DOES NOT RELEASE THE DEVELOPER, PERMITEE OR ENGINEER FROM RESPONSIBILITY FOR THE CORRECTION OF ERRORS OR OMISSIONS CONTAINED IN THE PLANS. IF, DURING THE COURSE OF CONSTRUCTION, THE PUBLIC INTEREST REQUIRES A MODIFICATION (OR DEPARTURE FROM) THE SPECIFICATIONS OF THE PLANS, THE COUNTY SHALL HAVE THE AUTHORITY TO REQUIRE THE SUSPENSION OF WORK, AND THE NECESSARY MODIFICATION OR DEPARTURE AND TO SPECIFY THE MANNER IN WHICH THE SAME IS TO BE MADE.

DATE: \_\_\_\_\_ R.C.E. NO. \_\_\_\_\_ EXPIRATION DATE: \_\_\_\_\_

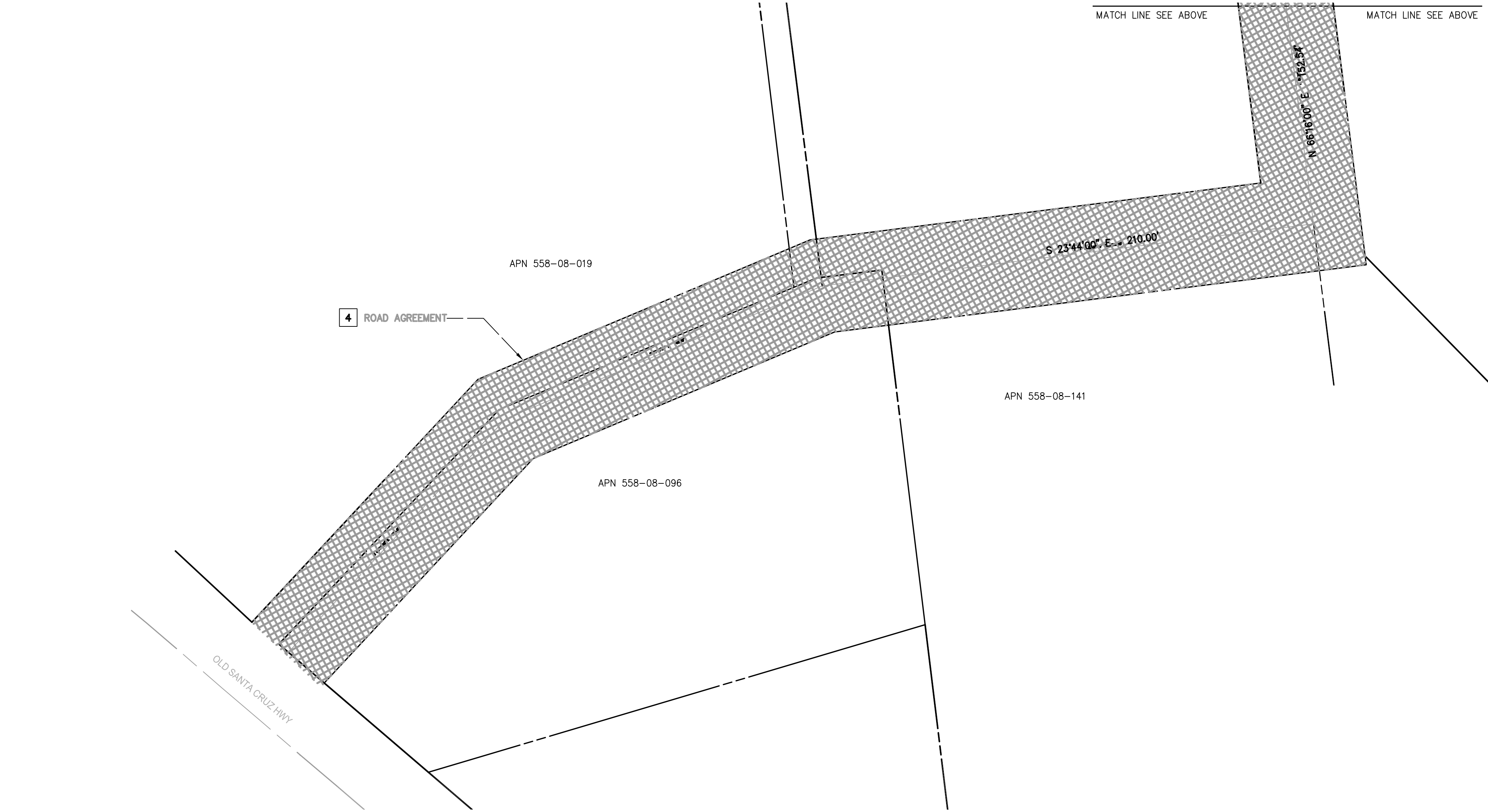
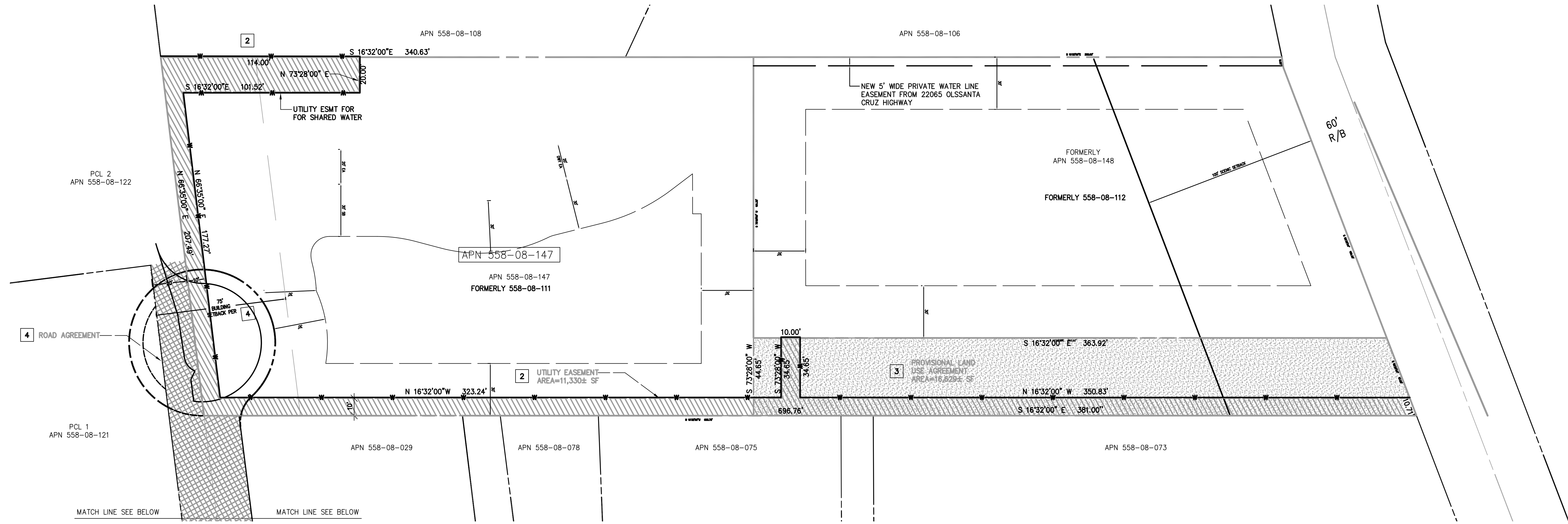
TS/CIVIL ENGINEERING, INC.  
 1776 TECHNOLOGY DRIVE  
 SAN JOSE, CA 95110  
 FAX: 408.837.7550  
 PH: 408.452.9300

GRADING TITLE SHEET  
 22045 OLD SANTA CRUZ HIGHWAY  
 LOS GATOS, CA 95033  
 APN: 558-08-147

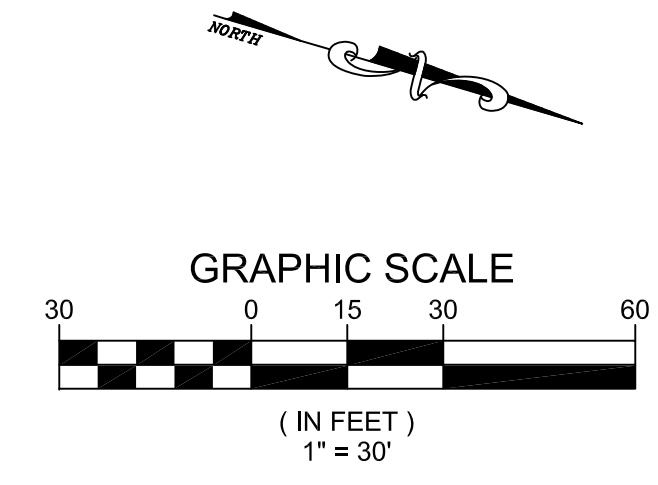
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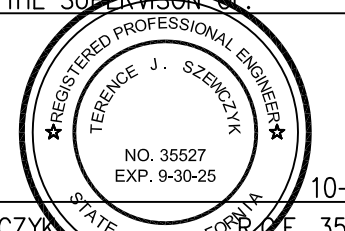
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PROJ ENGR:	XXX
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<b>C-1.0</b>	
OF 19 SHEETS	
JOB NO.	22-283

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PUBLIC ACCESS EASEMENT SCHEDULE	
MARK	REFERENCE
1	DRIVEWAY AND EASEMENT AGREEMENT DOC. 23763350
2	UTILITY EASEMENT AGREEMENT DOC. 23763351
3	PROVISIONAL LAND USE AGREEMENT DOC. 23763352
4	ROAD AGREEMENT DOC. 18889788



DESIGNED UNDER THE SUPERVISION OF:  
  
 TERENCE J. SZWCZYK  
 EXPIRATION DATE: 09/30/25

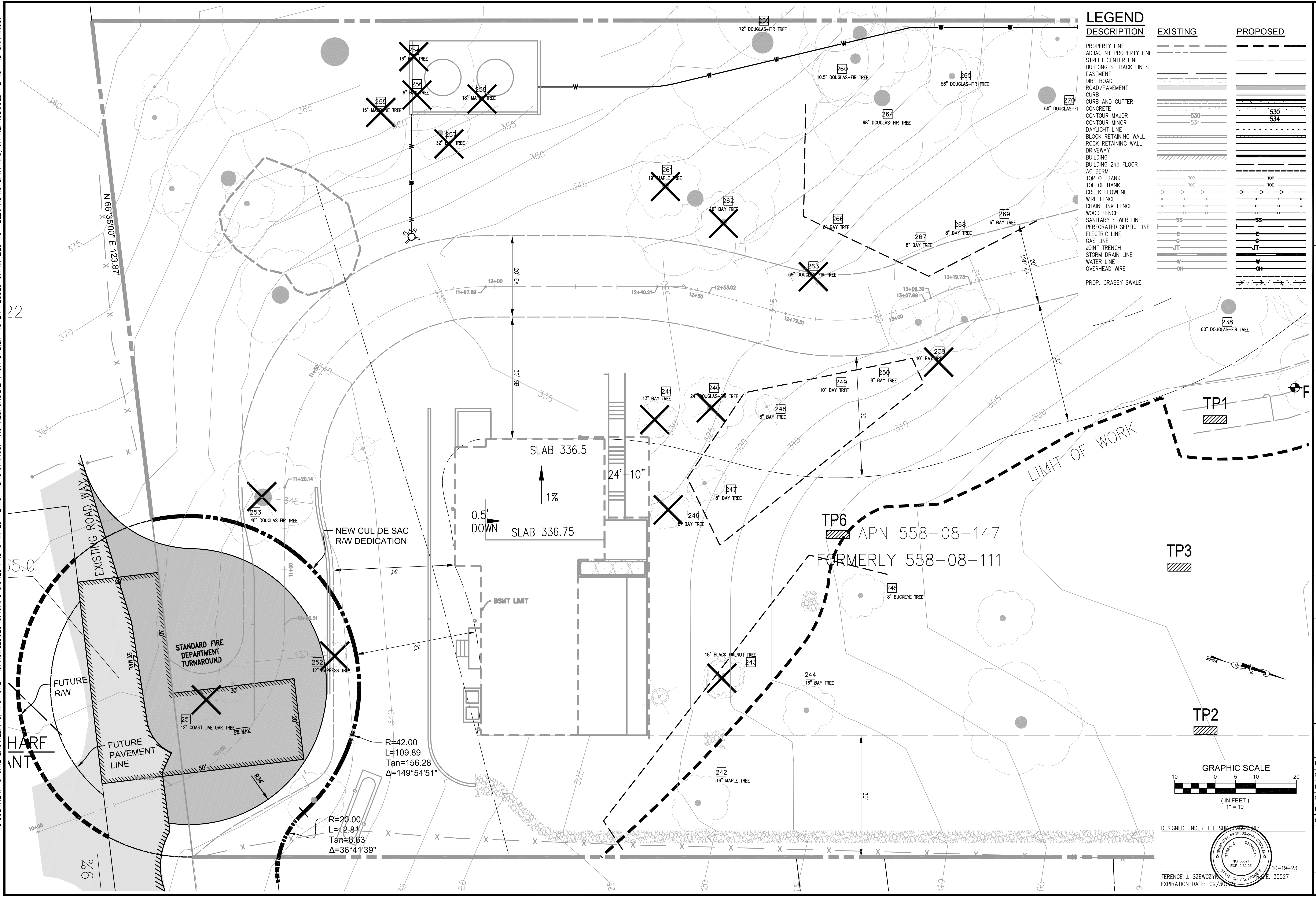
**EASEMENT PLAN**  
 22045 OLD SANTA CRUZ HIGHWAY  
 LOS GATOS, CA 95033  
 APN: 558-08-147

NO.	REVISIONS	DATE
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DATE: 10-19-23  
 SCALE: 1"=30'  
 DRAWN BY: AC/DKH  
 SURVEYED BY: HB  
 PROJ ENGR: TJS  
 CHECK BY: TJS  
 SHEET NO.  
**C1.1**  
 OF 19 SHEETS  
 JOB NO.  
 22-283

**TS** CIVIL ENGINEERING  
 TS CIVIL ENGINEERING, INC.  
 1776 TECHNOLOGY DRIVE  
 SAN JOSE, CA 95110  
 PH: 408.452.9300  
 FAX: 408.837.7550

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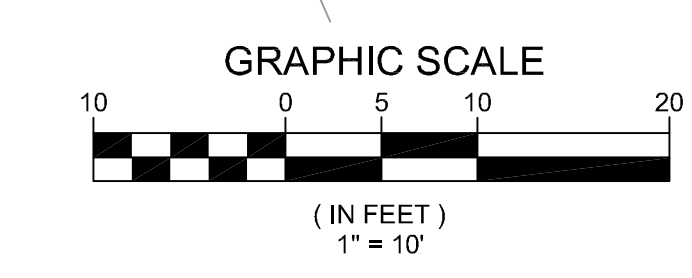
DESCRIPTION	EXISTING	PROPOSED
PROPERTY LINE	---	---
ADJACENT PROPERTY LINE	---	---
STREET CENTER LINE	---	---
BUILDING SETBACK LINES	---	---
EASEMENT	---	---
DIRT ROAD	---	---
ROAD/PAVEMENT	---	---
CURB	---	---
CURB AND GUTTER	---	---
CONCRETE	---	---
CONTOUR MAJOR	530	530
CONTOUR MINOR	534	534
DAYLIGHT LINE	---	---
BLOCK RETAINING WALL	---	---
ROCK RETAINING WALL	---	---
DRIVEWAY	---	---
BUILDING	---	---
BUILDING 2nd FLOOR	---	---
AC BERM	---	---
TOP OF BANK	---	---
TOE OF BANK	---	---
CREEK FLOWLINE	---	---
WIRE FENCE	---	---
CHAIN LINK FENCE	---	---
WOOD FENCE	---	---
SANITARY SEWER LINE	SS	SS
PERFORATED SEPTIC LINE	---	---
ELECTRIC LINE	E	E
GAS LINE	G	G
JOINT TRENCH	JT	JT
STORM DRAIN LINE	---	---
WATER LINE	W	W
OVERHEAD WIRE	OH	OH
PROP. GRASSY SWALE	---	---

**TS** CIVIL ENGINEERING  
 TSCIVIL ENGINEERING, INC.  
 1776 TECHNOLOGY DRIVE  
 SAN JOSE, CA 95110  
 PH: 408.452.9300  
 FAX: 408.837.7550

**TREE REMOVAL PLAN**  
 22045 OLD SANTA CRUZ HIGHWAY  
 LOS GATOS, CA 95033  
 APN: 558-08-147

NO.	DATE	REVISIONS	BY
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DATE: 10-19-23  
 SCALE: 1"=10'  
 DRAWN BY: AC/DKH  
 SURVEYED BY: HB  
 PROJ ENGR: TJS  
 CHECK BY: TJS  
 SHEET NO. **C1.2**  
 OF 19 SHEETS  
 JOB NO. 22-283



DESIGNED UNDER THE SUPERVISION OF:  
 TERENCE J. SZEWZYK  
 EXPIRATION DATE: 09/30/24  
 10-19-23  
 35527

10/19/2023 4:11pm - N: 2022\_00BS\22-283\DWG\22-283 C1.2.dwg - C1.2

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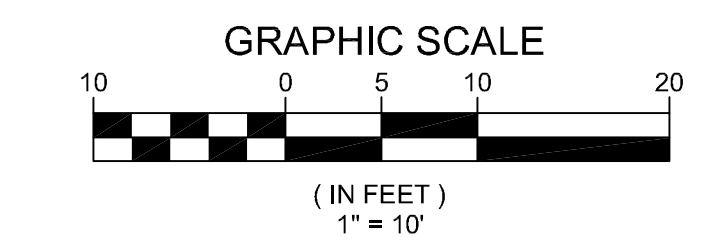
**Appendix B: Tree Inventory Summary Table**

Table 2: Inventory Summary and Disposition

Tree Species	I.D. #	Trunk Diameter (in.)	Condition	Suitability	Expected Impact	Remove/Retain	Disposition
Douglas-fir ( <i>Pseudotsuga menziesii</i> )	238	60	Fair	Fair	Low	Retain	Protected
bay ( <i>Umbellularia californica</i> )	239	10	Very poor	Poor	High	Remove	Less than 12"
Douglas-fir ( <i>Pseudotsuga menziesii</i> )	240	24	Dead	Poor	High	Remove	Protected/Dead
bay ( <i>Umbellularia californica</i> )	241	13	Very poor	Poor	High	Remove	Protected/Very Poor
maple ( <i>Acer macrophyllum</i> )	242	16	Very poor	Poor	Moderate	Retain	Protected
black walnut ( <i>Juglans nigra</i> )	243	18	Fair	Poor	High	Remove	Protected
bay ( <i>Umbellularia californica</i> )	244	16	Fair	Fair	Moderate	Retain	Protected
buckeye ( <i>Aesculus californica</i> )	245	12, 13	Fair	Fair	Moderate	Retain	Protected
bay ( <i>Umbellularia californica</i> )	246	8	Good	Fair	High	Remove	Less than 12"
bay ( <i>Umbellularia californica</i> )	247	8	Good	Fair	Moderate	Retain	Less than 12"
bay ( <i>Umbellularia californica</i> )	248	8	Good	Fair	Moderate	Retain	Less than 12"
bay ( <i>Umbellularia californica</i> )	249	10	Good	Fair	Moderate	Retain	Less than 12"

Tree Species	I.D. #	Trunk Diameter (in.)	Condition	Suitability	Expected Impact	Remove/Retain	Disposition
bay ( <i>Umbellularia californica</i> )	250	8	Good	Fair	Moderate	Retain	Less than 12"
coast live oak ( <i>Quercus agrifolia</i> )	251	12	Fair	Fair	High	Remove	Protected
Empress tree ( <i>Paulownia sp.</i> )	252	12, 12	Good	Fair	High	Remove	Protected
Douglas-fir ( <i>Pseudotsuga menziesii</i> )	253	48	Good	Fair	High	Remove	Protected
bay ( <i>Umbellularia californica</i> )	254	16	Good	Fair	High	Remove	Protected
madrone ( <i>Arbutus menziesii</i> )	255	15	Dead	Poor	High	Remove	Protected
bay ( <i>Umbellularia californica</i> )	256	8	Good	Fair	High	Remove	Less than 12"
bay ( <i>Umbellularia californica</i> )	257	32	Fair	Fair	High	Remove	Protected
maple ( <i>Acer macrophyllum</i> )	258	18	Fair	Poor	High	Remove	Protected
Douglas-fir ( <i>Pseudotsuga menziesii</i> )	259	72	Fair	Fair	Low	Retain	Protected
Douglas-fir ( <i>Pseudotsuga menziesii</i> )	260	10.5	Fair	Fair	Low	Retain	Less than 12"
maple ( <i>Acer macrophyllum</i> )	261	19	Fair	Poor	Low	Remove	Protected
bay ( <i>Umbellularia californica</i> )	262	16	Good	Fair	Low	Remove	Protected
Douglas-fir ( <i>Pseudotsuga menziesii</i> )	263	68	Fair	Fair	Low	Remove	Protected

Tree Species	I.D. #	Trunk Diameter (in.)	Condition	Suitability	Expected Impact	Remove/Retain	Disposition
Douglas-fir ( <i>Pseudotsuga menziesii</i> )	264	68	Fair	Fair	Low	Retain	Protected
Douglas-fir ( <i>Pseudotsuga menziesii</i> )	265	56	Fair	Fair	Low	Retain	Protected
bay ( <i>Umbellularia californica</i> )	266	8	Good	Fair	Moderate	Retain	Less than 12"
bay ( <i>Umbellularia californica</i> )	267	8	Good	Fair	Moderate	Retain	Less than 12"
bay ( <i>Umbellularia californica</i> )	268	8	Good	Fair	Moderate	Retain	Less than 12"
bay ( <i>Umbellularia californica</i> )	269	6	Good	Fair	Moderate	Retain	Less than 12"
Douglas-fir ( <i>Pseudotsuga menziesii</i> )	270	60	Good	Fair	Low	Retain	Protected



DESIGNED UNDER THE SUPERVISION OF:  
 TERENCE J. SZEWCZYK  
 No. 35527  
 Exp. 9/30/25  
 STATE OF CALIFORNIA  
 10-19-23  
 EXPIRATION DATE: 09/30/25

**ARBORIST REPORT  
 TREE INVENTORY**  
 22045 OLD SANTA CRUZ HIGHWAY  
 LOS GATOS, CA 95033  
 APN: 558-08-147

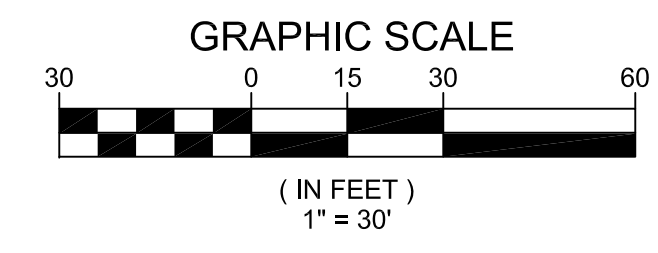
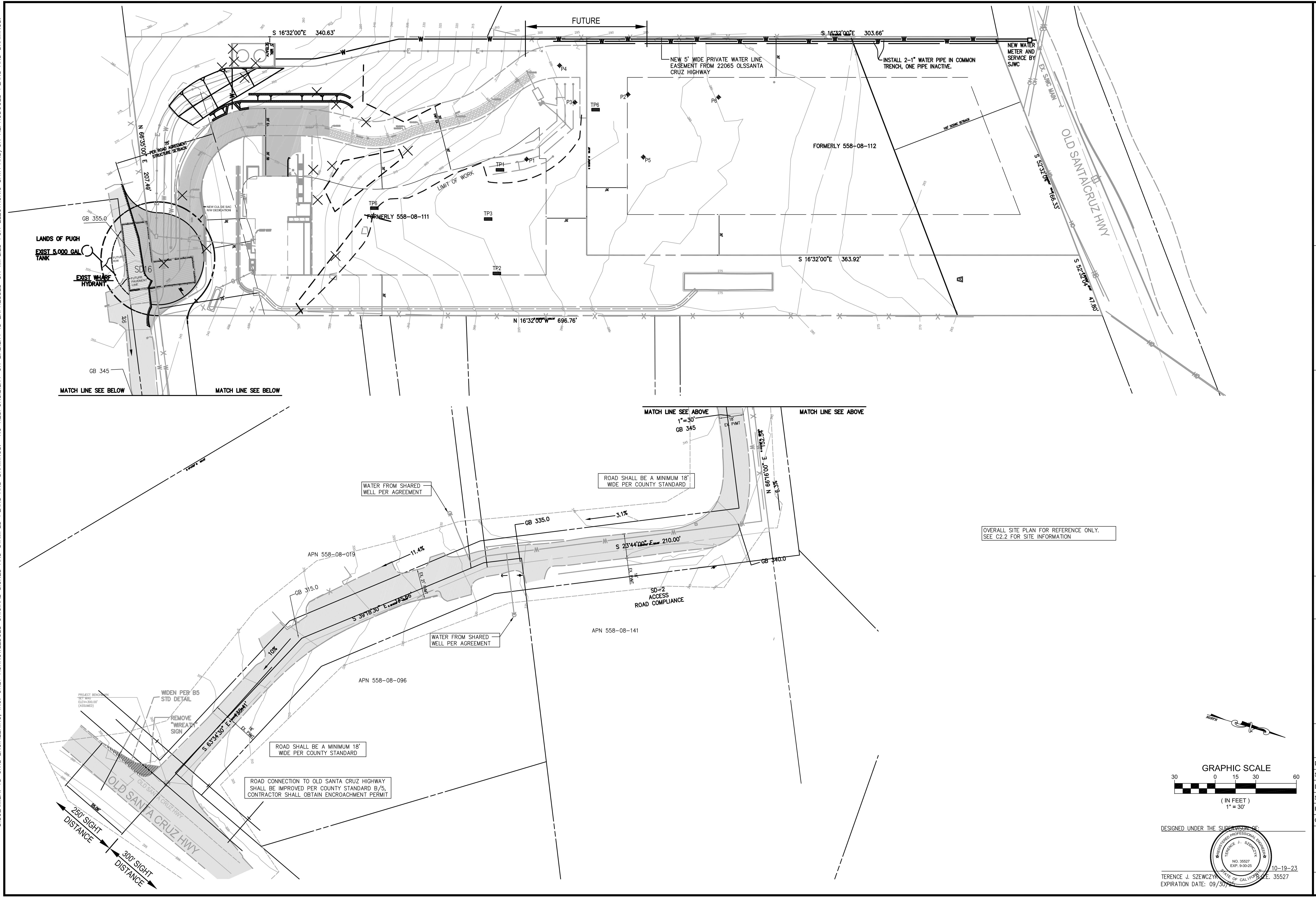
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 SURVEYED BY: HB  
 PROJ ENGR: TJS  
 CHECK BY: TJS  
 SHEET NO.  
**C1.3**  
 OF 19 SHEETS  
 JOB NO.  
**22-283**

TS CIVIL ENGINEERING, INC.  
 1776 TECHNOLOGY DRIVE  
 SAN JOSE, CA 95110  
**TS** - CIVIL ENGINEERING  
 PH: 408.452.9300  
 FAX: 408.837.7550

10/19/2023 4:10pm N:\2022\JOB5\22-283\DWG\22-283 C1.3.dwg - C1.3

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DESIGNED UNDER THE SUPERVISION OF:  
 TERENCE J. SZEWCZYK  
 EXPIRATION DATE: 09/30/2025

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 TSCIVIL ENGINEERING, INC.  
 1776 TECHNOLOGY DRIVE  
 SAN JOSE, CA 95110  
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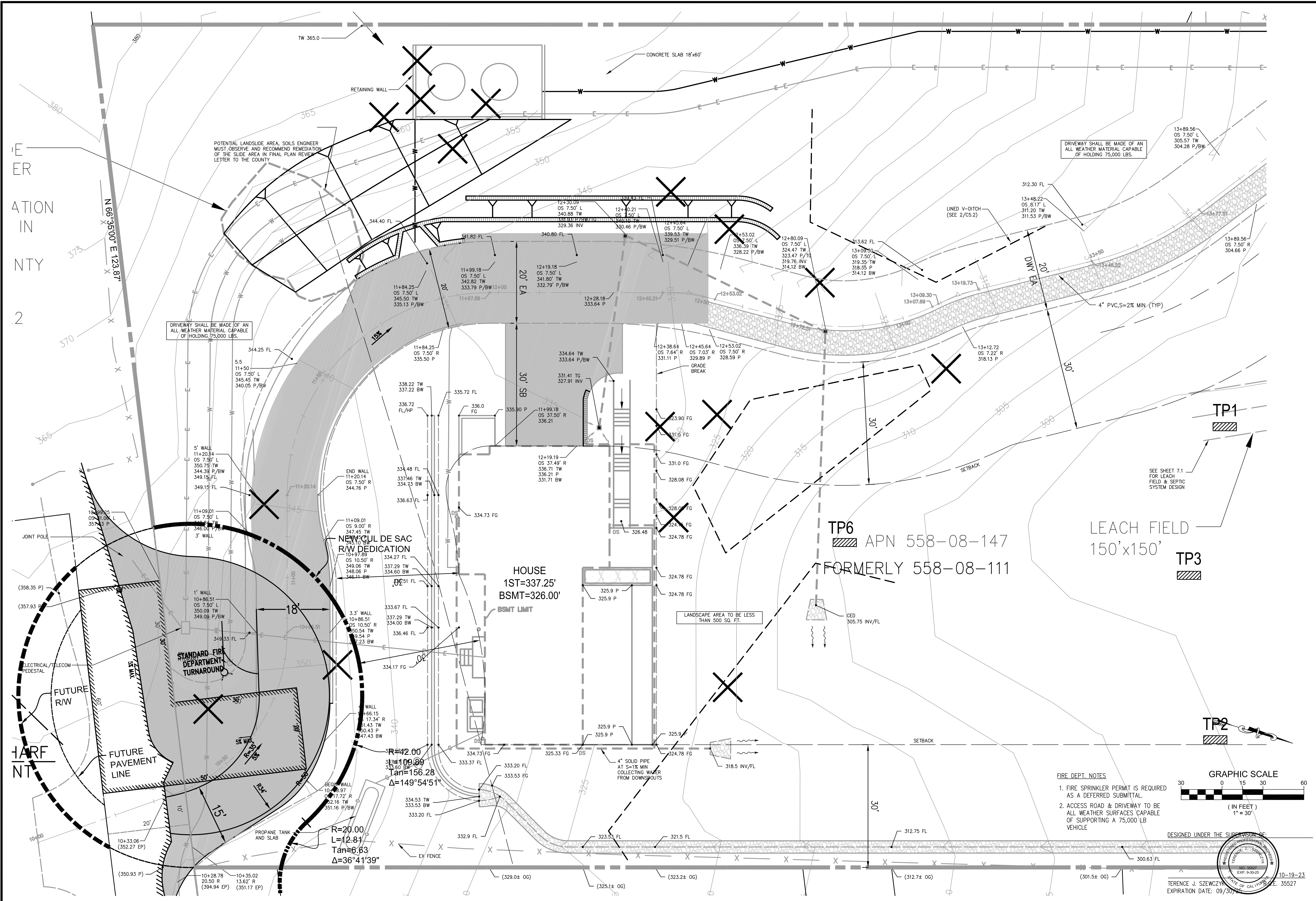
**GRADING & DRAINAGE/  
 SITE PLAN**  
 22045 OLD SANTA CRUZ HIGHWAY  
 LOS GATOS, CA 95033  
 APN: 558-08-147

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DATE: 10-19-23  
 SCALE: 1"=30'  
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 SURVEYED BY: HB  
 PROJ ENGR: TJS  
 CHECK BY: TJS  
 SHEET NO. **C2.1**  
 OF 19 SHEETS  
 JOB NO. 22-283

11/14/2024 6:10pm - Z:\2. Email Projects\Client Specific Folders\TJS\2024\EM11142024\_04 (TJS - 22-283 Old Santa Cruz Highway)\Working-2\22-283 C2.1.dwg - C2.1

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SAN JOSE, CA 95110  
PH: 408.452.9300  
FAX: 408.837.7550

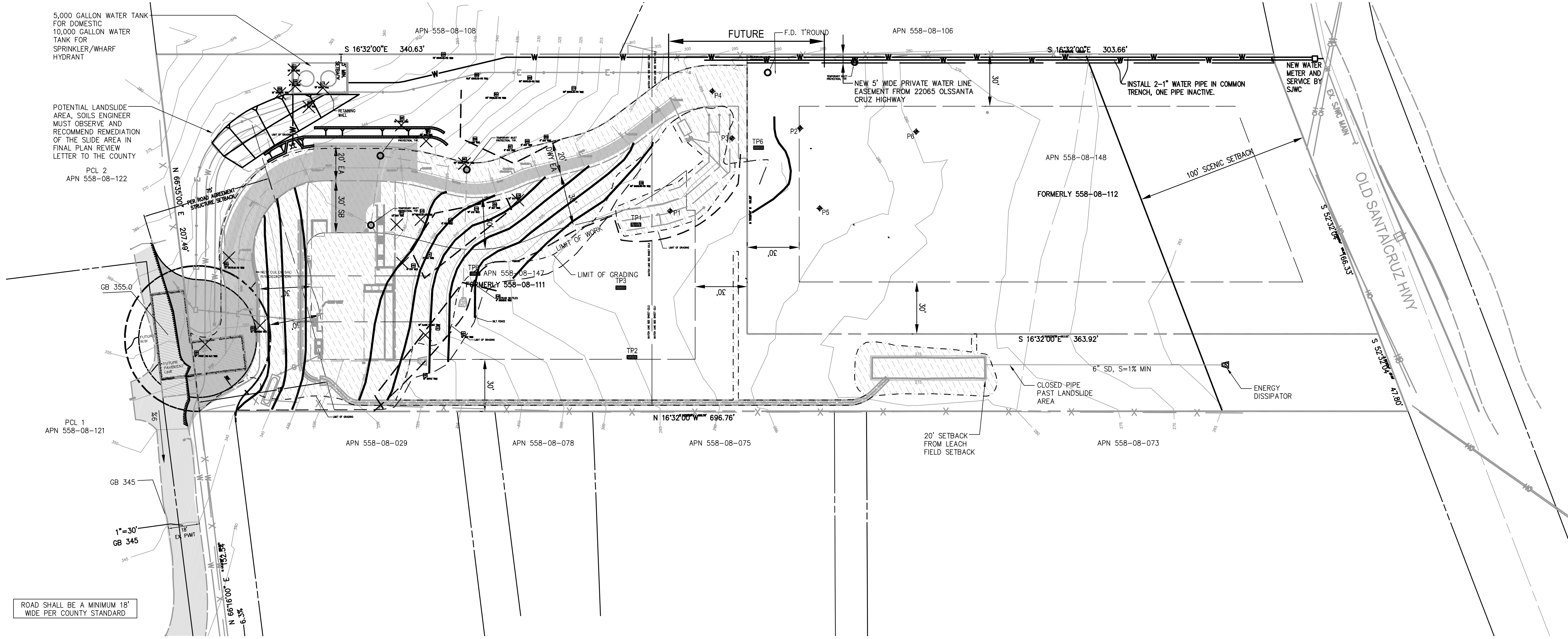
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22045 OLD SANTA CRUZ HIGHWAY  
LOS GATOS, CA 95033  
APN: 558-08-147

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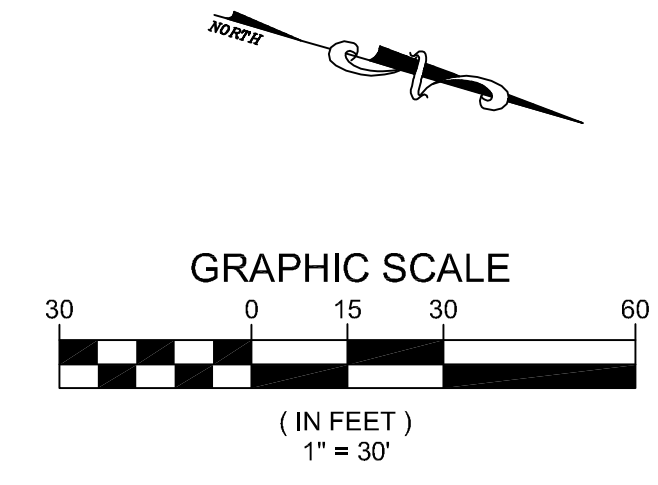
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SHEET NO. **C2.2**  
OF 19 SHEETS  
JOB NO. 22-283

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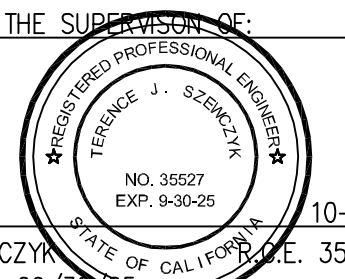
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ROAD SHALL BE A MINIMUM 18' WIDE PER COUNTY STANDARD



DESIGNED UNDER THE SUPERVISION OF:  
 TERENCE J. SZEWCZYK  
 EXPIRATION DATE: 09/30/2025



**EROSION CONTROL/SITE PLAN**  
 22045 OLD SANTA CRUZ HIGHWAY  
 LOS GATOS, CA 95033  
 APN: 558-08-147

NO.	DATE	REVISIONS	BY
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DATE: 10-19-23  
 SCALE: 1"=30'  
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 CHECK BY: TJS

SHEET NO.  
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 OF 19 SHEETS  
 JOB NO.  
 22-283

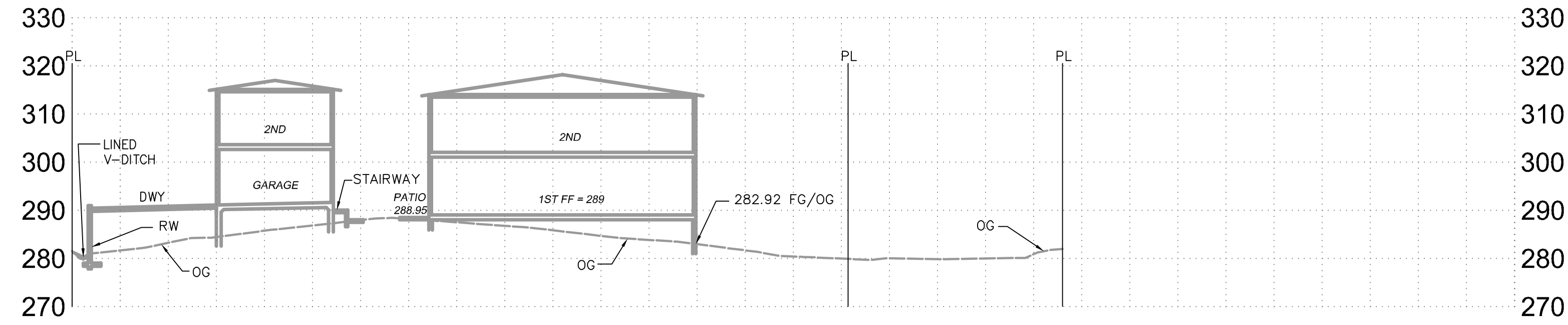
**TS** CIVIL ENGINEERING  
 TS CIVIL ENGINEERING, INC.  
 1776 TECHNOLOGY DRIVE  
 SAN JOSE, CA 95110  
 PH: 408.452.9300  
 FAX: 408.837.7550

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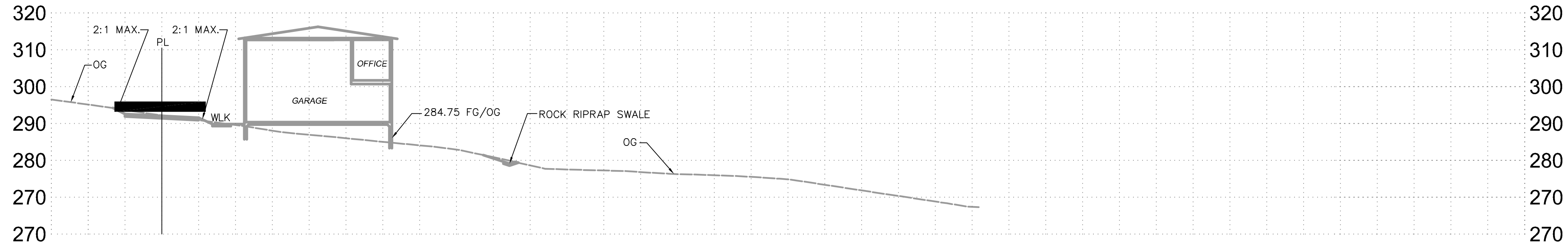




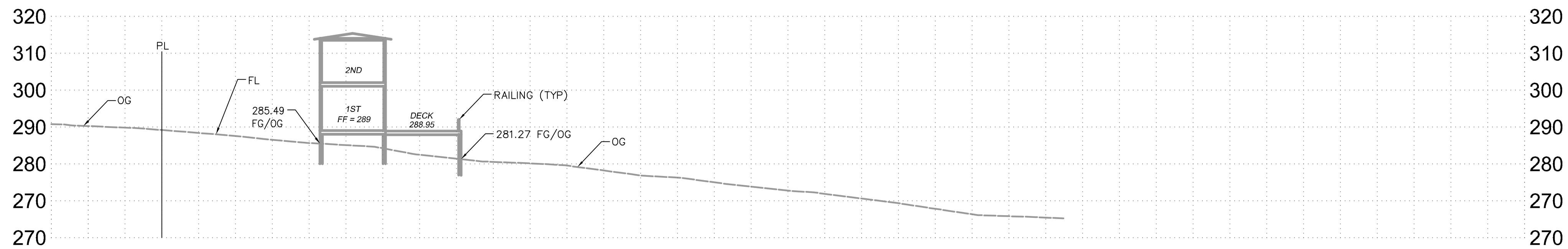
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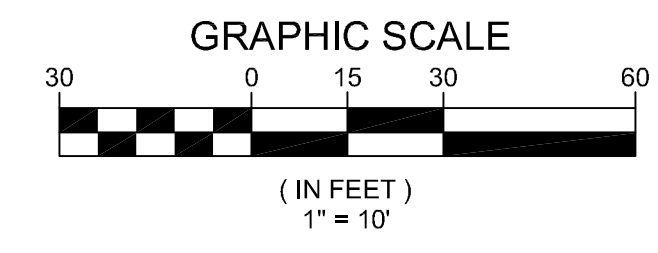
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HORIZONTAL SCALE: 1" = 20' VERTICAL SCALE: 1" = 20'



**3 SECTION**  
HORIZONTAL SCALE: 1" = 20' VERTICAL SCALE: 1" = 20'



DESIGNED UNDER THE SUPERVISION OF:  
  
 TERENCE J. SZCWCZYK  
 EXPIRATION DATE: 09/30/25

**SECTIONS**  
 22045 OLD SANTA CRUZ HIGHWAY  
 LOS GATOS, CA 95033  
 APN: 558-08-147

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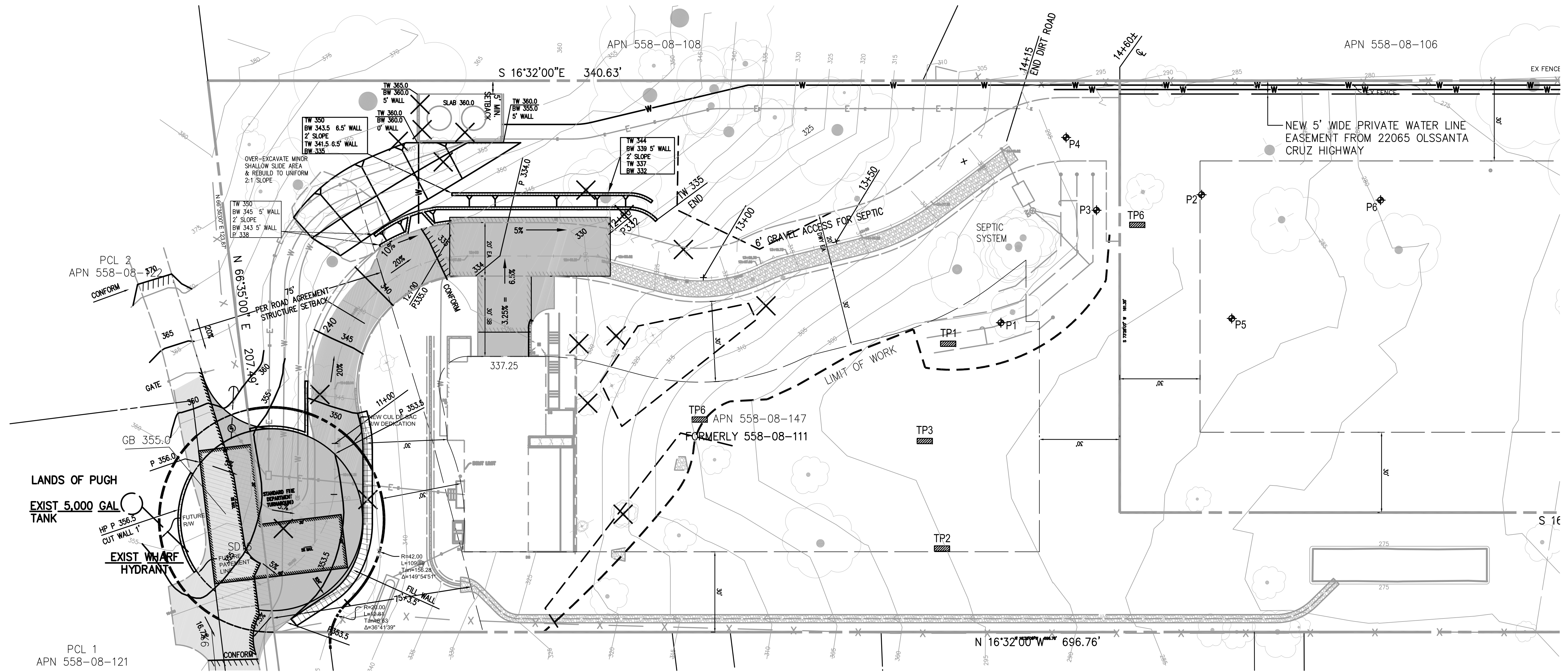
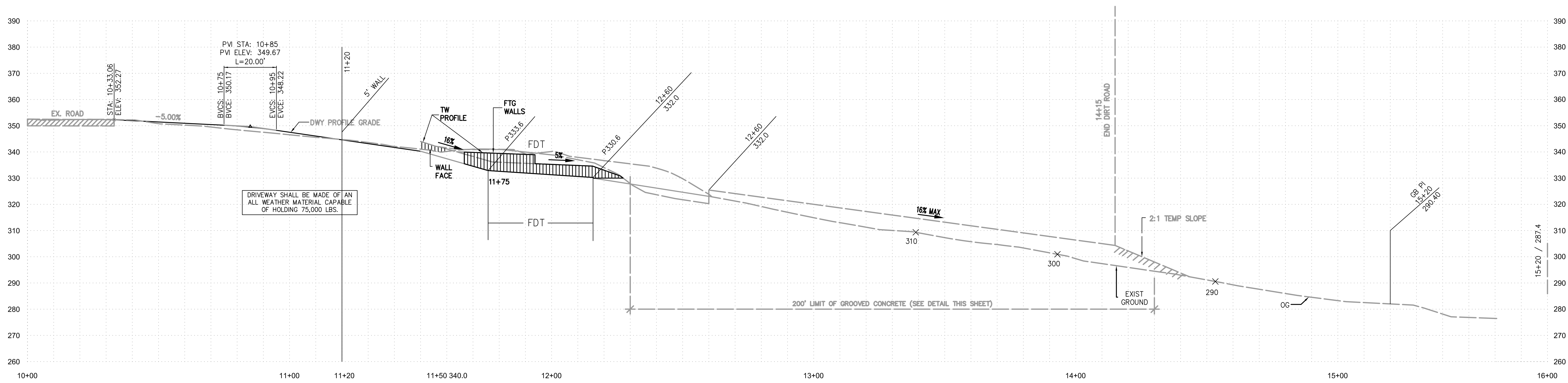
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**C4.0**  
 OF 19 SHEETS  
 JOB NO.  
**22-283**

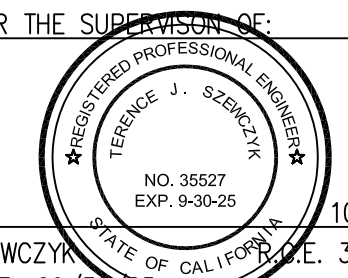
**TS** CIVIL ENGINEERING  
 TSCIVIL ENGINEERING, INC.  
 1776 TECHNOLOGY DRIVE  
 SAN JOSE, CA 95110  
 PH: 408.452.9300  
 FAX: 408.837.7550

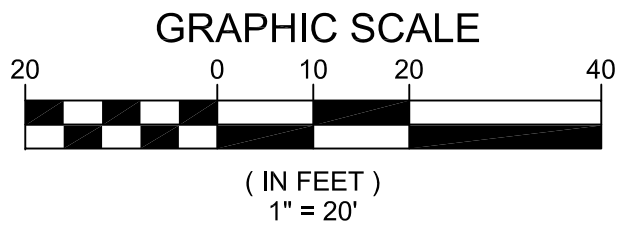
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LANDS OF PUGH  
 EXIST 5,000 GAL TANK  
 HP P 356.5 OUT WALL 'Y'  
 EXIST WHARF HYDRANT

DESIGNED UNDER THE SUPERVISION OF  
  
 10-19-23  
 TERENCE J. SZEWCZYK  
 EXPIRATION DATE: 09/30/25



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**DRIVEWAY PLAN/PROFILE**  
 22045 OLD SANTA CRUZ HIGHWAY  
 LOS GATOS, CA 95033  
 APN: 558-08-147

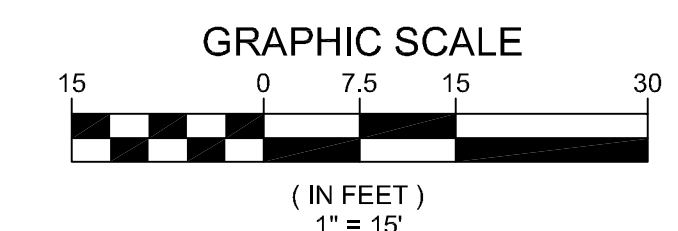
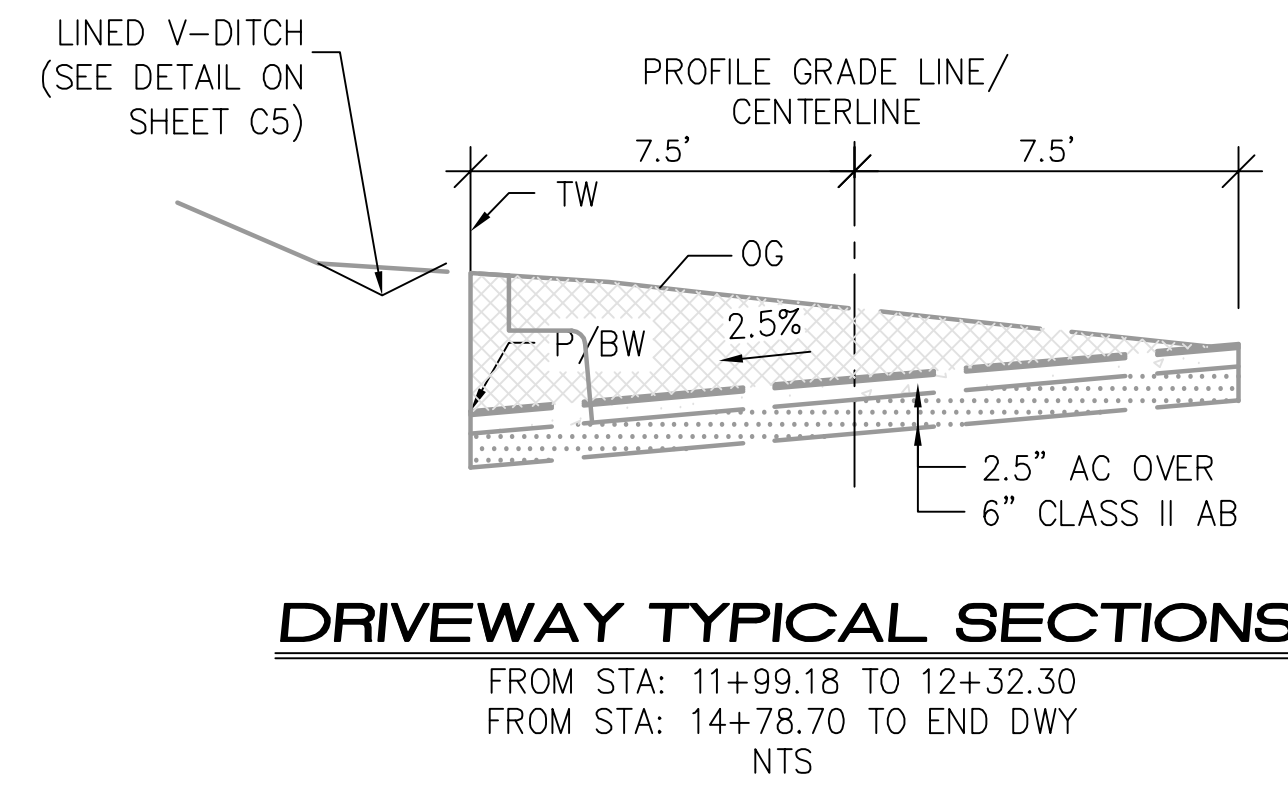
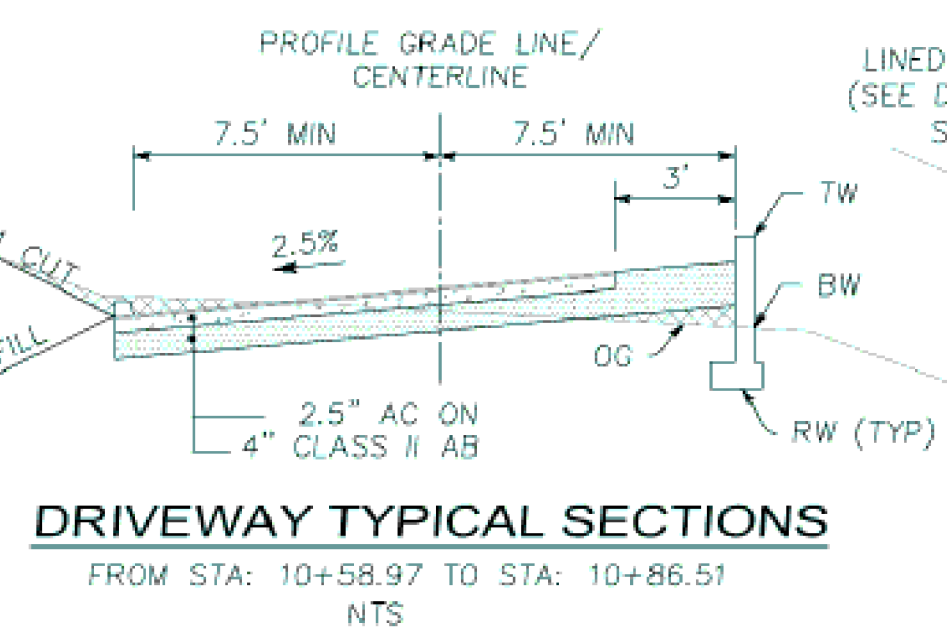
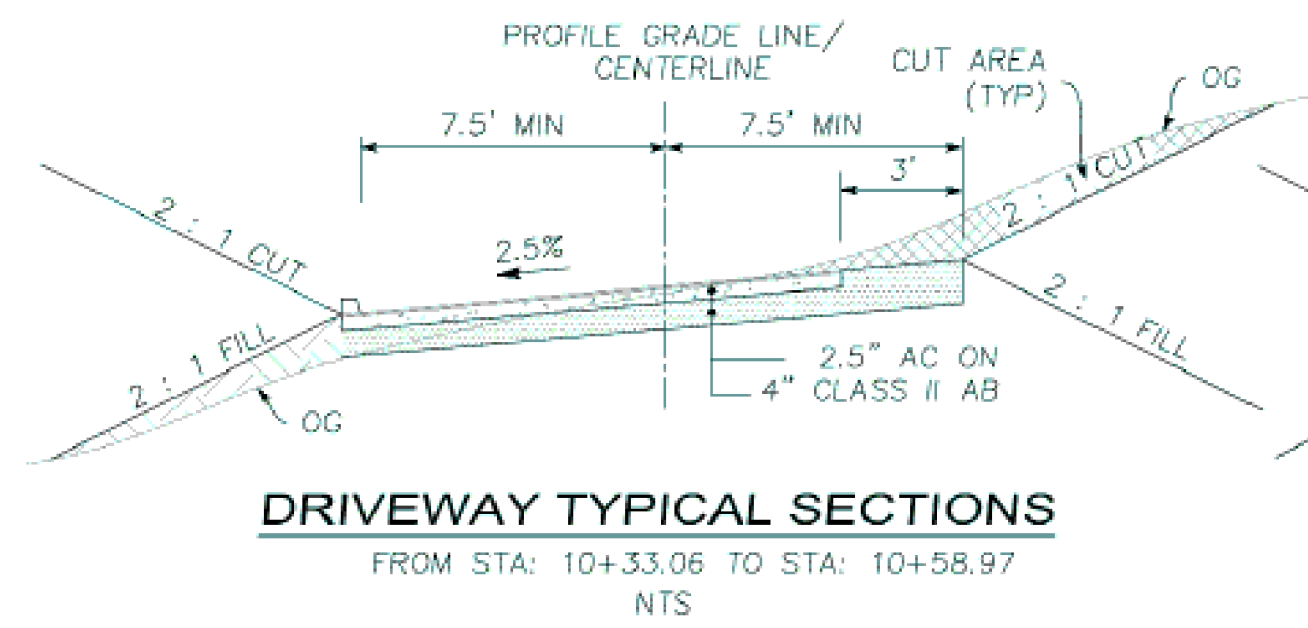
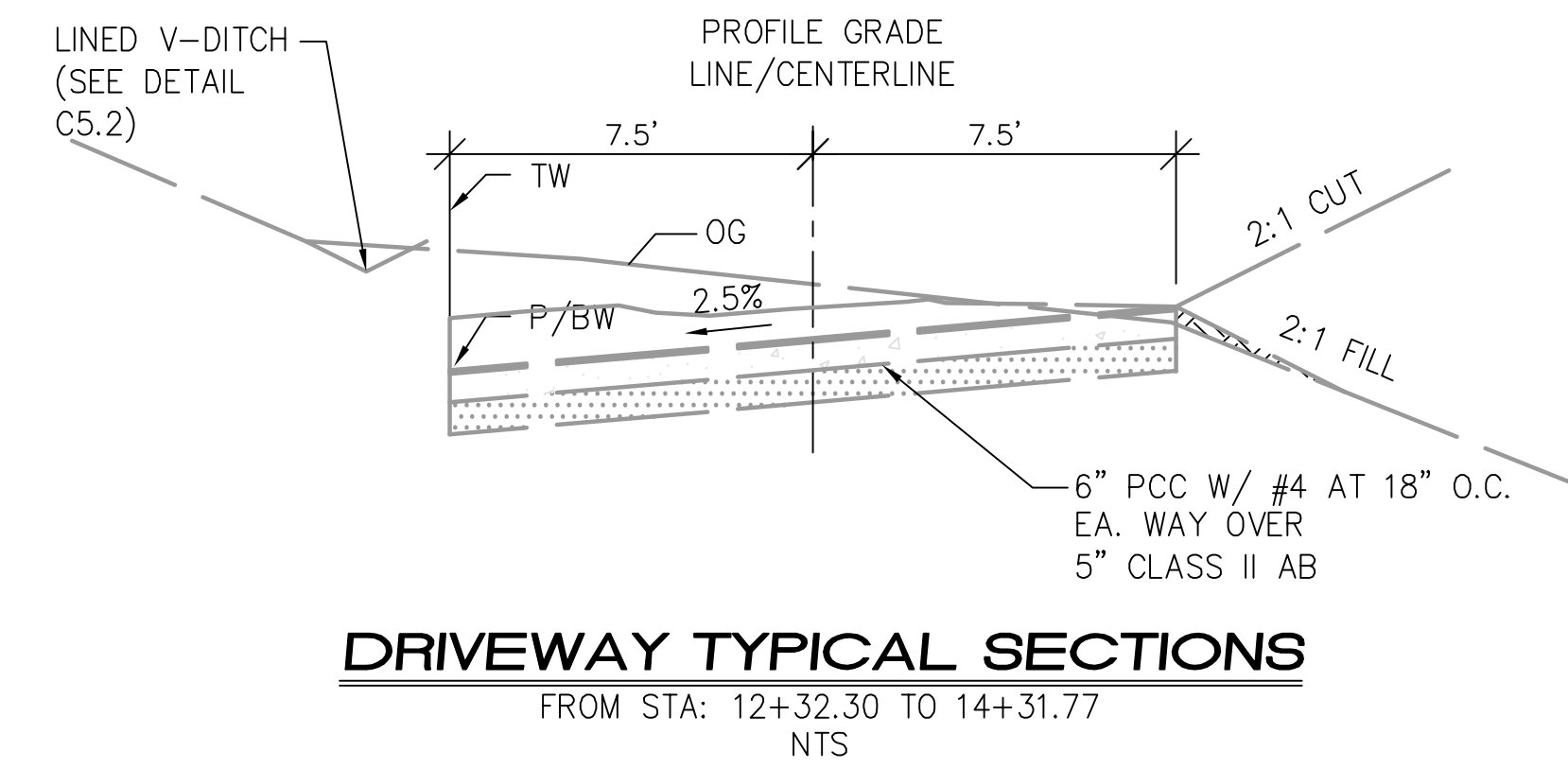
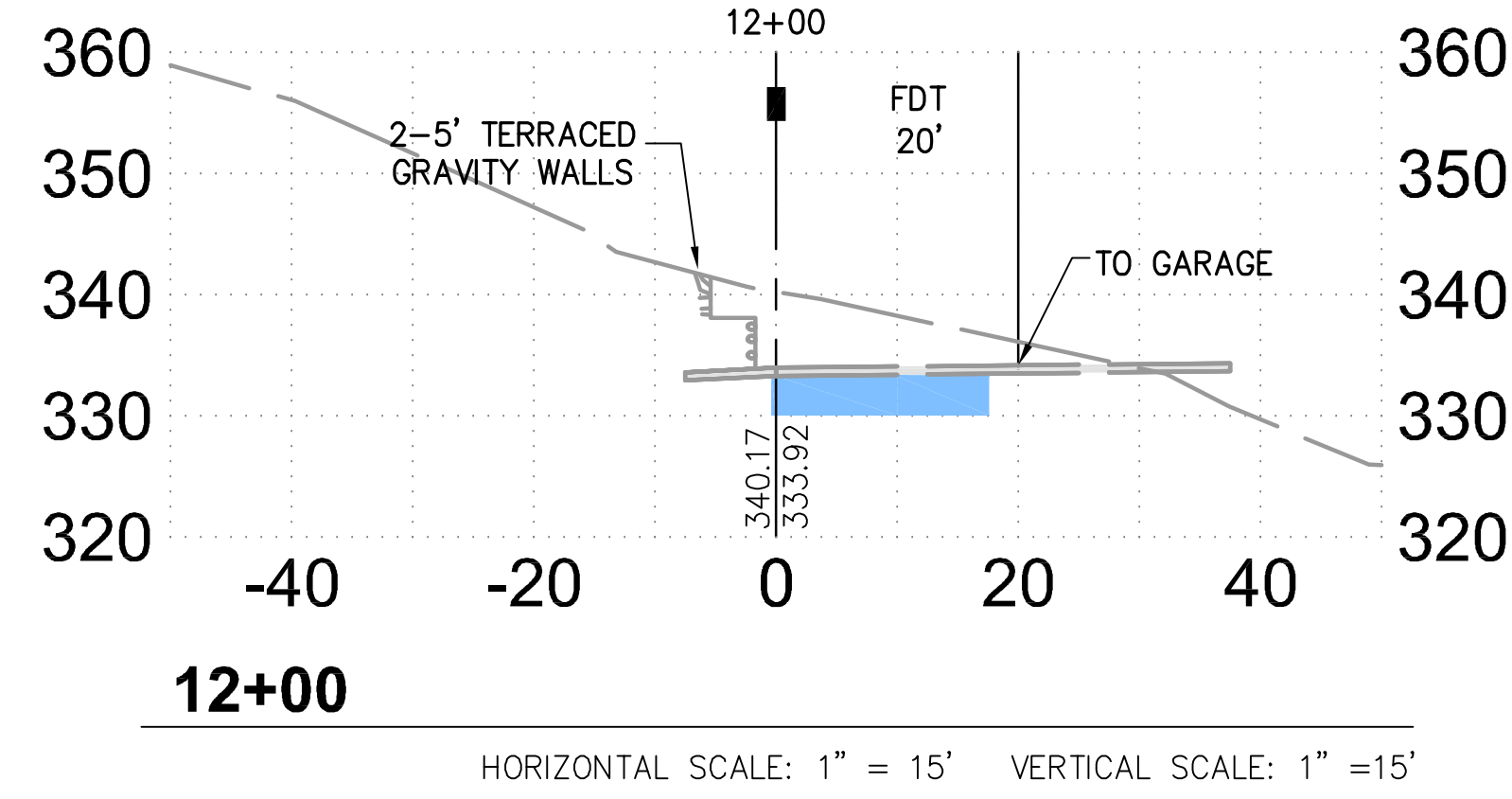
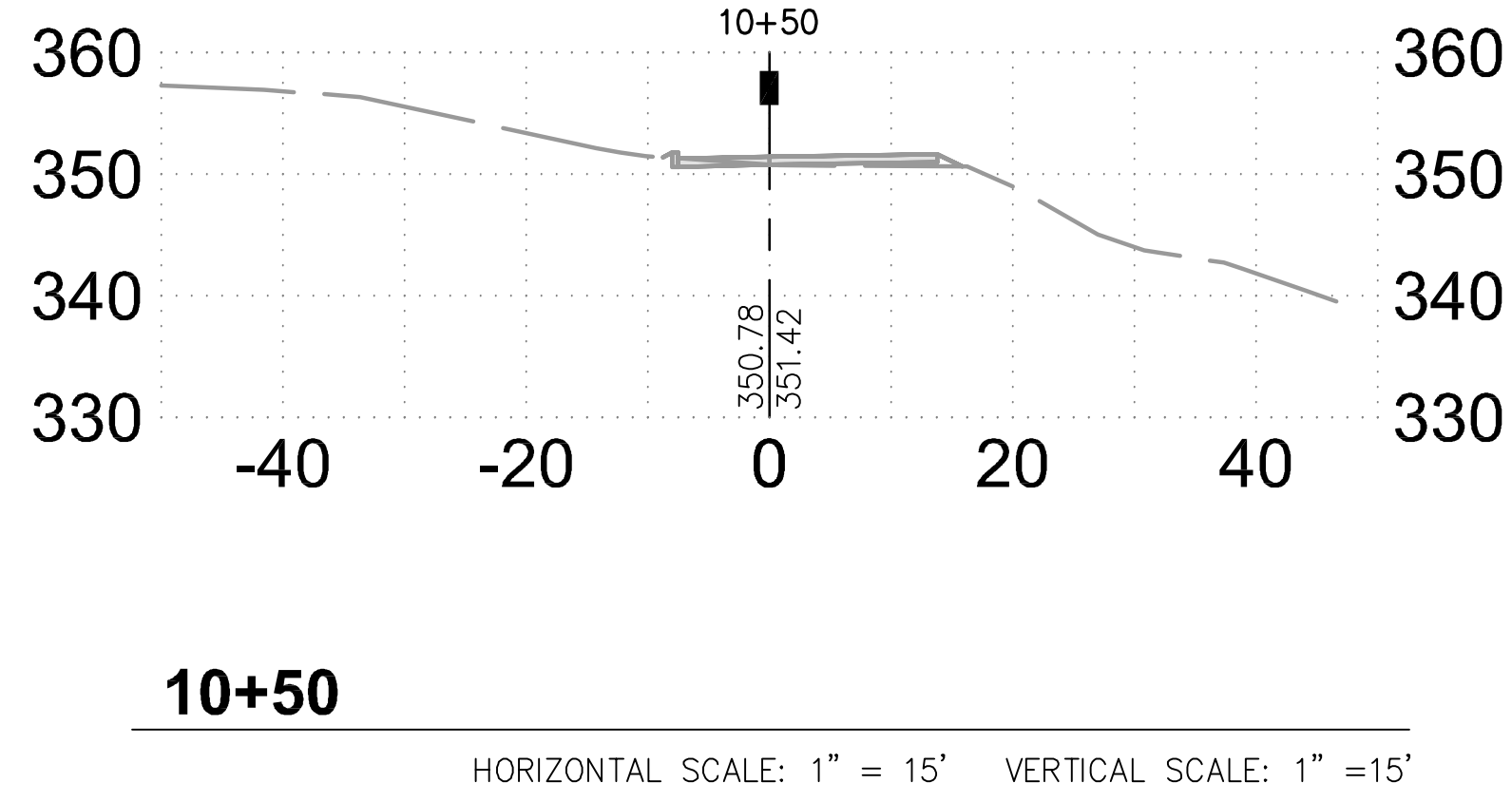
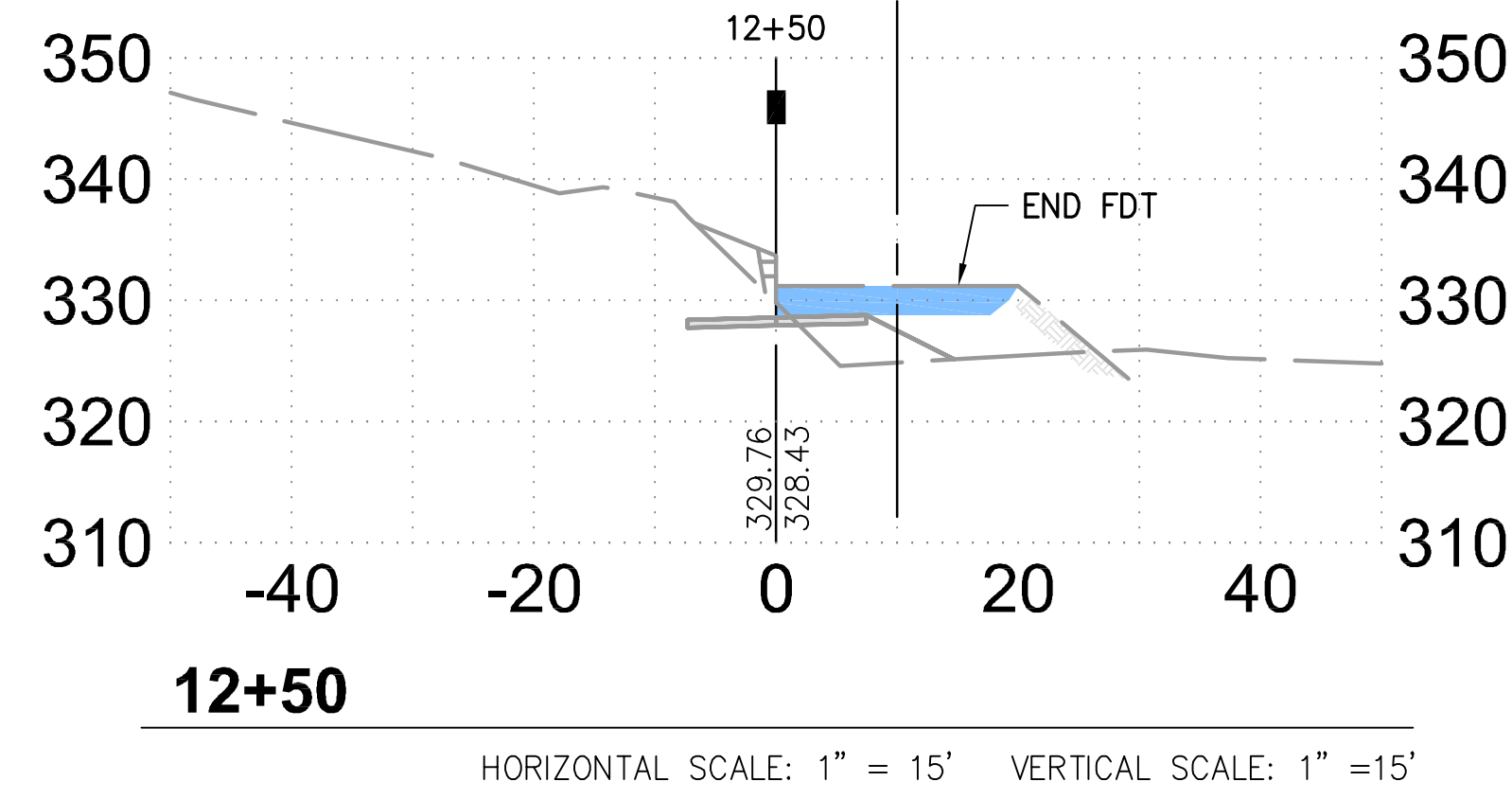
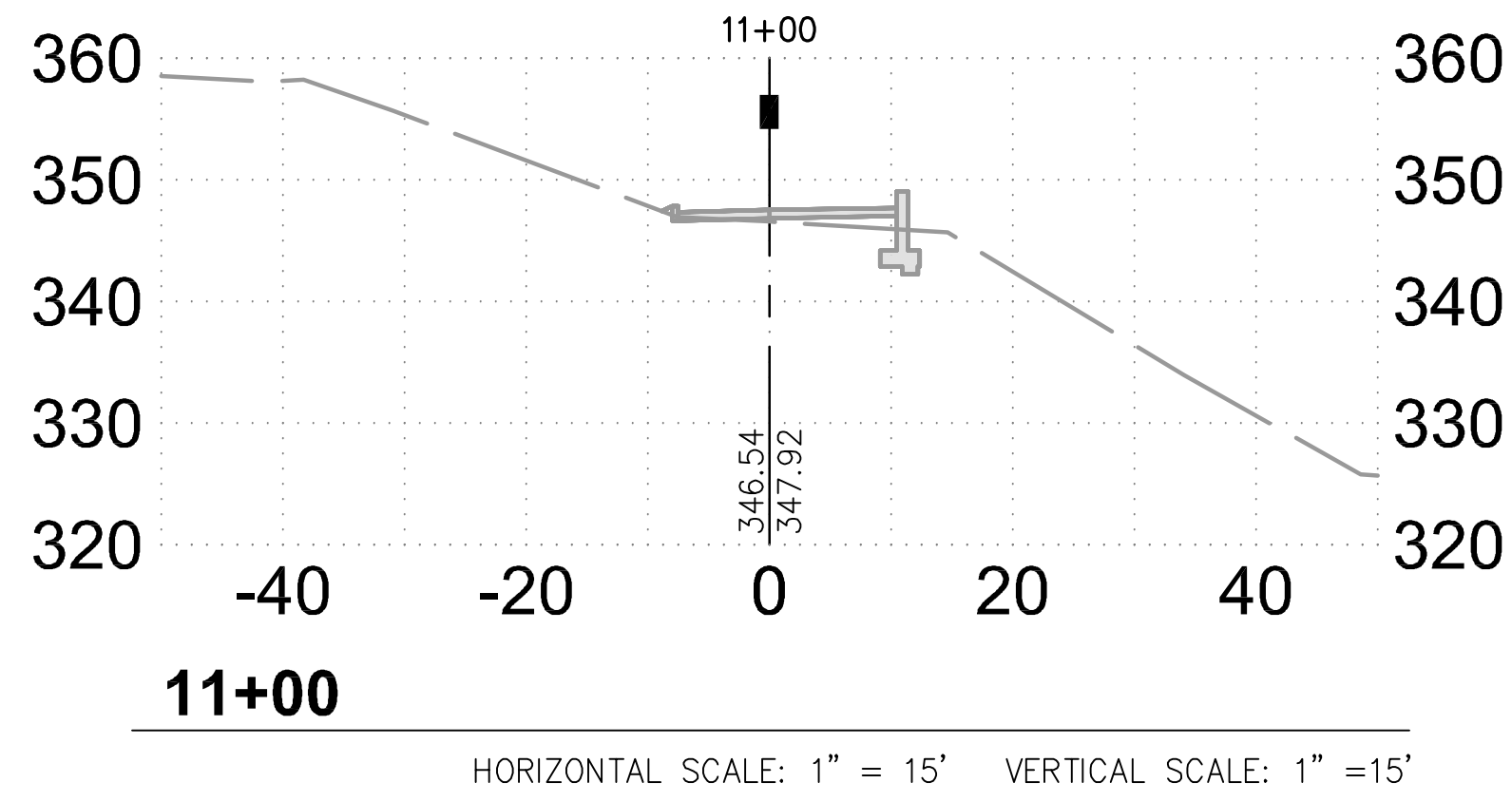
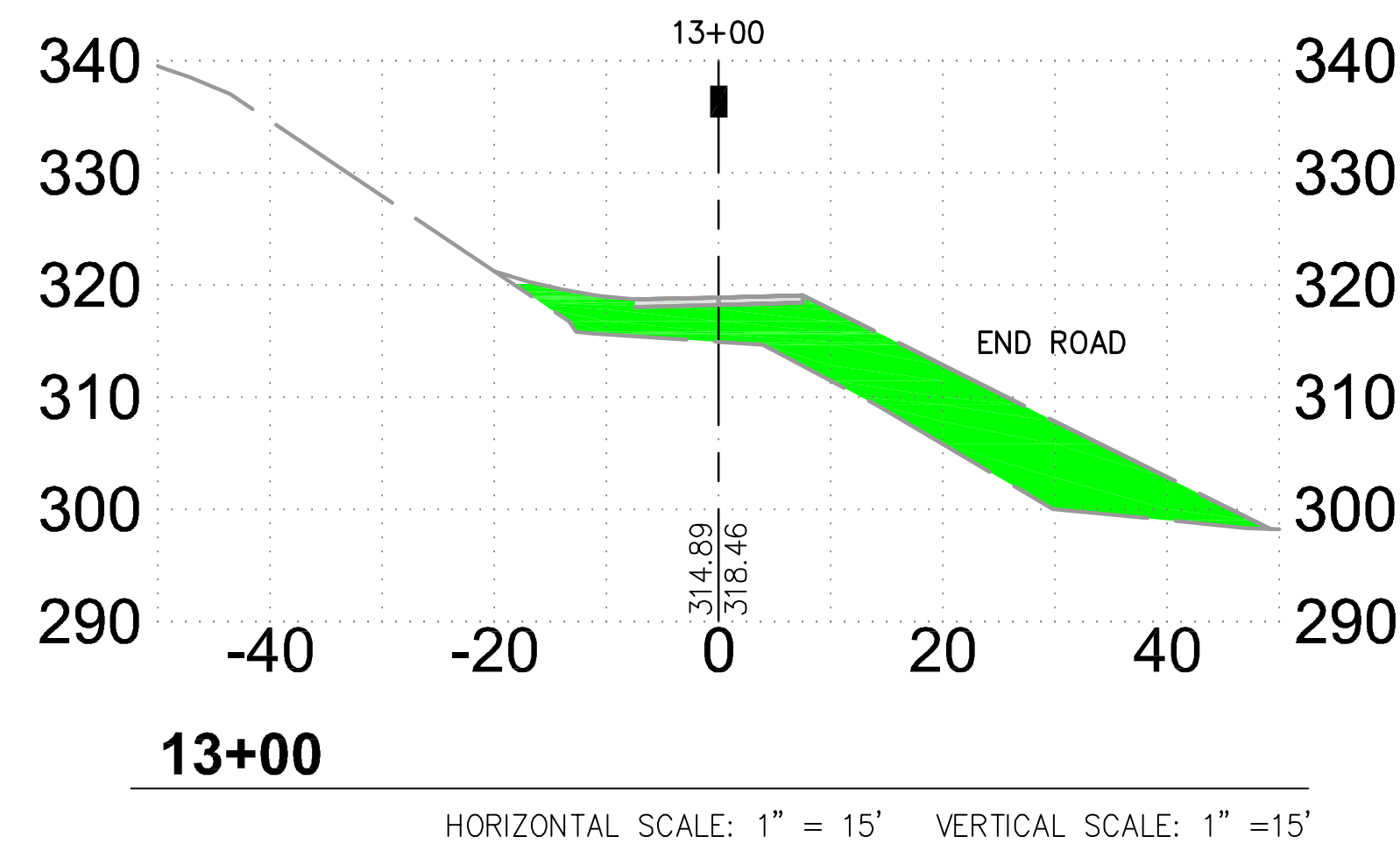
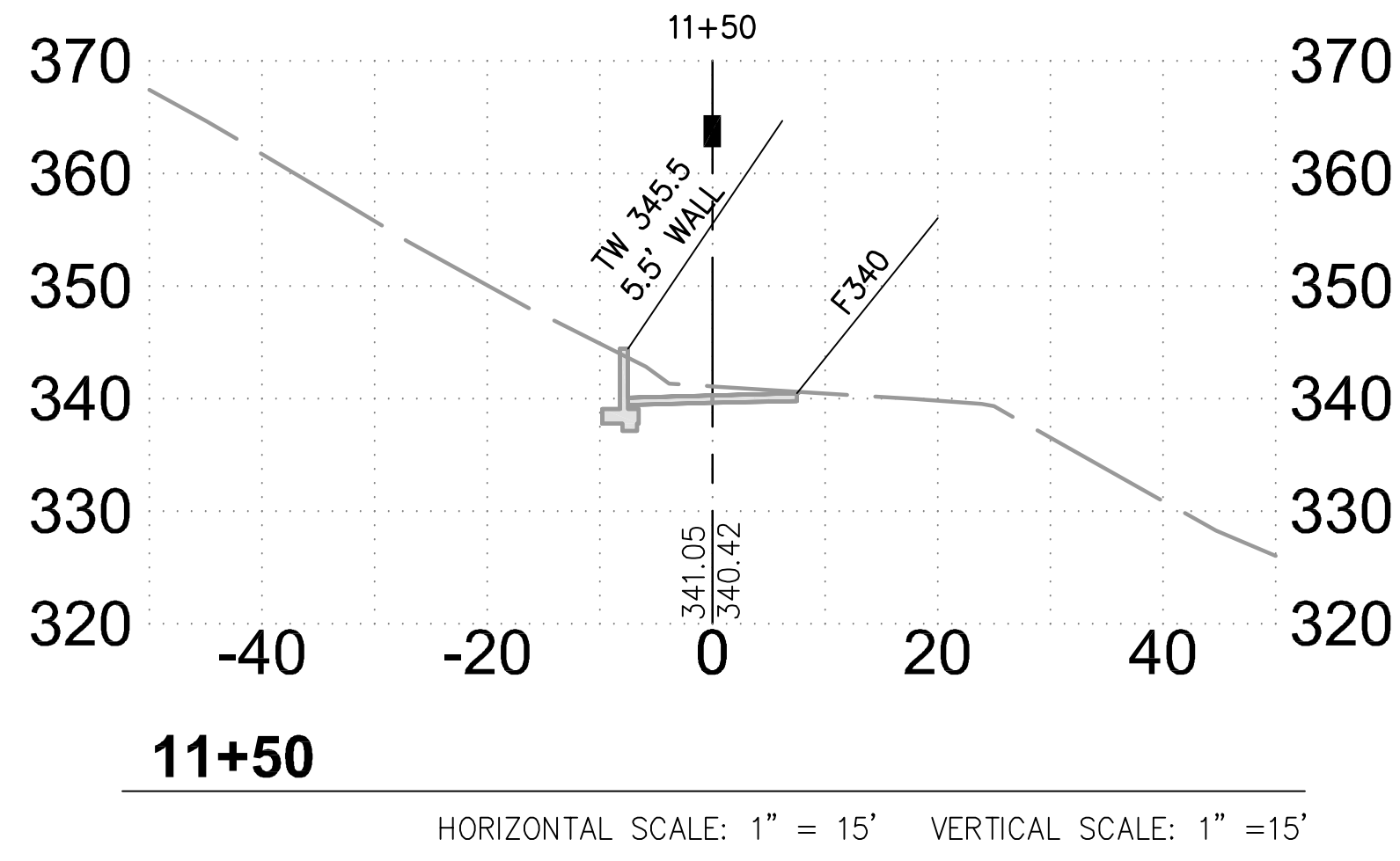
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 SURVEYED BY: HB  
 PROJ ENGR: TJS  
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**C4.1**  
 OF 19 SHEETS  
 JOB NO.  
 22-283

11/14/2024 7:25pm - Z: \2. Email Projects\Client Specific Folders\11/14/2024\EM11142024\_04 (TJS - 22-283 Old Santa Cruz Highway)\Working-2\22-283 C4.1.dwg - C4.1

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DESIGNED UNDER THE SUPERVISION OF:  
TERENCE J. SZEWCZYK  
REGISTERED PROFESSIONAL ENGINEER  
NO. 35527  
EXP. 9/30/25  
STATE OF CALIFORNIA  
10-19-23  
TERENCE J. SZEWCZYK  
EXPIRATION DATE: 09/30/25

**GRADING SECTIONS**  
22045 OLD SANTA CRUZ HIGHWAY  
LOS GATOS, CA 95033  
APN: 558-08-147

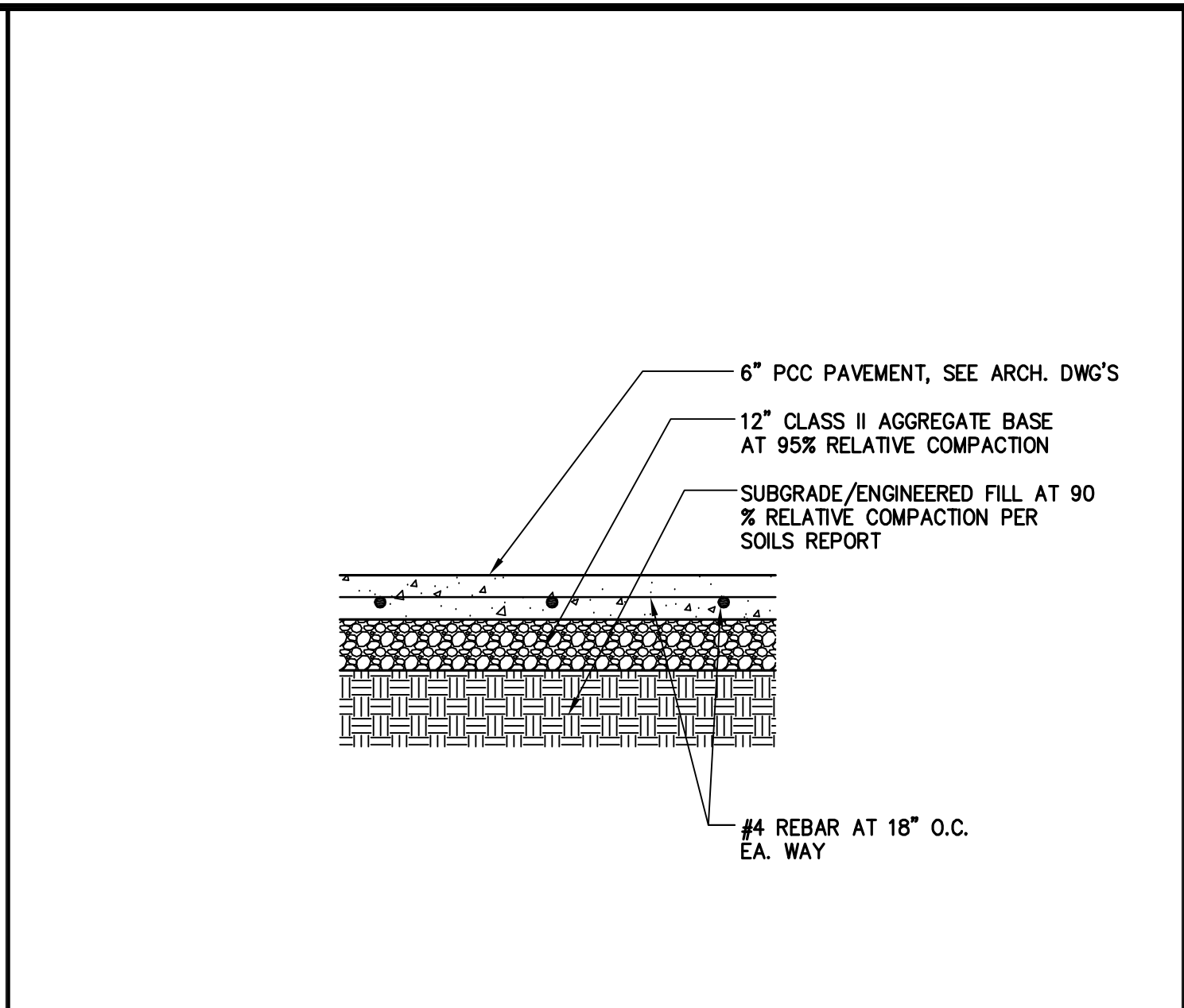
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SURVEYED BY: HB  
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CHECK BY: TJS  
SHEET NO. **C4.2**  
OF 19 SHEETS  
JOB NO. 22-283

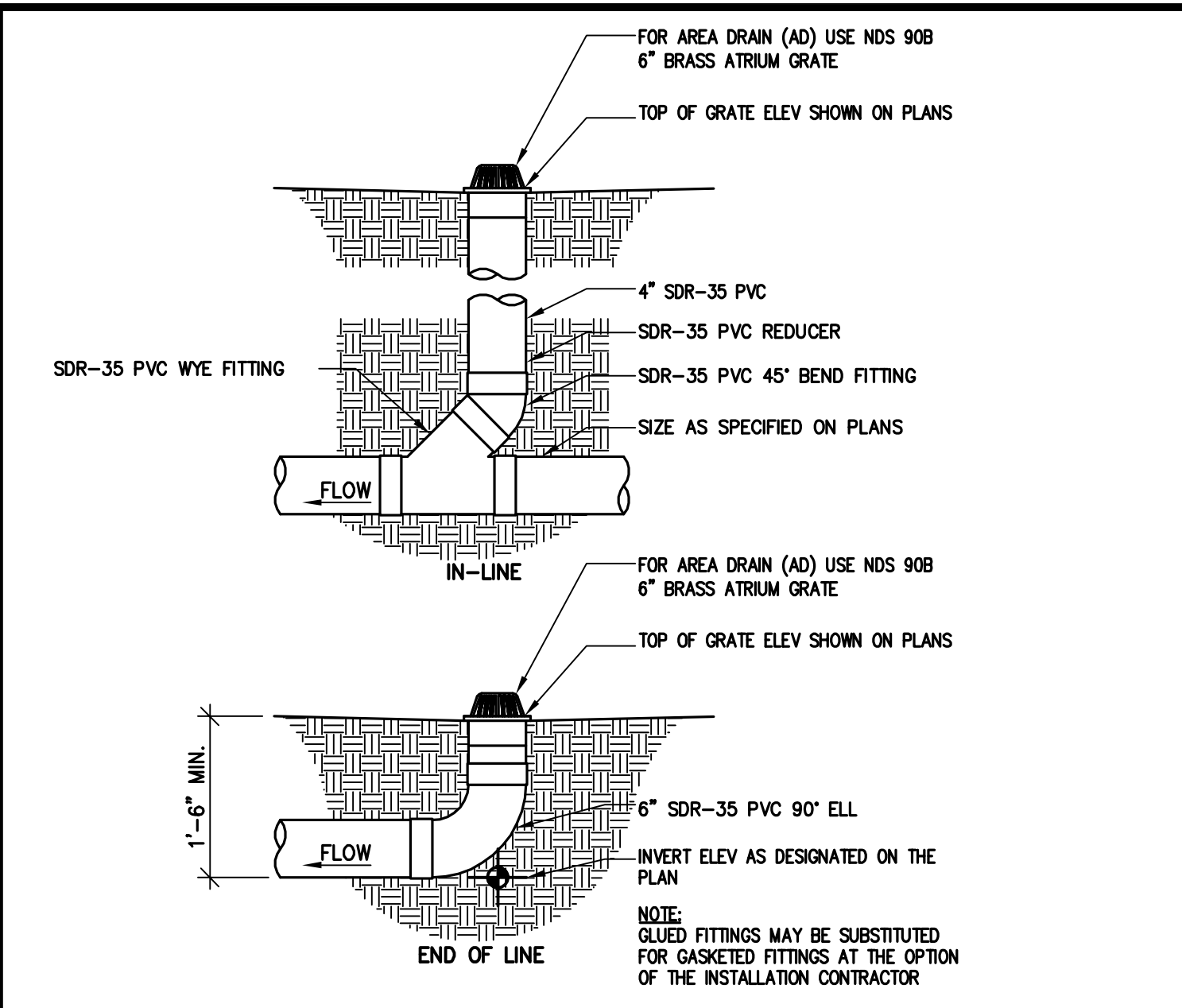
TS CIVIL ENGINEERING  
1776 TECHNOLOGY DRIVE  
SAN JOSE, CA 95110  
PH: 408.452.9300  
FAX: 408.837.7550

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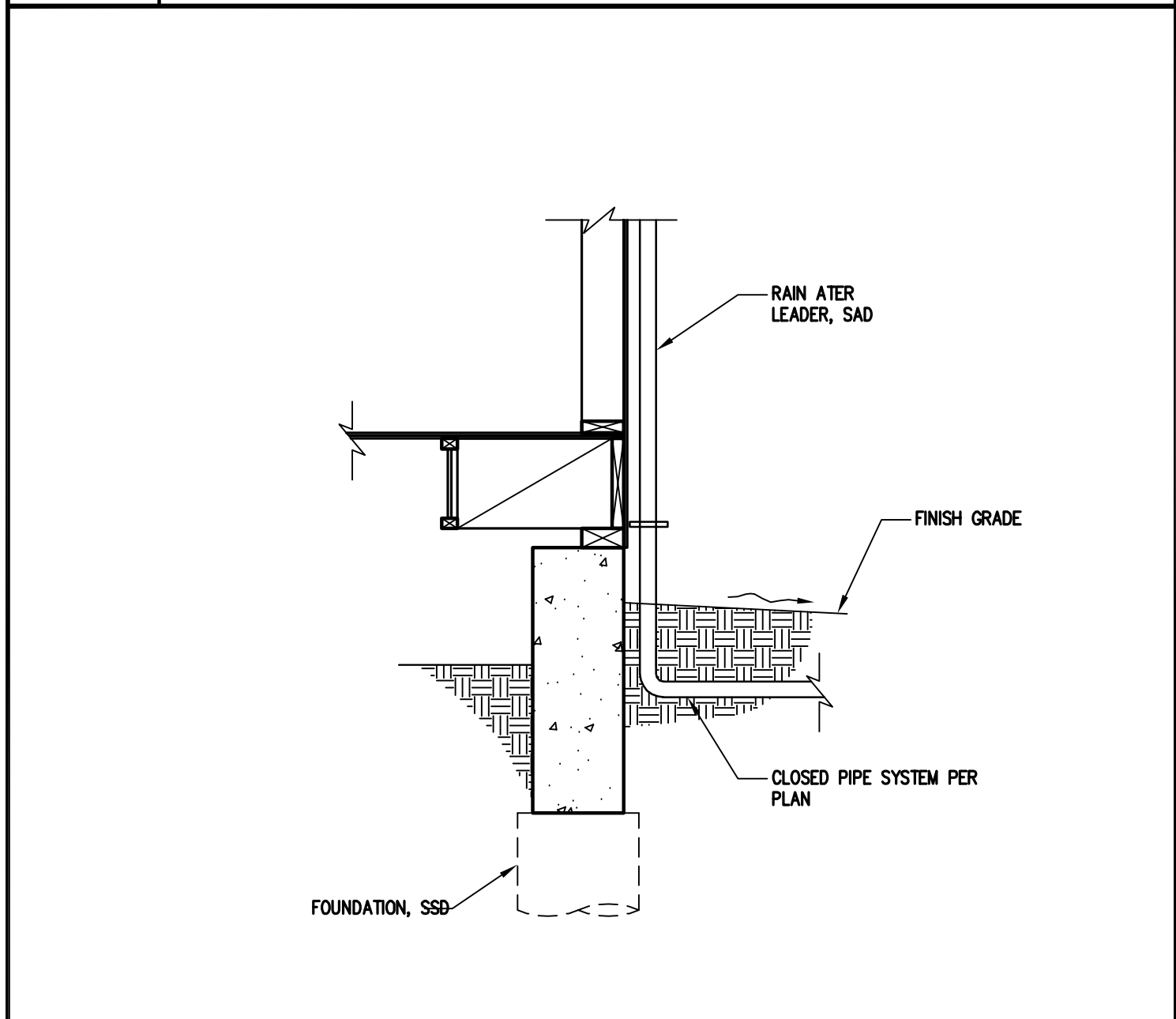
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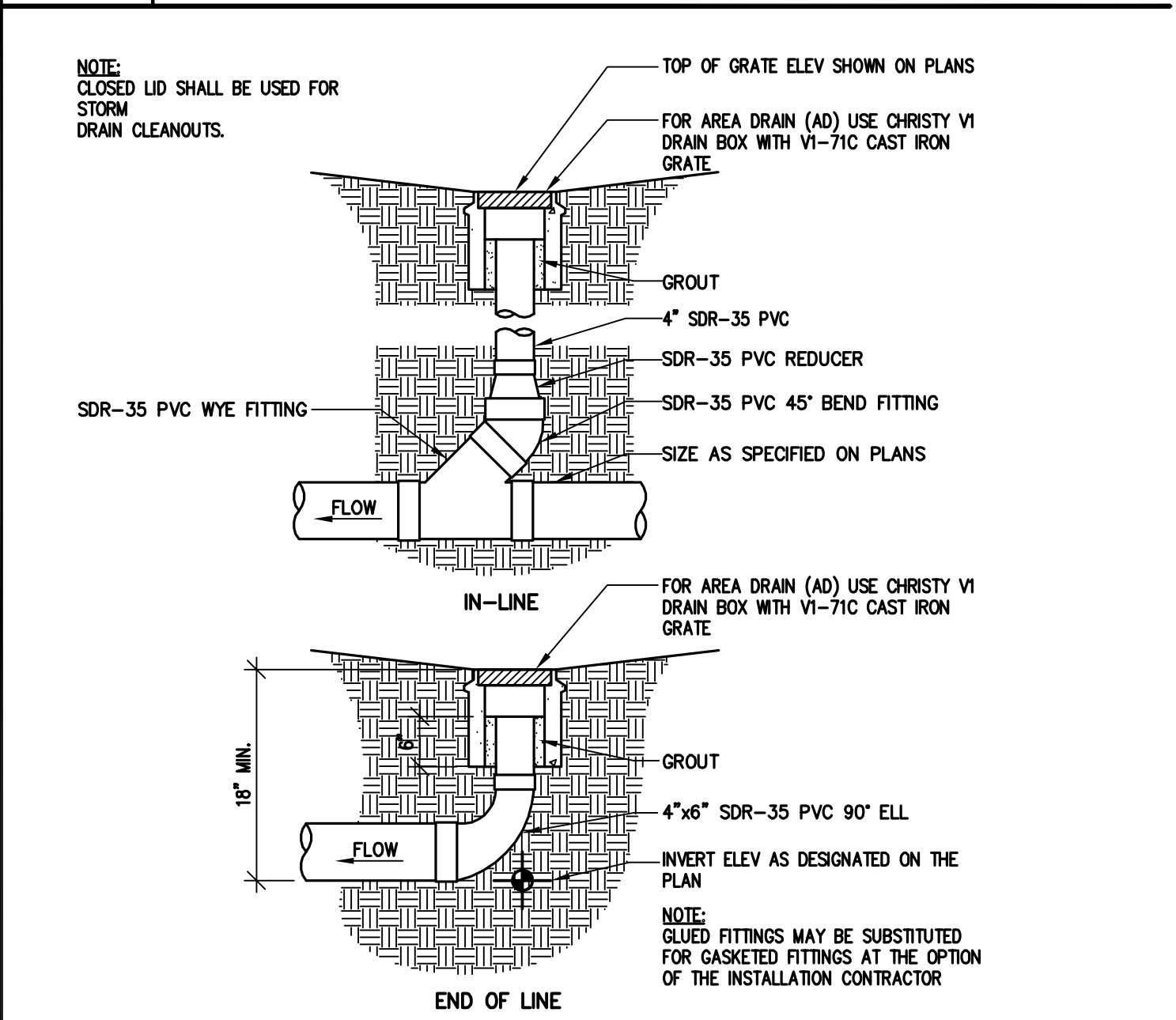
**4 CONCRETE SLAB AT DRIVEWAY** NTS



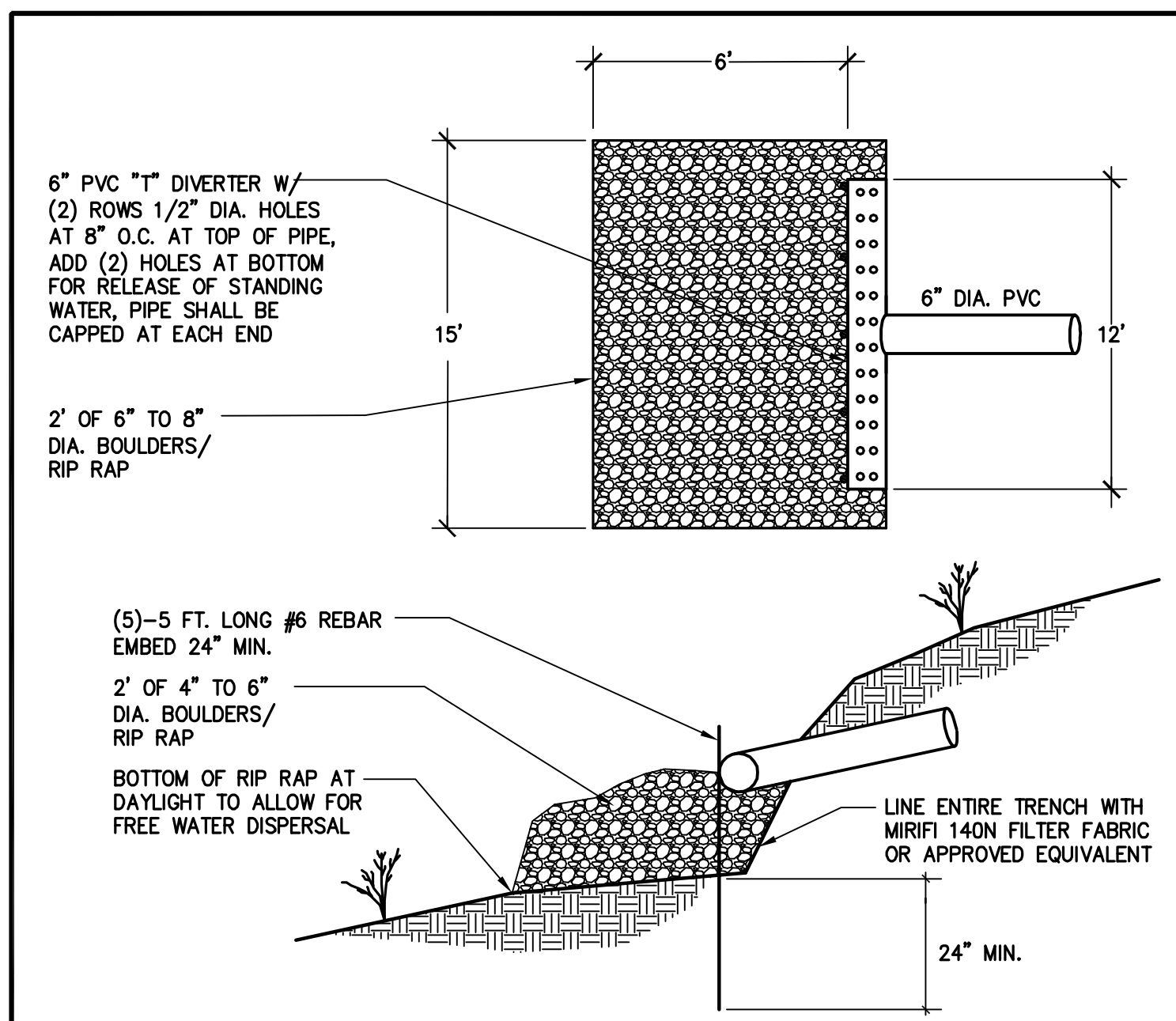
**1 LANDSCAPE AREA DRAIN (NDS-90B)** NTS



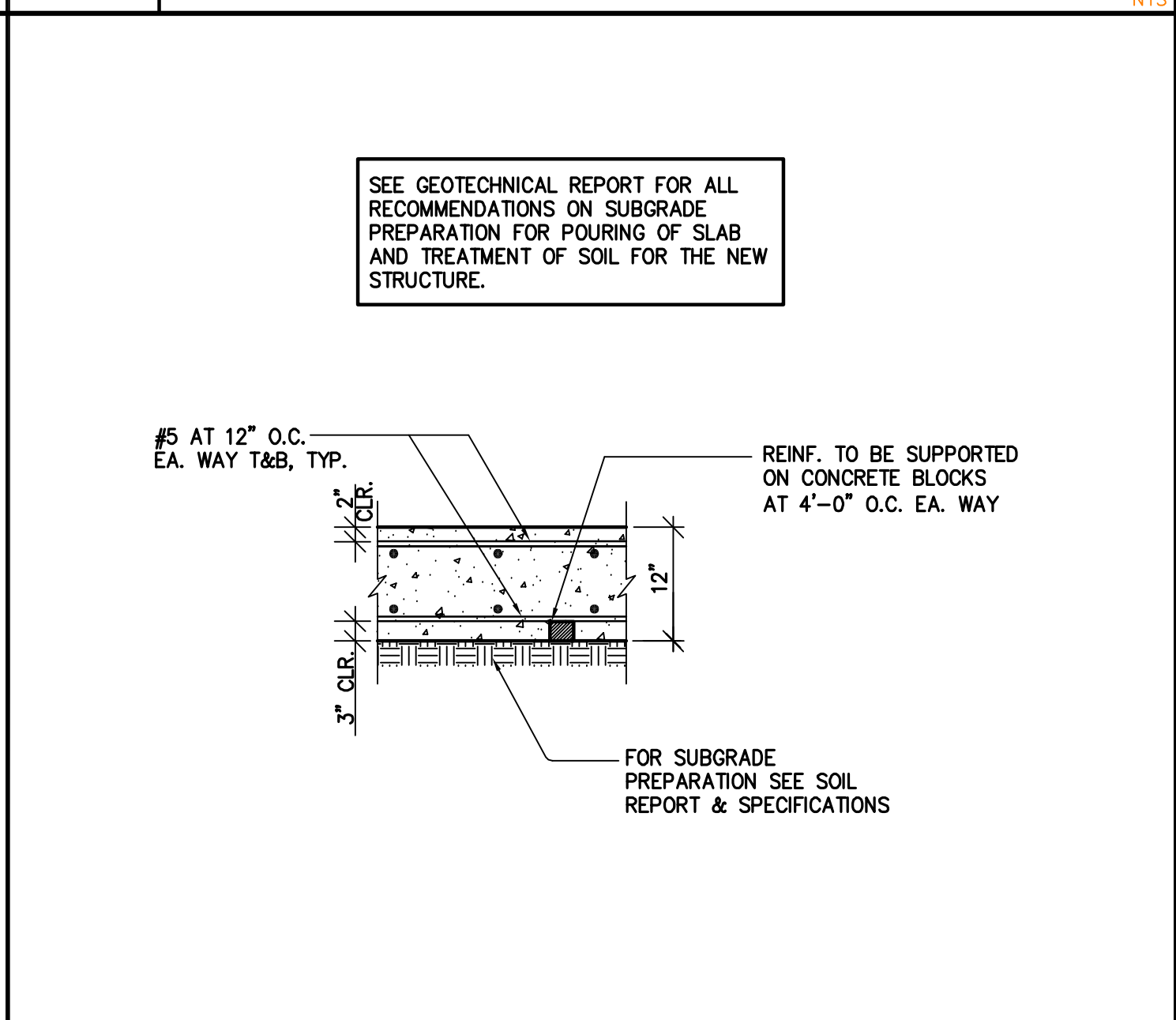
**5 DOWNSPOUTS** NTS



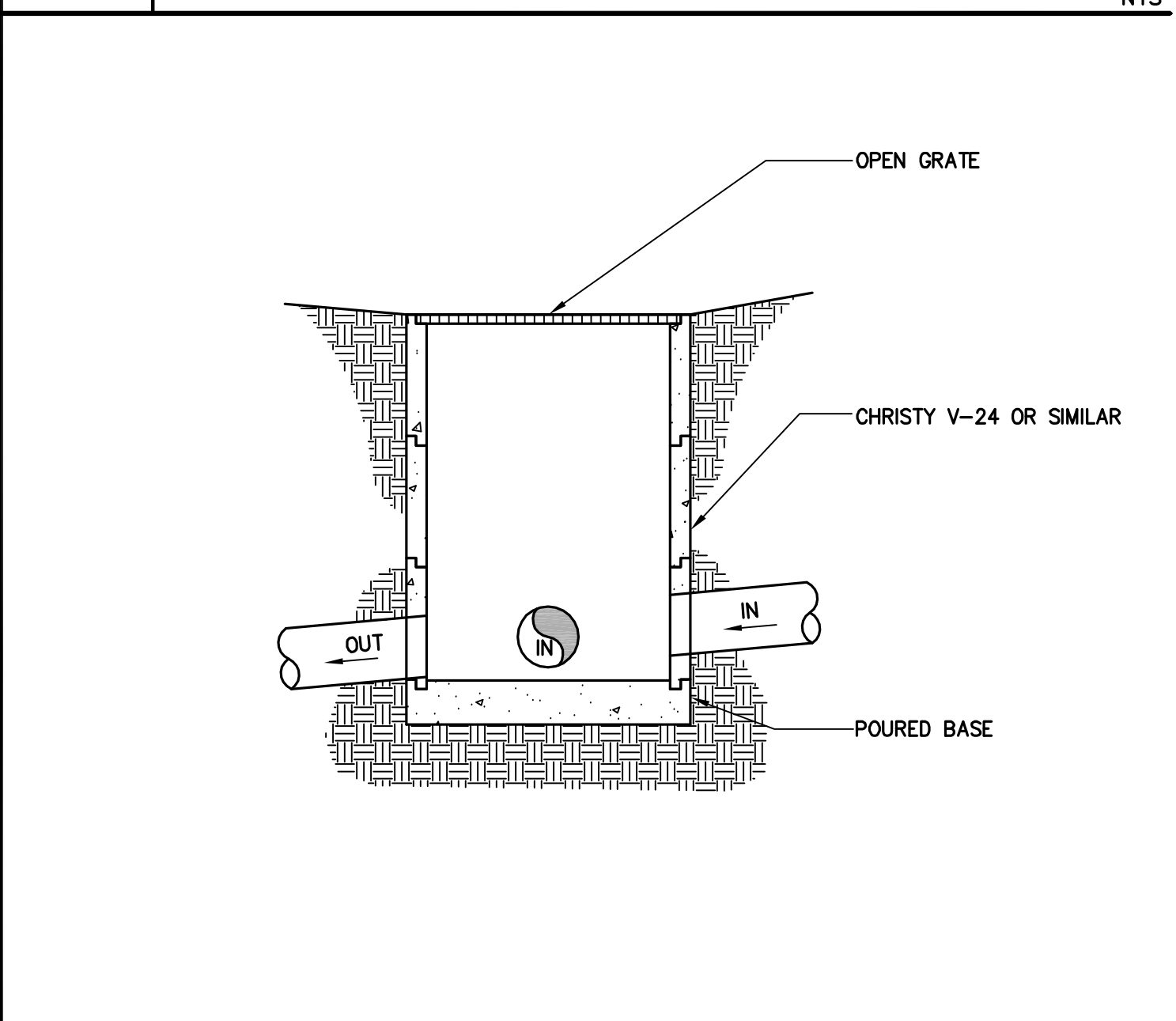
**2 HARDSCAPE AREA DRAIN (V-1)** NTS



**9 ENERGY DISSIPATER DETAIL** NTS



**6 MAT SLAB AT WATER TANKS** NTS



**3 DRAIN INLET/CATCH BASIN** NTS

TS CIVIL ENGINEERING, INC.  
 1776 TECHNOLOGY DRIVE  
 SAN JOSE, CA 95110  
**TS** CIVIL ENGINEERING  
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 FAX: 408.837.7550

**DETAILS**  
 22045 OLD SANTA CRUZ HIGHWAY  
 LOS GATOS, CA 95033  
 APN: 558-08-147

NO.	DATE	REVISIONS	BY
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DATE: 10-19-23  
 SCALE: AS NOTED  
 DRAWN BY: XXX  
 SURVEYED BY: XXX  
 PROJ ENGR: TJS  
 CHECK BY: TJS  
 SHEET NO.  
**C5.1**  
 OF 19 SHEETS  
 JOB NO.  
 22-283

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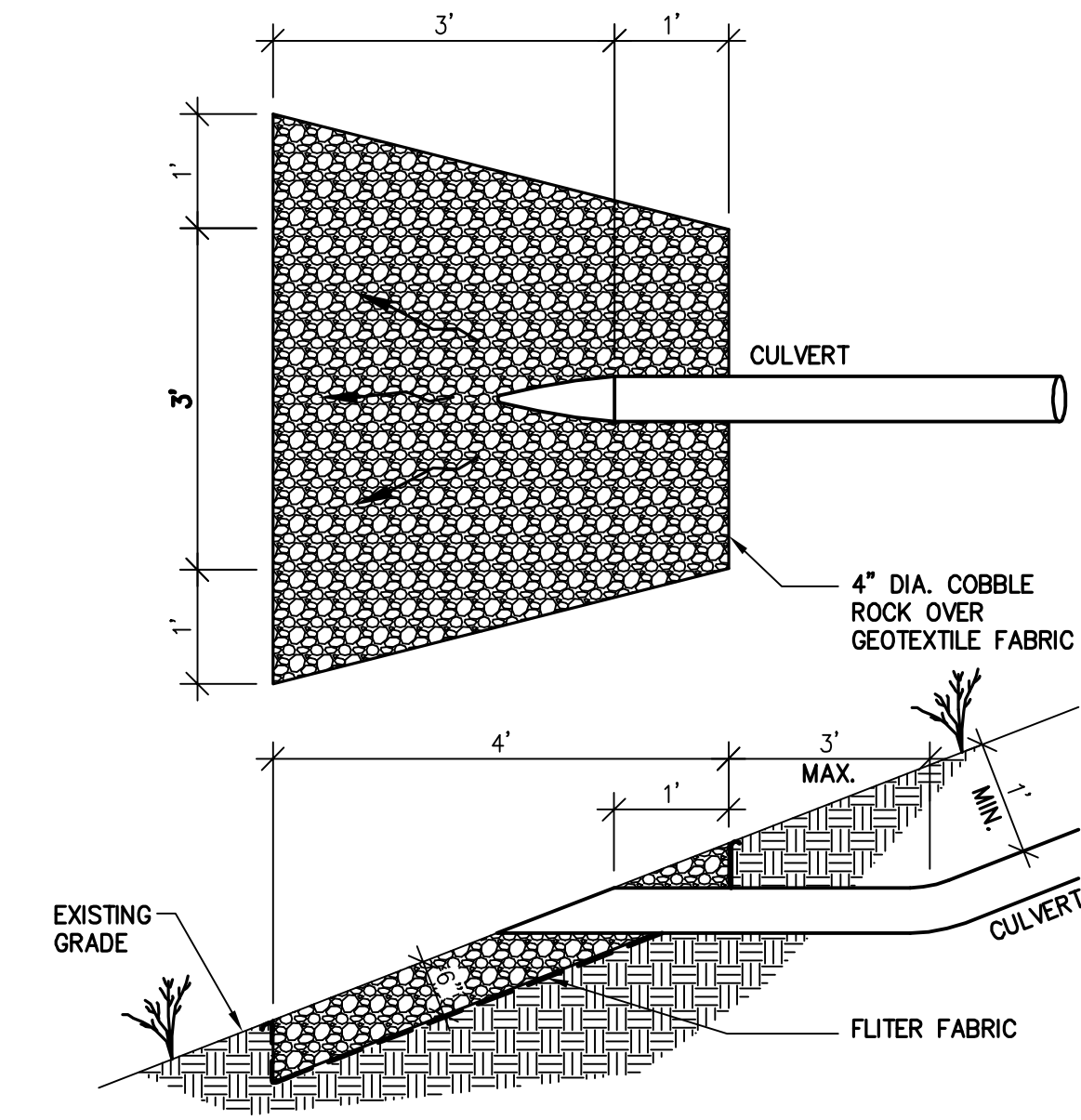
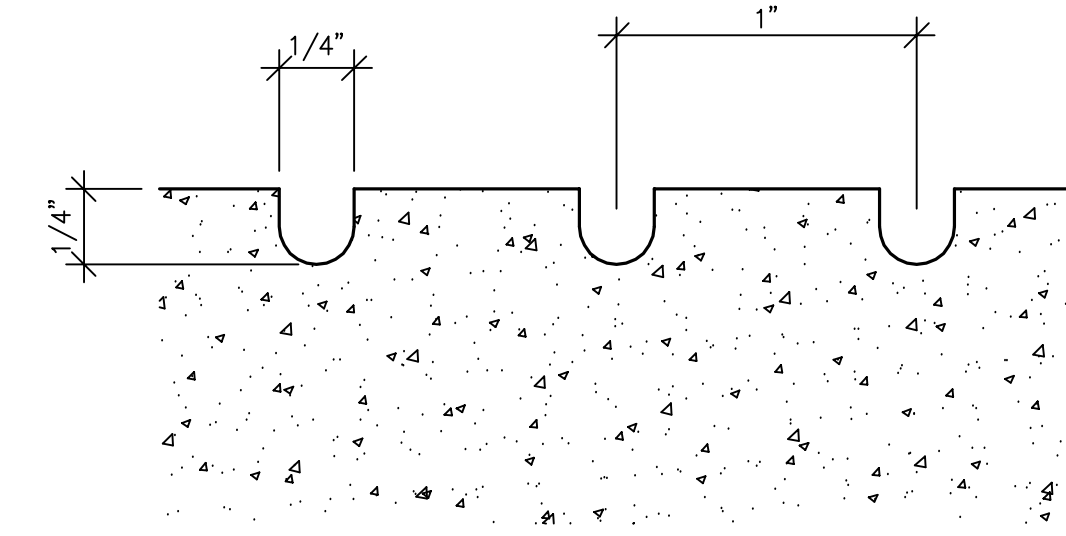
DRIVEWAY GROOVING DETAIL

NTS

1

COBBLE ROCK ENERGY DISSIPATOR

NTS



11

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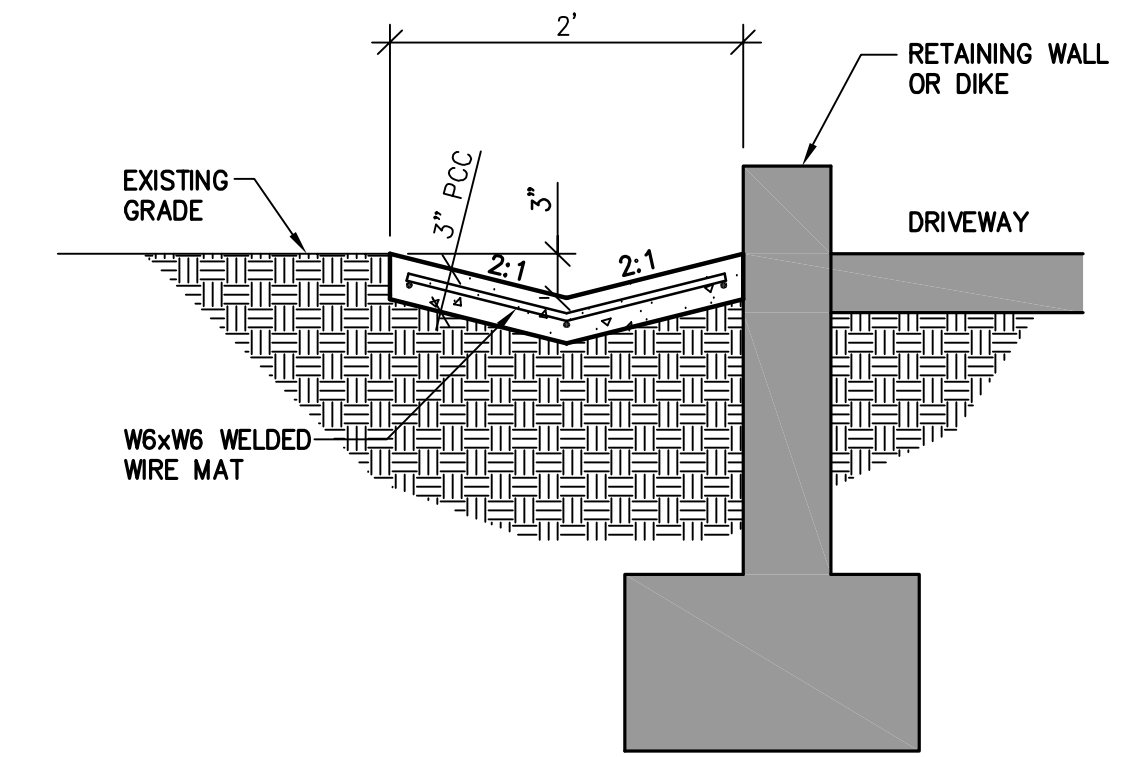
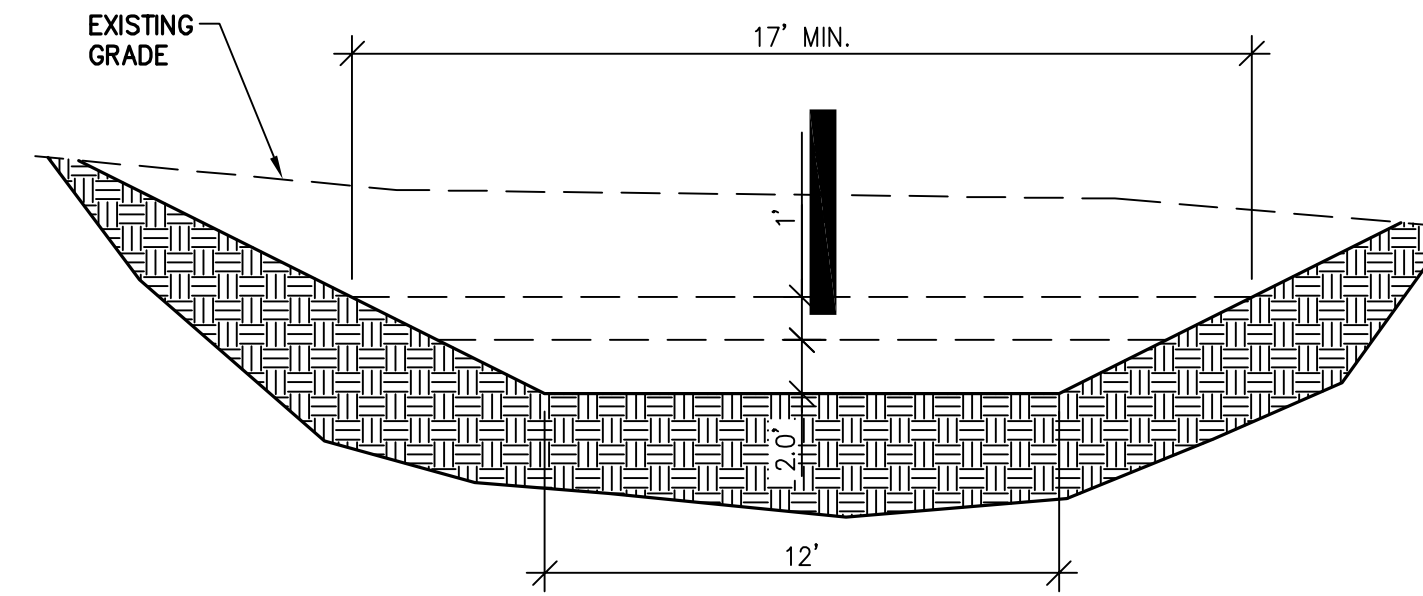
RETENTION DETAIL

NTS

2

LINED V-DITCH DETAIL

NTS



12

TREE PROTECTION DETAIL

9

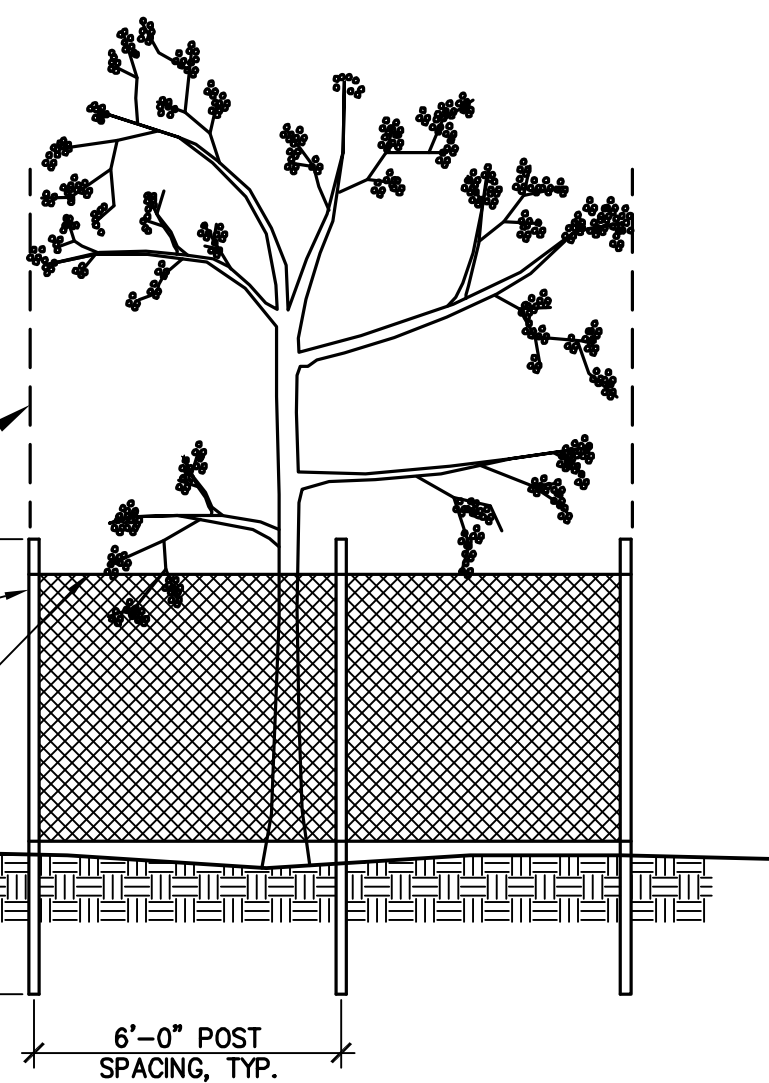
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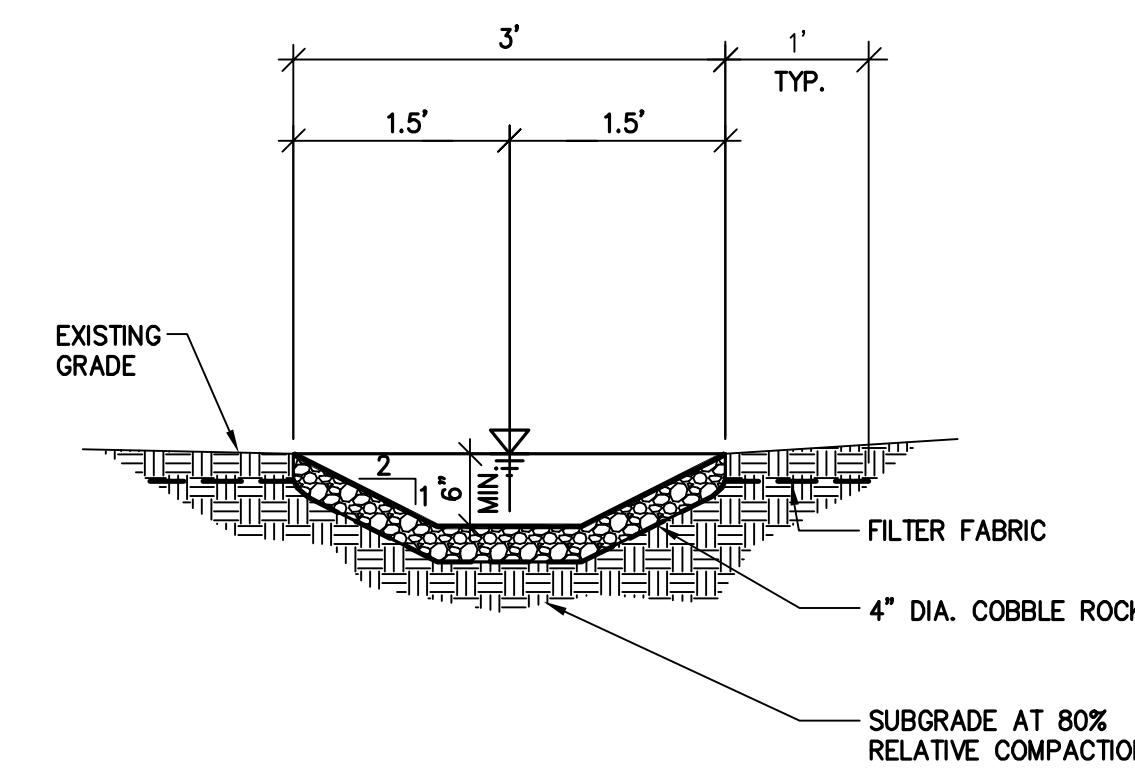
ROCK RIPRAP SWALE DETAIL

NTS

**TREE PROTECTION NOTE:**  
 PRIOR TO ANY GRADING, ALL SIGNIFICANT TREES ARE TO BE FENCED AT THE DRIP LINE. THE FENCING SHALL CLEARLY DELINEATE THE DRIP LINE. TOWN STAFF MUST INSPECT THE FENCING AND THE TREES TO BE FENCED PRIOR TO THE COMMENCEMENT OF GRADING. THE PROPERTY OWNER SHALL CALL FOR SAID INSPECTION AT LEAST THREE DAYS IN ADVANCE OF THE INSPECTION. THE FENCING MUST REMAIN THROUGHOUT THE COURSE OF CONSTRUCTION. NO STORAGE OF EQUIPMENT, VEHICLES OR DEBRIS SHALL BE ALLOWED WITHIN THE DRIP LINES OF THE TREES. EXISTING PERIMETER PLANTING SHALL BE FENCED AND RETAINED THROUGHOUT THE ENTIRE CONSTRUCTION PROJECT.



INSTALL FENCING AT DRIP LINE OF TREE  
 1.5" DIA. FENCE POSTS AT 6' o.c.  
 6'-0" HIGH CHAIN LINK FENCING  
 6'-0" POST SPACING, TYP.



**DETAILS**  
 22045 OLD SANTA CRUZ HIGHWAY  
 LOS GATOS, CA 95033  
 APN: 558-08-147

**TS** CIVIL ENGINEERING  
 TSCIVIL ENGINEERING, INC.  
 1776 TECHNOLOGY DRIVE  
 SAN JOSE, CA 95110  
 PH: 408.452.9300  
 FAX: 408.837.7550

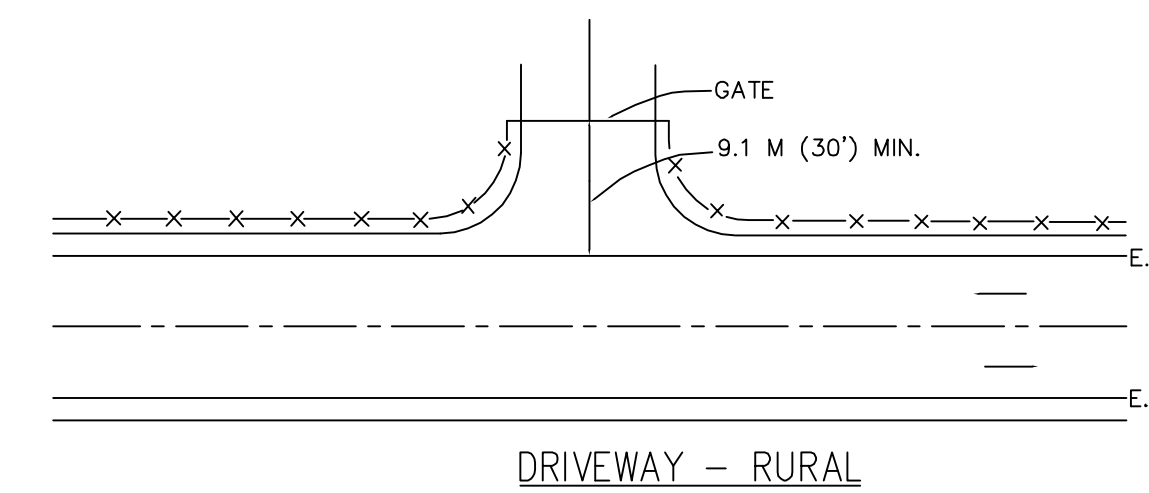
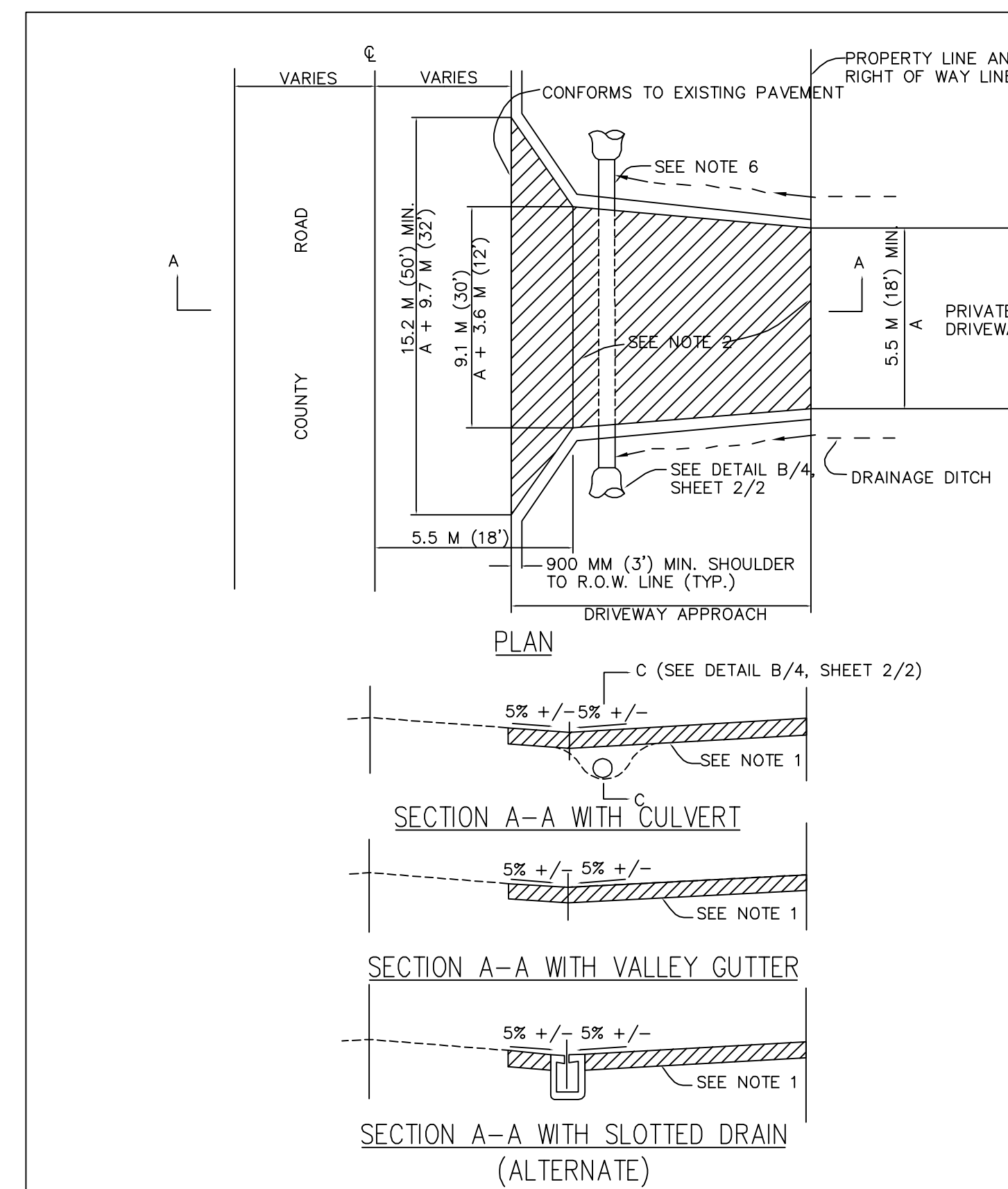
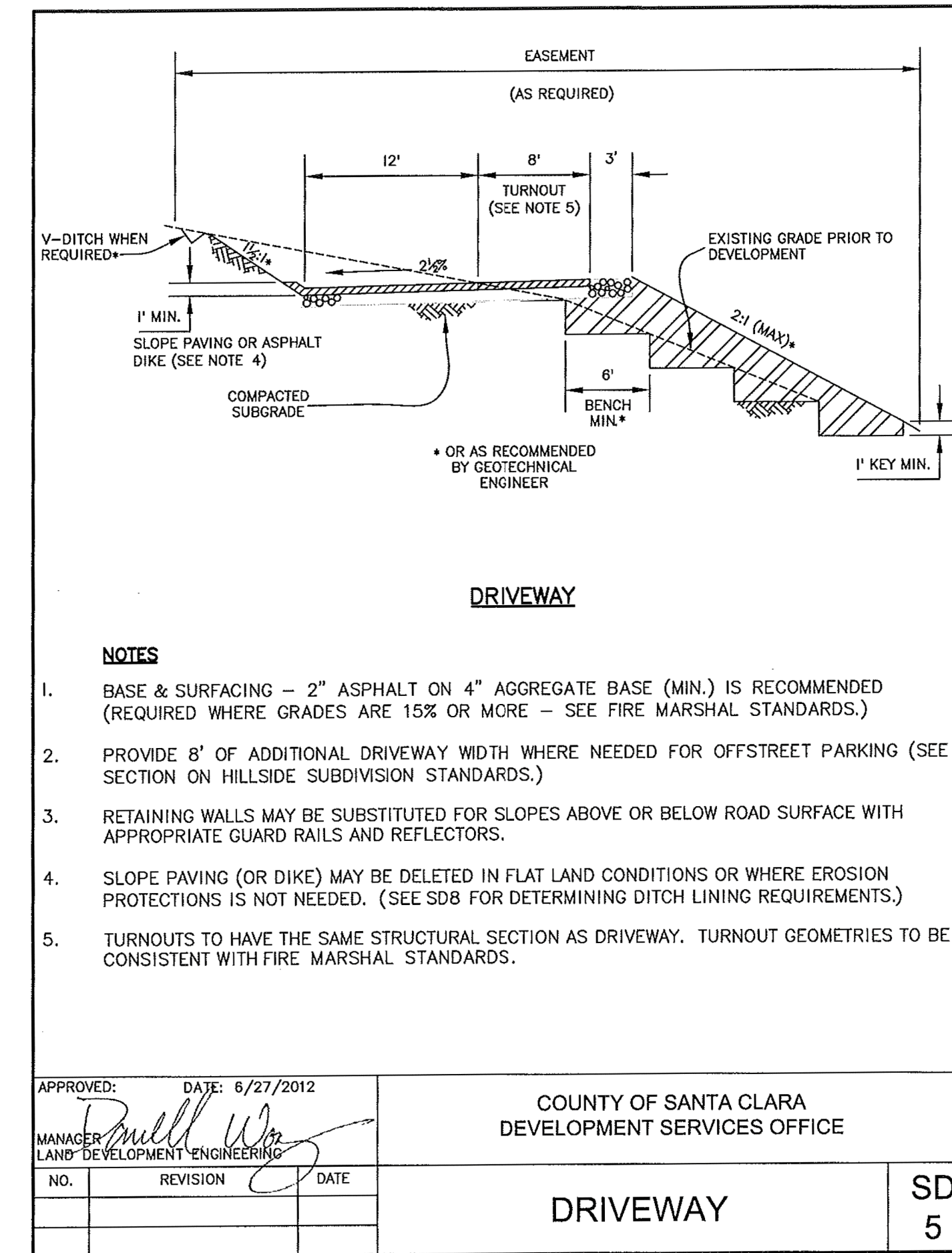
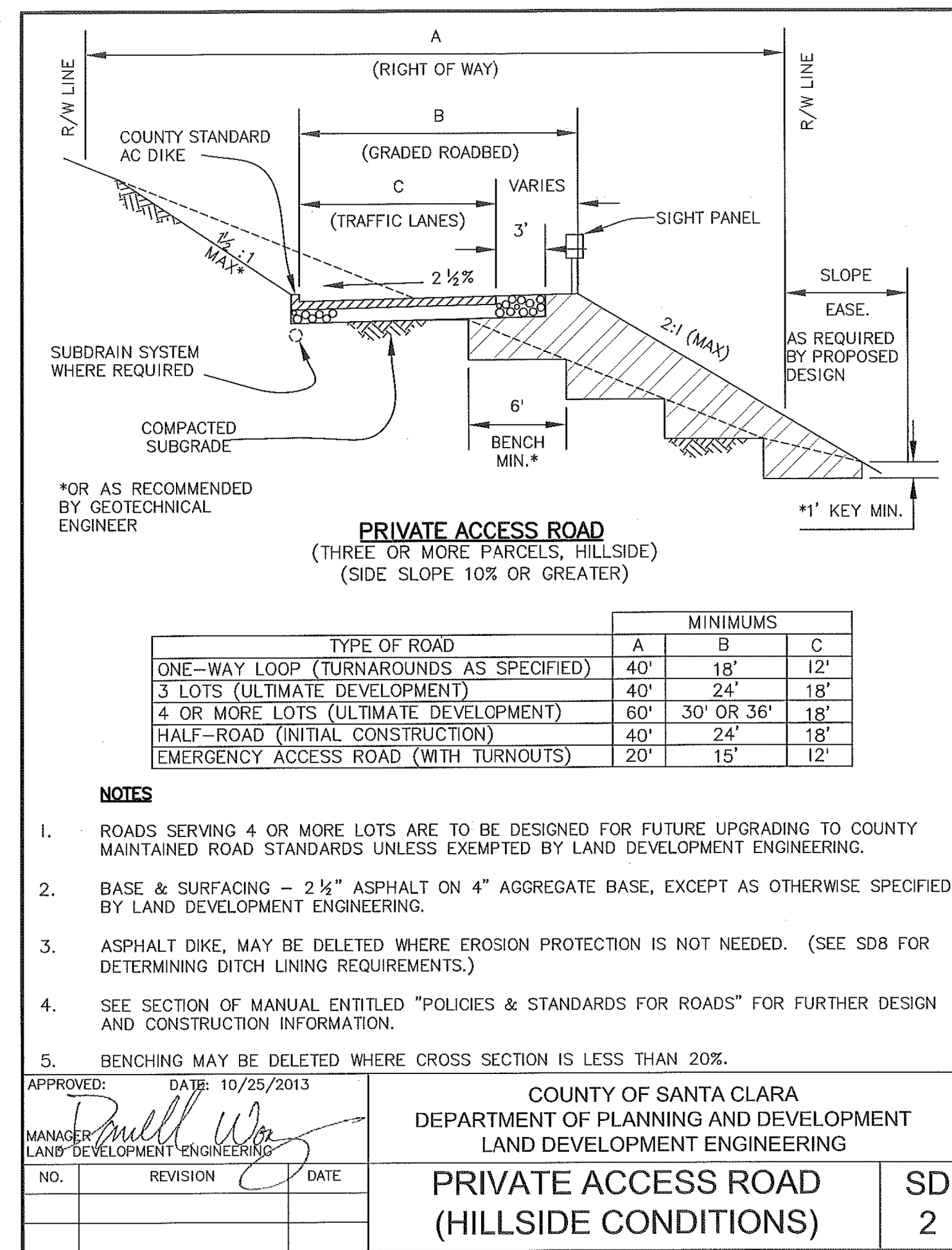
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DATE: 10-19-23  
 SCALE: AS NOTED  
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 SURVEYED BY: XXX  
 PROJ ENGR: TJS  
 CHECK BY: TJS

SHEET NO.  
**C5.2**  
 OF 19 SHEETS  
 JOB NO.  
 22-283

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- NOTES**
- THE DRIVEWAY APPROACH STRUCTURAL SECTION MUST BE CONSTRUCTED OF ONE OF THE FOLLOWING SECTIONS:  
A. 64 MM (2 - 1/2") AC ON 100 MM (4") CLASS 1 ASB.  
B. 150 MM (6") DEEP STRENGTH AC  
C. 150 MM (6") CLASS B CONCRETE ON 4" CLASS 3 AB.  
D. DOUBLE SEAL COAT OIL AND SCREENING ON 200 MM (8") CLASS 3 AB (NEEDS SPECIAL APPROVAL BY ROAD COMMISSIONER.)
  - A WEAKENED PLANE JOINT IS REQUIRED AT LOCATION SHOWN WHEN 150 MM (6") CLASS B CONCRETE DRIVEWAY APPROACH SECTION IS INSTALLED.
  - THE PERMITTEE SHALL PROVIDE EROSION PROTECTION PLANTINGS AND FACILITIES WHEN AND AS REQUIRED BY ROAD COMMISSIONER.
  - THE PERMITTEE SHALL OBTAIN NECESSARY SLOPE EASEMENTS WHEN REQUIRED EXCAVATIONS AND EMBANKMENTS EXTEND BEYOND HIS PROPERTY OR EASEMENT.
  - ALL WORK SHALL BE IN ACCORDANCE WITH THE COUNTY'S STANDARD SPECIFICATIONS.
  - INSTALL: 450 MM (18") MIN. (WESTSIDE VALLEY)  
375 MM (15") MIN. (EASTSIDE VALLEY)  
375 MM (15") MIN. (VALLEY FLOOR)  
CULVET OR SLOTTED DRAIN OF EQUIVALENT SIZE.
  - SIGHT PANELS SHALL BE INSTALLED ON BOTH ENDS OF CULVERT PER DETAIL B/16.
  - SEE STANDARD DETAIL B/4, SHEET 2/2, FOR OTHER REQUIREMENTS.

SANTA CLARA COUNTY ROADS AND AIRPORTS DEPARTMENT

DESIGNED UNDER THE SUPERVISION OF:  
TERENCE J. SZEWZYK  
REGISTERED PROFESSIONAL ENGINEER  
STATE OF CALIFORNIA  
NO. 35527  
EXP. 9-30-25  
10-19-23  
EXPIRATION DATE: 09/30/2025

STANDARD DETAILS  
RURAL DRIVEWAY APPROACH  
FOR MULTIPLE RESIDENCE

DATE: 10-19-23  
SCALE: AS NOTED  
DRAWN BY: DKH  
SURVEYED BY:  
PROJ ENGR: TJS  
CHECK BY: TJS

DATE: 10-19-23  
SCALE: AS NOTED  
DRAWN BY: DKH  
SURVEYED BY:  
PROJ ENGR: TJS  
CHECK BY: TJS

COUNTY STANDARD DETAILS  
22045 OLD SANTA CRUZ HIGHWAY  
LOS GATOS, CA 95033  
APN: 558-08-147

NO.	REVISIONS	DATE
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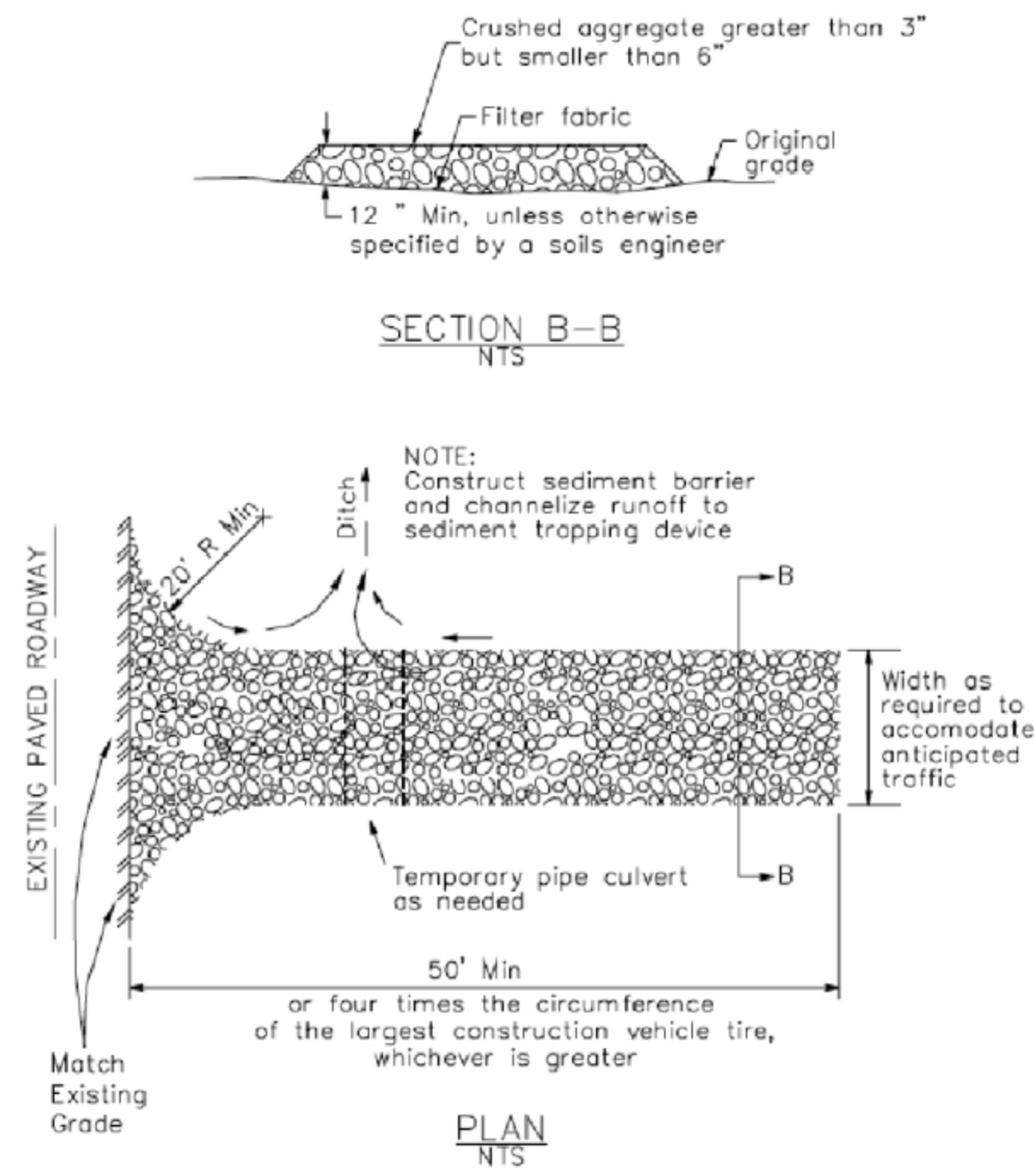
SHEET NO. **C5.3**  
OF 19 SHEETS  
JOB NO. 22-283

TS CIVIL ENGINEERING, INC.  
1776 TECHNOLOGY DRIVE  
SAN JOSE, CA 95110  
PH: 408.452.9300  
FAX: 408.837.7550

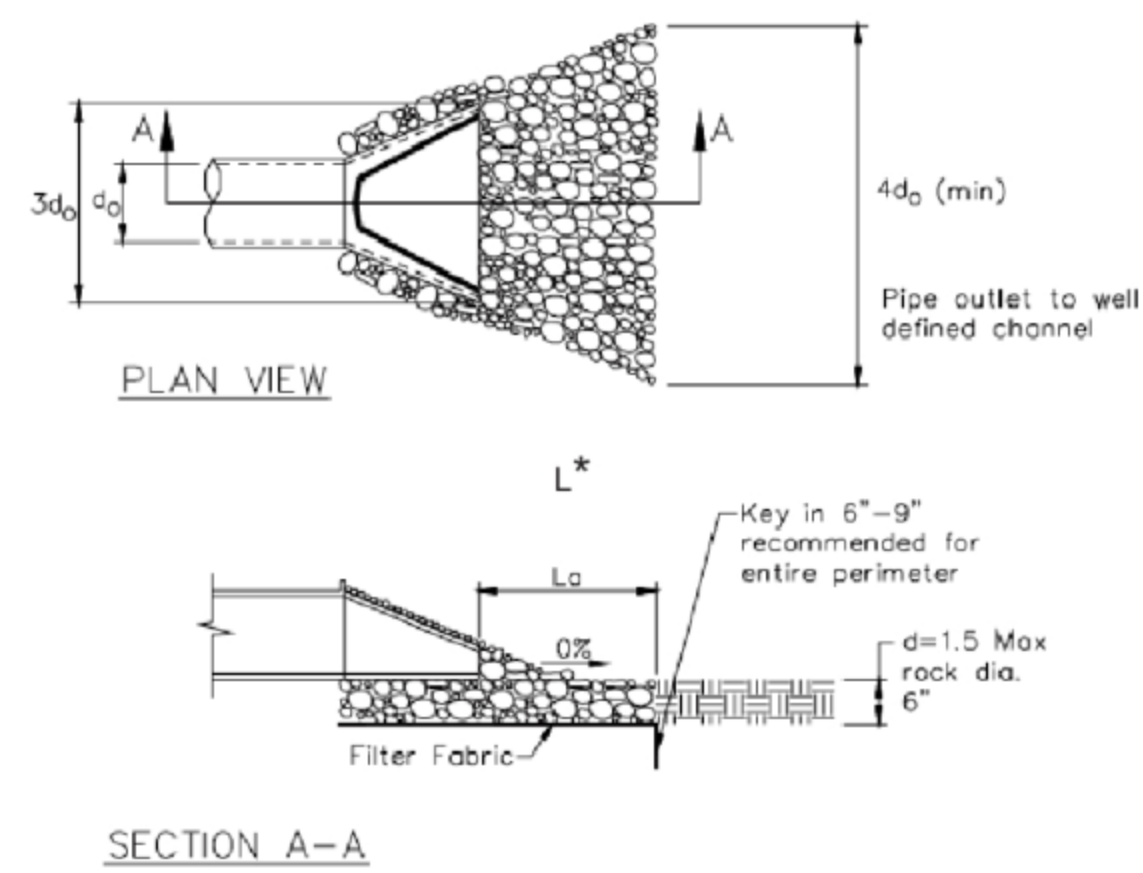
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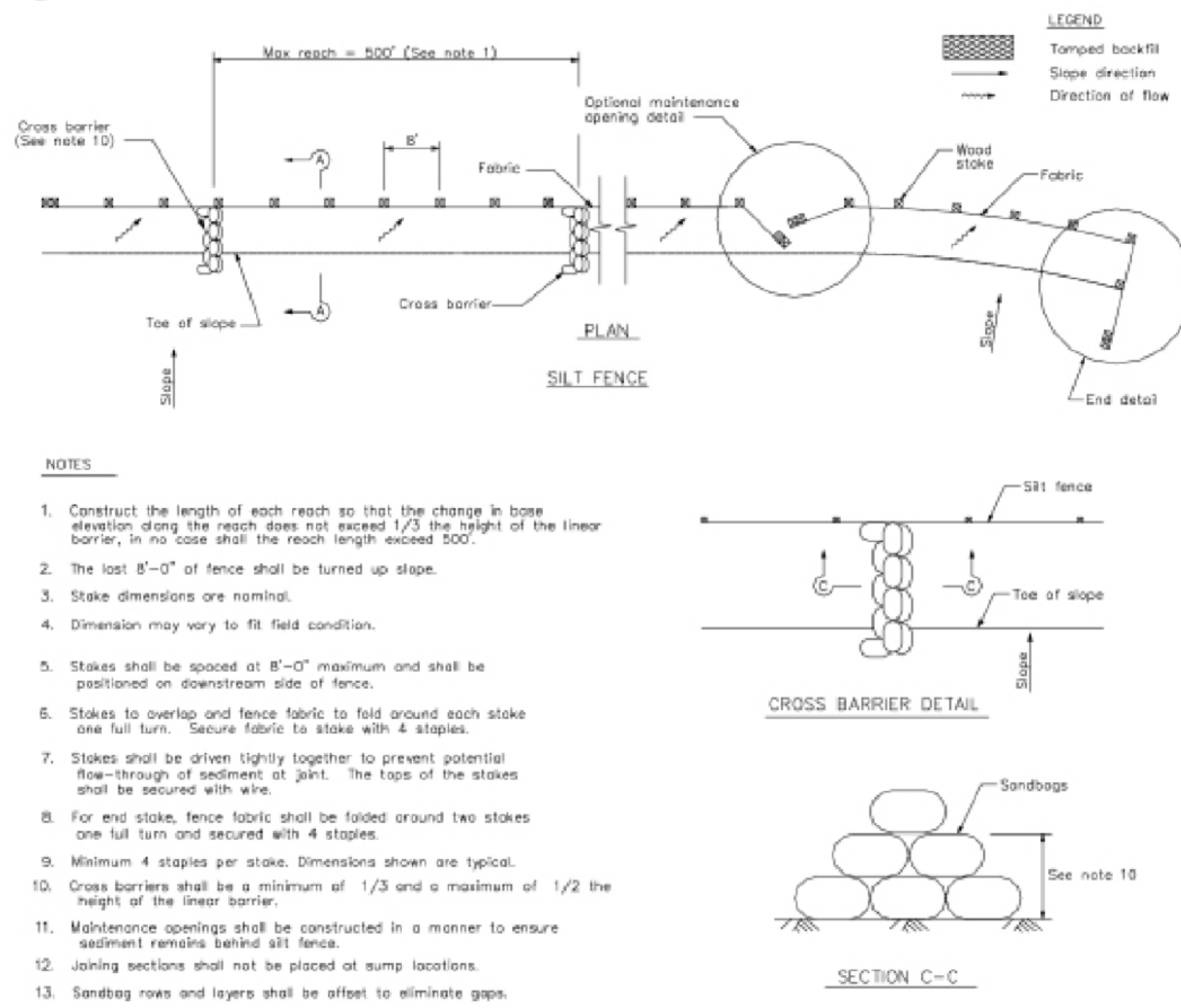
**3 Stabilized Construction Entrance/Exit**  
CASQA Detail TC-1



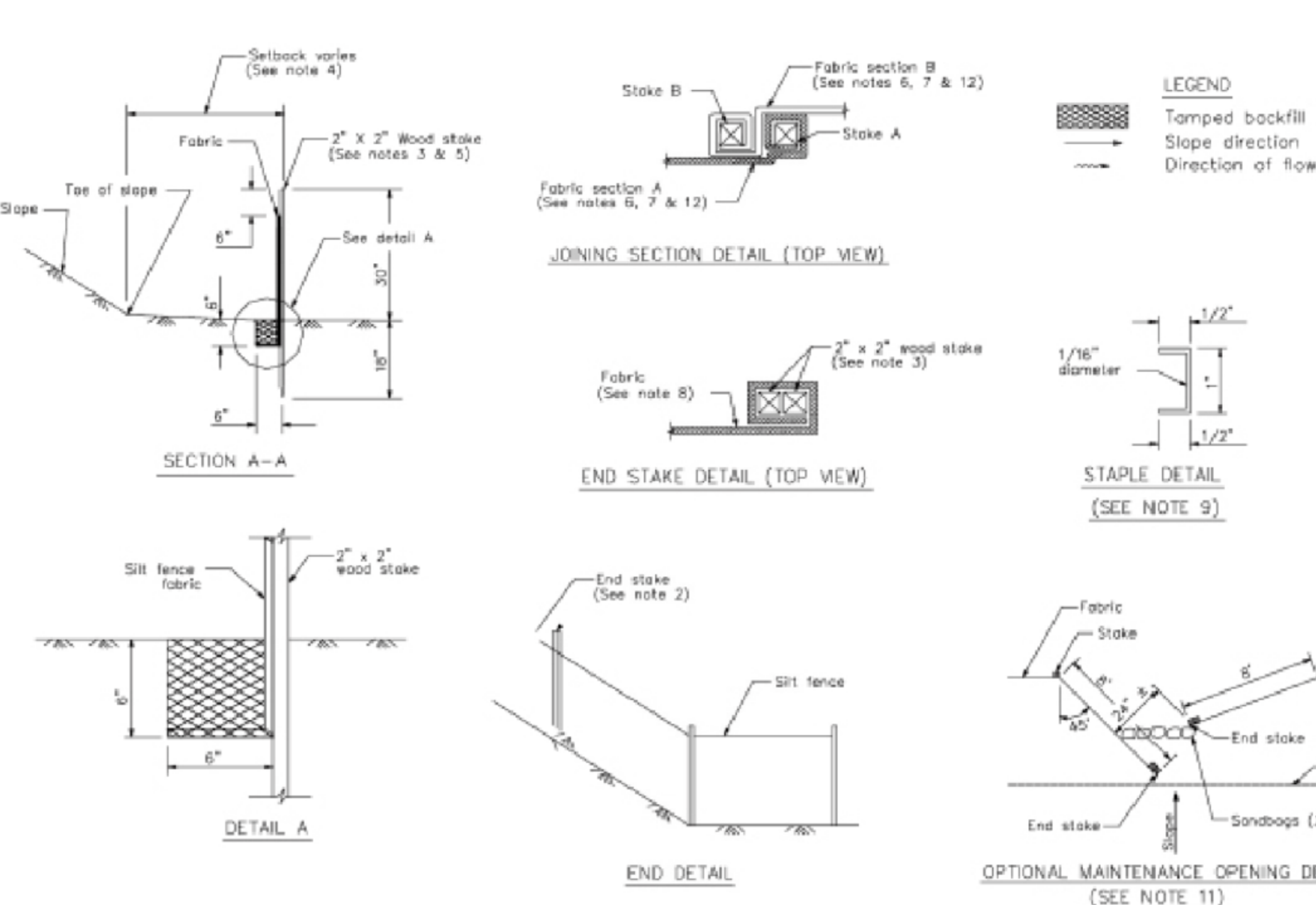
**4 Velocity Dissipation Devices**  
CASQA Detail EC-10



**1 Silt Fence**  
CASQA Detail SE-1



**2 Silt Fence**  
CASQA Detail SE-1



**STANDARD BEST MANAGEMENT PRACTICE NOTES**

- Solid and Demolition Waste Management:** Provide designated waste collection areas and containers on site away from streets, gutters, storm drains, and waterways, and arrange for regular disposal. Waste containers must be watertight and covered at all times except when waste is deposited. Refer to Erosion & Sediment Control Field Manual, 4th Edition (page C3) or latest.
- Hazardous Waste Management:** Provide proper handling and disposal of hazardous wastes by a licensed hazardous waste material hauler. Hazardous wastes shall be stored and properly labeled in sealed containers constructed of suitable materials. Refer to Erosion & Sediment Control Field Manual, 4th Edition (pages C-5 to C-6) or latest.
- Spill Prevention and Control:** Provide proper storage areas for liquid and solid materials, including chemicals and hazardous substances, away from streets, gutters, storm drains, and waterways. Spill control materials must be kept on site where readily accessible. Spills must be cleaned up immediately and contaminated soil disposed properly. Refer to Erosion & Sediment Control Field Manual, 4th Edition (pages C-7 to C-8, C-13 to C-14) or latest.
- Vehicle and Construction Equipment Service and Storage:** An area shall be designated for the maintenance, where on-site maintenance is required, and storage of equipment that is protected from stormwater run-on and runoff. Measures shall be provided to capture any waste oils, lubricants, or other potential pollutants and these wastes shall be properly disposed of off site. Fueling and major maintenance/repair, and washing shall be conducted off-site whenever feasible. Refer to Erosion & Sediment Control Field Manual, 4th Edition (page C9) or latest.
- Material Delivery, Handling and Storage:** In general, materials should not be stockpiled on site. Where temporary stockpiles are necessary and approved by the County, they shall be covered with secured plastic sheeting or tarp and located in designated areas near construction entrances and away from drainage paths and waterways. Barriers shall be provided around storage areas where materials are potentially in contact with runoff. Refer to Erosion & Sediment Control Field Manual, 4th Edition (pages C-11 to C-12) or latest.
- Handling and Disposal of Concrete and Cement:** When concrete trucks and equipment are washed on-site, concrete wastewater shall be contained in designated containers or in a temporary lined and watertight pit where wasted concrete can harden for later removal. If possible have concrete contractor remove concrete wash water from site. In no case shall fresh concrete be washed into the road right-of-way. Refer to Erosion & Sediment Control Field Manual, 4th Edition (pages C-15 to C-16) or latest.
- Pavement Construction Management:** Prevent or reduce the discharge of pollutants from paving operations, using measures to prevent run-on and runoff pollution and properly disposing of wastes. Avoid paving in the wet season and reschedule paving when rain is in the forecast. Residue from saw-cutting shall be vacuumed for proper disposal. Refer to Erosion & Sediment Control Field Manual, 4th Edition (pages C-17 to C-18) or latest.
- Contaminated Soil and Water Management:** Inspections to identify contaminated soils should occur prior to construction and at regular intervals during construction. Remediating contaminated soil should occur promptly after identification and be specific to the contaminant identified, which may include hazardous waste removal. Refer to Erosion & Sediment Control Field Manual, 4th Edition (pages C-19 to C-20) or latest.
- Sanitary/Septic Water Management:** Temporary sanitary facilities should be located away from drainage paths, waterways, and traffic areas. Only licensed sanitary and septic waste haulers should be used. Secondary containment should be provided for all sanitary facilities. Refer to Erosion & Sediment Control Field Manual, 4th Edition (page C-21) or latest.
- Inspection & Maintenance:** Areas of material and equipment storage sites and temporary sanitary facilities must be inspected weekly. Problem areas shall be identified and appropriate additional and/or alternative control measures implemented immediately, within 24 hours of the problem being identified.

**STANDARD EROSION CONTROL NOTES**

- Sediment Control Management:**
  - Tracking Prevention & Clean Up:** Activities shall be organized and measures taken as needed to prevent or minimize tracking of soil onto the public street system. A gravel or proprietary device construction entrance/exit is required for all sites. Clean up of tracked material shall be provided by means of a street sweeper prior to an approaching rain event, or at least once at the end of each workday that material is tracked, or, more frequently as determined by the County Inspector. Refer to Erosion & Sediment Control Field Manual, 4th Edition (pages B-31 to B-33) or latest.
  - Storm Drain Inlet and Catch Basin Inlet Protection:** All inlets within the vicinity of the project and within the project limits shall be protected with gravel bags placed around inlets or other inlet protection. At locations where exposed soils are present, staked fiber roles or staked silt fences can be used. Inlet filters are not allowed due to clogging and subsequent flooding. Refer to Erosion & Sediment Control Field Manual, 4th Edition (pages B-49 to B-51) or latest.
  - Storm Water Runoff:** No storm water runoff shall be allowed to drain in to the existing and/or proposed underground storm drain system or other above ground watercourses until appropriate erosion control measures are fully installed.
  - Dust Control:** The contractor shall provide dust control in graded areas as required by providing wet suppression or chemical stabilization of exposed soils, providing for rapid clean up of sediments deposited on paved roads, furnishing construction road entrances and vehicle wash down areas, and limiting the amount of areas disturbed by clearing and earth moving operations by scheduling these activities in phases.
  - Stockpiling:** Excavated soils shall not be placed in streets or on paved areas. Borrow and temporary stockpiles shall be protected with appropriate erosion control measures (tarps, straw bales, silt fences, ect.) to ensure silt does not leave the site or enter the storm drain system or neighboring watercourse.
- Erosion Control:** During the rainy season, all disturbed areas must include an effective combination of erosion and sediment control. It is required that temporary erosion control measures are applied to all disturbed soil areas prior to a rain event. During the non-rainy season, erosion control measures must be applied sufficient to control wind erosion at the site.
- Inspection & Maintenance:** Disturbed areas of the Project's site, locations where vehicles enter or exit the site, and all erosion and sediment controls that are identified as part of the Erosion Control Plans must be inspected by the Contractor before, during, and after storm events, and at least weekly during seasonal wet periods. Problem areas shall be identified and appropriate additional and/or alternative control measures implemented immediately, within 24 hours of the problem being identified.
- Project Completion:** Prior to project completion and signoff by the County Inspector, all disturbed areas shall be reseeded, planted, or landscaped to minimize the potential for erosion on the subject site.
- It shall be the Owner's/Contractor's responsibility to maintain control of the entire construction operation and to keep the entire site in compliance with the erosion control plan.
- Erosion and sediment control best management practices shall be operable year round or until vegetation is fully established on landscaped surfaces.

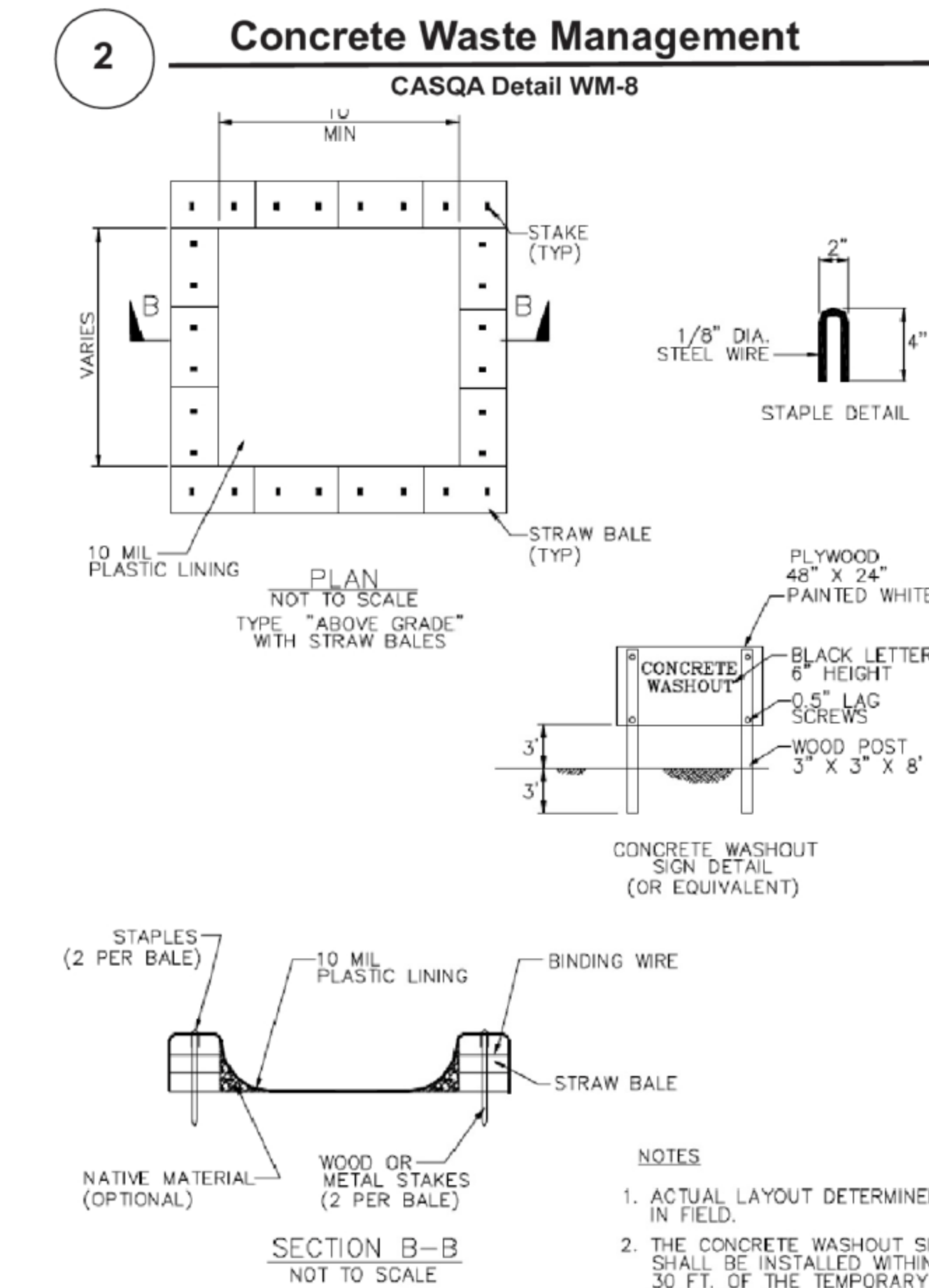
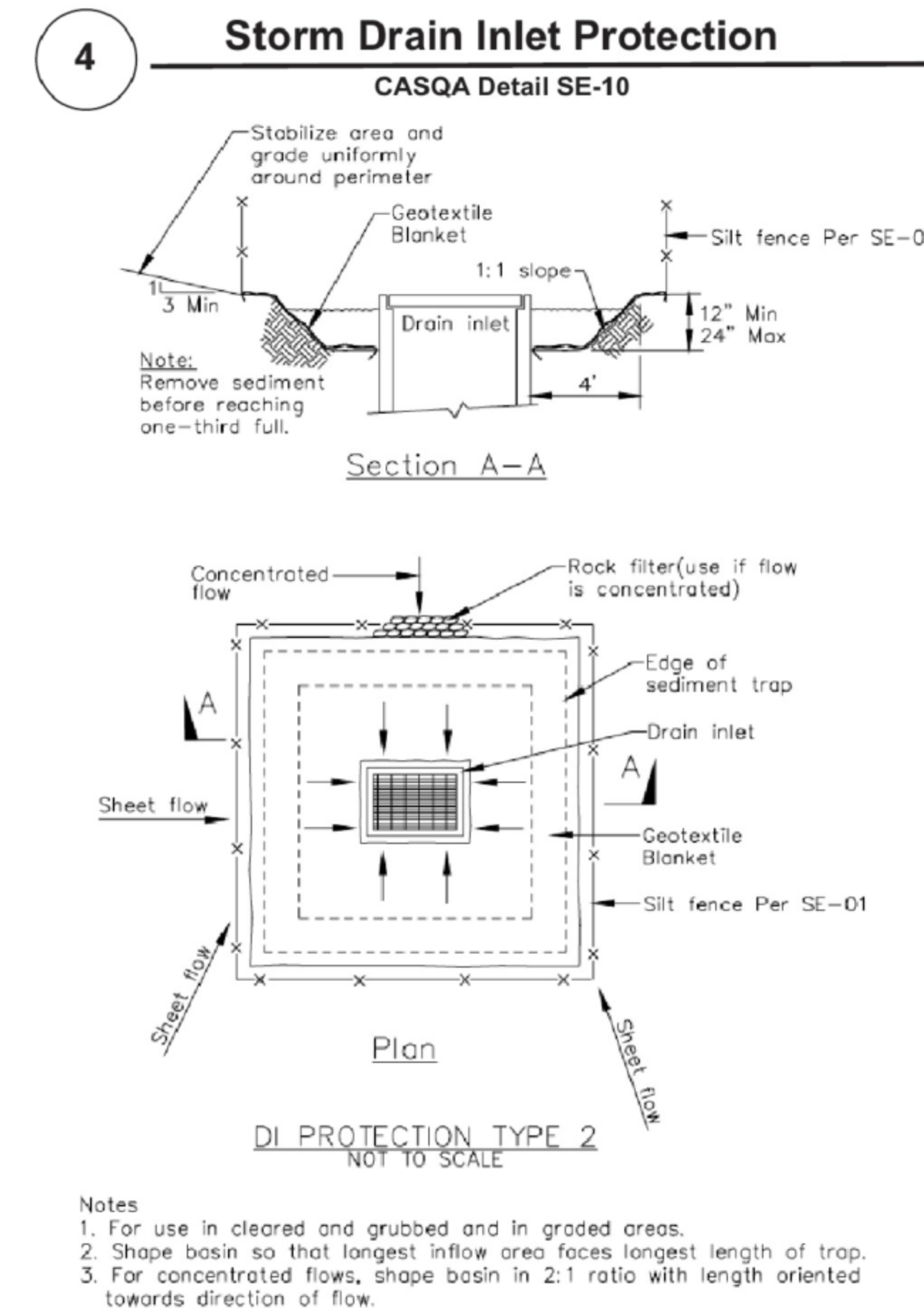
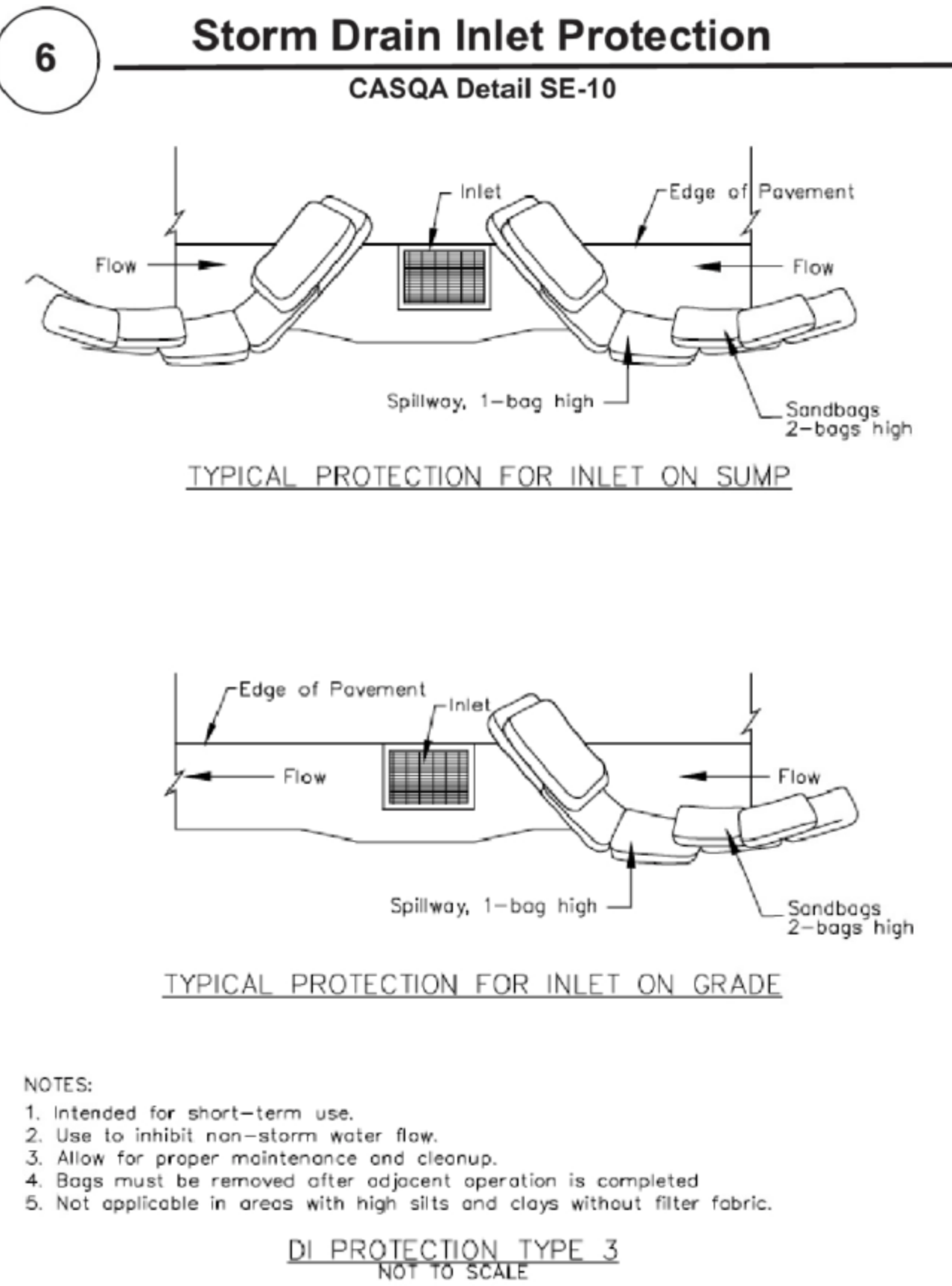
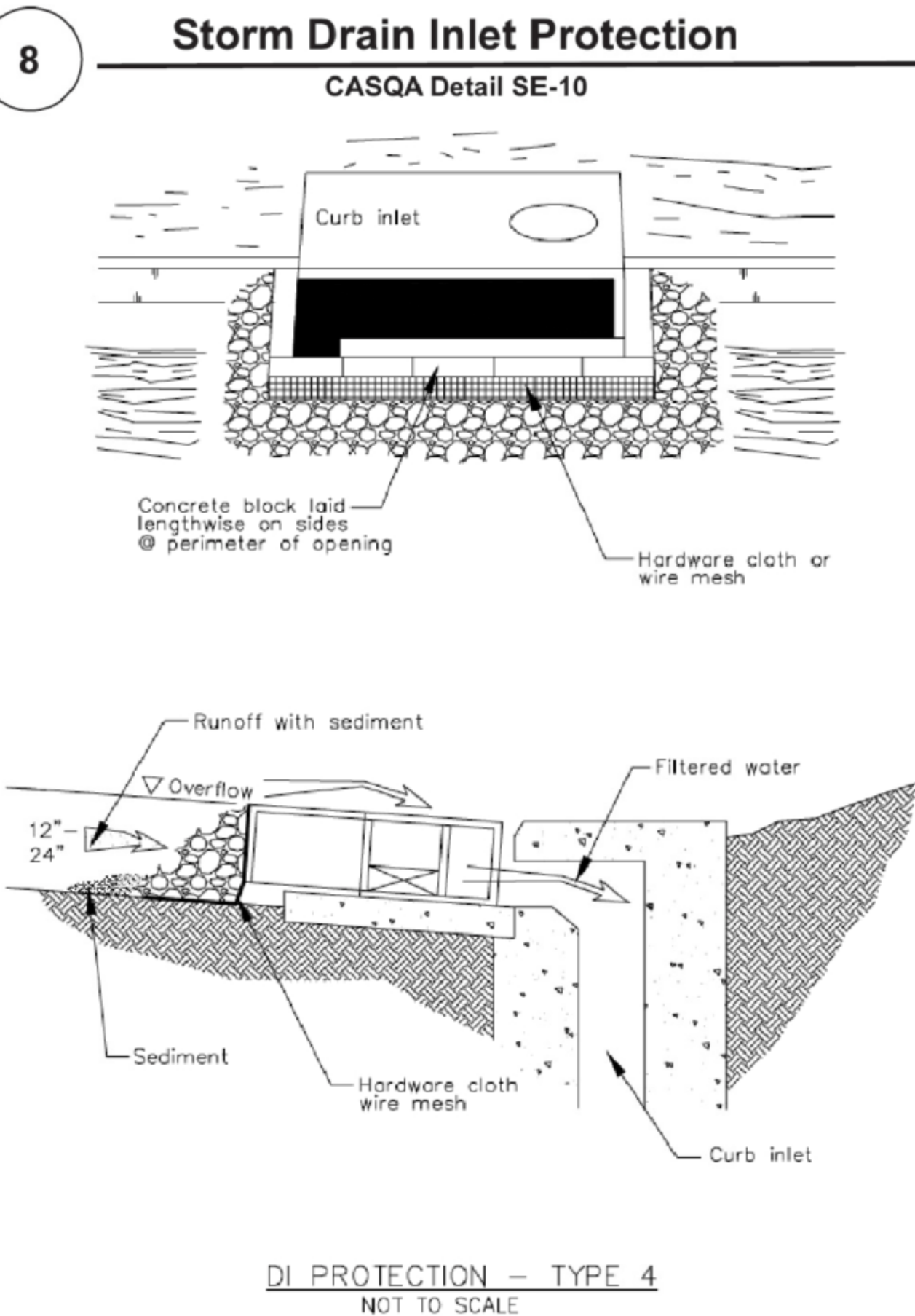
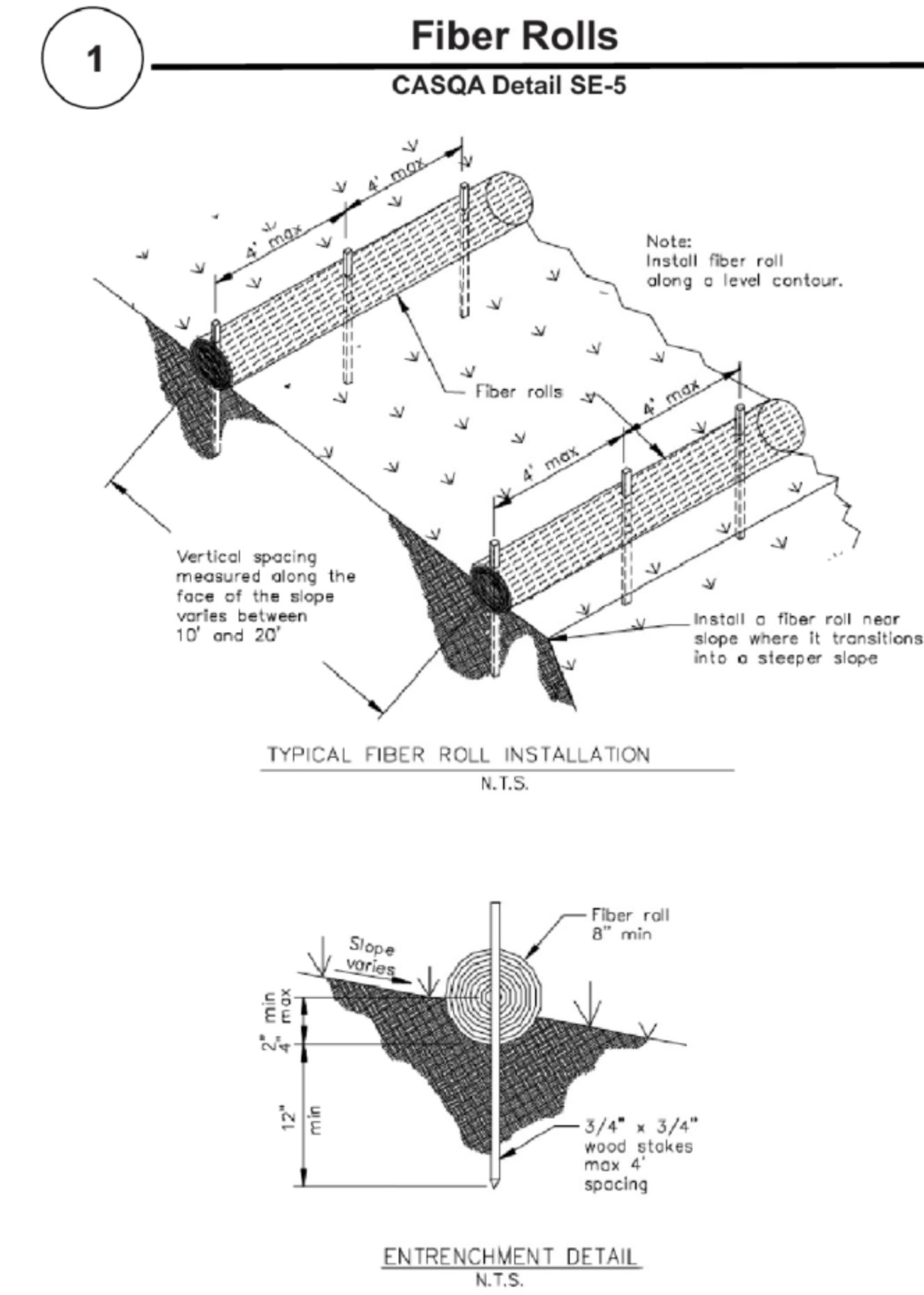
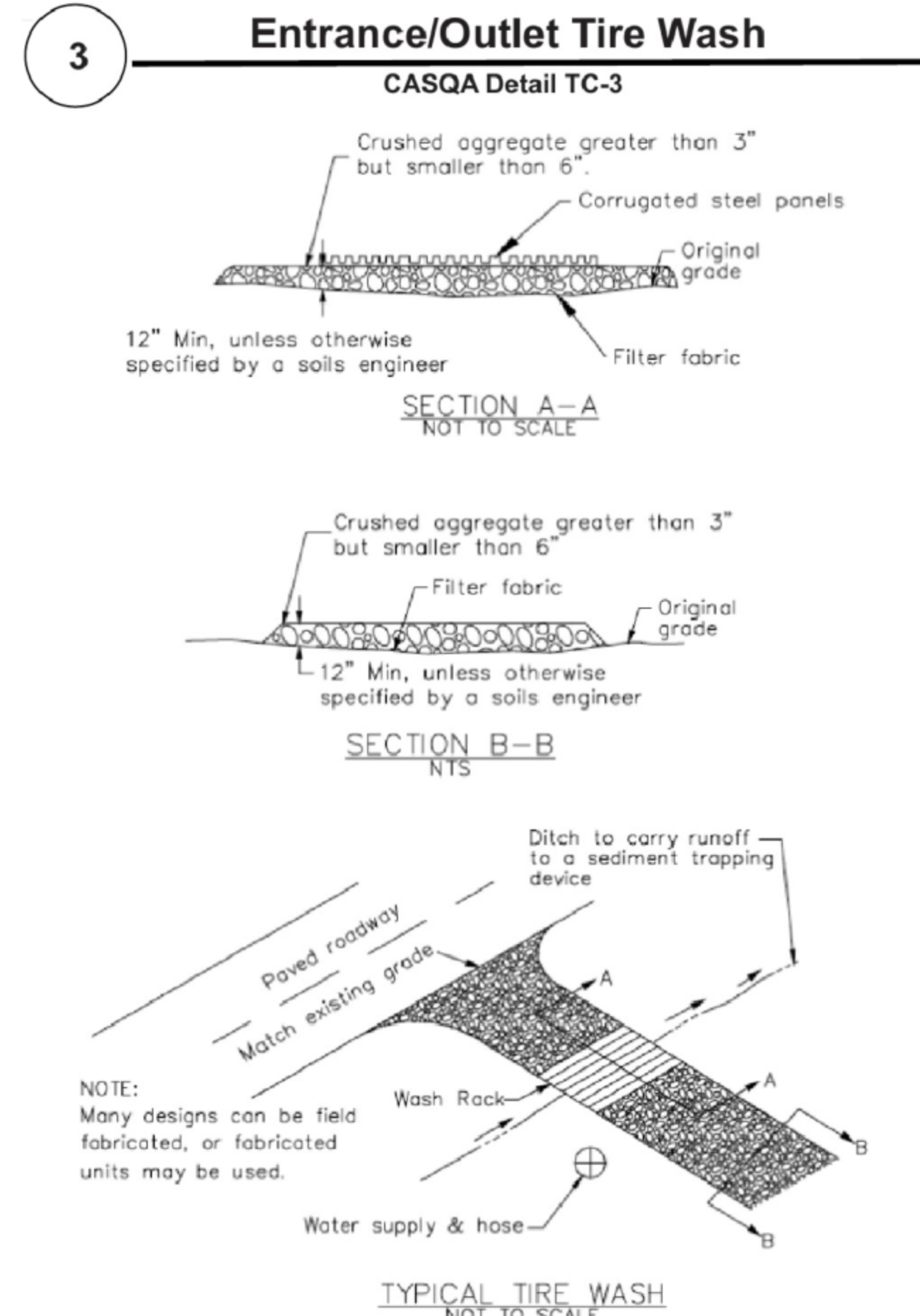
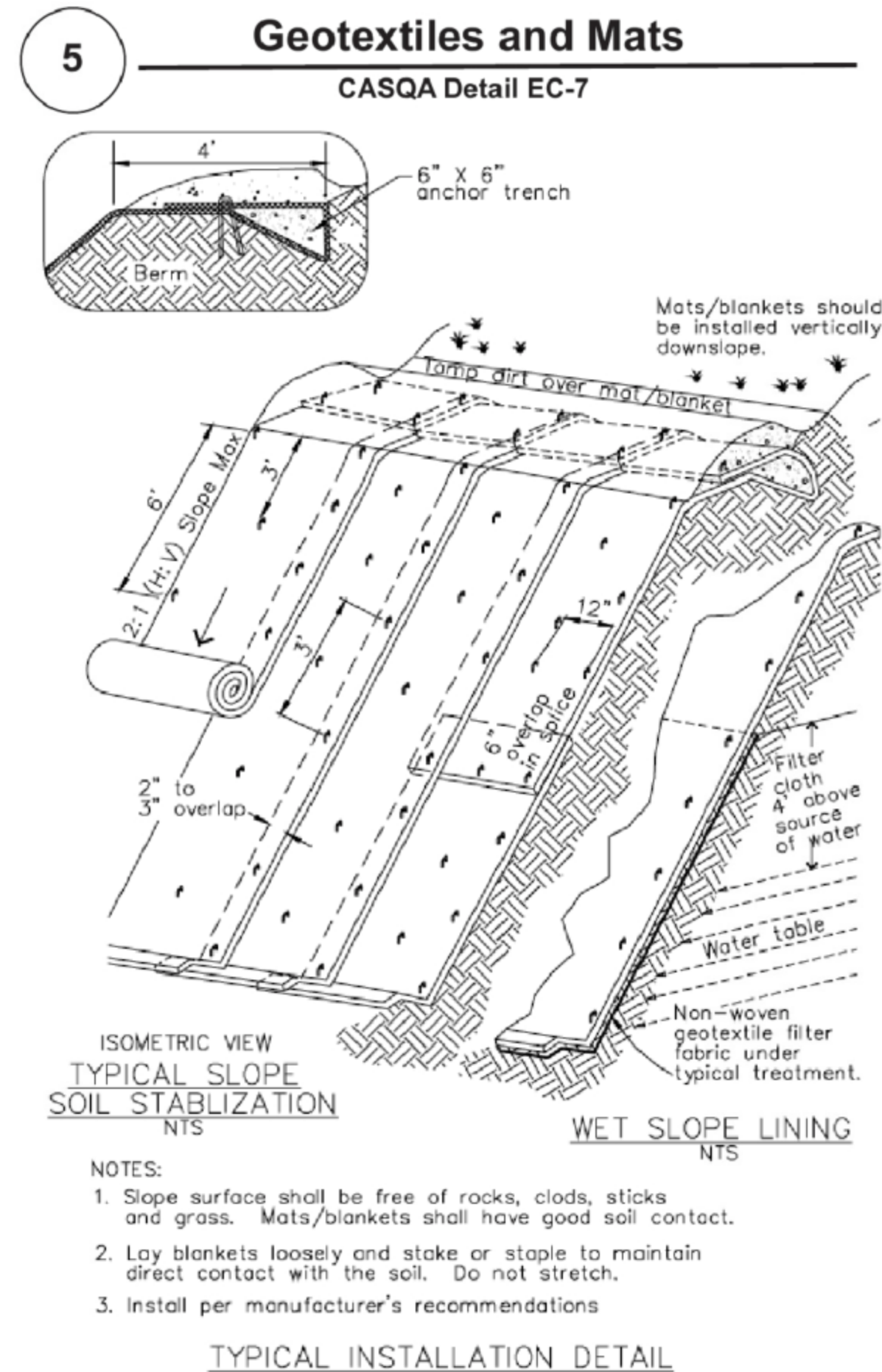
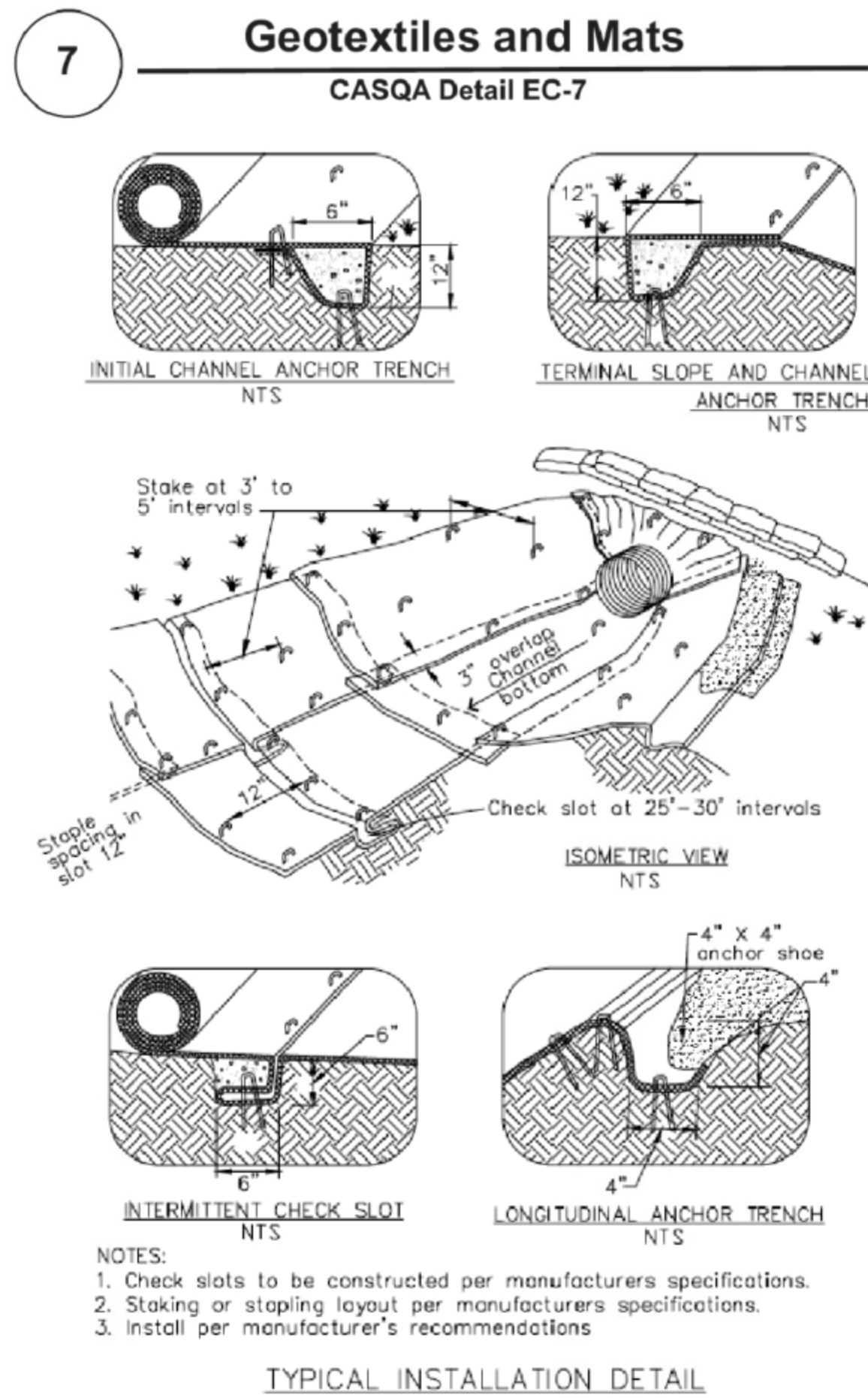
Source for Graphics: California Stormwater BMP Handbook, California Stormwater Quality Association, January 2003. Available from www.cabmphandbooks.com.

NO.	DATE	BY	REVISIONS
6			
5			
4			
3			
2			
1			

DATE: 10-19-23  
SCALE: AS NOTED  
DRAWN BY: XXX  
SURVEYED BY: XXX  
PROJ ENGR: TJS  
CHECK BY: TJS

SHEET NO.  
**C6.1**  
OF 19 SHEETS  
JOB NO.  
22-283

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Source for Graphics: California Stormwater BMP Handbook, California Stormwater Quality Association, January 2003. Available from www.cabmphandbooks.com.

NO.	DATE	REVISIONS	BY
6			
5			
4			
3			
2			
1			

DATE: 10-19-23

SCALE: AS NOTED

DRAWN BY: XXX

SURVEYED BY: XXX

PROJ ENGR: TJS

CHECK BY: TJS

SHEET NO.

**C6.2**

OF 19 SHEETS

JOB NO.

22-283



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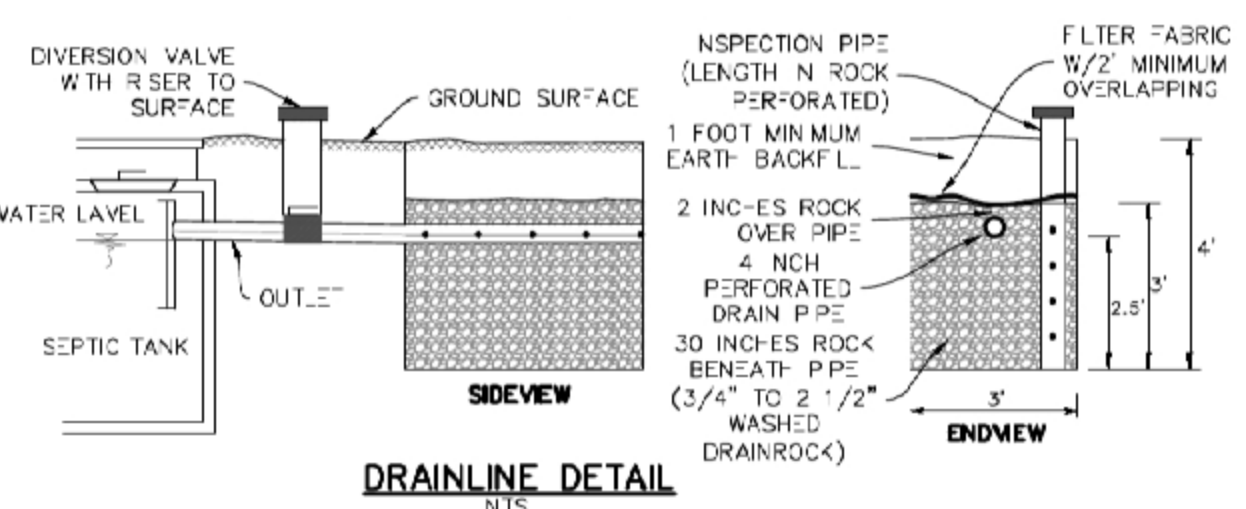


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Table with columns for 'NO.', 'DATE', 'DESCRIPTION', 'BY', 'CHECKED BY'. Includes notes on soil profile results and trench construction.

SEPTIC SYSTEM CONSTRUCTION NOTES

- A. PROJECT REQUIREMENTS
1. SYSTEM TO SERVE A NEW 5 BEDROOM, 2,000 SF HOUSE...
2. SEWAGE DISPOSAL SYSTEM CONSISTS OF A 1,500 GALLON SEPTIC TANK WITH WATER TIGHT ACCESS RISERS TO GRADE...

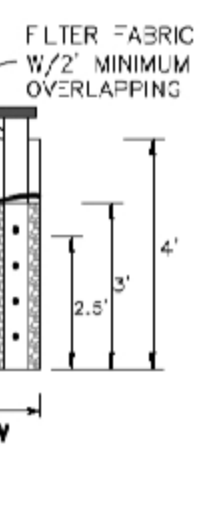


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SEPTIC TANK REQUIREMENTS

- 1. MINIMUM CAPACITY. SEPTIC TANKS MUST HAVE A MINIMUM CAPACITY OF FIFTEEN HUNDRED (1,500) GALLONS...
2. TWO COMPARTMENTS. SEPTIC TANKS MUST BE OF TWO-COMPARTMENT CONSTRUCTION...

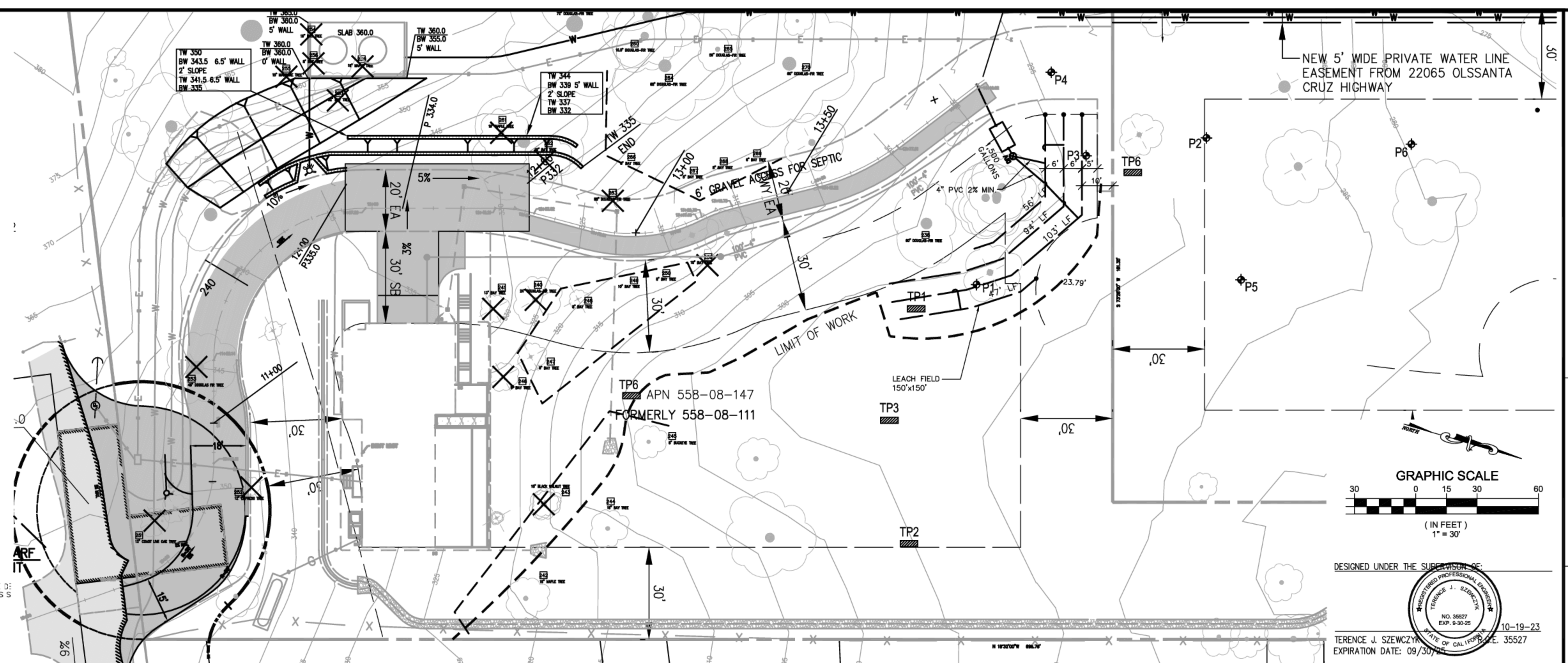


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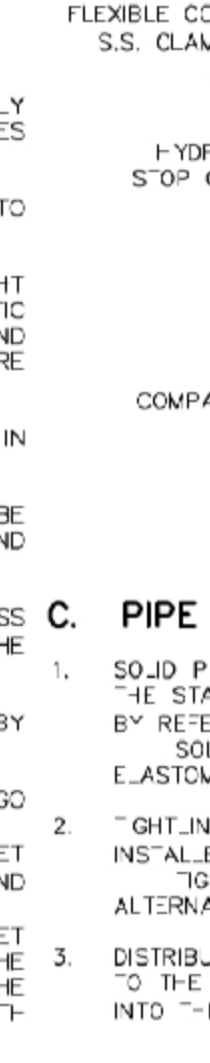
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Table with columns for 'NO.', 'DATE', 'DESCRIPTION', 'BY', 'CHECKED BY'. Includes notes on soil profile results and trench construction.



- C. PIPE REQUIREMENTS
1. SOLID PIPE, JOINTS AND CONNECTIONS. SOLID (NON-PERFORATED) PIPE FOR OWTS MUST CONFORM TO THE STANDARDS OF THE MOST RECENT EDITION OF THE UNIFORM PLUMBING CODE...

Table with columns for 'PARAMETER', 'REQUIREMENT'. Lists trench length, width, depth, and rock cover specifications.

Table with columns for 'PERCOLATION RATE (MPI)', 'APPLICATION RATE (GPD/FT^2)'. Lists standard values for different bed room counts.

Table with columns for 'DESIGN FLOW (GPD/DAY)', 'SWAR'. Lists standard values for different bed room counts.

Table with columns for 'TRENCH LENGTH CALCULATIONS'. Lists formulas for trench length based on flow and SWAR.

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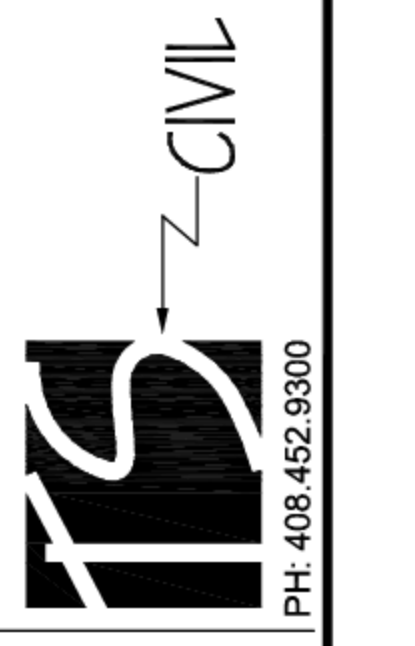
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TS CIVIL ENGINEERING, INC. 1776 TECHNOLOGY DRIVE SAN JOSE, CA 95110



22045 OLD SANTA CRUZ HIGHWAY LOS GATOS, CA 95033 APN: 558-08-147

DESIGNED UNDER THE SUPERVISION OF TERENCE J. SZCZWARCZAK, LICENSED PROFESSIONAL ENGINEER, STATE OF CALIFORNIA, NO. 55827, EXPIRATION DATE: 09/30/2025

DATE: 10-19-23 SCALE: 1"=30'


DRAWN BY: AC/DKH SURVEYED BY: HB PROJ ENGR: TJS CHECK BY: TJS SHEET NO. C7.1 OF 19 SHEETS

JOB NO. 22-283

10/19/2023 4:07pm N:\2022 JOBS\22-283\DWG\22-283 C7.1.dwg - C7.1

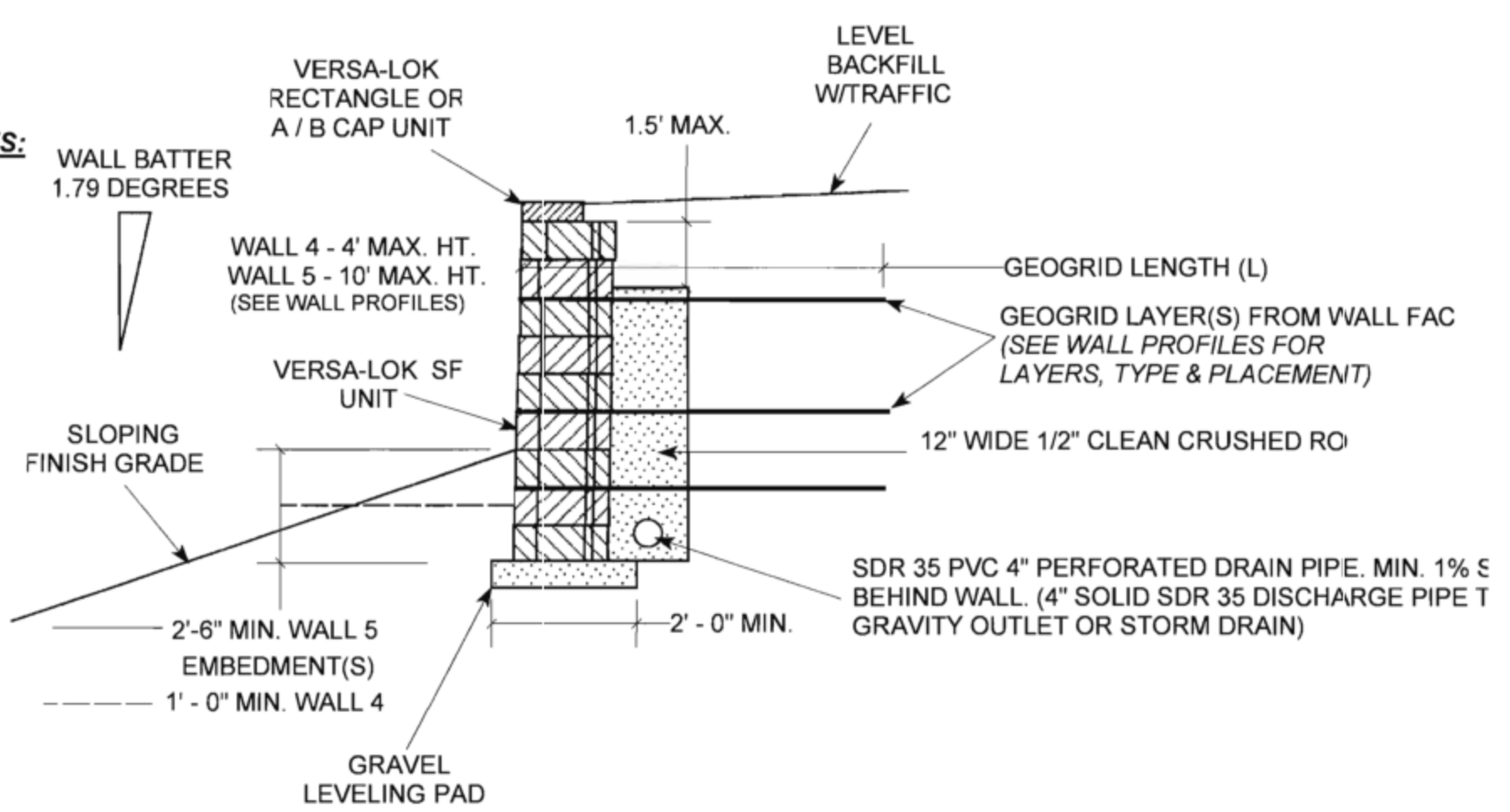


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DESIGNED UNDER THE SUPERVISION OF:  
  
 10-19-23  
 TERENCE J. SZEWCZYK  
 EXPIRATION DATE: 09/30/25

**TYPICAL WALL SECTION NOTES:**

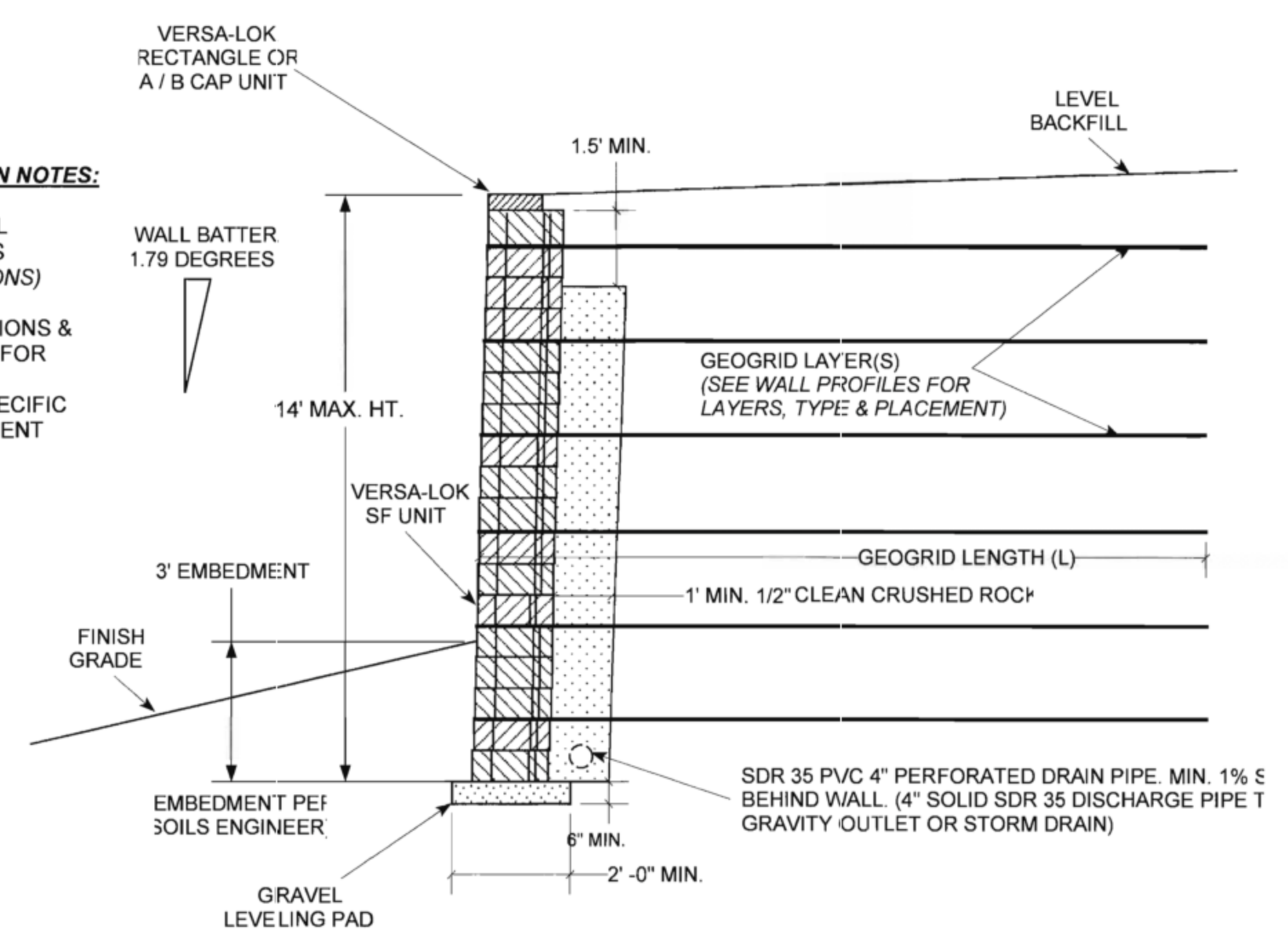
1. NEAR VERTICAL WALL BATTER - 1.79 DEGREES (SEE WALL CALCULATIONS)
2. SEE WALL CALCULATIONS & PROFILE PLAN SHEETS FOR SPECIFIC TOP OF WALL LOADING AND WALL SPECIFIC GEOGRID REINFORCEMENT LAYOUTS.



MAX. HT. VERSA-LOK WALL - LEVEL BACKFILL  
 WALLS 4 & 5 TYPICAL CROSS-SECTION DETAIL  
 SCALE: NTS  
**WALL #4 & #5 TYPICAL SECTION**

**TYPICAL WALL SECTION NOTES:**

1. NEAR VERTICAL WALL BATTER - 1.79 DEGREES (SEE WALL CALCULATIONS)
2. SEE WALL CALCULATIONS & PROFILE PLAN SHEETS FOR SPECIFIC TOP OF WALL LOADING AND WALL SPECIFIC GEOGRID REINFORCEMENT LAYOUTS.

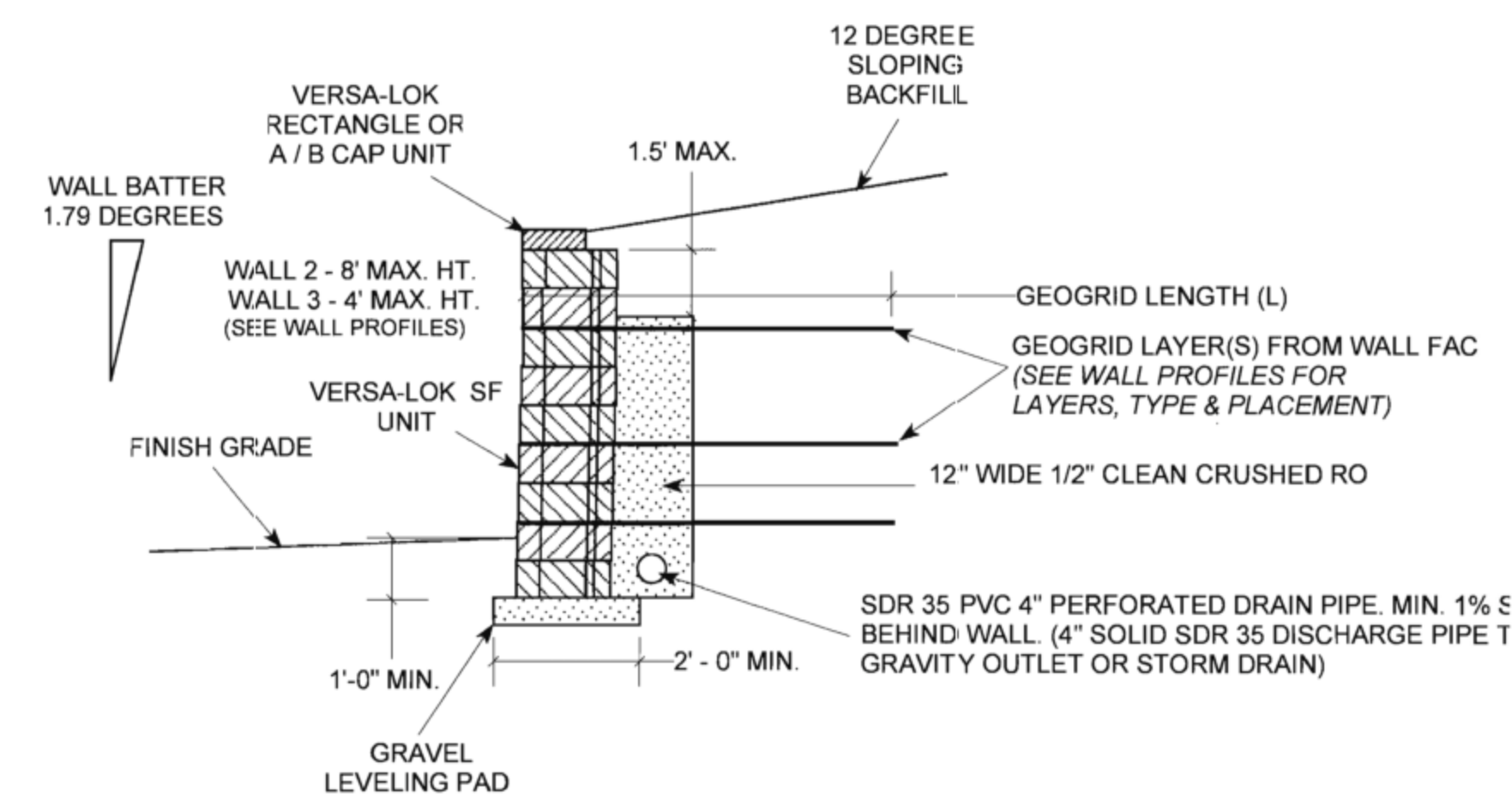


MAX. HT. VERSA-LOK WALL - LEVEL BACKFILL  
 WALL 1 TYPICAL CROSS-SECTION DETAIL  
 SCALE: NTS  
**WALLS #1 - TYPICAL SECTION**

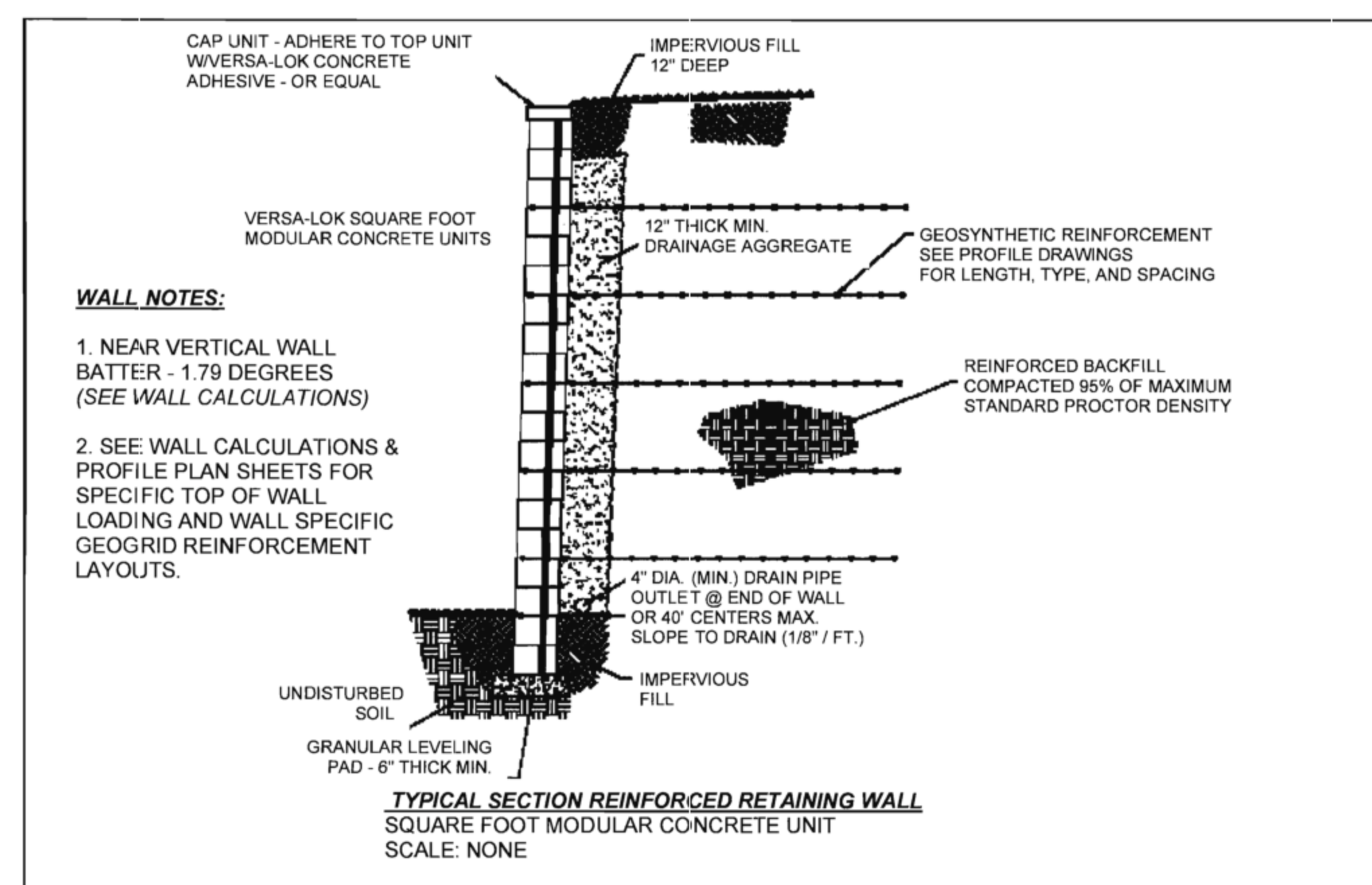
- NOTE(S) - WALLS #1 - #5:**
1. REFER TO WALL LAYOUT DETAILS - SHEET C-2 OF CIVIL PLANS FOR WALL LAYOUT AND TOPOGRAPHY.
  2. SEE SHEET RW: 1-C FOR PROPOSED ALTERNATE VERSA-LOK WALLS - LAYOUT & LOCATIONS
  3. SEE SHEETS RW: 1 - 5 FOR SPECIFIC WALL PROFILES AND GEOSYNTHETIC REINFORCEMENT MATERIALS AND LAYOUT(S).
  4. UNSUPPORTED WALL TERMINATIONS SHALL NOT EXCEED A MAXIMUM OF 4' FT. ABOVE FINISH GRADE. CONSULT WALL DESIGN ENGINEER IF TERMINATION HT. EXCEEDS THE ABOVE. (WALLS ABUTTING COLUMNS OR BUILDINGS MAY EXCEED 4' HEIGHT LIMITATION.)

**TYPICAL WALL SECTION NOTES:**

1. NEAR VERTICAL WALL BATTER - 1.79 DEGREES (SEE WALL CALCULATIONS)
2. SEE WALL CALCULATIONS & PROFILE PLAN SHEETS FOR SPECIFIC TOP OF WALL LOADING AND WALL SPECIFIC GEOGRID REINFORCEMENT LAYOUTS.
3. WALL CALCULATIONS MAY EXCEED ACTUAL INSTALLED WALL HEIGHT TO ALLOW FOR DEEPENED WALL EMBEDMENT IF REQUIRED OR NECESSARY.



MAX. HT. VERSA-LOK WALL - LEVEL BACKFILL  
 WALLS 2 & 3 TYPICAL CROSS-SECTION DETAIL  
 SCALE: NTS  
**WALL #2 & #3 TYPICAL SECTION**



**WALL NOTES:**

1. NEAR VERTICAL WALL BATTER - 1.79 DEGREES (SEE WALL CALCULATIONS)
2. SEE WALL CALCULATIONS & PROFILE PLAN SHEETS FOR SPECIFIC TOP OF WALL LOADING AND WALL SPECIFIC GEOGRID REINFORCEMENT LAYOUTS.

TYPICAL SECTION REINFORCED RETAINING WALL  
 SQUARE FOOT MODULAR CONCRETE UNIT  
 SCALE: NONE

**PRELIMINARY**

**VERSALOK®**  
 Retaining Wall Systems  
 Solid Solutions™

NEAR VERTICAL REINFORCED	NO EMBEDMENT
SQUARE FOOT DETAILS	NO EMBEDMENT

TSCIVIL ENGINEERING, INC.  
 1776 TECHNOLOGY DRIVE  
 SAN JOSE, CA 95110  
 PH: 408.452.9300  
 FAX: 408.837.7550

**TS** CIVIL ENGINEERING

**RETAINING WALL DETAILS**  
 22045 OLD SANTA CRUZ HIGHWAY  
 LOS GATOS, CA 95033  
 APN: 558-08-147

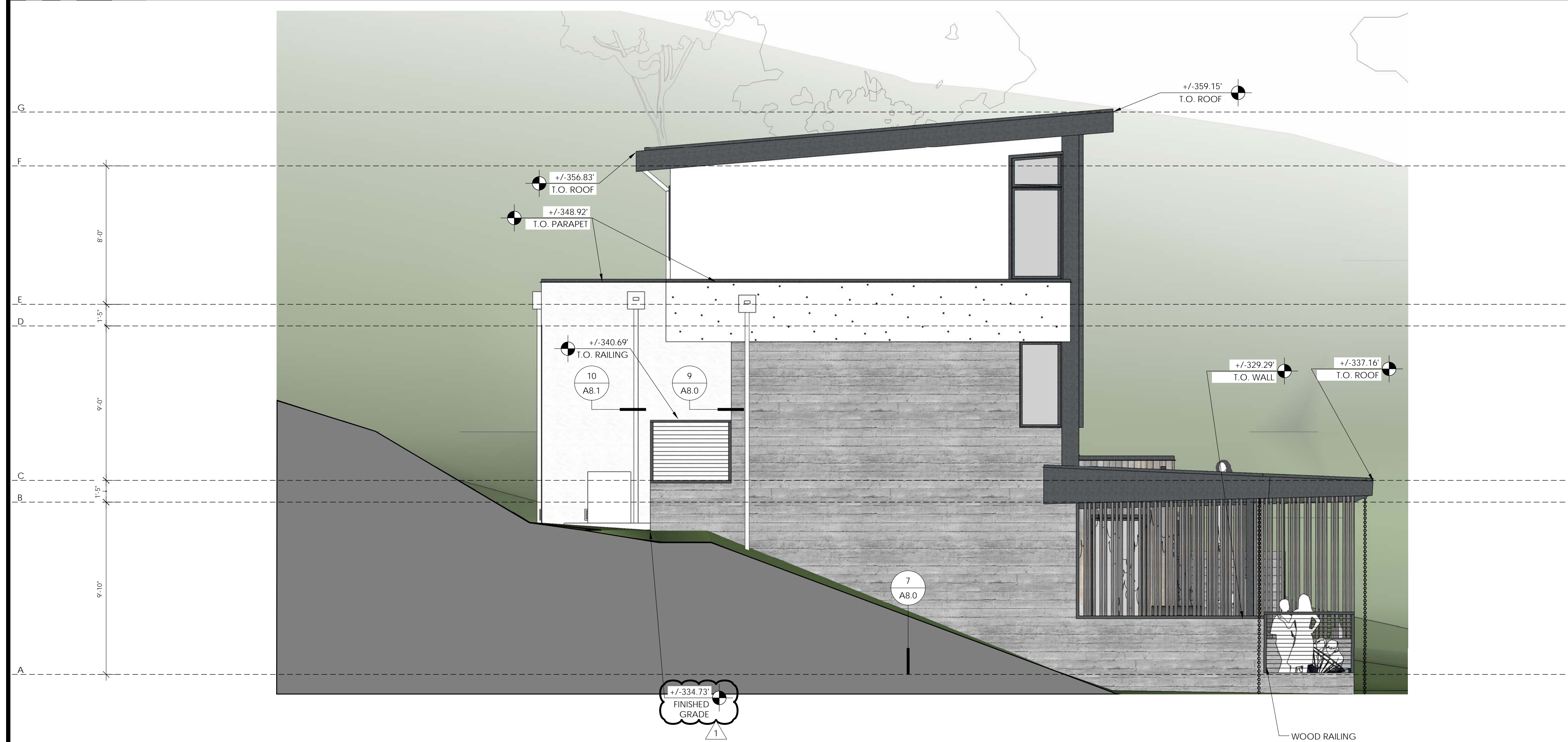
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DATE: 10-19-23  
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 SURVEYED BY:  
 PROJ ENGR: TJS  
 CHECK BY: TJS  
 SHEET NO.  
**RW-1B**  
 OF 19 SHEETS  
 JOB NO.  
**22-283**

10/19/2023 4:05pm N: \2022\JOBS\22-283\DWG\22-283 RW-1B.dwg - RB



NORTH ELEVATION (FRONT) 1/4" 1



EAST ELEVATION (LEFT) 1/4" 2

- # = NUMBER OF KEYNOTE BELOW
- 1 STANDING SEAM METAL ROOFING--SEE ROOF PLAN FOR MORE INFO
  - 2 BUILT-UP ROOFING--SEE ROOF PLANS FOR MORE INFO
  - 3 PAINTED STEEL TROWELED IGNITION RESISTANT CEMENT PLASTER SYSTEM--BOARD FORMED STUCCO FINISH - 7/8" PLASTER O/ METAL LATH O/ 2 LAYERS GRADE 'D' OR BETTER BUILDING PAPER, 3 COAT SYSTEM WITH 26 ga. WEEP SCREED AT WALL BASE AT LEAST 4" ABOVE GRADE OR 2" ABOVE HARDSCAPE--SEE DETAILS 7.9, 10--DO NOT USE "DOUBLE-ROLL" INSTALLATION FOR BUILDING PAPER
  - 4 STAIN GRADE CEDAR SIDING O/ 1 LAYER TYVEK HOUSE WRAP--SIDING PROFILE: 1x6 T&G FINE LINE: CEDAR GRADE: FJ AND EG ENGINEERED WESTERN RED CEDAR CORE ASSOCIATION STANDARDS--INSTALL OVER 1 LAYER OF 5/8" TYPE X GYPSUM BOARD--SEE DETAILS 8.14, 15--USE SAME PRODUCT FOR SIDING, CEILING (INSIDE AND OUTSIDE) AND EAVES--NUSKU TERRATEK MEETS WUI REQUIREMENTS FOR BOTH SIDING & UNDER EAVE APPLICATIONS
  - 5 PAINTED REDWOOD TRIM--2x12 FASCIA
  - 6 2X4 WOOD SLATS--STAIN GRADE FIRE TREATED C&BETTER WESTERN RED CEDAR TO MATCH NUSKU TERRATEK PRODUCT THAT WE ARE SPECIFYING FOR SIDING, CEILING AND EAVE TREATMENT--SEE ROOF PLAN FOR MORE INFO
  - 7 FACTORY-FINISHED ALUMINUM GARAGE DOOR WITH TEMPERED GLAZING PICTURE WINDOWS--SEE DOOR SCHEDULE FOR MORE INFO
  - 8 WINDOW/DOOR OPENING--SEE WINDOW AND DOOR SCHEDULES FOR MORE INFO--DOORS AND WINDOWS TO HAVE 2X2 PAINTED REDWOOD TRIM TYPICAL, U.N.O. ALL TRIMLESS WINDOWS ARE NOTED ON ELEVATIONS
  - 9 6" DIA. FIELD PAINTED STEEL COLUMN--S.S.D. FOR MORE INFO
  - 10 EXTERIOR LIGHT, INSTALL PER MANUF. INSTRUCTIONS--MANUF.: HINKLEY; STYLE: KORE 1877BZ; COLOR: BRONZE--www.hinkleylighting.com
  - 11 PIN MOUNTED LED ILLUMINATED ADDRESS SIGNAGE, CLEARLY VISIBLE FROM ADJACENT STREET--HEIGHT: 8"; STYLE: LUXELLO LED, MODERN NEUTRA HOUSE NUMBERS LED BACKLIT; FINISH: ANODIZED--www.surrounding.com/products/luxello--PROVIDE PHOTOSENSOR CONNECTED LED BACKLIGHTING @ EACH NUMBER
  - 12 RETAINING WALL--SEE S.S.D FOR MORE INFO
  - 13 OUTDOOR KITCHEN--OWNER TO PROVIDE SPECS
  - 14 SCUPPER WITH CONDUCTOR HEAD--SEE ROOF PLAN FOR MORE INFO
  - 15 HARDSCAPE--SEE SITE PLAN AND FINISH FLOOR PLAN FOR MORE INFO
  - 16 OPENING IN BALCONY ROOF--SEE ROOF PLANS FOR MORE INFO
  - 17 42" HIGH GUARDRAIL WITH WIRES SPACED EACH 3"--REQUIRED GUARDS SHALL NOT HAVE OPENINGS FROM THE WALKING SURFACE TO THE REQUIRED GUARD HEIGHT THAT ALLOW PASSAGE OF A SPHERE 4" IN DIAMETER, PER R312.1.3
  - 18 WOOD FRAMED AWNING ABOVE GARAGE
  - 19 CONCRETE VENEER SIDING--MANUF: CREATIVE MINES; STYLE: CRAFT BOARD FORM COLOR: MONSOON--http://creativehomes.us/monsoon-craft-board-form/---SEE DETAILS 7.11, 12
  - 20 36" HIGH HANDRAIL AT ALL EXTERIOR STAIRS WITH WIRES SPACED EACH 3"--REQUIRED GUARDS SHALL NOT HAVE OPENINGS FROM THE WALKING SURFACE TO THE REQUIRED GUARD HEIGHT THAT ALLOW PASSAGE OF A SPHERE 4" IN DIAMETER, PER R312.1.3
  - 21 CRAWLSPACE VENTS PER R408--UNDERFLOOR VENTS TO MEET WUI REQUIREMENTS PER R337.5

NT-NO TRIM FOR WINDOW

HATCHED AREA REPRESENTS THE 6" FURRED OUT WALL

NOTES:

1. SEE 2/A0.1a FOR PLUMBING GENERAL NOTES
2. SEE 3/A0.1a FOR MECHANICAL GENERAL NOTES
3. SEE 3/A0.1a FOR ELECTRICAL GENERAL NOTES
4. SEE 4/A0.1a FOR PLAN AND INTERIOR GENERAL NOTES
5. EXTERIOR HARDSCAPE AND EXTERIOR STAIRS NOT SHOWN FOR CLARITY--SEE A0.3a FOR 3D MODEL VIEWS

KEYNOTES	-	-
ELEVATION GRID LINE KEY	-	-

ELEVATION GRID LINE KEY	-	-
A	BASEMENT TOP OF STRUCTURE = +/- 326.00'	
B	BASEMENT CEILING HEIGHT (U.N.O.) = +/- 335.83'	
C	1ST FLOOR TOP OF STRUCTURE (U.N.O.) = +/- 337.25'	
D	1ST FLOOR CEILING HEIGHT (U.N.O.) = +/- 346.25'	
E	2ND FLOOR TOP OF STRUCTURE = +/- 347.67'	
F	2ND FLOOR CEILING HEIGHT (U.N.O.) = +/- 355.71'	
G	PROPOSED BUILDING HEIGHT = +/- 359.50'	



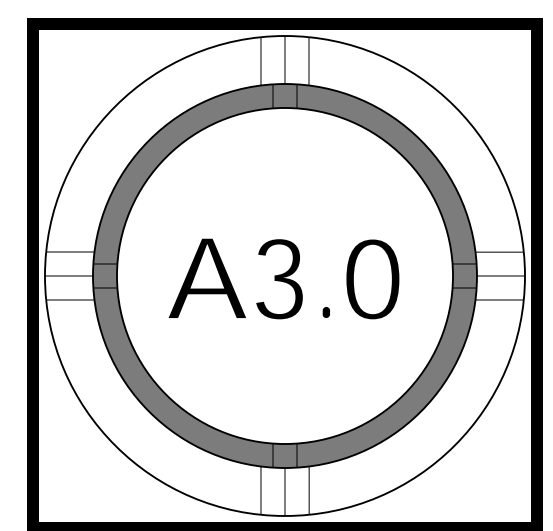
1000 S. Winchester Blvd  
San Jose, CA 95128  
P : (408) 998 - 0983

MILLER-CAUCH RESIDENCE  
NEW SINGLE FAMILY RESIDENCE  
22045 OLD SANTA CRUZ HWY, LOAS GATOS, CA  
CATALINA MILLER AND ENRIQUE CAUCH



PROJECT NO.	DATE	DESCRIPTION	DRAWN BY
17-027	02.15.2019	BUILDING PERMIT SET	HC
	06.09.2020	BUILDING PERMIT RESUBMITAL	IV

EXTERIOR ELEVATIONS







MASTER BATHROOM CORNER WINDOW - 13



HANDRAIL AND PARAPET - 9



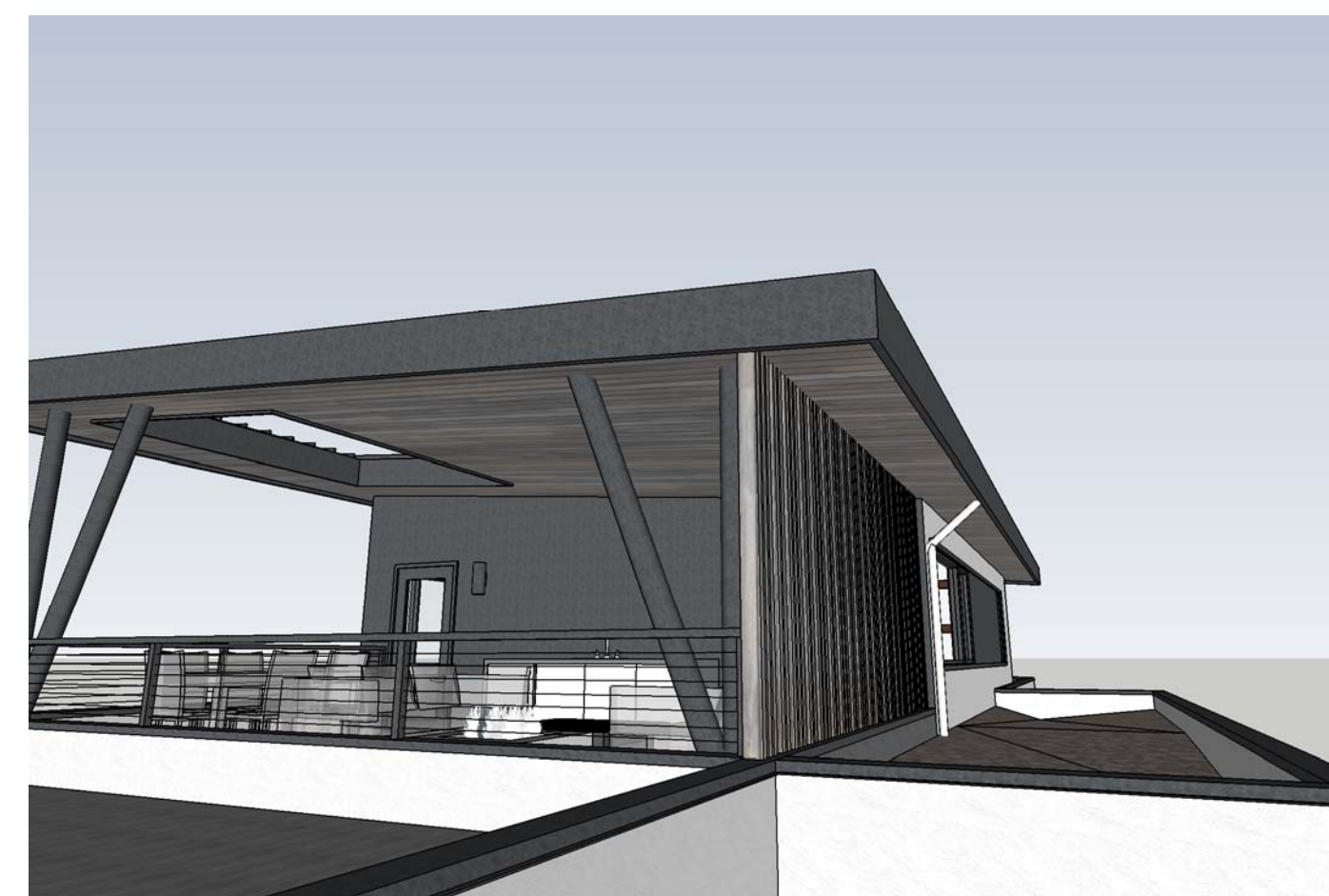
DRAINAGE - 5



ENTRY PORCH - 1



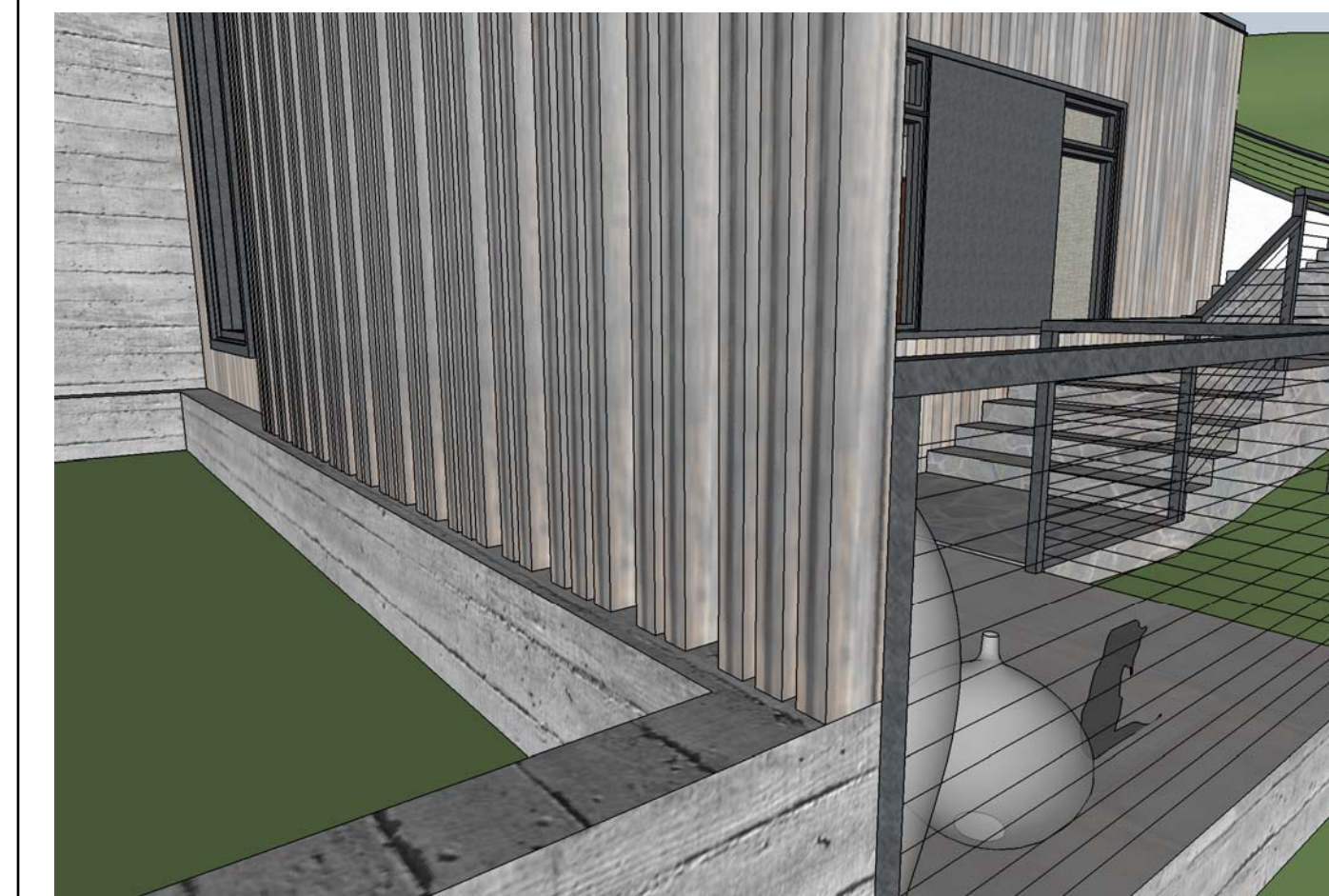
MUDROOM EXTERIOR DOOR - 14



BALCONY OVERHANG - 10



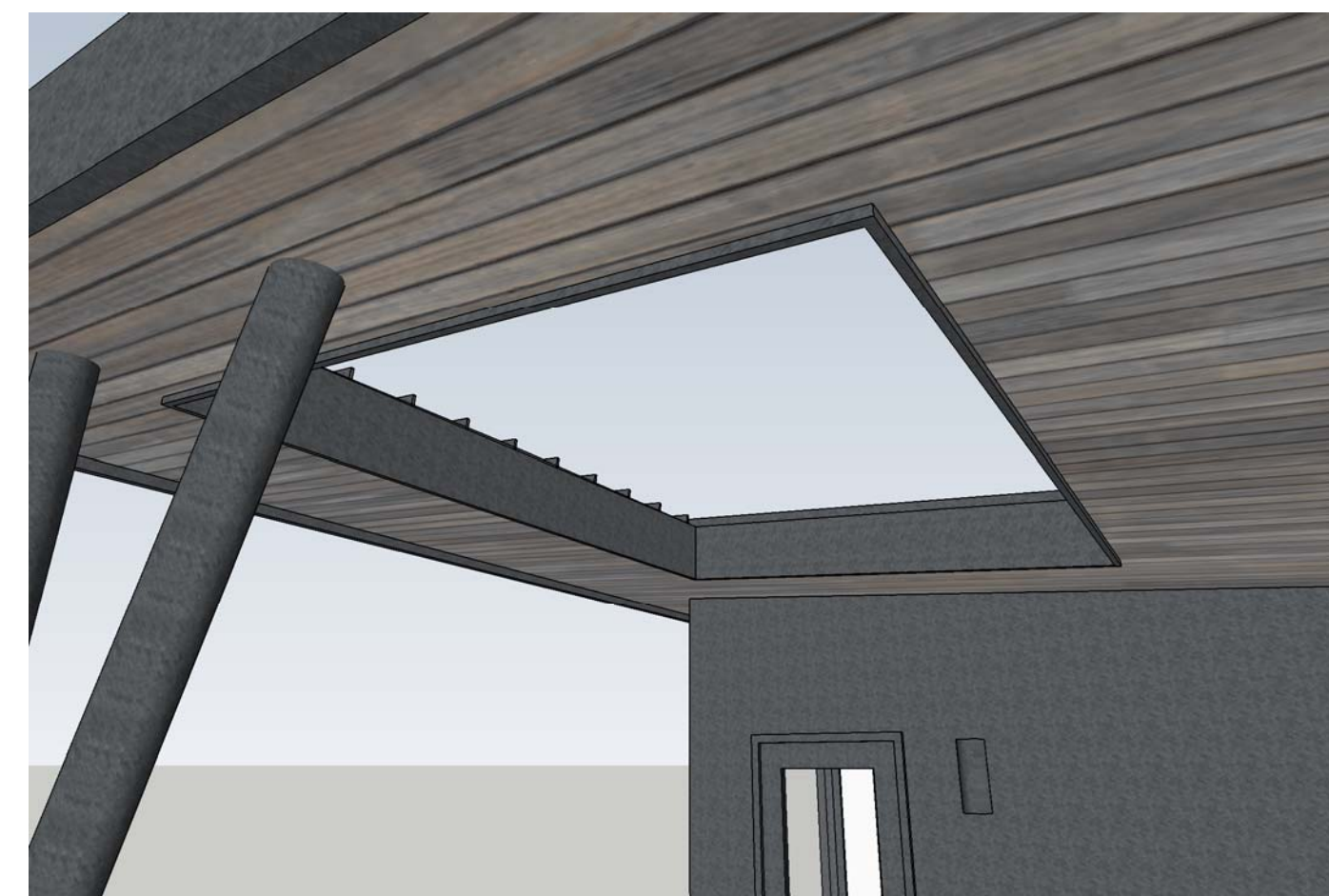
WINDOWS - 6



ENTRY PORCH - 2



WINDOW TRIM - 15



OPENING AT ROOF OVERHANG - 11



GARAGE WINDOW - 7



ENTRY PORCH - 3



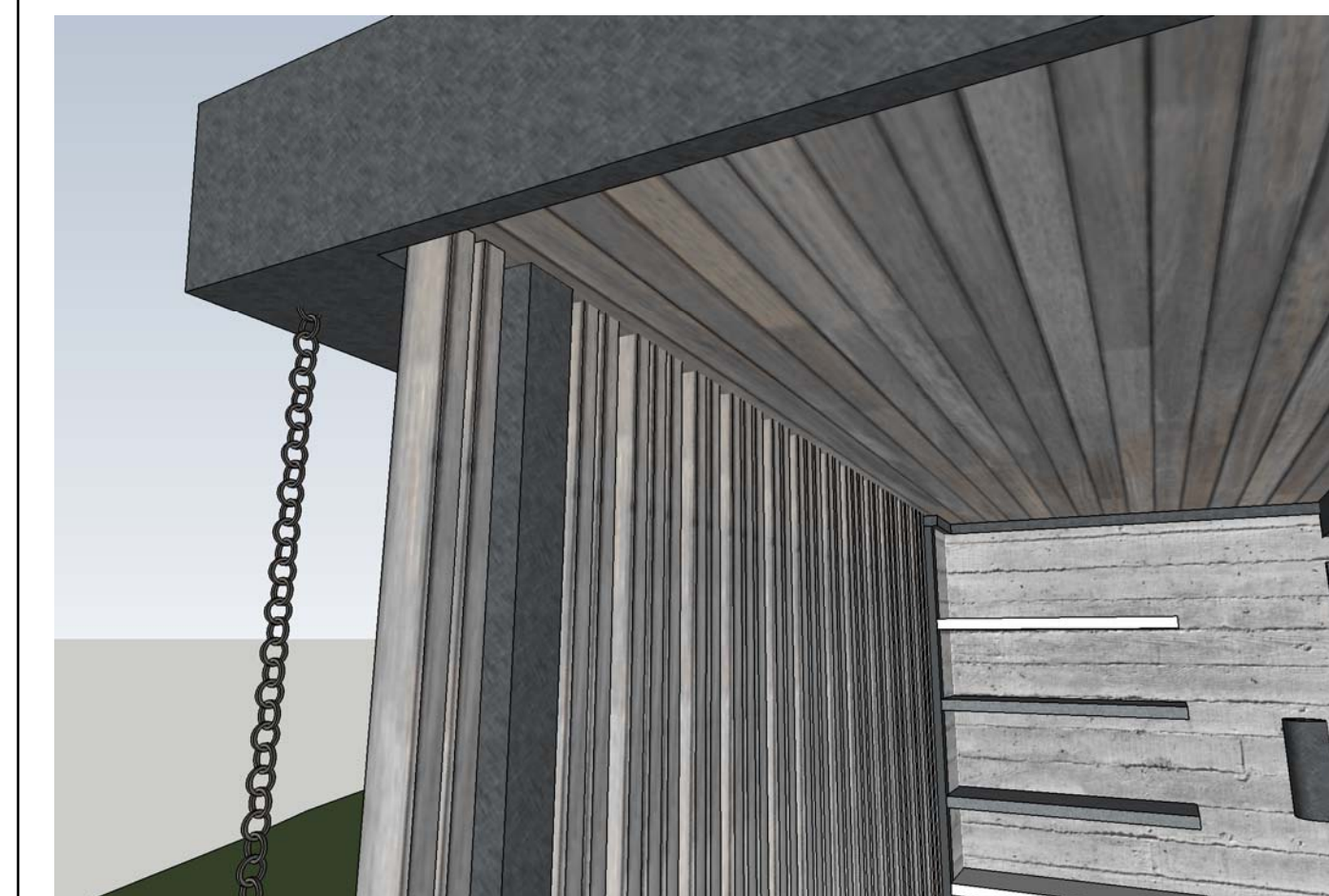
OUTDOOR KITCHEN - 16



CORNER WINDOW - 12



BALCONY - 8



OVERHANG OVER OUTDOOR KITCHEN - 4



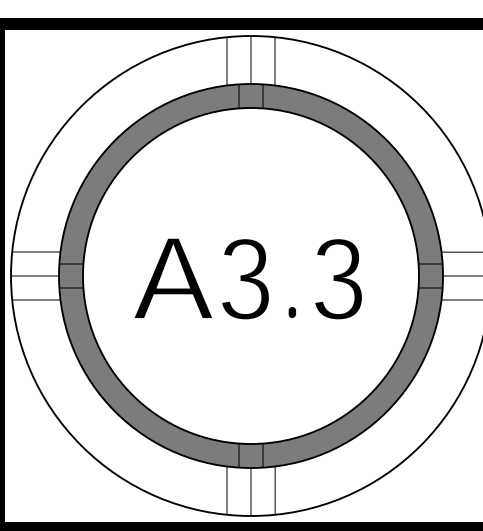
1000 S. Winchester Blvd  
San Jose, CA 95128  
P : (408) 998 - 0983

MILLER-CAUICH RESIDENCE  
NEW SINGLE FAMILY RESIDENCE  
22045 OLD SANTA CRUZ HWY., LOAS GATOS, CA  
CATALINA MILLER AND ENRIQUE CAUICH



PROJECT NO.	11-027
REVISION	IV
DATE	02.15.2019
DATE	06.09.2020
DESCRIPTION	BUILDING PERMIT SET BUILDING PERMIT RESUBMITAL
DRAWN BY	HC
IV	

EXTERIOR  
DETAILS





SECTION 1 1/4" 1



SECTION 2 1/4" 2

- # = NUMBER OF KEYNOTE BELOW
- 1 (N) ROOF FRAMING WITH PLYWOOD SHEATHING WITH RADIANT BARRIER--SEE STRUCTURAL PLANS FOR MORE INFO. INSTALL INSULATION PER BID INSTRUCTIONS AND T24 REPORT
  - 2 (N) PLYWOOD SHEATHING WITH RADIANT BARRIER--SEE STRUCTURAL PLANS FOR MORE INFO
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  - 11 DIAGRAMMATIC REPRESENTATION OF (N) CONCRETE FOUNDATION--SEE STRUCTURAL PLANS FOR MORE INFO
  - 12 (N) RETAINING WALL--SEE STRUCTURAL PLANS FOR MORE INFO
  - 13 CLASS 1 VAPOR BARRIER UNDER 3" RAT SLAB WITH REINFORCING MESH IN CRAWLSPACE

NOTES:

1. SEE 2/A0.1a FOR PLUMBING GENERAL NOTES
2. SEE 3/A0.1a FOR MECHANICAL GENERAL NOTES
3. SEE 3/A0.1a FOR ELECTRICAL GENERAL NOTES
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KEYNOTES		-	-

ELEVATION GRID LINE KEY		-	-
A	BASEMENT TOP OF STRUCTURE = +/- 326.00'		
B	BASEMENT CEILING HEIGHT (U.N.O.) = +/- 335.83'		
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E	2ND FLOOR TOP OF STRUCTURE = +/- 347.67'		
F	2ND FLOOR CEILING HEIGHT (U.N.O.) = +/- 355.71'		
G	PROPOSED BUILDING HEIGHT = +/- 359.50'		



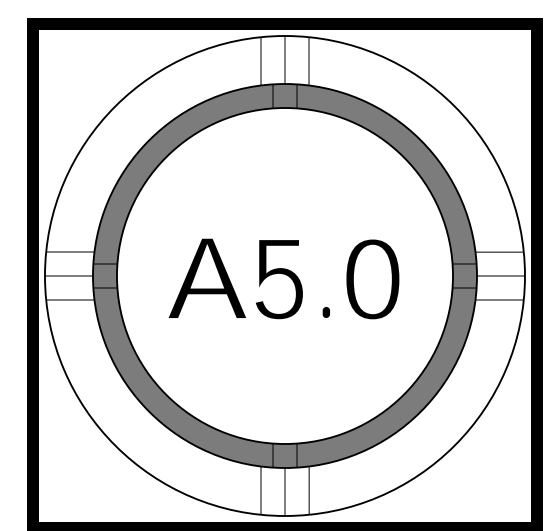
1000 S. Winchester Blvd  
San Jose, CA 95128  
P : (408) 998 - 0983

MILLER-CAUICH RESIDENCE  
NEW SINGLE FAMILY RESIDENCE  
22045 OLD SANTA CRUZ HWY, LOAS GATOS, CA  
CATALINA MILLER AND ENRIQUE CAUICH



REVISION	DATE	DESCRIPTION	DRAWN BY
1	02.15.2019	BUILDING PERMIT SET	HC
2	06.09.2020	BUILDING PERMIT RESUBMITAL	IV

SECTIONS





SECTION 3 1/4" 1

1 2 3 4 6 feet



SECTION 4 1/4" 2

1 2 3 4 6 feet

# = NUMBER OF KEYNOTE BELOW

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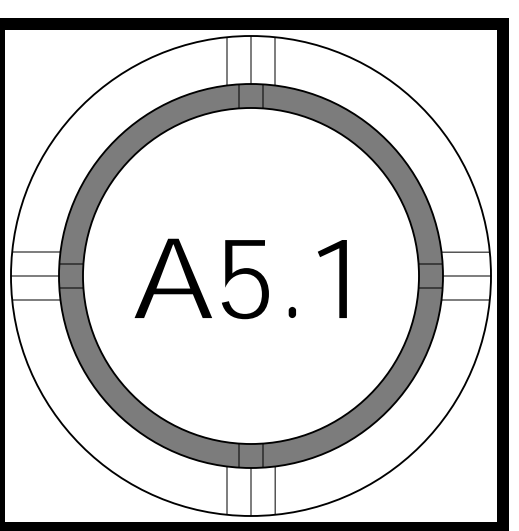
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SECTIONS







SECTION 5 1/4" 1

1 2 3 4 6 feet

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SECTION 6 1/4" 2

1 2 3 4 6 feet

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