

SECTION 27 - CONSTRUCTION PLAN SUBMITTALS

27-1 Water, Sewer and Storm Drain Plan Submittal Standards

27-1.1 The following shall be submitted with the plans:

1. Engineer's Estimate
2. Deeds for Easements
3. Hydraulic calculations for fire flows

27-1.2 Original drawings shall be:

1. 24 inches x 36 inches
2. Final plans must be drawn on mylar and copied to a CD.

27-1.3 The cover drawing shall show the following:

1. Vicinity Map
2. Subdivision Map with Street Names, Scale: 1" = 100'
3. General Construction Notes
4. Property Lines
5. Lot or Parcel Numbers
6. North Arrow
7. Scale
8. Benchmark
9. Fee Block
10. Legend
11. Water Division Signature line
12. Fire Department Signature line (if applicable)
13. Fresno Irrigation District Signature line (if applicable)
14. Underground Service Alert (USA) Note
15. Engineer's Name, Address, Telephone, Stamp, Expiration Date, Signature, Date of Signing
16. Subdivider's and/or developer's Name & Address
17. Complete Title Block
18. Sheet Index Numbers
19. Easements
20. Water System
 - a. Lineal feet of each size of pipe
 - b. Number of Valves
 - c. Number of fire hydrants
 - d. Number of Blow-offs
 - e. Size and number of water services
21. Sanitary Sewer System
 - a. Lineal feet of each size of pipe
 - b. Size and number of Manholes
 - c. Size and number of house branches
 - d. Number of lift stations

22. Storm Drain System
 - a. Lineal feet of each size of pipe
 - b. Size and number of manholes
 - c. Number of drain inlets/outlets
 - d. Size in acres and location of retention basin used
 - e. Number of outfall structures, if any
 - f. Hydraulic calculations of runoff generated by the development

27-1.4 Each drawing shall show the following:

1. North arrow shall customarily point to the top or right of the drawing
2. Scale
3. Complete Title Block including street name and project limits
4. Engineer's Stamp, Expiration Date, Signature, Date of Signature
5. Street names and widths
6. Curb patterns and valley gutters
7. Lot lines and lot numbers
8. Easements
9. Sheet numbers for all adjacent sheets

27-1.5 The plan view shall show the following:

1. Sanitary Sewer System
 - a. Size of pipe
 - b. Pipe material
 - c. Manhole size and station
 - d. Distance from sewer to property line
 - e. Flow line elevations of all sewers intersecting a manhole
 - f. House branches for each lot with size, length, and station
 - g. Total number and size of all house branches for each street
 - h. Slope of the flow line
 - i. Existing ground and future elevation of street centerline
 - j. Lineal feet of sewer to be installed per sheet
 - k. All sewer stubs, size, and length
 - l. Stationing shall begin from an existing sewer at the lowest point
 - m. Material and Class of Backfill to be Used in Pipe Embedment Zone
2. Water System
 - a. Size of pipe
 - b. Pipe material
 - c. Distance from main to property line
 - d. Lineal feet of pipe to be installed per sheet
 - e. Fire hydrant with station
 - f. Valve locations with size, type and station
 - g. Location of water service
 - h. Station for T's, crosses, 45_ and 90_ Ells, etc...
 - i. Blow-off size and station
 - j. Bearing of main (in easements only)
 - k. Water supply wells and mains within 10 feet of a sanitary sewer main shall be indicated on plans.

3. Storm Drain System
 - a. Size of pipe
 - b. Pipe material
 - c. Distance from main to property line
 - d. Lineal feet of each size of pipe to be installed per sheet
 - e. Size and number of manholes
 - f. Number of inlets/outlets

27-1.6 The profile view shall show the following:

1. Horizontal scale shall be 1" = 40' (1" = 20' may be required if area is congested.)
2. Vertical scale shall be 1" = 4'
3. Existing and proposed street surface profiles
4. All elevations shall be on United States Geodetic Survey (U.S.G.S.) mean sea level datum adjusted to 1970.
5. Underground utilities which may conflict
6. Sanitary sewer system
 - a. Flow line elevation along center line of sewer
 - b. Size of pipe
 - c. Pipe material
 - d. Slope of the flow line
 - e. Cut in feet and flow line elevation at each manhole
 - f. All manholes and their station
 - g. length, in feet, of sewer to be installed
 - h. Stationing shall begin from an existing sewer at the lowest point.
7. Water System
 - a. Top and bottom of the main
 - b. Size and material of the main
 - c. Slope of the main
 - d. Location of all blow-offs, air and vacuum valves, centerlines of intersection streets and other appurtenances with both station and elevation where applicable.
 - e. Elevations to nearest 0.10 foot of top of pipe.

27-1.7 Special Construction Near Well Site

Sanitary sewers located within 50 feet of a water supply well shall be constructed of material to prevent contamination of the well.

27-2 STREET PLAN SUBMITTAL STANDARDS

27-2.1 The following shall be submitted with the plans:

1. Engineer's Estimate
2. Estimate of all Work subject to a fee reimbursement
3. All Deeds for Easements and Dedications
4. Structural section calculations
5. Plans, details, and CIA calculations for ponding basins
6. Any necessary plans for construction to be done in conjunction with the construction of the street improvements
7. Sanitary sewer, water, and storm drain improvement plans

27-2.2 Original drawing shall be:

1. 24 inch x 36 inch
2. Final plans must be drawn on mylar and copied to a CD

27-2.3 The cover drawing shall show the following:

1. Vicinity Map
2. Subdivision Map with Street Names, Scale: 1" = 100'
3. General Construction Notes
4. Property Lines
5. Lot or Parcel Numbers
6. North Arrow
7. Scale
8. Benchmark
9. Fee Block
10. Legend
11. Madera County Signature Block (required only if any part of Work is outside the City and in the County)
12. Underground Service Alert (USA) Note
13. Engineer's Name, Address, Telephone, Stamp, Expiration Date, Signature, Date of Signature
14. Owner's Name and Address
15. Complete Title Block
16. Typical Section
 - a. Structural Section
 - b. Cross Slopes
 - c. Sidewalk Pattern
 - d. Right-of-Way Width
 - e. Cross sections
 - f. Extent of pavement transition for border streets
17. Sheet Index Numbers

27-2.4 Each drawing shall show the following:

1. North arrow shall point to the top or right of the drawing
2. Scale
3. Complete Title Block including street name and project limits
4. Engineer's Stamp, Expiration Date, Signature, Date of Signature
5. Site Plan, C.U.P., Rezone, Parcel Map, U.G.M., or F.A.U. Number

27-2.5 The plan view shall show the following:

1. Scale shall be 1" = 40' or 1" = 20'
2. Right-of-way Width
3. Street Width - Curb face to Curb face
4. Sidewalk Pattern
5. Valley Gutters
6. Lot Lines & Lot Numbers or APN's
7. Easements
8. Dedications
9. Driveway Location & Width
10. Existing Utilities