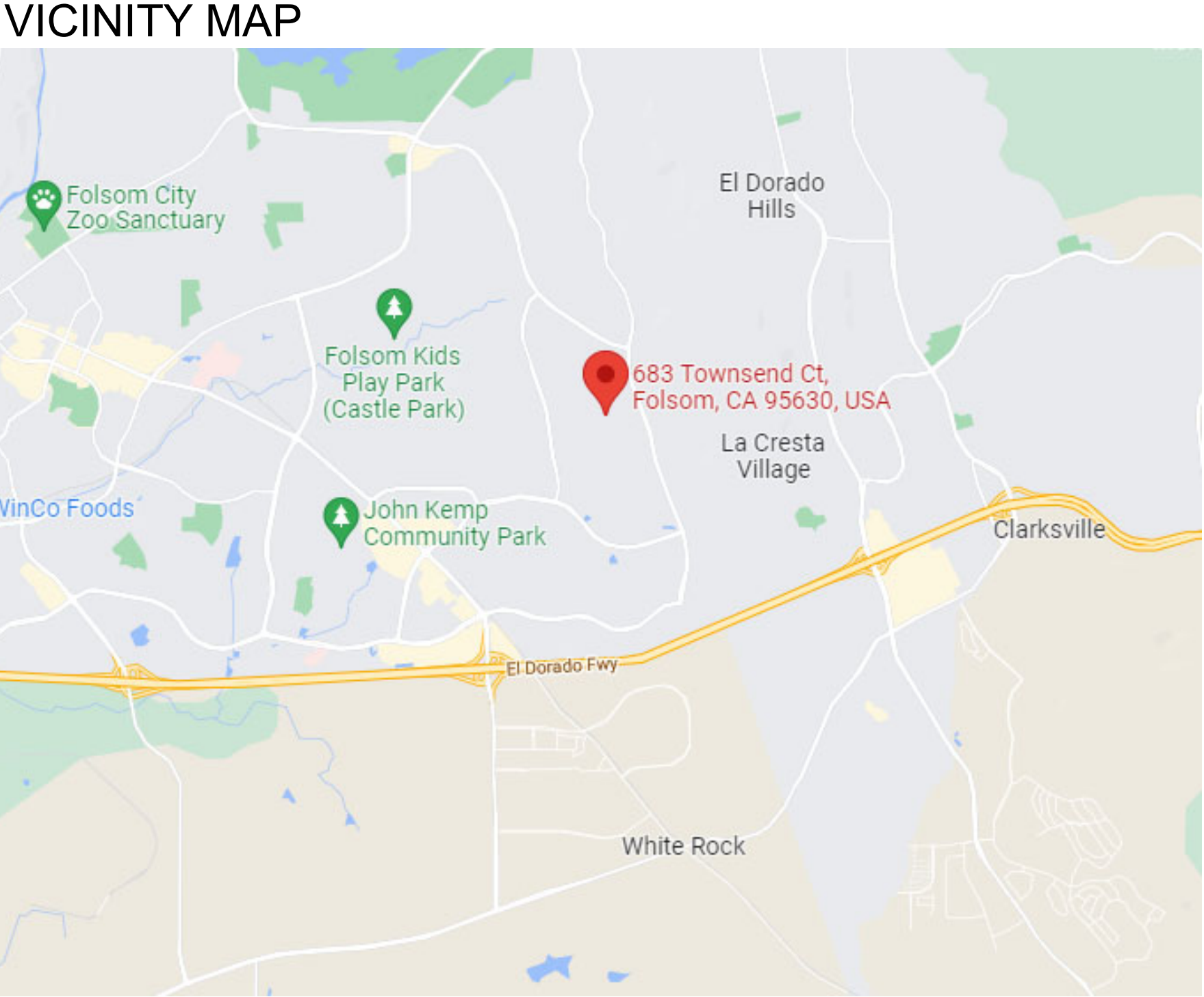


683 TOWNSEND CT,
FOLSOM, CA 95630
APN: 072-3330-005
GRADING PLAN

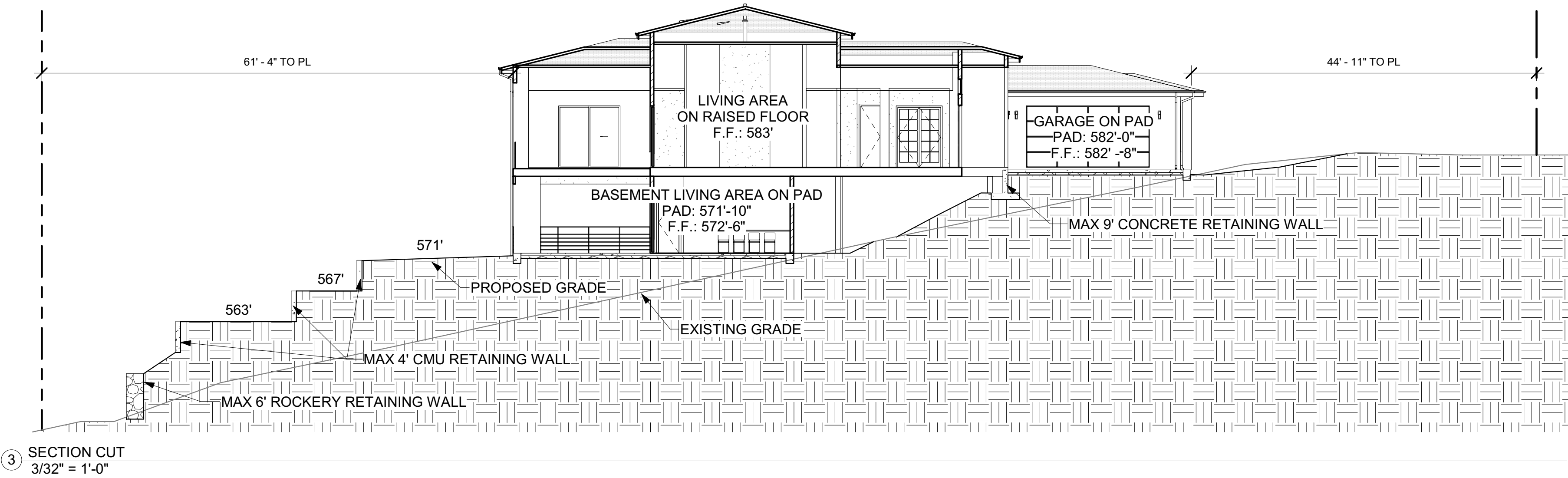


ENGINEER NOTES

ESTIMATED CUT = 70 C.Y., ESTIMATED FILL = 2177 C.Y., IMPORT = 2107 C.Y.

FOLLOWING SITE CLEARING AND STRIPPING OPERATIONS, ALL AREAS TO RECEIVE FILL SHALL BE SCARIFIED TO A MINIMUM DEPTH OF 8 INCHES, MOISTURE CONDITIONED AS NECESSARY AND COMPACTED TO AT LEAST 90% OF THE MAXIMUM DRY DENSITY BASED ON THE ASTM D1557 TEST METHOD. THE FILL SHALL BE PLACED IN LIFTS NOT EXCEEDING 6 INCHES. THE FILL SHALL BE MOISTURE CONDITIONED AS NECESSARY AND COMPACTED TO A RELATIVE COMPACTION OF NOT LESS THAN 90%. DRIVEWAYS COMPACTED TO A RELATIVE COMPACTION OF NOT LESS THAN 90%.

THE TYPE, LOCATIONS, SIZES AND/OR DEPTHS OF EXISTING UNDERGROUND UTILITIES AS SHOWN ON THESE PLANS WERE OBTAINED FROM SOURCES OF VARYING RELIABILITY. THE CONTRACTOR IS CAUTIONED THAT ONLY ACTUAL EXCAVATION WILL REVEAL THE TYPES, EXTENT, SIZES, LOCATIONS, AND UTILITIES. HOWEVER, THE DESIGNER, CAN ASSUME NO RESPONSIBILITY FOR THE COMPLETENESS OR ACCURACY OF THE DELINEATION OF SUCH UNDERGROUND UTILITIES, NOR FOR THE EXISTENCE OF OTHER BURIED OBJECTS OR UTILITIES WHICH MAY BE ENCOUNTERED, BUT WHICH ARE NOT SHOWN ON THESE DRAWINGS.



LEGEND	
	MAJOR CONTOUR (EXISTING)
	MINOR CONTOUR (EXISTING)
	MAJOR CONTOUR (NEW)
	MINOR CONTOUR (NEW)
	FIBER ROLL
	TREE PROTECTION ZONE
	FF
	RETAINING WALL
	DRAINAGE DITCH DIRECTION
	DOWNSPOUT DRAIN
	SETBACK LINE
	TREE DRIP LINE
	TREE TO BE REMOVED
	ROCKERY RETAINING WALL
	CONCRETE RETAINING WALL
	STANDARD SWALE
	CHANNEL DRAIN
	PROPERTY LINE
	PAD LINE
	P.D.E.
	PROPOSED DRIVEWAY
	TP2/TREE FENCING

LOT COVERAGE	
LOT SIZE	19,116 SQ.FT.
SPACE USED	6,038 SQ.FT.
LOT COVERAGE	31.5%

