

AGREEMENT FOR CONSTRUCTION AND DEDICATION OF FLOOD CONTROL IMPROVEMENTS IN THE LOS ALAMOS COMMUNITY

THIS AGREEMENT ("Agreement") is made by and between LOS ALAMOS 59, LP, hereinafter referred to as "Developer", and the Santa Barbara County Flood Control & Water Conservation District, a political subdivision of the State of California, referred to herein as "District". Collectively, Developer and District are referred to herein as the "Parties". The Parties agree as follows:

1. Recitals

This Agreement is made with reference to the following facts and objectives:

- A. District has the authority to provide facilities for the collection, control and discharge of storm water and drains in the District pursuant to the Santa Barbara County Flood Control and Water Conservation District Act (Stats. 1955, Chapter 1057, p. 2006, as amended); and
- B. Developer proposes to construct the Village Square Subdivision (the "Subdivision"), also known as Tract Map 14,608 and formerly known as the Legacy Estates Subdivision in the Los Alamos community. Portions of the Los Alamos community have a history of flooding.
- C. As a condition of Subdivision approval, Developer is required to construct certain on-site and off-site storm drain improvements.
- D. All on-site storm drain improvements constructed as part of the Subdivision will be owned and maintained by the Home Owners' Association and detailed in the separate, recorded SUBDIVIDER'S AGREEMENT TO CONSTRUCT AND MAINTAIN PRIVATE DRAINAGE IMPROVEMENT AND PRIVATE DRAINAGE & MAINTENANCE EASEMENTS.
- E. The parties wish to establish their mutual understanding concerning the design and construction of the off-site storm drain improvements ("Project"), which will include, but is not limited to, installation of Class III Reinforced Concrete Pipe (RCP) storm drains (72" \cong 700FT, 60" \cong 360FT, 48" \cong 2,730FT), headwall, cable railing, trash rack, 15 storm drain manholes, concrete overflow weir, v-ditch, and outfall protection at San Antonio Creek.
- F. This Agreement sets forth the Parties' respective rights and obligations regarding the Developer's design and construction of the Project, as well as the terms upon which District will accept Developer's offer to dedicate the completed Project facilities.

2. Design and Planning of the Project

- A. Design of Facilities. Developer at its sole expense will cause the final plans for the Project to be designed in conformity with District requirements and in full compliance with engineering standards established by District. The complete plan of design for the Project, certified by a Civil Engineer registered in the State of California, was approved by the District in 2015.
- B. Design Immunity. District acknowledges that the Project as depicted in attached Exhibit A, which is incorporated by reference, meet District requirements and standards. District's approval of Developer's plans does not constitute any warranty or guarantee by District concerning the design or performance of the Project and Developer is responsible for the construction as provided herein. This approval is intended to avail District of the immunities set forth in Government Code § 830.6.

3. Pre-Construction Obligations of the Parties

- A. Permits and Approvals. Developer is responsible for obtaining all required permits, licenses and entitlements before the start of construction at Developer's expense. Copies of all permits must be furnished to District upon request.
- B. Insurance. Developer must require all Project contractor(s) and subcontractor(s) to carry and have in force at all times during the work valid insurance coverage pertaining to the work (including general liability, automobile liability, employer liability and workers' compensation coverage), in an amount(s) and form as required by law naming District as additional insured. Comprehensive general liability and automobile liability must be in the minimum amount of (\$2,000,000) per occurrence. Endorsements must be on ISO Form CG 20 10 11 85 or CG 20 10 11 88, or equivalent. Developer must furnish evidence of insurance coverage satisfactory to District before District issues construction permits for the work.
- C. Plan Review and Inspection Fees. District will determine an inspection fee deposit amount, which Developer is required to provide District prior to commencement of construction. Any unused portion of deposit remaining upon completion and acceptance of Project facilities will be reimbursed to Developer. Developer hereby acknowledges that final District costs are dependent on factors outside District's control, including the construction contractor's schedule and efficiency of operations.

- D. Bonds. Before commencing any work, Developer must provide or cause its general contractor to provide performance and payment (labor and material) bonds.
- E. Project Manager. Developer must designate a project manager and provide the name and contact information to District in advance of commencing construction. District's Deputy Director or designee will be the District's contact during the period of construction.

4. Construction

- A. Notice of Commencement. Developer must provide District with a written notice of commencement at least 48 hours before commencing construction on the Project.
- B. Period of Construction. The "Period of Construction" for the Project commences on the date when Developer's contractors first mobilize construction equipment and materials onto the Project Area and ends when Developer provides a notice of substantial completion in accordance with this Agreement.
- C. Contractors. Developer at its sole expense will cause the Project to be constructed by a contractor(s) licensed by the State of California to perform the work required, in this case a Class A General Engineering Contractor License and Professional Land Surveyor License. The Developer, through its contractor(s);, diligently perform the work in a good and workmanlike manner, in full compliance with local, state and federal laws, regulations, ordinances, permits, licenses, entitlements and guidelines (including District's) pertaining thereto, including those relating to the health and safety of workers on the Project . Developer to provide a California licensed land surveyor for construction staking and other necessary functions as needed and directed by the District. Developer to provide a construction material testing and geotechnical consultant as needed and as directed by the District, and to make the use and work products of these professionals available to the District during construction.
- D. Compliance with Approved Plans. Developer at its sole expense must cause all Project facilities to be built and installed in full compliance with the final plans and specifications as approved by District. Any changes in the plans or specifications requires advance approval from District's Deputy Director or designee. In such case, Developer, at its sole expense, must furnish District with a revision of plans showing such modification.

- E. Inspections. All work by contractor(s) may be inspected by District at Developer's cost. All work must be visually observable and uncovered until the work is approved by District. Developer, at its sole expense, will cause its contractor(s) to promptly remove, replace, correct or modify any work identified by District or any other agency with jurisdiction to be out of compliance with applicable requirements or with approved Project plans and specifications. Developer will pay District for District's actual costs for inspection of any work requiring observation or oversight, including consulting fees and staff time.
- F. Notice of Completion. Developer will provide District with a notice of substantial completion of the Project, and District will complete its final inspection of the Project within 10 business days of receiving such notice. If District finds any portion of the work out of compliance with approved plans and specifications, District will provide written notice of defects to Developer, and Developer must correct the defects immediately. District is under no obligation to accept County's offer to dedicate the Project facilities unless District confirms that the Project Facilities are constructed in accordance with the approved plans and specifications, as they may be modified pursuant to this Agreement. Should District fail to conduct a final inspection within 10 business days after actually receiving notice of substantial completion, District's right to final inspection is waived.
- G. Final Cost Accounting. Developer will provide the actual cost of the Project to the District for Government Accounting Standards Board purposes at the end of construction.

5. Dedication and Acceptance

- A. As-Built Plans. After District's satisfactory final inspection, if any, and a notice of completion is recorded, Developer at its sole expense will provide District with one original mylar, two print copies and one electronic copy of final "as built" plans for the Project facilities.
- B. Offer to Dedicate. Developer at its sole expense will prepare and deliver to District, in forms acceptable to District, instruments that offer to dedicate and convey to District the whole of the Project facilities, together with all easements and rights of way as may be necessary to ensure access to and maintenance of the Project facilities.
- C. Liens and Releases. Before District's consideration to accept the offer to dedicate, Developer must ensure that the Project facilities and easements, if any, to be dedicated and transferred to District are free and clear of any and all liens and encumbrances.

- D. Guarantees, Repair and Replacement. In its offer to dedicate, Developer must represent, warrant and guarantee that the materials and the workmanship used in the construction of the Project facilities are good and workmanlike and otherwise fully meet the requirements of this Agreement. Developer must obtain from each of its contractors a warranty against defects for a one year period after the Notice of Completion is filed. Should a defect in the materials or workmanship become evident within one year, Developer shall require its contractors to remedy the defect pursuant to such warranties.
- E. Acceptance of Offer to Dedicate. If the Flood Control Facilities are completed in accordance with approved plans and specifications, as they may be modified pursuant to this Agreement, and provided that Developer complied with all its material obligations to District, District will accept Developer's offer to dedicate the Project facilities for public use. Upon District's acceptance of Developer's offer to dedicate, the Project facilities become District's property.

6. Indemnification and Transfer of Risk

- A. The Developer shall defend, indemnify and hold harmless the District its agents or officers and employees from any claim, action or proceeding against the District or its agents, officers or employees, to attack, set aside, void, or annul, in whole or in part, the District's approval of this Agreement.
- B. Developer shall hold District free of and harmless from all liability, judgments, costs, damages, claims or demands, including reasonable attorneys' fees, arising out of any act or omission of Developer, including its failure to comply with or perform its obligations under this Agreement. In the event District shall be made a party to any suit or other legal proceeding in connection with Developer's activities, other than a suit or proceeding resulting from the negligent or intentional act of District, its agents or employees, Developer shall, at District's request, defend and indemnify District therefrom.
- C. Developer has obtained an informal determination from the Department of Industrial Relations that the construction and dedication of the Project is not subject to prevailing wage requirements under the California Labor Code. Developer agrees and understands that its violation of any Labor Code provision regarding payment of prevailing wages can result in fines or damages being levied against District. Developer specifically agrees that the indemnification and defense obligations set forth in this Section include District's payment of any fines, penalties, or damages that might arise out of this Agreement or the public works contract administering construction of the Project related to Labor Code requirements.

7. Miscellaneous Provisions

- A. Relationship of Parties. Nothing in this Agreement may be construed to make District a partner or joint venturer with Developer; or render District liable for the debts or obligations of Developer or render Developer liable for the debts or obligations of District.
- B. Notices. Unless otherwise provided, all notices herein required must be in writing and delivered in person or sent by expedited mail service or certified mail, postage prepaid. Notices required to be given to District will be addressed as follows:

Matthew Griffin, PE
Engineering Manager
Santa Barbara County Flood Control & Water Conservation District
130 E. Victoria St., STE 200
Santa Barbara, CA 93101

Notices required to be given to the Developer will be addressed as follows:

Chris Jones, Vice President
LOS ALAMOS 59, LP
By: MHP Builders, Inc., It's General Partner
1885 California Street
Corona, CA 92881

Notices are deemed delivered three days after mailing in accordance with the provisions of this section. Any party may change such address by notice in writing to the other party and, thereafter notices will be addressed and transmitted to the new address.

- C. Binding Effect. The rights and the obligations set forth herein binds and inures to the benefit of all heirs, successors and assigns of the Parties.
- D. Headings. The headings provided in this Agreement are for convenience only and are not intended to augment or interpret the legally binding provisions.
- E. Severability. If any provision of this Agreement, or portion of it, or the application of it, to any person or circumstance, is to any extent be held invalid, inoperative or unenforceable, the remainder of this Agreement will not be affected. It will not be deemed that any such invalid provision affects the consideration for this Agreement. Each provision of this

Agreement is valid and enforceable to the fullest extent permitted by law.

- F. Interpretation and Governing Law. This Agreement is governed by and construed in accordance with the laws of the State of California. Any litigation arising out of this Agreement must be filed and heard in the County of Santa Barbara. This Agreement was negotiated at arm's length, and the parties had ample opportunity to review its contents with legal counsel. Therefore, the rule of construction which provides that ambiguities in an agreement are construed against the drafter of the document have no application in the interpretation of this Agreement.
- G. Integration; Amendment. There are no other agreements, understandings, representations or warranties by or among the parties with respect to the subject matter of this Agreement except as expressly set forth in this Agreement. This Agreement may be amended or modified only by a writing executed by each party to this Agreement.
- H. Further Assurances. Each party agrees to execute, acknowledge and deliver such other and further documents as may be necessary or appropriate to carry out the purposes and intent of this Agreement.
- I. Assignment. This Agreement may not be assigned or otherwise transferred by Developer without District's prior written consent, which District in its sole discretion and without penalty may withhold.
- J. Warranty of Authority. Each party represents and warrants to each other party that the person executing this Agreement on its behalf has full authority and power to execute and enter into this Agreement for that respective party. Upon execution by all parties, this Agreement becomes binding and enforceable according to its terms.
- K. Counterparts. This Agreement may be executed in two or more counterparts, each of which constitutes an original and all of which taken together constitutes one agreement.

IN WITNESS WHEREOF, the parties have executed this Agreement to be effective on the date executed by COUNTY.

ATTEST:

Mona Miyasato
County Executive Officer
Ex Officio Clerk of the Board of
Directors of the Santa Barbara
County Flood Control and Water
Conservation District

**SANTA BARBARA COUNTY FLOOD
CONTROL & WATER CONSERVATION
DISTRICT:**

By: _____
Deputy Clerk

By: _____
Das Williams, Chair, Board of
Directors

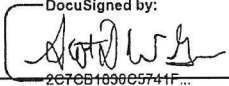
Date: _____

RECOMMENDED FOR APPROVAL:

Scott D. McGolpin
Public Works Director

DEVELOPER:

LOS ALAMOS 59, LP
By: MHP Builders, Inc., It's General
Partner

By:  _____
DocuSigned by: 2C76B1896E5741F...
Department Head

By:  _____
DocuSigned by: DBDF583AF06C4D4...
Authorized Representative

Name: Chris Jones

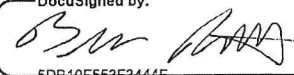
Title: Vice President

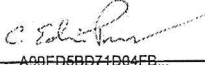
APPROVED AS TO FORM:

Rachel Van Mullen
County Counsel

**APPROVED AS TO ACCOUNTING
FORM:**

Betsy M. Schaffer, CPA
Auditor-Controller

By:  _____
DocuSigned by: 5DB40F553F3444F...
Deputy County Counsel

By:  _____
DocuSigned by: A99ED5BD71D04FB...
Deputy

APPROVED AS TO FORM:

Greg Milligan, ARM
Risk Manager

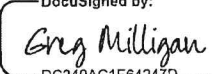
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DocuSigned by: DC240AC1E64247D...
Greg Milligan, Risk Management

EXHIBIT A

Legacy Estates Tract 14,608 Offsite Storm Drain Improvements Sheets 1-13 dated
November 24, 2015

Exhibit A

LEGACY ESTATES TRACT NO. 14,608 OFFSITE STORM DRAIN IMPROVEMENTS LOS ALAMOS, CALIFORNIA

SHEET INDEX

- 1. TITLE SHEET AND GENERAL NOTES
- 2. EXISTING AND PROPOSED STORM DRAINAGE
- 3. EXISTING AND PROPOSED STORM DRAINAGE
- 4. EXISTING AND PROPOSED STORM DRAINAGE
- 5. EXISTING AND PROPOSED STORM DRAINAGE
- 6. EXISTING AND PROPOSED STORM DRAINAGE
- 7. EXISTING AND PROPOSED STORM DRAINAGE
- 8. EXISTING AND PROPOSED STORM DRAINAGE
- 9. EXISTING AND PROPOSED STORM DRAINAGE
- 10. EXISTING AND PROPOSED STORM DRAINAGE
- 11. EXISTING AND PROPOSED STORM DRAINAGE
- 12. EXISTING AND PROPOSED STORM DRAINAGE
- 13. EXISTING AND PROPOSED STORM DRAINAGE
- 14. EXISTING AND PROPOSED STORM DRAINAGE
- 15. EXISTING AND PROPOSED STORM DRAINAGE

LEGEND



CONSTRUCTION NOTES

- CONTRACTOR SHALL PROVIDE STANDARD PLAN (SHEET 1) THROUGH (SHEET 15) FOR THE IMPROVEMENTS TO THE STORM DRAINAGE SYSTEM. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AGENCIES AND THE COUNTY OF SANTA BARBARA.
- EXISTING AND PROPOSED STORM DRAINAGE SHALL BE SHOWN ON ALL SHEETS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE LOCATION AND DEPTH OF ALL EXISTING STORM DRAINS AND MANHOLES.
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KEY MAP SCALE 1" = 200'



DESIGNED BY: BRUNA M. DANIELS, DATE: 12-14-15
 CHECKED BY: [Signature], DATE: [Blank]
 COUNTY OF SANTA BARBARA FLOOD CONTROL DISTRICT

GENERAL NOTES

- ALL RETROFITTED SPECIFICATIONS, CODES, DRAWINGS AND DETAILS SHALL BE INCORPORATED INTO THESE PLANS AND MADE A PART HEREOF AS IF SPILLED OUT OR DELIVERED IN THEIR ENTIRETY HEREON.
- CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AGENCIES AND THE COUNTY OF SANTA BARBARA.
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SURVEYOR'S NOTES

- THE BOUNDARY HEREON WAS SURVEYED BY POWERD & SMITH IN A FIELD SURVEY UNDERGROUND IN THE MONTH OF JULY 2008 AT THE REQUEST OF MARK BUNOCH.
- BOOK 2E, PAGE 10
- BOOK 2E, PAGE 11
- BOOK 2E, PAGE 12
- BOOK 2E, PAGE 13
- BOOK 2E, PAGE 14
- BOOK 2E, PAGE 15
- BOOK 2E, PAGE 16
- BOOK 2E, PAGE 17
- BOOK 2E, PAGE 18
- BOOK 2E, PAGE 19
- BOOK 2E, PAGE 20
- BOOK 2E, PAGE 21
- BOOK 2E, PAGE 22
- BOOK 2E, PAGE 23
- BOOK 2E, PAGE 24
- BOOK 2E, PAGE 25
- BOOK 2E, PAGE 26
- BOOK 2E, PAGE 27
- BOOK 2E, PAGE 28
- BOOK 2E, PAGE 29
- BOOK 2E, PAGE 30
- BOOK 2E, PAGE 31
- BOOK 2E, PAGE 32
- BOOK 2E, PAGE 33
- BOOK 2E, PAGE 34
- BOOK 2E, PAGE 35
- BOOK 2E, PAGE 36
- BOOK 2E, PAGE 37
- BOOK 2E, PAGE 38
- BOOK 2E, PAGE 39
- BOOK 2E, PAGE 40
- BOOK 2E, PAGE 41
- BOOK 2E, PAGE 42
- BOOK 2E, PAGE 43
- BOOK 2E, PAGE 44
- BOOK 2E, PAGE 45
- BOOK 2E, PAGE 46
- BOOK 2E, PAGE 47
- BOOK 2E, PAGE 48
- BOOK 2E, PAGE 49
- BOOK 2E, PAGE 50
- BOOK 2E, PAGE 51
- BOOK 2E, PAGE 52
- BOOK 2E, PAGE 53
- BOOK 2E, PAGE 54
- BOOK 2E, PAGE 55
- BOOK 2E, PAGE 56
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- BOOK 2E, PAGE 58
- BOOK 2E, PAGE 59
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- BOOK 2E, PAGE 61
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- BOOK 2E, PAGE 65
- BOOK 2E, PAGE 66
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- BOOK 2E, PAGE 68
- BOOK 2E, PAGE 69
- BOOK 2E, PAGE 70
- BOOK 2E, PAGE 71
- BOOK 2E, PAGE 72
- BOOK 2E, PAGE 73
- BOOK 2E, PAGE 74
- BOOK 2E, PAGE 75
- BOOK 2E, PAGE 76
- BOOK 2E, PAGE 77
- BOOK 2E, PAGE 78
- BOOK 2E, PAGE 79
- BOOK 2E, PAGE 80
- BOOK 2E, PAGE 81
- BOOK 2E, PAGE 82
- BOOK 2E, PAGE 83
- BOOK 2E, PAGE 84
- BOOK 2E, PAGE 85
- BOOK 2E, PAGE 86
- BOOK 2E, PAGE 87
- BOOK 2E, PAGE 88
- BOOK 2E, PAGE 89
- BOOK 2E, PAGE 90
- BOOK 2E, PAGE 91
- BOOK 2E, PAGE 92
- BOOK 2E, PAGE 93
- BOOK 2E, PAGE 94
- BOOK 2E, PAGE 95
- BOOK 2E, PAGE 96
- BOOK 2E, PAGE 97
- BOOK 2E, PAGE 98
- BOOK 2E, PAGE 99
- BOOK 2E, PAGE 100

EARTHWORK QUANTITIES

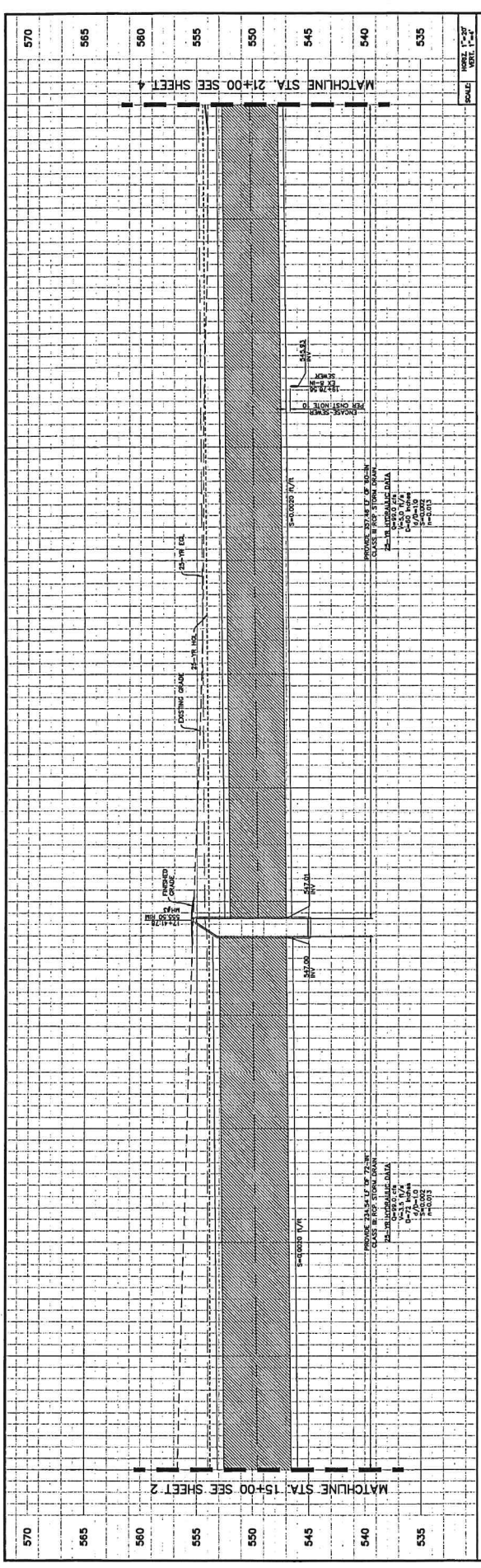
CUT	ADJUSTED FILL	= 2811 CY
NET		= 2457 CY (SHORT)
QUANTITIES BASED ON THE BENCHMARK		

TITLE SHEET AND GENERAL NOTES

OFFSITE STORM DRAIN IMPROVEMENTS
 LEGACY ESTATES TRACT NO. 14,608
 COUNTY OF SANTA BARBARA
 SHEET 1 OF 13
 DATE: NOVEMBER 24, 2015



REVIEWED BY: [Signature]
 COUNTY OF SANTA BARBARA
 DATE: [Blank]



CONSTRUCTION NOTES

- PROVIDE 72-IN. I.D. CLASS II RCP STORM DRAIN PER PLAN AND PROFILE. TRENCH SHALL BE 18-IN. DEEP. PROVIDE 18-IN. MIN. COVER OVER TOP OF DRAIN. MANHOLE SHALL BE 48-IN. DIA. CONCRETE. PROVIDE 18-IN. MIN. COVER OVER TOP OF DRAIN. MANHOLE SHALL BE 48-IN. DIA. CONCRETE. PROVIDE 18-IN. MIN. COVER OVER TOP OF DRAIN. MANHOLE SHALL BE 48-IN. DIA. CONCRETE.
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- MAINTAIN 1" MIN. CLEARANCE BETWEEN EXISTING 30-IN. AND NEW 60-IN. DRAIN. DISPOSE EXISTING DRAIN BY CONCRETE AS NECESSARY IF LESS THAN 1" OF CLEARANCE. PROVIDE 18-IN. MIN. COVER OVER TOP OF DRAIN. MANHOLE SHALL BE 48-IN. DIA. CONCRETE. PROVIDE 18-IN. MIN. COVER OVER TOP OF DRAIN. MANHOLE SHALL BE 48-IN. DIA. CONCRETE.
- COMPACTED FILL PER DETAIL A, SHEET 12, WIDTH PER PLAN.

NOTES:

- LINE DISTANCES ARE FROM CENTER TO CENTER OF MANHOLES.
- COVERS OF 18-IN. DIA. EXISTING MANHOLES, LOCATED 30" FROM THE CENTER OF THE EXISTING MANHOLE, THE CENTER OF THE EXISTING MANHOLE, THE CENTER OF THE EXISTING MANHOLE, THE CENTER OF THE EXISTING MANHOLE.
- 30" RCP MANHOLE DATA INCLUDES 18" RCP EFFECT FROM 30" FROM CENTER OF MANHOLE TO CENTER OF THE OVERALL STRUCTURE.
- FLOOD CONTROL TO OWN ALL RCP MANHOLES SHALL BE MAINTAINED BY THE OWNER. ALL OTHER PIPES SHALL BE MAINTAINED BY THE OWNER.
- THE DRAINAGE BASIN AND ASSOCIATED PIPING SHALL BE MAINTAINED BY THE OWNER.

Know what's below. Call before you dig.

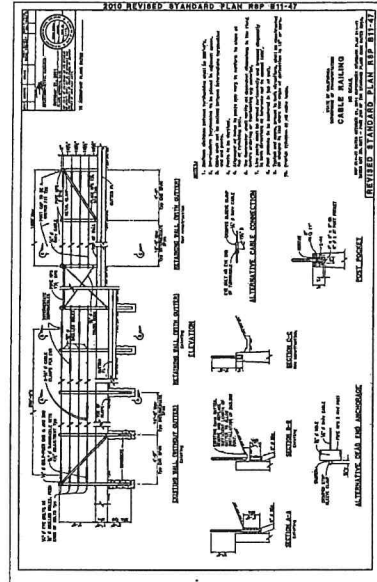
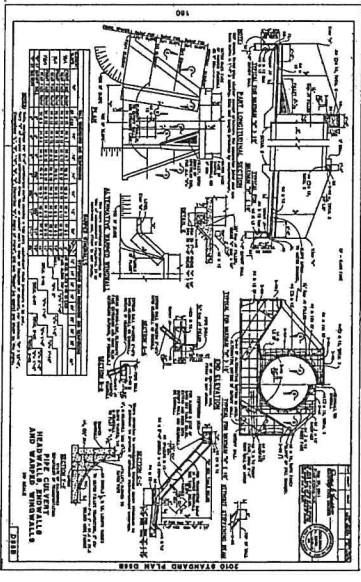
STANTEC PROJECT NO. 17-0000000000
SHEET 3 OF 13
PLAN DATE NOVEMBER 24, 2015
LEGACY ESTATES TRACT NO. 14,608
LSP PALMERA, COUNTY OF SANTA BARBARA, CALIFORNIA

COUNTY OF SANTA BARBARA
REVIEWED BY: _____ DATE: _____
SIGNATURE: _____

Stantec
2040 South West Way, Suite 107, Santa Ana, CA 92705
Phone (951) 262-2328

DESIGN BY: CHENG, EDEX
PROJECT: BARBARA M. DANIELSEN, 12-11-17
DRAWN BY: _____ DATE: 12-11-17
CHECKED BY: _____ DATE: _____
SCALE: 1"=20'

APPROVED BY: _____ DATE: _____
PROJECT: BARBARA M. DANIELSEN, 12-11-17
DRAWN BY: _____ DATE: 12-11-17
CHECKED BY: _____ DATE: _____
SCALE: 1"=20'



NOTES:
 1. ALUMINUM CABLE CONNECTORS SHALL BE USED AT ALL RAILING POST CONNECTIONS.
 2. ALUMINUM CABLE SHALL BE USED AT ALL RAILING POST CONNECTIONS.
 3. RAILING POSTS SHALL BE 4x4 INCHES IN SIZE AND SHALL BE WELDED TO THE TRASH RACK.
 4. RAILING CABLES SHALL BE 1/2 INCH IN SIZE AND SHALL BE WELDED TO THE TRASH RACK.
 5. RAILING CABLES SHALL BE 1/2 INCH IN SIZE AND SHALL BE WELDED TO THE TRASH RACK.

**HEADWALL AND CABLE RAILING - CALTRANS STANDARD
 PLANS DB6B AND B11-47**

SCALE: NTS

NO.	DATE	REVISIONS

COUNTY OF SANTA BARBARA FLOOD CONTROL
 REVISIONS

DESIGN BY: *[Signature]*
 CHECKED BY: *[Signature]*
 DATE: 12-11-15

2-000 GENERAL TRENCH NOTES

APPROVED BY: *[Signature]*
 COUNTY OF SANTA BARBARA, CA - DEPARTMENT OF PUBLIC WORKS - TRANSPORTATION

NOTES REFER TO 2-000 FOR ADDITIONAL NOTES

1. ALL TRENCHES SHALL BE 2-400 FOR EXISTING PAVED ROADS
2. ALL TRENCHES SHALL BE 2-400 FOR NEW ROADS AND FOR REELECTRIC STRIPING
3. ALL TRENCHES SHALL BE 2-400 FOR NEW ROADS AND FOR REELECTRIC STRIPING
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2-020 PIPE BEDDING DETAILS

APPROVED BY: *[Signature]*
 COUNTY OF SANTA BARBARA, CA - DEPARTMENT OF PUBLIC WORKS - TRANSPORTATION

NOTES REFER TO 2-000 FOR ADDITIONAL NOTES

1. TRENCH WIDTH SHALL BE SUFFICIENT TO FULLY ENCLOSE THE PIPE AND ALLOW COMPACTOR ACCESS TO THE SIDING
2. THE SIDING SHALL BE 4 INCHES THICK AND SHALL BE COMPACTED TO 95% RELATIVE COMPACTION
3. THE SIDING SHALL BE 4 INCHES THICK AND SHALL BE COMPACTED TO 95% RELATIVE COMPACTION
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20. THE SIDING SHALL BE 4 INCHES THICK AND SHALL BE COMPACTED TO 95% RELATIVE COMPACTION

2-030 TRENCHES FOR EXISTING PAVED ROADS

APPROVED BY: *[Signature]*
 COUNTY OF SANTA BARBARA, CA - DEPARTMENT OF PUBLIC WORKS - TRANSPORTATION

NOTES REFER TO 2-000 FOR ADDITIONAL NOTES

1. ALL TRENCHES SHALL BE 2-400 FOR EXISTING PAVED ROADS
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2-040 TRENCHES FOR NEW ROADS

APPROVED BY: *[Signature]*
 COUNTY OF SANTA BARBARA, CA - DEPARTMENT OF PUBLIC WORKS - TRANSPORTATION

NOTES REFER TO 2-000 FOR ADDITIONAL NOTES

1. ALL TRENCHES SHALL BE 2-400 FOR NEW ROADS
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2-050 OFFSITE STORM DRAIN IMPROVEMENTS

APPROVED BY: *[Signature]*
 COUNTY OF SANTA BARBARA, CA - DEPARTMENT OF PUBLIC WORKS - TRANSPORTATION

NOTES REFER TO 2-000 FOR ADDITIONAL NOTES

1. ALL TRENCHES SHALL BE 2-400 FOR OFFSITE STORM DRAIN IMPROVEMENTS
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20. ALL TRENCHES SHALL BE 2-400 FOR OFFSITE STORM DRAIN IMPROVEMENTS

STANTEC PROJECT NO. 2014-15400
 SHEET 10 OF 13
 PLAN DATE: NOVEMBER 24, 2015
 COUNTY OF SANTA BARBARA
 LEGACY ESTATES TRACT NO. 14,808
 LOS ALAMOS, COUNTY OF SANTA BARBARA, CALIFORNIA

REVISIONS

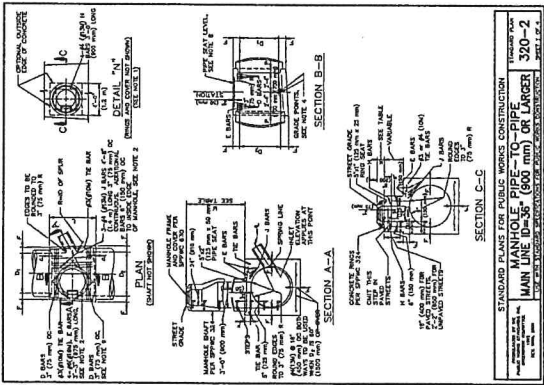
DATE

SIGNATURE

DATE



Know what's below.
 Call before you dig.



STANDARD PLANS FOR PUBLIC WORKS CONSTRUCTION

MANHOLE PIPE-TO-PIPE OR LARGER

320-2

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

TABLE OF VALUES FOR M (SEE NOTES 1)

SECTION	MAX	MIN	MIN	MIN
C-C	11'-0" (3302 mm)	8'-0" (2438 mm)	10'-0" (3048 mm)	12'-0" (3658 mm)
B-B	11'-0" (3302 mm)	8'-0" (2438 mm)	10'-0" (3048 mm)	12'-0" (3658 mm)
A-A	11'-0" (3302 mm)	8'-0" (2438 mm)	10'-0" (3048 mm)	12'-0" (3658 mm)

NOTE 1: MANHOLE SHALL BE 36" DIA. UNLESS OTHERWISE SPECIFIED.

NOTE 2: CENTER OF MANHOLE SHALL BE LOCATED OVER CENTER LINE OF STREET UNLESS OTHERWISE SPECIFIED.

NOTE 3: MANHOLE SHALL BE 36" DIA. UNLESS OTHERWISE SPECIFIED.

NOTE 4: MANHOLE SHALL BE 36" DIA. UNLESS OTHERWISE SPECIFIED.

NOTE 5: MANHOLE SHALL BE 36" DIA. UNLESS OTHERWISE SPECIFIED.

NOTE 6: MANHOLE SHALL BE 36" DIA. UNLESS OTHERWISE SPECIFIED.

NOTE 7: MANHOLE SHALL BE 36" DIA. UNLESS OTHERWISE SPECIFIED.

NOTE 8: MANHOLE SHALL BE 36" DIA. UNLESS OTHERWISE SPECIFIED.

NOTE 9: MANHOLE SHALL BE 36" DIA. UNLESS OTHERWISE SPECIFIED.

NOTE 10: MANHOLE SHALL BE 36" DIA. UNLESS OTHERWISE SPECIFIED.

NOTE 11: MANHOLE SHALL BE 36" DIA. UNLESS OTHERWISE SPECIFIED.

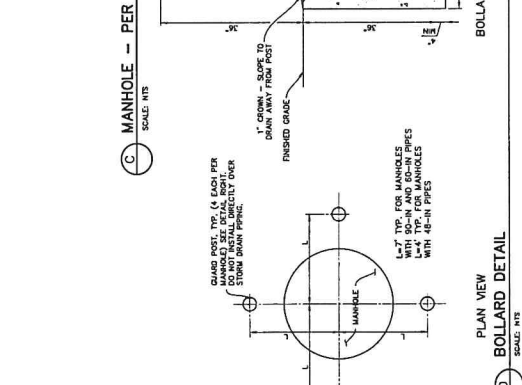
NOTE 12: MANHOLE SHALL BE 36" DIA. UNLESS OTHERWISE SPECIFIED.

STANDARD PLANS FOR PUBLIC WORKS CONSTRUCTION

MANHOLE PIPE-TO-PIPE OR LARGER

320-2

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

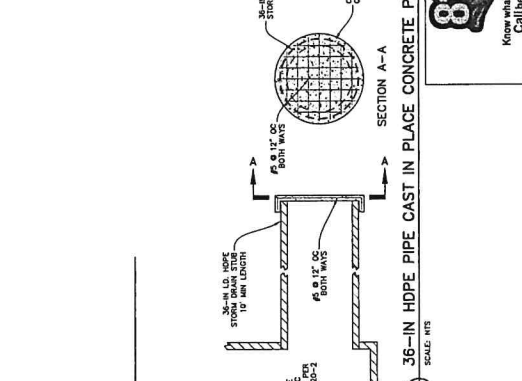
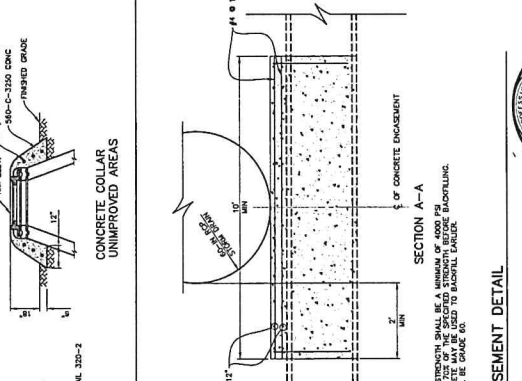
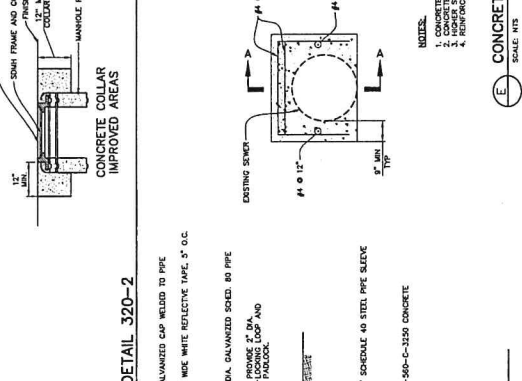


STANDARD PLANS FOR PUBLIC WORKS CONSTRUCTION

MANHOLE PIPE-TO-PIPE OR LARGER

320-2

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



STANDARD PLANS FOR PUBLIC WORKS CONSTRUCTION

MANHOLE PIPE-TO-PIPE OR LARGER

320-2

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

STANDARD PLANS FOR PUBLIC WORKS CONSTRUCTION

MANHOLE PIPE-TO-PIPE OR LARGER

320-2

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

STANDARD PLANS FOR PUBLIC WORKS CONSTRUCTION

MANHOLE PIPE-TO-PIPE OR LARGER

320-2

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

STANDARD PLANS FOR PUBLIC WORKS CONSTRUCTION

MANHOLE PIPE-TO-PIPE OR LARGER

320-2

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

STANDARD PLANS FOR PUBLIC WORKS CONSTRUCTION

MANHOLE PIPE-TO-PIPE OR LARGER

320-2

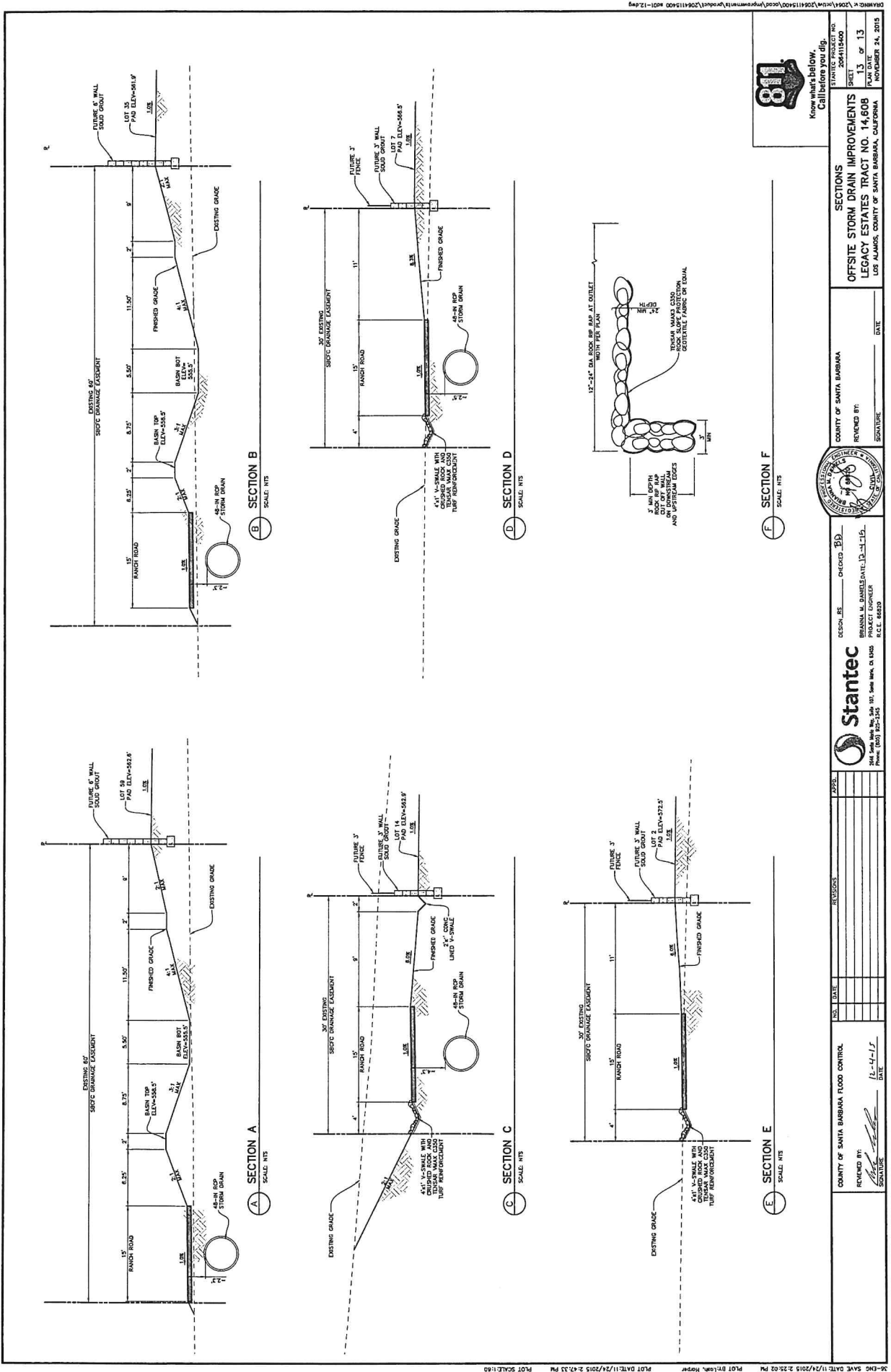
SCALE: 1/2" = 1'-0"

STANDARD PLANS FOR PUBLIC WORKS CONSTRUCTION

MANHOLE PIPE-TO-PIPE OR LARGER

320-2

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



SECTION A SCALE: NTS
 SECTION B SCALE: NTS
 SECTION C SCALE: NTS
 SECTION D SCALE: NTS
 SECTION E SCALE: NTS
 SECTION F SCALE: NTS

STANTEC PROJECT NO. 15-0113400
 SHEET 13 OF 13
 PLAN DATE NOVEMBER 24, 2015

Know what's below.
 Call before you dig.

SECTIONS
 OFFSITE STORM DRAIN IMPROVEMENTS
 LEGACY ESTATES TRACT NO. 14,608
 LOT 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100

COUNTY OF SANTA BARBARA
 REVIEWED BY: _____ DATE: _____
 SIGNATURE: _____

DESIGNED BY: _____ CHECKED BY: _____
 BRANNA M. DANIELS DATE: 12-11-15
 PROJECT ENGINEER
 P.C.E. 4820

Stantec
 2041 Santa Barbara Way, Suite 101, Santa Barbara, CA 93101
 Phone: (805) 325-5345

COUNTY OF SANTA BARBARA FLOOD CONTROL
 REVIEWED BY: _____ DATE: 12-11-15
 SIGNATURE: _____

DATE: _____
 TIME: _____
 REVISIONS: _____

36-ENG SAVE DATE: 11/27/2015 2:25:02 PM
 PLOT DATE: 11/24/2015 2:47:33 PM
 PLOT SCALE: 1:60