# GRADING & DRAINAGE P L A N
# PROJECT NAME/LOCATION
## TRACT XXXX
## SAN JOSE, CA

## CITY STANDARD GRADING & DRAINAGE NOTES:

Note: This drawing is approved subject to:

1. All grading is subject to observation by the City. Permittee or representative shall notify the City of San Jose Department of Public Works Project Inspector at least 48 hours before start of any grading.

   The Project Inspector is _____ Voicemail No. (408) 975- _____

2. Approval of this plan applies only to (A) the excavation, placement, and compaction of natural earth materials, (B) the installation of on-site (i.e. private property) storm water conveyance and treatment facilities that are outside of the 5-foot Building envelope, and (C) the installation of retaining structures. This approval does not confer any rights of entry to either public property or the private property of others. Approval of this plan also does not constitute approval of any improvements with the exception of those listed above. Proposed improvements, with the exception of those listed above, are subject to review and approval by the responsible authorities and all other required permits shall be obtained.

3. Unless otherwise noted on the plan, any depiction of a retaining structure on this plan shall not constitute approval for construction of the retaining structure unless a separate structural review, by the Department of Public Works is completed and approved

4. It shall be the responsibility of the Permittee or agent to identify, locate and protect all underground facilities.

5. The permittee or agent shall maintain the streets, sidewalks and all other public rights-of-way in a clean, safe and usable condition. All spills of soil, rock or construction debris shall be removed from the publicly owned property during construction and upon completion of the project. All adjacent property, private or public shall be maintained in a clean, safe and usable condition.

6. All grading shall be performed in such a manner as to comply with the standards established by the Air Quality Management District for airborne particulates.

7. This project has been designed to comply with the Flood Hazard Area Regulations as stated in Chapter 17.08 of the San Jose Municipal Code.

8. All known well locations on the site have been included and such wells shall be maintained or abandoned according to current regulations administered by the Santa Clara Valley Water District. Call (408) 265-2600 Extension 2660 to arrange for District observation of all well abandonments.

9. In the event that Human Remains and/or Cultural Materials are found, all project-related construction should cease within a 100-foot radius. The contractor shall, pursuant to section 7050.5 of the Health and Safety code, and section 5097.94 of the Public Resources Code of the State of California, notify the Santa Clara County Coroner immediately.

10. This plan does not approve the removal of trees. Appropriate tree removal permits and methods of tree preservation should be obtained from the City's Planning Department and the City Arborist.

11. For non-residential projects, any non-hazardous export resulting from project related excavation or land clearing shall be 100% reused and recycled per California Green Building Standards Code section 5.408.

12. Civil Engineer Information and Statements:
   A. The Civil Engineer for this project is: (Name and Address)
   _____

   B. This Rough Grading Plan has been prepared under the direction of a licenced engineer and designed based on the recommendations of the referenced project Geotechnical Report.

   C. The stormwater conveyance system has been designed in accordance with the appropriate Building and Plumbing Codes or has been proven to be designed with adequate capacity through signed and sealed hydraulic calculations.

13. Soils Engineer Information and Requirements:
   A. The Soil Engineer for this project is: (Name and Address)
   _____

   B. The Geotechnical Report for this project is:
   _____

   C. All grading work shall conform to the recommendations of the project Geotechnical Report and/or the project Soil Engineer.

   D. All grading work shall be observed and approved by the Soil Engineer. The Soil Engineer shall be notified at least 48 hours before beginning any grading. Unobserved and/or unapproved grading work shall be removed and replaced under observation.

14. A post construction "Final" Report is required by the Director of Public Works from a Civil Engineer retained by the owner to observe the construction stating:

   A. "That the construction conforms to the lines and grades on the approved plans;" or

   B. "that all significant changes were reviewed and approved in advance by the Department of Public Works" and the Civil Engineer shall submit a "Record Drawing" plan.

15. A post construction "Final" Report is required by the Director of Public Works from a Soil Engineer, and also from an Engineering Geologist if the project is in a Geologic Hazard Zone, stating:

   A. "that the anticipated conditions and materials and actual site conditions and materials were compatible," and supply supporting data; or

   B. "that the design was modified to meet the new conditions and was reviewed and approved in advance by the Department of Public Works;" and provide supporting data for these statements.

16. According to the City's Waste Water Ordinance, the use of potable (piped or hydrant) water for building or construction purposes including consolidation of backfill or dust control is prohibited.

   Reclaimed water is available (on a cost recovery basis) from the City's Environmental Services Department, Water Pollution Control Division located at 700 Los Esteros Road. For more information, please call Eric Hansen at (408) 363-4714.

   An application for an Exception Permit to approve use of hydrant water can be considered in the PW Development Services Office. Fax-back service is provided for this permit application – contact (408) 535-7802.

17. A Haul Route Permit is required for all projects moving more than 10,000 C.Y. of earth. This Grading Permit is invalid without the Haul Route Permit. Haul Route Permits should be obtained from the City's Transportation Department.

18. Grading will not be allowed between October 1st and April 30th of any year without Erosion Control plans and measures approved by the Director of Public Works. Stormwater pollution prevention measures in accordance with City specifications and with the document "Clean Bay Blueprint" shall be implemented throughout the year to the satisfaction of the Director of Public Works.

19. A post construction "as-built" plan is required by the Director of Public Works from a Civil or Soils Engineer retained by the owner to provide the final horizontal and vertical locations of the improvements approved with this plan such as subdrains, on-site storm water conveyance and treatment systems, and on-site retaining structures.

LOCATION MAP

### LEGEND:

| EXISTING | (Symbol Size May Vary) | PROPOSED |
|---|---|---|
| | Property Boundary | |
| | Lot Line | |
| | Curb & Gutter | |
| | Storm Drain | |
| | Swale | |
| | Cut / Fill Transition | |
| △ | City Standard Curb Inlet | ▲ |
| □ | Field Inlet / Flat Grate Inlet | ■ |
| | Area Drain | |
| ◎ | Storm Manhole | ◎ |
| | Direction of Surface Drainage | |
| | Overland Release | |
| 10 | Contour | 10 |
| | Limit of Grading | |
| | Retaining Wall | |

### ABBREVIATION:

| | | | |
|---|---|---|---|
| CI | Curb Inlet | PVC | Poly Vinyl Chloride |
| CL | Center Line | PUE | Public Utility Easement |
| CS | Concrete Surface | PVC | Polyvinyl Chloride |
| FF | Finished Floor | RCP | Reinforced Concrete Pipe |
| FL | Flow Line | RG | Rough Grade |
| GB | Grade Break | R/W | Right-of-Way |
| GS | Garage Slab | SD | Storm Drain |
| HM | Hydromodification Management Control | SDMH | Storm Drain Manhole |
| | | TC | Top of Curb |
| HP | High Point | TCM | Treatment Control Measure |
| LP | Low Point | TDC | Top of Depressed Curb |
| PL | Property Line | TVC | Top of Vertical Curb |
| PSE | Public Service Easement | | |

APPROVED FOR GRADING
AND DRAINAGE ONLY
DEPARTMENT OF PUBLIC WORKS
CITY OF SAN JOSE, CALIFORNIA

Project Engineer _____ Date _____

Permit Number _____ Expiration Date _____

To Be Used on All Projects Unless Project in Geohazard Zone.

GEOTECHNICAL ENGINEER OF RECORD

THIS PLAN HAS BEEN REVIEWED AND FOUND TO BE IN GENERAL CONFORMANCE WITH THE INTENT AND PURPOSE OF THE GEOTECHNICAL REPORT.

PREPARED BY _____

BY G.E. # _____ DATE _____

To Be Used If Project In Geohazard Zone.

ENGINEERING GEOLOGIST AND GEOTECHNICAL ENGINEER OF RECORD

THIS PLAN HAS BEEN REVIEWED AND FOUND TO BE IN GENERAL CONFORMANCE WITH THE INTENT AND PURPOSE OF THE GEOTECHNICAL AND GEOLOGIC REPORT.

PREPARED BY _____ DATE _____

BY C.E.G. # _____ BY G.E. # _____

EARTH WORK QUANTITIES
CUT: XXX CY
FILL: XXX CY
EXPORT: XXX CY
IMPORT: XXX CY

NOTE: EARTHWORK QUANTITIES SHOWN ARE APPROXIMATE. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO INDEPENDENTLY ESTIMATE QUANTITIES FOR HIS/HER OWN USE.

REVISIONS | DATE | CSJ | BY

REGISTERED PROFESSIONAL ENGINEER
OWNER'S NAME XXXXXXXX
Exp. XX/XX/XX
No. XXXXX
CIVIL
STATE OF CALIFORNIA

DEVELOPER'S INFORMATION

CONSULTANT'S INFORMATION

GRADING & DRAINAGE PLAN
TITLE OF PROJECT
TITLE OF SHEET

SAN JOSE | CALIFORNIA
Project No.: | Designed: XX | Checked: XX | Date: XX/XX/XX

SHEET
XX
Of XX SHEETS

PW PROJECT #
3-XXXXX

REV. DATE: JULY 2011

PW PROJECT #
3-XXXXX

SHEET
XX
Of XX SHEETS

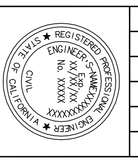
GRADING & DRAINAGE PLAN
TITLE OF PROJECT
TITLE OF SHEET

SAN JOSE CALIFORNIA

| Project No.: | Designed: XX | Checked: XX | Date: XX/XX/XX |
|---|---|---|---|

CONSULTANT'S
INFORMATION

DEVELOPER'S
INFORMATION




| | BY | CSJ | DATE | REVISIONS |
|---|---|---|---|---|
| △ | | | | |
| △ | | | | |
| △ | | | | |
| △ | | | | |
| △ | | | | |