# **TENANT IMPROVEMENTS - PRECISE GRADING** AMAZON DCX-7 990 FRANCISCO ST., LOS ANGELES

### GENERAL SPECIFICATIONS FOR ALL GRADING PLANS

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- A. "GENERAL SPECIFICATIONS FOR ALL GRADING PLANS" -- DEPARTMENT BUILDING AND SAFETY FORM B-164 IS A PART

- C. STORAGE STORAGE STATUS OF ALL GRADING PLANS" -- DEPARTMENT BULDING AND SAFETY FORM 8-164 IS A PART THE PLANS 8 ALL GRADING SLOPES SHALL BE PLANTED AND SPRINGLERED. SEE 50, 37021 50. 000 PLIL DIS 40. 000 PLANTED AND SPRINGLERED. SEE 50, 37021 50. 000 PLIL DIS 40. 000 PLANTED AND SPRINGLERED. SEE 50, 37021 50. 000 PLIL DIS 40. 000 PLANTED AND SPRINGLERED. SEE 50, 37021 50. 000 PLIL DIS 40. 000 PLANTED AND SPRINGLERED. SEE 50, 37021 50. 000 PLIL DIS 40. 000 PLANTED AND SPRINGLERED AND SPRINGLERED THE SOTION EXCAVATION. 50. 000 PLIL DIS 40. 000 PLANTED AND SPRINGLERED AND SPRINGLERED AND APPRICED AND APPRICED THE SOTION EXCAVATION. 50. 000 PLIL DIS 40. 000 PLANTED AND SPRINGLERED AND S
- FILL INSPECTION: AFTER THE FILL EMPLACEMENT IS STARTED, BUT BEFORE THE VERTICAL HEIGHT OF THE LIFT EXCEEDS

- UNE. E. SPECIAL CASES WHERE THE WORK, IN THE OPINION OF THE BUILDING OFFICIAL, INVOLVES UNUSUAL HAZAROS OR CONDITIONS, FOR EXAMPLE, ALL SHORING, UNDERPINNING, AND SLOT CUTTING WORK REQUIRES THE PRESENCE OF A DEDITY OF DATURE INSPECTOR. CONDITIONS. DEPOIT GRADING INSPECTION. BY THE SOILS ENGINEER/GEOLOGIST IS REQUIRED FOR EXCAVATIONS, REMOVAL AND RECOMPACTION.
- ISSUANCE OF GERIFICATE IF, UPON FINAL INSPECTION OF ANY EXCAVATION OR FILL, IT IS FOUND THAT THE WORK AUTHORIZED BY THE GRAUND FREMIT HAS BEEN SATISFACTORILY COMPLETED IN ACCORDANCE WITH REQUIREMENTS OF THIS CODE, A GRAUND GERIFICHTIC CONTENNIS SUCH WASK SHALL BE ISSUED IN THE SUPERITINDIAN OF BULDANG UPON THE GRAUNDES AS SEAVANTE CONTENTIATE WILL BE ISSUED FOR EACH LOT FOR NHOM BULDANG PERMITS AND EXPLOSITE OF MALE DATA FROM TO THE COMPLETE ON A THE SUPERITINDIAN

#### LEGAL DESCRIPTION

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE CITY OF LOS ANGELES, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

SIGNATURE

SOILS ENGINEER:

- PARCEL 1: PARCEL 1: SHOWN ON PARCEL MAP NO. 4760, IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORMIL AS PER MAP FILED IN BOOK 128, PAGE 23 OF PARCEL MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF ANYR 7351-044-067

Know what's b

BENCHMARK.

DDRESS:	990	FRANCISCO	STREET
8	Ð	6	

CITY OF LOS ANGELES BENCHMARK NO. "21-02291

ELEVATION = 49.776 FEET (NAVD '88 / 2014 ADJ.)

AND TAG IN SOUTHEAST CURB RETURN KNOX STREET AND IANDIE AVENUE: 13.0 FEET NORTH OF BOR SOUTH OF KNOX STR

elow. re you dig.	THIS PLAN HAS BEEN REVIEWED AND CONFORMS TO RECOMMENDATIONS OF SOILS ENGINEERING/GEOLOGIC REPORTS. DATED 0X/XX/19 PROJECT NO. XXXXX-XX

5	NOTICE TO CONTRACTOR
	SUBSTRUCTURE DEMOLITION NOTE:
¥	

ALL UNDERGROUND CONTRACTORS SHALL BE ANWRE THAT PROPOSED UITUTY LINES PASS THROUGH UNDERGROUND BANDONED FOUNDATIONS. SOME DOWUTION OF THESE FOUNDATIONS MULL BE REQUERD IN UTUTY INSTALTANK MENS STRUTTURES ARE RECOMPTIENED, INDERGROUND CONTRACTORS SHALL OF UTUTY INSTALLANK MENS STRUTTURES ARE RECOMPTIENED, INDERGROUND CONTRACTORS SHALL DUBERGROUND WORK. AFTER DEMOLITION, CONTRACTOR SHALL MOVE BACK IN AND COMPLETE UNDERGROUND WORK.

ALL CONTRACTORS AND SUBCONTRACTORS PERFORMING WORK SHOWN ON OR RELATED TO THESE PLANS SHALL CONDUCT THEIR OPERATIONS SO THAT ALL DAVIDUESS ARE PROVIDED A SAFE PLACE TO WORK AND THE PUBLIC IS PROTOCIDID. THEY MUST GENE'THE COULTRIDMA, SAFET VAD HELLIT REQUILIDIONS OF THE U.S. DEPARTMENT OF LUADR AND CALIFORMA STATE INOUSTRIAL RELATIONS "CONSTRUCTION AND SAFET VORDER" MONEEPT HE LONGMER HANGLISS FORM ANY PROGLEMS.

The contraction functions and the source of the source of the source of the contraction of the source of the sourc

PRIOR TO ANY WORK BEING DONE WITHIN THE METROPOLITAN WATER DISTRICT'S EASEMENT, TWO WORKING DAYS MOTIFICATION MUST BE GIVEN TO MR. KIMBERLY ROSE OF THE WATER SYSTEMS OPERATION GROUP, TELEPHONE (32) 276-7604.

#### NOTICE TO CONTRACTOR PONSIBILITY TO REVIEW THE GRADING PLANS AND SOILS REPORT

VOLGELY PRIOR TO SITE MOBILIZATION. IT IS ALSO THE GRADING CONTRACTOR'S RESPONSIBILITY TO Y' THE CIVIL AND SOLS ENGINEERS IF ONSITE DISCREPANCIES ARE OBSERVED THAT WOULD AFFECT CARDINING CONTRACTOR'S RESPONSIBILITY TO INDERED CALCULATED AND A UNAL DESCRIPTIONAL RECENTED THAT WOULD PETCE DESTRUCTIONAL DESCRIPTION OF A DESCRIPTION OF A DESCRIPTION OF A DESCRIPTION DESTRUCTIONAL DESCRIPTION OF A DESCRIPTION OF

- Heads, Call, D'Ara, The London, The Son, Sa No Astrona, Allowine, Kill, Le Mar, Hirolov, O'Ger, Escavation, Marcine Sa, Sa No, Sa No Astrona, Allowine, Kill, Le Mar, Hirolov, O'Ger, Escavation, Marcine, Castalian, Carring, Carlon, Carlon, Carlon, Carlow, Carlow,

 	City	r of Los	Angeles	

LACDBS STORM WATER POLLUTION CONTROL ATTACHMENT " A "

Joh Address 990 FRANCISCO STREET Permit # XXXX - XXX - XXX

## Storm Water Pollution Control Requirements for Construction Activities Minimum Water Quality Protection Requirements for All Construction Projects/Certification Statement

The following notes shaft to either theoremanisted or attached to the approved construction/grading plans and represent the pipingum standards of good hoosakeeping which mastbe implemented on all construction projects. Despiruzion report porsistating, planting, granting or auctivation that insuri in soal distributors. Conduction induities solutions (workawi, il. autoe not include souther environmente to materierin indiginal lice nor grants), printeder lacapito, er originaria ad insultar, semplement constructional addities required to immediate in materia materi horight and addity. Inducer transformation provide capacity of immediate analysis of insultant and insultantian advant waiter, enablishandiate primet work, compared work. Provide the Destination advant waiter, enablishandiate primet work, compared advantaria.

Evoded sediments and pollutents must be related on vito and only not be intersported from the site via sheat tiow, availes, see drains, served drainage cores or reled.

Stockplas of earth and other construction-related molecials must be protected from being tracsported from the alte by wind or restr.

o Fusie, oith, activators and other tools materials must be abored in accordance with thair illular, and are not to contuminate the soil nor the surface waters. All approved route atomaps containers and to be protected from the waterbar is begin must be uterated in the science operation. Split must be uterated in the science operation.

- Non-score weter nuccif from equipment and vehicle wanking and any often activity affail be contained at the project also.
- c Excess or waste concrete may not be washed into the public way or any desinage system. Provisions shall be made to retain concrete weaks checks until bay can be accrete while deposed of or recycled.
- Trash and construction related solid wastes must be depreted into a cavored receptance to prevent contrali-nation of reinvolter and departed by wind. Sediments and other multiplying may not be bracked from the aire by validia traffic. The construction estimates rank to splitble d on air is initial sediments from taing deposited into the public ways. Accidential oppositions multiply by available of an air in manufacter and may not be water and down by rain other means.

As the project owner or astistrated agent of the owner, I have 'rissa and understand the meru/remerse, laived ebvor, necrosway to occase! advant baate polation from sediments, erasion, and construction materiale, and I only that I visit constraint the engineering of the sediments of the sediments of the sediment of the sedimentation of the s

Print Name (Correr or sultroized agont of the owner)

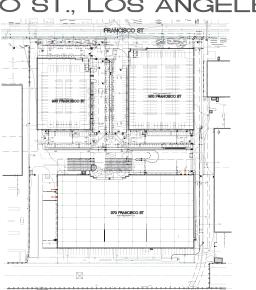


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DATE A



DESCRIPTION





EARTHWORK ESTIMATE:	QUAN CUT	TITIES FILL
PRECISE GRADING (RAW)	1252 CY	99 CY
SHRINKAGE (10%)		125 C
SHRINKAGE OVER-EXCAVATION		182 C
SUB-TOTAL PROJECT EARTHWORK QUANTITIES	1252 CY	406 C
IMPORT	846 CY	
DISTURBED AREA=49,235 SF (1.13 AC)		

PLANS PREPARED UNDER | ENGINEER:

THE SUPERVISION OF:

12-31-20

R.C.E. NO. 56155 Eq. 12-31-20

SHEET INDEX DEMOLITION PLAN CROSS SECTIONS AND DETAILS GRADING PLAN DIMENSIONAL PLAN EROSION CONTROL PLAN EROSION CONTROL DETAILS

E.P.	-EDGE OF PAVEMENT		ENDT. MALE DOM	=	NEW CATCH BASIN	
A.C. C.L.F.	-ASPHALT CONCRETE -CHAIN LINK FENCE	TMH C	EXIST. TELEPHONE MANHOLE	-0-	CONSTRUCTION NOTES	BUBBLE
CONC. PKWY DRAIN H.C. EXIST. TRANS PAD BLDG M.H. T.B.	- CONCRETE - PARKWAY DRAIN - HANDICAP - EXISTING - TRANSFORMER PAD - BULDING - BULDING - MANHOLE - MANHOLE - TOP OF BERM	( 1854.49	EXIST. GRADE ELEVATION		PROPOSED CONTOUR	
HATCH L	EGEND:		OTE: RKING, AND A.D.A. SIGNAGE &	STRIPING PER AR	CHITECTURAL PLANS	
	FULL DEPTH AC PAVEMENT (12 THICK)	e .				

ABBREVIATION 

-CENTERLINE -ARCHITECTURAL -TOP OF CURB -FLOW LINE -FINISH SURFACE -TOP OF CONCRETE SLAB -HIGH POINT

- REINFORCED CONCRETE - WVERT - SLOPE - STORE (RADE - STORE OF RALE - STORE OF RALE - GRADE BREAK - GRADE BREAK - HOR FORT - HOR FORT - HOR FORT - BACK OF WALK - LANDSCAPHENS - CORR FACE - CAST (ROM, FIPE - DAYS) FOR FIPE - DAYS OF FORT

-EXISTING ELEVATION -BOTTOM OF WALL -TOP OF GRATE

-TOP OF GRATE -NATURAL GRADE -TOP OF SLOPE -TOE OF SLOPE -EDEC OF PAVEMENT -ASPHALT CONCRETE -CONCRETE -CONCRETE -PARKWAY DRAIN

-HIGH POINT -FINISH FLOOR -ROOF DRAIN -REINFORCED CONCRETE PIPE

₽ R/W

ARCH T.C. F.S. T.S. F.F. R.D. R.C.P

T.F. T.W. C.M.B. S.F. (0.00) B.O.W. T.G. N.G. TOP TOP E.P. A.C. C.L.F. CONC.

OWNER

COGNAC PACIFIC GATEWAY LLC

19701 S. VERMONT AVE TOBRANCE, CA 90502

Thienes Engineering, Inc.

and the second	PROPOSED CONCRETE PAVEMENT
	PROPOSED PERMOUS CONCRETE PAVEMENT (SIDEWALK



LEGEND

State Exist. Stormdrain Manhole \_\_\_\_\_ PROPERTY LINE

CATY---- EXIST. CABLE TV CONDUC

- EXIST, TELEPHONE CONDU

-/// -/// - W- EXIST. EDGE OF A.C. PAVEMEN

= = = = = = EXIST. CURB AND GUTTER

=--\_24"\_SD\_\_\_\_\_EXIST. STORM DRNN

EXIST. CONTOUR

4 0

Ø

NEW PIPE LINE

NEW FIRE HYDRAN

NEW WATER METER

NEW WATER VALVE

NEW THRUST BLOCK

NEW SEWED MANUALE

NEW SEWER CLEAN OUT

NEW SEWER MANHOLE

NEW CATCH BASIN

VIN EXIST. FIRE HYDRAN

Ma EXIST. WATER METER

OV EXIST. WATER VALVE

ONS V. EXIST. CAS VALVE

ALL FXIST TRAFFIC SIGNAL

STREET LIGHTING BOX

EXIST. SEWER MANHOLE

GH EXIST. GAS METER

EXIST. VAULT

- EXIST. SIGN

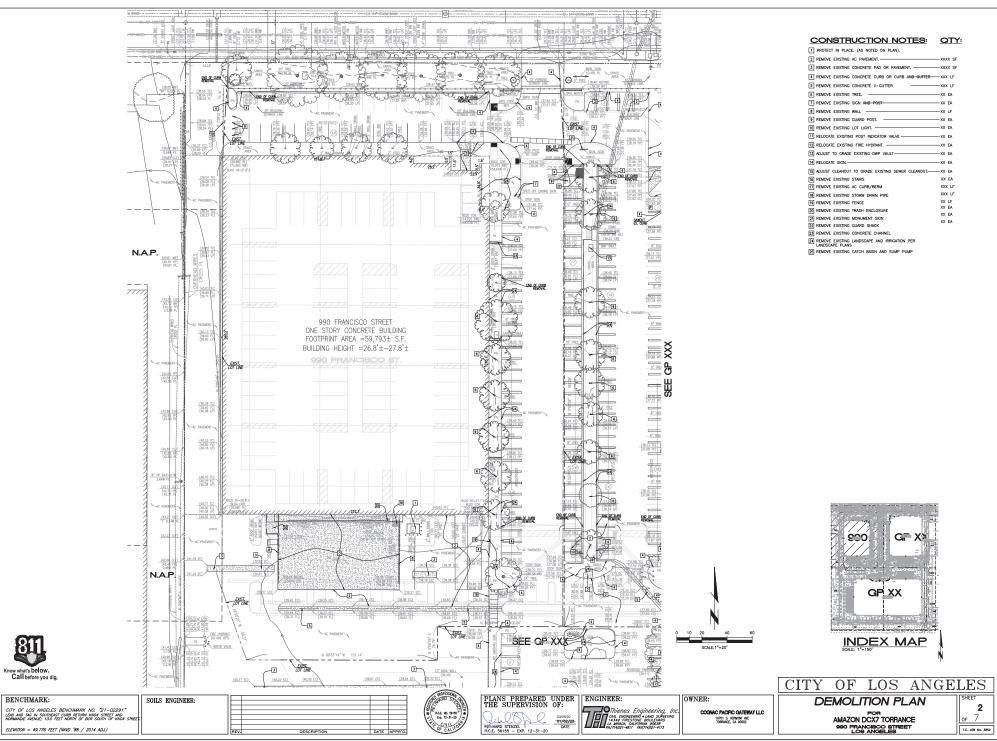




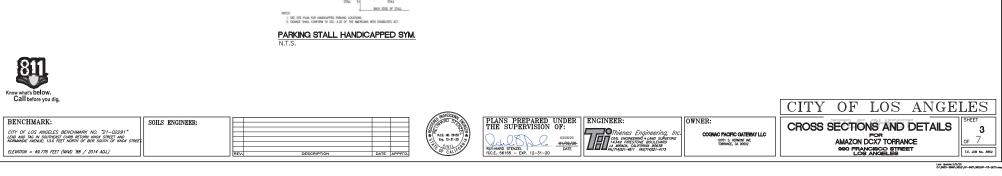
MB \_ EXIST. MAIL BOX



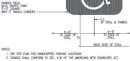




Leet Update:3/3/20 0/\3850-3899\3852\0P-990\38520P-02-0EM0.4vg



N.T.S.



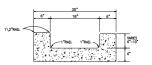
INTERNATIONAL SYMBOL OF ACCESSIBILITY:

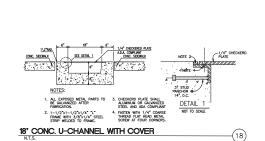
PAINTED SYMBOL: WHITE TRAFFIC PAINT 3" MIN. WIDE STRIPE

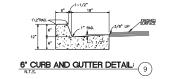
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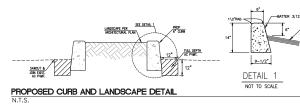
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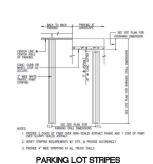
















HATCH LEGEND:					
	PROPOSED LANDSCAPE PER ARCHITECTURAL PLAN.				
	NEW AC PAVEMENT (MATCH EXIST. PAVEMENT)				
1. S. S. S.	PROPOSED CONCRETE.				

NOTE: PARKING, AND A.D.A. SIGNAGE & STRIPING PER ARCHITECTURAL PLANS





- BACK TO BACK + PARKING AT

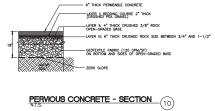
CENTER LINE @-CENTER AISLE OF PARKING

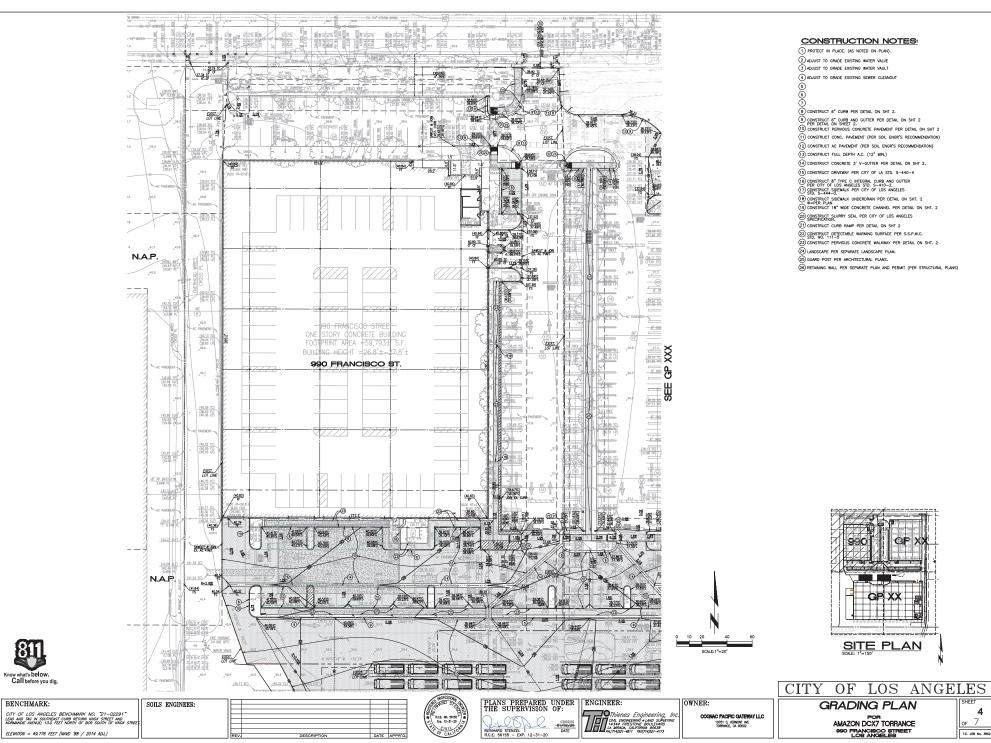
TRUNCATED DOMES HANDICAPPED SICH 12" WDE 1/4"X1/4" GROOVES 3/4" O.C. WHEEL STOP SEE 3/4

PROVIDE 12" HIGH WHITE PAINT LETTERS "NO PARKING" AS SHO

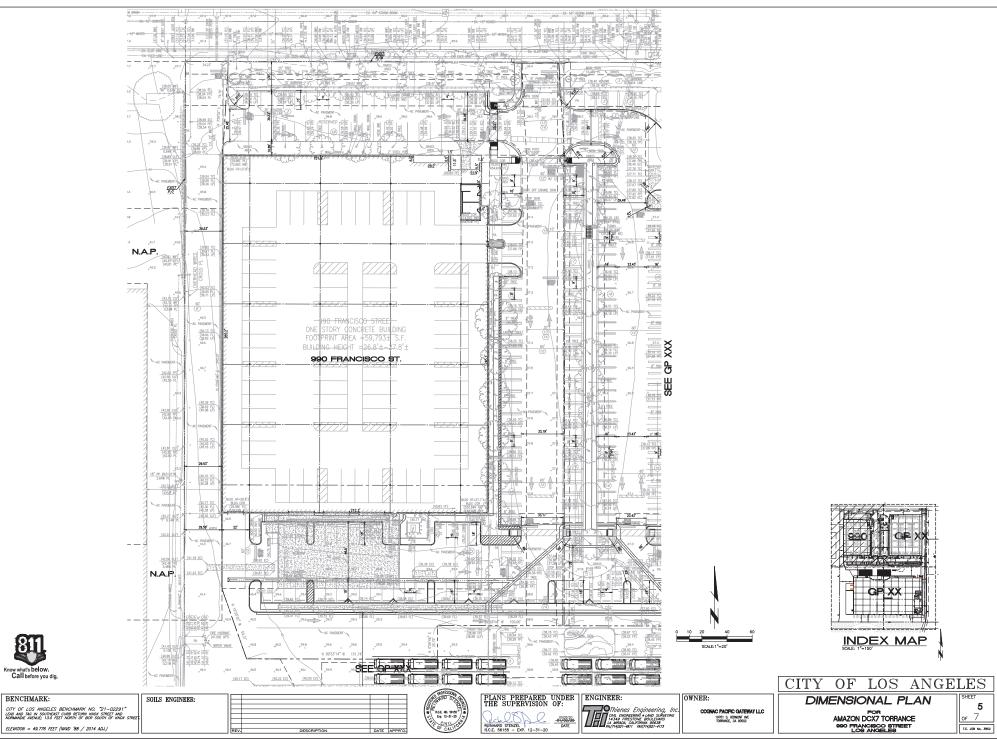
6" CON

SEE SITE PLAN FOR





Leet Update: 3/5/20 Ci\3800-3899\3852\CP-990\3852CP-04-CP.deg



Levil Update: 3/5/20 Cr\3850-3899\3852\0P-990\38520P-05-0M.dwg

