

GENERAL NOTES:

1. ALL GRADING SHALL CONFORM TO THE REQUIREMENTS OF COUNTY GRADING ORDINANCE SECTION 87.101 THROUGH 87.804.
2. IMPORT MATERIAL SHALL BE OBTAINED FROM A LEGAL SITE.
3. A CONSTRUCTION, EXCAVATION OR ENCROACHMENT PERMIT FROM THE DEPARTMENT OF PUBLIC WORKS WILL BE REQUIRED FOR ANY WORK IN THE COUNTY RIGHT-OF-WAY. "FUTURE DEVELOPMENT OF THIS PROPERTY MAY REQUIRE ADDITIONAL PERMITS AND REVIEW BY COUNTY OF SAN DIEGO."
4. REGARDLESS OF WHICH BMPs ARE IMPLEMENTED, ALL SLOPES OVER THREE FEET IN HEIGHT WILL BE PLANTED AND MAINTAINED WITH GROUND COVER OR OTHER PLANTING IN ACCORDANCE WITH SAN DIEGO COUNTY SPECIFICATIONS TO PROTECT THE SLOPES AGAINST EROSION AND INSTABILITY. PLANTING SHALL COMMENCE AS SOON AS SLOPES ARE COMPLETED.
5. THE CONTRACTOR SHALL VERIFY THE EXISTENCE AND LOCATION OF ALL UTILITIES BEFORE COMMENCING WORK. NOTICE OF PROPOSED WORK SHALL BE GIVEN TO THE FOLLOWING AGENCIES:

SAN DIEGO GAS AND ELECTRIC
AT&T TELEPHONE
CATV (PRIVATE)
SEWER (PRIVATE)
WATER (VALLECITOS WATER DISTRICT)

PHONE NUMBER:
1-800-411-7343
1-800-222-0400

1-760-744-0460

6. A SOILS REPORT WITH COMPACTION TESTS IS REQUIRED FOR ALL FILL OVER 12" IN DEPTH. PDS FORM 73 MINOR GRADING CERTIFICATION AND A COPY OF THE COMPACTION REPORT IS REQUIRED TO BE SUBMITTED PRIOR TO ROUGH GRADING APPROVAL.
7. NATURAL DRAINAGE SHALL NOT BE DIVERTED OR CONCENTRATED ONTO ADJACENT PROPERTY.
8. ALL GRADING DETAILS SHALL BE IN CONFORMANCE WITH THE FOLLOWING SAN DIEGO COUNTY DESIGN STANDARDS OR REGIONAL STANDARD DRAWINGS:
- DS-08 LOT GRADING
DS-10 GRADING OF SLOPES
DS-11 REQUIRED SETBACKS
D-40 RIP RAP ENERGY DISSIPATER
D-75 DRAINAGE DITCH

9. APPROVAL OF THESE PLANS BY THE DIRECTOR OF PUBLIC WORKS DOES NOT AUTHORIZE ANY WORK OR GRADING TO BE PERFORMED UNTIL THE PROPERTY OWNER'S PERMISSION HAS BEEN OBTAINED AND VALID GRADING PERMIT HAS BEEN ISSUED. ISSUANCE OF A GRADING PERMIT SHALL CONSTITUTE AN AUTHORIZATION TO PERFORM ONLY THAT WORK WHICH IS DESCRIBED OR SHOWN ON THE GRADING PERMIT APPLICATION AND APPROVED GRADING PLANS.

10. THE DIRECTOR OF PUBLIC WORKS' APPROVAL OF THESE PLANS DOES NOT CONSTITUTE COUNTY BUILDING OFFICIAL APPROVAL OF ANY FOUNDATION FOR STRUCTURES TO BE PLACED ON THE AREA COVERED BY THESE PLANS. NO WAIVER OF THE GRADING ORDINANCE REQUIREMENTS CONCERNING MINIMUM COVER OVER EXPANSIVE SOIL IS MADE OR IMPLIED (SECTIONS 87.403 & 87.410). ANY SUCH WAIVER MUST BE OBTAINED FROM THE DIRECTOR OF PLANNING AND DEVELOPMENT SERVICES (PDS).

11. ALL OPERATIONS CONDUCTED ON THE PREMISES, INCLUDING THE WARMING UP, REPAIR, ARRIVAL, DEPARTURE OR RUNNING OF TRUCKS, EARTHMOVING EQUIPMENT, CONSTRUCTION EQUIPMENT AND ANY OTHER ASSOCIATED GRADING EQUIPMENT SHALL BE LIMITED TO THE PERIOD BETWEEN 7:00AM AND 6:00PM EACH DAY, MONDAY THROUGH SATURDAY, AND NO EARTHMOVING OR GRADING OPERATIONS SHALL BE CONDUCTED ON THE PREMISES ON SUNDAYS OR HOLIDAYS.

12. ALL MAJOR SLOPES SHALL BE ROUNDED INTO EXISTING TERRAIN TO PRODUCE A CONTOURED TRANSITION FROM CUT OR FILL FACES TO NATURAL GROUND AND ADJUTING CUT OR FILL SURFACES.

13. NOTWITHSTANDING THE MINIMUM STANDARDS SET FORTH IN THE GRADING ORDINANCE AND NOTWITHSTANDING THE APPROVAL OF THESE GRADING PLANS, THE PERMITTEE IS RESPONSIBLE FOR THE PREVENTION OF DAMAGE TO ADJACENT PROPERTY. NO PERSON SHALL EXCAVATE ON LAND SO CLOSE TO THE PROPERTY LINE AS TO ENDANGER ANY ADJOINING PUBLIC STREET, SIDEWALK, ALLEY, FUNCTION OF ANY SEWAGE DISPOSAL SYSTEM, OR ANY OTHER PUBLIC OR PRIVATE PROPERTY WITHOUT SUPPORTING AND PROTECTING SUCH PROPERTY FROM SETTLING, CRACKING, EROSION, SILTING, SCOUR OR OTHER DAMAGE WHICH MIGHT RESULT FROM THE GRADING DESCRIBED ON THIS PLAN. THE COUNTY WILL HOLD THE PERMITTEE RESPONSIBLE FOR CORRECTION OF NON-DEDICATED IMPROVEMENTS WHICH DAMAGE ADJACENT PROPERTY.

14. SLOPE RATIOS:

CUT--1 1/2: 1 FOR MINOR SLOPES (SLOPES < 15'), 2:1 FOR MAJOR SLOPES.

FILL--2:1

EXCAVATION: 1,207 C. Y. FILL: 1,207 C. Y. WASTE/IMPORT 0 C. Y.

(NOTE: A SEPARATE VALID PERMIT MUST EXIST FOR EITHER WASTE OR IMPORT AREAS BEFORE PERMIT TO BE ISSUED).

15. SPECIAL CONDITION: IF ANY ARCHEOLOGICAL RESOURCES ARE DISCOVERED ON THE SITE OF THIS GRADING DURING GRADING OPERATIONS, SUCH OPERATIONS WILL CEASE IMMEDIATELY, AND THE PERMITTEE WILL NOTIFY THE DIRECTOR OF PUBLIC WORKS OF THE DISCOVERY. GRADING OPERATIONS WILL NOT RECOMMENCE UNTIL THE PERMITTEE HAS RECEIVED WRITTEN AUTHORITY FROM THE DIRECTOR OF PUBLIC WORKS TO DO SO.

16. PERMANENT POST-CONSTRUCTION BMP DEVICES SHOWN ON PLAN SHALL NOT BE REMOVED OR MODIFIED WITHOUT THE APPROVAL FROM THE DEPARTMENT OF PUBLIC WORKS.

17. REGARDLESS OF WHICH BMPs ARE IMPLEMENTED, ALL SLOPES OVER THREE FEET IN HEIGHT WILL BE PLANTED AND MAINTAINED WITH GROUND COVER OR OTHER PLANTING IN ACCORDANCE WITH SAN DIEGO COUNTY SPECIFICATIONS TO PROTECT THE SLOPES AGAINST EROSION AND INSTABILITY. PLANTING SHALL COMMENCE AS SOON AS SLOPES ARE COMPLETED.

18. THE ENGINEER-OF-WORK SHALL COMPLY WITH ALL PROJECT APPLICABLE LAWS THAT INCLUDE, BUT ARE NOT LIMITED TO, HEALTH, SAFETY, AND ENVIRONMENTAL LAWS, ORDINANCES, AND REGULATIONS RELATING TO THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, AND U.S. FEDERAL GOVERNMENT. THE PROJECT IS SUBJECT TO ENFORCEMENT UNDER PERMITS FROM THE SAN DIEGO REGIONAL WATER QUALITY CONTROL BOARD (RWQCB) AND THE COUNTY OF SAN DIEGO WATERSHED PROTECTION, STORMWATER MANAGEMENT, AND DISCHARGE CONTROL ORDINANCE NO. 10410, COUNTY OF SAN DIEGO HYDRAULIC DESIGN MANUAL, AND ALL OTHER APPLICABLE ORDINANCES AND STANDARDS FOR THE LIFE OF THIS PERMIT. THE PROJECT SITE SHALL BE IN COMPLIANCE WITH ALL APPLICABLE STORMWATER REGULATIONS REFERENCED ABOVE AND ALL OTHER APPLICABLE ORDINANCES AND STANDARDS. THIS INCLUDES COMPLIANCE WITH THE APPROVED STORM WATER QUALITY MANAGEMENT PLAN (SWQMP). ALL REQUIREMENTS FOR LOW IMPACT DEVELOPMENT (LID), HYDROMODIFICATION, DETENTION FACILITIES, MATERIALS AND WASTES CONTROL, EROSION CONTROL, AND SEDIMENT CONTROL ON THE PROJECT SITE.

NOTE:

THE PROPERTY OWNER IS AWARE OF THE COUNTY WATER CONSERVATION IN LANDSCAPING ORDINANCE AND WILL PROCESS LANDSCAPE AND IRRIGATION PLANS IN ACCORDANCE WITH ORDINANCE NO. 10427 DURING BUILDING PERMIT PHASE.

THE PROPERTY OWNER IS AWARE OF THE COUNTY DEPARTMENT OF ENVIRONMENTAL HEALTH POLICIES AND WILL OBTAIN DEH APPROVAL DURING BUILDING PERMIT PHASE.

OWNER'S / PERMITTEE'S

NAME: CARL J. PIZZUTO
ADDRESS: P.O. BOX 2200
SAN MARCOS, CA 92078

TELEPHONE NO: 760-535-0746
E-MAIL: CARL@1SOURCESD.COM

SHORT LEGAL DESCRIPTION: SW 1/4 OF SE 1/4, SECTION 24

A.P.N. NO: 178-100-07

SITE ADDRESS: 2755 N. DEER SPRINGS PLACE, SAN MARCOS, 92069



FIRE DEPARTMENT APPROVAL

DEER SPRINGS
FIRE DEPT./DISTRICT: FIRE PROTECTION DISTRICT

APPROVED BY:

DATE:

DECLARATION OF RESPONSIBLE CHARGE

I HEREBY DECLARE THAT I AM THE ENGINEER OF WORK FOR THIS PROJECT, THAT I HAVE EXERCISED RESPONSIBLE CHARGE OVER THE DESIGN OF THE PROJECT AS DEFINED IN SECTION 8703 OF THE BUSINESS AND PROFESSIONS CODE, AND THAT THE DESIGN IS CONSISTENT WITH CURRENT STANDARDS.

I UNDERSTAND THAT THE CHECK OF PROJECT DRAWINGS AND SPECIFICATIONS BY THE COUNTY OF SAN DIEGO IS CONFINED TO REVIEW ONLY AND DOES NOT RELIEVE ME, AS ENGINEER OF WORK, OF MY RESPONSIBILITIES FOR PROJECT DESIGN.

BY: ROBERT D. DENTINO
RCE NO: 45929
DATE: 12-31-24
EXPIRES: 12-31-24

PDS ENVIRONMENTAL REVIEW

APPROVED FOR COMPLIANCE WITH THE ENVIRONMENTAL REVIEW.

APPROVED BY:

DATE:

"NOTICE: THE ISSUANCE OF THIS PERMIT/APPROVAL BY THE COUNTY OF SAN DIEGO DOES NOT AUTHORIZE THE APPLICANT FOR SAID PERMIT/APPROVAL TO VIOLATE ANY FEDERAL, STATE, OR COUNTY LAWS, ORDINANCES, REGULATIONS, OR POLICIES INCLUDING, BUT NOT LIMITED TO, THE FEDERAL ENDANGERED SPECIES ACT AND ANY AMENDMENTS THERETO."

COUNTY APPROVED CHANGES

NO. DESCRIPTION: APPROVED BY: DATE:

DISTURBED AREA CALCS

PAD + SLOPES: 21,901 SF (0.48 ACRES) SF

DRIVEWAY: N/A SF

PRIMARY SEPTIC: N/A SF

FIRE CLEARING: N/A SF

TOTAL: 21,901 SF (0.48 ACRES) SF

IF ≥ 1 AC, PROVIDE WDID#: N/A

BASIS OF BEARING

THE BASIS OF BEARINGS FOR THIS PROJECT IS BETWEEN TWO 2" IRON PIPES WITH TAGS, ACCEPTED AS POINTS SET RECORD PER MAP 10365 RECORDED APRIL 1, 1982 AS FILE NO. 82-089609 IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO, STATE OF CALIFORNIA

GRADING VOLUME

VOLUME CALCULATED USING PRISMODAL OR SLICE METHOD BETWEEN THE EXISTING & PROPOSED SURFACES. SOIL'S EXPANSION OR SHRINKAGE FACTORS ARE APPLIED. IMPORTED EARTHWORK WILL BE TAKEN FROM THE EXPORT VOLUMES PRODUCED FROM WITHIN THE ON-SITE PROJECT'S GRADING.

CUT VOLUME = 1,207 CY

FILL VOLUME = 1,207 CY

NET VOLUME = 0 CY

SHEET INDEX

SHEET 1 TITLE SHEET
SHEET 2 VIOLATION GRADING PLAN
SHEET 3 BMP PLAN/EROSION CONTROL PLAN
SHEET 4 EROSION CONTROL NOTES AND BMP DETAILS

OWNER:

CARL J. PIZZUTO
P.O. BOX 2200
SAN MARCOS, CA 92079

STREET ADDRESS

2755 N. DEER SPRINGS PLACE
SAN MARCOS CA 92069

ASSESSOR'S PARCEL NUMBER

178-100-07

OWNER'S CERTIFICATE

IT IS AGREED THAT FIELD CONDITIONS MAY REQUIRE CHANGES TO THESE PLANS.

IT IS FURTHER AGREED THAT THE OWNER (DEVELOPER) SHALL HAVE A REGISTERED CIVIL ENGINEER MAKE SUCH CHANGES/ALTERATIONS OR ADDITIONS TO THESE PLANS WHICH THE DIRECTOR OF PLANNING & DEVELOPMENT SERVICES DETERMINES ARE NECESSARY AND DESIRABLE FOR THE PROPER COMPLETIONS OF THE IMPROVEMENTS.

BY: DATE:

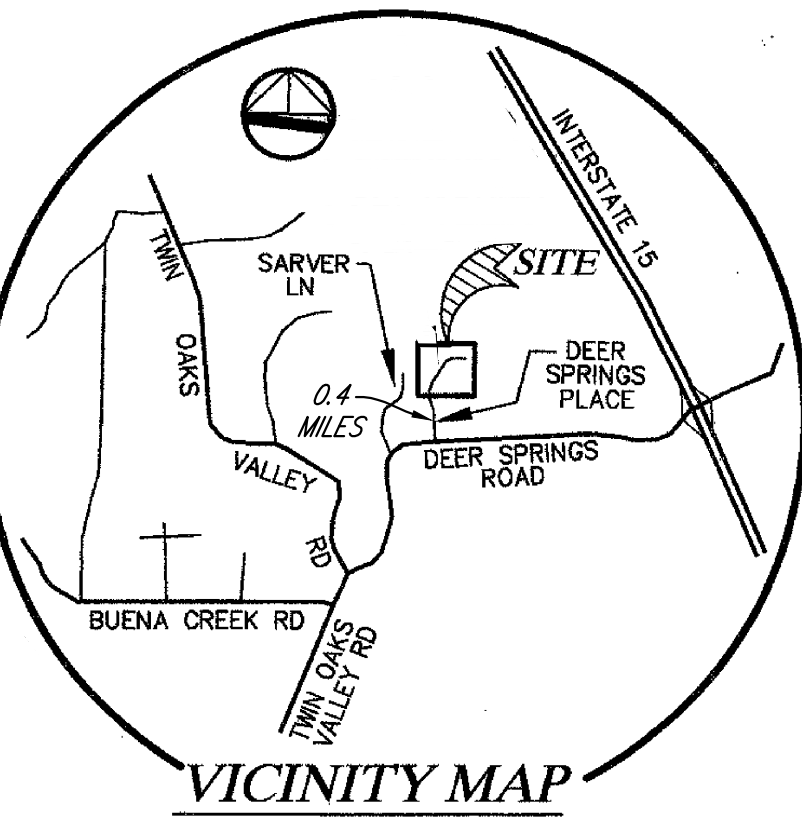
ASSESSOR'S PARCEL NO. 178-100-07

NAME: CARL J. PIZZUTO

ADDRESS: PO BOX 2200

SAN MARCOS, CA 92078

PHONE NUMBER: 760-535-0746



VICINITY MAP
NTS
T.B. PAGE 1089
SECTION A6



KEY MAP

WORK TO BE DONE

GRADING AND DRAINAGE WORK CONSIST OF THE FOLLOWING WORK TO BE DONE ACCORDING TO THESE PLANS, THE CURRENT SAN DIEGO AREA REGIONAL STANDARD DRAWINGS, THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1997 EDITION AND PER THE SAN DIEGO COUNTY GRADING ORDINANCE.

WORK TO BE DONE

DESCRIPTIONS	STD DWG.	SYMBOL	QUANTITY
EXCAVATION			1,411 CY
EMBANKMENT			1,411 CY

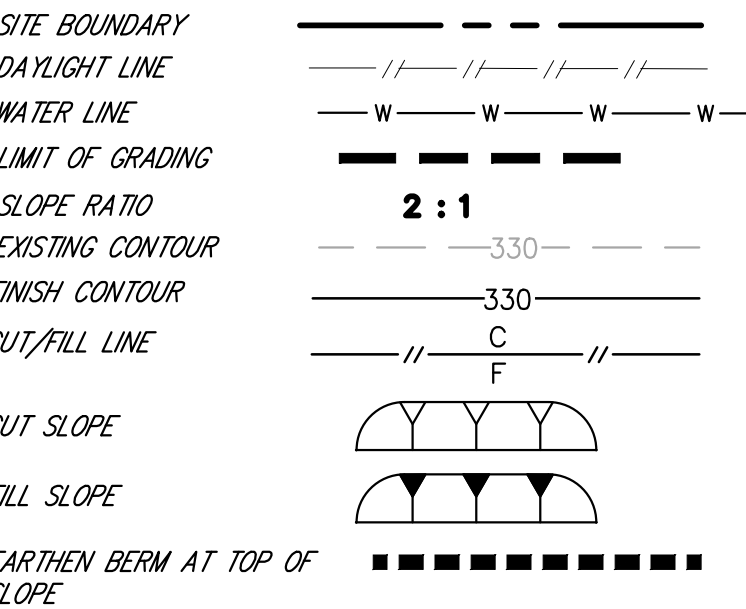
DRAINAGE IMPROVEMENTS

BROW DITCH	SDRSD D-75, TYPE B		16 LF
RIP-RAP	SDRSD D-40, TYPE II		2 CY

EROSION CONTROL

SILT FENCE	CASQA SC-1		220 LF
GRAVEL BAGS	CASQA SC-6, SC-8		326 EA
CONSTRUCTION ENTRY	CASQA TC-1		500 SF
BONDED FIBER MATRIX	CASQA SS-3		8,000 SF
FIBER ROLL	CASQA SC-5		890 LF

LEGEND



GRADING PLAN CERTIFICATION:

I, CERTIFY THAT THE GRADING AS SHOWN ON THIS MINOR GRADING PLAN SATISFIES THE REQUIREMENTS OF THE COUNTY OF SAN DIEGO GRADING ORDINANCE.

BY: ROBERT D. DENTINO DATE:

RCE NO: 45929 EXPIRES 12-31-24

THE COUNTY IS NOT RESPONSIBLE FOR THE DESIGN IN ANYWAY.

BY: DATE:

FOR: DANA LYNCH, DIRECTOR, DEPARTMENT OF PLANNING & DEVELOPMENT SERVICES

STORMWATER TREATMENT CONTROL, L.I.D. , AND HYDRO-MODIFICATION BMP'S		
DESCRIPTION/TYPE	SHT.	MAINTENANCE CATEGORY
N/A		
STANDARD SWOMP		

* BMP'S APPROVED AS PART OF MINOR STORMWATER MANAGEMENT PLAN (MNSWMP) DATED 08/05/2020 ON FILE WITH DPW. ANY CHANGES TO THE ABOVE BMP'S WILL REQUIRE SWMP REVISION AND PLAN CHANGE APPROVALS.



PERMITS

LANDSCAPE PERMIT NO. N/A
WDID/NOI NO. N/A SWPPP RISK LEVEL N/A
L GRADING PLAN: L-15384

BENCH MARK

DESCRIPTION: 2" IRON PIPE W/2" BRASS DISK-SM092/RO513928
LOCATION: CAMINO CALAFIA, TOP OF BOULDER
RECORD FROM: CITY OF SAN MARCOS SURVEY CONTROL NETWORK
ELEVATION: 1481.92 FEET DATUM: NGVD

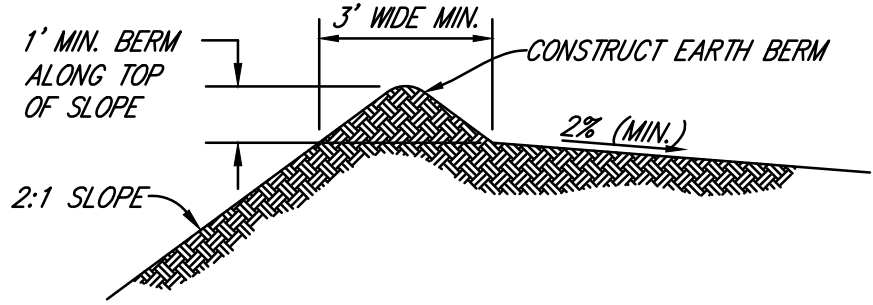
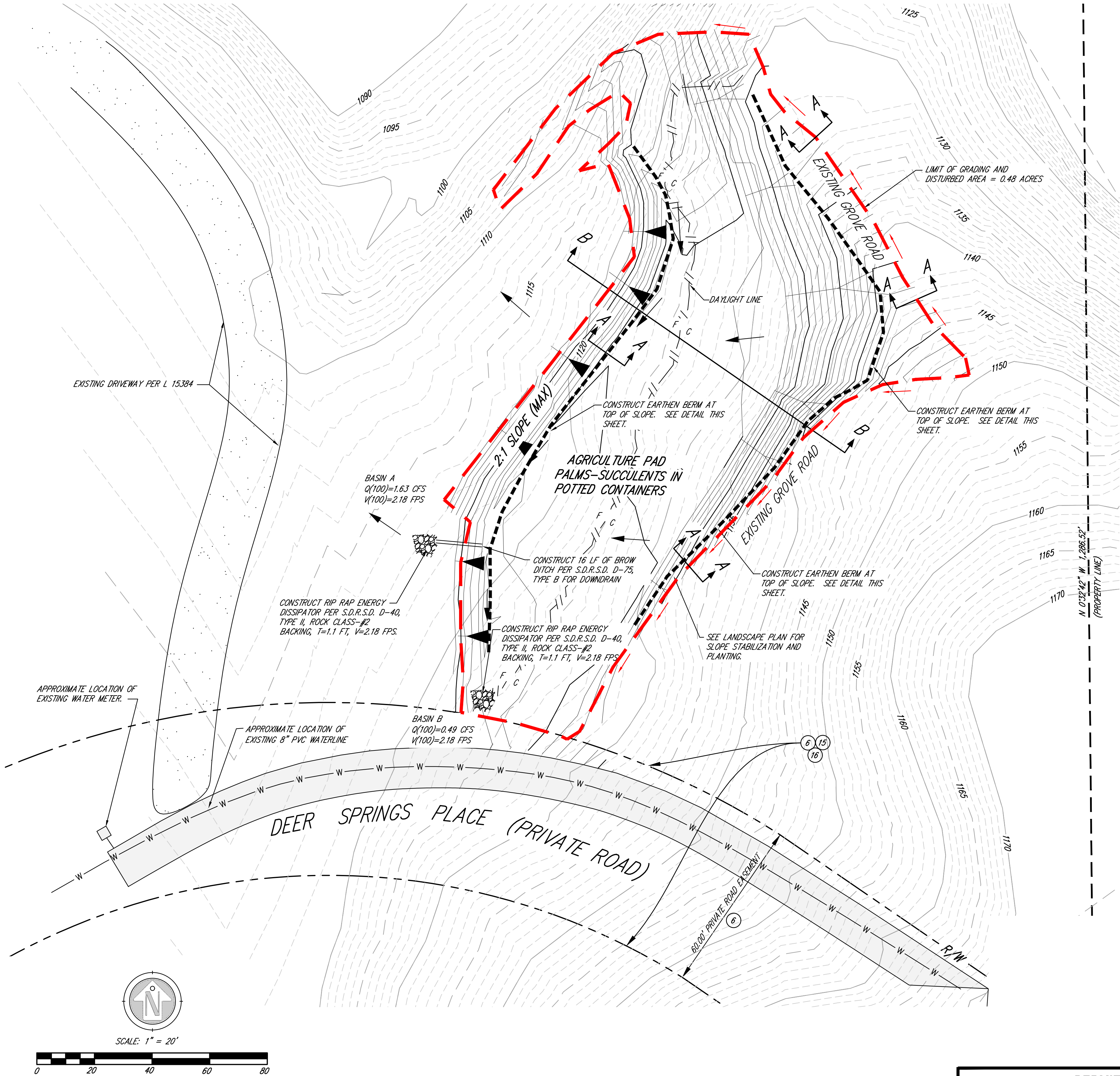
PRIVATE CONTRACT

SHEET 1 COUNTY OF SAN DIEGO DEPARTMENT OF PUBLIC WORKS 4 SHEETS

VIOLATION GRADING PLAN FOR:
PIZZUTO CODE VIOLATION
CASE#PDS2015-ENFCGO-00164
CALIFORNIA COORDINATE INDEX 378-1725

SEE CERTIFICATION
APPROVED FOR RAIN: ABID, COUNTY ENGINEER
ENGINEER OF WORK
RCE: 45629
GRADING PERMIT NO: PDS2019-LDGRMN-20216

MINOR GRADING PLAN(S)



LEGEND

EXISTING CONTOURS
GRADED CONTOURS

EARTHEN BERM AT
TOP OF SLOPE. SEE
SECTION A-A

GRADED ELEVATION PAD

1,125' PAD ELEVATION

EXISTING GROUND

1,125' PAD ELEVATION

GRADING CROSS-SECTION
SECTION B-B
NOT TO SCALE

NOTE: BACKGROUND TOPOGRAPHY TAKEN
L-15384 AS-BUILT GRADING PLAN

EASEMENTS

- AN EASEMENT FOR ROAD AND UTILITY PURPOSES DATED: DECEMBER 23, 1968 AS
FP NO. 1968-224362 OF O.R.
AN EASEMENT TO THE SAN MARCOS COUNTY WATER DISTRICT FOR PIPELINE
PURPOSES DATED: SEPTEMBER 5, 1985 AS FP NO. 1985-325569 OF O.R.
AN EASEMENT TO SAN MARCOS COUNTY WATER DISTRICT FOR PIPELINE PURPOSES
DATED: OCTOBER 30, 1986 AS FP NO. 1986-493245 OF O.R.

GRADING PLAN CERTIFICATION:

I, CERTIFY THAT THE GRADING AS SHOWN ON THIS MINOR GRADING PLAN SATISFIES
THE REQUIREMENTS OF THE COUNTY OF SAN DIEGO GRADING ORDINANCE.

BY: ROBERT D. DENTINO DATE:

RCE NO.: 45929 EXPIRES 12-31-24

THE COUNTY IS NOT RESPONSIBLE FOR THE DESIGN IN ANYWAY.

BY: FOR: MARK WARDLAW, DIRECTOR, DEPARTMENT OF PLANNING & DEVELOPMENT
SERVICES

COUNTY APPROVED CHANGES

NO.	DESCRIPTION:	APPROVED BY:	DATE:

PERMITS

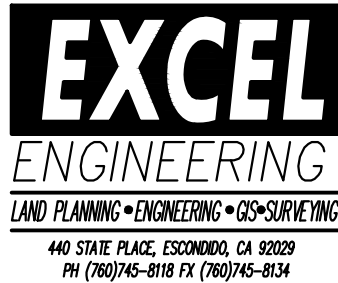
LANDSCAPE PERMIT NO. N/A
WID/NOI NO. N/A SWPPP RISK LEVEL N/A
L GRADING PLAN: L-15384

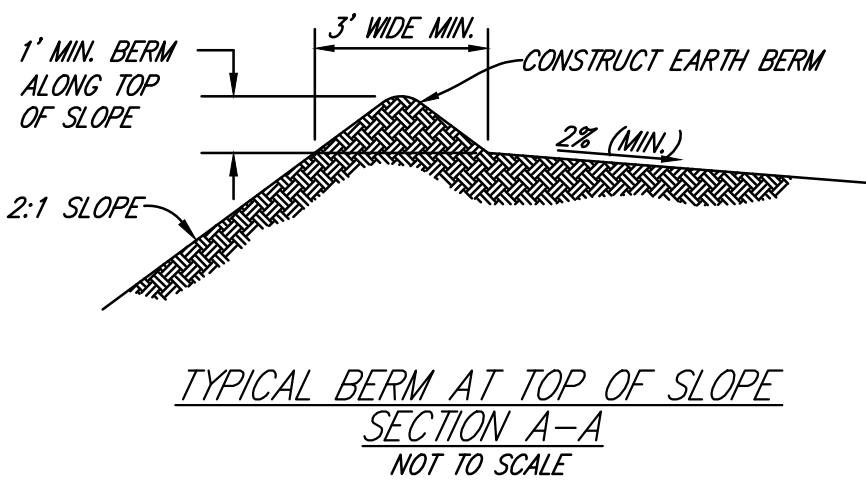
BENCH MARK

DESCRIPTION: 2" IRON PIPE W/2" BRASS DISK-SM092/ROS13928
LOCATION: CAMINO CALAFIA, TOP OF BOULDER
RECORD FROM: CITY OF SAN MARCOS SURVEY CONTROL NETWORK
ELEVATION: 1481.92 FEET DATUM: NGVD

PRIVATE CONTRACT

SHEET 2	COUNTY OF SAN DIEGO DEPARTMENT OF PUBLIC WORKS	4 SHEETS
VIOLATION GRADING PLAN FOR: PIZZUTO - CODE VIOLATION CASE#PDS2015-ENFCGO-00164 CALIFORNIA COORDINATE INDEX 378-1725		
APPROVED FOR RAININ ABIS, COUNTY ENGINEER		ENGINEER OF WORK RCE 45629
SEE CERTIFICATION		GRADING PERMIT NO. PDS2019-LDGRMN-20216





THE FOLLOWING BMP'S AS OUTLINED IN, BUT NOT LIMITED TO, THE BEST MANAGEMENT PRACTICE HANDBOOK, CALIFORNIA STORM WATER QUALITY ASSOCIATION, SACRAMENTO, CALIFORNIA 2003, OR THE LATEST REVISED EDITION, MAY APPLY DURING CONSTRUCTION (ADDITIONAL MEASURES MAY BE REQUIRED IF DEEMED APPROPRIATE BY THE CITY INSPECTOR):

EC-1 SCHEDULING
EC-9 EARTH DIKES AND DRAINAGE SWALES
SE-4 CHECK DAM
SE-5 FIBER ROLLS
SE-8 GRAVEL BAG BARRIER
TC-1 STABILIZED CONSTRUCTION ENTRANCE/EXIT
NS-14 MATERIAL AND EQUIPMENT USE
WM-1 MATERIAL DELIVERY AND STORAGE
WM-2 MATERIAL USE
WM-4 SPILL PREVENTION AND CONTROL
WM-5 SOLID WASTE MANAGEMENT
WM-6 HAZARDOUS WASTE MANAGEMENT
WM-8 CONCRETE WASTE MANAGEMENT
WM-9 SANITARY/SEPTIC WASTE MANAGEMENT

EROSION CONTROL LEGEND (CASQA)

BMP	TITLE	SYMBOL	QUANTITY
SS-2, SS-4	VEGETATION STABILIZATION		8,000 SF
SC-2	STANDARD LOT PERIMETER PROTECTION		
SE-1	SILT FENCE		220 LF
SE-6	GRAVEL BAG CHECK DAMS		176 EA
SE-5	FIBER ROLLS		700 LF
TC-1	STABILIZED CONSTRUCTION ENTRANCE/EXIT		500 SF
SS-4	1 GALLON SHRUBS FOR SLOPES > 15' HT.		30 EA

EROSION CONTROL LEGEND (CASQA) CONT'D

BMP	TITLE	SYMBOL	QUANTITY
WM-1	MATERIAL DELIVERY & STORAGE		
WM-5	SOLID WASTE MANAGEMENT		
WM-9	SANITARY / SEPTIC WASTE MANAGEMENT		

Hydroseed Mix for Slopes (Final mix to be determined by location and soil)

Atriplex canescens	Saltbush
Baccharis pilularis	Coyote Bush
Eriophyllum Confertiflorum	Golden Yarrow
Encelia californica	Bush Sunflower
Eschscholzia californicus	California Poppy
Lupinus Succulentus	Arroyo Lupine
Mimulus sp.	Monkeyflower
Nassella pulchra	Purple Needlegrass
Plantago erecta	California Plantain
Vulpia microstachys	Three Week Fescue

ADDITIONAL SHRUBS FOR SLOPES > 15'

SC SALVIA CLEVELANDII/ALLEN CHICKERING-1 GALLON SHRUB CLEVELAND SAGE
(TO BE INSTALLED AT 10' ON CENTER)

GRADING PLAN CERTIFICATION:

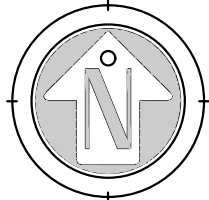
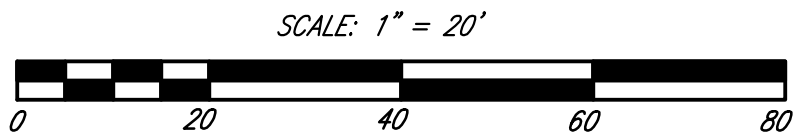
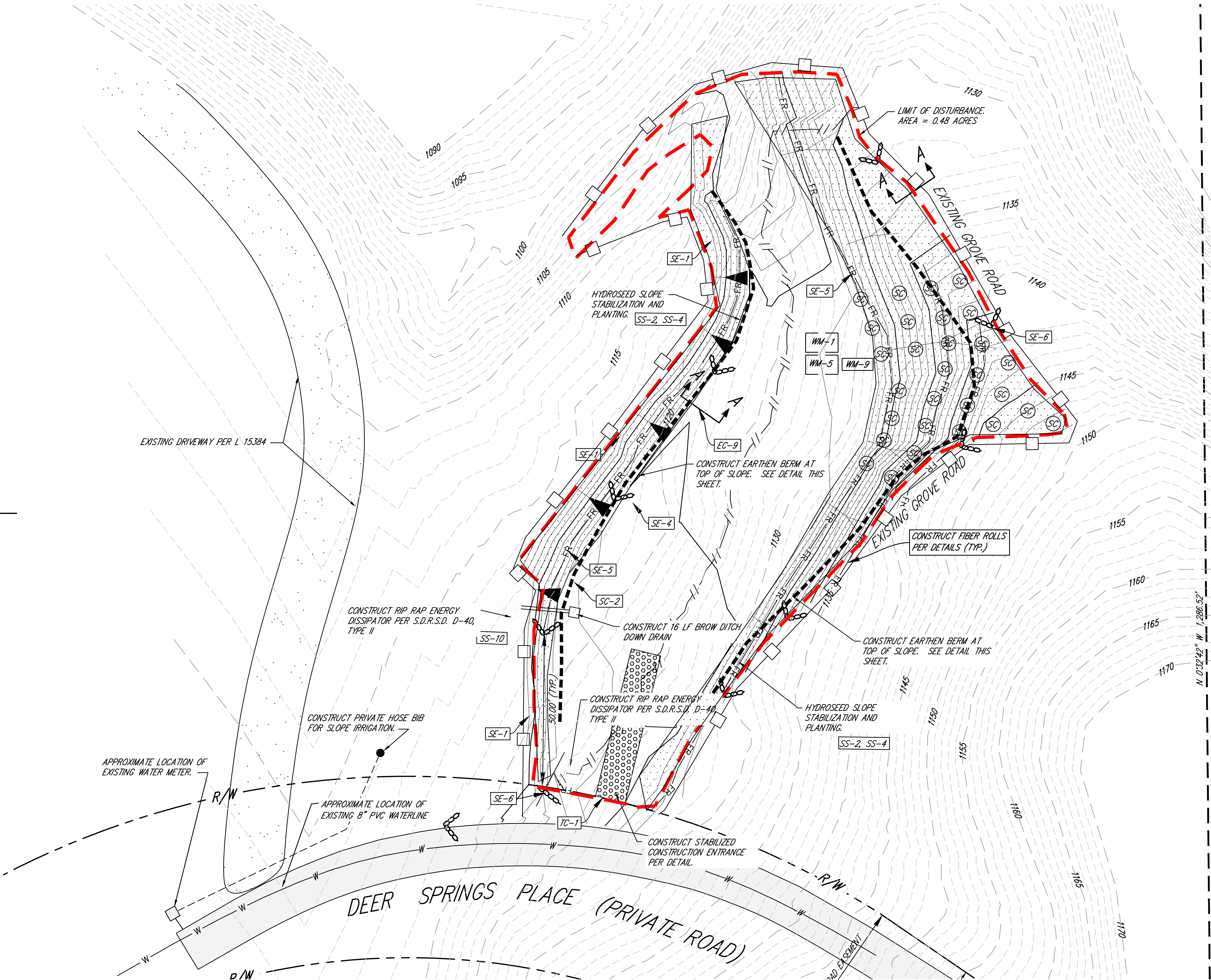
I, CERTIFY THAT THE GRADING AS SHOWN ON THIS MINOR GRADING PLAN SATISFIES THE REQUIREMENTS OF THE COUNTY OF SAN DIEGO GRADING ORDINANCE.

BY: _____ DATE: _____
ROBERT D. DENTINO

RCE NO.: 45929 EXPIRES 12-31-24

THE COUNTY IS NOT RESPONSIBLE FOR THE DESIGN IN ANYWAY.

BY: _____ DATE: _____
FOR: MARK WARDLAW, DIRECTOR, DEPARTMENT OF PLANNING & DEVELOPMENT SERVICES



COUNTY APPROVED CHANGES				PERMITS		PRIVATE CONTRACT			
NO.	DESCRIPTION:	APPROVED BY:	DATE:	LANDSCAPE PERMIT NO. N/A	WID/NOI NO. N/A SWPPP RISK LEVEL N/A	L GRADING PLAN: L-15384	SHEET 3	COUNTY OF SAN DIEGO DEPARTMENT OF PUBLIC WORKS	4 SHEETS
				BENCH MARK		EROSION CONTROL PLAN FOR: PIZZUTO - CODE VIOLATION CASE#PDS2015-ENFCGO-00164 CALIFORNIA COORDINATE INDEX 378-1725			
				DESCRIPTION: 2" IRON PIPE W/2" BRASS DISK-SM092/ROS13928		SEE CERTIFICATION			
				LOCATION: CAMINO CALAFIA, TOP OF BOULDER		APPROVED FOR RAININ ARIZ. COUNTY ENGINEER			
				RECORD FROM: CITY OF SAN MARCOS SURVEY CONTROL NETWORK		ENGINEER OF WORK			
				ELEVATION: 1481.92 FEET DATUM: NGVD		RCE 45629			
						GRADING PERMIT NO. PDS2019-LDGRMN-20216			

EROSION CONTROL NOTES

- ALL BUILDING PADS TO BE DIKED AND THE DIKES MAINTAINED TO PREVENT WATER FROM FLOWING FROM THE PAD UNTIL THE STREETS AND DRIVEWAYS ARE PAVED AND WATER CAN FLOW FROM THE PADS WITHOUT CAUSING EROSION. OR CONSTRUCT DRAINAGE FACILITIES TO THE SATISFACTION OF THE COUNTY DEPARTMENT OF PUBLIC WORKS THAT WILL ALLOW WATER TO DRAIN FROM THE PAD WITHOUT CAUSING EROSION.
- TOPS OF ALL SLOPES TO BE DIKED OR TRENCHED TO PREVENT WATER FROM FLOWING OVER THE CREST OF SLOPES.
- MANUFACTURED SLOPES AND PADS SHALL BE ROUNDED VERTICALLY AND HORIZONTALLY AS APPROPRIATE TO BLEND WITH THE SURROUNDING TOPOGRAPHY.
- AS SOON AS CUTS OR EMBANKMENTS ARE COMPLETED, BUT NOT LATER THAN OCTOBER 1, ALL CUT AND FILL SLOPES SHALL BE STABILIZED WITH A HYDROMULCH MIXTURE OR AN EQUAL TREATMENT APPROVED BY THE COUNTY DEPARTMENT OF PUBLIC WORKS BETWEEN OCTOBER 1 AND APRIL 15. APPROVED SLOPE PROTECTION MEASURES SHALL PROCEED IMMEDIATELY BEHIND THE EXPOSURE OF CUT SLOPES AND/OR THE CREATION OF EMBANKMENT SLOPES.
- CATCH BASINS, DESILTING BASINS AND STORM DRAIN SYSTEMS SHALL BE INSTALLED TO THE SATISFACTION OF THE COUNTY DEPARTMENT OF PUBLIC WORKS.
- SAND BAG CHECK DAMS TO BE PLACED IN A MANNER APPROVED BY THE COUNTY DEPARTMENT OF PUBLIC WORKS IN UNPAVED STREETS WITH GRADIENTS IN EXCESS OF 2% AND ON OR IN OTHER GRADED OR EXCAVATED AREAS AS REQUIRED BY THE COUNTY DEPARTMENT OF PUBLIC WORKS.
- THE DEVELOPER TO MAINTAIN THE PLANTING AND EROSION CONTROL MEASURES DESCRIBED ABOVE UNTIL RELIEVED OF THE SAME BY THE COUNTY DEPARTMENT OF PUBLIC WORKS. THE DEVELOPER TO REMOVE ALL SOIL INTERCEPTED BY THE SAND BAGS, CATCH BASINS AND DESILTING BASINS AND KEEP THESE FACILITIES CLEAN AND FREE OF SILT AND SAND AS DIRECTED BY THE COUNTY DEPARTMENT OF PUBLIC WORKS. THE DEVELOPER SHALL REPAIR ANY ERODED SLOPES AS DIRECTED BY THE COUNTY DEPARTMENT OF PUBLIC WORKS.

PLANTING & IRRIGATION NOTES

ALL PERMANENT AND TEMPORARY EROSION CONTROL PLANTING AND IRRIGATION SHALL BE INSTALLED AND MAINTAINED AS REQUIRED BY SECTIONS 87-417 AND 87-418 OF THE COUNTY'S GRADING ORDINANCE AND SHALL BE COMPLIANT WITH THE COUNTY'S WATER CONSERVATION IN LANDSCAPE ORDINANCE, THE WATER EFFICIENT LANDSCAPE DESIGN MANUAL, AND THE BMP DESIGN MANUAL:

- SLOPE EROSION CONTROL:
 - AT A MINIMUM, ALL MANUFACTURED SLOPE AREAS SHALL BE COVERED WITHIN 10 DAYS OF COMPLETION OF GRADING WITH HYDROSEED/MULCH, PUNCHED STRAW MULCH, JUTE NETTING OR OTHER APPROVED GEOTEXTILE MATERIAL CAPABLE OF CONTROLLING SURFACE SOIL EROSION.
 - EXCEPT WHERE APPROVED OTHERWISE, ALL SLOPES AND ANY OTHER AREAS DISTURBED IN CONJUNCTION WITH GRADING ACTIVITIES SHALL BE MAINTAINED UNTIL VEGETATION IS WELL ESTABLISHED, WITH COVERAGE EQUAL TO AT LEAST 70 PERCENT OF COVERAGE, AS COMPARED TO THE NATIVE BACKGROUND PLANTS IS ACHIEVED. THIS THRESHOLD MUST BE MET BEFORE OCCUPANCY OF THE SITE WILL BE PERMITTED;
 - A MINIMUM OF 50 PERCENT OF THE TOTAL SLOPE AREAS OF MANUFACTURED SLOPES SHALL BE PLANTED WITH DEEP ROOTING PLANTINGS (I.E., THOSE WITH A TYPICAL ROOT DEPTH OF APPROXIMATELY 5 FEET OR GREATER). FOR SEEDED PLANTINGS, AT LEAST 50 PERCENT OF THE VIABLE SEED COUNT SHALL BE DEEP ROOTING SPECIES.
 - ALL PLANT MATERIALS ON MANUFACTURED SLOPES SHALL BE APPROPRIATE TO THE SITE CONDITIONS, SHALL BE WATER EFFICIENT WHEN ESTABLISHED AND SHALL BE ADEQUATELY SPACED TO CONTROL SOIL EROSION.
 - ALL SLOPES IN EXCESS OF 15 FEET SHALL BE PLANTED WITH ROOTED CONTAINER STOCK AT AN AVERAGE RATE OF ONE PER 100 SQUARE FEET UNLESS APPROVED OTHERWISE. CONTAINERS SHALL BE A MINIMUM OF ONE GALLON FOR SHRUBS AND FIVE GALLON FOR TREES. ALL CONTAINER STOCK SHALL BE PROVIDED WITH A TEMPORARY IRRIGATION SYSTEM;
 - SLOPES GREATER THAN 25 PERCENT SHALL NOT BE IRRIGATED WITH AN IRRIGATION SYSTEM WITH A PRECIPITATION RATE EXCEEDING 0.75 INCHES PER HOUR.
- IRRIGATION
 - ALL IRRIGATION SYSTEMS SHALL BE INSTALLED TO AVOID RUNOFF, SEEPAGE, LOW HEAD DRAINAGE, OVER-SPRAY OR OTHER SIMILAR CONDITIONS ONTO ADJACENT PROPERTY, NON-IRRIGATED AREAS, WALKS, ROADWAYS OR STRUCTURES;
 - APPROVED BACKFLOW PREVENTION UNITS ARE REQUIRED ON ALL POTABLE WATER IRRIGATION SYSTEMS;
 - AFTER PLANT ESTABLISHMENT, THE IRRIGATION SYSTEM IS TO PROVIDE SUFFICIENT WATER TO SUSTAIN PLANTS IN A HEALTHY, GROWING CONDITION;
 - LANDSCAPE WATER METERS, SHALL BE INSTALLED FOR ALL NON-RESIDENTIAL IRRIGATED LANDSCAPES OF 1,000 SQ. FT. OR MORE, AND FOR ALL RESIDENTIAL IRRIGATED LANDSCAPES OF 5,000 SQ. FT. OR GREATER. A LANDSCAPE WATER METER SHALL BE EITHER A CUSTOMER SERVICE METER DEDICATED TO LANDSCAPE USE PROVIDED BY THE LOCAL WATER PURVEYOR; OR A PRIVATELY OWNED METER OR SUB-METER;
 - FLOW SENSORS THAT DETECT AND REPORT HIGH FLOW CONDITIONS CREATED BY SYSTEM DAMAGE OR MALFUNCTION ARE REQUIRED FOR ALL NON-RESIDENTIAL LANDSCAPES, AND RESIDENTIAL LANDSCAPES OF 5,000 SQ. FT. OR LARGER;
 - MASTER SHUT-OFF VALVES ARE REQUIRED;

- AUTOMATIC CONTROL SYSTEMS ARE REQUIRED, AND MUST BE ABLE TO ACCOMMODATE ALL ASPECTS OF THE INSTALLED EROSION CONTROL LANDSCAPE, INCLUDING MULTIPLE SCHEDULES, REPEAT CYCLES, EVAPOTRANSPIRATION OR SOIL MOISTURE SENSING AND RAIN SENSING OVERRIDE DEVICES. CONTROL MECHANISMS FOR AN EVAPOTRANSPIRATION (WEATHER BASED) SYSTEM OR SOIL MOISTURE DETECTING SYSTEMS, UTILIZING NON-VOLATILE MEMORY SHALL BE ACCOMMODATED WITHIN THE CONTROLLER ENCLOSURE. BATTERY OPERATED VALVES OR SOLAR POWERED CONTROLLERS MAY BE USED IN AREAS WHERE ELECTRICITY IS NOT YET AVAILABLE, HOWEVER, WHEN AVAILABLE, SYSTEMS SHALL BE CONVERTED;
- ALL IRRIGATION SYSTEMS SHALL BE ADJUSTED SEASONALLY AND AS WEATHER AND PLANT CONDITIONS WARRANT;
- SHUTOFF VALVES SHALL BE PROVIDED AT POINTS OF CONNECTION TO DIVIDE THE IRRIGATION SYSTEM INTO CONTROLLABLE UNITS. CHECK VALVES OR ANTI-DRAIN VALVES ARE REQUIRED FOR ALL IRRIGATION SYSTEMS;
- ALL PIPE AND WIRE UNDER VEHICULAR PAVING SHALL BE INSTALLED IN PVC SCHEDULE 40 SLEEVES. SLEEVES SHALL BE AT LEAST TWICE THE DIAMETER OF THE PIPE OR WIRE BUNDLES TO BE ENCLOSED;
- PERMANENT ON-GRADE SYSTEMS MAY ONLY BE ALLOWED FOR AREAS WITH HIGHLY ERODIBLE OR ROCKY SOILS AND SHALL NOT BE ALLOWED ADJACENT TO PEDESTRIAN TRAFFIC;
- ALL ON-GRADE LINES SHALL BE SECURED TO SLOPES EVERY TEN FEET OR LESS. THE ENDS OF ALL LATERALS SHALL ALSO BE STAKED;
- ON-GRADE LATERAL PIPING IS ALLOWED FOR TEMPORARY SYSTEMS;
- ALL REQUIRED LANDSCAPING SHALL BE PLANTED AND IRRIGATION SYSTEMS INSTALLED PRIOR TO THE ROUGH GRADING INSPECTION. THE COUNTY OFFICIAL SHALL DETERMINE AT FINAL GRADING INSPECTION THAT PLANTING IS ESTABLISHED AND THAT ALL IRRIGATION SYSTEMS ARE OPERATIONAL;

- SLOPE HYDROSEEDING MIX SHALL CONSIST OF THE FOLLOWING:
 - NON-IRRIGATED SEED MIX SHALL NOT BE ALLOWED AND NO INVASIVE, FIRE PRONE SPECIES SHALL BE INCLUDED;
 - SEED MIX SHALL CONSIST OF NO LESS THAN:
 - ALL SEED MATERIALS SHALL BE TRANSPORTED TO THE JOBSITE IN UNOPENED CONTAINERS WITH THE CALIFORNIA DEPARTMENT OF FOOD AND AGRICULTURE CERTIFICATION TAG ATTACHED TO, OR PRINTED ON SAID CONTAINERS.
 - NON-PHYTO-TOXIC WETTING AGENTS MAY BE ADDED TO THE HYDROSEED SLURRY AT THE DISCRETION OF THE CONTRACTOR.
 - TYPE 1 MULCH APPLIED AT THE RATE OF NO LESS THAN 2000 LBS. PER ACRE, TYPE 6 MULCH (STRAW) MAY BE SUBSTITUTED, ALL OR PART, FOR HYDRAULICALLY APPLIED FIBER MATERIAL. WHEN STRAW IS USED IT MUST BE ANCHORED TO THE SLOPE BY MECHANICALLY PUNCHING NO LESS THAN 50% OF THE STRAW INTO THE SOIL.
 - FERTILIZER CONSISTING OF AMMONIUM PHOSPHATE, SULFATE, 16-20-0, WITH 15% SULPHUR APPLIED AT THE RATE OF 500 LBS. PER ACRE.
 - AREAS TO BE HYDROSEEDED SHALL BE PREPARED PRIOR TO HYDROSEEDING BY:
 - ROUGHENING THE SURFACE TO BE PLANTED BY ANY OR COMBINATION OF:
 - TRACK WALKING SLOPES STEEPER THAN 6:1
 - HARROWING AREAS 6:1 OR FLATTER THAT ARE SUFFICIENTLY FRIABLE.
 - RIPPING AREAS THAT WILL NOT BREAK UP USING ITEMS a.a. OR a.b. ABOVE.
 - CONDITION THE SOILS SO THAT IT IS SUITABLE FOR PLANTING BY:
 - ADJUSTING THE SURFACE SOIL MOISTURE TO PROVIDE A DAMP BUT NOT SATURATED SEED BED.
 - THE ADDITION OF SOIL AMENDMENTS, PH ADJUSTMENT, LEACHING OR COVERING SALINE SOILS TO PROVIDED VIABLE CONDITIONS FOR GROWTH.
 - HYDROSEEDED AREAS SHALL BE MAINTAINED TO PROVIDE A VIGOROUS GROWTH UNTIL THE PROJECT IS PERMANENTLY LANDSCAPED OR, FOR AREAS WHERE HYDROSEEDING IS THE PERMANENT LANDSCAPING, UNTIL THE PROJECT IS COMPLETED AND ALL GRADING BONDS RELEASED.

HYDROSEED NOTES:

- PRIOR TO THE ACCEPTANCE OF THE HYDROSEEDED AREAS BY THE COUNTY, A CERTIFICATION REPORT MUST BE SUBMITTED BY A REGISTERED LANDSCAPE ARCHITECT, STATING THAT THE HYDROSEEDING WAS DONE ACCORDING TO THE PROJECT SPECIFICATIONS AND THAT THE GROWTH IS ADEQUATELY ESTABLISHED TO PREVENT EROSION.
- ALL DISTURBED SLOPES TO BE HYDROSEEDED UNLESS OTHERWISE NOTED.

PLANT LEGEND:

- ** PROVIDE A PLANT LEGEND WITH BOTH BOTANICAL AND COMMON NAMES LISTED ALONG WITH SYMBOLS FOR IDENTIFICATION AND LOCATION. PROVIDE CONTAINER SIZES, QUANTITIES OF EACH SPECIES, AND ON CENTER SPACE REQUIREMENTS. NO INVASIVE OR FIRE PRONE SPECIES SHALL BE INTRODUCED TO THE SITE.
- ** PROVIDE A PLANT LEGEND OF ALL PROPOSED HYDROSEED SPECIES WITH BOTH BOTANICAL AND COMMON NAMES LISTED. INCLUDE POUNDS PER ACRE FOR EACH SEED SPECIES. NO INVASIVE OR FIRE PRONE SPECIES SHALL BE INTRODUCED TO SITE.

GRADING PLAN CERTIFICATION:

I, CERTIFY THAT THE GRADING AS SHOWN ON THIS MINOR GRADING PLAN SATISFIES THE REQUIREMENTS OF THE COUNTY OF SAN DIEGO GRADING ORDINANCE.

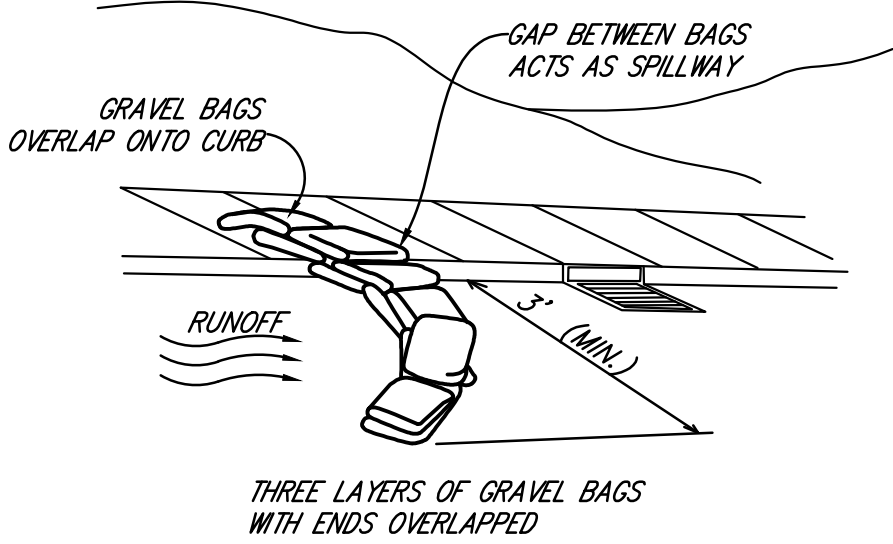
BY: _____ DATE: _____
ROBERT D. DENTINO

RCE NO.: 45929 EXPIRES 12-31-24

THE COUNTY IS NOT RESPONSIBLE FOR THE DESIGN IN ANYWAY.

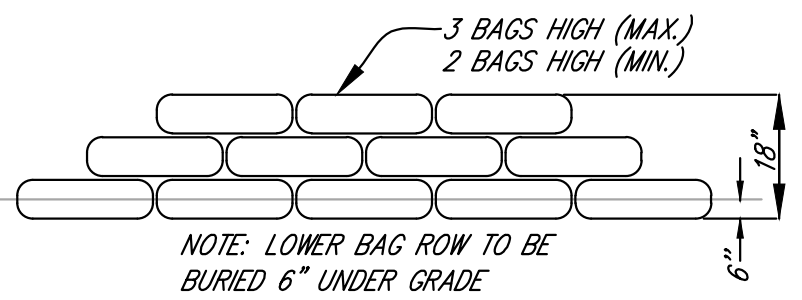
BY: _____ DATE: _____
FOR: MARK WARLOW, DIRECTOR, DEPARTMENT OF PLANNING & DEVELOPMENT SERVICES

EROSION CONTROL DETAILS



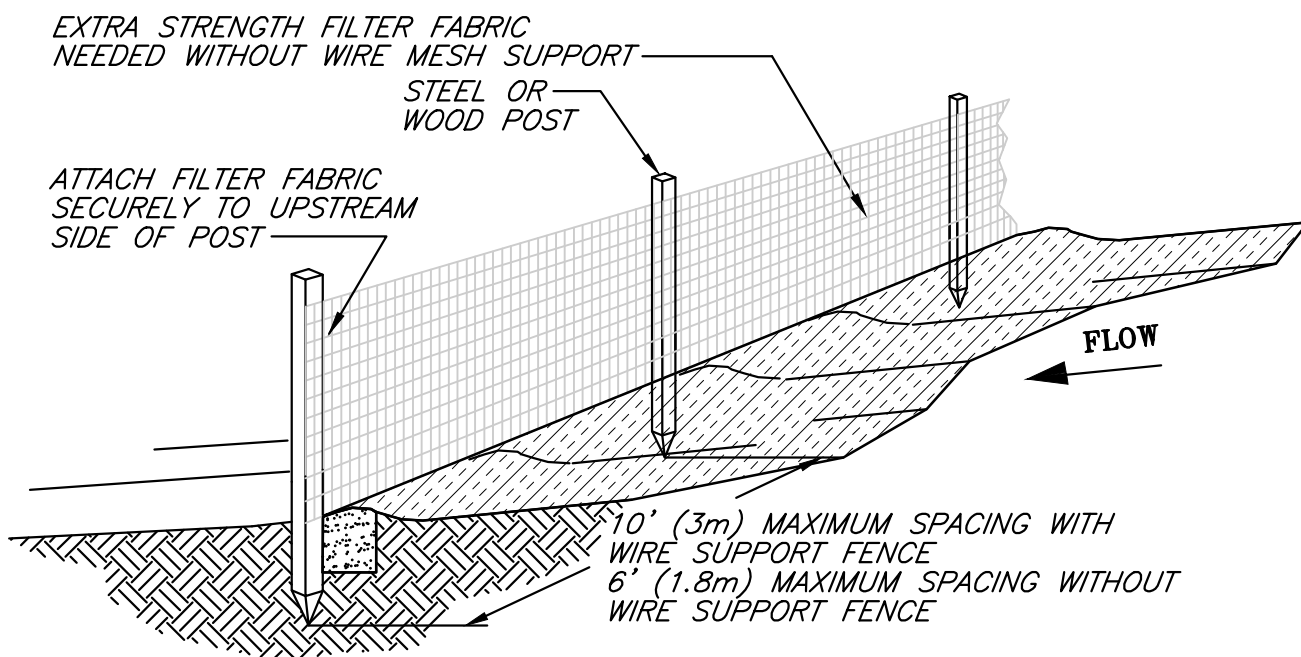
GRAVEL BAGS

NOT TO SCALE



GRAVEL BAG CHECK DAM

NOT TO SCALE



TRENCH DETAIL

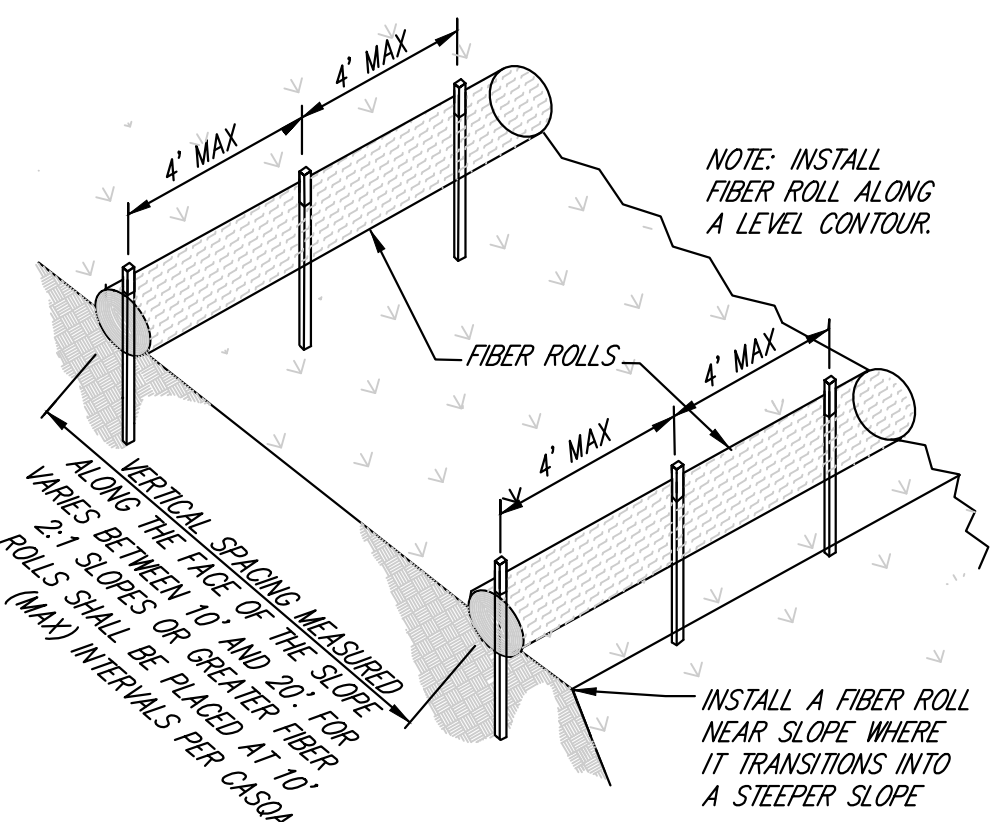
NOTES:

- SILT FENCE SHALL BE PLACED ON SLOPE CONTOURS TO MAXIMIZE PONDING EFFICIENCY.
- INSPECT AND REPAIR FENCE AFTER EACH STORM EVENT AND REMOVE SEDIMENT WHEN NECESSARY. 9" (225mm) MAXIMUM RECOMMENDED STORAGE HEIGHT.
- REMOVED SEDIMENT SHALL BE DEPOSITED TO AN AREA THAT WILL NOT CONTRIBUTE SEDIMENT OFF-SITE AND CAN BE PERMANENTLY

NOT TO SCALE

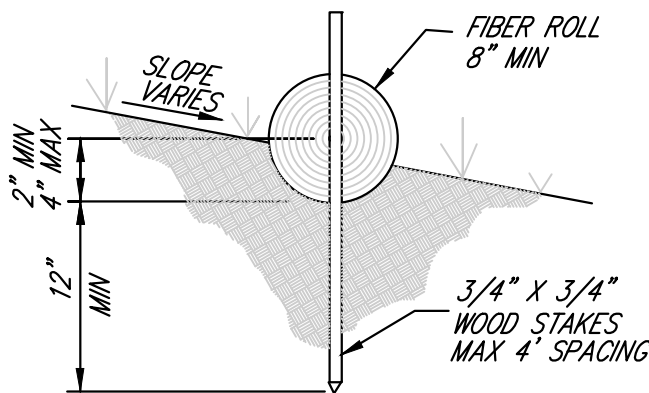
SILT FENCE

EROSION CONTROL DETAILS (CONT'D)



TYPICAL FIBER ROLL INSTALLATION

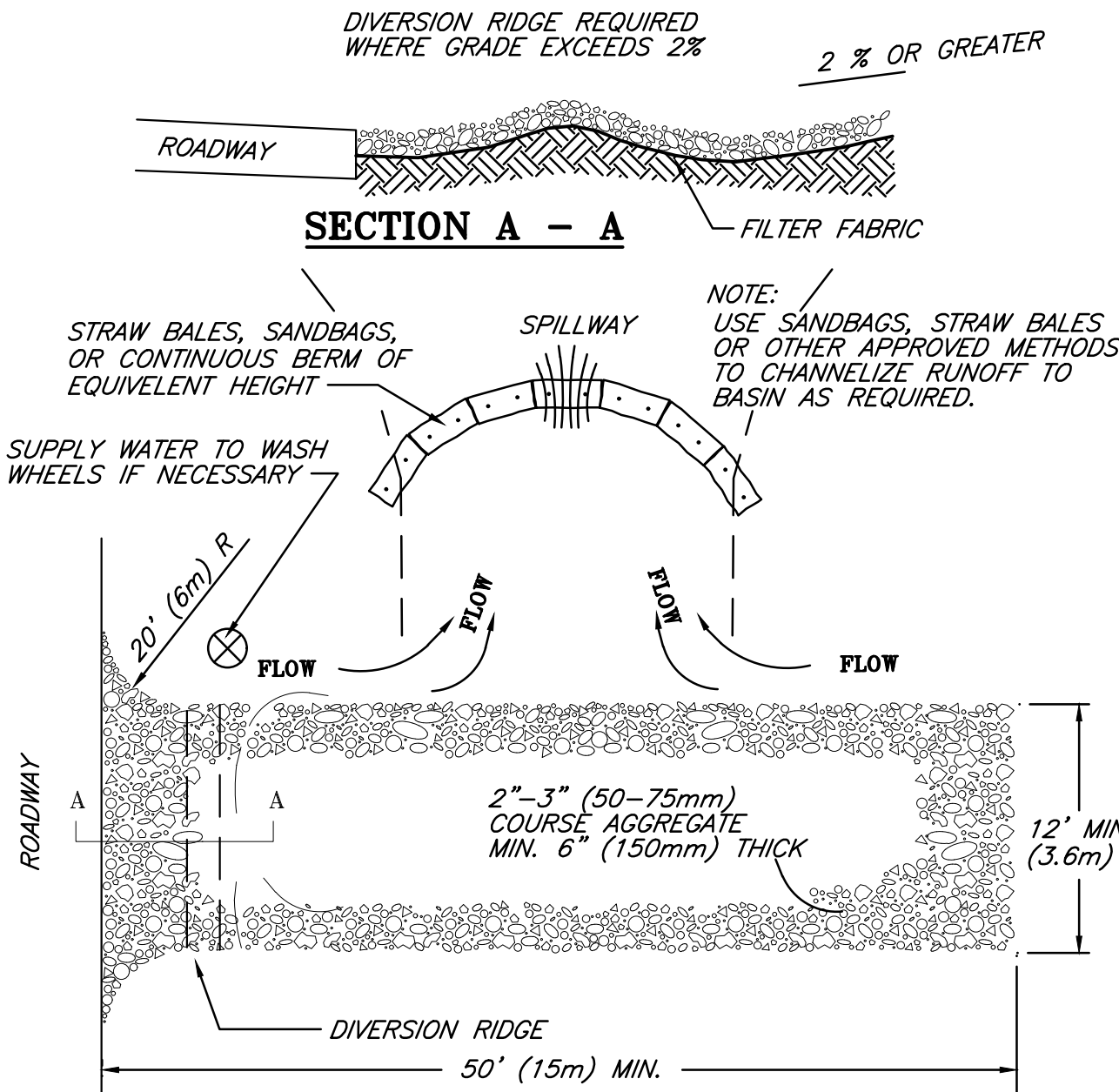
NOT TO SCALE



ENTRENCHMENT DETAIL

NOT TO SCALE

SE-5



PLAN

NOTES:

- THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHT-OF-WAYS. THIS MAY REQUIRE TOP DRESSING, REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT.
- WHEN NECESSARY, WHEELS SHALL BE CLEANED PRIOR TO ENTRANCE ONTO PUBLIC RIGHT-OF-WAY.
- WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH CRUSHED STONE THAT DRAINS INTO AN APPROVED SEDIMENT TRAP OR SEDIMENT BASIN.

TEMPORARY GRAVEL CONSTRUCTION ENTRANCE/EXIT

PRIVATE CONTRACT

SHEET 4 COUNTY OF SAN DIEGO DEPARTMENT OF PUBLIC WORKS 4 SHEETS

EROSION CONTROL NOTES & DETAILS FOR:
PIZZUTO - CODE VIOLATION
CASE#PDS2015-ENFCGO-00164
CALIFORNIA COORDINATE INDEX 378-1725

APPROVED FOR RAIN ABIS, COUNTY ENGINEER ENGINEER OF WORK RCE 45629
SEE CERTIFICATION GRADING PERMIT NO. PDS2019-LDGRMN-20216

COUNTY APPROVED CHANGES

NO.	DESCRIPTION:	APPROVED BY:	DATE:

PERMITS

LANDSCAPE PERMIT NO. N/A
WDD/NOI NO. N/A SWPPP RISK LEVEL N/A
L GRADING PLAN: L-15384

BENCH MARK

DESCRIPTION: 2" IRON PIPE W/2" BRASS DISK-SM092/ROS13928
LOCATION: CAMINO CALAFIA, TOP OF BOULDER
RECORD FROM: CITY OF SAN MARCOS SURVEY CONTROL NETWORK
ELEVATION: 1481.92 FEET DATUM: NGVD

