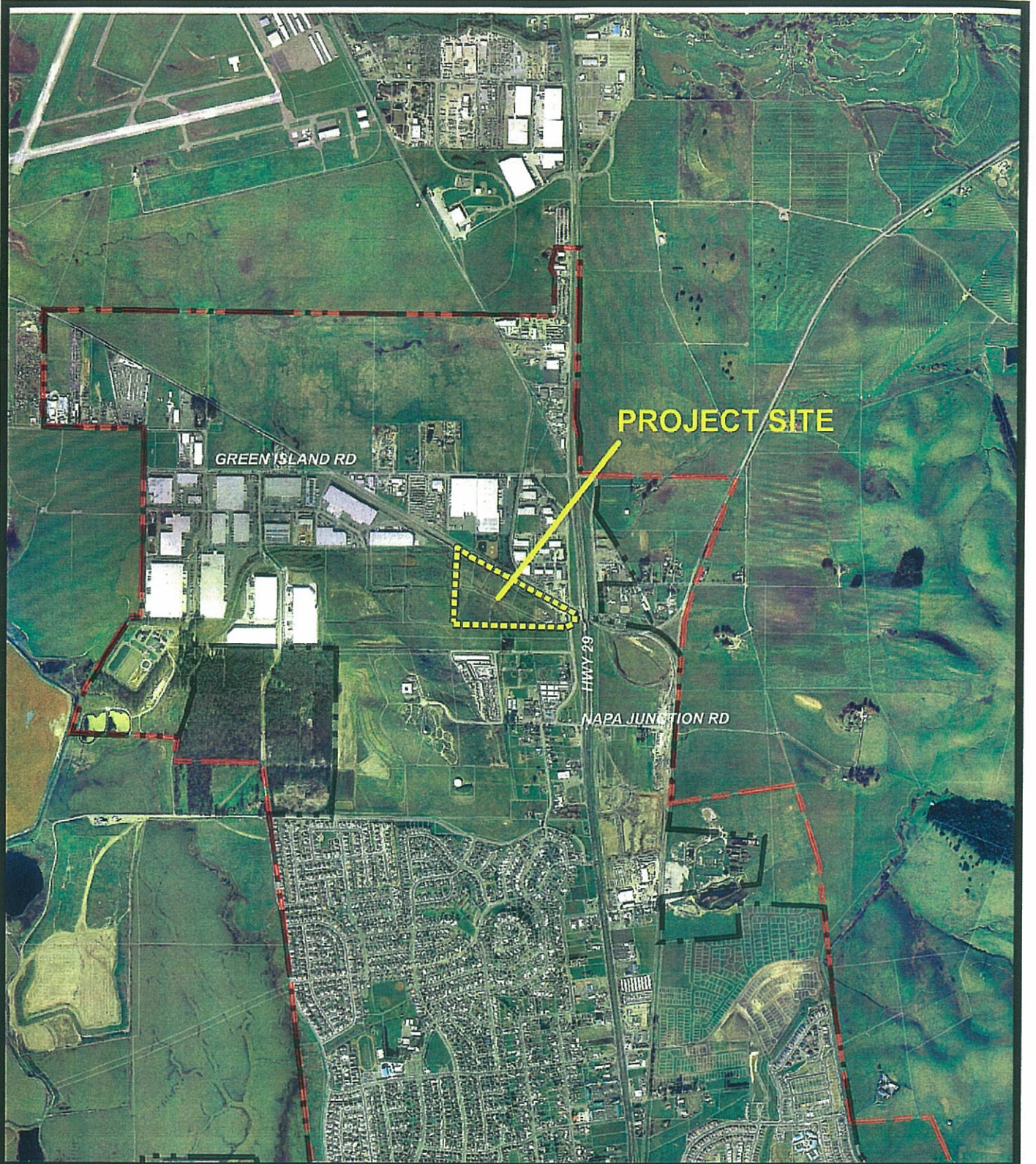


NOT TO SCALE

CITY OF AMERICAN CANYON
LOMBARD CROSSING INDUSTRIAL PARK
-JANUARY 2008-





PROJECT SITE

GREEN ISLAND RD

NAPA JUNCTION RD

HWY 29



NOT TO SCALE

**CITY OF AMERICAN CANYON
LOMBARD CROSSING INDUSTRIAL PARK
-JANUARY 2008-**

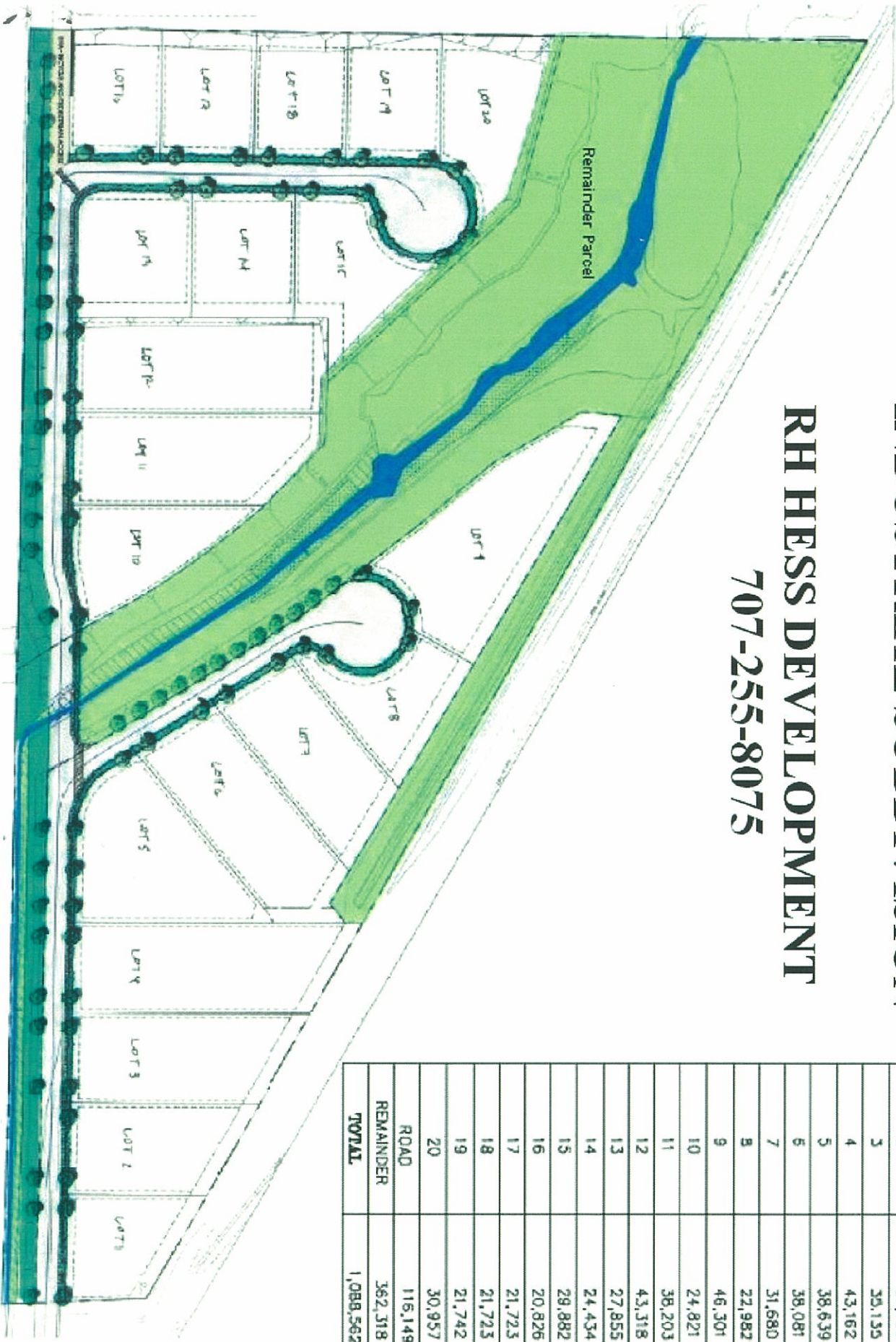




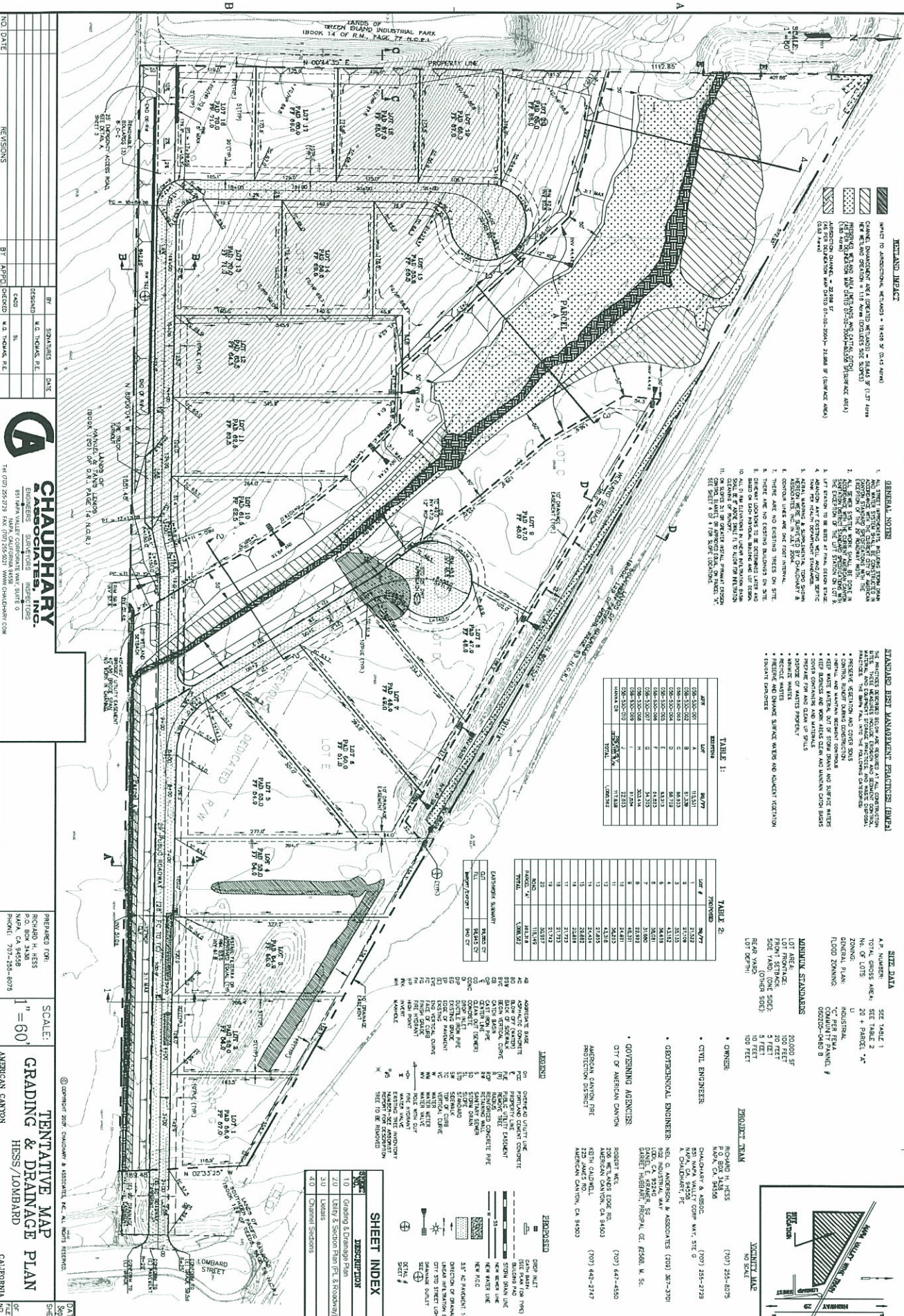
LOMBARD CROSSINGS INDUSTRIAL SUBDIVISION

RH HESS DEVELOPMENT

707-255-8075



PROPOSED	
LOT #	SQ./FT
1	21,522
2	27,109
3	35,135
4	43,162
5	38,639
6	38,081
7	31,680
8	22,982
9	46,301
10	24,821
11	38,203
12	43,318
13	27,855
14	24,434
15	29,882
16	20,826
17	21,723
18	21,723
19	21,742
20	30,957
ROAD	116,149
REMAINDER	362,318
TOTAL	1,088,562



ISLAND IMPACT

- MAINTENANCE IMPACT - 13,843 SF (0.13 ACRES)
- CHANGE MANAGEMENT NET OPENED NETWORK - 50,645 SF (1.17 ACRES)
- CONSTRUCTION MANAGEMENT IMPACT - 112,000 SF (2.54 ACRES)
- PERMITTING IMPACT - 112,000 SF (2.54 ACRES)
- ADDITIONAL IMPACT - 2,218 SF (0.05 ACRES)
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GENERAL NOTES

- ALL UTILITIES SHOWN ARE BASED ON THE MOST RECENT RECORD DRAWINGS AND FIELD SURVEY.
- THE CLIENT IS RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AGENCIES.
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STANDARD BEST MANAGEMENT PRACTICES (BMPs)

THE CLIENT IS RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AGENCIES.

- CONTROL BEST MANAGEMENT PRACTICES (BMPs)
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MINIMUM STANDARDS

- LOT AREA: 10,000 SF
- FRONT SETBACK: 20 FEET
- REAR SETBACK: 5 FEET
- REAR YARD: (ONE SIDE)
- REAR YARD: (TWO SIDES)
- REAR YARD: (THREE SIDES)
- REAR YARD: (FOUR SIDES)
- REAR YARD: (FIVE SIDES)
- REAR YARD: (SIX SIDES)
- REAR YARD: (SEVEN SIDES)
- REAR YARD: (EIGHT SIDES)
- REAR YARD: (NINE SIDES)
- REAR YARD: (TEN SIDES)
- REAR YARD: (ELEVEN SIDES)
- REAR YARD: (TWELVE SIDES)
- REAR YARD: (THIRTEEN SIDES)
- REAR YARD: (FOURTEEN SIDES)
- REAR YARD: (FIFTEEN SIDES)
- REAR YARD: (SIXTEEN SIDES)
- REAR YARD: (SEVENTEEN SIDES)
- REAR YARD: (EIGHTEEN SIDES)
- REAR YARD: (NINETEEN SIDES)
- REAR YARD: (TWENTY SIDES)
- REAR YARD: (TWENTY-ONE SIDES)
- REAR YARD: (TWENTY-TWO SIDES)
- REAR YARD: (TWENTY-THREE SIDES)
- REAR YARD: (TWENTY-FOUR SIDES)
- REAR YARD: (TWENTY-FIVE SIDES)
- REAR YARD: (TWENTY-SIX SIDES)
- REAR YARD: (TWENTY-SEVEN SIDES)
- REAR YARD: (TWENTY-EIGHT SIDES)
- REAR YARD: (TWENTY-NINE SIDES)
- REAR YARD: (THIRTY SIDES)
- REAR YARD: (THIRTY-ONE SIDES)
- REAR YARD: (THIRTY-TWO SIDES)
- REAR YARD: (THIRTY-THREE SIDES)
- REAR YARD: (THIRTY-FOUR SIDES)
- REAR YARD: (THIRTY-FIVE SIDES)
- REAR YARD: (THIRTY-SIX SIDES)
- REAR YARD: (THIRTY-SEVEN SIDES)
- REAR YARD: (THIRTY-EIGHT SIDES)
- REAR YARD: (THIRTY-NINE SIDES)
- REAR YARD: (FORTY SIDES)

TABLE 1: AREA SUMMARY

LOT	AREA (SQ FT)	AREA (ACRES)
LOT 1	10,000	0.23
LOT 2	10,000	0.23
LOT 3	10,000	0.23
LOT 4	10,000	0.23
LOT 5	10,000	0.23
LOT 6	10,000	0.23
LOT 7	10,000	0.23
LOT 8	10,000	0.23
LOT 9	10,000	0.23
LOT 10	10,000	0.23
LOT 11	10,000	0.23
LOT 12	10,000	0.23
LOT 13	10,000	0.23
LOT 14	10,000	0.23
TOTAL	140,000	3.19

TABLE 2: ELEVATION SUMMARY

POINT	ELEVATION (FEET)
1	21.5
2	22.1
3	22.8
4	23.5
5	24.2
6	24.9
7	25.6
8	26.3
9	27.0
10	27.7
11	28.4
12	29.1
13	29.8
14	30.5
TOTAL	312.1

PROJECT TEAM

OWNER: CHAUDHARY & ASSOCIATES, INC.
 1433 BRUNNEN WAY, SUITE 100
 SAN DIEGO, CA 92108
 (760) 291-8075

CIVIL ENGINEER: CHAUDHARY & ASSOCIATES, INC.
 1433 BRUNNEN WAY, SUITE 100
 SAN DIEGO, CA 92108
 (760) 291-8075

GEOTECHNICAL ENGINEER: NIELSON ENGINEERS, INC.
 1001 S. CALLE DEL REY
 SAN ANTONIO, TX 78205
 (214) 343-3333

GEOGRAPHIC INFORMATION SYSTEMS: GIGAMETER, INC.
 1001 S. CALLE DEL REY
 SAN ANTONIO, TX 78205
 (214) 343-3333

GOVERNING AGENCIES:
 CITY OF AMERICAN CANYON
 AMERICAN CANYON FIRE PROTECTION DISTRICT
 COUNTY OF CALIFORNIA

CHAUDHARY & ASSOCIATES, INC.
 ENGINEERS SURVEYORS ARCHITECTS INTERIORS
 851 WILSON VALLEY CORPORATE WAY, SUITE 200
 TEMECULA, CA 92592
 TEL: (951) 265-2779 FAX: (951) 265-9211 WWW.CHAUDHARY.COM

PROJECT TEAM: CHAUDHARY & ASSOCIATES, INC. (760) 291-8075

SCALE: 1" = 60'

TENTATIVE MAP GRADING & DRAINAGE PLAN
 HESS/LOMBARD
 CALIFORNIA

SHEET INDEX

NO.	DESCRIPTION
1	Grading & Drainage Plan
2	Lotting & Section Plan (P&S & Roadway)
3	Utilities
4	Channel Sections

DATE: Sept 10, 2007

SHEET: 1 OF 4 SHEETS

NO DATE: BY: DESIGNER: DATE: BY: CHECKER: DATE: