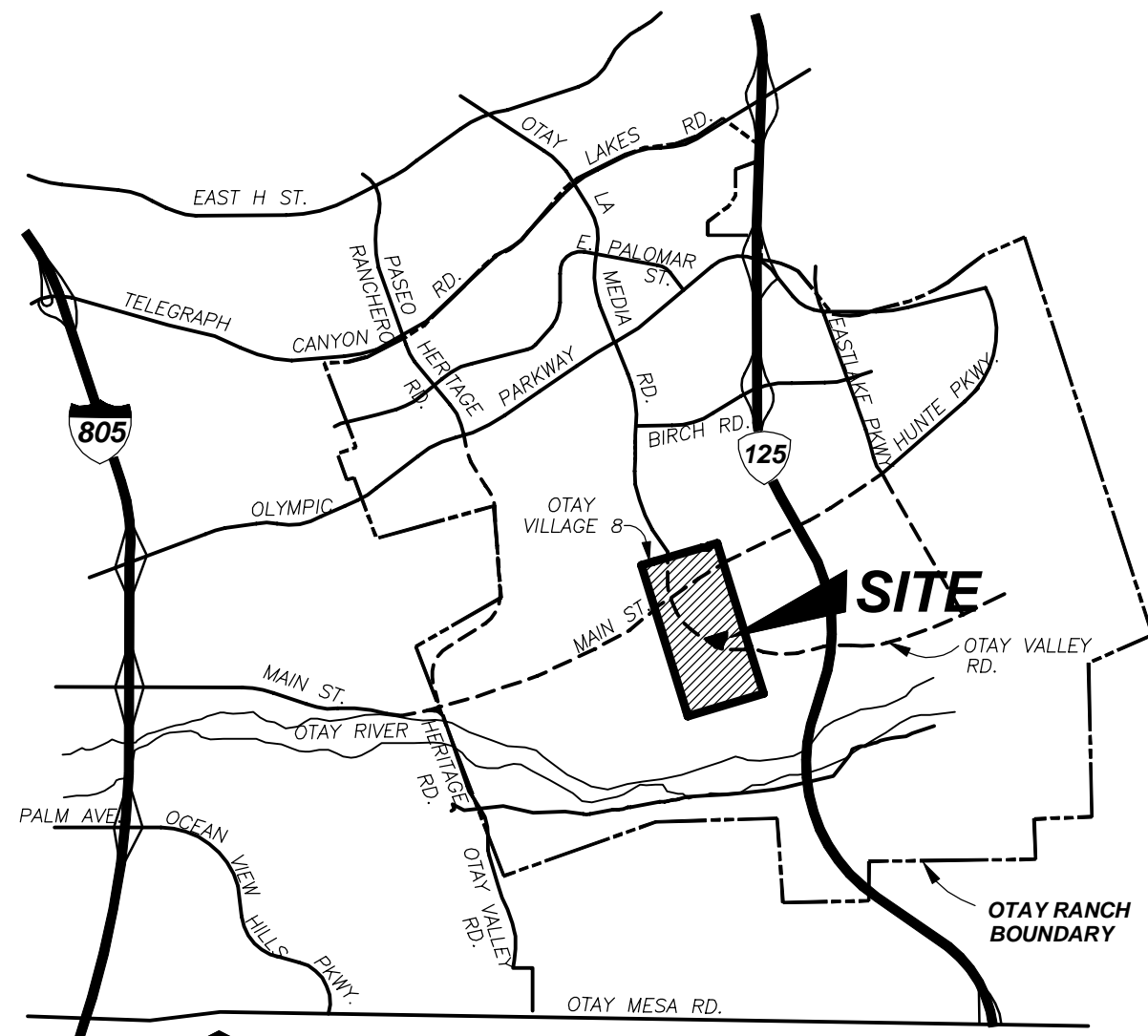


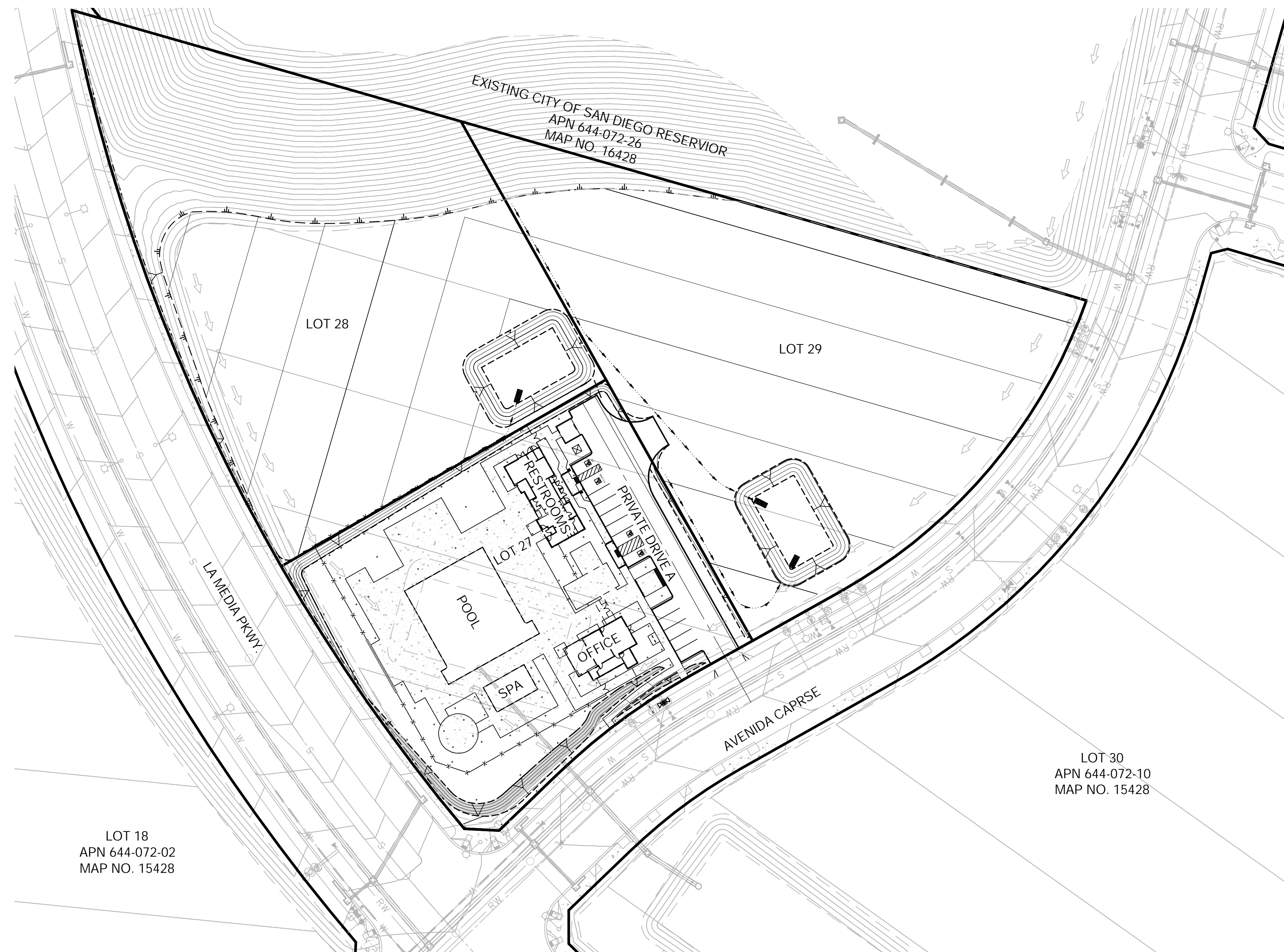
PRECISE GRADING PLANS FOR:  
**COTA VERA SWIM CLUB**  
**OTAY RANCH VILLAGE 8 WEST (LOT 27)**  
 CITY OF CHULA VISTA, CALIFORNIA



VICINITY MAP  
 NOT TO SCALE

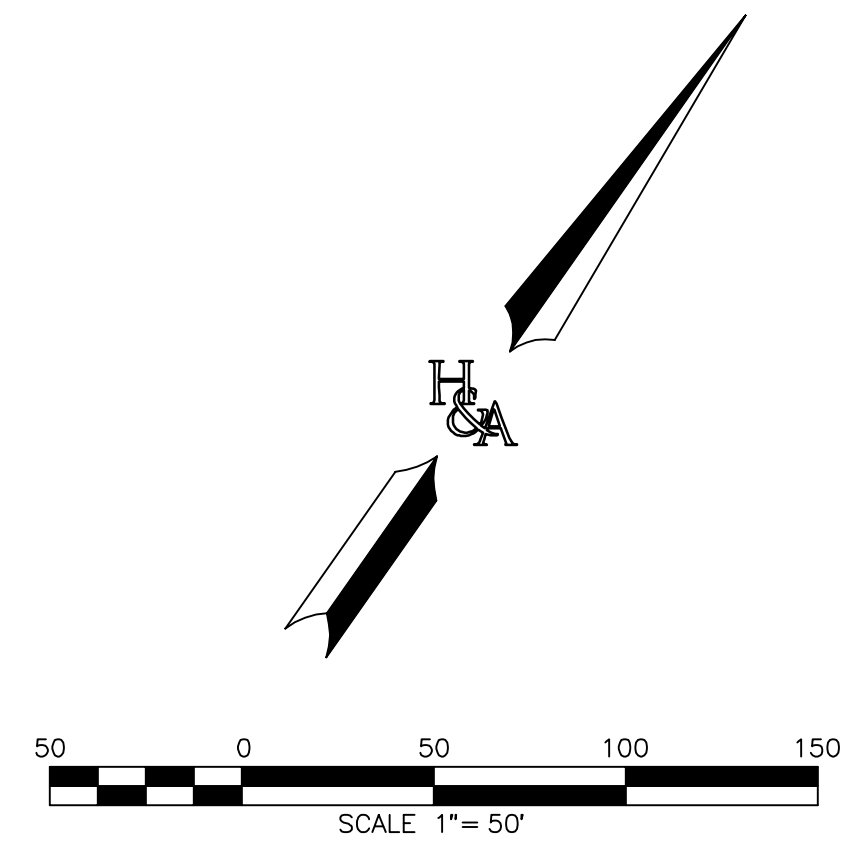


OVERALL VILLAGE 8 WEST KEY MAP  
 SCALE: 1"=600'



**LEGEND**

- RIGHT OF WAY/PROPERTY LINE
- - - EASEMENT
- BACKFLOW PREVENTOR REQUIRED
- PLAN NUMBER (R=REVERSE)
- 1A BUILDING NUMBER
- 2 BUILDING NUMBER
- P=460.7 PAD ELEVATION
- FF=461.37 FINISH FLOOR ELEVATION
- GFF=460.87 GARAGE FINISH FLOOR ELEVATION (FRONT)
- 305.6 HP SWALE FLOW LINE ELEVATION (VARIES EACH LOT)
- 305.25 HP HARDSCAPE FINISH SURFACE ELEVATION
- XXX.X TO XXX.X FE DRAINAGE SWALE (1.0% MINIMUM)
- XXX.X CO PVC AREA DRAIN (SIZE PER PLAN) & GRATE
- XXX.X FL PVC AREA DRAIN (SIZE PER PLAN) & CLEANOUT
- 0.40' F DEEPEENED FOOTING (PER PLAN)
- 0.45' W STEM WALL (PER PLAN)
- 100 EXISTING CONTOUR
- 100 PROPOSED CONTOUR
- Y/Y/SLOPE 2:1 OR FLATTER (SLOPE <4' EQUALS 1.5:1 AS NOTED)
- DAYLIGHT LINE (LIMITS OF GRADING)
- 1.7% DRIVEWAY GRADE
- RETAINING WALL (PER C.V. DWG)
- 100.5 TW WALL/FOOTING ELEVATION PER SEPARATE PERMIT
- 100.0 TF
- XXX.X TLW TOP OF LANDSCAPE WALL
- EXISTING WATER LINE
- EXISTING SEWER LINE
- EXISTING WATER LATERAL
- EXISTING SEWER LATERAL
- EXISTING SEWER MANHOLE
- EXISTING FIRE HYDRANT ASSEMBLY
- EXISTING STREET LIGHT
- ADA PATH OF TRAVEL
- LANDSCAPE WALL PER LANDSCAPE PLAN
- TRANSFORMER
- DETECTABLE WARNING DOMES
- EVC STATION (TYPE TBD)
- NUMBER OF EV CHARGING STATIONS = 2



- NOTES:**
- FOR ROUGH GRADING PLANS AND SPECIFICATIONS SEE CITY OF CHULA VISTA DWG. NUMBERS 18016 & 14011 FOR IMPROVEMENT PLANS AND SPECIFICATIONS SEE CITY OF CHULA VISTA DWG. NUMBERS 14012 & 19036
  - STREET, CURB, & PAD ELEVATIONS ARE PER EXIST. PLANS & SHOULD BE VERIFIED IN THE FIELD. IF ACTUAL ELEVATIONS VARY FROM THOSE SHOWN, NOTIFY THE ENGINEER OF WORK AT (858) 558-4500.
  - FOOTPRINTS ARE BASED UPON ARCHITECTURAL PLANS RECEIVED FROM STARKC ARCHITECTURE DATED 01/05/23
  - DRIVEWAY PAVING MATERIAL TO BE 4" P.C.C. MIN. STREET
  - ADDRESS SHALL BE LOCATED ON BUILDING EXTERIOR IN ACCORDANCE WITH SECTION 12.48.030 OF THE CHULA VISTA MUNICIPAL CODE.
  - APPROVED BACKWATER VALVE IS REQUIRED FOR DRAINAGE PIPING SERVING FIXTURES LOCATED BELOW THE ELEVATION OF THE NEXT UPSTREAM MANHOLE COVER.
  - BACKFLOW PREVENTERS ARE BASED ON FF ELEV.
  - BACKFLOW PREVENTORS CAN BE SUBSTITUTED WITH A LOOSENED GEM CAP.
  - SEWER CLEAN-OUTS ARE PER CITY OF CHULA VISTA CONSTRUCTION STANDARD #20 (CVCS 20).
  - ALL PROPERTY LINE (REAL OR ASSUMED), EASEMENTS AND BUILDINGS (BOTH EXISTING AND PROPOSED), ARE SHOWN ON THIS SITE PLAN.
  - SURFACE WATER WILL DRAIN AWAY FROM BUILDING AT 2% MINIMUM GRADE.
  - SEWER SYSTEM IS PRIVATE UNLESS OTHERWISE NOTED.
  - MINIMUM DISTANCE FROM BOTTOM OF RETAINING WALL FOOTING TO DAYLIGHT IS 7'.
  - ASSESSOR'S PARCEL NUMBER: 644-072-07, 08 & 09
  - BUILDER WILL INSTALL PRESSURE REGULATORS ON ALL BUILDINGS.
  - THIS PROJECT SHALL COMPLY WITH (2016) CALIFORNIA BUILDING CODE AS AMENDED BY CITY OF CHULA VISTA MUNICIPAL CODE TITLE 15, (2016) CALIFORNIA RESIDENTIAL CODE, (2016) CALIFORNIA MECHANICAL CODE, (2016) CALIFORNIA PLUMBING CODE, (2016) CALIFORNIA ELECTRICAL CODE, (2016) CALIFORNIA FIRE CODE, (2016) CALIFORNIA GREEN BUILDING STANDARDS, (2016) CALIFORNIA ENERGY CODE, CITY OF CHULA VISTA INCREASED ENERGY EFFICIENCY ORDINANCE, THE PHOTOVOLTAIC PRE-WIRING ORDINANCE SECTION 15.24.065, SOLAR WATER HEATING PRE-PLUMBING ORDINANCE SECTION 15.28.015, (2000)URBAN-WILDLAND INTERFACE CODE, (1997)UNIFORM HOUSING CODE, (1997) UNIFORM CODE FOR THE ABATEMENT OF DANGEROUS BUILDINGS. ANY CHANGES OR REVISIONS THEREFROM SHALL BE APPROVED BY THE CITY ENGINEER PRIOR TO ANY REQUEST FOR INSPECTION.
  - CONTACT THE BUILDING DEPARTMENT AT (619)409-5434 TO SCHEDULE FIRE SPRINKLER OVERHEAD VISUAL, HYDROSTATIC AND FINAL FOR ALL NFPA 130 FIRE SPRINKLER SYSTEMS IN SINGLE FAMILY DWELLING UNITS.
  - BUILDING CONSTRUCTION SHALL ALSO COMPLY WITH MUNICIPAL CODE SECTION 15.28.020 REGARDING CLOTHES WASHER GRAY WATER PRE-PLUMBING AND STUB-OUT.

**SHEET INDEX**

SHEET 001:	TITLE SHEET
SHEET 002:	ACCESSIBLE PATH OF TRAVEL & SITE PLAN
SHEETS 003-004:	PRECISE GRADING PLAN
SHEET 005	FIRE TRUCK TURNING MAP

**ASSESSORS PARCEL NUMBER**

PORTIONS OF 644-072-07, 08 AND 09

**LEGAL DESCRIPTION**

LOT 27, 28 AND 29 OF CITY OF CHULA VISTA TRACT NO. 19--03 OTAY RANCH VILLAGE 8 WEST 'A' MAP, IN THE CITY OF CHULA VISTA, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 16428, FILED IN THE OFFICE OF THE SAN DIEGO COUNTY RECORDER ON NOVEMBER 3, 2020, AS DOCUMENT NO. 2020-7000372 OF OFFICIAL RECORDS.

**SOURCE OF TOPOGRAPHY**

ROUGH GRADING PLANS BY HALE ENGINEERING: C.V. DRAWING NUMBERS 18016 & 14011

**OWNER**

HOMEFED VILLAGE 8, LLC  
 A DELAWARE LIMITED LIABILITY COMPANY  
 1923 WRIGHT PLACE  
 SUITE 220  
 CARLSBAD, CA 92008-6528  
 (760) 918-8200

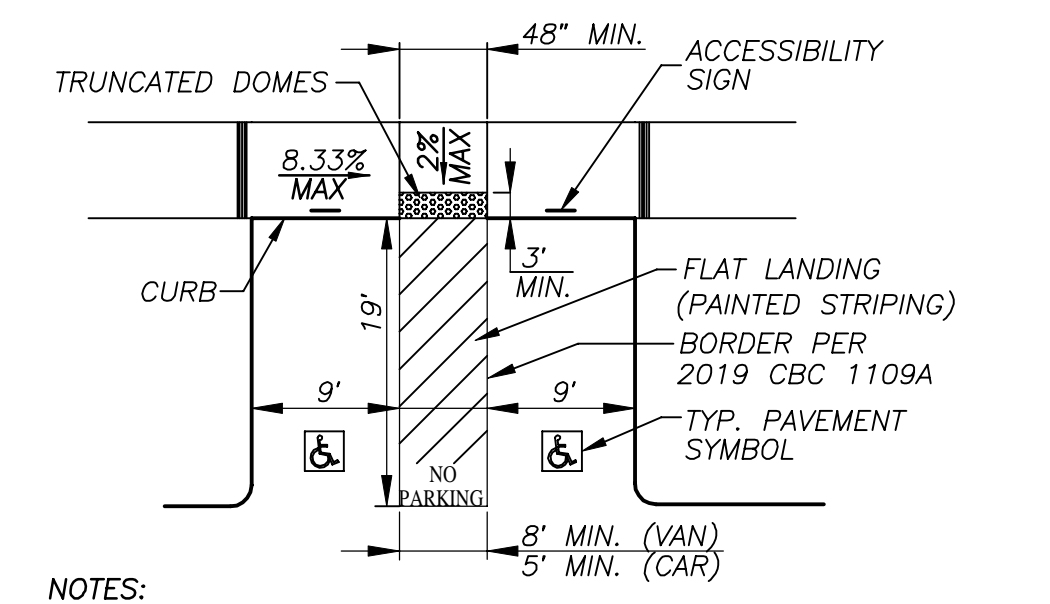
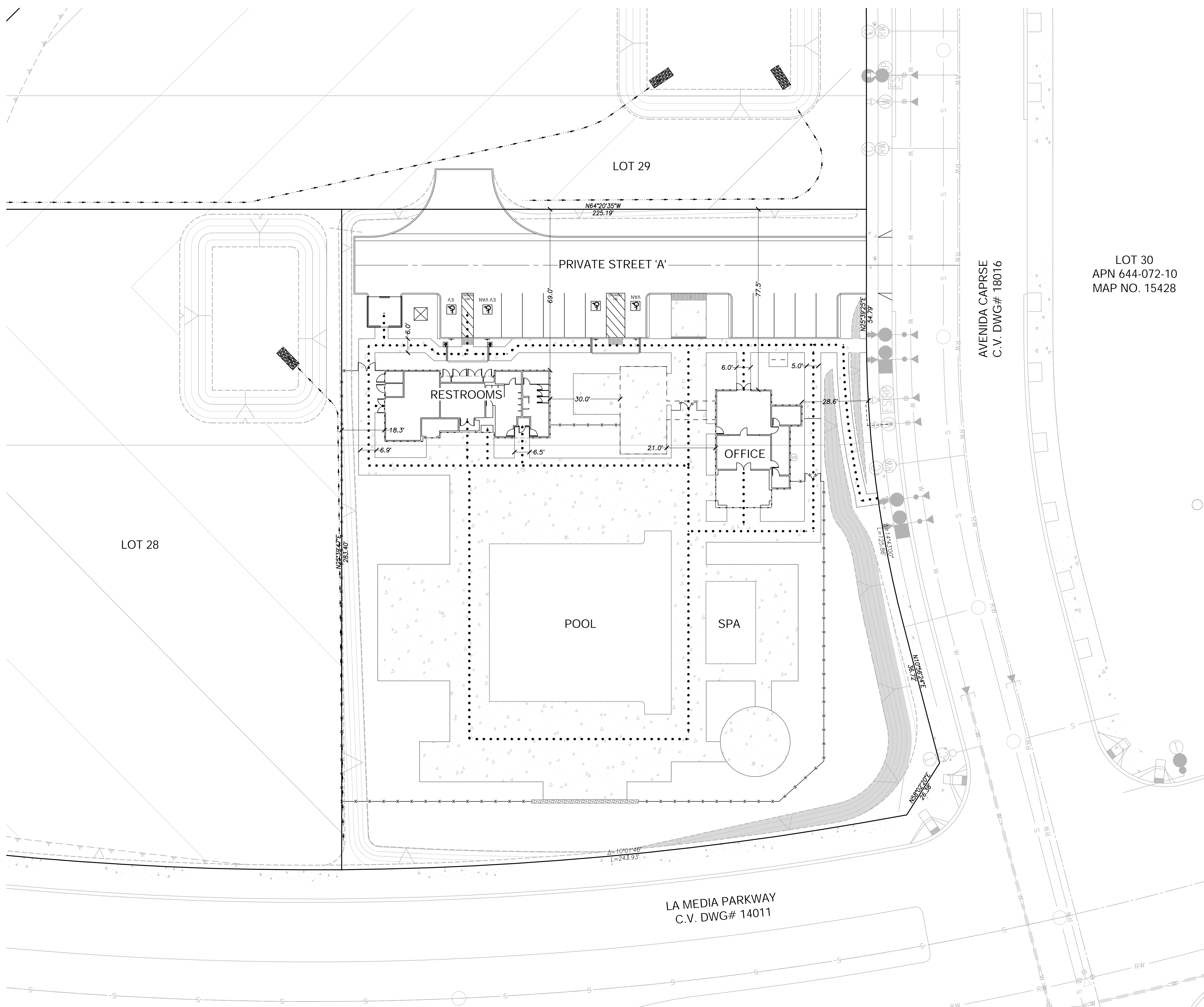
**DRAINAGE FIXTURE UNITS**

36 UNITS @ 2.03 DFUS/UNIT  
 TOTAL DFUS=73

CONSTRUCTION RECORD		REFERENCES		BY	REVISIONS	Date	App'd	BENCH MARK		SCALE	Designed By	Drawn By	Checked By	Submitted	Approved	CITY OF CHULA VISTA		ENGINEERING DIVISION	C01
Contractor		C.V. DWG. 18016 (OTAY MASS GRADING, PHASE 2)						DESCRIPTION: TOPOGRAPHY CONF. I. INET BY HUNSAKER TO BE WITHIN ALLOWABLE TOLERANCE BASED ON FIELD SURVEY USING BRASS BENCHMARK SCOTT ENG. IN. FROM 1.5 MILES EAST OF JCT. OF MAIN ST. & HERITAGE RD. ON ROCK MOUNTAIN TOP EASTERLY OF PROMONT OF HIGH BOULDER & 1700' SOUTHERLY OF WATER STORAGE FACILITY (P. #1359 PER RD. 1484) (ELEV=628.319 (NWD 88))		Horizontal	Y.C.	S.M.L.	A.S.V.	By	By	PRECISE GRADING FOR:			
Inspector		C.V. DWG. 14011 (OTAY MASS GRADING, PHASE 1)								N/A	Plans Prepared Under Supervision Of	Supervision Of	Date	City Engineer	COTA VERA SWIM CLUB				
Date Completed		C.V. DWG. 14012 (OTAY IMP. PLANS, PHASE 1)								Vertical	YOLANDA CALVO	Date	06/29/2023	Office	OTAY RANCH VILLAGE 8 WEST (LOT 27)				PERMIT # B23-0135
		C.V. DWG. 19036 (OTAY IMP. PLANS, PHASE 2)								N/A	YOLANDA CALVO	R.C.E. No.	61827	Office					

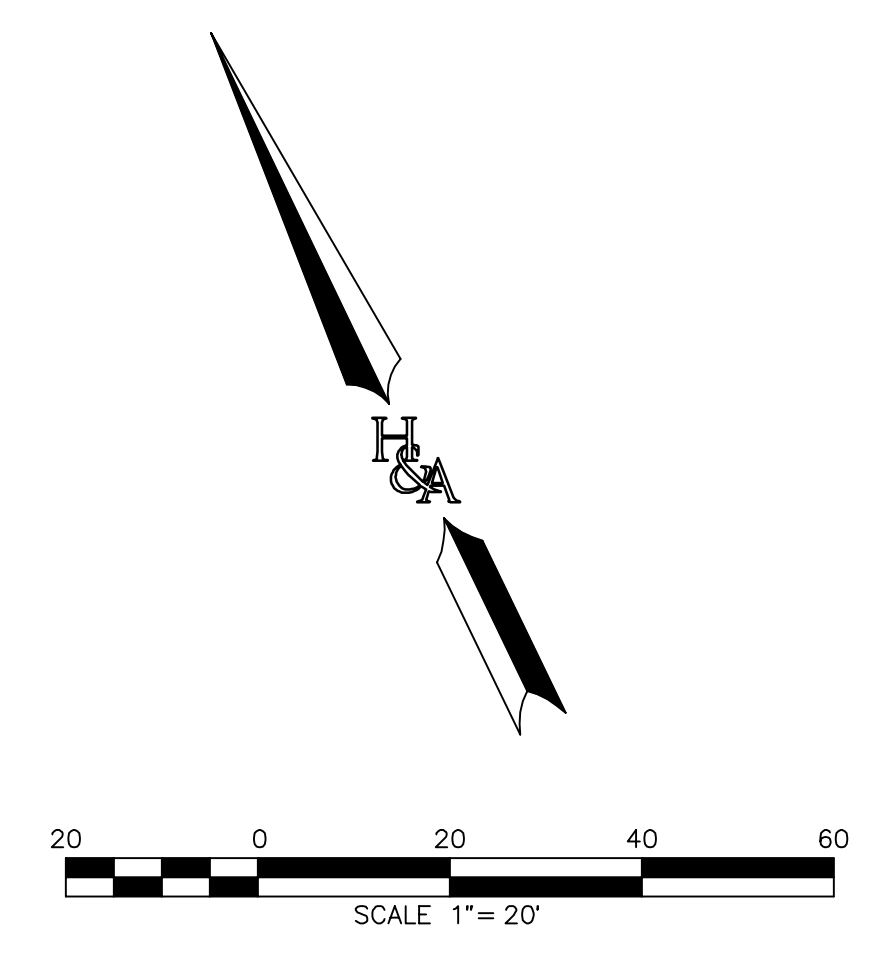


PLANNING 9707 Waples Street  
 San Diego, CA 92121  
 SURVEYING PH858558-4500 FAX858558-1414  
 TOTAL NUMBER OF SHEETS = 5



- NOTES:  
2022 CBC 11B-502 PARKING SPACES:
1. PARKING SPACE IDENTIFICATION SIGNS SHALL INCLUDE THE INTERNATIONAL SYMBOL OF ACCESSIBILITY COMPLYING WITH SECTION 11B-703.7.2.1 IN WHITE ON A BLUE BACKGROUND. SIGNS IDENTIFYING VAN PARKING SPACES SHALL CONTAIN ADDITIONAL LANGUAGE OR AN ADDITIONAL SIGN WITH THE DESIGNATION "VAN ACCESSIBLE". SIGNS SHALL BE 60 INCHES MINIMUM ABOVE THE FINISH FLOOR MEASURE TO THE BOTTOM OF THE SIGN.
  2. ACCESS AISLES SERVING PARKING SPACES SHALL COMPLY WITH SECTION 11B-502.3. ACCESS AISLES SHALL ADJOIN AN ACCESSIBLE ROUT. TWO PARKING SPACES SHALL BE PERMITTED TO SHARE A COMMON ACCESS AISLE.
  3. EACH ACCESSIBLE CAR AND VAN SPACE SHALL HAVE SURFACE IDENTIFICATION COMPLYING WITH EITHER SECTION 11B-502.6.4.1 OR 11B-502.6.4.2.
  4. AN ADDITIONAL SIGN SHALL ALSO BE POSTED STATING: "UNAUTHORIZED VEHICLES PARKED IN DESIGNATED ACCESSIBLE SPACES NOT DISPLAYING DISTINGUISHING PLACARDS OR SPECIAL LICENSE PLATES ISSUED FOR PERSONS WITH DISABILITIES WILL BE TOWED AWAY AT THE OWNER'S EXPENSE. TOWED VEHICLES MAY BE RECLAIMED AT CITY OF CHULA VISTA POLICE DEPARTMENT OR BY TELEPHONING (619) 691-5151."
  5. SEE 2019 CBC FIGURES 11B-502.2 (A) AND 11B-502.3 (A)

TYPICAL ACCESSIBLE STALL PARKING ACCESS DETAIL  
NOT TO SCALE



ACCESSIBLE PATH OF TRAVEL & SITE PLAN EXHIBIT  
SCALE: 1"=20'

ACCESSIBLE PARKING STALL.....

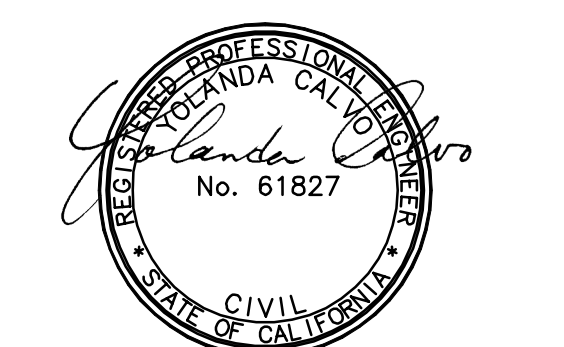
ACCESSIBLE PATH OF TRAVEL.....

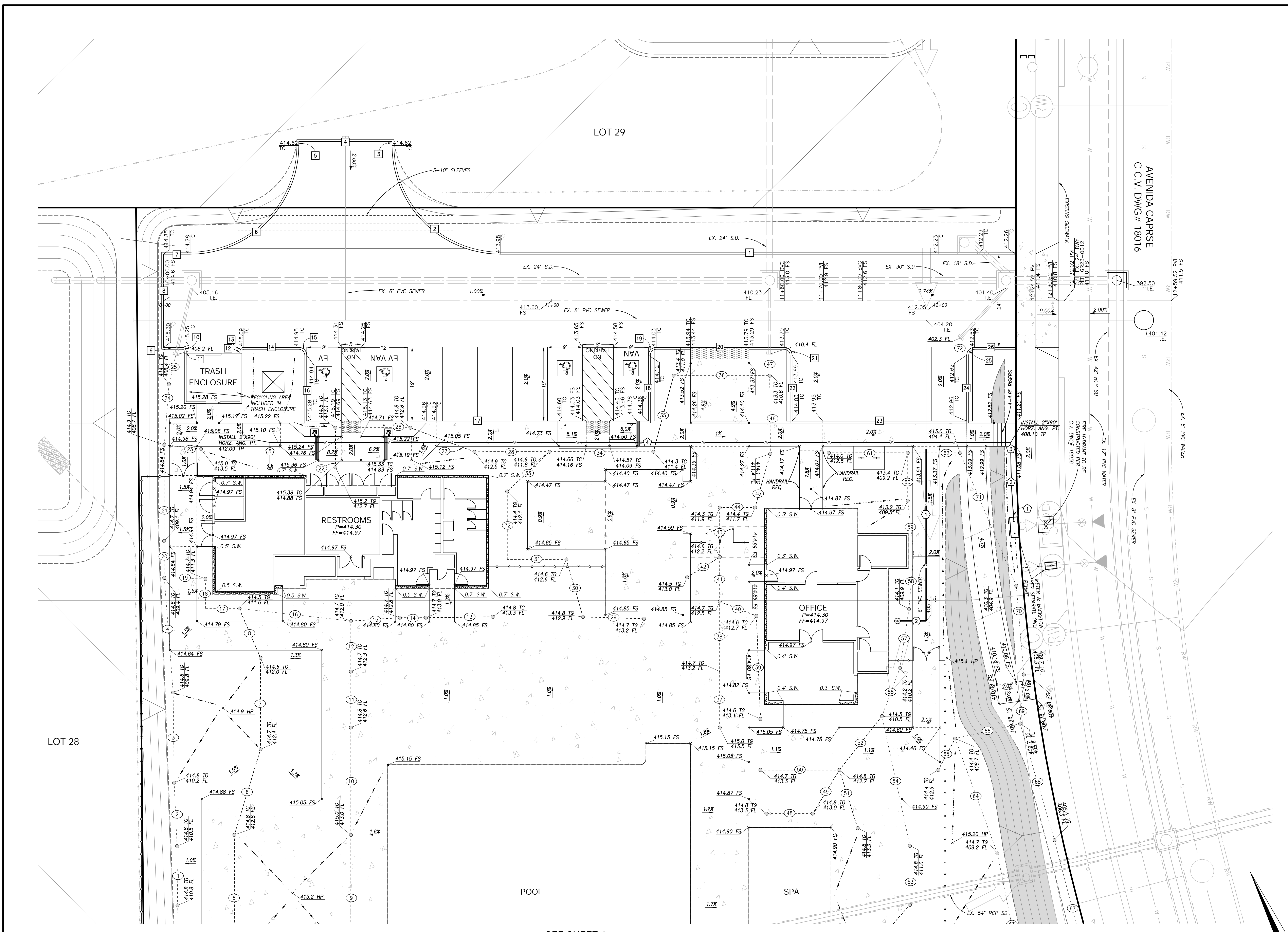
CONCRETE.....

CONSTRUCTION RECORD		REFERENCES		BY	REVISIONS	Date	App'd	BENCH MARK			SCALE	Designed By	Drawn By	Checked By	Submitted	Approved	CITY OF CHULA VISTA ENGINEERING DIVISION		
Contractor		C.V. DWG. 18016 (OTVB MASS GRADING, PHASE 2)						DESCRIPTION: TOPOGRAPHY CONF. L INET BY HUNSAKER TO BE WITHIN ALLOWABLE TOLERANCE BASED ON FIELD SURVEY USING BRASS DISK MARKED SCOTT ENGINE. IN IRON PIPE 1.5 MILES EAST OF JCT. OF MAIN ST. & HERITAGE RD. ON ROCK MOUNTAIN TOP EASTERLY OF PROMONTORY OF HIGH BOULDER & 1700' SOUTHERLY OF WATER STORAGE FACILITY (P. #1359 PER ROD 1484) (ELEV=628.319 (NWD 88))			Horizontal 1"=20'	Y.C.	S.M.L.	A.S.V.	By	By	City Engineer	PRECISE GRADING FOR: COTA VERA SWIM CLUB OTAY RANCH VILLAGE 8 WEST (LOT 27)	
Inspector		C.V. DWG. 14011 (OTVB MASS GRADING, PHASE 1)									Vertical 1"=20'	Plans Prepared Under Supervision Of	Date	Date	Office			C02	
Date Completed		C.V. DWG. 14012 (OTVB IMP. PLANS, PHASE 1)										YOLANDA CALVO	06/29/2023	61827				PERMIT # B23-0135	
		C.V. DWG. 19036 (OTVB IMP. PLANS, PHASE 2)																W.C. NO. 23395-0032	

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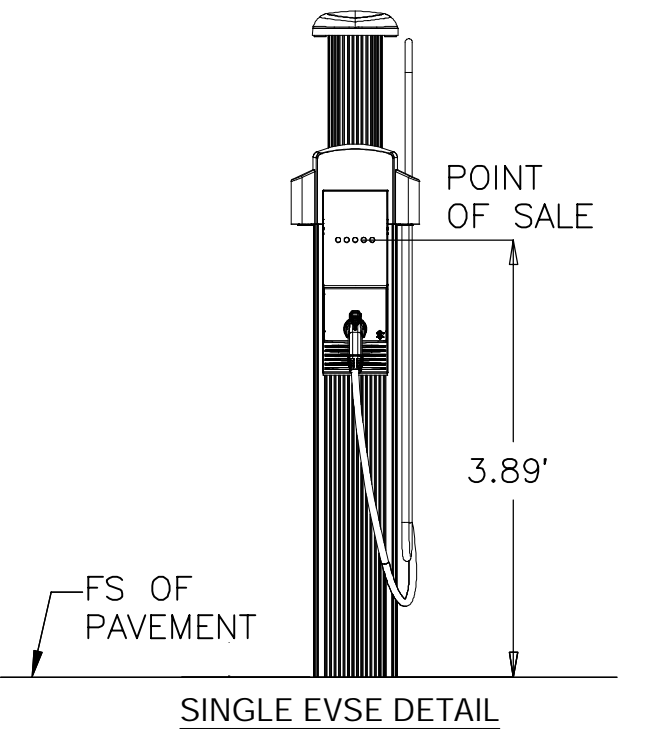
OTAY RANCH VILLAGE 8 WEST, SWIM CLUB  
PRECISE GRADING PLAN





**AREA DRAIN TABLE**

No.	LENGTH	MATERIAL
1	15.24	8" PVC
2	16.37	8" PVC
3	23.22	6" PVC
4	28.65	8" PVC
5	32.50	4" PVC
6	23.06	4" PVC
7	23.33	4" PVC
8	13.88	4" PVC
9	32.50	4" PVC
10	27.65	4" PVC
11	14.42	4" PVC
12	13.01	4" PVC
13	11.12	4" PVC
14	6.70	4" PVC
15	12.65	4" PVC
16	28.96	4" PVC
17	8.69	6" PVC
18	7.60	6" PVC
19	10.61	6" PVC
20	9.49	8" PVC
21	24.77	8" PVC
22	10.17	4" PVC
23	9.49	4" PVC
24	15.65	8" PVC
25	7.73	8" PVC
26	19.50	4" PVC
27	11.77	4" PVC
28	19.35	4" PVC
29	15.73	4" PVC
30	15.41	4" PVC
31	15.25	4" PVC
32	17.49	4" PVC
33	14.97	4" PVC
34	20.55	4" PVC
35	20.28	4" PVC
36	24.80	4" PVC
37	14.42	4" PVC
38	18.02	4" PVC
39	25.55	4" PVC
40	10.14	4" PVC
41	11.48	4" PVC
42	9.71	4" PVC
43	12.75	4" PVC
44	9.08	4" PVC
45	19.01	4" PVC
46	22.08	4" PVC
47	5.55	6" PVC
48	11.98	6" PVC
49	13.16	4" PVC
50	20.33	4" PVC
51	15.70	4" PVC
52	17.69	4" PVC
53	15.22	6" PVC
54	34.11	6" PVC
55	13.23	6" PVC
56	15.35	6" PVC
57	14.40	6" PVC
58	13.67	6" PVC
59	12.30	6" PVC
60	14.42	6" PVC
61	13.49	6" PVC
62	13.49	6" PVC
63	12.27	6" PVC
64	13.55	6" PVC
65	9.19	4" PVC
66	11.71	6" PVC
67	14.42	6" PVC
68	31.26	6" PVC
69	12.68	6" PVC
70	23.96	6" PVC
71	9.71	6" PVC
72	29.57	6" PVC



**WATER DATA**

NO.	BEARING/Delta	RADIUS	LENGTH	REMARKS
1	N 21°17'22" E		2.65'	2" COPPER
2	4°22'03"	200.00'	15.25'	2" COPPER
3	N 25°39'24" E		2.46'	2" COPPER
4	N 64°20'35" W		190.84'	2" COPPER
5	N 25°39'25" E		5.52'	2" COPPER

**SEWER DATA**

NO.	BEARING/Delta	RADIUS	LENGTH	REMARKS
1	N 25°39'25" E		44.26'	6" PVC
2	N 64°20'35" W		6.61'	6" PVC

**CURB DATA**

NO.	BEARING/Delta	RADIUS	LENGTH	REMARKS
1	N 64°20'35" W		132.68'	6" CURB AND GUTTER*
2	90°00'00"		28.00'	6" CURB*
3	N 25°39'25" E		1.00'	6" CURB*
4	N 64°20'35" W		24.00'	6" CURB*
5	N 25°39'25" E		1.00'	6" CURB*
6	90°00'00"		28.00'	6" CURB*
7	N 64°20'35" W		6.84'	6" CURB AND GUTTER*
8	N 25°39'25" E		24.00'	6" CURB*
9	N 64°20'35" W		4.84'	6" CURB*
10	90°00'02"		1.00'	6" CURB*
11	N 25°39'26" E		0.50'	6" CURB*
12	N 25°39'26" E		0.50'	6" CURB*
13	89°59'58"		1.00'	6" CURB*
14	N 64°20'35" W		14.21'	6" CURB*
15	90°00'00"		2.00'	6" CURB*
16	N 25°39'25" E		17.00'	6" CURB*
17	N 64°20'35" W		88.00'	6" CURB*
18	N 25°39'25" E		17.00'	6" CURB*
19	90°00'00"		2.00'	6" CURB*
20	N 64°20'35" W		33.00'	6" CURB*
21	90°00'00"		2.00'	6" CURB*
22	N 25°39'25" E		17.00'	6" CURB*
23	N 64°20'35" W		45.00'	6" CURB*
24	N 25°39'25" E		17.00'	6" CURB*
25	90°00'00"		3.14'	6" CURB*
26	N 64°20'35" W		10.64'	6" CURB*

\*CVD FIRE LANE, SEE SHEET A0-2.1 FOR DETAILS

LOT 28

LOT 29

SEE SHEET 4

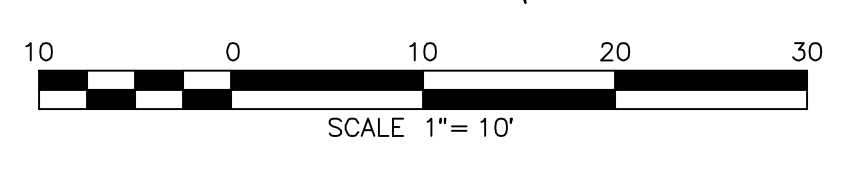
NOTE: ONLY APPROVED DSA AC DETECTABLE WARNING PRODUCTS AND DIRECTIONAL SURFACES SHALL BE INSTALLED AS PROVIDED IN THE CALIFORNIA CODE OF REGULATIONS (CCR), TITLE 24, PART 1, CHAPTER 5, ARTICLE 2, 3, AND 4.

NOTE: AT HAZARDOUS VEHICULAR AREAS, DETECTABLE WARNING SURFACES SHALL BE YELLOW, CONFORMING TO FS 33538 OF FEDERAL STANDARD 595C.

CONSTRUCTION RECORD		REFERENCES	BY	REVISIONS	Date	App'd	BENCH MARK	SCALE	Designed By	Drawn By	Checked By	Submitted	Approved	CITY OF CHULA VISTA	ENGINEERING DIVISION	C03	
Contractor		C.V. DWG. 18016 (OTV MASS GRADING, PHASE 2)					DESCRIPTION: TOPOGRAPHY CONE I (MET) BY HUNSAKER TO BE WITHIN ALLOWABLE TOLERANCE BASED ON FIELD SURVEY USING BRASS BENCHMARK SCOTT ENG. IN IRON PIPE 1.5' MILES EAST OF JCT. OF MAIN ST. & HERITAGE RD. ON ROCK MOUNTAIN TOP EASTERLY OF PROMONTORY OF HIGH BOULDER & 1700' SOUTHERLY OF WATER STORAGE FACILITY OF #1359 PER ROW 14841(ELV=628.31)(NWD=88)	Horizontal T=10° Vertical V=10°	YOLANDA CALVO	YOLANDA CALVO	YOLANDA CALVO	06/29/2023	By _____ Office _____	By _____ City Engineer	PRECISE GRADING FOR: COTA VERA SWIM CLUB OTAY RANCH VILLAGE 8 WEST (LOT 27)		PERMIT # B23-0135

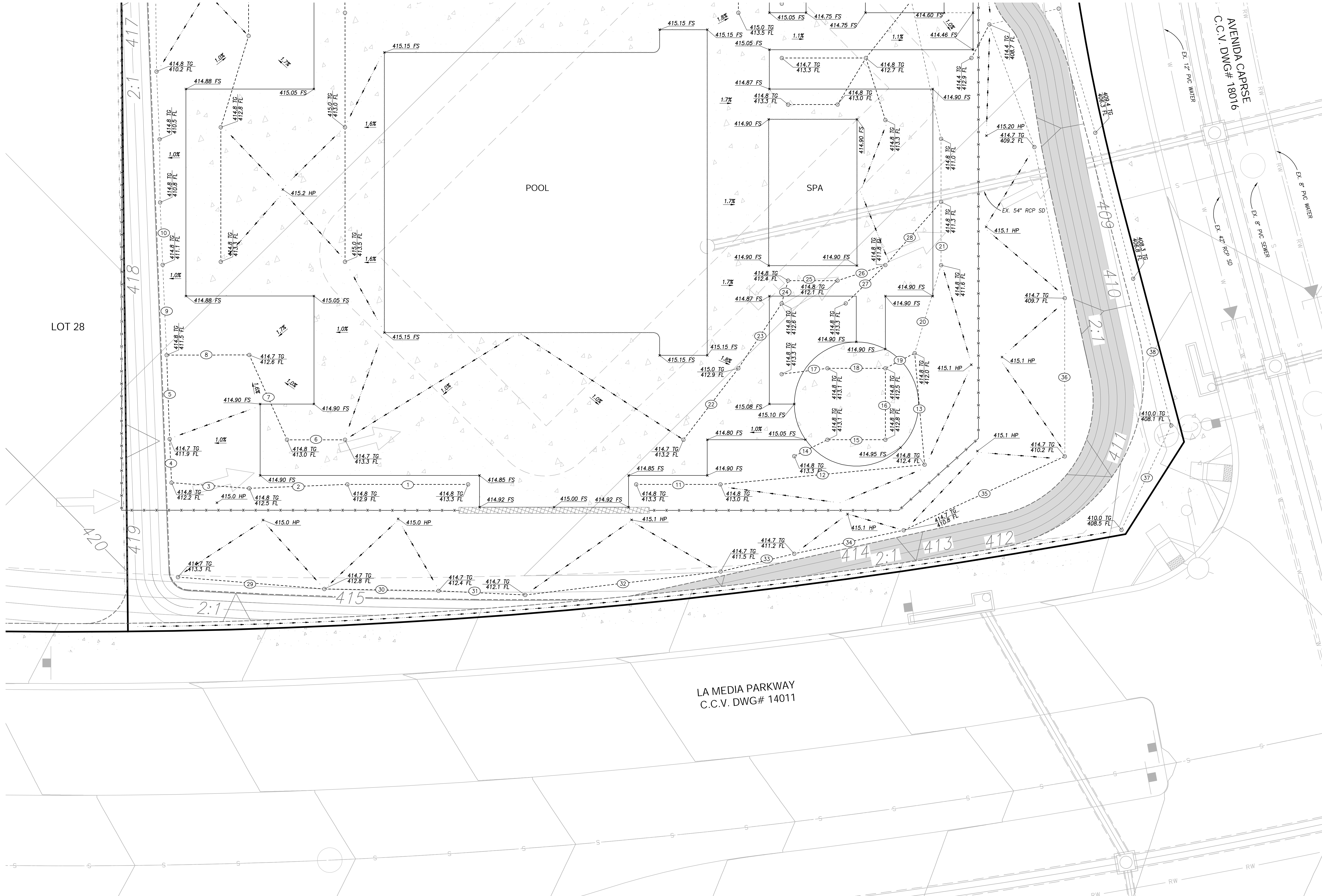


PLANNING 9707 Waples Street  
ENGINEERING San Diego, CA 92121  
SURVEYING PH858558-4500 FAX858558-1414

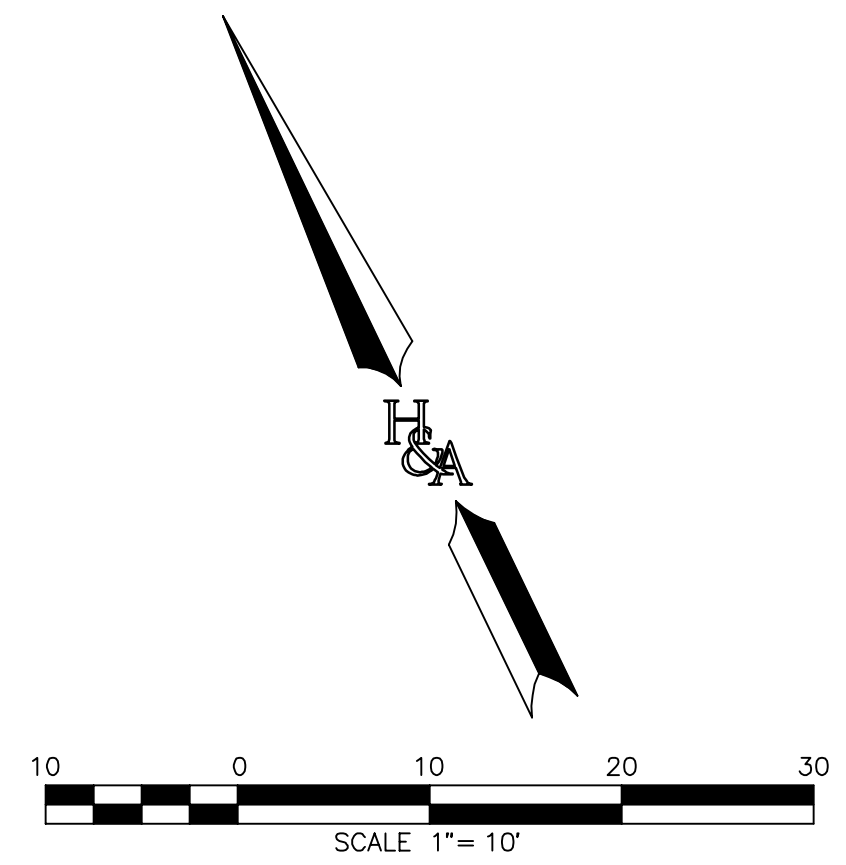


OTAY RANCH VILLAGE 8 WEST, SWIM CLUB  
PRECISE GRADING PLAN

SEE SHEET 3



AREA DRAIN TABLE		
No.	LENGTH	MATERIAL
1	29.16	4" PVC
2	23.72	4" PVC
3	19.92	4" PVC
4	10.54	4" PVC
5	20.30	4" PVC
6	14.02	4" PVC
7	22.42	4" PVC
8	19.95	4" PVC
9	21.83	6" PVC
10	15.09	6" PVC
11	20.33	4" PVC
12	49.56	4" PVC
13	27.03	4" PVC
14	8.95	4" PVC
15	14.00	4" PVC
16	17.25	4" PVC
17	11.15	4" PVC
18	14.00	4" PVC
19	7.97	4" PVC
20	22.16	6" PVC
21	15.28	6" PVC
22	21.76	4" PVC
23	18.84	4" PVC
24	5.73	4" PVC
25	11.96	4" PVC
26	12.14	4" PVC
27	13.37	4" PVC
28	20.34	4" PVC
29	38.97	4" PVC
30	27.59	4" PVC
31	20.96	4" PVC
32	47.55	4" PVC
33	18.29	4" PVC
34	27.03	4" PVC
35	42.82	4" PVC
36	38.21	4" PVC
37	27.94	4" PVC
38	36.60	4" PVC

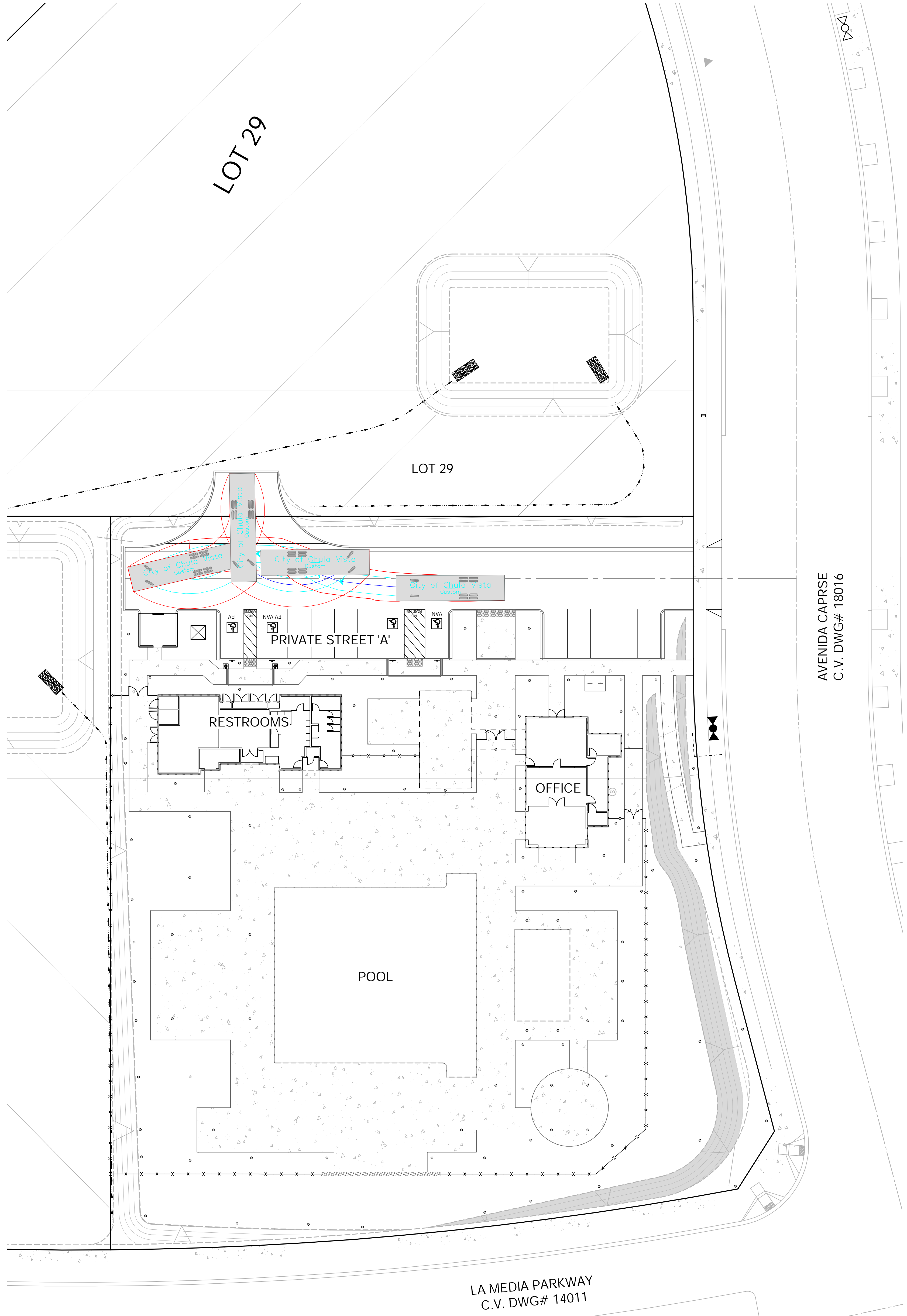


**HUNSAKER & ASSOCIATES**  
SAN DIEGO, INC.  
PLANNING 9707 Waples Street  
ENGINEERING San Diego, CA 92121  
SURVEYING PH858558-4500 FAX858558-1414

CONSTRUCTION RECORD		REFERENCES	BY	REVISIONS	Date	App'd	BENCH MARK	SCALE	Designed By	Drawn By	Checked By	Submitted	Approved	CITY OF CHULA VISTA	ENGINEERING DIVISION	C04	
Contractor		C.V. DWG. 18016 (OTV8 MASS GRADING, PHASE 2)					DESCRIPTION: TOPOGRAPHY CONFORMED BY HUNSAKER TO BE WITHIN ALLOWABLE TOLERANCE BASED ON FIELD SURVEY USING BRASS BENCHMARK SCOTT ENGINEER IRON PIPE 1.5 MILES EAST OF JUNCTION OF MAIN ST. & HERITAGE RD. ON ROCK MOUNTAIN TOP EASTERLY OF PROMONTORY OF HIGH BOULDER & 1700' SOUTHERLY OF WATER STORAGE FACILITY OFF #1359 PER RD 14841(ELV=628.31)(NWD 88)	Horizontal 1"=10' Vertical 1"=10'	Yolanda Calvo	Yolanda Calvo	Yolanda Calvo	06/29/2023	By _____ City Engineer	By _____ City Engineer	PRECISE GRADING FOR:	COTA VERA SWIM CLUB OTAY RANCH VILLAGE 8 WEST (LOT 27)	PERMIT # B23-0135

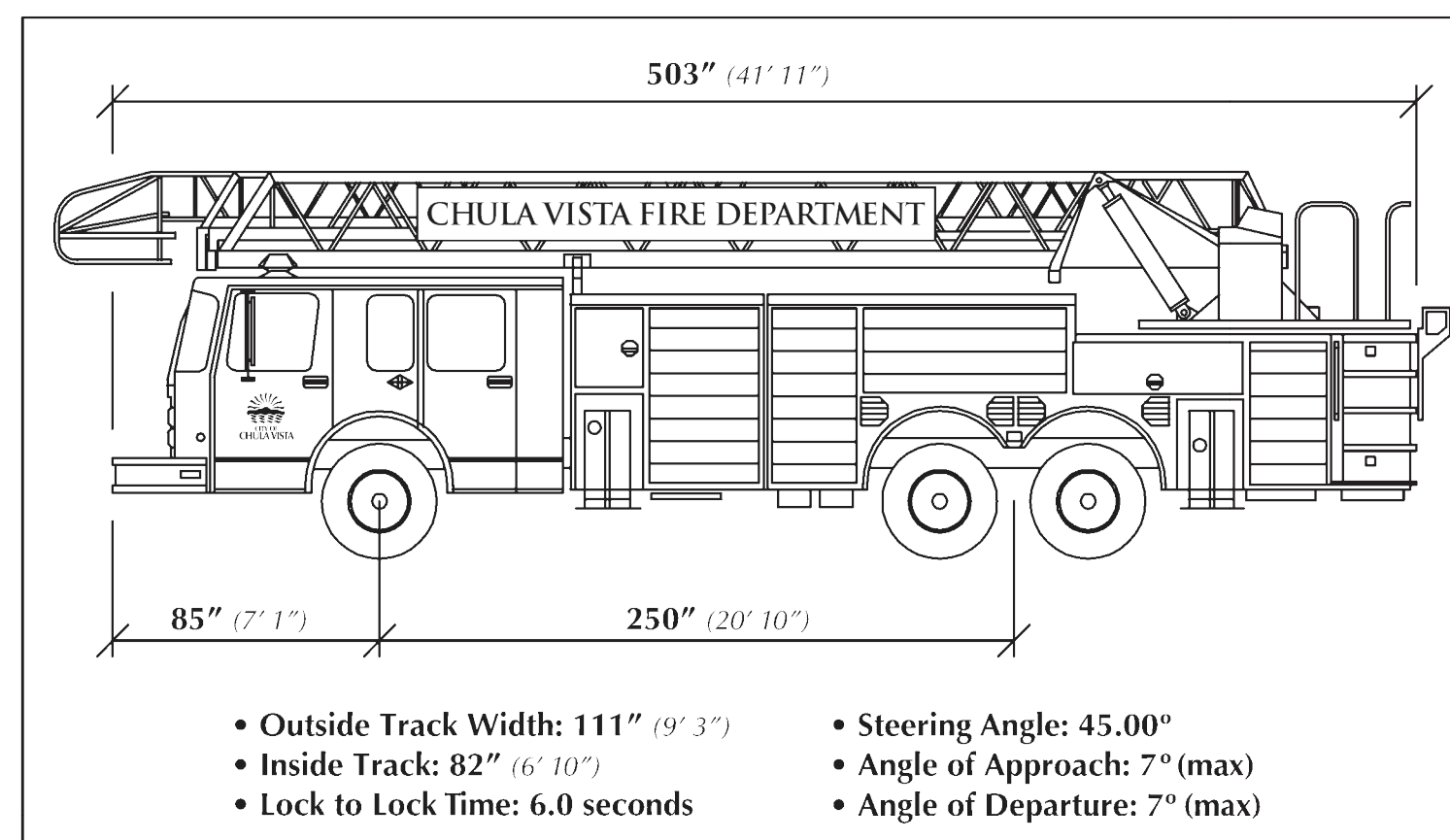
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OTAY RANCH VILLAGE 8 WEST, SWIM CLUB  
PRECISE GRADING PLAN  
W.C. NO. 23095-0052

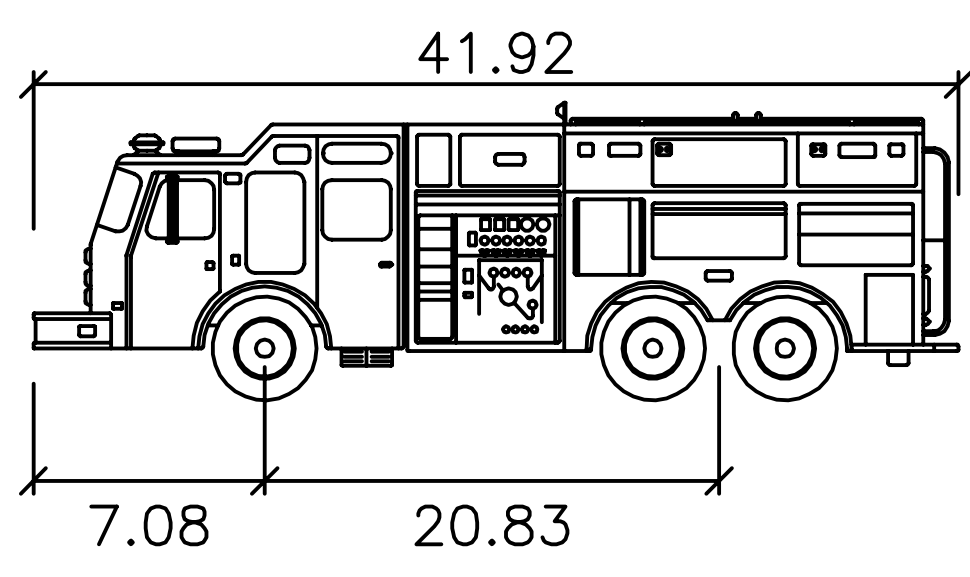


CHULA VISTA FIRE DEPARTMENT  
FIRE PREVENTION DIVISION

**AUTO TURN DATA: Ladder Truck**  
This design apparatus, along with data points, shall be used as the basis for roadway and parking lot geometrics.



**FIRE TRUCK TURNING RADIUS**

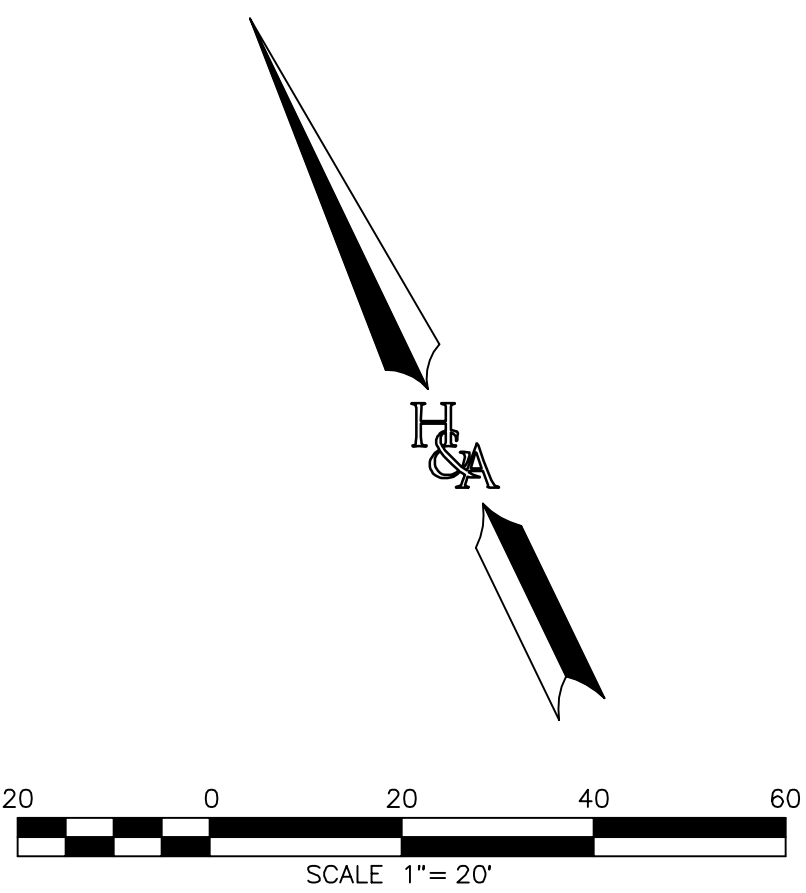


**City of Chula Vista**

	feet
Width	: 9.83
Track	: 8.50
Lock to Lock Time	: 6.0
Steering Angle	: 45.0

- Notes:**
1. A Chula Vista Fire Department Maneuverability Analysis shall be performed by a licensed professional engineer to verify the turning capabilities of this design apparatus. Travel paths should begin outside the site illustrating the turn onto all entry roads/drives, maneuvering around the site, and completed with an illustration demonstrating exiting from the site.
  2. Paths must illustrate the full vehicle swept path (including wheel tracks and wall-to-wall vehicle overhang sweep) and must indicate a clear, unobstructed travel around the site without impact/collisions to buildings, curbs, landscaping, parking spaces, vehicles, etc. Wheel tracks shall not come within 1 foot of curbs. Apparatus bumper overhang shall not extend over curbs and the like.
  3. Design speed (no less than 5mph; if speed varies indicate points of change by notes/labels).
  4. The Chula Vista Fire Department Maneuverability Analysis shall be used to create an exhibit, which shall be submitted for review and approval.
  5. Maneuverability Analysis shall also be designed to and confirm that any angle of approach/departure does not exceed 7°.
  6. This detail shall be reproduced on the submitted exhibit.

CHULAVISTA FIRE DEPARTMENT • Fire Prevention Division • 276 Fourth Avenue, Building C • Chula Vista, CA 91910  
(619) 691-5029 • Fax: (619) 691-5204 • www.chulavista.ca.gov/gto/FirePrevention



**KEY MAP LEGEND**

- SUBDIVISION BOUNDARY: . . . . .
- PVC FIRE LINE (ALL PIPE: C900, DR14, CL305) . . . . .
- PROP. FIRE HYDRANT . . . . .
- EXIST. FIRE HYDRANT . . . . .



PLANNING 9707 Waples Street  
ENGINEERING San Diego, CA 92121  
SURVEYING PH858558-4500 FAX858558-1414

CONSTRUCTION RECORD		REFERENCES	BY	REVISIONS	Date	App'd	BENCH MARK	SCALE	Designed By	Drawn By	Checked By	Submitted	Approved	CITY OF CHULA VISTA	ENGINEERING DIVISION	C05	
Contractor		C.V. DWG. 18016 (OTV8 MASS GRADING, PHASE 2)					DESCRIPTION: TOPOGRAPHY CONF. I. METED BY HUNSAKER TO BE WITHIN ALLOWABLE TOLERANCE BASED ON FIELD SURVEY USING BRASS BISK MARKED SCOTT ENGINEER. 10.000 FEET EAS. OF J.W.C. OF MAIN ST. & HERITAGE RD. ON ROCK MOUNTAIN TOP EASTERLY OF PROMONT 10' HIGH BOULDER & 1700' SOUTHERLY OF WATER STORAGE FACILITY OF #1359 PDR RD. 14841(ELV=628.319)(NWD 88)	Horizontal 1"=20'	Yolanda Calvo	Yolanda Calvo	Yolanda Calvo	06/29/2023	By _____ Office _____	By _____ City Engineer _____	PRECISE GRADING FOR: COTA VERA SWIM CLUB OTAY RANCH VILLAGE 8 WEST (LOT 27)		PERMIT # B23-0135
Inspector		C.V. DWG. 14011 (OTV8 MASS GRADING, PHASE 1)						Vertical 1"=20'									
Date Completed		C.V. DWG. 14012 (OTV8 IMP. PLANS, PHASE 1)															
		C.V. DWG. 19036 (OTV8 IMP. PLANS, PHASE 2)															

R:\1753\Eng\Precise Grading\1753\PG05.dwg(2).Jun-29-2023(9:18)

OTAY RANCH VILLAGE 8 WEST, SWIM CLUB  
PRECISE GRADING PLAN  
W.C. NO. 2305-0052