



Notice Criteria Tool

[Notice Criteria Tool - Desk Reference Guide V_2018.2.0](#)

The requirements for filing with the Federal Aviation Administration for proposed structures vary based on a number of factors: height, proximity to an airport, location, and frequencies emitted from the structure, etc. For more details, please reference [CFR Title 14 Part 77.9](#).

You must file with the FAA at least 45 days prior to construction if:

- your structure will exceed 200ft above ground level
- your structure will be in proximity to an airport and will exceed the slope ratio
- your structure involves construction of a traverseway (i.e. highway, railroad, waterway etc...) and once adjusted upward with the appropriate vertical distance would exceed a standard of 77.9(a) or (b)
- your structure will emit frequencies, and does not meet the conditions of the [FAA Co-location Policy](#)
- your structure will be in an instrument approach area and might exceed part 77 Subpart C
- your proposed structure will be in proximity to a navigation facility and may impact the assurance of navigation signal reception
- your structure will be on an airport or heliport
- filing has been requested by the FAA

If you require additional information regarding the filing requirements for your structure, please identify and contact the appropriate FAA representative using the [Air Traffic Areas of Responsibility map](#) for Off Airport construction, or contact the [FAA Airports Region / District Office](#) for On Airport construction.

The tool below will assist in applying Part 77 Notice Criteria.

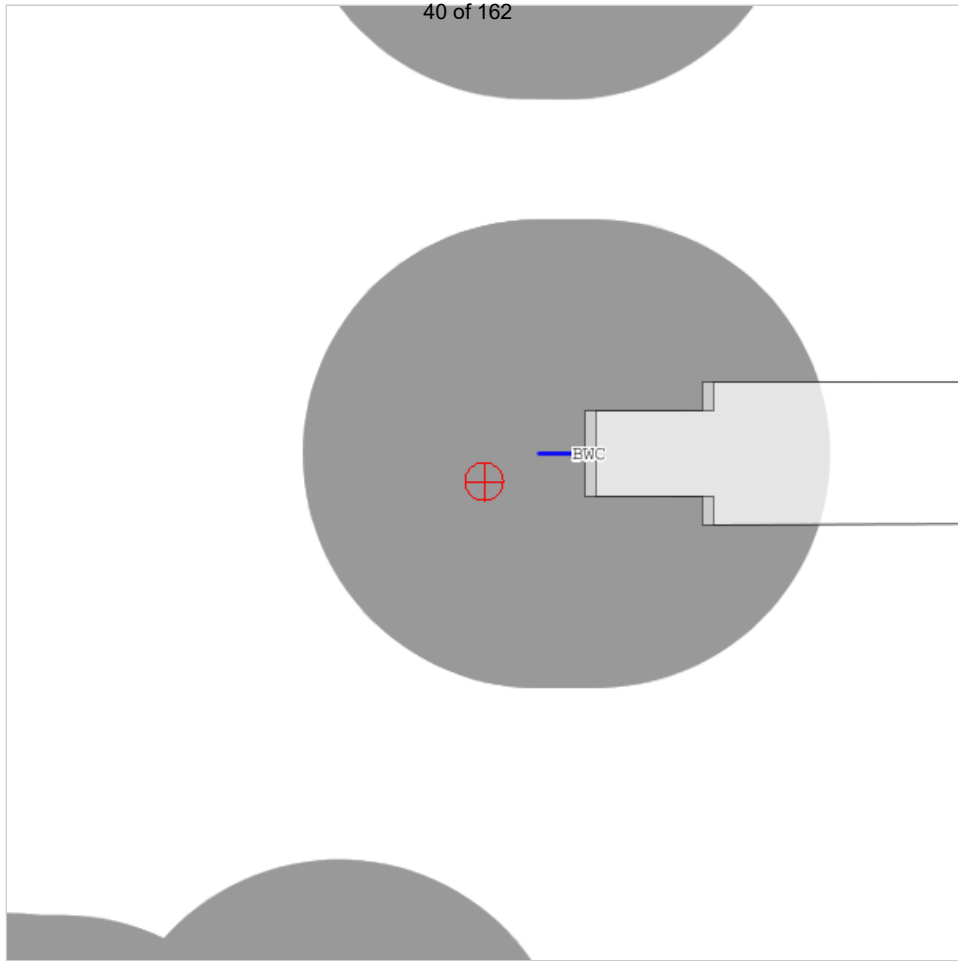
Latitude:	<input type="text" value="32"/> Deg	<input type="text" value="59"/> M	<input type="text" value="10.10"/> S	<input type="button" value="N"/> <input type="button" value="v"/>
Longitude:	<input type="text" value="115"/> Deg	<input type="text" value="32"/> M	<input type="text" value="19.49"/> S	<input type="button" value="W"/> <input type="button" value="v"/>
Horizontal Datum:	<input type="button" value="NAD83"/> <input type="button" value="v"/>			
Site Elevation (SE):	<input type="text" value="-115"/> (nearest foot)			
Structure Height :	<input type="text" value="115"/> (nearest foot)			
Traverseway:	<input type="button" value="No Traverseway"/> <input type="button" value="v"/>			
	<small>(Additional height is added to certain structures under 77.9(c)) User can increase the default height adjustment for Traverseway, Private Roadway and Waterway</small>			
Is structure on airport:	<input checked="" type="radio"/> No <input type="radio"/> Yes			

Results

You exceed the following Notice Criteria:

77.9(b) by 77 ft. The nearest airport is BWC, and the nearest runway is 08/26.

The FAA requests that you file





We love being your national partner

For the benefit of: Vertical Bridge REIT, LLC

Issue Date: March 17, 2021

Our Order No.: 33908929

County: Imperial

State: CA

Address: , CA

Customer Ref. No.: (DEV)US-CA-5172_Warner Park

It's been a delight to serve you. Connect with us at:

Customer Care Team

Contact for all title needs including ordering, title questions and order status

• sms-commercial@fnf.com

Post Closing Team

Contact for all recording and policy needs

• sms-postclosing@fnf.com

Closing Team

Contact for all escrow and closing needs and support

• sms-closing@fnf.com

Bookkeeping Team

Contact for all billing and accounting needs

• elaine.bishop@fnf.com

We understand ALL commercial real estate transactions are important-small ones and big ones

Whether its services for small businesses, churches, cell towers, solar and wind farm sites, gas stations and convenience stores, or restaurants and retail locations, coast to coast and border to border, we handle it all. We support deals in every state, focusing on liabilities of \$5 million and less and can effectively fulfill high volumes. Our talented team has vast experience in closing commercial refinance and purchase transactions as well as taking on uninsured title research requests.

Deed Report • Current Owner Title Report • O&E Title Report • 40 – 100 Year Title Reports
• Title Commitments • Title Insurance • Recordings • Closing • Payoffs

ALTA COMMITMENT FOR TITLE INSURANCE

Issued By:



Fidelity National Title*
Insurance Company

Commitment Number:

33908929

NOTICE

IMPORTANT - READ CAREFULLY: THIS COMMITMENT IS AN OFFER TO ISSUE ONE OR MORE TITLE INSURANCE POLICIES. ALL CLAIMS OR REMEDIES SOUGHT AGAINST THE COMPANY INVOLVING THE CONTENT OF THIS COMMITMENT OR THE POLICY MUST BE BASED SOLELY IN CONTRACT.

THIS COMMITMENT IS NOT AN ABSTRACT OF TITLE, REPORT OF THE CONDITION OF TITLE, LEGAL OPINION, OPINION OF TITLE, OR OTHER REPRESENTATION OF THE STATUS OF TITLE. THE PROCEDURES USED BY THE COMPANY TO DETERMINE INSURABILITY OF THE TITLE, INCLUDING ANY SEARCH AND EXAMINATION, ARE PROPRIETARY TO THE COMPANY, WERE PERFORMED SOLELY FOR THE BENEFIT OF THE COMPANY, AND CREATE NO EXTRACTIONAL LIABILITY TO ANY PERSON, INCLUDING A PROPOSED INSURED.

THE COMPANY'S OBLIGATION UNDER THIS COMMITMENT IS TO ISSUE A POLICY TO A PROPOSED INSURED IDENTIFIED IN SCHEDULE A IN ACCORDANCE WITH THE TERMS AND PROVISIONS OF THIS COMMITMENT. THE COMPANY HAS NO LIABILITY OR OBLIGATION INVOLVING THE CONTENT OF THIS COMMITMENT TO ANY OTHER PERSON.

COMMITMENT TO ISSUE POLICY

Subject to the Notice; Schedule B, Part I-Requirements; Schedule B, Part II-Exceptions; and the Commitment Conditions, Fidelity National Title Insurance Company, a Florida corporation (the "Company"), commits to issue the Policy according to the terms and provisions of this Commitment. This Commitment is effective as of the Commitment Date shown in Schedule A for each Policy described in Schedule A, only when the Company has entered in Schedule A both the specified dollar amount as the Proposed Policy Amount and the name of the Proposed Insured.

If all of the Schedule B, Part I-Requirements have not been met within one hundred eighty (180) days after the Commitment Date, this Commitment terminates and the Company's liability and obligation end.

Fidelity National Title Insurance Company

By:

Randy Quirk, President

Attest:

Marjorie Nemzura, Secretary

Countersigned By:

Authorized Officer or Agent
Walter A. Wilson, III

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Transaction Identification Data for reference only:

ISSUING OFFICE:
Strategic Market Services-FNT 7130 Glen Forest Drive, Suite 300 Richmond, VA 23226 Main Phone: (866)552-0129 Email: sms-commercial@fnf.com

Order Number: 33908929**Prepared For:** Vertical Bridge REIT, LLC**Customer Ref.:** (DEV)US-CA-5172_Warner Park**SCHEDULE A**

1. Commitment Date: January 29, 2021
2. Policy to be issued:
 - (a) ALTA Owner's Policy 2006
 Proposed Insured: Vertical Bridge Development, LLC
 Proposed Policy Amount: \$250,000.00
 - (b)
 Proposed Insured:
 Proposed Policy Amount: \$0.00
3. The estate or interest in the Land described or referred to in this Commitment is:
 Leasehold Estate
4. The Title is, at the Commitment Date, vested in:
 The City of Brawley
5. The Land is described as follows:
 SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

END OF SCHEDULE A

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EXHIBIT "A"
Legal Description

An interest in land, said interest being over a portion of the following described parent parcel:

The real property in the City of Brawley, County of Imperial, State of California, described as follows:

All of Block 42 and the Easterly forty (40) feet of Second Street between Blocks 15 and 42 as vacated by Ordinance No. 403, adopted January 21, 1952;

EXCEPT therefrom the Westerly ninety (90) feet of the Southerly three hundred thirty five (335) feet of said Block 42 together with the Easterly forty (40) feet of Second Street as above vacated fronting on the said Southerly three hundred thirty five (335) feet of Block 42 according to Map No. 16 Official Records of Imperial County, California.

EXCEPTING from Lot 12 and that portion of the Street adjacent to the North 51.8 feet thereof, as granted to the City of Brawley, for street purposes by deed recorded June 19, 1958 in Book 994 at Page 49 of Official Records.

ALSO EXCEPTING that portion of Second Avenue described in Deed to the City of Brawley for street purposes recorded April 9, 1953 in Book 859, Page 517 of Official Records.

LESS AND EXCEPT that portion of property conveyed to State of California from City of Brawley, a corporation by Grant Deed dated May 19, 1953 and recorded January 25, 1954 in Deed Book 876, Page 243.

AND BEING a portion of the same property conveyed to The City of Brawley from Brawley Union High School District by Grant Deed dated February 11, 1953 and recorded February 28, 1953 in Deed Book 856, Page 567.

Tax Parcel No. 046-121-003

Said interest being over land more particularly described by the following description:

Insert metes and bounds description of area

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SCHEDULE B, PART I REQUIREMENTS

All of the following Requirements must be met:

1. The Proposed Insured must notify the Company in writing of the name of any party not referred to in this Commitment who will obtain an interest in the Land or who will make a loan on the Land. The Company may then make additional Requirements or Exceptions.
2. Pay the agreed amount for the estate or interest to be insured.
3. Pay the premiums, fees, and charges for the Policy to the Company.
4. Documents satisfactory to the Company that convey the Title or create the Mortgage to be insured, or both, must be properly authorized, executed, delivered, and recorded in the Public Records.
5. The Company must be provided with the executed Owner's Affidavit and Agreement relating to, among other items, bankruptcy, mechanics' liens, and parties in possession.
6. Instrument(s) satisfactory to create the estate or interest to be insured must be properly executed (see Document(s) Requirement Note below), delivered and duly filed for record, including any Recorder of Deeds' or Clerks' required Cover Sheets, Affidavits or Forms:

A. Memorandum of Lease from The City of Brawley to Vertical Bridge Development, LLC.

- i. Each document submitted for recording must be executed before an FNF approved Notary for acknowledgement. Properly completed and executed attached Affidavit of Notary will be sufficient evidence of compliance with FNF approved Notary requirement.
 - ii. Each document involving an entity as a party, must include a statement of the state of formation for the entity and must correctly recite any mergers, name changes, fictitious names or erroneous names appearing in the title to clarify the record.
 - iii. Power of Attorney ("POA") - We will not accept documents signed by an agent without prior review and approval by this office. Additional requirements will be added upon approval of a POA.
 - iv. Each document received by this office for recording must be dated and executed no more than five (5) days before we receive it. In some cases a document received by our office more than five (5) days after execution, may be subject to fines or additional fees imposed by the Clerk's office. FNF-SMS is not responsible for payment or fronting of any fine or fee for tardy submission of a document and we may hold such document until we receive funds sufficient to cover the cost of recording plus the fine or fee.
7. For The City of Brawley (hereinafter referred to as Municipality): Resolution or Ordinance properly passed by Municipality permitting above transaction and properly directing appropriate governmental authorities to execute contemplated documents (said Resolution or Ordinance shall be recorded prior to above documentation or as an exhibit to said documentation). Resolution or Ordinance must provide attendance record of those voting and voting record for the approved sale. UPON RECEIPT OF VOTING RECORD ADDITIONAL REQUIREMENTS MAY APPLY.
 8. The Company will require the following documents for review prior to the issuance of any title insurance predicated

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**SCHEDULE B, PART I
REQUIREMENTS**
(continued)

upon a conveyance or encumbrance from the entity named below.

Limited Liability Company: Vertical Bridge Development, LLC

- a. A copy of its operating agreement, if any, and any and all amendments, supplements and/or modifications thereto, certified by the appropriate manager or member.
- b. If a domestic Limited Liability Company, a copy of its Articles of Organization and all amendment thereto with the appropriate filing stamps.
- c. If the Limited Liability Company is member-managed a full and complete current list of members certified by the appropriate manager or member.
- d. A current dated certificate of good standing from the proper governmental authority of the state in which the entity was created
- e. If less than all members, or managers, as appropriate, will be executing the closing documents, furnish evidence of the authority of those signing.

The Company reserves the right to add additional items or make further requirements after review of the requested documentation.

9. In order to insure this transaction, we will require our AFFIDAVIT OF UNDERSTANDING AND INDEMNITY AND HOLD HARMLESS AGREEMENT DUE TO CORONAVIRUS PANDEMIC to be signed by all parties.

NOTE: Due to office closures related to COVID-19, we may be temporarily unable to record documents in the normal course of business.

END OF REQUIREMENTS

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SCHEDULE B, PART I

(continued)

NOTES

- Note A: The Company must be furnished proof of payment of all real property taxes and assessments that are due and payable.
 Type of Tax: County
 For the period: 2020/2021
 In the amount of: \$0.00
 Tax parcel ID #: 046-121-003
 Paid through: TAX EXEMPT
 Total Assessment: \$0.00
 Any tax delinquencies noted above must be paid at closing, plus penalties and interest.
- Note B: Notice: Please be aware that due to the conflict between federal and state laws concerning the cultivation, distribution, manufacture or sale of marijuana, the Company is not able to close or insure any transaction involving Land that is associated with these activities.
- Note C: For transactions this office is not acting as closing agent please send the recording package, instructions, and all documents related to the herein described transaction to the following mailing address within 24 hours prior to the anticipated closing date:

Attn: Post-Closing Department
 Strategic Market Services
 Fidelity National Title Insurance Company
 7130 Glen Forest Drive, Suite 300
 Richmond, VA 23226
 Email: SMS-PostClosing@fnf.com

END OF SCHEDULE B, PART I

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SCHEDULE B, PART II EXCEPTIONS

THIS COMMITMENT DOES NOT REPUBLISH ANY COVENANT, CONDITION, RESTRICTION, OR LIMITATION CONTAINED IN ANY DOCUMENT REFERRED TO IN THIS COMMITMENT TO THE EXTENT THAT THE SPECIFIC COVENANT, CONDITION, RESTRICTION, OR LIMITATION VIOLATES STATE OR FEDERAL LAW BASED ON RACE, COLOR, RELIGION, SEX, SEXUAL ORIENTATION, GENDER IDENTITY, HANDICAP, FAMILIAL STATUS, OR NATIONAL ORIGIN.

The Policy will not insure against loss or damage resulting from the terms and provisions of any lease or easement identified in Schedule A, and will include the following Exceptions unless cleared to the satisfaction of the Company:

General Exceptions:

1. Any defect, lien, encumbrance, adverse claim, or other matter that appears for the first time in the Public Records or is created, attaches, or is disclosed between the Commitment Date and the date on which all of the Schedule B, Part I—Requirements are met.
2. Rights or claims of parties in possession not shown by the Public Records.
3. Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the Land.
4. Easements, or claims of easements, not shown by the Public Records.
5. Any lien, or right to a lien, for services, labor, or material heretofore or hereafter furnished, imposed by law and not shown by the Public Records.
6. Taxes or special assessments which are not shown as existing liens by the Public Records.
7. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b) or (c) are shown by the Public Records.

Special Exceptions:

8. The property insured herein is now listed as tax-exempt for the fiscal year 2020/2021. This policy is subject to all taxes which may be hereafter levied against said property.
9. Matters as shown and noted on Plat recorded in Plat Book 2, Page 45.
10. A Resolution of the City of Brawley ordering vacation of that portion of North Second Street lying North of the north line of a street and South of the north line of Block 10, Townsite of Brawley recorded on March 5, 1952 in Deed Book 833, Page 412.
11. Right of Way and Easement in favor of City of Brawley set forth in instrument recorded on January 25, 1954 in Deed Book 876, Page 243.
12. Right of Way for street purposes in favor of The City of Brawley set forth in instrument recorded on June 19, 1958

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SCHEDULE B, PART II

(continued)

in Deed Book 994, Page 49.

13. Right-of-Way Deed in favor of Imperial Irrigation District set forth in instrument recorded on November 15, 1974 in Deed Book 1368, Page 1889.
14. Right-of-Way Deed in favor of Imperial Irrigation District set forth in instrument recorded on December 3, 1974 in Deed Book 1368, Page 1285.
15. Agreement and Grant of Easement in favor of Imperial Irrigation District set forth in instrument recorded on February 12, 1975 in Deed Book 1371, Page 1406.

END OF SCHEDULE B, PART II

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COMMITMENT CONDITIONS**1. DEFINITIONS**

- (a) "Knowledge" or "Known": Actual or imputed knowledge, but not constructive notice imparted by the Public Records.
- (b) "Land": The land described in Schedule A and affixed improvements that by law constitute real property. The term "Land" does not include any property beyond the lines of the area described in Schedule A, nor any right, title, interest, estate, or easement in abutting streets, roads, avenues, alleys, lanes, ways, or waterways, but this does not modify or limit the extent that a right of access to and from the Land is to be insured by the Policy.
- (c) "Mortgage": A mortgage, deed of trust, or other security instrument, including one evidenced by electronic means authorized by law.
- (d) "Policy": Each contract of title insurance, in a form adopted by the American Land Title Association, issued or to be issued by the Company pursuant to this Commitment.
- (e) "Proposed Insured": Each person identified in Schedule A as the Proposed Insured of each Policy to be issued pursuant to this Commitment.
- (f) "Proposed Policy Amount": Each dollar amount specified in Schedule A as the Proposed Policy Amount of each Policy to be issued pursuant to this Commitment.
- (g) "Public Records": Records established under state statutes at the Commitment Date for the purpose of imparting constructive notice of matters relating to real property to purchasers for value and without Knowledge.
- (h) "Title": The estate or interest described in Schedule A.

2. If all of the Schedule B, Part I-Requirements have not been met within the time period specified in the Commitment to Issue Policy, this Commitment terminates and the Company's liability and obligation end.

3. The Company's liability and obligation is limited by and this Commitment is not valid without:

- (a) the Notice;
- (b) the Commitment to Issue Policy;
- (c) the Commitment Conditions;
- (d) Schedule A;
- (e) Schedule B, Part I-Requirements;
- (f) Schedule B, Part II-Exceptions; and
- (g) a counter-signature by the Company or its issuing agent that may be in electronic form.

4. COMPANY'S RIGHT TO AMEND

The Company may amend this Commitment at any time. If the Company amends this Commitment to add a defect, lien, encumbrance, adverse claim, or other matter recorded in the Public Records prior to the Commitment Date, any liability of the Company is limited by Commitment Condition 5. The Company shall not be liable for any other amendment to this Commitment.

5. LIMITATIONS OF LIABILITY

- (a) The Company's liability under Commitment Condition 4 is limited to the Proposed Insured's actual expense incurred in the interval between the Company's delivery to the Proposed Insured of the Commitment and the delivery of the amended Commitment, resulting from the Proposed Insured's good faith reliance to:
 - (i) comply with the Schedule B, Part I-Requirements;
 - (ii) eliminate, with the Company's written consent, any Schedule B, Part II-Exceptions; or
 - (iii) acquire the Title or create the Mortgage covered by this Commitment.
- (b) The Company shall not be liable under Commitment Condition 5(a) if the Proposed Insured requested the amendment or had Knowledge of the matter and did not notify the Company about it in writing.
- (c) The Company will only have liability under Commitment Condition 4 if the Proposed Insured would not have incurred the expense had the Commitment included the added matter when the Commitment was first delivered to the Proposed Insured.
- (d) The Company's liability shall not exceed the lesser of the Proposed Insured's actual expense incurred in good faith and described in Commitment Conditions 5(a)(i) through 5(a)(iii) or the Proposed Policy Amount.
- (e) The Company shall not be liable for the content of the Transaction Identification Data, if any.
- (f) In no event shall the Company be obligated to issue the Policy referred to in this Commitment unless all of the Schedule B, Part I-Requirements have been met to the satisfaction of the Company.
- (g) In any event, the Company's liability is limited by the terms and provisions of the Policy.

6. LIABILITY OF THE COMPANY MUST BE BASED ON THIS COMMITMENT

- (a) Only a Proposed Insured identified in Schedule A, and no other person, may make a claim under this Commitment.
- (b) Any claim must be based in contract and must be restricted solely to the terms and provisions of this Commitment.

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(continued)

- (c) Until the Policy is issued, this Commitment, as last revised, is the exclusive and entire agreement between the parties with respect to the subject matter of this Commitment and supersedes all prior commitment negotiations, representations, and proposals of any kind, whether written or oral, express or implied, relating to the subject matter of this Commitment.
- (d) The deletion or modification of any Schedule B, Part II-Exception does not constitute an agreement or obligation to provide coverage beyond the terms and provisions of this Commitment or the Policy.
- (e) Any amendment or endorsement to this Commitment must be in writing and authenticated by a person authorized by the Company.
- (f) When the Policy is issued, all liability and obligation under this Commitment will end and the Company's only liability will be under the Policy.

7. IF THIS COMMITMENT HAS BEEN ISSUED BY AN ISSUING AGENT

The issuing agent is the Company's agent only for the limited purpose of issuing title insurance commitments and policies. The issuing agent is not the Company's agent for the purpose of providing closing or settlement services.

8. PRO-FORMA POLICY

The Company may provide, at the request of a Proposed Insured, a pro-forma policy illustrating the coverage that the Company may provide. A pro-forma policy neither reflects the status of Title at the time that the pro-forma policy is delivered to a Proposed Insured, nor is it a commitment to insure.

9. ARBITRATION

The Policy contains an arbitration clause. All arbitrable matters when the Proposed Policy Amount is Two Million And No/100 Dollars (\$2,000,000.00) or less shall be arbitrated at the option of either the Company or the Proposed Insured as the exclusive remedy of the parties. A Proposed Insured may review a copy of the arbitration rules at <http://www.alta.org/arbitration>.

END OF CONDITIONS

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**FIDELITY NATIONAL TITLE INSURANCE COMPANY
OWNER'S AFFIDAVIT AND AGREEMENT**

STATE OF CALIFORNIA
COUNTY OF IMPERIAL

File No.: 33908929

The City of Brawley ("Owner"), being the entity in ownership, which is represented by the individual(s) signing below in their representative capacity, or the individual owner(s) who are signing below individually; who, being duly sworn according to the law, deposes and says as follows (as the "Affiant"):

1. That Affiant, as entity representative, either has personal knowledge of the facts sworn to this affidavit, or has made statements based on reasonable inquiry of the entity personnel and agents and on a reasonable review of the entity records, and the statements are made on behalf of the entity and said Affiant is fully authorized to make this affidavit; or Affiant, as individual owner, has personal knowledge of the facts sworn to this Affidavit.
2. That Owner is the Owner of the premises described in the Commitment listed above ("the Property") and shown in Exhibit "A" of said Commitment. Ownership shall mean that interest held by the Owner in the Property, whether a fee, leasehold or easement estate, and all statements below are in reference to said interest in said Property.
3. That, to the Affiant's knowledge, there has been no work, services or labor performed or material furnished in connection with repairs or improvements on the Property within one hundred twenty (120) days (herein after referred to as "Mechanics' Lien Filing Period") prior to the date of this Affidavit; or, that in the event work has been performed, services rendered, or materials furnished in connection with construction, repair, or improvement on the Property during such Mechanics' Lien Filing Period, that all such work performed, services rendered, or materials furnished have been completed and are acceptable to the Owner(s); the Owner(s) have paid in full all contractors, laborers, and materialmen for such work performed, services rendered, or material furnished in connection with constructions, repairs, or improvements on the Property during such Mechanics' Lien Filing Period, except as shown on exhibit attached hereto.

NONE, unless specified on attached exhibit (checked box indicates an attached exhibit)

4. That, to the Affiant's knowledge there are no unrecorded tenancies, leases or other occupancies on the Property except as listed below, and that if any such unrecorded leases, tenancies or other occupancies are listed below, they contain no options to purchase, rights of renewal, or other unusual provisions except as shown on exhibit attached hereto.

NONE, unless specified on attached exhibit (checked box indicates an attached exhibit)

5. That, to the Affiant's knowledge, no other person has possession or any right to possession of the Property or any interest therein, including oil, gas or other minerals, other than those shown in Commitment referenced above.
6. I represent to Fidelity National Title Insurance Company that, to the Affiant's knowledge, the Property is now free and clear of all delinquent taxes, liens, mortgages/deeds of trust/deeds to secure debt, judgments, decrees, or other encumbrances; that, to the Affiant's knowledge, there are no unemployment compensation, federal social security, alcoholic beverage law or other delinquent state or federal taxes due and owing from the company; that, to the Affiant's knowledge, there are no unpaid or delinquent real estate taxes or assessments or unpaid or delinquent water or sewer service charges against said premises; and that, to the Affiant's knowledge, there are no unpaid or delinquent homeowner/condominium association dues (if applicable); EXCEPT THAT the matters specifically identified in the Commitment and those, if any, listed on exhibit attached hereto.

NONE, unless specified on attached exhibit (checked box indicates an attached exhibit)

7. That, to the Affiant's knowledge there are no unrecorded easements or claims of easement; no disputes, discrepancies or encroachments affecting a setback or boundary line; and no contracts, options or rights to purchase other than in the transaction for which this affidavit is given.
8. That there is not currently a proceeding in bankruptcy instituted by or against the Owner (and if a partnership, against the general partner(s) thereof), nor does the Owner currently have outstanding assignment for the benefit of creditors.
9. That, to the Affiant's knowledge, there is no action or proceeding relating to the Property in any state or federal court in the United States nor any state or federal judgment or any federal lien of any kind or nature whatsoever which now constitutes a lien or charge upon the Property.
10. That the Affiant has not received notice of any delinquent state, county, city, school district, water district, or other governmental agency taxes
 - A. due or owing against said Property and that
 - B. to the Affiant's knowledge, no tax suit has been filed by any state, county, city, school district, water district, or other governmental agency for taxes levied against the Property.

**FIDELITY NATIONAL TITLE INSURANCE COMPANY
OWNER'S AFFIDAVIT AND AGREEMENT**

(continued)

- 11. That there has been no notice nor does Affiant have any knowledge of any
 - A. recent or future planned improvements (such as street paving, sidewalks, street lights, etc.) that would result in a special assessment against the Property
 - B. any proceeding which could result in an increase tax or assessment liability against the Property.

12. That all management fees, if any, are fully paid, except as shown on exhibit attached hereto.

NONE, unless specified on attached exhibit (checked box indicates an attached exhibit)

Owner, recognizing that funding may occur prior to the Deed, Lease, MOL, Easement, Mortgage, Deed to Secure Debt, Deed of Trust, or any Assignment being officially filed for record in the appropriate Clerk's Office, represents that there will be no further encumbrances or change of title pending the issuance of the title insurance policy which this affidavit is made to support and agrees that in consideration of Fidelity National Title Insurance Company (hereinafter "Company") issuing a policy without exception to any matters which may arise between the effective date of the commitment for title insurance and the date of the documents creating the interest being insured are filed for record, which matters may constitute an encumbrance on or affect the title (the "GAP"), to promptly defend, remove, bond or otherwise dispose of any encumbrance, lien or objectionable matter to title which may arise or be filed, as the case may be, against said Property during the GAP. Owner further agrees to hold harmless and indemnify Company against all losses, expenses, costs and fees, including, but not limited to, attorney fees, which arise out of Owner's failure to so remove, bond or otherwise dispose of any said liens, encumbrances or objectionable matters. This Affidavit is given to induce Company to issue its policy or policies of title insurance with full knowledge that the Company will rely upon the accuracy of same. The Owner does hereby indemnify and hold Company harmless of and from any and all loss, cost, damage, and expense of every kind, including attorney's fees, which Company shall suffer or incur or become liable under its said policy or policies directly or indirectly, due to its reliance on the accuracy of the statements contained herein or in connection with its enforcement of its rights under this Agreement. The undersigned agrees to fully cooperate with the Company in correcting any errors in the execution and acknowledgment of the Insured Instrument.

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

City of Brawley, CA

BY: _____

AFFIDAVIT OF NOTARY

STATE OF _____

Our File No.: 33908929

COUNTY OF _____

Customer Ref. No.: (DEV)US-CA-5172_Warner Park

I, _____ (please print name as commissioned), the undersigned Notary Public, do hereby affirm and attest to Strategic Market Services-FNT one (1) of the following (please check one (1)) is an accurate statement:

- I am a Bancserv notary (and by checking this box I certify I was assigned by Bancserv for this notary service); or
- I am an FNF approved notary on the FNTG Field Compliance Approved Third Party list; or
- I am a licensed attorney or a notary working under the supervision of a licensed attorney. Insert lawyer or law firm:

_____ ; or

- I am a notary working in a bank or credit union (this option is only applicable for notaries at banks {FDIC insured} and credit unions {NCUA insured} and is not applicable for notaries at mortgage companies or mortgage brokers).

Bank or credit union name: _____

Bank/credit union employee title: _____

Branch name or street address: _____

Telephone number of bank or credit union: _____

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Notary Public Signature

Date

Notary No. or Seal for identification purposes

Phone: _____

FIDELITY NATIONAL FINANCIAL CALIFORNIA PRIVACY NOTICE

Fidelity National Financial, Inc. and its majority-owned subsidiary companies (collectively, "FNF," "our," or "we") respect and are committed to protecting your privacy. This California Privacy Notice explains how we collect, use, and disclose Personal Information, when and to whom we disclose such information, and the rights you, as a California resident ("Consumer"), have regarding your Personal Information ("California Privacy Rights"). Some subsidiaries maintain separate California Privacy Notices or privacy statements. If a subsidiary has a separate California Privacy Notice, it will be available on the subsidiary's website, and this California Privacy Notice does not apply.

Collection of categories of Personal Information:

In the preceding twelve (12) months FNF has collected, and will continue to collect, the following categories of Personal Information from you:

- Identifiers such as name, address, telephone number, IP address, email address, account name, social security number, driver's license number, state identification card, financial information, date of birth, or other similar identifiers;
- Characteristics of protected classifications under California or Federal law;
- Commercial information, including records of personal property, products or services purchased, or other purchasing or consuming histories;
- Internet or other electronic network activity information including, but not limited to browsing history, search history, and information regarding a Consumer's interaction with an Internet website;
- Geolocation data;
- Professional or employment information;
- Education Information.

This Personal Information is collected from the following sources:

- Information we receive from you on applications or other forms;
- Information about your transactions with FNF, our affiliates, or others;
- Information we receive from consumer reporting agencies and/or governmental entities, either directly from these entities or through others;
- Information from the use of our websites and mobile applications.

This Personal Information is collected for the following business purposes:

- To provide products and services to you or in connection with a transaction involving you;
- To perform a contract between FNF and the Consumer;
- To improve our products and services;
- To comply with legal obligations;
- To protect against fraudulent or illegal activity;
- To communicate with you about FNF or our affiliates;
- To maintain an account with FNF or our affiliates;
- To provide, support, personalize, and develop our websites, products, and services;
- As described to you when collecting your personal information or as otherwise set forth in the California Consumer Privacy Act.

Disclosures of Personal Information for a business purpose:

In the preceding twelve (12) months FNF has disclosed, and will continue to disclose, the categories of Personal Information listed above for a business purpose. We may disclose Personal Information for a business purpose to the following categories of third parties:

- FNF affiliates and subsidiaries;
- Non-affiliated third parties, as directed by you;
- Businesses in connection with the sale or other disposition of all or part of the FNF business and/or assets;
- Service Providers;
- Law enforcement or authorities in connection with an investigation, or in response to a subpoena or court order.

Sale of Personal Information:

In the preceding twelve (12) months, FNF has not sold Personal Information. FNF does not sell Personal Information.

Personal Information of minors:

FNF does not knowingly collect the Personal Information of minors.

Right to know:

Consumers have a right to know about Personal Information collected, used, disclosed, or sold. Consumers have the right to request FNF disclose what personal information it collected, used, and disclosed in the past twelve (12) months.

Right to request deletion:

Consumers have a right to request the deletion of their personal information.

Right to non-discrimination:

Consumers have a right not to be discriminated against by exercising their consumer privacy rights. We will not discriminate against Consumers for exercising any of their California Privacy Rights.

Right to use an Authorized Agent:

A Consumer may use an Authorized Agent to submit a request to know or a request to delete his or her information. Should a Consumer utilize an Authorized Agent, FNF will require the Consumer provide the agent written permission to make the request and verify his or her identity with FNF.

To exercise any of your California Privacy Rights, please follow the link "[California Privacy Request](#)" or call Toll Free 888-413-1748.

Upon making a California Privacy Request, FNF will verify the consumer's identity by requiring an account, loan, escrow number, or other identifying information from the consumer.

The above rights are subject to any applicable rights and obligations including both Federal and California exemptions rendering FNF, or Personal Information collected by FNF, exempt from certain CCPA requirements.

FNF website services for mortgage loans:

Certain FNF companies provide services to mortgage loan servicers, including hosting websites that collect customer information on behalf of mortgage loan servicers (the "Service Websites"). The Service Websites may contain links to both this Privacy Notice and the mortgage loan servicer or lender's privacy notice. The sections of this Privacy Notice describing the categories, sources, and uses of your Personal Information do not apply to the Service Websites. The mortgage loan servicer or lender's privacy notice governs use, disclosure, and access to your Information. FNF does not share Information collected through the Service Websites, except (1) as required or authorized by contract with the mortgage loan servicer or lender, or (2) as required by law or in the good faith belief that such disclosure is necessary to comply with a legal process or applicable law, to enforce this Privacy Notice, or to protect the rights, property, or safety of FNF or the public.

California Privacy Notice - Effective Date:

This California Privacy Notice was last updated on April 10, 2020.

Contact for more information:

For questions or concerns about FNF's California Privacy Notice and privacy practices, or to exercise any of your California Privacy Rights, please follow the link "[California Privacy](#)," call Toll Free 888-413-1748, or by mail to the below address.

We may use your Personal Information for our affiliates (companies owned by FNF) to directly market to you. If you do not want FNF affiliates to directly market to you, you may send an "opt out" request to privacy@fnf.com, by phone to (888) 934-3354, or by mail to:

Fidelity National Financial, Inc.
601 Riverside Avenue
Jacksonville, Florida 32204
Attn: Chief Privacy Officer



Inquire before you wire!

WIRE FRAUD ALERT

This Notice is not intended to provide legal or professional advice.
If you have any questions, please consult with a lawyer.

All parties to a real estate transaction are targets for wire fraud and many have lost hundreds of thousands of dollars because they simply relied on the wire instructions received via email, without further verification. **If funds are to be wired in conjunction with this real estate transaction, we strongly recommend verbal verification of wire instructions through a known, trusted phone number prior to sending funds.**

In addition, the following non-exclusive self-protection strategies are recommended to minimize exposure to possible wire fraud.

- **NEVER RELY** on emails purporting to change wire instructions. Parties to a transaction rarely change wire instructions in the course of a transaction.
- **ALWAYS VERIFY** wire instructions, specifically the ABA routing number and account number, by calling the party who sent the instructions to you. DO NOT use the phone number provided in the email containing the instructions, use phone numbers you have called before or can otherwise verify. **Obtain the number of relevant parties to the transaction as soon as an escrow account is opened.** DO NOT send an email to verify as the email address may be incorrect or the email may be intercepted by the fraudster.
- **USE COMPLEX EMAIL PASSWORDS** that employ a combination of mixed case, numbers, and symbols. Make your passwords greater than eight (8) characters. Also, change your password often and do NOT reuse the same password for other online accounts.
- **USE MULTI-FACTOR AUTHENTICATION** for email accounts. Your email provider or IT staff may have specific instructions on how to implement this feature.

For more information on wire-fraud scams or to report an incident, please refer to the following links:

Federal Bureau of Investigation:
<http://www.fbi.gov>

Internet Crime Complaint Center:
<http://www.ic3.gov>

**AFFIDAVIT OF UNDERSTANDING AND INDEMNITY AND HOLD HARMLESS AGREEMENT DUE TO
CORONAVIRUS PANDEMIC**

Property: See Exhibit A attached

Date of Closing: _____

Seller(s): _____ (for purchase & sale)

Buyer(s): _____ (for purchase & sale)

Owner(s): _____ (in case of refinance only)

File No(s): _____

In response to the outbreak of the Coronavirus and the declared state of emergency at the national, state and local level, Courts and governmental offices have been closed or have had access significantly limited. As a result, the processing and recording of deeds and other title documents in some jurisdictions has been and will be impacted. Fidelity National Financial will continue to insure title for purchasers and lenders, as approved by appropriate levels of management and underwriting, but not to include construction loans, through the ultimate recording date of the deed, deed of trust or other insured title document. Neither Fidelity National Financial nor its title agents can provide any estimate as to the date of recordation of such title documents in the land records.

NOW THEREFORE, as a result of the aforementioned closures and access restrictions and as an inducement to Fidelity National Financial to conduct settlement and to issue its policy or policies of title insurance, the undersigned agree as follows:

- (a) There are no unrecorded and/or outstanding leases, contracts, options, agreements, trusts or other inchoate rights or interests affecting the Property which have not been disclosed to Fidelity National Financial in writing.
- (b) All labor and materials used in construction or improvements, repairs or modifications to the Property have been paid for and there are now no unpaid bills for labor or material against the improvements or Property. They have received no notice of any mechanic liens claim.
- (c) There are no unrecorded liens or encumbrances affecting the Property which are not being paid or adjusted as part of the current transaction.
- (d) They have received no written notice of a proposed or pending special assessment or a pending taking of any portion of the Property by any governmental body. They have no knowledge or notice that work has been or will be performed by any governmental body including but not limited to the installation of water or sewer lines or other utilities or for improvements such as paving or repaving of street or alleys or the installation of curbs and sidewalks.
- (e) To neither allow, nor take any action, following settlement that may result in a lien, encumbrance or other objectionable matter of title being placed against the Property. In the event any lien, encumbrance or objectionable matter of title arises or occurs between the date of settlement and the date of the recording of the deed or other title document, the

party(ies) undersigned that caused the encumbrance or other objectionable matter(s) agree to immediately take action to clear and discharge the same and further agree to hold harmless Fidelity National Financial against all expenses, costs and attorney's fees which may arise out of the failure to so remove, bond, or otherwise dispose of any such liens, encumbrances or objectionable matters of title to the satisfaction of Fidelity National Financial.

- (f) Fidelity National Financial cannot provide an estimate as to the date of recordation of the deed or other title documents in the Land Records.
- (g) Among other things Buyers / Owners may not be able to refinance or sell the Property, obtain building permits, or demonstrate recorded ownership of and legal title to the Property until the date that the deed or title document is recorded in the Land Records.

The undersigned solemnly affirm under the penalties of perjury and upon personal knowledge that the contents of this Affidavit are true and that this Affidavit is executed in the order to induce Fidelity National Financial to make and complete the settlement on the Property and to induce it to issue its policy or policies of title insurance, insuring title to the Property.

Sellers:

Signature

Print

Buyers:

Signature

Print

Owners:

Signature

Print

SUBSCRIBED, SWORN TO, and acknowledged before me this _____ day of _____, 2020.

NOTARY PUBLIC
MY Commission Expires:



**US-CA-5172
WARNER PARK
ALLEY R.O.W. W. OF N. 3RD ST.,
NORTH OF MAGNOLIA ST.
BRAWLEY, CA 92227
110 FT. MONOPOLE**

TENANT SITE DETAILS

SITE ID: SD02777A

SITE NAME: WARNER PARK

DESIGN TYPE: NEW SITE DEVELOPMENT
MONOPOLE

SITE ADDRESS: ALLEY R.O.W. W. OF N. 3RD ST.,
NORTH OF E. MAGNOLIA ST.
BRAWLEY, CA 92227

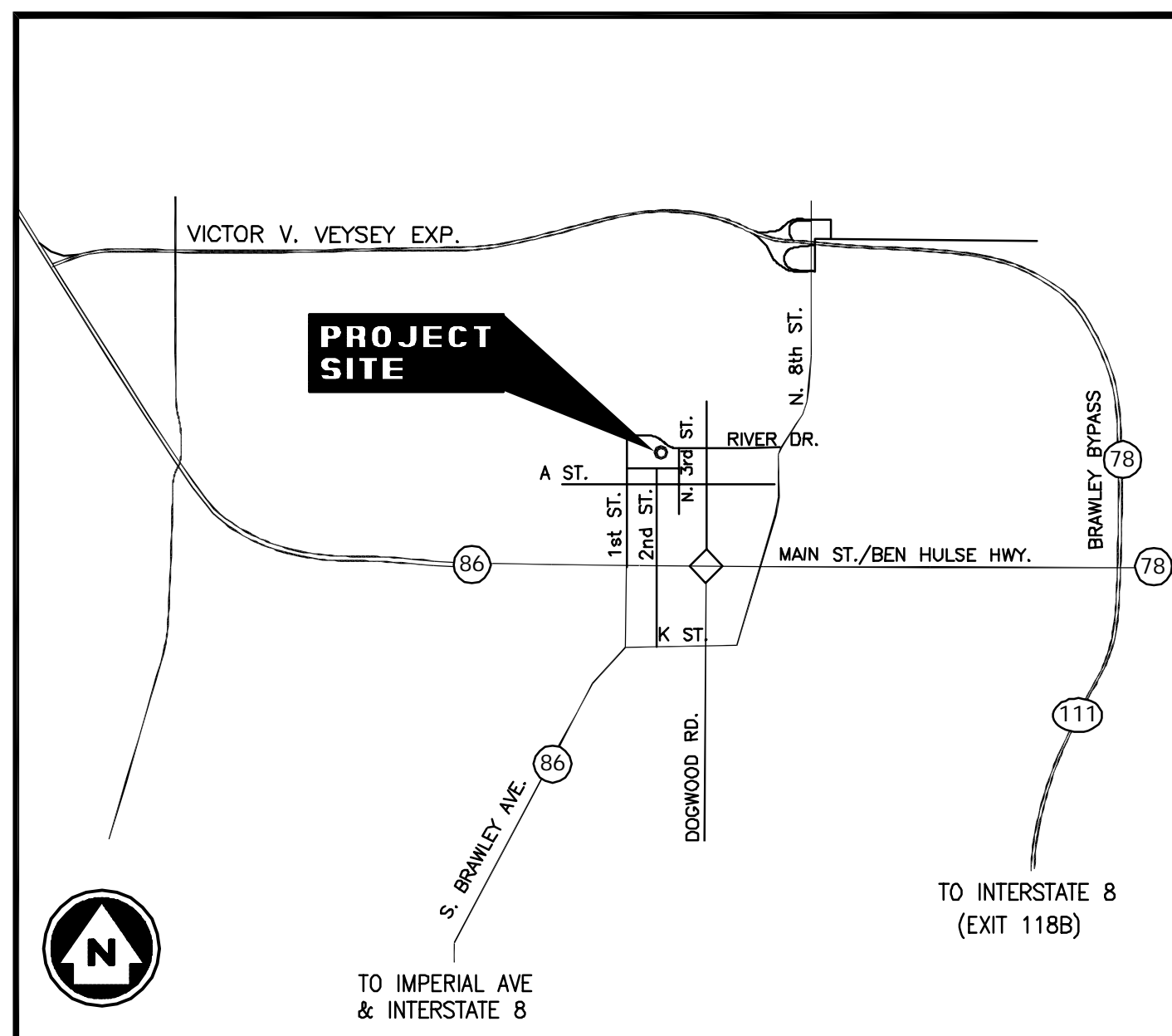
PROJECT DESCRIPTION:

CONSTRUCTION OF TELECOMMUNICATIONS AND PUBLIC UTILITY FACILITY, CONSISTING OF A MONOPOLE TELECOM TOWER, SPACE FOR THREE CARRIER EQUIPMENT PADS, WITHIN AN 8 FT. HIGH CHAIN LINK FENCE EQUIPMENT COMPOUND. CARRIER EQUIPMENT CABINETS ON CONCRETE PAD. WITH (8) ANTENNAS (12) RRH'S AND (1) MICROWAVE ANTENNA (IF REQUIRED) ON A NEW MONOPOLE TOWER. INSTALL NEW H-FRAME FOR UTILITY SERVICES WITH BOLLARD PROTECTION. NO WATER OR SEWER IS REQUIRED. THIS WILL BE AN UNMANNED FACILITY.

CODE COMPLIANCE:

ALL WORK AND MATERIALS SHALL BE PERFORMED AND INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE CALIFORNIA BUILDING STANDARDS TITLE 24 CODES, AS ADOPTED BY THE LOCAL GOVERNING AUTHORITIES. NOTHING IN THESE PLANS IS TO BE CONSTRUED TO PERMIT WORK NOT CONFORMING TO THE LATEST EDITIONS OF THE FOLLOWING:

- | | |
|--|---|
| 1. 2019 CALIFORNIA BUILDING STANDARDS CODE TITLE 24 | 11. IEEE C2 NATIONAL ELECTRIC SAFETY CODE, LATEST EDITION |
| 2. 2017 NATIONAL ELECTRIC CODE | 12. TELECORDIA GR-1275 |
| 3. 2012 NFPA101 LIFE SAFETY CODE | 13. ANSI/T 311 |
| 4. 2018 IFC | 14. 2018 INTERNATIONAL MECHANICAL CODE |
| 5. AMERICAN CONCRETE INSTITUTE | 15. 2018 INTERNATIONAL PLUMBING CODE |
| 6. AMERICAN INSTITUTE OF STEEL CONSTRUCTION | 16. 2018 INTERNATIONAL BUILDING CODE |
| 7. MANUAL OF STEEL CONSTRUCTION, 13TH EDITION | 17. CITY/COUNTY ORDINANCES |
| 8. ANSI/TIA/EIA-222-G | 18. STATE BUILDING CODE |
| 9. TIA 607 | 19. LIGHTNING PROTECTION CODE: NFPA780-2000 |
| 10. INSTITUTE FOR ELECTRICAL & ELECTRONICS ENGINEER 81 | |



VICINITY MAP
N.T.S

APPROVAL BLOCK				
		APPROVED	APPROVED AS NOTED	DISAPPROVED/REVISE
VERTICAL BRIDGE	DATE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
SITE ACQUISITION	DATE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
CONSTRUCTION MANAGER	DATE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ZONING	DATE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
RF ENGINEERING	DATE	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

DRAWING INDEX			
DRWG. #	TITLE	REV.#	DATE
T1	TITLE SHEET	2	05/07/21
LS1	SURVEY (BY OTHERS)	A	3/25/21
C1	GENERAL NOTES & LEGEND	2	05/07/21
C2	GENERAL NOTES	2	05/07/21
C3	OVERALL SITE PLAN	2	05/07/21
C4	ENLARGED SITE PLAN	2	05/07/21
C5	ELEVATIONS	2	05/07/21
C6	ELEVATIONS	2	05/07/21
C7	ANTENNA & EQUIPMENT LAYOUT	2	05/07/21
C8	DETAILS	2	05/07/21
C9	DETAILS	2	05/07/21
ES1	ELECTRICAL SITE PLAN	0	05/07/21
E1	ELECTRICAL PLAN & DETAILS	0	05/07/21
E2	ELECTRICAL ONE-LINE DIAGRAM & DETAILS	0	05/07/21
E3	GROUNDING PLAN	2	05/07/21
E4	GROUNDING DETAILS	2	05/07/21
E5	GROUNDING DETAILS	2	05/07/21
1 OF 1	DRILLED PIER FOUNDATION LAYOUT	0	05/24/21
VALMONT	POLE DRAWING	0	05/21/21

PROJECT DIRECTORY	
PROPERTY OWNER:	CITY OF BRAWLEY 383 W. MAIN ST. BRAWLEY, CA 92227
CONTACT:	-
APPLICANT:	VERTICAL BRIDGE 750 PARK OF COMMERCE DRIVE, SUITE 200 BOCA RATON, FL 33487
CONTACT:	GARY CASSEL (W/CLEAR BLUE SERVICES) PHONE: (602) 762-8809
ARCHITECT:	CLEAR BLUE SERVICES 3530 E. ATLANTA AVE. PHOENIX, AZ 85040 PHONE: (602) 405-8803
CONTACT:	STEVEN DeJONGE STEVENDEJONGE@CLEARBLUESERVICES.COM
POWER COMPANY:	IID (IMPERIAL IRRIGATION DISTRICT)
TELCO COMPANY:	-



PROPOSED SOUTH ELEVATION

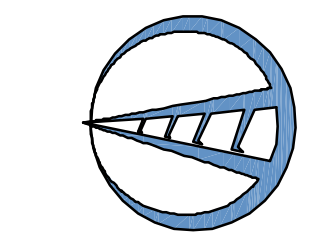
PROJECT INFORMATION	
SITE NAME:	WARNER PARK
SITE NUMBER:	US-CA-5172
SITE ADDRESS:	ALLEY R.O.W., W. OF N. 3RD ST., NORTH OF E. MAGNOLIA ST. BRAWLEY, CA 92227
PARCEL #:	046-121-003
DEED REFERENCE:	-
OCCUPANCY:	U
ZONING LAND USE:	P-F PUBLIC FACILITIES
ZONING JURISDICTION:	CITY OF BRAWLEY
GROUND ELEVATION:	-114.6 FT.
FLOOD ZONE DESIGNATION:	100 YR.
SESMIC ZONE DESIGNATION:	CLASS 'D'
STRUCTURE TYPE:	MONOPOLE
STRUCTURE HEIGHT:	110 FT. MONOPOLE
CONSTRUCTION AREA:	36'-0" x 36'-0" = 1,296 SF
LATITUDE (NAD 83):	32° 59' 10.10" N 32.9861389° N
LONGITUDE:	115° 32' 19.49" W 115.5387472° W

DIG ALERT:

CALL FOR UNDERGROUND UTILITIES PRIOR TO DIGGING:
811

EMERGENCY:

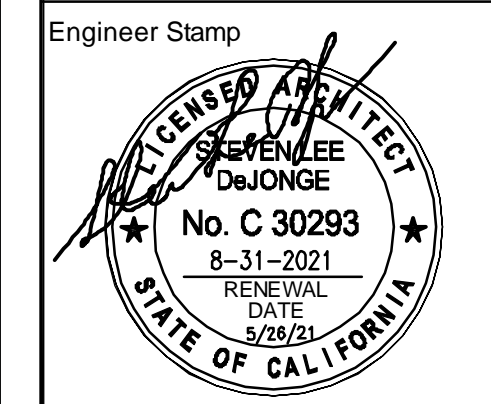
CALL 911



No.	Submital / Revision	App'd	Date
2	CLIENT CHANGE TO FIBER	SLD	4/20/21
1	CLIENT GENERATOR ADD	SLD	4/9/21
0	CONSTRUCTION DRAWINGS	SLD	4/8/21

Project Number
US-CA-5172

Project Title
**US-CA-5172
WARNER PARK**
ALLEY R.O.W., W. OF N. 3RD ST.
NORTH OF MAGNOLIA ST.
BRAWLEY, CA 92227



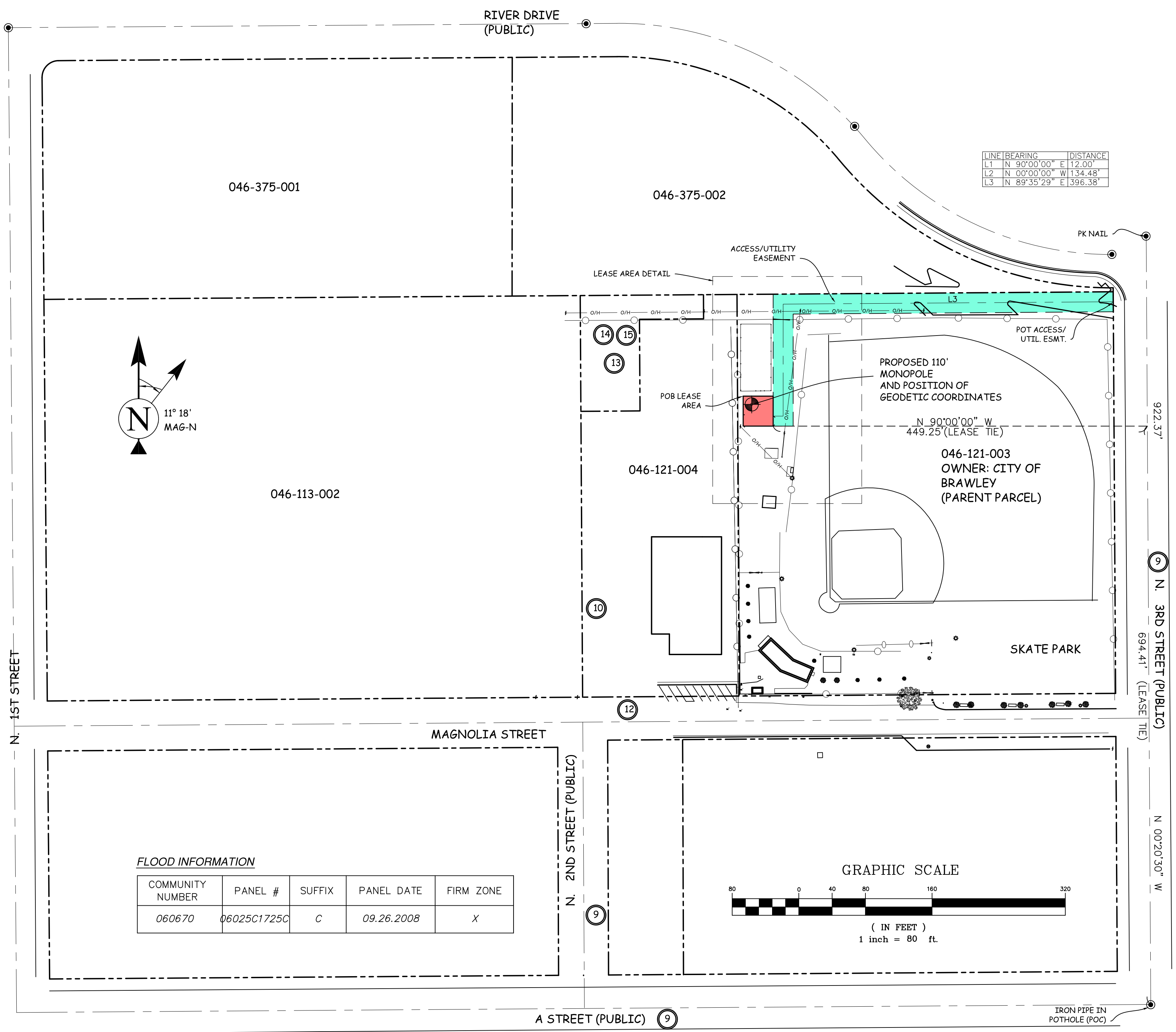
THIS DOCUMENT CONTAINS AN ELECTRONIC SIGNATURE PURSUANT TO A.R.S. TITLE 41 AND TITLE 44. IT IS A VIOLATION FOR ANY PERSON, UNLESS UNDER THE DIRECT SUPERVISION OF THE REGISTRANT, TO MODIFY THIS DOCUMENT IN ANY WAY.
PRELIMINARY UNLESS SIGNED

Drawing Title
TITLE SHEET

Drawing Scale:
AS NOTED
CD
Date:
04/20/21

UNAUTHORIZED ALTERATION OR ADDITION TO THIS DOCUMENT IS A VIOLATION OF APPLICABLE STATE AND/OR LOCAL LAWS

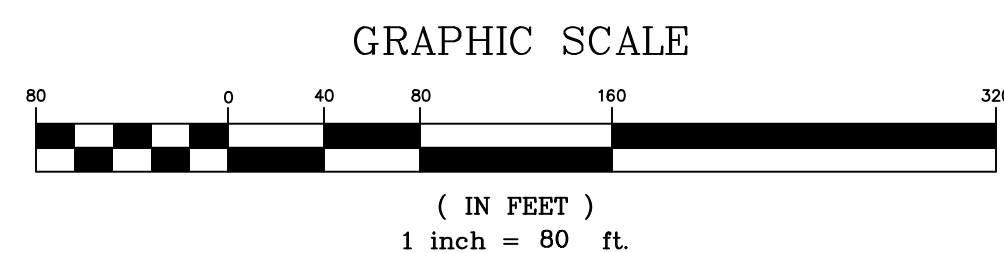
Drawing Number
T1



LINE	BEARING	DISTANCE
L1	N 90°00'00" E	12.00'
L2	N 00°00'00" W	134.48'
L3	N 89°35'29" E	396.38'

FLOOD INFORMATION

COMMUNITY NUMBER	PANEL #	SUFFIX	PANEL DATE	FIRM ZONE
060670	06025C1725C	C	09.26.2008	X



CENTER OF PROPOSED MONOPOLE (NAD83)
 LATITUDE 32° 59' 10.10" NORTH
 LONGITUDE 115° 32' 19.49" WEST
 ELEVATION -114.6' (NAVD88)

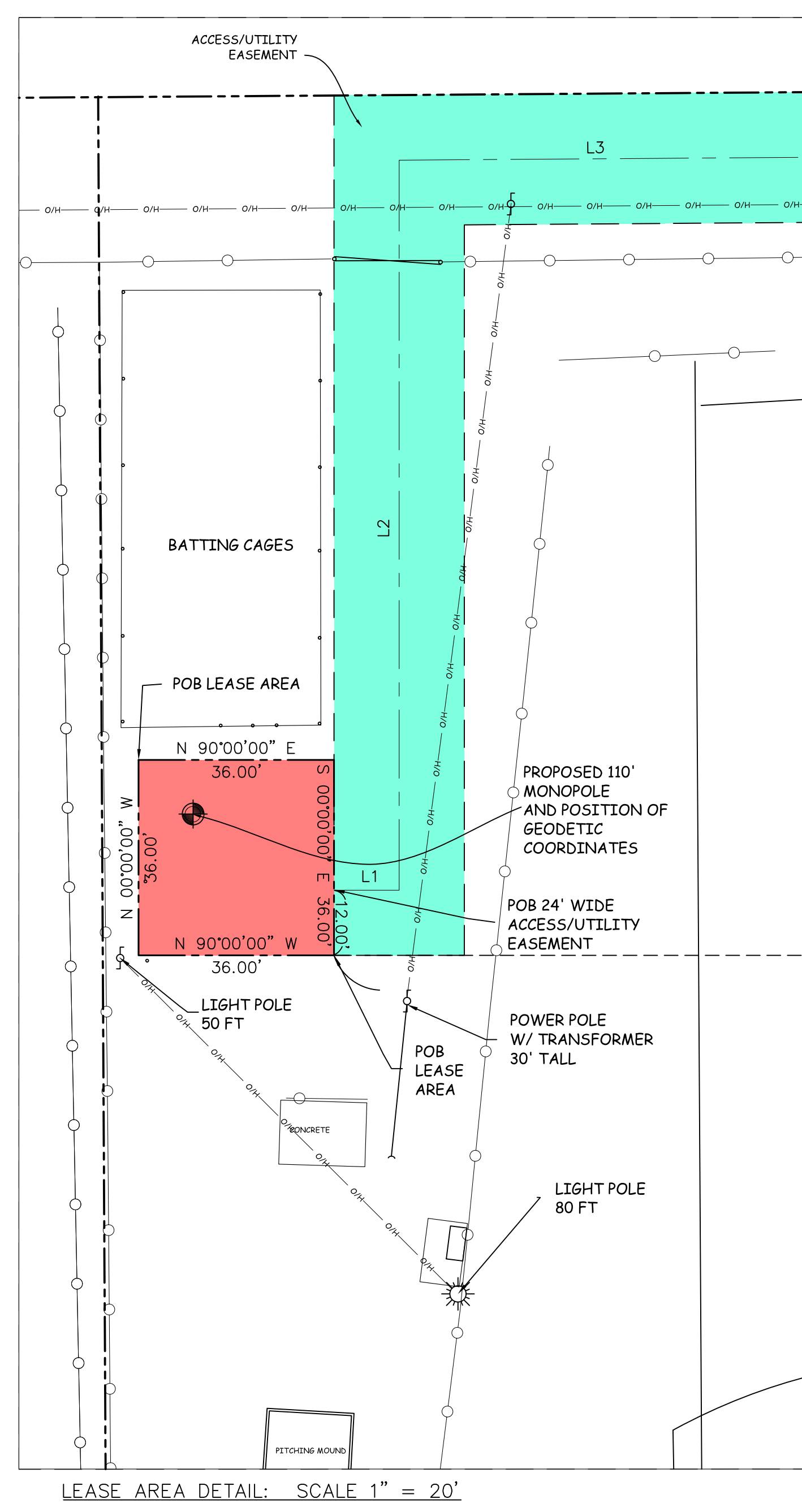
1-A ACCURACY CERTIFICATION
 THE HORIZONTAL ACCURACY OF THE LATITUDE AND LONGITUDE AT THE CENTER OF EACH SECTOR FALLS WITHIN FIFTEEN (15) FEET. THE ELEVATIONS (NAVD88) OF THE GROUND AND FIXTURES FALL WITHIN THREE (3) FEET.

PARENT PARCEL LEGAL DESCRIPTION

The real property in the City of Brawley, County of Imperial, State of California, described as follows:
 All of Block 42 and the Easterly forty (40) feet of Second Street between Blocks 15 and 42 as vacated by Ordinance No.403, adopted January 21, 1952;
 EXCEPT therefrom the Westerly ninety (90) feet of the Southerly three hundred thirty five (335) feet of said Block 42 together with the Easterly forty (40) feet of Second Street as above vacated fronting on the said Southerly three hundred thirty five (335) feet of Block 42 according to Map No. 16 Official Records of Imperial County, California.
 EXCEPTING from Lot 12 and that portion of the Street adjacent to the North 51.8 feet thereof, as granted to the City of Brawley, for street purposes by deed recorded June 19, 1958 in Book 994 at Page 49 of Official Records.
 ALSO EXCEPTING that portion of Second Avenue described in Deed to the City of Brawley for street purposes recorded April 9, 1953 in Book 859, Page 517 of Official Records.
 LESS AND EXCEPT that portion of property conveyed to State of California from City of Brawley, a corporation by Grant Deed dated May 19, 1953 and recorded January 25, 1954 in Deed Book 876, Page 243. AND BEING a portion of the same property conveyed to The City of Brawley from Brawley Union High School District by Grant Deed dated February 11, 1953 and recorded February 28, 1953 in Deed Book 856, Page 567.

SCHEDULE B EXCEPTIONS:

- THE TITLE REPORT ORDER #33908929, ISSUED BY FIDELITY NATIONAL TITLE INSURANCE COMPANY, DATED 1.29.2021.
- The property insured herein is now listed as tax-exempt for the fiscal year 2020/2021. This policy is subject to all taxes which may be hereafter levied against said property. **NOT SURVEY RELATED - NO EFFECT.**
 - Matters as shown and noted on Plat recorded in Plat Book 2, Page 45. **PLOTTED - NO EFFECT ON LEASE AREA.**
 - A Resolution of the City of Brawley ordering vacation of that portion of North Second Street lying North of the north line of a street and South of the north line of Block 10, Townsite of Brawley recorded on March 5, 1952 in Deed Book 833, Page 412. **PLOTTED - NO EFFECT ON LEASE AREA.**
 - Right of Way and Easement in favor of City of Brawley set forth in instrument recorded on January 25, 1954 in Deed Book 876, Page 243. **RIGHT OF WAY AND EASEMENTS ARE ALONG EXISTING SEWER AND WATER MAINS. NOT PLOTTABLE AND ON OTHER PARCEL.**
 - Right of Way for street purposes in favor of The City of Brawley set forth in instrument recorded on June 19, 1958 in Deed Book 994, Page 49. **PLOTTED - NO EFFECT ON LEASE AREA.**
 - Right-of-Way Deed in favor of Imperial Irrigation District set forth in instrument recorded on November 15, 1974 in Deed Book 1368, Page 1889. **PLOTTED - NO EFFECT ON LEASE AREA.**
 - Right-of-Way Deed in favor of Imperial Irrigation District set forth in instrument recorded on December 3, 1974 in Deed Book 1368, Page 1285. **PLOTTED - NO EFFECT ON LEASE AREA.**
 - Agreement and Grant of Easement in favor of Imperial Irrigation District set forth in instrument recorded on February 12, 1975 in Deed Book 1371, Page 1406. **PLOTTED - NO EFFECT ON LEASE AREA.**
- # SCHEDULE B EXCEPTION NUMBER PER TITLE REPORT



LEASE LEGAL DESCRIPTION

The real property in the City of Brawley, County of Imperial, State of California, described as follows:
 A PORTION OF BLOCK 42 OF RAMSDELS SUBDIVISION RECORDED IN PLAT BOOK 2, PAGE 45 AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 COMMENCING AT AN IRON PIPE IN POTHOLE LOCATED AN THE CENTERLINE OF "A" STREET AND 3RD STREET; THENCE ALONG THE CENTERLINE OF 3RD STREET, NORTH 00°20'30" WEST, A DISTANCE OF 694.41 FEET;
 THENCE DEPARTING SAID CENTERLINE, NORTH 90°00'00" WEST, 449.25 FEET TO THE POINT OF BEGINNING;
 THENCE NORTH 90°00'00" WEST, 36.00 FEET;
 THENCE NORTH 00°00'00" EAST, 36.00 FEET;
 THENCE NORTH 90°00'00" EAST, 36.00 FEET;
 THENCE SOUTH 00°00'00" EAST, 36.00 FEET TO THE POINT OF BEGINNING.
 AN AREA CONTAINING 1296 SQ FEET MORE OR LESS.

24' WIDE ACCESS AND UTILITY EASEMENT LEGAL DESCRIPTION

A TWENTY FOUR (24) FOOT WIDE ACCESS AND UTILITY EASEMENT SITUATED in the City of Brawley, County of Imperial, State of California, described as follows:
 A PORTION OF BLOCK 42 OF RAMSDELS SUBDIVISION RECORDED IN PLAT BOOK 2, PAGE 45 AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 COMMENCING AT AN IRON PIPE IN POTHOLE LOCATED AN THE CENTERLINE OF "A" STREET AND 3RD STREET; THENCE ALONG THE CENTERLINE OF 3RD STREET, NORTH 00°20'30" WEST, A DISTANCE OF 694.41 FEET;
 THENCE DEPARTING SAID CENTERLINE, NORTH 90°00'00" WEST, 449.25 FEET TO THENCE NORTH 00°00'00" EAST, 12.00 FEET TO THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED CENTERLINE :
 THENCE NORTH 90°00'00" EAST, 12.00 FEET;
 THENCE NORTH 00°00'00" WEST, 134.48 FEET;
 THENCE NORTH 89°35'29" EAST, 396.38 FEET TO THE WEST RIGHT OF WAY OF 3RD STREET AND BEING THE POINT OF TERMINUS.
 AN AREA CONTAINING 13,023 SQ FEET MORE OR LESS.

BENCHMARK
 ELEVATIONS WERE ESTABLISHED FROM PROCESSING GPS DATA WITH AND CONSTRAINING TO NGS "CORS" STATIONS AND APPLYING GEOTID12b SEPARATIONS AND ARE AT NAVD88 DATUM

BASIS OF BEARINGS
 BEARINGS SHOWN HEREON ARE BASED UPON U.S. STATE PLANE NAD83 COORDINATE SYSTEM CALIFORNIA ZONE 6, DETERMINED BY GPS OBSERVATIONS.

UTILITY NOTES
 SURVEYOR DOES NOT GUARANTEE THAT ALL UTILITIES ARE SHOWN OR THEIR LOCATIONS. IT IS THE RESPONSIBILITY OF THE CONTRACTOR AND DEVELOPER TO CONTACT BLUE STAKE AND ANY OTHER INVOLVED AGENCIES TO LOCATE ALL UTILITIES PRIOR TO CONSTRUCTION. REMOVAL, RELOCATION AND/OR REPLACEMENT IS THE RESPONSIBILITY OF THE CONTRACTOR.

SURVEY DATE
 8.22.20

SURVEYOR'S NOTES
 REFERENCE IS MADE TO THE TITLE REPORT ORDER #33908929 ISSUED BY FIDELITY NATIONAL TITLE INSURANCE COMPANY, DATED 1.29.2021.
 ALL EASEMENTS CONTAINED WITHIN SAID TITLE REPORT AFFECTING THE IMMEDIATE AREA SURROUNDING THE LEASE HAVE BEEN PLOTTED (EXCEPT FOR ROOFTOPS). SURVEYOR HAS NOT PERFORMED A SEARCH OF PUBLIC RECORDS TO DETERMINE ANY DEFECT IN TITLE ISSUED.
 THE BOUNDARY SHOWN HEREON IS PLOTTED FROM RECORD INFORMATION AND DOES NOT CONSTITUTE A BOUNDARY SURVEY OF THE PROPERTY.

THE ACCESS AND UTILITY EASEMENT ADJOINS TO A PUBLIC RIGHT OF WAY.
 NO ENCROACHMENTS VISIBLE AFFECTING THE LEASE AREA AND ACCESS /UTILITY EASEMENTS.
 THE DESCRIBED LEASE AREA, ACCESS EASEMENT AND UTILITY EASEMENT LIE ENTIRELY WITHIN THE PARENT PARCEL.

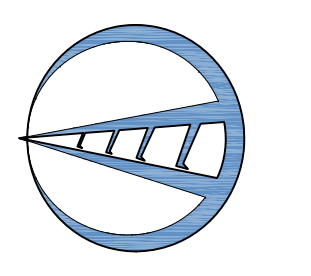
I HEREBY CERTIFY TO: VERTICAL BRIDGE REIT, LLC, A DELAWARE LIMITED LIABILITY COMPANY, ITS SUBSIDIARIES, AND THEIR RESPECTIVE SUCCESSORS AND/OR ASSIGNS; TORONTO DOMINION (TEXAS) LLC, AS ADMINISTRATIVE AGENT, FOR ITSELF AND ON BEHALF OF THE LENDERS PARTIES FROM TIME TO TIME TO THAT CERTAIN SECOND AMENDED AND RESTATED LOAN AGREEMENT DATED JUNE 17, 2016 WITH VERTICAL BRIDGE HOLDCO, LLC, AS BORROWER, AND VERTICAL BRIDGE HOLDCO PARENT, LLC, AS PARENT, AS MAY BE AMENDED, RESTATED, MODIFIED OR RENEWED, THEIR SUCCESSORS AND ASSIGNS AS THEIR INTERESTS MAY APPEAR; AND FIDELITY NATIONAL TITLE INSURANCE COMPANY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED AND THE RELATED SURVEY WORK WAS PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF CALIFORNIA.

LEGEND

POB	POINT OF BEGINNING	SPOT ELEVATION
POT	POINT OF TERMINUS	POSITION OF GEODETIC COORDINATES
PUE	PUBLIC UTILITY EASEMENT	WATER CONTROL VALVE
ROW	RIGHT OF WAY	FIRE HYDRANT
DW	DRIVEWAY	POWER POLE
SW	SIDEWALK	LIGHT POLE
BCHH	BRASS CAP IN HANDHOLE	SEWER MANHOLE
BCFL	BRASS CAP FLUSH	FOUND AS NOTED
PCR	PIMA COUNTY RECORDS	
OVERHEAD ELECTRIC	PROPERTY LINE	CHAIN LINK FENCE



Clear Blue Services
 407 S. PRICE RD. #200
 TEMPE, AZ 85281 602-426-9500



No.	PRELIMINARY	Date
A	PRELIMINARY	3.24.21
	Submittal / Revision	App'd Date

Project Number: US-CA-5172
 Project Title: US-CA-5172 WARNER PARK
 221 E. MAGNOLIA ST BRAWLEY, CA 92227

Surveyor Stamp
 Kevin E. Morris
 No. 7268
 Exp. 12-31-2022
 STATE OF CALIFORNIA

Drawing Title: SITE SURVEY
 Drawing Scale: AS NOTED
 Date: 3-24-2021
LS

UNAUTHORIZED ALTERATION OR ADDITION TO THIS DOCUMENT IS A VIOLATION OF APPLICABLE STATE AND/OR LOCAL LAWS.
 Drawing Number: **LS-1**

Western Geomatics Services
 2925 E Riggs Rd Suite 8-191
 Chandler, AZ 85249
 (480) 656-7912 office
 (480) 219-5195 fax

GENERAL CONSTRUCTION NOTES

1. THE CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE CODES ORDINANCES, LAWS AND REGULATIONS OF ALL MUNICIPALITIES, UTILITY COMPANY OR OTHER PUBLIC AUTHORITIES.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL PERMITS AND INSPECTIONS THAT MAY BE REQUIRED BY ANY FEDERAL, STATE, COUNTY OR MUNICIPAL AUTHORITIES.
3. THE CONTRACTOR SHALL NOTIFY THE CONSTRUCTION MANAGER, IN WRITING, OF ANY CONFLICTS, ERRORS OR OMISSIONS PRIOR TO THE SUBMISSION OF BIDS OR PERFORMANCE OF WORK. MINOR OMISSIONS OR ERRORS IN THE BID DOCUMENTS SHALL NOT RELIEVE THE CONTRACTOR FROM RESPONSIBILITY FOR THE OVERALL INTENT OF THESE DRAWINGS.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL EXISTING SITE IMPROVEMENTS PRIOR TO COMMENCING CONSTRUCTION. THE CONTRACTOR SHALL REPAIR ANY DAMAGE CAUSED AS A RESULT OF CONSTRUCTION OF THIS FACILITY.
5. THE SCOPE OF WORK FOR THIS PROJECT SHALL INCLUDE PROVIDING ALL MATERIALS, EQUIPMENT AND LABOR REQUIRED TO COMPLETE THIS PROJECT. ALL EQUIPMENT SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS.
6. THE CONTRACTOR SHALL VISIT THE PROJECT SITE PRIOR TO SUBMITTING A BID TO VERIFY THAT THE PROJECT CAN BE CONSTRUCTED IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.
7. THE CONTRACTOR SHALL VERIFY ANTENNA ELEVATION AND AZIMUTH WITH RF ENGINEERING PRIOR TO INSTALLATION.
8. TRANSMITTER EQUIPMENT AND ANTENNAS ARE DESIGNED TO MEET ANSI/EIA/TIA 222-G REQUIREMENTS.
9. ALL STRUCTURAL ELEMENTS SHALL BE HOT DIPPED GALVANIZED STEEL.
10. CONTRACTOR SHALL MAKE A UTILITY "ONE CALL" TO LOCATE ALL UTILITIES PRIOR TO EXCAVATING.
11. IF ANY UNDERGROUND UTILITIES OR STRUCTURES EXIST BENEATH THE PROJECT AREA, CONTRACTOR MUST LOCATE THEM AND CONTACT THE APPLICANT AND OWNER'S REPRESENTATIVE.
12. OCCUPANCY IS LIMITED TO PERIODIC MAINTENANCE AND INSPECTION BY TECHNICIANS APPROXIMATELY TWICE A MONTH.
13. PRIOR TO THE INSTALLATION OF THE PROPOSED EQUIPMENT OR MODIFICATION TO THE EXISTING STRUCTURE, A STRUCTURAL ANALYSIS SHALL BE PERFORMED BY THE OWNER'S AGENT TO CERTIFY THAT THE EXISTING/PROPOSED COMMUNICATION STRUCTURE AND COMPONENTS ARE STRUCTURALLY ADEQUATE TO SUPPORT ALL EXISTING AND PROPOSED ANTENNAS, COAXIAL CABLES AND OTHER APPURTENANCES.
14. PROPERTY LINE INFORMATION WAS PREPARED USING DEEDS, TAX MAPS AND PLANS OF RECORD AND SHOULD NOT BE CONSTRUED AS AN ACCURATE BOUNDARY SURVEY.
15. THIS PLAN IS SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.
16. THE PROPOSED FACILITY WILL CAUSE ONLY A "DE MINIMIS" INCREASE IN STORM WATER RUNOFF, THEREFORE NO DRAINAGE STRUCTURES ARE PROPOSED.
17. NO SIGNIFICANT NOISE, SMOKE, DUST OR ODOR WILL RESULT FROM THIS FACILITY.
18. THE FACILITY IS UNMANNED AND NOT INTENDED FOR HUMAN HABITATION (NO HANDICAP ACCESS IS REQUIRED).
19. THE FACILITY IS UNMANNED AND DOES NOT REQUIRE POTABLE WATER OR SANITARY SERVICE.
20. POWER TO THE FACILITY WILL BE MONITORED BY A SEPARATE METER.

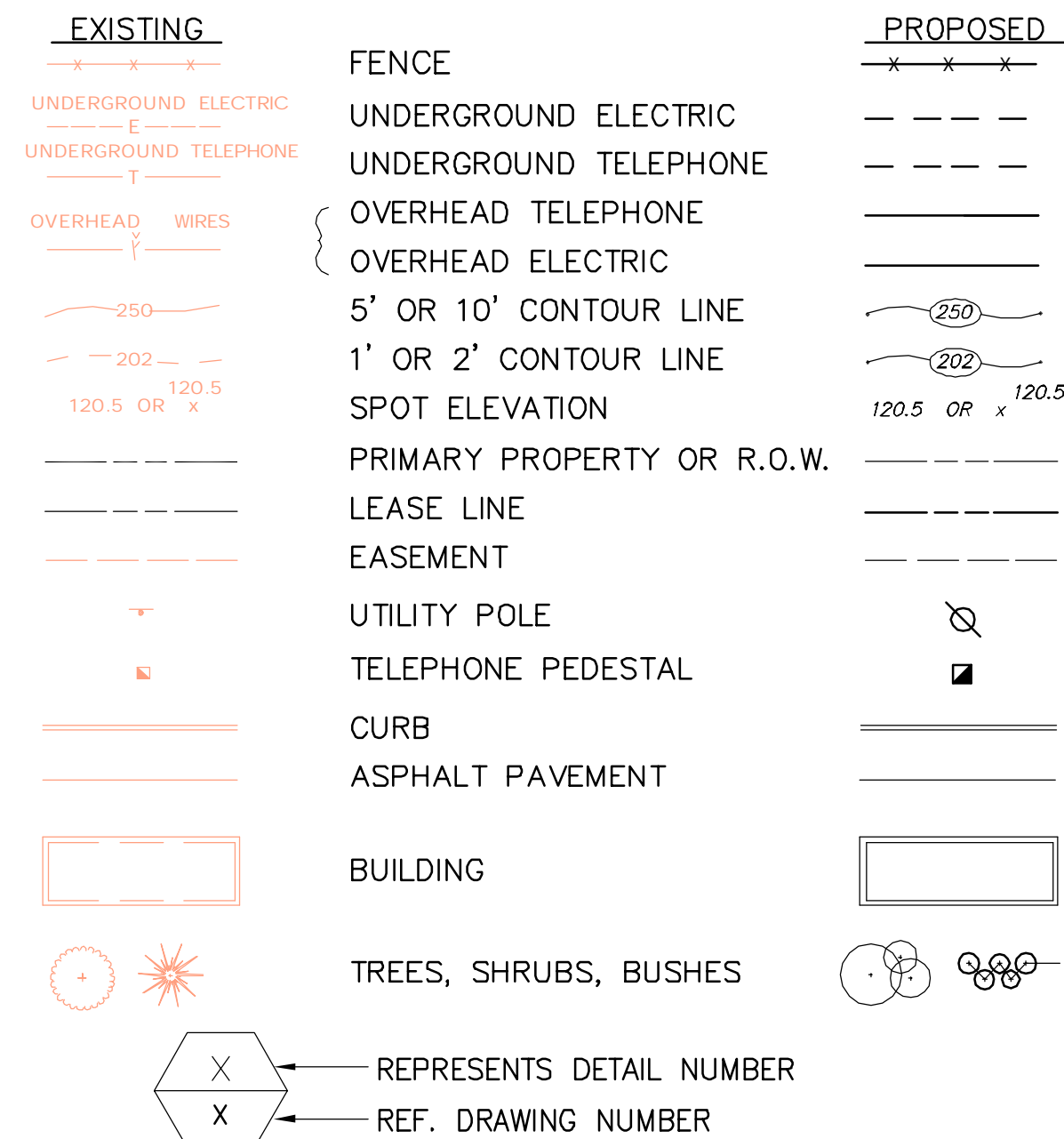
GENERAL PROJECT NOTES

1. THE CONTRACTOR SHALL ENGAGE CIVIL ENGINEER FOR PROVIDING FIELD LAYOUT ON A ONE TIME BASIS.
2. THE PLANS SHOW SOME KNOWN SUBSURFACE STRUCTURES, ABOVE GROUND STRUCTURES AND/OR UTILITIES BELIEVED TO EXIST IN THE WORKING AREA, EXACT LOCATION OF WHICH MAY VARY FROM THE LOCATIONS INDICATED. IN PARTICULAR, THE CONTRACTOR IS WARNED THAT THE EXACT OR EVEN APPROXIMATE LOCATION OF SUCH PIPELINES, SUBSURFACE STRUCTURES AND OR UTILITIES IN THE AREA MAY BE SHOWN OR MAY NOT BE SHOWN; AND IT SHALL BE HIS RESPONSIBILITY TO PROCEED WITH GREAT CARE IN EXECUTING ANY WORK. 48 HOURS BEFORE YOU DIG, DRILL OR BLAST, CALL 811.
3. THE ENGINEER SHALL BE NOTIFIED IN WRITING OF ANY CONDITIONS THAT VARY FROM THOSE SHOWN ON THE PLANS. THE CONTRACTOR'S WORK SHALL NOT VARY FROM THE PLANS WITHOUT THE EXPRESSED APPROVAL OF THE ARCHITECT OR ENGINEER.
4. THE CONTRACTOR IS INSTRUCTED TO COOPERATE WITH ANY AND ALL OTHER CONTRACTORS PERFORMING WORK ON THIS JOB SITE DURING THE PERFORMANCE OF THIS CONTRACT.
5. THE CONTRACTOR SHALL RESTORE ALL PUBLIC OR PRIVATE PROPERTY DAMAGED OR REMOVED TO AT LEAST AS GOOD OF CONDITION AS BEFORE DISTURBED AS DETERMINED BY THE ARCHITECT.
6. THE CONTRACTOR SHALL COMPLY WITH ALL REQUIRED PERMITS.
7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING, AND INCURRING THE COST OF ALL REQUIRED PERMITS, INSPECTIONS, CERTIFICATES, ETC.
8. THE CONTRACTOR SHALL PROTECT EXISTING PROPERTY LINE MONUMENTATION. ANY MONUMENTATION DISTURBED OR DESTROYED, AS JUDGED BY THE CIVIL ENGINEER OR OWNER SHALL BE REPLACED AT THE CONTRACTOR'S EXPENSE UNDER THE SUPERVISION OF THE STATE LICENSED LAND SURVEYOR.
9. IT IS THE CONTRACTOR'S RESPONSIBILITY TO EXAMINE ALL PLAN SHEETS AND SPECIFICATIONS, AND COORDINATE WORK WITH ALL CONTRACTS FOR THE SITE.
10. ALL TRENCH EXCAVATION AND ANY REQUIRED SHEETING AND SHORING SHALL BE DONE IN ACCORDANCE WITH THE LATEST REVISIONS OF THE JURISDICTIONS STATE CODE AND OSHA REGULATIONS FOR CONSTRUCTION.
11. CONTRACTOR SHALL BE RESPONSIBLE FOR DEWATERING AND THE MAINTENANCE OF SURFACE DRAINAGE DURING THE COURSE OF WORK.
12. ALL UTILITY WORK INVOLVING CONNECTIONS TO EXISTING SYSTEMS SHALL BE COORDINATED WITH THE ENGINEER AND THE UTILITY OWNER. NOTIFY THE ENGINEER AND THE UTILITY OWNER 24 HOURS BEFORE EACH AND EVERY CONNECTION TO EXISTING SYSTEMS IS MADE.
13. MAINTAIN FLOW FOR ALL EXISTING UTILITIES.
14. ALL SITE FILL SHALL MEET SELECTED FILL STANDARDS UNLESS NOTED OTHERWISE ON THE DRAWINGS.
15. CONTRACTOR TO GRADE ALL AREAS ON THE SITE TO PROVIDE POSITIVE DRAINAGE AWAY FROM THE COMPOUND AND THE TOWER.
16. THE CONTRACTOR SHALL TAKE TIES TO ALL UTILITY CONNECTIONS AND PROVIDE MARKED-UP AS-BUILT PLANS. AS-BUILT PLANS SHALL BE REVIEWED BY THE OWNER AND HIS REPRESENTATIVES, AND THE CONTRACTOR SHALL PROVIDE ANY CORRECTION OR ADMISSIONS TO THE SATISFACTION OF THE OWNER AND HIS REPRESENTATIVES BEFORE UTILITIES WILL BE ACCEPTED. AS-BUILTS SHALL INCLUDE ALL POWER, TELEPHONE, GROUNDING, ETC.
17. TOWER FOOTING DIMENSIONS SHALL BE VERIFIED WITH THE TOWER MANUFACTURER AND THE TOWER PLANS.

GENERAL SAFETY NOTES

1. THE CONTRACTOR WILL ADHERE TO ALL SAFETY REGULATIONS, LOCAL, STATE AND FEDERAL.
2. THE CONTRACTOR WILL CONDUCT DAILY SAFETY TAILGATE MEETINGS IN ADDITION TO WEEKLY SAFETY MEETINGS. THESE REPORTS WILL BE MADE AVAILABLE TO THE OWNER UPON REQUEST.
3. ALL WORKERS & VISITORS TO THE SITE SHALL WEAR HARD HATS & ANY OTHER SAFETY EQUIPMENT REQUIRED BY THE WORK BEING PERFORMED ON THE SITE.

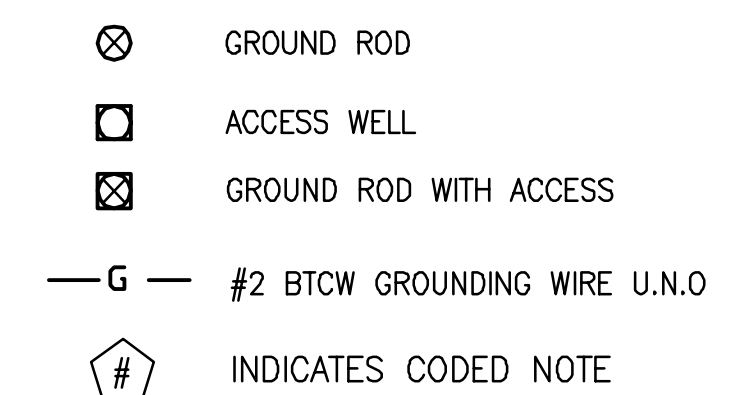
CIVIL LEGEND



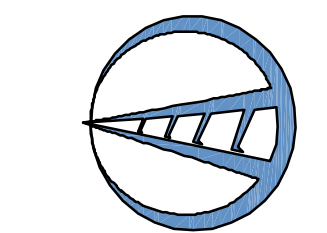
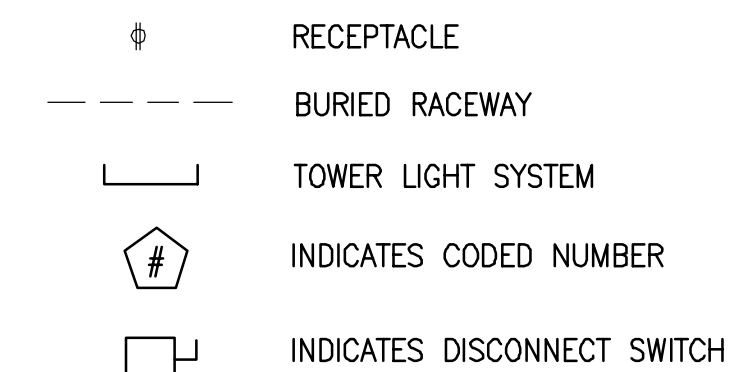
ABBREVIATIONS

CIGBE	COAX ISOLATED GROUND BAR EXTERNAL
MIGB	MASTER ISOLATED GROUND BAR
SST	SELF SUPPORTING TOWER
GPS	GLOBAL POSITIONING SYSTEM
TYP.	TYPICAL
DWG	DRAWING
BCW	BARE COPPER WIRE
BFG	BELOW FINISH GRADE
W/	WITH
PVC	POLYVINYL CHLORIDE
CAB	CABINET
C	CONDUIT
SS	STAINLESS STEEL
G	GROUND
AWG	AMERICAN WIRE GAUGE
RGS	RIGID GALVANIZED STEEL
AHJ	AUTHORITY HAVING JURISDICTION
TTLNA	TOWER TOP LOW NOISE AMPLIFIER
UNO	UNLESS NOTED OTHERWISE
EMT	ELECTRICAL METALLIC TUBING

GROUNDING SYMBOLS



ELECTRICAL SYMBOLS

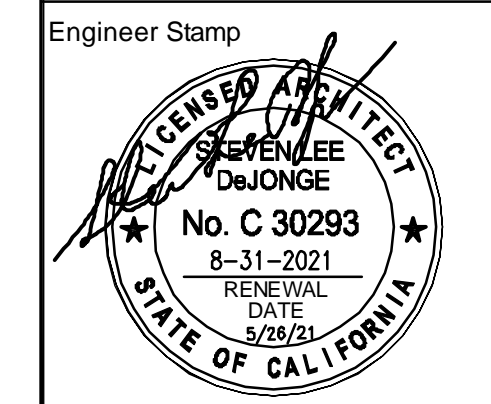


No.	Submittal / Revision	App'd	Date
0	CLIENT CHANGE TO FIBER	SLD	4/29/21
1	CLIENT REGENERATOR ADD	SLD	4/29/21
0	CONSTRUCTION DRAWINGS	SLD	4/28/21

Drawn: SLD Date: 12/21/20
 Designed: SLD Date: 12/21/20
 Checked: SC Date: 12/21/20

Project Number
US-CA-5172

Project Title
US-CA-5172 WARNER PARK
ALLEY R.O.W., W. OF N. 3RD ST. NORTH OF MAGNOLIA ST. BRAWLEY, CA 92227



THIS DOCUMENT CONTAINS AN ELECTRONIC SIGNATURE PURSUANT TO A.R.S. TITLE 41 AND TITLE 44. IT IS A VIOLATION FOR ANY PERSON, UNLESS UNDER THE DIRECT SUPERVISION OF THE REGISTRANT, TO MODIFY THIS DOCUMENT IN ANY WAY.

PRELIMINARY UNLESS SIGNED

Drawing Title
GENERAL NOTES & LEGEND

Drawing Scale:
AS NOTED

Date:
04/20/21

CD

UNAUTHORIZED ALTERATION OR ADDITION TO THIS DOCUMENT IS A VIOLATION OF APPLICABLE STATE AND/OR LOCAL LAWS

Drawing Number
C1

CONSTRUCTION NOTES

1. GENERAL
 - A. THESE DRAWINGS DO NOT INCLUDE NECESSARY COMPONENTS FOR CONSTRUCTION SAFETY.
 - B. CONTRACTOR SHALL DETERMINE EXACT LOCATION OF EXISTING UTILITIES BEFORE COMMENCING WORK. HE AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY HIS FAILURE TO EXACTLY LOCATE AND PRESERVE UNDERGROUND UTILITIES.
 - C. INCORRECTLY FABRICATED, DAMAGED, OR OTHERWISE MISFITTING OR NONCONFORMING MATERIALS OR CONDITIONS SHALL BE REPORTED TO THE OWNER PRIOR TO REMEDIAL OR CORRECTIVE ACTION. ANY SUCH ACTION SHALL REQUIRE APPROVAL.
 - D. EACH CONTRACTOR SHALL COOPERATE WITH THE OWNER'S REPRESENTATIVE, AND COORDINATE HIS WORK WITH THE WORK OF OTHERS.
 - E. PAINT ALL ANTENNAS, MOUNTING HARDWARE, CABLES, CABLE TRAYS, ETC. TO MATCH EXISTING STRUCTURE PER OWNER REQUIREMENTS. OWNER SHALL APPROVE COLOR.
 - F. ALL DAMAGED, MARRED, SCRAPED, ABRADED, ETC. AREAS OF EXISTING PAINT SHALL BE REPAIRED PER OWNERS REQUIREMENTS. OWNER SHALL APPROVE COLOR.
2. EXCAVATIONS/FOUNDATION
 - A. FOUNDATION EXCAVATION SHALL BE HAND-TRIMMED TO REMOVE LOOSE MATERIALS.
 - B. EXTERIOR FOUNDATION BACKFILL SHALL BE SELECTED GRANULAR FILL.
 - C. ALL STRUCTURAL BACKFILL AND SUBBASE UNDER SLABS-ON-GRADE AND FOOTINGS SHALL BE "SW" OR BETTER PER ASTM D-2487 COMPACTED TO A MINIMUM 95% STANDARD PROCTOR DENSITY PER ASTM D 698.
 - D. DO NOT PLACE FOOTINGS IN WATER OR ON FROZEN GROUND.
 - E. SOIL BEARING SURFACES, PREVIOUSLY ACCEPTED BY GEOTECHNICAL ENGINEER, WHICH ARE ALLOWED TO BECOME SATURATED, FROZEN OR DISTURBED SHALL BE REWORKED TO SATISFACTION OF GEOTECHNICAL ENGINEER.
 - F. DO NOT ALLOW GROUND BENEATH FOOTINGS TO FREEZE.
 - G. FOOTING EXCAVATIONS SHALL BE CUT NEAT.
3. CONCRETE
 - A. DESIGN AND CONSTRUCTION OF ALL CONCRETE ELEMENTS SHALL CONFORM TO THE LATEST EDITIONS OF THE FOLLOWING APPLICABLE CODES: ACI 301 "SPECIFICATIONS FOR STRUCTURAL CONCRETE FOR BUILDINGS"; ACI 318, "BUILDING CODE REQUIREMENTS FOR REINFORCED CONCRETE";
 - B. MIX DESIGN SHALL BE APPROVED BY OWNER'S REPRESENTATIVE PRIOR TO PLACING CONCRETE.
 - C. CONCRETE SHALL BE NORMAL WEIGHT, 6% AIR ENTRAINED ($\pm 1.5\%$) WITH A MAXIMUM 4" SLUMP, AND HAVE A MINIMUM 28-DAY COMPRESSIVE STRENGTH OF 3000 PSI UNLESS OTHERWISE NOTED.
 - D. MAXIMUM AGGREGATE SIZE SHALL BE 1".
 - E. THE FOLLOWING MATERIALS SHALL BE USED:

PORTLAND CEMENT:	ASTM C 150, TYPE I
REINFORCEMENT:	ASTM A 615, GRADE 60
NORMAL WEIGHT AGGREGATE:	ASTM C 33
WATER:	DRINKABLE
ADMIXTURES:	NON-CHLORIDE CONTAINING
 - F. REINFORCING SHALL CONFORM TO ASTM A-615 WITH SUPPLEMENT. MINIMUM YIELD STRENGTH $F_y = 60$ KSI. REINFORCING DETAILS SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF ACI 315.
 - G. CONCRETE COVER AROUND REINFORCING BARS (U.N.O.) SHALL BE:
 1. CONCRETE CAST AGAINST AND PERMANENTLY EXPOSED EARTH.....3"
 2. CONCRETE EXPOSED TO EARTH, WEATHER.....2"
 3. SLABS.....3/4"
 4. ALL OTHER CONCRETE.....1 1/2"
 - H. UNLESS INDICATED OTHERWISE ON THE DRAWINGS, REINFORCEMENT SPLICES SHALL MEET CLASS B, TENSION LAP REQUIREMENTS IN ACCORDANCE WITH ALL PROVISIONS OF ACI 318 LATEST EDITION, UNLESS NOTED OTHERWISE.
 - I. CURING COMPOUNDS SHALL CONFORM TO ASTM C-309.
 - J. ADMIXTURES SHALL CONFORM TO THE APPROPRIATE ASTM STANDARD AS REFERENCED IN ACI-301.
 - K. DO NOT WELD OR TACKWELD REINFORCING STEEL.
 - L. ALL DOWELS, ANCHOR BOLTS, EMBEDDED STEEL, ELECTRICAL CONDUITS, PIPE SLEEVES, PIPING, WATERSTOPS, INSERTS, GROUNDS AND ALL OTHER EMBEDDED ITEMS AND FORMED DETAILS SHALL BE IN PLACE BEFORE START OF CONCRETE PLACEMENT.
 - M. LOCATE ADDITIONAL CONSTRUCTION JOINTS REQUIRED TO FACILITATE CONSTRUCTION AS ACCEPTABLE TO ENGINEER. PLACE REINFORCEMENT CONTINUOUSLY THROUGH JOINT.
 - N. REINFORCEMENT SHALL BE COLD BENT WHENEVER BENDING IS REQUIRED.
 - O. PLACE CONCRETE IN A UNIFORM MANNER TO PREVENT THE FORMATION OF COLD JOINTS AND OTHER PLANES OF WEAKNESS. VIBRATE THE CONCRETE TO FULLY EMBED REINFORCING. DO NOT USE VIBRATORS TO TRANSPORT CONCRETE THROUGH CHUTES OR FORMWORK.
 - P. DO NOT PLACE CONCRETE IN WATER, ICE, OR ON FROZEN GROUND.
 - Q. DO NOT ALLOW CONCRETE SUBBASE TO FREEZE DURING CONCRETE CURING AND SETTING PERIOD, OR FOR A MINIMUM OF 14 DAYS AFTER PLACEMENT.
 - R. FOR COLD-WEATHER AND HOT-WEATHER CONCRETE PLACEMENT, CONFORM TO APPLICABLE ACI CODES AND RECOMMENDATIONS. IN EITHER CASE, MATERIALS CONTAINING CHLORIDE, CALCIUM, SALTS, ETC. SHALL NOT BE USED. PROTECT FRESH CONCRETE FROM WEATHER FOR 7 DAYS MINIMUM.
 - S. PROVIDE A STEEL TROWEL FINISH TO THE SLAB.

4. ANTENNA SUPPORT BRACKET NOTES (IF APPLICABLE)
 - A. DESIGN RESPONSIBILITY OF ANTENNA MOUNTING BRACKETS AND POLES AND ALL COMPONENTS THERE OF AND ATTACHMENT THERE TO SHALL BE THE RESPONSIBILITY OF THE MANUFACTURER. MFR SHALL PROVIDE TO THE ENGINEER FOR APPROVAL, DRAWINGS DETAILING ALL COMPONENTS OF THE ASSEMBLY, INCLUDING CONNECTIONS, DESIGN LOADS, AND ALL OTHER PERTINENT DATA.
 - B. BRACKETS SHALL BE DESIGNED TO SUPPORT CURRENT AND FUTURE PANEL ANTENNAS AND COAXIAL CABLES AS SHOWN.
5. STRUCTURAL STEEL NOTES
 - A. STRUCTURAL STEEL SHALL CONFORM TO THE LATEST EDITION OF THE AISC "SPECIFICATION FOR THE DESIGN, FABRICATION AND ERECTION OF STRUCTURAL STEEL FOR BUILDINGS".
 - B. STEEL ANGLES, BASE PLATES, BEARING PLATES AND MISC. FABRICATION SHALL BE MADE FROM STEEL MEETING THE REQUIREMENTS OF ASTM-A36 WITH A MINIMUM YIELD STRESS OF 36 KSI. ALL STEEL TUBES AND PIPES SHALL BE A500 STEEL MINIMUM.
 - C. ALL DINGS, SCRAPES, MARS, AND WELDS IN THE FINISHED AREAS SHALL BE REPAIRED BY FIELD TOUCH-UP PRIOR TO COMPLETION OF THE WORK.
 - D. ALL EXTERIOR STRUCTURAL STEEL SHALL BE, WHEN DELIVERED, HOT-DIP GALVANIZED ACCORDING TO ASTM A123. TOUCH-UP FIELD WELDS AND ABRADED AREAS W/2 COATS OF GALVANIZED PAINT, ZRC COLD GALVANIZING COMPOUND OR APPROVED EQUAL.
 - E. DO NOT PLACE HOLES THROUGH STRUCTURAL STEEL MEMBERS EXCEPT AS SHOWN AND DETAILED ON STRUCTURAL DRAWINGS.
 - F. CONNECTIONS:
 1. BOLTED CONNECTIONS SHALL USE BEARING TYPE GALVANIZED ASTM A325 BOLTS AND SHALL HAVE A MINIMUM OF TWO BOLTS UNLESS NOTED OTHERWISE.
 2. NON-STRUCTURAL CONNECTIONS FOR STEEL GRATING MAY USE 5/8" DIA. GALVANIZED ASTM A307 BOLTS UNLESS NOTED OTHERWISE.

GEO-TECH REPORT:

NOTE: CONTRACTOR TO READ AND COMPLY WITH GEO-TECH REPORT BY: TOWER ENGINEERING PROFESSIONALS, INC., T.E.P. PROJECT #265140.532517, DATED: APRIL 30, 2021

SPECIAL INSPECTIONS:

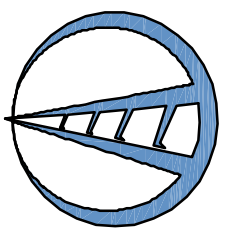
- STEEL FABRICATORS.
- STEEL CONSTRUCTION
- SPECIALTY ANCHORS EPOXY
- HIGH STRENGTH BOLTS
- ANCHOR BOLTS
- SOILS
- CONCRETE.
- PIER FOUNDATION
- CMU MASONRY WALL

(NOTE: NOT ALL SPECIAL INSPECTION MAY BE REQUIRED AND NOT ALL THAT ARE REQUIRED MAY NOT BE LISTED. ADDITIONAL SPECIAL INSPECTION MAY BE REQUIRED IF DEEMED NECESSARY IF)

NOTE:
G.C. TO PROVIDE FABRICATION DRAWINGS FOR REVIEW PRIOR TO FABRICATION OR SHALL REVIEW AND COMMENT/AND OR APPROVE.

verticalbridge

Clear Blue
services
3838 E. ATLANTA AVE.
PHOENIX, AZ 85044-4880



0	CLIENT CHANGE TO FIBER	SLD	4/29/21
0	CLIENT REVISION: ADD	SLD	4/29/21
0	CONSTRUCTION DRAWINGS	SLD	4/8/21

No.	Submittal / Revision	App'd	Date
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Drawn: SLD Date: 12/21/20

Designed: SLD Date: 12/21/20

Checked: GC Date: 12/21/20

Project Number
US-CA-5172

Project Title
**US-CA-5172
WARNER PARK**
ALLEY R.O.W., W. OF N. 3RD ST.
NORTH OF MAGNOLIA ST.
BRAWLEY, CA 92227



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Drawing Title

GENERAL NOTES

Drawing Scale:
AS NOTED

Date:
04/20/21

CD

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Drawing Number

G2

- BATTING CAGE REFURBISHING NOTES:**
1. CONTRACTOR TO REMOVE C/L FENCE ROOF / TOP COVERING.
 2. CONTRACTOR TO REMOVE OLD TURF AND INSTALL NEW 7611 TURF, NYLON 36 OZ., W/URETHANE BACKING (12' WIDE), COLOR-GREEN
 2. CONTRACTOR TO RE-AJUST/STRECH EXISTING INTERNAL FABRIC NETTING.
 3. CONTRACTOR TO INSTALL NEW PITCHING MACHINE, BASEBALL HACK ATTACK MACHINE, ITEM #K50656.
 4. CONTRACTOR TO PROVIDE NEW PORTABLE BATTING CAGE, "BIG BUBBA ELITE" BATTING CAGE, BLACK

- NOTES:**
1. CONTRACTOR TO COORDINATE & PROVIDE PRIVATE LOCATING SERVICE PRIOR TO CONSTRUCTION.
 2. CONTRACTORS SHALL CHECK IN EACH DAY WITH THE CARRIER TENANT NOC PRIOR TO ACCESSING SITES.
 3. REFERENCE MANUFACTURERS TOWER DRAWINGS ON INSTALLATION.
 4. ALL COAXIAL CABLING TO BE RUN INSIDE TOWER

SETBACKS TO PROPERTY LINES

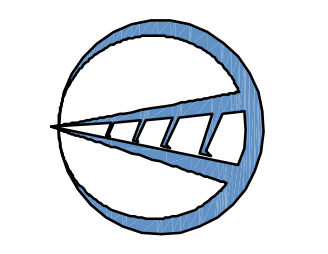
NORTH	377'-11"±
SOUTH	348'-11"±
WEST	852'-6"±
EAST	435'-1"±

* SETBACKS ARE ESTIMATED FROM THE ASSESSORS MAPS, GIS INFORMATION & SURVEY BY: WGS, DATED: 12/22/20, UPDATED 2/2/21

INFORMATION SHOWN BASED ON A FIELD SURVEY BY WGS DATED: 12/22/20, UPDATED 2/2/21



Clear Blue Services
3838 E. ATLANTA AVE
PHOENIX, AZ 85044-6800



No.	Submittal / Revision	App'd	Date
2	CLIENT CHANGE TO FIBER	SLD	4/20/21
1	CLIENT GENERATOR ADD	SLD	4/9/21
0	CONSTRUCTION DRAWINGS	SLD	4/8/21

Drawn: SLD Date: 12/21/20
Designed: SLD Date: 12/21/20
Checked: GC Date: 12/21/20

Project Number: US-CA-5172
Project Title: US-CA-5172 WARNER PARK
ALLEY R.O.W., W. OF N. 3RD ST. NORTH OF MAGNOLIA ST. BRAWLEY, CA 92227



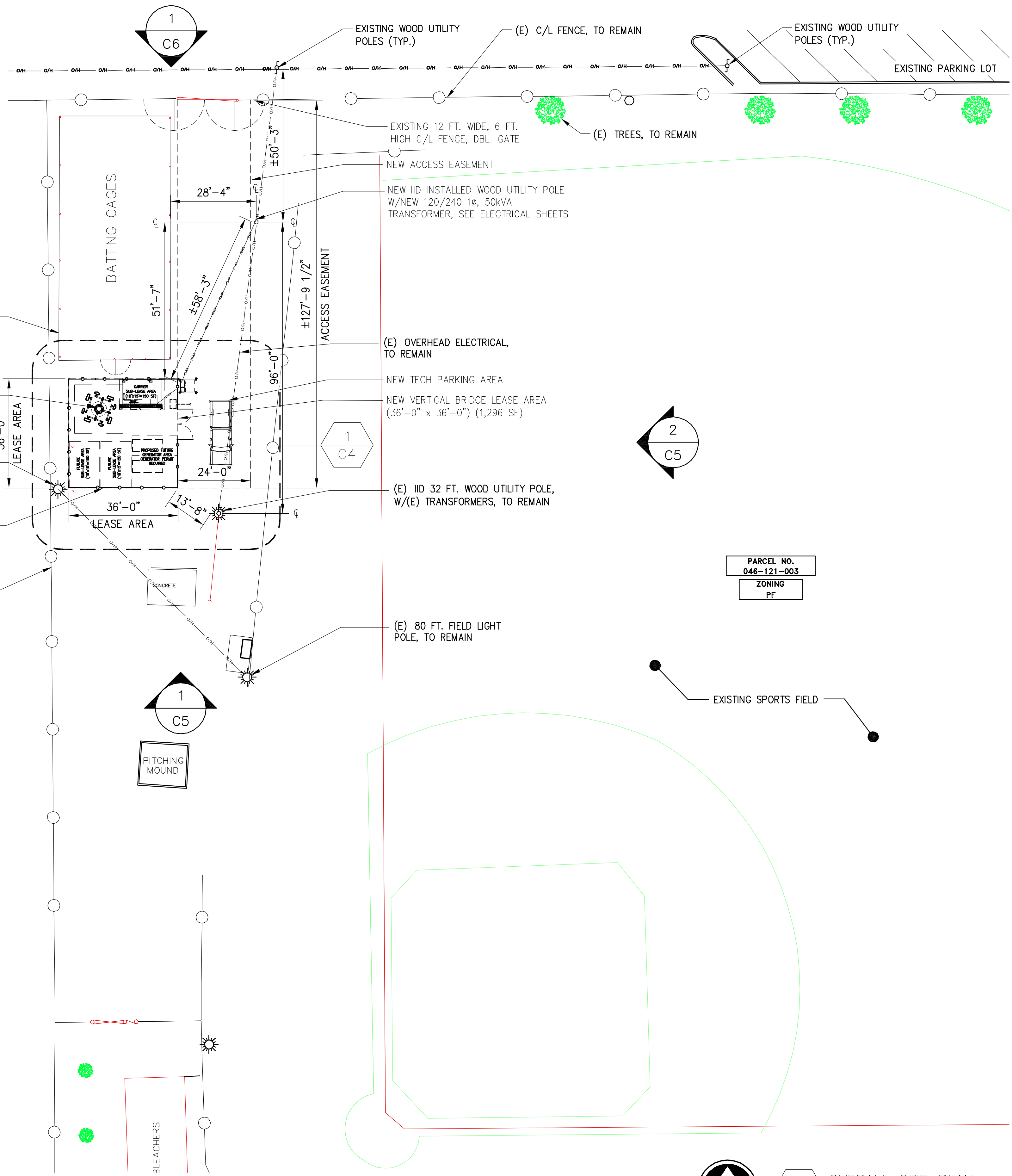
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Drawing Title: **OVERALL SITE PLAN**

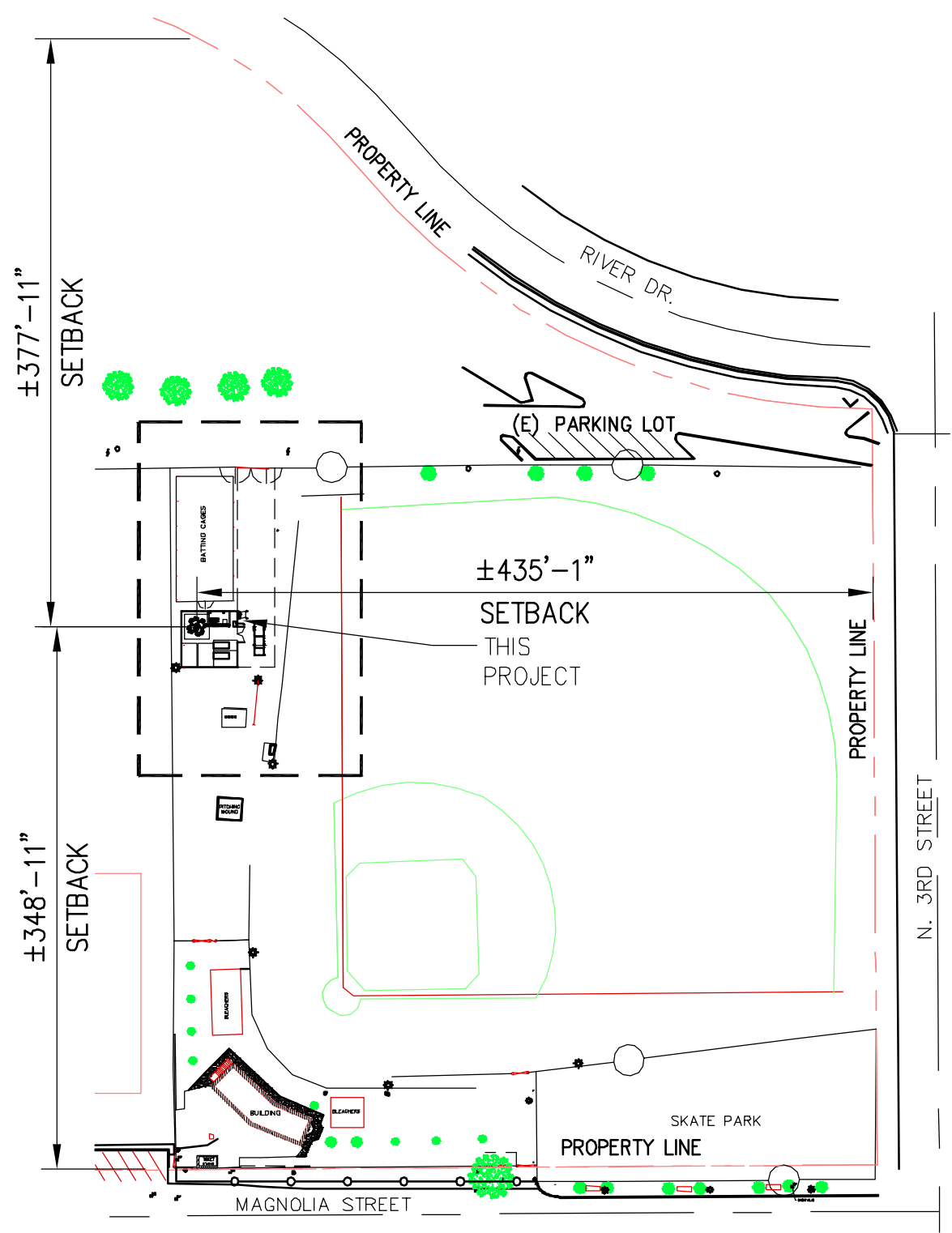
Drawing Scale: AS NOTED
Date: 04/20/21

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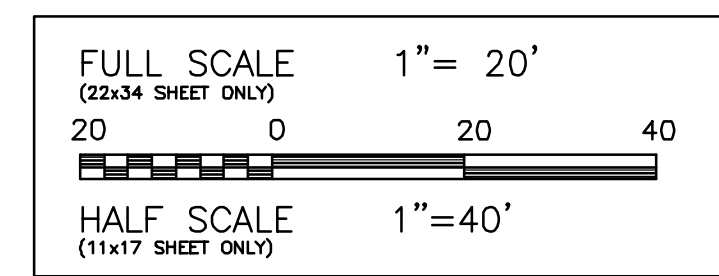
Drawing Number: **C3**



- LEGEND**
- (P) PROPOSED
 - (E) EXISTING
 - (F) FUTURE
 - Fire Hydrant Symbol: FIRE HYDRANT
 - POB: POINT OF BEGINNING
 - ROW: RIGHT OF WAY
 - Water Meter Symbol: WATER METER
 - SVLT: SEWER VAULT
 - EVLV: ELECTRIC VAULT
 - EP: ELECTRIC PANEL
 - A.C.E.: ACCESS CONTROL EASEMENT
 - Property Line Symbol: PROPERTY LINE
 - O/H: OVERHEAD ELECTRIC
 - S: BLUESTAKED SEWER LINE
 - Spot Elevation Symbol: SPOT ELEVATION
 - Geodetic Coordinates Symbol: POSITION OF GEODETIC COORDINATES
 - GV: GAS VALVE
 - Power Pole Symbol: POWER POLE
 - Sanitary Sewer Manhole Symbol: SANITARY SEWER MANHOLE
 - Found As Noted Symbol: FOUND AS NOTED
 - W: BLUESTAKED WATER LINE
 - E: BLUESTAKED ELECTRIC LINE
 - Access/Utility Easement Symbol: INDICATES ACCESS/UTILITY EASEMENT
 - Chain Link Fence Symbol: INDICATES CHAIN LINK FENCE
 - Sewer Easement Symbol: INDICATES SEWER EASEMENT

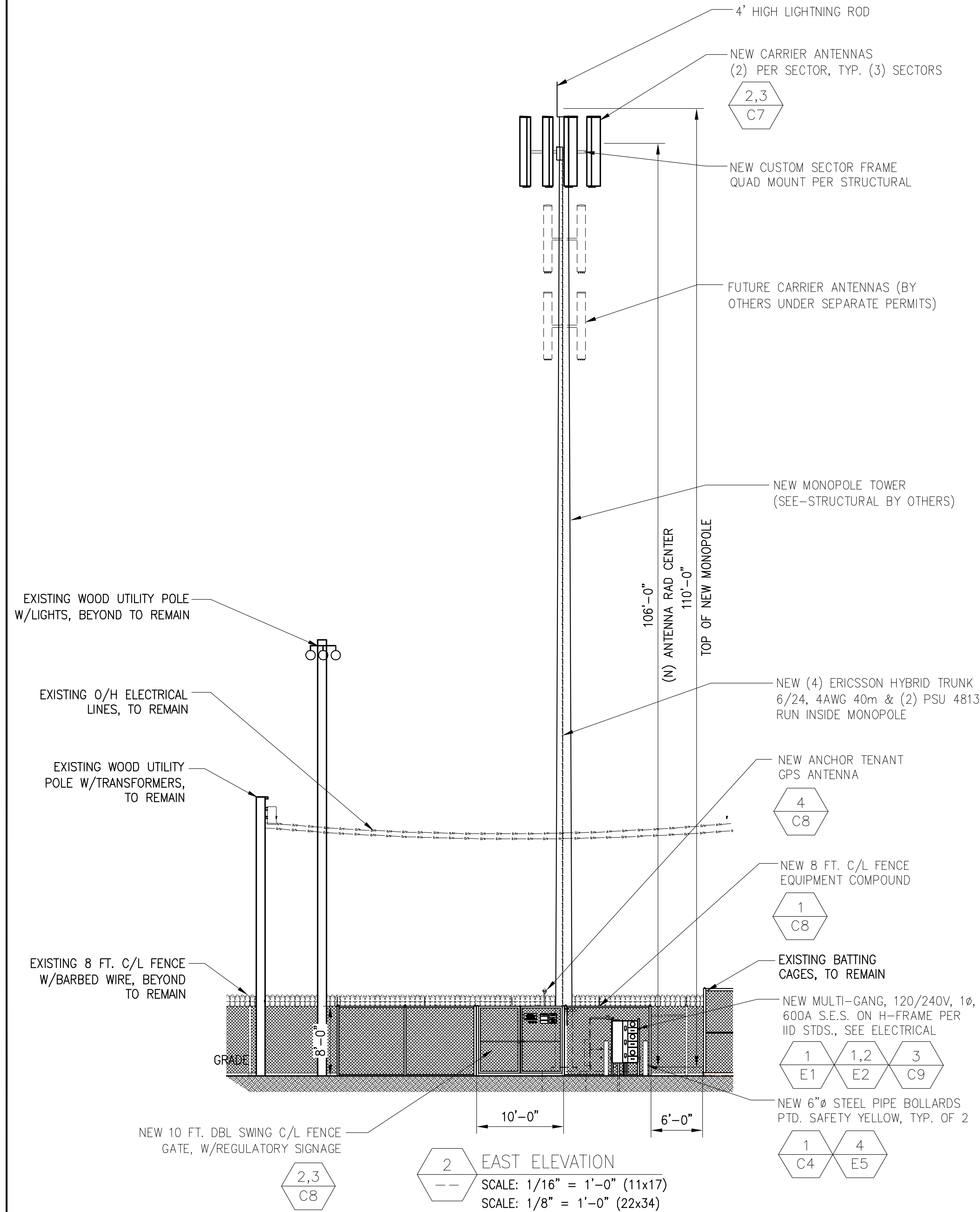


1 OVERALL SITE PLAN
SCALE: 1" = 40' (11x17)
SCALE: 1" = 20' (22x34)

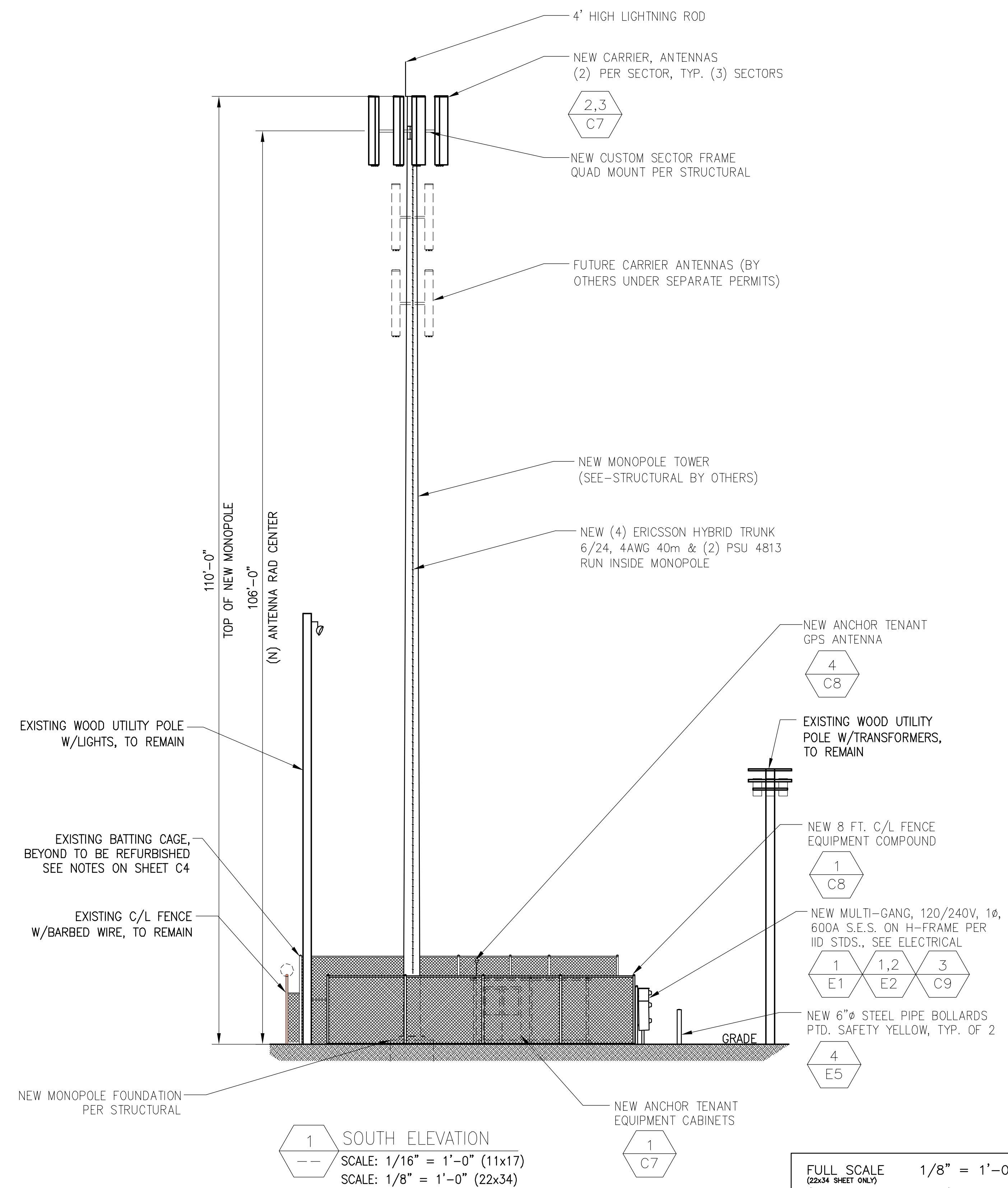


NOTE:
STRUCTURAL ANALYSIS REQUIRED. INFORMATION ON THIS PROVIDED ON THIS PAGE IS FOR ILLUSTRATIVE PURPOSES ONLY. SEE STRUCTURAL TOWER DESIGN & REPORT

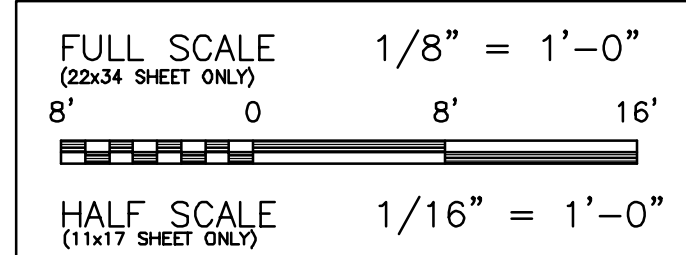
NOTES:
1. CONTRACTOR TO COORDINATE & PROVIDE PRIVATE LOCATING SERVICE PRIOR TO CONSTRUCTION.
2. ALL CABLING TO RUN INSIDE POLE.
3. CONTRACTOR TO USE PROPER TORQUE WRENCH TO INSTALL & TIGHTEN CONNECTORS TO INSURE PROPER FIT.
4. CONTRACTOR TO VERIFY FINAL RF CONFIGURATION WITH CARRIER REPRESENTATIVE.



2 EAST ELEVATION
SCALE: 1/16" = 1'-0" (11x17)
SCALE: 1/8" = 1'-0" (22x34)



1 SOUTH ELEVATION
SCALE: 1/16" = 1'-0" (11x17)
SCALE: 1/8" = 1'-0" (22x34)



verticalbridge

Clear Blue Services
3800 E. ALVARADO AVE
PHOENIX, AZ 85044-6800

No.	Submital / Revision	App'd	Date
2	CLIENT CHANGE TO FIBER	SLD	4/26/21
1	CLIENT GENERATOR ADD	SLD	4/9/21
0	CONSTRUCTION DRAWINGS	SLD	4/8/21

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Checked: SC Date: 12/21/20

Project Number: **US-CA-5172**

Project Title: **US-CA-5172 WARNER PARK**
ALLEY R.O.W., W. OF N. 3RD ST.
NORTH OF MAGNOLIA ST.
BRAWLEY, CA 92227

Engineer Stamp:
REGISTERED ARCHITECT
SEVEN LEE DeJONGe
No. C 30293
8-31-2021
RENEWAL DATE 2/28/23
STATE OF CALIFORNIA

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Drawing Title: **TOWER ELEVATION**

Drawing Scale: **AS NOTED**

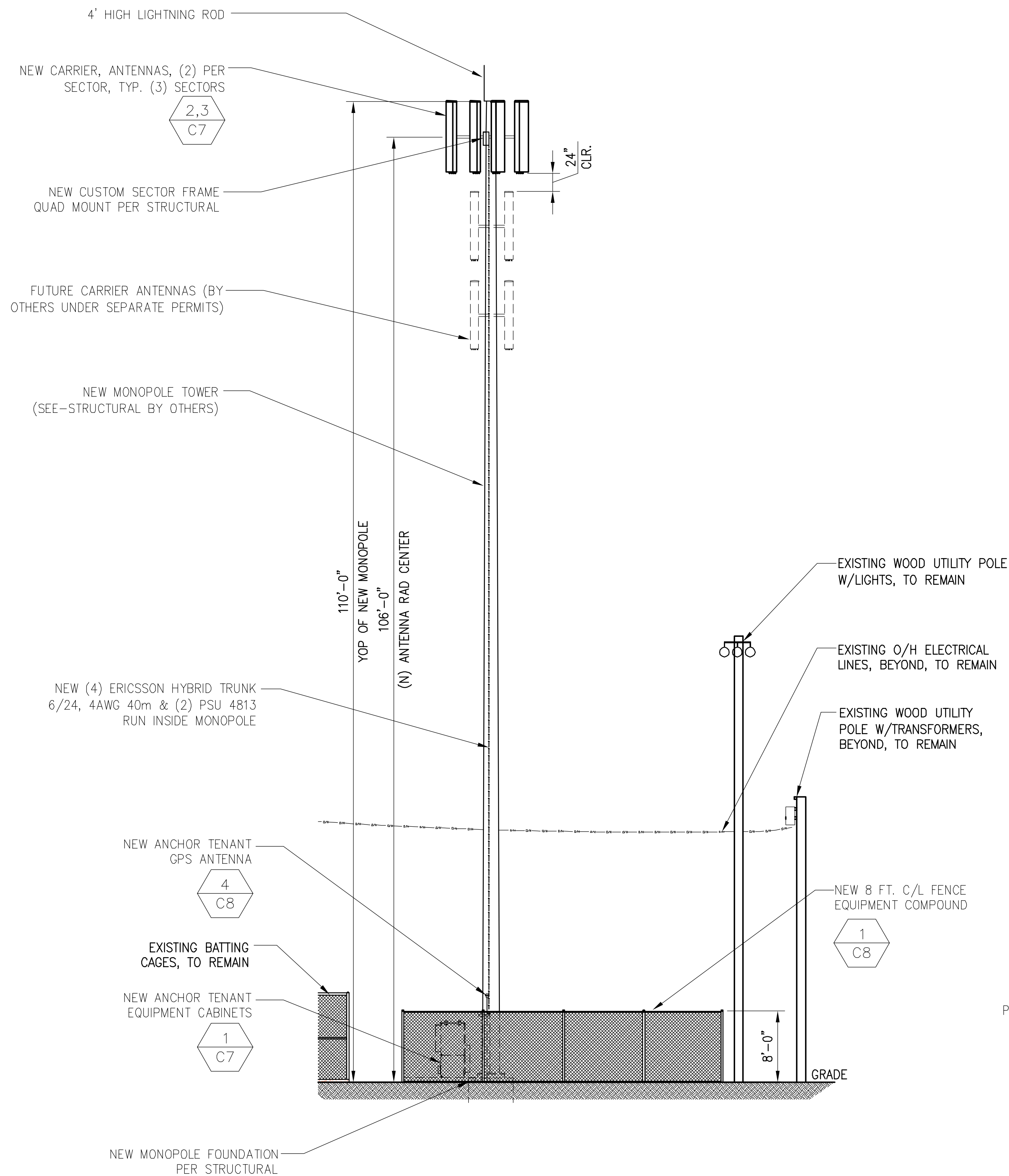
Date: **04/20/21**

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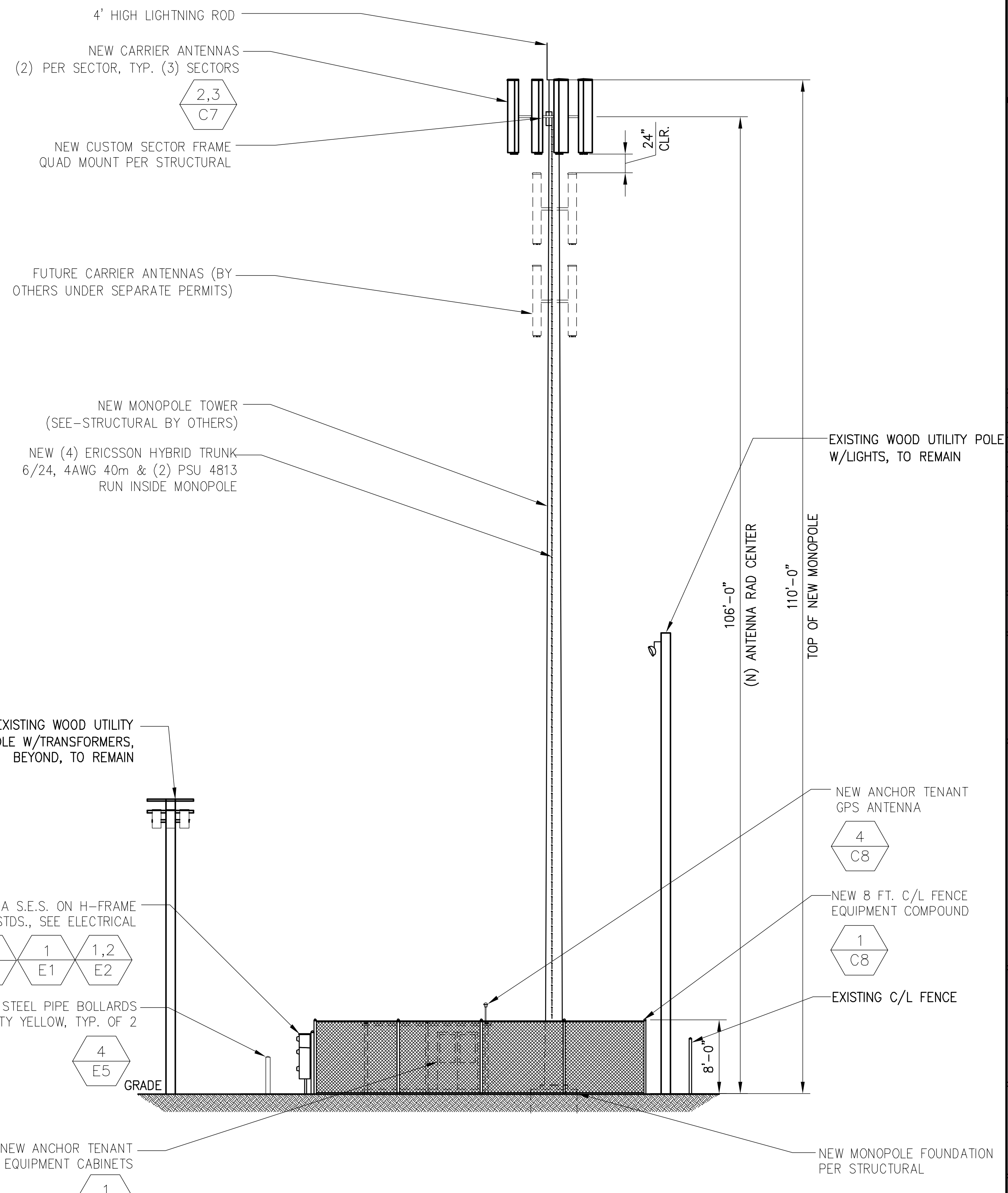
Drawing Number: **C5**

NOTE:
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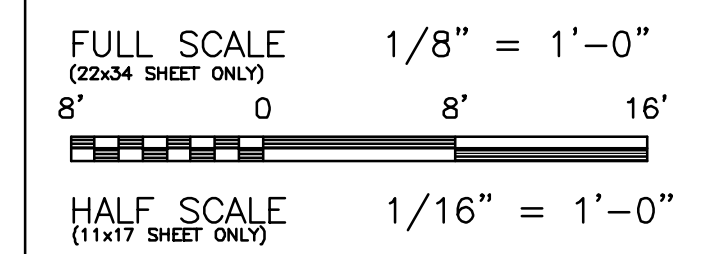
NOTES:
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2. ALL CABLING TO RUN INSIDE POLE.
3. CONTRACTOR TO USE PROPER TORQUE WRENCH TO INSTALL & TIGHTEN CONNECTORS TO INSURE PROPER FIT.
4. CONTRACTOR TO VERIFY FINAL RF CONFIGURATION WITH CARRIER REPRESENTATIVE.



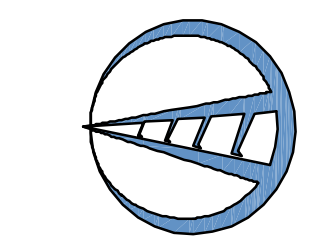
2 WEST ELEVATION
SCALE: 1/16" = 1'-0" (11x17)
SCALE: 1/8" = 1'-0" (22x34)



1 NORTH ELEVATION
SCALE: 1/16" = 1'-0" (11x17)
SCALE: 1/8" = 1'-0" (22x34)



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3030 E. ALVARADO AVE
PHOENIX, AZ 85044-0600



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0	CONSTRUCTION DRAWINGS	SLD	4/8/21

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Project Title
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ALLEY R.O.W., W. OF N. 3RD ST.
NORTH OF MAGNOLIA ST.
BRAWLEY, CA 92227

Engineer Stamp

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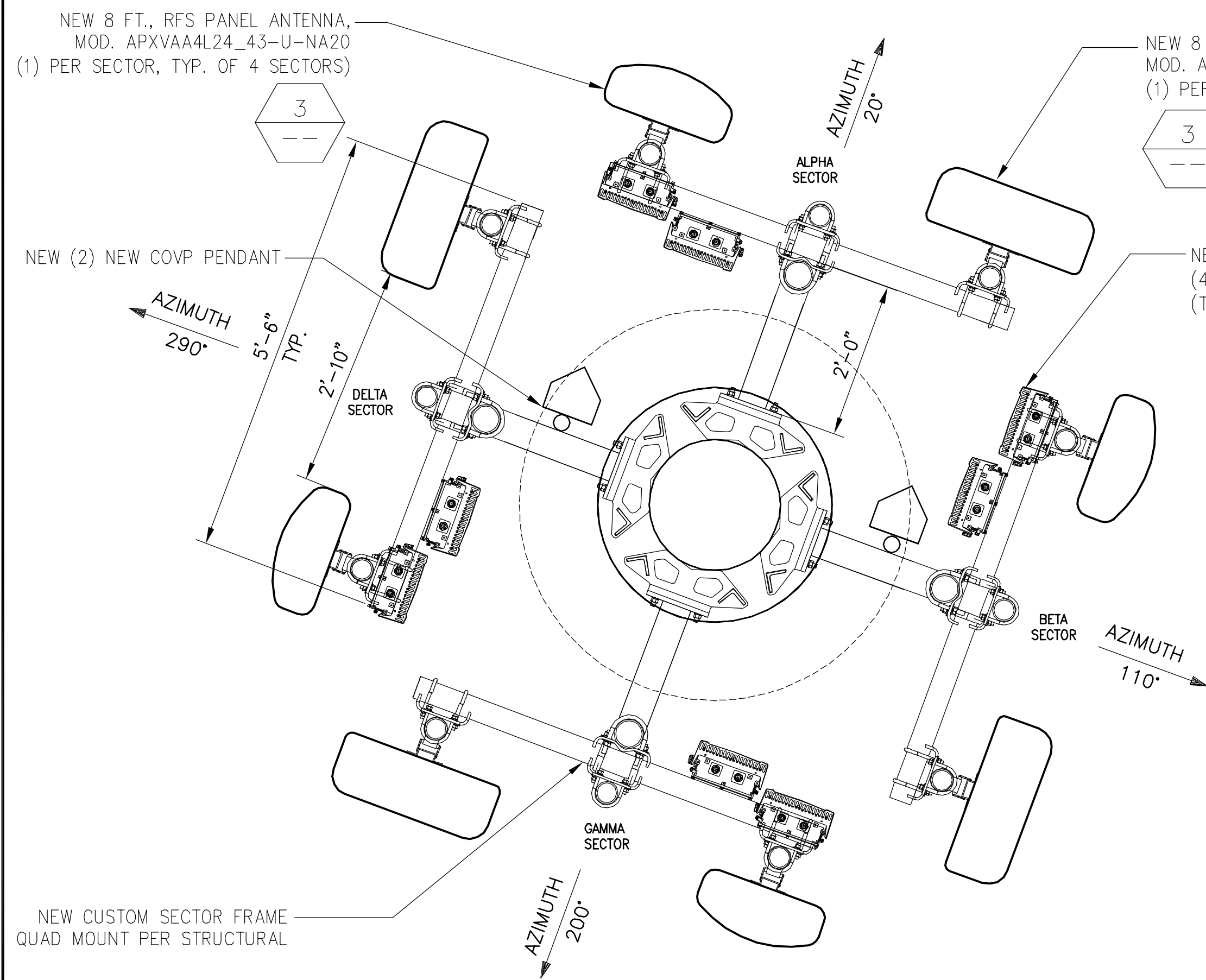
PRELIMINARY UNLESS SIGNED

Drawing Title
TOWER ELEVATION

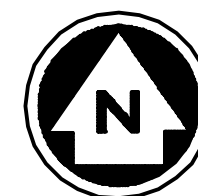
Drawing Scale:
AS NOTED
CD
Date:
04/20/21

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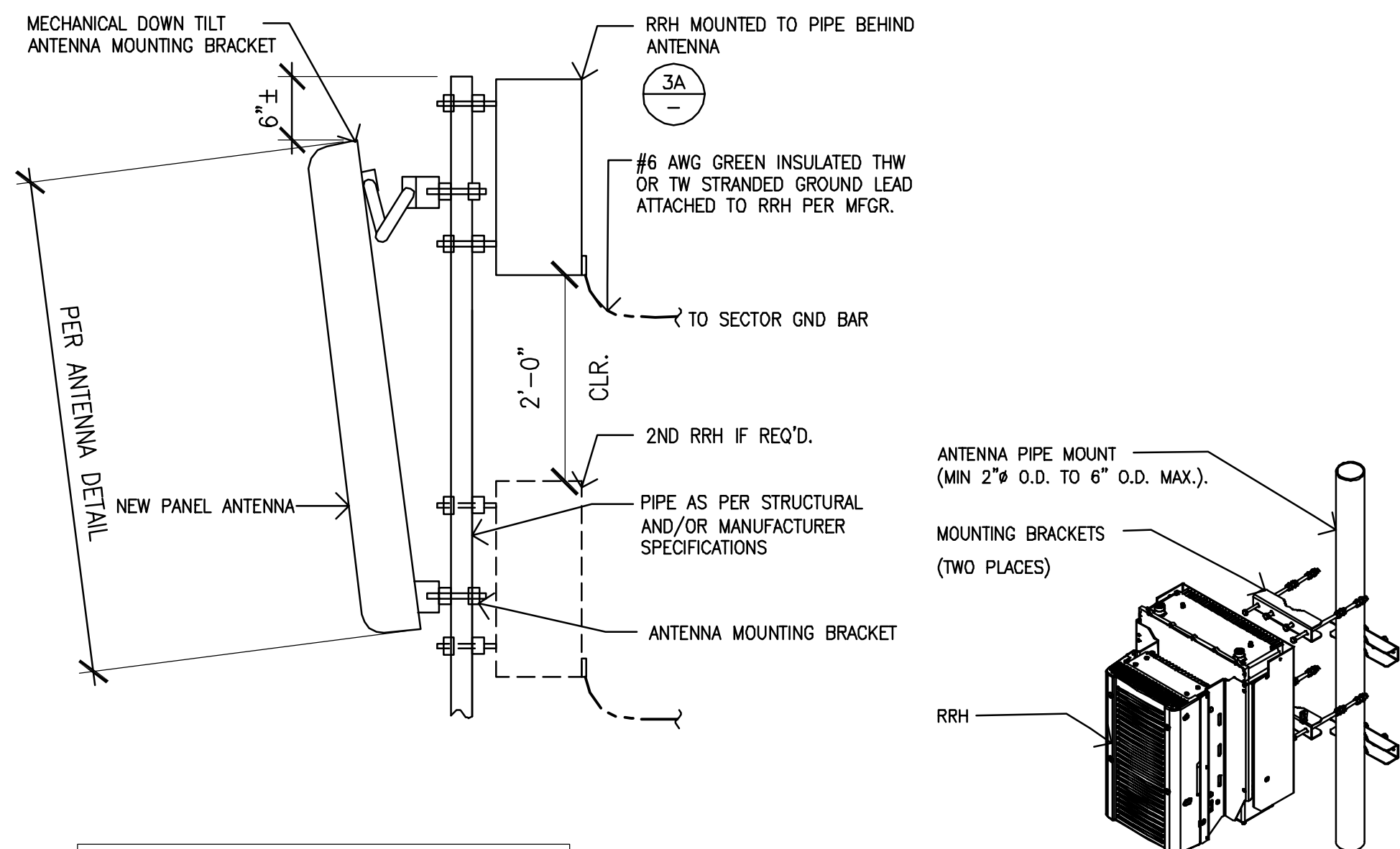
Drawing Number
C6



NOTE: FINAL ANTENNA & AZIMUTHS TO BE DETERMINED BY RF ENGINEER ANTENNAS INSTALLED BY CARRIER



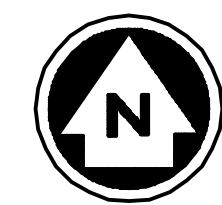
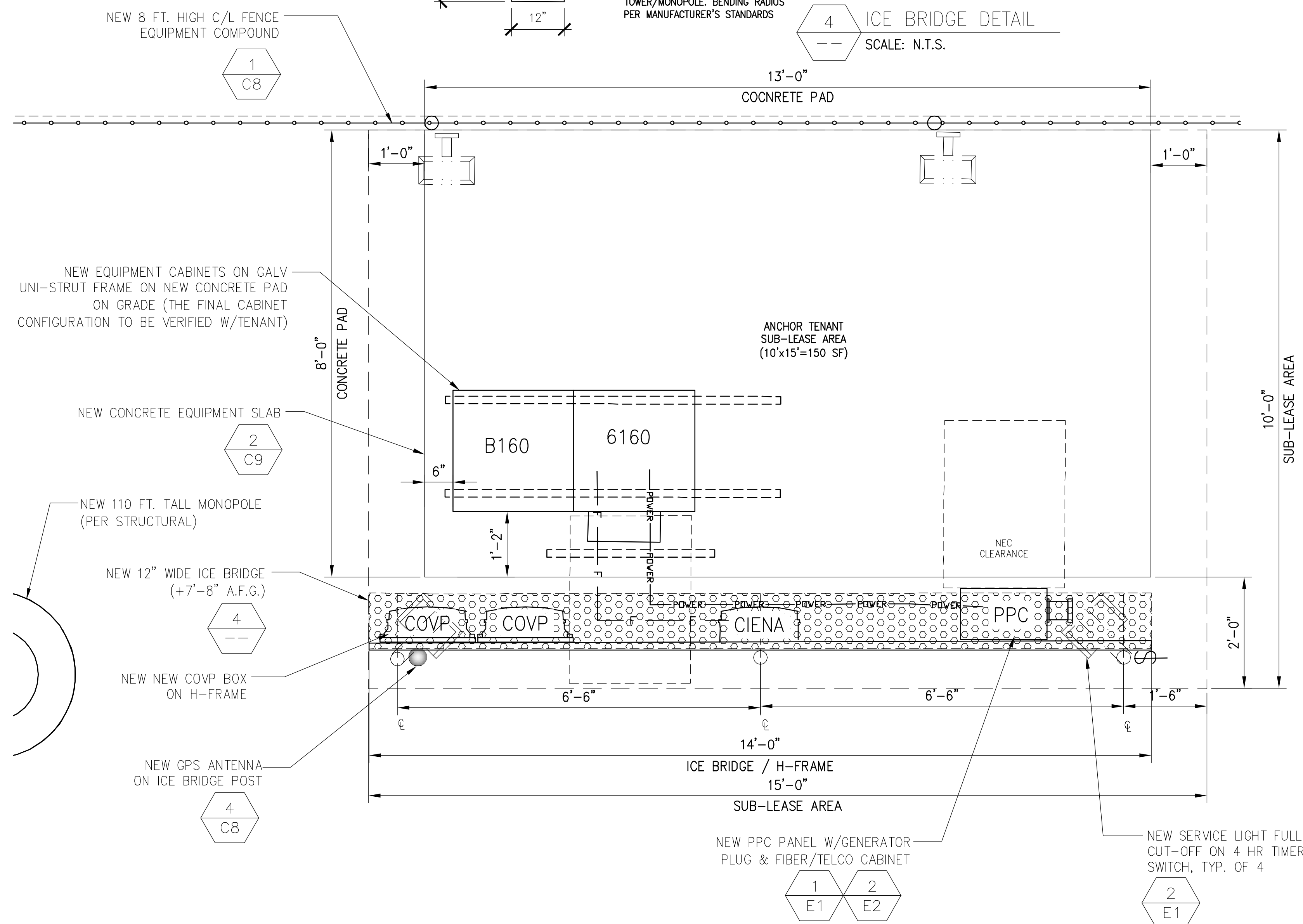
2 ANCHOR TENANT ANTENNA PLAN
SCALE: 3/8" = 1'-0" (11x17)
SCALE: 3/4" = 1'-0" (22x34)



ANTENNA NOTES:
1. INSTALL ANTENNA RFDS, SEE SHEET RF-1 VERIFY WITH RADIO FREQUENCY ENGINEERS FINAL DECISION AT TIME OF CONSTRUCTION

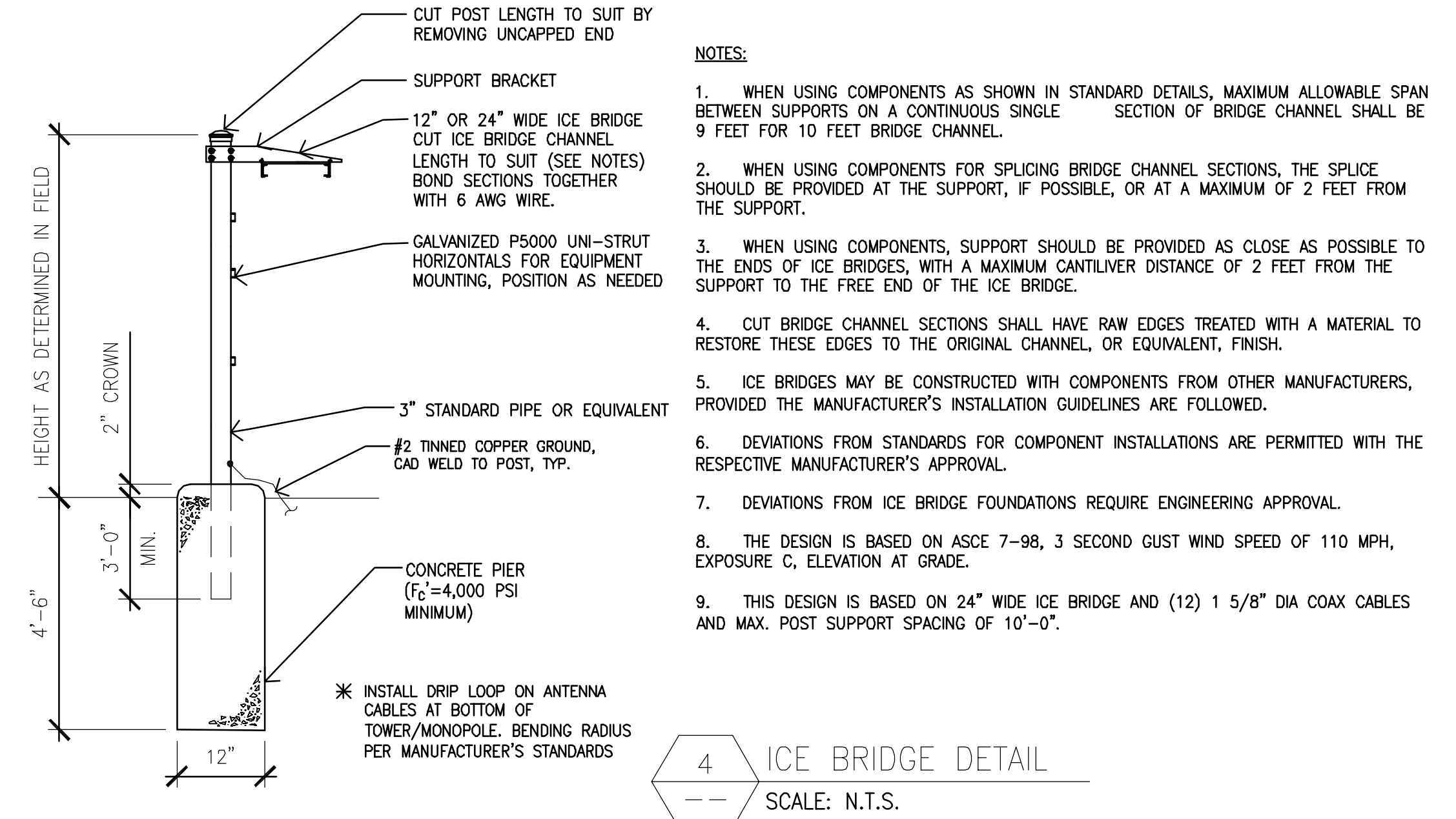
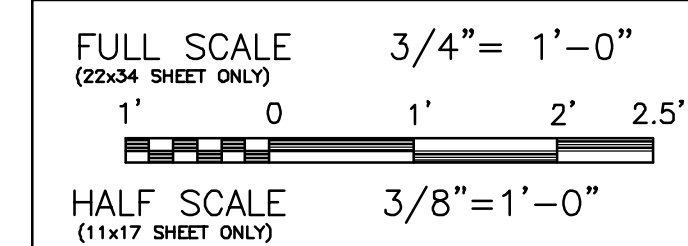
DETAIL 3A - RRH PIPE MOUNTING DETAIL

3 TYPICAL ANTENNA & RRH MOUNTING DETAIL
SCALE: N.T.S.



CALLED NORTH

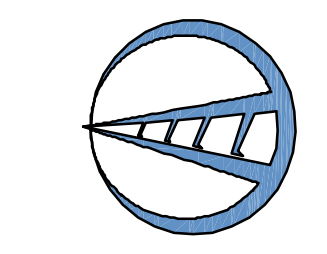
1 ANCHOR TENANT LEASE AREA PLAN
SCALE: 3/8" = 1'-0" (11x17)
SCALE: 3/4" = 1'-0" (22x34)



- NOTES:
- WHEN USING COMPONENTS AS SHOWN IN STANDARD DETAILS, MAXIMUM ALLOWABLE SPAN BETWEEN SUPPORTS ON A CONTINUOUS SINGLE SECTION OF BRIDGE CHANNEL SHALL BE 9 FEET FOR 10 FEET BRIDGE CHANNEL.
 - WHEN USING COMPONENTS FOR SPlicing BRIDGE CHANNEL SECTIONS, THE SPlice SHOULD BE PROVIDED AT THE SUPPORT, IF POSSIBLE, OR AT A MAXIMUM OF 2 FEET FROM THE SUPPORT.
 - WHEN USING COMPONENTS, SUPPORT SHOULD BE PROVIDED AS CLOSE AS POSSIBLE TO THE ENDS OF ICE BRIDGES, WITH A MAXIMUM CANTILIVER DISTANCE OF 2 FEET FROM THE SUPPORT TO THE FREE END OF THE ICE BRIDGE.
 - CUT BRIDGE CHANNEL SECTIONS SHALL HAVE RAW EDGES TREATED WITH A MATERIAL TO RESTORE THESE EDGES TO THE ORIGINAL CHANNEL, OR EQUIVALENT, FINISH.
 - ICE BRIDGES MAY BE CONSTRUCTED WITH COMPONENTS FROM OTHER MANUFACTURERS, PROVIDED THE MANUFACTURER'S INSTALLATION GUIDELINES ARE FOLLOWED.
 - DEVIATIONS FROM STANDARDS FOR COMPONENT INSTALLATIONS ARE PERMITTED WITH THE RESPECTIVE MANUFACTURER'S APPROVAL.
 - DEVIATIONS FROM ICE BRIDGE FOUNDATIONS REQUIRE ENGINEERING APPROVAL.
 - THE DESIGN IS BASED ON ASCE 7-98, 3 SECOND GUST WIND SPEED OF 110 MPH, EXPOSURE C, ELEVATION AT GRADE.
 - THIS DESIGN IS BASED ON 24" WIDE ICE BRIDGE AND (12) 1 5/8" DIA COAX CABLES AND MAX. POST SUPPORT SPACING OF 10'-0".



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3850 E. ATLANTA AVE
PHOENIX, AZ 85044-4800



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1	CLIENT REGENERATOR ADD	SJD	4/9/21
0	CONSTRUCTION DRAWINGS	SJD	4/8/21

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Designed: SJD Date: 12/21/20
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Project Number
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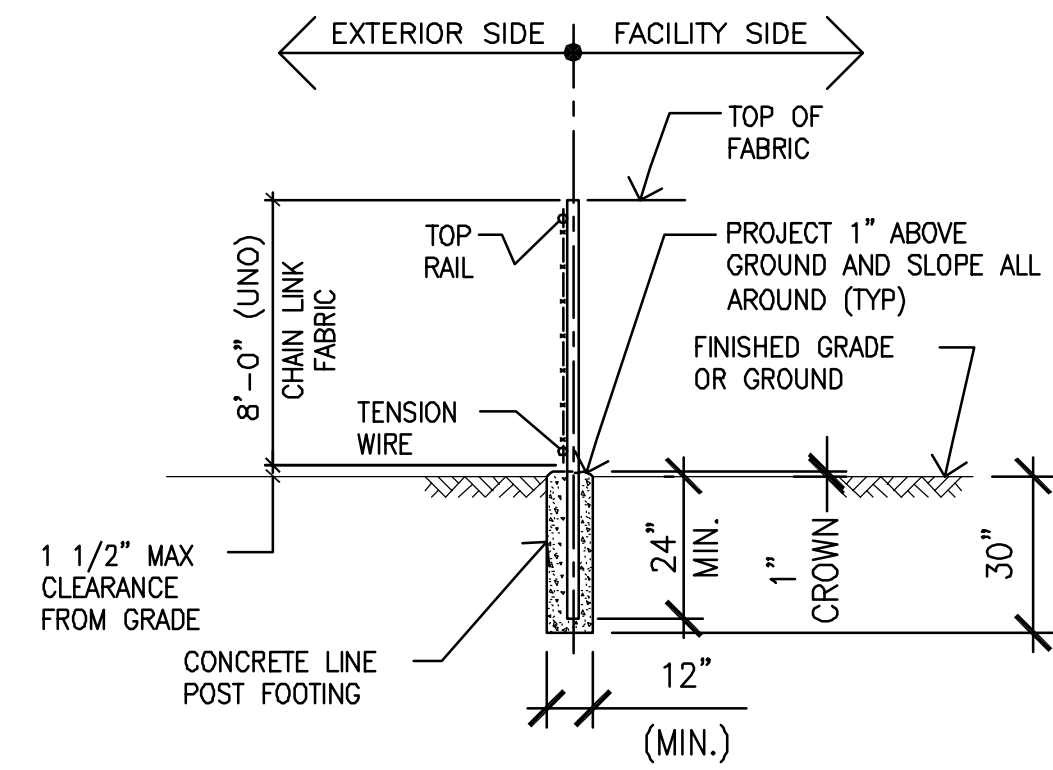
Drawing Title
DETAILS

Drawing Scale:
AS NOTED
Date:
04/20/21

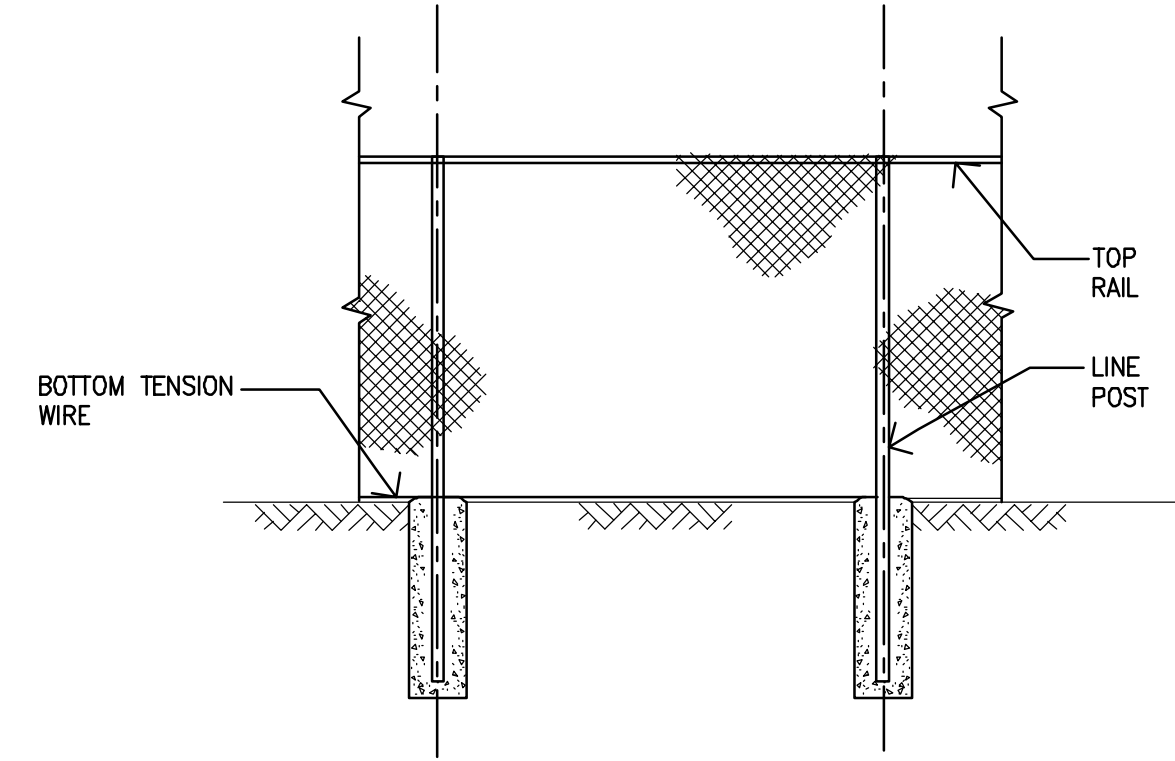
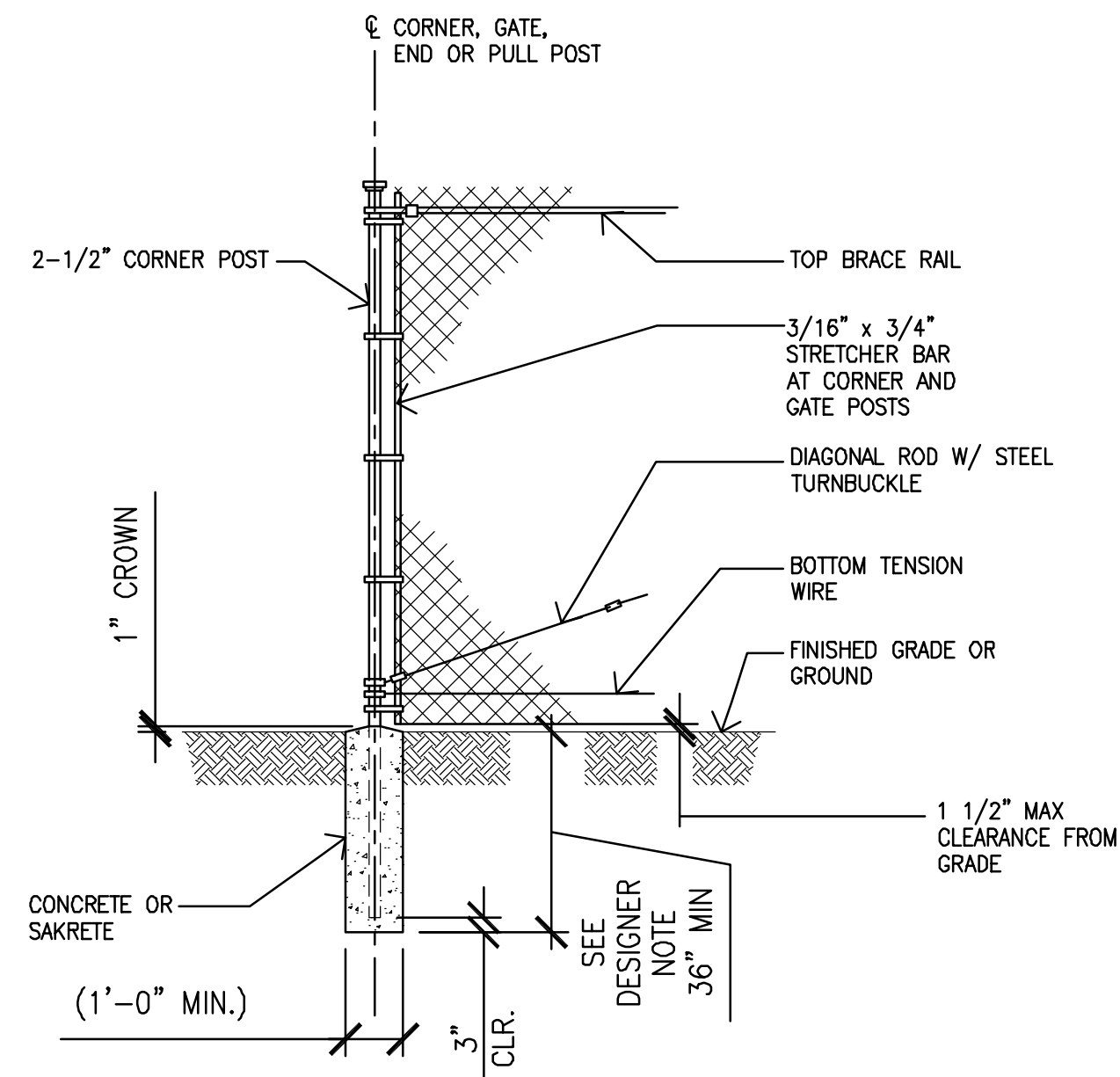
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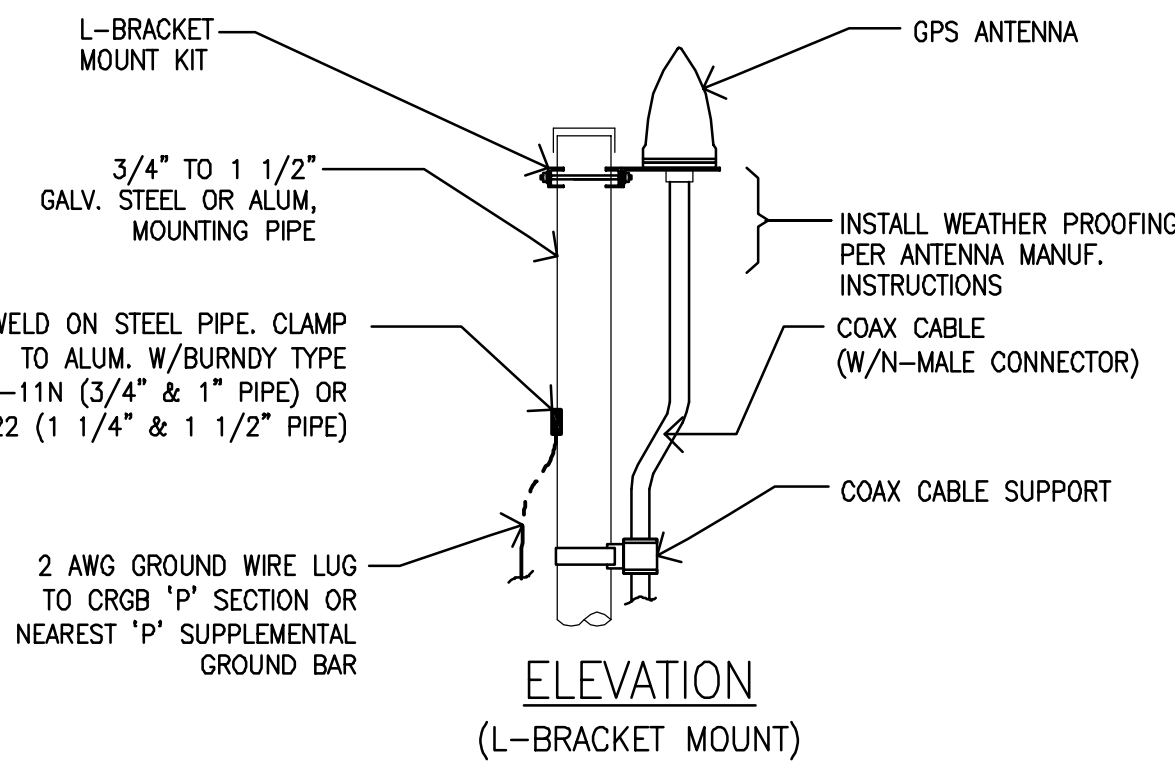
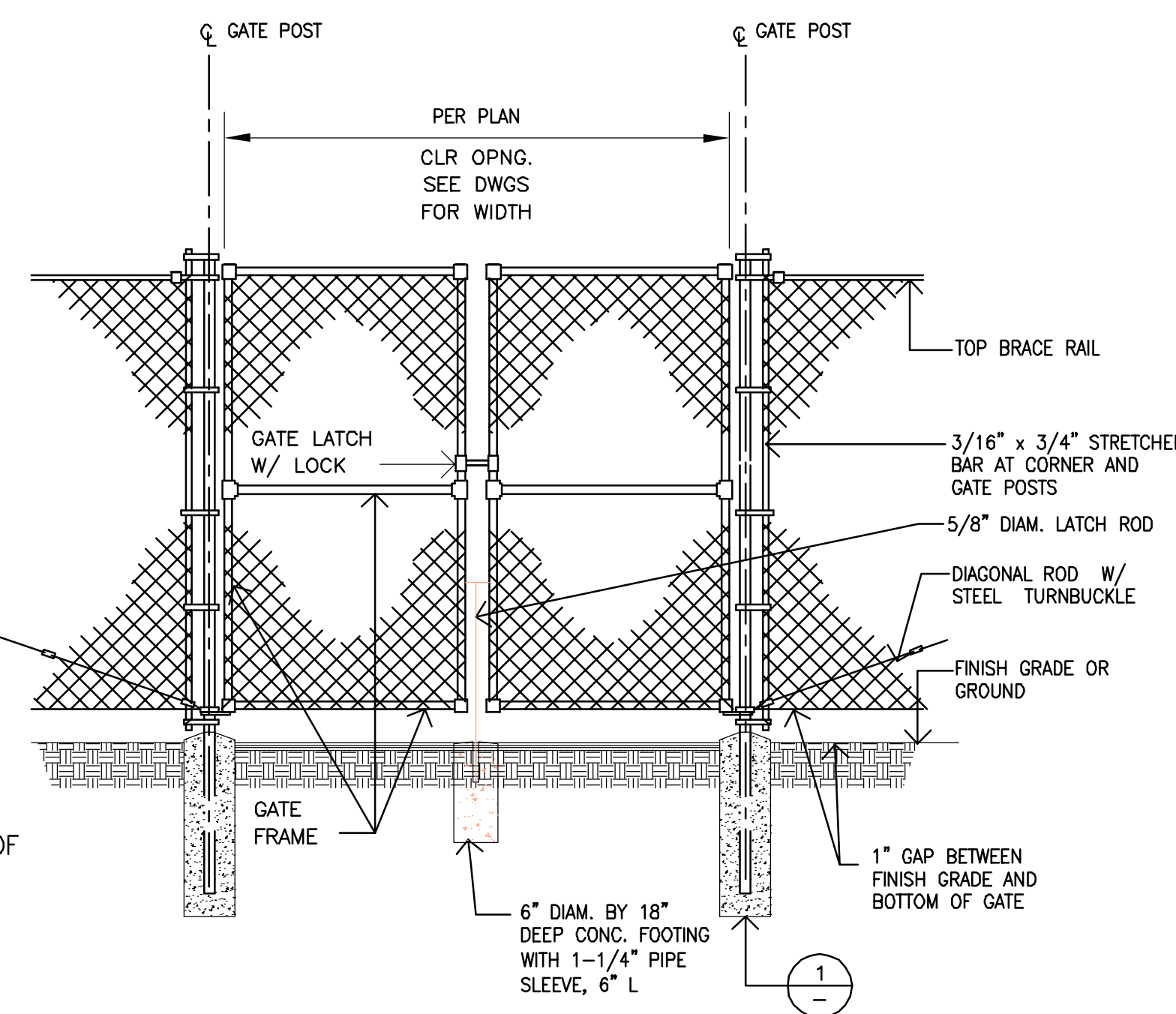
Drawing Number
G7



- NOTES:**
(INSTALL FENCING PER ASTM F-567, SWING GATES PER ASTM F- 900)
- GATE POST, CORNER, TERMINAL OR PULL POST SHALL BE 2 7/8" SCHEDULE 40 FOR GATE WIDTHS UP THROUGH 6 FEET OR 12 FEET FOR DOUBLE SWING GATE PER ASTM-F1083.
 - LINE POST: 2-3/8" SCHEDULE 40 PIPE PER ASTM-F1083.
 - GATE FRAME: 1 1/2" SCHEDULE 40 PIPE PER ASTM-F1083.
 - TOP RAIL & BRACE RAIL: 1 1/4" SCHEDULE 40 PIPE PER ASTM-F1083.
 - FABRIC: 9 GA. CORE WIRE SIZE 2" MESH, CONFORMING TO ASTM-A392 CLASS 1.
 - TIE WIRE: MINIMUM 11 GA GALVANIZED STEEL INSTALL A SINGLE WRAP TIE WIRE AT POSTS AND RAILS AT MAX. 24" INTERVALS. INSTALL HDG RINGS ON TENSION WIRE AT 24" INTERVALS.
 - TENSION WIRE: 7 GA. GALVANIZED STEEL.
 - GATE LATCH: 1-3/8" O.D. PLUNGER ROD W/ MUSHROOM TYPE CATCH AND LOCK (KEYED ALIKE FOR ALL SITES OR COMBINATION AS SPECIFIED BY AT&T MOBILITY).
 - LOCAL ORDINANCE FOR BARBED WIRE PERMIT SHALL GOVERN INSTALLATION.
 - ALL WORK SHALL CONFORM WITH THE PROJECT SPECIFICATIONS.

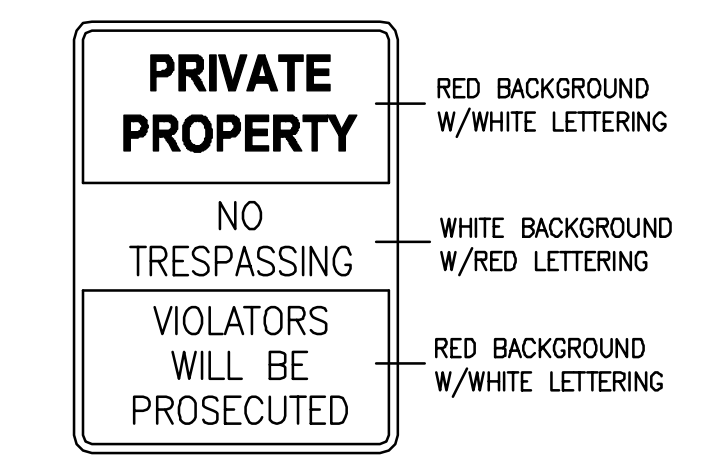


1 CHAIN LINK FENCE INSTALLATION DETAILS & NOTES
SCALE: N.T.S.

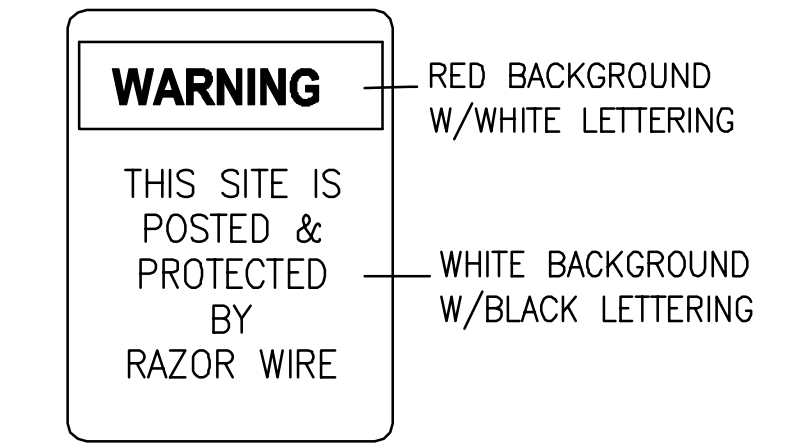


- NOTES:**
- LOCATION OF ANTENNA MUST HAVE CLEAR VIEW OF SOUTHERN SKY AND CANNOT HAVE ANY BLOCKAGES EXCEEDING 25% OF THE SURFACE AREA OF A HEMISPHERE AROUND THE GPS ANTENNA.
 - ALL GPS ANTENNA LOCATIONS MUST BE ABLE TO RECEIVE CLEAR SIGNALS FROM A MINIMUM OF FOUR (4) SATELLITES. VERIFY WITH HANDHELD GPS BEFORE FINAL LOCATION OF GPS ANTENNA.
 - CADWELDING SHALL NOT BE PERFORMED ON ROOFTOPS.
 - LTE-GPS ANTENNA SHALL BE LOCATED 10' FROM ALL ANTENNAS.

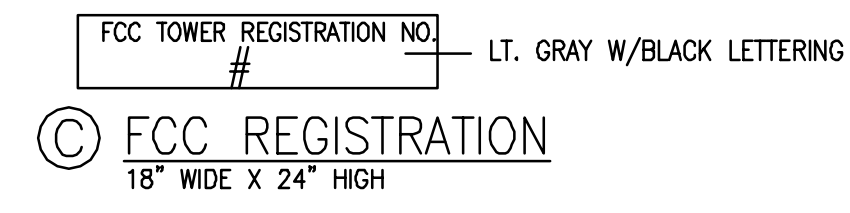
4 GPS ANTENNA MOUNTING DETAIL
SCALE: N.T.S.



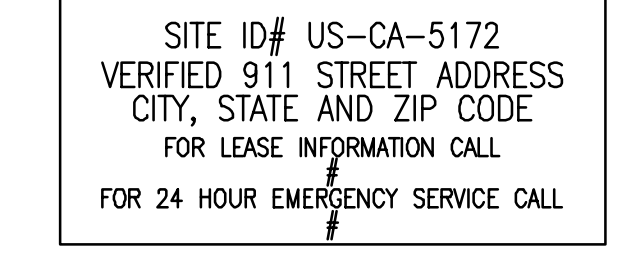
A NO-TRESPASSING SIGN
18" WIDE X 24" HIGH



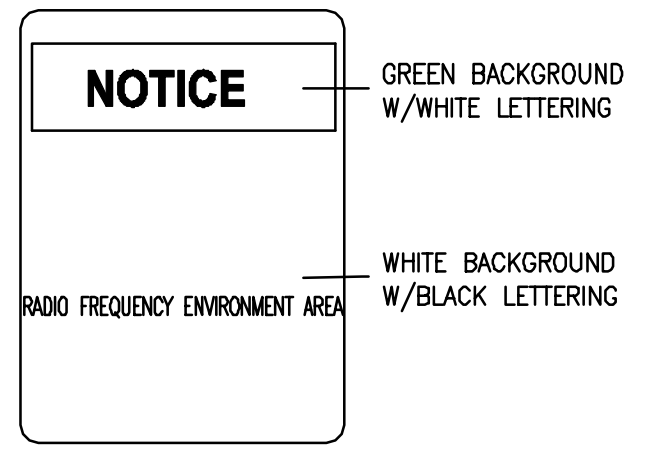
B RAZOR-WIRE SIGN (IF APPLICABLE)
18" WIDE X 24" HIGH



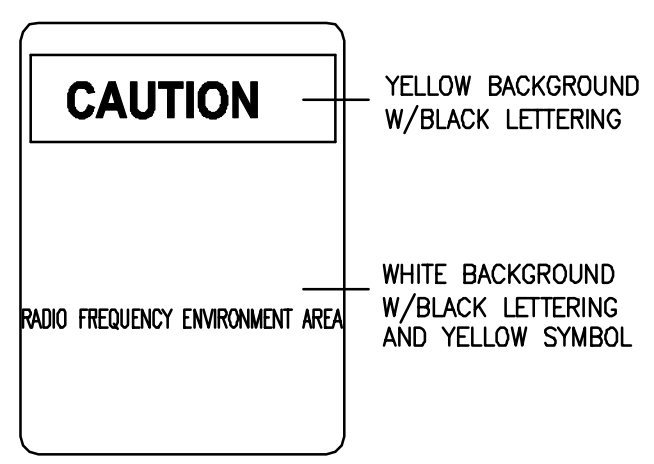
C FCC REGISTRATION
18" WIDE X 24" HIGH



D ID SIGN
24" WIDE X 18" HIGH



E NOTICE-RFE SIGN
12" WIDE X 18" HIGH



F CAUTION-RFE SIGN
12" WIDE X 18" HIGH

3 SIGNAGE DETAILS
SCALE: N.T.S.

FENCE GATE NOTE:
1. ATTACH EACH GATE WITH 1-1/2 PAIR OF NON-LIFT-OFF TYPE, MALLEABLE IRON OR FORGING, PIN-TYPE HINGES. ASSEMBLIES SHALL ALLOW FOR 180° OF GATE TRAVEL.

2 WOVEN WIRE SWING GATE DETAIL
SCALE: N.T.S.

3830 E. ATLANTA AVE
PHOENIX, AZ 85044 602-968-8800

No.	Submittal / Revision	App'd	Date
0	CLIENT CHANGE TO FIBER	SLD	4/29/21
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0	CONSTRUCTION DRAWINGS	SLD	4/29/21

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Designed: SLD Date: 12/21/20
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Project Title: **US-CA-5172 WARNER PARK**
ALLEY R.O.W., W. OF N. 3RD ST. NORTH OF MAGNOLIA ST. BRAWLEY, CA 92227

Engineer Stamp:

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Drawing Title: **DETAILS**

Drawing Scale: **AS NOTED**

Date: **04/20/21**

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Drawing Number: **C8**

GENERAL:
 THE STRUCTURAL CONSTRUCTION DOCUMENTS REPRESENT THE FINISHED STRUCTURE. THEY DO NOT INDICATE THE METHOD OF CONSTRUCTION. THE CONTRACTOR SHALL PROVIDE ALL MEASURES NECESSARY TO PROTECT THE STRUCTURE DURING CONSTRUCTION. SUCH MEASURES SHALL INCLUDE, BUT NOT LIMITED TO, BRACING, SHORING FOR LOADS DUE TO THE CONSTRUCTION EQUIPMENT, ETC. THE STRUCTURAL ENGINEER OF RECORD SHALL NOT BE RESPONSIBLE FOR THE CONTRACTOR'S MEANS, METHODS, TECHNIQUES, SEQUENCES FOR PROCEDURE OF CONSTRUCTION, OR THE SAFETY PRECAUTIONS AND THE PROGRAMS INCIDENT THERETO (NOR SHALL OBSERVATION VISITS TO THE SITE INCLUDE INSPECTION OF THESE ITEMS).

WHERE REFERENCE IS MADE TO VARIOUS TEST STANDARDS FOR MATERIALS, SUCH STANDARDS SHALL BE THE LATEST EDITION AND/OR ADDENDA. ANY ENGINEERING DESIGN, PROVIDED BY OTHERS AND SUBMITTED FOR REVIEW, SHALL BEAR THE SEAL OF A REGISTERED ENGINEER RECOGNIZED BY THE BUILDING CODE JURISDICTION OF THIS PROJECT.

NOTES AND DETAILS OF DRAWINGS SHALL TAKE PRECEDENCE OVER GENERAL STRUCTURAL NOTES AND TYPICAL DETAILS. WHERE NO DETAILS ARE SHOWN, CONSTRUCTION SHALL CONFORM TO SIMILAR WORK ON THE PROJECT AND/OR AS PROVIDED FOR IN THE CONTRACT DOCUMENTS. WHERE DISCREPANCIES OCCUR BETWEEN PLANS, DETAILS, GENERAL STRUCTURAL NOTES AND SPECIFICATIONS, THE GREATER REQUIREMENTS SHALL GOVERN.

OPTIONS ARE FOR CONTRACTOR'S CONVENIENCE. IF AN OPTION IS CHOSEN, CONTRACTOR SHALL BE RESPONSIBLE FOR ALL NECESSARY CHANGES, APPROVALS AND THE COORDINATION OF THE WORK WITH ALL RELATED TRADES AND SUPPLIERS.

SPREAD FOOTINGS SHALL BEAR ON FIRM, UNDISTURBED SOIL 18 INCHES MINIMUM BELOW FINISHED GRADE. FINISHED GRADE IS DEFINED AS TOP OF SLAB FOR INTERIOR FOOTINGS AND LOWEST ADJACENT GRADE WITHIN 5 FEET FOR PERIMETER FOOTINGS. DESIGN SOIL BEARING VALUE = 1,500 PSF. DESIGN SOIL BEARING VALUE FIFTH WITH 1/3 INCREASE FOR SHORT TERM LOADS = 2,000 PSF.

CONCRETE:
 MINIMUM 28 DAY STRENGTH 3,000 PSI EXCEPT AS FOLLOWS:
 FOOTING ----- 2500 PSI
 POUR-IN-PLACE SLAB ----- 2500 PSI

ALL CAST-IN-PLACE CONCRETE CONSTRUCTION SHALL CONFORM TO THE LATEST EDITION OF THE AMERICAN CONCRETE INSTITUTE (ACI). MECHANICALLY VIBRATE ALL CONCRETE WHEN PLACED, EXCEPT THAT, SLABS ON GRADE NEED BE VIBRATED ONLY AT TRENCHES, FLOOR DUCTS, TURNDOVNS, ETC. MAXIMUM SLUMP 4 1/2" FOR CONCRETE WITHOUT PLASTICIZER. IF PLASTICIZER IS USED, A HIGHER FINAL SLUMP MAY BE ALLOWED UPON STRUCTURAL ENGINEER'S APPROVAL. UNLESS APPROVED OTHERWISE IN WRITING, ALL CONCRETE SLABS ON GRADE SHALL BE BOUND BY CONTROL JOINTS (KEYED OR SAW CUT) SUCH THAT THE ENCLOSED AREA DOES NOT EXCEED 150 SQUARE FEET. KEYED CONTROL JOINTS NEED ONLY OCCUR AT EXPOSED EDGES DURING POURING, ALL OTHER JOINTS MAY BE SAW CUT.

REINFORCING:
 ASTM A615 (FY= 60 KSI) DEFORMED BARS FOR ALL BARS #5 AND LARGER (AND FOR ALL CONCRETE WALLS, BEAMS, SLABS AND COLUMN REINFORCING). ASTM A615 (FY= 40 KSI) DEFORMED BARS FOR ALL BARS #4 AND SMALLER. WELDED WIRE FABRIC PER ASTM A185. WIRE PER ASTM A82. NO TACK WELDING OF REINFORCING BARS ALLOWED WITHOUT PRIOR REVIEW OF PROCEDURE WITH THE STRUCTURAL ENGINEER. LATEST ACI CODE AND DETAILING MANUAL APPLY. CLEAR CONCRETE COVERAGE AS FOLLOWS:
 CAST AGAINST AND PERMANENTLY EXPOSED TO EARTH ----- 3"
 EXPOSED TO EARTH OR WEATHER ----- 2"
 #6 OR LARGER ----- 2"
 #5 AND SMALLER ----- 1 1/2"
 FLAT SLAB ----- 3/4"
 ALL OTHER PER LATEST EDITION OF ACI 318

ALL REINFORCING DIMENSIONS SHOWN ON DRAWINGS AS "CLEAR" SHALL BE CLEAR DIMENSIONS OF PLUS OR MINUS 1/4" TOLERANCES, TYPICAL UNLESS NOTED OTHERWISE.

LAP SPLICES IN CONCRETE:
 ALL SPLICE LOCATIONS SUBJECT TO APPROVAL BY THIS STRUCTURAL ENGINEER. PROVIDE BENT CORNER BARS TO MATCH AND LAP WITH HORIZONTAL BARS AT ALL CORNERS AND INTERSECTIONS PER TYPICAL DETAILS. REINFORCING BAR SPACING GIVEN ARE MAXIMUM ON CENTERS. ALL BARS PER CRSI SPECIFICATIONS AND HANDBOOK. DOWEL VERTICAL REINFORCING TO FOUNDATION WITH STANDARD 90-DEGREE HOOKS UNLESS NOTED OTHERWISE. SECURELY TIE ALL BARS IN LOCATION BEFORE PLACING CONCRETE. ONLY WHEN SPECIFICALLY NOTED ON DRAWINGS MAY CONCRETE COLUMN DOWEL EMBEDMENT BE A STANDARD COMPRESSION DOWEL WITH EMBEDMENT LENGTH ACCORDING TO THE LATEST EDITION OF THE ACI 318.

LAP SPLICES, UNLESS NOTED OTHERWISE, SHALL BE CLASS "B" TENSION LAP SPLICES PER LATEST EDITION OF ACI 318. STAGGER SPLICES A MINIMUM OF ONE LAP LENGTH.

STRUCTURAL STEEL:
 ALL CONSTRUCTION PER LATEST AMERICAN INSTITUTE OF STEEL CONSTRUCTION (AISC) HANDBOOK. ALL WIDE FLANGE STEEL SHALL BE ASTM A36 GRADE 36 (FY=36 KSI) UNLESS NOTED OTHERWISE. ALL PIPE STEEL SHALL BE ASTM A501 (FY=36 KSI) OR ASTM A53, TYPE E OR S, GRADE B (FY=35 KSI). ALL TUBE STEEL SHALL BE ASTM A500 (FY= 46 KSI). ALL MISCELLANEOUS STEEL UNLESS NOTED OTHERWISE SHALL BE ASTM A36 (FY=36 KSI) ALL BOLTS SHALL BE ASTM A307, UNLESS NOTED OTHERWISE. ALL EXPANSIVE ANCHORAGE SHALL BE HILTI KWIK BOLT-III EXPANSIVE ANCHORS (I.C.B.O. ESR. 1385) OR AN APPROVED EQUAL. (EXPANSIVE ANCHORS CANNOT BE USED IN MASONRY). ALL EPOXY ANCHORAGE SHALL BE HILTI 'HY-150' SYSTEM (I.C.B.O. ER-2678) OR SIMPSON SET ADHESIVE (I.C.B.O. ER-1772) OR AN APPROVED EQUAL. ALL REFERENCE TO HEAD STUD SHALL BE 'TRW/NELSON' HIGH STRENGTH HEADED STUDS OR APPROVED EQUAL. AT CONTRACTOR'S OPTION HEADED STUDS PER ABOVE MAY BE SUBSTITUTED FOR CONVENTIONAL ANCHORS AND MACHINE BOLTS (REVERSE SUBSTITUTION NOT ALLOWABLE). ALL BOLTS, EXPANSION BOLTS, ETC., SHALL BE INSTALLED WITH STEEL WASHERS AT FACE OF WOOD OR AT SLOTTED HOLES IN STEEL SECTIONS. ALL EXPOSED STEEL TO BE GALVANIZED.

WELDING:
 UNLESS NOTED OTHERWISE, ALL WELDS PER LATEST EDITION OF THE AMERICAN WELDING SOCIETY (AWS) STANDARDS. ALL WELDING SHALL BE PERFORMED BY WELDERS HOLDING VALID CERTIFICATES AND HAVING CURRENT EXPERIENCE IN THE TYPE OF WELD SHOWN ON THE DRAWINGS OR NOTES. CERTIFICATES SHALL BE THOSE ISSUED BY AN ACCEPTED TESTING AGENCY. ALL WELDING DONE BY E70 SERIES LOW HYDROGEN RODS UNLESS NOTED OTHERWISE. THESE DRAWINGS DO NOT DISTINGUISH BETWEEN SHOP AND FIELD WELDS, THE CONTRACTOR MAY SHOP WELD OR FIELD WELD AT THEIR DISCRETION. SHOP WELDS AND FIELD WELDS SHALL BE SHOWN ON THE SHOP DRAWINGS SUBMITTED FOR REVIEW. HIGH STRENGTH HEADED STUDS SHALL BE AUTOMATIC WELDED CONFORMING TO ALL REQUIREMENTS OF THE LATEST EDITION OF THE 'RECOMMENDED PRACTICES FOR STUD WELDING'. CONFORMANCE SHALL INCLUDE, BUT NOT BE LIMITED TO, ALL QUALITY CONTROL TESTING PROVISIONS OF THE AFOREMENTIONED PUBLICATIONS.

MASONRY:
 HOLLOW CONCRETE MASONRY UNITS SHALL CONFORM TO ASTM C90, GRADE N, TYPE 1, F'M= 1,500 PSI, RUNNING BOND, MORTAR TYPE S, 1,800 PSI. GROUT 2,000 PSI. MECHANICALLY VIBRATE GROUT IMMEDIATELY AFTER POURING. PROVIDE CLEANOUTS IF GROUT LIFTS EXCEEDS 5'-0" IN BLOCK WALLS. MAXIMUM GROUT LIFT SHALL BE 8'-0". FILL CELLS SOLIDLY WITH GROUT LIFTS AND STOP POURS 1 1/2" BELOW THE TOP OF A COURSE FORM A KEY AT POUR POINTS. UNLESS NOTED OTHERWISE ON THE PLANS, PLACE CONTROL JOINTS IN MASONRY WALLS SUCH THAT NO STRAIGHT RUNS OR WALL EXCEED 24'-0". CONTROL JOINTS SHALL NOT OCCUR AT WALL CORNERS, INTERSECTIONS, ENDS, WITHIN 24" OF CONCENTRATED POINTS OF BEARINGS OR JAMBS, OR OVER OPENINGS UNLESS SPECIFICALLY SHOWN ON THE STRUCTURAL DRAWINGS. ALL MASONRY BELOW FINISHED FLOOR OR GRADE SHALL BE GROUTED SOLID.

VERTICAL REINFORCING:
 1. #5 IN CENTER OF GROUT AT CENTER OF WALL, CONTINUOUS FULL HEIGHT OF WALL AT ALL CORNERS, INTERSECTIONS, WALL ENDS, BEAM BEARINGS, JAMBS, EACH SIDE OF CONTROL JOINTS AND AT INTERVALS NOT TO EXCEED 8' O.C. UNLESS NOTED OTHERWISE. TIE AT 8'-0" VERTICALLY, WITH SINGLE WIRE LOOP TIE BY A.A. WIRE PRODUCTS COMPANY. DOWEL VERTICAL REINFORCING TO FOUNDATION WITH DOWELS TO MATCH VERTICAL REINFORCING.

HORIZONTAL REINFORCING:
 1. #5 IN MINIMUM 8" DEEP GROUTED CONTINUOUS BOND BEAM AT TOP OF PARAPETS AND FREESTANDING WALLS. PLACE THESE BARS CONTINUOUS THRU CONTROL JOINTS PER TYPICAL DETAIL TO MAINTAIN BOND BEAM CONTINUITY. INSTALL BENT BARS PER TYPICAL DETAILS TO MATCH HORIZONTAL BOND BEAM REINFORCING AT CORNERS AND INTERSECTIONS. STANDARD WEIGHT (NO. 9 GAGE WIRE) DUR-D-WAL OR DUR-O-WIRE (OR EQUIVALENT) LADDER TYPE JOINT REINFORCEMENT AT 16" O.C.

LAP SPLICES:
 LAP SPLICES SHALL BE 40 BAR DIAMETERS FOR GRADE 40 BARS AND 50 BAR DIAMETERS FOR GRADE 60 BARS. STAGGER SPLICES A MINIMUM OF 40 BAR DIAMETERS. DO NOT SPLICE WITHIN 8'-0" OF CONTROL JOINTS. LAP HORIZONTAL JOINT REINFORCING 8".

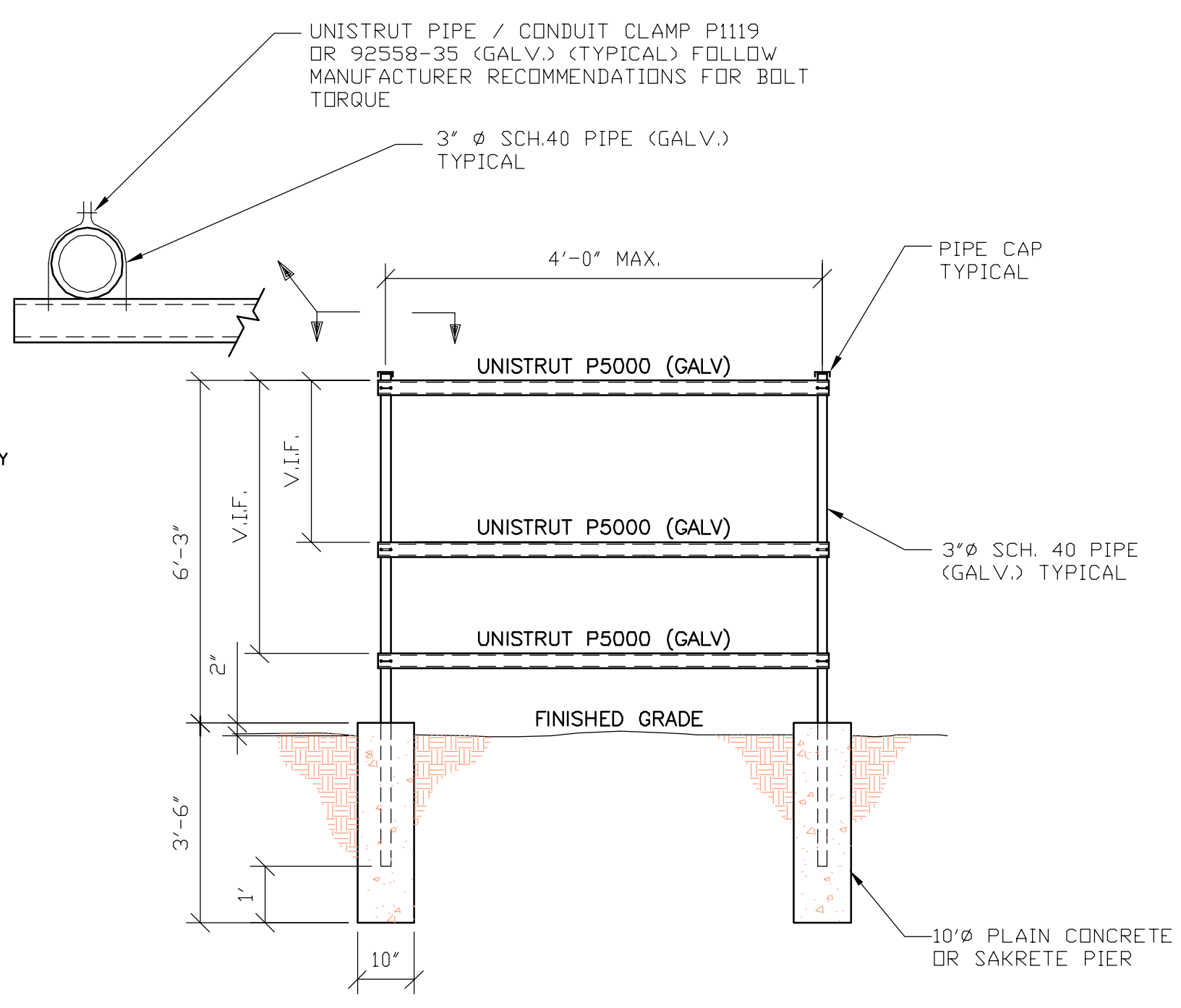
SHOP DRAWINGS:
 SHOP DRAWINGS SHALL BE SUBMITTED FOR ALL STRUCTURAL ITEMS.
 THE CONTRACTOR SHALL REVIEW ALL DRAWINGS PRIOR TO SUBMITTAL. ITEMS NOT IN ACCORDANCE WITH CONTRACT DOCUMENTS SHALL BE FLAGGED UPON CONTRACTOR'S REVIEW.
 MANUFACTURER OR FABRICATOR SHALL CLOUD ANY CHANGES, SUBSTITUTIONS, OR DEVIATIONS FROM CONTRACT DOCUMENTS. ANY OF THE AFOREMENTIONED WHICH ARE NOT CLOUDED OR FLAGGED BY SUBMITTING PARTIES, SHALL NOT BE CONSIDERED APPROVED AFTER ENGINEER'S REVIEW, UNLESS NOTED ACCORDINGLY.
 THE ENGINEER HAS THE RIGHT TO APPROVE OR DISAPPROVE ANY CHANGES TO CONTRACT DOCUMENTS AT ANYTIME BEFORE OR AFTER SHOP DRAWING REVIEW.
 THE SHOP DRAWINGS DO NOT REPLACE THE CONTRACT DOCUMENTS. ITEMS OMITTED OR SHOWN INCORRECTLY AND ARE NOT FLAGGED BY THE STRUCTURAL ENGINEER OR ARCHITECT SHALL NOT BE CONSIDERED CHANGES TO CONTRACT DOCUMENTS. IT IS THE CONTRACTOR'S RESPONSIBILITY TO ENSURE ITEMS ARE CONSTRUCTED TO CONTRACT DOCUMENTS.
 THE ADEQUACY OF ENGINEERING DESIGNS AND LAYOUT PERFORMED BY OTHERS REST WITH THE DESIGNING OR SUBMITTING AUTHORITY.
 REVIEWING IS INTENDED ONLY AS AN AID TO THE CONTRACTOR IN OBTAINING CORRECT SHOP DRAWINGS. RESPONSIBILITY FOR CORRECTNESS SHALL REST WITH THE CONTRACTOR.

SPECIAL INSPECTION
 STRUCTURAL ONLY: SPECIAL INSPECTION IS TO BE PROVIDED FOR THE ITEMS LISTED BELOW IN ADDITION TO THE INSPECTIONS CONDUCTED BY THE BUILDING SAFETY DEPARTMENT. "SPECIAL STRUCTURAL INSPECTION" SHALL NOT RELIEVE THE OWNER OR THEIR AGENT FROM REQUESTING THE CITY OR COUNTY INSPECTIONS REQUIRED BY THE CURRENT BUILDING CODE.

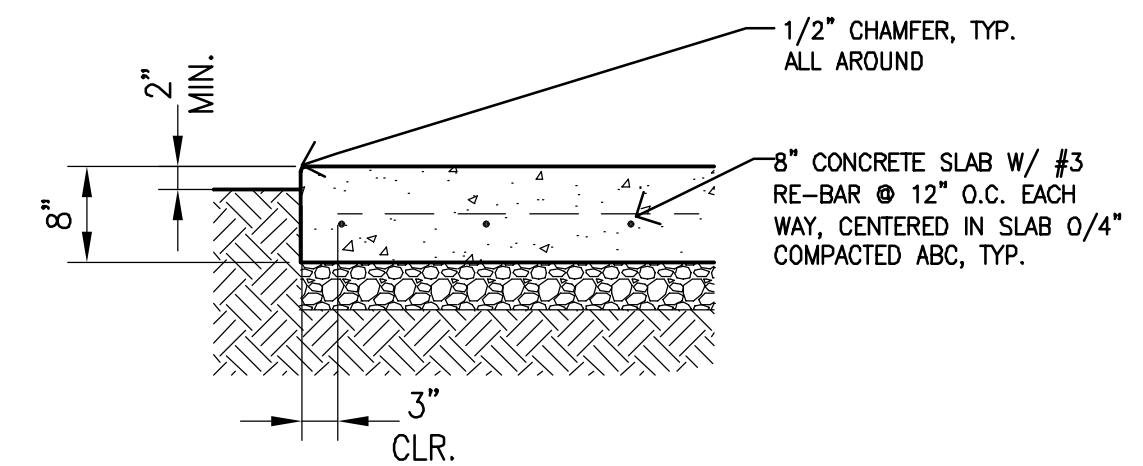
- REINFORCING STEEL:
 - CMU WALL
- STRUCTURAL WELDING:
 - IF NECESSARY, VISUAL INSPECTION OF ALL FIELD WELDS (NO STRUCTURAL WELDING ANTICIPATED ON THIS PROJECT)
- DUTIES AND RESPONSIBILITIES OF THE SPECIAL INSPECTOR:
 - THE SPECIAL INSPECTOR SHALL OBSERVE THE WORK ASSIGNED TO BE CERTAIN IT CONFORMS TO THE APPROVED DESIGN DRAWINGS AND SPECIFICATION.
 - THE SPECIAL INSPECTOR SHALL FURNISH INSPECTIONS REPORTS TO THE BUILDING OFFICIAL, AND TO THE ENGINEER OF RECORD. ALL DISCREPANCIES SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE CONTRACTOR FOR CORRECTION. THEN, IF NOT CORRECTED TO THE DESIGN AUTHORITY AND THE BUILDING OFFICIAL.
 - UPON COMPLETION OF THE ASSIGNED WORK THE ENGINEER SHALL COMPLETE AND SIGN THE APPROPRIATE FORMS CERTIFYING THAT TO THE BEST OF THEIR KNOWLEDGE THE WORK IS IN CONFORMANCE WITH THE APPROVED PLANS AND SPECIFICATIONS, AND THE APPLICABLE WORKMANSHIP PROVISIONS OF THE CODE.

FOR ADDITIONAL INFORMATION ON SPECIAL STRUCTURAL INSPECTIONS, CONTACT STRUCTURAL ENGINEER PRIOR TO START OF CONSTRUCTION.

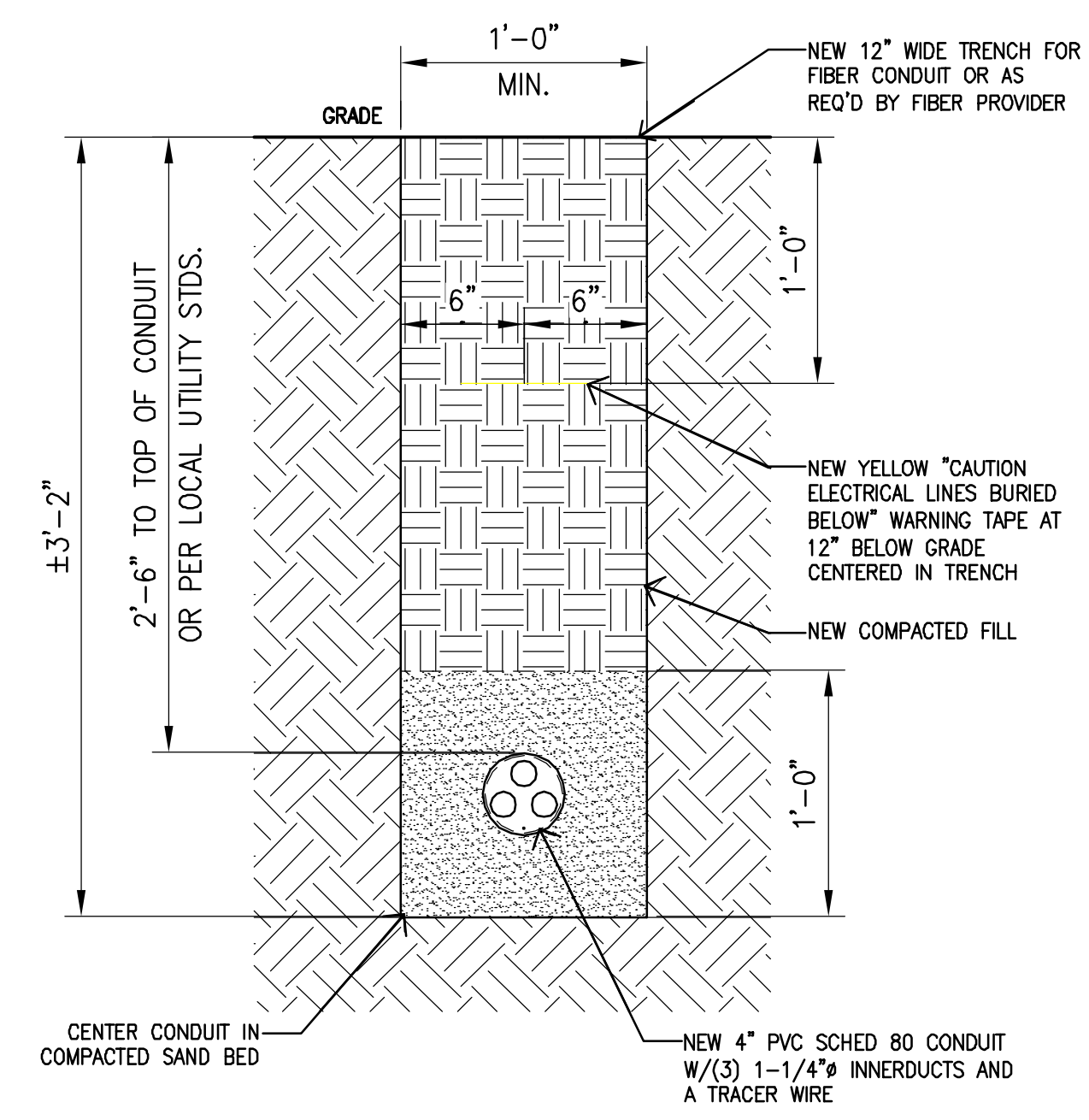
1 GENERAL STRUCTURAL NOTES



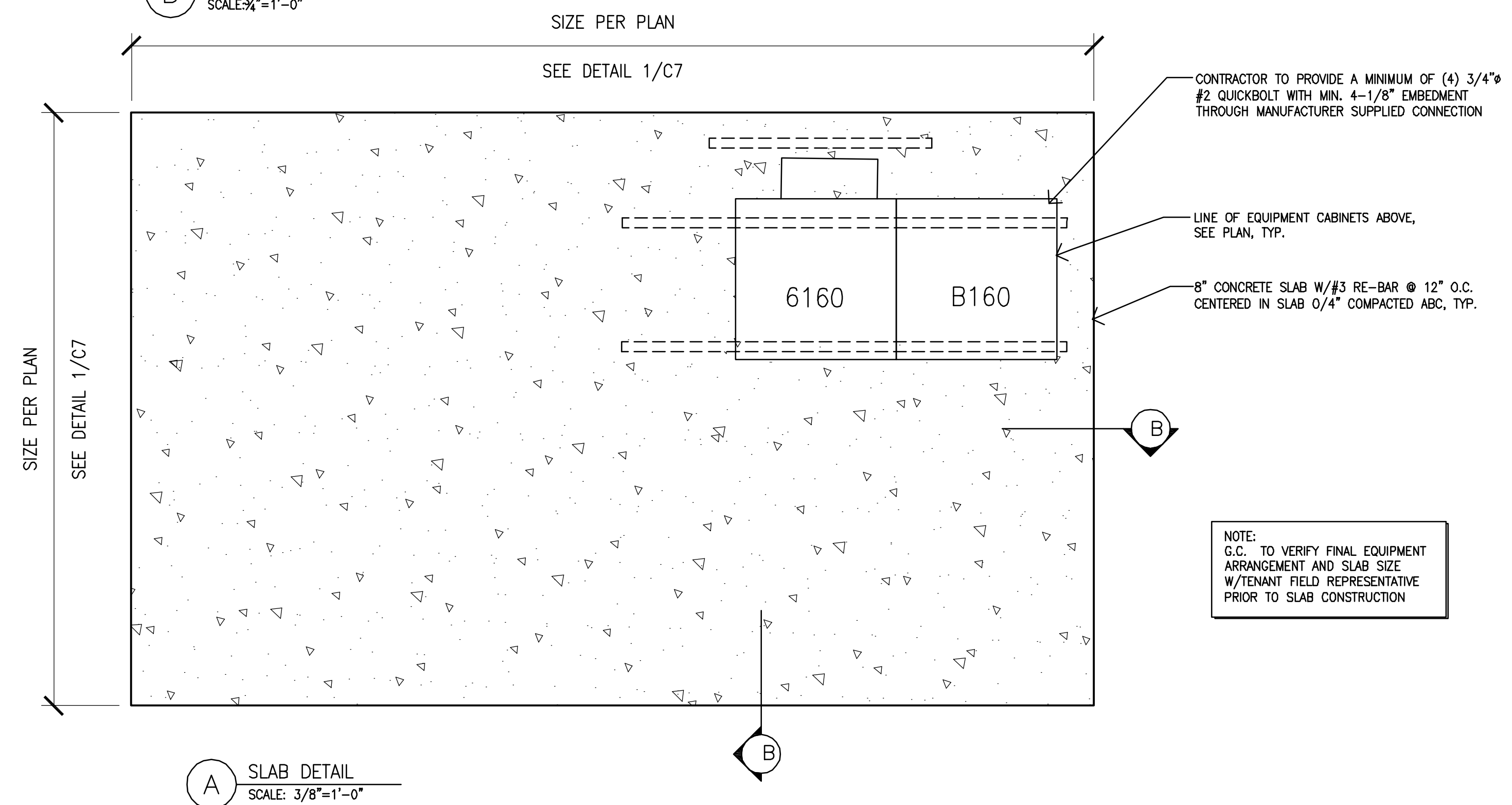
3 H-FRAME DETAIL
 SCALE: NONE



B SLAB FOOTING DETAIL
 SCALE: 3/4\"/>



4 FIBER CONDUIT TRENCH DETAIL
 SCALE: NONE



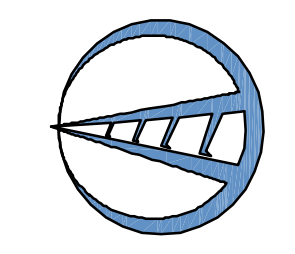
A SLAB DETAIL
 SCALE: 3/8\"/>

2 EQUIPMENT PAD DETAILS
 SCALE: AS NOTED

GEO-TECH REPORT:
 NOTE: CONTRACTOR TO READ AND COMPLY WITH GEO-TECH REPORT BY: TOWER ENGINEERING PROFESSIONALS, INC., T.E.P. PROJECT #265140.532517, DATED: APRIL 30, 2021



Clear Blue Services
 3800 E. ATLANTA AVENUE
 PHOENIX, AZ 85044
 602-998-8800



No.	Submittal / Revision	App'd	Date
0	CLIENT CHANGE TO FIBER	SLD	4/29/21
0	CLIENT REVISION# 400	SLD	4/29/21
0	CONSTRUCTION DRAWINGS	SLD	4/29/21

Drawn: SLD Date: 12/21/20
 Designed: SLD Date: 12/21/20
 Checked: G.C. Date: 12/21/20

Project Number US-CA-5172
 Project Title US-CA-5172 WARNER PARK
ALLEY R.O.W., W. OF N. 3RD ST. NORTH OF MAGNOLIA ST. BRAWLEY, CA 92227

Engineer Stamp

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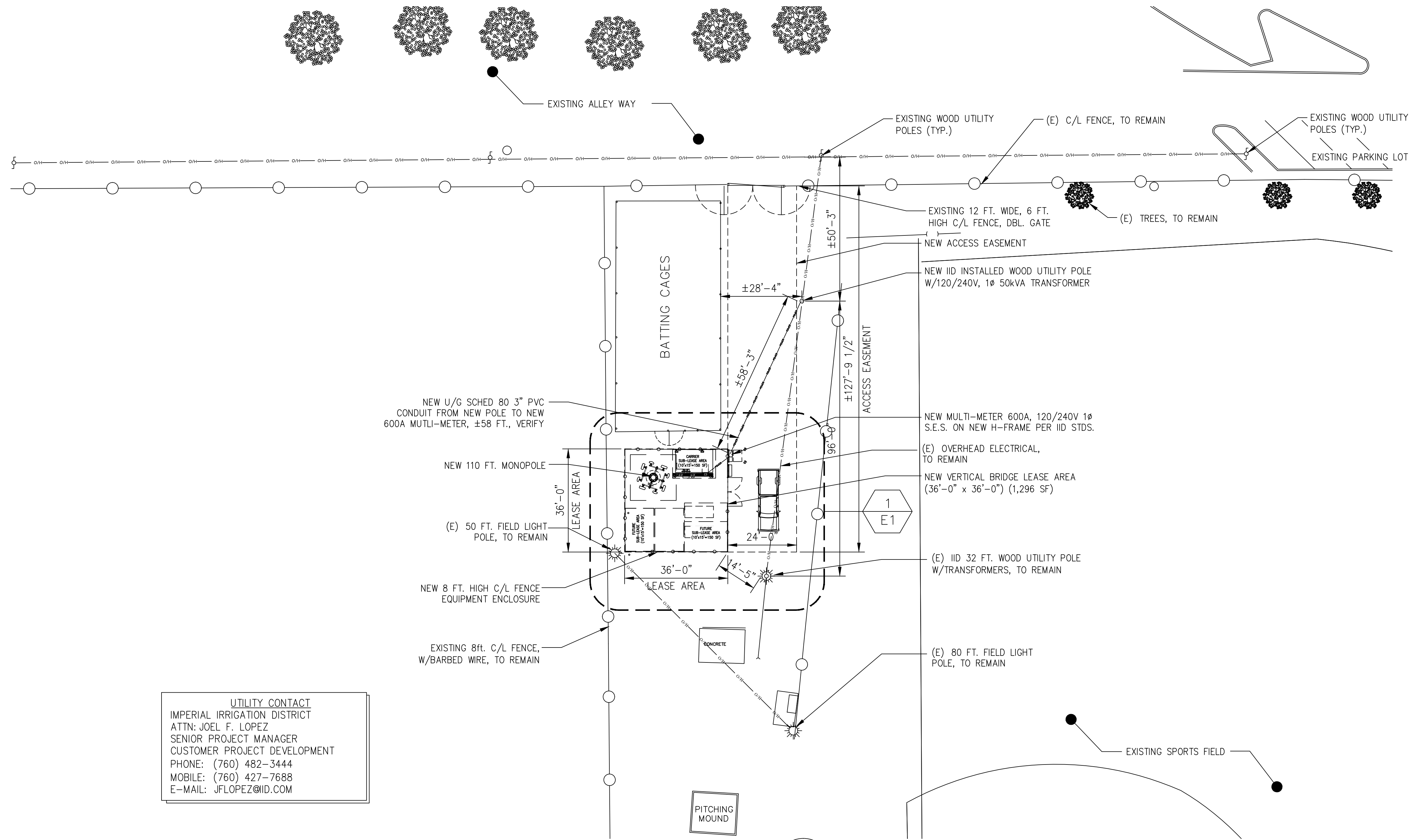
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Drawing Title **DETAILS**

Drawing Scale: AS NOTED
 Date: 04/20/21
CD

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Drawing Number **C9**



UTILITY CONTACT
 IMPERIAL IRRIGATION DISTRICT
 ATTN: JOEL F. LOPEZ
 SENIOR PROJECT MANAGER
 CUSTOMER PROJECT DEVELOPMENT
 PHONE: (760) 482-3444
 MOBILE: (760) 427-7688
 E-MAIL: JFLOPEZ@IID.COM

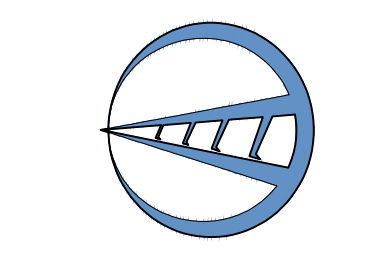


1 OVERALL SITE PLAN
 SCALE: 1" = 40' (11x17)
 SCALE: 1" = 20' (22x34)

FULL SCALE 1" = 20'
 (22x34 SHEET ONLY)
 20 0 20 40
 HALF SCALE 1" = 40'
 (11x17 SHEET ONLY)



Clear Blue
 Services
 3539 E ATLANTA AVE
 PHOENIX, AZ 85040 602-426-9500



No.	Submission / Revision	App'd	Date
0	CONSTRUCTION DRAWINGS	SLD	4/14/21

Drawn: SLD Date: 12/21/20
 Designed: SLD Date: 12/21/20
 Checked: GC Date: 12/21/20

Project Number
 US-CA-5172

Project Title
 US-CA-5172
 WARNER PARK
 ALLEY R.O.W., W. OF N. 3RD ST.
 NORTH OF MAGNOLIA ST.
 BRAWLEY, CA 92227

Engineer Stamp

SIGNED, 7 MAY 2021
 PRELIMINARY UNLESS SIGNED

Drawing Title
 ELECTRICAL SITE PLAN

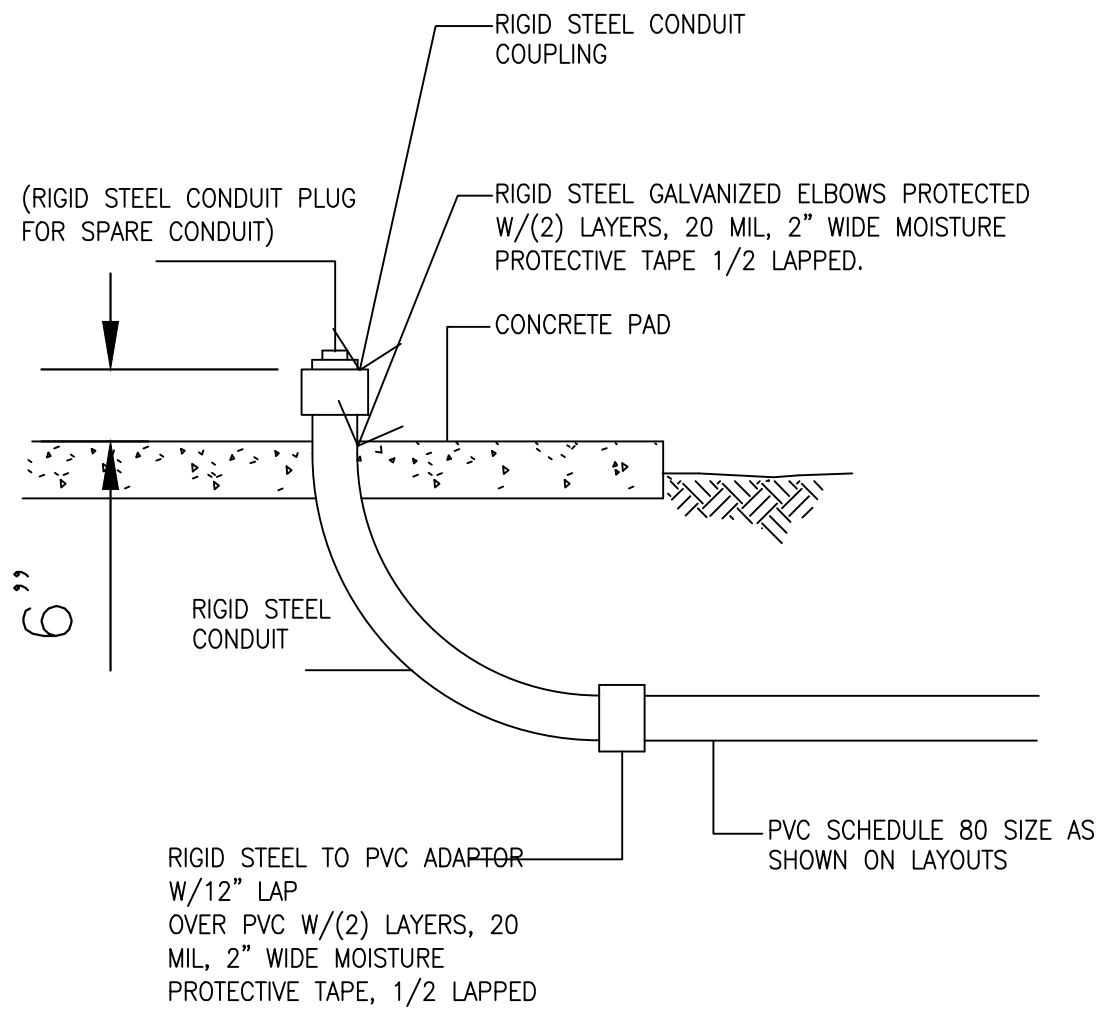
Drawing Scale:
 AS NOTED

Date:
 04/14/21

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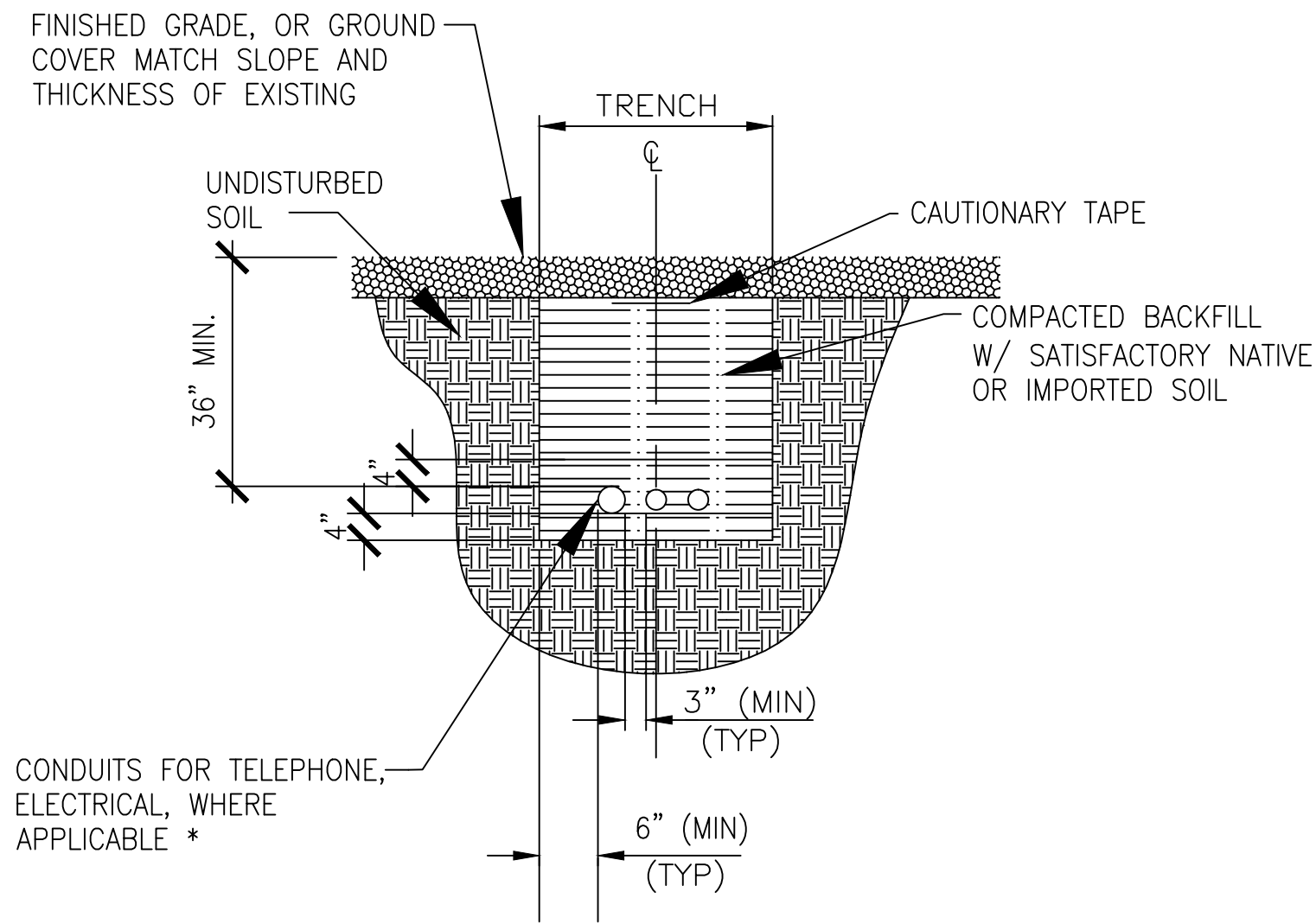
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Drawing Number
ES1



4 UNDERGROUND CONDUIT STUB-UP DETAIL

NOT TO SCALE



3 DIRECT BURIED CONDUIT DETAIL

SCALE:

ELECTRICAL ABBREVIATIONS & SYMBOLS

A	AMPERE	MGB	MAIN GROUND BUS
NEMA	NATIONAL ELECTRICAL MANUFACTURERS ASSOCIATION	EGB	EQUIPMENT GROUND BUS
AWG	AMERICAN WIRE GAUGE	BPG	BUILDING PRINCIPAL GROUND
WP	WEATHER PROOF	(E)	INDICATES EXISTING
C.O.	CONDUIT ONLY (WITH PULL WIRE)	(N)	INDICATES NEW EQUIPMENT
C.	CONDUIT	AGB	ANTENNA GROUND BUS
RGS	RIGID GALVANIZED STEEL	TELCO	TELEPHONE COMPANY
W	WIRE	RECEP	RECEPTACLE
P	POLE	⊙	MAIN GROUND ROD (SEE MAIN GROUND ROD BOX DETAIL)
PH	PHASE	⊕	GROUND RING GROUND ROD
GND	GROUND	⊕	GROUNDING CONNECTION
BCW	BARE COPPER WIRE	⊕	PULL OUT FUSES CLASS C TYPE TUN FAST ACTING
UGPS	UNDERGROUND PULL SECTION		

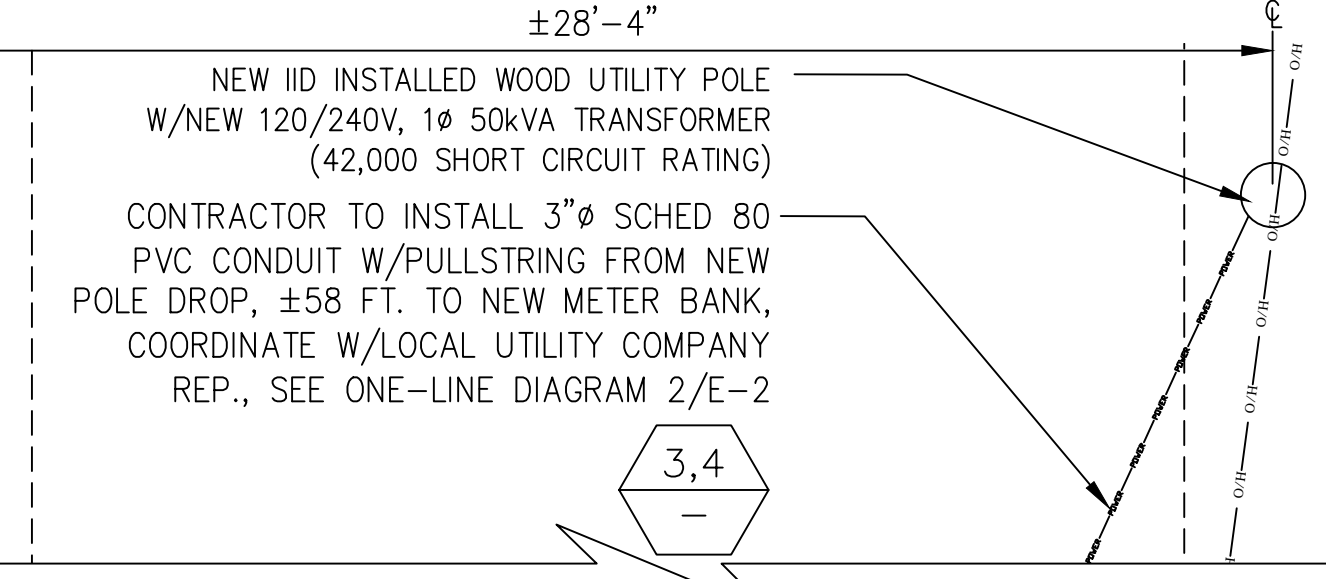
CODE LOAD CALCULATION	
PANEL	HIGH PHASE LEG
A (200A)	126.9 AMPS
B (200A)	TBD FUTURE
C (200A)	TBD FUTURE
SERVICE = 600A	

UTILITY CONTACT
 IMPERIAL IRRIGATION DISTRICT
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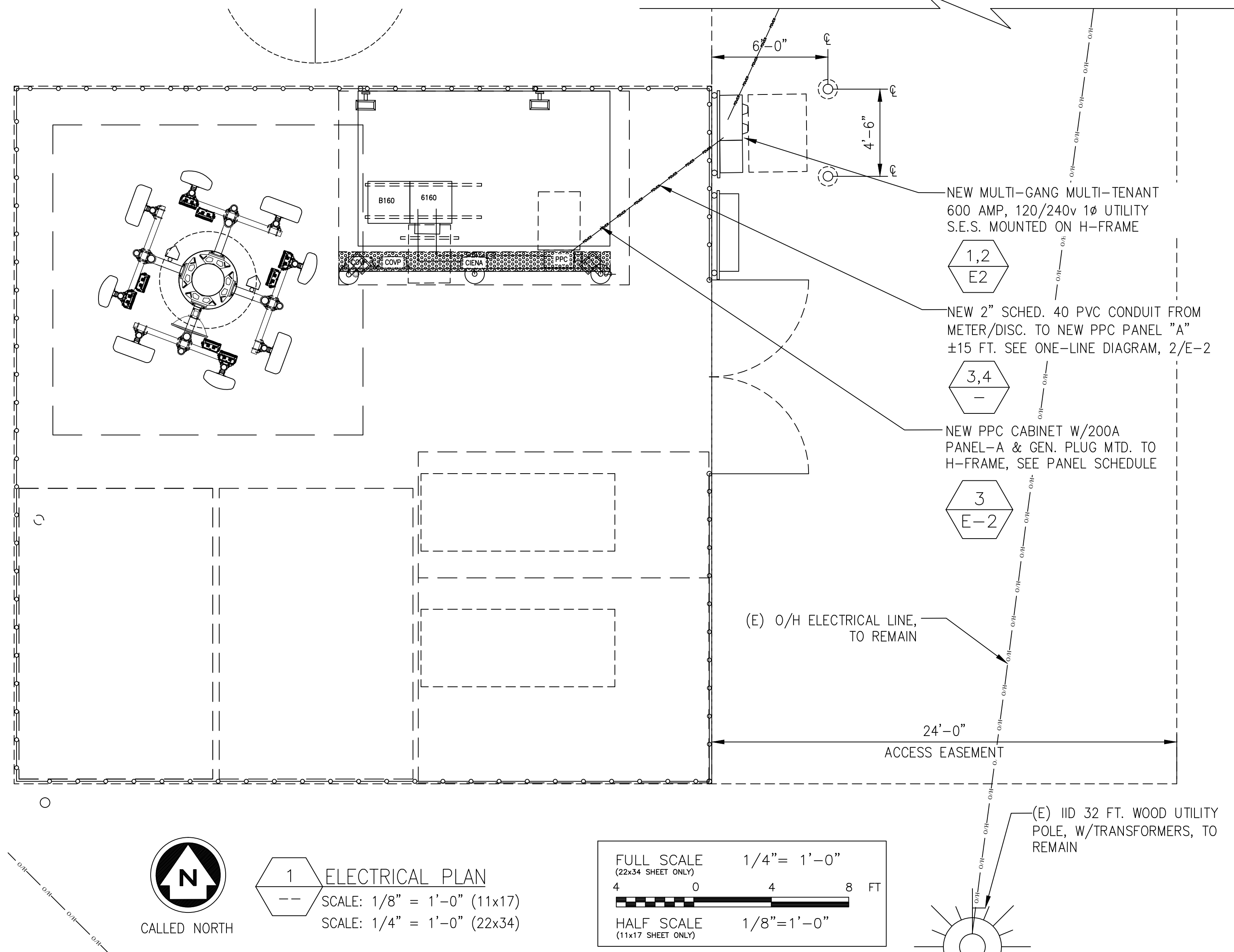
NEW PANELBOARD SCHEDULE "PPC"		LOCATION: PER PLAN					
VOLTAGE: 120/240 V., 1Ø, 3 W.		C.B. RATING: 65KAIC/DIAC SERIES RATED					
USE and/or AREA SERVED	MOUNTING: SURFACE	LOAD		MOUNTING: SURFACE		TYPE: GE A.D. OR EQUAL	
		NO. CIRCUITS	LOAD	NO. CIRCUITS	LOAD	LOAD DESCRIP./AREA SERVED	
MISC.		1	0.0	2	1.8	12	3/4"
SSC - SITE SUPPORT CABINET		5	125.0	8	0.0		
BUSSED SPACE		9	0.0	10	1.0		
BUSSED SPACE		11	5.0	10	3.0		
BUSSED SPACE		13	10.0	10	3.2		
BUSSED SPACE		15	10.4	10	1.4		
BUSSED SPACE		17	10.0	10	1.8		
BUSSED SPACE		19	0.0	10	2.0		
BUSSED SPACE		21	7.5	10	2.2		
BUSSED SPACE		23	0.0	10	2.4		
BUSSED SPACE		25	10.0	10	2.6		
BUSSED SPACE		27	0.0	10	2.8		
BUSSED SPACE		29	0.0	10	3.0		
BUSSED SPACE		31	0.0	10	3.2		
BUSSED SPACE		33	0.0	10	3.4		
BUSSED SPACE		35	0.0	10	3.6		
BUSSED SPACE		37	0.0	10	3.8		
BUSSED SPACE		39	0.0	10	4.0		
AMPS PER PHASE (CODE LOAD)		77.1	66.9	CONTRACTOR TO INSTALL APPROVED HANDLE TIE ON ALL SHARED NEUTRAL CIRCUITS			
1 PHASE DEMAND (kVA)		216.0		SYMBOL LIST			
LIGHTING		54.0					
25% OF LIGHTING RECEPTACLES		180.0					
MISCELLANEOUS		30000.0					
TOTAL VA		30450.0					
		30.5 kVA @ 240V 1Ø					
		126.9 A @ 240V 1Ø					

ELECTRIC SERVICE NOTES:

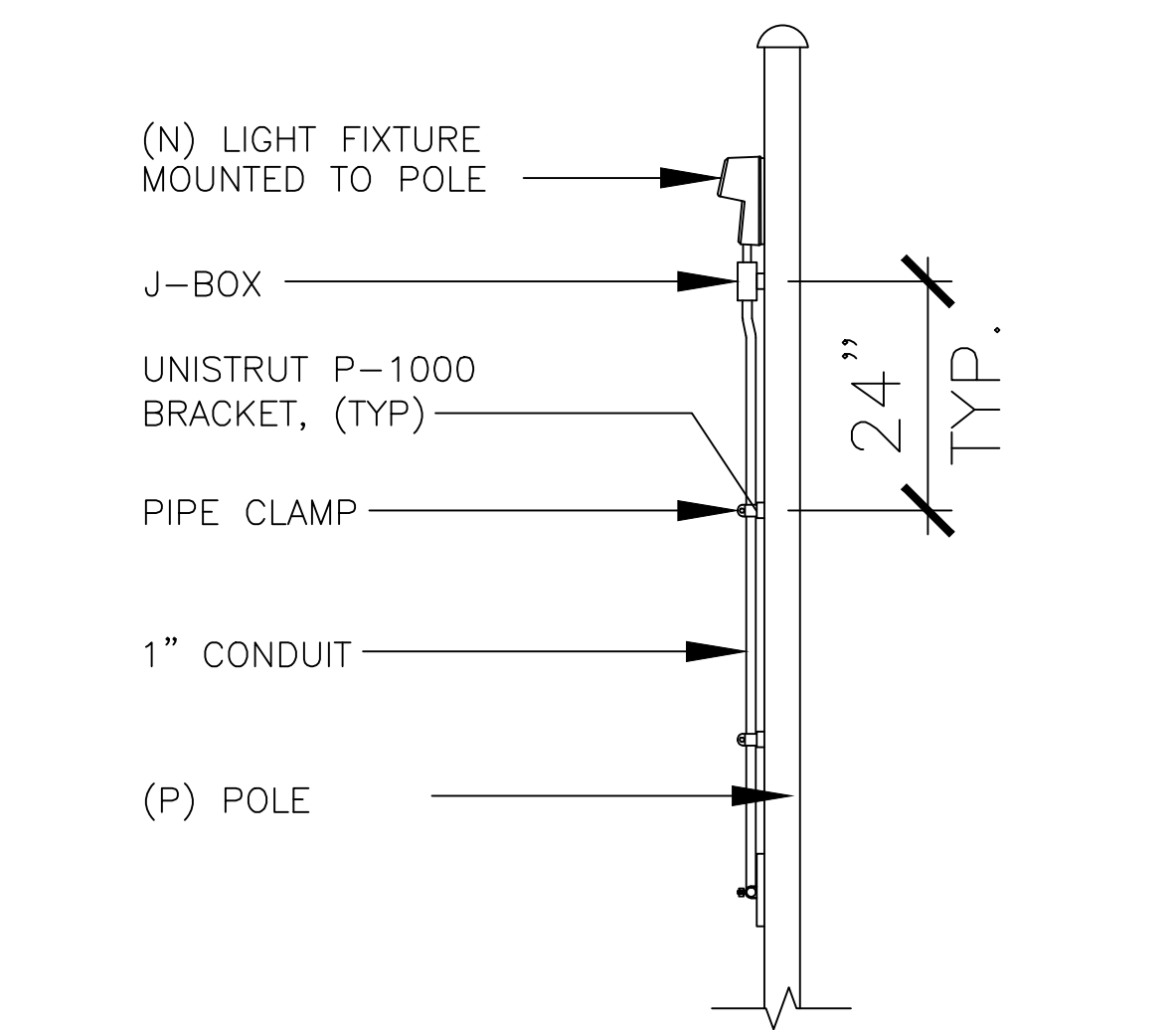
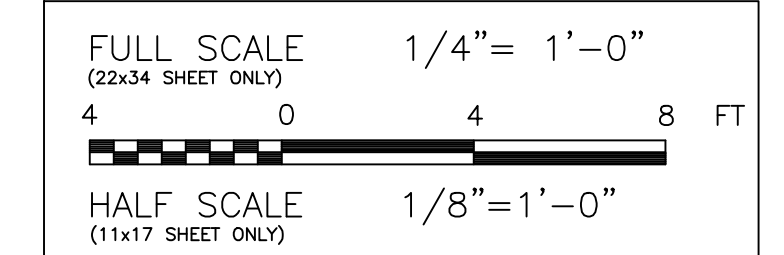
- ALL ELECTRICAL EQUIPMENT SHALL BE INSTALLED IN CONFORMANCE WITH NFPA 70 (LATEST REVISION). THE RESPECTIVE EQUIPMENT MANUFACTURER'S DIRECTIONS AND ALL OTHER APPLICABLE LOCAL CODES, LAWS, ORDINANCES AND REQUIREMENTS IN FORCE. ANY INSTALLATION WHICH WOULD VOID THE U.L. LISTING (OR OTHER THIRD PARTY LISTING) AND/OR THE MANUFACTURER'S WARRANTY OF A DEVICE SHALL NOT BE PERMITTED.
- COORDINATE ELECTRIC SERVICE WITH LOCAL POWER UTILITY COMPANY. COORDINATE WITH UTILITY FOR METER TYPE AND CONNECTION.
- ALL CONDUIT SHALL BE SEALED WATERTIGHT UNTIL FINAL TERMINATIONS ARE MADE.
- PROVIDE PULL CORD IN ALL CONDUITS. SECURE AT EACH END.
- ADJUST DEPTH OF CONDUITS TO PASS ABOVE GROUNDING SYSTEM.
- PROVIDE 18 INCH (MIN.) RADIUS ELBOWS FOR ALL BENDS.
- PROVIDE PHENOLIC ENGRAVED NAMEPLATES AT THE SERVICE DISCONNECT LABELED: "SERVICE DISCONNECT" & "NOTE ENGINE GENERATOR NEUTRAL IS ALSO BONDED TO GROUND AT THE SERVICE DISCONNECT." PROVIDE ADDITIONAL NAMEPLATES NOTING TYPE AND LOCATION OF STANDBY POWER SOURCE.



(E) BATTING CAGE, TO REMAIN



1 ELECTRICAL PLAN
 SCALE: 1/8" = 1'-0" (11x17)
 SCALE: 1/4" = 1'-0" (22x34)



LIGHT FIXTURE TO BE MOUNTED IN SUCH WAY THAT LIGHT RAYS EMITTED BY THE FIXTURE, EITHER DIRECTLY OR INDIRECTLY FROM THE LAMP OR INDIRECTLY FROM THE FIXTURE ARE NOT PROJECTED ABOVE THE HORIZONTAL PLANE RUNNING THROUGH THE LOWEST POINT OF THE FIXTURE WHERE LIGHT IS EMITTED.
 LIGHT FIXTURE NEED TO BE FULLY SHIELDED UNLESS INCANDESCENT OF 150 WATTS OR LESS OR IF 1,000 CANDELAS OR LESS AND EQUIPPED WITH AN AUTOMATIC DEVICE WHICH SHUTS OFF THE FIXTURE BETWEEN THE HOURS OF MIDNIGHT AND SUNRISE.
 LIGHT FIXTURE TO BE FILTERED, MEANING HAVING A GLASS(BUT NOT QUARTZ GLASS), ACRYLIC OR TRANSLUCENT ENCLOSURE LENS.

LIGHT FIXTURE AT NEW GATE TO PROVIDE MIN. 5 F.C. WITHIN 15'-0"

2 SERVICE LIGHT DETAIL
 SCALE:

Clear Blue Services
 3530 E. ATLANTA AVE.
 PHOENIX, AZ 85040 602-426-9500

0 CONSTRUCTION DRAWINGS	SLD	4/14/21
No. Submittal / Revision	App'd	Date

Drawn: SLD Date: 12/21/20
 Designed: SLD Date: 12/21/20
 Checked: GC Date: 12/21/20

Project Number: US-CA-5172

Project Title: US-CA-5172 WARNER PARK
 ALLEY R.O.W., W. OF N. 3RD ST. NORTH OF MAGNOLIA ST. BRAVLEY, CA 92227

Engineer Stamp:

SIGNED, 7 MAY 2021
 PRELIMINARY UNLESS SIGNED

Drawing Title: ELECTRICAL SITE PLAN

Drawing Scale: AS NOTED

CD

Date: 04/14/21

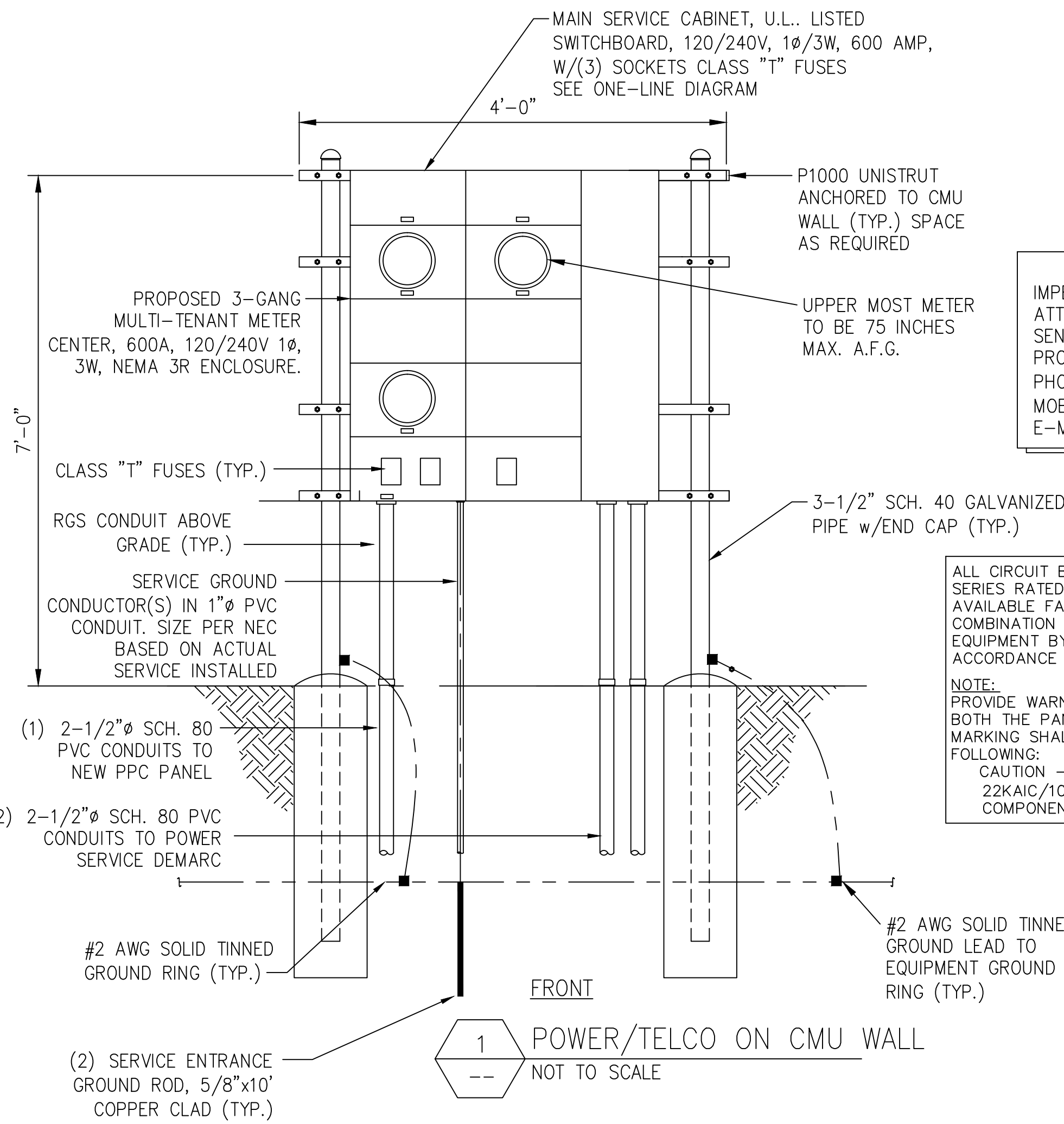
Unauthorized alteration or addition to this document is a violation of applicable state and/or local laws.

Drawing Number: **E1**

ELECTRICAL SPECIFICATIONS & NOTES

- CODES AND REGULATIONS: THE NATIONAL ELECTRICAL CODE AND APPLICABLE FEDERAL, STATE, COUNTY, AND MUNICIPAL BUILDING CODES, ORDINANCES, RULES AND REGULATIONS OF AUTHORITIES HAVING JURISDICTION OVER THE CONSTRUCTION OF THIS PROJECT, SHALL APPLY THROUGHOUT.
- PERMITS, FEES AND INSPECTIONS: ARRANGE AND PAY FOR REQUIRED ELECTRICAL BUILDING PERMITS, FEES AND INSPECTIONS.
- GUARANTEES: INSTALLATION SHALL BE GUARANTEED FOR A PERIOD OF ONE YEAR FROM THE DATE OF FINAL ACCEPTANCE. DEFECTIVE MATERIAL, EQUIPMENT OR INFERIOR WORKMANSHIP SHALL BE CORRECTED IMMEDIATELY TO THE SATISFACTION OF THE OWNER. IF, AFTER THIRTY (30) DAYS THE CORRECTIONS ARE NOT COMPLETE THE OWNER RESERVES THE OPTION OF ARRANGING FOR THE NECESSARY REPAIRS AND BACKCHARGING THE ORIGINAL CONTRACTOR FOR THE WORK.
- CHANGES: NO ADDITIONAL COSTS FOR LABOR OR MATERIALS WILL BE ALLOWED FOR CHANGES OR MODIFICATIONS MADE UNLESS PRIOR WRITTEN APPROVAL IS OBTAINED FROM THE ARCHITECT, ENGINEER, OR OWNER, IN THE FORM OF A CHANGE ORDER.
- PROJECT WORK: TO INCLUDE THE FURNISHING OF LABOR, TOOLS, EQUIPMENT, AND MATERIALS AS REQUIRED TO INSTALL COMPLETE AND IN OPERATING CONDITION, THE ELECTRICAL SYSTEM SHOWN OR IMPLIED ON THESE DRAWINGS.
- DRAWINGS: ELECTRICAL DRAWINGS ARE DIAGRAMMATIC IN NATURE. CONDUIT ROUTING IS SHOWN AS A GUIDE ONLY, ACTUAL CONDUIT PLACEMENT IS TO BE DONE IN A PROFESSIONAL MANNER.
- DISCREPANCIES: DISCREPANCIES ON THESE PLANS, SPECIFICATIONS, CODES, ETC. MUST BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE ENGINEER. CONDUCT A PRE-CONSTRUCTION SITE VISIT AND VERIFY EXISTING SITE CONDITIONS AFFECTING THIS WORK. REPORT ANY OMISSIONS OR DISCREPANCIES FOR CLARIFICATION PRIOR TO THE START OF CONSTRUCTION.
- SURVEY AND CONDITIONS: VISIT THE JOB SITE PRIOR TO SUBMITTING BID, AND MAKE A SURVEY OF EXISTING CONDITIONS WHICH MAY EFFECT THE WORK TO BE PERFORMED. NO OTHER ALLOWANCES WILL BE GIVEN FOR SITE CONDITIONS.
- COOPERATION: COOPERATE WITH OTHER CONTRACTORS AND SUBCONTRACTORS ON SITE, ARRANGE AND EXECUTE WORK IN SUCH A MANNER AS REQUIRED FOR THE SATISFACTORY AND EFFICIENT CONSTRUCTION OF THIS PROJECT BY ALL TRADES CONCERNED.
- TESTS AND REPORTS: FEEDERS SHALL BE MEGGERED TESTED AND TEST REPORT SHALL BE PROVIDED TO THE OWNER BEFORE FINAL ACCEPTANCE.
- AS BUILTS: ELECTRICAL CONTRACTOR SHALL PROVIDE AS-BUILTS TO THE ARCHITECT AT THE COMPLETION OF THE PROJECT.
- MATERIALS AND WORKMANSHIP: PROVIDE MATERIALS NEW AND OF SPECIFICATION GRADE WITH U.L. LABELS. WORKMANSHIP SHALL BE IN ACCORDANCE WITH THE BEST PRACTICES OF THE TRADE INSTALLED BY JOURNEYMAN ELECTRICIANS UNDER THE DIRECT SUPERVISION OF A COMPETENT FOREMAN.
- CONDUIT SYSTEM: RIGID STEEL, HEAVY-WALL CONDUIT, INCLUDING COUPLINGS, LOCK-NUTS, BUSHINGS NIPPLES AND OTHER FITTINGS SHALL BE HOT DIPPED GALVANIZED, SHERARIZED, OR ZINC COATED. ELECTRICAL METALLIC TUBING (EMT), INCLUDING COUPLINGS, CONNECTORS, AND OTHER FITTINGS SHALL BE GALVANIZED OR SHERARIZED. FITTINGS FOR EMT SHALL BE OF THE COMPRESSION TYPE. ALL CONDUITS INSTALLED FOR FUTURE USE SHALL BE INSTALLED WITH A MINIMUM 3/8" POLY PULL ROPE WITH MEASURING TAPE TO DETERMINE AS BUILT CONDUIT LENGTH. BOTH MUST BE IN ONE CONTINUOUS LENGTH. ELECTRICAL CONDUIT SHALL BE AS FOLLOWS:
 - MINIMUM 1" RIGID METALLIC CONDUIT GALVANIZED STEEL IN EXPOSED AREAS SUBJECT TO WEATHER OR PHYSICAL DAMAGE.
 - MINIMUM 1" ELECTRICAL METALLIC TUBING (EMT) INDOORS.
 - MINIMUM 1" LIQUID TIGHT FLEX FOR WEATHERPROOF CONNECTIONS TO EQUIPMENT.
 - UNDERGROUND CONDUITS SHALL BE SCHEDULE 80 PVC WITH SCHEDULE 80 BENDS, AND RISERS. PVC CONDUITS SHALL CONTAIN A GROUND WIRE PER NEC TABLE 250-94. 1. UTILITY BENDS MAY BE PER LOCAL UTILITY RECOMMENDATIONS.
 THE ENTIRE SYSTEM SHALL BE SOLIDLY GROUNDING USING LOCKNUTS AND BONDING NUTS ON CONDUITS AND PROPERLY BONDED GROUND CONDUCTOR. RECEPTACLES AND EQUIPMENT BRANCH CIRCUITS SHALL BE GROUNDING WITH A FULL-SIZED EQUIPMENT GROUNDING CONDUCTOR RUN IN THE CIRCUIT'S CONDUIT.
- IN LINE PULL BOXES; MINIMUM DIMENSIONS 24" LONG, 6" WIDE, BY 6" DEEP. PREFERRED DIMENSIONS 30" LONG, 6" WIDE, BY 6" DEEP.
 - PULL BOXES SHALL NOT BE USED FOR 90 DEGREE TRANSITIONS UNLESS 10" BENDING RADIUS CAN BE MAINTAINED.
 - MAXIMUM OF 200 FEET HORIZONTAL BETWEEN PULL BOXES.
 - MAXIMUM OF (2) 90 DEGREE BENDS BETWEEN PULL BOXES.
 - MINIMUM CONDUIT BEND RADIUS OF 10 TIMES CONDUIT DIAMETER.
 - VERTICAL CONDUIT RUNS SHALL HAVE A PULL BOX EVERY 100 FEET.
 - ELECTRICAL CONDUITS SHALL NOT BE USED AS PULL BOXES.
- STANDARD PULL BOXES: MINIMUM 18" WIDE BY 30" LONG.
 - TELCO PULL BOXES ARE TO BE OF AT LEAST: 24" L x 6" W x 6" D
 - PREFERRED TELCO PULL BOX DIMENSIONS: 30" L x 6" W x 6" D.
 - TELCO PULL BOXES MUST BE ACCESSIBLE, TELEPHONE COMPANIES WILL NOT REMOVE CEILING TILES.
 - CONDUIT TO ENTER AND LEAVE PULL BOX IN A STRAIGHT LINE, DO NOT TURN UP CONDUIT.
- WIRE: MINIMUM #12 EXCEPT WHERE OTHER SIZES ARE SPECIFICALLY INDICATED. THE NUMBER OF WIRES IN A CONDUIT ARE INDICATED BY MEANS OF CROSS MARKS (NEUTRAL BEING LONGER) WHERE THREE OR MORE WIRES ARE NECESSARY. REFER TO NEC TABLE 3B FOR CONDUIT FILL REQUIREMENTS WHERE LARGER THAN 1/2" CONDUIT IS REQUIRED FOR THE NUMBER OF WIRES INDICATED. WIRE SHALL BE AS FOLLOWS; #10 OR SMALLER WIRE SHALL BE 75C RATED SOLID COPPER, WITH THHN/THWN AWG. INSULATION. #8 AND LARGER WIRE SHALL BE 75C RATED STRANDED COPPER, WITH THHN/THWN AWG. INSULATION. INDOOR CONDUCTORS SHALL BE INSTALLED IN EMT UNLESS NOTED OTHERWISE. OUTDOOR CONDUCTORS SHALL BE INSTALLED IN RIGID METALLIC CONDUIT GALVANIZED STEEL UNLESS NOTED OTHERWISE. WHERE EMT IS USED, IT SHALL BE WITH ONLY LISTED COMPRESSION FITTINGS. NO SET SCREW FITTINGS SHALL BE ALLOWED.

S.C.C. = SHORT CIRCUIT CURRENT (OR AIC)
[AIC = AMPS INTERRUPTING CURRENT]
- FUSES: FUSE TYPE SHALL BE CLASS C TYPE "TJN" FAST ACTING RATED FOR 100K WITH DOWN STREAM DEVICES.
- EQUIPMENT: VERIFY WITH THE SERVING UTILITY THAT THE SERVICE EQUIPMENT PROPOSED MEETS THEIR REQUIREMENTS AND IS RATED FOR THE MAXIMUM SHORT CIRCUIT DUTY AVAILABLE, AND SUBMIT SHOP DRAWINGS IF REQUESTED. EQUIPMENT MAY BE SERIES RATED PER MANUFACTURER'S RECOMMENDATIONS, AND RESPONSIBILITY.
- ACCEPTANCE: BEFORE ACCEPTANCE OF THE WORK, INSPECT THE BUILDING IN THE PRESENCE OF THE OWNER AND DEMONSTRATE THAT ELECTRICAL SYSTEMS ARE IN OPERATING CONDITION SATISFACTORY TO THE OWNER.
- CUTTING AND PATCHING: CUTTING AND PATCHING OF CONSTRUCTION REQUIRED FOR PROPER INSTALLATION OF HIS WORK IS THE RESPONSIBILITY OF THIS CONTRACTOR. NO CUTTING OF STRUCTURAL MEMBERS SHALL BE DONE WITHOUT PRIOR APPROVAL OF THE STRUCTURAL ENGINEER.
- LOCATION AND ARRANGEMENTS: DRAWINGS INDICATE DIAGRAMMATICALLY. THE DESIRED LOCATION OF EQUIPMENT, FIXTURES, OUTLETS, ETC. AND ARE NOT TO BE SCALED. PROPER JUDGMENT MUST BE EXERCISED IN THE EXECUTION TO INSURE THE BEST POSSIBLE INSTALLATION.
- FIRE RATED AREAS: FIRE STOPPING REQUIRED WHEN OPENINGS ARE MADE IN FIRE RATED BARRIERS.
- PARALLEL CONDUCTORS: IT IS IMPERATIVE THAT PARALLEL CONDUCTORS BE OF EQUAL LENGTHS AND MUST BE TESTED IN THE PRESENCE OF THE ELECTRICAL INSPECTOR TO INSURE PHASE CONTINUITY.
- EXTERIOR EQUIPMENT: ELECTRICAL DEVICES, EQUIPMENT, CONDUITS, CONNECTORS, ETC., LOCATED OUTSIDE THE BUILDING ENVELOPE SHALL BE WEATHERPROOF.
- EQUIPMENT LOCATIONS: LOCATION OF EQUIPMENT SHALL BE FIELD VERIFIED.
- EQUIPMENT REQUIREMENTS: FIELD VERIFY WITH EQUIPMENT NAMEPLATE, CIRCUIT BREAKER, FUSE, AND FEEDER SIZES FOR EQUIPMENT INSTALLED, AND INSURE THAT THE INSTALLATION COMPLIES.
- GROUNDING: GROUNDING OF THE ELECTRICAL EQUIPMENT AND SYSTEM SHALL BE IN ACCORDANCE WITH DETAILS ON THESE PLANS AND ARTICLE 250 OF THE NATIONAL ELECTRICAL CODE AND LOCAL CODES OR ORDINANCES.
- LABEL ALL EQUIPMENT SERVED FROM CLEARWIRE TECHNOLOGIES, INC. PANELBOARD WITH PHENOLIC LABELS SIZED IN RELATION TO USAGE. CONTRACTOR TO PROVIDE AND INSTALL ENGRAVED LABEL ON THE CARRIER. METER SOCKET ENCLOSURE.
- CONTRACTOR SHALL VERIFY SEPARATION DIMENSION BETWEEN POWER COMPANY ELECTRICAL CONDUITS AND LP GAS PIPES AS PER UTILITY COMPANY, LOCAL CODES, NEC, NFPA, AND GAS TANK MANUFACTURER'S SPECIFICATION.
- CONTRACTOR SHALL VERIFY THAT THE TOTAL NUMBER OF SERVICE ENTRANCE DISCONNECTS IN THE EXISTING UTILITY COMPANY PEDestal MUST NOT EXCEED SIX. IF THE NEW SERVICE ADDED EXCEEDS THIS VALUE, CONTRACTOR MUST COORDINATE WITH THE UTILITY COMPANY AND AUTHORITY HAVING JURISDICTION. THE RUNNING OF AN ADDITIONAL EXCLUSIVE AND DEDICATED SERVICE LATERAL SET FOR THE NEW LOAD ADDED TO THE COMPOUND AS PER NEC ARTICLE 230-2(B).
- THE EQUIPMENT/PROTECTIONS MUST BE RATED FOR STANDARD AIC RATE HIGHER THAN INCOMING EQUIPMENT AND/OR UTILITY COMPANY AIC RATE.

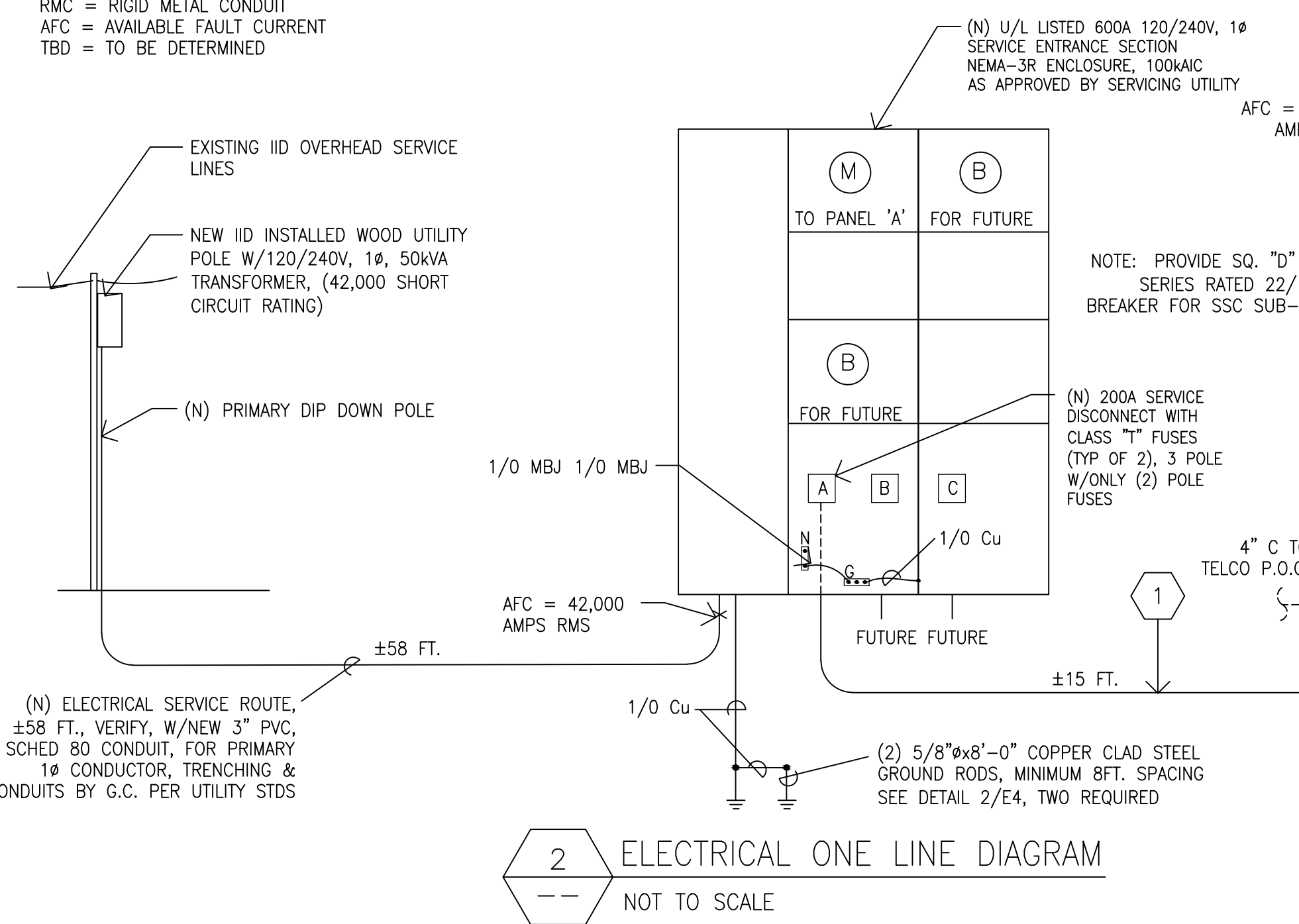


ABBREVIATIONS:

MMA = MULTI METER ASSEMBLY
MCB = MOLDED CASE CIRCUIT BREAKER
EGC = ELECTRICAL GROUNDING CONDUCTOR
ATS = AUTOMATIC TRANSFER SWITCH
E.C. = ELECTRICAL CONTRACTOR
S.C.C. = SHORT CIRCUIT CURRENT (OR AIC)
[AIC = AMPS INTERRUPTING CURRENT]
RMC = RIGID METAL CONDUIT
AFC = AVAILABLE FAULT CURRENT
TBD = TO BE DETERMINED

MARK	CONDUCTORS & CONDUIT	CONDUIT
1	(2) 3/0 AWG Cu, (1) 3/0 AWG Cu, (1) #2 AWG Cu BOND	2"

CONDUCTORS SHALL BE THWN-2, 90°C, WET & DRY



UTILITY CONTACT
IMPERIAL IRRIGATION DISTRICT
ATTN: IGNACIO ROMO
SENIOR PROJECT MANAGER
PROJECT DEVELOPMENT PLANNER
PHONE: (760) 482-3426
MOBILE: (760) 427-1590
E-MAIL: IGROMO@iid.COM

ALL CIRCUIT BREAKERS AND/OR FUSES SHALL BE SERIES RATED TO WITHSTAND THE MAXIMUM AVAILABLE FAULT CURRENT INDICATED. THE SERIES COMBINATION RATINGS SHALL BE MARKED ON THE EQUIPMENT BY THE MANUFACTURER IN ACCORDANCE WITH NEC ARTICLE 110.22 & 240.86.
NOTE:
PROVIDE WARNING LABELS PER N.E.C. 110.22 FOR BOTH THE PANEL AND MAIN DISCONNECT. THE MARKING SHALL BE READILY VISIBLE AND STATE THE FOLLOWING:
CAUTION - SERIES COMBINATION SYSTEM RATED 22KAIC/10KAIC. IDENTIFIED REPLACEMENT COMPONENTS REQUIRED.

SECURE TO WALL USING: 1/4"Ø X 3 1/2" LAG BOLT @ WOOD, OR 1/4"Ø SHEET METAL SCREWS @ METAL STUD (2 PER UNISTRUT) 3/8"Ø THREADED ROD W/ HILTI HY-150 EPOXY (ICBO# 5193) @ MIN. 3-1/2" MIN. EMB. @ SOLID CMU OR HILTI C-20 EPOXY W/ MIN. 6" EMB. (LARR# 24564) @ HOLLOW CMU

CABINET MOUNTED TO UNISTRUTS W/ MFR. SUPPLIED HARDWARE

"UNISTRUT" P1000T, LENGTH AS REQ'D.

(P) WALL

3 WALL CABINET ATTACHMENT
NOT TO SCALE

SHORT CIRCUIT CALCULATION

METERS TO PANEL

$$F = \frac{2 \times L \times I_{LL}}{n \times C \times V_{LL}}$$

$L = 15'$
 $I_{LL} = 42,000$
 $C = 13,923$
 $V_{LL} = 240$
 $n = 1$

$$F = \frac{2 \times 15 \times 42,000}{13,923 \times 240} = 0.377$$

$$M = \frac{1}{1 + F} = \frac{1}{1.377} = 0.726$$

$AFC_2 = I_{LL} \times M$
 $AFC_2 = 42,000 \times 0.726 = 30,499 \text{ AMPS}$

SHORT CIRCUIT CALCULATION

PANEL TO SSC

$$F = \frac{2 \times L \times I_{LL}}{n \times C \times V_{LL}}$$

$L = 10'$
 $I_{LL} = 30,499$
 $C = 13,923$
 $V_{LL} = 240$
 $n = 1$

$$F = \frac{2 \times 10 \times 30,499}{13,923 \times 240} = 1.183$$

$$M = \frac{1}{1 + F} = \frac{1}{2.183} = 0.462$$

$AFC_2 = I_{LL} \times M$
 $AFC_2 = 30,499 \times 0.462 = 14,111 \text{ AMPS}$

- NOTES:
- POWER CABINET INSTALLER SHALL MAKE ALL FINAL TERMINATIONS AT POWER CABINET.
 - EQUIPMENT CABINET INSTALLER SHALL MAKE ALL FINAL TERMINATIONS AT EQUIPMENT CABINET.
 - POWER CABINET INSTALLER SHALL PROVIDE AND INSTALL DC POWER CABLES READY FOR FINAL TERMINATION. DC DISTRIBUTION CABLES SHALL BE PER MANUFACTURER'S SPECIFICATIONS.
 - ASSOCIATED CIRCUIT BREAKER FOR DC DISTRIBUTION CABLES SHALL BE LEFT OPEN AND PROVIDED W/ A REMOVABLE LOCKING DEVICE OR TAG SO THAT THE BREAKER CAN NOT BE CLOSED.
 - DC CABLES SHALL BE RHH/RHW AND CABLE TRAY (CT) RATED.
 - EQUIPMENT CABINET INSTALLER TO PROVIDE DC DISTRIBUTION CABLES LUGS.
 - ALL CONDUCTORS SHALL BE DESIGNED AND INSTALLED IN ACCORDANCE W/ NEC AND LOCAL CODES.
 - SUFFICIENT SLACK SHALL BE PROVIDED TO PERMIT EQUIPMENT CABINET INSTALLER TO TERMINATE ALL CABLES.
 - ALL CABLE ENDS AT THE EQUIPMENT CABINETS SHALL BE IDENTIFIED AND TAPED.
 - GC TO COIL SUFFICIENT LENGTH OF TELCO CABLE FOR FINAL TERMINATION BY POWER CABINET INSTALLER. (IF REQUIRED)
 - SUBCONTRACTOR TO INSTALL GROUND RODS IN ACCORDANCE WITH N.E.C. ARTICLE 250
 - E.C. SHALL FURNISH & INSTALL PLAQUE STATING "SERVICE DISCONNECT"
 - ELECTRICAL METALLIC TUBING (EMT) OR RIGID NONMETALLIC CONDUIT (I.E. RIGID PVC, SCHEDULE 40, OR RIGID PVC SCHEDULE 80 FOR LOCATIONS SUBJECT TO PHYSICAL DAMAGE) SHALL BE USED FOR EXPOSED INDOOR LOCATIONS.
 - ELECTRICAL METALLIC TUBING (EMT), ELECTRICAL NONMETALLIC TUBING (ENT), OR RIGID NONMETALLIC CONDUIT (RIGID PVC, SCHEDULE 40) SHALL BE USED FOR CONCEALED INDOOR LOCATIONS.
 - GALVANIZED STEEL INTERMEDIATE METALLIC CONDUIT (IMC) SHALL BE USED FOR OUTDOOR LOCATIONS ABOVE GRADE.
 - RIGID NONMETALLIC CONDUIT (I.E. RIGID PVC SCHEDULE 40 OR RIGID PVC SCHEDULE 80) SHALL BE USED UNDERGROUND; DIRECT BURIED, IN AREAS OF OCCASIONAL LIGHT VEHICLE TRAFFIC OR ENCASED IN REINFORCED CONCRETE IN AREAS OF HEAVY VEHICLE TRAFFIC.
 - BRANCH BREAKERS SHALL BE SERIES RATED 22/10 KSCC.

verticalbridge

Clear Blue Services
3539 E ATLANTA AVE
PHOENIX, AZ 85040 602-426-9500

0 CONSTRUCTION DRAWINGS SLD 4/14/21
No. Submittal / Revision App'd Date

Drawn: SLD Date: 12/21/20
Designed: SLD Date: 12/21/20
Checked: GC Date: 12/21/20

Project Number
US-CA-5172

Project Title
US-CA-5172 WARNER PARK
ALLEY R.O.W., W. OF N. 3RD ST. NORTH OF MAGNOLIA ST. BRAWLEY, CA 92227

Engineer Stamp
REGISTERED PROFESSIONAL ENGINEER
TIM ALEXANDER
No. E18344
Exp. 3/31/2022
SIGNED, 7 MAY 2021
PRELIMINARY UNLESS SIGNED

Drawing Title
ELECTRICAL DETAILS DETAILS

Drawing Scale:
AS NOTED **CD**
Date:
04/14/21

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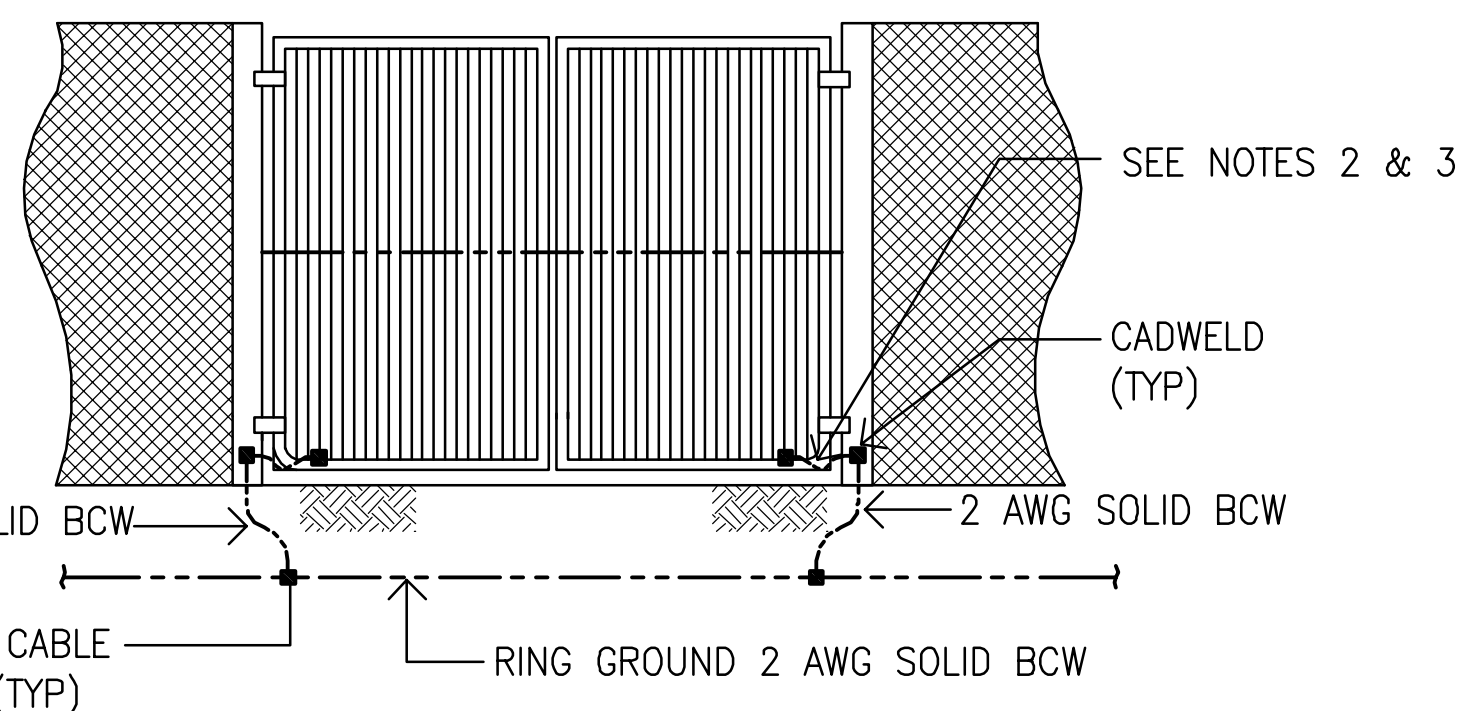
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E2

KEY DESCRIPTION

- ① SYSTEM GROUND RESISTANCE SHALL NOT EXCEED 10 OHMS. A THREE POINT SYSTEM RESISTANCE TEST SHALL BE PERFORMED BY THE CONTRACTOR IN ACCORDANCE WITH VERTICAL BRIDGE SPECIFICATIONS.
 - A. PERFORM THREE TESTS AT EACH SITE.
 - B. CONTRACTOR SHALL PROVIDE A WRITTEN REPORT CONSISTING OF THE FOLLOWING: SITE NAME, ADDRESS AND IDENTIFICATION NUMBER, DESCRIPTION OF SITE SOIL AND MOISTURE CONDITION, DESCRIPTION OF WEATHER, MODEL NUMBER OF TESTING EQUIPMENT, DATE OF LAST CALIBRATION, SITE SKETCH SHOWING LOCATION OF TEST PROBES AND ALL FIELD DATA COLLECTED (READINGS, RANGE, TEST, MILLIAMPS, ETC.)
 - C. CONTRACTOR SHALL NOTIFY THE CONSTRUCTION MANAGER IF THERE ARE ANY DIFFICULTIES PERFORMING SYSTEM RESISTANCE TESTS OR IF MEASUREMENTS ARE ABOVE 10 OHMS. THE CONSTRUCTION MANAGER SHALL PROVIDE INSTRUCTION TO THE CONTRACTOR TO INSTALL ADDITIONAL GROUNDING MEASURES TO MEET THE 10 OHM REQUIREMENT.
- ② PROPOSED TOWER GROUND RING BURIED TO A DEPTH OF 30" OR 6" BELOW THE FROST LINE, WHICHEVER IS GREATER.
- ③ BOND PROPOSED TOWER TO TOWER GROUND RING (3 PLACES TOTAL) SEE DETAIL 3/E-5.
- ④ PROPOSED COMPOUND GROUND RING BURIED TO A DEPTH OF 30" OR 6" BELOW THE FROST LINE, WHICHEVER IS GREATER.
- ⑤ BOND EQUIPMENT CABINETS TO PROPOSED GROUND RING PER MFRG. GUIDELINES (TYP.)
- ⑥ BOND GATES TO PROPOSED GROUND RING (TYP.) SEE DETAIL #2 THIS SHEET.
- ⑦ GROUND ROD, SEE DETAIL 2/E-4 (TYP.)
- ⑧ BOND PROPOSED ICE BRIDGE POSTS TO PROPOSED GROUND RING.
- ⑨ SERVICE ENTRANCE GROUND ROD., SEE DETAIL 1/E-2, & 2/E-5
- ⑩ CONNECT TOWER GROUND RING TO COMPOUND GROUND RING, TWO PLACES MIN.
- ⑪ GROUND PIPE BOLLARDS TO GROUND RING SEE DETAIL 4/E-5

EXTERIOR GROUNDING NOTES:

1. GROUNDING SHALL CONFORM TO VERTICAL BRIDGE STANDARDS AND BE PER FEDERAL, STATE AND LOCAL CODES. IN THE EVENT OF A CONFLICT, MEET THE MOST STRINGENT REQUIREMENT.
2. GROUND RODS PAST METER SHALL BE COPPER-CLAD STEEL, 5/8 INCH DIAMETER X 10 FEET IN LENGTH (MIN.)
3. ALL GROUND CONDUCTORS PAST METER SHALL BE #2 AWG SOLID BARE TINNED COPPER. MINIMUM BEND RADIUS FOR CONDUCTOR SHALL BE 8 INCHES.
4. GROUND RODS SHALL BE SPACED NOT MORE THAN 16'-0" AND NOT LESS THAN 6'-0" APART EXCEPT FOR THE TOWER GROUND RING WHICH SHALL COMPLY WITH TIA/EIA 222 (REV G).
5. CONTRACTOR SHALL ADD ADDITIONAL RODS AND CONDUCTORS OR APPROVED GROUND ENHANCING MATERIAL TO ACHIEVE LESS THAN 10 OHMS RESISTANCE TO GROUND.
6. MAINTAIN 2'-0" (TOWER) AND 3'-0" (SHELTER/EQUIPMENT) BETWEEN GROUND RINGS AND FOUNDATIONS.
7. ALL GROUNDING INSTALLATIONS SHALL BE INSPECTED AND APPROVED BY VERTICAL BRIDGE AND ANY JURISDICTION HAVING INSPECTION AND APPROVAL AUTHORITY (IF REQUIRED) BEFORE PLACING ANY BACKFILL.
8. ALL GROUNDING SPLICES AND CONNECTIONS SHALL BE MADE BY THE EXOTHERMIC WELD PROCESS (CADWELD OR EQUIVALENT). COAT ALL WELDS WITH A ZINC RICH PAINT.



NOTES:

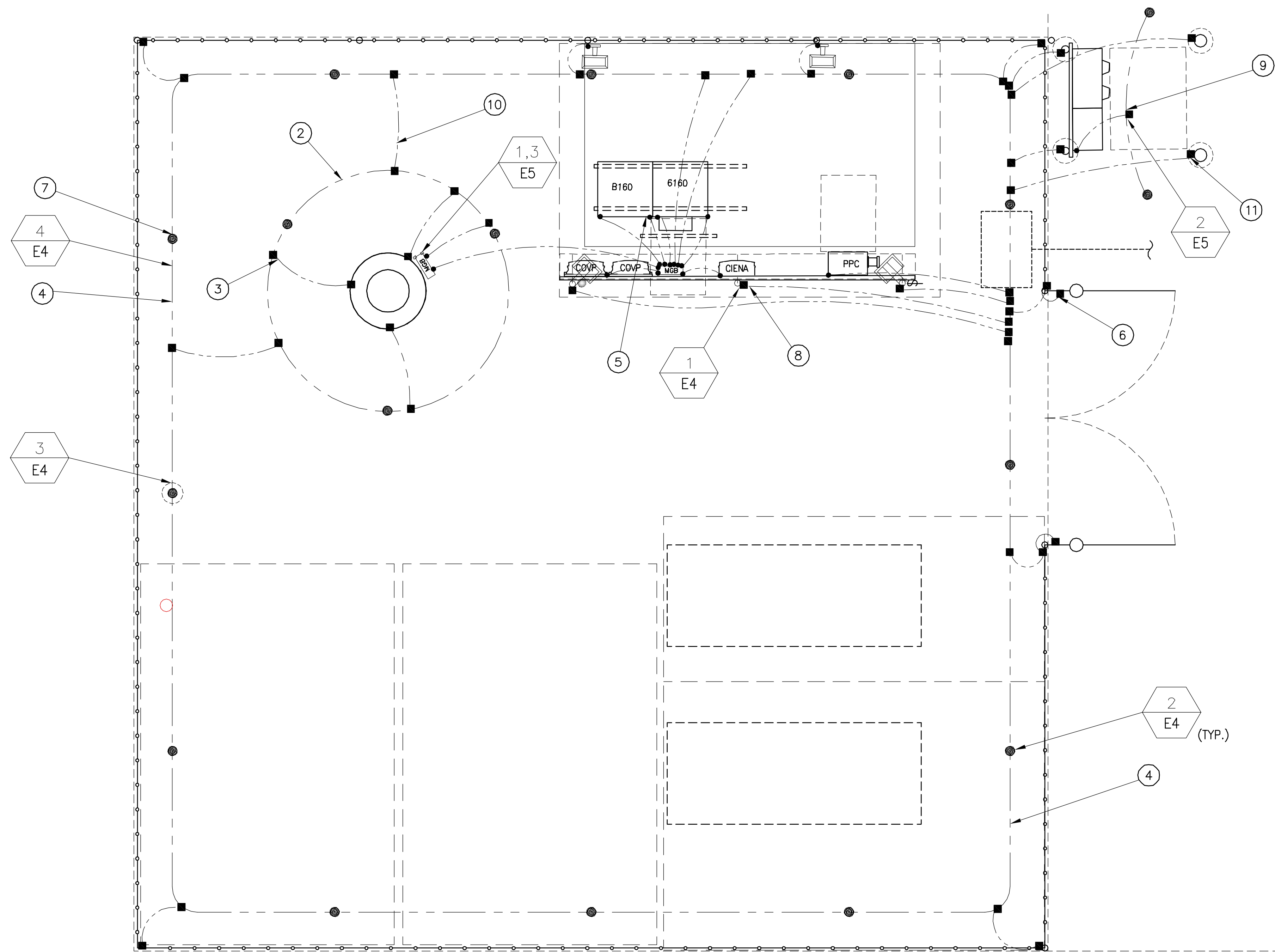
1. THE 2 AWG, BCW, FROM THE RING GROUND SHALL BE CADWELDED TO THE POST ABOVE GRADE.
2. GATE JUMPER SHALL BE 4/0 AWG WELDING CABLE OR FLEXIBLE COPPER BRAID BURNDY TYPE B WITH SLEEVES ON EACH END DESIGNED FOR EXOTHERMIC WELDING.
3. GATE JUMPER SHALL BE INSTALLED SO THAT IT WILL NOT BE SUBJECTED TO DAMAGING STRAIN WHEN GATE IS FULLY OPEN IN EITHER DIRECTION.

② GATE GROUNDING DETAIL
SCALE: N.T.S.

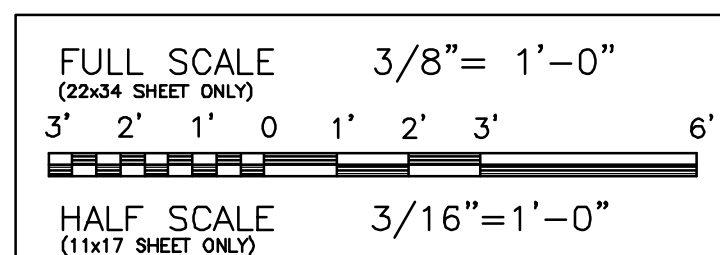
- LEGEND:**
- MECHANICAL CONNECTION
 - CADWELD CONNECTION
 - GROUND ROD
 - ⊙ GROUND ROD WITH TEST WELL
 - ▭ ANTENNA GROUND BAR
 - ▭ MGB



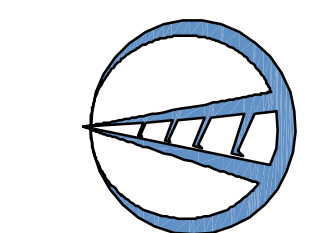
THE LOCATION, SIZE AND TYPE OF MATERIAL OF EXISTING UTILITIES INDICATED ON THE PLANS IS NOT REPRESENTED AS BEING ACCURATE, SUFFICIENT OR COMPLETE. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE THE ACTUAL LOCATION OF ALL SUCH FACILITIES, INCLUDING THE SERVICE CONNECTIONS TO UNDERGROUND UTILITIES. PRIOR TO CONSTRUCTION THE CONTRACTOR SHALL NOTIFY THE UTILITY COMPANIES OF HIS OPERATIONAL PLANS AND SHALL OBTAIN FROM THE RESPECTIVE UTILITY COMPANIES DETAILED INFORMATION AND ASSISTANCE RELATIVE TO THE LOCATION OF THEIR FACILITIES AND THE WORKING SCHEDULE OF THE COMPANIES FOR REMOVAL OR ADJUSTMENT WHERE REQUIRED. IN THE EVENT AN UNEXPECTED UTILITY INTERFERENCE IS ENCOUNTERED DURING CONSTRUCTION, THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE UTILITY COMPANY OF JURISDICTION. THE ENGINEER SHALL ALSO BE IMMEDIATELY NOTIFIED.



① GROUNDING PLAN
SCALE: 3/16" = 1'-0" (11x17)
SCALE: 3/8" = 1'-0" (22x34)



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No.	Submittal / Revision	App'd	Date
0	CLIENT CHANGE TO FIBER	SLD	4/28/21
1	CLIENT REVISIONS ADD	SLD	4/28/21
0	CONSTRUCTION DRAWINGS	SLD	4/28/21

Drawn: SLD Date: 12/21/20
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Project Number
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US-CA-5172 WARNER PARK
ALLEY R.O.W., W. OF N. 3RD ST.
NORTH OF MAGNOLIA ST.
BRAWLEY, CA 92227



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Drawing Title
GROUNDING PLAN

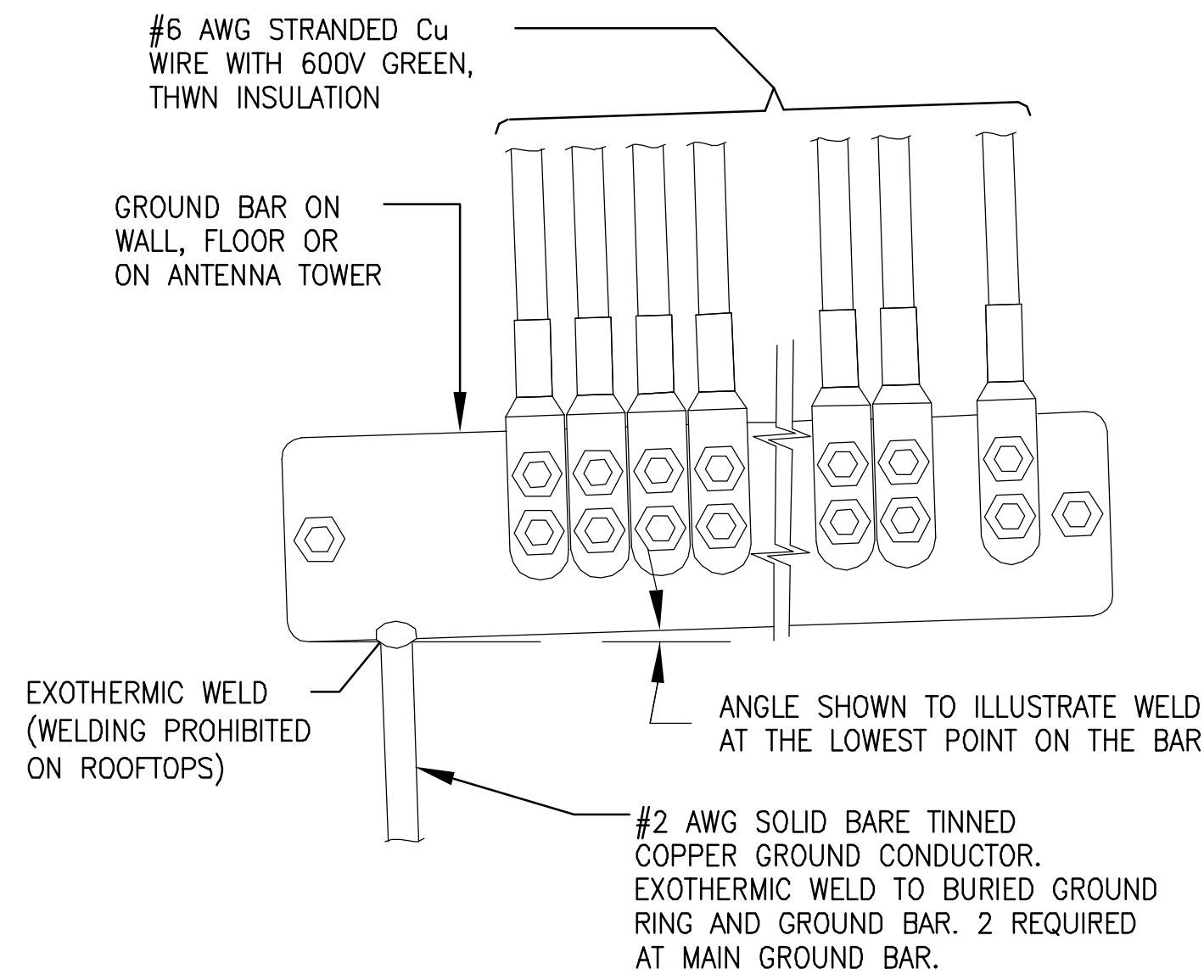
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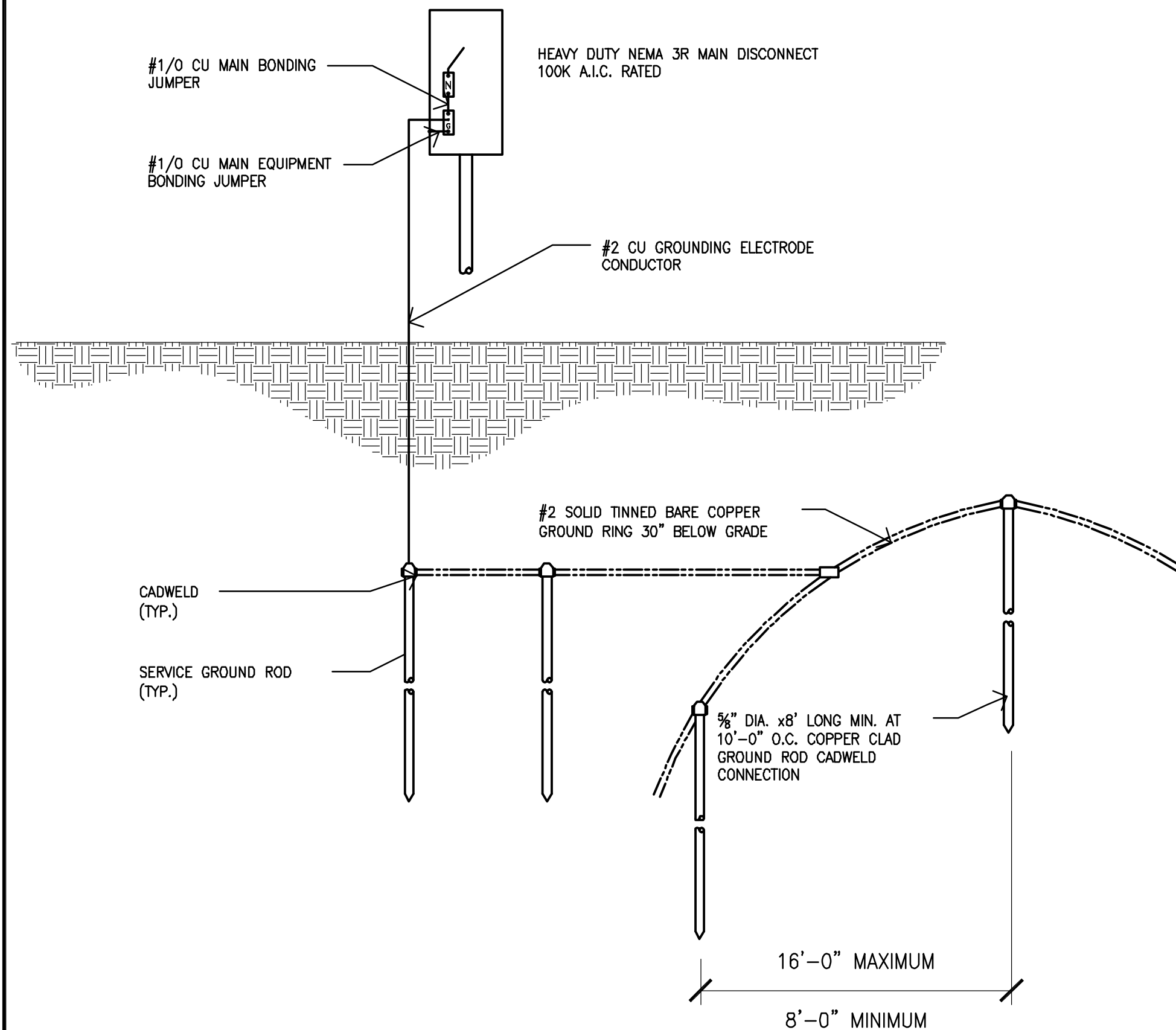
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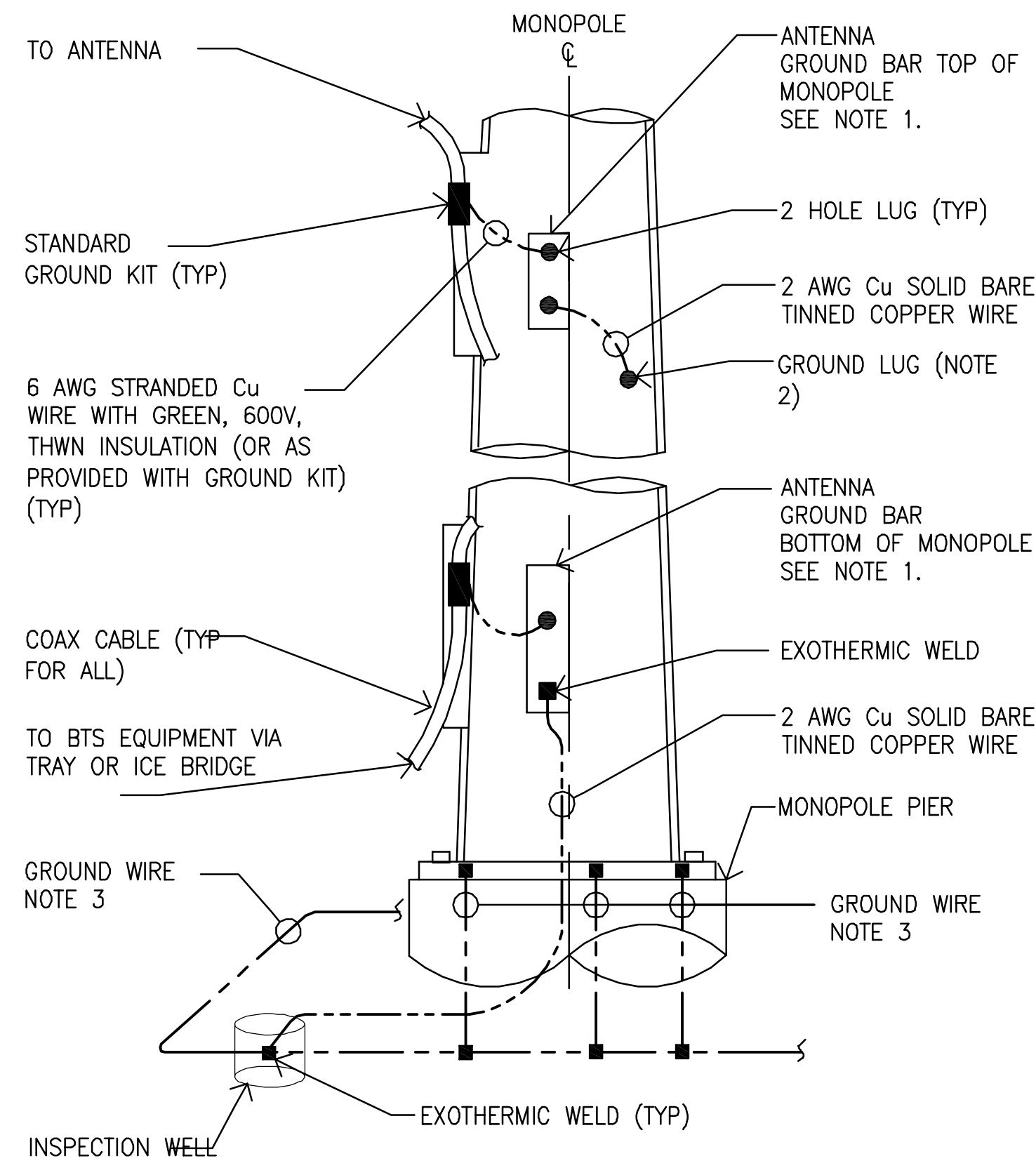


1 INSTALLATION OF GROUND WIRE TO COAX CABLE GROUND BAR
 -- NOT TO SCALE

NOTE:
 GROUNDING SHALL COMPLY WITH N.E.C. 250.26, 250.30, 250.52(A)(2),(3),(4)&(5) & 250.102(C) FOR GROUNDING AND BONDING AT THE SERVICE ENTRANCE EQUIPMENT.



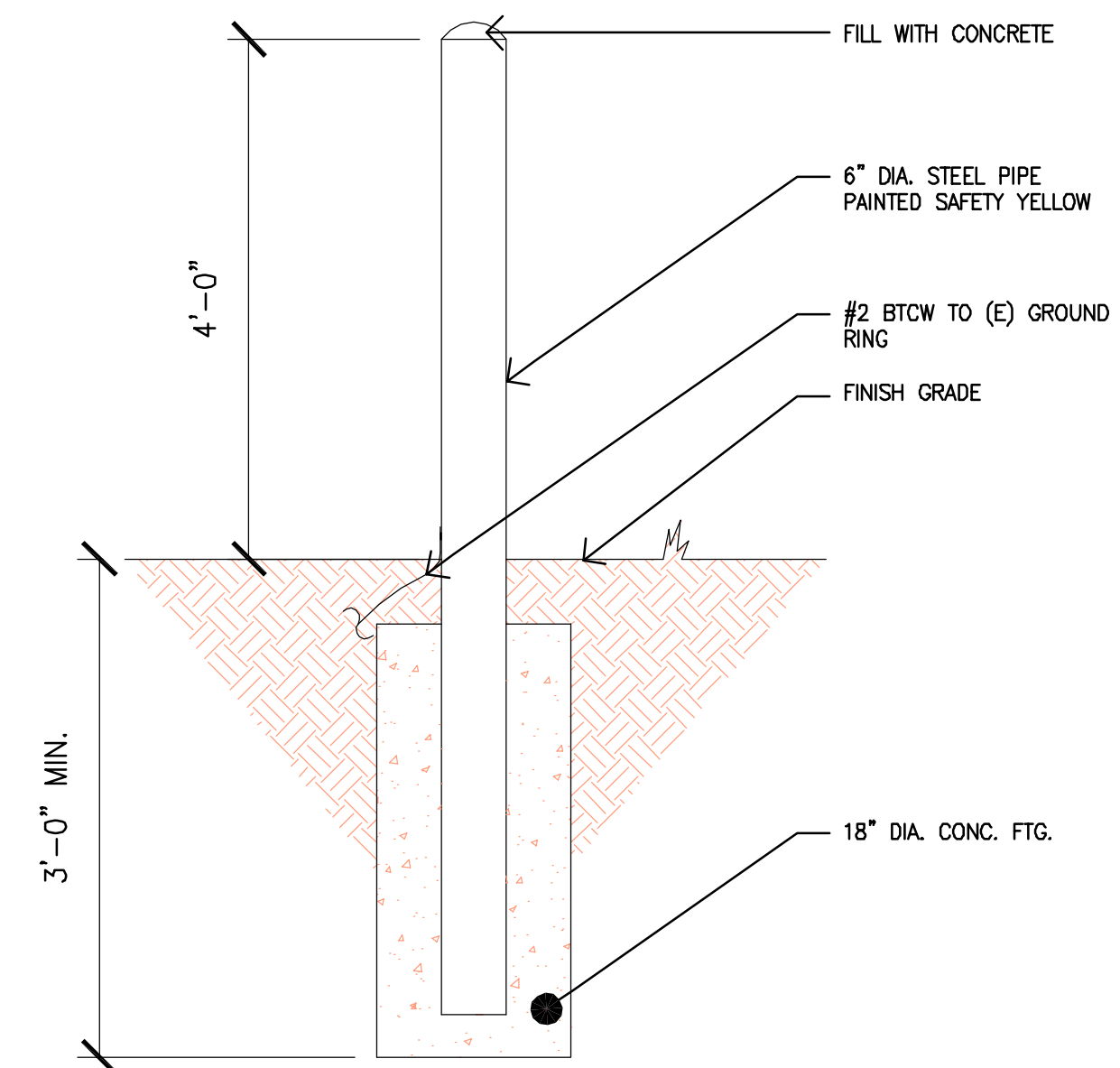
2 SERVICE GROUNDING DETAIL
 -- NOT TO SCALE



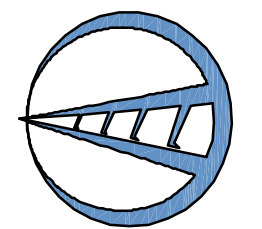
NOTES:

1. NUMBER OF GROUND BARS MAY VARY DEPENDING ON THE TYPE OF MONOPOLE, ANTENNA LOCATION AND CONNECTION ORIENTATION. COAXIAL CABLES EXCEEDING 200 FEET IN/ON THE POLE SHALL HAVE GROUND KITS AT THE MIDPOINT. PROVIDE AS REQUIRED.
2. EXOTHERMIC WELDS ON TOWER PERMITTED ONLY WITH EXPRESS APPROVAL OF TOWER MANUFACTURER OR CONTRACTORS STRUCTURAL ENGINEER. WELDS TO GALVANIZED SURFACE SHALL BE SPRAYED WITH GALVANIZING PAINT. USE LUGS PROVIDED FOR THE PURPOSE. ALL MECHANICAL CONNECTIONS SHALL BE TREATED WITH AN ANTI-OXIDANT COATING.
3. ALL TOWER GROUNDING SYSTEMS SHALL COMPLY WITH THE REQUIREMENTS OF ANSI/TIA 222. FOR TOWERS BEING BUILT TO REV G OF THE STANDARD, THE WIRE SIZE OF THE BURIED GROUND RING AND CONNECTIONS BETWEEN THE TOWER AND THE BURIED GROUND RING SHALL BE 2/0 AWG. STRANDED IN ADDITION, THE MINIMUM LENGTH OF THE GROUND RODS SHALL BE INCREASED FROM 8 FEET TO 10 FEET.

3 ANTENNA CABLE GROUNDING - MONOPOLE
 -- NOT TO SCALE



4 PIPE BOLLARD DETAIL
 -- NOT TO SCALE

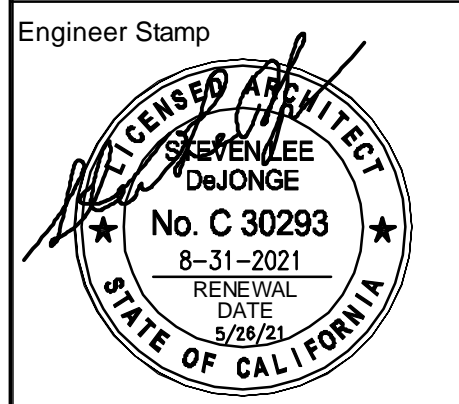


No.	Submital / Revision	App'd	Date
0	CLIENT CHANGE TO FIBER	SLD	4/20/21
1	CLIENT GENERATOR ADD	SLD	4/28/21
0	CONSTRUCTION DRAWINGS	SLD	4/8/21

Drawn: SLD Date: 12/21/20
 Designed: SLD Date: 12/21/20
 Checked: GC Date: 12/21/20

Project Number
 US-CA-5172

Project Title
 US-CA-5172
 WARNER PARK
 ALLEY R.O.W., W. OF N. 3RD ST.
 NORTH OF MAGNOLIA ST.
 BRAWLEY, CA 92227



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Drawing Title
 GROUNDING DETAILS
 DETAILS

Drawing Scale:
 AS NOTED
 Date:
 04/20/21
CD

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Drawing Number
E5

Information as of Lien Date

January 1st 2020

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Property Information

Assessor ID Number

046-121-003-000

Tax Rate Area (TRA)

001001

Last Recording Date

Current Doc No.

200000000000

Property Type

GOVERNMENT

Acres

4.98

Lot Size(SqFt)

N 481 FT OF E 452 FT 5 AC MOL RAMSDELLS SUB
OF BLK
ACTIVE

Asmt Description

Asmt Status

Roll Values

Land

Structure

Fixtures

Growing

Total Land and Improvements

Manufactured Home

Personal Property

Homeowners Exemption

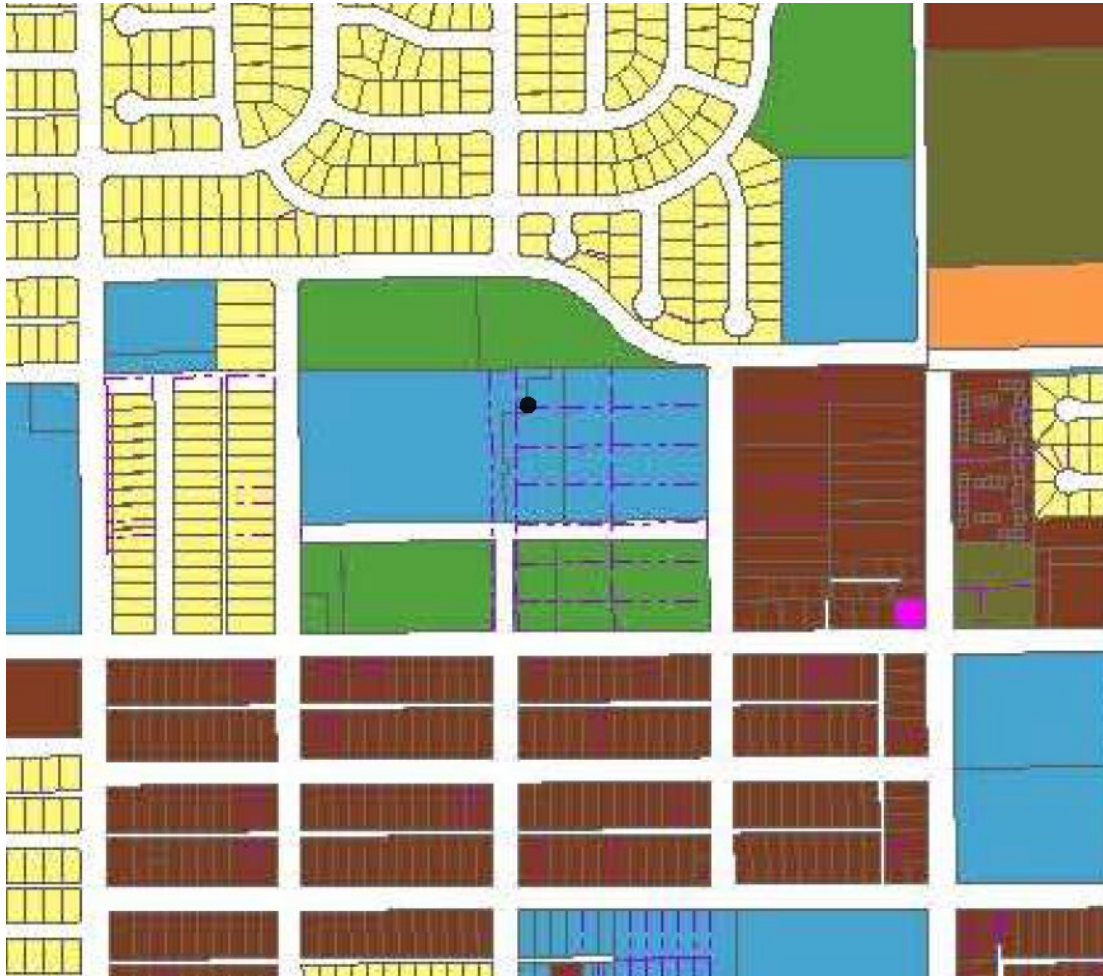
Other Exemption

Net Assessment

Navigation

[New Search](#)

US-CA-5172: Warner Park Alley
WARNER PARK
R.O.W. of N. 3rd St., North of
Magnolia St.
Brawley, CA 92227



Official Zoning Map

LEGEND

- | | |
|--------------------------------|---------------------------------|
| R-A Residential Agriculture | C-P Service and Professional |
| R-E Residential Estates | C-1 Neighborhood Commercial |
| R-1 Residential Single Family | C-2 Medium Commercial |
| R-2 Residential Low Density | C-3 Heavy Commercial |
| R-3 Residential Medium Density | M-1 Light Manufacturing |
| MHP Mobilehome Park | M-2 Heavy Manufacturing |
| R Recreation | P-F Public Facilities |
| A-1 Light Agriculture | P-D Planned Development* |
| Parks | M-U Mixed Used Overlay District |
| City Lot | |
| Rail Road | |
| Road | |
| City Boundary | |

Updated June 2017
 City of Brawley
 Planning Department



* The zoning within a Planned Development Zone may vary somewhat from the Zoning Ordinance standards. These variances, if any, may be found in the Planned Development's respective Specific Plan.