

SCOPE OF DESIGN:
SITE GRADING (INCLUDING EXCAVATION & BACKFILL), CONSTRUCTION OF DEBRIS CAPTURE WALLS, ASSOCIATED DRAINAGE FEATURES, & CORRESPONDING EROSION & SEDIMENT CONTROL.

FOR FOUNDATION PLANS OF THE PROPOSED RESIDENTIAL
STRUCTURE, SEE THE ARCHITECTURAL PLANS BY I.C.E. DESIGN, INC.

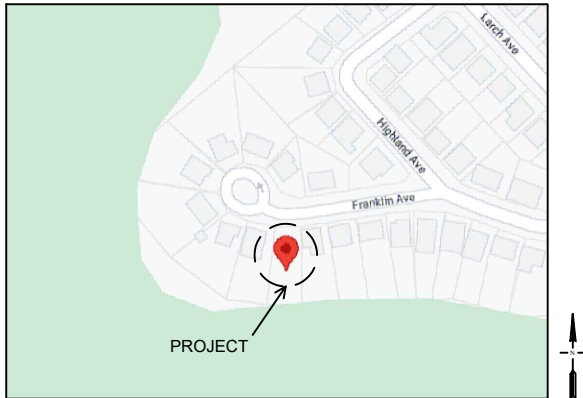
SITE DATA:
APN #: 175-312-01
OCCUPANCY: R-3
ZONING DISTRICT: N/A
HEIGHT & BULK DISTRICTS: N/A
SITE COORDINATES: 37.665292°N, 122.415926°W

PRIMARY DESIGN STANDARDS & REFERENCES:

1. CITY OF SOUTH SAN FRANCISCO BUILDING & MUNICIPAL CODE.
2. COUNTY OF SAN MATEO BUILDING REGULATIONS, AS APPLICABLE.
3. 2022 CALIFORNIA BUILDING CODE.
4. ASCE/SEI 7-16 MINIMUM DESIGN LOADS & ASSOCIATED CRITERIA FOR BUILDINGS & OTHER STRUCTURES.
5. ACI 318-19 BUILDING CODE REQUIREMENTS FOR STRUCTURAL CONCRETE & COMMENTARY.
6. PROJECT GEOTECHNICAL REPORT BY MICHELUCCI & ASSOCIATES, INC. DATED 7/11/23 WITH CORRESPONDING UPDATES.

DESIGN PLANS FOR: DEBRIS CAPTURE WALLS, GRADING, & DRAINAGE





**52 FRANKLIN AVE
SOUTH SAN FRANCISCO, CA 94080**



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SYMBOLS & DESCRIPTIONS:

 CONCRETE
 EARTH
 STEEL
 ROCK/GRAVEL

PRIMARY DESIGN LOADS & DATA:
NOTE: VALUES PER GEOTECHNICAL REPORT.
DESIGNED USING LOAD AND RESISTANCE FACTOR DESIGN
BEDROCK DEPTH: 8'± BELOW GRADE.

CROSS-LOT WALL (GREATER OF):
IMPACT FORCE = 8.5 KIPS/FT OVER BOTTOM 6.6'.
EQUIVALENT FLUID PRESSURE = 124 PSF/FT OVER 10' HEIGHT.

SIDE-LOT WALLS:
EQUIVALENT FLUID PRESSURE = 124 PSF/FT OVER WALL HEIGHT.



GENERAL SPECIFICATIONS

CODES & RELATED DOCUMENTS:
CODES & STANDARDS LISTED IN THESE SPECIFICATIONS REPRESENT THE MINIMUM REQUIREMENTS FOR WORK NOT OTHERWISE SPECIFIED BY MORE DETAILED OR MORE STRINGENT REQUIREMENTS IN THESE PLANS. IN THE CASE OF CONFLICTING STANDARDS APPLICABLE TO THE SAME WORK, THE MORE STRINGENT STANDARD SHALL GOVERN.

PLANS & SPECIFICATIONS:
ALL DIMENSIONS & LAYOUT SHALL BE VERIFIED IN THE FIELD BY THE CONTRACTOR PRIOR TO COMMENCING WORK OR ORDERING MATERIALS. CONTRACTOR SHALL BE FAMILIAR WITH ALL PARTS OF THE PLANS & SPECIFICATIONS & SHALL BRING ANY ITEMS REQUIRING CLARIFICATION TO THE ATTENTION OF THE ENGINEER PRIOR TO COMMENCING WORK. CONTRACTOR SHALL MAINTAIN A LEVEL OF FAMILIARITY WITH THE ENTIRE SET OF PLANS & SPECIFICATIONS TO ENSURE EARLIER PORTIONS OF THE PROJECT ARE CONSTRUCTED TO PROPERLY ACCOMMODATE SUBSEQUENT WORK. WHERE NOTES OR DETAILS ARE NOT SHOWN FOR ANY SECTION OF THE WORK, IT SHALL BE CONSTRUCTED USING THE SAME DETAILS SPECIFIED FOR SIMILAR PORTIONS SHOWN ELSEWHERE ON THESE PLANS FOR SIMILAR CONDITIONS.

DIMENSIONS:
THESE PLANS HAVE BEEN CREATED FOR PRINTING ON 11x17 SHEETS
DRAWINGS SHALL NOT BE SCALED TO OBTAIN DIMENSIONS
CONTRACTOR SHALL VERIFY ALL EXISTING SITE CONDITIONS
DIMENSIONS, & ELEVATIONS OF THESE PLANS, AS WELL AS THE
PROVISIONS OF ALL CONSTRUCTION DOCUMENTS, & REPORT ANY
CONFLICTS TO THE ENGINEER PRIOR TO COMMENCING WORK.

ENGINEER OF RECORD (E.O.R.):
BERNS INFRASTRUCTURE IS THE CIVIL E.O.R. FOR THE GRADING
DRAINAGE, & DEBRIS CAPTURE WALL DESIGNS CONTAINED AS PART
OF THESE PLANS. MENTION OF "ENGINEER" IN THESE PLANS SHALL
REFER TO BERNS INFRASTRUCTURE. MICHELUCCI & ASSOCIATES, INC
IS THE GEOTECHNICAL E.O.R. FOR THE PROJECT AND MAINTAINS
OWNERSHIP OVER THEIR RESPECTIVE SCOPE OF SERVICES &
DELIVERABLES.

CHANGES TO THE WORK:
CONTRACTOR SHALL NOT DEVIATE FROM THE PLANS OR SPECIFICATIONS, OR SUBSTITUTE ANY ITEM, WITHOUT THE ENGINEER'S PRIOR APPROVAL. REQUESTS FOR CHANGES OR SUBSTITUTIONS SHALL BE IN WRITING & WHERE RELEVANT, SHALL INCLUDE ADDITIONAL INFORMATION (I.E. MANUFACTURER'S

SPECIFICATIONS, PHOTOS, ETC). CONTRACTOR SHALL SUBMIT REQUESTS TO THE ENGINEER AT LEAST 72 HOURS PRIOR TO THE TIME APPROVAL IS REQUIRED. CHANGES OR SUBSTITUTIONS REQUESTED BY THE CONTRACTOR OR OWNER SHALL NOT BE INCORPORATED INTO THE WORK WITHOUT THE ENGINEER'S PRIOR APPROVAL.

PRODUCT AVAILABILITY:
CERTAIN PRODUCTS OR MATERIALS SPECIFIED MAY REQUIRE SPECIAL ORDERING. CONTRACTOR SHALL BE RESPONSIBLE FOR IDENTIFYING NON-STOCK ITEMS & ORDERING IT WITH SUFFICIENT LEAD TIME TO AVOID SCHEDULING PROBLEMS.

PROJECT SAFETY:
CONTRACTOR SHALL BE RESPONSIBLE FOR ENSURING WORK
COMPLIES WITH ALL APPLICABLE FEDERAL, STATE, & LOCAL SAFETY
LAWS & STATUTES, AS WELL AS THE REGULATIONS OF AGENCIES WITH
JURISDICTION. THE ENGINEER SHALL NOT BE HELD RESPONSIBLE FOR
ENFORCING SAFETY REGULATIONS.

RECORDS:
RECORDS SHALL BE KEPT FOR ALL MATERIAL USED. RECORDS SHALL BE PROVIDED TO THE ENGINEER UPON REQUEST. EXAMPLES OF RECORDS INCLUDE INSTALLATION CHECK LISTS, MATERIAL PURCHASE RECEIPTS, JOBSITE PHOTOS, ETC. PHOTOS SHALL BE TAKEN FOR ALL FEATURES & DURING ALL STAGES OF CONSTRUCTION. THESE PHOTOS SHALL BE PROVIDED TO THE ENGINEER UPON REQUEST.

RIGGING & PICKING:
PLANS ARE DRAWN SHOWING THE FINAL CONFIGURATION OF
COMPONENTS. CONTRACTOR IS RESPONSIBLE FOR DESIGN &
IMPLEMENTATION OF ANY SHORING, FORMWORK, MISC. FALSEWORK,
RIGGING, PICKING, OR TRANSPORT WHICH MAY BE NECESSARY PRIOR
TO COMPLETION OF ASSEMBLY UNLESS NOTED OTHERWISE.

UTILITIES:
CONTRACTOR SHALL VERIFY THE LOCATIONS, DIMENSIONS, AND DEPTHS OF ALL UTILITIES PRIOR TO THE START OF CONSTRUCTION. NOTIFY THE ENGINEER OF ANY UTILITY CONFLICTS DISCOVERED. CONTRACTOR HAS FULL RESPONSIBILITY TO AVOID SUB-SURFACE UTILITIES AND CONSTRUCTION FEATURES (EXISTING OR PROPOSED) UNLESS OTHERWISE CALLED TO BE REMOVED OR RELOCATED.

SURVEY:
CONTRACTOR IS RESPONSIBLE FOR PROTECTING ANY STAKES, HUBS,

OR MARKERS PLACED BY SURVEYORS FOR THE DURATION OF THE JOB.

CONSTRUCTION METHODS:
CONTRACT DRAWINGS & SPECIFICATIONS REPRESENT THE FINISHED
STRUCTURE & DO NOT INDICATE METHODS, PROCEDURES, OR
SEQUENCES OF CONSTRUCTION. CONTRACTOR IS RESPONSIBLE FOR
THE STABILITY OF THE STRUCTURE PRIOR TO THE COMPLETION OF
CONSTRUCTION AND SHALL PROVIDE ANY NECESSARY TEMPORARY
BRACING, DESIGN, CONSTRUCTION, & ADEQUACY OF TEMPORARY
BRACING, SHORING, FALSEWORK, & FORMWORK ARE THE
RESPONSIBILITY OF THE CONTRACTOR.

MATERIAL SPECIFICATIONS:

DRILLED SHAFTS:
30" DIAMETER, LENGTHS AS NOTED

REBAR:
UNCOATED STEEL, GRADE 60 ($f_y = 60$ KSI). SEE C2 FOR ADDITIONAL SPECIFICATIONS.

CONCRETE:
ALL WALL, FOOTING, AND PIER CONCRETE TO BE $f'_c = 4,000$ PSI
CONSTRUCT WALLS WITH 3/4" CHAMFER AT ALL EXPOSED EDGES. SEE
C2 FOR ADDITIONAL SPECIFICATIONS.

TIMBER:
PLANKS AT DEBRIS CAPTURE ACCESS SHALL BE PARALLAM PSL 1.8E (f_b = 2,400 PSI), SIZED AS NOTED IN THESE PLANS, WITH PRESERVATIVE TREATMENT FOR EXTERIOR APPLICATION.

STEEL ANGLES:
A992 ($f_y = 50$ KSI), PAINTED OR GALVANIZED TO PROTECT FROM CORROSION. SIZE AS NOTED.

WEDGE ANCHORS:
TRUBOLT BY REDHEAD, OR APPROVED EQUIVALENT. SIZE AS NOTED.

CONCRETE TURF PAVERS:
OPEN-GRID PATTERN PERMEABLE CONCRETE PAVERS SUPPORTING
4,000 PSI (MINIMUM) RATED LOAD. INSTALL PER MANUFACTURER'S
INSTRUCTIONS.

INSPECTION & MONITORING REQUIREMENTS

CONTRACTOR SHALL HAVE THE PROJECT INSPECTED BY THE ENGINEER, OR A REPRESENTATIVE DESIGNATED BY THE ENGINEER, WHEN REQUIRED BY THE ENGINEER, OWNER, OR LOCAL BUILDING DEPARTMENT. CONTRACTOR SHALL NOTIFY THE ENGINEER AT LEAST ONE WEEK IN ADVANCE OF THE TIME INSPECTIONS ARE NEEDED.

WHEN APPLICABLE, CONTRACTOR SHALL REFER TO THE ARCHITECTURAL SPECIFICATIONS & THE GEOTECHNICAL REPORT FOR INFORMATION REGARDING ADDITIONAL INSPECTIONS REQUIRED BY THE ARCHITECT, ENGINEER, OR GEOTECHNICAL ENGINEER.

LONG-TERM INSPECTION & MAINTENANCE:

OWNER SHALL REGULARLY INSPECT THE DEBRIS CAPTURE AREA, DEBRIS ACCESS TIMBERS, AND DRAINAGE FEATURES (PIPES AND V-GUTTERS). REMOVE ANY DEBRIS FLOW BUILDUP FROM THE DEBRIS CAPTURE AREA AS SOON AS WEATHER PERMITS - BUT NO LATER THAN TWO WEEKS AFTER DEBRIS FLOW EVENT. REMOVE DRAINAGE BLOCKAGES IMMEDIATELY TO ALLOW SURFACE WATER RUNOFF FLOW THROUGH DRAINAGE FEATURES. REPLACE ACCESS TIMBER PLANKS WHEN ROT OR OTHER SIGNS OF STRUCTURAL DETERIORATION BECOME EVIDENT.

COMMONLY USED ACRONYMS:

&G	CURB & GUTTER
CBC	CALIFORNIA BUILDING CODE
C.J.	CONSTRUCTION JOINT
CO	CLEAN OUT
DI	DROP INLET
(E)	EXISTING
EL	ELEVATION
EMBED.	EMBEDMENT
HORZ.	HORIZONTAL
MAX.	MAXIMUM
MIN.	MINIMUM
MH	MANHOLE
(N)	NEW / PROPOSED
N/A	NOT APPLICABLE
N.T.S.	NOT TO SCALE
O.C.	ON CENTER
O/H	OVERHEAD
PL	PROPERTY LINE
PP	POWER POLE
RH	RETAINED HEIGHT
R/W	RIGHT-OF-WAY
RW	RETAINING WALL
T.O.F.	TOP OF FOOTING
TYP.	TYPICAL
(TYP)	TYPICAL
U.N.O.	UNLESS NOTED OTHERWISE
VERT.	VERTICAL
V.I.F.	VERIFY IN FIELD
W/	WITH
W/O	WITHOUT
"	INCH/INCHES
'	FOOT/FEET
#	POUND OR NUMBER
&	AND
@	AT
°	DEGREES
Ø	DIAMETER
±	PLUS OR MINUS
∠	ANGLE
ℓ	CENTERLINE



Sealed: 9/6/23
Expires: 9/30/25

<div>DESIGNER</div> <div>BERNS INFRASTRUCTURE, LLC</div> <div>1345 N. JEFFERSON STREET #434 MILWAUKEE, WI 53202</div> <div>WWW.BERNSINFRASTRUCTURE.COM</div>	<div>PROJECT</div> <div>52 FRANKLIN AVE SOUTH SAN FRANCISCO, CA</div>	<div>SHEET TITLE</div> <div>GENERAL INFORMATION & SPECIFICATIONS</div>	<div>REV.</div>	<div>DATE</div>	<div>VERSION DESCRIPTION</div>	<div>SCALE</div>
	<div>CLIENT</div> <div>JUAN PEDRO DIAZ 23 CARLSBAD CT, S. SAN FRANCISCO, CA</div>			9/6/23	PRELIMINARY - NOT FOR CONSTRUCTION	N/A
						<div>SHEET</div> <div>C1</div>



KEY

(E) MINOR CONTOUR	
(E) MAJOR CONTOUR	
(N) MINOR CONTOUR	
(N) MAJOR CONTOUR	
PROPERTY LINE	
FENCE	

- NOTES:
- LAYOUT & DIMENSIONS SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO COMMENCING WORK. REPORT DISCREPANCIES TO THE ENGINEER IMMEDIATELY.
 - REMOVE PRIOR DEBRIS FLOW MATERIAL WHERE SHOWN. REUSE SUITABLE MATERIAL FOR ON-SITE FILL, EITHER AS STRUCTURAL FILL OR LANDSCAPE FILL. UNSUITABLE MATERIAL TO BE DISPOSED OF OFF SITE. SEE C4 FOR NEW CONTOURS.
 - REMOVE (E) V-GUTTER WHERE PASSING THROUGH (N) STRUCTURE FOOTPRINT & REPLACE WITH APPROVED PIPE THROUGH (N) FOUNDATIONS - SEE C4. ORGANICS & OTHER UNSUITABLE SOILS SHALL BE REMOVED AS REQUIRED PER THE PROJECT GEOTECHNICAL REPORT.



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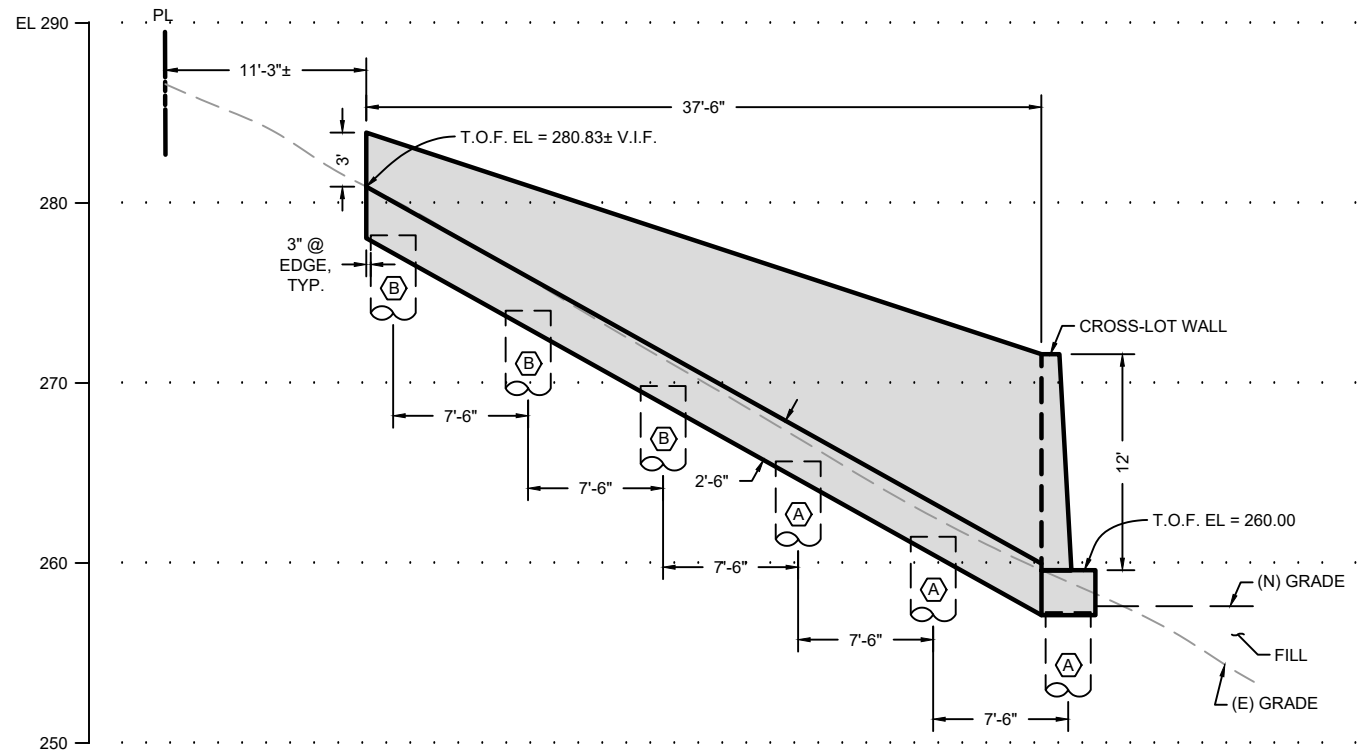
PROJECT
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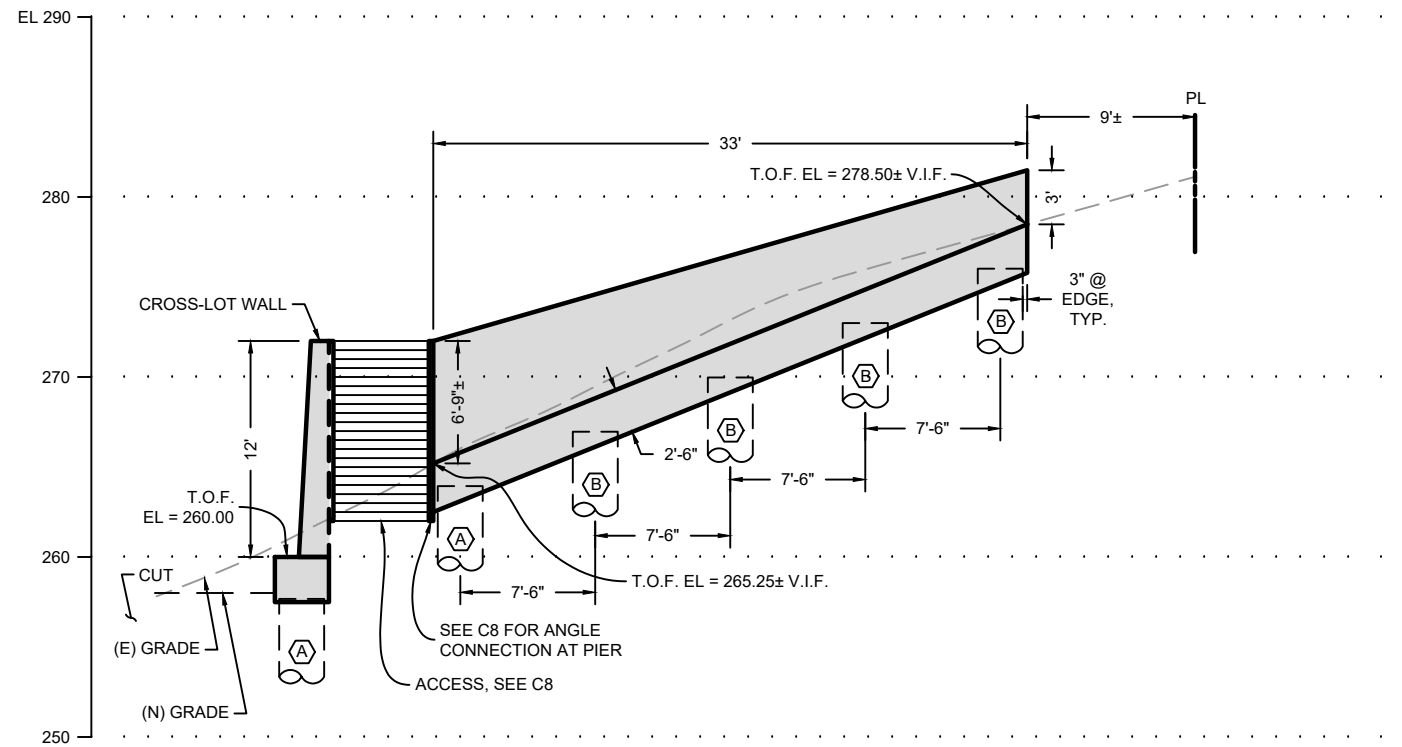
SHEET TITLE

REMOVAL PLAN

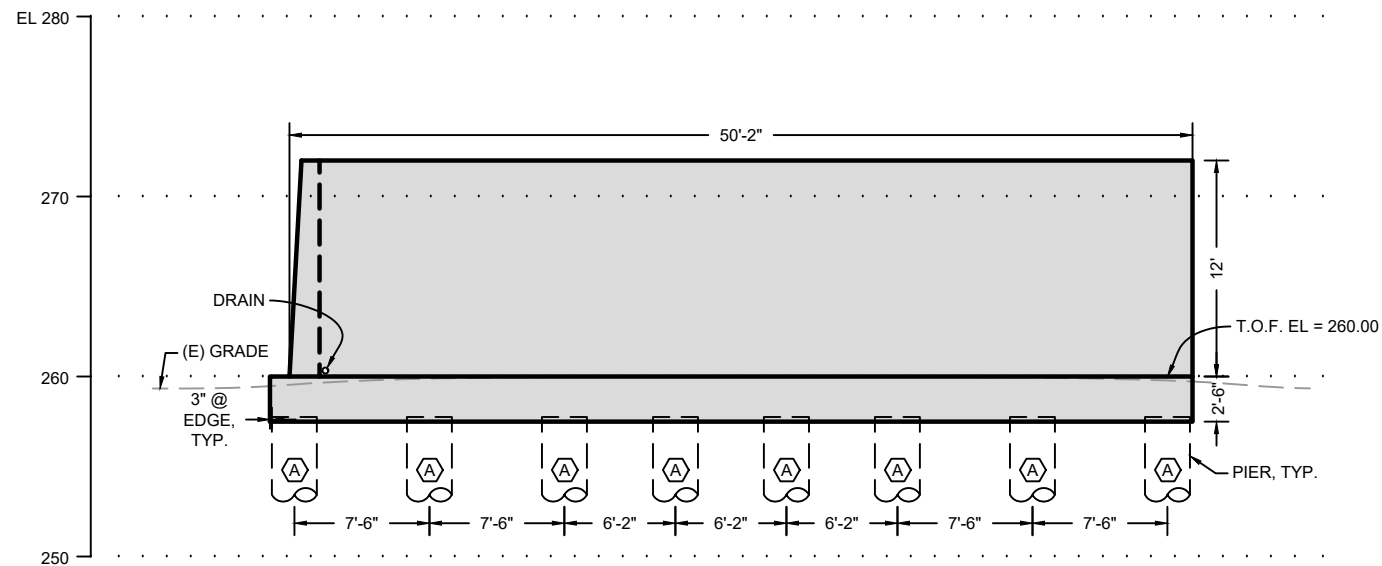
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	9/6/23	PRELIMINARY - NOT FOR CONSTRUCTION	3/32"=1'
			SHEET
			C3



1 EAST SIDE-LOT WALL PROFILE
SCALE: NTS



2 WEST SIDE-LOT WALL PROFILE
SCALE: NTS



3 CROSS-LOT WALL PROFILE
SCALE: NTS

- NOTES:
- LAYOUT & DIMENSIONS SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO COMMENCING WORK. REPORT DISCREPANCIES TO THE ENGINEER IMMEDIATELY.
 - PROFILES SHOWN ARE TAKEN ALONG FACE-OF-WALL CALLOUTS PER C4.
 - TOP OF GRADE BEAM IS ALSO REFERRED TO AS TOP OF FOOTING.
 - LANDSCAPING & STAIRWAY WALLS NOT SHOWN FOR CLARITY. SEE ARCH. PLANS.

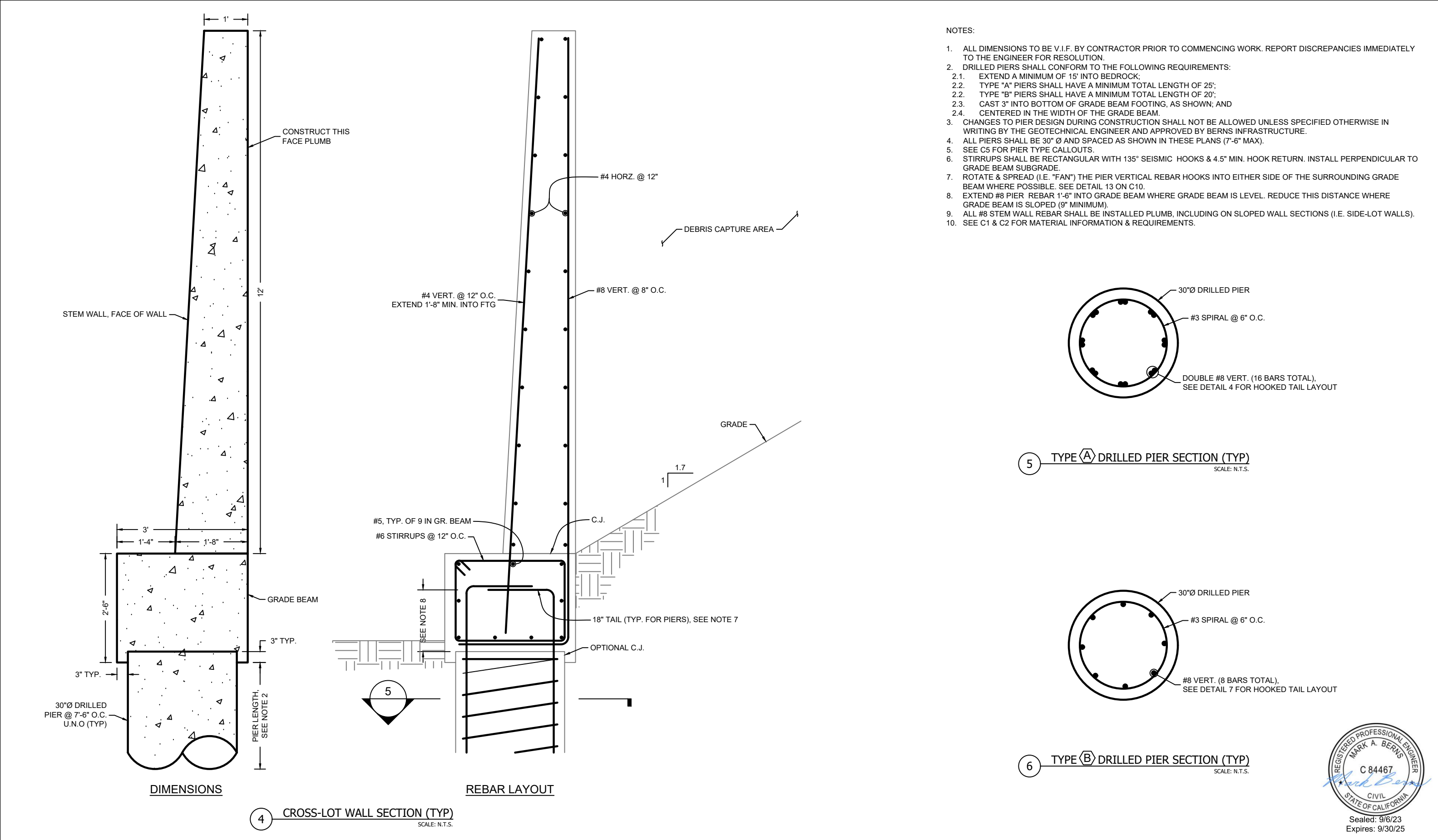
KEY

DRILLED PIER TYPE, SEE C6 & C7 FOR DETAILS



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				9/6/23	PRELIMINARY - NOT FOR CONSTRUCTION	AS NOTED
						SHEET
						C5

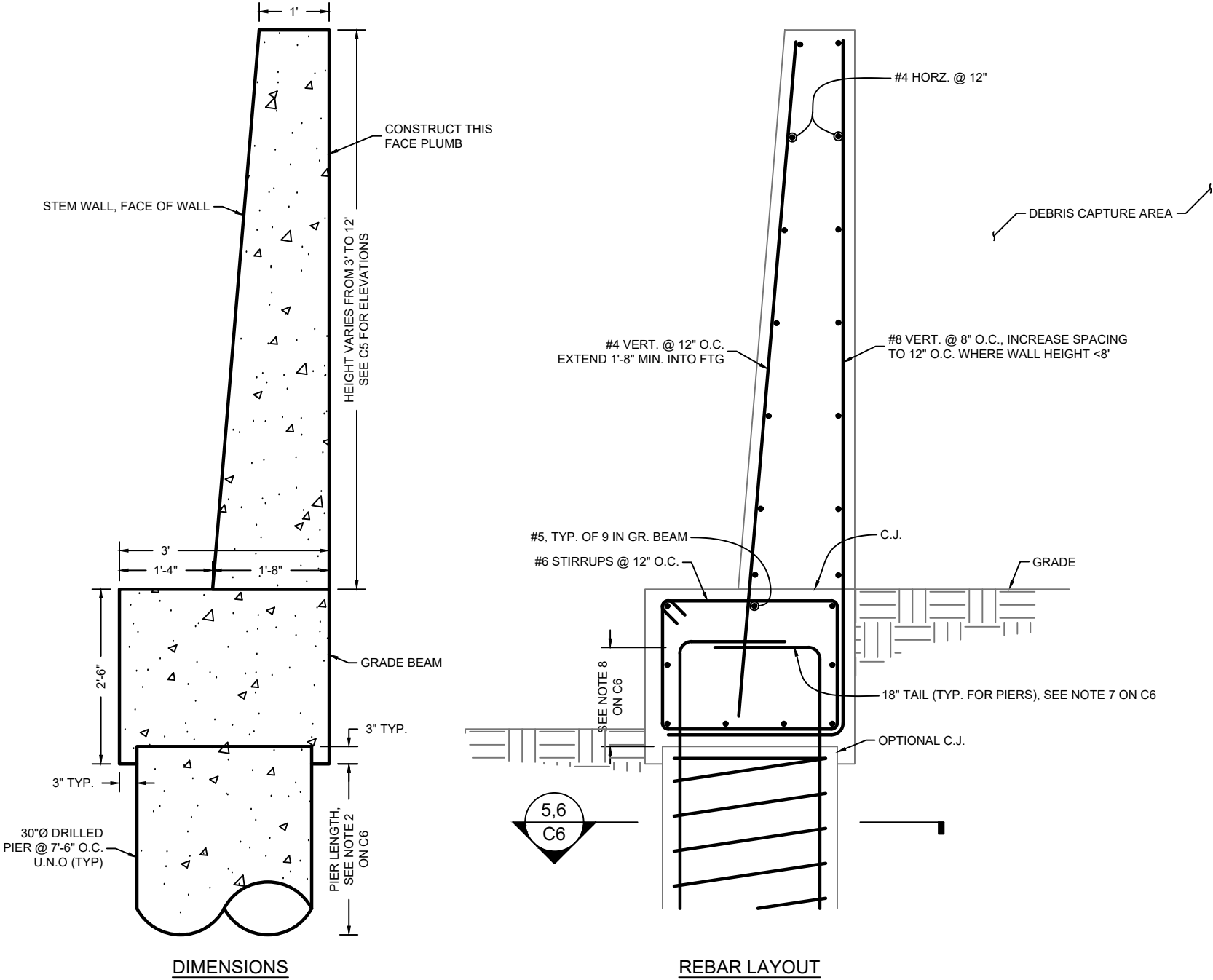


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						SHEET
						C6



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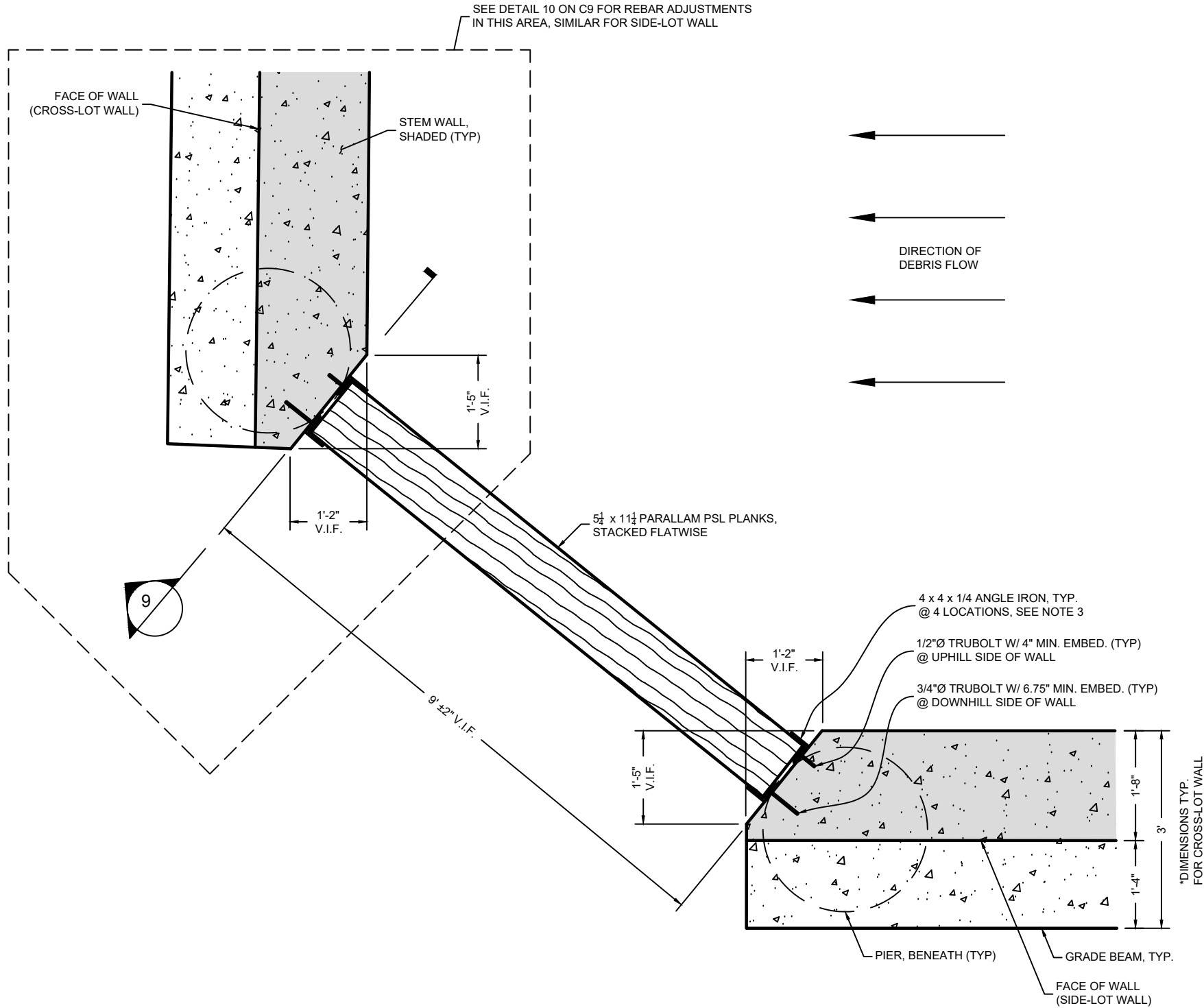
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1. SEE SHEET C6 FOR NOTES APPLICABLE TO THIS SHEET.



7 SIDE-LOT WALL SECTION (TYP)
SCALE: N.T.S.



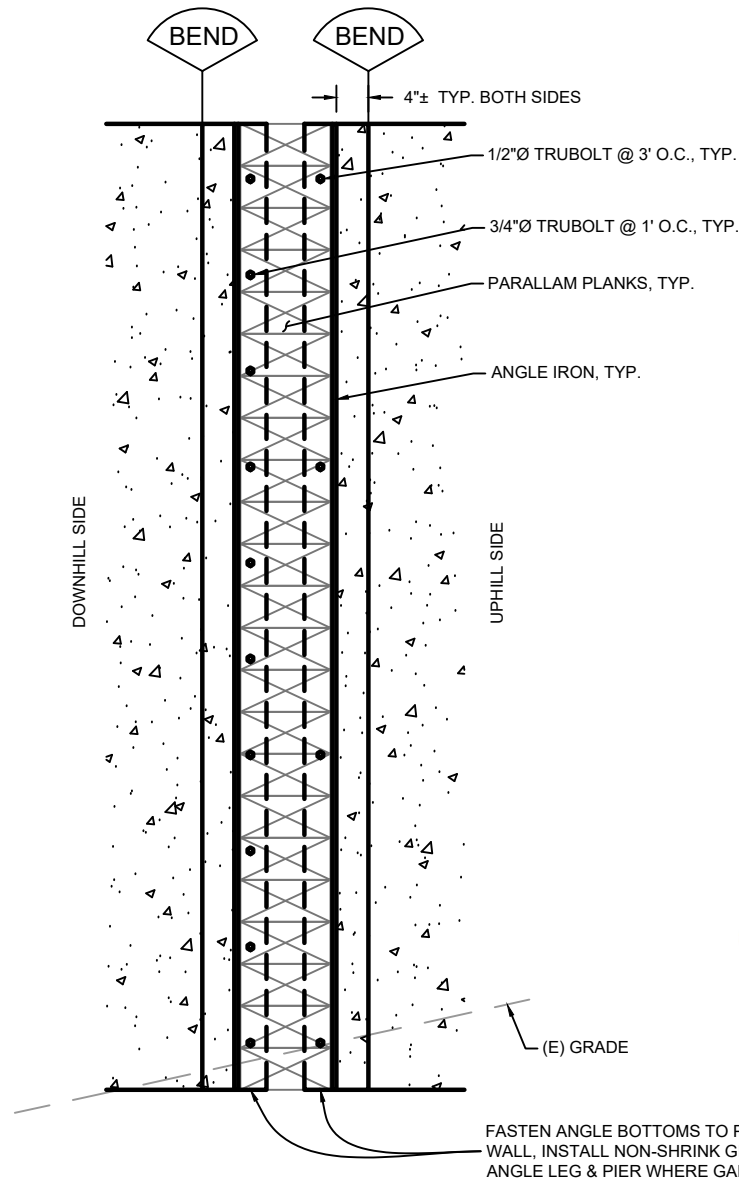
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				9/6/23	PRELIMINARY - NOT FOR CONSTRUCTION	AS NOTED
						SHEET
						C7



8 DEBRIS CAPTURE AREA ACCESS - PLAN VIEW
SCALE: N.T.S.

NOTES:

1. ALL DIMENSIONS TO BE V.I.F. BY CONTRACTOR PRIOR TO COMMENCING WORK. REPORT DISCREPANCIES IMMEDIATELY TO THE ENGINEER FOR RESOLUTION.
2. ACCESS TO DEBRIS CAPTURE AREA SHALL REMAIN CLOSED (I.E. PSL PLANKS IN PLACE) ANYTIME ACCESS IS NOT ACTIVELY IN USE TO PROTECT FROM RANDOM DEBRIS FLOW EVENTS.
3. INSTALL ANGLE IRONS AT ACCESS OPENING SUCH THAT TIMBER PLANKS ARE APPROXIMATELY CENTERED BETWEEN NEAREST CONCRETE EDGES ON EITHER SIDE OF PLANKS.
4. SEE C1 & C2 FOR MATERIAL INFORMATION & REQUIREMENTS.
5. PARALLAM PLANKS SHALL BE CUT TO LENGTH & INSTALLED FLATWISE AS SHOWN, WITH ENDS SECURED BETWEEN ANGLE IRONS. APPLY FIELD PRESERVATIVE TO ANY CUT ENDS. PROVIDE 3" OF BEARING ON ANGLE IRON AT EACH END OF PLANK. DO NOT FASTEN PLANKS TOGETHER OR TO ANGLE IRONS TO ALLOW FOR EASIER PLANK REMOVAL WHEN ACCESS NEEDS TO BE OPENED IN THE FUTURE.



9 ACCESS SECTION
SCALE: N.T.S.



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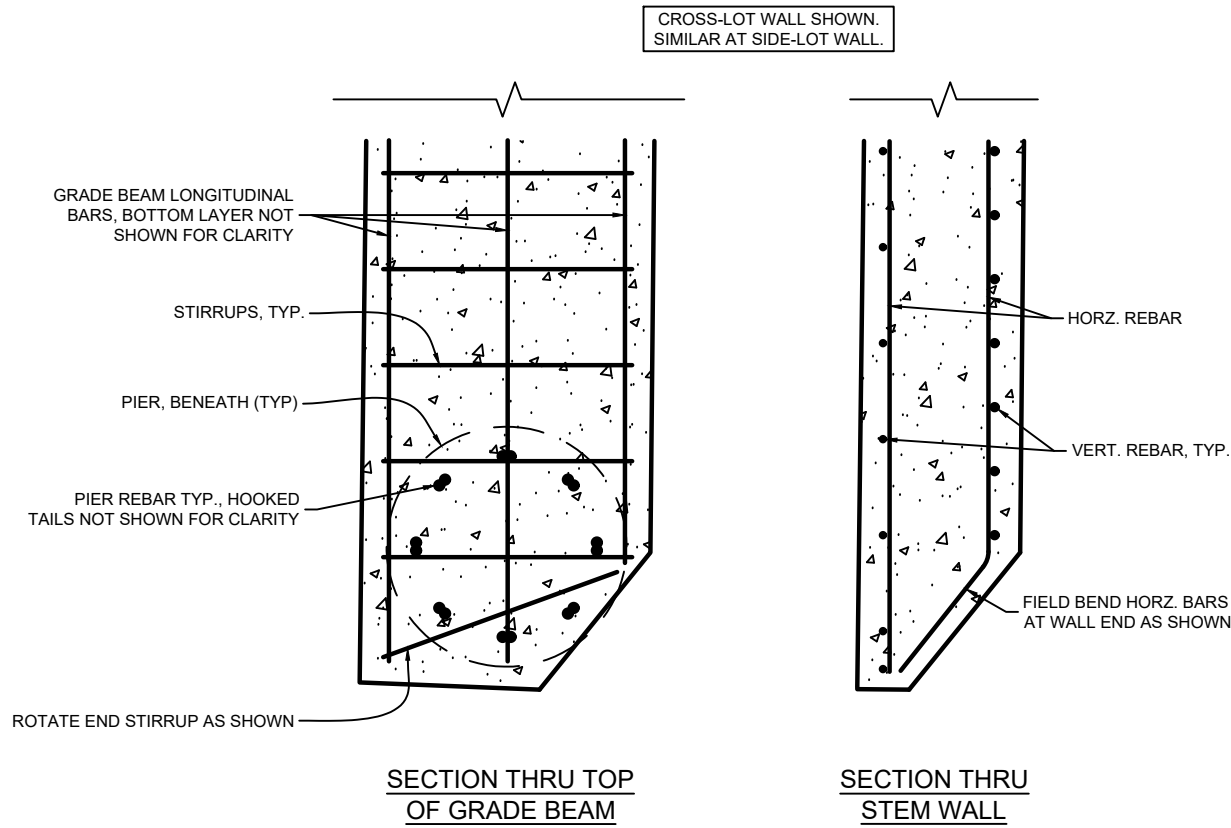
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CLIENT
JUAN PEDRO DIAZ
23 CARLSBAD CT, S. SAN FRANCISCO, CA

SHEET TITLE

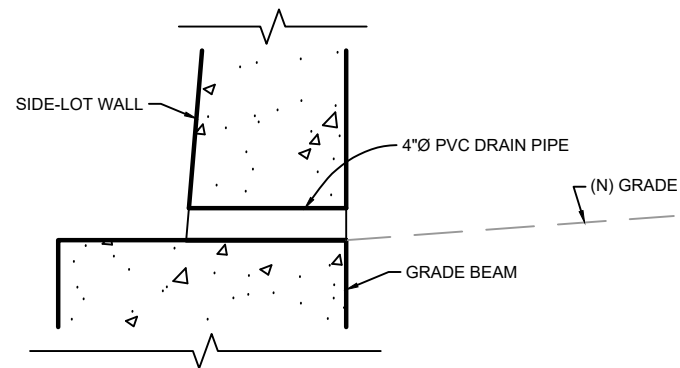
MISC. DETAILS

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SCALE
AS NOTED
SHEET
C8



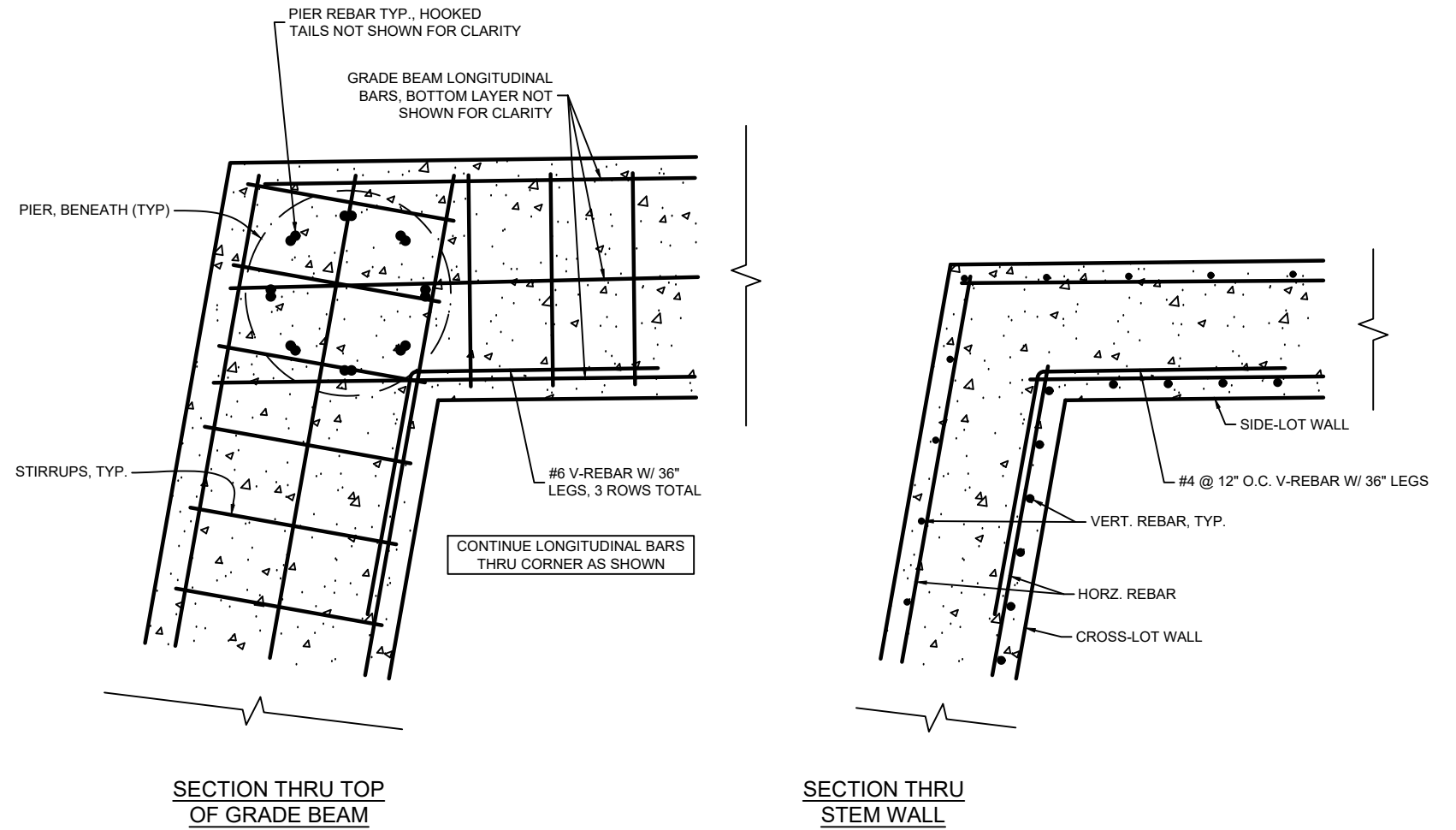
10 CAPTURE WALL SECTION AT ACCESS - PLAN VIEW
SCALE: N.T.S.



12 PVC DRAIN
SCALE: N.T.S.

NOTES:

1. ALL DIMENSIONS TO BE V.I.F. BY CONTRACTOR PRIOR TO COMMENCING WORK. REPORT DISCREPANCIES IMMEDIATELY TO THE ENGINEER FOR RESOLUTION.
2. SEE C6 AND C7 FOR REBAR SIZES AND SPACINGS.
3. PVC DRAIN SHALL BE PLACED AT INSIDE CORNER OF CROSS-LOT WALL AND EAST SIDE-LOT WALL, AS SHOWN ON C4. PVC MAY BE EITHER SCHEDULE 40 OR 80. OWNER SHALL REGULARLY MAINTAIN DRAINAGE BY CHECKING PIPE & REMOVING ANY DEBRIS BUILDUP WHICH MAY HINDER DRAINAGE FROM BEHIND WALL. OPTIONAL: PVC MAY BE REMOVED AFTER CONCRETE HAS HARDENED.
4. LANDSCAPING & STAIRWAY WALLS NOT SHOWN FOR CLARITY. SEE ARCH. PLANS.

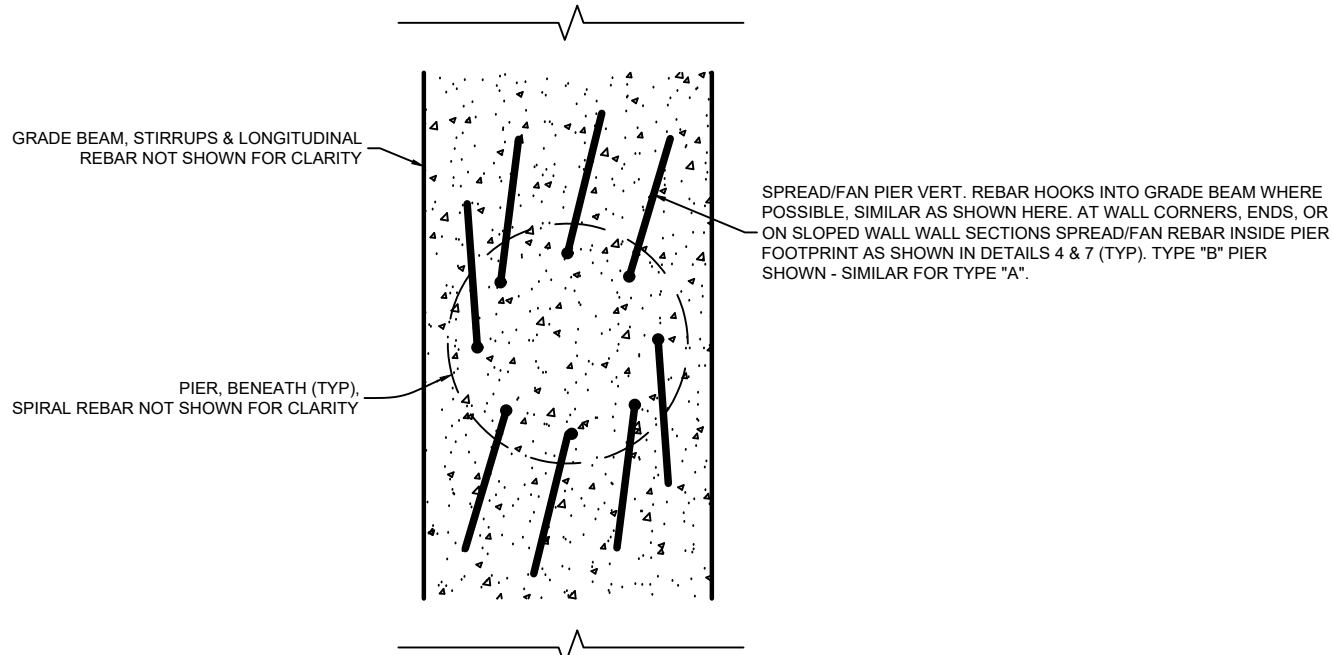


11 CAPTURE WALL SECTION AT WALL CORNER - PLAN VIEW
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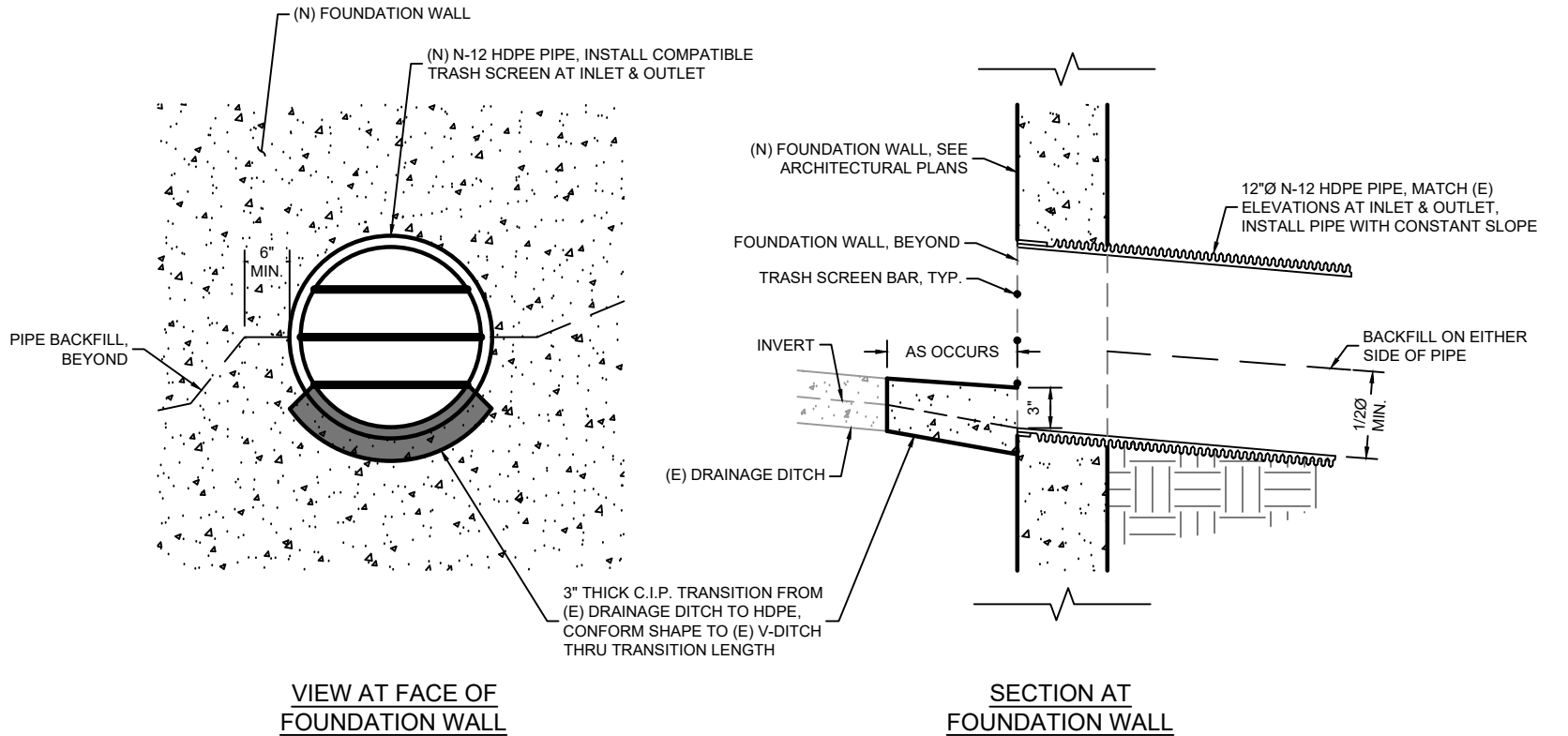


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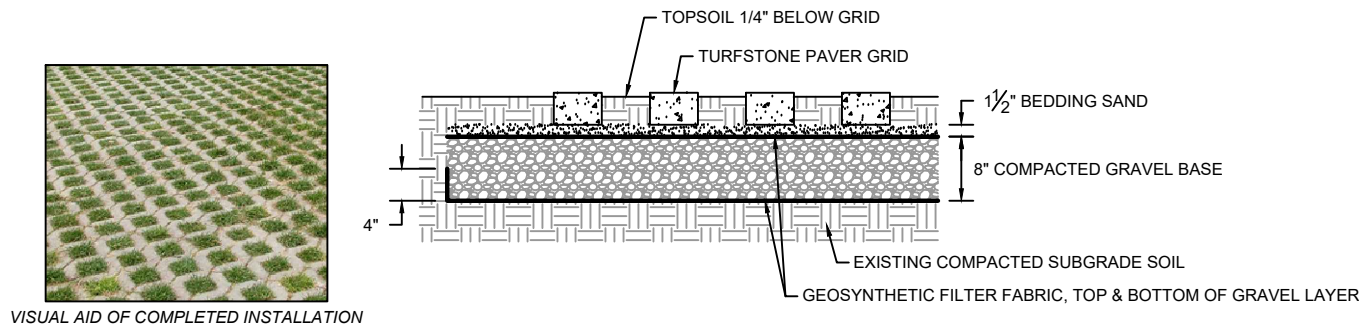
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						SHEET
						C9



13 PIER REBAR HOOKS IN GRADE BEAM - PLAN VIEW
SCALE: N.T.S.



14 STORM DRAIN PIPE BELOW RESIDENCE
SCALE: N.T.S.



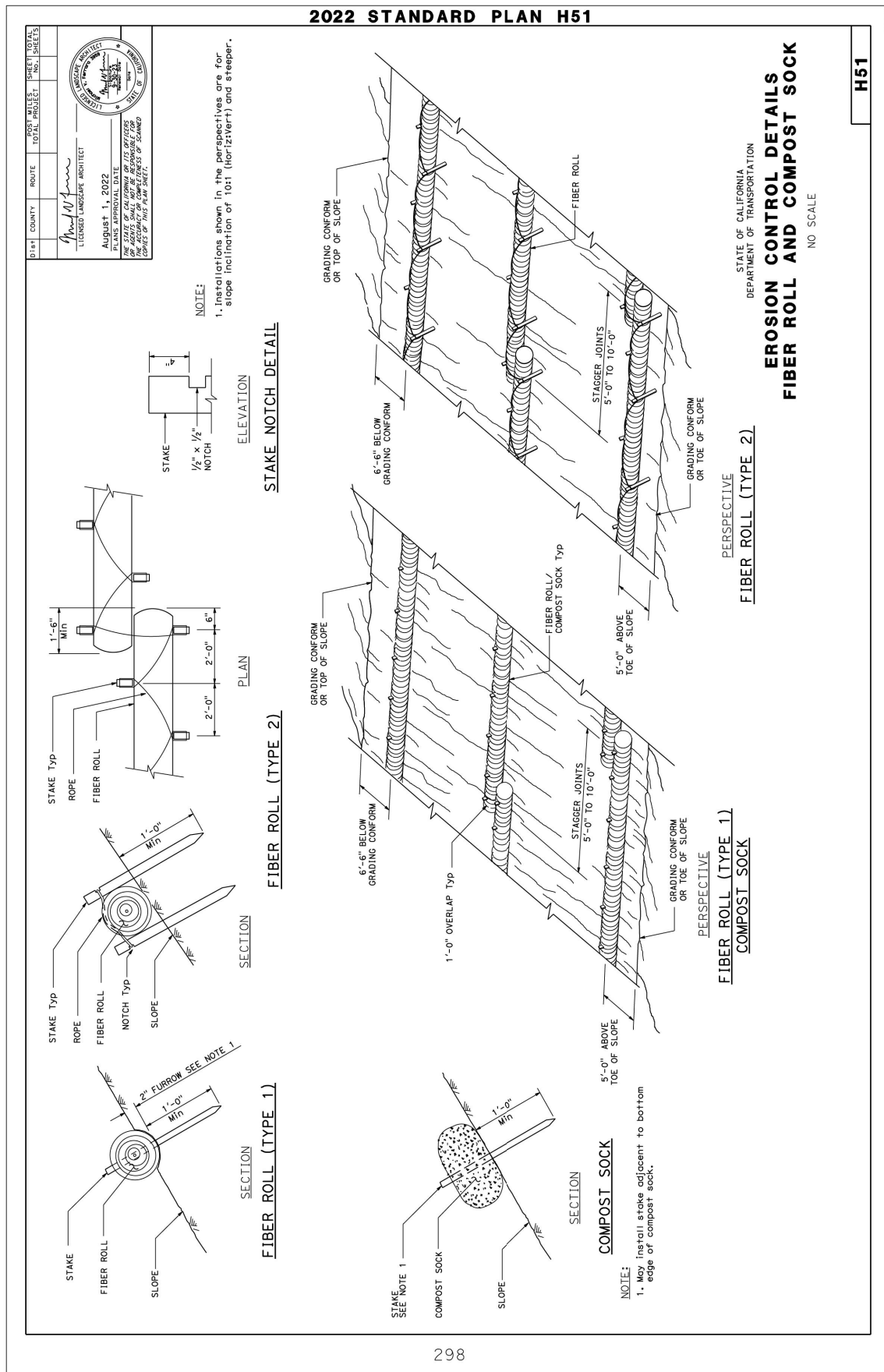
15 TYP. TURFSTONE PAVER SECTION
SCALE: N.T.S.

- NOTES:
1. ALL DIMENSIONS TO BE V.I.F. BY CONTRACTOR PRIOR TO COMMENCING WORK. REPORT DISCREPANCIES IMMEDIATELY TO THE ENGINEER FOR RESOLUTION.
 2. TURFSTONE PAVER INSTALLATION - INSTALL PER MANUFACTURER'S INSTRUCTIONS AND THESE ADDITIONAL REQUIREMENTS:
 - 2.1. BEDDING SAND GRADING SHALL CONFORM TO ASTM C33. DO NOT USE MASONRY SAND.
 - 2.2. INSTALL PAVERS WITH 1/16" JOINT SPACING.
 - 2.3. VIBRATE PAVERS INTO THE SAND USING A HIGH-FREQUENCY, LOW AMPLITUDE PLATE VIBRATOR.

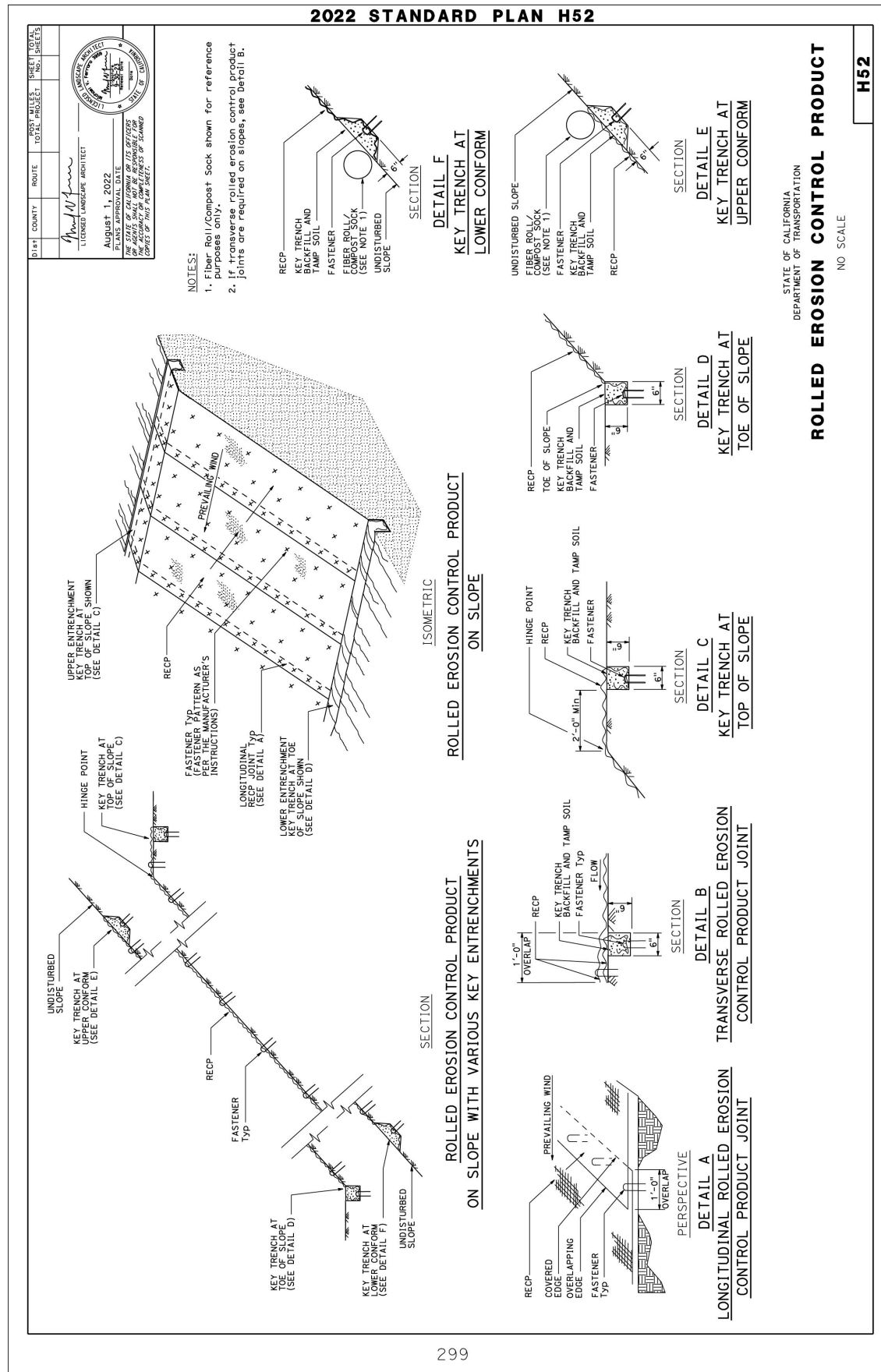


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						SHEET
						C10

REV.	DATE	VERSION DESCRIPTION	SCALE
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	CLIENT JUAN PEDRO DIAZ 23 CARLSBAD CT, S. SAN FRANCISCO, CA

EROSION CONTROL DETAILS

REV.	DATE	VERSION DESCRIPTION	SCALE
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			SHEET C13