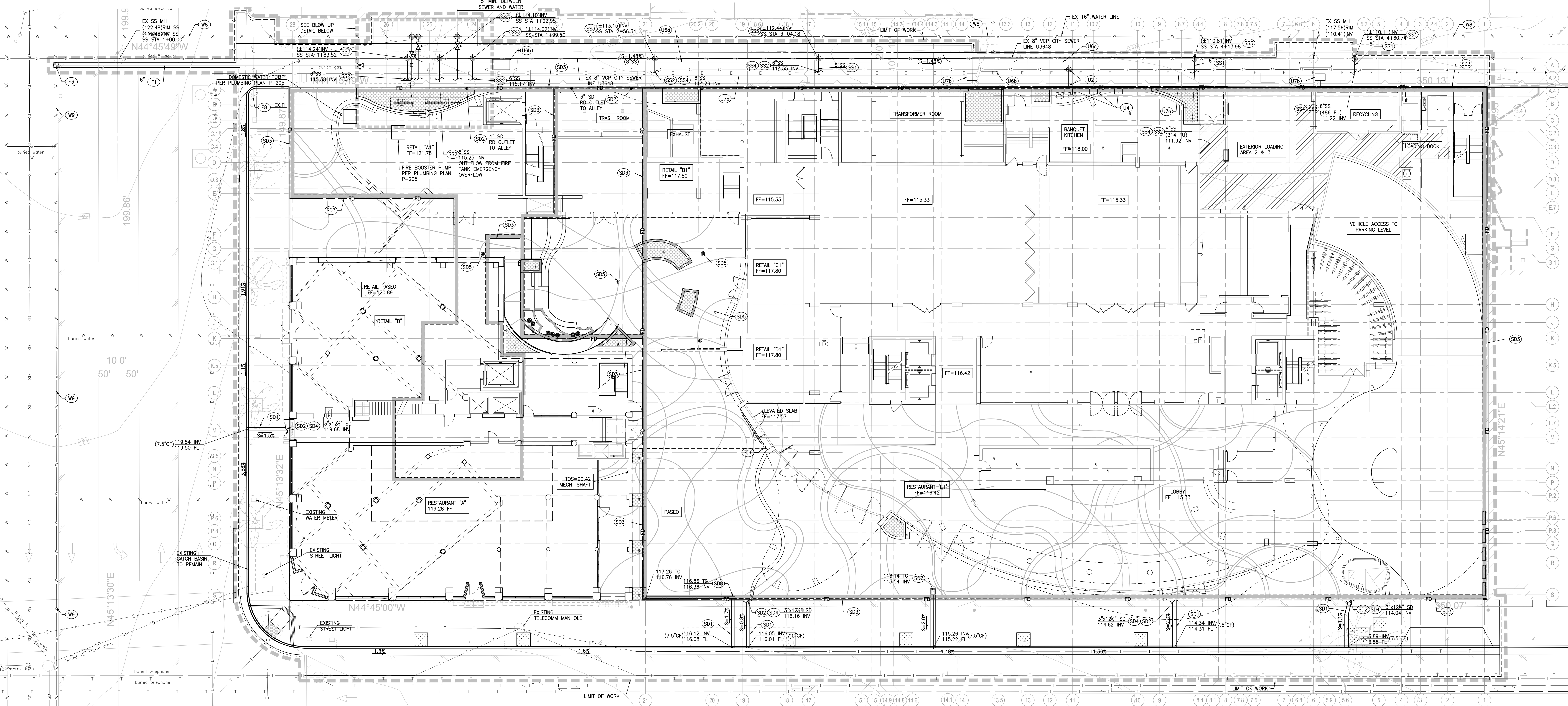


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UTILITY CONSTRUCTION NOTES:

STORM DRAIN

- (SD1) RECTANGULAR CAST IRON PIPE CURB DRAIN PER ALHAMBRA FOUNDRY COMPANY MODEL A-470, PER DETAIL 1, SHEET C5.00. SIZE PER PLAN.
- (SD2) POINT OF CONNECTION 5 FEET FROM BUILDING FACE. SEE PLUMBING DRAWINGS FOR CONTINUATION.
- (SD3) FOOTING DRAINAGE FOR SHORED CONDITION PER DETAIL 11, C-500. CONNECT TO COLLECTION DRAIN PER PLUMBING PLANS.
- (SD4) ROUND TO RECTANGULAR PIPE PER ALHAMBRA FOUNDRY PIPE PER ALHAMBRA FOUNDRY COMPANY MODEL "A-480 ADAPTORS", PER DETAIL 1, SHEET C5.00. SEE PLUMBING AND ARCHITECTURAL PLANS FOR TRANSITION WITHIN BUILDING WALL.
- (SD5) ABOVE STRUCTURAL AREA DRAINS PER PLUMBING PLAN.
- (SD6) TRENCH DRAIN OVER STRUCTURE PER PLUMBING PLANS.
- (SD7) CURB DRAIN PER SPWPC STANDARD PLAN 150-3, CASE II INLET, N=3, AND DETAIL 3, SHEET C-501.
- (SD8) 6" WIDE TRENCH DRAIN WITH ADA AND HEEL PROOF GRATE BY URBAN ACCESSORIES OR APPROVED EQUAL.

SANITARY SEWER

- (SS1) DUCTILE IRON SANITARY SEWER PIPE PER CITY OF SANTA MONICA STD PLAN SM15 DETAIL 2, SHEET C5.00. SIZE AND SLOPE PER PLAN.
- (SS2) POINT OF CONNECTION 5 FEET FROM BUILDING FACE. SEE PLUMBING DRAWINGS FOR CONTINUATION.
- (SS3) CONNECT TO EXISTING 8" CITY OF SANTA MONICA SEWER MAIN PER APWA STD PLAN 222-1.
- (SS4) ASSUMED 36" COVER FROM EXISTING SURFACE TO TOP OF EXISTING GAS AND TOP OF EXISTING ELECTRICAL LINES. CONTRACTOR TO POT-HOLE AND CONFIRM DEPTHS. CONTRACTOR TO NOTIFY ENGINEER IF DEPTHS OF LINES ARE DIFFERENT AND IN CONFLICT WITH PROPOSED SANITARY SEWER.

DOMESTIC WATER

- (W1) DUCTILE IRON DOMESTIC WATER PIPE PER CITY OF SANTA MONICA STD PLAN SM15 DETAIL 2, SHEET C5.00. SIZE PER PLAN.
- (W2) POINT OF CONNECTION 5 FEET FROM BUILDING FACE. SEE PLUMBING DRAWINGS FOR CONTINUATION.
- (W3) CONNECT TO EXISTING CITY OF SANTA MONICA WATER MAIN STD PLAN SMW 3 (CUT-IN TEE FOR P.V.C.) USING DETAIL 3, SHEET C5.00.
- (W4) DOMESTIC WATER BACKFLOW PREVENTER SHOWN FOR REFERENCE ONLY. SEE PLUMBING PLANS FOR DETAILS. PRIOR TO INSTALLATION CONTACT CITY WATER DIVISION 310-458-8535 TO COORDINATE.
- (W5) IRRIGATION BACKFLOW PREVENTER SHOWN FOR REFERENCE ONLY. SEE PLUMBING PLANS FOR DETAILS.
- (W6) IRRIGATION POINT OF CONNECTION. SEE LANDSCAPE PLANS AND PLUMBING PLANS FOR CONTINUATION.
- (W7) UL/FM APPROVED ISOLATION VALVE. SIZE PER PLAN.
- (W8) ASSUMED 48" COVER PER CITY OF SANTA MONICA RECORDS. VERIFY IN FIELD.
- (W9) ASSUMED 57" COVER PER CITY OF SANTA MONICA RECORDS. VERIFY IN FIELD.

OTHER UTILITIES

- (U1) ELECTRICAL CONDUIT. SEE ELECTRICAL DRAWINGS FOR DETAILS AND SPECIFICATIONS. SHOWN FOR COORDINATION PURPOSES ONLY.
- (U2) GAS LINE. SEE GAS COMPANY DRAWINGS FOR DETAILS AND SPECIFICATIONS. SHOWN FOR COORDINATION PURPOSES ONLY.
- (U3) MECHANICAL LINE. SEE MECHANICAL DRAWINGS FOR DETAILS AND SPECIFICATIONS. SHOWN FOR COORDINATION PURPOSES ONLY.
- (U4) GAS METER LOCATIONS. SHOWN FOR COORDINATION ONLY. SEE GAS COMPANY DRAWINGS FOR DETAILS AND SPECIFICATIONS.
- (U5) TELECOM, PHONE AND INTERNET SERVICE CONNECTION. SEE TELECOM PLANS FOR DETAILS AND SPECIFICATIONS. SHOWN FOR COORDINATION ONLY.

OTHER UTILITIES, CONTINUED

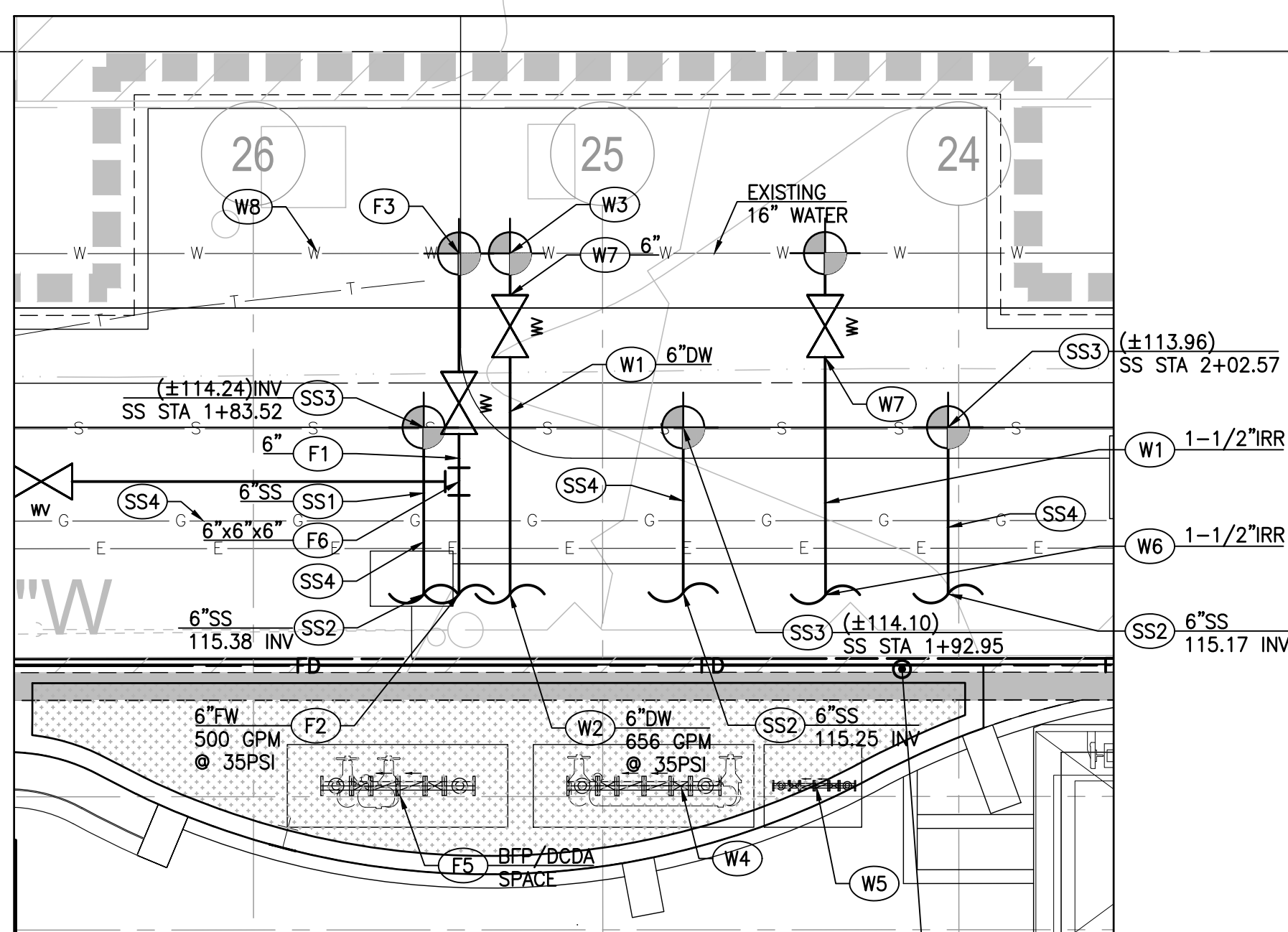
- (U6) VERIZON UTILITY LINE. (BY OTHERS. SHOWN FOR REFERENCE ONLY).
 - (U6L) VERIZON APPROVED 3"X5" UTILITY BOX WITH TRAFFIC RATED LID. (BY OTHERS. SHOWN FOR REFERENCE ONLY).
 - (U7) TIME WARNER CABLE UTILITY LINE. (BY OTHERS. SHOWN FOR REFERENCE ONLY).
 - (U7L) TIME WARNER CABLE APPROVED 2"X3" TRAFFIC RATED UTILITY VAULT. (BY OTHERS. SHOWN FOR REFERENCE ONLY).
- ##### FIRE WATER
- (F1) DUCTILE IRON FIRE WATER PIPE PER CITY OF SANTA MONICA STD PLAN SM15 DETAIL 2, SHEET C-500. SIZE AND MATERIAL PER PLAN.
 - (F2) POINT OF CONNECTION 5 FEET FROM BUILDING FACE. SEE PLUMBING DRAWINGS FOR CONTINUATION.
 - (F3) CONNECT TO EXISTING CITY OF SANTA MONICA WATER MAIN STD PLAN SMW 3 (CUT-IN TEE FOR P.V.C.) USING DETAIL 3, SHEET C5.00.
 - (F4) NOT USED.
 - (F5) FIRE SERVICE BACKFLOW PREVENTER SHOWN FOR REFERENCE ONLY. SEE PLUMBING PLANS FOR DETAILS. PRIOR TO INSTALLATION CONTACT CITY FIELD INSPECTOR AT 310-458-8535 TO COORDINATE INSTALLATION OF DCDA.
 - (F6) PROVIDE TEE. SIZE PER PLAN.
 - (F7) UL/FM APPROVED ISOLATION VALVE. SIZE PER PLAN.
 - (F8) EXISTING FIRE HYDRANT TO REMAIN.

GENERAL UTILITY NOTES:

- CONTRACTOR SHALL VISIT THE SITE PRIOR TO BIDDING ON THIS WORK AND CONSIDER THE EXISTING CONDITIONS.
- CONTRACTOR SHALL VERIFY ALL EXISTING UTILITIES PRIOR TO BEGINNING ANY WORK ON THIS SITE.
- CONTRACTOR SHALL CONTACT UNDERGROUND SERVICE ALERT FOR LOCATION OF UNDERGROUND UTILITIES AT LEAST 48 HOURS PRIOR TO COMMENCEMENT OF CONSTRUCTION - PHONE (800) 227-2600.
- ALL PROPOSED UTILITIES SHALL BE UNDERGROUND.
- CONTRACTOR SHALL VERIFY STORM DRAIN INVERT ELEVATIONS PRIOR TO START OF CONSTRUCTION AND TO MAINTAIN A MINIMUM SLOPE OF 0.5% FOR ALL STORM DRAIN PIPES.
- CONTRACTOR SHALL VERIFY ALL UNDERGROUND UTILITY CROSSINGS PRIOR TO START OF CONSTRUCTION.
- CONTRACTOR TO VERIFY INVERT INFORMATION AND PIPE CONDITION FOR EXISTING UTILITIES PRIOR TO CONSTRUCTION AND NOTIFY ENGINEER IF DISCREPANCIES ARE DISCOVERED.
- CONTRACTOR SHALL NOTIFY ENGINEER FIVE (5) DAYS IN ADVANCE OF ANY DISCREPANCIES.
- CONTRACTOR SHALL ACCOUNT FOR ALL UTILITY SERVICES SERVING EXISTING BUILDINGS AND SITE, AND ENSURE ALL REMAIN OPERATIONAL DURING CONSTRUCTION.
- UTILITY TRENCH EXCAVATION METHODS TO BE THE RESPONSIBILITY OF THE CONTRACTOR.
- PRIOR TO CONSTRUCTION OF UNDERGROUND UTILITIES, SEPARATE UTILITY EXCAVATION PERMIT TO BE OBTAINED FROM DEPARTMENT, ADMINISTRATION SERVICES, CITY HALL ROOM 113.

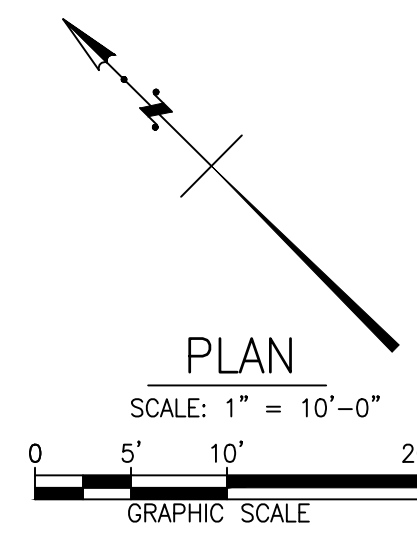
LEGEND

- LIMIT OF WORK
- POINT OF CONNECTION
- BUILDING PLUMBING POINT OF CONNECTION



BLOW UP

SCALE: 1"=5'



REVISION	DATE	DESCRIPTION
1	06/07/2015	Medium 02
2	07/04/2015	Medium 03
3	10/20/2015	Medium 04
4	05/27/2016	Medium 05

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710 WILSHIRE BOULEVARD
MIXED-USE HOTEL PROJECT
SANTA MONICA - CALIFORNIA 90401
UTILITY PLAN

DRAWN	SS
CHECKED	SR
APPROVED	RD

SCALE: AS SHOWN

SHEET

C-150

DATE: June 25, 2013
PROJECT NUMBER: HLA 0000000-00000