VICINITY MAP

NTS

SHEET INDEX

SHEET #		TITLE
1	—	PRELIMINARY GRADING PLAN
2	—	DETAILS AND SECTIONS

LEGEND

- ASPHALT PAVEMENT 6"AC/6"AB (GEOTECHNICAL ENGINEER TO VERIFY)
- CRUSHED AGGREGATE BASE – 6 INCH THICK
- LANDSCAPING
- SD — STORM DRAIN PIPE
- FW — FIRE WATER LINE
- E — ELECTRIC LINE
- IRR — IRRIGATION LINE
- EASEMENT
- GRATE INLET
- FENCE
- XX% — DRAINAGE ARROW WITH GRADE
- PROPERTY LINE
- RIP RAP
- CURB AND GUTTER
- OPEN SPACE SIGNAGE PER OPEN SPACE MAP
- OPEN SPACE EASEMENTS

OWNER:

AES ENERGY – FALLBROOK SITE
1309 AND 1405 E. MISSION ROAD,
FALLBROOK, CA 92028

ARCHITECT:

CORGAN
12045 EAST WATERFRONT DRIVE, SUITE 425
LOS ANGELES, CA 90094
(310) 873-3601

CIVIL ENGINEER:

PSOMAS
3 HUTTON CENTRE DRIVE, SUITE 200
SANTA ANA, CA 9207
(714) 751-7373 Fax (714) 545-8883

ASSESSOR'S PARCEL NO.

APN: 105-410-11-00
APN: 105-410-19-00

BASIS OF BEARINGS:

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 19, T. 9 S., R. 3 W., S.B.M. (CENTERLINE OF EAST MISSION ROAD), ACCORDING TO THE MAP NO. 11849 COUNTY OF SAN DIEGO TRACT NO. 4533, I,E N 89°54'17" W

FLOOD ZONE:

SUBJECT PROPERTY IS WITHIN ZONE – "X" PER FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FIRM MAP NO. 06073C0165G, MAP REVISED MAY 16, 2012.

ZONE "X" DENOTES AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN

GRADING QUANTITIES:

CUT: 1460 CY
FILL: 70 CY
NET: 1390 CY EXPORT

NOTES:

1. THIS PLAN IS PROVIDED TO ALLOW FOR FULL AND ADEQUATE DISCRETIONARY REVIEW OF A PROPOSED DEVELOPMENT PROJECT. THE PROPERTY OWNER ACKNOWLEDGES THAT THE ACCEPTANCE OR APPROVAL OF THIS PLAN DOES NOT CONSTITUTE AN APPROVAL TO PERFORM ANY GRADING SHOWN HEREON, AND AGREES TO OBTAIN VALID GRADING PERMISSIONS BEFORE COMMENCING SUCH ACTIVITY.

CORGAN

FALLBROOK
ENERGY STORAGE PROJECT
PRELIMINARY GRADING PLAN

PSOMAS

DATE: 08-28-19 REVISED ON:
JOB No:2COR090200

SHEET 1 OF 2

Aug 29, 2019 – 2:49PM – M:\2COR090200\ENGR\EXHIBIT\PLANNING EXHIBITS\EXH-SITE-30X42.DWG

DETAIL "A"
SCALE: 1" = 20'

SECTION A
NTS

SECTION C
NTS

SECTION B
NTS

SECTION D - EXISTING MISSION ROAD TYPICAL SECTION
NTS

SECTION E - MISSION ROAD TYPICAL SECTION - ULTIMATE BUILD-OUT CONDITION
(4.2B BOULEVARD SERIES PER COUNTY OF SAN DIEGO GENERAL PLAN MOBILITY ELEMENT)
NTS

SECTION F - PROPOSED ACCESS ROAD SECTION
NTS

PROPOSED ACCESS ROAD PROFILE

SECTION G
NTS

TYPICAL TRENCH SECTION
NTS

6" DUCTS
69kv & COMM.
NTS

4" DUCTS
STATION SERVICE & COMM.
NTS

CORGAN

20' 10' 0' 20' 40'
GRAPHIC SCALE
Note: For reduced sized prints, original scale is in inches

FALLBROOK
ENERGY STORAGE PROJECT
SECTIONS AND DETAILS

PSOMAS

DATE: 08-28-19 REVISED ON:
JOB No:2COR090200

SHEET 2 OF 2

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