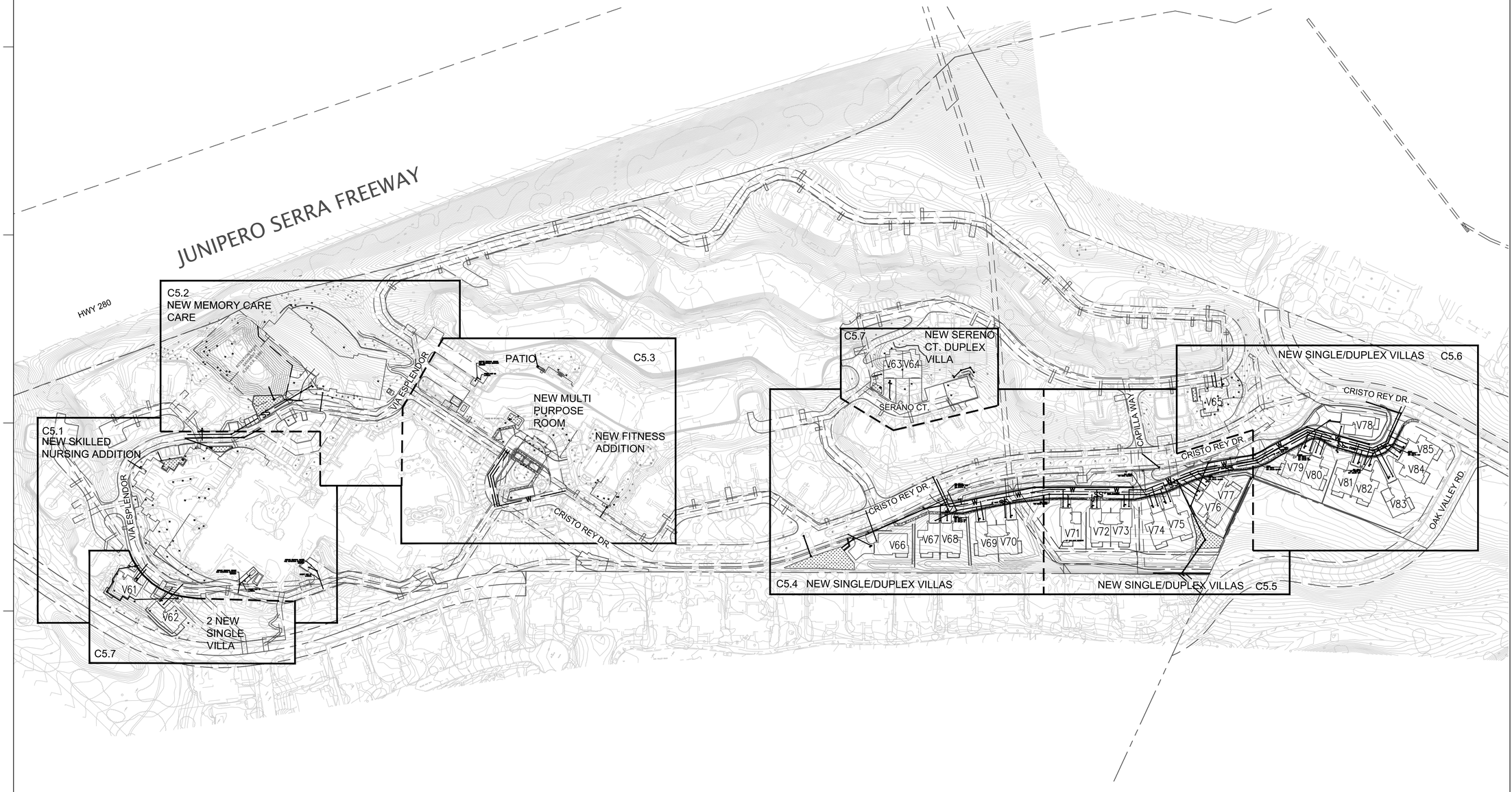

THE FORUM SENIOR COMMUNITY UPDATE

SMITHGROUP JJR

301 BATTERY STREET
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www.smithgroupjjr.com

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ISSUED FOR	REV	DATE
SITE PLAN REVIEW SUBMITTAL #3		11 AUG 2017
SITE PLAN REVIEW SUBMITTAL #2		26 APR 2017
SITE PLAN REVIEW SUBMITTAL		16 DEC 2016

SEALS AND SIGNATURES

NOT FOR CONSTRUCTION

KEYPLAN

SHEET TITLE

OVERALL
UTILITY PLAN

PROJECT NUMBER

C5.0

SHEET NUMBER

Author

Plot Date:

MATCHLINE SEE SHEET C5.2

8" 89LF S=0.0077

15" 122LF S=0.006

15" 41LF S=0.008

SSMH
RIM 349.5
INV 342.89

VERIFY EX WATER METER SERVES BUILDING. REUSE FOR SKILLED NURSING ADDITION.

15" INV 343.61

EX FIRE HYDRANT LOCATED TOO CLOSE TO PROPOSED BUILDING. RELOCATE ACROSS THE STREET

SDDI
GR 350.70
INV 345.00

RELOCATE EX 15" SD PIPE

REUSE EX SD PIPE FOR BIORETENTION DRAINAGE IF PIPE CONDITION IS ADEQUATE

REPLACE EX SS LATERAL

24' EMERGENCY ACCESS EASEMENT

10' WATER LINE EASEMENT

EMERGENCY ACCESS I.E. EASEMENT (1,364 O.R. 2014)

22.50'

MATCHLINE SEE SHEET C5.2

VIA ESPLENDOR

EX FIRE HYDRANT

10' SANITARY SEWER EASEMENT

GREASE REMOVAL DEVICE PER CUPERTINO SANITARY DISTRICT

INSERT NEW SS LATERAL

SANITARY SEWER MH

EX FIRE HYDRANT

GREASE REMOVAL DEVICE PER CUPERTINO SANITARY DISTRICT

INSERT NEW SS LATERAL

MATCHLINE SEE SHEET C5.7

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

NOTES:

1. ALL NEW STORM DRAIN INLETS SHALL BE CLEARLY MARKED WITH –"FLOWS TO BAY".

THE FORUM SENIOR COMMUNITY UPDATE

SKILLED NURSING RENOVATION AND ADDITION

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SEALS AND SIGNATURES

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KEYPLAN

KEYMAP
SCALE: 1"=500'

C5.1 C5.2 C5.3 C5.7

SHEET TITLE

UTILITY PLAN

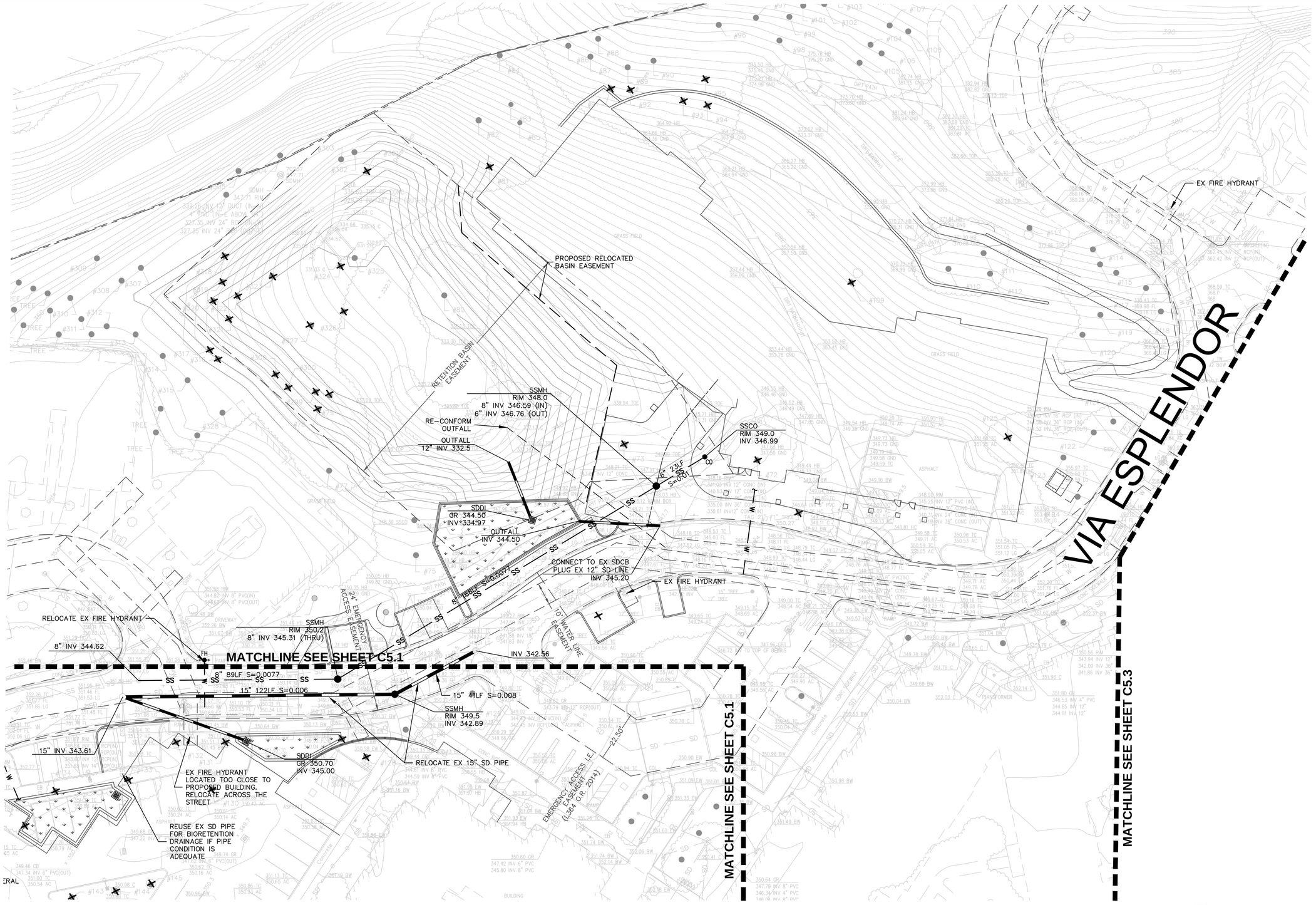
PROJECT NUMBER

C5.1

SHEET NUMBER

Author

Plot Date:



NOTES:

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THE FORUM SENIOR COMMUNITY UPDATE

MEMORY CARE

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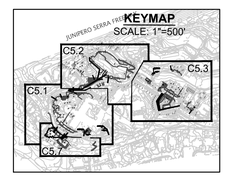
KEYPLAN



SHEET TITLE

UTILITY PLAN

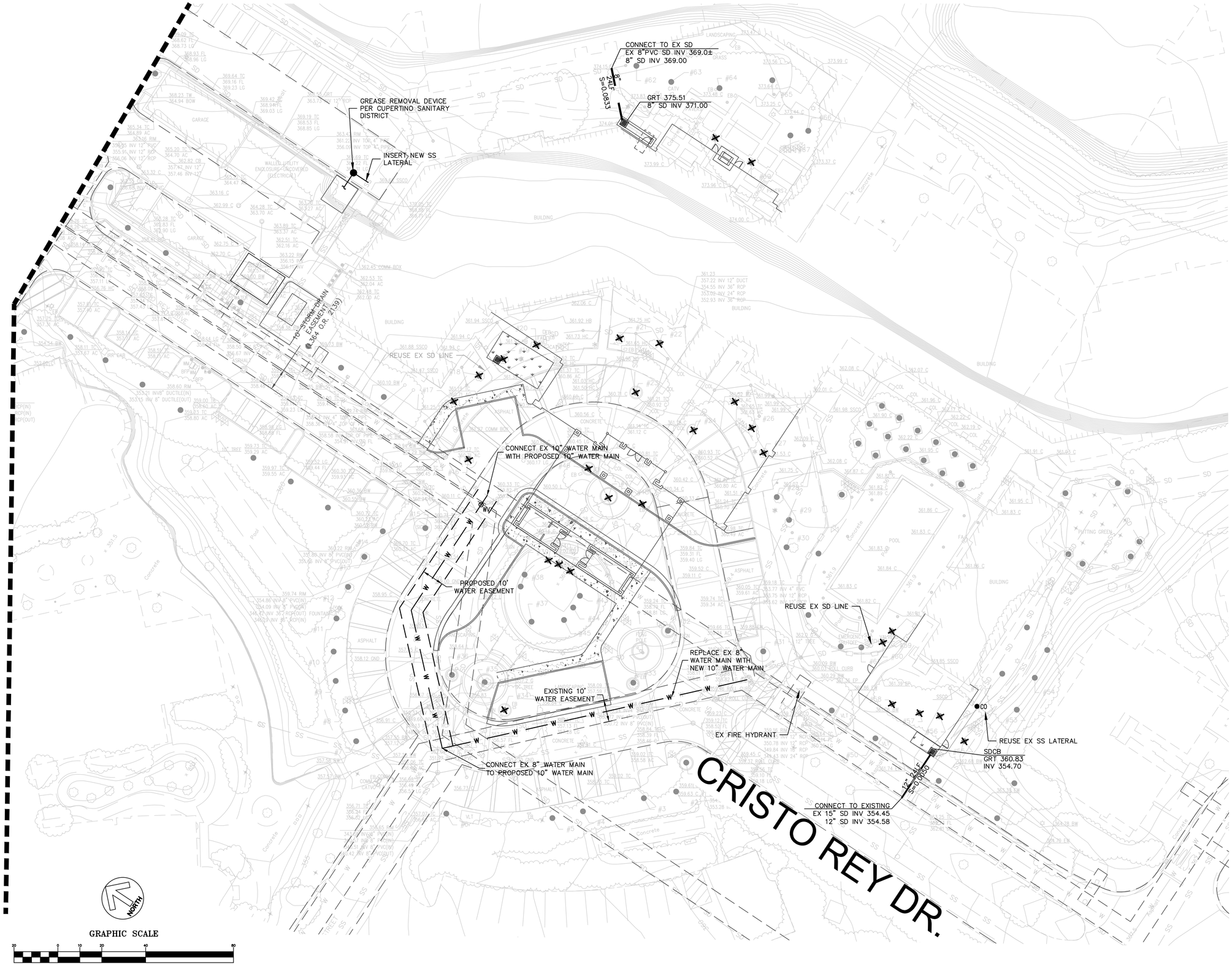
PROJECT NUMBER

C5.2

SHEET NUMBER

Author

Plot Date:



NORTH

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

NOTES:

1. ALL NEW STORM DRAIN INLETS SHALL BE CLEARLY MARKED WITH –"FLOWS TO BAY".

THE FORUM SENIOR COMMUNITY UPDATE

DINING RENOVATION AND ADDITION, FITNESS RENOVATION AND ADDITION

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SEALS AND SIGNATURES

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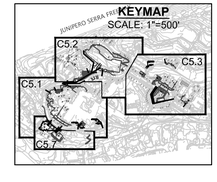
KEYPLAN



SHEET TITLE

UTILITY PLAN

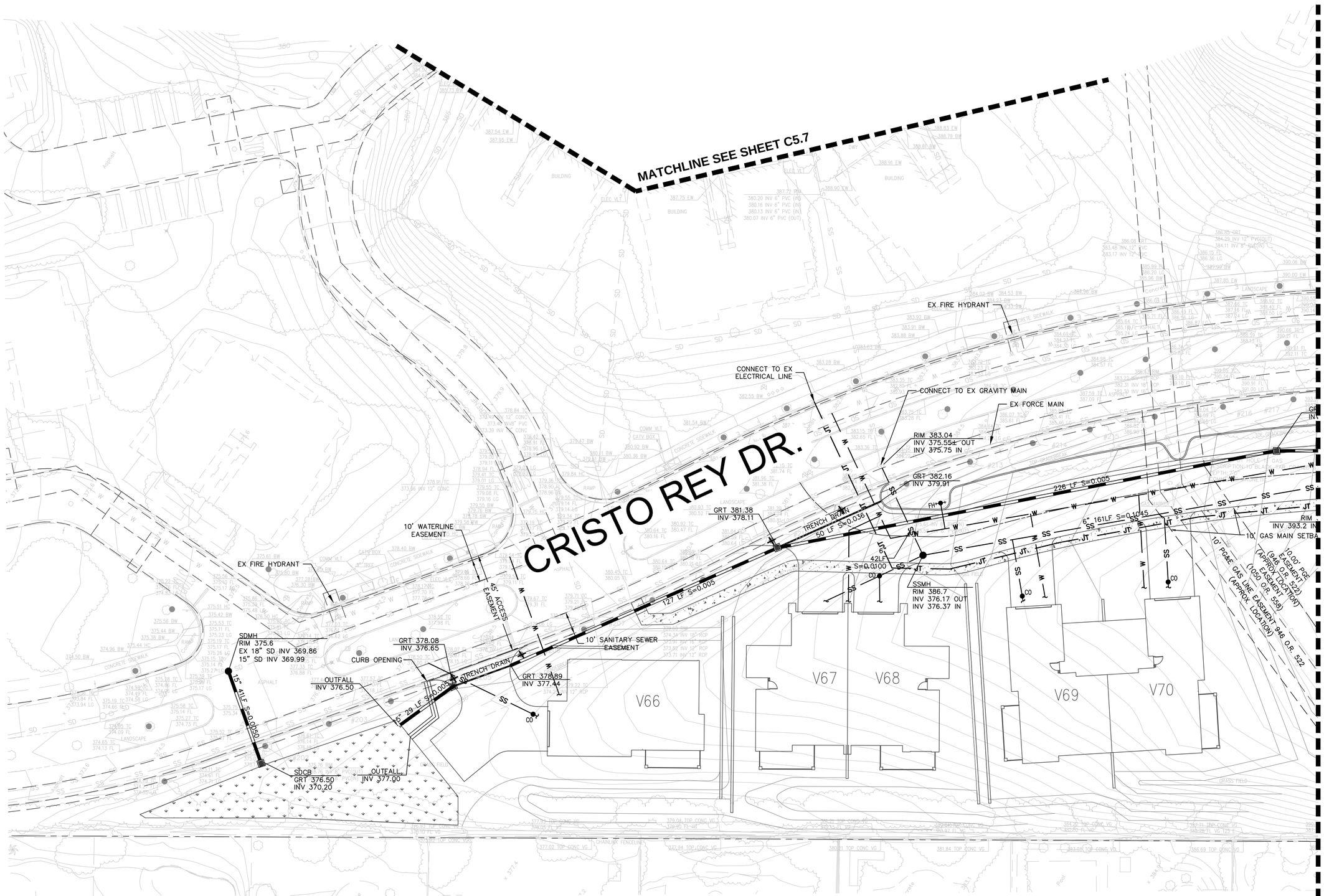
PROJECT NUMBER

C5.3

SHEET NUMBER

Author

Plot Date:



NORTH

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

NOTES:

1. ALL NEW STORM DRAIN INLETS SHALL BE CLEARLY MARKED WITH –"FLOWS TO BAY".
2. WATER LATERALS SERVING THE VILLAS TO BE 1½" UNLESS OTHERWISE NOTED.
3. SANITARY SEWER LATERALS SERVING THE VILLAS TO BE 4" UNLESS OTHERWISE NOTED.

THE FORUM SENIOR COMMUNITY UPDATE

VILLAS

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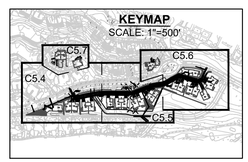

SHEET TITLE

UTILITY PLAN

PROJECT NUMBER

C5.4

SHEET NUMBER

Author

Plot Date: