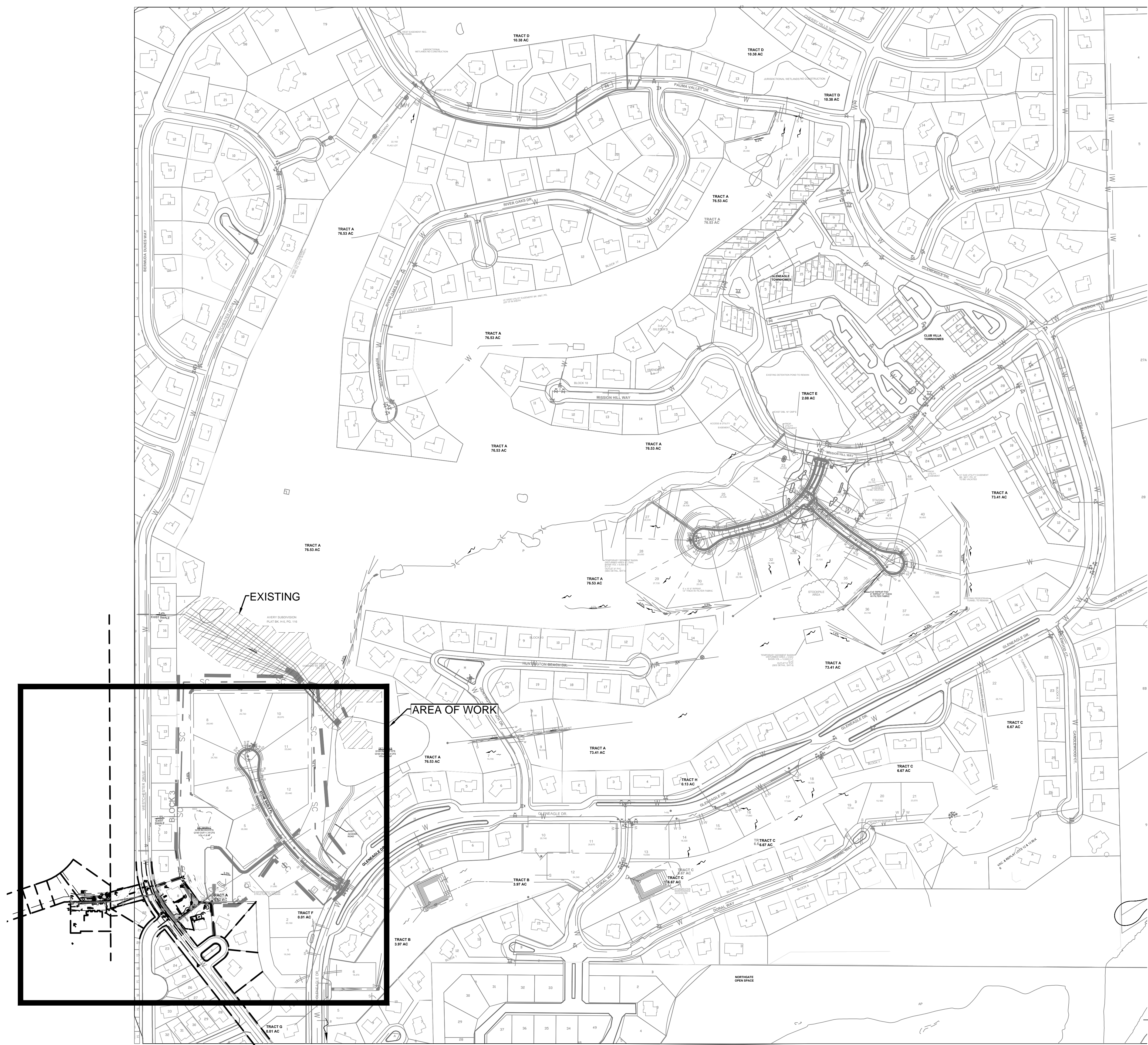


NAME: \LAND PROJECTS\20180324-GLENEAGLE FIL 2\DWG\ROADWAY\03524-RDWAY-FIL2.DWG  
 PLOT DATE: December 4, 2018 6:43 AM BY: MIKE

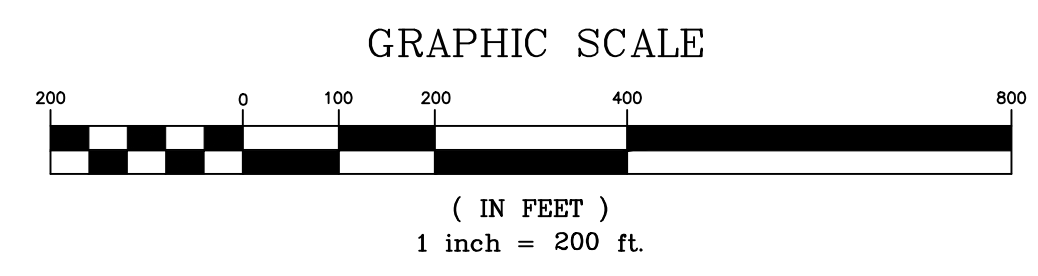


**BENCHMARK:**  
 "FIMS MONUMENT 100 IS N.G.S. TRIANGULATION STATION "MONUMENT" - A STANDARD TRIANGULATION STATION DISK. THE MARK IS APPROXIMATELY 0.7 MILES SOUTH ALONG INTERSTATE HIGHWAY 25 FROM THE BAPTIST ROAD OVERPASS. THE MARK IS 75.1 FEET SOUTHWEST OF A FENCE LINE AND 94.5 FEET WEST OF REFERENCE MONUMENT #1."  
 ELEVATION - 6768.48 FEET NGVD '29

THE BASIS OF BEARINGS FOR THIS PROJECT IS THE WEST LINE OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 6, T12S, R66W N00°15'58"W - 1324.20 FEET. THE BEARING IS A GRID BEARING OF THE COLORADO STATE PLANE CENTRAL ZONE NAD 83. THE LINE IS MONUMENTED BY 1934 GLO BRASS CAP ON THE NORTH END AND A 2" DIAMETER ALUMINUM CAP PLS 4842 ON THE SOUTH END.

**NOTE:**  
 A MIN OF 18" DRIVEWAY CULVERTS SHALL BE DESIGNED AND PLACED BY THE CONTRACTOR FOR ALL LOTS ADJACENT TO DITCH SECTIONS AT TIME OF DEVELOPEMENT

**NOTE:**  
 IF CONSTRUCTION HAS NOT STARTED WITHIN 2 YEARS OF PLANS BEING SIGNED BY THE EL PASO COUNTY ENGINEER, THE PLANS WILL NEED TO BE RESUBMITTED FOR APPROVAL UNDER CURRENT CRITERIA.  
 DRAINAGE DESIGN CAN BE FOUND IN THE DRAINAGE, GRADING AND EROSION CONTROL PLAN SET.



**ENGINEER'S STATEMENT:**

THESE DETAILED PLANS AND SPECIFICATIONS WERE PREPARED UNDER MY DIRECTION AND SUPERVISION. SAID DETAILED PLANS AND SPECIFICATIONS HAVE BEEN PREPARED ACCORDING TO THE CRITERIA ESTABLISHED BY THE CITY/COUNTY FOR DETAILED DRAINAGE PLANS AND SPECIFICATIONS AND SAID DETAILED PLANS AND SPECIFICATIONS ARE IN CONFORMITY WITH THE MASTER PLAN OF THE DRAINAGE BASIN. SAID DETAILED DRAINAGE PLANS AND SPECIFICATIONS MEET THE PURPOSES FOR WHICH THE PARTICULAR DRAINAGE FACILITY(S) IS DESIGNED. I ACCEPT RESPONSIBILITY FOR ANY LIABILITY CAUSED BY ANY NEGLIGENT ACTS, ERRORS OR OMISSIONS ON MY PART IN PREPARATION OF THE DETAILED DRAINAGE PLANS AND SPECIFICATIONS.

MICHAEL A. BARTUSEK, P.E. COLORADO NO. 23329 DATE \_\_\_\_\_

**OWNER/DEVELOPER STATEMENT**

I HEREBY AGREE TO COMPLY WITH THE REQUIREMENTS OF THIS GRADING AND EROSION CONTROL PLAN. I ACKNOWLEDGE THE RESPONSIBILITY TO DETERMINE WHETHER THE CONSTRUCTION ACTIVITIES ON THESE PLANS REQUIRE CDP'S PERMITTING FOR STORMWATER DISCHARGES ASSOCIATED WITH CONSTRUCTION ACTIVITY.

G & S DEVELOPMENT, INC  
 BY: MR. SCOTT GRATIX  
 TITLE: PRESIDENT  
 ADDRESS: 9800 PYRAMID CT. #340  
 ENGLEWOOD, CO 80112

DATE \_\_\_\_\_

**COUNTY ENGINEER STATEMENT**

COUNTY PLAN REVIEW IS PROVIDED ONLY FOR GENERAL CONFORMANCE WITH COUNTY DESIGN CRITERIA. THE COUNTY IS NOT RESPONSIBLE FOR THE ACCURACY AND ADEQUACY OF THE DESIGN, DIMENSIONS, AND/OR ELEVATIONS WHICH SHALL BE CONFIRMED AT THE JOB SITE. THE COUNTY, THROUGH THE APPROVAL OF THIS DOCUMENT ASSUMES NO RESPONSIBILITY FOR COMPLETENESS AND/OR ACCURACY OF THIS DOCUMENT.

APPROVED BY:

BY: \_\_\_\_\_ DATE: \_\_\_\_\_  
 JENNIFER IRVINE, P.E.

COUNTY ENGINEER/ECM ADMINISTRATOR

**CONTACT LIST:**

G&S DEVELOPMENT INC,  
 MR. SCOTT GRATIX, PRESIDENT  
 9800 PYRAMID CT. #340  
 ENGLEWOOD, CO 80112  
 720-490-4250

DESIGN ENGINEER  
 RESPEC  
 MR. MIKE BARTUSEK, P.E.  
 3520 AUSTIN BLUFFS PARKWAY, #102  
 COLORADO SPRINGS, CO 80918  
 719-266-5212

EL PASO COUNTY PCD ENGINEER  
 EL PASO COUNTY  
 MS. ELIZABETH NIJKAMP, P.E.  
 2880 INTERNATIONAL CIR. #110  
 COLORADO SPRINGS, CO 80910  
 719-520-7852

UTILITY - WATER & WASTEWATER  
 DONALD WATER & SANITARY DISTRICT  
 MR. KIP PETERSON  
 15850 HOLBEN DRIVE  
 COLORADO SPRINGS, CO 80921  
 719-488-3603

UTILITY - GAS  
 BLACK HILLS ENERGY INC  
 1515 WYNKOOP ST, #500  
 DENVER, CO 80202  
 303-568-3260

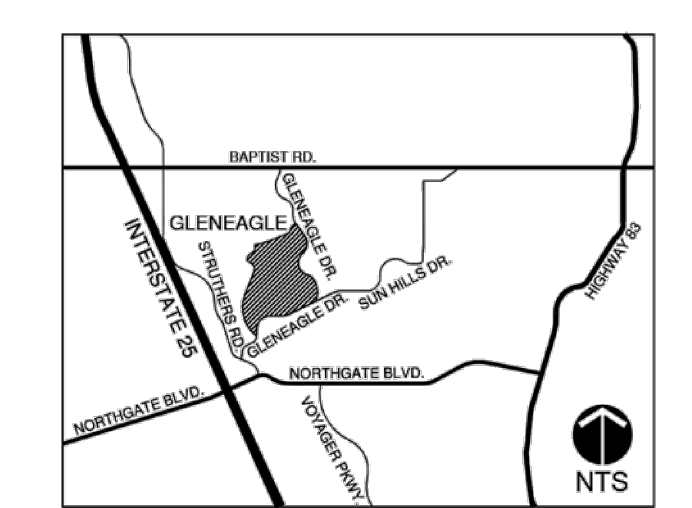
UTILITY - ELECTRIC  
 MOUNTAIN VIEW ELECTRIC ASSOCIATES  
 11140 E. WOODMEN RD  
 FALCON, CO 80831  
 719-495-2283

Include the (revised) public storm sewer plan and profile in this set.

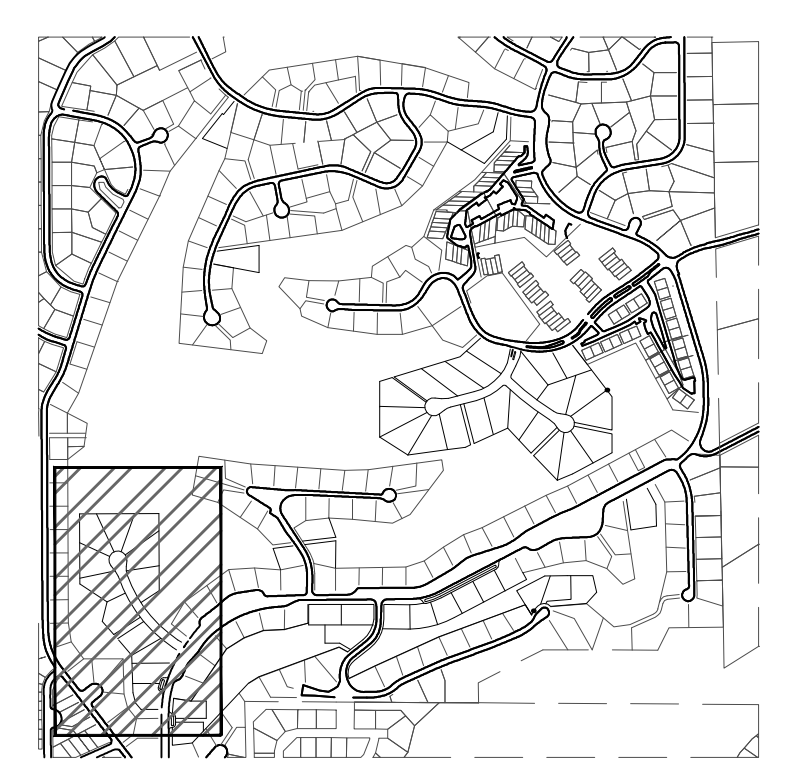
**LEGEND:**

- ⊗ EXISTING WATER VALVES
- ⊙ EXISTING FIRE HYDRANT
- ⊙ PROPOSED FIRE HYDRANT
- ▶▶ PROPOSED WATER VALVES & REDUCERS
- ⊙ EXISTING SANITARY MANHOLE
- PROPOSED SANITARY MANHOLE
- ⊗ EXISTING SANITARY MANHOLE TO BE REMOVED
- ⊗ EXISTING FIRE HYDRANT TO BE REMOVED

**VICINITY MAP N.T.S.**



**KEY MAP N.T.S.**

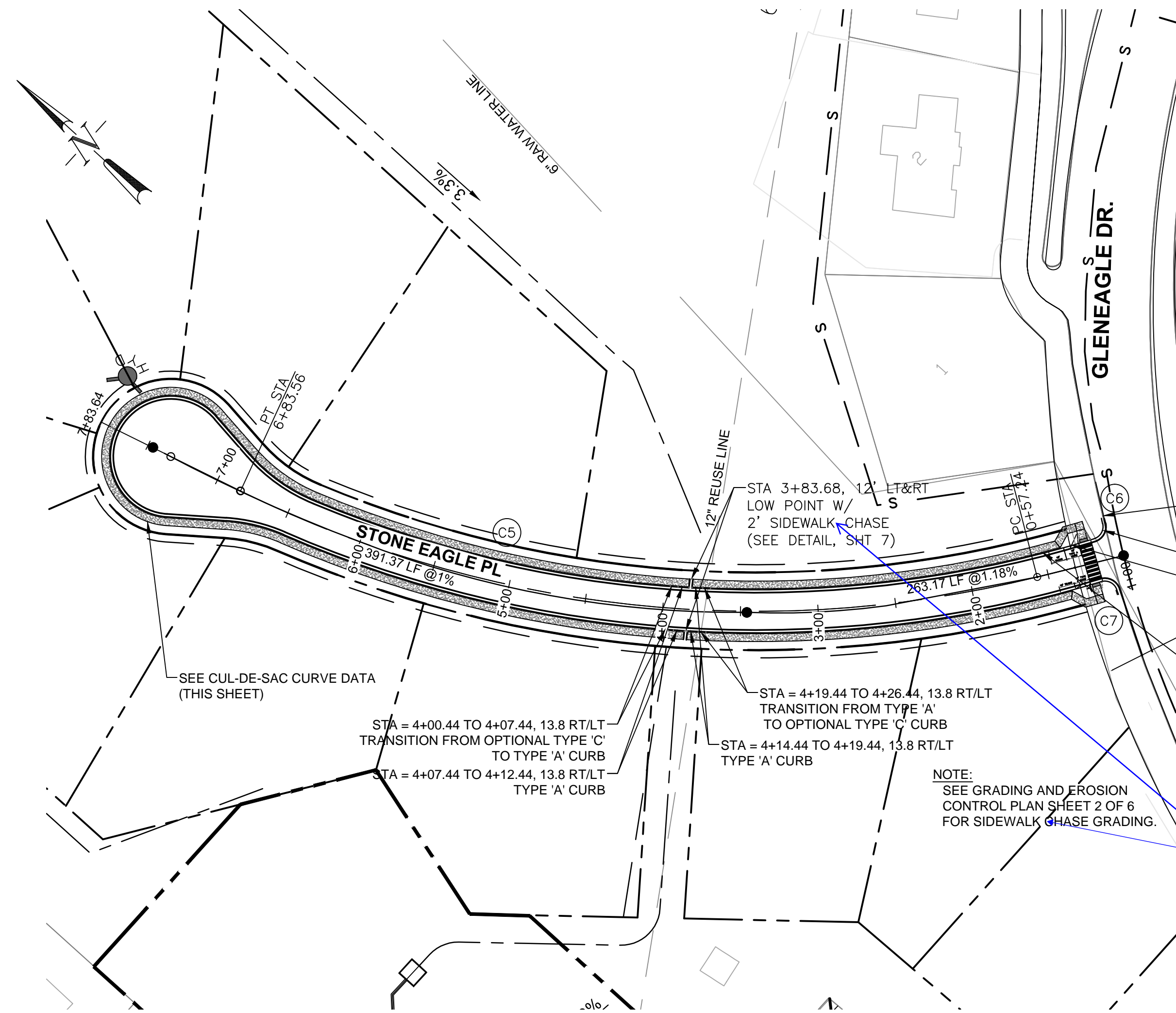


**SHEET INDEX:**  
 1 - ROADWAY OVER ALL PLAN  
 2 - STONE EAGLE PL PLAN AND PROFILE  
 3 - SIGNING AND STRIPING PLAN  
 4 - ROADWAY DETAILS

VR-18-018

DESIGNED: MAB DRAWN: HIG CHECKED: MAB DATE: 11/26/18	REVISION
RESPEC 3520 AUSTIN BLUFFS PARKWAY SUITE 102 COLORADO SPRINGS, CO 80918 PHONE (719) 266-5212	
<p>Know what's below. Call before you dig.</p> <p>PROJ NO. 03524          DWG NM. 03524-Dev-Fil2</p>	Guman & Associates, LLC 731 N Weber St, Suite 10 COLORADO SPRINGS, CO. 80903
ROADWAY PLAN OVERALL	GLENEAGLE SUBDIVISION, FIL #2
DRAWING NUMBER: <b>C</b>	SHEET 1

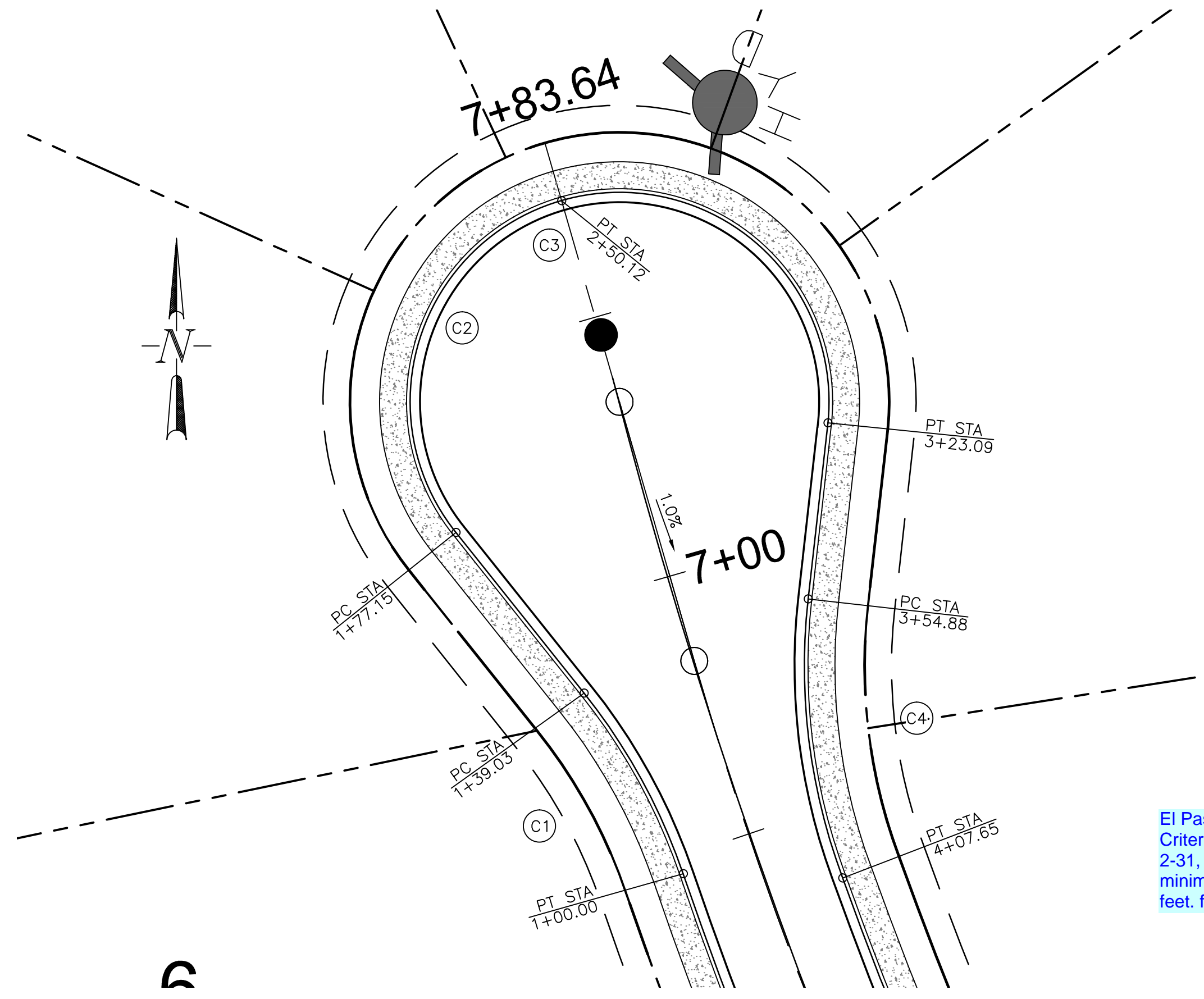
NAME: M:\LAND PROJECTS\2018\03524-GLENEAGLE-FIL-2\DWG\ROADWAY\03524-RDWY-FIL2.DWG  
 PLOT DATE: November 29, 2018 4:03 PM BY: MIKE



TRANSITION FROM 0" TYPE 'A' CURB TO 6" IN 5' (BOTH SIDES)  
 TYPE 'A' CURB AND GUTTER  
 STA = 1+27.34 LT  
 STA = 1+30.33 RT  
 TRANSITION FROM TYPE 'A' TO OPTIONAL TYPE 'C' CURB IN 5' (BOTH SIDES)  
 STA = 1+37.34 LT  
 STA = 1+40.33 RT  
 OPTIONAL TYPE 'C' CURB AND GUTTER (BOTH SIDES)

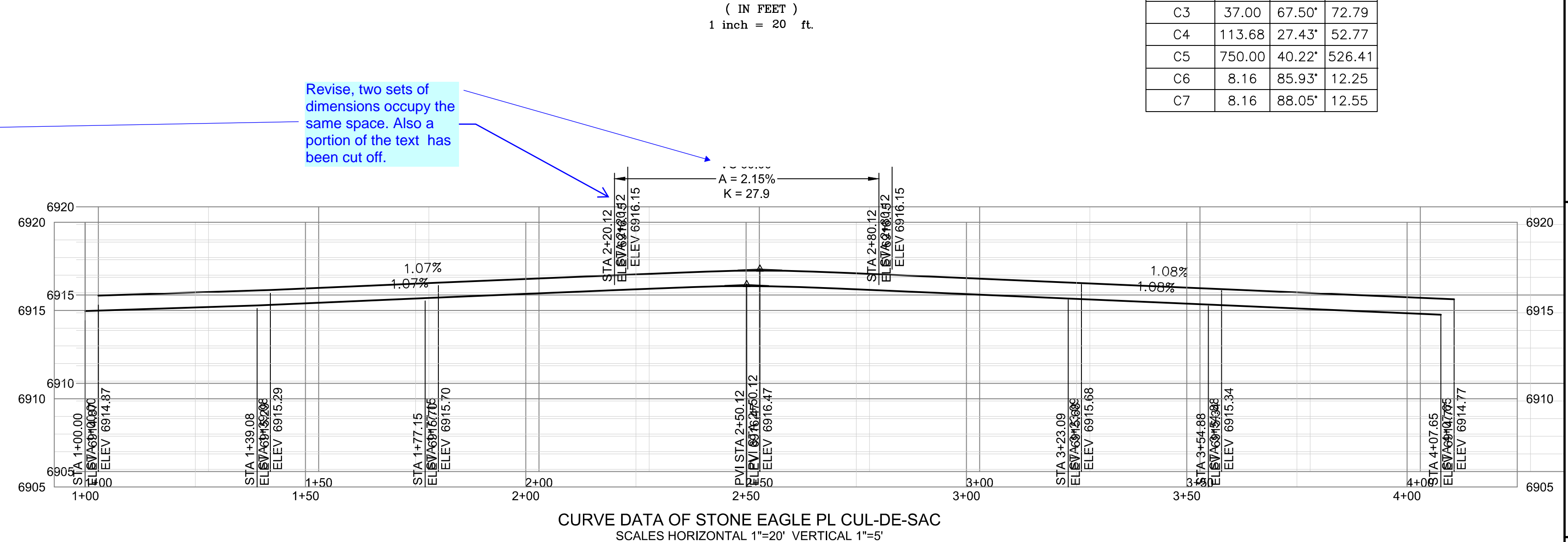
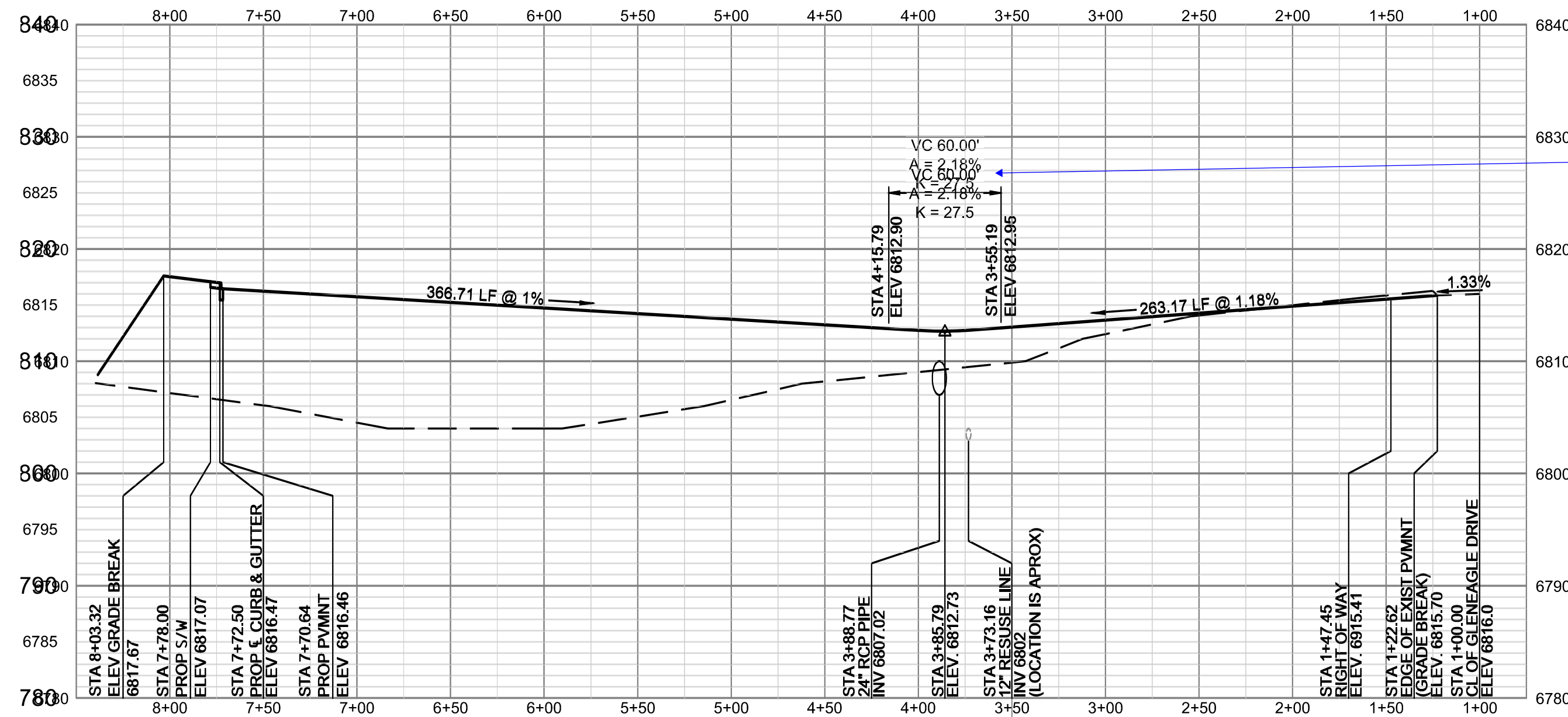
NOTE:  
 SEE GRADING AND EROSION CONTROL PLAN SHEET 2 OF 6 FOR SIDEWALK CHASE GRADING.

Change to El Paso County standard curb inlets.

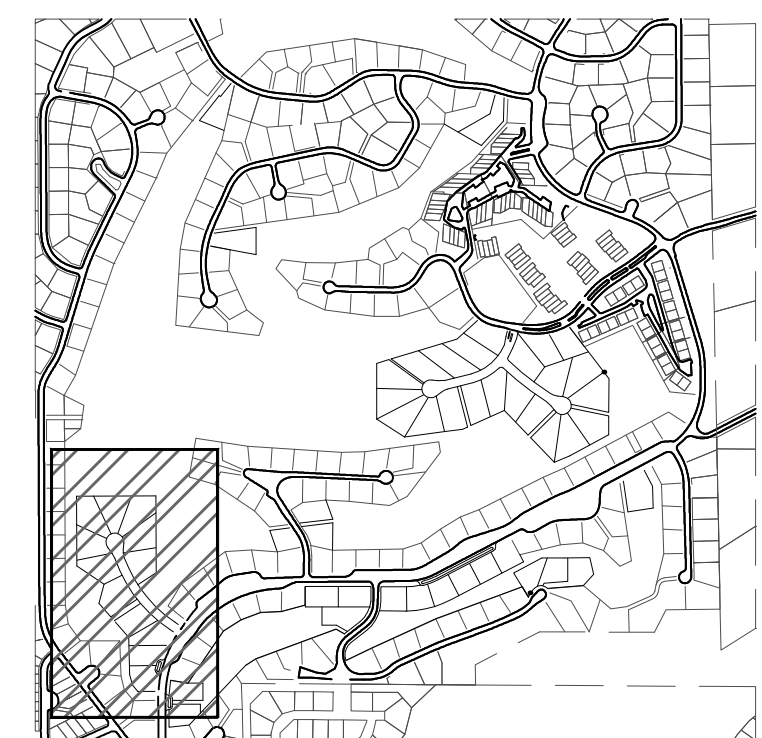


El Paso County Criteria ECM Figure 2-31, requires a minimum radius of 45 feet for a cul-de-sac.

CURVE TABLE			
CURVE #	R	Δ	L
C1	113.55	19.79°	39.03
C2	37.00	67.50°	72.79
C3	37.00	67.50°	72.79
C4	113.68	27.43°	52.77
C5	750.00	40.22°	526.41
C6	8.16	85.93°	12.25
C7	8.16	88.05°	12.55



Revise, two sets of dimensions occupy the same space. Also a portion of the text has been cut off.



DESIGNED		DRAWN		CHECKED		DATE	
MAB	HUG	MAB	MAB	MAB	MAB	11/26/18	
RESPEC 3520 AUSTIN BLUFFS PARKWAY SUITE 102 COLORADO SPRINGS, CO 80918 PHONE (719) 266-5212							



PROJ NO. 03524  
 DWG NM. 03524-Dev-FIL2

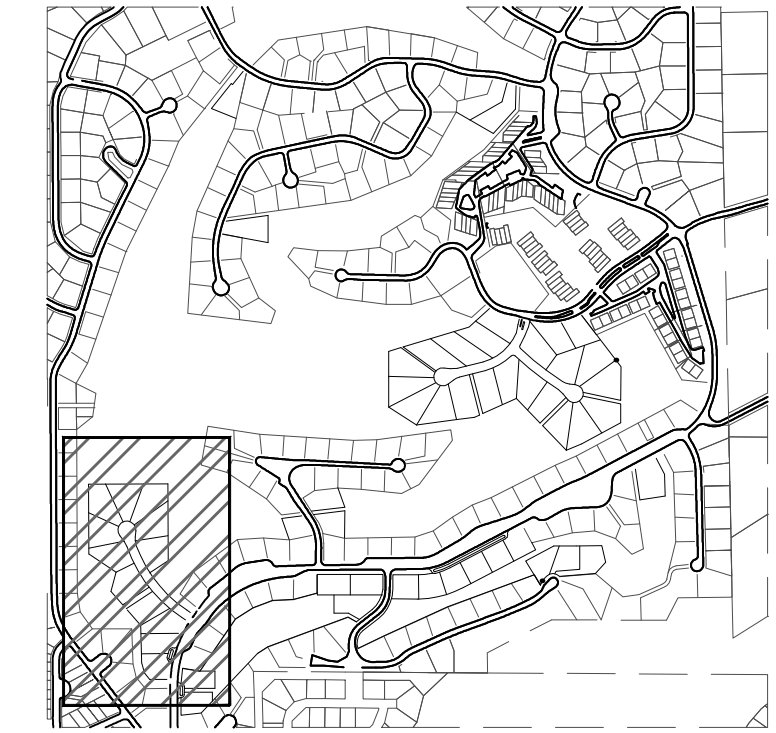
Guman & Associates, LLC  
 731 N Weber St, Suite 10  
 COLORADO SPRINGS, CO. 80903

GLENEAGLE SUBDIVISION, FIL #2

STONE EAGLE PL PLAN AND PROFILE

DRAWING NUMBER: C SHEET 2

KEY MAP N.T.S.



DESIGNED	MAB
DRAWN	HUG
CHECKED	MAB
DATE	11/26/18

REVISION

RESPEC  
3520 AUSTIN BLUFFS PARKWAY  
SUITE 102  
COLORADO SPRINGS, CO 80918  
PHONE (719) 266-5212



PROJ NO. 03524  
DWG NM. 03524-Dev-Fil2

Guman & Associates, LLC  
731 N Weber St, Suite 10  
COLORADO SPRINGS, CO. 80903

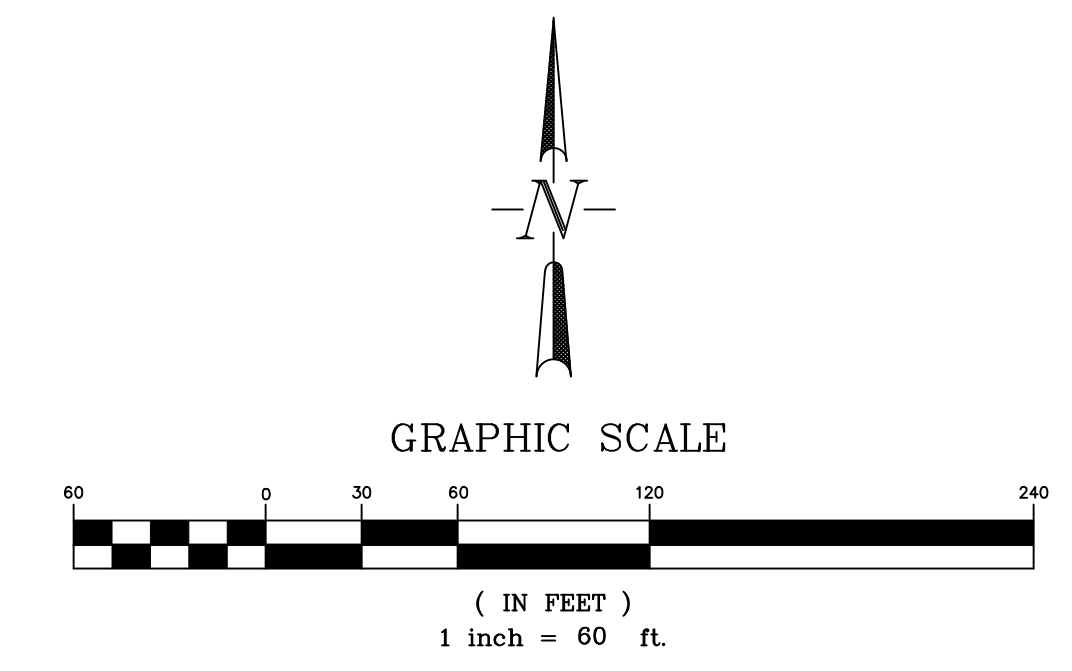
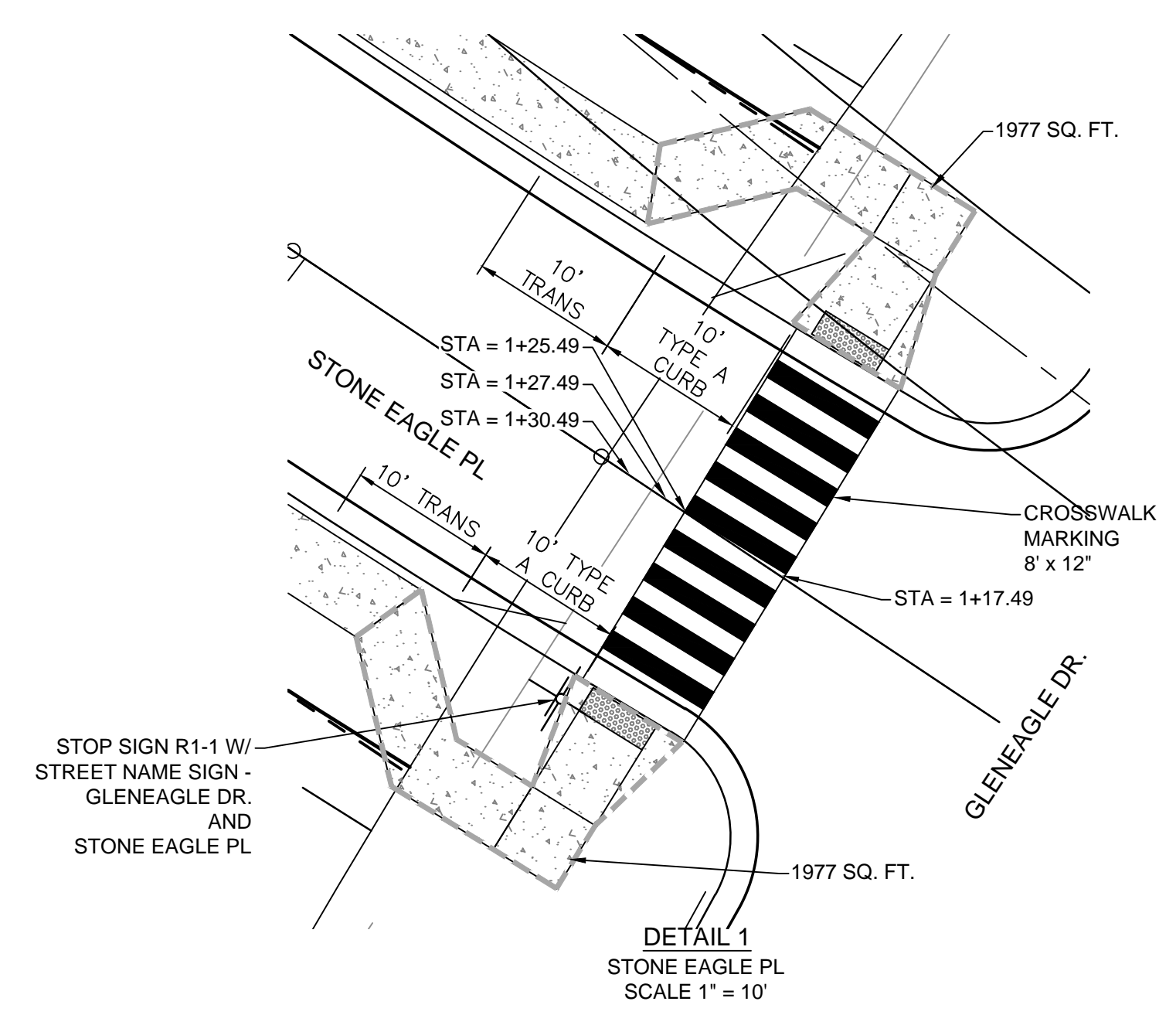
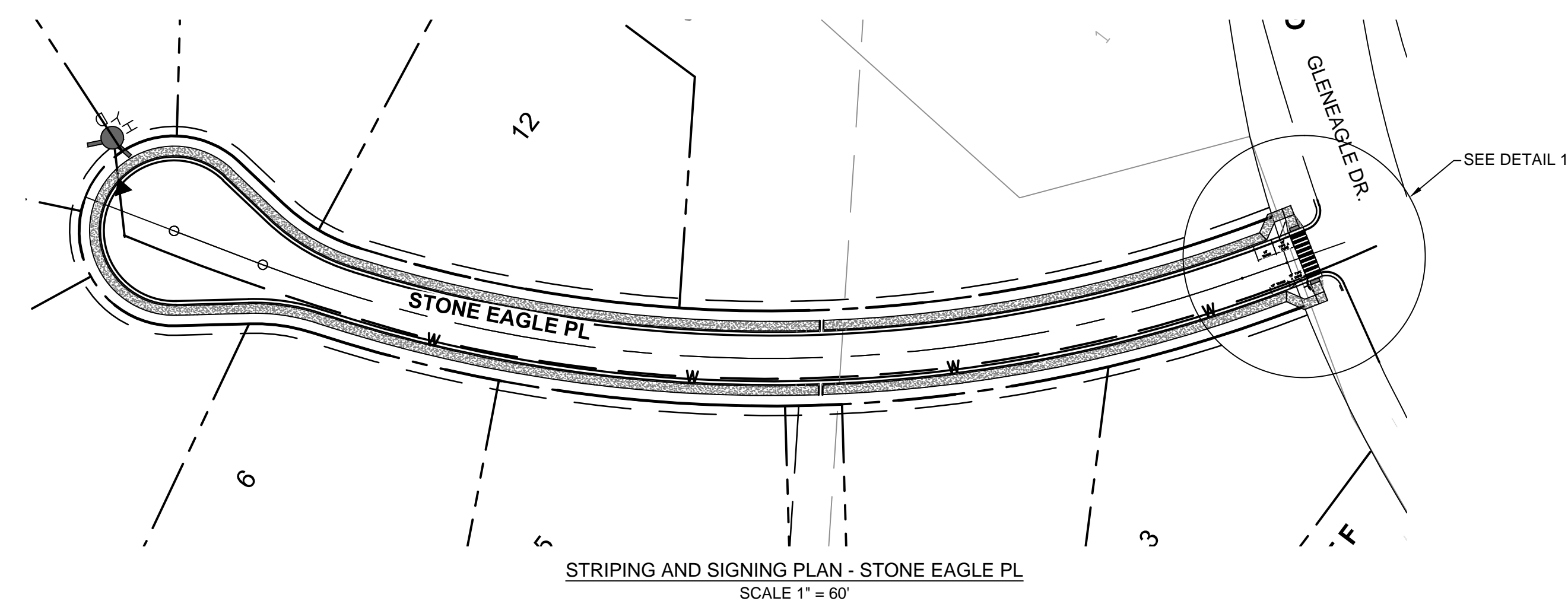
GLENEAGLE SUBDIVISION,  
FIL #2

SIGNING AND STRIPING PLAN

DRAWING NUMBER:  
**C**  
SHEET 3

SIGNING AND STRIPING NOTES:

1. ALL SIGNS AND PAVEMENT MARKINGS SHALL BE IN COMPLIANCE WITH THE CURRENT MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).
2. REMOVAL OF EXISTING PAVEMENT MARKINGS SHALL BE ACCOMPLISHED BY A METHOD THAT DOES NOT MATERIALLY DAMAGE THE PAVEMENT. THE PAVEMENT MARKINGS SHALL BE REMOVED TO THE EXTENT THAT THEY WILL NOT BE VISIBLE UNDER DAY OR NIGHT CONDITIONS. AT NO TIME WILL IT BE ACCEPTABLE TO PAINT OVER EXISTING PAVEMENT MARKINGS.
3. ANY DEVIATION FROM THE STRIPING AND SIGNING PLAN SHALL BE APPROVED BY EL PASO COUNTY PLANNING AND COMMUNITY DEVELOPMENT.
4. ALL SIGNS SHOWN ON THE SIGNING AND STRIPING PLAN SHALL BE NEW SIGNS. EXISTING SIGNS MAY REMAIN OR BE REUSED IF THEY MEET CURRENT EL PASO COUNTY AND MUTCD STANDARDS.
5. STREET NAME AND REGULATORY STOP SIGNS SHALL BE ON THE SAME POST AT INTERSECTIONS.
6. ALL REMOVED SIGNS SHALL BE DISPOSED OF IN A PROPER MANNER BY THE CONTRACTOR.
7. ALL STREET NAME SIGNS SHALL HAVE "D" SERIES LETTERS, WITH LOCAL ROADWAY SIGNS BEING 4" UPPER-LOWER CASE LETTERING ON 8" BLANK AND NON-LOCAL ROADWAY SIGNS BEING 6" LETTERING, UPPER-LOWER CASE ON 12" BLANK, WITH A WHITE BORDER THAT IS NOT RECESSED. MULT-LANE ROADWAYS WITH SPEED LIMITS OF 40 MPH OR HIGHER SHALL HAVE 8" UPPER-LOWER CASE LETTERING ON 18" BLANK WITH A WHITE BORDER THAT IS NOT RECESSED. THE WIDTH OF THE NON-RECESSED WHITE BORDERS SHALL MATCH PAGE 255 OF THE 2012 MUTCD "STANDARD HIGHWAY SIGNS".
8. ALL TRAFFIC SIGNS SHALL HAVE A MINIMUM HIGH INTENSITY PRISMATIC GRADE SHEETING.
9. ALL LOCAL RESIDENTIAL STREET SIGNS SHALL BE MOUNTED ON A 1.75" X 1.75" SQUARE TUBE SIGN POST AND STUB POST BASE. FOR OTHER APPLICATIONS, REFER TO THE CDOT STANDARD S-614-8 REGARDING USE OF THE P2 TUBULAR STEEL POST SLIPBASE DESIGN.
10. ALL SIGNS SHALL BE SINGLE SHEET ALUMINUM WITH 0.100" MINIMUM THICKNESS.
11. ALL LIMIT LINES/STOP LINES, CROSSWALK LINES, PAVEMENT LEGENDS, AND ARROWS SHALL BE A MINIMUM 125 MIL THICKNESS PREFORMED THERMOPLASTIC PAVEMENT MARKINGS WITH TAPERED LEADING EDGES PER CDOT STANDARD S-627-1. WORD AND SYMBOL MARKINGS SHALL BE THE NARROW TYPE. STOP BARS SHALL BE 24" IN WIDTH. CROSSWALKS LINES SHALL BE 12" WIDE AND 8' LONG PER CDOT S-627-1.
12. ALL LONGITUDINAL LINES SHALL BE A MINIMUM 15MIL THICKNESS EPOXY PAINT. ALL NON-LOCAL RESIDENTIAL ROADWAYS SHALL INCLUDE BOTH RIGHT AND LEFT EDGE LINE STRIPING AND ANY ADDITIONAL STRIPING AS REQUIRED BY CDOT S-627-1.
13. THE CONTRACTOR SHALL NOTIFY EL PASO COUNTY PLANNING AND COMMUNITY DEVELOPMENT (719) 520-6819 PRIOR TO AND UPON COMPLETION OF SIGNING AND STRIPING.
14. THE CONTRACTOR SHALL OBTAIN A WORK IN THE RIGHT OF WAY PERMIT FROM THE EL PASO COUNTY DEPARTMENT OF PUBLIC WORKS (DPW) PRIOR TO ANY SIGNAGE OR STRIPING WORK WITHIN AN EXISTING EL PASO COUNTY ROADWAY.



NAME: \\N:\LAND PROJECTS\2018\03524-GLENEAGLE FIL 2\DWG\ROADWAY\03524-RDWAY-FIL2.DWG  
PLOT DATE: November 26, 2018 4:10 PM BY: MIKE

**Standard Notes for El Paso County Construction Plans**

ALL DRAINAGE AND ROADWAY CONSTRUCTION SHALL MEET THE STANDARDS AND SPECIFICATIONS OF THE CITY OF COLORADO SPRINGS/EL PASO COUNTY DRAINAGE CRITERIA MANUAL, VOLUMES 1 AND 2, AND THE EL PASO COUNTY ENGINEERING CRITERIA MANUAL.

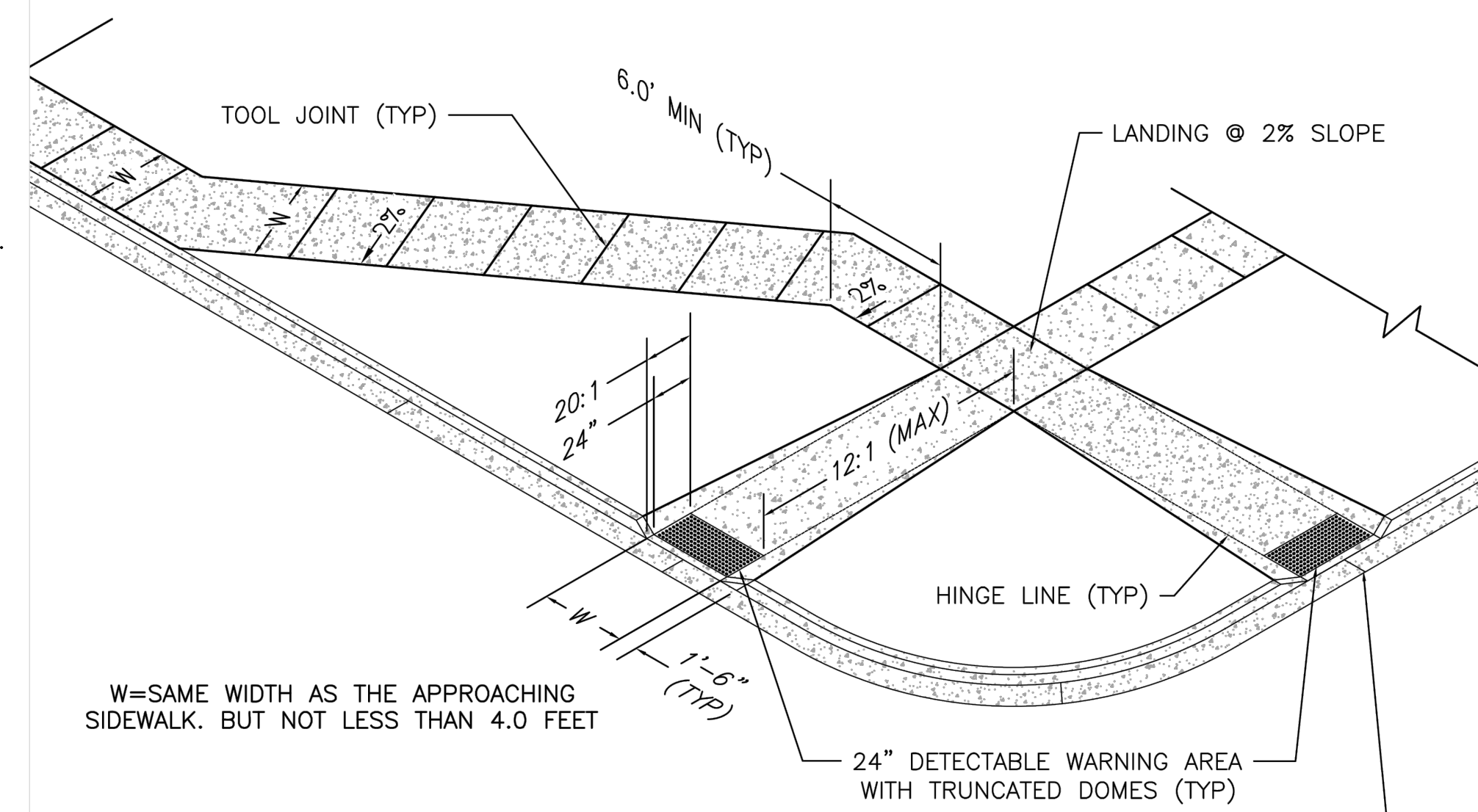
- CONTRACTOR SHALL BE RESPONSIBLE FOR THE NOTIFICATION AND FIELD NOTIFICATION OF ALL EXISTING UTILITIES, WHETHER SHOWN ON THE PLANS OR NOT, BEFORE BEGINNING CONSTRUCTION. LOCATION OF EXISTING UTILITIES SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. CALL 811 TO CONTACT THE UTILITY NOTIFICATION CENTER OF COLORADO (UNCC).
- CONTRACTOR SHALL KEEP A COPY OF THESE APPROVED PLANS, THE GRADING AND EROSION CONTROL PLAN, THE STORMWATER MANAGEMENT PLAN (SWMP), THE SOILS AND GEOTECHNICAL REPORT, AND THE APPROPRIATE DESIGN AND CONSTRUCTION STANDARDS AND SPECIFICATIONS AT THE JOB SITE AT ALL TIMES, INCLUDING THE FOLLOWING:
  - EL PASO COUNTY ENGINEERING CRITERIA MANUAL (ECM)
  - CITY OF COLORADO SPRINGS/EL PASO COUNTY DRAINAGE CRITERIA MANUAL, VOLUMES 1 AND 2
  - COLORADO DEPARTMENT OF TRANSPORTATION (CDOT) STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION
  - CDOT M & S STANDARDS
- NOTWITHSTANDING ANYTHING DEPICTED IN THESE PLANS IN WORDS OR GRAPHIC REPRESENTATION, ALL DESIGN AND CONSTRUCTION RELATED TO ROADS, STORM DRAINAGE AND EROSION CONTROL SHALL CONFORM TO THE STANDARDS AND REQUIREMENTS OF THE MOST RECENT VERSION OF THE RELEVANT ADOPTED EL PASO COUNTY STANDARDS, INCLUDING THE LAND DEVELOPMENT CODE, THE ENGINEERING CRITERIA MANUAL, THE DRAINAGE CRITERIA MANUAL, AND THE DRAINAGE CRITERIA MANUAL VOLUME 2. ANY DEVIATIONS FROM REGULATIONS AND STANDARDS MUST BE REQUESTED, AND APPROVED, IN WRITING. ANY MODIFICATIONS NECESSARY TO MEET CRITERIA AFTER-THE-FACT WILL BE ENTIRELY THE DEVELOPER'S RESPONSIBILITY TO RECTIFY.
- IT IS THE DESIGN ENGINEER'S RESPONSIBILITY TO ACCURATELY SHOW EXISTING CONDITIONS, BOTH ON-SITE AND OFF-SITE, ON THE CONSTRUCTION PLANS. ANY MODIFICATIONS NECESSARY DUE TO CONFLICTS, OMISSIONS, OR CHANGED CONDITIONS WILL BE ENTIRELY THE DEVELOPER'S RESPONSIBILITY TO RECTIFY.  
**Change to Planning and Community Development PCD throughout notes.**
- CONTRACTOR SHALL SCHEDULE A PRE-CONSTRUCTION MEETING WITH EL PASO COUNTY DEVELOPMENT SERVICES DEPARTMENT (DSD) - INSPECTIONS, PRIOR TO STARTING CONSTRUCTION.
- IT IS THE CONTRACTOR'S RESPONSIBILITY TO UNDERSTAND THE REQUIREMENTS OF ALL JURISDICTIONAL AGENCIES AND TO OBTAIN ALL REQUIRED PERMITS, INCLUDING BUT NOT LIMITED TO EL PASO COUNTY EROSION AND STORMWATER QUALITY CONTROL PERMIT (ESQCP), REGIONAL BUILDING FLOODPLAIN DEVELOPMENT PERMIT, U.S. ARMY CORPS OF ENGINEERS-ISSUED 401 AND/OR 404 PERMITS, AND COUNTY AND STATE FUGITIVE DUST PERMITS.
- CONTRACTOR SHALL NOT DEVIATE FROM THE PLANS WITHOUT FIRST OBTAINING WRITTEN APPROVAL FROM THE DESIGN ENGINEER AND DSD. CONTRACTOR SHALL NOTIFY THE DESIGN ENGINEER IMMEDIATELY UPON DISCOVERY OF ANY ERRORS OR INCONSISTENCIES.
- ALL STORM DRAIN PIPE SHALL BE CLASS III RCP UNLESS OTHERWISE NOTED AND APPROVED BY DSD.
- CONTRACTOR SHALL COORDINATE GEOTECHNICAL TESTING PER ECM STANDARDS. PAVEMENT DESIGN SHALL BE APPROVED BY EL PASO COUNTY DSD PRIOR TO PLACEMENT OF CURB AND GUTTER AND PAVEMENT.
- ALL CONSTRUCTION TRAFFIC MUST ENTER/EXIT THE SITE AT APPROVED CONSTRUCTION ACCESS POINTS.
- SIGHT VISIBILITY TRIANGLES AS IDENTIFIED IN THE PLANS SHALL BE PROVIDED AT ALL INTERSECTIONS. OBSTRUCTIONS GREATER THAN 18 INCHES ABOVE FLOWLINE ARE NOT ALLOWED WITHIN SIGHT TRIANGLES.
- SIGNING AND STRIPING SHALL COMPLY WITH EL PASO COUNTY DOT AND MUTCD CRITERIA. [IF APPLICABLE, ADDITIONAL SIGNING AND STRIPING NOTES WILL BE PROVIDED.]
- CONTRACTOR SHALL OBTAIN ANY PERMITS REQUIRED BY EL PASO COUNTY DOT, INCLUDING WORK WITHIN THE RIGHT-OF-WAY AND SPECIAL TRANSPORT PERMITS.
- THE LIMITS OF DISTURBANCE SHALL REMAIN WITHIN THE PROPERTY LINE UNLESS OTHERWISE NOTED. THE OWNER/DEVELOPER SHALL OBTAIN WRITTEN PERMISSION AND EASEMENTS, WHERE REQUIRED, FROM ADJOINING PROPERTY OWNER(S) PRIOR TO ANY OFF-SITE DISTURBANCE, GRADING, OR CONSTRUCTION.

**NOTES:**

- CONTRACTOR SHALL VERIFY LOCATION OF UTILITIES PRIOR TO ANY CONSTRUCTION.
- CONTRACTOR SHALL NOTIFY EL PASO COUNTY DEPARTMENT OF TRANSPORTATION FOR A PRE-CONSTRUCTION CONFERENCE PRIOR TO COMMENCEMENT OF CONSTRUCTION.
- CONTRACTOR SHALL OBTAIN NECESSARY CONSTRUCTION PERMITS PRIOR TO CONSTRUCTION.
- ALL ROAD AND DRAINAGE CONSTRUCTION SHALL CONFORM TO EL PASO COUNTY STANDARD SPECIFICATIONS.

**NOTE:**

AT LEAST 10 DAYS PRIOR TO THE ANTICIPATED START OF CONSTRUCTION, FOR PROJECTS THAT WILL DISTURB ONE ACRE OR MORE, THE OWNER OR OPERATOR OF THE CONSTRUCTION ACTIVITY SHALL SUBMIT A PERMIT APPLICATION FOR STORMWATER DISCHARGE TO THE COLORADO DEPARTMENT OF PUBLIC HEALTH AND ENVIRONMENT, WATER QUALITY CONTROL DIVISION. THE APPLICATION CONTAINS CERTIFICATION OF COMPLETION OF A STORMWATER MANAGEMENT PLAN (SWMP), OF WHICH THIS GRADING AND EROSION CONTROL PLAN MAY BE A PART.



W=SAME WIDTH AS THE APPROACHING SIDEWALK, BUT NOT LESS THAN 4.0 FEET

**PEDESTRIAN RAMP NOTES**

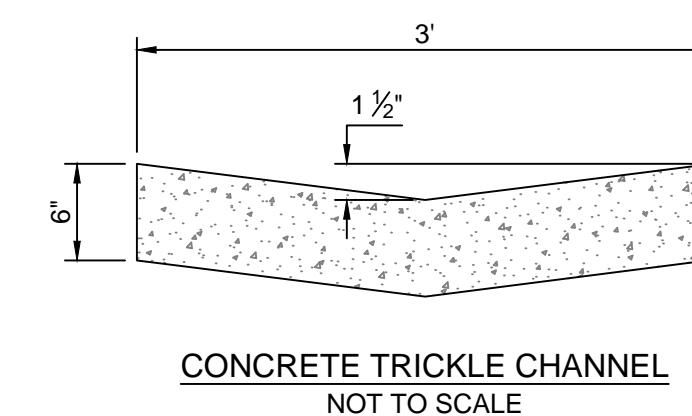
- ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE CURRENT ENGINEERING CRITERIA MANUAL AND ADA REQUIREMENTS.
- CONTRACTOR TO NOTIFY ENGINEERING DIVISION INSPECTION STAFF 48 HOURS PRIOR TO CONCRETE PLACEMENT.
- PEDESTRIAN RAMP CONSTRUCTION SHALL BE A MINIMUM 3000 PSI CONCRETE, MINIMUM 4" THICK, NON-COLORED, NON-SCORED, COARSE BROOM FINISH.
- RAMP LOCATION AND LENGTH MAY REQUIRE MODIFICATION TO MAINTAIN THE 12:1 MAXIMUM RUNNING RAMP SLOPE AND 20:1 DETECTABLE WARNING AREA DUE TO STREET INTERSECTION GRADES AND/OR ALIGNMENTS.
- DETECTABLE WARNING AREA SHALL START A MINIMUM OF 6" BUT NOT MORE THAN 8" FROM THE FLOWLINE OF THE CURB AT ANY POINT.
- DETECTABLE WARNING AREA SHALL BE PREFABRICATED REDDISH INTEGRALLY COLORED TRUNCATED-DOME SURFACED THERMOPLASTIC.
- THE DETECTABLE WARNING AREA SHALL BE 24" IN LENGTH AND THE FULL WIDTH OF THE RAMP.
- RAMP WIDTH REQUIRED IS SAME AS APPROACHING SIDEWALK; 4' MINIMUM.
- ALL RAMP WILL BE PERPENDICULAR TO TRAFFIC WITH THE EXCEPTION OF MID-BLOCK OR TERMINAL RAMP WHICH MAY BE PARALLEL SUBJECT TO APPROVAL.
- AVOID PLACING DRAINAGE STRUCTURES, TRAFFIC SIGNAL/SIGNAGE, UTILITIES/JUNCTION BOXES, OR OTHER OBSTRUCTIONS WITHIN PROPOSED RAMP AREAS.

LAYOUT CURB SECTIONS SO THAT AT LEAST ONE TOOL JOINT IS WITHIN RAMP THROAT

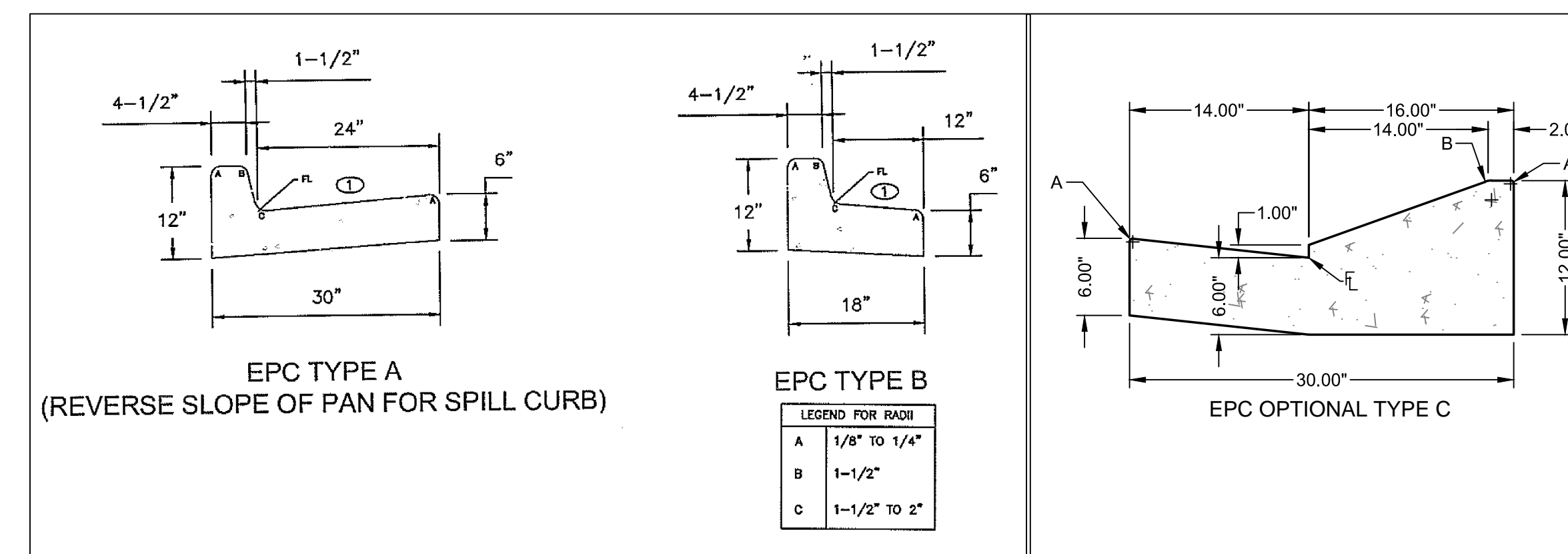
**GENERAL NOTES**

- WHERE THE 1'-6" FLARED SIDE(S) OF A PERPENDICULAR CURB RAMP IS (ARE) CONTIGUOUS WITH A PEDESTRIAN OR HARD SURFACE AREA, THE MAXIMUM FLARE SLOPE SHALL NOT EXCEED 10:1.
- PEDESTRIAN WALKWAY AND/OR LOCATION OF EXISTING OR FUTURE PEDESTRIAN RAMP ON OPPOSITE CORNERS SHALL BE REVIEWED BEFORE CONSTRUCTING NEW RAMP.
- AT MARKED PEDESTRIAN CROSSINGS, THE BOTTOM OF THE RAMP, EXCLUSIVE OF THE FLARE SIDES, SHALL BE TOTALLY CONTAINED WITHIN THE MARKINGS.

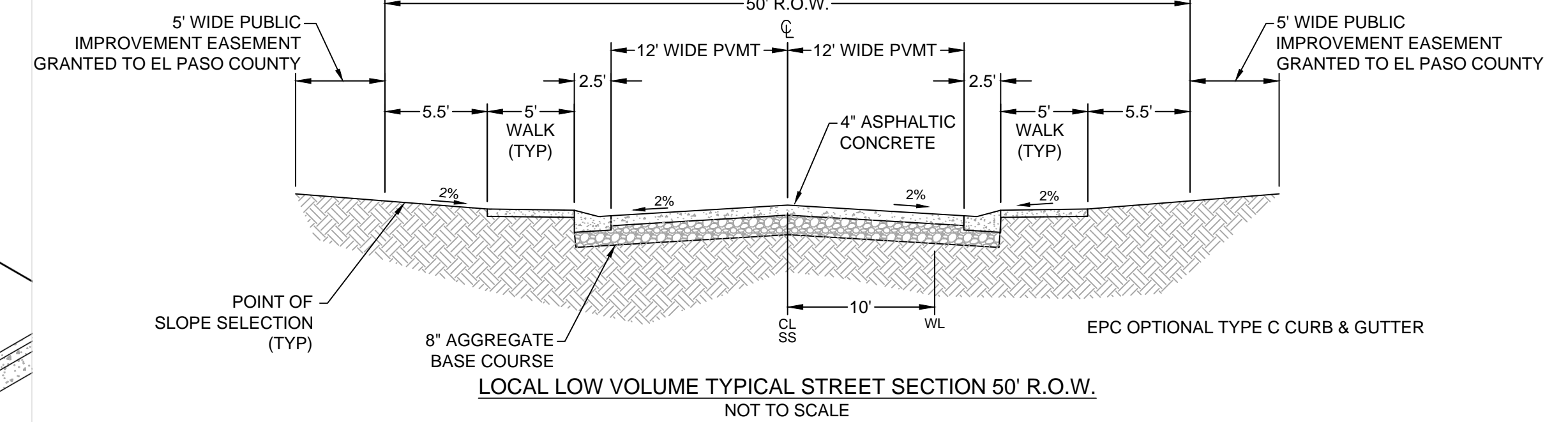
**PEDESTRIAN INTERSECTION RAMP DETAIL**  
SCALE: 1" = 10'



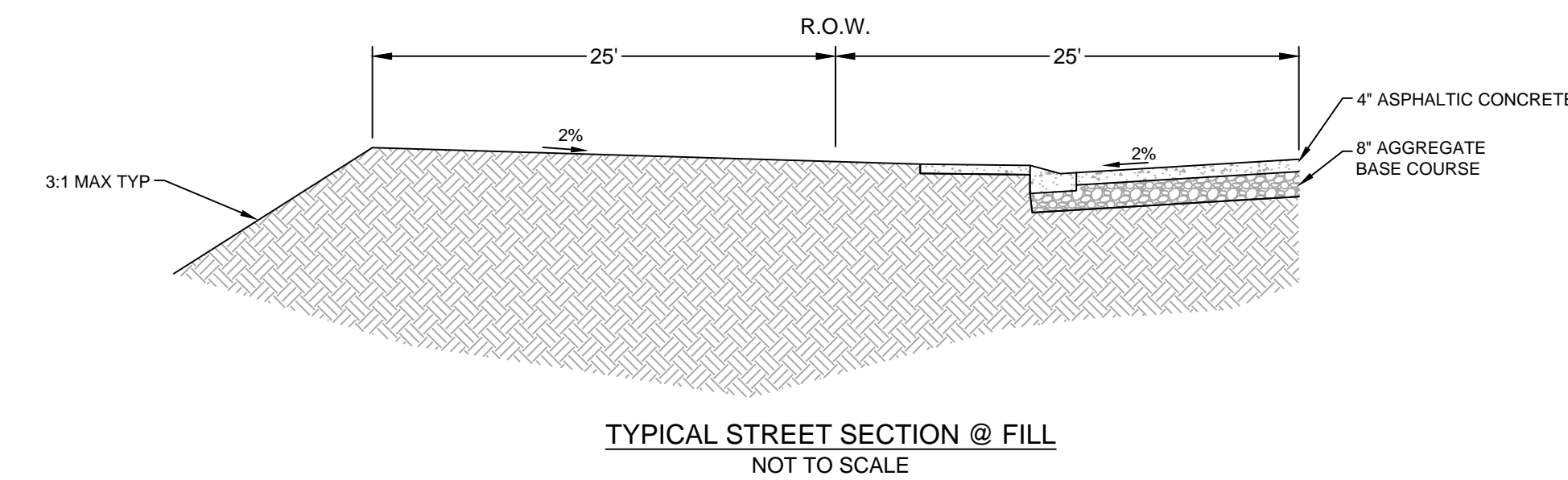
**CONCRETE TRICKLE CHANNEL**  
NOT TO SCALE



**TYPICAL CURB AND GUTTER DETAILS**

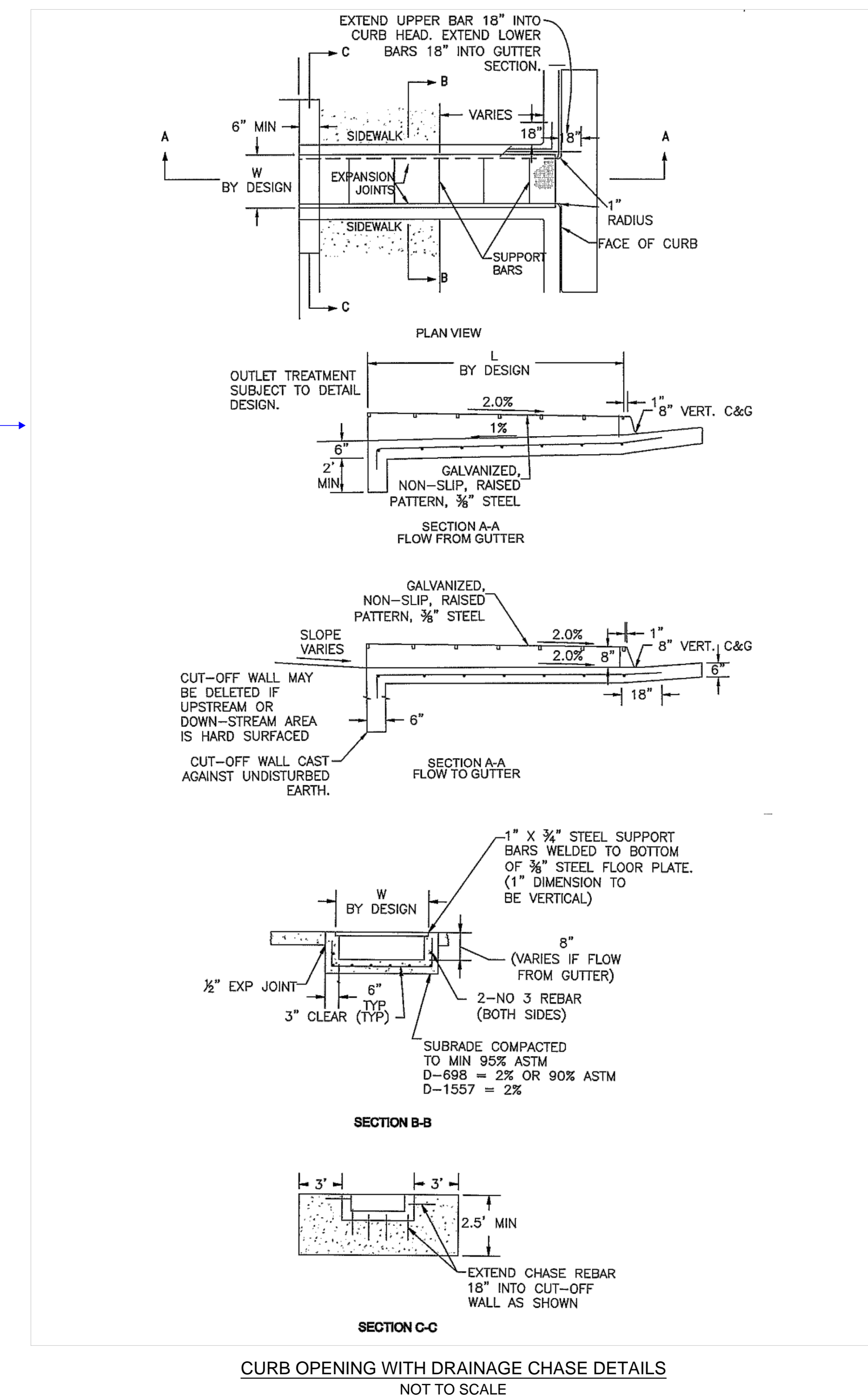


Call out: Asphalt pavement and aggregate base course subject to a pavement design review and approval by El Paso County.



**TYPICAL STREET SECTION @ FILL**  
NOT TO SCALE

Revise to curb inlets.



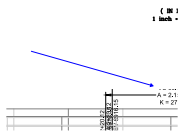
**CURB OPENING WITH DRAINAGE CHASE DETAILS**  
NOT TO SCALE

NAME: M:\LAND PROJECTS\201803524-GLENEAGLE-FIL-2\DWG\ROADWAY\03524-RDWY-FIL2.DWG  
PLOT DATE: November 28, 2018 4:11 PM BY: MIKE

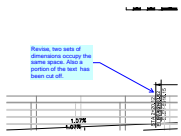
DESIGNED	MAB	3520 AUSTIN BLUFFS PARKWAY	REVISION
DRAWN	HIG	SUITE 102	
CHECKED	MAB	COLORADO SPRINGS, CO 80918	
DATE		PHONE (719) 266-5212	
11/26/18			
<b>811</b> Know what's below. Call before you dig.			
PROJ NO. 03524 DWG NM. 03524-Dev-Fil2			
Guman & Associates, LLC 731 N Weber St, Suite 10 COLORADO SPRINGS, CO. 80903			
GLENEAGLE SUBDIVISION, FIL #2			
ROADWAY DETAILS			
DRAWING NUMBER:			
<b>C</b>			
SHEET 4			

# Markup Summary

Steve Kuehster (13)

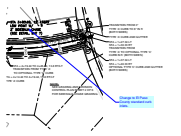


**Subject:** Arrow  
**Page Label:** 2  
**Author:** Steve Kuehster  
**Date:** 1/24/2019 10:21:57 AM  
**Color:** ■



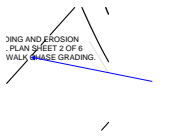
**Subject:** arrow & box  
**Page Label:** 2  
**Author:** Steve Kuehster  
**Date:** 1/24/2019 10:23:44 AM  
**Color:** ■

Revise, two sets of dimensions occupy the same space. Also a portion of the text has been cut off.



**Subject:** arrow & box  
**Page Label:** 2  
**Author:** Steve Kuehster  
**Date:** 1/28/2019 1:37:59 PM  
**Color:** ■

Change to El Paso County standard curb inlets.

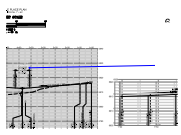


**Subject:** Arrow  
**Page Label:** 2  
**Author:** Steve Kuehster  
**Date:** 1/28/2019 1:38:30 PM  
**Color:** ■

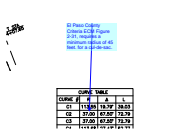


**Subject:** text box  
**Page Label:** 4  
**Author:** Steve Kuehster  
**Date:** 1/28/2019 1:51:47 PM  
**Color:** ■

Revise to curb inlets.

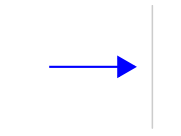


**Subject:** Arrow  
**Page Label:** 2  
**Author:** Steve Kuehster  
**Date:** 1/28/2019 1:53:57 PM  
**Color:** ■

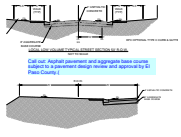


**Subject:** arrow & box  
**Page Label:** 2  
**Author:** Steve Kuehster  
**Date:** 1/28/2019 2:00:46 PM  
**Color:** ■

El Paso County Criteria ECM Figure 2-31, requires a minimum radius of 45 feet. for a cul-de-sac.



**Subject:** Arrow  
**Page Label:** 4  
**Author:** Steve Kuehster  
**Date:** 1/29/2019 11:59:57 AM  
**Color:** ■



**Subject:** text box  
**Page Label:** 4  
**Author:** Steve Kuehster  
**Date:** 1/29/2019 12:03:36 PM  
**Color:** ■

Call out: Asphalt pavement and aggregate base course subject to a pavement design review and approval by El Paso County.(

