

CONSTRUCTION NOTES

NO WETLANDS ARE TO BE PERMANENTLY DISTURBED PER THIS GRADING PLAN.

NO EARLY GRADING IS TO OCCUR WITHIN THE 100 YEAR FLOODPLAIN.

ALL TEMPORARY RIPRAP SHOWN ON THE PLANS SHALL BE TYPE "M". RIPRAP SHALL BE PLACED IN THE LOCATIONS INDICATED BY THE PLAN OR IN AREAS AS THE CONTRACTOR SEES FIT TO CONTROL EROSION. ALL RIPRAP SHALL BE PLACED AT A MINIMUM THICKNESS OF 1.5' DEEP.

ADDITIONAL NOTES

STAGING AREA TO BE DETERMINED BY CONTRACTOR IN THE FIELD. THE LOCATIONS SHALL BE DELINEATED ON THIS PLAN BY THE CONTRACTOR.

THE EROSION CONTROL DELINEATED ON THIS PLAN SHALL BE REGULARLY UPDATED BY THE CONTRACTOR.

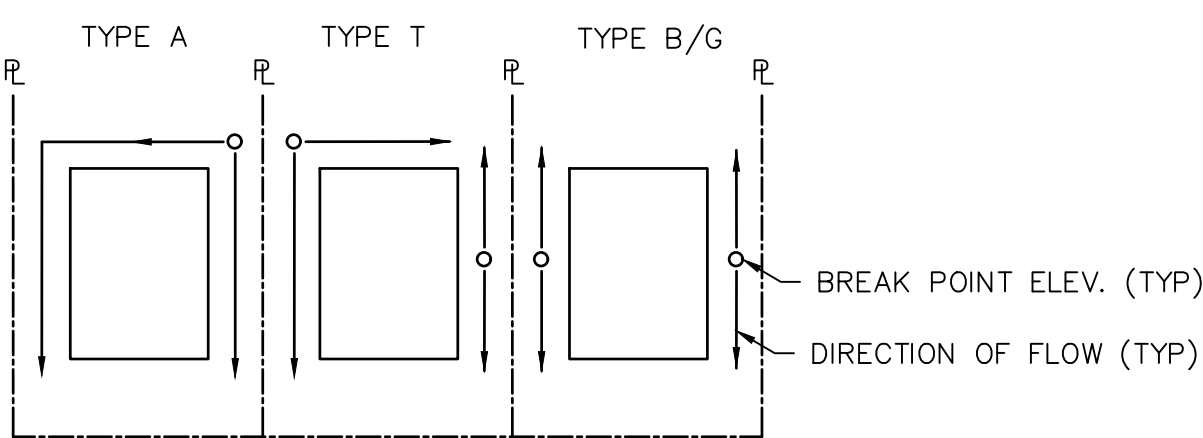
EXISTING VEGETATION IS NATIVE MEADOW GRASS (APPROXIMATELY 75% COVERAGE).

NO ASPHALT OR CONCRETE BATCH PLANTS WILL BE UTILIZED ONSITE.

AREA TO BE CONSTRUCTED IN SF-20-015

T.O.W - TOP OF WALL

B.O.W - BOTTOM OF WALL

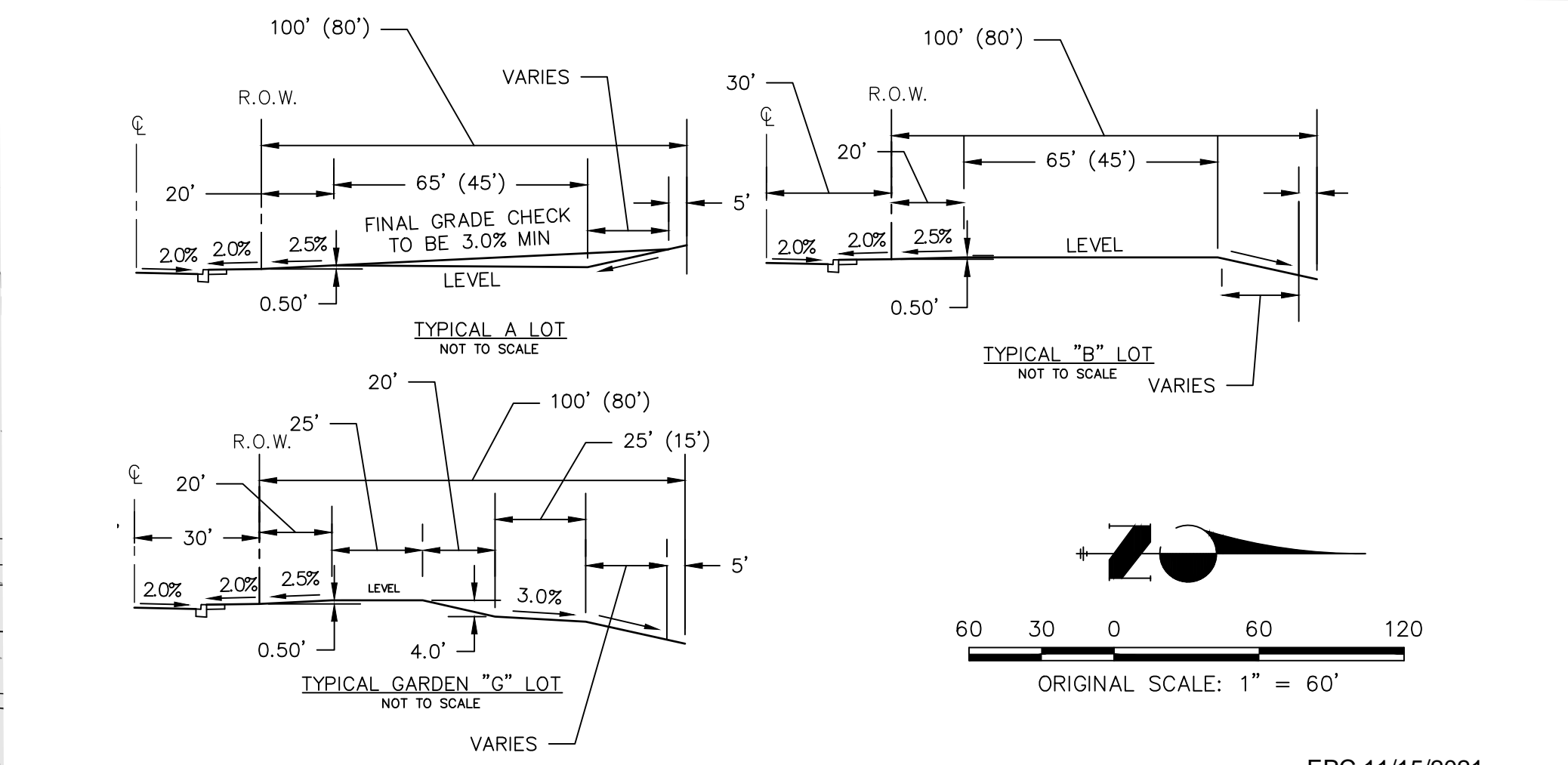
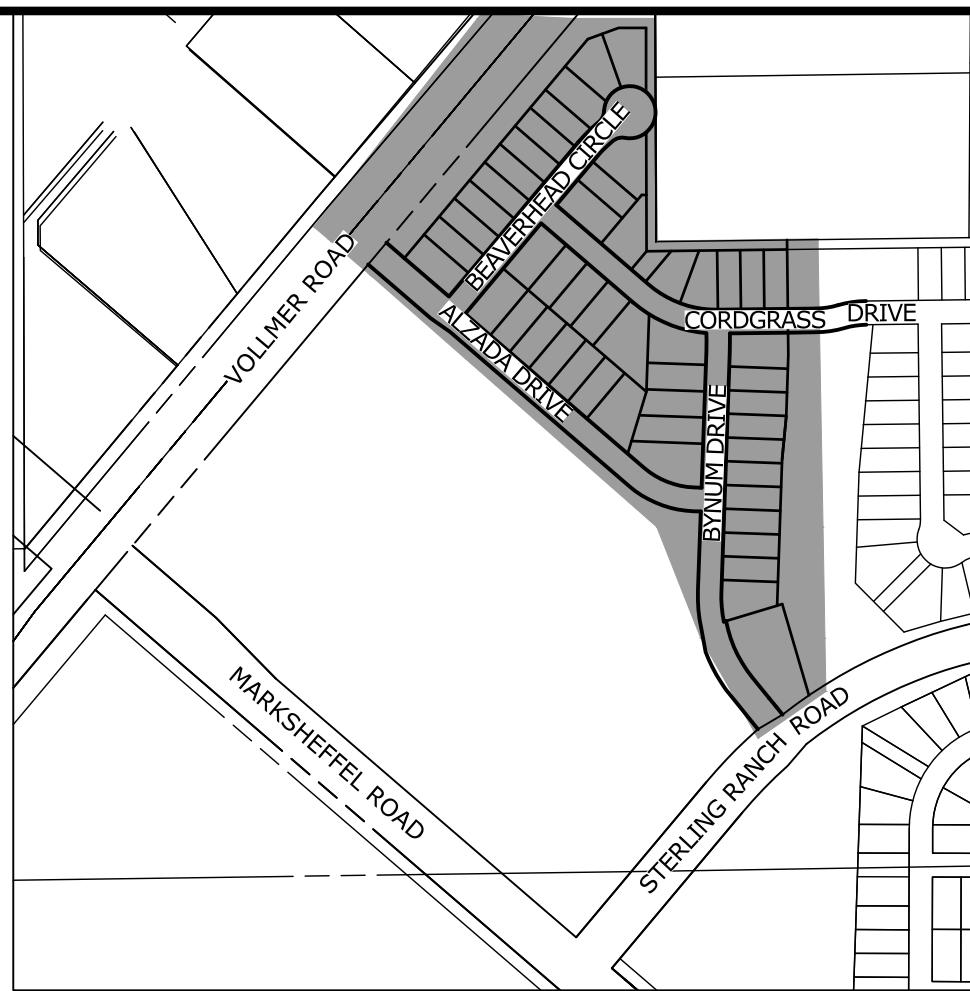
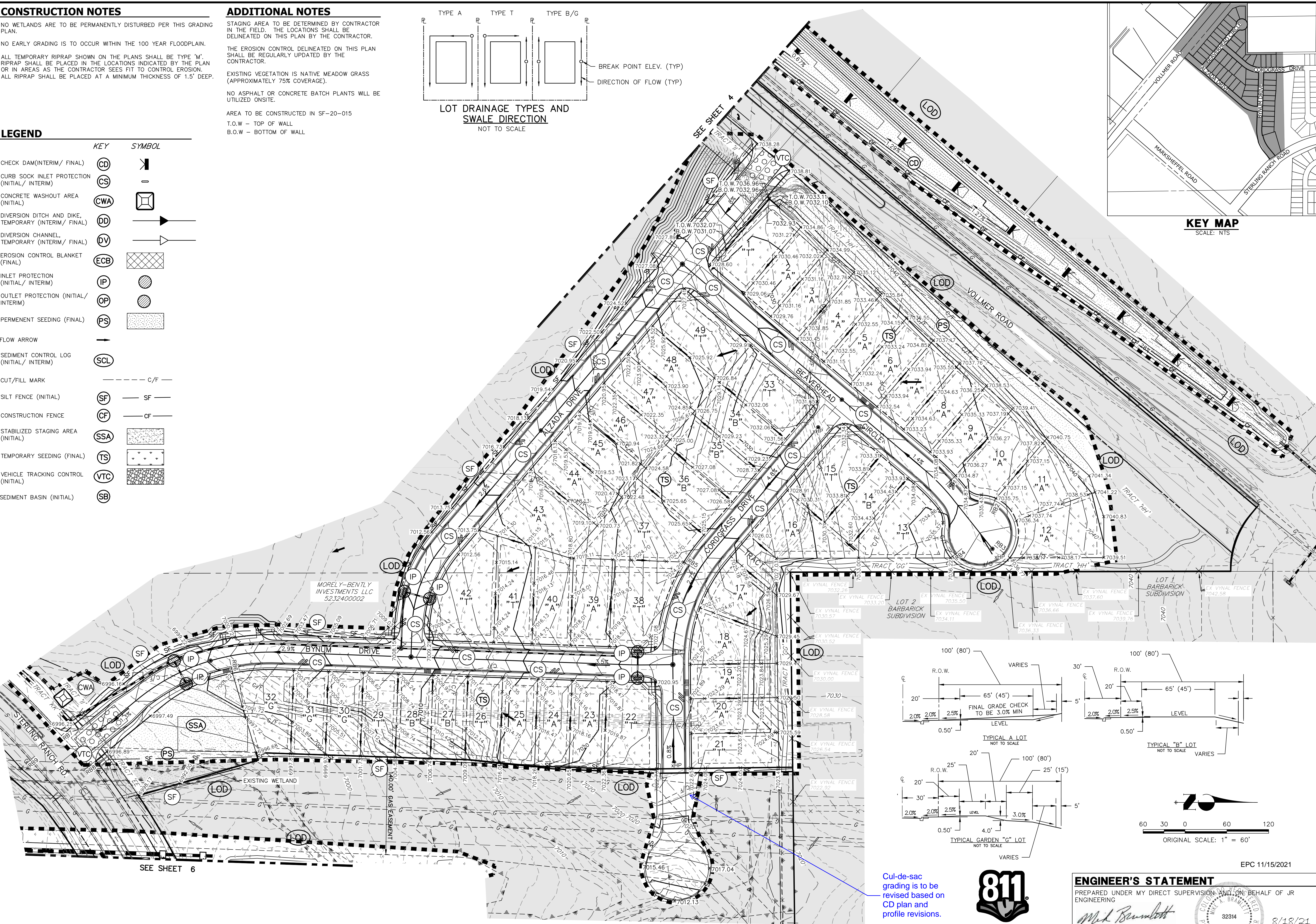


LOT DRAINAGE TYPES AND SWALE DIRECTION

NOT TO SCALE

LEGEND

KEY	SYMBOL
CHECK DAM (INTERIM/ FINAL)	CD
CURB SOCK INLET PROTECTION (INITIAL/ INTERIM)	CS
CONCRETE WASHOUT AREA (INITIAL)	CWA
DIVERSION DITCH AND DIKE, TEMPORARY (INTERIM/ FINAL)	DD
DIVERSION CHANNEL, TEMPORARY (INTERIM/ FINAL)	DV
EROSION CONTROL BLANKET (FINAL)	ECB
INLET PROTECTION (INITIAL/ INTERIM)	IP
OUTLET PROTECTION (INITIAL/ INTERIM)	OP
PERMANENT SEEDING (FINAL)	PS
FLOW ARROW	→
SEDIMENT CONTROL LOG (INITIAL/ INTERIM)	SCL
CUT/FILL MARK	--- C/F ---
SILT FENCE (INITIAL)	SF
CONSTRUCTION FENCE	CF
STABILIZED STAGING AREA (INITIAL)	SSA
TEMPORARY SEEDING (FINAL)	TS
VEHICLE TRACKING CONTROL (INITIAL)	VTC
SEDIMENT BASIN (INITIAL)	SB



Cul-de-sac grading is to be revised based on CD plan and profile revisions.

811

Know what's below.
Call before you dig.

ENGINEER'S STATEMENT

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR ENGINEERING

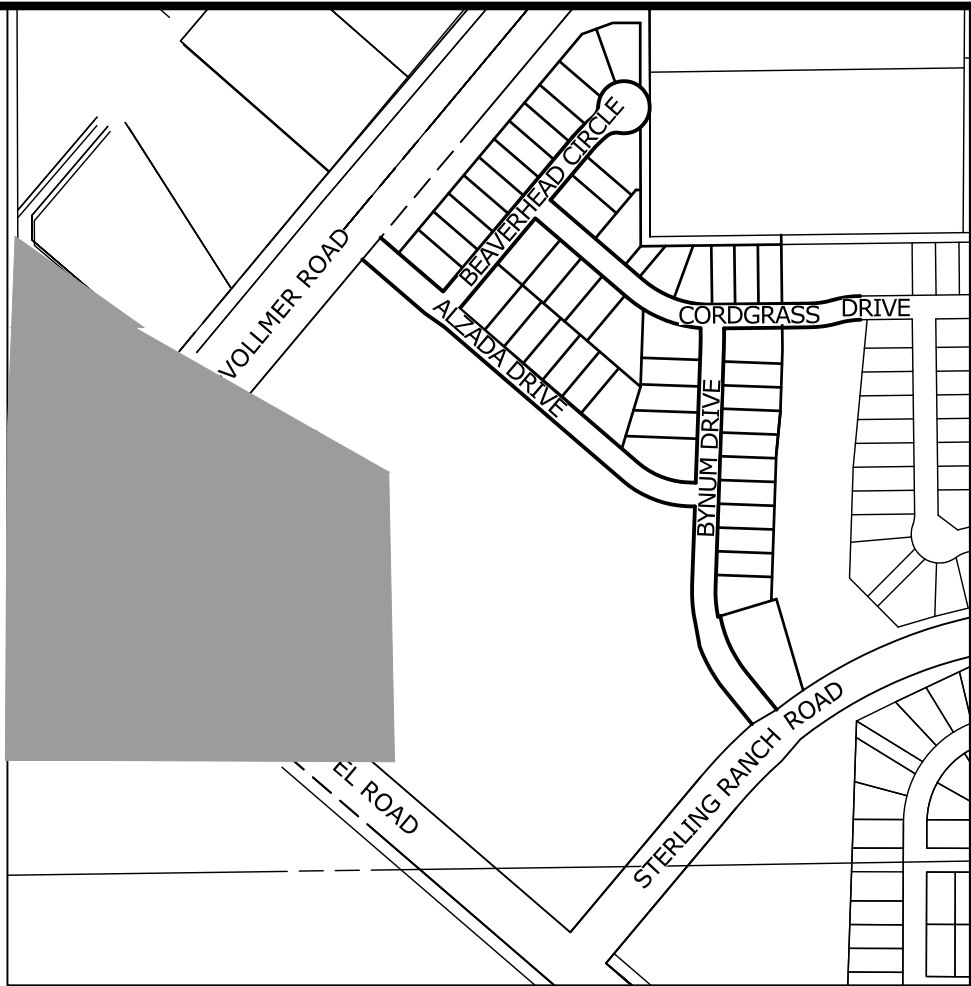
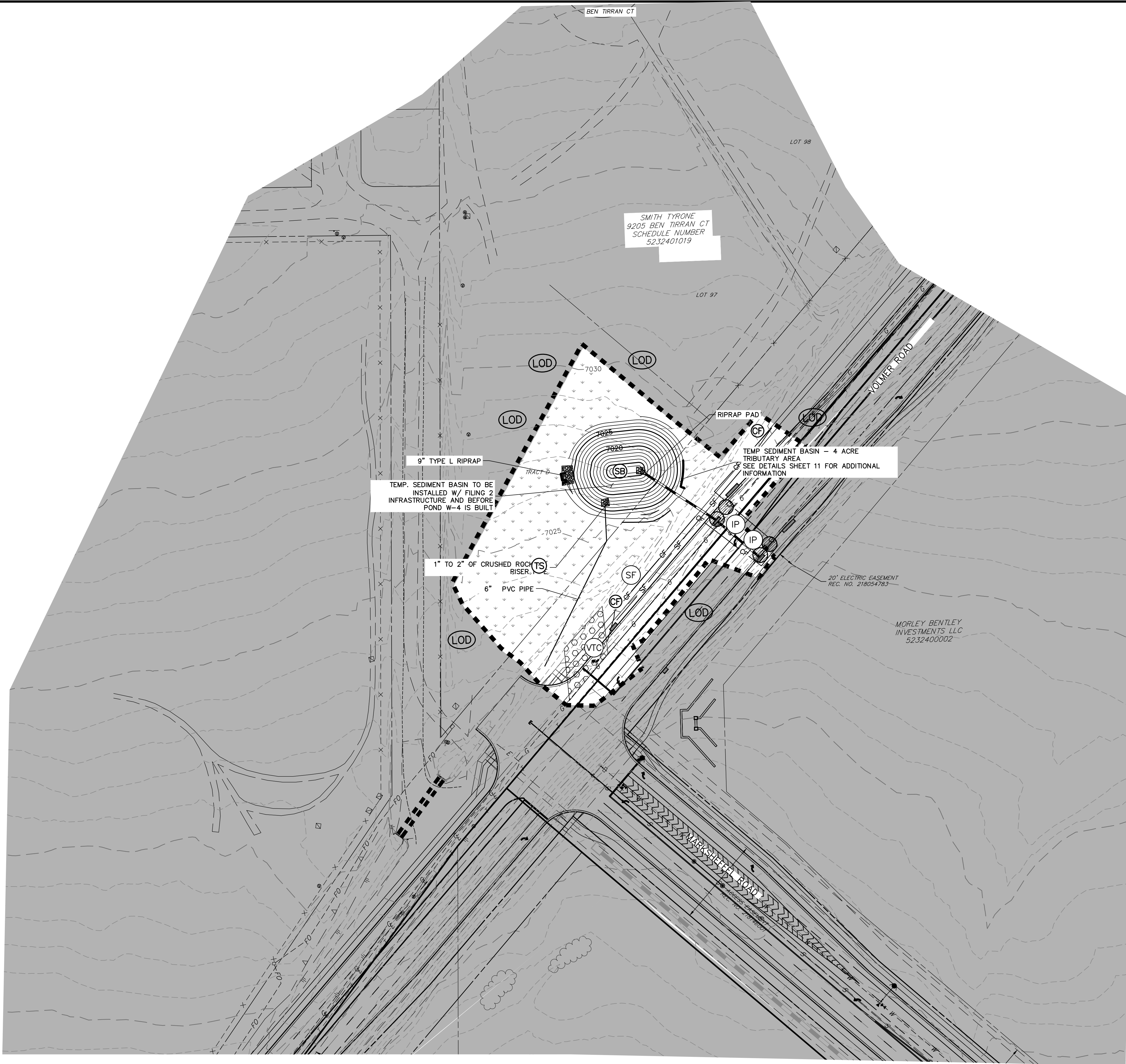
Mike A. Bramlett

MIKE A. BRAMLETT, P.E.
COLORADO P.E. 32314

FOR AND ON BEHALF OF JR ENGINEERING, LLC

DATE 8/18/21

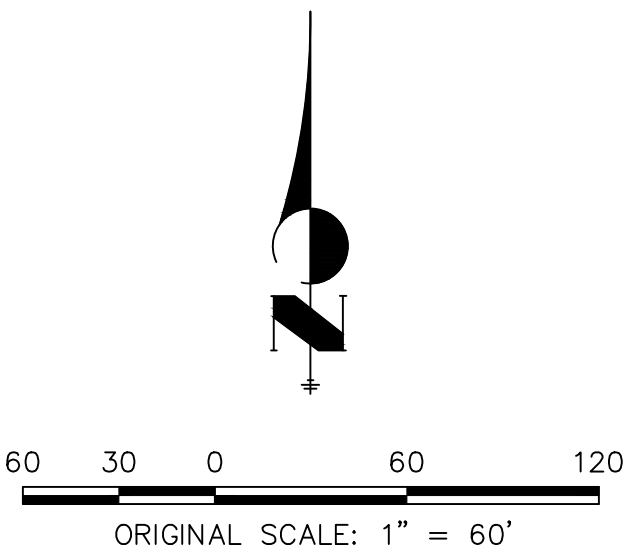
STERLING RANCH FILING NO.2	PREPARED FOR		SR LAND, LLC	
	20 BOULDER CRESCENT		SUITE 201	
	COLORADO SPRINGS, CO 80903		JAMES F. MORLEY	
	(719) 471-1742		UNLESS SUCH TIME AS THESE DRAWINGS ARE APPROVED BY THE APPROPRIATE REVIEWING AGENCIES, JR ENGINEERING APPROVES THEIR USES DESIGNATED BY WRITTEN AUTHORIZATION.	
FINAL GRADING & EROSION CONTROL PLAN	BY	DATE	J.R. ENGINEERING	
	A Western Company		Central 303-740-9888 • Colorado Springs 719-583-2583	
	Fort Collins 970-491-9888 • www.jrengineering.com		No.	
	REVISION		BY	
SHEET 2 OF 13	H-SCALE	1"=60'	V-SCALE	N/A
	DATE	08/18/21	DESIGNED BY	XXX
	DRAWN BY	XXX	CHECKED BY	XXX
	JOB NO.	25188.01	EPC 11/15/2021	



KEY MAP
SCALE: NTS

LEGEND

	KEY	SYMBOL
CHECK DAM (INTERIM/ FINAL)	CD	
CURB SOCK INLET PROTECTION (INITIAL/ INTERIM)	CS	
CONCRETE WASHOUT AREA (INITIAL)	CWA	
DIVERSION DITCH AND DIKE, TEMPORARY (INTERIM/ FINAL)	DD	
DIVERSION CHANNEL, TEMPORARY (INTERIM/ FINAL)	DV	
EROSION CONTROL BLANKET (FINAL)	ECB	
INLET PROTECTION (INITIAL/ INTERIM)	IP	
OUTLET PROTECTION (INITIAL/ INTERIM)	OP	
PERMANENT SEEDING (FINAL)	PS	
FLOW ARROW		
SEDIMENT CONTROL LOG (INITIAL/ INTERIM)	SCL	
CUT/FILL MARK		
SILT FENCE (INITIAL)	SF	
CONSTRUCTION FENCE	CF	
STABILIZED STAGING AREA (INITIAL)	SSA	
TEMPORARY SEEDING (FINAL)	TS	
VEHICLE TRACKING CONTROL (INITIAL)	VTC	
SEDIMENT BASIN (INITIAL)	SB	

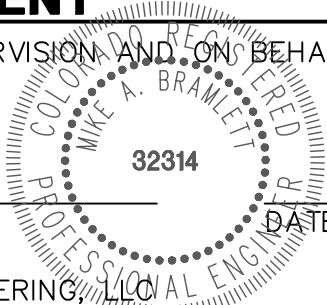


ENGINEER'S STATEMENT

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR ENGINEERING

Mike A. Bramlett
MIKE A. BRAMLETT, P.E.
COLORADO P.E. 32314

FOR AND ON BEHALF OF JR ENGINEERING, LLC



EPC 11/15/2021

STERLING RANCH FILING NO.2

FINAL GRADING & EROSION
CONTROL PLAN

INTERIM CONDITION BEFORE W-4

SHEET 3 OF 13

JOB NO. 25188.01

J.R. ENGINEERING
A Western Company

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Fort Collins 970-491-9888 • www.jrengineering.com

PREPARED FOR

SR LAND, LLC
20 BOULDER CRESCENT
SUITE 201
COLORADO SPRINGS, CO 80903
JAMES F. MORLEY
(719) 471-1742

UNTIL SUCH TIME AS
THESE DRAWINGS ARE
APPROVED BY THE
APPROPRIATE REVIEWING
AGENCIES, JR ENGINEERING
APPROVES THEIR USE
FOR THE PROJECTS
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STAGING AREA TO BE DETERMINED BY CONTRACTOR
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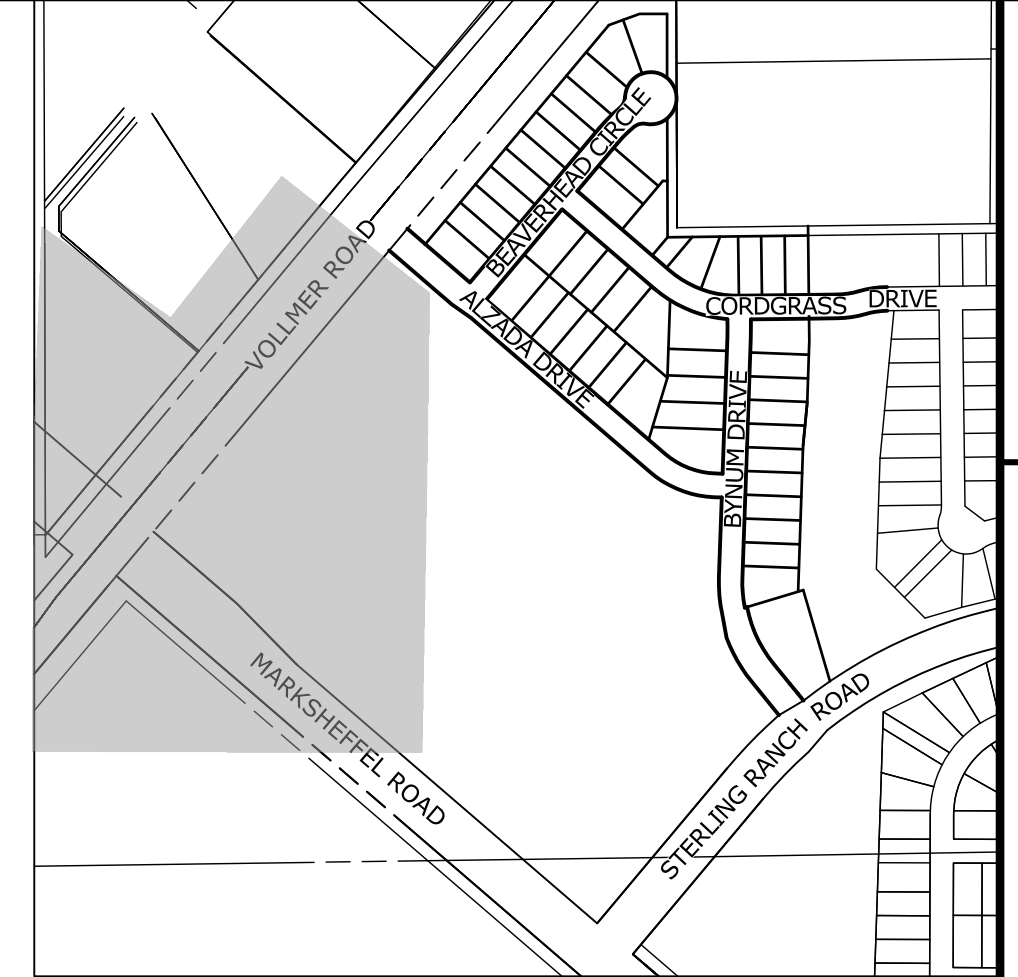
THE EROSION CONTROL DELINEATED ON THIS PLAN SHALL BE REGULARLY UPDATED BY THE CONTRACTOR.

AREA TO BE CONSTRUCTED IN SF-20-015

POINT TABULATION			
ID NO.	DESCRIPTION	NORTHING/EASTING	ELEVATION
1B	GR - TOE	N: 411222.85 E: 232589.83	7016.00
2B	GR - TOE	N: 411229.61 E: 232599.85	7016.01
3B	GR - TOE	N: 411144.36 E: 232711.65	7016.00
4B	GR - TOE	N: 411045.38 E: 232728.99	7015.95
5B	GR - TOE	N: 411014.34 E: 232713.80	7015.71
6B	GR - TOE	N: 411002.65 E: 232717.14	7016.00
7B	GR - TOE	N: 410976.83 E: 232686.61	7016.00
8B	GR - TOE	N: 410964.47 E: 232672.42	7015.00
9B	GR - TOE	N: 410951.12 E: 232657.45	7014.00
10B	GR - TOE	N: 410947.77 E: 232636.18	7014.00
11B	GR - TOE	N: 410999.60 E: 232570.99	7016.00
13B	GR - TOP	N: 411233.62 E: 232534.58	7030.02
14B	GR - TOP	N: 411287.64 E: 232627.60	7032.00
15B	GR - TOP	N: 411134.37 E: 232807.85	7026.81
16B	GR - TOP	N: 411084.69 E: 232820.22	7024.26
17B	GR - TOP	N: 411048.24 E: 232795.64	7024.43
18B	GR - TOP	N: 411030.68 E: 232780.49	7024.50
19B	GR - TOP	N: 410905.26 E: 232689.59	7024.50
20B	GR - TOP	N: 410904.12 E: 232630.92	7022.10
21B	GR - TOP	N: 410914.97 E: 232606.83	7022.11
22B	GR - TOP	N: 410989.13 E: 232529.96	7026.00



Know what's **below**.
Call before you dig.



KEY MAP
SCALE: NTS

	KEY	SYMBOL
CHECK DAM (INTERIM/ FINAL)	(CD)	
CURB SOCK INLET PROTECTION (INITIAL/ INTERIM)	(CS)	
CONCRETE WASHOUT AREA (INITIAL)	(CWA)	
DIVERSION DITCH AND DIKE, TEMPORARY (INTERIM/ FINAL)	(DD)	
DIVERSION CHANNEL, TEMPORARY (INTERIM/ FINAL)	(DV)	
EROSION CONTROL BLANKET (FINAL)	(ECB)	
INLET PROTECTION (INITIAL/ INTERIM)	(IP)	
OUTLET PROTECTION (INITIAL/ INTERIM)	(OP)	
PERMANENT SEEDING (FINAL)	(PS)	
FLOW ARROW		
SEDIMENT CONTROL LOG (INITIAL/ INTERIM)	(SCL)	
CUT/FILL MARK	— — — — C/F —	
SILT FENCE (INITIAL)	(SF)	— SF —
CONSTRUCTION FENCE	(CF)	— CF —
STABILIZED STAGING AREA (INITIAL)	(SSA)	
TEMPORARY SEEDING (FINAL)	(TS)	
VEHICLE TRACKING CONTROL (INITIAL)	(VTC)	
SEDIMENT BASIN (INITIAL)	(SB)	



EPC 11/15/2021

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR
ENGINEERING

MIKE A. BRAMLETT, P.E.
COLORADO P.E. 32314
FOR AND ON BEHALF OF JR ENGINEERING, LLC

UNTIL SUCH TIME AS THESE DRAWINGS ARE APPROVED BY THE APPROPRIATE REVIEWING AGENCIES, JR ENGINEERING APPROVES THEIR USE ONLY FOR THE PURPOSES DESIGNATED BY WRITTEN AUTHORIZATION.

SR LAND, LLC
20 BOULDER CRESCENT
SUITE 201
COLORADO SPRINGS, CO 80903
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J.R. ENGINEERING
A Westrian Company

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Fort Collins 970-491-9888 • www.jrengineering.com

[illegible]

H-SCALE	1"=60'
V-SCALE	N/A
DATE	08/18/21
DESIGNED BY	XXX
DRAWN BY	XXX
CHECKED BY	

STERLING RANCH FILING NO.2
 FINAL GRADING & EROSION
 CONTROL PLAN

SHEET 4 OF 13
JOB NO. 25188.01

CONSTRUCTION NOTES

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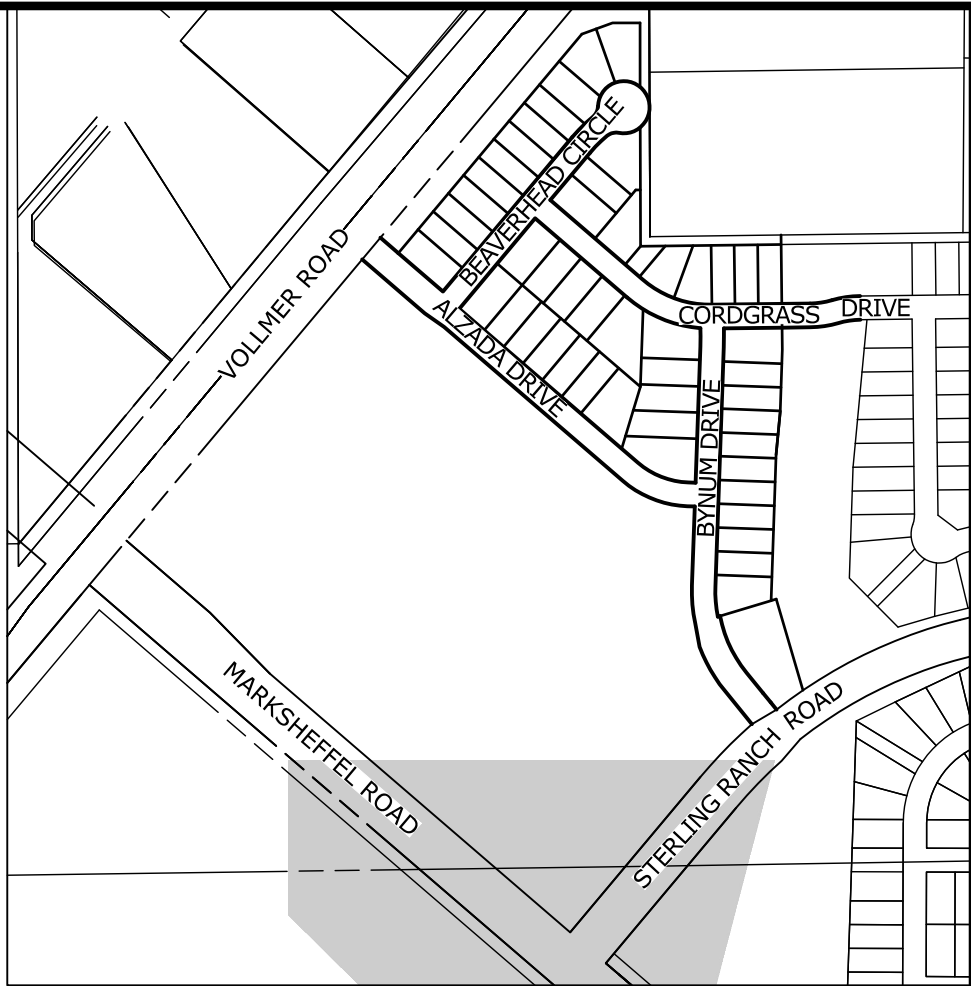
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AREA TO BE CONSTRUCTED IN SF-20-015

SEE SHEET 2

SEE SHEET 4

SEE SHEET 7

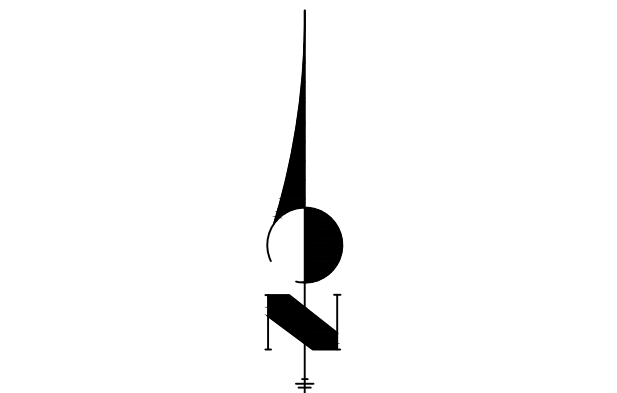


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LEGEND

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ORIGINAL SCALE: 1" = 60'
EPC 11/15/2021

ENGINEER'S STATEMENT

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR ENGINEERING

MIKE A. BRAMLETT, P.E.
COLORADO P.E. 32314
FOR AND ON BEHALF OF JR ENGINEERING, LLC
DATE 8/18/21

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No.	REVISION	BY	DATE
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STERLING RANCH FILING NO.2	FINAL GRADING & EROSION CONTROL PLAN
SHEET 5 OF 13	JOB NO. 25188.01

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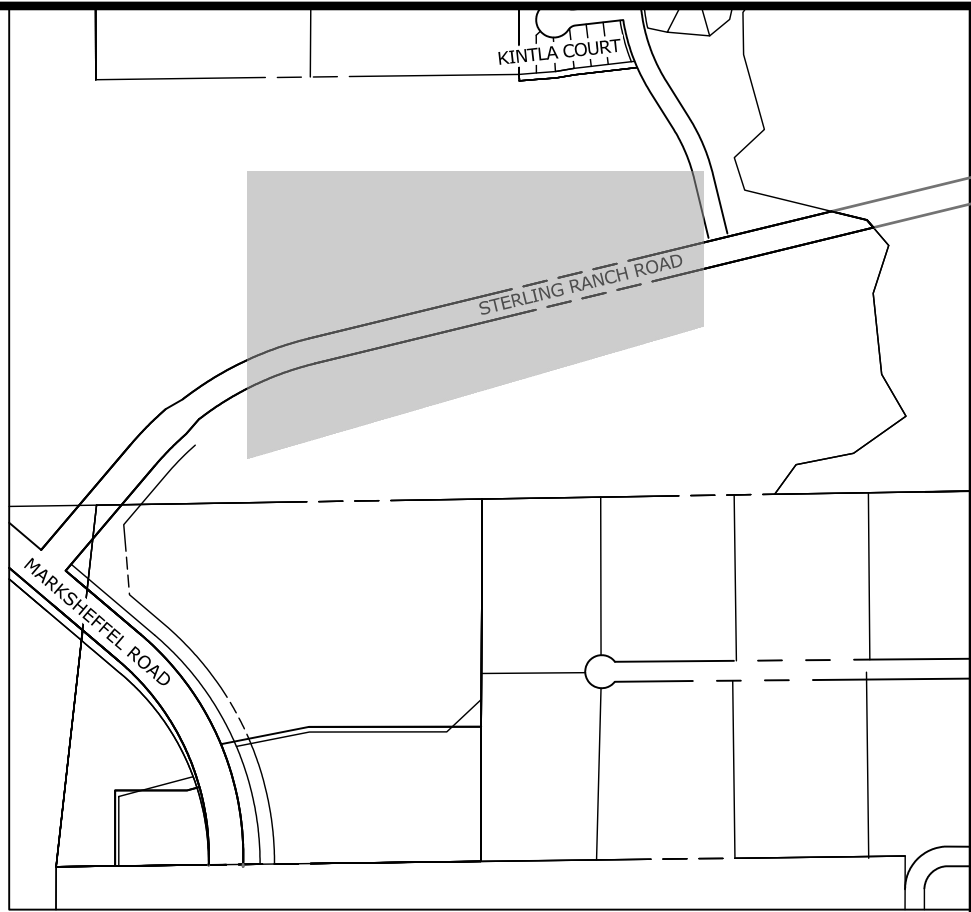
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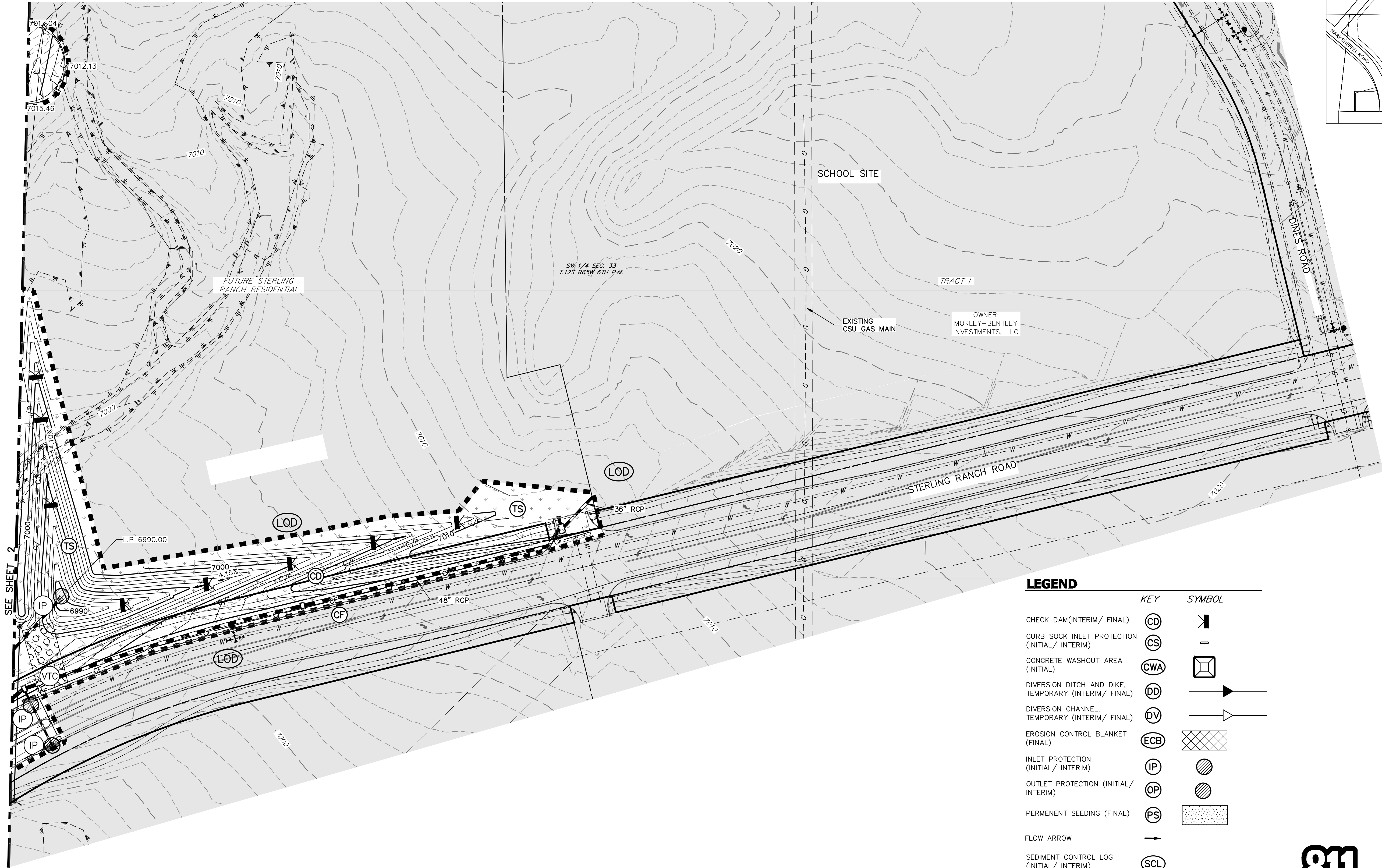
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AREA TO BE CONSTRUCTED IN SF-20-015



KEY MAP
SCALE: NTS



LEGEND

KEY	SYMBOL
CHECK DAM(INTERIM/ FINAL)	CD
CURB SOCK INLET PROTECTION (INITIAL/ INTERIM)	CS
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SEDIMENT BASIN (INITIAL)	SB



Know what's below.
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ORIGINAL SCALE: 1" = 60'
EPC 11/15/2021

ENGINEER'S STATEMENT

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR ENGINEERING

MIKE A. BRAMLETT, P.E.
COLORADO P.E. 32314
FOR AND ON BEHALF OF JR ENGINEERING, LLC



DATE 8/18/21

STERLING RANCH FILING NO.2

FINAL GRADING & EROSION
CONTROL PLAN

SHEET 6 OF 13

JOB NO. 25188.01

1"=60'	REVISION	BY	DATE
H-SCALE			
V-SCALE			
DATE			
DESIGNED BY			
DRAWN BY			
CHECKED BY			

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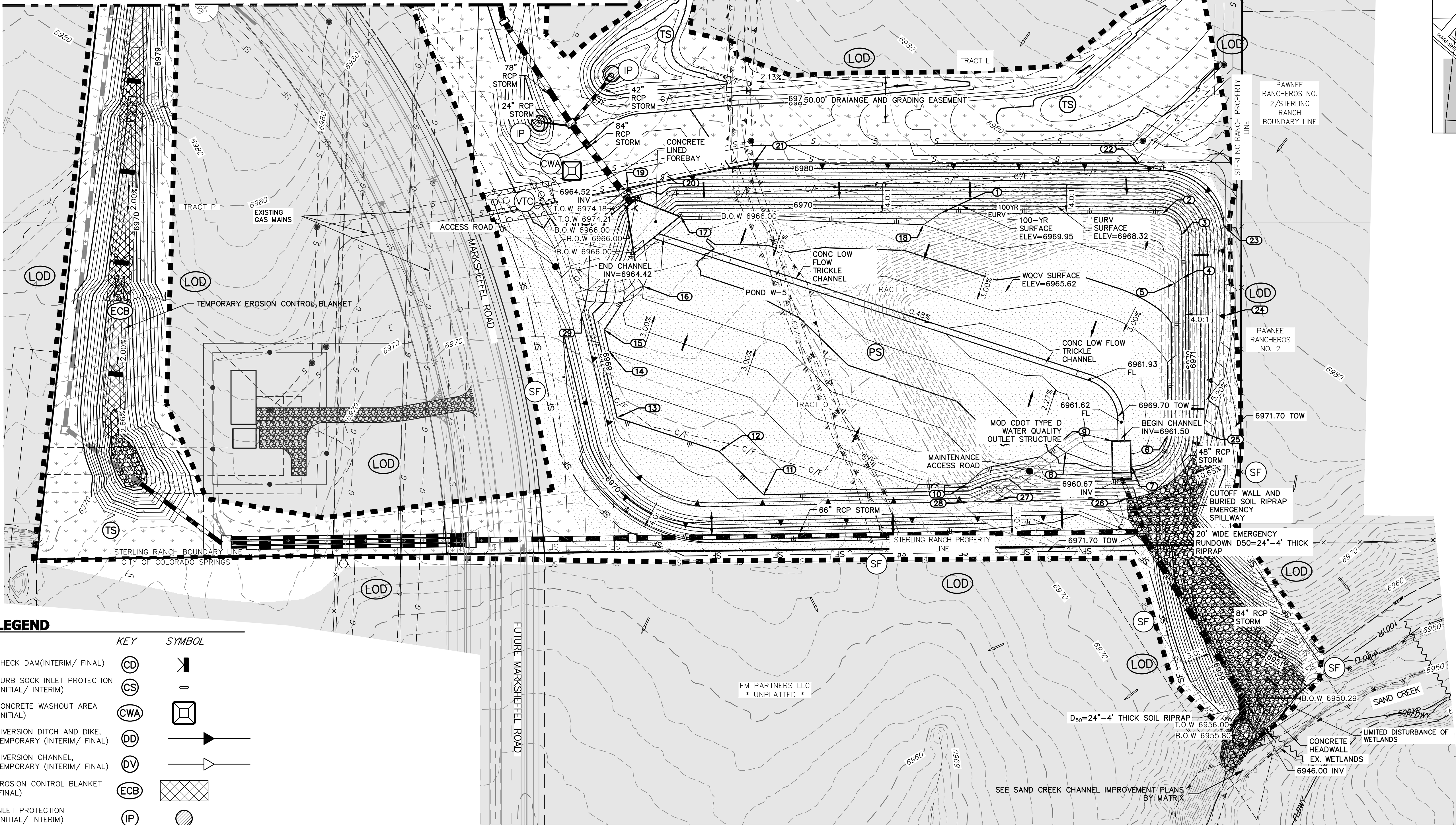
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AREA TO BE CONSTRUCTED IN SF-20-015

SEE SHEET 5



LEGEND

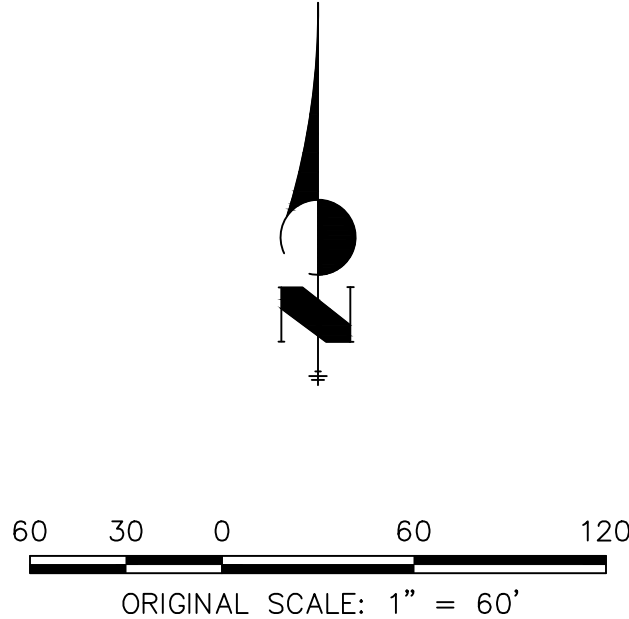
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SEDIMENT BASIN (INITIAL)	SB



KEY MAP

SCALE: NTS

POINT TABULATION			
ID NO.	DESCRIPTION	NORTHING/EASTING	ELEVATION
1	GR - TOE	N: 409330.59 E: 234719.59	6968.00
2	GR - TOE	N: 409329.24 E: 234962.15	6968.01
3	GR - TOE	N: 409306.19 E: 234983.29	6967.98
4	GR - TOE	N: 409258.87 E: 234984.05	6968.01
5	GR - TOE	N: 409253.26 E: 234976.07	6966.00
6	GR - TOE	N: 409086.75 E: 234968.77	6964.00
7	GR - TOE	N: 409052.41 E: 234928.44	6964.00
8	GR - TOE	N: 409067.42 E: 234856.19	6964.00
9	GR - TOE	N: 409074.88 E: 234845.86	6964.00
10	GR - TOE	N: 409033.16 E: 234748.21	6968.00
11	GR - TOE	N: 409021.08 E: 234524.79	6970.00
12	GR - TOE	N: 409068.77 E: 234475.75	6970.00
13	GR - TOE	N: 409105.73 E: 234363.76	6970.00
14	GR - TOE	N: 409178.88 E: 234354.80	6968.00
15	GR - TOE	N: 409202.09 E: 234350.11	6967.97
16	GR - TOE	N: 409249.98 E: 234392.72	6966.00
17	GR - TOE	N: 409326.72 E: 234433.40	6966.32
18	GR - TOE	N: 409317.60 E: 234700.23	6966.00
19	GR - TOP	N: 409359.23 E: 234375.39	6977.61
20	GR - TOP	N: 409370.91 E: 234419.36	6976.90
21	GR - TOP	N: 409384.53 E: 234513.21	6980.23
22	GR - TOP	N: 409384.74 E: 234936.25	6981.82
23	GR - TOP	N: 409316.18 E: 235030.15	6980.00
24	GR - TOP	N: 409217.86 E: 235030.90	6978.46
25	GR - TOP	N: 409089.67 E: 235006.64	6972.60
26	GR - TOP	N: 409016.69 E: 234923.18	6971.08
27	GR - TOP	N: 409013.69 E: 234777.86	6972.00
28	GR - TOP	N: 409013.21 E: 234750.66	6972.00
29	GR - TOP	N: 409219.16 E: 234324.80	6972.25
30	GR - TOP	N: 409326.96 E: 234336.70	6976.41



ENGINEER'S STATEMENT

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR ENGINEERING

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SUITE 201
COLORADO SPRINGS, CO 80903
JAMES F. MORLEY
(719) 471-1742

J.R. ENGINEERING
A Westman Company



Central 303-740-9888 • Colorado Springs 719-583-2583
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BY

DATE

No. REVISION

1"=60'

H-SCALE

V-SCALE

N/A

DATE

08/18/21

DESIGNED BY

XXX

DRAWN BY

XXX

CHECKED BY

XXX

STERLING RANCH FILING NO.2

FINAL GRADING & EROSION
CONTROL PLAN

SHEET 7 OF 13

JOB NO. 25188.01

LEGEND

	KEY	SYMBOL
CHECK DAM(INTERIM/ FINAL)	CD	
CURB SOCK INLET PROTECTION (INITIAL/ INTERIM)	CS	
CONCRETE WASHOUT AREA (INITIAL)	CWA	
DIVERSION DITCH AND DIKE, TEMPORARY (INTERIM/ FINAL)	DD	
DIVERSION CHANNEL, TEMPORARY (INTERIM/ FINAL)	DV	
EROSION CONTROL BLANKET (FINAL)	ECB	
INLET PROTECTION (INITIAL/ INTERIM)	IP	
OUTLET PROTECTION (INITIAL/ INTERIM)	OP	
PERMENTENT SEEDING (FINAL)	PS	
FLOW ARROW		
SEDIMENT CONTROL LOG (INITIAL/ INTERIM)	SCL	
CUT/FILL MARK		----- C/F -----
SILT FENCE (INITIAL)	SF	
CONSTRUCTION FENCE	CF	
STABILIZED STAGING AREA (INITIAL)	SSA	
TEMPORARY SEEDING (FINAL)	TS	
VEHICLE TRACKING CONTROL (INITIAL)	VTC	
SEDIMENT BASIN (INITIAL)	SB	

CONSTRUCTION NOTES

NO WETLANDS ARE TO BE PERMANENTLY DISTURBED PER THIS GRADING PLAN.

NO EARLY GRADING IS TO OCCUR WITHIN THE 100 YEAR FLOODPLAIN.

ALL TEMPORARY RIPRAP SHOWN ON THE PLANS SHALL BE TYPE 'M'. RIPRAP SHALL BE PLACED IN THE LOCATIONS INDICATED BY THE PLAN OR IN AREAS AS THE CONTRACTOR SEES FIT TO CONTROL EROSION. ALL RIPRAP SHALL BE PLACED AT A MINIMUM THICKNESS OF 1.5' DEEP.

ADDITIONAL NOTES

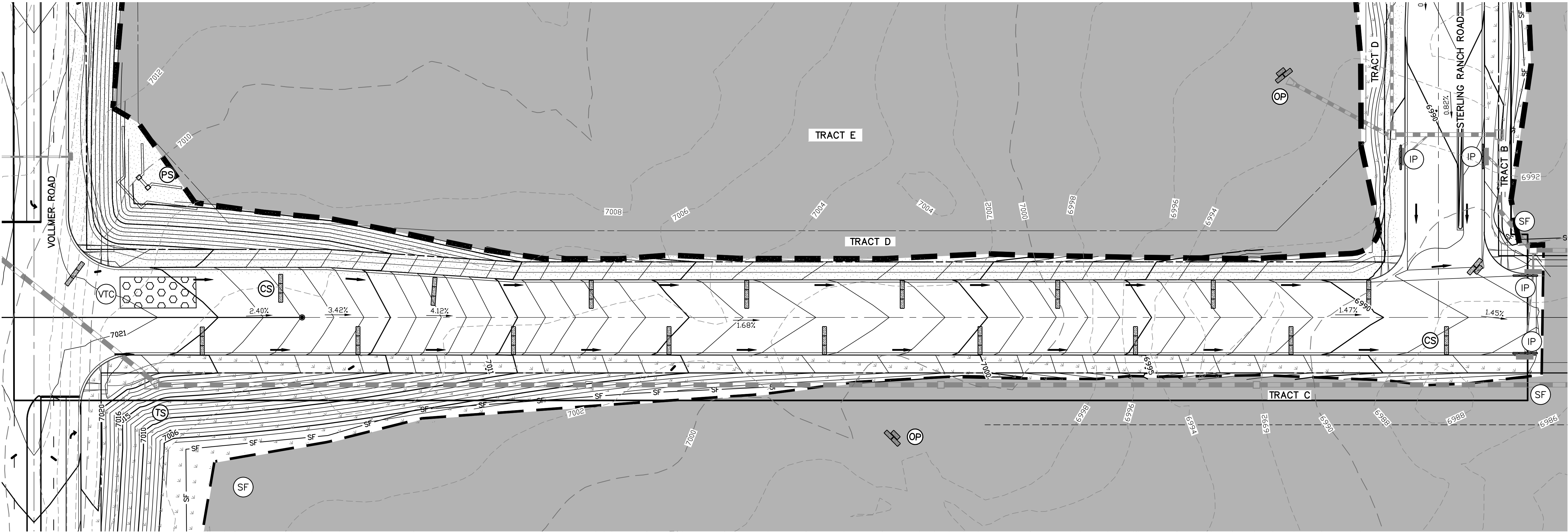
STAGING AREA TO BE DETERMINED BY CONTRACTOR IN THE FIELD. THE LOCATIONS SHALL BE DELINEATED ON THIS PLAN BY THE CONTRACTOR.

THE EROSION CONTROL DELINEATED ON THIS PLAN SHALL BE REGULARLY UPDATED BY THE CONTRACTOR.

EXISTING VEGETATION IS NATIVE MEADOW GRASS (APPROXIMATELY 75% COVERAGE).

NO ASPHALT OR CONCRETE BATCH PLANTS WILL BE UTILIZED ONSITE.

AREA TO BE CONSTRUCTED IN CR-20-005



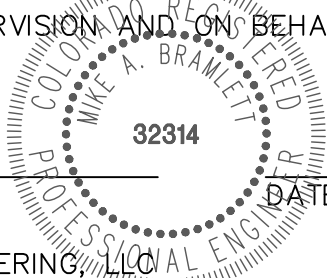
Know what's below.
Call before you dig.

ENGINEER'S STATEMENT

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR ENGINEERING

Mike A. Bramlett
MIKE A. BRAMLETT, P.E.
COLORADO P.E. 32314

FOR AND ON BEHALF OF JR ENGINEERING, LLC



EPC 11/15/2021

DATE 8/18/21

STERLING RANCH FILING
NO.2
FINAL GRADING & EROSION
CONTROL PLAN

SHEET 8 OF 13

JOB NO. 25188.01

BY DATE

No. REVISION

H-SCALE 1"=50'

V-SCALE N/A

DATE 08/18/21

DESIGNED BY RAB

DRAWN BY KRW

CHECKED BY

PREPARED FOR

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USE J-HOOKS ON SILT FENCE TO ENSURE IT DOES NOT CREATE CONCENTRATED FLOW

AREA TO BE CONSTRUCTED IN CDR-20-005

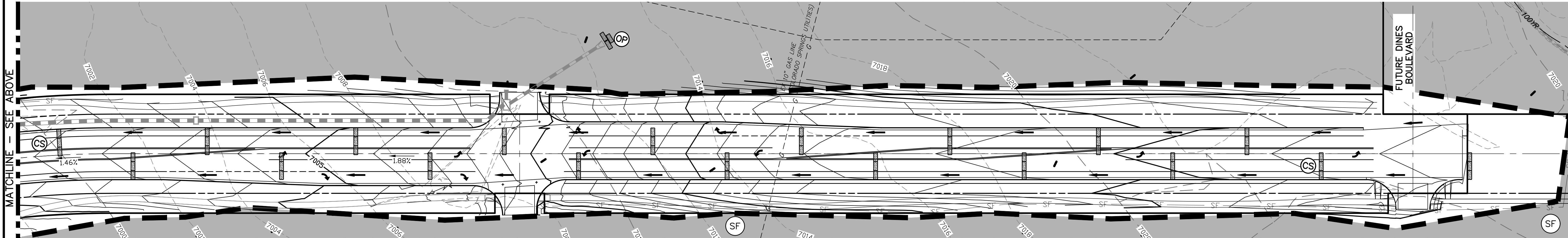
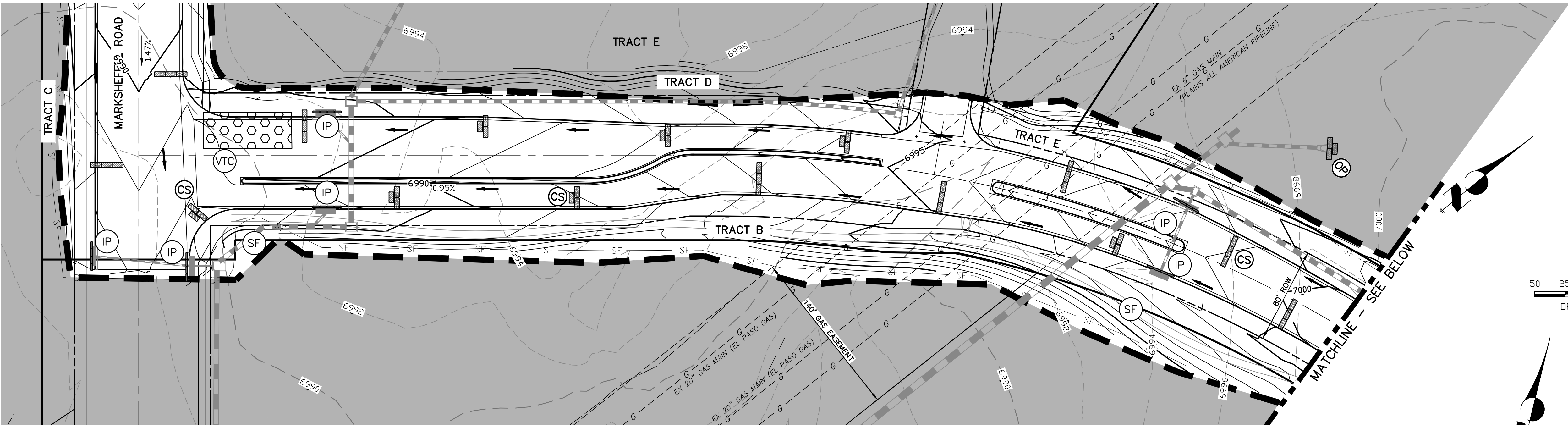
WARNING
HIGH-PRESSURE PIPELINE(S)

EXCAVATION AND/OR CONSTRUCTION PROHIBITED WITHOUT COMPLIANCE WITH STATE ONE-CALL, AND WITHOUT WRITTEN PERMISSION FROM

MAGELLAN PIPELINE COMPANY, L.P.

LEGEND

KEY	SYMBOL
CHECK DAM(INTERIM/ FINAL)	CD
CURB SOCK INLET PROTECTION (INITIAL/ INTERIM)	CS
CONCRETE WASHOUT AREA (INITIAL)	CWA
DIVERSION DITCH AND DIKE, TEMPORARY (INTERIM/ FINAL)	DD
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TEMPORARY SEEDING (FINAL)	TS
VEHICLE TRACKING CONTROL (INITIAL)	VTC
SEDIMENT BASIN (INITIAL)	SB



ENGINEER'S STATEMENT EPC 11/15/2021

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR ENGINEERING

Mike A. Bramlett

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COLORADO P.E. 32314

FOR AND ON BEHALF OF JR ENGINEERING, LLC

DATE 8/18/21

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STERLING RANCH FILING NO.2	FINAL GRADING & EROSION CONTROL PLAN
DESIGNED BY	RAB
DRAWN BY	KRW
CHECKED BY	
BY	DATE
REVISION	
AS NOTED	N/A
H-SCALE	08/18/21
V-SCALE	
DATE	
DATE	

SHEET 9 OF 13

JOB NO. 25188.01

LEGEND

KEY	SYMBOL	
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CONSTRUCTION NOTES

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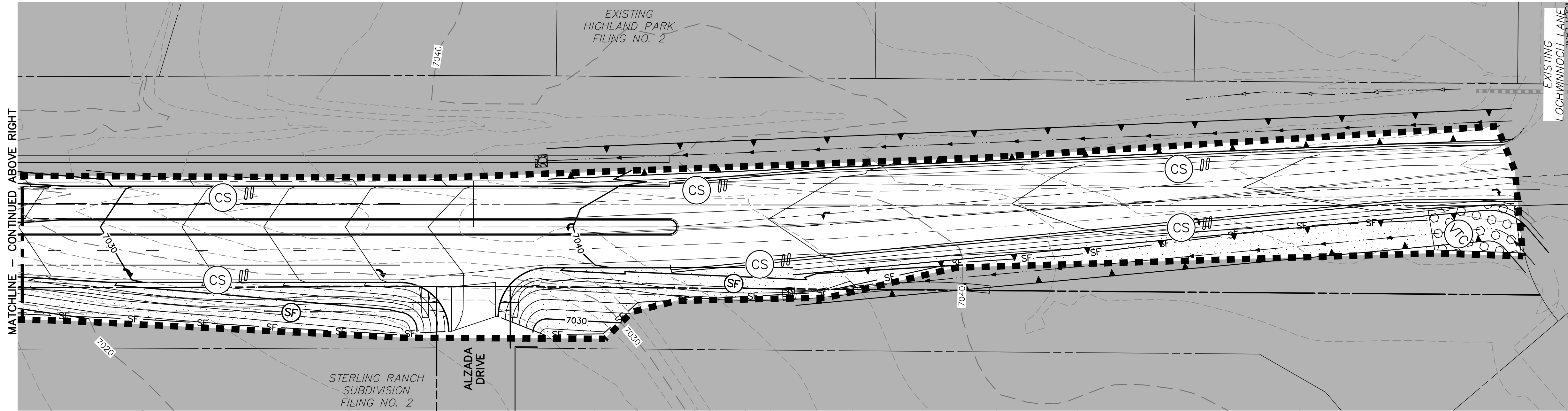
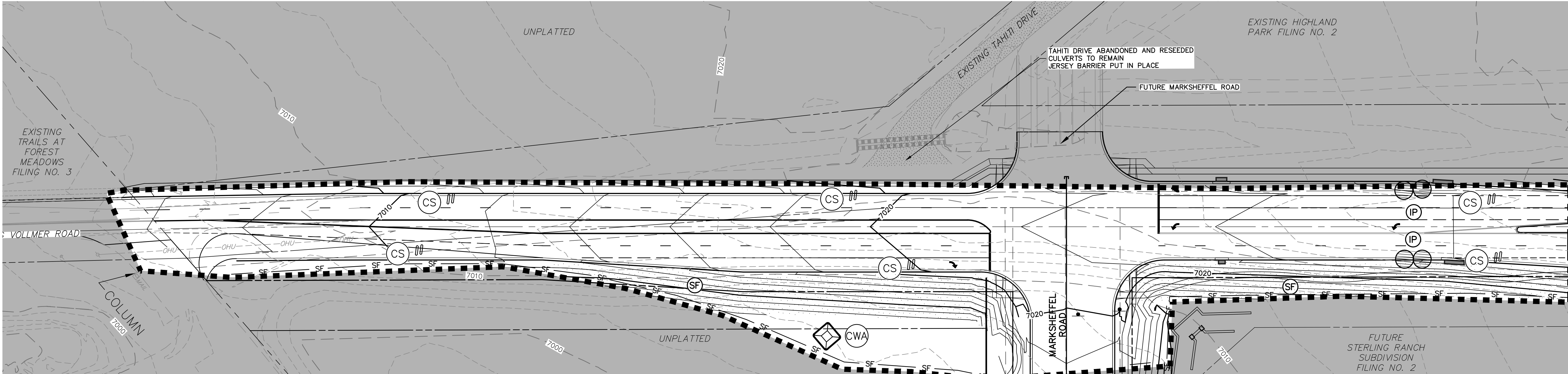
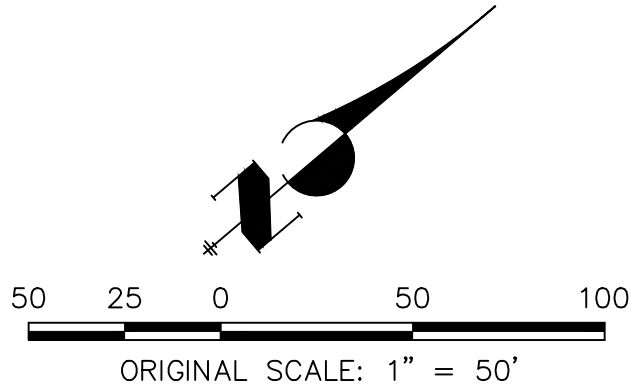
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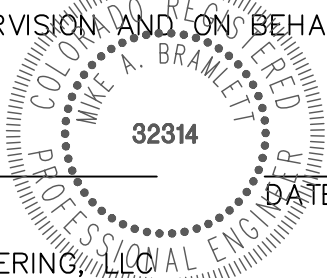


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EPC 11/15/2021

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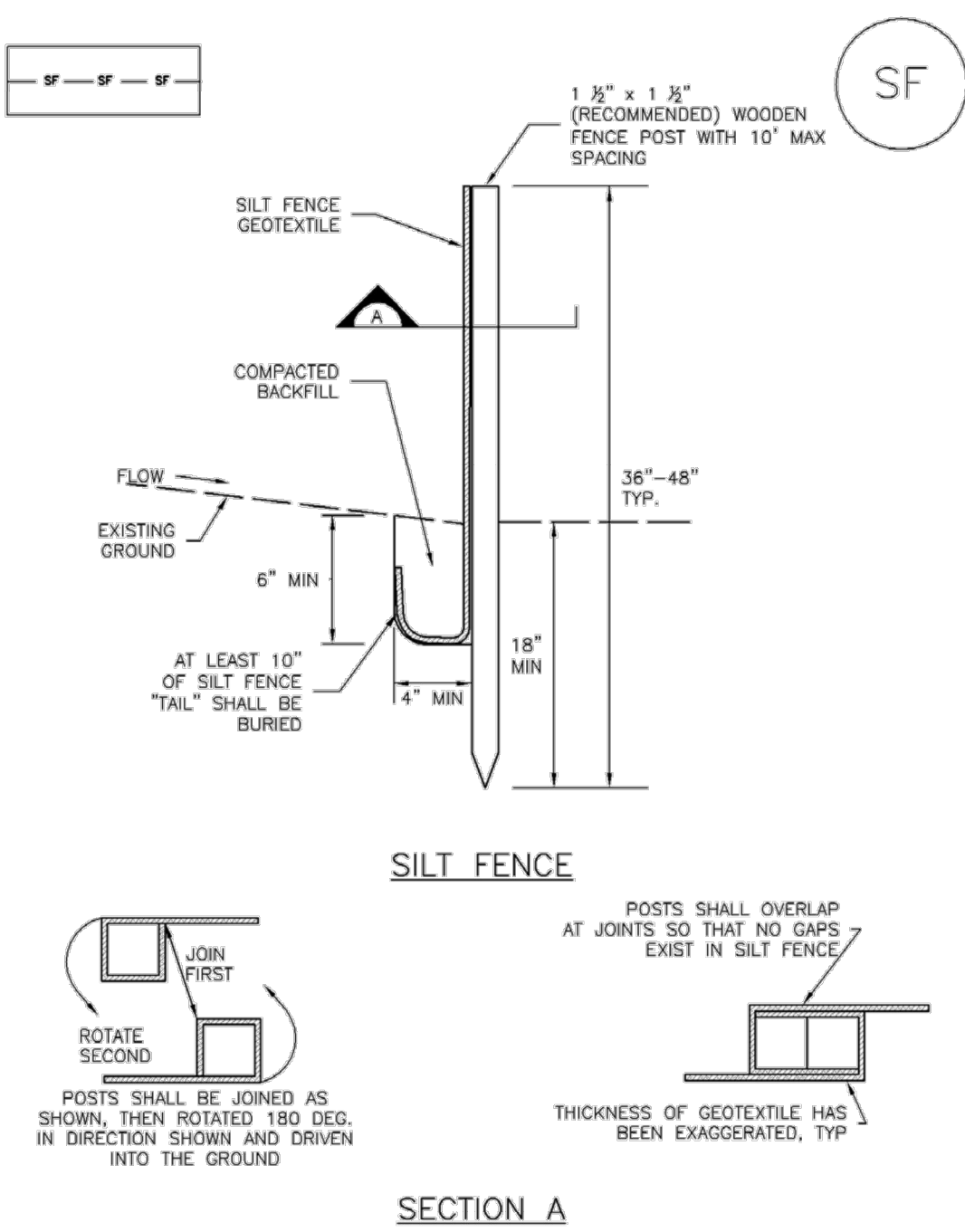
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CHECKED BY	

Silt Fence (SF)

SC-1



SF-1. SILT FENCE

November 2010 Urban Drainage and Flood Control District Urban Storm Drainage Criteria Manual Volume 3 SF-3

SC-1

Silt Fence (SF)

SILT FENCE INSTALLATION NOTES

1. SILT FENCE MUST BE PLACED AWAY FROM THE TOE OF THE SLOPE TO ALLOW FOR WATER PONDING. SILT FENCE AT THE TOE OF A SLOPE SHOULD BE INSTALLED IN A FLAT LOCATION AT LEAST SEVERAL FEET (2-5 FT) FROM THE TOE OF THE SLOPE TO ALLOW ROOM FOR PONDING AND DEPOSITION.
2. A UNIFORM 6" X 4" ANCHOR TRENCH SHALL BE EXCAVATED USING TRENCHER OR SILT FENCE INSTALLATION DEVICE. NO ROAD GRADERS, BACKHOES, OR SIMILAR EQUIPMENT SHALL BE USED.
3. COMPACT ANCHOR TRENCH BY HAND WITH A "JUMPING JACK" OR BY WHEEL ROLLING. COMPACTION SHALL BE SUCH THAT SILT FENCE RESISTS BEING PULLED OUT OF ANCHOR TRENCH BY HAND.
4. SILT FENCE SHALL BE PULLED TIGHT AS IT IS ANCHORED TO THE STAKES. THERE SHOULD BE NO NOTICEABLE SAG BETWEEN STAKES AFTER IT HAS BEEN ANCHORED TO THE STAKES.
5. SILT FENCE FABRIC SHALL BE ANCHORED TO THE STAKES USING 1" HEAVY DUTY STAPLES OR NAILS WITH 1" HEADS. STAPLES AND NAILS SHOULD BE PLACED 3" ALONG THE FABRIC DOWN THE STAKE.
6. AT THE END OF A RUN OF SILT FENCE ALONG A CONTOUR, THE SILT FENCE SHOULD BE TURNED PERPENDICULAR TO THE CONTOUR TO CREATE A "U-HOOK." THE "U-HOOK" EXTENDING PERPENDICULAR TO THE CONTOUR SHOULD BE OF SUFFICIENT LENGTH TO KEEP RUNOFF FROM FLOWING AROUND THE END OF THE SILT FENCE (TYPICALLY 10' - 20').
7. SILT FENCE SHALL BE INSTALLED PRIOR TO ANY LAND DISTURBING ACTIVITIES.

SILT FENCE MAINTENANCE NOTES

1. INSPECT BMPs EACH WORKDAY, AND MAINTAIN THEM IN EFFECTIVE OPERATING CONDITION. MAINTENANCE OF BMPs SHOULD BE PROACTIVE, NOT REACTIVE. INSPECT BMPs AS SOON AS POSSIBLE (AND ALWAYS WITHIN 24 HOURS) FOLLOWING A STORM THAT CAUSES SURFACE EROSION, AND PERFORM NECESSARY MAINTENANCE.
 2. FREQUENT OBSERVATIONS AND MAINTENANCE ARE NECESSARY TO MAINTAIN BMPs IN EFFECTIVE OPERATING CONDITION. INSPECTIONS AND CORRECTIVE MEASURES SHOULD BE DOCUMENTED THOROUGHLY.
 3. WHERE BMPs HAVE FAILED, REPAIR OR REPLACEMENT SHOULD BE INITIATED UPON DISCOVERY OF THE FAILURE.
 4. SEDIMENT ACCUMULATED UPSTREAM OF THE SILT FENCE SHALL BE REMOVED AS NEEDED TO MAINTAIN THE FUNCTIONALITY OF THE BMP, TYPICALLY WHEN DEPTH OF ACCUMULATED SEDIMENTS IS APPROXIMATELY 6".
 5. REPAIR OR REPLACE SILT FENCE WHEN THERE ARE SIGNS OF WEAR, SUCH AS SAGGING, TEARING, OR COLLAPSE.
 6. SILT FENCE IS TO REMAIN IN PLACE UNTIL THE UPSTREAM DISTURBED AREA IS STABILIZED AND APPROVED BY THE LOCAL JURISDICTION, OR IS REPLACED BY AN EQUIVALENT PERIMETER SEDIMENT CONTROL BMP.
 7. WHEN SILT FENCE IS REMOVED, ALL DISTURBED AREAS SHALL BE COVERED WITH TOPSOIL, SEEDED AND MULCHED OR OTHERWISE STABILIZED AS APPROVED BY LOCAL JURISDICTION.
- (DETAIL ADAPTED FROM TOWN OF PARKER, COLORADO AND CITY OF AURORA, NOT AVAILABLE IN AUTOCAD)
- NOTE: MANY JURISDICTIONS HAVE BMP DETAILS THAT VARY FROM UDFCD STANDARD DETAILS. CONSULT WITH LOCAL JURISDICTIONS AS TO WHICH DETAIL SHOULD BE USED WHEN DIFFERENCES ARE NOTED.

SF-4 Urban Drainage and Flood Control District Urban Storm Drainage Criteria Manual Volume 3 November 2010

SM-4

Vehicle Tracking Control (VTC)

STABILIZED CONSTRUCTION ENTRANCE/EXIT INSTALLATION NOTES

1. SEE PLAN VIEW FOR
-LOCATION OF CONSTRUCTION ENTRANCE(S)/EXIT(S).
-TYPE OF CONSTRUCTION ENTRANCE(S)/EXIT(S) (WITH/WITHOUT WHEEL WASH, CONSTRUCTION MAT OR TRM).
2. CONSTRUCTION MAT OR TRM STABILIZED CONSTRUCTION ENTRANCES ARE ONLY TO BE USED ON SHORT DURATION PROJECTS (TYPICALLY RANGING FROM A WEEK TO A MONTH) WHERE THERE WILL BE LIMITED VEHICULAR ACCESS.
3. A STABILIZED CONSTRUCTION ENTRANCE/EXIT SHALL BE LOCATED AT ALL ACCESS POINTS WHERE VEHICLES ACCESS THE CONSTRUCTION SITE FROM PAVED RIGHT-OF-WAYS.
4. STABILIZED CONSTRUCTION ENTRANCE/EXIT SHALL BE INSTALLED PRIOR TO ANY LAND DISTURBING ACTIVITIES.
5. A NON-WOVEN GEOTEXTILE FABRIC SHALL BE PLACED UNDER THE STABILIZED CONSTRUCTION ENTRANCE/EXIT PRIOR TO THE PLACEMENT OF ROCK.
6. UNLESS OTHERWISE SPECIFIED BY LOCAL JURISDICTION, ROCK SHALL CONSIST OF DOT SECT. #703, AASHTO #3 COARSE AGGREGATE OR 6" (MINUS) ROCK.

STABILIZED CONSTRUCTION ENTRANCE/EXIT MAINTENANCE NOTES

1. INSPECT BMPs EACH WORKDAY, AND MAINTAIN THEM IN EFFECTIVE OPERATING CONDITION. MAINTENANCE OF BMPs SHOULD BE PROACTIVE, NOT REACTIVE. INSPECT BMPs AS SOON AS POSSIBLE (AND ALWAYS WITHIN 24 HOURS) FOLLOWING A STORM THAT CAUSES SURFACE EROSION, AND PERFORM NECESSARY MAINTENANCE.
2. FREQUENT OBSERVATIONS AND MAINTENANCE ARE NECESSARY TO MAINTAIN BMPs IN EFFECTIVE OPERATING CONDITION. INSPECTIONS AND CORRECTIVE MEASURES SHOULD BE DOCUMENTED THOROUGHLY.
3. WHERE BMPs HAVE FAILED, REPAIR OR REPLACEMENT SHOULD BE INITIATED UPON DISCOVERY OF THE FAILURE.
4. ROCK SHALL BE REAPPLIED OR REGRADED AS NECESSARY TO THE STABILIZED ENTRANCE/EXIT TO MAINTAIN A CONSISTENT DEPTH.
5. SEDIMENT TRACKED ONTO PAVED ROADS IS TO BE REMOVED THROUGHOUT THE DAY AND AT THE END OF THE DAY BY SHOVELING OR SWEEPING. SEDIMENT MAY NOT BE WASHED DOWN STORM SEWER DRAINS.

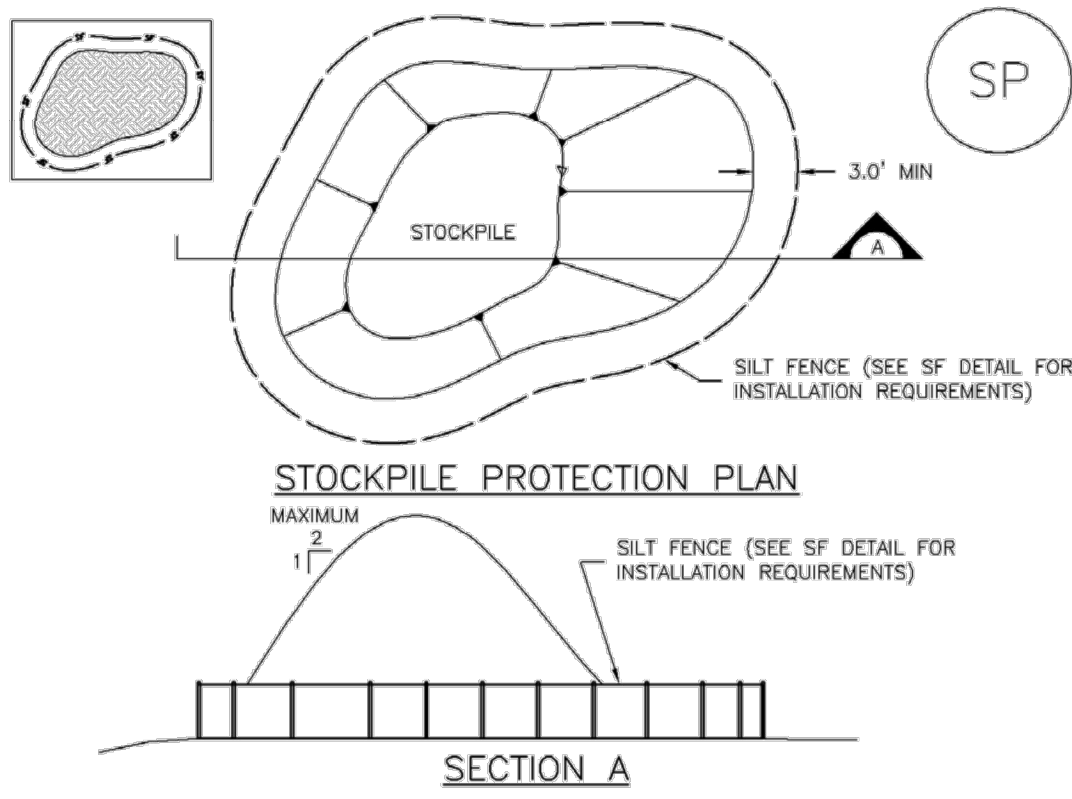
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(DETAILS ADAPTED FROM CITY OF BROOMFIELD, COLORADO, NOT AVAILABLE IN AUTOCAD)

VTC-6 Urban Drainage and Flood Control District Urban Storm Drainage Criteria Manual Volume 3 November 2010

Stockpile Management (SP)

MM-2



SP-1. STOCKPILE PROTECTION

STOCKPILE PROTECTION INSTALLATION NOTES

1. SEE PLAN VIEW FOR:
-LOCATION OF STOCKPILES.
-TYPE OF STOCKPILE PROTECTION.
2. INSTALL PERIMETER CONTROLS IN ACCORDANCE WITH THEIR RESPECTIVE DESIGN DETAILS. SILT FENCE IS SHOWN IN THE STOCKPILE PROTECTION DETAILS; HOWEVER, OTHER TYPES OF PERIMETER CONTROLS INCLUDING SEDIMENT CONTROL LOGS OR ROCK SOCKS MAY BE SUITABLE IN SOME CIRCUMSTANCES. CONSIDERATIONS FOR DETERMINING THE APPROPRIATE TYPE OF PERIMETER CONTROL FOR A STOCKPILE INCLUDE WHETHER THE STOCKPILE IS LOCATED ON A PERVIOUS OR IMPERVIOUS SURFACE, THE RELATIVE HEIGHTS OF THE PERIMETER CONTROL AND STOCKPILE, THE ABILITY OF THE PERIMETER CONTROL TO CONTAIN THE STOCKPILE WITHOUT FAILING IN THE EVENT THAT MATERIAL FROM THE STOCKPILE SHIFTS OR SLUMPS AGAINST THE PERIMETER, AND OTHER FACTORS.
3. STABILIZE THE STOCKPILE SURFACE WITH SURFACE ROUGHENING, TEMPORARY SEEDING AND MULCHING, EROSION CONTROL BLANKETS, OR SOIL BINDERS. SOILS STOCKPILED FOR AN EXTENDED PERIOD (TYPICALLY FOR MORE THAN 60 DAYS) SHOULD BE SEEDED AND MULCHED WITH A TEMPORARY GRASS COVER ONCE THE STOCKPILE IS PLACED (TYPICALLY WITHIN 14 DAYS). USE OF MULCH ONLY OR A SOIL BINDER IS ACCEPTABLE IF THE STOCKPILE WILL BE IN PLACE FOR A MORE LIMITED TIME PERIOD (TYPICALLY 30-60 DAYS).
4. FOR TEMPORARY STOCKPILES ON THE INTERIOR PORTION OF A CONSTRUCTION SITE, WHERE OTHER DOWNGRADIENT CONTROLS, INCLUDING PERIMETER CONTROL, ARE IN PLACE, STOCKPILE PERIMETER CONTROLS MAY NOT BE REQUIRED.

November 2010 Urban Drainage and Flood Control District Urban Storm Drainage Criteria Manual Volume 3 SP-3

MM-2

Stockpile Management (SM)

STOCKPILE PROTECTION MAINTENANCE NOTES

1. INSPECT BMPs EACH WORKDAY, AND MAINTAIN THEM IN EFFECTIVE OPERATING CONDITION. MAINTENANCE OF BMPs SHOULD BE PROACTIVE, NOT REACTIVE. INSPECT BMPs AS SOON AS POSSIBLE (AND ALWAYS WITHIN 24 HOURS) FOLLOWING A STORM THAT CAUSES SURFACE EROSION, AND PERFORM NECESSARY MAINTENANCE.
2. FREQUENT OBSERVATIONS AND MAINTENANCE ARE NECESSARY TO MAINTAIN BMPs IN EFFECTIVE OPERATING CONDITION. INSPECTIONS AND CORRECTIVE MEASURES SHOULD BE DOCUMENTED THOROUGHLY.
3. WHERE BMPs HAVE FAILED, REPAIR OR REPLACEMENT SHOULD BE INITIATED UPON DISCOVERY OF THE FAILURE.
4. IF PERIMETER PROTECTION MUST BE MOVED TO ACCESS SOIL STOCKPILE, REPLACE PERIMETER CONTROLS BY THE END OF THE WORKDAY.
5. STOCKPILE PERIMETER CONTROLS CAN BE REMOVED ONCE ALL THE MATERIAL FROM THE STOCKPILE HAS BEEN USED.

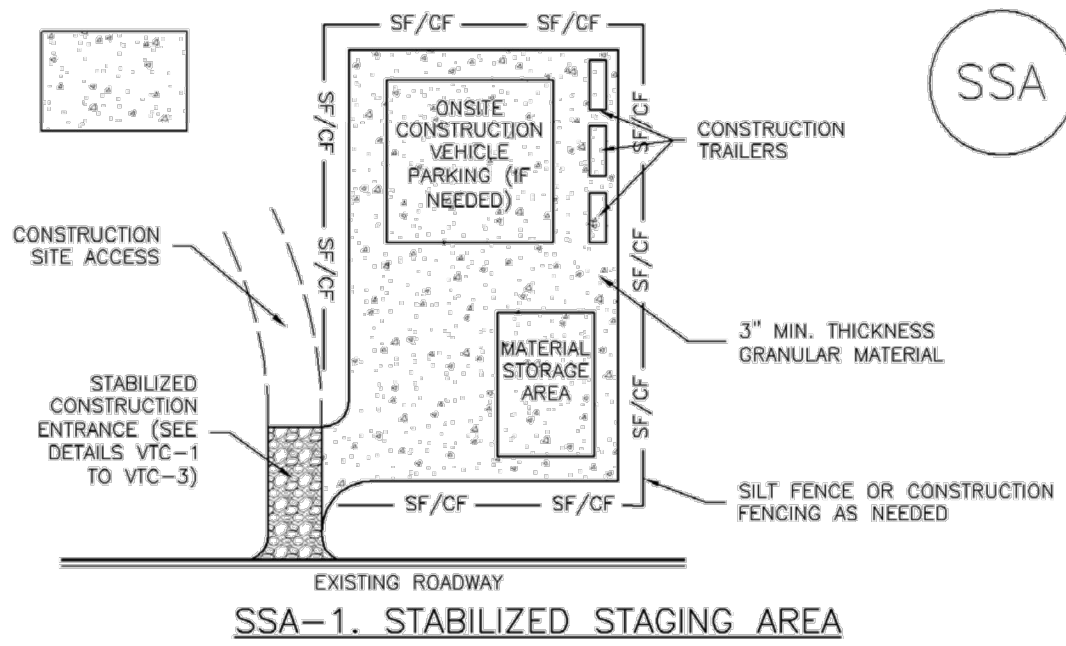
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SP-4 Urban Drainage and Flood Control District Urban Storm Drainage Criteria Manual Volume 3 November 2010

Stabilized Staging Area (SSA)

SM-6



SSA-1. STABILIZED STAGING AREA

STABILIZED STAGING AREA INSTALLATION NOTES

1. SEE PLAN VIEW FOR
-LOCATION OF STAGING AREA(S).
-CONTRACTOR MAY ADJUST LOCATION AND SIZE OF STAGING AREA WITH APPROVAL FROM THE LOCAL JURISDICTION.
2. STABILIZED STAGING AREA SHOULD BE APPROPRIATE FOR THE NEEDS OF THE SITE. OVERSIZING RESULTS IN A LARGER AREA TO STABILIZE FOLLOWING CONSTRUCTION.
3. STAGING AREA SHALL BE STABILIZED PRIOR TO OTHER OPERATIONS ON THE SITE.
4. THE STABILIZED STAGING AREA SHALL CONSIST OF A MINIMUM 3" THICK GRANULAR MATERIAL.
5. UNLESS OTHERWISE SPECIFIED BY LOCAL JURISDICTION, ROCK SHALL CONSIST OF DOT SECT. #703, AASHTO #3 COARSE AGGREGATE OR 6" (MINUS) ROCK.
6. ADDITIONAL PERIMETER BMPs MAY BE REQUIRED INCLUDING BUT NOT LIMITED TO SILT FENCE AND CONSTRUCTION FENCING.

STABILIZED STAGING AREA MAINTENANCE NOTES

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3. WHERE BMPs HAVE FAILED, REPAIR OR REPLACEMENT SHOULD BE INITIATED UPON DISCOVERY OF THE FAILURE.
4. ROCK SHALL BE REAPPLIED OR REGRADED AS NECESSARY IF RUTTING OCCURS OR UNDERLYING SUBGRADE BECOMES EXPOSED.

November 2010 Urban Drainage and Flood Control District Urban Storm Drainage Criteria Manual Volume 3 SSA-3

SM-6

Stabilized Staging Area (SSA)

STABILIZED STAGING AREA MAINTENANCE NOTES


5. STABILIZED STAGING AREA SHALL BE ENLARGED IF NECESSARY TO CONTAIN PARKING, STORAGE, AND UNLOADING/LOADING OPERATIONS.
 6. THE STABILIZED STAGING AREA SHALL BE REMOVED AT THE END OF CONSTRUCTION. THE GRANULAR MATERIAL SHALL BE REMOVED OR, IF APPROVED BY THE LOCAL JURISDICTION, USED ON SITE, AND THE AREA COVERED WITH TOPSOIL, SEEDED AND MULCHED OR OTHERWISE STABILIZED IN A MANNER APPROVED BY LOCAL JURISDICTION.
- NOTE: MANY MUNICIPALITIES PROHIBIT THE USE OF RECYCLED CONCRETE AS GRANULAR MATERIAL FOR STABILIZED STAGING AREAS DUE TO DIFFICULTIES WITH RE-ESTABLISHMENT OF VEGETATION IN AREAS WHERE RECYCLED CONCRETE WAS PLACED.
- NOTE: MANY JURISDICTIONS HAVE BMP DETAILS THAT VARY FROM UDFCD STANDARD DETAILS. CONSULT WITH LOCAL JURISDICTIONS AS TO WHICH DETAIL SHOULD BE USED WHEN DIFFERENCES ARE NOTED.

(DETAILS ADAPTED FROM DOUGLAS COUNTY, COLORADO, NOT AVAILABLE IN AUTOCAD)

SSA-4 Urban Drainage and Flood Control District Urban Storm Drainage Criteria Manual Volume 3 November 2010

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J.R. ENGINEERING
A Westman Company

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BY	DATE	REVISION

H-SCALE	1"=XX'
V-SCALE	1"=X'
DATE	08/18/21
DESIGNED BY	XXX
DRAWN BY	XXX
CHECKED BY	

STERLING RANCH FILING NO.2	
FINAL GRADING & EROSION CONTROL PLAN	
SHEET 12 OF 13	
JOB NO. 25188.01	

