

PAINT BRUSH HILLS
FILING NO. 5
BOOK 18, PAGE 78

PAINT BRUSH HILLS
FILING NO. 2
BOOK 18, PAGE 81

*Londonderry is 80' ROW
with a paved width of 40'
right turn lane can be accommodated
with striping (similar to int. of
Londonderry and Tower)*

Per the Traffic Impact Study a south bound right-turn deceleration lane is required on Londonderry Drive approaching Rockingham Drive based on long term projection. This may be triggered with future PBH filings.

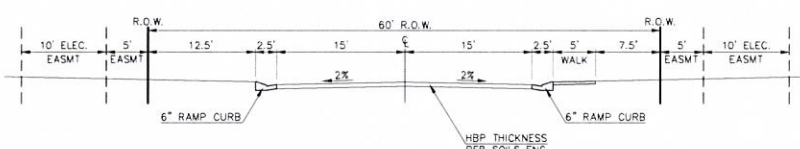
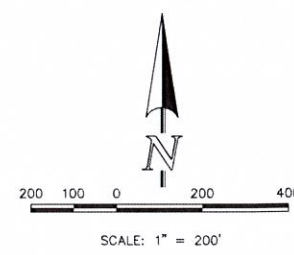
Include an exhibit with the Traffic impact study showing the anticipated reconfiguration of Londonderry Drive to verify if sufficient ROW is available for a southbound right turn deceleration lane. The plat may need to provide additional ROW for this future auxiliary lane.

Provide sidewalk along the north side of Londonderry Drive (highlighted in yellow) for an adequate pedestrian path to the schools. Per the TIS the only designated school pedestrian crossing is located at the Londonderry/Tower intersection.

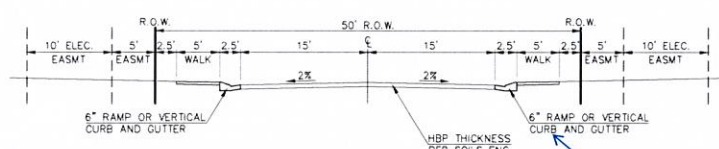
SIDEWALK LEGEND
5' ATTACHED SIDEWALK

CONSTRUCTION PLAN SHEET INDEX

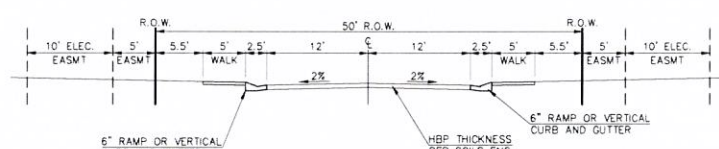
SHEET 1 OF 17	TITLE SHEET
SHEET 2 OF 17	KEY MAP WITH SIDEWALK LOCATIONS INCLUDING TYPICAL STREET SECTIONS
SHEET 3 OF 17	STREET IMPROVEMENT PLAN (TRIBOROUGH TRAIL)
SHEET 4 OF 17	STREET IMPROVEMENT PLAN (BECKHAM STREET)
SHEET 5 OF 17	STREET IMPROVEMENT PLAN (BECKHAM STREET & ASBEE STREET)
SHEET 6 OF 17	STREET IMPROVEMENT PLAN (BRACKNELL PLACE)
SHEET 7 OF 17	STREET IMPROVEMENT PLAN (DEVONCOVE DRIVE)
SHEET 8 OF 17	STREET IMPROVEMENT PLAN (WINGFIELD LANE & HILLDALE WAY)
SHEET 9 OF 17	STREET IMPROVEMENT PLAN (KEATING DRIVE)
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SHEET 12 OF 17	STORM SEWER PLAN & PROFILE
SHEET 13 OF 17	STORM SEWER PLAN & PROFILE
SHEET 14 OF 17	STORM SEWER PLAN & PROFILE
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SHEET 16 OF 17	DETENTION FACILITY D OUTLET BOX DETAILS
SHEET 17 OF 17	DETAIL SHEET



60' R.O.W. STREET SECTION
(MINOR COLLECTOR)
SCALE: 1" = 10'
-ASBEE STREET & KEATING DRIVE



TYPICAL SECTION - 50' R.O.W.
(URBAN LOCAL)
SCALE: 1" = 10'
-DEVONCOVE DRIVE, BECKHAM STREET, BRACKNELL PLACE, TRIBOROUGH TRAIL



TYPICAL SECTION - 50' R.O.W.
(URBAN LOCAL-LOW VOLUME)
SCALE: 1" = 10'
-HILLDALE WAY & WINGFIELD LANE

changed to local

Identify the specific type of curb & gutter (optional type C, type A, etc.) typical all road sections.

SIDEWALK NOTES:

- INSTALL 5' ATTACHED SIDEWALK ONLY WHERE IDENTIFIED ON THE CONSTRUCTION PLANS.

There seems to be a disconnect with the traffic impact study. The TIS notes all PBH Fil 13E internal streets should be classified as Urban Local.
Keating Road as a collector does not seem to connect to a similar or higher road classification.

Urban Residential Collector

48 HOURS BEFORE YOU DIG,
CALL UTILITY LOCATORS
811
UTILITY NOTIFICATION CENTER OF COLORADO
IT'S THE LAW

THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK. THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE CAUSED BY HIS FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.

NO.	REVISION	DATE	REVIEW:

PREPARED UNDER MY DIRECT SUPERVISION FOR AND ON BEHALF OF CLASSIC CONSULTING ENGINEERS AND SURVEYORS, LLC

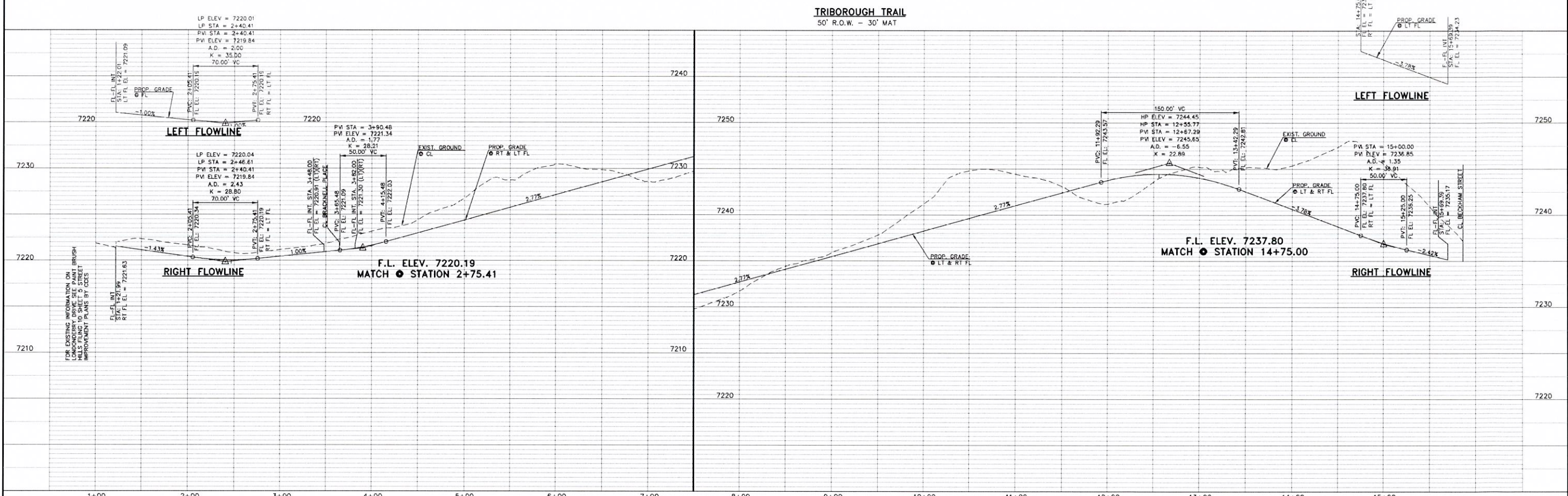
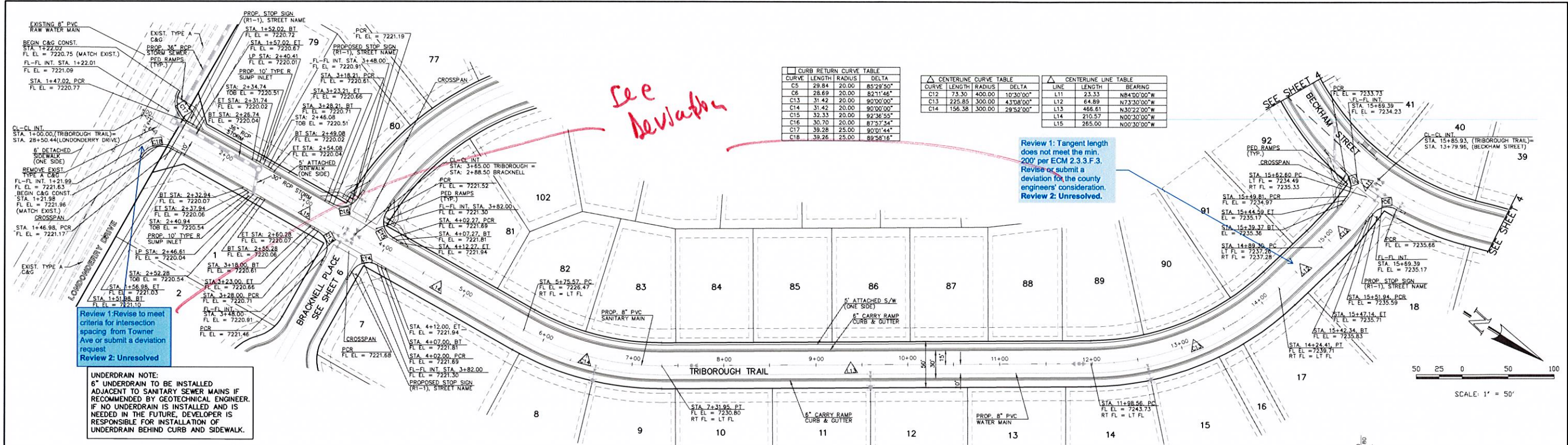
MARC A. WHORTON, COLORADO P.E. # 37155 DATE



PAINT BRUSH HILLS FILING NO. 13E
CONSTRUCTION PLANS
KEY MAP WITH SIDEWALK LOCATIONS
INCLUDING TYPICAL ROAD SECTIONS

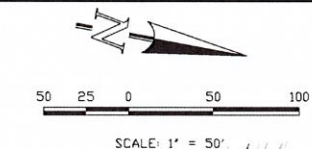
DESIGNED BY	MAW	SCALE	DATE	09-18-18
DRAWN BY	PRA	(H) 1" = 200'	SHEET 2 OF 17	
CHECKED BY		(V) 1" = N/A	JOB NO.	2053.50

H:\2053.50\URBAN\55\CONSTRUCT\TDR\Construction Plans\Sheet 2.dwg, 9/27/2018 12:31:31 PM, 1:1



DESIGN DATA: TRIBOROUGH TRAIL SIDEWALKS: WIDTH: 5' LOCATION: <input checked="" type="checkbox"/> Attached <input type="checkbox"/> Detached CURB TYPE: <input type="checkbox"/> 1 <input type="checkbox"/> 5 <input type="checkbox"/> 3 <input type="checkbox"/> A <input type="checkbox"/> C R/W WIDTH: 50' MAT WIDTH: 30' STREET TYPE: URBAN LOCAL HVEEM	PAVEMENT: TYPE: HMA <input type="checkbox"/> PCC <input type="checkbox"/> THICKNESS: _____ COMPOSITE SECTION: HMA _____ BASE _____ SUBGRADE STABILIZATION: CHEMICAL: <input type="checkbox"/> MECH.: <input type="checkbox"/> TYPE: _____ THICKNESS: _____	48 HOURS BEFORE YOU DIG, CALL UTILITY LOCATORS 811 UTILITY NOTIFICATION CENTER OF COLORADO IT'S THE LAW THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK. THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE CAUSED BY HIS FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.	NO. REVISION 1 REVISED PER COUNTY COMMENTS DATE 9-21-18	REVIEW: PREPARED UNDER MY DIRECT SUPERVISION FOR AND ON BEHALF OF CLASSIC CONSULTING ENGINEERS AND SURVEYORS, LLC MARC A. WHORTON, COLORADO P.E. #37155 DATE: _____	CLASSIC CONSULTING 619 N. Cascade Avenue, Suite 200 Colorado Springs, Colorado 80903 (719)785-0785 (719)785-0789(Fax)	PAINT BRUSH HILLS FILING 13E CONSTRUCTION PLANS STREET IMPROVEMENT PLANS TRIBOROUGH TRAIL DESIGNED BY: MAW SCALE: DATE: 7-20-18 DRAWN BY: MAW (H) 1" = 50' SHEET 3 OF 17 CHECKED BY: (V) 1" = 5' JOB NO.: 2053.50
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W:\2015\5010\TRIBOROUGH\CONSTRUCTION\PLANS\STREET AND SIDEWALK\2053.50\50' SHEET 3.dwg, 9/27/2018 10:53:38 PM, 1:1



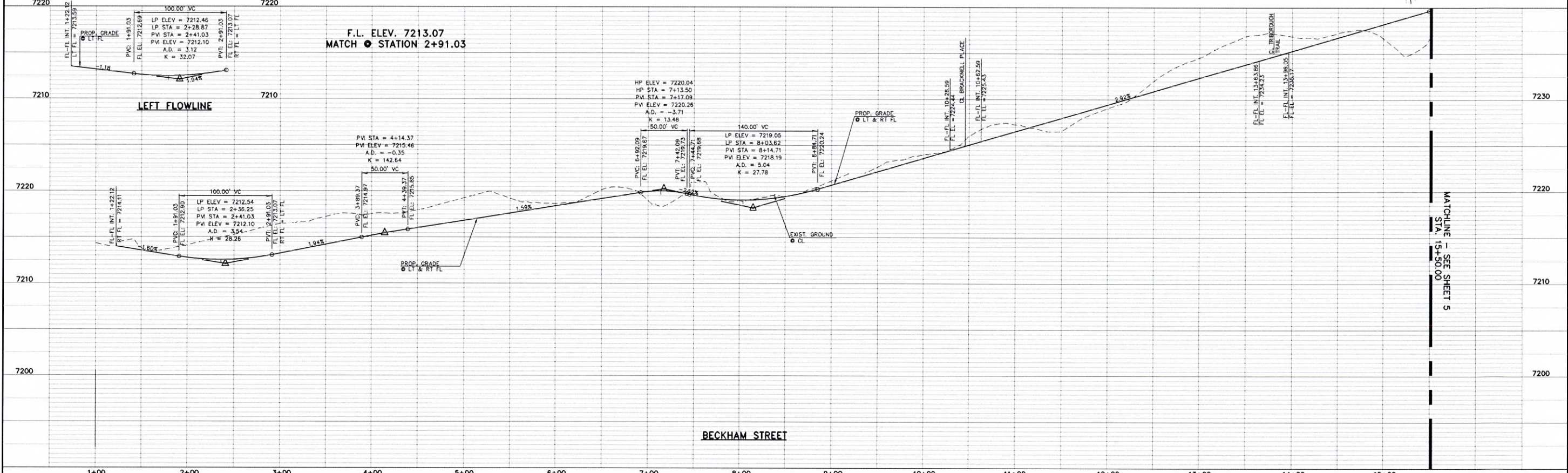
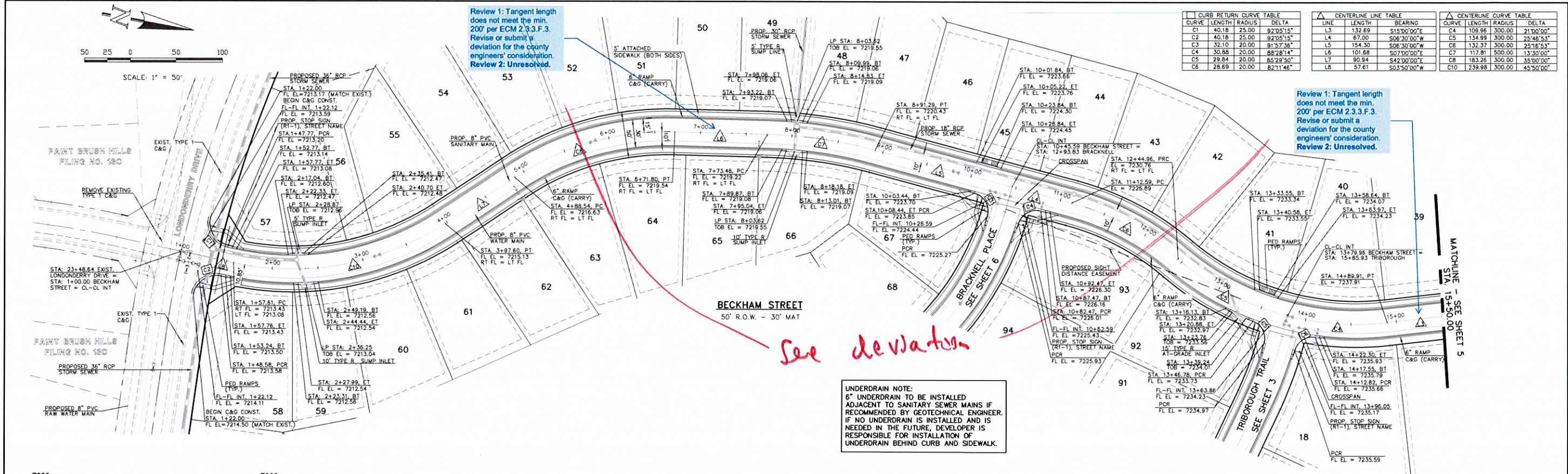
Review 1: Tangent length does not meet the min. 200' per ECM 2.3.3.F.3. Revise or submit a deviation for the county engineers' consideration.
Review 2: Unresolved.

Review 1: Tangent length does not meet the min. 200' per ECM 2.3.3.F.3. Revise or submit a deviation for the county engineers' consideration.
Review 2: Unresolved.

See deviation

UNDERDRAIN NOTE:
6" UNDERDRAIN TO BE INSTALLED ADJACENT TO SANITARY SEWER MAINS IF RECOMMENDED BY GEOTECHNICAL ENGINEER. IF NO UNDERDRAIN IS INSTALLED AND IS NEEDED IN THE FUTURE, DEVELOPER IS RESPONSIBLE FOR INSTALLATION OF UNDERDRAIN BEHIND CURB AND SIDEWALK.

CURB RETURN CURVE TABLE				CENTERLINE LINE TABLE				CENTERLINE CURVE TABLE			
CURVE	LENGTH	RADIUS	DELTA	LINE	LENGTH	BEARING	CURVE	LENGTH	RADIUS	DELTA	
C1	40.18	25.00	92°05'15"	L3	132.69	S15°00'00"E	C4	109.96	300.00	21°00'00"	
C2	40.18	25.00	92°05'15"	L4	67.00	S06°30'00"W	C5	132.37	300.00	25°16'53"	
C3	32.10	20.00	91°57'36"	L5	154.30	S06°30'00"W	C6	132.37	300.00	25°16'53"	
C4	30.86	20.00	88°28'14"	L6	101.88	S07°00'00"E	C7	117.81	500.00	13°30'00"	
C5	29.84	20.00	85°29'50"	L7	90.94	S42°00'00"E	C8	183.26	300.00	35°00'00"	
C6	28.69	20.00	82°11'46"	L8	57.61	S03°50'00"W	C9	239.98	300.00	45°50'00"	



<p>DESIGN DATA: BECKHAM STREET</p> <p>SIDEWALKS: WDH: 5' LOCATION: <input checked="" type="checkbox"/> Attached <input type="checkbox"/> Detached</p> <p>CURB TYPE: <input type="checkbox"/> 1 <input type="checkbox"/> 5 <input type="checkbox"/> 3 <input checked="" type="checkbox"/> A <input type="checkbox"/> C</p> <p>R/W WIDTH: 50' MAT WIDTH: 30'</p> <p>STREET TYPE: URBAN LOCAL HVEEM</p>	<p>PAVEMENT: TYPE: HMA <input type="checkbox"/> PCC <input type="checkbox"/> THICKNESS: _____ COMPOSITE SECTION: _____ BASE: _____ SUBGRADE STABILIZATION: _____ CHEMICAL: <input type="checkbox"/> MECH.: <input type="checkbox"/></p>	<p>48 HOURS BEFORE YOU DIG, CALL UTILITY LOCATORS 811</p> <p>UTILITY NOTIFICATION CENTER OF COLORADO IT'S THE LAW</p> <p>THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK. THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE CAUSED BY HIS FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.</p>	<p>NO. REVISION DATE</p> <p>1 REVISED PER COUNTY COMMENTS 9-21-18</p>	<p>REVIEW: PREPARED UNDER MY DIRECT SUPERVISION FOR AND ON BEHALF OF CLASSIC CONSULTING ENGINEERS AND SURVEYORS, LLC</p> <p>MARC A. WHORTON, COLORADO P.E. #37155 DATE</p>	<p>PAINT BRUSH HILLS FILING 13E CONSTRUCTION PLANS STREET IMPROVEMENT PLANS BECKHAM STREET</p> <p>DESIGNED BY MAW SCALE DATE 7-20-18 DRAWN BY MAW (H) 1" = 50' SHEET 4 OF 17 CHECKED BY (V) 1" = 5' JOB NO. 2053.50</p>	<p>CLASSIC CONSULTING</p> <p>818 N. Cascade Avenue, Suite 200 Colorado Springs, Colorado 80903 (719)785-0790 (719)785-0799(Fax)</p>
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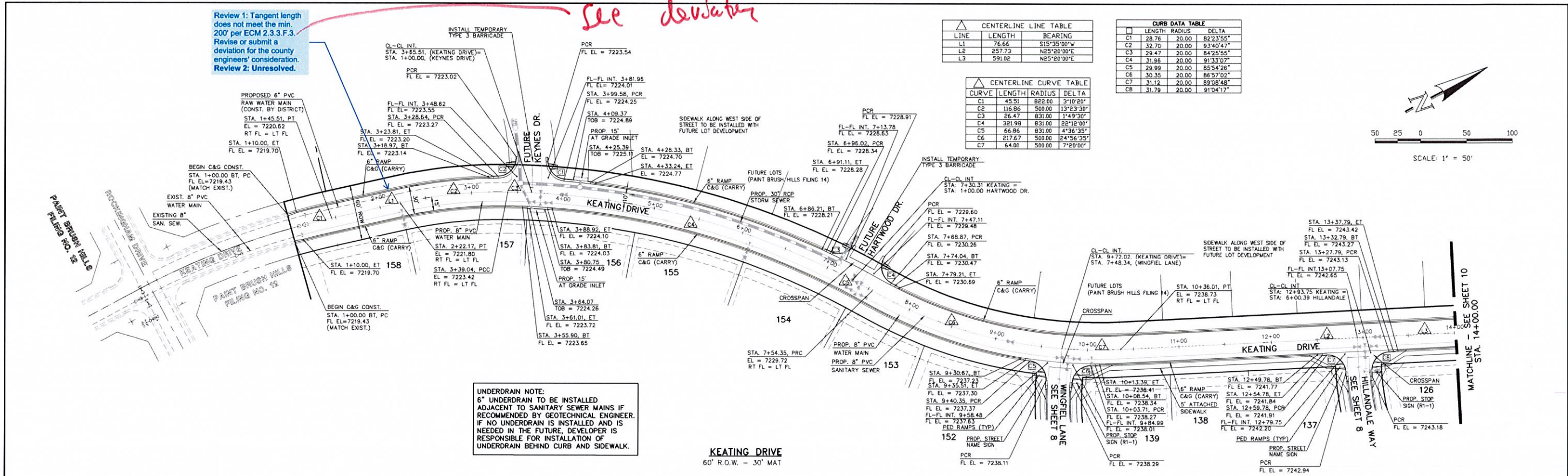
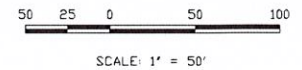
Review 1: Tangent length does not meet the min. 200' per ECM 2.3.3.F.3. Revise or submit a deviation for the county engineers' consideration.
Review 2: Unresolved.

See deviation

LINE	LENGTH	BEARING
L1	76.66	S15°35'00"W
L2	257.73	N25°20'00"E
L3	591.02	N25°20'00"E

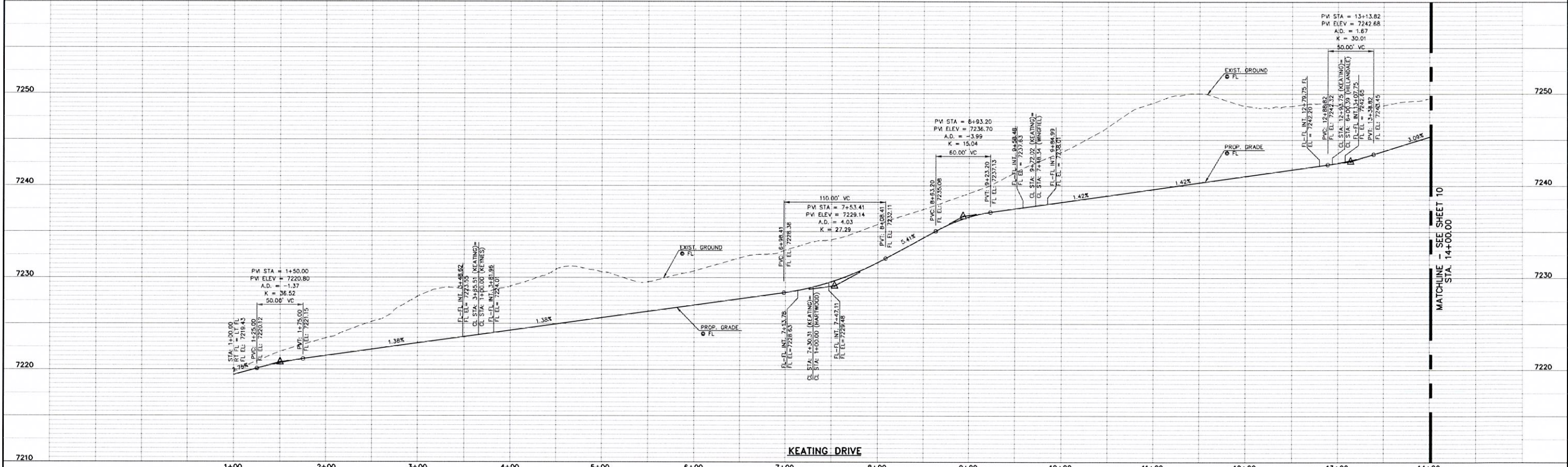
LINE	LENGTH	RADIUS	DELTA
C1	28.76	20.00	82°23'55"
C2	32.70	20.00	93°40'47"
C3	29.47	20.00	84°25'55"
C4	31.86	20.00	91°33'07"
C5	29.99	20.00	85°42'26"
C6	30.35	20.00	86°57'02"
C7	31.12	20.00	89°08'48"
C8	31.79	20.00	91°04'17"

CURVE	LENGTH	RADIUS	DELTA
C1	45.51	822.00	3°10'20"
C2	116.86	500.00	13°23'30"
C3	26.47	831.00	1°49'30"
C4	321.99	831.00	22°12'00"
C5	66.86	831.00	4°36'35"
C6	217.67	500.00	24°56'35"
C7	64.00	500.00	7°20'00"



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KEATING DRIVE
60' R.O.W. - 30' MAT



DESIGN DATA: KEATING DRIVE

SIDEWALKS: WIDTH: 5' LOCATION: Attached Detached

CURB TYPE: 1 5 3 A C

R/W WIDTH: 60' MAT WIDTH: 30'

STREET TYPE: URBAN LOCAL HVEEM

PAVEMENT: TYPE: HMA PCC THICKNESS: _____

COMPOSITE SECTION: HMA _____ BASE _____ SUBGRADE STABILIZATION: _____ CHEMICAL: MECH.: TYPE: _____ THICKNESS: _____

48 HOURS BEFORE YOU DIG, CALL UTILITY LOCATORS **811**

UTILITY NOTIFICATION CENTER OF COLORADO IT'S THE LAW

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NO.	REVISION	DATE
1	REVISED PER COUNTY COMMENTS	9-20-18

REVIEW: PREPARED UNDER MY DIRECT SUPERVISION FOR AND ON BEHALF OF CLASSIC CONSULTING ENGINEERS AND SURVEYORS, LLC

MARC A. WHORTON, COLORADO P.E. #37155 DATE



PAINT BRUSH HILLS FILING 13E
CONSTRUCTION PLANS
STREET IMPROVEMENT PLANS
KEATING DRIVE

DESIGNED BY: MAW SCALE: DATE: 7-20-18

DRAWN BY: MAW (H) 1" = 50' SHEET 9 OF 17

CHECKED BY: (V) 1" = 5' JOB NO.: 2053.50

Revised report

Profile below and drainage report indicate 30" RCP

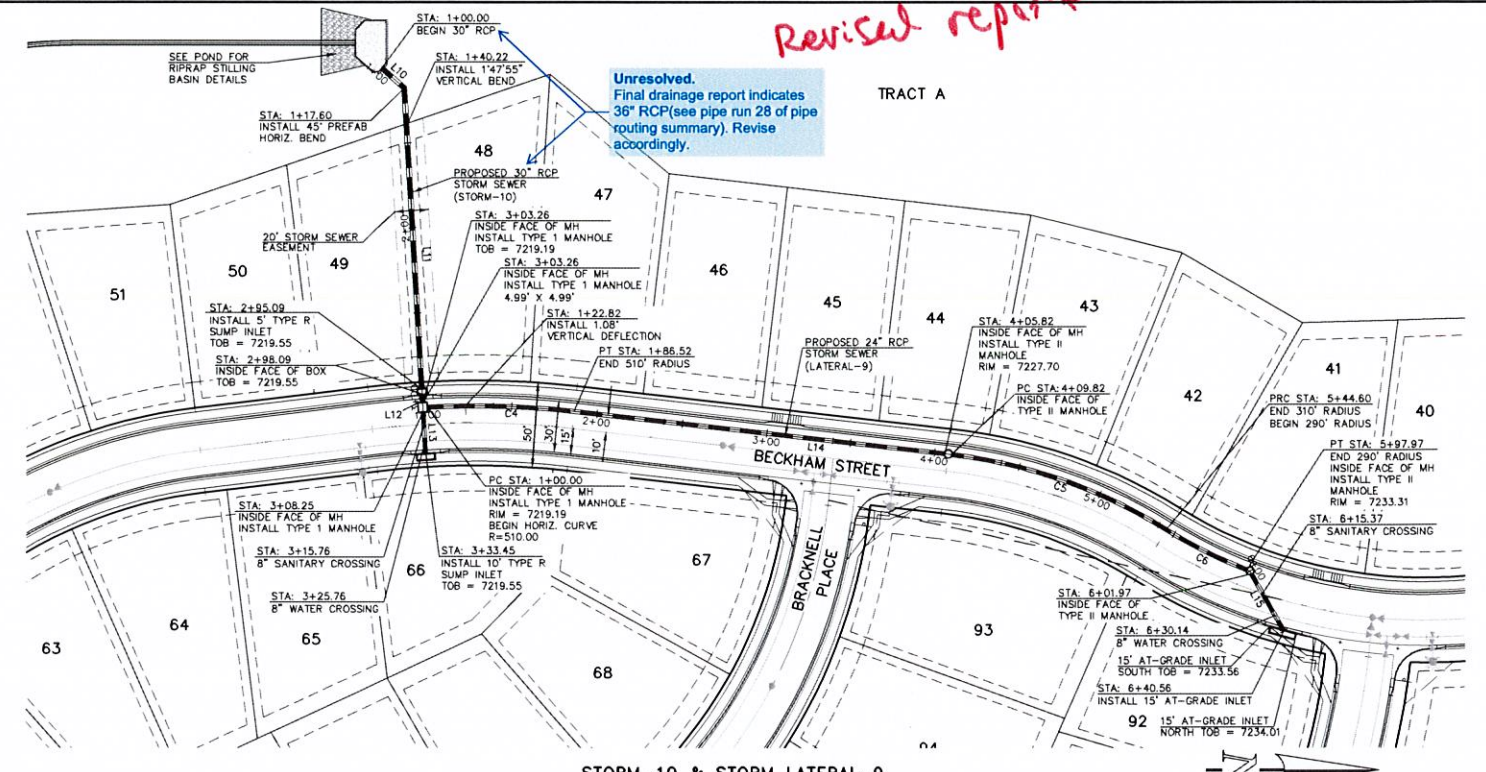
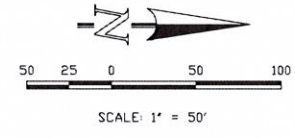
changed ~~that~~ to 30" upgraded to 30" due to HGL's

Unresolved. Final drainage report indicates 36" RCP (see pipe run 28 of pipe routing summary). Revise accordingly.

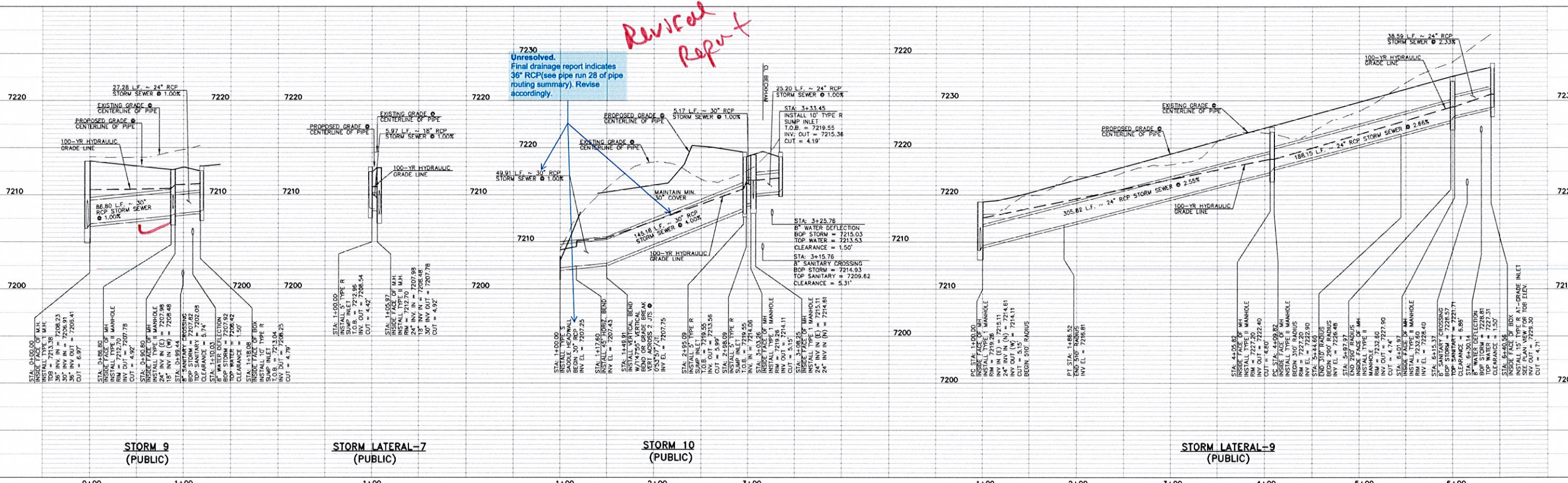
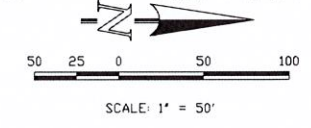
LINE	LENGTH	BEARING
L7	22.07'	N03°50'00"E
L8	5.97'	N84°05'36"W
L9	27.28'	N60°19'23"E
L10	17.60'	N41°30'00"E
L11	173.16'	N86°30'00"E
L12	5.17'	N88°30'00"E
L13	25.20'	N88°30'00"E
L14	219.30'	N06°30'00"E
L15	36.59'	N60°10'23"E

CURVE	LENGTH	RADIUS	DELTA
C3	64.73'	290.00'	12°47'18"
C4	86.52'	510.00'	09°43'11"
C5	134.79'	310.00'	24°57'42"
C6	53.36'	290.00'	10°32'37"

STORM-9 & STORM LATERAL-7 (PUBLIC)



STORM-10 & STORM LATERAL-9 (PUBLIC)



Revised Report

Unresolved. Final drainage report indicates 36" RCP (see pipe run 28 of pipe routing summary). Revise accordingly.

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NO.	REVISION	DATE
1	REVISED PER COUNTY COMMENTS	8-30-18

REVIEW: PREPARED UNDER MY DIRECT SUPERVISION FOR AND ON BEHALF OF CLASSIC CONSULTING ENGINEERS AND SURVEYORS, LLC

MARC A. WHORTON, COLORADO P.E. #37155 DATE

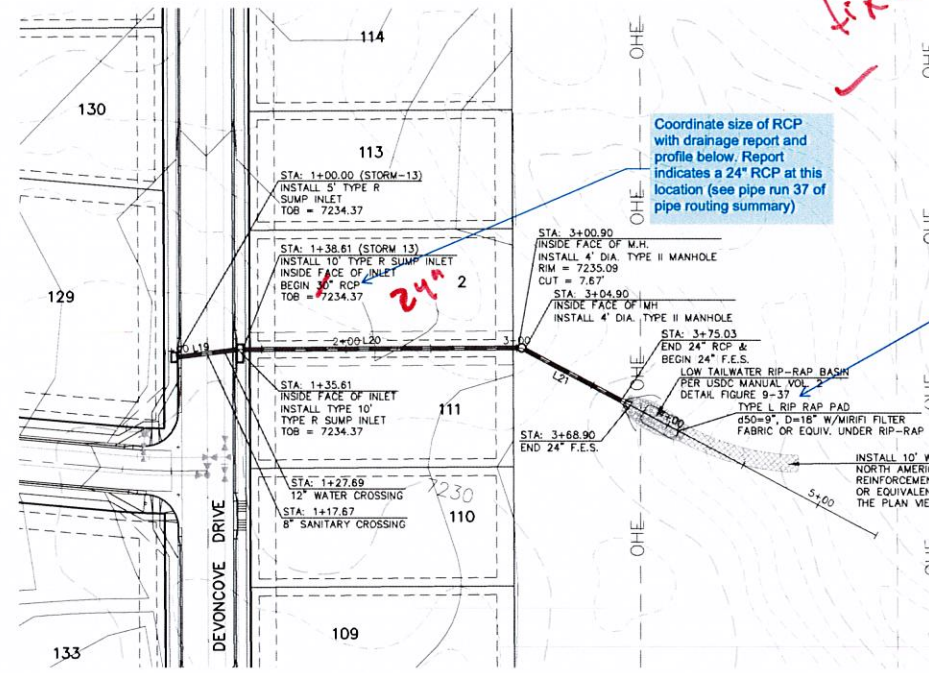


PAINT BRUSH HILLS FILING NO. 13E CONSTRUCTION PLANS STORM SEWER PLAN

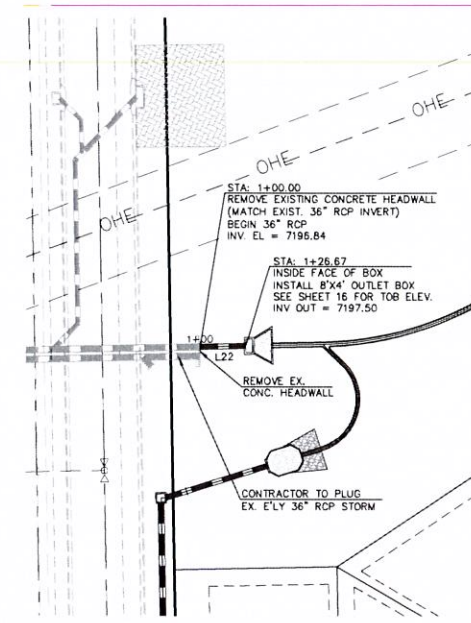
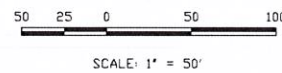
DESIGNED BY: ESO SCALE: DATE: 7-20-18

DRAWN BY: ESO (+) 1" = 50' SHEET 12 OF 17

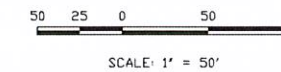
CHECKED BY: (V) 1" = N/A JOB NO. 2053.50



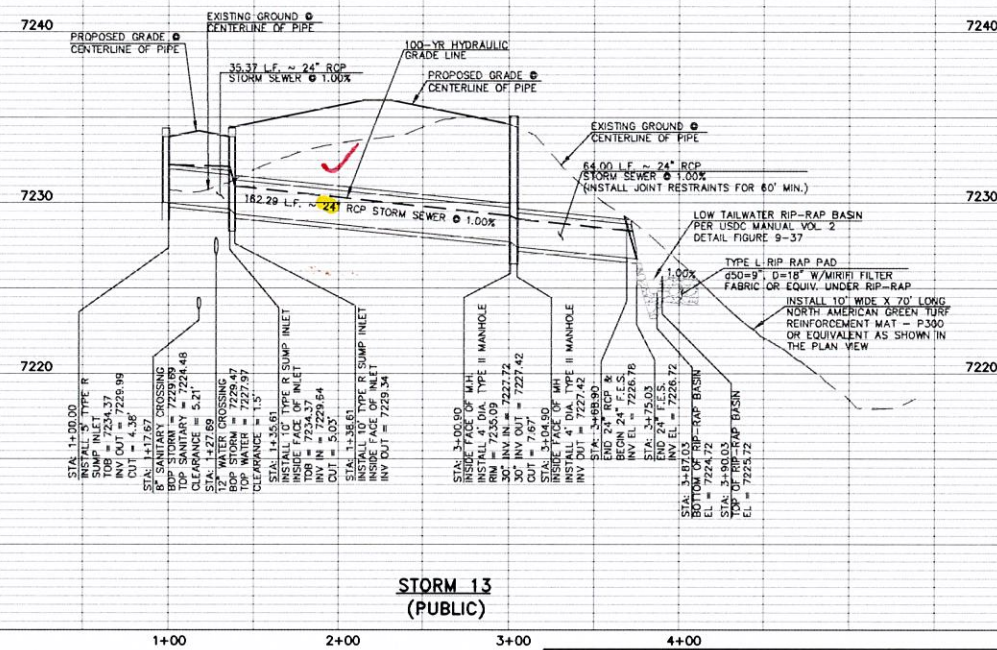
STORM-13 & STORM LATERAL 13
(PUBLIC)



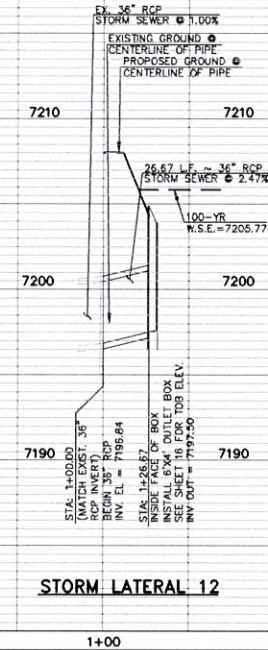
STORM LATERAL 12



LINE	LENGTH	BEARING
L19	35.61'	N82°36'44\"/>
L20	162.27'	N88°37'00\"/>
L21	64.00'	S62°10'18\"/>
L22	26.67'	N18°52'36\"/>



STORM 13
(PUBLIC)



STORM LATERAL 12

H:\2015\500\DRAWINGS\CONSTRUCTION\Plans\STREET AND STORM CDS\205505-53M4-SHEET 14.dwg, 9/27/2018 2:51:46 PM, 1:1

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811
UTILITY NOTIFICATION CENTER OF COLORADO
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NO.	REVISION	DATE
1	REVISED PER COUNTY COMMENTS	9-26-18

REVIEW:
PREPARED UNDER MY DIRECT SUPERVISION FOR AND ON BEHALF OF CLASSIC CONSULTING ENGINEERS AND SURVEYORS, LLC.

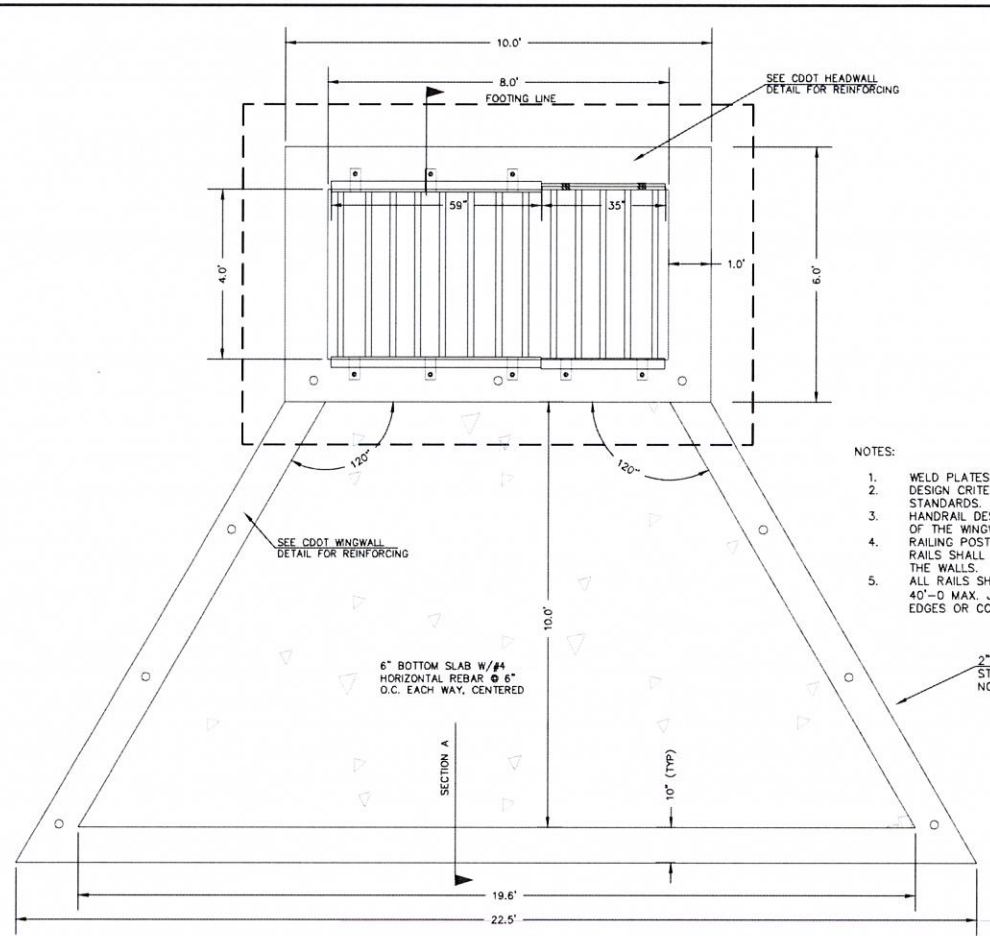
MARC A. WHORTON, COLORADO P.E. #37155 DATE



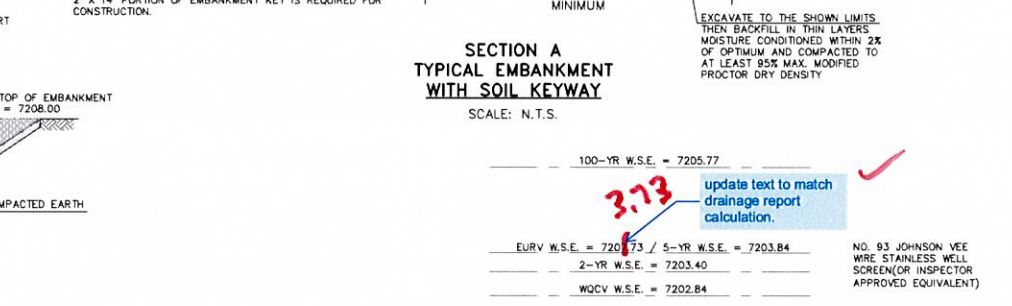
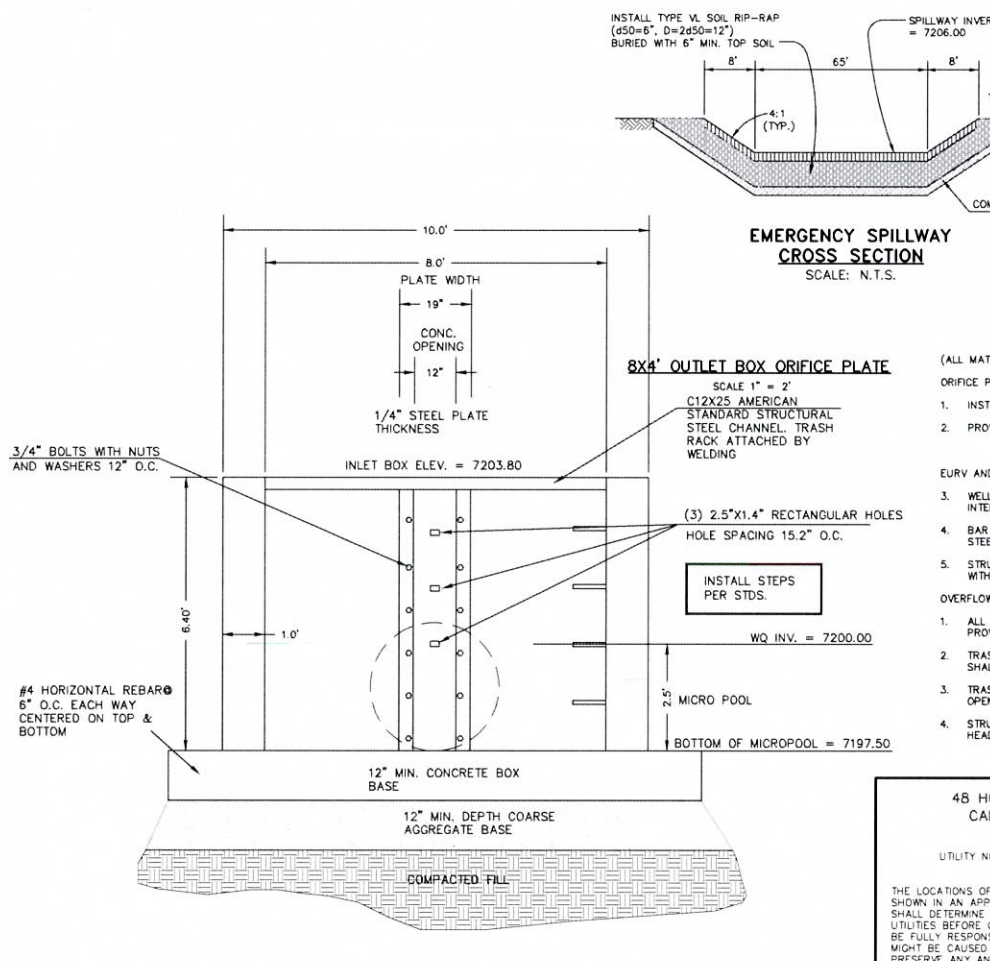
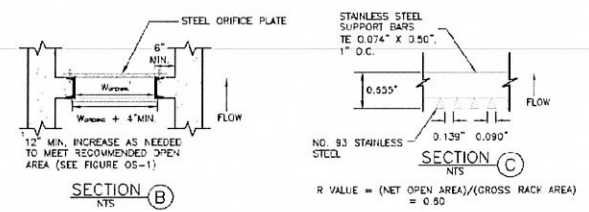
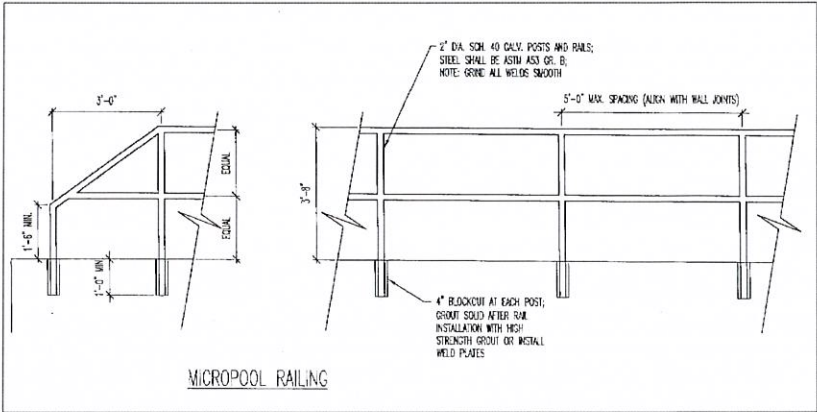
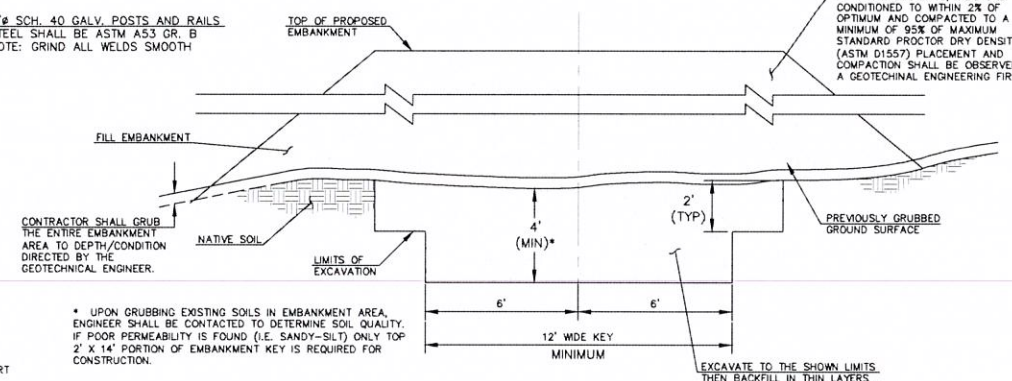
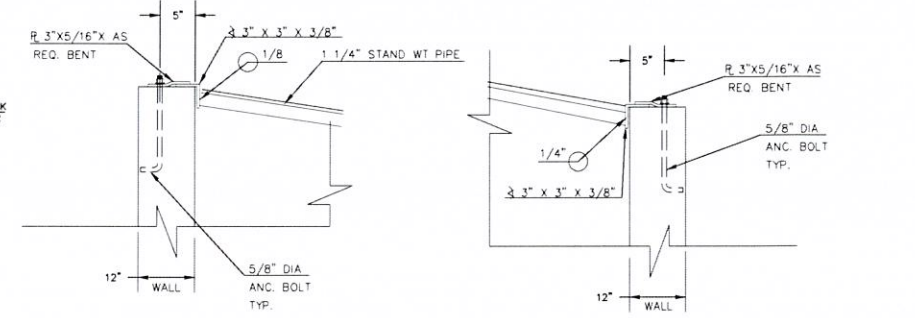
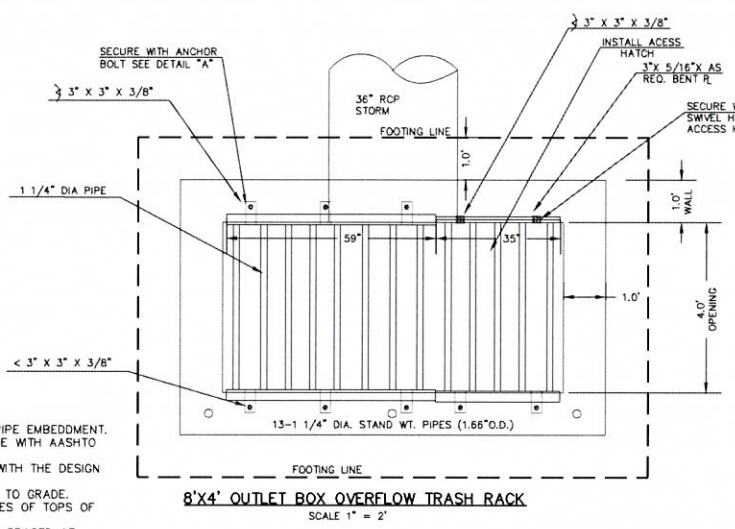
PAINT BRUSH HILLS FILING NO. 13E
CONSTRUCTION PLANS
STORM SEWER PLAN

DESIGNED BY: ESO SCALE: DATE: 6-10-12
DRAWN BY: ESO (+) 1" = 50' SHEET 14 OF 17
CHECKED BY: (V) 1" = 5' JOB NO.: 2053.50





- NOTES:
1. WELD PLATES MAY BE SUBSTITUTED FOR PIPE EMBEDMENT. DESIGN CRITERIA SHALL BE IN ACCORDANCE WITH AASHTO STANDARDS.
 2. HANDRAIL DESIGN SHALL BE COMPATIBLE WITH THE DESIGN OF THE WINGWALLS AND HEADWALLS.
 3. RAILING POSTS SHALL BE SET TO NORMAL TO GRADE. RAILS SHALL RUN PARALLEL TO THE SLOPES OF TOPS OF THE WALLS.
 4. ALL RAILS SHALL HAVE EXPANSION JOINTS SPACED AT 40'-0" MAX. JOINT ENDS SHALL BE FREE OF ANY SHARP EDGES OR CORNERS.



100-YR W.S.E. = 7205.77

EURV W.S.E. = 7207.73 / 5-YR W.S.E. = 7203.84

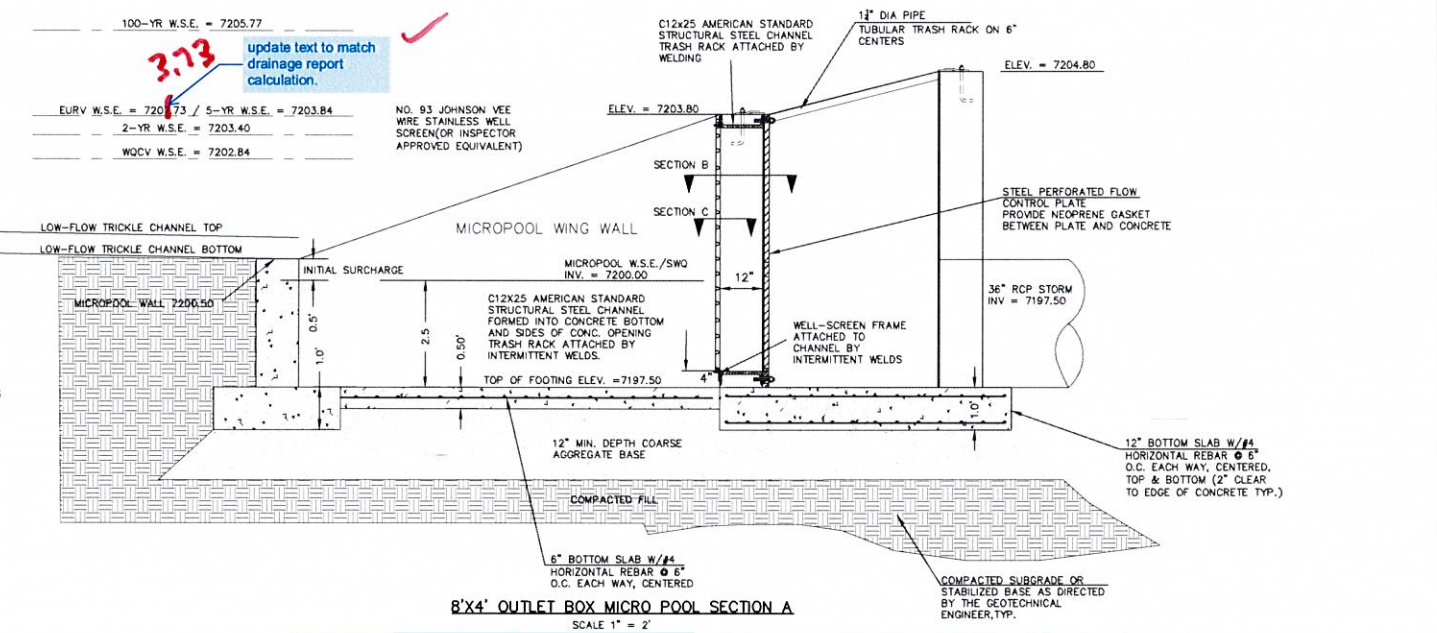
2-YR W.S.E. = 7203.40

WQCV W.S.E. = 7202.84

update text to match drainage report calculation.

NO. 93 JOHNSON VEE WIRE STAINLESS WELL SCREEN (OR INSPECTOR APPROVED EQUIVALENT)

- (ALL MATERIALS PER EL PASO COUNTY SPECIFICATIONS)
- ORIFICE PLATE NOTES:
1. INSTALL HOLES AS SHOWN ON DETAIL TO RIGHT.
 2. PROVIDE GASKET MATERIAL BETWEEN THE ORIFICE PLATE AND CONCRETE.
- EURV AND WQCV TRASH RACKS:
3. WELL-SCREEN TRASH RACKS SHALL BE STAINLESS STEEL AND SHALL BE ATTACHED BY INTERMITTENT WELDS ALONG THE EDGE OF THE MOUNTING FRAME.
 4. BAR GRATE TRASH RACKS SHALL BE ALUMINUM AND SHALL BE BOLTED USING STAINLESS STEEL HARDWARE.
 5. STRUCTURAL DESIGN OF TRASH RACKS SHALL BE BASED ON FULL HYDROSTATIC HEAD WITH ZERO HEAD DOWNSTREAM OF RACK.
- OVERFLOW TRASH RACKS:
1. ALL TRASH RACKS SHALL BE MOUNTED USING STAINLESS STEEL HARDWARE AND PROVIDED WITH HINGED AND LOCKABLE OR BOLTABLE ACCESS PANELS.
 2. TRASH RACKS SHALL BE STAINLESS STEEL, ALUMINUM, OR STEEL. STEEL TRASH RACKS SHALL BE HOT DIP GALVANIZED AND MAY BE HOT POWDER COATED AFTER GALVANIZING.
 3. TRASH RACKS SHALL BE DESIGNED SUCH THAT THE DIAGONAL DIMENSION OF EACH OPENING IS SMALLER THAN THE DIAMETER OF THE OUTLET PIPE.
 4. STRUCTURAL DESIGN OF THE TRASH RACKS SHALL BE BASED ON FULL HYDROSTATIC HEAD WITH ZERO HEAD DOWNSTREAM OF THE RACK.



48 HOURS BEFORE YOU DIG,
CALL UTILITY LOCATORS
811
UTILITY NOTIFICATION CENTER OF COLORADO
IT'S THE LAW

THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK. THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE CAUSED BY HIS FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.

NO.	REVISION	DATE
1	REVISED PER COUNTY COMMENTS	9-21-18

REVIEW:

PREPARED UNDER MY DIRECT SUPERVISION FOR AND ON BEHALF OF CLASSIC CONSULTING ENGINEERS AND SURVEYORS, LLC

MARC A. WHORTON, COLORADO P.E. #37155



PAINT BRUSH HILLS FILING 13A
CONSTRUCTION PLANS
DETENTION FACILITY D
OUTLET BOX DETAILS

DESIGNED BY	MAW	SCALE	DATE
			7-12-18

DRAWN BY	MAW	(H) 1" =	N/A	SHEET	16	OF	17
		(V) 1" =	N/A	JOB NO.	2053.50		