

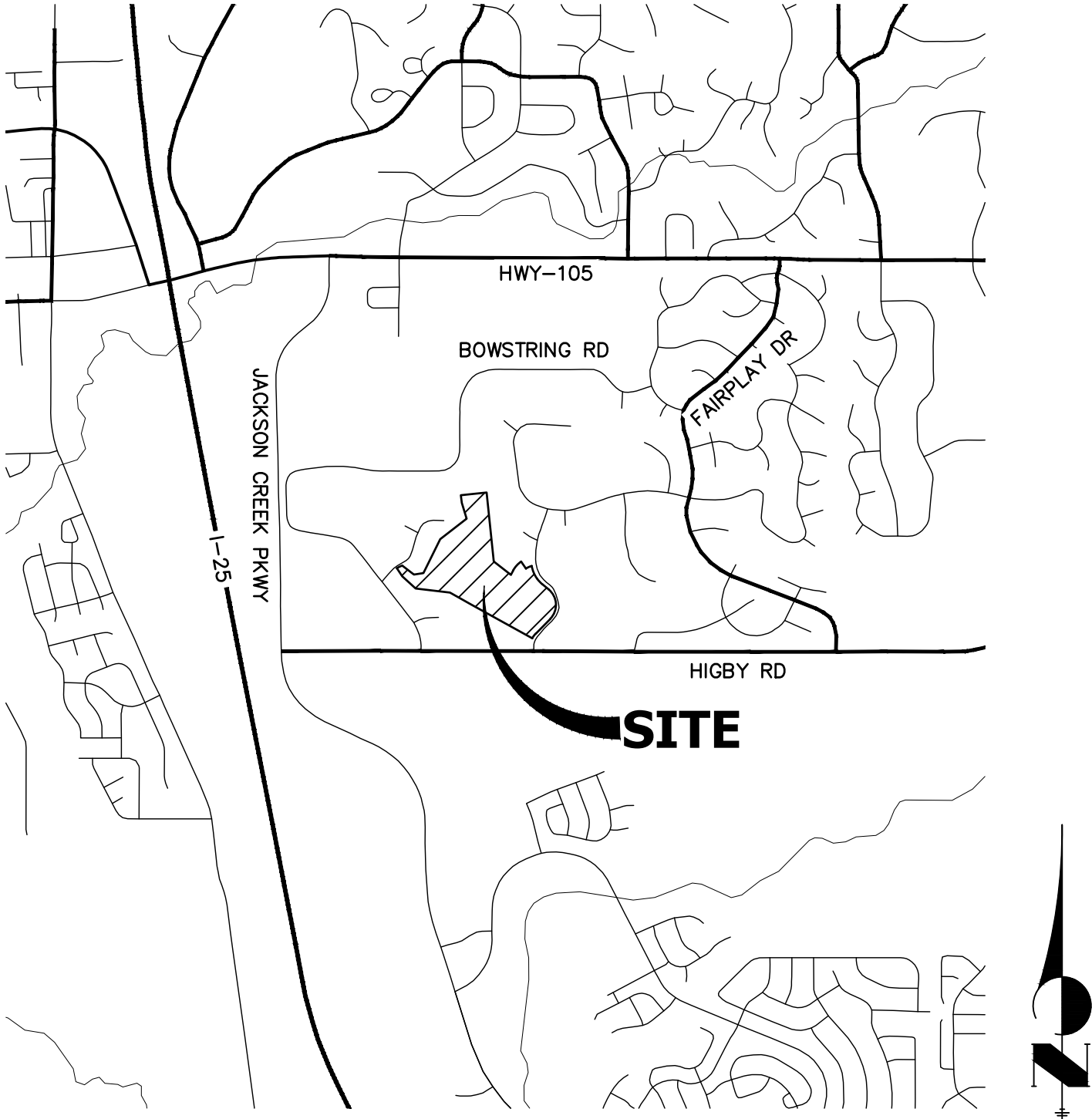
CLOVERLEAF FILING 2  
EL PASO COUNTY, COLORADO  
STORM SEWER AND POND PLANS

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 SOIL 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 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 VERSIONS 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 ONSITE AND OFFSITE, ON THE CONSTRUCTION PLANS. ANY MODIFICATIONS NECESSARY DUE TO CONFLICTS, OMISSIONS, OR CHANGED CONDITIONS WILL BE ENTIRELY THE DEVELOPER'S RESPONSIBILITY TO RECTIFY.
- CONTRACTOR SHALL SCHEDULE A PRE-CONSTRUCTION MEETING WITH EL PASO COUNTY PLANNING AND COMMUNITY DEVELOPMENT INSPECTIONS, PRIOR TO STARTING CONSTRUCTION.
- IT IS THE CONTRACTOR'S RESPONSIBILITY TO UNDERSTAND THE REQUIREMENTS OF ALL JURISDICTIONAL AGENCIES 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 PCD. CONTRACTOR SHALL NOTIFY THE DESIGN ENGINEER IMMEDIATELY UPON DISCOVERY OF ANY ERRORS OR INCONSISTENCIES.
- CONTRACTOR SHALL COORDINATE GEOTECHNICAL TESTING PER ECM STANDARDS. PAVEMENT DESIGN SHALL BE APPROVED BY EL PASO COUNTY PCD 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 ARE IDENTIFIED IN THE PLANS SHALL BE PROVIDED AT ALL INTERSECTIONS. OBSTRUCTIONS GREATER THAN 18 INCHES ABOVE FLOWLINE ARE NOT ALLOWED IN SIGHT TRIANGLES.
- SIGNING AND STRIPING SHALL COMPLY WITH EL PASO COUNTY DEPARTMENT OF PUBLIC WORKS AND MUTCD CRITERIA.
- CONTRACTOR SHALL OBTAIN ANY PERMITS REQUIRED BY EL PASO COUNTY DEPARTMENT OF PUBLIC WORKS, INCLUDING WORK WITHIN THE RIGHT-OF-WAY AND SPECIAL TRANSPORT PERMITS.
- THE LIMITS OF CONSTRUCTION SHALL REMAIN WITHIN THE PROPERTY LINE UNLESS OTHERWISE NOTED. THE OWENER/DEVELOPER SHALL OBTAIN WRITTEN PERMISSION AND EASEMENTS, WHERE REQUIRED, FROM ADJOINING PROPERTY OWNER(S) PRIOR TO ANY OFF-SITE DISTURBANCE, GRADING, OR CONSTRUCTION.

NOTES

- SEE SHEET 1 FOR BENCHMARK. SEE SHEET 2 FOR LEGEND.
- ALL STATIONING IS PIPE CENTERLINE UNLESS OTHERWISE NOTED.
- ALL RCP STORM SEWER SHALL BE CLASS III UNLESS OTHERWISE NOTED.
- PIPE LENGTHS ARE FROM INSIDE INLET WALL TO INSIDE INLET WALL, FROM CENTER OF MANHOLE TO INSIDE INLET WALL, OR FROM CENTER OF MANHOLE TO CENTER OF MANHOLE. PIPE LENGTHS INCLUDE FES OR HEADWALL.
- ALL MANHOLE COVERS SHALL BE ORIENTED TO AVOID CURB, GUTTER, SIDEWALK AND CROSSPANS UNLESS OTHERWISE NOTED.
- ALL MANHOLES ARE EL PASO COUNTY TYPE II UNLESS OTHERWISE SPECIFIED.
- ALL MANHOLES HAVE AN ECCENTRIC CONE UNLESS OTHERWISE SPECIFIED.
- ALL ON-GRADE INLETS ARE TO MATCH TBC ELEVATIONS AT EACH END, FOLLOWING STREET GRADES. SEE ROADWAY PLANS FOR REQUIRED ELEVATIONS.
- INLET STATIONING IS TO CENTER OF INLET.
- PIPES SHALL HAVE JOINT RESTRAINTS ON LAST 3 JOINTS AT PIPE OUTFALL.
- ALL CURVED PIPES SHALL BE BUILT IN ACCORDANCE WITH THE AMERICAN CONCRETE PIPE ASSOCIATION (ACPA) DESIGN DATA 21. PIPE MANUFACTURER TO BE USED MUST BE ABLE TO MEET LENGTH AND JOINT OPENING CRITERIA PER ACPA & ALL APPLICABLE EL PASO COUNTY CRITERIA AND STANDARDS.
- PIPE BEDDING SHALL CONFORM TO EL PASO COUNTY CONSTRUCTION STANDARDS AND SPECIFICATIONS. BEDDING FOR RCP PIPE SHALL BE AG7122 NO. 57/67 CRUSHED ROCK. SQUEEGEE OR MIXTURES CONTAINING SQUEEGEE SHALL NOT BE USED. BEDDING SHALL BE SIX TO EIGHT INCHES DEEP UNDER THE PIPE AND BACKFILLED TO THE SPRING LINE.
- ALL STORM SEWER PIPES, INLETS, MANHOLES, AND APPURTENANCES WITHIN THE R.O.W. ARE PUBLIC. STORM FACILITIES OUTSIDE OF THE PUBLIC R.O.W. ARE PRIVATE, UNLESS OTHERWISE NOTED.
- WHERE PIPES ENTER STRUCTURES ON A SKEW, CONTRACTOR IS REQUIRED TO EXTEND PIPE TO ENSURE THAT BOTH EDGES OF THE PIPE EXTEND INTO THE STRUCTURE. CONTRACTOR WILL THEN BE REQUIRED TO CUT PIPE FLUSH WITH THE INSIDE FACE OF THE STRUCTURE AND GROUT IN PLACE. UNLESS OTHERWISE NOTED.
- ALL MATERIALS AND INSTALLATION PROCEDURES SHALL BE IN COMPLIANCE WITH MANUFACTURERS SPECIFICATIONS AND EL PASO COUNTY STANDARDS AND SPECIFICATION.
- SEE DETAIL SHEETS FOR APPLICABLE DETAILS.
- ALL INLETS REQUIRE A CURB TYPE AND FL TRANSITION (LOCAL DEPRESSION) DETAILED PER CDOT (M-604-12) TYPE R INLET DETAIL. SEE JR ROADWAY PLAN SHEETS AND DETAIL SHEET.
- PIPES WITH PRESSURE HEAD SHALL USE WATER TIGHT JOINTS WITH A 100-YEAR SERVICE LIFE.
- CONTRACTOR TO SUBMIT SHOP DRAWINGS FOR ALL EL PASO COUNTY TYPE I MANHOLES PRIOR TO CONSTRUCTION OR ORDERING MATERIALS.



VICINITY MAP

SCALE: 1"=2000'

SHEET INDEX

- |       |   |                              |
|-------|---|------------------------------|
| 1     | - | COVER SHEET                  |
| 2     | - | LEGEND                       |
| 3-8   | - | STORM SEWER PLAN AND PROFILE |
| 9-25  | - | POND PLANS AND DETAILS       |
| 26-28 | - | DETAIL SHEET                 |

CONTACTS:

OWNER	CND-CLOVERLEAF, LLC ATTN: AZIZ SIDDIQUI 1111 N. POST OAK ROAD HOUSTON, TX 77055 P~224-415-6619
DEVELOPER	MONUMENT HILL CM LLC ATTN: JOE DESJARDIN 1864 WOODMOOR DRIVE, SUITE 100 COLORADO SPRINGS, CO 80920 P~719-476-0800
CONTRACTOR/OPERATOR (EROSION CONTROL)	MONUMENT HILL CM LLC ATTN: CHARLIE WILLIAMS 1864 WOODMOOR DRIVE, SUITE 100 COLORADO SPRINGS, CO 80920 P~719-492-1933
ENGINEER/SURVEYOR	JR ENGINEERING, LLC ATTN: MIKE A. BRAMLETT 5475 TECH CENTER DRIVE, SUITE 235 COLORADO SPRINGS, CO 80919 P~303-267-6240
FIRE PROTECTION DISTRICT	TRI-LAKES MONUMENT FPD 16055 OLD FOREST POINT, SUITE 103 MONUMENT, CO 80132 P~719-484-0911
DISTRICT	WOODMOOR WATER & SANITATION DISTRICT NO. 1 1845 WOODMOOR DRIVE MONUMENT, CO 80132 P~719-488-2525 EXT. 0
EL PASO COUNTY	PLANNING AND COMMUNITY DEVELOPMENT 2880 INTERNATIONAL CIRCLE, SUIT 110 COLORADO SPRINGS, CO 80910 P~719-520-6819  DEPARTMENT OF PUBLIC WORKS 3275 AKERS DR COLORADO SPRINGS, CO 80922 P~719-529-6460

BENCHMARK

NGS MONUMENT T 294 BEING MONUMENTED BY A 3-1/4" BRASS DISC SET IN A 4'X4' BOULDER, LOCATED 1.8 MILES EAST ALONG HIGBY ROAD FROM ITS INTERSECTION WITH JACKSON CREEK PARKWAY, 40 FEET SOUTH OF THE CENTERLINE OF THE ROAD, 6 FEET SOUTH OF A FENCE, AND 6.2 FEET SOUTH OF A WITNESS POST. SAID MONUMENT HAVING A PUBLISHED ELEVATION OF 7247.10 FEET, NAVD88.

BASIS OF BEARING

THE BASIS OF BEARINGS IS THE WESTERLY LINE OF TRACT, B, WOODMOOR PLACER, BEING MONUMENTED BY A 1-1/4" YELLOW PLASTIC CAP ILLEGIBLE AT BOTH ENDS. SAID LINE BEARING N26°20'33"E AS REFERENCED TO COLORADO STATE PLANE CENTRAL ZONE.

OWNER/DEVELOPER STATEMENT

I, THE OWNER/DEVELOPER HAVE READ AND WILL COMPLY WITH ALL OF THE REQUIREMENTS SPECIFIED IN THESE DETAILED PLANS AND SPECIFICATIONS.

✓ *Joseph W. Desjardin* 11/12/2021

JOE DESJARDIN DATE

MONUMENT HILL CM LLC  
1864 WOODMOOR DRIVE, SUITE 100  
COLORADO SPRINGS, CO 80920

EL PASO COUNTY 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.

FILED IN ACCORDANCE WITH THE REQUIREMENTS OF THE EL PASO COUNTY LAND DEVELOPMENT CODE, DRAINAGE CRITERIA MANUAL, VOLUMES 1 AND 2, AND ENGINEERING CRITERIA MANUAL AS AMENDED.

IN ACCORDANCE WITH ECM SECTION 1.12, THESE CONSTRUCTION DOCUMENTS WILL BE VALID FOR CONSTRUCTION FOR A PERIOD OF 2 YEARS FROM THE DATE SIGNED BY THE EL PASO COUNTY ENGINEER. IF CONSTRUCTION HAS NOT STARTED WITHIN THOSE 2 YEARS, THE PLANS WILL NEED TO BE RESUBMITTED FOR APPROVAL, INCLUDING PAYMENT OF REVIEW FEES AT THE PLANNING AND COMMUNITY DEVELOPMENT DIRECTORS DISCRETION.

JENNIFER IRVINE, P.E.  
COUNTY ENGINEER/ECM ADMINISTRATOR

APPROVED  
Engineering Department  
01/31/2022 5:48:20 PM  
*Mike A. Bramlett*  
EPC Planning & Community  
Development Department

ENGINEER'S STATEMENT

THESE DETAILED PLANS AND SPECIFICATIONS WERE PREPARED UNDER MY DIRECT SUPERVISION. SAID PLANS AND SPECIFICATIONS HAVE BEEN PREPARED ACCORDING TO THE CRITERIA ESTABLISHED BY THE COUNTY FOR DETAILED ROADWAY, DRAINAGE, GRADING AND EROSION CONTROL PLANS AND SPECIFICATIONS, AND SAID PLANS AND SPECIFICATIONS ARE IN CONFORMITY WITH APPLICABLE MASTER DRAINAGE PLANS AND MASTER TRANSPORTATION PLANS. SAID PLAN AND SPECIFICATIONS MEET THE PURPOSES FOR WHICH THE PARTICULAR ROADWAY AND DRAINAGE FACILITIES ARE DESIGNED AND ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. I ACCEPT RESPONSIBILITY FOR ANY LIABILITY CAUSED BY ANY NEGLIGENT ACTS, ERRORS OR OMISSIONS ON MY PART IN PREPARATION OF THESE DETAILED PLANS AND SPECIFICATIONS.

*Mike A. Bramlett* 11/11/21

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 USES DESIGNATED BY WRITTEN AUTHORIZATION.

PREPARED FOR  
MONUMENT HILL CM LLC  
1864 WOODMOOR DR, SIE 100  
COLORADO SPRINGS, CO 80920  
ATTN: JOE DESJARDIN  
(719) 476-0800  
JDESJARDIN@PROTERRACO.COM

J.R. ENGINEERING  
A Western Company  
  
Central 303-740-9888 • Colorado Springs 719-583-2583  
Fort Collins 970-491-9888 • www.jrengineering.com

BY	DATE	REVISION	1"	H-SCALE	V-SCALE	DATE	DESIGNED BY	DRAWN BY	CHECKED BY	CLOVERLEAF FILING 2	COVER SHEET	SHEET 1 OF 28	JOB NO. 25158.01
GAG	12/15/21	1	N/A	N/A	N/A	11/11/21	SAV	SAV					



Know what's below.  
Call before you dig.

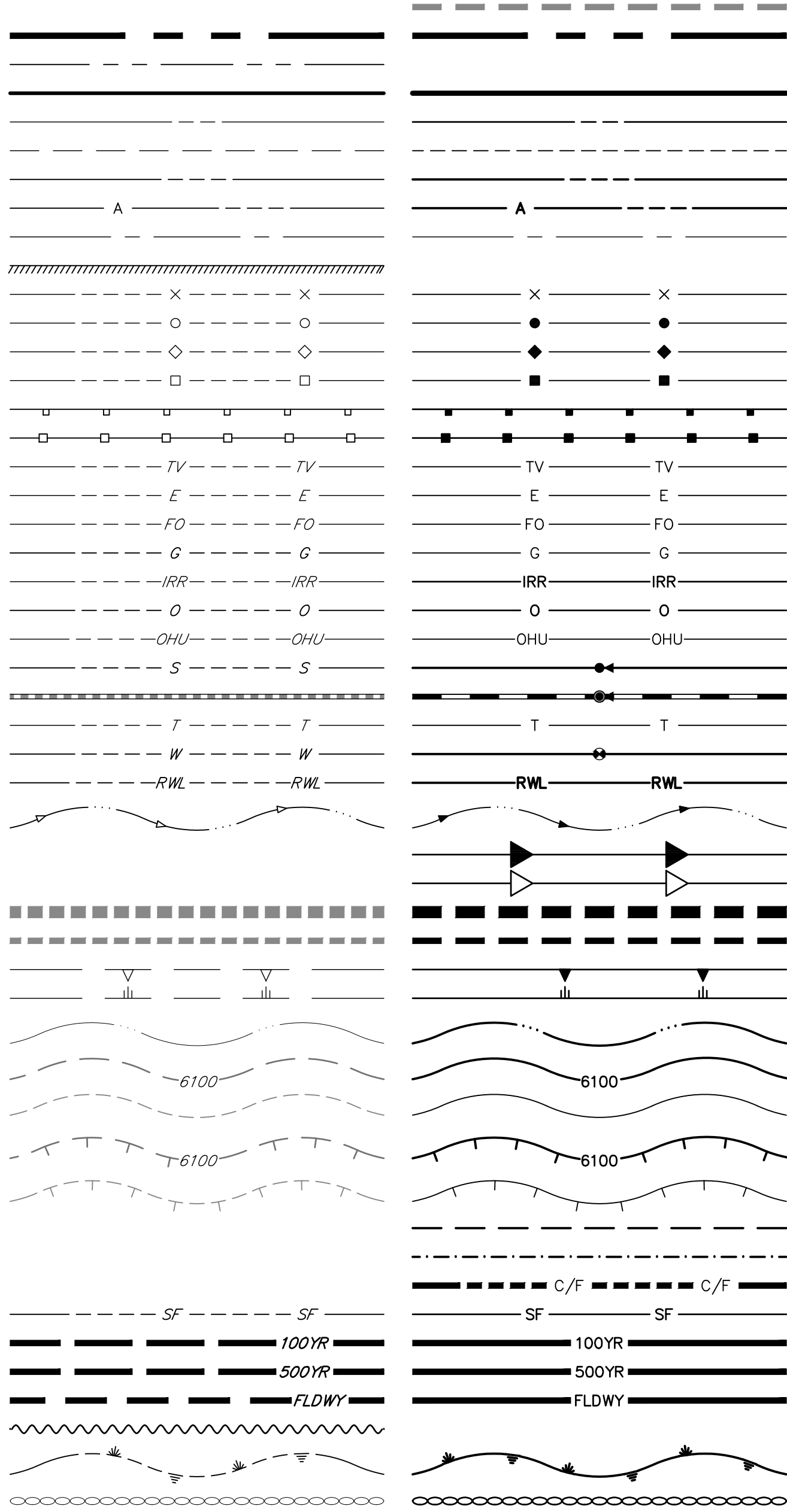


LAYER LINETYPE LEGEND

PHASE LINE  
MATCH LINE  
SECTION LINE  
BOUNDARY LINE  
PROPERTY LINE  
EASEMENT LINE  
RIGHT OF WAY  
R.O.W. A LINE  
CENTERLINE  
CITY LIMITS  
WIRE FENCE  
CHAIN LINK FENCE  
WOOD FENCE  
MASONRY FENCE  
GUARDRAIL  
CONC. BARRIER  
CABLE TV  
ELECTRIC  
FIBER OPTIC  
GAS MAIN  
IRRIGATION MAIN  
OIL/PETRO. MAIN  
OVERHEAD UTILITY  
SANITARY SEWER  
STORM DRAIN  
TELEPHONE  
WATER MAIN  
RAW WATER LINE  
SWALE/WATERWAY FLOWLINE  
DIVERSION DITCH  
DIVERSION CHANNEL  
MAJOR DRAINAGE BASIN  
MINOR DRAINAGE BASIN  
TOP OF SLOPE  
TOE OF SLOPE  
EDGE OF WATER  
INDEX CONTOUR  
INTERMEDIATE CONTOUR  
DEPRESSION CONT. (INDEX)  
DEPRESSION CONT. (INTER)  
TOP OF CUTS  
TOE OF FILLS  
CUT AND FILL LINE  
SILT FENCE  
100 YEAR FLOODPLAIN  
500 YEAR FLOODPLAIN  
FLOODWAY  
BASE FLOOD ELEVATION  
EDGE OF WETLANDS  
STONE WALL

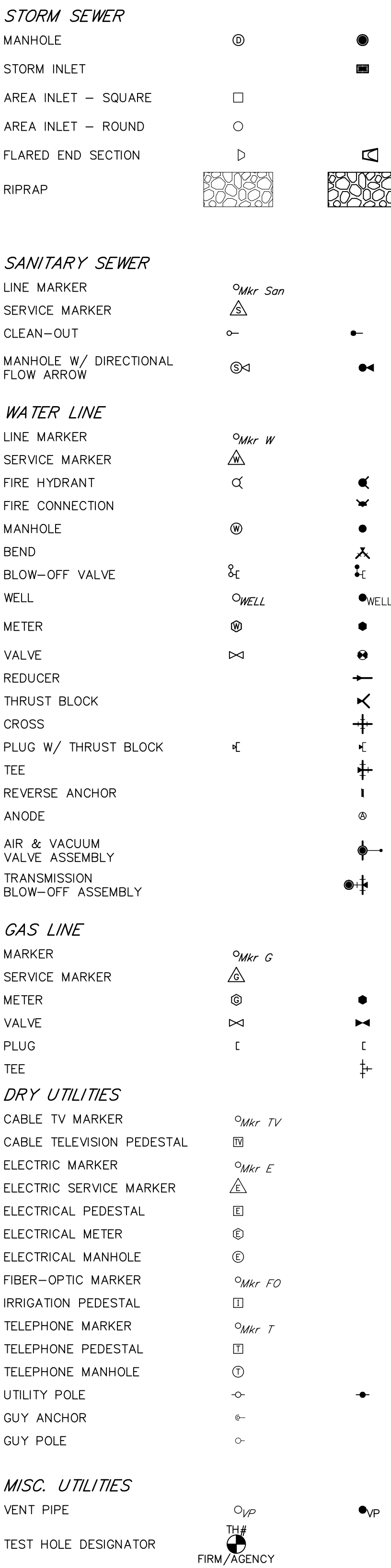
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UTILITIES LEGEND

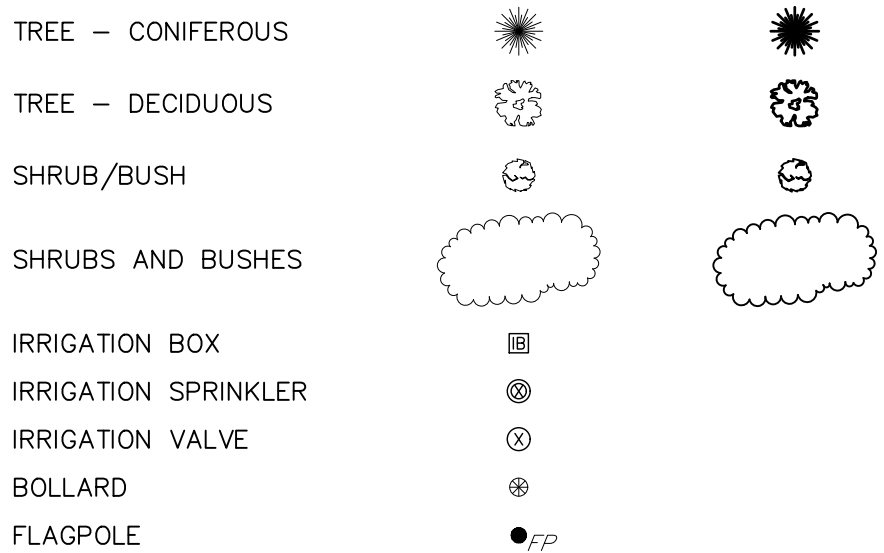
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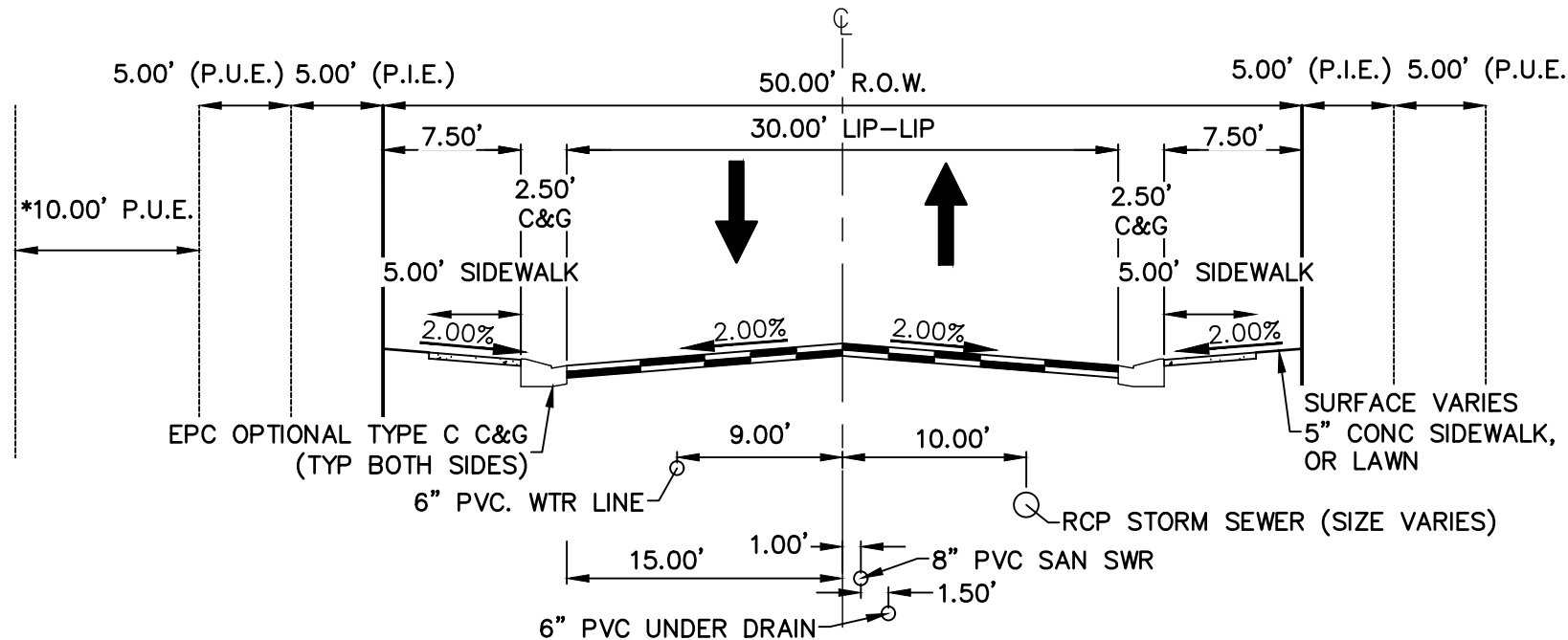
LANDSCAPE LEGEND

EXISTING

PROPOSED



Know what's below.  
Call before you dig.



TYPICAL CROSS SECTION

N.T.S. (ALSKE CLOVER CT, CRIMSON CLOVER DR, WHITE CLOVER DRIVE)  
(PUBLIC ROAD, URBAN LOCAL, POSTED SPEED LIMIT = 25 MPH)  
(\*SEE PLAN VIEW FOR 10' PUE LOCATION)

NOTES

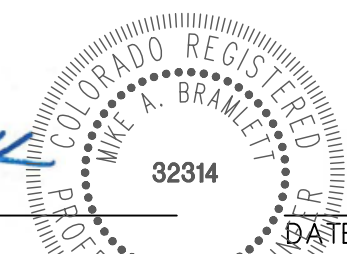
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EPC PCD 1/31/22

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Mike A. Bramlett



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

DATE 12/15/21

CLOVERLEAF FILING 2

LEGEND

SHEET 2 OF 28

JOB NO. 25158.01

PREPARED FOR

MONUMENT HILL CM LLC

1864 WOODMOOR DR, STE 100  
COLORADO SPRINGS, CO 80920  
ATTN: JOE DESJARDIN  
(719) 476-0800  
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BY DATE

No. REVISION

N/A

H-SCALE

V-SCALE

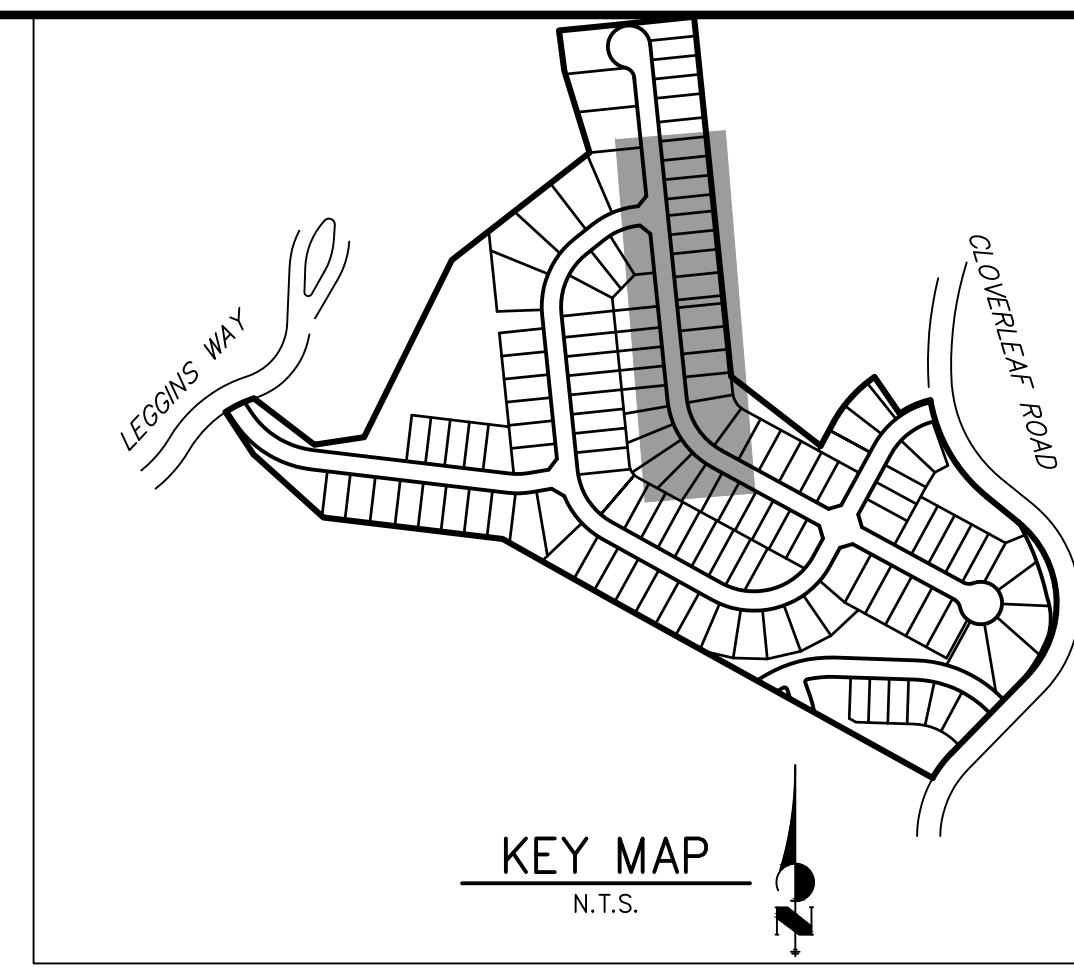
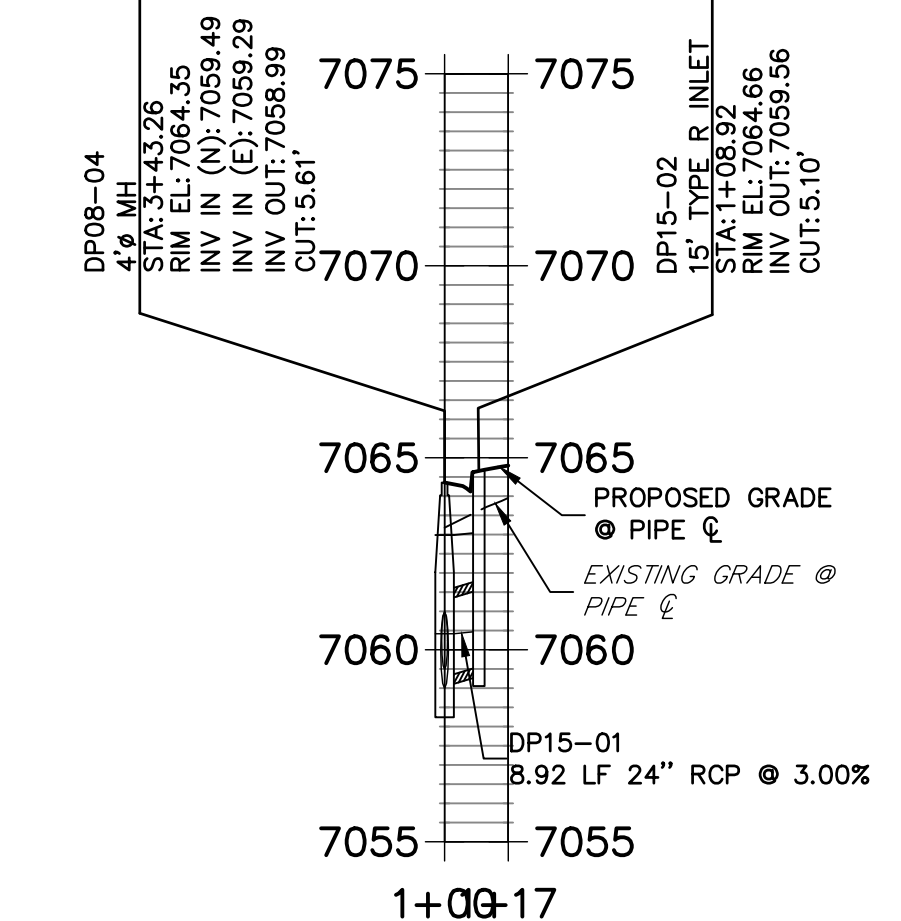
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DESIGNED BY

DRAWN BY

CHECKED BY

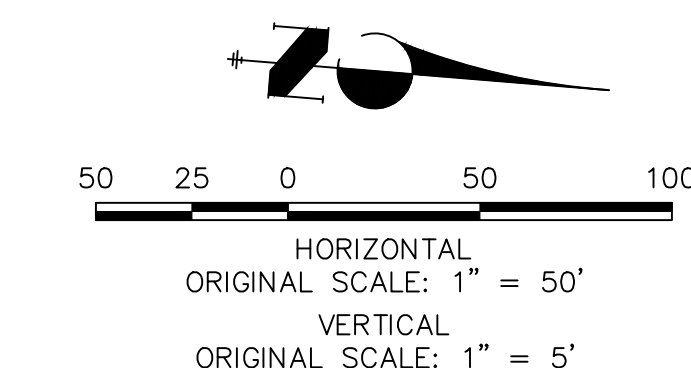
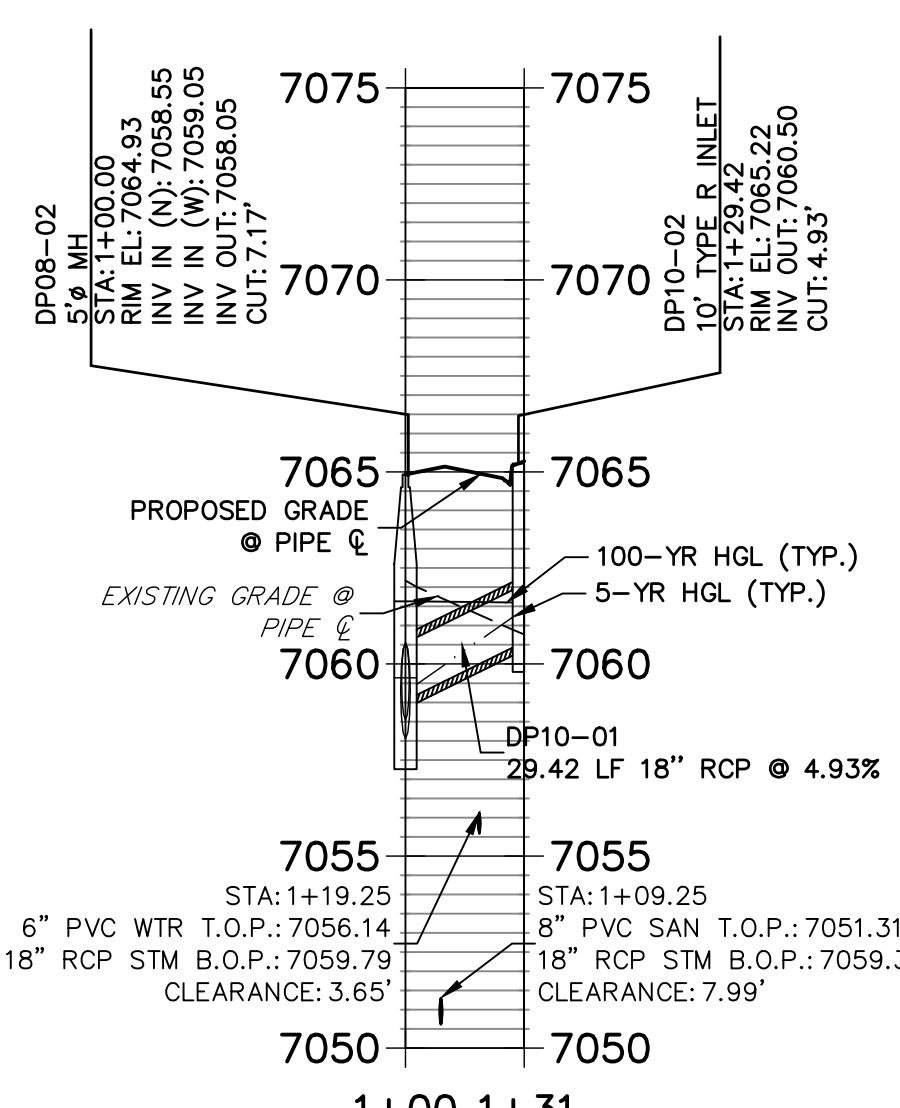
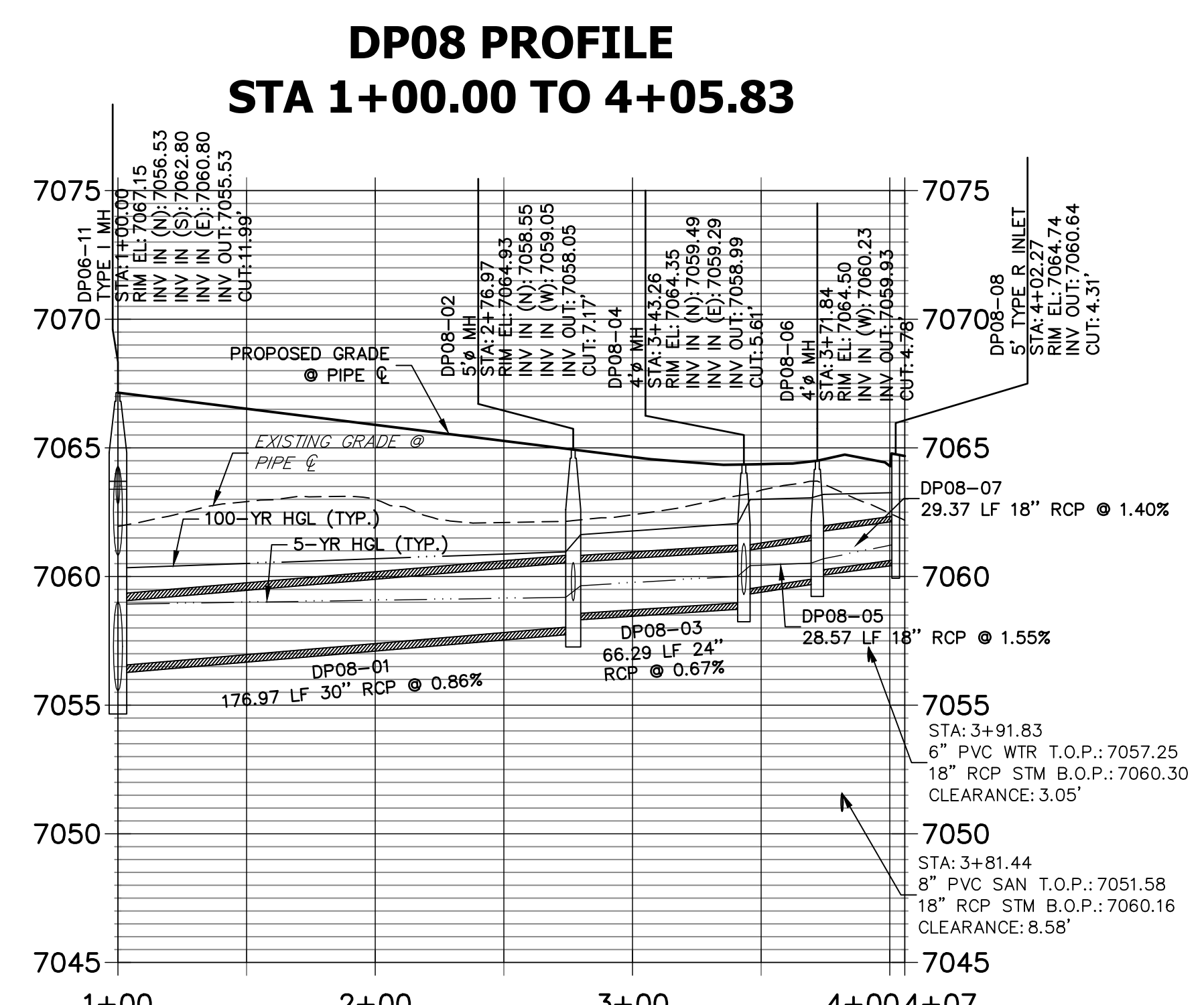
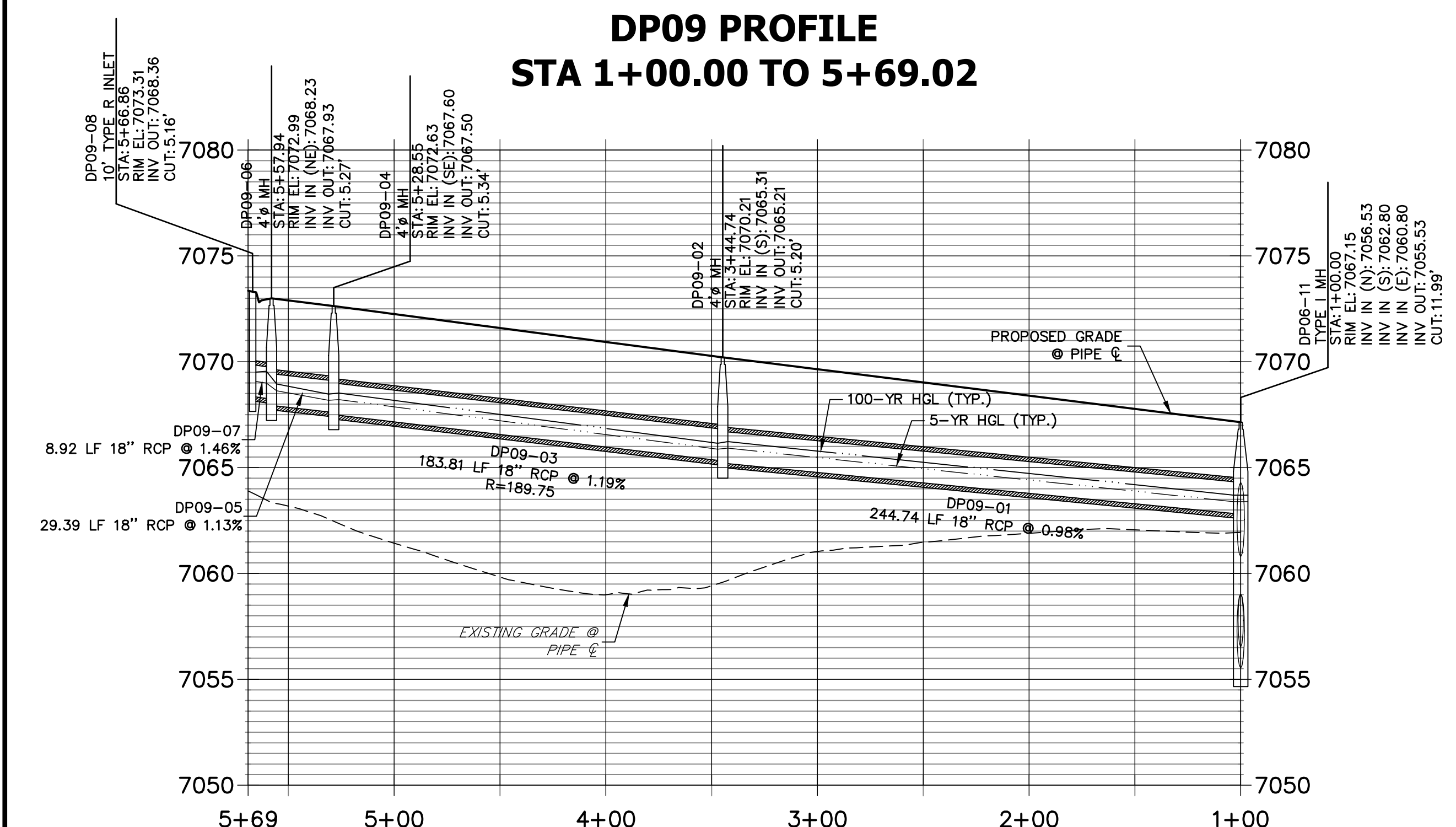




PREPARED FOR

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1864 WOODMOOR DR, STE 100  
COLORADO SPRINGS, CO 80920  
ATTN: JOE DESJARDIN  
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JDESJARDIN@POTERRACO.COM

UNTIL SUCH TIME AS  
THESE DRAWINGS ARE  
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APPROPRIATE REVIEWING  
ENGINEER. NO ENGINEERING  
APPROVALS WILL BE JUST  
ONLY FOR THE PURPOSES  
DESIGNATED BY WRITTEN  
AUTHORIZATION.



EPC PCD 1/31/22



**811**  
Know what's below.  
Call before you dig.

## ENGINEER'S STATEMENT

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR  
ENGINEERING

*Mike Bramlett*

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

FOR AND ON BEHALF OF JR ENGINEERING, LLC

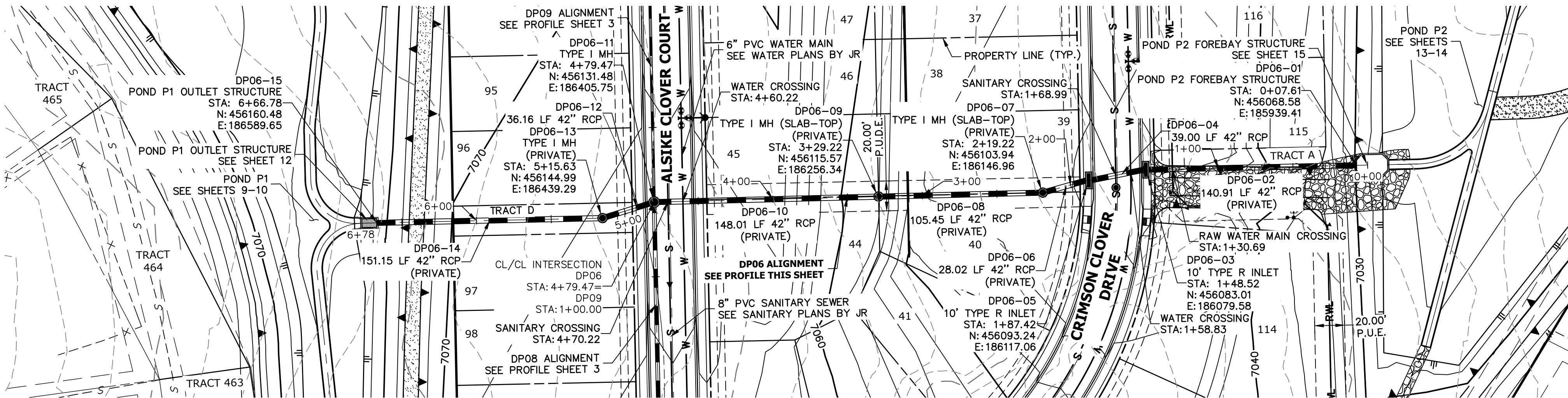
CLOVERLEAF FILING 2

# STORM SEWER PLAN AND PROFILE

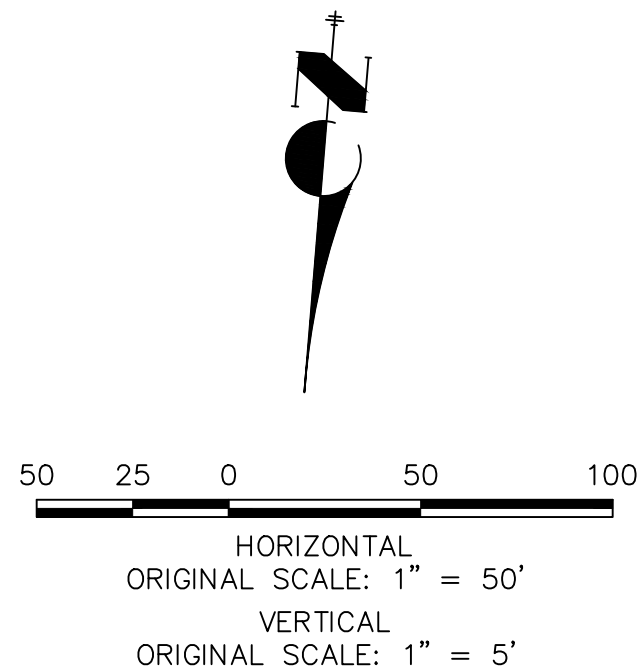
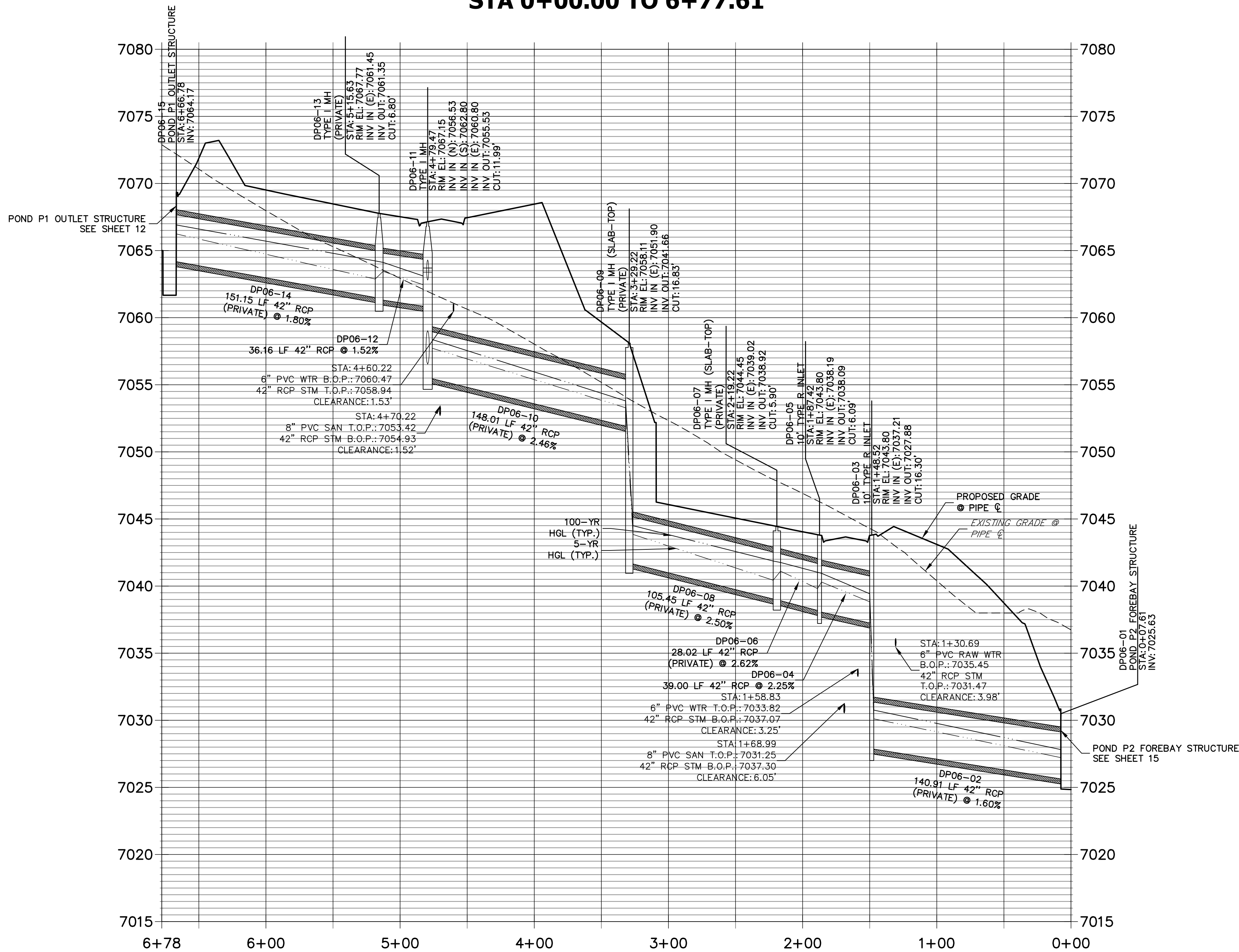
SHEET 3 OF 28

JOB NO. 25158.01





DP06 PROFILE  
STA 0+00.00 TO 6+77.61



EPC PCD 1/31/22

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19. CONTRACTOR TO SUBMIT SHOP DRAWINGS FOR ALL EL PASO COUNTY TYPE I MANHOLES PRIOR TO CONSTRUCTION OR ORDERING MATERIALS.

ENGINEER'S STATEMENT

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR ENGINEERING

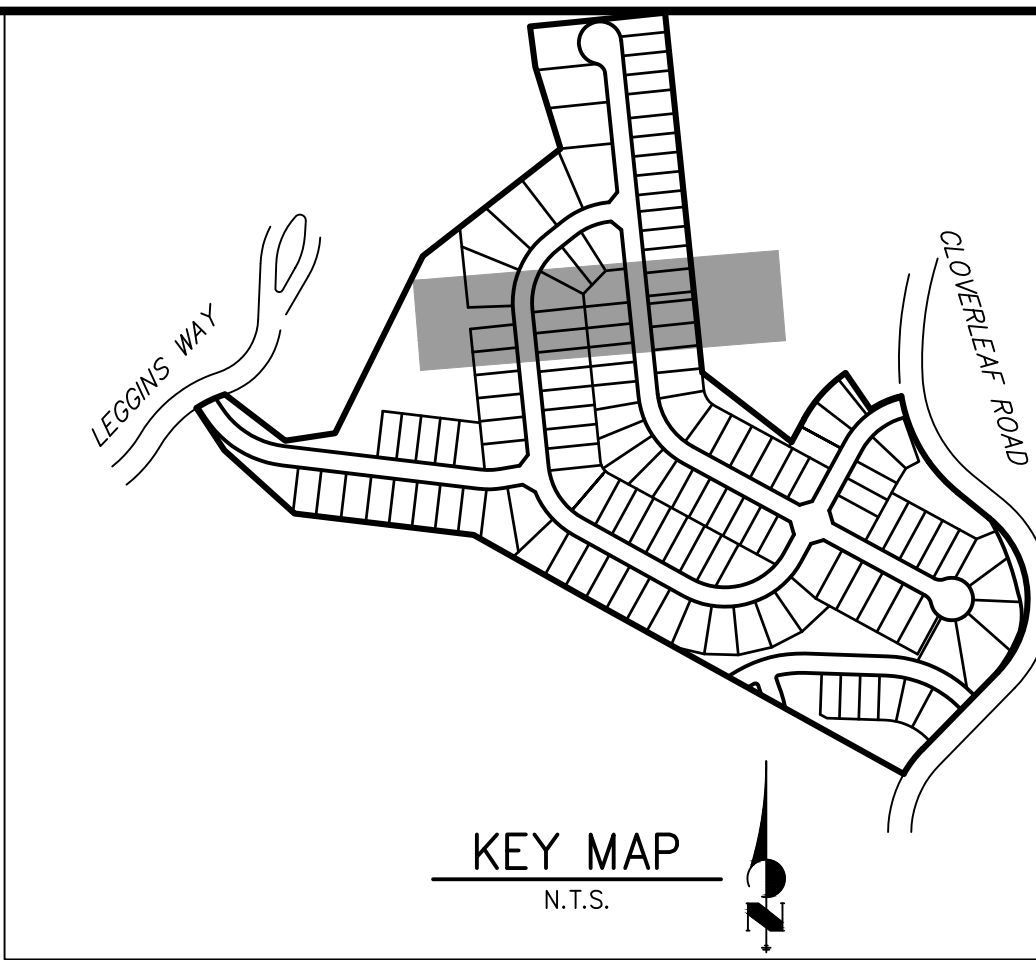
Mike A. Bramlett, P.E.  
COLORADO P.E. 32314  
FOR AND ON BEHALF OF JR ENGINEERING, LLC

CLOVERLEAF FILING 2

STORM SEWER PLAN AND  
PROFILE

SHEET 4 OF 28

JOB NO. 25158.01



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**J.R. ENGINEERING**  
A Western Company

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

PREPARED FOR  
**MONUMENT HILL CM LLC**  
1864 WOODMOOR DR., STE 100  
COLORADO SPRINGS, CO 80920  
ATTN: JOE DESJARDIN  
(719) 476-0800  
JDESJARDIN@PROTERRACOM.COM

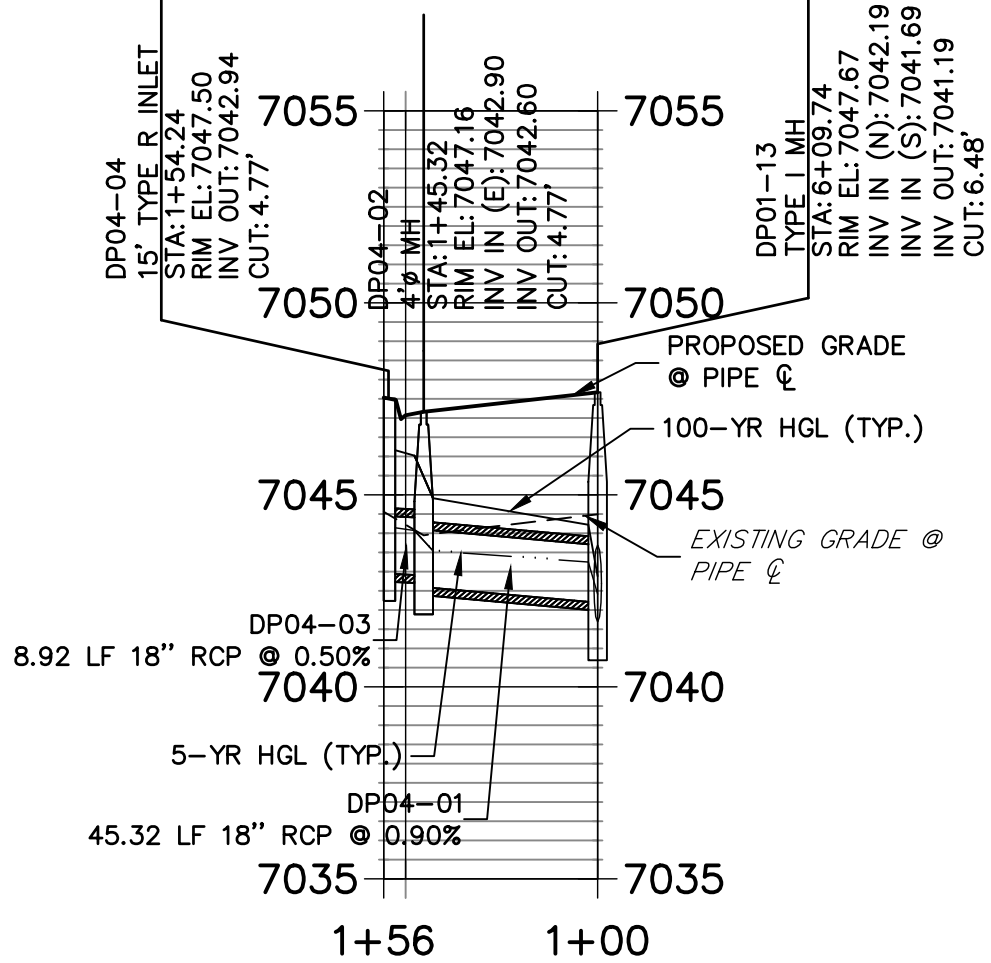
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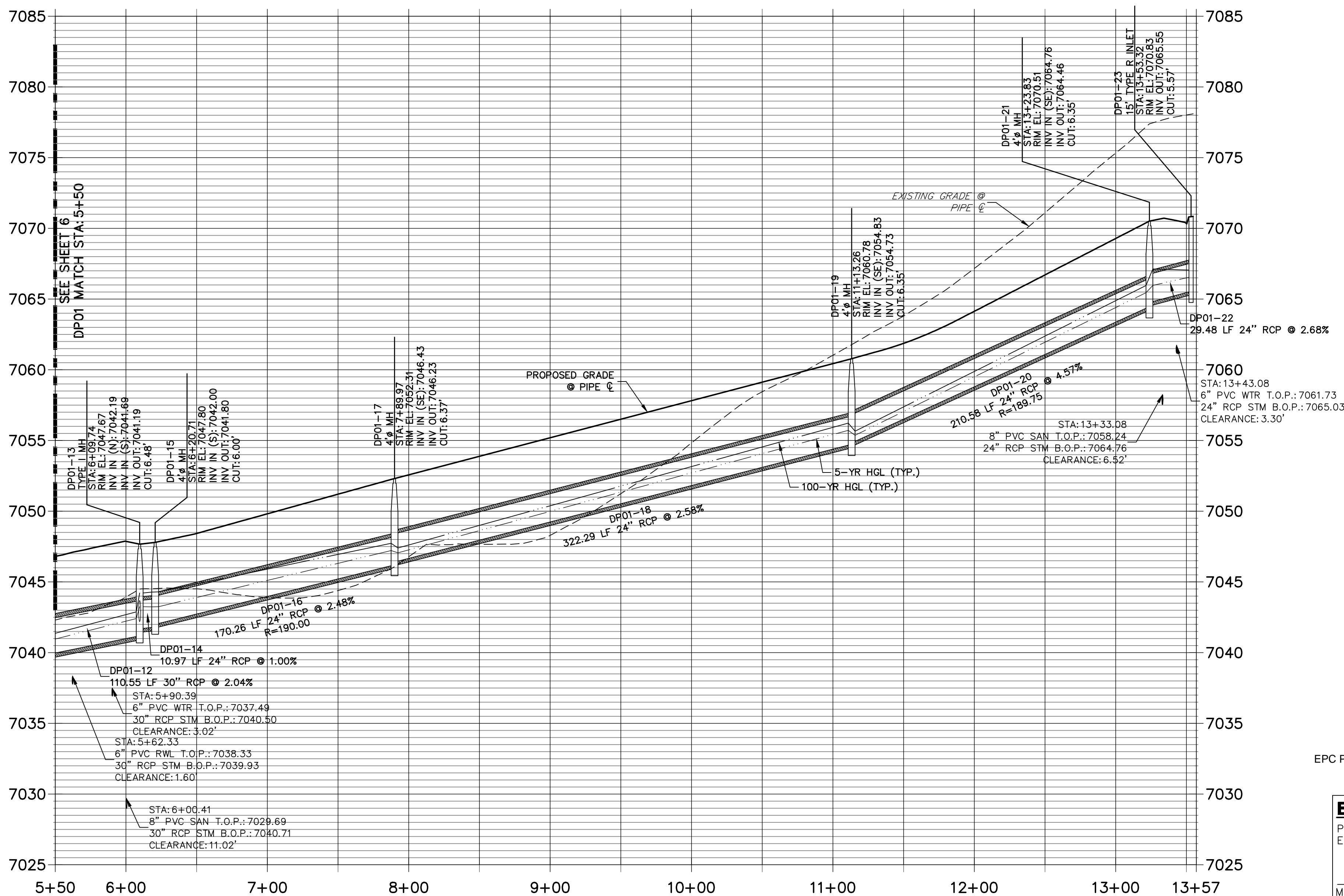


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### DP04 PROFILE STA 1+00.00 TO 1+55.74

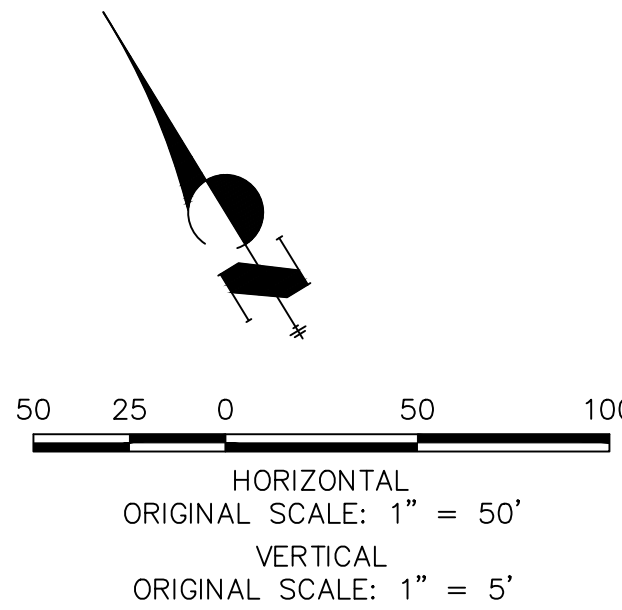


### DP01 PROFILE STA 5+50.00 TO 13+56.98



### NOTES

- SEE SHEET 1 FOR BENCHMARK. SEE SHEET 2 FOR LEGEND.
- ALL STATIONING IS PIPE CENTERLINE UNLESS OTHERWISE NOTED.
- ALL RCP STORM SEWER SHALL BE CLASS III UNLESS OTHERWISE NOTED.
- PIPE LENGTHS ARE FROM INSIDE INLET WALL TO INSIDE INLET WALL, FROM CENTER OF MANHOLE TO INSIDE INLET WALL, OR FROM CENTER OF MANHOLE TO CENTER OF MANHOLE. PIPE LENGTHS INCLUDE FES OR HEADWALL.
- ALL MANHOLE COVERS SHALL BE ORIENTED TO AVOID CURB, GUTTER, SIDEWALK AND CROSSPANS UNLESS OTHERWISE NOTED.
- ALL MANHOLES ARE EL PASO COUNTY TYPE II UNLESS OTHERWISE SPECIFIED.
- ALL MANHOLES HAVE AN ECCENTRIC CONE UNLESS OTHERWISE SPECIFIED.
- ALL ON-GRADE INLETS ARE TO MATCH TBC ELEVATIONS AT EACH END, FOLLOWING STREET GRADES. SEE ROADWAY PLANS FOR REQUIRED ELEVATIONS.
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EPC PCD 1/31/22

### 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

CLOVERLEAF FILING 2

STORM SEWER PLAN AND  
PROFILE

SHEET 5 OF 28

JOB NO. 25158.01

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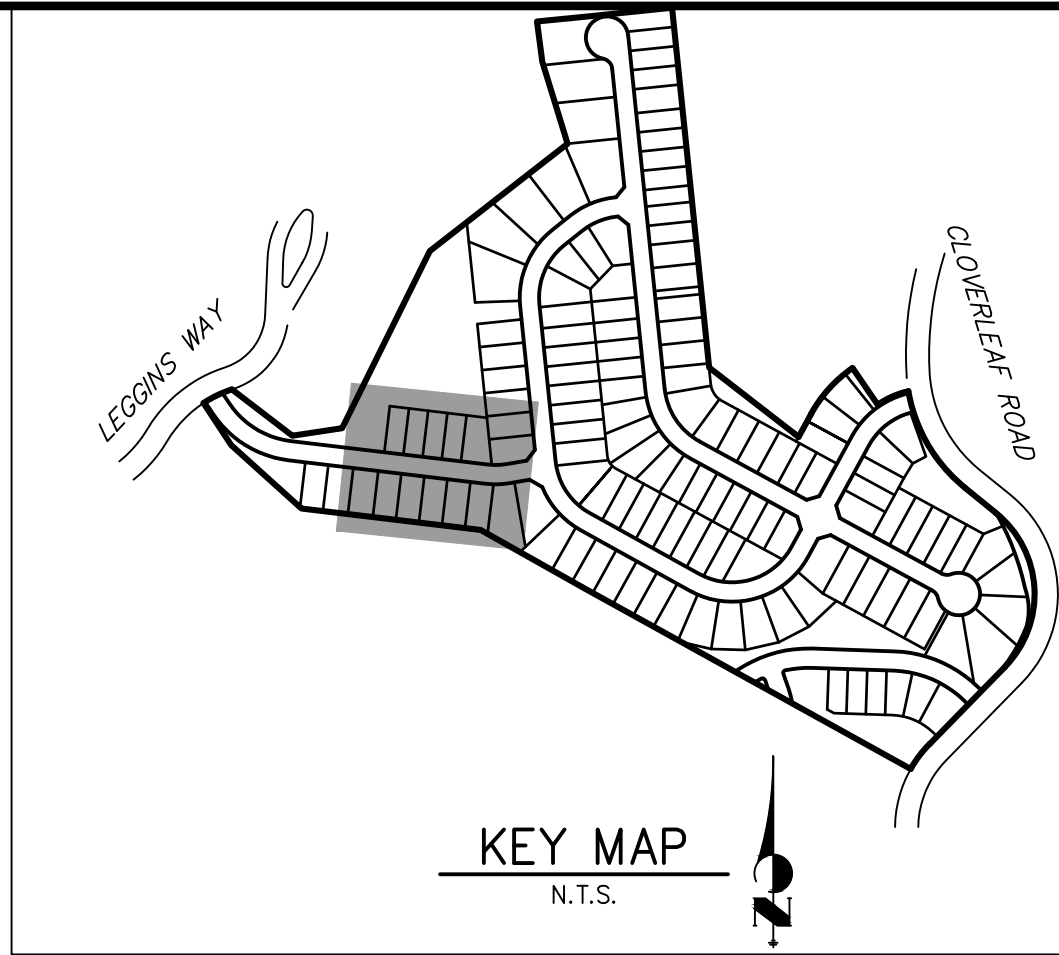
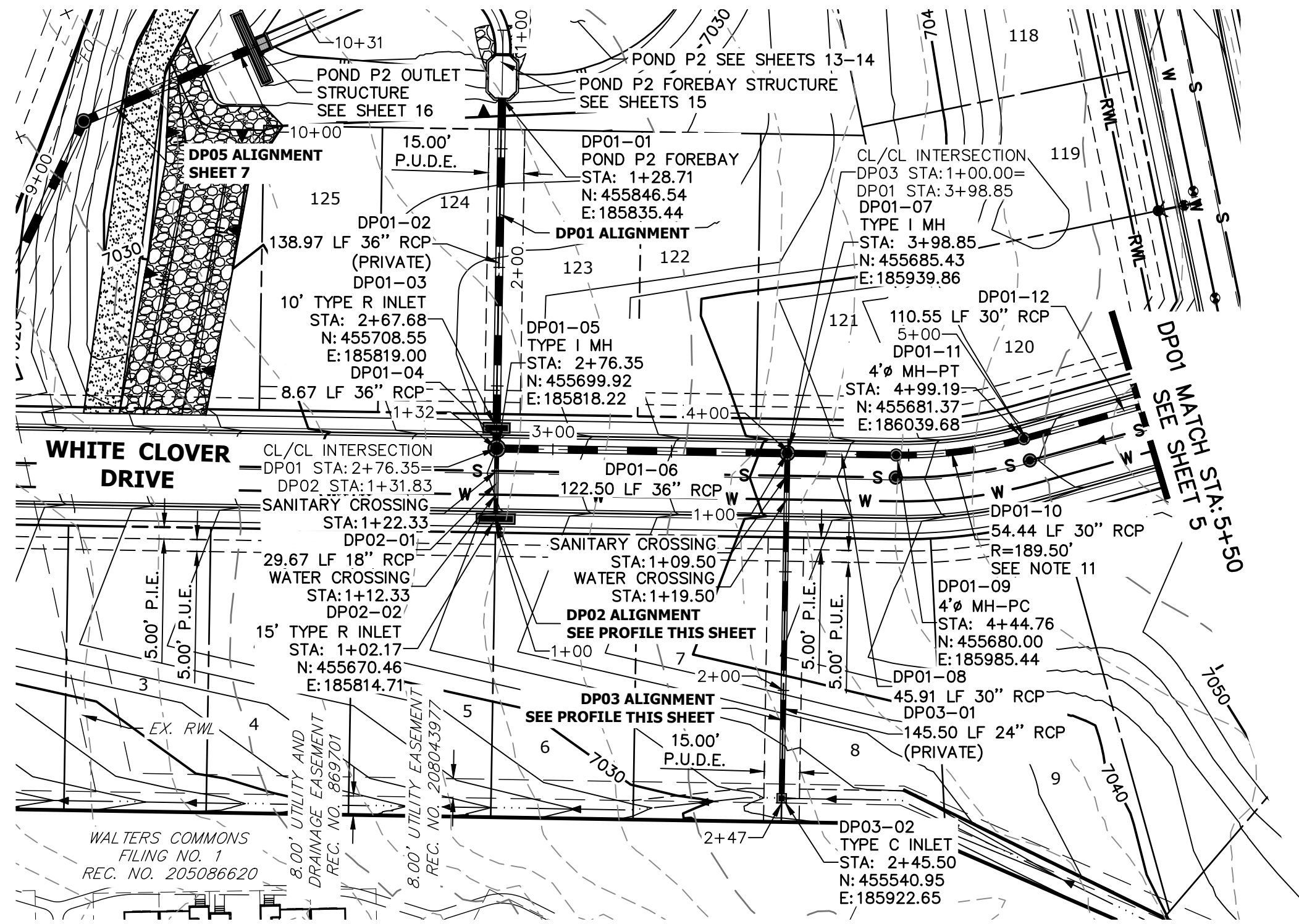
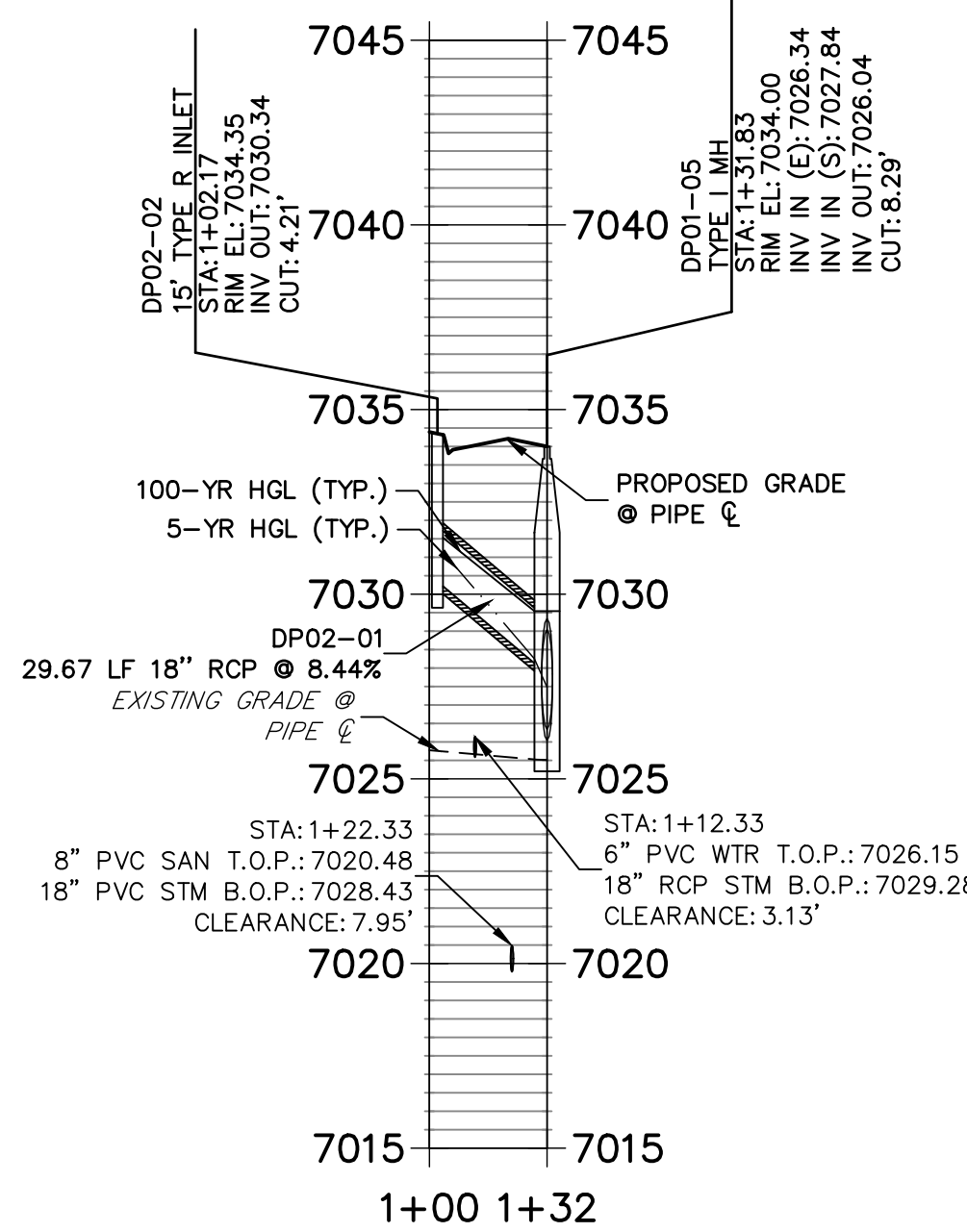
PREPARED FOR

MONUMENT HILL CM LLC  
1864 WOODMOOR DR, STE 100  
COLORADO SPRINGS, CO 80920  
ATTN: JOE DESJARDIN  
(719) 476-0800  
JDESJARDIN@PROTERRACO.COM

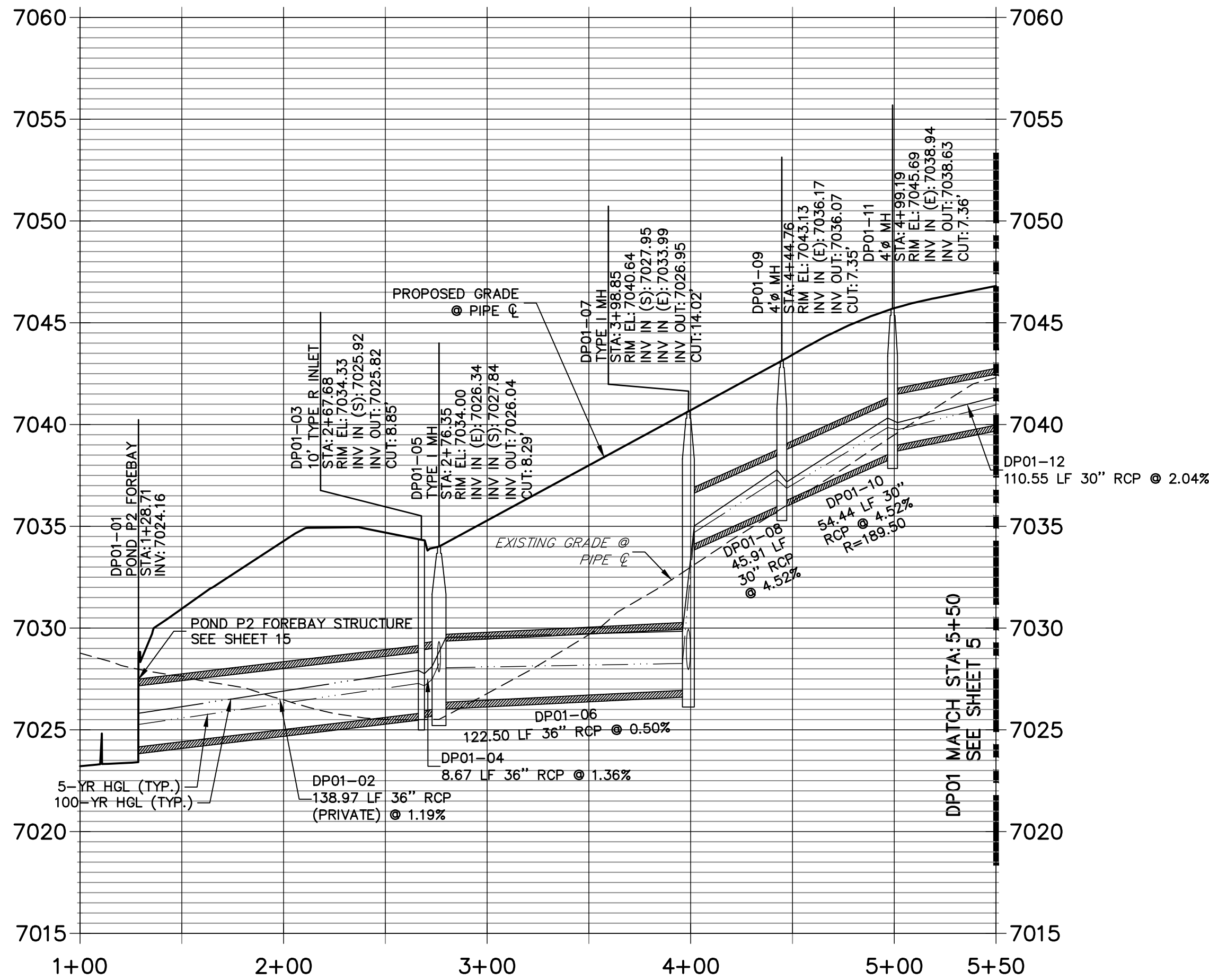
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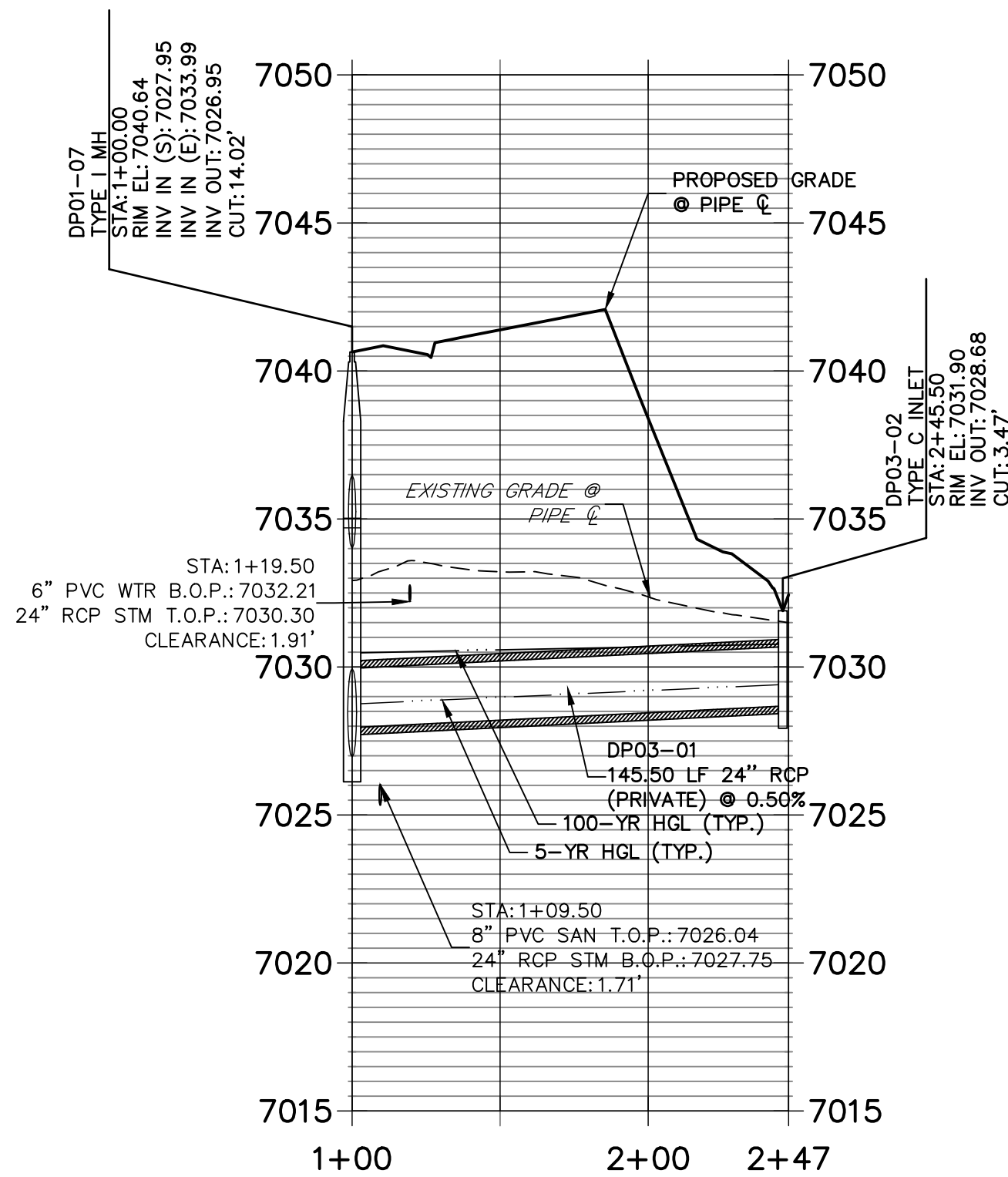
DP02 PROFILE  
STA 1+00.00 TO 1+31.83



DP01 PROFILE (1)  
STA 1+00.00 TO 5+50.00



DP03 PROFILE  
STA 1+00.00 TO 2+47.46



NOTES

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J.R. ENGINEERING  
A Westman Company



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No.	REVISION	BY	DATE	H-SCALE 1"=50'	V-SCALE 1"=5'	DATE	DESIGNED BY APL	DRAWN BY APL	CHECKED BY
						12/15/21			

CLOVERLEAF FILING 2

STORM SEWER PLAN AND  
PROFILE

SHEET 6 OF 28

JOB NO. 25158.01



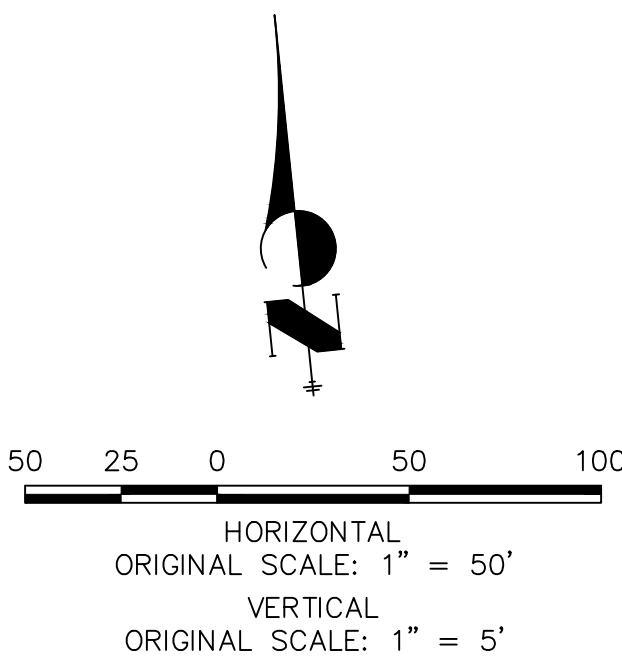
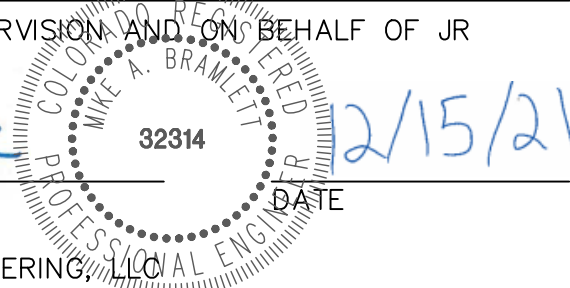
EPC PCD 1/31/22

ENGINEER'S STATEMENT

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR ENGINEERING

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

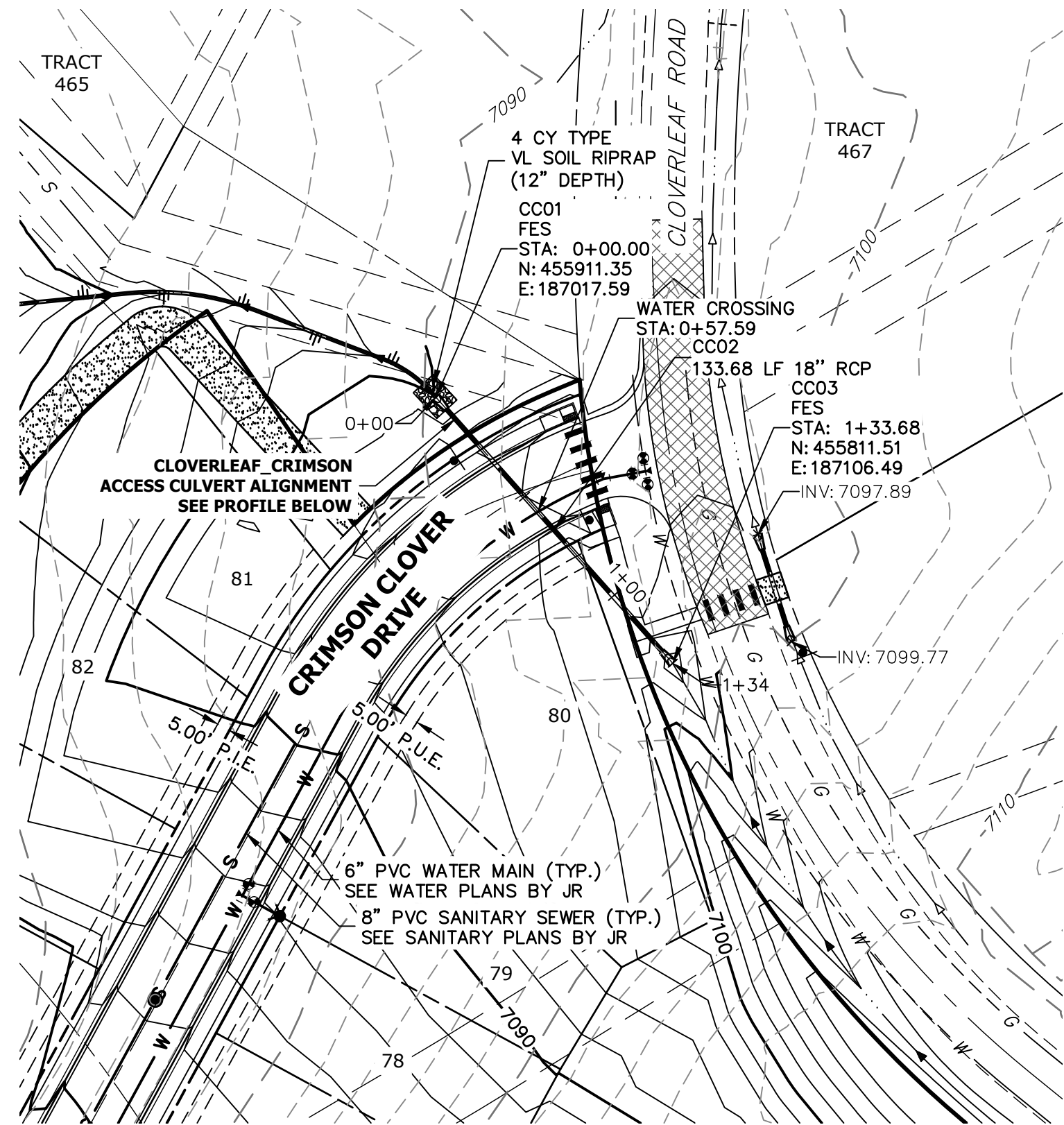
FOR AND ON BEHALF OF JR ENGINEERING, LOCAL ENGINEERING



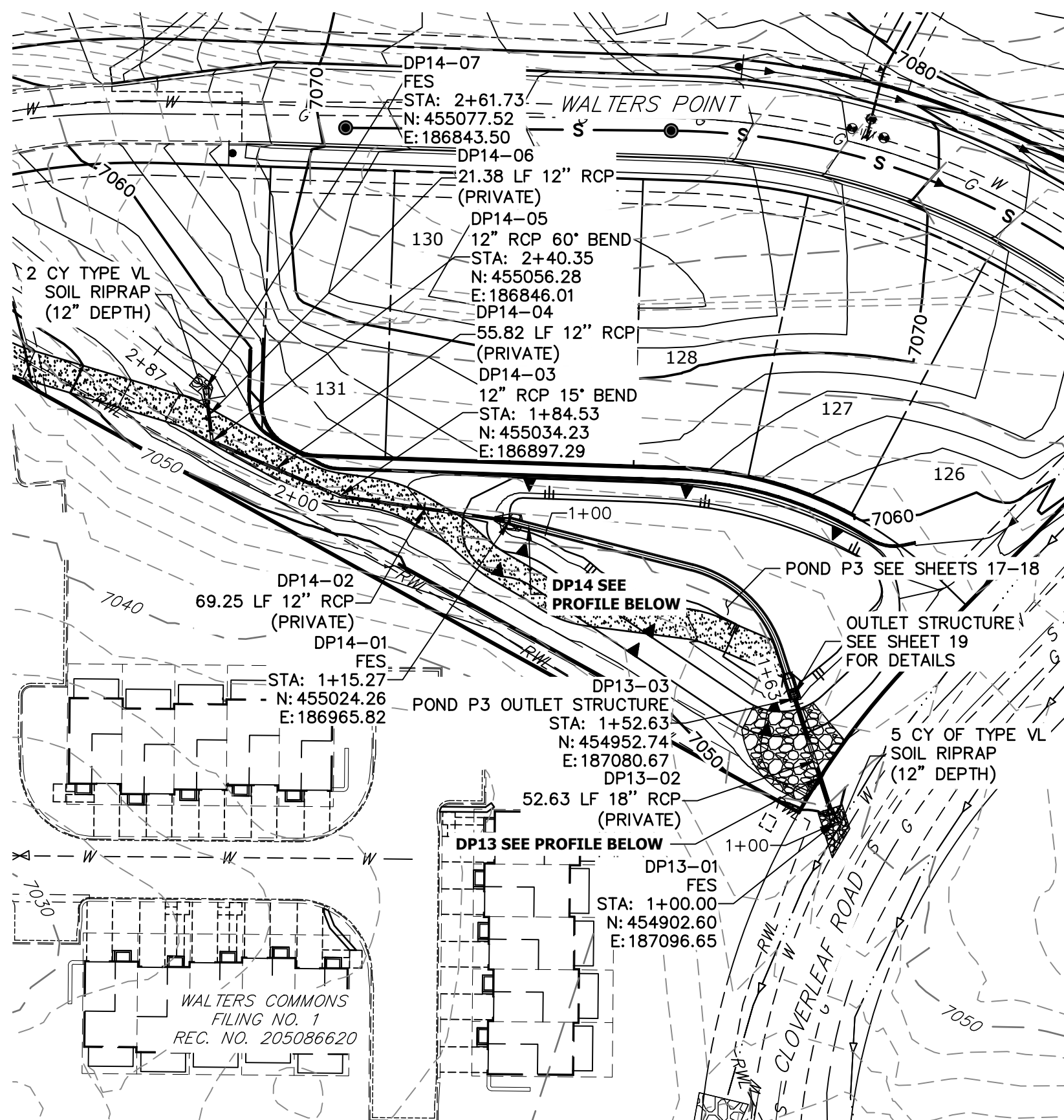




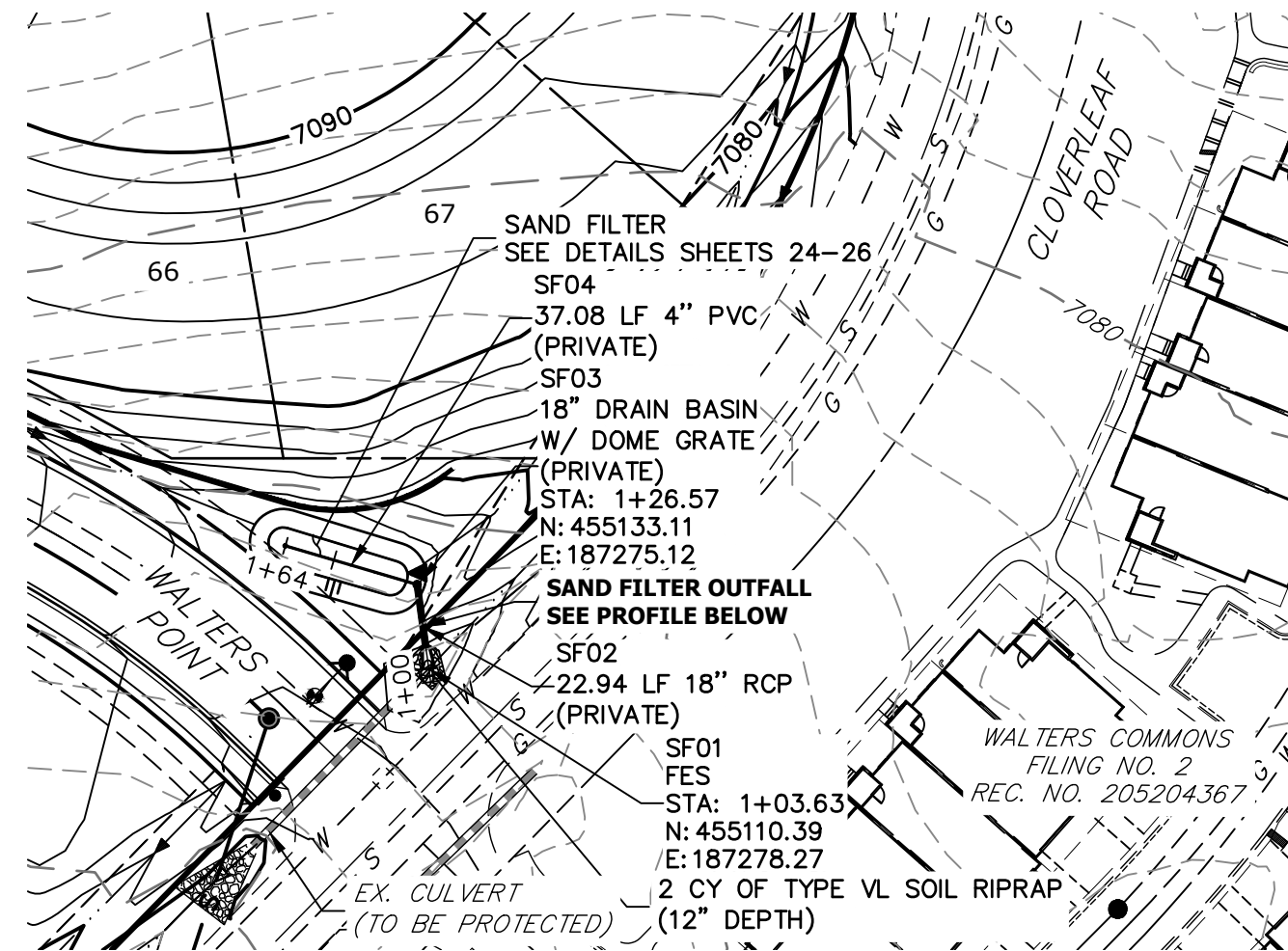




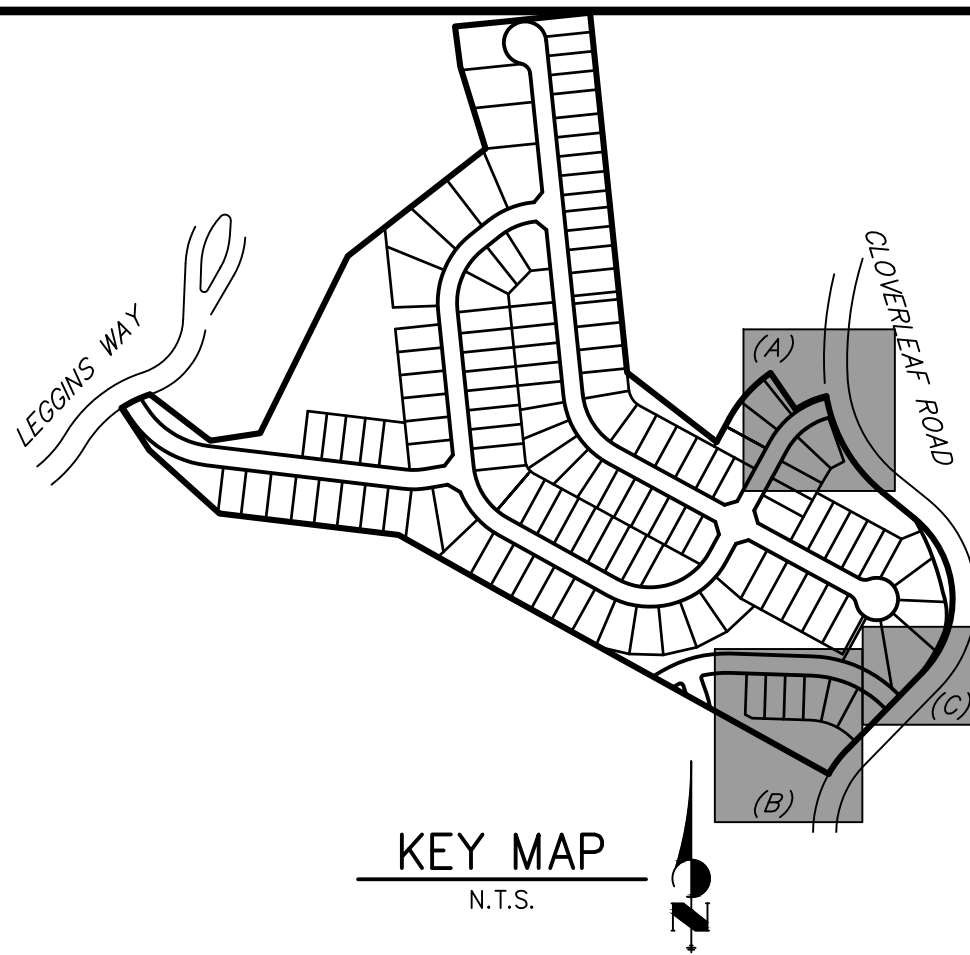
(A)



(B)



(C)



KEY MAP

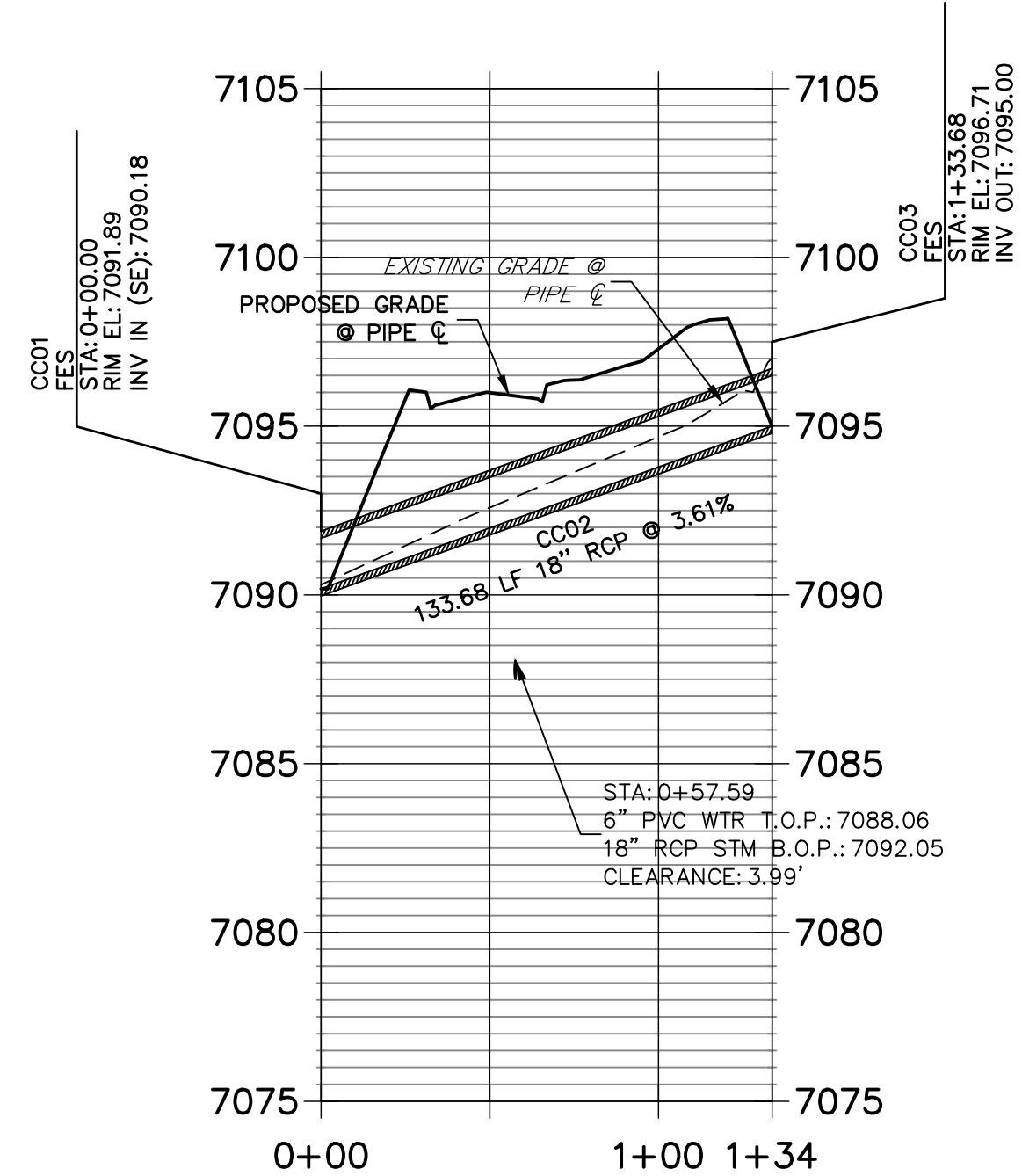
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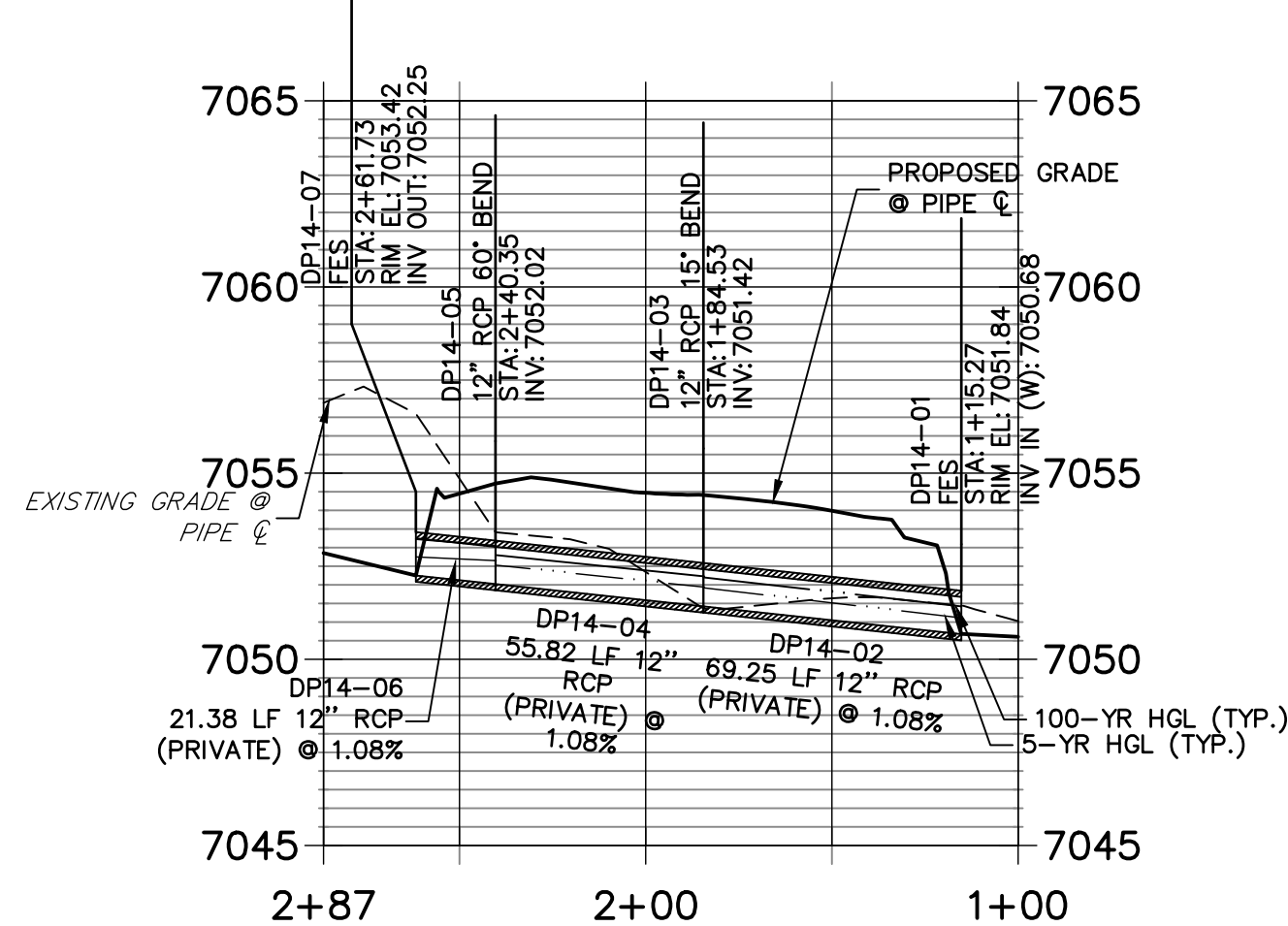
Know what's below.  
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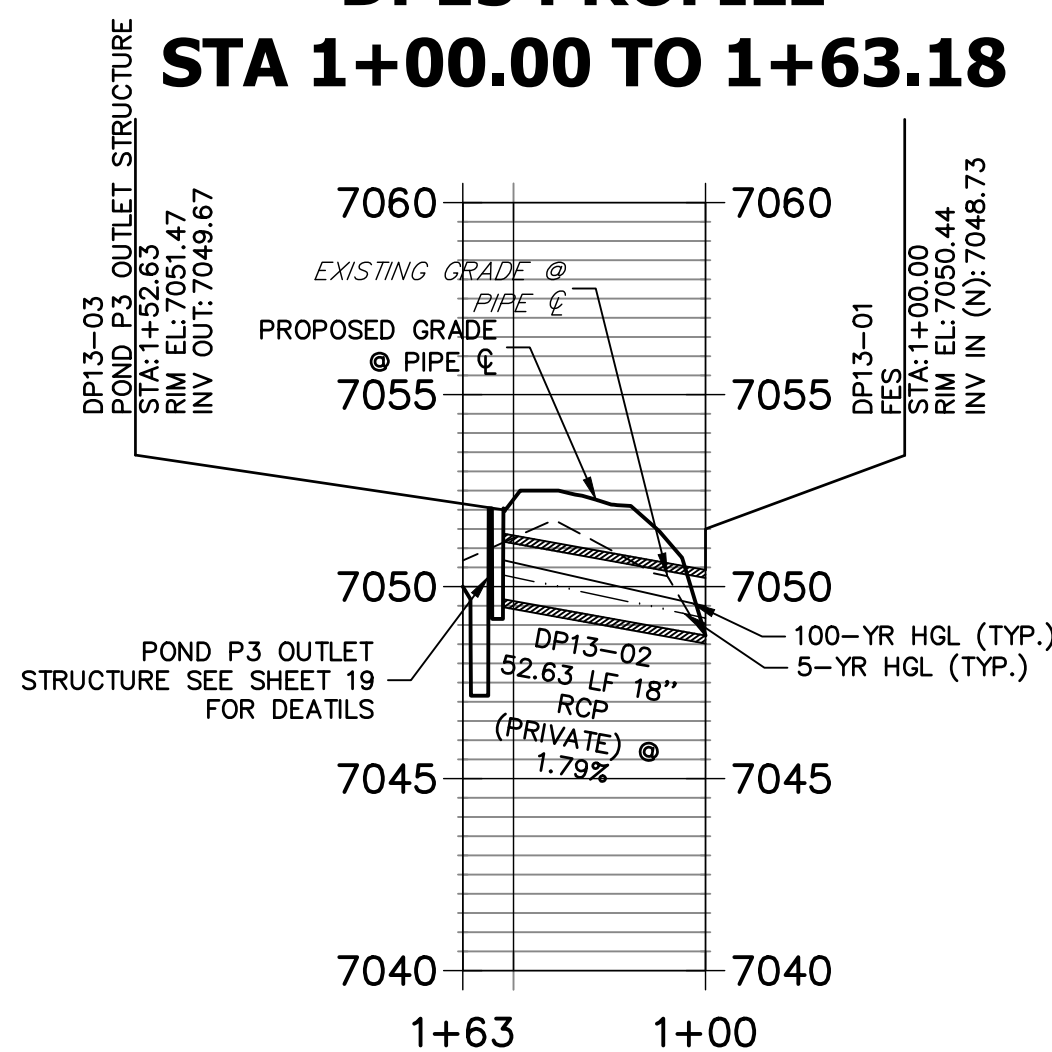
## CLOVERLEAF\_CRIMSON ACCESS CULVERT PROFILE STA 0+00.00 TO 1+33.68



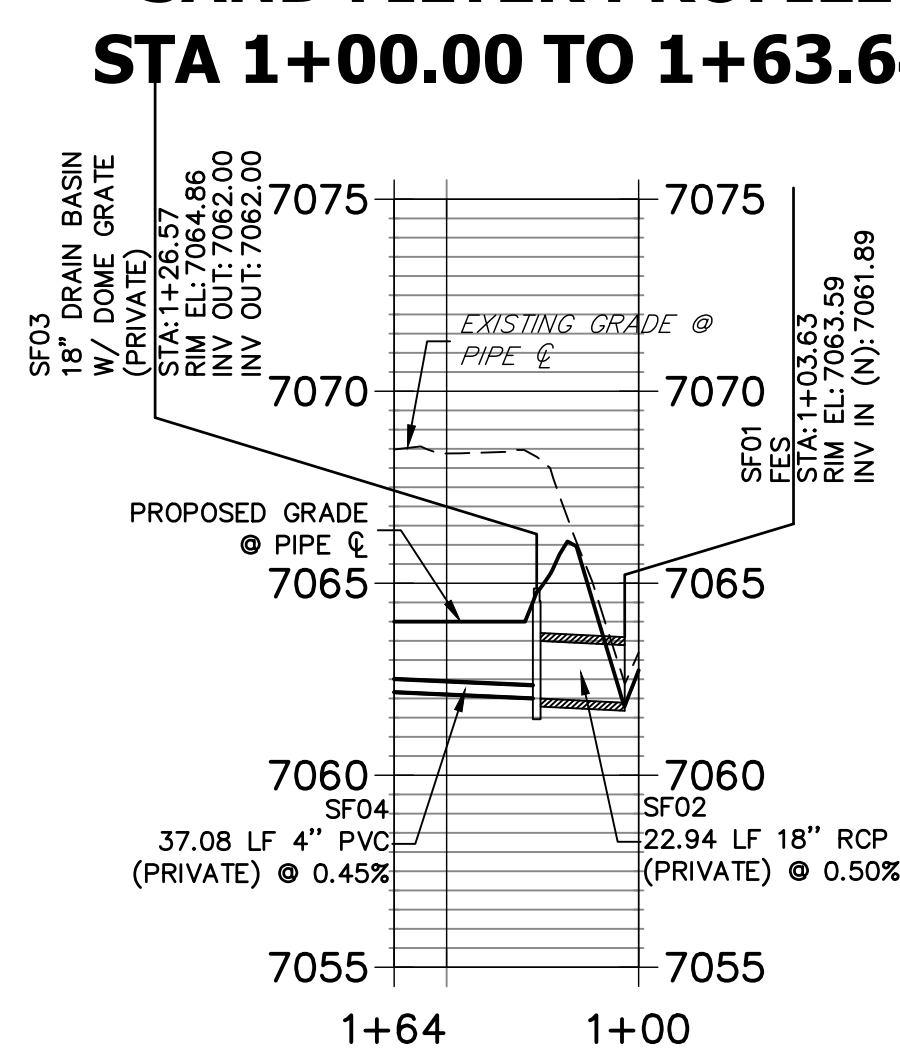
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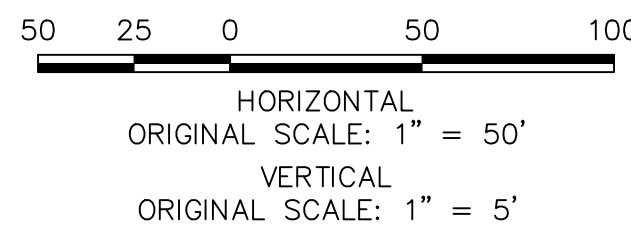
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## SAND FILTER PROFILE STA 1+00.00 TO 1+63.64



EPC PCD 1/31/22

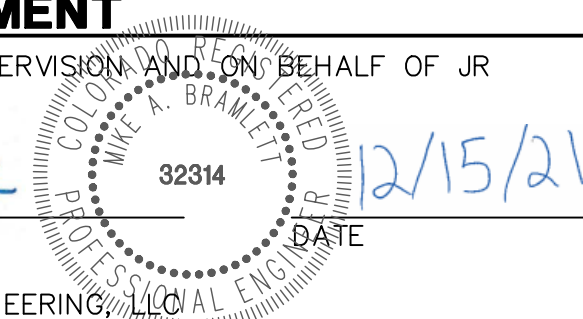


### ENGINEER'S STATEMENT

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



CLOVERLEAF FILING 2

STORM SEWER PLAN AND  
PROFILE

SHEET 8 OF 28

JOB NO. 25158.01

BY DATE

No. REVISION

H-SCALE 1"=50'  
V-SCALE 1"=5'  
DATE 12/15/21  
DESIGNED BY APL  
DRAWN BY APL  
CHECKED BY

J.R. ENGINEERING  
A Western Company



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POINT TABULATION			
ID NO.	DESCRIPTION	NORTHING/EASTING	ELEVATION
M1	MAINT. ROAD	N: 455859.27 E: 186982.75	7093.41
M2	MAINT. ROAD	N: 455929.11 E: 186917.87	7084.58
M3	MAINT. ROAD	N: 455929.52 E: 186912.45	7084.23
M4	MAINT. ROAD	N: 455824.20 E: 186824.05	7075.94
M5	MAINT. ROAD	N: 455796.60 E: 186739.15	7073.31
M6	MAINT. ROAD	N: 455811.38 E: 186707.97	7073.31
M7	MAINT. ROAD	N: 455876.36 E: 186634.66	7070.00
M8	MAINT. ROAD	N: 455886.75 E: 186625.77	7069.29
M9	MAINT. ROAD	N: 455890.96 E: 186623.06	7069.19
M10	MAINT. ROAD	N: 455949.19 E: 186631.67	7067.59
M11	MAINT. ROAD	N: 455970.30 E: 186656.43	7066.58
M12	MAINT. ROAD	N: 455959.22 E: 186668.55	7066.66
M13	MAINT. ROAD	N: 455937.78 E: 186641.41	7067.67
M14	MAINT. ROAD	N: 455899.07 E: 186635.68	7068.73
M15	MAINT. ROAD	N: 455894.86 E: 186638.38	7068.78
M16	MAINT. ROAD	N: 455886.91 E: 186645.38	7069.43
M17	MAINT. ROAD	N: 455824.02 E: 186716.33	7073.00
M18	MAINT. ROAD	N: 455810.15 E: 186745.57	7073.01
M19	MAINT. ROAD	N: 455831.37 E: 186810.88	7075.63
M20	MAINT. ROAD	N: 455941.26 E: 186903.11	7083.93
M21	MAINT. ROAD	N: 455939.32 E: 186928.66	7084.20
M22	MAINT. ROAD	N: 455869.86 E: 186993.39	7093.83
R1	RIPRAP GRADEBREAK	N: 456417.32 E: 186526.83	7068.83
R2	RIPRAP GRADEBREAK	N: 456409.36 E: 186527.65	7066.79

POINT TABULATION			
ID NO.	DESCRIPTION	NORTHING/EASTING	ELEVATION
R3	RIPRAP GRADEBREAK	N: 456384.49 E: 186530.21	7066.79
R4	RIPRAP GRADEBREAK	N: 456376.53 E: 186531.03	7068.83
S1	SPILLWAY TOP AT CUTOFF WALL	N: 456367.48 E: 186557.13	7073.00
S2	SPILLWAY CREST AT CUTOFF WALL	N: 456383.46 E: 186556.01	7070.75
S3	SPILLWAY CREST AT CUTOFF WALL	N: 456415.55 E: 186552.06	7070.75
S4	SPILLWAY TOP AT CUTOFF WALL	N: 456431.34 E: 186548.93	7073.00
T1	TOE	N: 456413.61 E: 186593.15	7067.01
T2	TOE	N: 456328.97 E: 186620.43	7066.90
T3	TOE	N: 456306.32 E: 186625.94	7066.82
T4	TOE	N: 456240.96 E: 186633.60	7066.36
T5	TOE	N: 456203.99 E: 186643.21	7066.25
T6	TOE	N: 456160.89 E: 186659.64	7066.47
T7	TOE	N: 456124.98 E: 186678.53	7066.91
T8	TOE	N: 456093.67 E: 186705.02	7068.38
T9	TOE	N: 455983.58 E: 186797.19	7068.58
T10	TOE	N: 455954.31 E: 186810.68	7067.69
T11	TOE	N: 455929.48 E: 186813.19	7067.67
T12	TOE	N: 455897.60 E: 186806.09	7068.55
T13	TOE	N: 455873.20 E: 186798.26	7069.20
T14	TOE	N: 455858.29 E: 186794.84	7069.61
T15	TOE	N: 455832.24 E: 186776.72	7070.24
T16	TOE	N: 455827.42 E: 186737.04	7070.15
T17	TOE	N: 455832.38 E: 186726.82	7070.00
T18	TOE	N: 455876.42 E: 186691.51	7068.79

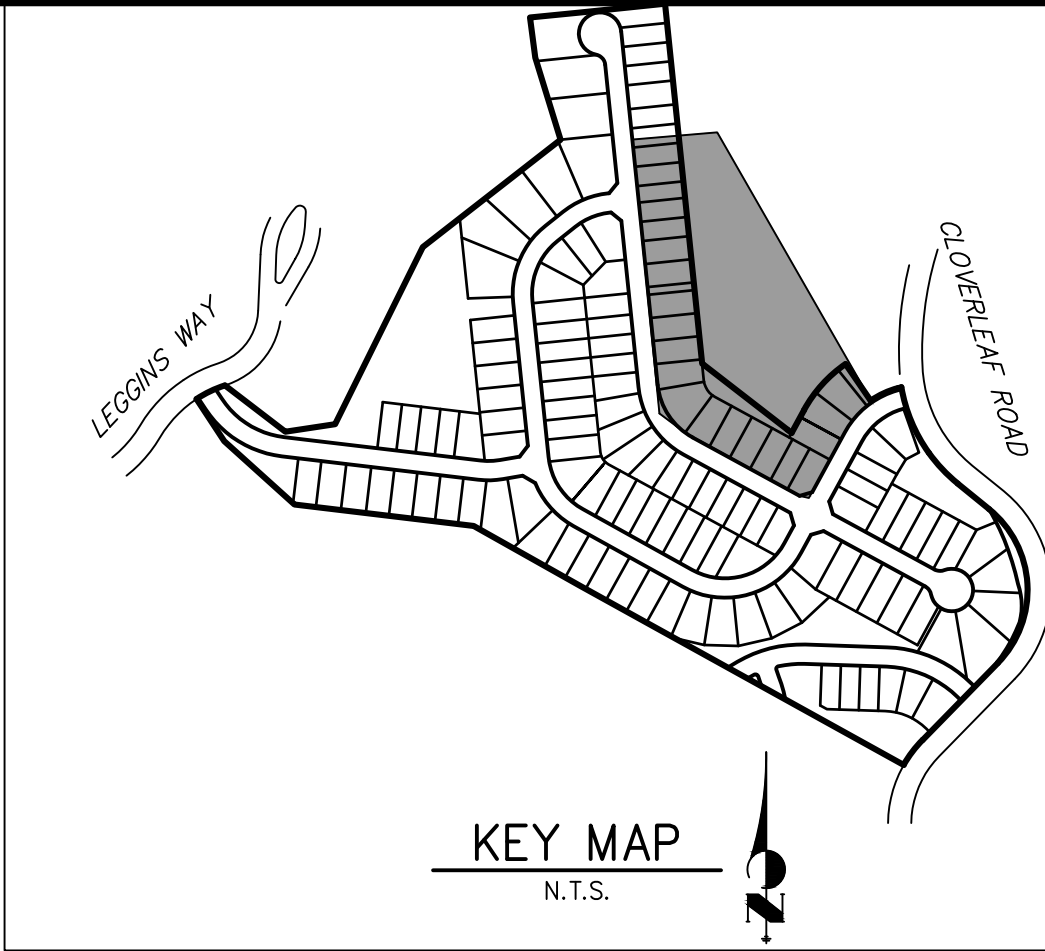
POINT TABULATION			
ID NO.	DESCRIPTION	NORTHING/EASTING	ELEVATION
T19	TOE	N: 455883.90 E: 186660.93	7068.81
T20	TOE	N: 455893.70 E: 186621.30	7069.12
T21	TOE	N: 455898.03 E: 186606.28	7069.23
T22	TOE	N: 455930.48 E: 186595.60	7068.74
T23	TOE	N: 456105.81 E: 186601.23	7066.90
T24	TOE	N: 456167.68 E: 186599.52	7066.05
T25	TOE	N: 456205.64 E: 186593.52	7066.70
T26	TOE	N: 456368.66 E: 186593.49	7066.90
T27	TOE	N: 456409.74 E: 186569.20	7067.31
T28	TOE	N: 456414.59 E: 186580.00	7066.98
T29	TOP	N: 456442.05 E: 186579.64	7073.19
T30	TOP	N: 456419.31 E: 186617.68	7073.00
T31	TOP	N: 456335.84 E: 186645.93	7073.00
T32	TOP	N: 456296.42 E: 186655.10	7073.00
T33	TOP	N: 456249.94 E: 186661.20	7073.00
T34	TOP	N: 456221.20 E: 186666.17	7073.00
T35	TOP	N: 456168.72 E: 186685.03	7073.00
T36	TOP	N: 456136.14 E: 186700.45	7073.00
T37	TOP	N: 456103.33 E: 186721.00	7073.00
T38	TOP	N: 456075.98 E: 186742.05	7073.00
T39	TOP	N: 455979.98 E: 186823.14	7073.00
T40	TOP	N: 455950.58 E: 186833.42	7073.00
T41	TOP	N: 455903.27 E: 186828.70	7073.00
T42	TOP	N: 455868.63 E: 186812.93	7073.00

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ID NO.	DESCRIPTION	NORTHING/EASTING	ELEVATION
T43	TOP	N: 455853.68 E: 186607.47	7073.00
T44	TOP	N: 455812.76 E: 186774.67	7073.00
T45	TOP	N: 455819.72 E: 186725.40	7073.00
T46	TOP	N: 455847.07 E: 186667.71	7073.00
T47	TOP	N: 455869.22 E: 186616.76	7073.00
T48	TOP	N: 455897.46 E: 186586.05	7073.00
T49	TOP	N: 455931.76 E: 186576.66	7073.00
T50	TOP	N: 456218.27 E: 186565.74	7073.00
T51	TOP	N: 456367.16 E: 186557.36	7073.00
T52	TOP	N: 456207.73 E: 186565.98	7073.00
TC1	TRICKLE CHANNEL	N: 455939.64 E: 186792.76	7066.83
TC2	TRICKLE CHANNEL	N: 455953.22 E: 186747.86	7066.60
TC3	TRICKLE CHANNEL	N: 456037.60 E: 186638.10	7065.72
TC4	TRICKLE CHANNEL	N: 456094.31 E: 186639.72	7065.43
TC5	TRICKLE CHANNEL	N: 456104.39 E: 186639.33	7065.38
TC6	TRICKLE CHANNEL	N: 456135.29 E: 186636.04	7065.22
TC7	TRICKLE CHANNEL	N: 456161.67 E: 186600.41	7065.00
TC8	TRICKLE CHANNEL	N: 456197.06 E: 186626.73	7065.32
TC9	TRICKLE CHANNEL	N: 456414.78 E: 186585.67	7066.43
TR1	TRAIL	N: 455842.31 E: 186673.08	7073.04
TR2	TRAIL	N: 455869.12 E: 186616.53	7073.04
TR3	TRAIL	N: 455929.77 E: 186576.56	7073.04
TR4	TRAIL	N: 456208.10 E: 186566.22	7073.00
TR5	TRAIL	N: 456367.14 E: 186557.15	7073.05

POINT TABULATION			
ID NO.	DESCRIPTION	NORTHING/EASTING	ELEVATION
TR6	TRAIL	N: 456408.08 E: 186553.54	7070.73
TR7	TRAIL	N: 456424.26 E: 186550.33	7071.99
TR8	TRAIL	N: 456613.63 E: 186512.82	7072.86
TR9	TRAIL	N: 456629.64 E: 186491.15	7072.27
TR10	TRAIL	N: 456616.97 E: 186368.07	7070.00
TR11	TRAIL	N: 456607.02 E: 186369.10	7069.74
TR12	TRAIL	N: 456619.69 E: 186492.18	7072.67
TR13	TRAIL	N: 456611.69 E: 186503.01	7073.11
TR14	TRAIL	N: 456406.51 E: 186543.65	7070.93
TR15	TRAIL	N: 456207.73 E: 186556.23	7073.20
TR16	TRAIL	N: 455929.40 E: 186566.57	7073.24
TR17	TRAIL	N: 455860.09 E: 186612.24	7073.24
TR18	TRAIL	N: 455818.52 E: 186699.92	7073.25

LINE TABLE		
LINE	BEARING	DISTANCE
L6	S84°22'20"W	45.12'
L8	N01°38'18"E	56.74'
L10	N06°04'25"W	21.04'
L12	N10°40'50"W	221.56'

CURVE TABLE			
CURVE	DELTA	RADIUS	LENGTH
C6	97°15'58"	100.00'	169.76'
C7	7°42'43"	75.00'	10.09'
C8	95°00'29"	30.01'	49.77'
C9	94°37'15"	30.00'	49.54'

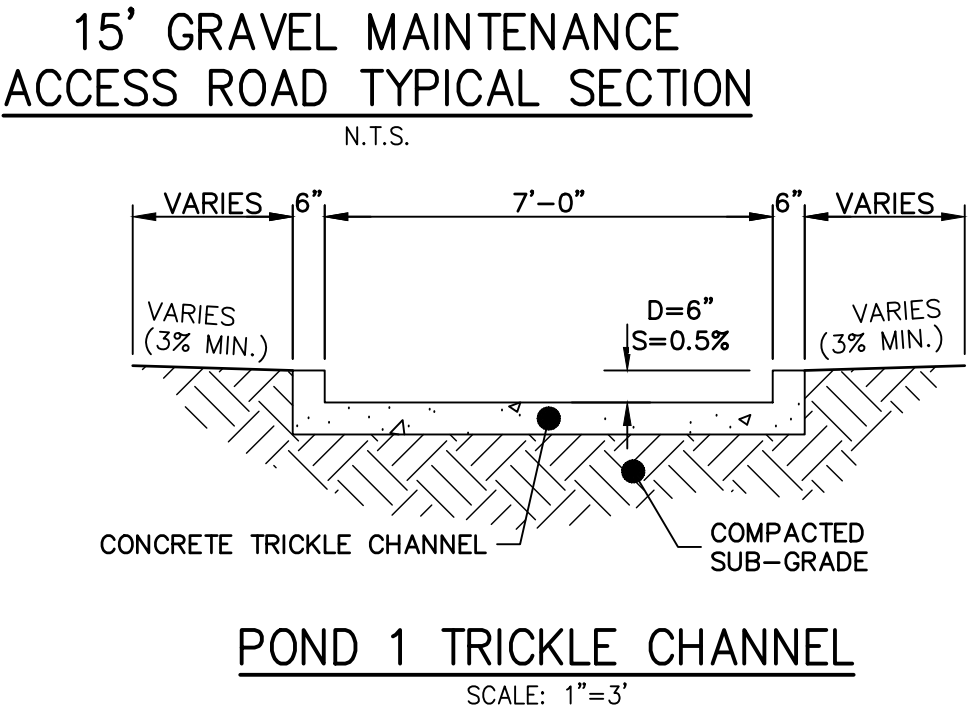
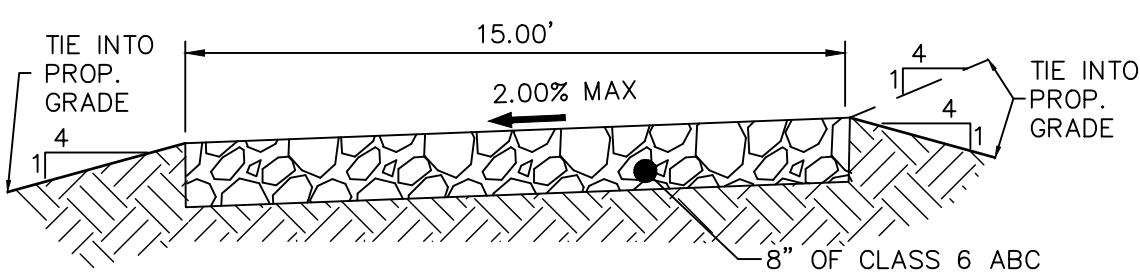
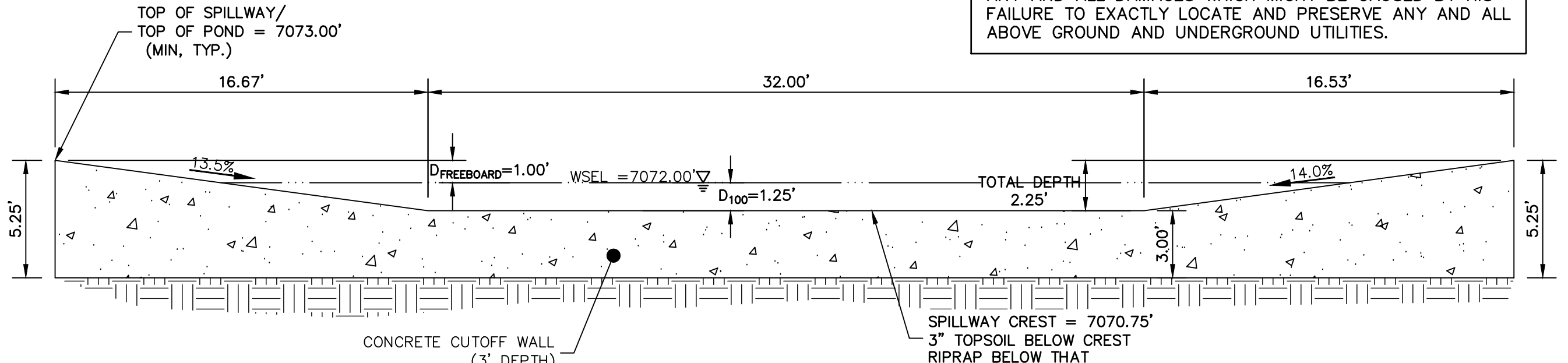
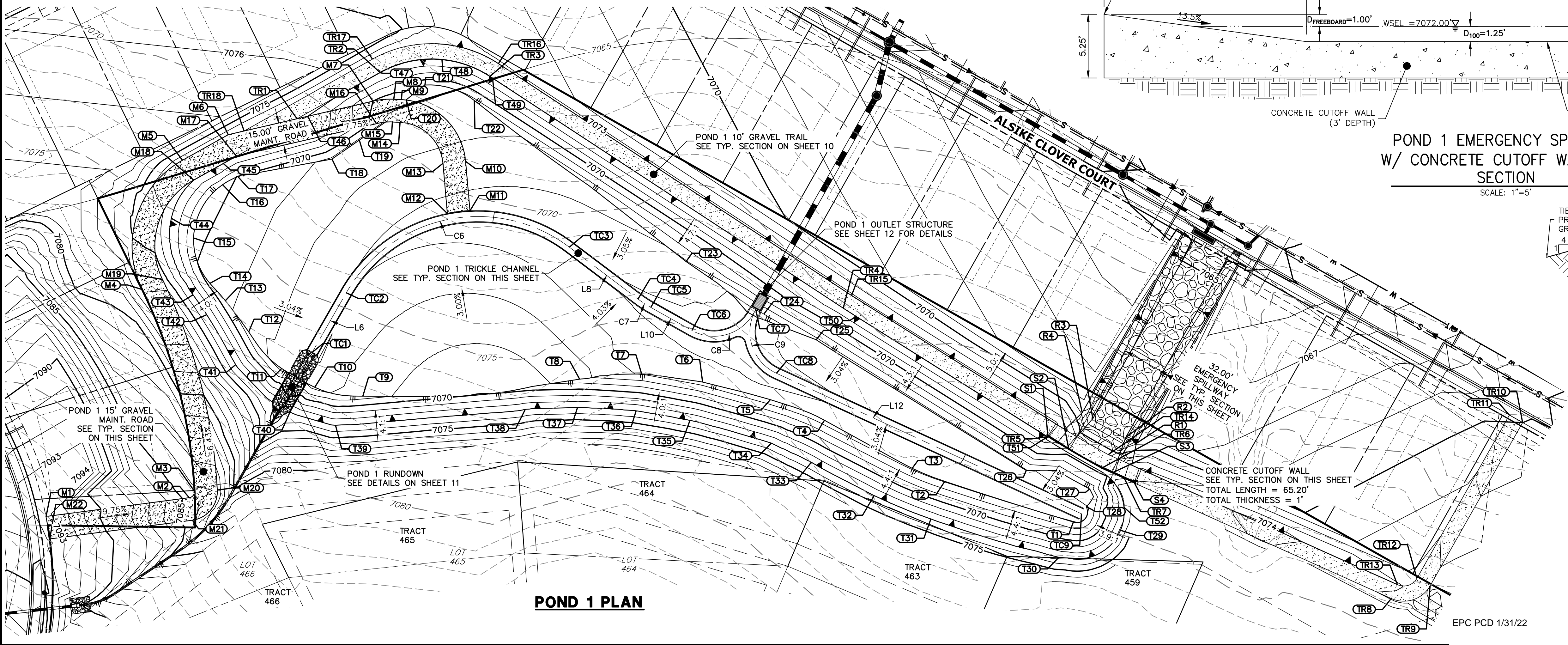


### NOTES

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- SEE SHEETS 3-8 FOR PROPOSED STORM SEWER DESIGN.
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### ENGINEER'S STATEMENT

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR ENGINEERING


*Mike Bramlett*

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

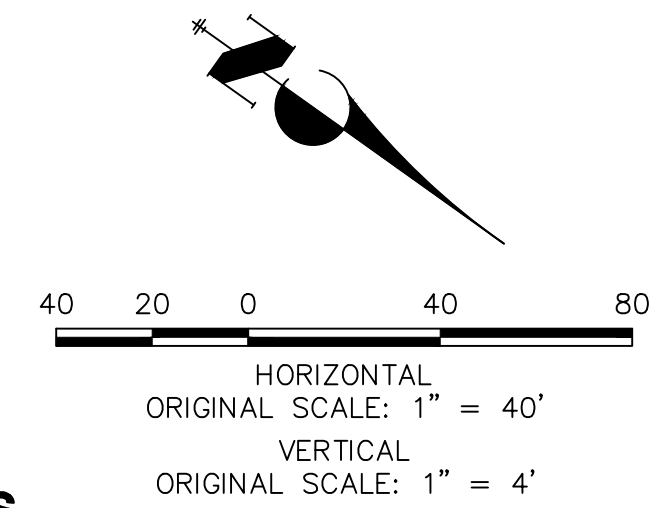
FOR AND ON BEHALF OF JR ENGINEERING, LLC

DATE 12/15/21

CLOVERLEAF FILING 2	H-SCALE		1"=40'	No.	REVISION	BY	DATE
	V-SCALE		N/A				
	DATE		12/15/21				
	DESIGNED BY		GVT				
	DRAWN BY		GVT				
	CHECKED BY						
	POND PLANS AND DETAILS						
	SHEET 9 OF 28						
	JOB NO. 25158.01						

J.R. ENGINEERING <small>A Westman Company</small>		Central 303-740-9888 • Colorado Springs 719-583-2583 Fort Collins 970-491-9888 • <a href="http://www.jrengineering.com">www.jrengineering.com</a>	PREPARED FOR	UNTIL SUCH TIME AS THESE DRAWINGS ARE APPROVED BY THE AGENCIES, JR ENGINEERING OR THE USER HAS OBTAINED THE PURPOSES DESIGNATED BY WRITTEN AUTHORIZATION.
				MONUMENT HILL CM LLC 1864 WOODMOOR DR, STE 100 COLORADO SPRINGS, CO 80920 ATTN: JOE DESJARDIN (719) 476-0800 JDESJARDIN@PROTERRACO.COM





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10.00'

4:1 MAX

2.00' TYP.

4:1 MAX

CRUSHED LIMESTONE  
SEE DETAIL SHEET 27  
FOR SPECIFICATION

**GRAVEL TRAIL TYPICAL SECTION**

N.T.S. (RUNS WITHIN POND)

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR  
ENGINEERING

*Mit Br*

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

12/15/21

TE

[illegible]

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1" - 1'	
1" COALE	

CLOVERLEAF FILING 2

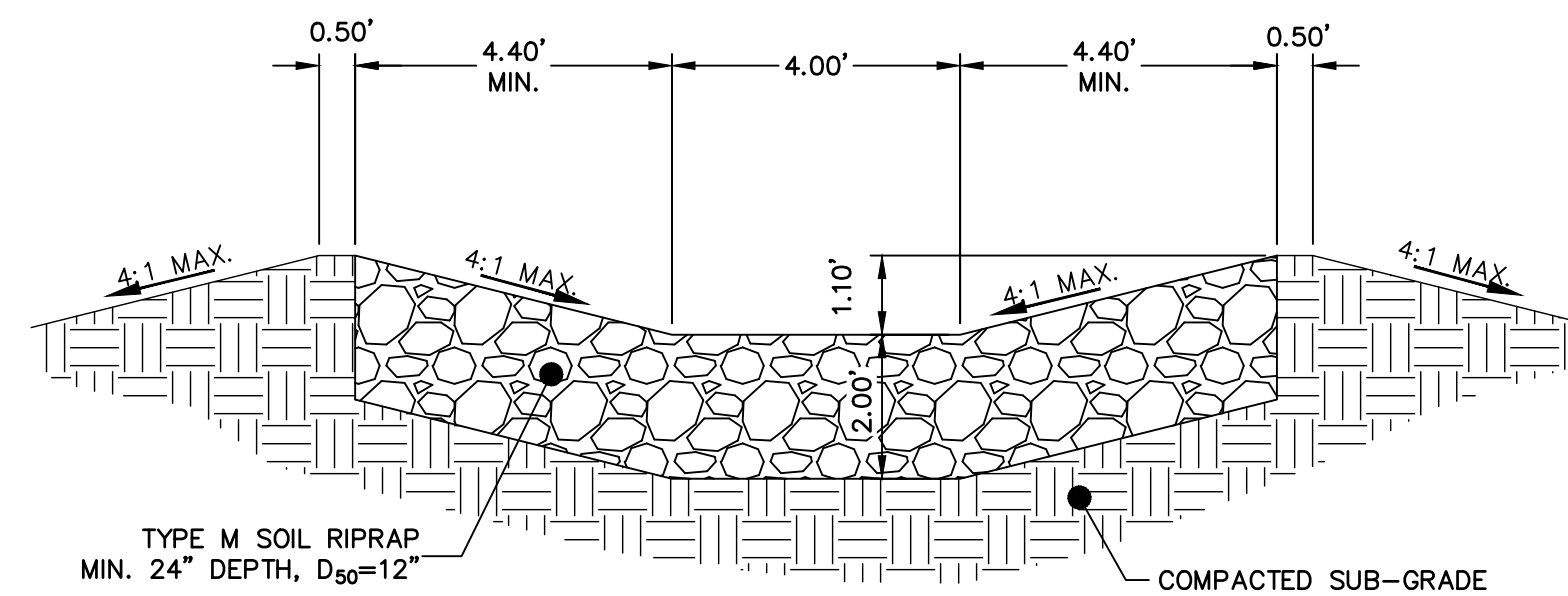
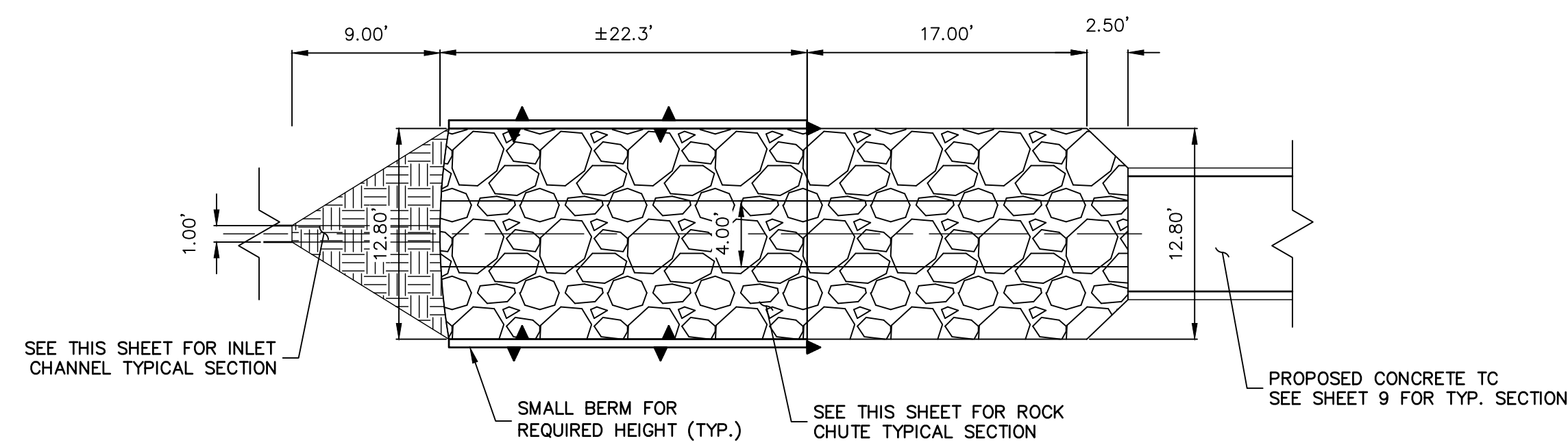
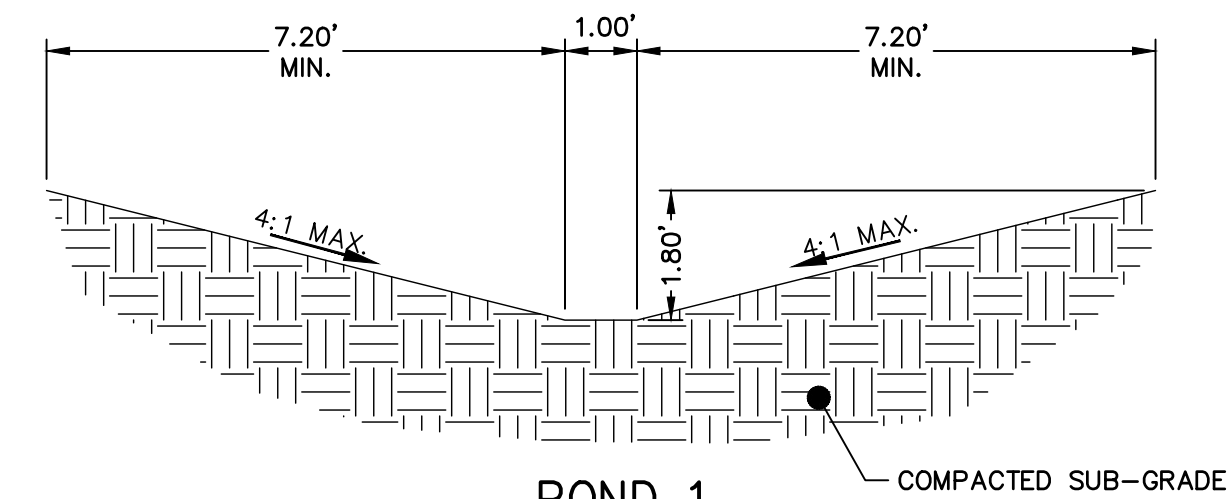
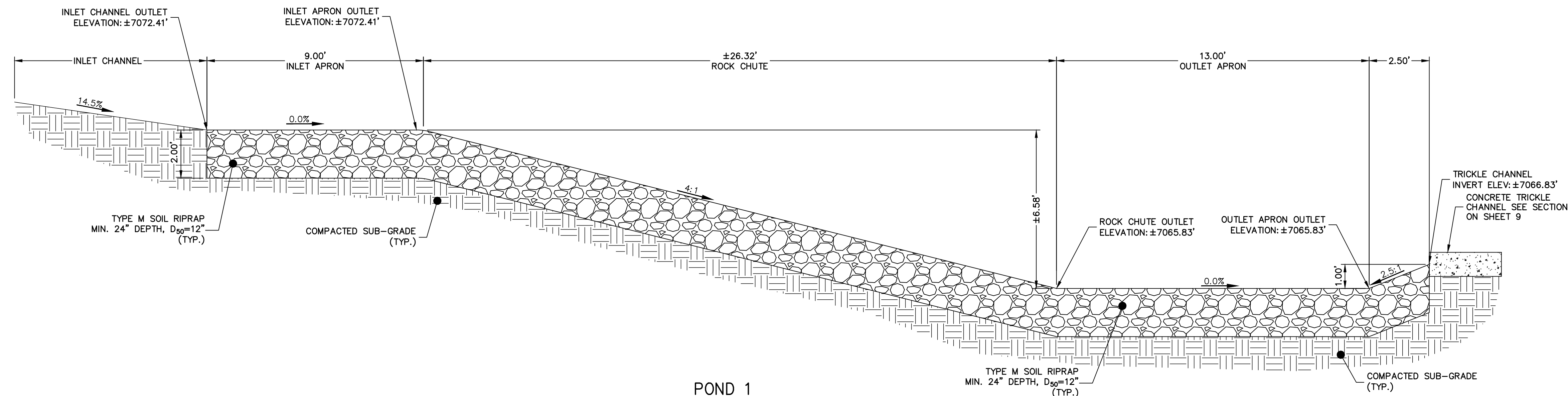
## POND PLANS AND DETAILS

SHEET 10 OF 28

B. NO. 25158.01

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EPC PCD 1/31/22



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

### ENGINEER'S STATEMENT

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR  
ENGINEERING

Mit Beste

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

FOR AND ON BEHALF OF JR ENGINEERING

MENT  
ERVISION AND ON BEHALF OF JR  
COLONIAL REGISTERED PROFESSIONAL ENGINEERING  
MIKE A. BRAMLETT  
32314  
2/15/21  
DATE  
ENGINEERING, LLC

CLOVERLEAF FILING 2

## POND PLANS AND DETAILS

SHEET 11 OF 28

JOB NO. 25158.01

BY	DATE
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No.	REVISION
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H-SCALE	VARIABLES
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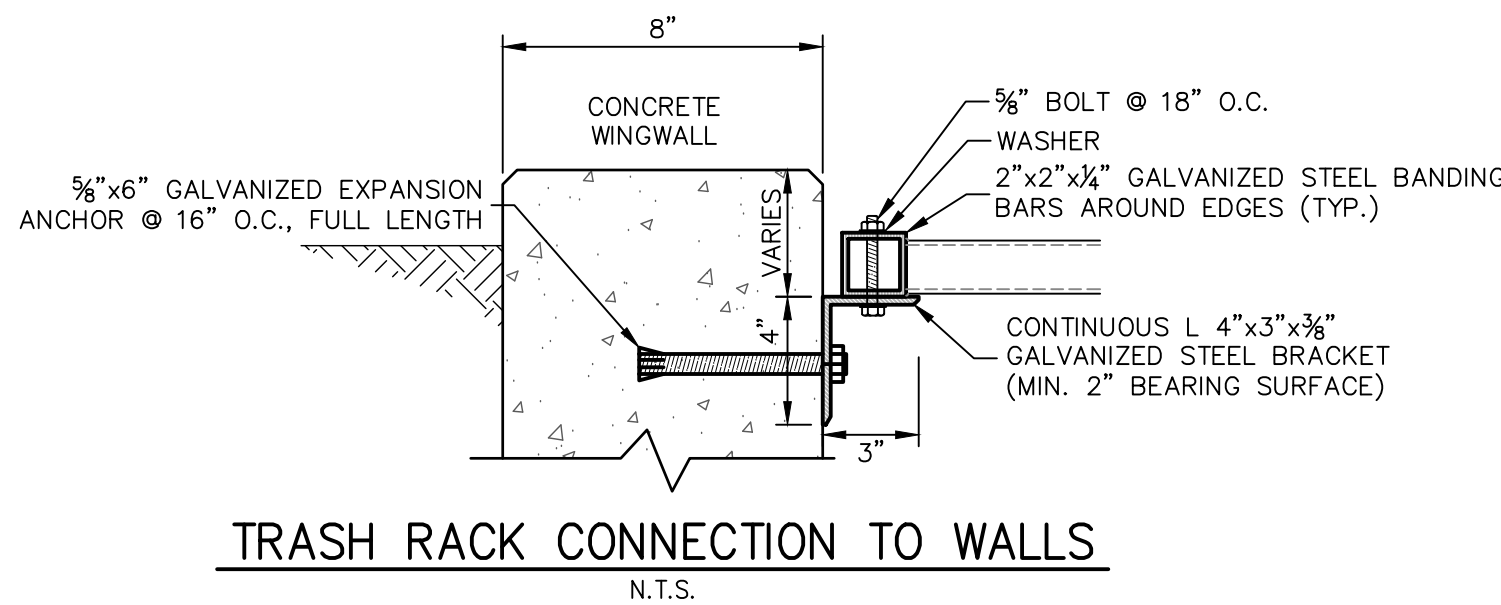
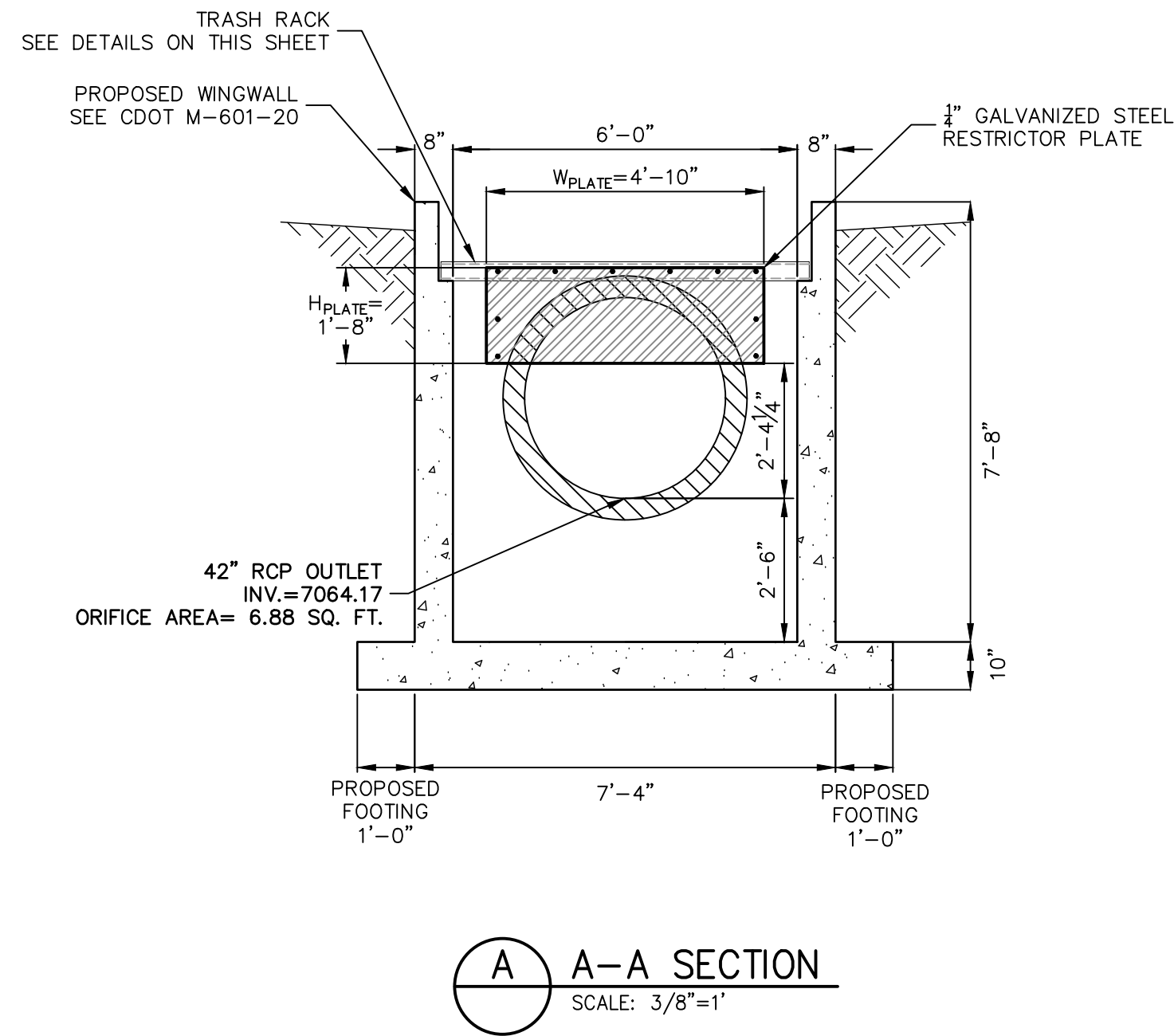
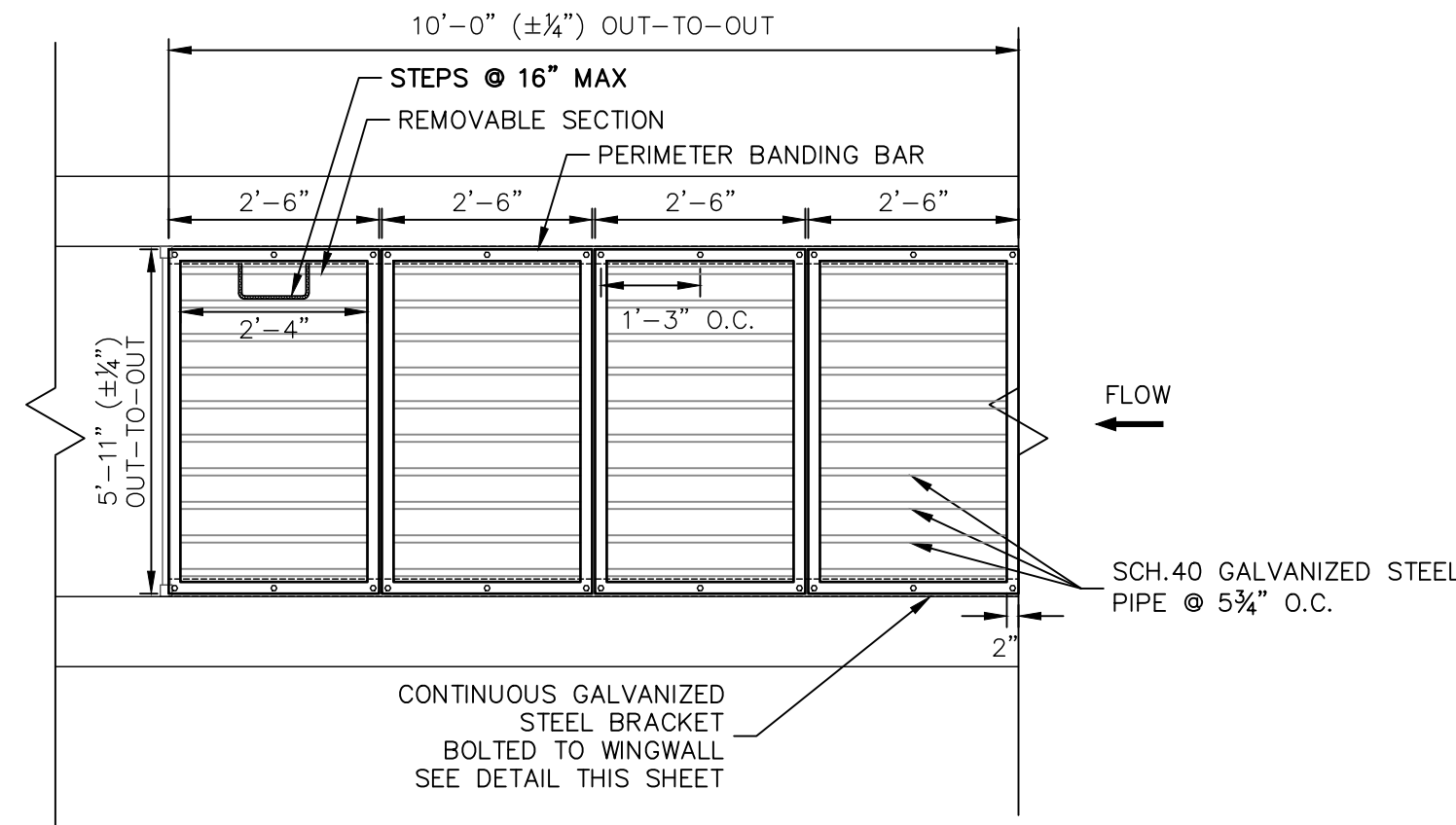
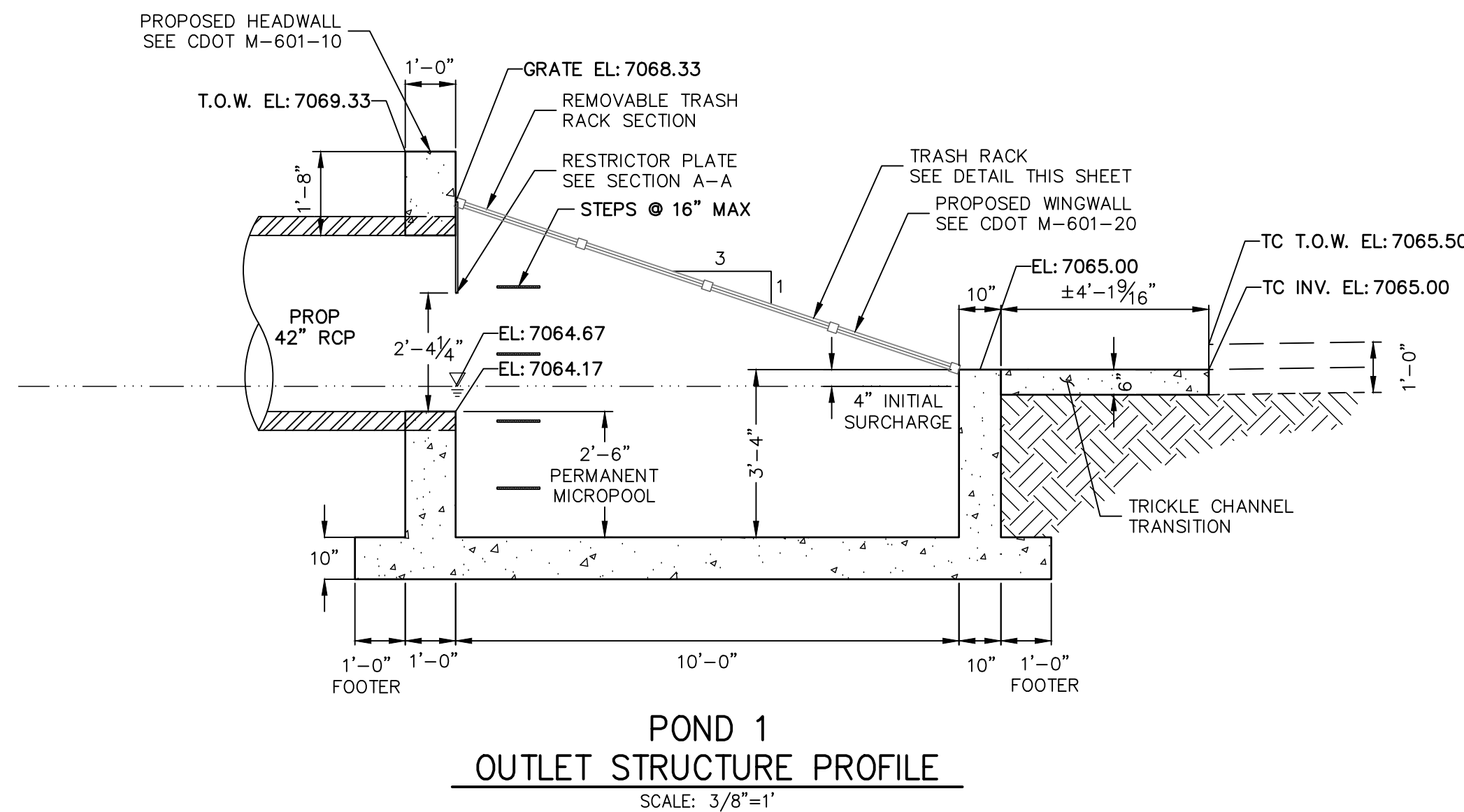
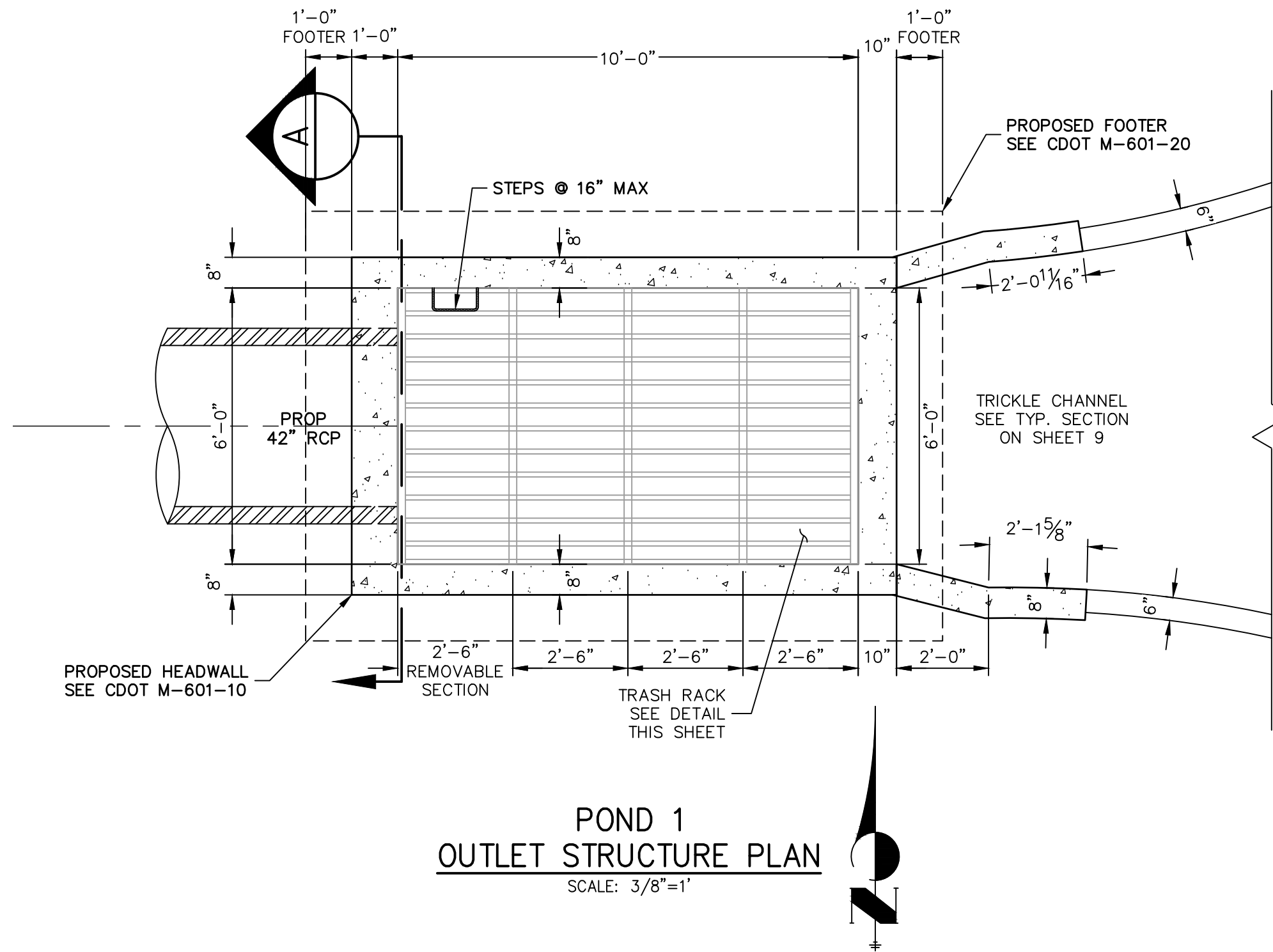
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A Westrian Company

Centennial 303-740-9393 • Colorado Springs 719-593-2593  
Fort Collins 970-491-9888 • [www.jrengineering.com](http://www.jrengineering.com)

PREPARED FOR  
MONUMENT HILL CM LLC  
1864 WOODMOOR DR, STE 100  
COLORADO SPRINGS, CO 80920  
ATTN: JOE DESJARDIN  
(719) 476-0800  
JDESJARDIN@PROTERRACO.COM

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### POND 1 OUTLET STRUCTURE NOTES:

- TRASH RACKS:**
1. TRASH RACKS SHALL BE 1 1/2" SCH.40 STEEL PIPE, GALVANIZED, @ 6" CENTERS. SUPPORT BARS SHALL BE 1/2"x2" STEEL RECTANGULAR BARS, GALVANIZED, @ 36". ALL TRASH RACKS SHALL BE MOUNTED USING STAINLESS STEEL HARDWARE.
  2. REMOVABLE TRASH RACK SECTIONS SHALL BE MOUNTED USING STAINLESS STEEL HARDWARE AND PROVIDED WITH HINGED & LOCKABLE OR BOLTABLE ACCESS PANELS AS SHOWN ON THE PLANS.
  3. STEEL TRASH RACKS SHALL BE HOT DIP GALVANIZED AND MAY BE HOT POWDER COATED AFTER GALVANIZING.
  4. STRUCTURAL STEEL FOR GRATES AND BARS SHALL BE GALVANIZED AND SHALL BE IN ACCORDANCE WITH CDOT STANDARD SPECIFICATIONS, SUBSECTION 712.06.
  5. ALL HARDWARE, BOLTS, AND FASTENERS SHALL BE STAINLESS STEEL.
  6. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR ALL PLATES AND GRATING FOR ENGINEER'S APPROVAL PRIOR TO CONSTRUCTION.

EPC PCD 1/31/22

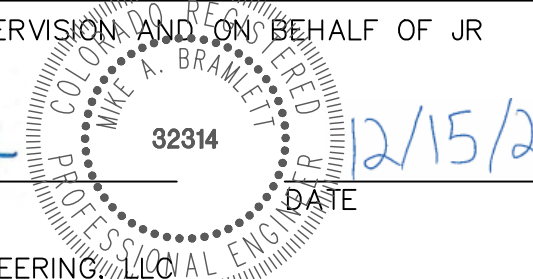


### ENGINEER'S STATEMENT

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



CLOVERLEAF FILING 2

POND PLANS AND DETAILS

SHEET 12 OF 28

JOB NO. 25158.01

PREPARED FOR

MONUMENT HILL CM LLC

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COLORADO SPRINGS, CO 80920  
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JDESJARDIN@PROTERRACO.COM

J.R. ENGINEERING

A Western Company



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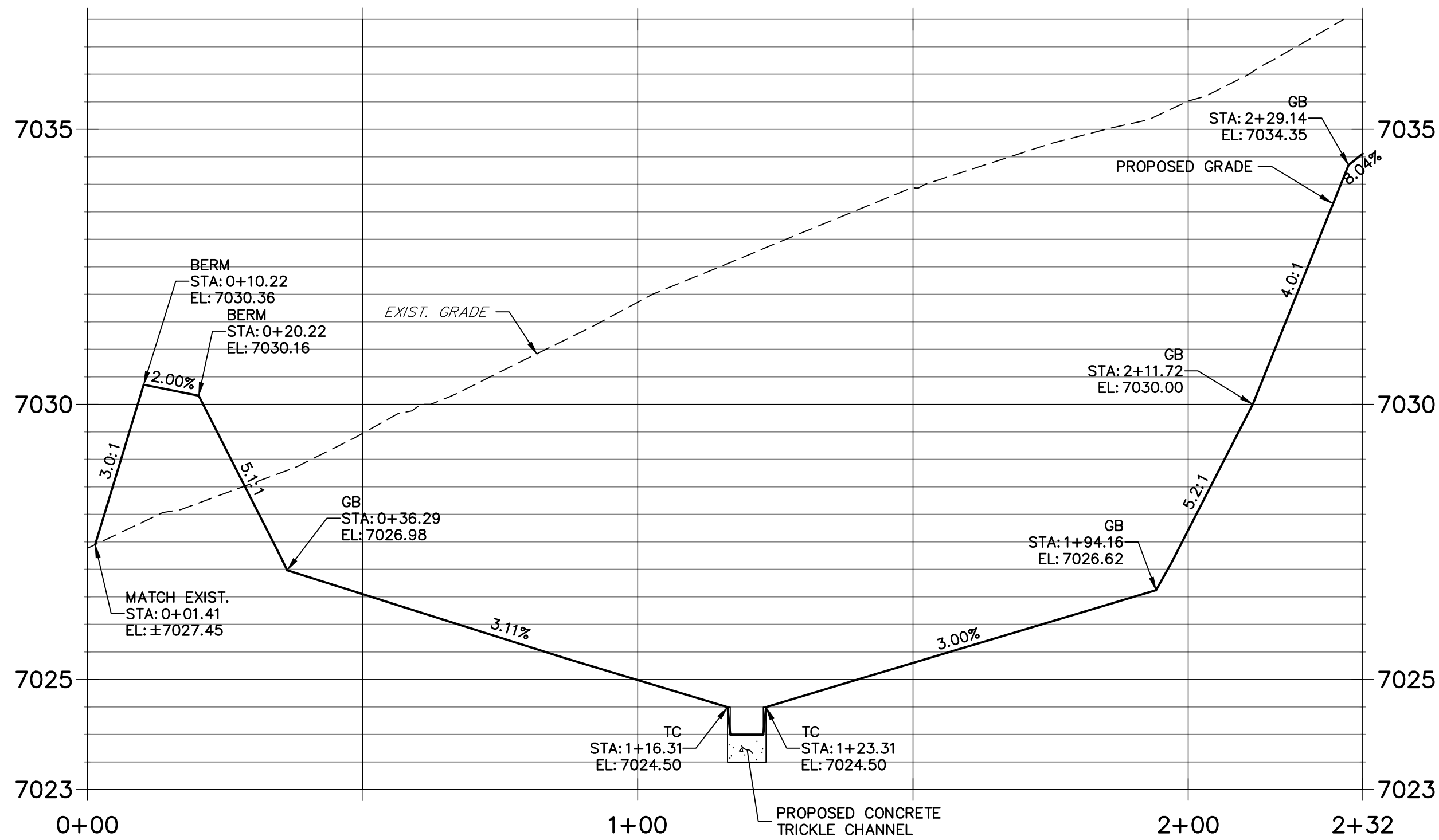
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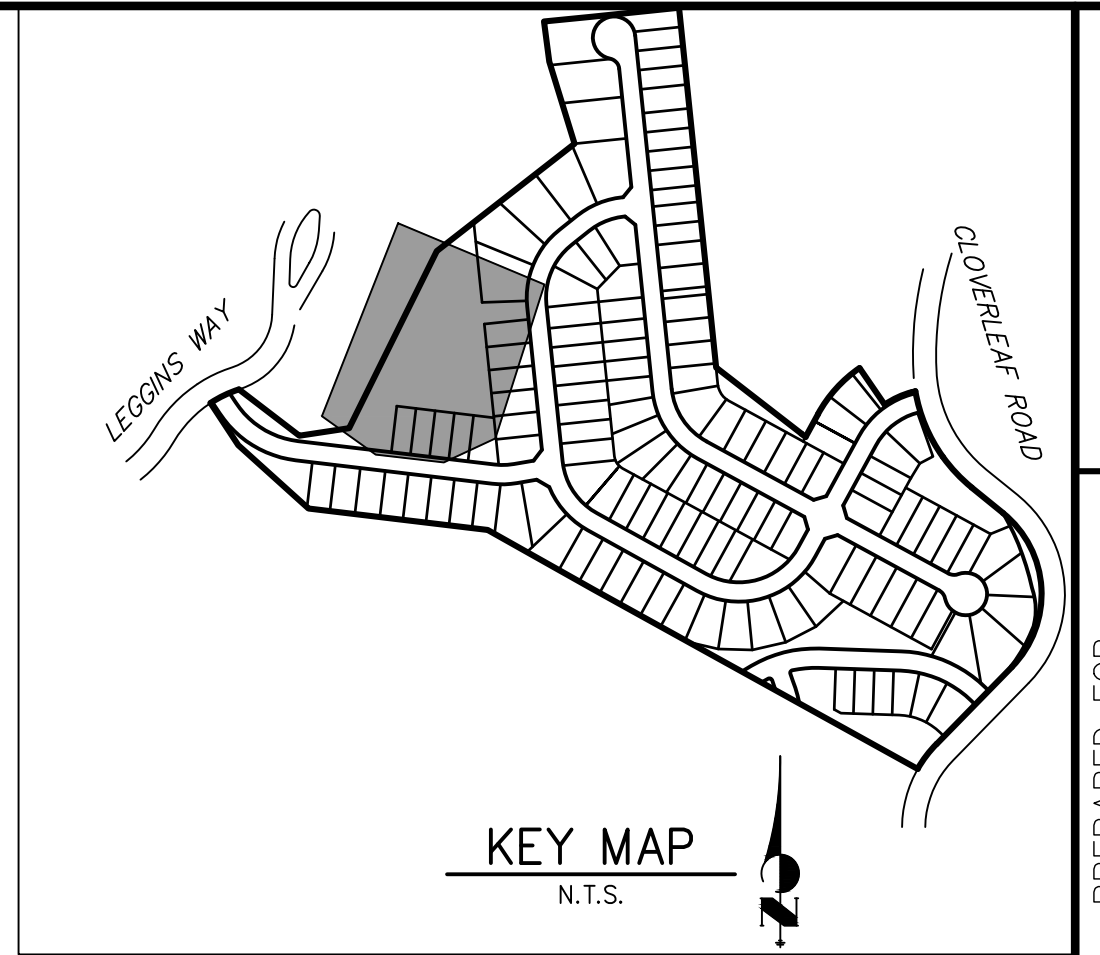
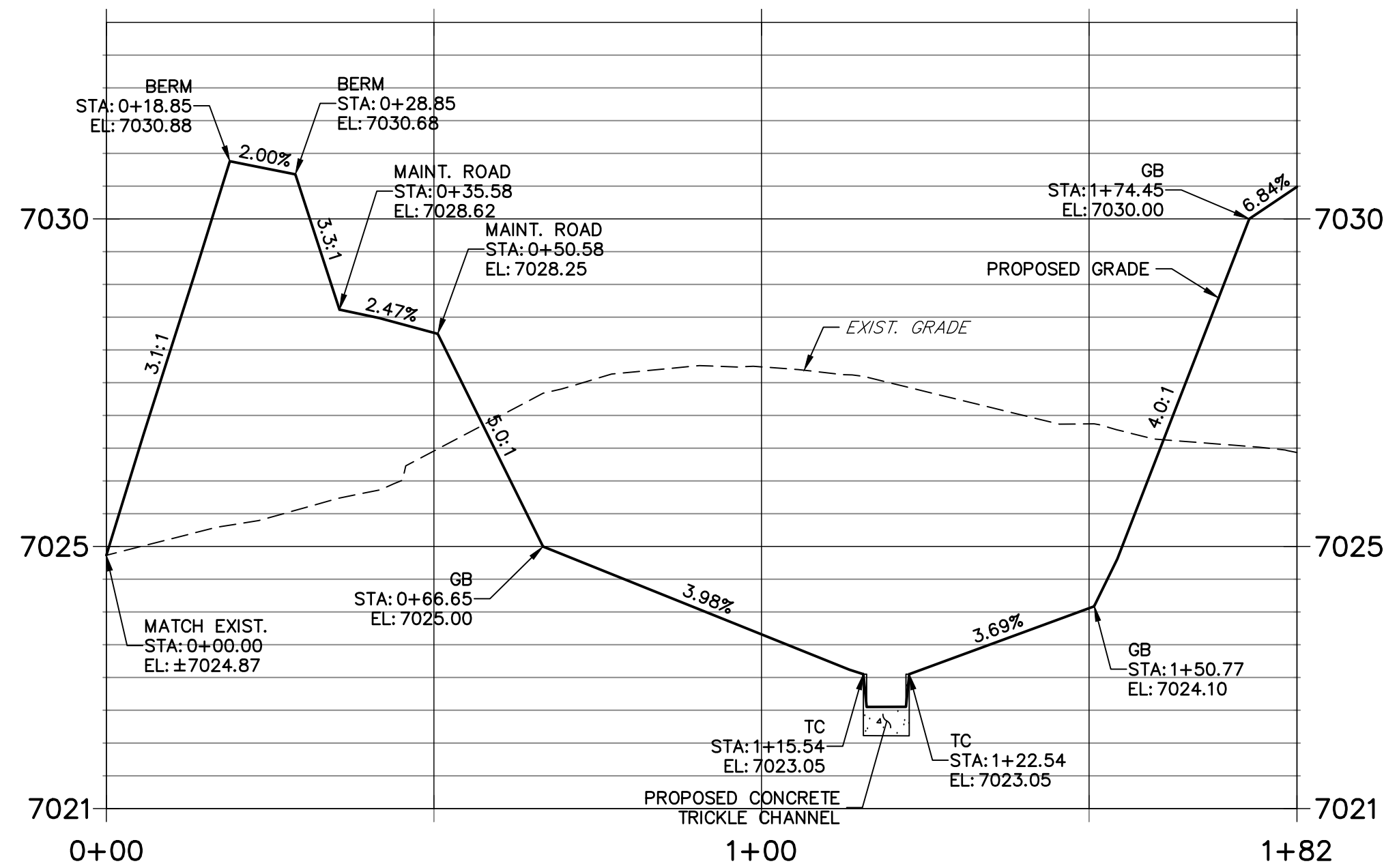




## POND P2-1 PROFILE STA 0+00.00 TO 2+31.71



## POND P2-2 PROFILE STA 0+00.00 TO 1+81.73



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

### ENGINEER'S STATEMENT

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR  
ENGINEERING

Mit Beste

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

ERVISION AND ON BEHALF

PROFESSIONAL ENGINEER

MIKE A. BRAMLETT

32314

DATE

ENGINEERING, LLC

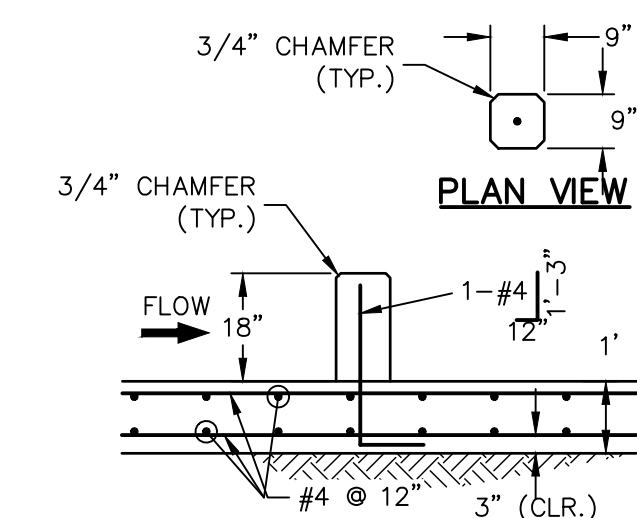
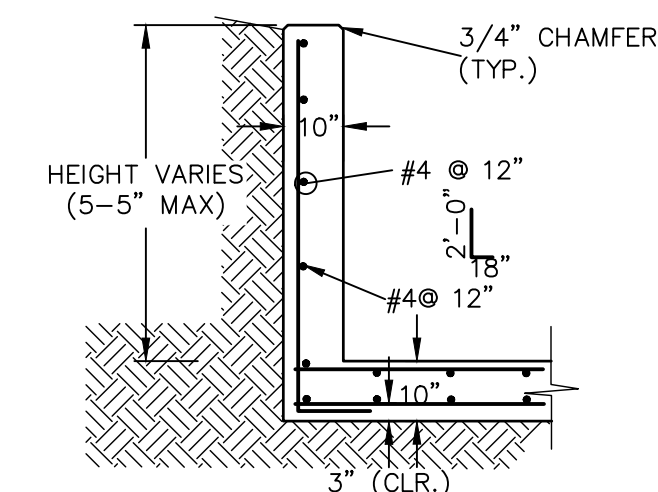
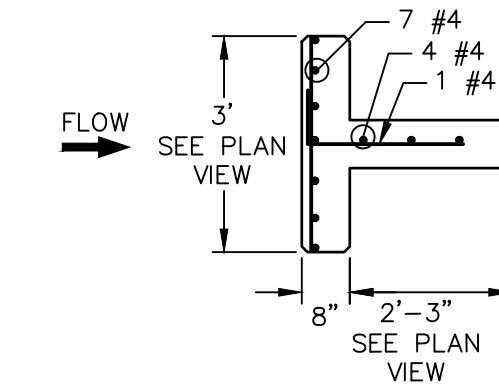
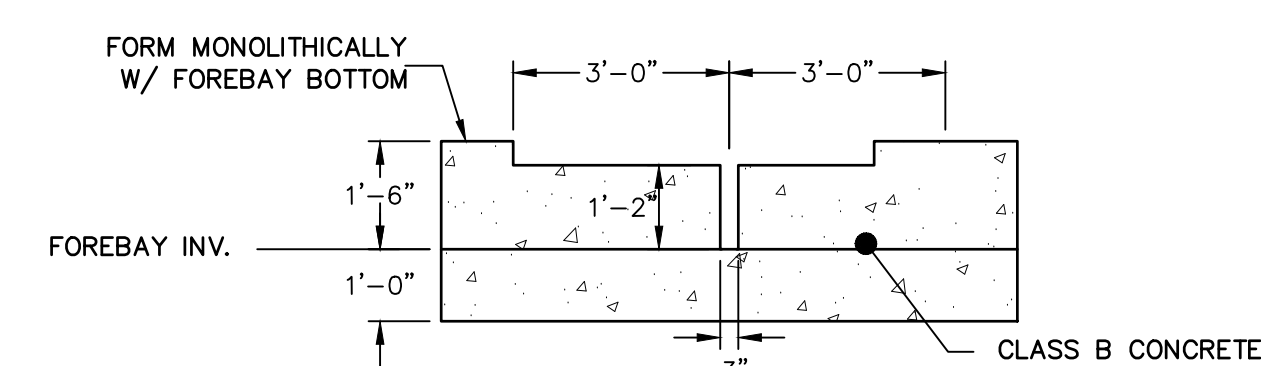
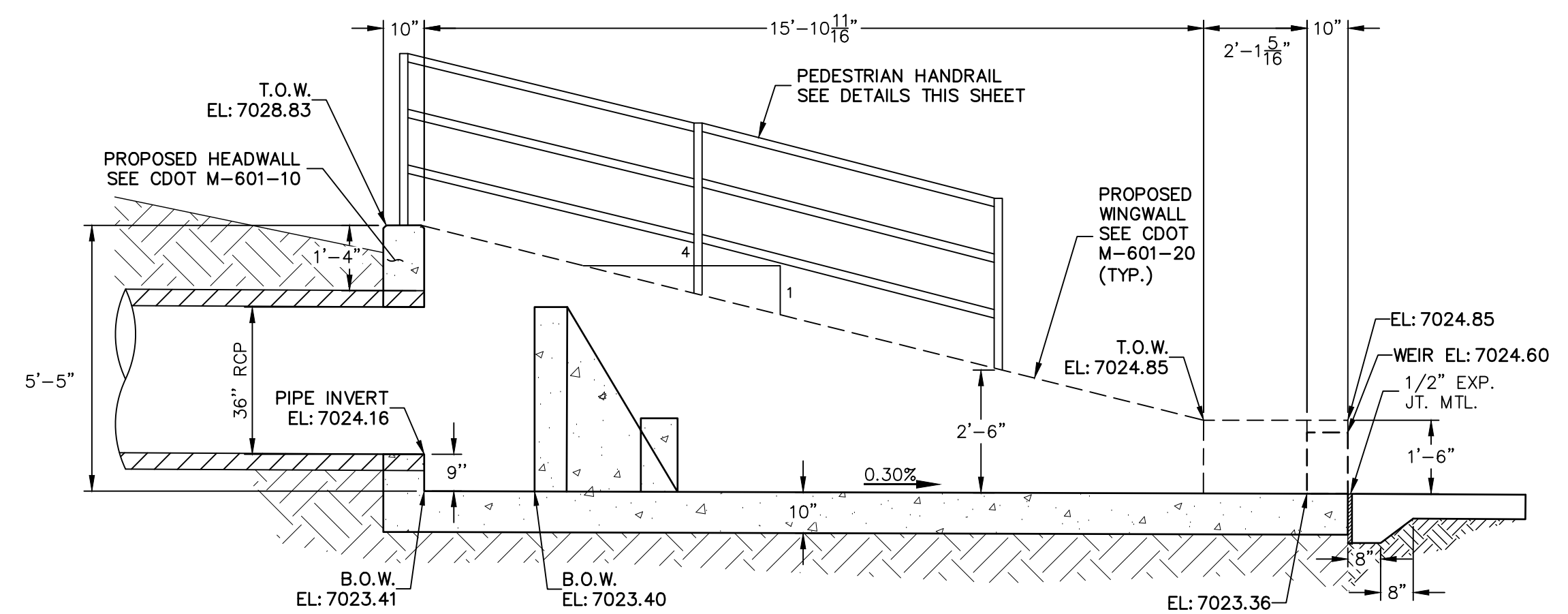
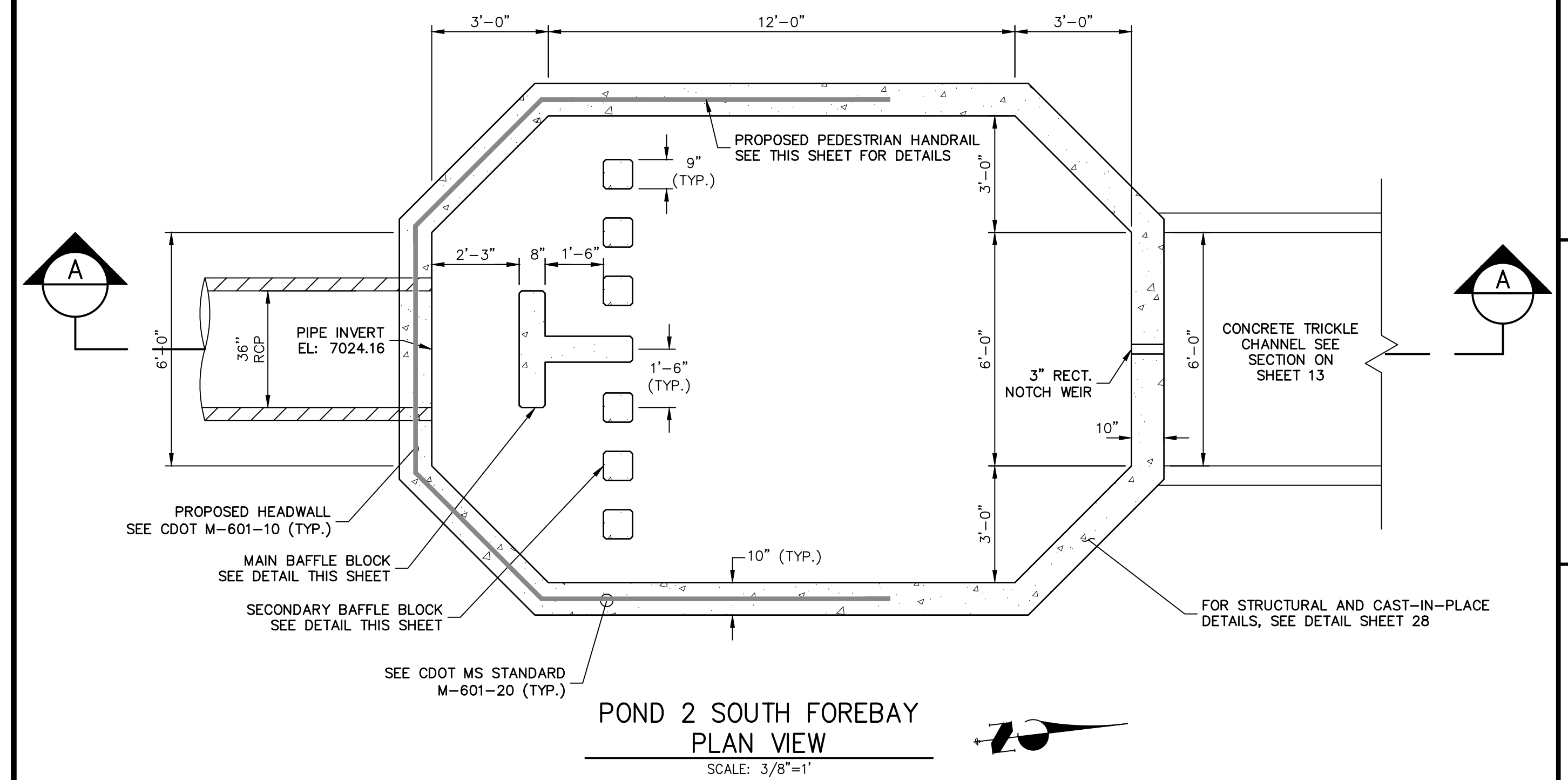
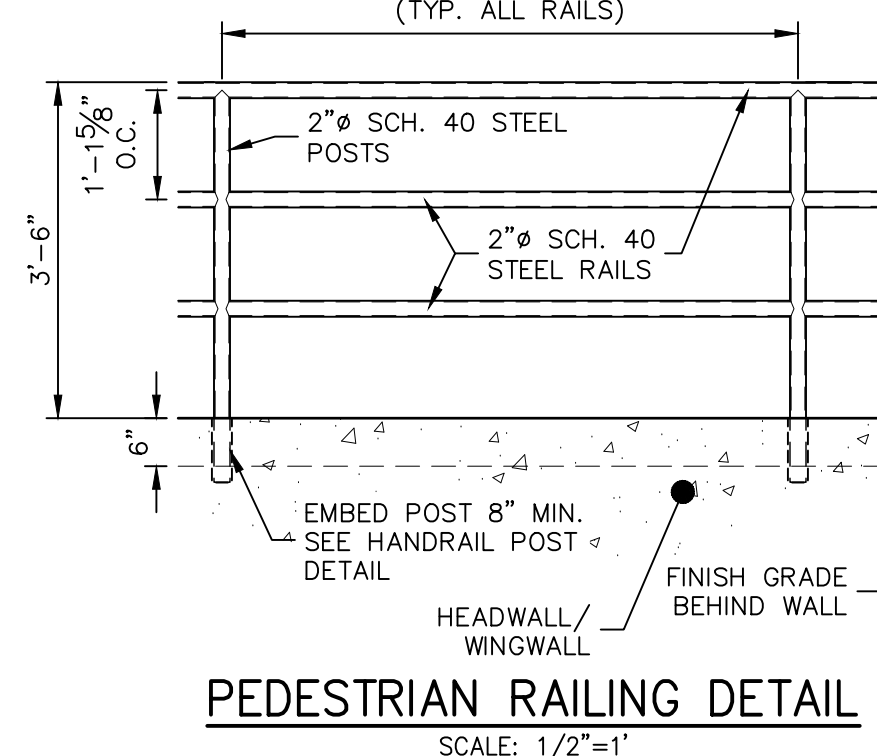
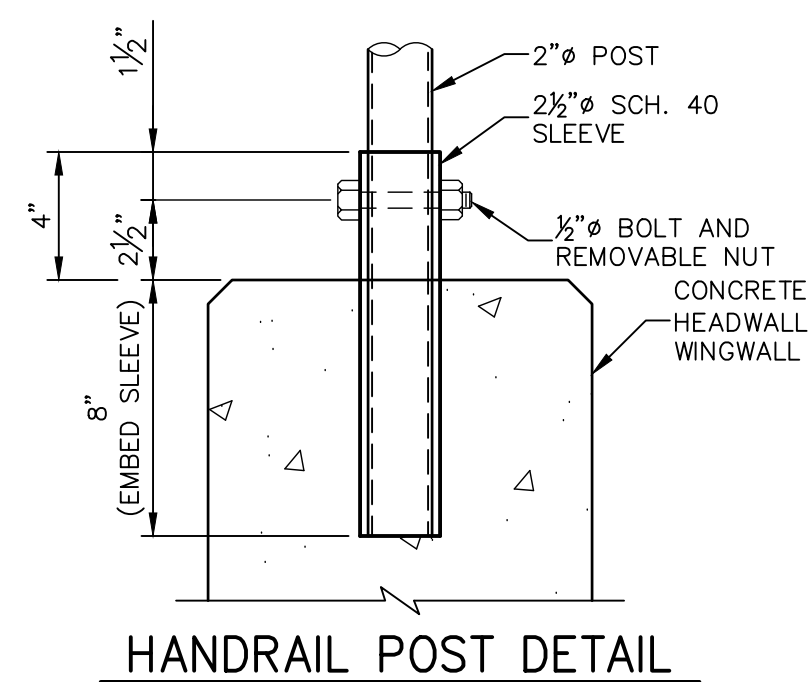
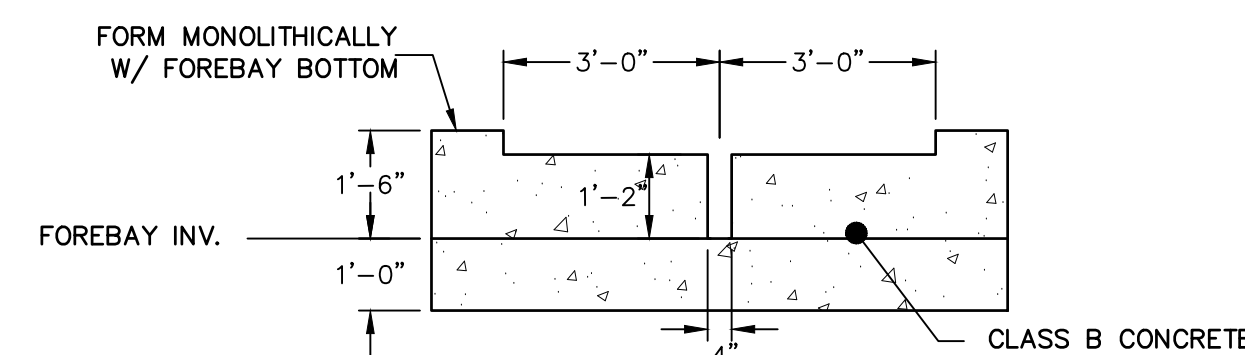
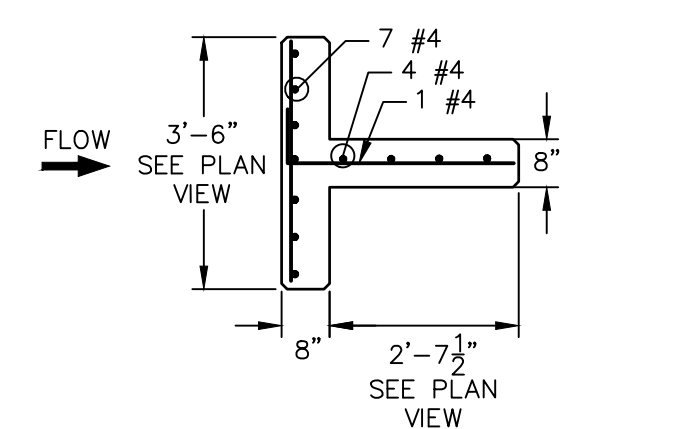
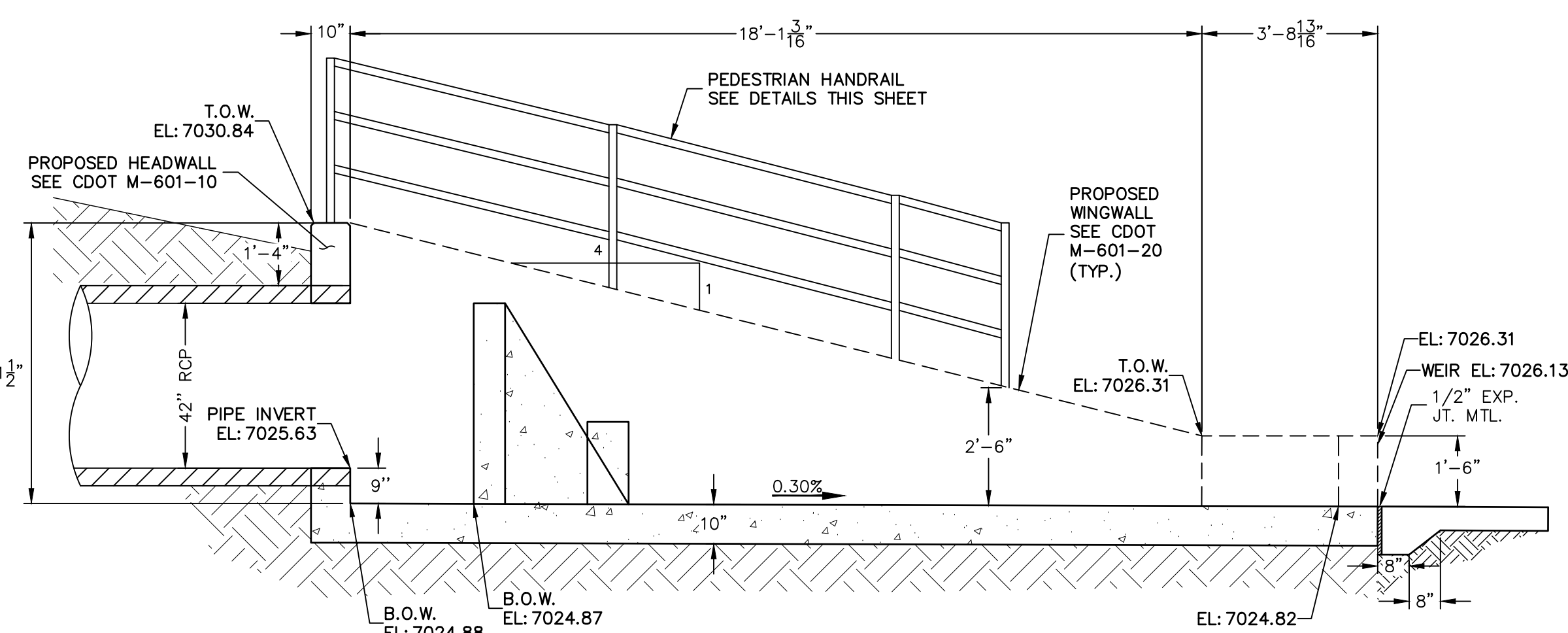
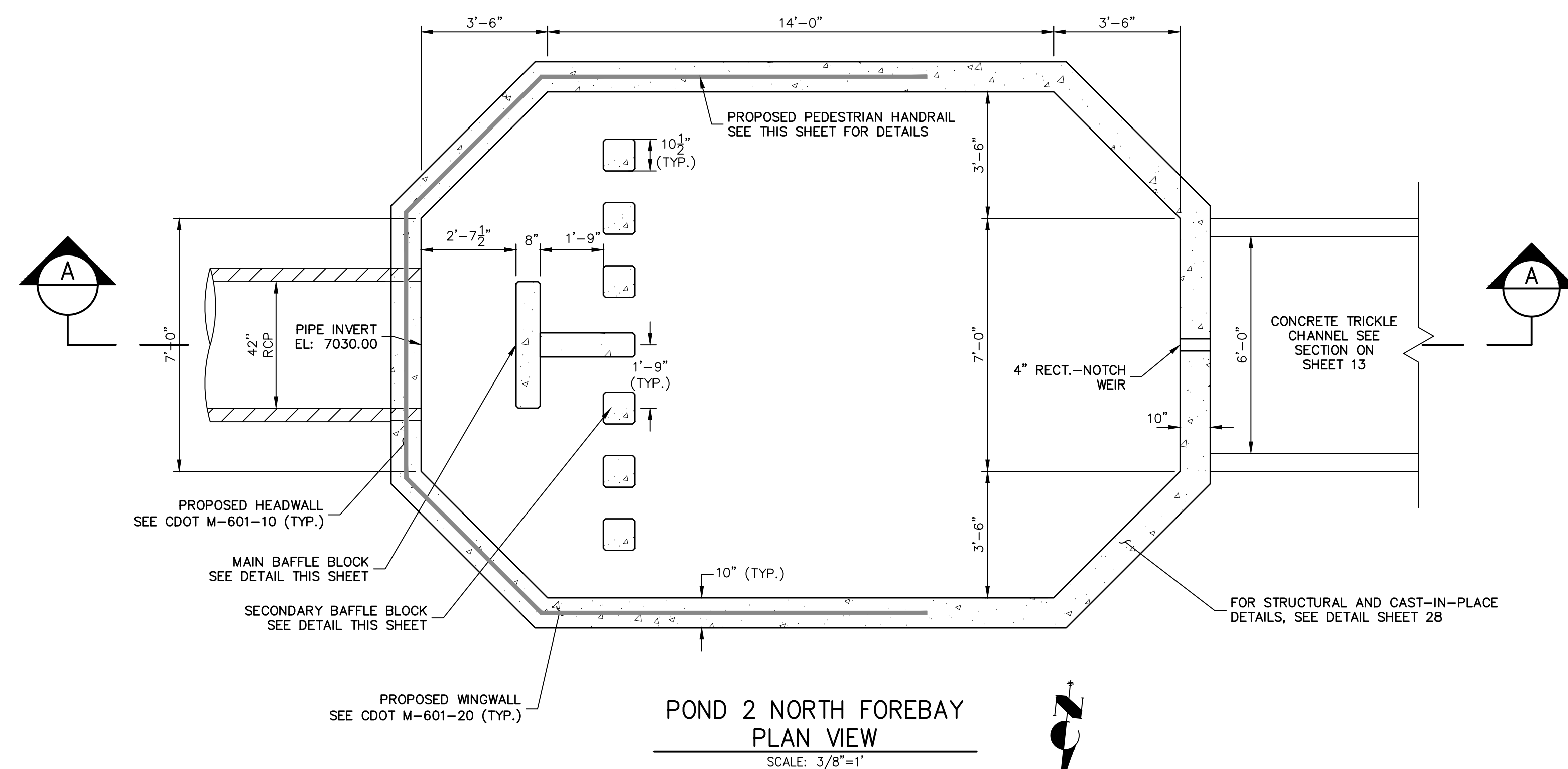
CLOVERLEAF FILING 2

## POND PLANS AND DETAILS

SHEET 14 OF 28

DB NO. 25158.01





POND 2 NORTH FOREBAY SECONDARY  
BAFFLE BLOCK DETAILS

---

SCALE: 3/8"=1'



EPC PCD 1/31/22



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

### ENGINEER'S STATEMENT

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR  
ENGINEERING

Wm. Brashers

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



**J·R ENGINEERING**  
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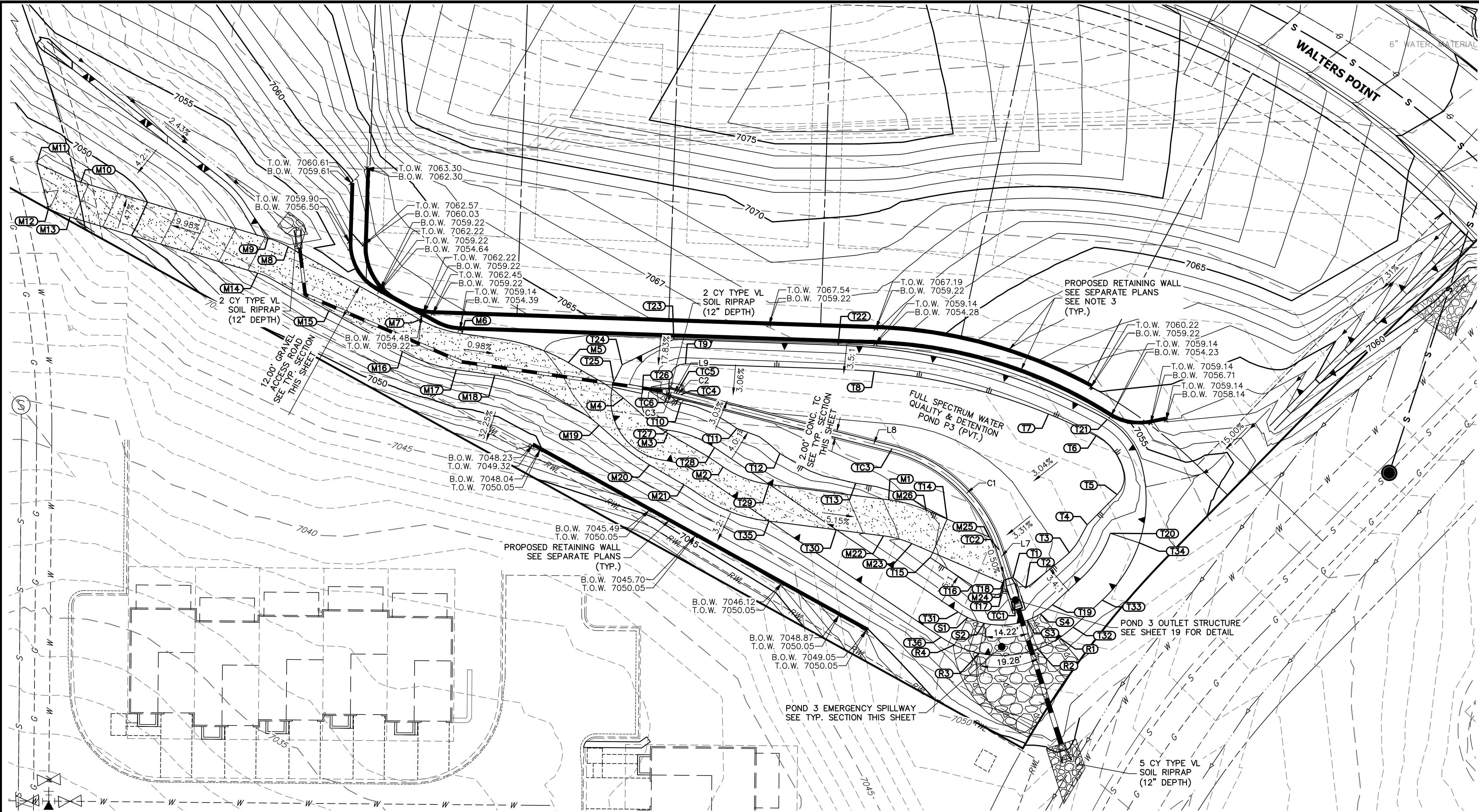
**MONUMENT HILL CM LLC**  
1864 WOODMOOR DR, STE 100  
COLORADO SPRINGS, CO 80920  
ATTN: JOE DESJARDIN  
(719) 476-0800  
JDESJARDIN@PROTERRACO.COM

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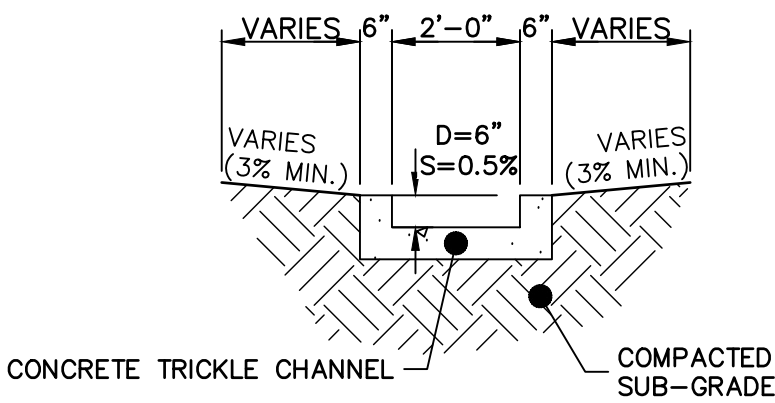






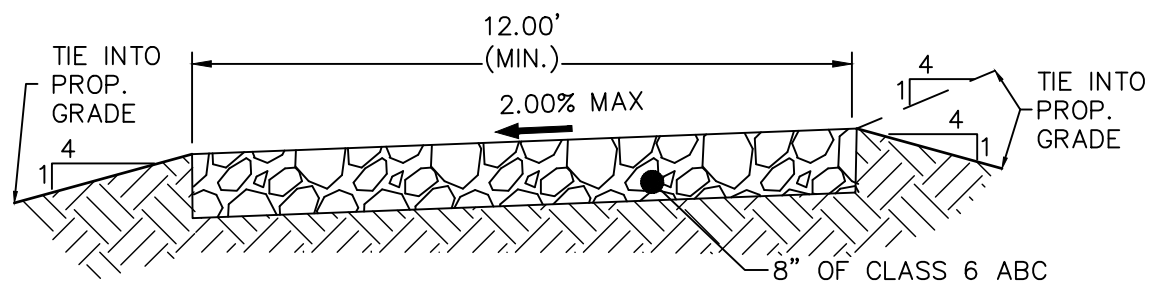
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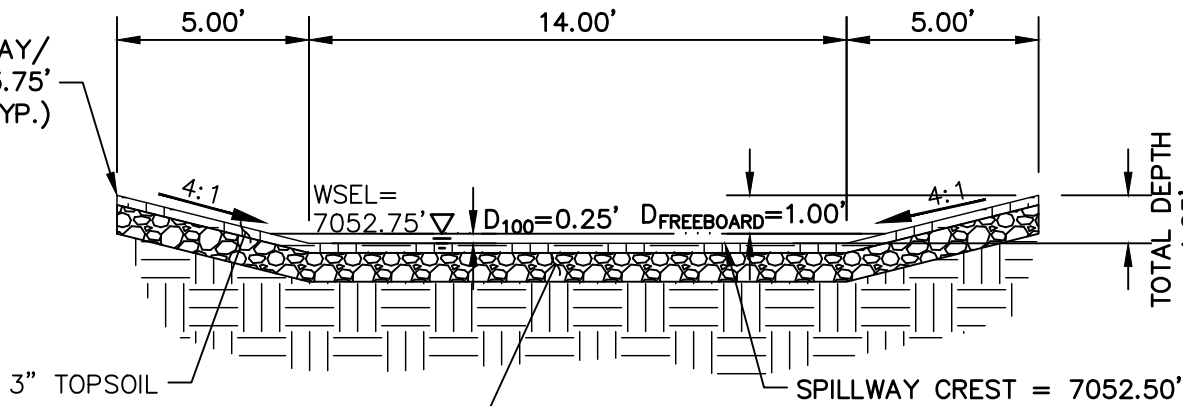
POND 3 TRICKLE CHANNEL

SCALE: 1"=3'



12' GRAVEL MAINTENANCE ACCESS ROAD TYPICAL SECTION

N.T.S.



POND 3 EMERGENCY SPILLWAY TYP. SECTION

SCALE: 1"=5'



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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 12/15/21

POINT TABULATION			
ID NO.	DESCRIPTION	NORTHING/EASTING	ELEVATION
M1	MAINT. ROAD/TOP	N: 454988.78 E: 187037.94	7051.84
M2	MAINT. ROAD	N: 454999.56 E: 186983.63	7053.75
M3	MAINT. ROAD	N: 455010.61 E: 186965.42	7053.75
M4	MAINT. ROAD	N: 455022.27 E: 186950.74	7053.75
M5	MAINT. ROAD	N: 455033.95 E: 186932.54	7053.91
M6	MAINT. ROAD	N: 455043.49 E: 186897.47	7054.27
M7	MAINT. ROAD	N: 455048.04 E: 186883.88	7054.41
M8	TOE/MAINT. ROAD	N: 455072.07 E: 186840.47	7054.25
M9	TOE/MAINT. ROAD	N: 455074.85 E: 186833.87	7054.11
M10	TOE/MAINT. ROAD	N: 455093.34 E: 186772.12	7047.73
M11	TOE/MAINT. ROAD	N: 455099.65 E: 186757.64	7047.94
M12	TOE/MAINT. ROAD	N: 455084.57 E: 186761.60	7047.39
M13	TOE/MAINT. ROAD	N: 455081.85 E: 186768.67	7047.89
M14	TOE/MAINT. ROAD	N: 455063.35 E: 186830.42	7054.35
M15	TOE/MAINT. ROAD	N: 455050.93 E: 186853.88	7054.92
M16	TOE/MAINT. ROAD	N: 455037.54 E: 186878.07	7054.53
M17	TOE/MAINT. ROAD	N: 455031.61 E: 186895.79	7054.47
M18	TOE/MAINT. ROAD	N: 455029.81 E: 186908.46	7054.34
M19	TOE/MAINT. ROAD	N: 455013.27 E: 186942.80	7053.95
M20	TOE/MAINT. ROAD	N: 455000.23 E: 186959.40	7053.87

POINT TABULATION			
ID NO.	DESCRIPTION	NORTHING/EASTING	ELEVATION
M21	TOE/MAINT. ROAD	N: 454993.68 E: 186970.70	7053.87
M22	TOE/MAINT. ROAD	N: 454976.88 E: 187036.40	7052.44
M23	TOE/MAINT. ROAD	N: 454974.34 E: 187045.70	7051.63
M24	TOE/MAINT. ROAD	N: 454961.31 E: 187075.90	7050.51
M25	TOE/MAINT. ROAD	N: 454976.41 E: 187071.33	7050.53
M26	TOE/MAINT. ROAD	N: 454985.37 E: 187050.43	7051.03
R1	RIPRAP GRADEBREAK	N: 454943.10 E: 187094.58	7053.75
R2	RIPRAP GRADEBREAK	N: 454939.69 E: 187087.00	7052.50
R3	RIPRAP GRADEBREAK	N: 454938.26 E: 187067.79	7052.50
R4	RIPRAP GRADEBREAK	N: 454941.01 E: 187059.70	7053.75
S1	SPILLWAY AT TOP	N: 454950.02 E: 187064.05	7053.75
S2	SPILLWAY AT CREST	N: 454948.12 E: 187069.55	7052.50
S3	SPILLWAY AT CREST	N: 454949.07 E: 187083.55	7052.50
S4	SPILLWAY AT TOP	N: 454951.18 E: 187087.92	7053.75
T1	TOE/OUTLET	N: 454963.26 E: 187078.92	7050.50
T2	TOE	N: 454959.69 E: 187083.09	7051.21
T3	TOE	N: 454971.39 E: 187097.55	7051.16
T4	TOE	N: 454980.59 E: 187103.42	7051.38
T5	TOE	N: 454990.53 E: 187113.28	7051.78
T6	TOE	N: 455009.80 E: 187106.34	7051.92

POINT TABULATION			
ID NO.	DESCRIPTION	NORTHING/EASTING	ELEVATION
T7	TOE	N: 455016.99 E: 187090.68	7051.72
T8	TOE	N: 455031.07 E: 187033.32	7051.50
T9	TOE/MAINT. ROAD	N: 455033.53 E: 186971.07	7051.41
T10	TOE/MAINT. ROAD	N: 455020.69 E: 186969.70	7051.17
T11	TOE	N: 455012.24 E: 186988.13	7051.16
T12	TOE	N: 455004.00 E: 187002.27	7051.20
T13	TOE	N: 454994.23 E: 187027.29	7051.15
T14	TOE	N: 454982.43 E: 187057.29	7050.82
T15	TOE	N: 454969.77 E: 187051.70	7051.07
T16	TOE	N: 454960.52 E: 187065.54	7050.83
T17	TOE	N: 454957.46 E: 187079.53	7051.26
T18	TOE/OUTLET	N: 454962.35 E: 187076.06	7050.50
T19	TOP	N: 454954.16 E: 187091.86	7053.75
T20	TOP	N: 454977.75 E: 187110.99	7053.75
T21	TOP	N: 455015.21 E: 187109.99	7053.75
T22	TOP	N: 455039.65 E: 187021.29	7053.75
T23	TOP	N: 455041.60 E: 186967.35	7053.75
T24	TOP	N: 455033.24 E: 186950.35	7053.75
T25	TOP	N: 455027.72 E: 186947.58	7053.75
T26	TOP	N: 455023.74 E: 186956.85	7053.75

POINT TABULATION			
ID NO.	DESCRIPTION	NORTHING/EASTING	ELEVATION
T27	TOP	N: 455011.69 E: 186965.42	7053.75
T28	TOP	N: 455005.95 E: 186980.79	7053.75
T29	TOP	N: 454993.86 E: 186998.68	7053.75
T30	TOP	N: 454978.89 E: 187020.83	7053.75
T31	TOP	N: 454951.92 E: 187060.91	7053.75
T32	TOP	N: 454946.81 E: 187098.65	7053.75
T33	TOP	N: 454955.72 E: 187108.30	7053.75
T34	TOP	N: 454974.60 E: 187120.48	7053.75
T35	TOP	N: 454981.75 E: 186998.74	7053.75
T36	TOP	N: 454943.53 E: 187055.32	7053.75
TC1	TRICKLE CHANNEL	N: 454956.40 E: 187079.53	7052.04
TC2	TRICKLE CHANNEL	N: 454972.28 E: 187074.48	7050.05
TC3	TRICKLE CHANNEL	N: 455005.57 E: 187039.18	7050.30
TC4	TRICKLE CHANNEL	N: 455023.33 E: 186969.50	7050.66
TC5	TRICKLE CHANNEL	N: 455023.73 E: 186968.01	7050.67
TC6	TRICKLE CHANNEL	N: 455024.26 E: 186965.82	7050.68

LINE TABLE			CURVE TABLE			
LINE	BEARING	DISTANCE	CURVE	DELTA	RADIUS	LENGTH
L7	S17°39'02"E	16.66'	C1	58°03'03"	50.00'	50.66'
L8	S75°42'05"E	71.91'	C2	1°46'13"	50.00'	1.54'
L9	S73°55'52"E	0.88'	C3	7°47'49"	10.12'	1.38'

UNTIL SUCH TIME AS THESE DRAWINGS ARE APPROVED BY THE AGENCIES, OR ENGINEERING APPROVES THEIR USE, DESIGNATED BY WRITTEN AUTHORIZATION.

PREPARED FOR  
**MONUMENT HILL CM LLC**  
1864 WOODMOOR DR, STE 100  
COLORADO SPRINGS, CO 80920  
ATTN: JOE DESJARDIN  
(719) 476-0800  
JDESJARDIN@PROTERRACE.COM

**J.R. ENGINEERING**  
A Western Company  
Central 303-740-9888 • Colorado Springs 719-583-2583  
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BY DATE

No. REVISION

1"=20'

H-SCALE  
V-SCALE  
DATE  
DESIGNED BY  
DRAWN BY  
CHECKED BY

12/15/21  
GVT  
GVT

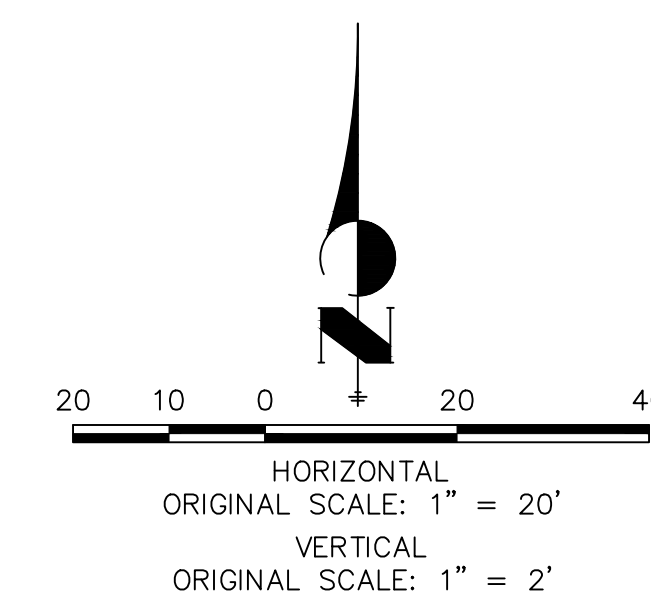
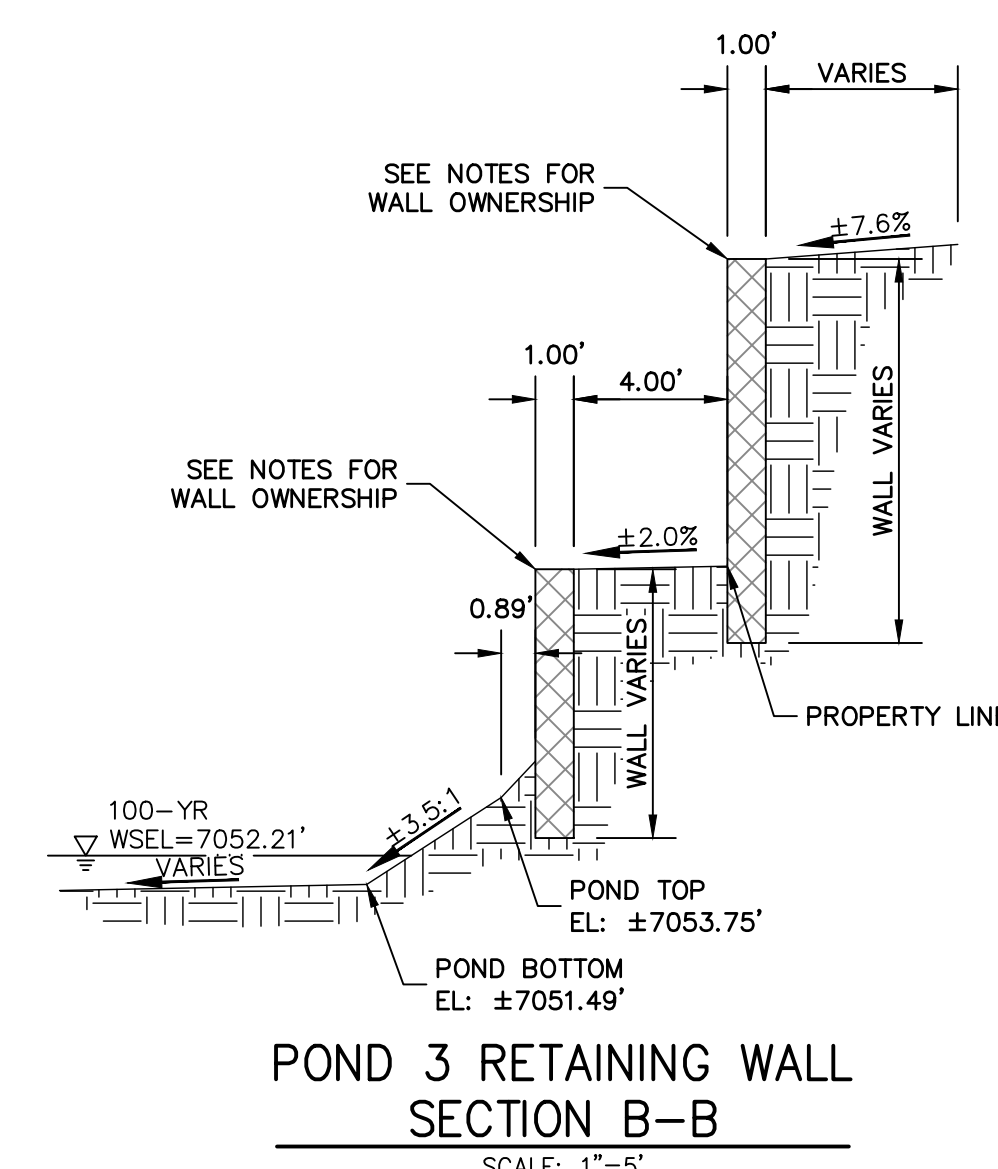
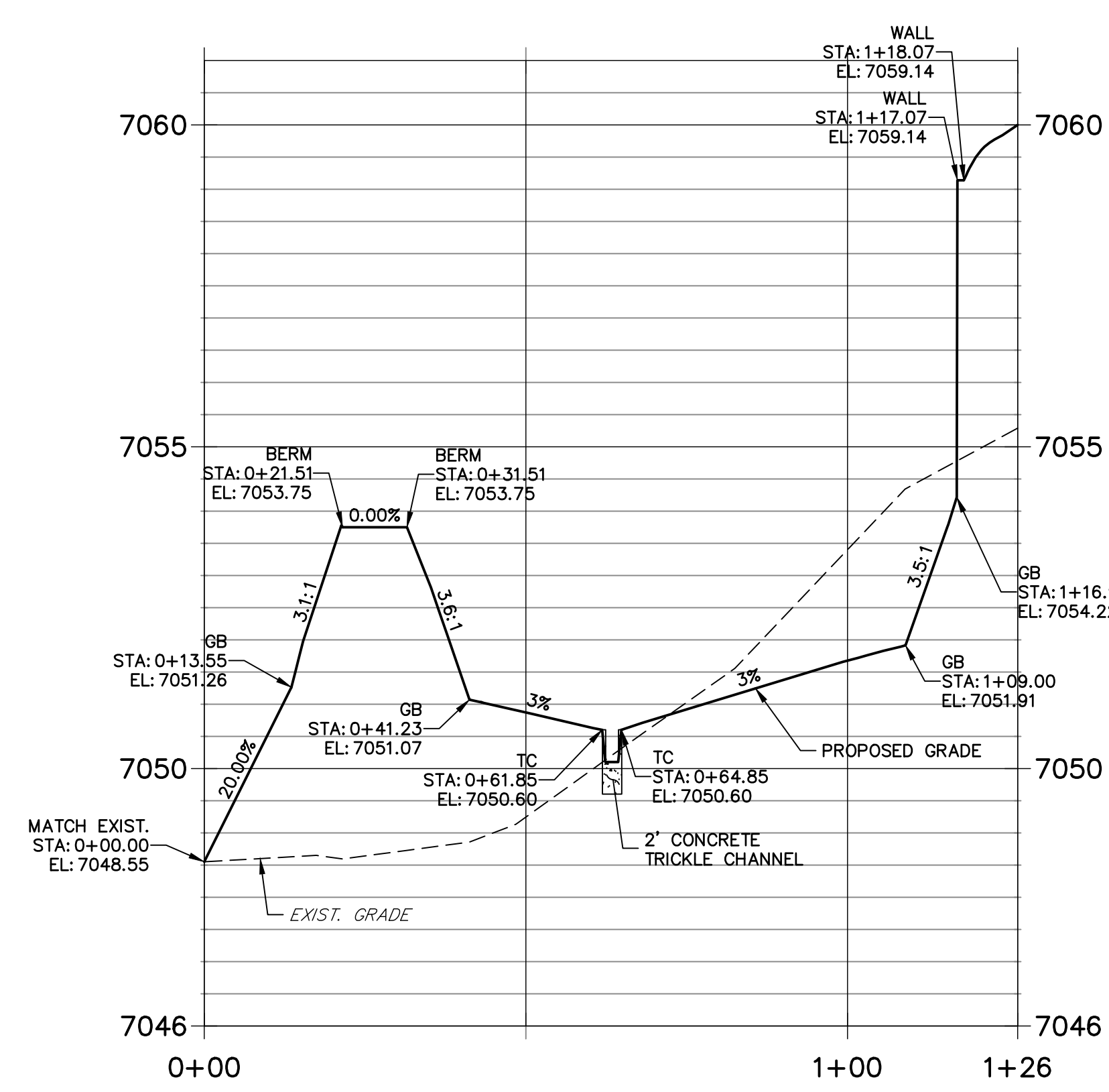
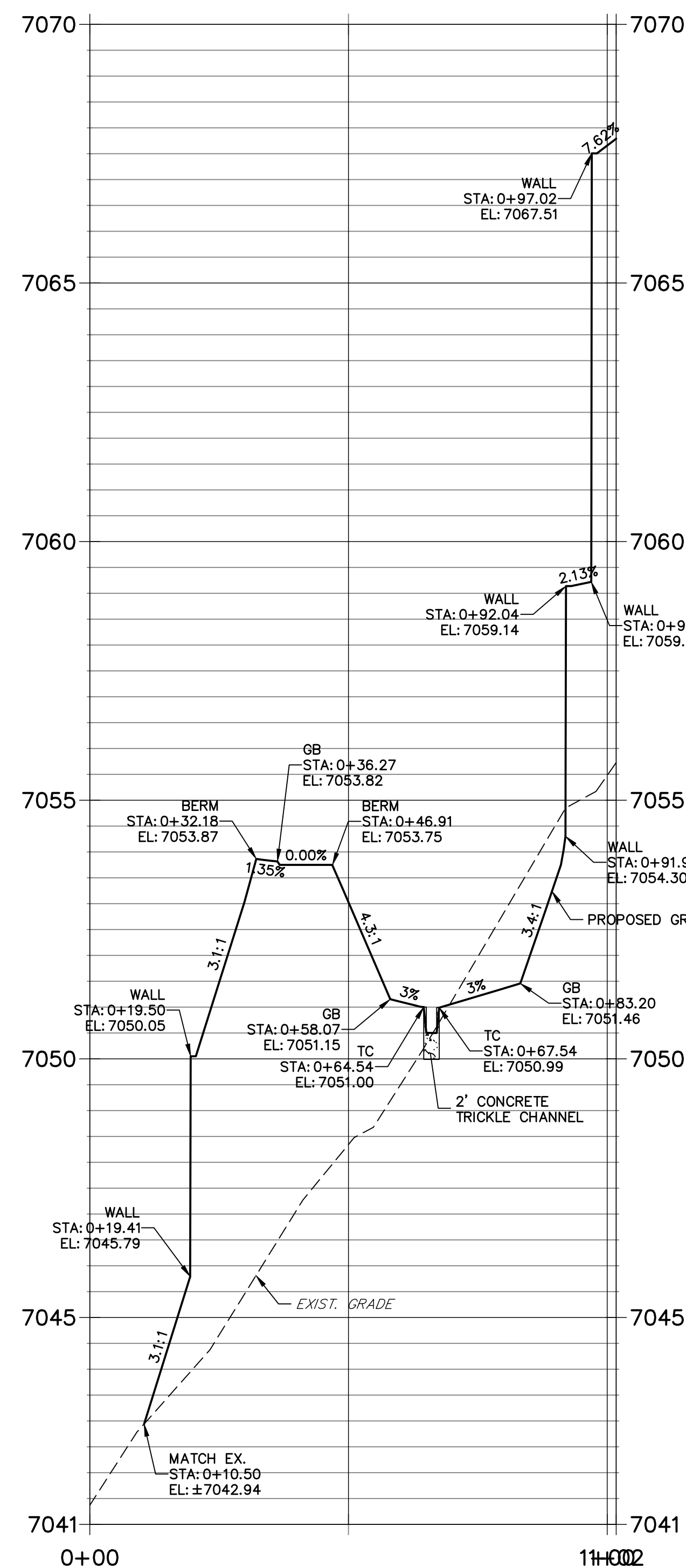
CLOVERLEAF FILING 2

POND PLANS AND DETAILS

SHEET 17 OF 28

JOB NO. 25158.01





1. ALL PROPOSED POND IMPROVEMENTS ARE PRIVATE UNLESS OTHERWISE NOTED.
2. SEE SHEETS 3-8 FOR PROPOSED STORM SEWER DESIGN.
3. CLOVERLEAF METROPOLITAN DISTRICT WILL OWN AND MAINTAIN ALL RETAINING WALLS WITHIN TRACTS. WALLS ON LOTS WILL BE OWNED AND MAINTAINED BY THE INDIVIDUAL LOT OWNER.

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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

MONUMENT HILL CM LLC  
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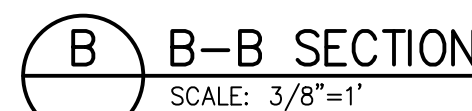
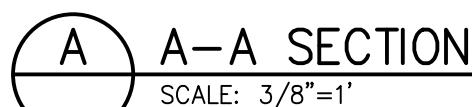
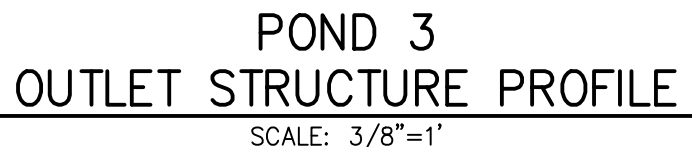
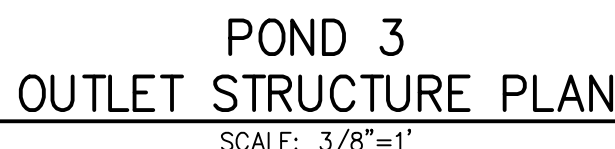
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H-SCALE	1"=20'
V-SCALE	1"=2'
DATE	12/15/21
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POND PLANS AND DETAILS

JOB NO. 25158.01





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FOR AND ON BEHALF OF JR ENGINEERING.

SHEET 19 OF 28  
JOB NO. 25158.01

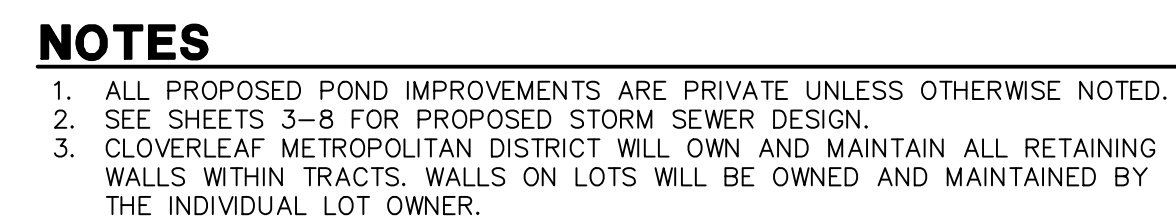
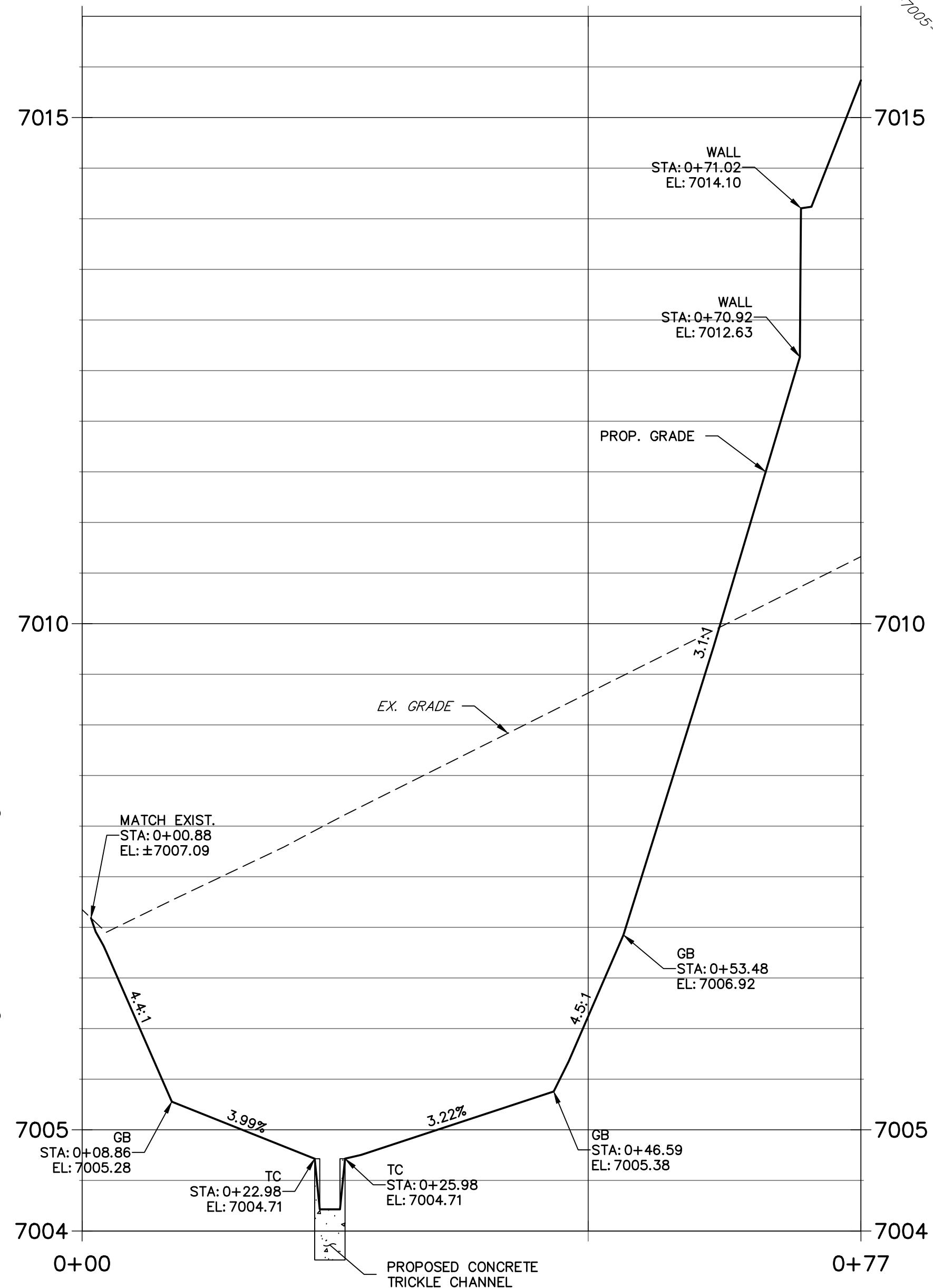
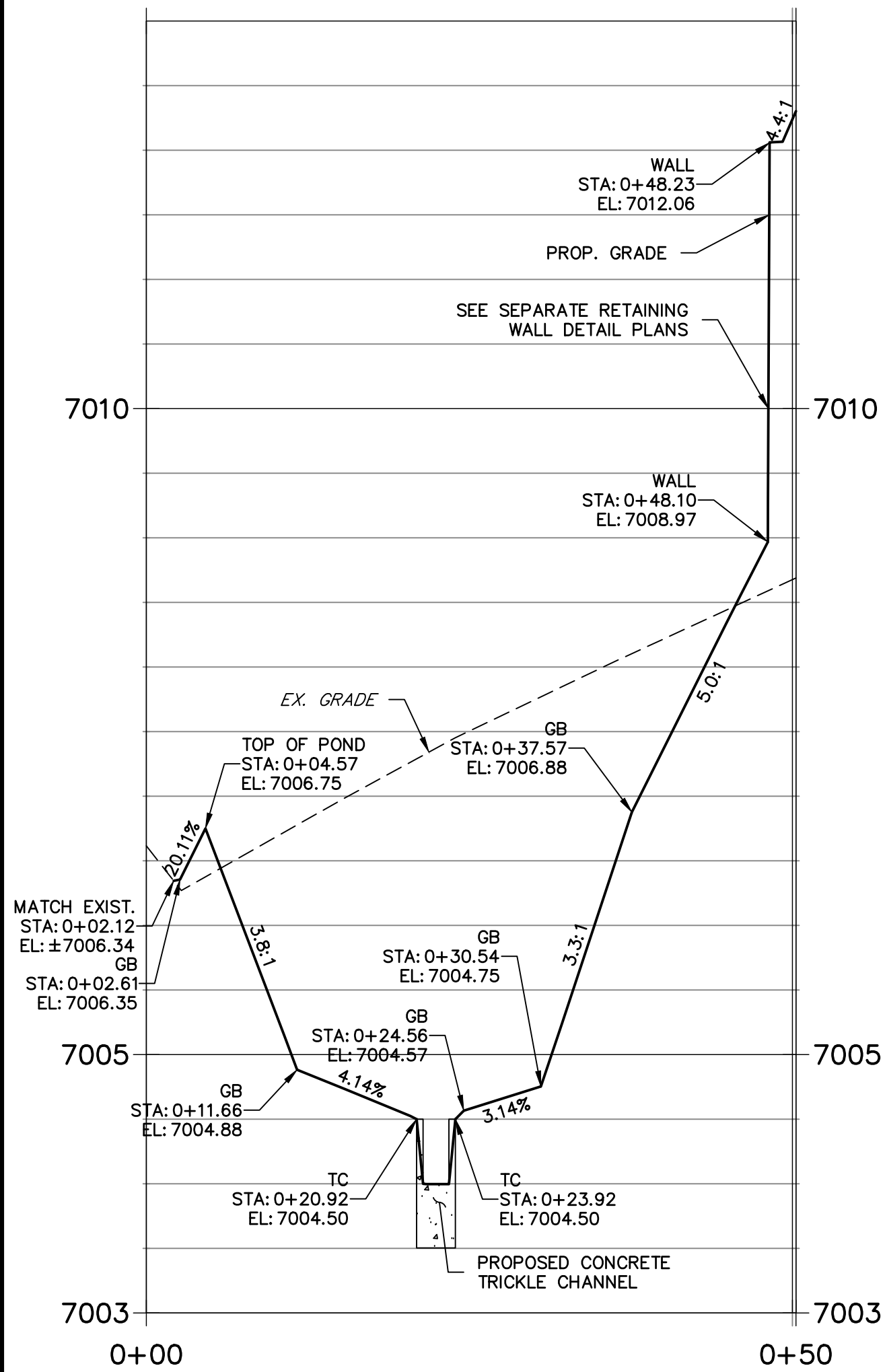
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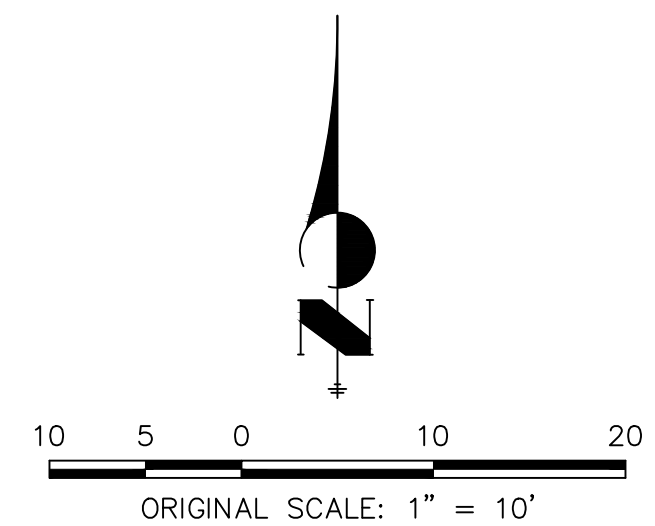


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ENGINEERING


 32314  
 DATE 12/15/21  
 MIKE A. BRAMLETT, P.E.  
 COLORADO P.E. 32314  
 FOR AND ON BEHALF OF JR ENGINEERING, LLC

## POND PLANS AND DETAILS

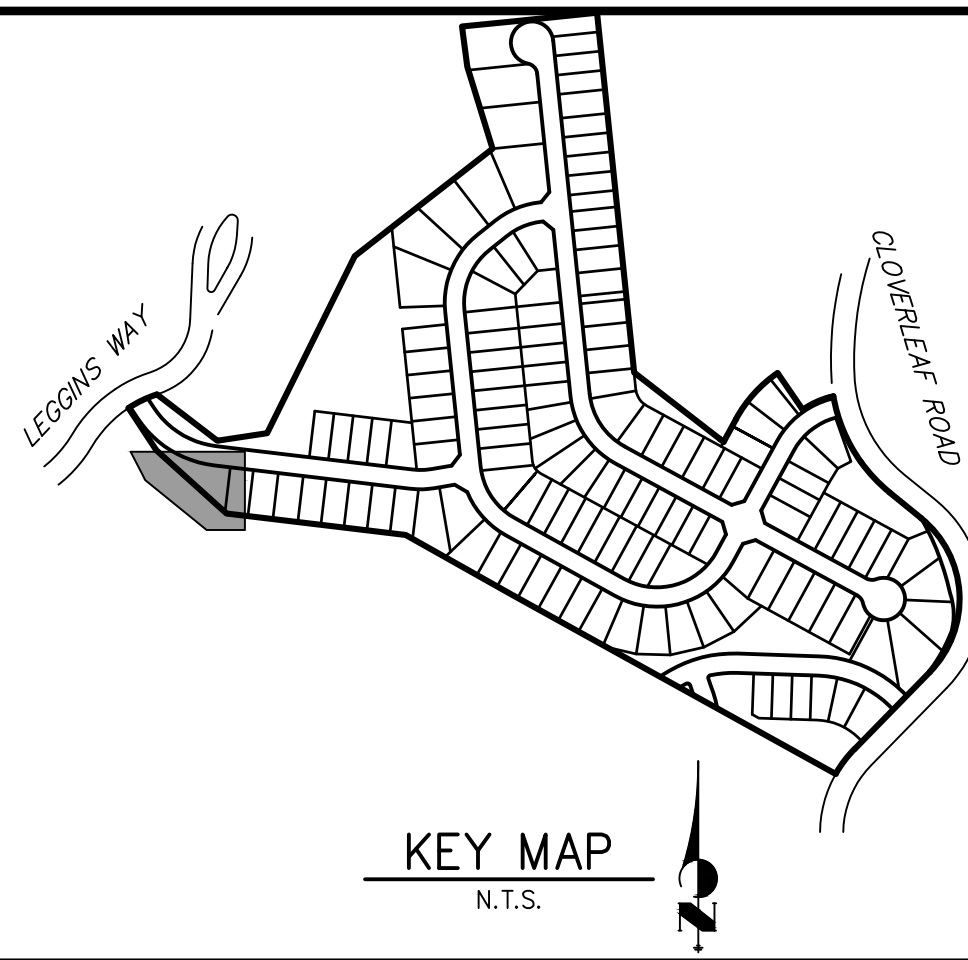
SHEET 21 OF 28
JOB NO. 25158.01

MONUMENT HILL CM LLC

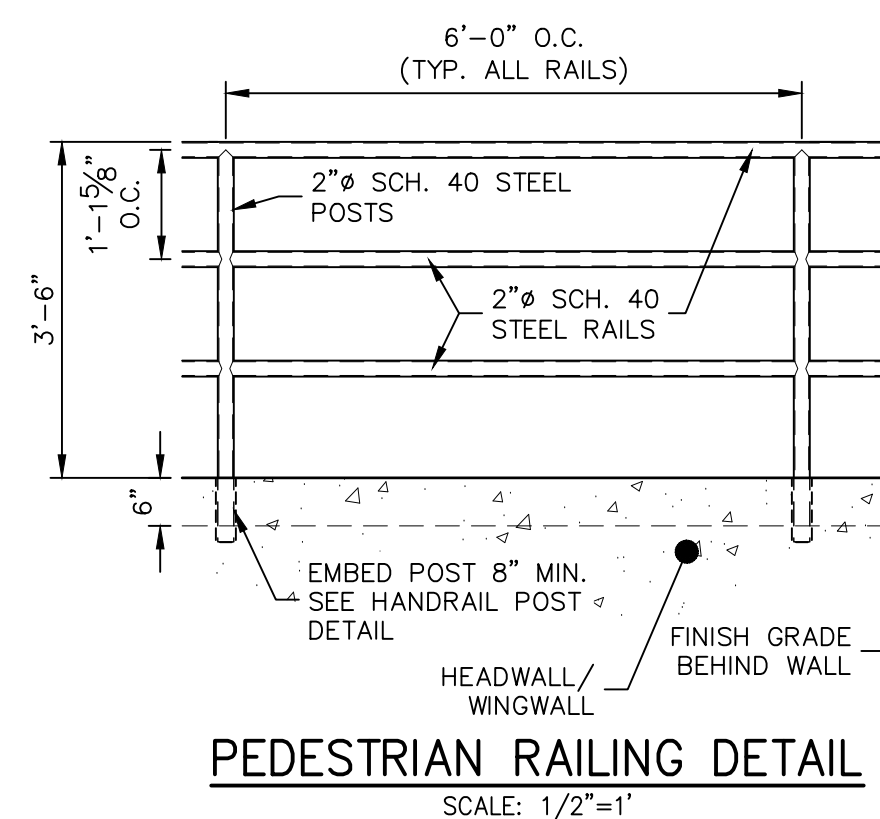
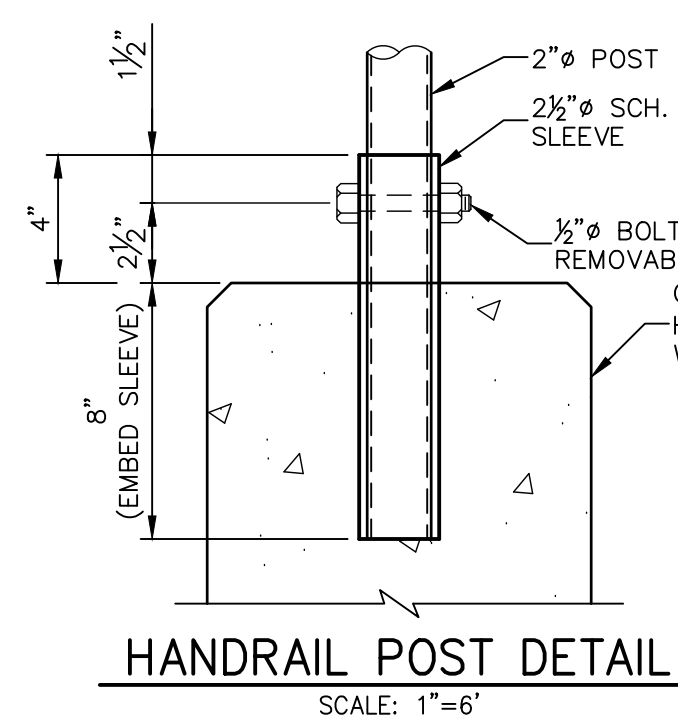
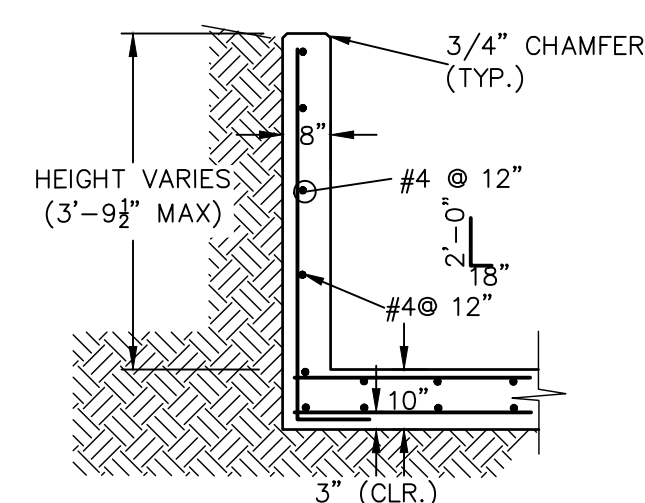
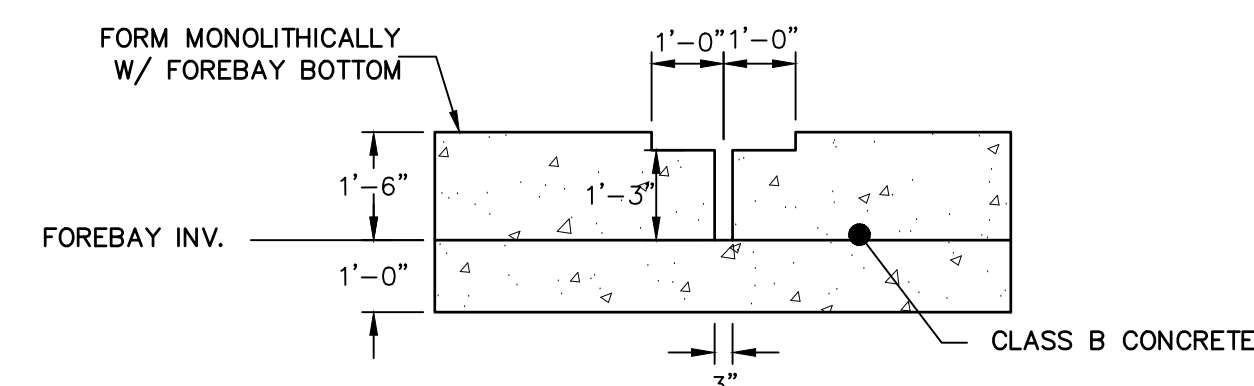
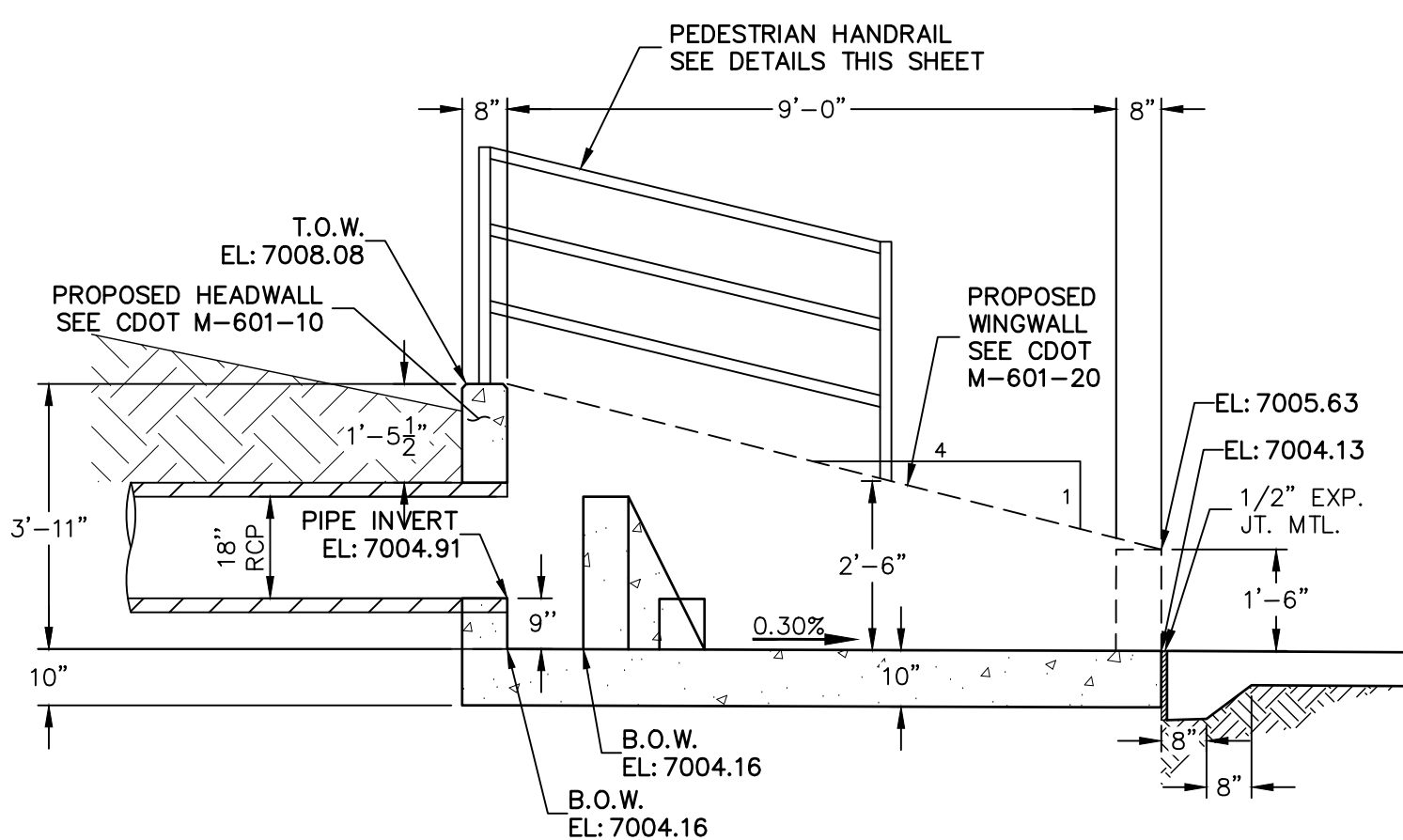
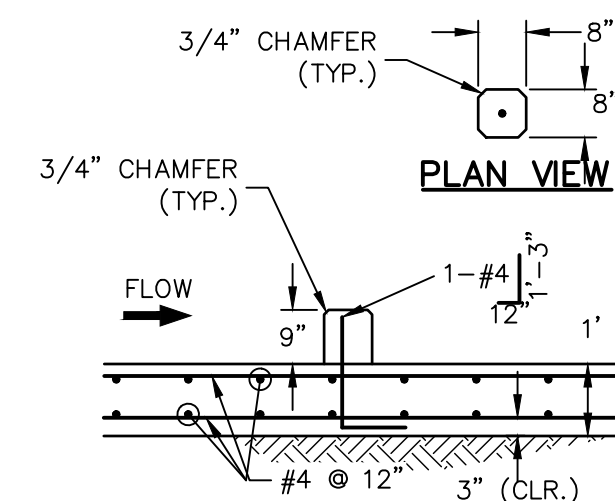
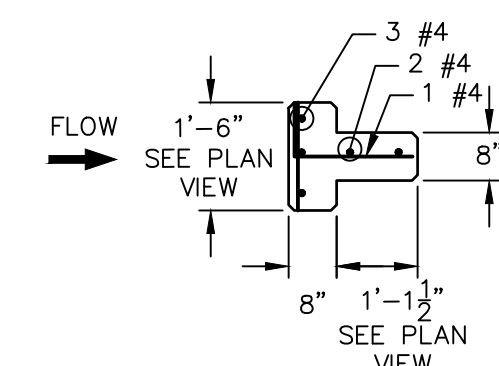
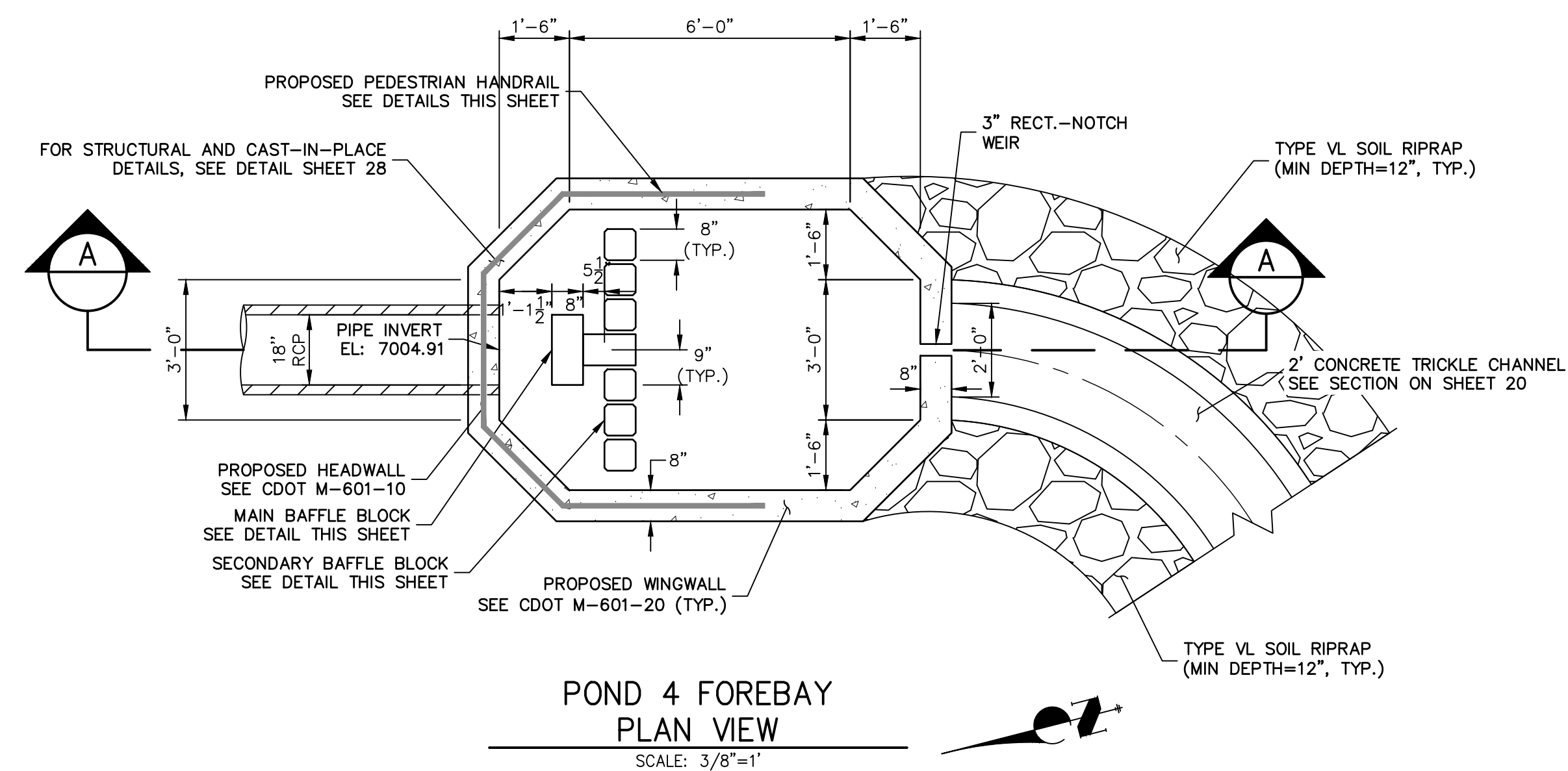


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EPC PCD 1/31/22



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## ENGINEER'S STATEMENT

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR  
ENGINEERING

Mit Bräutigam

MIKE A. BRAMLETT, P.E.

COLORADO P.E. 32314  
FOR AND ON BEHALF OF JR ENGINEERING

32314

DATE 12/15/21

ENGINEERING, LLC

JOB NO.		25158.01	
SHEET		22 OF 28	
CLOVERLEAF FILING 2			
H-SCALE		VARIES	
V-SCALE		VARIES	
DATE		12/15/21	
DESIGNED BY		GAG	
DRAWN BY		GAG	
CHECKED BY			
No.		REVISION	
BY		DATE	









**SAND FILTER-PLAN**



**POND SF-1 PROFILE  
STA 0+00.00 TO 0+71.26**



**POND SF-2 PROFILE  
STA 0+00.00 TO 0+43.72**



KEY MAP  
N.T.S.

NOTES

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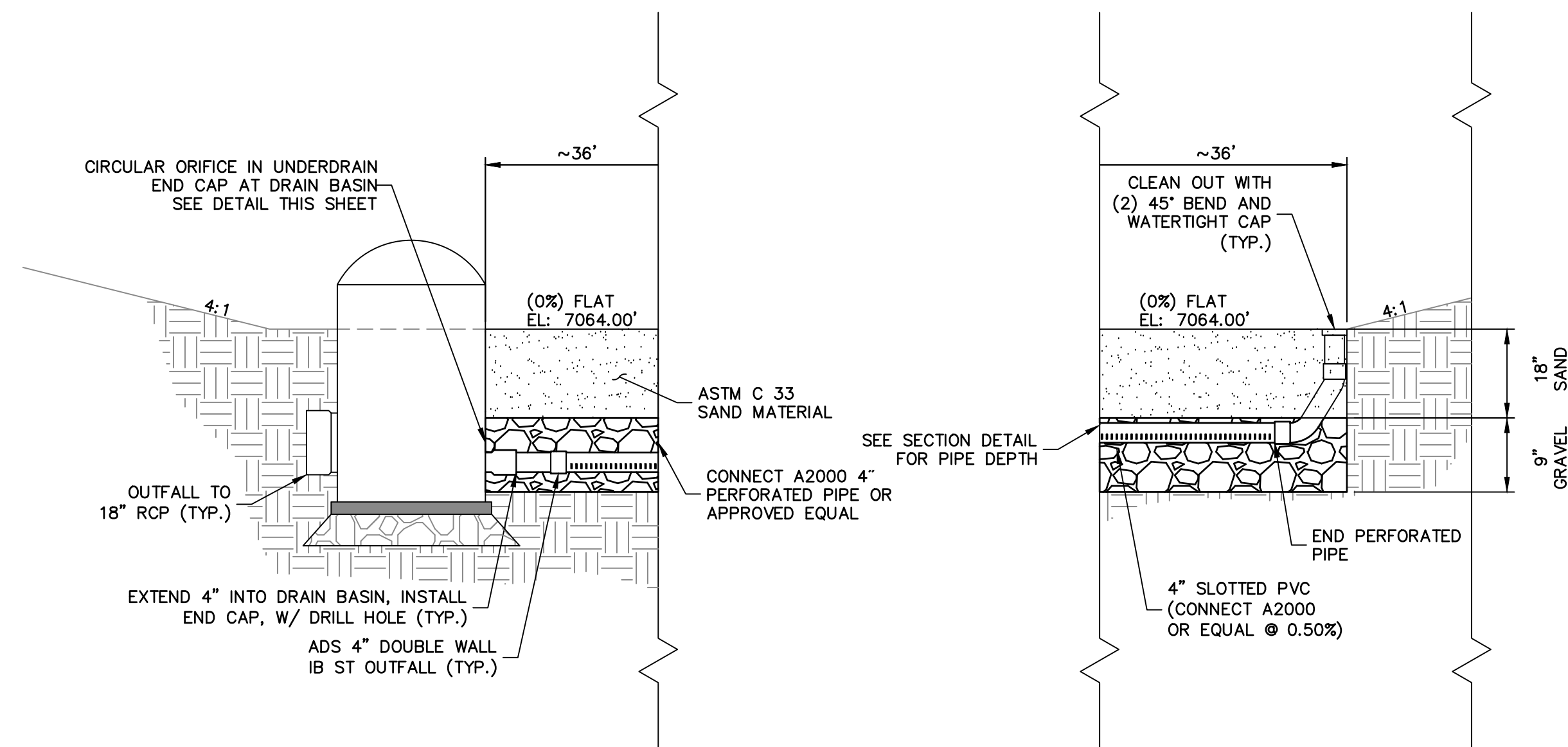
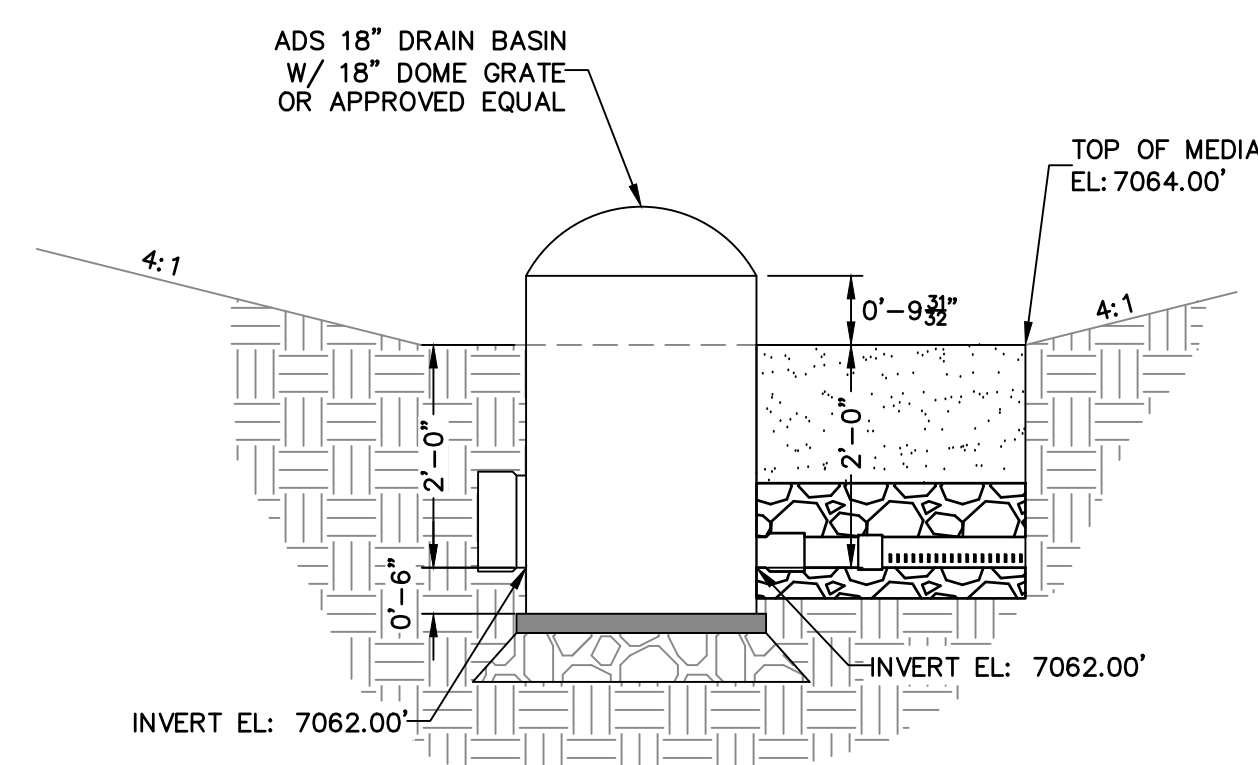
EPC PCD 1/31/22

**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

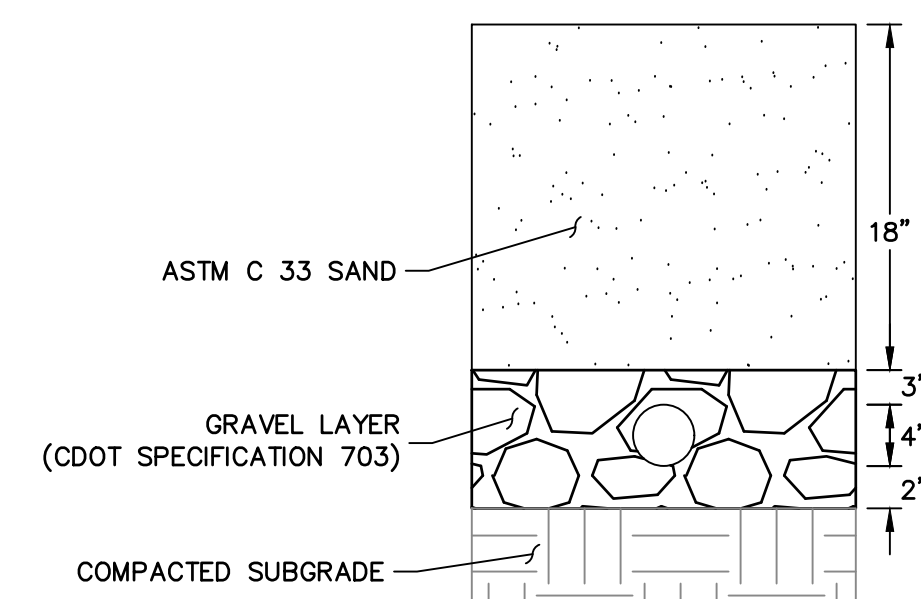
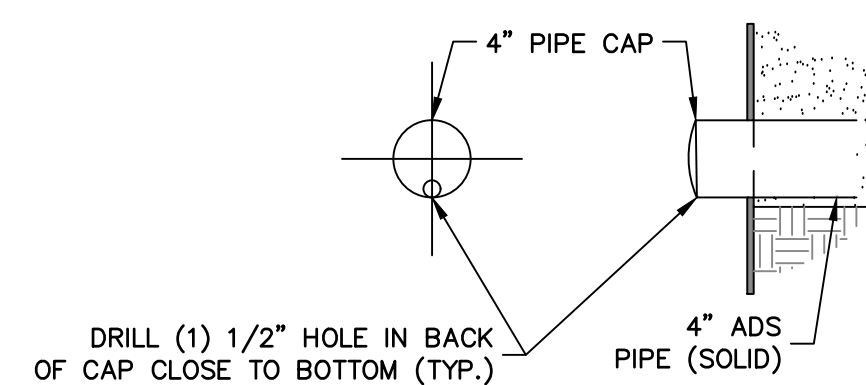
DATE 12/15/21

CLOVERLEAF FILING 2  
POND PLANS AND DETAILS  
SHEET 24 OF 28  
JOB NO. 25158.01





NOTE: SEE URBAN DRAINAGE VOLUME 3 FACT SHEETS T-6 FOR FURTHER DETAILS AND SPECIFICATIONS.



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### ENGINEER'S STATEMENT

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR  
ENGINEERING

Mit Bräutigam

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

FOR AND ON BEHALF OF JR ENGINEERING

STATE OF COLORADO  
MICHAEL A. BRAMLETT  
32314  
MECHANICAL ENGINEERING

CLOVERLEAF FILING 2

## POND PLANS AND DETAILS

SHEET 25 OF 28

JOB NO. 25158.01

BY	DATE
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No.	REVISION
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N.T.S.

H-SCALE

CONFIDENTIAL

SH

JC

[illegible]


N.T.S.

V-SCALE

ET

NO.

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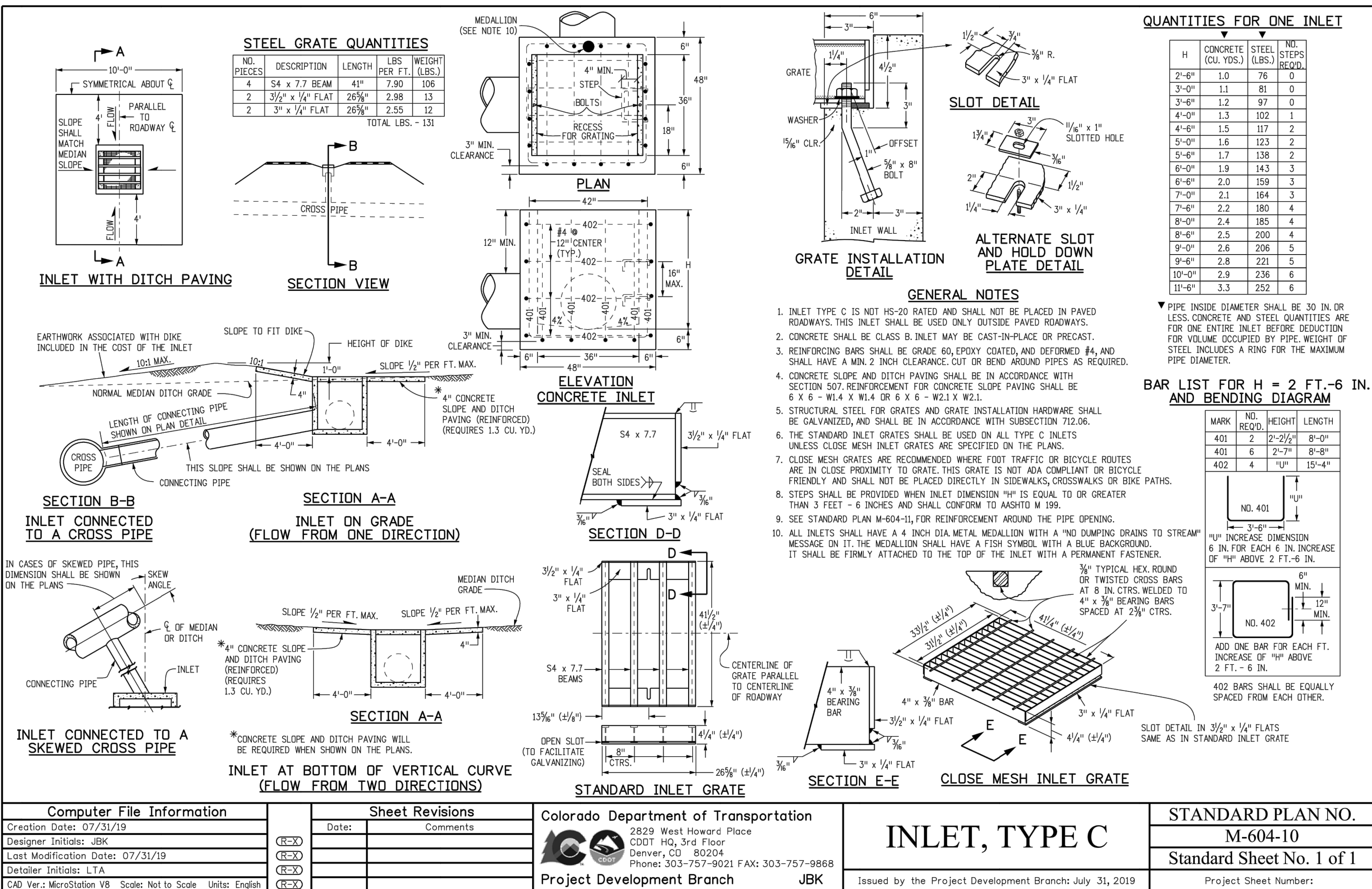
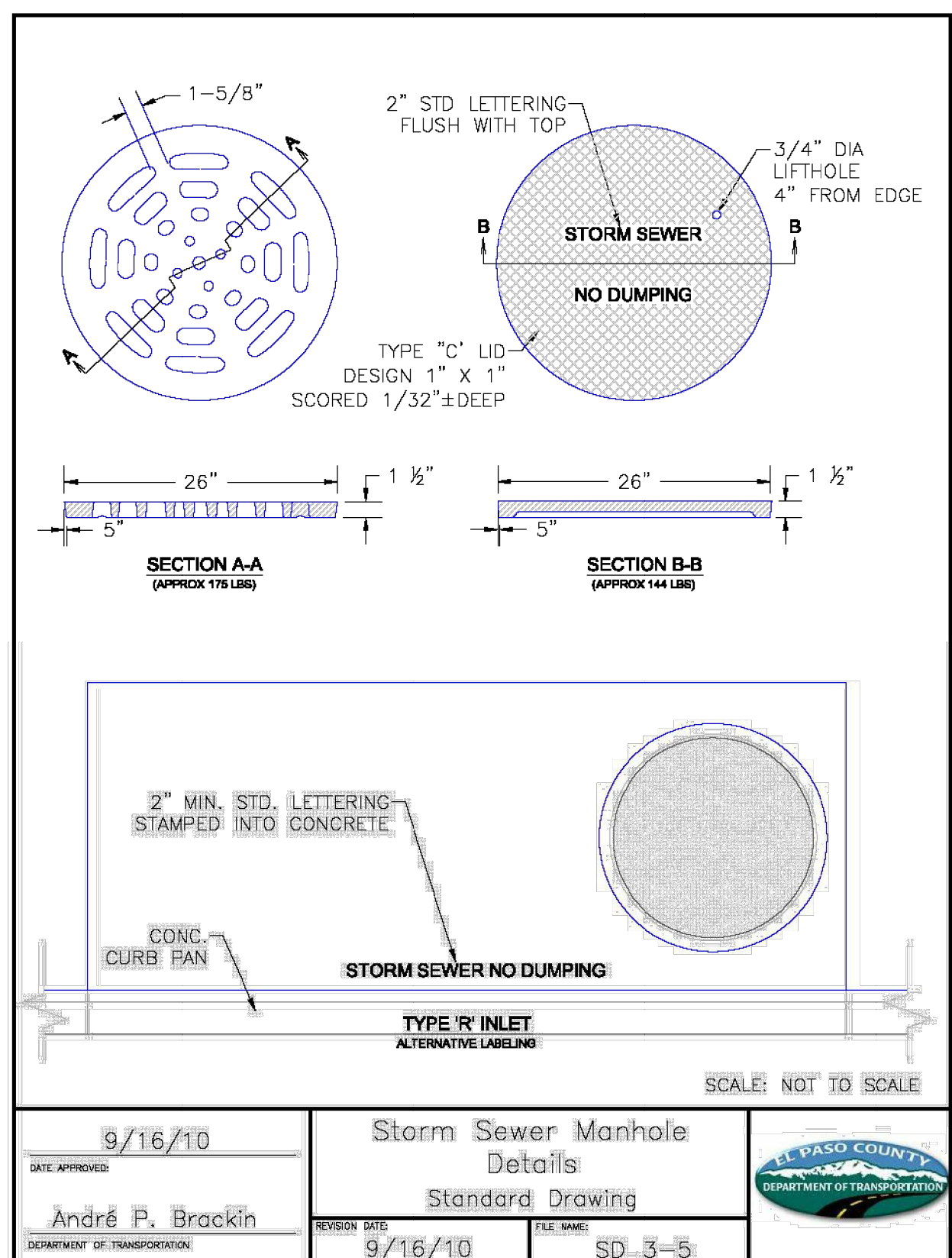
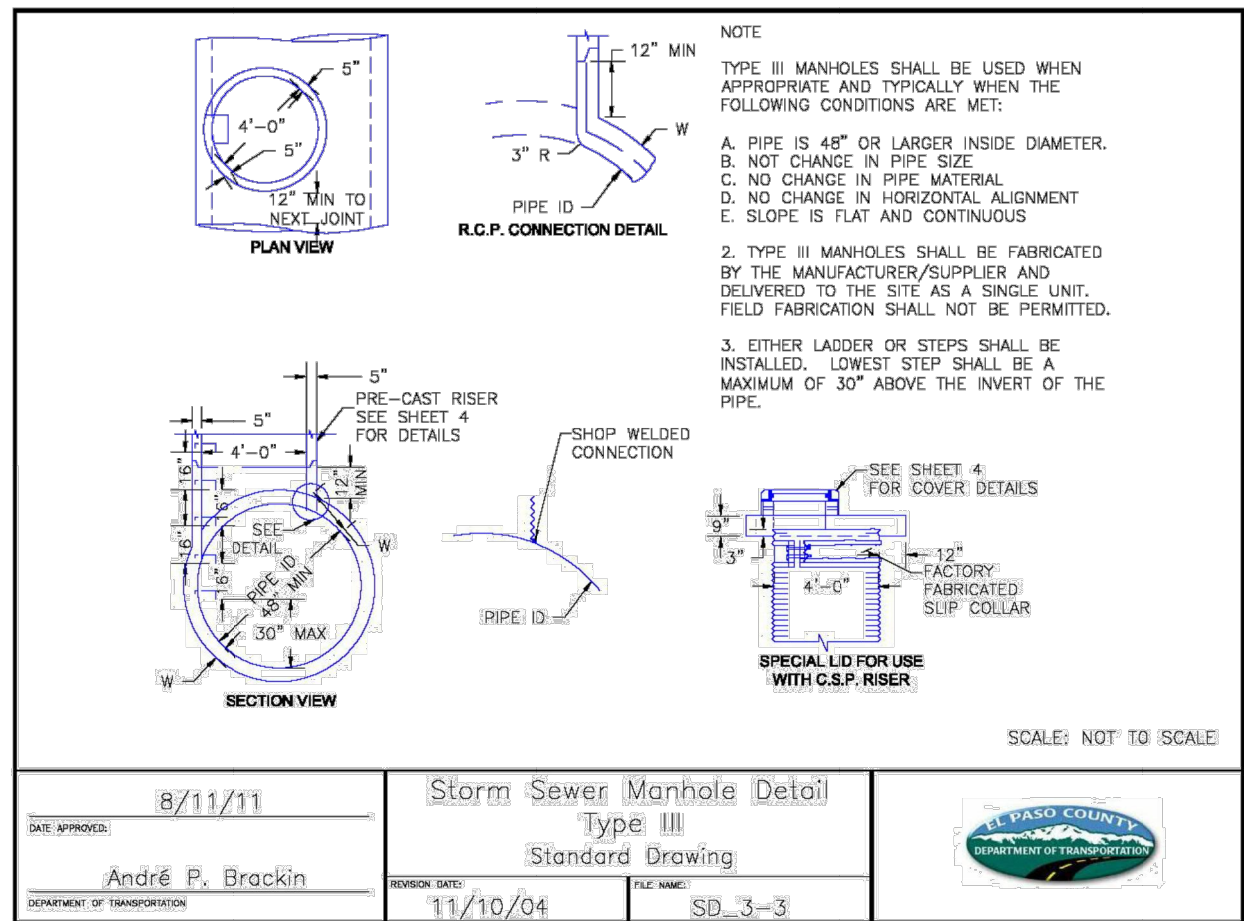
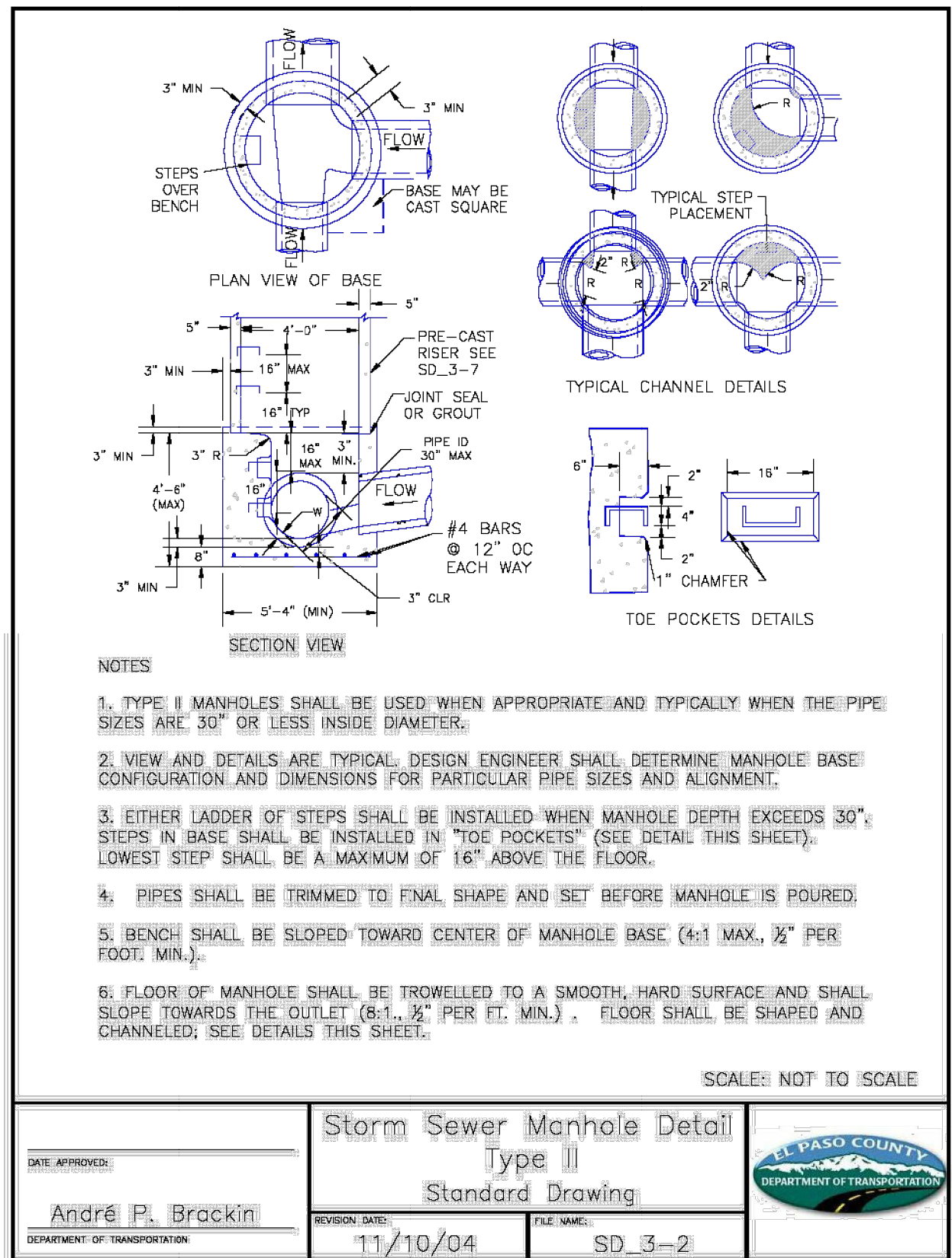
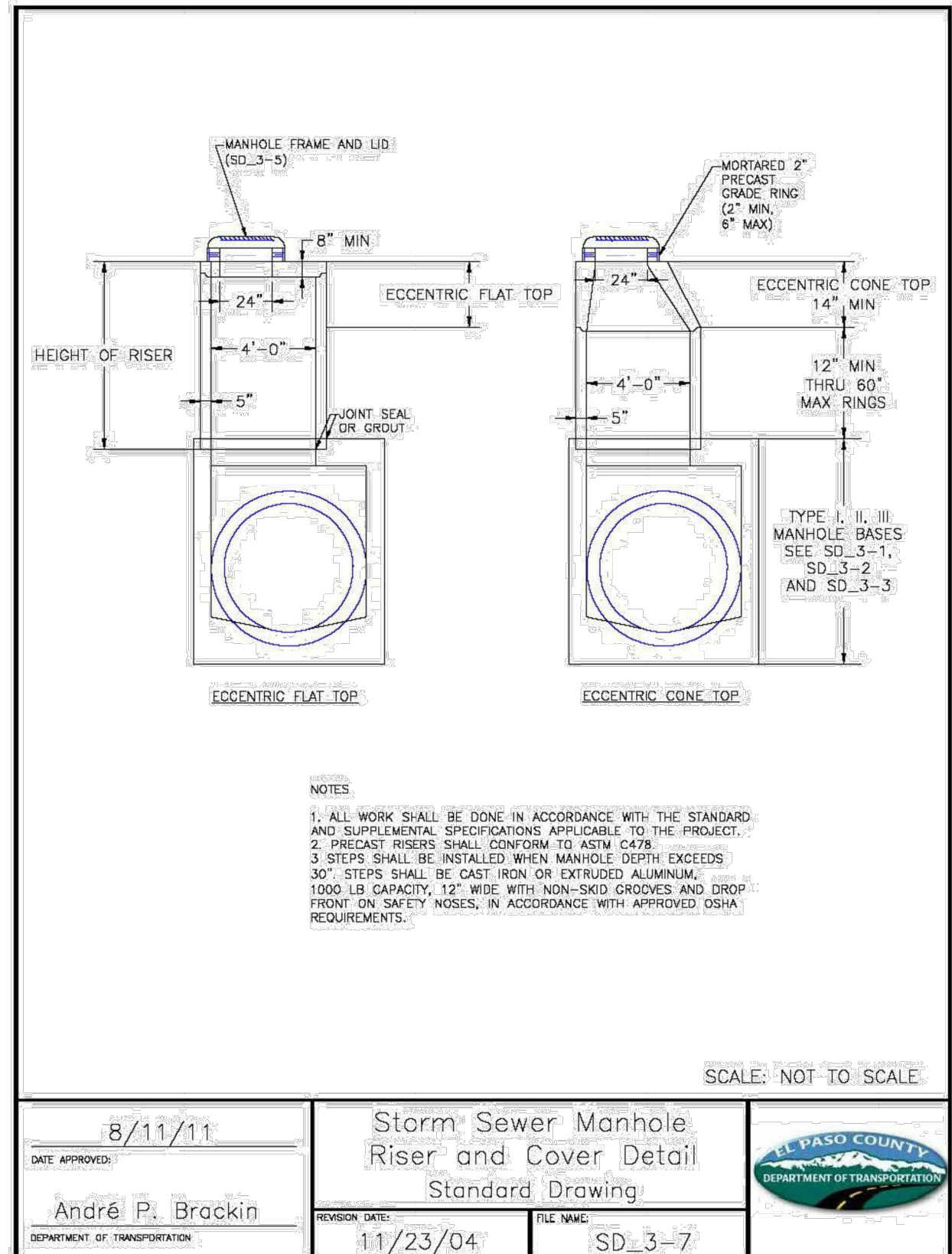
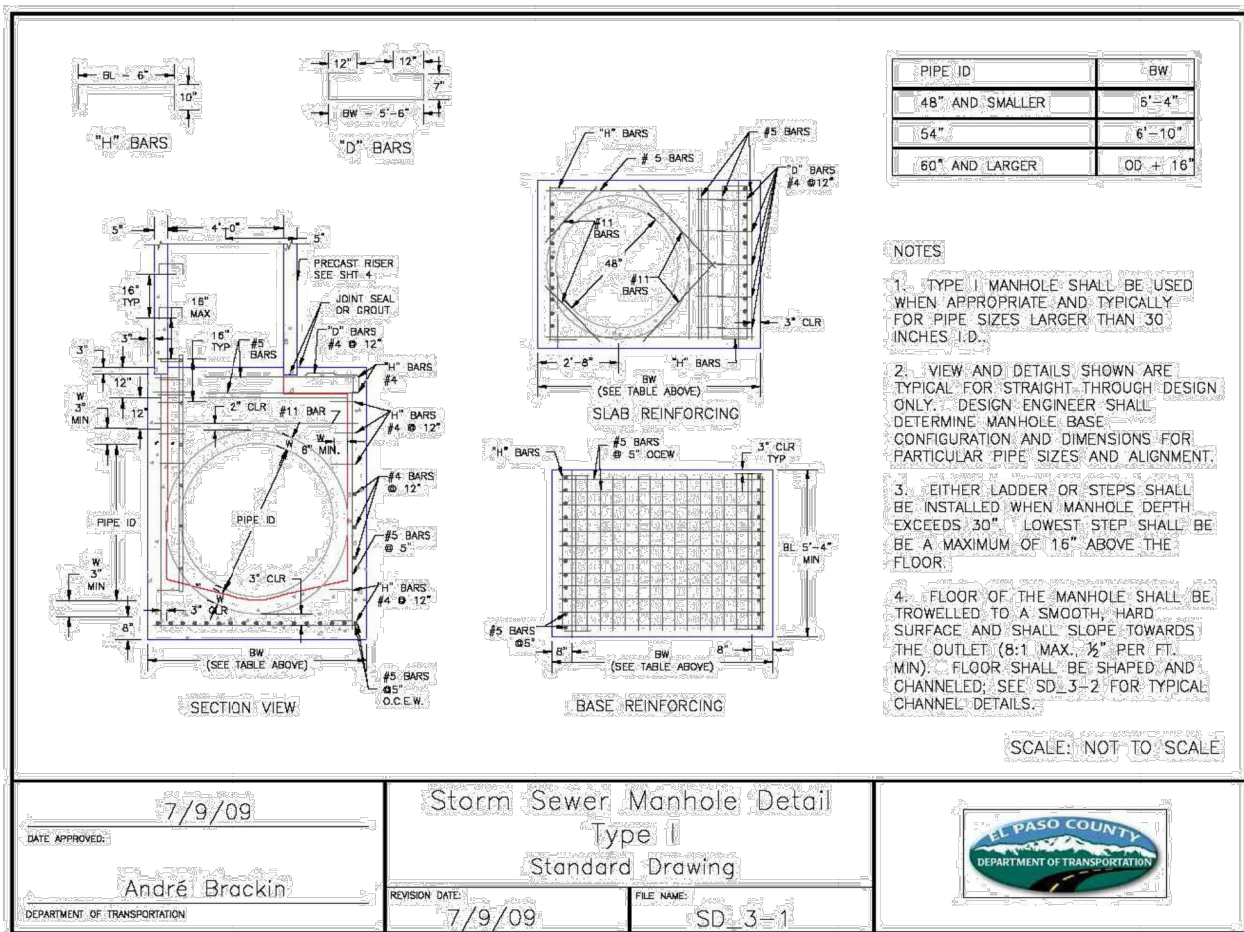


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**MONUMENT HILL CM LLC**  
1864 WOODMOOR DR, STE 100  
COLORADO SPRINGS, CO 80920  
ATTN: JOE DESJARDIN  
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JDESJARDIN@PROTERRACO.COM

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AUTHORIZATION.





ENGINEER'S STATEMENT

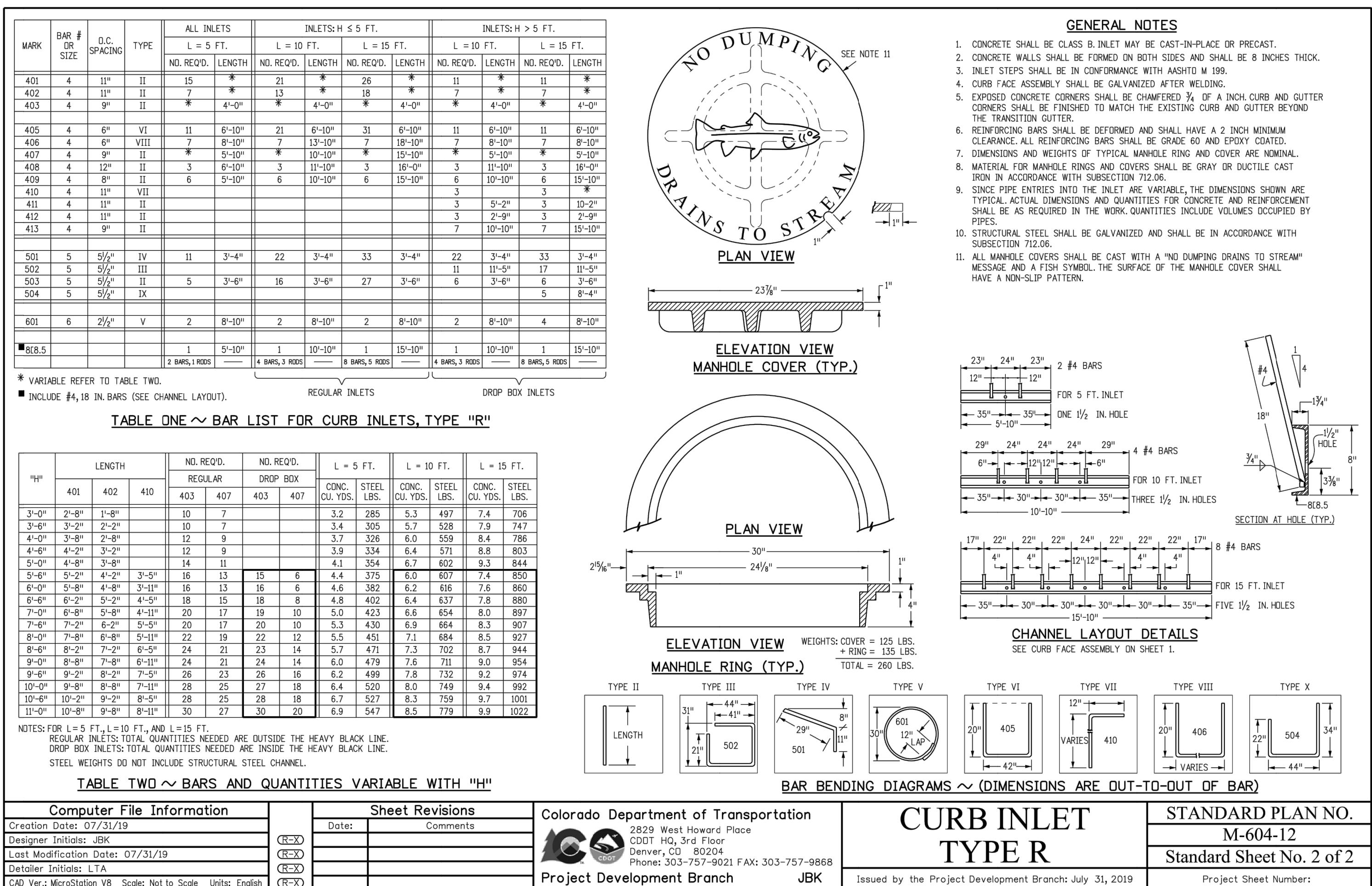
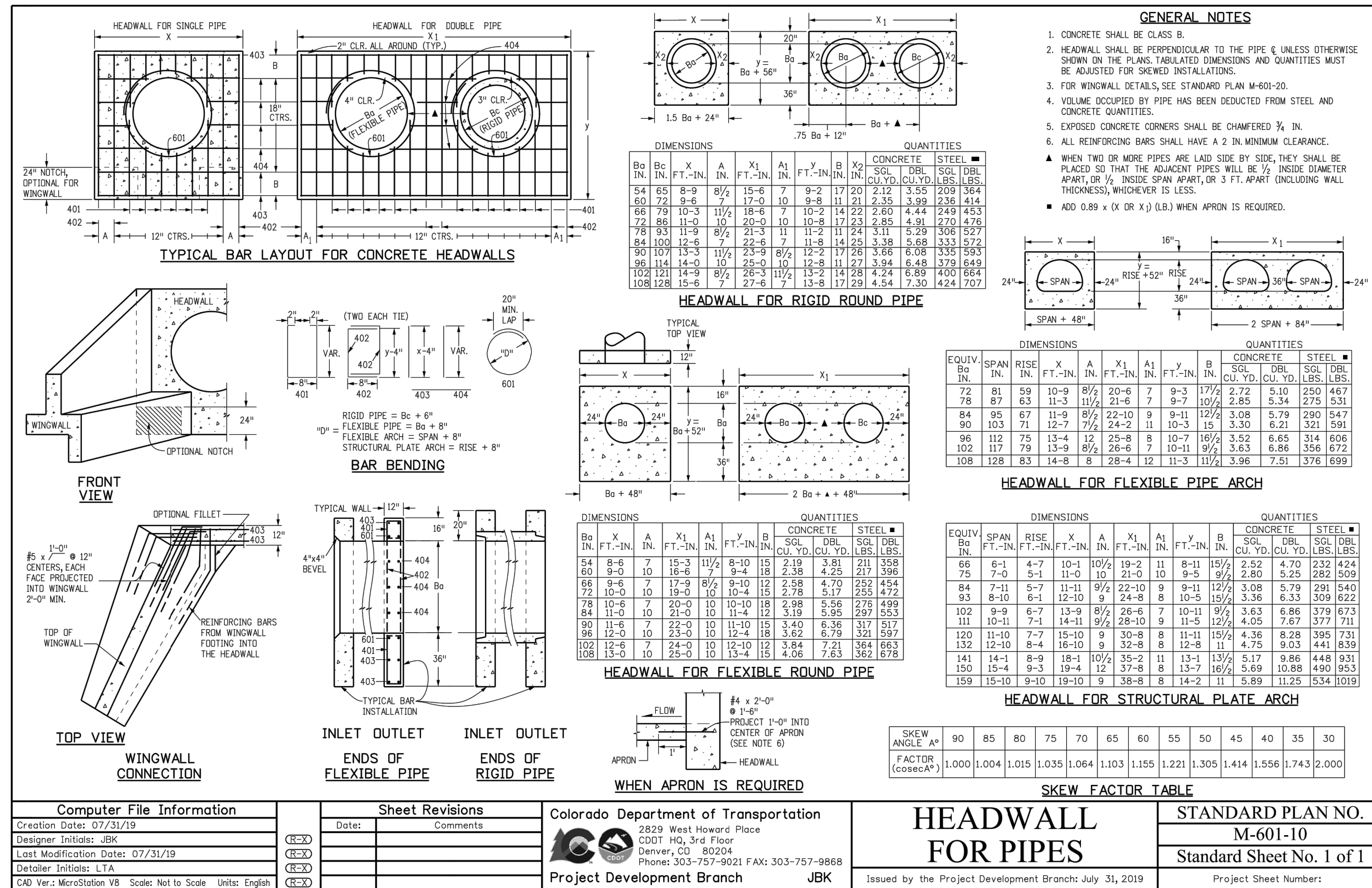
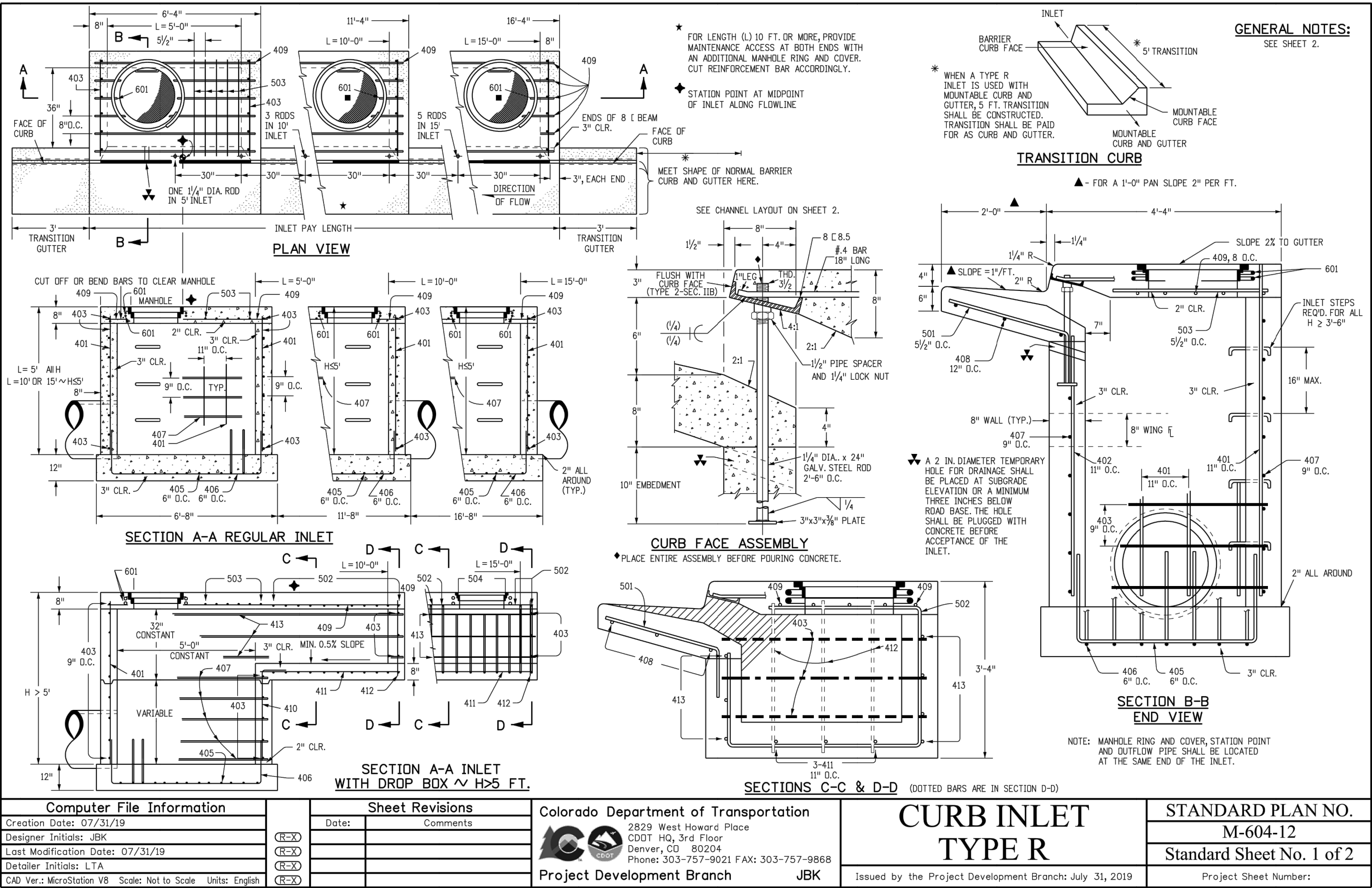
STANDARD DETAILS SHOWN WERE REVIEWED ONLY AS TO THEIR APPLICATION ON THIS PROJECT

Mike A. Bramlett, P.E.

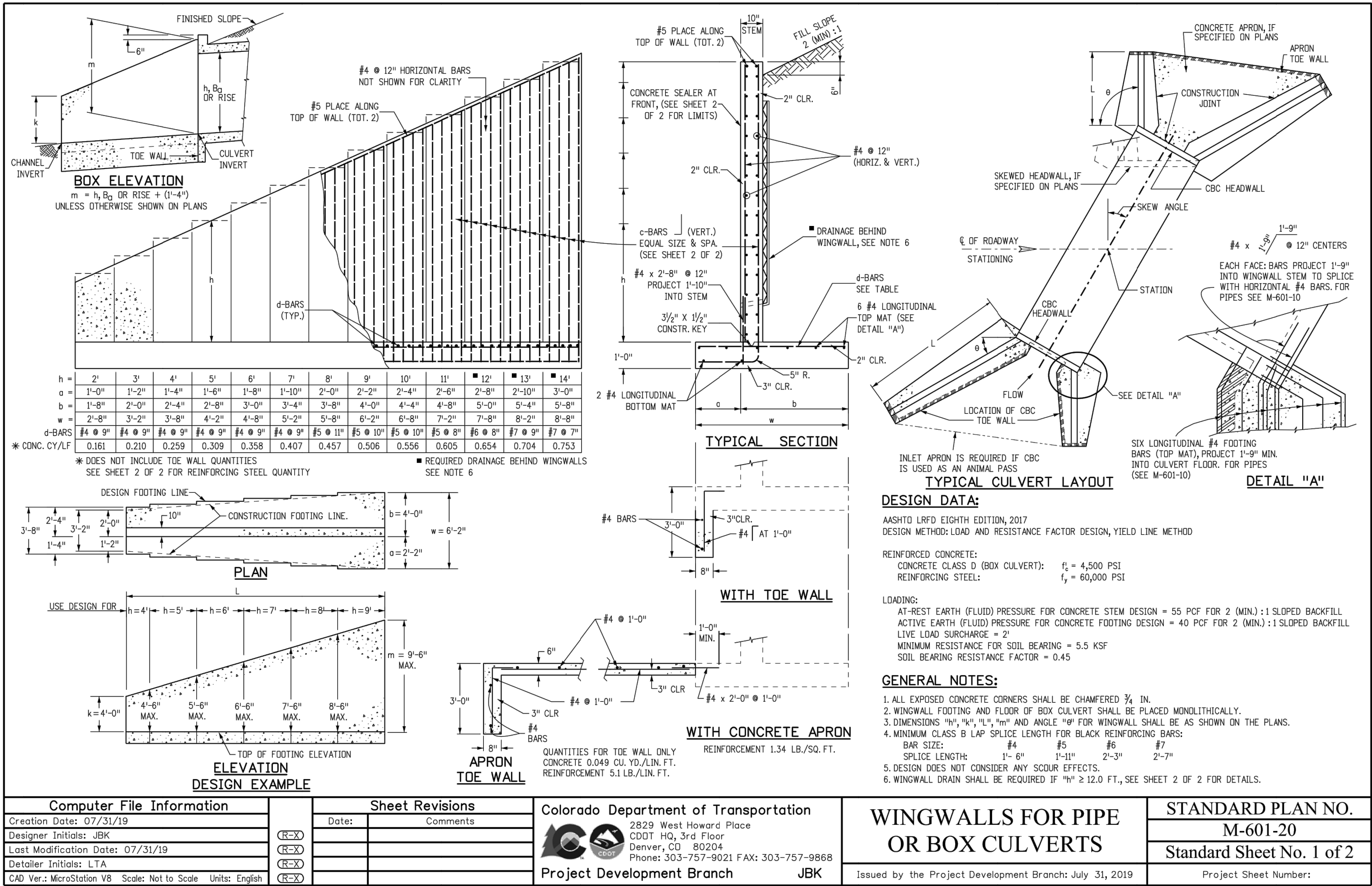
COLORADO P.E. 32314

FOR AND ON BEHALF OF JR ENGINEERING, LLC









c-BARS AND REINFORCING STEEL QUANTITY (EXCLUDE TOE WALL)
\* REINFORCING STEEL QUANTITY INCLUDES STEM AND FOOTING QUANTITIES, BUT DOES NOT INCLUDE TOE WALL QUANTITIES.
EXAMPLE:
SOLUTION:
LIMITS OF CONCRETE SEALER AND WINGWALL DRAIN DETAILS
Computer File Information, Sheet Revisions, Colorado Department of Transportation, STANDARD PLAN NO. M-601-20

GENERAL STRUCTURE NOTES.

ALL WORK SHALL BE DONE IN ACCORDANCE WITH CITY OR COUNTY STANDARD CONSTRUCTION SPECIFICATIONS. EXCEPT AS SHOWN IN THE PLANS, STRUCTURE EXCAVATION AND BACKFILL SHALL BE IN ACCORDANCE WITH CDOT M-206-1, AND M-206-2 EXPANSION JOINT MATERIAL SHALL MEET AASHTO SPECIFICATION M-213

REINFORCED CONCRETE: CLASS D CONCRETE: f'c=4,500 psi REINFORCING STEEL: fy=60,000 PSI ALL CAST-IN-PLACE CONCRETE SHALL BE CLASS D UNLESS NOTED OTHERWISE.

REINFORCING BARS SHALL CONFORM TO ASTM A615, GRADE 60 U.N.O. REINFORCING BARS TO BE WELDED SHALL CONFORM TO ASTM A706, GRADE 60. ALL REINFORCING, EXCEPT PIER REINFORCING, SHALL BE EPOXY COATED AND SHALL CONFORM TO ASTM A775. ALL REINFORCING SHALL HAVE 2" CONCRETE COVER, N.O. ON PLANS, 3" AGAINST GROUND (BOTTOM SLAB)

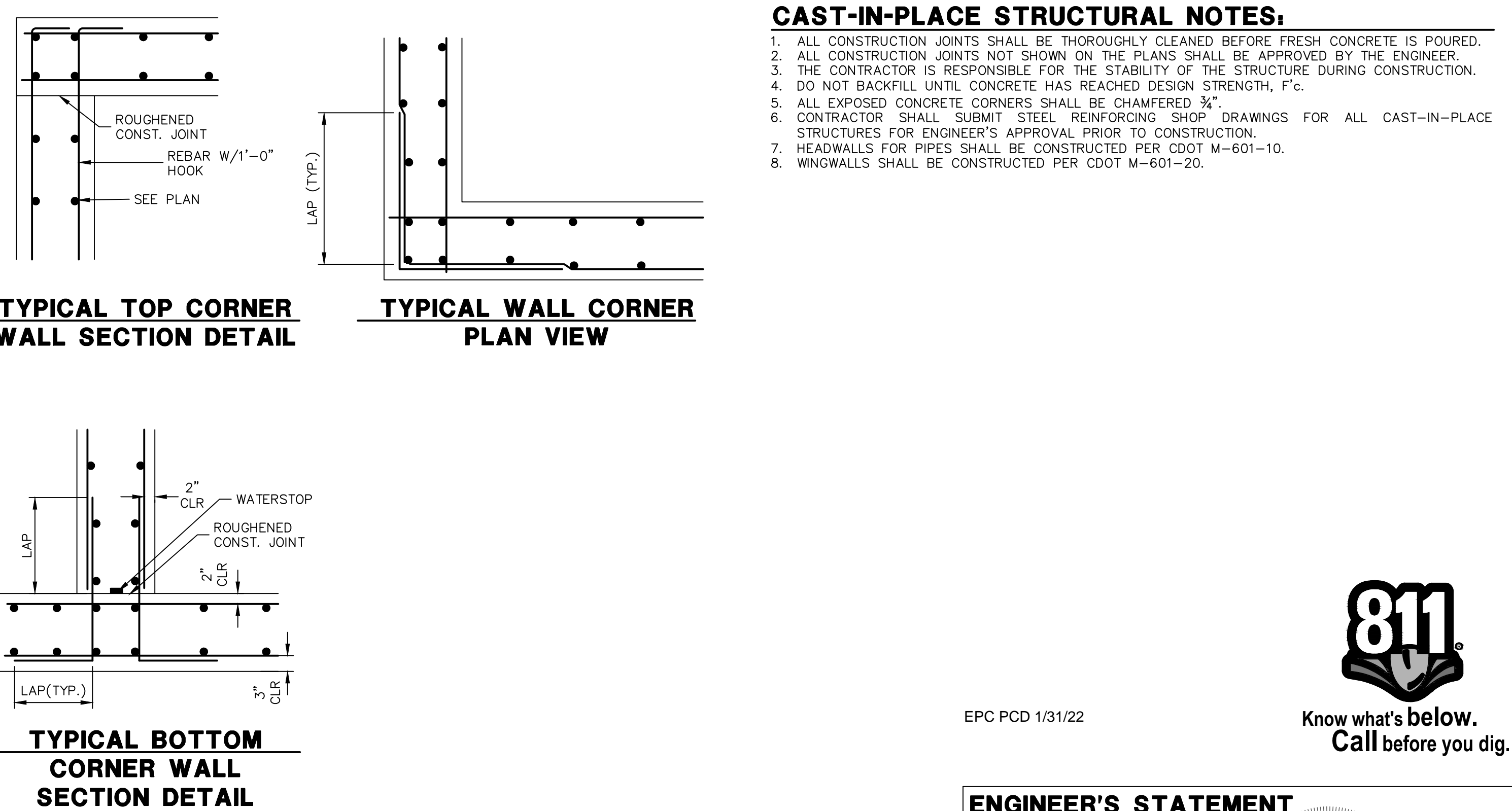
THE FOLLOWING TABLE GIVES THE MINIMUM CLASS B (STAGGERED) LAP SPLICE LENGTH FOR EPOXY COATED REINFORCING BARS PLACE IN ACCORDANCE WITH SUBSECTION 602.06. THESE SPLICE LENGTHS SHALL BE INCREASED BY 25% FOR BARS SPACED AT LESS THAN 6" ON CENTER, INCREASED BY 40% FOR HORIZONTAL BARS WITH MORE THAN 12" OF CONCRETE BELOW (TOP BARS.), AND INCREASED BY 75% IF BOTH CONDITIONS EXIST. THE INCREASES ABOVE FOR #6 THRU #11 BARS MAY BE 25%, 13%, AND 42% RESPECTIVELY.

WHEN THE CONTRACTOR ELECTS TO SUBSTITUTE EPOXY COATED REINFORCEMENT FOR BLACK REINFORCING BARS. THE MINIMUM LAP SPLICE SHALL BE AS DESCRIBED ABOVE. STATIONS, ELEVATIONS, AND DIMENSIONS CONTAINED IN THESE PLANS ARE CALCULATED FROM A RECENT FIELD SURVEY. THE CONTRACTOR SHALL VERIFY ALL DEPENDENT DIMENSIONS IN THE FIELD BEFORE ORDERING OR FABRICATING ANY MATERIAL.

THE CONTRACTOR SHALL SUBMIT REINFORCING STEEL PLACING DRAWINGS (PRIOR TO CONSTRUCTION) TO THE ENGINEER FOR REVIEW FOR CONFORMANCE WITH THE DESIGN DRAWINGS. THE DESIGN DRAWINGS SHALL GOVERN OVER PLACING DRAWINGS IN ALL CASES UNLESS MODIFICATIONS ARE APPROVED IN WRITING BY ENGINEER.

THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE STABILITY OF THE STRUCTURE DURING CONSTRUCTION.

E.F. = EACH FACE F.A.B. = TOP AND BOTTOM N.F. = NEAR FACE I.F. = INSIDE FACE T.W. = TWO WAY E.S. = EACH SIDE O.F. = OUTSIDE FACE T.A.B. = TOP AND BOTTOM T.F. = TOP FACE B.F. = BOTTOM FACE T.F. = TWO FACES Lp = LAP LENGTH



ENGINEER'S STATEMENT
STANDARD DETAILS SHOWN WERE REVIEWED ONLY AS TO THEIR APPLICATION ON THIS PROJECT
Mike Bramlett
32314
12/15/21
DATE
SHEET 28 OF 28
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