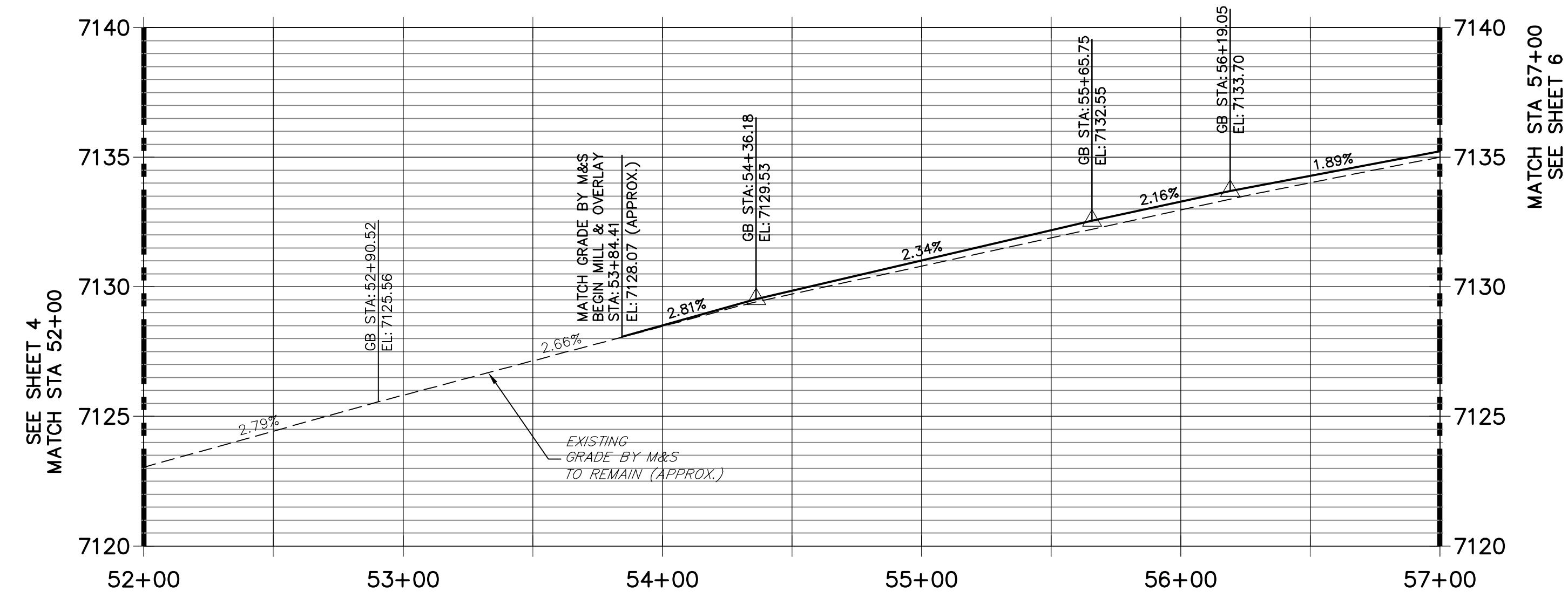


LINE AND CURVE TABLE - VOLLMER NORTH

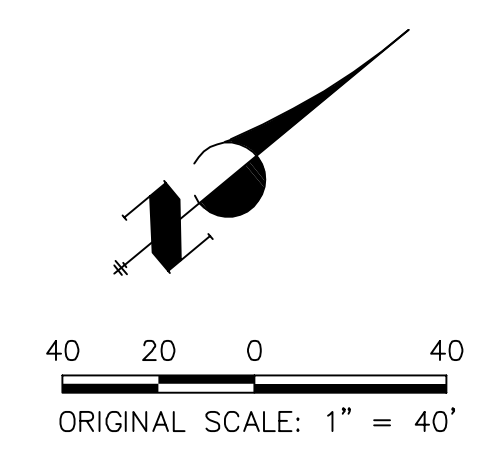
LINE/CURVE	BEARING/DELTA	LENGTH	RADIUS
L4	N38°55'46"E	531.96'	
L5	N40°37'46"E	198.41'	

VOLLMER NORTH PROFILE (2)
STA 52+00.00 TO 57+00.00



- ROADWAY NOTES**
- ALL STATIONING AND PROFILE ELEVATIONS ARE ROADWAY CENTERLINE UNLESS OTHERWISE NOTED.
 - URBAN MINOR ARTERIAL IS BASED ON A DESIGN SPEED OF 40 MPH. REDIRECT TAPERS ARE BASED ON A DESIGN SPEED OF 50 MPH.
 - PAVEMENT EDGES SHALL BE SAW-CUT STRAIGHT TO WITHIN 5 DEGREES OF VERTICAL. EDGES SHALL BE TACK COATED PRIOR TO PATCHING.
 - MILLED PAVEMENT SHALL BE CLEANED, REMOVING ALL LOOSE MATERIAL AND COATED WITH HOT LIQUID ASPHALT (GRADE AC-10) OR ASPHALT EMULSION APPLIED COLD (GRADE CSS-1h) TO ENSURE A BOND WITH THE NEW ASPHALT SURFACING.

- LEGEND**
- PROPOSED FULL DEPTH ASPHALT REMOVAL
 - PROPOSED MILL & OVERLAY (2" DEPTH)
 - PROPOSED COMPOSITE PAVEMENT
 - PROPOSED CONCRETE PAVEMENT
 - PROPOSED SIDEWALK (4" DEPTH)



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

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

J.R. ENGINEERING
A Westman Company
Central 303-740-9883 • Colorado Springs 719-593-2593
Fort Collins 970-491-9888 • www.jrengineering.com

No.	REVISION	BY	DATE		
				1"=40'	H-SCALE
				N/A	V-SCALE
			5/9/22	CWC	DATE
				CWC	DESIGNED BY
					DRAWN BY
					CHECKED BY

VOLLMER ROAD (NORTH)
ROADWAY PLAN & PROFILE

SHEET 5 OF 16
JOB NO. 25188.00

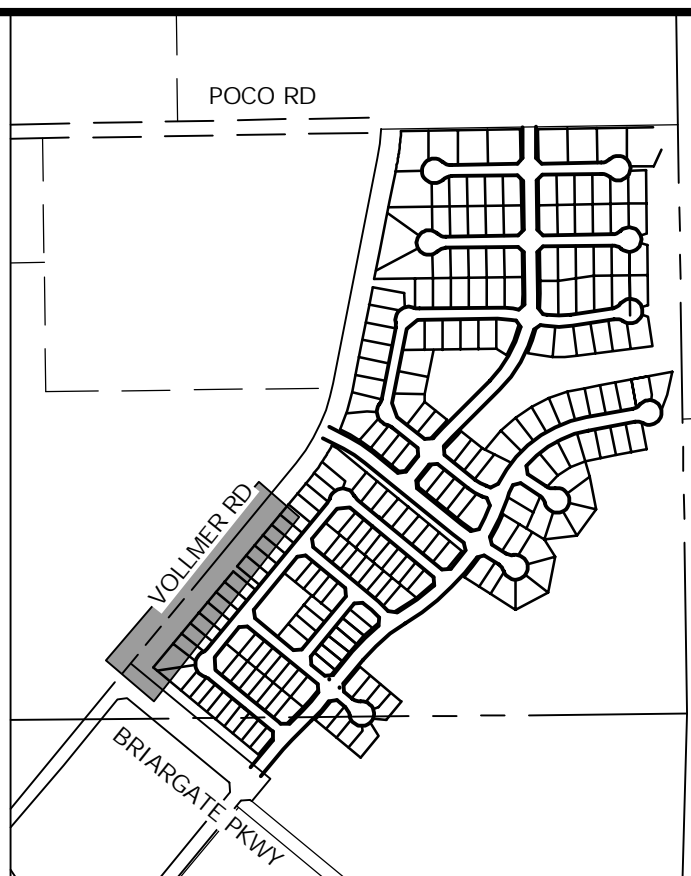
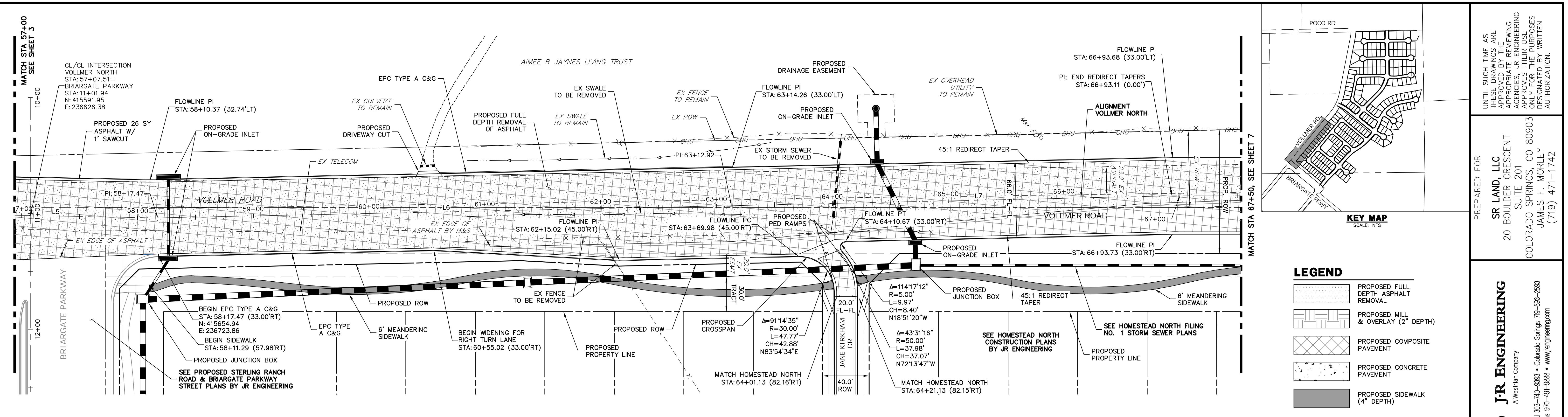
ENGINEER'S STATEMENT
PREPARED UNDER THE AUTHORITY OF THE BOARD OF ENGINEERING FOR AND ON BEHALF OF JR ENGINEERING, LLC

PRELIMINARY NOT FOR CONSTRUCTION

MIKE A. BRAMLEY
COLORADO P.E. No. 37411
FOR AND ON BEHALF OF JR ENGINEERING, LLC



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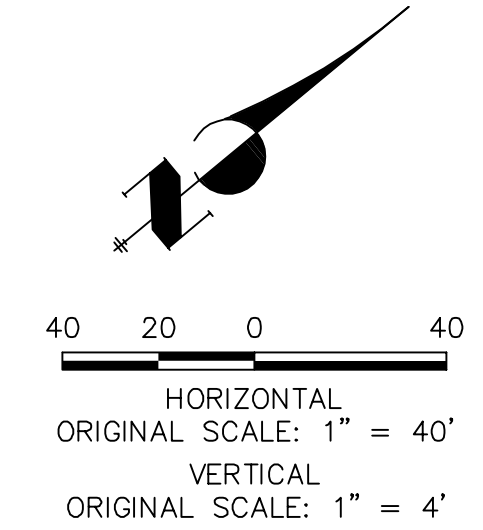
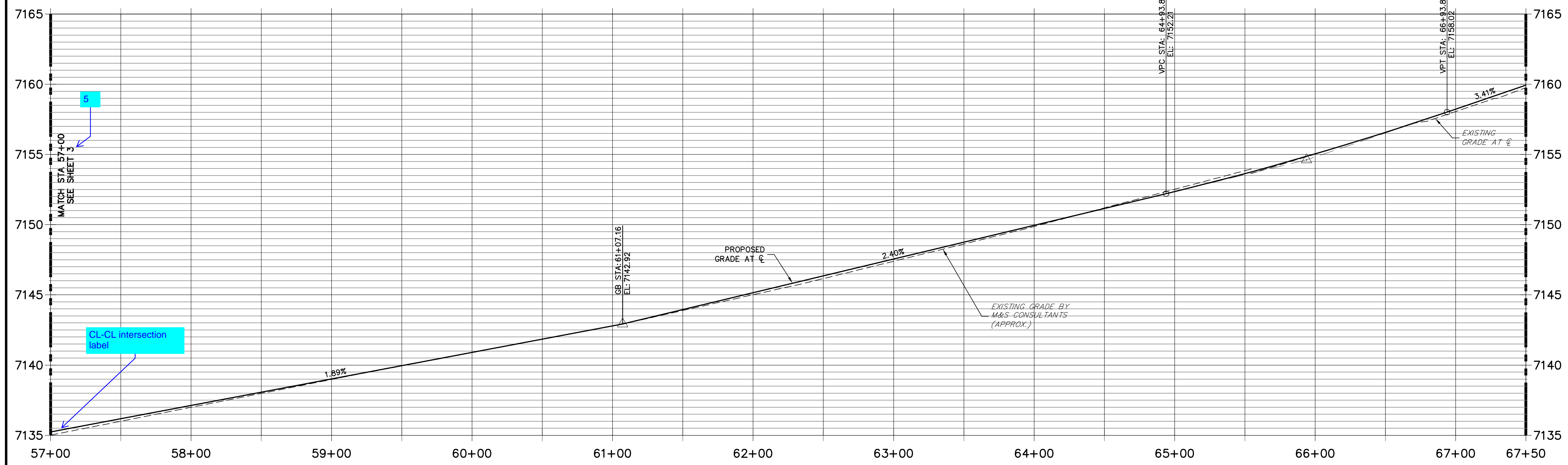
- LEGEND**
- PROPOSED FULL DEPTH ASPHALT REMOVAL
 - PROPOSED MILL & OVERLAY (2" DEPTH)
 - PROPOSED COMPOSITE PAVEMENT
 - PROPOSED CONCRETE PAVEMENT
 - PROPOSED SIDEWALK (4" DEPTH)

- ROADWAY NOTES**
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LINE AND CURVE TABLE - VOLLMER NORTH

LINE/CURVE	BEARING/Delta	LENGTH	RADIUS
L5	N40°37'46"E	198.41'	
L6	N38°20'17"E	495.45'	
L7	N38°17'16"E	380.44'	
L8	N39°33'48"E	240.78'	

VOLLMER NORTH PROFILE (3)
STA 57+00.00 TO 67+50.00



ENGINEER'S STATEMENT
PREPARED UNDER CONTRACT FOR AND ON BEHALF OF JR ENGINEERING, LLC
PRELIMINARY NOT FOR CONSTRUCTION

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

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

J.R. ENGINEERING
A Westman Company
Central 303-740-9883 • Colorado Springs 719-583-2583
Fort Collins 970-491-9888 • www.jrengineering.com

BY	DATE	NO.	REVISION

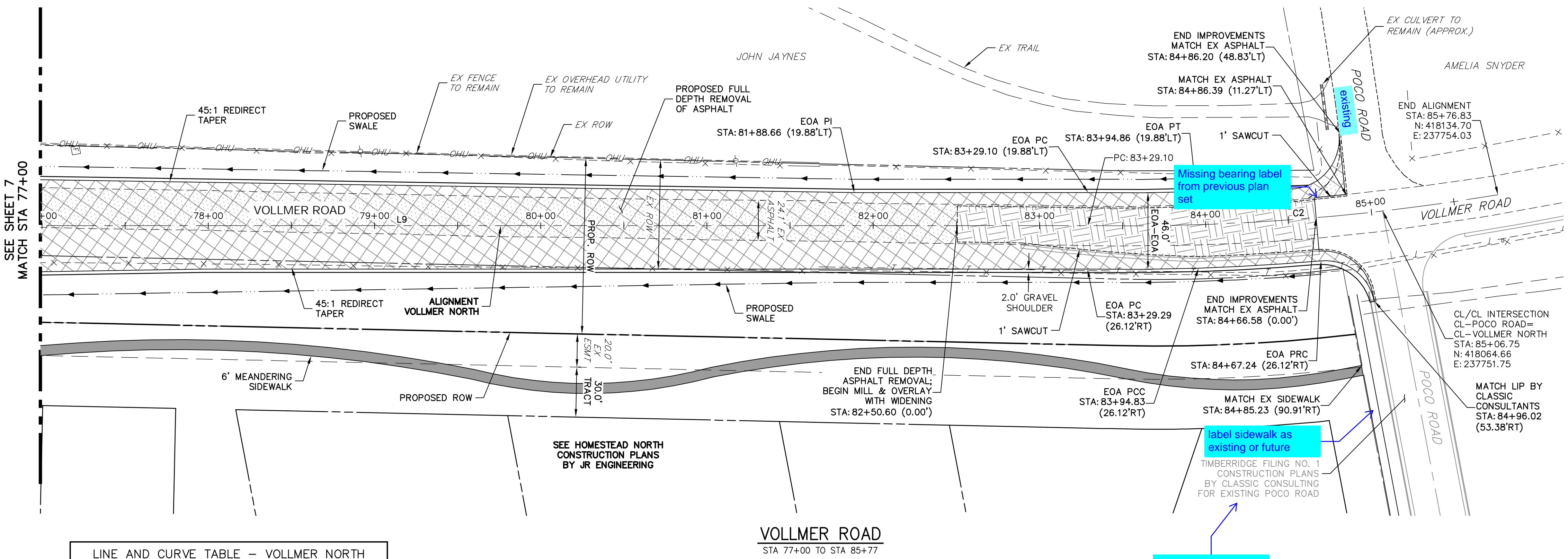
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V-SCALE 1"=4'
DATE 5/9/22
DESIGNED BY CWC
DRAWN BY CWC
CHECKED BY

VOLLMER ROAD (NORTH)
ROADWAY PLAN & PROFILE

SHEET 6 OF 16
JOB NO. 25188.00



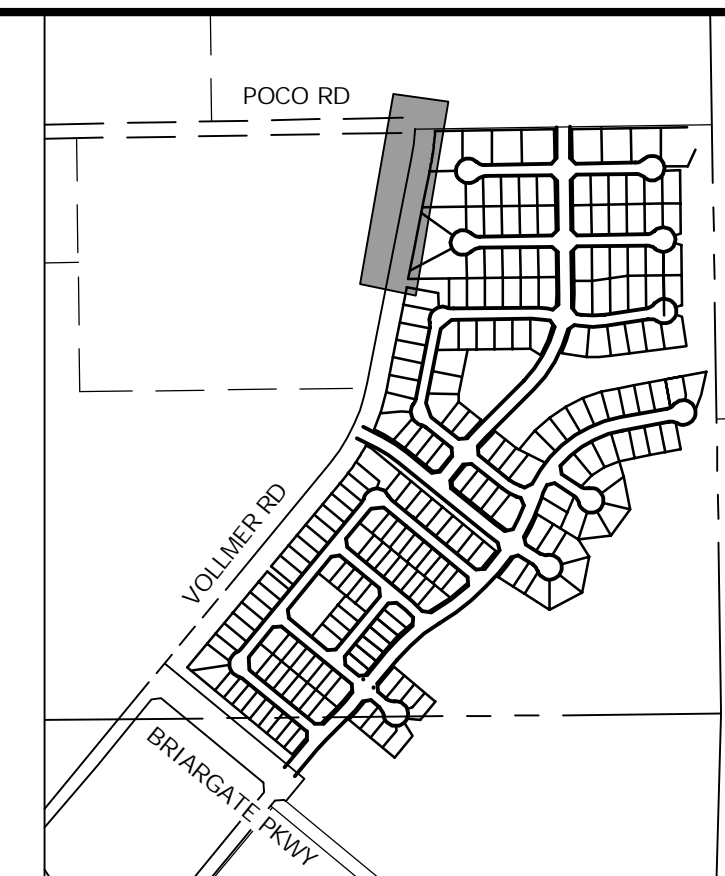
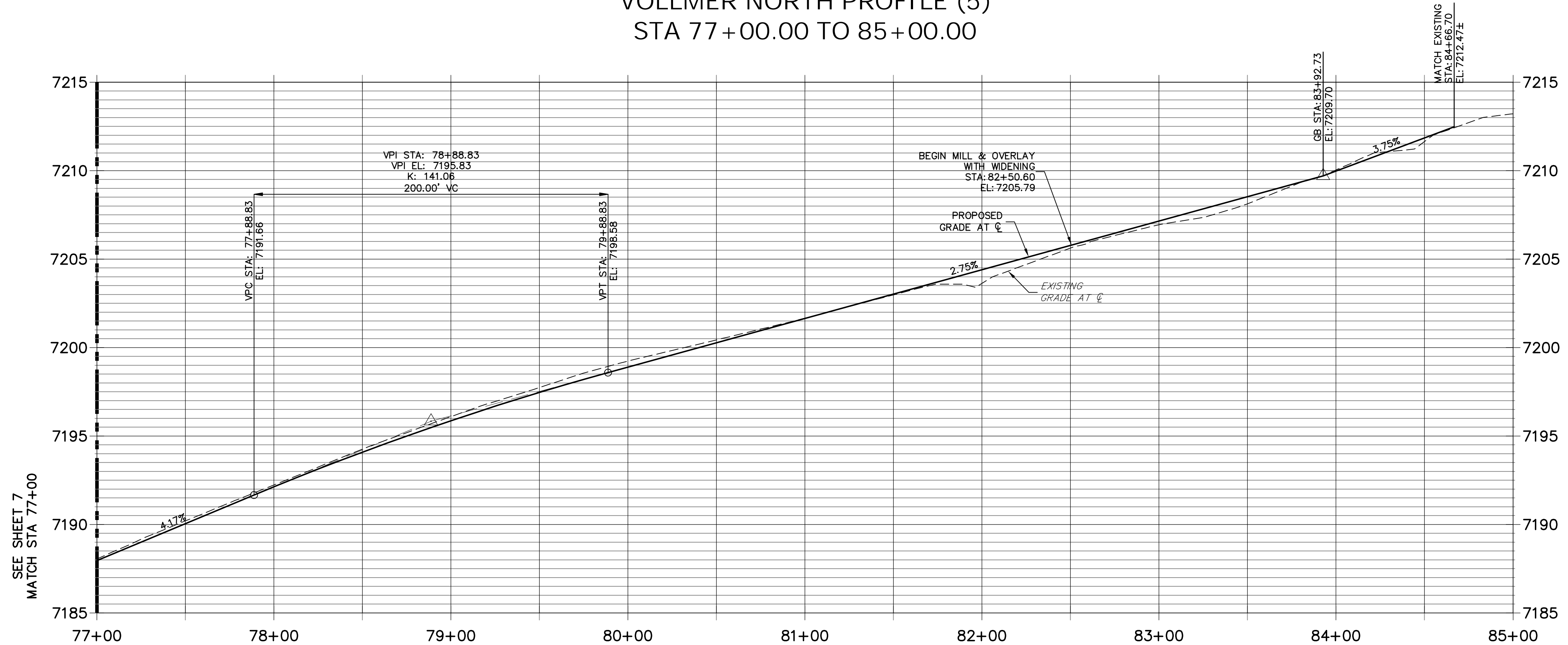
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LINE AND CURVE TABLE - VOLLMER NORTH

LINE/CURVE	BEARING/DELTA	LENGTH	RADIUS
L9	N9°52'19"E	1001.18'	
C2	10°21'16"	247.73'	1370.85'

VOLLMER NORTH PROFILE (5)
STA 77+00.00 TO STA 85+00.00

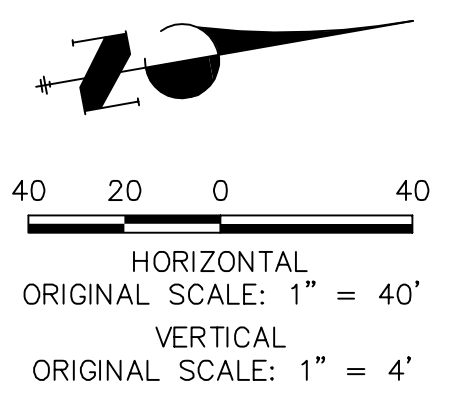


LEGEND

- PROPOSED FULL DEPTH ASPHALT REMOVAL
- PROPOSED MILL & OVERLAY (2" DEPTH)
- PROPOSED COMPOSITE PAVEMENT
- PROPOSED CONCRETE PAVEMENT
- PROPOSED SIDEWALK (4" DEPTH)

ROADWAY NOTES

1. ALL STATIONING AND PROFILE ELEVATIONS ARE ROADWAY CENTERLINE UNLESS OTHERWISE NOTED.
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ENGINEER'S STATEMENT

PREPARED UNDER CONTRACT FOR AND ON BEHALF OF JR ENGINEERING, LLC

PRELIMINARY NOT FOR CONSTRUCTION

FOR AND ON BEHALF OF JR ENGINEERING, LLC

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

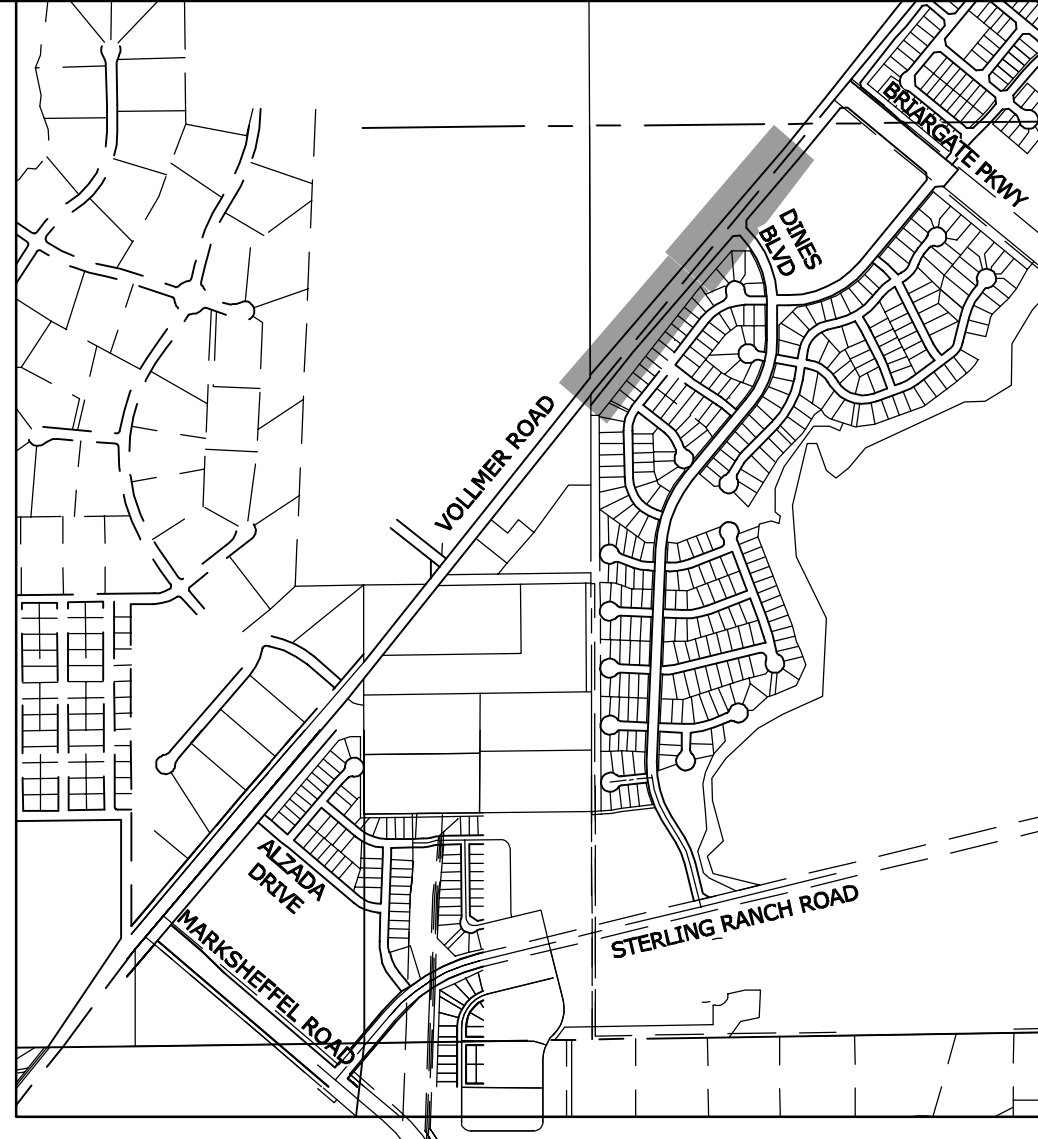
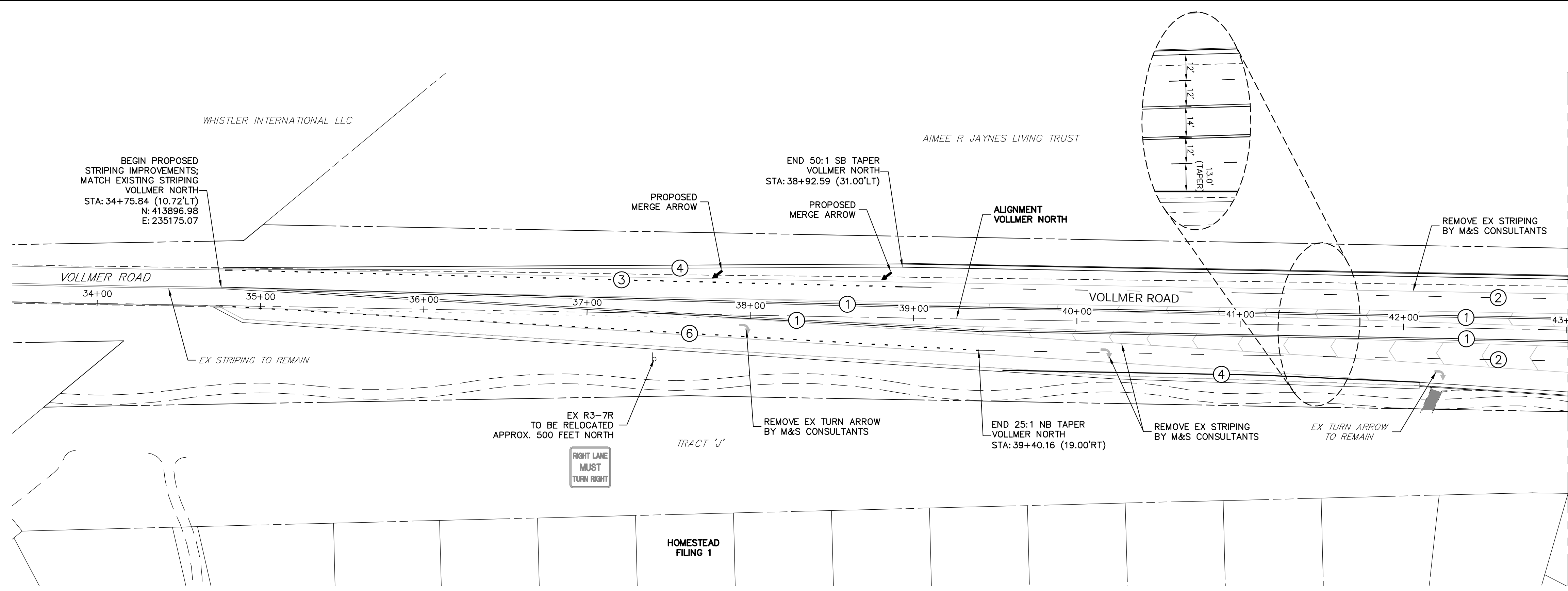
J.R. ENGINEERING
 A Westman Company
 Centennial 303-740-9888 • Colorado Springs 719-593-2593
 Fort Collins 970-491-9888 • www.jrengineering.com

BY	DATE	NO.	REVISION

VOLLMER ROAD (NORTH)
 ROADWAY PLAN & PROFILE

SHEET 8 OF 16
 JOB NO. 25188.00

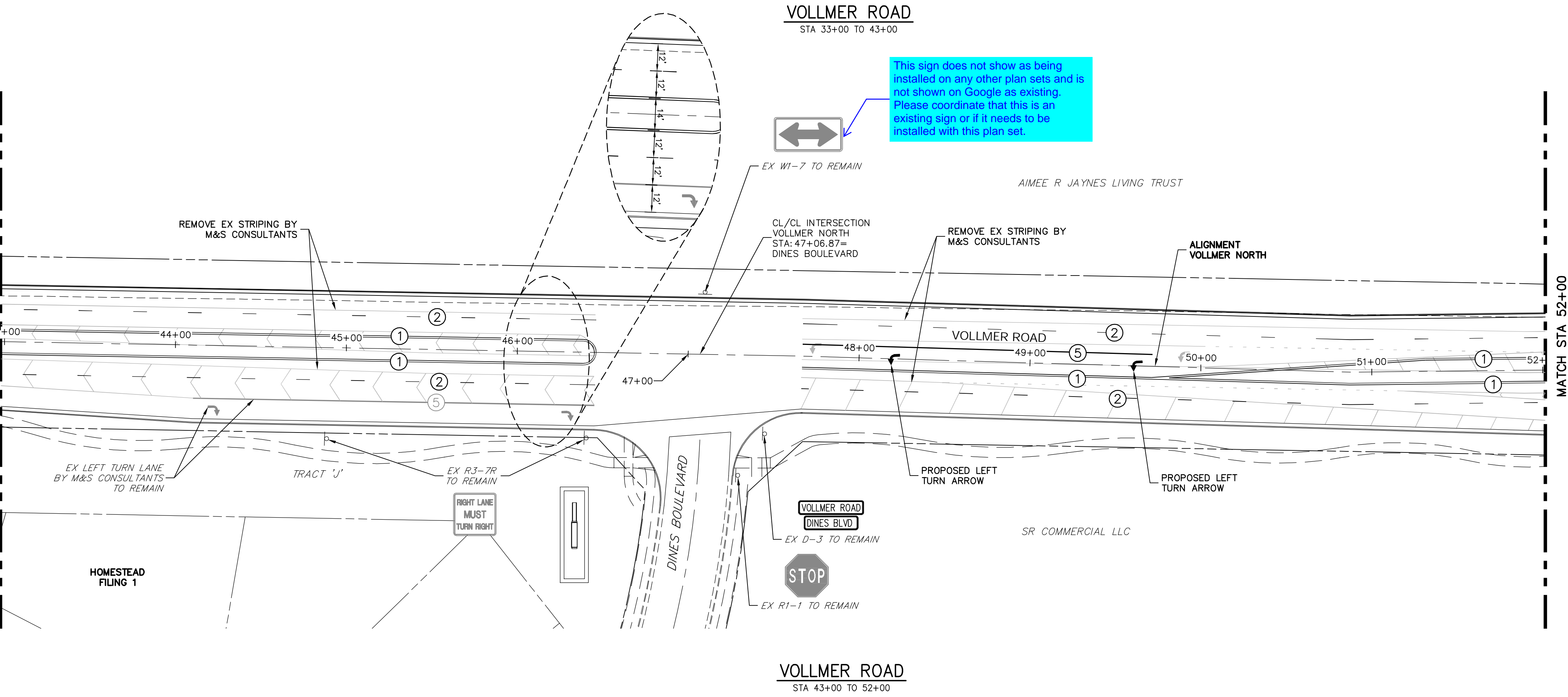
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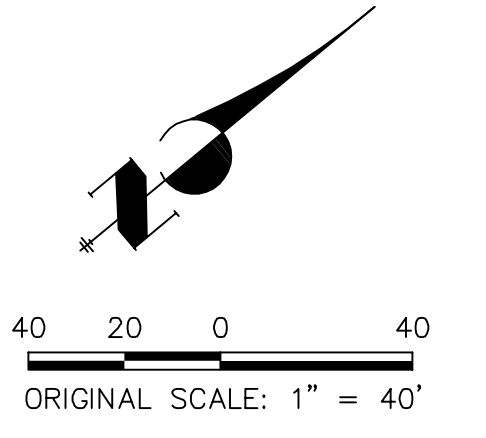
- NOTE TO CONTRACTOR:**
- ALL 4" AND 8" SOLID OR SKIP PAVEMENT MARKINGS ARE TO BE EPOXY.
 - SIGNS AND POLES SHALL BE PER CDOT STANDARDS S-614-8, S-614-2, AND S-614-3, LATEST REVISION.
 - ALL SIGNAGE INSTALLATION IS TO BE IN COMPLIANCE WITH THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).

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

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



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STRIPING LEGEND		
STRIPE	PAVEMENT MARKINGS	MARKING DESCRIPTION
①	DOUBLE CENTERLINE LANE MARKINGS (EPOXY)	PARALLEL SOLID YELLOW, 4" WIDE, 12" APART
②	LANE LANES (EPOXY)	BROKEN WHITE, 4" WIDE, 10' SEGMENTS WITH 30' GAPS
③	LANE DROP LINES (EPOXY)	BROKEN WHITE, 4" WIDE, 3' SEGMENTS WITH 12' GAPS
④	EDGE LINES (EPOXY)	SOLID WHITE, 4" WIDE
⑤	CHANNELIZING LINES (EPOXY)	SOLID WHITE, 8" WIDE
⑥	DOTTED EXTENSION LINES (EPOXY)	BROKEN WHITE, 4" WIDE, 2' SEGMENTS WITH 4' GAPS

NOTE: ALL STRIPING INSTALLATION SHALL BE PER COLORADO DEPARTMENT OF TRANSPORTATION (CDOT) "M&S STANDARDS" STANDARD PLAN NO. S-627-1.

ENGINEER'S STATEMENT
 PREPARED UNDER THE AUTHORITY OF THE BOARD OF PROFESSIONAL ENGINEERS OF THE STATE OF COLORADO FOR AND ON BEHALF OF JR ENGINEERING, LLC

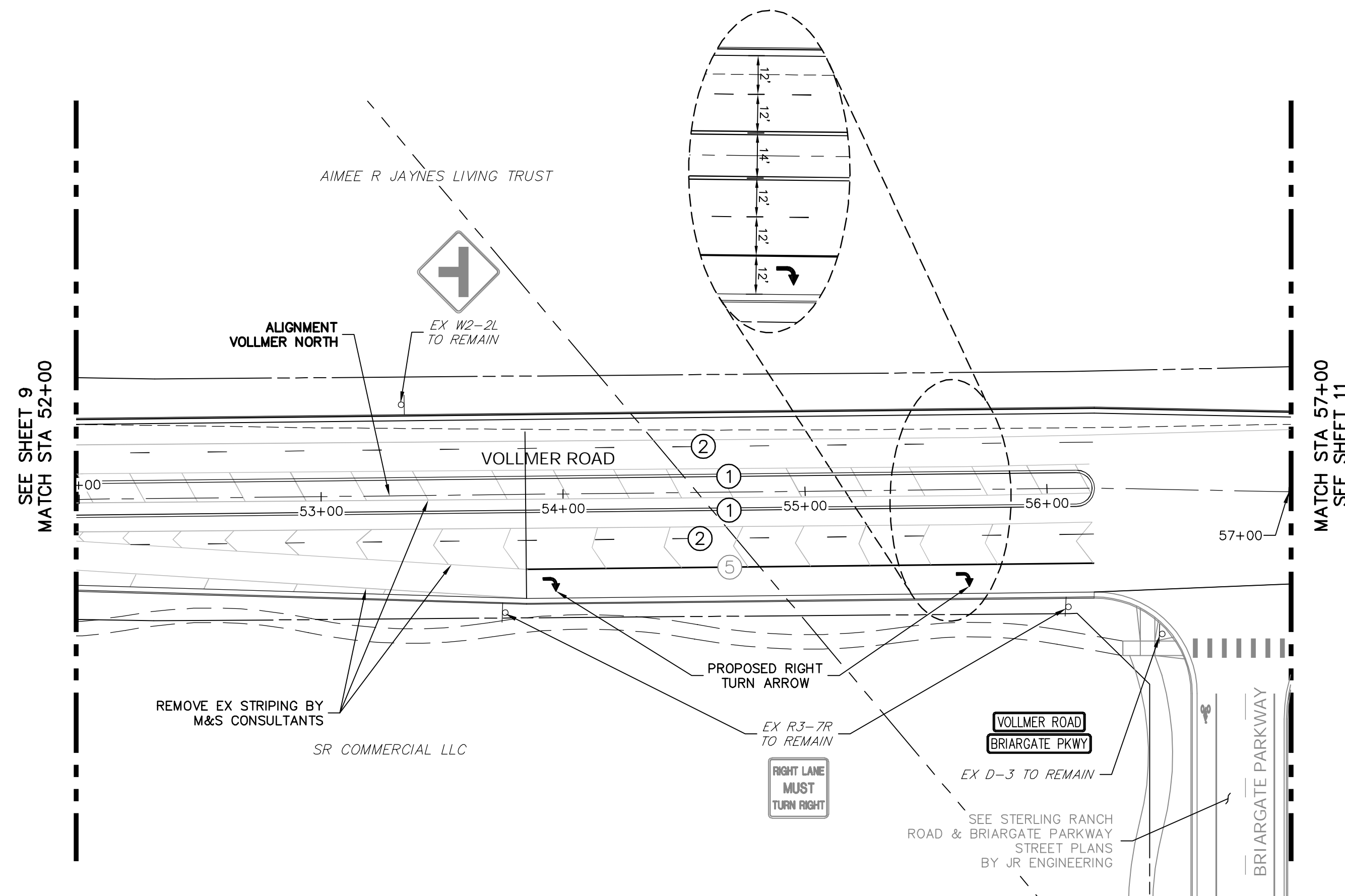
PRELIMINARY NOT FOR CONSTRUCTION

MIKE A. BRAMBLE, P.E.
 COLORADO P.E. NO. 37421
 FOR AND ON BEHALF OF JR ENGINEERING, LLC

VOLLMER ROAD (NORTH)	SIGNAGE & STRIPING	BY	DATE
		NO.	REVISION
H-SCALE	1"=40'	V-SCALE	N/A
DATE	5/9/22	DESIGNED BY	CWC
DRAWN BY	SWW	CHECKED BY	
SHEET 9 OF 16		JOB NO. 25188.00	



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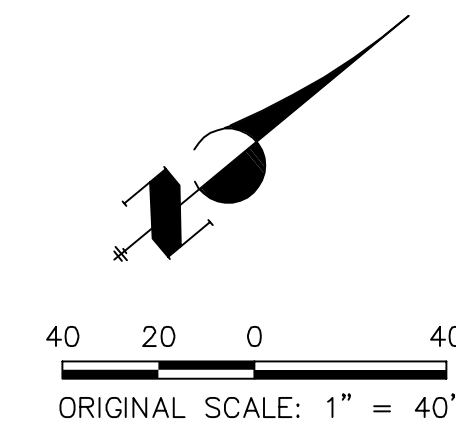
VOLLMER ROAD
STA 52+00 TO STA 57+00

STRIPING LEGEND		
STRIPE	PAVEMENT MARKINGS	MARKING DESCRIPTION
①	DOUBLE CENTERLINE LANE MARKINGS (EPOXY)	PARALLEL SOLID YELLOW, 4" WIDE, 12" APART
②	LANE LANES (EPOXY)	BROKEN WHITE, 4" WIDE, 10' SEGMENTS WITH 30' GAPS
③	LANE DROP LINES (EPOXY)	BROKEN WHITE, 4" WIDE, 3' SEGMENTS WITH 12' GAPS
④	EDGE LINES (EPOXY)	SOLID WHITE, 4" WIDE
⑤	CHANNELIZING LINES (EPOXY)	SOLID WHITE, 8" WIDE
⑥	DOTTED EXTENSION LINES (EPOXY)	BROKEN WHITE, 4" WIDE, 2' SEGMENTS WITH 4' GAPS

NOTE: ALL STRIPING INSTALLATION SHALL BE PER COLORADO DEPARTMENT OF TRANSPORTATION (CDOT) "M&S STANDARDS" STANDARD PLAN NO. S-627-1.

NOTE TO CONTRACTOR:

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- SIGNS AND POLES SHALL BE PER CDOT STANDARDS S-614-8, S-614-2, AND S-614-3, LATEST REVISION.
- ALL SIGNAGE INSTALLATION IS TO BE IN COMPLIANCE WITH THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).



ENGINEER'S STATEMENT

PREPARED UNDER THE AUTHORITY OF THE BOARD OF PROFESSIONAL ENGINEERS AND SURVEYORS OF THE STATE OF COLORADO, FOR AND ON BEHALF OF JR ENGINEERING, INC.

MIKE A. BRAMLEY, P.E.
REGISTERED PROFESSIONAL ENGINEER
NO. 110141
FOR AND ON BEHALF OF JR ENGINEERING, INC.

**PRELIMINARY
NOT FOR
CONSTRUCTION**

VOLLMER ROAD (NORTH)

SIGNAGE & STRIPING

SHEET 10 OF 16

JOB NO. 25188.00

BY DATE

NO. REVISION

H-SCALE 1"=40'

V-SCALE N/A

DATE 5/9/22

DESIGNED BY CWC

DRAWN BY SWW

CHECKED BY

J.R. ENGINEERING
A Westman Company



Central 303-740-9888 • Colorado Springs 719-593-2593
Fort Collins 970-491-9888 • www.jrengineering.com

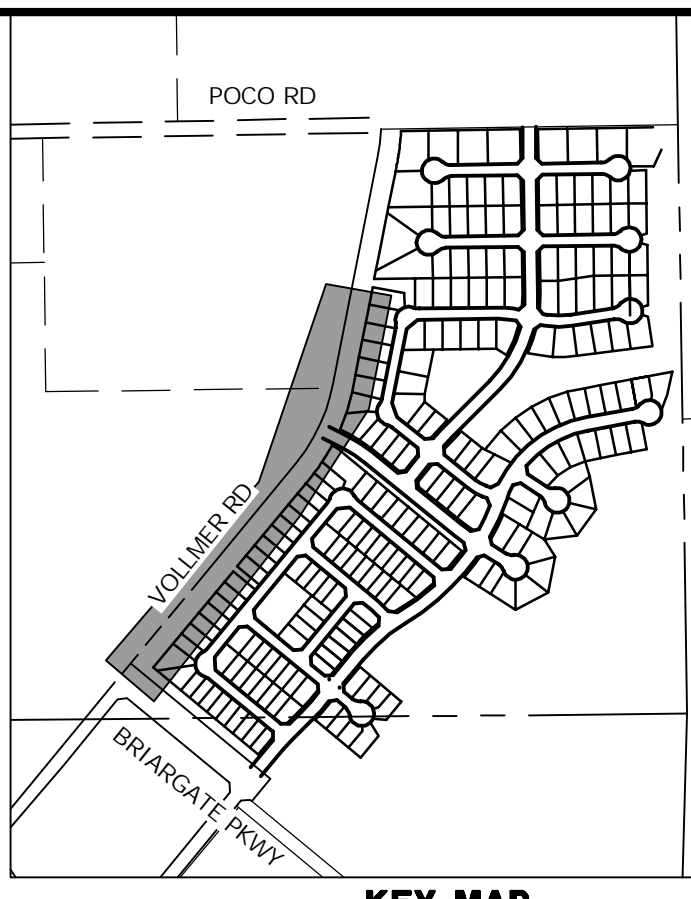
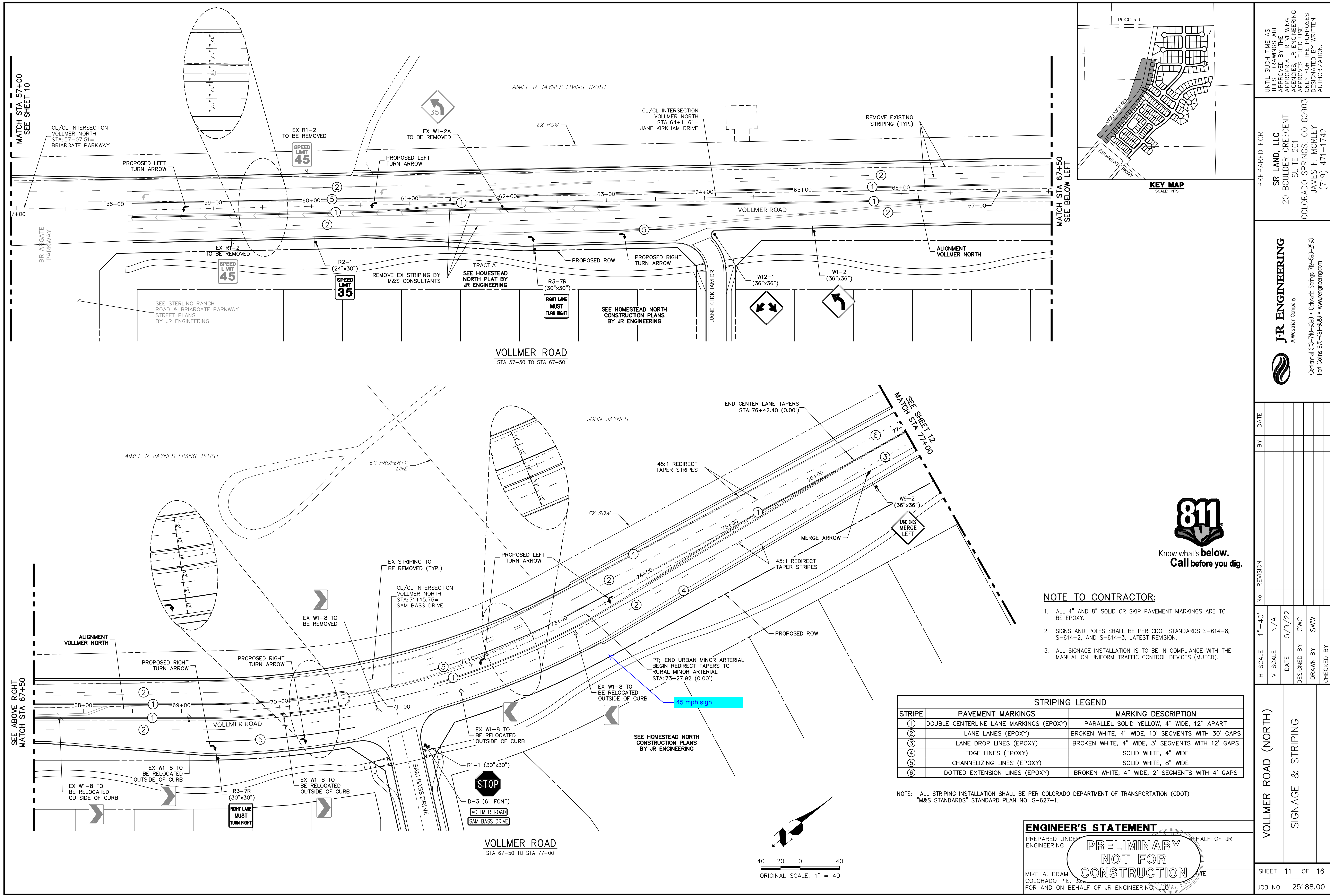
PREPARED FOR
SR LAND, LLC
20 BOULDER CRESCENT
SUITE 201
COLORADO SPRINGS, CO 80903
JAMES F. MORLEY
(719) 471-1742

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



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Call before you dig.

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NOTE TO CONTRACTOR:

- ALL 4" AND 8" SOLID OR SKIP PAVEMENT MARKINGS ARE TO BE EPOXY.
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STRIPING LEGEND		
STRIPE	PAVEMENT MARKINGS	MARKING DESCRIPTION
①	DOUBLE CENTERLINE LANE MARKINGS (EPOXY)	PARALLEL SOLID YELLOW, 4" WIDE, 12" APART
②	LANE LANES (EPOXY)	BROKEN WHITE, 4" WIDE, 10' SEGMENTS WITH 30' GAPS
③	LANE DROP LINES (EPOXY)	BROKEN WHITE, 4" WIDE, 3' SEGMENTS WITH 12' GAPS
④	EDGE LINES (EPOXY)	SOLID WHITE, 4" WIDE
⑤	CHANNELIZING LINES (EPOXY)	SOLID WHITE, 8" WIDE
⑥	DOTTED EXTENSION LINES (EPOXY)	BROKEN WHITE, 4" WIDE, 2' SEGMENTS WITH 4' GAPS

NOTE: ALL STRIPING INSTALLATION SHALL BE PER COLORADO DEPARTMENT OF TRANSPORTATION (CDOT) "M&S STANDARDS" STANDARD PLAN NO. S-627-1.

ENGINEER'S STATEMENT

PREPARED UNDER THE AUTHORITY OF THE BOARD OF PROFESSIONAL ENGINEERS FOR AND ON BEHALF OF JR ENGINEERING, LLC

MIKE A. BRAMLEY, P.E.
 COLORADO P.E. NO. 37110
 FOR AND ON BEHALF OF JR ENGINEERING, LLC



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

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

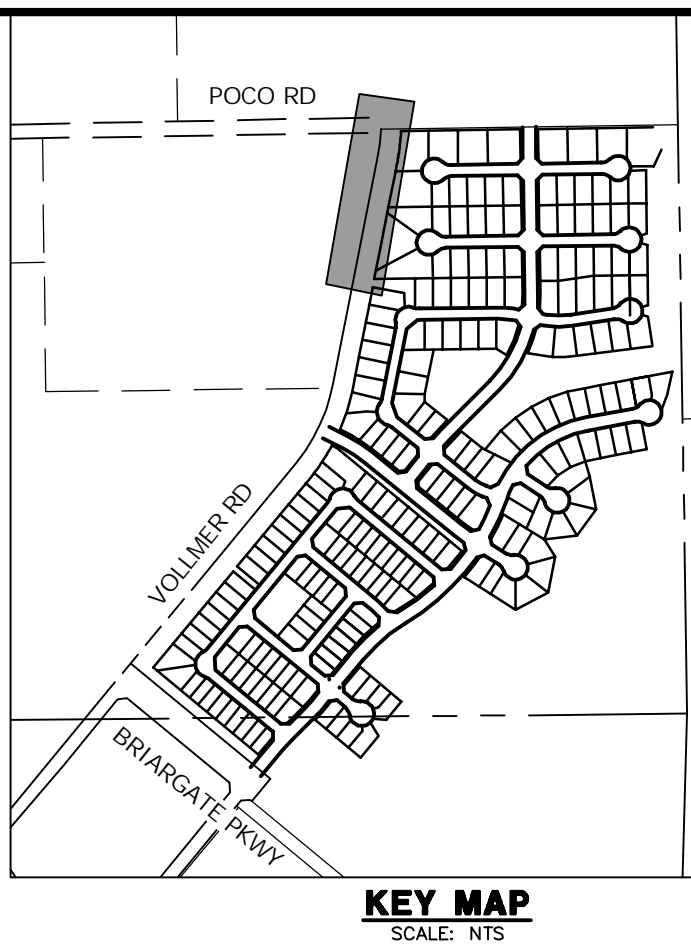
J.R. ENGINEERING
 A Westman Company
 Centennial 303-740-9883 • Colorado Springs 719-593-2593
 Fort Collins 970-491-9888 • www.jrengineering.com

BY	DATE	REVISION

H-SCALE: 1"=40'
 V-SCALE: N/A
 DATE: 5/9/22
 DESIGNED BY: CWC
 DRAWN BY: SWW
 CHECKED BY:

VOLLMER ROAD (NORTH)
SIGNAGE & STRIPING

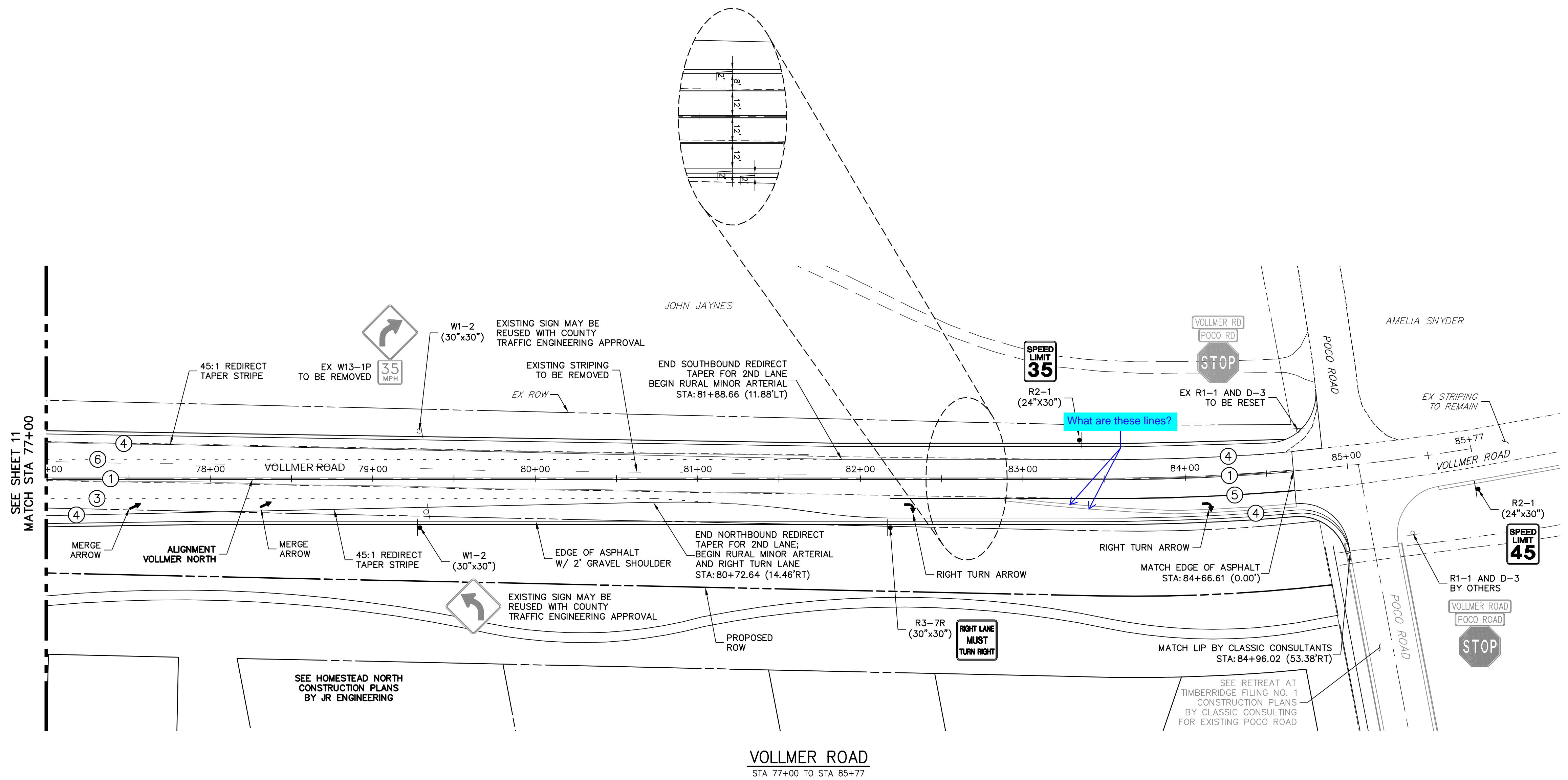
SHEET 11 OF 16
 JOB NO. 25188.00



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

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

J.R. ENGINEERING
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 Centennial 303-740-9883 • Colorado Springs 719-593-2593
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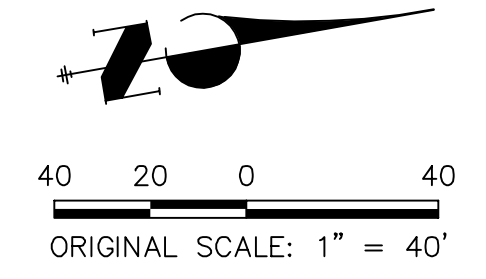


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STRIPING LEGEND		
STRIPE	PAVEMENT MARKINGS	MARKING DESCRIPTION
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⑥	DOTTED EXTENSION LINES (EPOXY)	BROKEN WHITE, 4" WIDE, 2' SEGMENTS WITH 4' GAPS

NOTE: ALL STRIPING INSTALLATION SHALL BE PER COLORADO DEPARTMENT OF TRANSPORTATION (CDOT) "M&S STANDARDS" STANDARD PLAN NO. S-627-1.



ENGINEER'S STATEMENT
 PREPARED UNDER THE AUTHORITY OF THE BOARD OF PROFESSIONAL ENGINEERS ON BEHALF OF JR ENGINEERING, INC.
 MIKE A. BRAMBLE, P.E., LICENSE NO. 11014
 COLORADO P.E. STATE BOARD NO. 374
 FOR AND ON BEHALF OF JR ENGINEERING, INC.

PRELIMINARY NOT FOR CONSTRUCTION

No.	REVISION	BY	DATE	DESIGNED BY		DRAWN BY		CHECKED BY	
				CWC	SWW	CWC	SWW	CWC	SWW
1"	40'			N/A					
			5/9/22						

VOLLMER ROAD (NORTH)
SIGNAGE & STRIPING

SHEET 12 OF 16
 JOB NO. 25188.00



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VOLLMER ROAD
STA 34+50 TO STA 48+00

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

PREPARED FOR
SR LAND, LLC
20 BOULDER CRESCENT
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
Fort Collins 970-497-9888 • www.jrengineering.com

No.	REVISION	BY	DATE

H-SCALE	1"=50'
V-SCALE	1"=10'
DATE	5/9/22
DESIGNED BY	CWC
DRAWN BY	CWC
CHECKED BY	

VOLLMER ROAD (NORTH)
CROSS SECTIONS

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VOLLMER ROAD
STA 48+50 TO STA 61+50

<p>VOLLMER ROAD (NORTH) CROSS SECTIONS</p>		<p>SHEET 14 OF 16</p>
<p>J.R. ENGINEERING A Westrian Company Central 303-740-9888 • Colorado Springs 719-593-2593 Fort Collins 970-491-9888 • www.jrengineering.com</p>		<p>PREPARED FOR SR LAND, LLC 20 BOULDER CRESCENT SUITE 201 COLORADO SPRINGS, CO 80903 JAMES F. MORLEY (719) 471-1742</p>
<p>H-SCALE 1"=50'</p>	<p>V-SCALE 1"=10'</p>	<p>DATE 5/9/22</p>
<p>DESIGNED BY CWC</p>	<p>DRAWN BY CWC</p>	<p>CHECKED BY</p>
<p>BY</p>	<p>DATE</p>	<p>REVISION</p>
<p>UNTIL SUCH TIME AS THESE DRAWINGS ARE APPROVED BY THE APPROPRIATE REVIEWING AGENCIES, JR ENGINEERING APPROVES THEIR USES DESIGNATED BY WRITTEN AUTHORIZATION.</p>		

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