D & K AKERS SUBDIVISION NO. 1 REPLAT
LOTS 1 & 2
COLORADO SPRINGS, CO 80922 - EL PASO COUNTY
D & K AKERS LLC.

PROJECT CONTACTS

OWNER/DEVELOPER
D & K AKERS, LLC
2875 AKERS DR.
COLORADO SPRINGS, CO 80922

APPLICANT
GALLOWAY & CO., INC.
1155 KELLY JOHNSON BLVD., SUITE 305
COLORADO SPRINGS, CO 80920
TELE: (719) 900-7220
ATTN: GRANT DENNIS, P.E.
EMAIL: GRANTDENNIS@GALLOWAYUS.COM

CIVIL ENGINEER
GALLOWAY & CO., INC.
1155 KELLY JOHNSON BLVD., SUITE 305
COLORADO SPRINGS, CO 80920
TELE: (719) 900-7220
ATTN: GRANT DENNIS, P.E.
EMAIL: GRANTDENNIS@GALLOWAYUS.COM

SURVEYOR
JOHN KEILERS & ASSOCIATES, LLC.
9920 OTERO AVE
COLORADO SPRINGS, CO 80920
TELE: (719) 599-5938
ATTN: JACK KEILERS
EMAIL: JACKKEILERS@GMAIL.COM

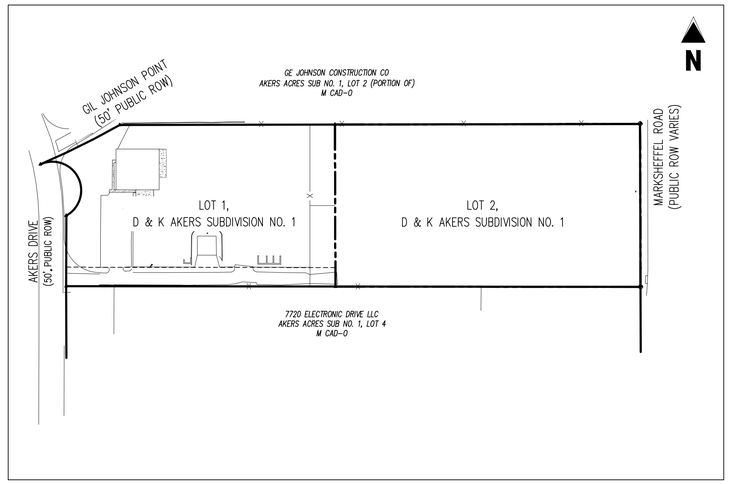
UTILITY CONTACTS

WATER & WASTEWATER
CHEROKEE METRO DISTRICT
6250 PALMER PARK BLVD
COLORADO SPRINGS, CO 80915
TELE: (719) 597-5080

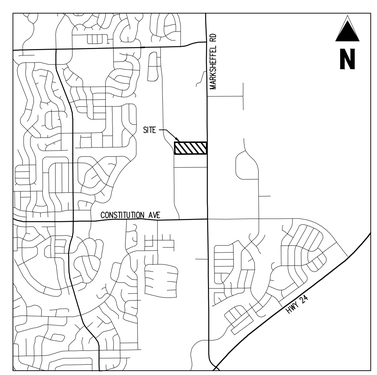
ELECTRIC
MOUNTAIN VIEW ELECRIC
11140 E WOODMEN RD
FALCON, CO 80831
TELE: (719) 495-2283
ATTN: CATHY HANSEN-LEE
EMAIL: CATHY.H@MVEA.COOP

NATURAL GAS
COLORADO SPRINGS UTILITIES (CSU)
7710 DURANT DRIVE, P.O. BOX 1103, MAIL CODE 2150
COLORADO SPRINGS, CO 80947-2150
TELE: (719) 668-5573
ATTN: AARON CASSIO
EMAIL: ACASSIO@CSU.ORG

FIRE
FALCON FIRE PROTECTION DISTRICT
7030 OLD MERIDIAN ROAD
PEYTON, CO 80831
TELE: (719) 495-4050
EMAIL: FALCONFIRE@FALCONFIREPD.ORG



SITE MAP
1"=150'



VICINITY MAP
SCALE: 1"=500'

ENGINEER'S STATEMENT
THIS PLAN WAS PREPARED UNDER MY DIRECTION AND SUPERVISION AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. SAID PLAN HAS BEEN PREPARED ACCORDING THE CRITERIA ESTABLISHED BY THE COUNTY FOR GRADING AND EROSION CONTROL PLANS. I ACCEPT RESPONSIBILITY FOR ANY LIABILITY CAUSED BY AN NEGLIGENT ACTS, ERRORS OR OMISSIONS ON MY PART IN PREPARING THIS PLAN.

CHARLENE M. DURHAM, COLORADO P.E. NO. 0036727 DATE

OWNER'S STATEMENT
I, THE OWNER/DEVELOPER HAVE READ AND WILL COMPLY WITH THE REQUIREMENTS OF THE PLAN.

LARRY DILLIE
D & K AKERS, LLC DATE

EL PASO COUNTY
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 DATE

CAUTION – NOTICE TO CONTRACTOR
1. ALL UTILITY LOCATIONS SHOWN ARE BASED ON MAPS PROVIDED BY THE APPROPRIATE UTILITY COMPANY AND FIELD SURFACE EVIDENCE AT THE TIME OF SURVEY AND IS TO BE CONSIDERED AN APPROXIMATE LOCATION ONLY. IT IS THE CONTRACTOR'S RESPONSIBILITY TO FIELD VERIFY THE FIELD LOCATION OF ALL UTILITIES, PUBLIC OR PRIVATE, WHETHER SHOWN ON THE PLANS OR NOT, PRIOR TO CONSTRUCTION. REPORT ANY DISCREPANCIES TO THE ENGINEEER PRIOR TO CONSTRUCTION.
2. WHERE A PROPOSED UTILITY CROSSES AN EXISTING UTILITY, IT IS THE CONTRACTOR'S RESPONSIBILITY TO FIELD VERIFY THE HORIZONTAL AND VERTICAL LOCATION OF SUCH EXISTING UTILITY, EITHER THROUGH POTHOLING OR ALTERNATIVE METHOD. REPORT INFORMATION TO THE ENGINEER PRIOR TO CONSTRUCTION.

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

Galloway
1155 Kelly Johnson Blvd., Suite 305
Colorado Springs, CO 80920
719.900.7220
GallowayUS.com

PRELIMINARY
NOT FOR BIDDING
NOT FOR CONSTRUCTION

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D & K AKERS SUBDIVISION NO. 1
LOTS 1 & 2
FOR
D & K AKERS, LLC

2875 AKERS DRIVE
COLORADO SPRINGS, CO 80922 - EL PASO COUNTY

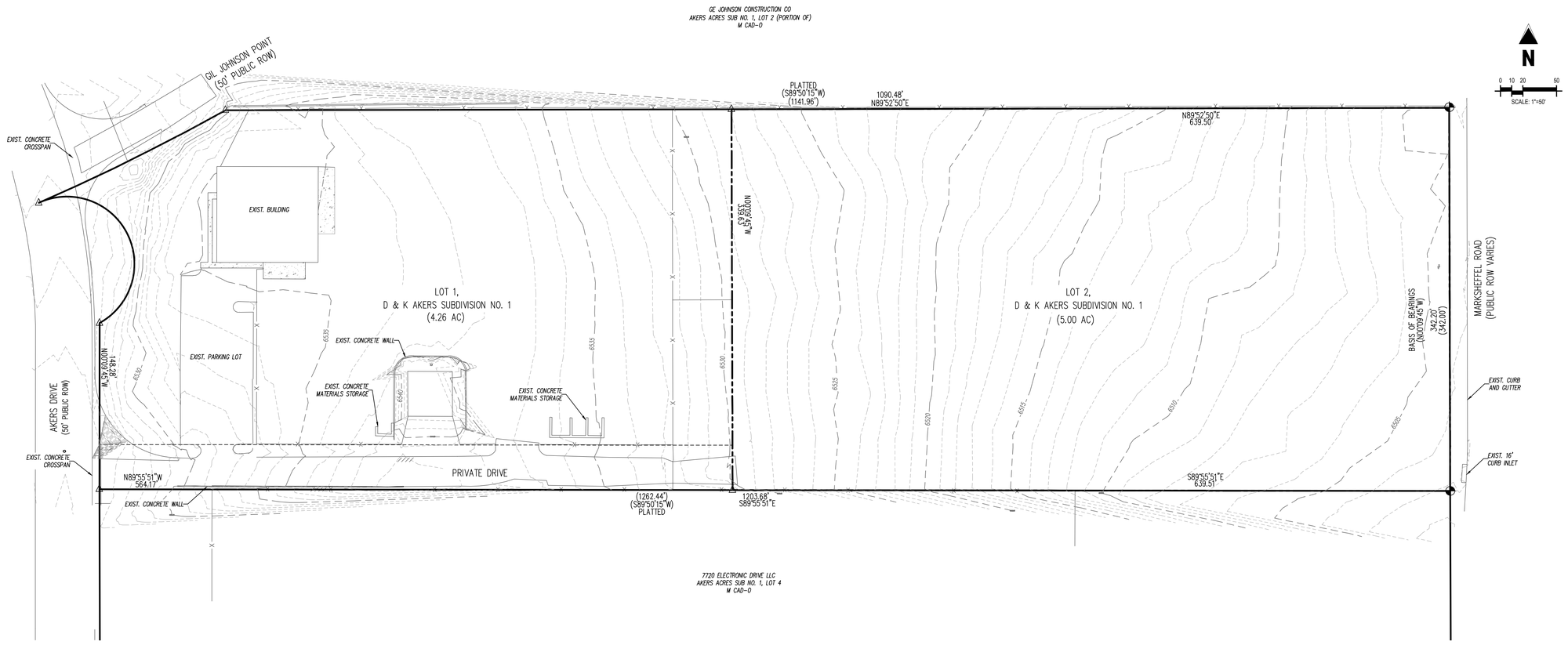
#	Date	Issue / Description	Init.

Project No:	DKA000001
Drawn By:	TPT
Checked By:	CMD
Date:	9/15/2021

COVER SHEET

0

H:\D & K Akers, LLC\CSD_Colorado Springs\DKA.00_Lot 2 Akers Amended\CD\Plan\DKA01_CD1_Cover.dwg, Tim Pettigrew, 9/15/2021



SITE LEGEND

- PROPERTY BOUNDARY LINE
- PROPOSED LOT LINE
- EXISTING ASPHALT PAVEMENT EDGE
- EXISTING FENCE
- EXISTING BUILDING OUTLINE
- EXISTING CONCRETE

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Project No:	DKA000001
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Checked By:	CMD
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SITE PLAN

1

H:\D & K Akers, LLC\CO_Colorado Springs_XXX_00_Lot 2 Akers Ave\02\02-Plans\DKA000_01.1_Site Plan.dwg - Tim Tolkacz - 9/15/2021