

FLYING HORSE NORTH FILING NO. 5 CONSTRUCTION DOCUMENTS

A TRACT OF LAND BEING A PORTION OF SECTION 30, TOWNSHIP 11 SOUTH,
RANGE 65 WEST OF THE 6TH P.M., AND A PORTION OF SECTION 31, TOWNSHIP 11
SOUTH, RANGE 65 WEST OF THE 6TH P.M.,
CITY OF COLORADO SPRINGS, COUNTY OF EL PASO, STATE OF COLORADO

LEGAL DESCRIPTION:

A TRACT OF LAND BEING A PORTION OF SOUTH HALF OF SECTION 30, AND A PORTION OF NORTH HALF OF SECTION 31, TOWNSHIP 11 SOUTH, RANGE 65 WEST THE SIXTH PRINCIPAL MERIDIAN, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: THE NORTH LINE OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 36, TOWNSHIP 11 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, BEING MONUMENTED AT THE WEST END BY A 1" YELLOW PLASTIC CAP STAMPED "18235" AND THE EAST END BY A 2" ALUMINUM CAP STAMPED "32439" WITH APPROPRIATE MARKINGS, IS ASSUMED TO BEAR N89°03'58"E A DISTANCE OF 1,332.09 FEET.

COMMENCING AT THE NORTHEAST CORNER OF TRACT F, FLYING HORSE FILING NO. 3 AS RECORDED UNDER RECEPTION NUMBER 224715365, SAID POINT BEING ON THE SOUTHERLY RIGHT-OF-WAY LINE OF OLD STAGECOACH ROAD AS PLATTED IN FLYING HORSE NORTH FILING NO. 1, AS RECORDED UNDER RECEPTION NUMBER 218714238, RECORDS OF EL PASO COUNTY, COLORADO, SAID POINT BEING THE POINT OF BEGINNING; THENCE ON SAID SOUTHERLY RIGHT-OF-WAY LINE THE FOLLOWING FOUR (4) COURSES:

- ON THE ARC OF A CURVE TO THE RIGHT WHOSE CENTER BEARS S01°51'31"W, HAVING A DELTA OF 13°40'23", A RADIUS OF 1,560.00 FEET A DISTANCE OF 372.28 FEET TO A POINT OF TANGENT;
- S74°28'06"E A DISTANCE OF 169.05 FEET TO A POINT OF CURVE;
- ON THE ARC OF A CURVE TO THE LEFT HAVING A DELTA OF 52°50'29", A RADIUS OF 840.00 FEET A DISTANCE OF 774.70 FEET TO A POINT OF TANGENT;
- N52°41'25"E A DISTANCE OF 1,280.10 FEET;

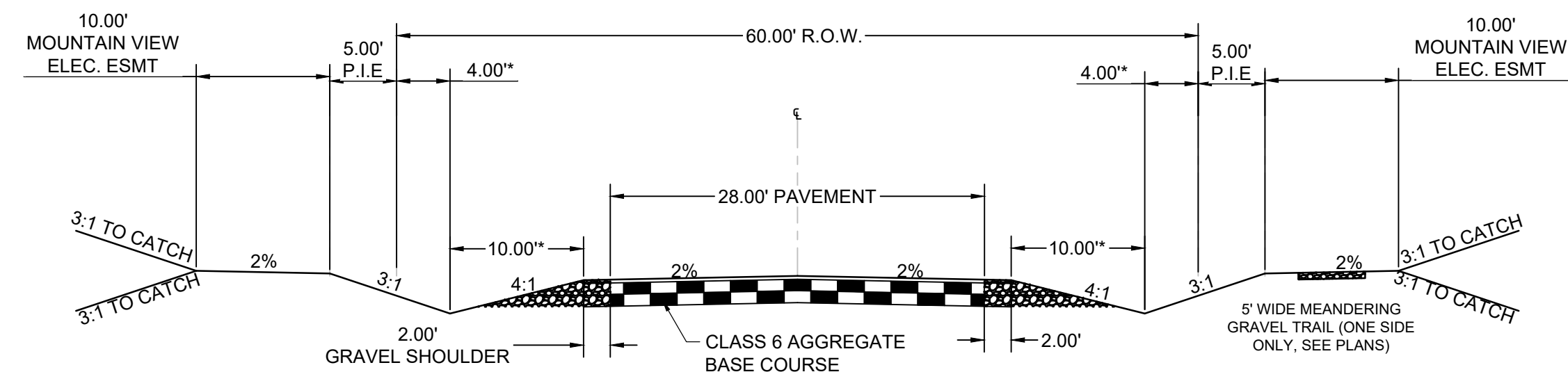
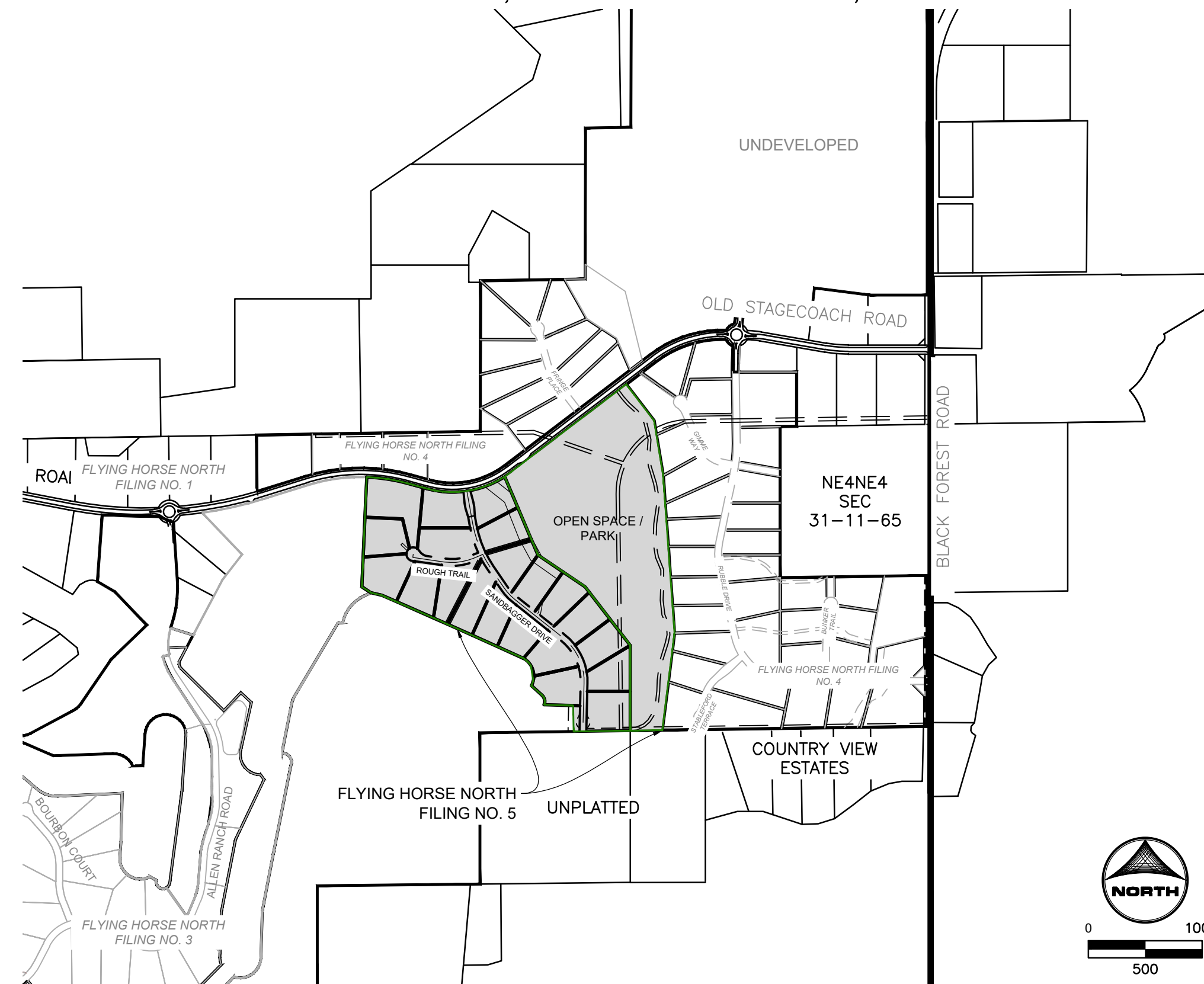
THENCE S37°18'35"E A DISTANCE OF 402.75 FEET; THENCE S09°22'22"E A DISTANCE OF 488.58 FEET; THENCE S04°05'31"E A DISTANCE OF 1,388.17 FEET; THENCE S07°08'46"W A DISTANCE OF 860.74 FEET TO A POINT ON THE SOUTHERLY LINE OF THE NORTHEAST QUARTER OF SAID SECTION 31; THENCE S89°11'15"W ON SAID SOUTHERLY LINE A DISTANCE OF 280.88 FEET TO THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION 31; THENCE S89°11'00"W ON THE SOUTH LINE OF SAID SECTION 31 A DISTANCE OF 447.29 FEET; THENCE N01°31'19"E A DISTANCE OF 225.22 FEET; THENCE N88°25'47"W A DISTANCE OF 316.03 FEET TO A POINT ON CURVE, SAID POINT BEING ON THE BOUNDARY LINE OF TRACT M, AS PLATTED IN SAID FLYING HORSE FILING NO. 1; THENCE ON THE BOUNDARY LINE OF SAID TRACT M, THE FOLLOWING FIVE (5) COURSES:

- ON THE ARC OF A CURVE TO THE LEFT WHOSE CENTER BEARS N66°58'15"W, HAVING A DELTA OF 70°52'24", A RADIUS OF 74.72 FEET A DISTANCE OF 92.42 FEET TO A POINT OF TANGENT;
- N47°50'38"W A DISTANCE OF 125.93 FEET TO A POINT ON CURVE;
- ON THE ARC OF A CURVE TO THE LEFT WHOSE CENTER BEARS N62°07'29"W, HAVING A DELTA OF 93°42'48", A RADIUS OF 178.44 FEET A DISTANCE OF 291.86 FEET TO A POINT OF TANGENT;
- N65°50'18"W A DISTANCE OF 926.31 FEET;
- N66°22'10"W A DISTANCE OF 418.60 FEET;

THENCE N77°19'50"W A DISTANCE OF 99.91 FEET TO A POINT ON THE BOUNDARY OF TRACT F, FLYING HORSE FILING NO. 3, AS RECORDED UNDER RECEPTION NUMBER 224715365; THENCE ON SAID BOUNDARY THE FOLLOWING TWO (2) COURSES:

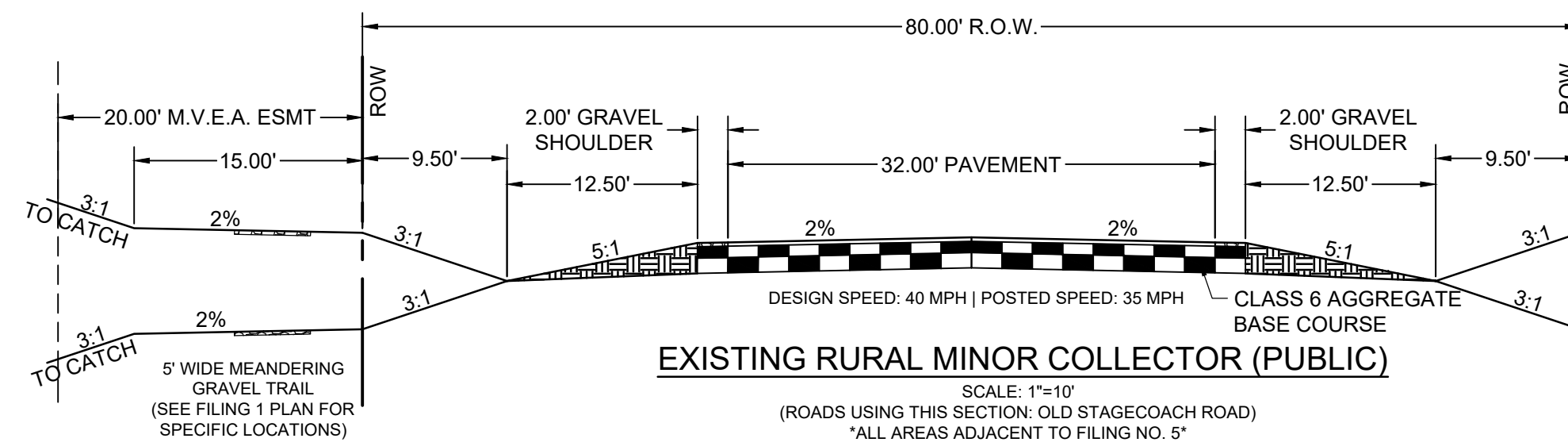
- N56°12'59"W A DISTANCE OF 96.82 FEET;
- N02°34'45"E A DISTANCE OF 964.84 FEET TO THE POINT OF BEGINNING.

CONTAINING A CALCULATED AREA OF 5,015,016 SQUARE FEET OR 115.129 ACRES, MORE OR LESS.



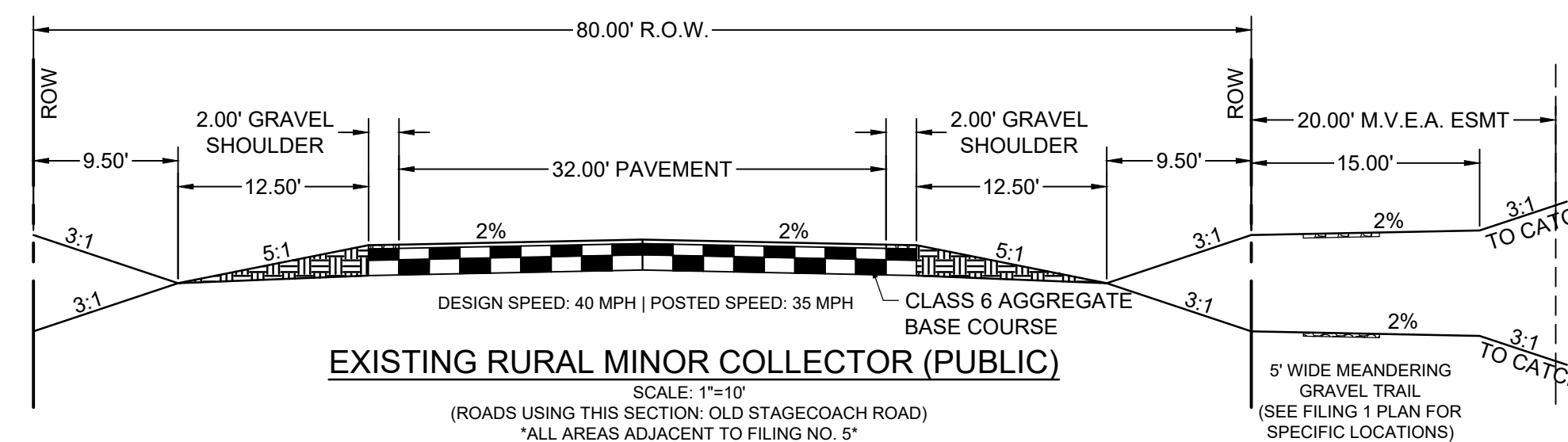
TYPICAL RURAL LOCAL CROSS SECTION

DESIGN SPEED: 30 MPH | POSTED SPEED: 30 MPH
SCALE: 1"=10'
(ROADS USING THIS SECTION: ROUGH TRAIL & SANDBAGGER DRIVE)
*DIMENSIONS MAY VARY FOR EXPANDED DITCH SECTIONS AS CALLED OUT ON PLANS



EXISTING RURAL MINOR COLLECTOR (PUBLIC)

DESIGN SPEED: 40 MPH | POSTED SPEED: 35 MPH
SCALE: 1"=10'
(ROADS USING THIS SECTION: OLD STAGECOACH ROAD)
ALL AREAS ADJACENT TO FILING NO. 5



EXISTING RURAL MINOR COLLECTOR (PUBLIC)

DESIGN SPEED: 40 MPH | POSTED SPEED: 35 MPH
SCALE: 1"=10'
(ROADS USING THIS SECTION: OLD STAGECOACH ROAD)
ALL AREAS ADJACENT TO FILING NO. 5

PROJECT CONTACTS:

OWNER/DEVELOPER
PRI #2
6385 CORPORATE DRIVE, STE. 200
COLORADO SPRINGS, CO 80919
ATTN: DREW BALSICK
TELE: (719) 592-9333

APPLICANT
HR GREEN
1975 RESEARCH PKWY SUITE 160
COLORADO SPRINGS, CO 80920
TELE: (719) 300-4140
ATTN: RICHIE LYON, P.E.
EMAIL: RICHIE.LYON@HRGREEN.COM

CIVIL ENGINEER
HR GREEN
1975 RESEARCH PKWY SUITE 160
COLORADO SPRINGS, CO 80920
TELE: (719) 300-4140
ATTN: RICHIE LYON, P.E.
EMAIL: RICHIE.LYON@HRGREEN.COM

GEOTECHNICAL ENGINEER
COMPANY: ENTECH ENGINEERING, INC
ADDRESS: 505 ELKTON DRIVE
COLORADO SPRINGS, CO 80907
ATTN: JOE GOODE
EMAIL: JGOODE@ENTECH-ENGINEERING.COM

TRAFFIC ENGINEER
SM ROCHA, LLC
8703 YATES DRIVE, STE 210
WESTMINSTER, CO 80031
TELE: (303) 458-9798
ATTN: MIKE ROCHA
EMAIL: MIKE@SMROCHA.COM

SURVEYOR
EDWARD-JAMES SURVEYING, INC.
926 ELKTON DRIVE
COLORADO SPRINGS, CO 80907
TELE: (719) 576-1216
ATTN: JONATHAN W. TESSIN
EMAIL: JTSSIN@EJSURVEYING.COM

UTILITY CONTACTS

ELECTRIC
MOUNTAIN VIEW ELECTRIC ASSOCIATION
P.O. BOX 1600
LIMON, CO 80831
TELE: (719) 392-3491
ATTN: LES ULFERS

NATURAL GAS
BLACK HILLS ENERGY
37 WIDEFIELD BLVD
WIDEFIELD, CO 80911
TELE: (719) 332-5856
ATTN: GEORGE M. PETERSON

FIRE
BLACK FOREST FIRE PROTECTION DISTRICT
114455 TEACHOUT ROAD
COLORADO SPRINGS, CO 80908
TELE: (719) 495-4300
ATTN: PJ LANGMAID

SHEET INDEX

- COVER
- LEGEND & NOTES
- OVERALL SITE PLAN
- 5 - SANDBAGGER DRIVE
- ROUGH TRAIL
- MEDIANS
- ROADWAY INTERSECTION DETAILS
- SIGNAGE AND STRIPING
- STORM PLAN AND PROFILE
- LOT 4 & 5 PROPOSED SWALE AND GRADING

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.

JOSHUA PALMER P.E. DATE
COUNTY ENGINEER

DESIGN ENGINEER'S STATEMENT

THESE DETAILED PLANS AND SPECIFICATIONS WERE PREPARED UNDER MY DIRECTION AND 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 PLANS 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 NEGLIGENCE, ACTS, ERRORS OR OMISSIONS ON MY PART IN PREPARATION OF THESE DETAILED PLANS AND SPECIFICATIONS.

RICHARD D. LYON, COLORADO P.E. NO. 53921 02/14/2025
DATE

OWNER/DEVELOPER'S STATEMENT:

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

DREW BALSICK, PRI #2, LLC. 02/14/2025
VICE PRESIDENT DATE



PCD FILE NO.: SF2427

DRAWN BY: RDL JOB DATE: 12/06/2024
APPROVED: RDL JOB NUMBER: 211030.25
CAD DATE: 12/12/2024
CAD FILE: J:\2021\211030\CADD\dwgs\C\Filing_No_5\CoverSheet

| NO. | DATE | BY | REVISION DESCRIPTION |
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HR GREEN - COLORADO SPRINGS
1975 RESEARCH PARKWAY SUITE 160
COLORADO SPRINGS, CO 80920
PHONE: 719.300.4140
FAX: 713.965.0044

FLYING HORSE NORTH FILING NO. 5
PRI #2, LLC.
EL PASO COUNTY, CO

COVER & LEGEND
COVER

SHEET
CV
1

HR GREEN Xref: Vicinity-Map; Cover_Map; Cover_Approval; EPC_CD_Approval; EPC_CD_Owner; Approval; Legend; xc-row-030.202; rdwy_Typicals; xc-row-030.250; xgt-1-dh01-1030.250; DMBROWSKI, COLIN, 12/12/2024, 4:28 PM

HR GREEN - Xref: Vicinity-Map; Cover-Contacts; EPC_CD_Approval; EPC_CD_Owner; Approval; legal_description; Legend; xc-row-030.202; rdwy_Typicals; xc-row-030.240; Rlprop_Detail; xc-row-030.250; xgt-1-dh01-1030.250
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EL PASO COUNTY STANDARD CONSTRUCTION NOTES:

- 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 FILED 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 SOILS 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 FOR ROAD 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 VERSION 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 ON-SITE AND OFF-SITE, 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 INSPECTIONS, PRIOR TO STARTING CONSTRUCTION.
- IT IS THE CONTRACTOR'S RESPONSIBILITY TO UNDERSTAND THE REQUIREMENTS OF ALL JURISDICTIONAL AGENCIES AND 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.
- ALL STORM DRAIN PIPE SHALL BE CLASS III RCP UNLESS OTHERWISE NOTED AND APPROVED BY EPC.
- 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 AS IDENTIFIED IN THE PLANS SHALL BE PROVIDED AT ALL INTERSECTIONS. OBSTRUCTIONS GREATER THAN 18 INCHES ABOVE FLOWLINE ARE NOT ALLOWED WITHIN SIGHT TRIANGLES.
- SIGNING AND STRIPING SHALL COMPLY WITH EL PASO COUNTY AND MUTCD CRITERIA. IF APPLICABLE, ADDITIONAL SIGNING AND STRIPING NOTES WILL BE PROVIDED.
- CONTRACTOR SHALL OBTAIN ANY PERMITS REQUIRED BY EL PASO COUNTY DPW, 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 OWNER/DEVELOPER SHALL OBTAIN WRITTEN PERMISSION AND EASEMENTS, WHERE REQUIRED, FROM ADJOINING PROPERTY OWNER(S) PRIOR TO ANY OFF-SITE DISTURBANCE, GRADING, OR CONSTRUCTION.

GENERAL CONSTRUCTION NOTES

- IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE EXISTENCE AND LOCATION OF ALL UNDERGROUND UTILITIES ALONG THE ROUTE OF THE WORK. THE OMISSION FROM OR THE INCLUSION OF UTILITY LOCATIONS ON THE PLANS IS NOT TO BE CONSIDERED AS THE NONEXISTENCE OF OR A DEFINITE LOCATION OF EXISTING UNDERGROUND UTILITIES.
- THE CONTRACTOR SHALL TAKE THE NECESSARY PRECAUTIONS TO PROTECT EXISTING UTILITIES FROM DAMAGE DUE TO THIS OPERATION. ANY DAMAGE TO THE UTILITIES WILL BE REPLACED AT THE CONTRACTORS EXPENSE AND ANY SERVICE DISRUPTION WILL BE SETTLED BY THE CONTRACTOR.
- ADDITIONAL EROSION CONTROL STRUCTURES MAY BE REQUIRED AT THE TIME OF CONSTRUCTION.
- ALL BACKFILL, SUB-BASE AND/OR BASE COURSE (CLASS 6) MATERIAL SHALL BE COMPACTED TO THE SOILS ENGINEERS RECOMMENDATIONS, AND APPROVED BY EL PASO COUNTY DEVELOPMENT SERVICES ENGINEERING DIVISION.
- ALL STATIONING IS CENTERLINE UNLESS OTHERWISE INDICATED. ALL ELEVATIONS ARE FLOW LINE UNLESS OTHERWISE INDICATED.
- ALL DISTURBED PAVEMENT EDGES SHALL BE CUT TO NEAT LINES. REPAIR SHALL CONFORM TO THE EPC ECM APPENDIX K - 1.2C
- ALL INTERSECTION ACCESSSES ARE TO BE CONSTRUCTED WITH A 25 FOOT SIGHT VISIBILITY TRIANGLE AND THERE SHALL BE NO OBSTRUCTIONS GREATER THAN 18" IN THIS AREA.
- ASPHALT THICKNESS AND BASE COURSE THICKNESS (COMPACTED FOR ROADS SHALL BE PER DESIGN REPORT BY OWNERS GEOTECHNICAL ENGINEER. OWNERS GEOTECHNICAL ENGINEER TO BE ON SITE AT TIME OF ROAD CONSTRUCTION TO EVALUATE SOIL CONDITIONS AND DETERMINE IF ADDITIONAL MEASURES ARE NECESSARY TO ASSURE STABILITY OF THE NEW ROADS. PAVEMENTS DESIGN SHALL BE APPROVED BY EL PASO COUNTY DEVELOPMENT SERVICES ENGINEERING DIVISION PRIOR TO CONSTRUCTION.
- TYPE M RIP-RAP WITH 4" OF TYPE II GRANULAR BEDDING AND MIRAFI 180n OR EQUAL MAY BE SUBSTITUTED WHERE TYPE I RIP-RAP WITH MIRAFI FW 700 OR EQUAL IS SPECIFIED.
- ALL MATERIALS AND INSTALLATION PROCEDURES SHALL BE IN COMPLIANCE WITH ANY AND ALL APPLICABLE EL PASO COUNTY STANDARDS AND WITH METRO DISTRICT CONSULTING ENGINEER APPROVAL.
- CONTRACTOR IS RESPONSIBLE FOR PROVIDING DETAILED AS-BUILT OF ALL STORM SEWER AND CISTERN INSTALLATIONS, INCLUDING ACCURATE DISTANCES OF MAIN LINES, VALVES, FITTINGS, MANHOLES, AND LOCATIONS OF APPURTENANCES.
- DRAINAGE EASEMENTS ARE PLATTED THROUGHOUT THE FILING AND ARE NO-BUILD AREAS. ALL OTHER AREAS THAT FALL WITHIN IDENTIFIED GEOLOGIC HAZARD AREAS (SEASONAL STORMWATER POOLING, STANDING WATER CONDITIONS) MAY BE MITIGATED ON A PER LOT BASIS WITH EARTHWORK AND FINISH GRADING CONSTRUCTION. NO DISTURBANCE FOR EARTHWORK OR FINISH GRADING SHALL TAKE PLACE WITHIN THE DESIGNATED DRAINAGE EASEMENTS AND ANY SITE AND FUTURE LOT DISTURBANCE THAT ALTERS THE EXISTING TOPOGRAPHY SHALL DRAIN TO THE DRAINAGE EASEMENTS ON SITE.

| Channel Lining Determination | | | | | |
|------------------------------|-------------------|----------|-----------------|----------|-----------------|
| Section | Calculated Values | | P300 Max Values | | Lining Required |
| | Shear Stress | Velocity | Shear Stress | Velocity | |
| A-A | 0.75 | 3.78 | 3 | 9 | P300 |
| STREET SECTION 1 | 1.50 | 4.26 | 3 | 9 | P300 |
| STREET SECTION 2 | 4.27 | 6.60 | 3 | 9 | TMAX |
| STREET SECTION 3 | 1.31 | 3.49 | 3 | 9 | P300 |

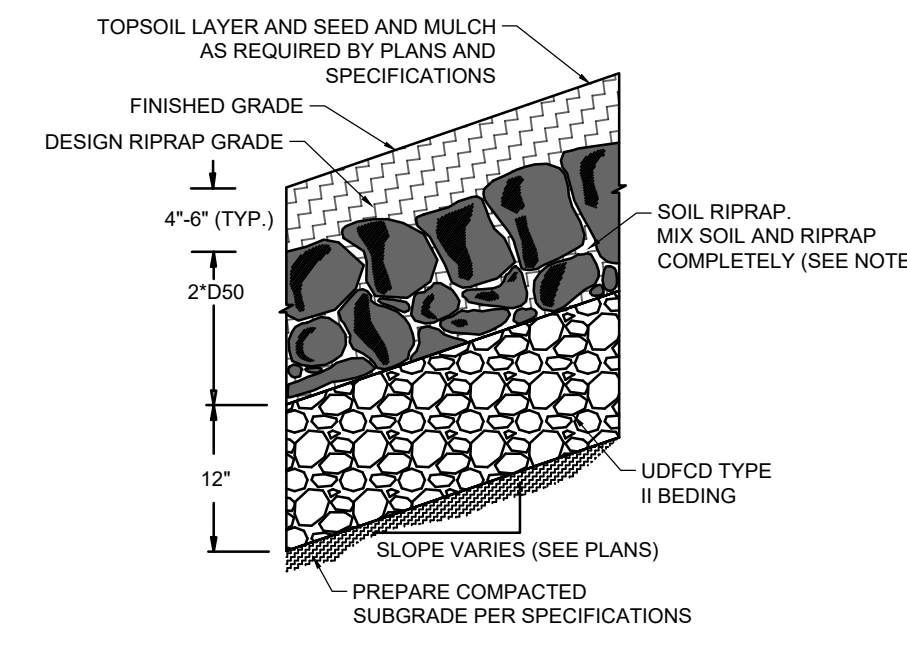
| CHANNEL LINING STATIONS | | | |
|-------------------------|---------------|-------------|--------|
| ROADWAY | START STATION | END STATION | LINING |
| SANDBAGGER DRIVE | 00+00 | 16+17 | TMAX |
| SANDBAGGER DRIVE | 16+17 | 34+44 | P300 |
| ROUGH TRAIL | FULL ROAD | FULL ROAD | P300 |

NOTES:

- THE TABLES ABOVE SHOW A SUMMARY OF THE CHANNEL LINING REQUIREMENTS WITHIN NATURAL TERTIARY CHANNELS AND ROADSIDE SWALES BASED ON COMPUTATIONS OF SHEAR STRESS AND VELOCITY FOR THE MAJOR STORM EVENTS (100-YEAR) AT THE RESPECTIVE SECTIONS PER THE FINAL DRAINAGE REPORT.
- SEE THE FINAL GEC PLANS FOR CHANNEL LOCATION CALLOUTS.

ABBREVIATIONS

| | | | |
|--------|--|---------|--|
| Δ | DEFLECTION ANGLE | FHWA | FEDERAL HIGHWAY ADMINISTRATION |
| Ø, DIA | DIAMETER | FL | FLOW LINE |
| AASHTO | AMERICAN ASSOCIATION OF STATE HIGHWAY AND TRANSPORTATION OFFICIALS | FOC | FIBER OPTICS CABLE |
| ABC | ASPHALT BASE COURSE | FT | FOOT OR FEET |
| ABD | ABANDONED | GB | GRADE BREAK |
| AC | ACRE | GAL | GALLON |
| ADA | THE AMERICANS WITH DISABILITIES ACT | HDPE | HIGH DENSITY POLYETHYLENE |
| ASPH | ASPHALT | HC RAMP | HANDICAP RAMP |
| ASSY | ASSEMBLY | HDWALL | HEADWALL |
| ASTM | AMERICAN SOCIETY FOR TESTING MATERIALS | INVERT | INVERT |
| BFE | BASE FLOOD ELEVATION | KM | KILOMETER |
| BLDG | BUILDING | L | LENGTH |
| BLVD | BULEVARD | LF | LINEAR FEET |
| BM | BENCH MARK | M | MINIMUM |
| BNYD | BOUNDARY | MISC | MISCELLANEOUS |
| BOP | BOTTOM OF POND | MAINT | MAINTENANCE |
| BY | BOTTOM OF WALL | MAX | MAXIMUM |
| C&G | CURB AND GUTTER | MH | MANHOLE |
| CA | COARSE AGGREGATE | MP | MIDPOINT |
| CATV | CABLE TELEVISION | N | NORTH/SOUTH |
| CB | CHORD BEARING/CATCH BASIN | NO | NUMBER |
| CC | CUBIC FEET PER SECOND | OC | ON CENTER |
| CIP | CAST IRON PIPE | OH | OVERHEAD |
| CL | CENTER LINE | PB | PUBLIC |
| CMP | CORRUGATED METAL PIPE | PC | POINT OF CURVATURE |
| COMP | COMPOSITE | PCC | POINT OF COMPOUND CURVATURE |
| CONC | CONCRETE | PCR | POINT OF CURB RETURN |
| CONST | CONSTRUCT OR CONSTRUCTION | PI | POINT OF INTERSECTION |
| CSP | CORRUGATED STEEL PIPE | PIE | PUBLIC IMPROVEMENT ESMT |
| CSU | COURT | PT | POINT OF TANGENCY |
| CT | COURT | PRC | PROPOSED |
| CTR | CENTER | PRC | POINT OF REVERSE CURVATURE |
| CU | COPPER | PRV | PRESSURE REDUCING VALVE |
| CY | CUBIC YARD | PVT | PRIVATE |
| DBL | DOUBLE | PUAE | PUBLIC UTILITY AND ACCESS ESMT |
| DEG | DEGREE | PUADE | PUBLIC UTILITY, ACCESS AND DRAINAGE ESMT |
| DET | DETAIL | PVC | POLYVINYL CHLORIDE |
| DEPT | DEPARTMENT | R | RADIUS |
| DIW | DIMENSION | REC | RECEPTION |
| DIP | DUCTILE IRON PIPE | RCBC | REINFORCED CONCRETE BOX CULVERT |
| DOT | DEPARTMENT OF TRANSPORTATION | S | SOUTH |
| DWG | DRAWING | SHT | SHEET |
| E | EAST/EASTING | SQ | SQUARE |
| EL | ELEVATION | SW | SPILLWAY |
| ELEC | ELECTRIC | TRC | TOP BACK OF CURB |
| EOG | EDGE OF GUTTER | TC | TRICKLE CHANNEL |
| EOP | EDGE OF PAVEMENT | TOP | TOP OF POND |
| ESMT | EASEMENT | TW | TOP OF WALL |
| EW | ENDWALL | TYP | TYPICAL |
| EX | EXISTING | UG | UNDERGROUND |
| FD | FRENCH DRAIN | VERT | VERTICAL |
| FDC | FIRE DEPARTMENT CONNECTION | W | WEST |
| FE | FLANGE ELEVATION | WW | WASTEWATER |
| FES | FLARED END SECTION | WWF | WELDED WIRE FABRIC |
| FF | FINISHED FLOOR | W | WITH |
| FG | FINISH GRADE | W/O | WITHOUT |
| FM | FIRE HYDRANT | YD | YARD |



SOIL RIPRAP EMBANKMENT PROTECTION WITH BEDDING TYP. SECTION
N.T.S.

| TYPE L RIPRAP | |
|-----------------------------------|---------------------|
| INTERMEDIATE ROCK DIMENSION (IN.) | PERCENT PASSING (%) |
| 15 | 70-100 |
| 12 | 50-70 |
| 9 | 35-50 |
| 3 | 2-10 |

*TYPE L RIPRAP D50=9"
D50=MEAN PARTICLE SIZE (INTERMEDIATE DIMENSION) BY WEIGHT

| TYPE H RIPRAP | |
|-----------------------------------|---------------------|
| INTERMEDIATE ROCK DIMENSION (IN.) | PERCENT PASSING (%) |
| 30 | 70-100 |
| 24 | 50-70 |
| 18 | 35-50 |
| 6 | 2-10 |

*TYPE L RIPRAP D50=18"
D50=MEAN PARTICLE SIZE (INTERMEDIATE DIMENSION) BY WEIGHT

RIPRAP NOTES:

- SOIL RIPRAP DETAILS ARE APPLICABLE TO SLOPED AREAS REFER TO THE SITE PLAN ACTUAL LOCATION AND LIMITS.
- MIX UNIFORMLY 65% RIPRAP BY VOLUME WITH 35% OF APPROVED SOIL BY VOLUME PRIOR TO PLACEMENT.
- PLACE STONE-SOIL MIX TO RESULT IN SECURELY INTERLOCKED ROCK AT THE DESIGN THICKNESS AND GRADE. COMPACT AND LEVEL TO ELIMINATE ALL VOIDS AND ROCKS PROJECTING ABOVE DESIGN RIPRAP TOP GRADE.
- CRIMP OR TACKIFY MULCH OR USE APPROVED HYDROMULCH AS CALLED FOR IN THE PLANS AND SPECIFICATIONS.
- ROCK SHALL BE HARD, DURABLE, ANGULAR IN SHAPE, AND FREE FROM CRACKS, OVERBURDEN, SHALE, AND ORGANIC MATTER.
- NEITHER BREADTH NOR THICKNESS OF A SINGLE STONE SHOULD BE LESS THAN ONE-THIRD ITS LENGTH, AND ROUNDED STONE SHOULD BE AVOIDED.
- THE ROCK SHOULD SUSTAIN A LOSS OF NOT MORE THAN 40% AFTER 500 REVOLUTIONS IN AN ABRASION TEST (LOS ANGELES MACHINE/ASTM C-535-69) AND SHOULD SUSTAIN A LOSS OF NOT MORE THAN 10% AFTER 12 CYCLES OF FREEZING AND THAWING (AASHTO TEST 103 FOR LEDGE ROCK PROCEDURE A).
- ROCK HAVING A MINIMUM SPECIFIC GRAVITY OF 2.65 IS PREFERRED; HOWEVER, IN NO CASE SHOULD ROCK HAVE A SPECIFIC GRAVITY LESS THAN 2.50.

| TYPE VL RIPRAP | |
|-----------------------------------|---------------------|
| INTERMEDIATE ROCK DIMENSION (IN.) | PERCENT PASSING (%) |
| 12 | 70-100 |
| 9 | 50-70 |
| 6 | 35-50 |
| 2 | 2-10 |

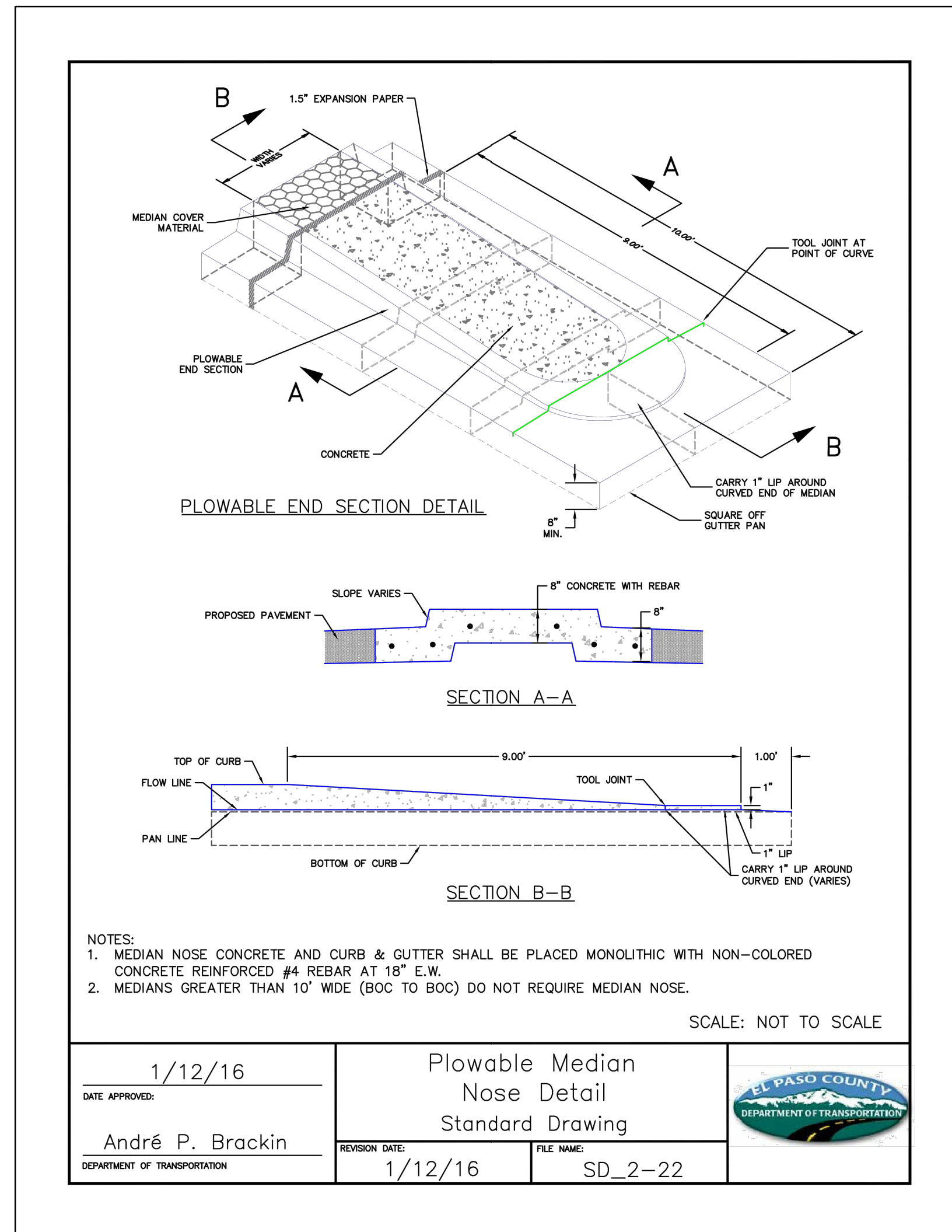
*TYPE L RIPRAP D50=6"
D50=MEAN PARTICLE SIZE (INTERMEDIATE DIMENSION) BY WEIGHT

| TYPE M RIPRAP | |
|-----------------------------------|---------------------|
| INTERMEDIATE ROCK DIMENSION (IN.) | PERCENT PASSING (%) |
| 21 | 70-100 |
| 18 | 50-70 |
| 12 | 35-50 |
| 4 | 2-10 |

*TYPE L RIPRAP D50=12"
D50=MEAN PARTICLE SIZE (INTERMEDIATE DIMENSION) BY WEIGHT

LEGEND

| | EXISTING | PROPOSED | |
|-------------------|----------|----------|--------------------|
| MATCH LINE | | | |
| FILING LINE | | | |
| SECTION LINE | | | |
| PROPERTY LINE | | | |
| P.I.E. LINE | | | |
| MVEA ESMT. LINE | | | |
| RIGHT OF WAY | | | |
| CENTERLINE | | | |
| CHAIN LINK FENCE | | | |
| WOODEN FENCE | | | |
| ROD IRON FENCE | | | |
| STORM DRAIN | | | |
| SWALE | | | |
| TRAIL | | | |
| EDGE OF ROAD | | | |
| INDEX CONTOUR | | | |
| INTER. CONTOUR | | | |
| 100-YR FLOODPLAIN | | | |
| FLOODWAY | | | |
| GEOHAZARD | | | |
| DELINEATION | | | |
| | | | STORM SEWER |
| | | | EXISTING |
| | | | PROPOSED |
| | | | MANHOLE |
| | | | STORM INLET |
| | | | FLARED END SECTION |
| | | | RIPRAP |



- NOTES:
- MEDIAN NOSE CONCRETE AND CURB & GUTTER SHALL BE PLACED MONOLITHIC WITH NON-COLORED CONCRETE REINFORCED #4 REBAR AT 18" E.W.
 - MEDIANS GREATER THAN 10' WIDE (BOC TO BOC) DO NOT REQUIRE MEDIAN NOSE.

SCALE: NOT TO SCALE

| | | | |
|---------------------------|-------------------------------|---------------------------|-----------------------|
| DATE APPROVED: 1/12/16 | APPROVED: André P. Brackin | REVISION DATE: 1/12/16 | FILE NAME: SD_2-22 |
|---------------------------|-------------------------------|---------------------------|-----------------------|



| | | |
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| DRAWN BY: RDL | JOB DATE: 12/6/2024 | BAR IS ONE INCH ON OFFICIAL DRAWINGS. |
| APPROVED: RDL | JOB NUMBER: 211030.25 | 0" = 1" |
| CAD DATE: 12/12/2024 | | IF NOT ONE INCH, ADJUST SCALE ACCORDINGLY. |
| CAD FILE: J:\2021\211030\CAD\Drawings\C\filling_No_5\CoverSheet | | |

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COLORADO SPRINGS, CO 80920
PHONE: 719.300.4140
FAX: 713.965.0044

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EL PASO COUNTY, CO

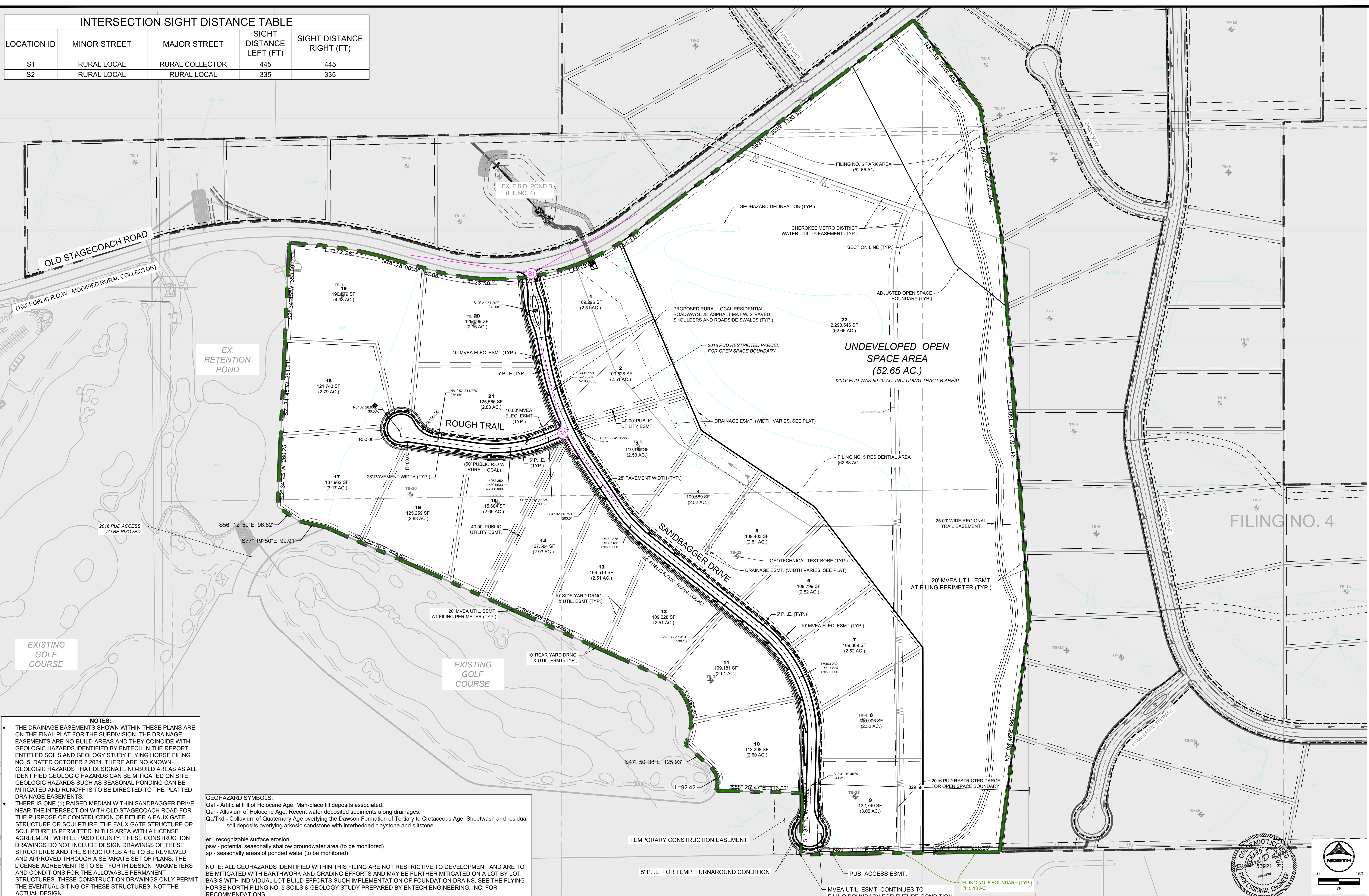
COVER & LEGEND
LEGEND & NOTES

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2



PCD FILE NO.: SF2427

| INTERSECTION SIGHT DISTANCE TABLE | | | | |
|-----------------------------------|--------------|-----------------|--------------------------|---------------------------|
| LOCATION ID | MINOR STREET | MAJOR STREET | SIGHT DISTANCE LEFT (FT) | SIGHT DISTANCE RIGHT (FT) |
| S1 | RURAL LOCAL | RURAL COLLECTOR | 445 | 445 |
| S2 | RURAL LOCAL | RURAL LOCAL | 335 | 335 |



NOTES:

- THE DRAINAGE EASEMENTS SHOWN WITHIN THESE PLANS ARE ON THE FINAL PLAT FOR THE SUBDIVISION. THE DRAINAGE EASEMENTS ARE NO-BUILD AREAS AND THEY COINCIDE WITH GEOLOGIC HAZARDS IDENTIFIED BY ENTECH IN THE REPORT ENTITLED SOILS AND GEOLOGY STUDY FLYING HORSE FILING NO. 5, DATED OCTOBER 2, 2024. THERE ARE NO KNOWN GEOLOGIC HAZARDS THAT DESIGNATE NO-BUILD AREAS AS ALL IDENTIFIED GEOLOGIC HAZARDS CAN BE MITIGATED ON SITE. GEOLOGIC HAZARDS SUCH AS SEASONAL PONDING CAN BE MITIGATED AND RUNOFF IS TO BE DIRECTED TO THE PLATTED DRAINAGE EASEMENTS.
- THERE IS ONE (1) RAISED MEDIAN WITHIN SANDBAGGER DRIVE NEAR THE INTERSECTION WITH OLD STAGECOACH ROAD FOR THE PURPOSE OF CONSTRUCTION OF EITHER A FAUX GATE STRUCTURE OR SCULPTURE. THE FAUX GATE STRUCTURE OR SCULPTURE IS PERMITTED IN THIS AREA WITH A LICENSE AGREEMENT WITH EL PASO COUNTY. THESE CONSTRUCTION DRAWINGS DO NOT INCLUDE DESIGN DRAWINGS OF THESE STRUCTURES AND THE STRUCTURES ARE TO BE REVIEWED AND APPROVED THROUGH A SEPARATE SET OF PLANS. THE LICENSE AGREEMENT IS TO SET FORTH DESIGN PARAMETERS AND CONDITIONS FOR THE ALLOWABLE PERMANENT STRUCTURES. THESE CONSTRUCTION DRAWINGS ONLY PERMIT THE EVENTUAL SITING OF THESE STRUCTURES, NOT THE ACTUAL DESIGN.

GEOHAZARD SYMBOLS:
 Qaf - Artificial Fill of Holocene Age. Man-place fill deposits associated.
 Qal - Alluvium of Holocene Age. Recent water deposited sediments along drainages.
 Qc/Tkd - Colluvium of Quaternary Age overlying the Dawson Formation of Tertiary to Cretaceous Age. Sheetwash and residual soil deposits overlying arkosic sandstone with interbedded claystone and siltstone.

er - recognizable surface erosion
 psw - potential seasonally shallow groundwater area (to be monitored)
 sp - seasonally areas of ponded water (to be monitored)

NOTE: ALL GEOHAZARDS IDENTIFIED WITHIN THIS FILING ARE NOT RESTRICTIVE TO DEVELOPMENT AND ARE TO BE MITIGATED WITH EARTHWORK AND GRADING EFFORTS AND MAY BE FURTHER MITIGATED ON A LOT BY LOT BASIS WITH INDIVIDUAL LOT BUILD EFFORTS SUCH IMPLEMENTATION OF FOUNDATION DRAINS. SEE THE FLYING HORSE NORTH FILING NO. 5 SOILS & GEOLOGY STUDY PREPARED BY ENTECH ENGINEERING, INC. FOR RECOMMENDATIONS.

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 APPROVED: RDL JOB NUMBER: 211030.25
 CAD DATE: 12/12/2024
 CAD FILE: J:\2021\211030\CAD\DWG\C\Filing_No_5\Site_Plan

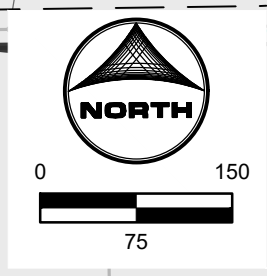
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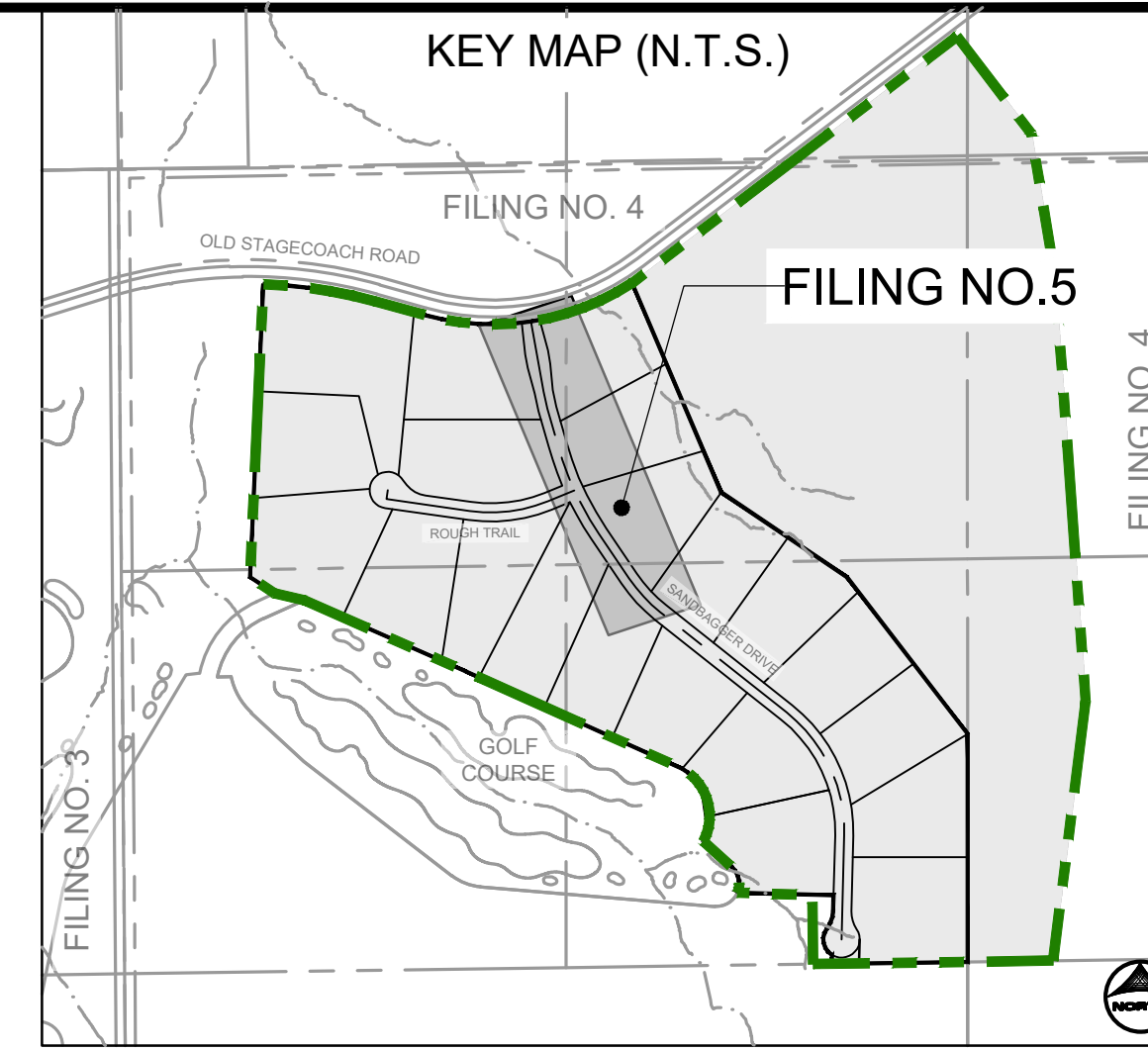
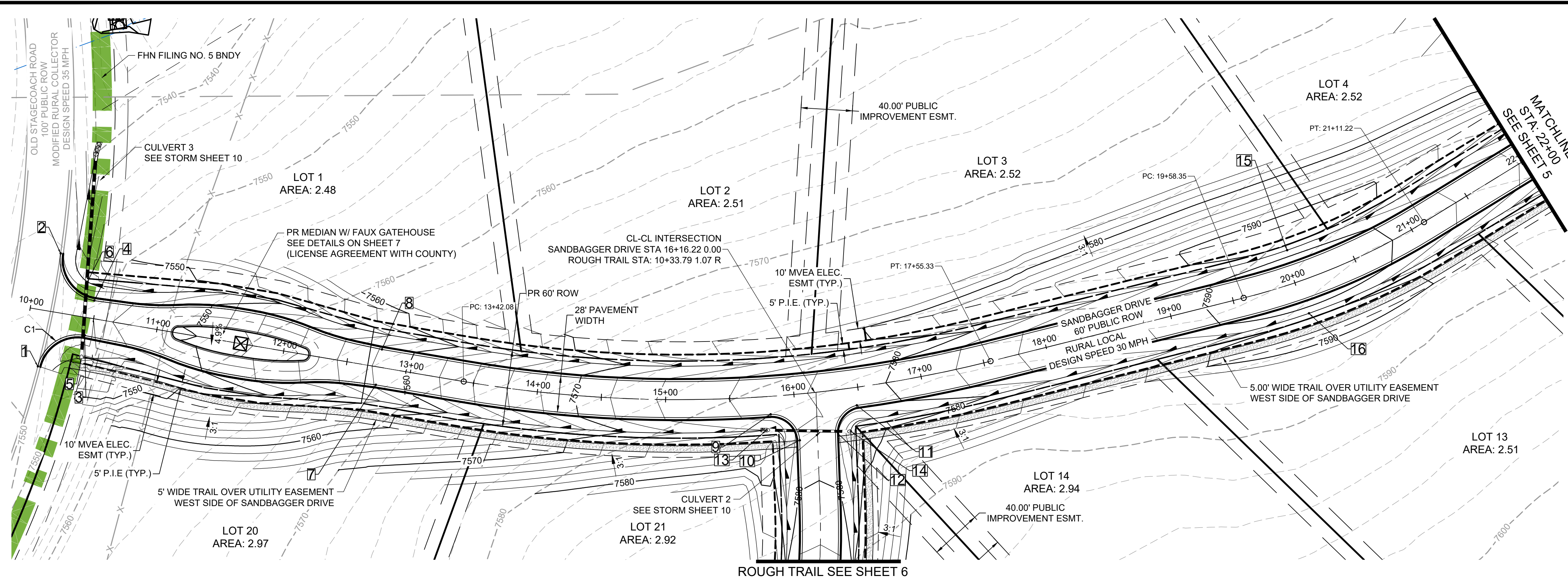
HRGreen
 HR GREEN - COLORADO SPRINGS
 1975 RESEARCH PARKWAY SUITE 160
 COLORADO SPRINGS, CO 80920
 PHONE: 719.300.4140
 FAX: 719.965.0044

**FLYING HORSE NORTH FILING NO. 5
 PRI #2, LLC.
 EL PASO COUNTY, CO**

**SITE PLAN
 OVERALL SITE PLAN**

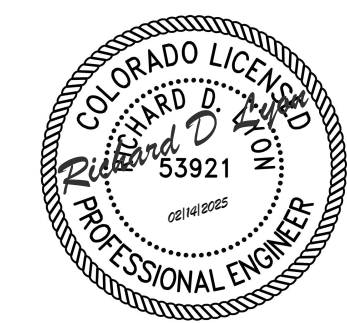
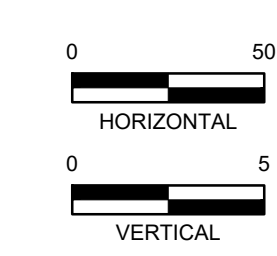
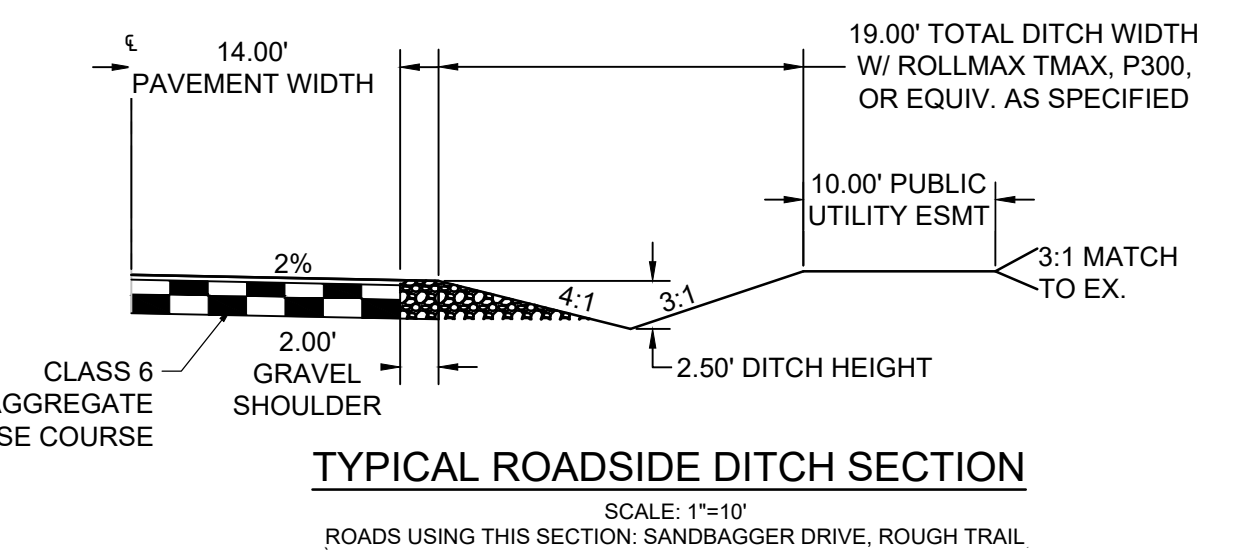
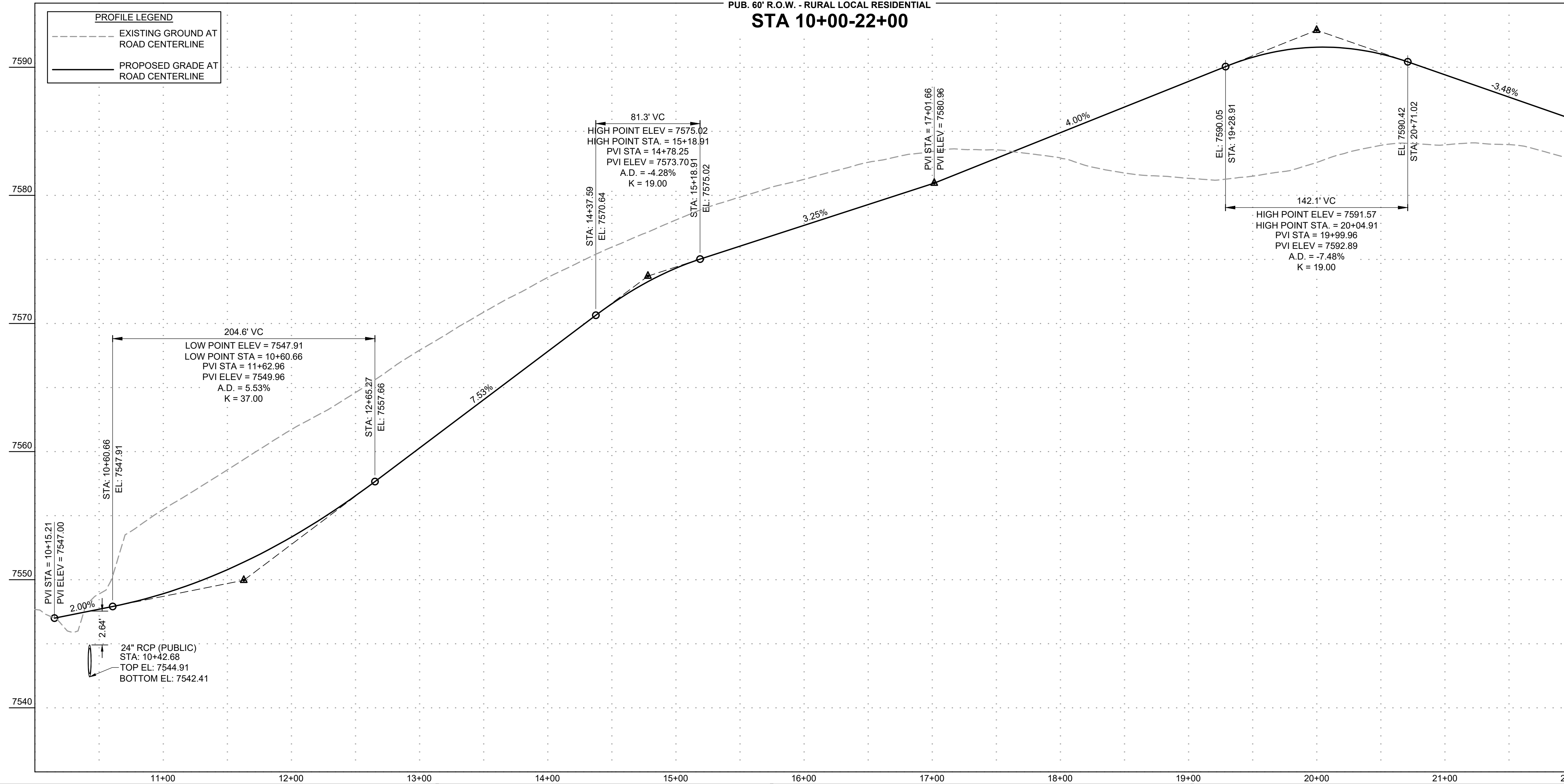
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| POINT TABLE | | | | | |
|-------------|---------------------|------------------|--------------|---------|---------|
| No. | DESC. | ALIGNMENT | STATION | OFFSET | FL EL. |
| 1 | MATCH EX ± | SANDBAGGER DRIVE | STA 10+13.39 | 43.8' R | 7548.07 |
| 2 | MATCH EX ± | SANDBAGGER DRIVE | STA 10+16.19 | 45.8' L | 7546.02 |
| 3 | BEGIN MODIFIED | SANDBAGGER DRIVE | STA 10+45.34 | 14.0' R | 7548.74 |
| 4 | BEGIN MODIFIED | SANDBAGGER DRIVE | STA 10+48.16 | 14.0' L | 7547.57 |
| 5 | BEGIN FL TRANSITION | SANDBAGGER DRIVE | STA 10+45.78 | 31.9' R | 7549.03 |
| 6 | BEGIN FL TRANSITION | SANDBAGGER DRIVE | STA 10+40.43 | 27.6' L | 7546.40 |
| 7 | END MODIFIED | SANDBAGGER DRIVE | STA 12+75.14 | 14.0' R | 7558.11 |
| 8 | END MODIFIED | SANDBAGGER DRIVE | STA 12+75.14 | 14.0' L | 7558.14 |
| 9 | PCR | SANDBAGGER DRIVE | STA 15+80.77 | 14.0' R | 7576.77 |
| 10 | PCR | ROUGH TRAIL | STA 10+70.64 | 14.0' R | 7578.45 |
| 11 | PCR | SANDBAGGER DRIVE | STA 16+47.34 | 14.0' R | 7578.90 |
| 12 | PCR | ROUGH TRAIL | STA 10+64.46 | 14.0' L | 7578.22 |
| 13 | SWALE FL | SANDBAGGER DRIVE | STA 15+76.87 | 26.0' R | 7574.04 |
| 14 | SWALE FL | SANDBAGGER DRIVE | STA 16+40.21 | 33.5' R | 7574.57 |
| 15 | HIGH PT | SANDBAGGER DRIVE | STA 20+02.53 | 26.0' L | 7588.75 |
| 16 | HIGH PT | SANDBAGGER DRIVE | STA 20+02.53 | 26.0' R | 7588.75 |

SANDBAGGER DRIVE
PUB. 60' R.O.W. - RURAL LOCAL RESIDENTIAL
STA 10+00-22+00



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 CAD FILE: J:\2021\211030\CAD\Drawings\C\Filing_No_5\Street_PNP

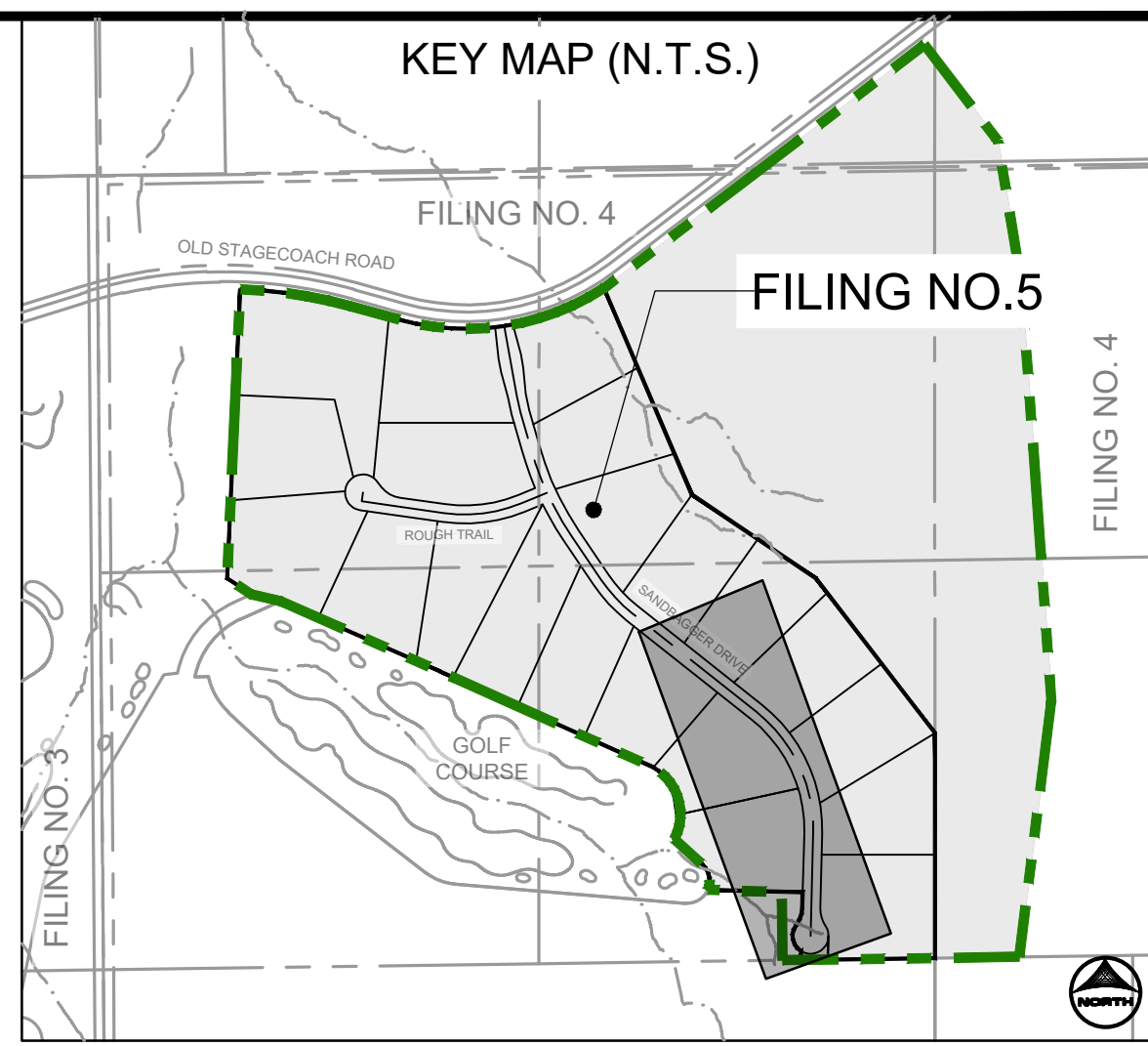
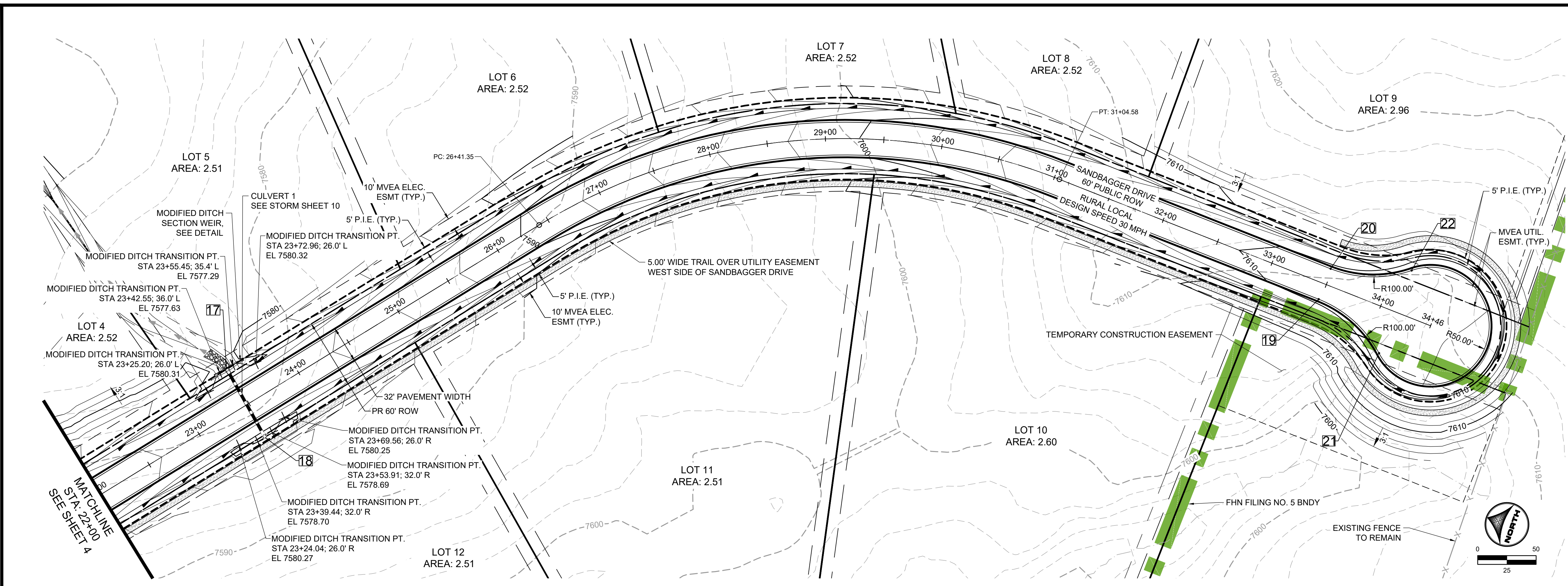
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 EL PASO COUNTY, CO

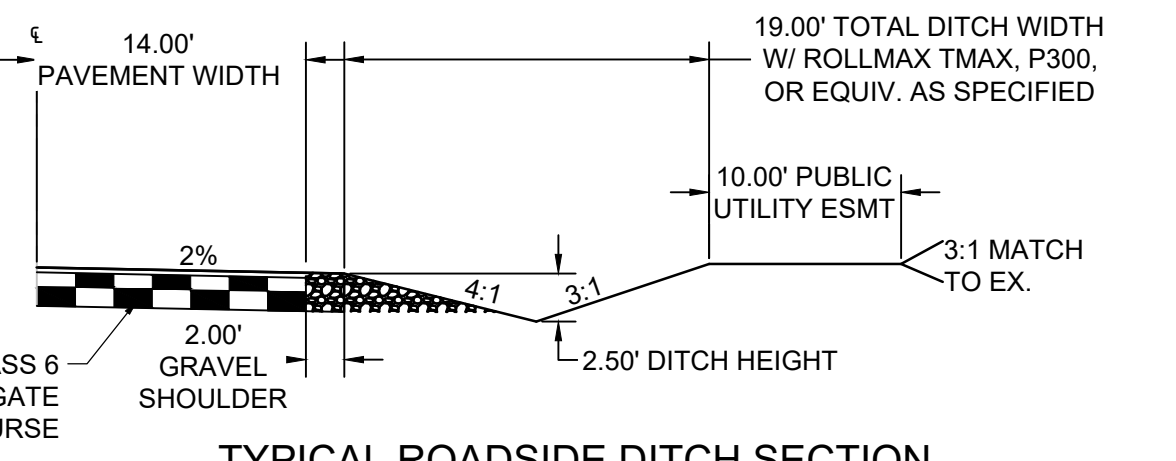
STREET PLAN & PROFILE
SANDBAGGER DRIVE

SHEET
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4

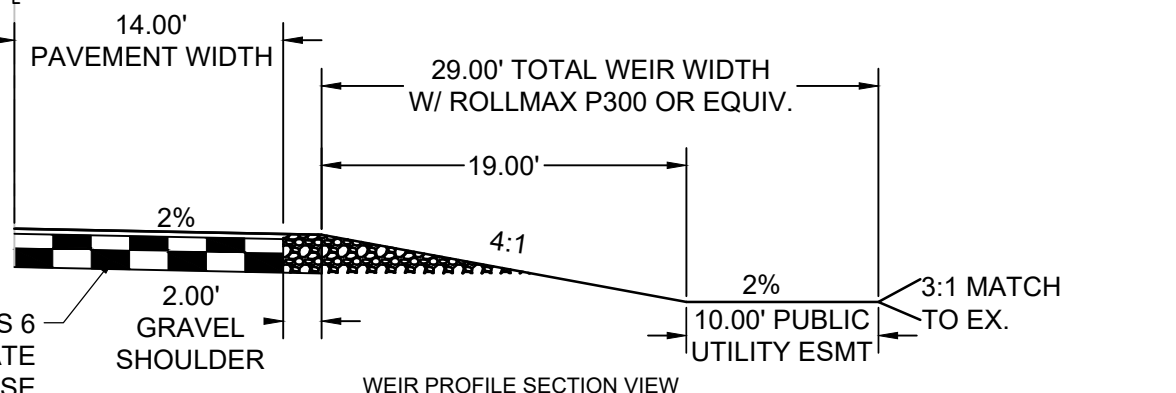
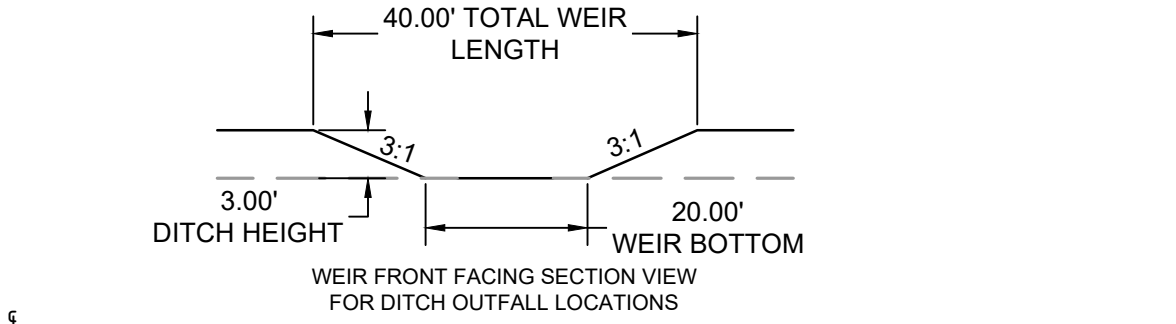


POINT TABLE

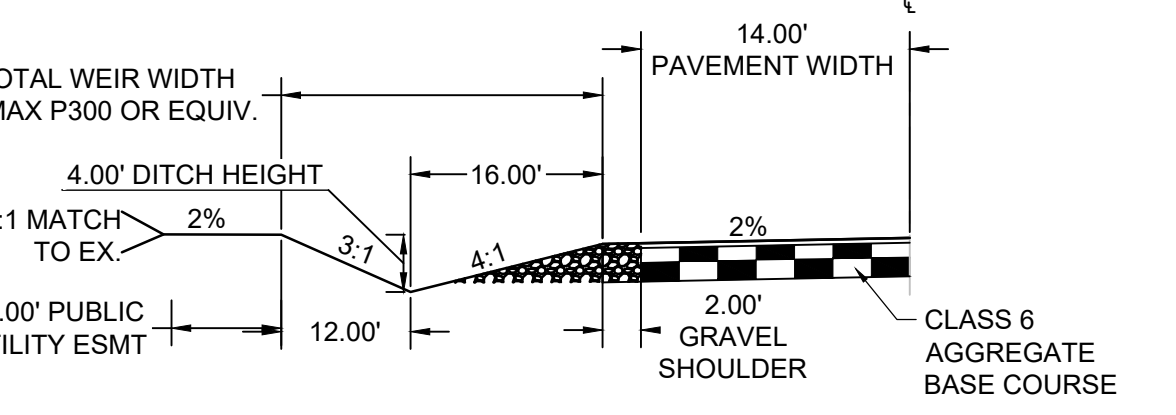
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|-----|--------|------------------|--------------|---------|---------|
| 17 | LOW PT | SANDBAGGER DRIVE | STA 23+49.31 | 35.6' L | 7577.00 |
| 18 | LOW PT | SANDBAGGER DRIVE | STA 23+46.62 | 32.0' R | 7578.69 |
| 19 | PCR | SANDBAGGER DRIVE | STA 33+48.41 | 14.0' R | 7610.50 |
| 20 | PCR | SANDBAGGER DRIVE | STA 33+48.41 | 14.0' L | 7610.50 |
| 21 | PRC | SANDBAGGER DRIVE | STA 34+13.40 | 38.0' R | 7611.38 |
| 22 | PRC | SANDBAGGER DRIVE | STA 34+13.40 | 38.0' L | 7611.18 |



TYPICAL ROADSIDE DITCH SECTION
SCALE: 1"=10'
ROADS USING THIS SECTION: SANDBAGGER DRIVE, ROUGH TRAIL

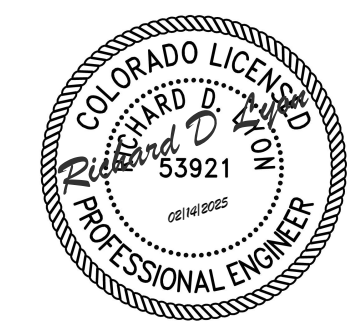
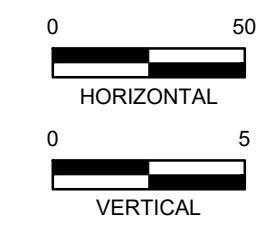
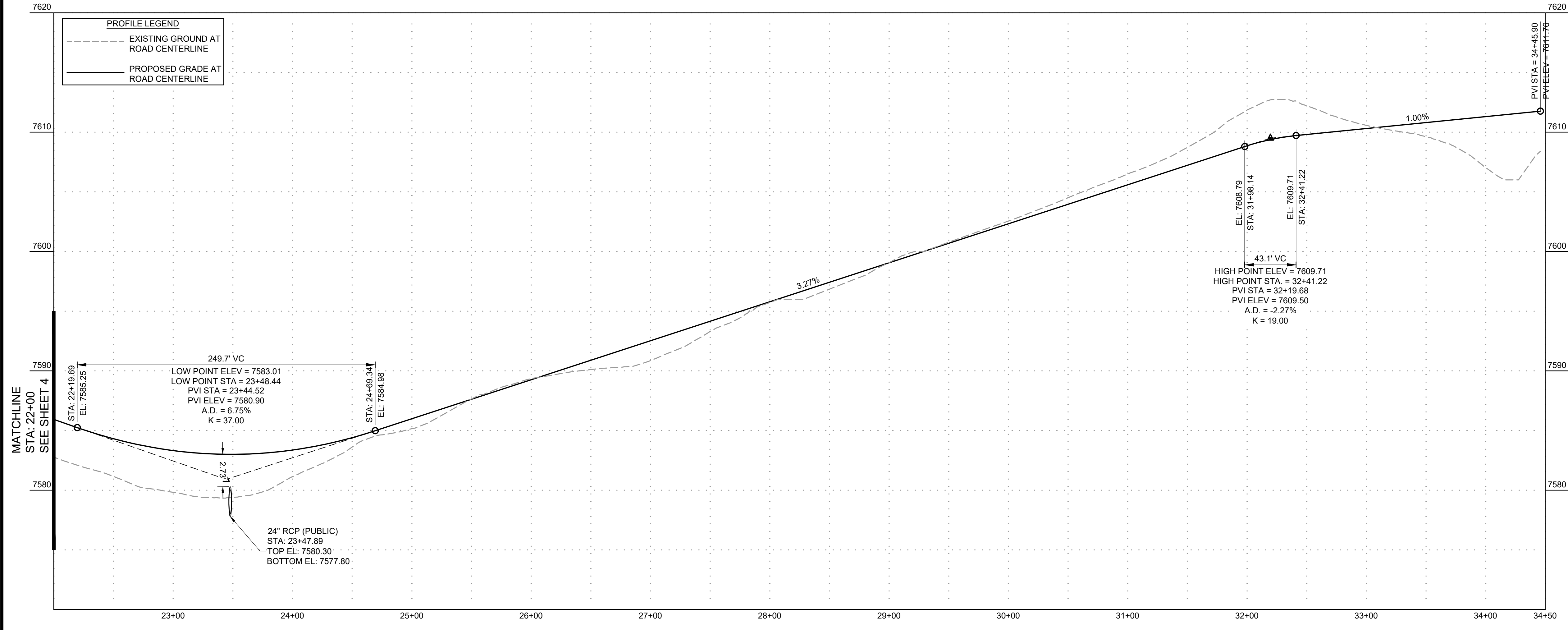


MODIFIED ROADSIDE DITCH WEIR
SCALE: N.T.S.
(ROADS USING THIS SECTION: A PORTION OF SANDBAGGER DRIVE AS CALLED OUT IN PLANS)



MODIFIED ROADSIDE DITCH AT CULVERT CROSSING
SCALE: N.T.S.
(ROADS USING THIS SECTION: A PORTION OF SANDBAGGER DRIVE AS CALLED OUT IN PLANS)

SANDBAGGER DRIVE
PUB. 60' R.O.W. - RURAL LOCAL RESIDENTIAL
STA 22+00-34+50



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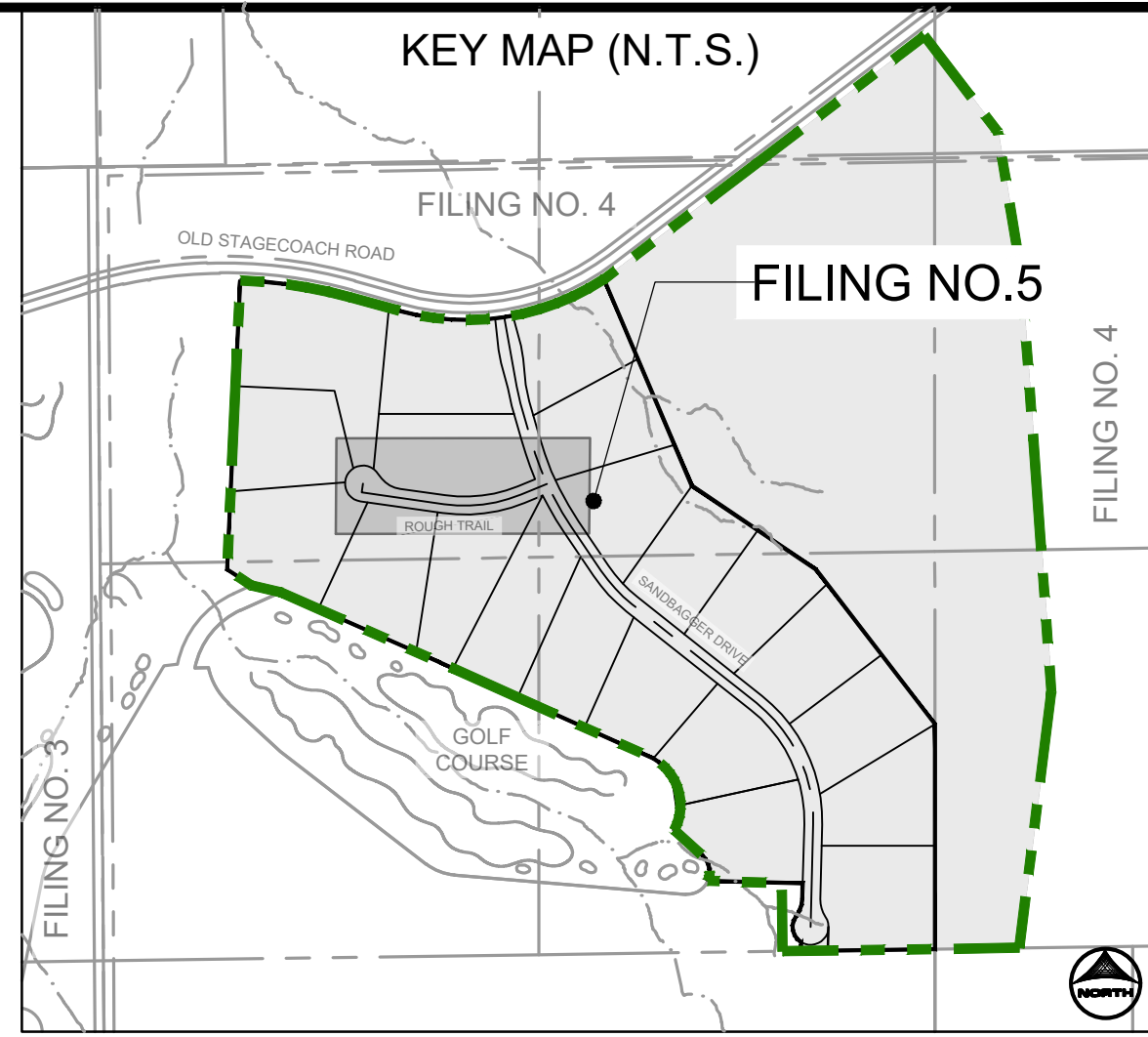
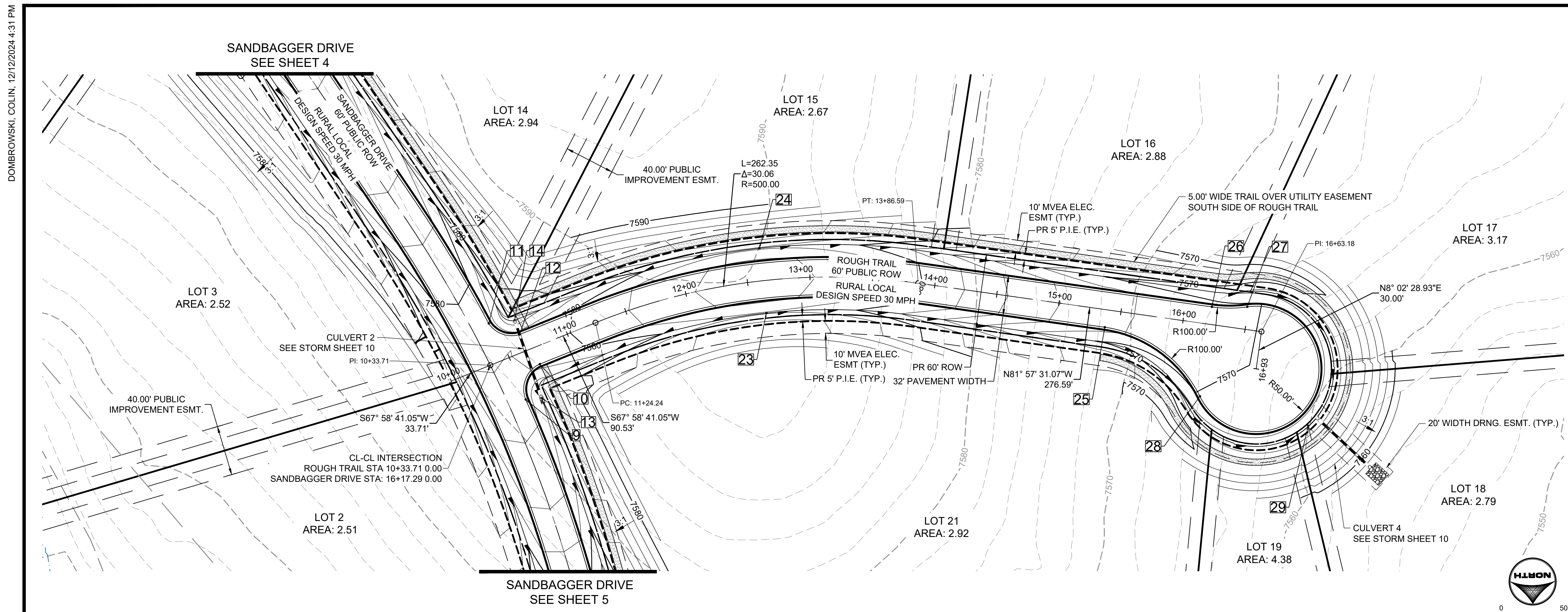
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 EL PASO COUNTY, CO

STREET PLAN & PROFILE
 SANDBAGGER DRIVE
 SHEET
ST 5

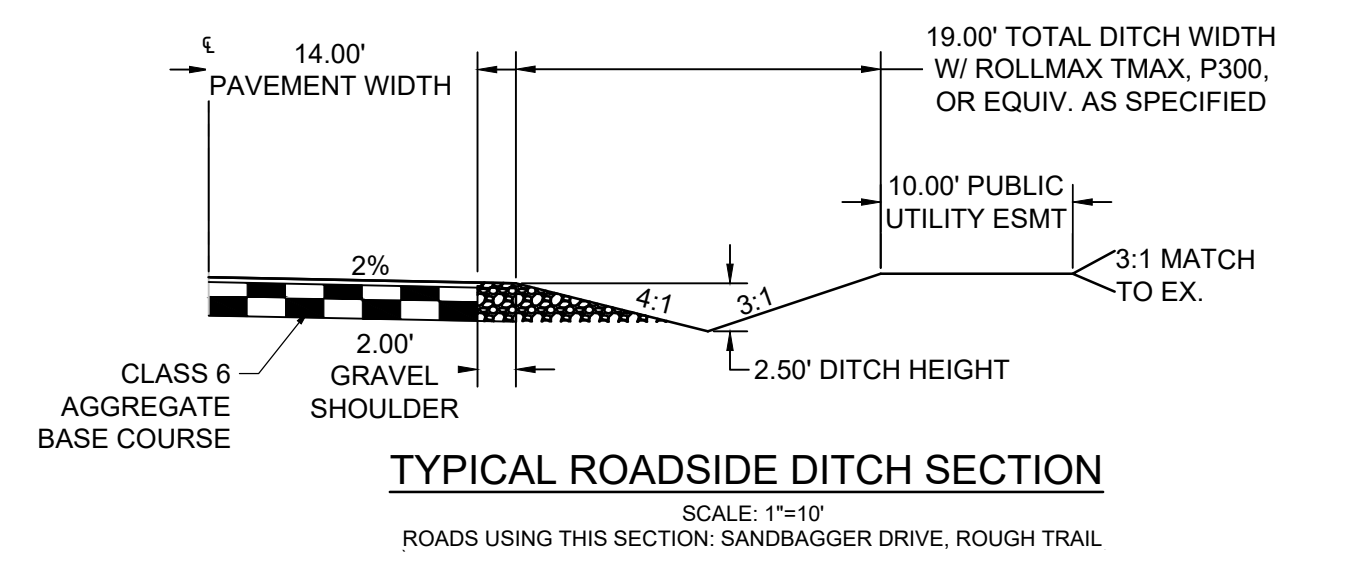
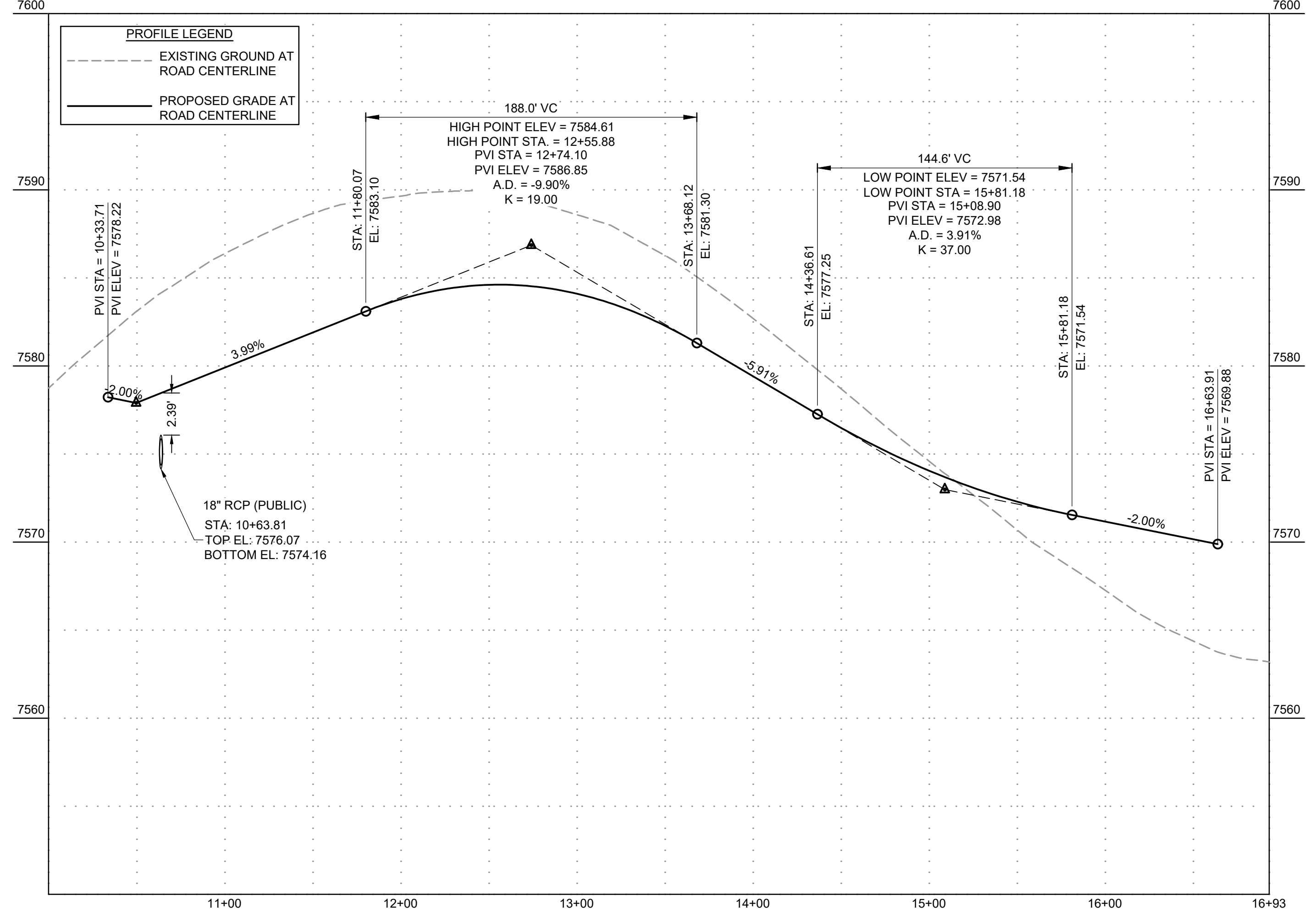
DOMBROWSKI, COLIN, 12/12/2024, 4:31 PM



POINT TABLE

| No. | DESC. | ALIGNMENT | STATION | OFFSET | FL EL. |
|-----|----------|------------------|--------------|----------|---------|
| 9 | PCR | SANDBAGGER DRIVE | STA 15+80.77 | 14.0' R | 7576.77 |
| 10 | PCR | ROUGH TRAIL | STA 10+70.64 | 14.0' R | 7578.45 |
| 11 | PCR | SANDBAGGER DRIVE | STA 16+47.34 | 14.0' R | 7578.90 |
| 12 | PCR | ROUGH TRAIL | STA 10+64.46 | 14.0' L | 7578.22 |
| 13 | SWALE FL | SANDBAGGER DRIVE | STA 15+76.87 | 26.0' R | 7574.04 |
| 14 | SWALE FL | SANDBAGGER DRIVE | STA 16+40.21 | 33.5' R | 7574.57 |
| 15 | HIGH PT | SANDBAGGER DRIVE | STA 20+02.53 | 26.0' L | 7588.75 |
| 16 | HIGH PT | SANDBAGGER DRIVE | STA 20+02.53 | 26.0' R | 7588.75 |
| 23 | HIGH PT | SANDBAGGER DRIVE | STA 15+68.31 | 217.6' R | 7581.78 |
| 24 | HIGH PT | SANDBAGGER DRIVE | STA 16+08.60 | 233.9' R | 7581.78 |
| 25 | PCR | ROUGH TRAIL | STA 15+38.91 | 14.0' R | 7572.44 |
| 26 | PCR | ROUGH TRAIL | STA 16+21.18 | 14.0' L | 7570.79 |
| 27 | PCR | ROUGH TRAIL | STA 16+49.18 | 18.0' L | 7570.23 |
| 28 | PCR | ROUGH TRAIL | STA ??? | ??? ??? | 7569.89 |
| 29 | LOW PT | ROUGH TRAIL | STA ??? | ??? ??? | 7566.07 |

ROUGH TRAIL
 PUB. 60' R.O.W. - RURAL LOCAL RESIDENTIAL
 STA 10+00-16+93



HR GREEN Xref: xv-cow-1030; xv-dgn-1030; xc-cow-030.250; xc-dgn-250; key_map; modified_ditch_sections; xgf-rd01-1030.250

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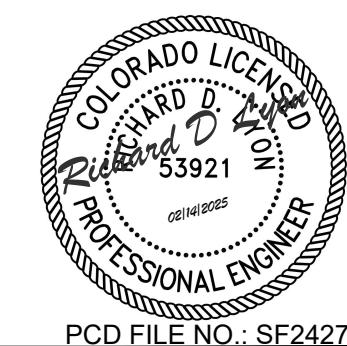
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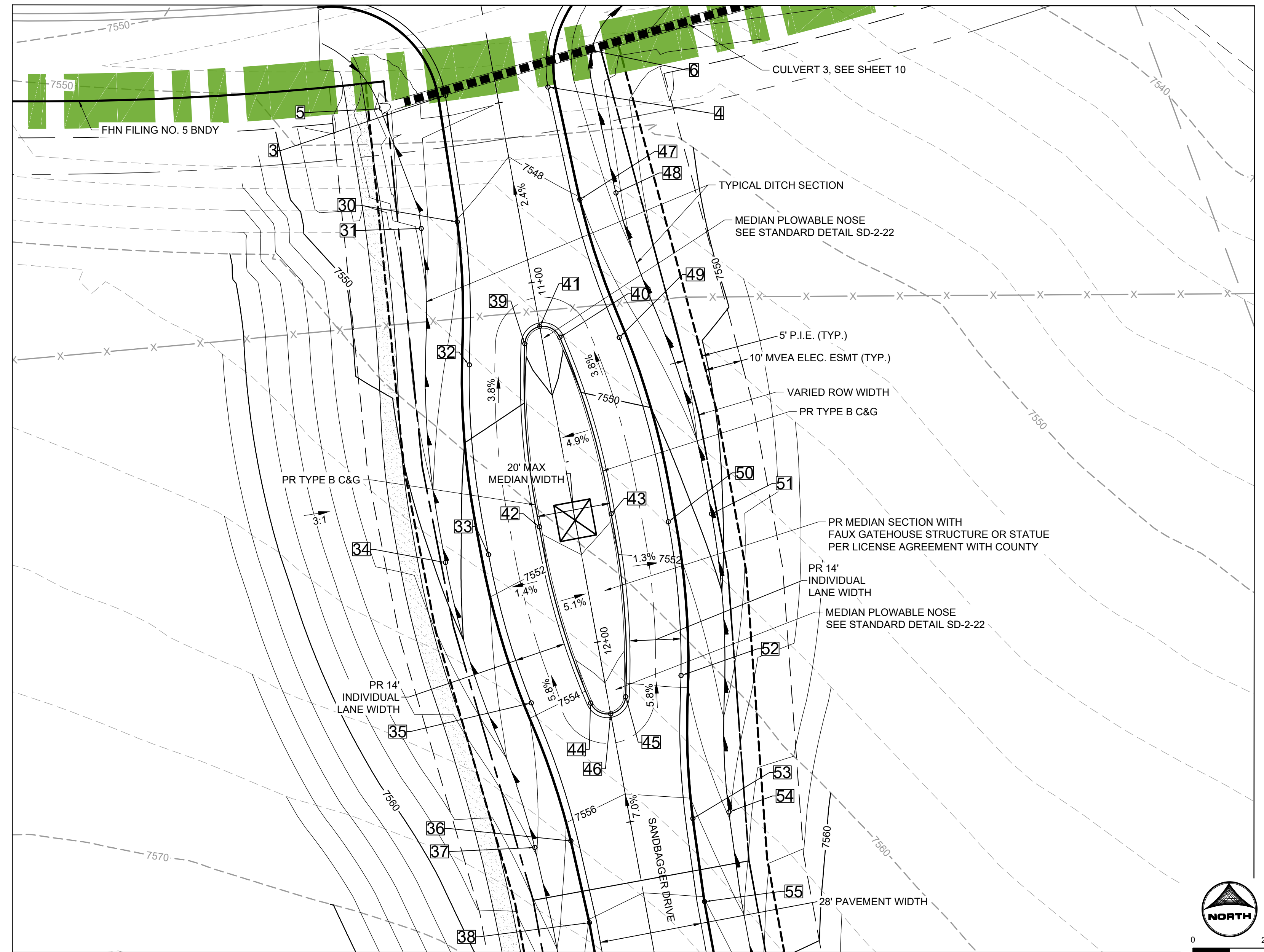
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PRI #2, LLC.
 EL PASO COUNTY, CO

STREET PLAN & PROFILE
 ROUGH TRAIL

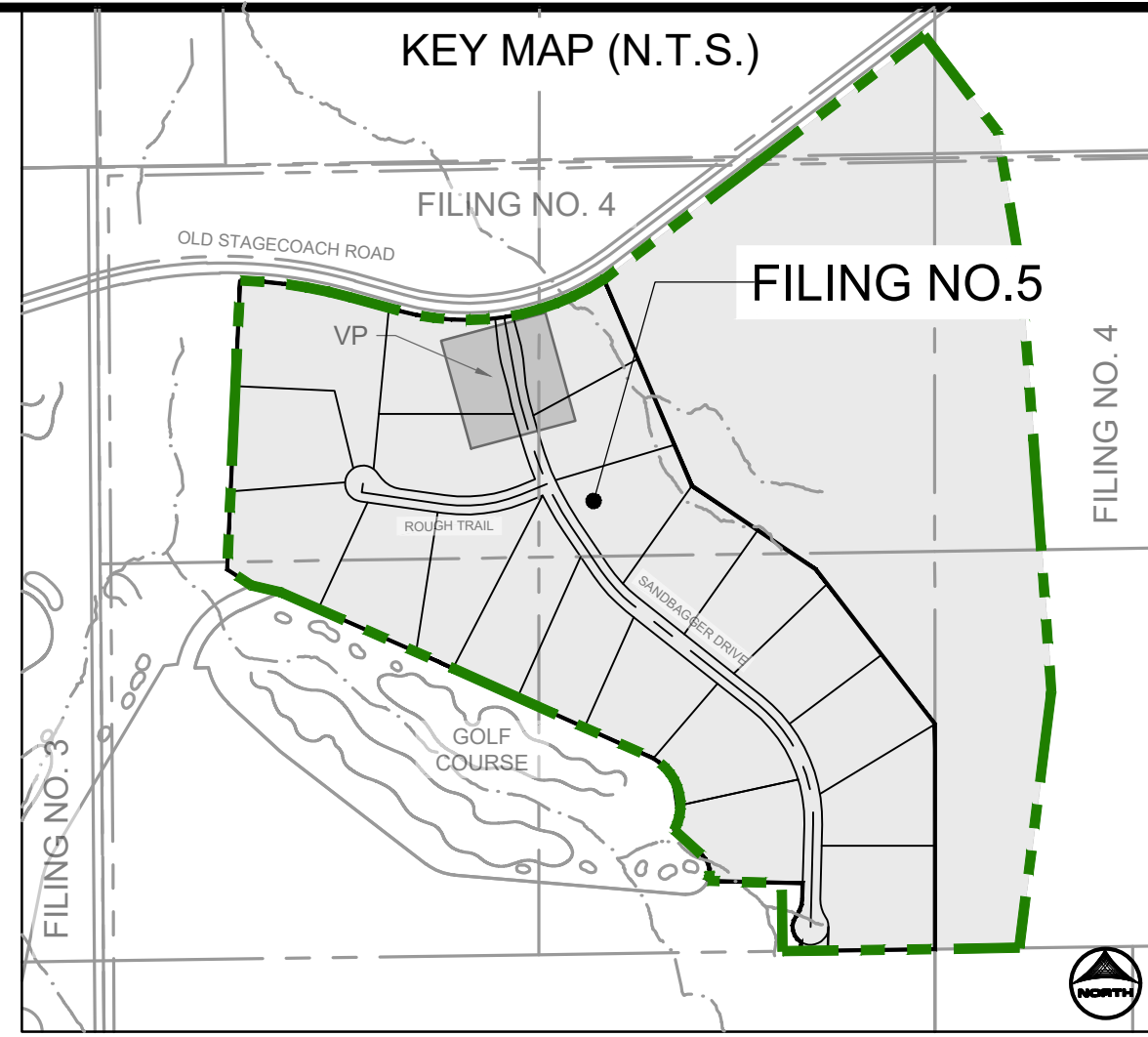
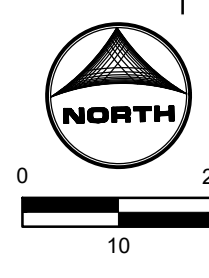
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PCD FILE NO.: SF2427



PLAN VIEW
SANDBAGGER DRIVE MEDIAN



| POINT TABLE | | | | | |
|-------------|---------------------|------------------|--------------|---------|---------|
| No. | DESC. | ALIGNMENT | STATION | OFFSET | FL EL. |
| 3 | BEGIN MODIFIED | SANDBAGGER DRIVE | STA 10+45.34 | 14.0' R | 7548.74 |
| 4 | BEGIN MODIFIED | SANDBAGGER DRIVE | STA 10+48.16 | 14.0' L | 7547.57 |
| 5 | BEGIN FL TRANSITION | SANDBAGGER DRIVE | STA 10+45.78 | 31.9' R | 7549.03 |
| 6 | BEGIN FL TRANSITION | SANDBAGGER DRIVE | STA 10+40.43 | 27.8' L | 7546.40 |
| 30 | EDGE OF SHOULDER | SANDBAGGER DRIVE | STA 10+80.00 | 17.1' R | 7548.02 |
| 31 | SWALE FL | SANDBAGGER DRIVE | STA 10+80.00 | 27.1' R | 7545.53 |
| 32 | EDGE OF SHOULDER | SANDBAGGER DRIVE | STA 11+19.08 | 20.8' R | 7549.24 |
| 33 | EDGE OF SHOULDER | SANDBAGGER DRIVE | STA 11+71.12 | 25.0' R | 7551.44 |
| 34 | SWALE FL | SANDBAGGER DRIVE | STA 11+71.12 | 37.0' R | 7548.91 |
| 35 | EDGE OF SHOULDER | SANDBAGGER DRIVE | STA 12+13.13 | 20.8' R | 7553.78 |
| 36 | EDGE OF SHOULDER | SANDBAGGER DRIVE | STA 12+52.21 | 17.0' R | 7556.36 |
| 37 | SWALE FL | SANDBAGGER DRIVE | STA 12+52.21 | 27.0' R | 7553.82 |
| 38 | EDGE OF SHOULDER | SANDBAGGER DRIVE | STA 12+75.14 | 16.0' R | 7558.06 |
| 39 | TYPE B C&G | SANDBAGGER DRIVE | STA 11+16.11 | 4.9' R | 7549.36 |
| 40 | TYPE B C&G | SANDBAGGER DRIVE | STA 11+16.11 | 4.9' L | 7549.36 |

| POINT TABLE | | | | | |
|-------------|------------------|------------------|--------------|---------|---------|
| No. | DESC. | ALIGNMENT | STATION | OFFSET | FL EL. |
| 41 | PLOWABLE NOSE | SANDBAGGER DRIVE | STA 11+12.23 | 0.0' R | 7549.36 |
| 42 | TYPE B C&G | SANDBAGGER DRIVE | STA 11+66.11 | 10.0' R | 7551.39 |
| 43 | TYPE B C&G | SANDBAGGER DRIVE | STA 11+66.11 | 10.0' L | 7551.40 |
| 44 | TYPE B C&G | SANDBAGGER DRIVE | STA 12+16.11 | 4.8' R | 7554.21 |
| 45 | TYPE B C&G | SANDBAGGER DRIVE | STA 12+16.11 | 4.9' L | 7554.21 |
| 46 | PLOWABLE NOSE | SANDBAGGER DRIVE | STA 12+19.98 | 0.0' L | 7554.21 |
| 47 | EDGE OF SHOULDER | SANDBAGGER DRIVE | STA 10+80.01 | 17.1' L | 7548.02 |
| 48 | SWALE FL | SANDBAGGER DRIVE | STA 10+80.01 | 27.1' L | 7545.53 |
| 49 | EDGE OF SHOULDER | SANDBAGGER DRIVE | STA 11+19.09 | 20.9' L | 7549.24 |
| 50 | EDGE OF SHOULDER | SANDBAGGER DRIVE | STA 11+71.12 | 25.0' L | 7551.46 |
| 51 | SWALE FL | SANDBAGGER DRIVE | STA 11+71.12 | 37.0' L | 7548.93 |
| 52 | EDGE OF SHOULDER | SANDBAGGER DRIVE | STA 12+13.13 | 20.8' L | 7553.81 |
| 53 | EDGE OF SHOULDER | SANDBAGGER DRIVE | STA 12+52.21 | 17.0' L | 7556.40 |
| 54 | SWALE FL | SANDBAGGER DRIVE | STA 12+52.21 | 27.0' L | 7553.86 |
| 55 | EDGE OF SHOULDER | SANDBAGGER DRIVE | STA 12+75.14 | 16.0' L | 7558.09 |

POINT TABLE
SANDBAGGER DRIVE
MEDIAN AND MONUMENT

DRAWN BY: AMC JOB DATE: 11/19/2024
 APPROVED: RDL JOB NUMBER: 211030.25
 CAD DATE: 12/12/2024
 CAD FILE: J:\2021\211030\CAD\Drawings\C\Filing_No_5\Street_PNP

BAR IS ONE INCH ON OFFICIAL DRAWINGS.
 IF NOT ONE INCH, ADJUST SCALE ACCORDINGLY.

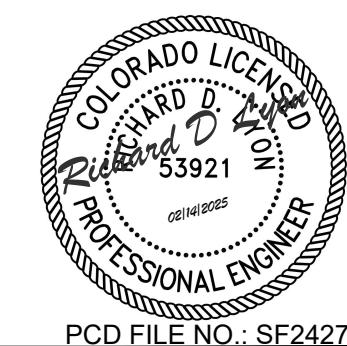
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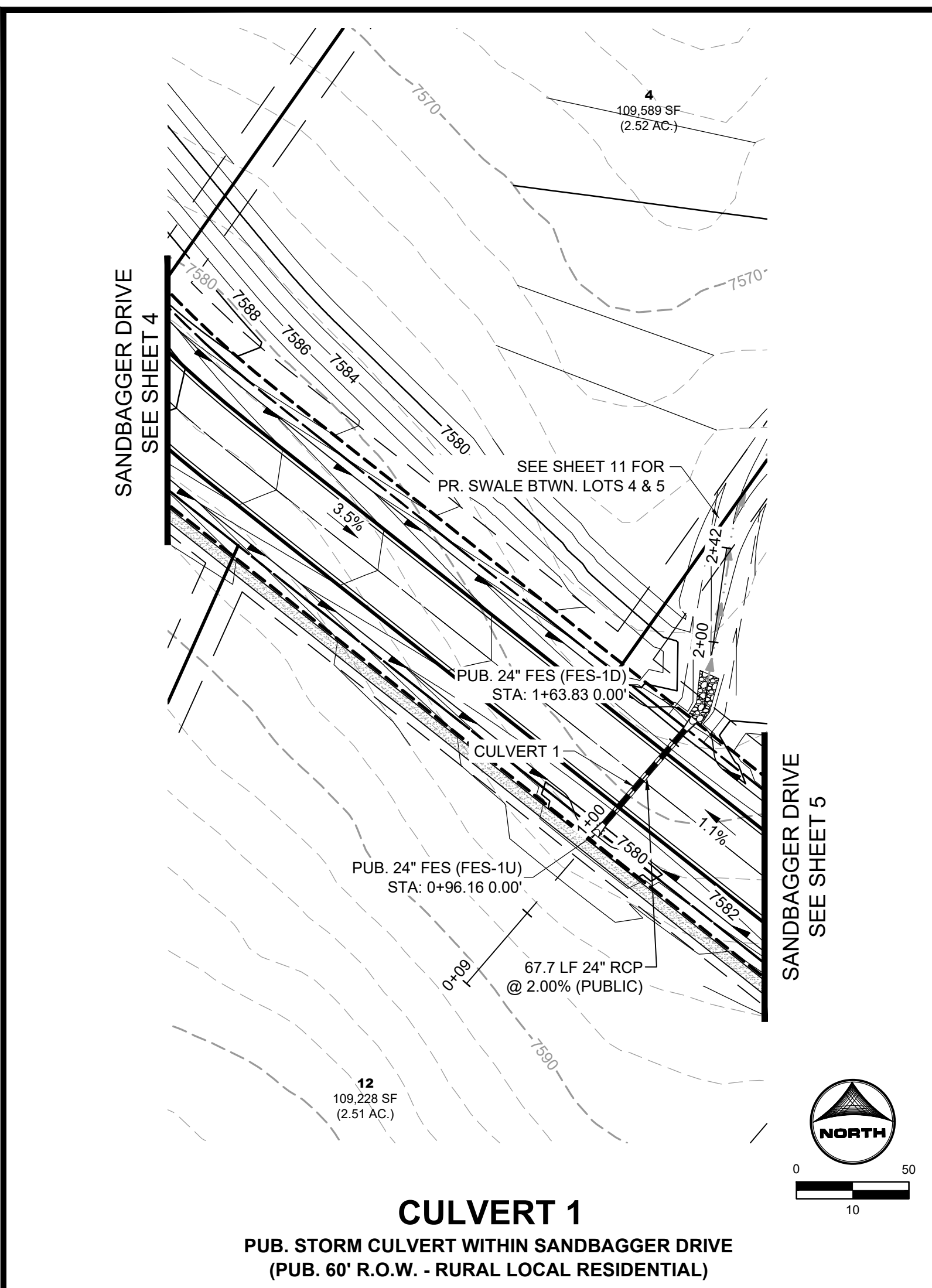
HRGreen
 HR GREEN - COLORADO SPRINGS
 1975 RESEARCH PARKWAY SUITE 160
 COLORADO SPRINGS, CO 80920
 PHONE: 719.300.4140
 FAX: 713.965.0044

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 EL PASO COUNTY, CO

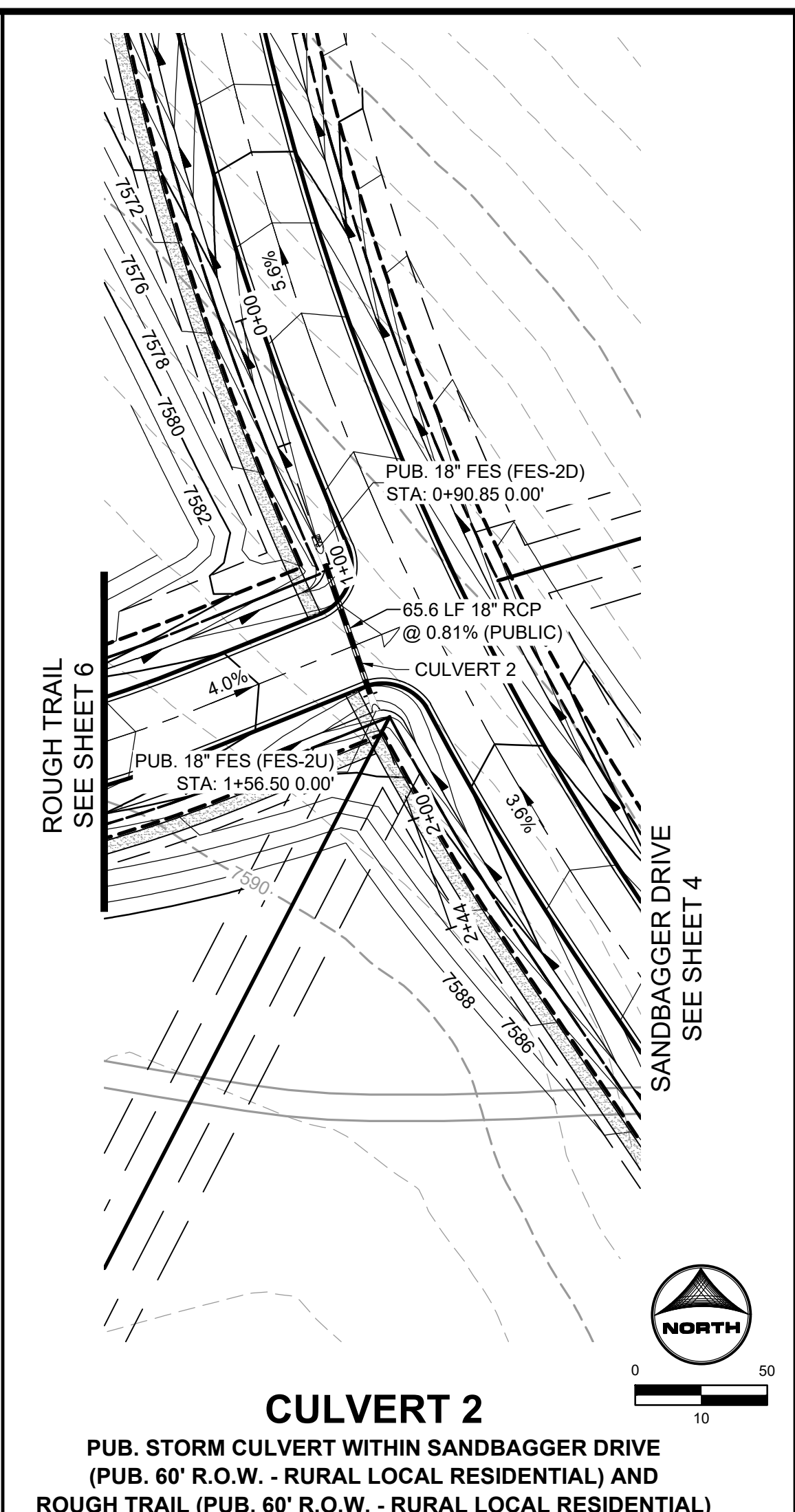
STREET PLAN & PROFILE
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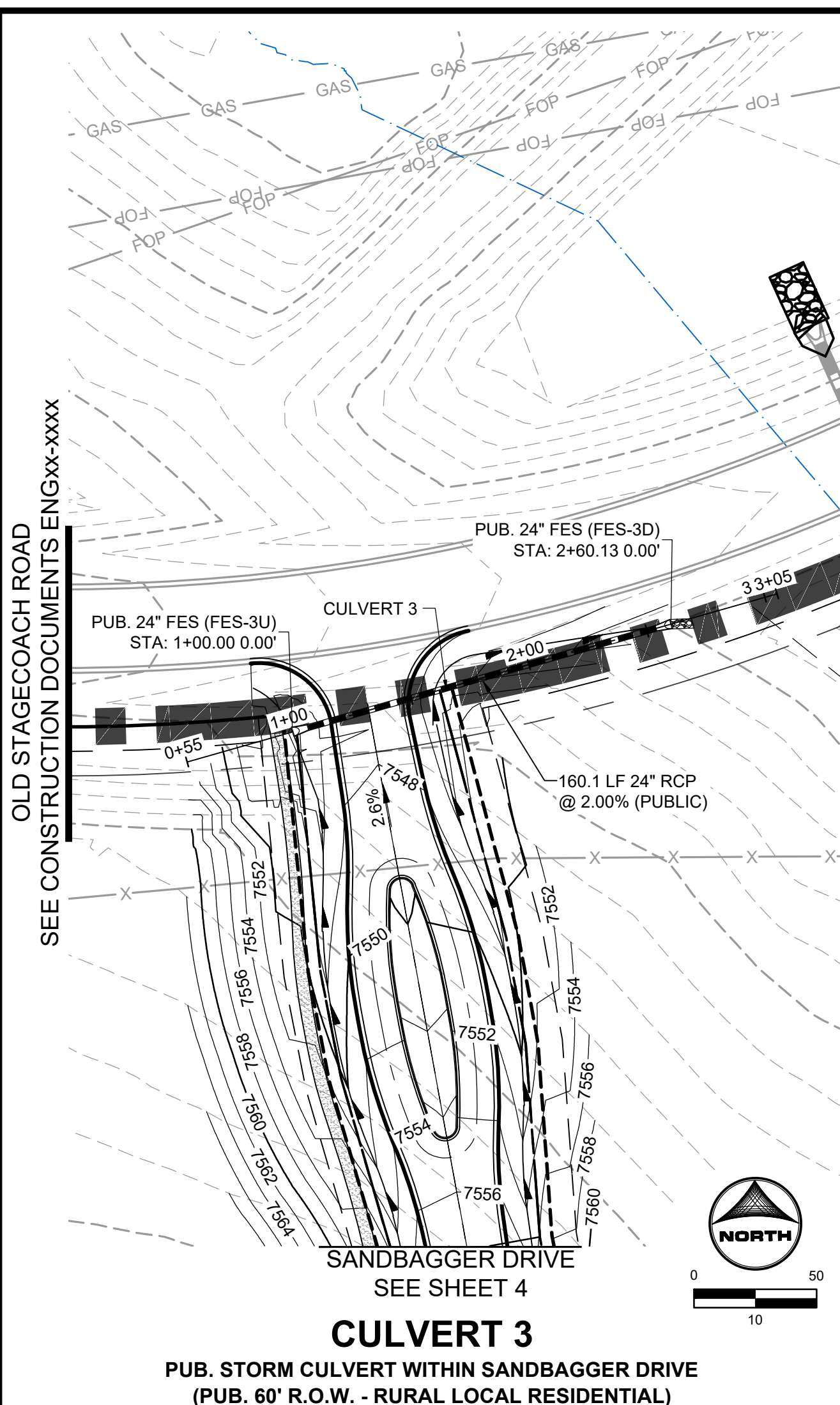




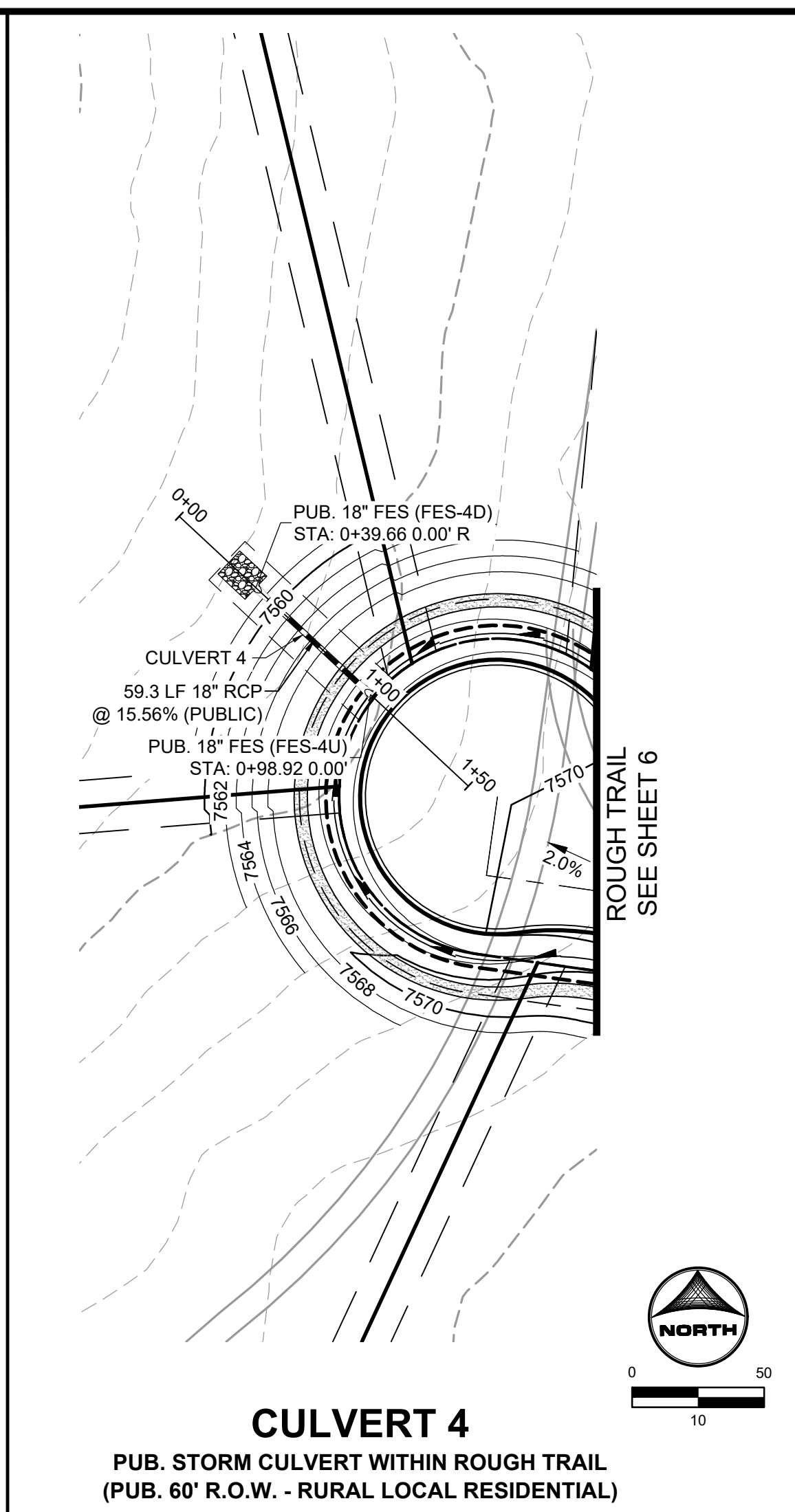
CULVERT 1
 PUB. STORM CULVERT WITHIN SANDBAGGER DRIVE
 (PUB. 60' R.O.W. - RURAL LOCAL RESIDENTIAL)



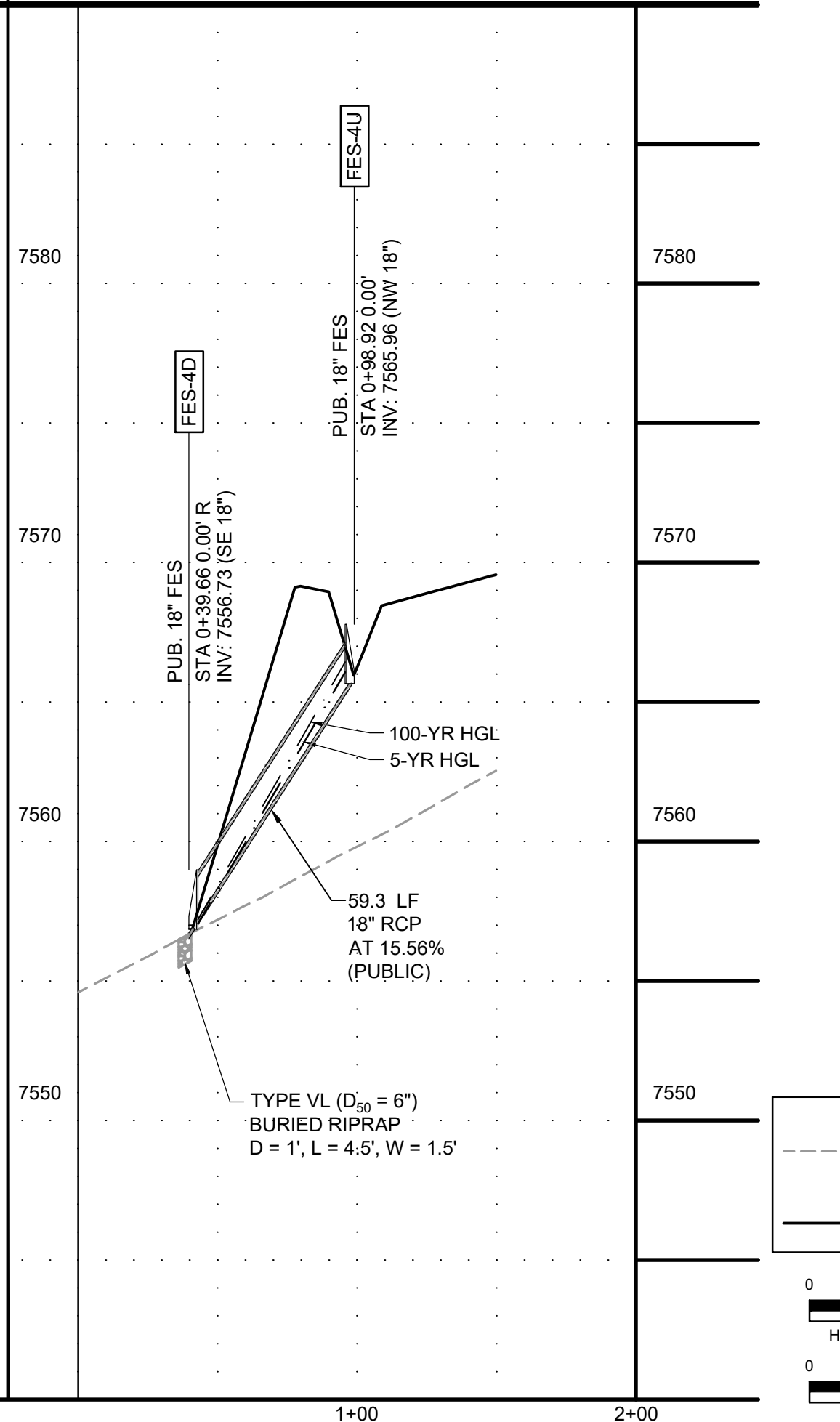
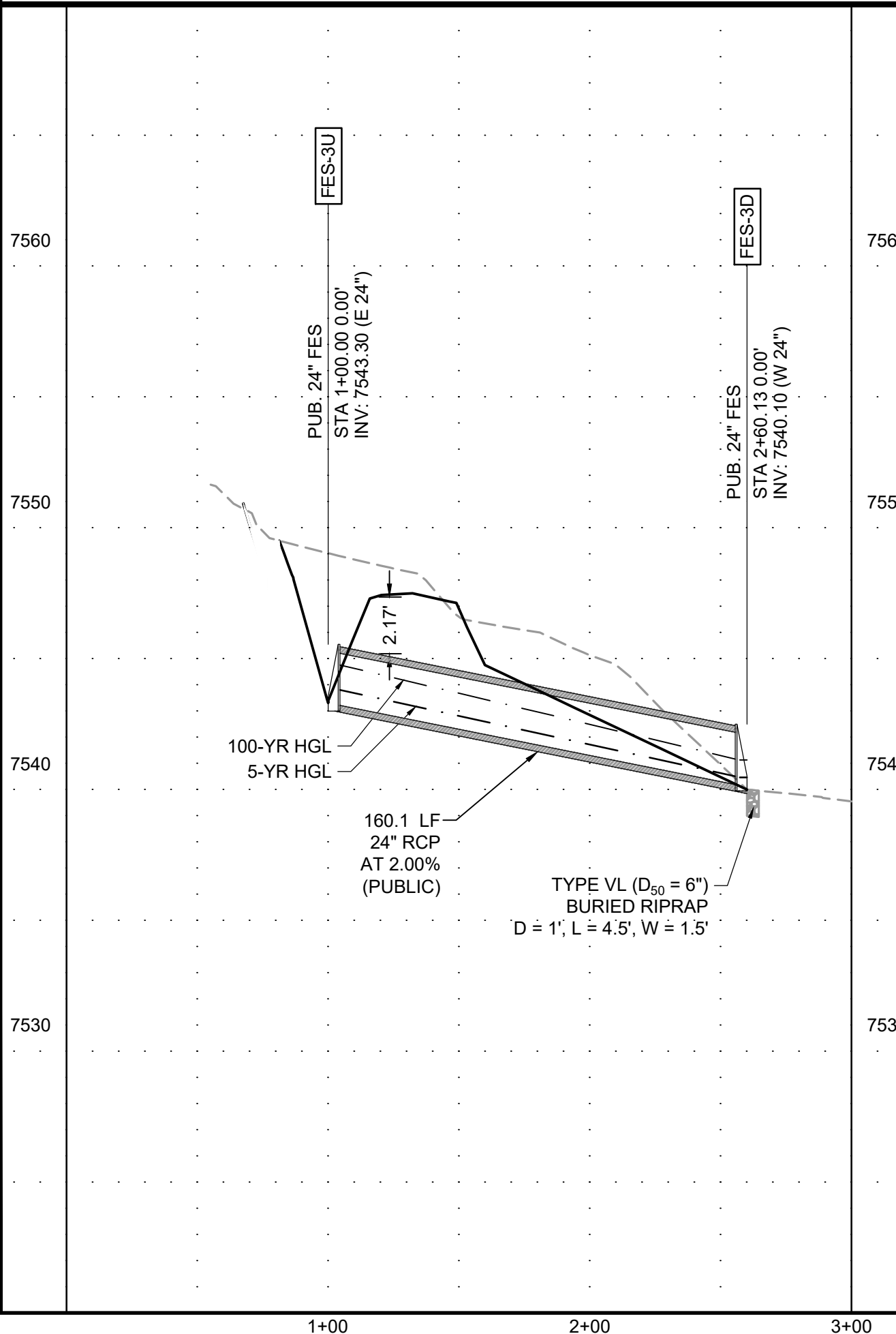
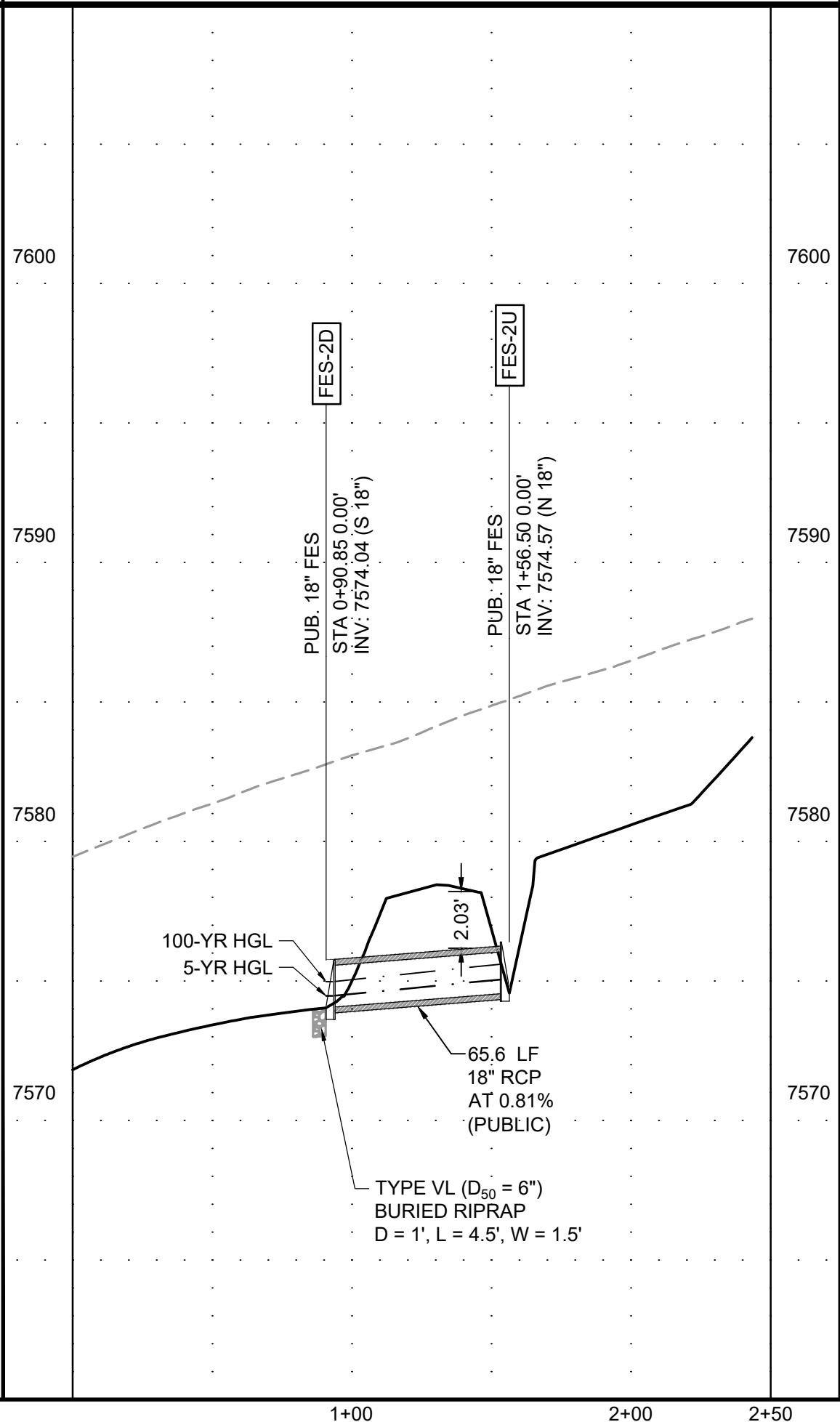
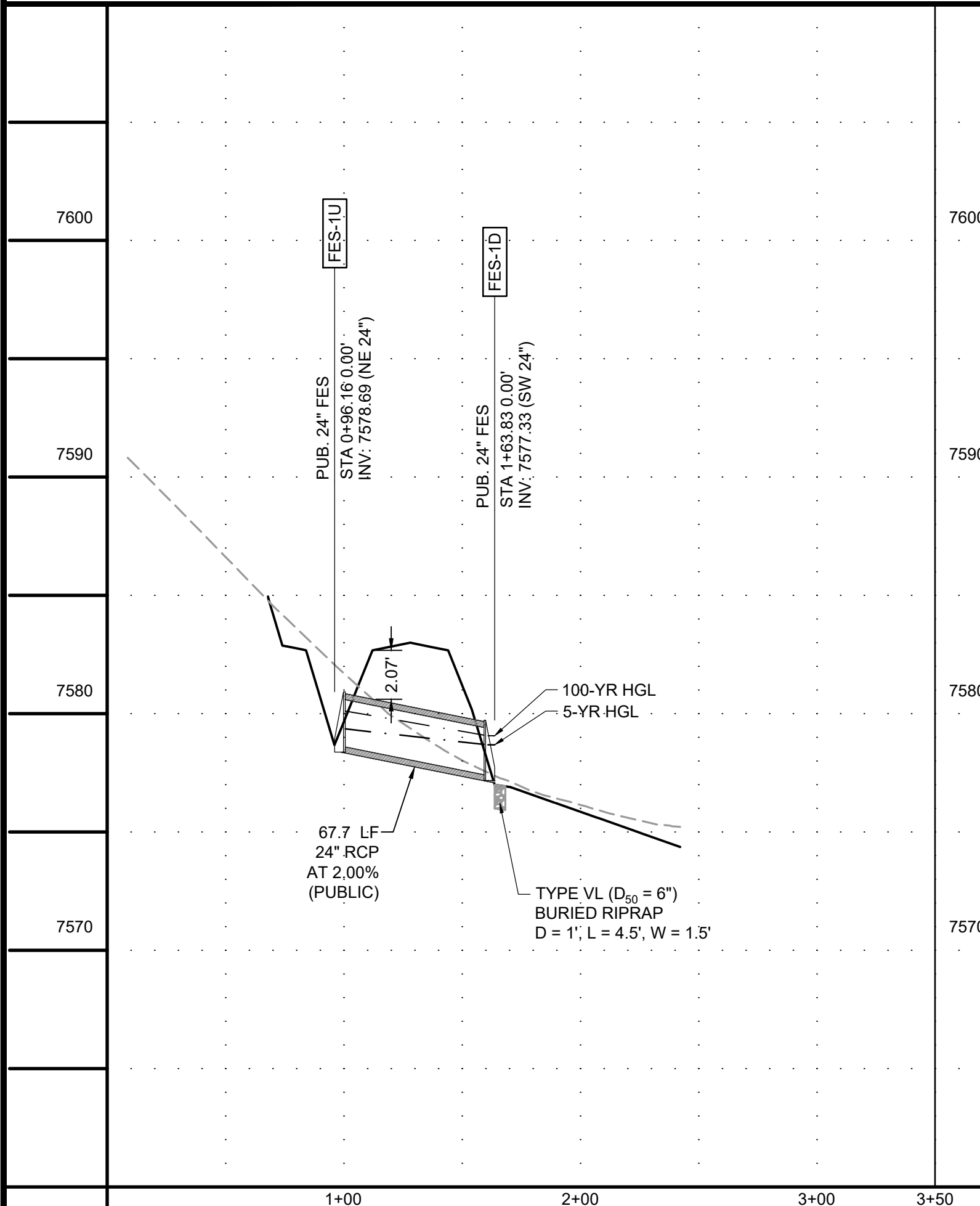
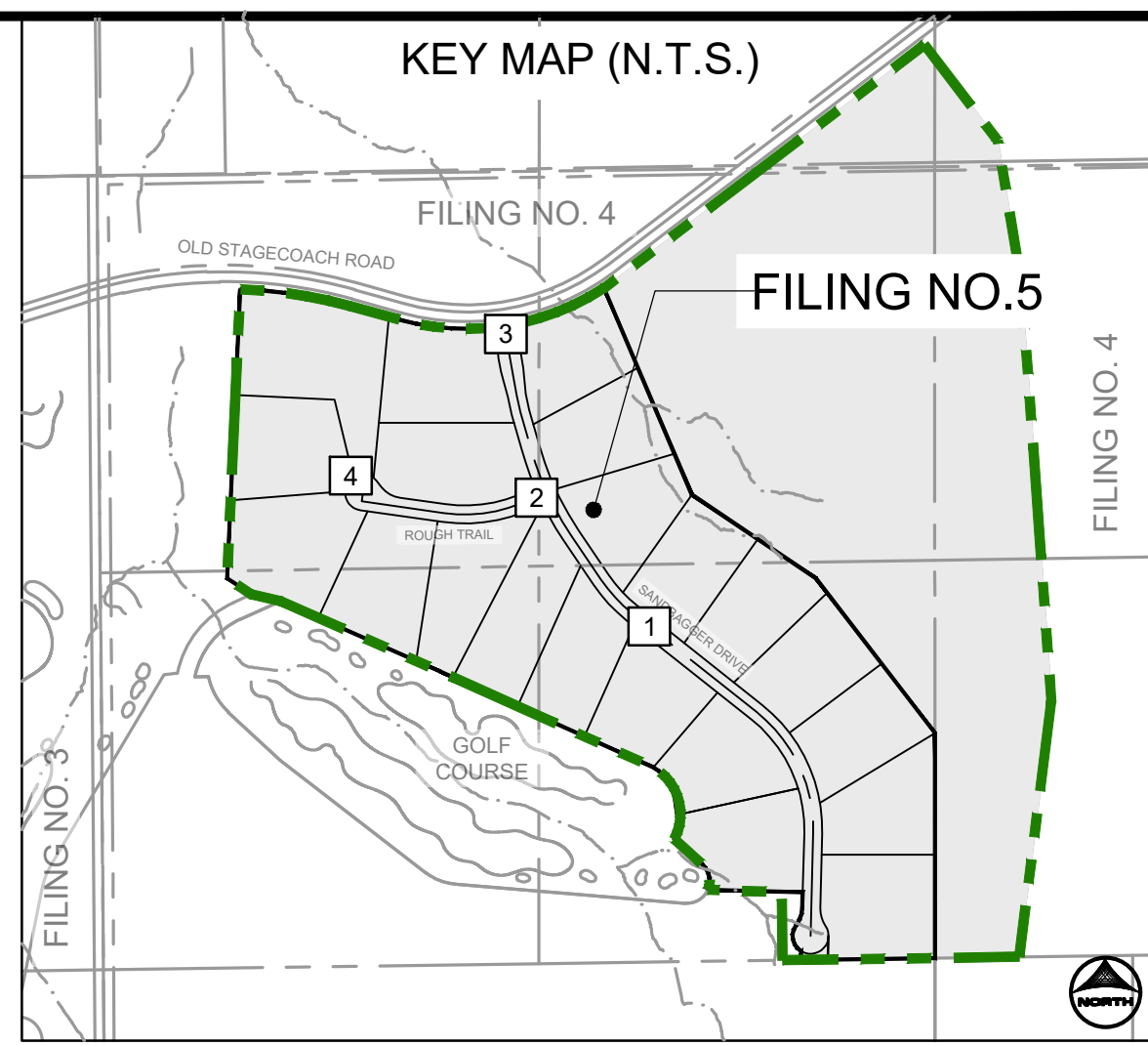
CULVERT 2
 PUB. STORM CULVERT WITHIN SANDBAGGER DRIVE
 (PUB. 60' R.O.W. - RURAL LOCAL RESIDENTIAL) AND
 ROUGH TRAIL (PUB. 60' R.O.W. - RURAL LOCAL RESIDENTIAL)



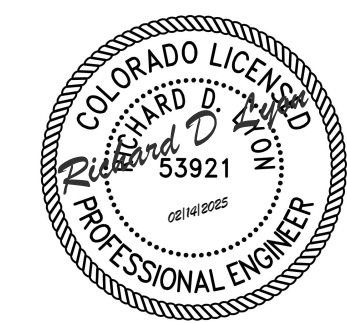
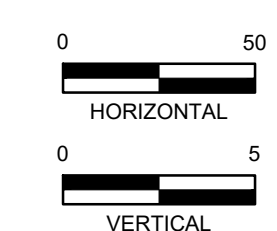
CULVERT 3
 PUB. STORM CULVERT WITHIN SANDBAGGER DRIVE
 (PUB. 60' R.O.W. - RURAL LOCAL RESIDENTIAL)



CULVERT 4
 PUB. STORM CULVERT WITHIN ROUGH TRAIL
 (PUB. 60' R.O.W. - RURAL LOCAL RESIDENTIAL)



PROFILE LEGEND
 - - - - - EXISTING GROUND AT PIPE CENTERLINE
 ——— PROPOSED GRADE AT PIPE CENTERLINE



PCD FILE NO.: SF2427

DRAWN BY: TMM JOB DATE: 10/1/2024
 APPROVED: RHL JOB NUMBER: 211030.25
 CAD DATE: 12/12/2024
 CAD FILE: J:\2021\211030\CAD\Drawings\C\Filing_No_5\Storm_PNP

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 EL PASO COUNTY, CO

CONSTRUCTION DOCUMENTS
 STORM PLAN AND PROFILE

SHEET
STM 10

