

1. 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.
2. CONTRACTOR SHALL BE RESPONSIBLE FOR THE NOTIFICATION AND FIELD LOCATION 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).
3. CONTRACTOR SHALL KEEP A COPY OF THESE APPROVED PLANS, THE GRADING AND EROSION CONTROL PLAN, THE STORMWATER MANAGEMENT PLAN (SWMP), THE EROSION AND SEDIMENTATION REPORT, AND THE APPROPRIATE DESIGN AND CONSTRUCTION STANDARDS AND SPECIFICATIONS AT THE JOB SITE AT ALL TIMES, INCLUDING THE FOLLOWING:
 - a. EL PASO COUNTY ENGINEERING CRITERIA MANUAL (ECM)
 - b. CITY OF COLORADO SPRINGS/EL PASO COUNTY DRAINAGE CRITERIA MANUAL, VOLUMES 1 AND 2
 - c. COLORADO DEPARTMENT OF TRANSPORTATION (CDOT) STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION
 - d. CDOT M & S STANDARDS
4. 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.
5. 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.
6. CONTRACTOR SHALL SCHEDULE A PRE-CONSTRUCTION MEETING WITH EL PASO COUNTY DEVELOPMENT SERVICES DEPARTMENT (DSD) – INSPECTIONS, PRIOR TO STARTING CONSTRUCTION.
7. 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.
8. CONTRACTOR SHALL NOT DEVIATE FROM THE PLANS WITHOUT FIRST OBTAINING WRITTEN APPROVAL FROM THE DESIGN ENGINEER AND DSD. CONTRACTOR SHALL NOTIFY THE DESIGN ENGINEER IMMEDIATELY UPON DISCOVERY OF ANY ERRORS OR INCONSISTENCIES.
9. ALL STORM DRAIN PIPE SHALL BE CLASS II RCP UNLESS OTHERWISE NOTED AND APPROVED BY DSD.
10. CONTRACTOR SHALL COORDINATE GEOTECHNICAL TESTING PER ECM STANDARDS. PAVEMENT DESIGN SHALL BE APPROVED BY EL PASO COUNTY DSD PRIOR TO PLACEMENT OF CURB AND GUTTER AND PAVEMENT.
11. ALL CONSTRUCTION TRAFFIC MUST ENTER/EXIT THE SITE AT APPROVED CONSTRUCTION ACCESS POINTS.
12. 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.
13. SIGNING AND STRIPING SHALL COMPLY WITH EL PASO COUNTY DOT AND MUTCD CRITERIA.
14. CONTRACTOR SHALL OBTAIN ANY PERMITS REQUIRED BY EL PASO COUNTY DOT, INCLUDING WORK WITHIN THE RIGHT-OF-WAY AND SPECIAL TRANSPORT PERMITS.
15. 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.

1. CONSTRUCTION SHALL NOT COMMENCE UNTIL A CONSTRUCTION PERMIT IS OBTAINED FROM DEVELOPMENT SERVICES AND A PRECONSTRUCTION CONFERENCE IS HELD WITH DEVELOPMENT SERVICES INSPECTIONS.
2. STORMWATER DISCHARGES FROM CONSTRUCTION SITES SHALL NOT CAUSE OR THREATEN TO CAUSE POLLUTION, CONTAMINATION, OR DEGRADATION OF STATE WATERS. ALL WORK AND EARTH DISTURBANCE SHALL BE DONE IN A MANNER THAT MINIMIZES POLLUTION OF ANY ON-SITE OR OFF SITE WATERS, INCLUDING WETLANDS.
3. 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 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.
4. A SEPARATE STORMWATER MANAGEMENT PLAN (SWMP) FOR THIS PROJECT SHALL BE COMPLETED AND AN EROSION AND STORMWATER QUALITY CONTROL PERMIT (ESQCP) ISSUED PRIOR TO COMMENCING CONSTRUCTION. DURING CONSTRUCTION THE SWMP IS THE RESPONSIBILITY OF THE DESIGNATED STORMWATER MANAGER SHALL BE LOCATED ON SITE AT ALL TIMES AND SHALL BE KEPT UP TO DATE WITH WORK PROCESS AND CHANGES IN THE FIELD.
5. ONCE THE ESQCP HAS BEEN ISSUED, THE CONTRACTOR MAY INSTALL THE INITIAL STAGE EROSION AND SEDIMENT CONTROL BMPs AS INDICATED ON THE GEC. A PRECONSTRUCTION MEETING BETWEEN THE CONTRACTOR, ENGINEER, AND EL PASO COUNTY WILL BE HELD PRIOR TO ANY CONSTRUCTION. IT IS THE RESPONSIBILITY OF THE APPLICANT TO COORDINATE THE MEETING TIME AND PLACE WITH COUNTY DSD INSPECTIONS STAFF.
6. SOIL EROSION CONTROL MEASURES FOR ALL SLOPES, CHANNELS, DITCHES, OR ANY DISTURBED LAND AREA SHALL BE COMPLETED WITHIN 21 CALENDAR DAYS AFTER FINAL GRADING, OR FINAL EARTH DISTURBANCE, HAS BEEN COMPLETED. DISTURBED AREAS AND STOCKPILES WHICH ARE NOT AT FINAL GRADE BUT WILL REMAIN DORMANT FOR LONGER THAN 30 DAYS SHALL ALSO BE MAINTAINED WITHIN 21 DAYS AFTER INTERIM GRADING. AN AREA THAT IS GOING TO REMAIN IN AN INTERIM STATE FOR MORE THAN 60 DAYS SHALL ALSO BE SEEDDED. ALL TEMPORARY SOIL EROSION CONTROL MEASURES AND BMPs SHALL BE MAINTAINED UNTIL PERMANENT SOIL EROSION CONTROL MEASURES ARE IMPLEMENTED AND ESTABLISHED.
7. TEMPORARY SOIL EROSION CONTROL FACILITIES SHALL BE REMOVED AND EARTH DISTURBANCE AREAS GRADED AND STABILIZED WITH PERMANENT SOIL EROSION CONTROL MEASURES PURSUANT TO STANDARDS AND SPECIFICATION PRESCRIBED IN THE DCM VOLUME II AND THE ENGINEERING CRITERIA MANUAL (ECM) APPENDIX I.
8. ALL PERSONS ENGAGED IN EARTH DISTURBANCE SHALL IMPLEMENT AND MAINTAIN ACCEPTABLE SOIL EROSION AND SEDIMENT CONTROL MEASURES INCLUDING BMPs IN CONFORMANCE WITH THE EROSION CONTROL TECHNICAL STANDARDS OF THE DRAINAGE CRITERIA MANUAL (DCM) VOLUME II AND IN ACCORDANCE WITH THE STORMWATER MANAGEMENT PLAN (SWMP).
9. ALL TEMPORARY EROSION CONTROL FACILITIES INCLUDING BMPs AND ALL PERMANENT FACILITIES INTENDED TO CONTROL EROSION OF ANY EARTH DISTURBANCE OPERATIONS, SHALL BE INSTALLED AS DEFINED IN THE APPROVED PLANS, THE SWMP AND THE DCM VOLUME II AND MAINTAINED THROUGHOUT THE DURATION OF THE EARTH DISTURBANCE OPERATION.
10. ANY EARTH DISTURBANCE SHALL BE CONDUCTED IN SUCH A MANNER SO AS TO EFFECTIVELY REDUCE ACCELERATED SOIL EROSION AND RESULTING SEDIMENTATION. ALL DISTURBANCES SHALL BE DESIGNED, CONSTRUCTED, AND COMPLETED SO THAT THE EXPOSED AREA OF ANY DISTURBED LAND SHALL BE LIMITED TO THE SHORTEST PRACTICAL PERIOD OF TIME.
11. ANY TEMPORARY OR PERMANENT FACILITY DESIGNED AND CONSTRUCTED FOR THE CONVEYANCE OF STORMWATER AROUND, THROUGH, OR FROM THE EARTH DISTURBANCE AREA SHALL BE DESIGNED TO LIMIT THE DISCHARGE TO A NON-EROSIVE VELOCITY.
12. CONCRETE WASH WATER SHALL BE CONTAINED AND DISPOSED OF IN ACCORDANCE WITH THE SWMP. NO WASH WATER SHALL BE DISCHARGED TO OR ALLOWED TO RUNOFF TO STATE WATERS, INCLUDING ANY SURFACE OR SUBSURFACE STORM DRAINAGE SYSTEM OR FACILITIES.
13. EROSION CONTROL BLANKETING SHALL BE USED ON SLOPES STEEPER THAN 3:1.
14. BUILDING, CONSTRUCTION, EXCAVATION, OR OTHER WASTE MATERIALS SHALL NOT BE TEMPORARILY PLACED OR STORED IN THE STREET, ALLEY, OR OTHER PUBLIC WAY, UNLESS IN ACCORDANCE WITH AN APPROVED TRAFFIC CONTROL PLAN. BMP'S MAY BE REQUIRED BY EL PASO COUNTY ENGINEERING IF DEEMED NECESSARY, BASED ON SPECIFIC CONDITIONS AND CIRCUMSTANCES.
15. VEHICLE TRACKING OF SOILS AND CONSTRUCTION DEBRIS OFF-SITE SHALL BE MINIMIZED. MATERIALS TRACKED OFFSITE SHALL BE CLEANED UP AND PROPERLY DISPOSED OF IMMEDIATELY.
16. CONTRACTOR SHALL BE RESPONSIBLE FOR THE REMOVAL OF ALL WASTES FROM THE CONSTRUCTION SITE FOR DISPOSAL IN ACCORDANCE WITH LOCAL AND STATE REGULATORY REQUIREMENTS. NO CONSTRUCTION DEBRIS, TRUCK SLASH, BUILDING MATERIAL WASTES OR UNUSED BUILDING MATERIALS SHALL BE BURIED, DUMPED, OR DISCHARGED AT THE SITE.
17. THE OWNER, SITE DEVELOPER, CONTRACTOR, AND/OR THEIR AUTHORIZED AGENTS SHALL BE RESPONSIBLE FOR THE REMOVAL OF ALL CONSTRUCTION DEBRIS, DIRT, TRASH, ROCK, SEDIMENT, AND SAND THAT MAY ACCUMULATE IN THE STORM SEWER OR OTHER DRAINAGE CONVEYANCE SYSTEM AND STORMWATER APPEARANCES AS A RESULT OF SITE DEVELOPMENT.
18. THE QUANTITY OF MATERIALS STORED ON THE PROJECT SITE SHALL BE LIMITED, AS MUCH AS PRACTICAL, TO THAT QUANTITY REQUIRED TO PERFORM THE WORK IN AN ORDERLY SEQUENCE. ALL MATERIALS STORED ON-SITE SHALL BE STORED IN A NEAT, ORDERLY MANNER, IN THEIR ORIGINAL CONTAINERS, WITH ORIGINAL MANUFACTURER'S LABELS.
19. NO CHEMICALS ARE TO BE USED BY THE CONTRACTOR, WHICH HAVE THE POTENTIAL TO BE RELEASED IN STORMWATER UNLESS PERMISSION FOR THE USE OF A SPECIFIC CHEMICAL IS GRANTED IN WRITING BY THE ECM ADMINISTRATOR. IN GRANTING THE USE OF SUCH CHEMICALS, SPECIAL CONDITIONS AND MONITORING MAY BE REQUIRED.
20. BULK STORAGE STRUCTURES FOR PETROLEUM PRODUCTS AND OTHER CHEMICALS SHALL HAVE ADEQUATE PROTECTION SO AS TO CONTAIN ALL SPILLS AND PREVENT ANY SPILLED MATERIAL FROM ENTERING STATE WATERS, INCLUDING ANY SURFACE OR SUBSURFACE STORM DRAINAGE SYSTEM OR FACILITIES.
21. NO PERSON SHALL CAUSE THE IMPEDIMENT OF STORMWATER FLOW IN THE FLOW LINE OF THE CURB AND GUTTER OR IN THE DITCHLINE.

24. PRIOR TO ACTUAL CONSTRUCTION THE PERMITTEE SHALL VERIFY THE LOCATION OF EXISTING UTILITIES.

25. A WATER SOURCE SHALL BE AVAILABLE ON SITE DURING EARTHWORK OPERATIONS AND UTILIZED AS REQUIRED TO MINIMIZE DUST FROM EARTHWORK EQUIPMENT AND WIND.

26. THE SOILS REPORT FOR THIS SITE HAS BEEN PREPARED BY _____ AND SHALL BE CONSIDERED A PART OF THESE PLANS.

COLORADO DEPARTMENT OF PUBLIC HEALTH AND ENVIRONMENT
WATER QUALITY CONTROL DIVISION
WQCD - PERMITS
4300 CHERRY CREEK DRIVE SOUTH
DENVER, CO 80246-1530
ATTN: PERMITS UNIT

[illegible]

EXISTING	(E)	BOUNDARY
PROPOSED	(P)	RIGHT-OF-WAY
CURB & GUTTER	C&G	LOT LINE
EASEMENT	ESMT	EASEMENT
PUBLIC	PUB	(E) CONTOUR, INDEX
PUBLIC IMPROVEMENT	PI	(E) CONTOUR
BEGIN TRANSITION	BT	(E) STORM SEWER
END TRANSITION	ET	(P) CONTOUR, INDEX
CURB RETURN	CR	(P) CONTOUR
POINT OF CURVATURE	PC	(P) STORM SEWER, INLET, MANHOLE
POINT OF TANGENCY	PT	
POINT ON CURVE	POC	
POINT OF COMPOUND CURVATURE	PCC	
POINT OF REVERSE CURVATURE	PRC	
RADIUS POINT	RP	
TYPE 'A' CURB AND GUTTER	A	

TITLE SHEET	1	OF	20
GRADING & EROSION CONTROL PLAN	2	OF	20
GRADING & EROSION CONTROL PLAN	3	OF	20
STORMWATER QUALITY FACILITY DETAILS	4	OF	20
STORMWATER QUALITY FACILITY DETAILS	5	OF	20
GRADING & EROSION CONTROL DETAILS	6	OF	20
STREET IMPROVEMENT PLAN & PROFILES	7	OF	20
MAIN STREET, PETER CIRCLE & CUL-DE-SAC 01 FLV	8	OF	20
- BOOKER DRIVE	9	OF	20
- ANNE WAY	9	OF	20
- CARTER DRIVE	10	OF	20
- TAK LANE	11	OF	20
- TAK LANE, KNUCKLE 01, & KNUCKLE 02	12	OF	20
- WAGON WAY & CUL-DE-SAC 02 FLV	13	OF	20
STORM SEWER PLAN & PROFILES	14	OF	20
- STM-01, STM-02, STM-02A, & STM-02B	15	OF	20
- STM-02, STM-02C, STM-02D, & STM-02E	16	OF	20
- STM-03 & STM-03A	17	OF	20
- STM-04, STM-04A, & STM-04B	18	OF	20
- STM-05 & STM-05A	19	OF	20
SIGNAGE & STRIPING PLAN	20	OF	20
SIGNAGE & STRIPING PLAN	20	OF	20



CONSTRUCTION PLANS AND SPECIFICATIONS ENGINEERS STATEMENT:



DATE _____

THE OWNER WILL COMPLY WITH THE REQUIREMENTS OF THE EROSION CONTROL PLAN.

DATE _____

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 THE COMPLETENESS AND/OR ACCURACY OF THIS DOCUMENT.

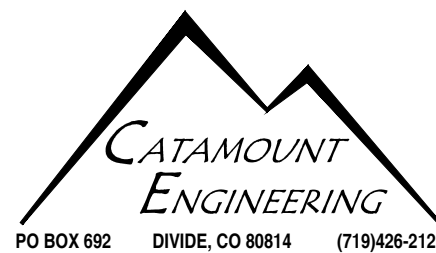
DATE _____

REV.	DESCRIPTION	DATE	 <p>Know what's below. Call 72 hours before you dig.</p> <p>For more details visit: www.call811.com</p>	<p>PREPARED FOR:</p> <p>AVATAR EQUITIES, LLC</p> <p>6800 JERICHO TURNPIKE SUITE 120W #204 SYOSSET, NY 11791</p>	 <p>CATAMOUNT ENGINEERING</p> <p>PO BOX 692 DIVIDE, CO 80814 (719)426-2124</p>	<p>RIVERBEND CROSSING FILING NOs 1 & 2</p> <p>EROSION CONTROL, STREET & STORM CONSTRUCTION DRAWINGS</p>	DESIGNED BY:	MGP	DRAWN BY:	MGP
							SCALE:	N/A	DATE:	11/07/18
							JOB NUMBER	SHEET		
							17-114	1 OF 20		

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www.call811.com

PREPARED FOR:
AVATAR EQUITIES, LLC

6800 JERICHO TURNPIKE
SUITE 120W #204
SYOSSET NY 11791



RIVERBEND CROSSING
FILING NOs 1 & 2
EROSION CONTROL, STREET & STORM
CONSTRUCTION DRAWINGS

DESIGNED BY: MGP	DRAWN BY: MGP
SCALE: N/A	DATE: 11/07/18
JOB NUMBER	SHEET
17-114	1 OF 20

1. STORMWATER DISCHARGES FROM CONSTRUCTION SITES SHALL NOT CAUSE OR THREATEN TO CAUSE POLLUTION, CONTAMINATION, OR DEGRADATION OF STATE WATERS.
2. CONCRETE WASH WATER SHALL NOT BE DISCHARGED TO OR ALLOWED TO RUNOFF TO STATE WATERS, INCLUDING ANY SURFACE OR SUBSURFACE STORM DRAINAGE SYSTEM FACILITIES.
3. BUILDING, CONSTRUCTION, EXCAVATION, OR OTHER WASTE MATERIALS SHALL NOT BE TEMPORARILY PLACED OR STORED IN THE STREET, ALLEY, OR YARD UNLESS IN ACCORDANCE WITH AN APPROVED TRAFFIC CONTROL PLAN. BMP'S MAY BE REQUIRED BY COUNTY ENGINEERING IF DEEMED NECESSARY, BASED ON SPECIFIC CONDITIONS AND CIRCUMSTANCES (E.G., ESTIMATED TIME OF EXPOSURE, SEASON OF THE YEAR, ETC.).
4. VEHICLE TRACKING OF SOILS OFF-SITE SHALL BE MINIMIZED.
5. ALL WASTES COMPOSED OF BUILDING MATERIALS SHALL BE REMOVED FROM THE CONSTRUCTION SITE FOR DISPOSAL IN ACCORDANCE WITH LOCAL AND STATE REGULATORY REQUIREMENTS. NO BUILDING MATERIAL WASTES OR UNUSED BUILDING MATERIALS SHALL BE BURIED, DUMPED, OR DISCHARGED AT THE SITE.
6. NO CHEMICALS ARE TO BE USED BY THE CONTRACTOR, WHICH HAVE THE POTENTIAL TO BE RELEASED IN STORMWATER RUNOFF. IF SUCH CHEMICALS ARE REQUIRED, A STATE OF COLORADO PERMIT IS GRANTED IN WRITING BY THE COUNTY ENGINEER. IN GRANTING THE USE OF SUCH CHEMICALS, SPECIAL CONDITIONS AND MONITORING MAY BE REQUIRED.
7. BULK STORAGE STRUCTURES FOR PETROLEUM PRODUCTS AND OTHER CHEMICALS SHALL HAVE ADEQUATE PROTECTION SO AS TO CONTAIN ALL SPILLS AND PREVENT ANY SPILLED MATERIAL FROM ENTERING STATE WATERS, INCLUDING ANY SURFACE OR SUBSURFACE STORM DRAINAGE SYSTEM OR FACILITIES.
8. ALL PERSONS ENGAGED IN EARTH DISTURBANCE SHALL IMPLEMENT AND MAINTAIN ACCEPTABLE SOIL EROSION AND SLOPE EROSION CONTROL MEASURES THROUGHOUT THE ENTIRE TERM OF THE EARTH DISTURBANCE OPERATION. THE INSTALLATION OF THE MANUAL AND IN ACCORDANCE WITH THE EROSION AND STORMWATER QUALITY CONTROL PLAN APPROVED THE COUNTY OF EL PASO, IF REQUIRED.
9. ALL TEMPORARY EROSION CONTROL FACILITIES INCLUDING BMP'S AND ALL PERMANENT FACILITIES INTENDED TO CONTROL EROSION OF ANY EARTH DISTURBANCE OPERATIONS, SHALL BE INSTALLED AS DEFINED IN THE APPROVED PLANS AND THE MANUAL AND MAINTAINED THROUGHOUT THE ENTIRE TERM OF THE EARTH DISTURBANCE OPERATION. THE INSTALLATION OF THE FIRST LEVEL OF TEMPORARY EROSION CONTROL FACILITIES AND BMP'S SHALL BE INSTALLED AND INSPECTED PRIOR TO ANY EARTH DISTURBANCE OPERATIONS TAKING PLACE.
10. ANY EARTH DISTURBANCE SHALL BE CONDUCTED IN SUCH A MANNER SO AS TO EFFECTIVELY REDUCE ACCELERATED SOIL EROSION AND RESULTING SEDIMENTATION.
11. ALL EARTH DISTURBANCES SHALL BE DESIGNED, CONSTRUCTED, AND COMPLETED IN SUCH A MANNER SO THAT THE EXPOSED AREAS OF ANY DISTURBED LAND SHALL BE LIMITED TO THE SHORTEST PRACTICAL PERIOD OF ANY ON-SITE OR OFF-SITE WATERS, INCLUDING WETLANDS.
12. ALL WORK AND EARTH DISTURBANCE SHALL BE DONE IN A MANNER THAT MINIMIZES POLLUTION OF ANY ON-SITE OR OFF-SITE WATERS, INCLUDING WETLANDS.
13. SUSPENDED SEDIMENT CAUSED BY ACCELERATED SOIL EROSION SHALL BE MINIMIZED IN RUNOFF WATER BEFORE IT LEAVES THE SITE OF THE EARTH DISTURBANCE.
14. ANY TEMPORARY OR PERMANENT FACILITY DESIGNED AND CONSTRUCTED FOR THE CONVEYANCE OF STORMWATER AROUND, THROUGH, OR FROM THE EARTH DISTURBANCE AREA SHALL BE DESIGNED TO LIMIT THE DISCHARGE TO A NON-EROSIVE VELOCITY.
15. TEMPORARY SOIL EROSION CONTROL FACILITIES SHALL BE REMOVED AND EARTH DISTURBANCE AREAS GRADED AND SLOPE EROSION CONTROL MEASURES INSTALLED PRIOR TO THE REMOVAL OF THE TEMPORARY EROSION CONTROL MEASURES PRESCRIBED IN THE MANUAL AND IN ACCORDANCE WITH THE PERMANENT EROSION CONTROL FEATURES SHOWN ON THE EROSION AND STORMWATER QUALITY CONTROL PLANS APPROVED BY THE COUNTY OF EL PASO, IF REQUIRED.
16. SOIL EROSION CONTROL MEASURES FOR ALL SLOPES, CHANNELS, DITCHES, OR ANY DISTURBED LAND AREA SHALL BE COMPLETED WITHIN TWENTY-ONE (21) CALENDAR DAYS AFTER FINAL GRADING, OR FINAL EARTH DISTURBANCE, HAS BEEN COMPLETED AND SUSTAINABLE AND STOCKPILES WHICH ARE NOT AT FINAL GRADE BUT WILL REMAIN DORMANT FOR LONGER THAN 30 DAYS SHALL ALSO BE MULCHED WITHIN 21 DAYS AFTER INTERIM GRADING. AN AREA THAT IS GOING TO REMAIN IN AN INTERIM STATE FOR MORE THAN 60 DAYS SHALL ALSO BE SEEDED. ALL TEMPORARY SOIL EROSION CONTROL MEASURES AND BMP'S SHALL BE MAINTAINED UNTIL PERMANENT SOIL EROSION CONTROL MEASURES ARE IMPLEMENTED.
17. NO PERSON SHALL DISCHARGE, PERMIT, OR CONTRIBUTE TO THE DISCHARGE INTO THE MUNICIPAL SEPARATE STORM SEWER POLLUTANTS THAT COULD CAUSE THE COUNTY OF EL PASO TO BE IN VIOLATION OF ITS COLORADO DISCHARGE PERMIT SYSTEM MUNICIPAL STORMWATER DISCHARGE PERMIT.
18. THE OWNER, SITE DEVELOPER, CONTRACTOR, AND/OR THEIR AUTHORIZED AGENTS SHALL BE RESPONSIBLE FOR THE REMOVAL OF ALL EXCESSIVE WEEDS, GRASS, FORSYPHIA, KODON, SPERMATOPHYTES, AND OTHER PLANTS THAT MAY ACCUMULATE IN THE STORM SEWER OR OTHER DRAINAGE CONVEYANCE SYSTEM AND STORMWATER APPURTENANCES AS A RESULT OF SITE DEVELOPMENT.
19. NO PERSON SHALL CAUSE THE IMPEDIMENT OF STORMWATER FLOW IN THE FLOW LINE OF THE CURB AND GUTTER, INCLUDING THE TEMPORARY OR PERMANENT RAMPPING WITH MATERIALS FOR VEHICLE ACCESS.
20. INDIVIDUALS SHALL COMPLY WITH THE "COLORADO WATER QUALITY CONTROL ACT" (TITLE 25, ARTICLE 8, CRS), AND THE "PERMITS WATER ACT" (33 USC 1344), REGULATIONS PROMULGATED, CERTIFICATIONS OR PERMITS ISSUED, IN ADDITION TO THE REQUIREMENTS INCLUDED IN THE MANUAL. IN THE EVENT OF CONFLICTS BETWEEN THESE REQUIREMENTS AND WATER QUALITY CONTROL LAWS, RULES, OR REGULATIONS OF OTHER FEDERAL OR STATE AGENCIES, THE MORE RESTRICTIVE LAWS, RULES, OR REGULATIONS SHALL APPLY.
21. THE QUANTITY OF MATERIALS STORED ON THE PROJECT SITE SHALL BE LIMITED, AS MUCH AS PRACTICAL, TO THAT QUANTITY REQUIRED TO PERFORM WORK IN AN ORDERED SEQUENCE. ALL MATERIALS STORED ON-SITE SHALL BE STORED IN A NEAT, ORDERLY MANNER, IN THEIR ORIGINAL CONTAINERS, WITH ORIGINAL MANUFACTURER'S LABELS. MATERIALS SHALL NOT BE STORED IN A LOCATION WHERE THEY MAY BE CARRIED BY STORMWATER RUNOFF INTO A STATE WATER AT ANY TIME.
22. SPILL PREVENTION AND CONTAINMENT MEASURES SHALL BE USED AT STORAGE, AND EQUIPMENT FUELING AND SERVICING AREAS TO PREVENT THE POLLUTION OF ANY STATE WATERS, INCLUDING WETLANDS. ALL SPILLS SHALL BE CLEANED UP IMMEDIATELY AFTER DISCOVERY, OR CONTAINED UNTIL APPROPRIATE CLEANUP METHODS CAN BE EMPLOYED. MUNICIPALITY'S RECOMMENDED METHODS FOR SPILL CLEANUP SHALL BE FOLLOWED, ALONG WITH PROPER DISPOSAL METHODS.

1 PRACTICE NO. & NAME 342 - CRITICAL AREA TREATMENT
RANGE SITE SANDY FOOTHILLS

1 PRACTICE NO. & NAME 342 - CRITICAL AREA TREATMENT
RANGE SITE SANDY FOOTHILLS

2 PLANNED:
SEEDED PREP:
A METHOD _____
B DATES OCT. 15-MAY 31
C CLEAN TILLED XX SEEDING OPERATION
FIRM SEEDBED XX DRILL XX
STUBBLE COVER _____ INTERSEED _____
INTERSEED _____ BROADCAST _____
OTHER _____ TYPE SPACING 6-12"
_____ W/AGITATOR

FERTILIZER: POUNDS ACTUAL PER ACRE N2 40
(AVAILABLE) P2O5 40
K N/A

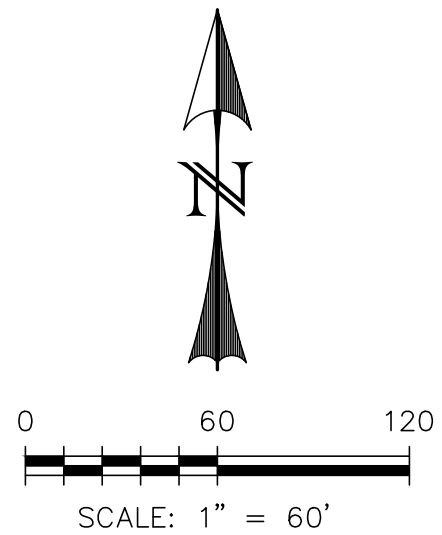
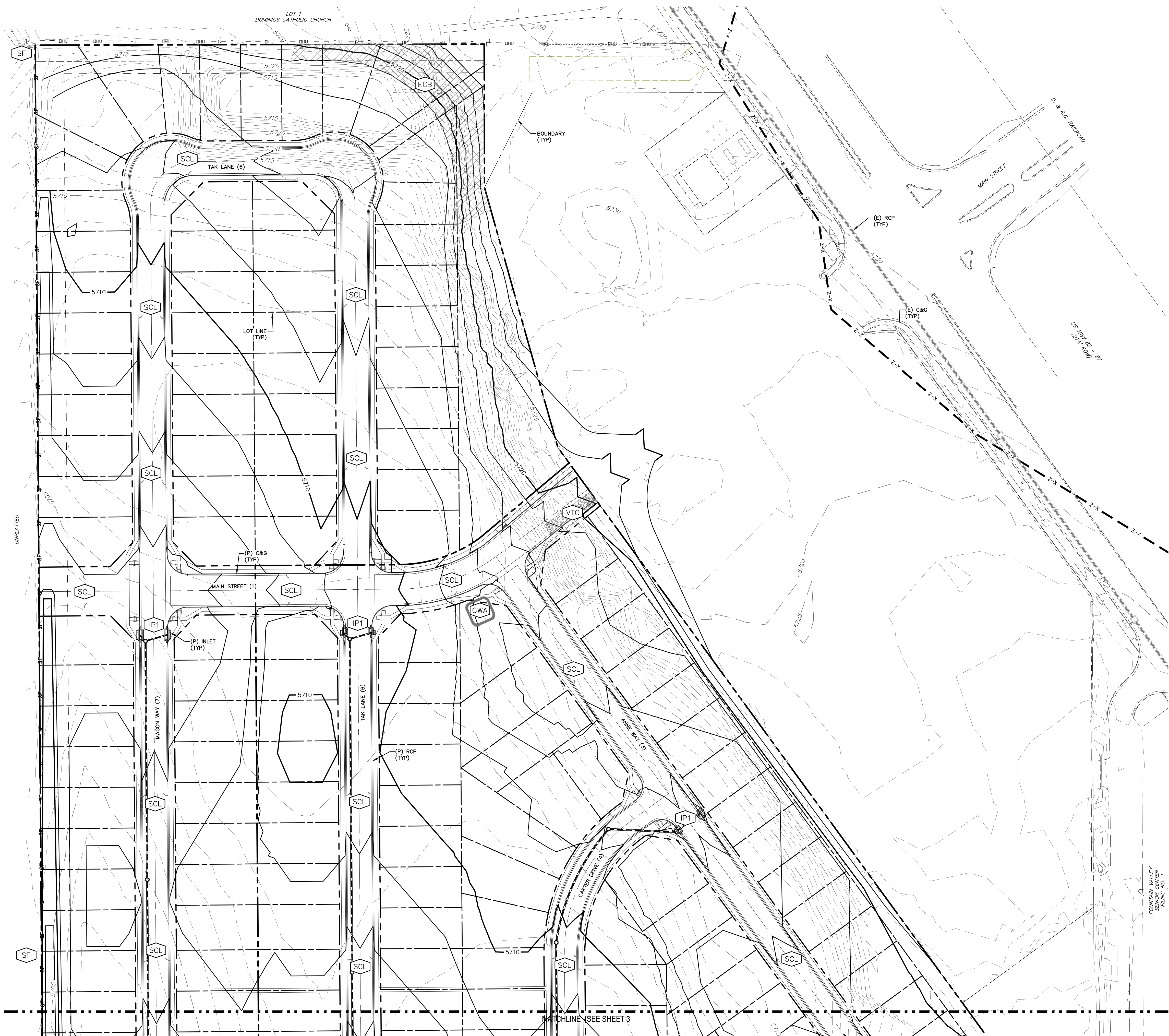
WEED CONTROL: N/A
MOWING: _____
CHEMICAL: XX
DATES: _____
SEE S.C.S. FOR SPECIFIC

MULCH: _____
KIND: _____ LONG - STEM NATIVE HAY
AMOUNT: _____ 4,000 _____ POUNDS/ACRE
HOW-APPLIED: _____ N/A
HOW-ANCHORED: _____ CRIMPED
ANCHORAGE DEPTH: _____ 4"

SEED:		REQUIRED PLS RATES
VARIETY	SPECIES	PER ACRES (1002)
GOSHEN	PRAIRIE SANDREED	6.5
VAUGHN	SIDEGATS GRAMMA	9.0
LOVINGTON	BLUE GRAMMA	3.0
BLACKWELL	SWITCH GRASS	4.5
PASTURA	LITTLE BLUESTEM	7.0

(2) % OF SPECIES IN MIXTURE	PLS SEEDING RATE PER SPEC./ACRE (1) x (2)	(4) PLANTED ACRE	(5) TOTAL PLS LBS/ SPECIES PLANTED (3) x (4)
15	0.98	43.6	42.7
25	2.25	43.6	98.1
15	0.45	43.6	19.6
20	0.90	43.6	39.2
25	1.75	43.6	76.3

SILT FENCE		SEDIMENT CONTROL LOG	
VEHICLE TRACKING CONTROL		INLET PROTECTION (BLOCK & ROCK SOCK)	
CONCRETE WASHOUT AREA		STABILIZED STAGING AREA	
EROSION CONTROL BLANKET		STOCKPILE PROTECTION	



EXISTING	(E)
PROPOSED	(P)
CURB AND GUTTER	C&G
BOUNDARY	— — — — —
RIGHT-OF-WAY	— — — — —
LOT LINE	— — — — —
(E) CONTOUR, INDEX	— — — — — 5700
(E) CONTOUR	— — — — —
(P) CONTOUR, INDEX	— — — — — 5700
(P) CONTOUR	— — — — —
(E) STORM SEWER	— — — — —
(P) STORM SEWER	— — — — —

[illegible]

Know what's below.
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6800 JERICHO TURNPIKE
SUITE 120W #204
SYOSSET, NY 11791

DAVID L. MIJARES, COLORADO PE #40510

DATE _____



RIVERBEND CROSSING
 FILING NOs 1 & 2
 GRADING & EROSION
 CONTROL PLAN

DESIGNED BY: DLM	DRAWN BY: MGP
SCALE: 1" = 60'	DATE: 11/07/18
JOB NUMBER	SHEET
17-114	2 OF 20

BASIC GRADING, EROSION AND STORMWATER QUALITY REQUIREMENTS AND GENERAL PROHIBITIONS:

*INFORMATION TAKEN FROM THE EL PASO COUNTY DRAINAGE CRITERIA MANUAL VOLUME 2, HEREIN REFERRED TO AS THE "MANUAL".

- STORMWATER DISCHARGES FROM CONSTRUCTION SITES SHALL NOT CAUSE OR THREATEN TO CAUSE POLLUTION, CONTAMINATION, OR DEGRADATION OF STATE WATERS.
- CONCRETE WASH WATER SHALL NOT BE DISCHARGED TO OR ALLOWED TO RUNOFF TO STATE WATERS, INCLUDING ANY SURFACE OR SUBSURFACE STORM DRAINAGE SYSTEM FACILITIES.
- BUILDING, CONSTRUCTION, EXCAVATION, OR OTHER WASTE MATERIALS SHALL NOT BE TEMPORARILY PLACED OR STORED IN THE STREET, ALLEY, OR OTHER PUBLIC WAY, UNLESS IN ACCORDANCE WITH AN APPROVED TRAFFIC CONTROL PLAN. BMP'S MAY BE REQUIRED BY COUNTY ENGINEERING IF DEEMED NECESSARY, BASED ON SPECIFIC CONDITIONS AND CIRCUMSTANCES (E.G., ESTIMATED TIME OF EXPOSURE, SEASON OF THE YEAR, ETC.).
- VEHICLE TRACKING OF SOILS OFF-SITE SHALL BE MINIMIZED.
- ALL WASTES COMPOSED OF BUILDING MATERIALS MUST BE REMOVED FROM THE CONSTRUCTION SITE FOR DISPOSAL IN ACCORDANCE WITH LOCAL AND STATE REGULATORY REQUIREMENTS. NO BUILDING MATERIAL WASTES OR UNUSED BUILDING MATERIALS SHALL BE BURIED, DUMPED, OR DISCHARGED AT THE SITE.
- NO CHEMICALS ARE TO BE USED BY THE CONTRACTOR, WHICH HAVE THE POTENTIAL TO BE RELEASED IN STORMWATER UNLESS PERMISSION FOR THE USE OF A SPECIFIC CHEMICAL IS GRANTED IN WRITING BY THE COUNTY ENGINEER. IN GRANTING THE USE OF SUCH CHEMICALS, SPECIAL CONDITIONS AND MONITORING MAY BE REQUIRED.
- BULK STORAGE STRUCTURES FOR PETROLEUM PRODUCTS AND OTHER CHEMICALS SHALL HAVE ADEQUATE PROTECTION SO AS TO CONTAIN ALL SPILLS AND PREVENT ANY SPILLED MATERIAL FROM ENTERING STATE WATERS, INCLUDING ANY SURFACE OR SUBSURFACE STORM DRAINAGE SYSTEM OR FACILITIES.
- ALL PERSONS ENGAGED IN EARTH DISTURBANCE SHALL IMPLEMENT AND MAINTAIN ACCEPTABLE SOIL EROSION AND SEDIMENT CONTROL MEASURES INCLUDING BMP'S IN CONFORMANCE WITH THE EROSION CONTROL TECHNICAL STANDARDS OF THE MANUAL AND IN ACCORDANCE WITH THE EROSION AND STORMWATER QUALITY CONTROL PLAN APPROVED BY THE COUNTY OF EL PASO, IF REQUIRED.
- ALL TEMPORARY EROSION CONTROL FACILITIES INCLUDING BMP'S AND ALL PERMANENT FACILITIES INTENDED TO CONTROL EROSION OF ANY EARTH DISTURBANCE OPERATIONS, SHALL BE INSTALLED AS DEFINED IN THE APPROVED PLANS AND THE MANUAL AND MAINTAINED THROUGHOUT THE DURATION OF THE EARTH DISTURBANCE OPERATION. THE INSTALLATION OF THE FIRST LEVEL OF TEMPORARY EROSION CONTROL FACILITIES AND BMP'S SHALL BE INSTALLED AND INSPECTED PRIOR TO ANY EARTH DISTURBANCE OPERATIONS TAKING PLACE.
- ANY EARTH DISTURBANCE SHALL BE CONDUCTED IN SUCH A MANNER SO AS TO EFFECTIVELY REDUCE ACCELERATED SOIL EROSION AND RESULTING SEDIMENTATION.
- ALL EARTH DISTURBANCES SHALL BE DESIGNED, CONSTRUCTED, AND COMPLETED IN SUCH A MANNER SO THAT THE EXPOSED AREA OF ANY DISTURBED LAND SHALL BE LIMITED TO THE SHORTEST PRACTICAL PERIOD OF TIME.
- ALL WORK AND EARTH DISTURBANCE SHALL BE DONE IN A MANNER THAT MINIMIZES POLLUTION OF ANY ON-SITE OR OFF-SITE WATERS, INCLUDING WETLANDS.
- SUSPENDED SEDIMENT CAUSED BY ACCELERATED SOIL EROSION SHALL BE MINIMIZED IN RUNOFF WATER BEFORE IT LEAVES THE SITE OF THE EARTH DISTURBANCE.
- ANY TEMPORARY OR PERMANENT FACILITY DESIGNED AND CONSTRUCTED FOR THE CONVEYANCE OF STORMWATER AROUND, THROUGH, OR FROM THE EARTH DISTURBANCE AREA SHALL BE DESIGNED TO LIMIT THE DISCHARGE TO A NON-EROSIVE VELOCITY.
- TEMPORARY SOIL EROSION CONTROL FACILITIES SHALL BE REMOVED AND EARTH DISTURBANCE AREAS GRADED AND STABILIZED WITH PERMANENT SOIL EROSION CONTROL MEASURES PURSUANT TO THE STANDARDS AND SPECIFICATIONS PRESCRIBED IN THE MANUAL AND IN ACCORDANCE WITH THE PERMANENT EROSION CONTROL FEATURES SHOWN ON THE EROSION AND STORMWATER QUALITY CONTROL PLANS APPROVED BY THE COUNTY OF EL PASO, IF REQUIRED.
- SOIL EROSION CONTROL MEASURES FOR ALL SLOPES, CHANNELS, DITCHES, OR ANY DISTURBED LAND AREA SHALL BE COMPLETED WITHIN TWENTY-ONE (21) CALENDAR DAYS AFTER FINAL GRADING, OR FINAL EARTH DISTURBANCE, HAS BEEN COMPLETED. DISTURBED AREAS AND STOCKPILES WHICH ARE NOT AT FINAL GRADE BUT WILL REMAIN DORMANT FOR LONGER THAN 30 DAYS SHALL ALSO BE MULCHED WITHIN 21 DAYS AFTER INTERIM GRADING. AN AREA THAT IS GOING TO REMAIN IN AN INTERIM STATE FOR MORE THAN 60 DAYS SHALL ALSO BE SEEDED. ALL TEMPORARY SOIL EROSION CONTROL MEASURES AND BMP'S SHALL BE MAINTAINED UNTIL PERMANENT SOIL EROSION CONTROL MEASURES ARE IMPLEMENTED.
- NO PERSON SHALL CAUSE, PERMIT, OR CONTRIBUTE TO THE DISCHARGE INTO THE MUNICIPAL SEPARATE STORM SEWER POLLUTANTS THAT COULD CAUSE THE COUNTY OF EL PASO TO BE IN VIOLATION OF ITS COLORADO DISCHARGE PERMIT SYSTEM MUNICIPAL STORMWATER DISCHARGE PERMIT.
- THE OWNER, SITE DEVELOPER, CONTRACTOR, AND/OR THEIR AUTHORIZED AGENTS SHALL BE RESPONSIBLE FOR THE REMOVAL OF ALL CONSTRUCTION DEBRIS, DIRT, TRASH, ROCK, SEDIMENT, AND SAND THAT MAY ACCUMULATE IN THE STORM SEWER OR OTHER DRAINAGE CONVEYANCE SYSTEM AND STORMWATER APPURTENANCES AS A RESULT OF SITE DEVELOPMENT.
- NO PERSON SHALL CAUSE THE IMPEDIMENT OF STORMWATER FLOW IN THE FLOW LINE OF THE CURB AND GUTTER, INCLUDING THE TEMPORARY OR PERMANENT RAMPING WITH MATERIALS FOR VEHICLE ACCESS.
- INDIVIDUALS SHALL COMPLY WITH THE "COLORADO WATER QUALITY CONTROL ACT" (TITLE 25, ARTICLE 8, CRS), AND THE "CLEAN WATER ACT" (33 USC 1344), REGULATIONS PROMULGATED, CERTIFICATIONS OR PERMITS ISSUED, IN ADDITION TO THE REQUIREMENTS INCLUDED IN THE MANUAL. IN THE EVENT OF CONFLICTS BETWEEN THESE REQUIREMENTS AND WATER QUALITY CONTROL LAWS, RULES, OR REGULATIONS OF OTHER FEDERAL OR STATE AGENCIES, THE MORE RESTRICTIVE LAWS, RULES, OR REGULATIONS SHALL APPLY.
- THE QUANTITY OF MATERIALS STORED ON THE PROJECT SITE SHALL BE LIMITED, AS MUCH AS PRACTICAL, TO THAT QUANTITY REQUIRED TO PERFORM WORK IN AN ORDERLY SEQUENCE. ALL MATERIALS STORED ON-SITE SHALL BE STORED IN A NEAT, ORDERLY MANNER, IN THEIR ORIGINAL CONTAINERS, WITH ORIGINAL MANUFACTURER'S LABELS. MATERIALS SHALL NOT BE STORED IN A LOCATION WHERE THEY MAY BE CARRIED BY STORMWATER RUNOFF INTO A STATE WATER AT ANY TIME.
- SPILL PREVENTION AND CONTAINMENT MEASURES SHALL BE USED AT STORAGE, AND EQUIPMENT FUELING AND SERVICING AREAS TO PREVENT ANY STATE WATERS, INCLUDING WETLANDS. ALL SPILLS SHALL BE CLEANED UP IMMEDIATELY AFTER DISCOVERY, OR CONTAINED UNTIL APPROPRIATE CLEANUP METHODS CAN BE EMPLOYED. MANUFACTURER'S RECOMMENDED METHODS FOR SPILL CLEANUP SHALL BE FOLLOWED, ALONG WITH PROPER DISPOSAL METHODS.

EROSION PROTECTION & REVEGETATION REQUIREMENTS
PER U.S.D.A. SOIL CONSERVATION SERVICE GUIDELINES

1. PRACTICE NO. & NAME: 342 - CRITICAL AREA TREATMENT
RANGE SITE: SANDY FOOTHILLS

2. PLANNED SEED PREP:
A. METHOD: DRILL
B. DATES OCT. 15-MAY 31
C. CLEAN TILLED: XX
FIRM SEEDBED: XX
STABLE COVER
INTERSEED
OTHER

FERTILIZER:
POUNDS ACTUAL PER ACRE N2: 40
(AVAILABLE): 40
P2O5: 40
K: N/A

MULCH:
KIND: LONG - STEM NATIVE HAY
AMOUNT: 4,000 POUNDS/ACRE
HOW-APPLIED: N/A
HOW-ANCHORED: GROMMED
ANCHORAGE DEPTH: 4"

SEED:
VARIETY SPECIES REQUIRED PLS. RATES PER ACRES (10002)
GOSHEN PRAIRIE SANDREED 6.5
VAUGHN SIBEDATS GRAMMA 9.0
LOVINGTON BLUE GRAMMA 3.0
BLACKWELL SWITCH GRASS 4.5
PASTURA LITTLE BLUESTEM 7.0

(2) X OF SPECIES IN MIXTURE	(3) PLS SEEDING RATE PER SPECIES/ACRE (3) x (4)	(4) PLANNED PLANTING (3) x (4)	(5) TOTAL PLS LBS/ SPECIES PLANNED (3) x (4)
15	0.98	43.6	42.7
25	2.25	43.6	98.1
15	0.45	43.6	19.6
20	0.90	43.6	29.2
25	1.75	43.6	76.3

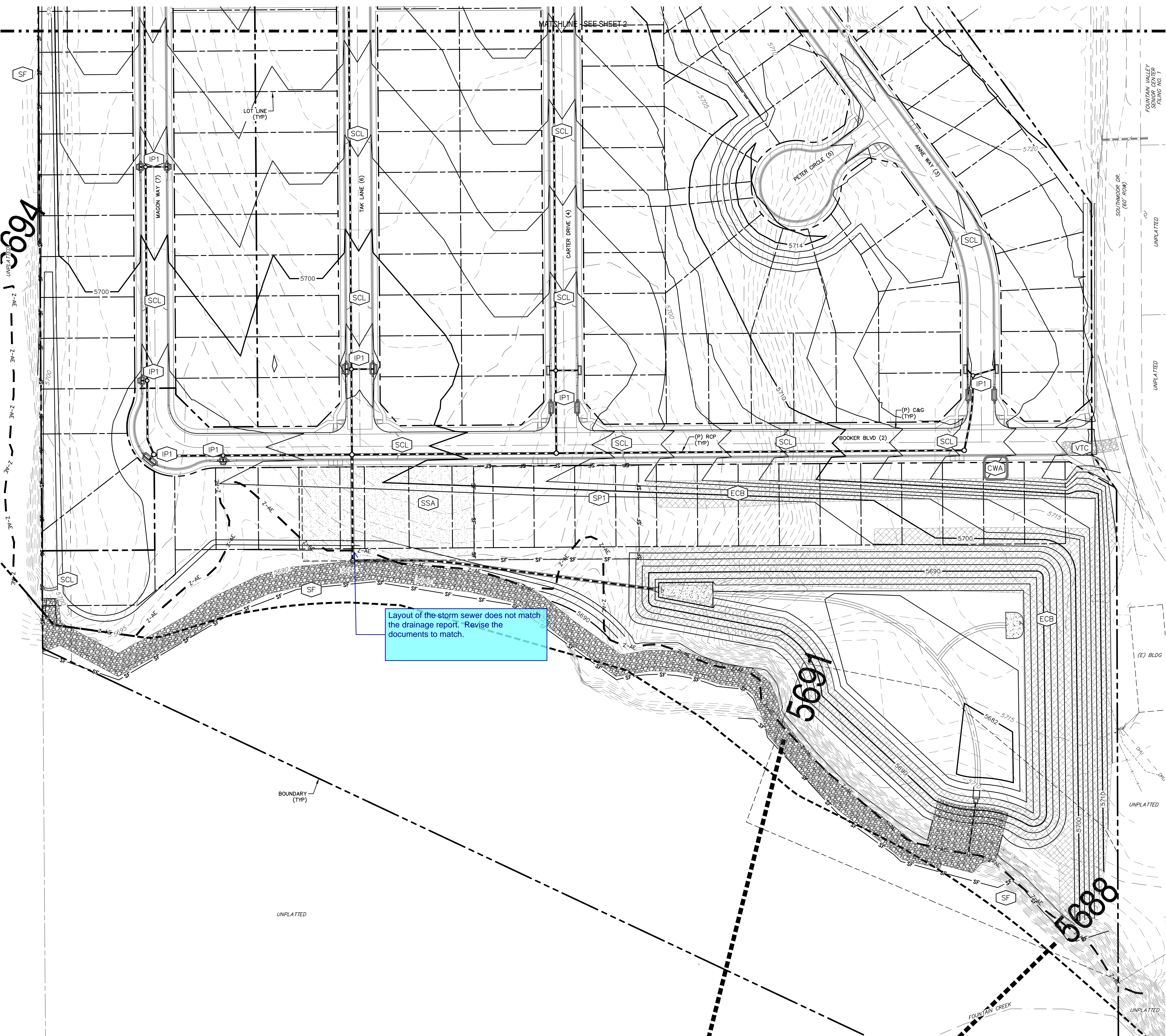
BMP LEGEND

SILT FENCE — SF — SF SEDIMENT CONTROL LOG — SCL

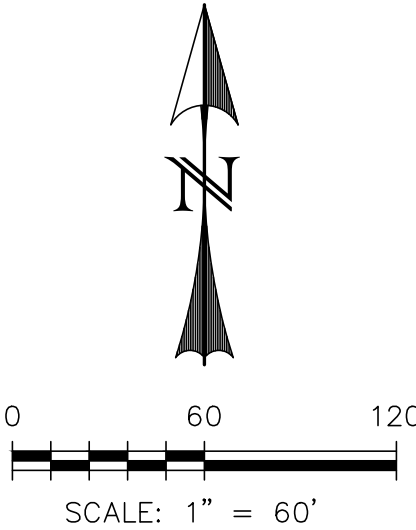
VEHICLE TRACKING CONTROL [VTC] INLET PROTECTION (BLOCK & ROCK SOCK) [IP1]

CONCRETE WASHOUT AREA [CWA] STABILIZED STAGING AREA [SSA]

EROSION CONTROL BLANKET [ECB] STOCKPILE PROTECTION [SF JS SP1]



Layout of the storm sewer does not match the drainage report. Revise the documents to match.



LEGEND

EXISTING (E)
PROPOSED (P)
CURB AND GUTTER C&G
BOUNDARY
RIGHT-OF-WAY
LOT LINE
(E) CONTOUR, INDEX 5700
(E) CONTOUR 5700
(P) CONTOUR, INDEX 5700
(P) CONTOUR
(E) STORM SEWER
(P) STORM SEWER

N:\Information Systems\GIS\Projects\1714 - Riverbend Crossing\Map_1714_Riverbend_Crossing\1714_Riverbend_Crossing_1714.dwg - 1714_Riverbend_Crossing_1714.dwg - 1714_Riverbend_Crossing_1714.dwg - 1714_Riverbend_Crossing_1714.dwg

REV.	DESCRIPTION	DATE

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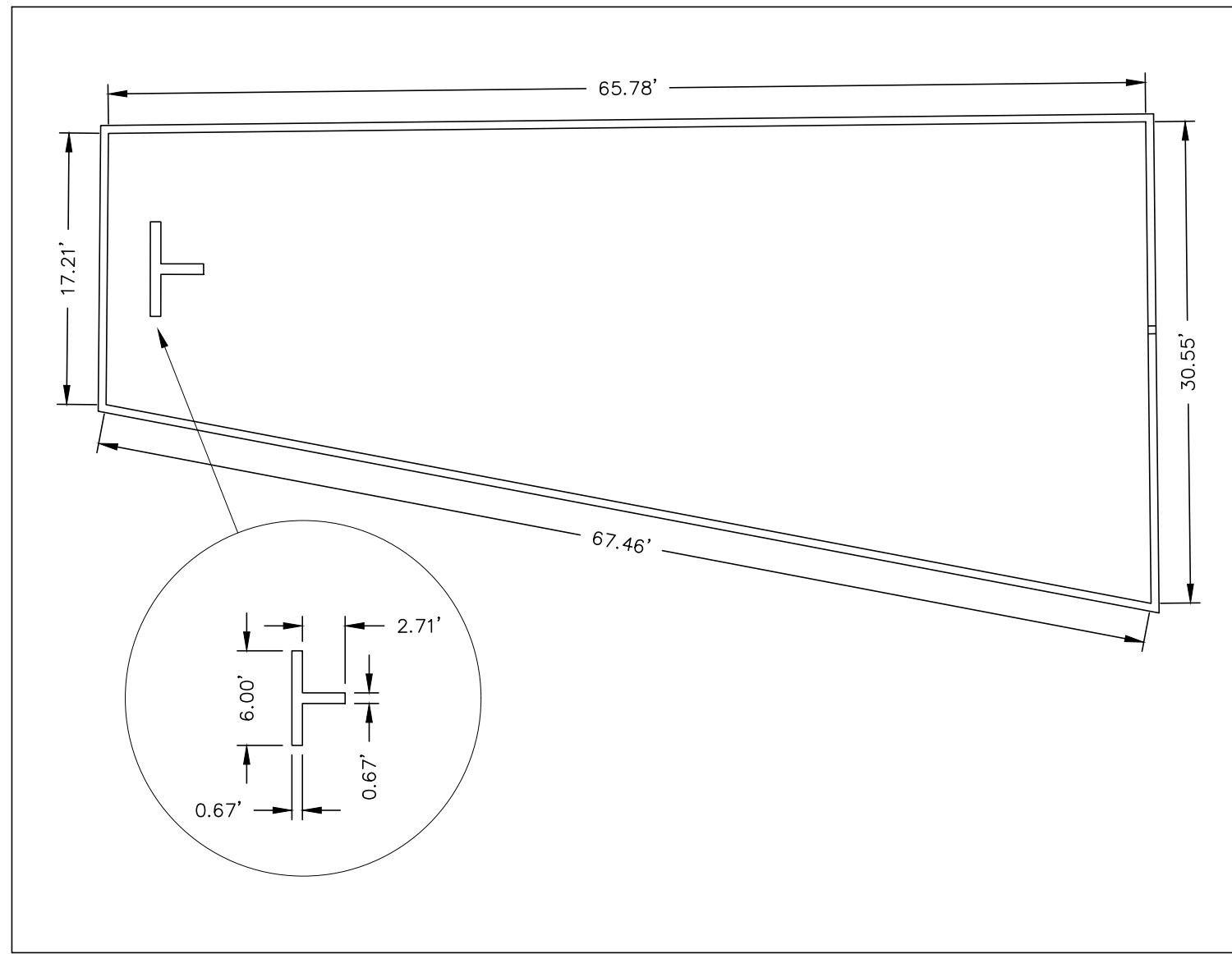
PREPARED FOR:
AVATAR EQUITIES, LLC
6800 JERICHO TURNPIKE
SUITE 120W #204
SYOSSET, NY 11791

PREPARED UNDER MY DIRECT SUPERVISION FOR AND BEHALF OF CATAMOUNT ENGINEERING.
"DAVID L. MIJARES, COLORADO PE #40510"
DATE

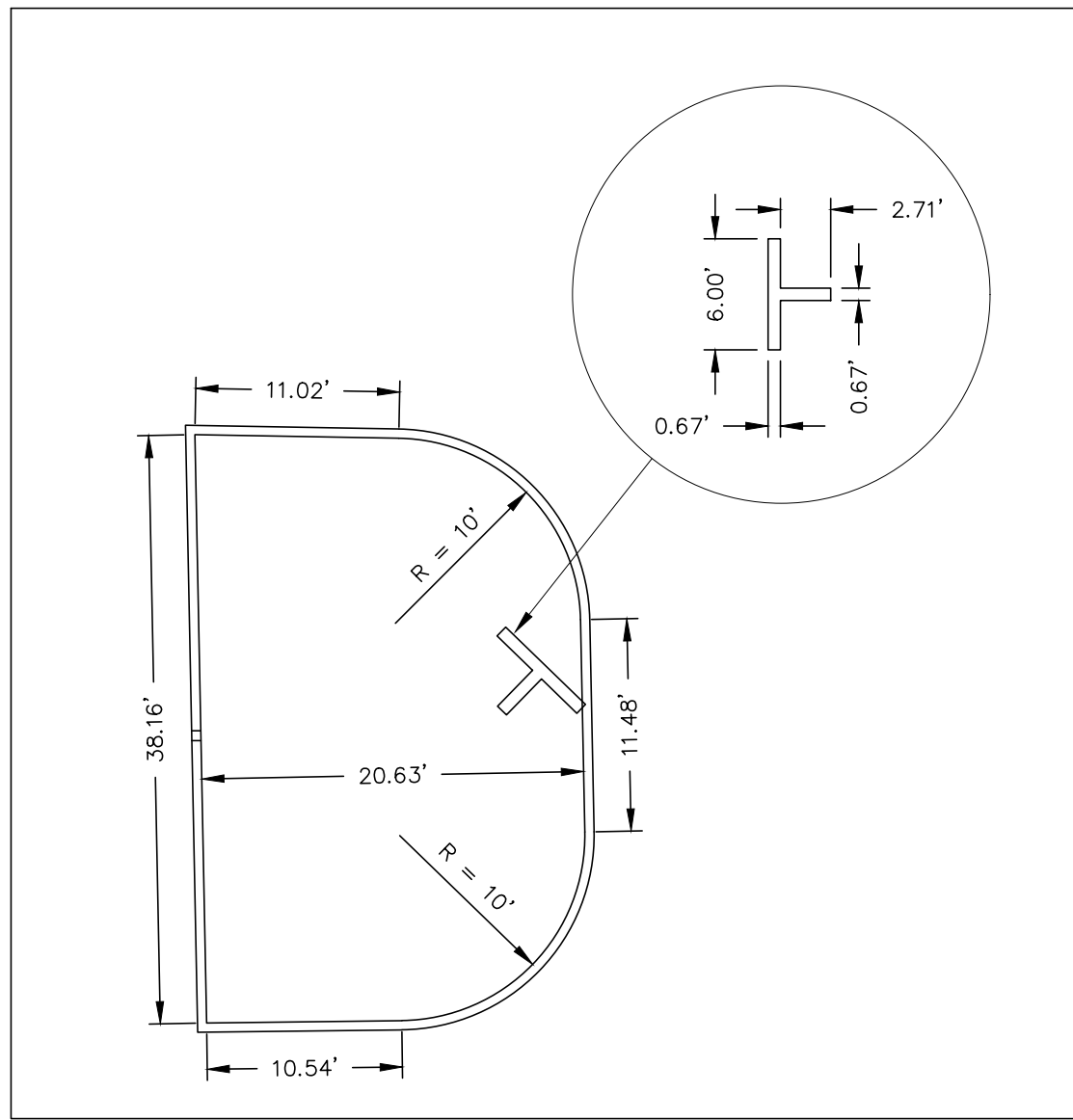


RIVERBEND CROSSING
FILING NOS 1 & 2
GRADING & EROSION
CONTROL PLAN

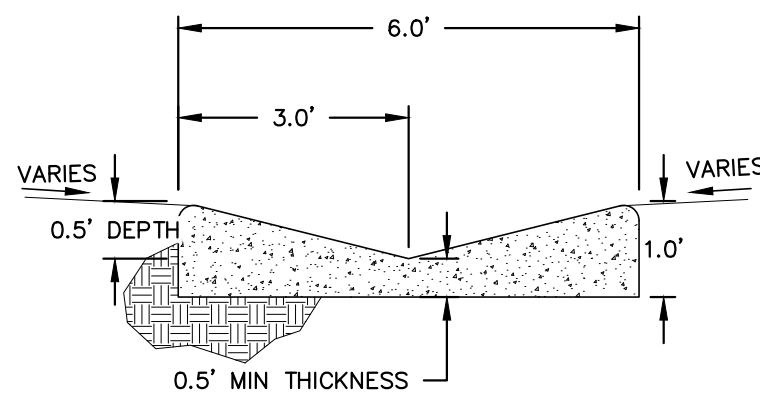
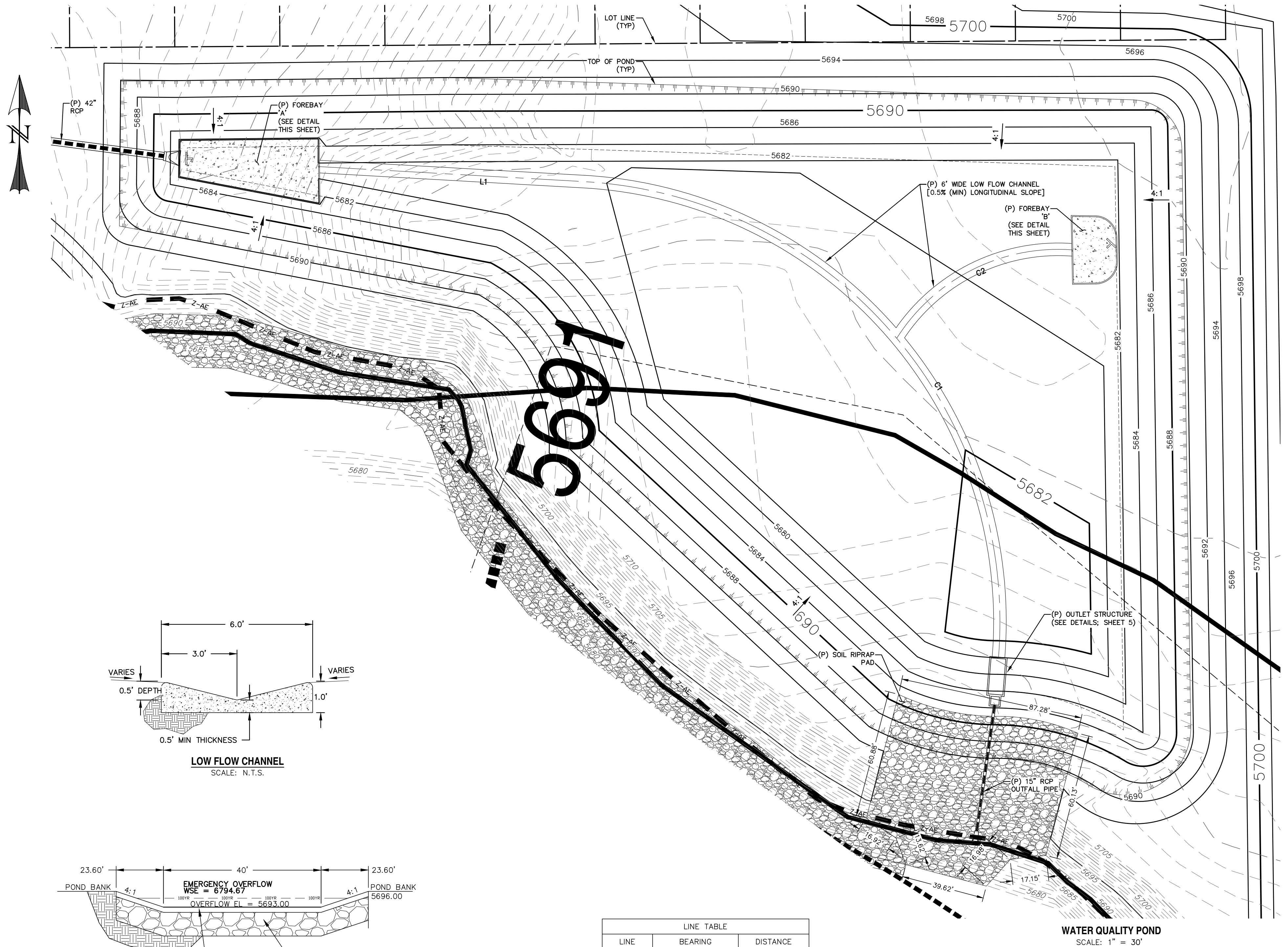
DESIGNED BY: DLM DRAWN BY: MGP
SCALE: 1" = 60' DATE: 11/07/18
JOB NUMBER SHEET
17-114 3 OF 20



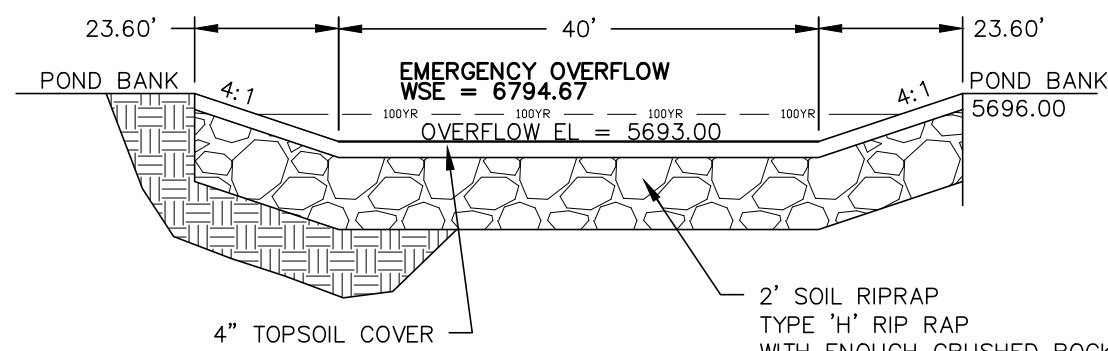
FOREBAY 'A' DETAIL
SCALE: N.T.S.



FOREBAY 'B' DETAIL
SCALE: N.T.S.



LOW FLOW CHANNEL
SCALE: N.T.S.



POND OVERFLOW
SCALE: N.T.S.

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N86° 45' 28.49"W	125.95

CURVE TABLE			
CURVE	DELTA	RADIUS	LENGTH
C1	91°21'53"	209.81	334.57
C2	61°45'33"	90.92	98.00

LEGEND

EXISTING	(E)
PROPOSED	(P)
CURB AND GUTTER	C&G
BOUNDARY	---
RIGHT-OF-WAY	---
LOT LINE	---
(E) CONTOUR, INDEX	---
(E) CONTOUR	---
(P) CONTOUR, INDEX	---
(P) CONTOUR	---
(E) STORM SEWER	---
(P) STORM SEWER	---

REV.	DESCRIPTION	DATE



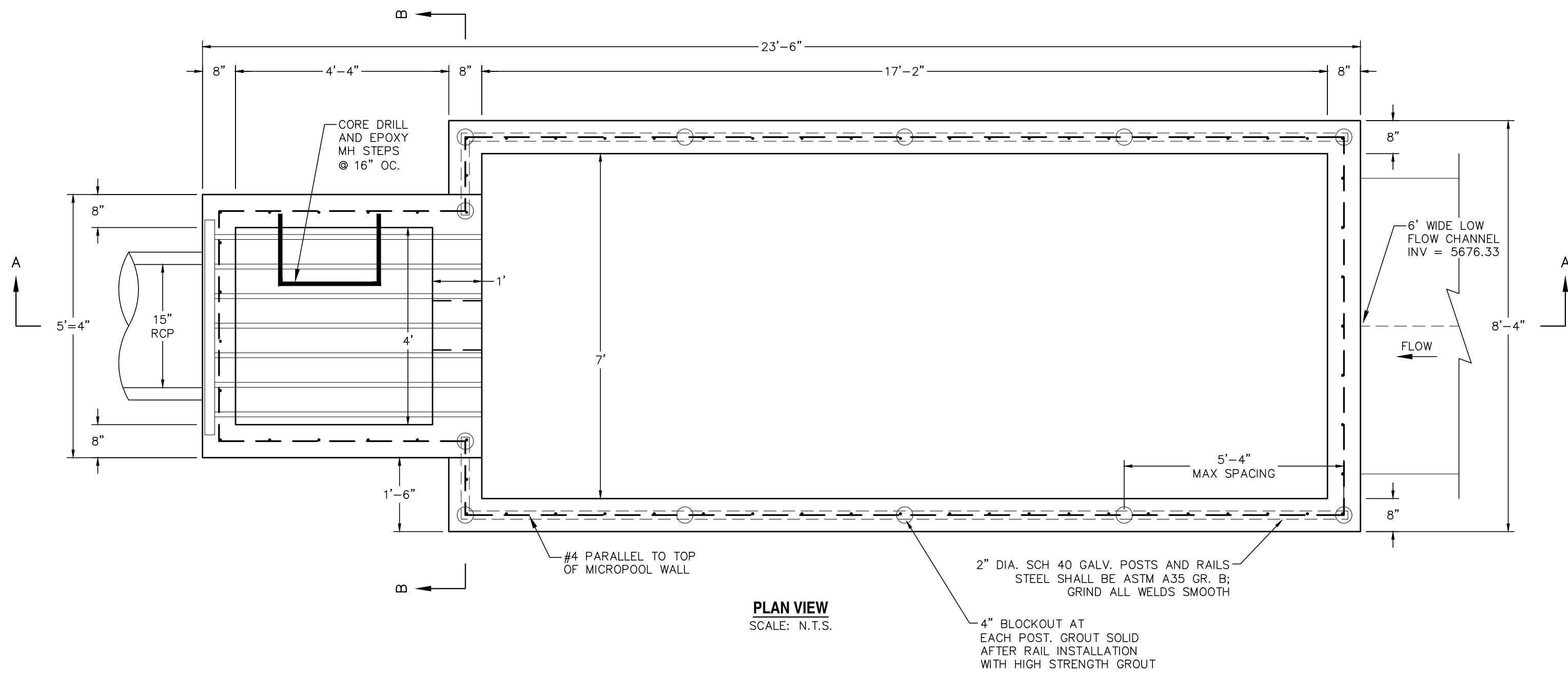
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SYOSSET, NY 11791

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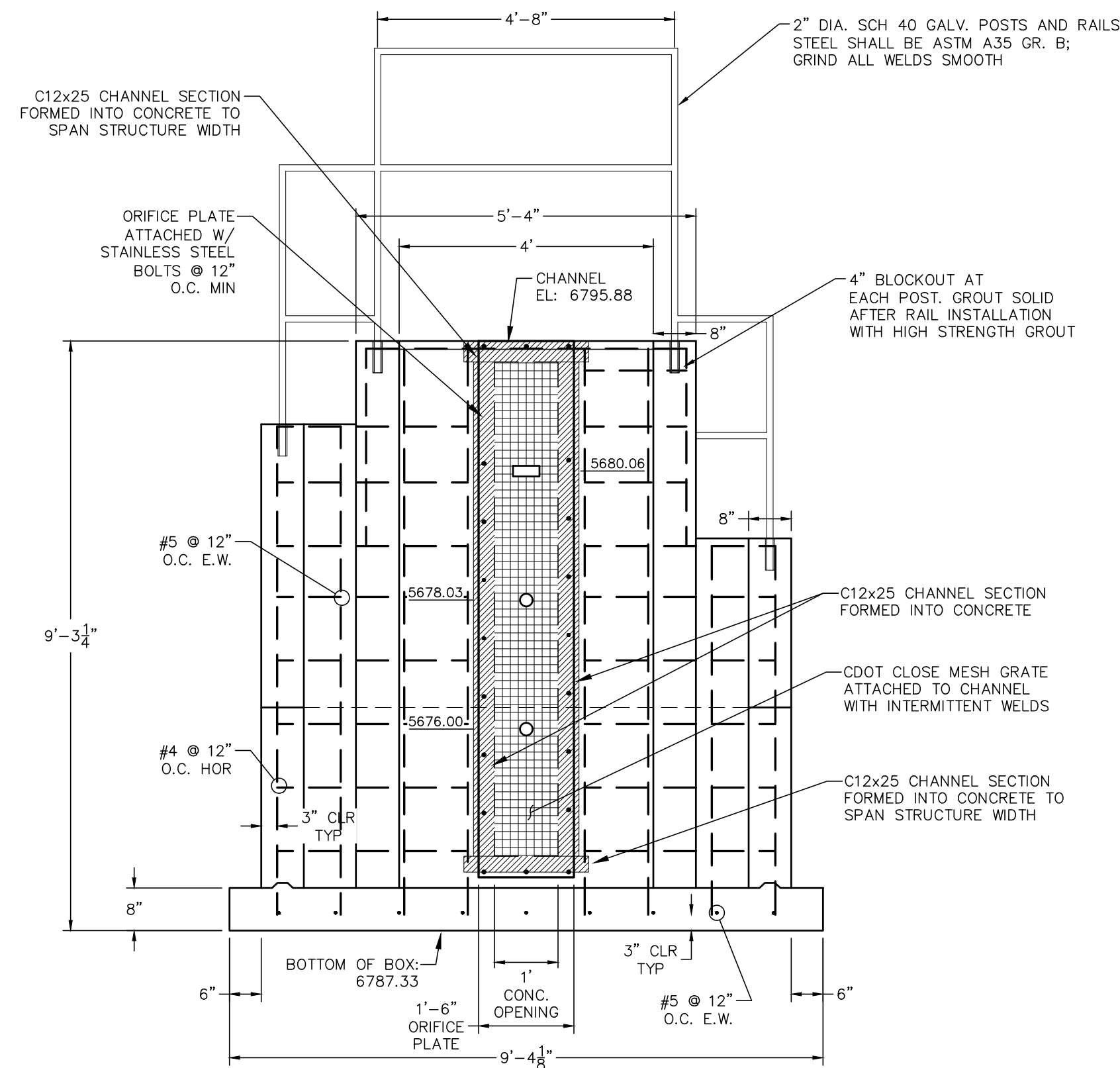


RIVERBEND CROSSING
FILING NOS 1 & 2
STORMWATER QUALITY
FACILITY DETAILS

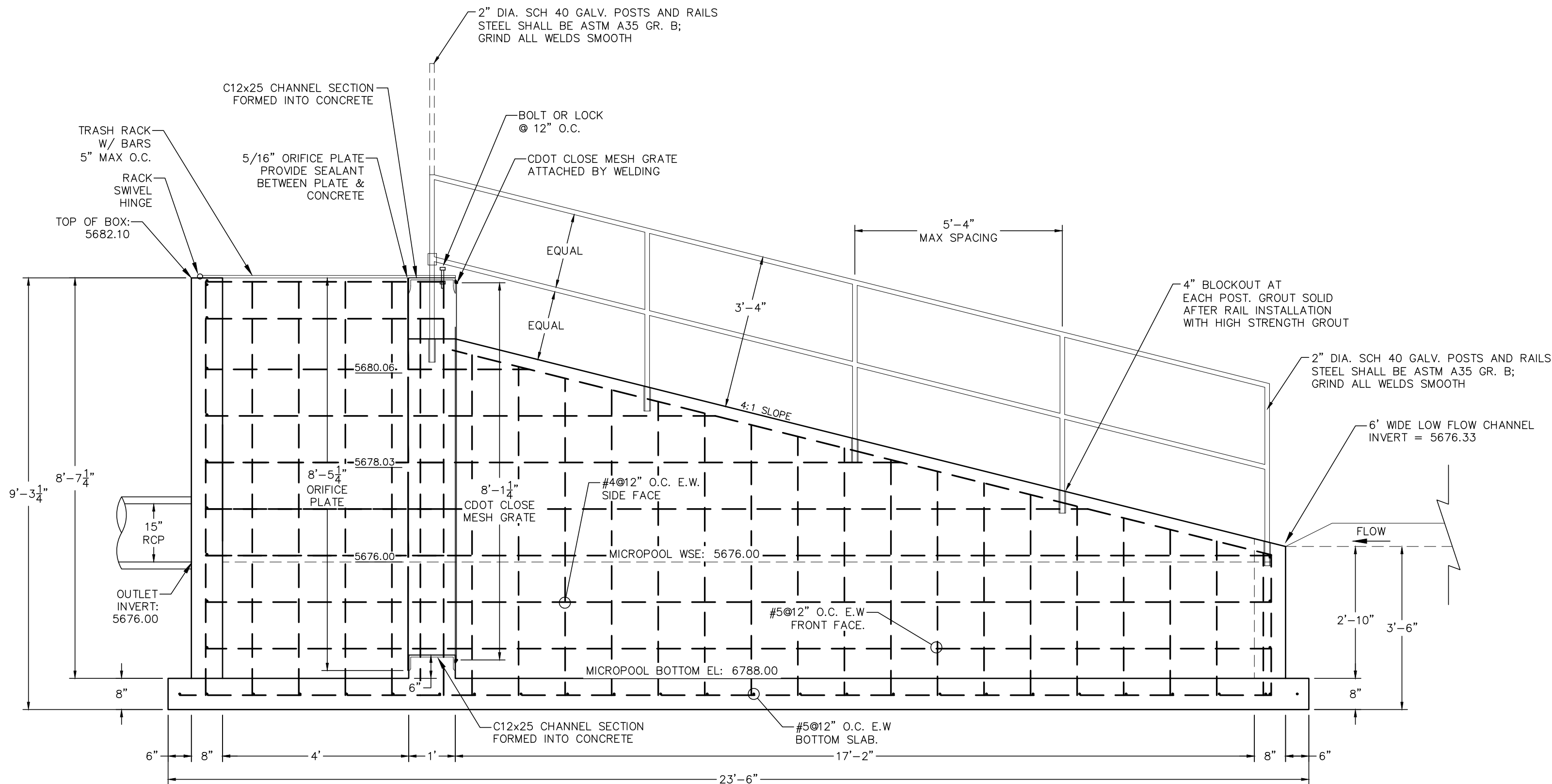
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SCALE:	1" = 30'	DATE:	11/07/18
JOB NUMBER	17-114	SHEET	4 OF 20



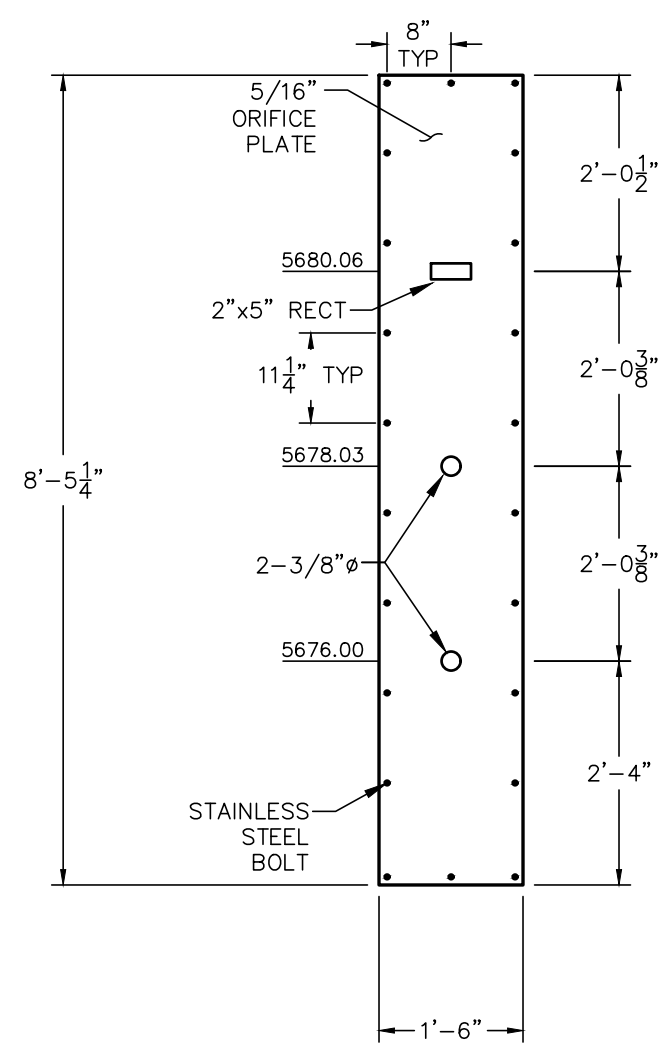
PLAN VIEW
SCALE: N.T.S.



SECTION B-B
SCALE: N.T.S.



SECTION A-A
SCALE: N.T.S.



ORIFICE PLATE
SCALE: N.T.S.

REV.	DESCRIPTION	DATE

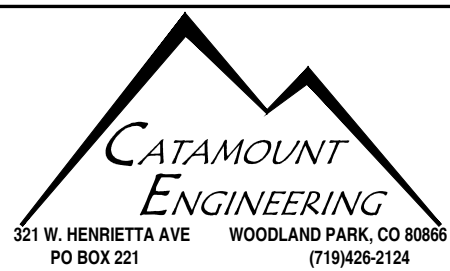
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DAVID L. MIJARES, COLORADO PE #40510
DATE



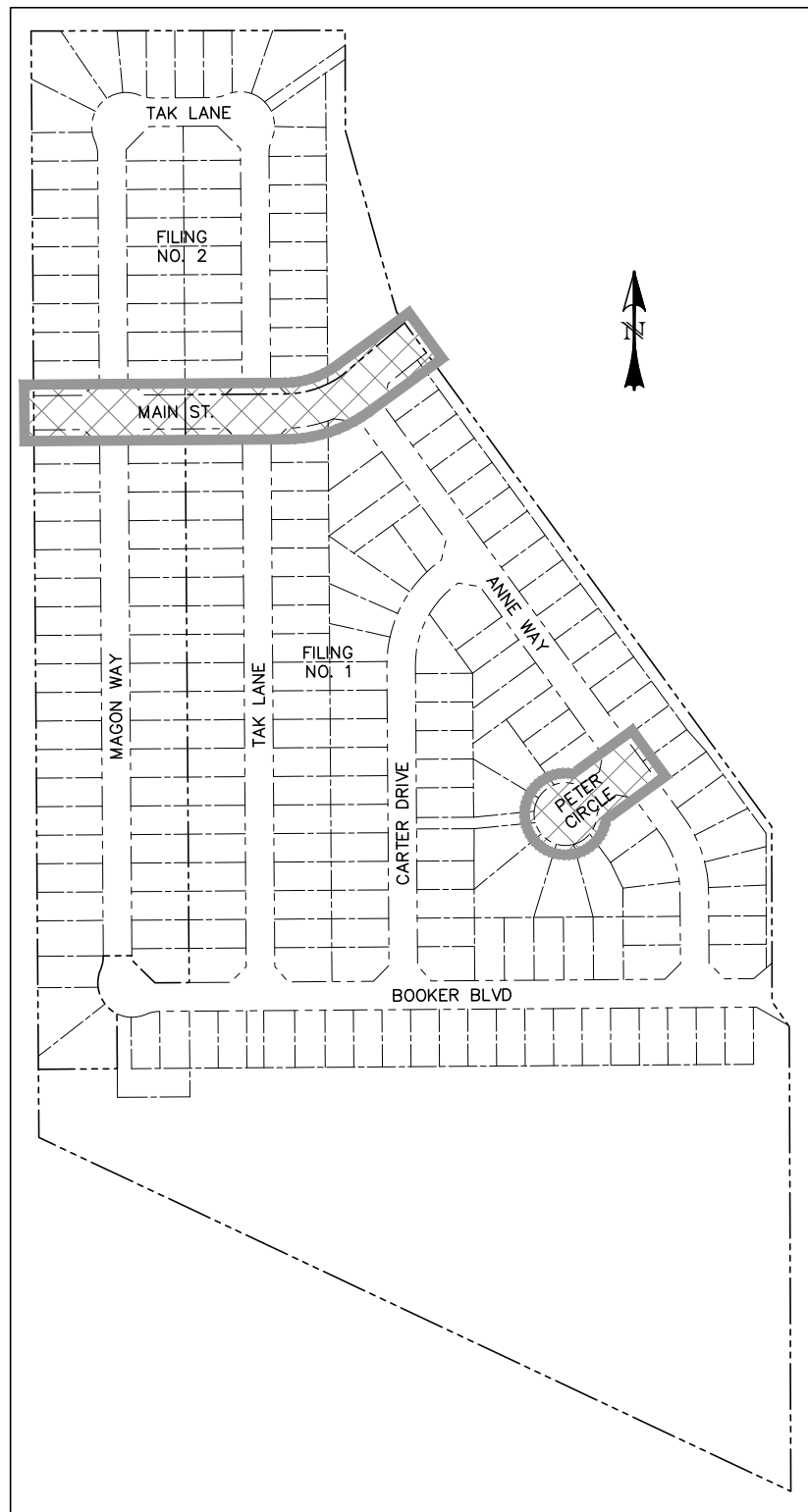
**RIVERBEND CROSSING
FILING NOS 1 & 2
STORMWATER QUALITY
FACILITY DETAILS**

DESIGNED BY: DLM	DRAWN BY: DLM
SCALE: VARIES	DATE: 11/07/18
JOB NUMBER: 17-114	SHEET: 5 OF 20



MAIN STREET
STA: 1+00 ~ 8+25

0 50 100
HORIZONTAL SCALE: 1" = 50'
VERTICAL SCALE: 1" = 5'



LOCATION MAP
SCALE: N.T.S.

POINT TABLE - CL		
NUMBER	STATION	TYPE
1	2+42.46	PC
2	3+66.99	PT



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STREET NAME ABBREVIATIONS:

- = ST1
- = ST2
- = ST3
- = ST4
- = ST5
- = ST6
- = ST7
- = CDS

PREPARED FOR:

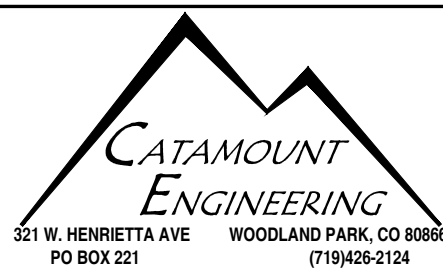
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SUITE 120W #204
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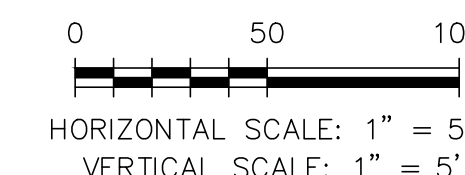
AMOUNT ENGINEERING.



RIVERBEND CROSSING FILING NOS 1 & 2

MAIN STREET & PETER CIRCLE STREET IMPROVEMENT PLAN

DESIGNED BY:	MGP	DRAWN BY:	MGP
SCALE:	1" = 50'	DATE:	11/07/18
JOB NUMBER	SHEET		
17-114	7 OF 20		



LOW PT STA: 1+78.18
 LOW PT EL: 5695.99
 PVI STA: 1+80.00
 PVI EL: 5695.78
 A₁: 2.84%
 K: 21.15
 60.00' VC

(E) GRADE
 KNUCKLE FL

5700

1+00

2+00

5690

150.00

BVCS: 5696.18

EVCS: 2+10.00

EVCS: 5696.23

(P) GRADE
 KNUCKLE FL

5700

-1.33%

1.50%

STA: 1+00.00
 = STA: 1+24.22 (ST2)
 FL = GB
 BEGIN KNUCKLE [L-T]
 INV = 5696.85

STA: 2+66.04
 = STA: 1+34.37 (ST2)
 FL = GB
 END KNUCKLE [L-T]
 INV = 5697.06

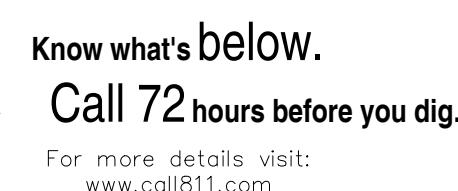
5690

KNUCKLE 03

NUMBER	STATION	TYPE
3	1+01.90	PC
4	1+55.09	PT
5	12+38.45	PC
6	13+20.14	PT



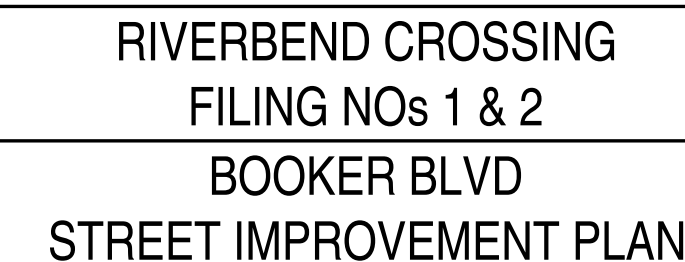
	REV.	DESCRIPTION	DATE



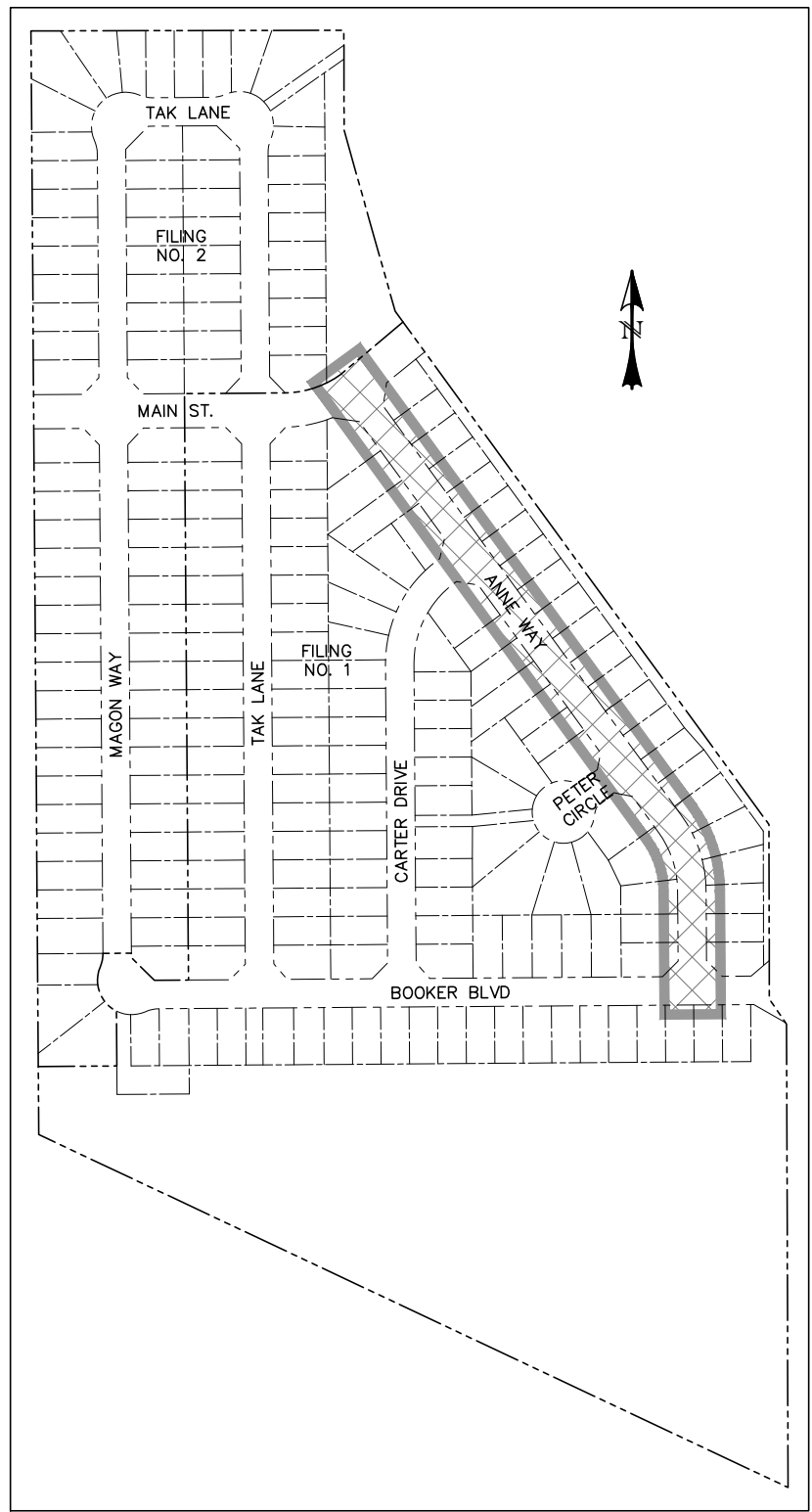
- = ST1
- = ST2
- = ST3
- = ST4
- = ST5
- = ST6
- = ST7
- = CDS

5800 JERICHO TURNPIKE
SUITE 120W #204
SYOSSET, NY 11791

DAVID L. MUIÑEZ, COLORADO RE #40510



DESIGNED BY: MGP	DRAWN BY: MGP
SCALE: 1" = 50'	DATE: 11/07/18
JOB NUMBER	SHEET
17-114	8 OF 20



NUMBER	STATION	TYPE
7	10+48.87	PC
8	11+73.39	PT

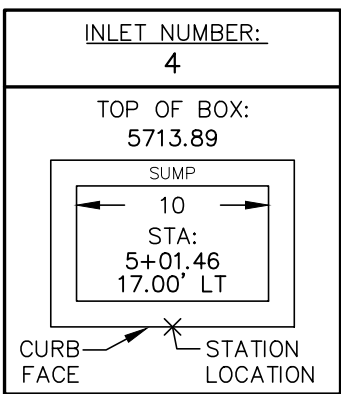


Diagram illustrating the structure and stationing of a manhole:

- INLET NUMBER:** 5
- TOP OF BOX:** 5713.89
- SUMP:**
 - Width: 5
 - STA: 5+01.99
 - 17.00' RT
- STATION LOCATION:** Indicated by an 'X' mark on the right side of the structure.
- CURB FACE:** Indicated by an arrow pointing to the left side of the structure.

INLET NUMBER:
6

TOP OF BOX:
5714.45

SUMP

10

STA:
12+60.71
17.00' LT

CURB
FACE

X

STATION
LOCATION

INLET NUMBER:
7

TOP OF BOX:
5714.36

SUMP

10

STA:
12+60.71
17.00' RT

CURB
FACE

STATION
LOCATION

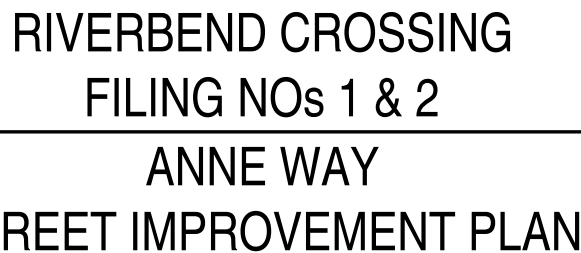


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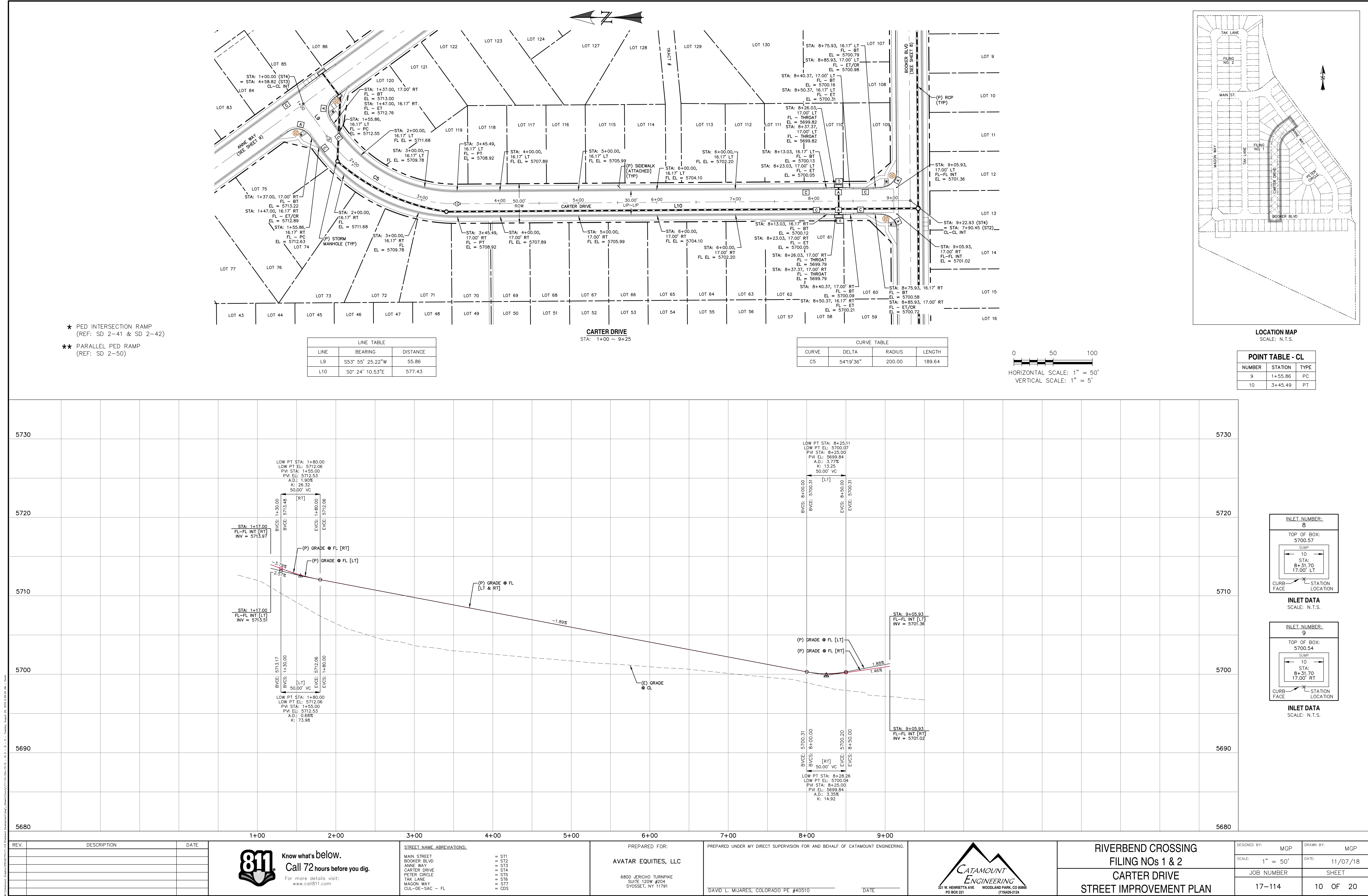
- = ST1
- = ST2
- = ST3
- = ST4
- = ST5
- = ST6
- = ST7
- = CDS

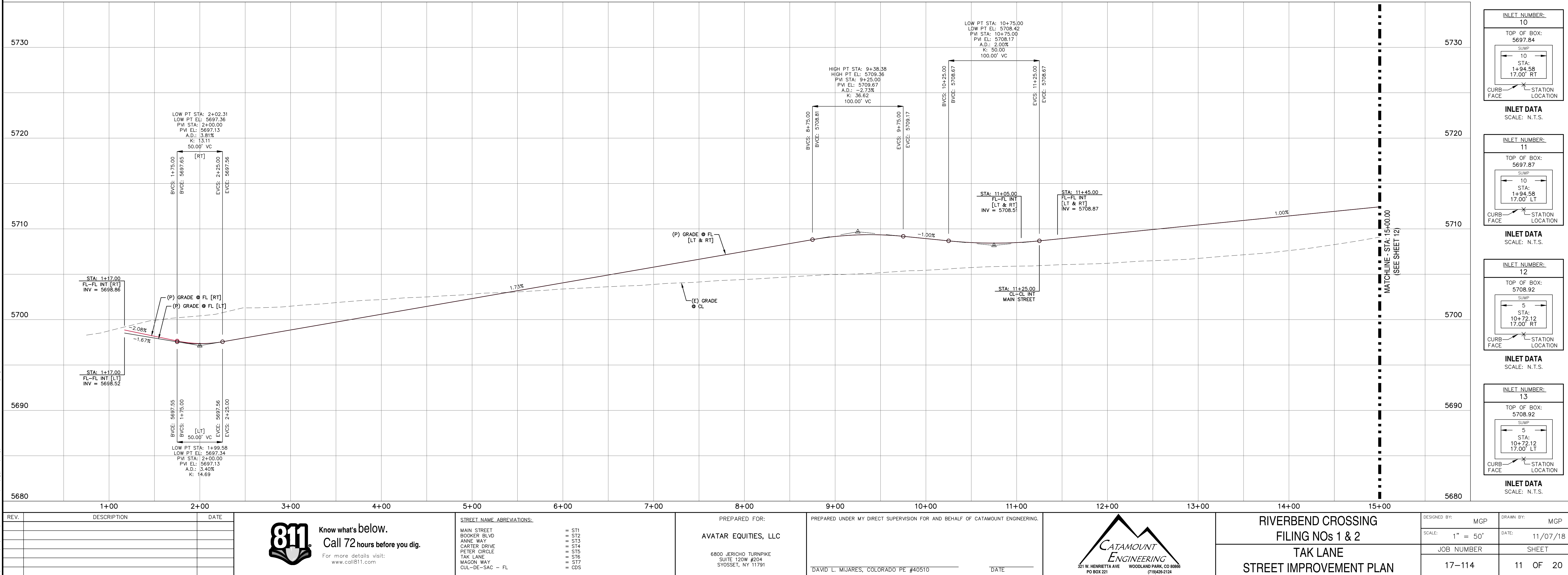
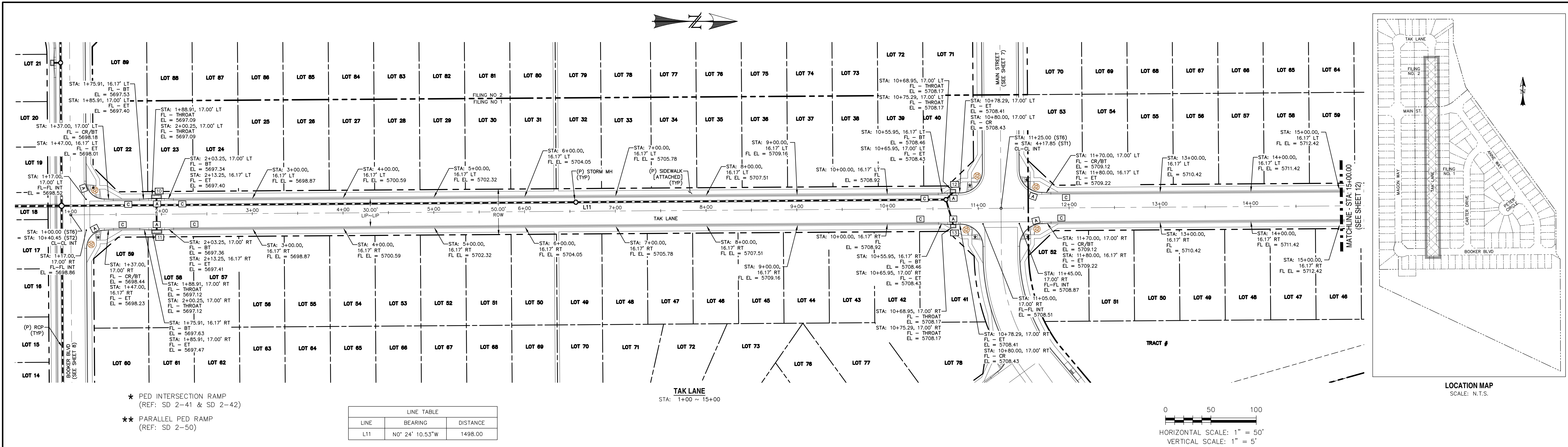
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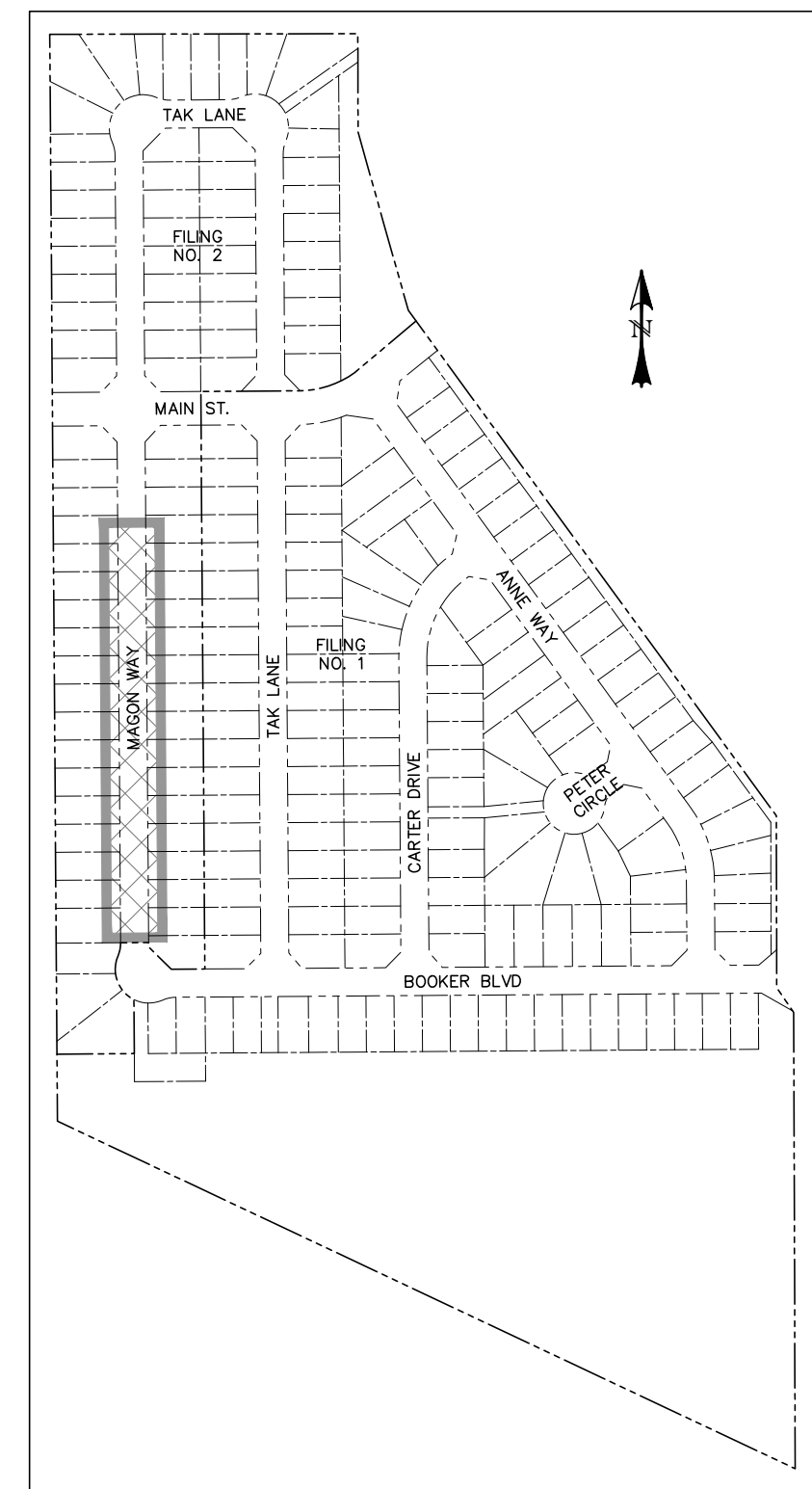
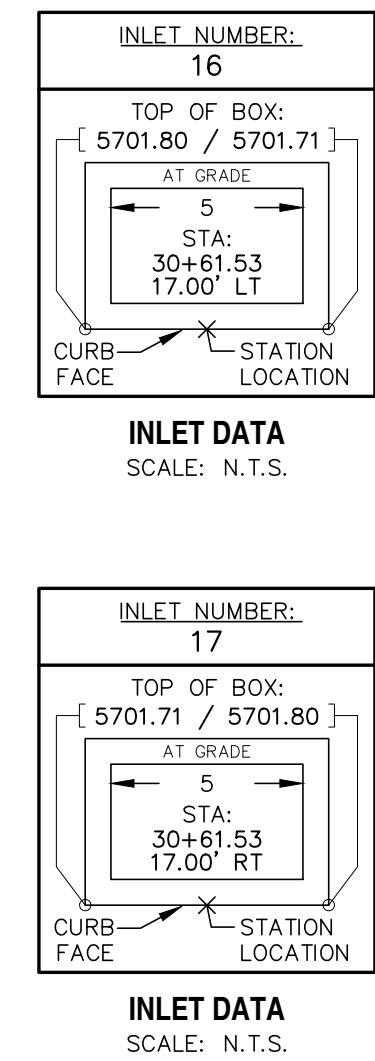
DAVID L. MIJARES, COLORADO PE #40510



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SCALE:	1" = 50'	DATE:	11/07/18
JOB NUMBER	SHEET		
17-114	9	OF	20

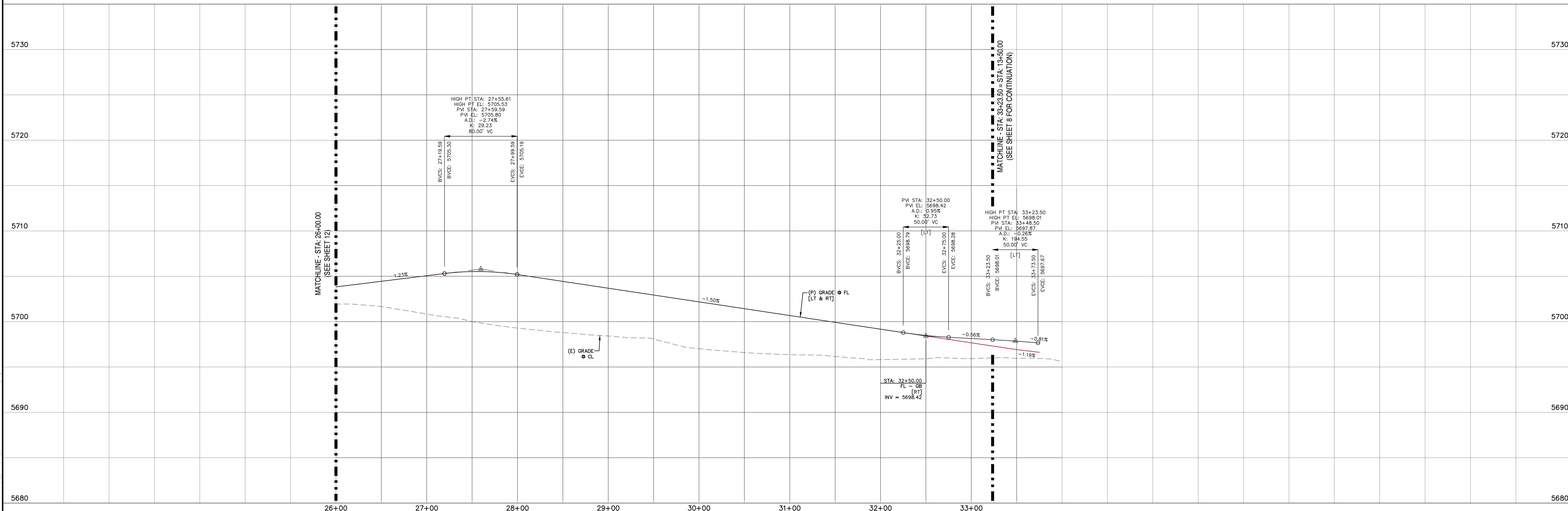
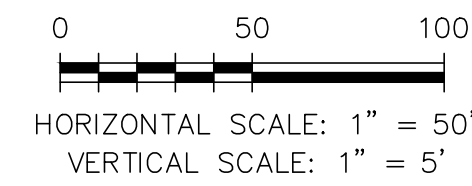






LOCATION MAP
SCALE: N.T.S.

LINE TABLE		
LINE	BEARING	DISTANCE
L15	S0° 24' 10.53"E	1416.14



REV.	DESCRIPTION	DATE



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STREET NAME ABBREVIATIONS:

MAIN STREET
BOOKER BLVD
ANNE WAY
CARTER DRIVE
PETER CIRCLE
TAK LANE
MAGON WAY
CUL-DE-SAC - FL

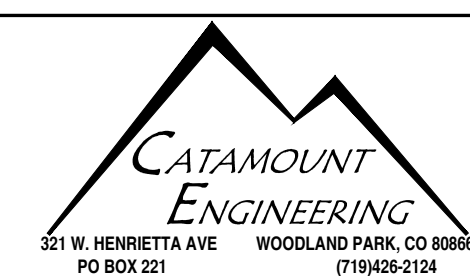
- = ST1
- = ST2
- = ST3
- = ST4
- = ST5
- = ST6
- = ST7
- = CDS

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CATAR EQUITIES, LLC
6800 JERICHO TURNPIKE
SUITE 120W #204
SYOSSET, NY 11791

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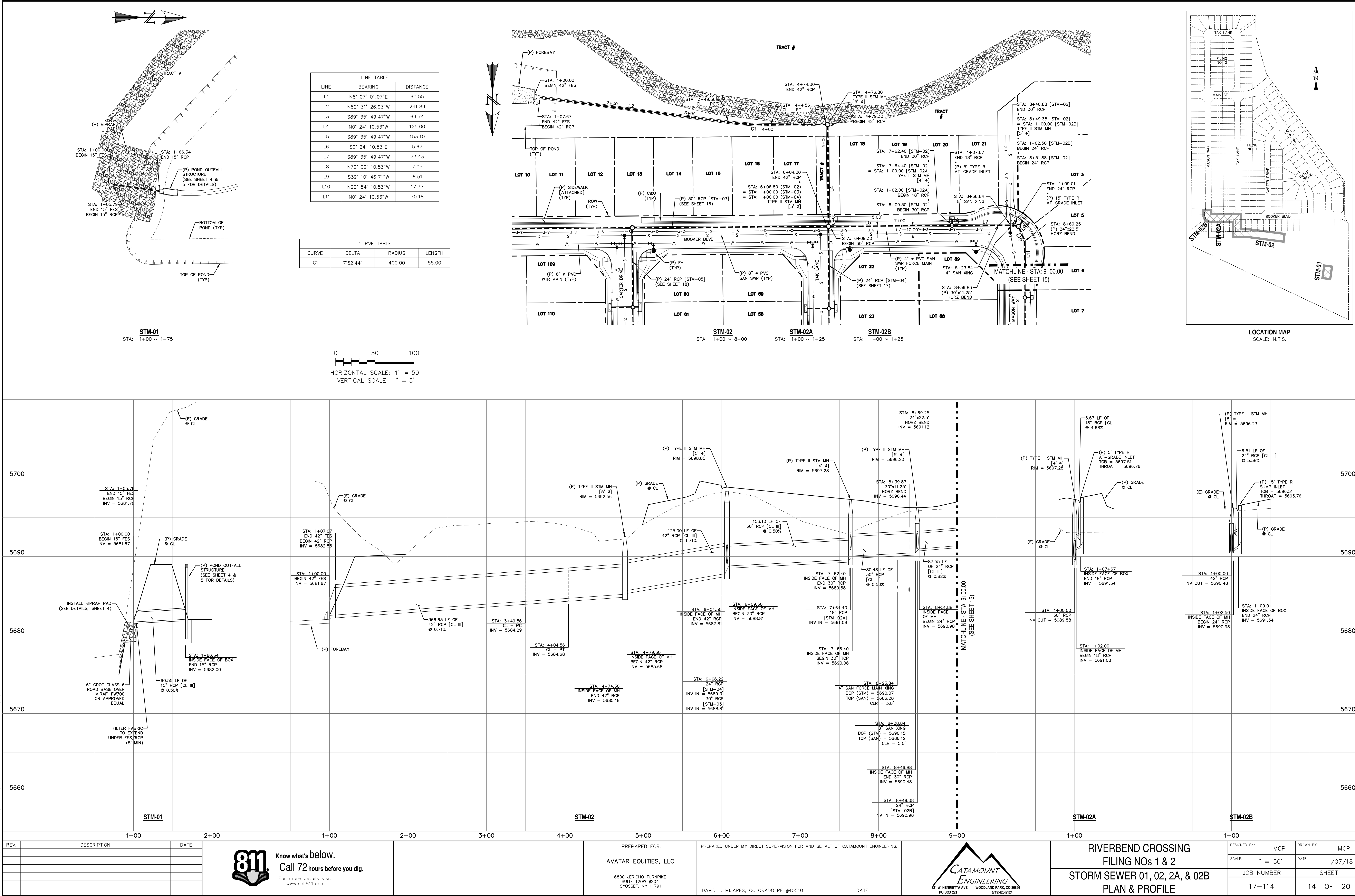
DAVID L. MIJARES, COLORADO PE #40510

DATE



RIVERBEND CROSSING
FILING NOS 1 & 2
MAGON WAY
STREET IMPROVEMENT PLAN

DESIGNED BY:	MGP	DRAWN BY:	MGP
SCALE:	1" = 50'	DATE:	11/07/18
JOB NUMBER		SHEET	
17-114		13 OF 20	

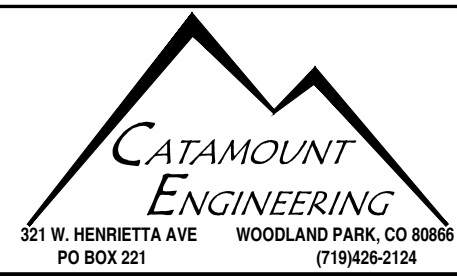


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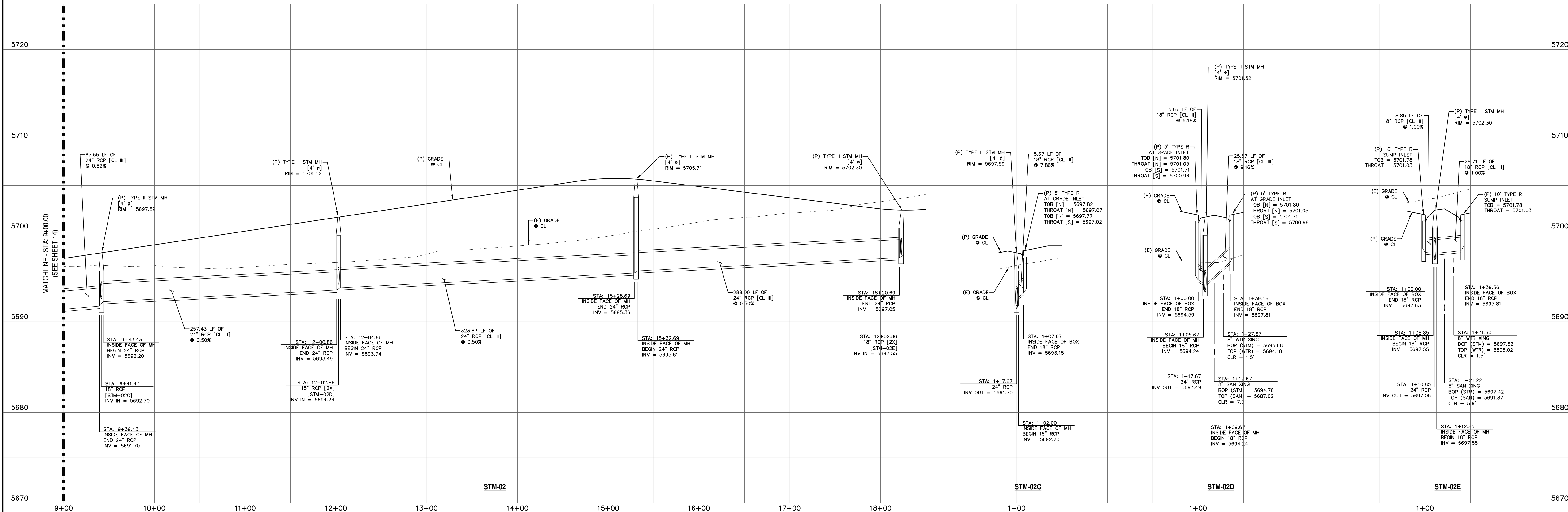
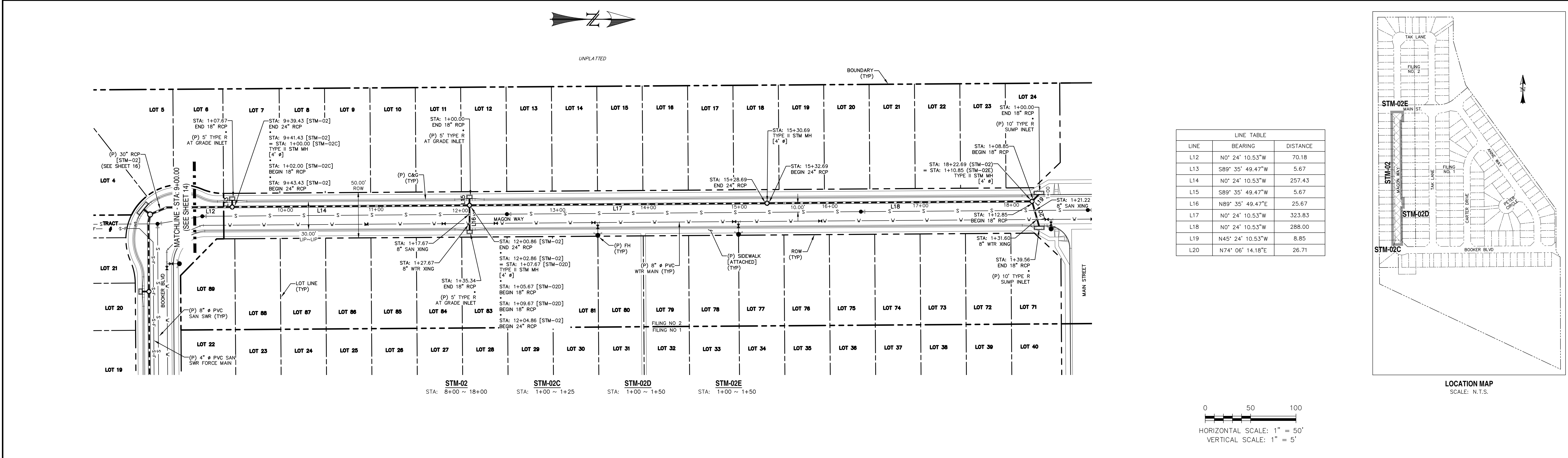
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6800 JERICHO TURNPIKE
SUITE 120W #204
SYOSSET, NY 11791

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"DAVID L. MIJARES, COLORADO PE #40510"
DATE



DESIGNED BY: MGP		DRAWN BY: MGP	
SCALE: 1" = 50'		DATE: 11/07/18	
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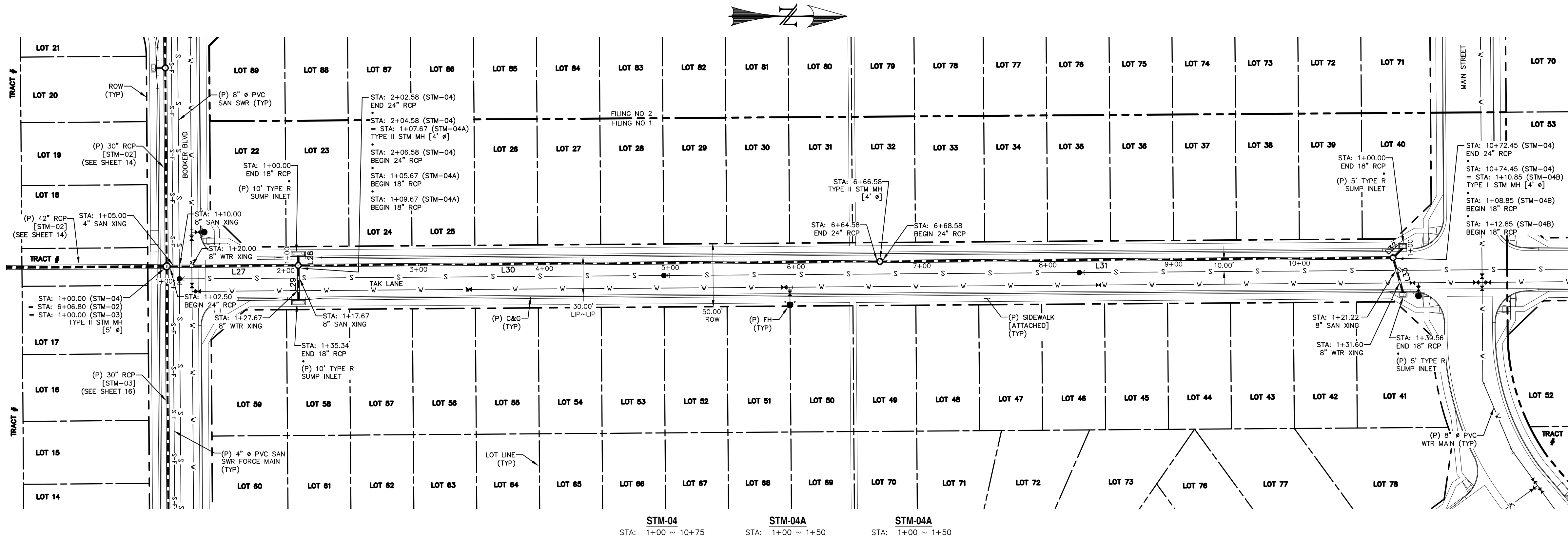
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DATE: _____

CATAMOUNT ENGINEERING
321 W. HENRIETTA AVE
PO BOX 221
WOODLAND PARK, CO 80866
(719) 428-2124

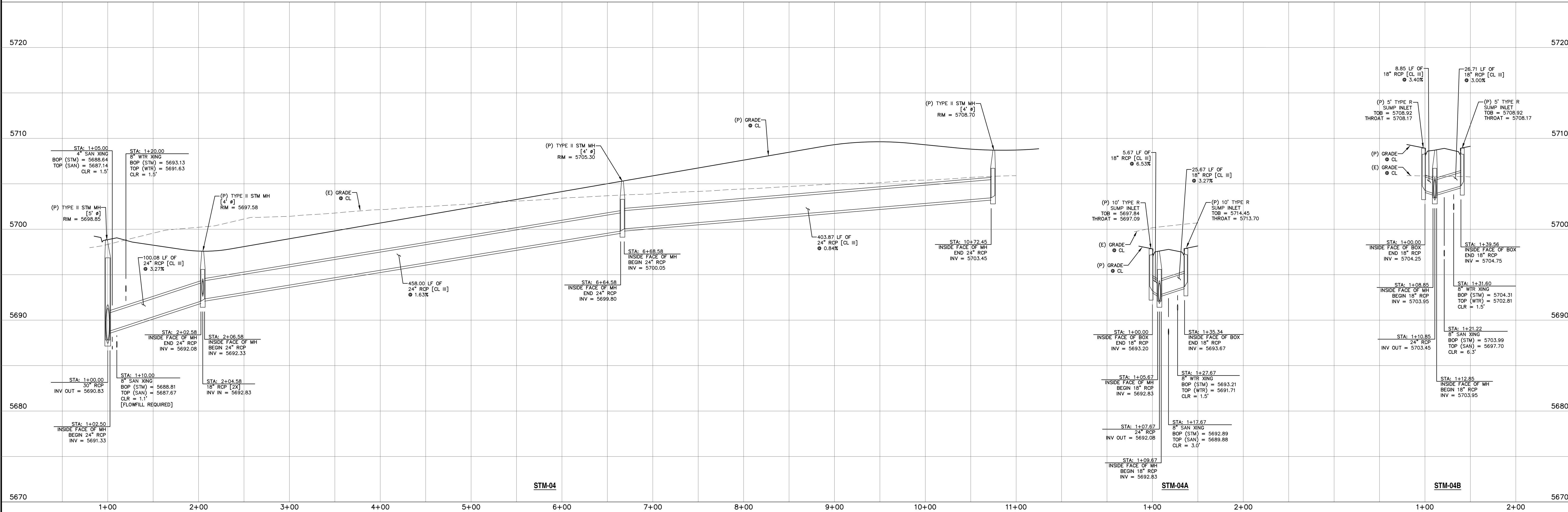
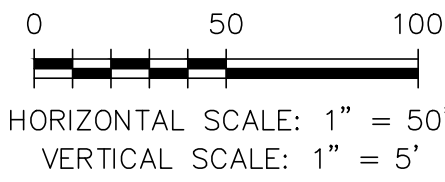
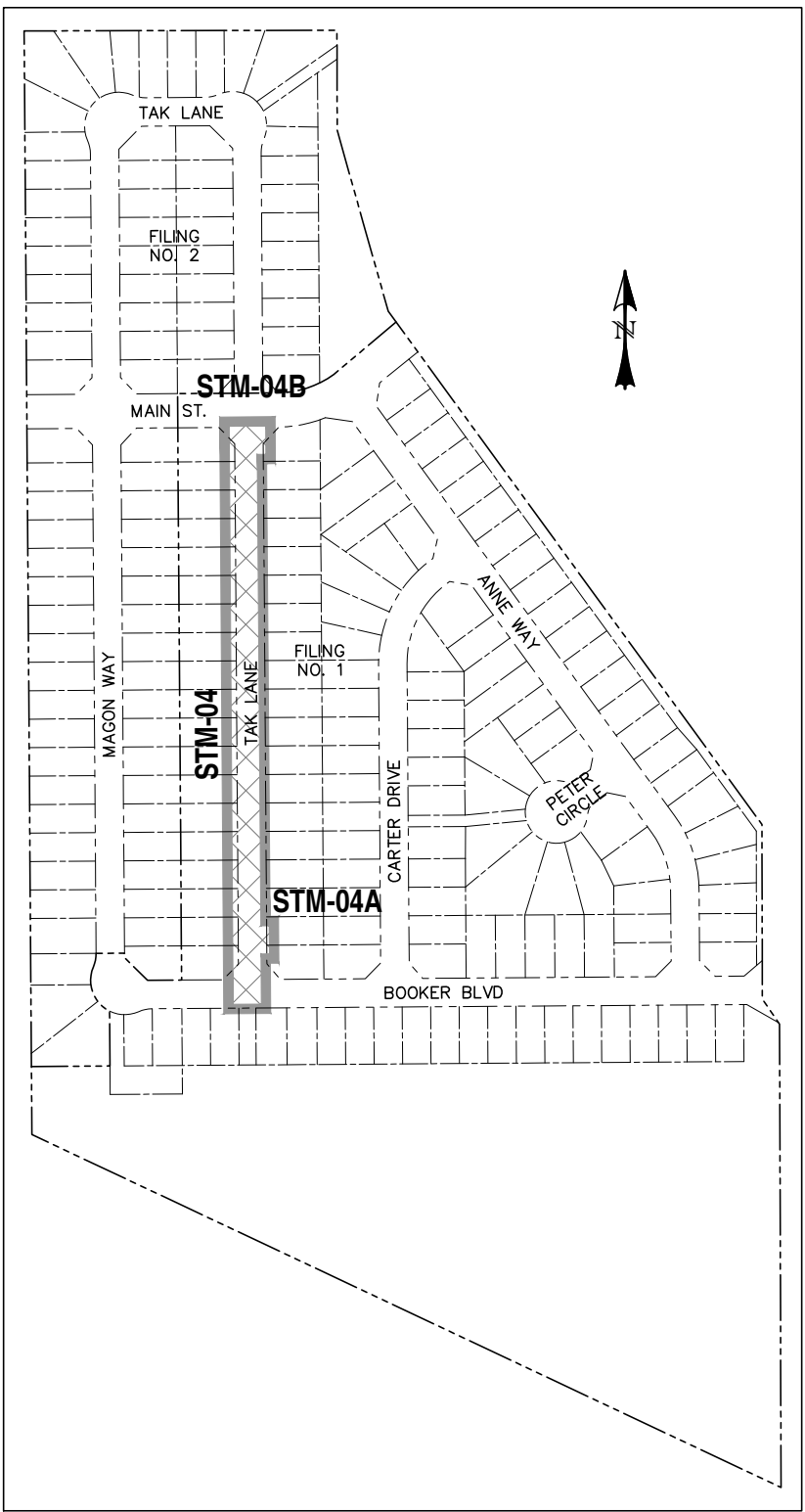
RIVERBEND CROSSING
FILING NOS 1 & 2
STORM SEWER 02, 2C, 2D, & 02E
PLAN & PROFILE

DESIGNED BY: MGP
SCALE: 1" = 50'
JOB NUMBER: 17-114

DRAWN BY: MGP
DATE: 11/07/18
SHEET: 15 OF 20



LINE TABLE		
LINE	BEARING	DISTANCE
L27	N0° 24' 10.53"W	100.08
L28	S89° 35' 49.47"E	5.67
L29	N89° 35' 49.47"E	25.67
L30	N0° 24' 10.53"W	458.00
L31	N0° 24' 10.53"W	403.87
L32	N45° 24' 10.53"W	8.85
L33	N74° 06' 14.18"E	26.71

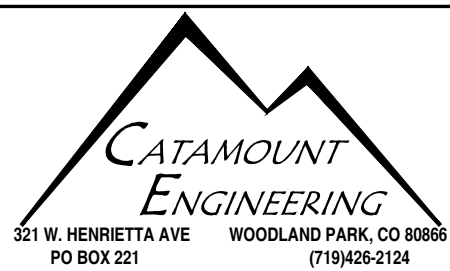


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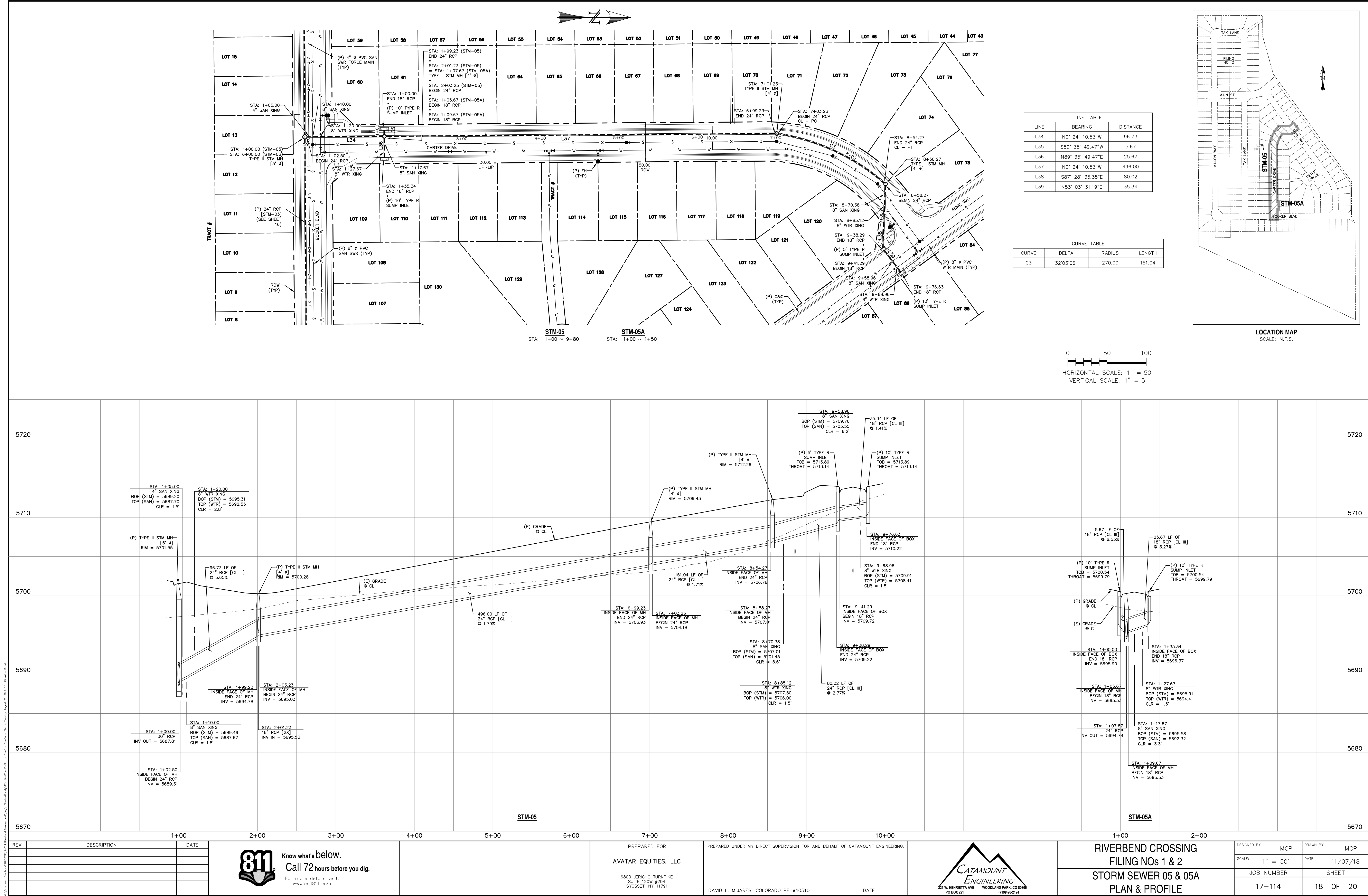
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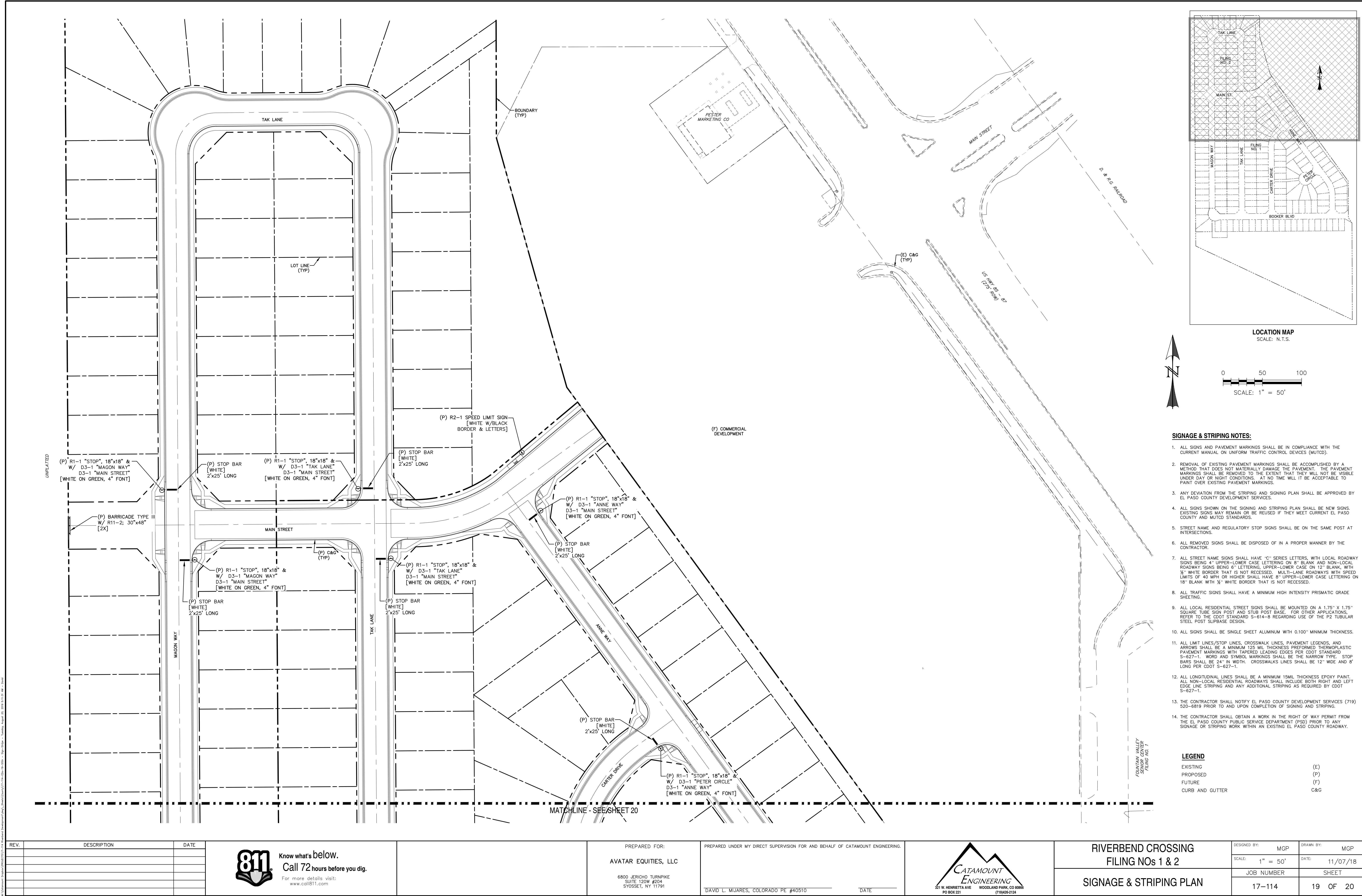
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DATE

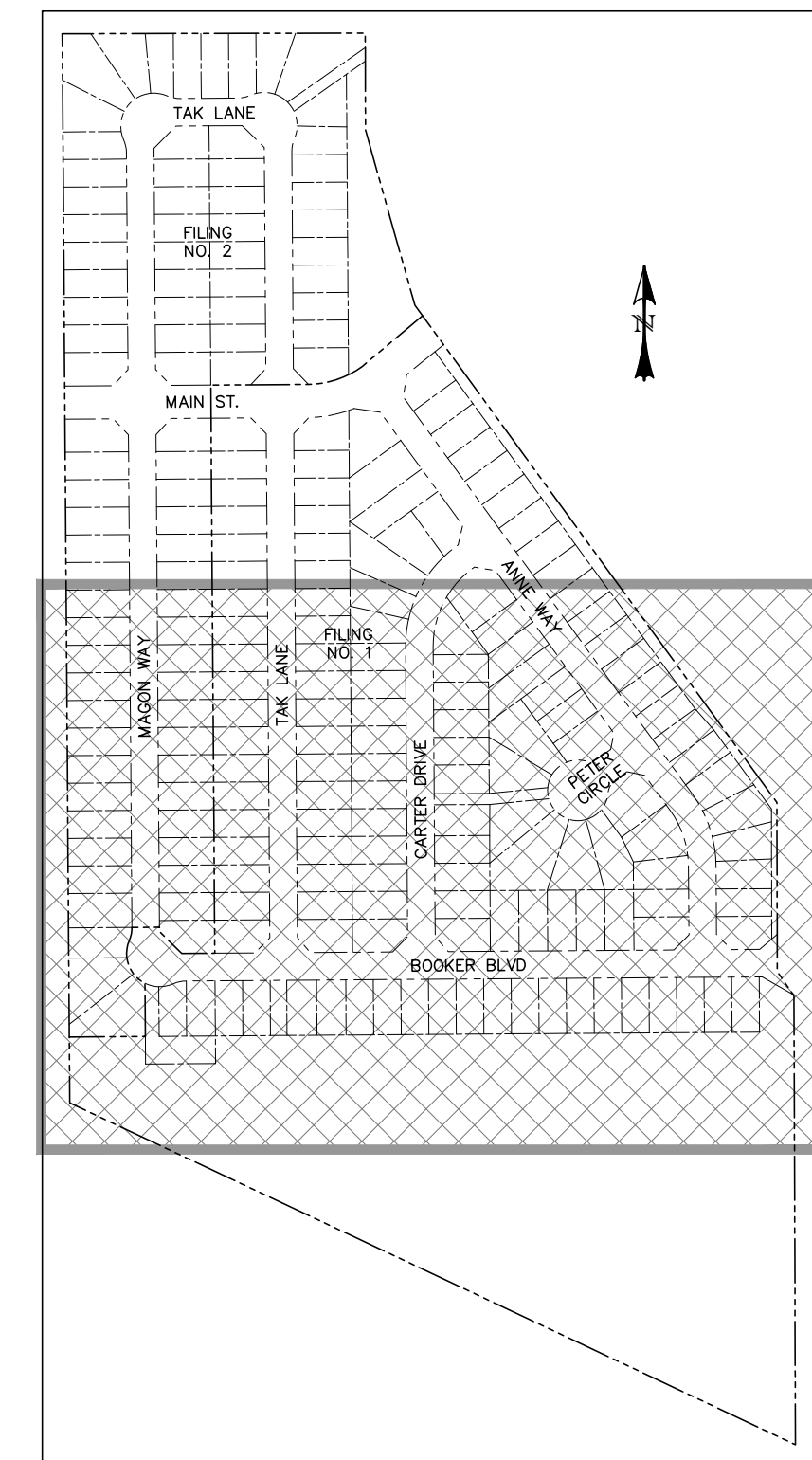


RIVERBEND CROSSING
FILING NOS 1 & 2
STORM SEWER 04, 04A, & 04B
PLAN & PROFILE

DESIGNED BY: MGP
SCALE: 1" = 50'
JOB NUMBER: 17-114
DRAWN BY: MGP
DATE: 11/07/18
SHEET: 17 OF 20







1. ALL SIGNS AND PAVEMENT MARKINGS SHALL BE IN COMPLIANCE WITH THE CURRENT MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).
2. REMOVAL OF EXISTING PAVEMENT MARKINGS SHALL BE ACCOMPLISHED BY A METHOD THAT DOES NOT MATERIALLY DAMAGE THE PAVEMENT. THE PAVEMENT MARKINGS SHALL BE REMOVED TO THE EXTENT THAT THEY WILL NOT BE VISIBLE UNDER DAY OR NIGHT CONDITIONS. AT NO TIME WILL IT BE ACCEPTABLE TO PAINT OVER EXISTING PAVEMENT MARKINGS.
3. ANY DEVIATION FROM THE STRIPING AND SIGNING PLAN SHALL BE APPROVED BY EL PASO COUNTY DEVELOPMENT SERVICES.
4. ALL SIGNS SHOWN ON THE SIGNING AND STRIPING PLAN SHALL BE NEW SIGNS EXISTING SIGNS MAY REMAIN OR BE REUSED IF THEY MEET CURRENT EL PASO COUNTY AND MUTCD STANDARDS.
5. STREET NAME AND REGULATORY STOP SIGNS SHALL BE ON THE SAME POST AT INTERSECTIONS.
6. ALL REMOVED SIGNS SHALL BE DISPOSED OF IN A PROPER MANNER BY THE CONTRACTOR.
7. ALL STREET NAME SIGNS HAVE "C" SERIES LETTERS, WITH LOCAL ROADWAY SIGNS HAVE "4" UPPER-LOWER CASE LETTERING ON 8" BLANK AND NON-LOCAL ROADWAY SIGNS BEING 6" LETTERING, UPPER-LOWER CASE ON 12" BLANK, WITH 3/4" WHITE BORDER THAT IS NOT RECESSED. MULTI-LANE ROADWAYS WITH SPEED LIMITS OF 40 MPH OR HIGHER SHALL HAVE 8" UPPER-LOWER CASE LETTERING ON 18" BLANK WITH 3/4" WHITE BORDER THAT IS NOT RECESSED.
8. ALL TRAFFIC SIGNS SHALL HAVE A MINIMUM HIGH INTENSITY PRISMATIC GRADE SHEETING.
9. ALL LOCAL RESIDENTIAL STREET SIGNS SHALL BE MOUNTED ON A 1.75" X 1.75" SQUARE TUBE SIGN POST AND STUB POST BASE. FOR OTHER APPLICATIONS, REFER TO THE COTD STANDARD S-614-8 REGARDING USE OF THE P2 TUBULAR STEEL POST SURFACE DESIGN.
10. ALL SIGNS SHALL BE SINGLE SHEET ALUMINUM WITH 0.100" MINIMUM THICKNESS.
11. ALL LIMIT LINES/STOP LINES, CROSSWALK LINES, PAVEMENT LEGENDS, AND ARROWS SHALL BE A MINIMUM 125 MIL THICKNESS PREFORMED THERMOPLASTIC PAINT OF MARKINGS WITH TAPERED LEADING EDGES PER COTD STANDARD S-627-1. WORD AND SYMBOL MARKINGS SHALL BE THE NARROW TYPE. STOP BARS SHALL BE 24" IN WIDTH. CROSSWALKS LINES SHALL BE 12" WIDE AND 8' LONG PER COTD S-627-1.
12. LONGITUDINAL LINES SHALL BE A MINIMUM 1/4" THICKNESS EPOXY PAINT. ALL NON-LOCAL RESIDENTIAL ROADWAYS SHALL INCLUDE BOTH RIGHT AND LEFT EDGE LINE STRIPING AND ANY ADDITIONAL STRIPING AS REQUIRED BY COTD S-627-1.
13. THE CONTRACTOR SHALL NOTIFY EL PASO COUNTY DEVELOPMENT SERVICES (719) 520-6819 PRIOR TO AND UPON COMPLETION OF SIGNING AND STRIPING.
14. THE CONTRACTOR SHALL OBTAIN A WORK IN THE RIGHT OF WAY PERMIT FROM THE EL PASO COUNTY PUBLIC WORKS DEPARTMENT (971) PRIOR TO ANY SIGNING OR STRIPING WITHIN AN EXISTING EL PASO COUNTY ROADWAY.

EXISTING
PROPOSED
FUTURE
CURB AND GUTTER

(E)
(P)
(F)
C&G

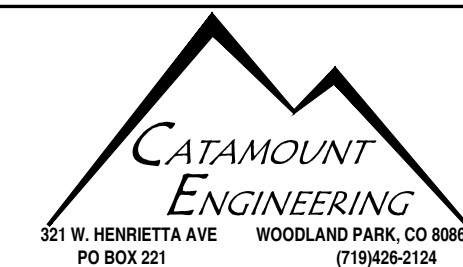


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DATE



SIGNAGE & STRIPING PLAN

DESIGNED BY:	MGP	DRAWN BY:	MGP
SCALE:	1" = 50'	DATE:	11/07/18
JOB NUMBER		SHEET	
17-114		20 OF 20	