



October 17, 2024

El Paso County
Planning and Community Development Department
2880 International Circle, Suite 110
Colorado Springs, CO 80910

ATTN: Inspections Staff

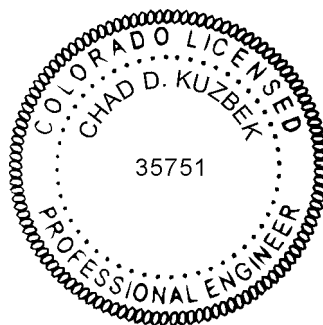
RE: Lot 1 Independence Place at Cheyenne Mountain Filing No. 1A – Ponds A & B

This letter is intended to provide documentation with the County inspection Staff that Ponds A and B facilities in Lot 1 Independence Place at Cheyenne Mountain Filing No. 1A have been constructed in general conformance with the approved pond designs. WestWorks Engineering has reviewed the final construction facilities and survey as-builts by others confirming the appropriate size and design. Based upon this information and information gathered during periodic site visits to the project during construction, WestWorks Engineering is of the opinion that these stormwater BMP's have been constructed in general compliance with the approved construction plans and specifications as filed with El Paso County.

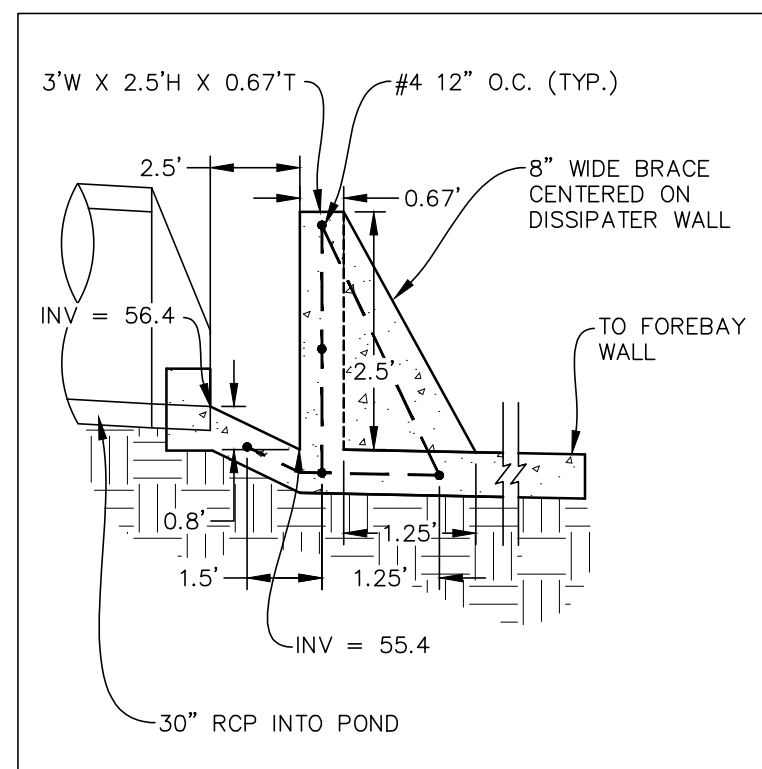
STATEMENT OF ENGINEER IN RESPONSIBLE CHARGE:

To the best of knowledge, information, and belief, the referenced Lot 1 Independence Place at Cheyenne Mountain Filing No. 1A – Ponds A and B improvements have been constructed in general compliance with the approved design plans and specifications as filed with El Paso County.

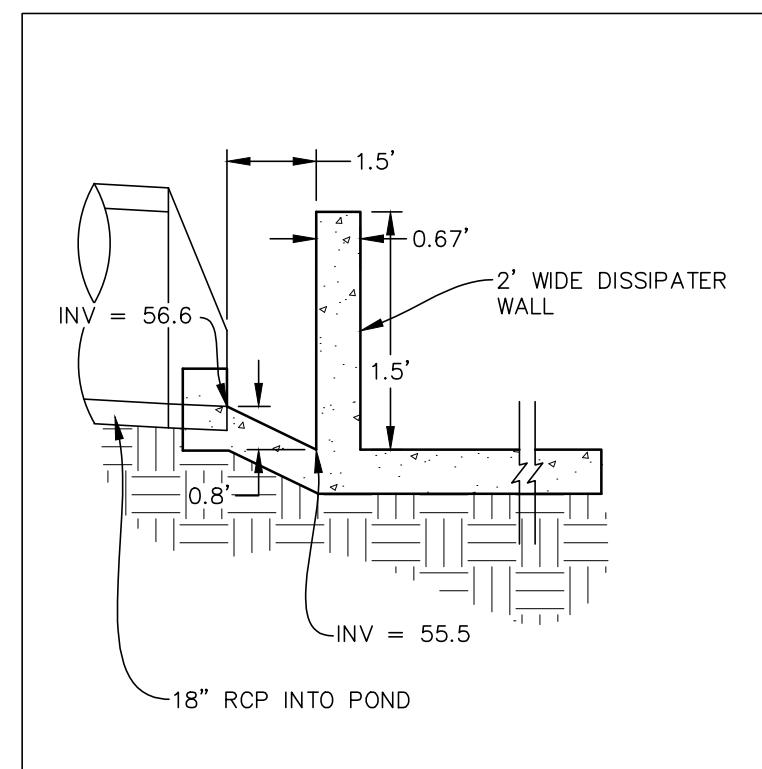
Seal & Signature of P.E.



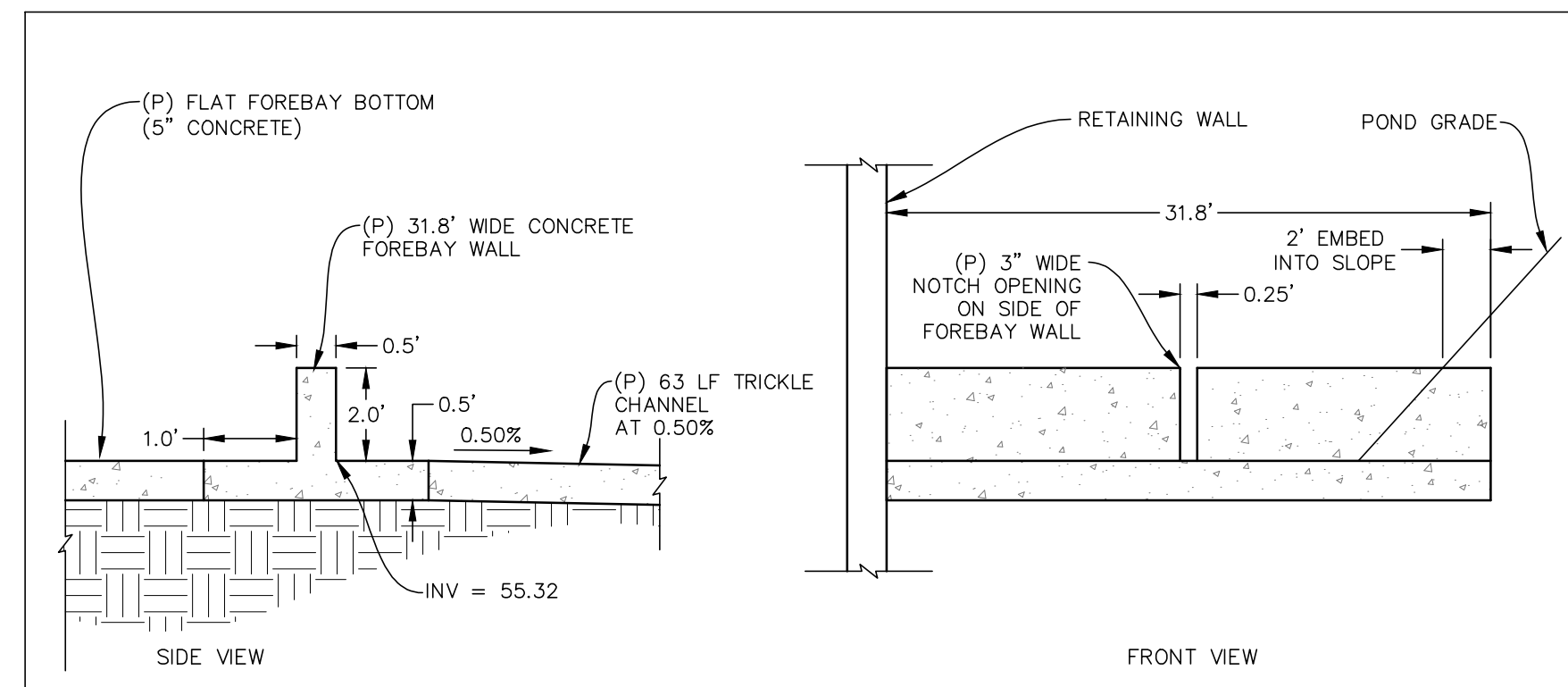
Chad Kuzbek, P.E.
Colorado No. 35751
For and on behalf of WestWorks Engineering



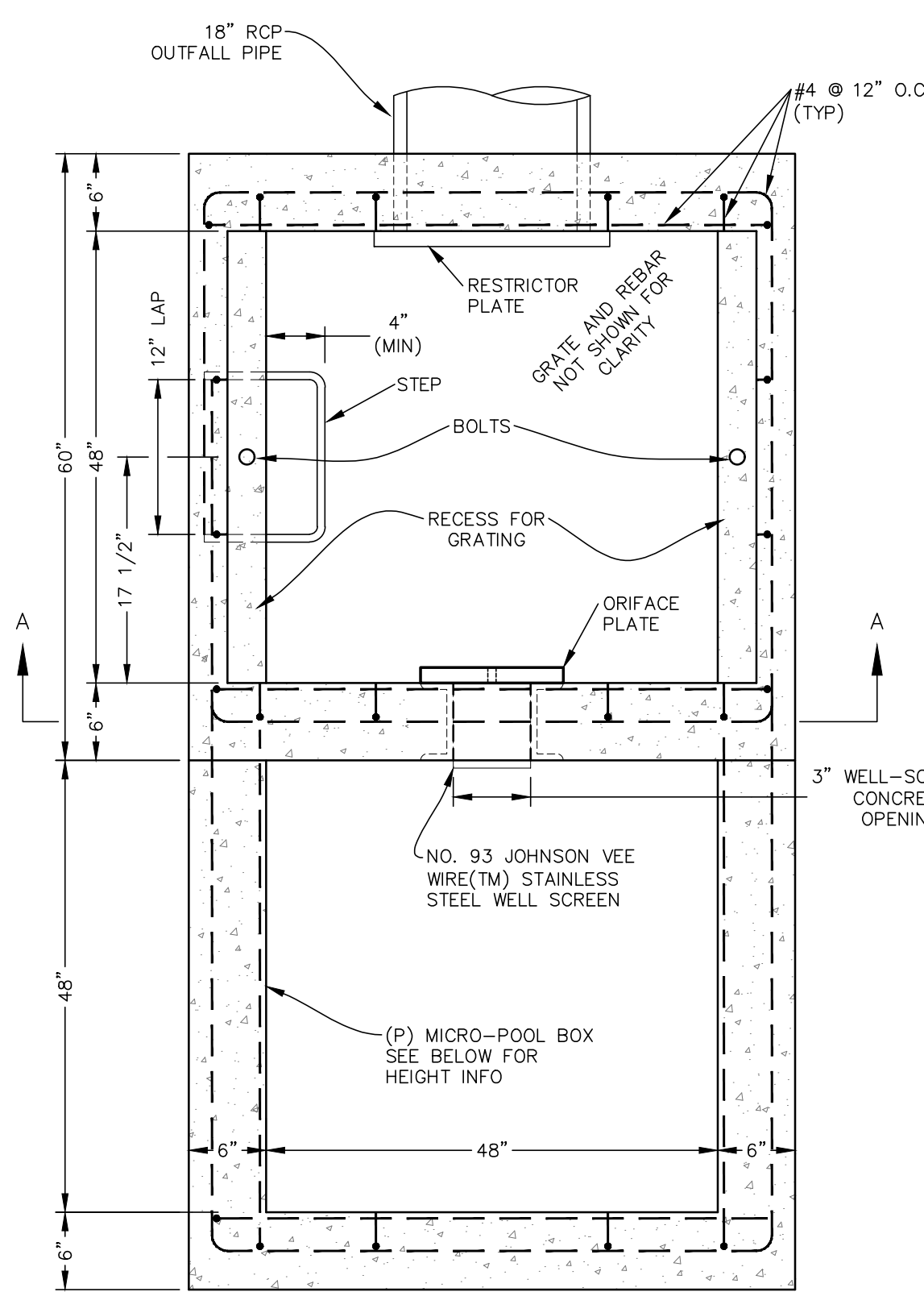
FOREBAY DISSIPATER STM-05
SCALE: N.T.S.



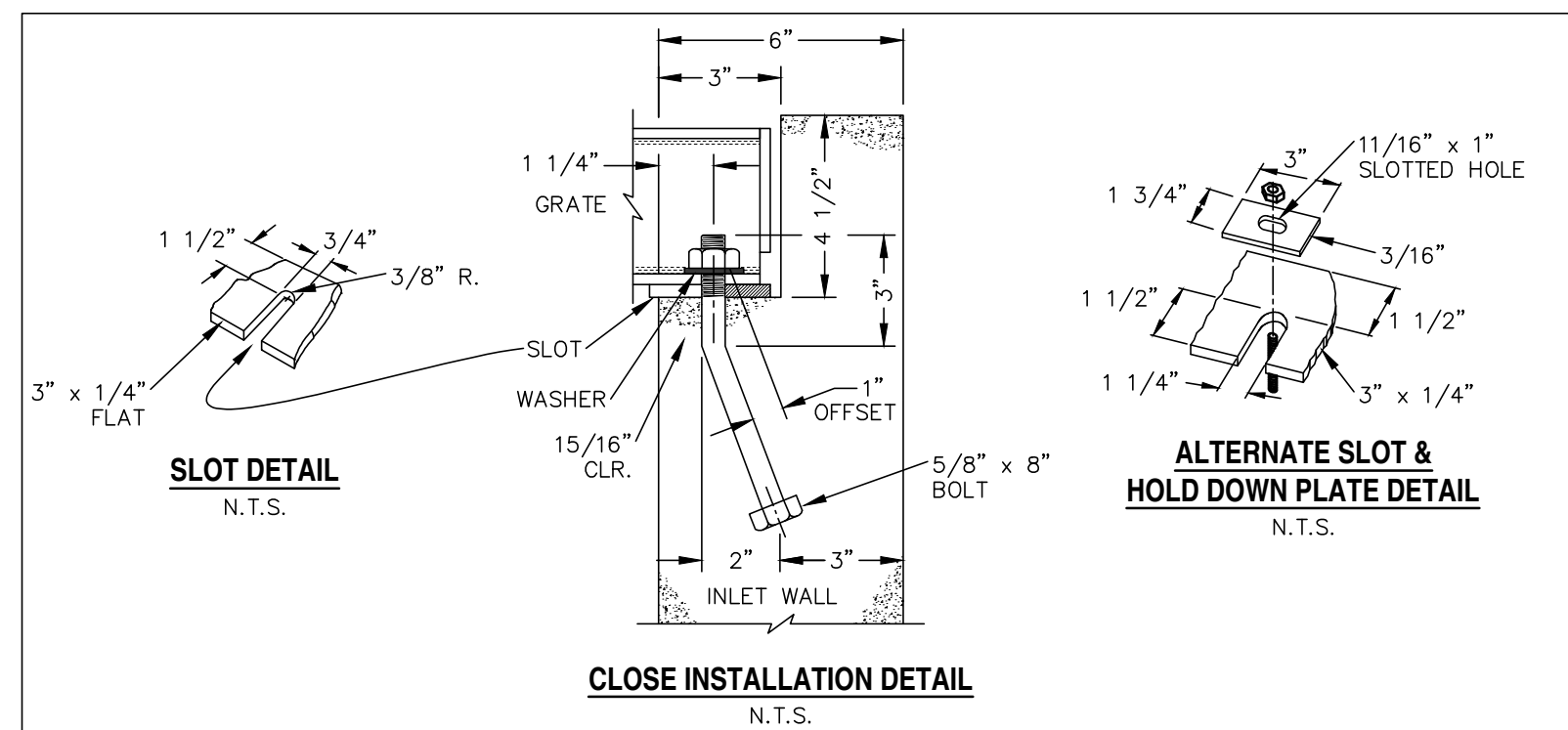
FOREBAY DISSIPATER STM-07
SCALE: N.T.S.



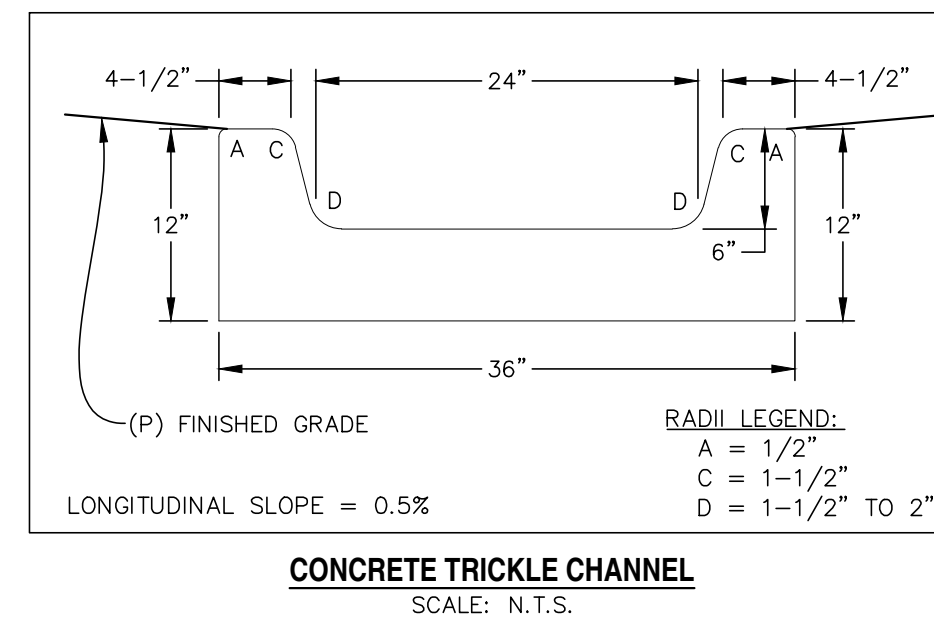
FOREBAY WALL DETAILS - STM-05 DISCHARGE
SCALE: N.T.S.



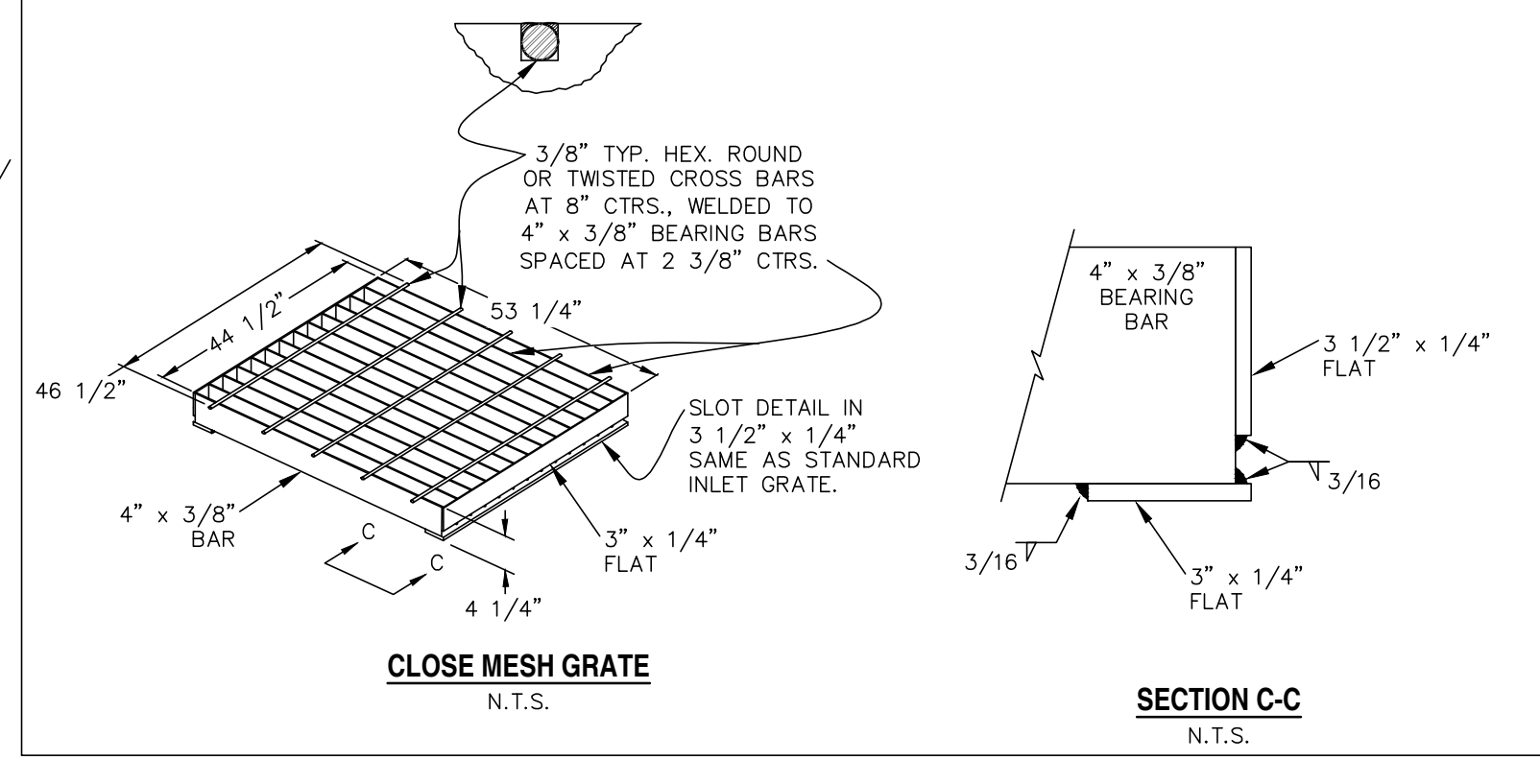
PLAN VIEW
N.T.S.



CLOSE MESH GRATE DETAILS
N.T.S.

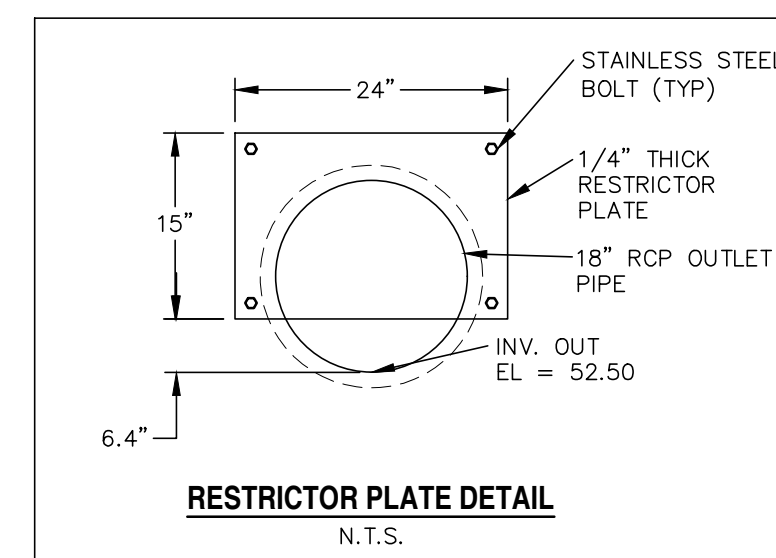


CONCRETE TRICKLE CHANNEL
SCALE: N.T.S.

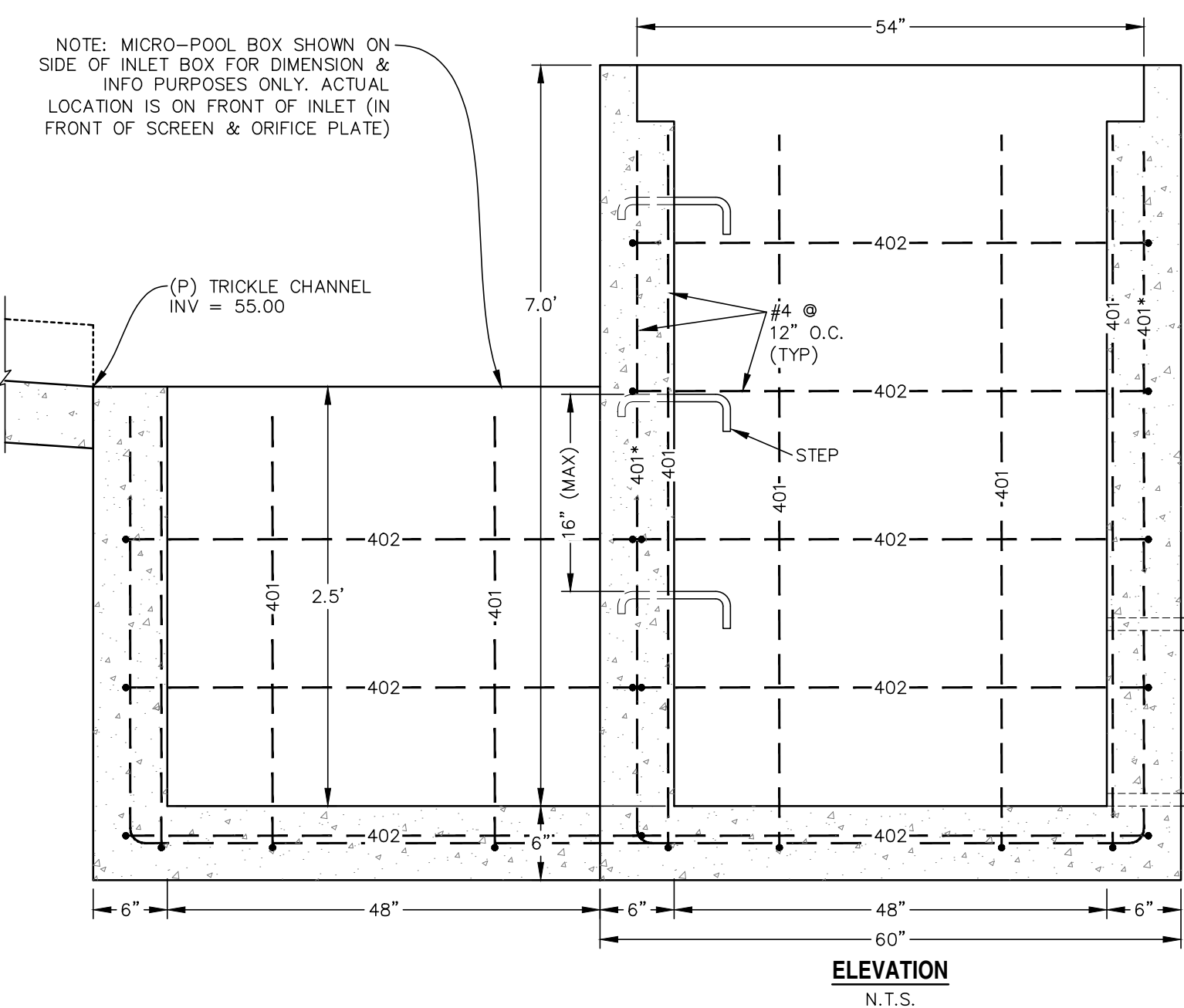


CLOSE MESH GRATE
N.T.S.

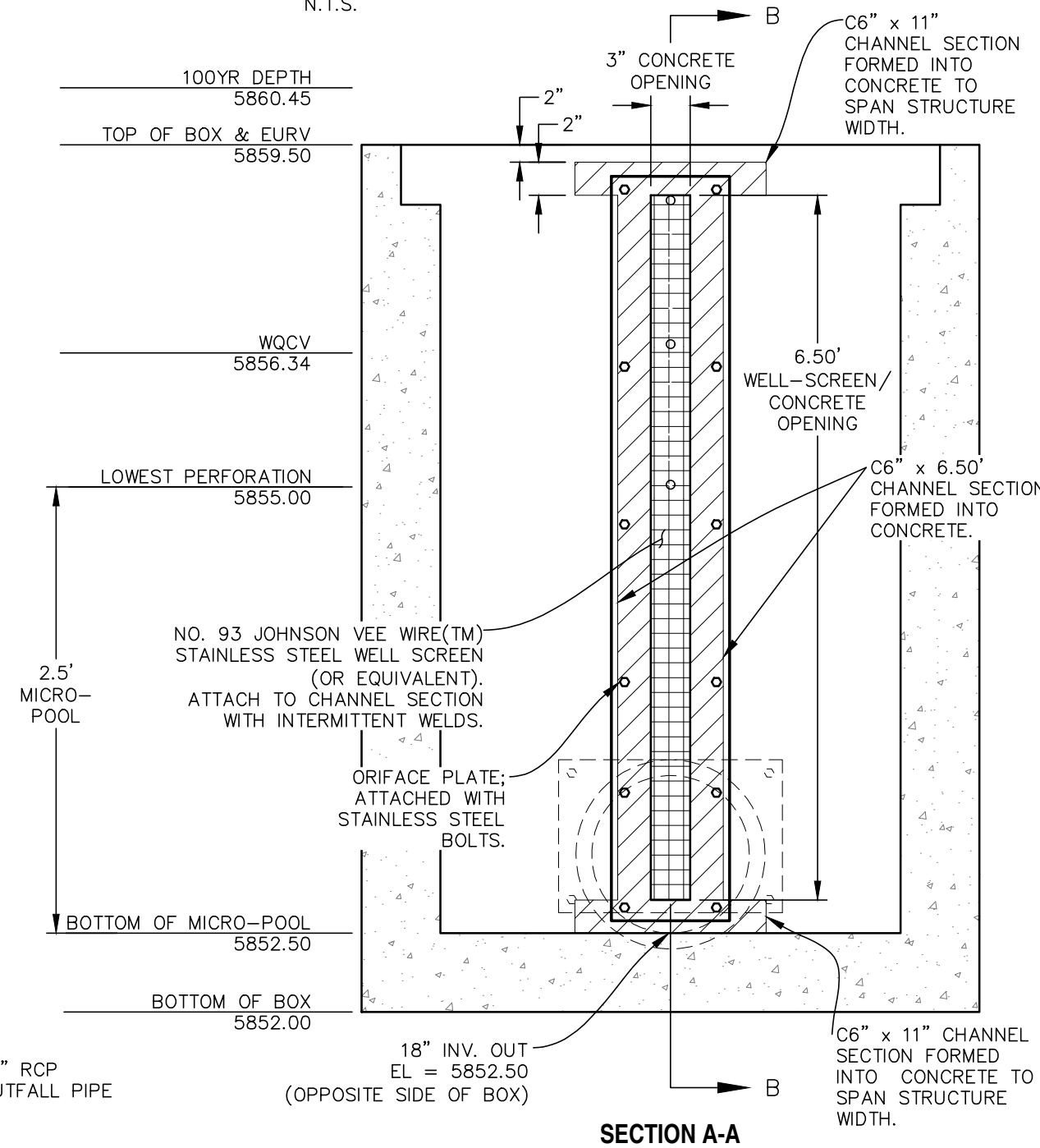
SECTION C-C
N.T.S.



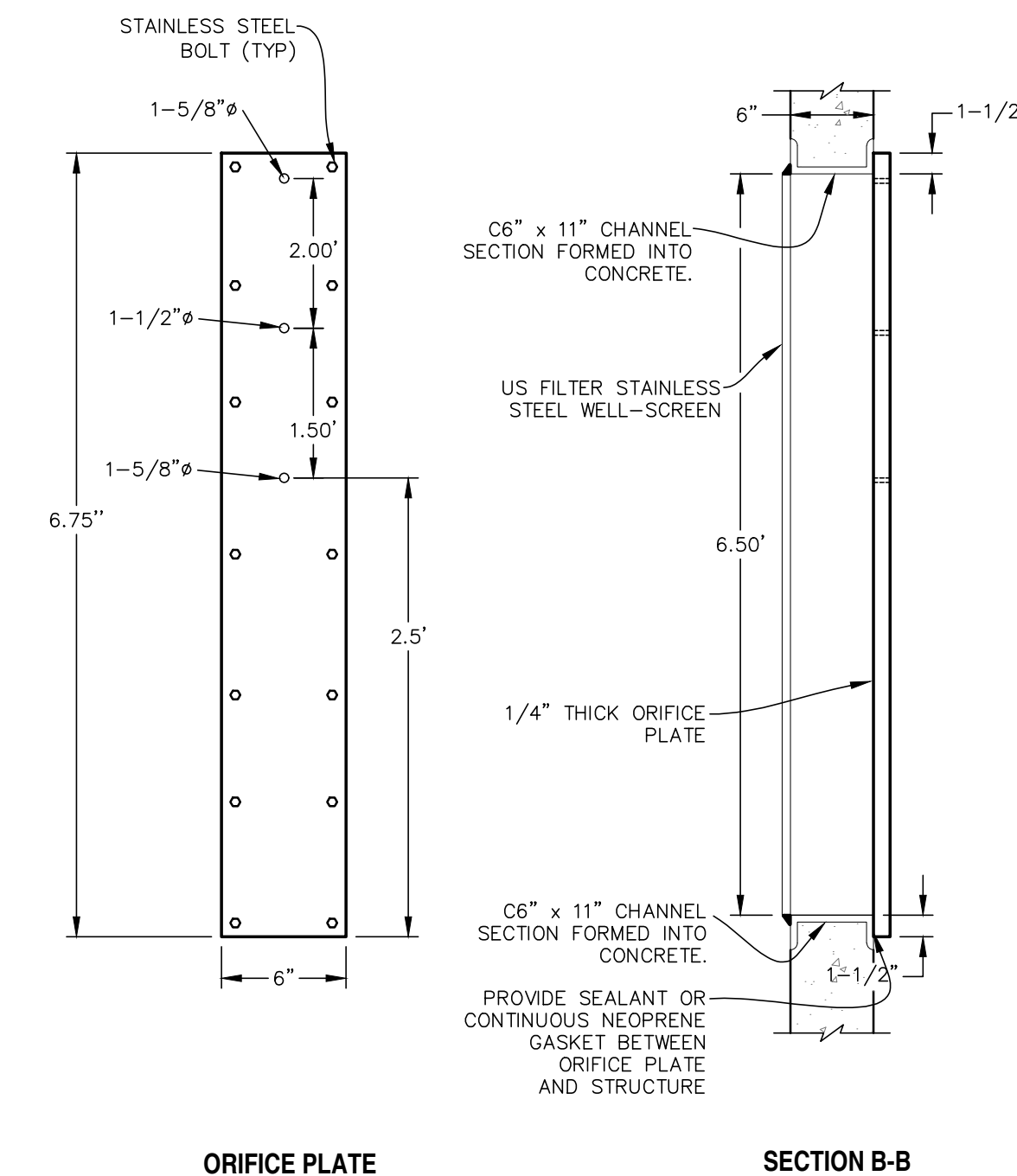
RESTRICTOR PLATE DETAIL
N.T.S.



ELEVATION
N.T.S.

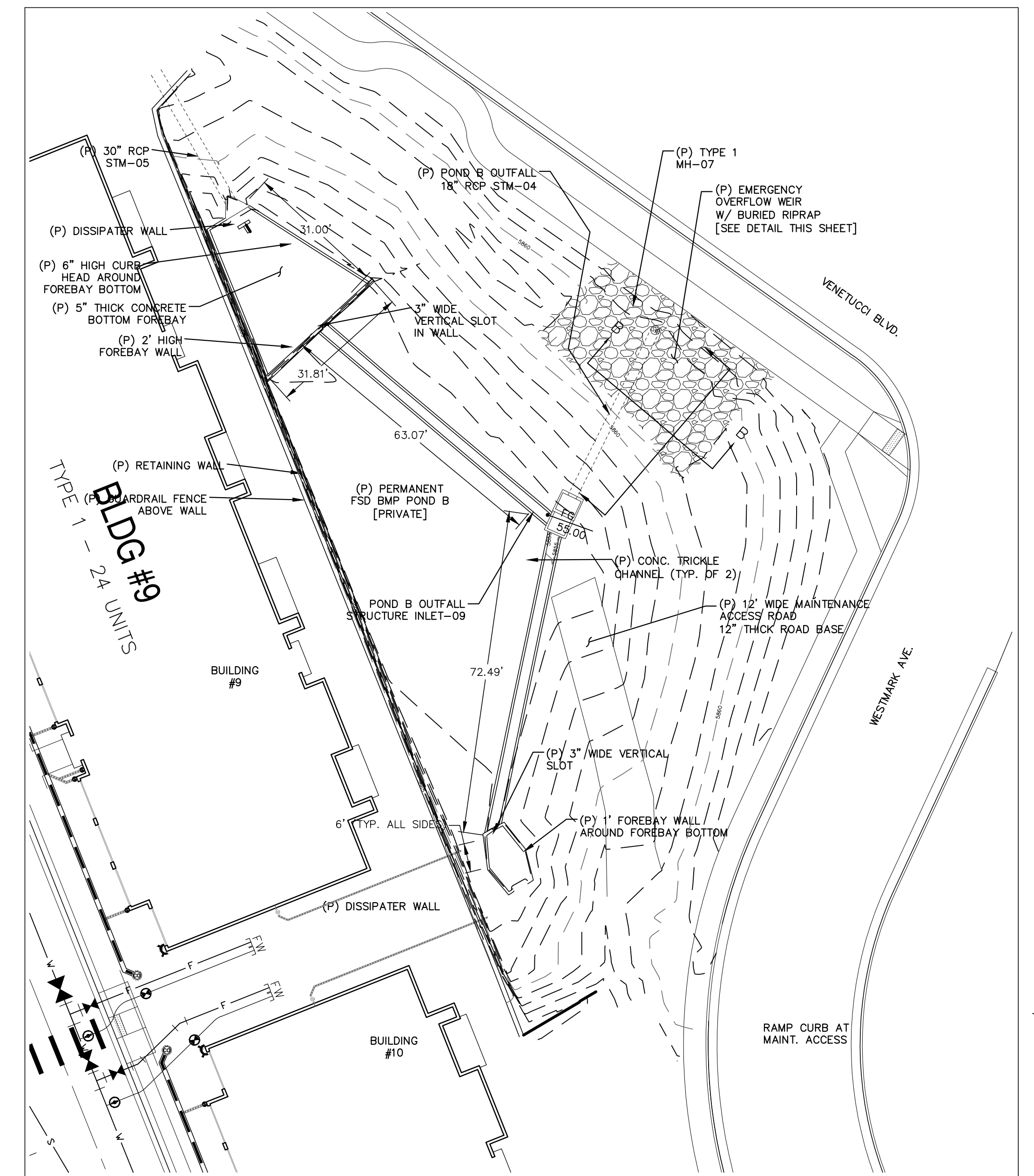


SECTION A-A
N.T.S.



ORIFICE PLATE
N.T.S.

SECTION B-B
N.T.S.



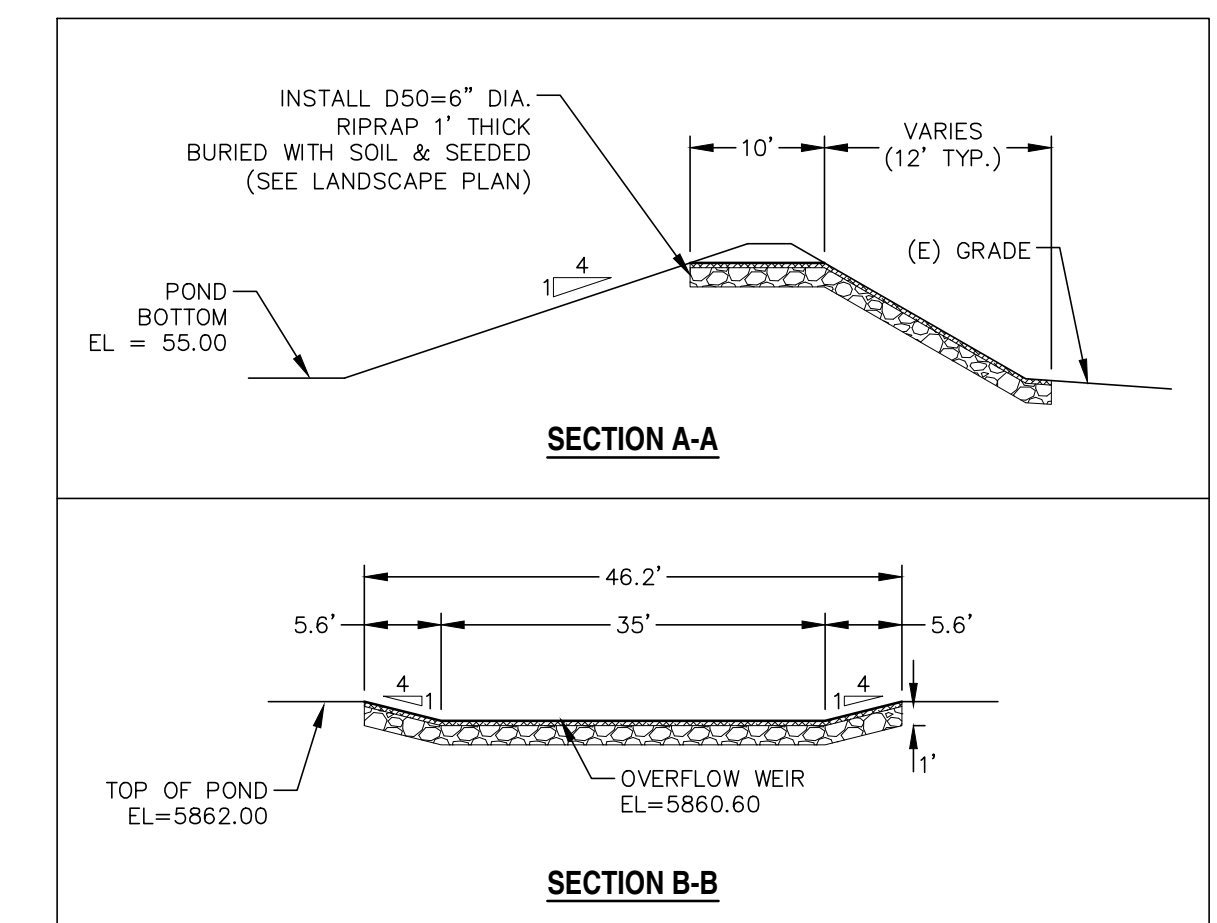
POND B
SCALE: 1" = 20'

AS-CONSTRUCTED NOTE:

- AS-CONSTRUCTED INFORMATION REFLECTED ON THIS PLAN IS BASED ON SURVEY INFORMATION PROVIDED BY LAND DEVELOPMENT CONSULTANTS, INC. ON 5/16/24.

CDOT GENERAL NOTES:

- CONCRETE SHALL BE CLASS B. INLET MAY BE CAST-IN-PLACE OR PRECAST.
- REINFORCING BARS SHALL HAVE A MINIMUM 2 IN. CLEARANCE.
- CONCRETE SLOPE AND DITCH PAVING SHALL CONFORM TO SECTION 507. REINFORCEMENT FOR CONCRETE SLOPE PAVING SHALL BE 6" X 6" - W1.4 X W1.4 OR 6" X 6" - W2.1 X W2.1.
- STRUCTURAL STEEL FOR GRATES AND GRATE INSTALLATION HARDWARE SHALL BE GALVANIZED AND SHALL BE IN ACCORDANCE WITH 712.06.
- THE STANDARD INLET GRATES SHALL BE USED ON ALL TYPE C INLETS UNLESS CLOSE MESH GRATES ARE SPECIFIED ON THE PLANS.
- STEPS SHALL BE PROVIDED WHEN INLET DIMENSION "H" EXCEEDS 3 FT.-6 IN. AND SHALL BE IN ACCORDANCE WITH AASHTO M 199.
- SEE SHEET M-604-11, INLET, TYPE D, FOR REINFORCEMENT AROUND THE PIPE OPENING.
- CONCRETE SLOPE AND DITCH PAVING WILL BE REQUIRED WHEN SHOWN ON PLANS.



OVERFLOW WEIR DETAILS
SCALE: N.T.S.

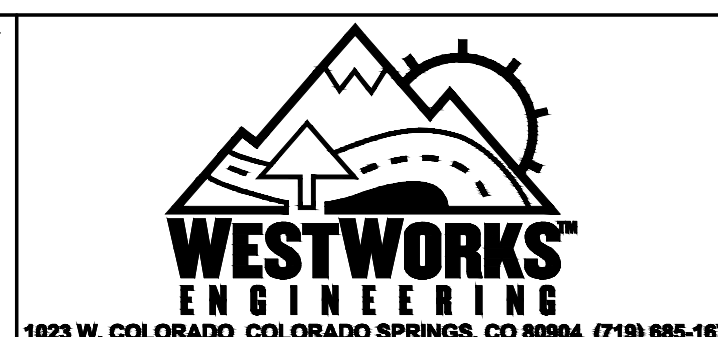
REV.	DESCRIPTION	DATE
1	ADDRESS AGENCY COMMENTS	01/22/20
2	ADDRESS AGENCY COMMENTS	05/05/20
3	ADDRESS AGENCY COMMENTS	08/18/20
4	ADDRESS AGENCY COMMENTS	03/26/21
5	ADDRESS AGENCY COMMENTS	04/21/21



PREPARED FOR:
ESH DEVELOPMENT, LLC
5671 NORTH ORACLE ROAD
SUITE #1102
TUSCON, AZ 85704
(520) 742-2114

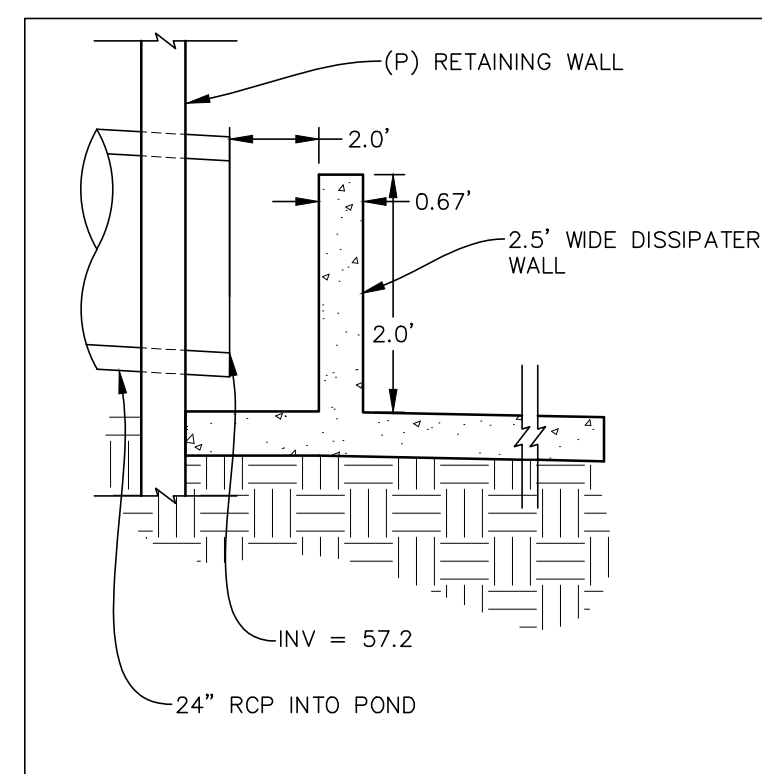
PREPARED UNDER MY I
WESTWORKS ENGINEER
CHAD D. KUZBEK, COLORADO PE #35751

FOR AND BEHALF OF
DATE: 04/21/21

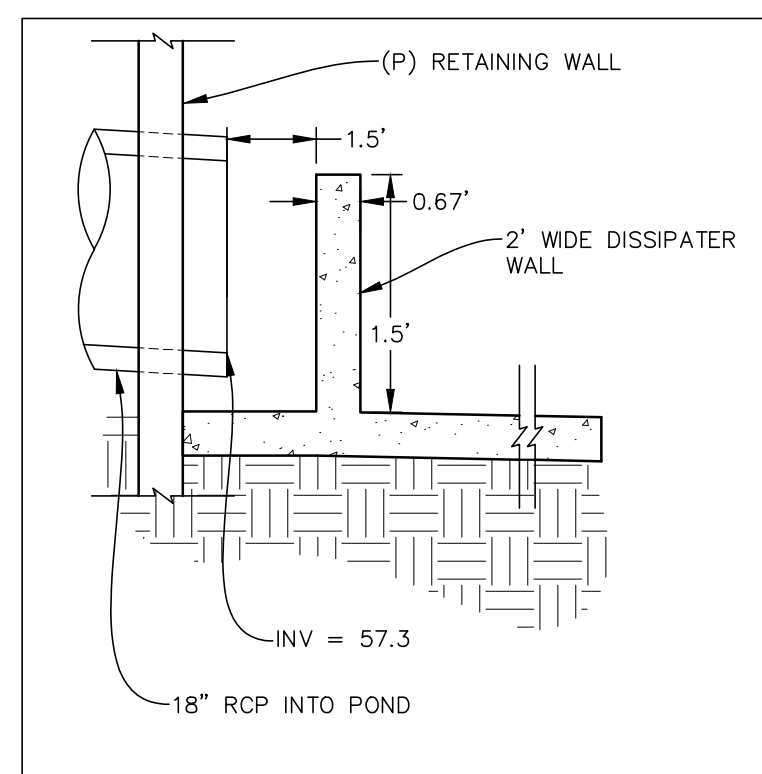


ELDORADO SPRINGS
PERMANENT BMP PLANS & DETAILS
POND B - AS-CONSTRUCTED

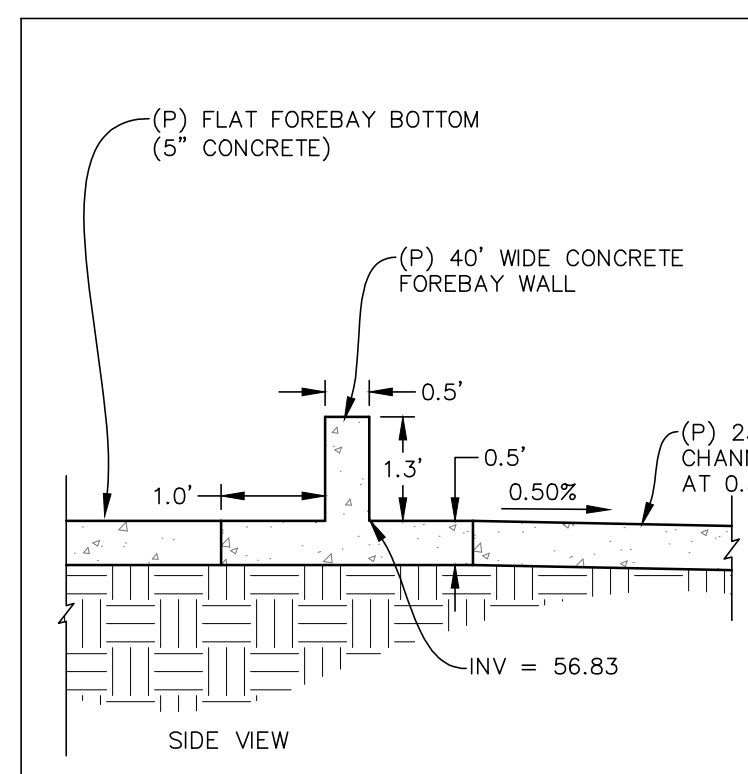
DESIGNED BY: CDK
SCALE: AS SHOWN
JOB NUMBER: 91807
DRAWN BY: CDK
DATE: 04/21/21
SHEET: GR7 OF 10



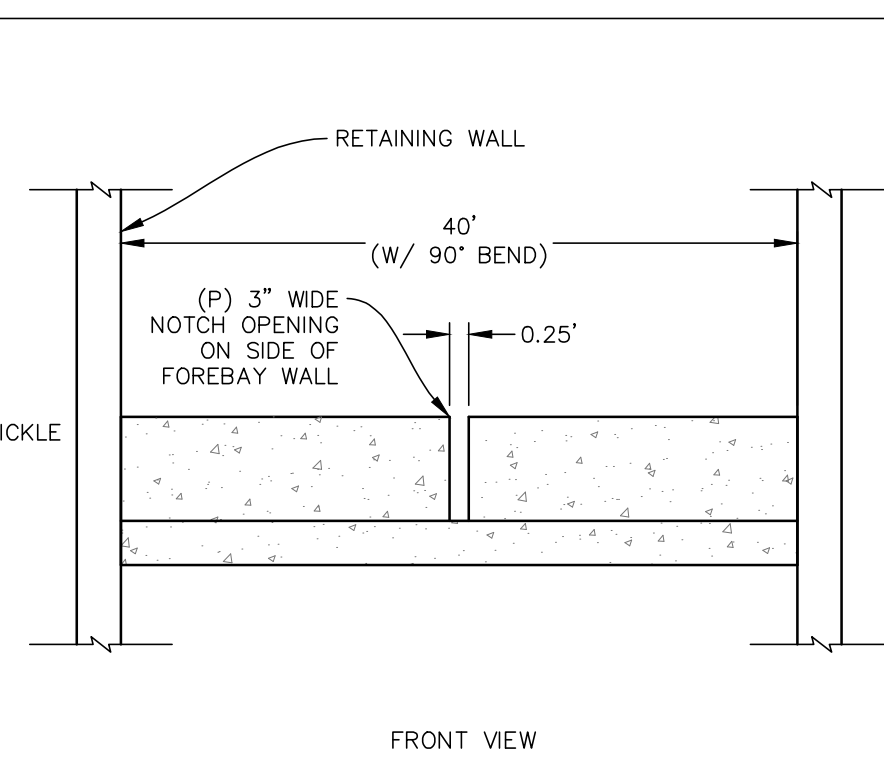
FOREBAY DISSIPATER ST-L3
SCALE: N.T.S.



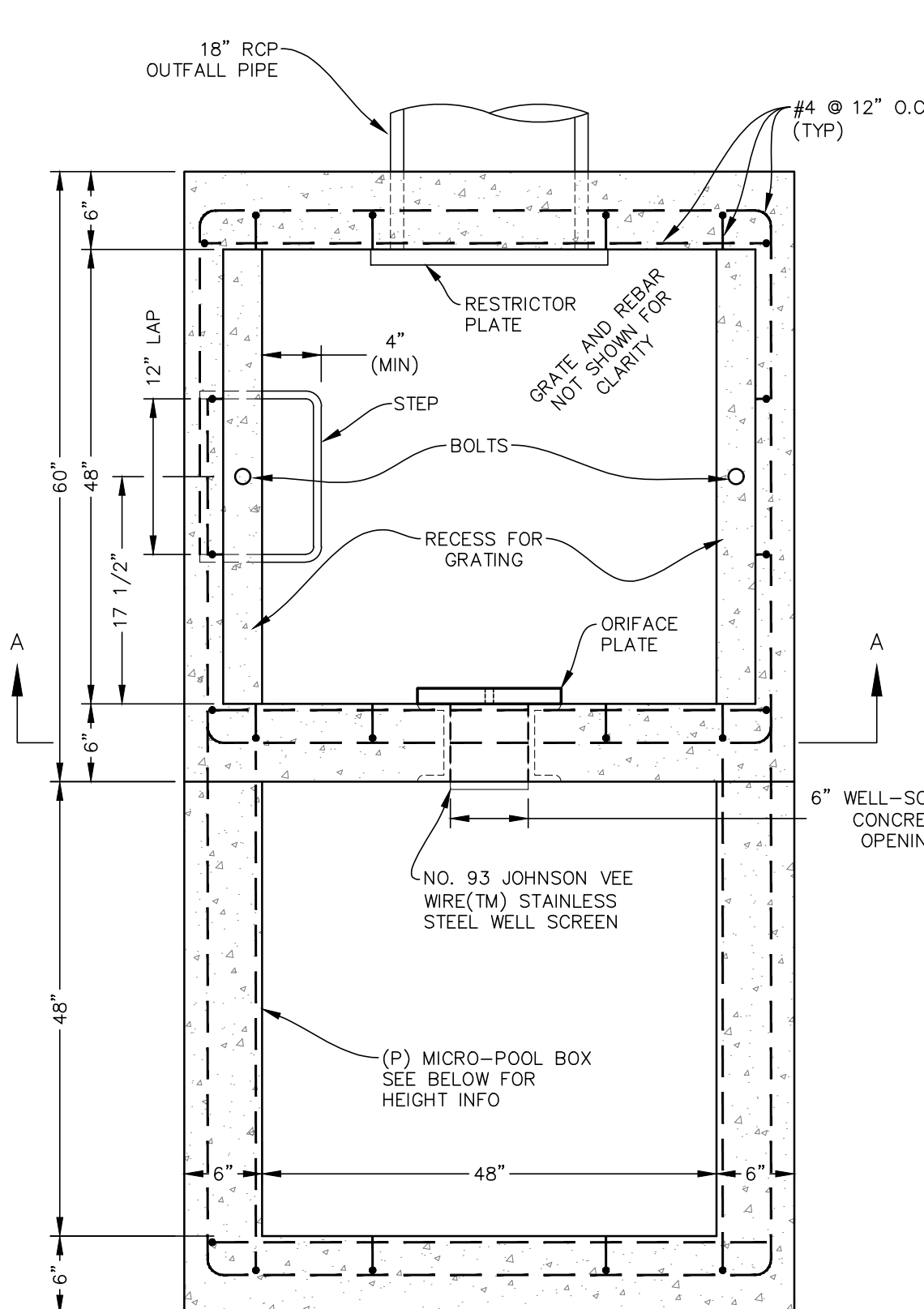
FOREBAY DISSIPATER ST-L5
SCALE: N.T.S.



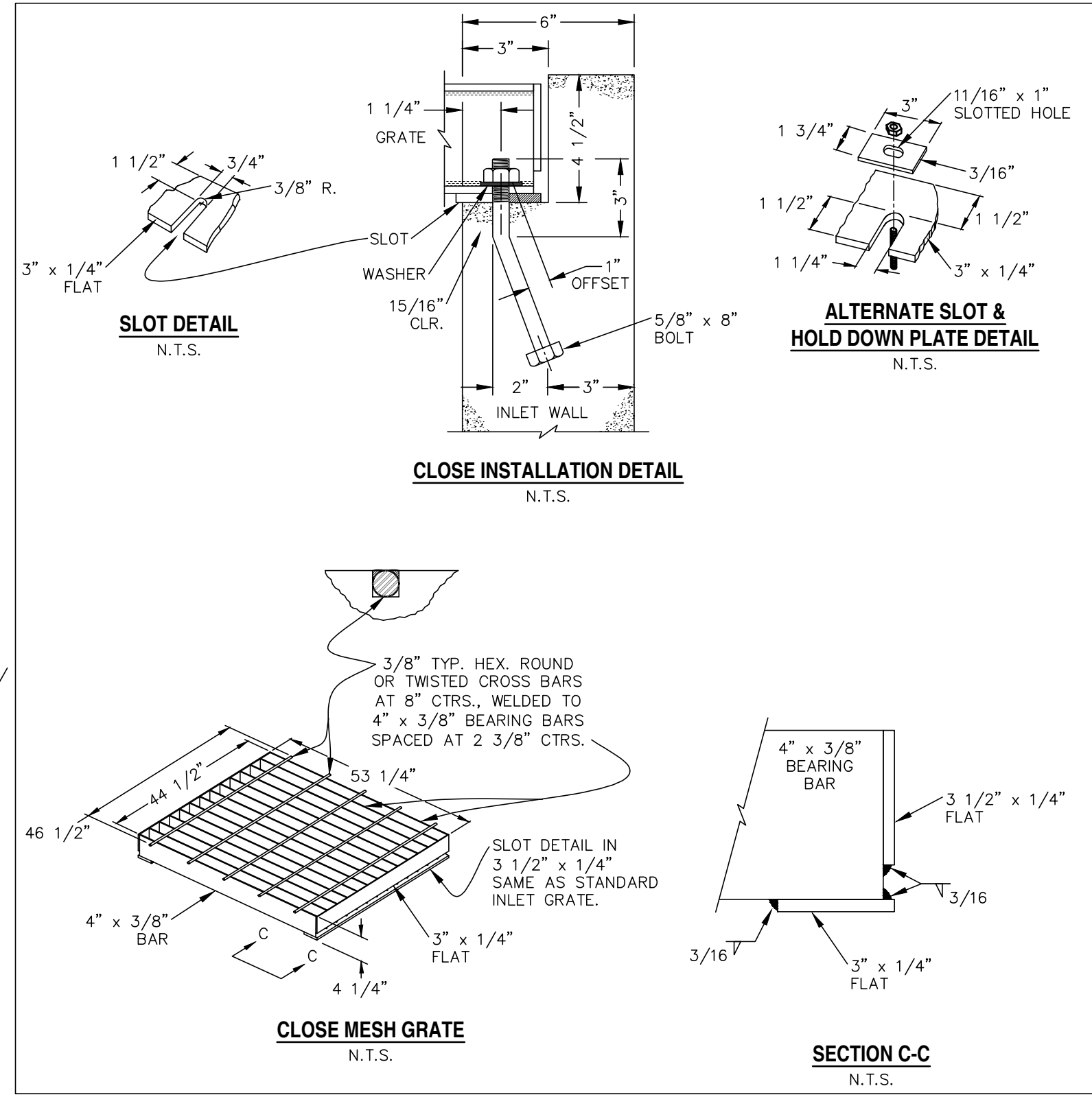
FOREBAY WALL DETAILS
SCALE: N.T.S.



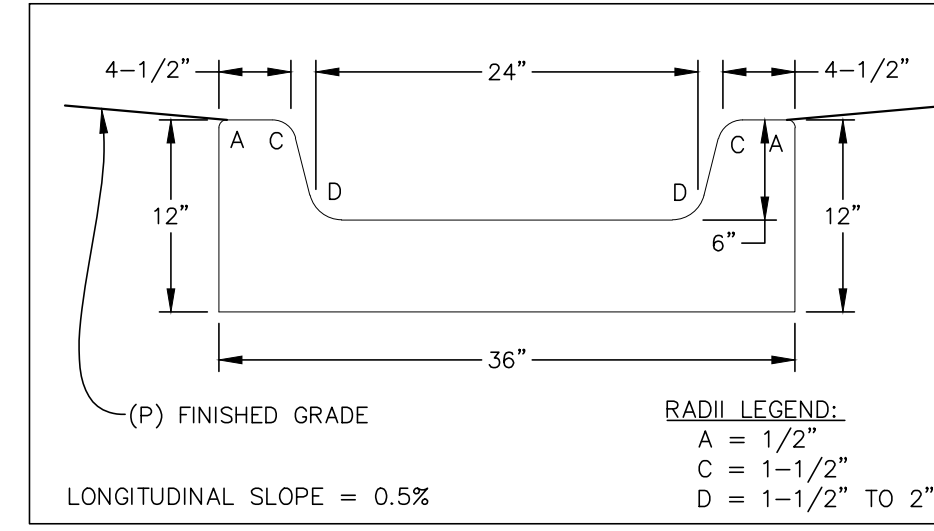
FRONT VIEW



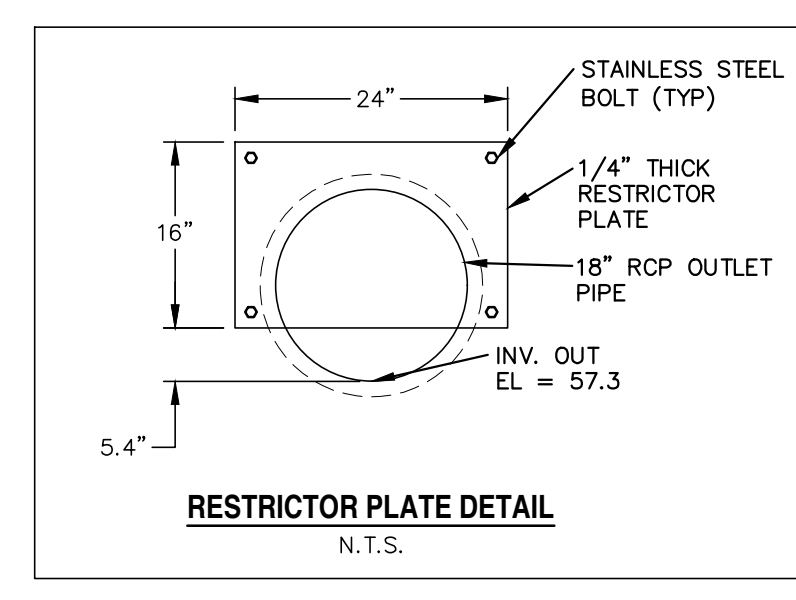
PLAN VIEW
N.T.S.



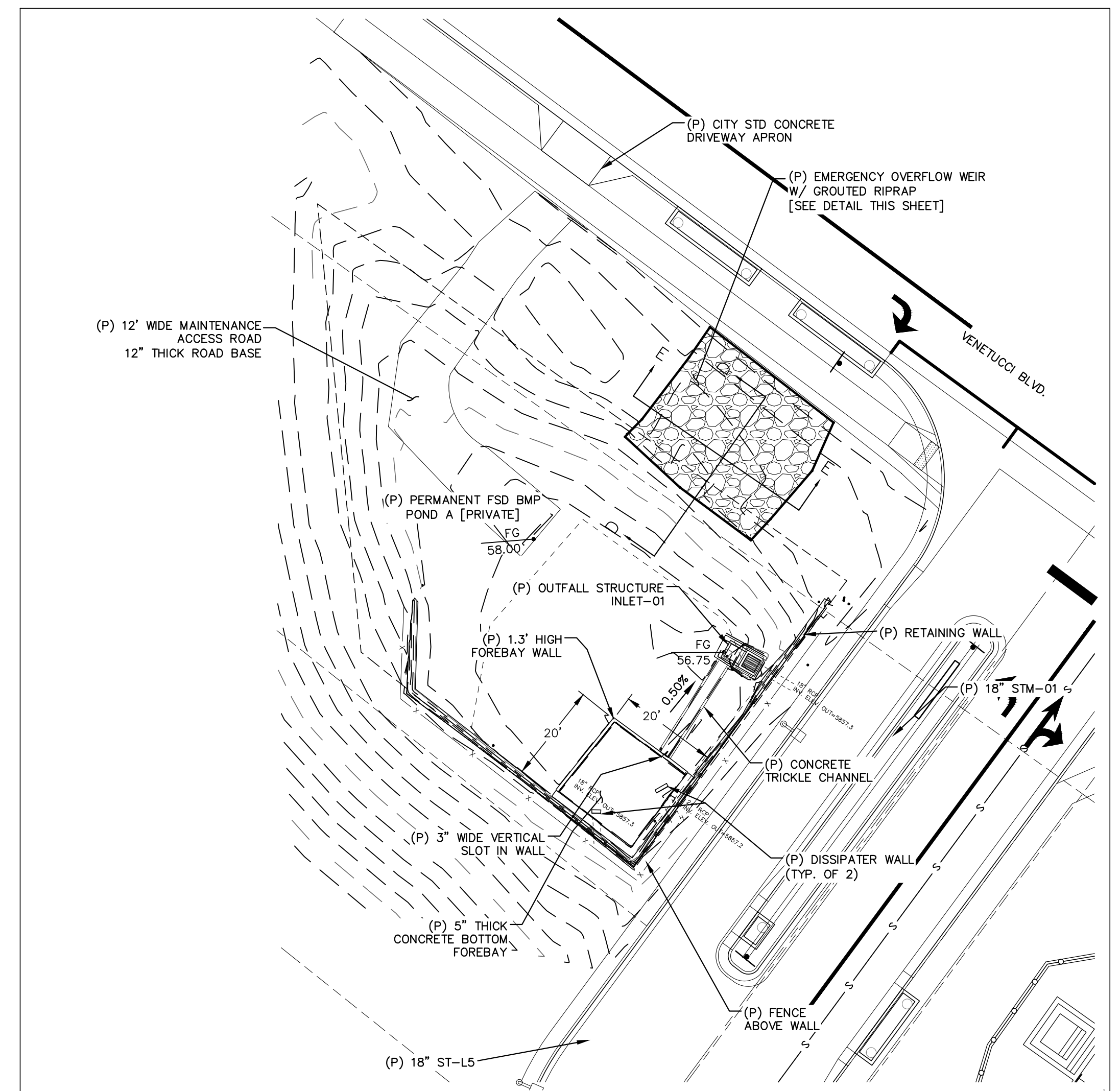
CLOSE MESH GRATE DETAILS
N.T.S.



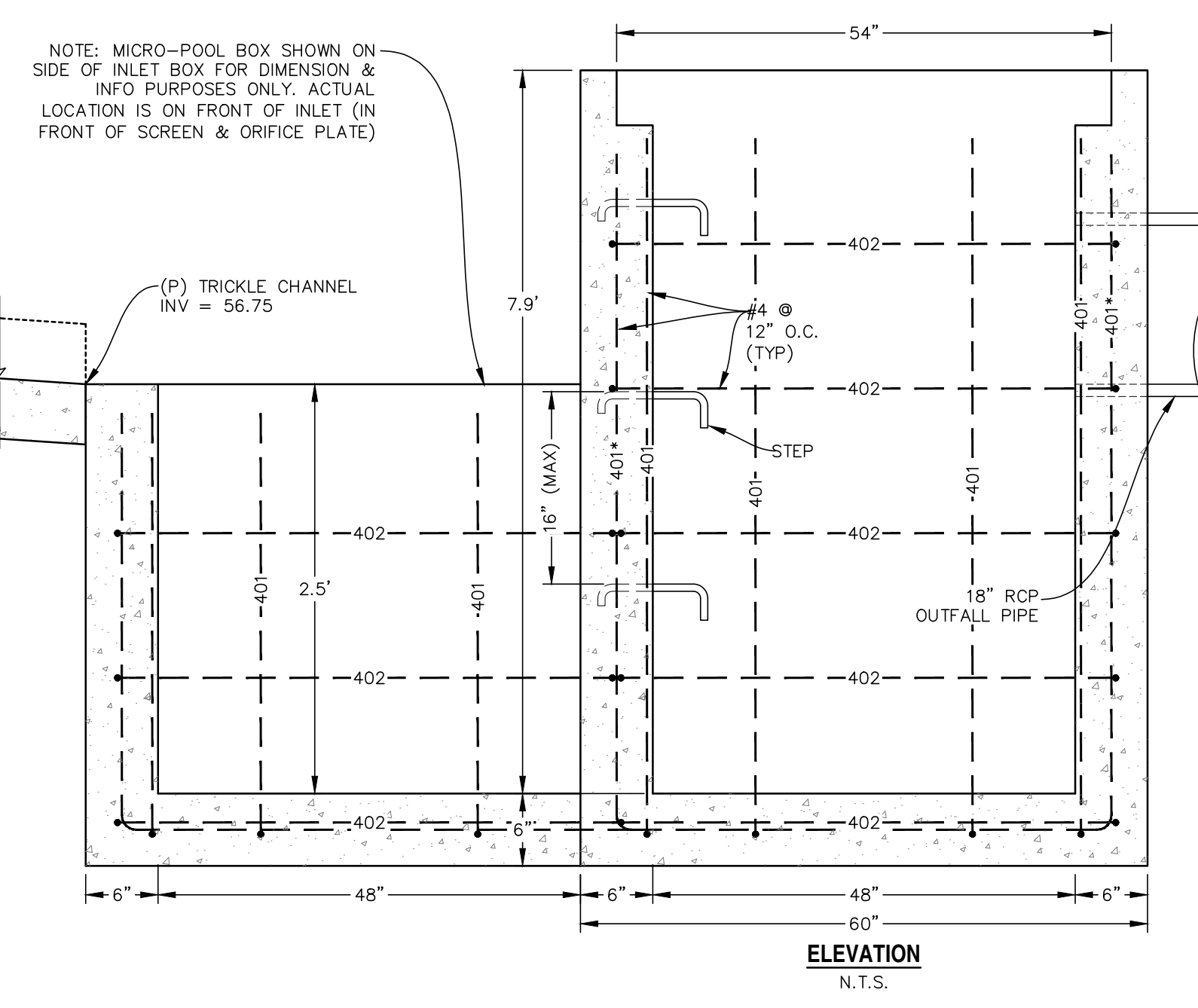
CONCRETE TRICKLE CHANNEL
SCALE: N.T.S.



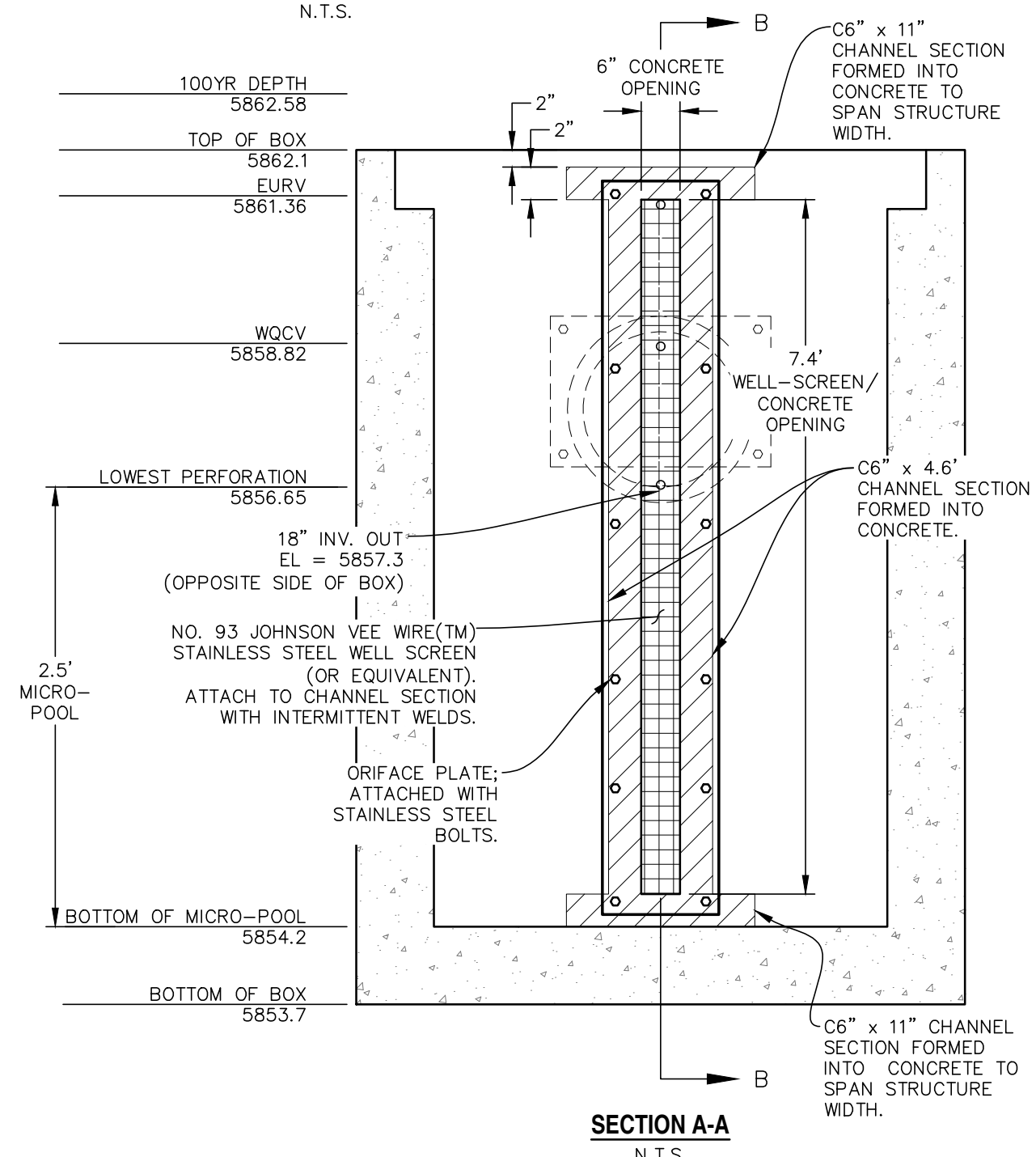
RESTRICTOR PLATE DETAIL
N.T.S.



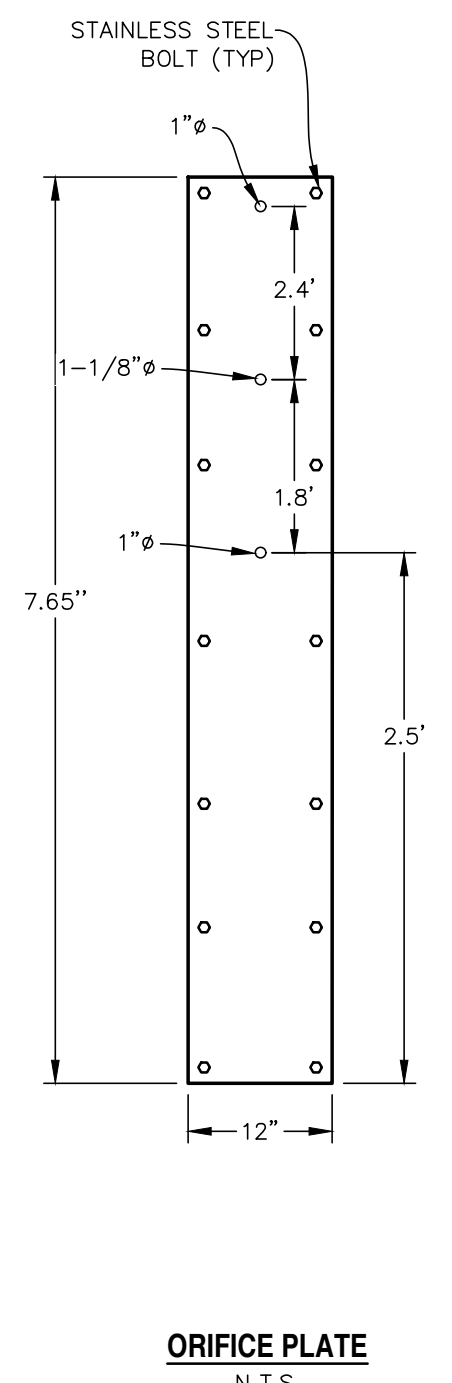
POND A
SCALE: 1" = 20'



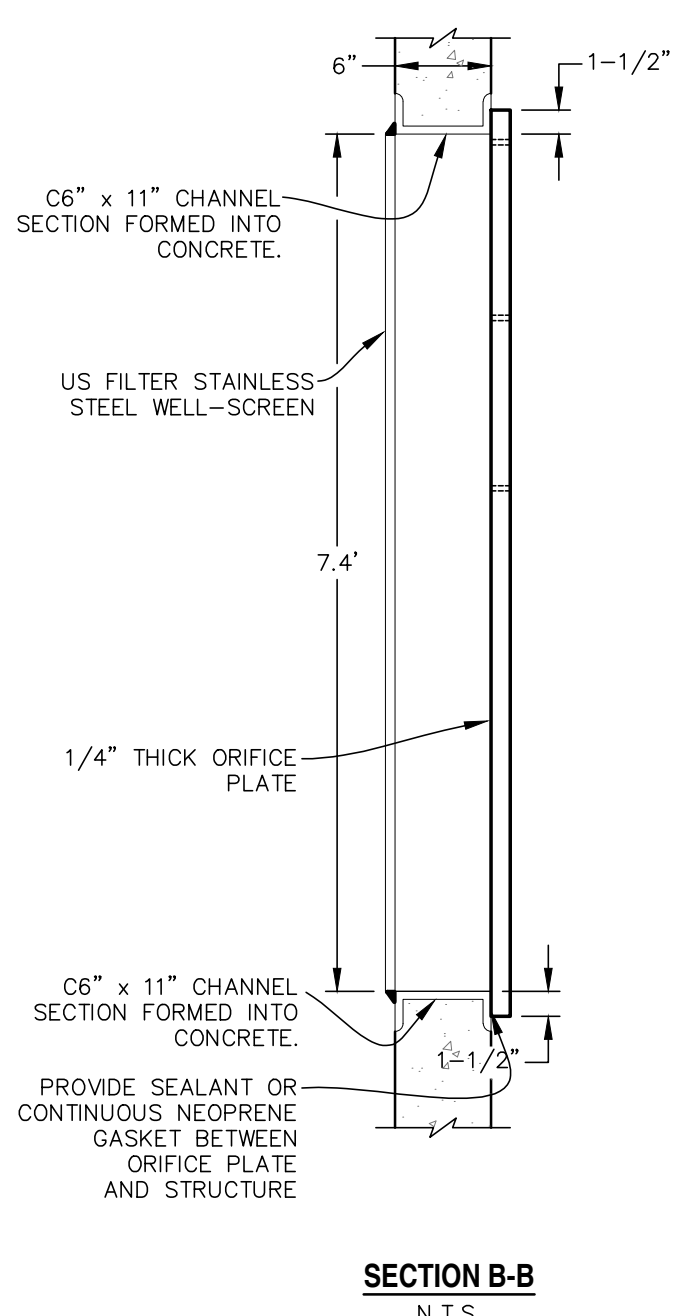
ELEVATION
N.T.S.



SECTION A-A
N.T.S.



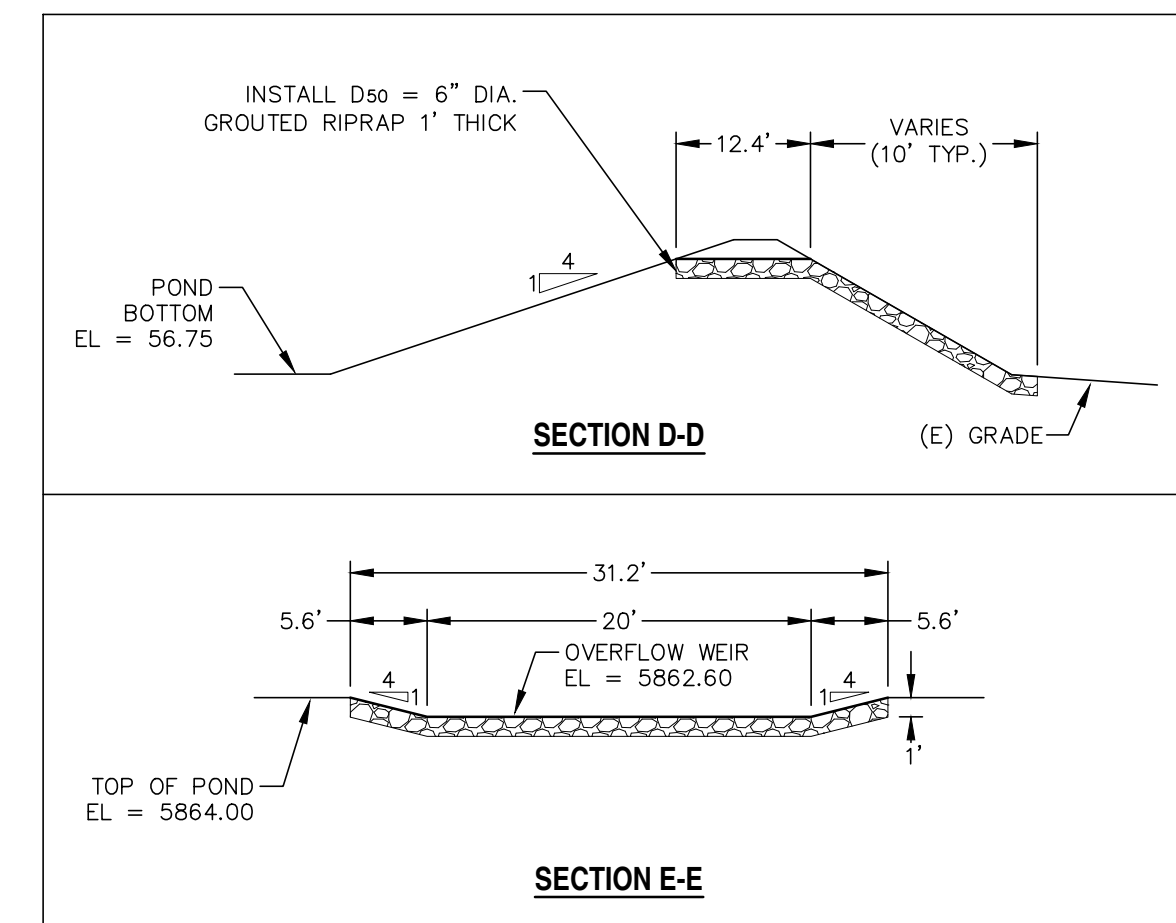
ORIFICE PLATE
N.T.S.



SECTION B-B
N.T.S.

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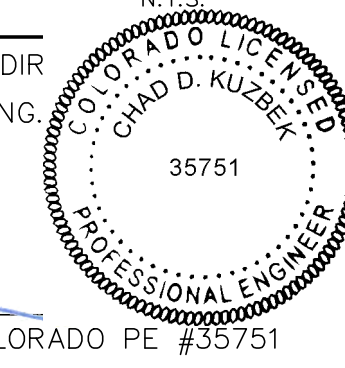
OVERFLOW WEIR DETAILS
SCALE: N.T.S.

REV.	DESCRIPTION	DATE	REV.	DESCRIPTION	DATE
1	ADDRESS AGENCY COMMENTS	01/22/20	△	MOVE OVERFLOW WEIR / ADJUST PROPOSED GRADING	11/18/21
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3	ADDRESS AGENCY COMMENTS	08/18/20			
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AND BEHALF OF
DATE: 04/21/21



ELDORADO SPRINGS
PERMANENT BMP PLANS & DETAILS
POND A - AS-CONSTRUCTED

DESIGNED BY: CDK
SCALE: AS SHOWN
JOB NUMBER: 91807
DRAWN BY: CDK
DATE: 04/21/21
SHEET: GR6A OF 10