

GENERAL NOTES

1. THE LOCATION OF EXISTING UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND MAY NOT INCLUDE ALL UTILITIES. THE EXCAVATION CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK. THE CONTRACTOR AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY HIS FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UTILITIES.
2. BEFORE COMMENCING ANY EXCAVATION, CALL 1-800-922-1987 FOR EXISTING UTILITY LOCATIONS.
3. THE CONTRACTOR WILL TAKE THE NECESSARY PRECAUTIONS TO PROTECT EXISTING UTILITIES FROM DAMAGE DUE TO THIS OPERATION. ANY DAMAGE TO THE UTILITIES WILL BE REPAIRED AT THE CONTRACTOR'S EXPENSE, AND ANY SERVICE DISRUPTION WILL BE SETTLED BY THE CONTRACTOR.
4. ALL BACKFILL, SUB-BASE AND/OR BASE COURSE (CLASS 6) MATERIAL SHALL BE COMPACTED TO THE SOILS ENGINEER'S RECOMMENDATIONS, AND APPROVED BY EL PASO COUNTY PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT (PCD).
5. ALL STATIONING IS CENTERLINE UNLESS OTHERWISE INDICATED. ALL ELEVATIONS ARE CENTERLINE UNLESS OTHERWISE INDICATED.
6. THE CONTRACTOR SHALL REVEGETATE ALL DISTURBED AREAS AS SOON AS POSSIBLE AND EROSION CONTROL SHALL BE INSTALLED AND MAINTAINED IN A FUNCTIONAL MANNER AT ALL TIMES. DEVELOPER RESPONSIBLE FOR MAINTAINING DISTURBED AREAS UNTIL REVEGETATION IS COMPLETE.
7. ALL DISTURBED PAVEMENT EDGES SHALL BE CUT TO NEAT LINES. REPAIR SHALL CONFORM TO THE EPC ECM APPENDIX K-1-202.
8. ADDITIONAL EROSION CONTROL STRUCTURES MAY BE REQUIRED AT THE TIME OF CONSTRUCTION.
9. BUILDING CONTRACTORS WILL BE RESPONSIBLE FOR CONSTRUCTING POSITIVE DRAINAGE AWAY FROM ALL STRUCTURES.
10. ASPHALT THICKNESS AND BASE COURSE THICKNESS 9(COMPACTED) FOR ROADS SHALL BE PER DESIGN REPORT BY OWNER'S GEOTECHNICAL ENGINEER. OWNER'S 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. PAVEMENT DESIGN SHALL BE APPROVED BY PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT PRIOR TO CONSTRUCTION.
11. THE CONTRACTOR SHALL REVEGETATE ALL DISTURBED AREAS WITHIN 21 DAYS OF SUBSTANTIAL GRADING COMPLETION. EROSION CONTROL SHALL BE INSTALLED AND MAINTAINED IN A FUNCTIONAL MANNER AT ALL TIMES. DEVELOPER IS RESPONSIBLE FOR MAINTAINING DISTURBED AREAS UNTIL REVEGETATION IS COMPLETE.
12. TYPE M RIP-RAP WITH 4" OF TYPE II GRANULAR BEDDING AND MIRIFI 180N OR EQUAL MAY BE SUBSTITUTED WHERE TYPE L RIP-RAP WITH MIRIFI FW 700 OR EQUAL IS SPECIFIED.
13. ALL MATERIALS AND INSTALLATION PRODECURES SHALL BE IN COMPLIANCE WITH ANY AND ALL APPLICABLE EL PASO COUNTY STANDARDS AND WITH PAINT BRUSH HILLS METRO DISTRICT CONSULTING ENGINEER APPROVAL.
14. ALL WATER MAINS SHALL BE AWWA C900-SDR18 PVC WITH PUSH-ON SINGLE GASKET TYPE JOINTS.
15. ALL WATER MAIN FITTINGS SHALL BE MADE FROM GRAY-IRON OR DUCTILE IRON AND FURNISHED WITH MECHANICAL JOINT ENDS. ALL FITTINGS SHALL HAVE A PRESSURE RATING OF 250 PSI.
16. ALL WATER LINE BENDS, TEES, BLOW-OFFS AND PLUGS AT DEAD-END MAINS SHALL BE PROTECTED FROM THRUST BY USING CONCRETE THRUST BLOCKS AND/OR RODDING AND RESTRAINED PIPE PER THE PAINT BRUSH HILLS METRO DISTRICT CONSULTING ENGINEER APPROVAL.
17. MAXIMUM DEFLECTION OF 8" & 12" PVC WATER MAIN JOINTS IS 4 DEGREES. CORRESPONDING MINIMUM CURVE RADIUS IS 286'. ADDITIONAL 11.25' OR 22.5' BENDS MAY BE REQUIRED FOR PROPER ALIGNMENT.
18. CONTRACTOR IS RESPONSIBLE FOR PROVIDING DETAILED AS-BUILTS OF ALL WATER MAIN, STORM SEW AND SAN. SEW. MAIN INSTALLATIONS, INCLUDING ACCURATE DISTANCES OF MAIN LINES, VALVES, FITTINGS, MANHOLES AND LOCATIONS OF WATER AND SEWER SERVICES.
19. SANITARY SEWER PIPE AND FITTINGS: PVC 4"-8" ASTM D3034, TYPE PSM, SDR 35; PUSH-ON JOINTS AND MOLDED RUBBER GASKETS MAXIMUM HORIZONTAL DEFLECTION, AFTER INSTALLATION AND BACK FILLING SHALL NOT EXCEED 3% OF THE PIPE DIAMETER. MINIMUM CURVE RADIUS IS 100' FOR 8" PVC SAN. SEW. MAIN.

STANDARD NOTES FOR EL PASO COUNTY CONSTRUCTION PLANS

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 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).
3. 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:
 - 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 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.
6. CONTRACTOR SHALL SCHEDULE A PRE-CONSTRUCTION MEETING WITH EL PASO COUNTY PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT - 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 PCD. CONTRACTOR SHALL NOTIFY THE DESIGN ENGINEER IMMEDIATELY UPON DISCOVERY OF ANY ERRORS OR INCONSISTENCIES.
9. ALL STORM DRAIN PIPE SHALL BE CLASS III RCP UNLESS OTHERWISE NOTED AND APPROVED BY PCD.
10. 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.
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 DEPARTMENT OF PUBLIC WORKS AND MUTCD CRITERIA.
14. CONTRACTOR SHALL OBTAIN ANY PERMITS REQUIRED BY EL PASO COUNTY DEPARTMENT OF PUBLIC WORKS, INCLUDING WORK WITHIN THE RIGHT-OF-WAY AND SPECIAL TRANSPORT PERMITS.
15. THE LIMITS OF CONSTRUCTION SHALL REMAIN WITHIN THE PROPERTY LINE UNLESS 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.

SIGNING AND STRIPING NOTES:

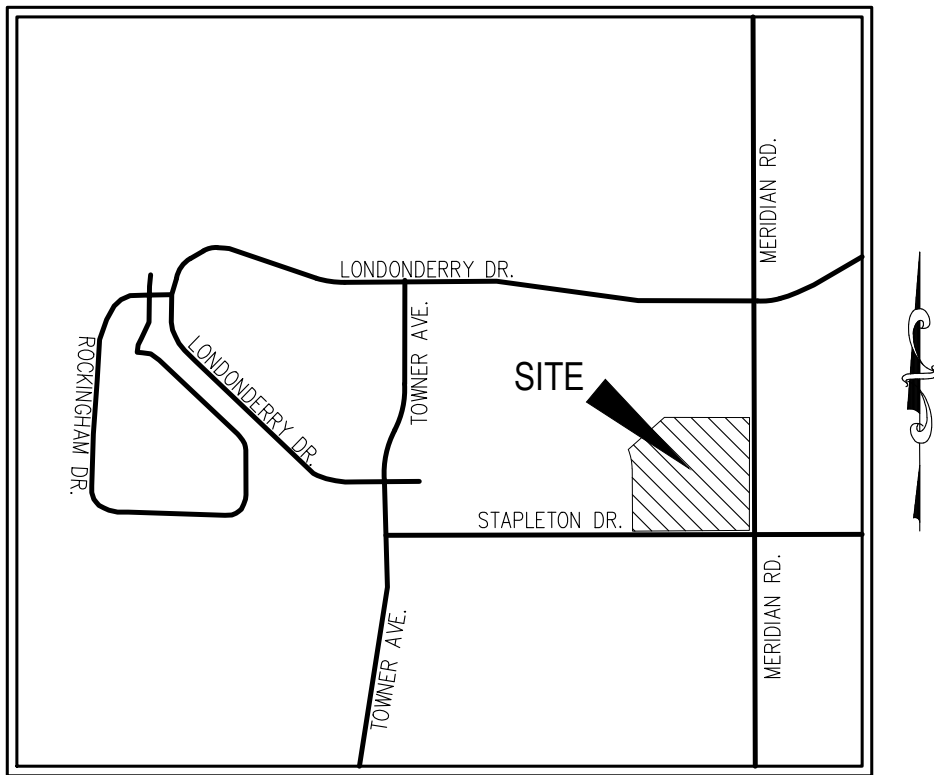
1. ALL SIGNS AND PAVEMENT MARKINGS SHALL BE IN COMPLIANCE WITH THE CURRENT MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).
2. REMOVAL OF EXISTING PAVEMENT MARKINGS SHALL BE ACCOMPLISHED BY A METHOD THAT DOES NOT MATERIALLY DAMAGE THE PAVEMENT. THE PAVEMENT MARKINGS SHALL BE REMOVED TO THE EXTENT THAT 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 PLANNING AND COMMUNITY DEVELOPMENT.
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 SHALL HAVE "D" SERIES LETTERS, WITH LOCAL ROADWAY SIGNS BEING 4" UPPER-LOWER CASE LETTERING ON 8" BLANK AND NON-LOCAL ROADWAY SIGNS BEING 6" LETTERING, UPPER-LOWER CASE ON 12" BLANK, WITH A 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 A WHITE BORDER THAT IS NOT RECESSED. THE WIDTH OF THE NON-RECESSED WHITE BORDERS SHALL MATCH PAGE 255 OF THE 2012 MUTCD "STANDARD HIGHWAY SIGNS"
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 CDOT STANDARD S-614-8 REGARDING USE OF THE P2 TUBULAR STEEL POST SLIPBASE 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 PAVEMENT MARKINGS WITH TAPERED LEADING EDGES PER CDOT 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 CDOT S-627-1.
12. ALL LONGITUDINAL LINES SHALL BE A MINIMUM 15MIL THICKNESS EPOXY PAINT. ALL NON-LOCAL RESIDENTIAL ROADWAYS SHALL INCLUDE BOTH RIGHT AND LEFT EDGE LINE STRIPING AND ANY ADDITIONAL STRIPING AS REQUIRED BY CDOT S-627-1.
13. THE CONTRACTOR SHALL NOTIFY EL PASO COUNTY PLANNING AND COMMUNITY DEVELOPMENT (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 DEPARTMENT OF PUBLIC WORKS (DPW) PRIOR TO ANY SIGNAGE OR STRIPING WORK WITHIN AN EXISTING EL PASO COUNTY ROADWAY.

FALCON RESERVE FILING NO. 1

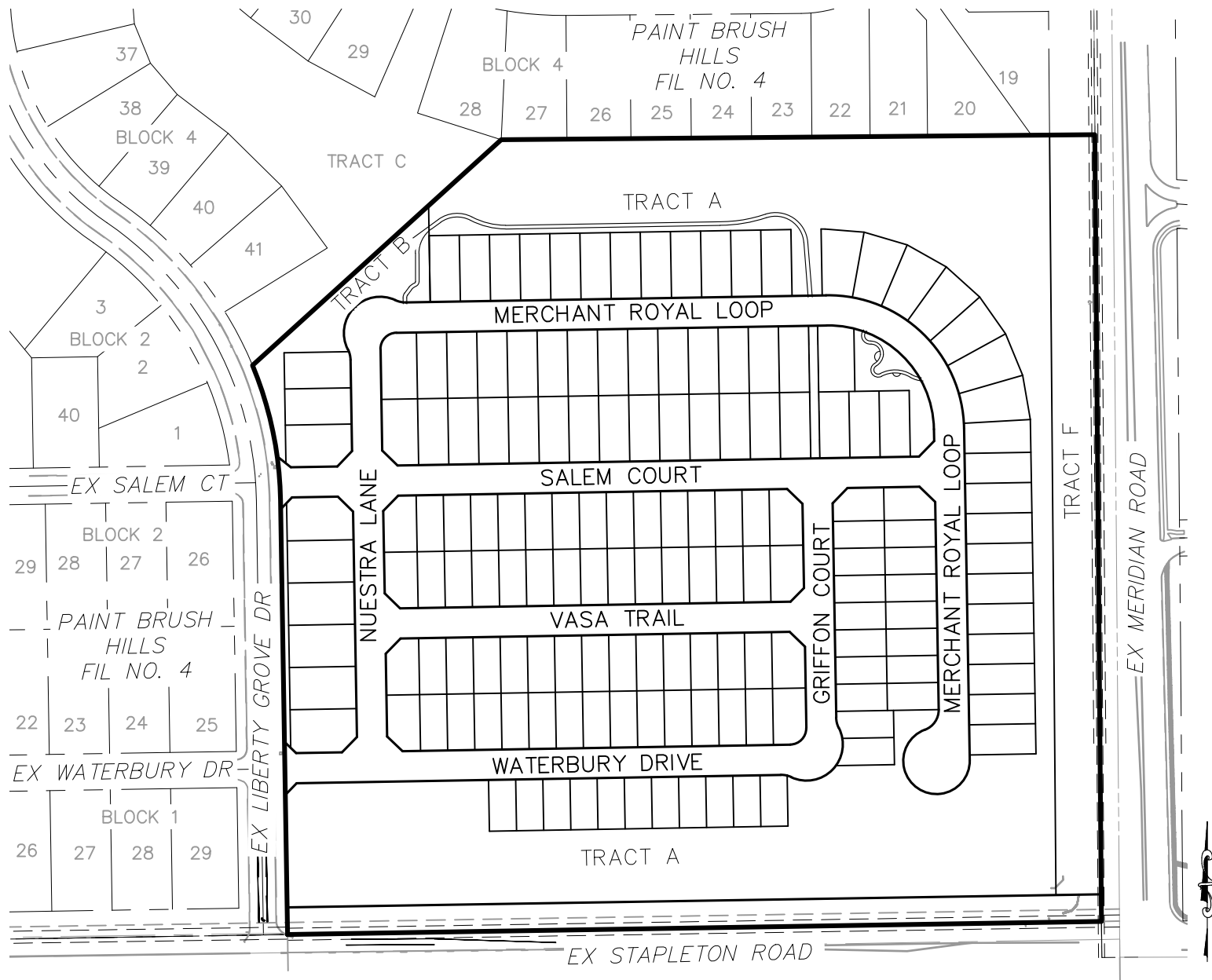
COUNTY OF EL PASO, STATE OF COLORADO

STORM & PCM CONSTRUCTION PLANS

OCTOBER 2025



VICINITY MAP
N.T.S.



SITE MAP
N.T.S.

SHEET INDEX

ST01	TITLE SHEET
ST02	STORM 1
ST03	STORM 1
ST04	STORM 1,1, & 1,2
ST05	STORM P1,2, 2, & 2,2
ST06	STORM 3,3,1, & 3,2
ST07	STORM STORM SEWER DETAILS
PCM01	POND 1 PLAN
PCM02	POND 1 OUTLET STRUCTURE PLAN
PCM03	POND 1 NORTH FOREBAY DETAILS
PCM04	POND 1 WEST FOREBAY DETAILS
PCM05	POND 2 PLAN
PCM06	POND 2 OUTLET STRUCTURE PLAN
PCM07	POND 2 WEST FOREBAY DETAILS
PCM08	POND 2 NORTH FOREBAY DETAILS
PCM09	POND 3 PLAN
PCM10	POND 3 OUTLET STRUCTURE PLAN
PCM11	POND 3 NORTH FOREBAY DETAILS
PCM12	POND 3 SOUTH FOREBAY DETAILS
PCM13	OUTFALL STRUCTURE DETAILSNORTH & EAST SOUTH SWALE PLAN
PCM14	OUTFALL STRUCTURE DETAILS
PCM15	POND 3 & SOUTH SWALE EROSION CONTROL PLAN
PCM16	POND 1 & 2 NORTH & EAST SWALE EROSION CONTROL PLAN
PCM17	GRADING AND EROSION CONTROL NOTES/DETAILS
PCM18	GRADING AND EROSION CONTROL DETAILS
PCM19	GRADING AND EROSION CONTROL DETAILS

All plans Storm,
PCM and GEC are
all combined as
requested.

Can just combine one set for all CDs and GEC
as they are the same sheets
See Comments on CD set

AGENCIES

OWNER/DEVELOPER:	THE LANDHUIS COMPANY 212 N. WAHSATCH AVE, SUITE 301 COLORADO SPRINGS, CO 80903 JEFF MARK (719) 635-3200
CIVIL ENGINEER:	M & S CIVIL CONSULTANTS, INC. 212 N. WAHSATCH AVE, SUITE 305 COLORADO SPRINGS, CO 80903 VIRGIL A. SANCHEZ P.E. (719) 955-5485
COUNTY ENGINEERING:	EL PASO COUNTY PLANNING AND COMMUNITY DEVELOPMENT 2880 INTERNATIONAL CIRCLE, SUITE 110 COLORADO SPRINGS, CO 80910 MR. GILBERT LAFORCE (719) 520-7945
METRO DISTRICT:	PAINT BRUSH HILLS METRO DISTRICT 9830 LIBERTY GROVE DR. FALCON, CO 80831 MR. ROBERT GUEVARA (719) 495-8188
FIRE DEPARTMENT:	FALCON FIRE PROTECTION DISTRICT 7030 OLD MERIDIAN RD. FALCON, CO 80831 CURTIS L. KAUFFMAN (719) 641-2139
GAS DEPARTMENT:	BLACKHILLS ENERGY 37 WIDEFIELD BOULEVARD, WIDEFIELD, COLORADO 80911 MR GEORGE M. PETERSON (719) 392-3491
ELECTRIC DEPARTMENT:	MOUNTAIN VIEW ELECTRIC P.O. BOX 1600 LIMON, CO 80828 MR. LES ULFERS, (719) 495-2283
TELEPHONE COMPANY:	CENTURY LINK (LOCATORS) 811 AT&T (LOCATORS) 811

APPROVALS:

ENGINEER'S STATEMENT:

DETAILED CONSTRUCTION PLANS AND SPECIFICATIONS ENGINEER'S STATEMENT:
THESE DETAILED PLANS AND SPECIFICATIONS WERE PREPARED UNDER MY DIRECTION AND SUPERVISION. SAID DETAILED 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 ARE IN CONFORMITY WITH THE APPLICABLE MASTER DRAINAGE PLANS AND MASTER TRANSPORTATION PLANS. SAID PLANS AND SPECIFICATIONS MEET THE PURPOSES FOR WHICH THE PARTICULAR ROADWAY AND DRAINAGE FACILITY(S) ARE DESIGNED AND ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. I ACCEPT RESPONSIBILITY FOR ANY LIABILITY CAUSED BY ANY NEGLIGENT ACTS, ERRORS, OR OMISSIONS ON MY PART IN PREPARATION OF THE DETAILED PLANS AND SPECIFICATIONS.

VIRGIL A. SANCHEZ, COLORADO P.E. NO. 37160
FOR AND ON BEHALF OF M&S CIVIL CONSULTANTS, INC.

DATE

OWNER/DEVELOPER STATEMENT:

I, THE OWNER/DEVELOPER HAVE READ AND WILL COMPLY WITH THE REQUIREMENTS SPECIFIED IN THESE DETAILED PLANS AND SPECIFICATIONS

MR. JEFF MARK
THE LANDHUIS COMPANY, PRESIDENT

DATE

EL PASO COUNTY:

COUNTY PLAN REVIEW IS PROVIDED ONLY FOR GENERAL CONFORMANCE WITH COUNTY DESIGN CRITERIA. THE COUNTY IS NOT RESPONSIBLE FOR THE ACCURACY AND ADEQUACY OF THE DESIGN, DIMENSIONS, AND/OR ELEVATIONS WHICH SHALL BE CONFIRMED AT THE JOB SITE. THE COUNTY THROUGH 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, AND ENGINEERING CRITERIA MANUAL AS AMENDED.

IN ACCORDANCE WITH THE 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 YET 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 DIRECTOR'S DISCRETION.

JOSHUA PALMER, P.E.
COUNTY ENGINEER / ECM ADMINISTRATOR

DATE

BENCHMARKS

1. SOUTH 1/2 CORNER OF SECTION 26, TOP OF 2 1/2" ALUMINUM CAP.
ELEV. = 7140.91
VERTICAL DATUM = NGVD 1929
2. SOUTHWEST CORNER OF SECTION 25, TOP OF 3 1/2" ALUMINUM CAP.
ELEV. = 7136.34
VERTICAL DATUM = NGVD 1929

ABBREVIATION LEGEND

CL-CL CENTERLINE, INTERSECTION	CONST	CONSTRUCTION
FL-FL FLOWLINE INTERSECTION	EX	EXISTING
BT BEGIN TRANSITION	TBC	TOP BACK OF CURB
ET END TRANSITION	PUB	PUBLIC
PC POINT OF CURVE	PVT	PRIVATE
PCC POINT OF COMPOUND CURVE	SLV	SLEEVE
PCR POINT OF CURB RETURN	STM	STORM SEWER
PRC POINT OF REVERSE CURVE	WTR	WATER
PT POINT OF TANGENT	XPAN	CROSSPAN
EL ELEVATION	STD	STANDARD
CDS CUL-DE-SAC	SHT	SHEET
KN KNUCKLE	P&P	PLAN AND PROFILE
LP LOOP	C&G	CURB AND GUTTER
N NORTH	W	WEST
S SOUTH	E	EAST
HP HIGH POINT	ROW	RIGHT OF WAY
LT LEFT	EOP	EDGE OF PAVEMENT
RT RIGHT	WTR	WATER
FL FLOWLINE	SAN	SANITARY SEWER
CONST CONSTRUCTION	PROP	PROPOSED
EX EXISTING	COLL	COLLECTOR
NTS NOT TO SCALE	LP	LOW POINT
SRV SERVICE	RES	RESIDENTIAL
STA STATION	MRL	MERCHANT ROYAL LOOP

BASIS OF BEARINGS:

THE NORTH LINE OF SAID TRACT E , SAID LINE ALSO BEING THE NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 26, TOWNSHIP 12 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO, BEING MONUMENTED AT THE NORTHWEST CORNER WITH A 2-1/2" ALUMINUM CAP STAMPED "PLS 4842" AND AT THE NORTHEAST CORNER WITH A 2-1/2" ALUMINUM CAP STAMPED "PLS 4842". SAID LINE IS ASSUMED TO BEAR N88W45E AT A DISTANCE OF 2640.24 FEET. THE UNIT OF MEASUREMENT IS U.S. SURVEY FEET.

NOTE:

ALL STORM SEWER TO BE PRIVATE.

CONTRACTOR TO CROSS REFERENCE
DETAILED GRADING PLANS TO
VERIFY TOP OF BOX OR GRATE
ELEVATIONS

PCD PROJECT NO.



FALCON RESERVE FILING NO. 1

BMP & POND CONSTRUCTION PLANS

PROJECT NO. 43-144

DATE: 10/16/2025

SHEET 1 OF 26

ST01

212 N WAHSATCH AVE, STE 305
COLORADO SPRINGS CO 80903
PHONE: 719.955.5485

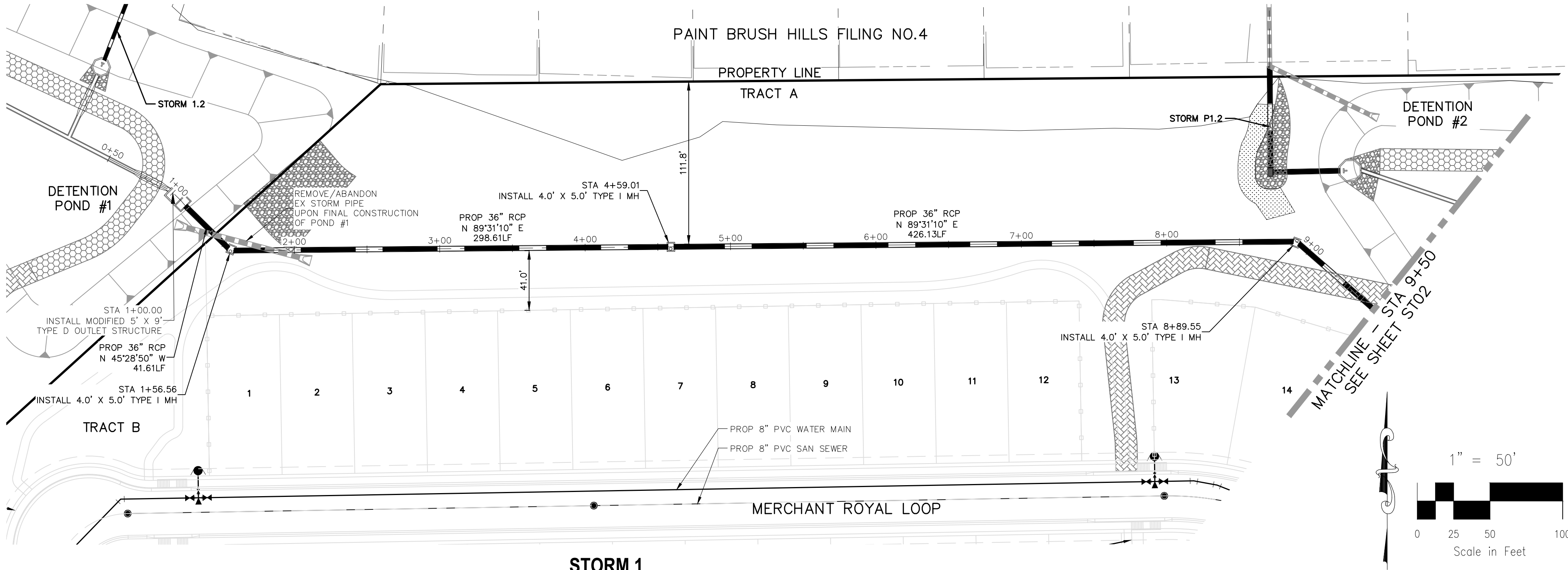
M & S CIVIL CONSULTANTS, INC.

FOR AND ON BEHALF OF
M&S CIVIL CONSULTANTS,
INC.

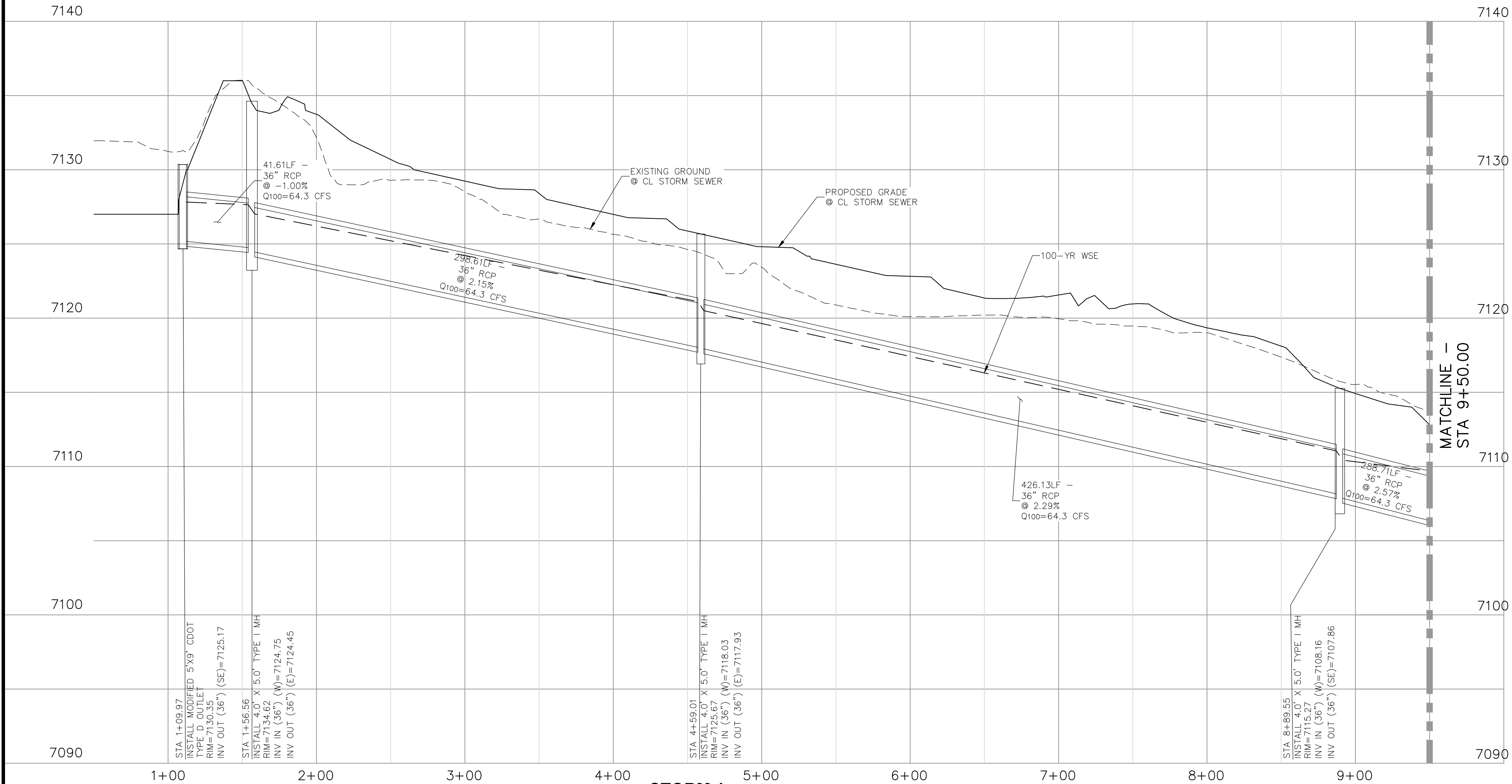
REVISIONS:
NO. DATE BY DESCRIPTION

THE ENGINEER PREPARED THESE PLANS WILL NOT BE RESPONSIBLE, OR LIABLE FOR, UNAUTHORIZED CHANGES TO OR USES OF THESE PLANS. ALL CHANGES TO THE PLANS MUST BE IN WRITING AND MUST BE APPROVED BY THE PREPARE OF THESE PLANS.

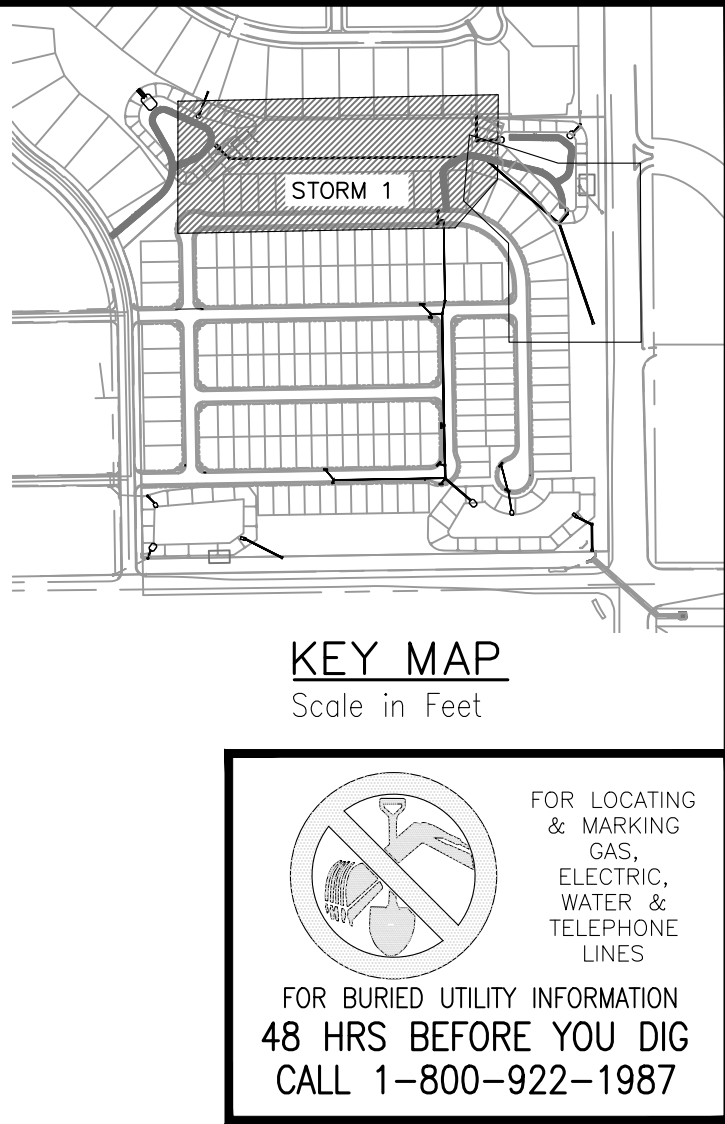
CAUTION



STORM 1
STA 1+00.00 TO STA 9+50.00



STORM 1

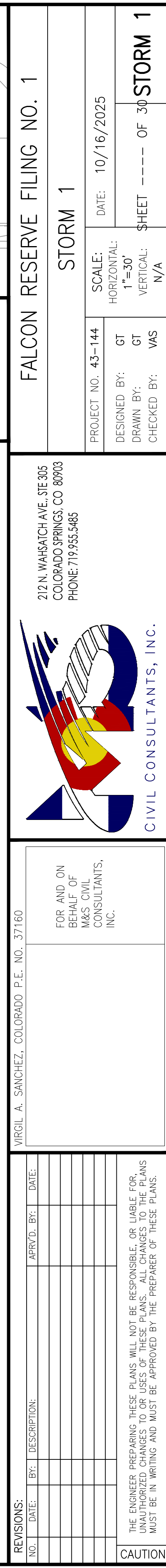
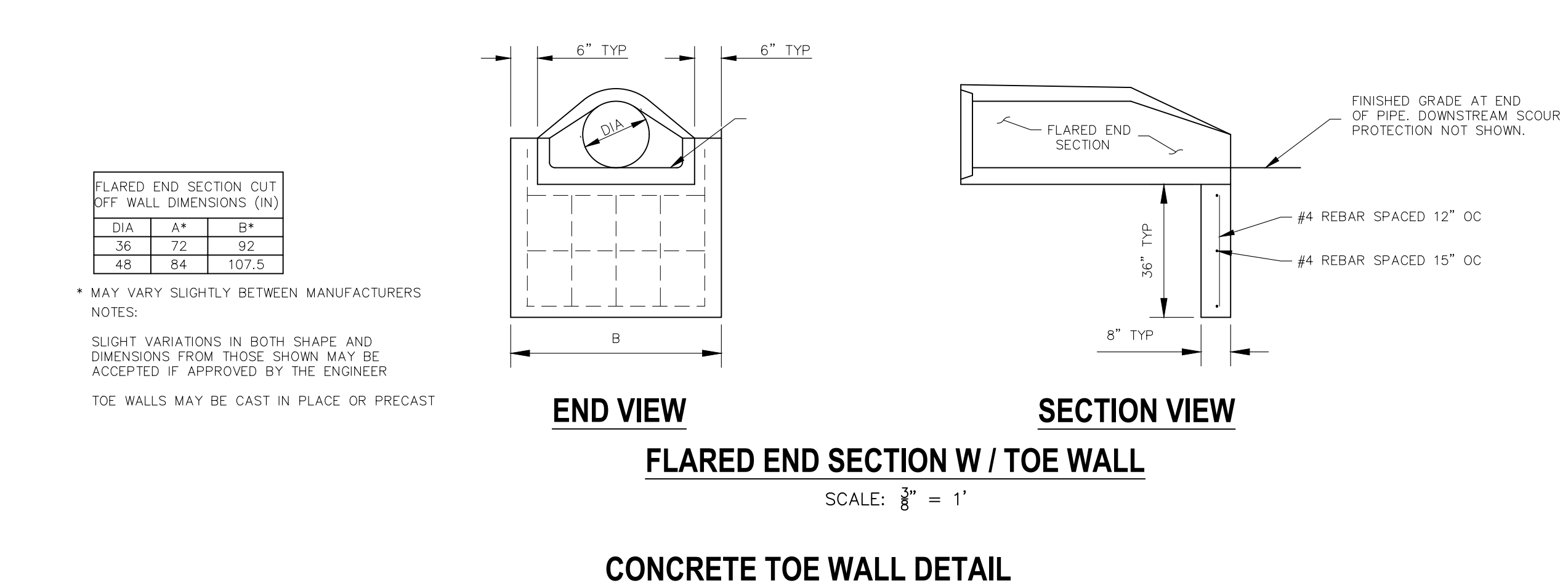
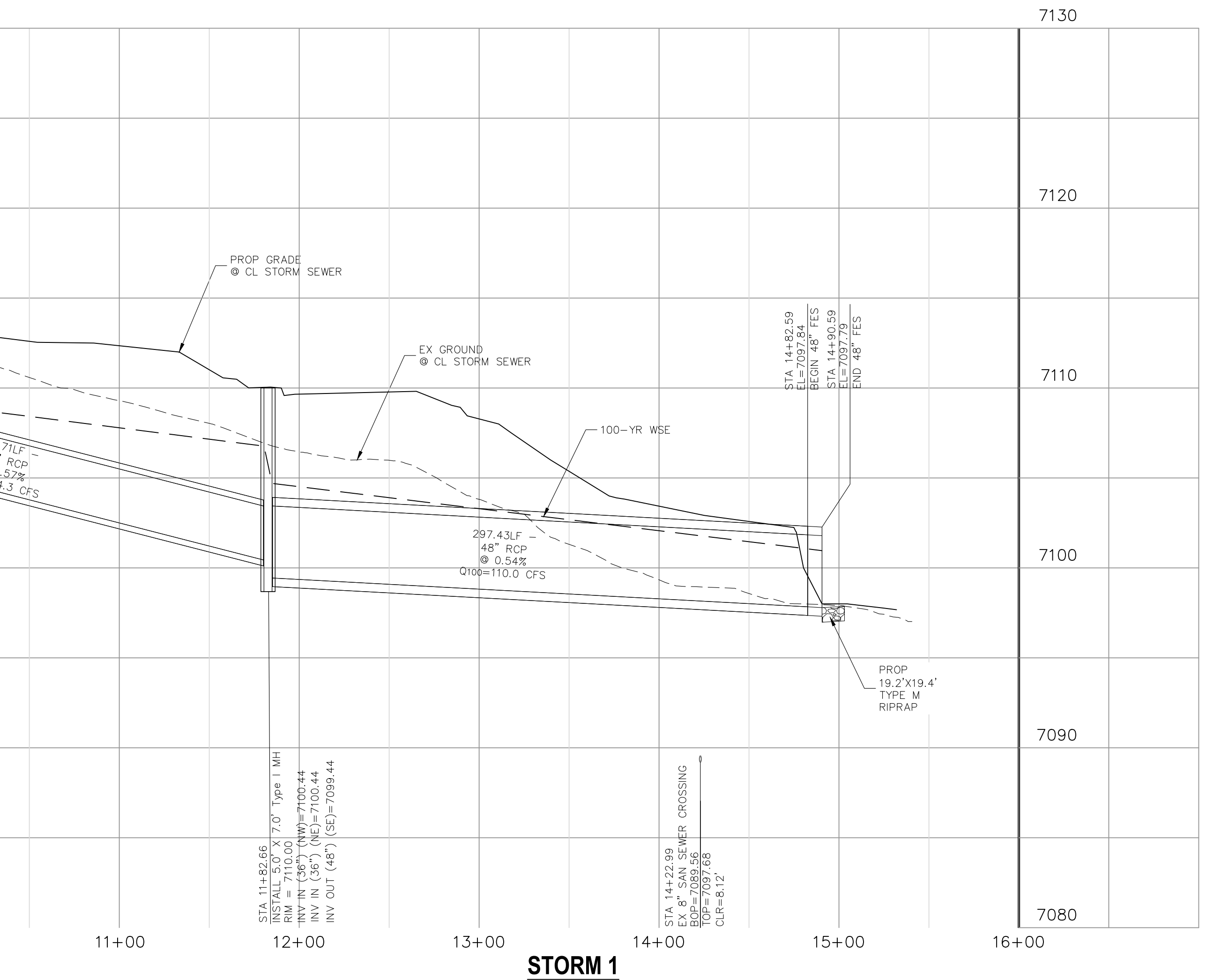


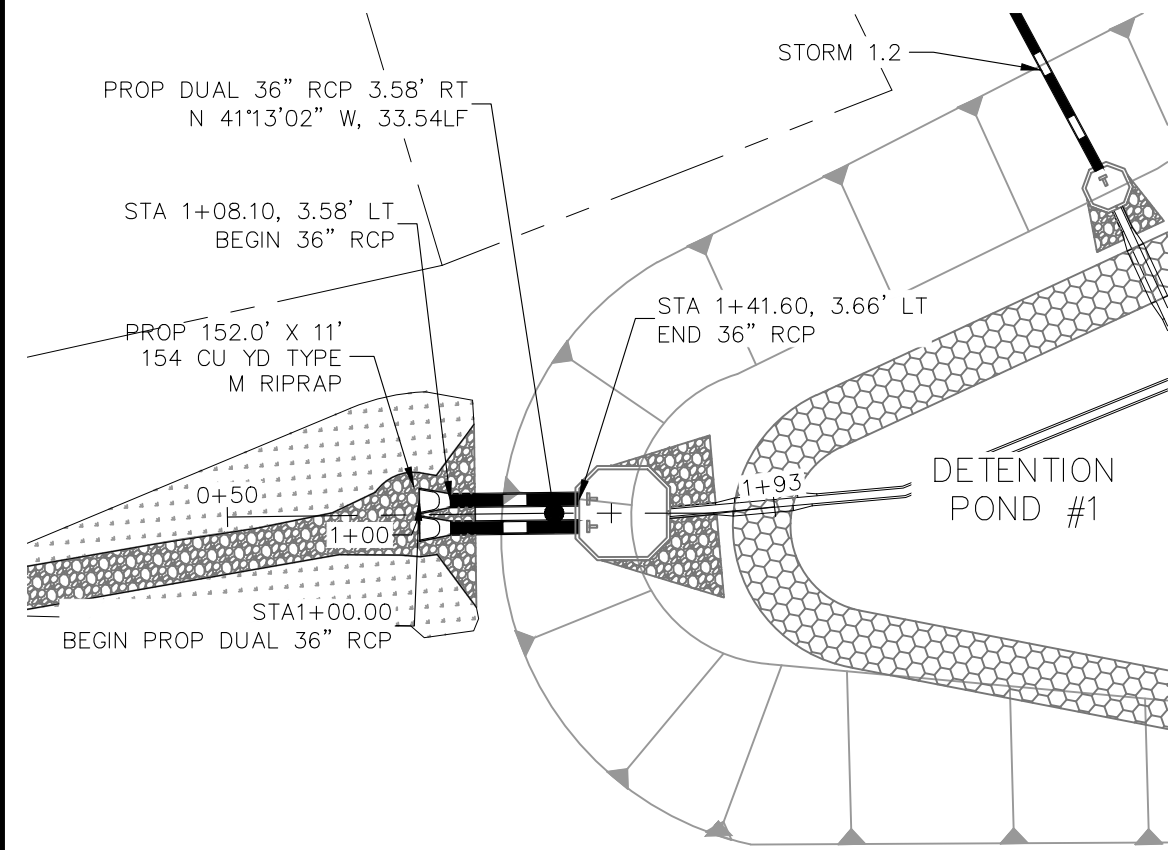
FALCON RESERVE FILING NO. 1			
STORM 1			
PROJECT NO. 43-144		SCALE:	DATE: 10/16/2025
DESIGNED BY: GT		HORIZONTAL:	1"=30'
DRAWN BY: GT		VERTICAL:	N/A
CHECKED BY: VAS		SHEET 0-101 STORM 1	

212 N WAHATCH AVE, STE 305 COLORADO SPRINGS, CO 80903 PHONE: 719.555.5485	 CIVIL CONSULTANTS, INC.
FOR AND ON BEHALF OF M&S CIVIL CONSULTANTS, INC.	

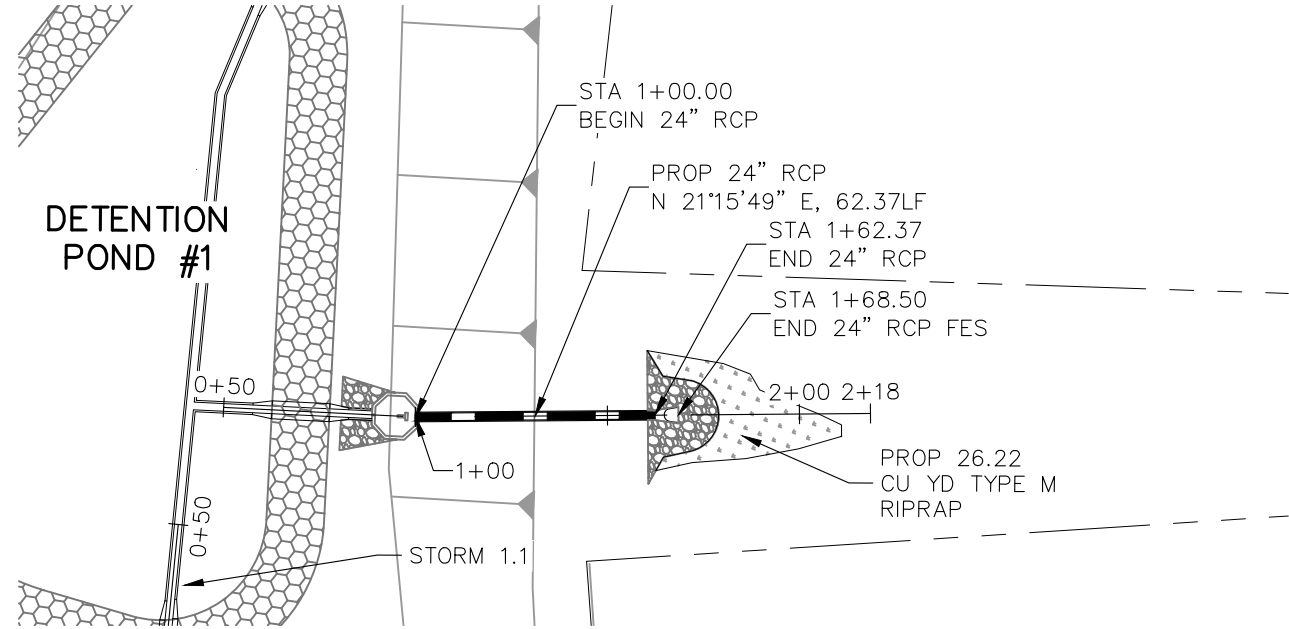
VIRGIL A. SANCHEZ, COLORADO P.E. NO. 37160	
FOR AND ON BEHALF OF M&S CIVIL CONSULTANTS, INC.	

REVISIONS:		BY:	DESCRIPTION:	APPROVED BY:	DATE:

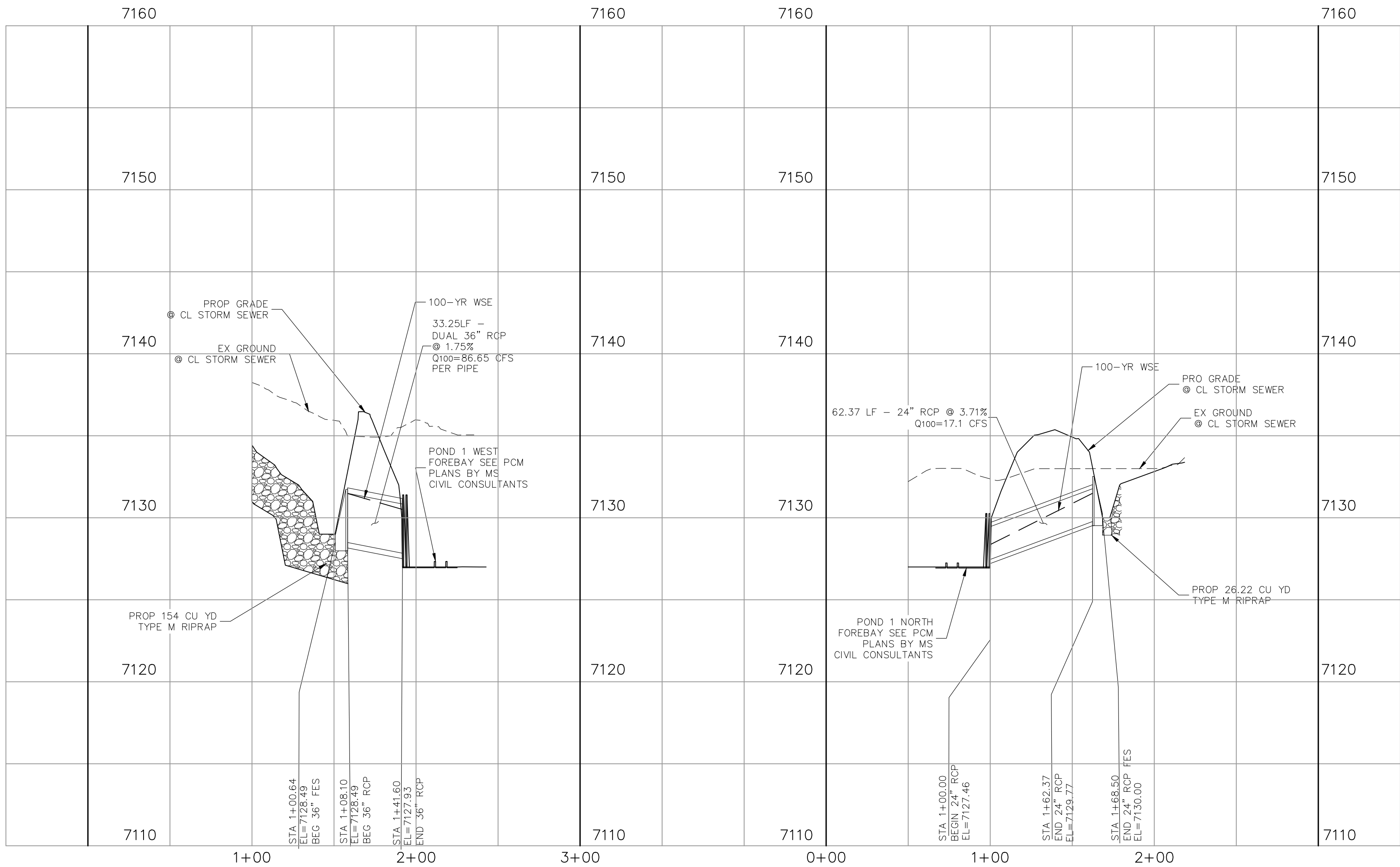




STORM 1.1
STA 1+00.00 TO STA 1+41.64



STORM 1.2
STA 1+00.00 TO STA 1+68.50

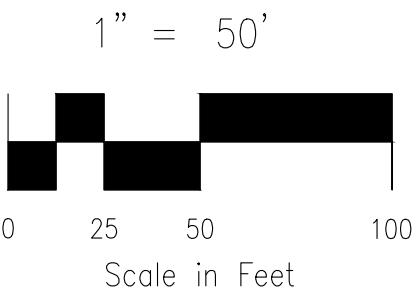


STORM 1.1

STORM 1.2



KEY MAP
Scale in Feet



FALCON RESERVE FILING NO. 1	
STORM 1.1 & 1.2	
PROJECT NO. 43-144	SCALE: HORIZONTAL: 1"=30' VERTICAL: N/A
DESIGNED BY: GT	DATE: 10/16/2025
DRAWN BY: GT	
CHECKED BY: VAS	
SHEET --03-- STORM 1.1 & 1.2	

212 N WAHATCH AVE, STE 305
COLORADO SPRINGS CO 80903
PHONE: 719.955.5465

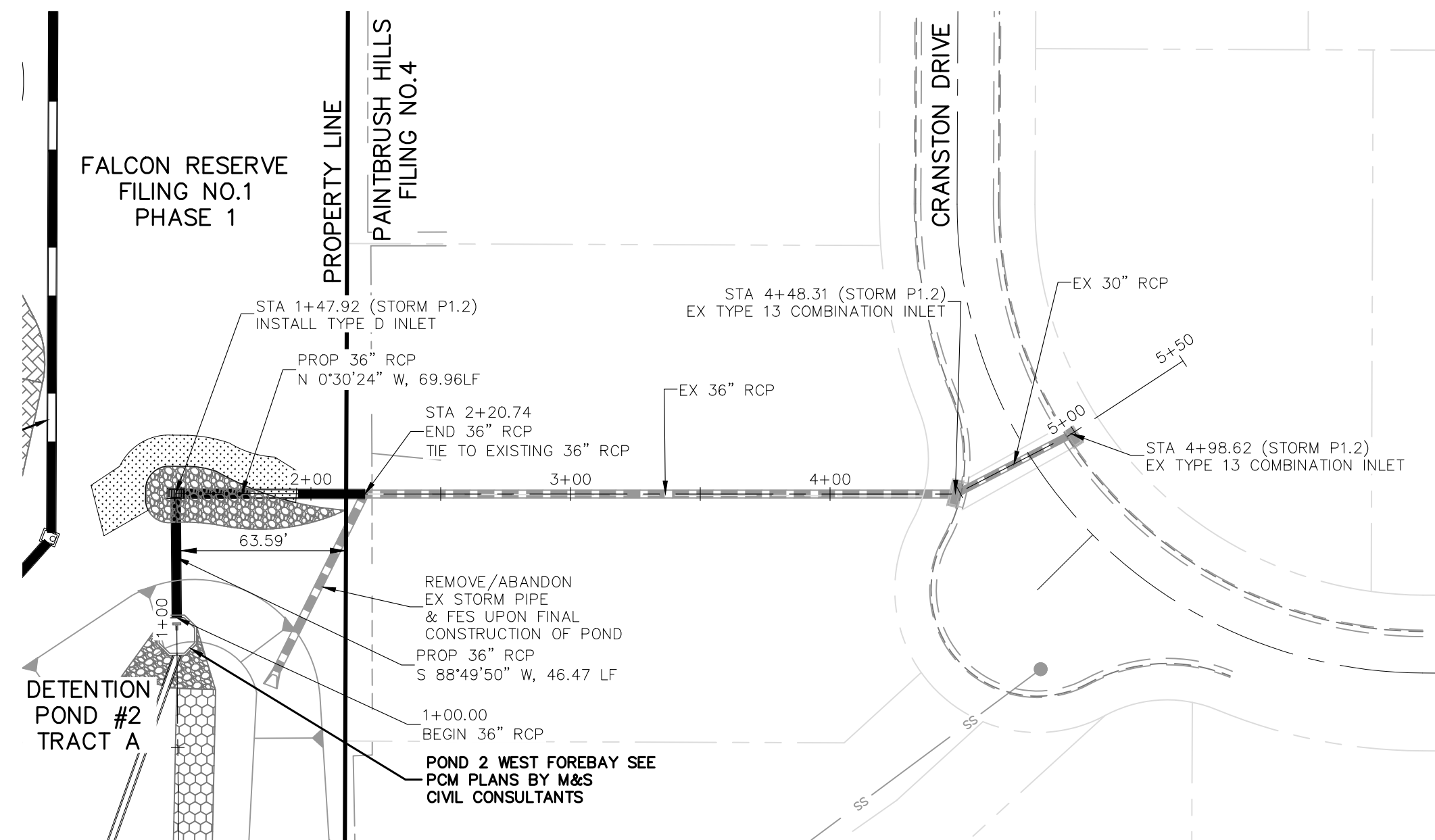
VIRGIL A. SANCHEZ, COLORADO P.E. NO. 37160

FOR AND ON BEHALF OF CIVIL CONSULTANTS, INC.

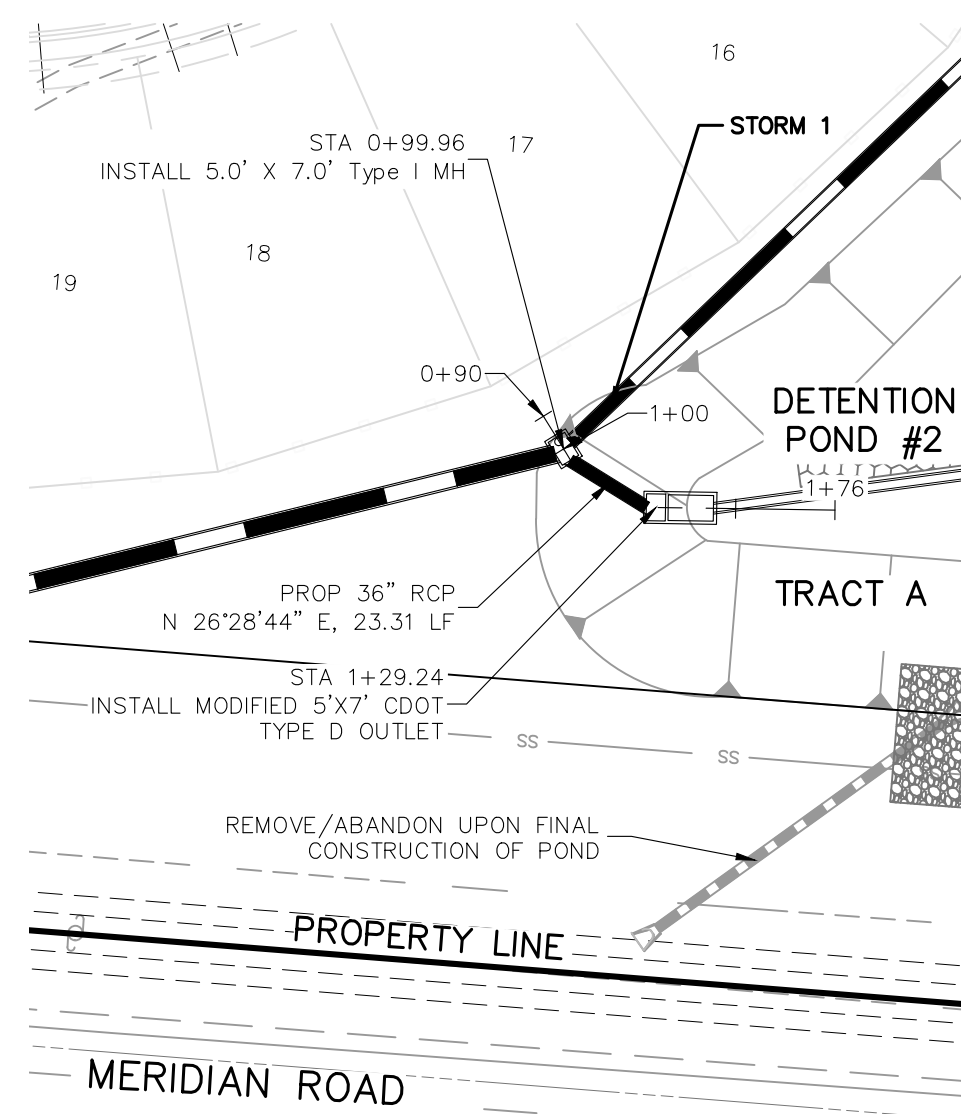
NO.	DATE	BY	DESCRIPTION	APPROVED BY	DATE

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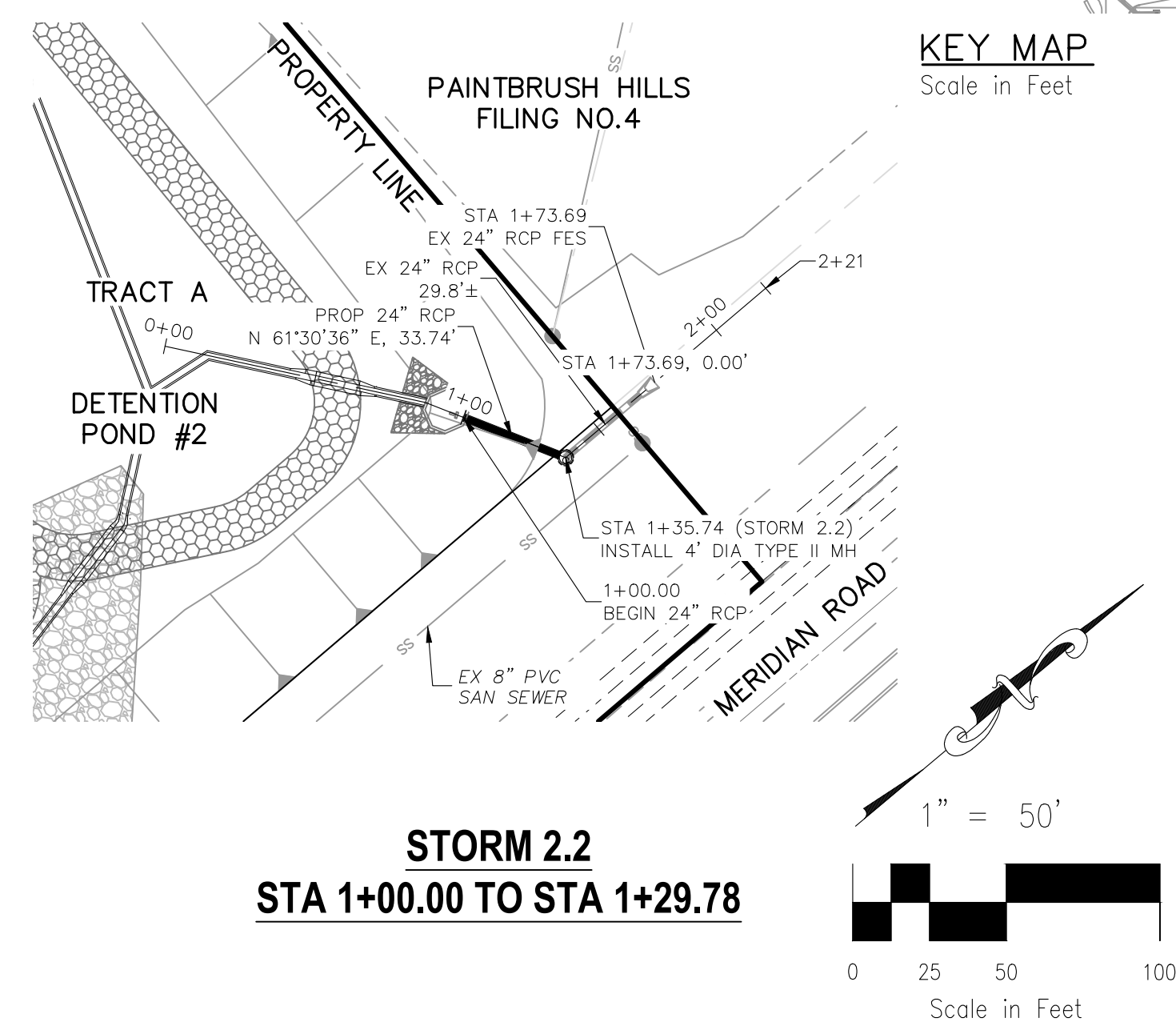
CAUTION



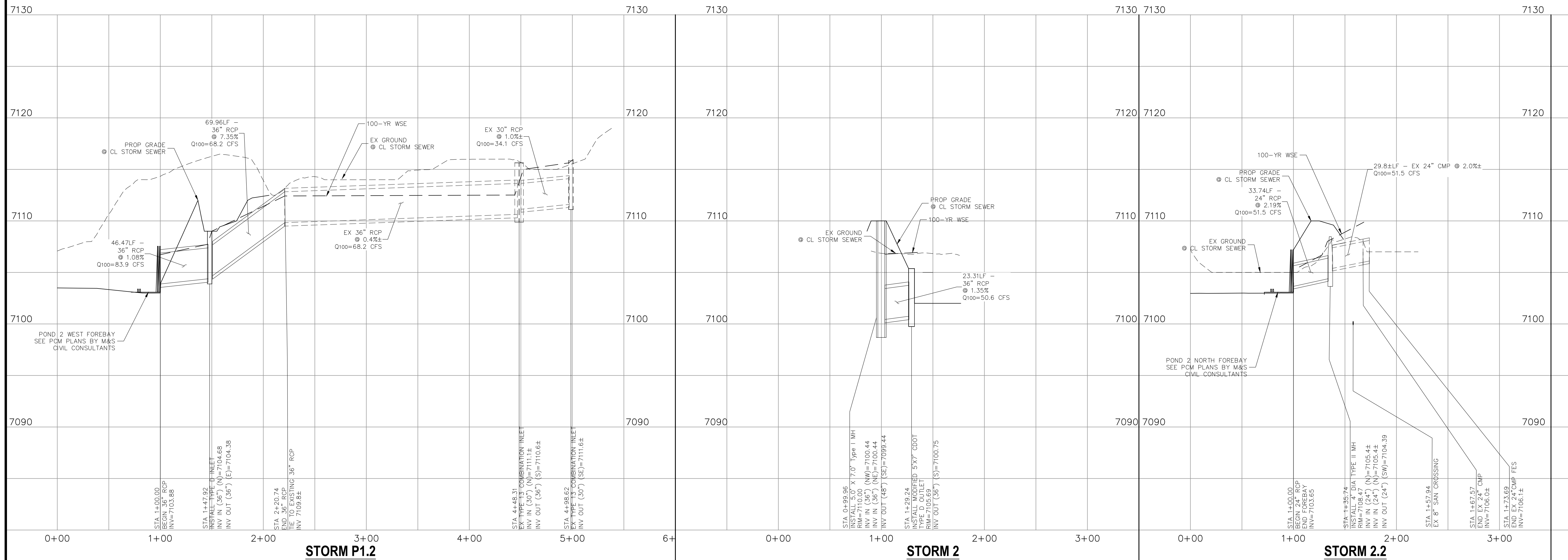
STORM P1.2
STA 1+00.00 TO STA 2+30.53



STORM 2
STA 1+00.00 TO STA 1+57.37



STORM 2.2
STA 1+00.00 TO STA 1+29.78



REVISIONS:					
NO.	DATE:	BY:	DESCRIPTION:	APPR'D. BY:	DATE:
THE ENGINEER PREPARING THESE PLANS WILL NOT BE RESPONSIBLE, OR LIABLE FOR, ANY CHANGES TO THE PROJECT THAT ARE MADE AFTER THE DATE OF ISSUANCE OF THESE PLANS MUST BE IN WRITING AND MUST BE APPROVED BY THE PREPARED OF THESE PLANS.					
CAUTION					

VIRGIL A. SANCHEZ, COLORADO P.E. NO. 37160

FOR AND ON
BEHALF OF
V.A.S. CIVIL
CONSULTANTS,
INC.



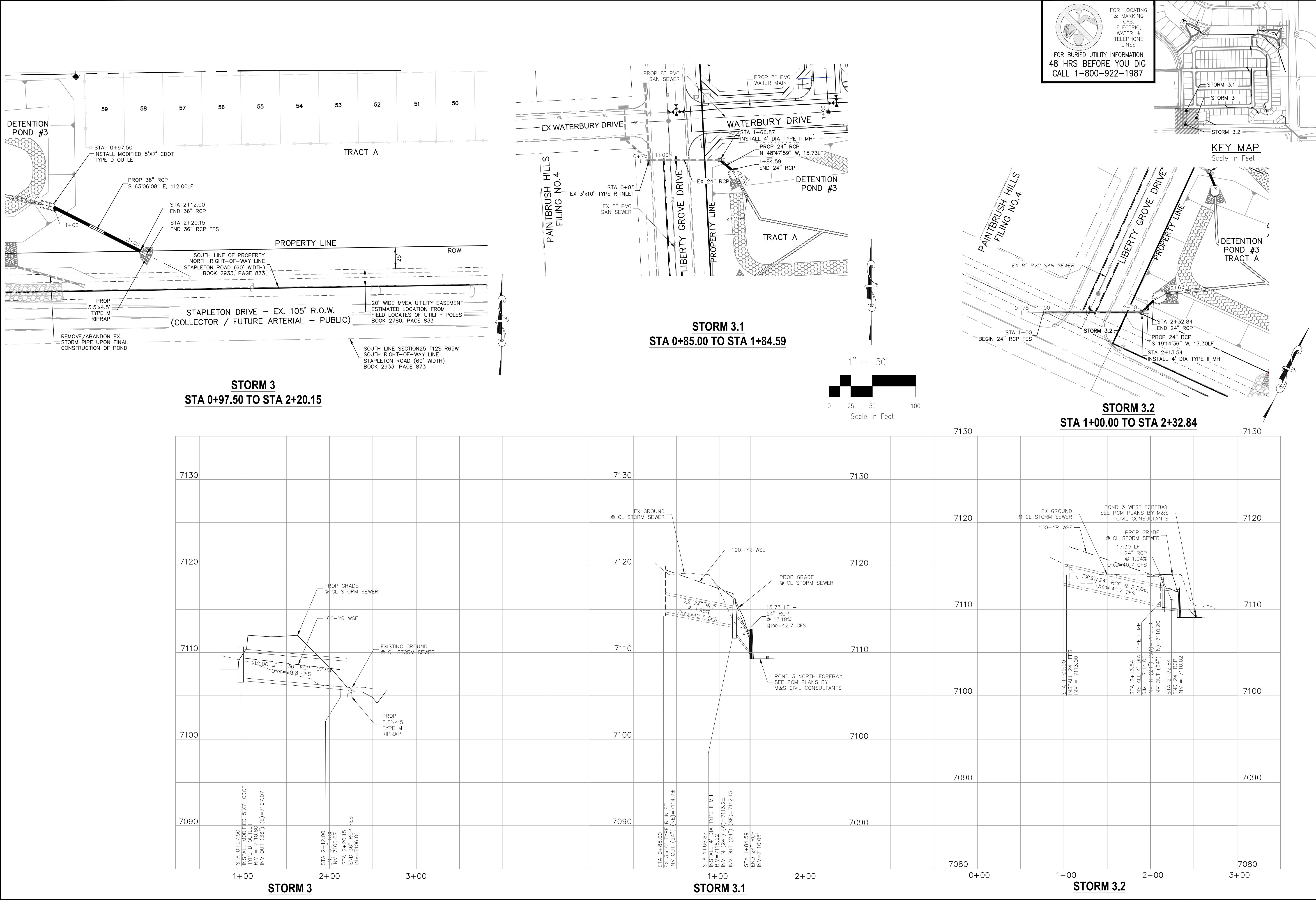
CIVIL CONSULTANTS, INC.

212 N WAHSATCH AVE., STE 305
COLORADO SPRINGS CO 80903
PHONE: 719/555-5485

FALCON RESERVE FILING NO. 1

STORM 1.2 2 & 2.2

PROJECT NO. 43-144		SCALE: 10/16/2025	
DESIGNED BY: GT	HORIZONTAL: " = 30'		
DRAWN BY: GT	VERTICAL: N/A		
CHECKED BY: WAS	SHEET -- STORM 1.2 2		



FALCON RESERVE FILING NO. 1	
STORM 3 3.1 & 3.2	
PROJECT NO. 43-144	DATE: 10/16/2025
DESIGNED BY: GT	SCALE: HORIZONTAL: 1"=30'
DRAWN BY: GT	VERTICAL: N/A
CHECKED BY: VAS	SHEET --ST04-3--STORM 3 & 3.2

210 N. WAKATCH AVE. STE 305
COLORADO SPRINGS CO 80903
PHONE: 719.555.5465

CIVIL CONSULTANTS, INC.

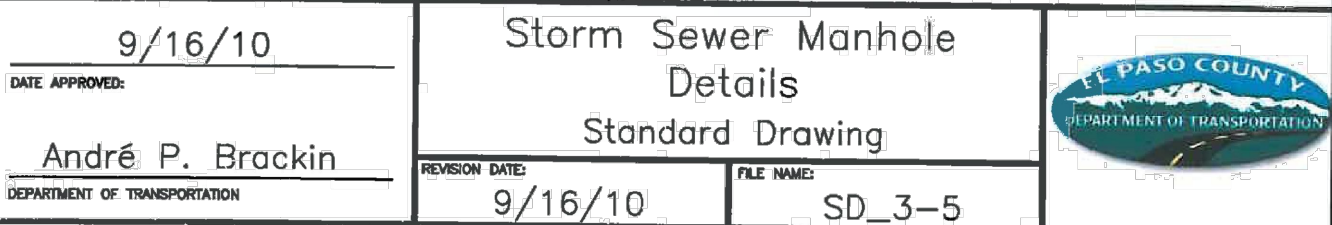
VIRGIL A. SANCHEZ, COLORADO P.E. NO. 37160

FOR AND ON BEHALF OF CIVIL CONSULTANTS, INC.

NO.	DATE	BY	DESCRIPTION	APPROVED BY	DATE

THE ENGINEER PREPARING THESE PLANS WILL NOT BE RESPONSIBLE, OR LIABLE FOR, UNAUTHORIZED CHANGES TO OR USES OF THESE PLANS. ALL CHANGES TO THE PLANS MUST BE IN WRITING AND MUST BE APPROVED BY THE PREPARED OF THESE PLANS.

CAUTION



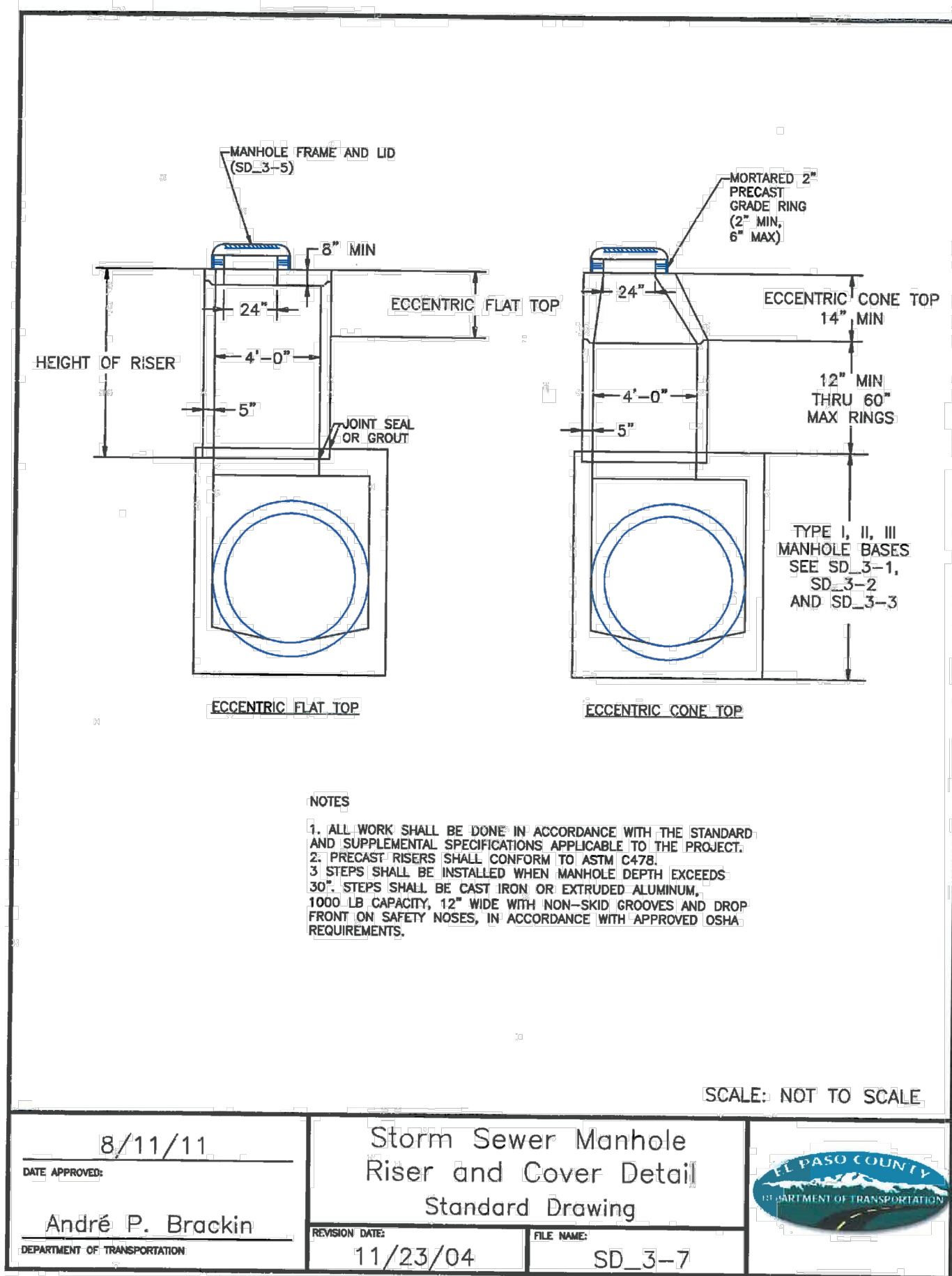
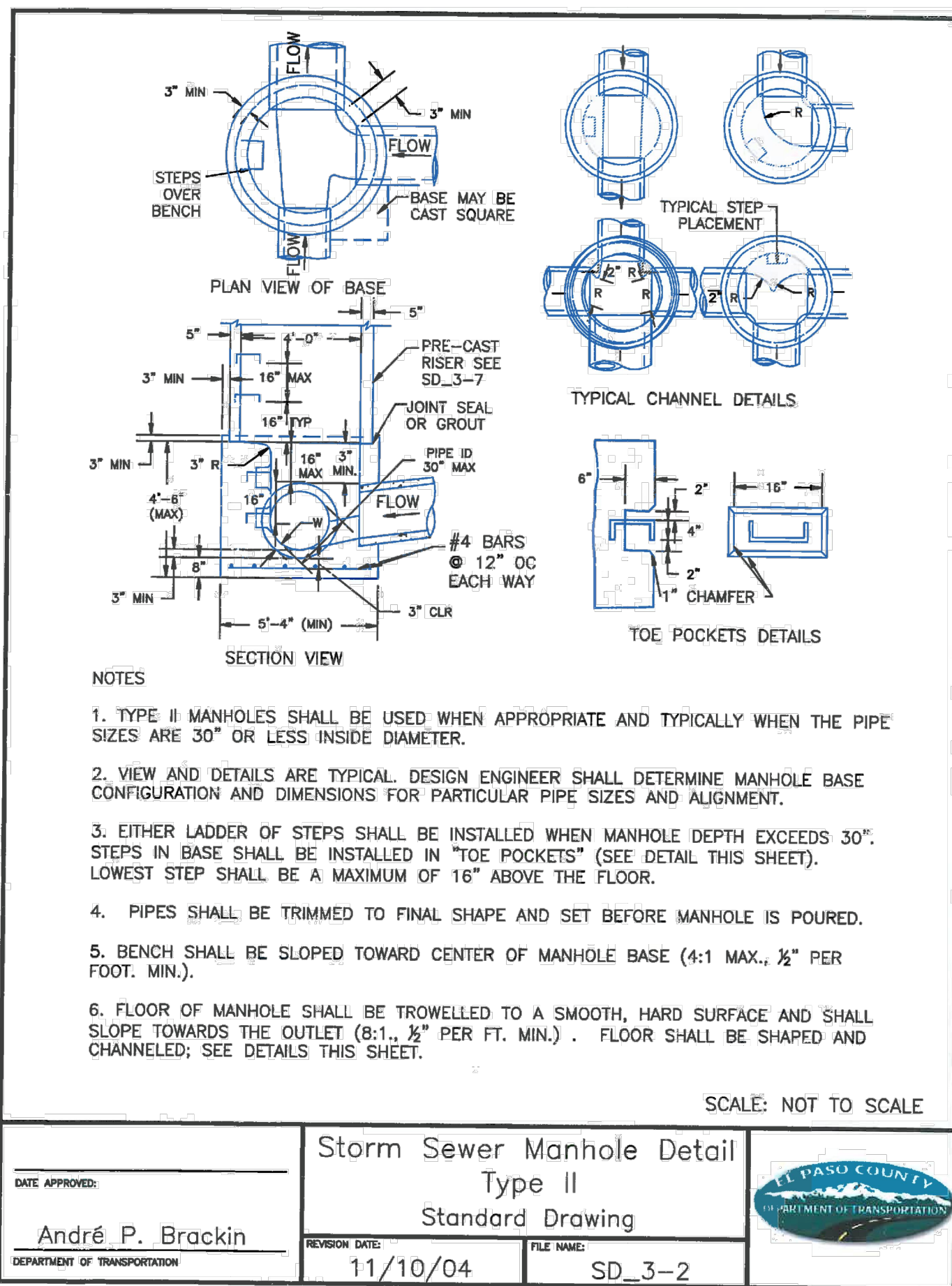
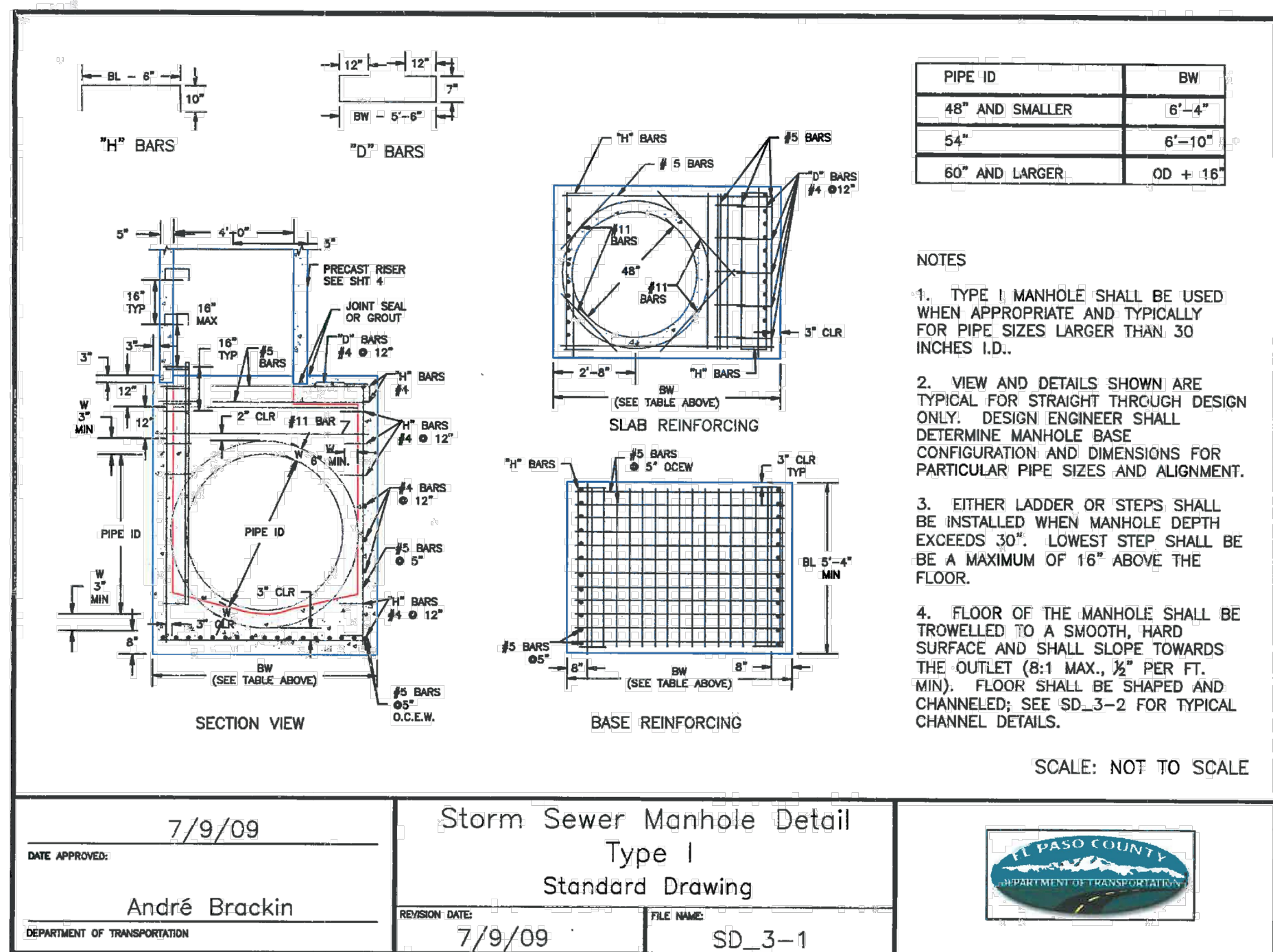
1. ALL STATIONING IS ALONG STORM SEWER CENTERLINE UNLESS OTHERWISE INDICATED. ALL ELEVATIONS ARE INVERT UNLESS OTHERWISE INDICATED.
2. ALL STORM SEWER BENDS, MANHOLES, AND WYES SHOWN ON THE PLANS SHALL BE PREFABRICATED. HORIZONTAL AND VERTICAL BENDS ARE INDICATED ON THE PLANS.
3. ALL CONNECTIONS BETWEEN DISSIMILAR MATERIALS (I.E. HP STORM PIPE AND CONCRETE STRUCTURES), SHALL BE WATER TIGHT. REFER TO ADS WATERSTOP STRUCTURE CONNECTION DETAILS (SEE THIS CONSTRUCTION SET) FOR ADDITIONAL INFORMATION.
4. THE CONTRACTOR SHOULD ATTEMPT TO LIMIT CONSTRUCTION TRAFFIC ATOP THE PROPOSED STORM SEWER INSTALLATION. AS PER THE MANUFACTURERS RECOMMENDATIONS THE CONTRACTOR SHALL PROVIDE A MIN OF 12" OF COVER AT ALL TIMES ATOP THE BACKFILLED STORM SEWER TO TOP OF THE FINISHED GROUND OR BOTTOM OF FLEXIBLE PAVEMENT SURFACE TO PROTECT THE PIPE FROM H-25 VEHICULAR TRAFFIC. A MINIMUM OF 36" SHOULD BE PROVIDED TO PROTECT THE STORM SEWER FROM 30 T TO 60 T TRAFFIC AND MINIMUM OF 72" FOR TRAFFIC UP TO 78 T AXLE LOADS. FINAL GRADING SHOWN ON THE PLANS WILL PROHIBIT VEHICULAR TRAFFIC TO LOADS LESS THE H-25.
5. REFER TO THE DETAIL IN THIS CONSTRUCTION SET FOR PIPE TRENCH DETAILS AND PIPE SPECIFICATION.

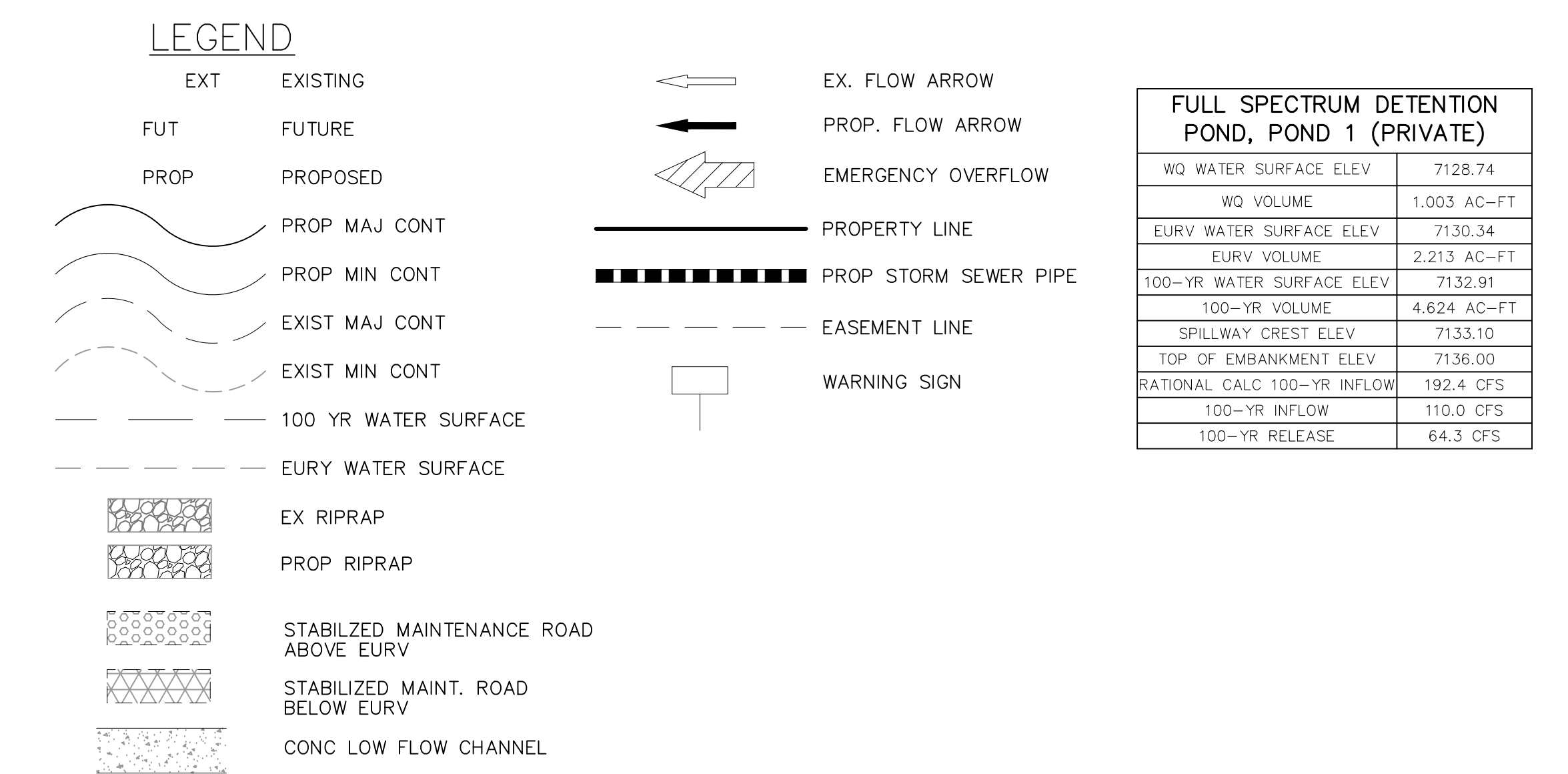
1. ALL CONSTRUCTION INVOLVING THE PLACEMENT OF STRUCTURAL CONCRETE SHALL BE COMPLETED IN ACCORDANCE WITH STANDARD SPECIFICATIONS, AND AS SUPPLEMENTED BY THE COLORADO DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS FOR ROADWAY AND BRIDGE CONSTRUCTION.
2. STEEL REINFORCING SHALL BE GRADE 60 FOR ALL REINFORCING STEEL GREATER THAN #4. SPlicing, LAP SPlicing SHALL BE MINIMUM IN THE FOLLOWING TABLE UNLESS OTHERWISE SPECIFIED:

BAR SIZE	#4	#5	#6	#7	#8
SPlice LENGTH	1'-9"	2'-2"	2'-7"	3'-4"	4'-3"

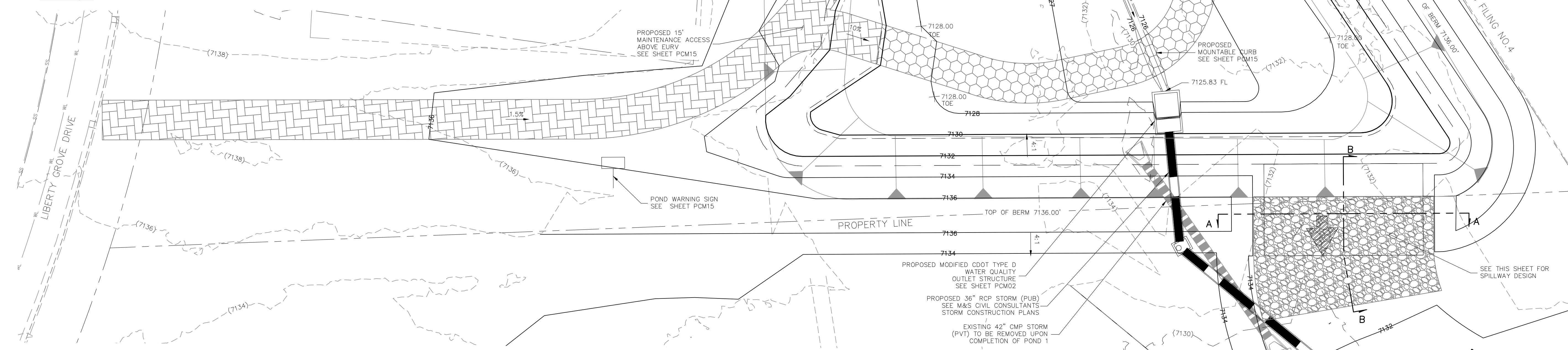
ALL REINFORCING SHALL HAVE A 2-INCH MINIMUM COVER UNLESS OTHERWISE SPECIFIED. ALL REINFORCED STEEL TO BE EPOXY COATED.
3. CAST-IN-PLACE CONCRETE SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH (fc) OF 4,000 PSI AT 28 DAYS. ALL CONCRETE PLACED AGAINST SOIL SHALL BE TYPE II PORTLAND CEMENT. ALL EXPOSED CORNERS SHALL BE FORMED WITH A 3/4" CHAMFER UNLESS OTHERWISE SPECIFIED.
4. EXPANSION JOINT MATERIAL SHALL MEET AASHTO SPECIFICATION M-213.
5. BACKFILL AGAINST STRUCTURES SHALL NOT COMMENCE UNTIL ALL SUPPORTING DIAPHRAGMS ARE IN PLACE AND CONCRETE HAS OBTAINED ITS FULL SEVEN DAY STRENGTH. BACKFILL SHALL BE PLACED EQUALLY ON EACH SIDE OF RETAINING WALL STRUCTURES AND CUTOFF WALLS UNTIL THE FINAL GRADE IS REACHED.
6. FOOTING EXCAVATIONS SHALL BE EXAMINED BY THE GEOTECHNICAL ENGINEER WITH A 24-HOUR MINIMUM NOTIFICATION FOR SOIL AND/OR CONCRETE TESTING. PLACEMENT OF CONCRETE IN THE ABSENCE OF TESTING SHALL BE COMPLETED AT THE SOLE RISK OF THE CONTRACTOR.
7. PRIOR TO THE PLACEMENT OF CONCRETE IN AREAS WHERE SOIL IS PRESENT, THE SOIL SHALL BE SCARIFIED TO A MINIMUM DEPTH OF 6-INCHES. THE MOISTURE CONTENT SHALL BE ADJUSTED TO WITHIN PLUS OR MINUS 2 PERCENT OF THE OPTIMUM MOISTURE CONTENT AND RECOMPACTED TO AT LEAST 95 PERCENT RELATIVE COMPACTION (AASHTO-T-180).

ABBREVIATIONS
EC -- EPOXY COATED O.F. -- OUTSIDE FACE E.F. -- EACH FACE E.W. -- EACH WAY I.F. -- INSIDE FACE N.F. -- NEAR FACE
T.O.C. -- TOP OF CONCRETE B.O.C. -- BOTTOM OF CONCRETE CONT. -- CONTINUOUS





FULL SPECTRUM DETENTION POND, POND 1 (PRIVATE)	
WQ WATER SURFACE ELEV	7128.74
WQ VOLUME	1.003 AC-FT
EURV WATER SURFACE ELEV	7130.34
EURV VOLUME	2.213 AC-FT
100-YR WATER SURFACE ELEV	7132.91
100-YR VOLUME	4.624 AC-FT
SPILLWAY CREST ELEV	7133.10
TOP OF EMBANKMENT ELEV	7136.00
RATIONAL CALC 100-YR INFLOW	192.4 CFS
100-YR INFLOW	110.0 CFS
100-YR RELEASE	64.3 CFS

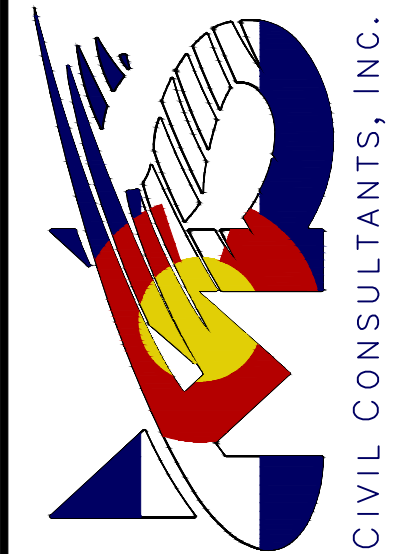


PRIVATE FULL SPECTRUM DETENTION BASIN (POND 1)
SCALE: 1"=20'



FALCON RESERVE FILING NO. 1

212 N. WAHSATCH AVE., STE 305
COLORADO SPRINGS, CO 80903
PHONE: 719.955.5485



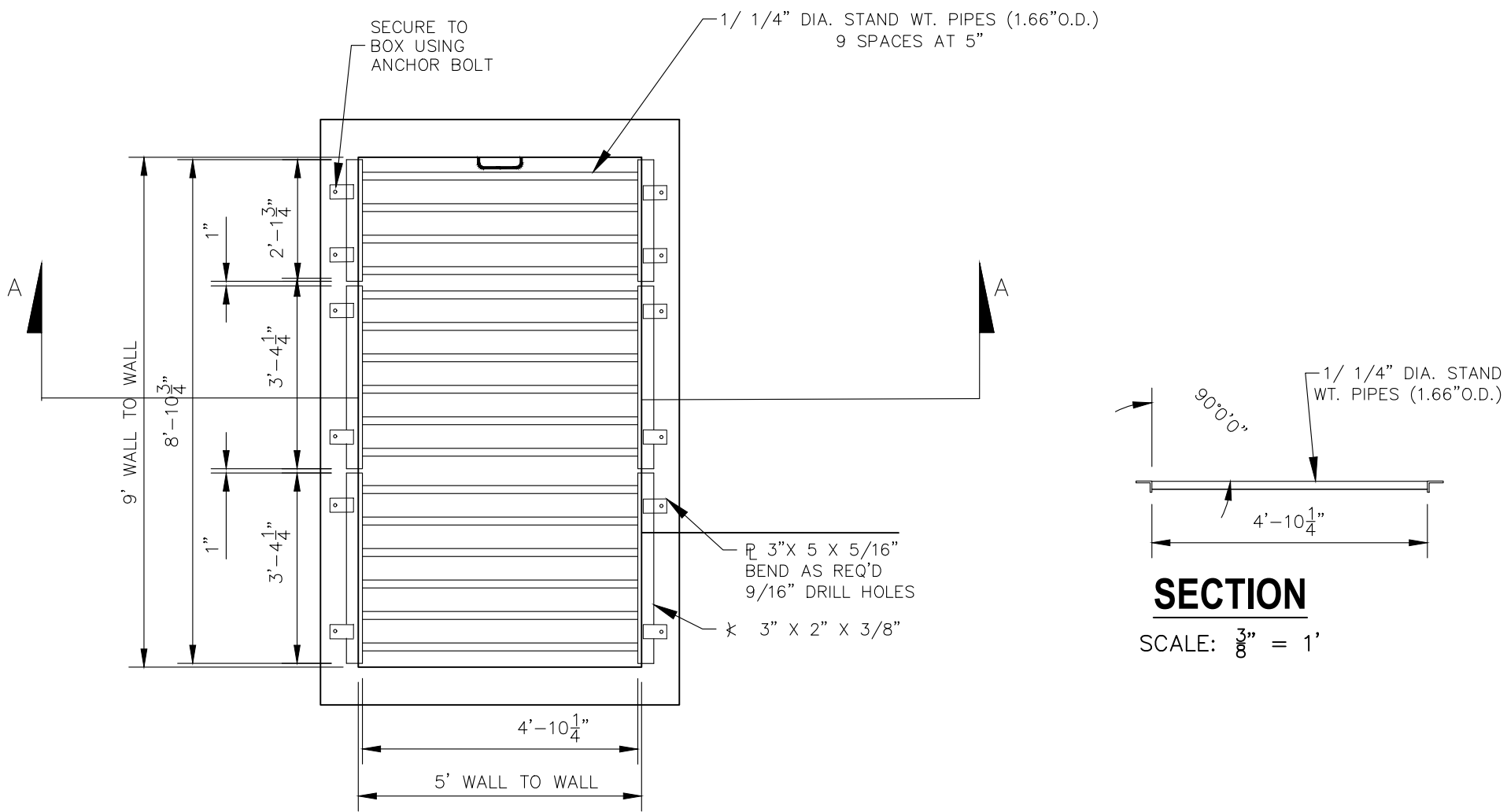
160 FOR AND ON
BEHALF OF
M&S CIVIL
CONSULTANTS,
INC.

VIRGIL A. SANCHEZ, COLORADO P.E. NO. 37160

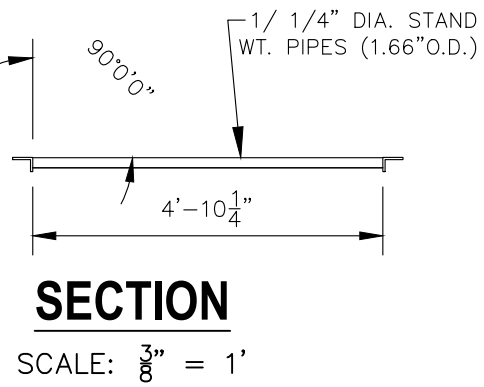
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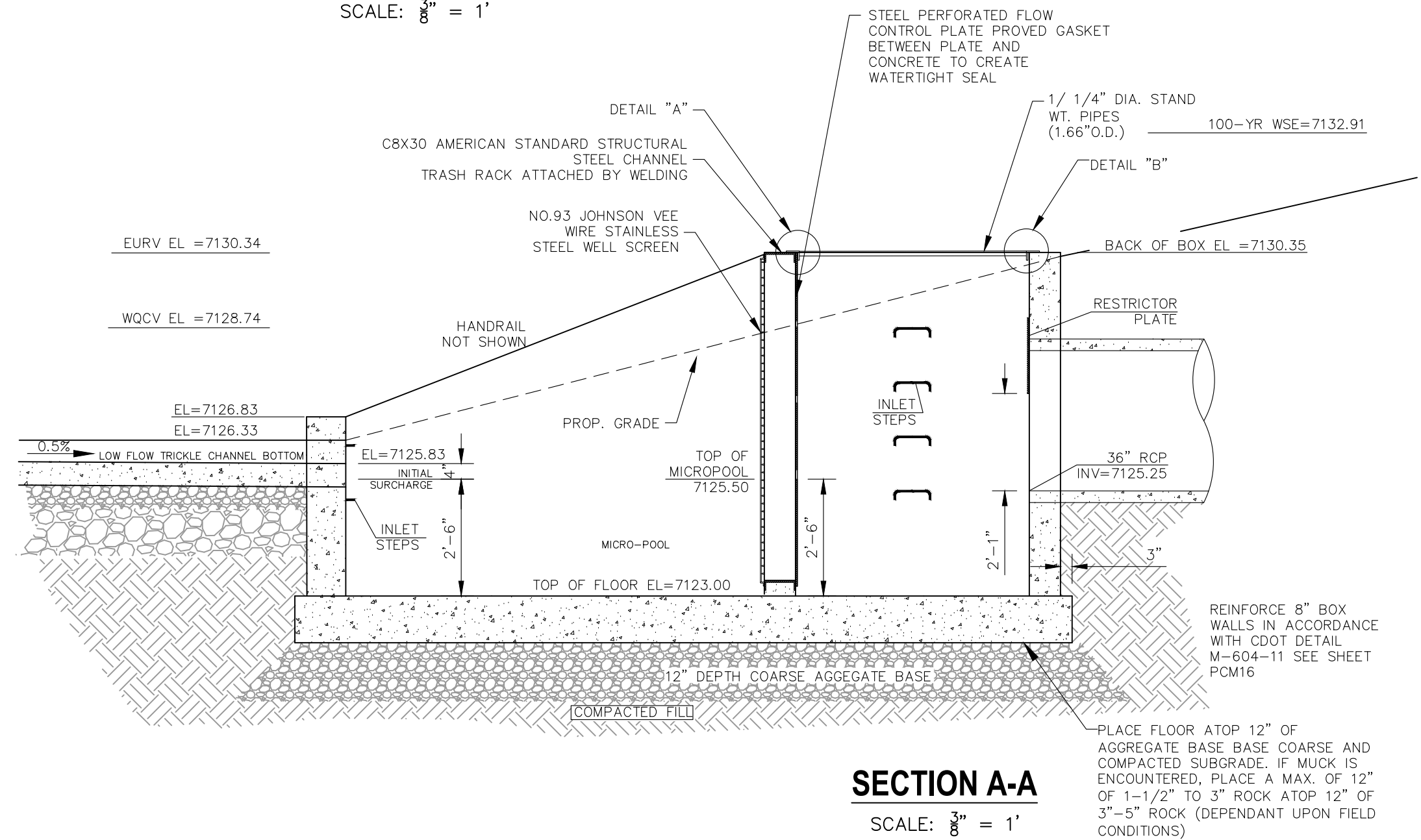
CAUTION



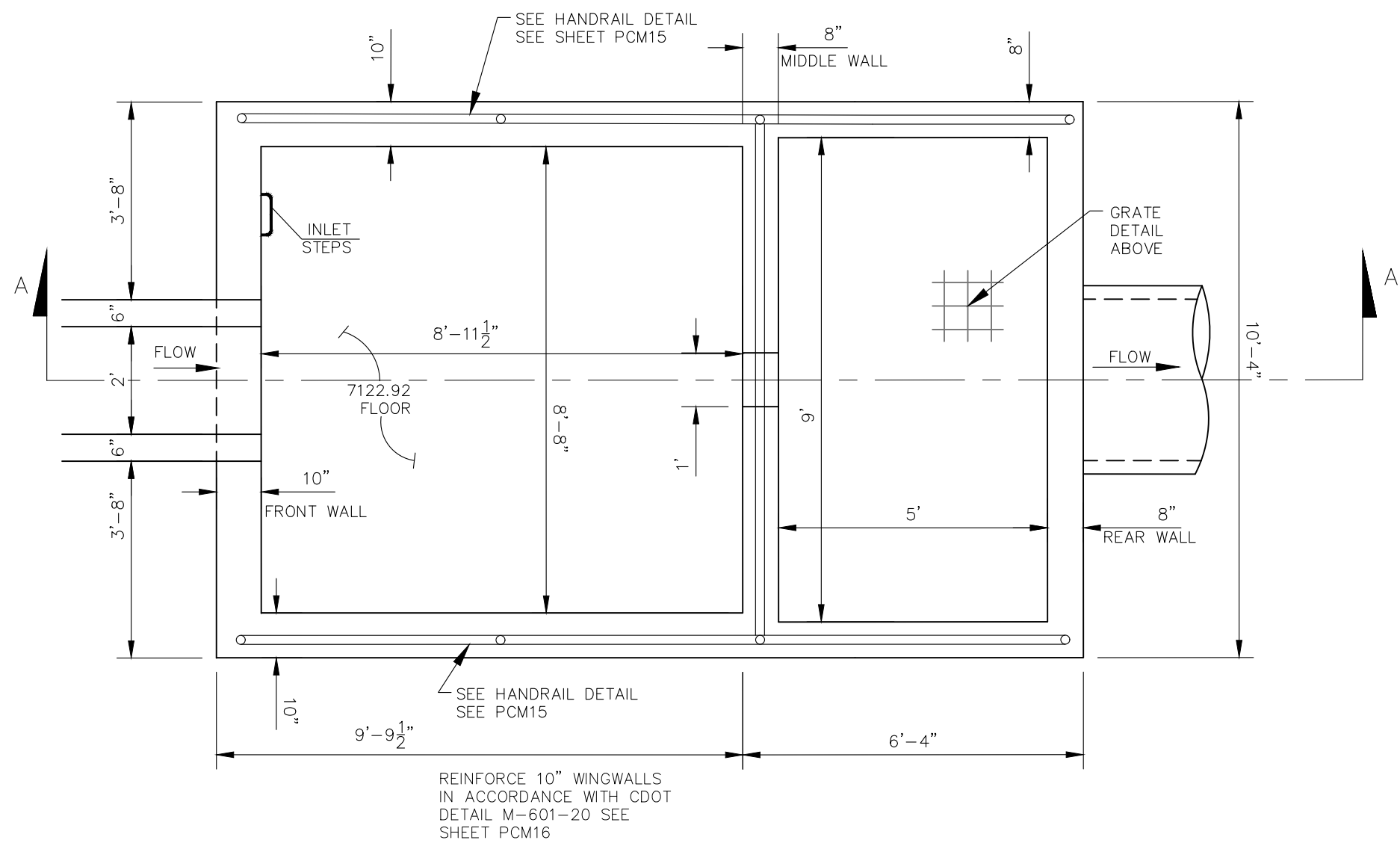
GRATE PLAN
SCALE: $\frac{3}{8}" = 1'$



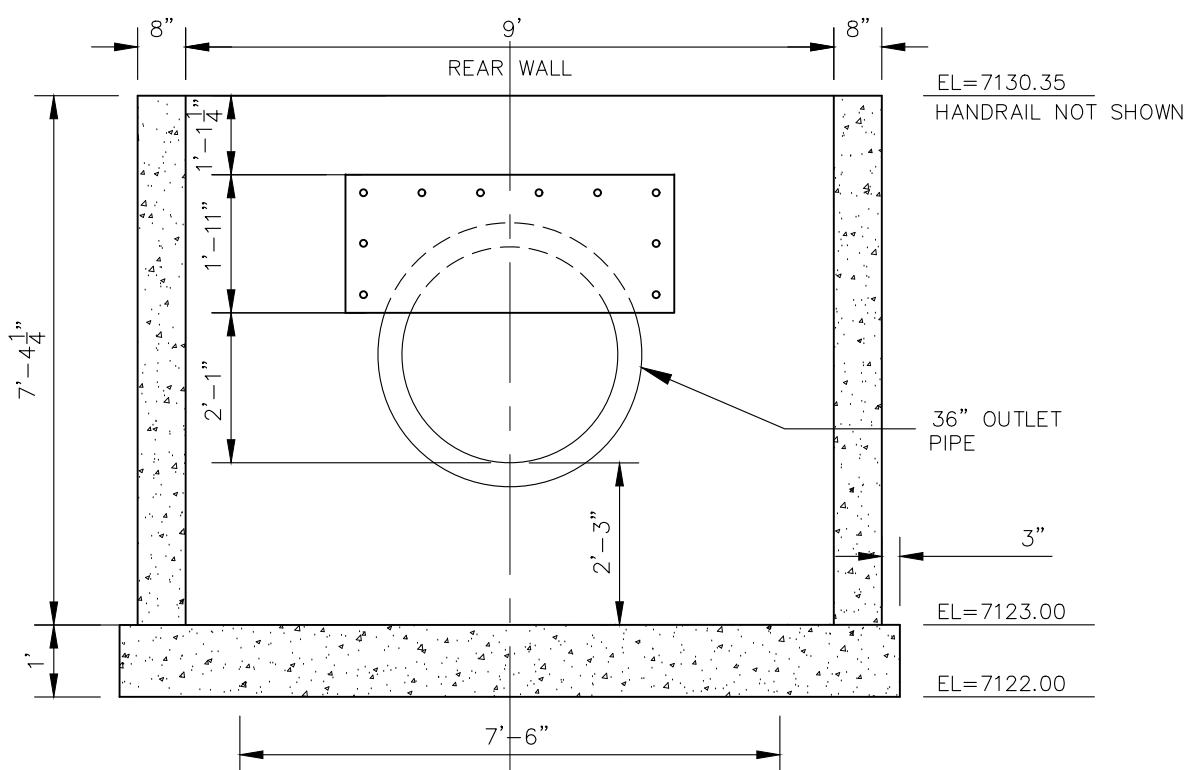
SECTION A-A
SCALE: $\frac{3}{8}" = 1'$



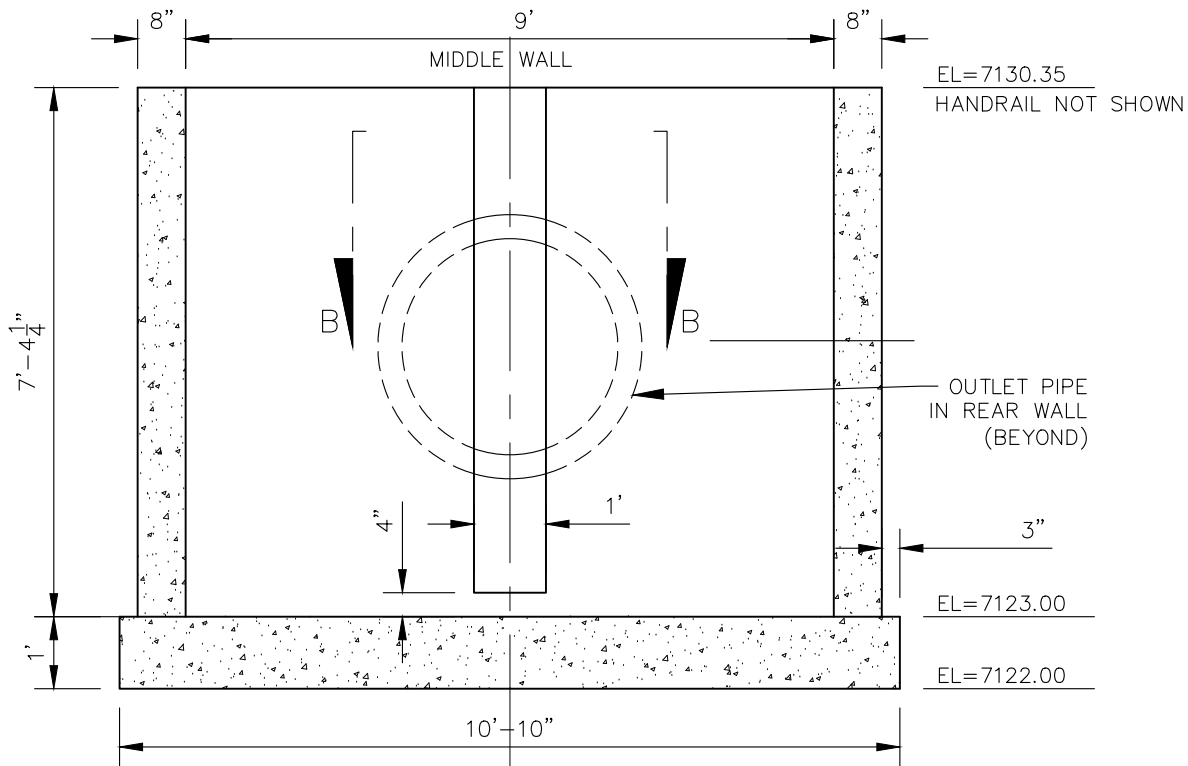
SECTION A-A
SCALE: $\frac{3}{8}" = 1'$



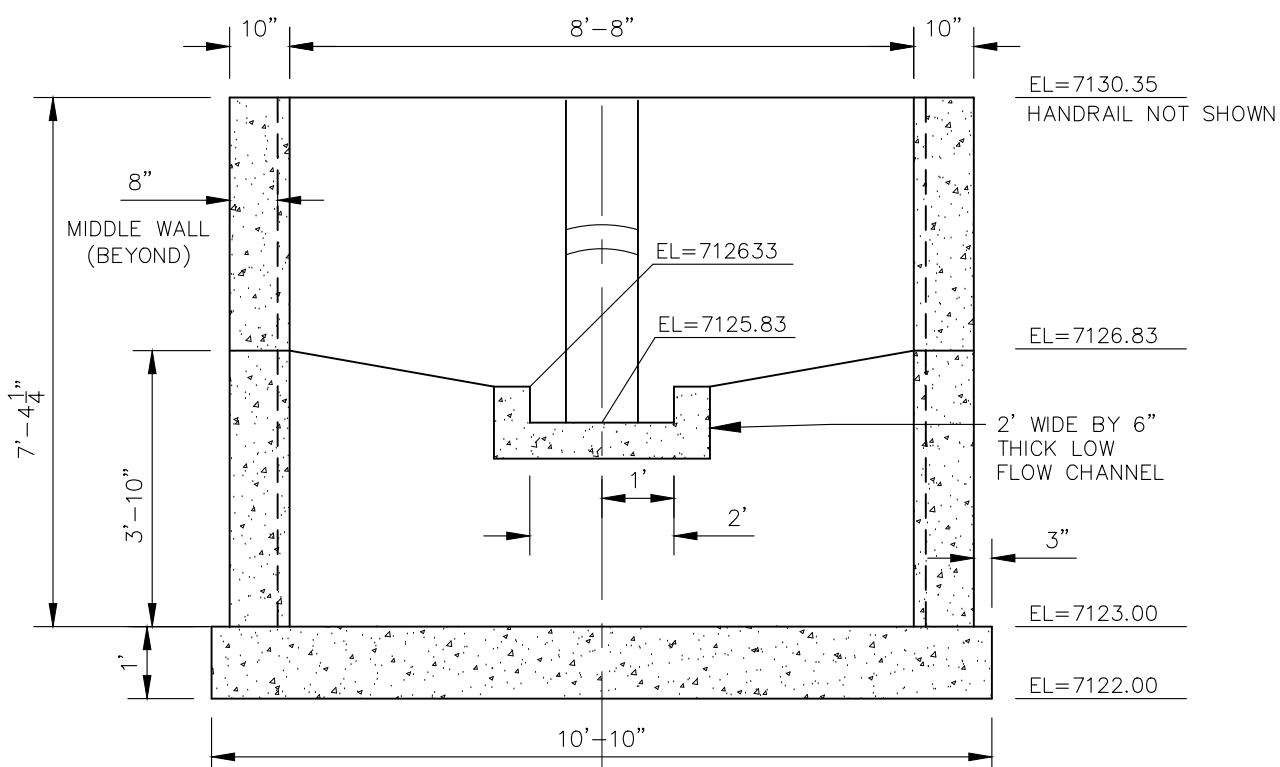
POND 1 WATER QUALITY OUTLET STRUCTURE
SCALE: $\frac{3}{8}" = 1'$



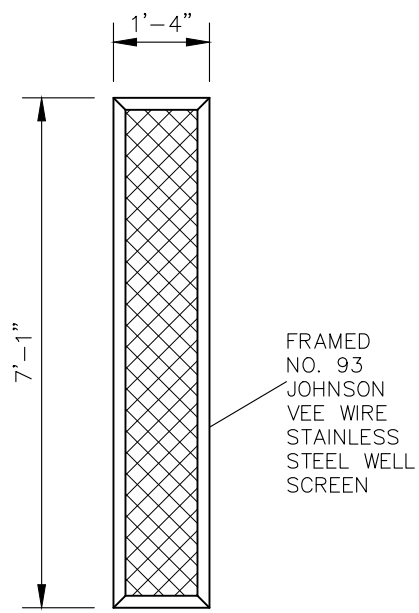
REAR WALL
SCALE: $\frac{3}{8}" = 1'$



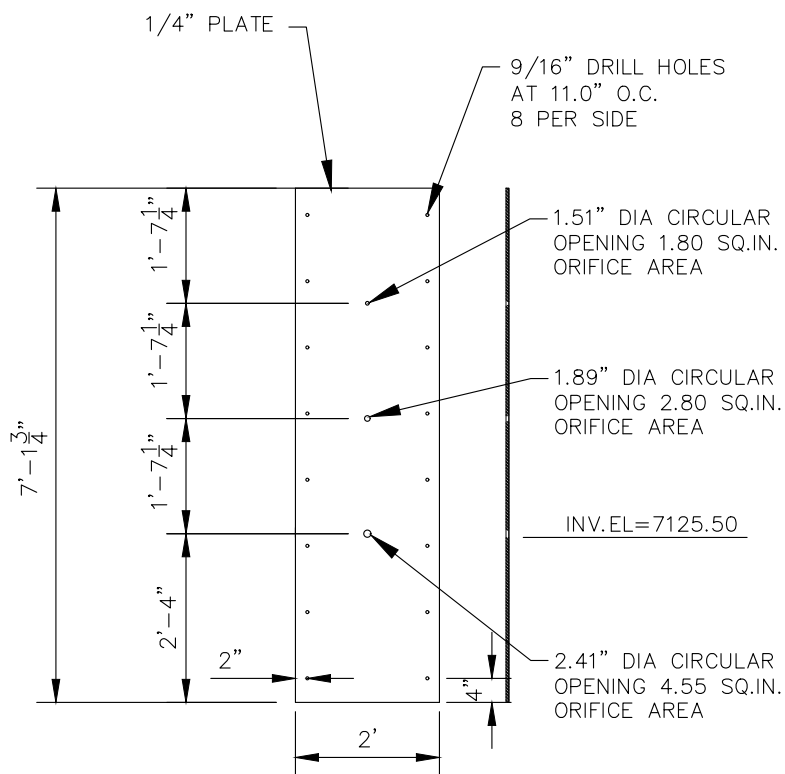
MIDDLE WALL
SCALE: $\frac{3}{8}" = 1'$



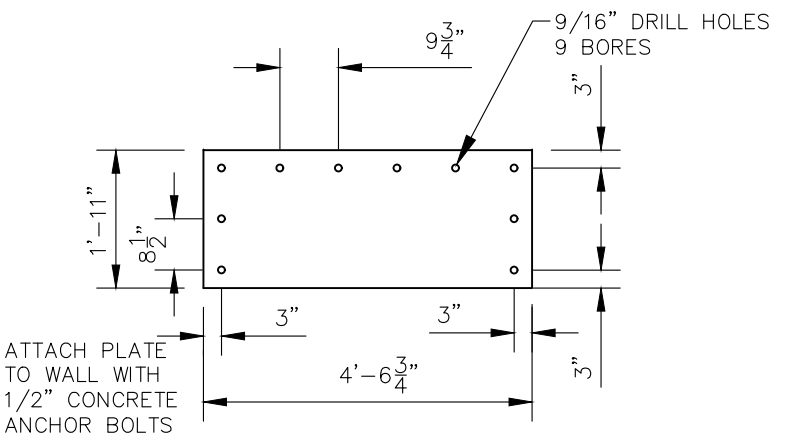
FRONT WALL
SCALE: $\frac{3}{8}" = 1'$



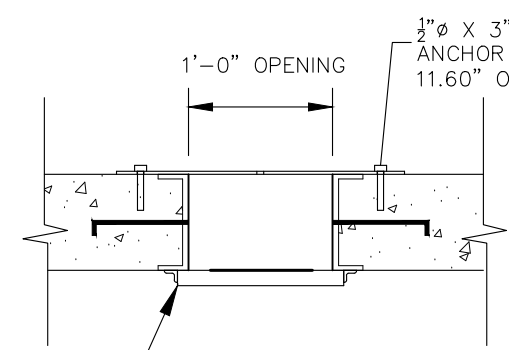
TRASH SCREEN DETAIL
SCALE: $\frac{3}{8}" = 1'$



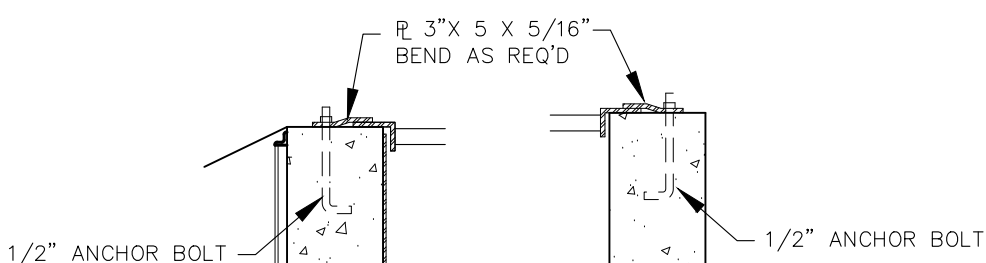
ORIFICE PLATE
SCALE: $\frac{3}{8}" = 1'$



RESTRICTOR PLATE
SCALE: $\frac{3}{8}" = 1'$



SECTION B-B
SCALE: $\frac{3}{16}" = 1'$



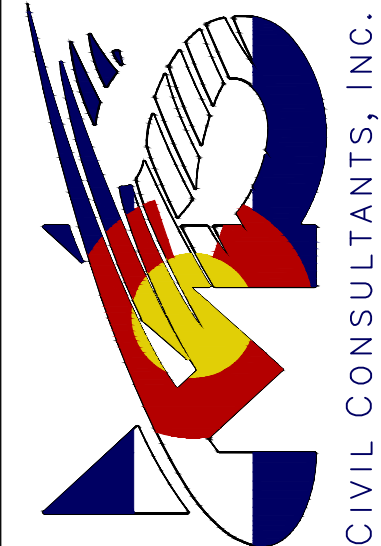
GRATE DETAIL "A"

GRATE DETAIL "B"



FOR LOCATING
& MARKING
GAS,
ELECTRIC,
WATER &
TELEPHONE
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CALL 1-800-922-1987

212 N. WATKINS AVE. STE 305
COLORADO SPRINGS CO 80903
PHONE: 719.555.5465



FOR AND ON
BEHALF OF
FALCON RESERVE
CONSULTANTS,
INC.

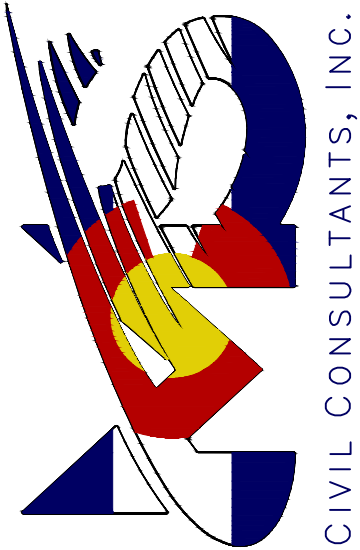
VIRGIL A. SANCHEZ, COLORADO P.E. NO. 37160

NO.	DATE	BY	DESCRIPTION	APPROVED BY	DATE

THE ENGINEER PREPARING THESE PLANS WILL NOT BE RESPONSIBLE, OR LIABLE FOR, UNAUTHORIZED CHANGES TO OR USES OF THESE PLANS. ALL CHANGES TO THE PLANS MUST BE IN WRITING AND MUST BE APPROVED BY THE PREPARED OF THESE PLANS.

CAUTION

FALCON RESERVE FILING NO. 1		POND 1 OUTLET STRUCTURE PLAN	
PROJECT NO. 43-144	SCALE: HORIZONTAL: N/A VERTICAL: N/A	DATE: 10/16/2025	SHEET ---- OF 30
DESIGNED BY: GT	DRAWN BY: GT	CHECKED BY: VAS	PCM 2

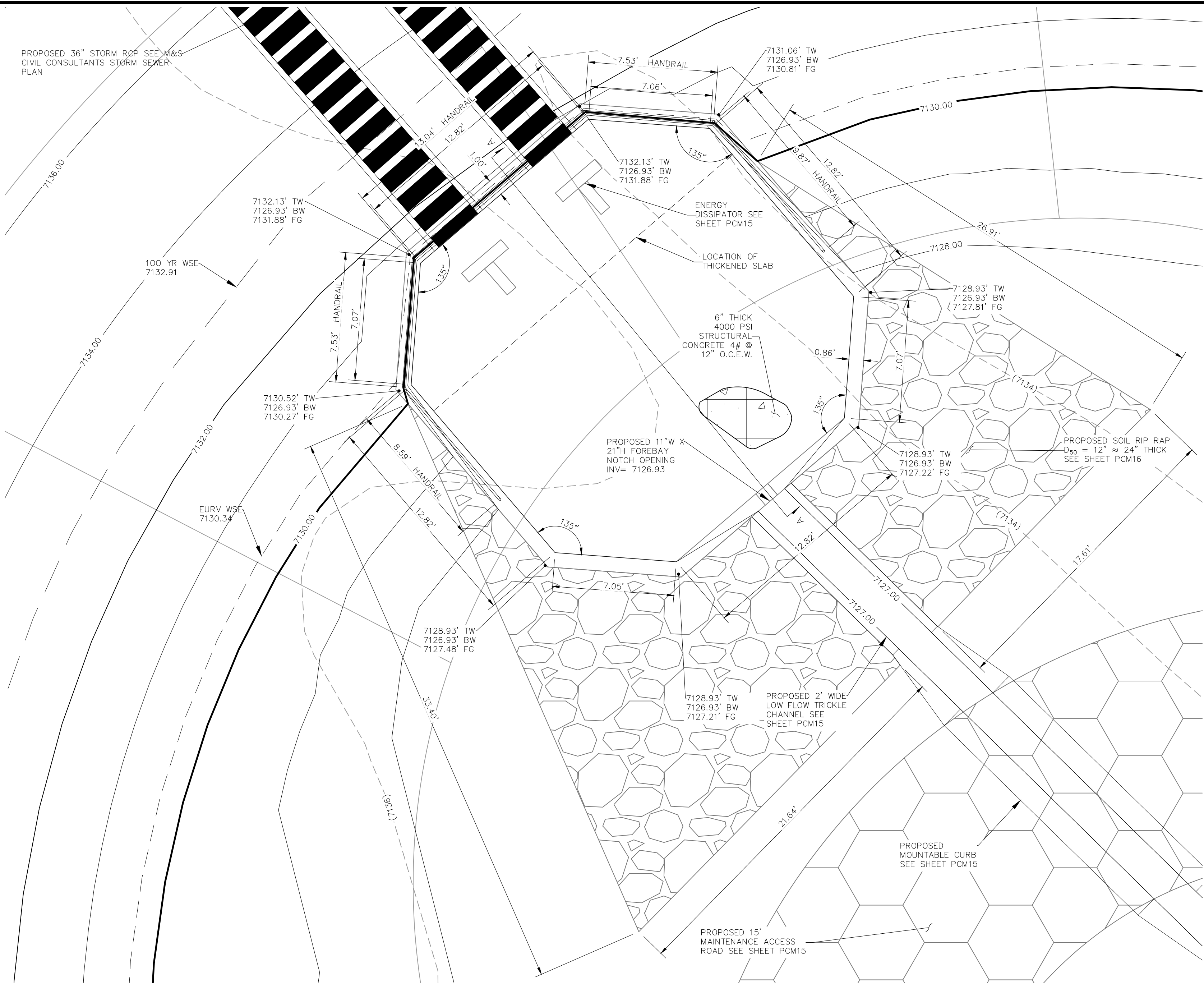
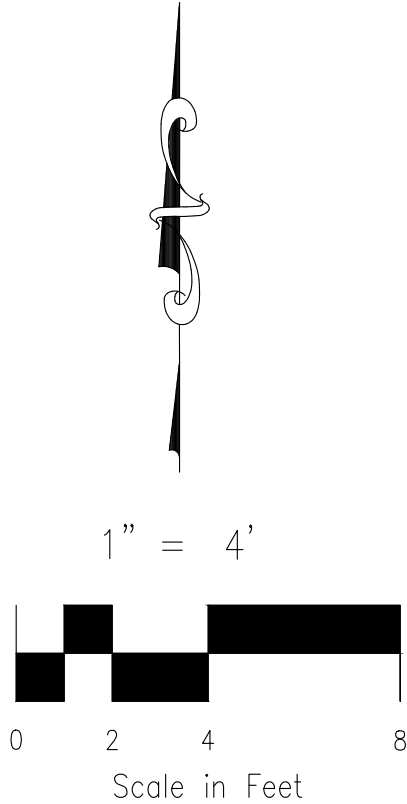


160 FOR AND ON
BEHALF OF
M&S CIVIL
CONSULTANTS,
INC.

[illegible]

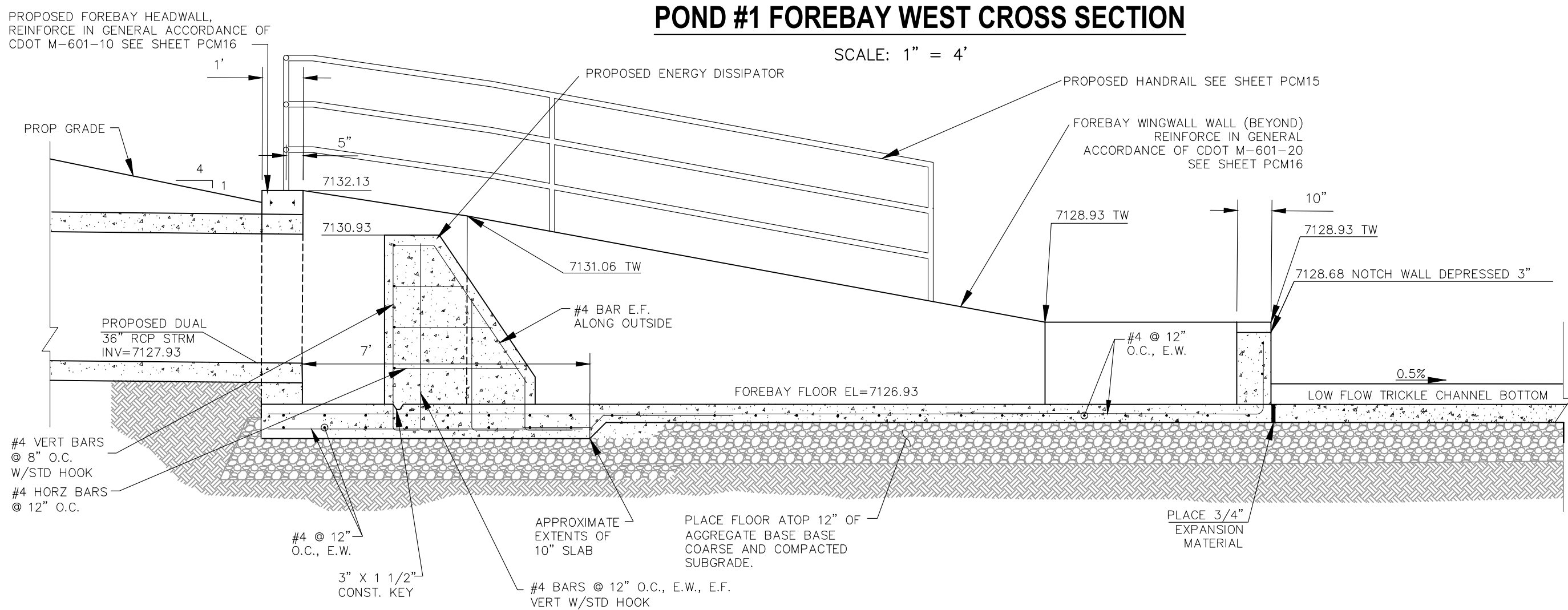
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CAUTION



POND #1 FOREBAY WEST CROSS SECTION

SCALE: 1" = 4'

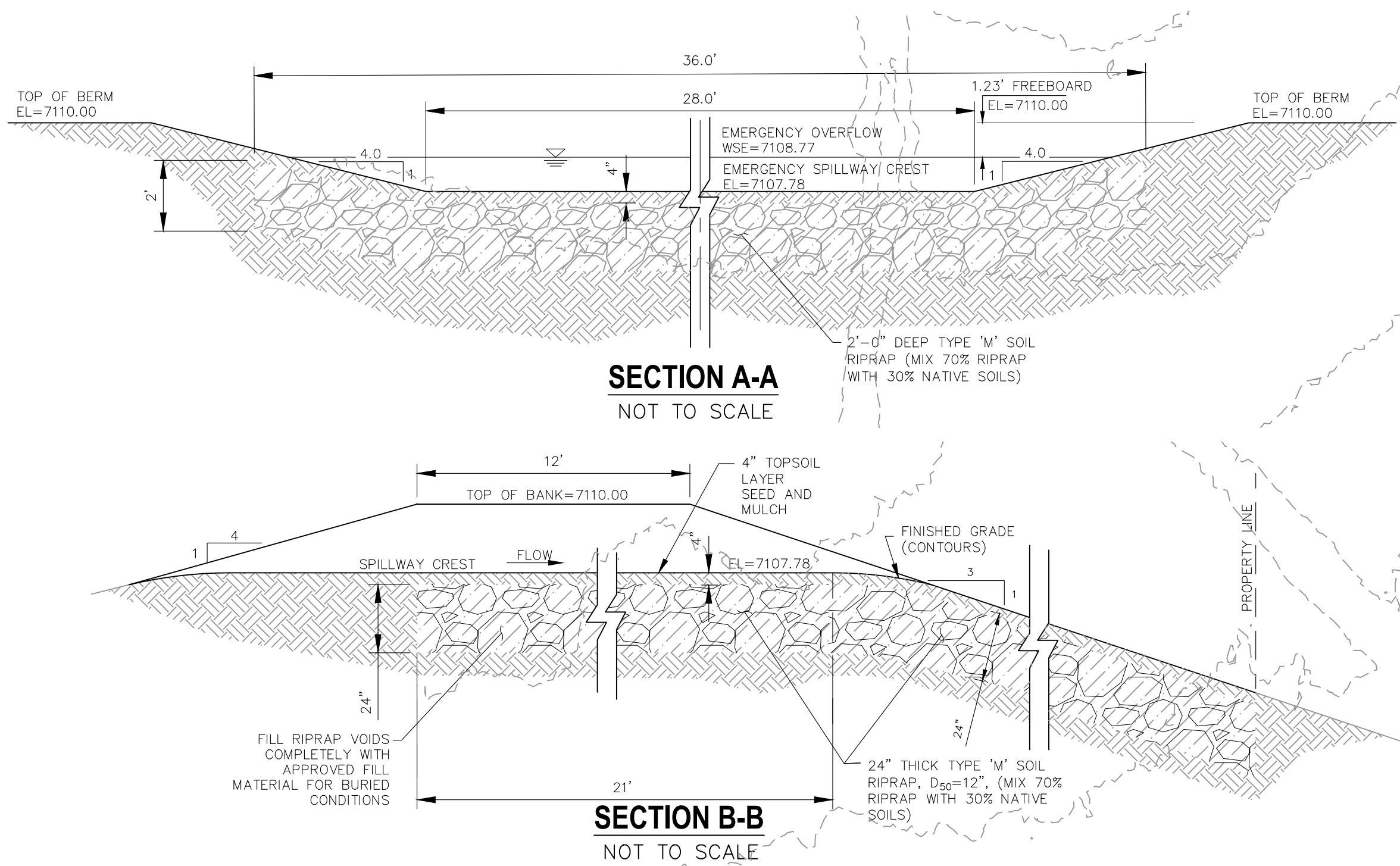
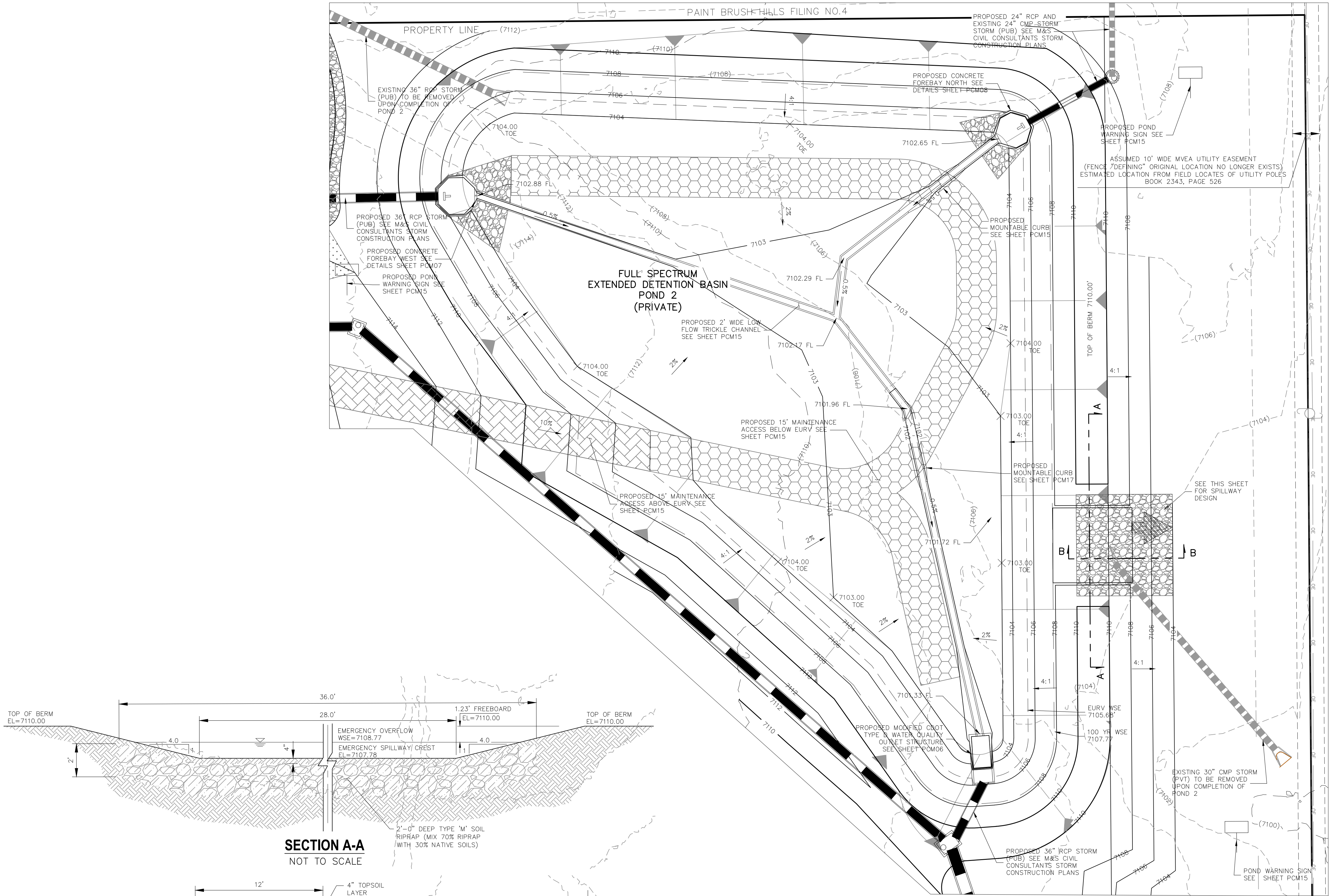


FOREBAY CROSS SECTION A-A

SCALE: 3/8" = 1'

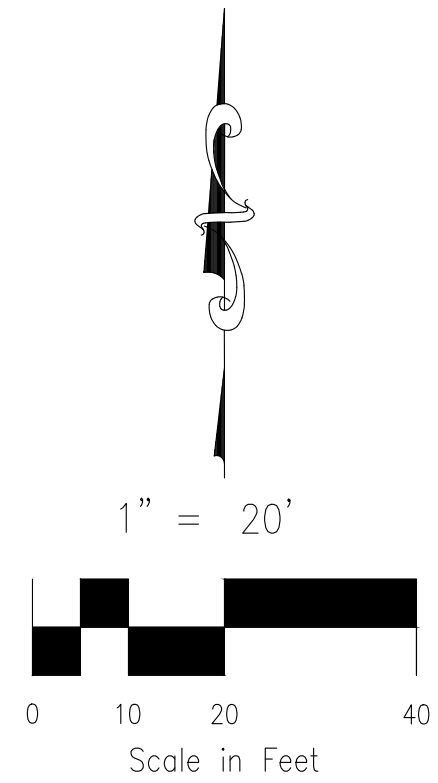


FALCON RESERVE FILING NO. 1		POND 1 WEST FOREBAY DETAILS		PROJECT NO. 43-144		SCALE: HORIZONTAL: N/A VERTICAL: N/A		DATE: 10/16/2025		SHEET ---- OF 30		PCM 4	
212 N WAHATCH AVE, STE 305 COLORADO SPRINGS, CO 80903 PHONE: 719.555.5465		DESIGNED BY: GT DRAWN BY: GT CHECKED BY: VAS		FOR AND ON BEHALF OF VIRGIL A. SANCHEZ, COLORADO P.E. NO. 37160		FOR LOCATING & MARKING GAS, ELECTRIC, WATER & TELEPHONE LINES FOR BURIED UTILITY INFORMATION 48 HRS BEFORE YOU DIG CALL 1-800-922-1987		THE ENGINEER PREPARING THESE PLANS WILL NOT BE RESPONSIBLE, OR LIABLE FOR, UNAUTHORIZED CHANGES TO OR USES OF THESE PLANS. ALL CHANGES TO THE PLANS MUST BE IN WRITING AND MUST BE APPROVED BY THE PREPARED OF THESE PLANS.		CAUTION			



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& MARKING
GAS,
ELECTRIC,
WATER &
TELEPHONE
LINES

FOR BURIED UTILITY INFORMATION
48 HRS BEFORE YOU DIG
CALL 1-800-922-1987



FULL SPECTRUM DETENTION POND, POND 2 (PRIVATE)	
EPC/URBAN DRAINAGE EDB	
WQ WATER SURFACE ELEV	7104.22
WQ VOLUME	0.780 AC-FT
EURV WATER SURFACE ELEV	7105.68
EURV VOLUME	1.897 AC-FT
100-YR WATER SURFACE ELEV	7107.77
100-YR VOLUME	3.772 AC-FT
SPILLWAY CREST ELEV	7107.78
TOP OF EMBANKMENT ELEV	7110.00
CALC 100-YR INFLOW	130.3 CFS
100-YR INFLOW	92.2 CFS
100-YR RELEASE	42.0 CFS

LEGEND

- | | |
|------|--|
| EXT | EXISTING |
| FUT | FUTURE |
| PROP | PROPOSED |
| | PROP MAJ CONT |
| | PROP MIN CONT |
| | EXIST MAJ CONT |
| | EXIST MIN CONT |
| | 100 YR WATER SURFACE |
| | EURY WATER SURFACE |
| | EX RIPRAP |
| | PROP RIPRAP |
| | STABILIZED MAINTENANCE ROAD ABOVE EURV |
| | STABILIZED MAINT. ROAD BELOW EURV |
| | CONC LOW FLOW CHANNEL |
| | EX. FLOW ARROW |
| | PROP. FLOW ARROW |
| | EMERGENCY OVERFLOW |
| | PROPERTY LINE |
| | PROP STORM SEWER PIPE |
| | EASEMENT LINE |
| | WARNING SIGN |

FALCON RESERVE FILING NO. 1

POND 2 PLAN

PROJECT NO. 43-144

DESIGNED BY: GT

DRAWN BY: GT

CHECKED BY: VAS

SCALE: HORIZONTAL: 1"=50'

SCALE: VERTICAL: 1"=5'

DATE: 10/16/2025

SHEET ---- OF 30

PCM 5

212 N WAHATCH AVE, STE 305

COLORADO SPRINGS, CO 80903

PHONE: 719.555.5465

CIVIL CONSULTANTS, INC.

FOR AND ON BEHALF OF

CONSULTANTS, INC.

REVISED:

NO.

DATE:

BY:

DESCRIPTION:

REVISIONS:

NO.

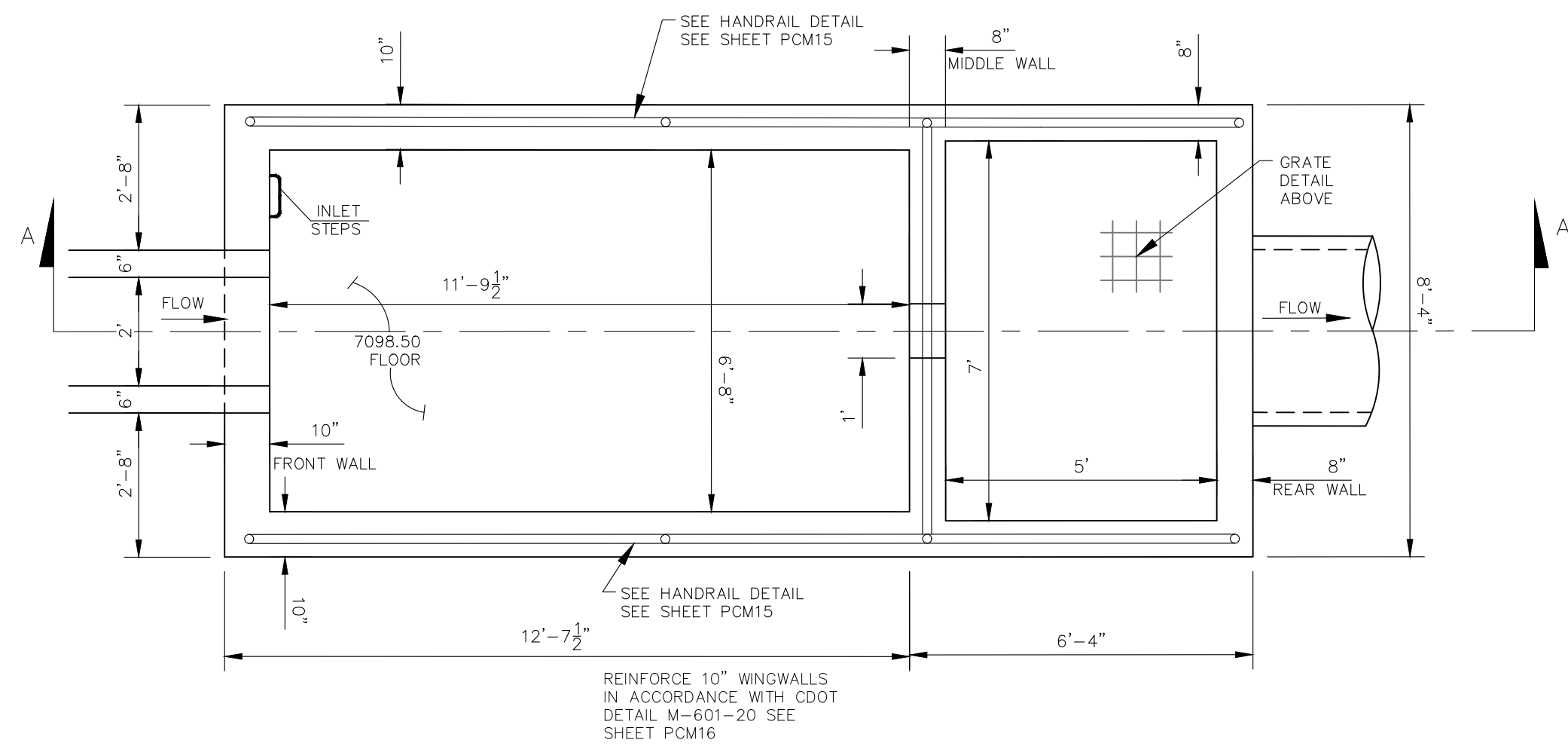
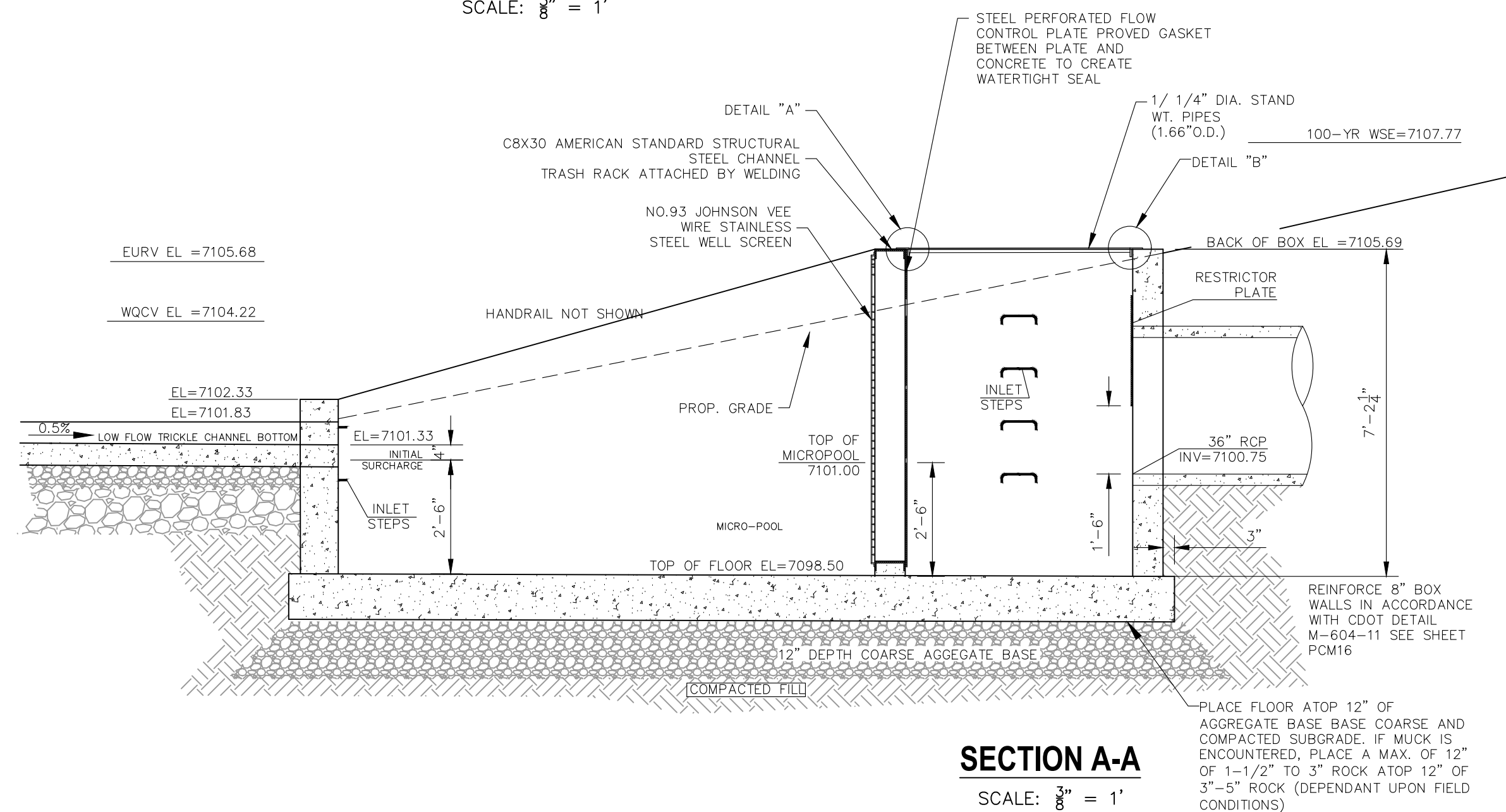
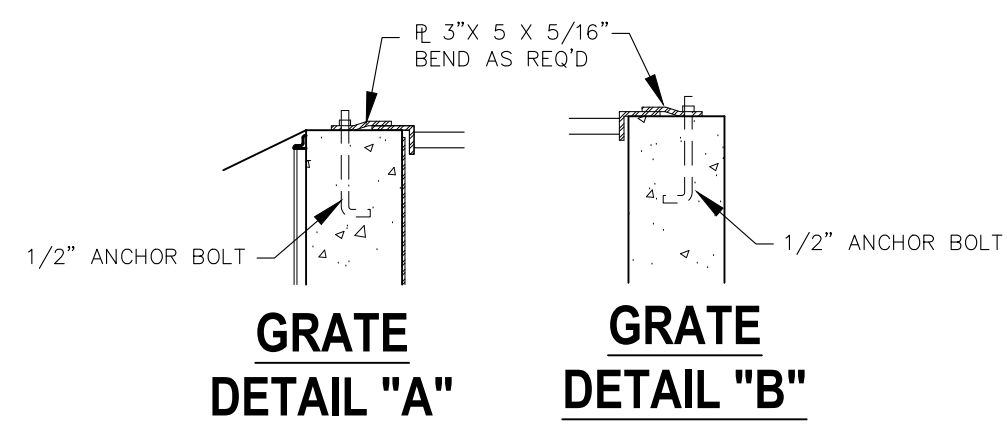
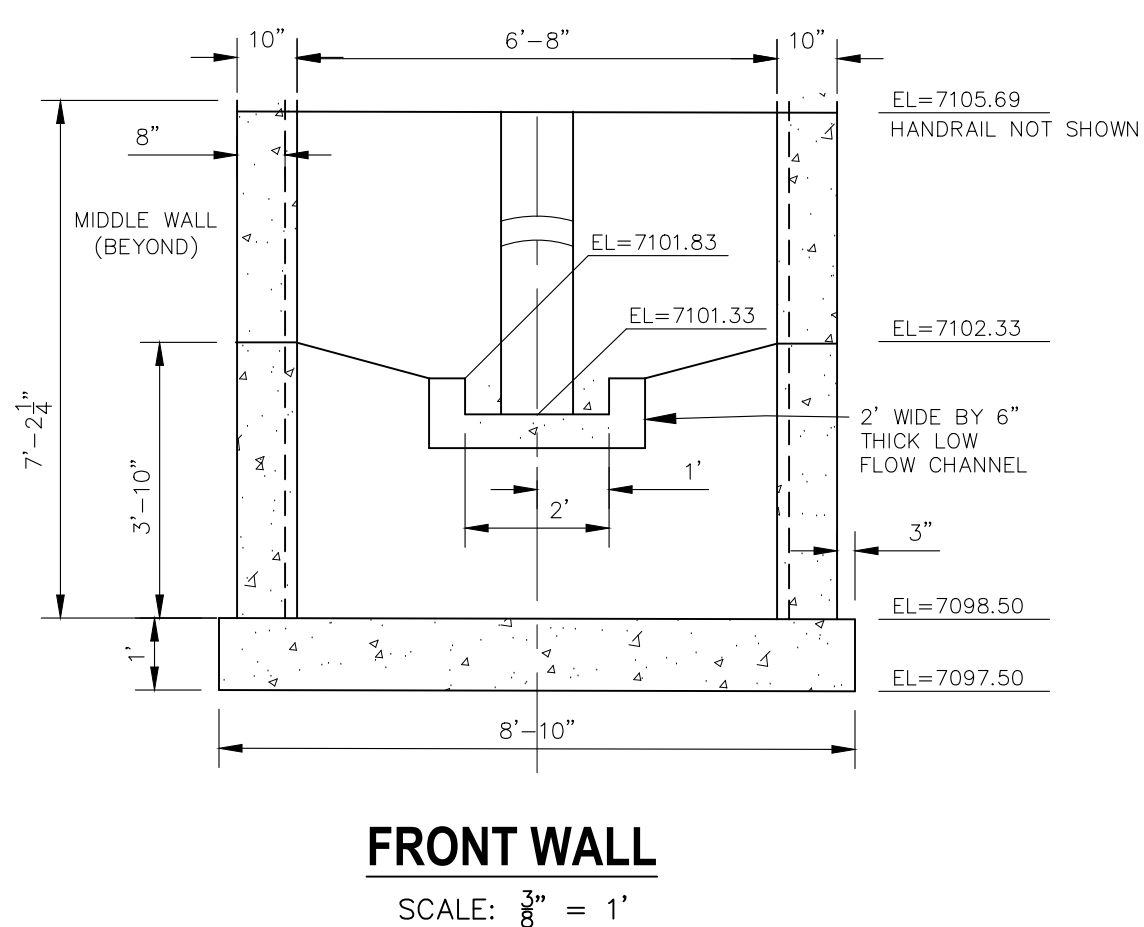
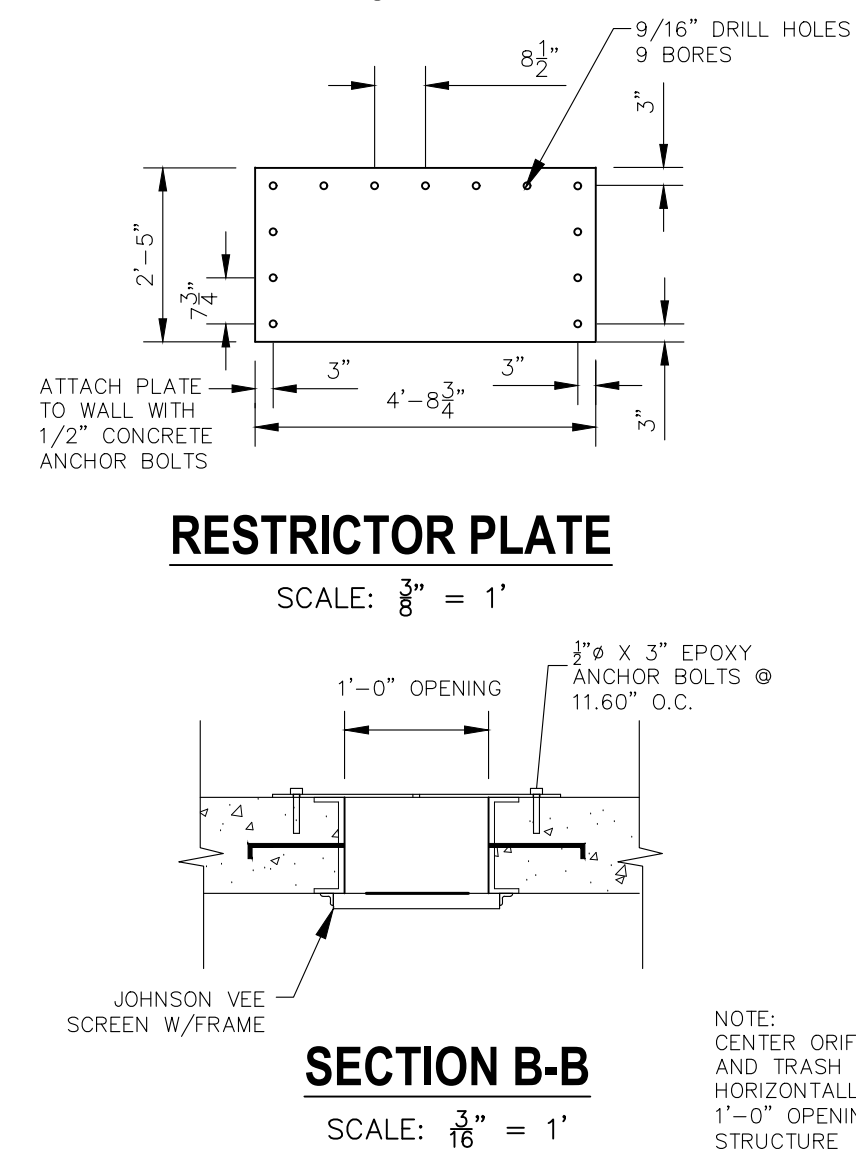
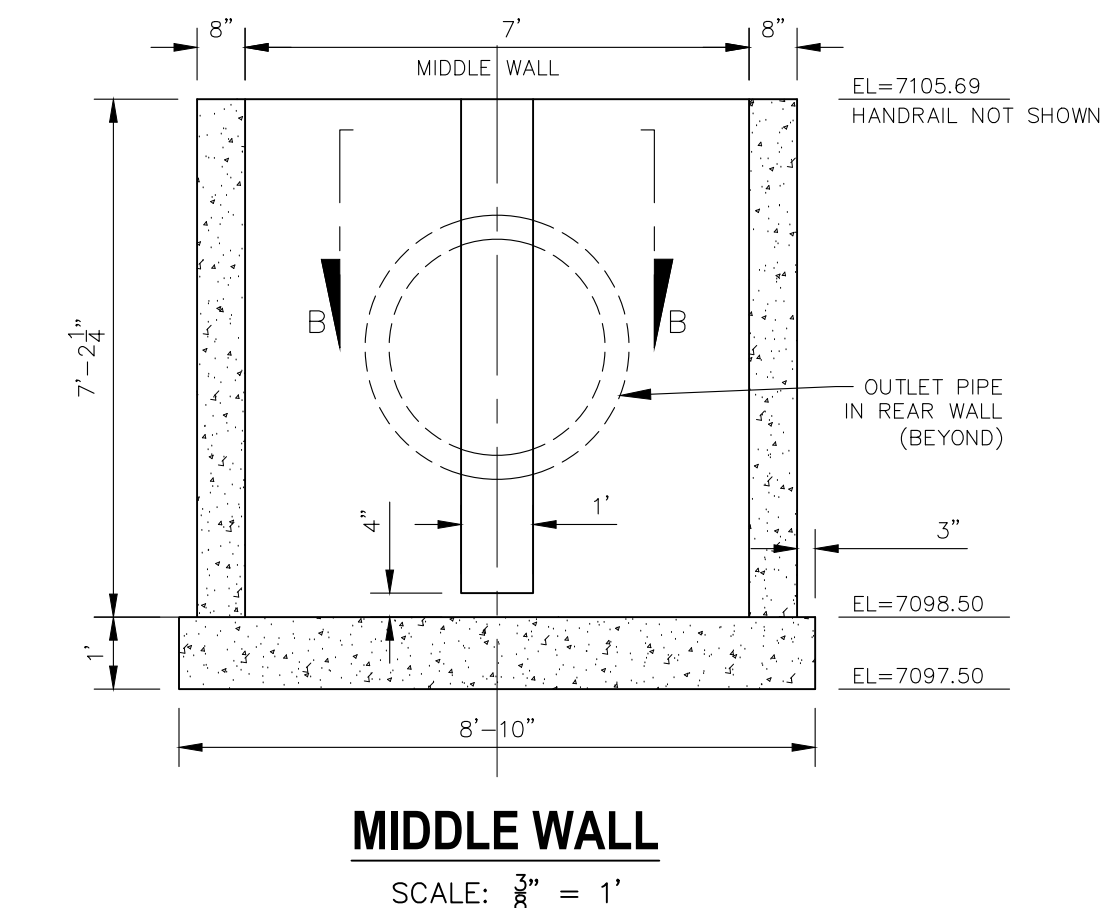
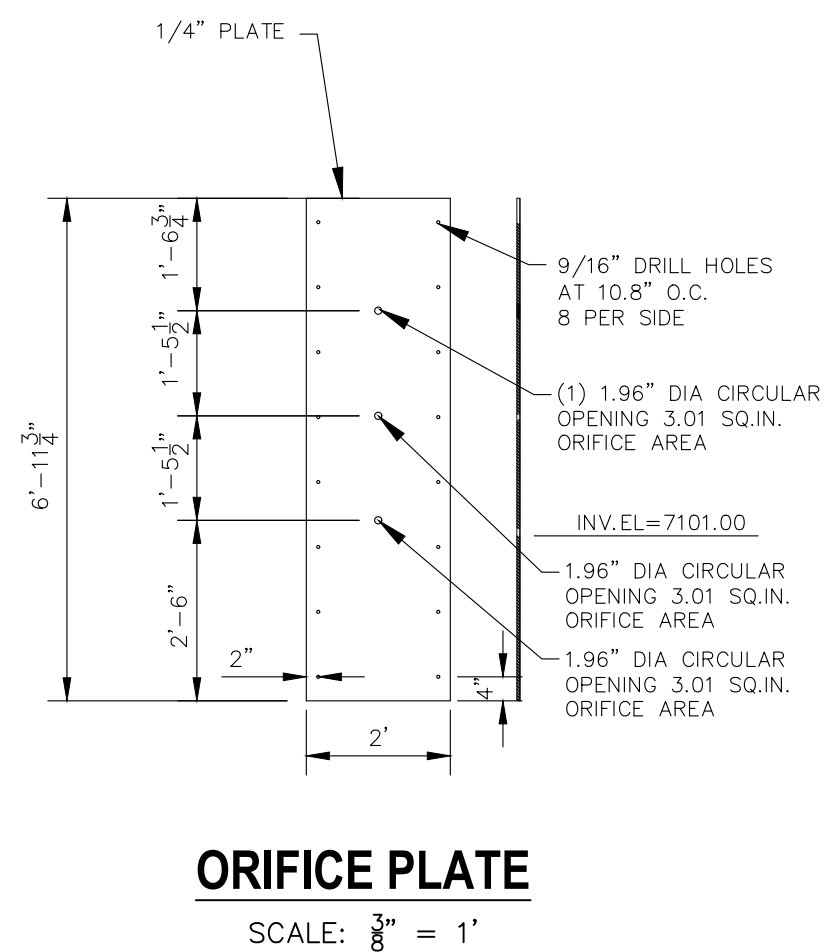
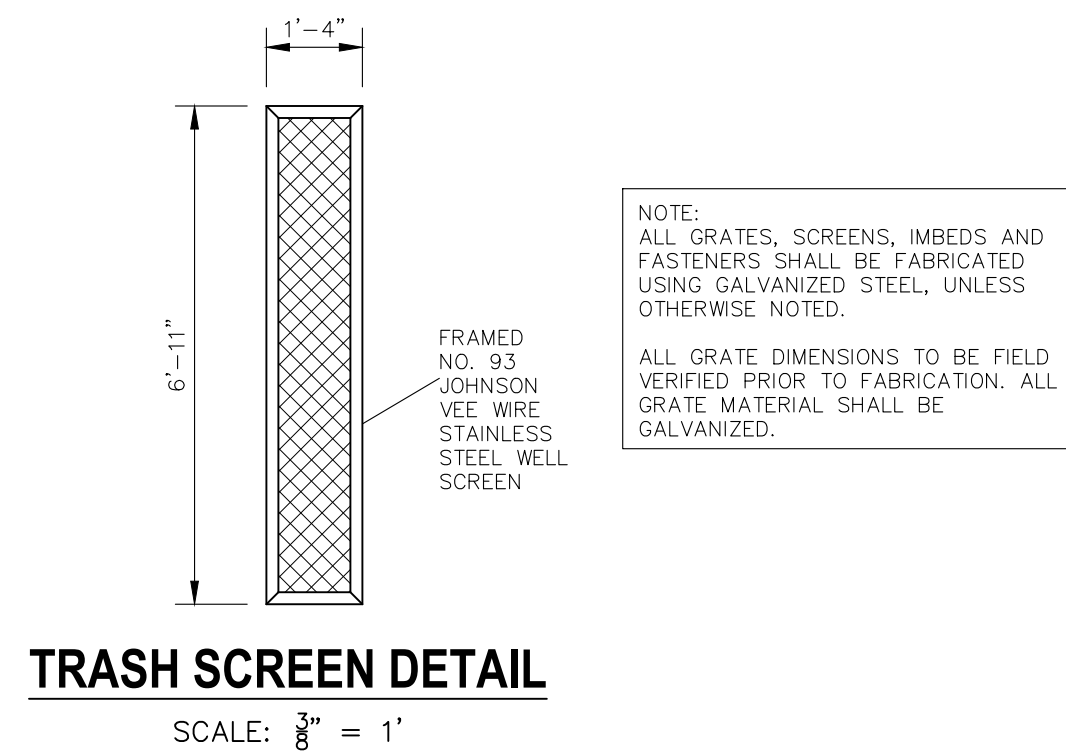
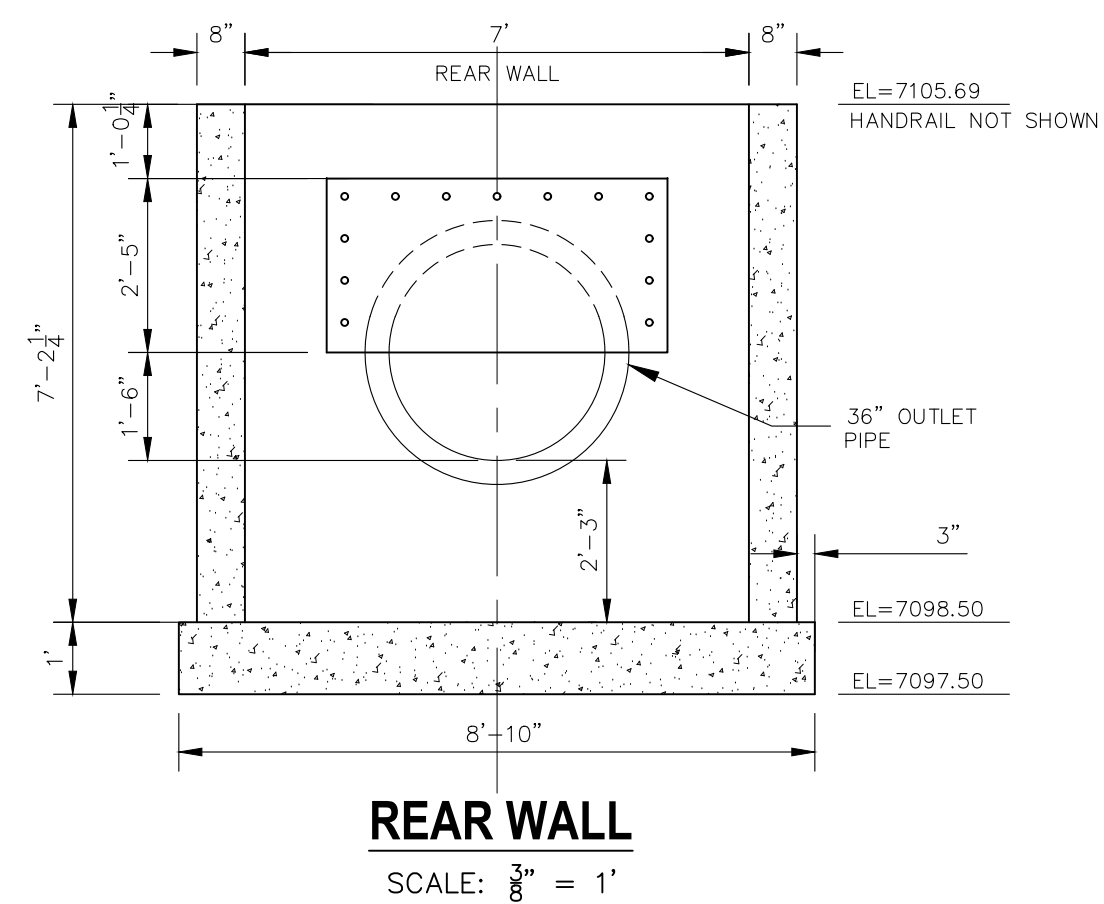
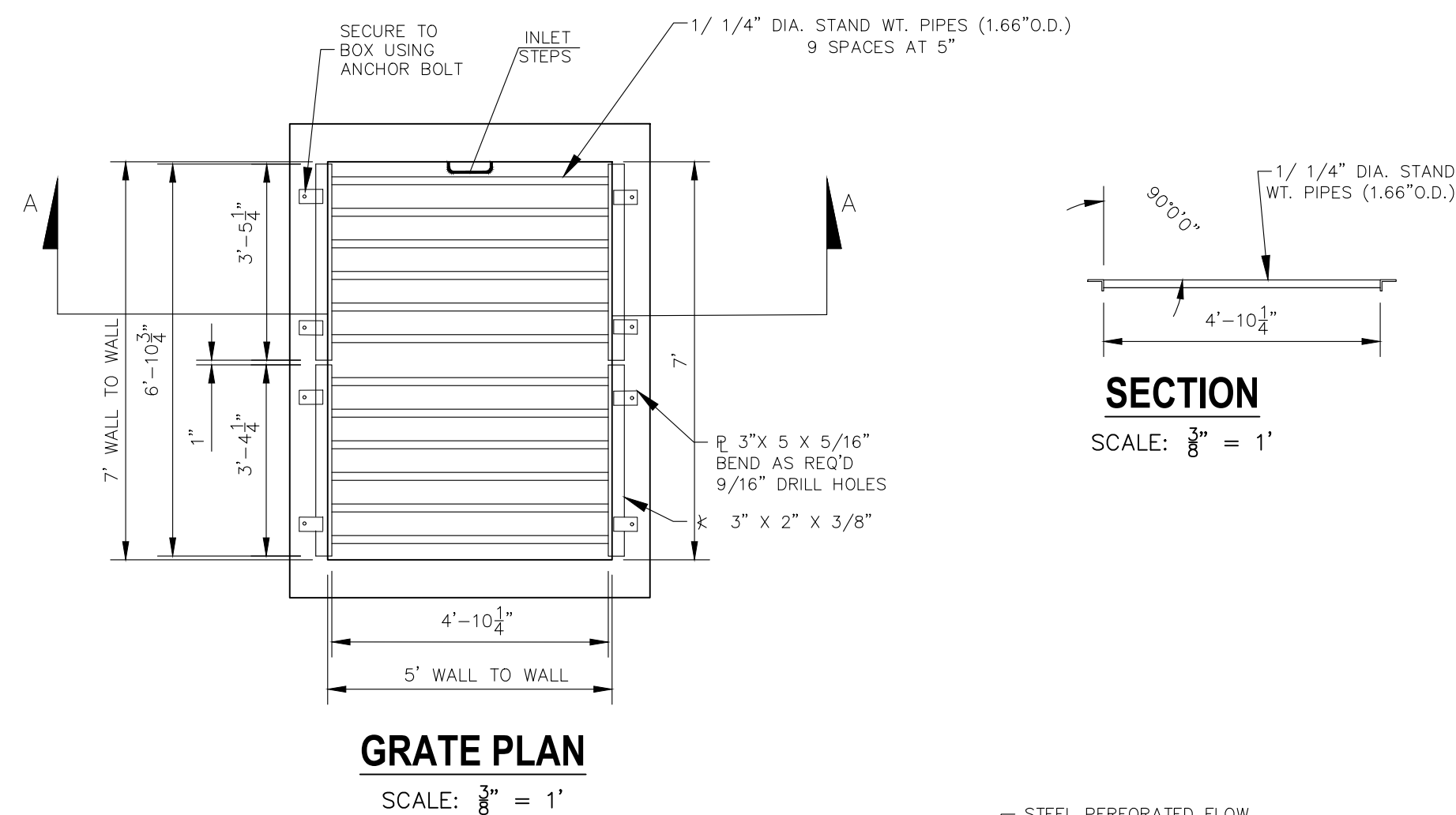
DATE:

BY:

DESCRIPTION:

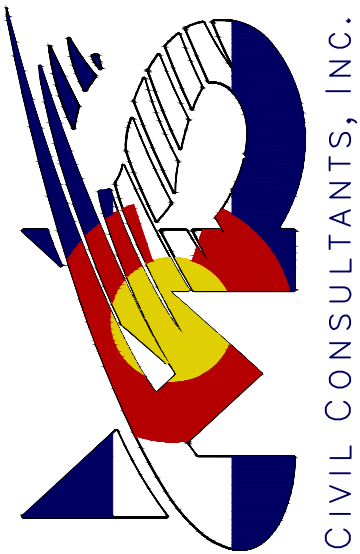
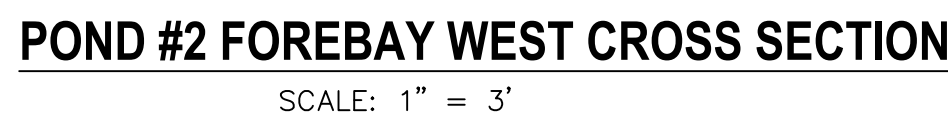
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CAUTION



POND 2 WATER QUALITY OUTLET STRUCTURE

SCALE: $\frac{3}{8}" = 1'$



FOR AND ON
BEHALF OF
M&S CIVIL
CONSULTANTS,
INC.

[illegible]

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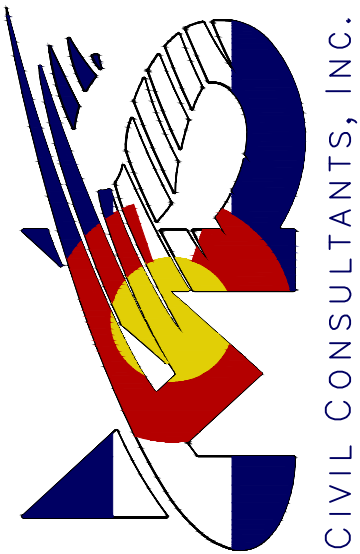
CAUTION



SCALE: $3/8" = 1'$



212 N. WAHSATCH AVE., STE 305
COLORADO SPRINGS, CO 80903
PHONE: 719.955.5485



FOR AND ON
BEHALF OF
M&S CIVIL
CONSULTANTS,
INC.

[illegible]

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CAUTION

FALCON RESERVE FILING NO. 1

POND 2 NORTH FOREBAY DETAILS

PROJECT NO. 43-144	SCALE:	DATE: 10/16/2025
--------------------	--------	------------------

DESIGNED BY: _____
DRAWN BY: _____
CHECKED BY: _____



FALCON RESERVE FILING NO. 1

POND 3 PLAN

PROJECT NO. 43-144	SCALE: 10/16/2025
DESIGNED BY: GT	HORIZONTAL:

PCM 9

212 N. WAHSATCH AVE., STE 305
COLORADO SPRINGS, CO 80903
PHONE: 719.955.5485



FUR AND ON
BEHALF OF
M&S CIVIL
CONSULTANTS,
INC.

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[illegible]

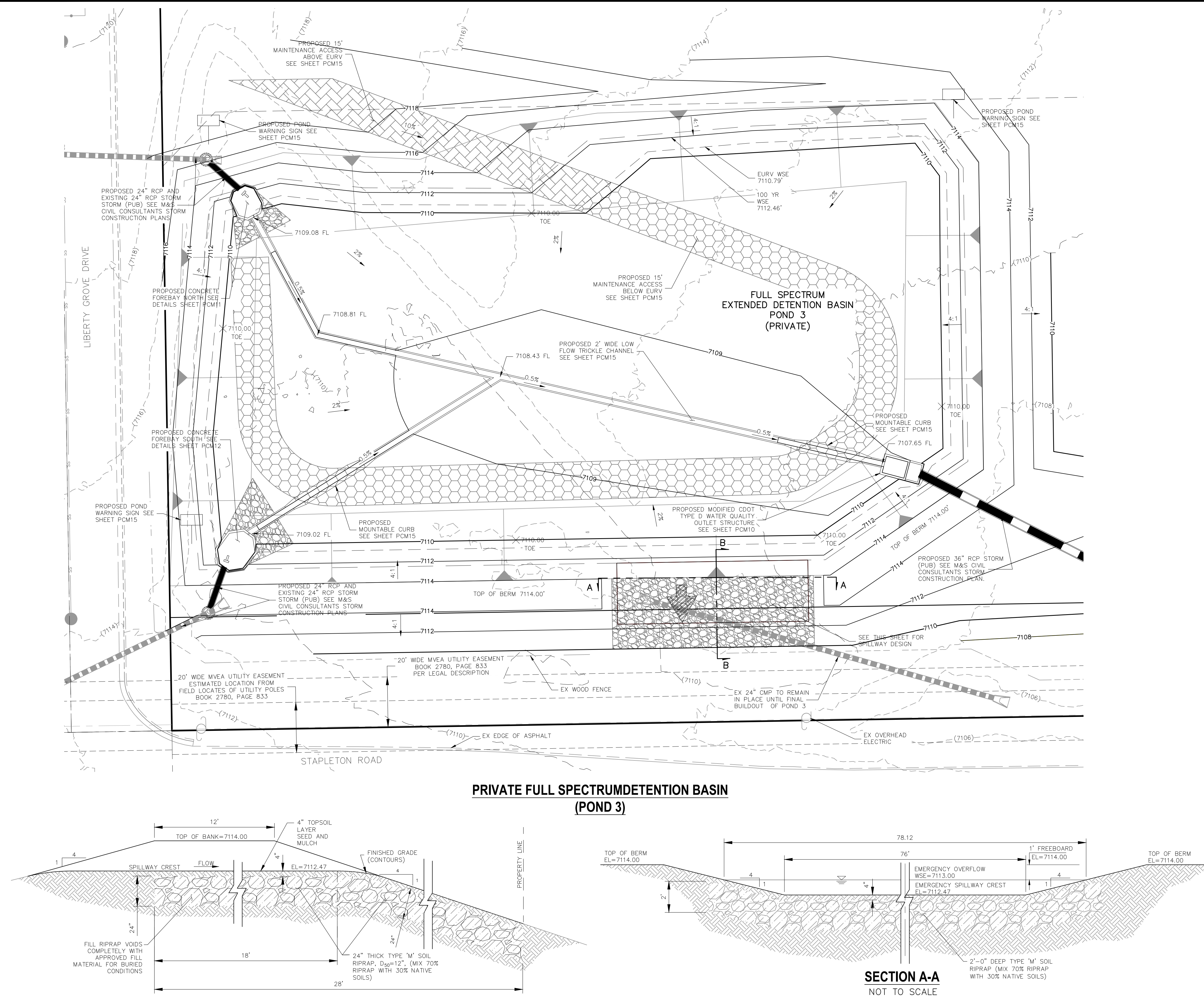
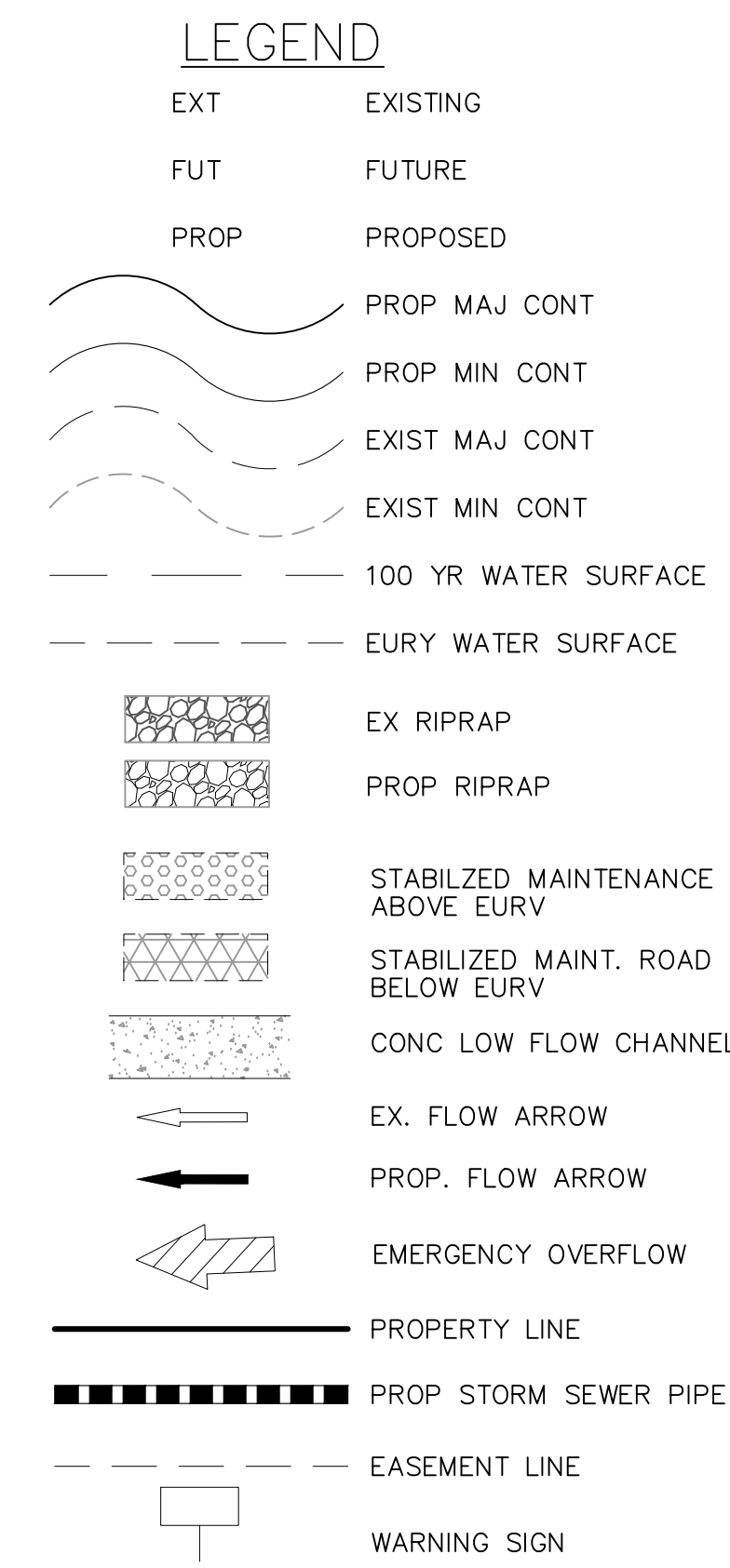
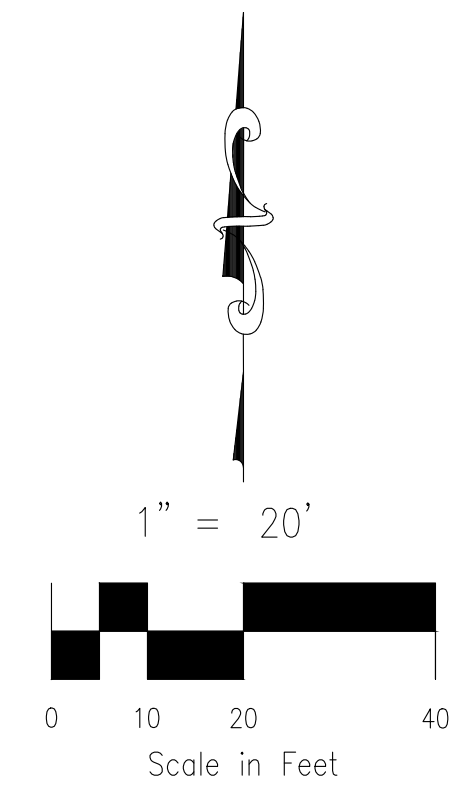
ARMY D. BL.

DESCRIPTION.

NO.	DATE.
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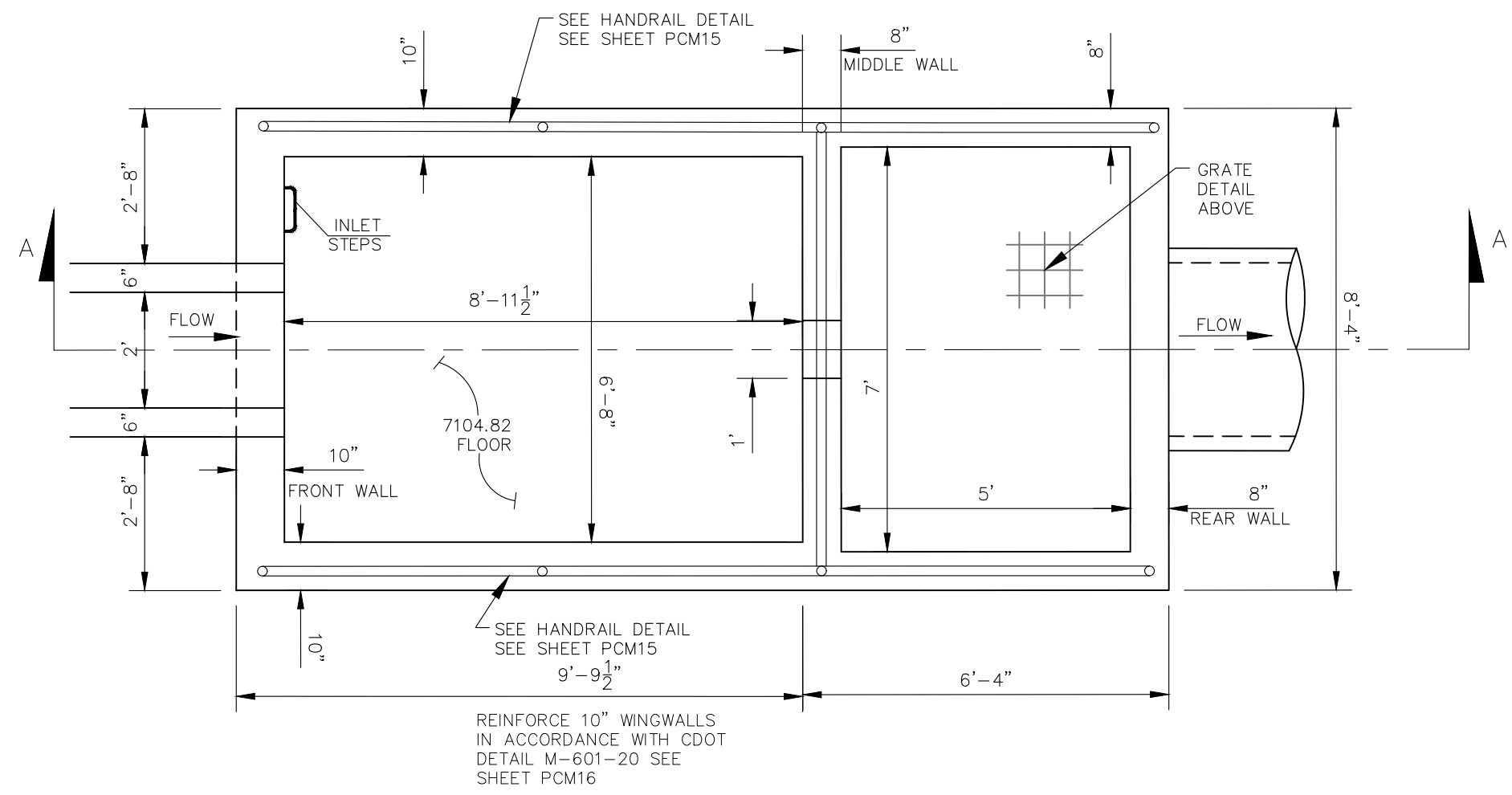
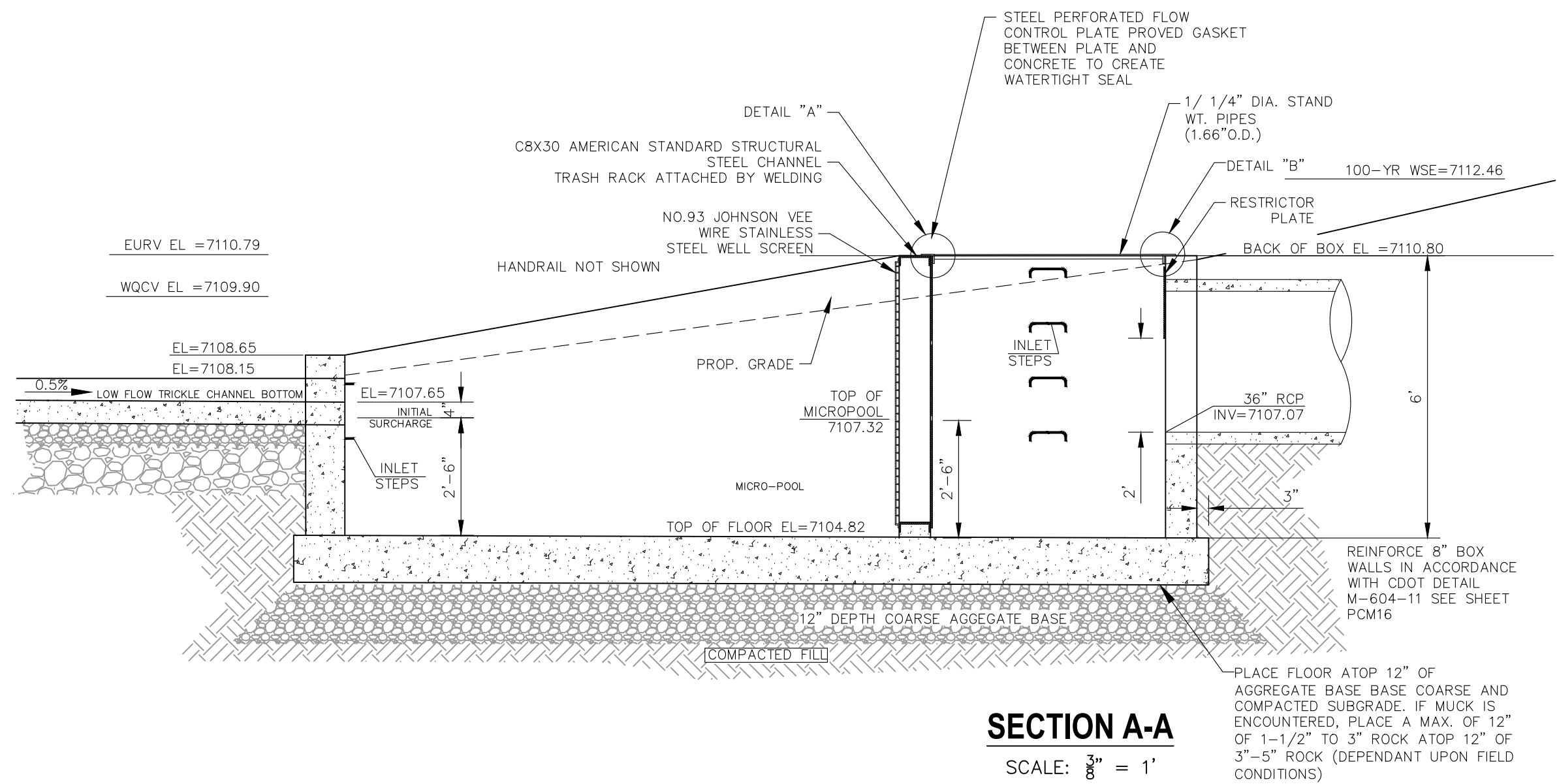
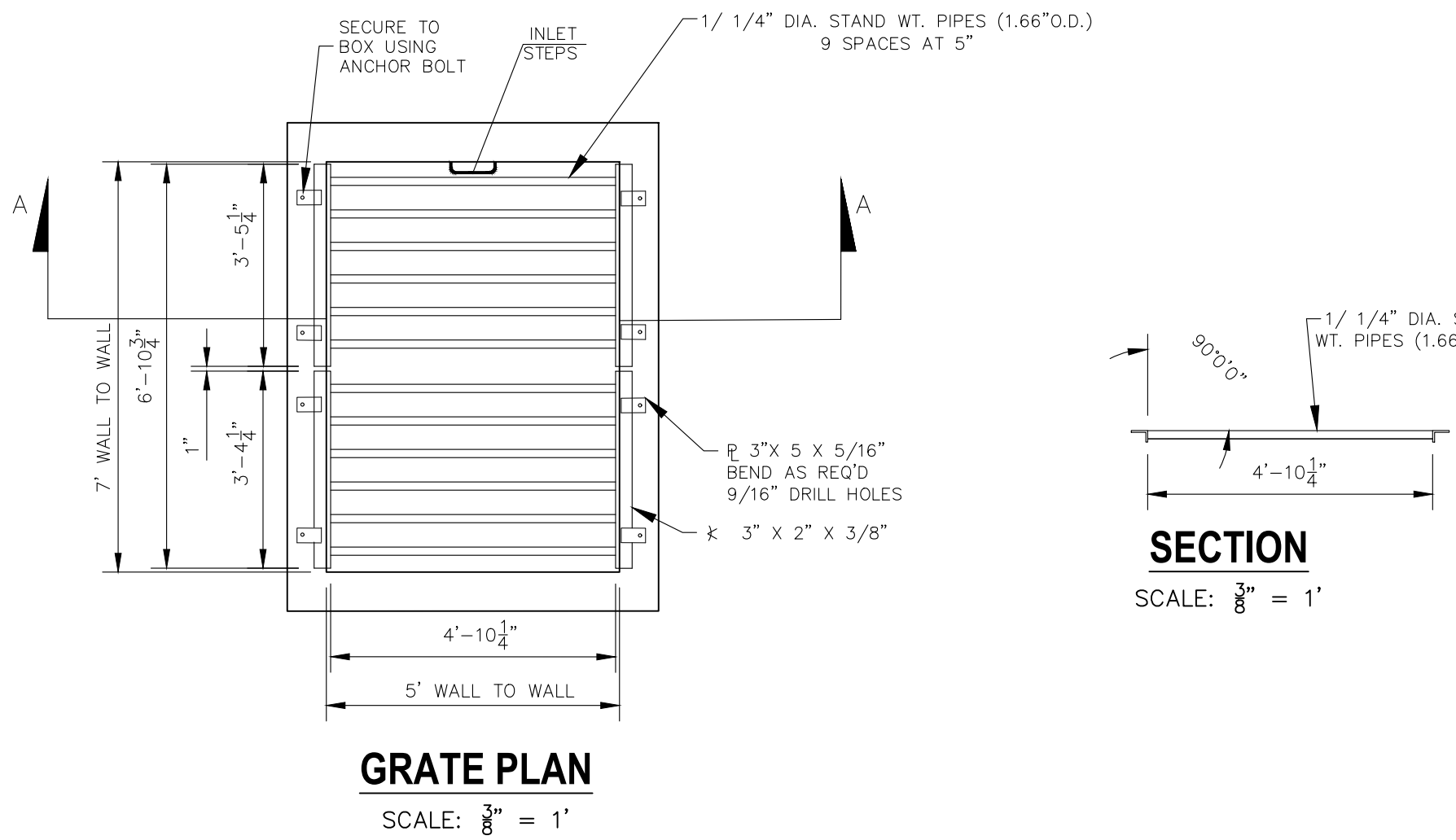
THE ENGINEER PREPARING THESE PLANS WILL NOT BE RESPONSIBLE, OR LIABLE FOR, UNAUTHORIZED CHANGES TO OR USES OF THESE PLANS. ALL CHANGES TO THE PLANS MUST BE IN WRITING AND MUST BE APPROVED BY THE PREPARER OF THESE PLANS.

CAUTION



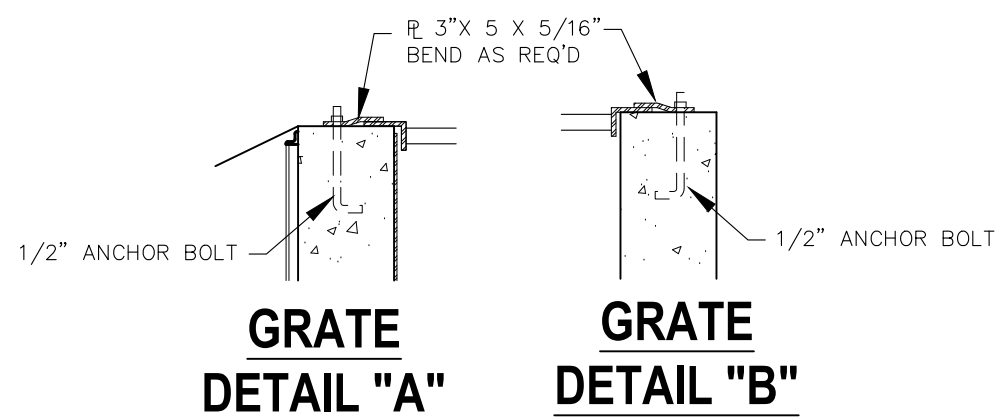
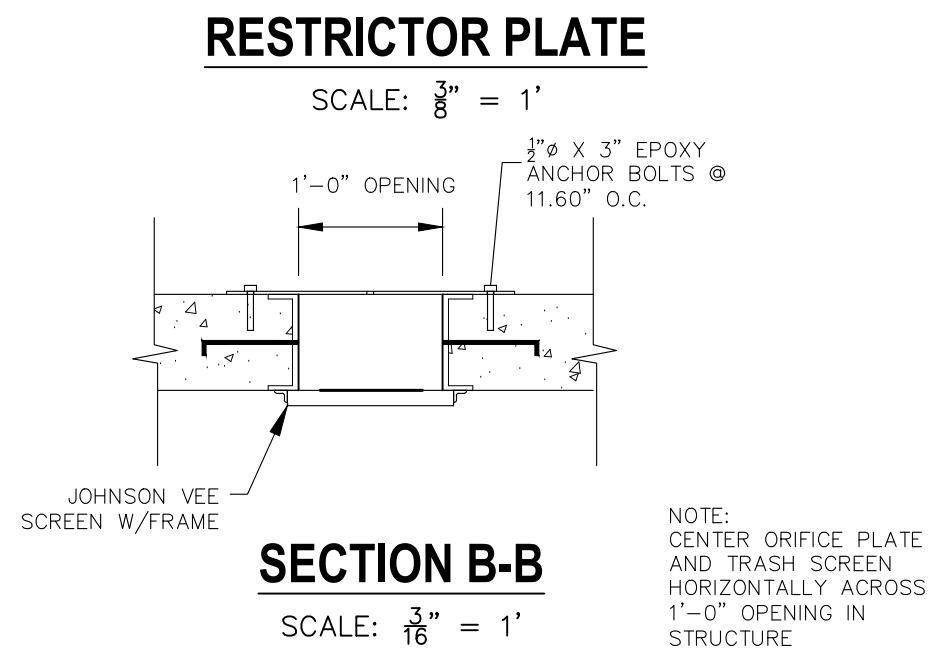
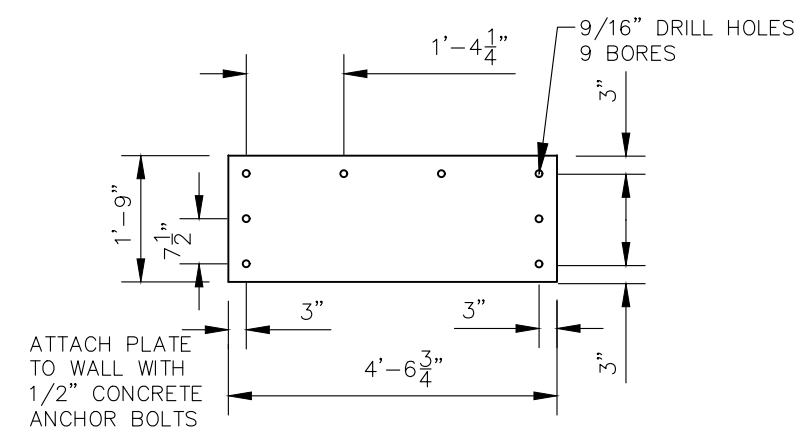
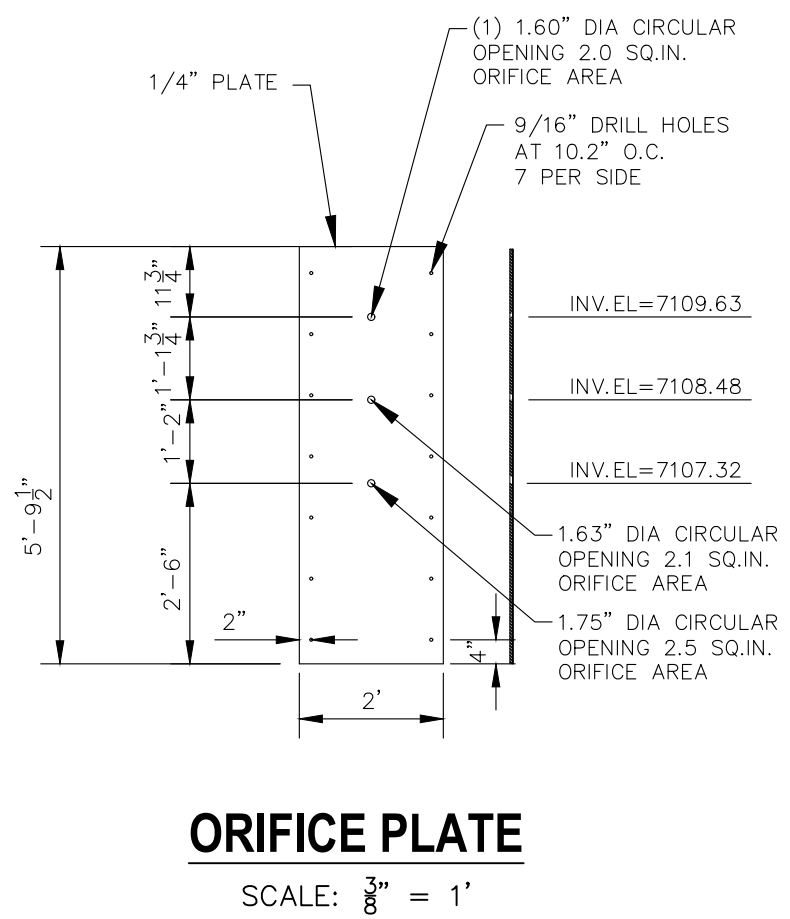
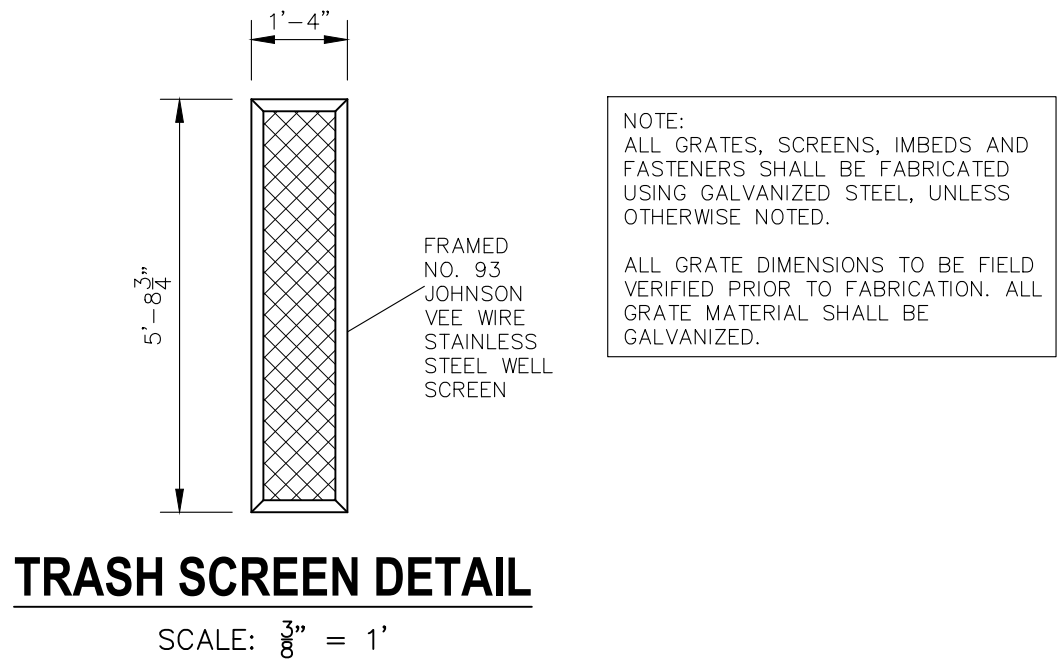
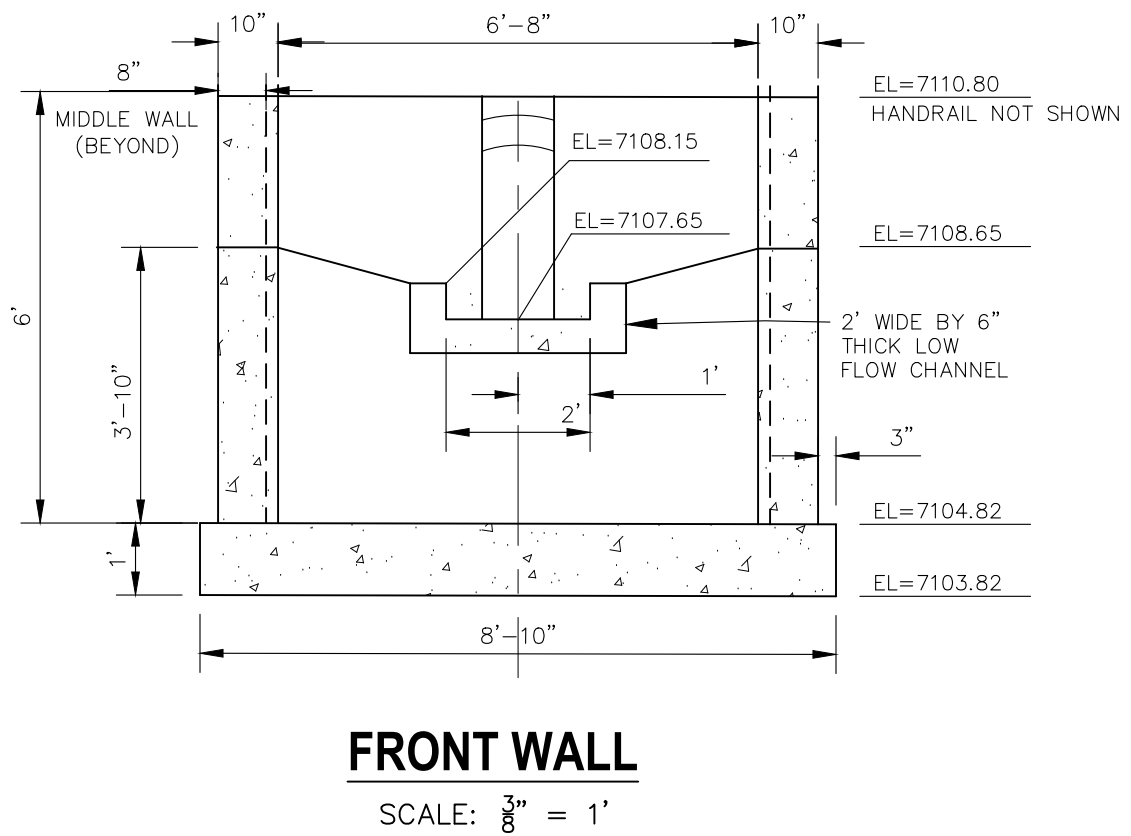
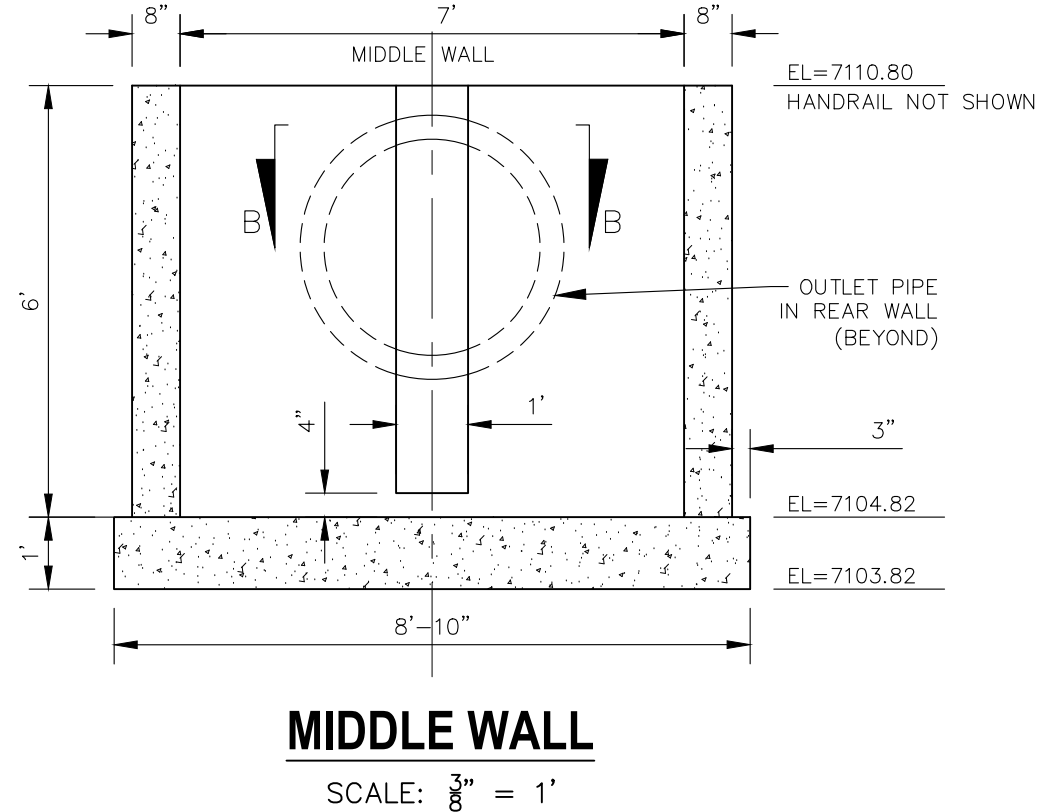
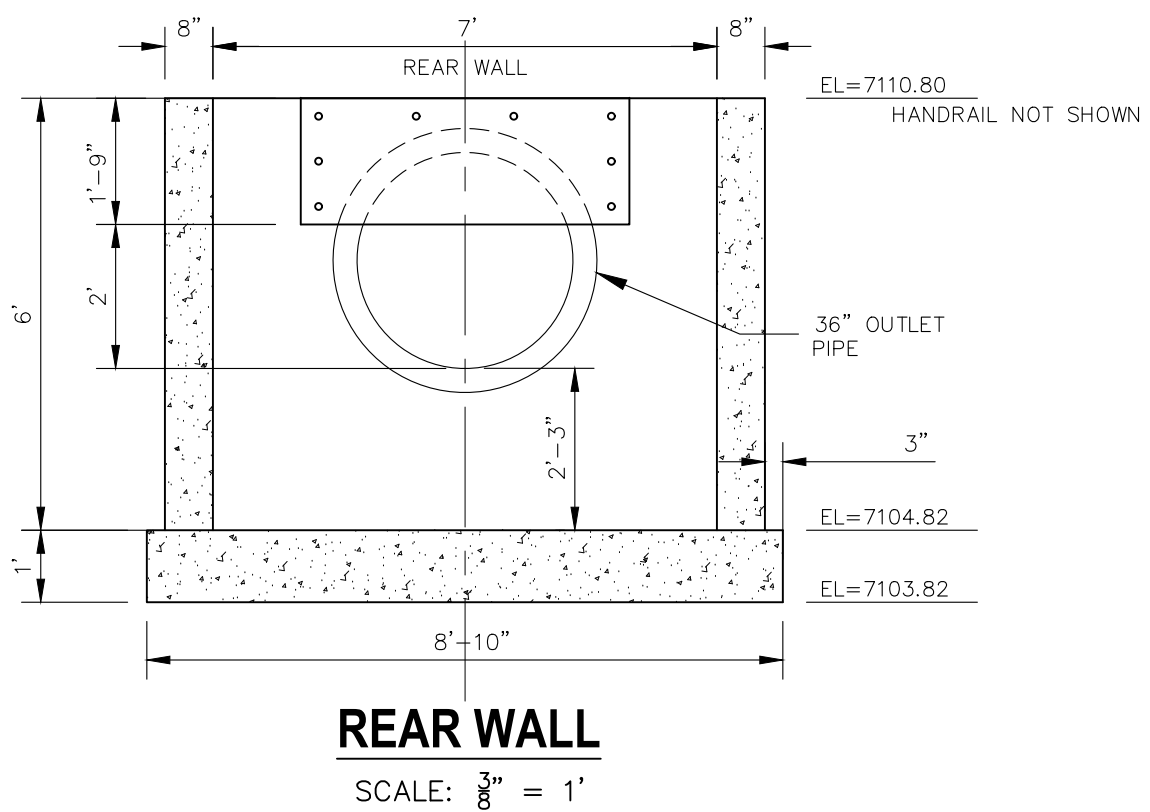
SECTION B-B
NOT TO SCALE

SECTION A-A
NOT TO SCALE



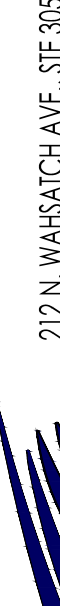
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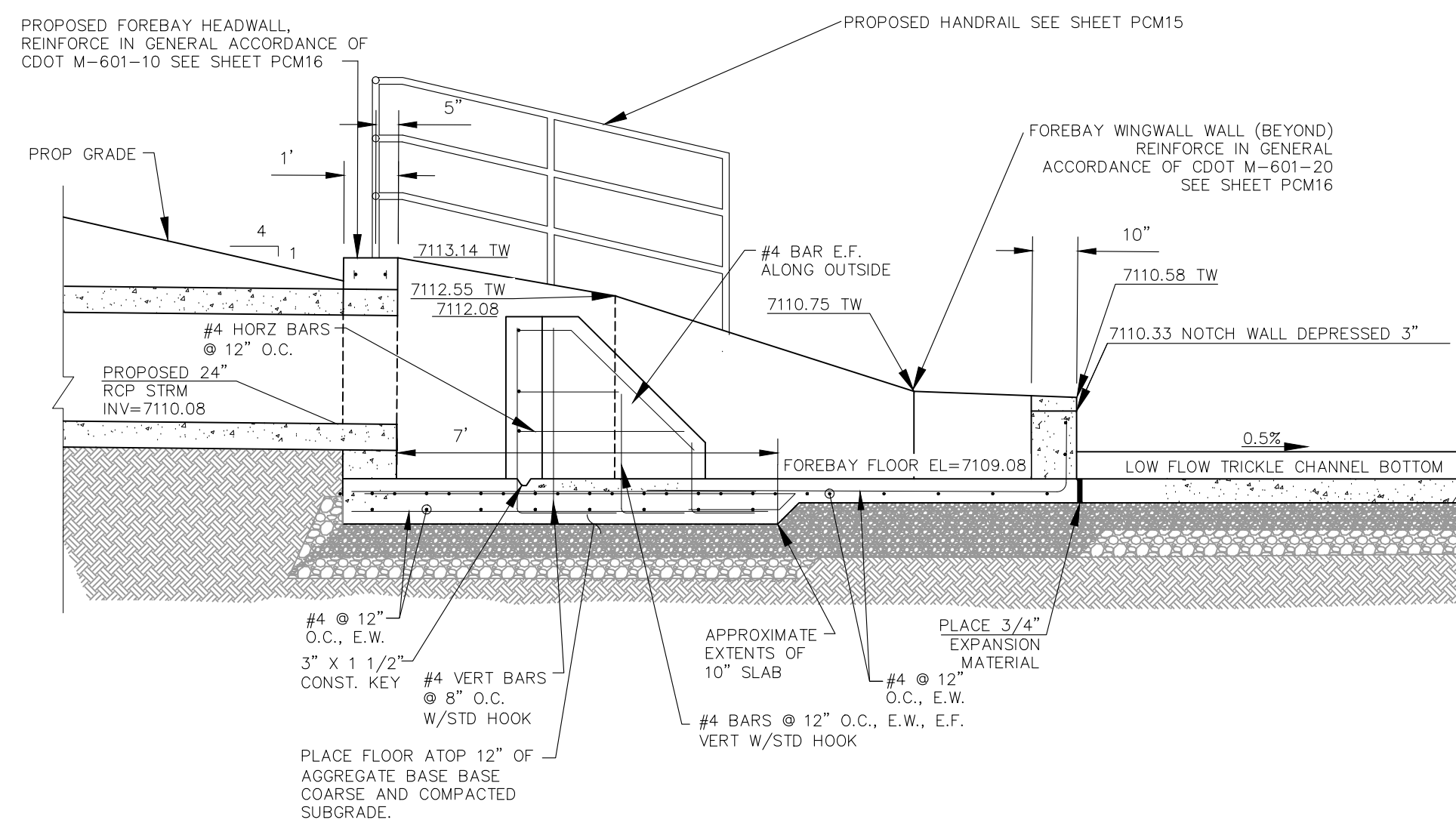
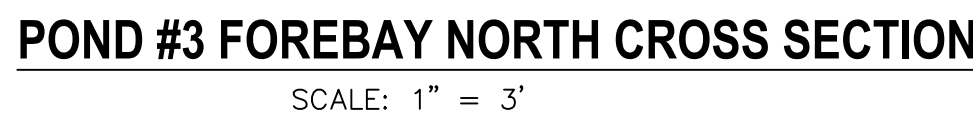
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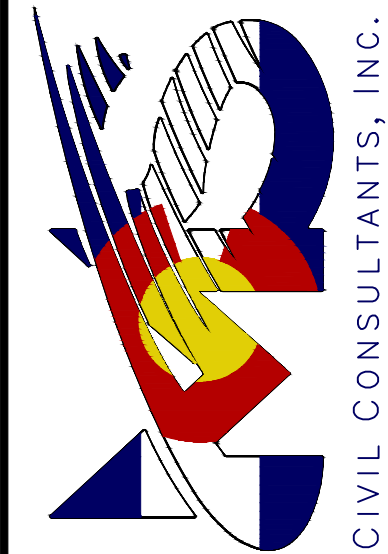
 FOR LOCATING
& MARKING
GAS,
ELECTRIC,
WATER &
TELEPHONE
LINES

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CALL 1-800-922-1987

VIRGIL A. SANCHEZ, COLORADO P.E. NO. 37160										FOR AND ON BEHALF OF M&S CIVIL CONSULTANTS, INC.										 CIVIL CONSULTANTS, INC.										217 N. WAHSATCH AVE., STE 305 COLORADO SPRINGS, CO 80903 PHONE: 719.955.5485										FALCON RESERVE FILING NO. 1																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
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FOREBAY CROSS SECTION A-A
SCALE: 3/8" = 1'

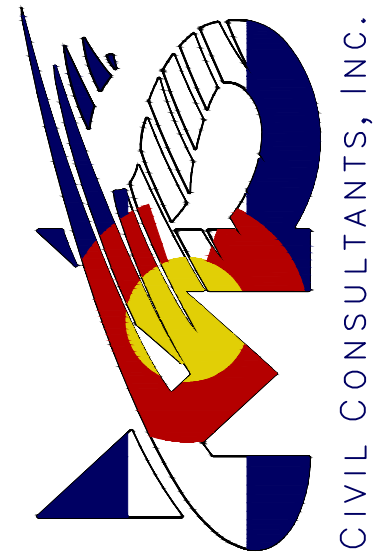
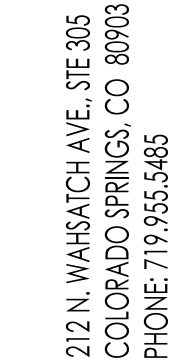
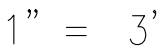
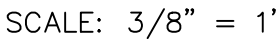
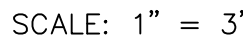


FOR AND ON
BEHALF OF
M&S CIVIL
CONSULTANTS,
INC.

[illegible]

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CAUTION

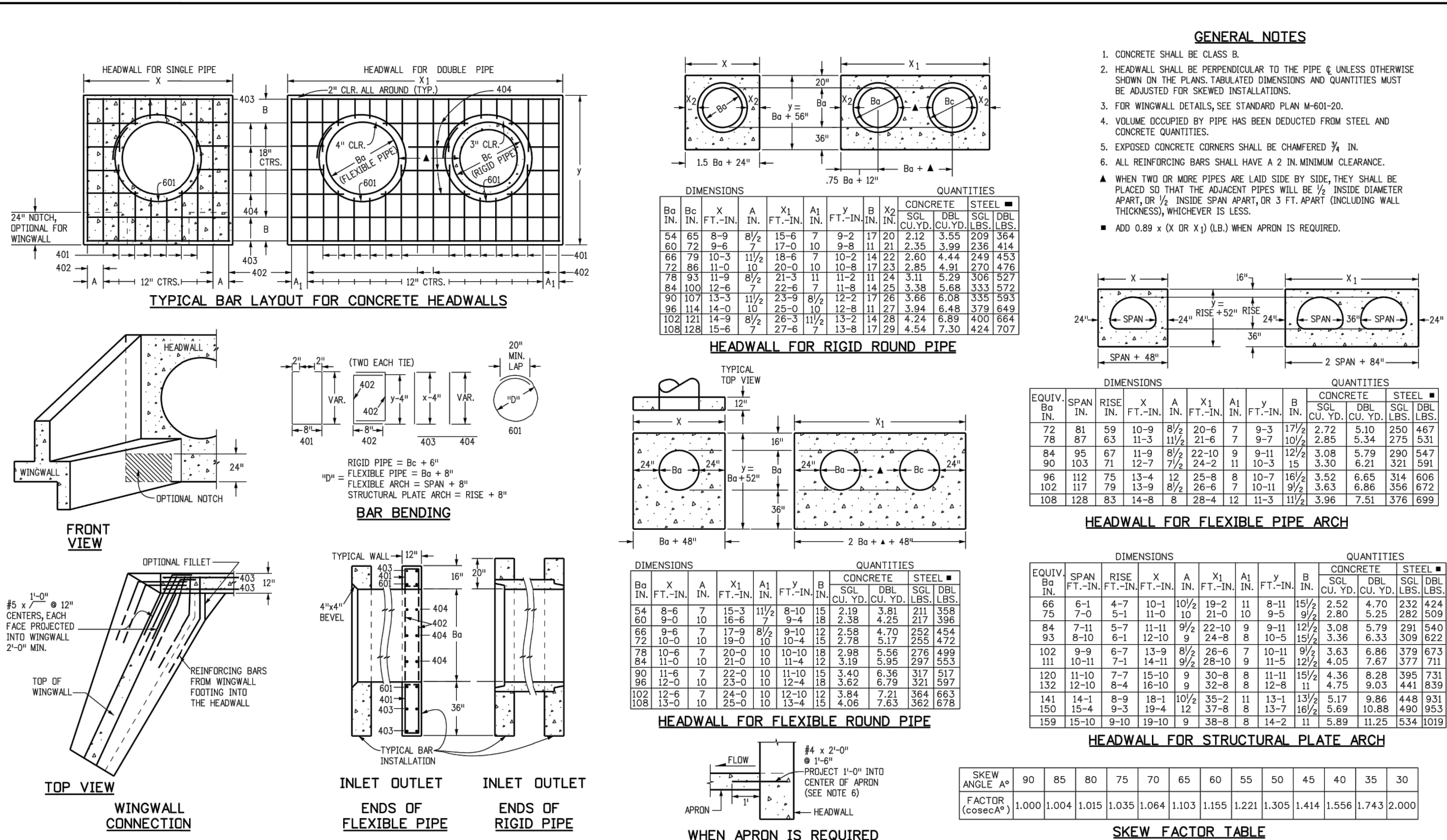
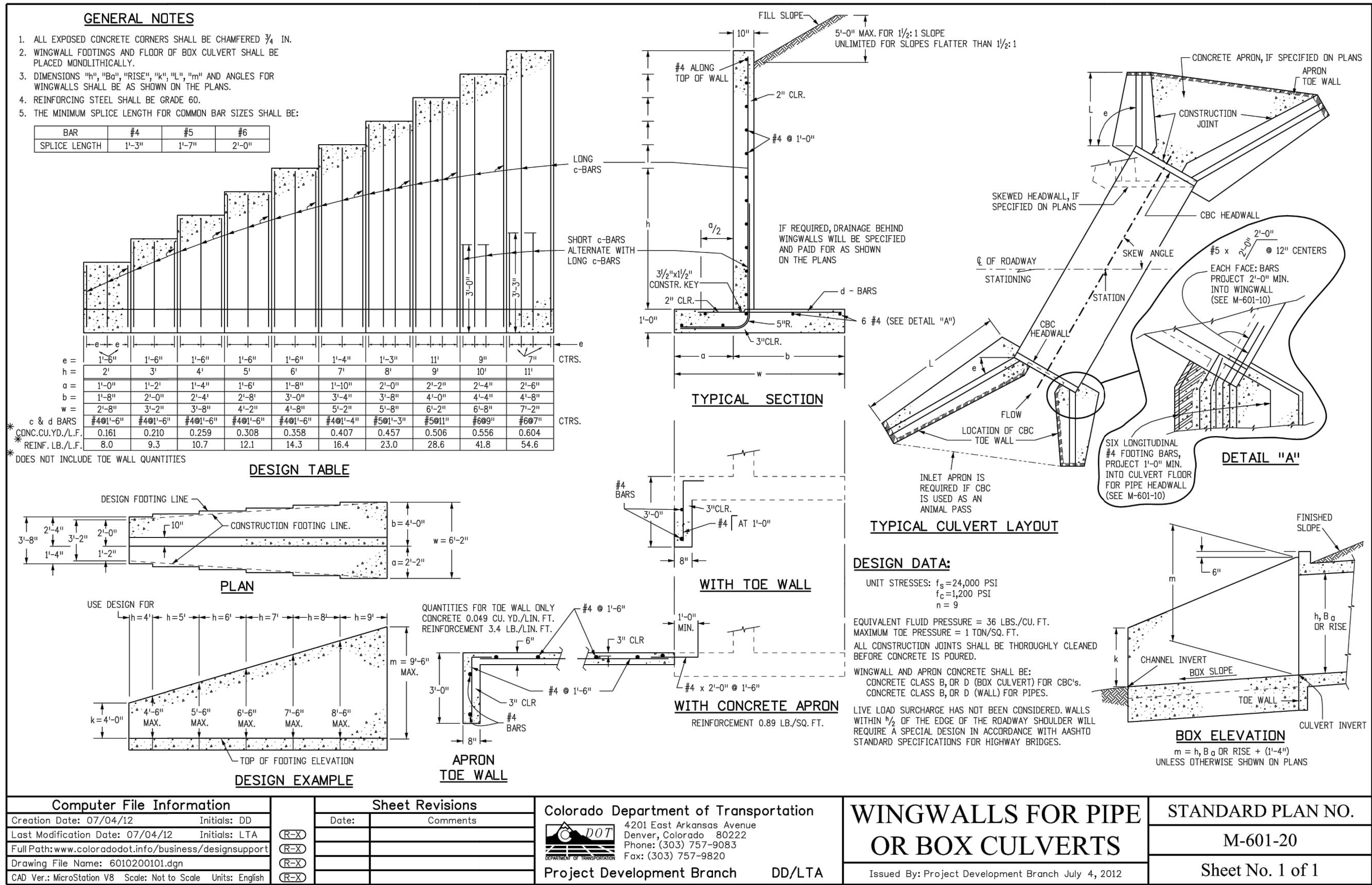
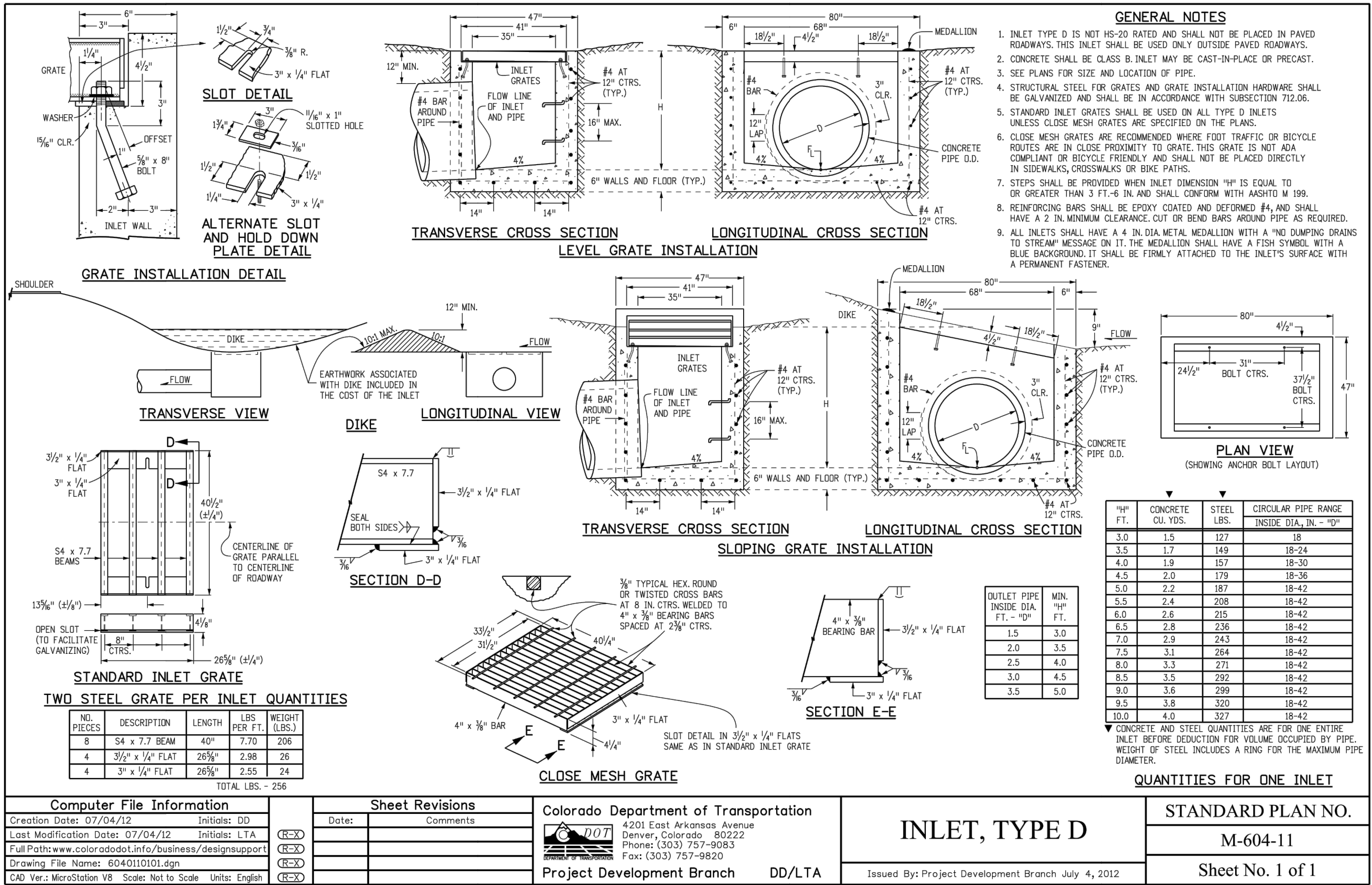


160 FOR AND ON
BEHALF OF
M&S CIVIL
CONSULTANTS,
INC.

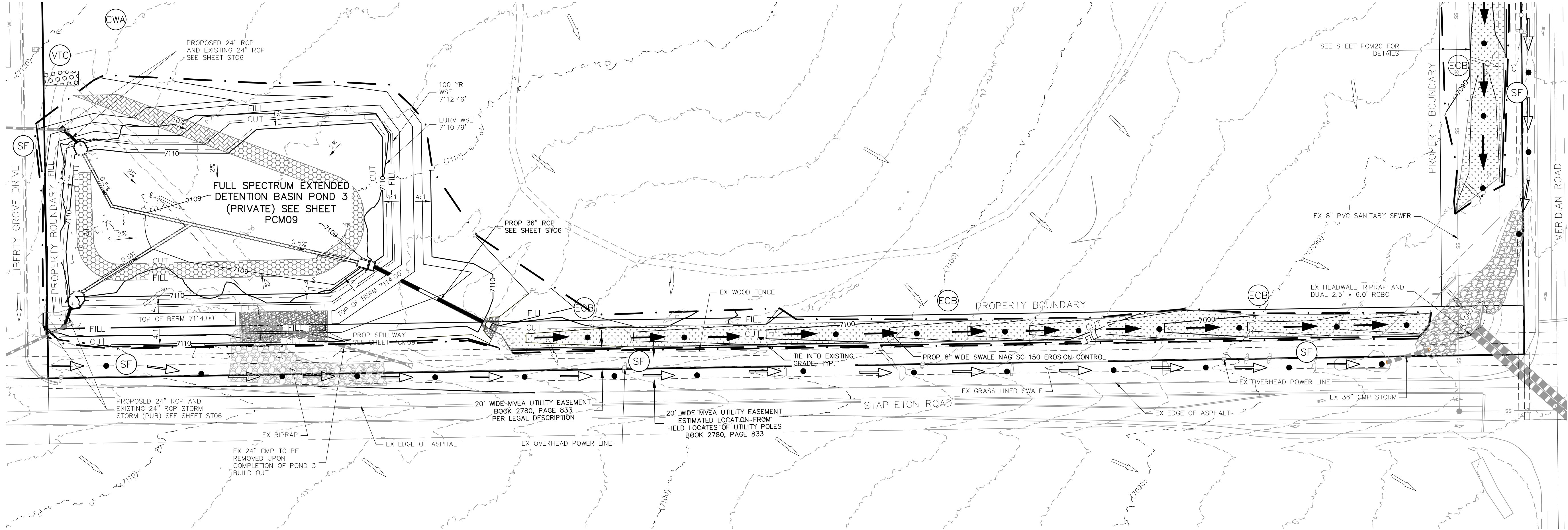
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CAUTION



File: C:\431444-Falcon Reserve\Landhuil\Draw\Const\Draw\PCM\PCM15.dwg Plotstamp: 10/16/2025 1:06 PM



POND 3 & SOUTH PROPOSED DRAINAGE SWALE
SCALE: 1"=50'

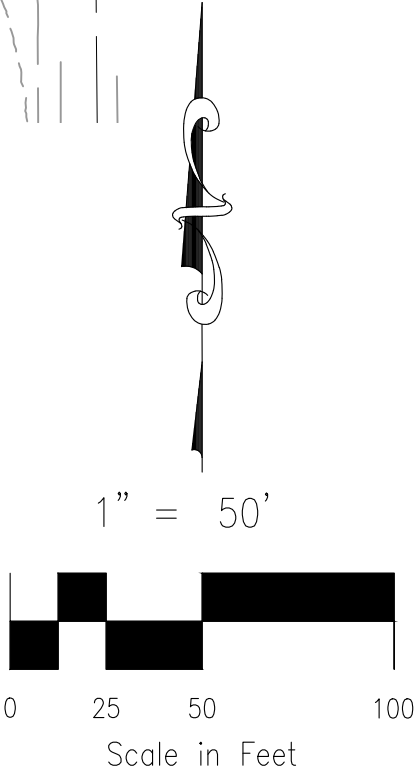
LEGEND

	SITE BOUNDARY		CUT/FILL LINE
	PROP MAJ CONT		LIMITS OF DISTURBANCE/CONSTRUCTION
	PROP MIN CONT		PROPOSED DRAINAGE SWALE
	EXIST MAJ CONT		EXISTING DRAINAGE SWALE
	EXIST MIN CONT		ADJACENT PROPERTY BOUNDARY
	PROP STORM SEWER PIPE		PROPERTY LINE
	EXISTING STORM SEWER PIPE		PROPOSED PRIVATE UTILITY EASEMENT
	SILT FENCE—INITIAL, INTERIM, FINAL		PROPOSED MVEA EASEMENT
	SEDIMENT CONTROL LOG — FINAL		LOT LINE
	VEHICLE TRACKING CONTROL—INITIAL, INTERIM, FINAL		EXISTING FIRE HYDRANT
	TEMPORARY SEDIMENT BASIN—INTERIM		EXISTING SANITARY MANHOLE
	INLET PROTECTION—FINAL		EXISTING SIGN
	CONCRETE WASHOUT—INITIAL		EXISTING WATER VALVE
	SOIL STOCKPILE — INITIAL, INTERIM		PROPOSED INLET
	STABILIZED STAGING AREA — INITIAL, INTERIM, FINAL		EXISTING FLOW DIRECTION ARROW
	EROSION CONTROL BLANKET, NORTH AMERICAN GREEN (NAG) OR EQUIVALENT		PROPOSED FLOW DIRECTION ARROW
			FLARED END SECTION
			H.P.
			L.P.
			STABILIZED MAINTENANCE ROAD ABOVE EURV
			STABILIZED MAINT. ROAD BELOW EURV
			CONC LOW FLOW CHANNEL

NOTES:

- PONDS 1, 2, AND 3 HAVE BEEN RESIZED FOR FULLY DEVELOPED CONDITIONS.
- THE 3 DETENTION PONDS SHALL BE CONSTRUCTED AND STABILIZED PRIOR TO ONSITE UTILITY CONSTRUCTION.
- LOCATION OF STOCKPILES SHALL BE DETERMINED BY CONTRACTOR. ALL STOCKPILES SHALL REMAIN WITHIN THE CONSTRUCTION BOUNDARY AS INDICATED ON THE SITE MAP.
- THE EXACT LOCATION FOR THE STORAGE EQUIPMENT AND TEMPORARY DISPOSAL AREAS SHALL BE DETERMINED IN THE FIELD BY THE CONTRACTOR. EROSION CONTROL MAYBE REQUIRED AROUND THIS FACILITY.
- PONDS 1-3, ASSOCIATED STORM SEWER, AND GRADING SHALL BE COMPLETED PRIOR TO ANY ON-SITE GRADING CONSTRUCTION.

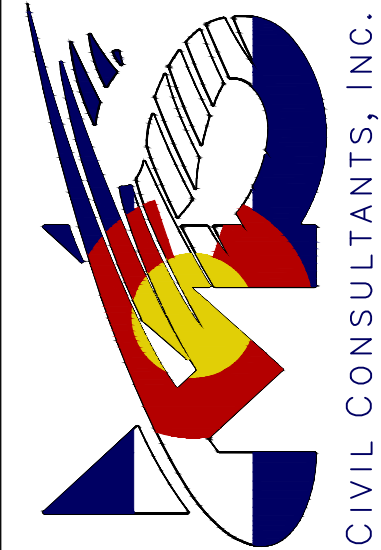
GRADING & EROSION CONTROL PLAN
FALCON RESERVE FILING NO. 1
JOB NO. 43-144
DATE PREPARED: OCTOBER 2025
DATE REVISED:



FOR LOCATING
& MARKING
GAS,
ELECTRIC,
WATER &
TELEPHONE
LINES

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CALL 1-800-922-1987

2120 N. WATKINS AVE. STE 305
COLORADO SPRINGS CO 80903
PHONE: 719.555.5465



FOR AND ON
BEHALF OF
CIVIL CONSULTANTS,
INC.

VIRGIL A. SANCHEZ, COLORADO P.E. NO. 37160

REVISIONS:	NO.	DATE	BY	DESCRIPTION	APPROVED BY:	DATE

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CAUTION

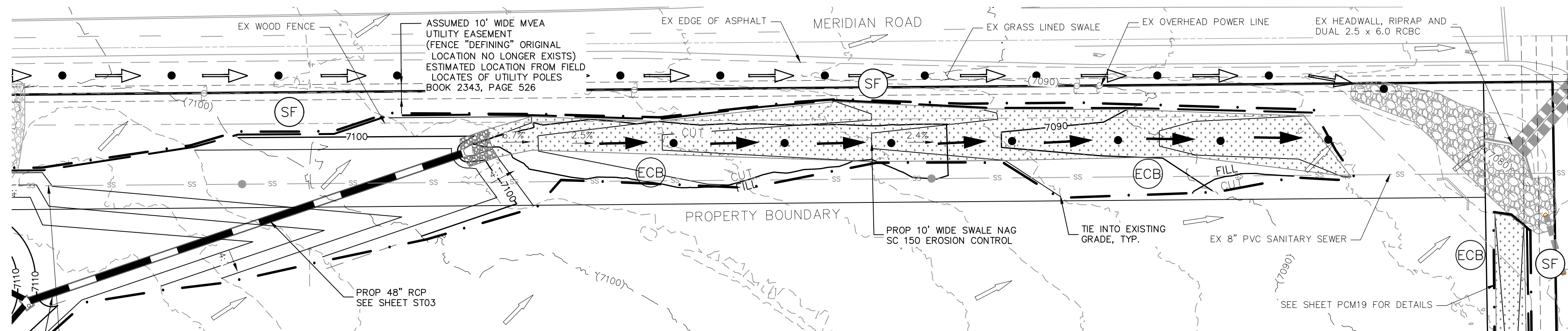
FALCON RESERVE FILING NO. 1	
POND 3 SOUTH SWALE EROSION CONTROL PLAN	
PROJECT NO. 43-144	SCALE: HORIZONTAL: 1"=50' VERTICAL: N/A
DESIGNED BY: GT	DATE: 10/16/2025
DRAWN BY: GT	
CHECKED BY: VAS	
	SHEET 22 OF 26
	PCM 15

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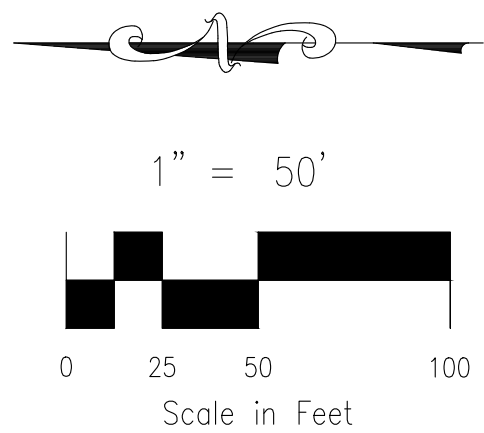
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& MARKING
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TELEPHONE
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EAST DRAINAGE SWALE

SCALE: 1"=50'

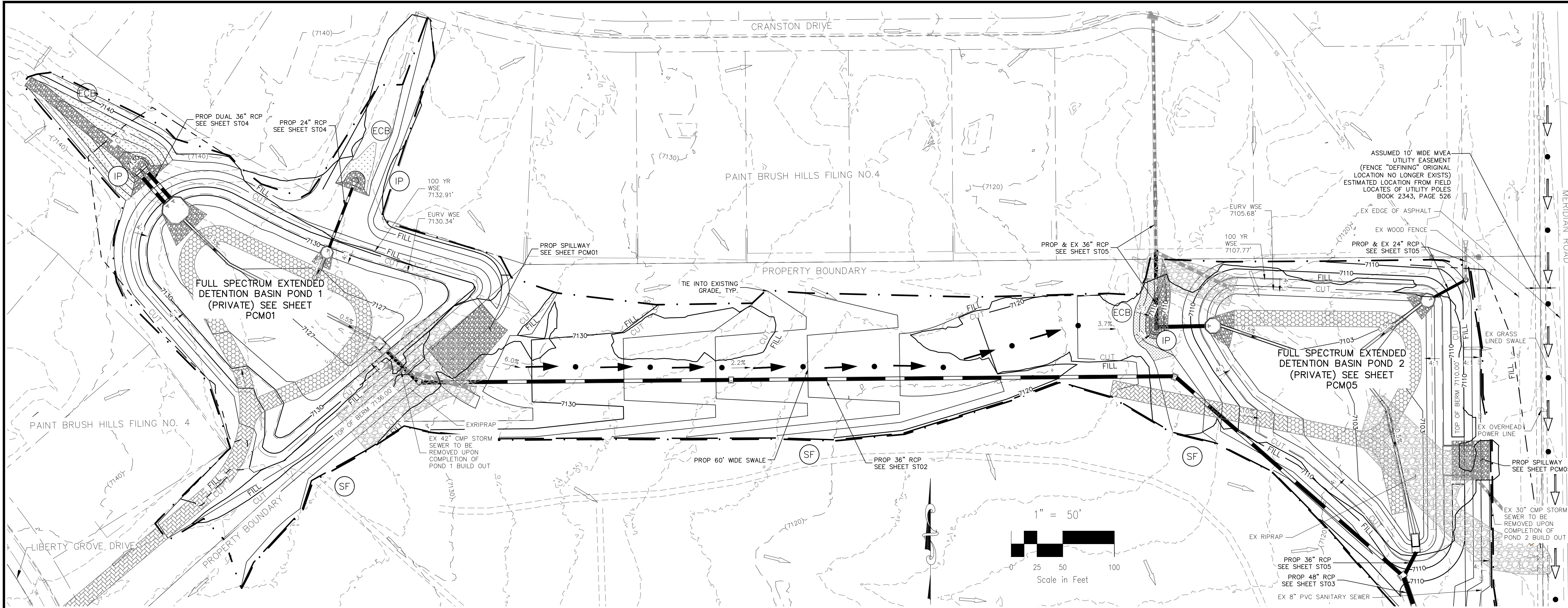


NOTES:

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2. THE 3 DETENTION PONDS SHALL BE CONSTRUCTED AND STABILIZED PRIOR TO ONSITE UTILITY CONSTRUCTION.
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4. THE EXACT LOCATION FOR THE STORAGE EQUIPMENT AND TEMPORARY DISPOSAL AREAS SHALL BE DETERMINED IN THE FIELD BY THE CONTRACTOR. EROSION CONTROL MAYBE REQUIRED AROUND THIS FACILITY.
5. PONDS 1-3, ASSOCIATED STORM SEWER, AND GRADING SHALL BE COMPLETED PRIOR TO ANY ON-SITE GRADING CONSTRUCTION.

PONDS 1 & 2 AND NORTH DRAINAGE SWALE

SCALE: 1"=50'



LEGEND

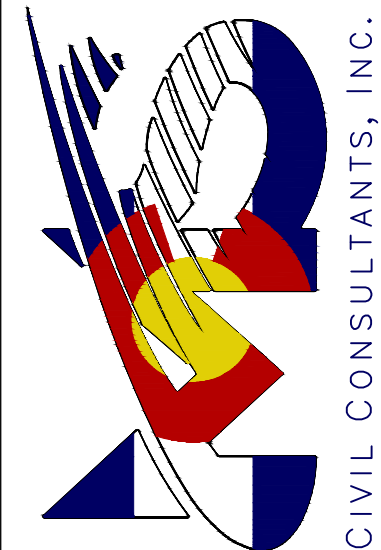
	SITE BOUNDARY		CUT/FILL LINE
	PROP MAJ CONT		LIMITS OF DISTURBANCE/CONSTRUCTION
	PROP MIN CONT		PROPOSED DRAINAGE SWALE
	EXIST MAJ CONT		EXISTING DRAINAGE SWALE
	EXIST MIN CONT		ADJACENT PROPERTY BOUNDARY
	PROP STORM SEWER PIPE		PROPERTY LINE
	EXISTING STORM SEWER PIPE		PROPOSED PRIVATE UTILITY EASEMENT
	SF SILT FENCE—INITIAL, INTERIM, FINAL		PROPOSED MVEA EASEMENT
	SCL SEDIMENT CONTROL LOG — FINAL		LOT LINE
	VTC VEHICLE TRACKING CONTROL—INITIAL, INTERIM, FINAL		EXISTING FIRE HYDRANT
	SB# TEMPORARY SEDIMENT BASIN—INTERIM		EXISTING SANITARY MANHOLE
	IP INLET PROTECTION—FINAL		EXISTING SIGN
	CWA CONCRETE WASHOUT—INITIAL		EXISTING WATER VALVE
	SP SOIL STOCKPILE — INITIAL, INTERIM		PROPOSED INLET
	SSA STABILIZED STAGING AREA — INITIAL, INTERIM, FINAL		EXISTING FLOW DIRECTION ARROW
	ECB EROSION CONTROL BLANKET, NORTH AMERICAN GREEN (NAG) OR EQUIVALENT		PROPOSED FLOW DIRECTION ARROW
			FLARED END SECTION
			H.P. HIGH POINT
			L.P. LOW POINT
			STABILIZED MAINTENANCE ROAD ABOVE EURV
			STABILIZED MAINT. ROAD BELOW EURV
			CONC LOW FLOW CHANNEL

GRADING & EROSION CONTROL PLAN
FALCON RESERVE FILING NO. 1
JOB NO. 43-144
DATE PREPARED: OCTOBER 2025
DATE REVISED:

REVISIONS: NO. DATE BY DESCRIPTION

DATE: 10/16/2025
DESIGNED BY: GT
DRAWN BY: GT
CHECKED BY: VAS

212 N WAHATCH AVE, STE 305
COLORADO SPRINGS, CO 80903
PHONE: 719.555.5465



FOR AND ON
BEHALF OF
CIVIL CONSULTANTS,
INC.

FALCON RESERVE FILING NO. 1

POND 1 & 2 NORTH & EAST SWALE EROSION CONTROL PLAN

PROJECT NO. 43-144

DATE: 10/16/2025

SCALE: HORIZONTAL: 1"=30' VERTICAL: N/A

SHEET 23 OF 26

PCM 16

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CAUTION

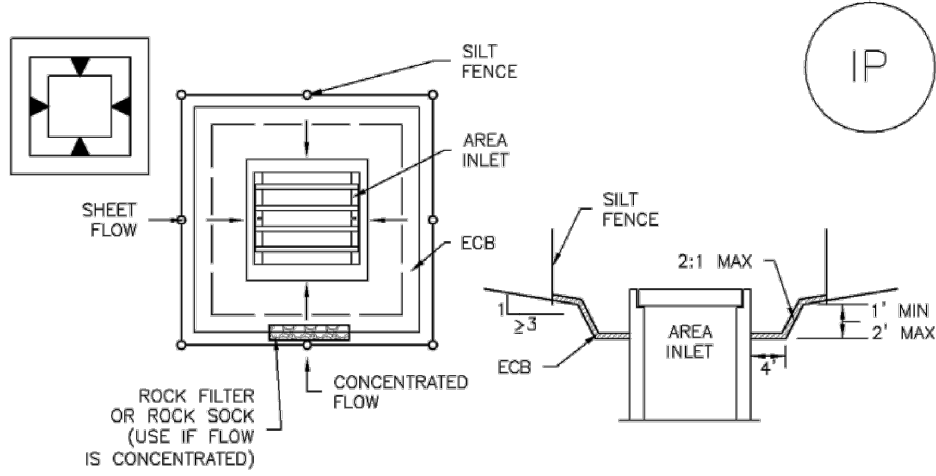
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STANDARD NOTES FOR EL PASO COUNTY GRADING AND EROSION CONTROL PLANS

1. 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.
2. 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 EROSION CONTROL CRITERIA MANUAL, THE STORM DRAINAGE CRITERIA MANUAL AND THE DRAINAGE CRITERIA MANUAL VOLUME 2. ANY DEVIATIONS FROM REGULATIONS AND STANDARDS MUST BE REQUESTED, AND APPROVED, IN WRITING.
3. 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. MANAGEMENT OF THE SWMP DURING CONSTRUCTION IS THE RESPONSIBILITY OF THE DESIGNATED QUALIFIED STORMWATER MANAGER OR CERTIFIED EROSION CONTROL INSPECTOR. THE SWMP SHALL BE LOCATED ON SITE AT ALL TIMES DURING CONSTRUCTION AND SHALL BE KEPT UP TO DATE WITH WORK PROGRESS AND CHANGES IN THE FIELD.
4. ONCE THE ESQCP IS APPROVED AND A "NOTICE TO PROCEED" HAS BEEN ISSUED, THE CONTRACTOR MAY INSTALL THE INITIAL STAGE EROSION AND SEDIMENT CONTROL MEASURES AS INDICATED ON THE APPROVED 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 STAFF.
5. CONTROL MEASURES MUST BE INSTALLED PRIOR TO COMMENCEMENT OF ACTIVITIES THAT COULD CONTRIBUTE POLLUTANTS TO STORMWATER. CONTROL MEASURES FOR ALL SLOPES, CHANNELS, DITCHES, AND DISTURBED LAND AREAS SHALL BE INSTALLED IMMEDIATELY UPON COMPLETION OF THE DISTURBANCE.
6. ALL TEMPORARY SEDIMENT AND EROSION CONTROL MEASURES SHALL BE MAINTAINED AND REMAIN IN EFFECTIVE OPERATING CONDITION UNTIL PERMANENT SOIL EROSION CONTROL MEASURES ARE IMPLEMENTED AND FINAL STABILIZATION IS ESTABLISHED. ALL PERSONS ENGAGED IN LAND DISTURBANCE ACTIVITIES SHALL ASSESS THE ADEQUACY OF CONTROL MEASURES AT THE SITE AND IDENTIFY IF CHANGES TO THOSE CONTROL MEASURES ARE NEEDED TO ENSURE THE CONTINUED EFFECTIVE PERFORMANCE OF THE CONTROL MEASURES. ALL CHANGES TO TEMPORARY SEDIMENT AND EROSION CONTROL MEASURES MUST BE INCORPORATED INTO THE STORMWATER MANAGEMENT PLAN.
7. TEMPORARY STABILIZATION SHALL BE IMPLEMENTED ON DISTURBED AREAS AND STOCKPILES WHERE GROUND DISTURBING CONSTRUCTION ACTIVITY HAS PERMANENTLY CEASED OR TEMPORARILY CEASED FOR LONGER THAN 14 DAYS.
8. FINAL STABILIZATION MUST BE IMPLEMENTED AT ALL APPLICABLE CONSTRUCTION SITES. FINAL STABILIZATION IS ACHIEVED WHEN ALL GROUND DISTURBED AREAS EITHER HAVE A UNIFORM VEGETATIVE COVER WITH INDIVIDUAL PLANT DENSITY OF 70 PERCENT OF PRE-DISTURBANCE LEVELS ESTABLISHED OR EQUIVALENT PERMANENT ALTERNATIVE STABILIZATION METHOD IS IMPLEMENTED. ALL TEMPORARY SEDIMENT AND EROSION CONTROL MEASURES SHALL BE REMOVED UPON FINAL STABILIZATION AND BEFORE PERMIT CLOSURE.
9. ALL PERMANENT STORMWATER MANAGEMENT FACILITIES SHALL BE INSTALLED AS DESIGNED IN THE APPROVED PLANS. ANY PROPOSED CHANGES THAT EFFECT THE DESIGN OR FUNCTION OF PERMANENT STORMWATER MANAGEMENT STRUCTURES MUST BE APPROVED BY THE ECM ADMINISTRATOR PRIOR TO IMPLEMENTATION.
10. EARTH DISTURBANCES SHALL BE CONDUCTED IN SUCH A MANNER SO AS TO EFFECTIVELY MINIMIZE 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. PRE-EXISTING VEGETATION SHALL BE PROTECTED AND MAINTAINED WITHIN 50 HORIZONTAL FEET OF A WATERS OF THE STATE UNLESS SHOWN TO BE INFEASIBLE AND SPECIFICALLY REQUESTED AND APPROVED.
11. COMPACTION OF SOIL MUST BE PREVENTED IN AREAS DESIGNATED FOR INFILTRATION CONTROL MEASURES OR WHERE FINAL STABILIZATION WILL BE ACHIEVED BY VEGETATIVE COVER. AREAS DESIGNATED FOR INFILTRATION CONTROL MEASURES SHALL ALSO BE PROTECTED FROM SEDIMENTATION DURING CONSTRUCTION UNTIL FINAL STABILIZATION IS ACHIEVED. IF COMPACTION PREVENTION IS NOT FEASIBLE DUE TO SITE CONSTRAINTS, ALL AREAS DESIGNATED FOR INFILTRATION AND VEGETATION CONTROL MEASURES MUST BE LOOSENEED PRIOR TO INSTALLATION OF THE CONTROL MEASURE(S).
12. ANY TEMPORARY OR PERMANENT FACILITY DESIGNED AND CONSTRUCTED FOR THE CONVEYANCE OF STORMWATER AROUND, THROUGH, OR FROM THE EARTH DISTURBANCE AREA SHALL BE A STABILIZED CONVEYANCE DESIGNED TO MINIMIZE EROSION AND THE DISCHARGE OF SEDIMENT OFF SITE.
13. CONCRETE WASH WATER SHALL BE CONTAINED AND DISPOSED OF IN ACCORDANCE WITH THE SWMP. NO WASH WATER SHALL BE DISCHARGED TO OR ALLOWED TO ENTER STATE WATERS, INCLUDING ANY SURFACE OR SUBSURFACE STORM DRAINAGE SYSTEM OR FACILITIES. CONCRETE WASHOUTS SHALL NOT BE LOCATED IN AN AREA WHERE SHALLOW GROUNDWATER MAY BE PRESENT, OR WITHIN 50 FEET OF A SURFACE WATER BODY, CREEK OR STREAM.
14. DURING DEWATERING OPERATIONS OF UNCONTAMINATED GROUND WATER MAY BE DISCHARGED ON SITE, BUT SHALL NOT LEAVE THE SITE IN THE FORM OF SURFACE RUNOFF UNLESS AN APPROVED STATE DEWATERING PERMIT IS IN PLACE.
15. EROSION CONTROL BLANKETING OR OTHER PROTECTIVE COVERING SHALL BE USED ON SLOPES STEEPER THAN 3:1.
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, TREE SLASH, BUILDING MATERIAL WASTES OR UNUSED BUILDING MATERIALS SHALL BE BURIED, DUMPED, OR DISCHARGED AT THE SITE.
17. 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. CONTROL MEASURES MAY BE REQUIRED BY EL PASO COUNTY ENGINEERING IF DEEMED NECESSARY, BASED ON SPECIFIC CONDITIONS AND CIRCUMSTANCES.
18. TRACKING OF SOILS AND CONSTRUCTION DEBRIS OFF-SITE SHALL BE MINIMIZED. MATERIALS TRACKED OFF-SITE SHALL BE CLEANED UP AND PROPERLY DISPOSED OF IMMEDIATELY.
19. THE OWNER/DEVELOPER SHALL BE RESPONSIBLE FOR THE REMOVAL OF ALL CONSTRUCTION DEBRIS, DIRT, TRASH, ROCK, SEDIMENT, SOIL, AND SAND THAT MAY ACCUMULATE IN ROADS, STORM DRAINS AND OTHER DRAINAGE CONVEYANCE SYSTEMS AND STORMWATER APPURTENANCES AS A RESULT OF SITE DEVELOPMENT.
20. 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.
21. NO CHEMICAL(S) HAVING THE POTENTIAL TO BE RELEASED IN STORMWATER ARE TO BE STORED OR USED ONSITE UNLESS PERMISSION FOR THE USE OF SUCH CHEMICAL(S) IS GRANTED IN WRITING BY THE ECM ADMINISTRATOR. IN GRANTING APPROVAL FOR THE USE OF SUCH CHEMICAL(S), SPECIAL CONDITIONS AND MONITORING MAY BE REQUIRED.
22. BULK STORAGE OF ALLOWED PETROLEUM PRODUCTS OR OTHER ALLOWED LIQUID CHEMICALS IN EXCESS OF 55 GALLONS SHALL REQUIRE ADEQUATE SECONDARY CONTAINMENT PROTECTION TO CONTAIN ALL SPILLS ONSITE AND TO PREVENT ANY SPILLED MATERIALS FROM ENTERING STATE WATERS, ANY SURFACE OR SUBSURFACE STORM DRAINAGE SYSTEM OR OTHER FACILITIES.
23. NO PERSON SHALL CAUSE THE IMPEDIMENT OF STORMWATER FLOW IN THE CURB AND GUTTER OR DITCH EXCEPT WITH APPROVED SEDIMENT CONTROL MEASURES.
24. OWNER/DEVELOPER AND THEIR AGENTS SHALL COMPLY WITH THE "COLORADO WATER QUALITY CONTROL ACT" (TITLE 25, ARTICLE 8, CRS), AND THE "CLEAN WATER ACT" (33 USC 1344), IN ADDITION TO THE REQUIREMENTS OF THE LAND DEVELOPMENT CODE, DCM VOLUME II AND THE ECM APPENDIX A. ALL APPROPRIATE PERMITS MUST BE OBTAINED BY THE CONTRACTOR PRIOR TO CONSTRUCTION (1041, NPDES, FLOODPLAIN, 404, FUGITIVE DUST, ETC.). IN THE EVENT OF CONFLICTS BETWEEN THESE REQUIREMENTS AND OTHER LAWS, RULES, OR REGULATIONS OF OTHER FEDERAL, STATE, LOCAL, OR COUNTY AGENCIES, THE MOST RESTRICTIVE LAWS, RULES, OR REGULATIONS SHALL APPLY.
25. ALL CONSTRUCTION TRAFFIC MUST ENTER/EXIT THE SITE ONLY AT APPROVED CONSTRUCTION ACCESS POINTS.
26. PRIOR TO CONSTRUCTION THE PERMITEE SHALL VERIFY THE LOCATION OF EXISTING UTILITIES.
27. A WATER SOURCE SHALL BE AVAILABLE ON SITE DURING EARTHWORK OPERATIONS AND SHALL BE UTILIZED AS REQUIRED TO MINIMIZE DUST FROM EARTHWORK EQUIPMENT AND WIND.
28. THE SOILS REPORT FOR THIS SITE HAS BEEN PREPARED BY RMG-ROCKY MOUNTAIN GROUP AUGUST 18, 2020, REVISED MARCH 3, 2021, AND SHALL BE CONSIDERED A PART OF THESE PLANS.
29. AT LEAST TEN (10) DAYS PRIOR TO THE ANTICIPATED START OF CONSTRUCTION, FOR PROJECTS THAT WILL DISTURB ONE (1) ACRE OR MORE, THE OWNER OR OPERATOR OF CONSTRUCTION ACTIVITY SHALL SUBMIT A PERMIT APPLICATION FOR STORMWATER DISCHARGE TO THE COLORADO DEPARTMENT OF PUBLIC HEALTH AND ENVIRONMENT, WATER QUALITY DIVISION. THE APPLICATION CONTAINS CERTIFICATION OF COMPLETION OF A STORMWATER MANAGEMENT PLAN (SWMP), OF WHICH THIS GRADING AND EROSION CONTROL PLAN MAY BE A PART. FOR INFORMATION OR APPLICATION MATERIALS CONTACT:

COLORADO DEPARTMENT OF PUBLIC HEALTH AND ENVIRONMENT
WATER QUALITY CONTROL DIVISION
WOOD - PERMITS
4300 CHERRY CREEK DRIVE SOUTH
DENVER, CO 80245-1530
ATTN: PERMITS UNIT

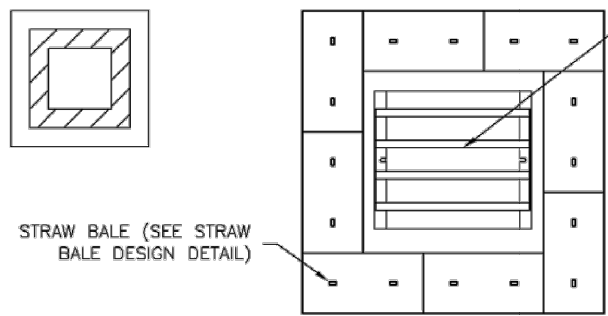
SC-6 Inlet Protection (IP)



IP-5. OVEREXCAVATION INLET PROTECTION

OVEREXCAVATION INLET PROTECTION INSTALLATION NOTES

1. THIS FORM OF INLET PROTECTION IS PRIMARILY APPLICABLE FOR SITES THAT HAVE NOT YET REACHED FINAL GRADE AND SHOULD BE USED ONLY FOR INLETS WITH A RELATIVELY SMALL CONTRIBUTING DRAINAGE AREA.
2. WHEN USING FOR CONCENTRATED FLOWS, SHAPE BASIN IN 2:1 RATIO WITH LENGTH ORIENTED TOWARDS DIRECTION OF FLOW.
3. SEDIMENT MUST BE PERIODICALLY REMOVED FROM THE OVEREXCAVATED AREA.



IP-6. STRAW BALE FOR SUMP INLET PROTECTION

STRAW BALE BARRIER INLET PROTECTION INSTALLATION NOTES

1. SEE STRAW BALE DESIGN DETAIL FOR INSTALLATION REQUIREMENTS.
2. BALES SHALL BE PLACED IN A SINGLE ROW AROUND THE INLET WITH ENDS OF BALES TIGHTLY ABUTTING ONE ANOTHER.

SC-6 Inlet Protection (IP)

GENERAL INLET PROTECTION INSTALLATION NOTES

1. SEE PLAN VIEW FOR:
-LOCATION OF INLET PROTECTION.
-TYPE OF INLET PROTECTION (IP-1, IP-2, IP-3, IP-4, IP-5, IP-6)
2. INLET PROTECTION SHALL BE INSTALLED PROMPTLY AFTER INLET CONSTRUCTION OR PAVING IS COMPLETE (TYPICALLY WITHIN 48 HOURS); IF A RAINFALL/RUNOFF EVENT IS FORECAST, INSTALL INLET PROTECTION PRIOR TO ONSET OF EVENT.
3. MANY JURISDICTIONS HAVE BMP DETAILS THAT VARY FROM UFCD STANDARD DETAILS. CONSULT WITH LOCAL JURISDICTIONS AS TO WHICH DETAIL SHOULD BE USED WHEN DIFFERENCES ARE NOTED.

INLET PROTECTION MAINTENANCE NOTES

1. INSPECT BMPs EACH WORKDAY, AND MAINTAIN THEM IN EFFECTIVE OPERATING CONDITION. MAINTENANCE OF BMPs SHOULD BE PROACTIVE, NOT REACTIVE. INSPECT BMPs AS SOON AS POSSIBLE (AND ALWAYS WITHIN 24 HOURS) FOLLOWING A STORM THAT CAUSES SURFACE EROSION, AND PERFORM NECESSARY MAINTENANCE.
2. FREQUENT OBSERVATIONS AND MAINTENANCE ARE NECESSARY TO MAINTAIN BMPs IN EFFECTIVE OPERATING CONDITION. INSPECTIONS AND CORRECTIVE MEASURES SHOULD BE DOCUMENTED THOROUGHLY.
3. WHERE BMPs HAVE FAILED, REPAIR OR REPLACEMENT SHOULD BE INITIATED UPON DISCOVERY OF THE FAILURE.
4. SEDIMENT ACCUMULATED UPSTREAM OF INLET PROTECTION SHALL BE REMOVED AS NECESSARY TO MAINTAIN BMP EFFECTIVENESS, TYPICALLY WHEN STORAGE VOLUME REACHES 50% OF CAPACITY, A DEPTH OF 6" WHEN SILT FENCE IS USED, OR 1/4 OF THE HEIGHT FOR STRAW BALES.
5. INLET PROTECTION IS TO REMAIN IN PLACE UNTIL THE UPSTREAM DISTURBED AREA IS PERMANENTLY STABILIZED, UNLESS THE LOCAL JURISDICTION APPROVES EARLIER REMOVAL OF INLET PROTECTION IN STREETS.
6. WHEN INLET PROTECTION AT AREA INLETS IS REMOVED, THE DISTURBED AREA SHALL BE COVERED WITH TOP SOIL, SEEDED AND MULCHED, OR OTHERWISE STABILIZED IN A MANNER APPROVED BY THE LOCAL JURISDICTION.

(DETAILS ADAPTED FROM TOWN OF PARKER, COLORADO AND CITY OF AURORA, COLORADO, NOT AVAILABLE IN AUTOCAD)

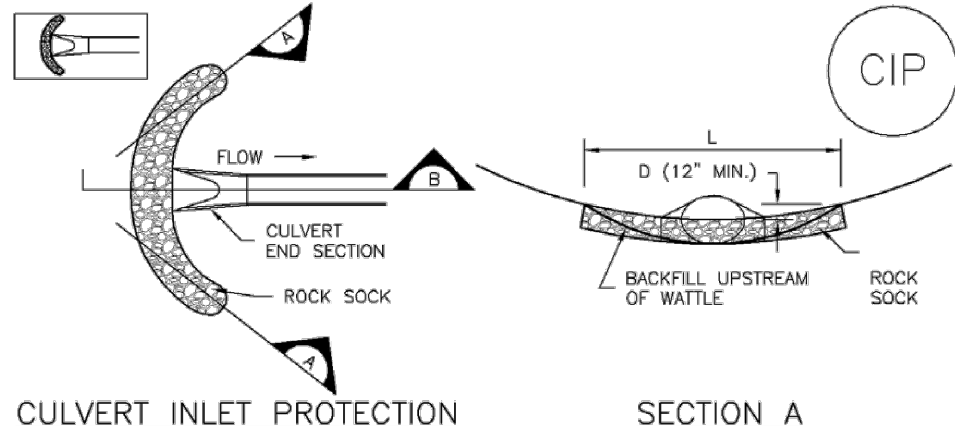
NOTE: MANY JURISDICTIONS HAVE BMP DETAILS THAT VARY FROM UFCD STANDARD DETAILS. CONSULT WITH LOCAL JURISDICTIONS AS TO WHICH DETAIL SHOULD BE USED WHEN DIFFERENCES ARE NOTED.

NOTE: THE DETAILS INCLUDED WITH THIS FACT SHEET SHOW COMMONLY USED, CONVENTIONAL METHODS OF INLET PROTECTION IN THE DENVER METROPOLITAN AREA. THERE ARE MANY PROPRIETARY INLET PROTECTION METHODS ON THE MARKET. UFCD NEITHER ENDORSES NOR DISCOURAGES USE OF PROPRIETARY INLET PROTECTION; HOWEVER, IN THE EVENT PROPRIETARY METHODS ARE USED, THE APPROPRIATE DETAIL FROM THE MANUFACTURER MUST BE INCLUDED IN THE SWMP AND THE BMP MUST BE INSTALLED AND MAINTAINED AS SHOWN IN THE MANUFACTURER'S DETAILS.

NOTE: SOME MUNICIPALITIES DISCOURAGE OR PROHIBIT THE USE OF STRAW BALES FOR INLET PROTECTION. CHECK WITH LOCAL JURISDICTION TO DETERMINE IF STRAW BALE INLET PROTECTION IS ACCEPTABLE.

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Inlet Protection (IP)



CIP-1. CULVERT INLET PROTECTION

CULVERT INLET PROTECTION INSTALLATION NOTES

1. SEE PLAN VIEW FOR:
-LOCATION OF CULVERT INLET PROTECTION.
2. SEE ROCK SOCK DESIGN DETAIL FOR ROCK GRADATION REQUIREMENTS AND JOINTING DETAIL.
3. INSPECT BMPs EACH WORKDAY, AND MAINTAIN THEM IN EFFECTIVE OPERATING CONDITION. MAINTENANCE OF BMPs SHOULD BE PROACTIVE, NOT REACTIVE. INSPECT BMPs AS SOON AS POSSIBLE (AND ALWAYS WITHIN 24 HOURS) FOLLOWING A STORM THAT CAUSES SURFACE EROSION, AND PERFORM NECESSARY MAINTENANCE.
4. SEDIMENT ACCUMULATED UPSTREAM OF THE CULVERT SHALL BE REMOVED WHEN THE SEDIMENT DEPTH IS 1/4 THE HEIGHT OF THE ROCK SOCK.
5. CULVERT INLET PROTECTION SHALL REMAIN IN PLACE UNTIL THE UPSTREAM DISTURBED AREA IS PERMANENTLY STABILIZED AND APPROVED BY THE LOCAL JURISDICTION.

CULVERT INLET PROTECTION MAINTENANCE NOTES

1. INSPECT BMPs EACH WORKDAY, AND MAINTAIN THEM IN EFFECTIVE OPERATING CONDITION. MAINTENANCE OF BMPs SHOULD BE PROACTIVE, NOT REACTIVE. INSPECT BMPs AS SOON AS POSSIBLE (AND ALWAYS WITHIN 24 HOURS) FOLLOWING A STORM THAT CAUSES SURFACE EROSION, AND PERFORM NECESSARY MAINTENANCE.
2. FREQUENT OBSERVATIONS AND MAINTENANCE ARE NECESSARY TO MAINTAIN BMPs IN EFFECTIVE OPERATING CONDITION. INSPECTIONS AND CORRECTIVE MEASURES SHOULD BE DOCUMENTED THOROUGHLY.
3. WHERE BMPs HAVE FAILED, REPAIR OR REPLACEMENT SHOULD BE INITIATED UPON DISCOVERY OF THE FAILURE.
4. SEDIMENT ACCUMULATED UPSTREAM OF THE CULVERT SHALL BE REMOVED WHEN THE SEDIMENT DEPTH IS 1/4 THE HEIGHT OF THE ROCK SOCK.
5. CULVERT INLET PROTECTION SHALL REMAIN IN PLACE UNTIL THE UPSTREAM DISTURBED AREA IS PERMANENTLY STABILIZED AND APPROVED BY THE LOCAL JURISDICTION.

(DETAILS ADAPTED FROM AURORA, COLORADO, NOT AVAILABLE IN AUTOCAD)

NOTE: MANY JURISDICTIONS HAVE BMP DETAILS THAT VARY FROM UFCD STANDARD DETAILS. CONSULT WITH LOCAL JURISDICTIONS AS TO WHICH DETAIL SHOULD BE USED WHEN DIFFERENCES ARE NOTED.

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Material and Performance Specification Sheet

North American Green
14649 Highway 41 North
Evansville, IN 47725
800-772-2040
FAX 812-867-0247
www.nagreen.com

SC150 Erosion Control Blanket

The extended-term double net erosion control blanket shall be a machine-produced mat of 70% agricultural straw and 30% coconut fiber with a functional longevity of up to 24 months. (NOTE: functional longevity may vary depending upon climatic conditions, soil, geographical location, and elevation). The blanket shall be of consistent thickness with the straw and coconut evenly distributed over the entire area of the mat. The blanket shall be covered on the top side with a heavyweight photodegradable polypropylene netting having ultraviolet additives to delay breakdown and an approximate 0.63 x 0.63 (1.59 x 1.59 cm) mesh, and on the bottom side with a lightweight photodegradable polypropylene netting with an approximate 0.50 x 0.50 in (1.27 x 1.27 cm) mesh. The blanket shall be sewn together on 1.50 inch (3.81 cm) centers with degradable thread.

The SC150 shall meet requirements established by the Erosion Control Technology Council (ECTC) Specification and the US Department of Transportation, Federal Highway Administration's (FHWA) Standard Specifications for Construction of Roads and Bridges on Federal Highway Projects, IP-69 Section 715.17 as a type 3.8 Extended-term Erosion Control Blanket.

The SC150 is also available with the DOT System™, which consists of installation staple patterns clearly marked on the erosion control blanket with environmentally safe pins. The blanket shall be manufactured with a colored thread stitched along both outer edges (approximately 2-5 inches [5-12.5 cm] from the edge) as an overlap guide for adjacent mats.

Matrix	70% Straw Fiber 30% Coconut Fiber	Material Content
Netting	Top - Heavyweight photodegradable with UV additives Bottom - Lightweight Photodegradable	0.35 lbs/yd² (0.19 kg/m²) 0.15 lbs/yd² (0.08 kg/m²) 3.0 lb/1000 ft² (1.47 kg/100 m²) 1.5 lb/1000 ft² (0.73 kg/100 m²)
Thread	Degradable	

SC150 is available in the following standard roll sizes:

Width	Length	Weight ± 10%	Area
6.57 ft (2.03 m)	108 ft (32.92 m)	44 lbs (19.85 kg)	80.0 yd² (66.9 m²)
16 ft (4.87 m)	108 ft (32.92 m)	105 lbs (47.9 kg)	192 yd² (165.5 m²)

Index Value Properties:

Property	Test Method	Typical
Thickness	ASTM D6625	0.39 in (9.91 mm)
Resiliency	ECTC Guidelines	75%
Water Absorbency	ASTM D1117	26%
Mass/Unit Area	ASTM 6475	11.44 oz/yd² (388 g/m²)
Swell	ECTC Guidelines	30%
Smolder Resistance	ASTM Guidelines	Yes
Stiffness	ASTM D1389	1.15 oz-in
Light Penetration	ECTC Guidelines	6.7%
Tensile Strength - MD	ASTM D6818	146.6 lbs/ft (2.17 kN/m)
Elongation - MD	ASTM D6818	26.9%
Tensile Strength - TD	ASTM D6818	147.6 lbs/ft (2.19 kN/m)
Elongation - TD	ASTM D6818	29.2%

Performance Design Values:

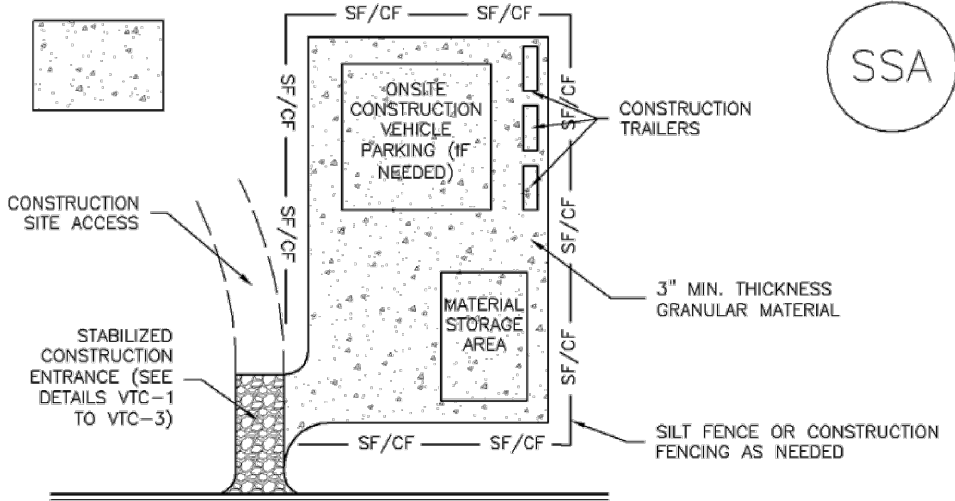
Maximum Permissible Shear Stress	
Unvegetated Shear Stress	2.00 lbs/ft² (96 Pa)
Unvegetated Velocity	8.00 lbs (2.44 m/s)
Slope Design Data: C Factors	
Slope Length (L)	≤ 3:1 1.1 - 2.1 ≥ 2:1
≤ 20 ft (6 m)	0.001 0.046 0.100
20-50 ft	0.051 0.079 0.145
≥ 50 ft (15.2 m)	0.10 0.110 0.190

Roughness Coefficients- Unveg.	
Flow Depth	Manning's n
≤ 1.50 ft (0.45 m)	0.050
0.50 - 2.0 ft	0.060 - 0.018
≥ 2.0 ft (0.60 m)	0.018

Product Participant of:

Updated 3/09

Stabilized Staging Area (SSA)



SSA-1. STABILIZED STAGING AREA

STABILIZED STAGING AREA INSTALLATION NOTES

1. SEE PLAN VIEW FOR:
-LOCATION OF STAGING AREA(S).
-CONTRACTOR MAY ADJUST LOCATION AND SIZE OF STAGING AREA WITH APPROVAL FROM THE LOCAL JURISDICTION.
2. STABILIZED STAGING AREA SHOULD BE APPROPRIATE FOR THE NEEDS OF THE SITE. OVERSIZING RESULTS IN A LARGER AREA TO STABILIZE FOLLOWING CONSTRUCTION.
3. STAGING AREA SHALL BE STABILIZED PRIOR TO OTHER OPERATIONS ON THE SITE.
4. THE STABILIZED STAGING AREA SHALL CONSIST OF A MINIMUM 3" THICK GRANULAR MATERIAL.
5. UNLESS OTHERWISE SPECIFIED BY LOCAL JURISDICTION, ROCK SHALL CONSIST OF DOT SECT. #703, AASHTO #3 COARSE AGGREGATE OR 6" (MINUS) ROCK.
6. ADDITIONAL PERIMETER BMPs MAY BE REQUIRED INCLUDING BUT NOT LIMITED TO SILT FENCE AND CONSTRUCTION FENCING.

STABILIZED STAGING AREA MAINTENANCE NOTES

1. INSPECT BMPs EACH WORKDAY, AND MAINTAIN THEM IN EFFECTIVE OPERATING CONDITION. MAINTENANCE OF BMPs SHOULD BE PROACTIVE, NOT REACTIVE. INSPECT BMPs AS SOON AS POSSIBLE (AND ALWAYS WITHIN 24 HOURS) FOLLOWING A STORM THAT CAUSES SURFACE EROSION, AND PERFORM NECESSARY MAINTENANCE.
2. FREQUENT OBSERVATIONS AND MAINTENANCE ARE NECESSARY TO MAINTAIN BMPs IN EFFECTIVE OPERATING CONDITION. INSPECTIONS AND CORRECTIVE MEASURES SHOULD BE DOCUMENTED THOROUGHLY.
3. WHERE BMPs HAVE FAILED, REPAIR OR REPLACEMENT SHOULD BE INITIATED UPON DISCOVERY OF THE FAILURE.
4. ROCK SHALL BE REAPPLIED OR REGRADED AS NECESSARY IF RUTTING OCCURS OR UNDERLYING SUBGRADE BECOMES EXPOSED.

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SSA-3

SM-6 Stabilized Staging Area (SSA)

STABILIZED STAGING AREA MAINTENANCE NOTES

5. STABILIZED STAGING AREA SHALL BE ENLARGED IF NECESSARY TO CONTAIN PARKING, STORAGE, AND UNLOADING/LOADING OPERATIONS.
6. THE STABILIZED STAGING AREA SHALL BE REMOVED AT THE END OF CONSTRUCTION. THE GRANULAR MATERIAL SHALL BE REMOVED OR, IF APPROVED BY THE LOCAL JURISDICTION, USED ON SITE, AND THE AREA COVERED WITH TOPSOIL, SEEDED AND MULCHED OR OTHERWISE STABILIZED IN A MANNER APPROVED BY LOCAL JURISDICTION.
- NOTE: MANY MUNICIPALITIES PROHIBIT THE USE OF RECYCLED CONCRETE AS GRANULAR MATERIAL FOR STABILIZED STAGING AREAS DUE TO DIFFICULTIES WITH RE-ESTABLISHMENT OF VEGETATION IN AREAS WHERE RECYCLED CONCRETE WAS PLACED.
- NOTE: MANY JURISDICTIONS HAVE BMP DETAILS THAT VARY FROM UFCD STANDARD DETAILS. CONSULT WITH LOCAL JURISDICTIONS AS TO WHICH DETAIL SHOULD BE USED WHEN DIFFERENCES ARE NOTED.
- (DETAILS ADAPTED FROM DOUGLAS COUNTY, COLORADO, NOT AVAILABLE IN AUTOCAD)

SSA-4 Urban Drainage and Flood Control District
Urban Storm Drainage Criteria Manual Volume 3
November 2010

FALCON RESERVE FILING NO. 1

GRADING&EROSION CONTROL NOTES/DETAILS

PROJECT NO. 43-144

DATE: 09/18/2025

SCALE: HORIZONTAL: N/A
VERTICAL: N/A

DESIGNED BY: GT
DRAWN BY: ST
CHECKED BY: VAS

SHEET 24 OF 26

PCM 17

212 N WAHATCH AVE, STE 305
COLORADO SPRINGS CO 80903
PHONE: 719-555-5465

CIVIL CONSULTANTS, INC.

FOR AND ON BEHALF OF CIVIL CONSULTANTS, INC.

REVISIONS:

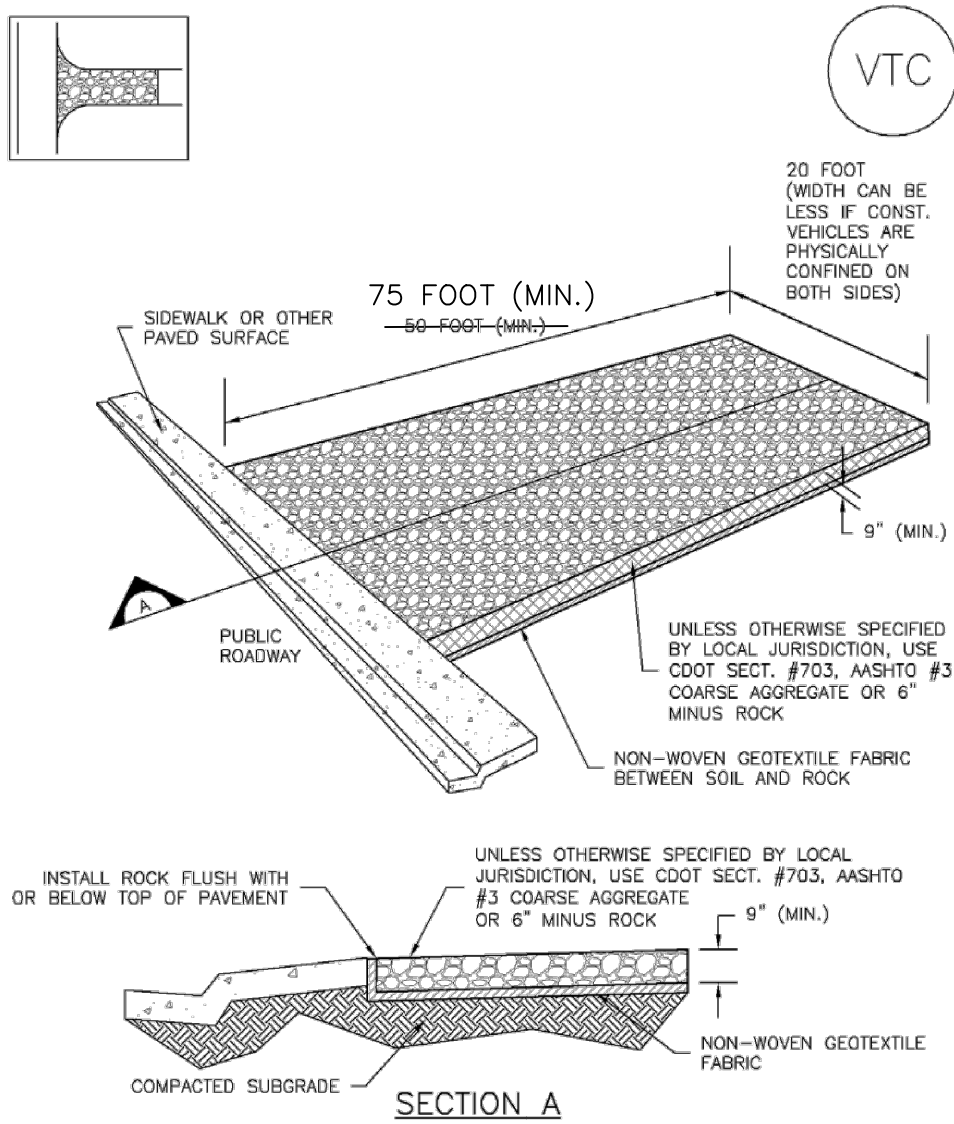
NO.	DATE:	BY:	DESCRIPTION:

THE ENGINEER PREPARED THESE PLANS WILL NOT BE RESPONSIBLE, OR LIABLE FOR, UNAUTHORIZED CHANGES TO OR USES OF THESE PLANS. ALL CHANGES TO THE PLANS MUST BE IN WRITING AND MUST BE APPROVED BY THE PREPARED OF THESE PLANS.

CAUTION

File: C:\43144A-Falcon Reserve\Landhuis\Draw Const.Dwg\PCMA\Pose 1\43144A-PCM18.dwg Plotstamp: 10/16/2025 1:06 PM

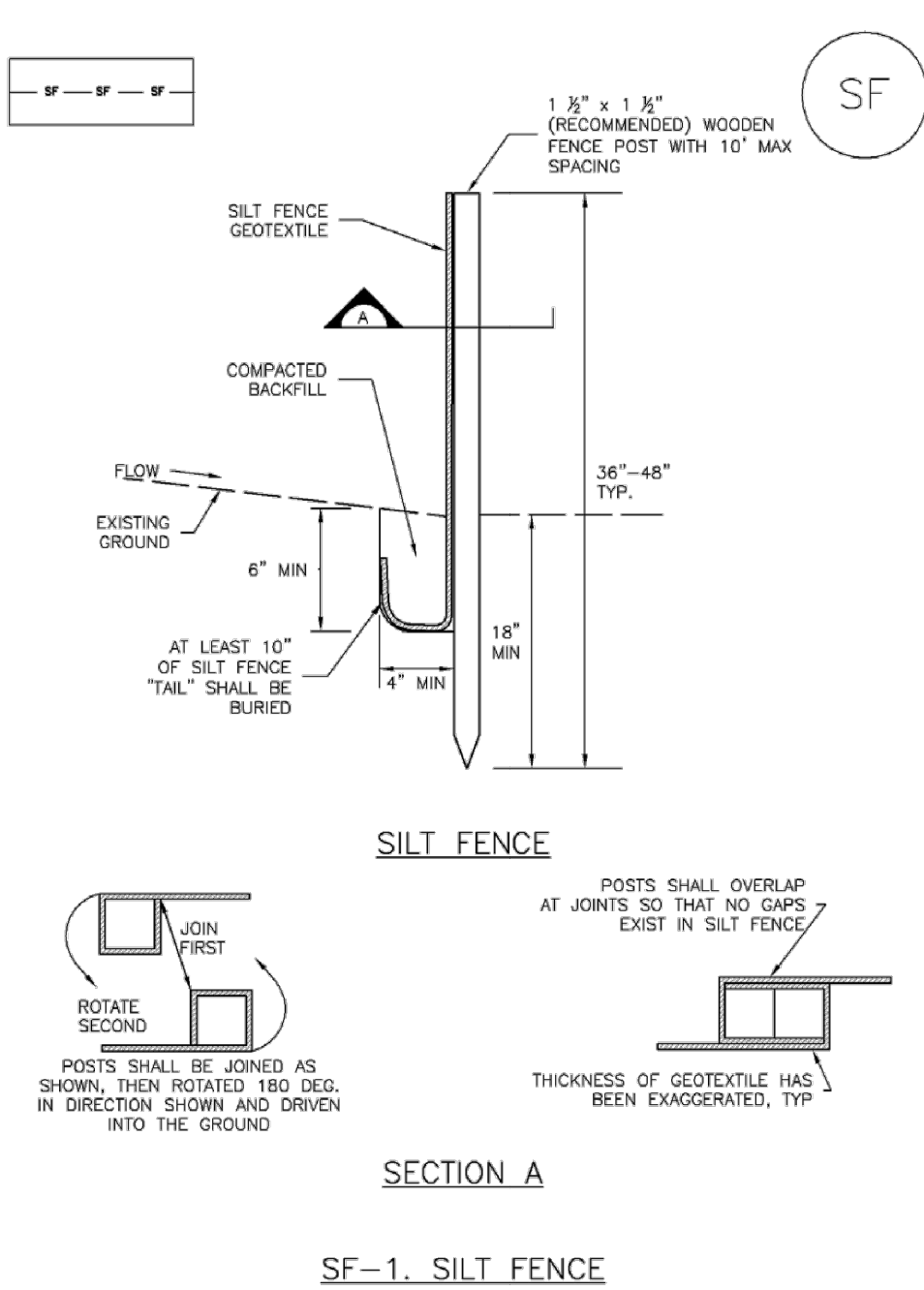
Vehicle Tracking Control (VTC) SM-4



VTC-1. AGGREGATE VEHICLE TRACKING CONTROL

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Silt Fence (SF) SC-1



SF-1. SILT FENCE

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SM-4 Vehicle Tracking Control (VTC)

- STABILIZED CONSTRUCTION ENTRANCE/EXIT INSTALLATION NOTES**
1. SEE PLAN VIEW FOR:
-LOCATION OF CONSTRUCTION ENTRANCE(S)/EXIT(S).
-TYPE OF CONSTRUCTION ENTRANCE(S)/EXIT(S) (WITH/WITHOUT WHEEL WASH, CONSTRUCTION MAT OR TRM).
 2. CONSTRUCTION MAT OR TRM STABILIZED CONSTRUCTION ENTRANCES ARE ONLY TO BE USED ON SHORT DURATION PROJECTS (TYPICALLY RANGING FROM A WEEK TO A MONTH) WHERE THERE WILL BE LIMITED VEHICULAR ACCESS.
 3. A STABILIZED CONSTRUCTION ENTRANCE/EXIT SHALL BE LOCATED AT ALL ACCESS POINTS WHERE VEHICLES ACCESS THE CONSTRUCTION SITE FROM PAVED RIGHT-OF-WAYS.
 4. STABILIZED CONSTRUCTION ENTRANCE/EXIT SHALL BE INSTALLED PRIOR TO ANY LAND DISTURBING ACTIVITIES.
 5. A NON-WOVEN GEOTEXTILE FABRIC SHALL BE PLACED UNDER THE STABILIZED CONSTRUCTION ENTRANCE/EXIT PRIOR TO THE PLACEMENT OF ROCK.
 6. UNLESS OTHERWISE SPECIFIED BY LOCAL JURISDICTION, ROCK SHALL CONSIST OF DOT SECT. #703, ASHTO #3 COARSE AGGREGATE OR 6" (MINUS) ROCK.
- STABILIZED CONSTRUCTION ENTRANCE/EXIT MAINTENANCE NOTES**
1. INSPECT BMPs EACH WORKDAY, AND MAINTAIN THEM IN EFFECTIVE OPERATING CONDITION. MAINTENANCE OF BMPs SHOULD BE PROACTIVE, NOT REACTIVE. INSPECT BMPs AS SOON AS POSSIBLE (AND ALWAYS WITHIN 24 HOURS) FOLLOWING A STORM THAT CAUSES SURFACE EROSION, AND PERFORM NECESSARY MAINTENANCE.
 2. FREQUENT OBSERVATIONS AND MAINTENANCE ARE NECESSARY TO MAINTAIN BMPs IN EFFECTIVE OPERATING CONDITION. INSPECTIONS AND CORRECTIVE MEASURES SHOULD BE DOCUMENTED THOROUGHLY.
 3. WHERE BMPs HAVE FAILED, REPAIR OR REPLACEMENT SHOULD BE INITIATED UPON DISCOVERY OF THE FAILURE.
 4. ROCK SHALL BE REAPPLIED OR REGRADED AS NECESSARY TO THE STABILIZED ENTRANCE/EXIT TO MAINTAIN A CONSISTENT DEPTH.
 5. SEDIMENT TRACKED ONTO PAVED ROADS IS TO BE REMOVED THROUGHOUT THE DAY AND AT THE END OF THE DAY BY SHOVELING OR SWEEPING. SEDIMENT MAY NOT BE WASHED DOWN STORM SEWER DRAINS.
- NOTE: MANY JURISDICTIONS HAVE BMP DETAILS THAT VARY FROM UDFCD STANDARD DETAILS. CONSULT WITH LOCAL JURISDICTIONS AS TO WHICH DETAIL SHOULD BE USED WHEN DIFFERENCES ARE NOTED.
- (DETAILS ADAPTED FROM CITY OF BROOMFIELD, COLORADO, NOT AVAILABLE IN AUTOCAD)

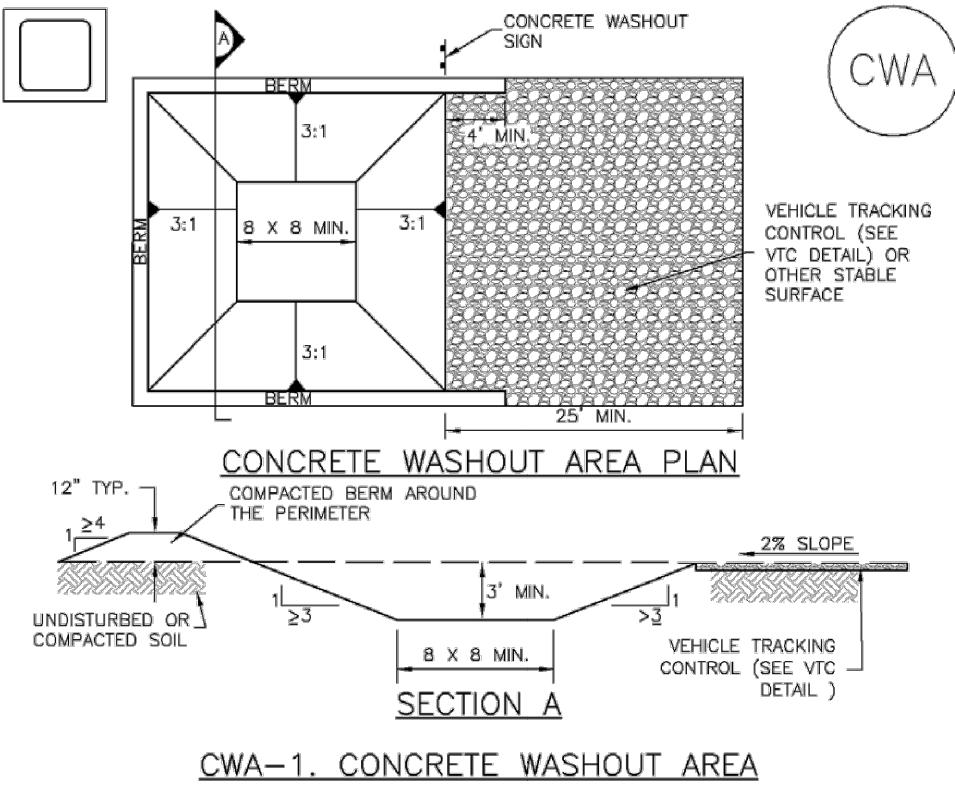
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SC-1 Silt Fence (SF)

- SILT FENCE INSTALLATION NOTES**
1. SILT FENCE MUST BE PLACED AWAY FROM THE TOE OF THE SLOPE TO ALLOW FOR WATER PONDING. SILT FENCE AT THE TOE OF A SLOPE SHOULD BE INSTALLED IN A FLAT LOCATION AT LEAST SEVERAL FEET (2-5 FT) FROM THE TOE OF THE SLOPE TO ALLOW ROOM FOR PONDING AND DEPOSITION.
 2. A UNIFORM 6" x 4" ANCHOR TRENCH SHALL BE EXCAVATED USING TRENCHER OR SILT FENCE INSTALLATION DEVICE. NO ROAD GRADERS, BACKHOES, OR SIMILAR EQUIPMENT SHALL BE USED.
 3. COMPACT ANCHOR TRENCH BY HAND WITH A "JUMPING JACK" OR BY WHEEL ROLLING. COMPACTION SHALL BE SUCH THAT SILT FENCE RESISTS BEING PULLED OUT OF ANCHOR TRENCH BY HAND.
 4. SILT FENCE SHALL BE PULLED TIGHT AS IT IS ANCHORED TO THE STAKES. THERE SHOULD BE NO NOTICEABLE SAG BETWEEN STAKES AFTER IT HAS BEEN ANCHORED TO THE STAKES.
 5. SILT FENCE FABRIC SHALL BE ANCHORED TO THE STAKES USING 1" HEAVY DUTY STAPLES OR NAILS WITH 1" HEADS. STAPLES AND NAILS SHOULD BE PLACED 3" ALONG THE FABRIC DOWN THE STAKE.
 6. AT THE END OF A RUN OF SILT FENCE ALONG A CONTOUR, THE SILT FENCE SHOULD BE TURNED PERPENDICULAR TO THE CONTOUR TO CREATE A "J-HOOK." THE "J-HOOK" EXTENDING PERPENDICULAR TO THE CONTOUR SHOULD BE OF SUFFICIENT LENGTH TO KEEP RUNOFF FROM FLOWING AROUND THE END OF THE SILT FENCE (TYPICALLY 10' - 20').
 7. SILT FENCE SHALL BE INSTALLED PRIOR TO ANY LAND DISTURBING ACTIVITIES.
- SILT FENCE MAINTENANCE NOTES**
1. INSPECT BMPs EACH WORKDAY, AND MAINTAIN THEM IN EFFECTIVE OPERATING CONDITION. MAINTENANCE OF BMPs SHOULD BE PROACTIVE, NOT REACTIVE. INSPECT BMPs AS SOON AS POSSIBLE (AND ALWAYS WITHIN 24 HOURS) FOLLOWING A STORM THAT CAUSES SURFACE EROSION, AND PERFORM NECESSARY MAINTENANCE.
 2. FREQUENT OBSERVATIONS AND MAINTENANCE ARE NECESSARY TO MAINTAIN BMPs IN EFFECTIVE OPERATING CONDITION. INSPECTIONS AND CORRECTIVE MEASURES SHOULD BE DOCUMENTED THOROUGHLY.
 3. WHERE BMPs HAVE FAILED, REPAIR OR REPLACEMENT SHOULD BE INITIATED UPON DISCOVERY OF THE FAILURE.
 4. SEDIMENT ACCUMULATED UPSTREAM OF THE SILT FENCE SHALL BE REMOVED AS NEEDED TO MAINTAIN THE FUNCTIONALITY OF THE BMP, TYPICALLY WHEN DEPTH OF ACCUMULATED SEDIMENTS IS APPROXIMATELY 6".
 5. REPAIR OR REPLACE SILT FENCE WHEN THERE ARE SIGNS OF WEAR, SUCH AS SAGGING, TEARING, OR COLLAPSE.
 6. SILT FENCE IS TO REMAIN IN PLACE UNTIL THE UPSTREAM DISTURBED AREA IS STABILIZED AND APPROVED BY THE LOCAL JURISDICTION, OR IS REPLACED BY AN EQUIVALENT PERIMETER SEDIMENT CONTROL BMP.
 7. WHEN SILT FENCE IS REMOVED, ALL DISTURBED AREAS SHALL BE COVERED WITH TOPSOIL, SEEDED AND MULCHED OR OTHERWISE STABILIZED AS APPROVED BY LOCAL JURISDICTION.
- (DETAIL ADAPTED FROM TOWN OF PARKER, COLORADO AND CITY OF AURORA, NOT AVAILABLE IN AUTOCAD)
- NOTE: MANY JURISDICTIONS HAVE BMP DETAILS THAT VARY FROM UDFCD STANDARD DETAILS. CONSULT WITH LOCAL JURISDICTIONS AS TO WHICH DETAIL SHOULD BE USED WHEN DIFFERENCES ARE NOTED.

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Concrete Washout Area (CWA) MM-1

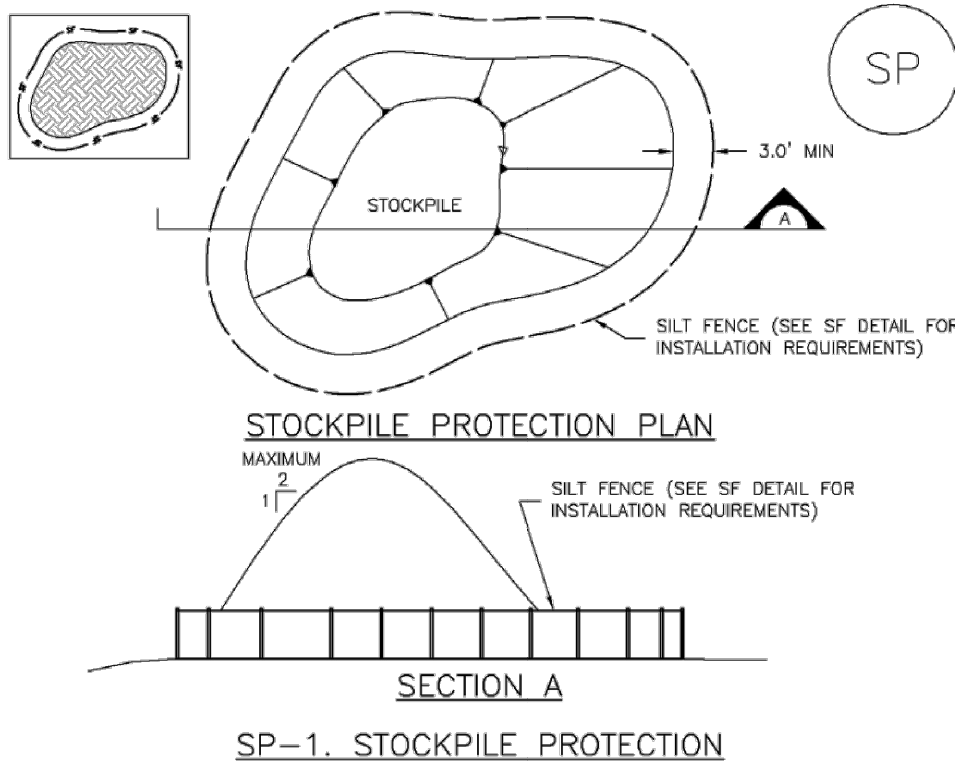


CWA-1. CONCRETE WASHOUT AREA

- CWA INSTALLATION NOTES**
1. SEE PLAN VIEW FOR:
-CWA INSTALLATION LOCATION.
 2. DO NOT LOCATE AN UNLINED CWA WITHIN 400' OF ANY NATURAL DRAINAGE PATHWAY OR WATERBODY. DO NOT LOCATE WITHIN 1,000' OF ANY WELLS OR DRINKING WATER SOURCES. IF SITE CONSTRAINTS MAKE THIS INFEASIBLE, OR IF HIGHLY PERMEABLE SOILS EXIST ON SITE, THE CWA MUST BE INSTALLED WITH AN IMPERMEABLE LINER (18 MIL MIN. THICKNESS) OR SURFACE STORAGE ALTERNATIVES USING PREFABRICATED CONCRETE WASHOUT DEVICES OR A LINED ABOVE GROUND STORAGE ARE SHOULD BE USED.
 3. THE CWA SHALL BE INSTALLED PRIOR TO CONCRETE PLACEMENT ON SITE.
 4. CWA SHALL INCLUDE A FLAT SUBSURFACE PIT THAT IS AT LEAST 8' BY 8' SLOPES LEADING OUT OF THE SUBSURFACE PIT SHALL BE 3:1 OR FLATTER. THE PIT SHALL BE AT LEAST 3' DEEP.
 5. BERM SURROUNDING SIDES AND BACK OF THE CWA SHALL HAVE MINIMUM HEIGHT OF 1'.
 6. VEHICLE TRACKING PAD SHALL BE SLOPED 2% TOWARDS THE CWA.
 7. SIGNS SHALL BE PLACED AT THE CONSTRUCTION ENTRANCES, AT THE CWA, AND ELSEWHERE AS NECESSARY TO CLEARLY INDICATE THE LOCATION OF THE CWA TO OPERATORS OF CONCRETE TRUCKS AND PUMP RIGS.
 8. USE EXCAVATED MATERIAL FOR PERIMETER BERM CONSTRUCTION.

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Stockpile Management (SP) MM-2



SP-1. STOCKPILE PROTECTION

- STOCKPILE PROTECTION INSTALLATION NOTES**
1. SEE PLAN VIEW FOR:
-LOCATION OF STOCKPILES.
-TYPE OF STOCKPILE PROTECTION.
 2. INSTALL PERIMETER CONTROLS IN ACCORDANCE WITH THEIR RESPECTIVE DESIGN DETAILS. SILT FENCE IS SHOWN IN THE STOCKPILE PROTECTION DETAILS; HOWEVER, OTHER TYPES OF PERIMETER CONTROLS INCLUDING SEDIMENT CONTROL LOGS OR ROCK SOCKS MAY BE SUITABLE IN SOME CIRCUMSTANCES. CONSIDERATIONS FOR DETERMINING THE APPROPRIATE TYPE OF PERIMETER CONTROL FOR A STOCKPILE INCLUDE WHETHER THE STOCKPILE IS LOCATED ON A PERVIOUS OR IMPERVIOUS SURFACE, THE RELATIVE HEIGHTS OF THE PERIMETER CONTROL AND STOCKPILE, THE ABILITY OF THE PERIMETER CONTROL TO CONTAIN THE STOCKPILE WITHOUT FAILING IN THE EVENT THAT MATERIAL FROM THE STOCKPILE SHIFTS OR SLUMPS AGAINST THE PERIMETER, AND OTHER FACTORS.
 3. STABILIZE THE STOCKPILE SURFACE WITH SURFACE ROUGHENING, TEMPORARY SEEDING AND MULCHING, EROSION CONTROL BLANKETS, OR SOIL BINDERS. SOILS STOCKPILED FOR AN EXTENDED PERIOD (TYPICALLY FOR MORE THAN 60 DAYS) SHOULD BE SEEDED AND MULCHED WITH A TEMPORARY GRASS COVER ONCE THE STOCKPILE IS PLACED (TYPICALLY WITHIN 14 DAYS). USE OF MULCH ONLY OR A SOIL BINDER IS ACCEPTABLE IF THE STOCKPILE WILL BE IN PLACE FOR A MORE LIMITED TIME PERIOD (TYPICALLY 30-60 DAYS).
 4. FOR TEMPORARY STOCKPILES ON THE INTERIOR PORTION OF A CONSTRUCTION SITE, WHERE OTHER DOWNGRADIENT CONTROLS, INCLUDING PERIMETER CONTROL, ARE IN PLACE, STOCKPILE PERIMETER CONTROLS MAY NOT BE REQUIRED.

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MM-1 Concrete Washout Area (CWA)

- CWA MAINTENANCE NOTES**
1. INSPECT BMPs EACH WORKDAY, AND MAINTAIN THEM IN EFFECTIVE OPERATING CONDITION. MAINTENANCE OF BMPs SHOULD BE PROACTIVE, NOT REACTIVE. INSPECT BMPs AS SOON AS POSSIBLE (AND ALWAYS WITHIN 24 HOURS) FOLLOWING A STORM THAT CAUSES SURFACE EROSION, AND PERFORM NECESSARY MAINTENANCE.
 2. FREQUENT OBSERVATIONS AND MAINTENANCE ARE NECESSARY TO MAINTAIN BMPs IN EFFECTIVE OPERATING CONDITION. INSPECTIONS AND CORRECTIVE MEASURES SHOULD BE DOCUMENTED THOROUGHLY.
 3. WHERE BMPs HAVE FAILED, REPAIR OR REPLACEMENT SHOULD BE INITIATED UPON DISCOVERY OF THE FAILURE.
 4. THE CWA SHALL BE REPAIRED, CLEANED, OR ENLARGED AS NECESSARY TO MAINTAIN CAPACITY FOR CONCRETE WASTE. CONCRETE MATERIALS, ACCUMULATED IN PIT, SHALL BE REMOVED ONCE THE MATERIALS HAVE REACHED A DEPTH OF 2'.
 5. CONCRETE WASHOUT WATER, WASTED PIECES OF CONCRETE AND ALL OTHER DEBRIS IN THE SUBSURFACE PIT SHALL BE TRANSPORTED FROM THE JOB SITE IN A WATER-TIGHT CONTAINER AND DISPOSED OF PROPERLY.
 6. THE CWA SHALL REMAIN IN PLACE UNTIL ALL CONCRETE FOR THE PROJECT IS PLACED.
 7. WHEN THE CWA IS REMOVED, COVER THE DISTURBED AREA WITH TOP SOIL, SEED AND MULCH OR OTHERWISE STABILIZED IN A MANNER APPROVED BY THE LOCAL JURISDICTION.
- (DETAIL ADAPTED FROM DOUGLAS COUNTY, COLORADO AND THE CITY OF PARKER, COLORADO, NOT AVAILABLE IN AUTOCAD)
- NOTE: MANY JURISDICTIONS HAVE BMP DETAILS THAT VARY FROM UDFCD STANDARD DETAILS. CONSULT WITH LOCAL JURISDICTIONS AS TO WHICH DETAIL SHOULD BE USED WHEN DIFFERENCES ARE NOTED.

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MM-2 Stockpile Management (SM)

- STOCKPILE PROTECTION MAINTENANCE NOTES**
1. INSPECT BMPs EACH WORKDAY, AND MAINTAIN THEM IN EFFECTIVE OPERATING CONDITION. MAINTENANCE OF BMPs SHOULD BE PROACTIVE, NOT REACTIVE. INSPECT BMPs AS SOON AS POSSIBLE (AND ALWAYS WITHIN 24 HOURS) FOLLOWING A STORM THAT CAUSES SURFACE EROSION, AND PERFORM NECESSARY MAINTENANCE.
 2. FREQUENT OBSERVATIONS AND MAINTENANCE ARE NECESSARY TO MAINTAIN BMPs IN EFFECTIVE OPERATING CONDITION. INSPECTIONS AND CORRECTIVE MEASURES SHOULD BE DOCUMENTED THOROUGHLY.
 3. WHERE BMPs HAVE FAILED, REPAIR OR REPLACEMENT SHOULD BE INITIATED UPON DISCOVERY OF THE FAILURE.
 4. IF PERIMETER PROTECTION MUST BE MOVED TO ACCESS SOIL STOCKPILE, REPLACE PERIMETER CONTROLS BY THE END OF THE WORKDAY.
 5. STOCKPILE PERIMETER CONTROLS CAN BE REMOVED ONCE ALL THE MATERIAL FROM THE STOCKPILE HAS BEEN USED.
- (DETAILS ADAPTED FROM PARKER, COLORADO, NOT AVAILABLE IN AUTOCAD)
- NOTE: MANY JURISDICTIONS HAVE BMP DETAILS THAT VARY FROM UDFCD STANDARD DETAILS. CONSULT WITH LOCAL JURISDICTIONS AS TO WHICH DETAIL SHOULD BE USED WHEN DIFFERENCES ARE NOTED.

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FALCON RESERVE FILING NO. 1	
GRADING & EROSION CONTROL DETAILS	
PROJECT NO. 43-144	DATE: 10/16/2025
DESIGNED BY: GT	HORIZONTAL: N/A
DRAWN BY: GT	VERTICAL: N/A
CHECKED BY: VAS	SHEET 25 OF 26
PCM 18	

212 N. WAKATCH AVE. STE 305
COLORADO SPRINGS CO 80903
PHONE: 719.555.5465

VIRGIL A. SANCHEZ, COLORADO P.E. NO. 37160

FOR AND ON BEHALF OF
CIVIL CONSULTANTS, INC.

REVISIONS:	NO.	DATE:	BY:	DESCRIPTION:	APPROVED BY:	DATE:

THE ENGINEER PREPARING THESE PLANS WILL NOT BE RESPONSIBLE, OR LIABLE FOR, UNAUTHORIZED CHANGES TO OR USES OF THESE PLANS. ALL CHANGES TO THE PLANS MUST BE IN WRITING AND MUST BE APPROVED BY THE PREPARED OF THESE PLANS.

CAUTION

