

**STORMWATER MANAGEMENT PLAN**  
for  
**LATIGO TRAILS FILING No. 10**  
Eastonville Road  
El Paso County, Colorado

January 2025  
PCD File No.: SF2421

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## 1.0 STORMWATER QUALITY STATEMENT & OBJECTIVES

Stormwater quality best management practices shall be implemented to minimize soil erosion, sedimentation, increased pollutant loads and changed water flow characteristics resulting from land disturbing activity, to the maximum extent practicable, so as to minimize pollution of receiving waters.

Per Appendix A of the Colorado Department of Health, Water Quality Control Division's (the Division) "General Permit Application for Stormwater Discharge Associated with Construction Activities", the goal of the Stormwater Management Plan (SWMP) is:

"To identify possible pollutant sources that may contribute pollutants to stormwater, and identify Best Management Practices (BMPs) that, when implemented, will reduce or eliminate any possible water quality impacts. The SWMP must be completed and implemented at the time the project breaks ground, and revised if necessary as construction proceeds to accurately reflect the conditions and practices at the site."

This document is not intended to address training, site specific operational procedures, logistics, or other "means and methods" required to construct this project.

This document must be kept at the construction site at all times. Inspections are to be made at least every 14 days and after any precipitation event. El Paso County requires that the inspector be contacted 48 hours prior to initial and final inspections. An inspection log entry shall be completed with each inspection performed. The inspection log shall be kept with the SWMP. The conditions of the SWMP and General Permit for Stormwater Discharges associated with the construction activity will remain in effect until final stabilization is achieved, and a notice of inactivation is sent to CDPHE Stormwater Quality Division. All pertinent records must be kept for at least 3 years from the date the site is stabilized.

Drexel, Barrell & Co. has been retained to provide civil engineering services for the design of this project. Drexel, Barrell & Co. is not responsible for implementation and maintenance of the Stormwater Management Plan.

## **2.0 SITE DESCRIPTION**

### **2.1 DESCRIPTION OF CONSTRUCTION ACTIVITIES**

The project involves the development of Latigo Trails Filing No. 10 in El Paso County, CO, a large lot residential subdivision. The proposed development consists of approximately 125.6 acres in total. The site work will include grading, utility and drainage infrastructure, and roadway construction as is consistent with a large-lot residential subdivision. The area to be disturbed is approximately 20.87 acres. The area of disturbance is required to be updated by the Contractor on the SWMP as changes occur.

### **2.2 EXISTING SITE CONDITIONS**

The majority of the 125-acre site is currently an undeveloped property and is almost entirely (95%) covered by native grass and vegetation, as determined by visual inspection. It slopes at varying degrees to the southeast, across the site. There is an existing Extended Detention Basin located in southwest corner of the site which is used primarily for collecting runoff from earlier Filings of this subdivision to the northwest. Runoff exits the site through a few areas, either sheet flowing to the south or being captured by an existing storm sewer and traveling underneath Eastonville Road to the east. There are no stream crossings present within the project area.

### **2.3 ADJACENT AREAS**

The site is bound on the east by Eastonville Road, on the south by 2 undeveloped properties, on the west by Buffalo River Trail Way and a portion of Latigo Trails Filing No. 11, and on the north by both Latigo Trails Filing No. 7A, 11 and 12. Latigo Trails Filing No. 7A is a residential development while 11 and 12 will remain undeveloped for the duration of this development. All the construction activities are to take place on the site. The surrounding areas should not be affected by the land disturbing and stabilization activities.

### **2.4 SOILS**

From the Natural Resources Conservation Service (NRCS), the soils on the site as mapped by the Soil Conservation Service (SCS) are entirely made up of the Stapleton sandy loam, which is a hydrologic soil group B soil. This soil has a moderate erosion potential. Hydrologic Soil Group B soils have a moderate infiltration rate when thoroughly wet.

These consist mainly of deep to moderately deep, well drained to moderately well drained soils with moderately fine to moderately coarse textures. These soils have a moderate rate of water transmission. Potential effects of soil erosion include compaction, loss of soil structure, nutrient degradation, soil salinity and increased sediment load downstream.

## 2.5 AREAS AND VOLUME STATEMENT

The project site consists of approximately 125.6 acres. Unadjusted overlot earthwork volumes within the construction site are approximately 16,000 CY of cut and 7,000 cy of fill.

## 2.6 CONTROLS AND MEASURES DURING CONSTRUCTION

Stabilization activities are anticipated to begin in the spring of 2025. A construction schedule will be prepared by the contractor prior to land disturbing activities. Installation of stabilization measures will be completed in one phase. The general sequence of major construction activities is as follows:

1. Temporary Erosion Control Measures – Temporary erosion control measures, such as silt fence and construction of the vehicle tracking pad and staging area will be completed prior to any other large scale activity. The vehicle tracking pad will ensure a reduction of tracking of soil on and off the construction site. The staging area will house the materials, petroleum product storage (if any), trash dumpster, sanitary facilities and hazardous spill clean-up areas. These are all potential pollutants that are not sediment related.
2. Trash and Debris Removal – Existing trash and debris shall be removed from the site and hauled to designated receiving facility.
3. Site Clearing – The area to be disturbed for construction will be cleared and grubbed, as necessary to the perimeter of erosion control. The sequence of the areas to be cleared and grubbed are subject to the contractor's means and methods of construction of the site; however, the general plan is to work towards where the vehicle tracking pads are located in order to eliminate backtracking over areas that have already been completed.

4. Overlot Grading – Overlot grading will occur to bring the site to the proposed sub-grade elevations in paved areas, and to finished grade elevations in the landscape and detention areas. Spoils from the site will be removed from the site and hauled to a designated receiving facility or location.
5. Utility Installation – Utility installation will consist of water, electric, and telephone and natural gas service lines. Storm culverts will also be installed. Utility locations will be obtained prior to commencement of construction activities.
6. Final Grading – The site will be brought to final elevations with the installation of the proposed paving and final blending to existing grades on the perimeter of the improvement area.
7. Permanent Re-vegetation – Erosion control blanket will be installed at all areas graded to a 3:1 slope and greater. Areas not paved will be re-vegetated and/or landscaped by the contractor or owner on an as-needed basis. Vegetation and stabilization of soil will aid in the trapping of sediment and reducing soil erosion.
8. Removal of Temporary BMP's – Temporary erosion control measures may be removed once the site has achieved final 70 percent of pre disturbance levels and vegetation cover is capable of reducing soil erosion. All permanent BMPs shall be cleaned and functioning before any temporary BMPs are removed.
9. Housekeeping – The best BMP for a job site is good housekeeping around the site. Routine site trash pickup and routine BMP inspection and maintenance are paramount for keeping a job site clean and tidy. All petroleum storage areas in the staging area should be checked daily for leaks. Any leaks shall be reported to the site foreman for clean up. All personnel on site for both the contractor and subcontractors should be briefed on spill cleanup and containment procedures. Employees shall also be briefed as to where the spill cleanup materials can be found if a spill should occur. The spill plan shall be produced by the general contractor for the project and remain onsite for the duration of the project.

Contractor shall coordinate with the County to obtain the necessary contacts in the case that a spill occurs.

This project does not rely on control measures owned or operated by another entity.

## 2.7 POTENTIAL POLLUTION SOURCES

Any substances with the potential to contaminate either the ground or ground surface water shall be cleaned up immediately following discovery, or contained until appropriate cleanup methods can be employed. Manufacturer's recommended methods for cleanup shall be followed, along with proper disposal methods. All waste and debris created by construction at the site or removed from the site shall be disposed of in accordance with all laws, regulations and ordinances of the Federal, State and local agencies. The following is a summary of potential pollution sources and their associated measures intended to minimize the risk of pollution for this project.

- 1) Disturbed and stored soils: Straw wattles/fiber rolls, straw bale check dams and gravel bag check dams.
- 2) Vehicle tracking and sediments: VTC and Street Sweeping
- 3) Vehicle and equipment maintenance and fueling: Spill prevention procedures.
- 4) Dust or particulate generation from earthmoving activities and vehicle movement: water trucks for site watering.
- 5) On site waste management of solid wastes (construction debris): Waste container placement, covering and disposal.
- 6) Worker trash and portable toilets: Container placement, covering and disposal.
- 7) Equipment repair or maintenance beyond normal fueling operations: Spill prevention procedures.

The following items are not anticipated to be potential pollution sources for this project:

- 1) Management of contaminated soils.
- 2) Outdoor storage of fertilizers, chemicals or potentially polluting construction material.
- 3) Dedicated asphalt or concrete batch plants.

## 2.8 NON-STORMWATER DISCHARGES

Non-stormwater discharges possibly encountered during construction may include: watering down of the site to minimize dust, construction staging area, and excess dirt storage during high winds to minimize wind erosion and water utilized in soil compaction efforts.

## 2.9 RECEIVING WATER

Runoff generated by the proposed project will generally be conveyed to one of the three onsite detention ponds prior to discharging offsite at historical rates, or directly discharge offsite (in accordance with ECM criteria). Runoff will ultimately reach Gieck Ranch Creek to the southeast.

## 3.0 SITE MAP

Attached as part of this plan is a Site Map (See Appendix C). The drawing identifies the following:

- 1) Project area boundary
- 2) Area used for staging area
- 3) Location of erosion control facilities or structures (BMP's)
- 4) Boundaries of 100-year floodplains (if applicable)

The following items may not be indicated on the attached drawings, but will be determined by the individual contractors prior to and during construction activities:

- 1) Areas used for storage of construction materials, soils, or wastes



- 2) Location of portable toilets and waste receptacles (required to be a minimum of 50 feet from state waters. They shall be adequately staked and cleaned on a weekly basis. They will be inspected daily for spills).
- 3) Location of additional BMP's that may become necessary as work progresses

These items shall be added to the Site Map by the Contractor.

#### **4.0 BMP's FOR STORMWATER POLLUTION PREVENTION**

Best management practices (BMPs) used throughout the site shall include: surface roughening, silt fence, inlet protection, vehicle tracking control, temporary sediment basins, straw bale check dams, mulching and reseeding and concrete washout.

##### **4.1 EROSION CONTROL – STRUCTURAL PRACTICES**

A list of the Structural BMP's for erosion and sediment control implemented on the site to minimize erosion and sediment are as follows. Refer to the SWMP Drawings for installation and maintenance requirements and location for each structural BMP.

- a) Concrete Washout Area (CWA): A shallow excavation with a small perimeter berm to isolate concrete truck washout operations.
- b) Erosion Control Blanket (ECB): Slopes steeper than or equal to 3 (horizontal) to 1 (vertical) shall be protected with an erosion control blanket.
- c) Inlet Protection (IP): Installed to filter stormwater before entering any watercourses.
- d) Temporary Sediment Basin (TSB): An impoundment that captures sediment laden runoff and releases it slowly, providing prolonged settling times to capture coarse and fine grained soil particles.
- e) Straw Bale Check Dams (CD): Consists of straw bales designed to form a semi-porous filter able to withstand overtopping.
- f) Seeding and Mulching (SM): Temporary seeding and mulching can be used to stabilize disturbed areas that will be inactive for an extended period of time. Permanent seeding should be used to stabilize areas at final grade that will not otherwise be stabilized.

- g) Silt Fence (SF): A temporary sediment barrier constructed of woven fabric stretched across supporting posts.
- h) Stabilized Staging Area (SSA): Consists of stripping the topsoil and spreading a layer of granular material in the area to be used for a trailer, parking, storage, unloading and loading.
- i) Temporary Stockpile Areas (SP): Temporary stockpiles of excess excavated material and stockpiles for imported materials. Slopes shall not be steeper than 3 to 1.
- j) Vehicle Tracking Control (VTC): Consists of a rock pad that is intended to help strip mud from tires prior to vehicles leaving the construction site. Installed at all entrance/exit points to the site. The number of access points shall be minimized.
- k) Full-spectrum Extended Detention Basin: There is an existing EDB on site, in the southeast corner of the site, that is designed to capture the flows produced by a rainfall event, then provide water quality before slowly releasing the flows to historic drainage paths. Three other detention basins are proposed for the site, which will provide the same treatment as the existing facility.

Minimal clearing and grubbing may be necessary prior to installing the initial erosion control features.

No clearing, grading, excavation, filling or other land disturbing activities shall be permitted until signoff and acceptance of the Grading and Erosion Control Plan is received from the County.

Once signoff and acceptance is received the approved erosion and sediment control measures must be installed before land-disturbing activities are initiated so that no adverse effect of site alteration will impact surrounding property.

#### 4.2 EROSION CONTROL – NON-STRUCTURAL PRACTICES

Non-structural practices for erosion and sediment control to be used to minimize erosion and sediment transport are:

- a) Seeding and mulching and landscape installation in areas that will not be hard surfaced, while minimizing the amount of vegetation to be removed during construction, leaving native vegetation in place when possible.
- b) Street sweeping around the construction site and disturbed roadways will be utilized when tracking of mud occurs on paved streets. The sweeping will be required after any significant tracking has occurred; significant meaning any visible amount that cannot be completely cleaned by hand. The adjacent offsite paved drive surfaces will be cleaned at the end of each day of construction activities. Sweeping efforts will continue as necessary until construction operations are completed.

#### 4.3 MATERIALS HANDLING & SPILL PREVENTION

The SWMP administrator will inspect daily to ensure proper use and disposal of materials on site including building materials, paints, solvents, fertilizers, chemicals, waste materials and equipment maintenance or fueling procedures. All materials stored onsite will be stored in a neat and orderly manner in the original containers with the original manufacturer's label, and if possible under a roof or other enclosure to prevent contact with stormwater. Chemicals should be stored within berms or other secondary containment devices to prevent leaks and spills from contacting stormwater runoff. Before disposing of the container, all of a product will be used up whenever possible and manufacturer's recommendations for proper disposal will be followed according to state and local regulations.

Material and equipment necessary for spill cleanup will be kept in the material storage area on site. Manufacturer's recommendations for spill cleanup will be posted and site personnel will be made aware of the procedures along with the location of the information and cleanup supplies.

The contractor shall have spill prevention and response procedures that include the following:

- a) Notification procedures to be used in the event of an accident. At the very least, the SWMP administrator should be notified. Depending on the nature of the spill and the material involved, the Colorado Department of Public Health and

Environment (24-hour spill reporting line (877) 518-5608), downstream water users or other agencies may also need to be informed.

- b) Instructions for clean up procedures and identification of spill kit location(s).
- c) Provisions for absorbents to be made available for use in fuel areas and for containers to be available for used absorbents.
- d) Procedures for properly washing out concrete truck chutes and other equipment in a manner and location so that the materials and wash water cannot discharge from the site and never into a storm drain system or stream.

#### 4.4 DEDICATED CONCRETE OR ASPHALT BATCH PLANTS

No dedicated concrete or asphalt batch plants will be used.

#### 4.5 GROUNDWATER & STORMWATER DEWATERING

In the event that groundwater is encountered or stormwater enters an excavation and dewatering is necessary, a separate CDPHE construction discharge (dewatering) permit will be required for groundwater dewatering and shall be obtained by the SWMP administrator. During groundwater or stormwater dewatering, locations and practices to be implemented to control stormwater pollution from excavations, etc., must be noted on the SWMP. Construction dewatering cannot be discharged to surface water or to storm sewer systems without separate permit coverage. The discharge of Construction Dewatering water to the ground, under specific conditions, may be allowed by the Stormwater Construction Permit when appropriate BMP's are implemented. Refer to USDCM Volume III (UDFCD) for County acceptable means of dewatering.

### 5.0 TIMING SCHEDULE

The project is anticipated to begin construction in the spring of 2025 and construction to be completed by summer of 2026. Final stabilization is anticipated to be completed by the fall of 2027. The contractor shall be responsible for producing a schedule that will show at a minimum: start and completion times including site grading operations, utility construction and the removal of the temporary erosion and sediment control measures.

### 6.0 FINAL STABILIZATION AND LONG-TERM STORMWATER MANAGEMENT

Final stabilization shall not be considered complete until 70% of new vegetated cover is established on areas not to be hard-surfaced. Temporary sediment and erosion control

measures listed in Section 4.0 installed prior to the construction phase will remain in place until this time. Any sediment that collects within the site's drainage system is considered unstabilized soil and must be removed prior to the site being considered finally stabilized.

Long term stormwater management will be controlled through capture and slow release of the WQCV in one of four (3 proposed, 1 existing) permanent full spectrum extended detention facilities designed per current drainage criteria.

The contractor will be responsible for any re-excavation of sediment and debris that collect in the detention facilities and are required to ensure that the basin meets the design grades following construction.

## **7.0 INSPECTION AND MAINTENANCE**

A site inspection of all erosion control facilities will be conducted by the Qualified Stormwater Manager every 14 days and within 24 hours after every precipitation event or snowmelt event that causes surface erosion. The entrance to the construction site shall be inspected daily and existing street cleaned, as necessary, of all materials tracked out of the site.

The construction site perimeter, disturbed areas, and areas used for material storage that are exposed to precipitation shall be inspected for evidence of, or the potential for, pollutants entering the drainage system. Erosion and sediment control measures identified in the SWMP shall be observed to ensure that they are operating correctly.

All temporary and permanent erosion and sediment control facilities shall be maintained and repaired per manufacturer's specifications to assure continued performance of their intended function. Repairs should be completed within 24 to 48 hours. Silt fences may require periodic replacement.

Based on the results of the inspection, the description of potential pollutant sources and the pollution prevention and control measures that are identified in this plan shall be revised and modified as appropriate as soon as practicable after such inspection. Modification to control measures shall be implemented in a timely manner, but in no case more than seven (7) calendar days after the inspection.

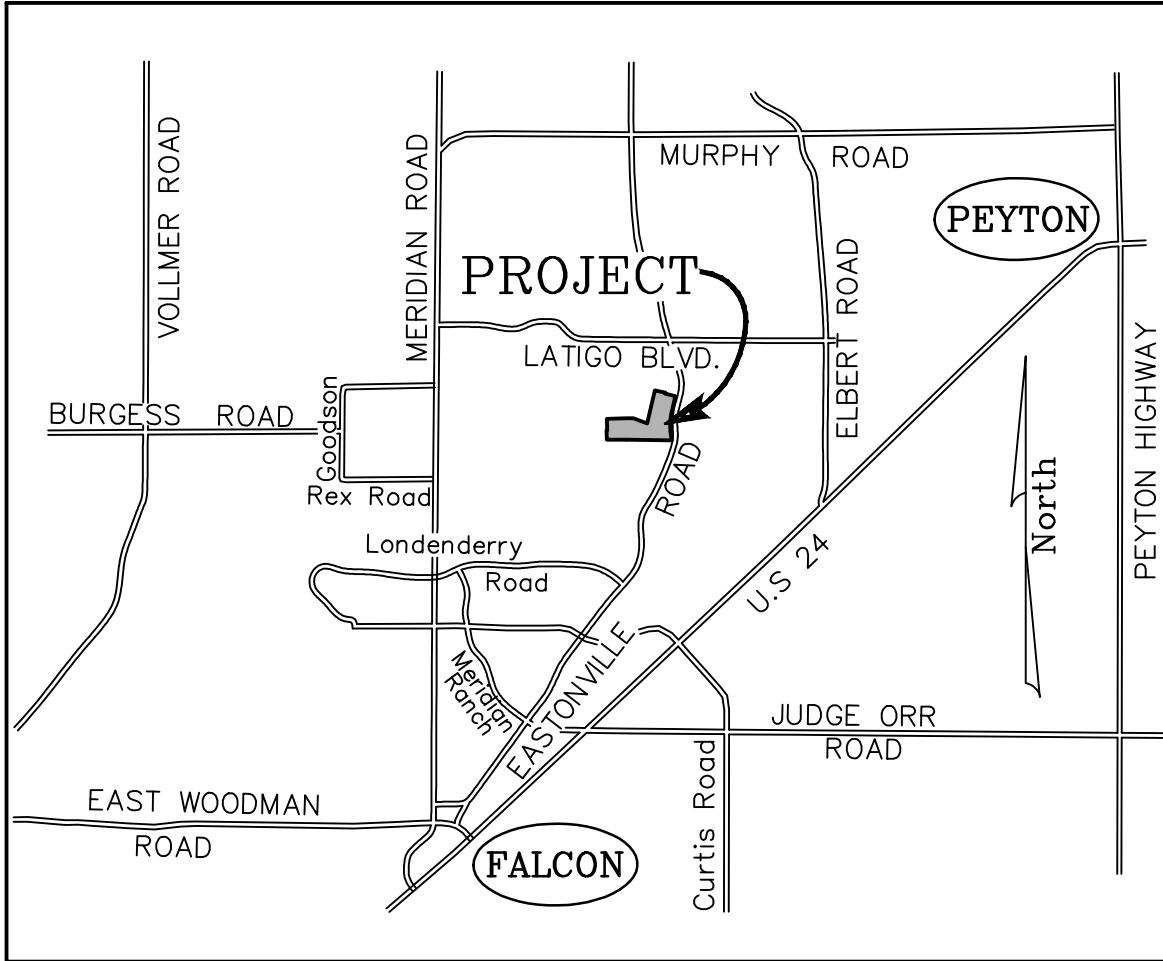
The Qualified Stormwater Manager shall be responsible for documenting inspections, maintaining records and signing the inspection logs. Uncontrolled releases of mud or muddy water or measurable quantities of sediment found off the site shall be recorded with a brief explanation as to the measures taken to prevent future releases as well as any measure taken to clean up the sediment that has left the site. All signed inspection record/logs should be kept on site and made available to the El Paso County or CDPHE personnel upon request. Per ECM Appendix I.5, all inspections will be performed by the Qualified Stormwater Manager. The Qualified Stormwater Manager shall have documentation of their credentials (PE, certified erosion control inspector/specialist, certified in a City-approved inspection training program, etc.), which will be provided and attached to the SWMP once the Qualified Stormwater Manager has been determined.

The inspection logs shall be kept with the SWMP onsite (the exact location is TBD). This document is to be viewed as a "living document" and shall be updated regularly and kept currently accurate. It is to be revised and maintained in order to evaluate and manage the ongoing stormwater quality issues at the site. The Qualified Stormwater Manager shall amend the SWMP when there is a change in design, construction, operation or maintenance of the site which would require the implementation of new or revised BMPs or if this document proves to be ineffective in achieving the general objectives of controlling pollutants in stormwater discharges associated with construction activity of when BMPs are no longer necessary and are removed.

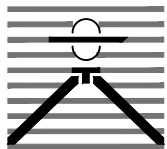
## **8.0 REFERENCES**

- [1] General Permit Application and Stormwater Management Plan Preparation Guidance for Stormwater Discharges Associated with Construction Activities. Prepared by the Colorado Department of Health, Water Quality Control Division. Revised 7/2009.
- [2] City of Colorado Springs– Drainage Criteria Manual, Volume 2 “Stormwater Quality Procedures and Best Management Practices (BMPs). November 1, 2002, amended August 10, 2010.
- [3] NRCS Web Soil Survey, [www.websoilsurvey.nrcs.usda.gov](http://www.websoilsurvey.nrcs.usda.gov)

**APPENDIX**



*Vicinity Map*  
Not to scale



**LATIGO TRAILS FILING NO. 10  
VICINITY MAP**

**Drexel, Barrell & Co.**  
Engineers • Surveyors

DATE:

DWG. NO.

JOB NO:

**21820-01CSCV**

**VMAP**

SHEET 1 OF 1



# Custom Soil Resource Report Soil Map



Map Scale: 1:6,410 if printed on A landscape (11" x 8.5") sheet.

0 50 100 200 300 Meters

0 300 600 1200 1800 Feet

Map projection: Web Mercator Corner coordinates: WGS84 Edge tics: UTM Zone 13N WGS84



### MAP LEGEND

**Area of Interest (AOI)**

 Area of Interest (AOI)

**Soils**

 Soil Map Unit Polygons

 Soil Map Unit Lines


 Soil Map Unit Points

**Special Point Features**






-  Blowout
-  Borrow Pit
-  Clay Spot
-  Closed Depression
-  Gravel Pit
-  Gravelly Spot
-  Landfill
-  Lava Flow
-  Marsh or swamp
-  Mine or Quarry
-  Miscellaneous Water
-  Perennial Water
-  Rock Outcrop
-  Saline Spot
-  Sandy Spot
-  Severely Eroded Spot
-  Sinkhole
-  Slide or Slip
-  Sodic Spot

-  Spoil Area
-  Stony Spot
-  Very Stony Spot
-  Wet Spot
-  Other
-  Special Line Features

**Water Features**

 Streams and Canals

**Transportation**

-  Rails
-  Interstate Highways
-  US Routes
-  Major Roads
-  Local Roads

**Background**

 Aerial Photography

### MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:24,000.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service  
 Web Soil Survey URL:  
 Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: El Paso County Area, Colorado  
 Survey Area Data: Version 21, Aug 24, 2023

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Jun 9, 2021—Jun 12, 2021

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

## Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
83	Stapleton sandy loam, 3 to 8 percent slopes	118.6	100.0%
<b>Totals for Area of Interest</b>		<b>118.6</b>	<b>100.0%</b>

## Map Unit Descriptions

The map units delineated on the detailed soil maps in a soil survey represent the soils or miscellaneous areas in the survey area. The map unit descriptions, along with the maps, can be used to determine the composition and properties of a unit.

A map unit delineation on a soil map represents an area dominated by one or more major kinds of soil or miscellaneous areas. A map unit is identified and named according to the taxonomic classification of the dominant soils. Within a taxonomic class there are precisely defined limits for the properties of the soils. On the landscape, however, the soils are natural phenomena, and they have the characteristic variability of all natural phenomena. Thus, the range of some observed properties may extend beyond the limits defined for a taxonomic class. Areas of soils of a single taxonomic class rarely, if ever, can be mapped without including areas of other taxonomic classes. Consequently, every map unit is made up of the soils or miscellaneous areas for which it is named and some minor components that belong to taxonomic classes other than those of the major soils.

Most minor soils have properties similar to those of the dominant soil or soils in the map unit, and thus they do not affect use and management. These are called noncontrasting, or similar, components. They may or may not be mentioned in a particular map unit description. Other minor components, however, have properties and behavioral characteristics divergent enough to affect use or to require different management. These are called contrasting, or dissimilar, components. They generally are in small areas and could not be mapped separately because of the scale used. Some small areas of strongly contrasting soils or miscellaneous areas are identified by a special symbol on the maps. If included in the database for a given area, the contrasting minor components are identified in the map unit descriptions along with some characteristics of each. A few areas of minor components may not have been observed, and consequently they are not mentioned in the descriptions, especially where the pattern was so complex that it was impractical to make enough observations to identify all the soils and miscellaneous areas on the landscape.

The presence of minor components in a map unit in no way diminishes the usefulness or accuracy of the data. The objective of mapping is not to delineate pure taxonomic classes but rather to separate the landscape into landforms or landform segments that have similar use and management requirements. The delineation of such segments on the map provides sufficient information for the development of resource plans. If intensive use of small areas is planned, however, onsite investigation is needed to define and locate the soils and miscellaneous areas.

## Custom Soil Resource Report

An identifying symbol precedes the map unit name in the map unit descriptions. Each description includes general facts about the unit and gives important soil properties and qualities.

Soils that have profiles that are almost alike make up a *soil series*. Except for differences in texture of the surface layer, all the soils of a series have major horizons that are similar in composition, thickness, and arrangement.

Soils of one series can differ in texture of the surface layer, slope, stoniness, salinity, degree of erosion, and other characteristics that affect their use. On the basis of such differences, a soil series is divided into *soil phases*. Most of the areas shown on the detailed soil maps are phases of soil series. The name of a soil phase commonly indicates a feature that affects use or management. For example, Alpha silt loam, 0 to 2 percent slopes, is a phase of the Alpha series.

Some map units are made up of two or more major soils or miscellaneous areas. These map units are complexes, associations, or undifferentiated groups.

A *complex* consists of two or more soils or miscellaneous areas in such an intricate pattern or in such small areas that they cannot be shown separately on the maps. The pattern and proportion of the soils or miscellaneous areas are somewhat similar in all areas. Alpha-Beta complex, 0 to 6 percent slopes, is an example.

An *association* is made up of two or more geographically associated soils or miscellaneous areas that are shown as one unit on the maps. Because of present or anticipated uses of the map units in the survey area, it was not considered practical or necessary to map the soils or miscellaneous areas separately. The pattern and relative proportion of the soils or miscellaneous areas are somewhat similar. Alpha-Beta association, 0 to 2 percent slopes, is an example.

An *undifferentiated group* is made up of two or more soils or miscellaneous areas that could be mapped individually but are mapped as one unit because similar interpretations can be made for use and management. The pattern and proportion of the soils or miscellaneous areas in a mapped area are not uniform. An area can be made up of only one of the major soils or miscellaneous areas, or it can be made up of all of them. Alpha and Beta soils, 0 to 2 percent slopes, is an example.

Some surveys include *miscellaneous areas*. Such areas have little or no soil material and support little or no vegetation. Rock outcrop is an example.

## El Paso County Area, Colorado

### 83—Stapleton sandy loam, 3 to 8 percent slopes

#### Map Unit Setting

*National map unit symbol:* 369z  
*Elevation:* 6,500 to 7,300 feet  
*Mean annual precipitation:* 14 to 16 inches  
*Mean annual air temperature:* 46 to 48 degrees F  
*Frost-free period:* 125 to 145 days  
*Farmland classification:* Not prime farmland

#### Map Unit Composition

*Stapleton and similar soils:* 97 percent  
*Minor components:* 3 percent  
*Estimates are based on observations, descriptions, and transects of the mapunit.*

#### Description of Stapleton

##### Setting

*Landform:* Hills  
*Landform position (three-dimensional):* Side slope  
*Down-slope shape:* Linear  
*Across-slope shape:* Linear  
*Parent material:* Sandy alluvium derived from arkose

##### Typical profile

*A - 0 to 11 inches:* sandy loam  
*Bw - 11 to 17 inches:* gravelly sandy loam  
*C - 17 to 60 inches:* gravelly loamy sand

##### Properties and qualities

*Slope:* 3 to 8 percent  
*Depth to restrictive feature:* More than 80 inches  
*Drainage class:* Well drained  
*Runoff class:* Low  
*Capacity of the most limiting layer to transmit water (Ksat):* High (2.00 to 6.00 in/hr)  
*Depth to water table:* More than 80 inches  
*Frequency of flooding:* None  
*Frequency of ponding:* None  
*Available water supply, 0 to 60 inches:* Low (about 4.7 inches)

##### Interpretive groups

*Land capability classification (irrigated):* None specified  
*Land capability classification (nonirrigated):* 3e  
*Hydrologic Soil Group:* B  
*Ecological site:* R049XY214CO - Gravelly Foothill  
*Hydric soil rating:* No

#### Minor Components

##### Fluvaquentic haplaquolls

*Percent of map unit:* 1 percent  
*Landform:* Swales  
*Hydric soil rating:* Yes

## Custom Soil Resource Report

### **Other soils**

*Percent of map unit:* 1 percent

*Hydric soil rating:* No

### **Pleasant**

*Percent of map unit:* 1 percent

*Landform:* Depressions

*Hydric soil rating:* Yes



Know what's below.  
Call before you dig.

CALL 2-BUSINESS DAYS IN ADVANCE BEFORE YOU DIG, GRADE, OR EXCAVATE FOR THE MARKING OF UNDERGROUND MEMBER UTILITIES.

# LATIGO TRAILS FILING NO. 10

## EL PASO COUNTY, COLORADO

# GRADING AND EROSION CONTROL PLANS

### CONTACTS

**OWNER/DEVELOPER:** BRJM, LLC  
CONTACT: BOB IRWIN  
101 N. CASCADE, SUITE 200  
COLORADO SPRINGS, CO 80903  
(719) 475-7474

**CIVIL ENGINEER:** DREXEL BARRELL & CO.  
CONTACT: TIM D. MCCONNELL, P.E.  
101 SAHWATCH STREET, #100  
COLORADO SPRINGS, CO 80903  
(719) 260-0887

**EL PASO COUNTY:** PLANNING AND COUNTY DEVELOPMENT  
2880 INTERNATIONAL CIRCLE, SUITE 110  
COLORADO SPRINGS, COLORADO 80910  
(719) 520-6819

DEPARTMENT OF PUBLIC WORKS  
3257 AKERS DR  
COLORADO SPRINGS, CO 80910  
(719) 529-6460

**DISTRICT:** MERIDIAN SERVICE METROPOLITAN DISTRICT  
11886 STAPLETON DR  
PEYTON, CO 80831  
(719) 495-6567

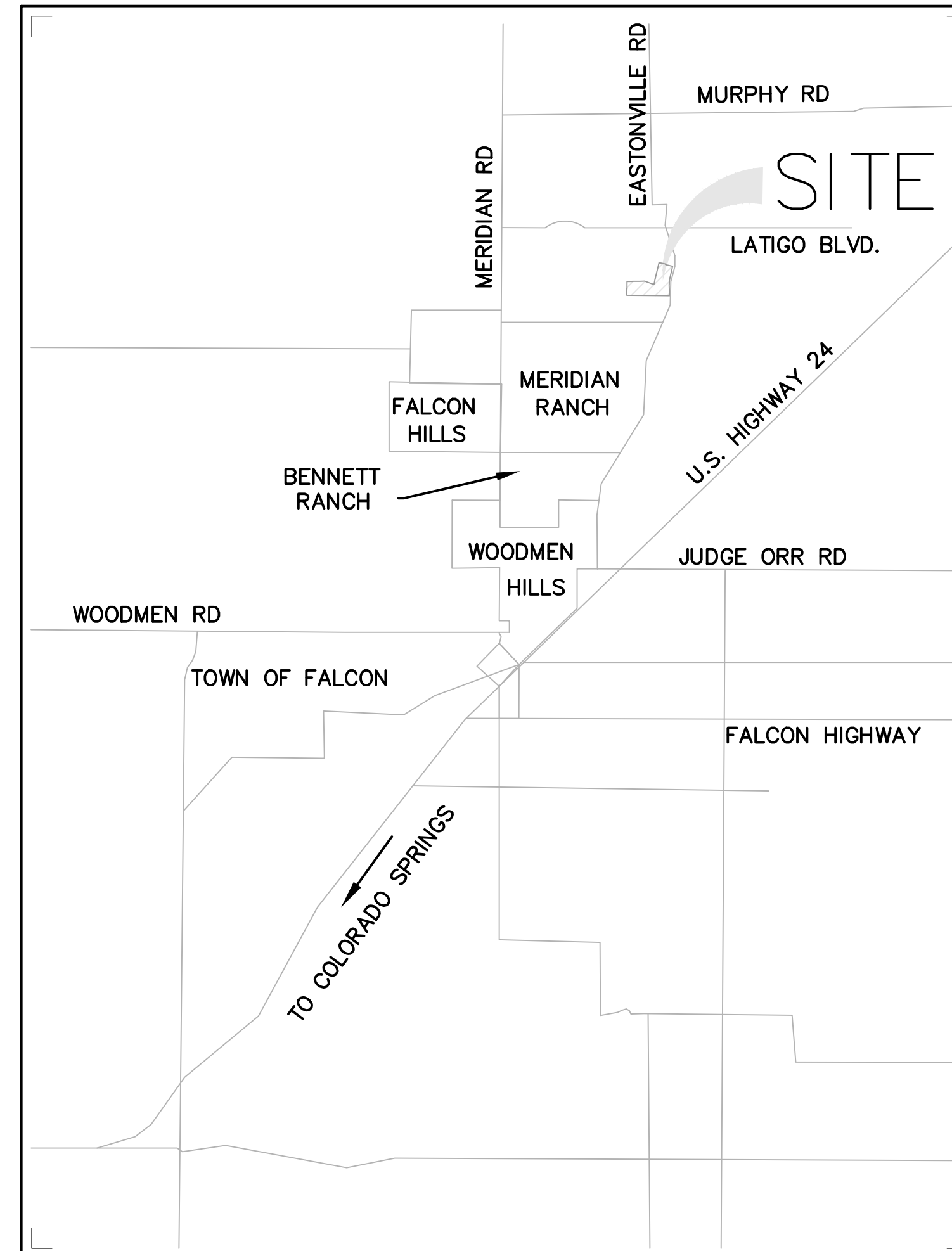
**FIRE PROTECTION DISTRICT:** FALCON FIRE FPD  
7030 N MERIDIAN RD  
FALCON, CO 80831  
(719) 494-4050

**ELECTRIC:** MOUNTAIN VIEW ELECTRIC ASSOC., INC.  
11140 EAST WOODMEN ROAD  
FALCON, COLORADO 80831  
(719)495-2283

### STANDARD NOTES FOR EL PASO COUNTY GRADING AND EROSION CONTROL PLANS

- 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.
- 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 TO REGULATIONS AND STANDARDS MUST BE REQUESTED, AND APPROVED, IN WRITING.
- 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 THE SWMP IS THE RESPONSIBILITY OF THE DESIGNATED 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.
- 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 GEO. 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.
- 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.
- 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.
- 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.
- FINAL STABILIZATION MUST BE IMPLEMENTED AT ALL APPLICABLE CONSTRUCTION SITES. FINAL STABILIZATION IS ACHIEVED WHEN ALL GROUND DISTURBING ACTIVITIES ARE COMPLETE AND ALL 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.
- 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.
- 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.
- 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).
- 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.
- 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.
- DURING DEWATERING OPERATIONS, UNCONTAMINATED GROUNDWATER 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.
- EROSION CONTROL BLANKETING OR OTHER PROTECTIVE COVERING SHALL BE USED ON SLOPES STEEPER THAN 3:1.
- 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.
- 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.
- TRACKING OF SOILS AND CONSTRUCTION DEBRIS OFF-SITE SHALL BE MINIMIZED. MATERIALS TRACKED OFF-SITE SHALL BE CLEANED UP AND PROPERLY DISPOSED OF IMMEDIATELY.
- 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.
- 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.
- NO CHEMICAL(S) HAVING THE POTENTIAL TO BE RELEASED IN STORMWATER ARE TO BE STORED OR USED ON-SITE 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.
- 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 ON-SITE AND TO PREVENT ANY SPILLED MATERIALS FROM ENTERING STATE WATERS, ANY SURFACE OR SUBSURFACE STORM DRAINAGE SYSTEM OR OTHER FACILITIES.
- NO PERSON SHALL CAUSE THE IMPEDIMENT OF STORMWATER FLOW IN THE CURB AND GUTTER OR DITCH EXCEPT WITH APPROVED SEDIMENT CONTROL MEASURES.
- 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 I. ALL APPROPRIATE PERMITS MUST BE OBTAINED BY THE CONTRACTOR PRIOR TO CONSTRUCTION (1041, NPDES, FLOODPLAIN, 402, 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.
- ALL CONSTRUCTION TRAFFIC MUST ENTER/EXIT THE SITE ONLY AT APPROVED CONSTRUCTION ACCESS POINTS.
- PRIOR TO CONSTRUCTION THE PERMITTEE SHALL VERIFY THE LOCATION OF EXISTING UTILITIES.
- 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.
- THE SOILS REPORT FOR THIS SITE HAS BEEN PREPARED BY ENTECH ENGINEERING, INCORPORATED, JANUARY 20, 2021 AND SHALL BE CONSIDERED A PART OF THESE PLANS.
- AT LEAST TEN DAYS PRIOR TO THE ANTICIPATED START OF CONSTRUCTION, FOR PROJECTS THAT WILL DISTURB 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 80246-1530  
ATTN: PERMITS UNIT



VICINITY MAP  
NOT TO SCALE



### SHEET INDEX

1	CV-1	COVER SHEET
2	EC-1	CONESTOGA TR. GRADING & EROSION CONTROL PLAN
3	EC-2	CONESTOGA TR. GRADING & EROSION CONTROL PLAN
4	EC-3	CONESTOGA TR. GRADING & EROSION CONTROL PLAN
5	EC-4	IRISH HUNTER GRADING & EROSION CONTROL PLAN
6	EC-5	POND G18 & G19 EROSION CONTROL PLAN
7	EC-6	OREGON WAGON TR. GRADING & EROSION CONTROL PLAN
8	EC-7	MANCHEGO TR. GRADING & EROSION CONTROL PLAN
9	EC-8	CUT-FILL PLAN
10	DT1	EROSION CONTROL DETAILS
11	DT2	EROSION CONTROL DETAILS
12	DT3	EROSION CONTROL DETAILS
13	PD1	POND G148 DETAILS
14	OUT1	POND G148 OUTLET STRUCTURE
15	PD2	POND G18 DETAILS
16	OUT2	POND G18 OUTLET STRUCTURE
17	PD3	POND G19 DETAILS
18	OUT3	POND G19 OUTLET STRUCTURE

### OWNER'S STATEMENT

I, THE OWNER/DEVELOPER HAVE READ AND WILL COMPLY WITH THE REQUIREMENTS OF THE GRADING AND EROSION CONTROL PLAN.

ROBERT C. IRWIN \_\_\_\_\_ DATE \_\_\_\_\_

### DESIGN ENGINEER'S STATEMENT

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

TIM D. MCCONNELL \_\_\_\_\_ DATE \_\_\_\_\_  
P.E.# 33797

### EL PASO COUNTY

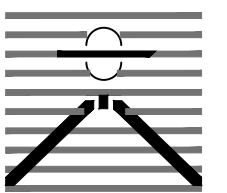
COUNTY PLAN REVIEW IS PROVIDED ONLY FOR GENERAL CONFORMANCE WITH COUNTY DESIGN CRITERIA. THE COUNTY IS NOT RESPONSIBLE FOR THE ACCURACY AND ADEQUACY OF THE DESIGN, DIMENSIONS, AND/OR ELEVATIONS WHICH SHALL BE CONFIRMED AT THE JOB SITE. THE COUNTY THROUGH THE APPROVAL OF THIS DOCUMENT ASSUMES NO RESPONSIBILITY FOR THE COMPLETENESS AND/OR ACCURACY OF THIS DOCUMENT.

FILED IN ACCORDANCE WITH THE REQUIREMENTS OF THE EL PASO COUNTY LAND DEVELOPMENT CODE, DRAINAGE CRITERIA MANUAL, AND ENGINEERING CRITERIA MANUAL AS AMENDED.

IN ACCORDANCE WITH ECM SECTION 1.12, THESE CONSTRUCTION DOCUMENTS WILL BE VALID FOR CONSTRUCTION FOR A PERIOD OF 2 YEARS FROM THE DATE SIGNED BY THE EL PASO COUNTY ENGINEER. IF CONSTRUCTION HAS NOT STARTED WITHIN THOSE 2 YEARS, THE PLANS WILL NEED TO BE RESUBMITTED FOR APPROVAL, INCLUDING PAYMENT OF REVIEW FEES AT THE PLANNING AND COMMUNITY DEVELOPMENT DIRECTOR'S DISCRETION.

JOSHUA PALMER, P.E. \_\_\_\_\_ DATE \_\_\_\_\_  
COUNTY ENGINEER

PREPARED BY:



DREXEL, BARRELL & CO.  
Engineers • Surveyors  
101 SAHWATCH ST. #100  
COLORADO SPGS, COLORADO 80903  
CONTACT: TIM D. MCCONNELL, P.E.  
(719)260-0887  
COLORADO SPRINGS • LAFAYETTE

CLIENT:

FALCON LATIGO, LLC  
5350 S. ROSLYN ST. STE #400  
ENGLEWOOD, CO 80111-2125  
(303) 694-0862

GRADING & EROSION CONTROL PLANS FOR:

LATIGO TRAILS  
FILING NO. 10  
EL PASO COUNTY  
FALCON, COLORADO

ISSUE	DATE
INITIAL ISSUE	9/26/24
RESUBMITTAL	1/6/25

DESIGNED BY:	SBN
DRAWN BY:	SBN
CHECKED BY:	TDW
FILE NAME:	21820-01CV3

PREPARED UNDER MY DIRECT SUPERVISION FOR AND BEHALF OF DREXEL, BARRELL & CO.

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

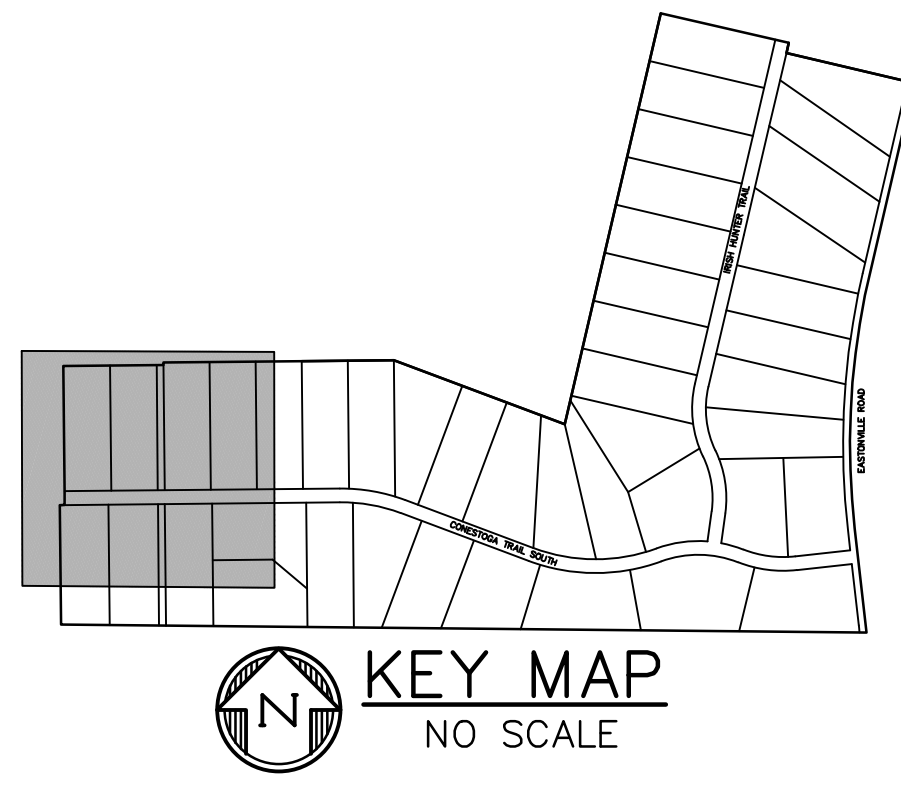
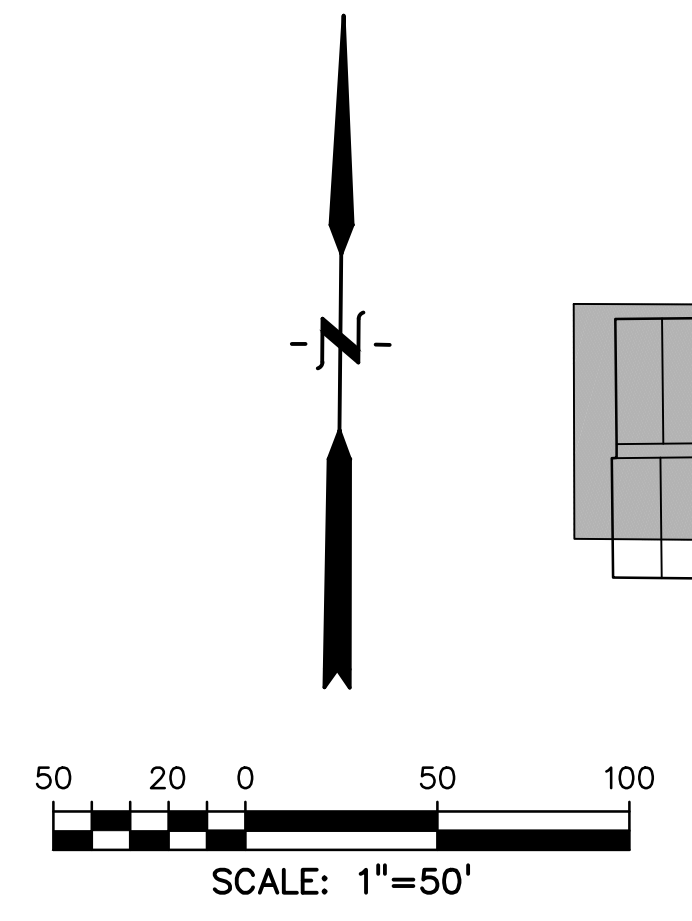
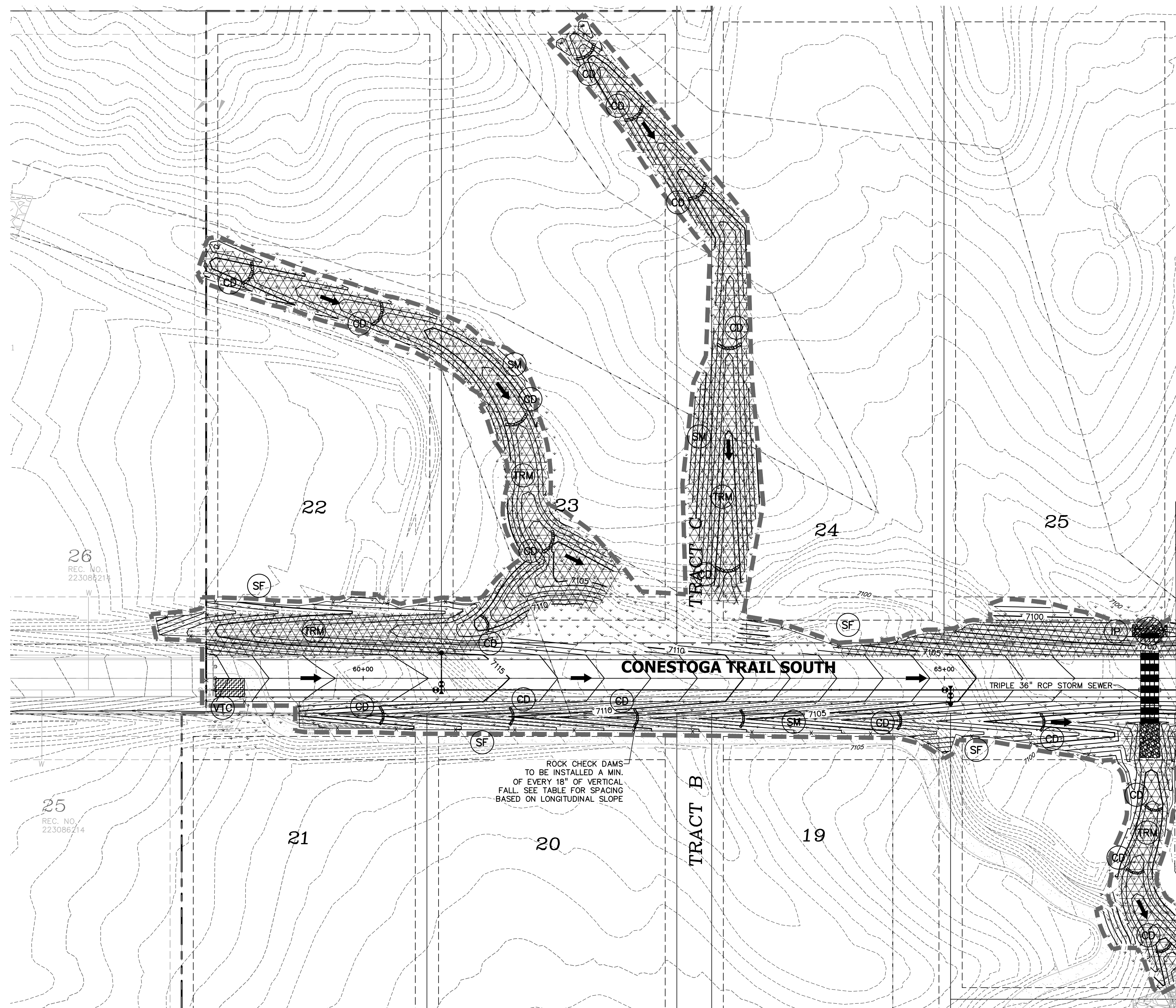
COVER SHEET

PROJECT NO. 21820-01CSCV  
DRAWING NO.

CV-1

SF2421

SHEET: 1 OF 18



**NOTES:**

1. EXISTING VEGETATION ON THE PROJECT SITE CONSISTS OF SPARSE GRASS.
2. STABILIZED STAGING AREA AND CONCRETE WASHOUT LOCATION TO BE DETERMINED BY THE CONTRACTOR AND NOTED ON THIS PLAN.
3. THE PROJECT SITE IS OUTSIDE OF THE 100-YEAR FLOODPLAIN.
4. THERE ARE NO DEDICATED ASPHALT OR CONCRETE BATCH PLANTS ARE PROPOSED AS PART OF THIS PROJECT.
5. DEWATERING OPERATIONS ARE NOT ANTICIPATED FOR THIS PROJECT.
6. ALL SLOPES GREATER THAN 3:1 REQUIRE EROSION CONTROL BLANKET.

**BMP PHASING:**

- INITIAL/INTERIM**
1. INSTALL VTC
  2. INSTALL CWA
  3. ESTABLISH SSA & STOCKPILE LOCATIONS
  4. INSTALL CONSTRUCTION FENCE
  5. INSTALL SILT FENCE
  6. INSTALL ROUGH CUT STREET CONTROL
  7. INSTALL SEDIMENT BASINS
  8. INSTALL SWALES
  9. INSTALL CHECK DAMS
  10. INSTALL INLET/OUTLET PROTECTION
- FINAL**
1. INSTALL MULCH AND PERMANENT SEEDING IN ALL DISTURBED AREAS.
  2. REMOVE ALL TEMPORARY BMPS AFTER FINAL STABILIZATION HAS BEEN REACHED.

**LEGEND**

- PROPOSED INTERMEDIATE CONTOUR..... 5522
- PROPOSED INDEX CONTOUR..... 5520
- EX INTERMEDIATE CONTOUR..... 5364
- EX INDEX CONTOUR..... 5365
- DIRECTION OF FLOW..... ←
- PROJECT BOUNDARY/PROPERTY LINE..... - - - - -
- ROW..... - - - - -
- LIMITS OF DISTURBANCE/ CONSTRUCTION SITE BOUNDARY..... - - - - -
- CUT/FILL LINE..... CUT FILL
- INTERIM/FINAL INLET PROTECTION..... IP
- INITIAL/INTERIM SILT FENCE..... SF
- INITIAL/INTERIM CONCRETE WASHOUT AREA..... CWA
- INITIAL/INTERIM VEHICLE TRACKING CONTROL..... VTC
- INITIAL/INTERIM STABILIZED STAGING AREA..... SSA
- INITIAL/INTERIM ROCK SOCKS..... RS
- INITIAL/INTERIM ROCK CHECK DAM..... CD
- INITIAL/INTERIM TEMPORARY SEDIMENT BASIN..... TSB
- FINAL SEEDING AND MULCHING..... SM
- FINAL TURF REINFORCEMENT MAT (VMAX SC250 OR APPROVED EQUIVALENT)..... TRM

**CHECK DAM SPACING**

REFERENCE DETAIL SHEET FOR FURTHER INFORMATION

DITCH SLOPE %	CHECK DAM SPACING (FT) (A-B SEE DETAIL)
0.5	300
1.0	150
2.0	75
3.0	50
4.0	37.5
5.0	30
6.0	25

ROCK CHECK DAMS TO BE INSTALLED A MIN. OF EVERY 18" OF VERTICAL FALL. SEE TABLE FOR SPACING BASED ON LONGITUDINAL SLOPE

MATCH LINE 67+00 SEE SHEET 3

PREPARED BY:  
  
**DREXEL, BARRELL & CO.**  
 Engineers • Surveyors  
 101 SAWATCH ST. #100  
 COLORADO SPGS, COLORADO 80903  
 CONTACT: TIM D. MCCONNELL, P.E.  
 (719) 260-0887  
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CLIENT:  
 FALCON LATIGO, LLC  
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GRADING & EROSION CONTROL PLANS FOR:  
**LATIGO TRAILS**  
**FILING NO. 10**  
 EL PASO COUNTY  
 FALCON, COLORADO

ISSUE	DATE
INITIAL ISSUE	9/26/24
RESUBMITTAL	1/6/25

DESIGNED BY: TDM  
 DRAWN BY: GES  
 CHECKED BY: TDM  
 FILE NAME: 21820-01GC1

PREPARED UNDER MY DIRECT SUPERVISION FOR AND BEHALF OF DREXEL, BARRELL & CO.

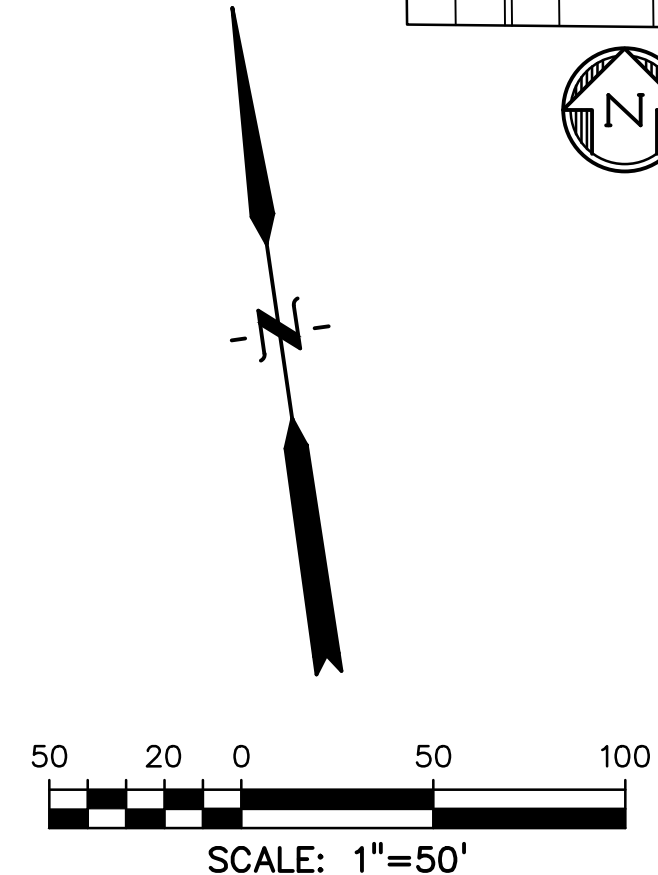
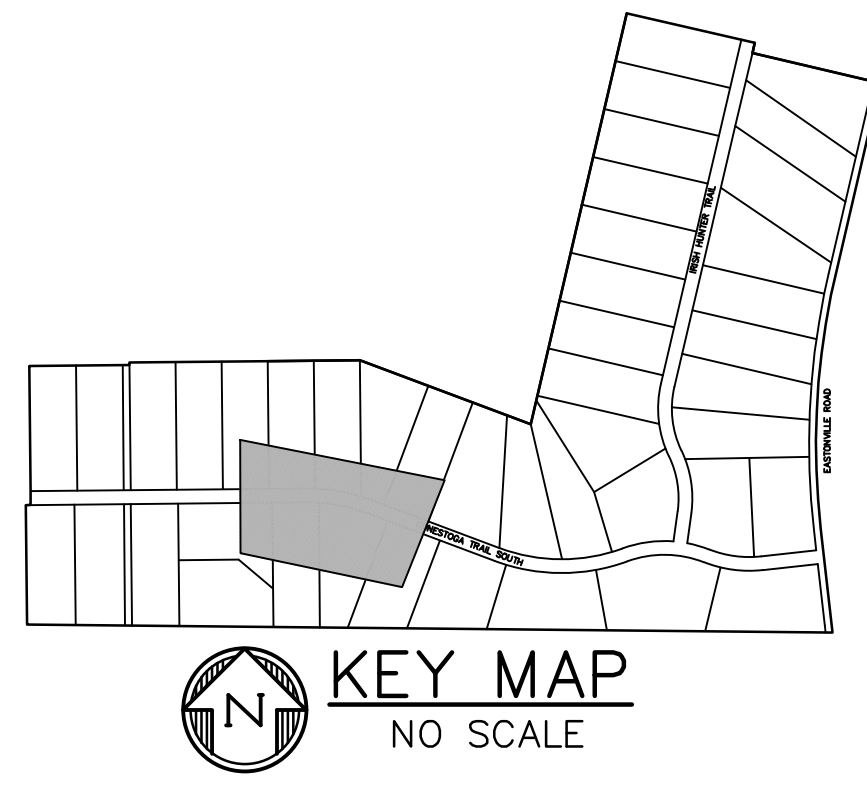
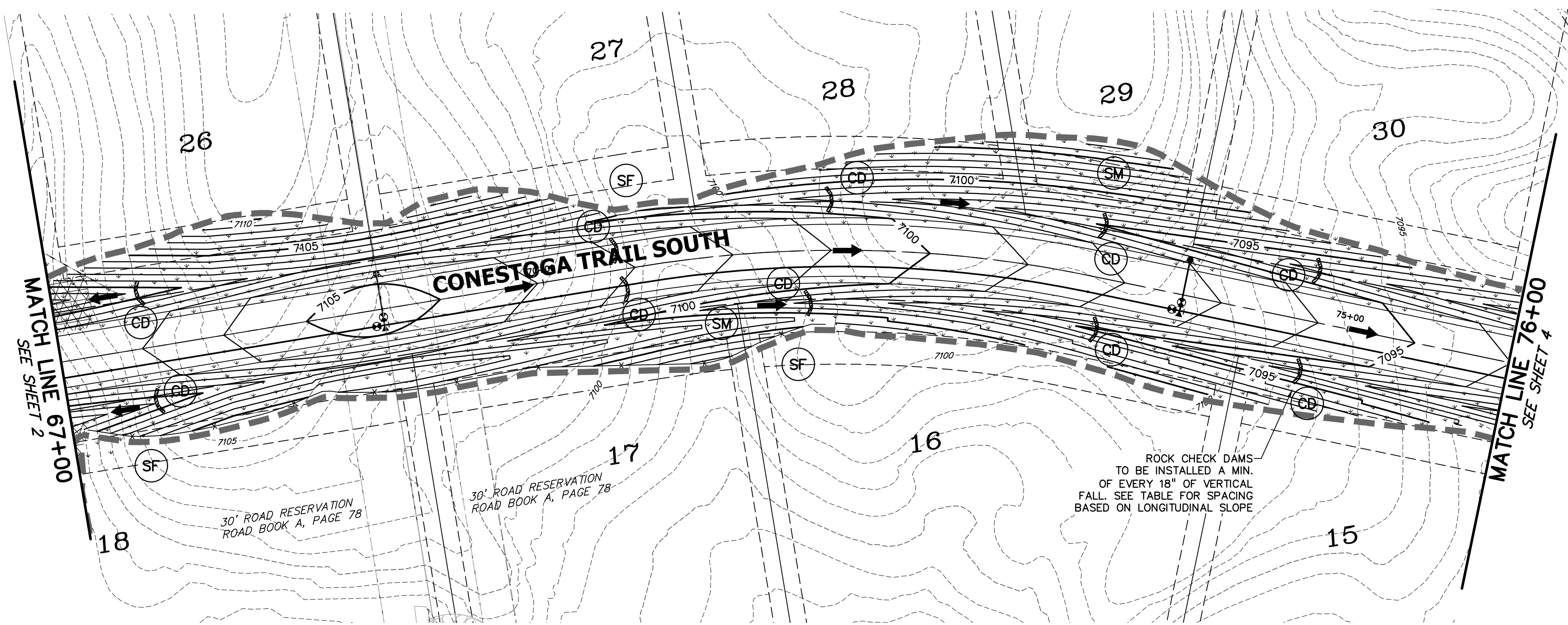
DRAWING SCALE:  
 HORIZONTAL: 1" = 50'  
 VERTICAL: N/A

**CONESTOGA TR.**  
**GRADING &**  
**ERSN CNTL PLAN**

PROJECT NO. 21820-01CSCV  
 DRAWING NO.

**EC-1**





**NOTES:**

- EXISTING VEGETATION ON THE PROJECT SITE CONSISTS OF SPARSE GRASS.
- STABILIZED STAGING AREA AND CONCRETE WASHOUT LOCATION TO BE DETERMINED BY THE CONTRACTOR AND NOTED ON THIS PLAN.
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**BMP PHASING:**

**INITIAL/INTERIM**

- INSTALL VTC
- INSTALL CWA
- ESTABLISH SSA & STOCKPILE LOCATIONS
- INSTALL CONSTRUCTION FENCE
- INSTALL SILT FENCE
- INSTALL ROUGH CUT STREET CONTROL
- INSTALL SEDIMENT BASINS
- INSTALL SWALES
- INSTALL CHECK DAMS
- INSTALL INLET/OUTLET PROTECTION

**FINAL**

- INSTALL MULCH AND PERMANENT SEEDING IN ALL DISTURBED AREAS.
- REMOVE ALL TEMPORARY BMPs AFTER FINAL STABILIZATION HAS BEEN REACHED.

**CHECK DAM SPACING**

REFERENCE DETAIL SHEET FOR FURTHER INFORMATION

DITCH SLOPE %	CHECK DAM SPACING (FT) (A-B SEE DETAIL)
0.5	300
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5.0	30
6.0	25

**LEGEND**

PROPOSED INTERMEDIATE CONTOUR..... 5522	INITIAL/INTERIM VEHICLE TRACKING CONTROL..... (VTC) [Symbol]
PROPOSED INDEX CONTOUR..... 5520	INITIAL/INTERIM STABILIZED STAGING AREA..... (SSA) [Symbol]
EX INTERMEDIATE CONTOUR..... 5364	INITIAL/INTERIM ROCK SOCKS..... (RS) [Symbol]
EX INDEX CONTOUR..... 5365	INITIAL/INTERIM ROCK CHECK DAM..... (CD) [Symbol]
DIRECTION OF FLOW..... [Arrow]	INITIAL/INTERIM TEMPORARY SEDIMENT BASIN..... (TSB) [Symbol]
PROJECT BOUNDARY/PROPERTY LINE..... [Dashed Line]	FINAL SEEDING AND MULCHING..... (SM) [Symbol]
ROW..... [Solid Line]	FINAL TURF REINFORCEMENT MAT..... (TRM) [Symbol]
LIMITS OF DISTURBANCE/ CONSTRUCTION SITE BOUNDARY..... [Dashed Line]	INITIAL/INTERIM CONCRETE WASHOUT AREA..... (CWA) [Symbol]
CUT/FILL LINE..... [Line with 'CUT' or 'FILL']	
INTERIM/FINAL INLET PROTECTION..... (IP) [Symbol]	
INITIAL/INTERIM SILT FENCE..... (SF) [Symbol]	

PREPARED BY:  
  
**DREXEL, BARRELL & CO.**  
 Engineers • Surveyors  
 101 SAHWATCH ST. #100  
 COLORADO SPGS, COLORADO 80903  
 CONTACT: TIM D. MCCONNELL, P.E.  
 (719) 266-0887  
 COLORADO SPRINGS • LAFAYETTE

CLIENT:  
 FALCON LATIGO, LLC  
 5350 S. ROSLYN ST. STE #400  
 ENGLEWOOD, CO 80111-2125  
 (303) 694-0862

GRADING & EROSION CONTROL PLANS FOR:  
**LATIGO TRAILS**  
**FILING NO. 10**  
 EL PASO COUNTY  
 FALCON, COLORADO

ISSUE	DATE
INITIAL ISSUE	9/26/24
RESUBMITTAL	1/6/25

DESIGNED BY: TDM  
 DRAWN BY: GES  
 CHECKED BY: TDM  
 FILE NAME: 21820-01GC1

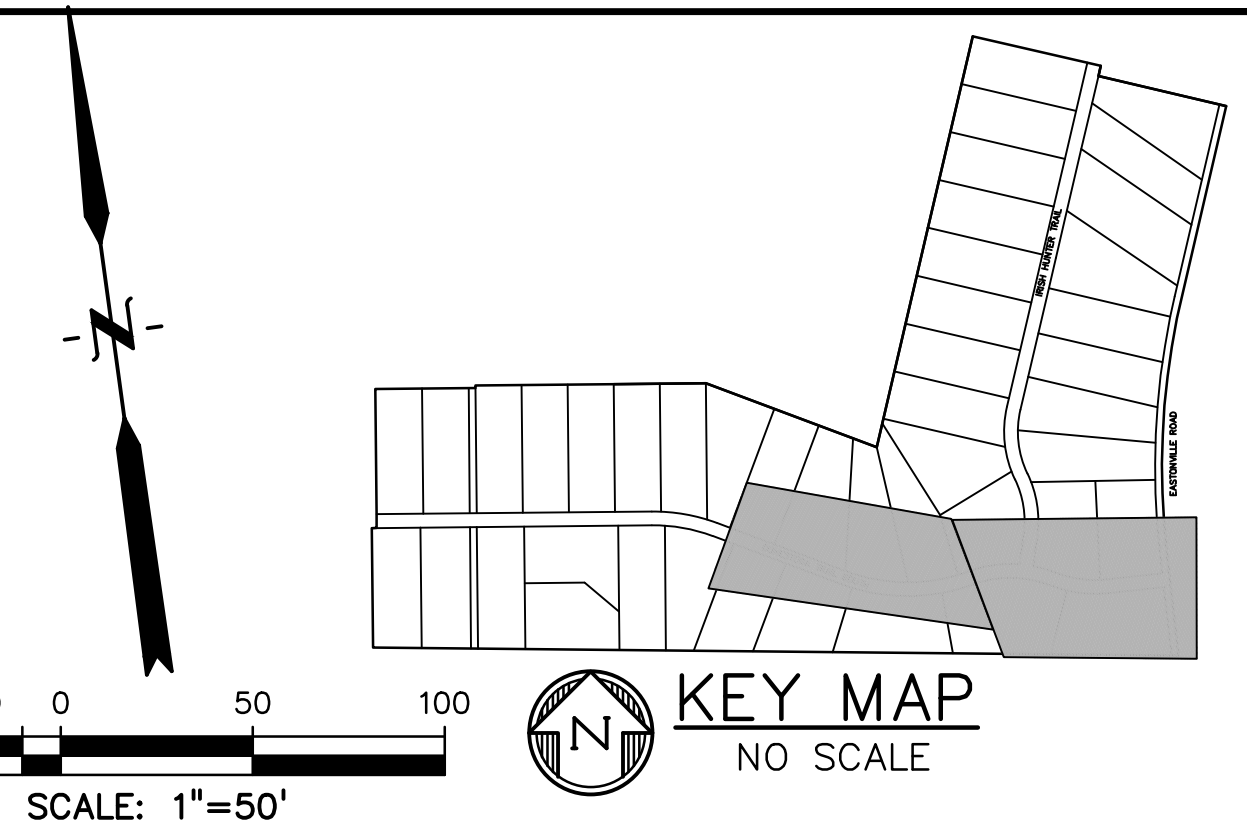
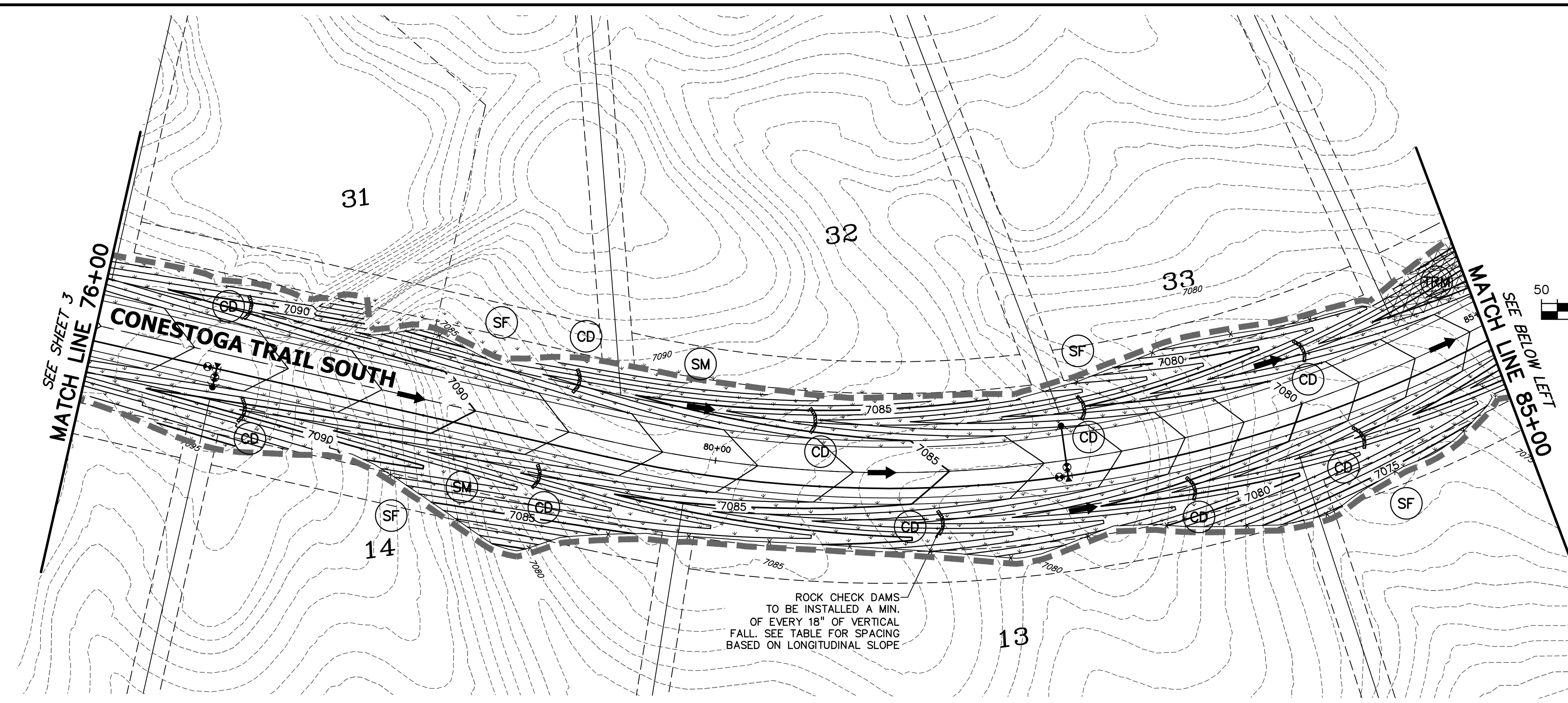
PREPARED UNDER MY DIRECT SUPERVISION FOR AND BEHALF OF DREXEL, BARRELL & CO.

DRAWING SCALE:  
 HORIZONTAL: 1" = 50'  
 VERTICAL: N/A

**CONESTOGA TR.  
 GRADING &  
 ERSN CNTL PLAN**

PROJECT NO. 21820-01CSCV  
 DRAWING NO.

**EC-2**



PREPARED BY:  
  
**DREXEL, BARRELL & CO.**  
 Engineers • Surveyors  
 101 SAWATCH ST. #100  
 COLORADO SPGS, COLORADO 80903  
 CONTACT: TIM D. McCONNELL, P.E.  
 (719)260-0887  
 COLORADO SPRINGS • LAFAYETTE

CLIENT:  
 FALCON LATIGO, LLC  
 5350 S. ROSLYN ST. STE #400  
 ENGLEWOOD, CO 80111-2125  
 (303) 694-0862

**NOTES:**

- EXISTING VEGETATION ON THE PROJECT SITE CONSISTS OF SPARSE GRASS.
- STABILIZED STAGING AREA AND CONCRETE WASHOUT LOCATION TO BE DETERMINED BY THE CONTRACTOR AND NOTED ON THIS PLAN.
- THE PROJECT SITE IS OUTSIDE OF THE 100-YEAR FLOODPLAIN.
- THERE ARE NO DEDICATED ASPHALT OR CONCRETE BATCH PLANTS ARE PROPOSED AS PART OF THIS PROJECT.
- DEWATERING OPERATIONS ARE NOT ANTICIPATED FOR THIS PROJECT.
- ALL SLOPES GREATER THAN 3:1 REQUIRE EROSION CONTROL BLANKET.

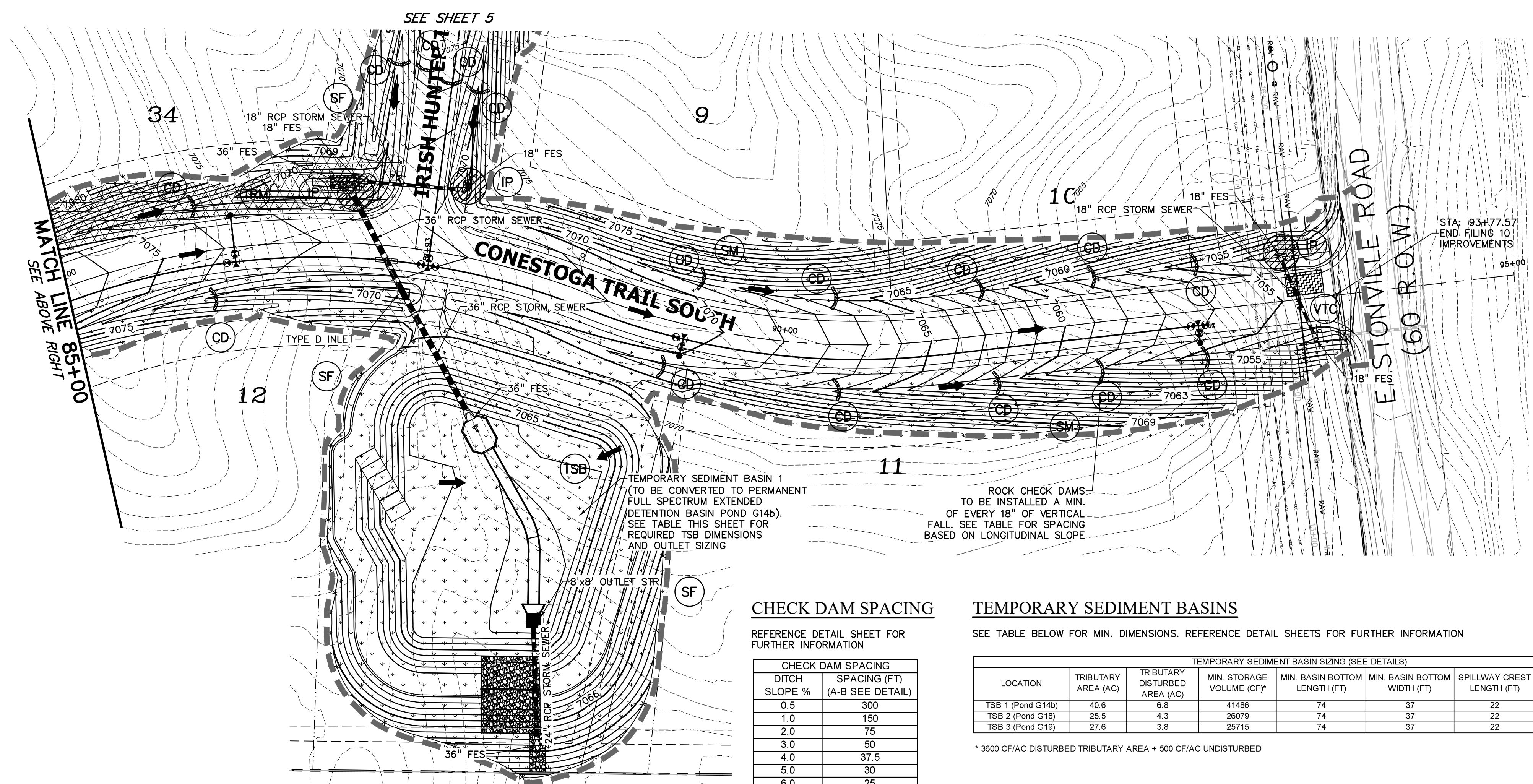
**BMP PHASING:**

- INITIAL/INTERIM**
- INSTALL VTC
  - INSTALL CWA
  - ESTABLISH SSA & STOCKPILE LOCATIONS
  - INSTALL CONSTRUCTION FENCE
  - INSTALL SILT FENCE
  - INSTALL ROUGH CUT STREET CONTROL
  - INSTALL SEDIMENT BASINS
  - INSTALL SWALES
  - INSTALL CHECK DAMS
  - INSTALL INLET/OUTLET PROTECTION

- FINAL**
- INSTALL MULCH AND PERMANENT SEEDING IN ALL DISTURBED AREAS.
  - REMOVE ALL TEMPORARY BMPs AFTER FINAL STABILIZATION HAS BEEN REACHED.

**LEGEND**

- PROPOSED INTERMEDIATE CONTOUR..... 5522
- PROPOSED INDEX CONTOUR..... 5520
- EX INTERMEDIATE CONTOUR..... 5364
- EX INDEX CONTOUR..... 5365
- DIRECTION OF FLOW..... ←
- PROJECT BOUNDARY/PROPERTY LINE..... ———
- ROW..... ———
- LIMITS OF DISTURBANCE/ CONSTRUCTION SITE BOUNDARY..... - - - - -
- CUT/FILL LINE..... ——— CUT ——— FILL
- INTERIM/FINAL INLET PROTECTION..... IP
- INITIAL/INTERIM SILT FENCE..... SF
- INITIAL/INTERIM CONCRETE WASHOUT AREA..... CWA
- INITIAL/INTERIM VEHICLE TRACKING CONTROL..... VTC
- INITIAL/INTERIM STABILIZED STAGING AREA..... SSA
- INITIAL/INTERIM ROCK SOCKS..... RS
- INITIAL/INTERIM ROCK CHECK DAM..... CD
- INITIAL/INTERIM TEMPORARY SEDIMENT BASIN..... TSB
- FINAL SEEDING AND MULCHING..... SM
- FINAL TURF REINFORCEMENT MAT..... TRM



**CHECK DAM SPACING**

REFERENCE DETAIL SHEET FOR FURTHER INFORMATION

DITCH SLOPE %	SPACING (FT) (A-B SEE DETAIL)
0.5	300
1.0	150
2.0	75
3.0	50
4.0	37.5
5.0	30
6.0	25

**TEMPORARY SEDIMENT BASINS**

SEE TABLE BELOW FOR MIN. DIMENSIONS. REFERENCE DETAIL SHEETS FOR FURTHER INFORMATION

LOCATION	TEMPORARY SEDIMENT BASIN SIZING (SEE DETAILS)						
	TRIBUTARY AREA (AC)	TRIBUTARY DISTURBED AREA (AC)	MIN. STORAGE VOLUME (CF) <sup>1</sup>	MIN. BASIN BOTTOM LENGTH (FT)	MIN. BASIN BOTTOM WIDTH (FT)	SPILLWAY CREST LENGTH (FT)	HOLE DIAMETER (IN)
TSB 1 (Pond G14b)	40.6	6.8	41486	74	37	22	1-3/16
TSB 2 (Pond G18)	25.5	4.3	26079	74	37	22	1-3/16
TSB 3 (Pond G19)	27.6	3.8	25715	74	37	22	1-3/16

<sup>1</sup> 3600 CF/AC DISTURBED TRIBUTARY AREA + 500 CF/AC UNDISTURBED

GRADING & EROSION CONTROL PLANS FOR:  
**LATIGO TRAILS**  
**FILING NO. 10**  
 EL PASO COUNTY  
 FALCON, COLORADO

ISSUE	DATE
INITIAL ISSUE	9/26/24
RESUBMITTAL	1/6/25

DESIGNED BY: TDM  
 DRAWN BY: GES  
 CHECKED BY: TDM  
 FILE NAME: 21820-01GC1

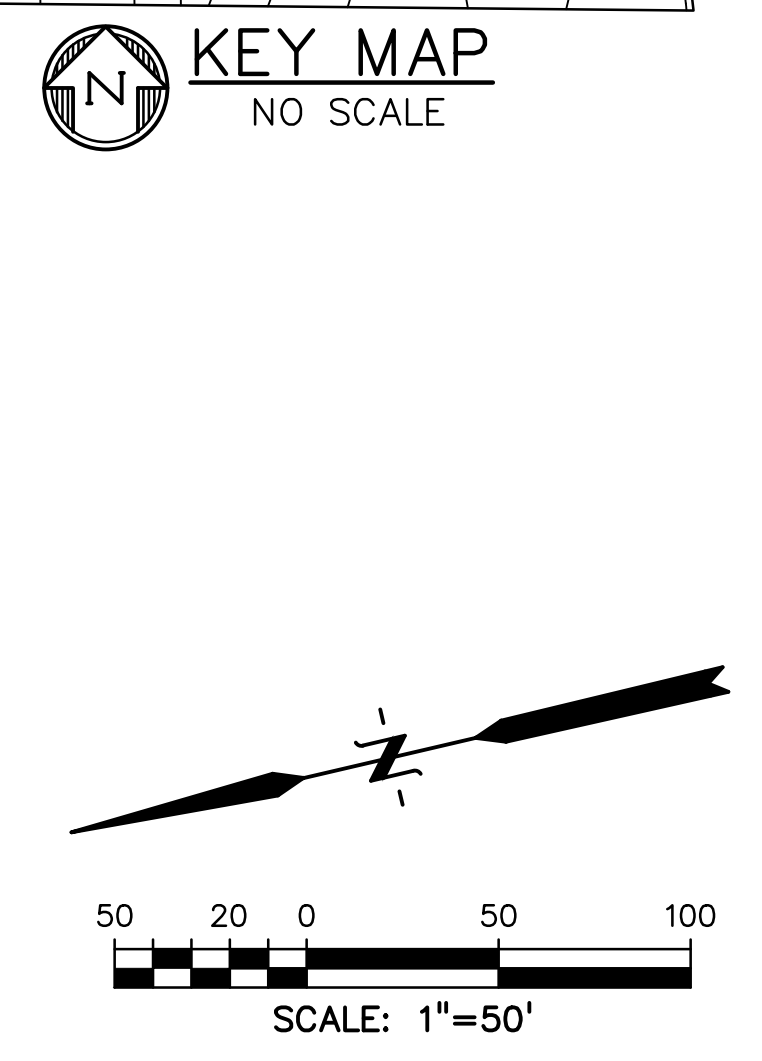
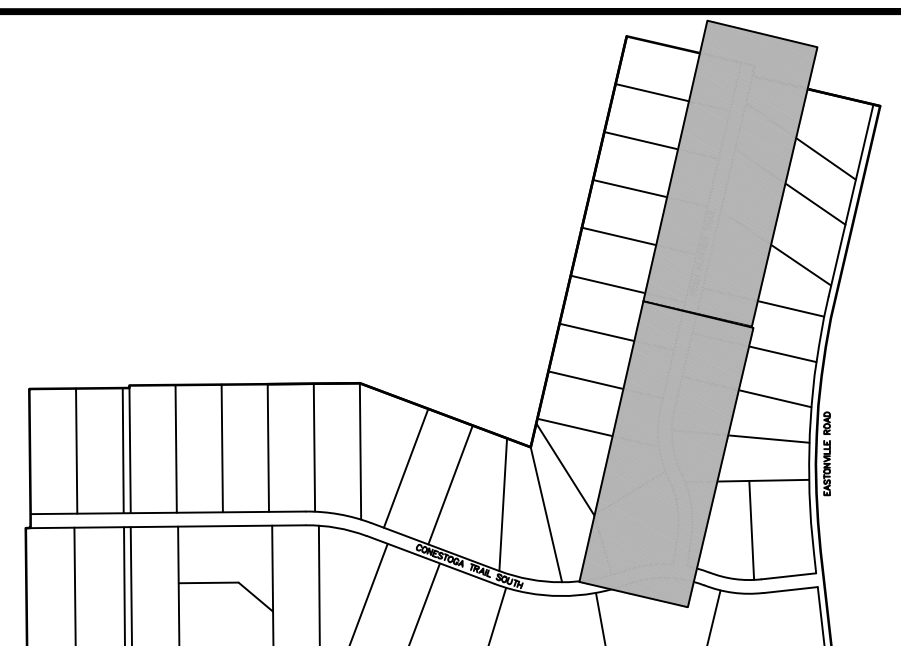
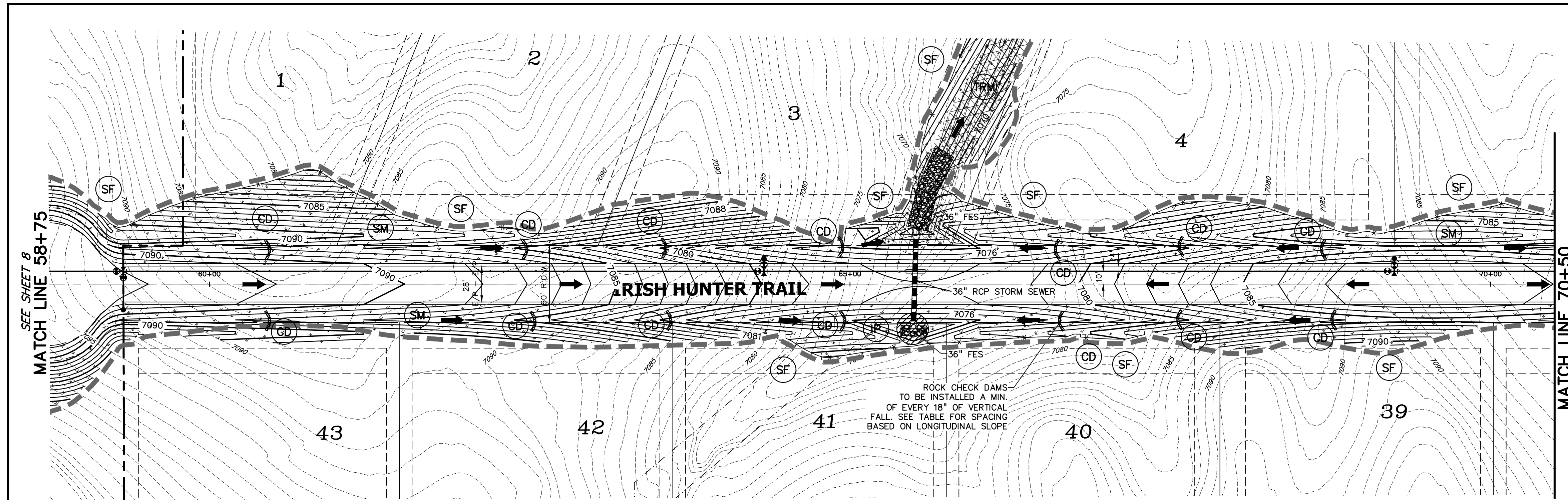
PREPARED UNDER MY DIRECT SUPERVISION FOR AND BEHALF OF DREXEL, BARRELL & CO.

DRAWING SCALE:  
 HORIZONTAL: 1" = 50'  
 VERTICAL: N/A

**CONESTOGA TR. GRADING & ERSN CNTL PLAN**

PROJECT NO. 21820-01CSCV  
 DRAWING NO.

**EC-3**



**LEGEND**

- PROPOSED INTERMEDIATE CONTOUR..... 5522
- PROPOSED INDEX CONTOUR..... 5520
- EX INTERMEDIATE CONTOUR..... 5364
- EX INDEX CONTOUR..... 5365
- DIRECTION OF FLOW.....
- PROJECT BOUNDARY/PROPERTY LINE.....
- ROW.....
- LIMITS OF DISTURBANCE/ CONSTRUCTION SITE BOUNDARY.....
- CUT/FILL LINE..... CUT FILL
- INTERIM/FINAL INLET PROTECTION..... IP
- INITIAL/INTERIM SILT FENCE..... SF
- INITIAL/INTERIM CONCRETE WASHOUT AREA..... CWA
- INITIAL/INTERIM VEHICLE TRACKING CONTROL..... VTC
- INITIAL/INTERIM STABILIZED STAGING AREA..... SSA
- INITIAL/INTERIM ROCK SOCKS..... RS
- INITIAL/INTERIM ROCK CHECK DAM..... CD
- INITIAL/INTERIM TEMPORARY SEDIMENT BASIN..... TSB
- FINAL SEEDING AND MULCHING..... SM
- FINAL TURF REINFORCEMENT MAT (VMAX SC250 OR APPROVED EQUIVALENT)..... TRM

**NOTES:**

- EXISTING VEGETATION ON THE PROJECT SITE CONSISTS OF SPARSE GRASS.
- STABILIZED STAGING AREA AND CONCRETE WASHOUT LOCATION TO BE DETERMINED BY THE CONTRACTOR AND NOTED ON THIS PLAN.
- THE PROJECT SITE IS OUTSIDE OF THE 100-YEAR FLOODPLAIN.
- THERE ARE NO DEDICATED ASPHALT OR CONCRETE BATCH PLANTS ARE PROPOSED AS PART OF THIS PROJECT.
- DEWATERING OPERATIONS ARE NOT ANTICIPATED FOR THIS PROJECT.
- ALL SLOPES GREATER THAN 3:1 REQUIRE EROSION CONTROL BLANKET.

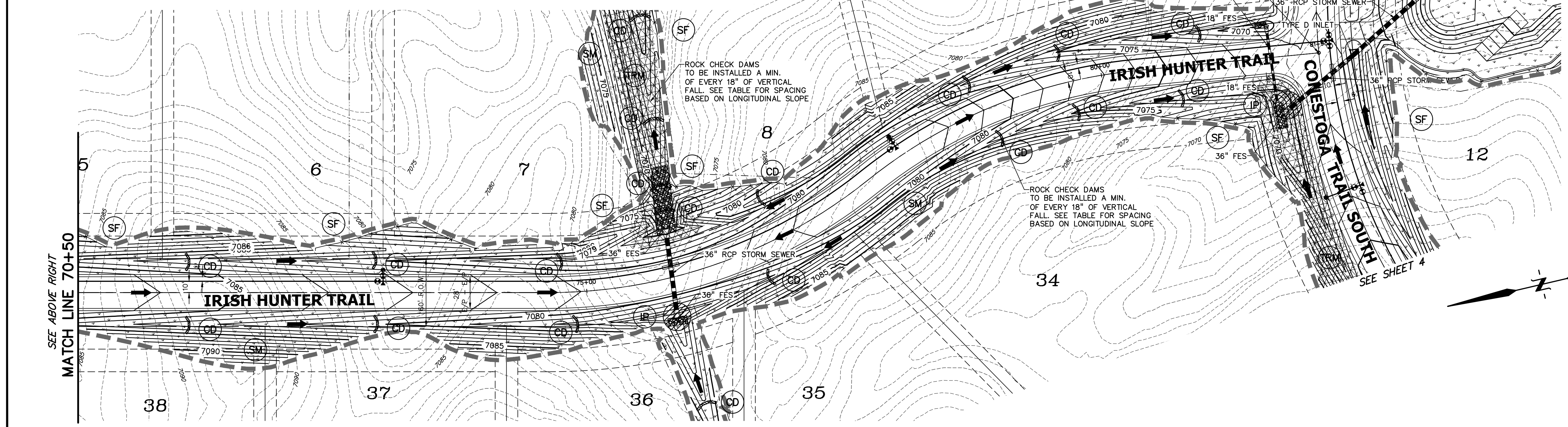
**CHECK DAM SPACING**

REFERENCE DETAIL SHEET FOR FURTHER INFORMATION

DITCH SLOPE %	SPACING (FT) (A-B SEE DETAIL)
0.5	300
1.0	150
2.0	75
3.0	50
4.0	37.5
5.0	30
6.0	25

**BMP PHASING:**

- INITIAL/INTERIM**
- INSTALL VTC
  - INSTALL CWA
  - ESTABLISH SSA & STOCKPILE LOCATIONS
  - INSTALL CONSTRUCTION FENCE
  - INSTALL SILT FENCE
  - INSTALL ROUGH CUT STREET CONTROL
  - INSTALL SEDIMENT BASINS
  - INSTALL SWALES
  - INSTALL CHECK DAMS
  - INSTALL INLET/OUTLET PROTECTION
- FINAL**
- INSTALL MULCH AND PERMANENT SEEDING IN ALL DISTURBED AREAS.
  - REMOVE ALL TEMPORARY BMPS AFTER FINAL STABILIZATION HAS BEEN REACHED.



PREPARED BY:  
  
**DREXEL, BARRELL & CO.**  
 Engineers • Surveyors  
 101 SAHWATCH ST. #100  
 COLORADO SPGS, COLORADO 80903  
 CONTACT: TIM D. MCCONNELL, P.E.  
 (719) 260-0887  
 COLORADO SPRINGS • LAFAYETTE

CLIENT:  
 FALCON LATIGO, LLC  
 5350 S. ROSLYN ST. STE #400  
 ENGLEWOOD, CO 80111-2125  
 (303) 694-0862

GRADING & EROSION CONTROL PLANS FOR:  
**LATIGO TRAILS**  
**FILING NO. 10**  
 EL PASO COUNTY  
 FALCON, COLORADO

ISSUE	DATE
INITIAL ISSUE	9/26/24
RESUBMITTAL	1/6/25

DESIGNED BY: TDM  
 DRAWN BY: GES  
 CHECKED BY: TDM  
 FILE NAME: 21820-01GC2

PREPARED UNDER MY DIRECT SUPERVISION FOR AND BEHALF OF DREXEL, BARRELL & CO.

DRAWING SCALE:  
 HORIZONTAL: 1" = 50'  
 VERTICAL: N/A

**IRISH HUNTER GRADING & ERSN CNTL PLAN**

PROJECT NO. 21820-01CSCV  
 DRAWING NO.

**EC-4**

PREPARED BY:  
  
**DREXEL, BARRELL & CO.**  
 Engineers • Surveyors  
 101 SAWATCH ST. #100  
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 CONTACT: TIM D. MCCONNELL, P.E.  
 (719) 260-0887  
 COLORADO SPRINGS • LAFAYETTE

CLIENT:  
 FALCON LATIGO, LLC  
 5350 S. ROSLYN ST. STE #400  
 ENGLEWOOD, CO 80111-2125  
 (303) 694-0862

GRADING & EROSION CONTROL PLANS FOR:  
**LATIGO TRAILS**  
**FILING NO. 10**  
 EL PASO COUNTY  
 FALCON, COLORADO

ISSUE	DATE
INITIAL ISSUE	9/26/24
RESUBMITTAL	1/6/25

DESIGNED BY: TDM  
 DRAWN BY: GES  
 CHECKED BY: TDM  
 FILE NAME: 21820-01GC2

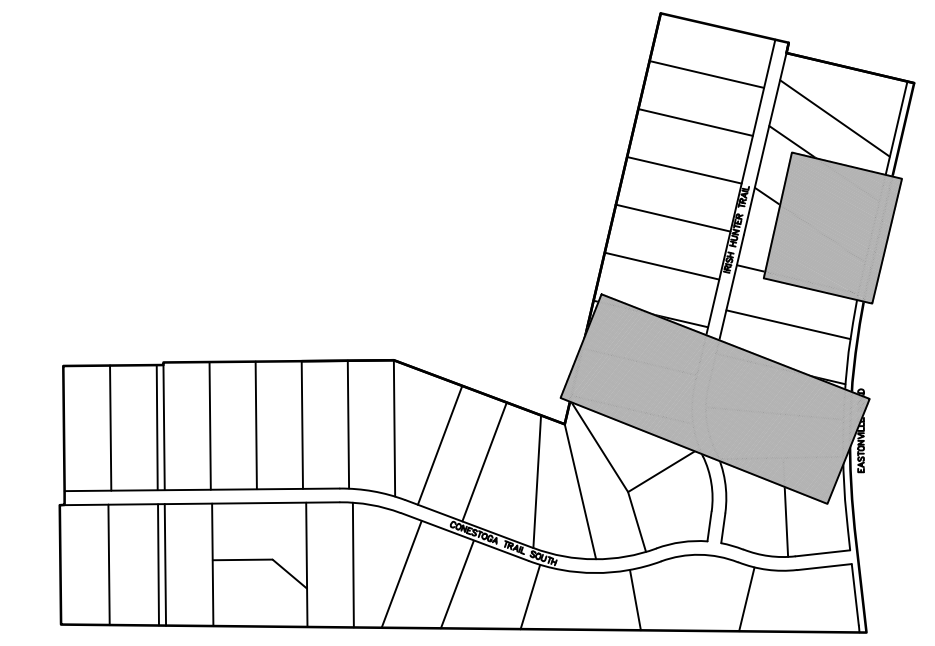
PREPARED UNDER MY DIRECT SUPERVISION FOR AND BEHALF OF DREXEL, BARRELL & CO.

DRAWING SCALE:  
 HORIZONTAL: 1" = 50'  
 VERTICAL: N/A

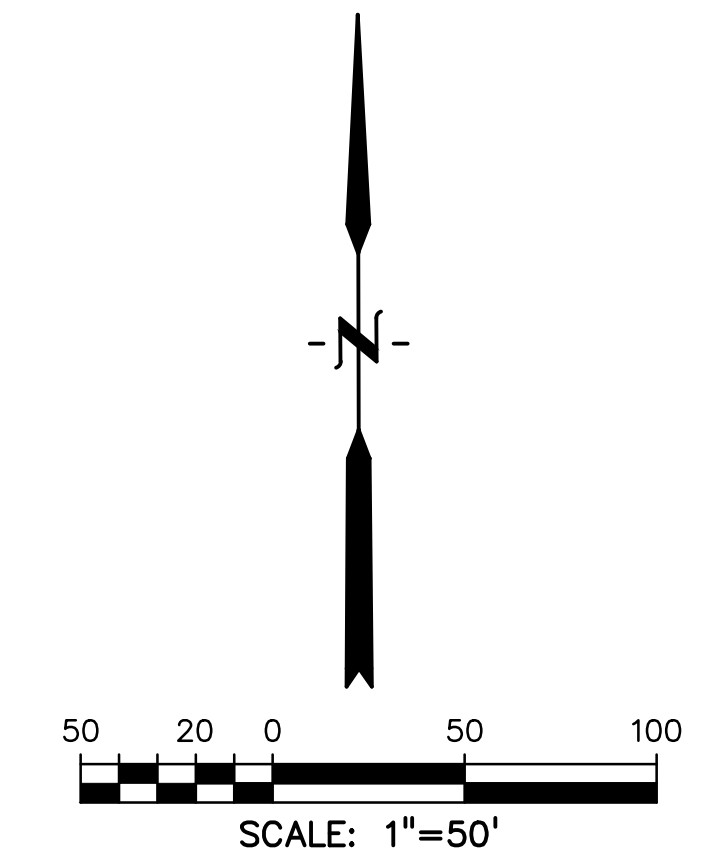
**POND G18 & G19 ERN CNTL PLAN**

PROJECT NO. 21820-01GC5V  
 DRAWING NO.

**EC-5**



KEY MAP  
 NO SCALE

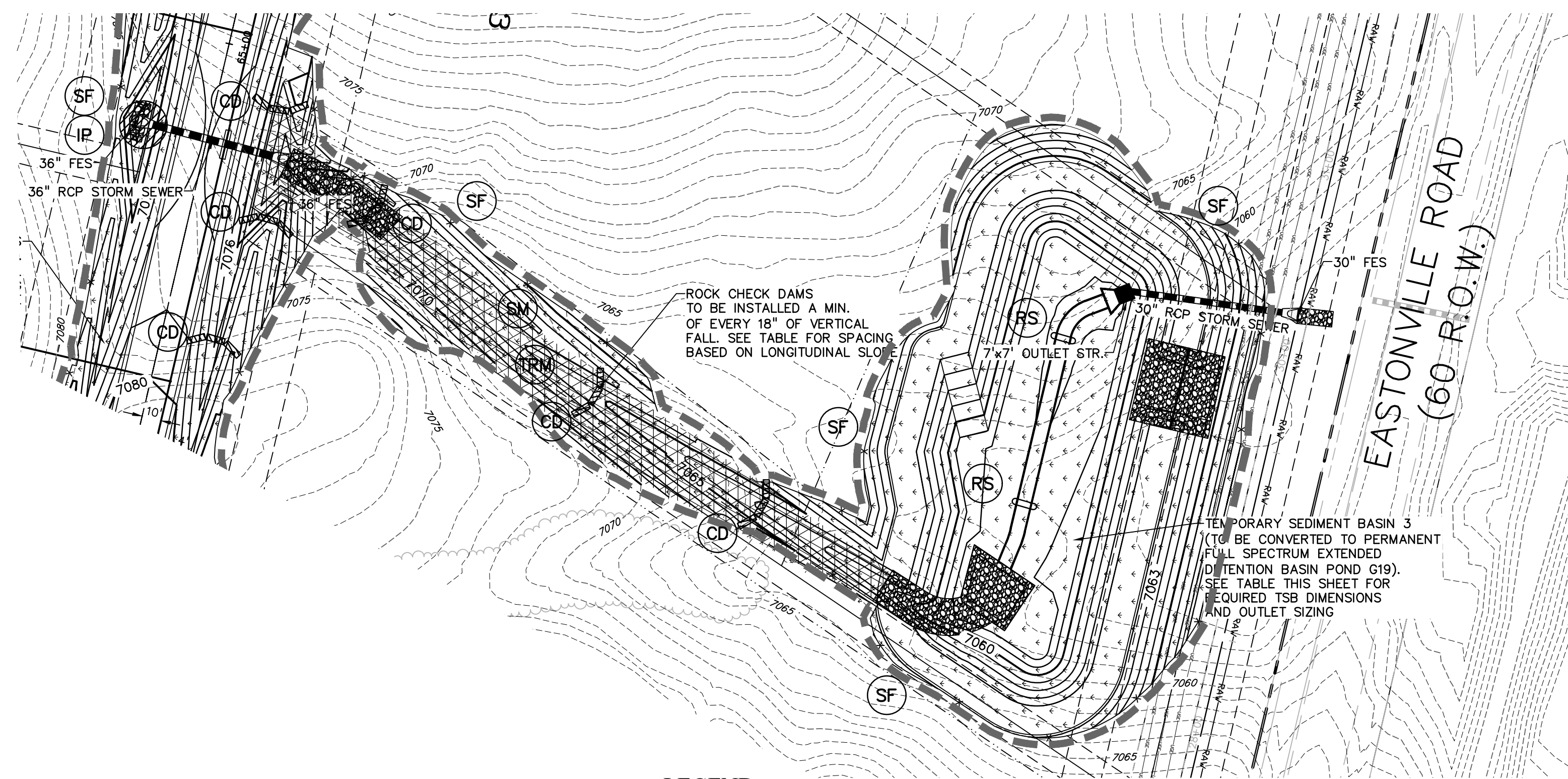


**NOTES:**

- EXISTING VEGETATION ON THE PROJECT SITE CONSISTS OF SPARSE GRASS.
- STABILIZED STAGING AREA AND CONCRETE WASHOUT LOCATION TO BE DETERMINED BY THE CONTRACTOR AND NOTED ON THIS PLAN.
- THE PROJECT SITE IS OUTSIDE OF THE 100-YEAR FLOODPLAIN.
- THERE ARE NO DEDICATED ASPHALT OR CONCRETE BATCH PLANTS ARE PROPOSED AS PART OF THIS PROJECT.
- DEWATERING OPERATIONS ARE NOT ANTICIPATED FOR THIS PROJECT.
- ALL SLOPES GREATER THAN 3:1 REQUIRE EROSION CONTROL BLANKET.

**BMP PHASING:**

- INITIAL/INTERIM**
- INSTALL VTC
  - INSTALL CWA
  - ESTABLISH SSA & STOCKPILE LOCATIONS
  - INSTALL CONSTRUCTION FENCE
  - INSTALL SILT FENCE
  - INSTALL ROUGH CUT STREET CONTROL
  - INSTALL SEDIMENT BASINS
  - INSTALL SWALES
  - INSTALL CHECK DAMS
  - INSTALL INLET/OUTLET PROTECTION
- FINAL**
- INSTALL MULCH AND PERMANENT SEEDING IN ALL DISTURBED AREAS.
  - REMOVE ALL TEMPORARY BMPs AFTER FINAL STABILIZATION HAS BEEN REACHED.



**LEGEND**

- |   |      |  |     |
|---|------|--|-----|
| PROPOSED INTERMEDIATE CONTOUR.....                        | 5522 | INITIAL/INTERIM CONCRETE WASHOUT AREA.....                               | CWA |
| PROPOSED INDEX CONTOUR.....                               | 5520 | INITIAL/INTERIM VEHICLE TRACKING CONTROL.....                            | VTC |
| EX INTERMEDIATE CONTOUR.....                              | 5364 | INITIAL/INTERIM STABILIZED STAGING AREA.....                             | SSA |
| EX INDEX CONTOUR.....                                     | 5365 | INITIAL/INTERIM ROCK SOCKS.....  | RS  |
| DIRECTION OF FLOW.....                                    | ←    | INITIAL/INTERIM ROCK CHECK DAM.....                                      | CD  |
| PROJECT BOUNDARY/PROPERTY LINE.....                       | ---  | INITIAL/INTERIM TEMPORARY SEDIMENT BASIN.....                            | TSB |
| ROW.....  | ---  | INITIAL/INTERIM SEEDING AND MULCHING.....                                | SM  |
| LIMITS OF DISTURBANCE/<br>CONSTRUCTION SITE BOUNDARY..... | ---  | FINAL TURF REINFORCEMENT MAT.....<br>(VMAX SC250 OR APPROVED EQUIVALENT) | TRM |
| CUT/FILL LINE.....  | ---  |  |     |
| INTERIM/FINAL INLET PROTECTION.....                       | IP   |  |     |
| INITIAL/INTERIM SILT FENCE.....                           | SF   |  |     |

**CHECK DAM SPACING**

REFERENCE DETAIL SHEET FOR FURTHER INFORMATION

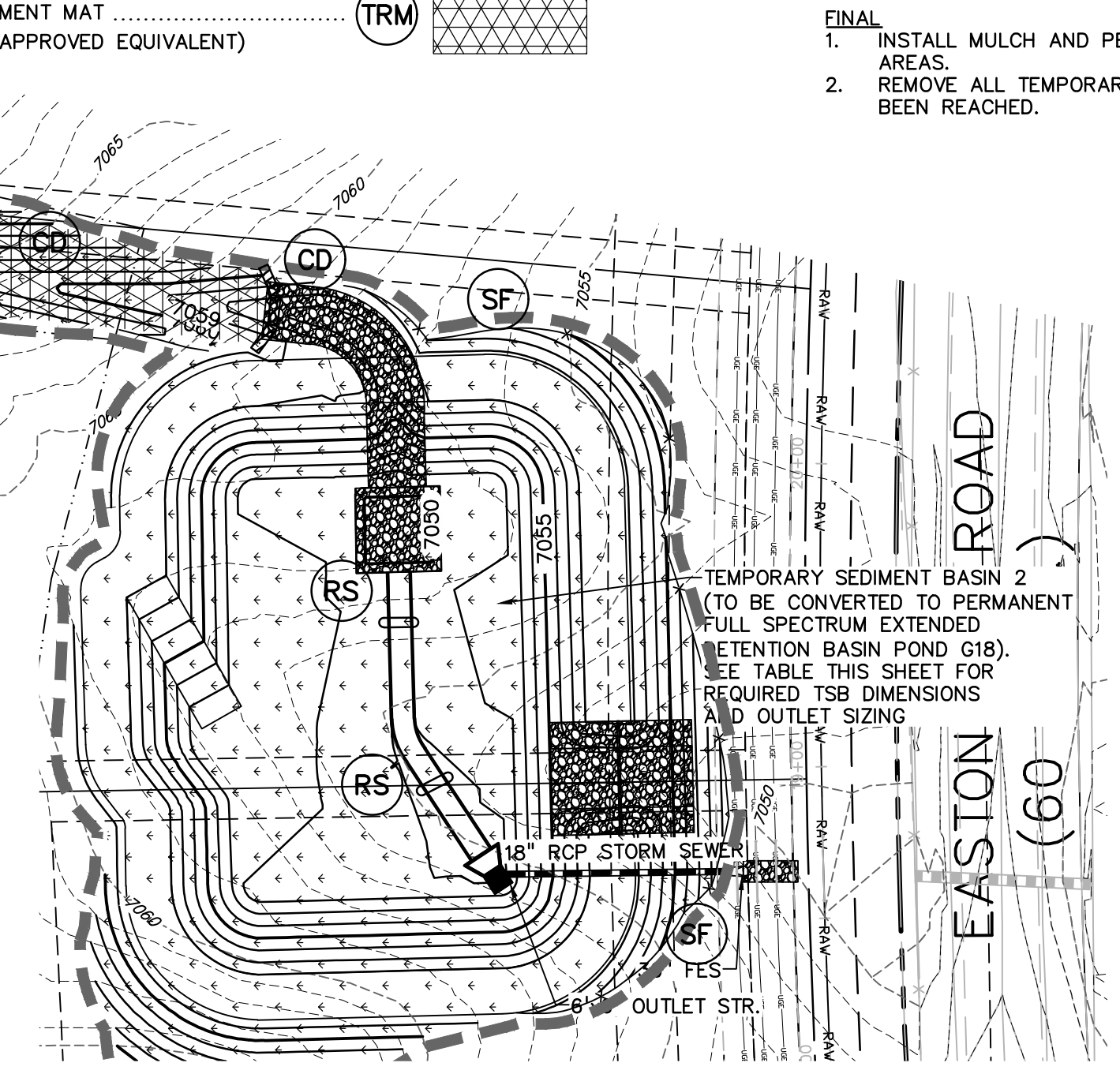
DITCH SLOPE %	SPACING (FT) (A-B SEE DETAIL)
0.5	300
1.0	150
2.0	75
3.0	50
4.0	37.5
5.0	30
6.0	25

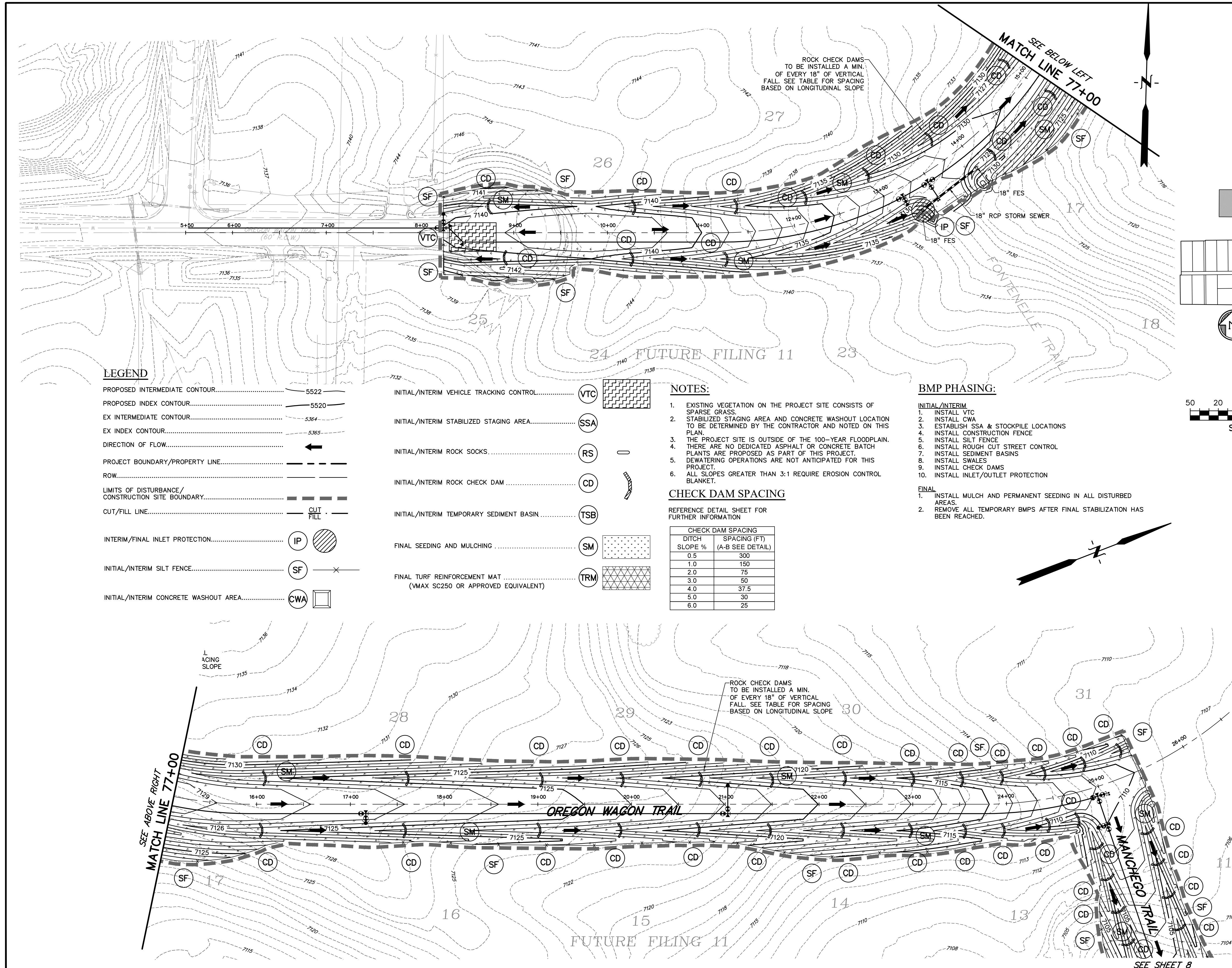
**TEMPORARY SEDIMENT BASINS**

SEE TABLE BELOW FOR MIN. DIMENSIONS. REFERENCE DETAIL SHEETS FOR FURTHER INFORMATION

LOCATION	TRIBUTARY AREA (AC)	TRIBUTARY DISTURBED AREA (AC)	TEMPORARY SEDIMENT BASIN SIZING (SEE DETAILS)				HOLE DIAMETER (IN)
			MIN. STORAGE VOLUME (CF)*	MIN. BASIN BOTTOM LENGTH (FT)	MIN. BASIN BOTTOM WIDTH (FT)	SPILLWAY CREST LENGTH (FT)	
TSB 1 (Pond G14b)	40.6	6.8	41486	74	37	22	1-3/16
TSB 2 (Pond G18)	25.5	4.3	26079	74	37	22	1-3/16
TSB 3 (Pond G19)	27.6	3.8	25715	74	37	22	1-3/16

\* 3600 CF/AC DISTURBED TRIBUTARY AREA + 500 CF/AC UNDISTURBED





**LEGEND**

- PROPOSED INTERMEDIATE CONTOUR..... 5522
- PROPOSED INDEX CONTOUR..... 5520
- EX INTERMEDIATE CONTOUR..... 5364
- EX INDEX CONTOUR..... 5365
- DIRECTION OF FLOW..... ←
- PROJECT BOUNDARY/PROPERTY LINE..... - - - - -
- ROW..... ————
- LIMITS OF DISTURBANCE/  
CONSTRUCTION SITE BOUNDARY..... - - - - -
- CUT/FILL LINE..... ———— CUT FILL
- INTERIM/FINAL INLET PROTECTION..... (IP) [Symbol]
- INITIAL/INTERIM SILT FENCE..... (SF) [Symbol]
- INITIAL/INTERIM CONCRETE WASHOUT AREA..... (CWA) [Symbol]

- INITIAL/INTERIM VEHICLE TRACKING CONTROL..... (VTC) [Symbol]
- INITIAL/INTERIM STABILIZED STAGING AREA..... (SSA) [Symbol]
- INITIAL/INTERIM ROCK SOCKS..... (RS) [Symbol]
- INITIAL/INTERIM ROCK CHECK DAM..... (CD) [Symbol]
- INITIAL/INTERIM TEMPORARY SEDIMENT BASIN..... (TSB) [Symbol]
- FINAL SEEDING AND MULCHING..... (SM) [Symbol]
- FINAL TURF REINFORCEMENT MAT..... (TRM) [Symbol]

**NOTES:**

1. EXISTING VEGETATION ON THE PROJECT SITE CONSISTS OF SPARSE GRASS.
2. STABILIZED STAGING AREA AND CONCRETE WASHOUT LOCATION TO BE DETERMINED BY THE CONTRACTOR AND NOTED ON THIS PLAN.
3. THE PROJECT SITE IS OUTSIDE OF THE 100-YEAR FLOODPLAIN. THERE ARE NO DEDICATED ASPHALT OR CONCRETE BATCH PLANTS ARE PROPOSED AS PART OF THIS PROJECT.
4. DEWATERING OPERATIONS ARE NOT ANTICIPATED FOR THIS PROJECT.
5. ALL SLOPES GREATER THAN 3:1 REQUIRE EROSION CONTROL BLANKET.

**CHECK DAM SPACING**

REFERENCE DETAIL SHEET FOR FURTHER INFORMATION

DITCH SLOPE %	SPACING (FT) (A-B SEE DETAIL)
0.5	300
1.0	150
2.0	75
3.0	50
4.0	37.5
5.0	30
6.0	25

**BMP PHASING:**

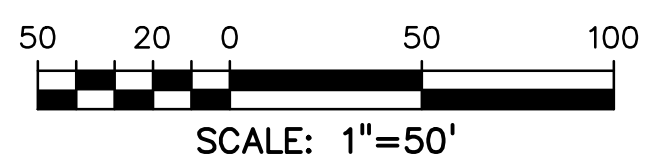
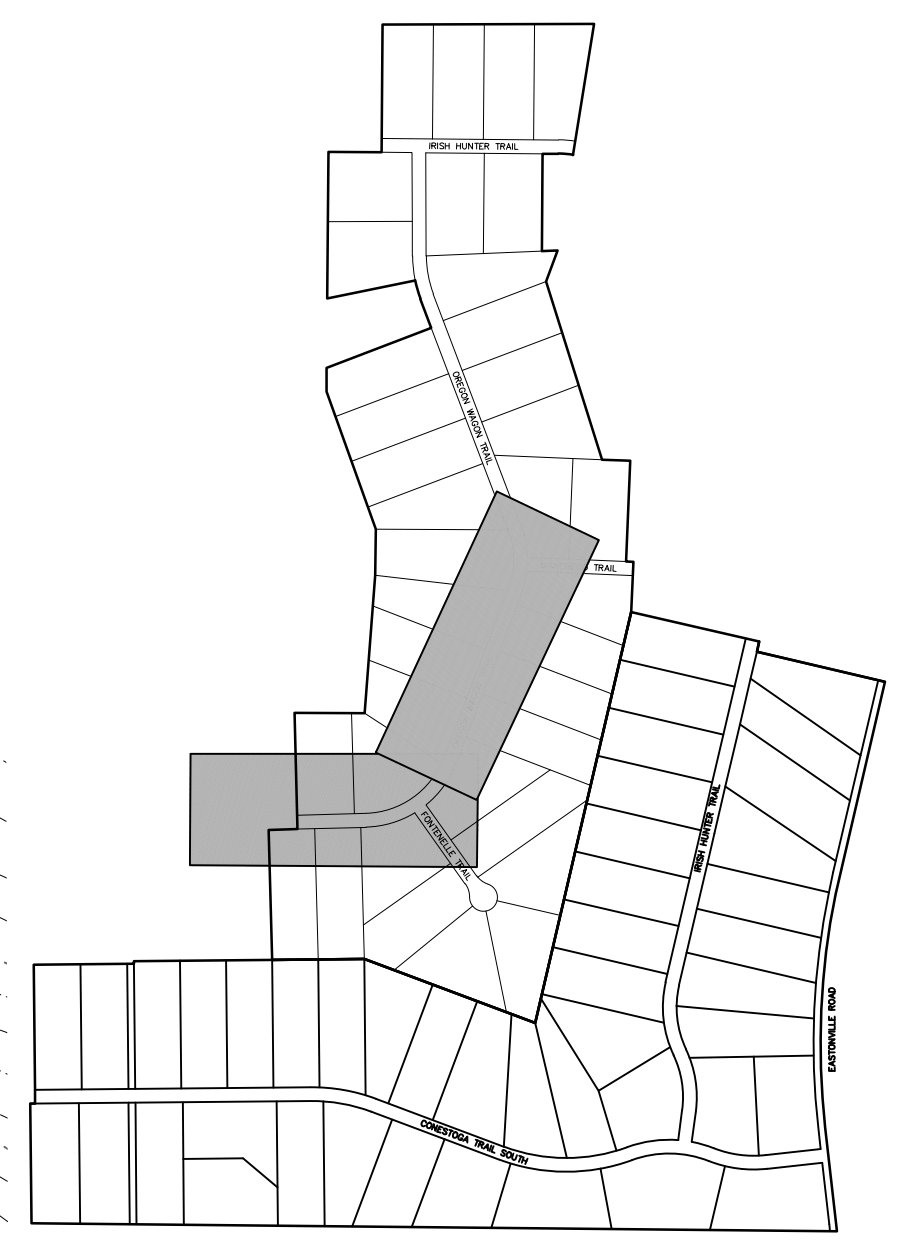
- INITIAL/INTERIM**
1. INSTALL VTC
  2. INSTALL CWA
  3. ESTABLISH SSA & STOCKPILE LOCATIONS
  4. INSTALL CONSTRUCTION FENCE
  5. INSTALL SILT FENCE
  6. INSTALL ROUGH CUT STREET CONTROL
  7. INSTALL SEDIMENT BASINS
  8. INSTALL SWALES
  9. INSTALL CHECK DAMS
  10. INSTALL INLET/OUTLET PROTECTION
- FINAL**
1. INSTALL MULCH AND PERMANENT SEEDING IN ALL DISTURBED AREAS.
  2. REMOVE ALL TEMPORARY BMPs AFTER FINAL STABILIZATION HAS BEEN REACHED.

ROCK CHECK DAMS TO BE INSTALLED A MIN. OF EVERY 18" OF VERTICAL FALL. SEE TABLE FOR SPACING BASED ON LONGITUDINAL SLOPE

ROCK CHECK DAMS TO BE INSTALLED A MIN. OF EVERY 18" OF VERTICAL FALL. SEE TABLE FOR SPACING BASED ON LONGITUDINAL SLOPE

MATCH LINE 77+00  
SEE BELOW LEFT

SEE ABOVE RIGHT  
MATCH LINE 77+00



PREPARED BY:  
  
**DREXEL, BARRELL & CO.**  
 Engineers • Surveyors  
 101 SAWHATCH ST. #100  
 COLORADO SPGS, COLORADO 80903  
 CONTACT: TIM D. MCCONNELL, P.E.  
 (719) 266-0887  
 COLORADO SPRINGS • LAFAYETTE

CLIENT:  
**FALCON LATIGO, LLC**  
 5350 S. ROSLYN ST. STE #400  
 ENGLEWOOD, CO 80111-2125  
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GRADING & EROSION CONTROL PLANS FOR:  
**LATIGO TRAILS**  
**FILING NO. 10**  
 EL PASO COUNTY  
 FALCON, COLORADO

ISSUE	DATE
INITIAL ISSUE	9/26/24
RESUBMITTAL	1/6/25

DESIGNED BY: TDM  
 DRAWN BY: GES  
 CHECKED BY: TDM  
 FILE NAME: 21820-01GC3

PREPARED UNDER MY DIRECT SUPERVISION FOR AND BEHALF OF DREXEL, BARRELL & CO.

DRAWING SCALE:  
 HORIZONTAL: 1" = 50'  
 VERTICAL: N/A

**OREGON WAGON TRAIL GRADING & ERSN CNTL PLAN**

PROJECT NO. 21820-01CSCV  
 DRAWING NO.

**EC-6**

PREPARED BY:  
  
**DREXEL, BARRELL & CO.**  
 Engineers • Surveyors  
 101 SAWATCH ST. #100  
 COLORADO SPGS, COLORADO 80903  
 CONTACT: TIM D. McCONNELL, P.E.  
 (719)266-0887  
 COLORADO SPRINGS • LAFAYETTE

CLIENT:  
 FALCON LATIGO, LLC  
 5350 S. ROSLYN ST. STE #400  
 ENGLEWOOD, CO 80111-2125  
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GRADING & EROSION CONTROL PLANS FOR:  
**LATIGO TRAILS**  
**FILING NO. 10**  
 EL PASO COUNTY  
 FALCON, COLORADO

ISSUE	DATE
INITIAL ISSUE	9/26/24
RESUBMITTAL	1/6/25
DESIGNED BY:	TDM
DRAWN BY:	GES
CHECKED BY:	TDM
FILE NAME:	21820-01GC4

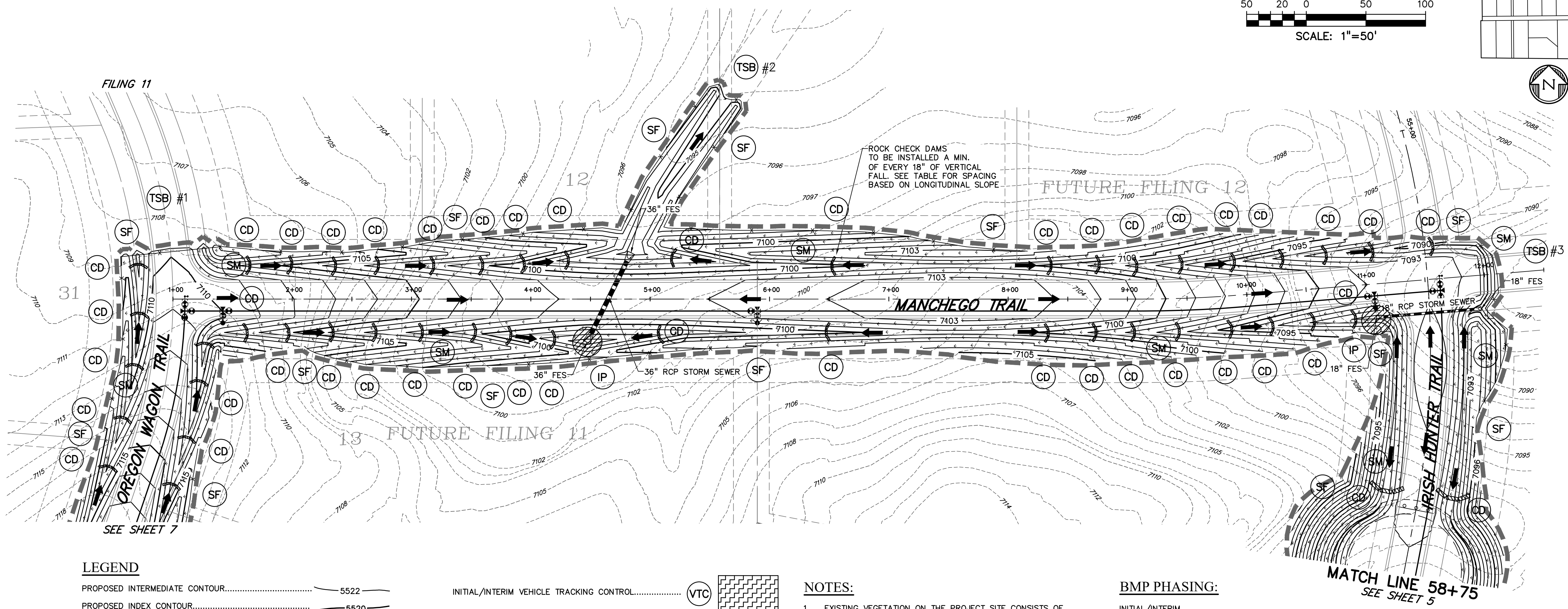
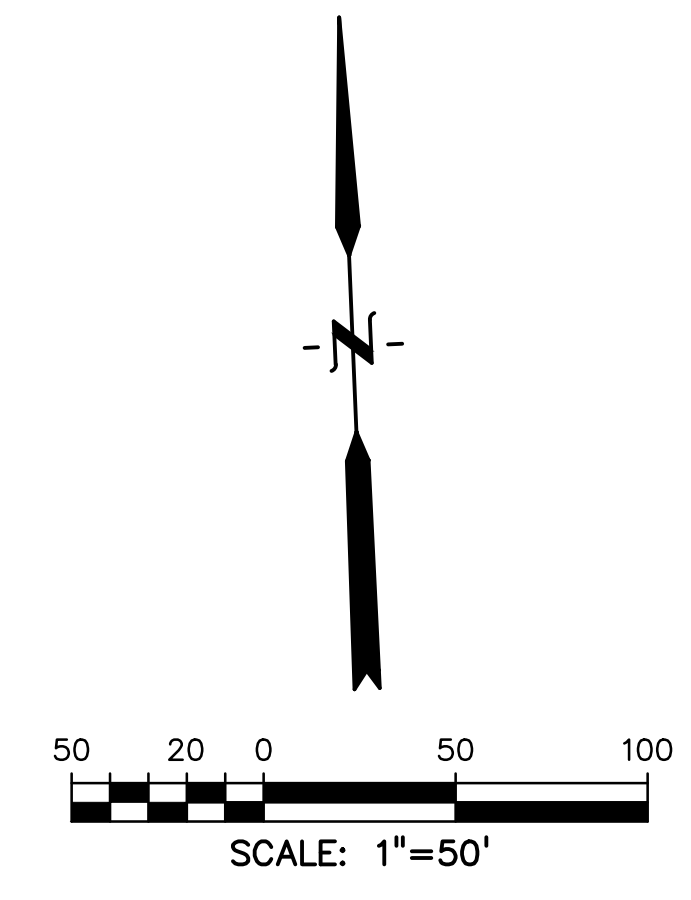
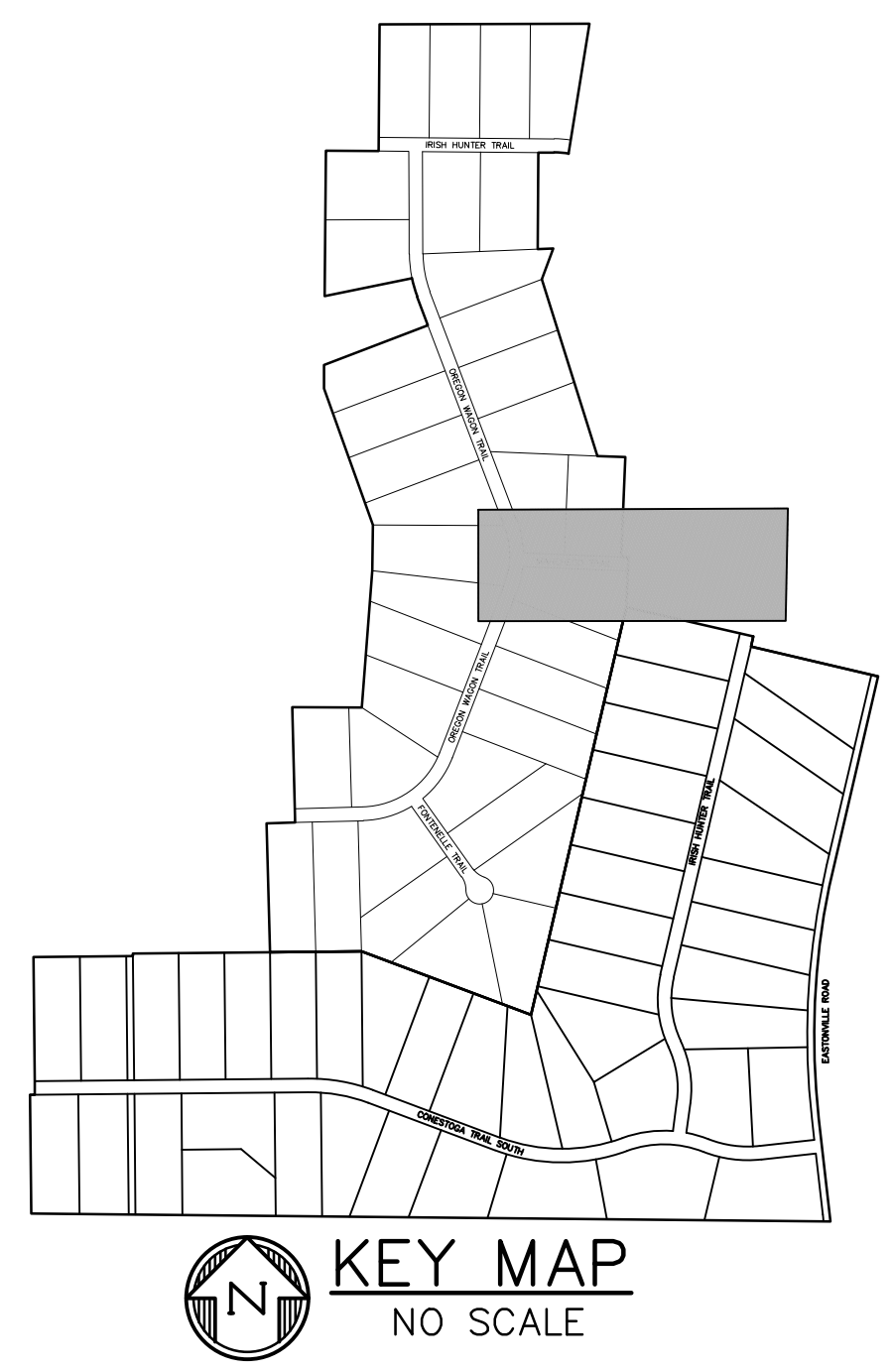
PREPARED UNDER MY DIRECT SUPERVISION FOR AND BEHALF OF DREXEL, BARRELL & CO.

DRAWING SCALE:  
 HORIZONTAL: 1" = 50'  
 VERTICAL: N/A

**MANCHEGO TR.**  
**TRAIL GRADING &**  
**ERSN CNTL PLAN**

PROJECT NO. 21820-01CSCV  
 DRAWING NO.

**EC-7**



**LEGEND**

PROPOSED INTERMEDIATE CONTOUR.....	5522	INITIAL/INTERIM VEHICLE TRACKING CONTROL.....	(VTC) [Symbol]
PROPOSED INDEX CONTOUR.....	5520	INITIAL/INTERIM STABILIZED STAGING AREA.....	(SSA) [Symbol]
EX INTERMEDIATE CONTOUR.....	5364	INITIAL/INTERIM ROCK SOCKS.....	(RS) [Symbol]
EX INDEX CONTOUR.....	5365	INITIAL/INTERIM ROCK CHECK DAM.....	(CD) [Symbol]
DIRECTION OF FLOW.....	←	INITIAL/INTERIM TEMPORARY SEDIMENT BASIN.....	(TSB) [Symbol]
PROJECT BOUNDARY/PROPERTY LINE.....	---	FINAL SEEDING AND MULCHING.....	(SM) [Symbol]
ROW.....	---	FINAL TURF REINFORCEMENT MAT.....	(TRM) [Symbol]
LIMITS OF DISTURBANCE/ CONSTRUCTION SITE BOUNDARY.....	- - -	INITIAL/INTERIM CONCRETE WASHOUT AREA.....	(CWA) [Symbol]
CUT/FILL LINE.....	— CUT — — FILL —		
INTERIM/FINAL INLET PROTECTION.....	(IP) [Symbol]		
INITIAL/INTERIM SILT FENCE.....	(SF) [Symbol]		
INITIAL/INTERIM CONCRETE WASHOUT AREA.....	(CWA) [Symbol]		

**NOTES:**

- EXISTING VEGETATION ON THE PROJECT SITE CONSISTS OF SPARSE GRASS.
- STABILIZED STAGING AREA AND CONCRETE WASHOUT LOCATION TO BE DETERMINED BY THE CONTRACTOR AND NOTED ON THIS PLAN.
- THE PROJECT SITE IS OUTSIDE OF THE 100-YEAR FLOODPLAIN.
- THERE ARE NO DEDICATED ASPHALT OR CONCRETE BATCH PLANTS ARE PROPOSED AS PART OF THIS PROJECT.
- DEWATERING OPERATIONS ARE NOT ANTICIPATED FOR THIS PROJECT.
- ALL SLOPES GREATER THAN 3:1 REQUIRE EROSION CONTROL BLANKET.

**CHECK DAM SPACING**  
 REFERENCE DETAIL SHEET FOR FURTHER INFORMATION

DITCH SLOPE %	SPACING (FT) (A-B SEE DETAIL)
0.5	300
1.0	150
2.0	75
3.0	50
4.0	37.5
5.0	30
6.0	25

**NOTES:**

- EXISTING VEGETATION ON THE PROJECT SITE CONSISTS OF SPARSE GRASS.
- STABILIZED STAGING AREA AND CONCRETE WASHOUT LOCATION TO BE DETERMINED BY THE CONTRACTOR AND NOTED ON THIS PLAN.
- THE PROJECT SITE IS OUTSIDE OF THE 100-YEAR FLOODPLAIN.
- THERE ARE NO DEDICATED ASPHALT OR CONCRETE BATCH PLANTS ARE PROPOSED AS PART OF THIS PROJECT.
- DEWATERING OPERATIONS ARE NOT ANTICIPATED FOR THIS PROJECT.
- ALL SLOPES GREATER THAN 3:1 REQUIRE EROSION CONTROL BLANKET.

**BMP PHASING:**

**INITIAL/INTERIM**

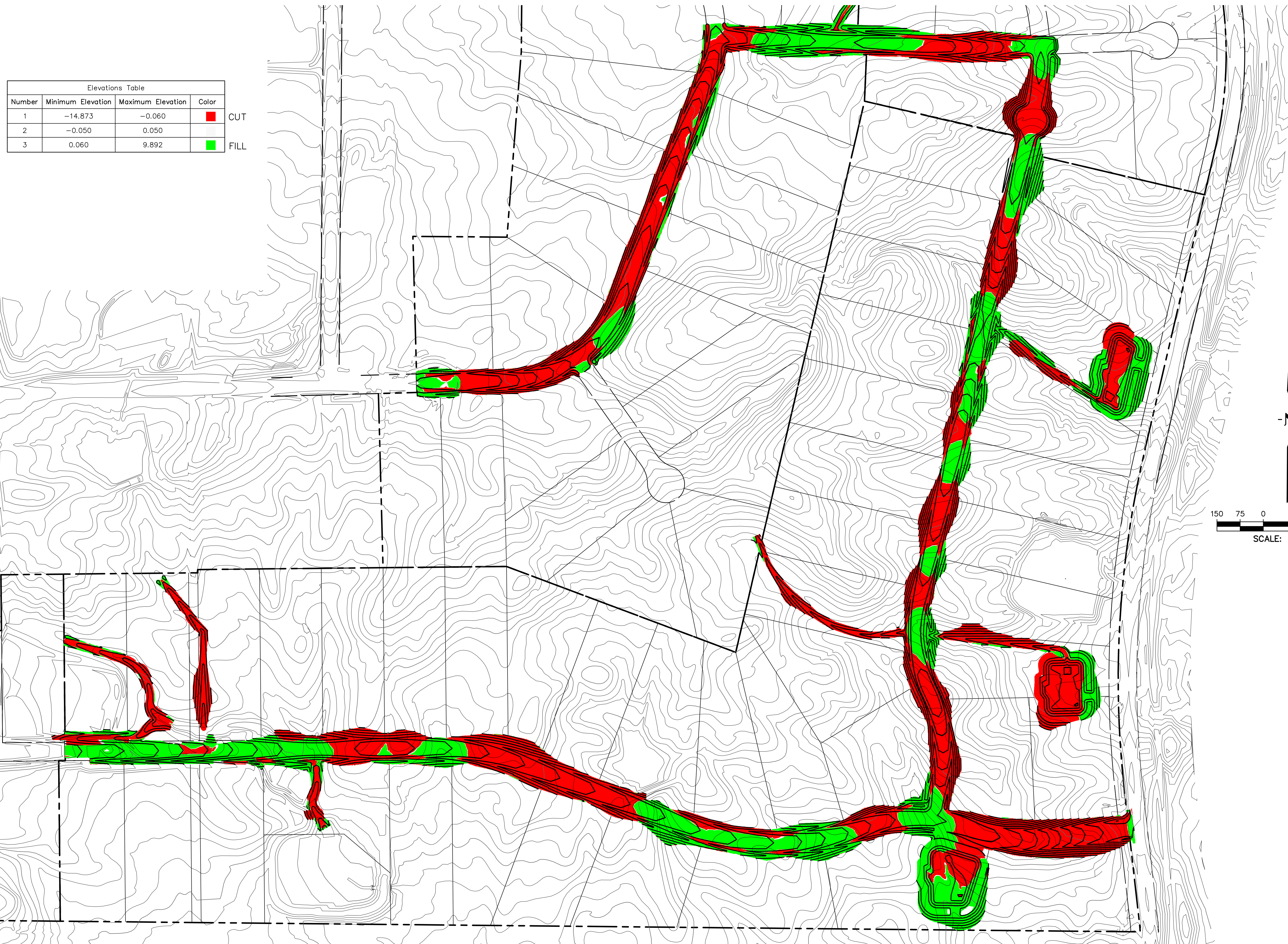
- INSTALL VTC
- INSTALL CWA
- ESTABLISH SSA & STOCKPILE LOCATIONS
- INSTALL CONSTRUCTION FENCE
- INSTALL SILT FENCE
- INSTALL ROUGH CUT STREET CONTROL PLANTS ARE PROPOSED AS PART OF THIS PROJECT.
- INSTALL SEDIMENT BASINS
- INSTALL SWALES
- INSTALL CHECK DAMS
- INSTALL INLET/OUTLET PROTECTION

**FINAL**

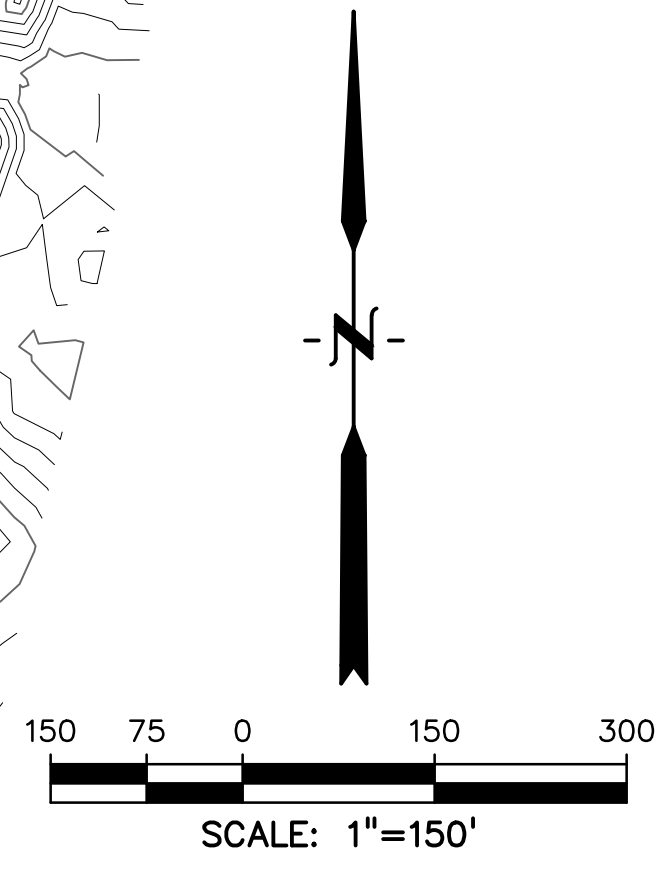
- INSTALL MULCH AND PERMANENT SEEDING IN ALL DISTURBED AREAS.
- REMOVE ALL TEMPORARY BMPS AFTER FINAL STABILIZATION HAS BEEN REACHED.

ROCK CHECK DAMS TO BE INSTALLED A MIN. OF EVERY 18" OF VERTICAL FALL. SEE TABLE FOR SPACING BASED ON LONGITUDINAL SLOPE.

MATCH LINE 58+75  
 SEE SHEET 5



Elevations Table			
Number	Minimum Elevation	Maximum Elevation	Color
1	-14.873	-0.060	CUT
2	-0.050	0.050	
3	0.060	9.892	FILL



PREPARED BY:  
  
**DREXEL, BARRELL & CO.**  
 Engineers • Surveyors  
 101 SAWATCH ST. #100  
 COLORADO SPGS, COLORADO 80903  
 CONTACT: TIM D. McCONNELL, P.E.  
 (719) 266-0887  
 COLORADO SPRINGS • LAFAYETTE

CLIENT:  
 FALCON LATIGO, LLC  
 5350 S. ROSLYN ST. STE #400  
 ENGLEWOOD, CO 80111-2125  
 (303) 694-0862

GRADING & EROSION CONTROL PLANS FOR:  
**LATIGO TRAILS**  
**FILING NO. 10**  
 EL PASO COUNTY  
 FALCON, COLORADO

ISSUE	DATE
INITIAL ISSUE	9/26/24
RESUBMITTAL	1/6/25
DESIGNED BY:	TDM
DRAWN BY:	GES
CHECKED BY:	TDM
FILE NAME:	21820-01GCS

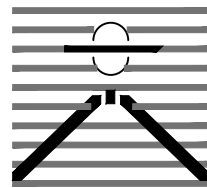
PREPARED UNDER MY DIRECT SUPERVISION FOR AND BEHALF OF DREXEL, BARRELL & CO.

DRAWING SCALE:  
 HORIZONTAL: 1" = 150'  
 VERTICAL: N/A

**CUT-FILL**  
**PLAN**  
 PROJECT NO. 21820-01GCSV  
 DRAWING NO.

**EC-8**

PREPARED BY:



DREXEL, BARRELL & CO.
Engineers-Surveyors
101 SAHATCH ST. #100
COLORADO SPRGS, COLORADO 80903
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FALCON LATIGO, LLC
5350 S. ROSLYN ST. STE #400
ENGLEWOOD, CO 80111-2125
(303) 694-0862

GRADING & EROSION CONTROL PLANS FOR:

LATIGO TRAILS
FILING NO. 10
EL PASO COUNTY
FALCON, COLORADO

Table with 2 columns: ISSUE, DATE. Rows: INITIAL ISSUE (9/26/24), RESUBMITTAL (1/6/25)

DESIGNED BY: KGV
DRAWN BY: KGV
CHECKED BY: TDM
FILE NAME: 21820-01DT3

PREPARED UNDER MY DIRECT SUPERVISION FOR AND BEHALF OF DREXEL, BARRELL & CO.

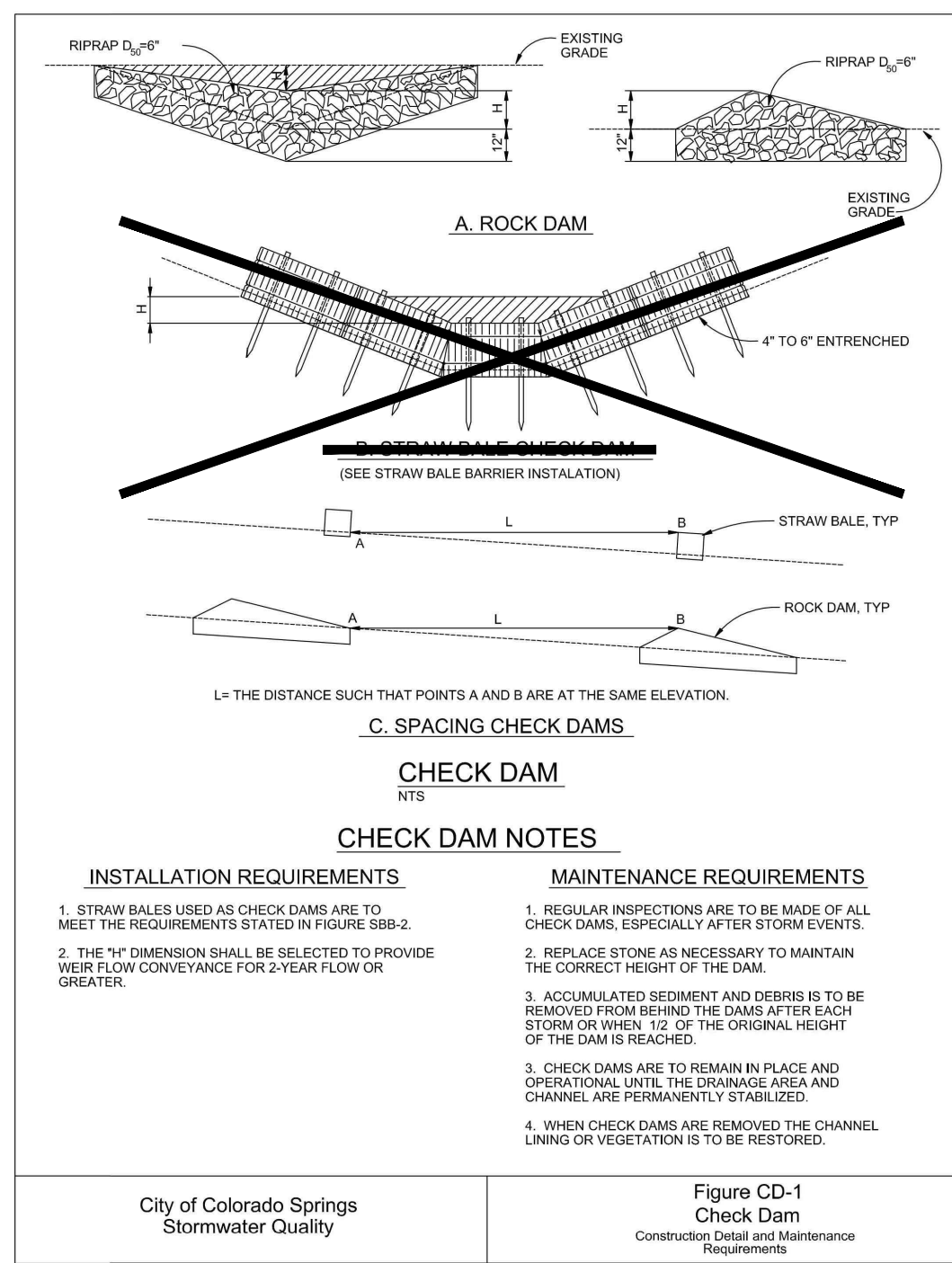
DRAWING SCALE:
HORIZONTAL: N/A
VERTICAL: N/A

GRADING & EROSION CONTROL DETAILS

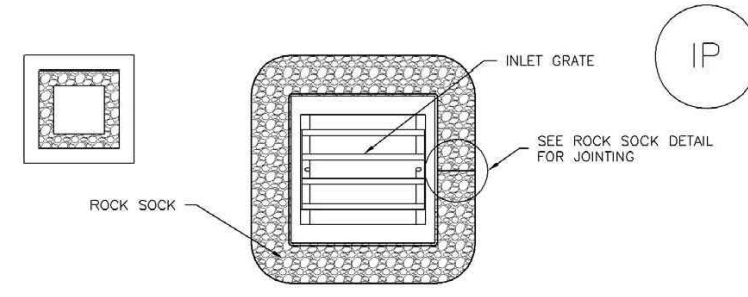
PROJECT NO. 21820-01CSCV
DRAWING NO.

DT1

SHEET: 10 OF 18

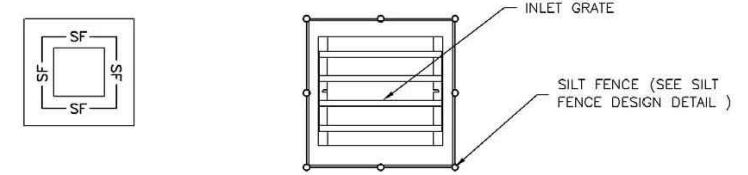


Inlet Protection (IP) SC-6



IP-3. ROCK SOCK/SUMP/AREA INLET PROTECTION

- ROCK SOCK/SUMP/AREA INLET PROTECTION INSTALLATION NOTES
1. SEE ROCK SOCK DESIGN DETAIL FOR INSTALLATION REQUIREMENTS.
2. STRAW MATS/SEDIMENT CONTROL LOSSES MAY BE USED IN PLACE OF ROCK SOCKS FOR INLETS IN PERVIOUS AREAS. INSTALL PER SEDIMENT CONTROL LOG DETAIL.

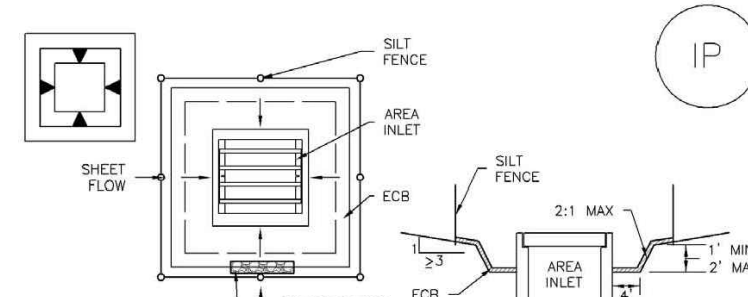


IP-4. SILT FENCE FOR SUMP INLET PROTECTION

- SILT FENCE INLET PROTECTION INSTALLATION NOTES
1. SEE SILT FENCE DESIGN DETAIL FOR INSTALLATION REQUIREMENTS.
2. POSTS SHALL BE PLACED AT EACH CORNER OF THE INLET AND AROUND THE EDGES AT A MAXIMUM SPACING OF 3 FEET.
3. STRAW MATS/SEDIMENT CONTROL LOSSES MAY BE USED IN PLACE OF SILT FENCE FOR INLETS IN PERVIOUS AREAS. INSTALL PER SEDIMENT CONTROL LOG DETAIL.

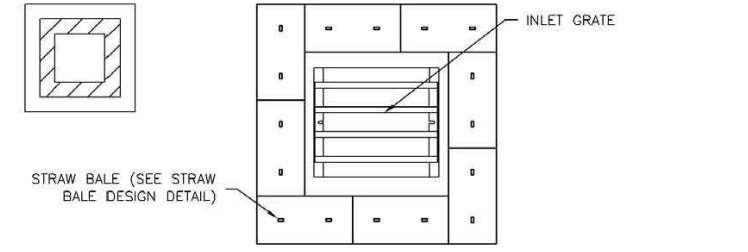
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SC-6 Inlet Protection (IP)



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 TOWARD DIRECTION OF FLOW.
3. SEDIMENT MUST BE PERIODICALLY REMOVED FROM THE OVEREXCAVATED AREA.

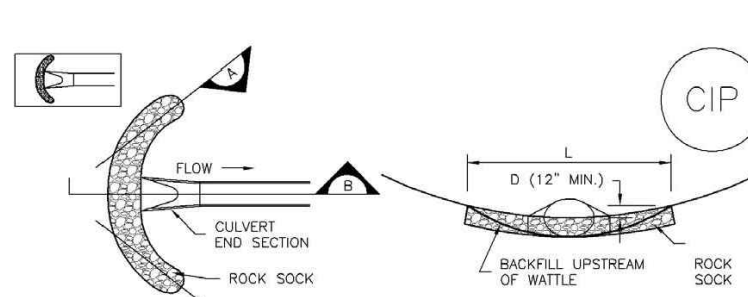


IP-6. STRAW BALE FOR SUMP INLET PROTECTION

- 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 THOROUGHLY ABUTTING ONE ANOTHER.

August 2013 Urban Drainage and Flood Control District Urban Storm Drainage Criteria Manual Volume 3 IP-6

Inlet Protection (IP) SC-6



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.

- 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.

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SC-6 Inlet Protection (IP)

- GENERAL INLET PROTECTION INSTALLATION NOTES
1. SEE PLAN VIEW FOR LOCATION OF INLET PROTECTION.
2. INLET PROTECTION SHALL BE INSTALLED PROMPTLY AFTER INLET CONSTRUCTION OR PAVING IS COMPLETE (TYPICALLY WITHIN 48 HOURS). IF A SIGNIFICANT/RUPTURE EVENT IS FORECAST, INSTALL INLET PROTECTION PRIOR TO ONSET OF EVENT.
3. MANY JURISDICTIONS HAVE BMP DETAILS THAT VARY FROM USDFCD 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.

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Sediment Basin (SB) SC-7

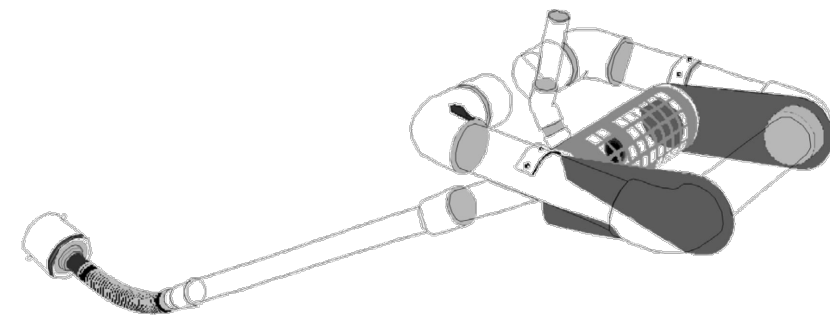


Illustration SB-1. Outlet structure for a temporary sediment basin - Faircloth Skimmer Floating Outlet. Illustration courtesy of J. W. Faircloth & Sons, Inc., FairclothSkimmer.com.

- Outlet Protection and Spillway: Consider all flow paths for runoff leaving the basin, including protection at the typical point of discharge as well as overtopping.
Emergency Spillway: Provide a stabilized emergency overflow spillway for rainstorms that exceed the capacity of the sediment basin volume and its outlet.

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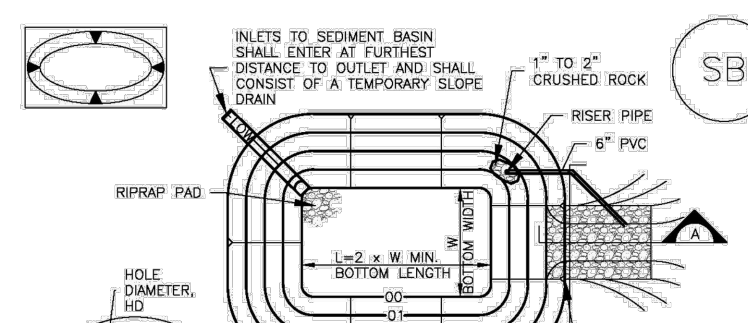
SC-7 Sediment Basin (SB)

- Maintenance and Removal
Dredge sediment from the basin, as needed to maintain BMP effectiveness, typically when the design storage volume is no more than one-third filled with sediment.
Inspect the sediment basin embankments for stability and seepage.
Inspect the inlet and outlet of the basin, repair damage, and remove debris.

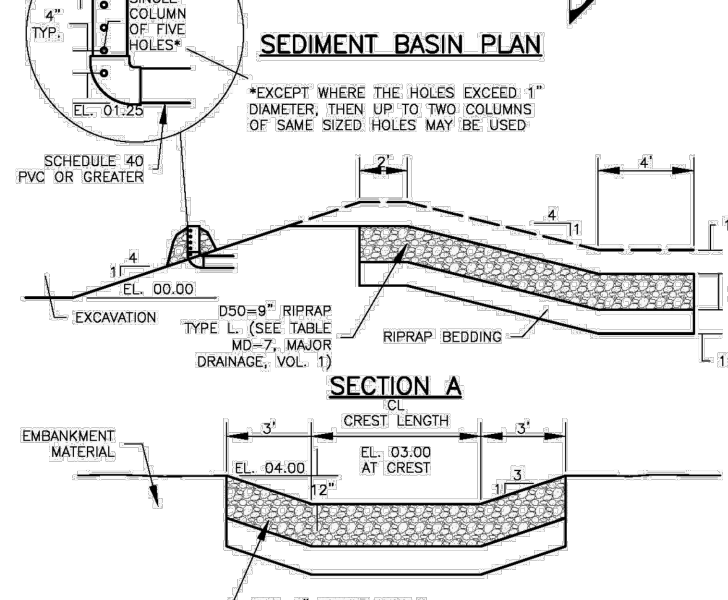
Final disposition of the sediment basin depends on whether the basin will be converted to a permanent post-construction stormwater basin or whether the basin area will be returned to grade.

August 2013 Urban Drainage and Flood Control District Urban Storm Drainage Criteria Manual Volume 3 SB-4

Sediment Basin (SB) SC-7



SEDIMENT BASIN PLAN



SECTION A

August 2013 Urban Drainage and Flood Control District Urban Storm Drainage Criteria Manual Volume 3 SB-5

SC-7 Sediment Basin (SB)

Table with 5 columns: Inlet Diameter (ft), Basin Bottom Width (ft), Spillway Crest Length (ft), Hole Diameter (ft), Hole Spacing (ft). Rows 1-15.

- SEDIMENT BASIN INSTALLATION NOTES
1. SEE PLAN VIEW FOR LOCATION OF SEDIMENT BASIN.
2. FOR STANDARD BASIN, BOTTOM DIMENSION MAY BE MODIFIED AS LONG AS BOTTOM AREA IS NOT REDUCED.
3. SEDIMENT BASINS SHALL BE INSTALLED PRIOR TO ANY OTHER LAND-USE/CONSTRUCTION ACTIVITY THAT RELIES ON OR BARRIERS AS A STORMWATER CONTROL.

August 2013 Urban Drainage and Flood Control District Urban Storm Drainage Criteria Manual Volume 3 SB-6

Sediment Basin (SB) SC-7

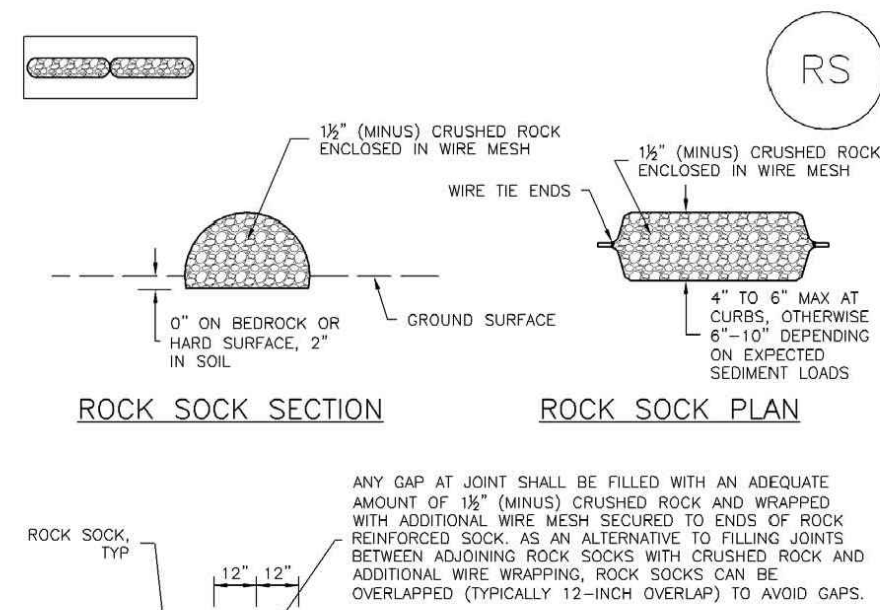
- SEDIMENT BASIN MAINTENANCE NOTES
1. INSPECT BMPs EACH WORKDAY AND MAINTAIN THEM IN EFFECTIVE OPERATING CONDITION. MAINTENANCE OF BMPs SHOULD BE PROACTIVE, NOT REACTIVE. INSPECT BMPs AS SOON AS POSSIBLE (AND ALWAYS WITHIN 24 HOURS FOLLOWING A STORM THAT CAUSES SURFACE EROSION, AND PERFORM NECESSARY 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.

- SEDIMENT BASINS ARE TO REMAIN IN PLACE UNTIL THE UPSTREAM DISTURBED AREA IS STABILIZED AND GRASS COVER IS ACCEPTED BY THE LOCAL JURISDICTION.
6. WHEN SEDIMENT BASINS ARE REMOVED, ALL DISTURBED AREAS SHALL BE COVERED WITH TOP SOIL, SEEDS AND MULCHES, OR OTHERWISE STABILIZED AS APPROVED BY LOCAL JURISDICTION.

August 2013 Urban Drainage and Flood Control District Urban Storm Drainage Criteria Manual Volume 3 SB-7



SC-5 Rock Sock (RS)



**ROCK SOCK SECTION**

**ROCK SOCK JOINTING**

**ROCK SOCK INSTALLATION NOTES**

- SEE PLAN VIEW FOR: -LOCATION(S) OF ROCK SOCKS
- CRUSHED ROCK SHALL BE 1/2" (MINUS) IN SIZE WITH A FRACTURED FACE (ALL SIDES) AND SHALL COMPLY WITH GRADATION SHOWN ON THIS SHEET (1/2" MINUS).
- WIRE MESH SHALL BE FABRICATED OF 10 GAGE POULTRY MESH, OR EQUIVALENT, WITH A MAXIMUM OPENING OF 3/4". RECOMMENDED MINIMUM ROLL WIDTH OF 48"
- WIRE MESH SHALL BE SECURED USING "HOG RINGS" OR WIRE TIES AT 6" CENTERS ALONG ALL JOINTS AND AT 2' CENTERS ON ENDS OF SOCKS.
- SOME MUNICIPALITIES MAY ALLOW THE USE OF FILTER FABRIC AS AN ALTERNATIVE TO WIRE MESH FOR THE ROCK ENCLOSURE.

**RS-1. ROCK SOCK PERIMETER CONTROL**

Rock Sock (RS) SC-5

**ROCK SOCK MAINTENANCE NOTES**

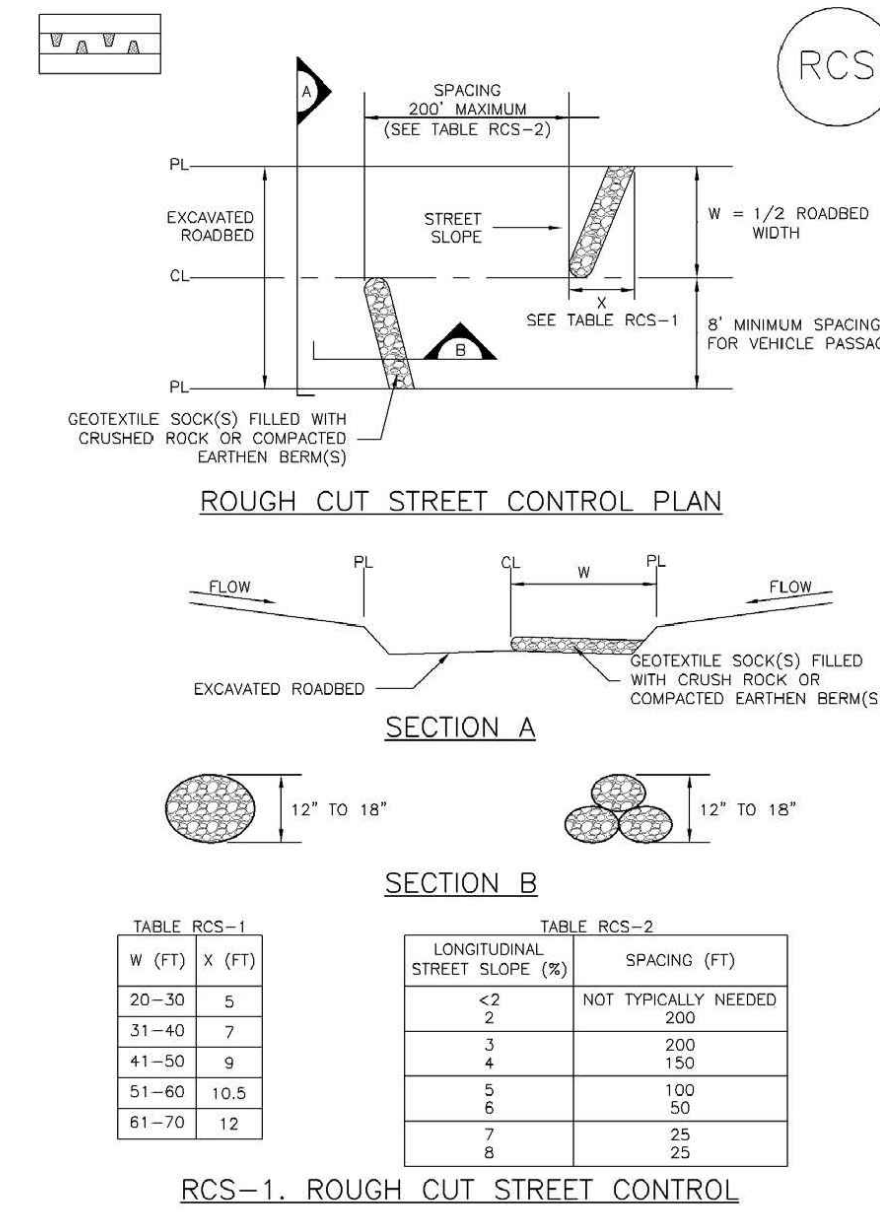
- INSPECT BMPs EACH WORKDAY, AND MAINTAIN THEM IN EFFECTIVE OPERATING CONDITION. MAINTENANCE OF BMPs SHOULD BE PROACTIVE, NOT REACTIVE. INSPECT BMPs AS SOON AS POSSIBLE (AND ALWAYS WITHIN 24 HOURS) FOLLOWING A STORM THAT CAUSES SURFACE EROSION, AND PERFORM NECESSARY MAINTENANCE.
- FREQUENT OBSERVATIONS AND MAINTENANCE ARE NECESSARY TO MAINTAIN BMPs IN EFFECTIVE OPERATING CONDITION. INSPECTIONS AND CORRECTIVE MEASURES SHOULD BE DOCUMENTED THOROUGHLY.
- WHERE BMPs HAVE FAILED, REPAIR OR REPLACEMENT SHOULD BE INITIATED UPON DISCOVERY OF THE FAILURE.
- ROCK SOCKS SHALL BE REPLACED IF THEY BECOME HEAVILY SOILED, OR DAMAGED BEYOND REPAIR.
- SEDIMENT ACCUMULATED UPSTREAM OF ROCK SOCKS SHALL BE REMOVED AS NEEDED TO MAINTAIN FUNCTIONALITY OF THE BMP. TYPICALLY WHEN DEPTH OF ACCUMULATED SEDIMENTS IS APPROXIMATELY 1/3 OF THE HEIGHT OF THE ROCK SOCK.
- ROCK SOCKS ARE TO REMAIN IN PLACE UNTIL THE UPSTREAM DISTURBED AREA IS STABILIZED AND APPROVED BY THE LOCAL JURISDICTION.
- WHEN ROCK SOCKS ARE REMOVED, ALL DISTURBED AREAS SHALL BE COVERED WITH TOPSOIL, SEEDS AND MULCH OR OTHERWISE STABILIZED AS APPROVED BY 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 USDCD 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 ROCK SOCK INSTALLATION IN THE DENVER METROPOLITAN AREA. THERE ARE MANY OTHER SIMILAR PROPRIETARY PRODUCTS ON THE MARKET. USDCD NEITHER RECOMMENDS NOR DISCOURAGES USE OF PROPRIETARY PROTECTION PRODUCTS. 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.**

EC-9 Rough Cut Street Control (RCS)



**TABLE RCS-1**

W (FT)	X (FT)
20-26	5
31-40	7
41-50	9
51-60	10.5
61-70	12

**TABLE RCS-2**

LONGITUDINAL STREET SLOPE (%)	SPACING (FT)
<2	NOT TYPICALLY NEEDED
2	200
3	200
4	150
5	100
6	50
7	25
8	25

**RCS-1. ROUGH CUT STREET CONTROL**

Rough Cut Street Control (RCS) EC-9

**ROUGH CUT STREET CONTROL INSTALLATION NOTES**

- SEE PLAN VIEW FOR: -LOCATION OF ROUGH CUT STREET CONTROL MEASURES.
- ROUGH CUT STREET CONTROL SHALL BE INSTALLED AFTER A ROAD HAS BEEN CUT IN, AND WILL NOT BE PAVED FOR MORE THAN 14 DAYS OR FOR TEMPORARY CONSTRUCTION ROADS THAT HAVE NOT RECEIVED ROAD BASE.

**ROUGH CUT STREET CONTROL INSPECTION AND MAINTENANCE NOTES**

- 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.
- FREQUENT OBSERVATIONS AND MAINTENANCE ARE NECESSARY TO MAINTAIN BMPs IN EFFECTIVE OPERATING CONDITION. INSPECTIONS AND CORRECTIVE MEASURES SHOULD BE DOCUMENTED THOROUGHLY.
- WHERE BMPs HAVE FAILED, REPAIR OR REPLACEMENT SHOULD BE INITIATED UPON DISCOVERY OF THE FAILURE.

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

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

TECHNICAL BULLETIN

VMax® TRMs



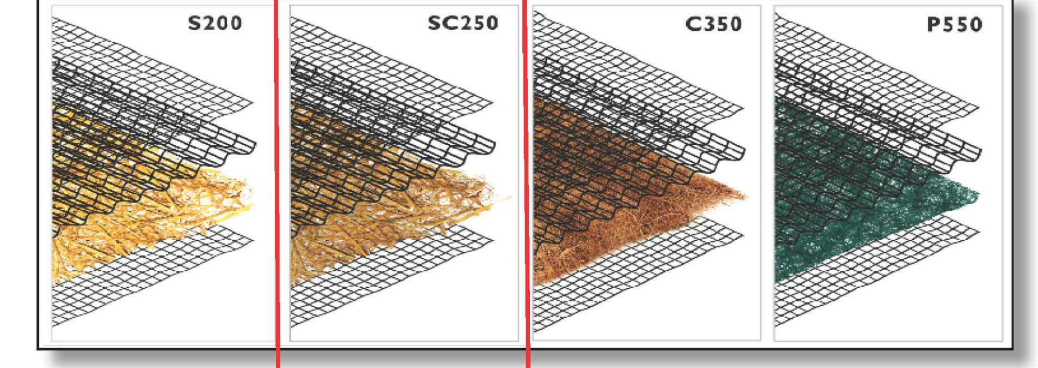
**A Permanent Turf Reinforcement Mat Solution for Every Design**

The VMax system of permanent TRMs are ideal for high-flow channels, streambanks, shorelines, and other areas needing permanent vegetation reinforcement and protection from water and wind. Our VMax TRMs combine a three-dimensional matting and a fiber matrix material for all-terrain erosion protection, vegetation establishment and reinforcement. The VMax TRMs are available with various performance capabilities and support reinforced vegetative lining development from germination to maturity.

**VMax® Unique Three-Dimensional Design**

North American Green VMax TRMs are each designed to maximize performance through all development phases of a reinforced vegetative lining. The corrugated matting structure lends a true reinforcement zone for vegetation entanglement, especially compared to flat net mats. The unique design of the corrugated matting also helps to create a shear plane that deflects flowing water away from the soil surface. And the incorporation of a fiber matrix supplements the 3-D structure by creating a ground cover that blocks soil movement and aids in vegetation establishment.

Four VMax Turf Reinforcement Mats Designed for Every Level of Performance



Matrix Fiber	S200	SC250	C350	P550
Netting Types	100% Straw Top and Bottom light weight UV-stabilized PP, Crimped PP center net	70% Straw / 30% Coconut Top and Bottom UV-stabilized PP, Crimped PP center net	100% Coconut Top and Bottom heavy weight UV-stabilized PP, Crimped PP center net	100% Polypropylene Top and Bottom ultra heavy weight UV-stabilized PP, Crimped PP center net
Typical Slope Applications (HV)	1:1 and greater	1:1 and greater	1:1 and greater	1:1 and greater
Channel Shear Stress Threshold	Unvegetated: 2.3 psf Vegetated: 10.0 psf	Unvegetated: 3.0 psf Vegetated: 10.0 psf	Unvegetated: 3.2 psf Vegetated: 12.0 psf	Unvegetated: 4.0 psf Vegetated: 14.0 psf
Channel Velocity Threshold	Unvegetated: 8.5 fps Vegetated: 18 fps	Unvegetated: 9.5 fps Vegetated: 15 fps	Unvegetated: 10.5 fps Vegetated: 20 fps	Unvegetated: 12.5 fps Vegetated: 25 fps

**Selected product that will work for all swales above 5 ft/s. Has maximum of 15 ft/s.**

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VMax® TRMs cont.

**Selecting the Right VMax TRM**

Choosing the right VMax TRM can be made easy by utilizing our Erosion Control Materials Design Software (www.vmaxdms.com), which allows users to input project specific parameters for channels, slopes, spillways, and more and ensures proper evaluation, design, and product selection in return. Our four VMax TRMs offer varying performance values, fiber matrix longevities, and price points, to help you meet your project specific goals.



**Twist Pin + VMax TRM - an Ideal Installation**

Utilizing the VMax TRMs in conjunction with Twist Pin fastener technology can result in an installed system that pushes TRM performance with increased factors of safety. The combined system has been shown to have superior pullout strength performance up to 200 lbs when compared to installation with traditional wire staples and pins. This is up to 10x the pullout resistance of wire staples and pins. Additionally, the use of the twist pins provides intimate contact between the TRM and the soil, and has been shown to be effective in a wide range of soil types. With a quick and easy installation using an electric drill and custom chuck, the TRM+Twist Pin system can eliminate time and labor costs from day 1 through project release.



VMax turf reinforcement mat being installed on a channel application (top right), twist pins installed with TRMs can have increased system performance and pullout resistance (middle right), twist pins are available in 6" and 12" lengths and two soil configurations designed for harder or soft soil types (lower right).

Comparison of common TRM fasteners based on pullout performance and typical application (below).

Fastener	Pullout Resistance (lb)	Comment
6" Round Top Pin	14	Best for hardened soils where other fasteners are damaged during installation.
6" Regular U-staple	42	Standard fastener that develops additional pullout as legs may deflect and add friction during installation.
12" Pin with Washer	35	Standard fastener good for soils where staples can be bent frequently and are too difficult to install.
18" Pin with Washer	27	Standard fastener good for soils where staples are frequently bent and 12" straight pins fail to provide sufficient pullout because surface soil is wet or loose.
Twist Pin	170	Upgraded fastener that provides high pullout and ideal for loose or soft soils.

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PREPARED BY:

DREXEL, BARRELL & CO.  
Engineers • Surveyors  
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COLORADO SPGS, COLORADO 80903  
CONTACT: TIM D. MCCONNELL, P.E.  
(719)260-0887  
COLORADO SPRINGS • LAFAYETTE

CLIENT:

FALCON LATIGO, LLC  
5350 S. ROSLYN ST. STE #400  
ENGLEWOOD, CO 80111-2125  
(303) 694-0862

GRADING & EROSION CONTROL PLANS FOR:

LATIGO TRAILS  
FILING NO. 10  
EL PASO COUNTY  
FALCON, COLORADO

ISSUE	DATE
INITIAL ISSUE	9/26/24
RESUBMITTAL	1/6/25
DESIGNED BY:	KGV
DRAWN BY:	KGV
CHECKED BY:	TDM
FILE NAME:	21820-01DT3

PREPARED UNDER MY DIRECT SUPERVISION FOR AND BEHALF OF DREXEL, BARRELL & CO.

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

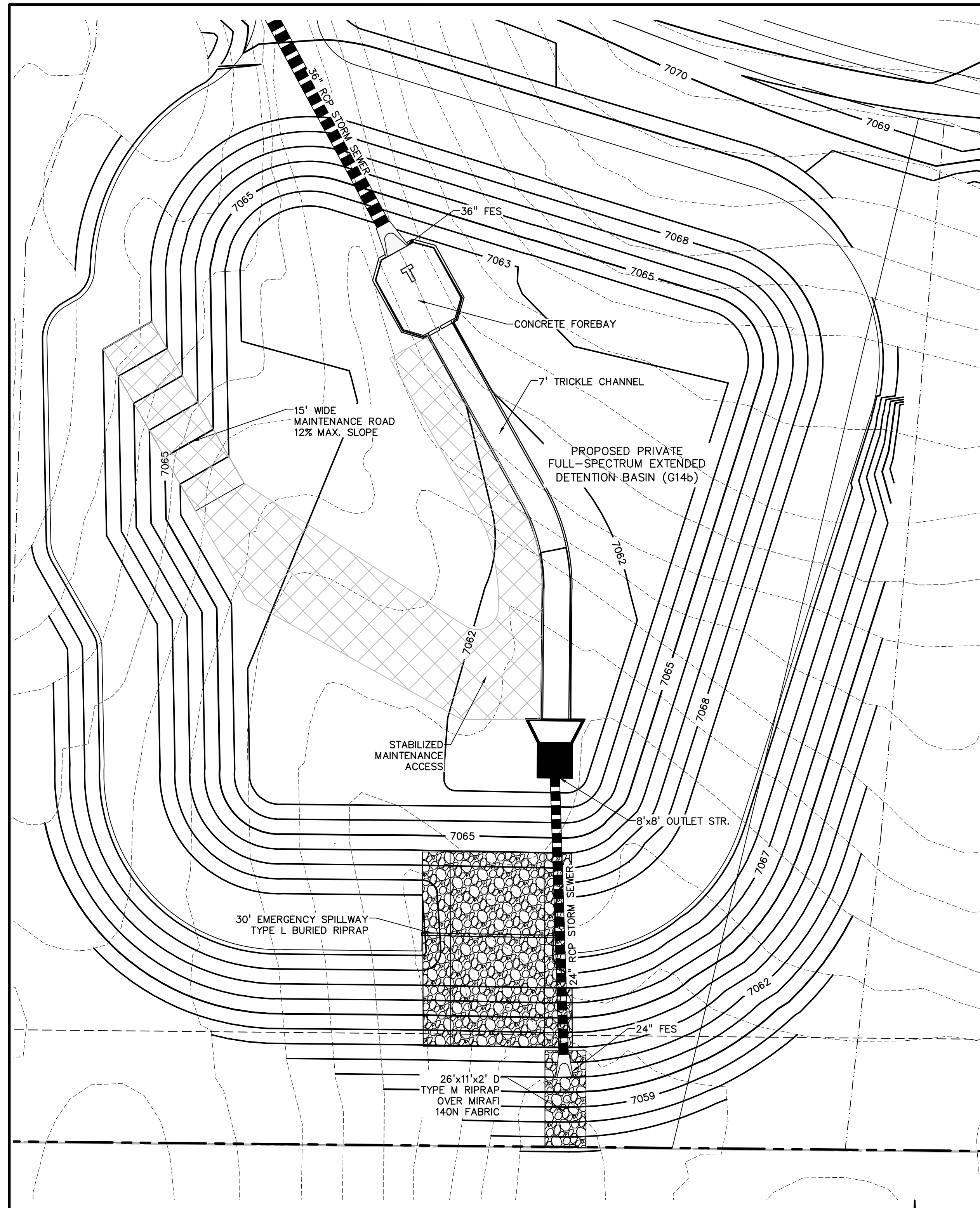
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PROJECT NO. 21820-01CSCV  
DRAWING NO.

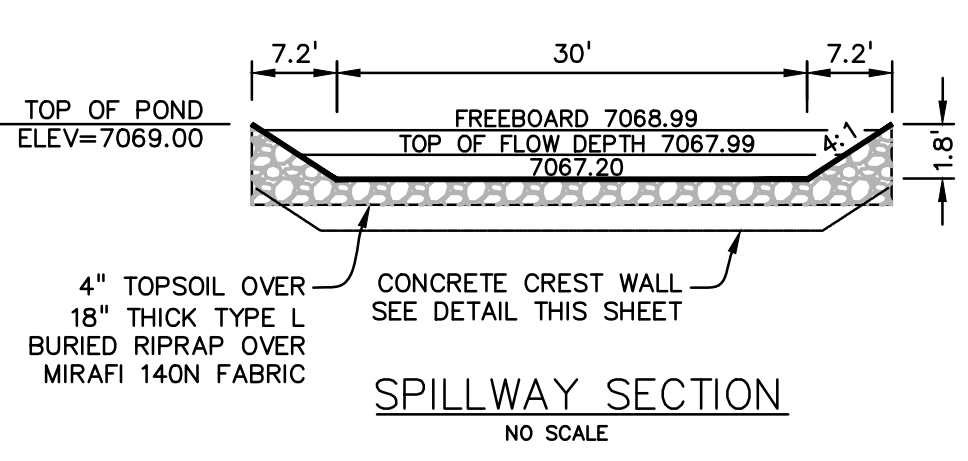
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SHEET: 11 OF 18

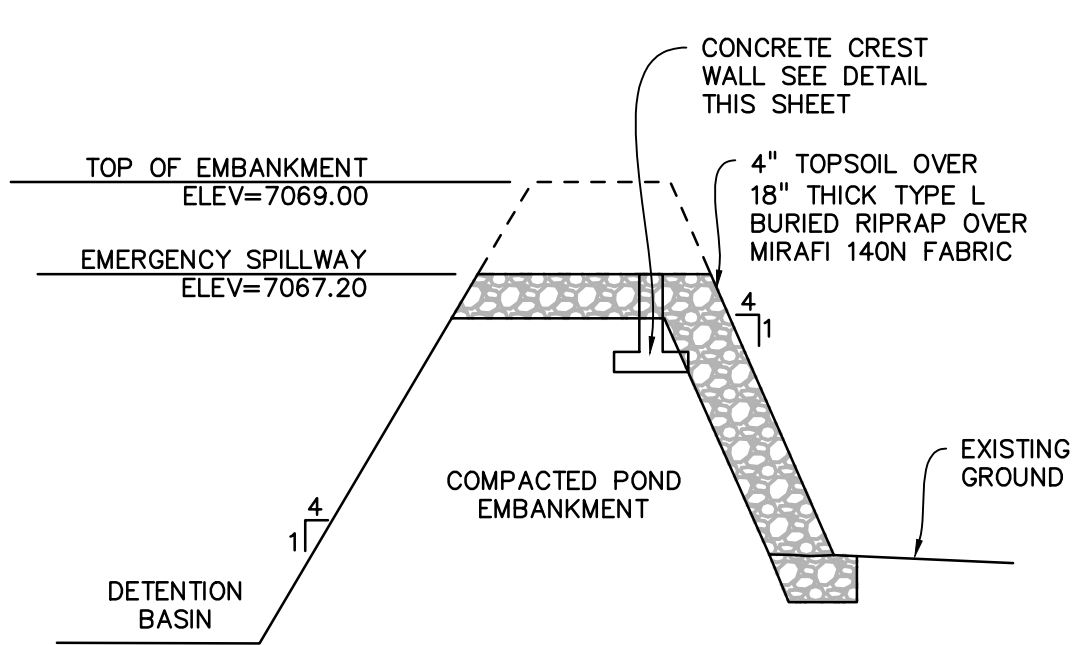




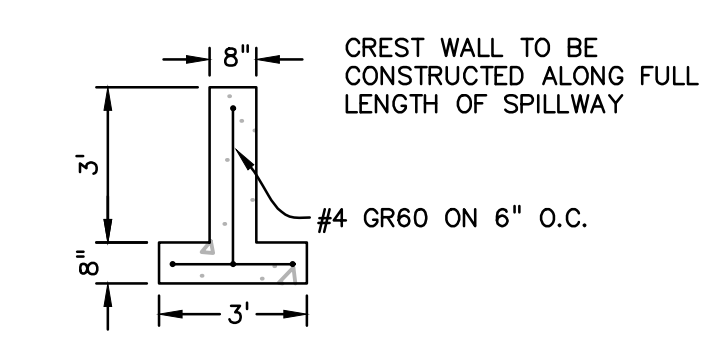
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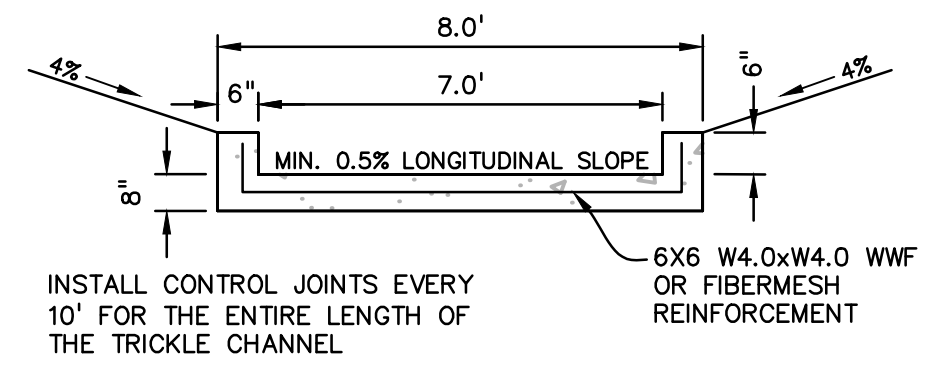
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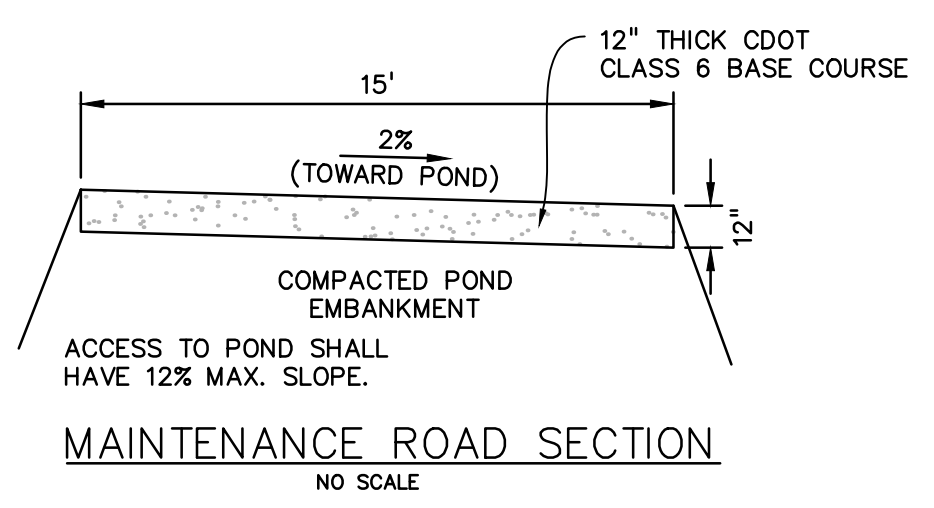
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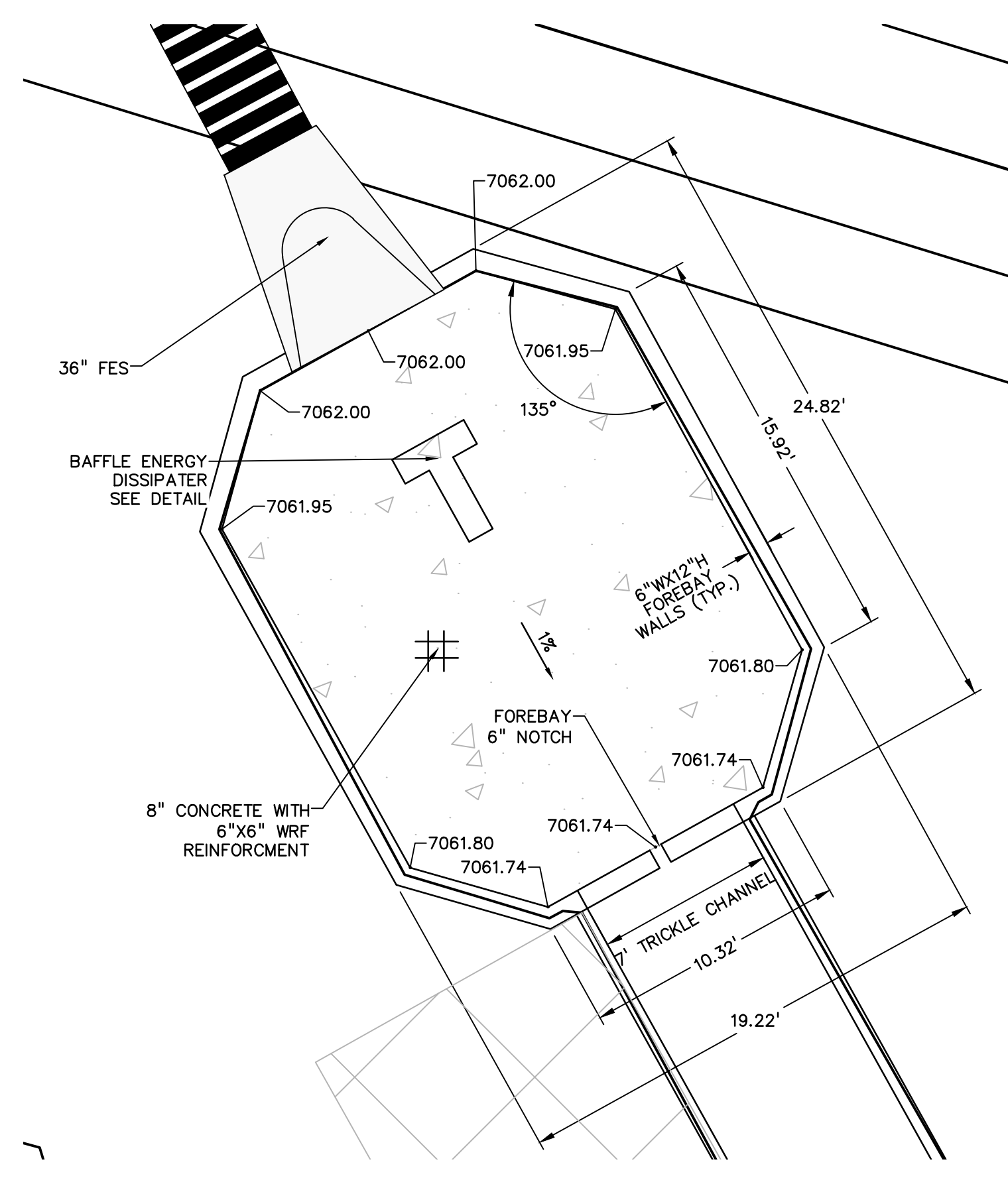
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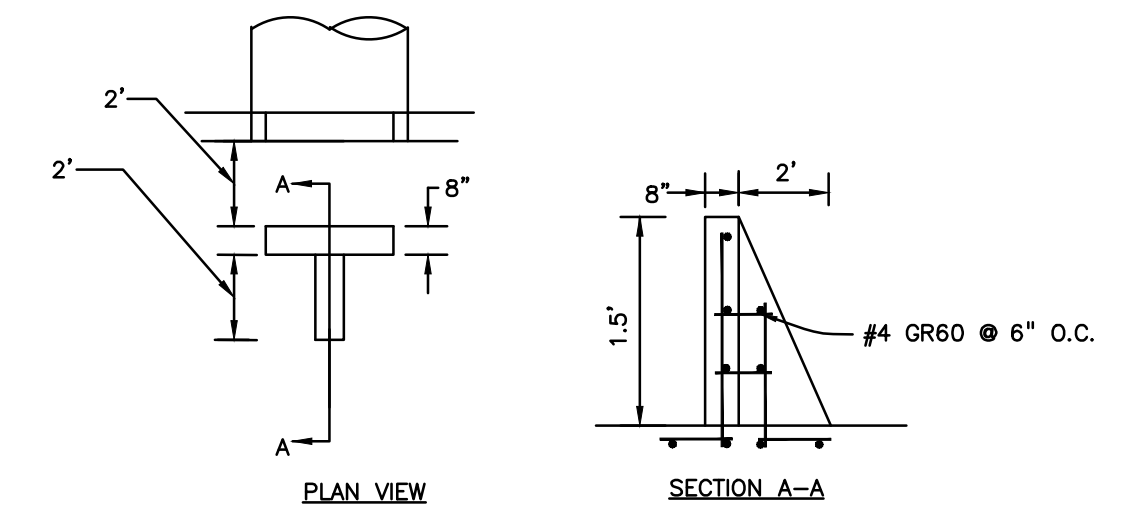
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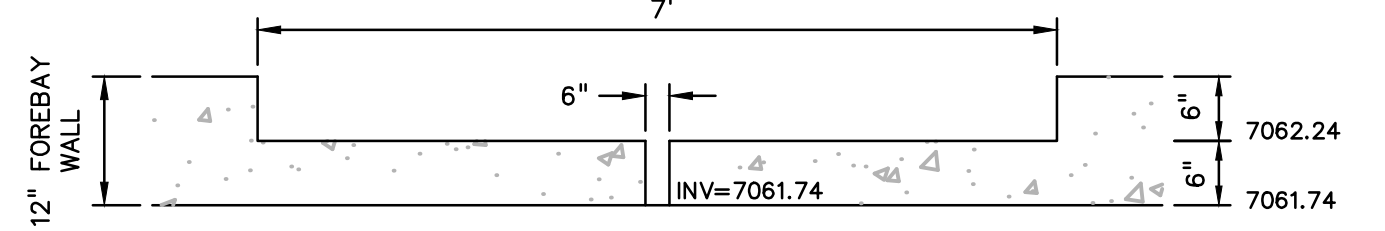
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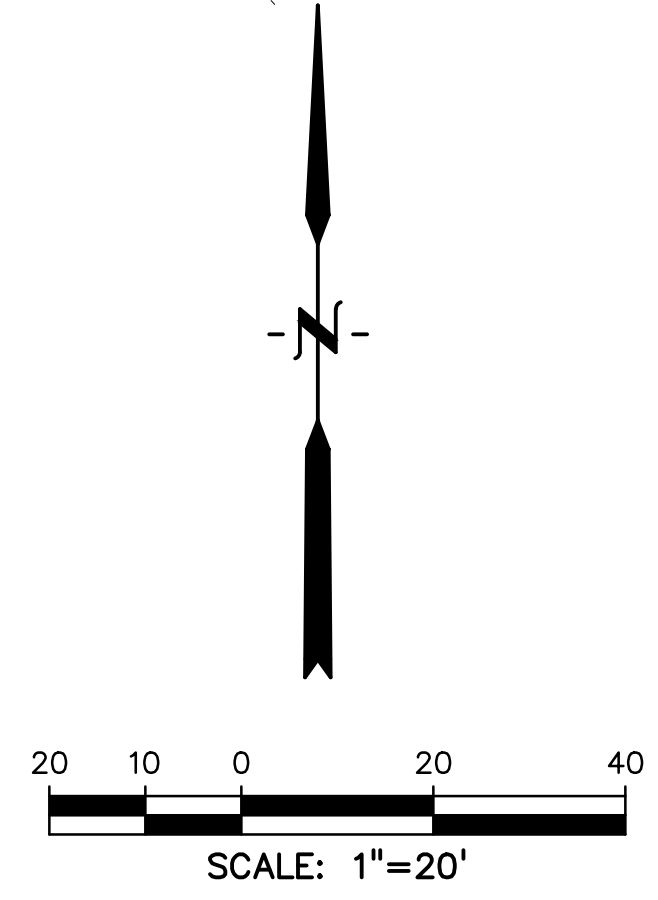
POND G14B FOREBAY  
SCALE: 1"=5'



FOREBAY BAFFLE ENERGY DISSIPATORS  
NO SCALE



FOREBAY NOTCH  
NO SCALE



PREPARED BY:  
  
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COLORADO SPGS, COLORADO 80903  
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(719)260-0887  
COLORADO SPRINGS • LAFAYETTE

CLIENT:  
  
FALCON LATIGO, LLC  
5350 S. ROSLYN ST. STE #400  
ENGLEWOOD, CO 80111-2125  
(303) 694-0862

GRADING & EROSION CONTROL PLANS FOR:  
**LATIGO TRAILS**  
**FILING NO. 10**  
EL PASO COUNTY  
FALCON, COLORADO

ISSUE	DATE
INITIAL ISSUE	9/26/24
RESUBMITTAL	1/6/25

DESIGNED BY: SBN  
DRAWN BY: SBN  
CHECKED BY: KGV  
FILE NAME: 21820-01PD

PREPARED UNDER MY DIRECT SUPERVISION FOR AND BEHALF OF DREXEL, BARRELL & CO.

DRAWING SCALE:  
HORIZONTAL: 1" = 20'  
VERTICAL: N/A

POND G14B  
DETAILS

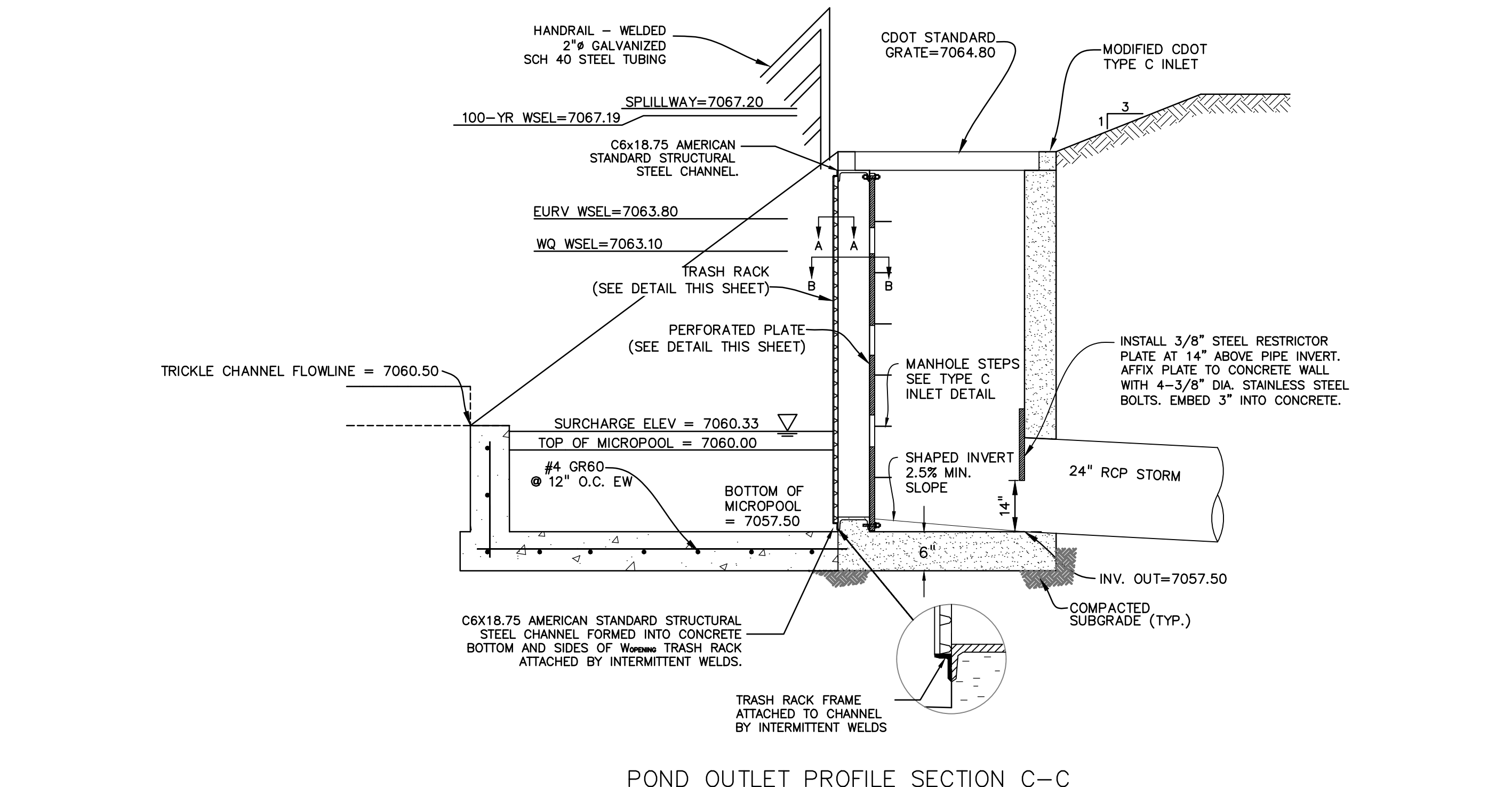
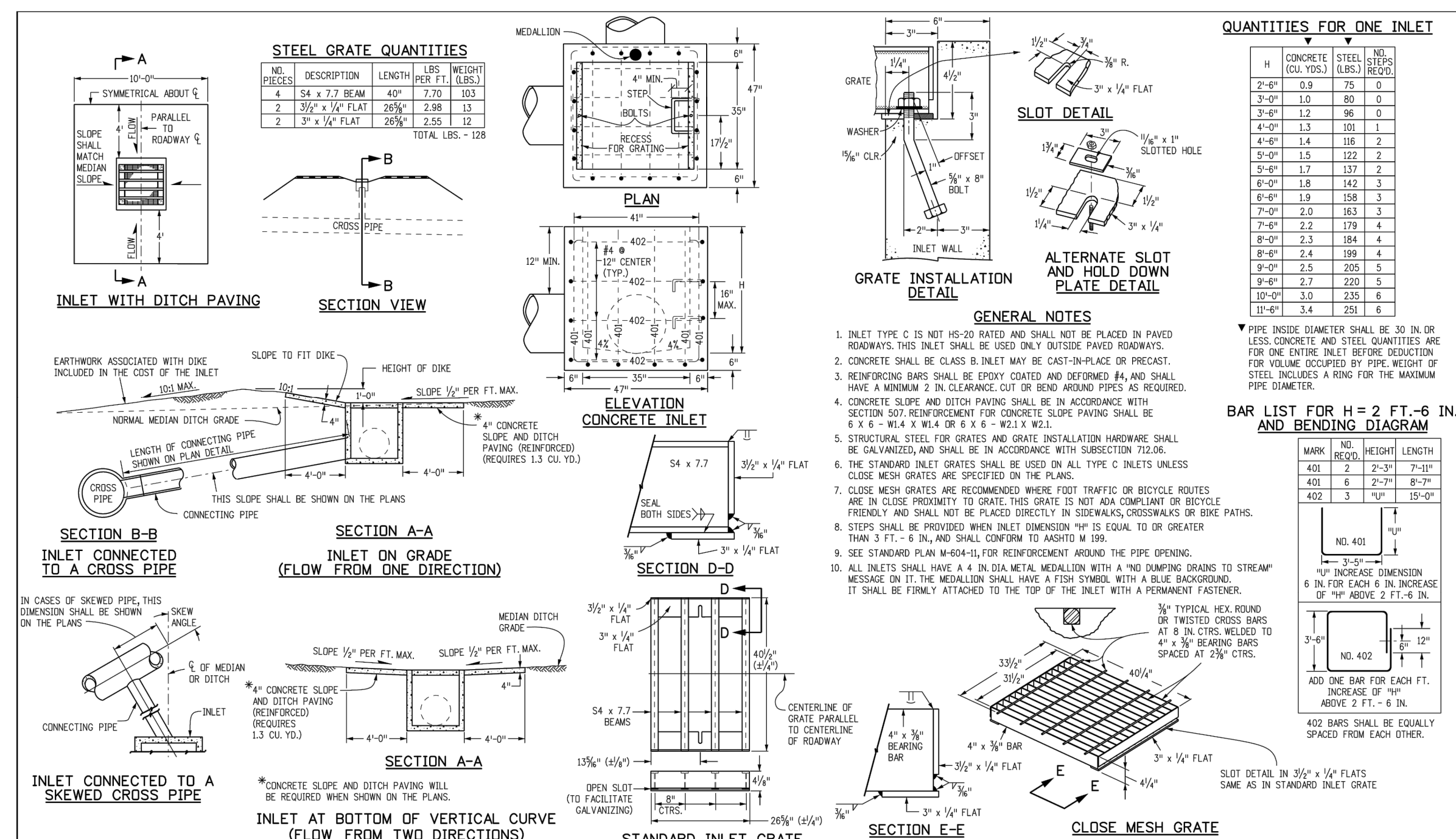
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DRAWING NO.

**PD1**

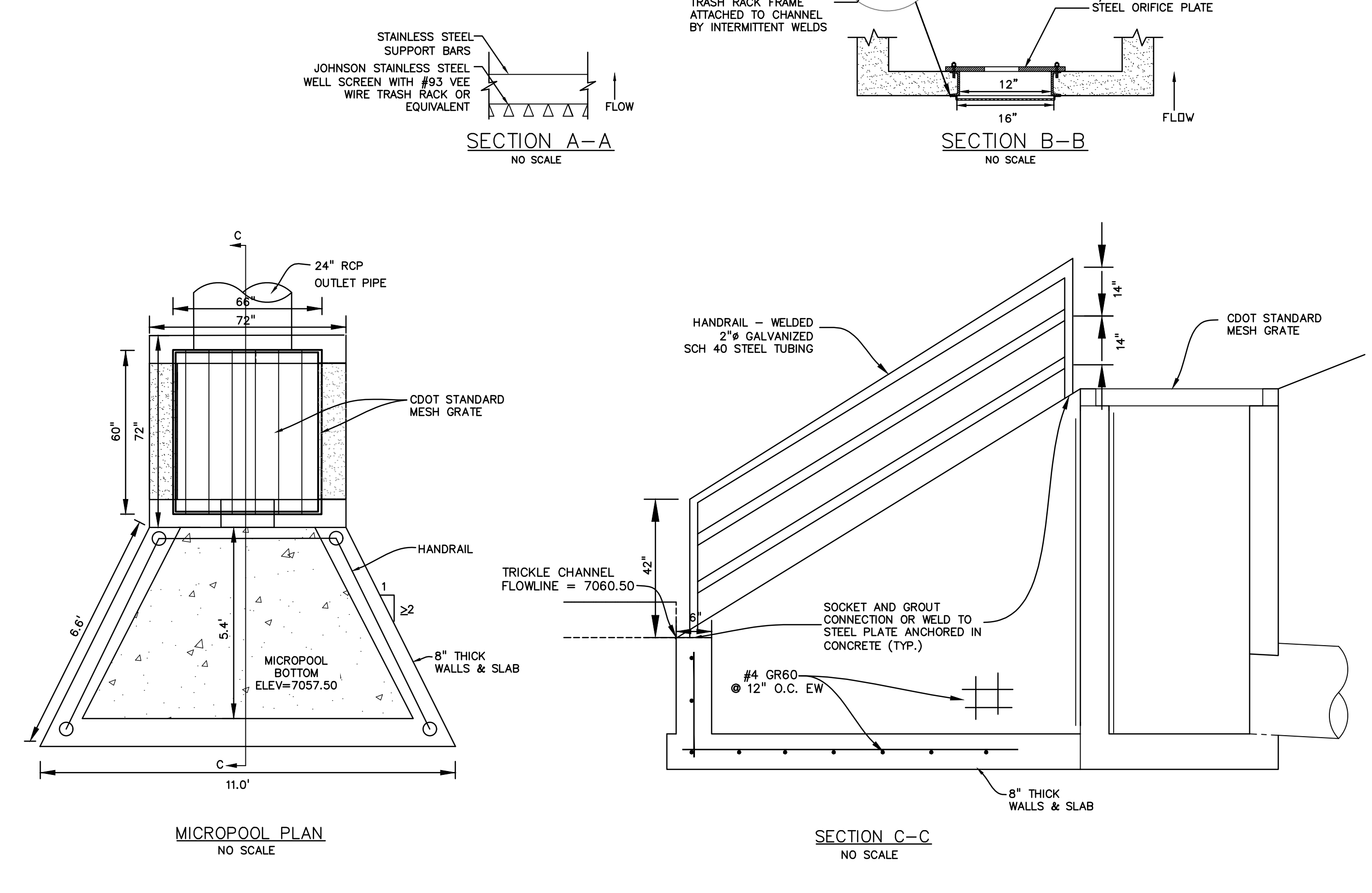
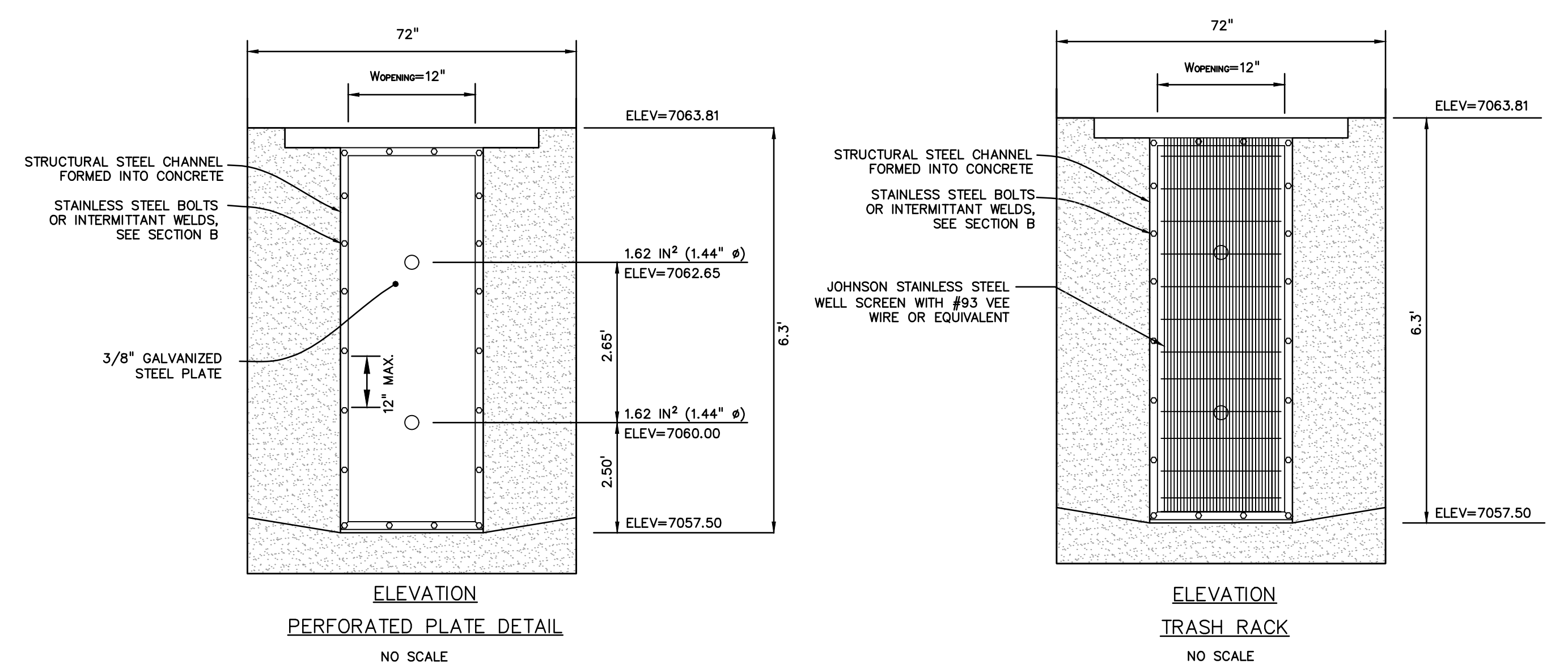
**811** Know what's below.  
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SF2421

SHEET: 13 OF 18



Computer File Information	Sheet Revisions	Colorado Department of Transportation	STANDARD PLAN NO.
Creation Date: 07/04/12 Last Modification Date: 07/04/12 Drawing File Name: B04010001.dgn CAD Ver.: MicroStation V8	Initials: DD Date: Comments:  Date: Comments:  Date: Comments:  Date: Comments:	4001 East Arkansas Avenue Denver, Colorado 80222 Phone: (303) 757-9083 Fax: (303) 757-8820	M-604-10
Project Development Branch	DD/LTA	Issued By: Project Development Branch July 4, 2012	Sheet No. 1 of 1



- PERFORATED PLATE NOTES:**
- PROVIDE GASKET MATERIAL OR GROUT BETWEEN THE ORIFICE PLATE AND CONCRETE.
  - BOLT PLATE TO CONCRETE @ 12" MAX. ON CENTER. ORIFICE PLATE IS TO BE REMOVABLE.
  - ALL STEEL SURFACES ARE TO BE COATED WITH ZRC COLD GALVANIZING COMPOUND.
- WOCV TRASH RACKS:**
- TRASH RACKS SHALL BE STAINLESS STEEL OR ALUMINUM AND SHALL BE ATTACHED BY INTERMITTENT WELDS ALONG THE EDGE OF THE MOUNTING FRAME.
- GENERAL NOTES:**
- ALL EXTERIOR STEEL SHALL BE EITHER STAINLESS OR HOT DIPPED GALVANIZED

**PREPARED BY:**

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GRADING & EROSION CONTROL PLANS FOR:

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**FILING NO. 10**  
EL PASO COUNTY  
FALCON, COLORADO

ISSUE	DATE
INITIAL ISSUE	9/26/24
RESUBMITTAL	1/6/25

**DESIGNED BY:** SBN  
**DRAWN BY:** SBN  
**CHECKED BY:** TDM  
**FILE NAME:** 21820-01OUT

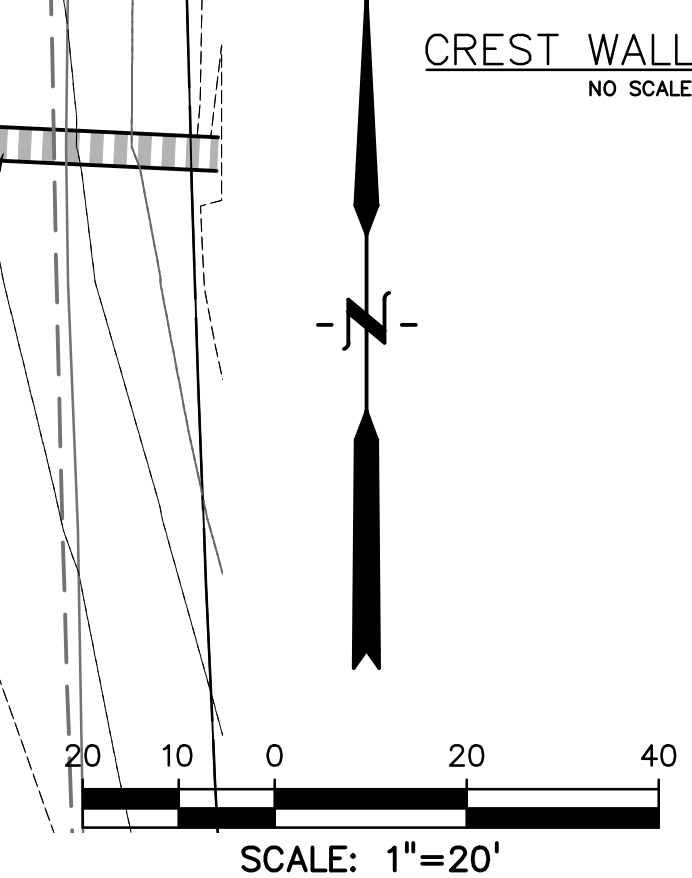
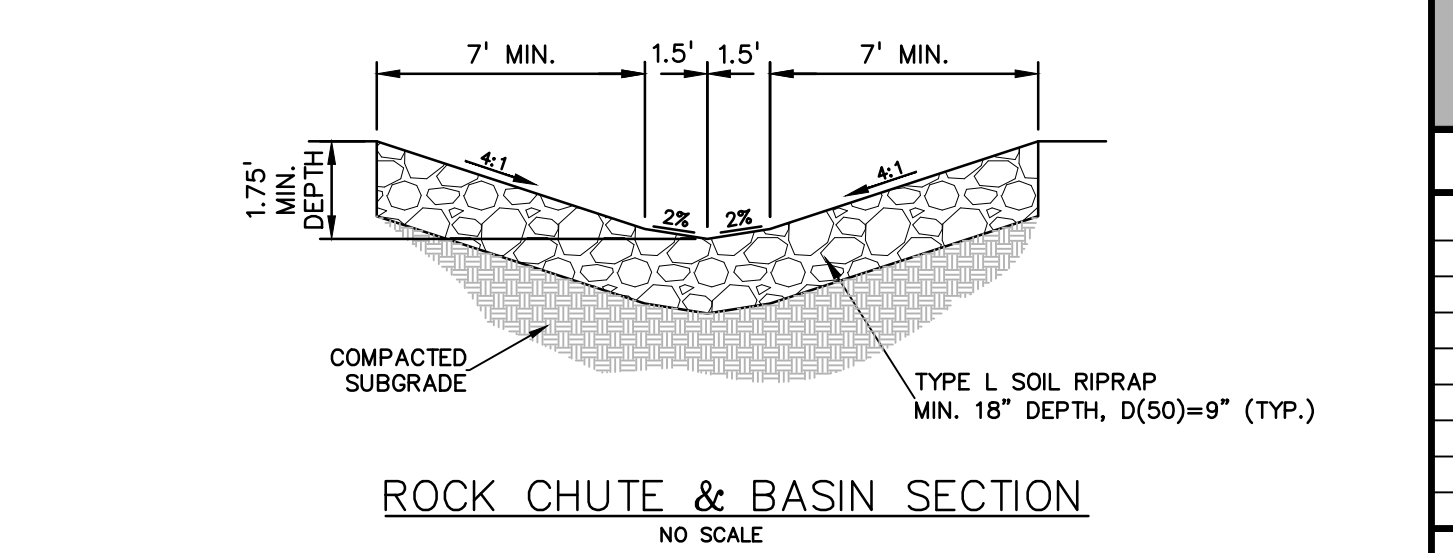
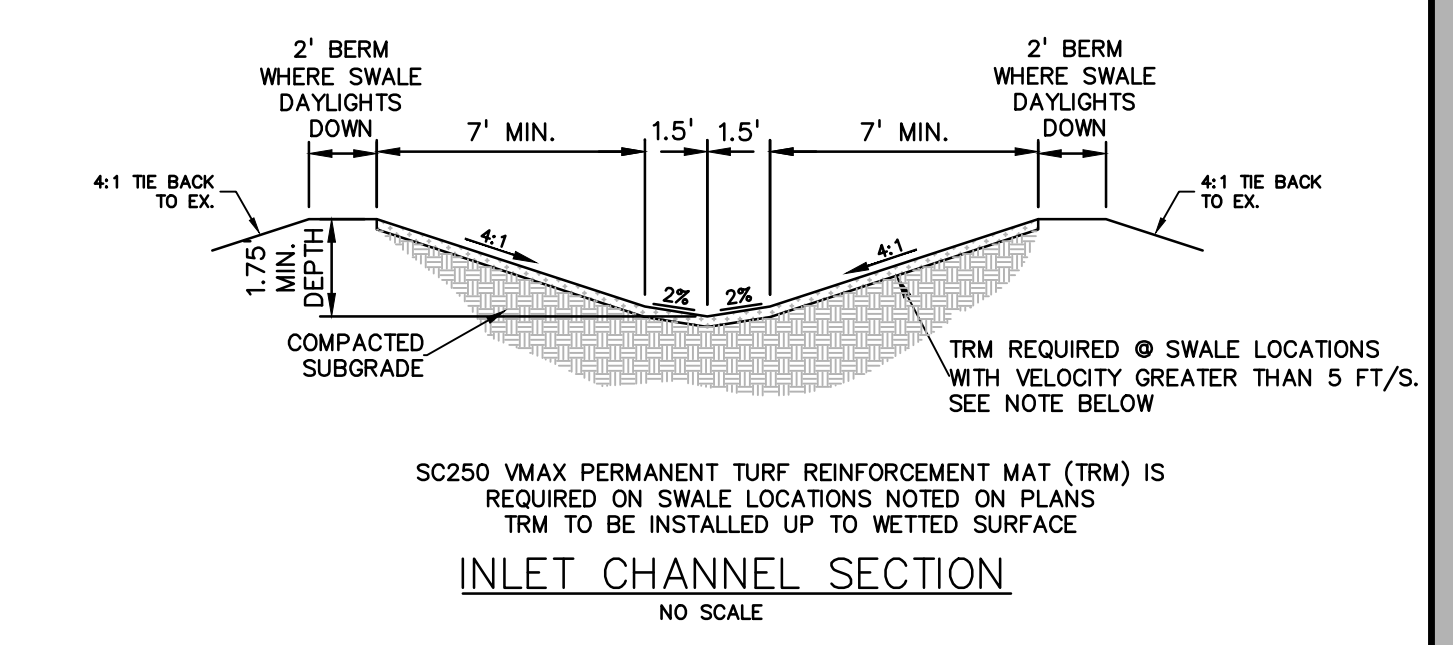
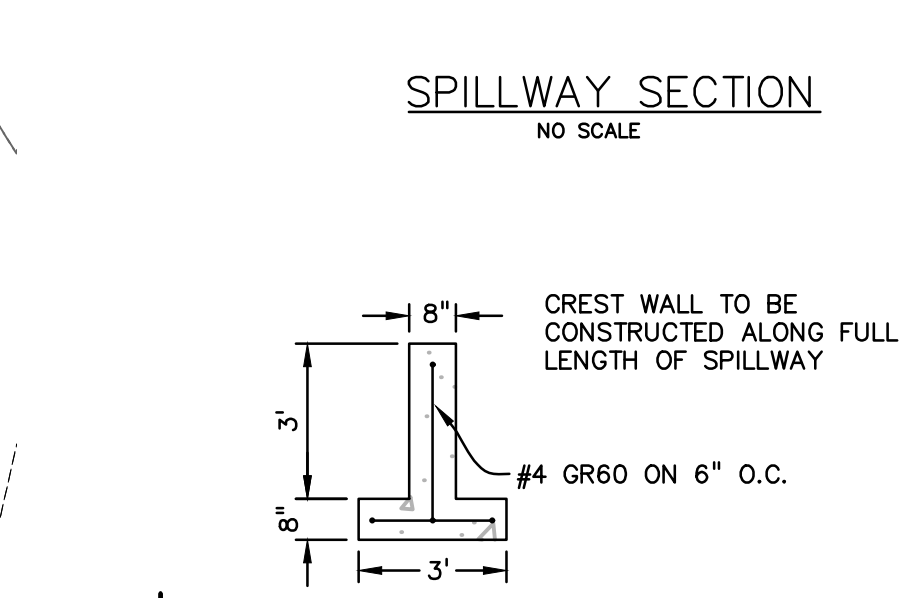
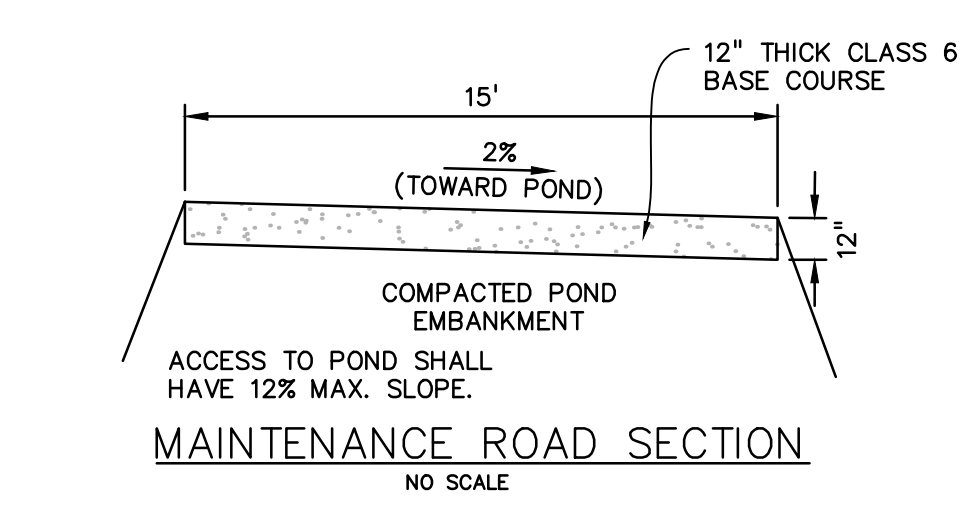
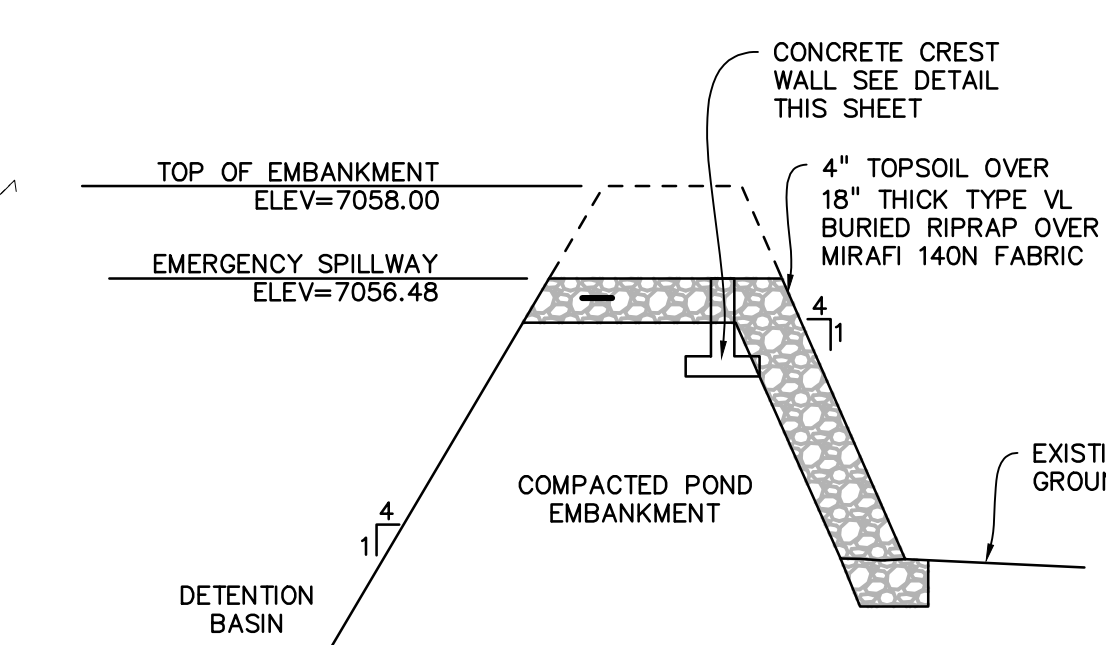
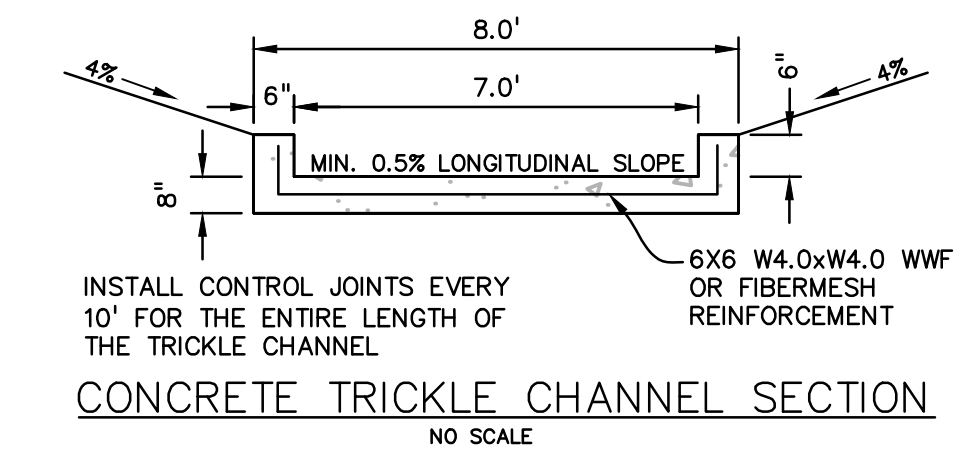
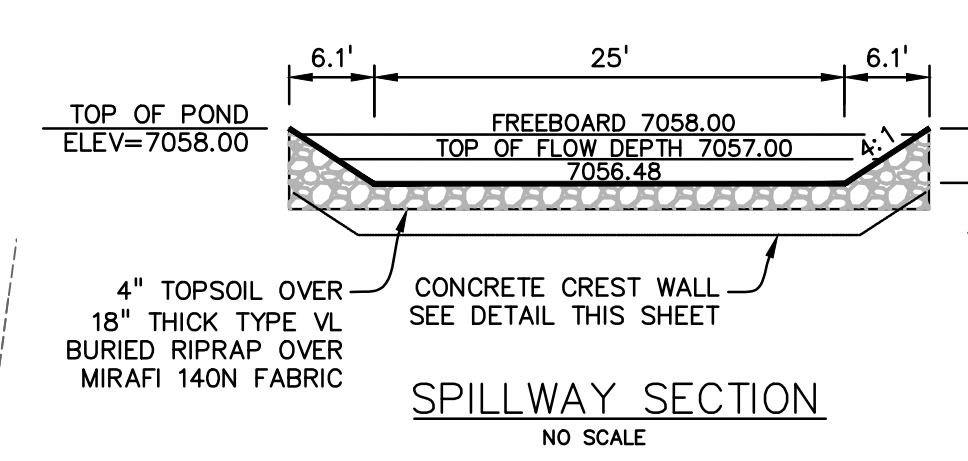
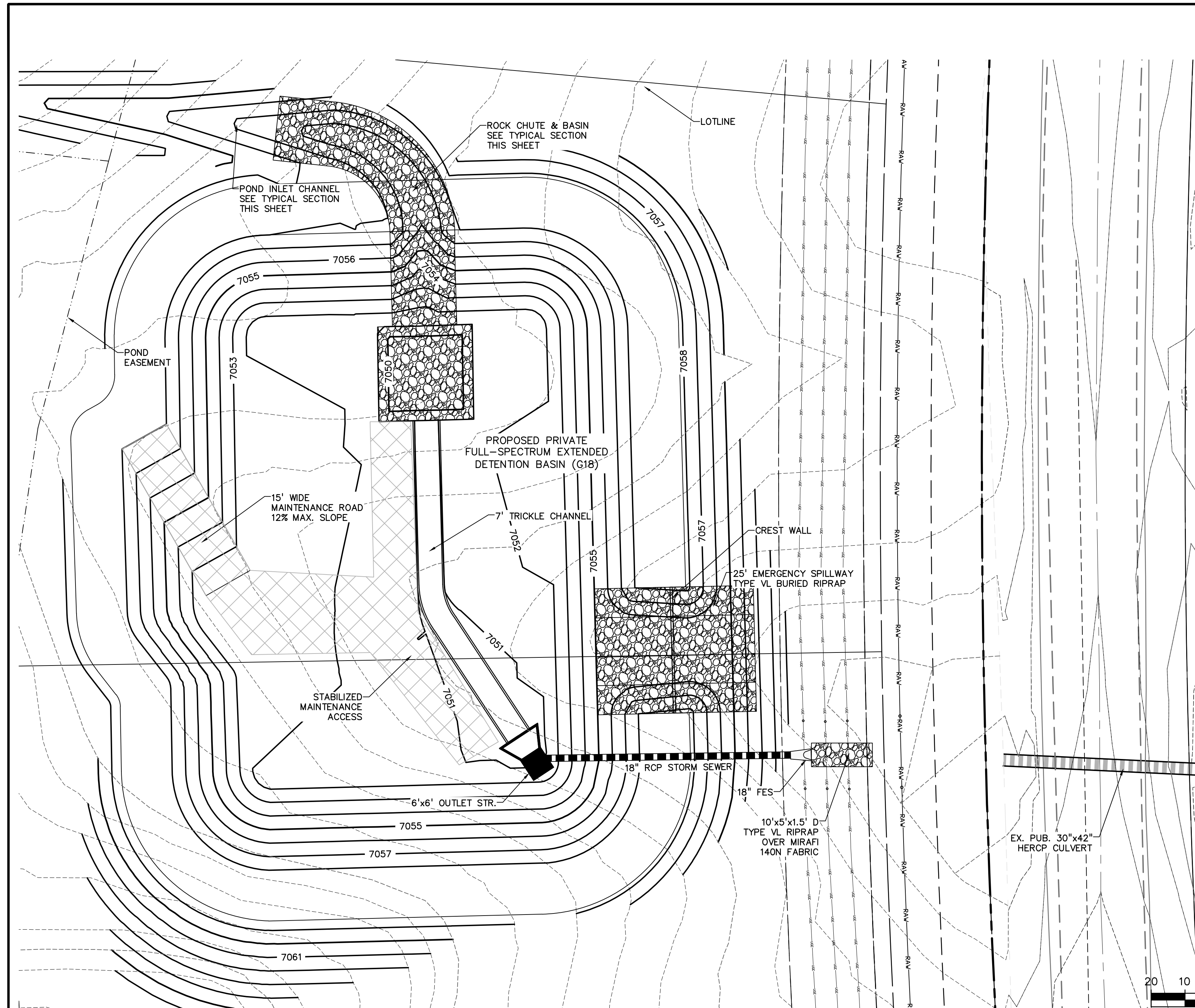
PREPARED UNDER MY DIRECT SUPERVISION FOR AND BEHALF OF DREXEL, BARRELL & CO.

**DRAWING SCALE:**  
HORIZONTAL: N/A  
VERTICAL: N/A

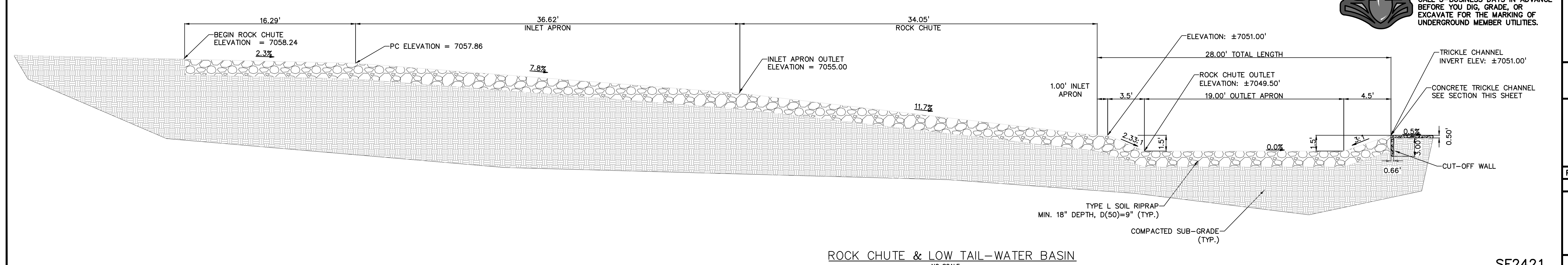
**POND G14b**  
**OUTLET**  
**STRUCTURE**

PROJECT NO. 21820-01CSCV  
DRAWING NO.

**OUT1**



**DETENTION FACILITY POND G18**  
SCALE: 1"=20'



PREPARED BY:  
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Engineers-Surveyors  
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CONTACT: TIM D. McCONNELL, P.E.  
(719)260-0887  
COLORADO SPRINGS • LAFAYETTE

CLIENT:  
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(303) 694-0862

GRADING & EROSION CONTROL PLANS FOR:  
**LATIGO TRAILS**  
**FILING NO. 10**  
EL PASO COUNTY  
FALCON, COLORADO

ISSUE	DATE
INITIAL ISSUE	9/26/24
RESUBMITTAL	1/6/25
DESIGNED BY:	SBN
DRAWN BY:	SBN
CHECKED BY:	KGV
FILE NAME:	21820-01PD

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**811** Know what's below. Call before you dig.  
CALL 3-BUSINESS DAYS IN ADVANCE BEFORE YOU DIG, GRADE, OR EXCAVATE FOR THE MARKING OF UNDERGROUND MEMBER UTILITIES.

DRAWING SCALE:  
HORIZONTAL: 1" = 20'  
VERTICAL: N/A

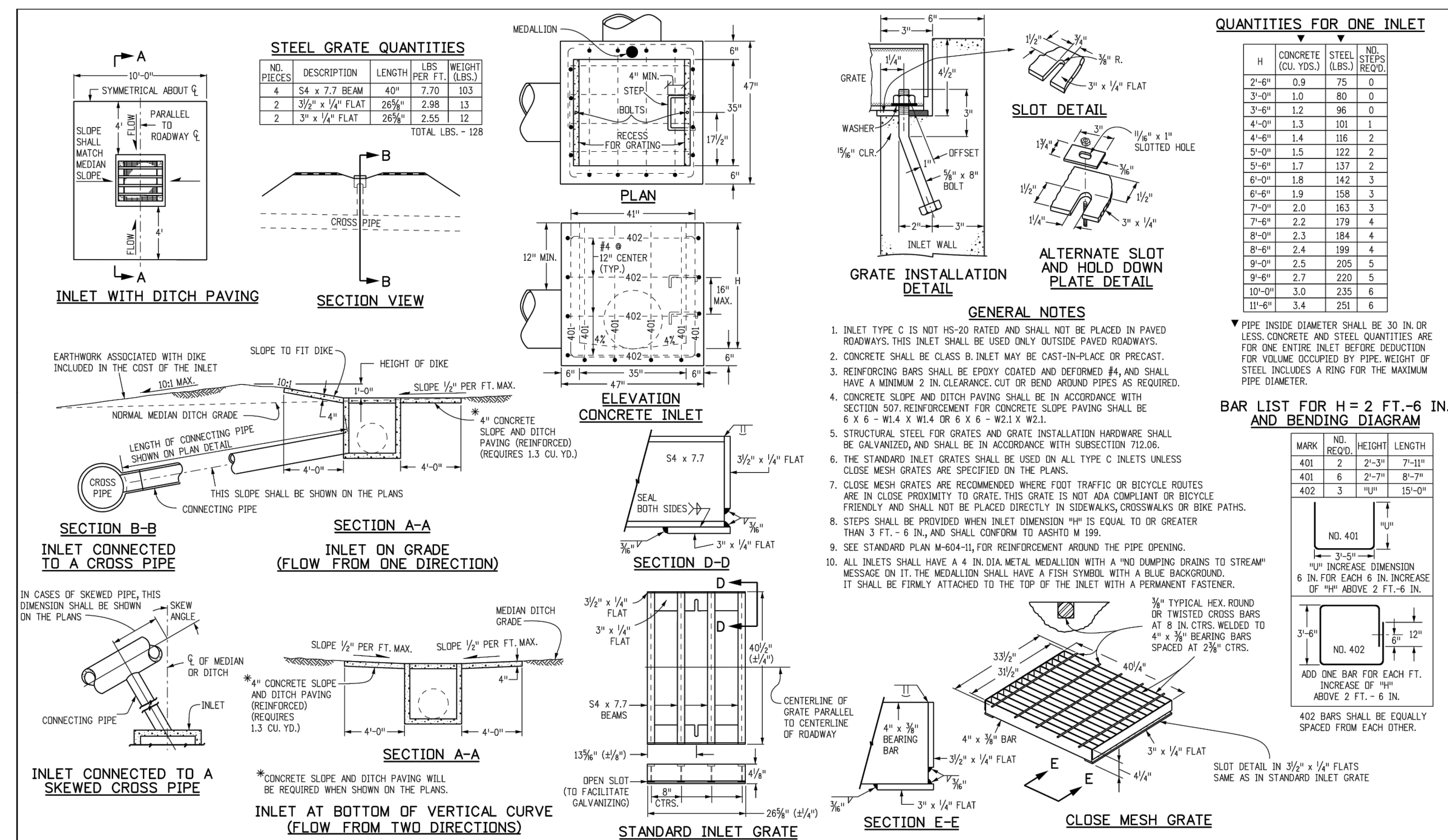
**POND G18**  
**DETAILS**

PROJECT NO. 21820-01CSCV  
DRAWING NO.

**PD2**

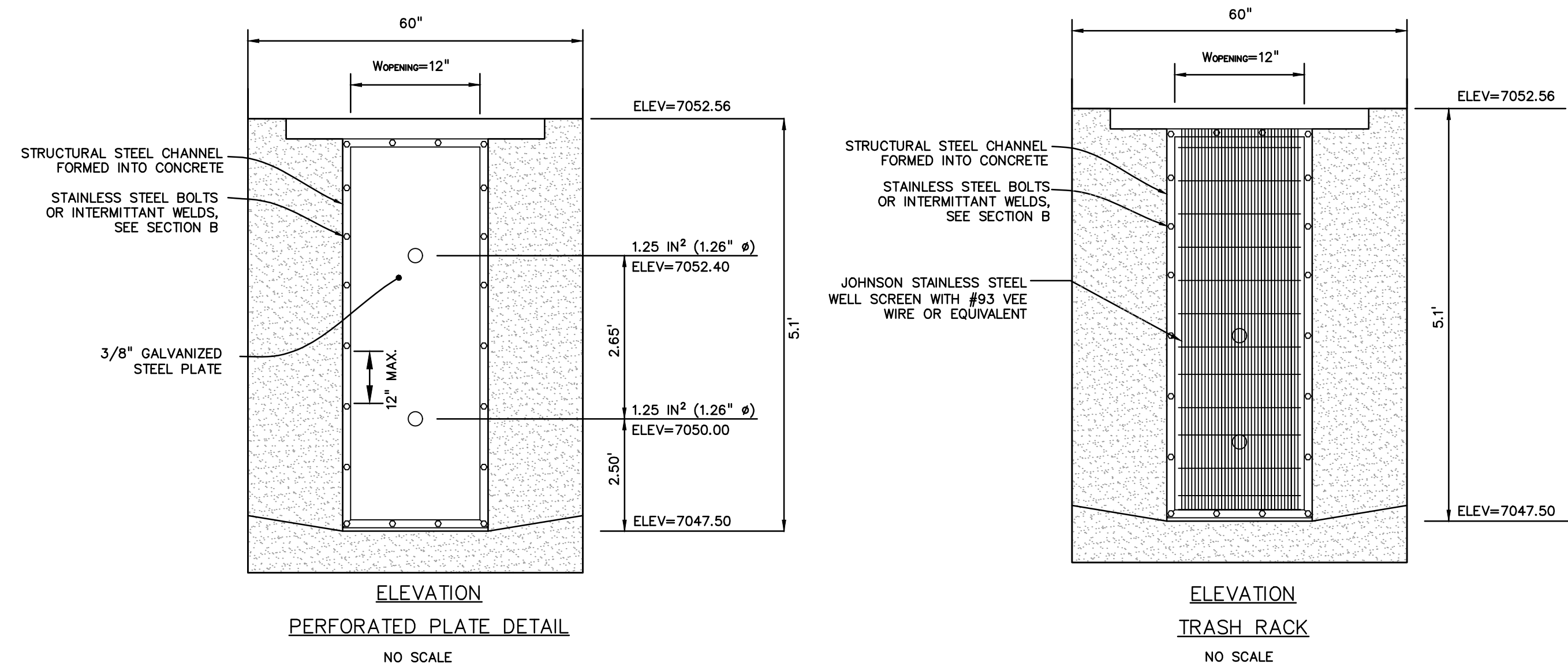
SHEET: 15 OF 18

SF2421



Computer File Information		Sheet Revisions		Colorado Department of Transportation	
Creation Date: 07/04/12	Initials: DD	Date:	Comments:	4001 East Arkansas Avenue	STANDARD PLAN NO.
Last Modification Date: 07/04/12	Initials: LTA			Denver, Colorado 80222	M-604-10
File Path: www.cdot.state.co.us/Business/DesignSupport				Phone: (303) 757-8083	Sheet No. 1 of 1
Drawing File Name: 604010001.dgn				Fax: (303) 757-8820	
CAD Ver: MicroStation V8	Scale: Not to Scale	Units: English		Project Development Branch DD/LTA	Issued By: Project Development Branch July 4, 2012

INLET, TYPE C	
STANDARD PLAN NO. M-604-10	
Sheet No. 1 of 1	



**PERFORATED PLATE NOTES:**

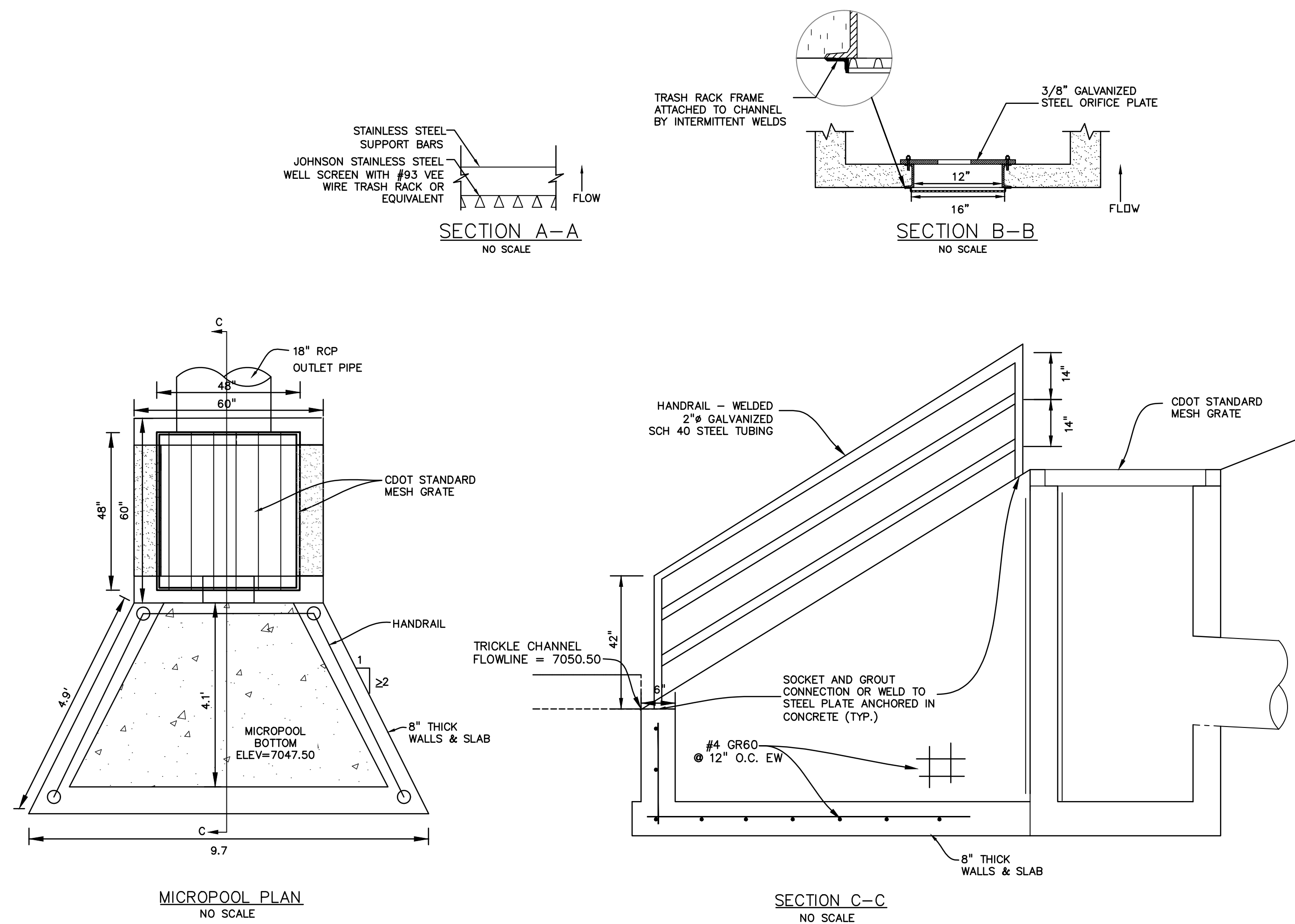
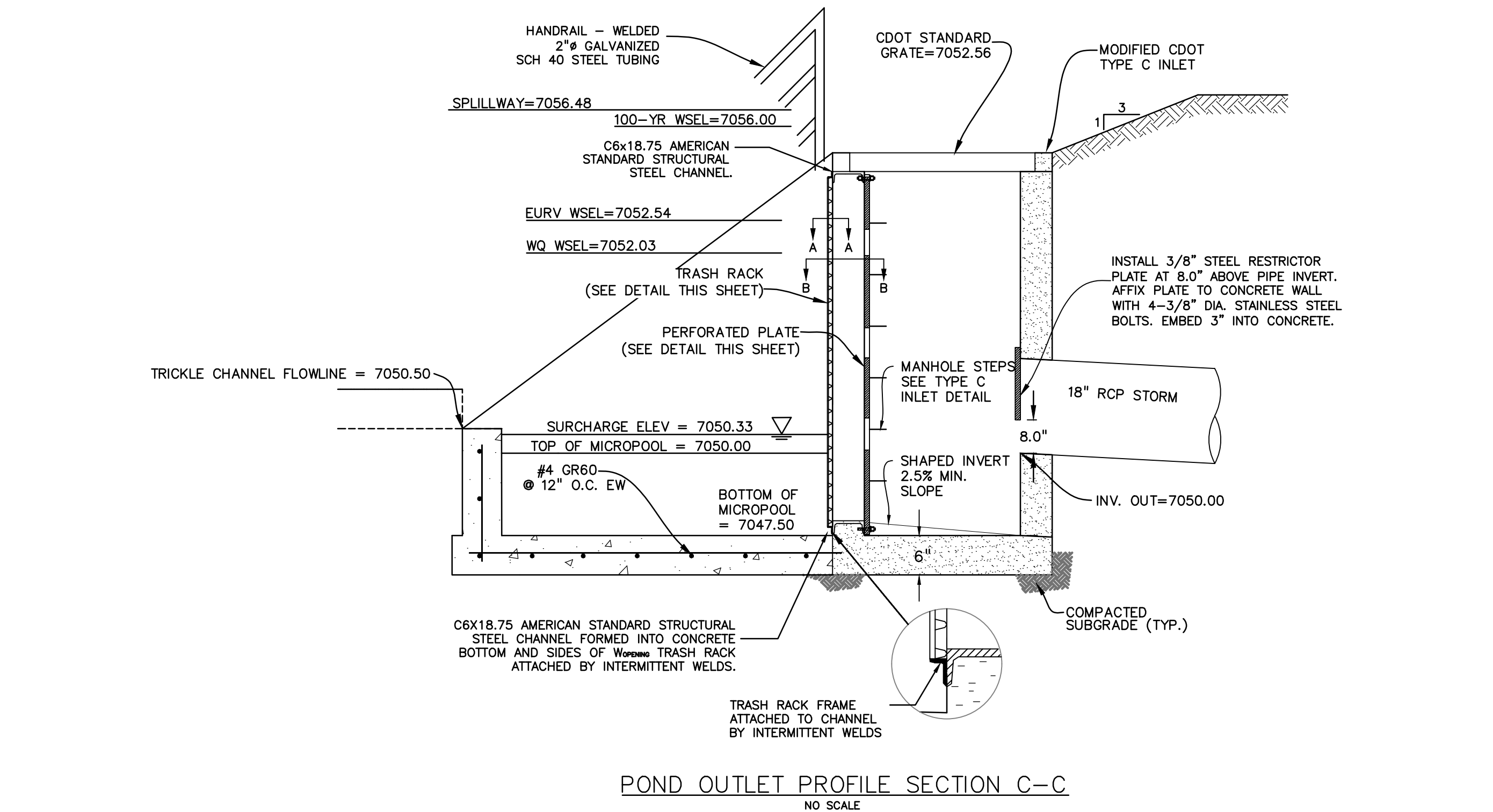
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2. BOLT PLATE TO CONCRETE @ 12" MAX. ON CENTER. ORIFICE PLATE IS TO BE REMOVABLE.
3. ALL STEEL SURFACES ARE TO BE COATED WITH ZRC COLD GALVANIZING COMPOUND.

**WOCV TRASH RACKS:**

1. TRASH RACKS SHALL BE STAINLESS STEEL OR ALUMINUM AND SHALL BE ATTACHED BY INTERMITTENT WELDS ALONG THE EDGE OF THE MOUNTING FRAME.

**GENERAL NOTES:**

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PREPARED BY:  
  
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CLIENT:  
 FALCON LATIGO, LLC  
 5350 S. ROSLYN ST. STE #400  
 ENGLEWOOD, CO 80111-2125  
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GRADING & EROSION CONTROL PLANS FOR:  
**LATIGO TRAILS**  
**FILING NO. 10**  
 EL PASO COUNTY  
 FALCON, COLORADO

ISSUE	DATE
INITIAL ISSUE	9/26/24
RESUBMITTAL	1/6/25

DESIGNED BY: SBN  
 DRAWN BY: SBN  
 CHECKED BY: TDM  
 FILE NAME: 21820-01OUT

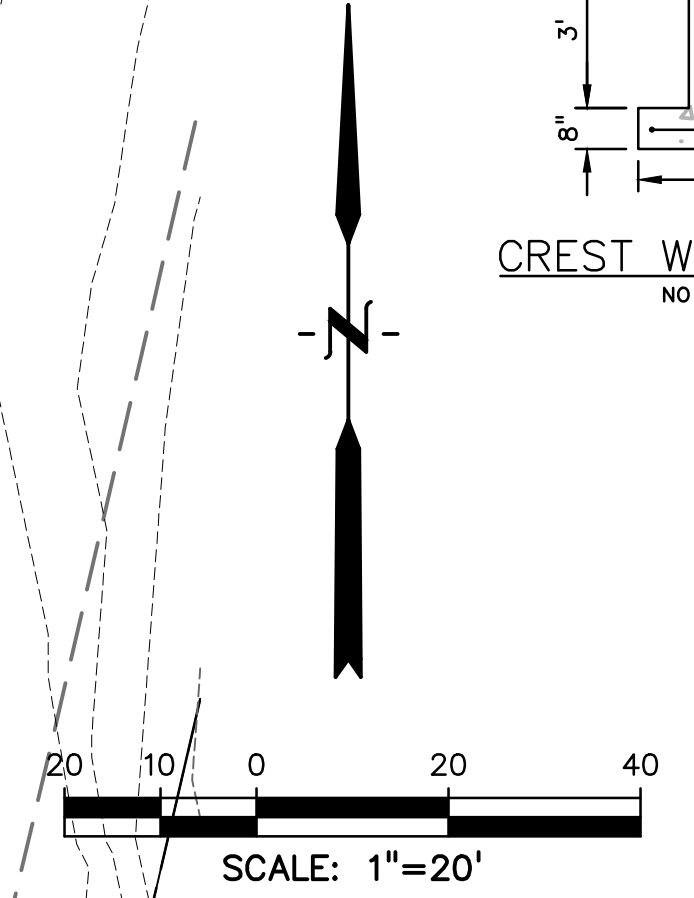
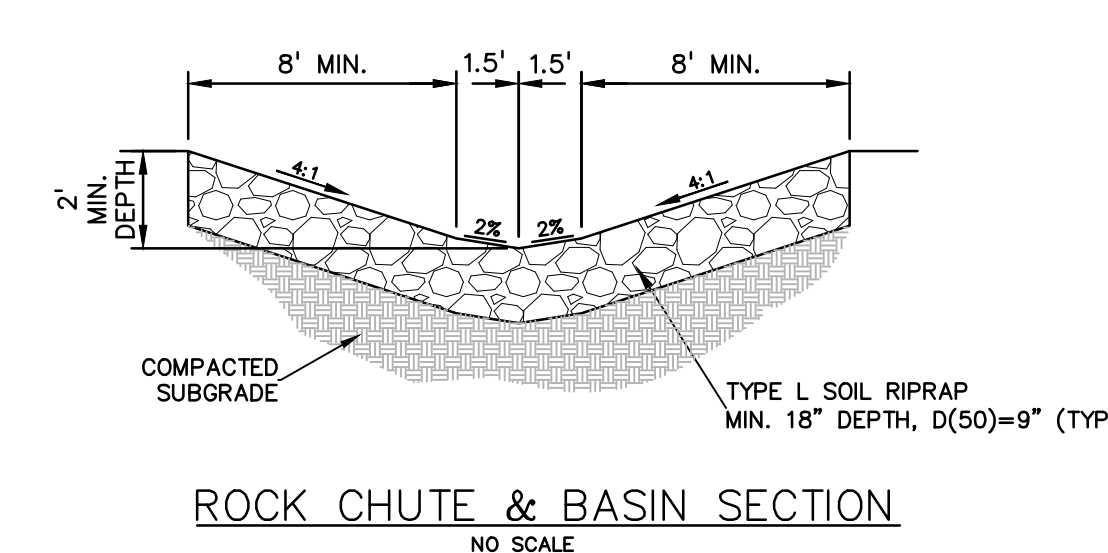
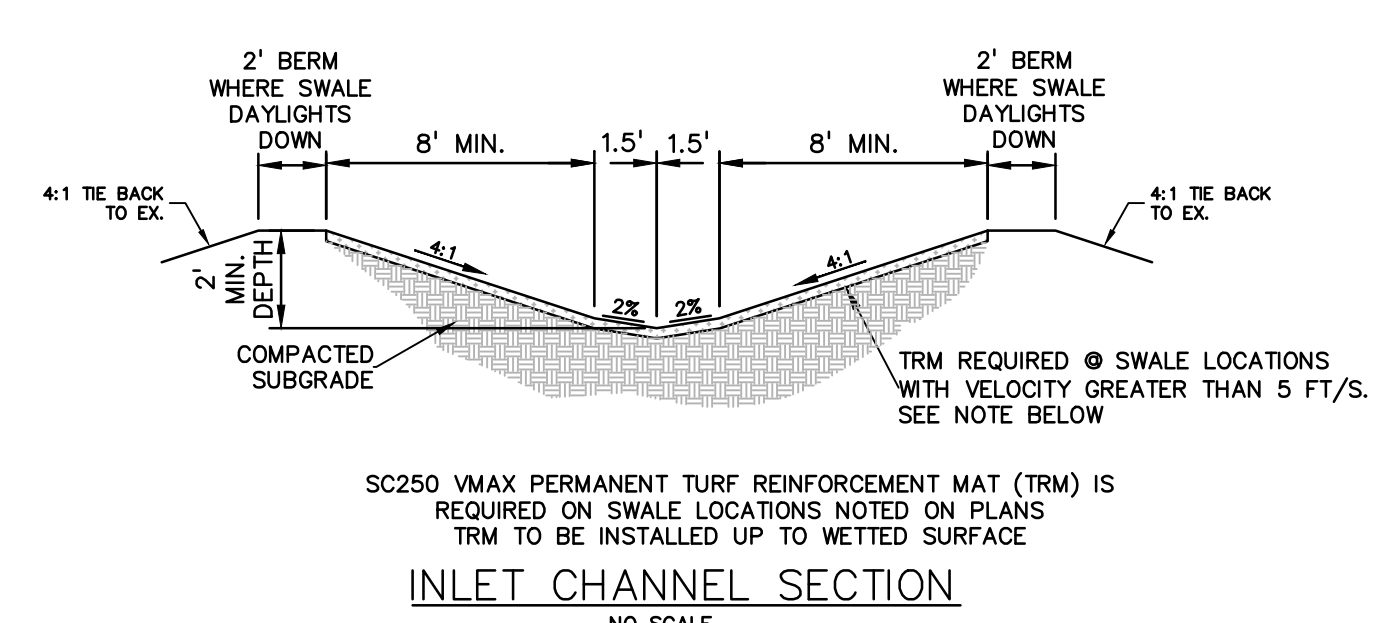
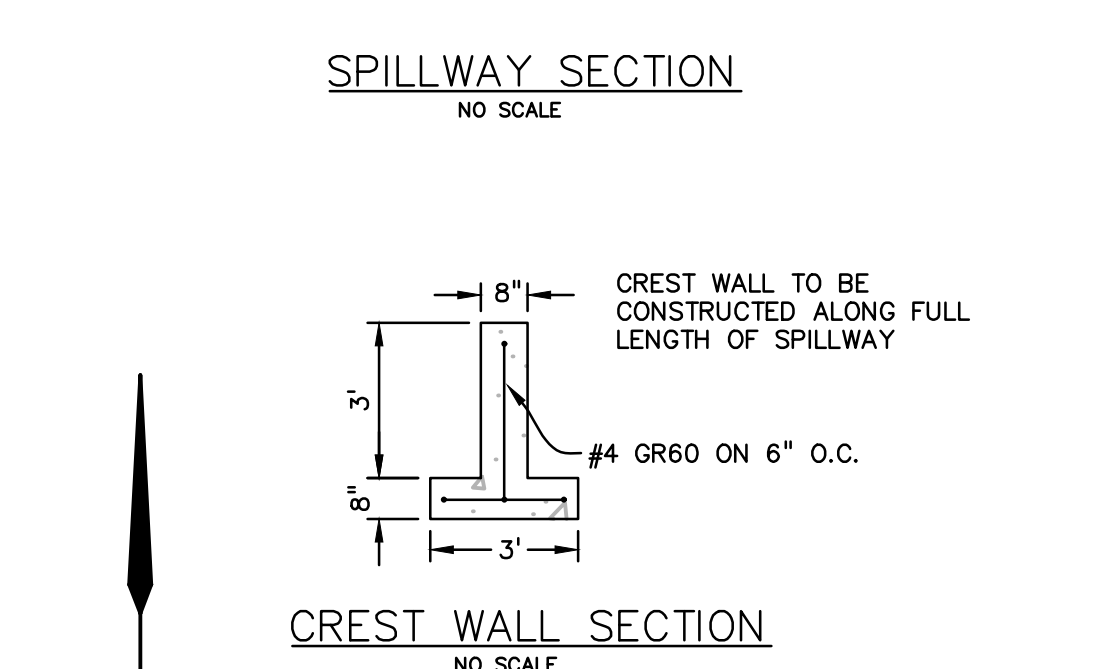
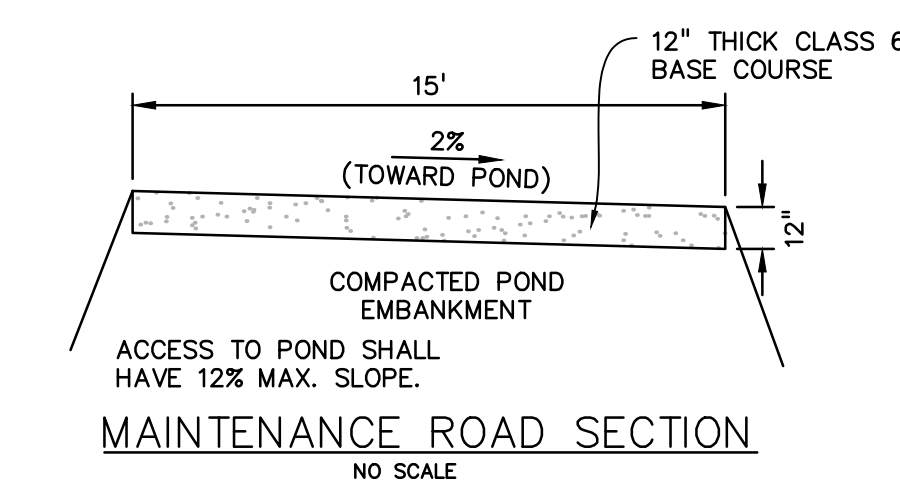
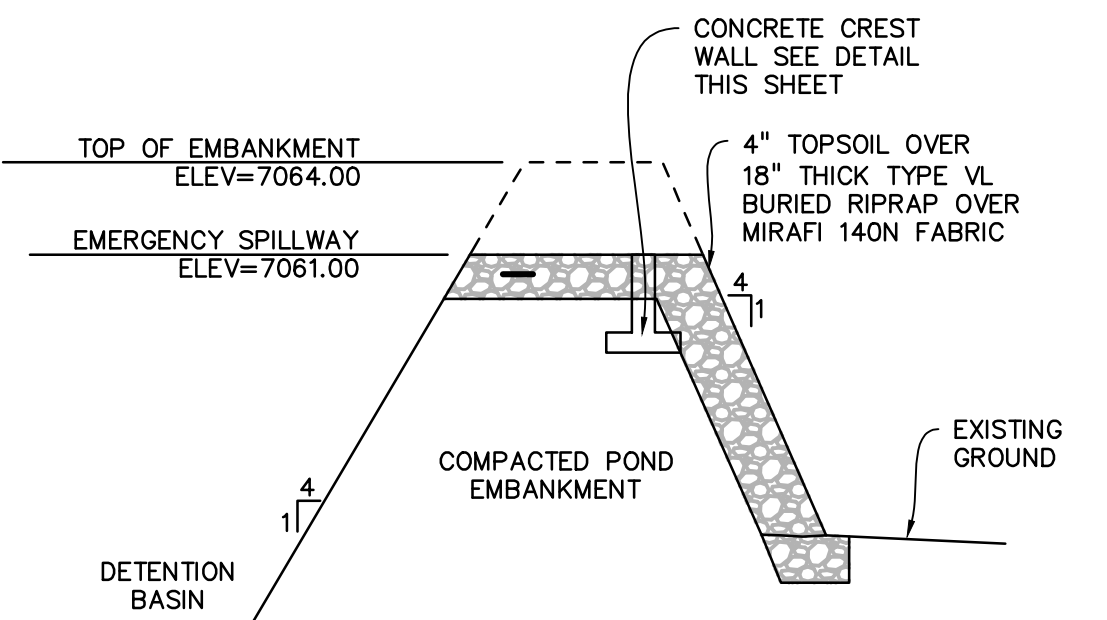
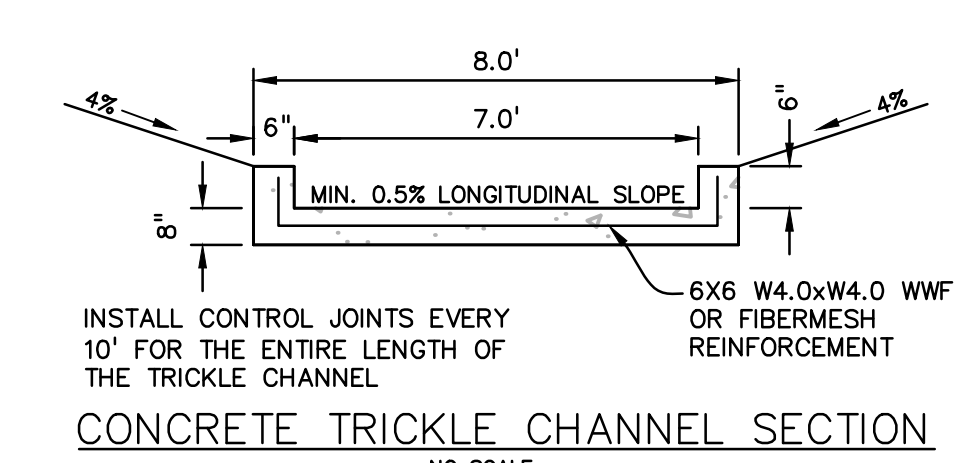
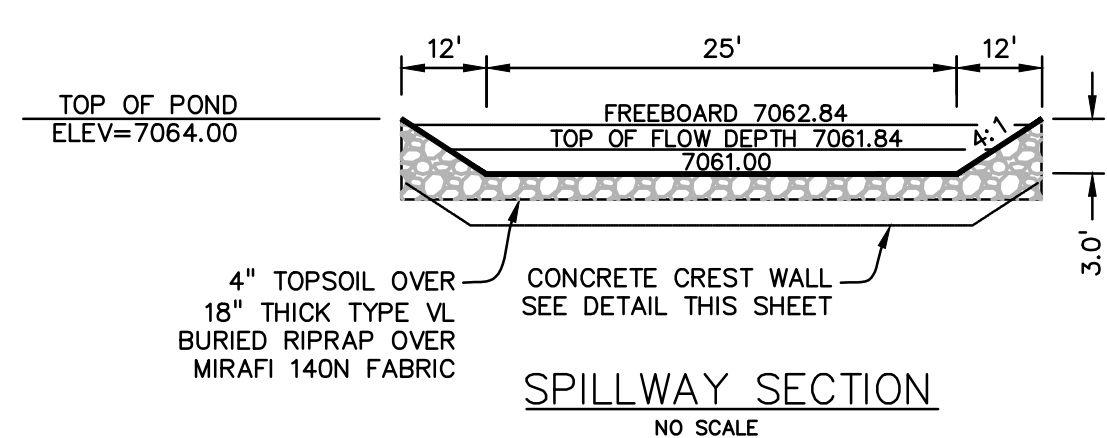
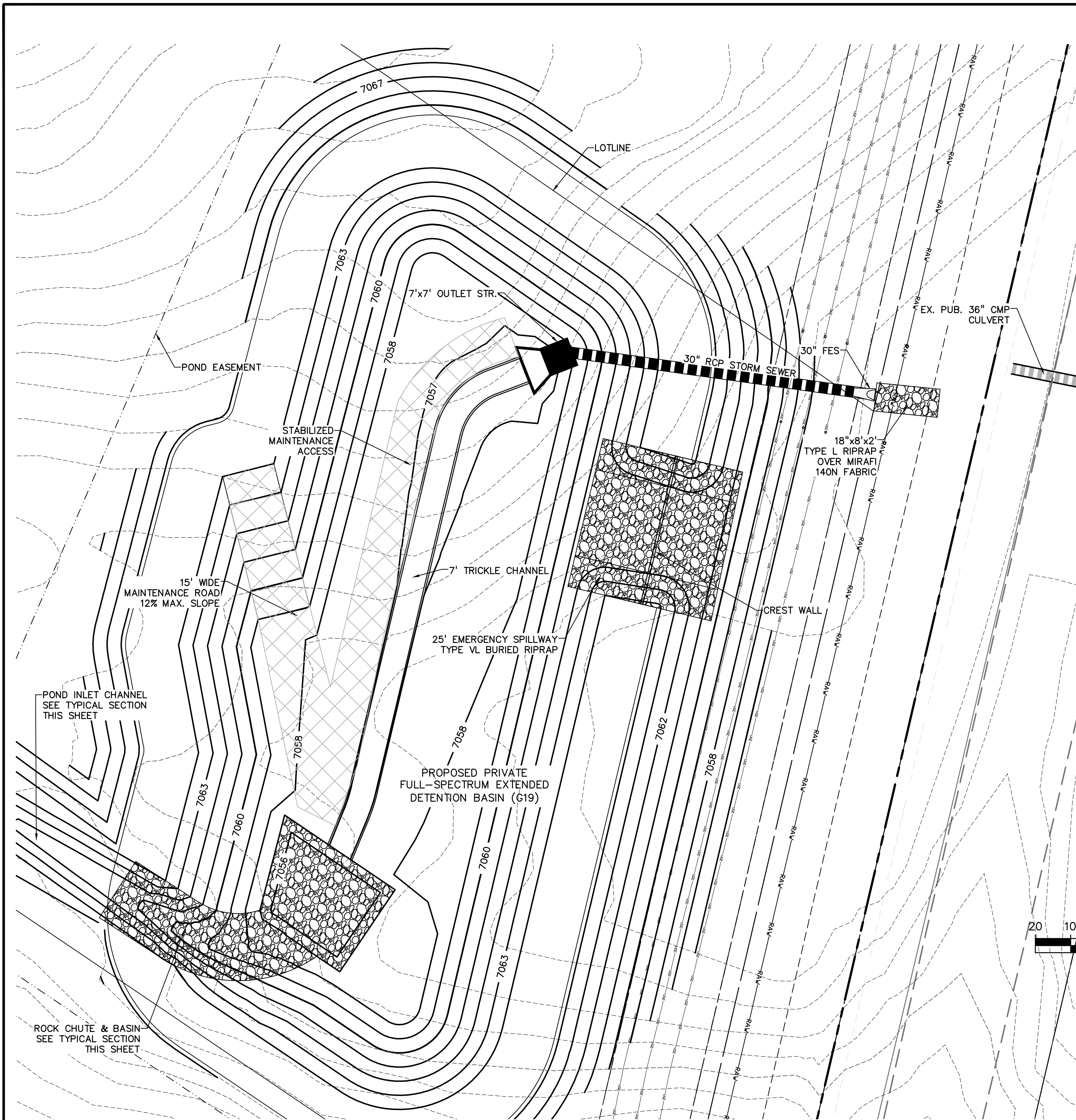
PREPARED UNDER MY DIRECT SUPERVISION FOR AND BEHALF OF DREXEL, BARRELL & CO.

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

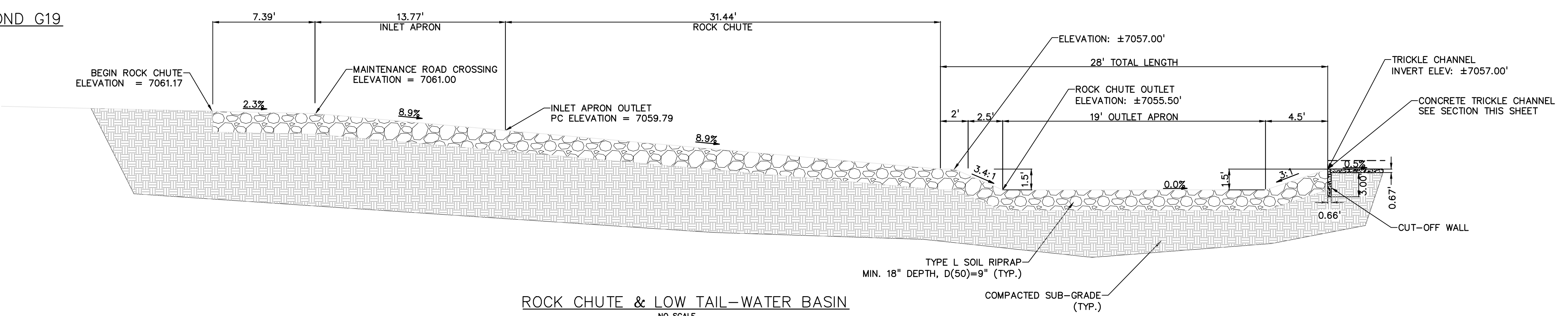
**POND G18**  
**OUTLET**  
**STRUCTURE**

PROJECT NO. 21820-01CSCV  
 DRAWING NO.

**OUT2**



DETENTION FACILITY POND G19  
SCALE: 1"=20'



ROCK CHUTE & LOW TAIL-WATER BASIN  
NO SCALE

PREPARED BY:  
  
DREXEL, BARRELL & CO.  
Engineers • Surveyors  
101 SAWATCH ST. #100  
COLORADO SPGS, COLORADO 80903  
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GRADING & EROSION CONTROL PLANS FOR:  
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ISSUE	DATE
INITIAL ISSUE	9/26/24
RESUBMITTAL	1/6/25

DESIGNED BY: SBN  
DRAWN BY: SBN  
CHECKED BY: KGV  
FILE NAME: 21820-01PD

PREPARED UNDER MY DIRECT SUPERVISION FOR AND BEHALF OF DREXEL, BARRELL & CO.

DRAWING SCALE:  
HORIZONTAL: 1" = 20'  
VERTICAL: N/A

POND G19  
DETAILS

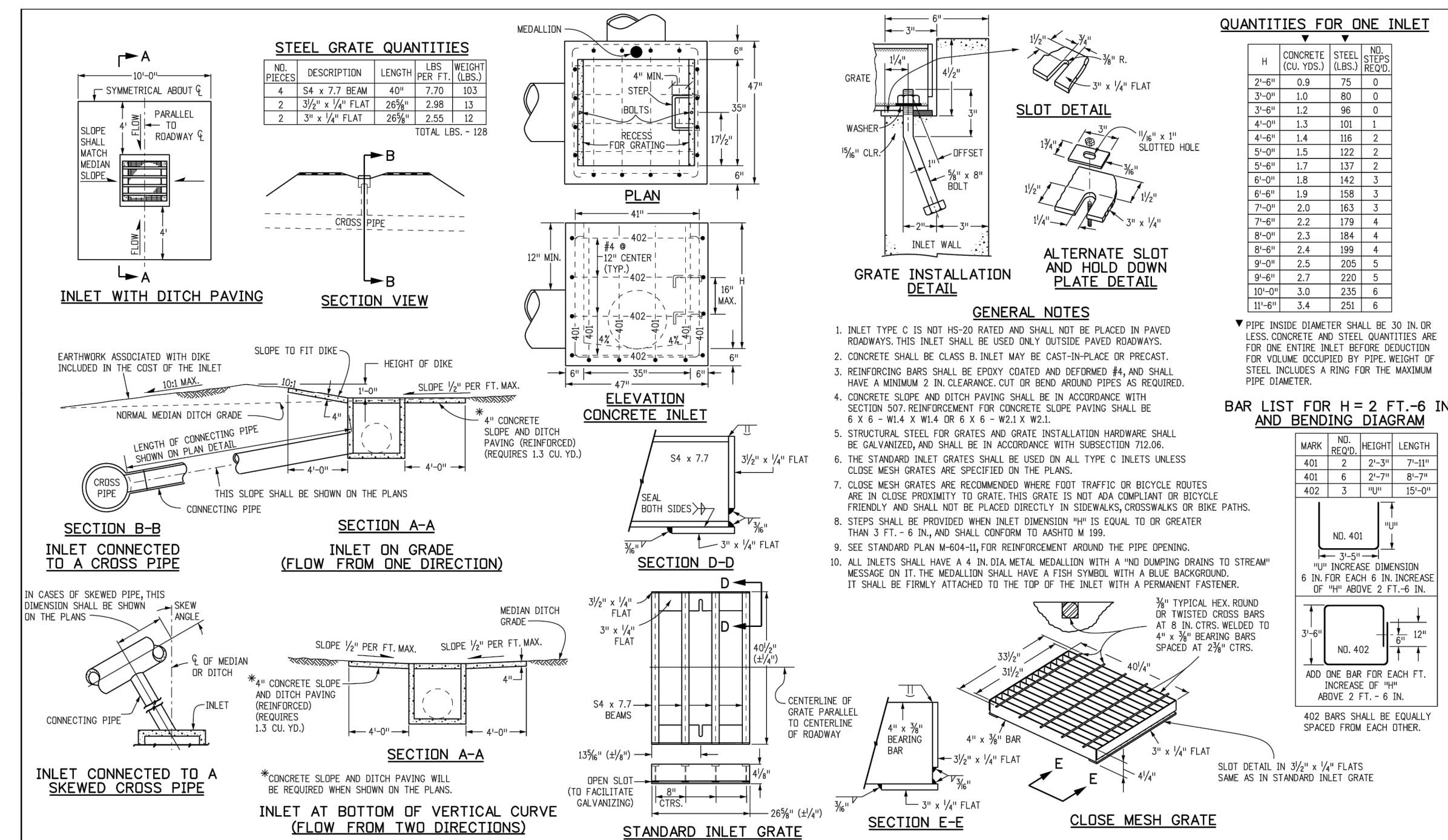
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DRAWING NO.

**PD3**

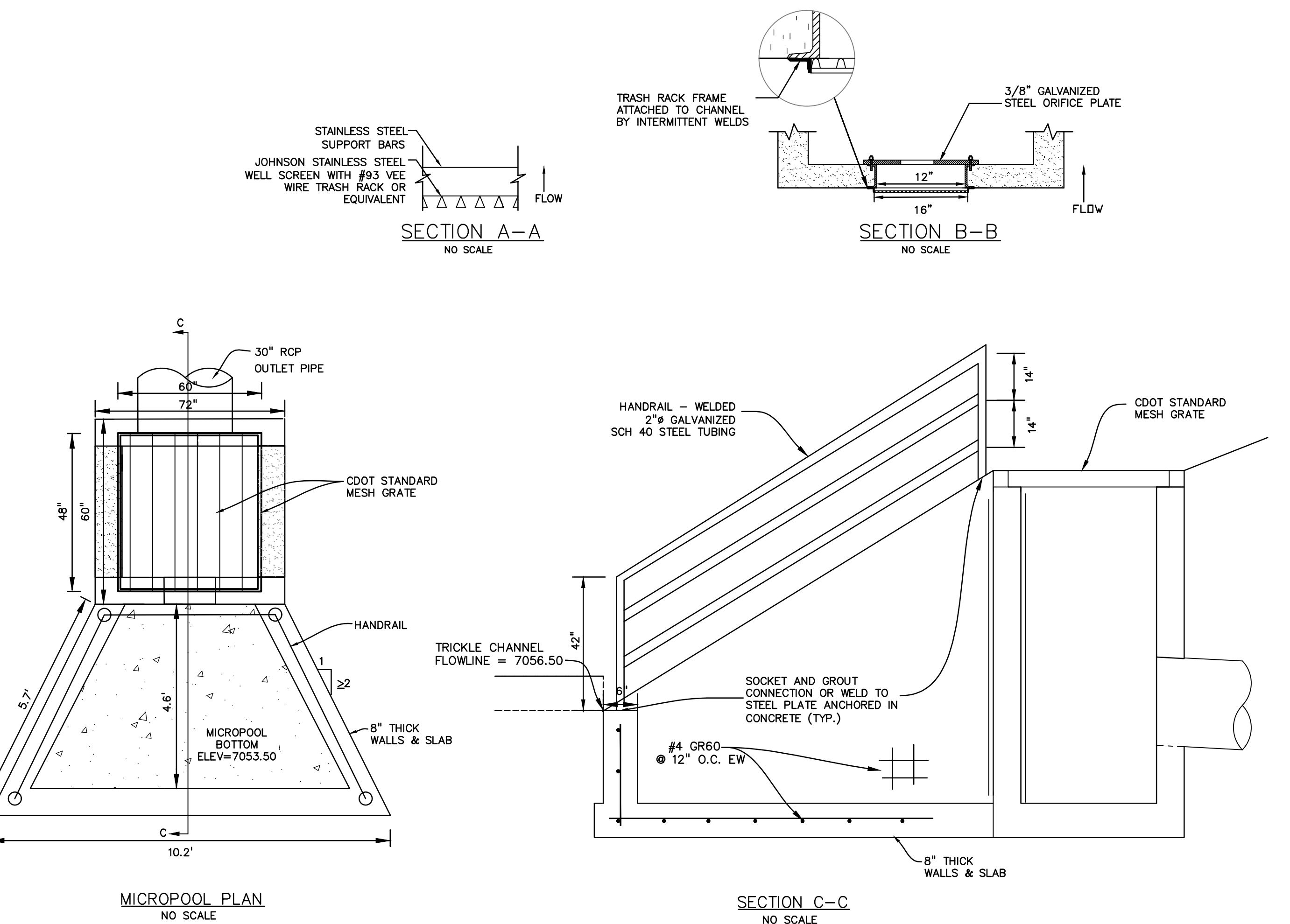
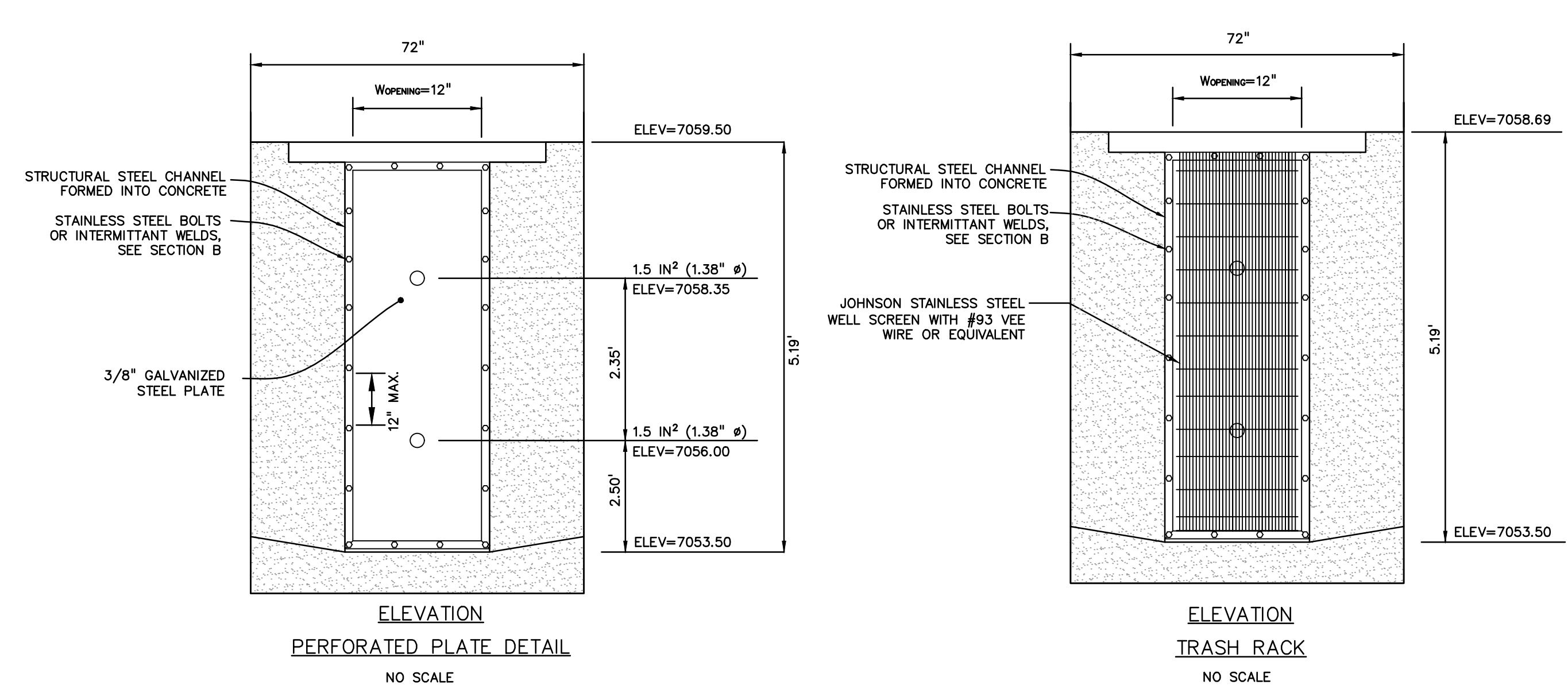
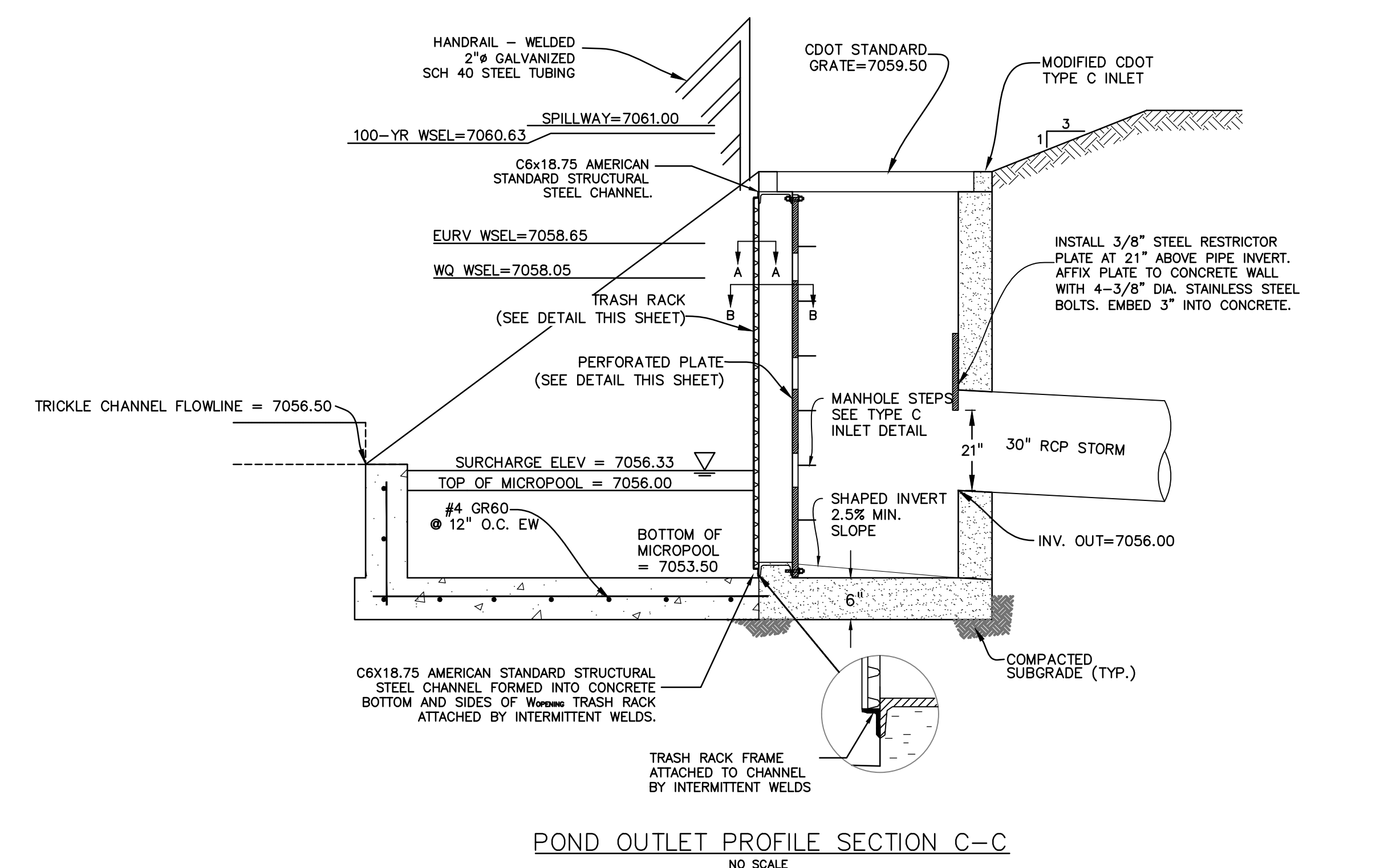
SHEET: 17 OF 18



SF2421



Computer File Information	Sheet Revisions	Colorado Department of Transportation	STANDARD PLAN NO.
Creation Date: 07/04/12	Date:	4001 East Arkansas Avenue	M-604-10
Revision: 07/04/12	Comments:	Denver, Colorado 80222	Sheet No. 1 of 1
Revision: 07/04/12	Comments:	Phone: (303) 757-8083	
Revision: 07/04/12	Comments:	Fax: (303) 757-8820	
Revision: 07/04/12	Comments:	Project Development Branch DD/LTA	
Revision: 07/04/12	Comments:	Issued By: Project Development Branch July 4, 2012	



- PERFORATED PLATE NOTES:**
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  - BOLT PLATE TO CONCRETE @ 12" MAX. ON CENTER. ORIFICE PLATE IS TO BE REMOVABLE.
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ISSUE	DATE
INITIAL ISSUE	9/26/24
RESUBMITTAL	1/6/25

**DESIGNED BY:** SBN  
**DRAWN BY:** SBN  
**CHECKED BY:** TDM  
**FILE NAME:** 21820-01OUT

**PREPARED UNDER MY DIRECT SUPERVISION FOR AND BEHALF OF DREXEL, BARRELL & CO.**

**DRAWING SCALE:**  
HORIZONTAL: N/A  
VERTICAL: N/A

**POND G19 OUTLET STRUCTURE**

**PROJECT NO. 21820-01CSCV**  
**DRAWING NO.**

**OUT3**

SHEET: 18 OF 18

SF2421