

STANDARD NOTES FOR EL PASO COUNTY GRADING & EROSION PLAN:

- 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 FROM 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 IS THE RESPONSIBILITY OF THE DESIGNATED QUALIFIED STORMWATER MANAGER OR CERTIFIED EROSION CONTROL INSPECTOR. THE SWMP SHALL BE LOCATED ON-SITE AT ALL TIMES DURING CONSTRUCTION AND SHALL BE KEPT UP TO DATE WITH WORK PROGRESS AND CHANGES IN THE FIELD.
- ONCE THE ESQCP IS APPROVED AND A "NOTICE TO PROCEED" HAS BEEN ISSUED, THE CONTRACTOR MAY INSTALL THE INITIAL STAGE EROSION AND SEDIMENT CONTROL MEASURES AS INDICATED ON THE APPROVED GEC. A PRECONSTRUCTION MEETING BETWEEN THE CONTRACTOR, ENGINEER, AND EL PASO COUNTY WILL BE HELD PRIOR TO ANY CONSTRUCTION. IT IS THE RESPONSIBILITY OF THE APPLICANT TO COORDINATE THE MEETING TIME AND PLACE WITH COUNTY STAFF.
- 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 CONSTRUCTION CONTROL MEASURES SHALL BE MAINTAINED UNTIL PERMANENT STABILIZATION MEASURES ARE IMPLEMENTED. TEMPORARY CONSTRUCTION CONTROL MEASURES MUST BE REMOVED PRIOR TO PERMIT CLOSEOUT.
- 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 SORTEST PRACTICAL PERIOD OF TIME. 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 THE 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.
- WASTE MATERIALS SHALL NOT BE TEMPORARILY PLACED OR STORED IN THE STREET, ALLEY, OR OTHER PUBLIC WAY, UNLESS IN ACCORDANCE WITH AN APPROVED TRAFFIC CONTROL PLAN. CONTROL MEASURES MAY BE REQUIRED BY EL PASO COUNTY ENGINEERING IF DEEMED NECESSARY, BASED ON SPECIFIC CONDITIONS AND CIRCUMSTANCES.
- 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, 404, FUGITIVE DUST, ETC.). IN THE EVENT OF CONFLICTS BETWEEN THESE REQUIREMENTS AND OTHER LAWS, RULES, OR REGULATIONS OF OTHER FEDERAL, STATE, LOCAL, OR COUNTY AGENCIES, THE MOST RESTRICTIVE LAWS, RULES, OR REGULATIONS SHALL APPLY.
- 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 RMG-ROCKY MOUNTAIN GROUP, DATED OCTOBER 8, 2021 AND SHALL BE CONSIDERED A PART OF THESE PLANS.
- AT LEAST TEN (10) DAYS PRIOR TO THE ANTICIPATED START OF CONSTRUCTION, FOR PROJECTS THAT WILL DISTURB ONE (1) ACRE OR MORE, THE OWNER OR OPERATOR OF CONSTRUCTION ACTIVITY SHALL SUBMIT A PERMIT APPLICATION FOR STORMWATER DISCHARGE TO THE COLORADO DEPARTMENT OF PUBLIC HEALTH AND ENVIRONMENT, WATER QUALITY DIVISION. THE APPLICATION CONTAINS CERTIFICATION OF COMPLETION OF A STORMWATER MANAGEMENT PLAN (SWMP), OF WHICH THIS GRADING AND EROSION CONTROL PLAN MAY BE A PART. FOR INFORMATION OR APPLICATION MATERIALS CONTACT:

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

CHALLENGER HOMES FALCON HIGHLANDS SOUTH

SITUATED IN SECTION 12, TOWNSHIP 13 SOUTH,
RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
COUNTY OF EL PASO, STATE OF COLORADO

GRADING & EROSION CONTROL PLANS



LEGAL DESCRIPTION:

A PORTION OF SECTION 12, TOWNSHIP 13 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF EL PASO, STATE OF COLORADO.

PROJECT DESCRIPTION:

378 SINGLE-FAMILY RESIDENTIAL LOT DEVELOPMENT OVER 125.5 ACRES.

FLOODPLAIN STATEMENT:

THE SUBJECT PROPERTY IS NOT LOCATED IN A DESIGNATED FLOODPLAIN AS SHOWN ON THE FEMA FLOOD INSURANCE RATE MAP 08041C0561G, EFFECTIVE DECEMBER 7, 2018.

NOTE:

DETENTION AND WATER QUALITY ARE PROVIDED IN THE EXISTING DOWNSTREAM WATER QUALITY AND DETENTION POND FACILITIES, POND 1, 2 & WU, LOCATED EAST OF THE PROPOSED DEVELOPMENT, NORTHWEST OF HIGHWAY 24.

DESCRIPTION OF CONSTRUCTION ACTIVITIES:

ANTICIPATED STARTING AND COMPLETION TIME PERIOD OF SITE GRADING:

SEPTEMBER 2023

EXPECTED DATE ON WHICH THE FINAL STABILIZATION WILL BE COMPLETED:

AUGUST 2024

TOTAL AREA OF THE SITE TO BE CLEARED, EXCAVATED, OR GRADED:

APPROXIMATELY 115 ACRES

RECEIVING WATERS:

ULTIMATE RECEIVING WATER IS SAND CREEK DRAINAGE BASIN AND FALCON DRAINAGE BASIN.

SOIL TYPE:

THE SITE IS UNDERLAIN BY BLAKELAND-FLUVAQUENTIC HAPLAQUOILS, HYDROLOGIC SOIL GROUP A.

OWNER:
CHALLENGER HOMES
8605 EXPLORER DRIVE
STE. 250
COLORADO SPRINGS, CO 80920
(719) 598-5192
CONTACT: JIM BYERS

SURVEYOR:
ATWELL, LLC
143 UNION BLVD.
STE. 700
LAKEWOOD, CO 80228
(303) 462-1100
CONTACT: KENNETH SCHRAMM

WOODMEN HILLS METROPOLITAN DISTRICT:
8046 EASTVILLE ROAD
FALCON, CO 80831
(719) 495-2500
CONTACT: RYAN MANGINO

CIVIL ENGINEER:
ATWELL, LLC
143 UNION BLVD.,
SUITE 700
LAKEWOOD, CO 80228
(303) 462-1100
CONTACT: DAN MADRUGA, PE

EL PASO COUNTY:
3275 AKERS DRIVE
COLORADO SPRINGS, CO 80922
(719) 520-6460
CONTACT: ELIZABETH NIJKAMP

SHEET LIST TABLE	
SHEET NUMBER	SHEET TITLE
1	COVER
2	INITIAL GECP
3	INITIAL GECP
4	INITIAL GECP
5	INITIAL GECP
6	INTERIM GECP
7	INTERIM GECP
8	INTERIM GECP
9	INTERIM GECP
10	FINAL GECP
11	FINAL GECP
12	FINAL GECP
13	FINAL GECP
14	DETAIL GECP
15	DETAIL GECP
16	DETAIL GECP
17	DETAIL GECP

GENERAL NOTES:

- EXISTING VEGETATION OF SITE IS APPROXIMATELY 97.0 PERCENT CONSISTING OF NATIVE GRASSES AND WEEDS.
- CONCLUSIONS FROM SOILS/GEOTECHNICAL REPORT AND GEOLOGIC HAZARDS REPORT INCORPORATED IN GRADING DESIGN (SLOPES, EMBANKMENTS, MATERIALS, MITIGATION, ETC.)
- THERE ARE NO LOCATIONS OF ANY DEDICATED ASPHALT / CONCRETE BATCH PLANTS.
- THE USE OF CONSTRUCTION OFFICE TRAILERS REQUIRE PCD PERMITTING.
- NO DEWATERING OPERATIONS ARE ANTICIPATED AT THIS TIME. IF THE CONTRACTOR DISCOVERS GROUNDWATER, ALL CONSTRUCTION SHALL STOP UNTIL PROPER PROCEDURES APPROVED BY THE ENGINEER OF RECORD AND EL PASO COUNTY ARE PUT IN PLACE.
- THERE IS NO PROPOSED OFFSITE DISTURBANCE AND THERE ARE NO OFFSITE STORMWATER CONTROL MEASURES PROPOSED.
- THERE ARE NO PROPOSED RETAINING WALLS LOCATED WITHIN COUNTY RIGHT-OF-WAY.
- STRUCTURAL CONTROL MEASURES INCLUDE PONDS 1, 2, AND WU AND PROPOSED GRASSLINED SWALE.

ENGINEER'S STATEMENT	
THIS GRADING AND EROSION CONTROL PLAN WAS PREPARED UNDER MY DIRECT 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.	
<i>Dan Madruga</i> ENGINEER OF RECORD SIGNATURE DANIEL MADRUGA, PE	1/24/24 DATE
OWNER'S STATEMENT	
I, THE OWNER/DEVELOPER HAVE READ AND WILL COMPLY WITH THE REQUIREMENTS OF THE GRADING AND EROSION CONTROL PLAN.	
OWNER SIGNATURE JIM BYERS	DATE
EL PASO COUNTY	
COUNTY PLAN REVIEW IS PROVIDED ONLY FOR GENERAL CONFORMANCE WITH COUNTY DESIGN CRITERIA. THE COUNTY IS NOT RESPONSIBLE FOR THE ACCURACY AND ADEQUACY OF THE DESIGN, DIMENSIONS, AND/OR ELEVATIONS WHICH SHALL BE CONFIRMED AT THE JOB SITE. THE COUNTY THROUGH THE APPROVAL OF THIS DOCUMENT ASSUMES NO RESPONSIBILITY FOR COMPLETENESS AND/OR ACCURACY OF THIS DOCUMENT.	
FILED IN ACCORDANCE WITH THE REQUIREMENTS OF THE EL PASO COUNTY LAND DEVELOPMENT CODE, DRAINAGE CRITERIA MANUAL VOLUMES 1 AND 2, AND ENGINEERING CRITERIA MANUAL, AS AMENDED.	
IN ACCORDANCE WITH ECM SECTION 1.12, THESE CONSTRUCTION DOCUMENTS WILL BE VALID FOR CONSTRUCTION FOR A PERIOD OF 2 YEARS FROM THE DATE SIGNED BY THE EL PASO COUNTY ENGINEER. IF CONSTRUCTION HAS NOT STARTED WITHIN THOSE 2 YEARS, THE PLANS WILL NEED TO BE RESUBMITTED FOR APPROVAL, INCLUDING PAYMENT OF REVIEW FEES AT THE PLANNING AND COMMUNITY DEVELOPMENT DIRECTOR'S DISCRETION.	
COUNTY ENGINEER / ECM ADMINISTRATOR JOSHUA PALMER, P.E.	DATE

EPC STORMWATER REVIEW COMMENTS IN ORANGE BOXES WITH BLACK TEXT



THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK, AND AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.

NOTICE: CONSTRUCTION SITE SAFETY IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR. NEITHER THE OWNER NOR THE ENGINEER SHALL BE EXPECTED TO ASSUME ANY RESPONSIBILITY FOR SAFETY OF THE WORK OF PERSONS ENGAGED IN THE WORK, OF ANY NEARBY STRUCTURES, OR OF ANY OTHER PERSONS.

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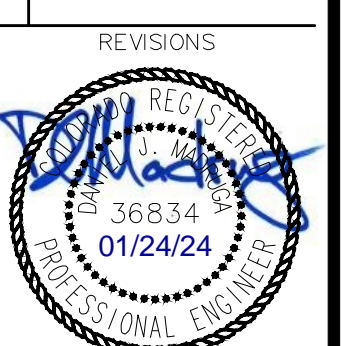
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SUITE 250
COLORADO SPRINGS, CO 80920
719-598-5192
JIM BYERS

CHALLENGER HOMES
FALCON HIGHLANDS SOUTH
EL PASO COUNTY, COLORADO
CONSTRUCTION PLANS
GRADING AND EROSION CONTROL PLAN
COVER

DATE 03/14/2022

A	1st SUBMITTAL TO EPC	03/14/2022 - RDL
B	2nd SUBMITTAL TO EPC	08/17/2022 - RDL
C	3rd SUBMITTAL TO EPC	02/18/2023 - RDL
D	4th SUBMITTAL TO EPC	07/20/2023 - RDL

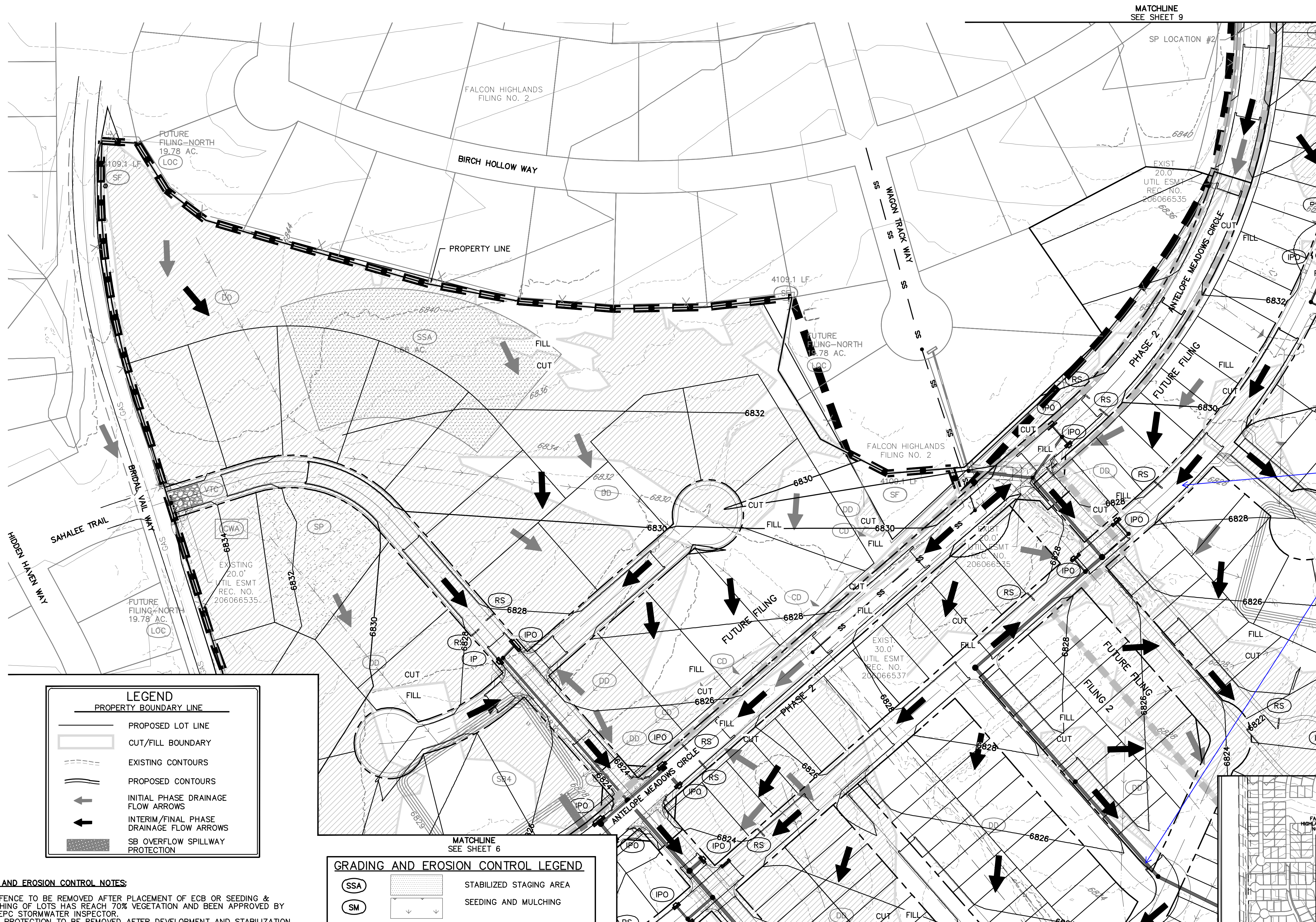
REVISIONS



COUNTY FILE NO.:
PUDSP-22-005
DR. JD CH.
P.M. RDL
JOB 21005234
SHEET NO. 1

BENCHMARK:
ELEVATIONS ARE BASED UPON SW COR SEC. 12, T13S, R65W, 6TH QUARTER OF SECTION 12, TOWNSHIP 13 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN, MONUMENTED AT THE SOUTH END BY A FOUNDS-1/4" ALUMINUM CAP STAMPED "AZTEC CONSULTANTS PLS 38256" AND AT THE NORTH END BY A FOUND 3-1/4" ALUMINUM CAP STAMPED "PLS 4842".

BASIS OF BEARINGS:
BEARINGS ARE BASED UPON THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 13 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN, MONUMENTED AT THE SOUTH END BY A FOUNDS-1/4" ALUMINUM CAP STAMPED "AZTEC CONSULTANTS PLS 38256" AND AT THE NORTH END BY A FOUND 3-1/4" ALUMINUM CAP STAMPED "PLS 4842".



MATCHLINE
SEE SHEET 9

MATCHLINE
SEE SHEET 6

MATCHLINE
SEE SHEET 8

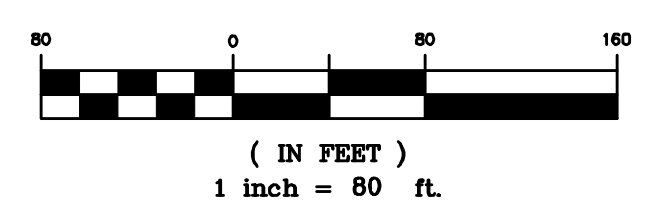
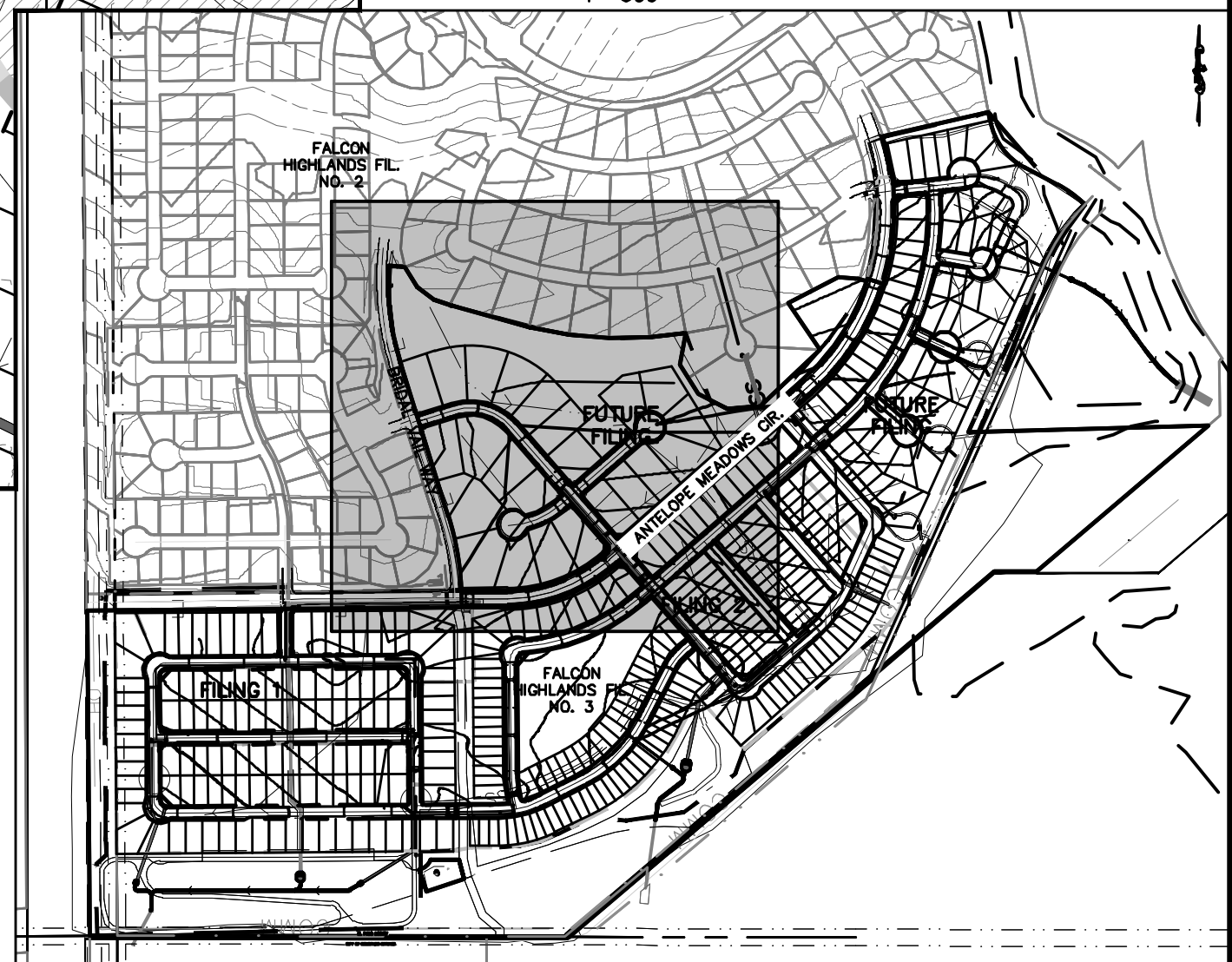
MATCHLINE
SEE SHEET 9

VICINITY MAP
1"=600'

LEGEND	
	PROPERTY BOUNDARY LINE
	PROPOSED LOT LINE
	CUT/FILL BOUNDARY
	EXISTING CONTOURS
	PROPOSED CONTOURS
	INITIAL PHASE DRAINAGE FLOW ARROWS
	INTERIM/FINAL PHASE DRAINAGE FLOW ARROWS
	SB OVERFLOW SPILLWAY PROTECTION

GRADING AND EROSION CONTROL LEGEND		
	SSA	STABILIZED STAGING AREA
	SM	SEEDING AND MULCHING
	LOC	LIMITS OF CONSTRUCTION/DISTURBANCE
	DD	DIVERSION DITCH
	ECB	EROSION CONTROL BLANKET
	SP	STOCK PILE
	RS	ROCK SOCKS
	SB	SEDIMENT BASIN
	CD	CHECK DAMS
	SF	SILT FENCE
	RRC	RRB FOR CULVERT PROTECTION
	IPS	SUMP INLET PROTECTION

- GRADING AND EROSION CONTROL NOTES:**
- SILT FENCE TO BE REMOVED AFTER PLACEMENT OF ECB OR SEEDING & MULCHING OF LOTS HAS REACHED 70% VEGETATION AND BEEN APPROVED BY THE EPC STORMWATER INSPECTOR.
 - INLET PROTECTION TO BE REMOVED AFTER DEVELOPMENT AND STABILIZATION OF LOTS.
 - VTC TO BE REMOVED UPON COMPLETION OF PAVING OPERATIONS.
 - SEE COVER SHEET FOR EL PASO COUNTY STANDARD GRADING & EROSION PLAN NOTES.
 - SHADED BMP'S WERE INSTALLED IN INITIAL OR INTERIM STAGES AND SHALL BE LEFT IN PLACE UNTIL REVEGETATION ESTABLISHMENT IS APPROVED BY THE COUNTY.
 - THE LIMITS OF CONSTRUCTION / DISTURBANCE SHOWN ARE FOR ALL FILINGS. IT IS THE INTENTION TO PERMANENTLY STABILIZE FUTURE FILINGS 3 AND 4 TO HAVE TEMPORARY BMP'S REMOVED.



BENCHMARK:
ELEVATIONS ARE BASED UPON SW COR SEC. 12, T13S, R65W, 6TH PM, FND. 3.25" ALUM. CAP. (ELEVATION: 6810.43=NAVD88).

BASIS OF BEARINGS:
BEARINGS ARE BASED UPON THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 13 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN, MONUMENTED AT THE SOUTH END BY A FOUND-3-1/4" ALUMINUM CAP STAMPED "AZTEC CONSULTANTS PLS 38256" AND AT THE NORTH END BY A FOUND 3-1/4" ALUMINUM CAP STAMPED "PLS 4842".

Know what's below.
Call before you dig.

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NOTICE:
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<p>CHALLENGER HOMES 8605 EXPLORER DRIVE SUITE 250 COLORADO SPRINGS, CO 80920 719-598-5192 JIM BYERS</p>	<p>CHALLENGER HOMES FALCON HIGHLANDS SOUTH EL PASO COUNTY, COLORADO CONSTRUCTION PLANS GRADING AND EROSION CONTROL PLAN INTERIM GEP</p>
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A 1st SUBMITTAL TO EPC	03/14/2022 - RDL
B 2nd SUBMITTAL TO EPC	08/17/2022 - RDL
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REVISIONS	
	36834 01/26/24

COUNTY FILE NO.:	PUDSP-22-005
DR.	JD CH.
P.M.	RDL
JOB	21005234
SHEET NO.	6

CAD FILE: 21005234-GECP-INTERIM.DWG

see comments on DR regarding RPAs

811
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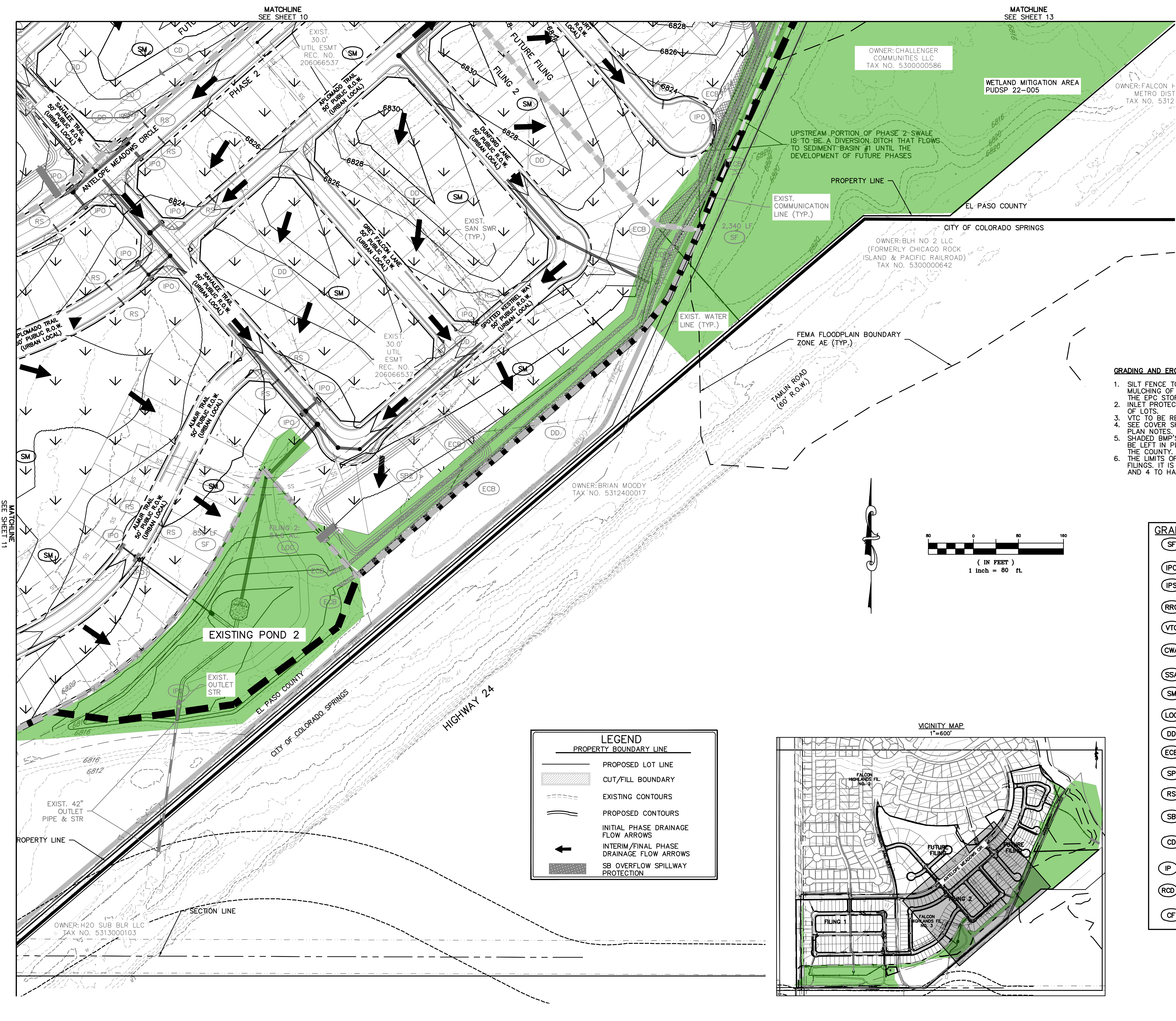
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C	3rd SUBMITTAL TO EPC	04/18/2023 - RDL
D	4th SUBMITTAL TO EPC	07/20/2023 - RDL

REVISIONS

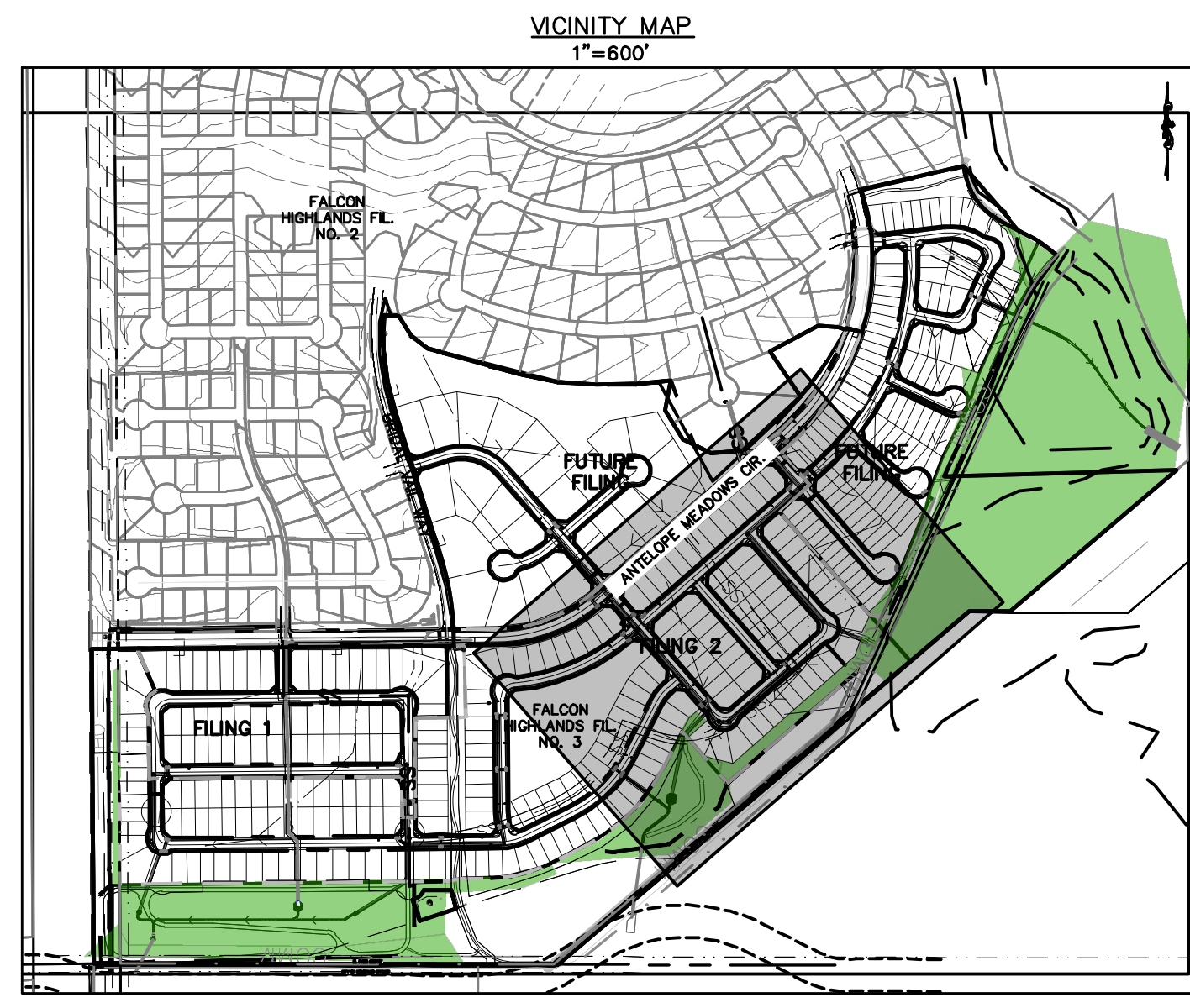
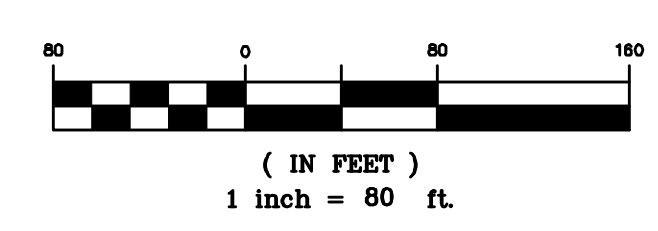
36834
01/26/24
PROFESSIONAL ENGINEER

COUNTY FILE NO.: PUDSP-22-005
DR: JD CH.
P.M. RDL
JOB: 21005234
SHEET NO. 12



Receiving Pervious Areas (RPAs)
AREA OF PLANNED INFILTRATION

- GRADING AND EROSION CONTROL NOTES:**
1. SILT FENCE TO BE REMOVED AFTER PLACEMENT OF ECB OR SEEDING & MULCHING OF LOTS HAS REACH 70% VEGETATION AND BEEN APPROVED BY THE EPC STORMWATER INSPECTOR.
 2. INLET PROTECTION TO BE REMOVED AFTER DEVELOPMENT AND STABILIZATION OF LOTS.
 3. VTC TO BE REMOVED UPON COMPLETION OF PAVING OPERATIONS.
 4. SEE COVER SHEET FOR EL PASO COUNTY STANDARD GRADING & EROSION PLAN NOTES.
 5. SHADED BMP'S WERE INSTALLED IN INITIAL OR INTERIM STAGES AND SHALL BE LEFT IN PLACE UNTIL REVEGETATION ESTABLISHMENT IS APPROVED BY THE COUNTY.
 6. THE LIMITS OF CONSTRUCTION / DISTURBANCE SHOWN ARE FOR ALL FILINGS. IT IS THE INTENTION TO PERMANENTLY STABILIZE FUTURE FILINGS 3 AND 4 TO HAVE TEMPORARY BMP'S REMOVED.



LEGEND

	PROPERTY BOUNDARY LINE
	PROPOSED LOT LINE
	CUT/FILL BOUNDARY
	EXISTING CONTOURS
	PROPOSED CONTOURS
	INITIAL PHASE DRAINAGE FLOW ARROWS
	INTERIM/FINAL PHASE DRAINAGE FLOW ARROWS
	SB OVERFLOW SPILLWAY PROTECTION

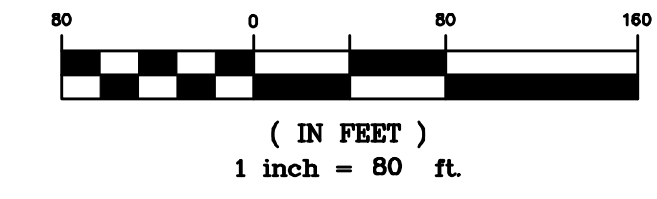
GRADING AND EROSION CONTROL LEGEND

(SF)	SILT FENCE
(IPO)	ON-GRADE INLET PROTECTION
(IPS)	SUMP INLET PROTECTION
(RRC)	CULVERT PROTECTION
(VTC)	VEHICLE TRACKING CONTROL
(CWA)	CONCRETE WASHOUT AREA
(SSA)	STABILIZED STAGING AREA
(SM)	SEEDING AND MULCHING
(LOC)	LIMITS OF CONSTRUCTION/DISTURBANCE
(DD)	DIVERSION DITCH
(ECB)	EROSION CONTROL BLANKET
(SP)	STOCK PILE
(RS)	ROCK SOCKS
(SB)	SEDIMENT BASIN
(CD)	CHECK DAMS
(IP)	INLET PROTECTION
(RCD)	REINFORCED CHECK DAM
(CF)	CONSTRUCTION FENCE

BENCHMARK:
ELEVATIONS ARE BASED UPON SW COR SEC. 12, T13S, R65W, 6TH PM, FND. 3.25" ALUM. CAP. (ELEVATION: 6810.43=NAVD88).

BASIS OF BEARINGS:
BEARINGS ARE BASED UPON THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 13 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN, MONUMENTED AT THE SOUTH END BY A FOUNDS-1/4" ALUMINUM CAP STAMPED "AZTEC CONSULTANTS PLS 38256" AND AT THE NORTH END BY A FOUND 3-1/4" ALUMINUM CAP STAMPED "PLS 4842".

see comments on DR regarding RPAs



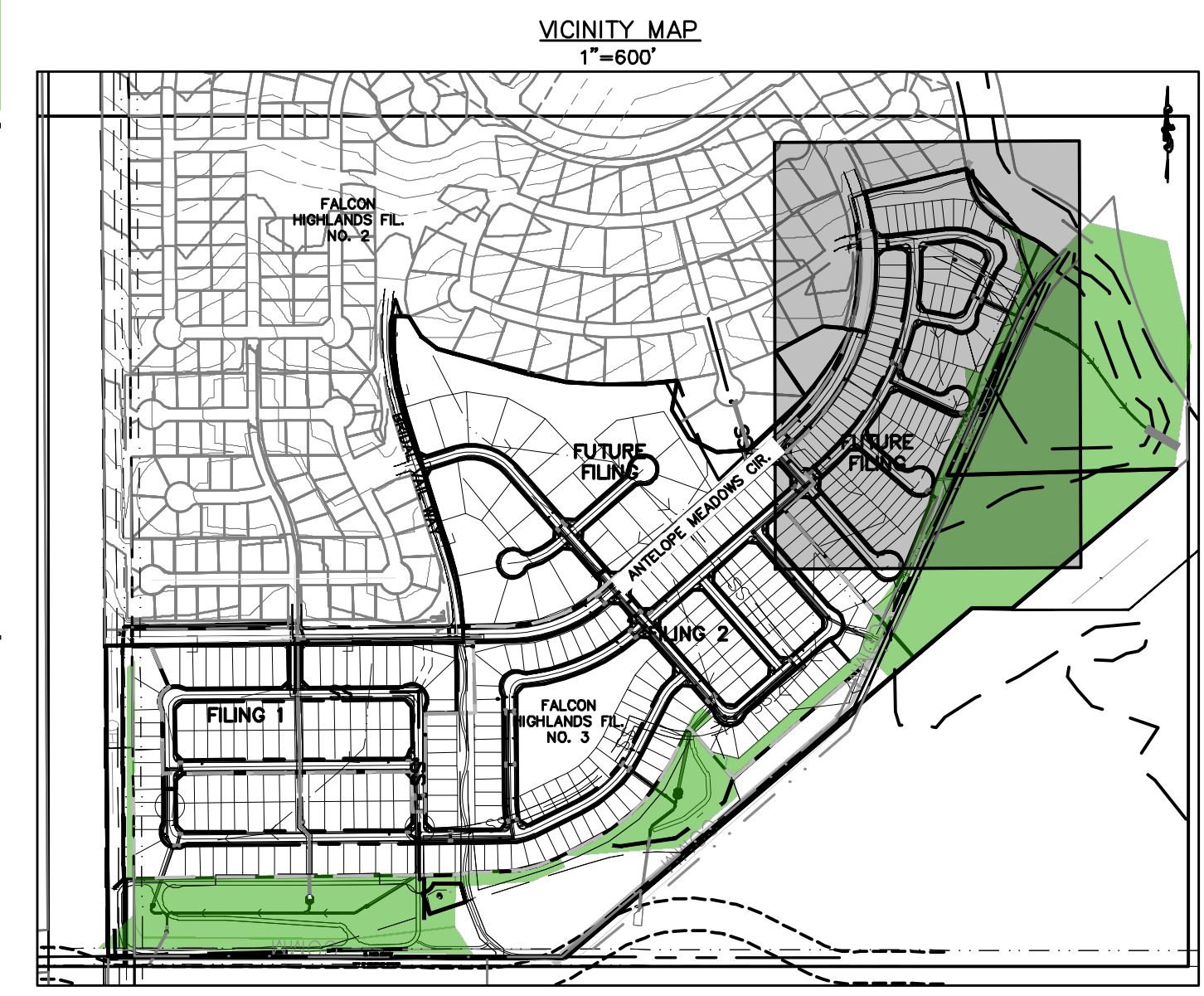
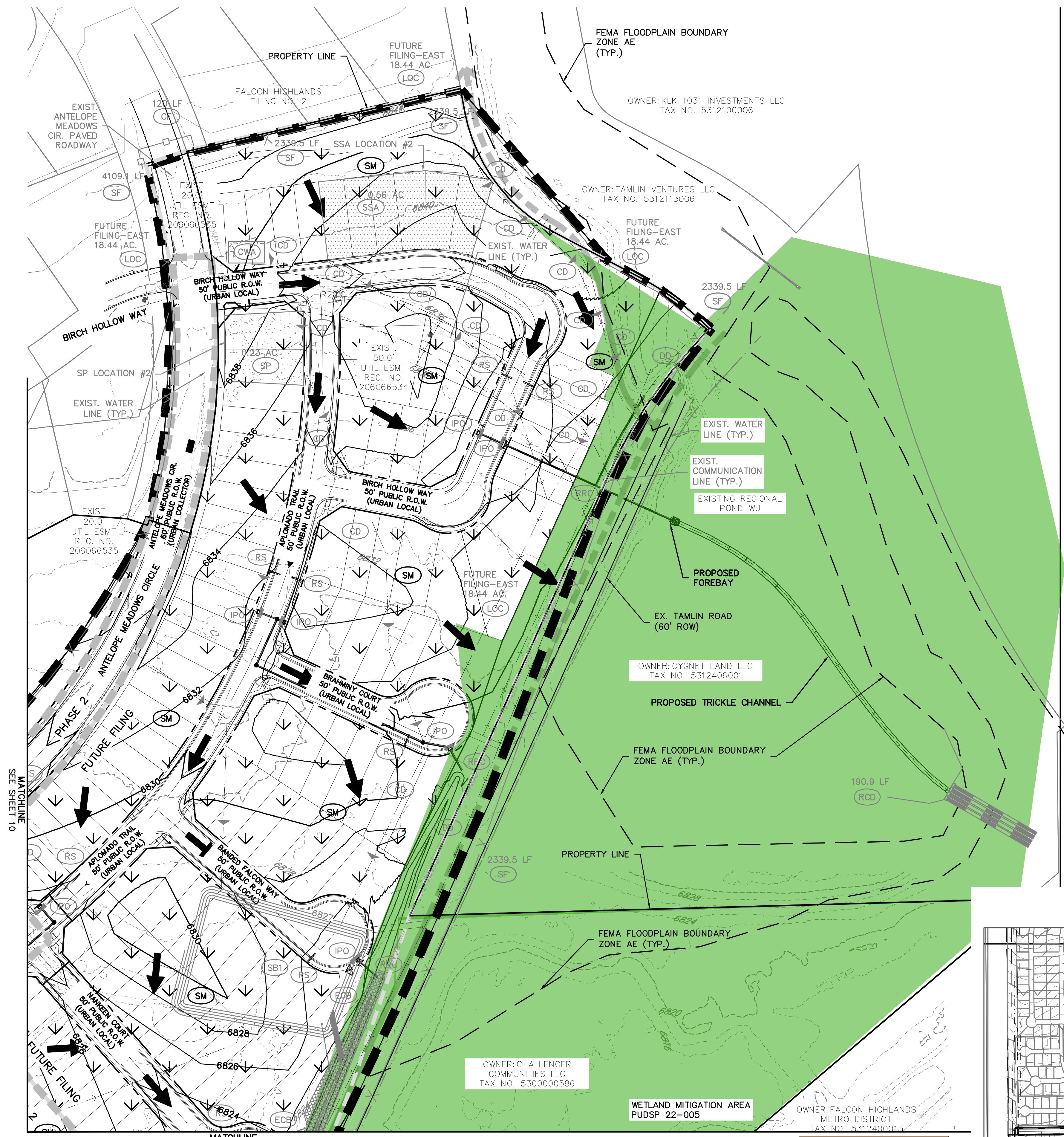
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	EXISTING CONTOURS
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	SUMP INLET PROTECTION
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	VEHICLE TRACKING CONTROL
	CONCRETE WASHOUT AREA
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Know what's below.
Call before you dig.

THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE CONTRACTOR. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK, AND AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.

NOTICE: CONSTRUCTION SITE SAFETY IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR. NEITHER THE OWNER NOR THE ENGINEER SHALL BE EXPECTED TO ASSUME ANY RESPONSIBILITY FOR SAFETY OF THE WORK OF PERSONS ENGAGED IN THE WORK OF ANY NEARBY STRUCTURES, OR OF ANY OTHER PERSONS.

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<p>CHALLENGER HOMES</p> <p>8605 EXPLORER DRIVE SUITE 250 COLORADO SPRINGS, CO 80920</p> <p>719-598-9192 JIM BYERS</p>	<p>CHALLENGER HOMES</p> <p>FALCON HIGHLANDS SOUTH EL PASO COUNTY, COLORADO</p> <p>CONSTRUCTION PLANS</p> <p>GRADING AND EROSION CONTROL PLAN FINAL GECP</p>
<p>DATE: 03/14/2022</p> <p>A 1st SUBMITTAL TO EPC 03/14/2022 - RDL B 2nd SUBMITTAL TO EPC 08/17/2022 - RDL C 3rd SUBMITTAL TO EPC 04/18/2023 - RDL D 4th SUBMITTAL TO EPC 07/20/2023 - RDL</p>	
<p>REVISIONS</p>	
<p>COUNTY FILE NO.: PUDSP-22-005</p> <p>DR: JD CH.</p> <p>P.M. RDL</p> <p>JOB: 21005234</p> <p>SHEET NO. 13</p>	

CAD FILE: 21005234-GECP-FINAL.DWG