FLYING HORSE NORTH FILING NO. 7
CONSTRUCTION DRAWINGS

A TRACT OF LAND BEING A PORTION OF WEST HALF AND A PORTION OF THE SOUTHEAST QUARTER OF SECTION 35, TOWNSHIP 11 SOUTH, RANGE 65 WEST, AND A PORTION OF EAST HALF AND A PORTION OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 11 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, CITY OF COLORADO SPRINGS, COUNTY OF EL PASO, STATE OF COLORADO

LEGAL DESCRIPTION:

A TRACT OF LAND BEING A PORTION OF THE EAST HALF AND A PORTION OF THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 11 SOUTH, RANGE 65 WEST, OF THE SIXTH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS:

THE EAST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 11 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN, BEING MONUMENTED AT THE SOUTHERLY END BY A NO. 5 REBAR AND YELLOW PLASTIC CAP STAMPED "ALESSI PLS 30130" AT GRADE AND THE NORTHERLY END BY A 2.5" ALUMINUM CAP STAMPED "CCES T11S R65W SW 1/16" 0.1' BELOW GRADE. ASSUMED TO BEAR N00°08'36"E A DISTANCE OF 1,325.48 FEET.

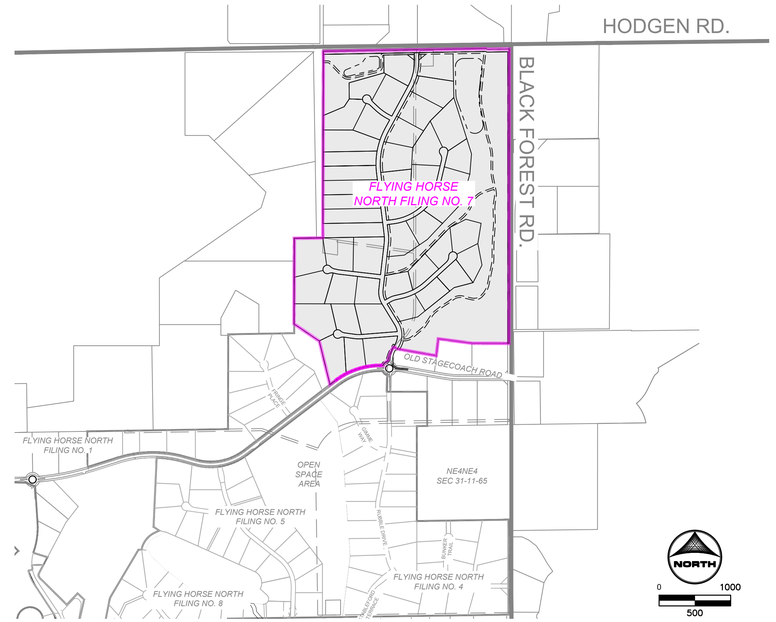
COMMENCING AT THE SOUTHEAST CORNER OF TRACT A, AS PLATTED IN FLYING HORSE NORTH FILING NO. 4, AS RECORDED UNDER RECEPTION NUMBER 225715505, RECORDS OF EL PASO COUNTY, COLORADO, SAID POINT BEING THE POINT OF BEGINNING. THENCE ON THE EASTERLY BOUNDARY LINE OF SAID FLYING HORSE FILING NO. 4 THE FOLLOWING TWO (2) COURSES:

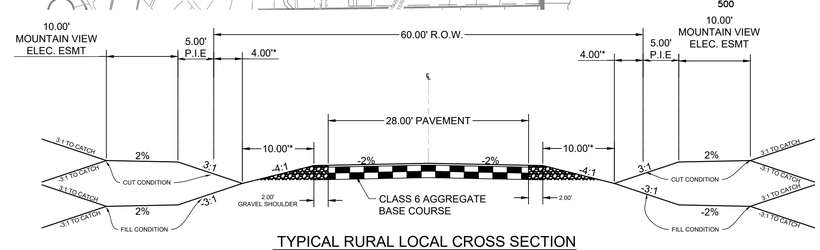
1. N13°57'08"W A DISTANCE OF 628.43 FEET;
2. N55°57'42"W A DISTANCE OF 423.40 FEET;

THENCE N00°08'15"E A DISTANCE OF 1,197.98 FEET TO A POINT ON THE NORTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 30;
THENCE N89°01'31"E, ON THE NORTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 30, A DISTANCE OF 399.42 FEET TO THE CENTER QUARTER CORNER OF SAID SECTION 30;
THENCE N00°08'48"E, ON THE WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 30, A DISTANCE OF 2,604.74 FEET TO A POINT 50.00 FEET SOUTH OF THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 30; THENCE N88°58'45"E, ON A LINE 50.00 FEET SOUTH OF AND PARALLEL TO THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 30, A DISTANCE OF 2,270.00 FEET; THENCE S71°21'27"E, A DISTANCE OF 29.72 FEET; THENCE N88°58'45'E, A DISTANCE OF 299.96 FEET TO A POINT ON THE WESTERLY RIGHT OF WAY LINE OF BLACK FOREST ROAD SAID POINT BEING ALSO 30.00 FEET WEST OF AND PARALLEL TO THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 30; THENCE S00°00'48"W, ON THE WESTERLY RIGHT OF WAY LINE OF SAID BLACK FOREST ROAD SAID POINT BEING ALSO 30.00 FEET WEST OF AND PARALLEL TO THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 30, A DISTANCE OF 2,595.64 FEET; THENCE S00°00'53"W ON SAID WESTERLY RIGHT-OF-WAY LINE AND ON A LINE 30.00 FEET WEST OF AND PARALLEL TO THE EAST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 30, A DISTANCE OF 1,520.50 FEET TO A POINT ON THE NORTHERLY BOUNDARY OF FLYING HORSE NORTH FILING NO. 1, RECORDED UNDER RECEPTION NO. 218714238; THENCE ON THE NORTHERLY AND WESTERLY BOUNDARY LINES OF SAID FLYING HORSE NORTH FILING NO. 1 THE FOLLOWING TEN (10) COURSES:

1. N89°59'04"W A DISTANCE OF 502.35 FEET;
2. N82°41'19"W A DISTANCE OF 492.47 FEET;
3. S06°27'11"W A DISTANCE OF 236.35 FEET;
4. N80°16'16"W A DISTANCE OF 554.19 FEET;
5. N56°06'05"W A DISTANCE OF 60.00 FEET TO A POINT ON CURVE;
6. ON THE ARC OF A CURVE TO THE LEFT, WHOSE CENTER BEARS S56°06'05"E, HAVING A DELTA OF 24°24'59", A RADIUS OF 530.00 FEET, A DISTANCE OF 225.86 FEET TO A POINT ON CURVE;
7. ON THE ARC OF A CURVE TO THE LEFT WHOSE CENTER BEARS S12°54'16"E, HAVING A DELTA OF 52°02'48", A RADIUS OF 100.00 FEET, A DISTANCE OF 90.84 FEET TO A POINT ON CURVE;
8. N88°31'45"W A DISTANCE OF 8.27 FEET TO A POINT OF CURVE;
9. ON THE ARC OF A CURVE TO THE LEFT, HAVING A DELTA OF 38°46'50", A RADIUS OF 1,040.00 FEET, A DISTANCE OF 703.92 FEET TO A POINT OF TANGENT;
10. S52°41'25"W A DISTANCE OF 92.29 FEET A TO POINT ON CURVE, SAID POINT BEING THE POINT OF BEGINNING.

CONTAINING A CALCULATED AREA OF 11,624,258 SQUARE FEET OR 266.856 ACRES, MORE OR LESS.

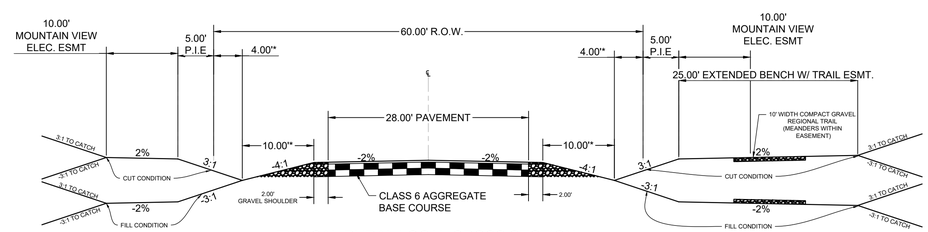




TYPICAL RURAL LOCAL CROSS SECTION

DESIGN SPEED: 30 MPH | POSTED SPEED: 30 MPH

SCALE: 1"=10'
(ROADS USING THIS SECTION: SCOTCH COURT, BACKSWING TRAIL, BOGEY COURT, LONG IRON TRAIL, RAINMAKER WAY INCLUDING CUL-DE-SACS)



TYPICAL RURAL LOCAL CROSS SECTION
W/ 25' REGIONAL TRAIL ESMT. (EAST)

DESIGN SPEED: 30 MPH | POSTED SPEED: 30 MPH

SCALE: 1"=10'
(ROADS USING THIS SECTION: RUBBLE DRIVE)

PROJECT CONTACTS:

OWNER/DEVELOPER
PRI #2
6385 CORPORATE DRIVE, STE. 200
COLORADO SPRINGS, CO 80919
ATTN: DREW BALSICK
TELE: (719) 592-9333

APPLICANT
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COLORADO SPRINGS, CO 80920
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EMAIL: RICHIE.LYON@HRGREEN.COM

CIVIL ENGINEER
HR GREEN
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EMAIL: RICHIE.LYON@HRGREEN.COM

GEOTECHNICAL ENGINEER
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ADDRESS: 505 ELKTON DRIVE
COLORADO SPRINGS, CO 80907
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ATTN: JOE GOODE
EMAIL: JGOODE@ENTECH-ENGINEERING.COM

TRAFFIC ENGINEER
SM ROCHA,LLC.
8703 YATES DRIVE, STE 210
WESTMINSTER, CO 80031
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ATTN: MIKE ROCHA
EMAIL: MIKE@SMROCHA.COM

SURVEYOR
EDWARD-JAMES SURVEYING, INC.
926 ELKTON DRIVE
COLORADO SPRINGS, CO 80907
TELE: (719) 576-1216
ATTN: JONATHAN W. TESSIN
EMAIL: JTESSIN@EJSURVEYING.COM

UTILITY CONTACTS

ELECTRIC
MOUNTAIN VIEW ELECTRIC ASSOCIATION
P.O BOX 1600
LIMON, CO 80831
TELE: (719) 392-3491
ATTN: LES ULFERS

NATURAL GAS
BLACK HILLS ENERGY
37 WIDEFIELD BLVD
WIDEFIELD, CO 80911
TELE: (719) 332-5856
ATTN: GEORGE M. PETERSON

FIRE
BLACK FOREST FIRE PROTECTION DISTRICT
114455 TEACHOUT ROAD
COLORADO SPRINGS, CO 80908
TELE: (719) 495-4300
ATTN: PJ LANGMAID

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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 DIRECTORS DISCRETION.

JOSHUA J. PALMER, P.E. — DATE
COUNTY ENGINEER

DESIGN ENGINEER'S STATEMENT

THESE DETAILED PLANS AND SPECIFICATIONS WERE PREPARED UNDER MY DIRECTION AND SUPERVISION. SAID PLANS AND SPECIFICATIONS HAVE BEEN PREPARED ACCORDING TO THE CRITERIA ESTABLISHED BY THE COUNTY FOR DETAILED ROADWAY, DRAINAGE, GRADING AND EROSION CONTROL PLANS AND SPECIFICATIONS, AND SAID PLANS AND SPECIFICATIONS ARE IN CONFORMITY WITH APPLICABLE MASTER DRAINAGE PLANS AND MASTER TRANSPORTATION PLANS. SAID PLANS AND SPECIFICATIONS MEET THE PURPOSES FOR WHICH THE PARTICULAR ROADWAY AND DRAINAGE FACILITIES ARE DESIGNED AND ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. I ACCEPT RESPONSIBILITY FOR ANY LIABILITY CAUSED BY ANY NEGLIGENT ACTS, ERRORS OR OMISSIONS ON MY PART IN PREPARATION OF THESE DETAILED PLANS AND SPECIFICATIONS.

RICHARD D. LYON, COLORADO P.E. NO. 53921 — DATE

OWNER/DEVELOPER'S STATEMENT:

I, THE OWNER/DEVELOPER HAVE READ AND WILL COMPLY WITH THE REQUIREMENTS OF THE GRADING AND EROSION CONTROL PLAN AND ALL OF THE REQUIREMENTS SPECIFIED IN THESE DETAILED PLANS AND SPECIFICATIONS.

DREW BALSICK, PRI #2 LLC. — DATE
VICE PRESIDENT

PCD FILE NO.: SF2532

DRAWN BY: CMD	JOB DATE: 4/27/2026	BAR IS ONE INCH ON OFFICIAL DRAWINGS. 0 — 1"	
APPROVED: RDL	JOB NUMBER: 211030.260	IF NOT ONE INCH, ADJUST SCALE ACCORDINGLY.	
CAD DATE: 8/20/2026			
CAD FILE: J:\2021\211030\CAD\Dwgs\C\Filing_NORTH\CoverSheet			

NO.	DATE	BY	REVISION DESCRIPTION

HRGreen
HR GREEN - COLORADO SPRINGS
1975 RESEARCH PARKWAY SUITE 230
COLORADO SPRINGS, CO 80920
PHONE: 719.300.4140
FAX: 713.965.0044

FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

CONSTRUCTION DOCUMENTS
COVER

SHEET CV — 1

DOMBROWSKI, COLIN, 8/20/2026 2:28 PM
HR GREEN Xrefs: Vicinity-Map; EPC_CD_Approval; EPC_CD_Owner_Approval; xc-dsgn-030.202; xc-row-030.202; xc-row-030.240; xc-row-030.270; xc-row-030.250; xc-row-030.260; xgl-1-dh01-1030.260; legal_description_F7; Cover_contacts; Riprap_Detail; Legend_F7; rdwy_typicals

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EL PASO COUNTY STANDARD CONSTRUCTION NOTES:

1. ALL DRAINAGE AND ROADWAY CONSTRUCTION SHALL MEET THE STANDARDS AND SPECIFICATIONS OF THE CITY OF COLORADO SPRINGS/EL PASO COUNTY DRAINAGE CRITERIA MANUAL, VOLUMES 1 AND 2, AND THE EL PASO COUNTY ENGINEERING CRITERIA MANUAL
2. CONTRACTOR SHALL BE RESPONSIBLE FOR THE NOTIFICATION AND FILED NOTIFICATION OF ALL EXISTING UTILITIES, WHETHER SHOWN ON THE PLANS OR NOT, BEFORE BEGINNING CONSTRUCTION. LOCATION OF EXISTING UTILITIES SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. CALL 811 TO CONTACT THE UTILITY NOTIFICATION CENTER OF COLORADO (UNCC)
3. CONTRACTOR SHALL KEEP A COPY OF THESE APPROVED PLANS, THE GRADING AND EROSION CONTROL PLAN, THE STORMWATER MANAGEMENT PLAN (SWMP), THE SOILS AND GEOTECHNICAL REPORT, AND THE APPROPRIATE DESIGN AND CONSTRUCTION STANDARDS AND SPECIFICATIONS AT THE JOB SITE AT ALL TIMES, INCLUDING THE FOLLOWING:
   A. EL PASO COUNTY ENGINEERING CRITERIA MANUAL (ECM)
   B. CITY OF COLORADO SPRINGS/EL PASO COUNTY DRAINAGE CRITERIA MANUAL, VOLUMES 1 AND 2
   C. COLORADO DEPARTMENT OF TRANSPORTATION (CDOT) STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION
   D. CDOT M & S STANDARDS
4. NOTWITHSTANDING ANYTHING DEPICTED IN THESE PLANS IN WORDS OR GRAPHIC REPRESENTATION, ALL DESIGN AND CONSTRUCTION RELATED TO ROADS, STORM DRAINAGE AND EROSION CONTROL SHALL CONFORM TO THE STANDARDS AND REQUIREMENTS OF THE MOST RECENT VERSION OF THE RELEVANT ADOPTED EL PASO COUNTY STANDARDS, INCLUDING THE LAND DEVELOPMENT CODE, THE ENGINEERING CRITERIA MANUAL, THE DRAINAGE CRITERIA MANUAL, AND THE DRAINAGE CRITERIA MANUAL VOLUME 2. ANY DEVIATIONS FROM REGULATIONS AND STANDARDS MUST BE REQUESTED, AND APPROVED, IN WRITING. ANY MODIFICATIONS NECESSARY TO MEET CRITERIA AFTER-THE-FACT WILL BE ENTIRELY THE DEVELOPER'S RESPONSIBILITY TO RECTIFY.
5. IT IS THE DESIGN ENGINEER'S RESPONSIBILITY TO ACCURATELY SHOW EXISTING CONDITIONS, BOTH ONSITE AND OFFSITE, ON THE CONSTRUCTION PLANS. ANY MODIFICATIONS NECESSARY DUE TO CONFLICTS, OMISSIONS, OR CHANGED CONDITIONS WILL BE ENTIRELY THE DEVELOPER'S RESPONSIBILITY TO RECTIFY.
6. CONTRACTOR SHALL SCHEDULE A PRE-CONSTRUCTION MEETING WITH EL PASO COUNTY INSPECTIONS, PRIOR TO STARTING CONSTRUCTION.
7. IT IS THE CONTRACTOR'S RESPONSIBILITY TO UNDERSTAND THE REQUIREMENTS OF ALL JURISDICTIONAL AGENCIES AND TO OBTAIN ALL REQUIRED PERMITS, INCLUDING BUT NOT LIMITED TO EL PASO COUNTY EROSION AND STORMWATER QUALITY CONTROL PERMIT (ESQCP), REGIONAL BUILDING FLOODPLAIN DEVELOPMENT PERMIT, U.S. ARMY CORPS OF ENGINEERS-ISSUED 401 AND/OR 404 PERMITS, AND COUNTY AND STATE FUGITIVE DUST PERMITS.
8. CONTRACTOR SHALL NOT DEVIATE FROM THE PLANS WITHOUT FIRST OBTAINING WRITTEN APPROVAL FROM THE DESIGN ENGINEER AND PCD. CONTRACTOR SHALL NOTIFY THE DESIGN ENGINEER IMMEDIATELY UPON DISCOVERY OF ANY ERRORS OR INCONSISTENCIES.
9. ALL STORM DRAIN PIPE SHALL BE CLASS III RCP UNLESS OTHERWISE NOTED AND APPROVED BY EPC.
10. CONTRACTOR SHALL COORDINATE GEOTECHNICAL TESTING PER ECM STANDARDS. PAVEMENT DESIGN SHALL BE APPROVED BY EL PASO COUNTY PCD PRIOR TO PLACEMENT OF CURB AND GUTTER AND PAVEMENT.
11. ALL CONSTRUCTION TRAFFIC MUST ENTER/EXIT THE SITE AT APPROVED CONSTRUCTION ACCESS POINTS.
12. SIGHT VISIBILITY TRIANGLES AS IDENTIFIED IN THE PLANS SHALL BE PROVIDED AT ALL INTERSECTIONS. OBSTRUCTIONS GREATER THAN 18 INCHES ABOVE FLOWLINE ARE NOT ALLOWED WITHIN SIGHT TRIANGLES.
13. SIGNING AND STRIPING SHALL COMPLY WITH EL PASO COUNTY AND MUTCD CRITERIA. [IF APPLICABLE, ADDITIONAL SIGNING AND STRIPING NOTES WILL BE PROVIDED.]
14. CONTRACTOR SHALL OBTAIN ANY PERMITS REQUIRED BY EL PASO COUNTY DPW, INCLUDING WORK WITHIN THE RIGHT-OF-WAY AND SPECIAL TRANSPORT PERMITS.
15. THE LIMITS OF CONSTRUCTION SHALL REMAIN WITHIN THE PROPERTY LINE UNLESS OTHERWISE NOTED. THE OWNER/DEVELOPER SHALL OBTAIN WRITTEN PERMISSION AND EASEMENTS, WHERE REQUIRED, FROM ADJOINING PROPERTY OWNER(S) PRIOR TO ANY OFF-SITE DISTURBANCE, GRADING, OR CONSTRUCTION.

GENERAL CONSTRUCTION NOTES

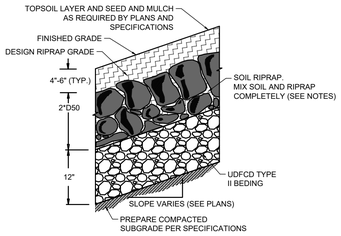
1. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE EXISTENCE AND LOCATION OF ALL UNDERGROUND UTILITIES ALONG THE ROUTE OF THE WORK. THE OMISSION FROM OR THE INCLUSION OF UTILITY LOCATIONS ON THE PLANS IS NOT TO BE CONSIDERED AS THE NONEXISTENCE OF OR A DEFINITE LOCATION OF EXISTING UNDERGROUND UTILITIES.
2. THE CONTRACTOR SHALL TAKE THE NECESSARY PRECAUTIONS TO PROTECT EXISTING UTILITIES FROM DAMAGE DUE TO THIS OPERATION. ANY DAMAGE TO THE UTILITIES WILL BE REPLACED AT THE CONTRACTORS EXPENSE AND ANY SERVICE DISRUPTION WILL BE SETTLED BY THE CONTRACTOR.
3. ADDITIONAL EROSION CONTROL STRUCTURES MAY BE REQUIRED AT THE TIME OF CONSTRUCTION.
4. ALL BACKFILL, SUB-BASE AND/OR BASE COURSE (CLASS 6) MATERIAL SHALL BE COMPACTED TO THE SOILS ENGINEERS RECOMMENDATIONS, AND APPROVED BY EL PASO COUNTY DEVELOPMENT SERVICES ENGINEERING DIVISION.
5. ALL STATIONING IS CENTERLINE UNLESS OTHERWISE INDICATED. ALL ELEVATIONS ARE FLOW LINE UNLESS OTHERWISE INDICATED.
6. ALL DISTURBED PAVEMENT EDGES SHALL BE CUT TO NEAT LINES. REPAIR SHALL CONFORM TO THE EPC ECM APPENDIX K - 1.2C
7. ALL INTERSECTION ACCESSES ARE TO BE CONSTRUCTED WITH A 25 FOOT SIGHT VISIBILITY TRIANGLE AND THERE SHALL BE NO OBSTRUCTIONS GREATER THAN 18" IN THIS AREA.
8. ASPHALT THICKNESS AND BASE COURSE THICKNESS (COMPACTED FOR ROADS SHALL BE PER DESIGN REPORT BY OWNERS GEOTECHNICAL ENGINEER. OWNERS GEOTECHNICAL ENGINEER TO BE ON SITE AT TIME OF ROAD CONSTRUCTION TO EVALUATE SOIL CONDITIONS AND DETERMINE IF ADDITIONAL MEASURES ARE NECESSARY TO ASSURE STABILITY OF THE NEW ROADS. PAVEMENTS DESIGN SHALL BE APPROVED BY EL PASO COUNTY DEVELOPMENT SERVICES ENGINEERING DIVISION PRIOR TO CONSTRUCTION.
9. TYPE M RIP-RAP WITH 4" OF TYPE II GRANULAR BEDDING AND MIRAFI 180n OR EQUAL MAY BE SUBSTITUTED WHERE TYPE I RIP-RAP WITH MIRAFI FW 700 OR EQUAL IS SPECIFIED.
10. ALL MATERIALS AND INSTALLATION PROCEDURES SHALL BE IN COMPLIANCE WITH ANY AND ALL APPLICABLE EL PASO COUNTY STANDARDS AND WITH METRO DISTRICT CONSULTING ENGINEER APPROVAL.
11. CONTRACTOR IS RESPONSIBLE FOR PROVIDING DETAILED AS-BUILT OF ALL STORM SEWER AND CISTERN INSTALLATIONS, INCLUDING ACCURATE DISTANCES OF MAIN LINES, VALVES, FITTINGS, MANHOLES, AND LOCATIONS OF APPURTENANCES.
12. DRAINAGE EASEMENTS ARE PLATTED THROUGHOUT THE FILING AND ARE NO-BUILD AREAS. ALL OTHER AREAS THAT FALL WITHIN IDENTIFIED GEOLOGIC HAZARD AREAS (SEASONAL STORMWATER POOLING, STANDING WATER CONDITIONS) MAY BE MITIGATED ON A PER LOT BASIS WITH EARTHWORK AND FINE GRADING CONSTRUCTION. NO DISTURBANCE FOR EARTHWORK OR GRADING SHALL TAKE PLACE WITHIN THE DESIGNATED DRAINAGE EASEMENTS AND ANY SITE AND FUTURE LOT DISTURBANCE THAT ALTERS THE EXISTING TOPOGRAPHY SHALL DRAIN TO THE DRAINAGE EASEMENTS ON SITE.

SIGNAGE AND STRIPING NOTES:

1. ALL SIGNS AND PAVEMENT MARKINGS SHALL BE IN COMPLIANCE WITH THE CURRENT MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).
2. REMOVAL OF EXISTING PAVEMENT MARKINGS SHALL BE ACCOMPLISHED BY A METHOD THAT DOES NOT MATERIALLY DAMAGE THE PAVEMENT. THE PAVEMENT MARKINGS SHALL BE REMOVED TO THE EXTENT THAT THEY WILL NOT BE VISIBLE UNDER DAY OR NIGHT CONDITIONS. AT NO TIME WILL IT BE ACCEPTABLE TO PAINT OVER EXISTING PAVEMENT MARKINGS.
3. ANY DEVIATION FROM THE STRIPING AND SIGNING PLAN SHALL BE APPROVED BY EL PASO COUNTY DEPARTMENT OF PUBLIC WORKS (DPW).
4. ALL SIGNS SHOWN ON THE SIGNING AND STRIPING PLAN SHALL BE NEW SIGNS. EXISTING SIGNS MAY REMAIN OR BE REUSED IF THEY MEET CURRENT EL PASO COUNTY AND MUTCD STANDARDS.
5. STREET NAME AND REGULATORY STOP SIGNS SHALL BE ON THE SAME POST AT INTERSECTIONS.
6. ALL REMOVED SIGNS SHALL BE DISPOSED OF IN A PROPER MANNER BY THE CONTRACTOR.
7. ALL STREET NAME SIGNS SHALL HAVE "D" SERIES LETTERS, WITH LOCAL ROADWAY SIGNS BEING 4" UPPER-LOWER CASE LETTERING ON 8" BLANK AND NON-LOCAL ROADWAY SIGNS BEING 6" LETTERING, UPPER-LOWER CASE ON 12" BLANK, WITH A WHITE BORDER THAT IS NOT RECESSED. MULTI-LANE ROADWAYS WITH SPEED LIMITS OF 35 MPH OR HIGHER SHALL HAVE 8" UPPER-LOWER CASE LETTERING ON 12" BLANK WITH A WHITE BORDER THAT IS NOT RECESSED. THE WIDTH OF THE NON-RECESSED WHITE BORDERS SHALL MATCH PAGE 255 OF THE FHWA STANDARD HIGHWAY SIGNS: 2004 EDITION WITH 2012 SUPPLEMENT. SIGNAL POLE MOUNTED AND OVERHEAD STREET NAME SIGNS SHALL BE PER MUTCD SIZE STANDARDS.
8. ALL TRAFFIC SIGNS SHALL HAVE A MINIMUM DIAMOND GRADE RETROREFLECTIVE SHEETING THAT MEETS ASTM D4956 TYPE XI SHEETING REQUIREMENTS.
9. ALL LOCAL RESIDENTIAL STREET SIGNS SHALL BE MOUNTED ON A 1.75" X 1.75" SQUARE TUBE SIGN POST AND STUB POST BASE. FOR OTHER APPLICATIONS, REFER TO THE CDOT STANDARD S-614-8 REGARDING USE OF THE P2 TUBULAR STEEL POST SLIPBASE DESIGN.
10. ALL SIGNS SHALL BE SINGLE SHEET ALUMINUM WITH 0.125" MINIMUM THICKNESS.
11. ALL LIMIT LINES/STOP LINES, CROSSWALK LINES, PAVEMENT LEGENDS, AND ARROWS SHALL BE A MINIMUM 125 MIL THICKNESS PREFORMED THERMOPLASTIC PAVEMENT MARKINGS WITH TAPERED LEADING EDGES PER CDOT STANDARD S-627-1. STOP BARS SHALL BE 24" IN WIDTH. CROSSWALKS LINES SHALL BE 24" WIDE AND A MINIMUM OF 9' LONG. CROSSWALKS SHALL BE INLAID IN ACCORDANCE WITH SECTION 627 OF THE 2025 CDOT STANDARD SPECIFICATION FOR ROAD AND BRIDGE CONSTRUCTION.
12. WORD AND SYMBOL MARKINGS SHALL BE THE NARROW TYPE.
13. ALL LONGITUDINAL LINES SHALL BE A MINIMUM 18 MIL THICKNESS EPOXY PAINT. ALL NON-LOCAL RESIDENTIAL ROADWAYS SHALL INCLUDE BOTH RIGHT AND LEFT EDGE LINE STRIPING AND ANY ADDITIONAL STRIPING AS REQUIRED BY CDOT S-627-1.
14. ALL SIGNS SHALL BE PLACED IN ACCORDANCE WITH CDOT STANDARD S-614-1 OR MUTCD FIGURE 2A-2.
15. THE CONTRACTOR SHALL NOTIFY EL PASO COUNTY DPW - INSPECTIONS (719) 520-6819 PRIOR TO AND UPON COMPLETION OF SIGNING AND STRIPING.
16. THE CONTRACTOR SHALL OBTAIN A WORK IN THE RIGHT OF WAY PERMIT FROM THE EL PASO COUNTY DPW PRIOR TO ANY SIGNAGE OR STRIPING WORK WITHIN AN EXISTING EL PASO COUNTY ROADWAY.

ABBREVIATIONS

Δ	DEFLECTION ANGLE
Ø, DIA	DIAMETER
AASHTO	AMERICAN ASSOCIATION OF STATE HIGHWAY AND TRANSPORTATION OFFICIALS
ABC	ASPHALT BASE COURSE
ABD	ABANDONED
AC	ACRE
ADA	THE AMERICANS WITH DISABILITIES ACT
ASPH	ASPHALT
ASSY	ASSEMBLY
ASTM	AMERICAN SOCIETY FOR TESTING MATERIALS
BFE	BASE FLOOD ELEVATION
BLDG	BUILDING
BLVD	BOULEVARD
BM	BENCH MARK
BND'Y	BOUNDARY
BOP	BOTTOM OF POND
BW	BOTTOM OF WALL
C&G	CURB AND GUTTER
CA	COARSE AGGREGATE
CATV	CABLE TELEVISION
CB	CHORD BEARING/CATCH BASIN
CFS	CUBIC FEET PER SECOND
CIP	CAST IRON PIPE
CL	CENTER LINE
CMP	CORRUGATED METAL PIPE
COMP	COMPOSITE
CONC	CONCRETE
CONST	CONSTRUCT OR CONSTRUCTION
CSP	CORRUGATED STEEL PIPE
CSU	COLORADO SPRINGS UTILITIES
CT	COURT
CTR	CENTER
CU	COPPER
CY	CUBIC YARD
DBL	DOUBLE
DEG	DEGREE
DET	DETAIL
DEPT	DEPARTMENT
DIM	DIMENSION
DIP	DUCTILE IRON PIPE
DOT	DEPARTMENT OF TRANSPORTATION
DWG	DRAWING
E	EAST/EASTING
EL	ELEVATION
ELEC	ELECTRIC
EOG	EDGE OF GUTTER
EOP	EDGE OF PAVEMENT
ESMT	EASEMENT
EW	ENDWALL
EX	EXISTING
FD	FRENCH DRAIN
FDC	FIRE DEPARTMENT CONNECTION
FE	FLANGE ELEVATION
FES	FLARED END SECTION
FF	FINISHED FLOOR
FG	FINISHED GRADE
FH	FIRE HYDRANT
FHWA	FEDERAL HIGHWAY ADMINISTRATION
FL	FLOW LINE
FOC	FIBER OPTICS CABLE
FT	FOOT OR FEET
GB	GRADE BREAK
GAL	GALLON
HDPE	HIGH DENSITY POLYETHYLENE
HC RAMP	HANDICAP RAMP
HW	HEADWALL
INV	INVERT
KM	KILOMETER
L	LENGTH
LF	LINEAR FEET
M	METER
MIN	MINIMUM
MISC	MISCELLANEOUS
MAINT	MAINTENANCE
MAX	MAXIMUM
MH	MANHOLE
MP	MIDPOINT
N	NORTH/NORTHING
NO	NUMBER
OC	ON CENTER
OH	OVERHEAD
PB	PUBLIC
PC	POINT OF CURVATURE
PCC	POINT OF COMPOUND CURVATURE
PCR	POINT OF CURB RETURN
PI	POINT OF INTERSECTION
PIE	PUBLIC IMPROVEMENT ESMT
PT	POINT OF TANGENCY
PRC	PROPOSED
PRC	POINT OF REVERSE CURVATURE
PRV	PRESSURE REDUCING VALVE
PVT	PRIVATE
PUAE	PUBLIC UTILITY AND ACCESS ESMT
PUADE	PUBLIC UTILITY, ACCESS AND DRAINAGE ESMT
PVC	POLYVINYL CHLORIDE
R	RADIUS
REC	RECEPTION
RCBC	REINFORCED CONCRETE BOX CULVERT
S	SOUTH
SHT	SHEET
SQ	SQUARE
SW	SPILLWAY
TBC	TOP BACK OF CURB
TC	TRICKLE CHANNEL
TOP	TOP OF POND
TW	TOP OF WALL
TYP	TYPICAL
UG	UNDERGROUND
VERT	VERTICAL
W	WEST
WW	WASTEWATER
WWF	WELDED WIRE FABRIC
W/	WITH
W/O	WITHOUT
YD	YARD



SOIL RIPRAP EMBANKMENT PROTECTION WITH BEDDING TYP. SECTION

N.T.S

RIPRAP NOTES.

1. SOIL RIPRAP DETAILS ARE APPLICABLE TO SLOPED AREAS REFER TO THE SITE PLAN ACTUAL LOCATION AND LIMITS.
2. MIX UNIFORMLY 65% RIPRAP BY VOLUME WITH 35% OF APPROVED SOIL BY VOLUME PRIOR TO PLACEMENT.
3. PLACE STONE-SOIL MIX TO RESULT IN SECURELY INTERLOCKED ROCK AT THE DESIGN THICKNESS AND GRADE. COMPACT AND LEVEL TO ELIMINATE ALL VOIDS AND ROCKS PROJECTING ABOVE DESIGN RIPRAP TOP GRADE.
4. CRIMP OR TACKIFY MULCH OR USE APPROVED HYDROMULCH AS CALLED FOR IN THE PLANS AND SPECIFICATIONS.
5. ROCK SHALL BE HARD, DURABLE, ANGULAR IN SHAPE, AND FREE FROM CRACKS, OVERBURDEN, SHALE, AND ORGANIC MATTER.
6. NEITHER BREADTH NOR THICKNESS OF A SINGLE STONE SHOULD BE LESS THAN ONE-THIRD ITS LENGTH, AND ROUNDED STONE SHOULD BE AVOIDED.
7. THE ROCK SHOULD SUSTAIN A LOSS OF NOT MORE THAN 40% AFTER 500 REVOLUTIONS IN AN ABRASION TEST (LOS ANGELES MACHINEASTM C-535-69) AND SHOULD SUSTAIN A LOSS OF NOT MORE THAN 10% AFTER 12 CYCLES OF FREEZING AND THAWING (AASHTO TEST 103 FOR LEDGE ROCK PROCEDURE A).
8. ROCK HAVING A MINIMUM SPECIFIC GRAVITY OF 2.65 IS PREFERRED; HOWEVER, IN NO CASE SHOULD ROCK HAVE A SPECIFIC GRAVITY LESS THAN 2.50.

TYPE L RIPRAP

INTERMEDIATE ROCK DIMENSION (IN .)	PERCENT PASSING (%)
15	70-100
12	50-70
9	35-50
3	2-10

*TYPE L RIPRAP D50=9".
D50=MEAN PARTICLE SIZE
(INTERMEDIATE DIMENSION) BY WEIGHT

TYPE VL RIPRAP

INTERMEDIATE ROCK DIMENSION (IN .)	PERCENT PASSING (%)
12	70-100
9	50-70
6	35-50
2	2-10

*TYPE L RIPRAP D50=6".
D50=MEAN PARTICLE SIZE
(INTERMEDIATE DIMENSION) BY WEIGHT

TYPE M RIPRAP

INTERMEDIATE ROCK DIMENSION (IN .)	PERCENT PASSING (%)
21	70-100
18	50-70
12	35-50
4	2-10

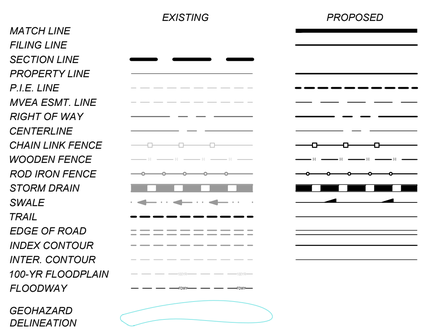
*TYPE L RIPRAP D50=12"
D50=MEAN PARTICLE SIZE
(INTERMEDIATE DIMENSION) BY WEIGHT

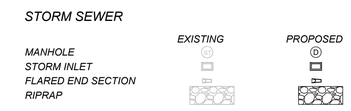
TYPE H RIPRAP

INTERMEDIATE ROCK DIMENSION (IN .)	PERCENT PASSING (%)
30	70-100
24	50-70
18	35-50
6	2-10

*TYPE L RIPRAP D50=18"
D50=MEAN PARTICLE SIZE
(INTERMEDIATE DIMENSION) BY WEIGHT

LEGEND





FROUDE NUMBER CALCULATIONS		CALCULATED BY:	CMD	DATE:	11/12/2025
PROJECT: 211030 FILING NO. 4		CHECKED BY:	RDL		
Froude Number Calculations: 100-YR					
Section	Velocity	Gravitational Constant	Hydraulic depth	Xsectional Area	top Width	Froude #
-	ft/s	ft/s^2	ft	ft^2	ft	N/A
A-A	7.23	32.17	0.42	2.80	6.69	1.97
B-B	7.79	32.17	0.44	3.1	7.04	2.07
C-C	4.07	32.17	0.45	7.2	16.09	1.07
D-D	7.67	32.17	0.56	3.8	6.79	1.81
E-E	6.49	32.17	0.33	1.7	5.16	1.99
F-F	5.87	32.17	1.13	46.7	41.16	0.97
G-G	5.06	32.17	0.85	46.3	54.48	0.97
SECTION F1 - WEST	7.81	32.17	0.43	2.6	6.02	2.10
SECTION F1 - EAST	8.57	32.17	0.49	3.4	6.91	2.15
SECTION F2 - WEST	6.13	32.17	0.85	10.2	11.93	1.17
SECTION F2 - EAST	5.09	32.17	0.64	5.8	9.01	1.12

Channel Lining Determination					
Calculated Values			P300 Max Values		
Section	Shear Stress	Velocity	Shear Stress	Velocity	Lining Required
A-A	3.55	7.23	3	9	TMAX
B-B	4.33	7.79	3	9	TMAX
C-C	0.62	4.07	3	9	P300
D-D	3.78	7.67	3	9	TMAX
E-E	3.03	6.49	3	9	TMAX
F-F	1.42	5.87	3	9	NONE
G-G	1.22	5.06	3	9	NONE
SECTION F1 - WEST	4.55	7.81	3	9	TMAX
SECTION F1 - EAST	5.06	8.57	3	9	TMAX
SECTION F2 - WEST	2.12	6.13	3	9	P300
SECTION F2 - EAST	1.62	5.09	3	9	P300

SHEAR STRESS & CHANNEL LININGS			CALCULATED BY:	
PROJECT: 211030 FILING NO. 4			CHECKED BY:	
Shear Stress Calculations: 100-YR				
Section	unit weight of water	Depth of flow	Slope	Shear Stress
-	lb/ft^3	ft	ft/ft	lb/ft^2
A-A	62.43	0.80	0.071	3.55
B-B	62.43	0.90	0.077	4.33
C-C	62.43	0.50	0.020	0.62
D-D	62.43	1.10	0.055	3.78
E-E	62.43	0.60	0.081	3.03
F-F	62.43	1.90	0.012	1.42
G-G	62.43	1.50	0.013	1.22
SECTION F1 - WEST	62.43	0.90	0.081	4.55
SECTION F1 - EAST	62.43	1.00	0.081	5.06
SECTION F2 - WEST	62.43	1.70	0.020	2.12
SECTION F2 - EAST	62.43	1.30	0.020	1.62

PCD FILE NO.: SF2532

HR GREEN Xrefs: Vicinity-Map; EPC_CD_Approval; EPC_CD_Owner_Approval; xc-dsgn-030.202; xc-row-030.202; xc-row-030.240; xc-row-030.270; xc-row-030.250; xc-row-030.260; xgl-1-dh01-1030.260; legal_description_F7; Cover_contacts; Riprap_Detail; Legend_F7; rdwy_typicals

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CAD FILE: J:\2021\211030\CAD\Dwgs\C\Filing_NORTH\CoverSheet			

NO.	DATE	BY	REVISION DESCRIPTION

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COLORADO SPRINGS, CO 80920
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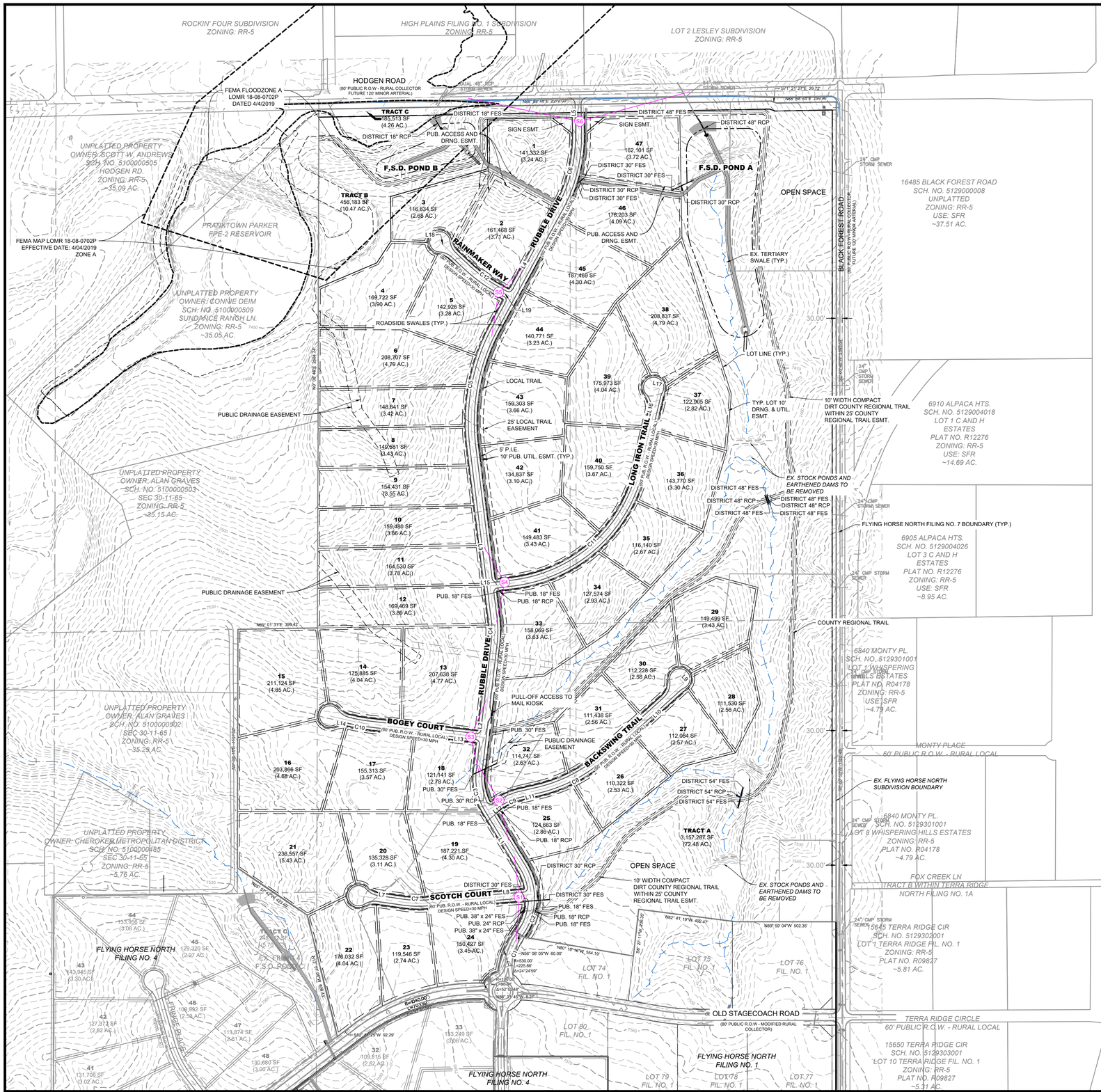
FAX: 713.965.0044

FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

COVER & LEGEND
LEGEND & NOTES

SHEET LG

2



INTERSECTION SIGHT DISTANCE TABLE				
LOCATION ID	MINOR STREET	MAJOR STREET	SIGHT DISTANCE LEFT (FT)	SIGHT DISTANCE RIGHT (FT)
S1	RURAL LOCAL	RURAL LOCAL	205	215
S2	RURAL LOCAL	RURAL LOCAL	205	205
S3	RURAL LOCAL	RURAL LOCAL	205	205
S4	RURAL LOCAL	RURAL LOCAL	205	205
S5	RURAL LOCAL	RURAL LOCAL	225	225
S6	RURAL LOCAL	FUTURE MINOR ARTERIAL	570	570

ROADWAY CENTERLINE LINE AND CURVE TABLE					
Line #/Curve #	LENGTH (FT)	DIRECTION / DELTA	RADIUS (FT)	CHORD LENGTH (FT)	CHORD DIRECTION

NOTES:

- THE DRAINAGE EASEMENTS SHOWN WITHIN THESE PLANS ARE ON THE FINAL PLAT FOR THE SUBDIVISION. THE DRAINAGE EASEMENTS ARE NO-BUILD AREAS AND THEY COINCIDE WITH GEOLOGIC HAZARDS IDENTIFIED BY ENTECH IN THE REPORT ENTITLED SOILS AND GEOLOGY STUDY FLYING HORSE FILING NO. 7, DATED NOVEMBER, 2025. THERE ARE NO KNOWN GEOLOGIC HAZARDS THAT DESIGNATE NO-BUILD AREAS AS ALL IDENTIFIED GEOLOGIC HAZARDS CAN BE MITIGATED ON SITE. GEOLOGIC HAZARDS SUCH AS SEASONAL PONDING CAN BE MITIGATED AND RUNOFF IS TO BE DIRECTED TO THE PLATTED DRAINAGE EASEMENTS.
- ALL STORM INFRASTRUCTURE WITHIN THE PUBLIC RIGHT-OF-WAY IS PUBLIC AND IS OWNED AND MAINTAINED BY EL PASO COUNTY. ALL STORM INFRASTRUCTURE OUTSIDE OF THE PUBLIC RIGHT-OF-WAY IS PUBLIC AND IS OWNED AND MAINTAINED BY THE FLYING HORSE NORTH METROPOLITAN DISTRICT.

NORTH
0 125 250

PCD FILE NO.: SF2532

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APPROVED: RDL
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CAD FILE: J:\2021\211030\CAD\Dwgs\C\Filing_NORTH\Site_Plan
JOB DATE: 8/19/2026
JOB NUMBER: 211030.260

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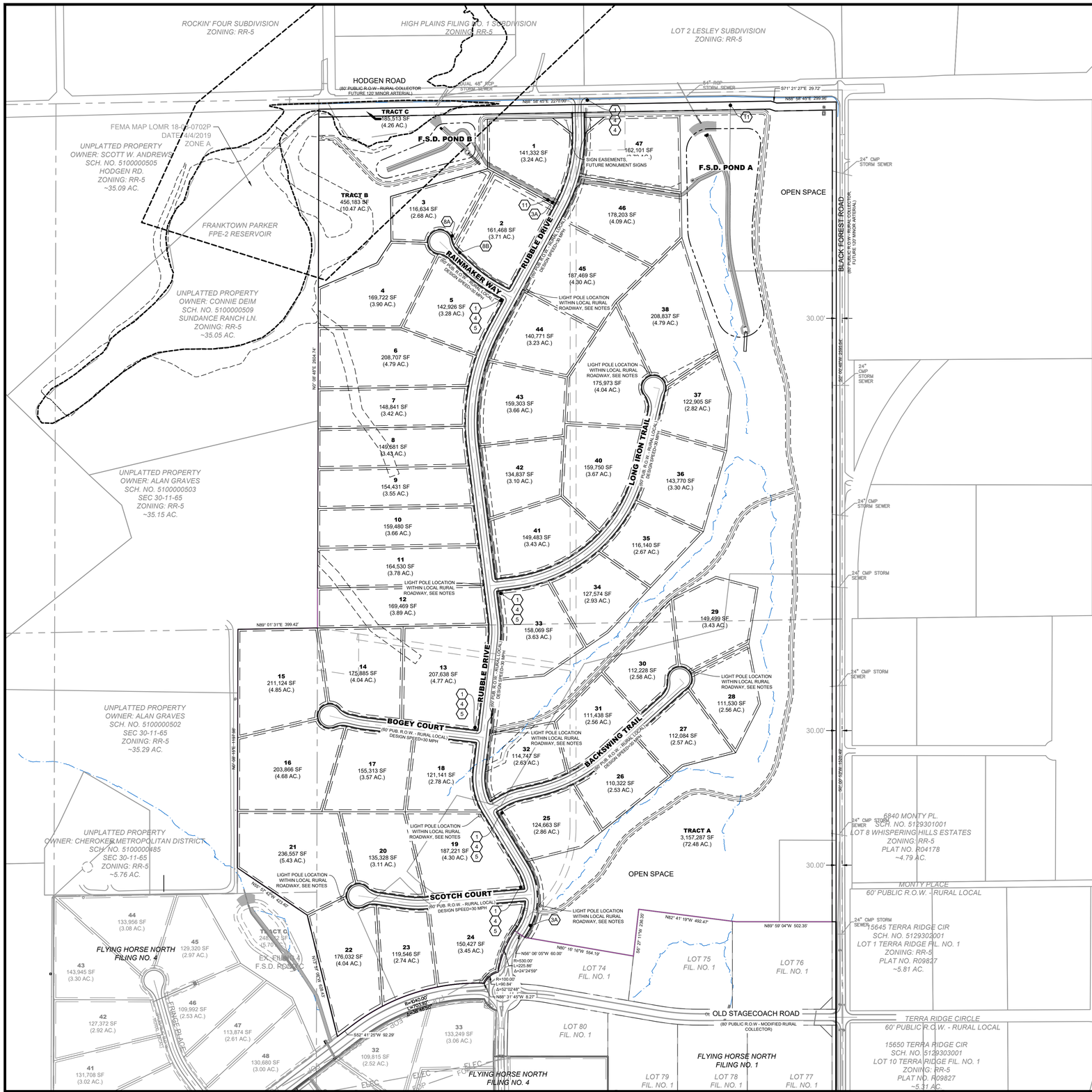
FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

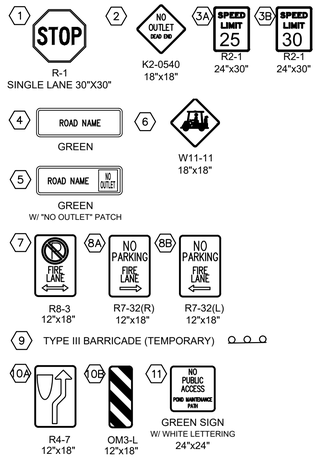
CONSTRUCTION DOCUMENTS
OVERALL SITE PLAN

SHEET
OSP
3

DOMBROWSKI, COLIN, 8/20/2026 2:28 PM
HR GREEN Xrefs: xv-dsgn-1030; xv-row-1030; xv-utli-1030; xc-dsgn-240; xc-row-030;240; xv-aerial-NM-1030; xc-dsgn-270; xc-row-030;250; xc-dsgn-250; xgt-1-dh01-1030;260; xc-dsgn-260; xc-row-030;260



SIGNAGE LEGEND:



CONSTRUCTION NOTES:

1. WHERE CONSTRUCTION DETAILS AND SPECIFICATIONS ARE NOTED ON THESE PLANS USE EL PASO COUNTY STANDARD SPECIFICATIONS FOR DESIGN AND CONSTRUCTION.
2. ALL SIGNING AND PAVEMENT MARKINGS SHALL BE IN ACCORDANCE WITH THE FEDERAL HIGHWAY ADMINISTRATION MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD) LATEST EDITION.
3. PAVEMENT MARKING IS THERMOPLASTIC WITH COLOR DESIGNATED IN KEY NOTES.
4. ALL LETTERS, ARROWS AND SYMBOLS SHALL BE IN ACCORDANCE WITH "THE STANDARD ALPHABETS FOR HIGHWAY SIGNS AND PAVEMENT MARKINGS" ADOPTED BY THE FEDERAL HIGHWAY ADMINISTRATION.

LIGHT POLE NOTES:

1. LIGHT POLE LOCATIONS WITHIN LOCAL URBAN ROADWAY AREAS ARE PER CRITERIA IN THE ECM 4.3.5.D.2 AND TABLE 2-5. WHERE REQUIRED POLE LOCATIONS BY CODE ARE 5.0 FEET MINIMUM FROM EDGE OF ASPHALT AND WITHIN RIGHT-OF-WAY.
2. PROPOSED LIGHT POLE LOCATIONS WITHIN THE LOCAL RURAL ROADWAY AREAS ARE 20' FROM EOA.

EL PASO COUNTY SIGNAGE & STRIPING NOTES:

1. ALL SIGNS AND PAVEMENTS MARKINGS SHALL BE IN COMPLIANCE WITH THE CURRENT MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).
2. REMOVAL OF EXISTING PAVEMENT MARKINGS SHALL BE ACCOMPLISHED BY A METHOD THAT DOES NOT MATERIALLY DAMAGE THE PAVEMENT. THE PAVEMENT MARKINGS SHALL BE REMOVED TO THE EXTENT THAT THEY WILL NOT BE VISIBLE UNDER DAY OR NIGHT CONDITIONS. AT NO TIME WILL IT BE ACCEPTABLE TO PAINT OVER EXISTING PAVEMENT MARKINGS.
3. ANY DEVIATION FORM THE STRIPING AND SIGNING PLAN SHALL BE APPROVED BY EL PASO COUNTY PLANNING AND COMMUNITY DEVELOPMENT.
4. ALL SIGNS SHOWN ON THE SIGNING AND STRIPING PLAN SHALL BE NEW SIGNS. EXISTING SIGNS MAY REMAIN OR BE REUSED IF THEY MEET CURRENT EL PASO COUNTY AND MUTCD STANDARDS.
5. STREET NAME AND REGULATORY STOP SIGNS SHALL BE ON THE SAME POST AT INTERSECTIONS.
6. ALL REMOVED SIGNS SHALL BE DISPOSED OF IN A PROPER MANNER BY THE CONTRACTOR.
7. ALL STREET NAME SIGNS SHALL HAVE "D" SERIES LETTERS, WITH LOCAL ROADWAY SIGNS BEING 4" UPPER-LOWER CASE LETTERING ON 8" BLANK AND NON-LOCAL ROADWAY SIGNS BEING 6" LETTERING, UPPER-LOWER CASE ON 12" BLANK, WITH A WHITE BORDER THAT IS NO RECESSED. THE WIDTH OF THE NON-RECESSED WHITE BORDERS SHALL MATCH PAGE 255 OF THE 2012 MUTCD "STANDARD HIGHWAY SIGNS".
8. ALL TRAFFIC SIGNS SHALL HAVE A MINIMUM HIGH INTENSITY PRISMATIC GRADE SHEETING.
9. ALL LOCAL RESIDENTIAL STREET SIGNS SHALL BE MOUNTED ON A 1.75"X1.75" SQUARE TUBE SIGN POST AND STUB POST BASE. FOR OTHER APPLICATIONS, REFER TO THE CDOT STANDARD S-614-8 REGARDING USE OF THE P2 TUBULAR STEEL POST SLIPBASE DESIGN.
10. ALL SIGNS SHALL BE SINGLE SHEET ALUMINUM WITH 0.100" MINIMUM THICKNESS.
11. ALL LIMIT LINES/STOP LINES, CROSSWALK LINES, PAVEMENT LEGENDS, AND ARROWS SHALL BE A MINIMUM 125 MIL THICKNESS PREFORMED THERMOPLASTIC PAVEMENT MARKINGS WITH TAPERED LEADING EDGES PER CDOT STANDARD S-627-1. WORD AND SYMBOL MARKINGS SHALL BE THE NARROW TYPE. STOP BARS SHALL BE 24" IN WIDTH. CROSSWALK LINES SHALL BE 12" WIDE AND 8' LONG PER CDOT S-627-1.
12. ALL LONGITUDINAL LINES SHALL BE A MINIMUM 15 MIL THICKNESS EPOXY PAINT. ALL NON-LOCAL RESIDENTIAL ROADWAYS SHALL INCLUDE BOTH RIGHT AND LEFT EDGE LINE STRIPING AND ANY ADDITIONAL STRIPING AS REQUIRED BY CDOT S-627-1.
13. THE CONTRACTOR SHALL NOTIFY EL PASO COUNTY PLANNING AND COMMUNITY DEVELOPMENT (719.520.6819) PRIOR TO AND UPON COMPLETION OF SIGNING AND STRIPING.
14. THE CONTRACTOR SHALL OBTAIN A WORK IN THE RIGHT OF WAY PERMIT FROM THE EL PASO COUNTY DEPARTMENT OF PUBLIC WORKS (DPW) PRIOR TO ANY SIGNAGE OR STRIPING WORK WITHIN AND EXISTING EL PASO COUNTY ROADWAY.

NORTH
0 125 250

PCD FILE NO. - SF2532

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FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

CONSTRUCTION DOCUMENTS
SIGNAGE AND STRIPING

SHEET S&S | 4

DOMBROWSKI, COLIN, 8/20/2026 2:29 PM
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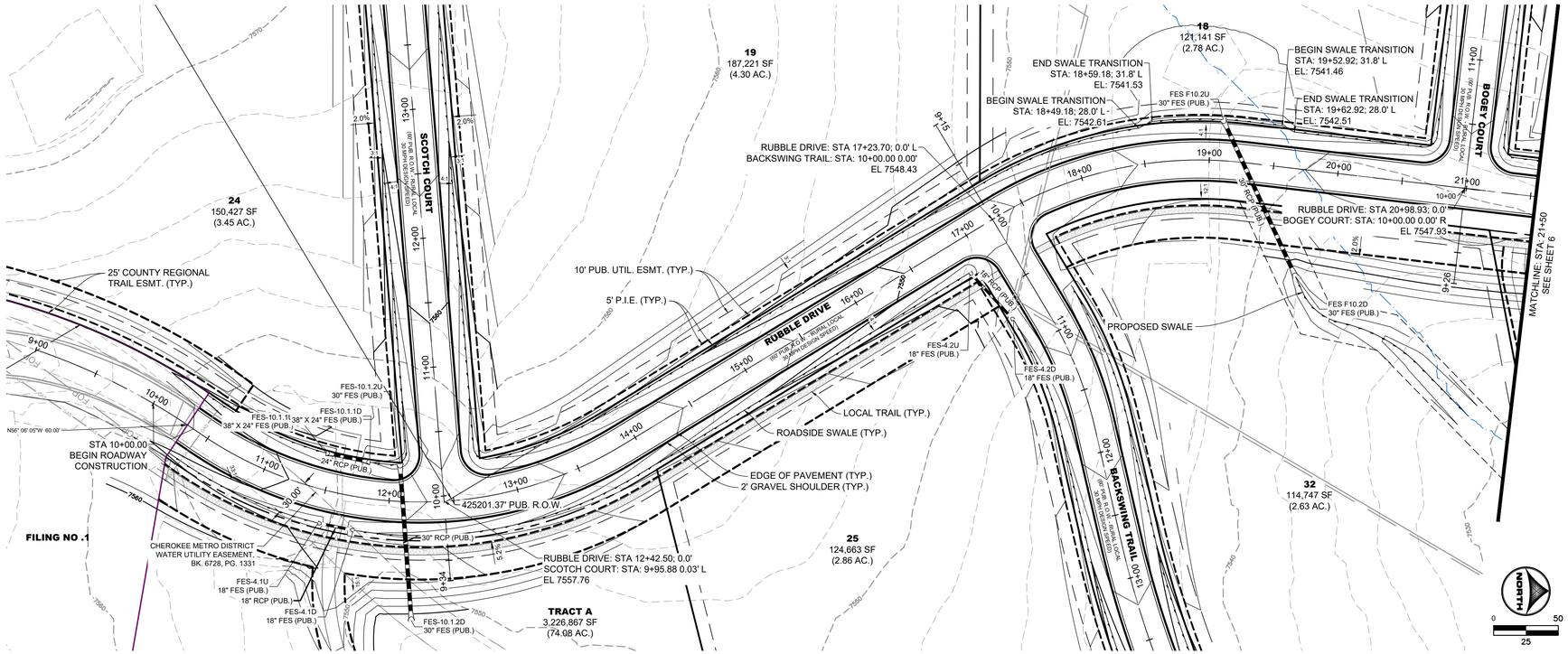
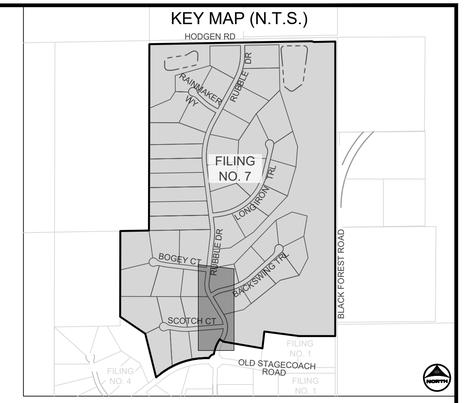
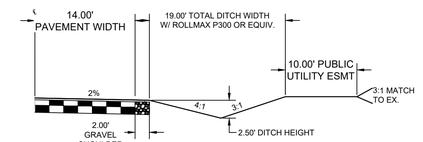






TYPICAL ROADSIDE DITCH SECTION

SCALE: 1"=10'

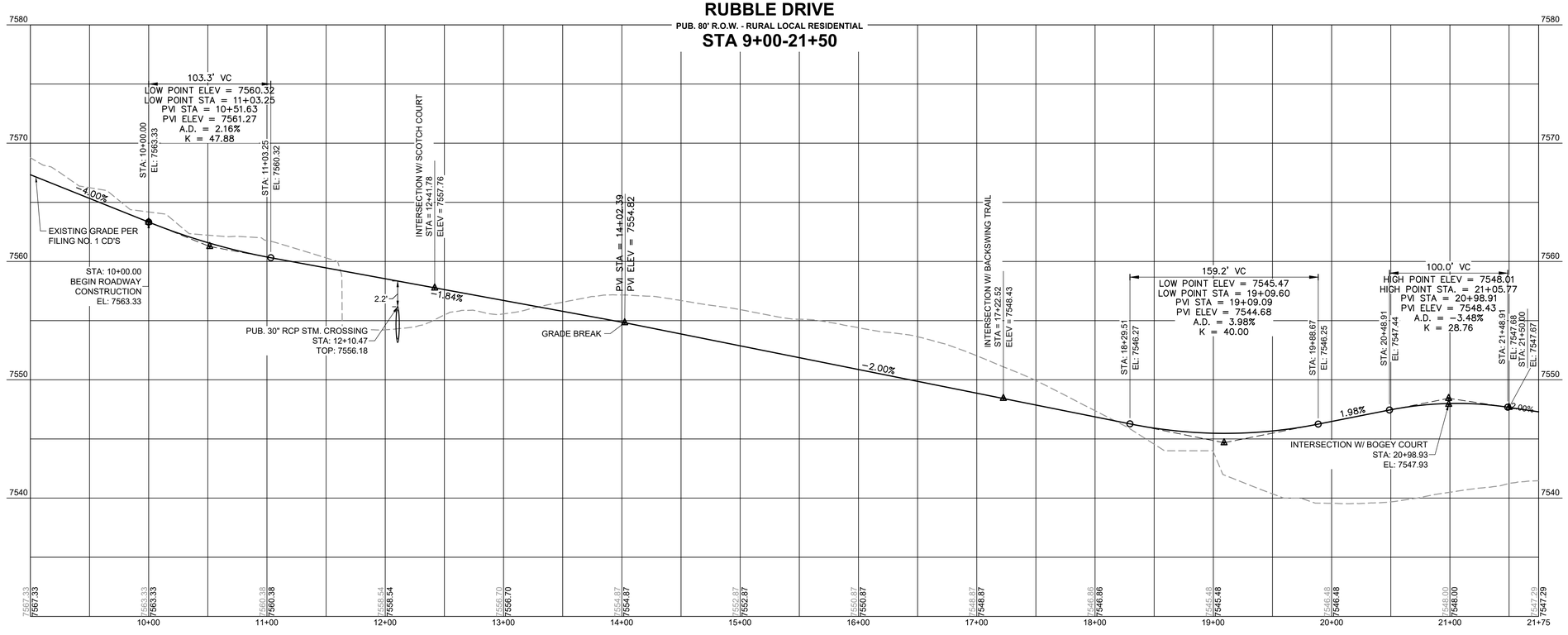
(ROADS USING THIS SECTION: A PORTION OF RUBBLE DRIVE)

NOTE: ALL STORM INFRASTRUCTURE IS CONSIDERED PUBLIC. PUBLIC STORM INFRASTRUCTURE WITHIN THE PUBLIC RIGHT-OF-WAY IS OWNED AND MAINTAINED BY EL PASO COUNTY. PUBLIC STORM INFRASTRUCTURE OUTSIDE OF THE RIGHT-OF-WAY IS OWNED AND MAINTAINED BY THE FLYING HORSE NORTH METROPOLITAN DISTRICT.

RUBBLE DRIVE

PUB. 80' R.O.W. - RURAL LOCAL RESIDENTIAL

STA 9+00-21+50



PROFILE LEGEND

EXISTING GROUND AT ROAD CENTERLINE

PROPOSED GRADE AT ROAD CENTERLINE

0 50 HORIZONTAL

0 5 VERTICAL

PCD FILE NO.: SF2532

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FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

CONSTRUCTION DOCUMENTS
RUBBLE DRIVE

SHEET ST 5

HR GREEN Xrefs: xv-util-1030; xv-dsgn-1030; xv-row-1030; xc-row-030,260; xc-dsgn-260; xgt-1-dh01-1030,260; key_map; modified_ditch_sections

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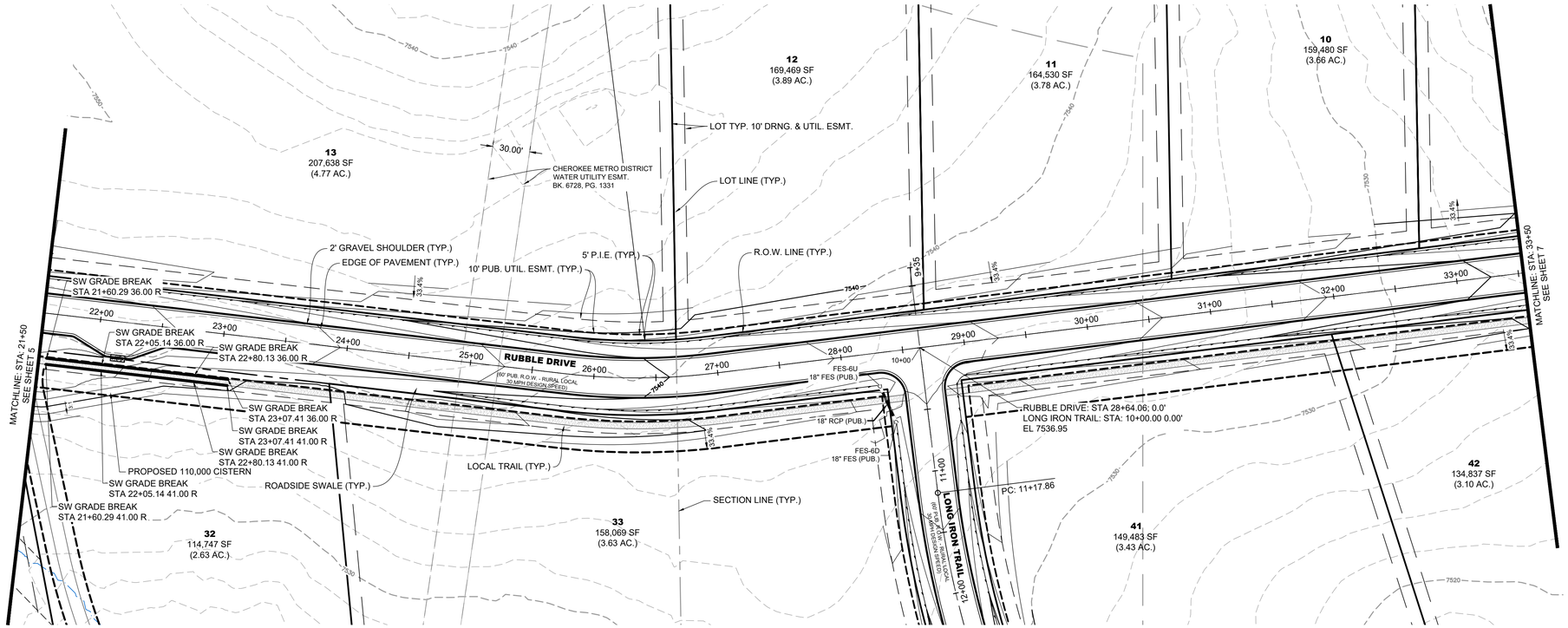

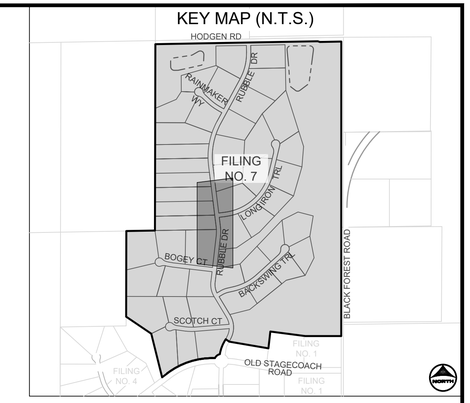

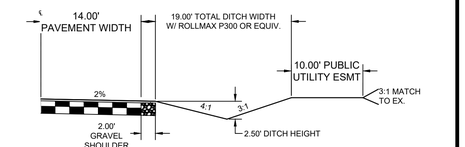

TYPICAL ROADSIDE DITCH SECTION

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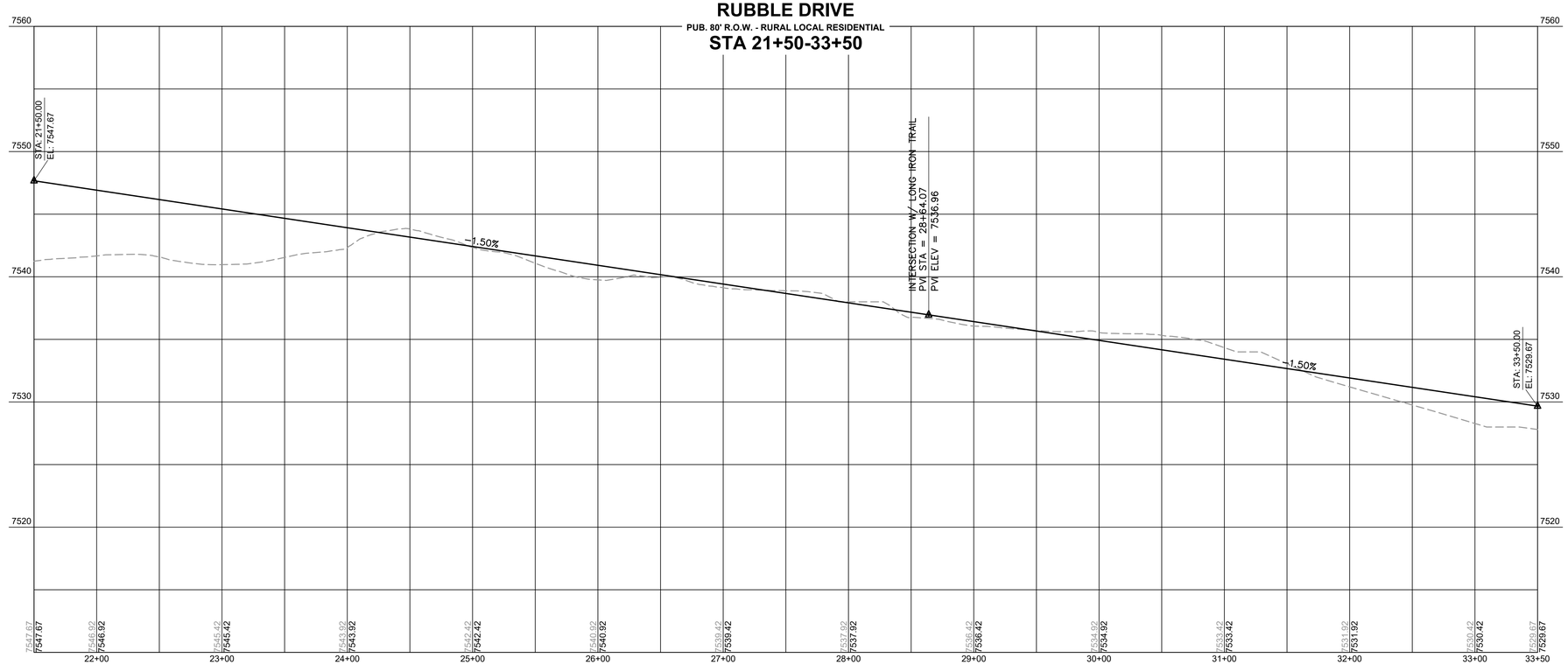
RUBBLE DRIVE

PUB. 80' R.O.W. - RURAL LOCAL RESIDENTIAL

STA 21+50-33+50



PROFILE LEGEND

EXISTING GROUND AT ROAD CENTERLINE

PROPOSED GRADE AT ROAD CENTERLINE

0 50 HORIZONTAL

0 5 VERTICAL

PCD FILE NO.: SF2532

DRAWN BY: SAV	JOB DATE: 8/20/2026	BAR IS ONE INCH ON OFFICIAL DRAWINGS. 0 1" IF NOT ONE INCH, ADJUST SCALE ACCORDINGLY.	
APPROVED: RDL	JOB NUMBER: 211030.260		
CAD DATE: 8/20/2026			
CAD FILE: J:\2021\211030\CAD\Dwgs\C\Filing_NORTH\Street_PNP			

NO.	DATE	BY	REVISION DESCRIPTION

HRGreen

HR GREEN - COLORADO SPRINGS
1975 RESEARCH PARKWAY SUITE 230
COLORADO SPRINGS, CO 80920
PHONE: 719.300.4140
FAX: 713.965.0044

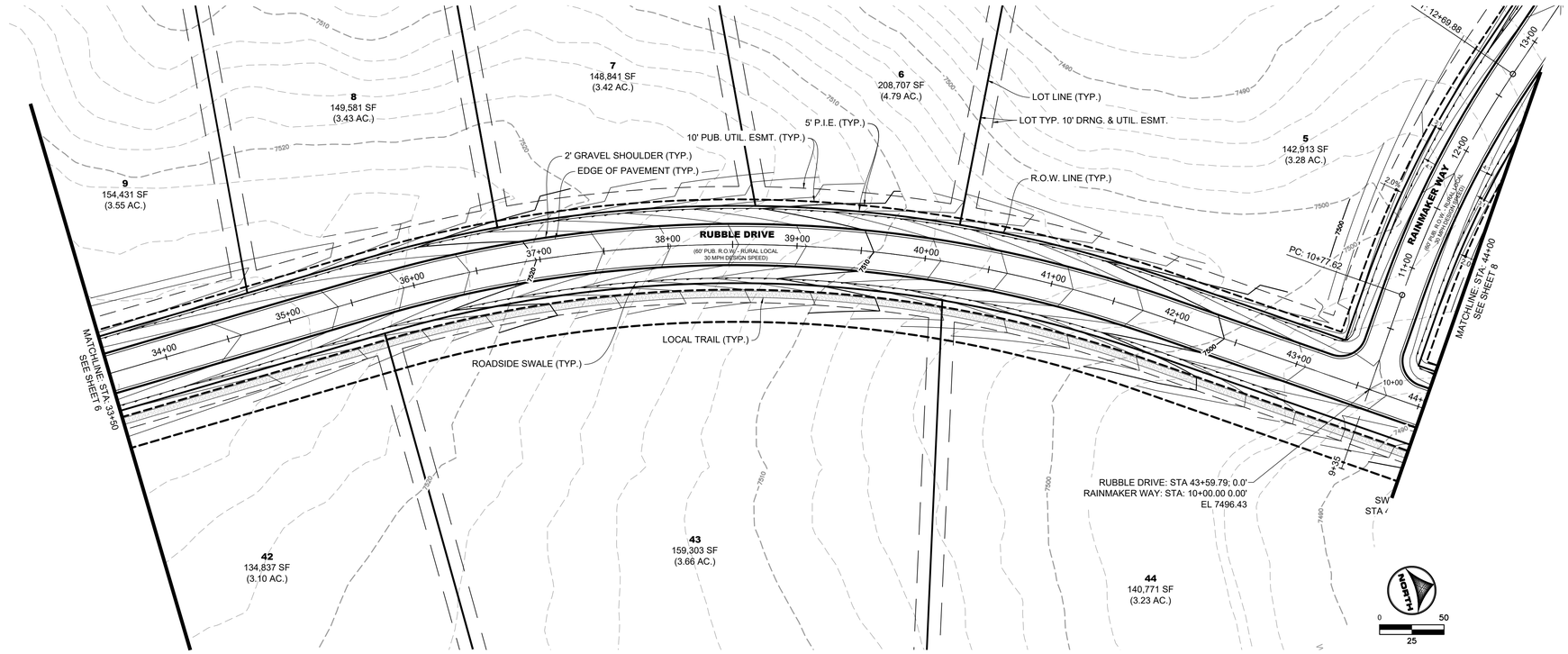
FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

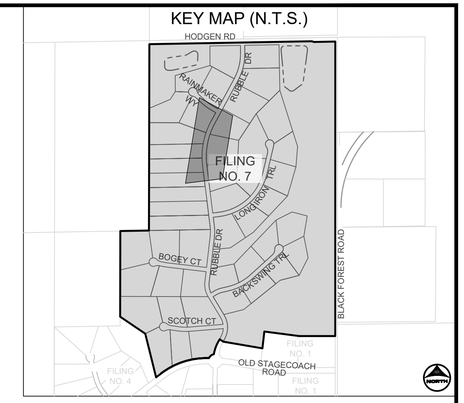
CONSTRUCTION DOCUMENTS
RUBBLE DRIVE

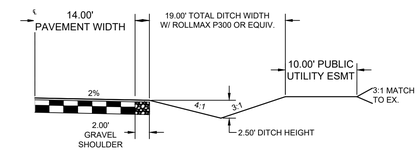
SHEET ST 6

HR GREEN Xrefs: xv-util-1030; xv-dsgn-1030; xv-row-1030; xc-row-030.260; xc-dsgn-260; xgt-1-dh01-1030.260; key_map; modified_ditch_sections

DOMBROWSKI, COLIN, 8/20/2026 2:29 PM







TYPICAL ROADSIDE DITCH SECTION

SCALE: 1"=10'

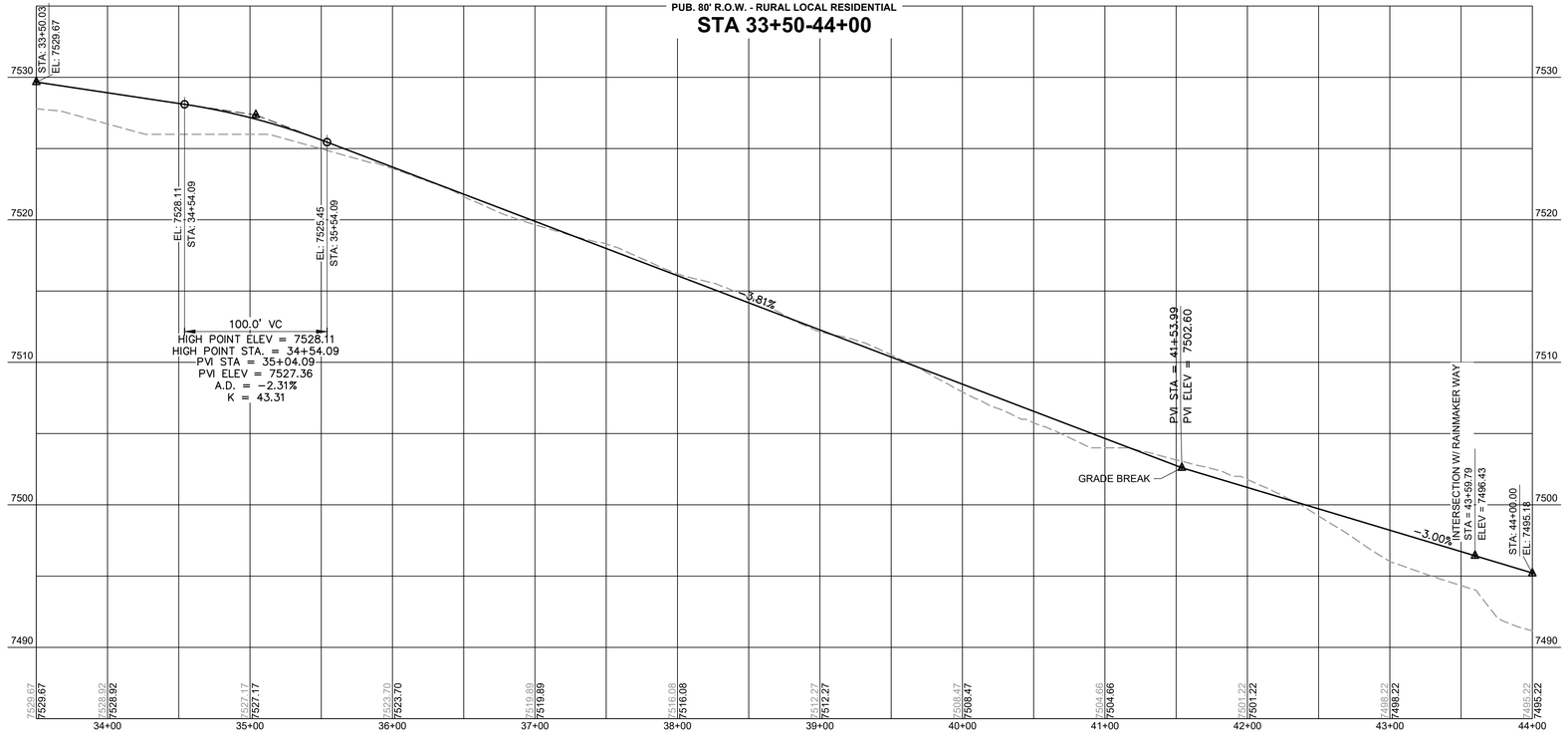
(ROADS USING THIS SECTION: A PORTION OF RUBBLE DRIVE)

NOTE: ALL STORM INFRASTRUCTURE IS CONSIDERED PUBLIC. PUBLIC STORM INFRASTRUCTURE WITHIN THE PUBLIC RIGHT-OF-WAY IS OWNED AND MAINTAINED BY EL PASO COUNTY. PUBLIC STORM INFRASTRUCTURE OUTSIDE OF THE RIGHT-OF-WAY IS OWNED AND MAINTAINED BY THE FLYING HORSE NORTH METROPOLITAN DISTRICT.

RUBBLE DRIVE

PUB. 80' R.O.W. - RURAL LOCAL RESIDENTIAL

STA 33+50-44+00



PROFILE LEGEND

- EXISTING GROUND AT ROAD CENTERLINE
- PROPOSED GRADE AT ROAD CENTERLINE

HORIZONTAL 0 50

VERTICAL 0 5

PCD FILE NO.: SF2532

DRAWN BY: SAV	JOB DATE: 8/20/2026	BAR IS ONE INCH ON OFFICIAL DRAWINGS. 0 1" IF NOT ONE INCH ADJUST SCALE ACCORDINGLY.	
APPROVED: RDL	JOB NUMBER: 211030.260		
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FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

CONSTRUCTION DOCUMENTS
RUBBLE DRIVE

SHEET ST 7

HR GREEN Xrefs: xv-utl-1030; xv-dsgn-1030; xv-row-1030; xc-row-030.260; xc-dsgn-260; xgt-1-dh01-1030.260; key_map; modified_ditch_sections

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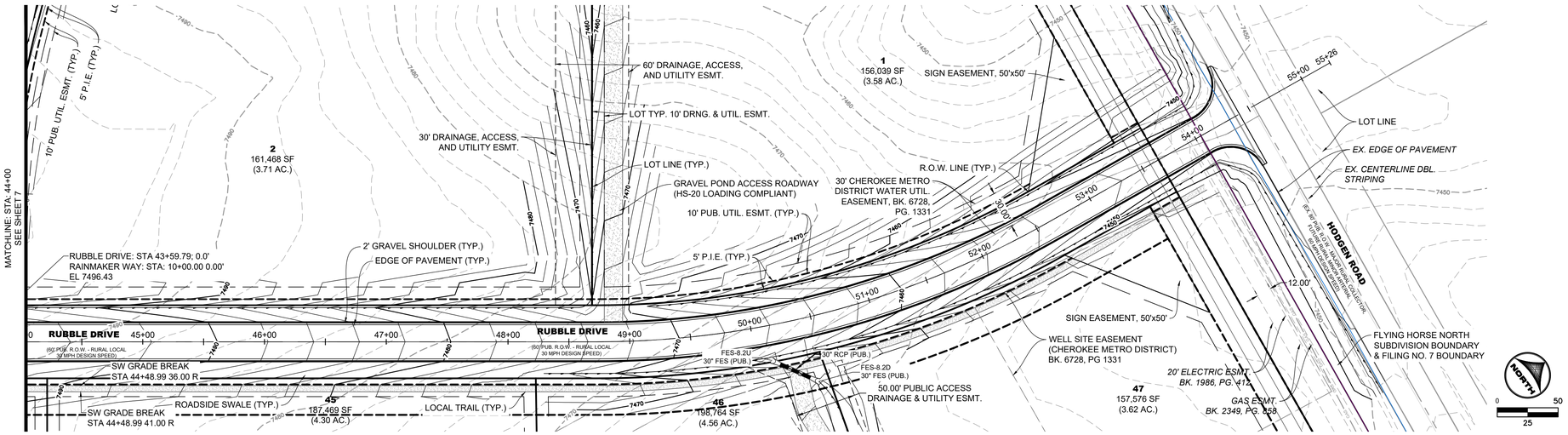

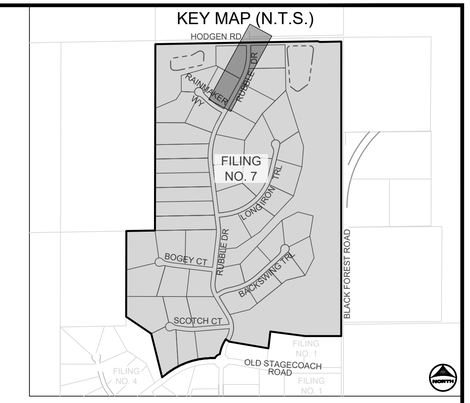

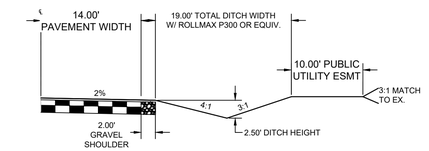

TYPICAL ROADSIDE DITCH SECTION

SCALE: 1"=10'

(ROADS USING THIS SECTION: A PORTION OF RUBBLE DRIVE)

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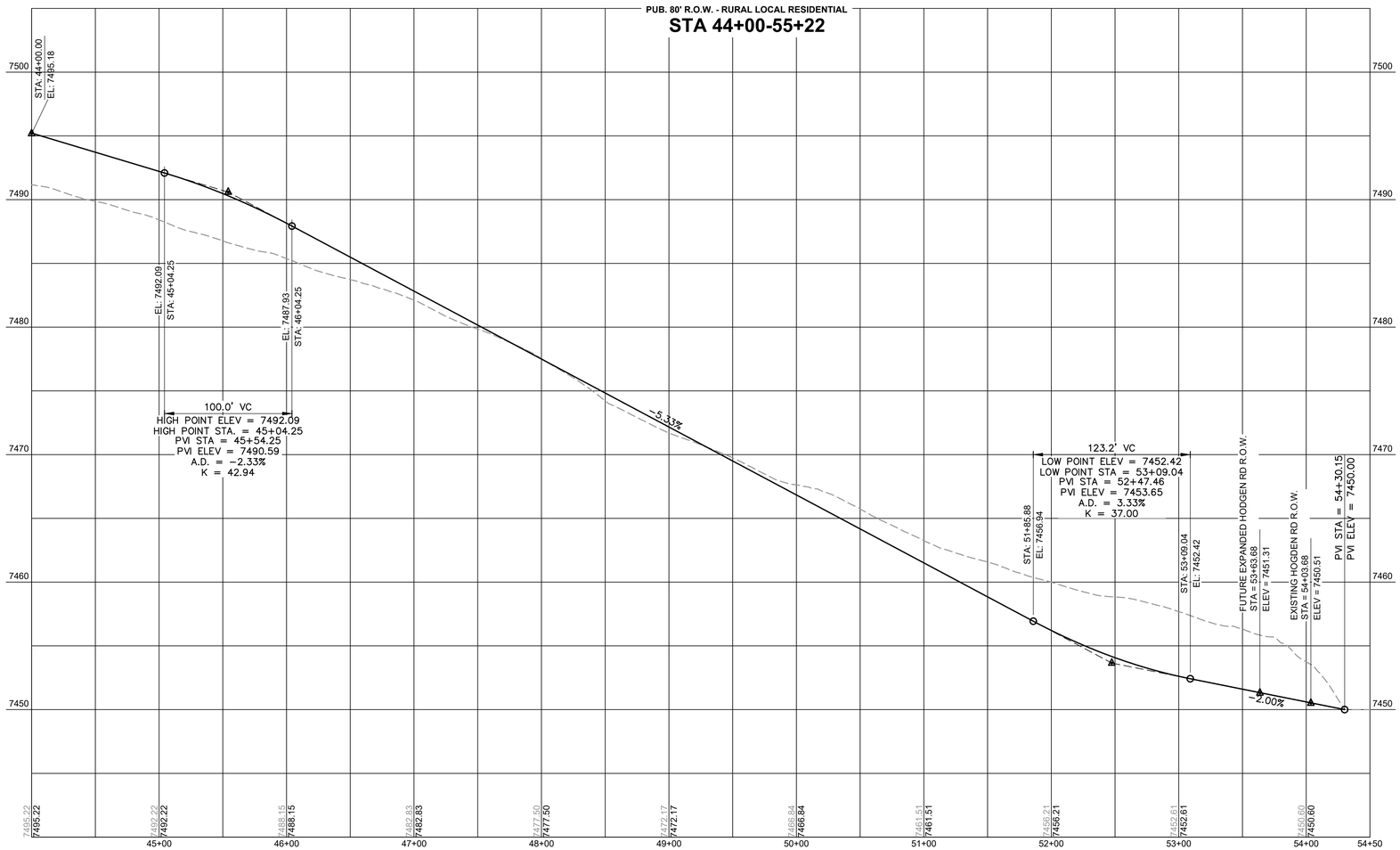
RUBBLE DRIVE

PUB. 80' R.O.W. - RURAL LOCAL RESIDENTIAL

STA 44+00-55+22



PROFILE LEGEND

- EXISTING GROUND AT ROAD CENTERLINE
- PROPOSED GRADE AT ROAD CENTERLINE

0 50 HORIZONTAL

0 5 VERTICAL

PCD FILE NO.: SF2532

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APPROVED: RDL	JOB NUMBER: 211030.260		
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FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

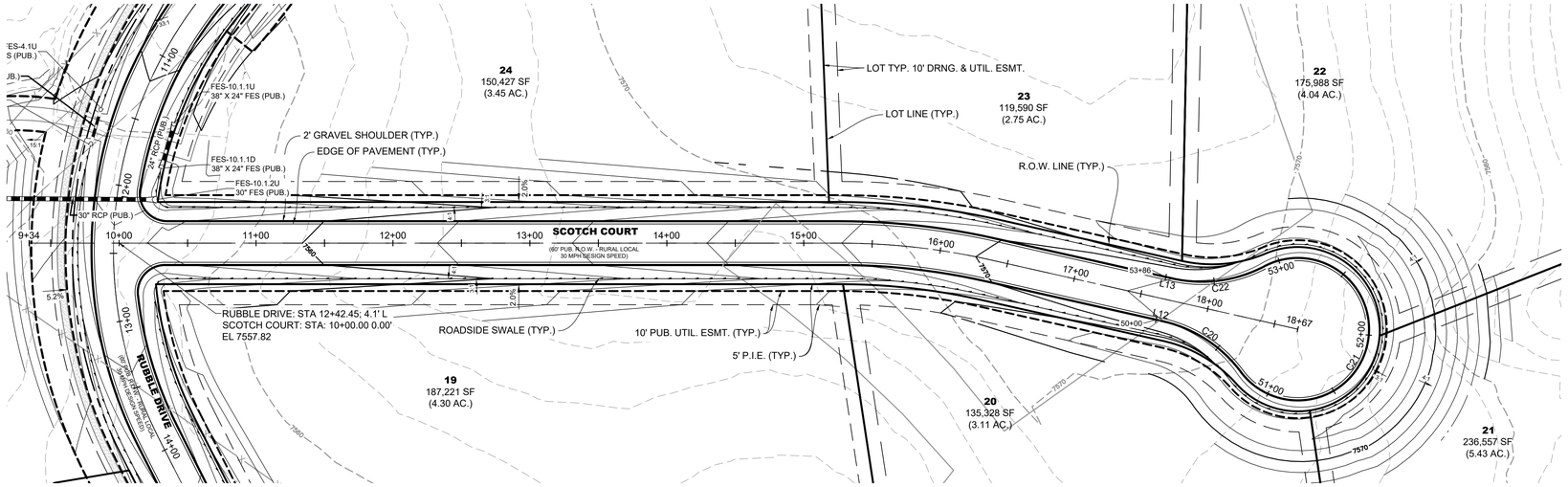
CONSTRUCTION DOCUMENTS
RUBBLE DRIVE

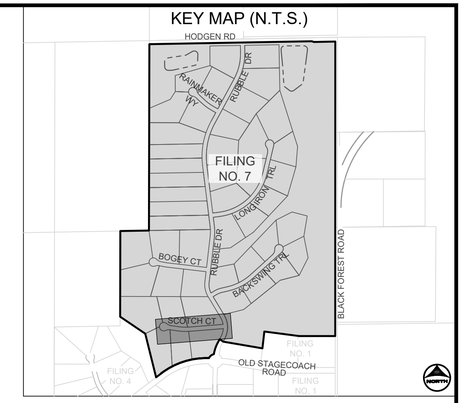
SHEET ST

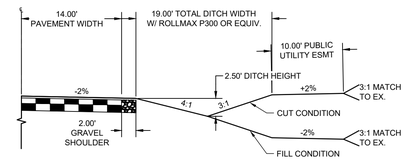
8

HR GREEN Xrefs: xv-utl-1030; xv-dsgn-1030; xv-row-1030; xc-row-030.260; xc-dsgn-260; xgt-1-dft01-1030.260; key_map; modified_ditch_sections

DOMBROWSKI, COLIN, 8/20/2026 2:30 PM







RURAL LOCAL ROADWAY DITCH SECTION

SCALE: 1"=10'
(ROADS USING THIS SECTION: SCOTCH CT, BACKSWING TRAIL, BOGET CT, LONGIRON TRAIL AND RAINMAKER WAY INCLUDING CUL-DE-SACS)

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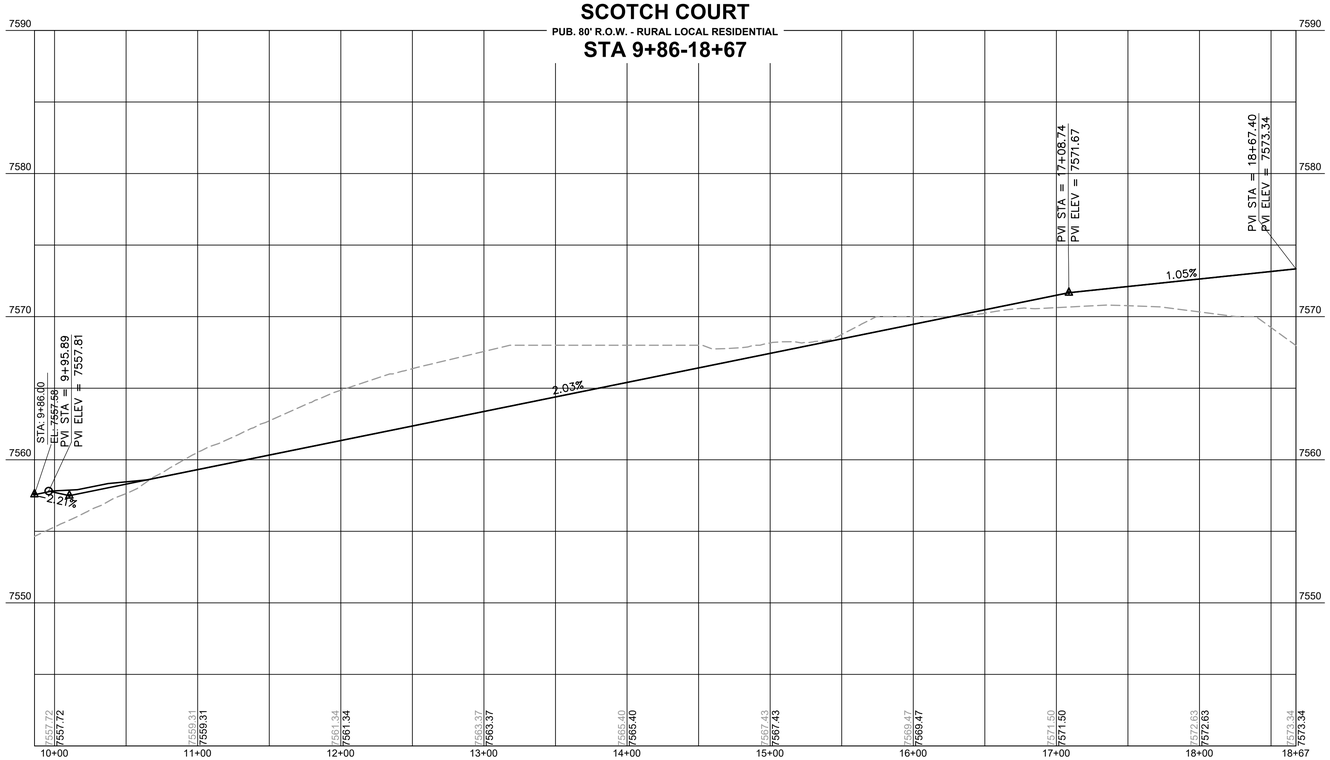
SCOTCH COURT

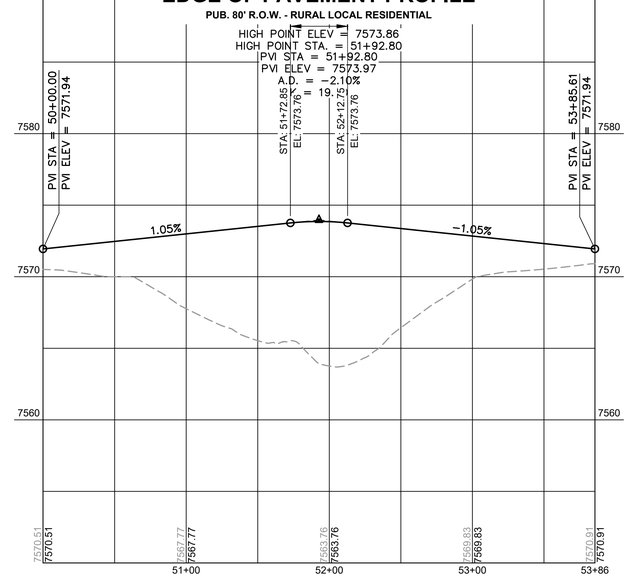
PUB. 80' R.O.W. - RURAL LOCAL RESIDENTIAL

STA 9+86-18+67



SCOTCH COURT CUL-DE-SAC EDGE OF PAVEMENT PROFILE

PUB. 80' R.O.W. - RURAL LOCAL RESIDENTIAL



SCOTCH COURT CDS					
TAG NO.	RADIUS	LENGTH	LINE/CHORD DIRECTION	BEG. NORTHING/EASTING	END NORTHING/EASTING
L12		5.00'	N81° 52' 27.25"W	N:448376.44, E:226086.67	N:448377.15, E:226081.72
C20	98.00'	69.33'	N61° 36' 22.81"W	N:448377.15, E:226081.72	N:448409.43, E:226021.99
C21	52.00'	236.94'	S8° 07' 32.75"W	N:448409.43, E:226021.99	N:448331.19, E:226010.82
C22	98.00'	69.33'	N77° 51' 28.31"E	N:448331.19, E:226010.82	N:448345.47, E:226077.20
L13		5.00'	S81° 52' 27.25"E	N:448345.47, E:226077.20	N:448344.76, E:226082.15

PROFILE LEGEND

- EXISTING GROUND AT ROAD CENTERLINE
- PROPOSED GRADE AT ROAD CENTERLINE

0 50 HORIZONTAL

0 5 VERTICAL

PCD FILE NO.: SF2532

DRAWN BY: SAV JOB DATE: 8/20/2026
APPROVED: RDL JOB NUMBER: 211030.260
CAD DATE: 8/20/2026
CAD FILE: J:\2021\211030\CAD\Dwgs\C\Filing_NORTH\Street_PNP

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NO.	DATE	BY	REVISION DESCRIPTION

HRGreen
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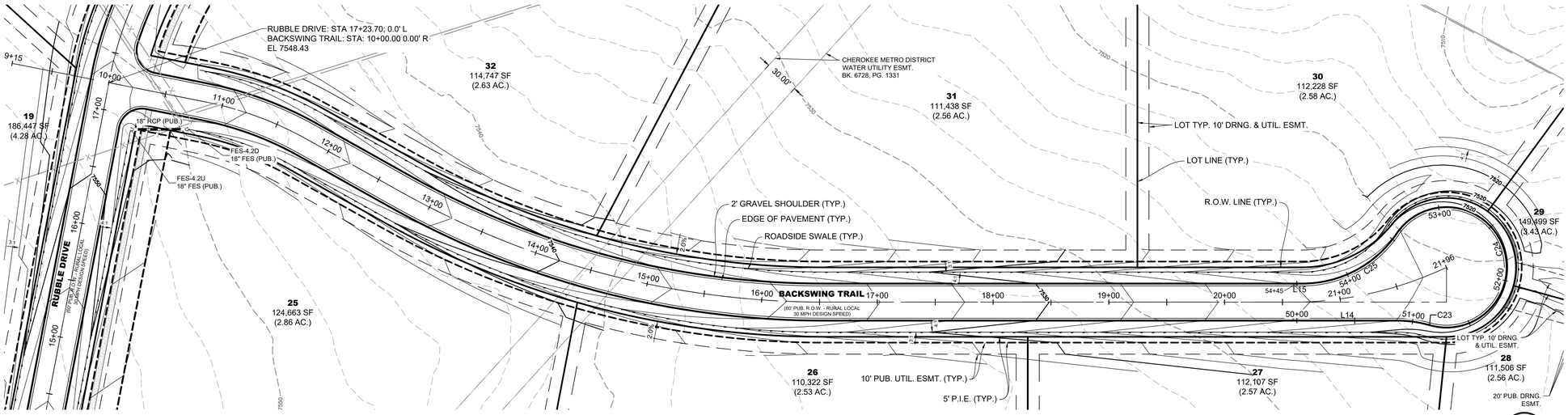
1975 RESEARCH PARKWAY SUITE 230
COLORADO SPRINGS, CO 80920
PHONE: 719.300.4140
FAX: 713.965.0044

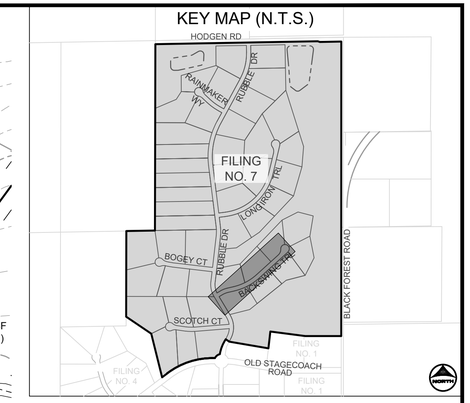
FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

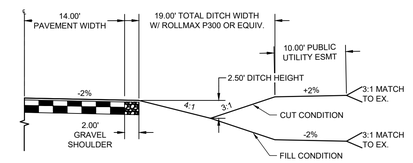
CONSTRUCTION DOCUMENTS
SCOTCH COURT

SHEET ST 9

HR GREEN Xrefs: xv-util-1030; xv-dsgn-1030; xv-row-1030; xc-row-030.260; xc-dsgn-260; xgt-1-dh01-1030.260; key_map; modified_ditch_sections







RURAL LOCAL ROADWAY DITCH SECTION

SCALE: 1"=10'
(ROADS USING THIS SECTION: SCOTCH CT, BACKSWING TRAIL, BOGET CT, LONGIRON TRAIL AND RAINMAKER WAY INCLUDING CUL-DE-SACS)

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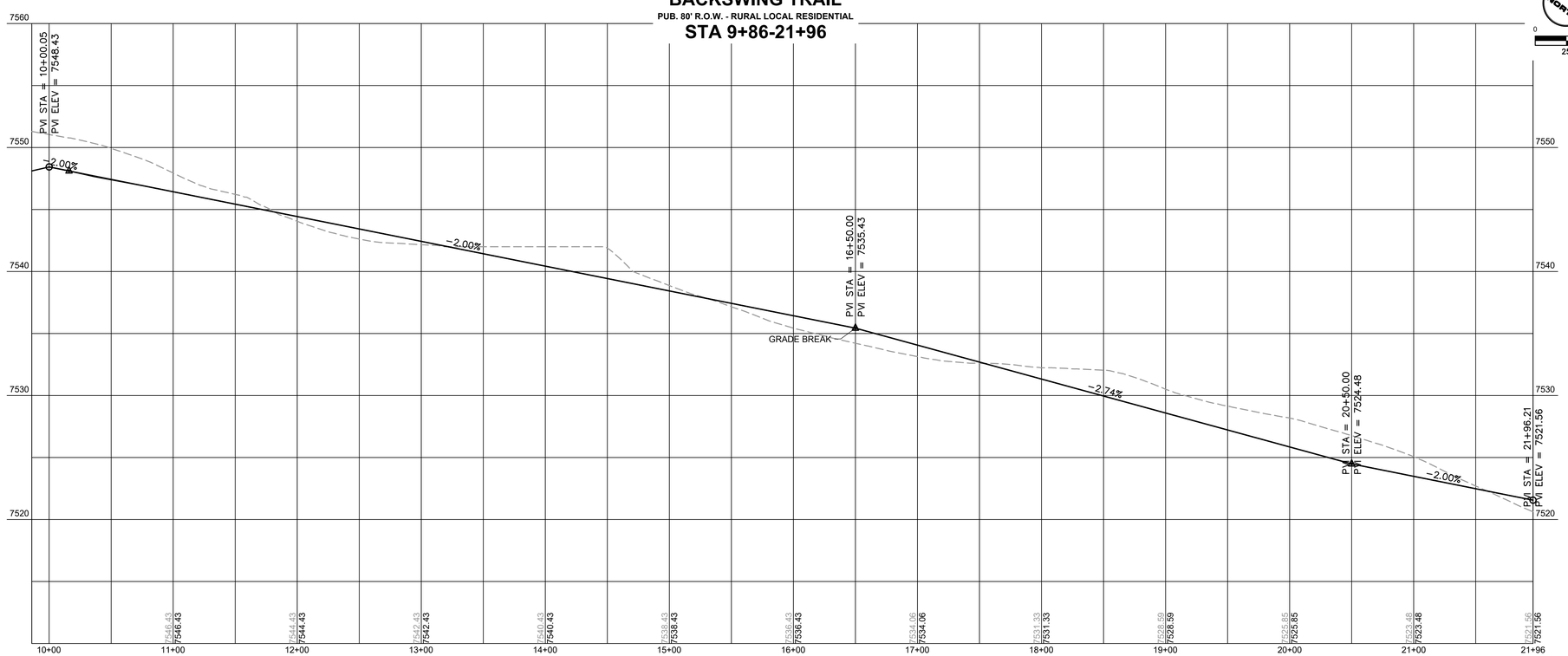
BACKSWING TRAIL

PUB. 80' R.O.W. - RURAL LOCAL RESIDENTIAL

STA 9+86-21+96



PROFILE LEGEND
- EXISTING GROUND AT ROAD CENTERLINE
- PROPOSED GRADE AT ROAD CENTERLINE

0 50 HORIZONTAL
0 5 VERTICAL

BACKSWING TRAIL CDS					
TAG NO.	RADIUS	LENGTH	LINE/CHORD DIRECTION	BEG. NORTHING/EASTING	END NORTHING/EASTING
L14		87.27'	N47° 45' 25.48"E	N:449343.36, E:227530.30	N:449402.03, E:227594.91
C23	98.00'	27.81'	N55° 53' 13.85"E	N:449402.03, E:227594.91	N:449417.58, E:227617.86
C24	52.00'	228.89'	N62° 05' 05.72"W	N:449417.58, E:227617.86	N:449456.91, E:227543.61
C25	98.00'	95.69'	S19° 47' 05.91"W	N:449456.91, E:227543.61	N:449370.41, E:227512.49
L15		5.00'	S47° 45' 25.48"W	N:449370.41, E:227512.49	N:449367.05, E:227508.79

PCD FILE NO.: SF2532

DRAWN BY: SAV JOB DATE: 8/20/2026
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PHONE: 719.300.4140
FAX: 713.965.0044

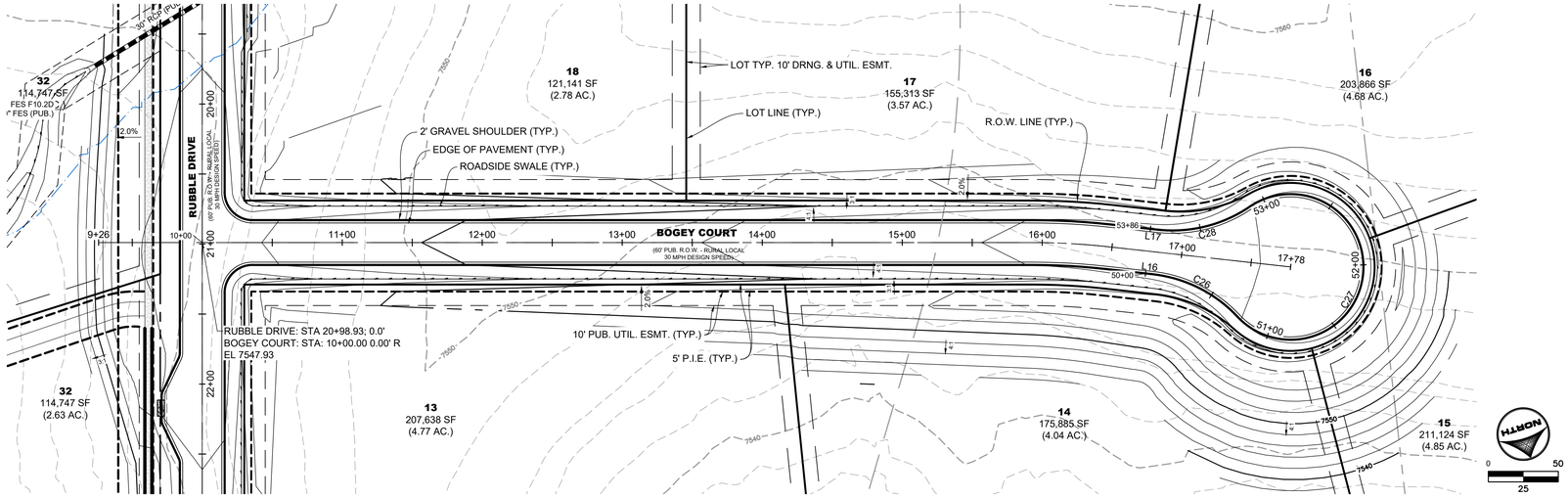
FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

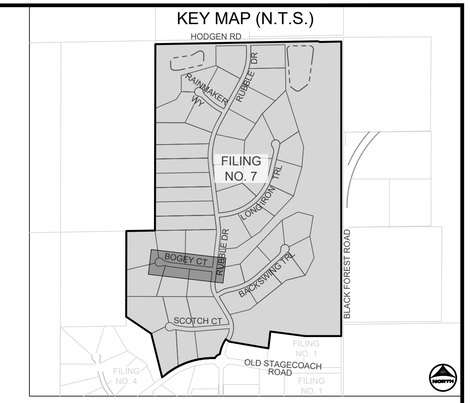
CONSTRUCTION DOCUMENTS
BACKSWING TRAIL

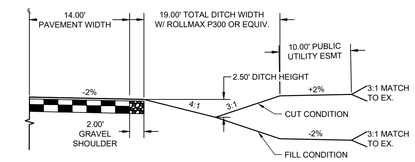
SHEET
ST
10

DOMBROWSKI, COLIN, 8/20/2026 2:30 PM
HR GREEN Xrefs: xv-util-1030; xv-dsgn-1030; xv-row-1030; xc-row-030.260; xc-dsgn-260; xgt-1-dh01-1030.260; key_map; modified_ditch_sections

DOMBROWSKI, COLIN, 8/20/2026 2:31 PM







RURAL LOCAL ROADWAY DITCH SECTION

SCALE: 1"=10'
(ROADS USING THIS SECTION: SCOTCH CT, BACKSWING TRAIL, BOGET CT, LONGIRON TRAIL AND RAINMAKER WAY INCLUDING CUL-DE-SACS)

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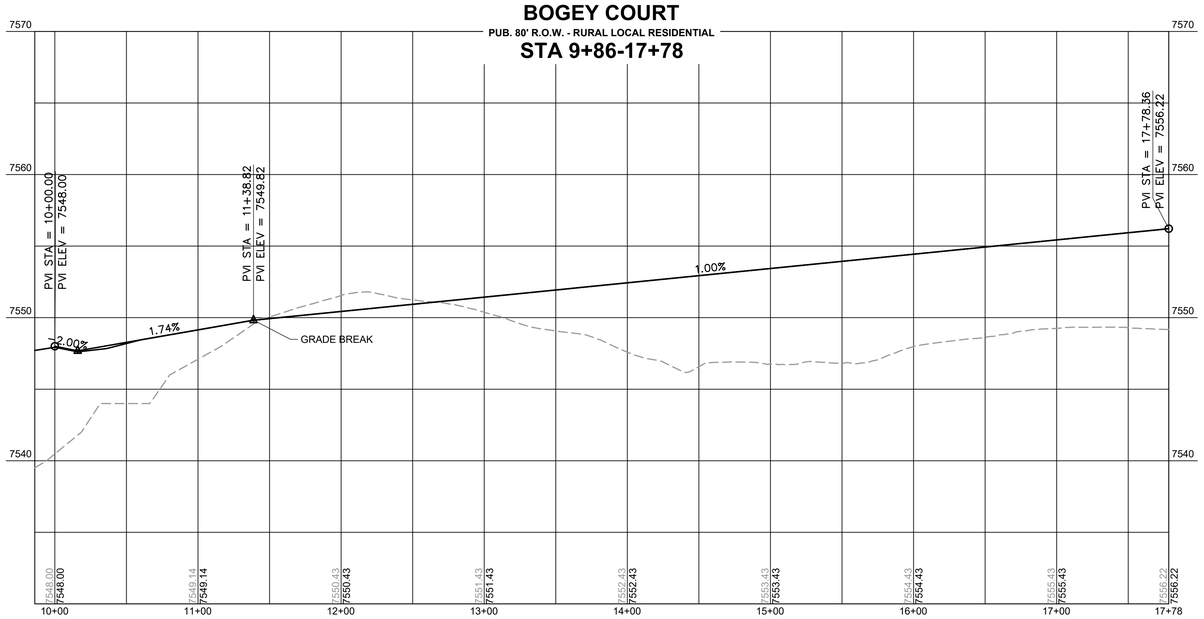
BOGEY COURT

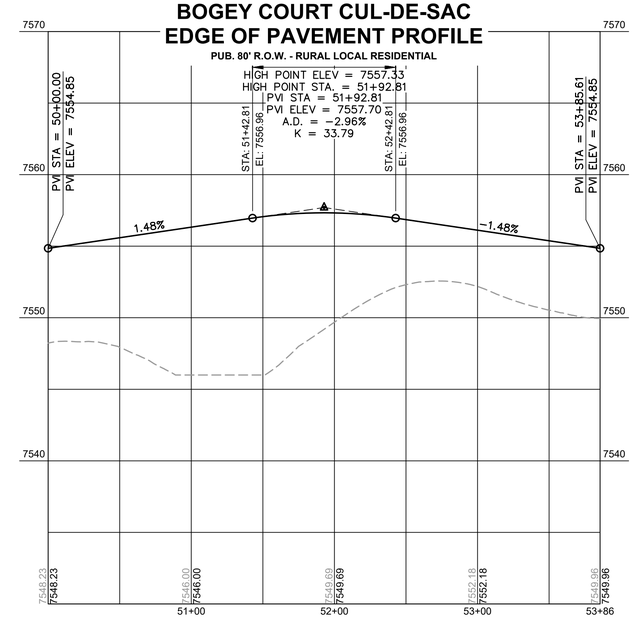
PUB. 80' R.O.W. - RURAL LOCAL RESIDENTIAL

STA 9+86-17+78



BOGEY COURT CUL-DE-SAC EDGE OF PAVEMENT PROFILE

PUB. 80' R.O.W. - RURAL LOCAL RESIDENTIAL



BOGEY COURT CDS					
TAG NO.	RADIUS	LENGTH	LINE/CHORD DIRECTION	BEG. NORTHING/EASTING	END NORTHING/EASTING
L16		5.00'	N77° 01' 57.63"W	N:449270.74, E:225941.39	N:449271.87, E:225936.51
C26	98.00'	69.33'	N56° 45' 53.19"W	N:449271.87, E:225936.51	N:449309.08, E:225879.72
C27	52.00'	236.94'	S12° 58' 02.37"W	N:449309.08, E:225879.72	N:449232.05, E:225861.99
C28	98.00'	69.33'	N82° 41' 57.92"E	N:449232.05, E:225861.99	N:449240.68, E:225929.33
L17		5.00'	S77° 01' 57.63"E	N:449240.68, E:225929.33	N:449239.56, E:225934.20

PROFILE LEGEND

- EXISTING GROUND AT ROAD CENTERLINE
- PROPOSED GRADE AT ROAD CENTERLINE

0 50 HORIZONTAL

0 5 VERTICAL

PCD FILE NO.: SF2532

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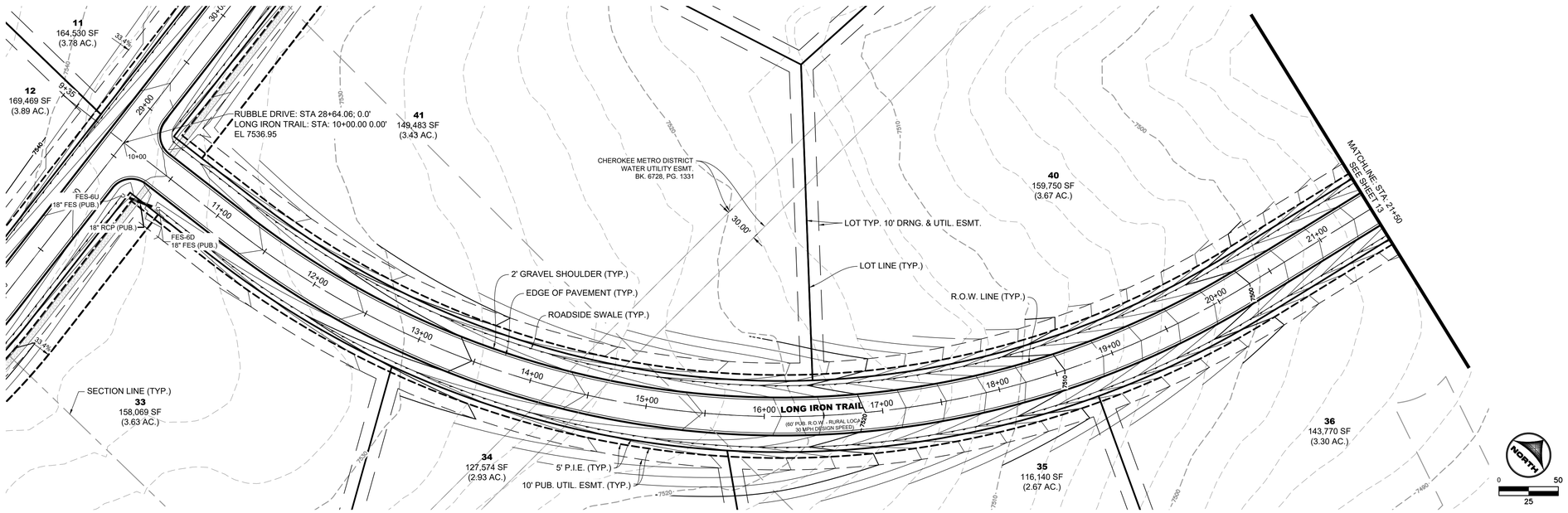
FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

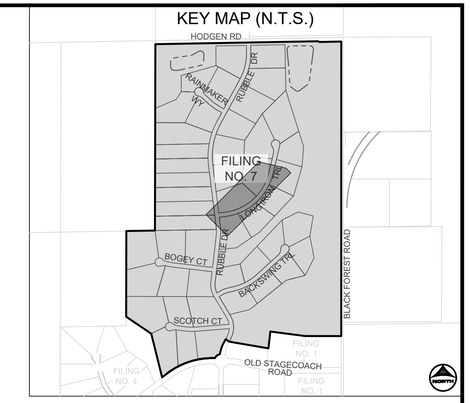
CONSTRUCTION DOCUMENTS
BOGEY COURT

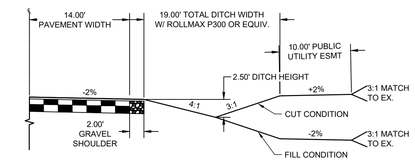
SHEET ST 11

HR GREEN Xrefs: xv-util-1030; xv-dsgn-1030; xv-row-1030; xc-row-030.260; xc-dsgn-260; xgt-1-dh01-1030.260; key_map; modified_ditch_sections

DOMBROWSKI, COLIN, 8/20/2026 2:31 PM







RURAL LOCAL ROADWAY DITCH SECTION

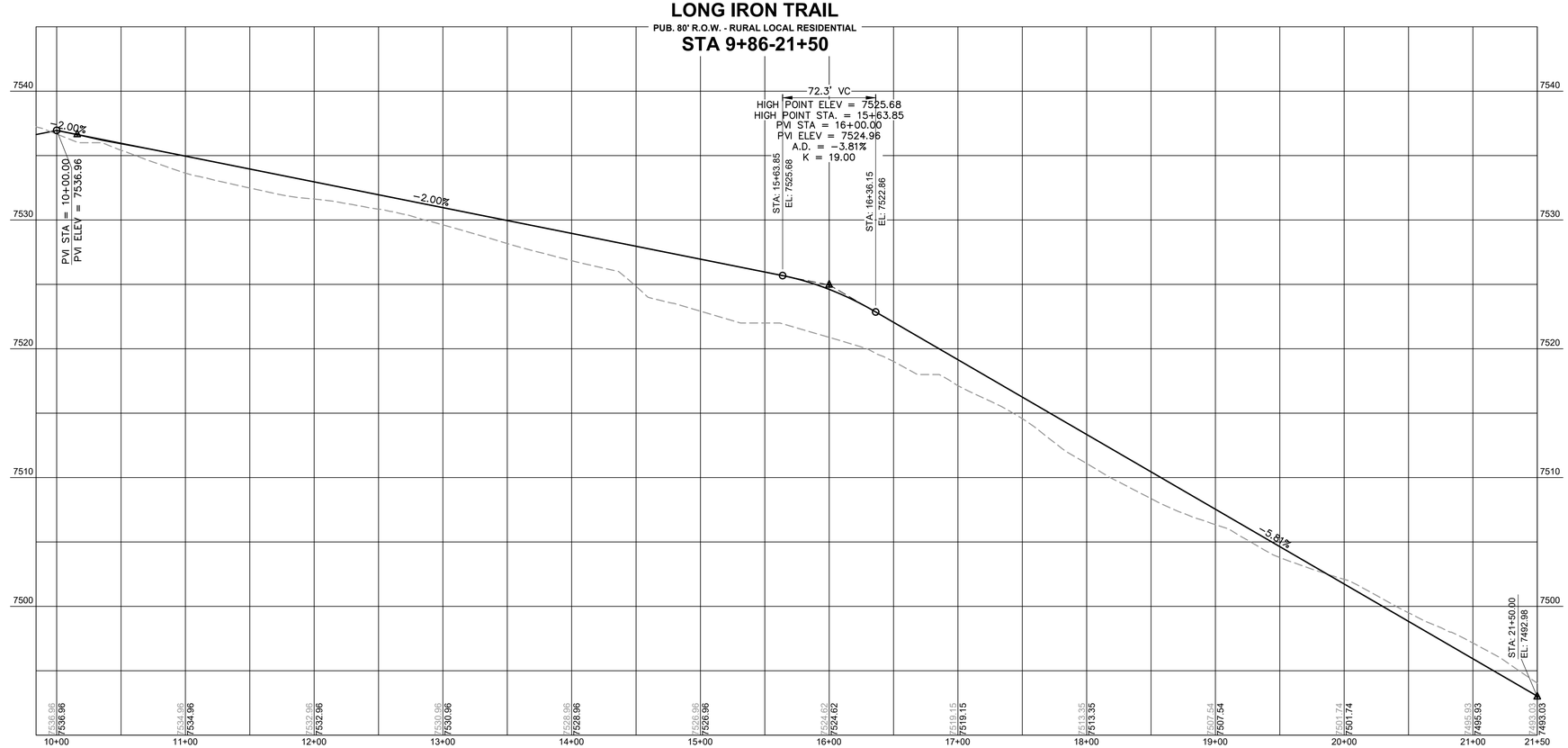
SCALE: 1"=10'
(ROADS USING THIS SECTION: SCOTCH CT, BACKSWING TRAIL, BOGET CT, LONGIRON TRAIL AND RAINMAKER WAY INCLUDING CUL-DE-SACS)

NOTE: ALL STORM INFRASTRUCTURE IS CONSIDERED PUBLIC. PUBLIC STORM INFRASTRUCTURE WITHIN THE PUBLIC RIGHT-OF-WAY IS OWNED AND MAINTAINED BY EL PASO COUNTY. PUBLIC STORM INFRASTRUCTURE OUTSIDE OF THE RIGHT-OF-WAY IS OWNED AND MAINTAINED BY THE FLYING HORSE NORTH METROPOLITAN DISTRICT.

LONG IRON TRAIL

PUB. 80' R.O.W. - RURAL LOCAL RESIDENTIAL

STA 9+86-21+50



PROFILE LEGEND

- EXISTING GROUND AT ROAD CENTERLINE
- PROPOSED GRADE AT ROAD CENTERLINE

0 50 HORIZONTAL

0 5 VERTICAL

PCD FILE NO.: SF2532

DRAWN BY: SAV	JOB DATE: 8/20/2026	BAR IS ONE INCH ON OFFICIAL DRAWINGS.	
APPROVED: RDL	JOB NUMBER: 211030.260	0 1"	
CAD DATE: 8/20/2026		IF NOT ONE INCH ADJUST SCALE ACCORDINGLY.	
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NO.	DATE	BY	REVISION DESCRIPTION

HRGreen
HR GREEN - COLORADO SPRINGS
1975 RESEARCH PARKWAY SUITE 230
COLORADO SPRINGS, CO 80920
PHONE: 719.300.4140
FAX: 713.965.0044

FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

CONSTRUCTION DOCUMENTS
LONG IRON TRAIL

SHEET ST

12

HR GREEN Xrefs: xv-util-1030; xv-dsgn-1030; xv-row-1030; xc-row-030.260; xc-dsgn-260; xgt-1-dh01-1030.260; key_map; modified_ditch_sections

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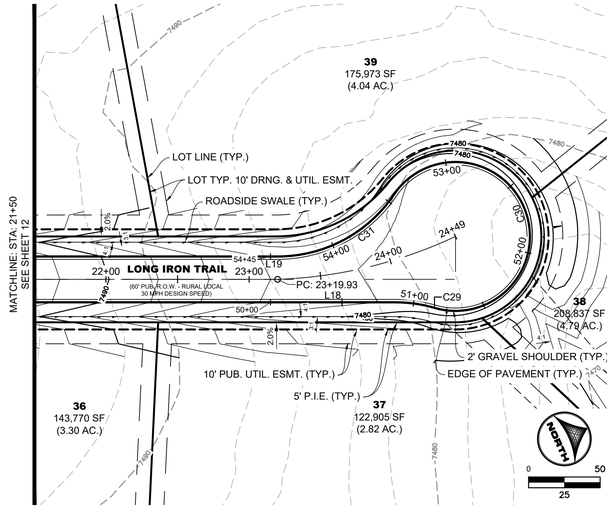
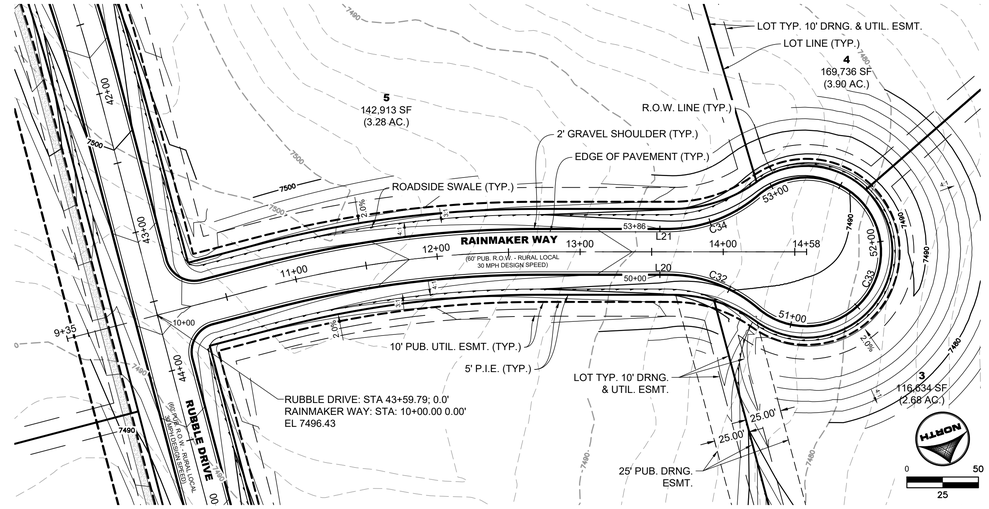
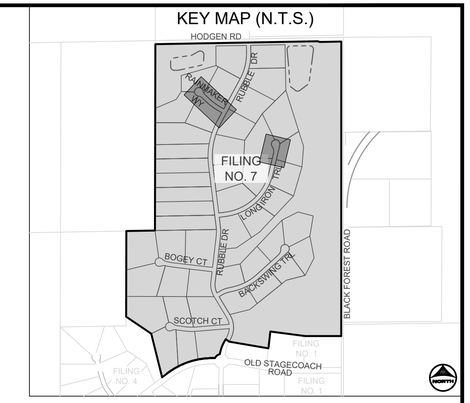
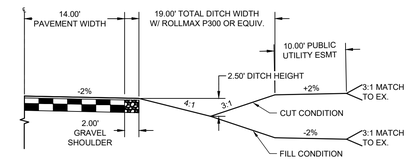


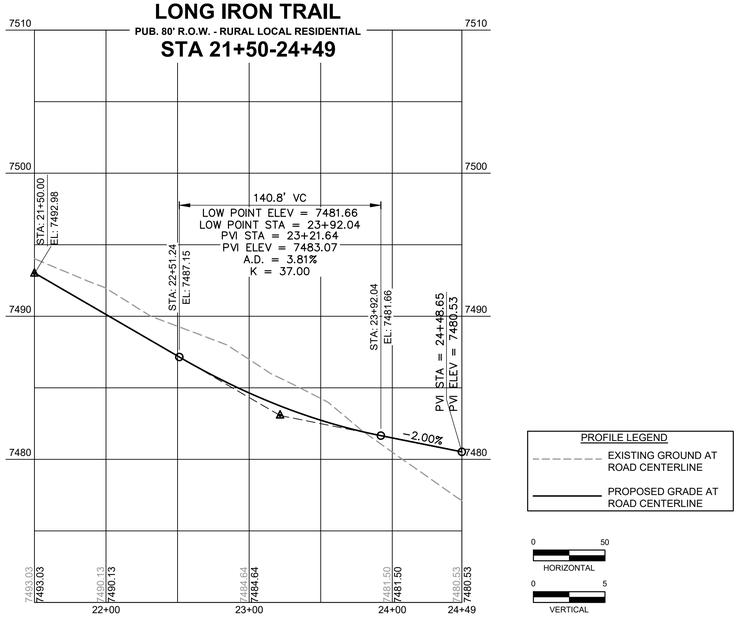






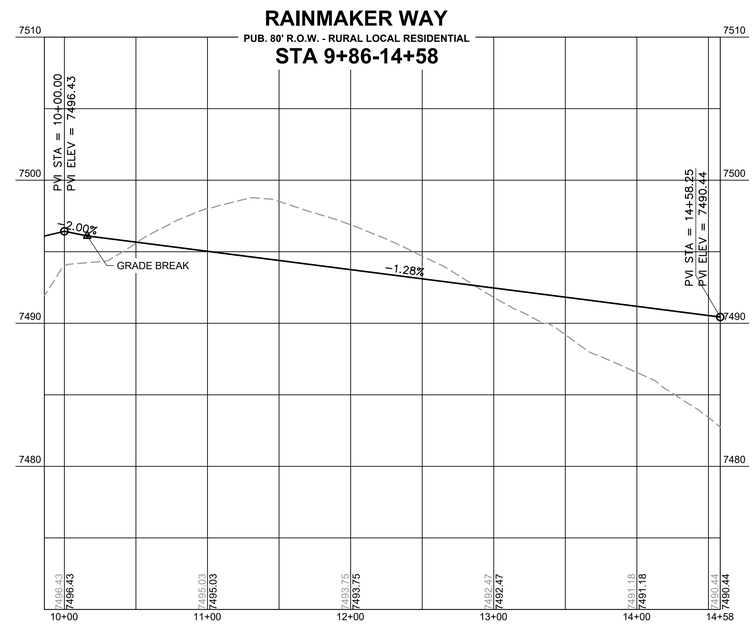
RURAL LOCAL ROADWAY DITCH SECTION

SCALE: 1"=10'
(ROADS USING THIS SECTION: SCOTCH CT, BACKSWING TRAIL, BOGET CT, LONGIRON TRAIL AND RAINMAKER WAY INCLUDING CUL-DE-SACS)



PROFILE LEGEND
EXISTING GROUND AT ROAD CENTERLINE
PROPOSED GRADE AT ROAD CENTERLINE

0 50 HORIZONTAL
0 5 VERTICAL



PROFILE LEGEND
EXISTING GROUND AT ROAD CENTERLINE
PROPOSED GRADE AT ROAD CENTERLINE

0 50 HORIZONTAL
0 5 VERTICAL

LONG IRON TRAIL CDS

TAG NO.	RADIUS	LENGTH	LINE/CHORD DIRECTION	BEG. NORTHING/EASTING	END NORTHING/EASTING
L18		87.27'	N13° 21' 05.11"E	N:450791.50, E:227478.66	N:450876.41, E:227498.81
C29	98.00'	27.81'	N21° 28' 53.48"E	N:450876.41, E:227498.81	N:450902.21, E:227508.97
C30	52.00'	228.89'	S83° 30' 33.91"W	N:450902.21, E:227508.97	N:450892.71, E:227425.48
C31	98.00'	95.69'	S14° 37' 14.45"E	N:450892.71, E:227425.48	N:450803.75, E:227448.68
L19		5.00'	S13° 21' 05.11"W	N:450803.75, E:227448.68	N:450798.89, E:227447.53

RAINMAKER WAY CDS

TAG NO.	RADIUS	LENGTH	LINE/CHORD DIRECTION	BEG. NORTHING/EASTING	END NORTHING/EASTING
L20		5.00'	N46° 48' 03.74"W	N:451599.99, E:226476.01	N:451603.41, E:226472.37
C32	98.00'	69.33'	N26° 31' 59.30"W	N:451603.41, E:226472.37	N:451664.16, E:226442.04
C33	52.00'	236.94'	S43° 11' 56.26"W	N:451664.16, E:226442.04	N:451606.54, E:226387.93
C34	98.00'	69.33'	S67° 04' 08.18"E	N:451606.54, E:226387.93	N:451580.08, E:226450.46
L21		5.00'	S46° 48' 03.74"E	N:451580.08, E:226450.46	N:451576.66, E:226454.11

HR GREEN Xrefs: xv-util-1030; xv-dsgn-1030; xv-row-1030; xc-row-030.260; xc-dsgn-260; xgt-1-dh01-1030.260; key_map; modified_ditch_sections

PCD FILE NO.: SF2532

DRAWN BY: SAV JOB DATE: 8/20/2026
APPROVED: RDL JOB NUMBER: 211030.260
CAD DATE: 8/20/2026
CAD FILE: J:\2021\211030\CAD\Dwgs\C\Filing_NORTH\Street_PNP

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0 1"
IF NOT ONE INCH, ADJUST SCALE ACCORDINGLY.

NO.	DATE	BY	REVISION DESCRIPTION

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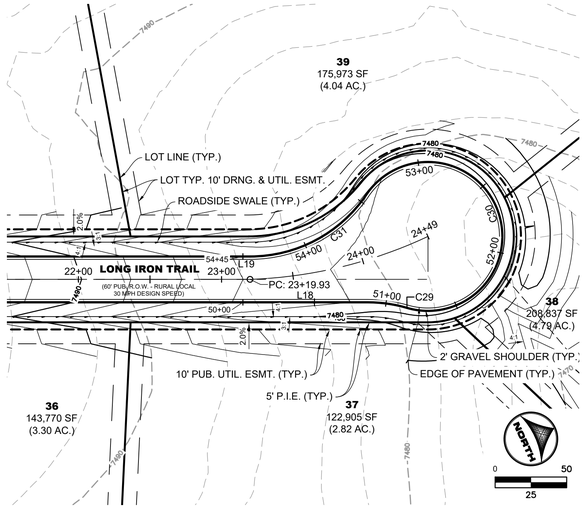
FAX: 713.965.0044

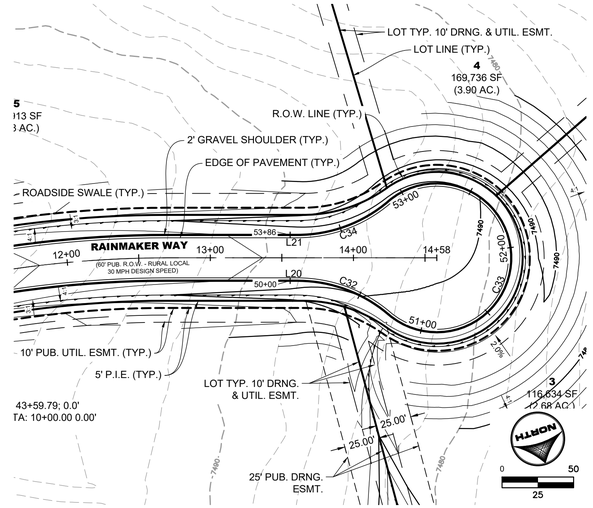
FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

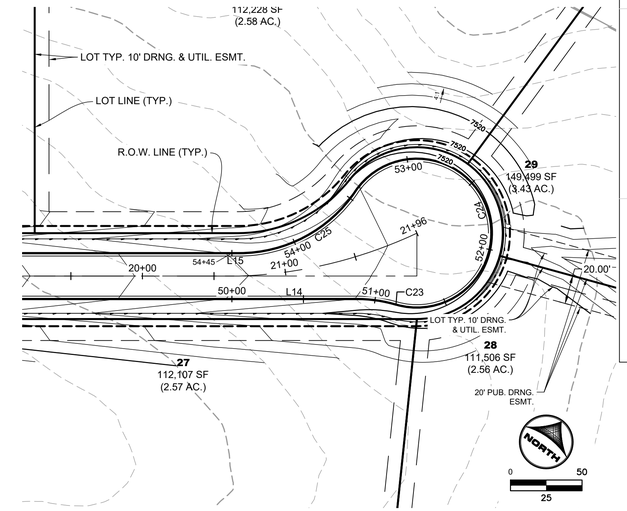
CONSTRUCTION DOCUMENTS
LONG IRON TRAIL & RAINMAKER WAY

SHEET ST

DOMBROWSKI, COLIN, 8/20/2026 2:32 PM



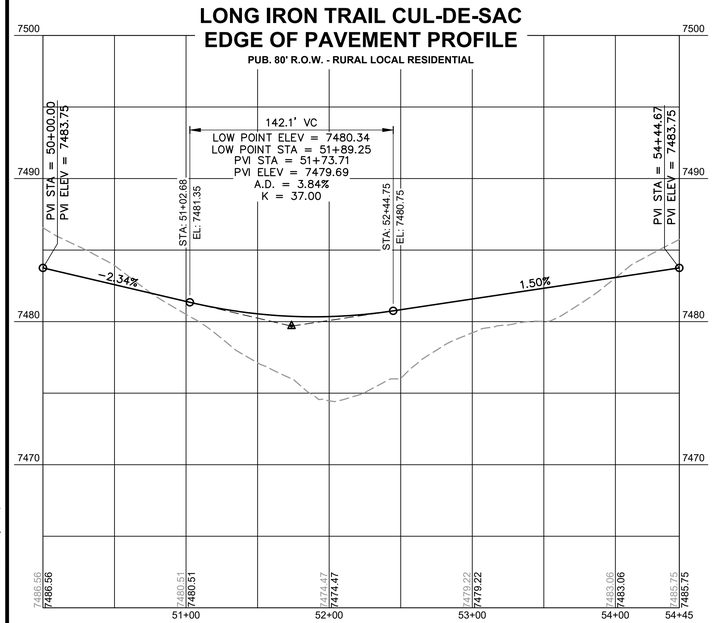




KEY MAP (N.T.S.)

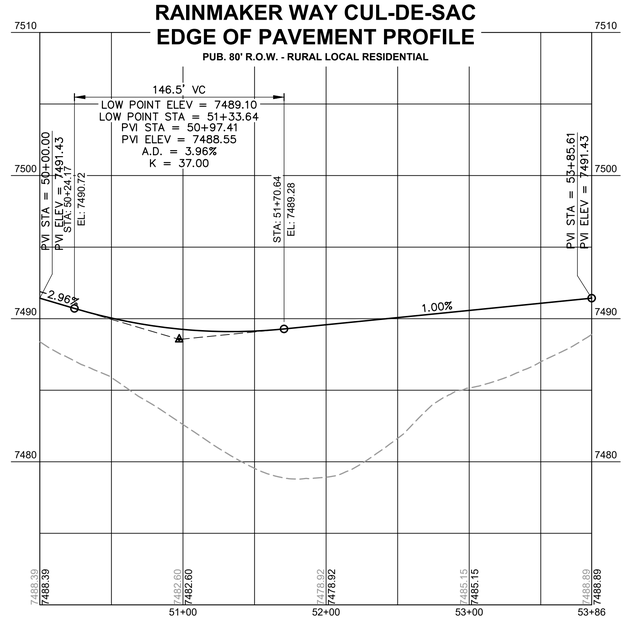
LONG IRON TRAIL CUL-DE-SAC EDGE OF PAVEMENT PROFILE

PUB. 80' R.O.W. - RURAL LOCAL RESIDENTIAL



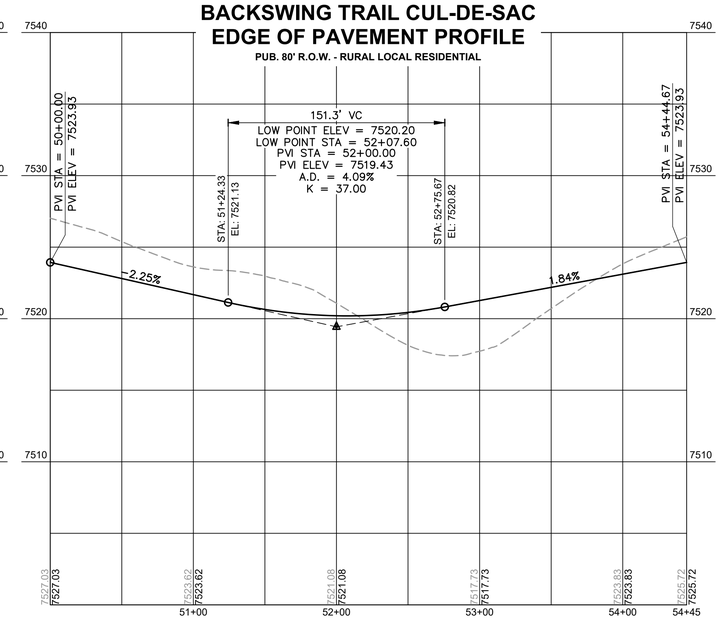
RAINMAKER WAY CUL-DE-SAC EDGE OF PAVEMENT PROFILE

PUB. 80' R.O.W. - RURAL LOCAL RESIDENTIAL



BACKSWING TRAIL CUL-DE-SAC EDGE OF PAVEMENT PROFILE

PUB. 80' R.O.W. - RURAL LOCAL RESIDENTIAL



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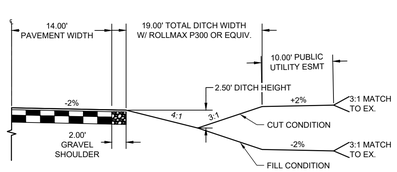

RURAL LOCAL ROADWAY DITCH SECTION

SCALE: 1"=10'

(ROADS USING THIS SECTION: SCOTCH CT, BACKSWING TRAIL, BOGET CT, LONGIRON TRAIL AND RAINMAKER WAY INCLUDING CUL-DE-SACS)

PROFILE LEGEND

- EXISTING GROUND AT ROAD CENTERLINE
- PROPOSED GRADE AT ROAD CENTERLINE

0 50 HORIZONTAL

0 5 VERTICAL

PROFILE LEGEND

- EXISTING GROUND AT ROAD CENTERLINE
- PROPOSED GRADE AT ROAD CENTERLINE

0 50 HORIZONTAL

0 5 VERTICAL

PROFILE LEGEND

- EXISTING GROUND AT ROAD CENTERLINE
- PROPOSED GRADE AT ROAD CENTERLINE

0 50 HORIZONTAL

0 5 VERTICAL

PCD FILE NO.: SF2532

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APPROVED: RDL	JOB NUMBER: 211030.260	IF NOT ONE INCH, ADJUST SCALE ACCORDINGLY.	
CAD DATE: 8/20/2026			
CAD FILE: J:\2021\211030\CAD\Dwgs\C\Filing_NORTH\Street_PNP			

NO.	DATE	BY	REVISION DESCRIPTION

HRGreen
HR GREEN - COLORADO SPRINGS
1975 RESEARCH PARKWAY SUITE 230
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FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

CONSTRUCTION DOCUMENTS
CUL-DE-SAC DETAILS

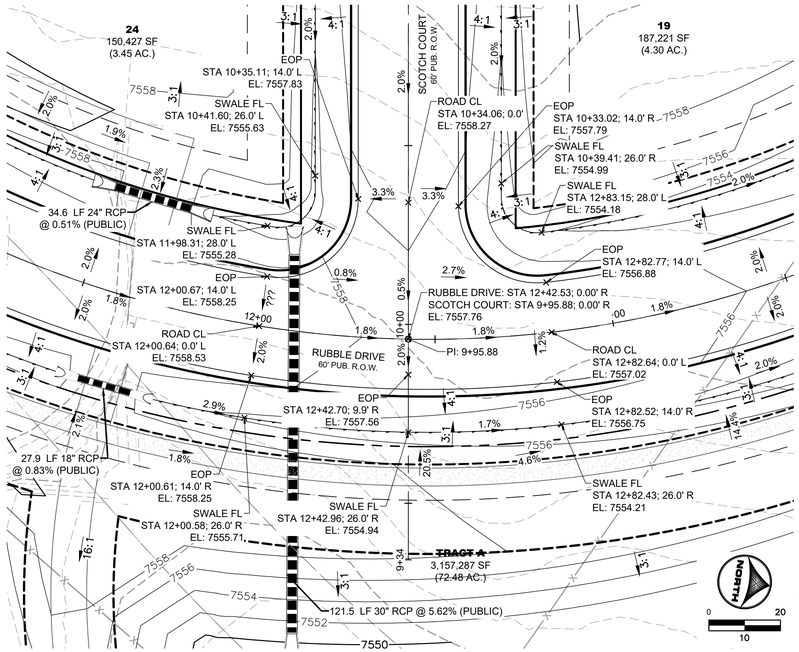
SHEET ST

HR GREEN Xrefs: xv-util-1030; xv-dsgn-1030; xv-row-1030; xc-row-030.260; xc-dsgn-260; xgt-1-dt01-1030.260; key_map; modified_ditch_sections

DOMBROWSKI, COLIN, 8/20/2026 2:46 PM

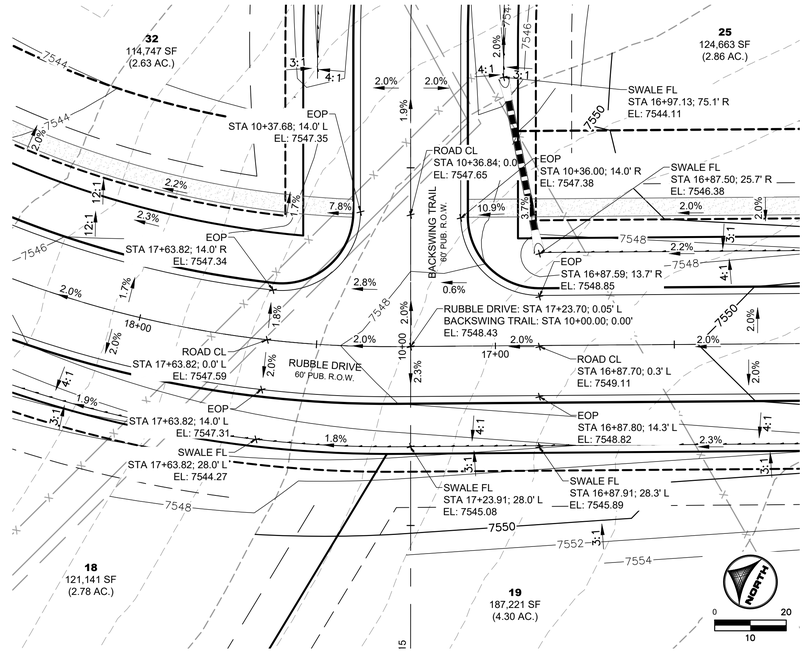
ROADWAY INTERSECTION DETAIL - A

RUBBLE DRIVE & SCOTCH COURT

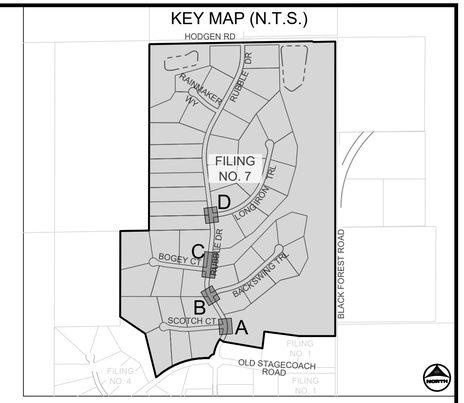


ROADWAY INTERSECTION DETAIL - B

RUBBLE DRIVE & BACKSWING TRAIL

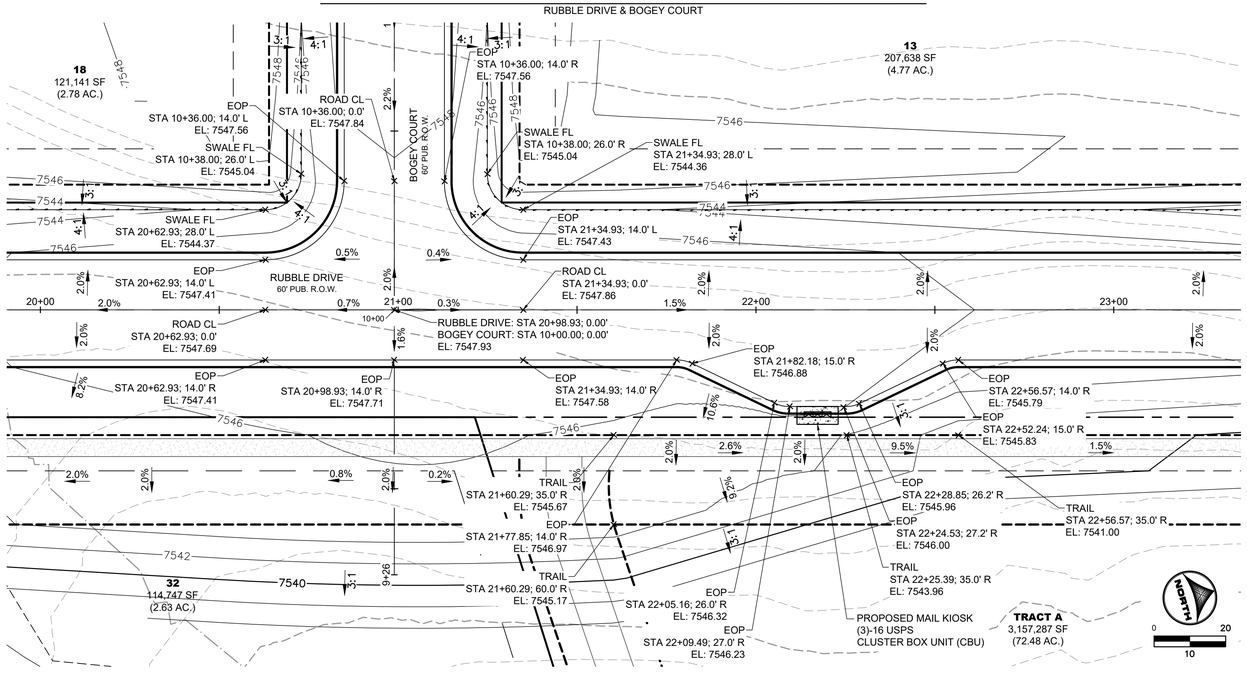


KEY MAP (N.T.S.)



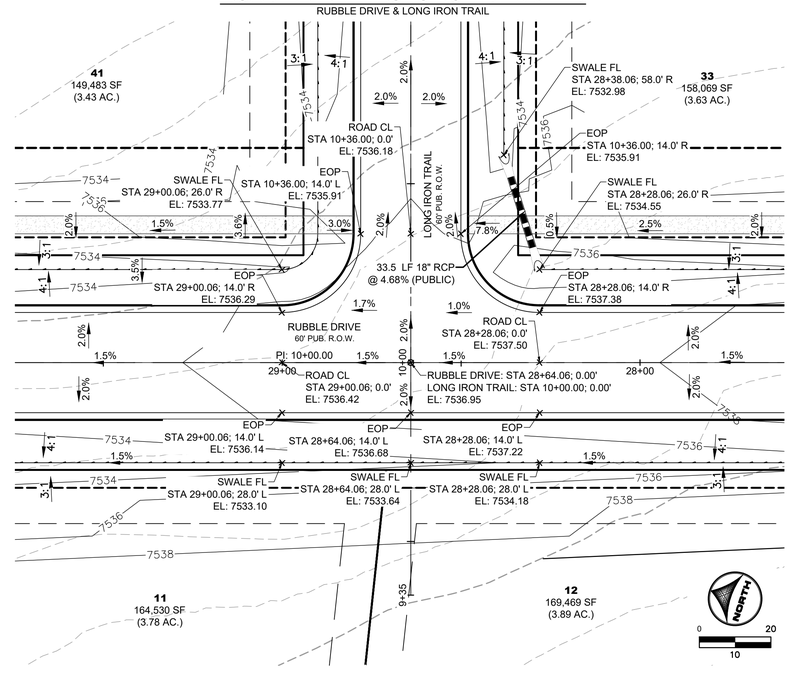
ROADWAY INTERSECTION & MAIL KIOSK PULL-OFF DETAIL - C

RUBBLE DRIVE & BOGEY COURT



ROADWAY INTERSECTION DETAIL - D

RUBBLE DRIVE & LONG IRON TRAIL



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HRGreen
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FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

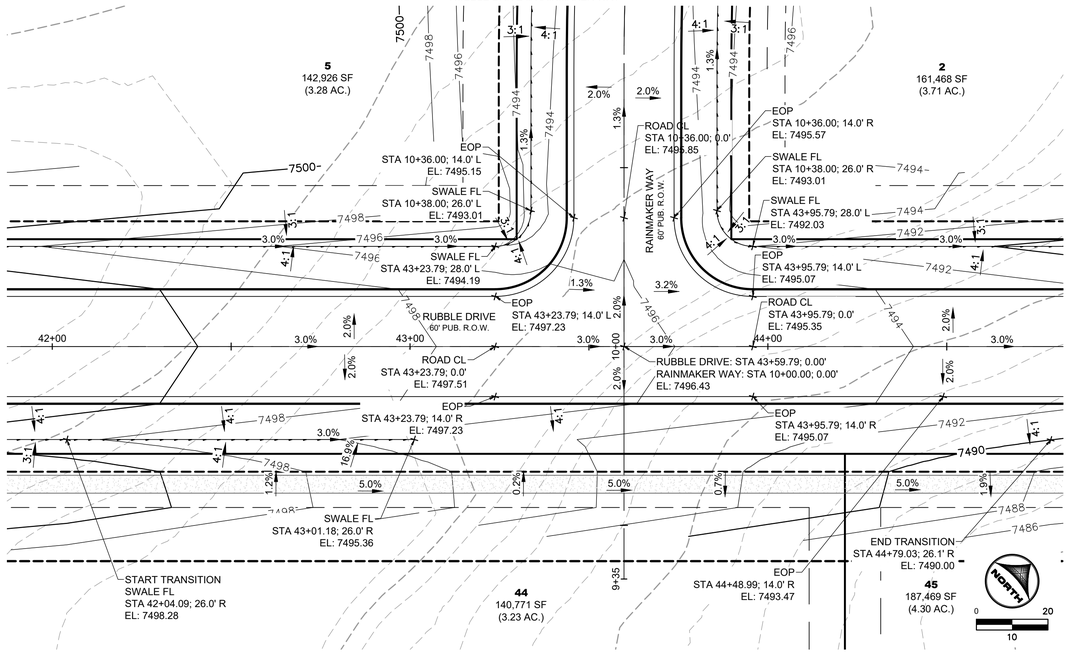
CONSTRUCTION DOCUMENTS
INTERSECTION DETAILS

SHEET
ST
15

HR GREEN Xrefs: xv-util-1030; xv-dsgn-1030; xv-row-1030; xc-row-030.260; xc-dsgn-260; xgt-1-dh01-1030.260; key_map

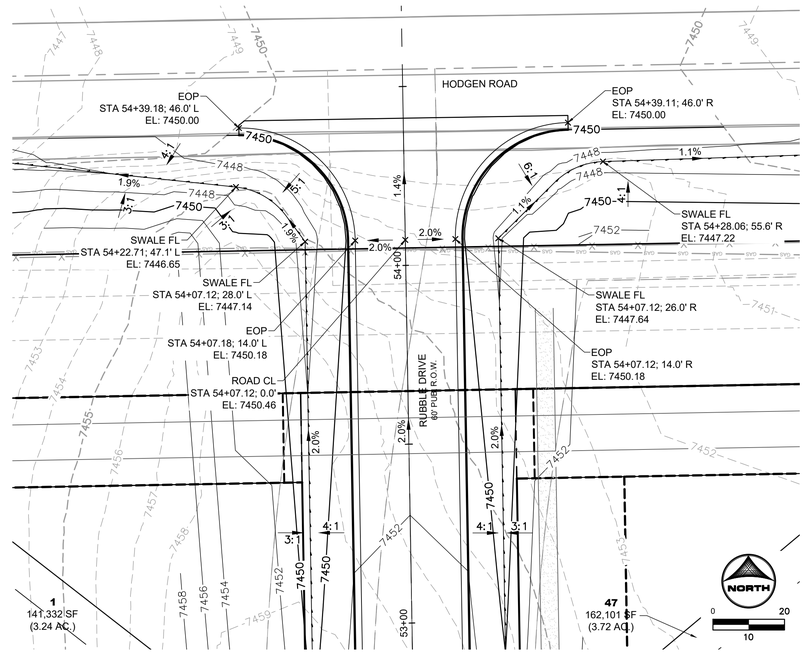
ROADWAY INTERSECTION DETAIL - E

RUBBLE DRIVE & RAINMAKER WAY

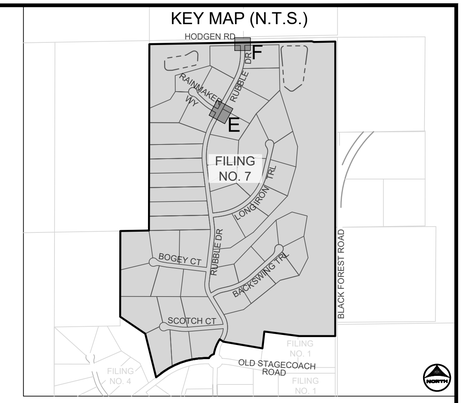


ROADWAY INTERSECTION DETAIL - F

RUBBLE DRIVE & HODGEN ROAD



KEY MAP (N.T.S.)



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FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

CONSTRUCTION DOCUMENTS
INTERSECTION DETAILS

SHEET
ST

16

PCD FILE NO.: SF2532

DOMBROWSKI, COLIN, 8/20/2026 2:33 PM
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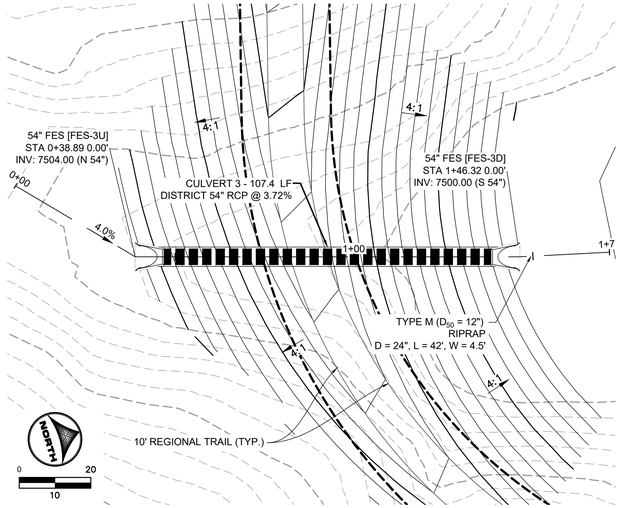
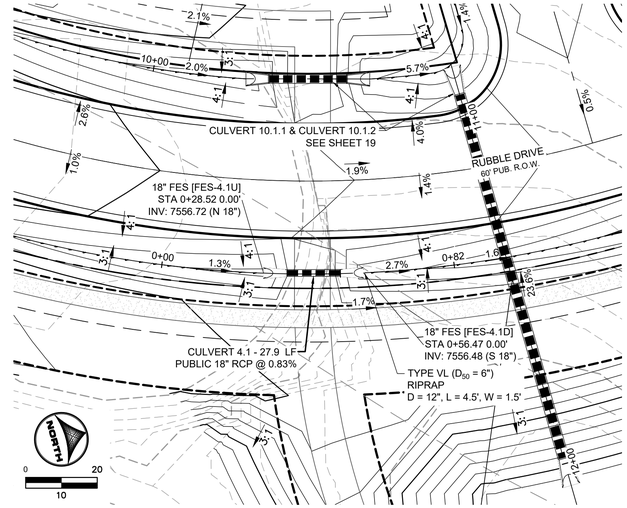
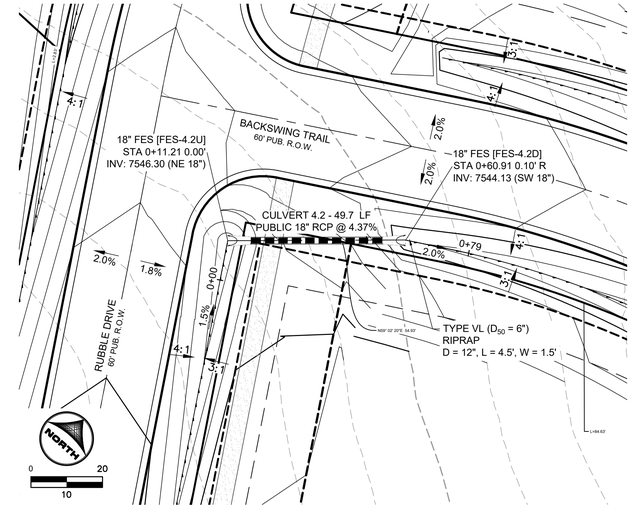
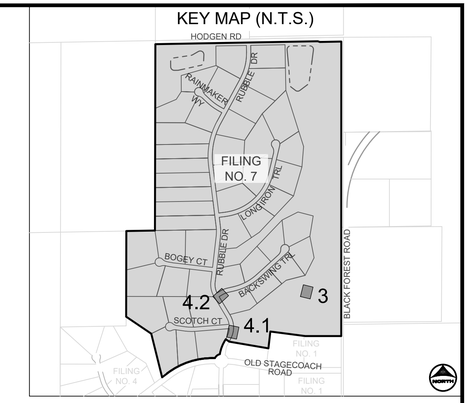


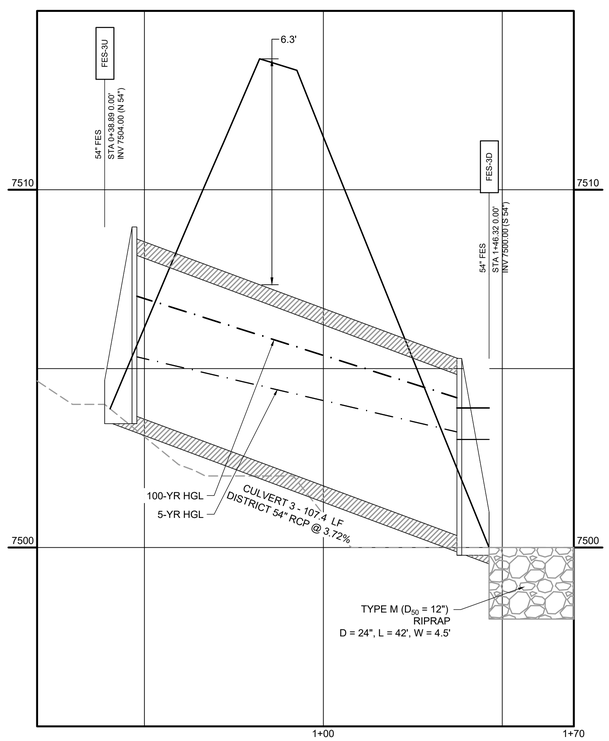






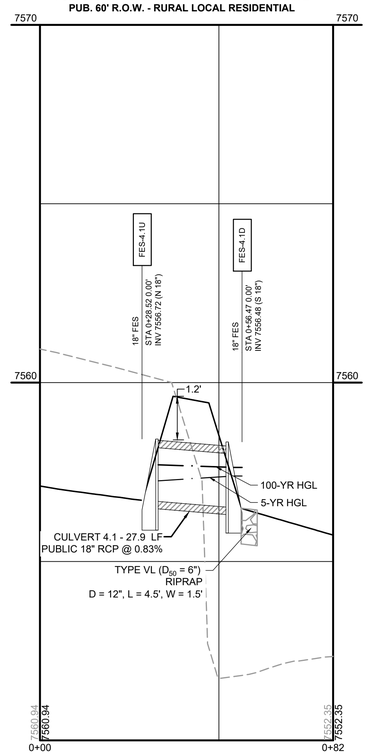
CULVERT 3

DISTRICT STORM CULVERT PIPE WITHIN NATURAL CHANNEL



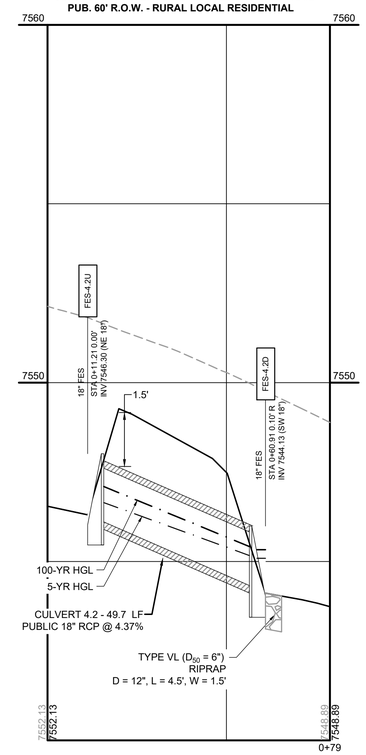
CULVERT 4.1

PUB. STORM CULVERT PIPE WITHIN RUBBLE DRIVE
PUB. 60' R.O.W. - RURAL LOCAL RESIDENTIAL



CULVERT 4.2

PUB. STORM CULVERT PIPE NEAR BACKSWING TRAIL
PUB. 60' R.O.W. - RURAL LOCAL RESIDENTIAL



PROFILE LEGEND

- EXISTING GROUND AT PIPE ALIGNMENT
- PROPOSED GRADE AT PIPE ALIGNMENT

0 20 HORIZONTAL

0 5 VERTICAL

PCD FILE NO.: SF2532

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FLYING HORSE NORTH FILING 7
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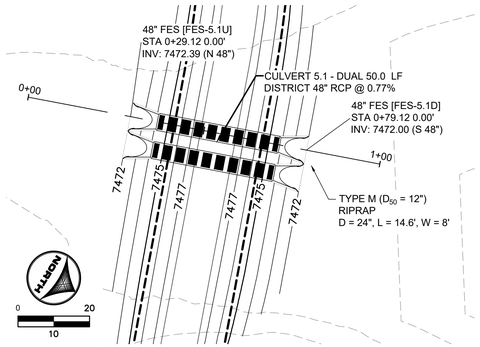
EL PASO COUNTY, CO

CONSTRUCTION DOCUMENTS
STORM CULVERTS I

SHEET STM 17

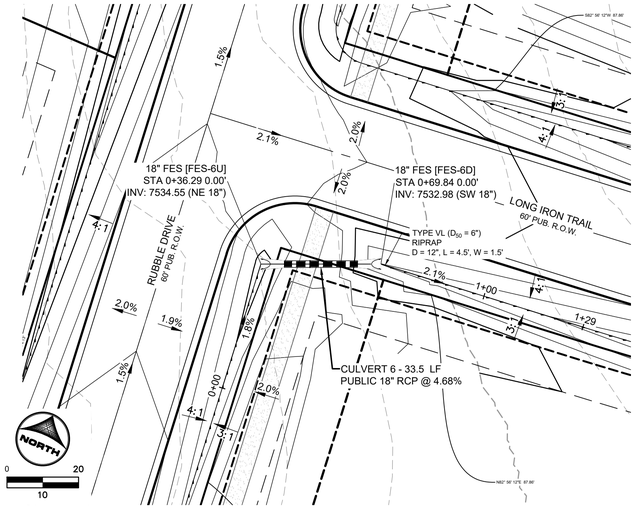
HR GREEN Xrefs: xc-row-030.260; xc-dsgn-260; xgt-1-dt01-1030.260; key_map; modified_ditch_sections

DOMBROWSKI, COLIN, 8/21/2026 3:45 PM



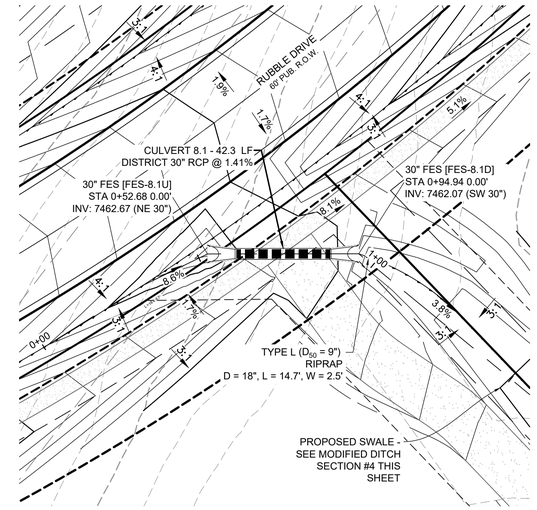
CULVERT 5.1 & CULVERT 5.2

DISTRICT STORM CULVERT PIPE WITHIN TRACT A



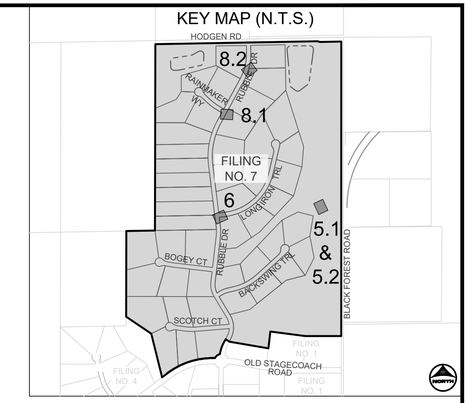
CULVERT 6

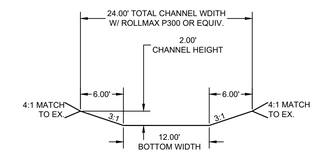
PUB. STORM CULVERT PIPE NEAR LONG IRON TRAIL
PUB. 60' R.O.W. - RURAL LOCAL RESIDENTIAL



CULVERT 8.1

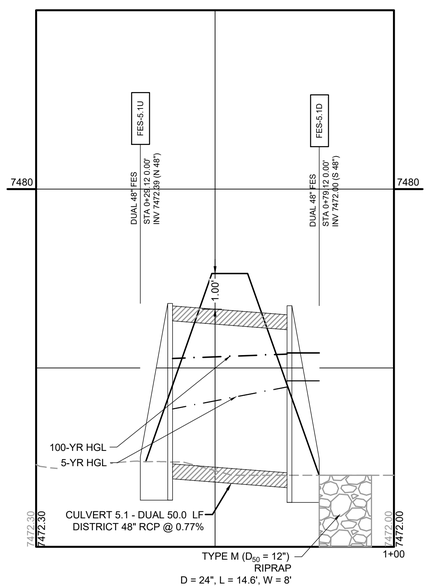
DISTRICT CULVERT PIPE WITHIN EASEMENT

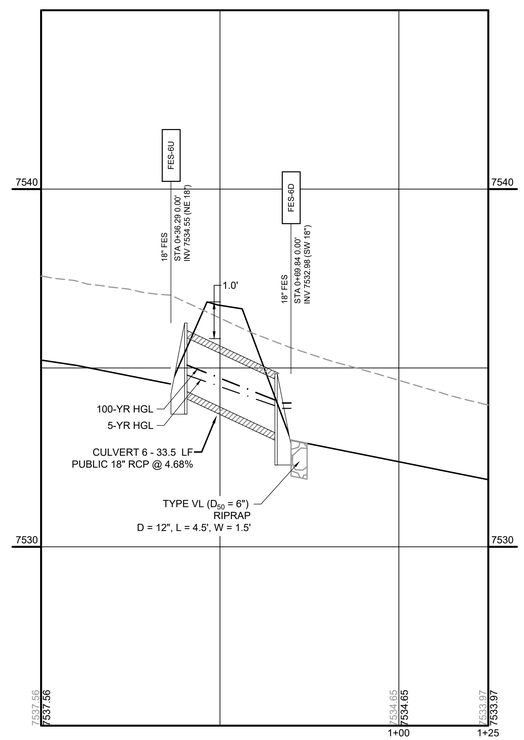


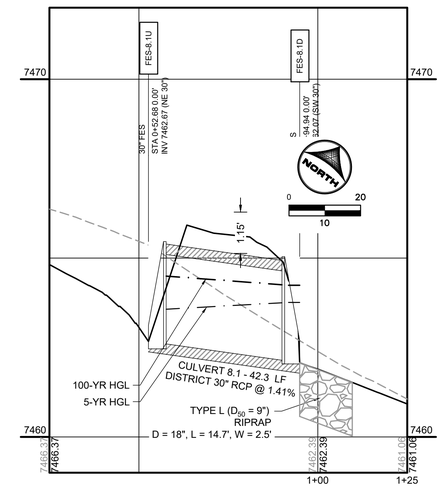


MODIFIED DITCH SECTION #4

SCALE: 1"=10'







PROFILE LEGEND

- EXISTING GROUND AT PIPE ALIGNMENT
- PROPOSED GRADE AT PIPE ALIGNMENT

0 20 HORIZONTAL

0 5 VERTICAL

PCD FILE NO.: SF2532

DRAWN BY: SAV	JOB DATE: 8/20/2026	BAR IS ONE INCH ON OFFICIAL DRAWINGS. 0 1"	
APPROVED: RDL	JOB NUMBER: 211030.260	IF NOT ONE INCH, ADJUST SCALE ACCORDINGLY.	
CAD DATE: 8/21/2026			
CAD FILE: J:\2021\211030\CAD\Dwgs\C\Filing_NORTH\Storm PP			

NO.	DATE	BY	REVISION DESCRIPTION

HRGreen
HR GREEN - COLORADO SPRINGS
1975 RESEARCH PARKWAY SUITE 230
COLORADO SPRINGS, CO 80920
PHONE: 719.300.4140
FAX: 713.965.0044

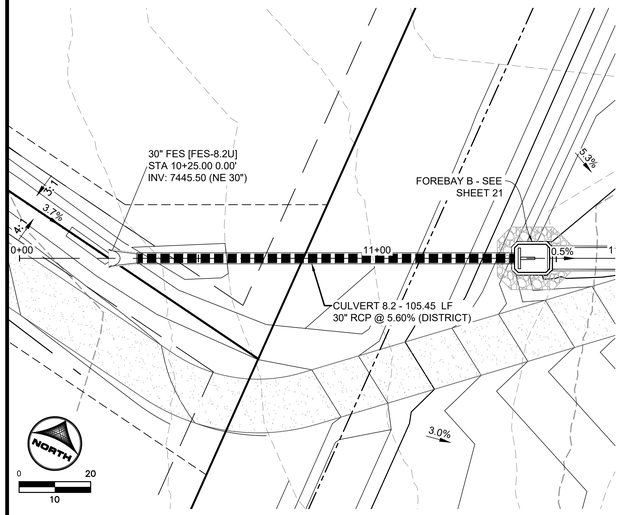
FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

CONSTRUCTION DOCUMENTS
STORM CULVERTS II

SHEET
STM

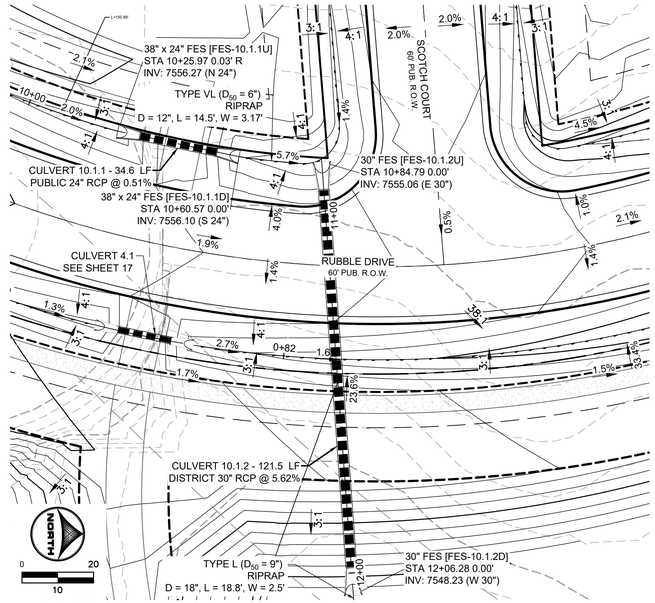
HR GREEN Xrefs: xc-row-030.260; xc-dsgn-260; xgt-1-dh01-1030.260; key_map; modified_ditch_sections

DOMBROWSKI, COLIN, 8/21/2026 3:47 PM



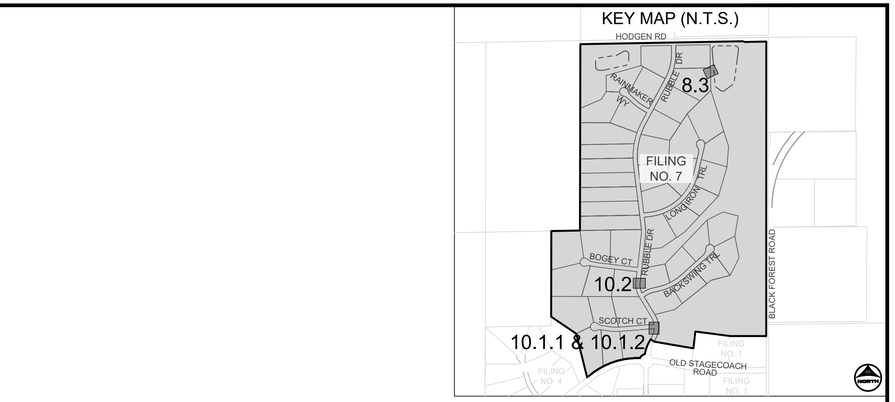
CULVERT 8.2

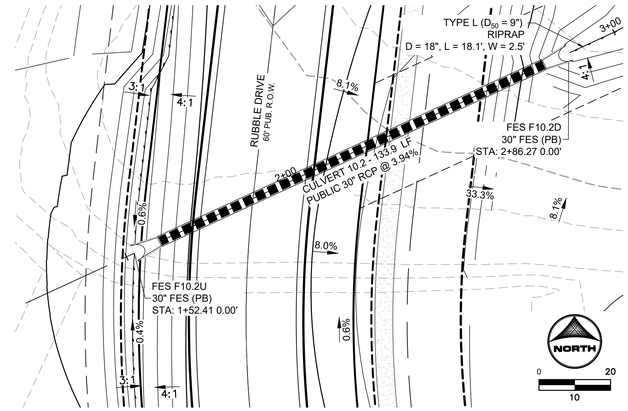
DISTRICT STORM CULVERT INTO POND F1 FOREBAY B



CULVERT 10.1.1 & CULVERT 10.1.2

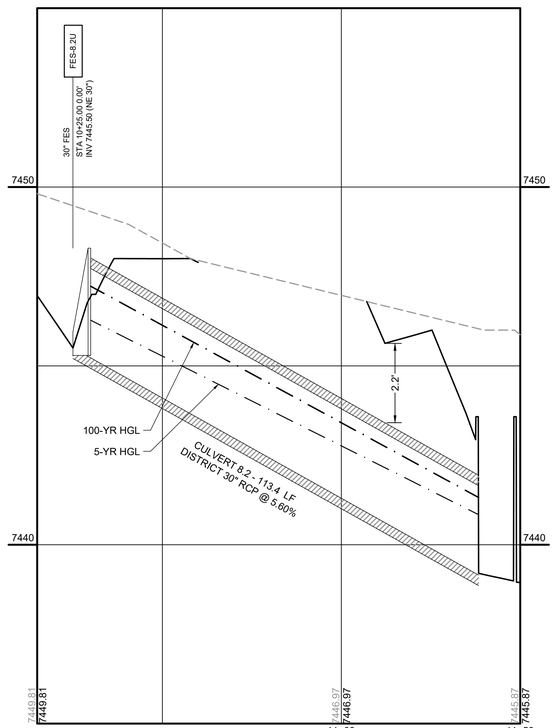
PUB. STORM CULVERT PIPE WITHIN RUBBLE DRIVE & DIST. STORM CULVERT WITHIN TRACT A
PUB. 60' R.O.W. - RURAL LOCAL RESIDENTIAL

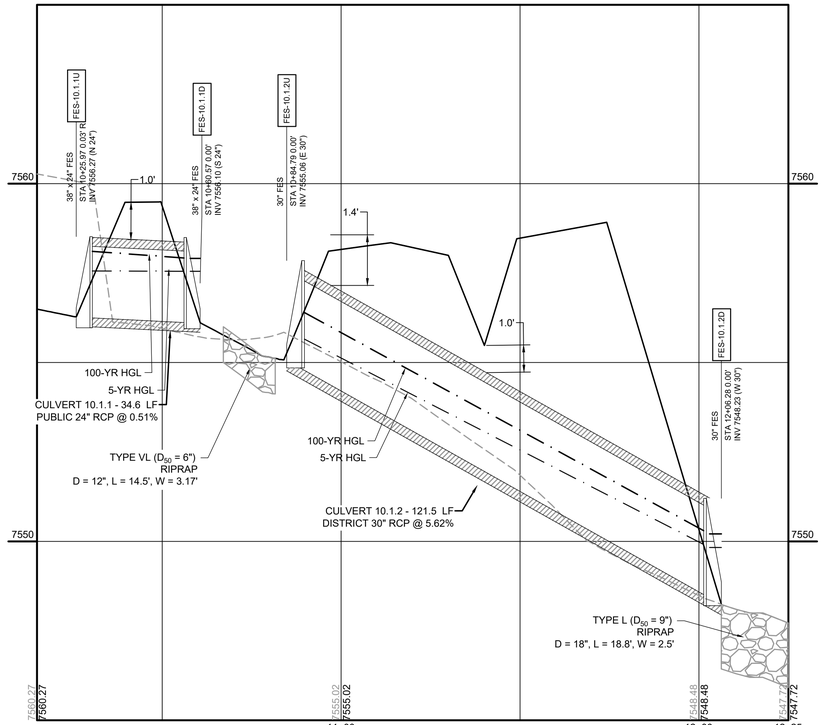


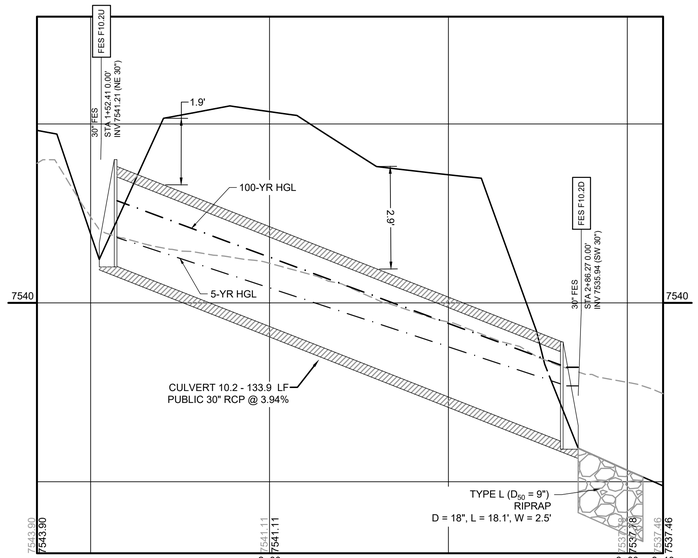


CULVERT 10.2

PUB. STORM CULVERT PIPE WITHIN RUBBLE DRIVE
PUB. 60' R.O.W. - RURAL LOCAL RESIDENTIAL







PROFILE LEGEND
- EXISTING GROUND AT PIPE ALIGNMENT
- PROPOSED GRADE AT PIPE ALIGNMENT

0 20 HORIZONTAL
0 5 VERTICAL

PCD FILE NO.: SF2532

DRAWN BY: SAV	JOB DATE: 8/20/2026	BAR IS ONE INCH ON OFFICIAL DRAWINGS. 0 1"	
APPROVED: RDL	JOB NUMBER: 211030.260	IF NOT ONE INCH ADJUST SCALE ACCORDINGLY.	
CAD DATE: 8/21/2026			
CAD FILE: J:\2021\211030\CAD\Dwgs\C\Filing_NORTH\Storm PP			

NO.	DATE	BY	REVISION DESCRIPTION

HRGreen
HR GREEN - COLORADO SPRINGS
1975 RESEARCH PARKWAY SUITE 230
COLORADO SPRINGS, CO 80920
PHONE: 719.300.4140
FAX: 713.965.0044

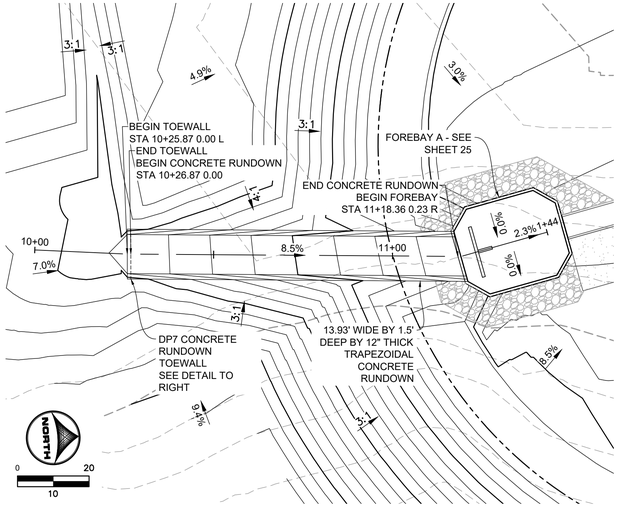
FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

CONSTRUCTION DOCUMENTS
STORM CULVERTS III

SHEET STM 19

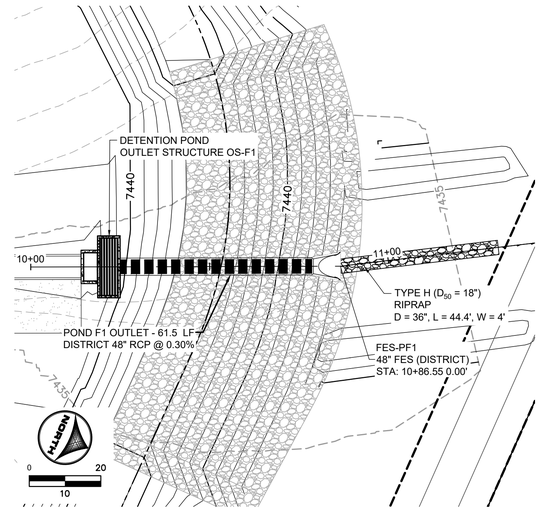
HR GREEN Xrefs: xc-row-030.260; xc-dsgn-260; xgt-1-dh01-1030.260; key_map; modified_ditch_sections

DOMBROWSKI, COLIN, 8/20/2026 2:34 PM



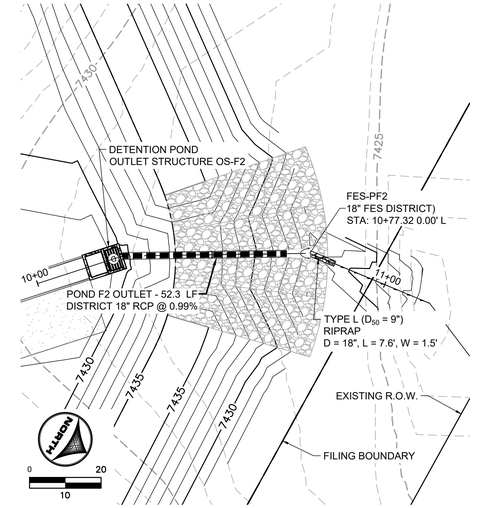
DP7 CONCRETE RUNDOWN

DISTRICT RUNDOWN INTO POND F1 FOREBAY A



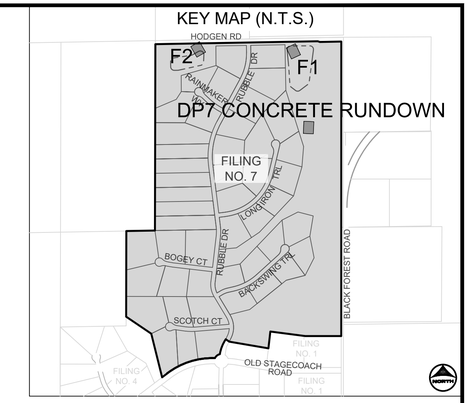
POND F1 OUTLET

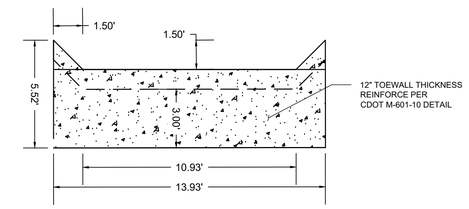
DISTRICT STORM CULVERT PIPE WITHIN TRACT A



POND F2 OUTLET

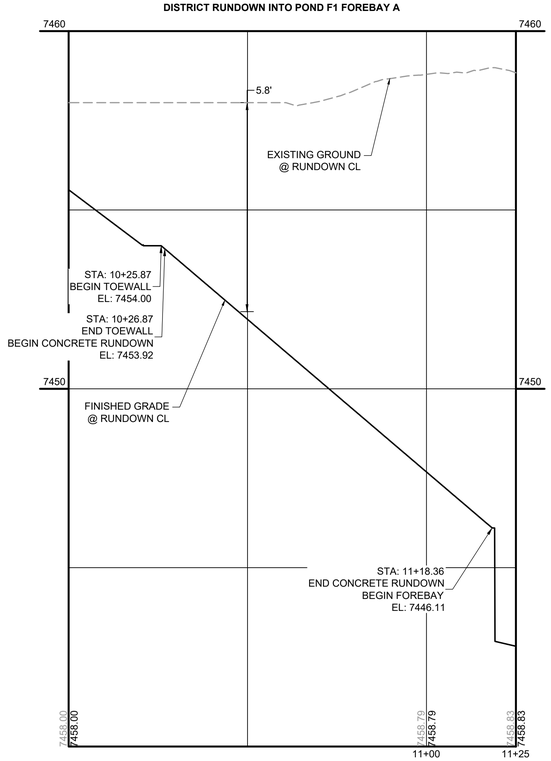
DISTRICT STORM CULVERT PIPE WITHIN TRACT B

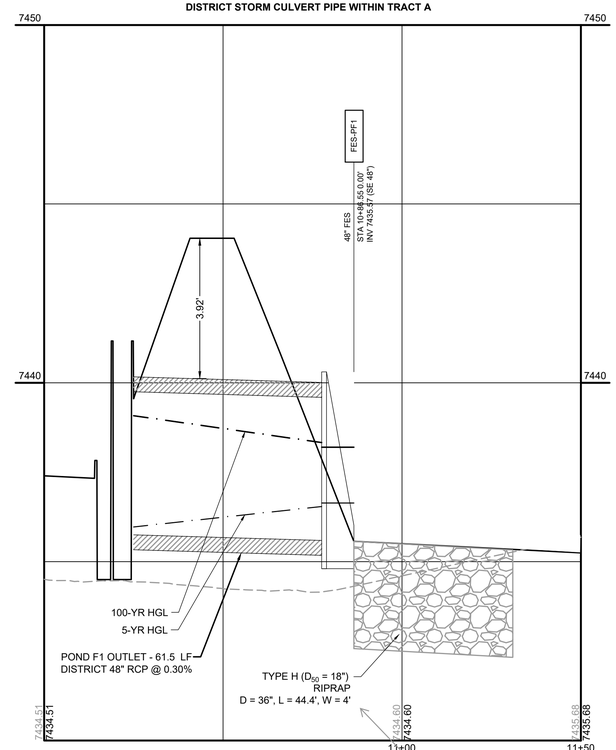


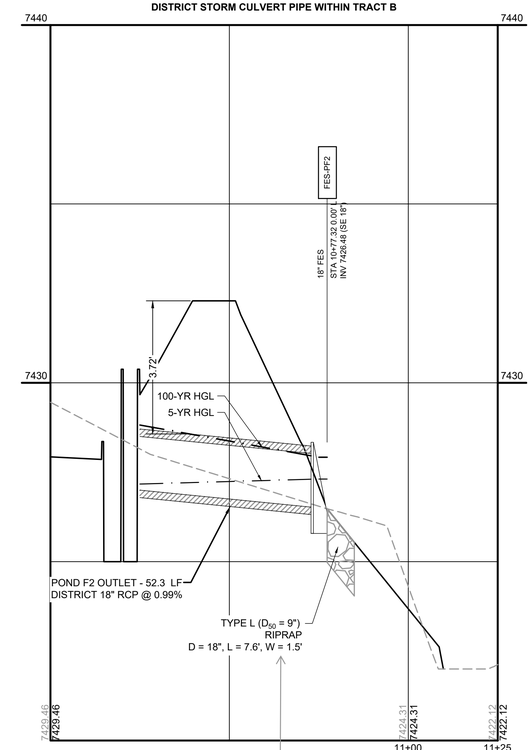


DP7 CONCRETE RUNDOWN TOEWALL

N.T.S.







PROFILE LEGEND

- EXISTING GROUND AT PIPE ALIGNMENT
- PROPOSED GRADE AT PIPE ALIGNMENT

0 20 HORIZONTAL

0 5 VERTICAL

Provide bedding material/geotextile fabric between riprap and sub-base (per DCMv1 – Chap 10.10.5). Per recent discussions with a geotextile provider, a woven geotexile is more appropriate for this application as it has resistance (via tensile strength) to tearing when the riprap is placed. Nonwoven fabric will tear. Please contact a supplier to call out an appropriate model # for a woven geotextile on these plans.

HRG Response:
Riprap detail on sheet 2 for bedding specification.

PCD FILE NO.: SF2532

DRAWN BY: CMD	JOB DATE: 8/20/2026		
APPROVED: RDL	JOB NUMBER: 211030.260		
CAD DATE: 8/20/2026			
CAD FILE: J:\2021\211030\CAD\Dwgs\C\Filing_NORTH\Storm PP			

BAR IS ONE INCH ON OFFICIAL DRAWINGS. 0 1" IF NOT ONE INCH, ADJUST SCALE ACCORDINGLY.

NO.	DATE	BY	REVISION DESCRIPTION

HRGreen
HR GREEN - COLORADO SPRINGS
1975 RESEARCH PARKWAY SUITE 230
COLORADO SPRINGS, CO 80920
PHONE: 719.300.4140
FAX: 713.965.0044

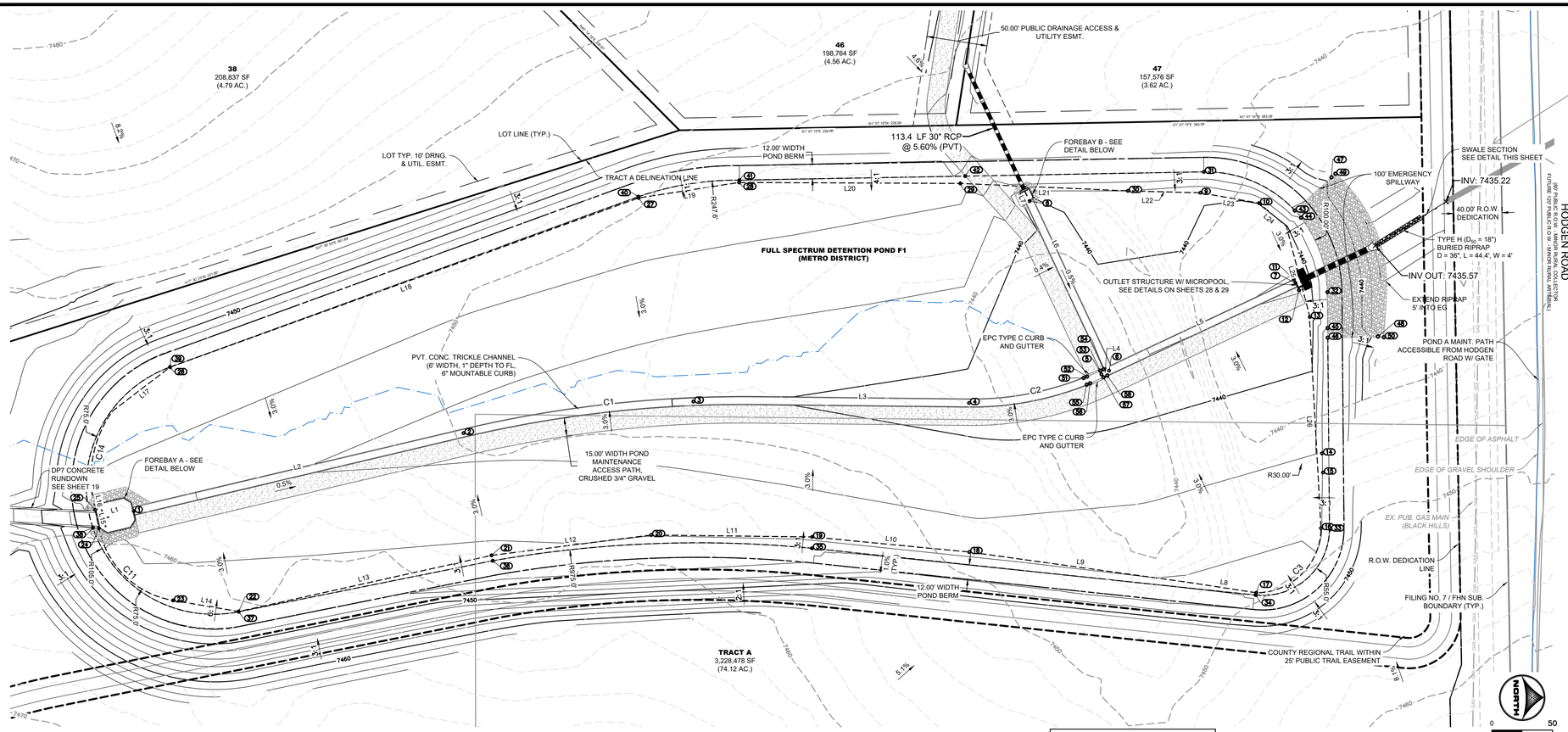
FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

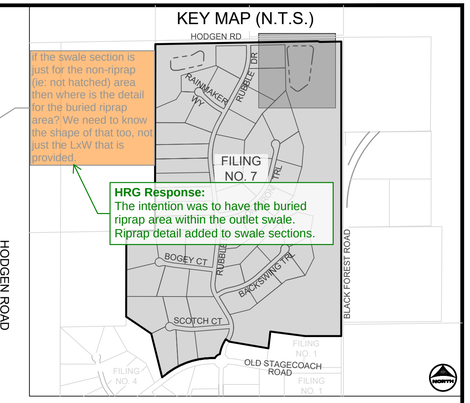
CONSTRUCTION DOCUMENTS
STORM CULVERTS IIII

SHEET STM 20

HR GREEN Xrefs: xc-row-030,260; xc-dsgn-260; xgl-1-dh01-1030,260; key_map; modified_ditch_sections

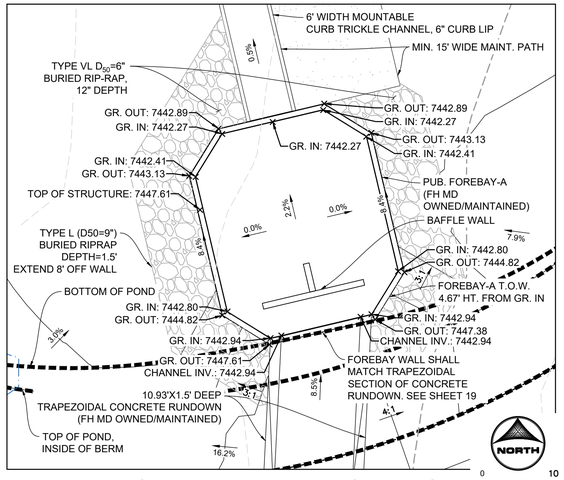
DOMBROWSKI, COLIN, 8/20/2026 2:35 PM





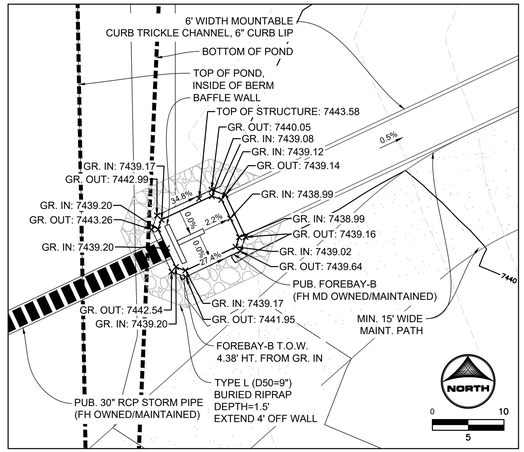
FOREBAY & TRICKLE CHANNEL SEGMENT TABLE					
LINE/CURVE NO.	LENGTH (FT)	DIRECTION/DELTA	RADIUS (FT)	START N/E	END N/E
C1	243.36	13.94	1000.00	N:451502.63 E:227855.62	N:451743.91 E:227828.85
C2	112.52	25.79	250.00	N:451919.15 E:227930.81	N:452028.19 E:227807.13
L1	31.01	N13°18'08.30"W		N:451200.79 E:227926.98	N:451230.97 E:227919.85
L2	279.15	N13°18'08.30"W		N:451230.97 E:227919.85	N:451502.63 E:227855.62
L3	175.25	N0°38'28.91"E		N:451743.91 E:227828.85	N:451919.15 E:227830.81
L4	6.98	N25°08'48.60"W		N:452028.19 E:227807.13	N:452034.51 E:227804.16
L5	169.78	N25°08'48.59"W		N:452034.51 E:227804.16	N:452188.19 E:227732.02
L6	154.32	N64°51'11.40"E		N:451968.93 E:227664.47	N:452034.51 E:227804.16
L7	11.42	S64°51'11.40"W		N:451968.93 E:227664.47	N:451964.08 E:227654.14

POND BOTTOM SEGMENT TABLE					
LINE/CURVE NO.	LENGTH (FT)	DIRECTION/DELTA	RADIUS (FT)	START N/E	END N/E
C3	83.62	89.93	53.28	N:452209.13 E:227933.89	N:452155.89 E:227987.13
C14	72.42	44.72	92.79	N:451196.84 E:227906.04	N:451213.42 E:227837.42
L8	55.01	S8°41'23.63"W		N:452155.89 E:227987.13	N:452101.51 E:227978.82
L9	183.88	S7°53'37.60"W		N:452101.51 E:227978.82	N:451919.38 E:227953.57
L10	130.13	S5°28'53.25"W		N:451919.38 E:227953.57	N:451789.84 E:227941.14
L11	132.59	S0°41'21.51"W		N:451789.84 E:227941.14	N:451657.26 E:227939.54
L12	132.69	S7°16'41.96"E		N:451657.26 E:227939.54	N:451525.64 E:227956.35
L13	213.43	S12°30'45.33"E		N:451525.64 E:227956.35	N:451317.28 E:228002.59
L14	54.71	S9°37'18.32"W		N:451317.28 E:228002.59	N:451263.34 E:227993.45
L15	16.59	S78°00'29.64"W		N:451202.51 E:227935.09	N:451199.07 E:227918.86
L16	13.01	S80°09'34.19"W		N:451199.07 E:227918.86	N:451196.84 E:227906.04
L17	59.59	N37°20'34.75"W		N:451213.42 E:227837.42	N:451260.79 E:227801.27
L18	410.49	N19°51'28.79"W		N:451260.79 E:227801.27	N:451646.87 E:227661.83
L19	84.05	N8°43'48.77"W		N:451646.87 E:227661.83	N:451729.94 E:227649.07
L20	182.05	N0°15'08.34"E		N:451729.94 E:227649.07	N:451911.99 E:227649.88
L21	138.25	N2°33'11.34"E		N:451911.99 E:227649.88	N:452050.11 E:227656.03
L22	59.73	N1°29'34.20"E		N:452050.11 E:227656.03	N:452109.82 E:227657.59
L23	49.09	N10°00'06.92"E		N:452109.82 E:227657.59	N:452158.16 E:227666.12
L24	29.40	N40°22'17.71"E		N:452158.16 E:227666.12	N:452180.56 E:227685.16
L25	75.15	N75°25'54.61"E		N:452180.56 E:227685.16	N:452199.47 E:227757.90



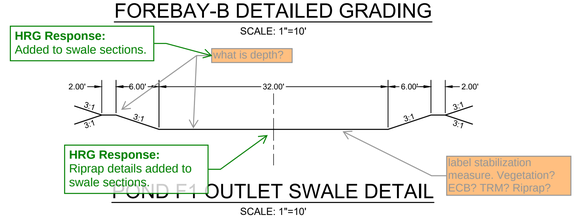
FOREBAY-A DETAILED GRADING

SCALE: 1"=10'



FOREBAY-B DETAILED GRADING

SCALE: 1"=10'



POND F1 OUTLET SWALE DETAIL

SCALE: 1"=10'

POND A KEY TABLE											
NO.	DESC.	NORTH/EAST	ELEV.	NO.	DESC.	NORTH/EAST	ELEV.	NO.	DESC.	NORTH/EAST	ELEV.
1	TC FL	N: 451230.97 E: 227919.85	7442.27	21	BTM POND	N: 451525.64 E: 227956.35	7444.37	41	TOP POND	N: 451729.94 E: 227647.18	7446.00
2	TC FL	N: 451502.63 E: 227855.62	7440.87	22	BTM POND	N: 451317.28 E: 228002.59	7445.24	42	TOP POND	N: 451915.92 E: 227643.87	7445.61
3	TC FL	N: 451691.96 E: 227829.62	7439.91	23	BTM POND	N: 451263.34 E: 227993.45	7444.94	43	TOP OF POND	N: 452187.57 E: 227672.25	7445.98
4	TC FL	N: 451919.15 E: 227830.81	7438.78	24	BTM POND	N: 451202.22 E: 227933.79	7447.63	44	CREST	N: 452192.67 E: 227678.10	7444.04
5	TC FL	N: 452028.19 E: 227807.13	7438.21	25	BTM POND	N: 451199.07 E: 227918.86	7447.35	45	CREST	N: 452214.66 E: 227769.03	7444.04
6	TC FL	N: 452034.51 E: 227804.16	7438.18	26	BTM POND	N: 451260.79 E: 227801.27	7445.63	46	TOP OF POND	N: 452214.73 E: 227777.03	7446.00
7	TC FL	N: 452188.19 E: 227732.02	7437.33	27	BTM POND	N: 451646.87 E: 227661.83	7445.57	47	GRADE BREAK	N: 452217.72 E: 227644.95	7438.84
8	TC FL	N: 451968.93 E: 227664.47	7438.95	28	BTM POND	N: 451729.65 E: 227649.12	7445.51	48	GRADE BREAK	N: 452256.09 E: 227776.03	???
9	BTM POND	N: 452109.82 E: 227657.59	7440.24	29	BTM POND	N: 451911.99 E: 227649.88	7444.50	49	TIE-IN TO EG	N: 452221.07 E: 227641.92	???
10	BTM POND	N: 452158.16 E: 227666.12	7440.30	30	BTM POND	N: 452050.11 E: 227656.03	7442.01	50	TIE-IN TO EG	N: 452260.91 E: 227776.63	???
11	BTM POND	N: 452186.71 E: 227728.85	7437.83	31	TOP POND	N: 452112.62 E: 227640.36	7446.00	51	BEGIN CT	N: 452013.59 E: 227810.20	7438.29
12	BTM POND	N: 452190.94 E: 227737.77	7437.92	32	CREST	N: 452214.40 E: 227739.48	7444.04	52	END CT	N: 452016.37 E: 227809.07	7438.27
13	BTM POND	N: 452199.96 E: 227760.00	7438.69	33	TOP POND	N: 452216.70 E: 227935.02	7446.01	53	BEGIN CT	N: 452027.35 E: 227804.21	7438.21
14	BTM POND	N: 452210.02 E: 227872.31	7443.93	34	TOP POND	N: 452155.34 E: 227989.03	7446.01	54	END CT	N: 452030.06 E: 227802.94	7438.20
15	BTM POND	N: 452210.86 E: 227888.10	7444.19	35	TOP POND	N: 451789.74 E: 227950.48	7446.00	55	BEGIN CT	N: 452016.14 E: 227815.64	7438.33
16	BTM POND	N: 452209.13 E: 227933.89	7443.74	36	TOP POND	N: 451526.68 E: 227960.76	7446.00	56	END CT	N: 452018.92 E: 227814.50	7438.30
17	BTM POND	N: 452155.89 E: 227987.13	7445.01	37	TOP POND	N: 451317.33 E: 228002.80	7446.00	57	BEGIN CT	N: 452029.90 E: 227809.64	7438.21
18	BTM POND	N: 451919.38 E: 227953.57	7442.85	38	TOP POND	N: 451197.33 E: 227933.55	7448.04	58	END CT	N: 452033.06 E: 227808.16	7438.20
19	BTM POND	N: 451789.84 E: 227941.14	7443.16	39	TOP POND	N: 451260.77 E: 227801.18	7446.00				
20	BTM POND	N: 451657.26 E: 227939.54	7443.72	40	TOP POND	N: 451646.79 E: 227660.75	7446.00				

POND GRADING NOTES:

1. TWO SIGNS OF MINIMUM 3 SQ. FT. AREA, SHALL BE INSTALLED AROUND THE POND PERIMETER. THE SIGNS WILL BE CONSTRUCTED OF A DURABLE MATERIAL SUCH AS METAL OR PLASTIC AND HAVE RED LETTERING ON A WHITE BACKGROUND STATING, "WARNING- THIS AREA IS A STORMWATER FACILITY AND IS SUBJECT TO PERIODIC FLOODING.
2. SEE LANDSCAPE PLAN FOR RE-SEEDING AREAS ASSOCIATED WITH PERMANENT CONTROL MEASURE IMPROVEMENTS.
3. SEE GRADING & EROSION CONTROL PLANS FOR ANY EXISTING VEGETATION IN THE AREA. CLEARING AND GRUBBING WILL OCCUR PRIOR TO POND CONSTRUCTION AND THEREFORE, NO EXISTING VEGETATION WILL BE PRESENT.
4. ALL RIPRAP MUST BE INSTALLED PER DETAIL SHOWN ON THIS PLAN.
5. ALL POND STORM INFRASTRUCTURE IS CONSIDERED 'PUBLIC' AND OWNED AND MAINTAINED BY THE FLYING HORSE NORTH METROPOLITAN DISTRICT.

ABBREVIATIONS:

T.O.W. ~ TOP OF WALL
B.O.P. ~ BOTTOM OF POND
T.O.P. ~ TOP OF POND
T.C. ~ TRICKLE CHANNEL
G.B. ~ GRADE BREAK
SPILL ~ SPILLWAY
MAINT. ~ MAINTENANCE
CT ~ CURB TRANSITION

PCD FILE NO.: SF2532

DRAWN BY: RDL JOB DATE: 5/6/2026
APPROVED: RDL JOB NUMBER: 211030.260
CAD DATE: 8/20/2026
CAD FILE: J:\2021\211030\CAD\Dwgs\C\Filing_NORTH\Pond_F1_Plan

BAR IS ONE INCH ON OFFICIAL DRAWINGS. 0 1"
IF NOT ONE INCH, ADJUST SCALE ACCORDINGLY.

NO.	DATE	BY	REVISION DESCRIPTION

HRGreen
HR GREEN - COLORADO SPRINGS
1975 RESEARCH PARKWAY SUITE 230
COLORADO SPRINGS, CO 80920
PHONE: 719.300.4140
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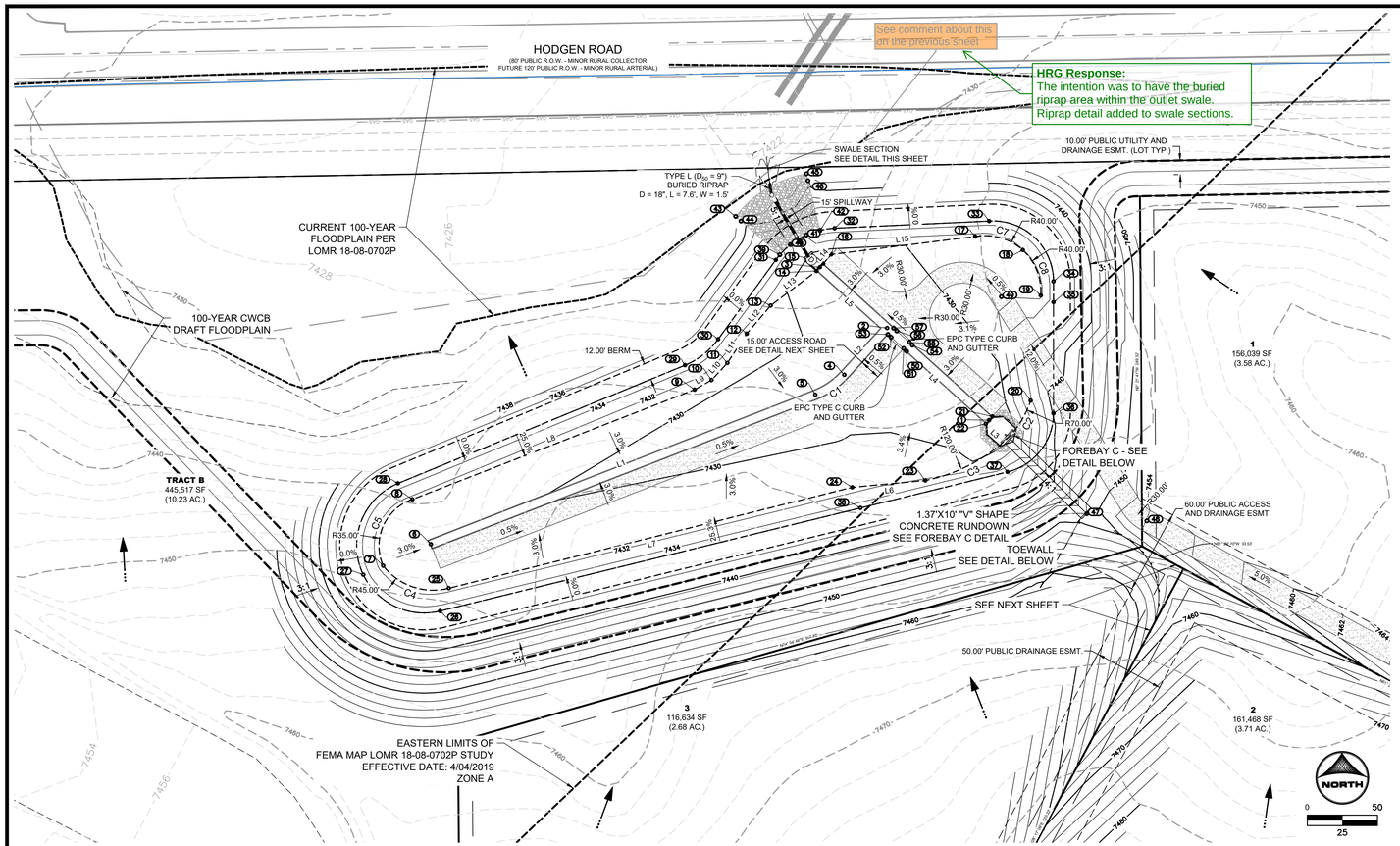
FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

DRAINAGE DETAILS
POND F1 DETAILED GRADING

SHEET PND 21

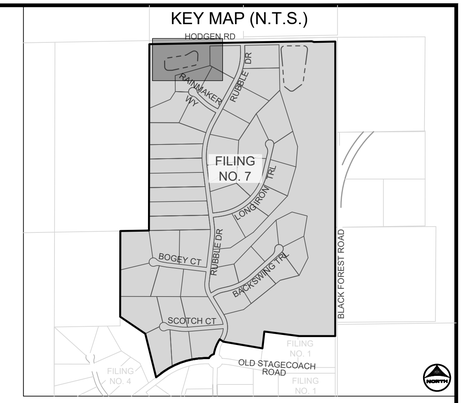
HR GREEN Xrefs: xv-row-1030; xv-dsgn-1030; xc-row-030.260; xc-dsgn-260; xgl-1-dh01-1030.260; key_map; xv-utl-1030



FOREBAY & TRICKLE CHANNEL SEGMENT TABLE					
LINE/CURVE NO.	LENGTH (FT)	DIRECTION/DELTA	RADIUS (FT)	START N/E	END N/E
C1	25.25	26.30	55.00	N:452147.46 E:226418.41	N:452133.33 E:226397.76
L1	293.80	S68°45'11.92"W		N:452133.33 E:226397.76	N:452026.86 E:226123.93
L2	45.21	S42°26'59.91"W		N:452180.83 E:226448.93	N:452147.46 E:226418.41
L3	19.58	S47°54'39.71"E		N:452115.24 E:226521.54	N:452102.11 E:226536.07
L4	97.85	S47°54'39.71"E		N:452180.83 E:226448.93	N:452115.24 E:226521.54
L5	64.54	S47°54'39.71"E		N:452224.09 E:226401.03	N:452180.83 E:226448.93

POND BOTTOM SEGMENT TABLE					
LINE/CURVE NO.	LENGTH (FT)	DIRECTION/DELTA	RADIUS (FT)	START N/E	END N/E
C2	30.68	25.11	70.00	N:452129.15 E:226551.13	N:452103.07 E:226535.43
C3	67.73	32.34	120.00	N:452103.07 E:226535.43	N:452072.27 E:226476.12
C4	52.32	66.62	45.00	N:451995.52 E:226136.72	N:452011.55 E:226089.97
C5	58.15	95.19	35.00	N:452011.55 E:226089.97	N:452058.84 E:226110.84
C7	36.51	52.30	40.00	N:452246.00 E:226511.62	N:452236.35 E:226545.53
C8	35.95	51.49	40.00	N:452236.35 E:226545.53	N:452204.04 E:226558.33
L6	52.29	S84°40'24.28"W		N:452072.27 E:226476.12	N:452067.41 E:226424.05
L7	296.19	S75°57'13.12"W		N:452067.41 E:226424.05	N:451995.52 E:226136.72
L8	215.56	N68°45'11.92"E		N:452058.84 E:226110.84	N:452136.95 E:226311.75
L9	13.86	N60°17'56.39"E		N:452136.89 E:226311.78	N:452143.76 E:226323.81
L10	16.59	N42°58'16.92"E		N:452143.76 E:226323.81	N:452155.90 E:226335.12
L11	25.06	N33°28'56.02"E		N:452155.90 E:226335.12	N:452176.80 E:226348.94
L12	26.32	N40°17'18.20"E		N:452176.80 E:226348.94	N:452196.87 E:226365.96
L13	40.95	N53°02'48.53"E		N:452196.87 E:226365.96	N:452221.49 E:226398.69
L14	8.69	N40°52'43.82"E		N:452226.68 E:226403.38	N:452233.25 E:226409.06
L15	103.35	N82°54'51.28"E		N:452233.25 E:226409.06	N:452246.00 E:226511.62

KEY MAP (N.T.S.)



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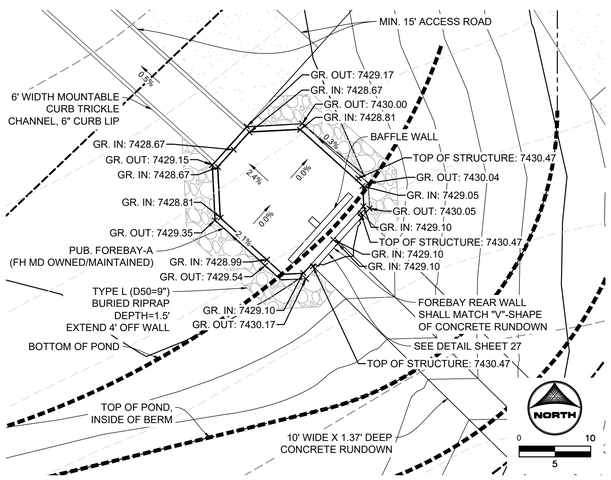
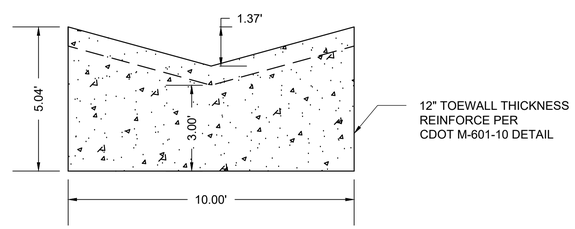


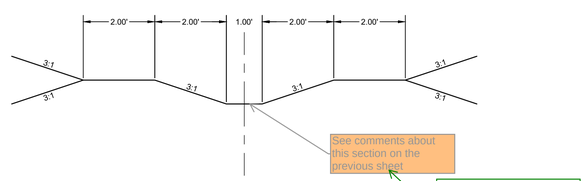
FOREBAY-C DETAILED GRADING

SCALE: 1"=10'



TOEWALL DETAIL

SCALE: N.T.S.



POND F2 OUTLET SWALE DETAIL

SCALE: 1"=2'

POND B KEY TABLE			
NO.	DESC.	NORTH/EAST	ELEV.
1	TC FL	N: 452115.24 E: 226521.54	7428.67
2	TC FL	N: 452180.83 E: 226448.93	7428.18
3	TC FL	N: 452224.09 E: 226401.03	7427.86
4	TC FL	N: 452147.46 E: 226418.41	7428.41
5	TC FL	N: 452133.33 E: 226397.76	7428.53
6	TC FL	N: 452026.86 E: 226123.93	7430.00
7	BTM POND	N: 452011.55 E: 226089.97	7431.12
8	BTM POND	N: 452058.84 E: 226110.84	7431.39
9	BTM POND	N: 452136.95 E: 226311.75	7430.31
10	BTM POND	N: 452143.76 E: 226323.81	7430.31
11	BTM POND	N: 452155.90 E: 226335.12	7430.45
12	BTM POND	N: 452176.80 E: 226348.94	7430.78
13	BTM POND	N: 452196.87 E: 226365.96	7430.93
14	BTM POND	N: 452221.49 E: 226398.69	7428.36
15	BTM POND	N: 452226.68 E: 226403.38	7428.36
16	BTM POND	N: 452233.25 E: 226409.06	7428.62
17	BTM POND	N: 452246.00 E: 226511.62	7431.30
18	BTM POND	N: 452236.35 E: 226545.53	7431.93
19	BTM POND	N: 452204.04 E: 226558.33	7431.62
20	BTM POND	N: 452129.15 E: 226551.13	7435.71

POND B KEY TABLE			
NO.	DESC.	NORTH/EAST	ELEV.
21	BTM POND	N: 452117.84 E: 226523.89	7429.17
22	BTM POND	N: 452112.64 E: 226519.20	7429.14
23	BTM POND	N: 452072.27 E: 226476.12	7432.78
24	BTM POND	N: 452067.41 E: 226424.05	7431.04
25	BTM POND	N: 451995.52 E: 226136.72	7431.39
26	TOP POND	N: 451979.30 E: 226130.49	7435.00
27	TOP POND	N: 452005.18 E: 226075.82	7435.00
28	TOP POND	N: 452070.20 E: 226100.52	7435.00
29	TOP POND	N: 452154.36 E: 226304.98	7435.00
30	TOP POND	N: 452172.87 E: 226328.52	7435.00
31	TOP POND	N: 452229.31 E: 226369.58	7435.00
32	TOP POND	N: 452251.89 E: 226411.52	7435.00
33	TOP POND	N: 452256.98 E: 226521.54	7435.00
34	TOP POND	N: 452214.07 E: 226567.39	7435.00
35	TOP POND	N: 452199.26 E: 226567.38	7435.00
36	TOP POND	N: 452120.10 E: 226567.37	7440.25
37	TOP POND	N: 452078.34 E: 226534.61	7435.00
38	TOP POND	N: 452052.69 E: 226429.93	7435.00
39	TOP OF POND	N: 452232.98 E: 226372.51	7435.00
40	CREST	N: 452240.17 E: 226380.04	7432.29

POND B KEY TABLE			
NO.	DESC.	NORTH/EAST	ELEV.
41	CREST	N: 452247.00 E: 226391.25	7432.29
42	TOP OF POND	N: 452250.41 E: 226401.12	7435.00
43	TIE-IN TO EG	N: 452260.27 E: 226341.04	7426.63
44	GRADE BREAK	N: 452256.97 E: 226344.85	7428.85
45	TIE-IN TO EG	N: 452290.66 E: 226391.38	7426.70
46	GRADE BREAK	N: 452285.74 E: 226392.56	7428.91
47	FL	N: 452048.52 E: 226591.07	7448.00
48	GB	N: 452043.48 E: 226633.83	7454.11
49	GB	N: 452203.09 E: 226530.24	7431.20
50	BEGIN CT	N: 452164.21 E: 226462.85	7428.26
51	END CT	N: 452166.21 E: 226460.63	7428.25
52	BEGIN CT	N: 452174.26 E: 226451.72	7428.19
53	END CT	N: 452176.27 E: 226449.50	7428.17
54	BEGIN CT	N: 452168.66 E: 226466.87	7428.29
55	END CT	N: 452170.67 E: 226464.65	7428.27
56	BEGIN CT	N: 452178.71 E: 226455.75	7428.21
57	END CT	N: 452180.72 E: 226453.52	7428.20

ABBREVIATIONS:

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B.O.P. ~ BOTTOM OF POND
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PCD FILE NO.: SF2532

DOMBROWSKI, COLIN, 8/20/2026 2:36 PM

HR GREEN Xrefs: xv-row-1030; xv-dsgn-1030; xc-row-030,260; xc-dsgn-260; xgt-1-dh01-1030,260; key_map; xv-util-1030

DRAWN BY: RDL	JOB DATE: 5/6/2026	BAR IS ONE INCH ON OFFICIAL DRAWINGS. 0 1" IF NOT ONE INCH, ADJUST SCALE ACCORDINGLY.	
APPROVED: RDL	JOB NUMBER: 211030.260		
CAD DATE: 8/20/2026			
CAD FILE: J:\2021\211030\CAD\Dwgs\C\Filing_NORTH\Pond_F2_Plan			

NO.	DATE	BY	REVISION DESCRIPTION

HRGreen
HR GREEN - COLORADO SPRINGS
1975 RESEARCH PARKWAY SUITE 230
COLORADO SPRINGS, CO 80920
PHONE: 719.300.4140
FAX: 713.965.0044

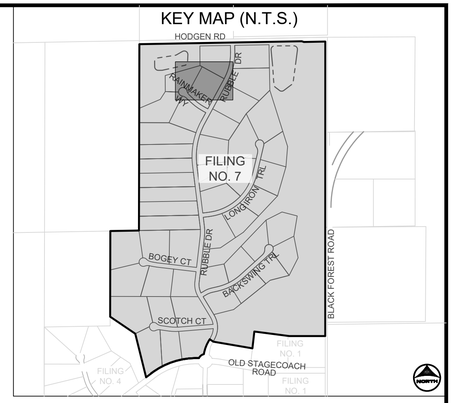
FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

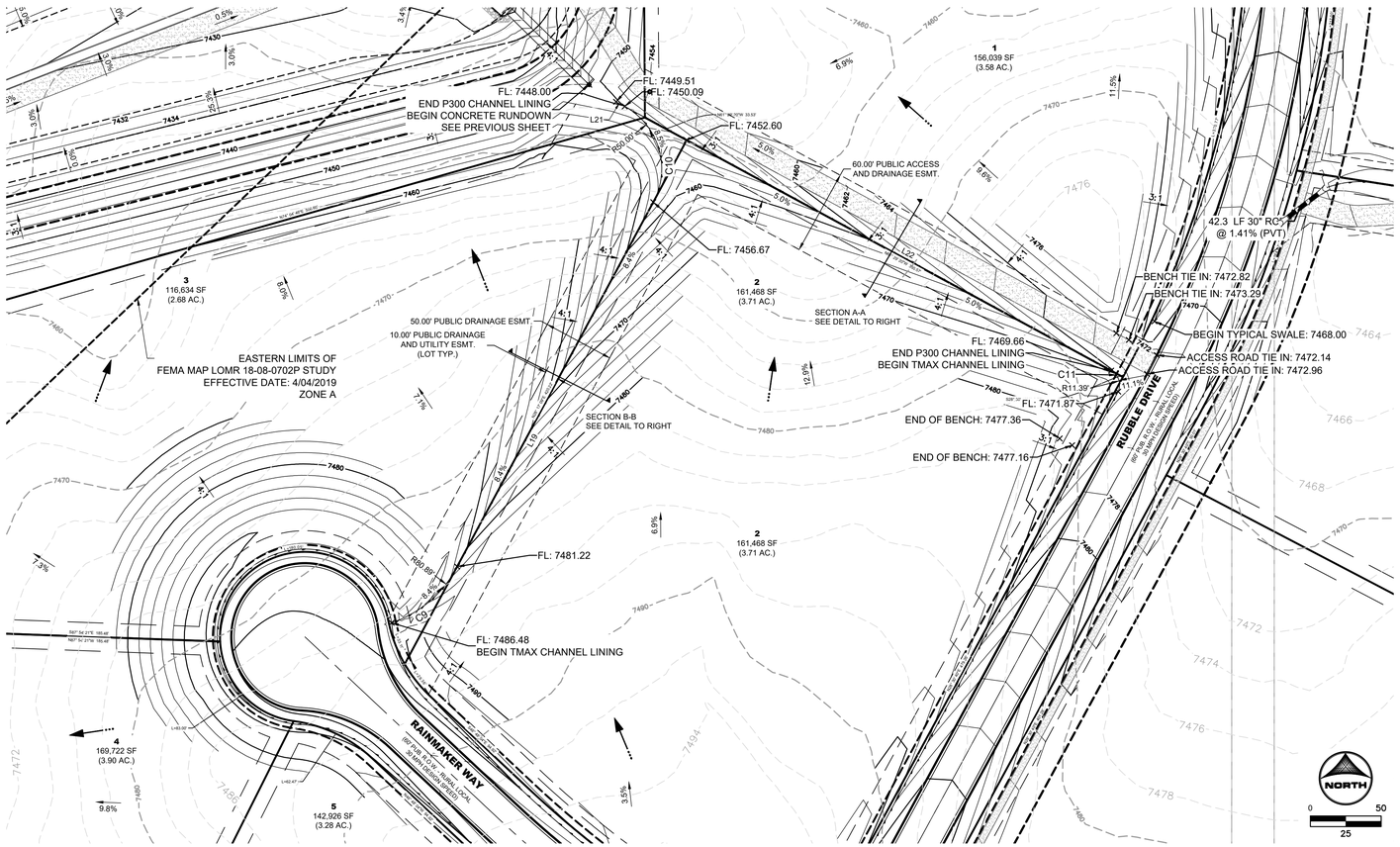
DRAINAGE DETAILS
POND F2 DETAILED GRADING

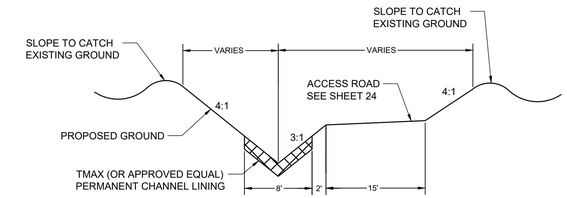
SHEET PND

22

DOMBROWSKI, COLIN, 8/20/2026 2:36 PM

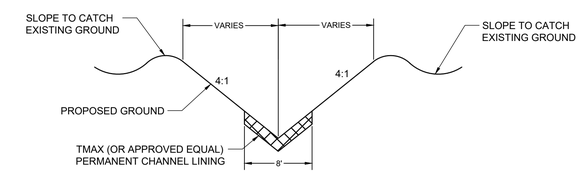






CHANNEL A-A SECTION

N.T.S.



CHANNEL B-B SECTION

N.T.S.

CHANNEL CENTERLINE SEGMENT TABLE

LINE/CURVE NO.	LENGTH (FT)	DIRECTION/DELTA	RADIUS (FT)	START N/E	END N/E
C9	62.58	44.33	80.89	N:451708.14 E:226497.87	N:451668.39 E:226451.55
C10	78.34	89.77	50.00	N:452033.14 E:226616.20	N:451965.51 E:226636.36
C11	17.22	86.65	11.39	N:451831.72 E:226964.69	N:451846.54 E:226959.72
L19	20.00	S28°17'09.19"W		N:451801.96 E:226548.35	N:451784.35 E:226538.88
L21	6.90	S61°39'14.30"E		N:452036.41 E:226610.13	N:452033.14 E:226616.20
L22	390.93	S61°29'21.19"E		N:452033.14 E:226616.20	N:451846.54 E:226959.72

ABBREVIATIONS:

T.O.W. ~ TOP OF WALL
B.O.P. ~ BOTTOM OF POND
T.O.P. ~ TOP OF POND
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PCD FILE NO.: SF2532

DRAWN BY: RDL	JOB DATE: 5/6/2026	BAR IS ONE INCH ON OFFICIAL DRAWINGS. 0 1"
APPROVED: RDL	JOB NUMBER: 211030.260	IF NOT ONE INCH, ADJUST SCALE ACCORDINGLY.
CAD DATE: 8/20/2026		
CAD FILE: J:\2021\211030\CAD\Dwgs\C\Filing_NORTH\Pond_F2_Plan		

NO.	DATE	BY	REVISION DESCRIPTION

HRGreen
HR GREEN - COLORADO SPRINGS
1975 RESEARCH PARKWAY SUITE 230
COLORADO SPRINGS, CO 80920
PHONE: 719.300.4140
FAX: 713.965.0044

FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

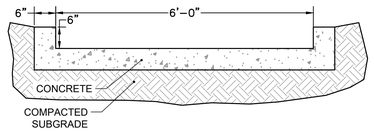
DRAINAGE DETAILS
POND F2 OVERLOT SWALE GRADING

SHEET PND

23

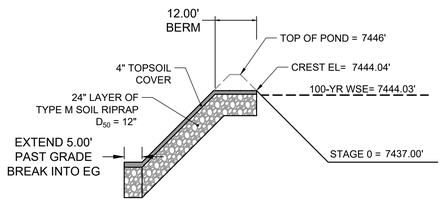
HR GREEN Xrefs: xv-row-1030; xv-dsgn-1030; xc-row-030.260; xc-dsgn-260; xgt-l-dh01-1030.260; key_map; xv-util-1030

POND F1 DETAILS



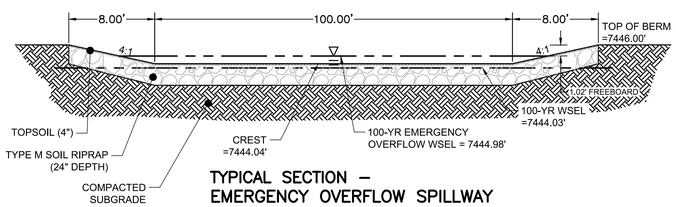
TYPICAL DETAIL –
6.0' TRICKLE CHANNEL

SCALE: NTS



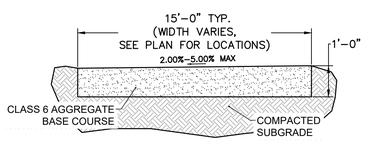
PROFILE VIEW –
EMERGENCY OVERFLOW SPILLWAY

SCALE: NTS



TYPICAL SECTION –
EMERGENCY OVERFLOW SPILLWAY

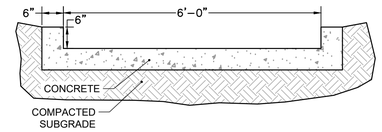
SCALE: NTS



TYPICAL SECTION –
MAINTENANCE ROAD

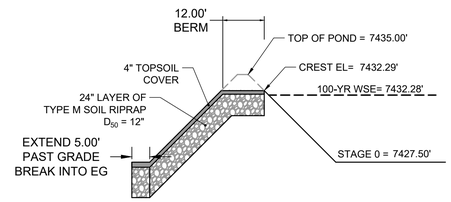
SCALE: NTS

POND F2 DETAILS



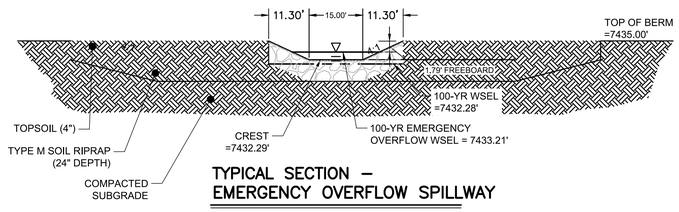
TYPICAL DETAIL –
6.0' TRICKLE CHANNEL

SCALE: NTS



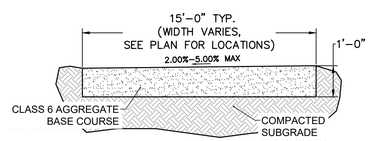
PROFILE VIEW –
EMERGENCY OVERFLOW SPILLWAY

SCALE: NTS



TYPICAL SECTION –
EMERGENCY OVERFLOW SPILLWAY

SCALE: NTS



TYPICAL SECTION –
MAINTENANCE ROAD

SCALE: NTS

PCD FILE NO.: SF2532

DRAWN BY: CVW	JOB DATE: 5/6/2026	BAR IS ONE INCH ON OFFICIAL DRAWINGS. 0 1" IF NOT ONE INCH, ADJUST SCALE ACCORDINGLY.	
APPROVED: RDL	JOB NUMBER: 211030.260		
CAD DATE: 8/20/2026			
CAD FILE: J:\2021\211030\CAD\Dwgs\C\Filing_NORTH\Pond_F1_Plan			

NO.	DATE	BY	REVISION DESCRIPTION

HRGreen
HR GREEN - COLORADO SPRINGS
1975 RESEARCH PARKWAY SUITE 230
COLORADO SPRINGS, CO 80920
PHONE: 719.300.4140
FAX: 713.965.0044

FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

DRAINAGE DETAILS
POND DETAILS

SHEET PND

24

DOMBROWSKI, COLIN, 8/20/2026 2:36 PM
HR GREEN Xrefs: xv-row-1030; xv-dsgn-1030; xc-row-030.260; xc-dsgn-260; xgt-1-dh01-1030.260; key_map; xv-util-1030

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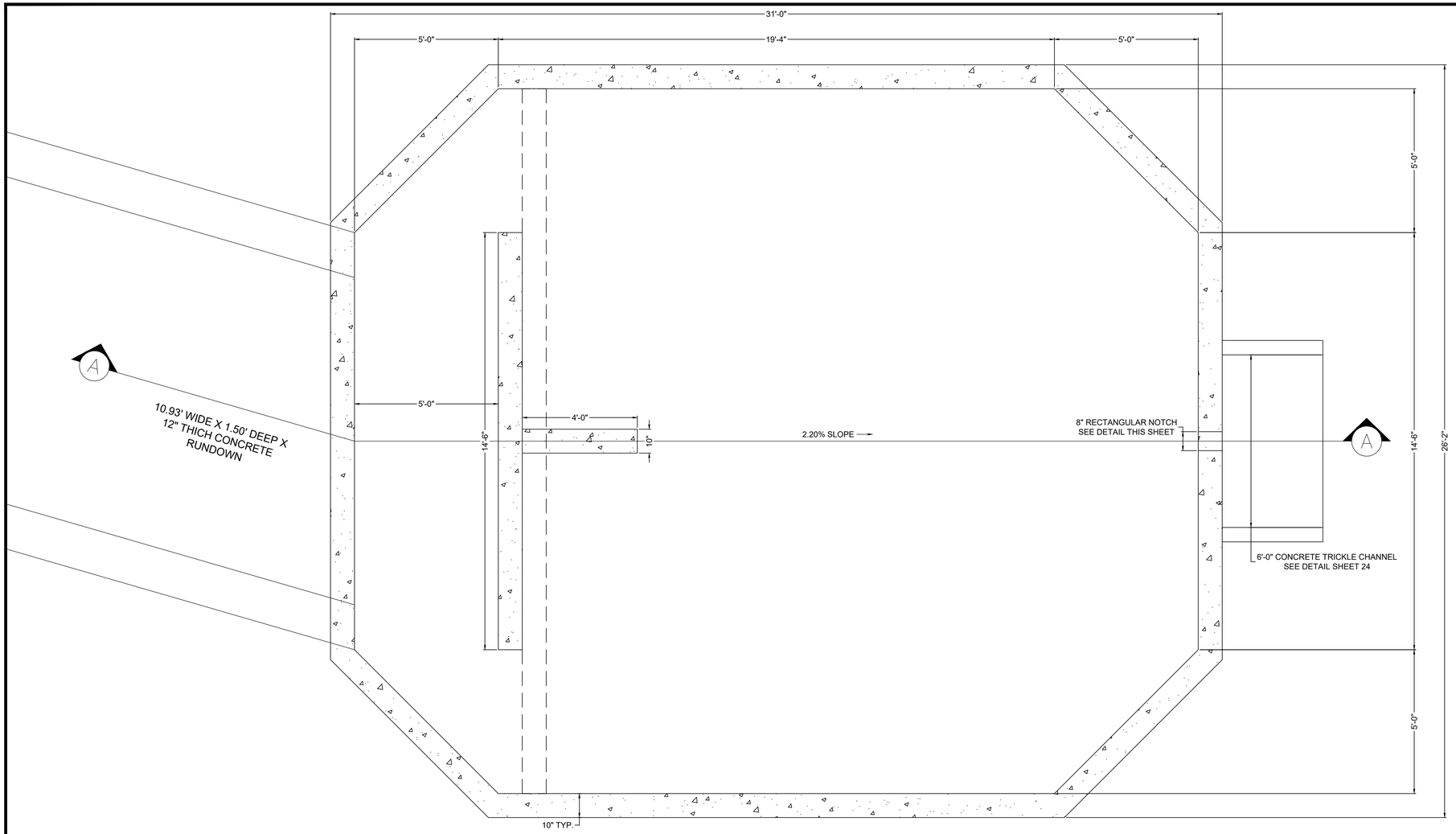
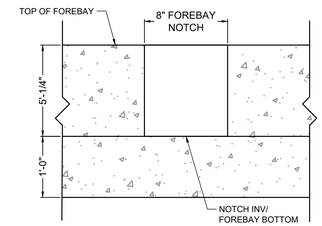
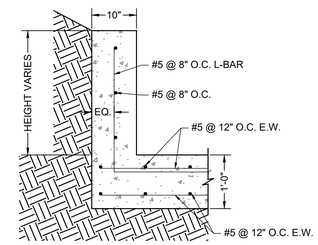


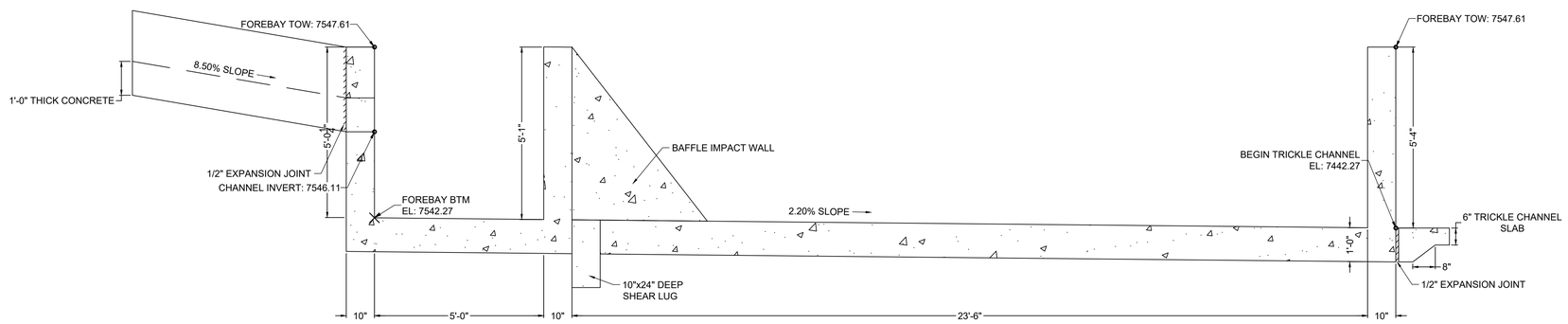
PLAN VIEW
FOREBAY A
SCALE: 1"=2'



FOREBAY A NOTCH DETAIL
SCALE: NTS



ELEVATION VIEW
FOREBAY REINFORCING DETAIL
SCALE: NTS



SECTION VIEW A–A
FOREBAY A
SCALE: 1"=2'

PCD FILE NO.: SF2532

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APPROVED: RDL	JOB NUMBER: 211030.260		
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FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

POND DETAILS
POND F1 FOREBAY-A

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PND
25

HR GREEN Xrefs: xgl-1-dh01-1030.260

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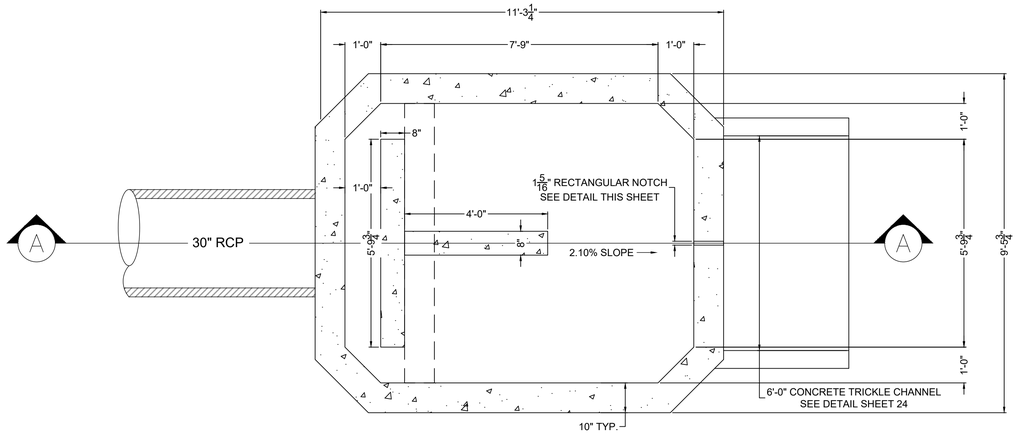
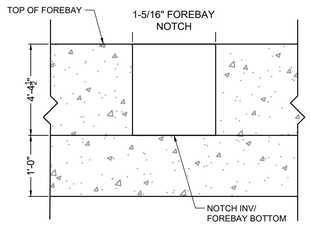


PLAN VIEW
FOREBAY B
SCALE: 1"=2'



FOREBAY B NOTCH DETAIL
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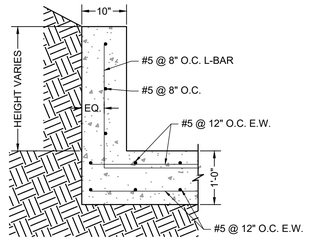
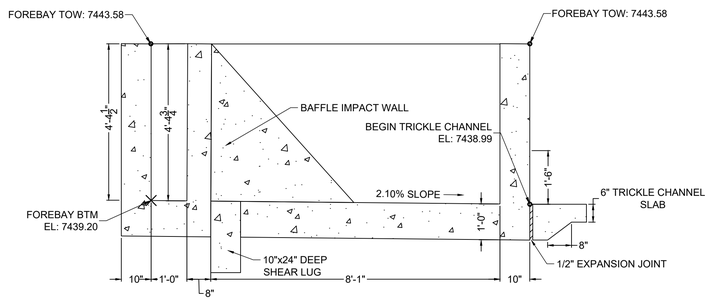


ELEVATION VIEW
FOREBAY REINFORCING DETAIL
SCALE: NTS



SECTION VIEW A–A
FOREBAY B
SCALE: 1"=2'

PCD FILE NO.: SF2532

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APPROVED: RDL	JOB NUMBER: 211030.260	0 1"	
CAD DATE: 8/22/2024		IF NOT ONE INCH, ADJUST SCALE ACCORDINGLY.	
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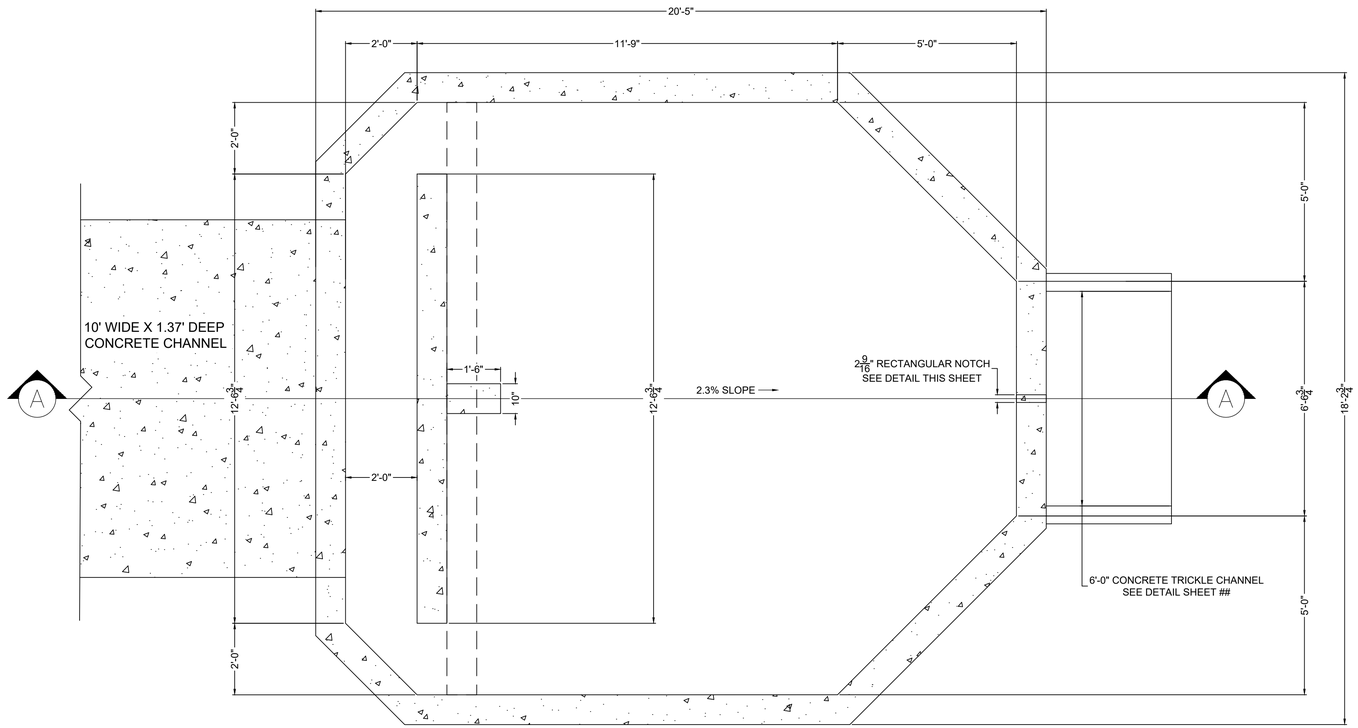
FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

POND DETAILS
POND F1 FOREBAY-B

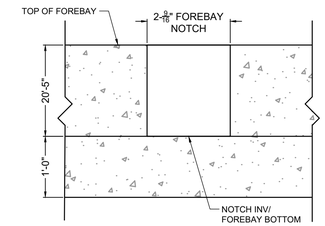
SHEET
PND
26

HR GREEN Xrefs: xgl-1-dh01-1030.260

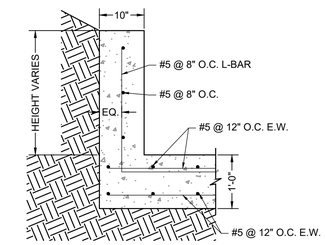
DOMBROWSKI, COLIN, 8/20/2026 2:36 PM



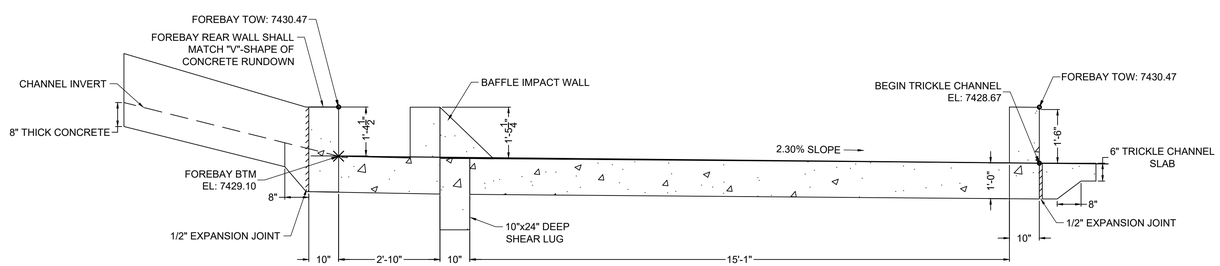
PLAN VIEW
FOREBAY C
SCALE: 1"=2'



FOREBAY C NOTCH DETAIL
SCALE: NTS



ELEVATION VIEW
FOREBAY REINFORCING DETAIL
SCALE: NTS



SECTION VIEW A–A
FOREBAY C
SCALE: 1"=2'

PCD FILE NO.: SF2532

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FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

POND DETAILS
POND F2 FOREBAY-C

SHEET
PND
27

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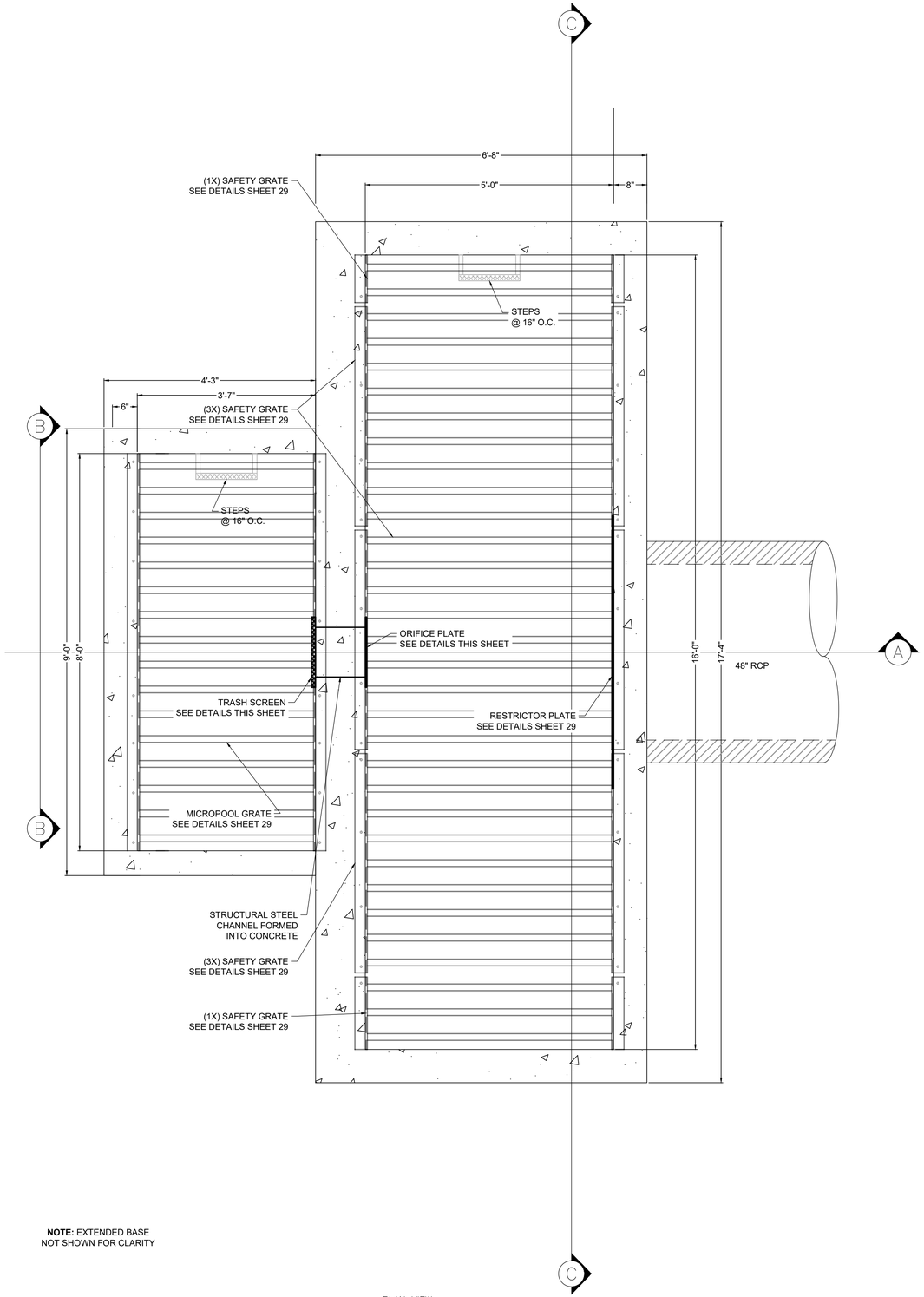
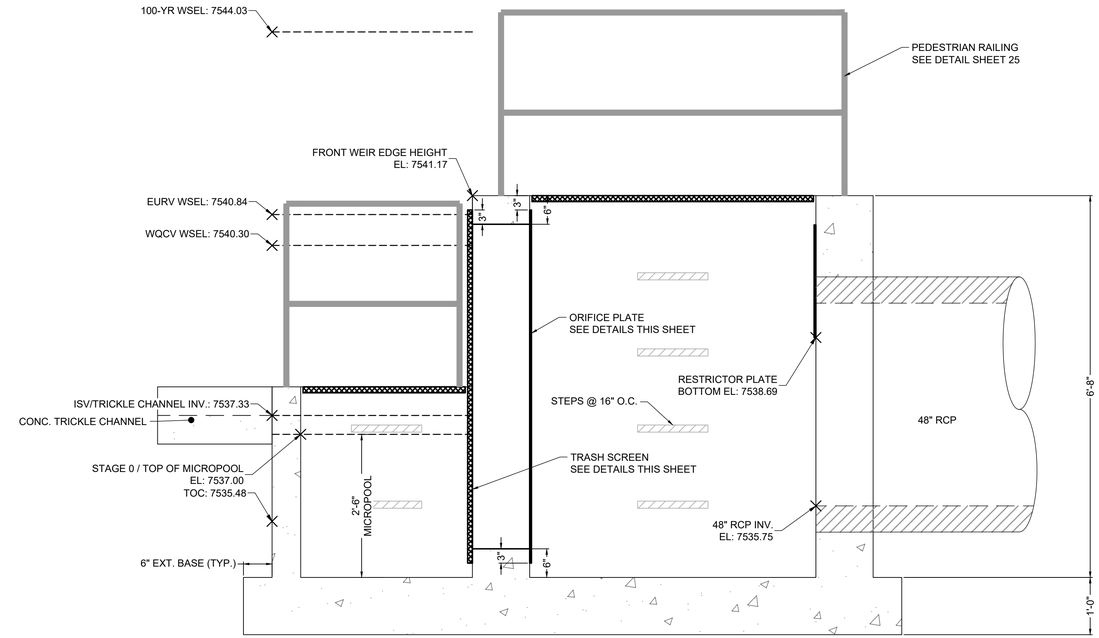
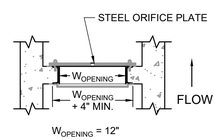


NOTE: EXTENDED BASE
NOT SHOWN FOR CLARITY

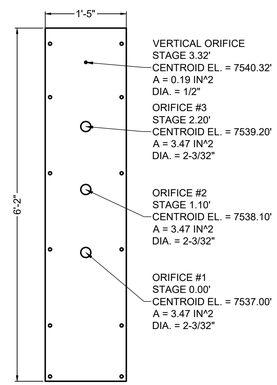
PLAN VIEW
POND F1 OUTLET STRUCTURE
SCALE: 1" = 1–1/4'



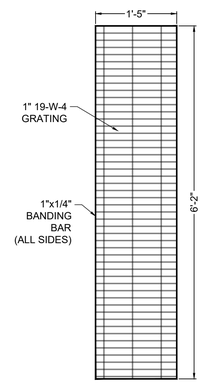
SECTION VIEW A–A
POND F1 OUTLET STRUCTURE
SCALE: 1" = 1–1/4'



DETAIL
TRASH SCREEN & ORIFICE PLATE
SCALE: NTS



ELEVATION VIEW
ORIFICE PLATE DETAIL
SCALE: 1" = 1–1/4'



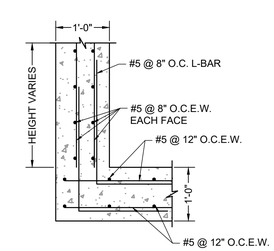
ELEVATION VIEW
TRASH SCREEN DETAIL
SCALE: 1" = 1–1/4'

TRASH SCREEN NOTES:

1. TRASH SCREEN SHALL BE CONSTRUCTED OF 1" THICK 19-W-4 GRATING WITH 1"x1/4" BANDING BAR ON EACH SIDE AND GALVANIZED, MANUFACTURED WITH EXTERIOR BARS IN THE VERTICAL ORIENTATION, OR APPROVED EQUIVALENT AND SHALL BE ATTACHED BY INTERMITTENT WELDS ALONG THE EDGE OF THE MOUNTING FRAME.
2. TRASH SCREEN OPEN AREAS ARE FOR SPECIFIED TRASH RACK MATERIALS. TOTAL TRASH RACK SIZE MAY NEED TO BE ADJUSTED FOR MATERIALS HAVING DIFFERENT OPEN AREA/GROSS AREA RATIO (R VALUE).
3. STRUCTURAL DESIGN OF TRASH RACKS SHALL BE BASED ON FULL HYDROSTATIC HEAD WITH ZERO HEAD DOWNSTREAM OF THE RACK.
4. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR TRASH SCREEN FOR ENGINEER'S APPROVAL PRIOR TO CONSTRUCTION.

ORIFICE PLATE NOTES:

1. PLATE TO BE $\frac{3}{8}$" THICK GALVANIZED STEEL.
2. BOLT PLATE TO CONCRETE 16" O.C. MAX.
3. PROVIDE CONTINUOUS NEOPRENE GASKET MATERIAL BETWEEN THE ORIFICE PLATE AND CONCRETE.
4. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR ORIFICE PLATE FOR ENGINEER'S APPROVAL PRIOR TO CONSTRUCTION.
5. ORIFICE PLATE GASKET SHALL BE MADE OF 1/4-INCH THICK, 60 DUROMETER EPDM RUBBER IN A CONTINUOUS SHEET THE SIZE OF THE ORIFICE PLATE. THE SHEET SHALL BE PLACED BETWEEN THE ORIFICE PLATE AND CONCRETE WALL, WITH THE WIDTH OF THE OVERLAP BETWEEN THE PLATE AND THE CONCRETE. OPENINGS SHALL BE CUT INTO THE SHEET CORRESPONDING TO THE PLATE BOLT HOLES AND THE CONCRETE WALL OPENING, CUTS MADE EITHER BY THE CONTRACTOR IN THE FIELD OR BY THE MANUFACTURER. (OR EQUIVALENT GASKET APPROVED BY EPC).



ELEVATION VIEW
OUTLET STRUCTURE REINFORCING DETAIL
SCALE: NTS

PCD FILE NO.: SF2532

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NO.	DATE	BY	REVISION DESCRIPTION

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FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

POND DETAILS
POND F1 OUTLET STRUCTURE

SHEET
PND
28

HR GREEN Xrefs: xgl-1-dh01-1030.240

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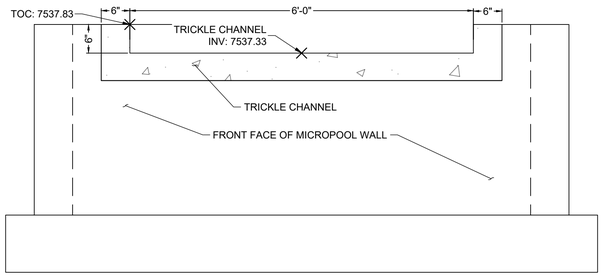
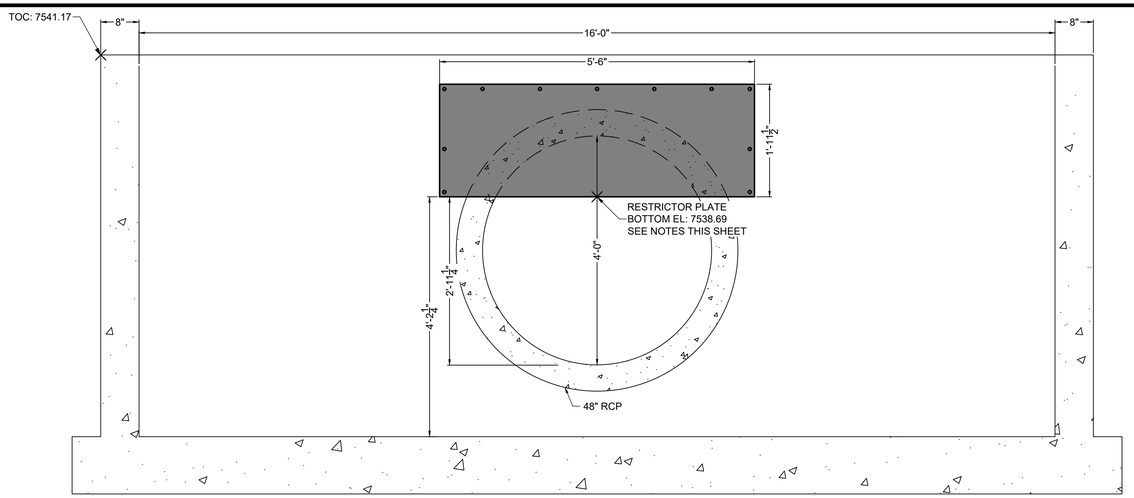
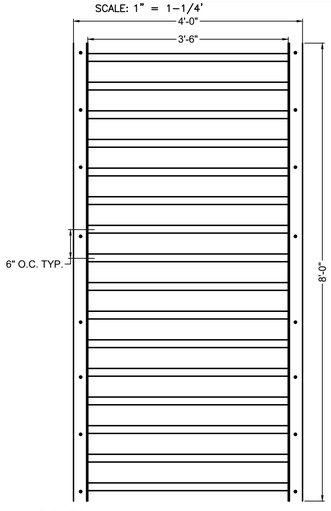


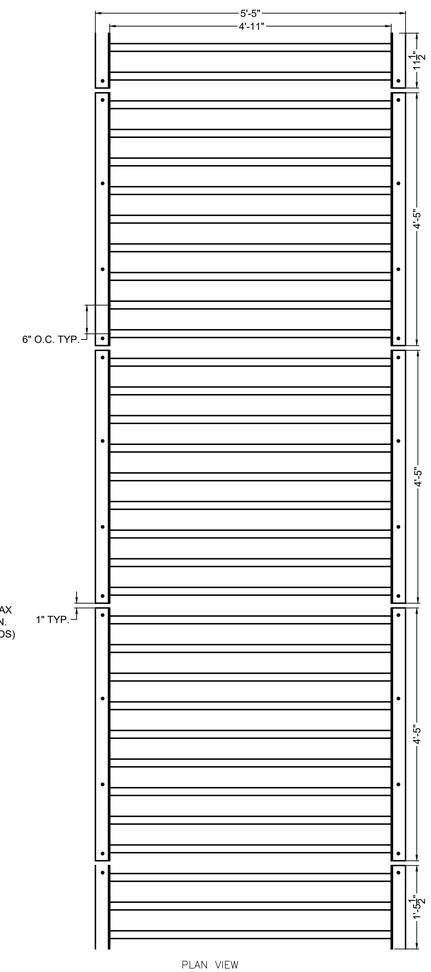
SECTION VIEW B–B
MICROPOOL FRONT FACE
SCALE: 1" = 1–1/4'



SECTION VIEW C–C
RESTRICTOR PLATE
SCALE: 1" = 1–1/4'



ELEVATION VIEW
MICROPOOL TOP GRATE
SCALE: 1" = 1–1/4'



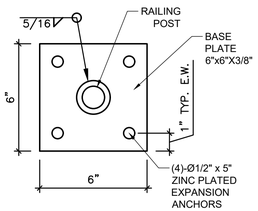
PLAN VIEW
SAFETY GRATE
SCALE: 1" = 1–1/4'

SAFETY GRATES/TRASH RACK NOTES:

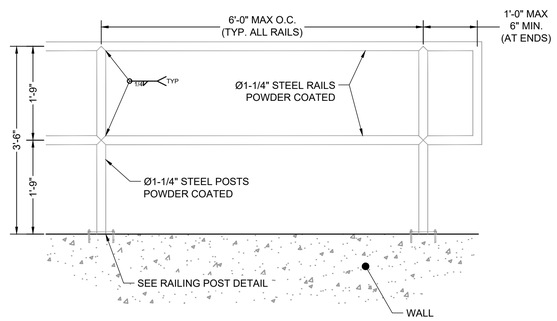
6. TRASH RACKS AND SAFETY GRATES SHALL BE 1-1/2" SCH. 40 STEEL PIPE, @ 6" CENTERS BOUNDED BY 3"x3"x1/4" ANGLE IRON. ALL GRATES SHALL BE MOUNTED USING ZINC PLATED STEEL HARDWARE.
7. REMOVABLE GRATE SECTIONS SHALL BE MOUNTED USING ZINC PLATED STEEL HARDWARE AND PROVIDED WITH HINGED & LOCKABLE OR BOLTABLE ACCESS PANELS AS SHOWN ON THE PLANS.
8. STEEL GRATES SHALL BE HOT DIP GALVANIZED AND MAY BE HOT POWDER COATED AFTER GALVANIZING.
9. STRUCTURAL STEEL FOR GRATES SHALL BE GALVANIZED AND SHALL BE IN ACCORDANCE WITH CDOT STANDARD SPECIFICATIONS, SUBSECTION 712.06.
10. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR GRATING FOR ENGINEER'S APPROVAL PRIOR TO CONSTRUCTION.

RESTRICTOR PLATE NOTES:

1. 3/8" THICK RESTRICTOR PLATE, GALVANIZED STEEL.
2. BOLT PLATE TO CONCRETE @ 12" O.C. MAX.
3. PROVIDE CONTINUOUS NEOPRENE GASKET MATERIAL BETWEEN PLATE AND CONCRETE.
5. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR RESTRICTOR PLATE FOR ENGINEER'S APPROVAL PRIOR TO CONSTRUCTION.



DETAIL VIEW
PEDESTRIAN RAILING POST
SCALE: 3/4" = 1'



DETAIL VIEW
PEDESTRIAN RAILING
SCALE: 3/4" = 1'

TWO SIGNS SHALL BE INSTALLED AROUND THE POND PERIMETER. THE SIGNS SHALL BE CONSTRUCTED OF A DURABLE MATERIAL SUCH AS METAL OR PLASTIC AND HAVE RED LETTERING ON A WHITE BACKGROUND WITH THE BELOW MESSAGE.

WARNING:
THIS AREA IS A STORMWATER FACILITY AND IS SUBJECT TO PERIODIC FLOODING

Minimum Sign Area: 3 sqft

POND WARNING SIGN DETAIL
SCALE: N.T.S.

PCD FILE NO.: SF2532

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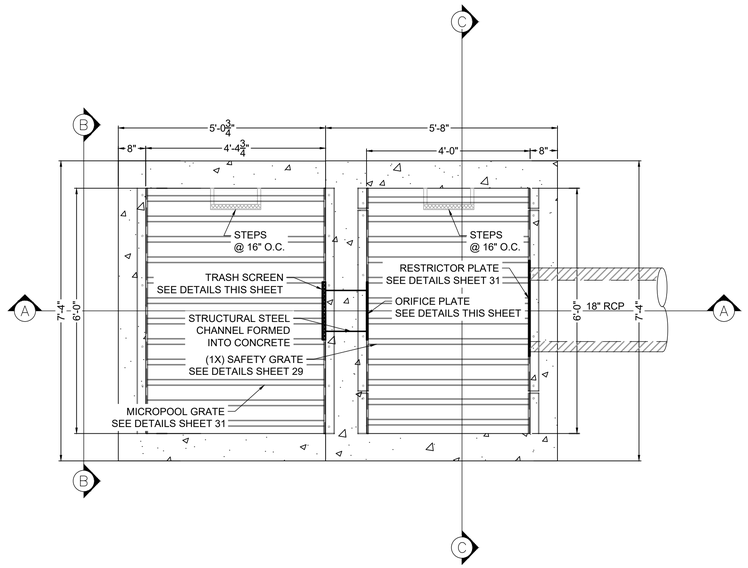
FLYING HORSE NORTH FILING 7
PRI #2, LLC.
EL PASO COUNTY, CO

POND DETAILS
POND F1 OUTLET STRUCTURE DETAILS

SHEET PND 29

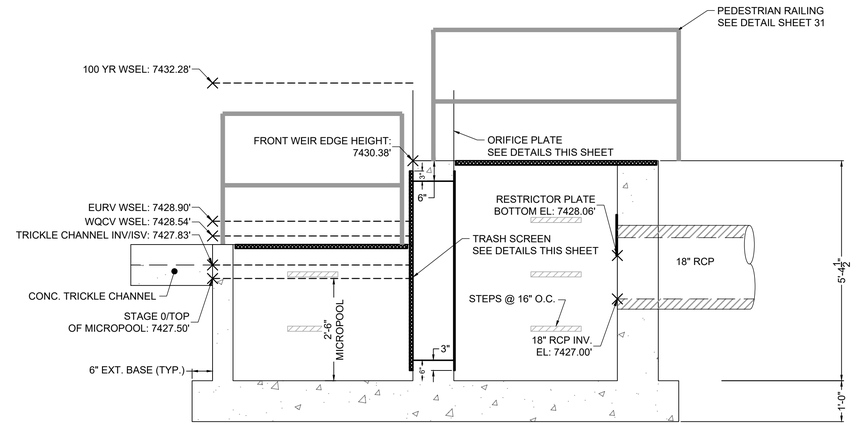
HR GREEN Xrefs: xgl-1-dh01-1030.240

DOMBROWSKI, COLIN, 8/20/2026 2:37 PM

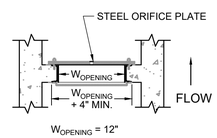


PLAN VIEW
POND B OUTLET STRUCTURE
SCALE: 1" = 1-3/4'

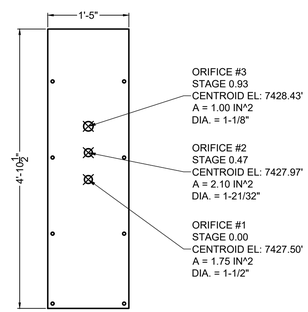
NOTE: EXTENDED BASE
NOT SHOWN FOR CLARITY



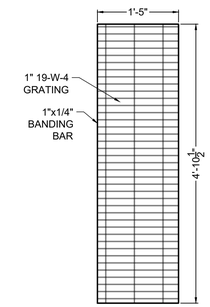
SECTION VIEW A–A
POND B OUTLET STRUCTURE
SCALE: 1" = 1-3/4'



DETAIL
TRASH SCREEN & ORIFICE PLATE
SCALE: NTS



ELEVATION VIEW
ORIFICE PLATE DETAIL
SCALE: 1" = 1-1/4'



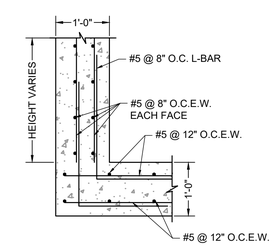
ELEVATION VIEW
TRASH SCREEN DETAIL
SCALE: 1" = 1-1/4'

TRASH SCREEN NOTES:

1. TRASH SCREEN SHALL BE CONSTRUCTED OF 1" THICK 19-W-4 GRATING WITH 1"x1/4" BANDING BAR ON EACH SIDE AND GALVANIZED, MANUFACTURED WITH EXTERIOR BARS IN THE VERTICAL ORIENTATION, OR APPROVED EQUIVALENT AND SHALL BE ATTACHED BY INTERMITTENT WELDS ALONG THE EDGE OF THE MOUNTING FRAME.
2. TRASH SCREEN OPEN AREAS ARE FOR SPECIFIED TRASH RACK MATERIALS. TOTAL TRASH RACK SIZE MAY NEED TO BE ADJUSTED FOR MATERIALS HAVING DIFFERENT OPEN AREA/GROSS AREA RATIO (R VALUE).
3. STRUCTURAL DESIGN OF TRASH RACKS SHALL BE BASED ON FULL HYDROSTATIC HEAD WITH ZERO HEAD DOWNSTREAM OF THE RACK.
4. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR TRASH SCREEN FOR ENGINEER'S APPROVAL PRIOR TO CONSTRUCTION.

ORIFICE PLATE NOTES:

1. PLATE TO BE 3/8" THICK GALVANIZED STEEL.
2. BOLT PLATE TO CONCRETE 16" O.C. MAX.
3. PROVIDE CONTINUOUS NEOPRENE GASKET MATERIAL BETWEEN THE ORIFICE PLATE AND CONCRETE.
4. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR ORIFICE PLATE FOR ENGINEER'S APPROVAL PRIOR TO CONSTRUCTION.
5. ORIFICE PLATE GASKET SHALL BE MADE OF 1/4-INCH THICK, 60 DUROMETER EPDM RUBBER IN A CONTINUOUS SHEET THE SIZE OF THE ORIFICE PLATE. THE SHEET SHALL BE PLACED BETWEEN THE ORIFICE PLATE AND CONCRETE WALL, WITH THE WIDTH OF THE OVERLAP BETWEEN THE PLATE AND THE CONCRETE. OPENINGS SHALL BE CUT INTO THE SHEET CORRESPONDING TO THE PLATE BOLT HOLES AND THE CONCRETE WALL OPENING, CUTS MADE EITHER BY THE CONTRACTOR IN THE FIELD OR BY THE MANUFACTURER. (OR EQUIVALENT GASKET APPROVED BY EPC).



ELEVATION VIEW
OUTLET STRUCTURE REINFORCING DETAIL
SCALE: NTS

PCD FILE NO.: SF2532

DRAWN BY: CVW	JOB DATE: 8/20/26	BAR IS ONE INCH ON OFFICIAL DRAWINGS. 0 1"	
APPROVED: RDL	JOB NUMBER: 211030.260	IF NOT ONE INCH, ADJUST SCALE ACCORDINGLY.	
CAD DATE: 8/22/2024			
CAD FILE: J:\2021\211030\CAD\Dwgs\C\Filing_NORTH\Outlet_Structure_Details_All_Ponds			

NO.	DATE	BY	REVISION DESCRIPTION

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PRI #2, LLC.
EL PASO COUNTY, CO

POND DETAILS
POND F2 OUTLET STRUCTURE

SHEET
PND
30

HR GREEN Xrefs: xgt-1-dh01-1030.240

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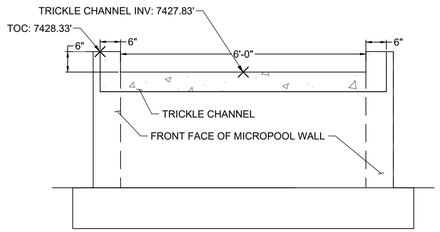
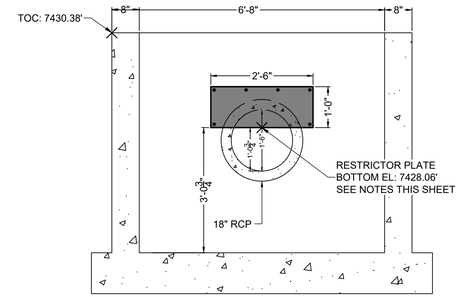
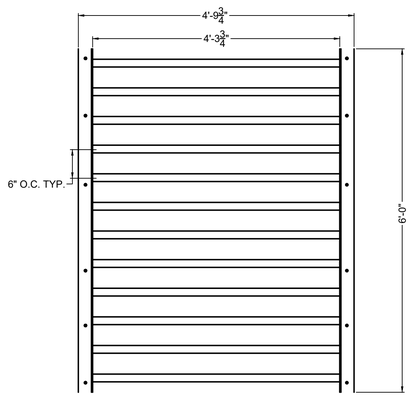


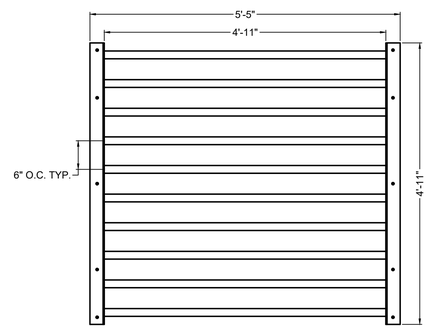
SECTION VIEW B–B
FRONT FACE
SCALE: 1" = 1–1/4'



SECTION VIEW C–C
RESTRICTOR PLATE
SCALE: 1" = 1–3/4'



ELEVATION VIEW
MICROPOOL TOP GRATE
SCALE: 1" = 1–1/4'



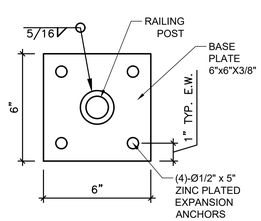
PLAN VIEW
SAFETY GRATE
SCALE: 1" = 1–1/4'

TWO SIGNS SHALL BE INSTALLED AROUND THE POND PERIMETER. THE SIGNS SHALL BE CONSTRUCTED OF A DURABLE MATERIAL SUCH AS METAL OR PLASTIC AND HAVE RED LETTERING ON A WHITE BACKGROUND WITH THE BELOW MESSAGE.

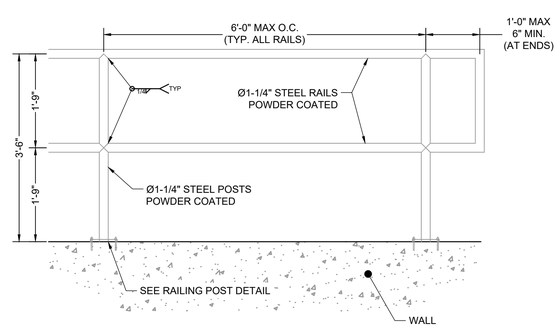
WARNING:
THIS AREA IS A
STORMWATER
FACILITY AND
IS SUBJECT TO
PERIODIC
FLOODING

Minimum Sign Area: 3 sqft

POND WARNING SIGN DETAIL
SCALE: N.T.S.



DETAIL VIEW
PEDESTRIAN RAILING POST
SCALE: 3/4" = 1'



DETAIL VIEW
PEDESTRIAN RAILING
SCALE: 3/4" = 1'

SAFETY GRATES/TRASH RACK NOTES:

6. TRASH RACKS AND SAFETY GRATES SHALL BE 1-1/2" SCH. 40 STEEL PIPE, @ 6" CENTERS BOUNDED BY 3"x3"x1/4" ANGLE IRON. ALL GRATES SHALL BE MOUNTED USING ZINC PLATED STEEL HARDWARE.
7. REMOVABLE GRATE SECTIONS SHALL BE MOUNTED USING ZINC PLATED STEEL HARDWARE AND PROVIDED WITH HINGED & LOCKABLE OR BOLTABLE ACCESS PANELS AS SHOWN ON THE PLANS.
8. STEEL GRATES SHALL BE HOT DIP GALVANIZED AND MAY BE HOT POWDER COATED AFTER GALVANIZING.
9. STRUCTURAL STEEL FOR GRATES SHALL BE GALVANIZED AND SHALL BE IN ACCORDANCE WITH CDOT STANDARD SPECIFICATIONS, SUBSECTION 712.06.
10. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR GRATING FOR ENGINEER'S APPROVAL PRIOR TO CONSTRUCTION.

RESTRICTOR PLATE NOTES:

1. 3/8" THICK RESTRICTOR PLATE, GALVANIZED STEEL.
2. BOLT PLATE TO CONCRETE @ 12" O.C. MAX.
3. PROVIDE CONTINUOUS NEOPRENE GASKET MATERIAL BETWEEN PLATE AND CONCRETE.
5. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR RESTRICTOR PLATE FOR ENGINEER'S APPROVAL PRIOR TO CONSTRUCTION.

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PRI #2, LLC.
EL PASO COUNTY, CO

POND DETAILS
POND F2 OUTLET STRUCTURE DETAILS

SHEET PND 31

HR GREEN Xrefs: xgt1-dh01-1030.240