

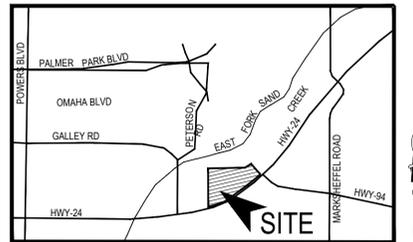
LOT 2 - CROSSROADS MIXED USE FILING NO. 2

COUNTY OF EL PASO, STATE OF COLORADO CONSTRUCTION PLANS

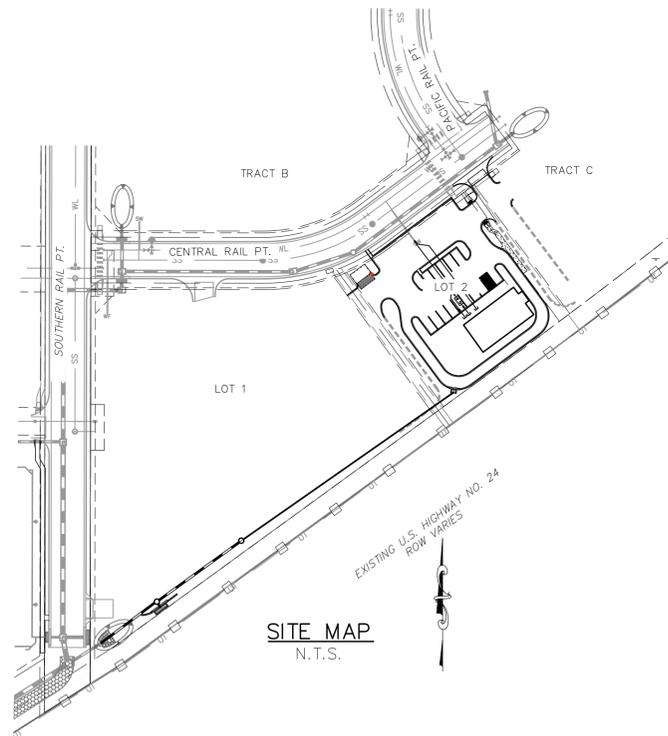
JUNE 2023

GENERAL CONSTRUCTION NOTES:

- 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.
- THE CONTRACTOR WILL TAKE THE NECESSARY PRECAUTIONS TO PROTECT EXISTING UTILITIES FROM DAMAGE DUE TO THIS OPERATION. ANY DAMAGE TO THE UTILITIES WILL BE REPAIRED AT THE CONTRACTOR'S EXPENSE, AND ANY SERVICE DISRUPTION WILL BE SETTLED BY THE CONTRACTOR.
- ADDITIONAL EROSION CONTROL STRUCTURES MAY BE REQUIRED AT THE TIME OF CONSTRUCTION.
- ALL BACKFILL, SUB-BASE, AND/OR BASE COURSE (CLASS 6) MATERIAL SHALL BE COMPACTED PER THE SOILS ENGINEER'S RECOMMENDATIONS, AND APPROVED BY EL PASO COUNTY PCD.
- ALL STATIONING IS CENTERLINE OF IMPROVEMENTS UNLESS OTHERWISE INDICATED. ALL ELEVATIONS ARE FLOW LINE UNLESS OTHERWISE INDICATED AS TOP BACK OF CURB (TBC), ASPHALT (ASP), OR TOP OF INLET OR BOX (TOB).
- ALL DISTURBED PAVEMENT EDGES SHALL BE CUT TO NEAT LINES. REPAIR SHALL CONFORM TO EPC ECM APPENDIX K - 1.2C.
- ALL INTERSECTION ACCESSSES TO BE CONSTRUCTED WITH A 25 FOOT SIGHT VISIBILITY TRIANGLES IS REQUIRED AND THERE SHALL BE NO OBSTRUCTIONS GREATER THAN 18" VERTICAL IN THIS AREA.
- ALL CULVERTS AND STORM DRAIN PIPES SHALL BE SMOOTH INTERIOR CORRUGATED POLYETHYLENE PIPE (HDPE), REINFORCED CONCRETE PIPE (RCP). ALL CULVERTS SHALL BE PLACED COMPLETE WITH FLARED END SECTIONS. ADEQUACY OF MATERIAL THICKNESS FOR ANY CSP INSTALLED SHALL BE VERIFIED BY OWNER'S GEOTECHNICAL ENGINEER TO SUPPORT MINIMUM 50 YEAR DESIGN LIFE. CULVERTS MUST CONFORM TO EPC ECM SECTION 3.32 - CULVERTS.
- ASPHALT THICKNESS AND BASE COURSE THICKNESS (COMPACTED) FOR ROADS SHALL BE PER DESIGN REPORT BY OWNER'S GEOTECHNICAL ENGINEER. OWNER'S GEOTECHNICAL ENGINEER TO BE ON SITE AT THE TIME OF ROAD CONSTRUCTION TO EVALUATE SOIL CONDITIONS AND DETERMINE IF ADDITIONAL MEASURES ARE NECESSARY TO ASSURE STABILITY OF THE NEW ROADS. PAVEMENT DESIGN SHALL BE APPROVED BY EL PASO COUNTY PCD PRIOR TO CONSTRUCTION.



VICINITY MAP
N.T.S.



SITE MAP
N.T.S.

STANDARD NOTES FOR EL PASO COUNTY CONSTRUCTION PLANS

- 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.
- CONTRACTOR SHALL BE RESPONSIBLE FOR THE NOTIFICATION AND FIELD NOTIFICATION OF ALL EXISTING UTILITIES, WHETHER SHOWN ON THE PLANS OR NOT, BEFORE BEGINNING CONSTRUCTION. LOCATION OF EXISTING UTILITIES SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. CALL 811 TO CONTACT THE UTILITY NOTIFICATION CENTER OF COLORADO (UNCC).
- 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:
 - EL PASO COUNTY ENGINEERING CRITERIA MANUAL (ECM)
 - CITY OF COLORADO SPRINGS/EL PASO COUNTY DRAINAGE CRITERIA MANUAL, VOLUMES 1 AND 2
 - COLORADO DEPARTMENT OF TRANSPORTATION (CDOT) STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION
 - CDOT M & S STANDARDS.
- 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.
- IT IS THE DESIGN ENGINEER'S RESPONSIBILITY TO ACCURATELY SHOW EXISTING CONDITIONS, BOTH ON-SITE AND OFF-SITE, ON THE CONSTRUCTION PLANS. ANY MODIFICATIONS NECESSARY DUE TO CONFLICTS, OMISSIONS, OR CHANGED CONDITIONS WILL BE ENTIRELY THE DEVELOPER'S RESPONSIBILITY TO RECTIFY.
- CONTRACTOR SHALL SCHEDULE A PRE-CONSTRUCTION MEETING WITH EL PASO COUNTY PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT - INSPECTIONS, PRIOR TO STARTING CONSTRUCTION.
- 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.
- 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.
- ALL STORM DRAIN PIPE SHALL BE CLASS III RCP UNLESS OTHERWISE NOTED AND APPROVED BY PCD.
- 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.
- ALL CONSTRUCTION TRAFFIC MUST ENTER/EXIT THE SITE AT APPROVED CONSTRUCTION ACCESS POINTS.
- 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.
- SIGNING AND STRIPING SHALL COMPLY WITH EL PASO COUNTY DEPARTMENT OF PUBLIC WORKS AND MUTCD CRITERIA.
- CONTRACTOR SHALL OBTAIN ANY PERMITS REQUIRED BY EL PASO COUNTY DEPARTMENT OF PUBLIC WORKS, INCLUDING WORK WITHIN THE RIGHT-OF-WAY AND SPECIAL TRANSPORT PERMITS.
- THE LIMITS OF CONSTRUCTION SHALL REMAIN WITHIN THE PROPERTY LINE UNLESS NOTED. THE OWNER/DEVELOPER SHALL OBTAIN WRITTEN PERMISSION AND EASEMENTS, WHERE REQUIRED, FROM ADJOINING PROPERTY OWNER(S) PRIOR TO ANY OFF-SITE DISTURBANCE, GRADING, OR CONSTRUCTION.

BASIS OF BEARINGS

THE EAST LINE OF TRACT C "CROSSROADS MIXED USE FILING NO. 2" RECORDED UNDER RECEPTION NO 22714975 IN THE RECORDS OF EL PASO COUNTY, COLORADO, BEING MONUMENTED AT EACH END WITH A SET NO. 5 REBAR WITH AN ORANGE PLASTIC CAP STAMPED "M&S CIVIL PLS 25966", WHICH BEARS N0070704"E A DISTANCE OF 871.79 FEET.

BENCHMARK:

- NATIONAL GEODETIC VERTICAL DATUM OF 1929, MONUMENT R76 SET IN TOP OF CONCRETE MONUMENT ELEVATION = 6286.32'
- NATIONAL GEODETIC VERTICAL DATUM OF 1929, FOUND #5 REBAR AND ORANGE CAP PLS 32820 ELEVATION = 6325.50'

SHEET INDEX

SHEET 1 TITLE SHEET
SHEET 2 STORM SEWER PLAN & PROFILE
SHEET 3 STORM STRUCTURE DETAILS

AGENCIES:

OWNER/DEVELOPER: CROSSROADS DEVELOPMENT COMPANY, LLC
90 S. CASCADE AVE., SUITE 1500
COLORADO SPRINGS, CO 80903
DANNY MIENKA (719) 448-4034

CIVIL ENGINEER: M & S CIVIL CONSULTANTS, INC.
212 N. WAHSATCH, SUITE 305
COLORADO SPRINGS, CO 80903
VIRGIL A. SANCHEZ P.E. (719) 955-5485

COUNTY ENGINEERING: EL PASO COUNTY PLANNING AND COMMUNITY DEVELOPMENT
2880 INTERNATIONAL CIRCLE, SUITE 110
COLORADO SPRINGS, CO 80910
GILBERT LAFORCE, P.E. (719) 520-6300

TRAFFIC ENGINEERING: EL PASO COUNTY DEPARTMENT OF PUBLIC WORKS
3275 AKERS DRIVE
COLORADO SPRINGS, CO 80922
JENNIFER IRVINE, P.E. (719) 520-6460

WATER RESOURCES: CHEROKEE METROPOLITAN DISTRICT
6250 PALMER PARK BOULEVARD
COLORADO SPRINGS, CO 80915-1721
JEFF MUNGER (719) 597-5080

FIRE DISTRICT: CIMARRON HILLS FIRE DEPARTMENT
1835 TUSKEGEE PLACE
COLORADO SPRINGS, CO 80915
(719) 591-0960

GAS DEPARTMENT: COLORADO SPRINGS UTILITIES
7710 DURANT DR.
COLORADO SPRINGS, CO 80947
TIM WENDT (719) 688-3556

ELECTRIC DEPARTMENT: COLORADO SPRINGS UTILITIES
7710 DURANT DR.
COLORADO SPRINGS, CO 80947
TIM WENDT (719) 688-3556

COMMUNICATIONS: QWEST COMMUNICATIONS
(U.N.C.C. LOCATORS) (800) 922-1987
AT&T (LOCATORS) (719) 635-3674

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.



06/08/2023

VIRGIL A. SANCHEZ, COLORADO P.E. #37160
FOR AND ON BEHALF OF M & S CIVIL CONSULTANTS, INC.

DATE

OWNER/DEVELOPER'S STATEMENT:

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

06/08/2023

DANNY MIENKA (MANAGER)
CROSSROADS DEVELOPMENT COMPANY, LLC

DATE

EL PASO COUNTY:

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

FILED IN ACCORDANCE WITH THE REQUIREMENTS OF THE EL PASO COUNTY LAND DEVELOPMENT CODE, DRAINAGE CRITERIA MANUAL, VOLUMES 1 AND 2, AND ENGINEERING CRITERIA MANUAL AS AMENDED.

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

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

DATE

EL PASO COUNTY FILE NO. PPR2311

LOT 2 - CROSSROADS MIXED USE FILING NO. 2

TITLE SHEET

DATE: 06/06/2023

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

ST01

PROJECT NO. 18-005

DESIGNED BY: TAU DRAWN BY: TAU CHECKED BY: VAS

SHEET 1 OF 3

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



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

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

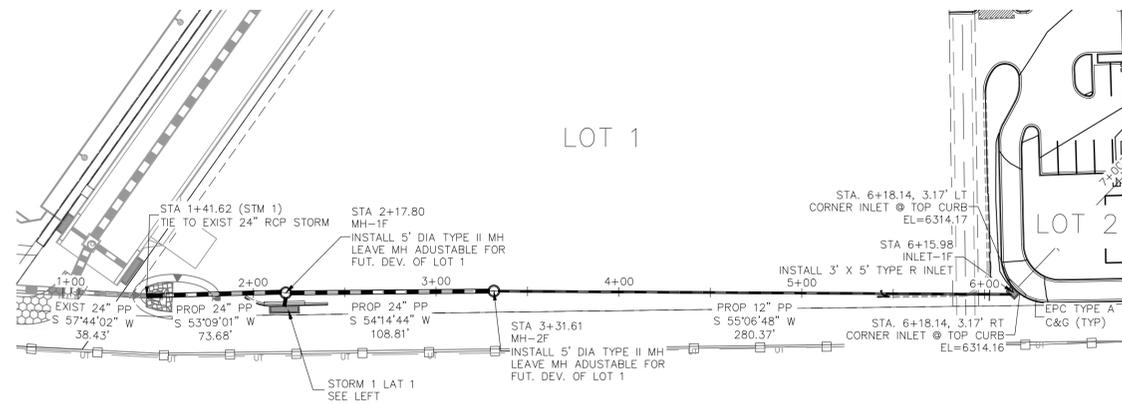


REVISIONS: NO. DATE: BY: DESCRIPTION:

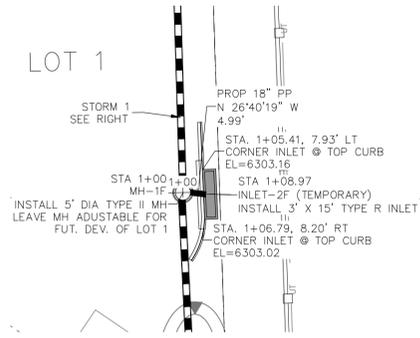
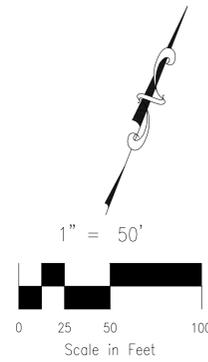
THE ENGINEER PREPARING THESE PLANS WILL NOT BE RESPONSIBLE, OR LIABLE FOR, UNAUTHORIZED CHANGES TO OR USES OF THESE PLANS. ALL CHANGES TO THE PLANS MUST BE IN WRITING AND MUST BE APPROVED BY THE PREPARE OF THESE PLANS.

CAUTION

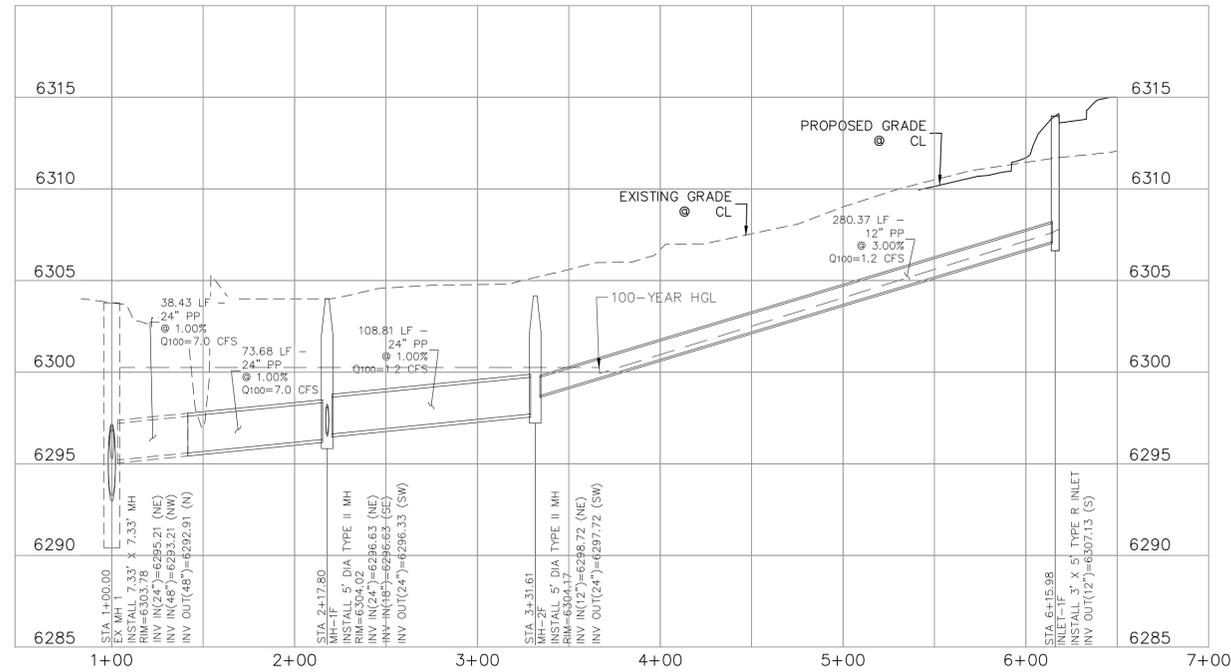
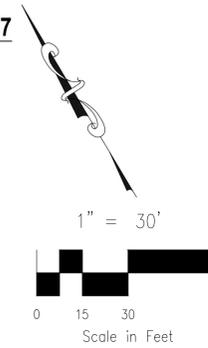




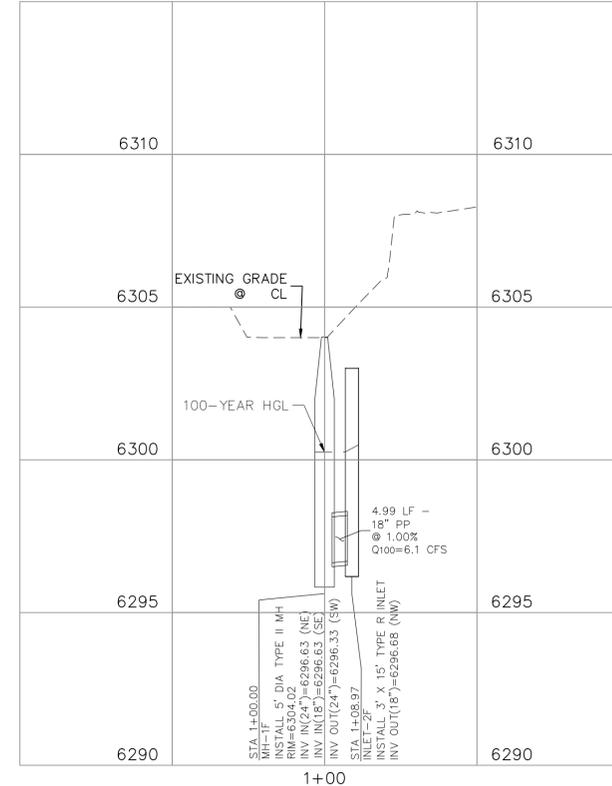
STORM 1
STA 1+41.62 TO STA 7+22.92



STORM 1 LAT 1
STA 1+00.00 TO STA 1+08.97



STORM 1
STA 1+41.62 TO STA 7+22.92



STORM 1 LAT 1
STA 1+00.00 TO STA 1+08.97

LOT 2 - CROSSROADS MIXED USE FILING NO. 2

STORM SEWER PLAN & PROFILE

PROJECT NO. 18-005 DATE: 06/06/2023

DESIGNED BY: TAU SCALE: HORIZONTAL: 1"=50', VERTICAL: 1"=5'

DRAWN BY: TAU SHEET 2 OF 3

CHECKED BY: VAS ST02

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

CIVIL CONSULTANTS, INC.

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

FOR AND ON BEHALF OF
MKS CIVIL CONSULTANTS, INC.

NO.	DATE	BY	DESCRIPTION	APPROV'D. BY	DATE

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

CAUTION

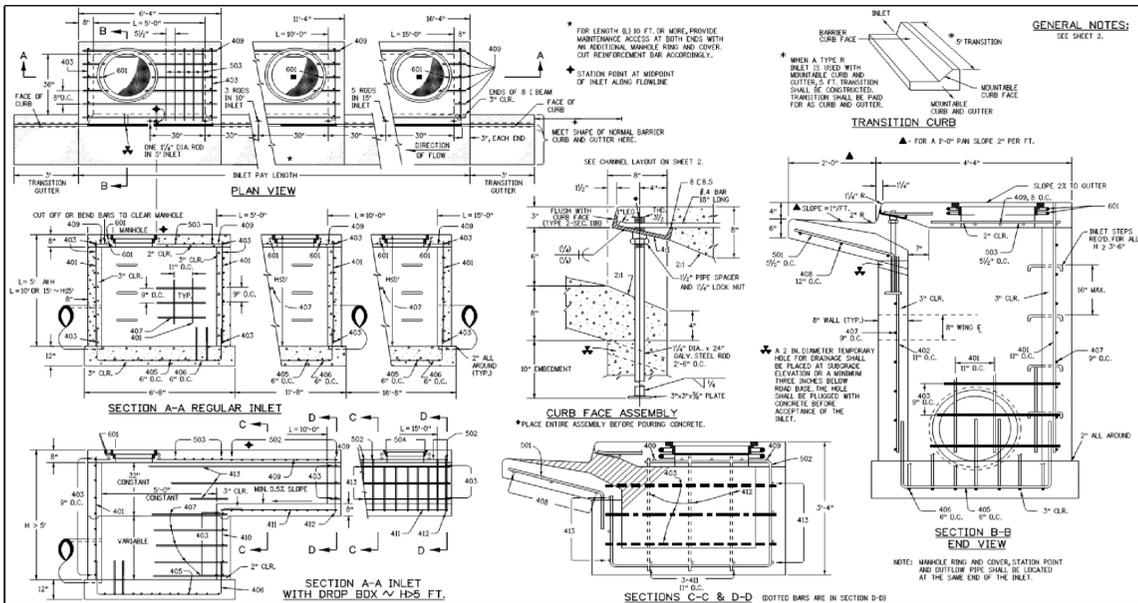


TABLE ONE ~ BAR LIST FOR CURB INLETS, TYPE "R"

INLET NO.	TYPE	L = 10 FT.		L = 15 FT.		L = 20 FT.	
		NO. REIN.	NO. REIN.	NO. REIN.	NO. REIN.	NO. REIN.	NO. REIN.
401	II	21	21	26	26	31	31
402	II	7	7	11	11	15	15
403	II	7	7	11	11	15	15
404	II	7	7	11	11	15	15
405	II	7	7	11	11	15	15
406	II	7	7	11	11	15	15
407	II	7	7	11	11	15	15
408	II	7	7	11	11	15	15
409	II	7	7	11	11	15	15
410	II	7	7	11	11	15	15
411	II	7	7	11	11	15	15
412	II	7	7	11	11	15	15
413	II	7	7	11	11	15	15
414	II	7	7	11	11	15	15
415	II	7	7	11	11	15	15
416	II	7	7	11	11	15	15
417	II	7	7	11	11	15	15
418	II	7	7	11	11	15	15
419	II	7	7	11	11	15	15
420	II	7	7	11	11	15	15

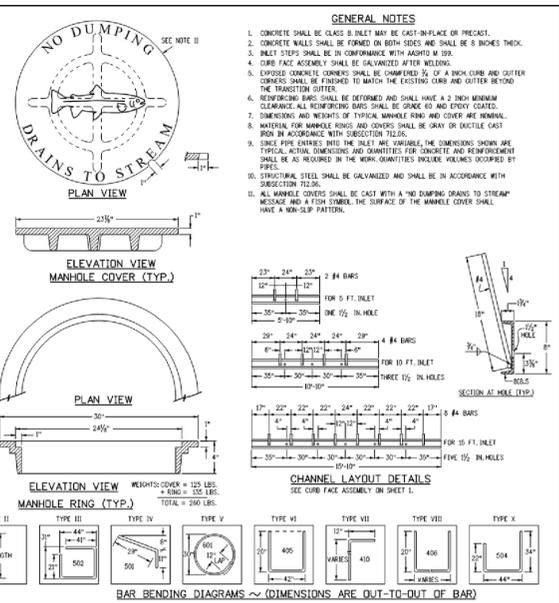


TABLE TWO ~ BARS AND QUANTITIES VARIABLE WITH "H"

INLET NO.	TYPE	L = 10 FT.		L = 15 FT.		L = 20 FT.	
		NO. REIN.	NO. REIN.	NO. REIN.	NO. REIN.	NO. REIN.	NO. REIN.
401	II	21	21	26	26	31	31
402	II	7	7	11	11	15	15
403	II	7	7	11	11	15	15
404	II	7	7	11	11	15	15
405	II	7	7	11	11	15	15
406	II	7	7	11	11	15	15
407	II	7	7	11	11	15	15
408	II	7	7	11	11	15	15
409	II	7	7	11	11	15	15
410	II	7	7	11	11	15	15
411	II	7	7	11	11	15	15
412	II	7	7	11	11	15	15
413	II	7	7	11	11	15	15
414	II	7	7	11	11	15	15
415	II	7	7	11	11	15	15
416	II	7	7	11	11	15	15
417	II	7	7	11	11	15	15
418	II	7	7	11	11	15	15
419	II	7	7	11	11	15	15
420	II	7	7	11	11	15	15

Computer File Information
 Creation Date: 07/31/19
 Designer: JBK
 Last Modification Date: 07/31/19
 Designer: JBK
 CAD Ver.: MicroStation V8.03.00.00
 Scale: Metric: English

Sheet Revisions

Date:	Comments:

Colorado Department of Transportation
 2550 West Harvard Place
 COOT HQ, 3rd Floor
 Denver, CO 80204
 Phone: 303-757-9021 FAX: 303-757-8668

CURB INLET TYPE R
 STANDARD PLAN NO. M-604-T2
 Standard Sheet No. 1 of 2
 Project Sheet Number:

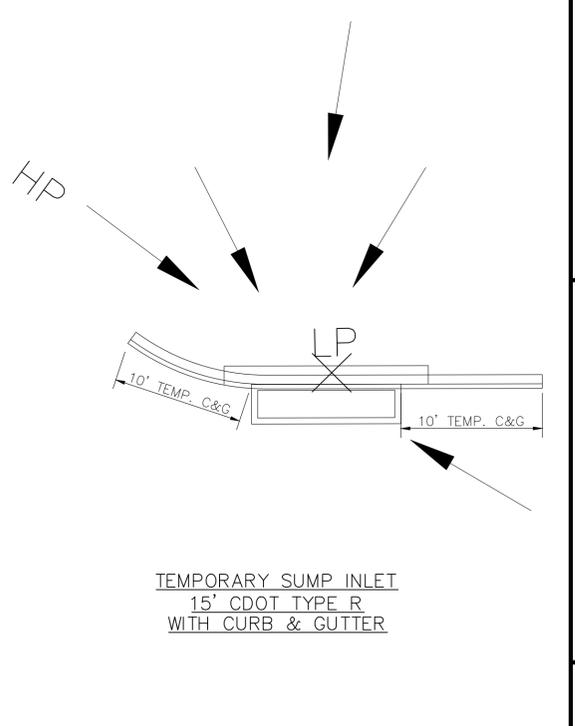
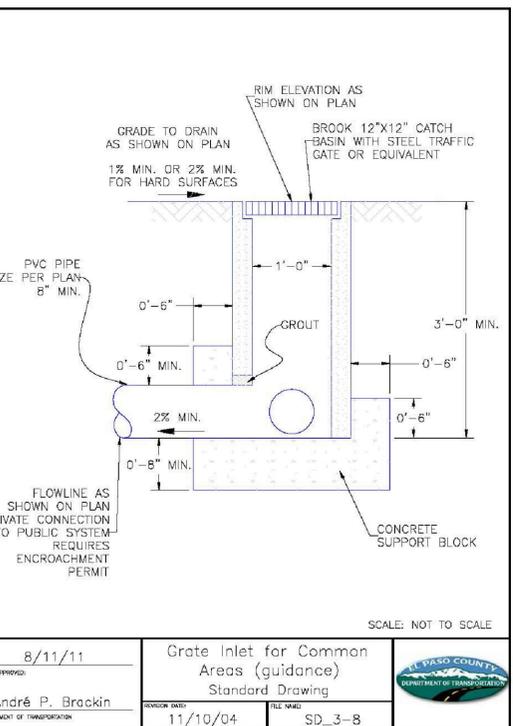
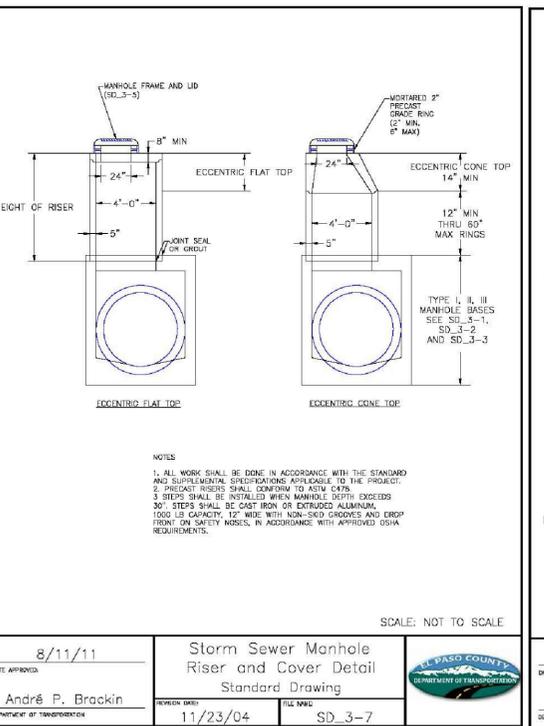
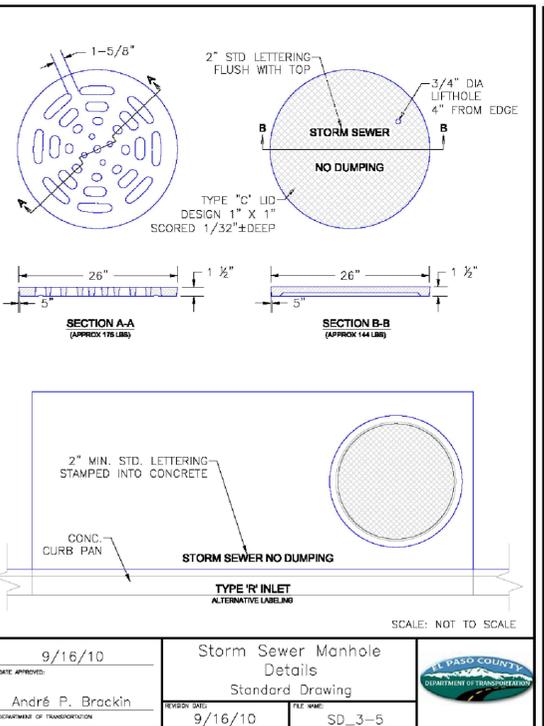
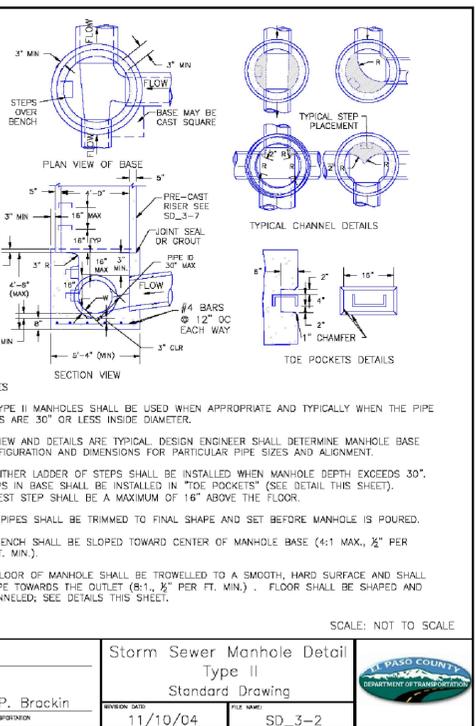
Computer File Information
 Creation Date: 07/31/19
 Designer: JBK
 Last Modification Date: 07/31/19
 Designer: JBK
 CAD Ver.: MicroStation V8.03.00.00
 Scale: Metric: English

Sheet Revisions

Date:	Comments:

Colorado Department of Transportation
 2550 West Harvard Place
 COOT HQ, 3rd Floor
 Denver, CO 80204
 Phone: 303-757-9021 FAX: 303-757-8668

CURB INLET TYPE R
 STANDARD PLAN NO. M-604-T2
 Standard Sheet No. 2 of 2
 Project Sheet Number:



ABBREVIATIONS

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

STORM SEWER GENERAL NOTES

- ALL STATIONING IS ALONG STORM SEWER CENTERLINE UNLESS OTHERWISE INDICATED. ALL ELEVATIONS ARE INVERT UNLESS OTHERWISE INDICATED.
- ALL STORM SEWER BENDS, MANHOLES, AND WYES SHOWN ON THE PLANS SHALL BE PREFABRICATED. HORIZONTAL AND VERTICAL BENDS ARE INDICATED ON THE PLANS.
- ALL CONNECTIONS BETWEEN DISSIMILAR MATERIALS (I.E. HP STORM PIPE AND CONCRETE STRUCTURES), SHALL BE WATER TIGHT. REFER TO ADS WATERSTOP STRUCTURE CONNECTION DETAILS (SEE THIS CONSTRUCTION SET) FOR ADDITIONAL INFORMATION.
- THE CONTRACTOR SHOULD ATTEMPT TO LIMIT CONSTRUCTION TRAFFIC ATOP THE PROPOSED STORM SEWER INSTALLATION. AS PER THE MANUFACTURER'S RECOMMENDATIONS THE CONTRACTOR SHALL PROVIDE A MIN OF 12" OF COVER AT ALL TIMES ATOP THE BACKFILLED STORM SEWER TO TOP OF THE FINISHED GROUND OR BOTTOM OF FLEXIBLE PAVEMENT SURFACE TO PROTECT THE PIPE FROM H-25 VEHICULAR TRAFFIC. A MINIMUM OF 36" SHOULD BE PROVIDED TO PROTECT THE STORM SEWER FROM 30 T TO 60 T TRAFFIC AND MINIMUM OF 72" FOR TRAFFIC UP TO 78 T AXLE LOADS. FINAL GRADING SHOWN ON THE PLANS WILL PROHIBIT VEHICULAR TRAFFIC TO LOADS LESS THE H-25.
- REFER TO THE DETAIL IN THIS CONSTRUCTION SET FOR PIPE TRENCH DETAILS AND PIPE SPECIFICATION.

Storm Sewer Manhole Detail Type II Standard Drawing
 DATE APPROVED: 9/16/10
 ANDRÉ P. BRACKIN
 DEPARTMENT OF TRANSPORTATION

Storm Sewer Manhole Details Standard Drawing
 DATE APPROVED: 9/16/10
 ANDRÉ P. BRACKIN
 DEPARTMENT OF TRANSPORTATION

Storm Sewer Manhole Riser and Cover Detail Standard Drawing
 DATE APPROVED: 8/11/11
 ANDRÉ P. BRACKIN
 DEPARTMENT OF TRANSPORTATION

Grate Inlet for Common Areas (guidance) Standard Drawing
 DATE APPROVED: 8/11/11
 ANDRÉ P. BRACKIN
 DEPARTMENT OF TRANSPORTATION

Grate Inlet for Common Areas (guidance) Standard Drawing
 DATE APPROVED: 8/11/11
 ANDRÉ P. BRACKIN
 DEPARTMENT OF TRANSPORTATION

Grate Inlet for Common Areas (guidance) Standard Drawing
 DATE APPROVED: 8/11/11
 ANDRÉ P. BRACKIN
 DEPARTMENT OF TRANSPORTATION



LOT 2 - CROSSROADS MIXED USE FILING NO. 2

STORM STRUCTURE DETAILS

PROJECT NO. 18-005
 SCALE: HORIZONTAL: N/A VERTICAL: N/A
 DATE: 06/06/2023
 DESIGNED BY: TAU
 DRAWN BY: TAU
 CHECKED BY: VAS

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

CIVIL CONSULTANTS, INC.

FOR AND ON BEHALF OF
 WKS CIVIL CONSULTANTS, INC.

PROFESSIONAL SEAL
 VIRGIL A. SANCHEZ, P.E. NO. 37160
 37160
 00902023

REVISIONS:
 NO. DATE BY DESCRIPTION

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

CAUTION