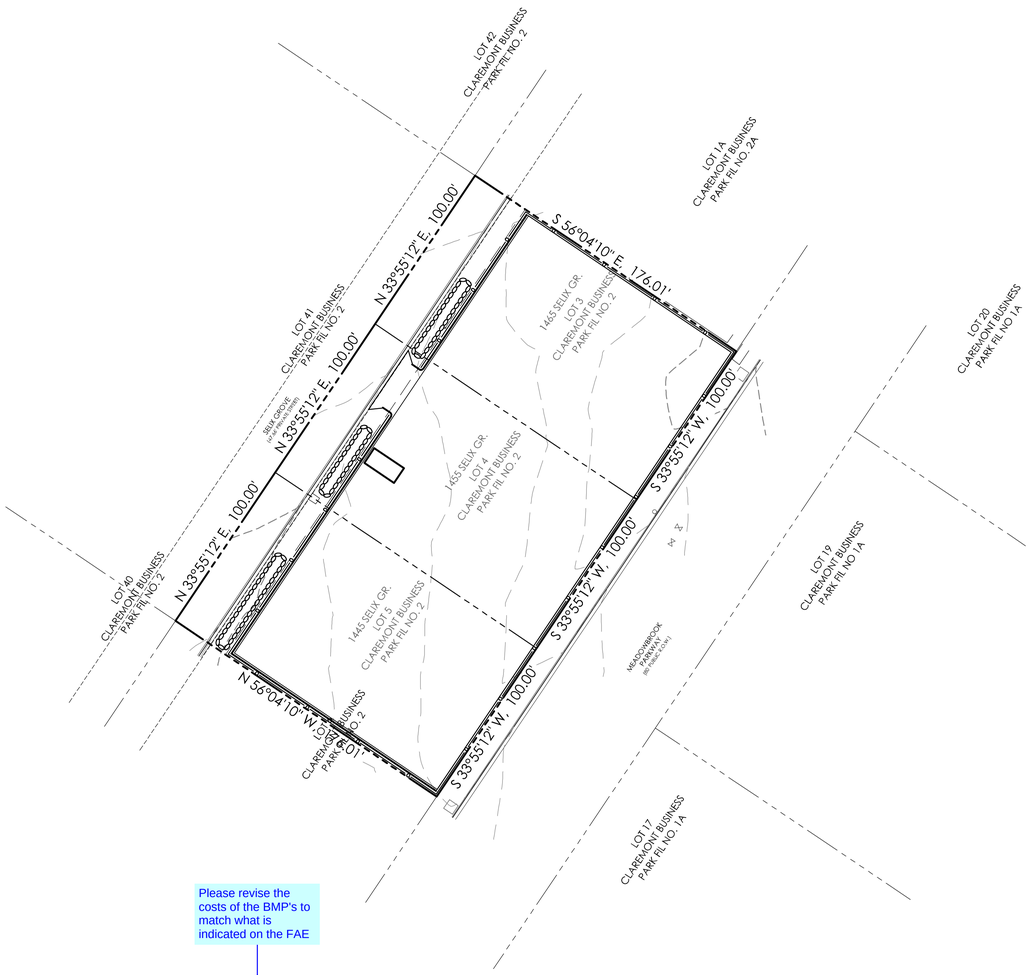
GULFEAGLE SUPPLY - GRADING & EROSION CONTROL PLANS

LOTS 3, 4 & 5, CLAREMONT BUSINESS PARK FILING NO. 2,
1445, 1455 & 1465 SELIX GROVE, EL PASO COUNTY, COLORADO



Please revise the costs of the BMP's to match what is indicated on the FAE

EROSION CONTROL BMP'S - OPINION OF PROBABLE COSTS

311	LF	SILT FENCE @ $2.50/LF	= $	777
143	LF	SEDIMENT CONTROL LOG @ $2.75/LF	= $	393
30	LF	ROCK SOCKS @ $6.50/LF	= $	195
3	EA	SEDIMENT BASIN @ $100/EACH	= $	300
1	EA	VEHICLE TRACTING CONTROL @1,325	= $	1,325
1	EA	CONCRETE WASHOUT AREA @ $760/EA	= $	760
SUBTOTAL			= $	3,750
40% MAINT. & REPLACEMENT			= $	1,500
GRAND TOTAL			= $	5,250

CALL BEFORE YOU DIG... COLORADO 811 CALL 811 OR 1-800-922-1987

48 HOURS BEFORE YOU DIG, CALL UTILITY LOCATORS FOR LOCATING AND MARKING GAS, ELECTRIC, WATER AND WASTEWATER

OWNER
SBJ RESCH FAMILY PARTNERSHIP, LTD.
2900 7TH AVENUE EAST, SUITE 200
TAMPA, FL 33605
(813) 248-4911

DEVELOPER
GULFEAGLE SUPPLY
JEFF BARNES, BRANCH MANAGER
1456 SELIX GROVE
COLORADO SPRINGS, CO 80915
(719) 574-7663

ENGINEER
M.V.E., INC.
1903 LELARAY STREET, STE 200
COLORADO SPRINGS, CO 80909
(719) 635-5736

ZONING
CS, CAD-0 (COMMERCIAL SERVICE, COMMERCIAL AIRPORT DISTRICT)

SETBACK
FRONT = 25 FT
REAR = 25 FT
SIDE = 25 FT

LOT INFORMATION
MAXIMUM LOT COVERAGE - NONE
MAXIMUM BUILDING HEIGHT = 45 FT
SPECIAL USE REQUIRED FOR CONTRACTOR STORAGE

LEGAL DESCRIPTION
LOTS 3, 4 & 5, CLAREMONT BUSINESS PARK FILING NO. 2

TAX SCHEDULE NO.
5408102009, 5408102008, 5408102007

LEGEND

PROPERTY LINE
EASEMENT LINE
LOT LINE
BUILDING SETBACK LINE
ADJACENT PROPERTY LINE

EXISTING	PROPOSED
5985 INDEX CONTOUR	5985 INDEX CONTOUR
84 INTERMEDIATE CONTOUR	84 INTERMEDIATE CONTOUR
CONCRETE AREA	CONCRETE AREA
ASPHALT AREA	ASPHALT AREA
CURB AND GUTTER	CURB AND GUTTER
BUILDING/ BUILDING OVERHANG	BUILDING/ BUILDING OVERHANG
DECK	DECK
RETAINING WALL - SOLID/ ROCK	RETAINING WALL - SOLID ROCK
SIGN	SIGN
BOLLARD	BOLLARD
WOOD FENCE	84.0 TW / 83.0 FG TOP OF WALL/GRADE AT BOTTOM OF WALL
CHAIN LINK FENCE	84.85 / 83.35 TOP OF CURB/FLOWLINE
BARBED WIRE FENCE	84.96 TSW SPOT ELEVATION FL = FLOWLINE TSW = TOP OF SIDEWALK
TREE (EVERGREEN/DECIDUOUS)	FF = 5986.00 FINISHED FLOOR ELEVATION
SHRUB	
ROCK	CHAINLINK FENCE

SHEET INDEX

Please add the following paragraph:
"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.

OWNERS STATEMENT
I, THE OWNER/DEVELOPER HAVE READ AND WILL COMPLY WITH ALL OF THE REQUIREMENTS SPECIFIED IN THESE DETAILED PLANS AND SPECIFICATIONS.

JEFF BARNES — DATE
BRANCH MANAGER, GULFEAGLE SUPPLY

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

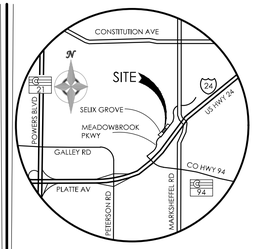
CHARLES C. CRUM, P.E. COLORADO NO. 13348 — DATE
FOR AND ON BEHALF OF M.V.E., INC.

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, AND ENGINEERING CRITERIA MANUAL AS AMENDED.

JENNIFER IRVINE, P.E. — DATE
COUNTY ENGINEER / ECM ADMINISTRATOR

Add PCD File No. PPR1911



VICINITY MAP
NOT TO SCALE

BENCHMARK
ELEVATIONS SHOWN ON THIS DRAWING ARE BASED ON THE CSU FIMS NETWORK (NGVD29).

BASIS OF BEARINGS: THE BASIS OF ALL BEARINGS SHOWN ON THIS DRAWING IS THE NORTH LINE OF MEADOWBROOK PARKWAY BEARING S33°55'12"W.

10 0 20 40 80
1" = 40' 1:480

MVE INC. ENGINEERS / SURVEYORS
1903 lelaray street, suite 200 colorado springs co 80909 719.635.5736

REVISIONS

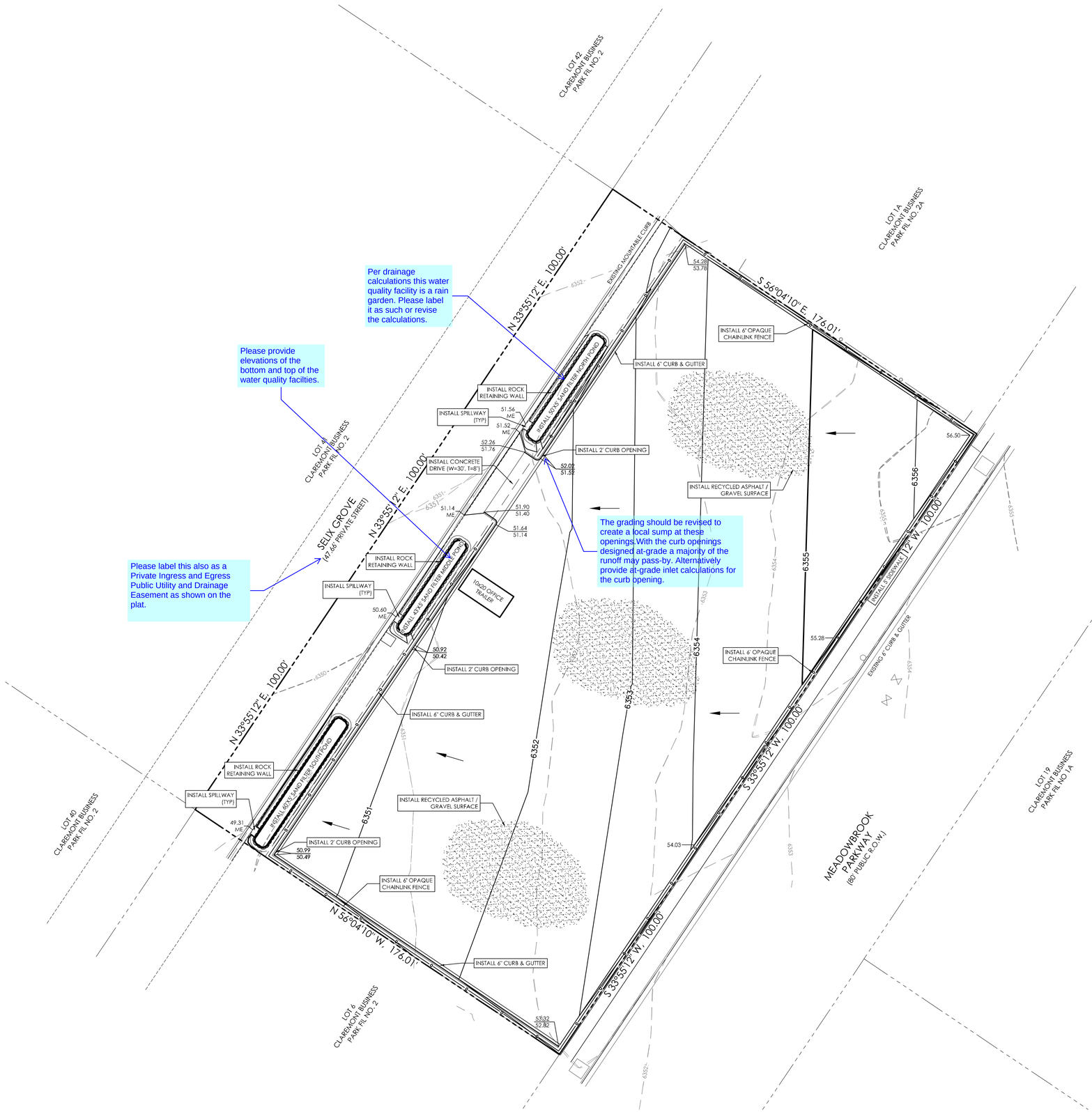
DESIGNED BY
DRAWN BY
CHECKED BY
AS-BUILTS BY
CHECKED BY

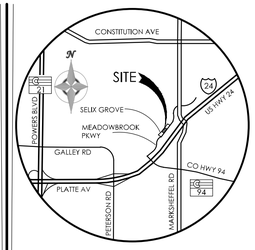
GULFEAGLE SUPPLY

GRADING & EROSION CONTROL
COVER SHEET

C1.1 MVE PROJECT 61078
MVE DRAWING -GEC-CS

MARCH 12, 2019
SHEET 1 OF 5





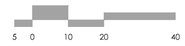
VICINITY MAP

NOT TO SCALE

BENCHMARK

ELEVATIONS SHOWN ON THIS DRAWING ARE BASED ON THE CSU FIMS NETWORK (NGVD29).

BASIS OF BEARINGS: THE BASIS OF ALL BEARINGS SHOWN ON THIS DRAWING IS THE NORTH LINE OF MEADOWBROOK PARKWAY BEARING S33°55'12"W.



1" = 20' 1:240

MVE, INC.
ENGINEERS / SURVEYORS
1903 lelaray street, suite 200 colorado springs co 80909 719.635.5736

REVISIONS

DESIGNED BY
DRAWN BY
CHECKED BY
AS-BUILTS BY
CHECKED BY

GULFEAGLE SUPPLY

GRADING & EROSION CONTROL
SITE / GRADING PLAN

C1.2 MVE PROJECT 61078
MVE DRAWING-GEC-SGP

MARCH 12, 2019
SHEET 2 **OF** 5

GENERAL NOTES

1. ALL NEW CONSTRUCTION IS TO CONFORM TO THE SPECIFICATIONS OF EL PASO COUNTY.

2. UNDERGROUND FACILITIES, STRUCTURES AND UTILITIES HAVE BEEN DRAWN FROM AVAILABLE RECORDS AND/OR SURFACE EVIDENCE. THE LOCATION OF ALL UTILITIES MAY NOT BE SHOWN OR MAY NOT HAVE BEEN LOCATED. BELOW GROUND LOCATIONS HAVE NOT BEEN PERFORMED. THEREFORE, THE RELATIONSHIP BETWEEN PROPOSED WORK AND EXISTING FACILITIES, STRUCTURES AND UTILITIES MUST BE CONSIDERED APPROXIMATE. CONTRACTOR SHALL BE RESPONSIBLE FOR CONTACTING ALL SUBSURFACE UTILITY OWNERS PRIOR TO BEGINNING WORK TO DETERMINE LOCATION OF UTILITY FACILITIES. ALL UTILITIES SHALL BE LOCATED PRIOR TO ANY EARTH WORK OR DIGGING (1-800-922-1987). THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MAY BE OCCASIONED BY THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UTILITIES.

3. EXISTING CONDITIONS SHALL BE VERIFIED BY THE GENERAL CONTRACTOR. DISCREPANCIES ARE TO BE REPORTED TO THE ENGINEER PRIOR TO CONSTRUCTION.

total site is only 1.2 acres. Please revise.

4. SOIL PREPARATION, SEEDING, AND MULCHING FOR AN ESTIMATED 3.3 ACRES WILL BE REQUIRED ON ALL DISTURBED AREAS NOT SURFACED. THE FOLLOWING TYPES AND RATES SHALL BE USED:

GRASS	VARIETY	AMOUNT IN PLS lbs. PER AC
SIDEOATS GRAMA	EL RENO	3.0 lbs.
WESTERN WHEATGRASS	BARTON	2.5 lbs.
SLENDER WHEAT GRASS	NATIVE	2.0 lbs.
LITTLE BLUESTEM	PASTURA	2.0 lbs.
SAND DROPSEED	NATIVE	0.5 lbs.
SWITCH GRASS	NEBRASKA 28	3.0 lbs.
WEEPING LOVE GRASS	MORPHA	1.0 lbs.
	TOTAL	14.0 lbs.

5. SEEDING APPLICATION: DRILLED TO A DEPTH OF .25" TO .50" INTO SOIL WHERE POSSIBLE. BROADCAST AND RAKED TO COVER ON STEEPER THAN 3:1 SLOPES WHERE ACCESS IS LIMITED OR UNSAFE FOR EQUIPMENT.

6. MULCHING REQUIREMENT AND APPLICATION: 2.0 TONS PER ACRE NATIVE HAY MECHANICALLY CRIMPED INTO SOIL.

7. ALL STORM DRAIN SHALL BE REINFORCED CONCRETE PIPE. ALL CULVERTS SHALL BE PLACED COMPLETE WITH FLARED END SECTIONS. ALL STORM DRAIN FITTINGS AND BENDS SHALL BE PRE-CAST. STORM DRAIN PIPE MAY ALSO BE CORRUGATED METAL OR HDPE, PLACED IN ACCORDANCE WITH EL PASO COUNTY SPECIFICATIONS.

8. CONTRACTOR WILL BE RESPONSIBLE FOR SCHEDULING A PRE-CONSTRUCTION MEETING HELD PRIOR TO CONSTRUCTION WITH EPC-DSD, ENGINEER, AND CONTRACTOR IN ATTENDANCE.

9. CONTRACTOR IS RESPONSIBLE FOR ALL OF HIS OPERATIONS ON THE SITE. CONTRACTOR SHALL OBSERVE ALL SAFETY AND OSHA REGULATIONS DURING CONSTRUCTION OPERATIONS. TRENCH WIDTHS AND SLOPE ANGLES SHALL BE DETERMINED BY THE CONTRACTOR IN THE FIELD AND ACCORDING TO SAFETY AND OSHA REGULATIONS.

10. ALL NECESSARY PERMITS, SUCH AS SWMP, FUGITIVE DUST, ACCESS, C.O.E. 404, ESQCP PERMIT, ETC. SHALL BE OBTAINED PRIOR TO CONSTRUCTION.

Please revise Development Services Department to Planning and Community Development

STANDARD EL PASO COUNTY GRADING & EROSION CONTROL PLAN NOTES

1. CONSTRUCTION MAY NOT COMMENCE UNTIL A CONSTRUCTION PERMIT IS OBTAINED FROM DEVELOPMENT SERVICES ADN A PRECONSTRUCTION CONFERENCE IS HELD WITH DEVELOPMENT SERVICES INSPECTIONS.

2. STORMWATER DISCHARGES FROM CONSTRUCTION SITES SHALL NOT CAUSE OR THREATEN TO CAUSE POLLUTION, CONTAMINATION, OR DEGRADATION OF STATE WATERS. ALL WORK AND EARTH DISTURBANCE SHALL BE DONE IN A MANNER THAT MINIMIZES POLLUTION OF ANY ON-SITE OR OFF SITE WATERS, INCLUDING WETLANDS.

3. 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.

Please revise DSD to PCD.

4. A SEPARATE STORMWATER MANAGEMENT PLAN (SMWP) FOR THIS PROJECT SHALL BE COMPLETED AND AN EROSION AND STORMWATER QUALITY CONTROL PERMIT (ESQCP) ISSUED PRIOR TO COMMENCING CONSTRUCTION. DURING CONSTRUCTION THE SWMP IS THE RESPONSIBILITY OF THE DESIGNATED STORMWATER MANAGER, SHALL BE LOCATED ON SITE AT ALL TIMES AND SHALL BE KEPT UP TO DATE WITH WORK PROGRESS AND CHANGES IN THE FIELD.

5. ONCE THE ESQCP HAS BEEN ISSUED, THE CONTRACTOR MAY INSTALL THE INITIAL STAGE EROSION AND SEDIMENT CONTROL BMPS AS INDICATED ON THE GEC. A PRECONSTRUCTION MEETING BETWEEN THE CONTRACTOR, ENGINEER, AND EL PASO COUNTY WILL BE HELD PRIOR TO ANY CONSTRUCTION. IT IS THE RESPONSIBILITY OF THE APPLICANT TO COORDINATE THE MEETING TIME AND PLACE WITH COUNTY DSD INSPECTIONS STAFF.

6. SOIL EROSION CONTROL MEASURES FOR ALL SLOPES, CHANNELS, DITCHES, OR ANY DISTURBED LAND AREA SHALL BE COMPLETED WITHIN 21 CALENDAR DAYS AFTER FINAL GRADING, OR FINAL EARTH DISTURBANCE, HAS BEEN COMPLETED. DISTURBED AREAS AND STOCKPILES WHICH ARE NOT AT FINAL GRADE BUT WILL REMAIN DORMANT FOR LONGER THAN 30 DAYS SHALL ALSO BE MULCHED WITHIN 21 DAYS AFTER INTERIM GRADING. AN AREA THAT IS GOING TO REMAIN IN AN INTERIM STATE FOR MORE THAN 60 DAYS SHALL ALSO BE SEEDED. ALL TEMPORARY SOIL EROSION CONTROL MEASURES AND BMPS SHALL BE MAINTAINED UNTIL PERMANENT SOIL EROSION CONTROL MEASURES ARE IMPLEMENTED AND ESTABLISHED.

7. TEMPORARY SOIL EROSION CONTROL FACILITIES SHALL BE REMOVED AND EARTH DISTURBANCE AREAS GRADED AND STABILIZED WITH PERMANENT SOIL EROSION CONTROL MEASURES PURSUANT TO STANDARDS AND SPECIFICATION PRESCRIBED IN THE DCM VOLUME II AND THE ENGINEERING CRITERIA MANUAL (ECM) APPENDIX I.

8. ALL PERSONS ENGAGED IN EARTH DISTURBANCE SHALL IMPLEMENT AND MAINTAIN ACCEPTABLE SOIL EROSION AND SEDIMENT CONTROL MEASURES INCLUDING BMPS IN CONFORMANCE WITH THE EROSION CONTROL TECHNICAL STANDARDS OF THE DRAINAGE CRITERIA MANUAL (DCM) VOLUME II AND IN ACCORDANCE WITH THE STORMWATER MANAGEMENT PLAN (SWMP).

9. ALL TEMPORARY EROSION CONTROL FACILITIES INCLUDING BMPS AND ALL PERMANENT FACILITIES INTENDED TO CONTROL EROSION OF ANY EARTH DISTURBANCE OPERATIONS, SHALL BE INSTALLED AS DEFINED IN THE APPROVED PLANS, THE SWMP AND THE DCM VOLUME II AND MAINTAINED THROUGHOUT THE DURATION OF THE EARTH DISTURBANCE OPERATION.

10. ANY EARTH DISTURBANCE SHALL BE CONDUCTED IN SUCH A MANNER SO AS TO EFFECTIVELY REDUCE ACCELERATED SOIL EROSION AND RESULTING SEDIMENTATION. ALL DISTURBANCES SHALL BE DESIGNED, CONSTRUCTED, AND COMPLETED SO THAT THE EXPOSED AREA OF ANY DISTURBED LAND SHALL BE LIMITED TO THE SHORTEST PRACTICAL PERIOD OF TIME.

11. ANY TEMPORARY OR PERMANENT FACILITY DESIGNED AND CONSTRUCTED FOR THE CONVEYANCE OF STORMWATER AROUND, THROUGH, OR FROM THE EARTH DISTURBANCE AREA SHALL BE DESIGNED TO LIMIT THE DISCHARGE TO A NON-EROSIVE VELOCITY.

12. CONCRETE WASH WATER SHALL BE CONTAINED AND DISPOSED OF IN ACCORDANCE WITH THE SWMP. NO WASH WATER SHALL BE DISCHARGED TO OR ALLOWED TO RUNOFF TO STATE WATERS, INCLUDING ANY SURFACE OR SUBSURFACE STORM DRAINAGE SYSTEM OR FACILITIES.

13. EROSION CONTROL BLANKETING SHALL BE USED ON SLOPES STEEPER THAN 3:1.

14. BUILDING, CONSTRUCTION, EXCAVATION, OR OTHER WASTE MATERIALS SHALL NOT BE TEMPORARILY PLACED OR STORED IN THE STREET, ALLEY, OR OTHER PUBLIC WAY, UNLESS IN ACCORDANCE WITH AN APPROVED TRAFFIC CONTROL PLAN. BMP'S MAY BE REQUIRED BY EL PASO COUNTY ENGINEERING IF DEEMED NECESSARY, BASED ON SPECIFIC CONDITIONS AND CIRCUMSTANCES.

15. VEHICLE TRACKING OF SOILS AND CONSTRUCTION DEBRIS OFF-SITE SHALL BE MINIMIZED. MATERIALS TRACKED OFFSITE SHALL BE CLEANED UP AND PROPERLY DISPOSED OF IMMEDIATELY.

16. CONTRACTOR SHALL BE RESPONSIBLE FOR THE REMOVAL OF ALL WASTES FROM THE CONSTRUCTION SITE FOR DISPOSAL IN ACCORDANCE WITH LOCAL AND STATE REGULATORY REQUIREMENTS. NO CONSTRUCTION DEBRIS, TREE SLASH, BUILDING MATERIAL WASTES OR UNUSED BUILDING MATERIALS SHALL BE BURIED, DUMPED, OR DISCHARGED AT THE SITE.

17. THE OWNER, SITE DEVELOPER, CONTRACTOR, AND/OR THEIR AUTHORIZED AGENTS SHALL BE RESPONSIBLE FOR THE REMOVAL OF ALL CONSTRUCTION DEBRIS, DIRT, TRASH, ROCK, SEDIMENT, AND SAND THAT MAY ACCUMULATE IN THE STORM SEWER OR OTHER DRAINAGE CONVEYANCE SYSTEM AND STORMWATER APPURTENANCES AS A RESULT OF SITE DEVELOPMENT.

18. THE QUANTITY OF MATERIALS STORED ON THE PROJECT SITE SHALL BE LIMITED, AS MUCH AS PRACTICAL, TO THAT QUANTITY REQUIRED TO PERFORM THE WORK IN AN ORDERLY SEQUENCE. ALL MATERIALS STORED ON-SITE SHALL BE STORED IN A NEAT, ORDERLY MANNER, IN THEIR ORIGINAL CONTAINERS, WITH ORIGINAL MANUFACTURER'S LABELS.

19. NO CHEMICALS ARE TO BE USED BY THE CONTRACTOR, WHICH HAVE THE POTENTIAL TO BE RELEASED IN STORMWATER UNLESS PERMISSION FOR THE USE OF A SPECIFIC CHEMICAL IS GRANTED IN WRITING BY THE ECM ADMINISTRATOR. IN GRANTING THE USE OF SUCH CHEMICALS, SPECIAL CONDITIONS AND MONITORING MAY BE REQUIRED.

20. BULK STORAGE STRUCTURES FOR PETROLEUM PRODUCTS AND OTHER CHEMICALS SHALL HAVE ADEQUATE PROTECTION SO AS TO CONTAIN ALL SPILLS AND PREVENT ANY SPILLED MATERIAL FROM ENTERING STATE WATERS, INCLUDING ANY SURFACE OR SUBSURFACE STORM DRAINAGE SYSTEM OR FACILITIES.

21. NO PERSON SHALL CAUSE THE IMPEDIMENT OF STORMWATER FLOW IN THE FLOW LINE OF THE CURB AND GUTTER OR IN THE DITCHLINE.

22. INDIVIDUALS SHALL COMPLY WITH THE "COLORADO WATER QUALITY CONTROL ACT" (TITLE 25, ARTICLE 8, CRS), AND THE "CLEAN WATER ACT" (33 USC 1344), IN ADDITION TO THE REQUIREMENTS INCLUDED IN THE DCM VOLUME II AND THE ECM APPENDIX I. ALL APPROPRIATE PERMITS MUST BE OBTAINED BY THE CONTRACTOR PRIOR TO CONSTRUCTION (NPDES, FLOODPLAIN, 404, FUGITIVE DUST, ETC.). IN THE EVENT OF CONFLICTS BETWEEN THESE REQUIREMENTS AND LAWS, RULES, OR REGULATIONS OF OTHER FEDERAL, STATE, OR COUNTY AGENCIES, THE MORE RESTRICTIVE LAWS, RULES, OR REGULATIONS SHALL APPLY.

23. ALL CONSTRUCTION TRAFFIC MUST ENTER/EXIT THE SITE AT APPROVED CONSTRUCTION ACCESS POINTS.

24. PRIOR TO ACTUAL CONSTRUCTION THE PERMITTEE SHALL VERIFY THE LOCATION OF EXISTING UTILITIES.

25. A WATER SOURCE SHALL BE AVAILABLE ON SITE DURING EARTHWORK OPERATIONS AND UTILIZED AS REQUIRED TO MINIMIZE DUST FROM EARTHWORK EQUIPMENT AND WIND.

26. THE SOILS REPORT FOR THIS SITE HAS BEEN PREPARED BY ENTECH ENGINEERING, INC. AND SHALL BE CONSIDERED A PART OF THESE PLANS.

27. AT LEAST TEN DAYS PRIOR TO THE ANTICIPATED START OF CONSTRUCTION, FOR PROJECTS THAT WILL DISTURB 1 ACRE OR MORE, THE OWNER OR OPERATOR OF CONSTRUCTION ACTIVITY SHALL SUBMIT A PERMIT APPLICATION FOR STORMWATER DISCHARGE TO THE COLORADO DEPARTMENT OF PUBLIC HEALTH AND ENVIRONMENT, WATER QUALITY DIVISION. THE APPLICATION CONTAINS CERTIFICATION OF COMPLETION OF A STORMWATER MANAGEMENT PLAN (SWMP), OF WHICH THIS GRADING AND EROSION CONTROL PLAN MAY BE A PART. FOR INFORMATION OR APPLICATION MATERIALS CONTACT:

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

STANDARD EL PASO COUNTY CONSTRUCTION PLAN 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 FIELD NOTIFICATION OF ALL EXISTING UTILITIES, WHETHER SHOWN ON THE PLANS OR NOT, BEFORE BEGINNING CONSTRUCTION. LOCATION OF EXISTING UTILITIES SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. CALL 811 TO CONTACT THE UTILITY NOTIFICATION CENTER OF COLORADO (UNCC).

3. CONTRACTOR SHALL KEEP A COPY OF THESE APPROVED PLANS, THE GRADING AND EROSION CONTROL PLAN, THE STORMWATER MANAGEMENT PLAN (SWMP), THE SOILS AND GEOTECHNICAL REPORT, AND THE APPROPRIATE DESIGN AND CONSTRUCTION STANDARDS AND SPECIFICATIONS AT THE JOB SITE AT ALL TIMES, INCLUDING THE FOLLOWING:
   a. EL PASO COUNTY ENGINEERING CRITERIA MANUAL (ECM)
   b. CITY OF COLORADO SPRINGS/EL PASO COUNTY DRAINAGE CRITERIA MANUAL, VOLUMES 1 AND 2
   c. COLORADO DEPARTMENT OF TRANSPORTATION (CDOT) STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION
   d. CDOT M & S STANDARDS

4. NOTWITHSTANDING ANYTHING DEPICTED IN THESE PLANS IN WORDS OR GRAPHIC REPRESENTATION, ALL DESIGN AND CONSTRUCTION RELATED TO ROADS, STORM DRAINAGE AND EROSION CONTROL SHALL CONFORM TO THE STANDARDS AND REQUIREMENTS OF THE MOST RECENT VERSION OF THE RELEVANT ADOPTED EL PASO COUNTY STANDARDS, INCLUDING THE LAND DEVELOPMENT CODE, THE ENGINEERING CRITERIA MANUAL, THE DRAINAGE CRITERIA MANUAL, AND THE DRAINAGE CRITERIA MANUAL VOLUME 2. ANY DEVIATIONS FROM REGULATIONS AND STANDARDS MUST BE REQUESTED, AND APPROVED, IN WRITING. ANY MODIFICATIONS NECESSARY TO MEET CRITERIA AFTER-THE-FACT WILL BE ENTIRELY THE DEVELOPER'S RESPONSIBILITY TO RECTIFY.

5. IT IS THE DESIGN ENGINEER'S RESPONSIBILITY TO ACCURATELY SHOW EXISTING CONDITIONS, BOTH 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 DEVELOPMENT SERVICES DEPARTMENT (DSD) - 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 DSD. 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 DSD.

10. CONTRACTOR SHALL COORDINATE GEOTECHNICAL TESTING PER ECM STANDARDS. PAVEMENT DESIGN SHALL BE APPROVED BY EL PASO COUNTY DSD PRIOR TO PLACEMENT OF CURB AND GUTTER AND PAVEMENT.

11. ALL CONSTRUCTION TRAFFIC MUST ENTER/EXIT THE SITE AT APPROVED CONSTRUCTION ACCESS POINTS.

Please revise DOT to Department of Public Works (DPW)

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 DOT AND MUTCD CRITERIA. [IF APPLICABLE, ADDITIONAL SIGNING AND STRIPING NOTES WILL BE PROVIDED.]

14. CONTRACTOR SHALL OBTAIN ANY PERMITS REQUIRED BY EL PASO COUNTY DOT, 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.

STANDARD EL PASO COUNTY SIGNING AND STRIPING NOTES

1. ALL SIGNS AND PAVEMENT MARKINGS SHALL BE IN COMPLIANCE WITH THE CURRENT MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).

2. REMOVAL OF EXISTING PAVEMENT MARKINGS SHALL BE ACCOMPLISHED BY A METHOD THAT DOES NOT MATERIALLY DAMAGE THE PAVEMENT. THE PAVEMENT MARKINGS SHALL BE REMOVED TO THE EXTENT THAT THEY WILL NOT BE VISIBLE UNDER DAY OR NIGHT CONDITIONS. AT NO TIME WILL IT BE ACCEPTABLE TO PAINT OVER EXISTING PAVEMENT MARKINGS.

3. ANY DEVIATION FROM THE STRIPING AND SIGNING PLAN SHALL BE APPROVED BY EL PASO COUNTY DEVELOPMENT SERVICES.

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 "C" SERIES LETTERS, WITH LOCAL ROADWAY SIGNS BEING 4" UPPER-LOWER CASE LETTERING ON 8" BLANK AND COLLECTOR ROADWAY SIGNS BEING 6" LETTERING, UPPER-LOWER CASE ON 12" BLANK, WITH ½" WHITE BORDER THAT IS NOT RECESSED

8. ALL TRAFFIC SIGNS SHALL HAVE A MINIMUM HIGH INTENSITY PRISMATIC GRADE SHEETING.

9. ALL LOCAL RESIDENTIAL STREET SIGNS SHALL BE MOUNTED ON A 1.75" X 1.75" SQUARE TUBE SIGN POST AND STUB POST BASE. FOR OTHER APPLICATIONS, REFER TO THE CDOT STANDARD S-614-8 REGARDING USE OF THE P2 TUBULAR STEEL POST SLIPBASE DESIGN.

10. ALL SIGNS SHALL BE SINGLE SHEET ALUMINUM WITH 0.100" MINIMUM THICKNESS.

11. ALL LIMIT LINES/STOP LINES, CROSSWALK LINES, PAVEMENT LEGENDS, AND ARROWS SHALL BE A MINIMUM 125 MIL THICKNESS PREFORMED THERMOPLASTIC PAVEMENT MARKINGS WITH TAPERED LEADING EDGES PER CDOT STANDARD S-627-1. WORD AND SYMBOL MARKINGS SHALL BE THE NARROW TYPE. STOP BARS SHALL BE 24" IN WIDTH. CROSSWALKS LINES SHALL BE 12" WIDE AND 8' LONG PER CDOT S-627-1.

12. ALL LONGITUDINAL LINES SHALL BE A MINIMUM 15MIL THICKNESS EPOXY PAINT. ALL NON-LOCAL RESIDENTIAL ROADWAYS SHALL INCLUDE BOTH RIGHT AND LEFT EDGE LINE STRIPING AND ANY ADDITIONAL STRIPING AS REQUIRED BY CDOT S-627-1.

13. THE CONTRACTOR SHALL NOTIFY EL PASO COUNTY DEVELOPMENT SERVICES (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 TRANSPORTATION PRIOR TO ANY SIGNAGE OR STRIPING WORK WITHIN AN EXISTING EL PASO COUNTY ROADWAY.

TOPOGRAPHIC SURVEY NOTES

1.) ELEVATIONS SHOWN ON THIS DRAWING ARE BASED ON THE CSU FIMS NETWORK (NGVD29).

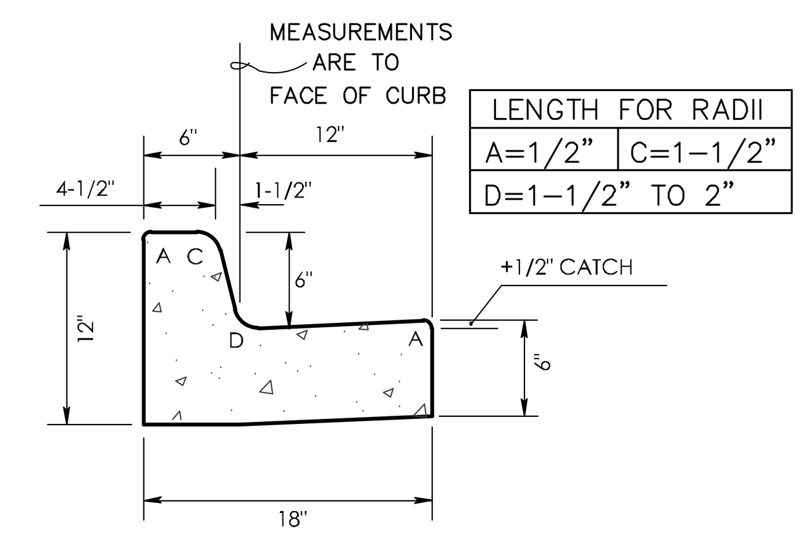
2.) THE BASIS OF ALL BEARINGS SHOWN ON THIS DRAWING IS THE NORTH LINE OF MEADOWBROOK PARKWAY BEARING S33°55'12"W.

3.) THE EXISTING TOPOGRAPHIC BASE MAPPING WAS PREPARED BY MVE, INC. USING SURVEY DATA PROVIDED BY POLARIS SURVEYING INC, AND COLLECTED IN MAY 2017.

4.) ALL EXISTING UTILITIES SHOWN ON THIS SURVEY ARE FROM SURFACE EVIDENCE AND/OR FROM MAPS OBTAINED FROM UTILITY PROVIDERS. THE LOCATION OF UTILITIES AS SHOWN ARE APPROXIMATE. ALL UTILITIES MAY NOT BE SHOWN OR MAY NOT HAVE BEEN LOCATED. UNDERGROUND UTILITY LOCATIONS WERE NOT PERFORMED.

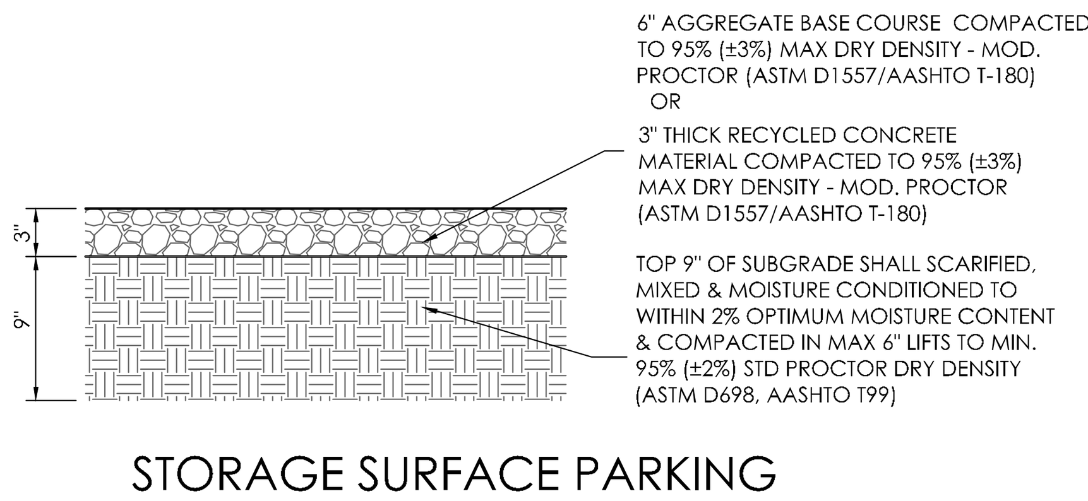
ABBREVIATIONS

EL	ELEVATION	ROW	RIGHT-OF-WAY
PC	POINT OF CURVATURE	R	RADIUS
PI	POINT OF INTERSECTION	T	TANGENT
PT	POINT OF TANGENCY	L	LENGTH
PCR	POINT OF CURVE RETURN	LF	LINEAR FEET
PRC	POINT OF REVERSE CURVATURE	CL	CENTERLINE
PVC	POINT OF VERTICAL CURVATURE	X.XX' R	DIMENSION RIGHT OF CL
PVI	POINT OF VERTICAL INTERSECTION	X.XX' L	DIMENSION LEFT OF CL
PVT	POINT OF VERTICAL TANGENCY	PL	PROPERTY LINE
GB	GRADE BREAK	PVRC	POINT OF VERT REVERSE CURVATURE
CSP	CORRUGATED STEEL PIPE	VC	VERTICAL CURVE
RCP	REINFORCED CONCRETE PIPE	AP	ANGLE POINT
CBC	CONCRETE BOX CULVERT	STA	STATION
TBC	TOP BACK CURB	INV	INVERT
TC	TOP OF CURB	RG	RAIN GARDEN
BT	BEGIN TAPER	SFB	SAND FILTER BASIN
ET	END TAPER		
EC	EDGE OF CONCRETE		



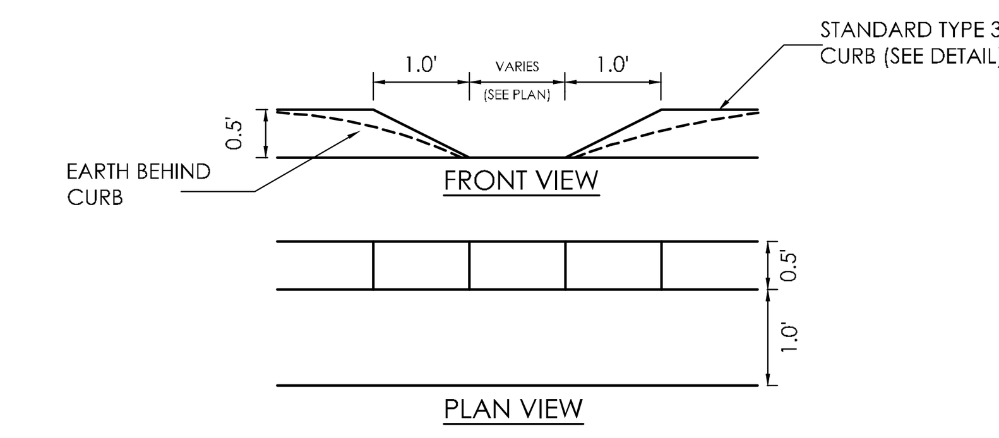
STD TYPE 3 CATCH CURB & GUTTER

SCALE 1" = 1.0'



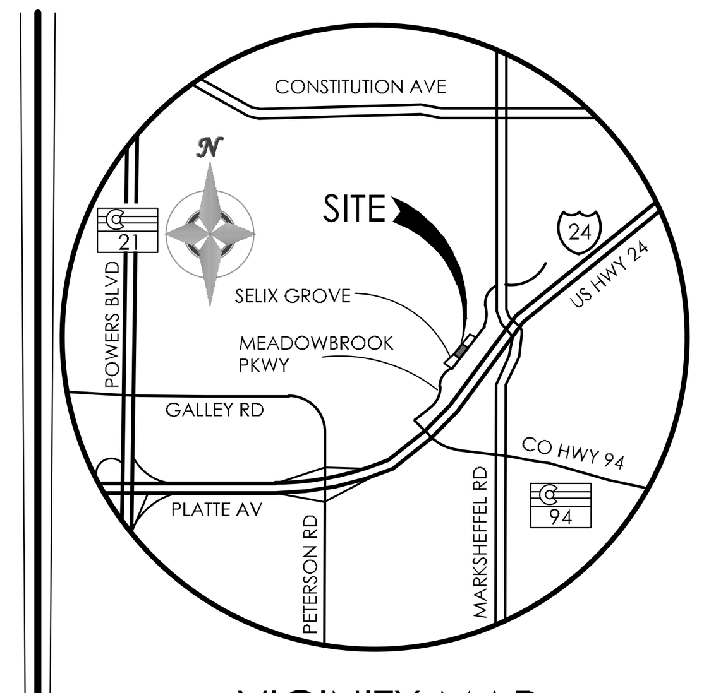
STORAGE SURFACE PARKING SECTION

SCALE 1" = 1.0'



CURB DEPRESSION DETAIL

SCALE 1" = 1'



VICINITY MAP

NOT TO SCALE

BENCHMARK

RAIN GARDEN, SPECIFICATIONS, NOTES & REFERENCES:
REFERENCE URBAN DRAINAGE AND FLOOD CONTROL DISTRICT (UDFCD), *URBAN STORM DRAINAGE CRITERIA MANUAL VOLUME 3*, SECTION T-3, FOR FULL SET OF RAIN GARDEN DETAILS AND SPECIFICATIONS AS IDENTIFIED.
- **GROWING MEDIA** (BY WEIGHT, USE 3-5% ORGANIC MATERIAL; 95-97% GROWING MEDIA SAND)
  - ORGANIC MATERIAL - LOOSELY PACKED, SHREDDED MULCH - AGED 6 MONTHS (MIN.)
  - GROWING MEDIA SAND - PER SOIL MATERIAL GRADATION TABLE
  - pH - 6.8-7.5
  - NITROGEN - 15 ppm (MAX)
  - PHOSPHORUS - 15 ppm (MAX)
  - SALINITY - 6 mmhos/cm (MAX)
- **FILTER MATERIAL** - CLASS B or CLASS C FILTER MATERIAL, PER SOIL MATERIAL GRADATION TABLE
- **PERMEABLE GEOTEXTILE SEPARATOR FABRIC** - TENCATE MIRAFI 170N, OR EQUAL, PER UDFCD TABLE B-2.
- **VEGETATION** - SELECT PLANTS THAT ARE DROUGHT RESISTANT AND THRIVE IN SANDY SOIL. OPTIONAL: USE NATIVE SEED MIX PER RAIN GARDEN SEED MIX TABLE. AGGRESSIVE WEED CONTROL PROCEDURES WILL HELP THE DESIRED VEGETATION TO BECOME ESTABLISHED.
- **CONCENTRATED INFLOW** - PER CONCENTRATED INFLOW DETAIL.

SAND FILTER SPECIFICATIONS, NOTES & REFERENCES:
REFERENCE URBAN DRAINAGE AND FLOOD CONTROL DISTRICT (UDFCD), *URBAN STORM DRAINAGE CRITERIA MANUAL VOLUME 3*, SECTION T-6, FOR FULL SET OF SAND FILTER DETAILS AND SPECIFICATIONS AS IDENTIFIED.
- **FILTER MATERIAL** - CLASS B or CLASS C FILTER MATERIAL, PER SOIL MATERIAL GRADATION TABLE
- **PERMEABLE GEOTEXTILE SEPARATOR FABRIC** - TENCATE MIRAFI 170N, OR EQUAL, PER UDFCD TABLE SF-3.
- **CONCENTRATED INFLOW** - PER CONCENTRATED INFLOW DETAIL

Add a note that states that on-site infiltration tests using a double-ring infiltrometer shall be performed where full infiltration sections are use per UDFCD criteria manual.

SOIL MATERIAL GRADATION TABLE
(SOURCE: UDFCD BIORETENTION (RG) TABLE B-1 & SAND FILTER BASIN (SFB) TABLE SF-1)

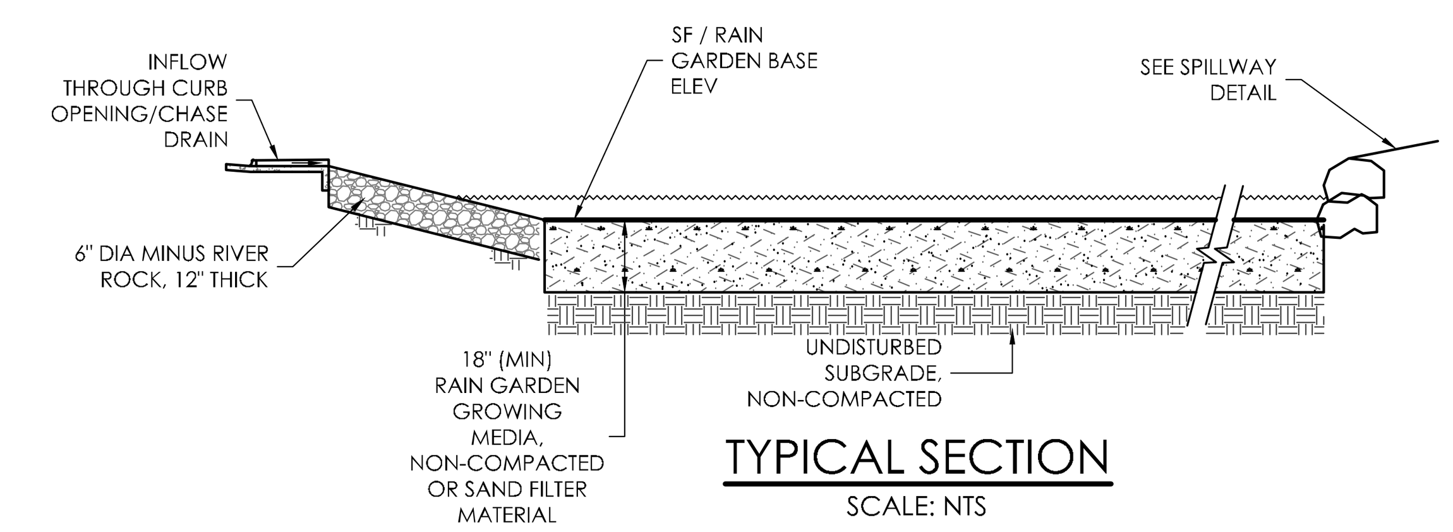
STANDARD SIEVE SIZE	% PASSING		
	GROWING MEDIA(1)(2)	FILTER MATERIAL(3)	
		CLASS B	CLASS C
1-1/2"		100	
3/4"			100
NO. 4	100	20-60	60-100
NO. 10	85-100		
NO. 50		10-30	10-30
NO. 100			0-10
NO. 200	80-90	0-3	0-3
NO. 230	3-17		

(1) RAIN GARDEN ONLY
(2) LESS THAN 1.5% ORGANIC MATERIAL
(3) APPLIES TO BOTH SAND FILTER BASIN AND RAIN GARDEN

RAIN GARDEN SEED MIX TABLE[1]
(SOURCE: UDFCD BIORETENTION (RG) TABLE B-3)

COMMON NAME	LB/AC PLS[2]
SAND BLUESTEM	3.5
SIDEOATS GRAMA	3
PRAIRIE SANDREED	3
INDIAN RICEGRASS	3
SWITCHGRASS	4
WESTERN WHEATGRASS	3
LITTLE BLUESTEM	3
ALKALI SACATON	3
SAND DROPSEED	3
TOTAL	27.5

[1] SEE UDFCD TABLE B-3 FOR SCIENTIFIC NAMES AND WILDFLOWER MIX OPTION
[2] PLS = PURE LIVE SEED

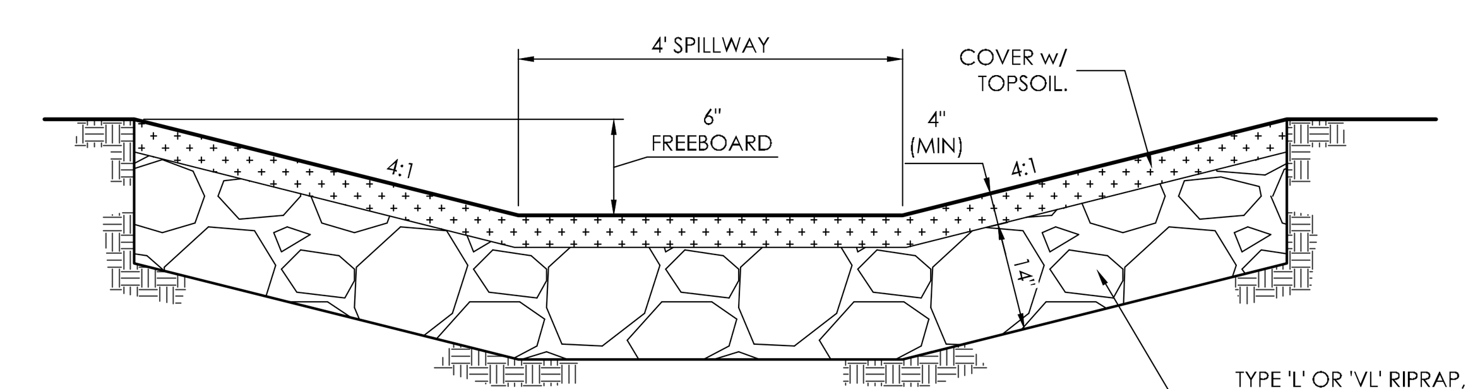


TYPICAL SECTION

SCALE: NTS

RAIN GARDEN / SAND FILTER DETAIL

SCALE 1" = 5'



SPILLWAY DETAIL

SCALE: NTS

MVE, INC.
ENGINEERS, SURVEYORS
1903 lelaray street, suite 200 colorado springs co 80909 719.635.5736

REVISIONS

DESIGNED BY
DRAWN BY
CHECKED BY
AS-BUILTS BY
CHECKED BY

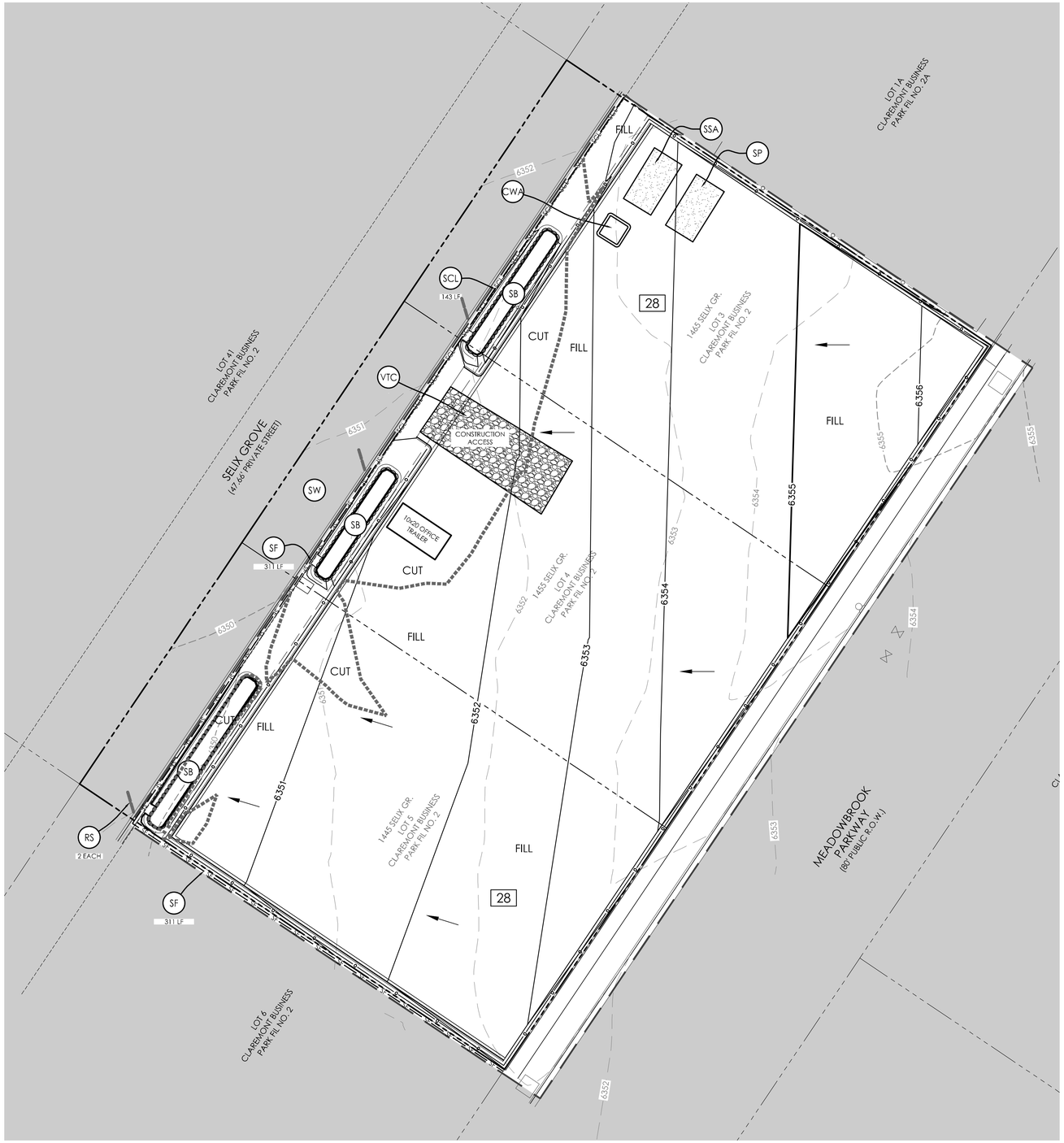
GULFEAGLE SUPPLY

GRADING & EROSION CONTROL NOTES AND DETAILS

C1.3 MVE PROJECT 61078
MVE DRAWING -GEC-ND

MARCH 12, 2019

SHEET 3 **OF** 5



BMP LEGEND

MAP SYMBOL	KEY	DESCRIPTION
	CWA	CONCRETE WASHOUT AREA
SF SF	SF	SILT FENCE
SCL	SCL	SEDIMENT CONTROL LOG
	SBB	STRAW BALE BARRIER
	RS	ROCK SOCK
	ECB	EROSION CONTROL BLANKET
	VTC	VEHICLE TRACKING CONTROL
	SW	STREET SWEEPING
	SB	SEDIMENT BASIN
	OP	OUTLET PROTECTION
	SSA	STABILIZED STAGING AREA
	SP	STOCKPILE PROTECTION
	MU	MULCHING
	SR	SURFACE ROUGHENING
	PS	PERMANENT SEEDING
UNDISTURBED AREA / LIMITS OF DISTURBANCE / DISTURBED AREA		LIMITS OF CONSTRUCTION SITE BOUNDARIES
CUT / FILL / NGC		LIMITS OF CUT/FILL/NO GRADE CHANGE
9		LIMITS OF SOIL TYPE

Please provide Rock Sock and Sediment Basin BMP details

HYDROLOGIC SOIL GROUP	
MAP UNIT NUMBER	DESCRIPTION
28	ELLICOTT LOAMY COARSE SAND

EROSION CONTROL DATA

TIMING

ANTICIPATED START & COMPLETION TIME PERIOD OF SITE GRADING	APRIL, 2019 TO JULY, 2019
EXPTECTED DATE ON WHICH FINAL STABILIZATION WILL BE COMPLETED	OCTOBER, 2020

AREAS

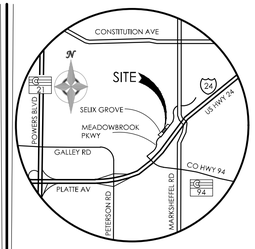
TOTAL AREA OF THE SITE TO BE CLEARED, EXCAVATED OR GRADED	1.21 ACRES

RECEIVING WATERS

NAME OF RECEIVING WATERS	SAND CREEK

SOIL DATA

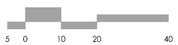
PRIMARY SOIL DESCRIPTION	ELLICOTT LOAMY COARSE SAND
PERMEABILITY	RAPID
SURFACE RUNOFF	SLOW
HAZARD OF EROSION	HIGH
HYDROLOGIC SOIL GROUP	A
EXISTING PERCENT IMPERVIOUS	0.0%
DEVELOPED PERCENT IMPERVIOUS	85.0%



VICINITY MAP
NOT TO SCALE

BENCHMARK
ELEVATIONS SHOWN ON THIS DRAWING ARE BASED ON THE CSU FIMS NETWORK (NGVD29).

BASIS OF BEARINGS: THE BASIS OF ALL BEARINGS SHOWN ON THIS DRAWING IS THE NORTH LINE OF MEADOWBROOK PARKWAY BEARING S33°55'12"W.



1" = 20' 1:240

MVE INC.
ENGINEERS / SURVEYORS
1903 lelaray street, suite 200 colorado springs co 80909 719.635.5736

REVISIONS

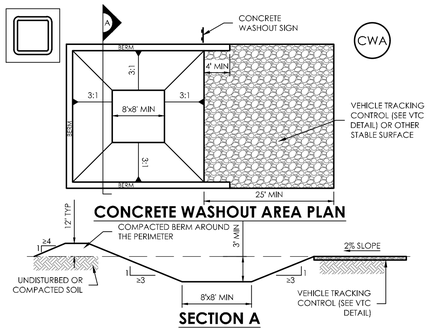
DESIGNED BY
DRAWN BY
CHECKED BY
AS-BUILTS BY
CHECKED BY

GULFEAGLE SUPPLY

GRADING & EROSION CONTROL
EROSION CONTROL

C1.4 MVE PROJECT 61078
MVE DRAWING -GEC-EC

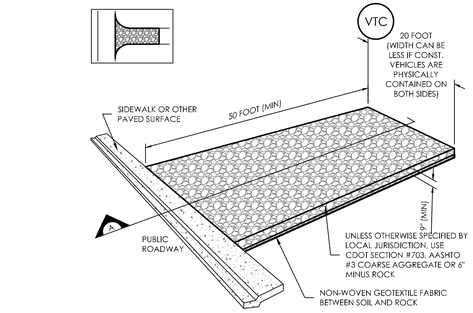
MARCH 12, 2019
SHEET 4 **OF** 5



CWA-1. CONCRETE WASHOUT AREA

CWA INSTALLATION NOTES
1. SEE PLAN VIEW FOR:
   —CWA INSTALLATION LOCATION.
2. DO NOT LOCATE AN UNLINED CWA WITHIN 400' OF ANY NATURAL DRAINAGE PATHWAY OR WATERBODY. DO NOT LOCATE WITHIN 1,000' OF ANY WELLS OR DRINKING WATER SOURCES. IF SITE CONSTRAINTS MAKE THIS INFEASIBLE, OR IF HIGHLY PERMEABLE SOILS EXIST ON SITE, THE CWA MUST BE INSTALLED WITH AN IMPERMEABLE LINER (16 MIL MIN. THICKNESS) OR SURFACE STORAGE ALTERNATIVES USING PREFABRICATED CONCRETE WASHOUT DEVICES OR A LINED ABOVE GROUND STORAGE AREA SHOULD BE USED.
3. THE CWA SHALL BE INSTALLED PRIOR TO CONCRETE PLACEMENT ON SITE.
4. CWA SHALL INCLUDE A FLAT SUBSURFACE PIT THAT IS AT LEAST 8' BY 8' SLOPES LEADING OUT OF THE SUBSURFACE PIT SHALL BE 3:1 OR FLATTER. THE PIT SHALL BE AT LEAST 3' DEEP.
5. BERM SURROUNDING SIDES AND BACK OF THE CWA SHALL HAVE MINIMUM HEIGHT OF 1'.
6. VEHICLE TRACKING PAD SHALL BE SLOPED 2% TOWARDS THE CWA.
7. SIGNS SHALL BE PLACED AT THE CONSTRUCTION ENTRANCE, AT THE CWA, AND ELSEWHERE AS NECESSARY TO CLEARLY INDICATE THE LOCATION OF THE CWA TO OPERATORS OF CONCRETE TRUCKS AND PUMP RIGS.
8. USE EXCAVATED MATERIAL FOR PERIMETER BERM CONSTRUCTION.

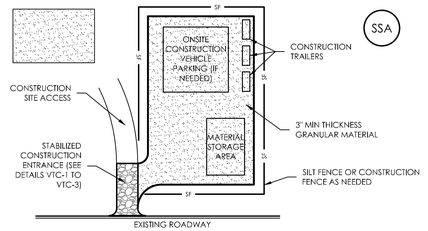
CWA MAINTENANCE NOTES
1. INSPECT BMPS EACH WORKDAY, AND MAINTAIN THEM IN EFFECTIVE OPERATING CONDITION. MAINTENANCE OF BMPS SHOULD BE PROACTIVE, NOT REACTIVE. INSPECT BMPS AS SOON AS POSSIBLE (AND ALWAYS WITHIN 24 HOURS) FOLLOWING A STORM THAT CAUSES SURFACE EROSION, AND PERFORM NECESSARY MAINTENANCE.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



VCT-1. VEHICLE TRACKING CONTROL

STABILIZED CONSTRUCTION ENTRANCE/EXIT INSTALLATION NOTES
1. SEE PLAN VIEW FOR
   —LOCATION OF CONSTRUCTION ENTRANCE(S)/EXIT(S).
   —TYPE OF CONSTRUCTION ENTRANCE(S)/EXITS(S) (WITH/WITHOUT WHEEL WASH, CONSTRUCTION MAT OR TRM).
2. CONSTRUCTION MAT OR TRM STABILIZED CONSTRUCTION ENTRANCES ARE ONLY TO BE USED ON SHORT DURATION PROJECTS (TYPICALLY RANGING FROM A WEEK TO A MONTH) WHERE THERE WILL BE LIMITED VEHICULAR ACCESS.
3. A STABILIZED CONSTRUCTION ENTRANCE/EXIT SHALL BE LOCATED AT ALL ACCESS POINTS WHERE VEHICLES ACCESS THE CONSTRUCTION SITE FROM PAVED RIGHT-OF-WAYS.
4. STABILIZED CONSTRUCTION ENTRANCE/EXIT SHALL BE INSTALLED PRIOR TO ANY LAND DISTURBING ACTIVITIES.
5. A NON—WOVEN GEOTEXTILE FABRIC SHALL BE PLACED UNDER THE STABILIZED CONSTRUCTION ENTRANCE/EXIT PRIOR TO THE PLACEMENT OF ROCK.
6. UNLESS OTHERWISE SPECIFIED BY LOCAL JURISDICTION. ROCK SHALL CONSIST OF DOT SECT. #703, AASHTO #3 COARSE AGGREGATE OR 6" (MINUS) ROCK.

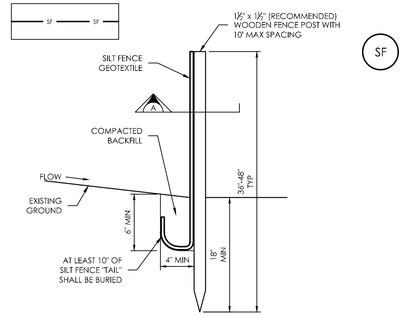
STABILIZED CONSTRUCTION ENTRANCE EXIT MAINTENANCE NOTES
1. INSPECT BMPS EACH WORKDAY, AND MAINTAIN THEM IN EFFECTIVE OPERATING CONDITION. MAINTENANCE OF BMPS SHOULD BE PROACTIVE, NOT REACTIVE. INSPECT BMPS AS SOON AS POSSIBLE (AND ALWAYS WITHIN 24 HOURS) FOLLOWING A STORM THAT CAUSES SURFACE EROSION, AND PERFORM NECESSARY MAINTENANCE.
2. FREQUENT OBSERVATIONS AND MAINTENANCE ARE NECESSARY TO MAINTAIN BMPS IN EFFECTIVE OPERATING CONDITION. INSPECTIONS AND CORRECTIVE MEASURES SHOULD BE DOCUMENTED THOROUGHLY.
3. WHERE BMPS HAVE FAILED, REPAIR OR REPLACEMENT SHOULD BE INITIATED UPON DISCOVERY OF THE FAILURE.
4. ROCK SHALL BE REAPPLIED OR REGRADED AS NECESSARY TO THE STABILIZED ENTRANCE/EXIT TO MAINTAIN A CONSISTENT DEPTH.
5. SEDIMENT TRACKED ONTO PAVED ROADS IS TO BE REMOVED THROUGHOUT THE DAY AND AT THE END OF THE DAY BY SHOVELING OR SWEEPING. SEDIMENT MAY NOT BE WASHED DOWN STORM SEWER DRAINS.



SSA-1. STABILIZED STAGING AREA

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

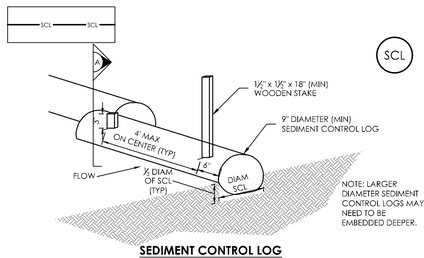
STABILIZED CONSTRUCTION ENTRANCE EXIT MAINTENANCE NOTES
1. INSPECT BMPS EACH WORKDAY, AND MAINTAIN THEM IN EFFECTIVE OPERATING CONDITION. MAINTENANCE OF BMPS SHOULD BE PROACTIVE, NOT REACTIVE. INSPECT BMPS AS SOON AS POSSIBLE (AND ALWAYS WITHIN 24 HOURS) FOLLOWING A STORM THAT CAUSES SURFACE EROSION, AND PERFORM NECESSARY MAINTENANCE.
2. FREQUENT OBSERVATIONS AND MAINTENANCE ARE NECESSARY TO MAINTAIN BMPS IN EFFECTIVE OPERATING CONDITION. INSPECTIONS AND CORRECTIVE MEASURES SHOULD BE DOCUMENTED THOROUGHLY.
3. WHERE BMPS HAVE FAILED, REPAIR OR REPLACEMENT SHOULD BE INITIATED UPON DISCOVERY OF THE FAILURE.
4. ROCK SHALL BE REAPPLIED OR REGRADED AS NECESSARY IF RUTTING OCCURS OR UNDERLYING SUBGRADE BECOMES EXPOSED.
5. STABILIZED STAGING AREA SHALL BE ENLARGED IF NECESSARY TO CONTAIN PARKING, STORAGE, AND UNLOADING/LOADING OPERATIONS.
6. THE STABILIZED STAGING AREA SHALL BE REMOVED AT THE END OF CONSTRUCTION. THE GRANULAR MATERIAL SHALL BE REMOVED OR, IF APPROVED BY THE LOCAL JURISDICTION, USED ON SITE, AND THE AREA COVERED WITH TOPSOIL, SEEDED AND MULCHED OR OTHERWISE STABILIZED IN A MANNER APPROVED BY LOCAL JURISDICTION.



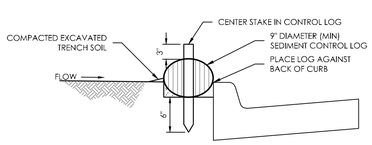
SF-1. SILT FENCE

SILT FENCE INSTALLATION NOTES:
1. SILT FENCE MUST BE PLACED AWAY FROM THE TOE OF THE SLOPE TO ALLOW FOR WATER PONDING. SILT FENCE AT THE TOE OF A SLOPE SHOULD BE INSTALLED IN A FLAT LOCATION AT LEAST SEVERAL FEET (2-5 FT) FROM THE TOE OF THE SLOPE TO ALLOW ROOM FOR PONDING AND DEPOSITION.
2. A UNIFORM 4" X 4" ANCHOR TRENCH SHALL BE EXCAVATED USING TRENCHER OR SILT FENCE INSTALLATION DEVICE. NO ROAD GRADERS, BACKHOES, OR SIMILAR EQUIPMENT SHALL BE USED.
3. COMPACT ANCHOR TRENCH BY HAND WITH A "JUMPING JACK" OR BY WHEEL ROLLING. COMPACTION SHALL BE SUCH THAT SILT FENCE RESISTS BEING PULLED OUT OF ANCHOR TRENCH BY HAND.
4. SILT FENCE SHALL BE PULLED TIGHT AS IT IS ANCHORED TO THE STAKES. THERE SHOULD BE NO NOTICEABLE SAG BETWEEN STAKES AFTER IT HAS BEEN ANCHORED TO THE STAKES.
5. SILT FENCE FABRIC SHALL BE ANCHORED TO THE STAKES USING 1" HEAVY DUTY STAPLES OR NAILS WITH 1" HEADS. STAPLES AND NAILS SHOULD BE PLACED 3" ALONG THE FABRIC DOWN THE STAKE.
6. AT THE END OF A RUN OF SILT FENCE ALONG A CONTOUR, THE SILT FENCE SHOULD BE TURNED PERPENDICULAR TO THE CONTOUR TO CREATE A "J—HOOK." THE "J—HOOK" EXTENDING PERPENDICULAR TO THE CONTOUR SHOULD BE OF SUFFICIENT LENGTH TO KEEP RUNOFF FROM FLOWING AROUND THE END OF THE SILT FENCE (TYPICALLY 10'- 20').
7. SILT FENCE SHALL BE INSTALLED PRIOR TO ANY LAND DISTURBING ACTIVITIES.

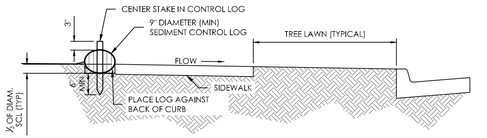
SILT FENCE MAINTENANCE NOTES
1. INSPECT BMPS EACH WORKDAY, AND MAINTAIN THEM IN EFFECTIVE OPERATING CONDITION. MAINTENANCE OF BMPS SHOULD BE PROACTIVE, NOT REACTIVE. INSPECT BMPS AS SOON AS POSSIBLE (AND ALWAYS WITHIN 24 HOURS) FOLLOWING A STORM THAT CAUSES SURFACE EROSION, AND PERFORM NECESSARY MAINTENANCE.
2. FREQUENT OBSERVATIONS AND MAINTENANCE ARE NECESSARY TO MAINTAIN BMPS IN EFFECTIVE OPERATING CONDITION. INSPECTIONS AND CORRECTIVE MEASURES SHOULD BE DOCUMENTED THOROUGHLY.
3. WHERE BMPS HAVE FAILED, REPAIR OR REPLACEMENT SHOULD BE INITIATED UPON DISCOVERY OF THE FAILURE.
4. SEDIMENT ACCUMULATED UPSTREAM OF THE SILT FENCE SHALL BE REMOVED AS NEEDED TO MAINTAIN THE FUNCTIONALITY OF THE BMP. TYPICALLY WHEN DEPTH OF ACCUMULATED SEDIMENTS IS APPROXIMATELY 6".
5. REPAIR OR REPLACE SILT FENCE WHEN THERE ARE SIGNS OF WEAR, SUCH AS SAGGING, TEARING, OR COLLAPSE.
6. SILT FENCE IS TO REMAIN IN PLACE UNTIL THE UPSTREAM DISTURBED AREA IS STABILIZED AND APPROVED BY THE LOCAL JURISDICTION, OR IS REPLACED BY AN EQUIVALENT PERIMETER SEDIMENT CONTROL BMP.
7. WHEN SILT FENCE IS REMOVED, ALL DISTURBED AREAS SHALL BE COVERED WITH TOPSOIL, SEEDED AND MULCHED OR OTHERWISE STABILIZED AS APPROVED BY LOCAL JURISDICTION.



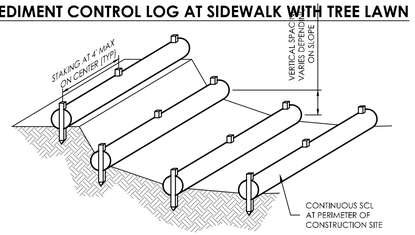
SCL-1. SEDIMENT CONTROL LOG



SCL-2. SEDIMENT CONTROL LOG AT BACK OF CURB



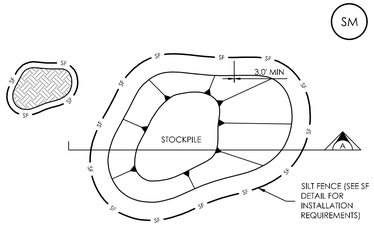
SCL-3. SEDIMENT CONTROL LOG AT SIDEWALK WITH TREE LAWN



SCL-4. SEDIMENT CONTROL LOGS TO CONTROL SLOPE LENGTH

SEDIMENT CONTROL LOG INSTALLATION NOTES:
1. SEE PLAN VIEW FOR LOCATION AND LENGTH OF SEDIMENT CONTROL LOGS.
2. SEDIMENT CONTROL LOGS THAT ACT AS A PERIMETER CONTROL SHALL BE INSTALLED PRIOR TO ANY UPGRADIENT LAND—DISTURBING ACTIVITIES.
3. SEDIMENT CONTROL LOGS SHALL CONSIST OF STRAW, COMPOST, EXCELSIOR OR COCONUT FIBER, AND SHALL BE FREE OF ANY NOXIOUS WEED SEEDS OR DEFECTS INCLUDING RIPS, HOLES AND OBVIOUS WEAR.
4. SEDIMENT CONTROL LOGS MAY BE USED AS SMALL CHECK DAMS IN DITCHES AND SWALES. HOWEVER, THEY SHOULD NOT BE USED IN PERENNIAL STREAMS OR HIGH VELOCITY DRAINAGE WAYS.
5. IT IS RECOMMENDED THAT SEDIMENT CONTROL LOGS BE TRENCHED INTO THE GROUND TO A DEPTH OF APPROXIMATELY 1/3 OF THE DIAMETER OF THE LOG. IF TRENCHING TO THIS DEPTH IS NOT FEASIBLE AND/OR DESIRABLE (SHORT TERM INSTALLATION WITH DESIRE NOT TO DAMAGE LANDSCAPE) A LESSER TRENCHING DEPTH MAY BE ACCEPTABLE WITH MORE ROBUST STAKING.
6. THE UPHILL SIDE OF THE SEDIMENT CONTROL LOG SHALL BE BACKFILLED WITH SOIL THAT IS FREE OF ROCKS AND DEBRIS. THE SOIL SHALL BE TIGHTLY COMPACTED INTO THE SHAPE OF A RIGHT TRIANGLE USING A SHOVEL OR WEIGHTED LAWN ROLLER.
7. FOLLOW MANUFACTURERS' GUIDANCE FOR STAKING. IF MANUFACTURERS' INSTRUCTIONS DO NOT SPECIFY SPACING, STAKES SHALL BE PLACED ON 4' CENTERS AND EMBEDDED A MINIMUM OF 6" INTO THE GROUND. 3" OF THE STAKE SHALL PROTRUDE FROM THE TOP OF THE LOG. STAKES THAT ARE BROKEN PRIOR TO INSTALLATION SHALL BE REPLACED.

SEDIMENT CONTROL LOG MAINTENANCE NOTES
1. INSPECT BMPS EACH WORKDAY, AND MAINTAIN THEM IN EFFECTIVE OPERATING CONDITION. MAINTENANCE OF BMPS SHOULD BE PROACTIVE, NOT REACTIVE. INSPECT BMPS AS SOON AS POSSIBLE (AND ALWAYS WITHIN 24 HOURS) FOLLOWING A STORM THAT CAUSES SURFACE EROSION, AND PERFORM NECESSARY MAINTENANCE.
2. FREQUENT OBSERVATIONS AND MAINTENANCE ARE NECESSARY TO MAINTAIN BMPS IN EFFECTIVE OPERATING CONDITION. INSPECTIONS AND CORRECTIVE MEASURES SHOULD BE DOCUMENTED THOROUGHLY.
3. WHERE BMPS HAVE FAILED, REPAIR OR REPLACEMENT SHOULD BE INITIATED UPON DISCOVERY OF THE FAILURE.
4. SEDIMENT ACCUMULATED UPSTREAM OF SEDIMENT CONTROL LOG SHALL BE REMOVED AS NEEDED TO MAINTAIN FUNCTIONALITY OF THE BMP, TYPICALLY WHEN DEPTH OF ACCUMULATED SEDIMENTS IS APPROXIMATELY 1/2 OF THE HEIGHT OF THE SEDIMENT CONTROL LOG.
5. SEDIMENT CONTROL LOG SHALL BE REMOVED AT THE END OF CONSTRUCTION. IF DISTURBED AREAS EXIST AFTER REMOVAL, THEY SHALL BE COVERED WITH TOP SOIL, SEEDED AND MULCHED OR OTHERWISE STABILIZED IN A MANNER APPROVED BY THE LOCAL JURISDICTION.

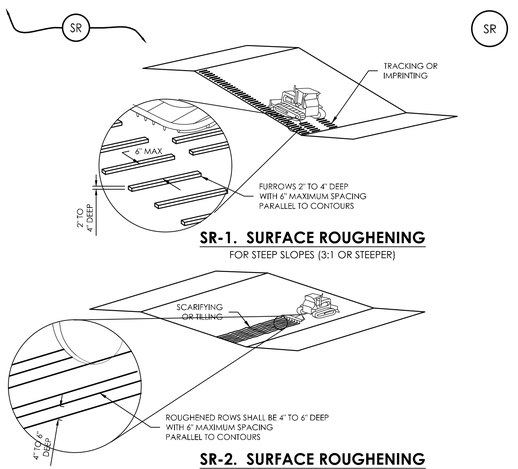


STOCKPILE PROTECTION PLAN

SP-1. STOCKPILE PROTECTION

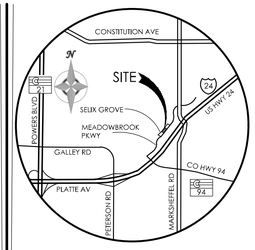
STOCKPILE PROTECTION INSTALLATION NOTES
1. SEE PLAN VIEW FOR:
   —LOCATION OF STOCKPILES.
   —TYPE OF STOCKPILE PROTECTION.
2. INSTALL PERIMETER CONTROLS IN ACCORDANCE WITH THEIR RESPECTIVE DESIGN DETAILS. SILT FENCE IS SHOWN IN THE STOCKPILE PROTECTION DETAILS; HOWEVER, OTHER TYPES OF PERIMETER CONTROLS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

STOCKPILE PROTECTION MAINTENANCE NOTES
1. INSPECT BMPS EACH WORKDAY, AND MAINTAIN THEM IN EFFECTIVE OPERATING CONDITION. MAINTENANCE OF BMPS SHOULD BE PROACTIVE, NOT REACTIVE. INSPECT BMPS AS SOON AS POSSIBLE (AND ALWAYS WITHIN 24 HOURS) FOLLOWING A STORM THAT CAUSES SURFACE EROSION, AND PERFORM NECESSARY MAINTENANCE.
2. FREQUENT OBSERVATIONS AND MAINTENANCE ARE NECESSARY TO MAINTAIN BMPS IN EFFECTIVE OPERATING CONDITION. INSPECTIONS AND CORRECTIVE MEASURES SHOULD BE DOCUMENTED THOROUGHLY.
3. WHERE BMPS HAVE FAILED, REPAIR OR REPLACEMENT SHOULD BE INITIATED UPON DISCOVERY OF THE FAILURE.
4. IF PERIMETER PROTECTION MUST BE MOVED TO ACCESS SOIL STOCKPILE. REPLACE PERIMETER CONTROLS BY THE END OF THE WORKDAY.
5. STOCKPILE PERIMETER CONTROLS CAN BE REMOVED ONCE ALL THE MATERIAL FROM THE STOCKPILE HAS BEEN USED.



SURFACE ROUGHENING INSTALLATION NOTES:
1. SEE PLAN VIEW FOR:
   —LOCATION(S) OF SURFACE ROUGHENING.
2. SURFACE ROUGHENING SHALL BE PROVIDED PROMPTLY AFTER COMPLETION OF FINISHED GRADING (FOR AREAS NOT RECEIVING TOPSOIL) OR PRIOR TO TOPSOIL PLACEMENT OR ANY FORECASTED RAIN EVENT.
3. AREAS WHERE BUILDING FOUNDATIONS, PAVEMENT, OR SOD WILL BE PLACED WITHOUT DELAY IN THE CONSTRUCTION SEQUENCE. SURFACE ROUGHENING IS NOT REQUIRED.
4. DISTURBED SURFACES SHALL BE ROUGHENED USING RIPPING OR TILLING EQUIPMENT ON THE CONTOUR OR TRACKING UP AND DOWN A SLOPE USING EQUIPMENT TREADS.
5. A FARMING DISK SHALL NOT BE USED FOR SURFACE ROUGHENING.

SURFACE ROUGHENING MAINTENANCE NOTES
1. INSPECT BMPS EACH WORKDAY, AND MAINTAIN THEM IN EFFECTIVE OPERATING CONDITION. MAINTENANCE OF BMPS SHOULD BE PROACTIVE, NOT REACTIVE. INSPECT BMPS AS SOON AS POSSIBLE (AND ALWAYS WITHIN 24 HOURS) FOLLOWING A STORM THAT CAUSES SURFACE EROSION, AND PERFORM NECESSARY MAINTENANCE.
2. FREQUENT OBSERVATIONS AND MAINTENANCE ARE NECESSARY TO MAINTAIN BMPS IN EFFECTIVE OPERATING CONDITION. INSPECTIONS AND CORRECTIVE MEASURES SHOULD BE DOCUMENTED THOROUGHLY.
3. WHERE BMPS HAVE FAILED, REPAIR OR REPLACE UPON DISCOVERY OF THE FAILURE.
4. VEHICLES AND EQUIPMENT SHALL NOT BE DRIVEN OVER AREAS THAT HAVE BEEN SURFACE ROUGHENED.
5. IN NON-TURF GRASS FINISHED AREAS, SEEDING AND MULCHING SHALL TAKE PLACE DIRECTLY OVER SURFACE ROUGHENED AREAS WITHOUT FIRST SMOOTHING OUT THE SURFACE.
6. IN AREAS NOT SEEDED AND MULCHED AFTER SURFACE ROUGHENING, SURFACES SHALL BE RE—ROUGHENED AS NECESSARY TO MAINTAIN GROOVE DEPTH AND SMOOTH OVER RILL EROSION.



VICINITY MAP
NOT TO SCALE

BENCHMARK

MVE INC
ENGINEERS / SURVEYORS
1903 lelaray street, suite 200 colorado springs co 80909 719.635.5736

REVISIONS

DESIGNED BY
DRAWN BY
CHECKED BY ____ ____
AS-BUILTS BY
CHECKED BY ____ ____

GULFEAGLE SUPPLY

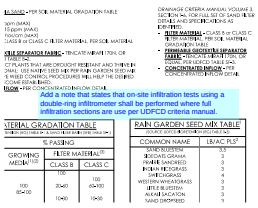
GRADING & EROSION CONTROL
EROSION CONTROL DETAILS

C1.5 MVE PROJECT 61078
MVE DRAWING -GEC-ED

MARCH 12, 2019
SHEET 5 OF 5

Markup Summary

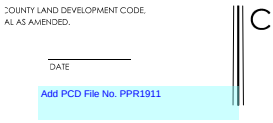
Add a note that states that on-site infiltration tests using a double-ring infiltrometer shall be performed where full infiltration sections



Subject: Text Box
Page Label: [3] 61078-GEC-ND-C1.3
Lock: Unlocked
Author: Daniel Torres
Date: 4/3/2019 12:09:39 PM
Color:

Add a note that states that on-site infiltration tests using a double-ring infiltrometer shall be performed where full infiltration sections are use per UDFCD criteria manual.

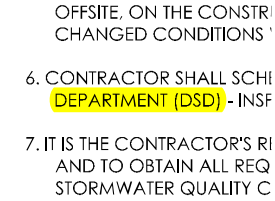
Add PCD File No. PPR1911 (1)



Subject: Text Box
Page Label: [1] 61078-GEC-CS-C1.1
Lock: Unlocked
Author: Daniel Torres
Date: 4/2/2019 4:39:23 PM
Color:

Add PCD File No. PPR1911

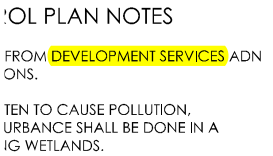
DEPARTMENT (DSD) (1)



Subject: Highlight
Page Label: [3] 61078-GEC-ND-C1.3
Lock: Unlocked
Author: Daniel Torres
Date: 4/2/2019 12:58:26 PM
Color:

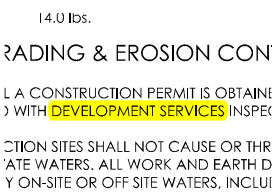
DEPARTMENT (DSD)

DEVELOPMENT SERVICES (3)



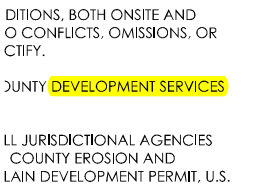
Subject: Highlight
Page Label: [3] 61078-GEC-ND-C1.3
Lock: Unlocked
Author: Daniel Torres
Date: 4/2/2019 10:51:41 AM
Color:

DEVELOPMENT SERVICES



Subject: Highlight
Page Label: [3] 61078-GEC-ND-C1.3
Lock: Unlocked
Author: Daniel Torres
Date: 4/2/2019 10:52:37 AM
Color:

DEVELOPMENT SERVICES



Subject: Highlight
Page Label: [3] 61078-GEC-ND-C1.3
Lock: Unlocked
Author: Daniel Torres
Date: 4/2/2019 12:58:20 PM
Color:

DEVELOPMENT SERVICES

DOT (2)

Subject: Highlight
Page Label: [3] 61078-GEC-ND-C1.3
Lock: Unlocked
Author: Daniel Torres
Date: 4/2/2019 1:00:03 PM
Color:

DOT

Subject: Highlight
Page Label: [3] 61078-GEC-ND-C1.3
Lock: Unlocked
Author: Daniel Torres
Date: 4/2/2019 12:59:56 PM
Color:

DOT

DSD (4)

Subject: Highlight
Page Label: [3] 61078-GEC-ND-C1.3
Lock: Unlocked
Author: Daniel Torres
Date: 4/2/2019 10:54:03 AM
Color:

DSD

Subject: Highlight
Page Label: [3] 61078-GEC-ND-C1.3
Lock: Unlocked
Author: Daniel Torres
Date: 4/2/2019 12:59:00 PM
Color:

DSD

Subject: Highlight
Page Label: [3] 61078-GEC-ND-C1.3
Lock: Unlocked
Author: Daniel Torres
Date: 4/2/2019 12:59:17 PM
Color:

DSD

Subject: Highlight
Page Label: [3] 61078-GEC-ND-C1.3
Lock: Unlocked
Author: Daniel Torres
Date: 4/2/2019 12:59:43 PM
Color:

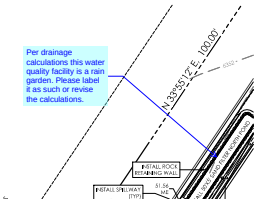
DSD

N (1)

Subject: Highlight
Page Label: [3] 61078-GEC-ND-C1.3
Lock: Unlocked
Author: Daniel Torres
Date: 4/2/2019 12:59:32 PM
Color:

N

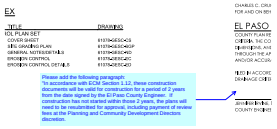
Per drainage calculations this water quality facility is a rain garden. Please label it as such or revise the calculations. (1)



Subject: Callout
Page Label: [2] 61078-GEC-SGP-C1.2
Lock: Unlocked
Author: Daniel Torres
Date: 4/3/2019 7:22:45 AM
Color:

Per drainage calculations this water quality facility is a rain garden. Please label it as such or revise the calculations.

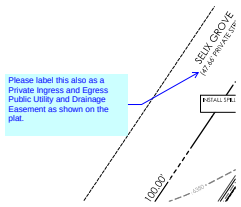
Please add the following paragraph: "In accordance with ECM Section 1.12, these construction documents will be valid for construc



Subject: Callout
Page Label: [1] 61078-GEC-CS-C1.1
Lock: Unlocked
Author: Daniel Torres
Date: 4/2/2019 11:02:39 AM
Color:

Please add the following paragraph: "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.

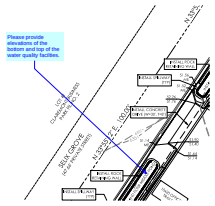
Please label this also as a Private Ingress and Egress Public Utility and Drainage Easement as shown on the plat. (1)



Subject: Callout
Page Label: [2] 61078-GEC-SGP-C1.2
Lock: Unlocked
Author: Daniel Torres
Date: 4/3/2019 11:40:39 AM
Color:

Please label this also as a Private Ingress and Egress Public Utility and Drainage Easement as shown on the plat.

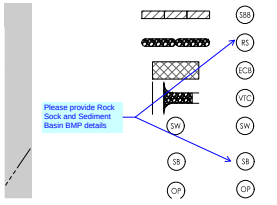
Please provide elevations of the bottom and top of the water quality facilties. (1)



Subject: Callout
Page Label: [2] 61078-GEC-SGP-C1.2
Lock: Unlocked
Author: Daniel Torres
Date: 4/3/2019 7:12:29 AM
Color:

Please provide elevations of the bottom and top of the water quality facilties.

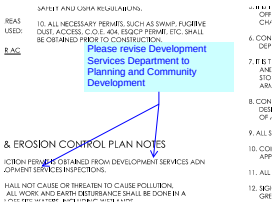
Please provide Rock Sock and Sediment Basin BMP details (1)



Subject: Callout
Page Label: [4] 61078-GEC-EC-C1.4
Lock: Unlocked
Author: Daniel Torres
Date: 4/2/2019 12:54:43 PM
Color:

Please provide Rock Sock and Sediment Basin BMP details

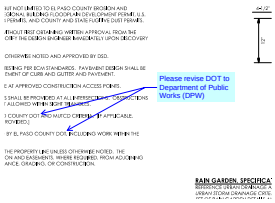
Please revise Development Services Department to Planning and Community Development (1)



Subject: Callout
Page Label: [3] 61078-GEC-ND-C1.3
Lock: Unlocked
Author: Daniel Torres
Date: 4/2/2019 12:58:48 PM
Color:

Please revise Development Services Department to Planning and Community Development

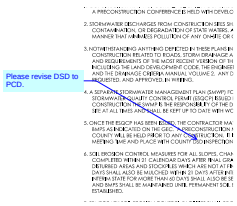
Please revise DOT to Department of Public Works (DPW) (1)



Subject: Callout
Page Label: [3] 61078-GEC-ND-C1.3
Lock: Unlocked
Author: Daniel Torres
Date: 4/2/2019 1:00:57 PM
Color:

Please revise DOT to Department of Public Works (DPW)

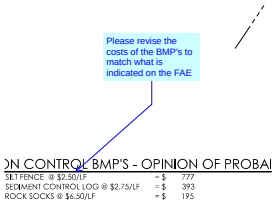
Please revise DSD to PCD. (1)



Subject: Callout
Page Label: [3] 61078-GEC-ND-C1.3
Lock: Unlocked
Author: Daniel Torres
Date: 4/2/2019 10:53:56 AM
Color:

Please revise DSD to PCD.

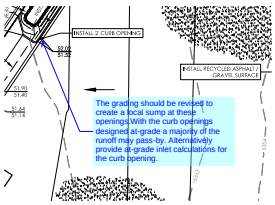
Please revise the costs of the BMP's to match what is indicated on the FAE (1)



Subject: Callout
Page Label: [1] 61078-GEC-CS-C1.1
Lock: Unlocked
Author: Daniel Torres
Date: 4/3/2019 11:38:17 AM
Color:

Please revise the costs of the BMP's to match what is indicated on the FAE

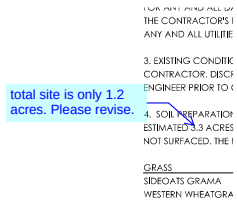
The grading should be revised to create a local sump at these openings.With the curb openings designed at-grade a majority of the



Subject: Callout
Page Label: [2] 61078-GEC-SGP-C1.2
Lock: Unlocked
Author: Daniel Torres
Date: 4/3/2019 11:44:15 AM
Color:

The grading should be revised to create a local sump at these openings.With the curb openings designed at-grade a majority of the runoff may pass-by. Alternatively provide at-grade inlet calculations for the curb opening.

total site is only 1.2 acres. Please revise. (1)



Subject: Callout
Page Label: [3] 61078-GEC-ND-C1.3
Lock: Unlocked
Author: Daniel Torres
Date: 4/2/2019 5:10:43 PM
Color:

total site is only 1.2 acres. Please revise.