CHALLENGER COMMUNITIES, LLC

FALCON MEADOWS AT BENT GRASS DRAINAGE CHANNEL

A PARCEL OF LAND, BEING A PORTION OF THE WEST HALF OF SECTION 1, TOWNSHIP 13 SOUTH, RANGE 65 WEST, OF THE 6TH PRINCIPAL MERIDIAN
COLORADO SPRINGS, EL PASO COUNTY, STATE OF COLORADO
BENT GRASS MEADOWS DRIVE & EAST WOODMEN ROAD

CONSTRUCTION DRAWINGS (PLAN & PROFILE)

CDR-21-014

PROJECT CONTACTS

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EL PASO COUNTY & UTILITY CONTACTS

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PLANNING AND DEVELOPMENT
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EMAIL: –

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WOODMEN HILLS METRO DISTRICT
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FALCON, CO 80831
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EMAIL: JERRY@WHMD.ORG

ELECTRIC
MOUNTAIN VIEW ELECRIC
11140 E WOODMEN RD
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CATHY HANSEN-LEE
EMAIL: CATHY.H@MVEA.COOP

NATURAL GAS
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COLORADO SPRINGS, CO 80947-2150
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ATTN: AARON CASSIO
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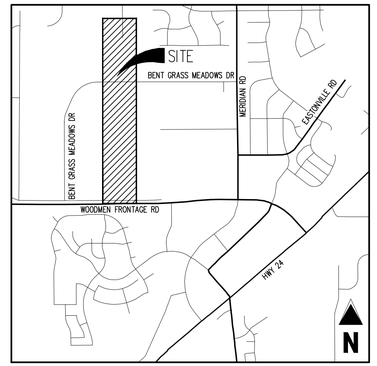
FIRE DEPARTMENT
FALCON FIRE PROTECTION DISTRICT
7030 OLD MERIDIAN ROAD
PEYTON, CO 80831
TELE: (719) 495-4050
EMAIL: FALCONFIRE@FALCONFIREPD.ORG

LIST OF ABBREVIATIONS
SHT – SHEET
Δ – DEFLECTION ANGLE
L – LENGTH
R – RADIUS
CB – CHORD BEARING
C – CHORD LENGTH
N – NORTH/NORTHING
W – WEST
E – EAST/EASTING
S – SOUTH
DET – DETAIL
EX – EXISTING
W/ – WITH
PC – POINT OF CURVATURE/PORTLAND CEMENT
WWF – WELDED WIRE FABRIC
VERT – VERTICAL
OC – ON CENTER
FDC – FIRE DEPARTMENT CONNECTION
CT – COURT
DR – DRIVE
TYP – TYPICAL
REC – RECEPTION NUMBER
Ø, DIA – DIAMETER
PT – POINT OF TANGENCY
MIN – MINIMUM
MAX – MAXIMUM
HDPE – HIGH DENSITY POLYETHYLENE



VICINITY MAP
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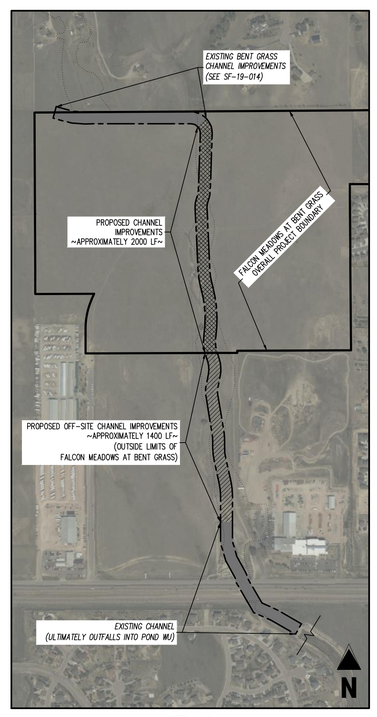
SCALE: 1"=2000'



SITE MAP
0 150 300 600
SCALE: 1"=600'

SHEET INDEX

SHEET NUMBER	SHEET DESCRIPTION	SHEET TITLE
1	C0.0	COVER SHEET
2	C0.1	NOTES & TYPICAL SECTIONS
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4	C2.1	EXISTING CONDITIONS
5	C3.1	HORIZONTAL CONTROL
6	C4.0	CHANNEL KEY MAP
7	C4.1	CHANNEL NORTH – PLAN & PROFILE
8	C4.2	CHANNEL SOUTH – PLAN & PROFILE
9	C4.3	CHANNEL SOUTH – PLAN & PROFILE
10	C4.4	CHANNEL SOUTH – PLAN & PROFILE
11	C5.0	DROP STRUCTURE KEY MAP
12	C5.1	DROP STRUCTURE DETAILS (
13	C5.2	DROP STRUCTURE DETAILS (
14	C5.3	DROP STRUCTURE DETAILS (
15	C5.4	DROP STRUCTURE DETAILS (
16	C5.5	DROP STRUCTURE DETAILS (
17	C5.6	DROP STRUCTURE GENERAL DETAILS
18	C6.0	CHANNEL SECTIONS KEY MAP
19	C6.1	NORTH CHANNEL SECTIONS
20	C6.2	SOUTH CHANNEL SECTIONS
21	C6.3	SOUTH CHANNEL SECTIONS
22	C6.4	SOUTH CHANNEL SECTIONS

BENCHMARK
ELEVATIONS ARE BASED ON THE SOUTHWEST CORNER OF LOT1, WOODMEN HILLS FILING NO. 4, MONUMENTED BYA NO. 4 REBAR WITH A YELLOW PLASTIC CAP, STAMPED LS# 24954.
ELEVATION = 6947.67

BASIS OF BEARING
ALL BEARINGS ARE GRID BEARINGS OF THE COLORADO STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NORTH AMERICAN DATUM 1983. THE BEARING OF THE LINE BETWEEN THE SOUTHWEST CORNER OF SECTION 1, T13S, R65W AND THE WEST QUARTER CORNER SECTION 1, T13S, R65W IS N00°13'46"W AND MONUMENT AS SHOWN.

NOTE: CONTRACTOR SHALL PROTECT ALL EXISTING SURVEY MONUMENTATION. CONTRACTOR SHALL HAVE LICENSED SURVEYOR REPLACE ANY DAMAGED OR DISTURBED MONUMENTATION AT THEIR COST.

SURVEYOR TO OBTAIN AUTOCAD FILE FROM ENGINEER AND VERIFY ALL HORIZONTAL CONTROL DIMENSIONING PRIOR TO CONSTRUCTION STAKING. SURVEYOR MUST VERIFY ALL BENCHMARK, BASIS OF BEARING AND DATUM INFORMATION TO ENSURE IMPROVEMENTS WILL BE AT THE SAME HORIZONTAL AND VERTICAL LOCATIONS SHOWN ON THE DESIGN CONSTRUCTION DRAWINGS. PRIOR TO CONSTRUCTION STAKING ANY DISCREPANCY MUST BE REPORTED TO OWNER AND ENGINEER PRIOR TO CONTINUATION OF ANY FURTHER STAKING OR CONSTRUCTION WORK.

CAUTION – NOTICE TO CONTRACTOR
1. ALL UTILITY LOCATIONS SHOWN ARE BASED ON MAPS PROVIDED BY THE APPROPRIATE UTILITY COMPANY AND FIELD SURFACE EVIDENCE AT THE TIME OF SURVEY AND IS TO BE CONSIDERED AN APPROXIMATE LOCATION ONLY. IT IS THE CONTRACTOR'S RESPONSIBILITY TO FIELD VERIFY THE LOCATION OF ALL UTILITIES, PUBLIC OR PRIVATE, WHETHER SHOWN ON THE PLANS OR NOT, PRIOR TO CONSTRUCTION. REPORT ANY DISCREPANCIESTO THE ENGINEER PRIOR TO CONSTRUCTION.

Know what's below. Call before you dig.

2. WHERE A PROPOSED UTILITY CROSSES AN EXISTING UTILITY, IT IS THE CONTRACTOR'S RESPONSIBILITY TO FIELD VERIFY THE HORIZONTAL AND VERTICAL LOCATION OF SUCH EXISTING UTILITY, EITHER THROUGH POTHOLING OR ALTERNATIVE METHOD. REPORT INFORMATION TO THE ENGINEER PRIOR TO CONSTRUCTION.

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.

RONALD G. DENNIS, COLORADO P.E. NO. 0051622

OWNER'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 REQUIREMENT SPECIFIED IN THESE DETAILED PLANS AND SPECIFICATIONS.

JIM BYERS
CHALLENGER COMMUNITIES, 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.
INTERIM COUNTY ENGINEER / ECM ADMINISTRATOR

DATE

Galloway
1155 Kelly Johnson Blvd., Suite 305
Colorado Springs, CO 80920
719.900.7220
GallowayUS.com

CHALLENGER HOMES

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CONSTRUCTION DOCUMENTS
FALCON MEADOWS AT BENT GRASS
FOR
CHALLENGER COMMUNITIES, LLC

BENT GRASS MEADOWS DRIVE & MERIDAN ROAD
FALCON, CO 80831 - EL PASO COUNTY

#	Date	Issue / Description	Init.

Project No:	CLH000023
Drawn By:	CMWJ
Checked By:	RGD
Date:	01/14/2022

COVER SHEET

C0.0
Sheet 1 of 22

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 TO BE CONSTRUCTED WITH A 25 FOOT SIGHT VISIBILITY TRIANGLES AND THERE SHALL BE NO OBSTRUCTIONS GREATER THAN 18" IN THIS AREA.
8. ALL CULVERT AND STORM PIPES SHALL BE SMOOTH INTERIOR CORRUGATED POLYETHYLENE PIPE (HDPE), OR 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 OWNERS GEOTECHNICAL ENGINEER TO SUPPORT MINIMUM 50 YEAR DESIGN LIFE. CULVERTS MUST CONFORM TO EPC ECM SECTION 3.32 – CULVERTS.
9. 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. PAVEMENT DESIGN SHALL BE APPROVED BY EL PASO COUNTY DEVELOPMENT SERVICES ENGINEERING DIVISION PRIOR TO CONSTRUCTION.
10. TYPE M RIP-RAP WITH 4" OF TYPE II GRANULAR BEDDING AND MIRAFI 180N OR EQUAL MAY BE SUBSTITUTED WHERE TYPE L RIP-RAP WITH MIRAFI FW 700 OR EQUAL IS SPECIFIED.
11. ALL MATERIALS AND INSTALLATION PROCEDURES SHALL BE IN COMPLIANCE WITH ANY AND ALL APPLICABLE EL PASO COUNTY STANDARDS AND WITH WOODMAN HILLS METRO DISTRICT CONSULTING ENGINEER APPROVAL.
12. ALL POTABLE WATER MAINS SHALL BE AWWA C900-SDR18 PVC WITH PUSH-ON SINGLE GASKET TYPE JOINTS AND SHALL MEET THE REQUIREMENTS OF ANSI / NSF 61.
13. ALL WATER MAIN FITTINGS SHALL BE MADE FROM GRAY-IRON OR DUCTILE IRON AND FURNISHED WITH MECHANICAL JOINT ENDS. ALL FITTINGS SHALL HAVE A PRESSURE RATING OF 250 PSI AND SHALL MEET THE REQUIREMENTS OF ANSI / NSF 61.
14. ALL WATER LINE BENDS, TEES, BLOW-OFFS AND PLUGS AT DEAD-END MAINS SHALL BE PROTECTED FROM THRUST BY USING CONCRETE THRUST BLOCKS AND / OR RODDING AND RESTRAINED PIPE PER THE PAINT BRUSH HILLS METRO DISTRICT CONSULTING ENGINEER APPROVAL.
15. MAXIMUM DEFLECTION OF 8" OR 12" PVC WATER MAIN JOINTS IS 4 DEGREES. CORRESPONDING MINIMUM CURVE RADIUS IS 286'. ADDITIONAL 11.25° OR 22.5° BENDS MAY BE REQUIRED FOR PROPER ALIGNMENT.
16. CONTRACTOR IS RESPONSIBLE FOR PROVIDING DETAILED AS-BUILTS OF ALL WATER MAIN, STORM SEWER AND SANITARY. SEWER MAIN INSTALLATIONS, INCLUDING ACCURATE DISTANCES OF MAIN LINES, VALVES, FITTINGS, MANHOLES AND LOCATIONS OF WATER AND SEWER SERVICES.
17. SANITARY SEWER PIPE AND FITTINGS: PVC 4" – 8" ASTM D3034, TYPE PSM, SDR 35: PUSH-ON JOINTS AND MOLDED RUBBER GASKETS MAXIMUM HORIZONTAL DEFLECTIONS, AFTER INSTALLATION AND BACK FILLING SHALL NOT EXCEED 3% OF THE PIPE DIAMETER. (MINIMUM CURVE RADIUS IS 100' FOR 8" PVC SANITARY SEWER MAIN)

STANDARD NOTES FOR EPC CONSTRUCTION PLAN

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 PLANNING AND COMMUNITY DEVELOPMENT (PCD) – 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 PCD.
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 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.

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CHALLENGER HOMES

CONSTRUCTION DOCUMENTS
FALCON MEADOWS AT BENT GRASS
FOR
CHALLENGER COMMUNITIES, LLC

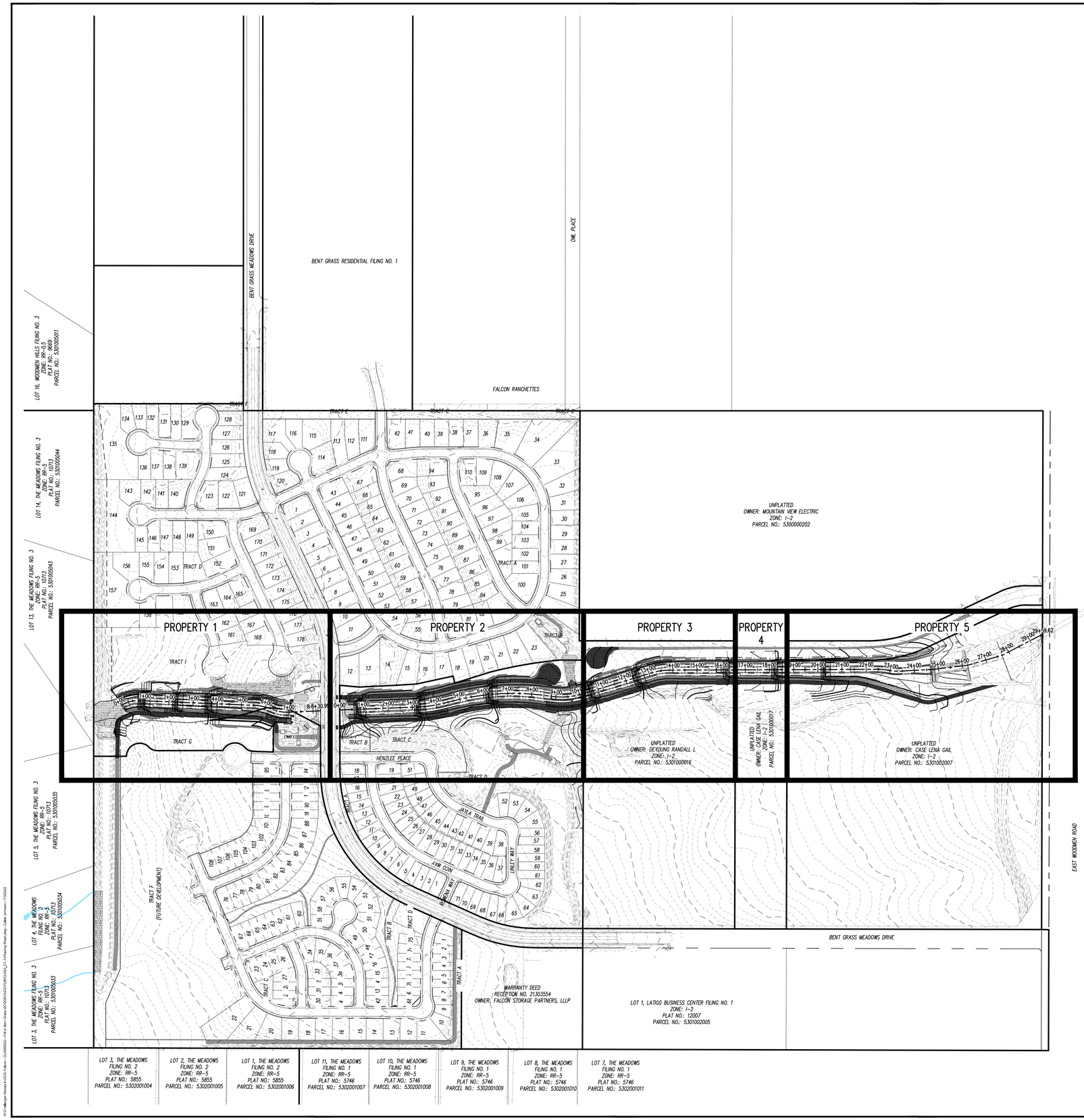
BENT GRASS MEADOWS DRIVE & MERIDAN ROAD
FALCON, CO 80831 - EL PASO COUNTY

#	Date	Issue / Description	Init.

Project No:	CLH000023
Drawn By:	CMWJ
Checked By:	RGD
Date:	01/14/2022

NOTES & TYPICAL SECTIONS

C0.1



APPROXIMATE PROPERTY QUANTITIES (REFER TO FAE FOR DETAILED QUANTITY BREAKDOWN)

	CHANNEL IMPROVEMENTS (LF)	DROP STRUCTURES (EA)
PROPERTY 1	700	3
PROPERTY 2	950	3
PROPERTY 3	650	3
PROPERTY 4	210	1
PROPERTY 5	590	1

NOTES:

1. IT IS THE INTENTION OF CHALLENGER COMMUNITIES, LLC TO CONSTRUCT THE ENTIRE CHANNEL AT ONE TIME IN A SINGLE PHASE

CAUTION – NOTICE TO CONTRACTOR

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2. WHERE A PROPOSED UTILITY CROSSES AN EXISTING UTILITY, IT IS THE CONTRACTOR'S RESPONSIBILITY TO FIELD VERIFY THE HORIZONTAL AND VERTICAL LOCATION OF SUCH EXISTING UTILITY, EITHER THROUGH POTHOLING OR ALTERNATIVE METHOD. REPORT INFORMATION TO THE ENGINEER PRIOR TO CONSTRUCTION.

811 Know what's below. Call before you dig.

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Project No:	CLH000023
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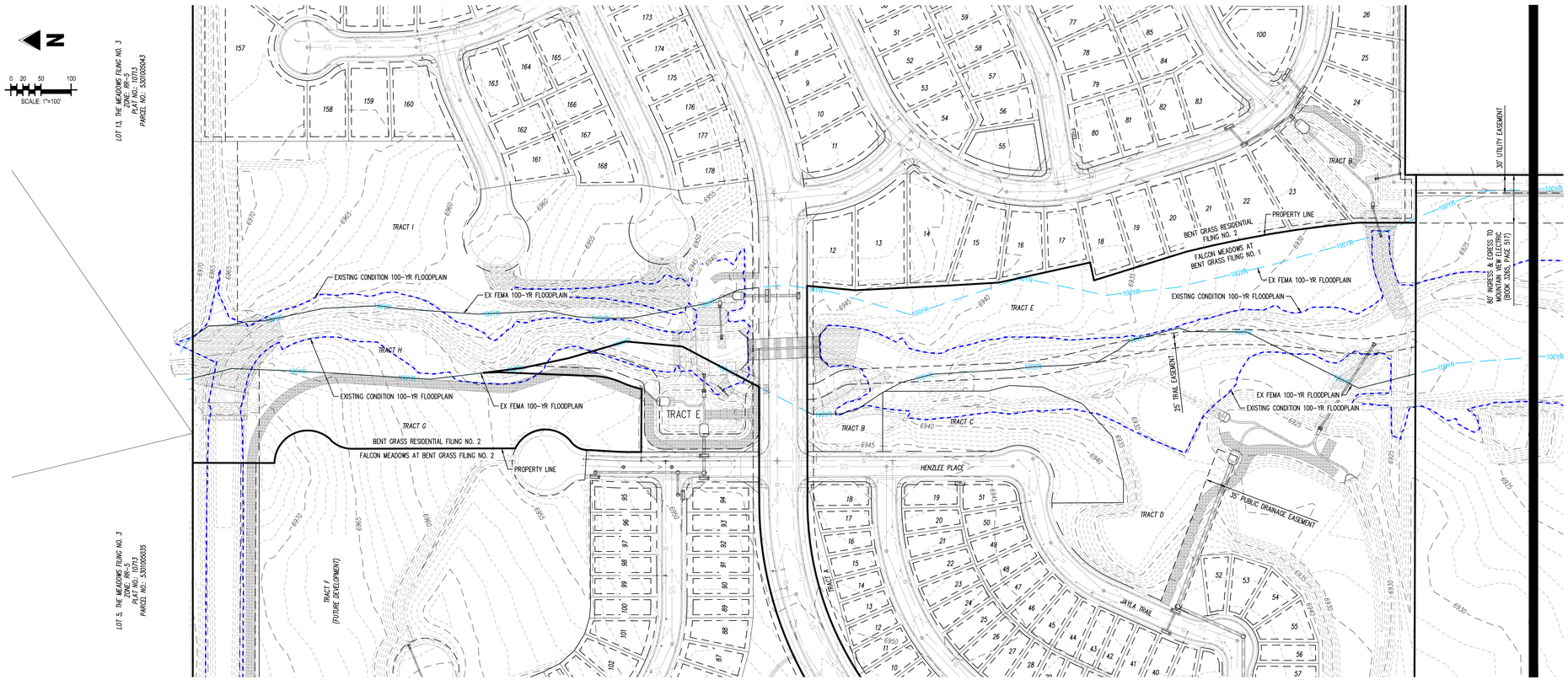
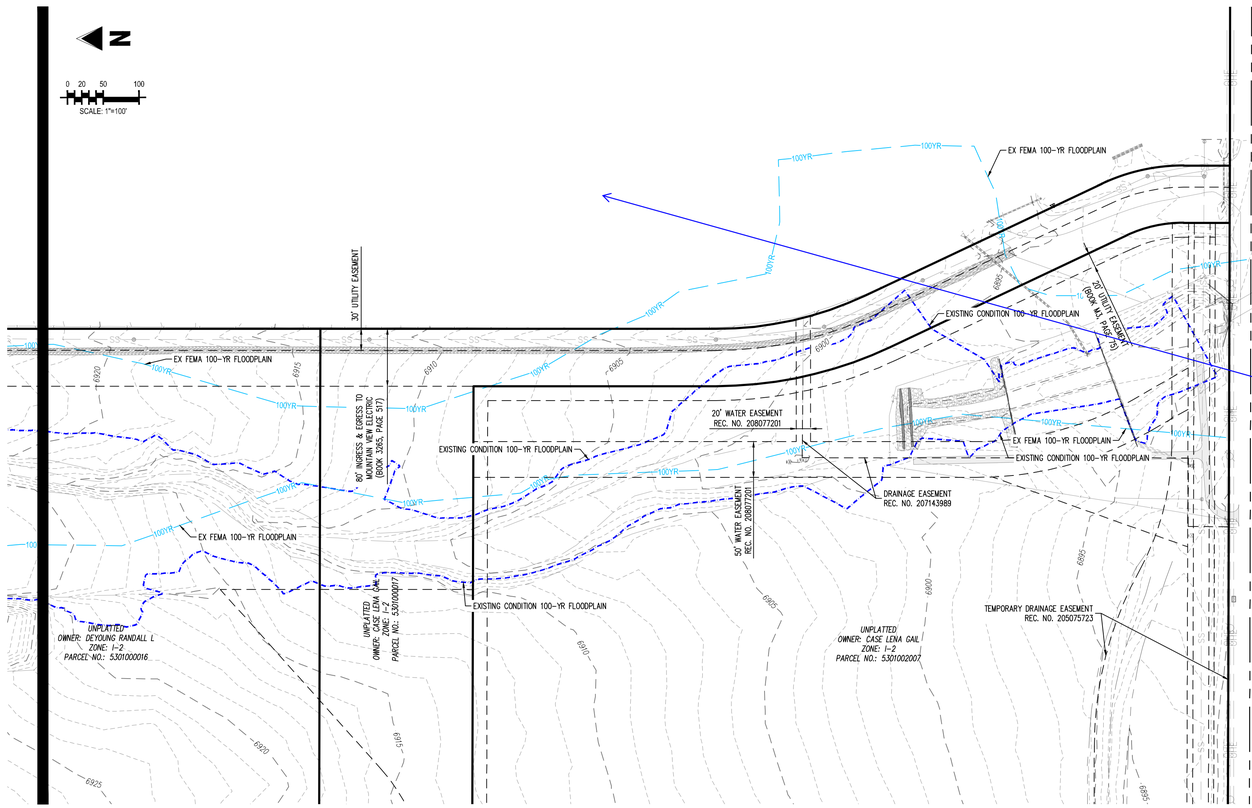
PROJECT COST RESPONSIBILITY EXHIBIT

C1.1





A couple labels were lost - MVEA and Woodmen Road

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CHALLENGER HOMES

CONSTRUCTION DOCUMENTS
FALCON MEADOWS AT BENT GRASS
FOR
CHALLENGER COMMUNITIES, LLC

BENT GRASS MEADOWS DRIVE & MERIDAN ROAD
FALCON, CO 80831 - EL PASO COUNTY

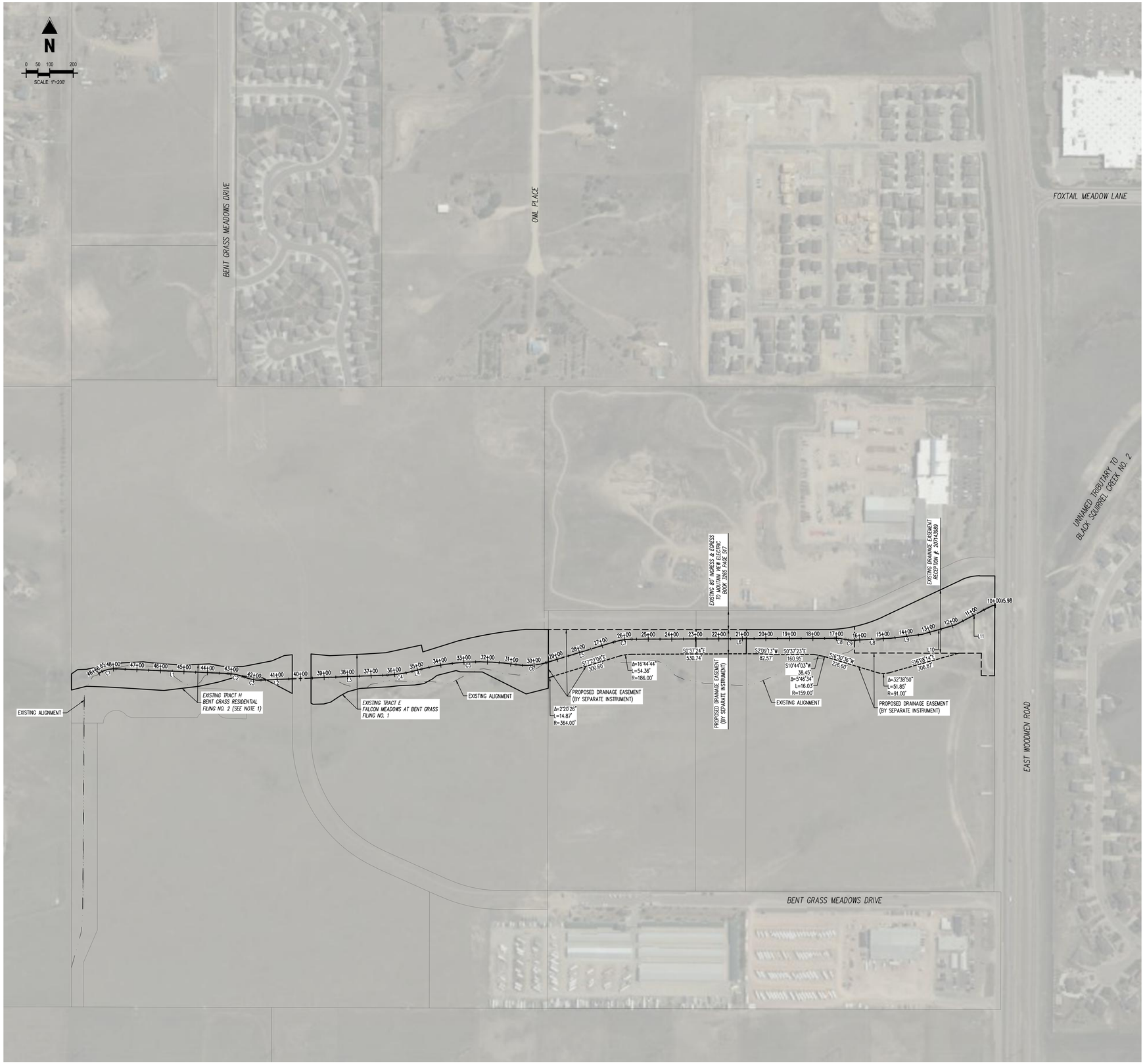
#	Date	Issue / Description	Init.

Project No:	CLH000023
Drawn By:	CMWJ
Checked By:	RGD
Date:	01/14/2022

EXISTING CONDITIONS

C2.1

Sheet 4 of 22



PARCEL CURVE SEGMENT TABLE					
CURVE TAG #	DELTA	LENGTH (FT)	RADIUS (FT)	CHORD BEARING	CHORD LENGTH (FT)
C1	33°56'51"	77.02	130.00	S14°59'12"E	75.90
C2	20°33'31"	71.76	200.00	S12°15'59"W	71.38
C3	25°19'53"	70.74	160.00	S9°52'48"W	70.16
C4	12°06'00"	105.59	500.00	S8°39'32"E	105.40
C5	23°11'33"	404.78	1000.00	S3°06'46"E	402.03
C6	25°51'08"	135.36	300.00	S4°26'33"E	134.22
C7	16°44'44"	73.07	250.00	S8°59'46"E	72.81
C8	12°35'08"	43.93	200.00	S5°40'10"W	43.84
C9	15°22'27"	40.25	150.00	S4°16'31"W	40.13

PARCEL LINE SEGMENT TABLE		
LINE TAG #	BEARING	LENGTH (FT)
L1	S1°59'13"W	477.95
L2	S2°47'09"E	133.51
L3	S2°36'32"E	324.69
L4	S14°42'32"E	41.18
L5	S17°22'08"E	300.60
L6	S0°37'23"E	864.53
L8	S3°24'42"E	152.32
L9	S7°25'29"E	135.84
L10	S16°35'35"E	147.63
L11	S27°46'10"E	178.05

NOTES:

1. THE PROPOSED CHANNEL NORTH OF BENT GRASS MEADOWS DRIVE WILL BE REPLATTED WITH FALCON MEADOWS AT BENT GRASS FILING NO. 4.

CAUTION – NOTICE TO CONTRACTOR

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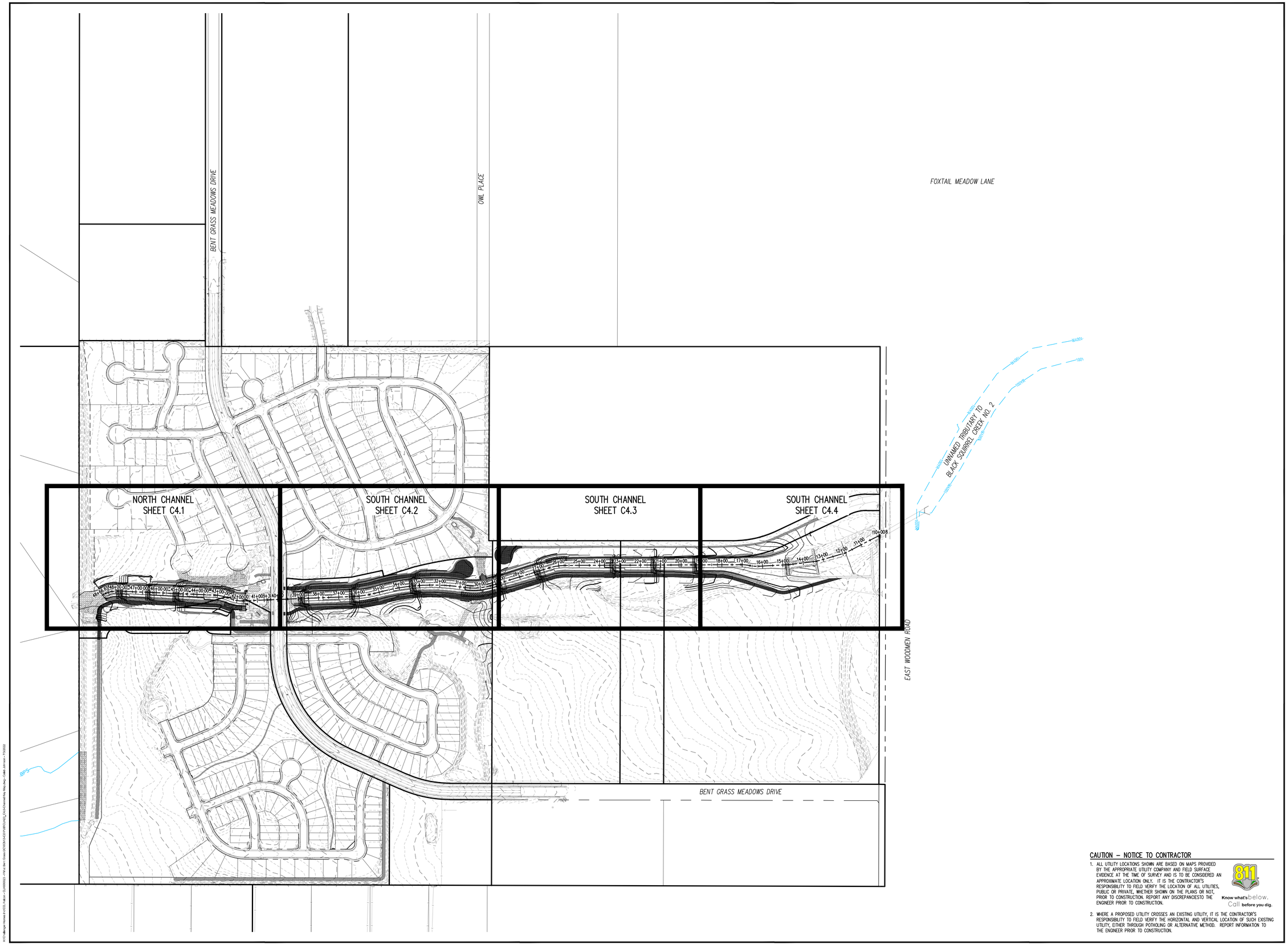
HORIZONTAL CONTROL

C3.1



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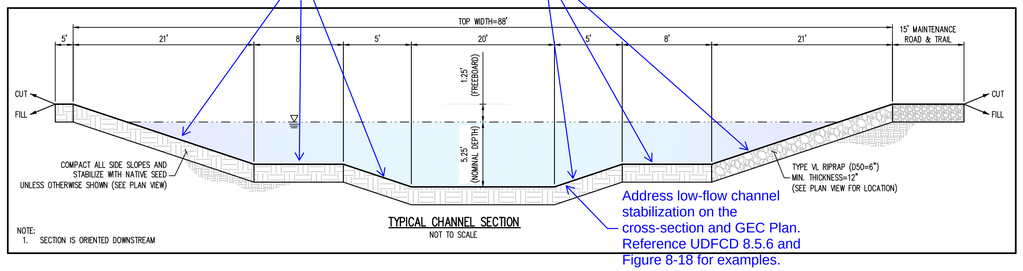
CHANNEL KEY MAP

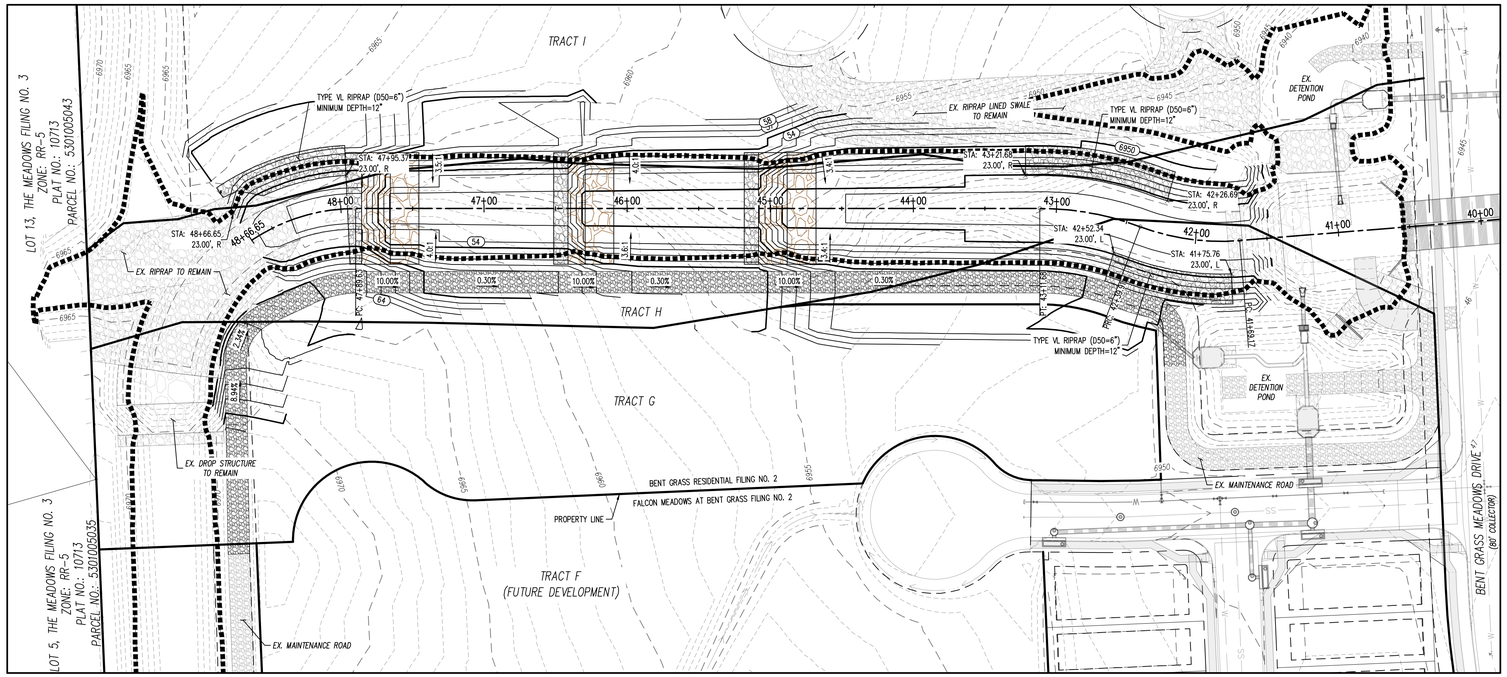
C4.0

Label side slopes (4:1?) and bench grades

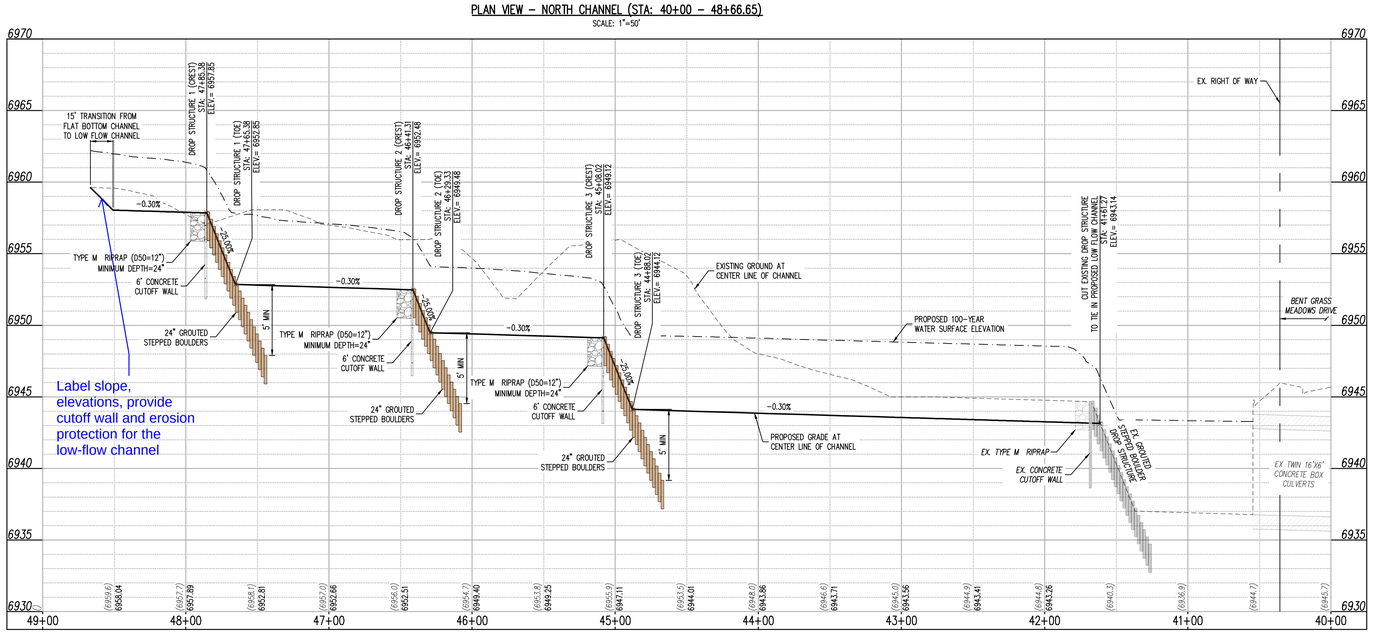


TYPICAL CHANNEL SECTION
NOT TO SCALE

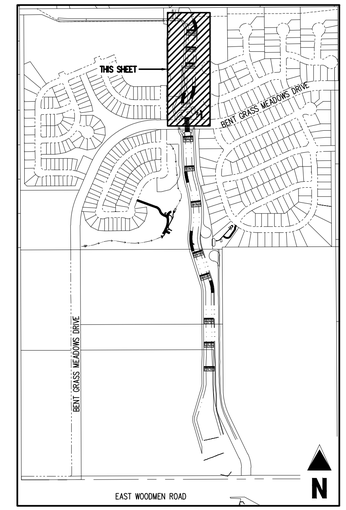
Address low-flow channel stabilization on the cross-section and GEC Plan. Reference UDFCD 8.5.6 and Figure 8-18 for examples.



PLAN VIEW – NORTH CHANNEL (STA: 40+00 – 48+66.65)
SCALE: 1"=50'



PROFILE VIEW – NORTH CHANNEL (STA: STA: 40+00 – 48+66.65)
SCALE: 1"=20'



KEY MAP
SCALE: 1"=600'

GRADING LEGEND

5460	EXISTING MAJOR CONTOUR
52	EXISTING MINOR CONTOUR
5465	PROPOSED MAJOR CONTOUR
66	PROPOSED MINOR CONTOUR
2.00%	EXISTING SLOPE – PERCENT
4:1	EXISTING SLOPE – RISE/RUN
2.00%	PROPOSED SLOPE – PERCENT
4:1	PROPOSED SLOPE – RISE/RUN
55.00 FG	PROPOSED SPOT ELEVATION – FINISHED GROUND
55.00 CL	PROPOSED SPOT ELEVATION – CENTER LINE
55.00 TOB	PROPOSED SPOT ELEVATION – TOP OF BANK

UTILITY LEGEND

W	EXISTING WATER LINE
W	PROPOSED WATER LINE
SS	EXISTING SANITARY SEWER
FO	EXISTING FIBER OPTIC LINE
G	EXISTING GAS LINE
UT	EXISTING UNDERGROUND TELEPHONE
UE	EXISTING UNDERGROUND ELECTRICAL
OHT	EXISTING OVERHEAD TELEPHONE
OHE	EXISTING OVERHEAD ELECTRICAL
	EXISTING STORM SEWER
	EXISTING ELECTRICAL BOX
T	EXISTING PAD MOUNTED TRANSFORMER
	EXISTING TRAFFIC POLE
	PROPOSED SITE LIGHTING
	EXISTING SANITARY SEWER MANHOLE
	EXISTING STORM SEWER MANHOLE
	EXISTING WATER METER
	EXISTING WATER VALVE
	EXISTING FIRE HYDRANT
	PROPOSED FIRE HYDRANT

SITE LEGEND

	PROPERTY BOUNDARY LINE
	RIGHT OF WAY BOUNDARY LINE
	EXISTING EASEMENT LINE
	PROPOSED 100-YEAR FLOODPLAIN
	EXISTING CURB AND GUTTER
	EXISTING CONCRETE
	EXISTING CDOT CLASS 6 GRAVEL
	EXISTING RIPRAP
	EXISTING BOULDERS
	PROPOSED CDOT CLASS 6 GRAVEL
	PROPOSED RIPRAP
	PROPOSED BOULDERS
	EXISTING SIGN
X / CCX	REFERENCE TO DETAIL AND SHEET NUMBER

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BENCHMARK

ELEVATIONS ARE BASED ON THE SOUTHWEST CORNER OF LOT1, WOODMEN HILLS FILING NO. 4, MONUMENTED BYA NO. 4 REBAR WITH A YELLOW PLASTIC CAP, STAMPED LS# 24954.
ELEVATION = 6947.67

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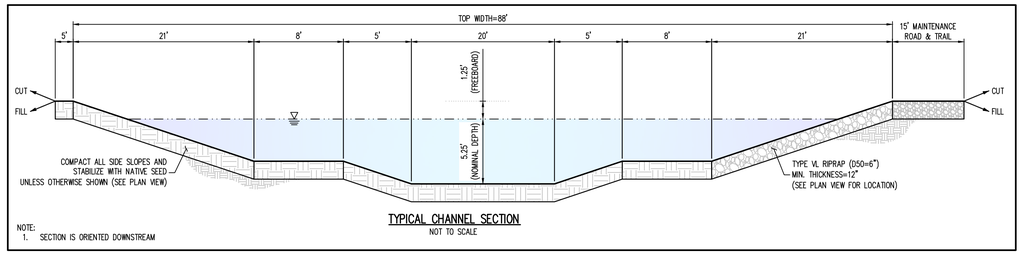
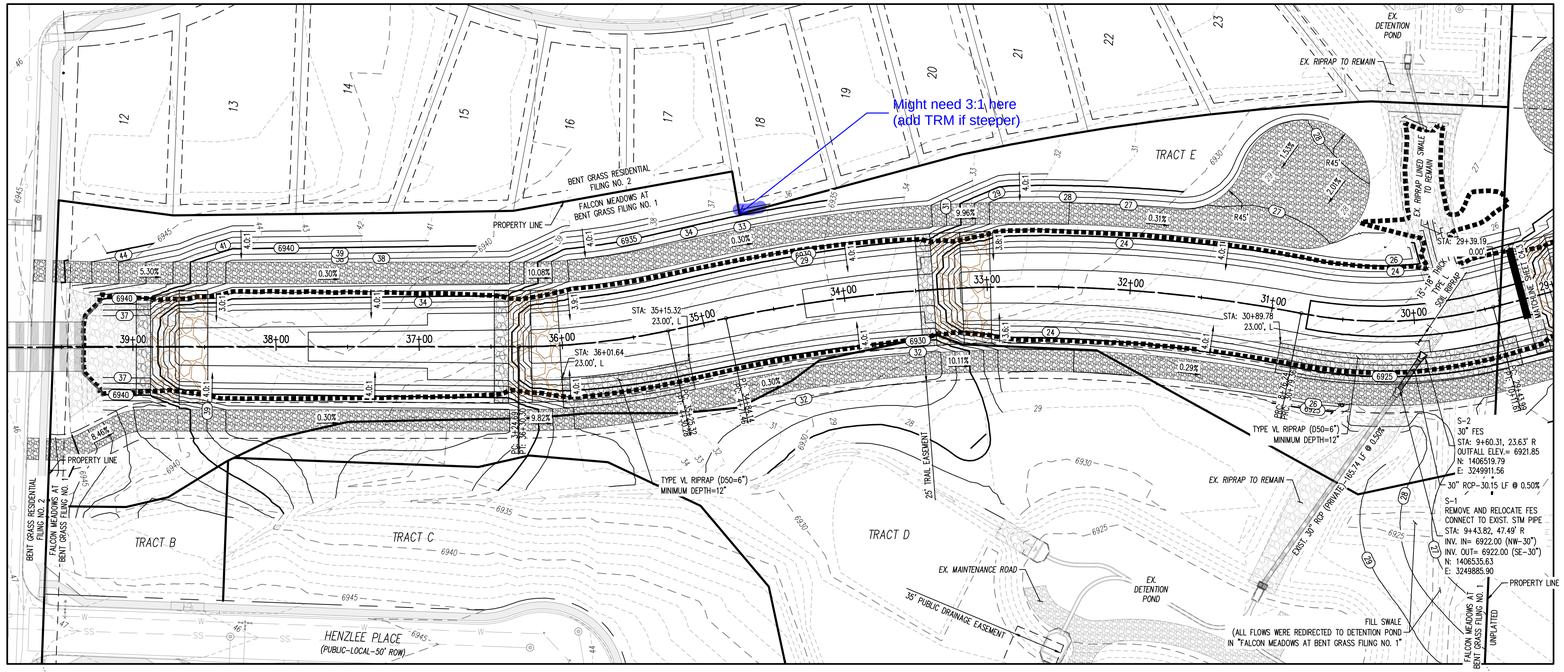
CHANNEL NORTH - PLAN & PROFILE

C4.1
Sheet 7 of 22

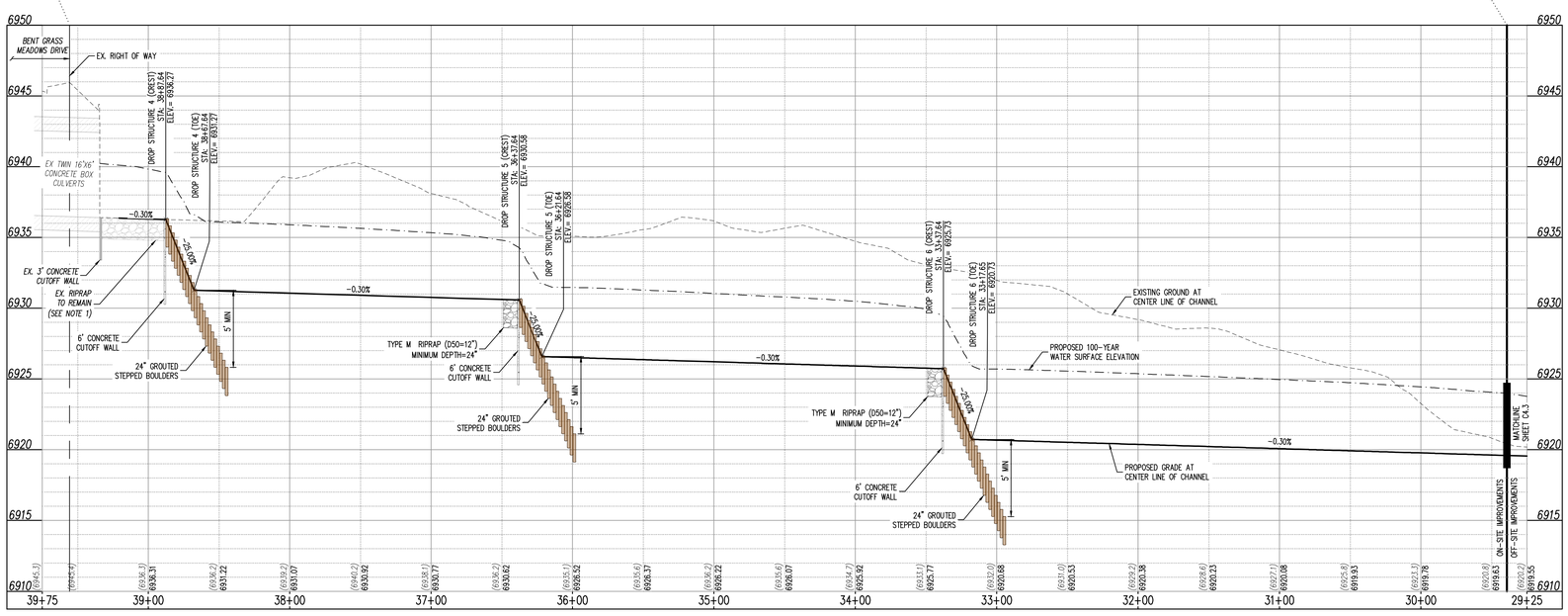


NOTE:
1. SECTION IS ORIENTED DOWNSTREAM

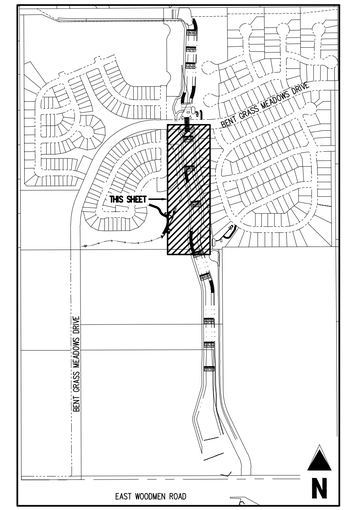
TYPICAL CHANNEL SECTION
NOT TO SCALE



PLAN VIEW – SOUTH CHANNEL (STA: 29+25.00 – 39+75.00)
SCALE: 1"=50'



PROFILE VIEW – SOUTH CHANNEL (STA: 29+25.00 – 39+75.00)
SCALE: H: 1"=50' V: 1"=5'



KEY MAP
SCALE: 1"=600'

GRADING LEGEND

5460	EXISTING MAJOR CONTOUR
52	EXISTING MINOR CONTOUR
5465	PROPOSED MAJOR CONTOUR
66	PROPOSED MINOR CONTOUR
2.00%	EXISTING SLOPE – PERCENT
4:1	EXISTING SLOPE – RISE/RUN
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4:1	PROPOSED SLOPE – RISE/RUN
55.00 FG	PROPOSED SPOT ELEVATION – FINISHED GROUND
55.00 CL	PROPOSED SPOT ELEVATION – CENTER LINE
55.00 TOB	PROPOSED SPOT ELEVATION – TOP OF BANK

SITE LEGEND

- PROPERTY BOUNDARY LINE
- RIGHT OF WAY BOUNDARY LINE
- EXISTING EASEMENT LINE
- PROPOSED 100-YEAR FLOODPLAIN
- EXISTING CURB AND GUTTER
- EXISTING CONCRETE
- EXISTING CDOT CLASS 6 GRAVEL
- EXISTING RIPRAP
- EXISTING BOULDERS
- PROPOSED CDOT CLASS 6 GRAVEL
- PROPOSED RIPRAP
- PROPOSED BOULDERS
- EXISTING SIGN
- X / CCX — REFERENCE TO DETAIL AND SHEET NUMBER

UTILITY LEGEND

- W — EXISTING WATER LINE
- W — PROPOSED WATER LINE
- SS — EXISTING SANITARY SEWER
- FO — EXISTING FIBER OPTIC LINE
- G — EXISTING GAS LINE
- UT — EXISTING UNDERGROUND TELEPHONE
- UE — EXISTING UNDERGROUND ELECTRICAL
- OHT — EXISTING OVERHEAD TELEPHONE
- OHE — EXISTING OVERHEAD ELECTRICAL
- EXISTING STORM SEWER
- EXISTING ELECTRICAL BOX
- T — EXISTING PAD MOUNTED TRANSFORMER
- EXISTING TRAFFIC POLE
- PROPOSED SITE LIGHTING
- EXISTING SANITARY SEWER MANHOLE
- EXISTING STORM SEWER MANHOLE
- EXISTING WATER METER
- EXISTING WATER VALVE
- EXISTING FIRE HYDRANT
- PROPOSED FIRE HYDRANT

NOTES:

1. MAINTAIN FLAT BOTTOM CHANNEL AFTER THE EXISTING 16'X6' CONCRETE BOX CULVERTS AND IMMEDIATELY BEFORE DROP STRUCTURE #4. TRANSITION CHANNEL FROM FLAT BOTTOM TO LOW FLOW WITHIN DROP STRUCTURE #4.

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BENCHMARK

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ELEVATION = 6947.67

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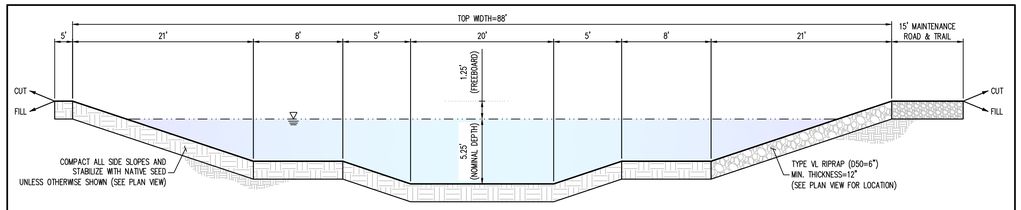
CHANNEL SOUTH - PLAN & PROFILE

C4.2
Sheet 8 of 22



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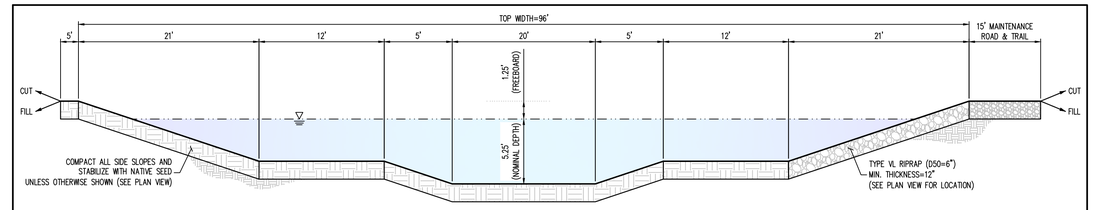
TYPICAL CHANNEL SECTION
NOT TO SCALE



NOTE:
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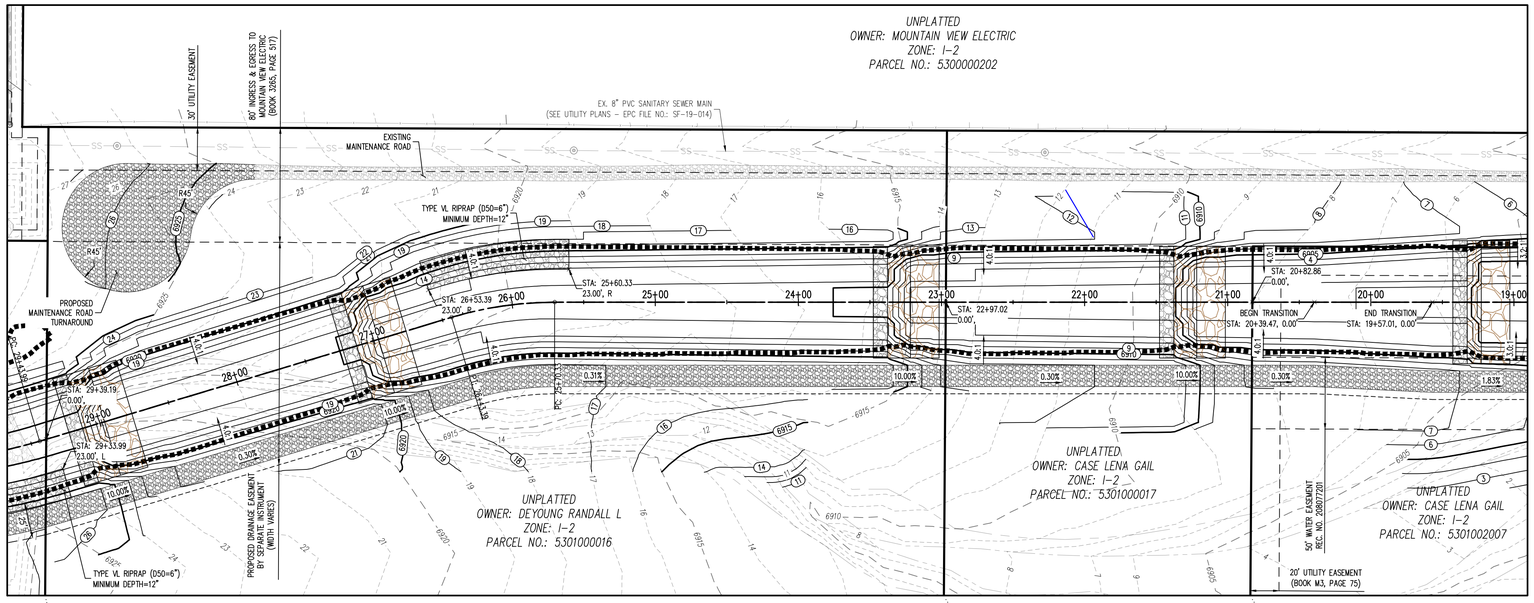
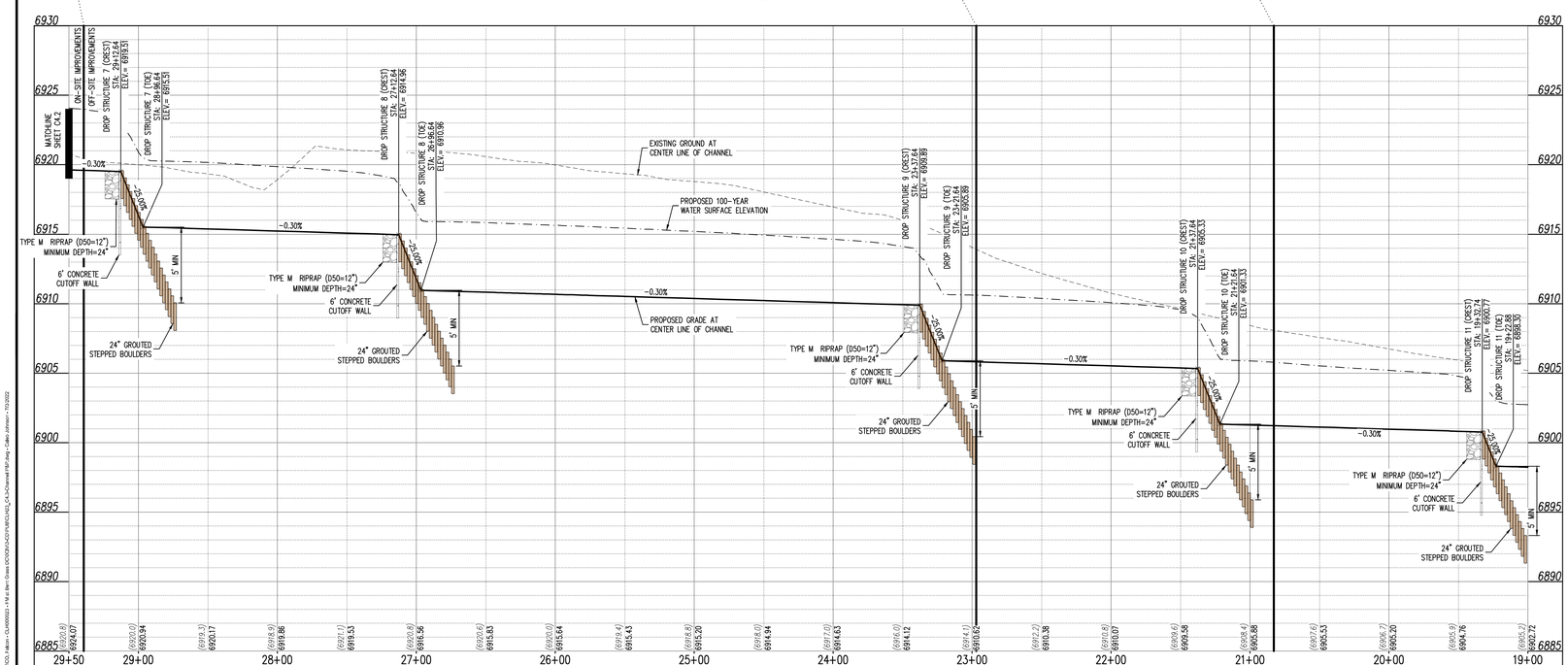
CHANNEL SECTION FOR STATIONS (17+92.09 – 19+57.01) ONLY
NOT TO SCALE



PLAN VIEW – SOUTH CHANNEL (STA: 19+00.00 – 29+50.00)
SCALE: 1"=50'



PROFILE VIEW – SOUTH CHANNEL (STA: 19+00.00 – 29+50.00)
SCALE: H: 1"=50', V: 1"=5'

N

0 10 20 50
SCALE: 1"=50'

GRADING LEGEND

- 5460 — EXISTING MAJOR CONTOUR
- 52 — EXISTING MINOR CONTOUR
- 5465 — PROPOSED MAJOR CONTOUR
- 66 — PROPOSED MINOR CONTOUR
- 2.00% — EXISTING SLOPE – PERCENT
- 4:1 — EXISTING SLOPE – RISE/RUN
- 2.00% — PROPOSED SLOPE – PERCENT
- 4:1 — PROPOSED SLOPE – RISE/RUN
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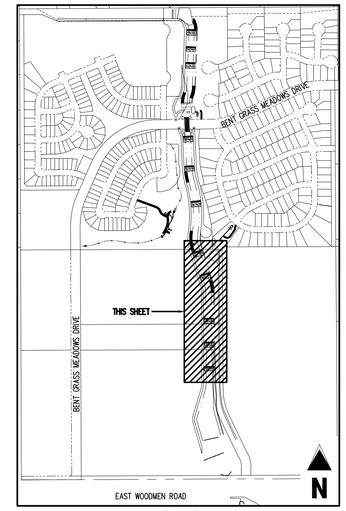
- EXISTING TRAFFIC POLE
- PROPOSED SITE LIGHTING
- EXISTING SANITARY SEWER MANHOLE
- EXISTING STORM SEWER MANHOLE
- EXISTING WATER METER
- EXISTING WATER VALVE
- EXISTING FIRE HYDRANT
- PROPOSED FIRE HYDRANT



KEY MAP
SCALE: 1"=600'

SITE LEGEND

- PROPERTY BOUNDARY LINE
- RIGHT OF WAY BOUNDARY LINE
- EXISTING EASEMENT LINE
- PROPOSED 100-YEAR FLOODPLAIN
- EXISTING CURB AND GUTTER
- EXISTING CONCRETE
- EXISTING CDOT CLASS 6 GRAVEL
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ELEVATION = 6947.67

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2. WHERE A PROPOSED UTILITY CROSSES AN EXISTING UTILITY, IT IS THE CONTRACTOR'S RESPONSIBILITY TO FIELD VERIFY THE HORIZONTAL AND VERTICAL LOCATION OF SUCH EXISTING UTILITY, EITHER THROUGH POTHOLING OR ALTERNATIVE METHOD. REPORT INFORMATION TO THE ENGINEER PRIOR TO CONSTRUCTION.

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CHALLENGER HOMES

CONSTRUCTION DOCUMENTS
FALCON MEADOWS AT BENT GRASS
FOR
CHALLENGER COMMUNITIES, LLC

BENT GRASS MEADOWS DRIVE & MERIDIAN ROAD
FALCON, CO 80831 - EL PASO COUNTY

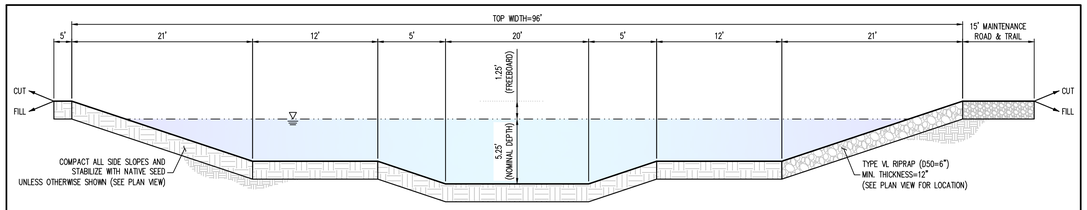
#	Date	Issue / Description	Init.

Project No:	CLH000023
Drawn By:	CMWJ
Checked By:	SMB
Date:	01/14/2022

CHANNEL SOUTH - PLAN & PROFILE

C4.3

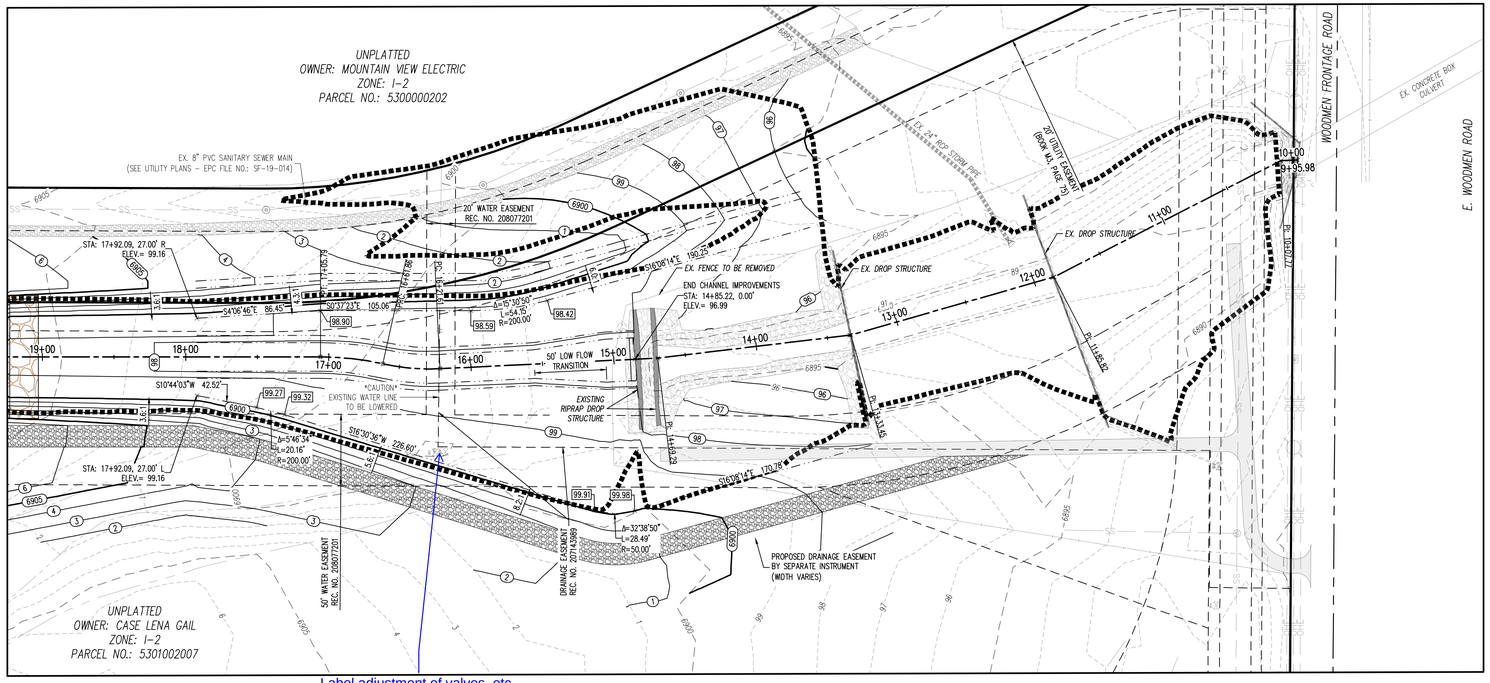
Sheet 9 of 22



NOTE:
1. SECTION IS ORIENTED DOWNSTREAM

CHANNEL SECTION FOR STATIONS (17+92.09 – 19+57.01) ONLY

NOT TO SCALE

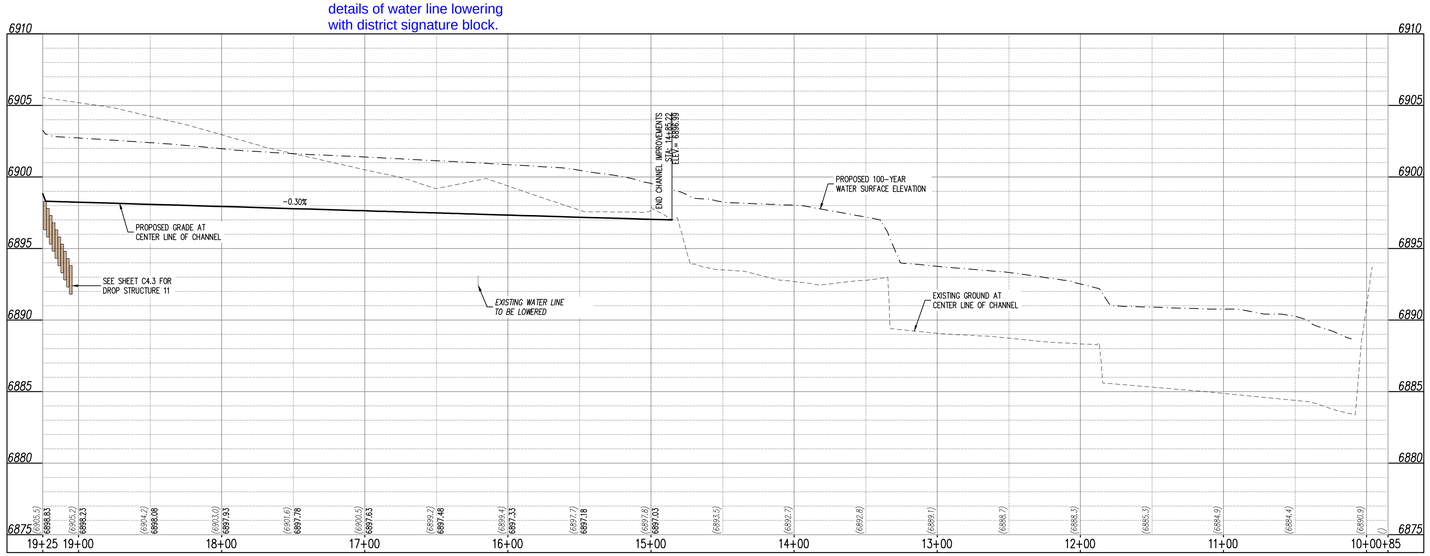


Label adjustment of valves, etc.

Provide cross-section and details of water line lowering with district signature block.

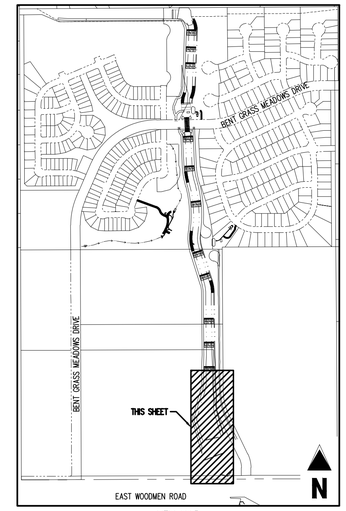
PLAN VIEW – SOUTH CHANNEL (STA: 9+85.00 – 19+25.00)

SCALE: 1"=50'



PROFILE VIEW – SOUTH CHANNEL (STA: 9+85.00 – 19+25.00)

SCALE: H: 1"=50', V: 1"=5'



KEY MAP

SCALE: 1"=600'

N

0 10 20 50

SCALE: 1"=50'

GRADING LEGEND

- 5460 — EXISTING MAJOR CONTOUR
- 52 — EXISTING MINOR CONTOUR
- 5465 — PROPOSED MAJOR CONTOUR
- 66 — PROPOSED MINOR CONTOUR
- 2.00% — EXISTING SLOPE – PERCENT
- 4:1 — EXISTING SLOPE – RISE/RUN
- 2.00% — PROPOSED SLOPE – PERCENT
- 4:1 — PROPOSED SLOPE – RISE/RUN
- 55.00 FG — PROPOSED SPOT ELEVATION – FINISHED GROUND
- 55.00 CL — PROPOSED SPOT ELEVATION – CENTER LINE
- 55.00 TOB — PROPOSED SPOT ELEVATION – TOP OF BANK

UTILITY LEGEND

- W — EXISTING WATER LINE
- W — PROPOSED WATER LINE
- SS — EXISTING SANITARY SEWER
- FO — EXISTING FIBER OPTIC LINE
- G — EXISTING GAS LINE
- UT — EXISTING UNDERGROUND TELEPHONE
- UE — EXISTING UNDERGROUND ELECTRICAL
- OHT — EXISTING OVERHEAD TELEPHONE
- OHE — EXISTING OVERHEAD ELECTRICAL
- EXISTING STORM SEWER
- EXISTING ELECTRICAL BOX
- T — EXISTING PAD MOUNTED TRANSFORMER
- EXISTING TRAFFIC POLE
- PROPOSED SITE LIGHTING
- EXISTING SANITARY SEWER MANHOLE
- EXISTING STORM SEWER MANHOLE
- EXISTING WATER METER
- EXISTING WATER VALVE
- EXISTING FIRE HYDRANT
- PROPOSED FIRE HYDRANT

SITE LEGEND

- PROPERTY BOUNDARY LINE
- RIGHT OF WAY BOUNDARY LINE
- EXISTING EASEMENT LINE
- PROPOSED 100-YEAR FLOODPLAIN
- EXISTING CURB AND GUTTER
- EXISTING CONCRETE
- EXISTING CDOT CLASS 6 GRAVEL
- EXISTING RIPRAP
- EXISTING BOULDERS
- PROPOSED CDOT CLASS 6 GRAVEL
- PROPOSED RIPRAP
- PROPOSED BOULDERS
- EXISTING SIGN
- X / CCX — REFERENCE TO DETAIL AND SHEET NUMBER

NOTE: CONTRACTOR SHALL PROTECT ALL EXISTING SURVEY MONUMENTATION. CONTRACTOR SHALL HAVE LICENSED SURVEYOR REPLACE ANY DAMAGED OR DISTURBED MONUMENTATION AT THEIR COST.

SURVEYOR TO OBTAIN AUTOCAD FILE FROM ENGINEER AND VERIFY ALL HORIZONTAL CONTROL DIMENSIONING PRIOR TO CONSTRUCTION STAKING. SURVEYOR MUST VERIFY ALL BENCHMARK, BASIS OF BEARING AND DATUM INFORMATION TO ENSURE IMPROVEMENTS WILL BE AT THE SAME HORIZONTAL AND VERTICAL LOCATIONS SHOWN ON THE DESIGN CONSTRUCTION DRAWINGS. PRIOR TO CONSTRUCTION STAKING ANY DISCREPANCY MUST BE REPORTED TO OWNER AND ENGINEER PRIOR TO CONTINUATION OF ANY FURTHER STAKING OR CONSTRUCTION WORK.

BENCHMARK

ELEVATIONS ARE BASED ON THE SOUTHWEST CORNER OF LOT1, WOODMEN HILLS FILING NO. 4, MONUMENTED BYA NO. 4 REBAR WITH A YELLOW PLASTIC CAP, STAMPED LS# 24954.
ELEVATION = 6947.67

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CHALLENGER HOMES

CONSTRUCTION DOCUMENTS
FALCON MEADOWS AT BENT GRASS
FOR
CHALLENGER COMMUNITIES, LLC

BENT GRASS MEADOWS DRIVE & MERIDIAN ROAD
FALCON, CO 80831 - EL PASO COUNTY

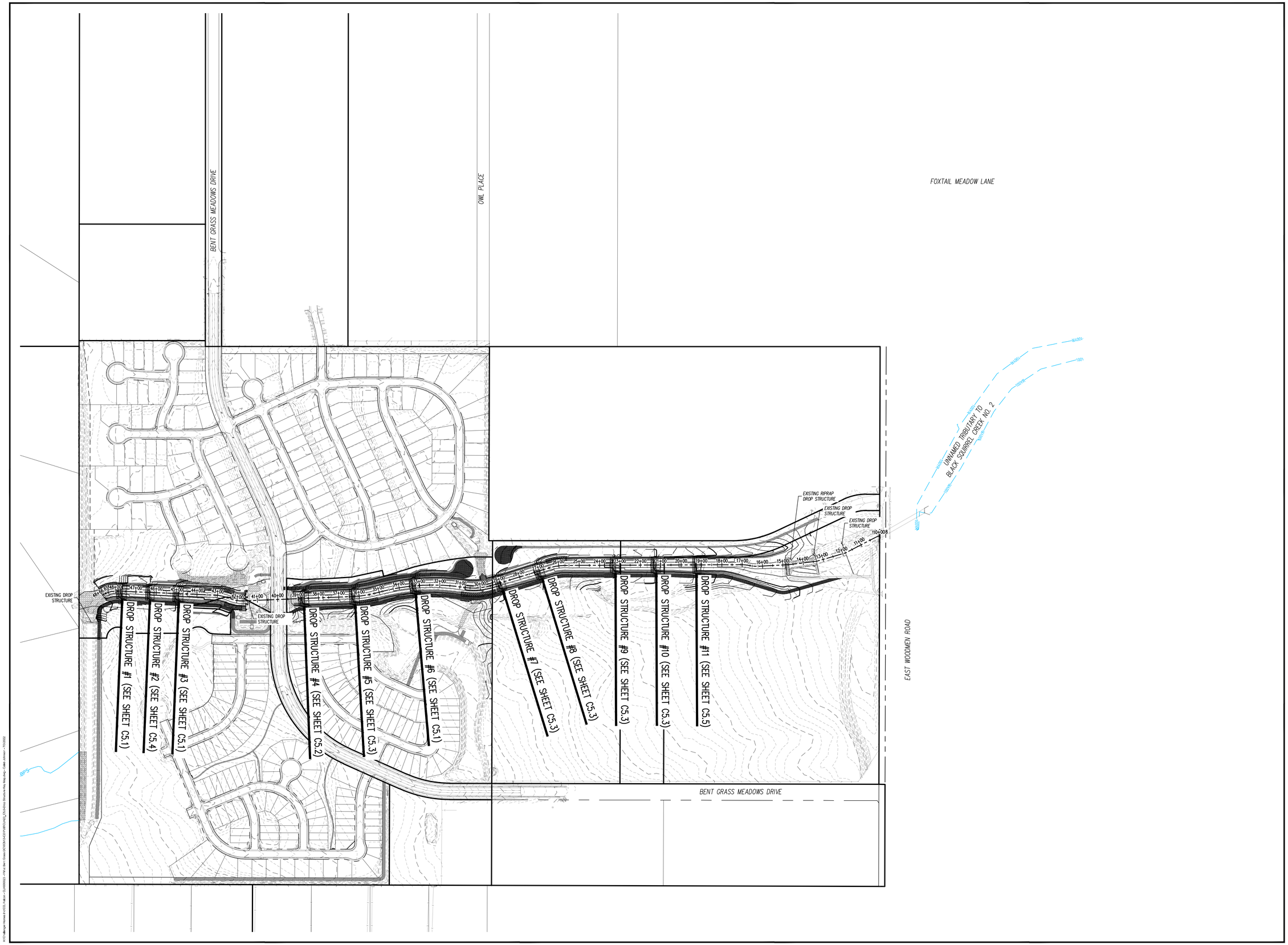
#	Date	Issue / Description	Init.

Project No:	CLH000023
Drawn By:	CMWJ
Checked By:	RGD
Date:	07/01/2022

CHANNEL SOUTH - PLAN & PROFILE

C4.4

Sheet 10 of 22



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#	Date	Issue / Description	Init.

Project No:	CLH000023
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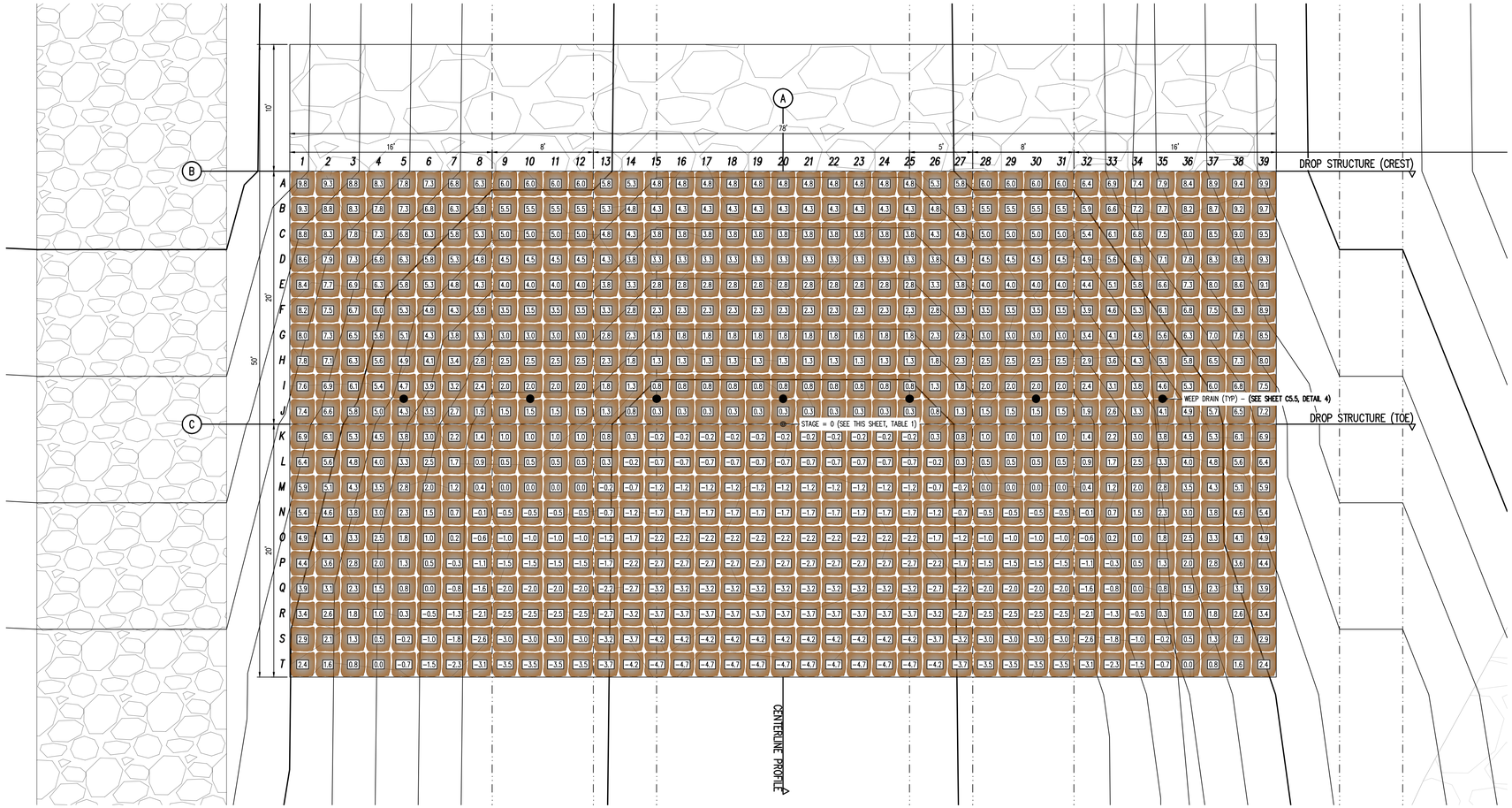
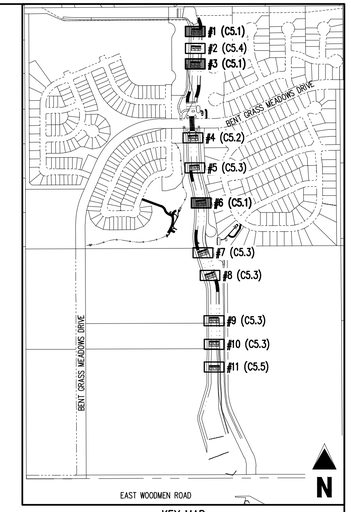
Date:	01/14/2022

DROP STRUCTURE KEY MAP

C5.0



1 DROP STRUCTURE (#1, #3, #6) – PLAN VIEW
SCALE: 1"=5'



KEY MAP
SCALE: 1"=600'

TABLE 1: DROP STRUCTURE STAGE ELEVATIONS	
DROP STRUCTURE #1	6952.85
DROP STRUCTURE #3	6944.12
DROP STRUCTURE #6	6920.73

NOTE: STAGE=0 IS LOCATED AT THE TOE OF CHANNEL ALONG THE CENTER LINE ALIGNMENT. CONTRACTOR SHALL ENSURE ELEVATIONS ABOVE MATCH THE ELEVATIONS SHOWN ON PLAN & PROFILE SHEETS (C4.1–C4.4)

NOTES:

1. PLACE BOULDERS AS TIGHTLY TOGETHER AS POSSIBLE (WITHOUT TOUCHING) WHILE PROVIDING ENOUGH ROOM BETWEEN THEM TO THOROUGHLY VIBRATE THE GROUT AND TO ENSURE NO GAPS IN THE GROUT. THE SMALL DIMENSION OF A 2X4 CAN BE USED AS A GUIDE TO CHECK MINIMUM SPACING.
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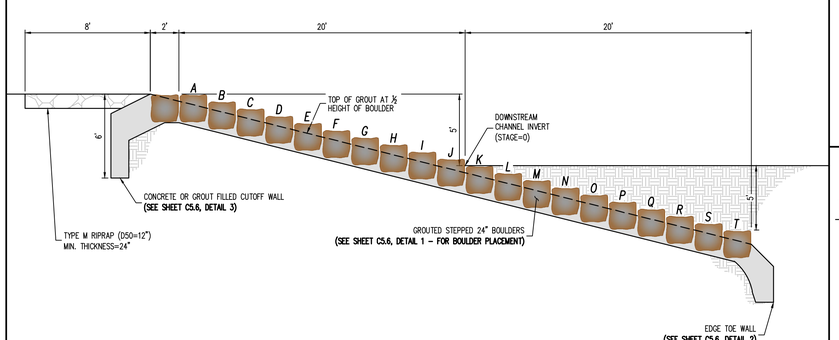
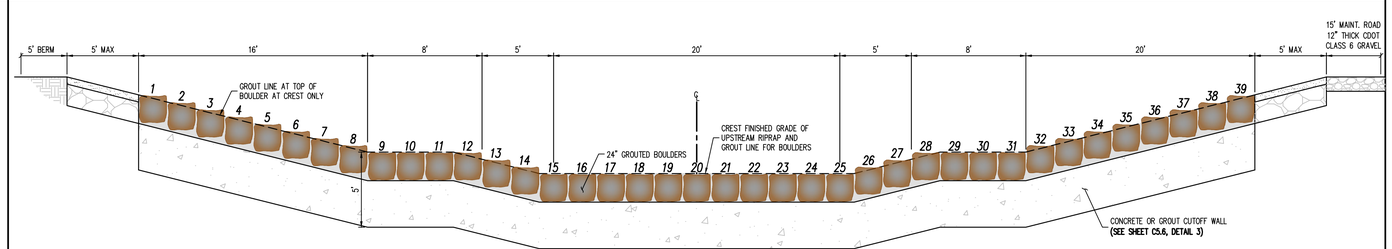
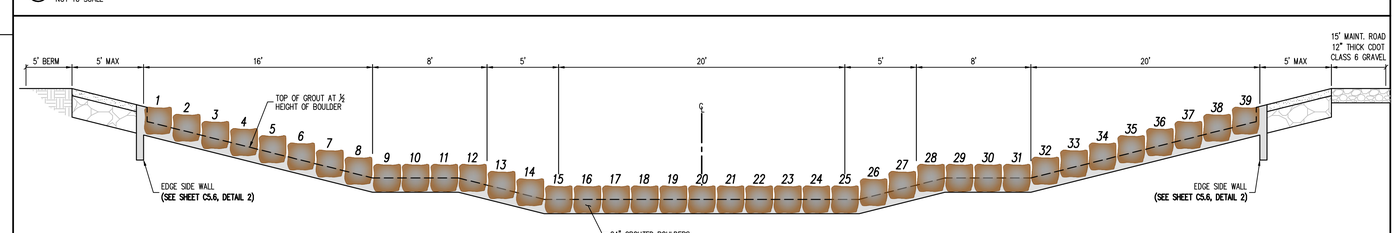
4. REFER TO SHEET C5.6 FOR ADDITIONAL GROUTED BOULDER PLACEMENT NOTES AND SPECIFICATIONS.



2 DROP STRUCTURE (#1, #3, #6) – PROFILE VIEW (SECTION A)
NOT TO SCALE



3 DROP STRUCTURE (#1, #3, #6) – PROFILE VIEW (SECTION B)
NOT TO SCALE



4 DROP STRUCTURE (#1, #3, #6) – PROFILE VIEW (SECTION C)
NOT TO SCALE

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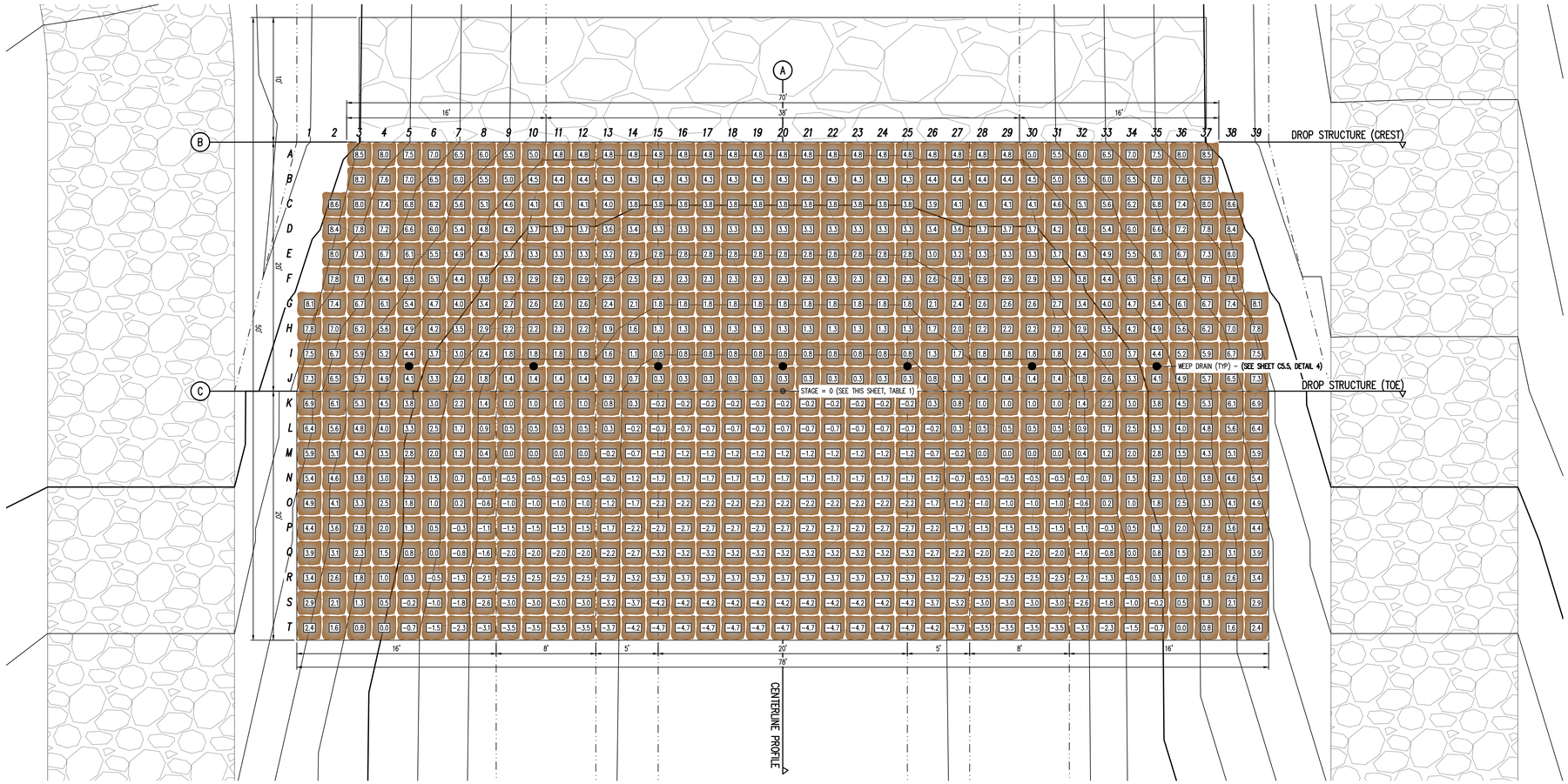
BENT GRASS MEADOWS DRIVE & MERIDAN ROAD
FALCON, CO 80831 - EL PASO COUNTY

#	Date	Issue / Description	Init.

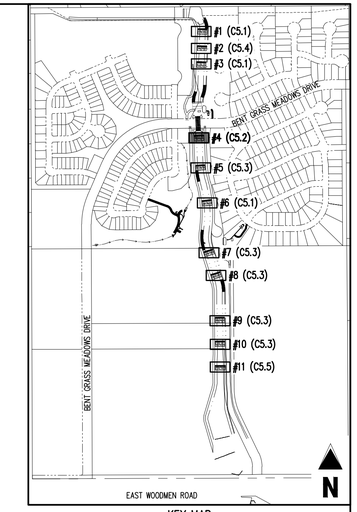
Project No:	CLH000023
Drawn By:	CMWJ
Checked By:	SMB
Date:	01/14/2022

DROP STRUCTURE DETAILS (#1, #3, #6)

C5.1
Sheet 12 of 22



1 DROP STRUCTURE (#4) – PLAN VIEW
SCALE: 1"=5'



KEY MAP
SCALE: 1"=600'

TABLE 1: DROP STRUCTURE STAGE ELEVATIONS	
DROP STRUCTURE #4	6931.27
NOTE: STAGE=0 IS LOCATED AT THE TOE OF CHANNEL ALONG THE CENTER LINE ALIGNMENT. CONTRACTOR SHALL ENSURE ELEVATIONS ABOVE MATCH THE ELEVATIONS SHOWN ON PLAN & PROFILE SHEETS (C4.1–C4.4)	

NOTES:

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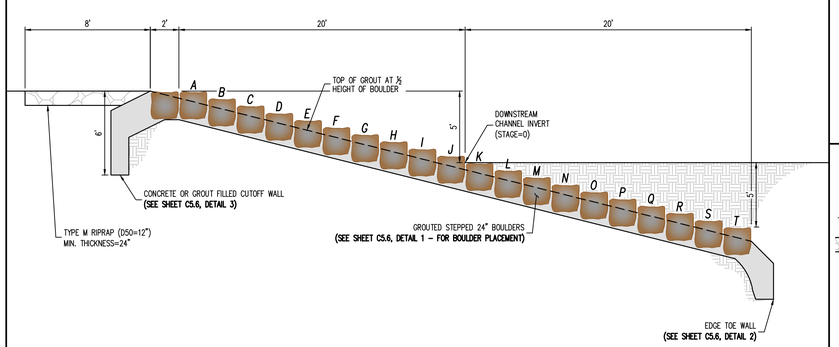
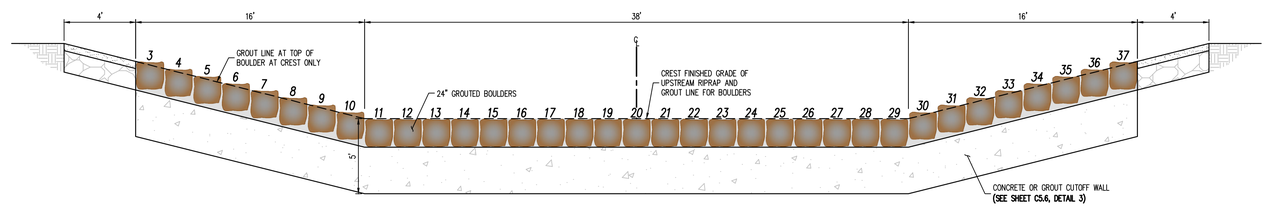
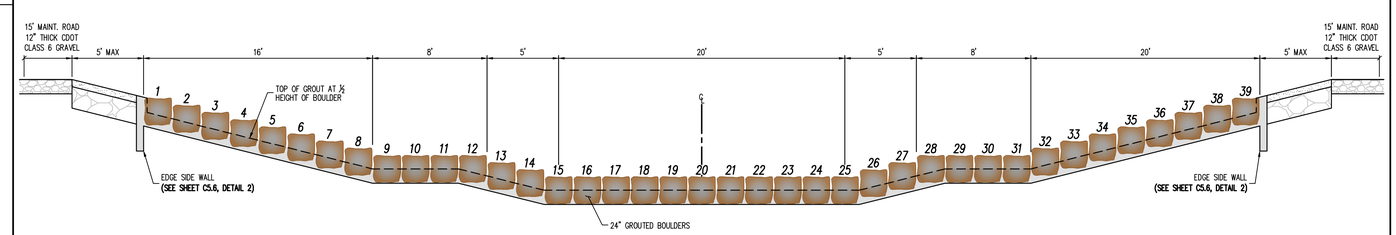


2 DROP STRUCTURE (4) – PROFILE VIEW (SECTION A)
NOT TO SCALE



3 DROP STRUCTURE (#4) – PROFILE VIEW (SECTION B)
NOT TO SCALE



4 DROP STRUCTURE (#4) – PROFILE VIEW (SECTION C)
NOT TO SCALE

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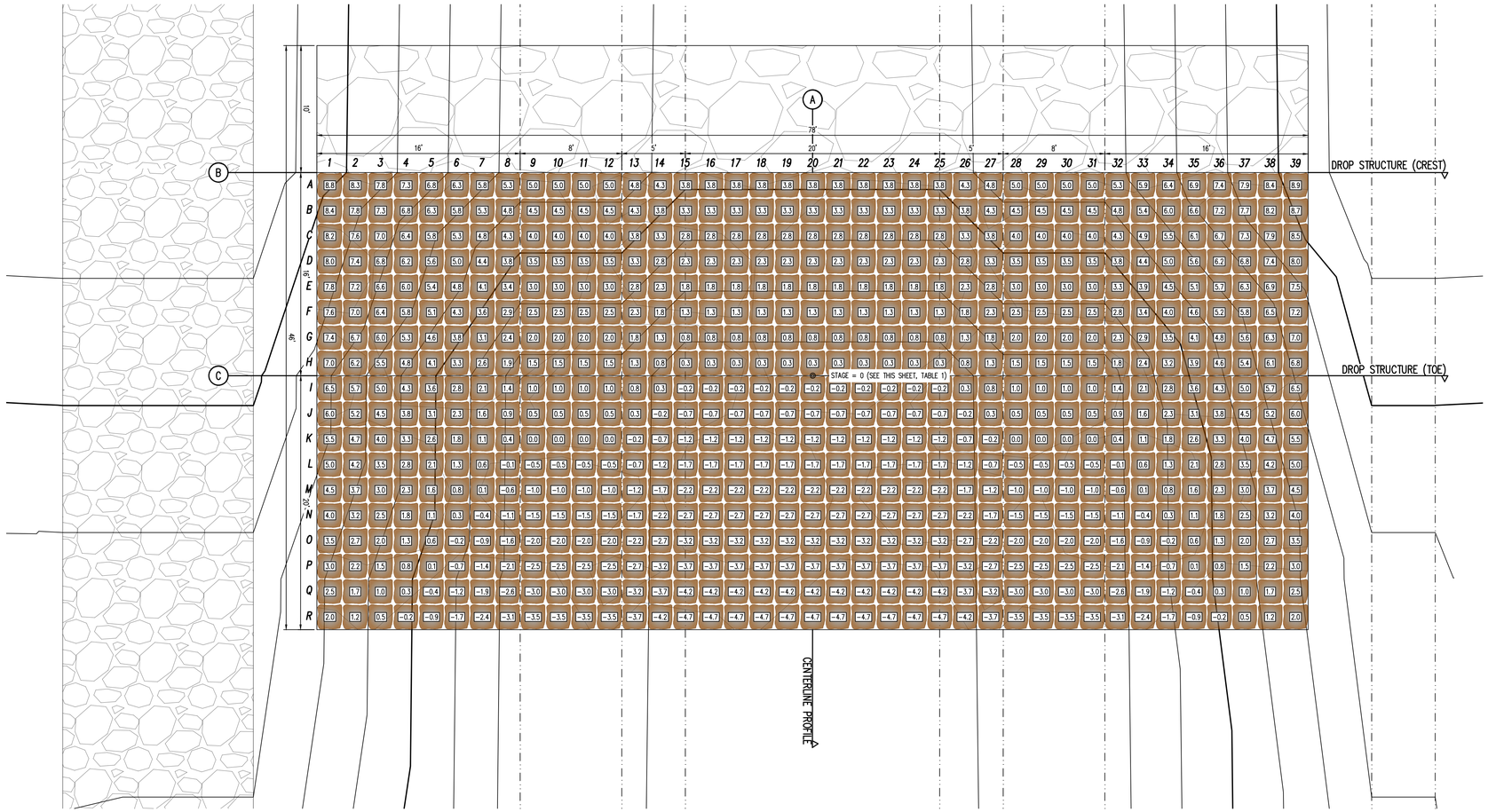
FALCON, CO 80831 - EL PASO COUNTY

#	Date	Issue / Description	Init.

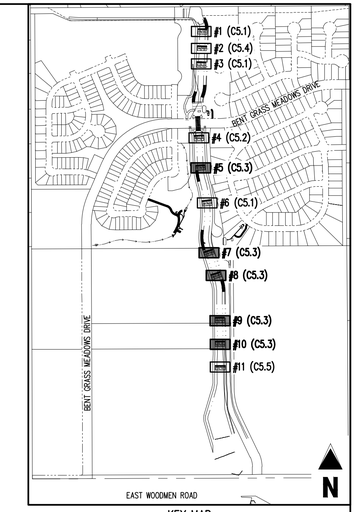
Project No:	CLH000023
Drawn By:	CMWJ
Checked By:	RGD
Date:	01/14/2022

DROP STRUCTURE DETAILS (#4)

C5.2
Sheet 13 of 22



1 DROP STRUCTURE (#5, #7, #8, #9, #10) – PLAN VIEW
SCALE: 1"=5'



KEY MAP
SCALE: 1"=600'

TABLE 1: DROP STRUCTURE STAGE ELEVATIONS	
DROP STRUCTURE #5	6926.58
DROP STRUCTURE #7	6915.51
DROP STRUCTURE #8	6910.96
DROP STRUCTURE #9	6905.89
DROP STRUCTURE #10	6901.33

NOTE: STAGE=0 IS LOCATED AT THE TOE OF CHANNEL ALONG THE CENTER LINE ALIGNMENT. CONTRACTOR SHALL ENSURE ELEVATIONS ABOVE MATCH THE ELEVATIONS SHOWN ON PLAN & PROFILE SHEETS (C4.1–C4.4)

NOTES:

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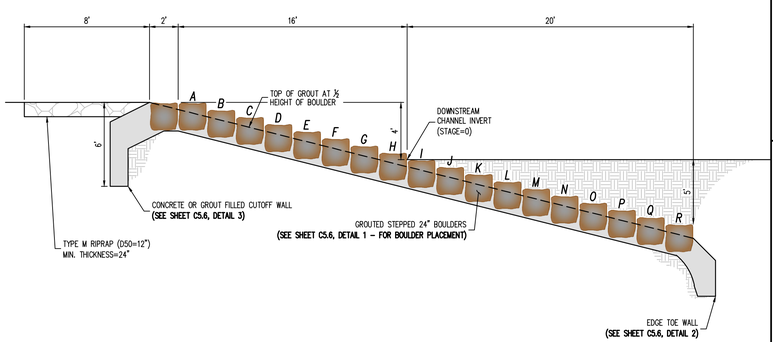
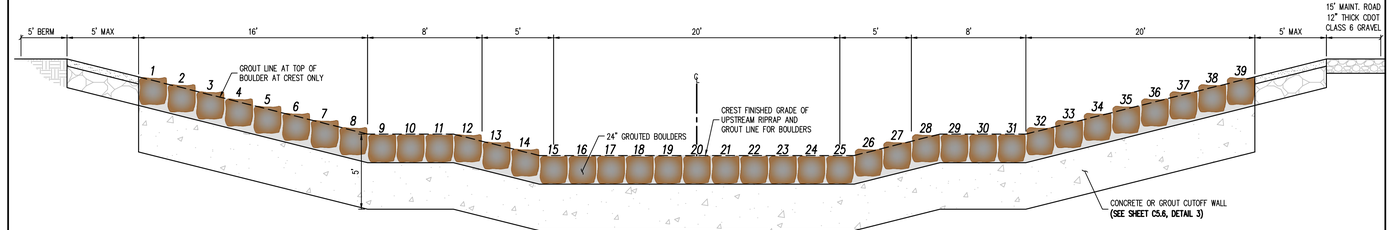
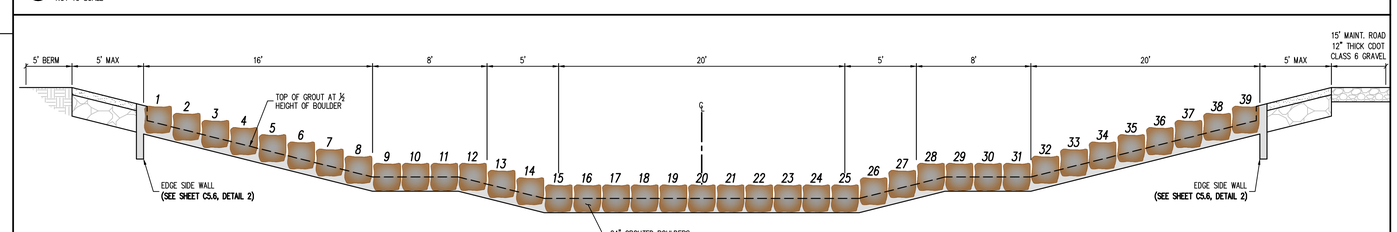


2 DROP STRUCTURE (#5, #7, #8, #9, #10) – PROFILE VIEW (SECTION A)
NOT TO SCALE



3 DROP STRUCTURE (#5, #7, #8, #9, #10) – PROFILE VIEW (SECTION B)
NOT TO SCALE



4 DROP STRUCTURE (#5, #7, #8, #9, #10) – PROFILE VIEW (SECTION C)
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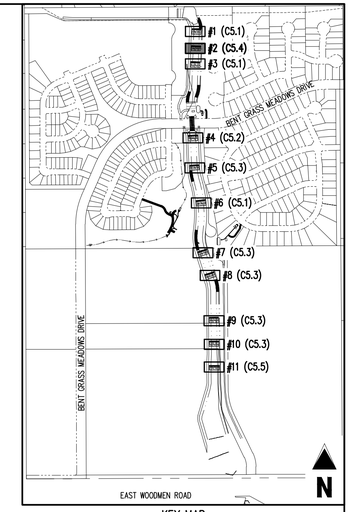
#	Date	Issue / Description	Init.

Project No:	CLH000023
Drawn By:	CMWJ
Checked By:	SMB
Date:	01/14/2022

DROP STRUCTURE DETAILS (#5, #7, #8, #9, #10)

C5.3

1 DROP STRUCTURE (#2) – PLAN VIEW
SCALE: 1"=5'



KEY MAP
SCALE: 1"=600'

TABLE 1: DROP STRUCTURE STAGE ELEVATIONS	
DROP STRUCTURE #2	6949.48
NOTE: STAGE=0 IS LOCATED AT THE TOE OF CHANNEL ALONG THE CENTER LINE ALIGNMENT. CONTRACTOR SHALL ENSURE ELEVATIONS ABOVE MATCH THE ELEVATIONS SHOWN ON PLAN & PROFILE SHEETS (C4.1–C4.4)	

NOTES:

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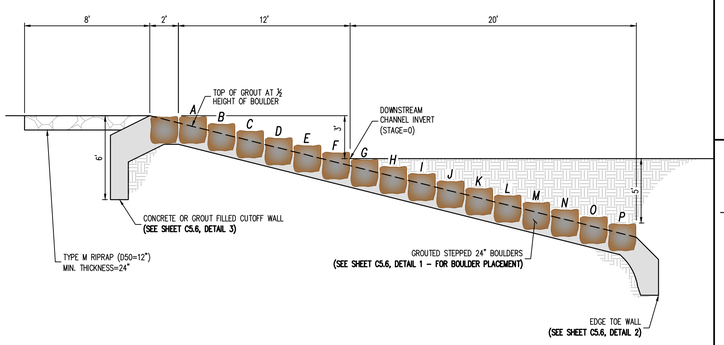
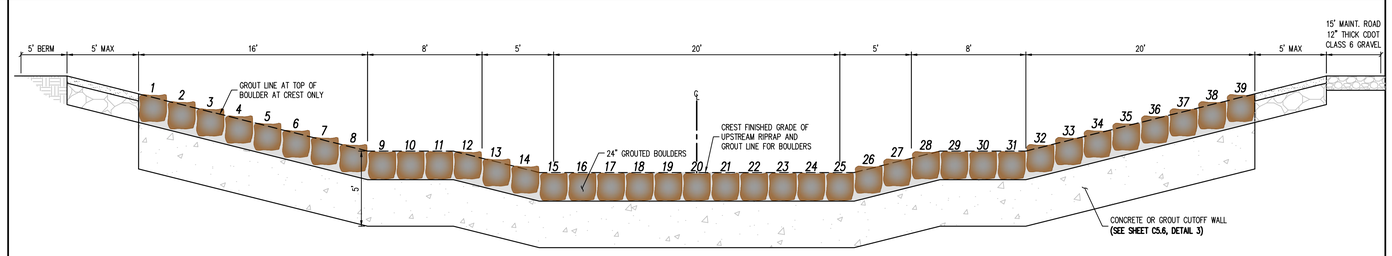
4. REFER TO SHEET C5.6 FOR ADDITIONAL GROUTED BOULDER PLACEMENT NOTES AND SPECIFICATIONS.



2 DROP STRUCTURE (#2) – PROFILE VIEW (SECTION A)
NOT TO SCALE



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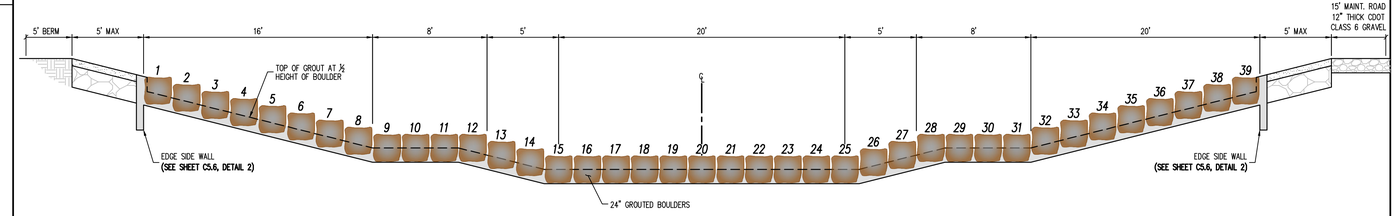
NOT TO SCALE



4 DROP STRUCTURE (#2) – PROFILE VIEW (SECTION C)
NOT TO SCALE

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CHALLENGER HOMES

CONSTRUCTION DOCUMENTS
FALCON MEADOWS AT BENT GRASS
FOR
CHALLENGER COMMUNITIES, LLC

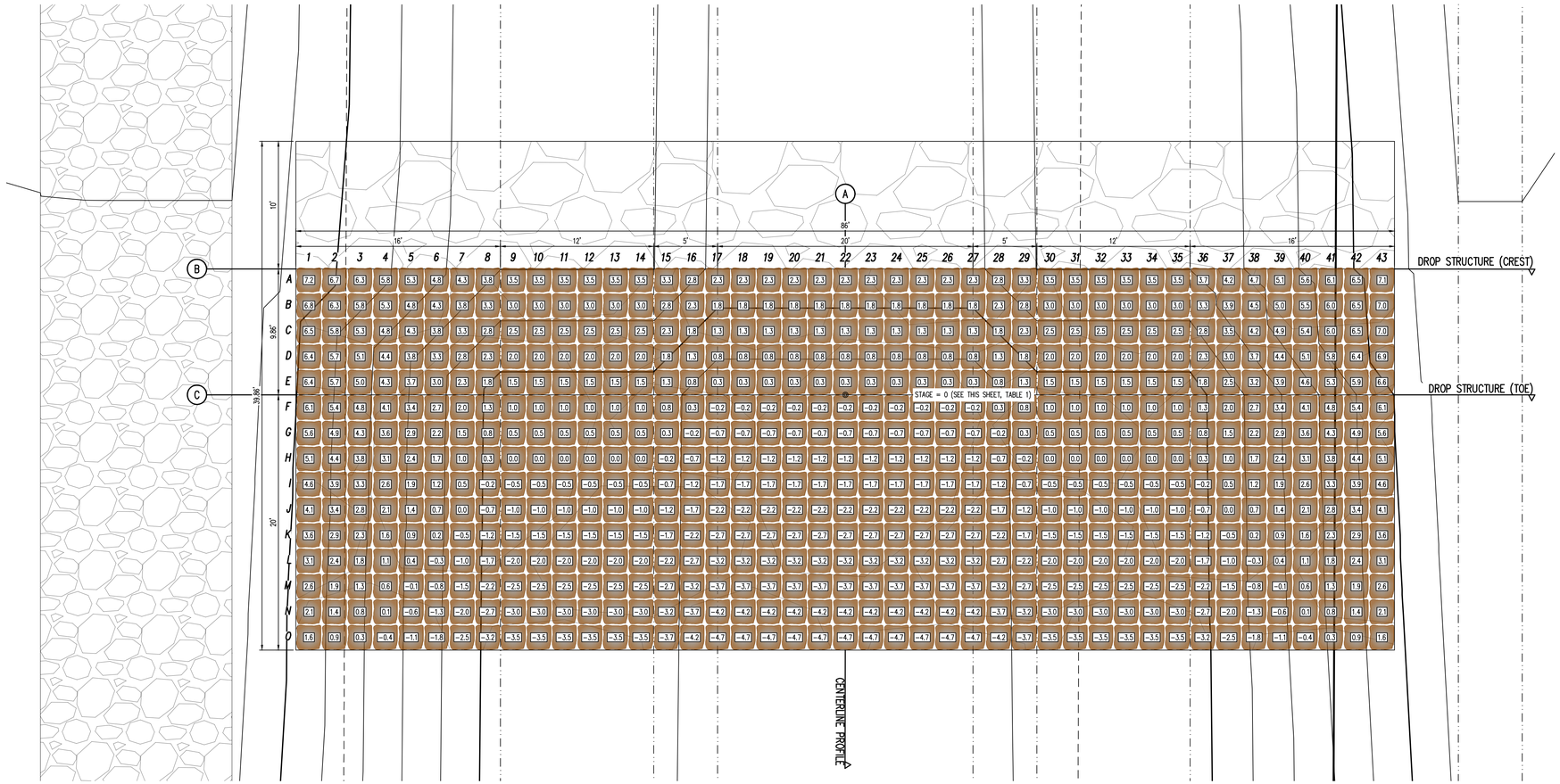
BENT GRASS MEADOWS DRIVE & MERIDIAN ROAD
FALCON, CO 80831 - EL PASO COUNTY

#	Date	Issue / Description	Init.

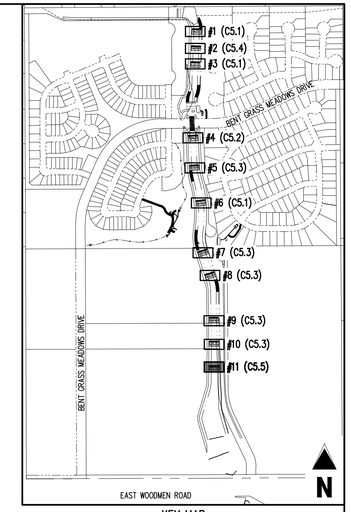
Project No:	CLH000023
Drawn By:	CMWJ
Checked By:	SMB
Date:	01/14/2022

DROP STRUCTURE DETAILS (#2)

C5.4



1 DROP STRUCTURE (#11) – PLAN VIEW
SCALE: 1"=5'

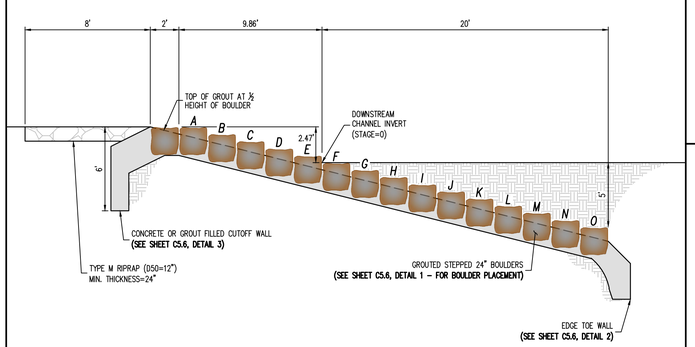


KEY MAP
SCALE: 1"=600'

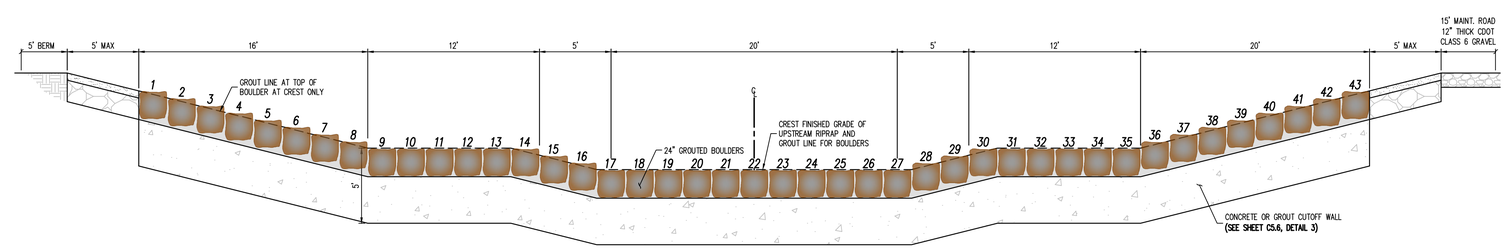
TABLE 1: DROP STRUCTURE STAGE ELEVATIONS	
DROP STRUCTURE #11	6898.30
NOTE: STAGE=0 IS LOCATED AT THE TOE OF CHANNEL ALONG THE CENTER LINE ALIGNMENT. CONTRACTOR SHALL ENSURE ELEVATIONS ABOVE MATCH THE ELEVATIONS SHOWN ON PLAN & PROFILE SHEETS (C4.1–C4.4)	

NOTES:

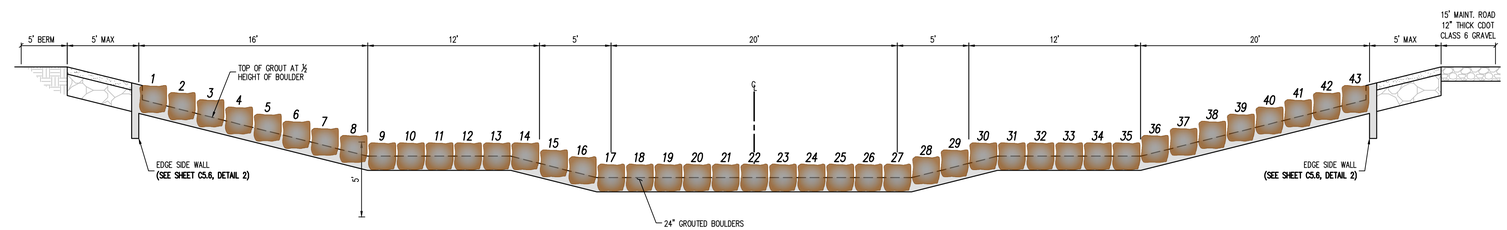
1. PLACE BOULDERS AS TIGHTLY TOGETHER AS POSSIBLE (WITHOUT TOUCHING) WHILE PROVIDING ENOUGH ROOM BETWEEN THEM TO THOROUGHLY VIBRATE THE GROUT AND TO ENSURE NO GAPS IN THE GROUT. THE SMALL DIMENSION OF A 2X4 CAN BE USED AS A GUIDE TO CHECK MINIMUM SPACING.
2. BEFORE GROUTING, CLEAN ALL DIRT AND MATERIAL FROM ROCK THAT COULD PREVENT THE GROUT FROM BINDING TO THE ROCK. KEEP BOULDERS FROM TOUCHING. AVOID SLIDING BOULDERS AGAINST SUBGRADE TO PROPERLY POSITION.
3. DUE TO VARIABILITY IN BOULDER SIZES, THE LAYOUT PROVIDED ON THIS DETAIL MAY NOT MATCH THE COMPLETED LAYOUT IN CONSTRUCTION.
4. REFER TO SHEET C5.6 FOR ADDITIONAL GROUTED BOULDER PLACEMENT NOTES AND SPECIFICATIONS.



2 DROP STRUCTURE (#11) – PROFILE VIEW (SECTION A)
NOT TO SCALE



3 DROP STRUCTURE (#11) – PROFILE VIEW (SECTION B)
NOT TO SCALE



4 DROP STRUCTURE (#11) – PROFILE VIEW (SECTION C)
NOT TO SCALE

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BENT GRASS MEADOWS DRIVE & MERIDIAN ROAD
FALCON, CO 80831 - EL PASO COUNTY

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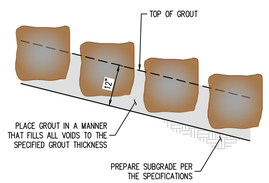
Project No:	CLH000023
Drawn By:	CMWJ
Checked By:	SMB
Date:	01/14/2022

DROP STRUCTURE DETAILS (#11)

C5.5



BOULDER PLACEMENT NOTES:

1. PLACE BOULDERS WITH THE REQUIRED BOULDER HEIGHT VERTICAL. PLACE BOULDERS AS TIGHTLY TOGETHER AS POSSIBLE (WITHOUT TOUCHING) WHILE PROVIDING ENOUGH ROOM BETWEEN THEM TO THOROUGHLY VIBRATE THE GROUT AND TO ENSURE NO GAPS IN THE GROUT. THE SMALL DIMENSION OF A 2X4 CAN BE USED AS A GUIDE TO CHECK MINIMUM SPACING.
2. BEFORE GROUTING, CLEAN ALL DIRT AND MATERIAL FROM ROCK THAT COULD PREVENT THE GROUT FROM BINDING TO THE ROCK. KEEP BOULDERS FROM TOUCHING. AVOID SLIDING BOULDERS AGAINST SUBGRADE TO PROPERLY POSITION.

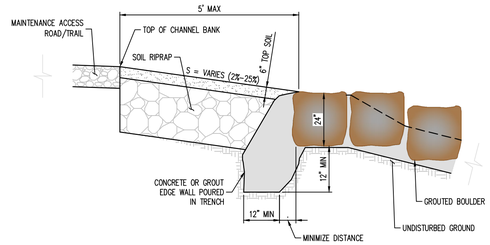
MATERIAL SPECIFICATIONS:

1. ALL GROUT SHALL HAVE A MINIMUM 28-DAY COMPRESSIVE STRENGTH EQUAL TO 3200 PSI.
2. ONE CUBIC YARD OF GROUT SHALL HAVE A MINIMUM OF SIX (6) SACKS OF TYPE II PORTLAND CEMENT.
3. A MAXIMUM OF 25% TYPE F FLY ASH MAY BE SUBSTITUTED FOR THE PORTLAND CEMENT.
4. THE AGGREGATE SHALL BE COMPRISED OF 70% NATURAL SAND (FINES) AND 30% ⅜" ROCK (COARSE).
5. THE GROUT SLUMP SHALL BE BETWEEN 4-INCHES TO 6-INCHES.
6. AIR ENTRAINMENT SHALL BE BETWEEN 5.5% AND 7.5%
7. TO CONTROL SHRINKAGE AND CRACKING. 1.5 POUNDS OF FIBERMESH, OR EQUIVALENT, SHALL BE USED PER CUBIC YARD OF GROUT.
8. COLOR ADDITIVE IN REQUIRED AMOUNTS SHALL BE USED WHEN SO SPECIFIED BY CONTRACT.

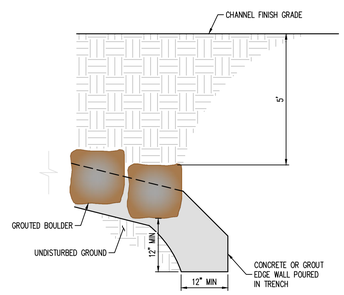
GROUT PLACEMENT SPECIFICATIONS:

1. SPECIAL PROCEDURES SHALL BE REQUIRED FOR GROUT PLACEMENT WHEN THE AIR TEMPERATURES ARE LESS THAN 40°F OR GREATER THAN 90°F. CONTRACTOR SHALL OBTAIN PRIOR APPROVAL FROM THE DESIGN ENGINEER OF THE PROCEDURES TO BE USED FOR PROTECTING THE GROUT.
2. GROUT SHALL BE DELIVERED BY MEANS OF A LOW PRESSURE (LESS THAN 10 PSI) GROUT PUMP USING A 2-INCH DIAMETER (MAXIMUM) NOZZLE.
3. FULL DEPTH PENETRATION OF THE GROUT INTO THE BOULDER VOIDS SHALL BE ACHIEVED BY INJECTING GROUT STARTING WITH THE NOZZLE NEAR THE BOTTOM AND RAISING IT AS THE ROUT FILLS, WHILE VIBRATING GROUT INTO PLACE USING A PENCIL VIBRATOR
4. ALL GROUT BETWEEN BOULDERS SHALL BE TREATED WITH A BROOM FINISH.
5. AFTER GROUT PLACEMENT, EXPOSED BOULDER FACES SHALL BE CLEANED AND FREE OF GROUT.
6. ALL FINISHED GROUT SURFACES SHALL BE SPRAYED WITH A CLEAR LIQUID MEMBRANE CURING COMPOUND AS SPECIFIED IN ASTM C309

1 GROUTED BOULDER PLACEMENT DETAIL
NOT TO SCALE

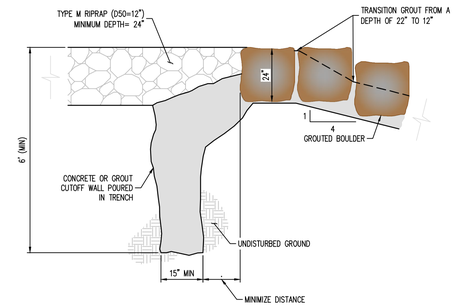


EDGE SIDE WALL DETAIL



EDGE TOE WALL DETAIL

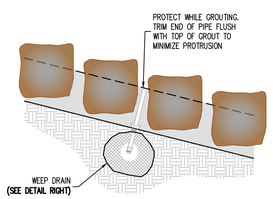
2 EDGE WALL DETAIL
NOT TO SCALE

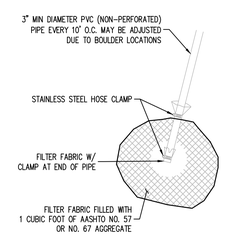


3 CUT-OFF WALL DETAIL
NOT TO SCALE

SOIL RIPRAP SPECIFICATIONS:

1. CONTRACTOR SHALL EXCAVATE AREAS TO RECEIVE SOIL RIPRAP TO THE SPECIFIED DEPTH.
2. SUBGRADE SHOULD BE COMPACTED TO NINETY-FIVE PERCENT (95%) MAXIMUM DENSITY.
3. NO BEDDING MATERIAL IS REQUIRED FOR SOIL RIPRAP.
4. RIPRAP SHALL BE PLACED ON THE PREPARED SLOPE OR CHANNEL BOTTOM AREAS IN A MANNER WHICH WILL PRODUCE A REASONABLY WELL GRADED MASS OF STONE WITH THE MINIMUM PRACTICABLE PERCENTAGE OF VOIDS.
5. RIPRAP SHALL BE MACHINE PLACED.
6. IT IS THE INTENT OF THESE SPECIFICATIONS TO PRODUCE A FAIRLY COMPACT RIPRAP PROTECTION IN WHICH ALL SIZES OF MATERIAL ARE PLACED IN THEIR PROPER PROPORTIONS.
7. WHEN RIPRAP IS PLACED ON SLOPE, PLACEMENT SHALL COMMENCE AT THE BOTTOM OF THE SLOPE WORKING UP THE SLOPE.
8. ALL MATERIAL USED FOR RIPRAP PROTECTION FOR CHANNEL SLOPE OR BOTTOM SHALL BE PLACED AND DISTRIBUTED SUCH THAT THERE SHALL BE NO LARGE ACCUMULATIONS OF EITHER THE LARGER OR SMALLER SIZES OF STONE. SOME HAND PLACEMENT MAY BE REQUIRED TO ACHIEVE THIS DISTRIBUTION.
9. SMALLER ROCK SHALL BE SECURELY LOCKED BETWEEN THE LARGER STONE. IT IS ESSENTIAL THAT THE MATERIAL BETWEEN THE LARGER STONES NOT BE LOOSE OR EASILY DISPLACED BY FLOW.
10. THE SOIL MATERIAL SHALL BE NATIVE OR TOPSOIL AND MIXED WITH SIXTY-FIVE PERCENT (65%) RIPRAP AND THIRTY-FIVE PERCENT (35%) SOIL BY VOLUME.
11. SOIL RIPRAP SHALL CONSIST OF A UNIFORM MIXTURE OF SOIL AND RIPRAP WITHOUT VOIDS.
12. SOIL RIPRAP SHALL BE FREE OF BRUSH, TREES, STUMPS, AND OTHER OBJECTIONABLE MATERIAL AND BE GRADED TO A SMOOTH COMPACTED SURFACE.
13. MIXING OF SOIL AND RIPRAP SHOULD BE DONE AT THE STOCKPILE LOCATION, NOT AT THE LOCATION WHERE SOIL RIPRAP IS TO BE PLACED.
14. MIX THIRTY-FIVE PERCENT (35%) SOIL BY VOLUME WITH STOCKPILED RIPRAP, USING ADDITIONAL MOISTURE AND CONTROL PROCEDURES THAT ENSURE A HOMOGENOUS MIXTURE; WHERE THE SOIL FILLS THE INHERENT VOIDS IN THE RIPRAP WITHOUT DISPLACING RIPRAP.
15. LAYERING THE RIPRAP AND SOIL INSTEAD OF PREMIXING MAY BE ALLOWED IF THE NATIVE SOIL IS GRANULAR.
16. PLACE A FIRST LAYER OF SMALLER SOIL RIPRAP OF APPROXIMATE D50 THICKNESS. THEN PLACE THE TOP LAYER WITH THE SURFACE ROCKS THAT ARE LARGELY D50 OR GREATER, FILLING VOIDS AS NECESSARY WITH THE SMALLER PLANTED RIPRAP.
17. THE MIXTURE SHALL BE CONSOLIDATED BY LARGE VIBRATORY EQUIPMENT OR BACKHOE BUCKET TO CREATE A TIGHT, DENSE INTERLOCKING MASS.
18. THE SOIL SHALL BE FURTHER WETTED TO ENCOURAGE VOID FILLING WITH SOIL.
19. ANY LARGE VOIDS SHALL BE FILLED WITH ROCK AND SMALL VOIDS FILLED WITH SOIL.
20. THE TOP SURFACE SHALL BE COVERED WITH FOUR (4) INCHES OF TOPSOIL SUCH THAT NO ROCK POINTS ARE PROTRUDING.
21. THE FINAL SURFACE SHALL BE THOROUGHLY WETTED FOR GOOD COMPACTION, SMOOTHED AND COMPACTED BY VIBRATING EQUIPMENT.





4 WEEP DRAIN DETAIL
NOT TO SCALE

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CHALLENGER HOMES

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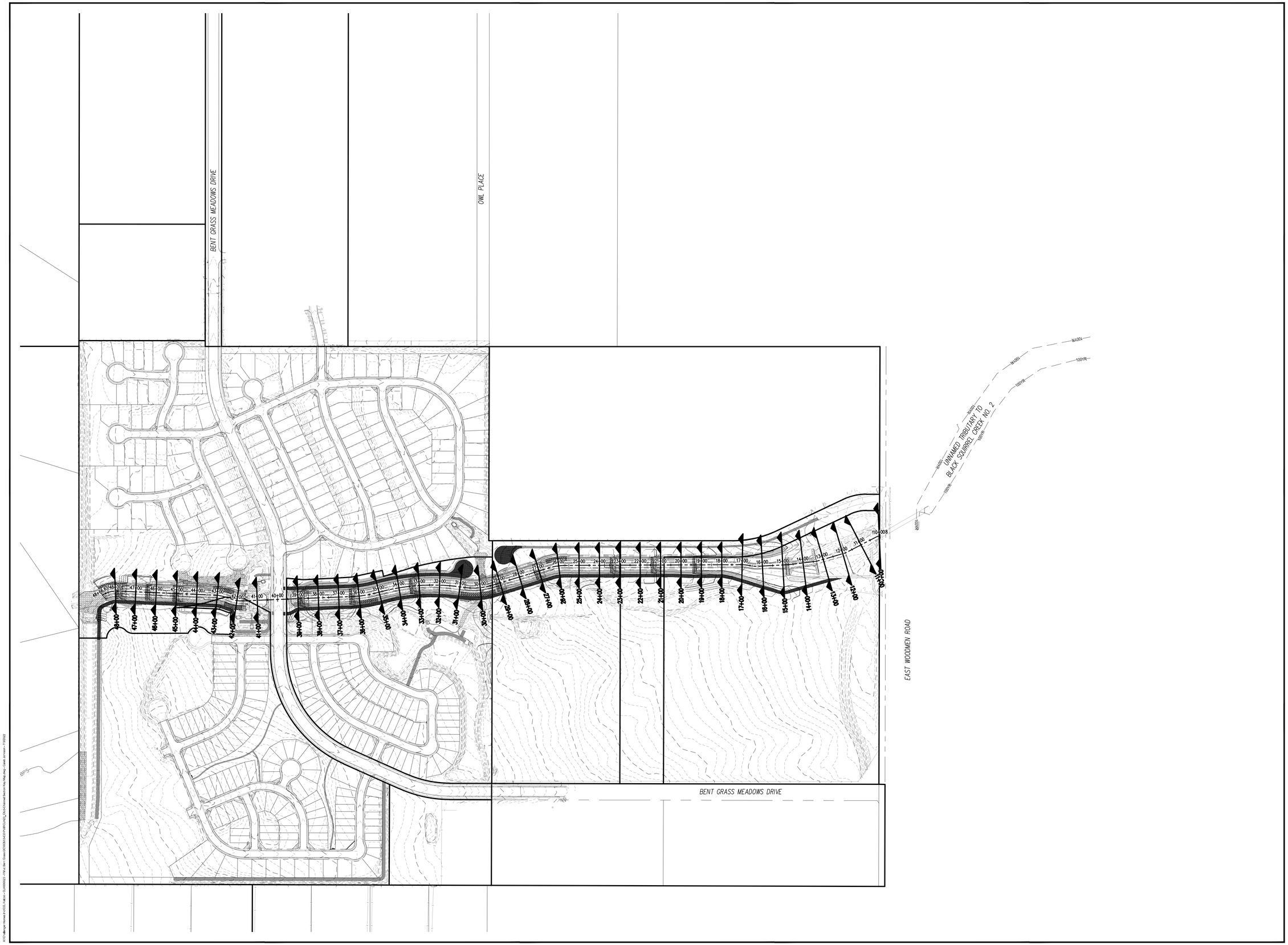
BENT GRASS MEADOWS DRIVE & MERIDIAN ROAD
FALCON, CO 80831 - EL PASO COUNTY

#	Date	Issue / Description	Init.

Project No:	CLH000023
Drawn By:	CMWJ
Checked By:	SMB
Date:	01/14/2022

DROP STRUCTURE
GENERAL DETAILS

C5.6



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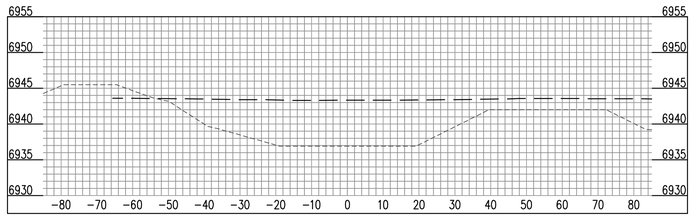
#	Date	Issue / Description	Init.

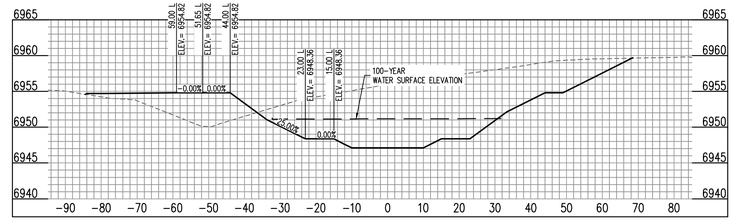
Project No:	CLH000023
Drawn By:	CMWJ
Checked By:	RGD
Date:	01/14/2022

CHANNEL SECTIONS KEY MAP

C6.0



CHANNEL (41+00) – SCALE: H: 1"=20' V: 1"=10'



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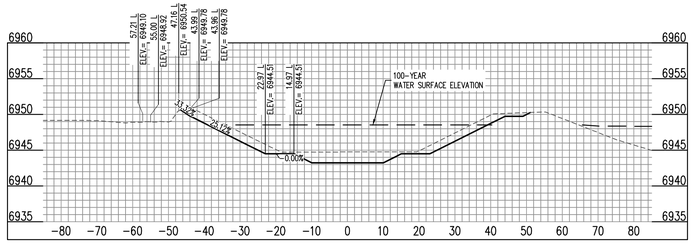

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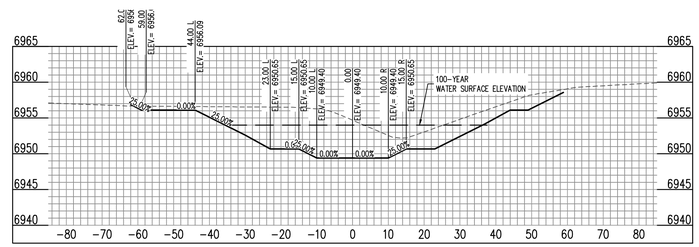
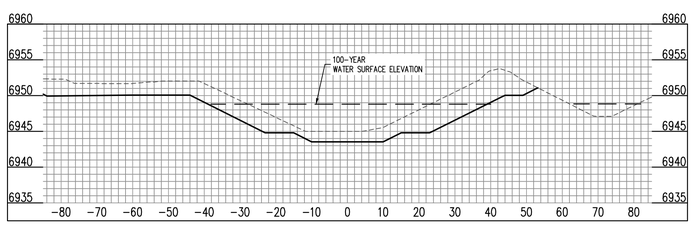


CHANNEL (46+00) – SCALE: H: 1"=20' V: 1"=10'

Label all hinge points



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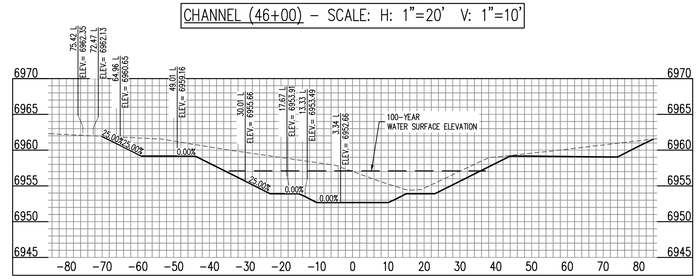
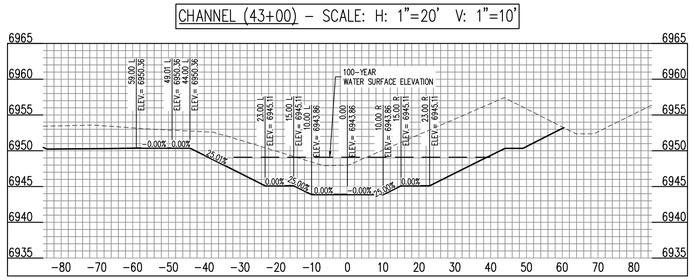


CHANNEL (47+00) – SCALE: H: 1"=20' V: 1"=10'



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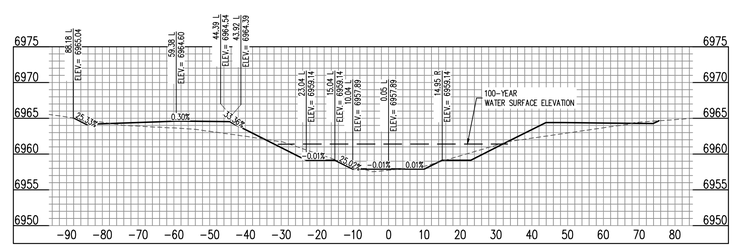

CHANNEL (48+00) – SCALE: H: 1"=20' V: 1"=10'

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Project No:	CLH000023
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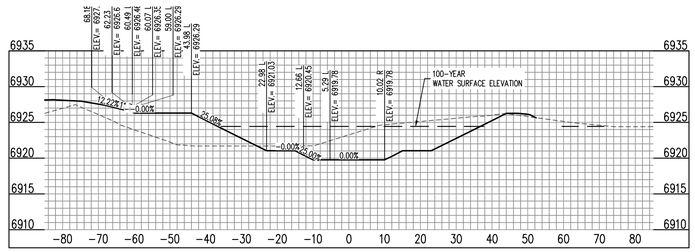
Checked By:	RGD
Date:	01/14/2022

NORTH CHANNEL SECTIONS

C6.1



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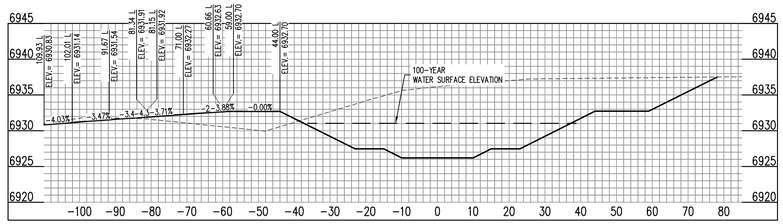

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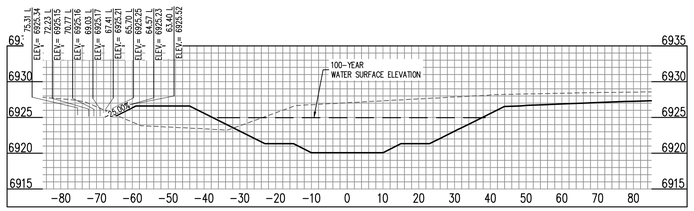

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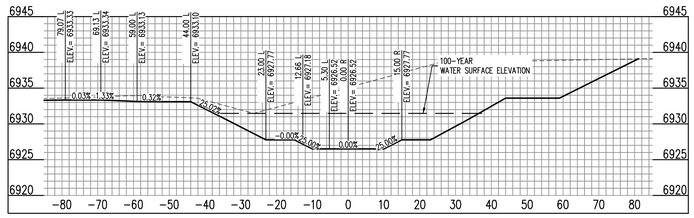
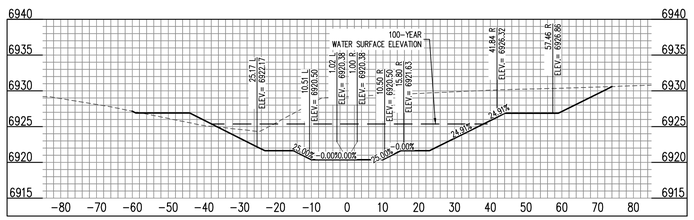
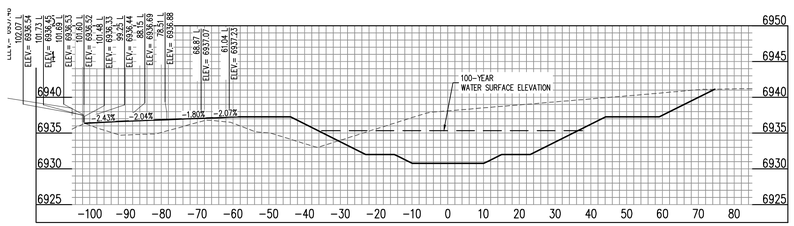


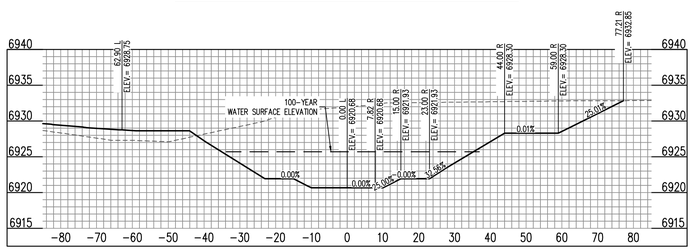
CHANNEL (36+00) – SCALE: H: 1"=20' V: 1"=10'



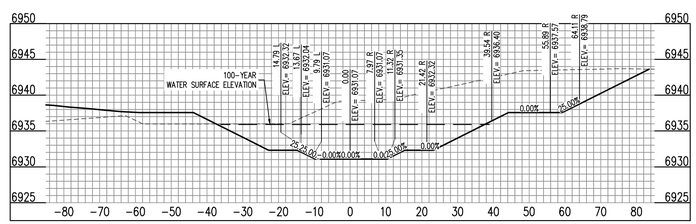
CHANNEL (32+00) – SCALE: H: 1"=20' V: 1"=10'



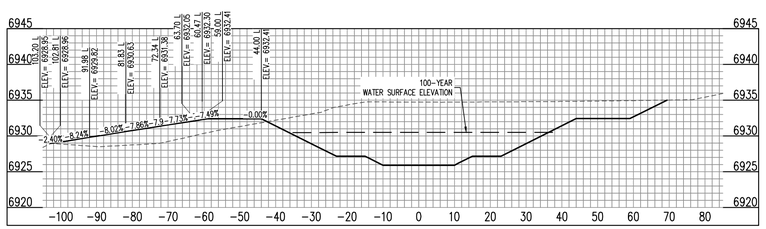
CHANNEL (37+00) – SCALE: H: 1"=20' V: 1"=10'



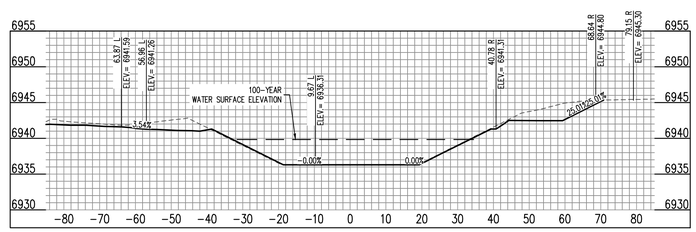
CHANNEL (33+00) – SCALE: H: 1"=20' V: 1"=10'



CHANNEL (38+00) – SCALE: H: 1"=20' V: 1"=10'



CHANNEL (34+00) – SCALE: H: 1"=20' V: 1"=10'



CHANNEL (39+00) – SCALE: H: 1"=20' V: 1"=10'

Label all hinge points

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CHALLENGER HOMES

CONSTRUCTION DOCUMENTS
FALCON MEADOWS AT BENT GRASS
FOR
CHALLENGER COMMUNITIES, LLC

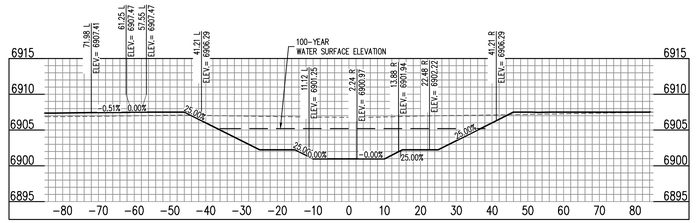
BENT GRASS MEADOWS DRIVE & MERIDAN ROAD
FALCON, CO 80831 - EL PASO COUNTY

#	Date	Issue / Description	Init.

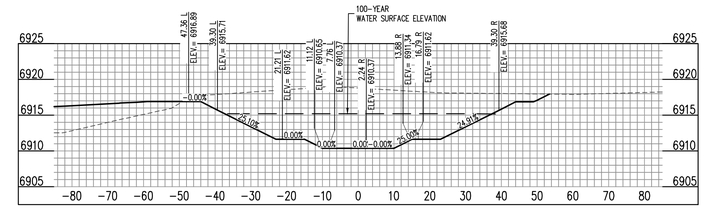
Project No:	CLH000023
Drawn By:	CMWJ
Checked By:	RGD
Date:	01/14/2022

SOUTH CHANNEL SECTIONS

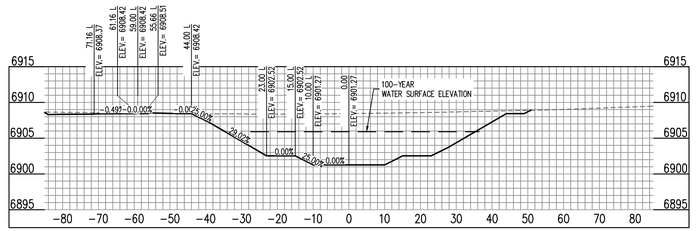
C6.2



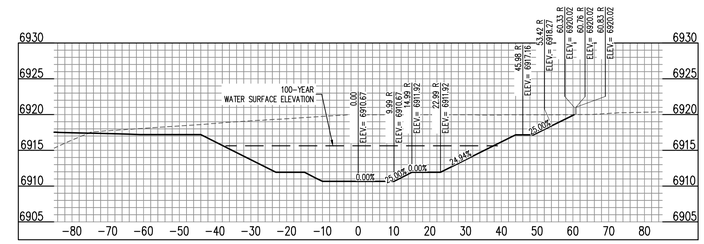
CHANNEL (20+00) – SCALE: H: 1"=20' V: 1"=10'



CHANNEL (25+00) – SCALE: H: 1"=20' V: 1"=10'

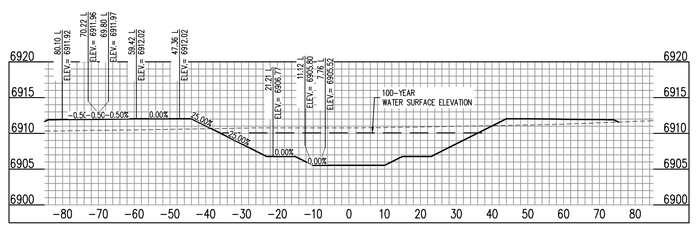


CHANNEL (21+00) – SCALE: H: 1"=20' V: 1"=10'

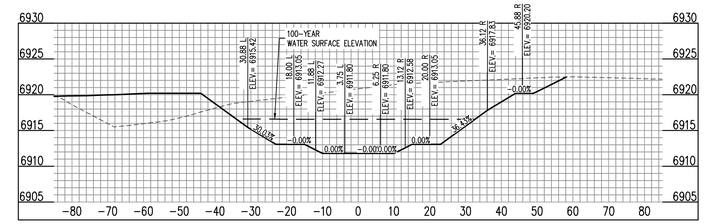


CHANNEL (26+00) – SCALE: H: 1"=20' V: 1"=10'

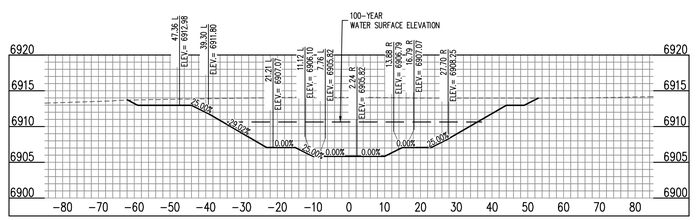
Label all hinge points



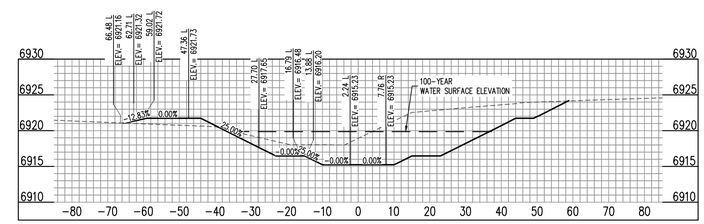
CHANNEL (22+00) – SCALE: H: 1"=20' V: 1"=10'



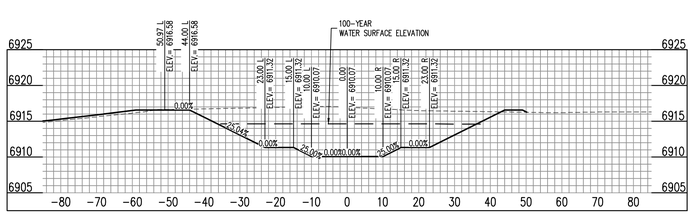
CHANNEL (27+00) – SCALE: H: 1"=20' V: 1"=10'



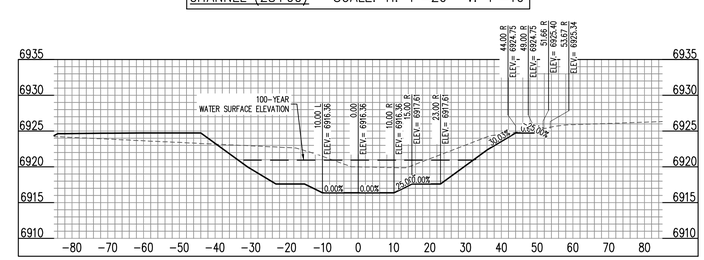
CHANNEL (23+00) – SCALE: H: 1"=20' V: 1"=10'



CHANNEL (28+00) – SCALE: H: 1"=20' V: 1"=10'



CHANNEL (24+00) – SCALE: H: 1"=20' V: 1"=10'



CHANNEL (29+00) – SCALE: H: 1"=20' V: 1"=10'

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CHALLENGER HOMES

CONSTRUCTION DOCUMENTS
FALCON MEADOWS AT BENT GRASS
FOR
CHALLENGER COMMUNITIES, LLC

BENT GRASS MEADOWS DRIVE & MERIDAN ROAD
FALCON, CO 80831 - EL PASO COUNTY

#	Date	Issue / Description	Init.

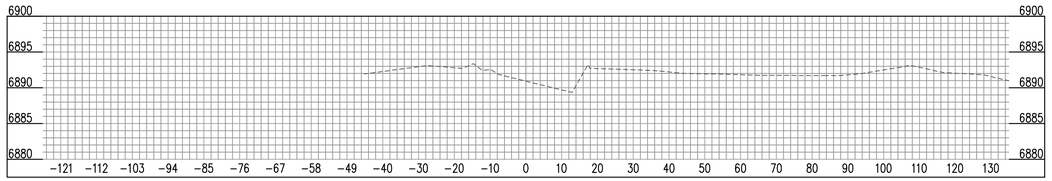
Project No:	CLH000023
Drawn By:	CMWJ
Checked By:	RGD
Date:	01/14/2022

SOUTH CHANNEL SECTIONS

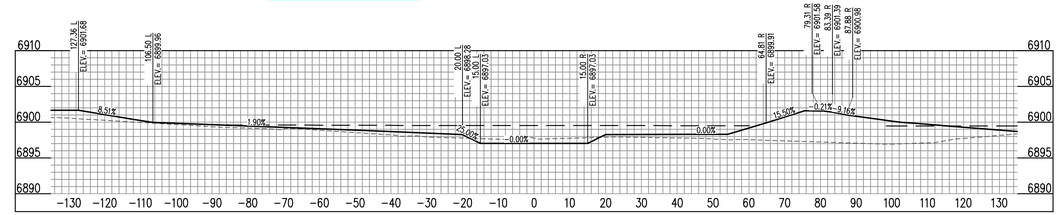
C6.3

Sheet 21 of 22

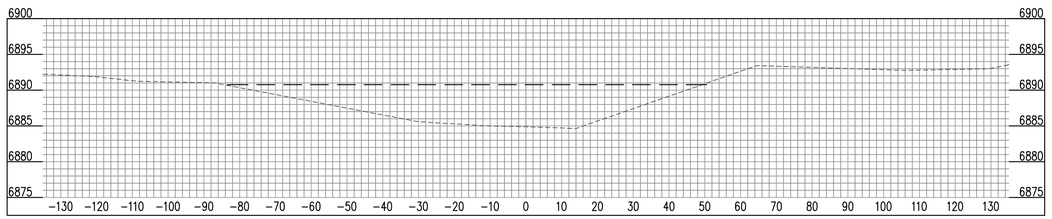
Label all hinge points



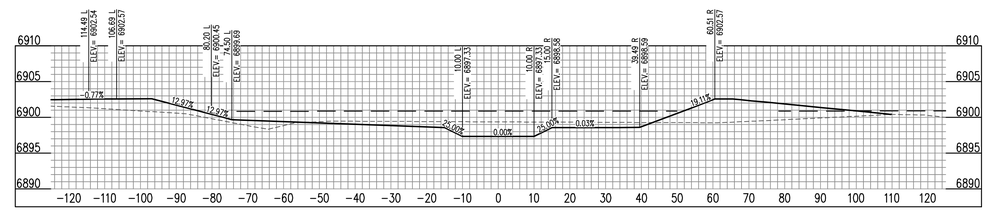
CHANNEL (10+00) – SCALE: H: 1"=20' V: 1"=10'



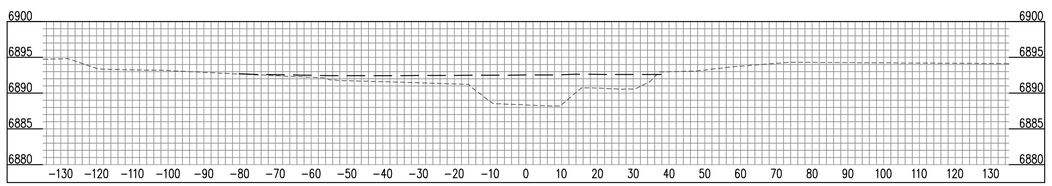
CHANNEL (15+00) – SCALE: H: 1"=20' V: 1"=10'



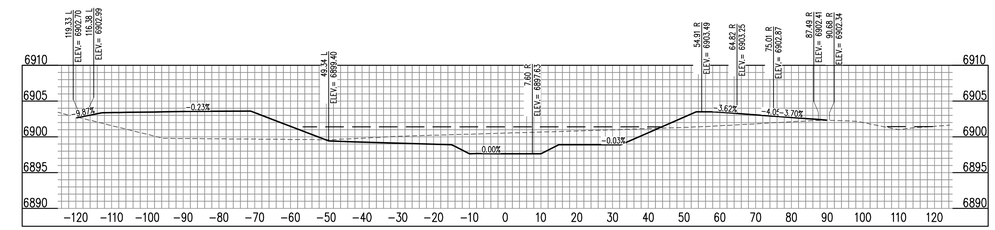
CHANNEL (11+00) – SCALE: H: 1"=20' V: 1"=10'



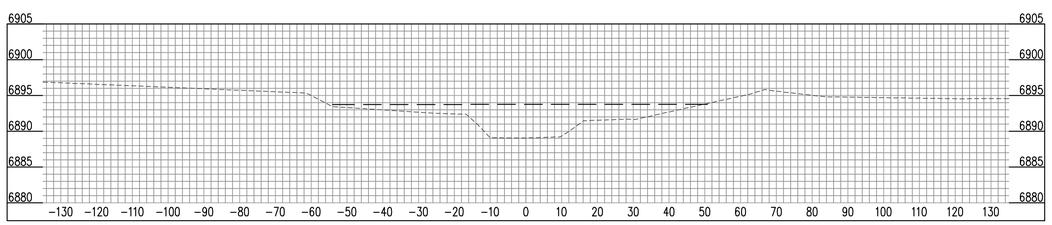
CHANNEL (16+00) – SCALE: H: 1"=20' V: 1"=10'



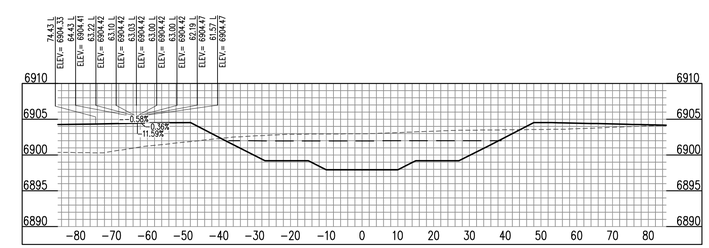
CHANNEL (12+00) – SCALE: H: 1"=20' V: 1"=10'



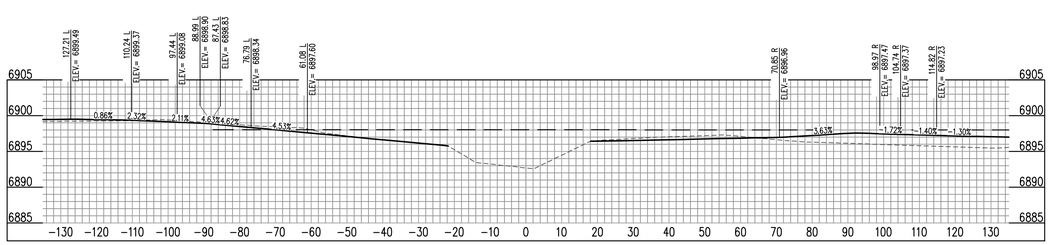
CHANNEL (17+00) – SCALE: H: 1"=20' V: 1"=10'



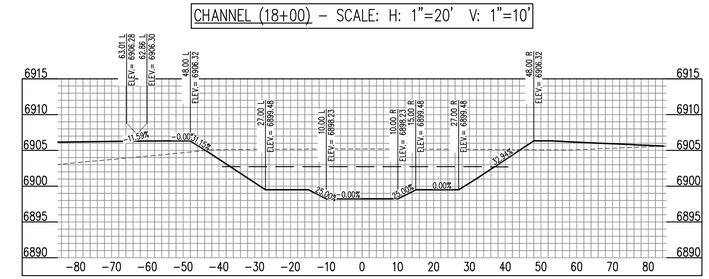
CHANNEL (13+00) – SCALE: H: 1"=20' V: 1"=10'



CHANNEL (18+00) – SCALE: H: 1"=20' V: 1"=10'



CHANNEL (14+00) – SCALE: H: 1"=20' V: 1"=10'



CHANNEL (19+00) – SCALE: H: 1"=20' V: 1"=10'

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#	Date	Issue / Description	Init.

Project No:	CLH000023
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Date:	01/14/2022

SOUTH CHANNEL SECTIONS

C6.4