

A TRACT OF LAND LOCATED IN PORTIONS OF
SEC. 8 & SEC. 9, T 15 S, R 65 W OF THE 6TH P.M.,
EL PASO COUNTY, COLORADO



REVISÉ 7/07/10

1. CONSTRUCTION MAY NOT COMMENCE UNTIL A CONSTRUCTION PERMIT IS OBTAINED FROM DEVELOPMENT SERVICES AND A PRECONSTRUCTION CONFERENCE IS HELD WITH DEVELOPMENT SERVICES INSPECTIONS.
2. STORMWATER DISCHARGES FROM CONSTRUCTION SITES SHALL NOT CAUSE OR THREATEN TO CAUSE EROSION, POLLUTATION, OR DEGRADATION OF STATE WATERS OR WETLANDS 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 SPECIFICATIONS OF THE CALIFORNIA EROSION CONTROL VECTORING AND THE PASCO COUNTY STANDARDS, INCLUDING THE LAND DEVELOPMENT CODE, THE ENGINEERING CRITERIA MANUAL, THE DRAINAGE CRITERIA MANUAL, AND THE DRAINAGE CRITERIA MANUAL VOLUME 2. ANY DEVIATIONS TO REGULATIONS AND STANDARDS MUST BE REQUESTED, AND APPROVED, IN WRITING.
4. A SEPARATE STORMWATER MANAGEMENT PLAN (SWMP) FOR THIS PROJECT SHALL BE COMPLETED AND AN EROSION AND STORMWATER QUALITY CONTROL PERMIT (ESQCP) ACQUIRED 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 PRELIMINARY EROSION CONTROL DISTURBANCE RECORD SHALL BE MAINTAINED. THE SWMP IS HELD 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 THE END OF EACH EARTH DISTURBANCE. EROSION CONTROL MEASURES FOR 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 INTERMEDIATE STOPPAGE OF EARTH DISTURBANCE. EROSION CONTROL MEASURES SHALL BE COMPLETED AND 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. THE EROSION CONTROL 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 AN ACCEPTABLE SOIL EROSION AND SEDIMENT CONTROL MEASURE 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 MAINTAINED 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 EROSION OF ANY EARTH DISTURBANCE LAND SHALL BE LIMITED TO THE SHORTEST PRACTICAL PERIOD OF TIME.
11. ANY EROSION OR PERMANENT FACILITY DESIGN AND CONSTRUCTION FOR THE CONFORMANCE OF STORMWATER MANAGEMENT THROUGHOUT 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 IS TO 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. USES IN ACCORDANCE WITH AN APPROVED TRAFFIC CONTROL PLAN. BMP'S MAY BE REQUIRED BY THE PUBLIC WORKS DEPARTMENT OR 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 SLAB, BUILDING MATERIALS, 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 MANNER. ALL MATERIALS STORED ON-SITE SHALL BE STORED IN A NEAT, ORDERLY SEQUENCE, 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 BE ADEQUATE PROTECTION SO AS TO CONTAIN ALL SPILLS AND PREVENT ANY SPILLED MATERIAL FROM ENTERING STATE WATERWAYS, 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 ANY CONSTRUCTION. (EPCRA, RCRA, CWA, CDPRA, 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 PERMITEE 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 KUMAR AND ASSOCIATES AND SHALL BE CONSIDERED A PART OF THESE PLANS.

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

(WATERVIEW NORTH)

BEGINNING AT THE NORTH 1/4 CORNER OF SAID SECTION 9;

THE FOLLOWING SEVEN (7) COURSES ARE ON SAID RIGHT-OF-WAY LINE AND THE NORTHEASTERLY RIGHT-OF-WAY LINE OF POWERS BOULEVARD DESCRIBED IN SAID BOOK 5307 AT PAGE 1472 (NOW HIGHWAY 21):

- 1) THENCE S89°30'29"W A DISTANCE OF 4.29 FEET TO A POINT OF CURVE TO THE LEFT;
- 2) THENCE ON SAID CURVE, HAVING A RADIUS OF 2969.79 FEET, AN ARC LENGTH OF 785.85 FEET, A DELTA ANGLE OF 15°09'41", WHOSE LONG CHORD BEARS S81°55'38"W A DISTANCE OF 783.56 FEET;
- 3) THENCE S74°20'48"W A DISTANCE OF 952.02 FEET TO A POINT OF CURVE TO THE RIGHT;
- 4) THENCE ON SAID CURVE, HAVING A RADIUS OF 2759.79 FEET, AN ARC LENGTH OF 625.43 FEET, A DELTA ANGLE OF 12°59'05", WHOSE LONG CHORD BEARS S80°50'19"W A DISTANCE OF 624.10 FEET;
- 5) THENCE S87°19'53"W A DISTANCE OF 64.33 FEET TO A POINT OF CURVE TO THE RIGHT;
- 6) THENCE ON SAID CURVE, HAVING A RADIUS OF 150.00 FEET, AN ARC LENGTH OF 216.56 FEET, A DELTA ANGLE OF 82°43'14", WHOSE LONG CHORD BEARS N 51°18'28" W A DISTANCE OF 198.24 FEET TO A POINT OF REVERSE CURVE TO THE LEFT;
- 7) THENCE ON SAID CURVE, HAVING A RADIUS OF 2105.00 FEET, AN ARC LENGTH OF 2947.69 FEET, A DELTA ANGLE OF 80°03'37", WHOSE LONG CHORD BEARS N50°03'51"W A DISTANCE OF 2712.68 FEET TO THE NORTH LINE OF THE NE ¼ OF SAID SECTION 8;
- THENCE N89°34'04"E ON SAID NORTH LINE, A DISTANCE OF 1967.80 FEET TO THE NE CORNER OF SAID SECTION 8;
- THENCE S89°51'23"E ON THE NORTH LINE OF THE NW ¼ OF SAID SECTION 9, A DISTANCE OF 2636.19 FEET TO THE POINT OF BEGINNING.

PARCEL CONTAINS 5,075,954 SQUARE FEET OR 116.528 ACRES MORE OR LESS

THIS GRADING AND EROSION CONTROL PLAN WAS PREPARED UNDER MY DIRECTION AND SUPERVISION AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. SAID PLAN HAS BEEN PREPARED ACCORDING TO THE CRITERIA ESTABLISHED BY THE COUNTY FOR GRADING AND EROSION CONTROL PLANS. I ACCEPT RESPONSIBILITY FOR ANY LIABILITY CAUSED BY ANY NEGLIGENT ACTS, ERRORS OR OMISSIONS ON MY PART IN PREPARING THIS PLAN.

CHARLES K. COTHERN, P.E. 24997

DATE _____

THE OWNER WILL COMPLY WITH THE REQUIREMENTS OF THE EROSION CONTROL PLAN.

OWNER/REPRESENTATIVE

DATE _____

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, 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.

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

DATE _____

THIS GRADING AND EROSION CONTROL PLAN WAS REVIEWED AND FOUND TO MEET THE CHECKLIST REQUIREMENTS EXCEPT WHERE OTHERWISE NOTED OR ALLOWED BY AN APPROVED DEVIATION REQUEST.

REVIEW ENGINEER

DATE _____

| NO. | TITLE |
|-----|-----------------------|
| 1 | COVER SHEET |
| 2 | INDEX MAP |
| 3 | GRADING PLAN (1 OF 5) |
| 4 | GRADING PLAN (2 OF 5) |
| 5 | GRADING PLAN (3 OF 5) |
| 6 | GRADING PLAN (4 OF 5) |
| 7 | GRADING PLAN (5 OF 5) |

PHI REAL ESTATE SERVICES, LLC
200 W CITY CENTER DR., SUITE 500
PUEBLO, CO 81003

CPR ENTITLEMENTS, LLC
31 N. TEJON ST., SUITE 500
COLORADO SPRINGS, CO 80903

SUBDIVIDER/PETITIONER

CPR ENTITLEMENT, LLC
31 N. TEJON ST., SUITE 500
COLORADO SPRINGS, CO 80903

DAKOTA SPRINGS ENGINEERING, LLC
31 N. TEJON ST., SUITE 500
COLORADO SPRINGS, CO 80903

NAME OF SUBDIVISION: WATERVIEW NORTH
 EXISTING ZONING: A-5
 PROPOSED ZONING: CS, I-2, RM-12, RM-30, RS-5000
 PROPOSED USE: DETACHED SINGLE FAMILY RESIDENTIAL DWELLINGS, MULTI-FAMILY
 RESIDENTIAL DWELLINGS AND OPEN SPACE
 AREA (GROSS): 116.53 AC. (22.07 CS, 26.05 I-2, 34.53 RM-12, 10.34 RM-30, 23.54
 RS-5000)
 AREA (NET): 116.53 AC. (19.64 CS, 25.12 I-2, 33.39 RM-12, 10.06 RM-30, 17.19
 RS-5000)
 NO. OF RESIDENTIAL LOTS: 850
 NO. OF ACRES (GROSS): 4.2
 NO. OF ACRES (NET): 5.4
 MINIMUM LOT AREA: VARIES PER ZONE (CONFORMS TO EPC ZONING)
 ALLOWED LOT AREA COVERAGE: VARIES PER ZONE (CONFORMS TO EPC ZONING)
 TYPE OF PAVING: BITUMINOUS PAVEMENT (TYPICAL RESIDENTIAL)
 NOTE: ALL SETBACK INFORMATION PER SPECIFIC ZONE REQUIREMENTS.

DESIGNED BY:
JJM DATE: 06.18.21

DRAWN BY:
JAZ DATE: **09.20.21**

CHECKED BY: _____
DATE: _____

SCALE: _____
HORIZ: _____
VERT: _____
STATION: _____
FROM: _____
TO: _____

**WATERVIEW NORTH PRE-DEVELOPMENT
GRADING & EROSION CONTROL PLAN**

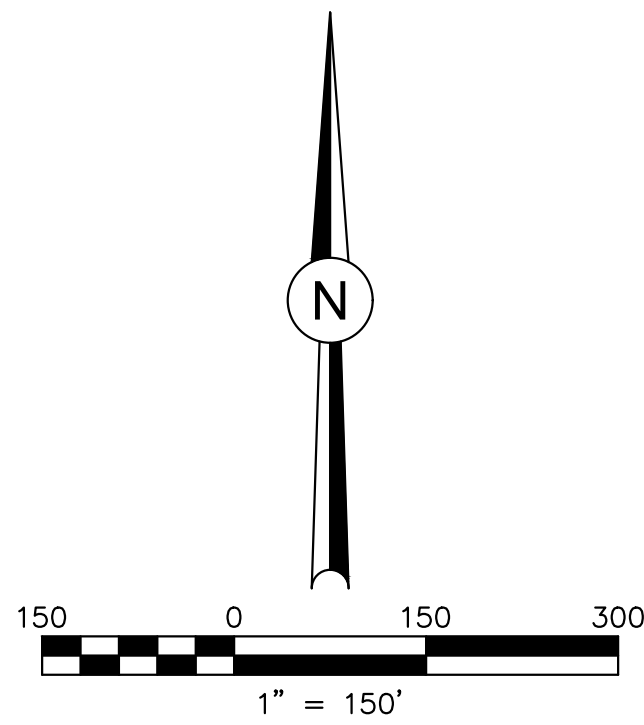
COVER SHEET

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PROJECT NUMBER:
0219-05

SHEET
1 OF 7

Z:\0001-Dakota Springs\02-Waterview Partners\19-05 Waterview North Site\CAD\Plan sheets\Pre-Dev Grading\WVN -- pdg Index 6EC.dwg



ZONE: A-5
RANKIN HOLDINGS LP,
BLUME, EUGENIA M. & BASIL E. TRUST
JUDY R. TIMM

ZONE: --
CITY OF COLORADO SPRINGS

L=216.56'
R=150.00'
D=82°43'18"

S87°19'53"W
11604.41'

ZONE: CS
WATERVIEW EAST DEVELOPMENT, LLC

ZONE: RM-12
FRANK W. HOWARD #2, LLLP

ZONE: RS-5000
COLA, LLC

N89°34'04"E 1967.80'

SHEET 3

L=2947.68' R=2035.00' D=80°33'59"

SHEET 4

LEGACY HILL DR.

SHEET 7

L=625.44' R=2759.79' D=12°59'05"

LEGACY HILL DR.

S74°20'48"W 952.02'

S89°51'23"E 2636.19'

'A' ST.

SHEET 5

SHEET 6

L=785.85' R=2969.79'

S89°30'29"W
11604.41'

S15°09'41"

BLACKNER ST.

S019°32'E 1404.24'

ZONE: I-2
COLORADO CENTRE
METRO DISTRICT

ZONE: PIP2/OR
MARKSHUFFLE-
WOODMEN INVEST, LLC

WATERVIEW NORTH PRE-DEVELOPMENT
GRADING & EROSION CONTROL PLAN

INDEX MAP

DATE

REVISIONS:
NO. DESCRIPTION

PROJECT NUMBER:
0219-05

SHEET
2 OF 7

SCALE:
HORIZ: 1" = 150'

VERT:

STATION:
FROM:

TO:

DESIGNED BY:
JMM DATE: 06.18.21

DRAWN BY:
JAZ DATE: 09.20.21

CHECKED BY:
DATE:

31 N. TEJON, SUITE 518
COLORADO SPRINGS, CO 80903
P: (719) 227-7388
F: (719) 227-7392

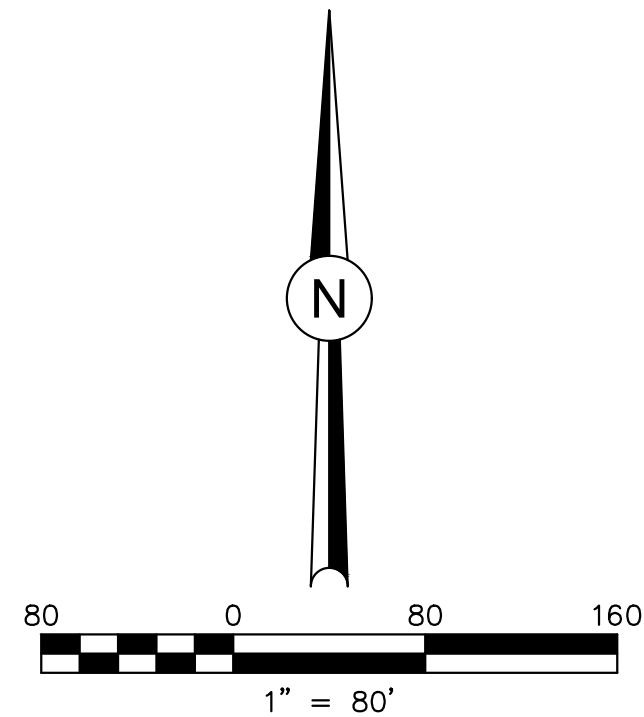
DSE Dakota Springs
Engineering

811
719-377-0002

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

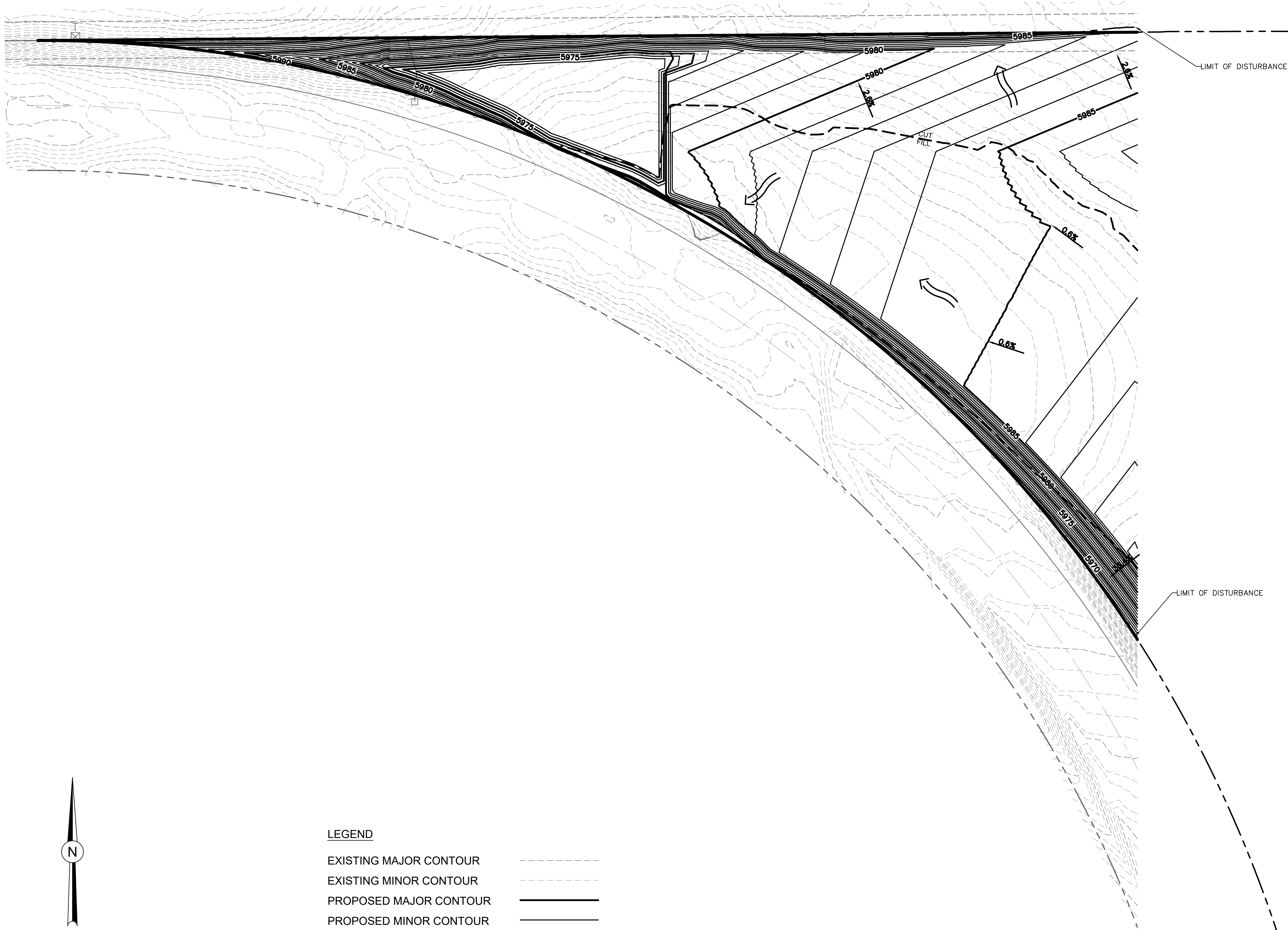
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| PROPOSED MINOR CONTOUR | ===== |
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WATERVIEW NORTH PRE-DEVELOPMENT
GRADING & EROSION CONTROL PLAN

GRADING PLAN (1 OF 5)

SCALE: 1" = 80'
HORIZ: 1" = 80'
VERT: 1" = 80'
STATION: FROM: TO:

DESIGNED BY: JIM DATE: 06.18.21
DRAWN BY: JAZ DATE: 09.20.21
CHECKED BY: DATE:

DSE Dakota Springs
Engineering

31 N. TEJON, SUITE 518
COLORADO SPRINGS, CO 80903
P: (719) 227-7388
F: (719) 227-7392

JCAD
719-377-0002



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

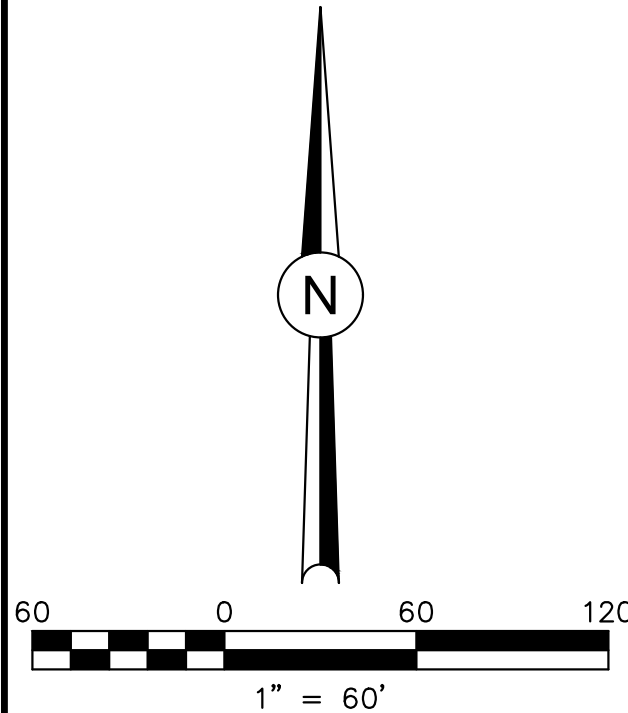
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PROJECT NUMBER: 0219-05

SHEET 3 OF 7

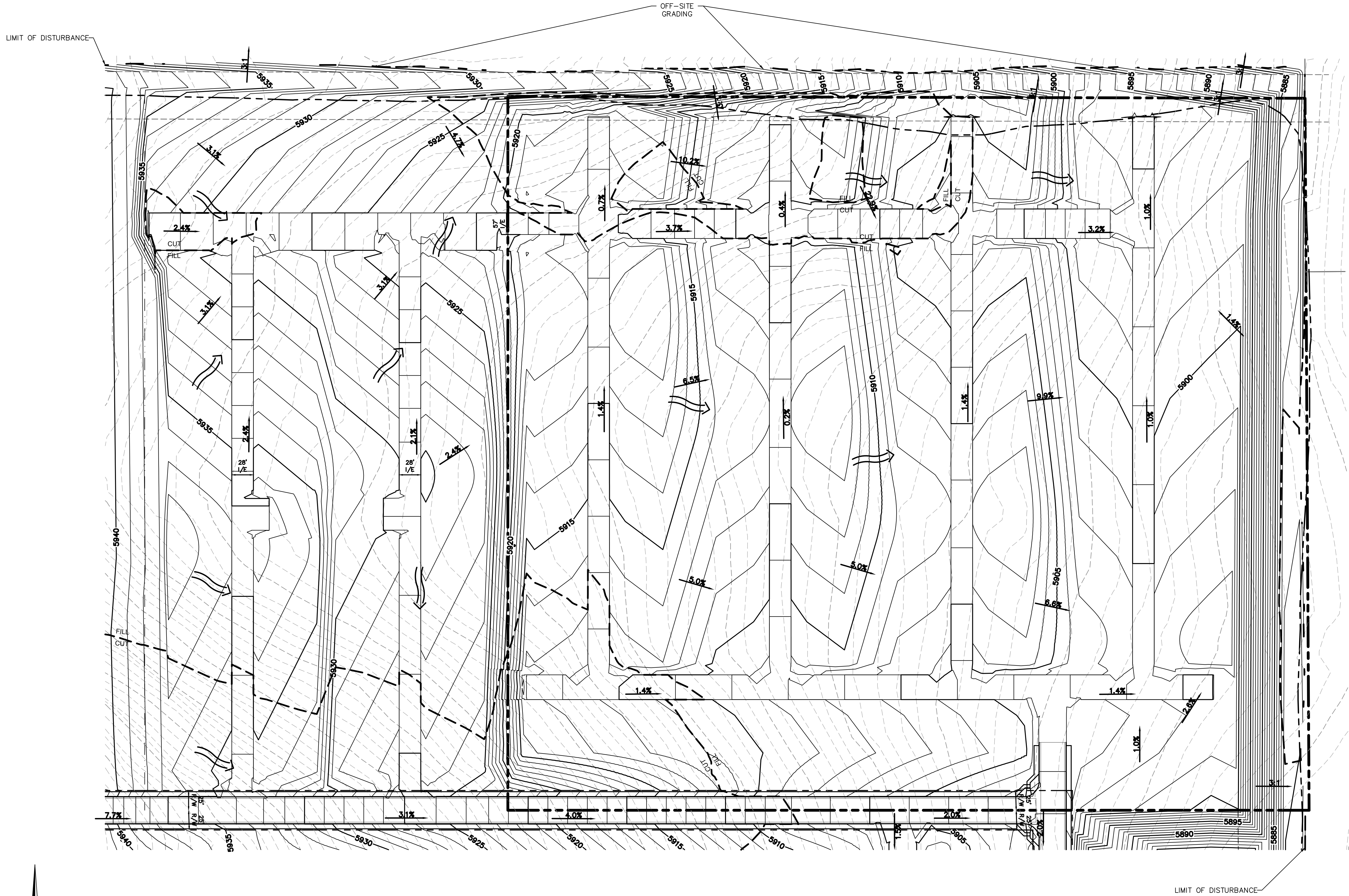
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LEGEND

- EXISTING MAJOR CONTOUR -----
- EXISTING MINOR CONTOUR - - - - -
- PROPOSED MAJOR CONTOUR =====
- PROPOSED MINOR CONTOUR - - - - -
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WATERVIEW NORTH PRE-DEVELOPMENT
GRADING & EROSION CONTROL PLAN

GRADING PLAN (3 OF 5)

| REVISIONS: | DATE |
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| NO. DESCRIPTION | |
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0219-05

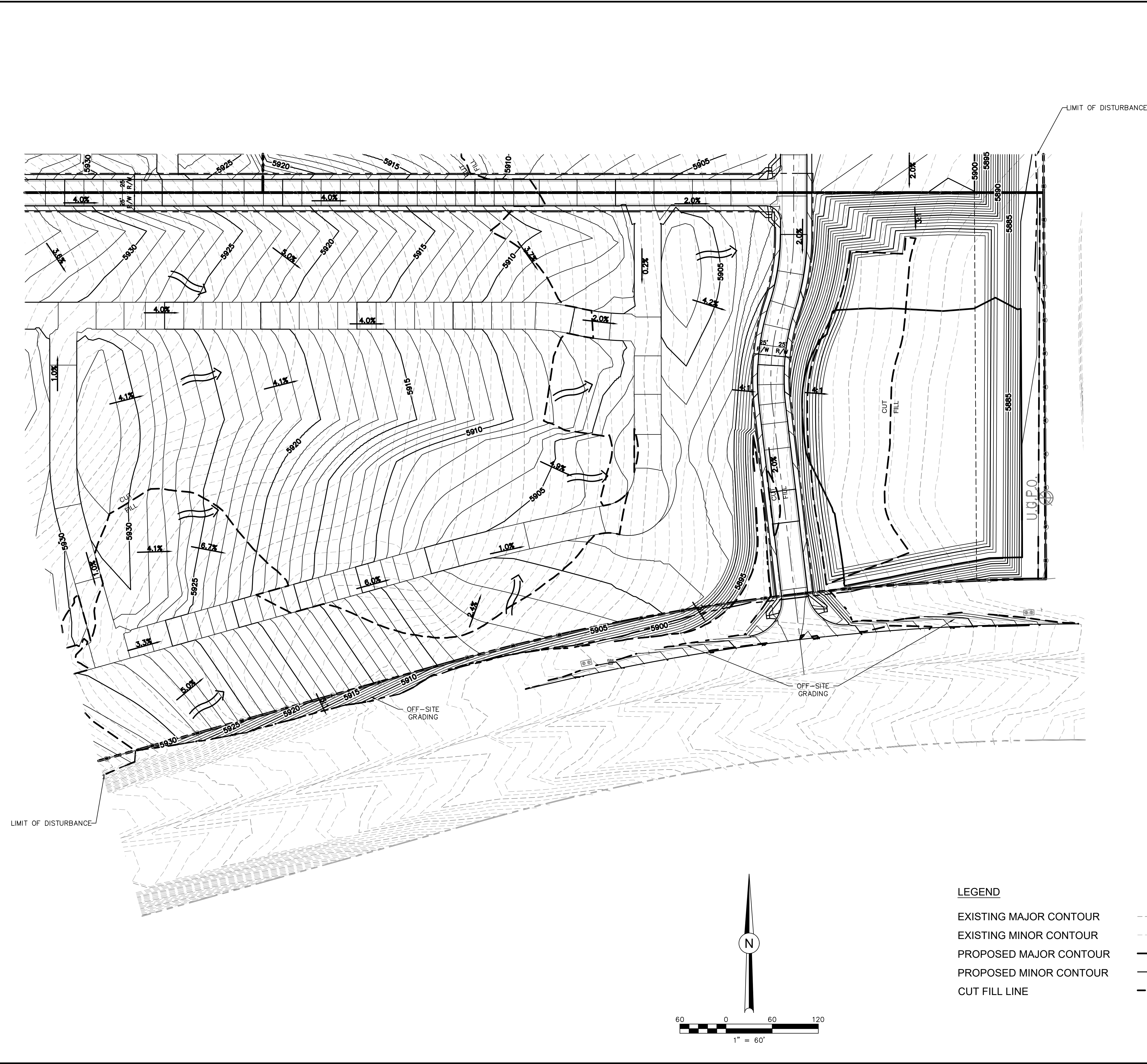
DESIGNED BY: **JM** DATE: **06.18.21**
DRAWN BY: **JAZ** DATE: **09.20.21**
CHECKED BY: DATE:

SCALE: **1" = 60'**
HORIZ: VERT: STATION: FROM: TO:

DSE *Dakota Springs Engineering*
31 N. TEJON, SUITE 518
COLORADO SPRINGS, CO 80903
P: (719) 227-7388
F: (719) 227-7392



J-CAD
719-377-0002



| | | | | | | | | | |
|---|--|--|--|--|--|-----------------|--|--|--|
| | | | | | | | | 31 N. TECON, SUITE 518 COLORADO SPRINGS, CO 80903 TEL: (719) 227-7392 F: (719) 227-7392 | |
| | | | | | | | | Know what's below. Call 811 before you dig. | |
| DESIGNED BY: | | | | | | JM | | DATE: 06.18.21 | |
| DRAWN BY: | | | | | | JAZ | | DATE: 09.20.21 | |
| CHECKED BY: | | | | | | | | | |
| | | | | | | SCALE: | | DATE: | |
| WATERVIEW NORTH PRE-DEVELOPMENT GRADING & EROSION CONTROL PLAN | | | | | | HORIZ: 1" = 60' | | | |
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| | | | | | | FROM: | | | |
| GRADING PLAN (4 OF 5) | | | | | | TO: | | | |
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| REVISIONS: | | | | | | NO. | | DATE | |
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| PROJECT NUMBER: | | | | | | 0210-05 | | | |
| SHEET | | | | | | 6 | | OF 7 | |

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LEGEND

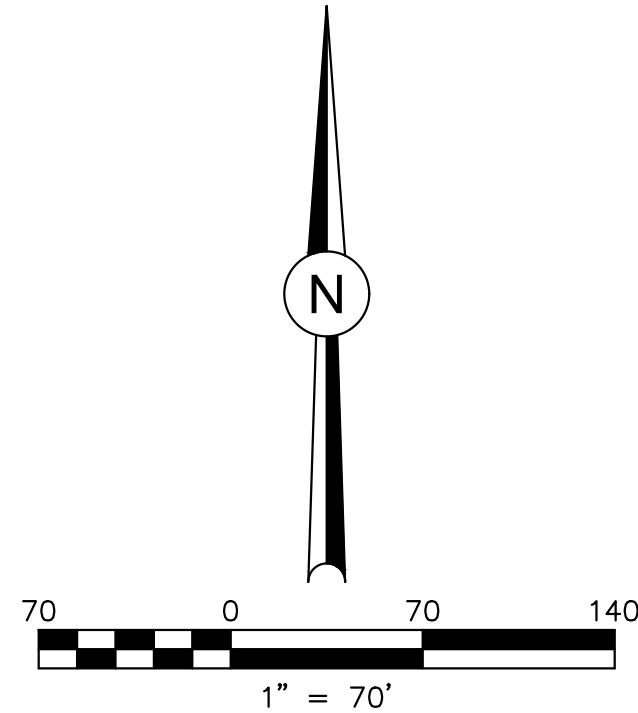
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EXISTING MINOR CONTOUR

PROPOSED MAJOR CONTOUR

PROPOSED MINOR CONTOUR

CUT FILL LINE



DESIGNED BY: **JM** DATE: **06.18.21**

DRAWN BY: **JAZ** DATE: **09.20.21**

CHECKED BY: DATE:

SCALE: HORIZ: **1" = 70'**

VERT: **1" = 10'**

STATION: FROM: TO:

WATERVIEW NORTH PRE-DEVELOPMENT GRADING & EROSION CONTROL PLAN

GRADING PLAN (5 OF 5)

REVISIONS: NO. DESCRIPTION DATE

PROJECT NUMBER: **0219-05**

SHEET **7** OF **7**

PCD NO:

7 OF 7

DSE Dakota Springs Engineering

31 N. TEJON, SUITE 518
COLORADO SPRINGS, CO 80903
P: (719) 227-7388
F: (719) 227-7392

811

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