WINSOME FILING NO. 2
CONSTRUCTION DOCUMENTS

A PORTION OF SECTIONS 13 AND 24, TOWNSHIP 11 SOUTH, RANGE 65 SOUTH, AND
A PORTION OF THE WEST HALF SECTON 19, TOWNSHIP 11 SOUTH, RANGE 64 WEST OF THE 6TH P.M
COUNTY OF EL PASO, STATE OF COLORADO

CONTACTS:

DEVELOPER:
WINSOME, LLC
1864 WOODMOOR DRIVE, SUITE 100
MONUMENT, CO 80132
TEL: (719) 476-0800
CONTACT: JOSEPH DESJARDIN

PLANNER/LANDSCAPE ARCHITECT:
NES, INC
619 N CASCADE AVENUE, SUITE 200
COLORADO SPRINGS, CO 80903
TEL: (719) 471-0073
EMAIL: ABARLOW@NESCOLORADO.COM
CONTACT: ANDREA BARLOW

ENGINEER:
KIMLEY-HORN AND ASSOCIATES, INC.
2 NORTH NEVADA, SUITE 300
COLORADO SPRINGS, CO 80903
(719) 453-0180
EMAIL: KEVIN.KOFFORD@KIMLEY-HORN.COM
CONTACT: KEVIN KOFFORD

SURVEY:
EDWARD JAMES SURVEYING, INC.
926 ELKTON DRIVE
COLORADO SPRINGS, CO 80907
TEL: (719) 576-1216
CONTACT: JONATHAN TESSIN

EL PASO COUNTY PLANNING DEPARTMENT
2880 INTERNATIONAL CIRCLE, SUITE 110
COLORADO SPRINGS, CO 80910

PLANNING REVIEWER:
NINA RUIZ
TEL: (719) 520-6313
EMAIL: NINARUIZ@ELPASOCO.COM

ENGINEERING REVIEWER:
GILBERT LAFORCE
TEL: (719) 520-7945
EMAIL: GILBERTLAFORCE@ELPASOCO.COM

EPC DPW STORMWATER TEAM:
CHRISTINA FURCHAK
(719) 433-4863
EMAIL: CHRISTINAFURCHAK@ELPASOCO.COM

EPC PCD INSPECTIONS SUPERVISOR:
TEM: BRAD WALTERS
(719) 520-6819
EMAIL: BRADWALTERS@ELPASOCO.COM

FALCON FIRE DEPARTMENT:
AREA: FAL D2
FIRE CHIEF T. HARWIG
7030 OLD MERIDIAN ROAD
PAYTON, CO 80831
TEL: (719) 495-4050

EMAIL: FALCONFIRE@FALCONFIREPD.ORG
COLORADO DEPARTMENT OF PUBLIC HEALTH AND ENVIRONMENT:
WATER QUALITY CONTROL DIVISION
4300 CHERRY CREEK DRIVE SOUTH
DENVER, CO 80246
TEL: (303) 692-3500

NORTH

VICINITY MAP
1"=2,000'

SHEET INDEX	
SHEET NO.	SHEET TITLE
01	COVER
02	GENERAL NOTES AND CROSS SECTIONS
03	HORIZONTAL CONTROL
04	GRADING PLAN
05	GRADING PLAN
06	GRADING PLAN
07	GRADING PLAN
08	EARLY LIGHT DRIVE ROADWAY PLAN AND PROFILE
09	EARLY LIGHT DRIVE ROADWAY PLAN AND PROFILE
10	EARLY LIGHT DRIVE ROADWAY PLAN AND PROFILE
11	FLAPJACK LN ROADWAY PLAN AND PROFILE
12	WOODRIDGE ROADWAY PLAN AND PROFILE
13	ALAMAR WAY ROADWAY PLAN AND PROFILE
14	ALAMAR WAY ROADWAY PLAN AND PROFILE
15	ALAMAR WAY ROADWAY PLAN AND PROFILE
16	RAMBLING RD ROADWAY PLAN AND PROFILE
17	RAMBLING RD ROADWAY PLAN AND PROFILE
18	TWINKLING STAR LN ROADWAY PLAN AND PROFILE
19	CUL-DE-SAC PLAN AND PROFILES
20	ON-SITE STRIPING & SIGNAGE PLAN
21	CUT FILL MAP
22	FINAL GEC PLAN
23	FINAL GEC PLAN
24	FINAL GEC PLAN
25	FINAL GEC PLAN
26	ROADSIDE DITCH PLAN
27	CHANNEL PROFILES
28	CULVERT PLANS
29	CULVERT PLANS
30	POND 5 OVERVIEW
31	POND 5 DETAILS
32	HODGEN ROAD PLAN AND PROFILE
33	HODGEN ROAD CROSS SECTIONS
34	HODGEN ROAD CROSS SECTIONS
35	HODGEN ROAD SIGNAGE AND STRIPING
36	EROSION CONTROL DETAILS
37	EROSION CONTROL DETAILS
38	EROSION CONTROL DETAILS

LEGAL DESCRIPTION

COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 24, SAID POINT BEING THE POINT OF BEGINNING; THENCE N00°14'25"E ON THE WEST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 24, SAID LINE ALSO BEING ON THE WEST BOUNDARY OF PARCEL 4, AS RECORDED UNDER RECEPTION NUMBER 218900072, A DISTANCE OF 2636.99 FEET TO THE NORTHWEST CORNER OF SAID SECTION 24; THENCE N89°21'38"E ON THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 24, A DISTANCE OF 2633.02 FEET TO THE NORTH QUARTER CORNER OF SAID SECTION 24; THENCE N00°10'29"E ON THE WEST LINE OF THE SOUTH HALF OF THE SOUTH EAST QUARTER OF SECTION 13, TOWNSHIP 11 SOUTH, RANGE 65 WEST, A DISTANCE OF 1321.95 FEET TO THE NORTHWEST CORNER OF THE SOUTH HALF OF THE SOUTHEAST QUARTER OF SAID SECTION 13; THENCE N89°20'26"E ON THE NORTH LINE OF THE SOUTH HALF OF THE SOUTHEAST QUARTER OF SAID SECTION 13, A DISTANCE OF 1873.37 FEET; THENCE S00°34'43"W A DISTANCE OF 2,706.21 FEET; THENCE S89°15'17"E A DISTANCE OF 769.17 FEET TO A POINT ON THE WEST LINE OF SECTION 19 TOWNSHIP 11 SOUTH, RANGE 64 WEST; THENCE S89°15'18"E A DISTANCE OF 1,158.32 FEET TO THE EAST LINE OF THE WEST HALF OF THE WEST HALF OF SAID SECTION 19 ; THENCE S00°17'06"W ON THE EAST LINE OF THE WEST HALF OF THE WEST HALF OF SAID SECTION 19, A DISTANCE OF 3,838.66 FEET TO A POINT 30.00 FEET NORTH OF THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 19; THENCE S89°55'06"W, ON A LINE 30.00 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 19, ON SAID NORTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 30.00 FEET TO A POINT ON THE BOUNDARY LINE PARCEL NUMBER RW-36 AS SHOWN IN THE WARRANTY DEED AS RECORDED UNDER RECEPTION NUMBER 213096397; THENCE ON THE BOUNDARY OF SAID PARCEL THE FOLLOWING (3) THREE COURSES:

1. N00°17'06"E, 30.00 WEST OF AND PARALLEL WITH THE EAST LINE OF THE WEST HALF OF THE WEST HALF OF SAID SECTION 19, A DISTANCE OF 5.25 FEET
2. N89°47'54"W A DISTANCE OF 368.05 FEET
3. S89°14'50"W A DISTANCE OF 603.68 FEET TO A POINT BEING 30.00 FEET NORTH OF THE SOUTH LINE OF SOUTHWEST QUARTER OF SAID SECTION 19;

THENCE S89°55'06"W ON A LINE 30.00 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 19, ON SAID NORTHERLY RIGHT-OF-WAY LINE A DISTANCE OF 173.03 FEET TO A POINT ON THE EAST LINE OF SAID SECTION 24; THENCE S89°30'15"W ON A LINE 30.00 NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID SECTION 24, A DISTANCE OF 5238.44 FEET TO A POINT ON THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 24; THENCE N00°14'17"E ON THE WEST LINE OF SOUTHWEST QUARTER A DISTANCE OF 2,606.92 FEET TO THE POINT OF BEGINNING.

CONTAINING A CALCULATED AREA OF 33,455,315 SQUARE FEET OR 768.028 ACRES.
COLORADO.

BENCHMARK

A 2.5" ALUMINUM CAP BEING A 30 FOOT WITNESS CORNER NORTH OF THE SOUTHWEST CORNER OF SECTION 24, TOWNSHIP 11 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN.

BASIS OF BEARINGS

THE WEST LINE OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 11 SOUTH, RANGE 65 WEST OF THE 6TH/ PRINCIPAL MERIDIAN BEING MONUMENTED ON THE SOUTHERLY END BY A 2-1/2" ALUMINUM CAP STAMPED "LS 28658" AND AT THE NORTHERLY END BY A 3-1/2" ALUMINUM CAP STAMPED "LS 12103" BEING ASSUMED TO BEAR N00°14'25"E A DISTANCE OF 2636.99 FEET AS SHOWN IN LAND SURVEY PLAT RECORDED UNDER RECEPTION 218900072 RECORDS OF EL PASO COUNTY.

FLOODPLAIN NOTE

FEDERAL EMERGENCY MANAGEMENT AGENCY, FLOOD INSURANCE RATE MAP, MAP NUMBER 08041C0350G, EFFECTIVE DECEMBER 7, 2018 INDICATES THE AREA IN THE VICINITY OF THIS PARCEL OF LAND TO BE IN ZONE X (AREA DETERMINED TO BE OUT OF THE 500 YEAR FLOODPLAIN). A CONDITIONAL LETTER OF MAP REVISION HAS BEEN PROCESSED AND APPROVED FOR THIS REACH OF WEST KIOWA CREEK.

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 SPECIFIED IN THESE DETAILED PLANS AND SPECIFICATIONS.

OWNER SIGNATURE DATE

JOE DESJARDIN, DIRECTOR OF ENTITLEMENTS
WINSOME, LLC
1864 WOODMOOR DRIVE, SUITE 100
MONUMENT, CO 80132

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.

KEVIN KOFFORD, PE (CO #57234) – KIMLEY-HORN AND ASSOCIATES, INC. 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 DIRECTOR'S DISCRETION.

JENNIFER IRVINE, PE COUNTY ENGINEER/ECM ADMINISTRATOR DATE

PCD FILE NO. SF2115

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE: ____

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

COVER

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC
EL PASO COUNTY CO

SHEET NUMBER
01

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:COVER September 14, 2021 05:40:45pm K:\DEN_Civil\196100600_Winsome P2\CADD\PlanSheets\019610600D_CV.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

EL PASO COUNTY GRADING AND EROSION CONTROL PLAN NOTES

1. 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.
2. 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.
3. 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. MANAGEMENT OF THE SWMP DURING CONSTRUCTION IS THE RESPONSIBILITY OF THE DESIGNATED QUALIFIED STORMWATER MANAGER OR CERTIFIED EROSION CONTROL INSPECTOR. THE SWMP SHALL BE LOCATED ON SITE AT ALL TIMES DURING CONSTRUCTION AND SHALL BE KEPT UP TO DATE WITH WORK PROGRESS AND CHANGES IN THE FIELD.
4. ONCE THE ESQCP IS APPROVED AND A "NOTICE TO PROCEED" HAS BEEN ISSUED, THE CONTRACTOR MAY INSTALL THE INITIAL STAGE EROSION AND SEDIMENT CONTROL MEASURES AS INDICATED ON THE APPROVED 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 STAFF.
5. CONTROL MEASURES MUST BE INSTALLED PRIOR TO COMMENCEMENT OF ACTIVITIES THAT COULD CONTRIBUTE POLLUTANTS TO STORMWATER. CONTROL MEASURES FOR ALL SLOPES, CHANNELS, DITCHES, AND DISTURBED LAND AREAS SHALL BE INSTALLED IMMEDIATELY UPON COMPLETION OF THE DISTURBANCE.
6. ALL TEMPORARY SEDIMENT AND EROSION CONTROL MEASURES SHALL BE MAINTAINED AND REMAIN IN EFFECTIVE OPERATING CONDITION UNTIL PERMANENT SOIL EROSION CONTROL MEASURES ARE IMPLEMENTED AND FINAL STABILIZATION IS ESTABLISHED. ALL PERSONS ENGAGED IN LAND DISTURBANCE ACTIVITIES SHALL ASSESS THE ADEQUACY OF CONTROL MEASURES AT THE SITE AND IDENTIFY IF CHANGES TO THOSE CONTROL MEASURES ARE NEEDED TO ENSURE THE CONTINUED EFFECTIVE PERFORMANCE OF THE CONTROL MEASURES. ALL CHANGES TO TEMPORARY SEDIMENT AND EROSION CONTROL MEASURES MUST BE INCORPORATED INTO THE STORMWATER MANAGEMENT PLAN.
7. TEMPORARY STABILIZATION SHALL BE IMPLEMENTED ON DISTURBED AREAS AND STOCKPILES WHERE GROUND DISTURBING CONSTRUCTION ACTIVITY HAS PERMANENTLY CEASED OR TEMPORARILY CEASED FOR LONGER THAN 14 DAYS.
8. FINAL STABILIZATION MUST BE IMPLEMENTED AT ALL APPLICABLE CONSTRUCTION SITES. FINAL STABILIZATION IS ACHIEVED WHEN ALL GROUND DISTURBING ACTIVITIES ARE COMPLETE AND ALL DISTURBED AREAS EITHER HAVE A UNIFORM VEGETATIVE COVER WITH INDIVIDUAL PLANT DENSITY OF 70 PERCENT OF PRE-DISTURBANCE LEVELS ESTABLISHED OR EQUIVALENT PERMANENT ALTERNATIVE STABILIZATION METHOD IS IMPLEMENTED. ALL TEMPORARY SEDIMENT AND EROSION CONTROL MEASURES SHALL BE REMOVED UPON FINAL STABILIZATION AND BEFORE PERMIT CLOSURE.
9. ALL PERMANENT STORMWATER MANAGEMENT FACILITIES SHALL BE INSTALLED AS DESIGNED IN THE APPROVED PLANS. ANY PROPOSED CHANGES THAT EFFECT THE DESIGN OR FUNCTION OF PERMANENT STORMWATER MANAGEMENT STRUCTURES MUST BE APPROVED BY THE ECM ADMINISTRATOR PRIOR TO IMPLEMENTATION.
10. EARTH DISTURBANCES SHALL BE CONDUCTED IN SUCH A MANNER SO AS TO EFFECTIVELY MINIMIZE 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. PRE-EXISTING VEGETATION SHALL BE PROTECTED AND MAINTAINED WITHIN 50 HORIZONTAL FEET OF A WATERS OF THE STATE UNLESS SHOWN TO BE INFEASIBLE AND SPECIFICALLY REQUESTED AND APPROVED.
11. COMPACTION OF SOIL MUST BE PREVENTED IN AREAS DESIGNATED FOR INFILTRATION CONTROL MEASURES OR WHERE FINAL STABILIZATION WILL BE ACHIEVED BY VEGETATIVE COVER. AREAS DESIGNATED FOR INFILTRATION CONTROL MEASURES SHALL ALSO BE PROTECTED FROM SEDIMENTATION DURING CONSTRUCTION UNTIL FINAL STABILIZATION IS ACHIEVED. IF COMPACTION PREVENTION IS NOT FEASIBLE DUE TO SITE CONSTRAINTS, ALL AREAS DESIGNATED FOR INFILTRATION AND VEGETATION CONTROL MEASURES MUST BE LOOSENED PRIOR TO INSTALLATION OF THE CONTROL MEASURE(S).
12. ANY TEMPORARY OR PERMANENT FACILITY DESIGNED AND CONSTRUCTED FOR THE CONVEYANCE OF STORMWATER AROUND, THROUGH, OR FROM THE EARTH DISTURBANCE AREA SHALL BE A STABILIZED CONVEYANCE DESIGNED TO MINIMIZE EROSION AND THE DISCHARGE OF SEDIMENT OFF SITE.
13. CONCRETE WASH WATER SHALL BE CONTAINED AND DISPOSED OF IN ACCORDANCE WITH THE SWMP. NO WASH WATER SHALL BE DISCHARGED TO OR ALLOWED TO ENTER STATE WATERS, INCLUDING ANY SURFACE OR SUBSURFACE STORM DRAINAGE SYSTEM OR FACILITIES. CONCRETE WASHOUTS SHALL NOT BE LOCATED IN AN AREA WHERE SHALLOW GROUNDWATER MAY BE PRESENT, OR WITHIN 50 FEET OF A SURFACE WATER BODY, CREEK OR STREAM.
14. DURING DEWATERING OPERATIONS OF UNCONTAMINATED GROUND WATER MAY BE DISCHARGED ON SITE, BUT SHALL NOT LEAVE THE SITE IN THE FORM OF SURFACE RUNOFF UNLESS AN APPROVED STATE DEWATERING PERMIT IS IN PLACE.
15. EROSION CONTROL BLANKETING OR OTHER PROTECTIVE COVERING SHALL BE USED ON SLOPES STEEPER THAN 3:1.
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. 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. CONTROL MEASURES MAY BE REQUIRED BY EL PASO COUNTY ENGINEERING IF DEEMED NECESSARY, BASED ON SPECIFIC CONDITIONS AND CIRCUMSTANCES.
18. TRACKING OF SOILS AND CONSTRUCTION DEBRIS OFF-SITE SHALL BE MINIMIZED. MATERIALS TRACKED OFF-SITE SHALL BE CLEANED UP AND PROPERLY DISPOSED OF IMMEDIATELY.
19. THE OWNER/DEVELOPER SHALL BE RESPONSIBLE FOR THE REMOVAL OF ALL CONSTRUCTION DEBRIS, DIRT, TRASH, ROCK, SEDIMENT, SOIL, AND SAND THAT MAY ACCUMULATE IN ROADS, STORM DRAINS AND OTHER DRAINAGE CONVEYANCE SYSTEMS AND STORMWATER APPURTENANCES AS A RESULT OF SITE DEVELOPMENT.
20. 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.
21. NO CHEMICAL(S) HAVING THE POTENTIAL TO BE RELEASED IN STORMWATER ARE TO BE STORED OR USED ONSITE UNLESS PERMISSION FOR THE USE OF SUCH CHEMICAL(S) IS GRANTED IN WRITING BY THE ECM ADMINISTRATOR. IN GRANTING APPROVAL FOR THE USE OF SUCH CHEMICAL(S), SPECIAL CONDITIONS AND MONITORING MAY BE REQUIRED.
22. BULK STORAGE OF ALLOWED PETROLEUM PRODUCTS OR OTHER ALLOWED LIQUID CHEMICALS IN EXCESS OF 55 GALLONS SHALL REQUIRE ADEQUATE SECONDARY CONTAINMENT PROTECTION TO CONTAIN ALL SPILLS ONSITE AND TO PREVENT ANY SPILLED MATERIALS FROM ENTERING STATE WATERS, ANY SURFACE OR SUBSURFACE STORM DRAINAGE SYSTEM OR OTHER FACILITIES.
23. NO PERSON SHALL CAUSE THE IMPEDIMENT OF STORMWATER FLOW IN THE CURB AND GUTTER OR DITCH EXCEPT WITH APPROVED SEDIMENT CONTROL MEASURES.
24. OWNER/DEVELOPER AND THEIR AGENTS 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 OF THE LAND DEVELOPMENT CODE, DCM VOLUME II AND THE ECM APPENDIX I. ALL APPROPRIATE PERMITS MUST BE OBTAINED BY THE CONTRACTOR PRIOR TO CONSTRUCTION (1041, NPDES, FLOODPLAIN, 404, FUGITIVE DUST, ETC.). IN THE EVENT OF CONFLICTS BETWEEN THESE REQUIREMENTS AND OTHER LAWS, RULES, OR REGULATIONS OF OTHER FEDERAL, STATE, LOCAL, OR COUNTY AGENCIES, THE MOST RESTRICTIVE LAWS, RULES, OR REGULATIONS SHALL APPLY.
25. ALL CONSTRUCTION TRAFFIC MUST ENTER/EXIT THE SITE ONLY AT APPROVED CONSTRUCTION ACCESS POINTS.
26. PRIOR TO CONSTRUCTION THE PERMITTEE SHALL VERIFY THE LOCATION OF EXISTING UTILITIES.
27. A WATER SOURCE SHALL BE AVAILABLE ON SITE DURING EARTHWORK OPERATIONS AND SHALL BE UTILIZED AS REQUIRED TO MINIMIZE DUST FROM EARTHWORK EQUIPMENT AND WIND.
28. THE SOILS REPORT FOR THIS SITE HAS BEEN PREPARED BY ENTECH ENGINEERING, INC. DATED JANUARY 26, 2021 AND SHALL BE CONSIDERED A PART OF THESE PLANS.
29. AT LEAST TEN (10) DAYS PRIOR TO THE ANTICIPATED START OF CONSTRUCTION, FOR PROJECTS THAT WILL DISTURB ONE (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 NOTES FOR EL PASO COUNTY CONSTRUCTION PLANS

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.

DRAINAGE CHANNEL CROSS SECTIONS

(F) 6' BOTTOM CHANNEL
SCALE: NTS

(G) 10' BOTTOM CHANNEL-WITH TOP BENCH
SCALE: NTS

(H) 10' BOTTOM CHANNEL
SCALE: NTS

TRAIL CROSS SECTION

(I) GRAVEL TRAIL
SCALE: NTS

ROADWAY CROSS SECTIONS

(A) RURAL LOCAL ROADWAY - ROADSIDE DITCH: LEFT AND RIGHT
SCALE: NTS

(B) RURAL LOCAL ROADWAY - ROADSIDE DITCH LEFT ONLY
SCALE: NTS

(C) RURAL LOCAL ROADWAY - ROADSIDE DITCH RIGHT ONLY
SCALE: NTS

(D) RURAL LOCAL ROADWAY - NO ROADSIDE DITCH
SCALE: NTS

(E) RURAL LOCAL ROADWAY - NO ROADSIDE DITCH
SCALE: NTS

*ALL RURAL LOCAL ROADWAY ASSUME 4" ASPHALT PAVEMENT AND 6" ABC

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL ENGINEER
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE: _____

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

GENERAL NOTES AND CROSS SECTIONS

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
02

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:GENERAL NOTES September 14, 2021 09:40:46pm K:\DEN_CIVIL\191060000_Winsome P2\CADD\PlanSheets\019610600_CV.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

BENCHMARK

A 2.5" ALUMINUM CAP BEING A 30 FOOT WITNESS CORNER NORTH OF THE SOUTHWEST CORNER OF SECTION 24, TOWNSHIP 11 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN.

BASIS OF BEARINGS

THE WEST LINE OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 11 SOUTH, RANGE 65 WEST OF THE 6TH/ PRINCIPAL MERIDIAN BEING MONUMENTED ON THE SOUTHERLY END BY A 2-1/2" ALUMINUM CAP STAMPED "LS 28658" AND AT THE NORTHERLY END BY A 3-1/2" ALUMINUM CAP STAMPED "LS 12103" BEING ASSUMED TO BEAR N00°14'25"E A DISTANCE OF 2636.99 FEET AS SHOWN IN LAND SURVEY PLAT RECORDED UNDER RECEPTION 218900072 RECORDS OF EL PASO COUNTY.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn

© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE:

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

HORIZONTAL CONTROL

WINSOME FILING NO. 2

PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
03

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:HC (1) September 14, 2021 05:41:12pm K:\CIV_Civil\019610600 Winsome P2\CADD\PlanSheets\019610600CD_HC.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

NOTES

1. SEE SHEET 2 FOR TYPICAL ROADWAY SECTIONS AND ROADSIDE DITCH CONFIGURATIONS AS LABELED IN PLAN VIEW.

LEGEND

- PROPERTY LINE
- ROW LINE
- UTILITY EASEMENT LINE
- LOT LINE
- LOT # — LOT NUMBER
- PROPOSED RIP RAP
- PROPOSED MAINTENANCE ACCESS ROAD
- CROSS SECTION (SEE SHEET 02)

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE:

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

GRADING PLAN

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
04

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:GD (1.0) September 14, 2021 05:41:52pm K:\DEN_Civil\196100000_Winsome P2\CAD\PlanSheets\019610600GD_GD.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

NOTES

1. SEE SHEET 2 FOR TYPICAL ROADWAY SECTIONS AND ROADSIDE DITCH CONFIGURATIONS AS LABELED IN PLAN VIEW.

LEGEND

- PROPERTY LINE
- ROW LINE
- UTILITY EASEMENT LINE
- LOT LINE
- LOT # — LOT NUMBER
- PROPOSED RIP RAP
- PROPOSED MAINTENANCE ACCESS ROAD
- CROSS SECTION (SEE SHEET 02)

KEYMAP
N.T.S.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE:

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

GRADING PLAN

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
05

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:GD (2.0) September 14, 2021 05:42:02pm K:\DEN_Civil\196106000 Winsome P2\CAD\PlanSheets\019610600GD.dwg
The document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

NOTES

1. SEE SHEET 2 FOR TYPICAL ROADWAY SECTIONS AND ROADSIDE DITCH CONFIGURATIONS AS LABELED IN PLAN VIEW.

LEGEND

- PROPERTY LINE
- ROW LINE
- UTILITY EASEMENT LINE
- LOT LINE
- LOT # — LOT NUMBER
- PROPOSED RIP RAP
- PROPOSED MAINTENANCE ACCESS ROAD
- CROSS SECTION (SEE SHEET 02)

KEYMAP
N.T.S.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn

© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER
57234
DATE: _____

KHA PROJECT
019610600
DATE
08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

GRADING PLAN

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
06

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:GD (3.0) September 14, 2021 09:42:09pm K:\DEN_Civil\019610600_Winsome P2\CADD\PlanSheets\019610600GD.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

NOTES

1. SEE SHEET 2 FOR TYPICAL ROADWAY SECTIONS AND ROADSIDE DITCH CONFIGURATIONS AS LABELED IN PLAN VIEW.

LEGEND

- PROPERTY LINE
- ROW LINE
- UTILITY EASEMENT LINE
- LOT LINE
- LOT # — LOT NUMBER
- PROPOSED RIP RAP
- PROPOSED MAINTENANCE ACCESS ROAD
- CROSS SECTION (SEE SHEET 02)

KEYMAP
N.T.S.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn

© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE:

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

GRADING PLAN

WINSOME FILING NO. 2

PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
07

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:GD (4.0) September 14, 2021 05:42:17pm K:\DEN_Civil\019610600_Winsome P2\CAD\PlanSheets\019610600GD.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

LEGEND

- PROPERTY LINE
- ROW LINE
- UTILITY EASEMENT LINE
- LOT LINE
- LOT # — LOT NUMBER
- PROPOSED DRAINAGE EASEMENT
- CROSS SECTION (SEE SHEET 02)

NOTES

1. SEE SHEET 02 FOR TYPICAL ROADWAY SECTIONS AND ROADSIDE DITCH CONFIGURATIONS AS LABELED IN PLAN VIEW.
2. INSTALL ECB CENTERED IN THE DITCH BOTTOM. 8' WIDE ROLL PROVIDING 4' OF WETTED PERIMETER ON EACH SIDE OF DITCH. USE WESTERN EXCELSIOR COCONUT/STRAW CS-3 OR MINIMUM EQUIVALENT.

GRAPHIC SCALE IN FEET
0 25 50 100

HORIZONTAL 10
VERTICAL 5 3 0

KEYMAP
N.T.S.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn

© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE: _____

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

EARLY LIGHT DRIVE ROADWAY PLAN AND PROFILE

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
08

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:P&P EARLY LIGHT DRIVE (1) September 14, 2021 09:43:10am K:\DEN_Civil\019610600_Winsome P2\CADD\PlanSheets\019610600_RD P&P.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaption by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

GRAPHIC SCALE IN FEET
0 25 50 100

LEGEND

- PROPERTY LINE
- ROW LINE
- UTILITY EASEMENT LINE
- LOT LINE
- LOT # — LOT NUMBER
- PROPOSED DRAINAGE EASEMENT
- CROSS SECTION (SEE SHEET 02)

NOTES

1. SEE SHEET 02 FOR TYPICAL ROADWAY SECTIONS AND ROADSIDE DITCH CONFIGURATIONS AS LABELED IN PLAN VIEW.
2. INSTALL ECB CENTERED IN THE DITCH BOTTOM. 8' WIDE ROLL PROVIDING 4' OF WETTED PERIMETER ON EACH SIDE OF DITCH. USE WESTERN EXCELSIOR COCONUT/STRAW CS-3 OR MINIMUM EQUIVALENT.
3. CLEAR ZONE DISTANCE FOR LOCAL ROADS WITH A POSTED SPEED OF 30 MPH IS 7'. ALL HEADWALLS ARE TO BE OUTSIDE THE CLEAR ZONE.

GRAPHIC SCALE IN FEET
0 25 50 100
HORIZONTAL
VERTICAL 10 5 3 0

KEYMAP
N.T.S.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE: ____

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

EARLY LIGHT DRIVE ROADWAY PLAN AND PROFILE

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC
EL PASO COUNTY CO

SHEET NUMBER
09

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:P&P EARLY LIGHT DRIVE (2) September 14, 2021 09:43:28am K:\DEN_Civil\019610600_Winsome P2\CADD\PlanSheets\019610600CD_RD P&P.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

LEGEND

- PROPERTY LINE
- ROW LINE
- UTILITY EASEMENT LINE
- LOT LINE
- LOT # — LOT NUMBER
- PROPOSED DRAINAGE EASEMENT
- CROSS SECTION (SEE SHEET 02)

NOTES

1. SEE SHEET 02 FOR TYPICAL ROADWAY SECTIONS AND ROADSIDE DITCH CONFIGURATIONS AS LABELED IN PLAN VIEW.
2. INSTALL ECB CENTERED IN THE DITCH BOTTOM. 8' WIDE ROLL PROVIDING 4' OF WETTED PERIMETER ON EACH SIDE OF DITCH. USE WESTERN EXCELSIOR COCONUT/STRAW CS-3 OR MINIMUM EQUIVALENT.

GRAPHIC SCALE IN FEET
0 25 50 100
HORIZONTAL
VERTICAL 10 5 2 0

KEYMAP
N.T.S.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE:

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

EARLY LIGHT DRIVE ROADWAY PLAN AND PROFILE

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
10

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:P&P EARLY LIGHT DRIVE (3) September 14, 2021 05:43:49pm K:\DEN_Civil\196106000 Winsome P2\CADD\PlanSheets\019610600CD_RD P&P.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

LEGEND

- PROPERTY LINE
- ROW LINE
- UTILITY EASEMENT LINE
- LOT LINE
- LOT # — LOT NUMBER
- PROPOSED DRAINAGE EASEMENT
- CROSS SECTION (SEE SHEET 02)

NOTES

1. SEE SHEET 02 FOR TYPICAL ROADWAY SECTIONS AND ROADSIDE DITCH CONFIGURATIONS AS LABELED IN PLAN VIEW.
2. INSTALL ECB CENTERED IN THE DITCH BOTTOM. 8' WIDE ROLL PROVIDING 4' OF WETTED PERIMETER ON EACH SIDE OF DITCH. USE WESTERN EXCELSIOR COCONUT/STRAW CS-3 OR MINIMUM EQUIVALENT.

KEYMAP
N.T.S.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE:

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

FLAPJACK LN ROADWAY PLAN AND PROFILE

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
11

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:P&P FLAPJACK LN September 14, 2021 09:44:08am K:\DEN_Civil\196106000_Winsome P2\CADD\PlanSheets\0196106000_RD P&P.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

GRAPHIC SCALE IN FEET
0 25 50 100

HORIZONTAL

VERTICAL
10
5
3
0

NORTH

GRAPHIC SCALE IN FEET
0 25 50 100

LEGEND

- PROPERTY LINE
- ROW LINE
- UTILITY EASEMENT LINE
- LOT LINE
- LOT # — LOT NUMBER
- PROPOSED DRAINAGE EASEMENT
- CROSS SECTION (SEE SHEET 02)

NOTES

1. SEE SHEET 02 FOR TYPICAL ROADWAY SECTIONS AND ROADSIDE DITCH CONFIGURATIONS AS LABELED IN PLAN VIEW.
2. INSTALL ECB CENTERED IN THE DITCH BOTTOM. 8' WIDE ROLL PROVIDING 4' OF WETTED PERIMETER ON EACH SIDE OF DITCH. USE WESTERN EXCELSIOR COCONUT/STRAW CS-3 OR MINIMUM EQUIVALENT.

KEYMAP
N.T.S.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER
57234
DATE: _____

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

WOODRIDGE ROADWAY PLAN AND PROFILE

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
12

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:P&P WOODRIDGE September 14, 2021 05:44:31pm K:\DEN_Civil\196106000 Winsome P2\CADD\PlanSheets\019610600_RD P&P.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

LEGEND

- PROPERTY LINE
- ROW LINE
- UTILITY EASEMENT LINE
- LOT LINE
- LOT # — LOT NUMBER
- PROPOSED DRAINAGE EASEMENT
- CROSS SECTION (SEE SHEET 02)

NOTES

1. SEE SHEET 02 FOR TYPICAL ROADWAY SECTIONS AND ROADSIDE DITCH CONFIGURATIONS AS LABELED IN PLAN VIEW.
2. INSTALL ECB CENTERED IN THE DITCH BOTTOM. 8' WIDE ROLL PROVIDING 4' OF WETTED PERIMETER ON EACH SIDE OF DITCH. USE WESTERN EXCELSIOR COCONUT/STRAW CS-3 OR MINIMUM EQUIVALENT.

KEYMAP
N.T.S.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE: _____

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

ALAMAR WAY ROADWAY PLAN AND PROFILE

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
13

Plotted By:kofford, Kevin Sheet Set:WINSOME P2 Layout:P&P ALAMAR WAY (1) September 14, 2021 05:45:28pm K:\DEN_Civil\019610600_Winsome P2\CADD\Plan Sheets\019610600CD_RD P&P (2).dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

LEGEND

- PROPERTY LINE
- ROW LINE
- UTILITY EASEMENT LINE
- LOT LINE
- LOT # — LOT NUMBER
- PROPOSED DRAINAGE EASEMENT
- CROSS SECTION (SEE SHEET 02)

NOTES

1. SEE SHEET 02 FOR TYPICAL ROADWAY SECTIONS AND ROADSIDE DITCH CONFIGURATIONS AS LABELED IN PLAN VIEW.
2. INSTALL ECB CENTERED IN THE DITCH BOTTOM. 8' WIDE ROLL PROVIDING 4' OF WETTED PERIMETER ON EACH SIDE OF DITCH. USE WESTERN EXCELSIOR COCONUT/STRAW CS-3 OR MINIMUM EQUIVALENT.

GRAPHIC SCALE IN FEET
0 25 50 100
HORIZONTAL
VERTICAL 10 5 3 0

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE: _____

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

ALAMAR WAY ROADWAY PLAN AND PROFILE

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
14

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:P&P ALAMAR WAY (2) September 14, 2021 09:45:42pm K:\DEN_Civil\019610600_Winsome P2\ADD\PlanSheets\019610600CD_RD P&P (2).dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

LEGEND

- PROPERTY LINE
- ROW LINE
- UTILITY EASEMENT LINE
- LOT LINE
- LOT # — LOT NUMBER
- PROPOSED DRAINAGE EASEMENT
- CROSS SECTION (SEE SHEET 02)

NOTES

1. SEE SHEET 02 FOR TYPICAL ROADWAY SECTIONS AND ROADSIDE DITCH CONFIGURATIONS AS LABELED IN PLAN VIEW.
2. INSTALL ECB CENTERED IN THE DITCH BOTTOM. 8' WIDE ROLL PROVIDING 4' OF WETTED PERIMETER ON EACH SIDE OF DITCH. USE WESTERN EXCELSIOR COCONUT/STRAW CS-3 OR MINIMUM EQUIVALENT.
3. CLEAR ZONE DISTANCE FOR LOCAL ROADS WITH A POSTED SPEED OF 30 MPH IS 7'. ALL HEADWALLS ARE TO BE OUTSIDE THE CLEAR ZONE.

GRAPHIC SCALE IN FEET
0 25 50 100
HORIZONTAL
VERTICAL 10 5 3 0

KEYMAP
N.T.S.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE:

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

ALAMAR WAY ROADWAY PLAN AND PROFILE

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
15

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:P&P ALAMAR ROADWAY WAY (3) September 14, 2021 09:46:00pm K:\DEN_Civil\019610600_Winsome P2\CADD\PlanSheets\019610600_RD P&P (2).dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

NOTES

1. SEE SHEET 02 FOR TYPICAL ROADWAY SECTIONS AND ROADSIDE DITCH CONFIGURATIONS AS LABELED IN PLAN VIEW.
2. INSTALL ECB CENTERED IN THE DITCH BOTTOM. 8' WIDE ROLL PROVIDING 4' OF WETTED PERIMETER ON EACH SIDE OF DITCH. USE WESTERN EXCELSIOR COCONUT/STRAW CS-3 OR MINIMUM EQUIVALENT.

GRAPHIC SCALE IN FEET
0 25 50 100
HORIZONTAL
VERTICAL
10
5
3
0

KEYMAP
N.T.S.

NORTH

GRAPHIC SCALE IN FEET
0 25 50 100

LEGEND

- PROPERTY LINE
- ROW LINE
- UTILITY EASEMENT LINE
- LOT LINE
- LOT # — LOT NUMBER
- PROPOSED DRAINAGE EASEMENT
- CROSS SECTION (SEE SHEET 02)

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE:

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

RAMBLING RD ROADWAY PLAN AND PROFILE

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
16

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:P&P RAMBLING RD (1) September 14, 2021 05:46:14pm K:\DEN_Civil\196100\00 Winsome P2\CADD\PlanSheets\019610600CD_RD P&P (2).dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

LEGEND

- PROPERTY LINE
- ROW LINE
- UTILITY EASEMENT LINE
- LOT LINE
- LOT # — LOT NUMBER
- PROPOSED DRAINAGE EASEMENT
- CROSS SECTION (SEE SHEET 02)

NOTES

1. SEE SHEET 02 FOR TYPICAL ROADWAY SECTIONS AND ROADSIDE DITCH CONFIGURATIONS AS LABELED IN PLAN VIEW.
2. INSTALL ECB CENTERED IN THE DITCH BOTTOM. 8' WIDE ROLL PROVIDING 4' OF WETTED PERIMETER ON EACH SIDE OF DITCH. USE WESTERN EXCELSIOR COCONUT/STRAW CS-3 OR MINIMUM EQUIVALENT.
3. CLEAR ZONE DISTANCE FOR LOCAL ROADS WITH A POSTED SPEED OF 30 MPH IS 7'. ALL HEADWALLS ARE TO BE OUTSIDE THE CLEAR ZONE.

KEYMAP
N.T.S.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE:

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

RAMBLING RD ROADWAY PLAN AND PROFILE

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
17

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:P&P RAMBLING RD (2) September 14, 2021 05:46:30pm K:\DEN_Civil\196106000_Winsome P2\CADD\PlanSheets\01961060000D_RD P&P (2).dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

NORTH

GRAPHIC SCALE IN FEET
0 25 50 100

LEGEND

- PROPERTY LINE
- ROW LINE
- UTILITY EASEMENT LINE
- LOT LINE
- LOT # — LOT NUMBER
- PROPOSED DRAINAGE EASEMENT
- CROSS SECTION (SEE SHEET 02)

NOTES

1. SEE SHEET 02 FOR TYPICAL ROADWAY SECTIONS AND ROADSIDE DITCH CONFIGURATIONS AS LABELED IN PLAN VIEW.
2. INSTALL ECB CENTERED IN THE DITCH BOTTOM. 8' WIDE ROLL PROVIDING 4' OF WETTED PERIMETER ON EACH SIDE OF DITCH. USE WESTERN EXCELSIOR COCONUT/STRAW CS-3 OR MINIMUM EQUIVALENT.

GRAPHIC SCALE IN FEET
0 25 50 100
HORIZONTAL
VERTICAL
10
5
3
0

KEYMAP
N.T.S.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn

© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER
57234
DATE: ____

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

TWINKLING STAR LN ROADWAY PLAN AND PROFILE

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
18

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:P&P TWINKLING STAR LN September 14, 2021 05:46:46pm K:\DEN_Civil\196105000 Winsome P2\CADD\FinSheets\019610600CD_RD P&P (2).dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

TWINKLING STAR LANE- TEMPORARY CUL-DE-SAC

EARLY LIGHT DRIVE CUL-DE-SAC

FLAPJACK LANE CUL-DE-SAC

KEYMAP
N.T.S.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N. NEVADA AVE. SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE: ____

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

CUL-DE-SAC PLAN AND PROFILES

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
19

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:CUL-DE-SAC September 14, 2021 05:47:13pm K:\DEN_Civil\196106000_Winsome P2\CADD\PlanSheets\019610600_RD P&P (2).dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

REGULATORY, RECREATIONAL AND CULTURAL INFORMATION SIGN PLACEMENT

PLACEMENT TABLES

LATERAL PLACEMENT		
KEY	ALL CLASSES OF STREETS AND HIGHWAYS	
	MINIMUM	NORMAL
A	2'-0"	15'-0"PLUS CURB
B	2'-0"	30'-0" OR MORE INCLUDES CURB
C	2'-0"	6'-0"PLUS EDGE OF 6'+ WIDE SHOULDER. IF NONE, 15'-0" FROM EDGE OF TRAVEL LANE

VERTICAL PLACEMENT							
KEY	FREEWAYS AND EXPRESSWAYS		CONVENTIONAL STREETS AND HIGHWAYS				
			URBAN		RURAL		
	MIN.	MAX.	MIN.	MAX.	MIN.	MAX.	
D	7'-0" OR NOTE NO. 9	12'-0"	7'-0"	8'-0"	5'-0"	8'-0"	8'-0"
E	7'-0"	8'-0"	7'-0"	8'-0"	5'-0"	8'-0"	9'-0"
F	8'-0" OR NOTE NO. 9	12'-0"	8'-0"	9'-0"	5'-0"	9'-0"	7'-0"
G	6'-0"	7'-0"	6'-0"	7'-0"	4'-0"	7'-0"	7'-0"
H	5'-0"	10'-0"	6'-0"	7'-0"	4'-0"	7'-0"	

LEGEND

- PROPERTY LINE
- PROPOSED EASEMENT
- PROPOSED ASPHALT PAVEMENT
- PROPOSED CLASS II GROUND MOUNT SIGN

SIGNING AND STRIPING KEYNOTES

1. PROPOSED R1-1 (30"X 30") STOP SIGN AND D3-1 STREET NAME SIGNS
2. 12" STOP BAR. SEE DETAIL ON THIS SHEET
3. PROPOSED 4-INCH SOLID WHITE EPOXY STRIPING
4. PROPOSED 8-INCH SOLID WHITE EPOXY STRIPING
5. PROPOSED 4-INCH SOLID DOUBLE YELLOW EPOXY STRIPING
6. PROPOSED TURN ARROW, WHITE THERMOPLASTIC (16.1 SF)

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 PLANNING AND COMMUNITY DEVELOPMENT.
4. ALL SIGNS SHOWN ON THE SIGNING AND STRIPING PLAN SHALL BE NEW SIGNS. EXISTING SIGNS MAY REMAIN OR BE REUSED IF THEY MEET CURRENT EL PASO COUNTY AND MUTCD STANDARDS.
5. STREET NAME AND REGULATORY STOP SIGNS SHALL BE ON THE SAME POST AT INTERSECTIONS.
6. ALL REMOVED SIGNS SHALL BE DISPOSED OF IN A PROPER MANNER BY THE CONTRACTOR.
7. ALL STREET NAME SIGNS SHALL HAVE "D" SERIES LETTERS, WITH LOCAL ROADWAY SIGNS BEING 4" UPPER-LOWER CASE LETTERING ON 8" BLANK AND NON-LOCAL ROADWAY SIGNS BEING 6" LETTERING, UPPER-LOWER CASE ON 12" BLANK, WITH A WHITE BORDER THAT IS NOT RECESSED. MULTI-LANE ROADWAYS WITH SPEED LIMITS OF 40 MPH OR HIGHER SHALL HAVE 8" UPPER-LOWER CASE LETTERING ON 18" BLANK WITH A WHITE BORDER THAT IS NOT RECESSED. THE WIDTH OF THE NON-RECESSED WHITE BORDERS SHALL MATCH PAGE 255 OF THE 2012 MUTCD "STANDARD HIGHWAY SIGNS"
8. ALL TRAFFIC SIGNS SHALL HAVE A MINIMUM HIGH INTENSITY PRISMATIC GRADE SHEETING.
9. ALL LOCAL RESIDENTIAL STREET SIGNS SHALL BE MOUNTED ON A 1.75" 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 PLANNING AND COMMUNITY DEVELOPMENT (719) 520-6819 PRIOR TO AND UPON COMPLETION OF SIGNING AND STRIPING.
14. THE CONTRACTOR SHALL OBTAIN A WORK IN THE RIGHT OF WAY PERMIT FROM THE EL PASO COUNTY DEPARTMENT OF PUBLIC WORKS (DPW) PRIOR TO ANY SIGNAGE OR STRIPING WORK WITHIN AN EXISTING EL PASO COUNTY ROADWAY.

STOP BAR DETAIL

NOT TO SCALE

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE:

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

ON-SITE STRIPING & SIGNAGE PLAN

WINSOME FILING NO. 2

PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
20

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:ON-SITE STRIPING & SIGNAGE PLAN September 14, 2021 05:47:36pm K:\DEN_CIVIL\196100000 Winsome P2\CADD\PlanSheets\019610600D-SIGN.dwg
This document, in whole or in part, is the property of Kimley-Horn and Associates, Inc. and is transmitted only for the specific purpose and use stated in the proposal or agreement for which it was prepared. Reuse of or any improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc. Instrument of service, is intended only for the specific purpose and use stated in the proposal or agreement for which it was prepared. Reuse of or any improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn

© 2021 KIMLEY–HORN AND ASSOCIATES, INC.
2 N NEVADA AVE. SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719–453–0180
WWW.KIMLEY–HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE: ____

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

CUT FILL MAP

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
21

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:CUT FILL MAP September 14, 2021 05:48:10pm K:\DEN_Civil\196106000_Winsome P2\CADD\PlanSheets\019610600CD_CUT_FILL.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

LEGEND

- PROPERTY LINE
- 100 YEAR FLOODPLAIN
- WETLAND BOUNDARY
- (LOD) LIMITS OF DISTURBANCE/ LIMITS OF CONSTRUCTION
- (SF) SILT FENCE
- (CF) CONSTRUCTION FENCE
- (SCL) SEDIMENT CONTROL LOGS
- (CD) CHECK DAM/EROSION BALE
- (IP) CULVERT INLET/OUTLET PROTECTION
- (CWA) CONCRETE WASHOUT AREA
- (SSA) STABILIZED STAGING AREA
- (ECB) EROSION CONTROL BLANKET
- (VTC) VEHICLE TRACKING CONTROL
- (SP) SOIL STOCKPILE
- (SB) TEMPORARY SEDIMENT BASIN
- (SM) TEMP/ PERMANENT SEEDING AND MULCHING
- EXISTING FLOW ARROW
- PROPOSED FLOW ARROW
- 64XX EXISTING MINOR CONTOUR
- 64XX EXISTING MAJOR CONTOUR
- 5430 PROPOSED MAJOR CONTOUR
- 5431 PROPOSED MINOR CONTOUR

LIMITS OF CONSTRUCTION

ONSITE DISTURBANCE	= ±28.28 ACRES
OFFSITE DISTURBANCE	= ±0.55 ACRES
TOTAL	= ±29.28 ACRES

NOTES

1. THE INTENT OF THIS PLAN IS TO IDENTIFY THE EROSION CONTROL PRACTICES RECOMMENDED. THE CONTRACTOR SHALL REFERENCE ADDITIONAL CONSTRUCTION PLANS FOR DEMOLITION OF EXISTING AND CONSTRUCTION OF PROPOSED IMPROVEMENTS.
2. ADJACENT STREETS SHALL BE KEPT CLEAN AND FREE OF SEDIMENT AND/OR DEBRIS AT ALL TIMES.
3. TEMPORARY STABILIZATION (TS) SHALL BE IMPLEMENTED WITHIN THE DISTURBED PORTIONS OF THE PROJECT SITE NO LATER THAN 14 DAYS FOLLOWING THE CEASE OF CONSTRUCTION ACTIVITIES WITHIN THE DISTURBED AREAS.
4. PERMANENT STABILIZATION (PS) MAY BE USED WITHIN AREAS OF TEMPORARY STABILIZATION (TS) AT THE CONTRACTOR'S DISCRETION. STABILIZATION SHALL BE APPLIED IN ACCORDANCE WITH APPLICABLE TEMPORARY STABILIZATION SEQUENCING REQUIREMENTS.
5. CONTRACTOR SHALL UTILIZE ROLLED EROSION CONTROL PRODUCTS (STRAW-SINGLE NET EROSION CONTROL BLANKETS AND OPEN WEAVE TEXTILES) ON ALL SLOPES 3H:1V OR GREATER TO ACHIEVE REQUIRED STABILIZATION.
6. CONTRACTOR SHALL MAINTAIN ACCEPTABLE EROSION CONTROL PRACTICES WITHIN THE ANTICIPATED LIMITS OF CONSTRUCTION IDENTIFIED HEREIN. BEST MANAGEMENT PRACTICES AND STABILIZATION SHALL BE COMPLETED AS IDENTIFIED HEREIN IN ACCORDANCE WITHIN OWNER REQUIREMENTS.
7. ALL WORK IN THE HODGEN ROAD AND MERDIAIN ROAD ROW REQUIRES A ROW PERMIT FROM EL PASO COUNTY. CONTRACTOR IS RESPONSIBLE FOR APPLYING FOR AND OBTAINING ALL NECESSARY ROW PERMITS.
8. SILT FENCE TO BE INSTALLED PRIOR TO COMMENCEMENT OF ONSITE GRADING AND CONSTRUCTION ACTIVITIES.
9. DEMOLITION, REMOVAL, OVEREXCAVATION AND SOIL TREATMENT SHALL BE IN ACCORDANCE WITH THE GEOTECHNICAL ENGINEER RECOMMENDATIONS AS NOTED IN THE APPROVED PROJECT GEOTECHNICAL REPORT.
10. VEGETATION COVER IS ABOUT 90% CONSISTING OF NATIVE GRASSES, TREES AND SHRUBS, BASED ON VISUAL INSPECTION
11. NO ASPHALT OR CONCRETE BATCH PLANTS SHALL BE USED FOR THIS PROJECT.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE:

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

FINAL GEC PLAN

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
22

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:ON-SITE INTERIM-FINAL SWMP (1) September 14, 2021 05:48:47pm K:\DEN_Civil\196100600_Winsome P2\CADD\PlanSheets\01961060000_EC_FINAL.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

LEGEND

- PROPERTY LINE
- 100 YEAR FLOODPLAIN
- WETLAND BOUNDARY
- (LOD) LIMITS OF DISTURBANCE/ LIMITS OF CONSTRUCTION
- SF — (SF) SILT FENCE
- CF — (CF) CONSTRUCTION FENCE
- SCL — (SCL) SEDIMENT CONTROL LOGS
- (CD) CHECK DAM/EROSION BALE
- (IP) CULVERT INLET/OUTLET PROTECTION
- (CWA) CONCRETE WASHOUT AREA
- (SSA) STABILIZED STAGING AREA
- (ECB) EROSION CONTROL BLANKET
- (VTC) VEHICLE TRACKING CONTROL
- (SP) SOIL STOCKPILE
- (SB) TEMPORARY SEDIMENT BASIN
- (SM) TEMP/ PERMANENT SEEDING AND MULCHING
- EXISTING FLOW ARROW
- PROPOSED FLOW ARROW
- 64XX — EXISTING MINOR CONTOUR
- 64XX — EXISTING MAJOR CONTOUR
- 5430 — PROPOSED MAJOR CONTOUR
- 5431 — PROPOSED MINOR CONTOUR

LIMITS OF CONSTRUCTION

ONSITE DISTURBANCE	= ±28.28 ACRES
OFFSITE DISTURBANCE	= ±0.55 ACRES
TOTAL	= ±29.28 ACRES

NOTES

1. THE INTENT OF THIS PLAN IS TO IDENTIFY THE EROSION CONTROL PRACTICES RECOMMENDED. THE CONTRACTOR SHALL REFERENCE ADDITIONAL CONSTRUCTION PLANS FOR DEMOLITION OF EXISTING AND CONSTRUCTION OF PROPOSED IMPROVEMENTS.
2. ADJACENT STREETS SHALL BE KEPT CLEAN AND FREE OF SEDIMENT AND/OR DEBRIS AT ALL TIMES.
3. TEMPORARY STABILIZATION (TS) SHALL BE IMPLEMENTED WITHIN THE DISTURBED PORTIONS OF THE PROJECT SITE NO LATER THAN 14 DAYS FOLLOWING THE CEASE OF CONSTRUCTION ACTIVITIES WITHIN THE DISTURBED AREAS.
4. PERMANENT STABILIZATION (PS) MAY BE USED WITHIN AREAS OF TEMPORARY STABILIZATION (TS) AT THE CONTRACTOR'S DISCRETION. STABILIZATION SHALL BE APPLIED IN ACCORDANCE WITH APPLICABLE TEMPORARY STABILIZATION SEQUENCING REQUIREMENTS.
5. CONTRACTOR SHALL UTILIZE ROLLED EROSION CONTROL PRODUCTS (STRAW-SINGLE NET EROSION CONTROL BLANKETS AND OPEN WEAVE TEXTILES) ON ALL SLOPES 3H:1V OR GREATER TO ACHIEVE REQUIRED STABILIZATION.
6. CONTRACTOR SHALL MAINTAIN ACCEPTABLE EROSION CONTROL PRACTICES WITHIN THE ANTICIPATED LIMITS OF CONSTRUCTION IDENTIFIED HEREIN. BEST MANAGEMENT PRACTICES AND STABILIZATION SHALL BE COMPLETED AS IDENTIFIED HEREIN IN ACCORDANCE WITHIN OWNER REQUIREMENTS.
7. ALL WORK IN THE HODGEN ROAD AND MERDIAIN ROAD ROW REQUIRES A ROW PERMIT FROM EL PASO COUNTY. CONTRACTOR IS RESPONSIBLE FOR APPLYING FOR AND OBTAINING ALL NECESSARY ROW PERMITS.
8. SILT FENCE TO BE INSTALLED PRIOR TO COMMENCEMENT OF ONSITE GRADING AND CONSTRUCTION ACTIVITIES.
9. DEMOLITION, REMOVAL, OVEREXCAVATION AND SOIL TREATMENT SHALL BE IN ACCORDANCE WITH THE GEOTECHNICAL ENGINEER RECOMMENDATIONS AS NOTED IN THE APPROVED PROJECT GEOTECHNICAL REPORT.
10. VEGETATION COVER IS ABOUT 90% CONSISTING OF NATIVE GRASSES, TREES AND SHRUBS, BASED ON VISUAL INSPECTION
11. NO ASPHALT OR CONCRETE BATCH PLANTS SHALL BE USED FOR THIS PROJECT.

KEYMAP
N.T.S.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE. SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE:

KHA PROJECT	019610600
DATE	08/25/2021
SCALE	AS SHOWN
DESIGNED BY	KHTAM
DRAWN BY	KHTAM
CHECKED BY	TLC

FINAL GEC PLAN

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
23

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:ON-SITE INTERIM-FINAL SWMP (2) September 14, 2021 05:48:54pm K:\DEN_Civil\196106000 Winsome P2\CADD\PlanSheets\01961060000_EC_FINAL.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

LEGEND

- PROPERTY LINE
- 100 YEAR FLOODPLAIN
- WETLAND BOUNDARY
- LOD LIMITS OF DISTURBANCE/ LIMITS OF CONSTRUCTION
- SF SILT FENCE
- CF CONSTRUCTION FENCE
- SCL SEDIMENT CONTROL LOGS
- CD CHECK DAM/EROSION BALE
- IP CULVERT INLET/OUTLET PROTECTION
- CWA CONCRETE WASHOUT AREA
- SSA STABILIZED STAGING AREA
- ECB EROSION CONTROL BLANKET
- VTC VEHICLE TRACKING CONTROL
- SP SOIL STOCKPILE
- SB TEMPORARY SEDIMENT BASIN
- SM TEMP/ PERMANENT SEEDING AND MULCHING
- EXISTING FLOW ARROW
- PROPOSED FLOW ARROW
- 64XX EXISTING MINOR CONTOUR
- 64XX EXISTING MAJOR CONTOUR
- 5430 PROPOSED MAJOR CONTOUR
- 5431 PROPOSED MINOR CONTOUR

LIMITS OF CONSTRUCTION

ONSITE DISTURBANCE	= ±28.28 ACRES
OFFSITE DISTURBANCE	= ±0.55 ACRES
TOTAL	= ±29.28 ACRES

NOTES

1. THE INTENT OF THIS PLAN IS TO IDENTIFY THE EROSION CONTROL PRACTICES RECOMMENDED. THE CONTRACTOR SHALL REFERENCE ADDITIONAL CONSTRUCTION PLANS FOR DEMOLITION OF EXISTING AND CONSTRUCTION OF PROPOSED IMPROVEMENTS.
2. ADJACENT STREETS SHALL BE KEPT CLEAN AND FREE OF SEDIMENT AND/OR DEBRIS AT ALL TIMES.
3. TEMPORARY STABILIZATION (TS) SHALL BE IMPLEMENTED WITHIN THE DISTURBED PORTIONS OF THE PROJECT SITE NO LATER THAN 14 DAYS FOLLOWING THE CEASE OF CONSTRUCTION ACTIVITIES WITHIN THE DISTURBED AREAS.
4. PERMANENT STABILIZATION (PS) MAY BE USED WITHIN AREAS OF TEMPORARY STABILIZATION (TS) AT THE CONTRACTOR'S DISCRETION. STABILIZATION SHALL BE APPLIED IN ACCORDANCE WITH APPLICABLE TEMPORARY STABILIZATION SEQUENCING REQUIREMENTS.
5. CONTRACTOR SHALL UTILIZE ROLLED EROSION CONTROL PRODUCTS (STRAW-SINGLE NET EROSION CONTROL BLANKETS AND OPEN WEAVE TEXTILES) ON ALL SLOPES 3H:1V OR GREATER TO ACHIEVE REQUIRED STABILIZATION.
6. CONTRACTOR SHALL MAINTAIN ACCEPTABLE EROSION CONTROL PRACTICES WITHIN THE ANTICIPATED LIMITS OF CONSTRUCTION IDENTIFIED HEREIN. BEST MANAGEMENT PRACTICES AND STABILIZATION SHALL BE COMPLETED AS IDENTIFIED HEREIN IN ACCORDANCE WITHIN OWNER REQUIREMENTS.
7. ALL WORK IN THE HODGEN ROAD AND MERDIAIN ROAD ROW REQUIRES A ROW PERMIT FROM EL PASO COUNTY. CONTRACTOR IS RESPONSIBLE FOR APPLYING FOR AND OBTAINING ALL NECESSARY ROW PERMITS.
8. SILT FENCE TO BE INSTALLED PRIOR TO COMMENCEMENT OF ONSITE GRADING AND CONSTRUCTION ACTIVITIES.
9. DEMOLITION, REMOVAL, OVEREXCAVATION AND SOIL TREATMENT SHALL BE IN ACCORDANCE WITH THE GEOTECHNICAL ENGINEER RECOMMENDATIONS AS NOTED IN THE APPROVED PROJECT GEOTECHNICAL REPORT.
10. VEGETATION COVER IS ABOUT 90% CONSISTING OF NATIVE GRASSES, TREES AND SHRUBS, BASED ON VISUAL INSPECTION
11. NO ASPHALT OR CONCRETE BATCH PLANTS SHALL BE USED FOR THIS PROJECT.

KEYMAP
N.T.S.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE:

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

FINAL GEC PLAN

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
24

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:ON-SITE INTERIM-FINAL SWMP (3) September 14, 2021 05:49:01pm K:\DEN_Civil\196100000 Winsome P2\CADD\PlanSheets\019610600CD_EC FINAL.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

LEGEND

- PROPERTY LINE
- 100 YEAR FLOODPLAIN
- WETLAND BOUNDARY
- (LOD) LIMITS OF DISTURBANCE/ LIMITS OF CONSTRUCTION
- SF — (SF) SILT FENCE
- CF — (CF) CONSTRUCTION FENCE
- SCL — (SCL) SEDIMENT CONTROL LOGS
- (CD) CHECK DAM/EROSION BALE
- (IP) CULVERT INLET/OUTLET PROTECTION
- (CWA) CONCRETE WASHOUT AREA
- (SSA) STABILIZED STAGING AREA
- (ECB) EROSION CONTROL BLANKET
- (VTC) VEHICLE TRACKING CONTROL
- (SP) SOIL STOCKPILE
- (SB) TEMPORARY SEDIMENT BASIN
- (SM) TEMP/ PERMANENT SEEDING AND MULCHING
- EXISTING FLOW ARROW
- PROPOSED FLOW ARROW
- 64XX EXISTING MINOR CONTOUR
- 64XX EXISTING MAJOR CONTOUR
- 5430 PROPOSED MAJOR CONTOUR
- 5431 PROPOSED MINOR CONTOUR

LIMITS OF CONSTRUCTION

ONSITE DISTURBANCE	= ±28.28 ACRES
OFFSITE DISTURBANCE	= ±0.55 ACRES
TOTAL	= ±29.28 ACRES

NOTES

1. THE INTENT OF THIS PLAN IS TO IDENTIFY THE EROSION CONTROL PRACTICES RECOMMENDED. THE CONTRACTOR SHALL REFERENCE ADDITIONAL CONSTRUCTION PLANS FOR DEMOLITION OF EXISTING AND CONSTRUCTION OF PROPOSED IMPROVEMENTS.
2. ADJACENT STREETS SHALL BE KEPT CLEAN AND FREE OF SEDIMENT AND/OR DEBRIS AT ALL TIMES.
3. TEMPORARY STABILIZATION (TS) SHALL BE IMPLEMENTED WITHIN THE DISTURBED PORTIONS OF THE PROJECT SITE NO LATER THAN 14 DAYS FOLLOWING THE CEASE OF CONSTRUCTION ACTIVITIES WITHIN THE DISTURBED AREAS.
4. PERMANENT STABILIZATION (PS) MAY BE USED WITHIN AREAS OF TEMPORARY STABILIZATION (TS) AT THE CONTRACTOR'S DISCRETION. STABILIZATION SHALL BE APPLIED IN ACCORDANCE WITH APPLICABLE TEMPORARY STABILIZATION SEQUENCING REQUIREMENTS.
5. CONTRACTOR SHALL UTILIZE ROLLED EROSION CONTROL PRODUCTS (STRAW-SINGLE NET EROSION CONTROL BLANKETS AND OPEN WEAVE TEXTILES) ON ALL SLOPES 3H:1V OR GREATER TO ACHIEVE REQUIRED STABILIZATION.
6. CONTRACTOR SHALL MAINTAIN ACCEPTABLE EROSION CONTROL PRACTICES WITHIN THE ANTICIPATED LIMITS OF CONSTRUCTION IDENTIFIED HEREIN. BEST MANAGEMENT PRACTICES AND STABILIZATION SHALL BE COMPLETED AS IDENTIFIED HEREIN IN ACCORDANCE WITHIN OWNER REQUIREMENTS.
7. ALL WORK IN THE HODGEN ROAD AND MERDIAIN ROAD ROW REQUIRES A ROW PERMIT FROM EL PASO COUNTY. CONTRACTOR IS RESPONSIBLE FOR APPLYING FOR AND OBTAINING ALL NECESSARY ROW PERMITS.
8. SILT FENCE TO BE INSTALLED PRIOR TO COMMENCEMENT OF ONSITE GRADING AND CONSTRUCTION ACTIVITIES.
9. DEMOLITION, REMOVAL, OVEREXCAVATION AND SOIL TREATMENT SHALL BE IN ACCORDANCE WITH THE GEOTECHNICAL ENGINEER RECOMMENDATIONS AS NOTED IN THE APPROVED PROJECT GEOTECHNICAL REPORT.
10. VEGETATION COVER IS ABOUT 90% CONSISTING OF NATIVE GRASSES, TREES AND SHRUBS, BASED ON VISUAL INSPECTION
11. NO ASPHALT OR CONCRETE BATCH PLANTS SHALL BE USED FOR THIS PROJECT.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE: ____

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

FINAL GEC PLAN

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
25

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:ON-SITE INTERIM-FINAL SWMP (4) September 14, 2021 09:49:07pm K:\DEN_Civil\019610600 Winsome P2\CADD\Plansheets\019610600CD_EC_FINAL.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

LEGEND

DRAINAGE BASIN AREAS

DRAINAGE SUB-BASIN AREAS

A – DRAINAGE BASIN
B – BASIN ACREAGE
C – 5-YR RUNOFF
D – 100-YR RUNOFF

A – DRAINAGE BASIN
B – BASIN ACREAGE
C – 5-YR RUNOFF COEFF
D – 100-YR RUNOFF COEFF

CULVERT DESIGN POINT

CHANNEL DESIGN POINT

CHANNEL DETAILS TABLE

CHANNEL ID	START STATION	END STATION	LENGTH	GRADE	WATERSHED FROM ROAD	FRACTION OF BASIN FLOW	BASIN DESIGNATOR	BASIN 100YR Q	DITCH RECEIVING FRACTION OF Q	DITCH 100 YR FROM BASIN	ROAD WATERSHED 100Y Q	CONNECTING DITCH 100Y Q	TOTAL 100YR Q IN DITCH SECTION	AVERAGE VELOCITY
	FT	FT	FT	FT/FT				CFS	%	CFS	CFS	CFS	CFS	CFS
Early Light Drive														
F2	17+00	25+50	850	0.01	-	-	F2	8.4	100	8.4	-	0	8.40	2.24
2	3+00	7+50	450	0.025	-	-	E2	8.3	100	8.3	-	24.6	25.00	3.95
Flapjack Lane														
4	2+00	6+50	450	0.055	-	-	DA1	3.82	100	3.82	-	0	3.82	3.49
Rambling Road														
5	3+50	10+60	710	0.022	-	-	DA2	16.11	100	16.11	-	0	16.11	3.55
Alamar Way														
6	1+25	4+00	275	0.03	-	-	F2	8.3	100	8.3	-	0	8.30	3.38
7	6+50	11+90	540	0.022	-	-	DA3, DA4	25.19	100	25.19	-	0	25.19	3.97
8	11+90	17+50	560	0.012	-	-	DA5	7.00	100	7.00	-	0	7.00	2.3

DRIVEWAY CULVERTS

GENERIC DRIVEWAY CULVERT SIZING TABLE

Lot	Street Name	Culvert Slope (%)	Total Q100 (cfs)	Required Culvert Size (in)	Notes
5	Woodbridge Terrace	2	3.57	18	1/6th of Basin E1.2
6	Early Light Drive	2	8.40	18	Channel F2 Flows
7	Early Light Drive	2	8.40	18	Channel F2 Flows
8	Early Light Drive	2	8.40	18	Channel F2 Flows
33	Alamar Way	2	7.00	18	Channel 8 flows
34	Alamar Way	2	7.00	18	Channel 8 flows
35	Alamar Way	2	25.10	30	Channel 7 flows
36	Alamar Way	2	4.90	18	Basin DA3 Flows
37	Alamar Way	2	8.60	18	Channel 6 Flows
38	Early Light Drive	2	8.60	18	Channel 6 Flows
49	Rambling Road	2	8.06	18	1/2 of Channel 5 Flows
50	Rambling Road	2	16.11	24	Channel 5 Flows
51	Early Light Drive	2	38.25	36	1/2th of Basin E3 + Basin E1.2
61	Flapjack Lane	2	3.82	18	Channel 4 Flows
62	Early Light Drive	2	25.00	30	Channel 2 Flows

*Culvert sizing is based on flows in roadside ditch. If driveways cross natural channels an engineering site plan would be required.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE: _____

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

ROADSIDE DITCH PLAN

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
26

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:ROADSIDE DITCH PLAN September 14, 2021 05:49:46pm K:\DEN_CIV\196106000_Winsome P2\CADD\Plan Sheets\019610600D_DITCH PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE: _____

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

CHANNEL PROFILES

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC
EL PASO COUNTY CO

SHEET NUMBER
27

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:ROADSIDE DITCH PLAN (2) September 14, 2021 05:50:09pm K:\DEN_Civil\196106000 Winsome P2\CADD\Plan Sheets\019610600CD_DITCH_PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

CULVERTS 1 & 2- DESIGN POINT O2

CULVERT 3- DESIGN POINT E5

CULVERT 4- DESIGN POINT E4

CULVERT 5- DESIGN POINT F2

CULVERTS 6 & 7- DESIGN POINT O1

CULVERT 8- DESIGN POINT E3

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE: ____

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

CULVERT PLANS

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC
EL PASO COUNTY CO

SHEET NUMBER
28

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:CULVERT LAYOUT (1) September 14, 2021 05:50:52pm K:\DEN_Civil\019610600_Winsome P2\CADD\PlanSheets\019610600CD_CULVERTS.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

CULVERT 9 & 10 - DESIGN POINT E1.2

CULVERT 11 - DESIGN POINT E2

CULVERT 12 - DESIGN POINT E1.1

FLEXIBLE DOUBLE PIPE — RIGID DOUBLE PIPE

RANGE OF EQUIV. DIAMS. s	RANGE OF SPANS s	RANGE OF RISES r	ka	La	C	Ta	SINGLE CONCRETE CU. YDS.	SINGLE STEEL LBS.	DOUBLE CONCRETE CU. YDS.	DOUBLE STEEL LBS.
IN.										
36-42	39-47	30-36	36	94	71	165	0.72	26.2	1.22	49.8
42-48	48-59	31-41	41	118	89	207	1.04	36.5	1.77	68.7
54-60	60-71	40-51	51	142	107	249	1.53	52.2	2.81	97.2
60-75	72-83	44-69	69	166	119	285	2.49	78.3	4.14	142.0
72-81	84-95	63-72	72	190	131	321	2.93	93.1	4.76	166.5
84-90	96-107	69-76	76	214	143	357	3.42	110.1	5.45	194.6

NOTE: EACH LINE OF THE PIPE ARCH TABLE DESCRIBES HEADWALL THAT WILL ACCOMMODATE SEVERAL SIZE THE CONCRETE QUANTITIES IN THIS TABLE ARE B CONCRETE FROM THE HEADWALL OF THE MEDIAN S OF EQUIVALENT DIAMETERS SHOWN.

ADJUST L, B, T, C, #5 BAR LENGTH AND QUANTITIE

HEADWALL FOR METAL PIPE ARCH (MPA)

NOM. DIA. Ba	RCP O.D. Bc	k	Lm	Lc	B	Tm	Tc	FLEXIBLE PIPE SINGLE CONCRETE CU. YDS.	FLEXIBLE PIPE SINGLE STEEL LBS.	FLEXIBLE PIPE DOUBLE CONCRETE CU. YDS.	FLEXIBLE PIPE DOUBLE STEEL LBS.	RIGID PIPE SINGLE CONCRETE CU. YDS.	RIGID PIPE SINGLE STEEL LBS.	RIGID PIPE DOUBLE CONCRETE CU. YDS.	RIGID PIPE DOUBLE STEEL LBS.
IN.															
36	44	36	81	99	56	137	155	0.62	21.3	1.01	39.6	0.72	26.3	1.04	46.2
42	51	42	94	114	63	157	177	0.84	28.1	1.34	51.3	0.97	34.3	1.39	59.8
48	58	48	108	130	72	180	202	1.10	36.0	1.76	64.4	1.27	43.6	1.81	75.3
54	65	54	121	146	81	202	227	1.39	44.6	2.22	80.1	1.60	54.1	2.30	92.5
60	72	60	134	161	90	224	251	1.70	54.1	2.73	96.8	1.96	65.7	2.83	111.2
66	79	66	148	177	99	247	276	2.07	64.9	3.31	115.4	2.37	78.1	3.42	131.9
72	86	72	161	193	108	269	301	2.46	76.4	3.93	135.2	2.83	91.9	4.08	154.4
78	93	78	175	208	114	289	322	2.90	89.1	4.57	155.8	3.30	106.5	4.71	177.1
84	100	84	188	224	120	308	344	3.35	102.4	5.23	177.4	3.83	122.5	5.41	201.6
90	107	90	202	240	126	328	366	3.86	117.1	5.96	200.8	4.40	139.7	6.16	227.8
96	114	96	215	255	132	347	387	4.38	132.3	6.71	225.1	4.98	157.5	6.93	254.9

HEADWALL FOR ROUND PIPE

SKEW°	FACTOR
90	1.000
85	1.004
80	1.015
75	1.035
70	1.064
65	1.103
60	1.155
55	1.221
50	1.305
45	1.414
40	1.556
35	1.743
30	2.000

TYPE "S" SADDLEWALL DETAIL

1. D50 = MEAN PARTICLE SIZE (INTERMEDIATE DIMENSION) BY WEIGHT.
2. RIP RAP SHALL BE PER PLAN AND SHALL BE MIXED WITH 30% SOIL TO 70% RIP RAP.
3. RIP RAP SECTION THICKNESS SHALL BE 2.0 TIMES THE SPECIFIED MEAN PARTICLE SIZE (I.E. D50 X 2.0 MINIMUM) PER ECM SECTION 10.10.3.
4. ALL RIP RAP SHALL BE UNDERLAIN WITH GEOTEXTILE FILTER FABRIC FOR STABILIZATION.
5. RIP RAP SHALL WRAP AROUND AND EXTEND 2' MIN. BEHIND FLUME AND FLARED END SECTIONS.

TYPICAL RIPRAP SECTION DETAIL

CULVERT 13 - DESIGN POINT E1.3

POND 5 OUTFALL

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE:

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

CULVERT PLANS

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
29

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:CULVERT LAYOUT (2) September 14, 2021 09:51:11pm K:\DEN_Civil\196106000 Winsome P2\CADD\PlanSheets\019610600CD_CULVERTS.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

NORTH

GRAPHIC SCALE IN FEET
0 15 30 60

LEGEND

FG	FINISH GRADE
FBT	TOP OF FOREBAY AT FINISHED GRADE
FBB	BOTTOM OF FOREBAY AT FINISHED GRADE
TCT	TOP OF TRICKLE CHANNEL AT FINISHED GRADE
TCB	BOTTOM OF TRICKLE CHANNEL AT FINISHED GRADE
MPT	TOP OF MICROPOOL AT FINISHED GRADE
MPB	BOTTOM OF MICROPOOL AT FINISHED GRADE
GRATE	OUTLET STRUCTURE GRATE ELEVATION
ME	MATCH EXISTING
PT	TOP OF STEEL PLATE AT FINISHED GRADE
PB	BOTTOM OF STEEL PLATE AT FINISHED GRADE
	PROPERTY LINE
	TOP OF POND
	PROPOSED STORM SEWER

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE:

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

POND 5 OVERVIEW

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC
EL PASO COUNTY CO

SHEET NUMBER
30

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:POND 5 GRADING September 14, 2021 05:51:44pm K:\DEN_Civil\196106000_Winsome P2\CADD\PlanSheets\019610600OD_POND 5.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

2 MAINTENANCE ROAD
N.T.S.

MAINTENANCE PATH NOTES

1. MAINTENANCE PATH SHALL INCLUDE SUBGRADE PREPARATION, GRAVEL BASE, AND COMPACTION.

3 CONCRETE TRICKLE CHANNEL
N.T.S.

7 OUTLET SIGNAGE
N.T.S.

OUTLET SIGNAGE NOTES

1. SIGN SHALL BE A MINIMUM OF 0.75 SQUARE FEET AND SHALL BE ATTACHED TO THE OUTLET OR POSTED NEARBY.

4 ORIFICE PLATE AND TRASH RACK DETAIL
N.T.S.

ORIFICE PLATE NOTES

1. PROVIDE CONTINUOUS NEOPRENE GASKET MATERIAL BETWEEN THE ORIFICE PLATE AND CONCRETE.
2. BOLT PLATE TO CONCRETE 12" MAX. ON CENTER. WITH A PLATE THICKNESS OF 0.25".

EURV AND WQCV TRASH RACKS

1. WELL-SCREEN TRASH RACKS SHALL BE STAINLESS STEEL AND SHALL BE ATTACHED BY INTERMITTENT WELDS ALONG THE EDGE OF THE MOUNTING FRAME.
2. BAR GATE TRASH RACKS SHALL BE ALUMINUM AND SHALL BE BOLTED USING STAINLESS STEEL HARDWARE.
3. TRASH RACK OPEN AREAS ARE FOR SPECIFIED TRASH RACK MATERIALS. TOTAL TRASH RACK SIZE MAY NEED TO BE ADJUSTED FOR MATERIALS HAVING DIFFERENT OPEN AREA/GROSS AREA RATIO (R VALUE).
4. STRUCTURAL DESIGN OF TRASH RACKS SHALL BE BASED ON FULL HYDROSTATIC HEAD WITH ZERO HEAD DOWNSTREAM OF THE RACK.

OVERFLOW SAFETY GRATES

1. ALL SAFETY GRATES SHALL BE MOUNTED USING STAINLESS STEEL HARDWARE AND PROVIDED WITH HINGED AND LOCKABLE OR BOLTABLE ACCESS PANELS.
2. SAFETY GRATES SHALL BE STAINLESS STEEL, ALUMINUM, OR STEEL. STEEL GRATES SHALL BE HOT DIP GALVANIZED AND MAY BE HOT POWDER COATED AFTER GALVANIZING.
3. SAFETY GRATES SHALL BE DESIGNED SUCH THAT THE DIAGONAL DIMENSION OF EACH OPENING IS SMALLER THAN THE DIAMETER OF THE OUTLET PIPE.
4. STRUCTURAL DESIGN OF SAFETY GRATES SHALL BE BASED ON FULL HYDROSTATIC HEAD WITH ZERO HEAD DOWNSTREAM OF THE RACK.

RIPRAP NOTES:

COLORADO DEPARTMENT OF TRANSPORTATION SECTION 506 REQUIREMENTS APPLY TO ALL RIPRAP.

Table 506-2

Pay Item		Percent of Material Smaller Than Typical Stone[2]	Typical Stone Dimensions[3] (Inches)	Typical Stone Weight[4] (Pounds)
	Stone Size d50[1] (Inches)			
Riprap	6	70-100 50-70 35-50 2-10	12 9 6 2	85 35 10 0.4
Riprap	9	70-100 50-70 35-50 2-10	15 12 9 3	160 85 35 1.3
Riprap	12	70-100 50-70 35-50 2-10	21 18 12 4	440 275 85 3
Riprap	18	100 50-70 35-50 2-10	30 24 18 6	1280 650 275 10
Riprap	24	100 50-70 35-50 2-10	42 33 24 9	3500 1700 650 35

[1]d50 = nominal stone size
[2]based on typical rock mass
[3]equivalent spherical diameter
[4]based on a specific gravity = 2.5

5 100-YEAR FLOW RESTRICTOR B
N.T.S.

6 SECTION CREST WALL DETAIL
N.T.S.

A SECTION A
N.T.S.

B SECTION B
N.T.S.

10 OUTLET STRUCTURE DETAIL
N.T.S.

8 ROCK CHUTE NORTH
N.T.S.

9 ROCK CHUTE SOUTH
N.T.S.

11 EMERGENCY SPILLWAY DETAILS
N.T.S.

12 EMERGENCY SPILLWAY
N.T.S.

13 SECTION ROCK CHUTE NORTH DETAIL
N.T.S.

14 SECTION ROCK CHUTE SOUTH DETAIL
N.T.S.

15 ROCK CHUTE TO TRICKLE CHANNEL TRANSITION
N.T.S.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE:

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

POND 5 DETAILS

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC
EL PASO COUNTY CO

SHEET NUMBER
31

Posted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:POND 5 DETAILS (1) September 14, 2021 09:52:06pm K:\DEN_Civil\196106000 Winsome P2\CADD\PlanSheets\019610600CD_POND 5.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

TYPICAL SECTIONS

MILL AND OVERLAY T-PATCH JOINT DETAIL

PAVEMENT SECTION

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE: ____

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

HODGEN ROAD PLAN AND PROFILE

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
32

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:Hodgen Road Widening September 14, 2021 09:52:50pm K:\DEN_Civil\196106000_Winsome P2\CAD\PlanSheets\019610600CD_RD P&P_OFFSITE.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:OFFSITE ROADWAY SECTIONS September 14, 2021 05:53:10pm K:\DEN_Civil\196106000_Winsome P2\CADD\PlanSheets\019610600CD_RWDY-XSEC.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

KEY
EXISTING GRADE
PROPOSED GRADE

SHEET NUMBER 33

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

HODGEN ROAD CROSS SECTIONS

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE: ____

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

KEY
EXISTING GRADE
PROPOSED GRADE

SHEET NUMBER 34

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

HODGEN ROAD CROSS SECTIONS

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE: ____

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

SIGNING AND STRIPING NOTES

1. EXISTING GROUND MOUNT SIGN PANEL AND POST TO REMAIN. TYPE PER PLAN
2. INSTALL GROUND MOUNT SIGN PANEL AND POST. TYPE PER PLAN
3. PROPOSED 4-INCH SOLID WHITE EPOXY STRIPING
4. PROPOSED 8-INCH SOLID WHITE EPOXY STRIPING
5. PROPOSED 4-INCH SOLID DOUBLE YELLOW EPOXY STRIPING
6. PROPOSED TURN ARROW, WHITE THERMOPLASTIC (16.1 SF)
7. RESET EXISTING GROUND MOUNT SIGNAL PANEL

NOTES

1. STATIONS AND OFFSETS ARE BASED ON HODGEN ROAD HCL UNLESS OTHERWISE NOTED.
2. ALL LANE LINES ARE PROPOSED TO BE EPOXY. ANY PROPOSED STOP BARS SHALL BE THERMOPLASTIC.
3. ALL PAVEMENT MARKINGS SHALL BE INSTALLED PER CDOT S-627-1 STANDARD DETAIL.
4. SIGN MOUNTING SHALL BE INSTALLED PER CDOT S-614-1, S-614-3 (CLASS II GROUND MOUNT SIGN) STANDARD DETAILS.
5. ROADWAY SIGHT TRIANGLES, BASED ON AASHTO STANDARDS ARE SHOWN AT THE INTERSECTION OF EARLY LIGHT DRIVE AND HODGEN ROAD. VERTEX OF THE SIGHT TRIANGLE WAS SET AT 18' BACK FROM THE EDGE OF TRAVELED WAY. NO ITEMS THAT ARE WIDER THAN 18 INCHES, OR TALLER THAN 30 INCHES ARE ALLOWED WITHIN THIS TRIANGLE EXCEPT FOR STREET TREES AND TRAFFIC CONTROL DEVICES AND EQUIPMENT.

PLACEMENT TABLES

KEY	LATERAL PLACEMENT: ALL CLASSES OF STREETS AND HIGHWAYS — MINIMUM	NORMAL
A	2'-0"	15'-0" PLUS CURB
B	2'-0"	30'-0" OR MORE INCLUDES CURB
C	2'-0"	8'-0" PLUS EDGE OF 6'+ WIDE SHOULDER. IF NONE, 15'-0" FROM EDGE OF TRAVEL LANE

KEY	VERTICAL PLACEMENT: FREEWAYS AND EXPRESSWAYS — MIN.	MAX.	CONVENTIONAL STREETS AND HIGHWAYS — URBAN MIN.	URBAN MAX.	RURAL MIN.	RURAL MAX.
D	7'-0" OR NOTE NO. 9	12'-0"	7'-0"	8'-0"	5'-0"	8'-0"
E	7'-0"	8'-0"	7'-0"	8'-0"	5'-0"	8'-0"
F	8'-0" OR NOTE NO. 9	12'-0"	8'-0"	9'-0"	5'-0"	9'-0"
G	6'-0"	7'-0"	6'-0"	7'-0"	4'-0"	7'-0"
H	5'-0"	10'-0"	6'-0"	7'-0"	4'-0"	7'-0"

REGULATORY, RECREATIONAL AND CULTURAL INFORMATION SIGN PLACEMENT

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N. NEVADA AVE. SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE: ____

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

HODGEN ROAD SIGNAGE AND STRIPING

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC

EL PASO COUNTY CO

SHEET NUMBER
35

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:24x36 (200) September 14, 2021 09:53:38pm K:\DEN-Civil\019610600_Winsome P2\CADD\PlanSheets\019610600_OFF-SITE_SIGN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

Vehicle Tracking Control (VTC) SM-4

VTC-1. AGGREGATE VEHICLE TRACKING CONTROL

SM-4 Vehicle Tracking Control (VTC)

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.

NOTE: MANY JURISDICTIONS HAVE BMP DETAILS THAT VARY FROM UDFCD STANDARD DETAILS. CONSULT WITH LOCAL JURISDICTIONS AS TO WHICH DETAIL SHOULD BE USED WHEN DIFFERENCES ARE NOTED.

(DETAILS ADAPTED FROM CITY OF BROOMFIELD, COLORADO, NOT AVAILABLE IN AUTOCAD)

Stabilized Staging Area (SSA) SM-6

SSA-1. STABILIZED STAGING AREA

STABILIZED STAGING AREA INSTALLATION NOTES

1. SEE PLAN VIEW FOR
   - LOCATION 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 DOT 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 STAGING AREA 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.

SM-6 Stabilized Staging Area (SSA)

STABILIZED STAGING AREA MAINTENANCE NOTES

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.

NOTE: MANY MUNICIPALITIES PROHIBIT THE USE OF RECYCLED CONCRETE AS GRANULAR MATERIAL FOR STABILIZED STAGING AREAS DUE TO DIFFICULTIES WITH RE-ESTABLISHMENT OF VEGETATION IN AREAS WHERE RECYCLED CONCRETE WAS PLACED.

NOTE: MANY JURISDICTIONS HAVE BMP DETAILS THAT VARY FROM UDFCD STANDARD DETAILS. CONSULT WITH LOCAL JURISDICTIONS AS TO WHICH DETAIL SHOULD BE USED WHEN DIFFERENCES ARE NOTED.

(DETAILS ADAPTED FROM DOUGLAS COUNTY, COLORADO, NOT AVAILABLE IN AUTOCAD)

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N NEVADA AVE, SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE: _____

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

EROSION CONTROL DETAILS

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC
EL PASO COUNTY CO

SHEET NUMBER
36

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:EROSION CONTROL DETAILS September 14, 2021 05:53:54pm K:\DEN_CIVIL\196106000 Winsome P2\CADD\Plansheets\019610600CD_EC_D1.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

CHECK DAM ELEVATION VIEW

SECTION A

SECTION B

PROFILE

CD-1. CHECK DAM

CHECK DAM INSTALLATION NOTES

1. SEE PLAN VIEW FOR:
   -LOCATION OF CHECK DAMS.
   -CHECK DAM TYPE (CHECK DAM OR REINFORCED CHECK DAM).
   -LENGTH (L), CREST LENGTH (CL), AND DEPTH (D).

2. CHECK DAMS INDICATED ON INITIAL SWMP SHALL BE INSTALLED AFTER CONSTRUCTION FENCE, BUT PRIOR TO ANY UPSTREAM LAND DISTURBING ACTIVITIES.

3. RIPRAP UTILIZED FOR CHECK DAMS SHOULD BE OF APPROPRIATE SIZE FOR THE APPLICATION. TYPICAL TYPES OF RIPRAP USED FOR CHECK DAMS ARE TYPE M (D50 12") OR TYPE L (D50 9").

4. RIPRAP PAD SHALL BE TRENCHED INTO THE GROUND A MINIMUM OF 1'.

5. THE ENDS OF THE CHECK DAM SHALL BE A MINIMUM OF 1' 6" HIGHER THAN THE CENTER OF THE CHECK DAM.

CHECK DAM 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 CHECK DAMS SHALL BE REMOVED WHEN THE SEDIMENT DEPTH IS WITHIN ½ OF THE HEIGHT OF THE CREST.

5. CHECK DAMS ARE TO REMAIN IN PLACE UNTIL THE UPSTREAM DISTURBED AREA IS STABILIZED AND APPROVED BY THE LOCAL JURISDICTION.

6. WHEN CHECK DAMS ARE REMOVED, EXCAVATIONS SHALL BE FILLED WITH SUITABLE COMPACTED BACKFILL. DISTURBED AREA SHALL BE SEEDED AND MULCHED AND COVERED WITH GEOTEXTILE OR OTHERWISE STABILIZED IN A MANNER APPROVED BY THE LOCAL JURISDICTION.

(DETAILS ADAPTED FROM DOUGLAS COUNTY, COLORADO, NOT AVAILABLE IN AUTOCAD)

NOTE: MANY JURISDICTIONS HAVE BMP DETAILS THAT VARY FROM UDFCD STANDARD DETAILS. CONSULT WITH LOCAL JURISDICTIONS AS TO WHICH DETAIL SHOULD BE USED WHEN DIFFERENCES ARE NOTED.

REINFORCED CHECK DAM ELEVATION VIEW

SECTION A

REINFORCED CHECK DAM INSTALLATION NOTES

1. SEE PLAN VIEW FOR:
   -LOCATIONS OF CHECK DAMS.
   -CHECK DAM TYPE (CHECK DAM OR REINFORCED CHECK DAM).
   -LENGTH (L), CREST LENGTH (CL), AND DEPTH (D).

2. CHECK DAMS INDICATED ON THE SWMP SHALL BE INSTALLED PRIOR TO AN UPSTREAM LAND-DISTURBING ACTIVITIES.

3. REINFORCED CHECK DAMS, GABIONS SHALL HAVE GALVANIZED TWISTED WIRE NETTING WITH A MAXIMUM OPENING DIMENSION OF 4¾" AND A MINIMUM WIRE THICKNESS OF 0.10". WIRE "HOG RINGS" AT 4" SPACING OR OTHER APPROVED MEANS SHALL BE USED AT ALL GABION SEAMS AND TO SECURE THE GABION TO THE ADJACENT SECTION.

4. THE CHECK DAM SHALL BE TRENCHED INTO THE GROUND A MINIMUM OF 1' 6".

5. GEOTEXTILE BLANKET SHALL BE PLACED IN THE REINFORCED CHECK DAM TRENCH EXTENDING A MINIMUM OF 1' 6" ON BOTH THE UPSTREAM AND DOWNSTREAM SIDES OF THE REINFORCED CHECK DAM.

CD-2. REINFORCED CHECK DAM

REINFORCED CHECK DAM 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 REINFORCED CHECK DAMS SHALL BE REMOVED AS NEEDED TO MAINTAIN THE EFFECTIVENESS OF BMP, TYPICALLY WHEN THE UPSTREAM SEDIMENT DEPTH IS WITHIN ½ THE HEIGHT OF THE CREST.

5. REPAIR OR REPLACE REINFORCED CHECK DAMS WHEN THERE ARE SIGNS OF DAMAGE SUCH AS HOLES IN THE GABION OR UNDERCUTTING.

6. REINFORCED CHECK DAMS ARE TO REMAIN IN PLACE UNTIL THE UPSTREAM DISTURBED AREA IS STABILIZED AND APPROVED BY THE LOCAL JURISDICTION.

7. WHEN REINFORCED CHECK DAMS ARE REMOVED, ALL DISTURBED AREAS SHALL BE COVERED WITH TOPSOIL, SEEDED AND MULCHED, AND COVERED WITH A GEOTEXTILE BLANKET, OR OTHERWISE STABILIZED AS APPROVED BY LOCAL JURISDICTION.

(DETAIL ADAPTED FROM DOUGLAS COUNTY, COLORADO AND CITY OF AURORA, COLORADO, NOT AVAILABLE IN AUTOCAD)

NOTE: MANY JURISDICTIONS HAVE BMP DETAILS THAT VARY FROM UDFCD STANDARD DETAILS. CONSULT WITH LOCAL JURISDICTIONS AS TO WHICH DETAIL SHOULD BE USED WHEN DIFFERENCES ARE NOTED.

CF-1. PLASTIC MESH CONSTRUCTION FENCE

CONSTRUCTION FENCE INSTALLATION NOTES

1. SEE PLAN VIEW FOR:
   -LOCATION OF CONSTRUCTION FENCE.

2. CONSTRUCTION FENCE SHOWN SHALL BE INSTALLED PRIOR TO ANY LAND DISTURBING ACTIVITIES.

3. CONSTRUCTION FENCE SHALL BE COMPOSED OF ORANGE, CONTRACTOR-GRADE MATERIAL THAT IS AT LEAST 4' HIGH. METAL POSTS SHOULD HAVE A PLASTIC CAP FOR SAFETY.

4. STUDDED STEEL TEE POSTS SHALL BE UTILIZED TO SUPPORT THE CONSTRUCTION FENCE. MAXIMUM SPACING FOR STEEL TEE POSTS SHALL BE 10'.

5. CONSTRUCTION FENCE SHALL BE SECURELY FASTENED TO THE TOP, MIDDLE, AND BOTTOM OF EACH POST.

CONSTRUCTION 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. CONSTRUCTION FENCE SHALL BE REPAIRED OR REPLACED WHEN THERE ARE SIGNS OF DAMAGE SUCH AS RIPS OR SAGS. CONSTRUCTION FENCE IS TO REMAIN IN PLACE UNTIL THE UPSTREAM DISTURBED AREA IS STABILIZED AND APPROVED BY THE LOCAL JURISDICTION.

5. WHEN CONSTRUCTION FENCES ARE REMOVED, ALL DISTURBED AREAS ASSOCIATED WITH THE INSTALLATION, MAINTENANCE, AND/OR REMOVAL OF THE FENCE SHALL BE COVERED WITH TOPSOIL, SEEDED AND MULCHED, OR OTHERWISE STABILIZED AS APPROVED BY LOCAL JURISDICTION.

NOTE: MANY JURISDICTIONS HAVE BMP DETAILS THAT VARY FROM UDFCD STANDARD DETAILS. CONSULT WITH LOCAL JURISDICTIONS AS TO WHICH DETAIL SHOULD BE USED WHEN DIFFERENCES ARE NOTED.

(DETAIL ADAPTED FROM TOWN OF PARKER, COLORADO, NOT AVAILABLE IN AUTOCAD)

TABLE CB-1. CLASS 1 COMPOST	
PARAMETERS	CHARACTERISTIC
MINIMUM STABILITY INDICATOR	STABLE TO VERY STABLE
SOLUBLE SALTS	MAXIMUM 5 mmhos/cm
PH	6.0 – 8.0
AQ INDEX	> 10
MATURITY INDICATOR EXPRESSED AS PERCENTAGE OF GERMINATION/VIGOR	80+/80+
MATURITY INDICATOR EXPRESSED AS AMMONIA N/ NITRATE N RATIO	< 4
MATURITY INDEX AS CARBON TO NITROGEN RATIO	20:1
TESTED FOR CLOPYRALID	YES/NEGATIVE RESULT
MOISTURE CONTENT	30-60%
ORGANIC MATTER CONTENT	25-45% OF DRY WEIGHT
PARTICLE SIZE DISTRIBUTION	3" (75mm) 100% PASSING
PRIMARY, SECONDARY NUTRIENTS; TRACE ELEMENTS	MUST BE REPORTED
TESTING AND TEST REPORT SUBMITTAL REQUIREMENTS	STA + CLOPYRALID
ORGANIC MATTER PER CUBIC YARD	MUST REPORT
CHEMICAL CONTAMINANTS	COMPLY WITH US EPA CLASS A STANDARD, 40 CFR 503.1 TABLES 1 & 3 LEVELS
MINIMUM MANUFACTURING/PRODUCTION REQUIREMENT	FULLY PERMITTED UNDER COLORADO DEPARTMENT OF PUBLIC HEALTH AND ENVIRONMENT, HAZARDOUS MATERIALS AND WASTE MANAGEMENT DIVISION
RISK FACTOR RELATING TO PLANT GERMINATION AND HEALTH	LOW

CB-1. COMPOST BLANKET AND COMPOST FILTER BERM

COMPOST FILTER BERM AND COMPOST BLANKET INSTALLATION NOTES

1. SEE PLAN VIEW FOR
   -LOCATION OF COMPOST FILTER BERM(S).
   -LENGTH OF COMPOST FILTER BERM(S).

2. COMPOST BERMS AND BLANKETS MAY BE USED IN PLACE OF STRAW MULCH OR GEOTEXTILE FABRIC IN AREAS WHERE ACCESS TO LANDSCAPING IS DIFFICULT DUE TO LANDSCAPING OR OTHER OBJECTS OR IN AREAS WHERE A SMOOTH TURF GRASS FINISH IS DESIRED.

3. FILTER BERMS SHALL RUN PARALLEL TO THE CONTOUR.

4. FILTER BERMS SHALL BE A MINIMUM OF 1 FEET HIGH AND 2 FEET WIDE.

5. FILTER BERMS SHALL BE APPLIED BY PNEUMATIC BLOWER OR BY HAND.

6. FILTER BERMS SHALL ONLY BE UTILIZED IN AREAS WHERE SHEET FLOW CONDITIONS PREVAIL AND NOT IN AREAS OF CONCENTRATED FLOW.

7. COMPOST BLANKETS SHALL BE APPLIED AT A DEPTH OF 1 -3 INCHES (TYPICALLY 2 INCHES). FOR AREAS WITH EXISTING VEGETATION THAT ARE TO BE SUPPLEMENTED BY COMPOST, A THIN 0.5-INCH LAYER MAY BE USED.

8. SEEDING SHALL BE PERFORMED PRIOR TO THE APPLICATION OF COMPOST. ALTERNATIVELY, SEED MAY BE COMBINED WITH COMPOST AND BLOWN WITH THE PNEUMATIC BLOWER.

9. WHEN TURF GRASS FINISH IS NOT DESIRED, SURFACE ROUGHENING ON SLOPES SHALL TAKE PLACE PRIOR TO COMPOST APPLICATION.

10. COMPOST SHALL BE A CLASS 1 COMPOST AS DEFINED BY TABLE CB-1.

COMPOST FILTER BERM 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. COMPOST BERMS AND BLANKETS SHALL BE REAPPLIED OR REGRADED AS NECESSARY IF RILLING IN THE COMPOST SURFACE OCCURS.

(DETAILS ADAPTED FROM ARAPAHOE COUNTY, COLORADO, NOT AVAILABLE IN AUTOCAD)

NOTE: MANY JURISDICTIONS HAVE BMP DETAILS THAT VARY FROM UDFCD STANDARD DETAILS. CONSULT WITH LOCAL JURISDICTIONS AS TO WHICH DETAIL SHOULD BE USED WHEN DIFFERENCES ARE NOTED.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY-HORN AND ASSOCIATES, INC.
2 N. NEVADA AVE. SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719-453-0180
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE:

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

EROSION CONTROL DETAILS

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC
EL PASO COUNTY CO

SHEET NUMBER
37

Plotted By:Kofford,Kevin Sheet Set:WINSOME P2 Layout:EROSION CONTROL DETAILS (2) September 14, 2021 09:54:01pm K:\DEN_Civil\196108000_Winsome P2\CADD\PlanSheets\019610800CD_EC_D1.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

TABLE SB-1. SIZING INFORMATION FOR STANDARD SEDIMENT BASIN			
Upstream Drainage Area (rounded to nearest acre), (ac)	Basin Bottom Width (W), (ft)	Spillway Crest Length (CL), (ft)	Hole Diameter (HD), (in)
1	12 ½	2	9/32
2	21	3	11/16
3	28	5	½
4	33 ½	6	9/16
5	38 ½	8	21/32
6	43	9	23/32
7	47 ¾	11	25/32
8	51	12	27/32
9	55	13	⅞
10	58 ¾	15	15/16
11	61	16	31/32
12	64	18	1
13	67 ½	19	1 1/16
14	70 ½	21	1 ⅛
15	73 ¼	22	1 3/16

SEDIMENT BASIN INSTALLATION NOTES

1. SEE PLAN VIEW FOR:
   –LOCATION OF SEDIMENT BASIN.
   –TYPE OF BASIN (STANDARD BASIN OR NONSTANDARD BASIN).
   –FOR STANDARD BASIN, BOTTOM WIDTH W, CREST LENGTH CL, AND HOLE DIAMETER, HD.
   –FOR NONSTANDARD BASIN, SEE CONSTRUCTION DRAWINGS FOR DESIGN OF BASIN INCLUDING RISER HEIGHT H, NUMBER OF COLUMNS N, HOLE DIAMETER HD AND PIPE DIAMETER D.

2. FOR STANDARD BASIN, BOTTOM DIMENSION MAY BE MODIFIED AS LONG AS BOTTOM AREA IS NOT REDUCED.

3. SEDIMENT BASINS SHALL BE INSTALLED PRIOR TO ANY OTHER LAND–DISTURBING ACTIVITY THAT RELIES ON ON BASINS AS AS A STORMWATER CONTROL.

4. EMBANKMENT MATERIAL SHALL CONSIST OF SOIL FREE OF DEBRIS, ORGANIC MATERIAL, AND ROCKS OR CONCRETE GREATER THAN 3 INCHES AND SHALL HAVE A MINIMUM OF 15 PERCENT BY WEIGHT PASSING THE NO. 200 SIEVE.

5. EMBANKMENT MATERIAL SHALL BE COMPACTED TO AT LEAST 95 PERCENT OF MAXIMUM DENSITY IN ACCORDANCE WITH ASTM D698.

6. PIPE SCH 40 OR GREATER SHALL BE USED.

7. THE DETAILS SHOWN ON THESE SHEETS PERTAIN TO STANDARD SEDIMENT BASIN(S) FOR DRAINAGE AREAS LESS THAN 15 ACRES. SEE CONSTRUCTION DRAWINGS FOR EMBANKMENT, STORAGE VOLUME, SPILLWAY, OUTLET, AND OUTLET PROTECTION DETAILS FOR ANY SEDIMENT BASIN(S) THAT HAVE BEEN INDIVIDUALLY DESIGNED FOR DRAINAGE AREAS LARGER THAN 15 ACRES.

SEDIMENT BASIN 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 IN BASIN SHALL BE REMOVED AS NEEDED TO MAINTAIN BMP EFFECTIVENESS, TYPICALLY WHEN SEDIMENT DEPTH REACHES ONE FOOT (I.E., TWO FEET BELOW THE SPILLWAY CREST).

5. SEDIMENT BASINS ARE TO REMAIN IN PLACE UNTIL THE UPSTREAM DISTURBED AREA IS STABILIZED AND GRASS COVER IS ACCEPTED BY THE LOCAL JURISDICTION.

6. WHEN SEDIMENT BASINS ARE REMOVED, ALL DISTURBED AREAS SHALL BE COVERED WITH TOPSOIL, SEEDED AND MULCHED OR OTHERWISE STABILIZED AS APPROVED BY LOCAL JURISDICTION.

(DETAILS ADAPTED FROM DOUGLAS COUNTY, COLORADO)

NOTE: MANY JURISDICTIONS HAVE BMP DETAILS THAT VARY FROM UDFCD STANDARD DETAILS. CONSULT WITH LOCAL JURISDICTIONS AS TO WHICH DETAIL SHOULD BE USED WHEN DIFFERENCES ARE NOTED.

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 6" 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.

(DETAIL ADAPTED FROM TOWN OF PARKER, COLORADO AND CITY OF AURORA, NOT AVAILABLE IN AUTOCAD)

NOTE: MANY JURISDICTIONS HAVE BMP DETAILS THAT VARY FROM UDFCD STANDARD DETAILS. CONSULT WITH LOCAL JURISDICTIONS AS TO WHICH DETAIL SHOULD BE USED WHEN DIFFERENCES ARE NOTED.

Table TS/PS-2. Minimum Drill Seeding Rates for Perennial Grasses

Common[a] Name	Botanical Name	Growth Season[b]	Growth Form	Seeds/ Pound	Pounds of PLS/acre
Alakali Soil Seed Mix					
Alkali sacaton	*Sporobolus airoides*	Cool	Bunch	1,750,000	0.25
Basin wildrye	*Elymus cinereus*	Cool	Bunch	165,000	2.5
Sodar streambank wheatgrass	*Agropyron riparium 'Sodar'*	Cool	Sod	170,000	2.5
Jose tall wheatgrass	*Agropyron elongatum 'Jose'*	Cool	Bunch	79,000	7.0
Arriba western wheatgrass	*Agropyron smithii 'Arriba'*	Cool	Sod	110,000	5.5
Total					**17.75**
Fertile Loamy Soil Seed Mix					
Ephriam crested wheatgrass	*Agropyron cristatum 'Ephriam'*	Cool	Sod	175,000	2.0
Dural hard fescue	*Festuca ovina 'duriuscula'*	Cool	Bunch	565,000	1.0
Lincoln smooth brome	*Bromus inermis leyss 'Lincoln'*	Cool	Sod	130,000	3.0
Sodar streambank wheatgrass	*Agropyron riparium 'Sodar'*	Cool	Sod	170,000	2.5
Arriba western wheatgrass	*Agropyron smithii 'Arriba'*	Cool	Sod	110,000	7.0
Total					**15.5**
High Water Table Soil Seed Mix					
Meadow foxtail	*Alopecurus pratensis*	Cool	Sod	900,000	0.5
Redtop	*Agrostis alba*	Warm	Open sod	5,000,000	0.25
Reed canarygrass	*Phalaris arundinacea*	Cool	Sod	68,000	0.5
Lincoln smooth brome	*Bromus inermis leyss 'Lincoln'*	Cool	Sod	130,000	3.0
Pathfinder switchgrass	*Panicum virgatum 'Pathfinder'*	Warm	Sod	389,000	1.0
Alkar tall wheatgrass	*Agropyron elongatum 'Alkar'*	Cool	Bunch	79,000	5.5
Total					**10.75**
Transition Turf Seed Mix[c]					
Ruebens Canadian bluegrass	*Poa compressa 'Ruebens'*	Cool	Sod	2,500,000	0.5
Dural hard fescue	*Festuca ovina 'duriuscula'*	Cool	Bunch	565,000	1.0
Citation perennial ryegrass	*Lolium perenne 'Citation'*	Cool	Sod	247,000	3.0
Lincoln smooth brome	*Bromus inermis leyss 'Lincoln'*	Cool	Sod	130,000	3.0
Total					**7.5**

Table TS/PS-2. Minimum Drill Seeding Rates for Perennial Grasses (cont.)

Common Name	Botanical Name	Growth Season[b]	Growth Form	Seeds/ Pound	Pounds of PLS/acre
Sandy Soil Seed Mix					
Blue grama	*Bouteloua gracilis*	Warm	Sod-forming bunchgrass	825,000	0.5
Camper little bluestem	*Schizachyrium scoparium 'Camper'*	Warm	Bunch	240,000	1.0
Prairie sandreed	*Calamovilfa longifolia*	Warm	Open sod	274,000	1.0
Sand dropseed	*Sporobolus cryptandrus*	Cool	Bunch	5,298,000	0.25
Vaughn sideoats grama	*Bouteloua curtipendula 'Vaughn'*	Warm	Sod	191,000	2.0
Arriba western wheatgrass	*Agropyron smithii 'Arriba'*	Cool	Sod	110,000	5.5
Total					**10.25**
Heavy Clay, Rocky Foothill Seed Mix					
Ephriam crested wheatgrass[d]	*Agropyron cristatum 'Ephriam'*	Cool	Sod	175,000	1.5
Oahe Intermediate wheatgrass	*Agropyron intermedium 'Oahe'*	Cool	Sod	115,000	5.5
Vaughn sideoats grama[e]	*Bouteloua curtipendula 'Vaughn'*	Warm	Sod	191,000	2.0
Lincoln smooth brome	*Bromus inermis leyss 'Lincoln'*	Cool	Sod	130,000	3.0
Arriba western wheatgrass	*Agropyron smithii 'Arriba'*	Cool	Sod	110,000	5.5
Total					**17.5**

[a] All of the above seeding mixes and rates are based on drill seeding followed by crimped straw mulch. These rates should be doubled if seed is broadcast and should be increased by 50 percent if the seeding is done using a Brillion Drill or is applied through hydraulic seeding. Hydraulic seeding may be substituted for drilling only where slopes are steeper than 3:1. If hydraulic seeding is used, hydraulic mulching should be done as a separate operation.

[b] See Table TS/PS-3 for seeding dates.

[c] If site is to be irrigated, the transition turf seed rates should be doubled.

[d] Crested wheatgrass should not be used on slopes steeper than 6H to 1V.

[e] Can substitute 0.5 lbs PLS of blue grama for the 2.0 lbs PLS of Vaughn sideoats grama.

Seeding dates for the highest success probability of perennial species along the Front Range are generally in the spring from April through early May and in the fall after the first of September until the ground freezes. If the area is irrigated, seeding may occur in summer months, as well. See Table TS/PS-3 for appropriate seeding dates.

Table TS/PS-1. Minimum Drill Seeding Rates for Various Temporary Annual Grasses

Species[a] (Common name)	Growth Season[b]	Pounds of Pure Live Seed (PLS)/acre[c]	Planting Depth (inches)
1. Oats	Cool	35 - 50	1 - 2
2. Spring wheat	Cool	25 - 35	1 - 2
3. Spring barley	Cool	25 - 35	1 - 2
4. Annual ryegrass	Cool	10 - 15	½
5. Millet	Warm	3 - 15	½ - ¾
6. Sudangrass	Warm	5–10	½ - ¾
7. Sorghum	Warm	5–10	½ - ¾
8. Winter wheat	Cool	20–35	1 - 2
9. Winter barley	Cool	20–35	1 - 2
10. Winter rye	Cool	20–35	1 - 2
11. Triticale	Cool	25–40	1 - 2

[a] Successful seeding of annual grass resulting in adequate plant growth will usually produce enough dead-plant residue to provide protection from wind and water erosion for an additional year. This assumes that the cover is not disturbed or mowed closer than 8 inches.

Hydraulic seeding may be substituted for drilling only where slopes are steeper than 3:1 or where access limitations exist. When hydraulic seeding is used, hydraulic mulching should be applied as a separate operation, when practical, to prevent the seeds from being encapsulated in the mulch.

[b] See Table TS/PS-3 for seeding dates. Irrigation, if consistently applied, may extend the use of cool season species during the summer months.

[c] Seeding rates should be doubled if seed is broadcast, or increased by 50 percent if done using a Brillion Drill or by hydraulic seeding.

No.	REVISIONS	DATE	BY
3	COUNTY SUBMITTAL #3	9/15/21	KRK
2	COUNTY SUBMITTAL #2	8/25/21	KRK

Kimley»Horn
© 2021 KIMLEY–HORN AND ASSOCIATES, INC.
2 N NEVADA AVE. SUITE 300, COLORADO SPRINGS, CO 80903
PHONE: 719–453–0180
WWW.KIMLEY–HORN.COM

LICENSED PROFESSIONAL
KEVIN KOFFORD
CO LICENSE NUMBER 57234
DATE: ____

KHA PROJECT 019610600
DATE 08/25/2021
SCALE AS SHOWN
DESIGNED BY KHTAM
DRAWN BY KHTAM
CHECKED BY TLC

EROSION CONTROL DETAILS

WINSOME FILING NO. 2
PREPARED FOR
WINSOME LLC
EL PASO COUNTY CO

SHEET NUMBER
38

Plotted By:Kofford, Kevin Sheet Set:WINSOME P2 Layout:EROSION CONTROL DETAILS (3) September 14, 2021 05:54:03pm K:\DEN_Civil\019610600_Winsome P2\CADD\PlanSheets\019610600CD_EC_DT.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.