



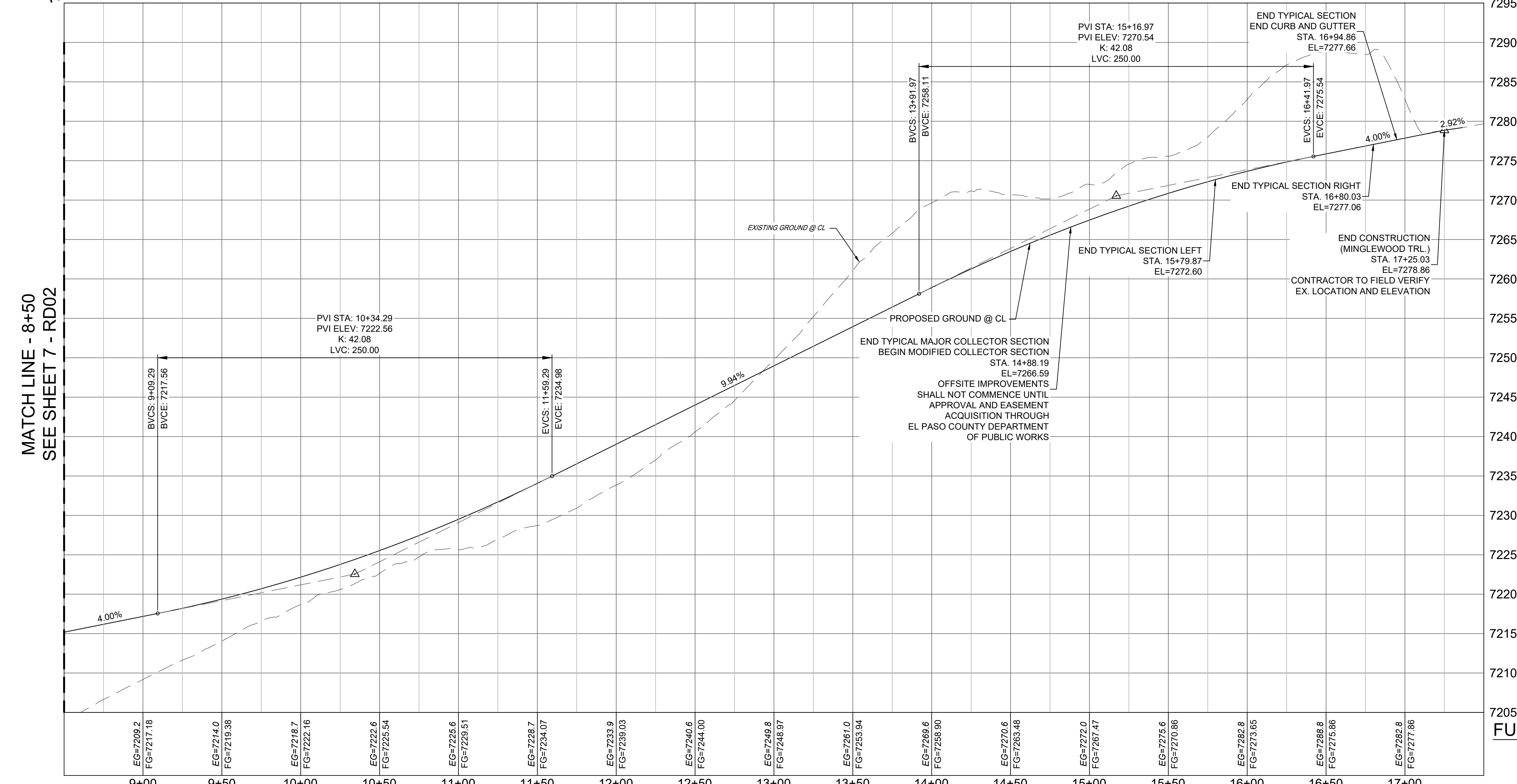
Know what's below.  
Call before you dig.

FURROW / COPPER VALLEY CURB RETURNS  
SEE SHEET 18 - RD13

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Installation of riprap rundown at the end of the C&G down to roadside ditch was identified by the County on the field. Confirm installation is complete and update plan to show/note said rundown.

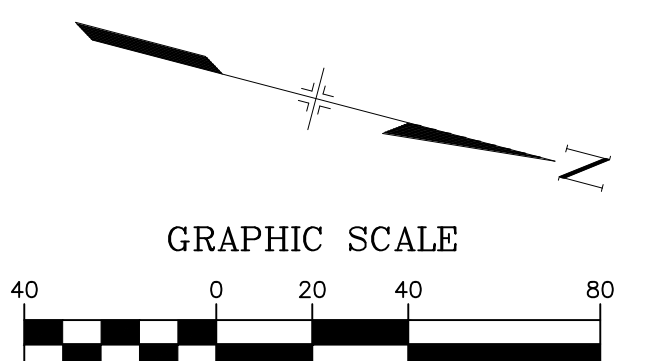
FURROW ROAD PLAN



LINE TABLE	
LINE #	DISTANCE
L2	315.78
L3	236.08

CURVE TABLE				
CURVE #	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING
C2	302.90	600.00	28°55'28"	N14°48'44"W

- NOTES:
- ALL ROADWAYS ARE PUBLIC UNLESS OTHERWISE NOTED.
  - SPOT ELEVATIONS REFERENCE CENTERLINE UNLESS OTHERWISE NOTED.



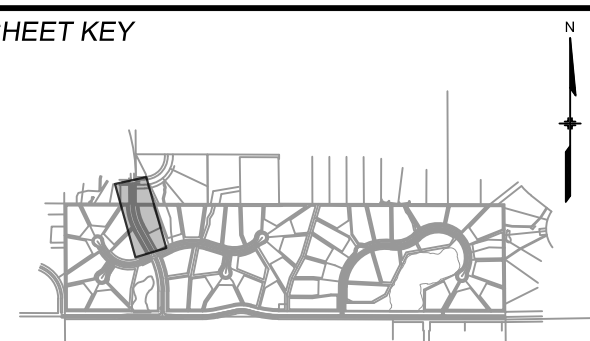
FURROW ROAD PROFILE  
HORIZ: 1" = 40'  
VERT: 1" = 8'

**ENGINEERING RECORD DRAWINGS**

THESE RECORD DRAWINGS HAVE BEEN PREPARED, IN PART, ON THE BASIS OF INFORMATION COMPILED BY OTHERS. THEY ARE NOT INTENDED TO REPRESENT IN DETAIL THE EXACT LOCATION, TYPE OF COMPONENT NOR MANNER OF CONSTRUCTION. THE ENGINEER WILL NOT BE RESPONSIBLE FOR ANY ERRORS OR OMISSIONS WHICH HAVE BEEN INCORPORATED INTO THE RECORD DRAWINGS. REFER TO ORIGINAL DRAWINGS FOR SIGNATURES AND SEALS.

DATE: 8/12/22  
COREY PETERSEN, PE #56571 FOR AND ON BEHALF OF MATRIX DESIGN GROUP, INC.

FILE NAME: S:\20.1105.004 Grandwood Ranch\100 Dwg\104 Plan Sets\Construction Plans\Road & Storm Plans\RD01.dwg  
CTB FILE: ...  
PLOT DATE: December 8, 2022 3:37:55 PM  
THIS DRAWING IS CURRENT AS OF PLOT DATE AND MAY BE SUBJECT TO CHANGE.



**BENCHMARK**  
NGS T 294 ELEVATION - 7247.10' NAVD 88

**BASIS OF BEARING:**  
A LINE THAT IS 20' NORTH OF AND PARALLEL WITH THE EAST-WEST CENTER LINE OF SECTION 19, T11S, R66W, N89°56'32"W - 5135.84'. THE DIRECTION IS A GRID BEARING OF THE COLORADO STATION PLANE COORDINATE SYSTEM, CENTRAL ZONE, N.A.D. 1983. THE LINE IS MONUMENTED BY 5/8" DIAMETER REBAR, 18" IN LENGTH WITH 1-1/2" ALUMINUM CAPS - LWA PLS 28658"

**OWNER:**  
SYLVAN VISTA, INC.  
WILLIAM F. HEREBIC II,  
MANAGER  
14160 GLENEAGLE DRIVE,  
COLORADO SPRINGS, CO 80921

**PREPARED BY:**  
Matrix

**SEAL**

FOR AND ON BEHALF OF  
MATRIX DESIGN GROUP, INC.  
PROJECT No. 20.1120.003

**GRANDWOOD RANCH**

EL PASO COUNTY - SF 2026  
ROAD AND STORM PLANS

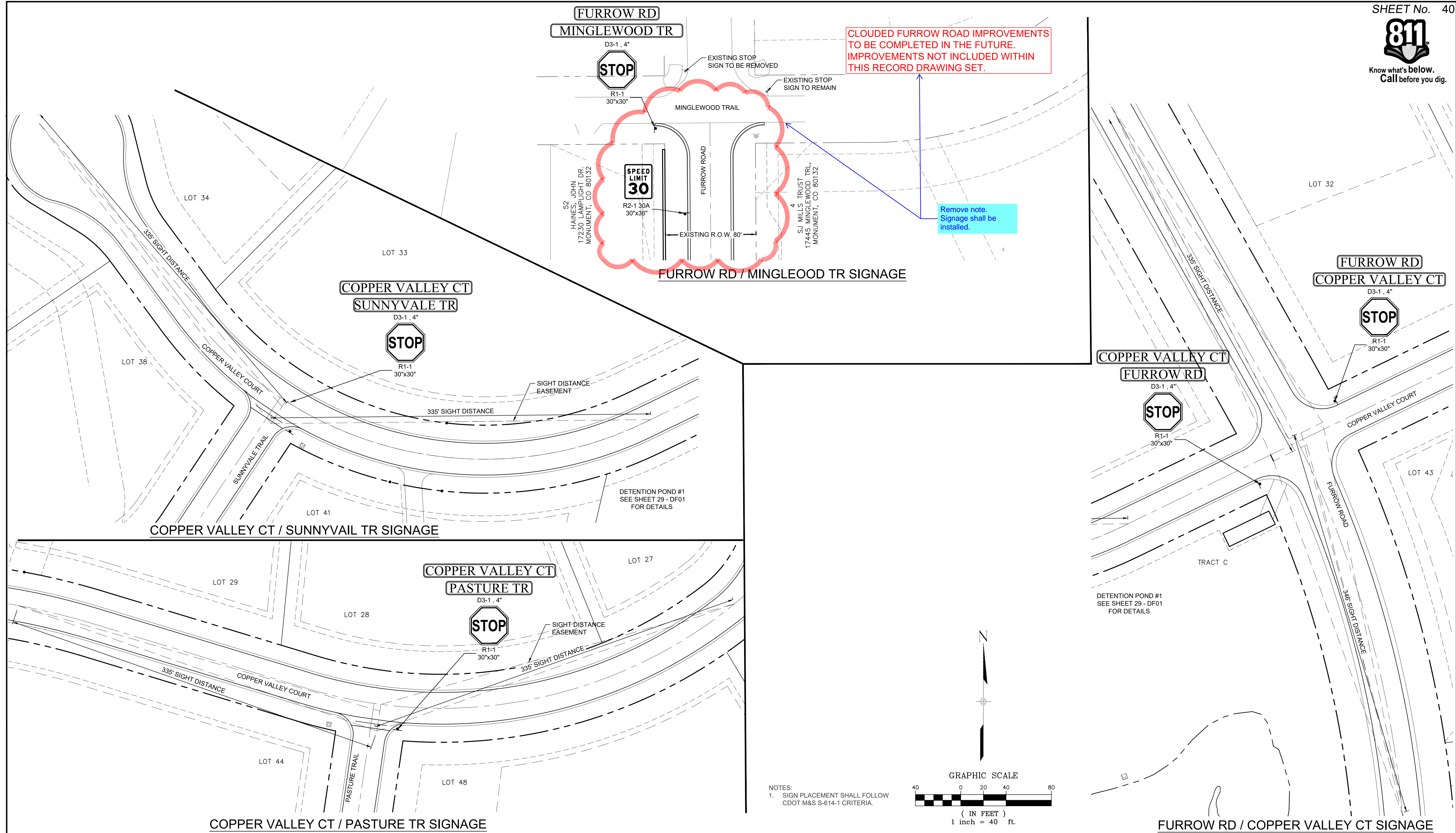
**ROADWAY PLAN AND PROFILE**

DESIGNED BY: CAP	SCALE	DATE ISSUED: FEBRUARY, 2021	DRAWING No.
DRAWN BY: CAP	HORIZ 1" = 40'	SHEET	RD03
CHECKED BY: NMS	VERT. 1" = 8'	8 OF 40	

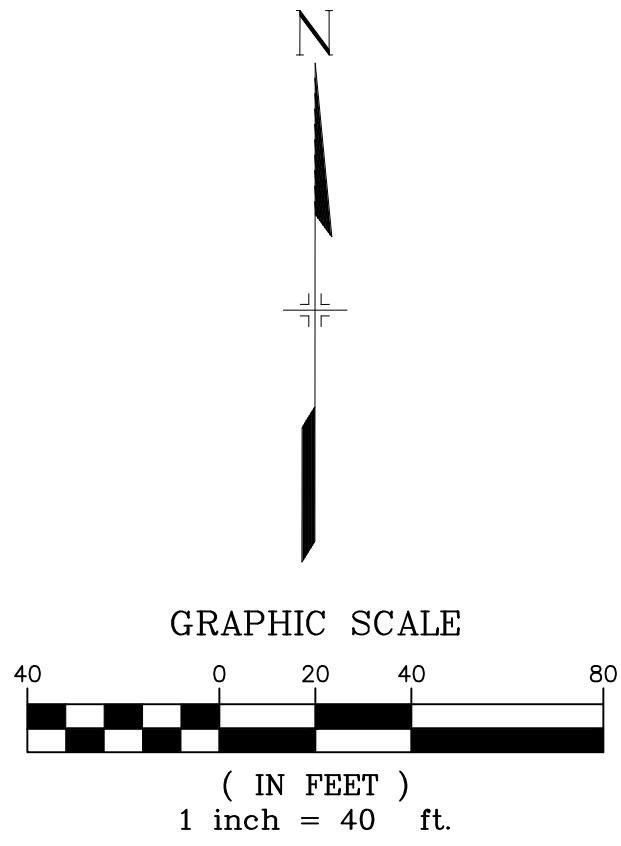




Know what's below. Call before you dig.



NOTES:  
 1. SIGN PLACEMENT SHALL FOLLOW CDOT M&S S-614-1 CRITERIA.



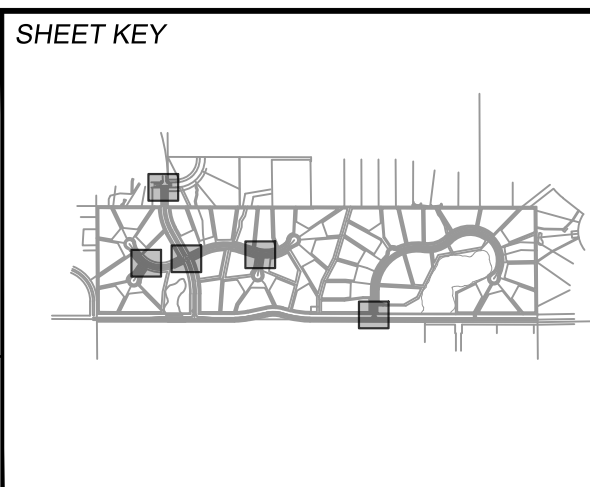
**REFERENCE DRAWINGS**  
 X:Title-Plan & Profile  
 X-1105-PR-SITE

**ENGINEERING RECORD DRAWINGS**

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Date: 8/12/22  
 Corey Petersen, PE #56571 FOR AND ON BEHALF OF MATRIX DESIGN GROUP, INC.

FILE NAME: S:\20.1105.004 Grandwood Ranch\100 Dwg\104 Plan Sets\Construction Plans\Road & Storm Plans\SN01.dwg  
 CTB FILE: ---  
 PLOT DATE: December 8, 2022 4:00:44 PM  
 THIS DRAWING IS CURRENT AS OF PLOT DATE AND MAY BE SUBJECT TO CHANGE.



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 NGS T 294 ELEVATION - 7247.10' NAVD 88

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 COLORADO SPRINGS, CO 80921

**PREPARED BY:**

**SEAL**

FOR AND ON BEHALF OF  
 MATRIX DESIGN GROUP, INC.  
 PROJECT No. 20.1120.003

**GRANDWOOD RANCH**

EL PASO COUNTY - SF 2026  
 ROAD AND STORM PLANS

**SIGNAGE AND STRIPING PLAN**

DESIGNED BY: CAP	SCALE: 1" = 40'	DATE ISSUED: FEBRUARY, 2021	DRAWING No.
DRAWN BY: CAP	HORIZ. 1" = 40'	SHEET 40 OF 40	SN02
CHECKED BY: NMS	VERT. N/A		