

2290 OLD RANCH ROAD

LOTS 8, BLOCK E, AMENDED FILING OF SPRINGS CREST SUBDIVISION
NW 1/4, SEC. 28, T.12 S., R. 66 W OF THE 6TH P.M.
COUNTY OF EL PASO, STATE OF COLORADO

Standard Notes for El Paso County Grading and Erosion Control Plans

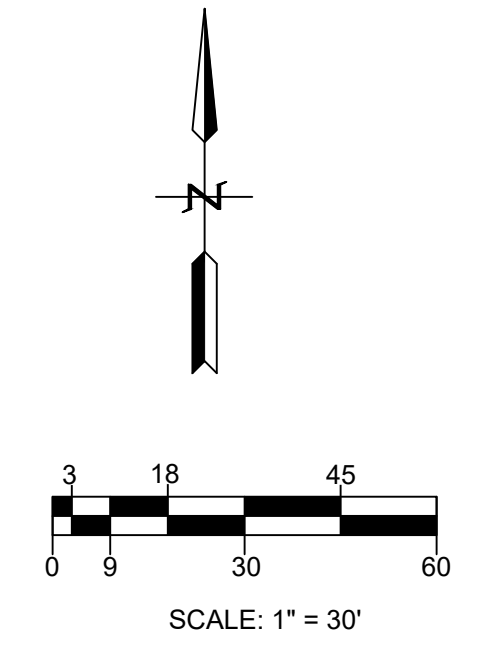
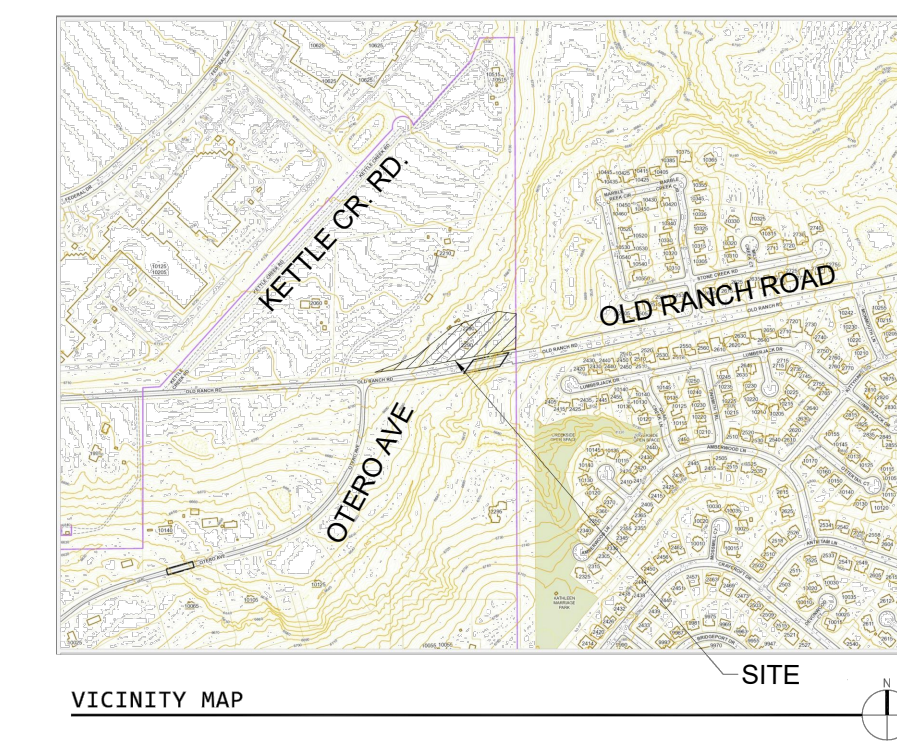
- Stormwater discharges from construction sites shall not cause or threaten to cause pollution, contamination, or degradation of State Waters. All work and earth disturbance shall be done in a manner that minimizes pollution of any on-site or off-site waters, including wetlands.
- Notwithstanding anything 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 shall be approved, in writing.
- 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 SMWP during construction is the responsibility of the designated Qualified Stormwater Manager or Certified Erosion Control Inspector. The SMWP 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.
- 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.
- 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.
- 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.
- 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.
- 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.
- 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.
- 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.
- 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).
- 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.
- 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.
- 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.
- Erosion control blanketing or other protective covering shall be used on slopes steeper than 3:1.
- 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.
- 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.
- Tracking of soils and construction debris off-site shall be minimized. Materials tracked off-site shall be cleaned up and properly disposed of immediately.
- 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.
- 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.
- 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.
- 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.
- No person shall cause the impediment of stormwater flow in the curb and gutter or ditch except with approved sediment control measures.
- 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.

Please fix text overlap

- All construction traffic must enter/exit the site only at approved construction access points.
- Prior to construction the permittee shall verify the location of existing utilities.
- 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.
- The soils report for this site has been prepared by Parr Engineering and Consulting, Inc. and shall be considered a part of these plans.
- 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:

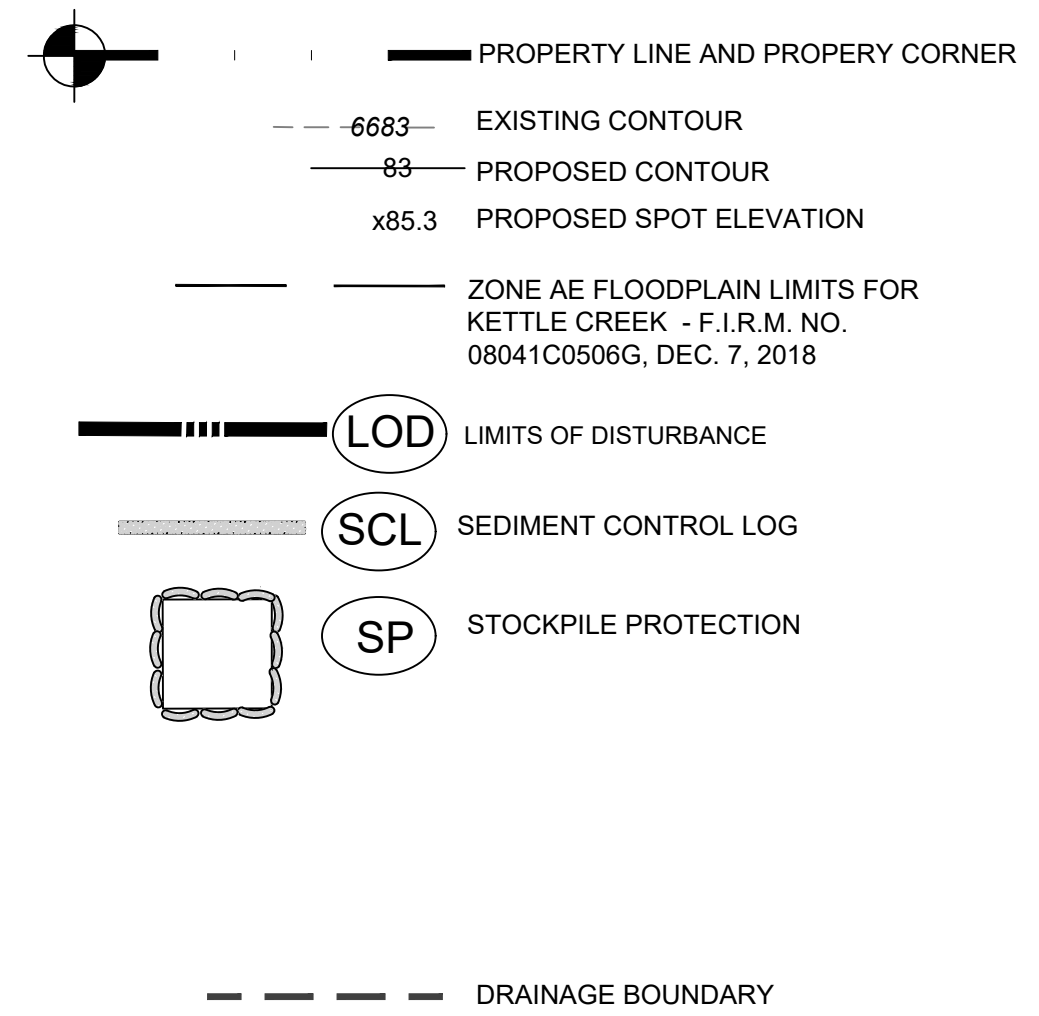
Colorado Department of Public Health and Environment
Water Quality Control Division
WQCD - Permits
4300 Cherry Creek Drive South
Denver, CO 80246-1530
Attn: Permits Unit

GRADING LEGEND



EPC STORMWATER REVIEW COMMENTS
IN ORANGE BOXES WITH BLACK TEXT

LEGEND



SHEET LIST

COVER SHEET	1
GRADING AND EROSION CONTROL PLAN	2

Grading and Erosion Control Plans (standalone)

Design Engineer's Statement:

This Grading and Erosion Control Plan was prepared under my direction and supervision and is correct to the best of my knowledge and belief. Said plan has been prepared according to the criteria established by the County for grading and erosion control plans. I accept responsibility for any liability caused by any negligent acts, errors or omissions on my part in preparing this plan.

Connie L. Ellefson P.E. #23371 Date

Owner/Developer's Statement:

I, the owner/developer have read and will comply with the requirements of the grading and erosion control plan.

[Name, Title] Date

[Business Name]

[Address]

El Paso County:

Please fill in information.

County plan review is provided only for general conformance with County Design Criteria. The County is not responsible for the accuracy and adequacy of the design, dimensions, and/or elevations which shall be confirmed at the job site. The County through the approval of this document assumes no responsibility for completeness and/or accuracy of this document. Filed in accordance with the requirements of the El Paso County Land Development Code, Drainage Criteria Manual, Volumes 1 and 2, and Engineering Criteria Manual as amended.

In accordance with ECM Section 1.12, these construction documents will be valid for construction for a period of 2 years from the date signed by the El Paso County Engineer. If construction has not started within those 2 years, the plans will need to be resubmitted for approval, including payment of review fees at the Planning and Community Development Directors discretion.

Josh Palmer Jennifer Irvine, P.E. Date
County Engineer / ECM Administrator

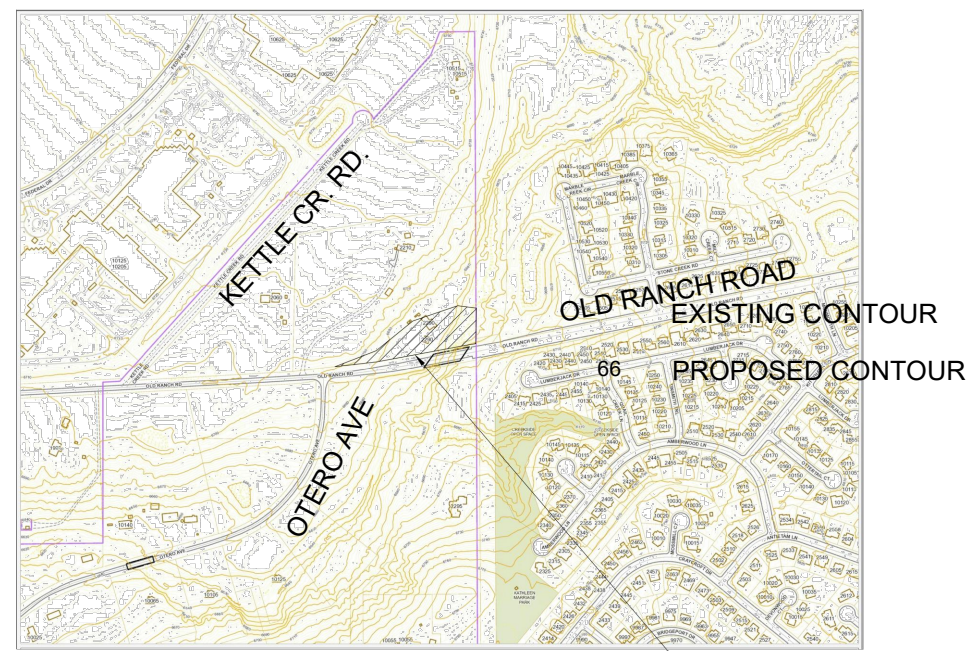
REVISIONS	NO.	DESCRIPTION	DATE	BY
<p>EROSION CONTROL PLAN</p> <p>FERRANTI RESIDENCE</p> <p>2290 OLD RANCH ROAD</p> <p>JEREMY AND ALLISON FERRANTI</p> <p>2290 OLD RANCH ROAD</p> <p>COLORADO SPRINGS, CO 80908</p> <p>jeremyferranti@gmail.com</p>				
<p>PREPARED FOR:</p> <p>TRUEWEST CO., LLC</p> <p>16352 E Bates Drive</p> <p>Aurora, CO 80013</p> <p>303-823-3664</p> <p>truwest1@truwest.net</p>				
<p>PREPARED BY:</p> <p>TRUWEST CO., LLC</p> <p>16352 E Bates Drive</p> <p>Aurora, CO 80013</p> <p>303-823-3664</p> <p>truwest1@truwest.net</p>				
<p>BEFORE YOU DIG</p> <p>CALL UTILITY NOTIFICATION</p> <p>CENTER OF COLORADO</p> <p>811</p> <p>CALL 7 BUSINESS DAYS IN ADVANCE BEFORE YOU BEGIN ANY EXCAVATION OR MARKING OF UNDERGROUND MEMBER</p>				
<p>ENGINEERS SEAL:</p>				
<p>DESIGNED BY: CLE</p>				
<p>DRAWN BY: CLE</p>				
<p>CHECKED BY: CLE</p>				
<p>DRAWER NUMBER:</p>				
<p>DATE: 11/02/23</p>				
<p>SCALE: 1" = 30'</p>				
<p>SHEET NUMBER: 1 OF 2</p>				

2290 OLD RANCH ROAD

LOTS 8, BLOCK E, AMENDED FILING OF SPRINGS CREST SUBDIVISION
 NW 1/4, SEC. 28, T.12 S., R. 66 W OF THE 6TH P.M.
 COUNTY OF EL PASO, STATE OF COLORADO

GRADING LEGEND

SWMP Checklist Item 17i - Add note stating there will be no dedicated asphalt/concrete batch plants.

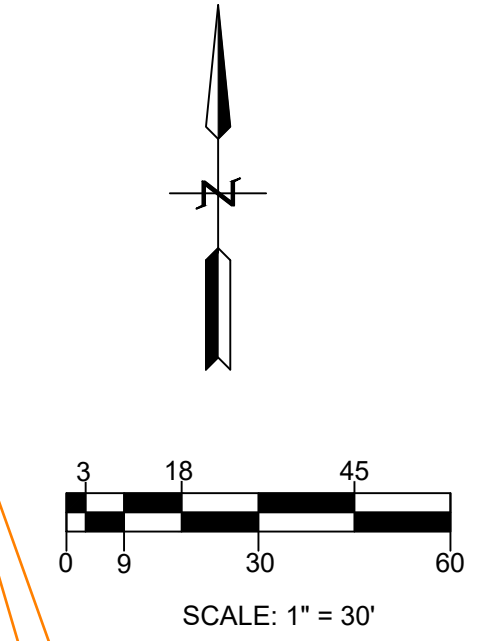


- ### LEGEND
- PROPERTY LINE AND PROPERTY CORNER
 - - - 6683 - EXISTING CONTOUR
 - - - 85 - PROPOSED CONTOUR
 - ZONE AE FLOODPLAIN LIMITS FOR KETTLE CREEK - F.I.R.M. NO. 08041C0506G, DEC. 7, 2018
 - ○ ○ ○ PROPOSED FENCE
 - W PROPOSED WATER SERVICE (TO WELL)
 - SS PROPOSED SAN SERVICE (TO SEPTIC)
 - PROPOSED GAS METER
 - W EXISTING WATER MAIN
 - G EXISTING GAS MAIN
 - E EXISTING ELECTRIC
 - FO EXISTING FIBER OPTIC
 - EXISTING WATER VALVE
 - EXISTING WATER VALVE

- (LOD) LIMITS OF DISTURBANCE construction
- (SCL) SEDIMENT CONTROL LOG
- (SP) STOCKPILE PROTECTION
- (TS) TEMPORARY SEEDING
- (ECB) EROSION CONTROL BLANKET
- (SR) SURFACE ROUGHENING

GEC Checklist Item V. Label all proposed temporary construction BMPs by phase of implementation (initial, interim, final).
 GEC Checklist Item z - Provide temporary construction control measure details for all BMPs.
 GEC Checklist Item p - Delineate areas of cut and fill.

Show easements line, property lines, etc in legend



BEFORE YOU DIG
 CALL UTILITY NOTIFICATION
 CENTER OF COLORADO
 811
 CALL 7 BUSINESS DAYS IN ADVANCE BEFORE YOU BEGIN ANY EXCAVATION. MARKING OF UNDERGROUND MEMBER UTILITIES

NO.	DATE	BY	DESCRIPTION

Based on the FEMA Firm Map Viewer the floodplain visually appears to cover the entire section of trees and shrubs and appears closer to the existing garage - verify the limits of floodplain depicted on the GEC Plan. See below screenshot from FEMA's Map Viewer



PENDLETON SUBDIVISION
 PARCEL: 6228001007

DISTURBED AREA
 37,840 SF = 0.87AC.

If this swale is proposed please provide detail/cross section showing design dimensions or label as existing if it was historically there.

Please show and label all swales

What is this circular structure?

Please label riprap

Show and label floodplain as a no-build area.

Please outline areas of cut and fill

Show and label floodplain elevations.

Add symbol to legend.

Please label concrete pan.

Please label

Please label line

Provide VTC at the entrance of the property.

Please show and label Old Ranch Road and right-of-way.

Proposed fence needs to be located within the limits of disturbance

GEC Checklist Item ee - Plan to be certified by a Colorado Registered PE prior to project approval

PREPARED BY:
TRUE WEST CO. LLC
 16352 E Bates Drive
 Aurora, CO 80013
 303-823-3664
 truewest@truest.net

DESCRIPTION:
GRADING AND EROSION CONTROL PLAN
 FERRANTI RESIDENCE
 2290 OLD RANCH ROAD
 PREPARED FOR: JEREMY AND ALISON FERRANTI
 2290 OLD RANCH ROAD
 COLORADO SPRINGS, CO 80908
 jerryferranti@gmail.com

ENGINEERS SEAL:
 DESIGNED BY: CLE
 DRAWN BY: CLE
 CHECKED BY: CLE
 DRAWER NUMBER:
 DATE: 11/02/23
 SCALE: 1"=30'
 SHEET NUMBER: 2 OF 2

AMD. FILING SPRING CREST
 SUBDIVISION
 PARCEL: 62280050338