VENTURE ON VENETUCCI

CIVIL CONSTRUCTION DOCUMENTS

LOCATED IN THE SOUTH HALF OF SECTION 4,
TOWNSHIP 15 SOUTH, RANGE 66 WEST OF THE 6TH P.M.
COUNTY OF EL PASO, STATE OF COLORADO

ON-SITE CONSTRUCTION DRAWINGS	
Sheet Number	Sheet Title
C001	COVER SHEET
C100	ENGINEERING GENERAL NOTES
C200	EXISTING CONDITIONS AND DEMOLITION PLAN
C400	OVERALL SITE PLAN
C401	DETAILED SITE PLAN
C402	DETAILED SITE PLAN
C403	DETAILED SITE PLAN
C404	DETAILED SITE PLAN
C405	DETAILED SITE PLAN
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C407	DETAILED SITE PLAN
C408	DETAILED SITE PLAN
C409	DETAILED SITE PLAN
C410	ADA ACCESSIBILITY PLAN
C500	OVERALL GRADING PLAN
C501	DETAILED GRADING PLAN
C502	DETAILED GRADING PLAN
C503	DETAILED GRADING PLAN
C504	DETAILED GRADING PLAN
C505	DETAILED GRADING PLAN
C506	DETAILED GRADING PLAN
C507	DETAILED GRADING PLAN
C508	DETAILED GRADING PLAN
C509	DETAILED GRADING PLAN
C600	SANITARY SEWER PLAN & PROFILE
C601	SANITARY SEWER PLAN & PROFILE
C602	SANITARY SEWER PLAN & PROFILE
C603	SANITARY SEWER PLAN & PROFILE
C604	SANITARY SERVICE LINES
C605	SANITARY SERVICE LINES
C606	SANITARY SERVICE LINES
C610	WATER PLAN
C611	WATER PLAN
C612	WATER PLAN
C613	DOMESTIC AND FIRE SERVICE PLAN
C614	DOMESTIC AND FIRE SERVICE PLAN
C615	DOMESTIC AND FIRE SERVICE PLAN
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C621	STORM PLAN & PROFILE
C622	STORM PLAN & PROFILE
C623	STORM PLAN & PROFILE
C624	STORM PLAN & PROFILE
C625	STORM PLAN & PROFILE
C626	STORM PLAN & PROFILE
C627	STORM PLAN & PROFILE
C628	STORM PLAN & PROFILE
C629	STORM PLAN & PROFILE
C630	STORM PLAN & PROFILE
C631	STORM PLAN & PROFILE
C632	ROOF DRAIN PLAN
C633	ROOF DRAIN PLAN
C634	ROOF DRAIN PLAN
C635	ROOF DRAIN PLAN
C636	ROOF DRAIN PLAN
C637	ROOF DRAIN PLAN
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C639	ROOF DRAIN PLAN
C640	ROOF DRAIN PLAN
C641	ROOF DRAIN PLAN
C642	ROOF DRAIN PLAN
C643	ROOF DRAIN PLAN
C750	DETAILED POND PLAN
C751	DETAILED POND PLAN
C752	POND DETAILS
C753	POND DETAILS
C800	CONSTRUCTION DETAILS
C801	CONSTRUCTION DETAILS
C802	CONSTRUCTION DETAILS
C803	CONSTRUCTION DETAILS
C1000	DRY UTILITY PLAN

OFF-SITE ROADWAY CONSTRUCTION DRAWINGS	
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4	M&S STANDARDS
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7–8	TYPICAL SECTIONS
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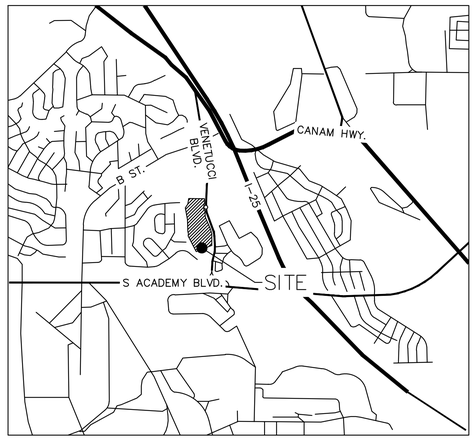
12–14	REMOVAL & RESET PLAN
15–17	PAVING & ROADWAY PLAN
18–21	ROADWAY PROFILE
22–24	GRADING PLAN
25–26	TRAFFIC SIGNAL PLAN
27–29	SIGNING & STRIPING PLAN
30–38	CROSS SECTIONS



VICINITY MAP

GRAPHIC SCALE IN FEET
0 1000 2000 4000

NORTH

DESIGN CONTACTS:

OWNER/DEVELOPER
THOMPSON THRIFT DEVELOPMENT, INC.
111 MONUMENT CIRCLE, SUITE 1500,
INDIANAPOLIS, IN 46204
TEL: (336) 609–2131
CONTACT: DONALD DUNGU

ARCHITECT
STUDIO M
275 VETERANS WAY, SUITE 200
CARMEL, IN 46032
PHONE: (317) 810–1502
CONTACT: NICK ALEXANDER, AIA, LEED AP

CIVIL ENGINEER
KIMLEY–HORN AND ASSOCIATES, INC.
6200 SOUTH SYRACUSE WAY, SUITE 300
GREENWOOD VILLAGE, CO 80111
PHONE: (303) 228–2300
CONTACT: MICHAEL HART, P.E.

LANDSCAPE ARCHITECT
N.E.S. INC.
619 N. CASCADE AVENUE, SUITE 200
COLORADO SPRINGS, CO 80903
TEL: (719) 471–0073
CONTACT: JORDAN SMITH

SURVEYOR
KIMLEY–HORN AND ASSOCIATES, INC.
6200 SOUTH SYRACUSE WAY, SUITE 300
GREENWOOD VILLAGE, CO 80111
PHONE: (303) 228–2300
CONTACT: DARREN WOLTERSTORFF, P.L.S.

AGENCY CONTACTS:

STRATMOOR HILLS FIRE DISTRICT
2160 B ST.
COLORADO SPRINGS, CO 80906
PHONE: (719) 576–1200
CONTACT: MARK STANWOOD

STRATMOOR HILS WATER AND SANITATION DISTRICTS
1811 B ST.
COLORADO SPRINGS, CO 80906
PHONE: (719) 210–5295
CONTACT: KIRK MEDINA

PIKES PEAK REGIONAL BUILDING DEPT.
2880 INTERNATIONAL CIRCLE,
COLORADO SPRINGS, CO 80910
PHONE: (719) 327–2880

PLANNING AND COMMUNITY DEVELOPMENT
2880 INTERNATIONAL CIRCLE,
COLORADO SPRINGS, CO 80910
PHONE: (719) 520–7952
CONTACT: SCOTT WEEKS

BENCHMARK:

ELEVATIONS ARE BASED UPON MONUMENT FH12, A 3–1/4" ALUMINUM CAP IN RANGE BOX IN THE MEDIAN OF THE PARKING LOT AT MARY KYER PARK, COLORADO SPRINGS, COLORADO. (ELEVATION = 6745.47 NAVD 88)

FEMA CLASSIFICATION

FEDERAL EMERGENCY MANAGEMENT AGENCY, FLOOD INSURANCE RATE MAP, MAP NUMBER 08041C0743G, EFFECTIVE DATE DECEMBER 07, 2018, INDICATES THIS PARCEL OF LAND TO BE LOCATED IN ZONE X (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN).

GENERAL NOTES

THE PARTIES RESPONSIBLE FOR THIS PLAN HAVE FAMILIARIZED THEMSELVES WITH ALL CURRENT ACCESSIBILITY CRITERIA AND SPECIFICATIONS AND THE PROPOSED PLAN REFLECTS ALL SITE ELEMENTS REQUIRED BY THE APPLICABLE ADA DESIGN STANDARDS AND GUIDELINES AS PUBLISHED BY THE UNITED STATES DEPARTMENT OF JUSTICE. APPROVAL OF THIS PLAN BY EL PASO COUNTY DOES NOT ASSURE COMPLIANCE WITH THE ADA OR ANY REGULATIONS OR GUIDELINES ENACTED OR PROMULGATED UNDER OR WITH RESPECT TO SUCH LAWS.

LEGAL DESCRIPTION

COMMENCING AT THE SOUTHEAST QUARTER OF SAID SECTION 4, AS MONUMENTED BY A RECOVERED 2–1/2" ALUMINUM CAP, 0.1 FEET ABOVE GRADE, STAMPED "ASC 1999 PLS 28651", WHENCE THE EAST QUARTER CORNER OF SAID SECTION 4, AS MONUMENTED BY A RECOVERED 2–1/2" ALUMINUM CAP IN RANGE BOX, STAMPED "ASC 1999 PLS 28651, BEARS N 01°01'43" W, FOR A DISTANCE OF 2633.35 FEET, SAID LINE FORMING THE BASIS OF BEARINGS FOR THIS DESCRIPTION;

THENCE N 73°56'11" W, A DISTANCE OF 2734.78 FEET TO THE NORTHEAST CORNER OF LOT 1, SOUTH ACADEMY HIGHLANDS FILING NO. 4 AS RECORDED AT RECEPTION NO. 222714970 IN THE RECORDS OF EL PASO COUNTY, SAID POINT BEING THE POINT OF BEGINNING;

THENCE COINCIDENT WITH THE NORTH LINE AND EXTENSION THEREOF OF SAID LOT 1 THE FOLLOWING THREE (3) COURSES:

1) S 89°29'47" W, A DISTANCE OF 62.20 FEET;

2) ALONG A TANGENT CURVE TO THE LEFT WITH A CENTRAL ANGLE OF 35°30'48", A RADIUS OF 238.00 FEET, AN ARC LENGTH OF 147.52 FEET; AND A CHORD BEARING AND DISTANCE OF S 71°44'24" W, 145.17 FEET;

3) S 53°58'59" W, A DISTANCE OF 190.82 FEET;

THENCE N 36°03'36" W, A DISTANCE OF 155.64 FEET;

THENCE N 21°58'50" W, A DISTANCE OF 272.69 FEET;

THENCE N 02°31'59" W, A DISTANCE OF 127.26 FEET;

THENCE N 21°58'47" W, A DISTANCE OF 284.99 FEET;

THENCE N 08°14'28" W, A DISTANCE OF 450.13 FEET;

THENCE N 18°57'10" E, A DISTANCE OF 224.76 FEET;

THENCE N 68°01'13" E, A DISTANCE OF 452.74 FEET TO A POINT ON THE WEST LINE OF TRACT B, SOUTH ACADEMY HIGHLANDS FILING NO. 2 AS RECORDED AT RECEPTION NO. 216713726 IN SAID RECORDS;

THENCE COINCIDENT WITH SAID WEST LINE THE FOLLOWING TWO (2) COURSES:

1) S 05°08'13" W, A DISTANCE OF 273.60 FEET;

2) ALONG A TANGENT CURVE TO THE LEFT WITH A CENTRAL ANGLE OF 27°13'21", A RADIUS OF 605.00 FEET, AN ARC LENGTH OF 287.45 FEET; AND A CHORD BEARING AND DISTANCE OF S 08°28'27" E, 284.75 FEET TO A POINT ON THE WEST LINE OF TRACT A, SOUTH ACADEMY HIGHLANDS FILING NO. 1 AS RECORDED AT RECEPTION NO. 214713425 IN SAID RECORDS;

THENCE COINCIDENT WITH THE WEST LINE OF SAID TRACT A AND EXTENSION THEREOF S 22°05'08" E, A DISTANCE OF 501.71 FEET TO A POINT ON THE WEST LINE OF VENETUCCI BOULEVARD AS DEDICATED IN SAID SOUTH ACADEMY HIGHLANDS FILING NO. 1;

THENCE COINCIDENT WITH SAID WEST LINE THE FOLLOWING FOUR (4) COURSES:

1) ALONG A TANGENT CURVE TO THE RIGHT WITH A CENTRAL ANGLE OF 21°34'55", A RADIUS OF 560.00 FEET, AN ARC LENGTH OF 210.94 FEET; AND A CHORD BEARING AND DISTANCE OF S 11°17'40" E, 209.69 FEET;

2) S 00°30'10" E, A DISTANCE OF 51.78 FEET;

3) S 89°29'47" W, A DISTANCE OF 17.00 FEET;

4) S 00°30'13" E, A DISTANCE OF 162.77 FEET TO THE POINT OF BEGINNING.

CONTAINING A CALCULATED AREA OF 706,978 SQUARE FEET OR 16.2300 ACRES, MORE OR LESS.

EL PASO COUNTY STANDARD SIGNATURE BLOCK

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.

_____

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

ENGINEER'S SIGNATURE BLOCK

THESE DETAILED PLANS AND SPEFICATIONS 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 THE 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 THE DETAILED PLANS AND SPECIFICATIONS

_____

MITCHELL HART, PE – KIMLEY–HORN AND ASSOCIATES, INC. DATE

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NO.	REVISION	BY	DATE	APPR.

Kimley»Horn
2024 KIMLEY–HORN AND ASSOCIATES, INC.
6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228–2300

DESIGNED BY: AX
DRAWN BY: FCR
CHECKED BY: MTH
DATE: 11/12/2024

VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS
COVER SHEET

PRELIMINARY
FOR REVIEW ONLY
NOT FOR CONSTRUCTION
Kimley»Horn
Kimley-Horn and Associates, Inc.

PROJECT NO.
096302017

SHEET
C001

K:\DEN_Civil\096302017_Venetucci Multi-Family\CADD\PlanSheets\CD\096302017 - CV.dwg Hart, Michael 11/14/2024 3:26 PM

ENGINEERING GENERAL NOTES

1. TOPOGRAPHIC INFORMATION PROVIDED BY A REGISTERED LAND SURVEYOR, KIMLEY-HORN AND ASSOCIATES, INC. PROVIDED ON APRIL 11, 2024. IF CONTRACTOR DOES NOT ACCEPT EXISTING TOPOGRAPHY AS SHOWN ON THE PLANS, WITHOUT EXCEPTION, THEY SHALL HAVE MADE, AT THEIR OWN EXPENSE, A TOPOGRAPHIC SURVEY BY A REGISTERED LAND SURVEYOR AND SUBMIT IT TO THE OWNER AND ENGINEER FOR REVIEW.
2. THE ENGINEER SHALL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES OR PROCEDURES OR FOR SAFETY PRECAUTIONS OR PROGRAMS UTILIZED IN CONNECTION WITH THE WORK, AND WILL NOT BE RESPONSIBLE FOR THE CONTRACTOR'S FAILURE TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.
3. THE CONTRACTOR SHALL FURNISH ALL NECESSARY MATERIALS, EQUIPMENT, MACHINERY, TOOLS, MEANS OF TRANSPORTATION AND LABOR NECESSARY TO COMPLETE THE WORK IN FULL AND COMPLETE IN ACCORDANCE WITH THE SHOWN, DESCRIBED AND REASONABLY INTENDED REQUIREMENTS OF THE CONTRACT DOCUMENTS AND JURISDICTIONAL AGENCY REQUIREMENTS.
4. IN THE EVENT THAT THE CONTRACT DOCUMENTS AND THE JURISDICTIONAL AGENCY REQUIREMENTS ARE NOT IN AGREEMENT, THE MOST STRINGENT SHALL GOVERN.
5. THE CONTRACTOR SHALL BE RESPONSIBLE TO OBTAIN ALL REQUIRED CONSTRUCTION PERMITS, CERTIFICATIONS, BONDS, ETC. REQUIRED FOR CONSTRUCTION PRIOR TO COMMENCING CONSTRUCTION.
6. THE ENGINEER AND APPLICABLE AGENCY MUST APPROVE, PRIOR TO CONSTRUCTION, ANY ALTERATION OR VARIANCE FROM THESE PLANS. ANY VARIATIONS FROM THESE PLANS SHALL BE PROPOSED ON CONSTRUCTION FIELD PRINTS AND TRANSMITTED TO THE ENGINEER PRIOR TO PROCEEDING. THE CONTRACTOR ASSUMES ALL RISK (COST OF MATERIALS, LABOR, RE-STOCKING, SHIPPING, ETC.) RELATED TO PROCEEDING WITH VARIATIONS FROM THE APPROVED PLANS PRIOR TO FORMAL ACCEPTANCE FROM THE OWNER AND ENGINEER.
7. ANY INSPECTION BY THE CITY, COUNTY, OR THE ENGINEER SHALL NOT, IN ANY WAY, RELIEVE THE CONTRACTOR FROM ANY OBLIGATION TO PERFORM THE WORK IN STRICT COMPLIANCE WITH THE APPLICABLE CODES AND AGENCY REQUIREMENTS.
8. CONTRACTOR TO LOCATE ALL EXISTING PROPERTY MONUMENTS PRIOR TO CONSTRUCTION, ANY MONUMENTS DISTURBED DURING THE CONSTRUCTION OF THIS PROJECT SHALL BE REPLACED BY REGISTERED LAND SURVEYOR AT THE CONTRACTOR'S EXPENSE.
9. CONTRACTOR SHALL VERIFY BENCHMARKS AND DATUMS PRIOR TO COMMENCING CONSTRUCTION OR STAKING OF IMPROVEMENTS. ANY DISCREPANCIES SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE OWNER AND ENGINEER PRIOR TO COMMENCING WITH CONSTRUCTION.
10. CONTRACTOR IS RESPONSIBLE FOR PROTECTION OF ALL PROPERTY CORNERS
11. ANY DISCREPANCIES ON THE DRAWINGS SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE OWNER AND ENGINEER BEFORE COMMENCING WORK. NO FIELD CHANGES OR DEVIATIONS FROM DESIGN ARE TO BE MADE WITHOUT PRIOR APPROVAL OF THE OWNER AND NOTIFICATION TO THE ENGINEER. NO CONSIDERATION WILL BE GIVEN TO CHANGE ORDERS FOR WHICH THE OWNER AND ENGINEER WERE NOT CONTACTED PRIOR TO CONSTRUCTION OF THE EFFECTED ITEM.
12. THE SCALE OF THESE DRAWINGS MAY HAVE BEEN DISTORTED DURING THE REPRODUCTION PROCESS. CONTRACTOR SHALL UTILIZE PROVIDED DIMENSIONS FOR CONSTRUCTION. CONTRACTOR SHALL NOT SCALE FROM ANY DRAWING. SHOULD ADDITIONAL DIMENSIONS BE NEEDED, THE CONTRACTOR SHALL CONTACT THE ENGINEER.
13. ALL NECESSARY INSPECTIONS AND/OR CERTIFICATIONS REQUIRED BY CODES, JURISDICTIONAL AGENCIES AND/OR UTILITY SERVICE COMPANIES SHALL BE PERFORMED PRIOR TO ANNOUNCED BUILDING POSSESSION AND THE FINAL CONNECTION OF SERVICES.
14. CONSTRUCTION OF THE IDENTIFIED IMPROVEMENTS SHALL BE COMPLETED IN STRICT ACCORDANCE WITH THE ISSUED FOR CONSTRUCTION PLANS PROVIDED BY THE OWNER OR ENGINEER IN HARD COPY OR EQUIVALENT ELECTRONIC FORMAT (ADOBE PDF OR DWF). IN THE EVENT SUPPLEMENTAL ELECTRONIC FILES (AUTOCAD, EXCEL TABULATION WORKSHEETS, ETC.) ARE PROVIDED, THESE FILES SHALL BE PROVIDED FOR CONTRACTOR AND/OR SURVEYOR'S CONVENIENCE ONLY. USE OF SUPPLEMENTAL ELECTRONIC FILES SHALL BE AT THE CONTRACTOR AND/OR SURVEYOR'S SOLE RISK. IN THE EVENT OF A DISCREPANCY WITHIN THE FILES PROVIDED, HARD COPY OR EQUIVALENT ELECTRONIC FORMAT (ADOBE PDF OR DWF) SHALL GOVERN.
15. THE CONTRACTOR SHALL RESTORE ALL DISTURBED VEGETATION IN KIND, UNLESS SHOWN OTHERWISE.
16. CONTRACTOR SHALL PROVIDE ALL LIGHTS, SIGNS, BARRICADES, FLAGGERS, AND ALL OTHER DEVICES NECESSARY TO PROVIDE FOR PUBLIC SAFETY IN ACCORDANCE WITH MUTCD CONSTRUCTION AREA TRAFFIC CONTROL.
17. CONTRACTOR IS RESPONSIBLE FOR REPAIRING THE DAMAGE DONE TO ANY EXISTING ITEM DURING CONSTRUCTION, SUCH AS, BUT NOT LIMITED TO, DRAINAGE, UTILITIES, PAVEMENT, STRIPING, CURB, ETC. REPAIRS SHALL BE EQUAL TO, OR BETTER THAN, EXISTING CONDITIONS. CONTRACTOR IS RESPONSIBLE TO DOCUMENT ALL EXISTING DAMAGE AND NOTIFY CONSTRUCTION MANAGER PRIOR TO CONSTRUCTION START.
18. ALL PAVING, CONSTRUCTION, MATERIALS, AND WORKMANSHIP WITHIN THE COLORADO DEPARTMENT OF TRANSPORTATION'S (CDOT'S) PUBLIC RIGHT-OF-WAY SHALL BE IN ACCORDANCE WITH CDOT'S SPECIFICATIONS AND STANDARDS. (LATEST EDITION)
19. ALL PAVING, CONSTRUCTION, MATERIALS, AND WORKMANSHIP WITHIN THE PUBLIC RIGHT-OF-WAY OR EASEMENT SHALL BE CONFORM TO THE CITY OF AURORA STANDARDS (LATEST EDITION)
20. RECORD SURVEY: THE CONTRACTOR SHALL BE RESPONSIBLE FOR SUBMITTING TO THE ENGINEER A CERTIFIED RECORD SURVEY SIGNED AND SEALED BY A PROFESSIONAL LAND SURVEYOR REGISTERED IN THE STATE OF COLORADO DEPICTING THE ACTUAL FIELD LOCATION OF ALL CONSTRUCTED IMPROVEMENTS THAT ARE REQUIRED BY THE JURISDICTIONAL AGENCIES FOR THE CERTIFICATION PROCESS. ALL SURVEY COST WILL BE THE CONTRACTORS LIABILITY.

ENGINEERING DEMOLITION NOTES

1. ALL DEMOLITION SHALL BE CARRIED OUT IN A SAFE MANNER AND IN STRICT ACCORDANCE WITH OSHA REGULATIONS.
2. ALL CONDITIONS SHOWN TO BE "EXISTING" SHALL BE VERIFIED IN THE FIELD BY THE GENERAL CONTRACTOR PRIOR TO START OF CONSTRUCTION. ANY DISCREPANCIES SHALL BE NOTED AND SUBMITTED TO THE OWNER AND THE ENGINEER FOR REVIEW. CHANGES TO THE ORIGINAL DESIGN OF THIS PROJECT DUE TO EXISTING SITE CONDITIONS MUST BE APPROVED BY BOTH THE OWNER AND THE ENGINEER PRIOR TO MAKING ANY CHANGES.
3. THE CONTRACTOR SHALL FIELD VERIFY THE EXTENT OF DEMOLITION.
4. WHEN UTILITIES ARE REMOVED, CAP AND SEAL A MINIMUM OF 8" BELOW FINISH GRADE.
5. CONTRACTOR SHALL REMOVE PAVEMENT AND CONCRETE IN ACCORDANCE WITH SPECIFICATIONS OF THE CITY OF AURORA, COUNTY OF ADAMS, AND/OR THE COLORADO STATE DEPARTMENT OF TRANSPORTATION.
6. CONTRACTOR TO REMOVE OR RELOCATE, WHEN APPLICABLE, ALL EXISTING BUILDINGS, FOUNDATIONS, BASEMENTS, CONNECTING IMPROVEMENTS, DRAIN PIPES, SANITARY SEWER PIPES, POWER POLES, AND GUY WIRES, WATER METERS AND WATER LINES, WELLS, SIDEWALKS, SIGN POLES, UNDERGROUND GAS, SEPTIC TANKS, AND ASPHALT, SHOWN AND NOT SHOWN, WITHIN CONSTRUCTION LIMITS AND WHERE NEEDED, TO ALLOW FOR NEW CONSTRUCTION AS SHOWN.
7. GENERAL CONTRACTOR IS RESPONSIBLE FOR RECEIVING, UNLOADING, STORING, AND PROTECTING OF EXISTING MATERIALS TO BE REUSED ON-SITE OR OWNER SUPPLIED MATERIALS AND EQUIPMENT UNTIL IT HAS BEEN INSTALLED AND ACCEPTED BY THE OWNER.
8. THE GENERAL CONTRACTOR IS RESPONSIBLE FOR ENSURING THE SAFETY OF ALL PERSONS ON THE JOB SITE INCLUDING (BUT NOT LIMITED TO) ALL GENERAL CONTRACTORS, DESIGN STAFF PROFESSIONALS AND INSPECTION PERSONNEL.
9. IT IS THE CONTRACTOR'S RESPONSIBILITY TO PROVIDE ADEQUATE SHORING, BRACING AND SUPPORT SYSTEMS AND TO KEEP EXISTING INTACT AND IN SAFE CONDITION DURING THE REMOVAL OF ITEMS AND NEW CONSTRUCTION.
10. REFER TO LANDSCAPE PLANS FOR TREE REMOVAL AND TREE PROTECTION REQUIREMENTS, IF REQUIRED.
11. CITY INSPECTOR MAY REQUIRE SIDEWALK, CURB, AND GUTTER DEMOLITION AND RECONSTRUCTION WITHIN RIGHT-OF-WAY ADJACENT TO THE SITE. CONTRACTOR SHALL COORDINATE RIGHT-OF-WAY SIDEWALK, CURB, AND GUTTER RECONSTRUCTION WITH THE CITY INSPECTOR.

ENGINEERING DRY UTILITY NOTE

1. BACKFILL FOR THE DRY UTILITY TRENCHING WILL NOT BE COMPACTED BY XCEL ENERGY. IF COMPACTION IS REQUIRED, THE CONTRACTOR SHALL RE-COMPACT THE TRENCH BACKFILL TO SPECIFICATION.

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ADDITIONAL UTILITY NOTES

1. ALL FIRE SERVICE LINES SHALL BE INSTALLED, IN THEIR ENTIRETY, BY A STATE LICENSED CONTRACTOR. LICENSING CAN BE OBTAINED FROM THE COLORADO DIVISION OF FIRE SAFETY LOCATED AT 690 KIPLING STREET, LAKEWOOD, CO 80215, 303-239-4600 OR ONLINE AT WWW.DFPC.STATE.CO.US. IN ADDITION, APPROVED CIVIL PLANS FROM THE CITY OF AURORA WATER DEPARTMENT ARE REQUIRED FOR ALL FIRE SERVICE LINE CONNECTIONS. THE CONTRACTOR MUST PRESENT LICENSE AND APPROVED CIVIL PLANS TO THE PUBLIC IMPROVEMENTS DIVISION OF THE PUBLIC WORKS DEPARTMENT BEFORE PERMITS ARE ISSUED. ONCE THE PERMIT HAS BEEN ISSUED CONTACT THE CITY OF AURORA BUILDING CODES DIVISION AT 303-739-7420 TO SCHEDULE A FLUSH INSPECTION WITH A LIFE SAFETY INSPECTOR. FIRE SERVICE LINES SHALL BE RESTRAINED FOR THEIR ENTIRE LENGTH. REFER TO THE CITY OF AURORA PUBLIC UTILITY IMPROVEMENTS RULES AND REGULATIONS REGARDING STANDARDS AND SPECIFICATIONS, SECTION 15.00.
2. UPON PERMIT ISSUANCE CONTACT THE CITY OF AURORA BUILDING DIVISION AT 303-739-7420 TO SCHEDULE A FLUSH INSPECTION WITH A LIFE SAFETY INSPECTOR.
3. FIRE SERVICE LINES SHALL BE RESTRAINED FOR THEIR ENTIRE LENGTH. REFER TO STANDARDS AND SPECIFICATIONS REGARDING WATER, SANITARY SEWER AND STORM DRAINAGE INFRASTRUCTURE, OF THESE SPECIFICATIONS LATEST EDITION.
4. OTHER THAN THE NINETY DEGREE (90°) VERTICAL BEND IN THE FIRE SERVICE LINE AT THE BUILDING RISER, FIRE SERVICE LINES MAY HAVE ONE NINETY DEGREE (90°) BEND, OR MORE THAN ONE (1) BEND WHEN THE SUM OF ALL BENDS DOES NOT EXCEED NINETY DEGREES (90°), IN THE LENGTH OF LINE FROM THE WATER MAIN TEE TO THE RISER. SUBMISSION OF HYDRAULIC CALCULATIONS AND A REVISED CIVIL DRAWING IS REQUIRED IF THE SUM OF ALL BENDS EXCEEDS MORE THAN NINETY DEGREES (90°).
5. NO CONNECTIONS ARE ALLOWED TO THE FIRE SERVICE LINE BETWEEN THE GATE VALVE AT THE WATER LINE MAIN AND THE BACKFLOW PREVENTER (WITHIN THE BUILDING).
6. THE CONTRACTOR SHALL EXPOSE ALL REQUIRED UTILITY CONNECTION POINTS TO VERIFY APPROPRIATE HORIZONTAL LOCATIONS AND ELEVATIONS PRIOR TO THE START OF CONSTRUCTION STAKING. ANY VARIATION OF CONNECTION LOCATIONS FOUND IN THE FIELD SHALL BE REPORTED TO THE DESIGN ENGINEER PRIOR TO THE START OF CONSTRUCTION STAKING.
7. LINES UNDERGROUND SHALL BE INSTALLED AND INSPECTED BEFORE BACKFILLING.
8. ALL NECESSARY INSPECTIONS AND/OR CERTIFICATIONS REQUIRED BY CODES AND/OR UTILITY SERVICE COMPANIES SHALL BE PERFORMED PRIOR TO ANNOUNCED BUILDING POSSESSION AND THE FINAL CONNECTION OF SERVICE.
9. TOPS OF EXISTING MANHOLES SHALL BE RAISED AS NECESSARY TO BE FLUSH WITH PROPOSED PAVEMENT ELEVATIONS, AND TO BE 6" ABOVE FINISHED GROUND ELEVATIONS IN UNPAVED AREAS.
10. DEFLECTION OF PIPE JOINTS AND CURVATURE OF PIPE SHALL NOT EXCEED THE MANUFACTURER'S SPECIFICATIONS. SECURELY CLOSE ALL OPEN ENDS OF PIPE AND FITTINGS WITH A WATERTIGHT PLUG WHEN WORK IS NOT IN PROGRESS. THE INTERIOR OF ALL PIPES SHALL BE CLEAN AND JOINT SURFACES WIPED CLEAN AND DRY AFTER THE PIPE HAS BEEN LOWERED INTO THE TRENCH. VALVES SHALL BE PLUMB AND LOCATED ACCORDING TO THE PLANS.
11. ALL PHASES OF INSTALLATION, INCLUDING UNLOADING, TRENCHING, LAYING AND BACKFILLING, SHALL BE DONE IN A FIRST CLASS WORKMANLIKE MANNER. ALL PIPE AND FITTINGS SHALL BE CAREFULLY STORED FOLLOWING MANUFACTURER'S RECOMMENDATIONS. CARE SHALL BE TAKEN TO AVOID DAMAGE TO THE COATING OR LINING IN ANY D.I. PIPE FITTINGS. ANY PIPE OR FITTING WHICH IS DAMAGED OR WHICH HAS FLAWS OR IMPERFECTIONS WHICH, IN THE OPINION OF THE ENGINEER OR OWNER, RENDERS IT UNFIT FOR USE, SHALL NOT BE USED. ANY PIPE NOT SATISFACTORY FOR USE SHALL BE CLEARLY MARKED AND IMMEDIATELY REMOVED FROM THE JOB SITE, AND SHALL BE REPLACED AT THE CONTRACTOR'S EXPENSE.
12. SHOP DRAWINGS FOR ALL MATERIALS AND APPURTENANCES SHALL BE SUBMITTED TO AND APPROVED BY THE GOVERNING UTILITIES DEPARTMENT. CONTRACTOR TO COPY KIMLEY-HORN AND ASSOCIATES INC. WITH APPROVED DRAWINGS. NO WORK IS TO BEGIN UNTIL SHOP DRAWINGS HAVE BEEN REVIEWED, APPROVED AND RETURNED TO THE CONTRACTOR.
13. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING RELOCATIONS AND INSTALLATIONS OF FRANCHISE UTILITIES NECESSARY FOR ON AND OFF SITE CONSTRUCTION.
14. ALL EXISTING UTILITIES SHOWN ARE LOCATED ACCORDING TO THE INFORMATION AVAILABLE TO THE ENGINEER AT THE TIME THE DRAWINGS WERE PREPARED AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR THE ENGINEER. GUARANTEE IS NOT MADE THAT ALL EXISTING UNDERGROUND UTILITIES ARE SHOWN OR THAT THE LOCATION OF THOSE SHOWN ARE ENTIRELY ACCURATE. THE LOCATIONS SHOWN ARE FOR BIDDING PURPOSES ONLY. FINDING THE ACTUAL LOCATION OF ANY EXISTING UTILITIES IS THE CONTRACTORS RESPONSIBILITY AND SHALL BE DONE BEFORE HE COMMENCES ANY WORK IN THE VICINITY. FURTHERMORE, THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES DUE TO THE CONTRACTORS FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES. THE OWNER OR ENGINEER WILL ASSUME NO LIABILITY FOR ANY DAMAGES SUSTAINED OR COST INCURRED BECAUSE OF THE OPERATIONS IN THE VICINITY OF EXISTING UTILITIES OR STRUCTURES, NOR FOR TEMPORARY BRACING AND SHORING OF SAME. IF IT IS NECESSARY TO SHORE, BRACE, SWING OR RELOCATE A UTILITY, THE UTILITY COMPANY OR DEPARTMENT AFFECTED SHALL BE CONTACTED AND THEIR PERMISSION OBTAINED REGARDING THE METHOD TO USE FOR SUCH WORK.
15. IT IS THE CONTRACTORS RESPONSIBILITY TO CONTACT THE VARIOUS UTILITY COMPANIES WHICH MAY HAVE BURIED OR AERIAL UTILITIES WITHIN OR NEAR THE CONSTRUCTION AREA BEFORE COMMENCING WORK. THE CONTRACTOR SHALL PROVIDE 48 HOURS MINIMUM NOTICE TO ALL UTILITY COMPANIES PRIOR TO BEGINNING CONSTRUCTION.
16. CONTRACTOR SHALL CONTACT UTILITY NOTIFICATION CENTER FOR THE LOCATION OF UNDERGROUND UTILITIES AT LEAST 48 HOURS PRIOR TO COMMENCEMENT OF CONSTRUCTION (1-800-922-1987).
17. CONTRACTOR SHALL REFER TO BUILDING PLANS AND SPECIFICATIONS FOR ACTUAL LOCATION OF ALL UTILITY ENTRANGES, TO INCLUDE, SANITARY SEWER LATERALS, DOMESTIC AND FIRE PROTECTION WATER SERVICE, ELECTRICAL, AND TELEPHONE SERVICE. CONTRACTOR SHALL COORDINATE INSTALLATION OF UTILITIES IN SUCH A MANNER AS TO AVOID CONFLICTS AND ASSURE PROPER DEPTHS ARE ACHIEVED, AS WELL AS, COORDINATE WITH ANY UTILITY COMPANIES FOR APPROVED LOCATIONS AND SCHEDULING OF TIE-INS/CONNECTIONS TO THEIR FACILITIES.
18. ALL EXISTING UTILITIES SHOWN ARE BASED UPON THE SURVEY COMPLETED BY KIMLEY-HORN DATED 4/15/2024.
19. ELECTRICAL SERVICE TO BUILDING AND SITE LIGHTING TO BE CONFIRMED WITH MEP AND ELECTRICAL SUBCONSULTANT.
20. GAS SERVICE DESIGN SHOWN FOR INFORMATION ONLY. DESIGN TO BE COMPLETED BY OTHERS.
21. MIN. VERTICAL CLEARANCE REQUIRED IS 18" ON ALL UTILITIES.
22. ALL WATER/SEWER UTILITIES CONSTRUCTION SHALL CONFORM TO CITY OF AURORA REQUIREMENTS.
23. ALL DRY UTILITIES ARE SHOWN FOR REFERENCE ONLY. EXACT LOCATION AND CONNECTION TO EXISTING UTILITIES TO BE DETERMINED BY UTILITY PROVIDER.
24. PROPOSED FIRE DEPARTMENT CONNECTION (FDC) LOCATION IS ESTIMATED AND WILL NEED TO BE VERIFIED BY SELECTED SPRINKLER DESIGNER AND COORDINATED WITH AURORA FIRE.
25. CONNECTIONS WITHIN RIGHT-OF-WAY SHALL BE COORDINATED WITH THE CITY OF AURORA.
26. FIELD VERIFY ALL UTILITY CROSSINGS. EXISTING UTILITY DEPTHS HAVE BEEN SHOWN FOR REFERENCE ONLY.
27. REFER TO ARCHITECTURAL PLANS FOR ALL UTILITY CONNECTIONS WITHIN 5' OF THE BUILDING.
28. ALL ONSITE STORM SEWER IS PRIVATE AND SHALL BE OWNED AND MAINTAINED BY THE OWNER, PUBLIC STORM TO BE MAINTAINED BY THE CITY OF AURORA.
29. REFER TO GRADING PLAN FOR STORM SEWER DETAILS.
30. CLEANOUTS LOCATED IN PAVEMENT AREAS SHALL BE TRAFFIC RATED.

ENGINEERING TRAFFIC CONTROL NOTES

1. TRAFFIC CONTROL PLANS IN ACCORDANCE WITH THE CURRENT MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD), PERMITTING AGENCY (CITY, COUNTY, ETC.) AND THE DEPARTMENT OF TRANSPORTATION (DOT) SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
2. TRAFFIC CONTROL PLANS SHALL CONSIST OF THE FURNISHING, INSTALLING, MOVING, MAINTAINING AND REMOVING TEMPORARY TRAFFIC CONTROL DEVICES (SIGNS, PANELS, BEACONS, BARRICADES, ETC.) AS REQUIRED BY APPLICABLE STANDARDS.
3. THE CONTRACTOR SHALL PREPARE AND SUBMIT A METHOD OF HANDLING TRAFFIC (MHT) PLAN TO THE PERMITTING AGENCY AND/OR DEPARTMENT OF TRANSPORTATION, AS REQUIRED, FOR APPROVAL PRIOR TO CONSTRUCTION.

ENGINEERING PAVING NOTES

1. CONTRACTOR SHALL ADJUST AND/OR CUT EXISTING PAVEMENT AS NECESSARY TO ASSURE A SMOOTH FIT AND CONTINUOUS GRADE.
2. CONTRACTOR SHALL MATCH PROPOSED CURB AND GUTTER, CONCRETE, AND PAVEMENT TO EXISTING GRADE AT ALL TIE IN LOCATIONS.
3. ALL CONCRETE SIDEWALKS SHALL HAVE CONTROL JOINTS CUT ON 5' CENTERS AND EXPANSION JOINTS PLACED ON 25' CENTERS. CONCRETE PAVEMENT JOINTS SHALL BE SPACED AT 12' CENTERS MAXIMUM.
4. ALL AREAS INDICATED AS PAVEMENT SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE TYPICAL PAVEMENT SECTIONS AS INDICATED IN THE GEOTECHNICAL INVESTIGATION DATED JULY 19, 2024 PREPARED BY CTL THOMPSON, INC.

ABBREVIATIONS

FG	FINISHED GRADE
EG	EXISTING GRADE
FL	FLOW LINE
TOW	FINISHED GRADE AT TOP OF WALL
BOW	FINISHED GRADE AT BOTTOM OF WALL
FFE	FINISHED FLOOR ELEVATION
ME	MATCH EXISTING
SW	SIDEWALK
LP	LOW POINT
HP	HIGH POINT
TOS	TOP OF STAIRS
BOS	BOTTOM OF STAIRS
LA	LANDSCAPE
N	NORTHING
E	EASTING
BOC	BACK OF CURB
TOC	TOP OF CURB
LF	LINEAR FEET
EX	EXISTING
SAN	SANITARY
XING	CROSSING
W/	WITH
CO	CLEANOUT

NO.	REVISION	BY	DATE	APPR.

Kimley»Horn
2024 KIMLEY-HORN AND ASSOCIATES, INC.
6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228-2300

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DRAWN BY: FCR
CHECKED BY: MTH
DATE: 11/12/2024

VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

ENGINEERING GENERAL NOTES

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PROJECT NO.
096302017

SHEET
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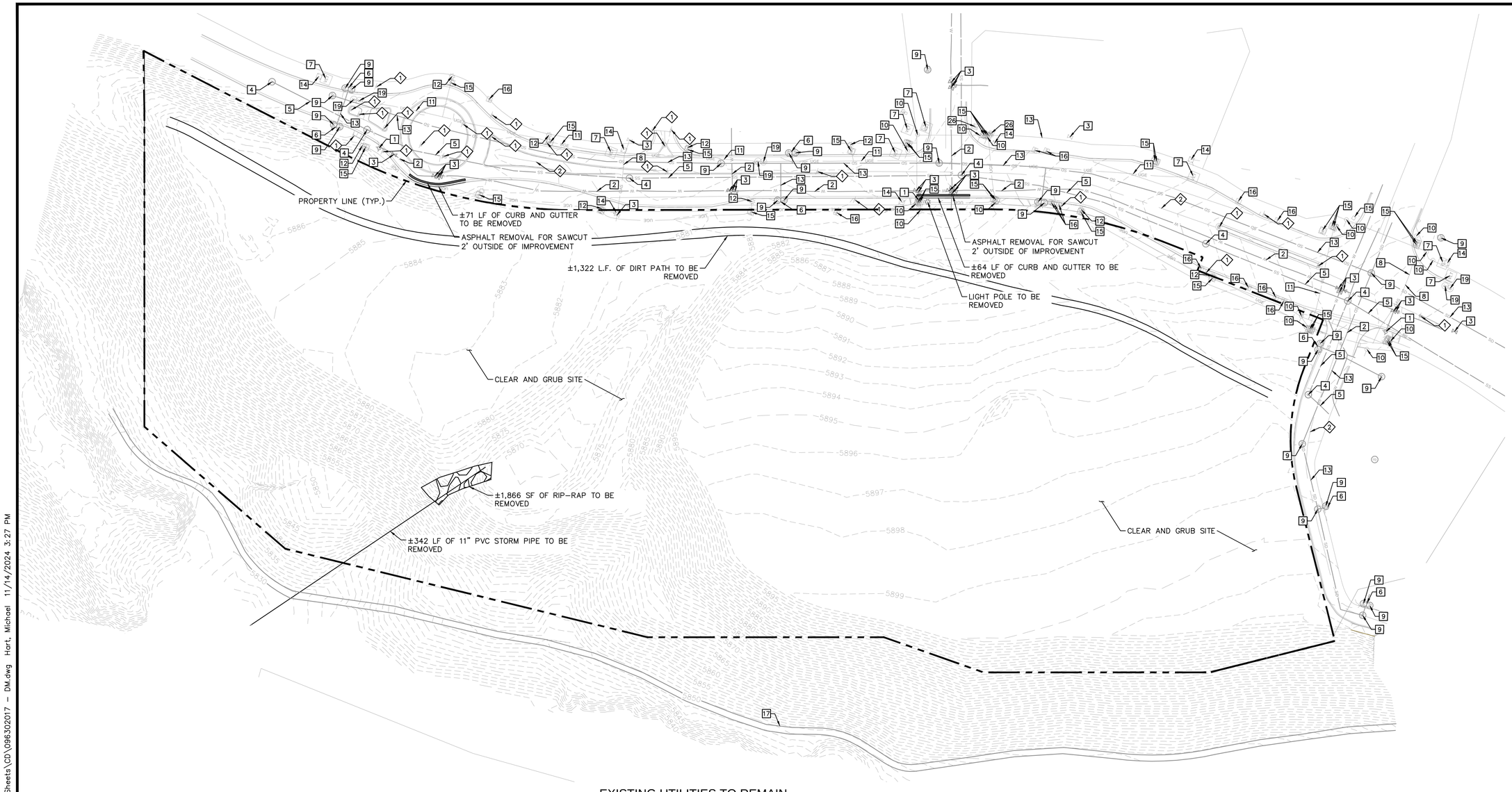

LEGEND

- PROPERTY LINE
- EXISTING CURB AND GUTTER TO BE REMOVED
- EXISTING SANITARY SEWER MANHOLE TO REMAIN
- EXISTING WATER MAIN TO REMAIN
- EXISTING UNDERGROUND ELECTRIC TO REMAIN
- EXISTING STORM LINE TO REMAIN
- EXISTING SANITARY LINE TO REMAIN
- EXISTING STORM SEWER MANHOLE TO REMAIN

NOTES

1. ALL EXISTING UTILITIES TO REMAIN UNLESS OTHERWISE NOTED.
2. EXISTING CONDITIONS AS SHOWN ON THESE PLANS IS BASED ON WSB'S REVISED SURVEY DATED 7/24/2024. THE INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. CONTRACTOR TO VERIFY SURVEY INFORMATION PRIOR TO CONSTRUCTION AND ALERT ENGINEER OF RECORD OF ANY DISCREPANCIES WITH PLANS.
3. CONTRACTOR TO COORDINATE RELOCATION/ADJUSTMENT OF ANY NEEDED REVISED DRY UTILITY LOCATIONS. COORDINATE WITH DRY UTILITY FRANCHISE PROVIDERS FOR THE EXTENT OF THESE IMPROVEMENTS.

EXISTING UTILITIES TO REMAIN AND BE PROTECTED IN PLACE

1	EX. FIRE HYDRANT	11	EX. UNDERGROUND ELECTRIC LINE
2	EX. WATER LINE	12	EX. STREETLIGHT
3	EX. WATER VALVE	13	EX. STORM SEWER
4	EX. SANITARY SEWER MANHOLE	14	EX. FIBER OPTIC BOX
5	EX. SANITARY SEWER	15	EX. ELECTRICAL EQUIPMENT
6	EX. STORM SEWER INLET	16	EX. IRRIGATION BOX
7	EX. ELECTRIC VAULT	17	EX. DIRT PATH
8	EX. GAS LINE		
9	EX. STORM MANHOLE		
10	EX. TRAFFIC CONTROL STRUCTURE		

EXISTING FEATURES TO REMAIN

1	EX. SIGN
2	EX. STRIPING

GRAPHIC SCALE IN FEET
0 30 60 120

NORTH

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Kimley»Horn
2024 KIMLEY-HORN AND ASSOCIATES, INC.
6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228-2300

DESIGNED BY: AX
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DATE: 11/12/2024

VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

EXISTING CONDITIONS AND DEMOLITION PLAN

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PROJECT NO.
096302017

SHEET
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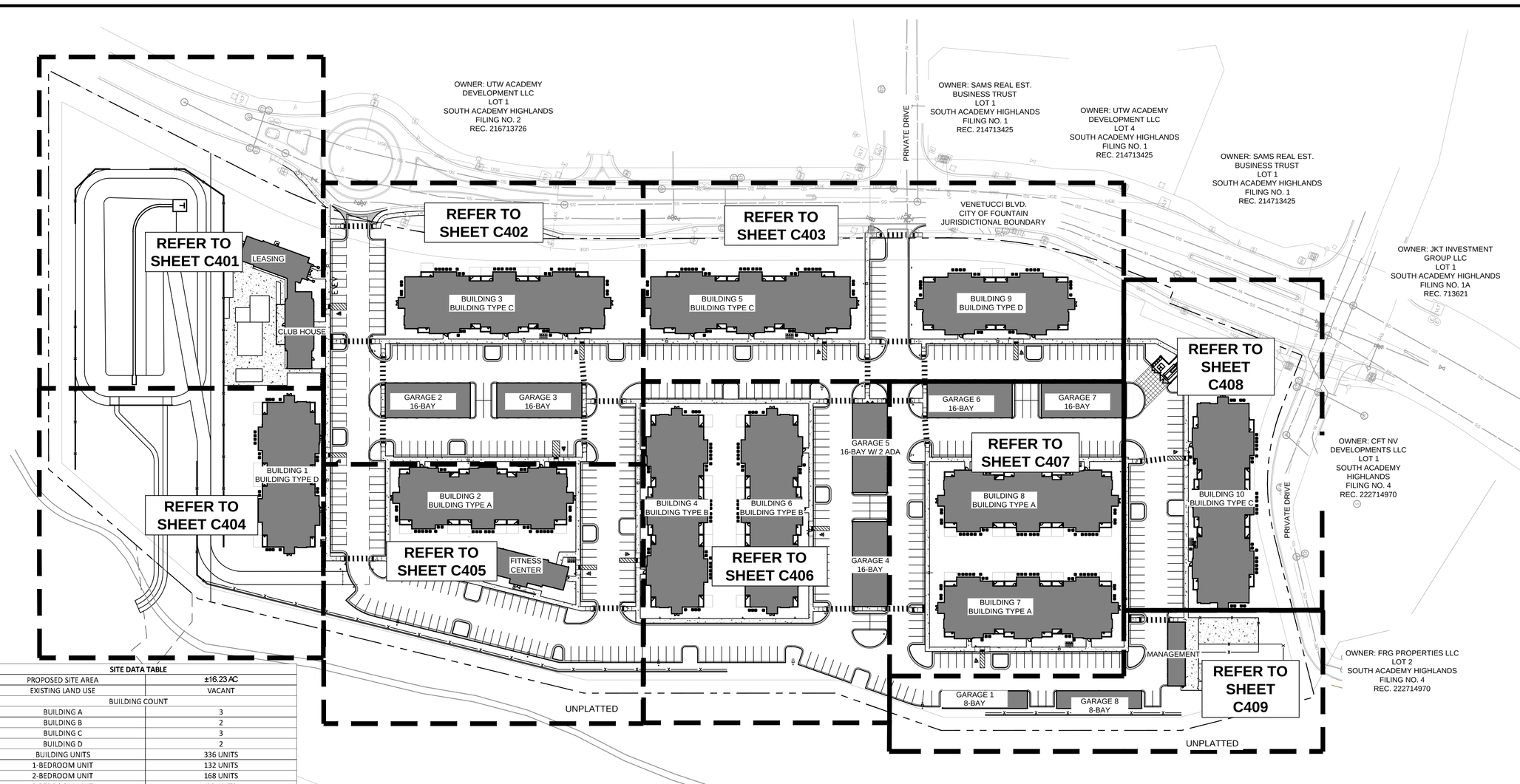

SITE DATA TABLE	
PROPOSED SITE AREA	±16.23 AC
EXISTING LAND USE	VACANT
BUILDING COUNT	
BUILDING A	3
BUILDING B	2
BUILDING C	3
BUILDING D	2
BUILDING UNITS	336 UNITS
1-BEDROOM UNIT	132 UNITS
2-BEDROOM UNIT	168 UNITS
3-BEDROOM UNIT	36 UNITS
PARKING DATA	
PARKING REQUIRED	
PER THOMPSON THRIFT DESIGN GUIDELINES	
1 SPACE / 1-BEDROOM UNIT	132 SPACES (132 UNITS)
2 SPACES / 2-BEDROOM UNIT	336 SPACES (168 UNITS)
3 SPACES / 3-BEDROOM UNIT	108 SPACES (36 UNITS)
TOTAL PARKING PER THOMPSON THRIFT GUIDELINES	576 SPACES
PER EL PASO COUNTY CODE	
1.5 SPACES / 1-BEDROOM UNIT	198 SPACES (132 UNITS)
1.7 SPACES / 2-BEDROOM UNIT	286 SPACES (168 UNITS)
2 SPACES / 3-BEDROOM UNIT	72 SPACES (36 UNITS)
TOTAL PARKING PER EL PASO COUNTY CODE	682 SPACES*
ACCESSIBLE (2% OF STANDARD PARKING)	14 SPACES
GUEST (1 SPACE / 3 DWELLING UNITS)	112 SPACES (336 UNITS)
TOTAL PARKING PROVIDED	
STANDARD PARKING	450
ELECTRIC VEHICLE (EV) PARKING	2
ADA NON-VAN PARKING	11
ADA VAN PARKING	3
GARAGE PARKING	113
TOTAL PARKING PROVIDED	579

*Variance was approved allowing a 15% reduction in required parking, making the required parking per El Paso County code 579 spaces.

BUILDING DATA TABLE					
BUILDING TYPE	NUMBER OF BUILDINGS	UNIT COUNT	TOTAL UNITS	TOTAL GSF PER BUILDING	TOTAL GSF PER BUILDING TYPE
THREE-STORY BUILDING A	3	36	108	34747	104241
THREE-STORY BUILDING B	2	36	72	39639	79278
THREE-STORY BUILDING C	3	36	108	41743	125229
THREE-STORY BUILDING D	2	24	48	29748	59496
TOTALS	10		336		368244

GRAPHIC SCALE IN FEET
0 30 60 120

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VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS
OVERALL SITE PLAN

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PROJECT NO.
096302017

SHEET
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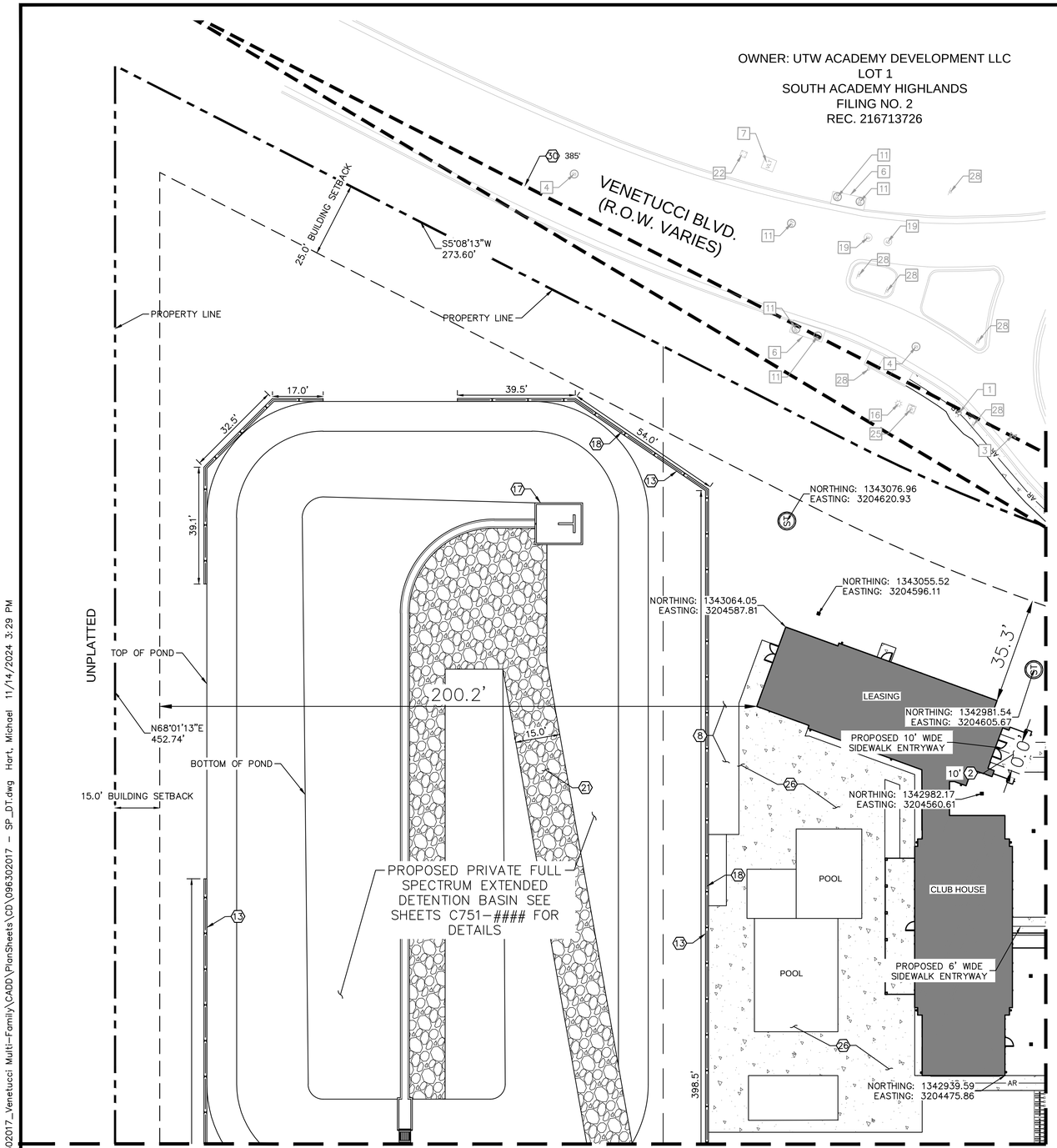
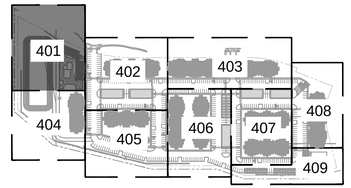


KEY NOTES: PROPOSED

1	PROPOSED 6" VERTICAL CURB AND GUTTER (TYPE A) PER EL PASO COUNTY STANDARD DRAWING SD_2-20
2	PROPOSED 5.5' WIDE CONCRETE SIDEWALK PER EL PASO COUNTY STANDARD DRAWING D-2 UNLESS OTHERWISE NOTED
3	PROPOSED ACCESS AND CROSSPAN PER EL PASO COUNTY STANDARD DRAWING SD_2-26
4	PROPOSED CURB RAMP PER EL PASO COUNTY STANDARD DRAWING SD_2-40 AND SD_2-41
5	PROPOSED TRASH ENCLOSURE WITH SCREEN WALL - REF. ARCHITECT PLANS FOR DETAILS
6	PROPOSED ACCESSIBLE ADA PARKING STALL (VAN ACCESSIBLE STALLS PER PLAN) - REF. CONSTRUCTION DETAILS
7	PROPOSED PEDESTRIAN CROSSWALK (18" STRIPING) - REF. CONSTRUCTION DETAILS
8	PROPOSED LANDSCAPE AREA - REF. LANDSCAPE PLANS FOR DETAILS
9	PROPOSED ELECTRIC VEHICLE DESIGNATED PARKING STALL (LEVEL 2 CHARGER) - REF. CONSTRUCTION DETAILS
10	PROPOSED ADA PARKING STRIPING - REF. CONSTRUCTION DETAILS
11	PROPOSED SIDEWALK RAMP WITH HANDRAILS - REF. CONSTRUCTION DETAILS
12	PROPOSED DETACHED GARAGE - REF. ARCHITECT PLANS FOR DETAILS
13	PROPOSED RETAINING WALL TO BE DESIGNED BY OTHERS UNLESS OTHERWISE NOTED - REF. DETAILED GRADING PLANS FOR HEIGHT
14	PROPOSED R1-1 STOP SIGN (30 IN X 30 IN)
15	PROPOSED R7-8 ADA SIGN (12 IN X 18 IN)
16	PROPOSED FIRE LANE NO PARKING SIGN (12 IN X 18 IN)
17	PROPOSED FOREBAY - REF. POND PLANS FOR DETAILS
18	PROPOSED FENCE - REF. LANDSCAPE PLANS FOR DETAILS
19	PROPOSED 4" WIDE PARKING STRIPE (TYP.) - REF. CONSTRUCTION DETAILS
20	PROPOSED GATE - REF. LANDSCAPE PLANS FOR DETAILS
21	PROPOSED GRAVEL POND MAINTENANCE PRIVATE ACCESS ROAD - REF. POND DETAILS
22	PROPOSED TRANSFORMER - REF. MEP PLANS FOR DETAILS
23	PROPOSED MONUMENT SIGN LOCATION (TO BE APPROVED UNDER SEPARATE PERMIT)
24	PROPOSED STREET SIGN - MUTCD D-03
25	PROPOSED LIGHT POLE (TYP.) - REF. LIGHTING PLANS FOR DETAILS
26	PROPOSED AMENITY AREA - REF. LANDSCAPE PLANS FOR DETAILS
27	PROPOSED DOG PARK WITH FENCE - REF. LANDSCAPE PLANS FOR DETAILS
28	PROPOSED BOLLARD - REF. CONSTRUCTION DETAILS
29	PROPOSED BIKE RACKS (NUMBER PER PLAN) - REF. LANDSCAPE DETAILS
30	PROPOSED SITE TRIANGLE (LINE OF SIGHT DISTANCE PER PLAN)
31	PROPOSED FIRE HYDRANT - REF. UTILITY PLANS FOR DETAILS
32	PROPOSED CURB CUT (WIDTH PER PLAN) - REF. SHEETS C802 FOR DETAILS
33	PROPOSED STRIPING - REF. SHEETS C407, C408 AND CONSTRUCTION DETAILS
34	PROPOSED SIDEWALK CHASE
35	PROPOSED WHEEL STOP, NUMBER PER PLAN - REF. CONSTRUCTION DETAILS
36	PROPOSED CURB RAMP PER EL PASO COUNTY STANDARD DRAWINGS SD_2-50.

KEY NOTES: EXISTING

1	EX. FIRE HYDRANT	15	EX. ELECTRIC METER
2	EX. WATER LINE	16	EX. STREETLIGHT
3	EX. WATER VALVE	17	EX. TRANSFORMER
4	EX. SANITARY SEWER MANHOLE	18	EX. WATER METER
5	EX. SANITARY SEWER	19	EX. ELECTRIC MANHOLE
6	EX. STORM SEWER INLET	20	EX. TRAFFIC VAULT
7	EX. ELECTRIC VAULT	21	EX. STORM SEWER
8	EX. FIBER OPTIC VAULT	22	EX. FIBER OPTIC BOX
9	EX. GAS LINE	23	EX. TELEPHONE BOX
10	EX. TELEPHONE LINE	24	EX. STORM GRATE
11	EX. STORM MANHOLE	25	EX. ELECTRICAL EQUIPMENT
12	EX. TRAFFIC CONTROL STRUCTURE	26	EX. ELECTRICAL BOX
13	EX. UNDERGROUND ELECTRIC LINE	27	EX. IRRIGATION EQUIPMENT
14	EX. OVERHEAD ELECTRIC LINE	28	EX. SIGN



KEYMAP
NTS

NOTES

1. ALL INTERNAL DRIVES TO BE PRIVATE.
2. ALL DIMENSIONS ARE TO THE FLOWLINE UNLESS OTHERWISE NOTED.
3. SEE LANDSCAPE PLANS FOR OPEN SPACE AND COMMON AREA LOCATIONS AND SIZE DETAILS.
4. ALL PARKING CURB RADII SHALL BE 5' UNLESS SPECIFIED ON PLANS.
5. NORTHINGS AND EASTINGS ARE SHOWN AS FOLLOWS UNLESS OTHERWISE NOTED:
   STORM INLETS (CURB): MIDPOINT/FLOWLINE
   STORM INLETS (AREA): CENTER OF GRATE
   MANHOLE: CENTER OF MANHOLE LID
   HYDRANTS: CENTER OF HYDRANT
   LIGHT POLES: CENTER OF BASE
   POLE SIGNS: CENTER OF POLE
   ELECTRIC TRANSFORMERS: CORNER OF CONCRETE PAD
   BUILDINGS & GARAGES: OUTSIDE FACE OF STUD/EDGE OF SLAB
6. RETAINING WALLS OVER 30" WHERE FALL PROTECTION IS BUILT WITHIN, REFERENCE WALL PLANS AND STRUCTURAL DETAIL. FOR WALLS WHERE PROTECTION RUNS PARALLEL, REFERENCE LANDSCAPE PLANS

LEGEND

- PROPERTY LINE
- BUILDING AND LANDSCAPE SETBACK
- PROPOSED UTILITY EASEMENT
- AR — AR — PROPOSED ACCESSIBLE ROUTE
- SDA — PROPOSED STANDARD DUTY ASPHALT PAVEMENT
- PROPOSED CONCRETE SIDEWALK
- HDA — PROPOSED HEAVY DUTY ASPHALT PAVEMENT
- PROPOSED RIP RAP
- PROPOSED GRAVEL MAINTENANCE PATH
- PROPOSED HEAVY DUTY CONCRETE
- PROPOSED CATCH GUTTER
- PROPOSED SPILL GUTTER
- X — PROPOSED PARKING COUNT (ELECTRIC VEHICLE SPACE AS NOTED WITH AN "EV")
- PROPOSED HAND RAIL
- PROPOSED SWALE
- PROPOSED HVAC
- PROPOSED LIGHTPOLE
- ST — PROPOSED STORM SEWER MANHOLE
- PROPOSED STORM INLET, TYPE R
- PROPOSED TRANSFORMER
- PROPOSED AREA DRAIN
- PROPOSED STORM INLET, TYPE C

GRAPHIC SCALE IN FEET
0 10 20 40

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6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228-2300

DESIGNED BY: AX
DRAWN BY: FCR
CHECKED BY: MTH
DATE: 11/12/2024

VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

DETAILED SITE PLAN

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PROJECT NO.
096302017

SHEET
C401

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OWNER: UTW ACADEMY DEVELOPMENT LLC LOT 1
SOUTH ACADEMY HIGHLANDS
FILING NO. 2
REC. 216713726

VENETUCCI BLVD.
(R.O.W. VARIES)

MATCHLINE - SEE SHEET 401 FOR CONTINUATION

MATCHLINE - SEE SHEET 403 FOR CONTINUATION

MATCHLINE - SEE SHEET 405 FOR CONTINUATION

MATCHLINE - SEE SHEET 406 FOR CONTINUATION

NORTHING: 1342957.18
EASTING: 3204696.57

NORTHING: 1342970.73
EASTING: 3204610.03

NORTHING: 1342956.92
EASTING: 3204615.60

NORTHING: 1342895.45
EASTING: 3204608.39

NORTHING: 1342765.82
EASTING: 3204664.31

NORTHING: 1342624.59
EASTING: 3204660.24

NORTHING: 1342620.88
EASTING: 3204651.06

NORTHING: 1342630.99
EASTING: 3204651.55

NORTHING: 1342620.44
EASTING: 3204631.20

NORTHING: 1342791.77
EASTING: 3204576.25

NORTHING: 1342731.77
EASTING: 3204600.36

NORTHING: 1342866.11
EASTING: 3204532.56

NORTHING: 1342643.47
EASTING: 3204608.10

NORTHING: 1342915.26
EASTING: 3204512.40

NORTHING: 1342882.53
EASTING: 3204511.61

NORTHING: 1342587.65
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EASTING: 3204505.47

NORTHING: 1342864.86
EASTING: 3204412.65

NORTHING: 1342817.76
EASTING: 3204431.56

NORTHING: 1342812.76
EASTING: 3204419.18

NORTHING: 1342618.64
EASTING: 3204489.10

PROPERTY LINE

25.0' BUILDING AND LANDSCAPE SETBACK

PRIVATE YARD
REF. LA PLANS (TYP.)

Δ=27°13'21"
R=605.00'
L=287.45'
CB=S8°28'27"E
C=284.75'

S22°05'08"E
501.71'

445'

385'

BUILDING 3
BUILDING TYPE C

GARAGE 2
16-BAY

GARAGE 3
16-BAY

PROP. 30.0'
PUBLIC UTILITY
EASEMENT

PROP. 30.0'
PUBLIC UTILITY
EASEMENT

18.4'

9.0' (TYP.)

NOTES

1. ALL INTERNAL DRIVES TO BE PRIVATE.
2. ALL DIMENSIONS ARE TO THE FLOWLINE UNLESS OTHERWISE NOTED.
3. SEE LANDSCAPE PLANS FOR OPEN SPACE AND COMMON AREA LOCATIONS AND SIZE DETAILS.
4. ALL PARKING CURB RADII SHALL BE 5' UNLESS SPECIFIED ON PLANS.
5. NORTHINGS AND EASTINGS ARE SHOWN AS FOLLOWS UNLESS OTHERWISE NOTED:
   STORM INLETS (CURB): MIDPOINT/FLOWLINE
   STORM INLETS (AREA): CENTER OF GRATE
   MANHOLE: CENTER OF MANHOLE LID
   HYDRANTS: CENTER OF HYDRANT
   LIGHT POLES: CENTER OF BASE
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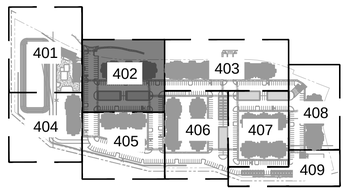
6. RETAINING WALLS OVER 30" WHERE FALL PROTECTION IS BUILT WITHIN, REFERENCE WALL PLANS AND STRUCTURAL DETAIL. FOR WALLS WHERE PROTECTION RUNS PARALLEL, REFERENCE LANDSCAPE PLANS



KEYMAP
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KEY NOTES: EXISTING

1	EX. FIRE HYDRANT
2	EX. WATER LINE
3	EX. WATER VALVE
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13	EX. UNDERGROUND ELECTRIC LINE
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16	EX. STREETLIGHT
17	EX. TRANSFORMER
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KEY NOTES: PROPOSED

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2	PROPOSED 5.5' WIDE CONCRETE SIDEWALK PER EL PASO COUNTY STANDARD DRAWING D-2 UNLESS OTHERWISE NOTED
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4	PROPOSED CURB RAMP PER EL PASO COUNTY STANDARD DRAWING SD_2-40 AND SD_2-41
5	PROPOSED TRASH ENCLOSURE WITH SCREEN WALL – REF. ARCHITECT PLANS FOR DETAILS
6	PROPOSED ACCESSIBLE ADA PARKING STALL (VAN ACCESSIBLE STALLS PER PLAN) – REF. CONSTRUCTION DETAILS
7	PROPOSED PEDESTRIAN CROSSWALK (18" STRIPING) – REF. CONSTRUCTION DETAILS
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19	PROPOSED 4" WIDE PARKING STRIPE (TYP.) – REF. CONSTRUCTION DETAILS
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DRAWN BY: FCR
CHECKED BY: MTH
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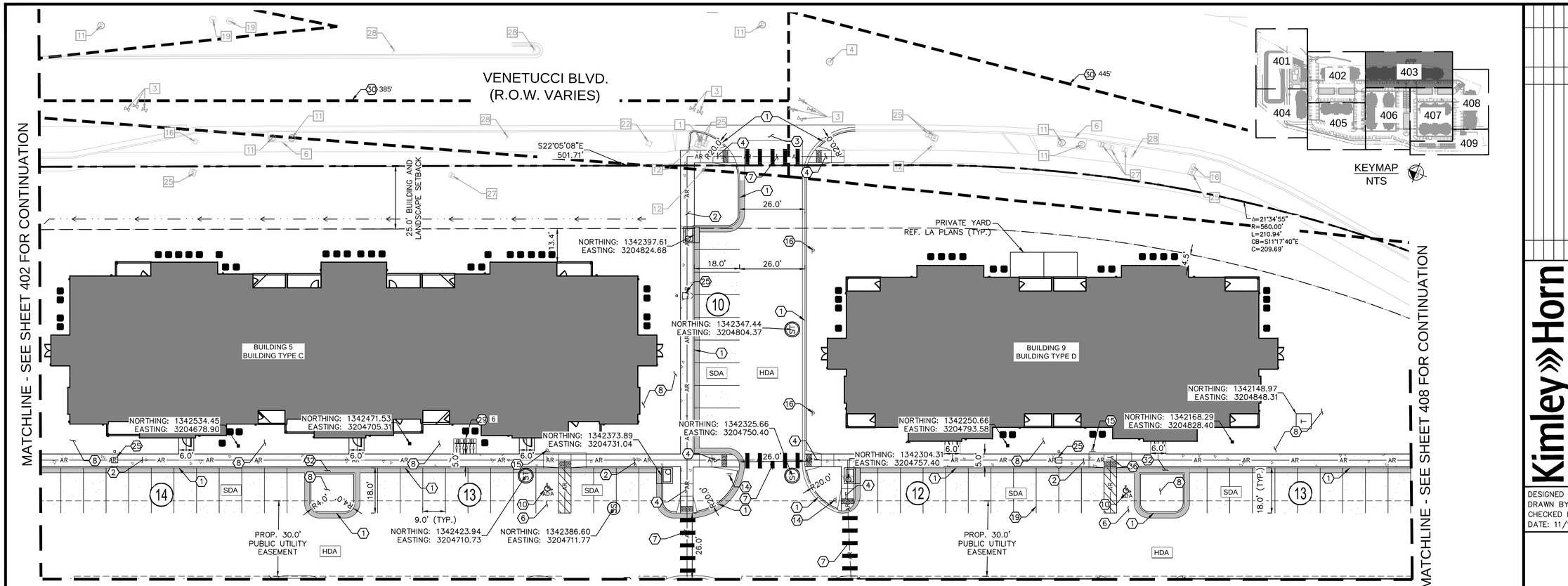

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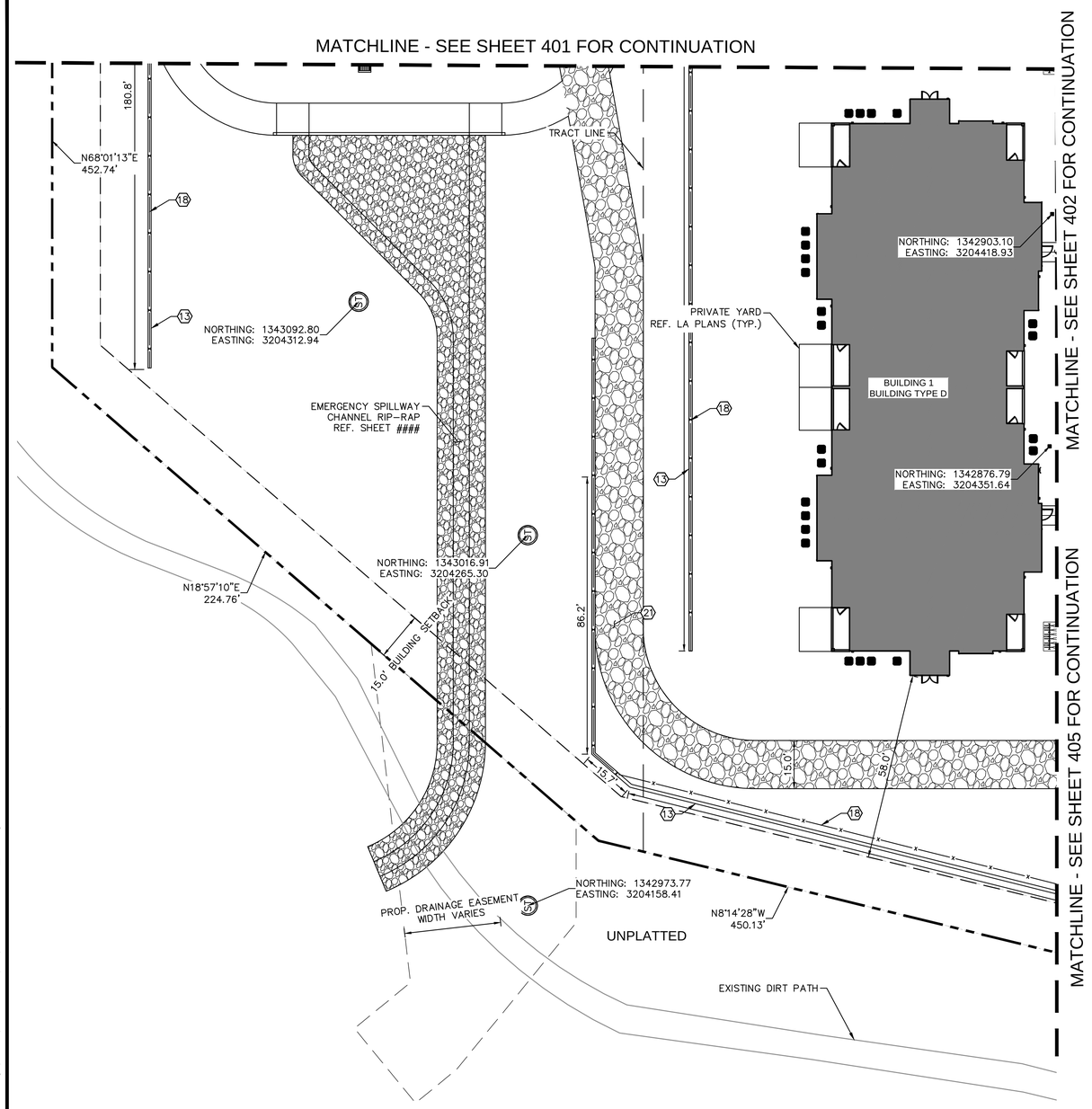

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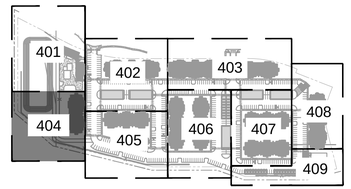

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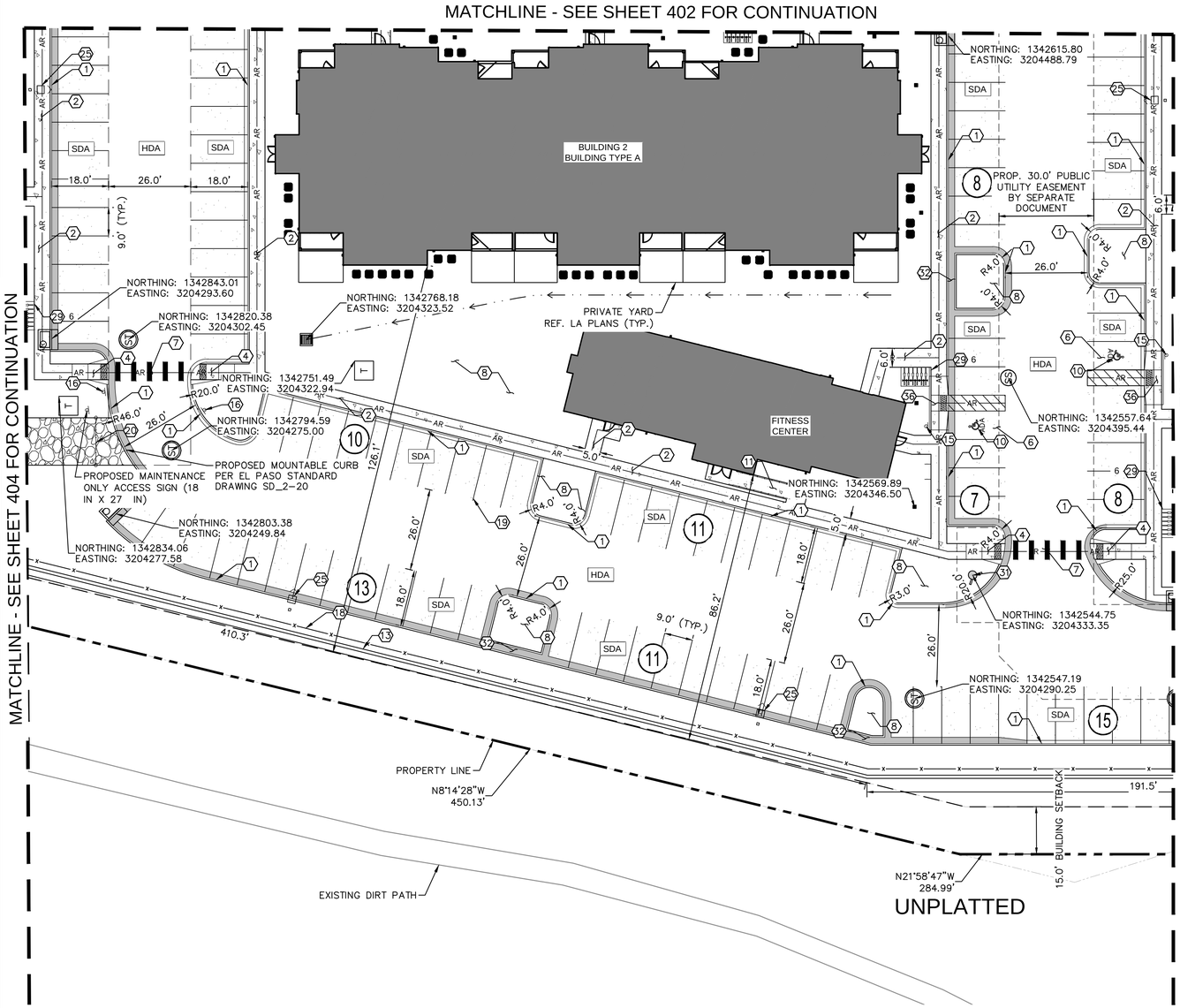

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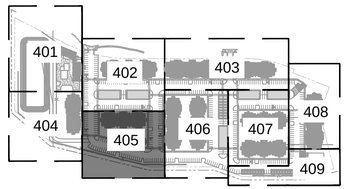

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811 Know what's below. Call before you dig.

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NO.	REVISION	BY	DATE	APPR.

Kimley»Horn
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6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228-2300

DESIGNED BY: AX
DRAWN BY: FCR
CHECKED BY: MTH
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SHEET
C405

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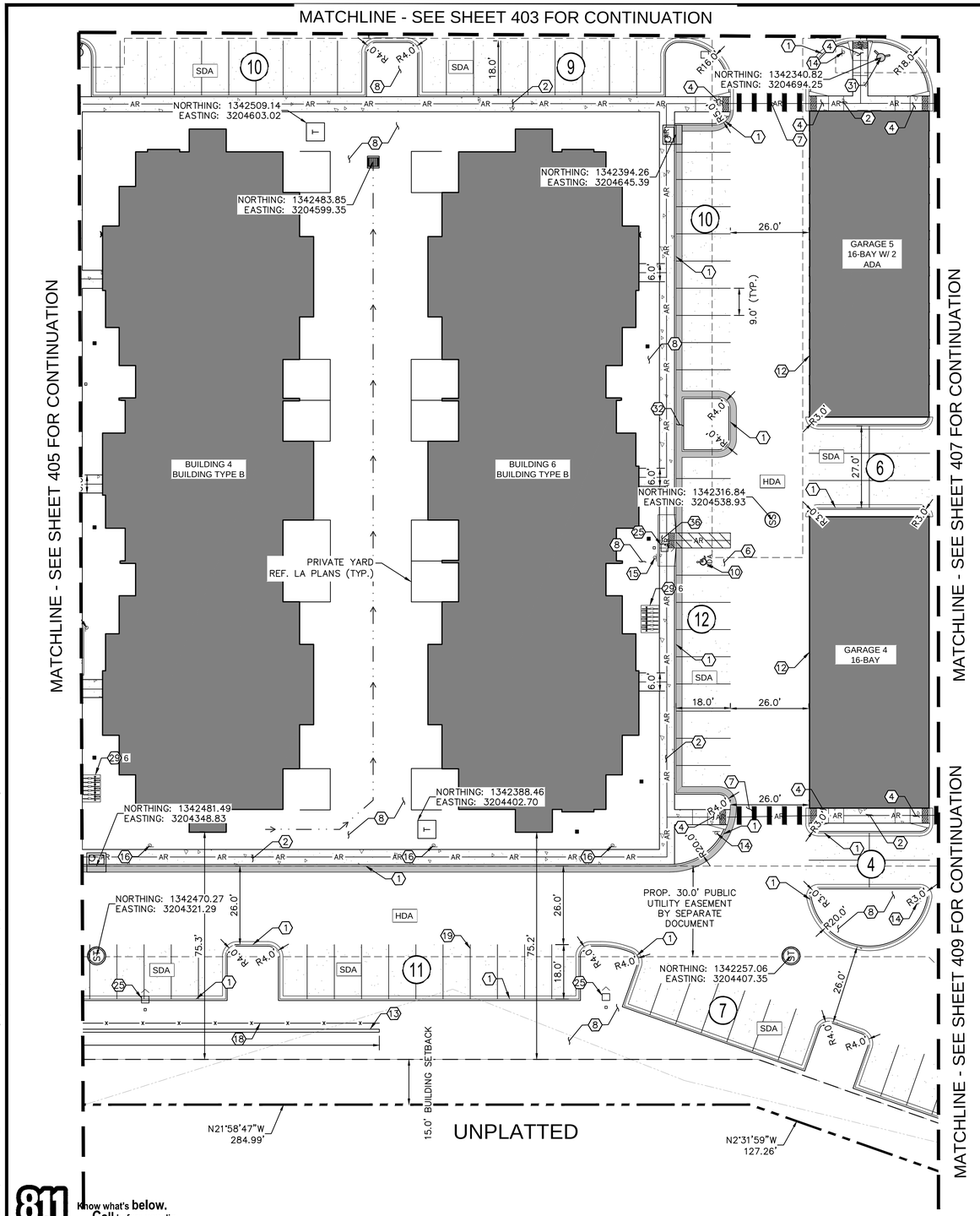

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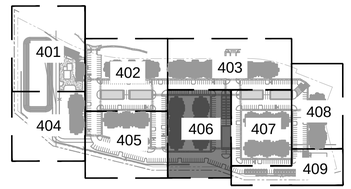
13	EX. UNDERGROUND ELECTRIC LINE	27	EX. IRRIGATION EQUIPMENT
14	EX. OVERHEAD ELECTRIC LINE	28	EX. SIGN



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0 10 20 40

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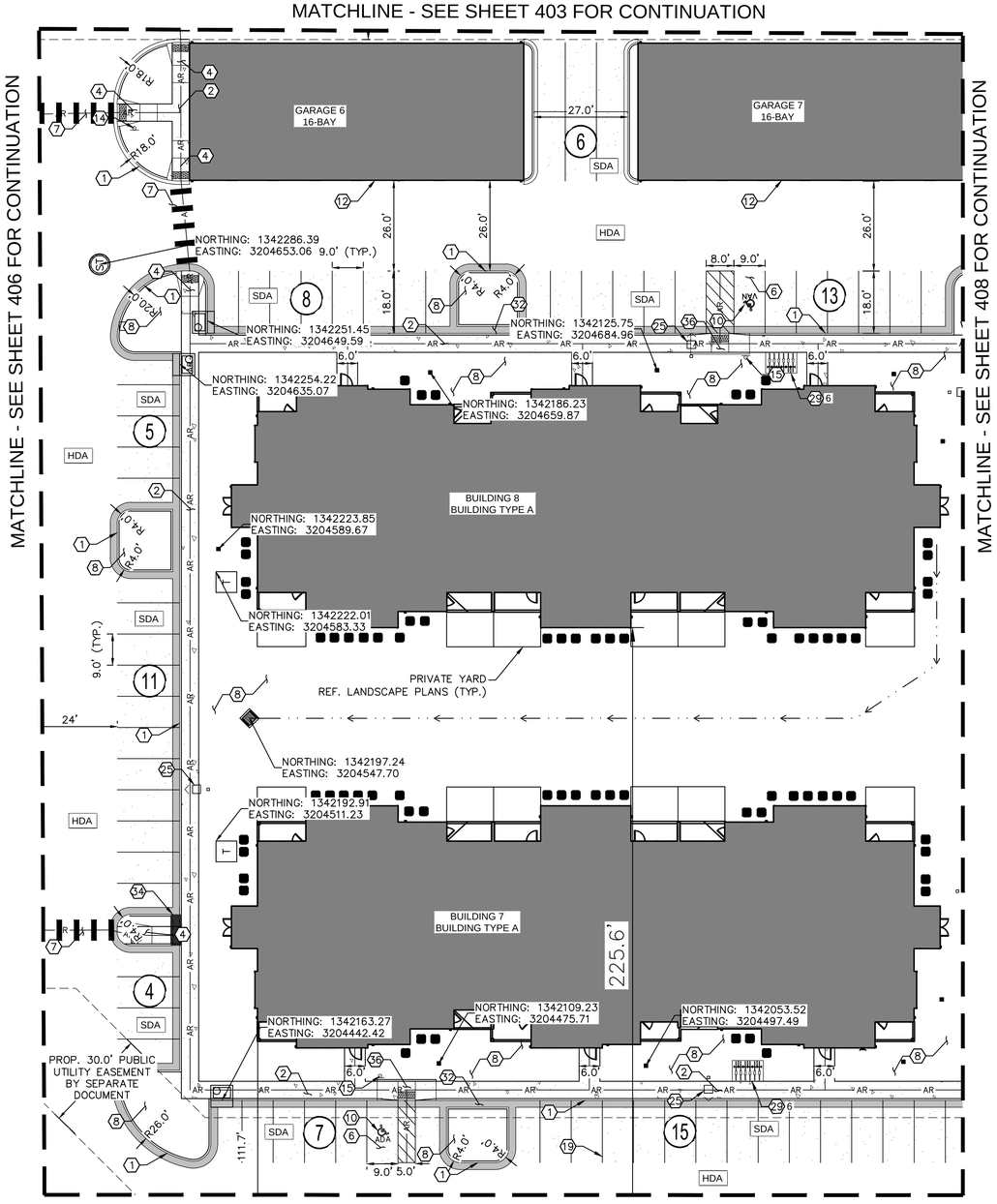

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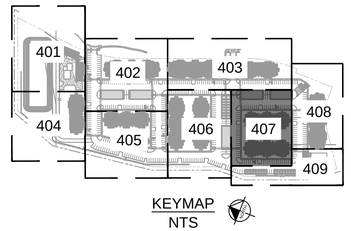

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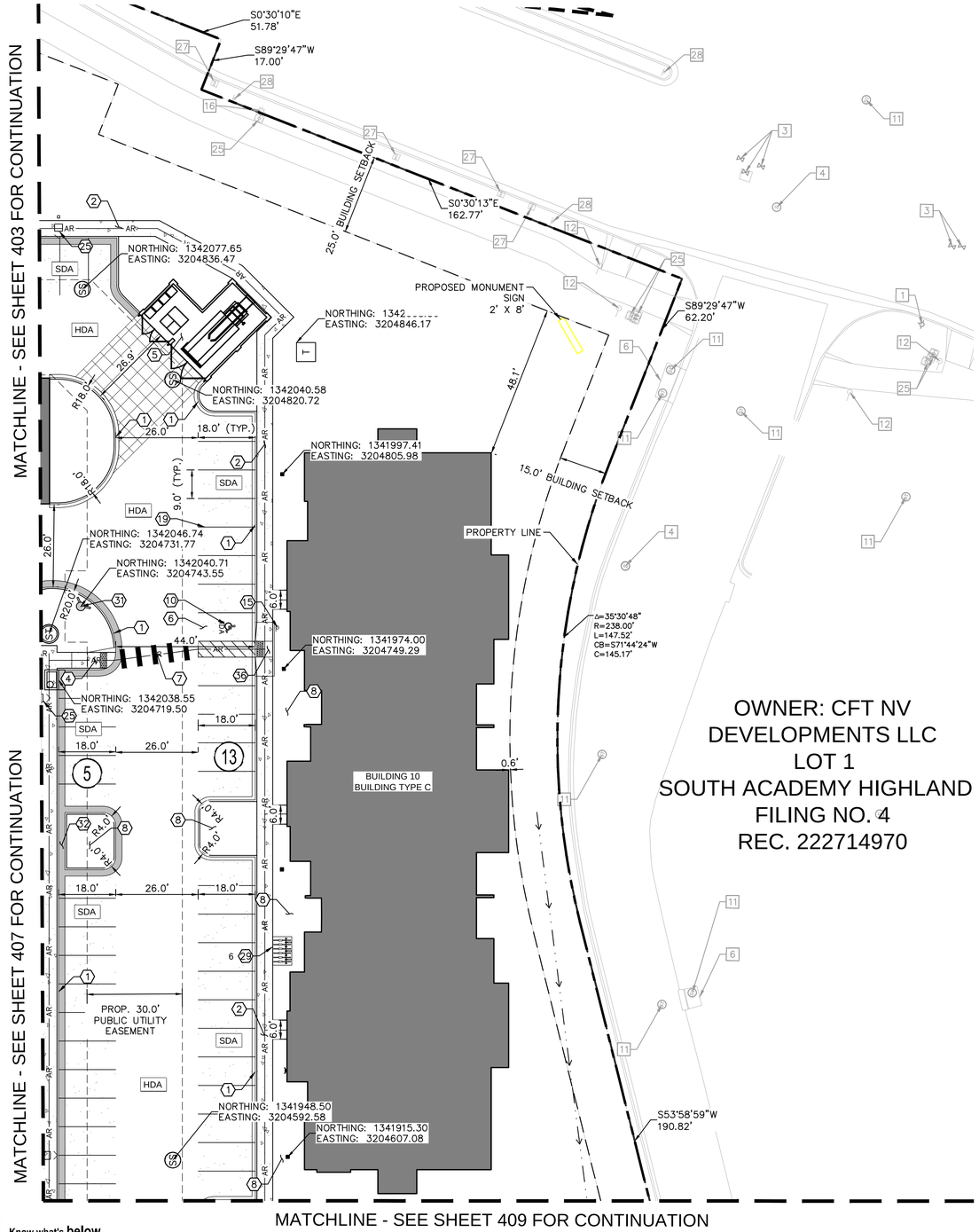

OWNER: CFT NV DEVELOPMENTS LLC
LOT 1
SOUTH ACADEMY HIGHLAND
FILING NO. 4
REC. 222714970

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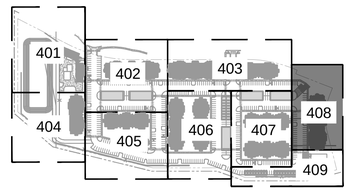

KEYMAP
NTS

NOTES

1. ALL INTERNAL DRIVES TO BE PRIVATE.
2. ALL DIMENSIONS ARE TO THE FLOWLINE UNLESS OTHERWISE NOTED.
3. SEE LANDSCAPE PLANS FOR OPEN SPACE AND COMMON AREA LOCATIONS AND SIZE DETAILS.
4. SEE FIRE PLAN FOR FIRE LANES AND FIRE TRUCK AUTOTURN.
5. ALL PARKING CURB RADII SHALL BE 4' UNLESS SPECIFIED ON PLANS.
6. NORTHINGS AND EASTINGS ARE SHOWN AS FOLLOWS UNLESS OTHERWISE NOTED:
   STORM INLETS (CURB): MIDPOINT/FLOWLINE
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   BUILDINGS & GARAGES: OUTSIDE FACE OF STUD/EDGE OF SLAB
7. RETAINING WALLS OVER 30" WHERE FALL PROTECTION IS BUILT WITHIN, REFERENCE WALL PLANS AND STRUCTURAL DETAIL. FOR WALLS WHERE PROTECTION RUNS PARALLEL, REFERENCE LANDSCAPE PLANS

LEGEND

- PROPERTY LINE
- BUILDING AND LANDSCAPE SETBACK
- PROPOSED UTILITY EASEMENT
- AR — AR — PROPOSED ACCESSIBLE ROUTE
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- PROPOSED ASPHALT PATH PER LANDSCAPE PLANS
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- PROPOSED CATCH GUTTER
- PROPOSED SPILL GUTTER
- X — PROPOSED PARKING COUNT (ELECTRIC VEHICLE SPACE AS NOTED WITH AN "EV")
- PROPOSED HAND RAIL
- PROPOSED SWALE
- PROPOSED HVAC
- PROPOSED LIGHTPOLE
- ST — PROPOSED STORM SEWER MANHOLE
- PROPOSED STORM INLET, TYPE R
- PROPOSED TRANSFORMER
- PROPOSED AREA DRAIN
- PROPOSED STORM INLET, TYPE C

GRAPHIC SCALE IN FEET
0 10 20 40

NORTH

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Greenwood Village, Colorado 80111 (303) 228-2300

DESIGNED BY: AX
DRAWN BY: FCR
CHECKED BY: MTH
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EL PASO COUNTY, COLORADO
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PROJECT NO.
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SHEET
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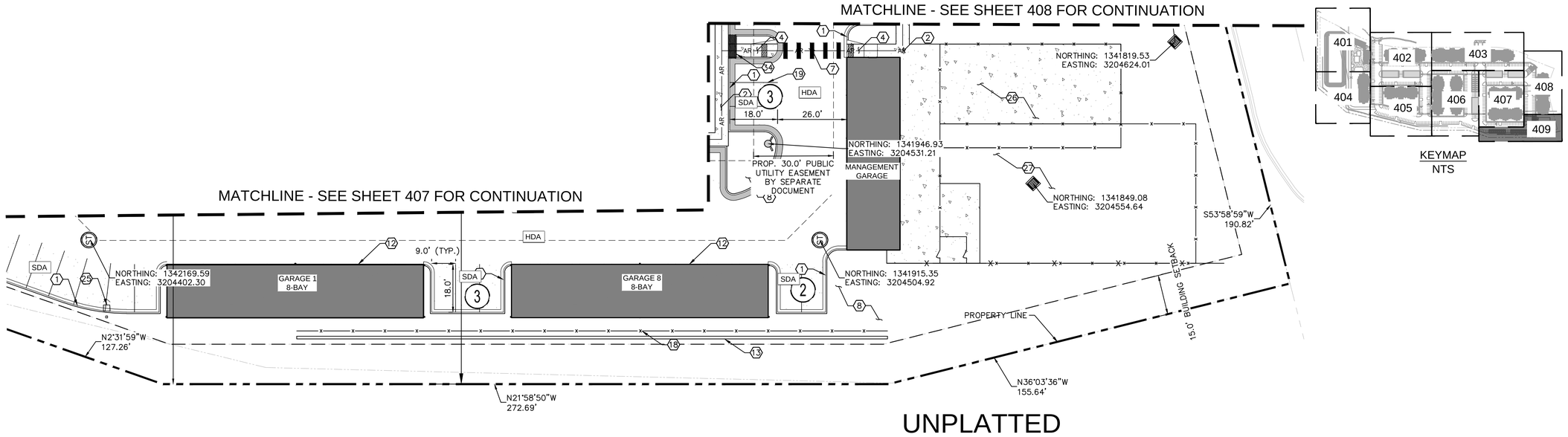

KEYMAP
NTS

KEY NOTES: PROPOSED

1	PROPOSED 6" VERTICAL CURB AND GUTTER (TYPE A) PER EL PASO COUNTY STANDARD DRAWING SD_2-20
2	PROPOSED 5.5' WIDE CONCRETE SIDEWALK PER COLORADO SPRINGS STANDARD DRAWING D-2
3	PROPOSED ACCESS AND CROSSPAN PER EL PASO COUNTY STANDARD DRAWING SD_2-26
4	PROPOSED CURB RAMP PER EL PASO COUNTY STANDARD DRAWING SD_2-40 AND SD_2-41
5	PROPOSED TRASH ENCLOSURE WITH SCREEN WALL – REF. ARCHITECT PLANS FOR DETAILS
6	PROPOSED ACCESSIBLE ADA PARKING STALL (VAN ACCESSIBLE STALLS PER PLAN) – REF. CONSTRUCTION DETAILS
7	PROPOSED PEDESTRIAN CROSSWALK (18" STRIPING) – REF. CONSTRUCTION DETAILS
8	PROPOSED LANDSCAPE AREA – REF. OVERALL LANDSCAPE PLAN ON FOR DETAILS
9	PROPOSED ELECTRIC VEHICLE DESIGNATED PARKING STALL (LEVEL 2 CHARGER) – REF. CONSTRUCTION DETAILS
10	PROPOSED ADA PARKING STRIPING – REF. CONSTRUCTION DETAILS
11	PROPOSED SIDEWALK RAMP WITH HANDRAILS – REF. CONSTRUCTION DETAILS
12	PROPOSED DETACHED GARAGE – REF. ARCHITECT PLANS FOR DETAILS
13	PROPOSED RETAINING WALL TO BE DESIGNED BY OTHERS UNLESS OTHERWISE NOTED – REF. DETAILED GRADING PLANS FOR HEIGHT
14	PROPOSED R1-1 STOP SIGN (30 IN X 30 IN)
15	PROPOSED R7-8 ADA SIGN (12 IN X 18 IN)
16	PROPOSED FIRE LANE NO PARKING SIGN (12 IN X 18 IN)
17	PROPOSED FOREBAY – REF. POND PLANS FOR DETAILS
18	PROPOSED FENCE – REF. LANDSCAPE PLANS FOR DETAILS
19	PROPOSED 4" WIDE PARKING STRIPE (TYP.) – REF. CONSTRUCTION DETAILS
20	PROPOSED GATE – REF. LANDSCAPE PLANS FOR DETAILS
21	PROPOSED GRAVEL POND MAINTENANCE PRIVATE ACCESS ROAD – REF. POND DETAILS
22	PROPOSED TRANSFORMER – REF. MEP PLANS FOR DETAILS
23	PROPOSED MONUMENT SIGN LOCATION (TO BE APPROVED UNDER SEPARATE PERMIT)
24	PROPOSED STREET SIGN – MUTCD D-03
25	PROPOSED LIGHT POLE (TYP.) – REF. LIGHTING PLANS FOR DETAILS
26	PROPOSED AMENITY AREA – REF. LANDSCAPE PLANS FOR DETAILS
27	PROPOSED DOG PARK WITH FENCE – REF. LANDSCAPE PLANS FOR DETAILS
28	PROPOSED BOLLARD – REF. CONSTRUCTION DETAILS
29	PROPOSED BIKE RACKS (NUMBER PER PLAN) – REF. LANDSCAPE DETAILS
30	PROPOSED SITE TRIANGLE (LINE OF SIGHT DISTANCE PER PLAN)
31	PROPOSED FIRE HYDRANT – REF. UTILITY PLANS FOR DETAILS
32	PROPOSED CURB CUT (WIDTH PER PLAN) – REF. SHEETS C802 FOR DETAILS
33	PROPOSED STRIPING – REF. SHEETS C407, C408 AND CONSTRUCTION DETAILS
34	PROPOSED SIDEWALK CHASE
35	PROPOSED WHEEL STOP, NUMBER PER PLAN – REF. CONSTRUCTION DETAILS
36	PROPOSED CURB RAMP PER EL PASO COUNTY STANDARD DRAWINGS SD_2-50.

KEY NOTES: EXISTING

1	EX. FIRE HYDRANT	15	EX. ELECTRIC METER
2	EX. WATER LINE	16	EX. STREETLIGHT
3	EX. WATER VALVE	17	EX. TRANSFORMER
4	EX. SANITARY SEWER MANHOLE	18	EX. WATER METER
5	EX. SANITARY SEWER	19	EX. ELECTRIC MANHOLE
6	EX. STORM SEWER INLET	20	EX. TRAFFIC VAULT
7	EX. ELECTRIC VAULT	21	EX. STORM SEWER
8	EX. FIBER OPTIC VAULT	22	EX. FIBER OPTIC BOX
9	EX. GAS LINE	23	EX. TELEPHONE BOX
10	EX. TELEPHONE LINE	24	EX. STORM GRATE
11	EX. STORM MANHOLE	25	EX. ELECTRICAL EQUIPMENT
12	EX. TRAFFIC CONTROL STRUCTURE	26	EX. ELECTRICAL BOX
13	EX. UNDERGROUND ELECTRIC LINE	27	EX. IRRIGATION EQUIPMENT
14	EX. OVERHEAD ELECTRIC LINE	28	EX. SIGN

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- PROPOSED HAND RAIL
- PROPOSED SWALE
- PROPOSED HVAC
- PROPOSED LIGHTPOLE

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VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

DETAILED SITE PLAN

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PROJECT NO.
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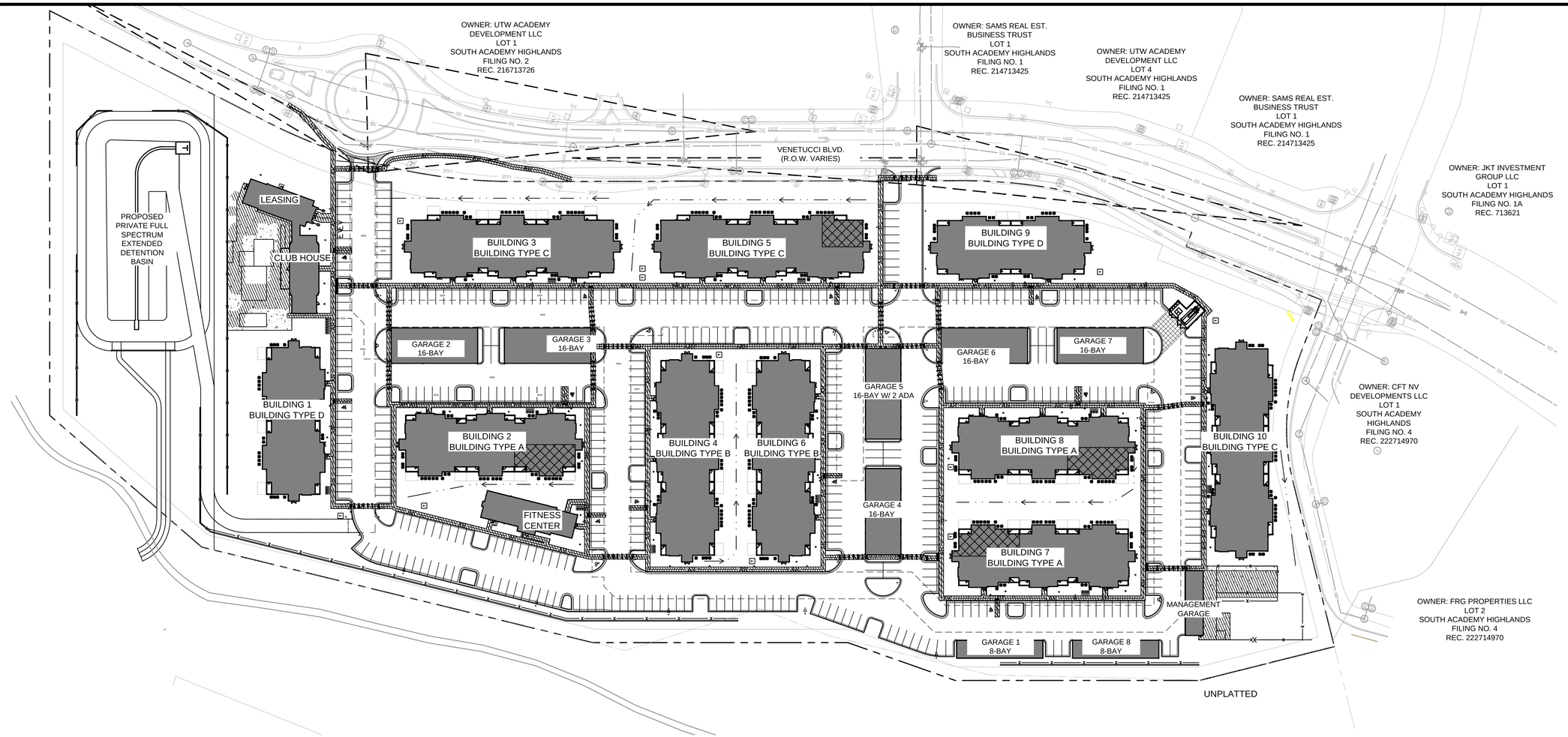

LEGEND

HATCH INDICATES AREAS OF FEDERALLY MANDATED 2% MAXIMUM CROSS SLOPE. THIS HATCH SHOWS THE ACCESSIBLE PATH ACROSS THE ENTIRE SITE

ACCESSIBLE UNIT OR GARAGE, REFER TO ARCH PLANS

PARKING

PARKING DATA	
PARKING REQUIRED	
PER THOMPSON THRIFT DESIGN GUIDELINES	
1 SPACE / 1-BEDROOM UNIT	132 SPACES (132 UNITS)
2 SPACES / 2-BEDROOM UNIT	336 SPACES (168 UNITS)
3 SPACES / 3-BEDROOM UNIT	108 SPACES (36 UNITS)
TOTAL PARKING PER THOMPSON THRIFT GUIDELINES	576 SPACES
PER EL PASO COUNTY CODE	
1.5 SPACES / 1-BEDROOM UNIT	198 SPACES (132 UNITS)
1.7 SPACES / 2-BEDROOM UNIT	286 SPACES (168 UNITS)
2 SPACES / 3-BEDROOM UNIT	72 SPACES (36 UNITS)
TOTAL PARKING PER EL PASO COUNTY CODE	682 SPACES*
ACCESSIBLE (2% OF STANDARD PARKING)	14 SPACES
GUEST (1 SPACE / 3 DWELLING UNITS)	112 SPACES (336 UNITS)
TOTAL PARKING PROVIDED	
STANDARD PARKING	450
ELECTRIC VEHICLE (EV) PARKING	2
ADA NON-VAN PARKING	11
ADA VAN PARKING	3
GARAGE PARKING	113
TOTAL PARKING PROVIDED	579

*Variance was approved allowing a 15% reduction in required parking, making the required parking per El Paso County code 579 spaces.

ADA GENERAL NOTES

1. REFERENCE DETAILED GRADING PLAN SHEETS FOR FINAL GRADES
2. REFERENCE DETAILED GRADING PLAN SHEETS FOR LEVEL LANDING DESIGNATIONS.

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ADA ACCESSIBILITY PLAN

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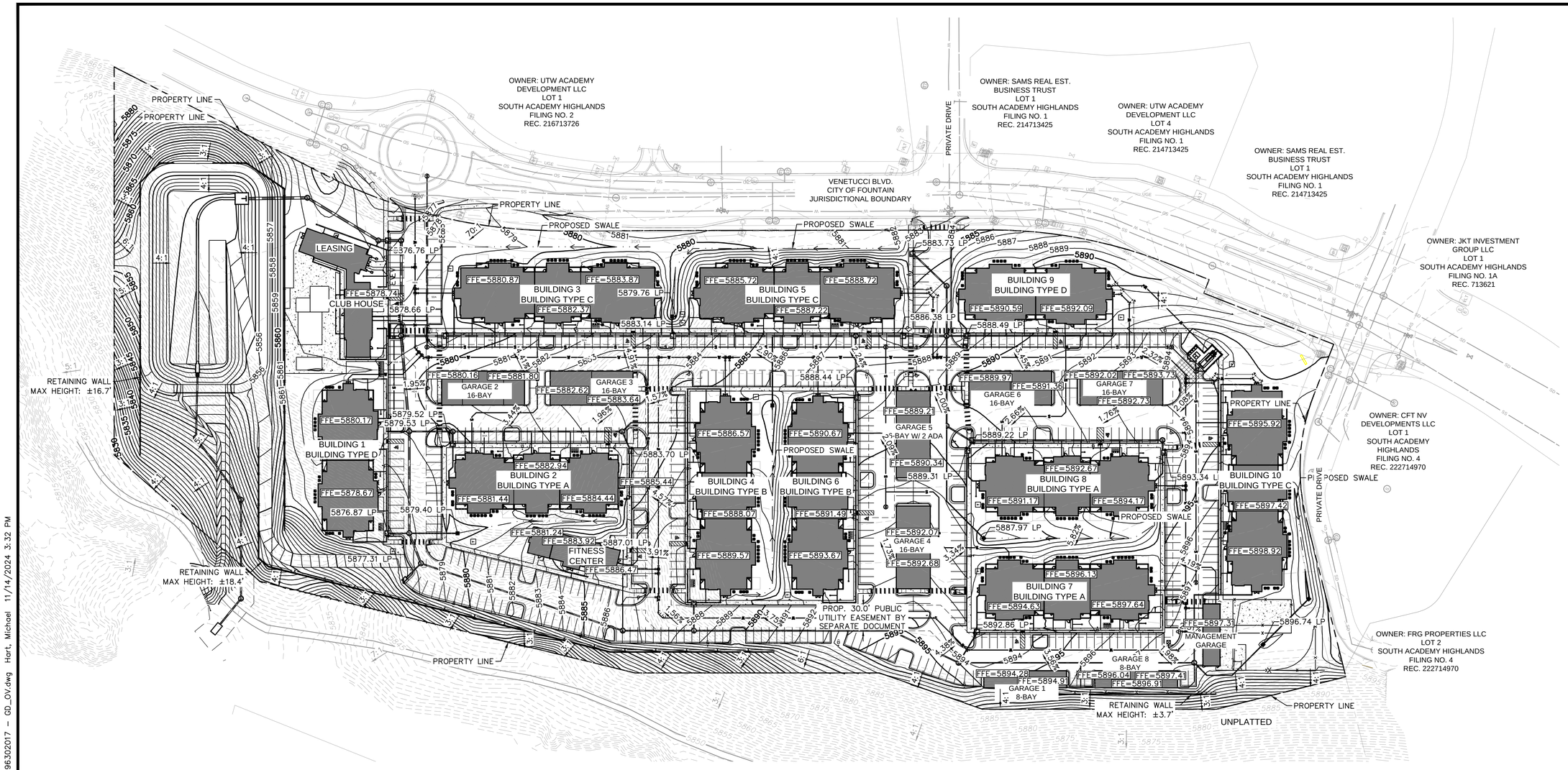

LEGEND

- PROPERTY LINE
- BUILDING SETBACK
- LANDSCAPE SETBACK
- PROP. UTILITY ESMT
- PROP. ACCESSIBLE ROUTE (AR)
- PROP. CATCH CURB
- PROP. SLOPE ARROW (3:1)
- EX. SLOPE ARROW (3:1)
- PROP. SIDEWALK
- PROP. MAJOR CONTOUR (XXXX)
- PROP. MINOR CONTOUR (XXXX)
- EX. MAJOR CONTOUR (XXXX)
- EX. MINOR CONTOUR (XXXX)

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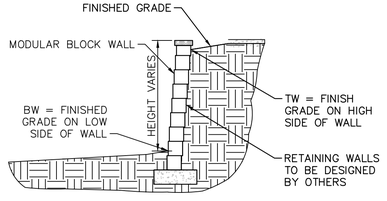

RETAINING WALL DETAIL

GRAPHIC SCALE IN FEET
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OVERALL GRADING PLAN

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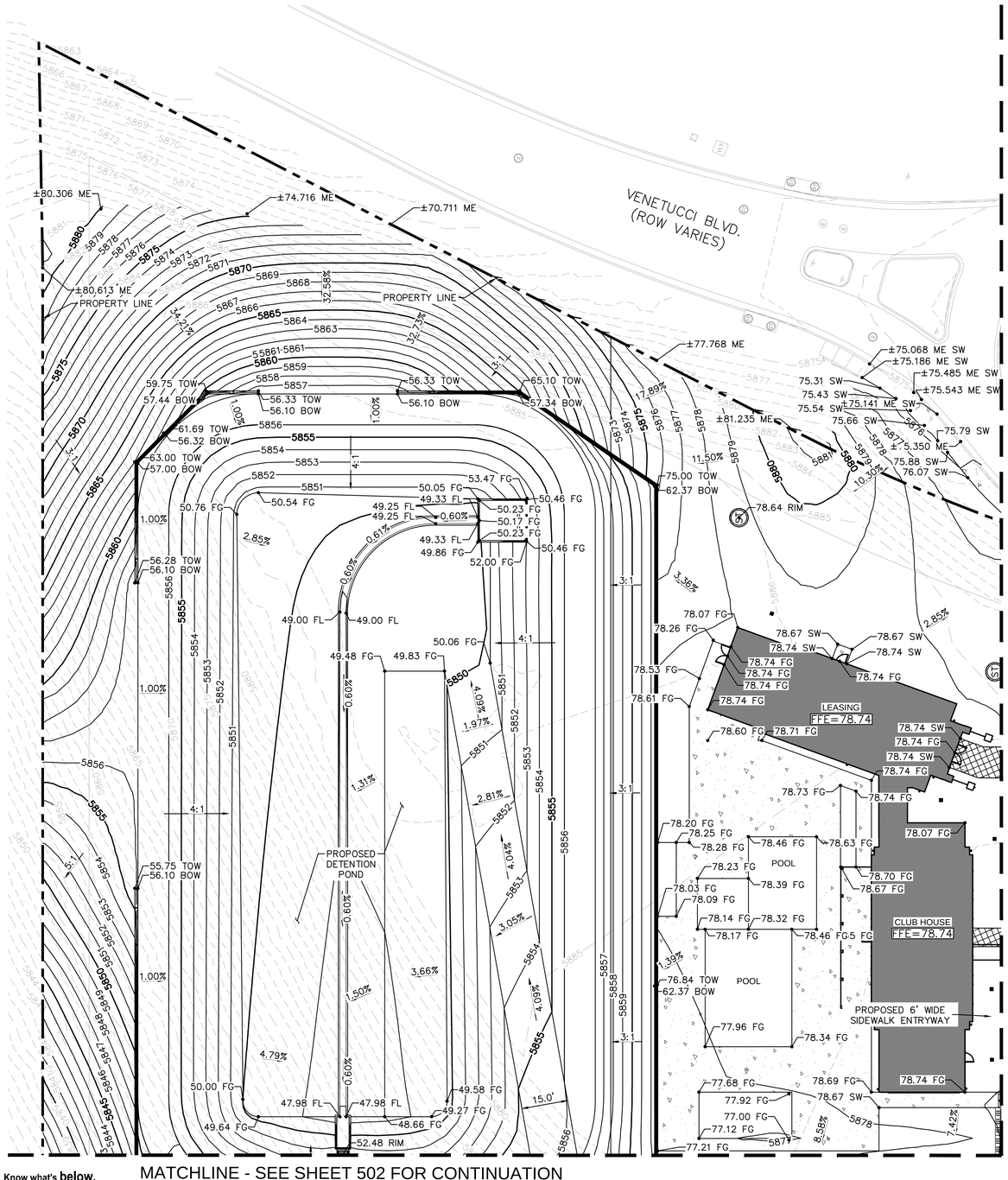

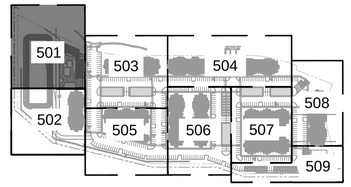

KEYMAP
NTS

LEGEND

- PROPERTY LINE
- 50 — PROPOSED MAJOR CONTOURS
- 49 — PROPOSED MINOR CONTOURS
- 50 — EXISTING MAJOR CONTOURS
- 49 — EXISTING MINOR CONTOURS
- PROPOSED STORM PIPES
- AR — ADA ROUTE
- ADA PARKING AND ACCESS. SLOPES NOT TO EXCEED 2% IN THIS AREA
- PROPOSED STORM DRAIN
- X.XX% — DRAINAGE SLOPE DIRECTION
- PROPOSED SWALE
- PROPOSED LEVEL LANDING

NOTES

1. ALL PROPOSED SIDEWALKS ARE TO BE ADA COMPLIANT. LONGITUDINAL SLOPES SHALL NOT EXCEED 5%, CROSS SLOPES NOT TO EXCEED 2%.
2. ACCESSIBLE PARKING AND LEVEL LANDINGS SHALL HAVE A MAX SLOPE OF 2% IN ANY DIRECTION.
3. REFER TO THE EROSION CONTROL PLAN SHEETS AND REPORT FOR TEMPORARY CONTROL MEASURES AND CONSTRUCTION SEQUENCING THAT SHALL BE USED IN ORDER TO PREVENT LOADING OF LID DRAINAGE FACILITIES WITH SEDIMENT DURING CONSTRUCTION.
4. ALL SPOT ELEVATIONS ARE FLOWLINE UNLESS OTHERWISE NOTED.
5. ALL GRADING SHALL BE PER EL PASO COUNTY STANDARD DETAILS AND SPECIFICATIONS.
6. BEFORE PLACING PAVEMENT, CONTRACTOR SHALL VERIFY THAT SUITABLE ACCESSIBLE PEDESTRIAN ROUTES (PER ADA) EXIST TO AND FROM EVERY DOOR AND ALONG SIDEWALKS, ACCESSIBLE PARKING SPACES, ACCESS AISLES, AND ACCESSIBLE ROUTES.
7. ALL ACCESSIBLE RAMP SLOPES SHALL NOT EXCEED 1 VERTICAL TO 12 HORIZONTAL.
8. ACCESSIBLE PARKING SPACES AND ACCESS AISLES SHALL NOT EXCEED 2.0% SLOPE IN ANY DIRECTION.
9. ALL SIDEWALKS SHALL HAVE CROSS SLOPES 1.8% OR LESS AND LONGITUDINAL SLOPES 4.8% OR LESS.
10. ALL ON-SITE STORM INFRASTRUCTURE TO BE PRIVATELY OWNED AND MAINTAINED. FOR DETAILED STORM SEWER SIZES AND MATERIALS, REF. STORM CDS ON PAGES C620-C625.
11. ALL INTERNAL DRIVES TO BE PRIVATE.
12. CORNER OF BUILDING GRADES SHALL BE 8-INCHES LOWER THAN FFE ELEVATIONS SHOWN. PLEASE REFER TO ARCHITECTURE PLANS FOR DOOR THRESHOLD ELEVATIONS.
13. ALL ELEVATIONS SHALL ADD 5800.

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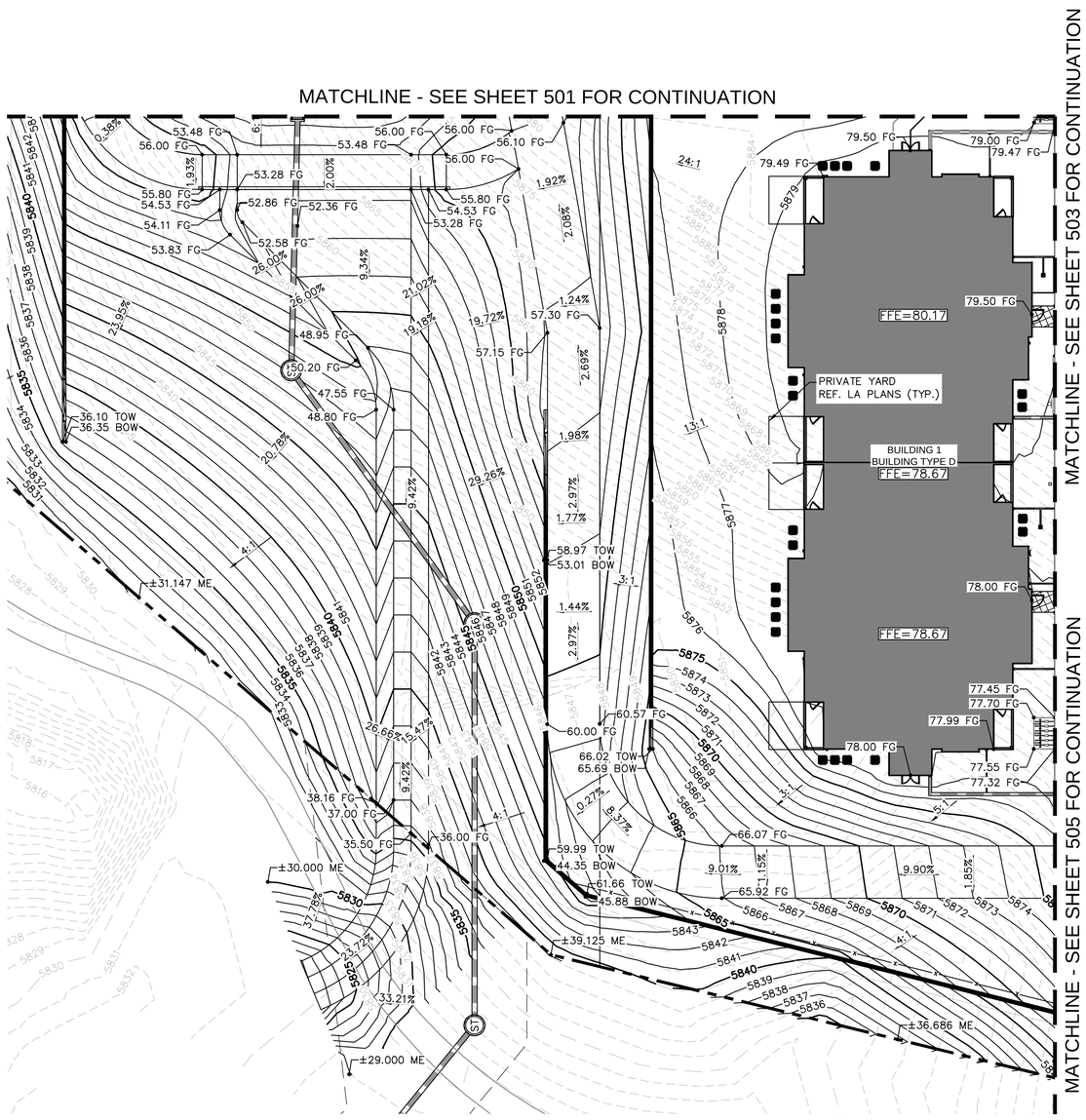

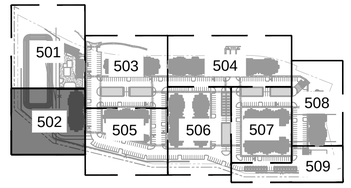

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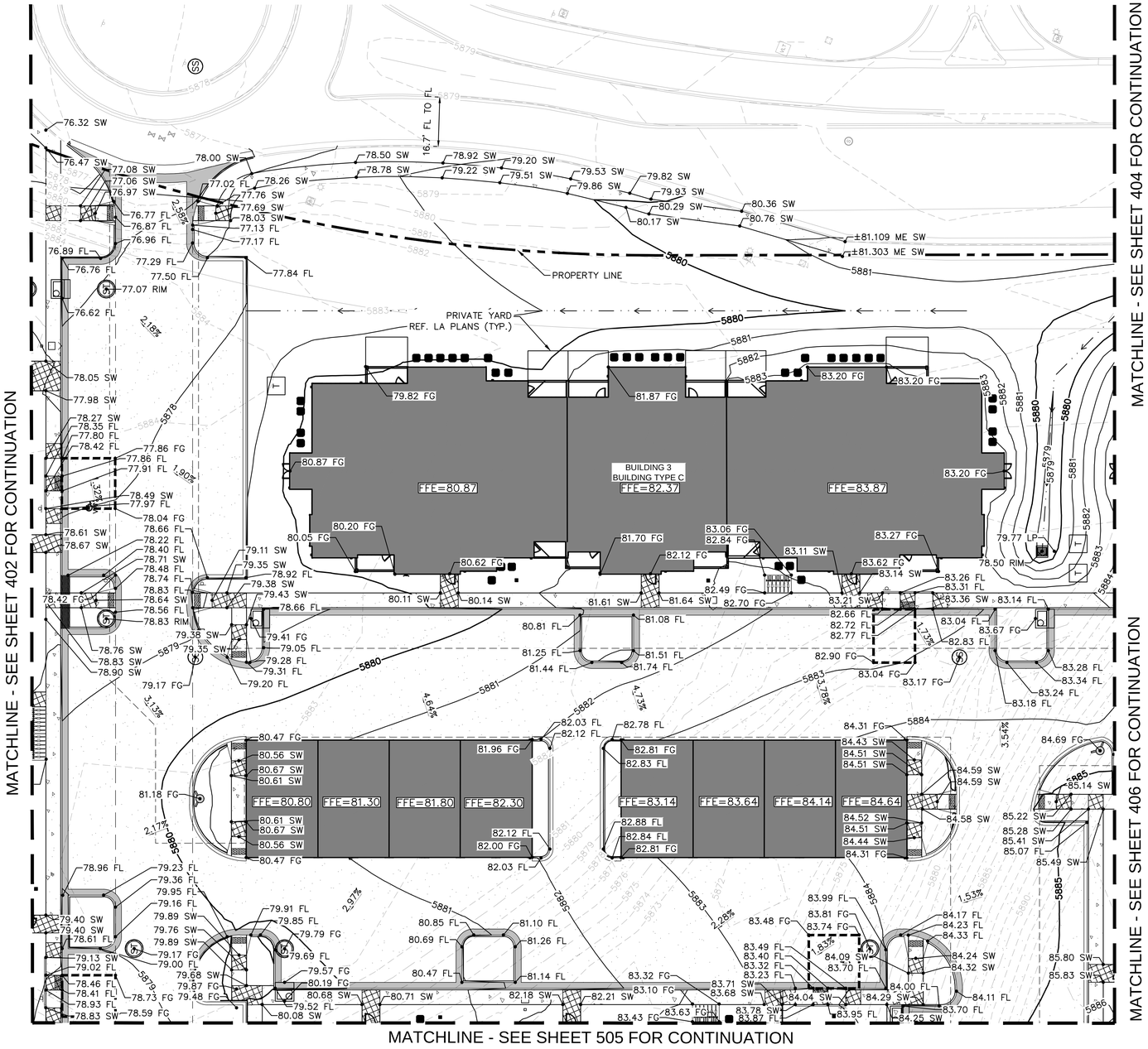

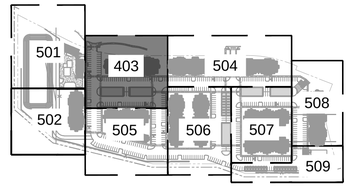

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Kimley»Horn
2024 KIMLEY-HORN AND ASSOCIATES, INC.
6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228-2300

DESIGNED BY: AX
DRAWN BY: FCR
CHECKED BY: MTH
DATE: 11/12/2024

VENTURE ON VENETUCCI
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PROJECT NO.
096302017

SHEET
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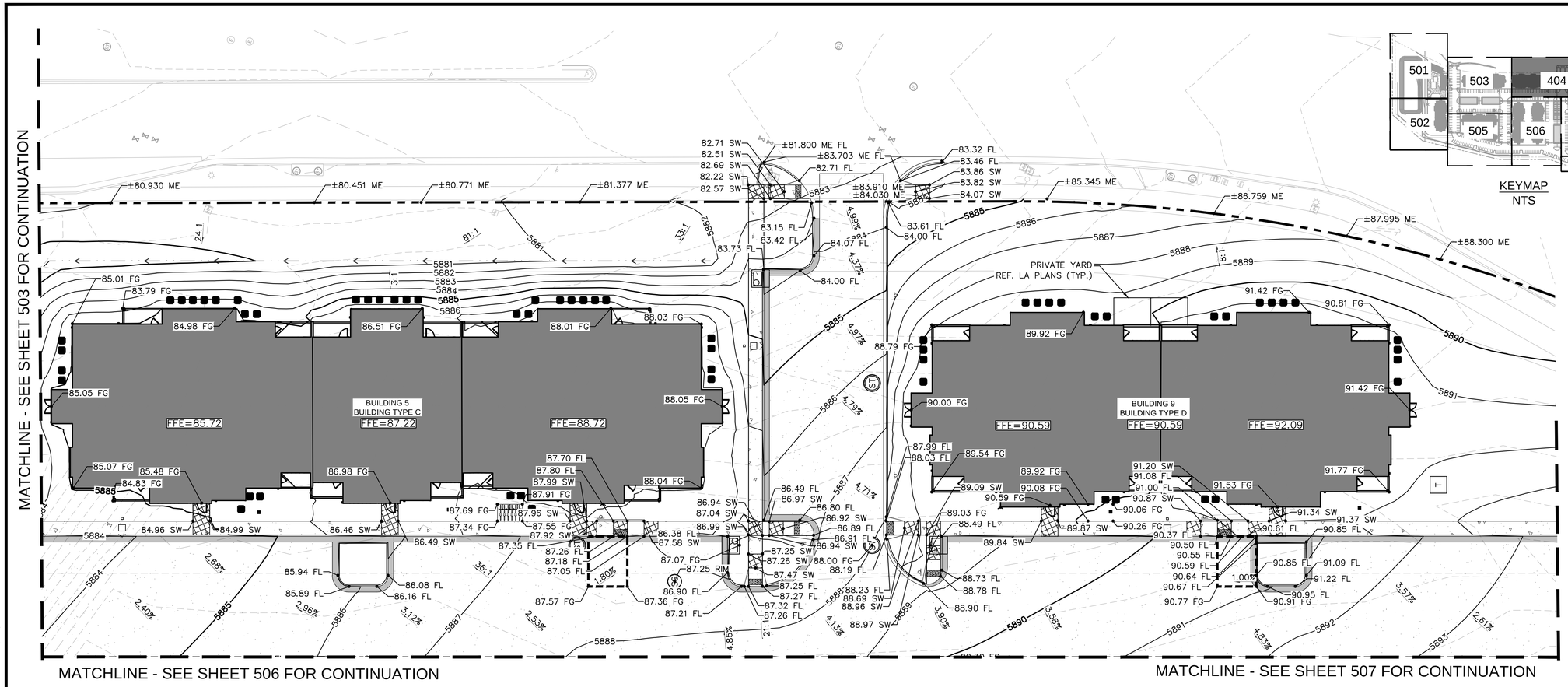

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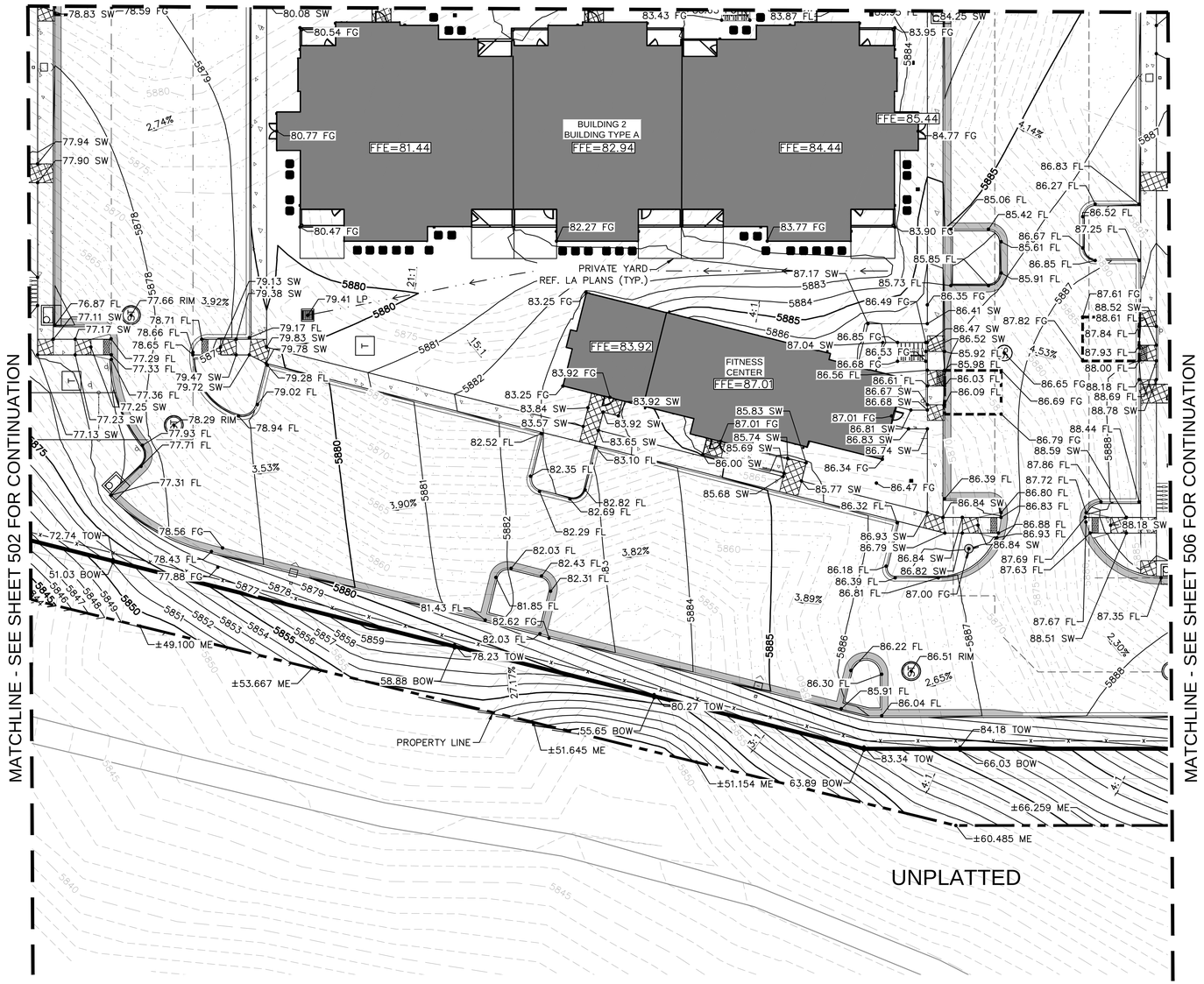

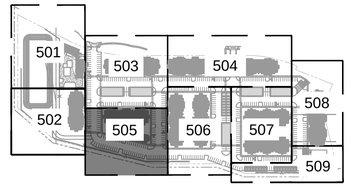

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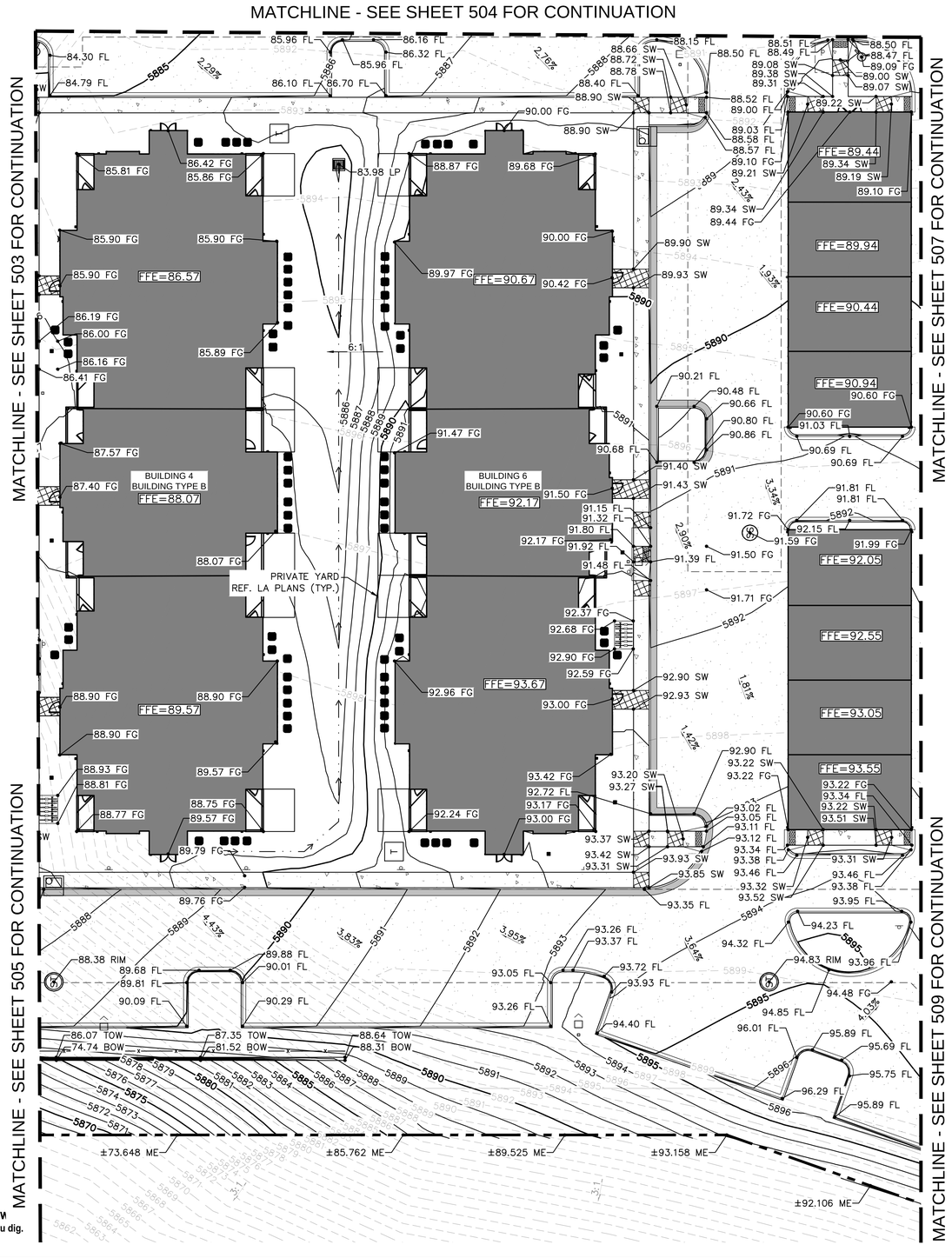

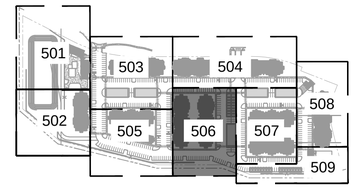

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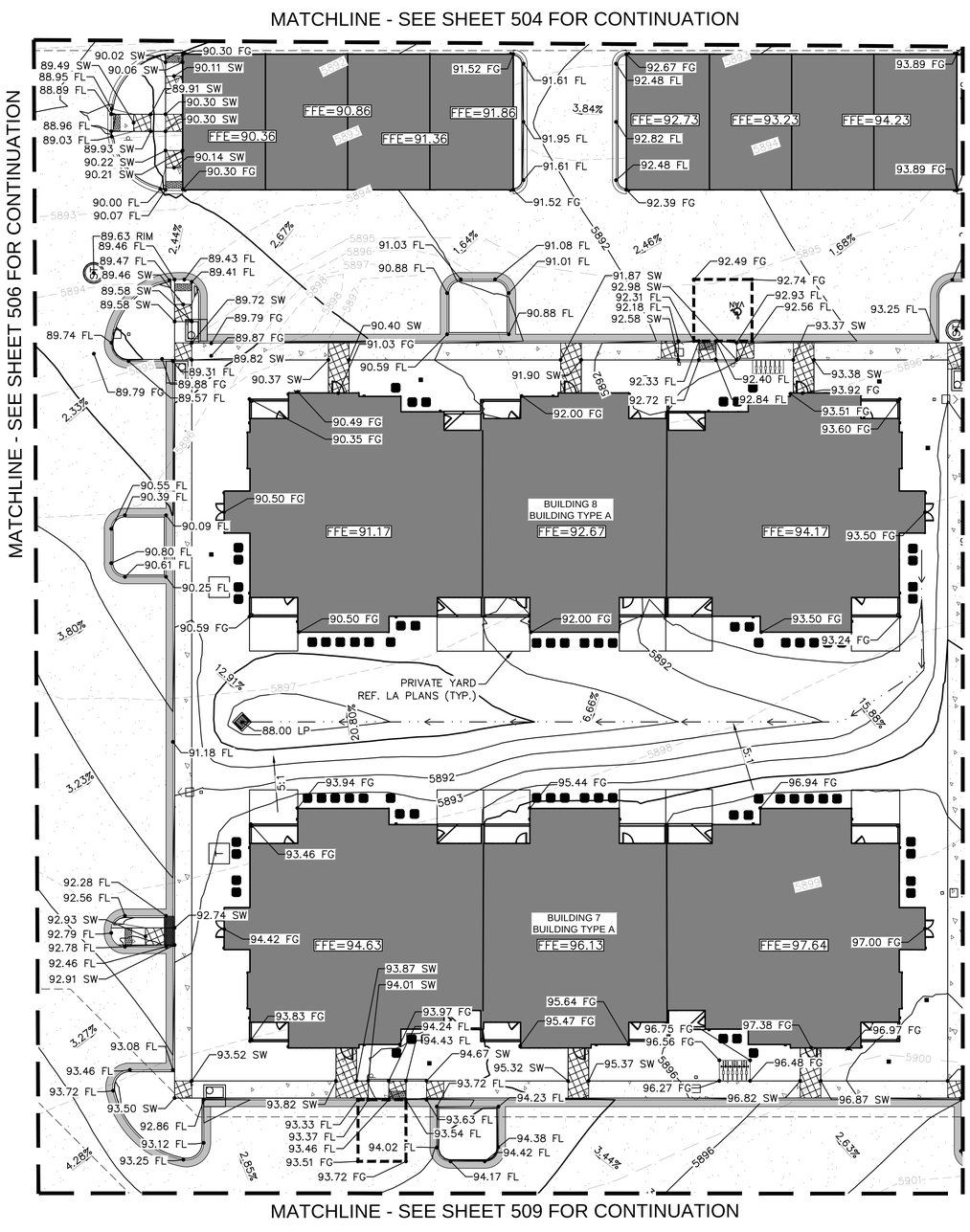

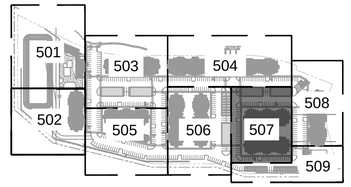

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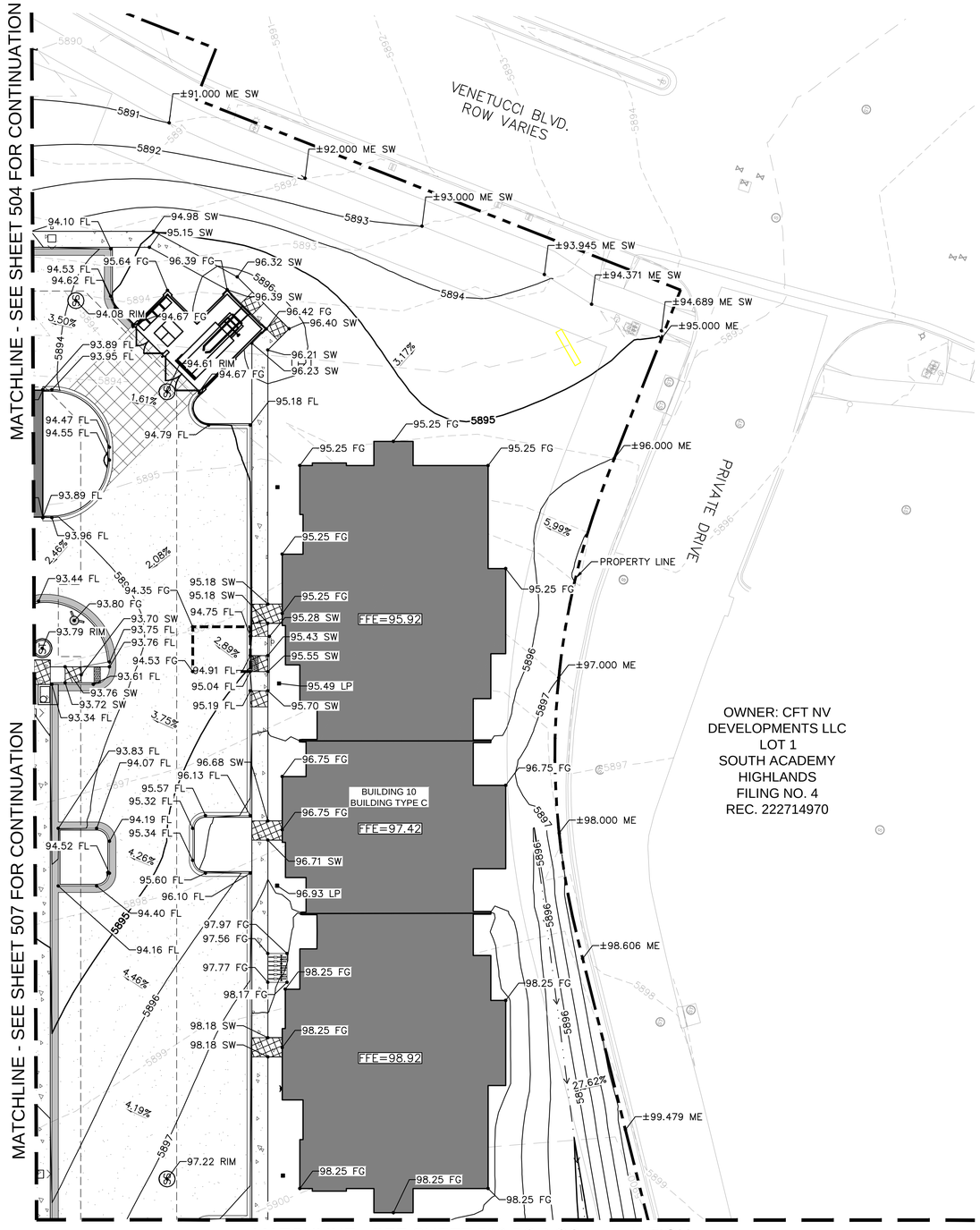

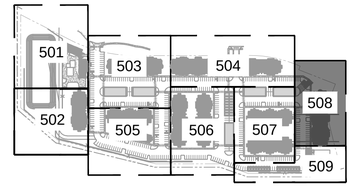

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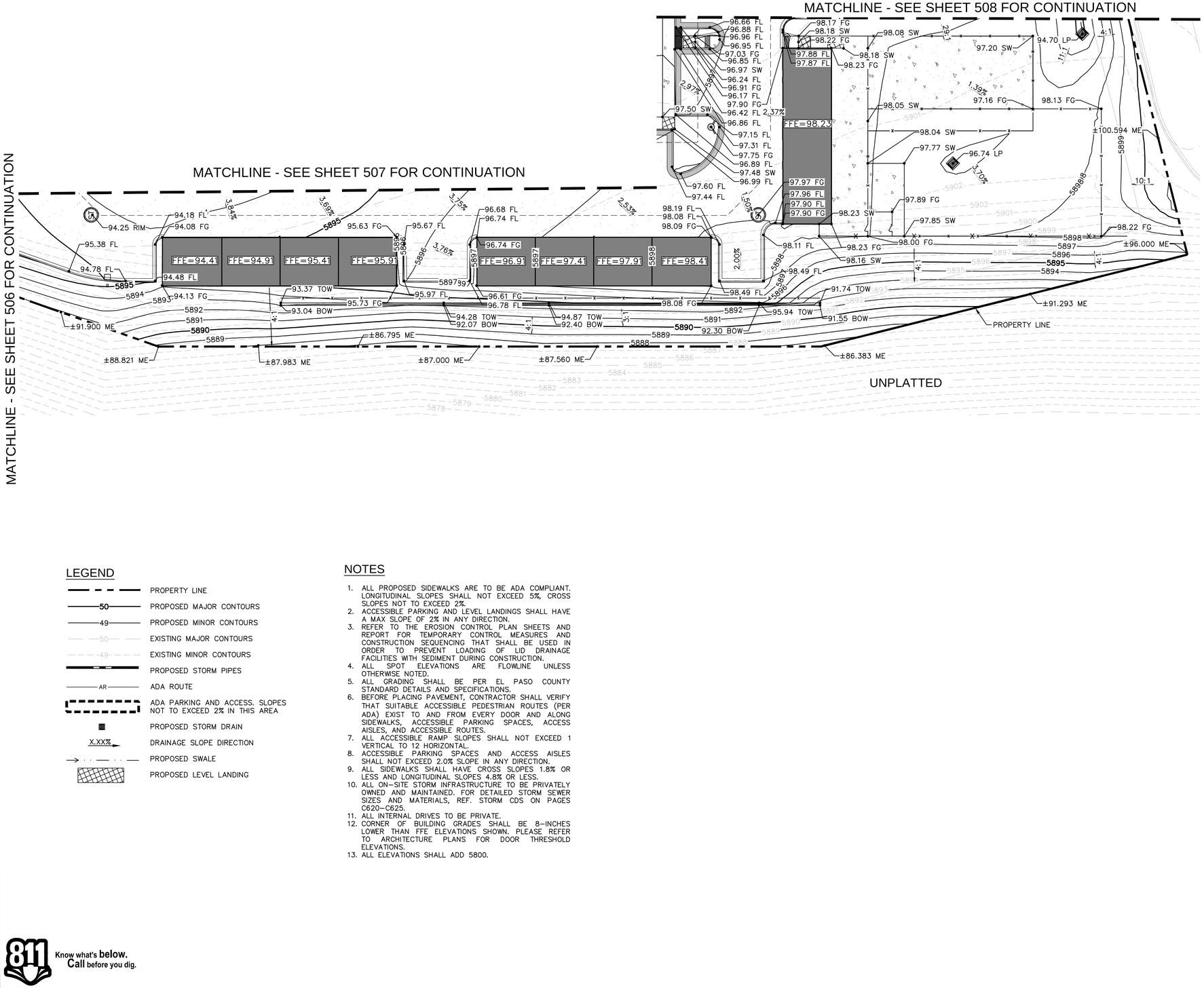

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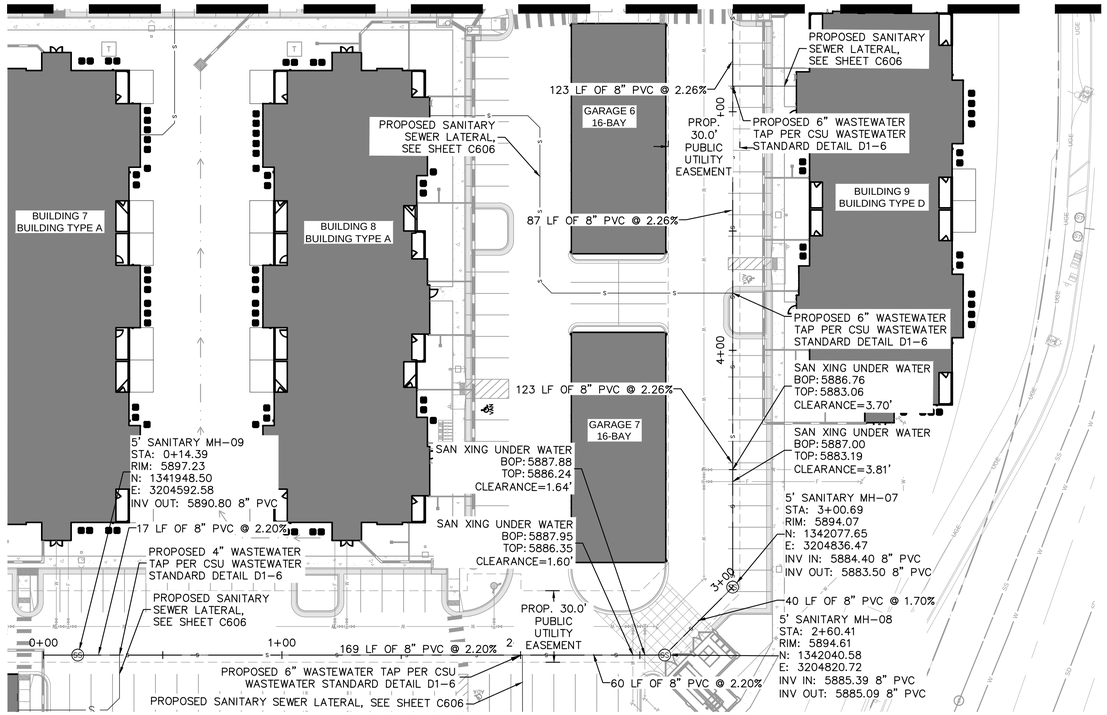
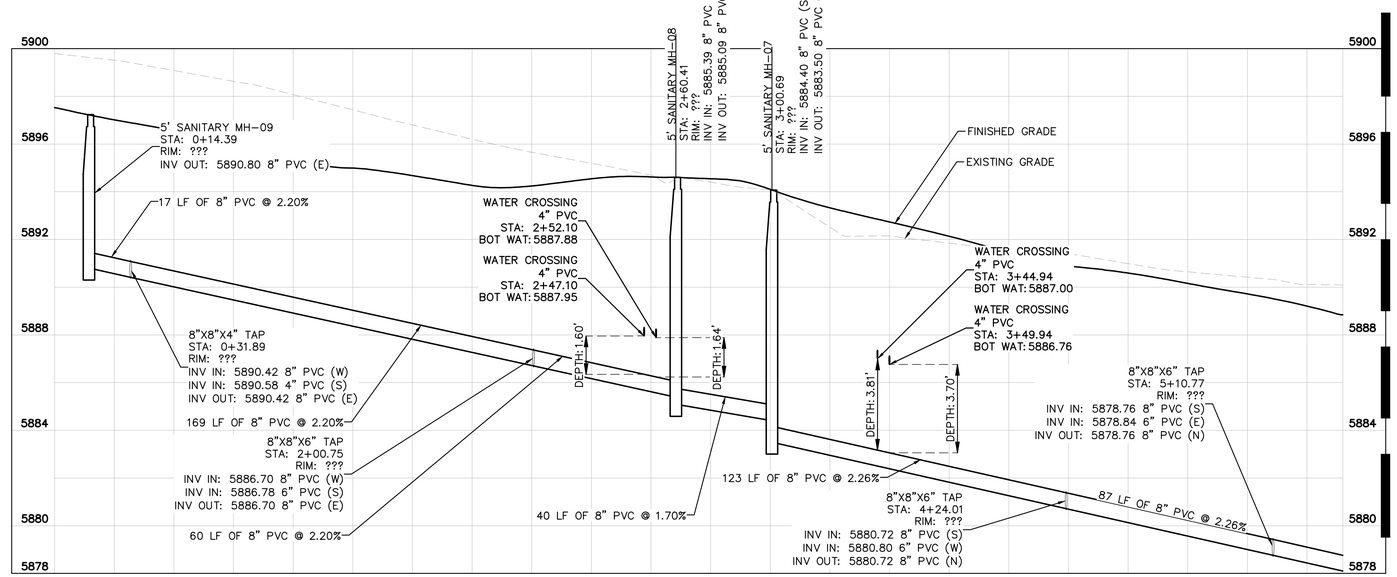
MATCHLINE REFER TO SHEET C601



SSWR A – PLAN

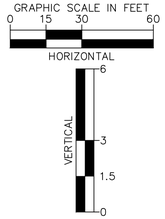
SCALE: 1"=30'

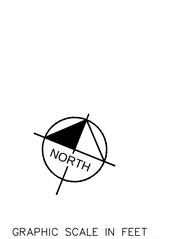


SSWR A – PROFILE

HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'

MATCHLINE REFER TO SHEET C601





GRAPHIC SCALE IN FEET
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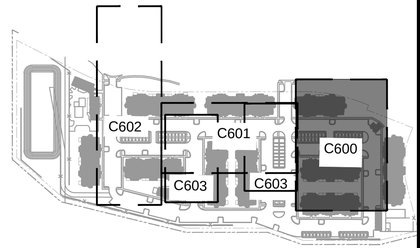

KEY MAP
1"=250'

LEGEND

- PROPERTY LINE
- EX. UNDERGROUND ELECTRIC LINE
- PROP. EASEMENT LINE
- PROP. CURB & GUTTER
- EX. STORM SEWER
- PROP. STORM SEWER
- PROP. STORM INLET
- PROP. STORM MANHOLE
- PROP. STORM DRAIN
- EX. WATER LINE
- PROP. WATER LINE
- PROP. FIRE HYDRANT
- EX. SANITARY LINE
- PROP. SANITARY LINE
- PROP. SANITARY MANHOLE
- EX. SANITARY MANHOLE

SANITARY SEWER NOTES

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6. ALL WASTEWATER LINES TO BE BEDDED PER COLORADO SPRINGS UTILITIES SPECIFICATIONS.
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Know what's **below.** **Call** before you dig.

NO.	REVISION	BY	DATE	APPR.

Kimley»Horn
2024 KIMLEY-HORN AND ASSOCIATES, INC.
6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228-2300

DESIGNED BY: AX
DRAWN BY: FCR
CHECKED BY: MTH
DATE: 11/12/2024

VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

SANITARY SEWER PLAN & PROFILE

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PROJECT NO.
096302017

SHEET
C600

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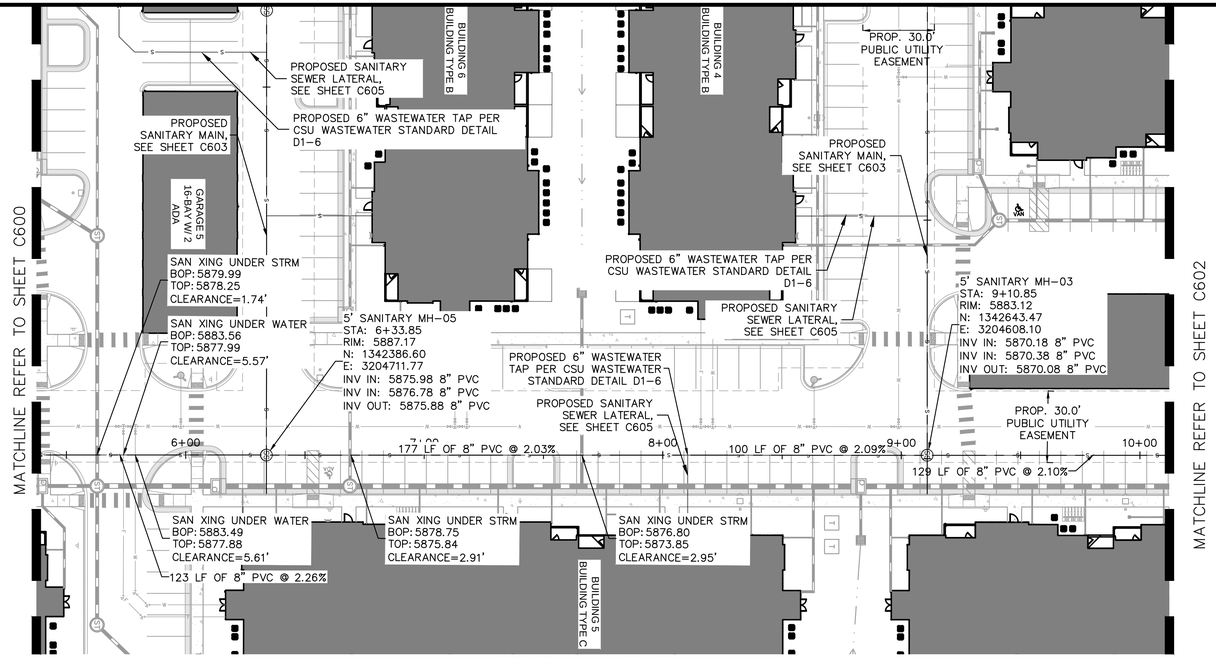
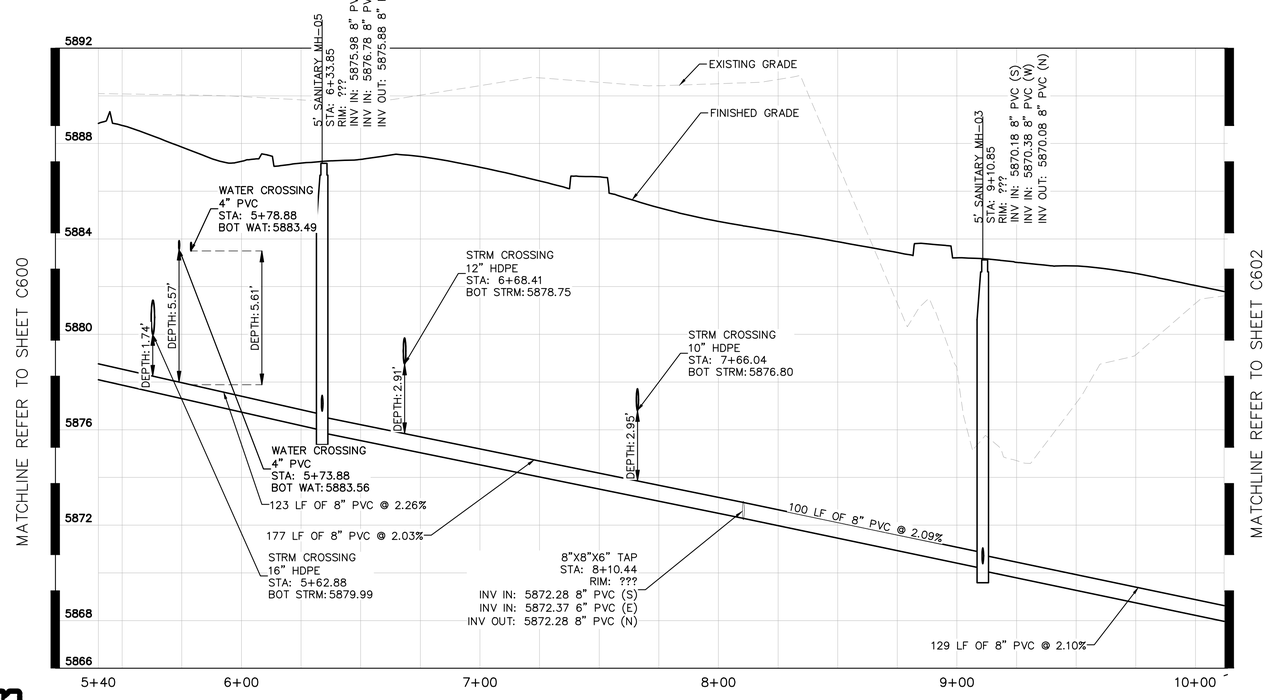


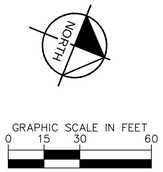
SSWR A – PLAN

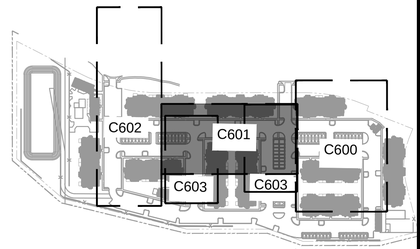
SCALE: 1"=30'



SSWR A – PROFILE

HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'





KEY MAP

1"=250'

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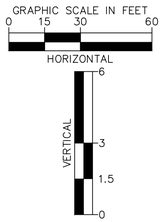

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Kimley»Horn
2024 KIMLEY-HORN AND ASSOCIATES, INC.
6200 South Syracuse Way, Suite 300
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DESIGNED BY: AX
DRAWN BY: FCR
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SANITARY SEWER PLAN & PROFILE

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PROJECT NO. 096302017

SHEET C601

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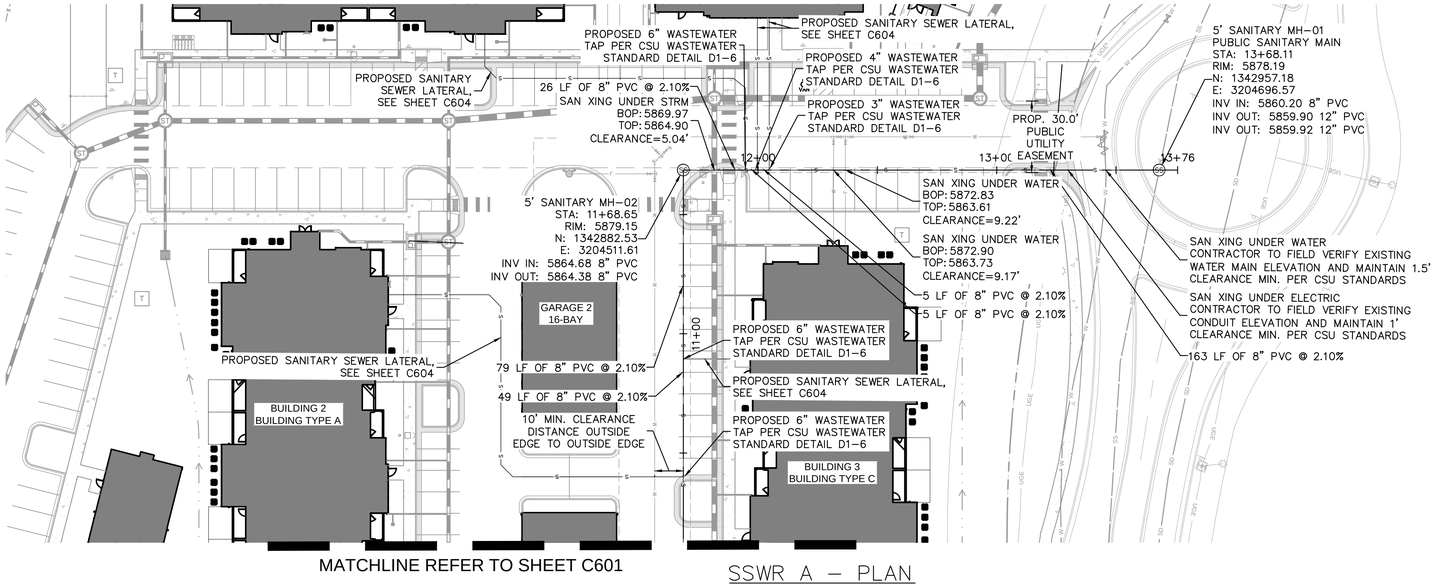
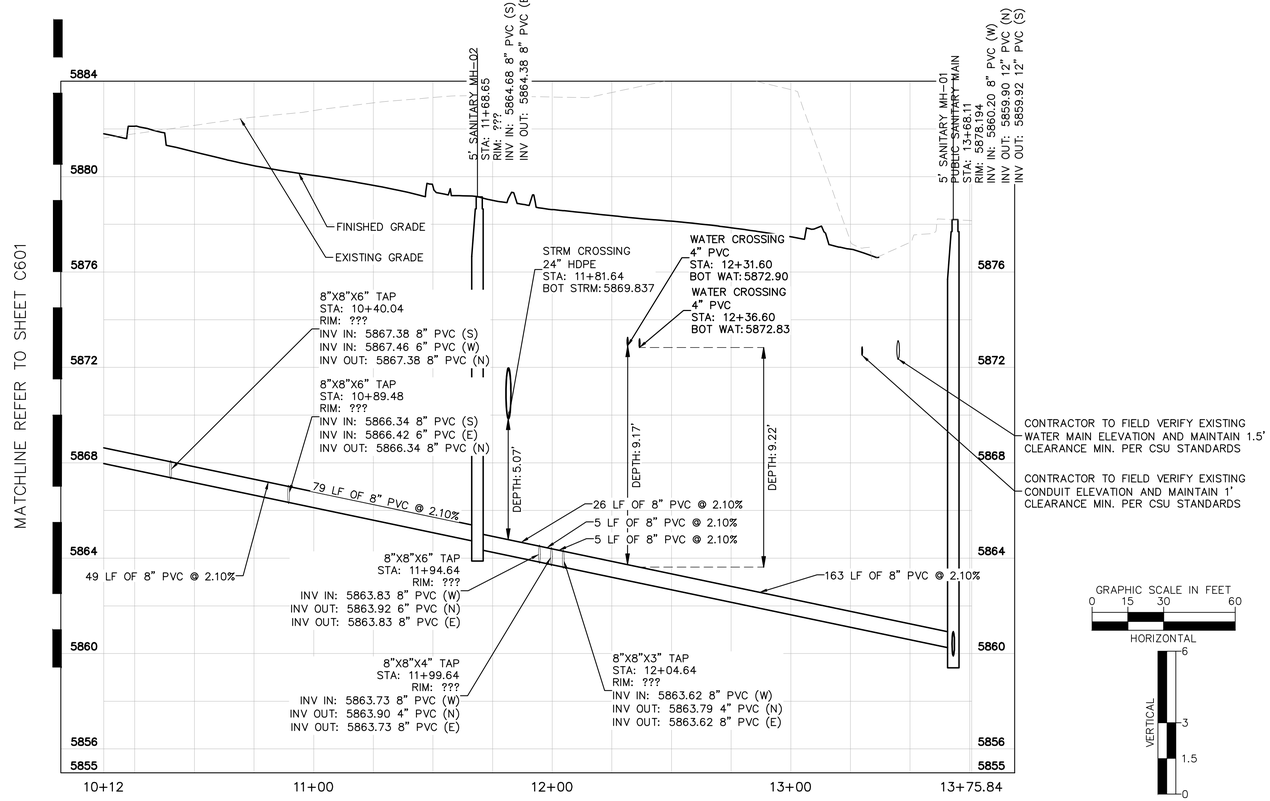


SSWR A – PLAN

SCALE: 1"=30'

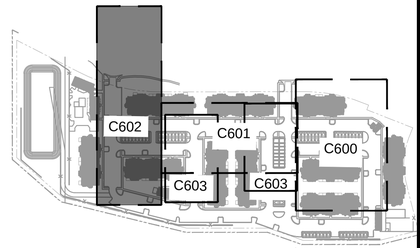


SSWR A – PROFILE

HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'

GRAPHIC SCALE IN FEET
0 15 30 60

HORIZONTAL
VERTICAL
6
3
1.5
0



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1"=250'

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PROJECT NO. 096302017

SHEET
C602

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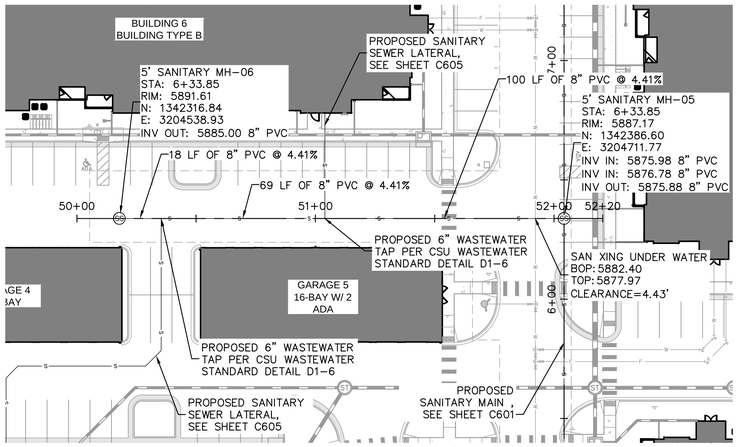
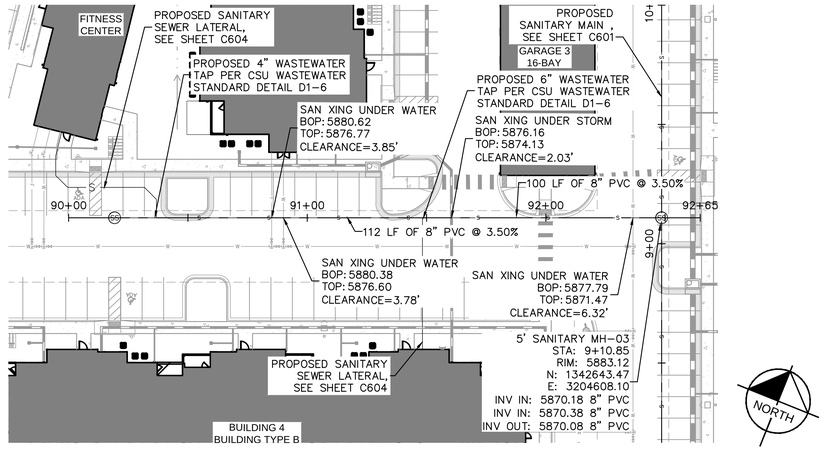


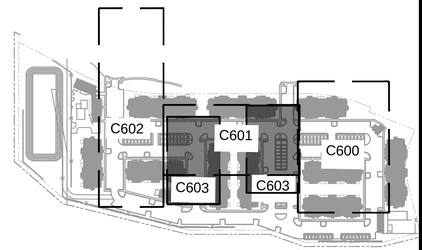
SSWR B – PLAN

SCALE: 1"=30'



SSWR C – PLAN

SCALE: 1"=30'



KEY MAP

1"=250'

LEGEND

- PROPERTY LINE
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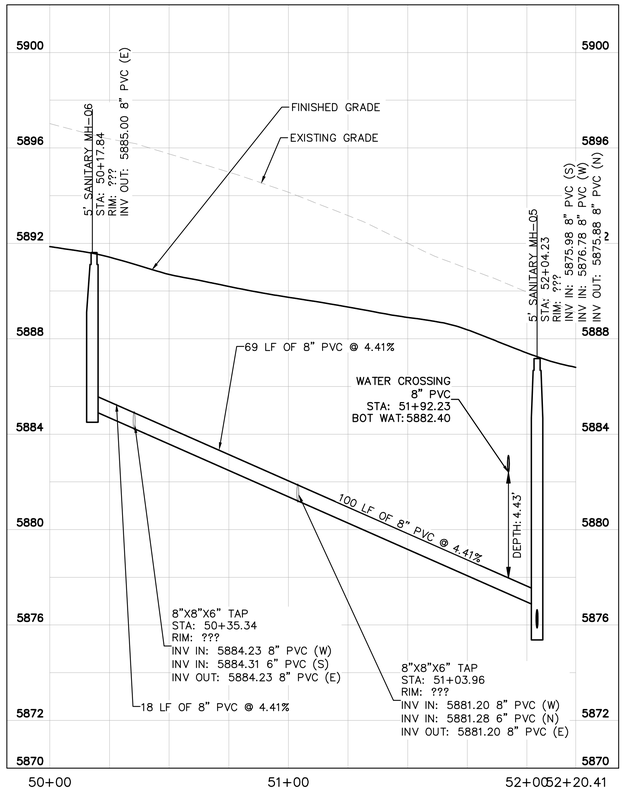
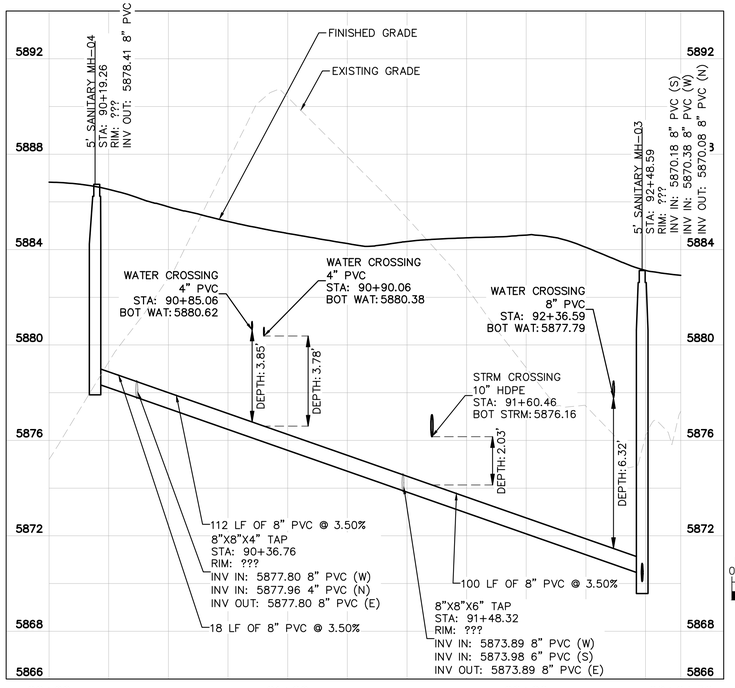


SSWR B – PROFILE

HORIZONTAL SCALE: 1"=30'

VERTICAL SCALE: 1"=3'



SSWR C – PROFILE

HORIZONTAL SCALE: 1"=30'

VERTICAL SCALE: 1"=3'

GRAPHIC SCALE IN FEET

0 15 30 60

HORIZONTAL

VERTICAL

6 3 1.5 0

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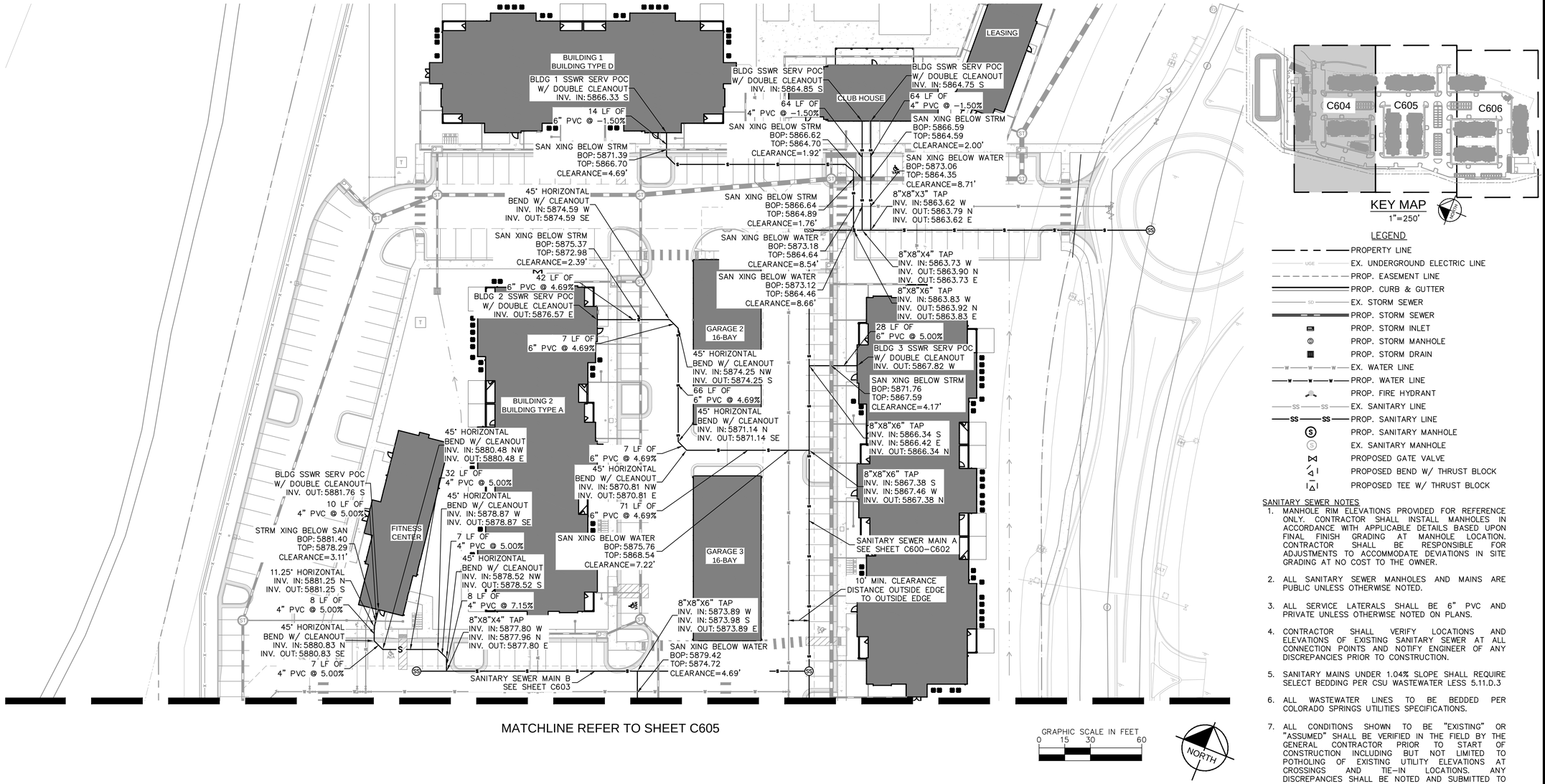

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- PROP. SANITARY LINE
- PROP. SANITARY MANHOLE
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- PROPOSED BEND W/ THRUST BLOCK
- PROPOSED TEE W/ THRUST BLOCK

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7. ALL CONDITIONS SHOWN TO BE "EXISTING" OR "ASSUMED" SHALL BE VERIFIED IN THE FIELD BY THE GENERAL CONTRACTOR PRIOR TO START OF CONSTRUCTION INCLUDING BUT NOT LIMITED TO POTHOLING OF EXISTING UTILITY ELEVATIONS AT CROSSINGS AND TIE-IN LOCATIONS. ANY DISCREPANCIES SHALL BE NOTED AND SUBMITTED TO THE OWNER AND THE ENGINEER FOR REVIEW. CHANGES TO THE ORIGINAL DESIGN OF THIS PROJECT DUE TO EXISTING SITE CONDITIONS MUST BE APPROVED BY BOTH THE ENGINEER AND OWNER PRIOR TO MAKING ANY CHANGES.
8. THE HORIZONTAL DIMENSIONS BETWEEN PROPOSED UTILITY LINES MAY VARY SLIGHTLY BASED ON INSTALLED VALVES, ADAPTER, AND PUMPS.
9. ALL WASTEWATER PVC SHALL BE SDR-35 UNLESS OTHERWISE NOTED.
10. TWO WAY CLEANOUTS ARE REQUIRED APPROXIMATELY 2' FROM BUILDING ON ALL SERVICE LINES.
11. CLEANOUTS IN DRIVEWAYS OR OTHER TRAFFIC AREAS MUST BE TRAFFIC RATED

GENERAL NOTES

1. ALL EXISTING UTILITIES ARE TO REMAIN UNLESS NOTED OTHERWISE
2. PER SECTION 5.11.D.3 OF THE COLORADO SPRINGS SERVICE STANDARDS, LATEST EDITION, THE WASTEWATER MAIN SHALL BE BEDDED AND COMPACTED IN MAXIMUM 6" LIFTS WITH SELECT BEDDING WHERE THE PIPE IS INSTALLED AT SLOPES LESS THAN 1.04%.

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

NO.	REVISION	BY	DATE	APPR.

Kimley»Horn
2024 KIMLEY-HORN AND ASSOCIATES, INC.
6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228-2300

DESIGNED BY: AX
DRAWN BY: FCR
CHECKED BY: MTH
DATE: 11/12/2024

VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

SANITARY SERVICE LINES

PRELIMINARY
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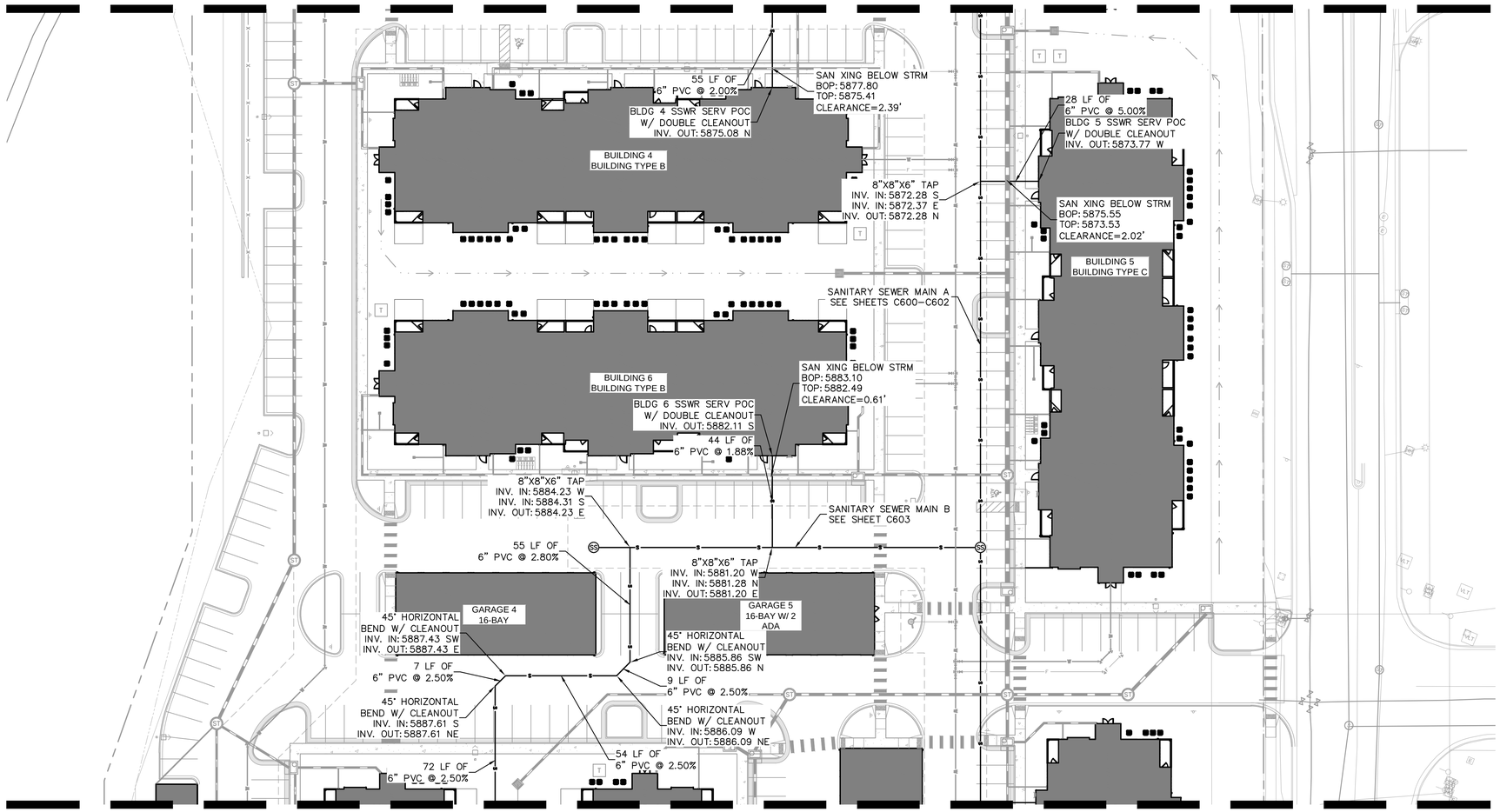
Kimley»Horn
Kimley-Horn and Associates, Inc.

PROJECT NO.
096302017

SHEET
C604

K:\DEN_Civil\096302017_Venetucci Multi-Family\CADD\PlanSheets\CD\096302017 - UT_SS.dwg Hart, Michael 11/14/2024 3:41 PM

MATCHLINE REFER TO SHEET C604



MATCHLINE REFER TO SHEET C606

GRAPHIC SCALE IN FEET
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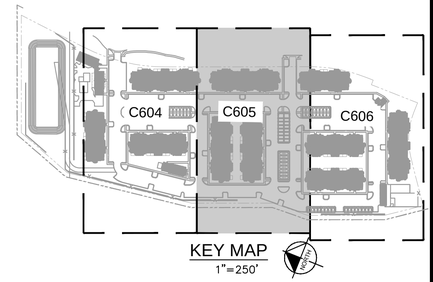
NORTH



KEY MAP
1"=250'

LEGEND

- PROPERTY LINE
- EX. UNDERGROUND ELECTRIC LINE
- PROP. EASEMENT LINE
- PROP. CURB & GUTTER
- EX. STORM SEWER
- PROP. STORM SEWER
- PROP. STORM INLET
- PROP. STORM MANHOLE
- PROP. STORM DRAIN
- EX. WATER LINE
- PROP. WATER LINE
- PROP. FIRE HYDRANT
- EX. SANITARY LINE
- PROP. SANITARY LINE
- PROP. SANITARY MANHOLE
- EX. SANITARY MANHOLE
- PROPOSED GATE VALVE
- PROPOSED BEND W/ THRUST BLOCK
- PROPOSED TEE W/ THRUST BLOCK

SANITARY SEWER NOTES

1. MANHOLE RIM ELEVATIONS PROVIDED FOR REFERENCE ONLY. CONTRACTOR SHALL INSTALL MANHOLES IN ACCORDANCE WITH APPLICABLE DETAILS BASED UPON FINAL FINISH GRADING AT MANHOLE LOCATION. CONTRACTOR SHALL BE RESPONSIBLE FOR ADJUSTMENTS TO ACCOMMODATE DEVIATIONS IN SITE GRADING AT NO COST TO THE OWNER.
2. ALL SANITARY SEWER MANHOLES AND MAINS ARE PUBLIC UNLESS OTHERWISE NOTED.
3. ALL SERVICE LATERALS SHALL BE 6" PVC AND PRIVATE UNLESS OTHERWISE NOTED ON PLANS.
4. CONTRACTOR SHALL VERIFY LOCATIONS AND ELEVATIONS OF EXISTING SANITARY SEWER AT ALL CONNECTION POINTS AND NOTIFY ENGINEER OF ANY DISCREPANCIES PRIOR TO CONSTRUCTION.
5. SANITARY MAINS UNDER 1.04% SLOPE SHALL REQUIRE SELECT BEDDING PER CSU WASTEWATER LESS 5.11.D.3
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EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

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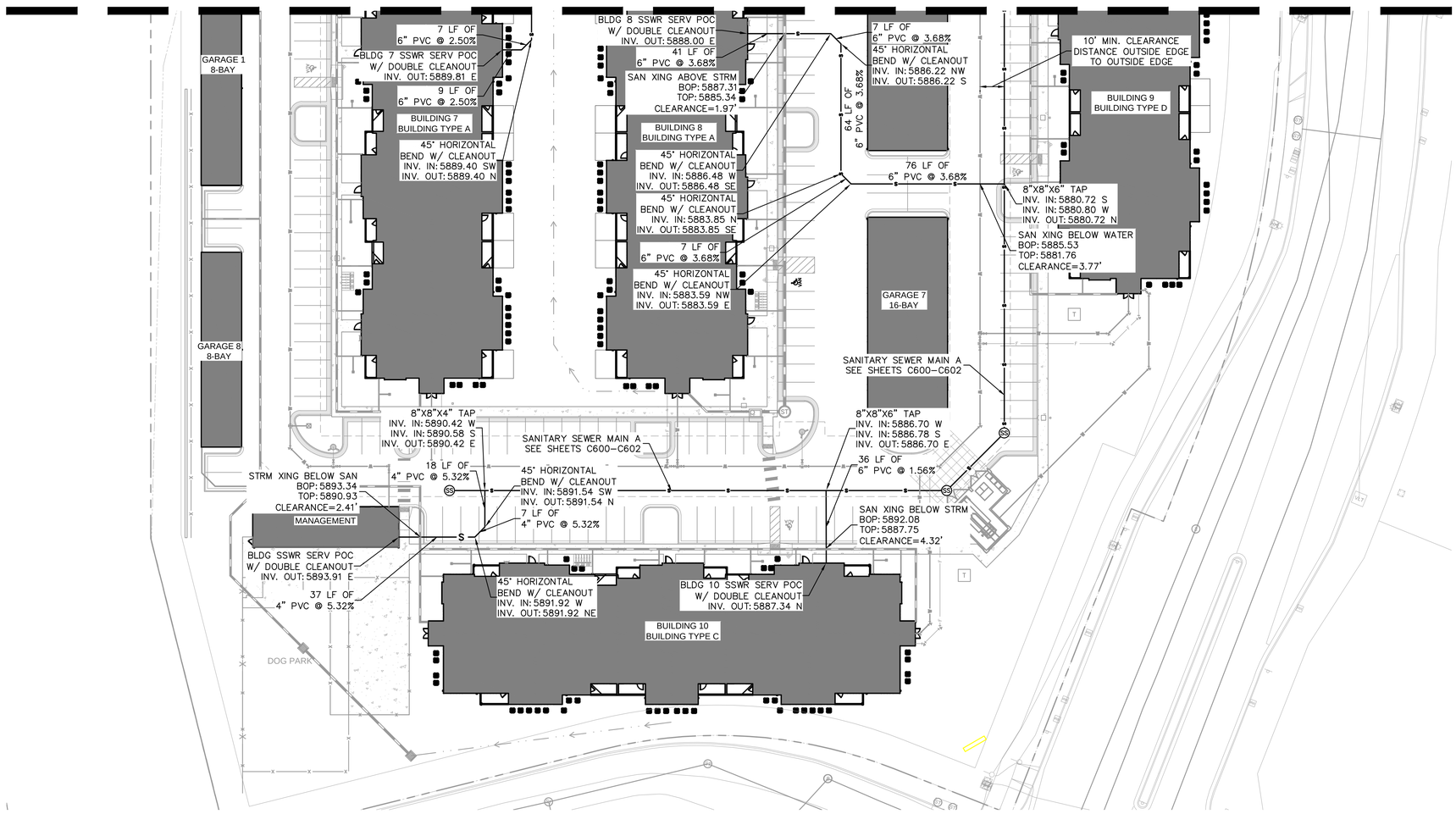
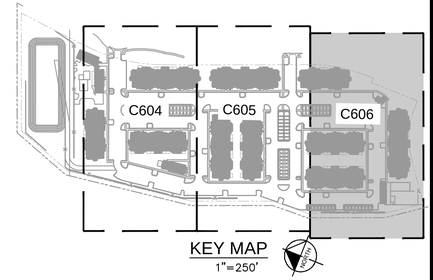
PROJECT NO.
096302017

SHEET
C605

K:\DEN_Civil\096302017_Venetucci Multi-Family\CADD\PlanSheets\CD\096302017 - UT_SS.dwg Hart, Michael 11/14/2024 3:41 PM





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VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

SANITARY SERVICE LINES

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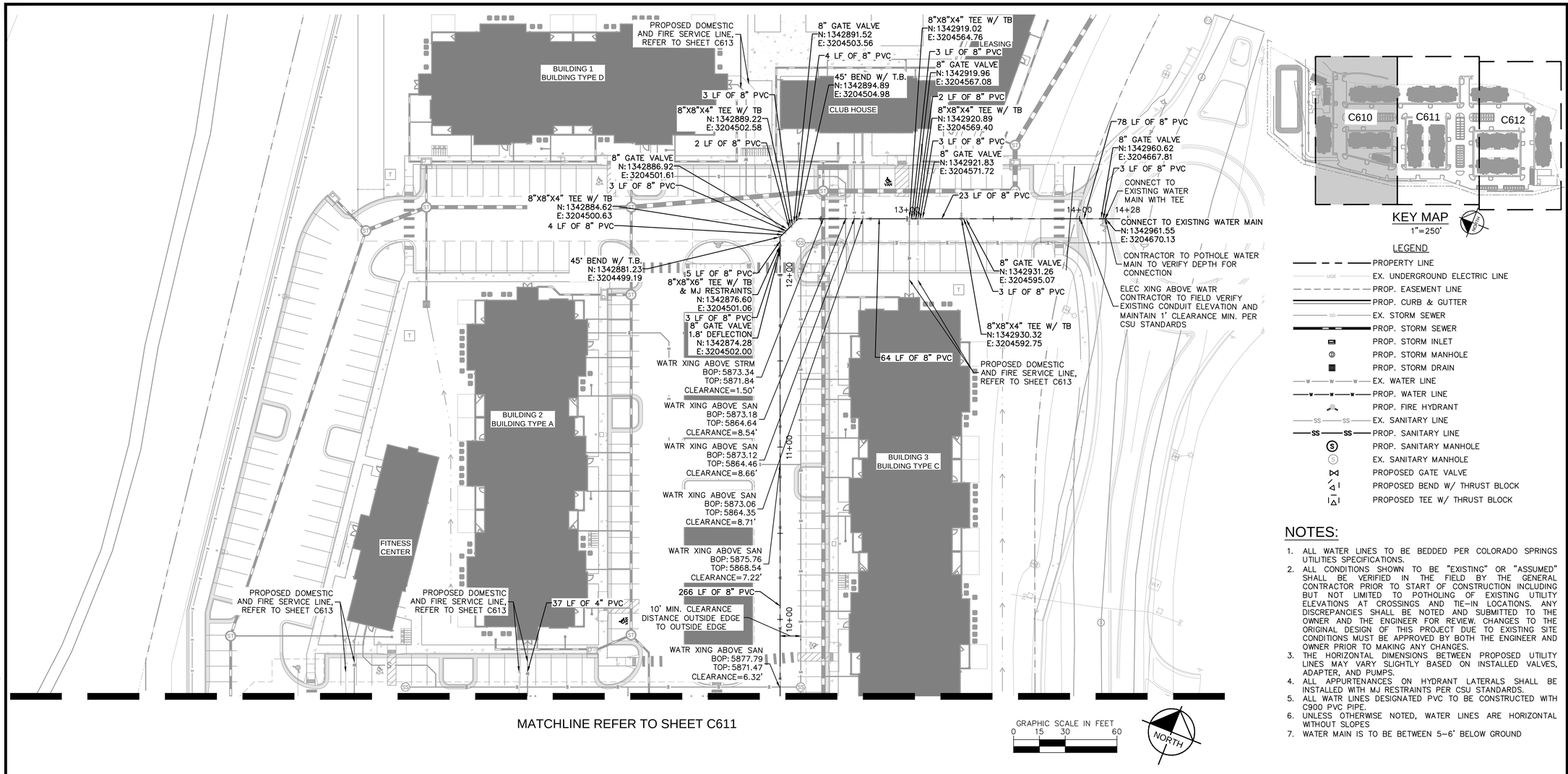
Kimley-Horn and Associates, Inc.

PROJECT NO.
096302017

SHEET
C606

K:\DEN_Civil\096302017_Venetucci Multi-Family\CADD\PlanSheets\CD\096302017 - UT_SS.dwg Hart, Michael 11/14/2024 3:41 PM



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4. ALL APPURTENANCES ON HYDRANT LATERALS SHALL BE INSTALLED WITH MJ RESTRAINTS PER CSU STANDARDS.
5. ALL WATR LINES DESIGNATED PVC TO BE CONSTRUCTED WITH C900 PVC PIPE.
6. UNLESS OTHERWISE NOTED, WATER LINES ARE HORIZONTAL WITHOUT SLOPES
7. WATER MAIN IS TO BE BETWEEN 5-6' BELOW GROUND

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WATER PLAN

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Kimley-Horn and Associates, Inc.

PROJECT NO.
096302017

SHEET
C610

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

K:\DEN_Civil\096302017_Venetucci Multi-Family\CADD\PlanSheets\CD\096302017 - UT_WT.dwg Hart, Michael 11/14/2024 3:43 PM

MATCHLINE REFER TO SHEET C610

45° BEND W/ T.B.
N: 1342515.92
E: 3204324.15
7 LF OF 8" PVC
45° BEND W/ T.B.
N: 1342509.41
E: 3204321.39
19 LF OF 8" PVC
WATR XING ABOVE STRM
BOP: 5883.60
TOP: 5879.95
CLEARANCE=3.65'
95 LF OF 8" PVC
2° DEFLECTION
N: 1342421.42
E: 3204356.91
121 LF OF 8" PVC
3° DEFLECTION
N: 1342309.21
E: 3204402.19
16 LF OF 8" PVC
3° DEFLECTION
N: 1342293.96
E: 3204408.35
58 LF OF 8" PVC
3° DEFLECTION
N: 1342240.49
E: 3204429.93
28 LF OF 8" PVC
45° BEND W/ T.B.
N: 1342214.66
E: 3204440.36
53 LF OF 8" PVC
45° BEND W/ T.B.
3° DEFLECTION
N: 1342166.08
E: 3204419.72
72 LF OF 8" PVC

7+00
6+00
5+00
4+00
1+00

93 LF OF 8" PVC
8" GATE VALVE
N: 1342536.34
E: 3204374.73
3 LF OF 8" PVC
8"X8"X4" TEE W/ TB
N: 1342535.40
E: 3204372.41
2 LF OF 8" PVC
8" GATE VALVE
N: 1342534.46
E: 3204370.09
3 LF OF 8" PVC
8"X8"X4" TEE W/ TB
N: 1342533.53
E: 3204367.77
25 LF OF 8" PVC
8" GATE VALVE
N: 1342524.09
E: 3204344.39
2 LF OF 8" PVC
8"X8"X6" TEE W/ TB
& MJ RESTRAINTS
N: 1342523.15
E: 3204342.07

BUILDING 4
BUILDING TYPE B
BUILDING 6
BUILDING TYPE B
GARAGE 4
16-BAY
GARAGE 5
16-BAY W/ 2
ADA

8+00
142 LF OF 8" PVC
8" GATE VALVE
N: 1342573.94
E: 3204467.90
3 LF OF 8" PVC
8"X8"X4" TEE W/ TB
N: 1342573.01
E: 3204465.59
2 LF OF 8" PVC
8" GATE VALVE
N: 1342572.07
E: 3204463.27
3 LF OF 8" PVC
8"X8"X4" TEE W/ TB
N: 1342571.14
E: 3204460.95
PROPOSED DOMESTIC
AND FIRE SERVICE LINE,
REFER TO SHEET C614
8" GATE VALVE
N: 1342592.67
E: 3204615.66
8"X8"X4" TEE W/ TB
N: 1342555.61
E: 3204630.62
WATR XING ABOVE STRM
BOP: 5880.19
TOP: 5878.15
CLEARANCE=2.05'
10' MIN. CLEARANCE
DISTANCE OUTSIDE
EDGE TO OUTSIDE EDGE
PROPOSED DOMESTIC
AND FIRE SERVICE LINE,
REFER TO SHEET C614
3 LF OF 8" PVC
2 LF OF 8" PVC
3 LF OF 8" PVC
112 LF OF 8" PVC
WATR XING ABOVE SAN
BOP: 5882.40
TOP: 5877.97
CLEARANCE=4.43'
3 LF OF 8" PVC
17 LF OF 8" PVC
3 LF OF 8" PVC
2 LF OF 8" PVC
8"X8"X4" TEE W/ TB
N: 1342326.50
E: 3204723.09
3 LF OF 8" PVC
8" GATE VALVE
N: 1342324.18
E: 3204724.03
WATR XING ABOVE STRM
BOP: 5883.55
TOP: 5881.56
CLEARANCE=1.99'
WATR XING ABOVE STRM
BOP: 5888.37
TOP: 5886.86
CLEARANCE=1.51'

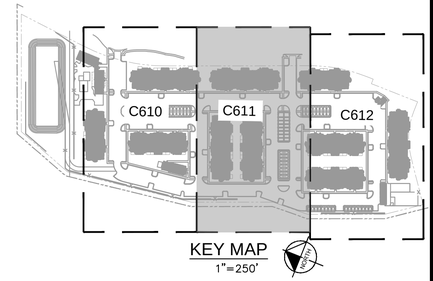
9+00
8+00
7+00
6+00

9+56
8"X8"X8" TEE W/ TB
N: 1342627.85
E: 3204601.46
2 LF OF 8" PVC
3 LF OF 8" PVC
8" GATE VALVE
N: 1342626.91
E: 3204599.14
8" GATE VALVE
N: 1342625.53
E: 3204602.40
33 LF OF 8" PVC
40 LF OF 8" PVC
3 LF OF 8" PVC
8" GATE VALVE
N: 1342553.29
E: 3204631.55
2 LF OF 8" PVC
8"X8"X4" TEE W/ TB
N: 1342550.97
E: 3204632.49
3 LF OF 8" PVC
8" GATE VALVE
N: 1342548.66
E: 3204633.43
96 LF OF 8" PVC
8"X8"X4" TEE W/ TB
N: 1342460.02
E: 3204669.20
8" GATE VALVE
N: 1342457.70
E: 3204670.14
8"X8"X4" TEE W/ TB
N: 1342455.38
E: 3204671.07
8" GATE VALVE
N: 1342453.07
E: 3204672.01
WATR XING ABOVE STRM
BOP: 5881.83
TOP: 5880.09
CLEARANCE=1.74'
8"X8"X6" TEE W/ TB
& MJ RESTRAINTS
N: 1342348.82
E: 3204714.08
8" GATE VALVE
N: 1342346.50
E: 3204715.02
8"X8"X4" TEE W/ TB
N: 1342331.13
E: 3204721.22
8" GATE VALVE
N: 1342328.81
E: 3204722.16
PROPOSED DOMESTIC
AND FIRE SERVICE LINE,
REFER TO SHEET C614
8"X8"X6" TEE W/ TB
& MJ RESTRAINTS
N: 1342594.99
E: 3204614.73
2 LF OF 8" PVC

MATCHLINE REFER TO SHEET C612

GRAPHIC SCALE IN FEET
0 15 30 60

NORTH



KEY MAP
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WATER PLAN

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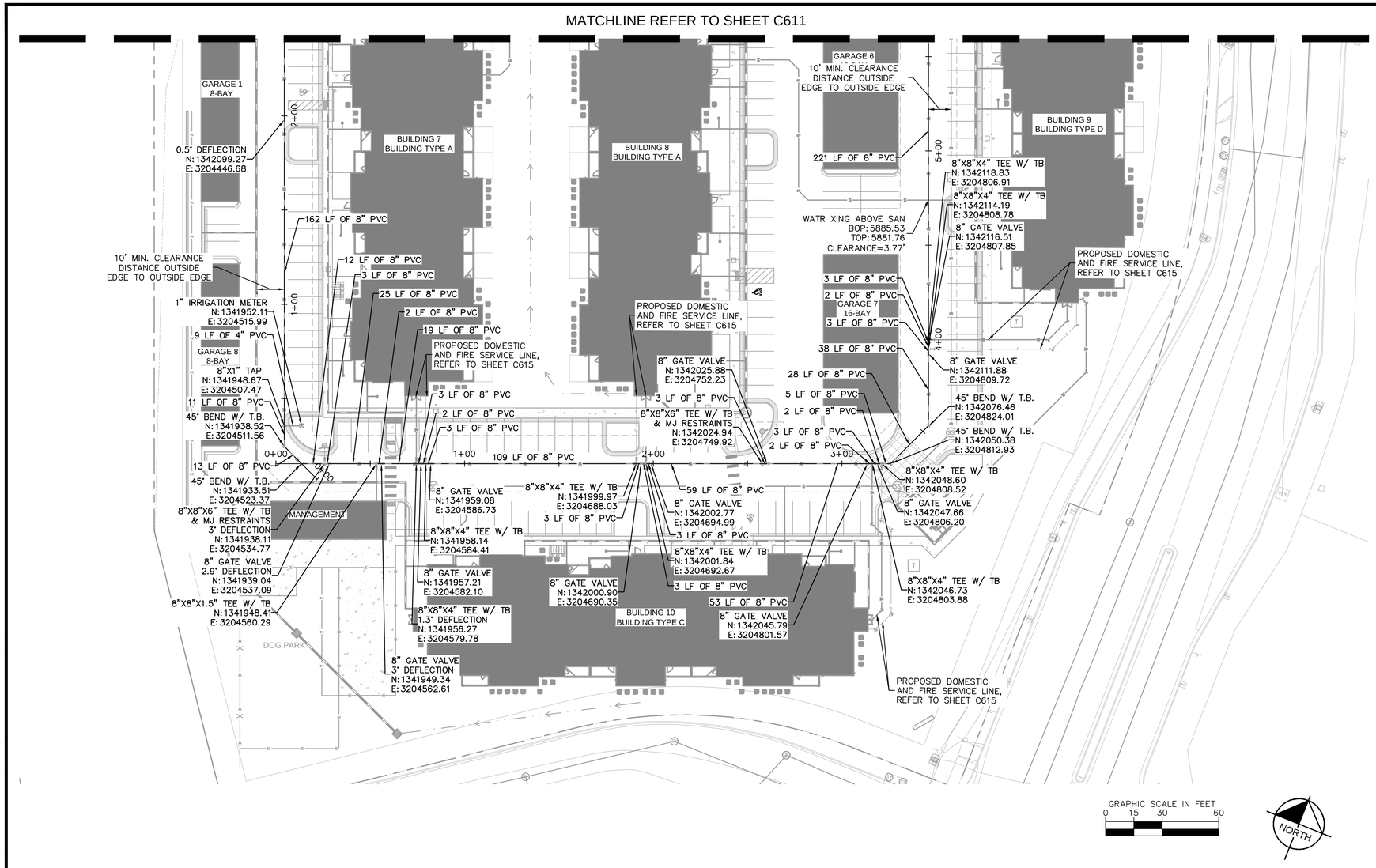
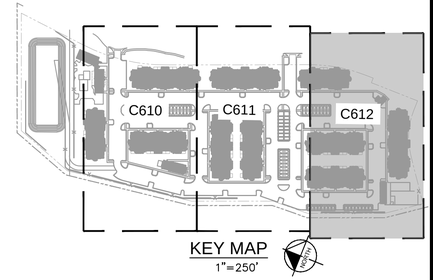
PROJECT NO.
096302017

SHEET
C611

K:\DEN_Civil\096302017_Venetucci Multi-Family\CADD\PlanSheets\CD\096302017 - UT_WT.dwg Hart, Michael 11/14/2024 3:43 PM





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3. THE HORIZONTAL DIMENSIONS BETWEEN PROPOSED UTILITY LINES MAY VARY SLIGHTLY BASED ON INSTALLED VALVES, ADAPTER, AND PUMPS.
4. ALL APPURTENANCES ON HYDRANT LATERALS SHALL BE INSTALLED WITH MJ RESTRAINTS PER CSU STANDARDS.
5. ALL WATR LINES DESIGNATED PVC TO BE CONSTRUCTED WITH C900 PVC PIPE.
6. UNLESS OTHERWISE NOTED, WATER LINES ARE HORIZONTAL WTHOUT SLOPES
7. WATER MAIN IS TO BE BETWEEN 5-6' BELOW GROUND

NO.	REVISION	BY	DATE	APPR.

Kimley»Horn
2024 KIMLEY-HORN AND ASSOCIATES, INC.
6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228-2300

DESIGNED BY: AX
DRAWN BY: FCR
CHECKED BY: MTH
DATE: 11/12/2024

VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

WATER PLAN

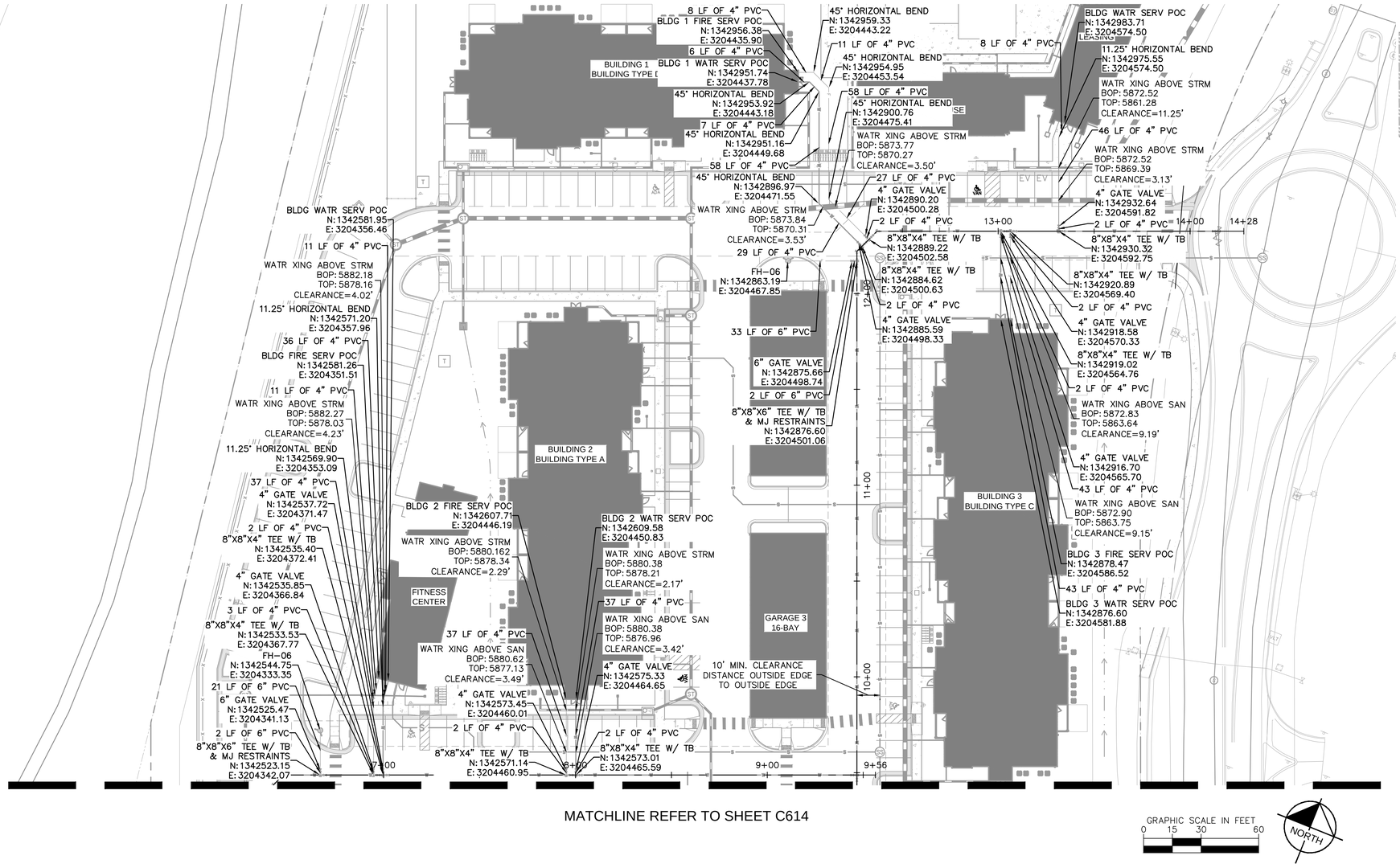
PRELIMINARY
FOR REVIEW ONLY
NOT FOR CONSTRUCTION
Kimley»Horn
Kimley-Horn and Associates, Inc.

PROJECT NO.
096302017

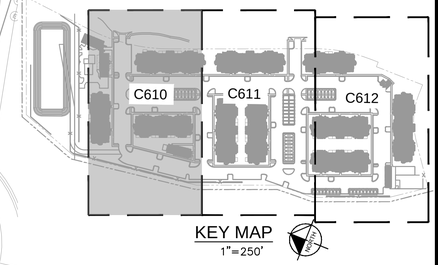
SHEET
C612

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

K:\DEN_Civil\096302017_Venetucci Multi-Family\CADD\PlanSheets\CD\096302017 - UT_WT.dwg Hart, Michael 11/14/2024 3:44 PM



MATCHLINE REFER TO SHEET C614



LEGEND

- PROPERTY LINE
- EX. UNDERGROUND ELECTRIC LINE
- PROP. EASEMENT LINE
- PROP. CURB & GUTTER
- EX. STORM SEWER
- PROP. STORM SEWER
- PROP. STORM INLET
- PROP. STORM MANHOLE
- PROP. STORM DRAIN
- EX. WATER LINE
- PROP. WATER LINE
- PROP. FIRE HYDRANT
- EX. SANITARY LINE
- PROP. SANITARY LINE
- PROP. SANITARY MANHOLE
- EX. SANITARY MANHOLE
- PROPOSED GATE VALVE
- PROPOSED BEND W/ THRUST BLOCK
- PROPOSED TEE W/ THRUST BLOCK

NOTES:

1. ALL WATER LINES TO BE BEDDED PER COLORADO SPRINGS UTILITIES SPECIFICATIONS.
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5. ALL WATR LINES DESIGNATED PVC TO BE CONSTRUCTED WITH C900 PVC PIPE.
6. UNLESS OTHERWISE NOTED, WATER LINES ARE HORIZONTAL WITHOUT SLOPES
7. WATER MAIN IS TO BE BETWEEN 5-6' BELOW GROUND

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VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

DOMESTIC AND FIRE SERVICE PLAN

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Kimley»Horn
Kimley-Horn and Associates, Inc.

PROJECT NO.
096302017

SHEET
C613

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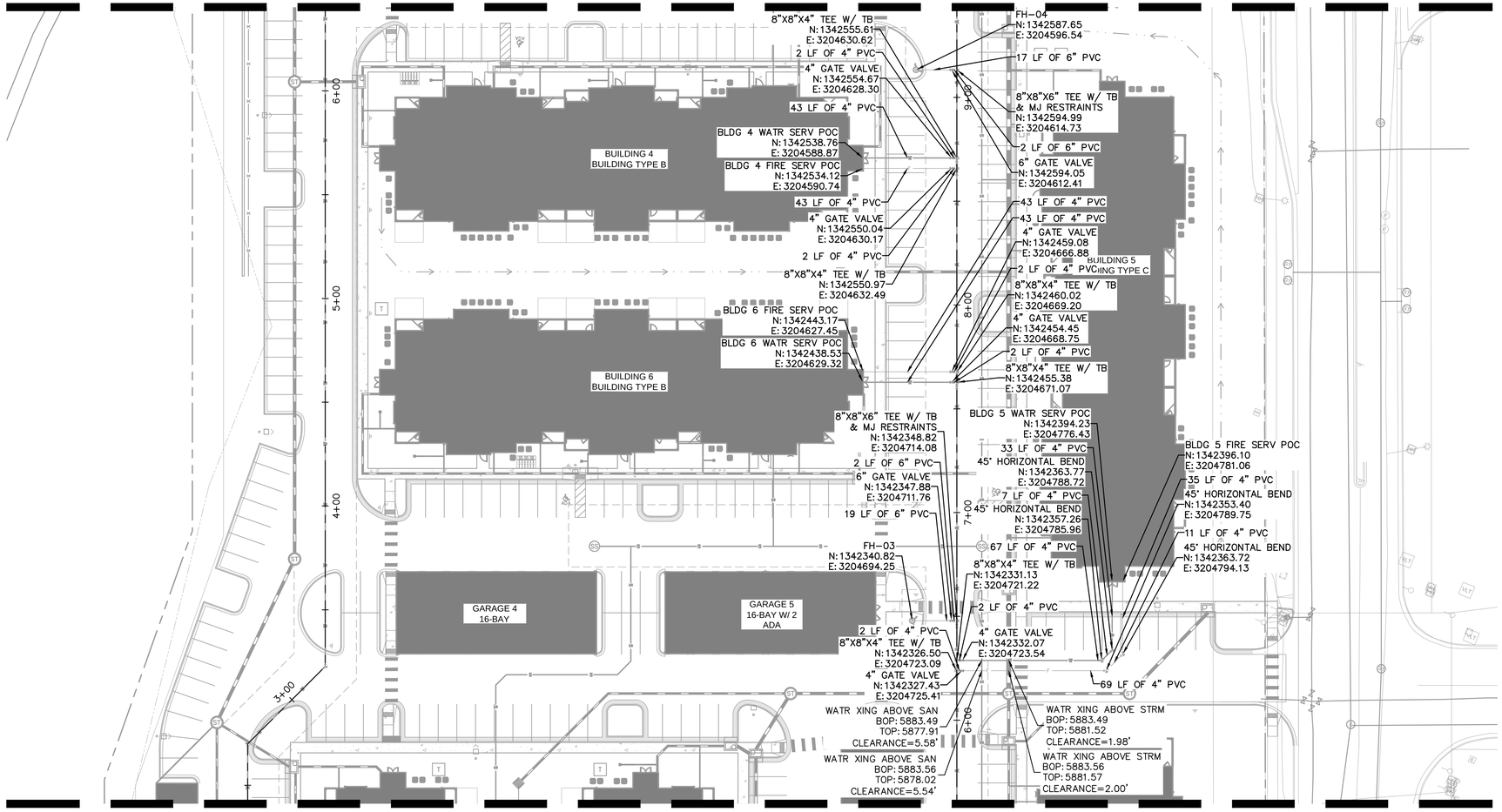
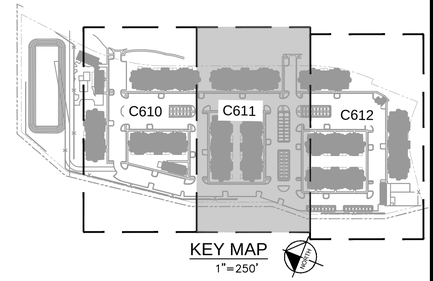
MATCHLINE REFER TO SHEET C613



MATCHLINE REFER TO SHEET C615



KEY MAP
1"=250'

LEGEND

- PROPERTY LINE
- EX. UNDERGROUND ELECTRIC LINE
- PROP. EASEMENT LINE
- PROP. CURB & GUTTER
- EX. STORM SEWER
- PROP. STORM SEWER
- PROP. STORM INLET
- PROP. STORM MANHOLE
- PROP. STORM DRAIN
- EX. WATER LINE
- PROP. WATER LINE
- PROP. FIRE HYDRANT
- EX. SANITARY LINE
- PROP. SANITARY LINE
- PROP. SANITARY MANHOLE
- EX. SANITARY MANHOLE
- PROPOSED GATE VALVE
- PROPOSED BEND W/ THRUST BLOCK
- PROPOSED TEE W/ THRUST BLOCK

NOTES:

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GRAPHIC SCALE IN FEET
0 15 30 60

NORTH

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

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DOMESTIC AND FIRE SERVICE PLAN

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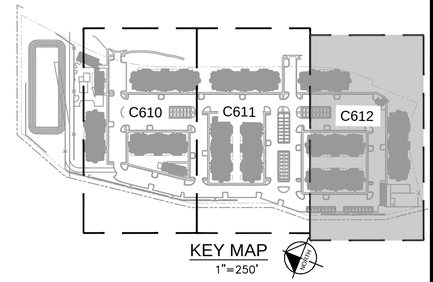
Kimley-Horn and Associates, Inc.

PROJECT NO.
096302017

SHEET
C614

K:\DEN_Civil\096302017_Venetucci Multi-Family\CADD\PlanSheets\CD\096302017 - UT_WT.dwg Hart, Michael 11/14/2024 3:44 PM

MATCHLINE REFER TO SHEET C614



KEY MAP
1"=250'

LEGEND

- PROPERTY LINE
- EX. UNDERGROUND ELECTRIC LINE
- PROP. EASEMENT LINE
- PROP. CURB & GUTTER
- EX. STORM SEWER
- PROP. STORM SEWER
- PROP. STORM INLET
- PROP. STORM MANHOLE
- PROP. STORM DRAIN
- EX. WATER LINE
- PROP. WATER LINE
- PROP. FIRE HYDRANT
- EX. SANITARY LINE
- PROP. SANITARY LINE
- PROP. SANITARY MANHOLE
- EX. SANITARY MANHOLE
- PROPOSED GATE VALVE
- PROPOSED BEND W/ THRUST BLOCK
- PROPOSED TEE W/ THRUST BLOCK

GRAPHIC SCALE IN FEET
0 15 30 60

NORTH

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VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

DOMESTIC AND FIRE SERVICE PLAN

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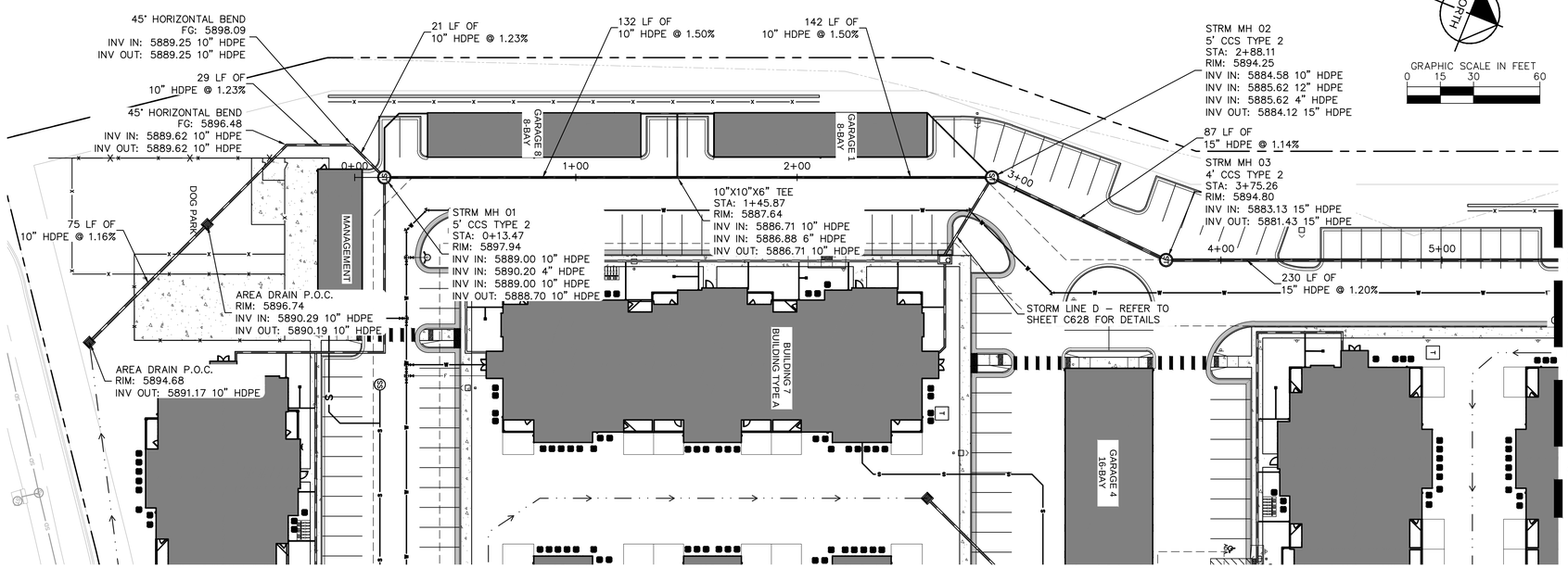
Kimley»Horn
Kimley-Horn and Associates, Inc.

PROJECT NO.
096302017

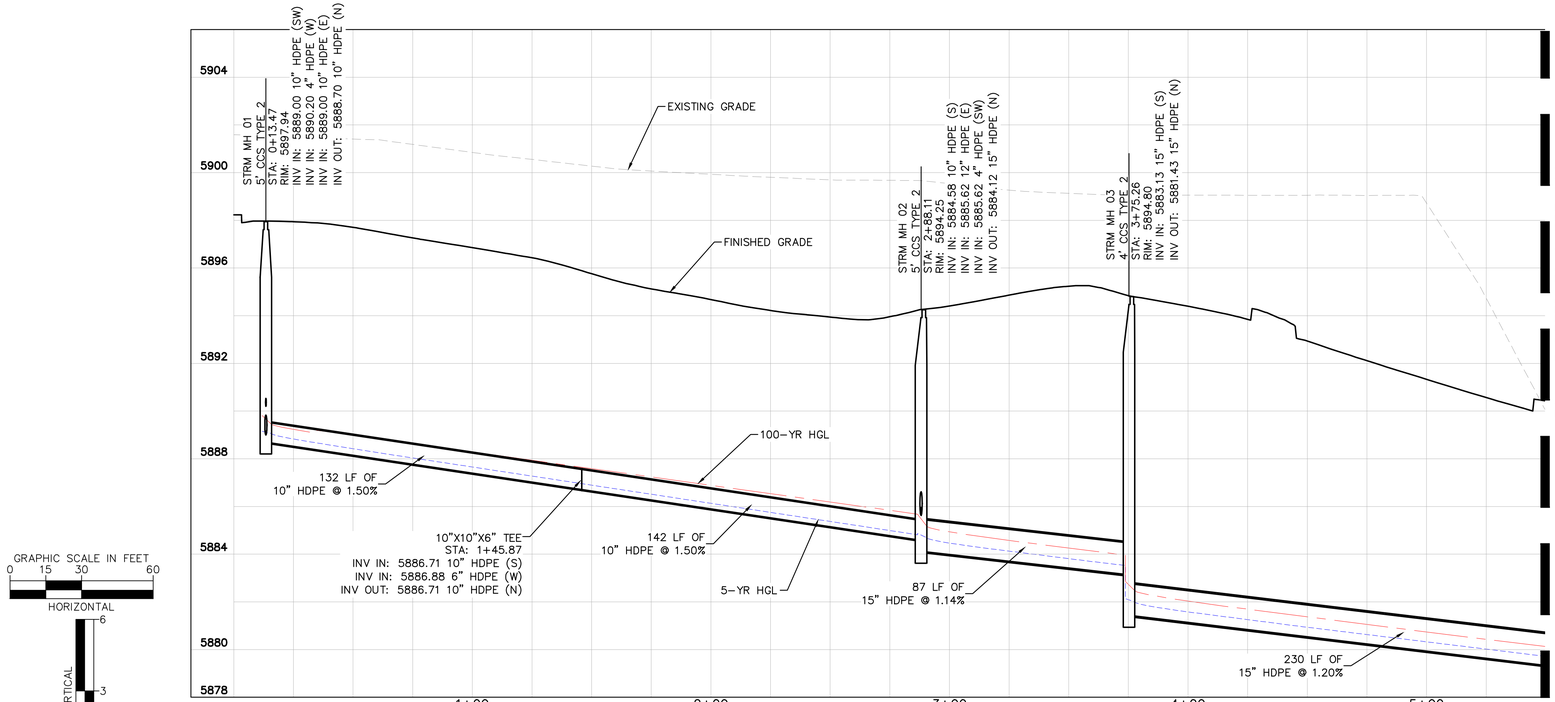
SHEET
C615

K:\DEN_Civil\096302017_Venetucci Multi-Family\CADD\PlanSheets\CD\096302017 - UT_WT.dwg Hart, Michael 11/14/2024 3:44 PM



STRM A – PLAN

SCALE: 1"=30'

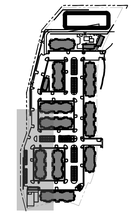


STRM A – PROFILE

HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'

GRAPHIC SCALE IN FEET
0 15 30 60
HORIZONTAL
VERTICAL
6
3
1.5
0

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



KEY MAP
N.T.S.

LEGEND

- PROPERTY LINE
- EX. EASEMENT LINE
- PROP. EASEMENT LINE
- PROP. CURB & GUTTER
- EX. STORM SEWER
- PROP. STORM SEWER
- PROP. STORM INLET
- PROP. STORM MANHOLE
- PROP. STORM DRAIN
- EX. WATER LINE
- PROP. WATER LINE
- PROP. FIRE HYDRANT
- EX. SANITARY LINE
- PROP. SANITARY LINE
- PROP. SANITARY MANHOLE
- EX. SANITARY MANHOLE

STORM SEWER NOTES

1. MANHOLE RIM ELEVATIONS PROVIDED FOR REFERENCE ONLY. CONTRACTOR SHALL INSTALL MANHOLES IN ACCORDANCE WITH APPLICABLE DETAILS BASED UPON FINAL FINISH GRADING AT MANHOLE LOCATION. CONTRACTOR SHALL BE RESPONSIBLE FOR ADJUSTMENTS TO ACCOMMODATE DEVIATIONS IN SITE GRADING AT NO COST TO THE OWNER.
2. CONTRACTOR SHALL MODIFY STANDARD INLET STRUCTURE DIMENSIONS AND STRUCTURAL COMPONENTS TO ACCOMMODATE ASSOCIATED ENTRY AND OUTLET PIPES.
3. ALL STORM SEWER MAINS PIPE, INLETS AND MANHOLES ARE PRIVATELY OWNED AND MAINTAINED BY THE OWNER UP UNTIL THE PUBLIC CONNECTION POINT, UNLESS OTHERWISE NOTED ON THE PLANS.
4. ALL CURB INLET STATIONS ARE BASED ON THE MIDPOINT OF THE CURB INLET AT THE FLOWLINE.
5. ALL CURB INLET FL ELEVATIONS AND STATIONING ARE BASED ON THE MIDPOINT OF THE CURB INLET AT FLOWLINE.
6. ALL STORM SEWER PIPE 12" AND GREATER SHALL BE HDPE UNLESS OTHERWISE NOTED.
7. ALL PRIVATE LANDSCAPE DRAINS SHALL BE NYLOPLAST TYPE OR APPROVED EQUIVALENT. RE: UTILITY DETAILS FOR NYLOPLAST DETAILED DRAWINGS.
8. CONTRACTOR SHALL VERIFY LOCATIONS AND ELEVATIONS OF EXISTING STORM SEWER AT ALL CONNECTION POINTS AND NOTIFY ENGINEER OF ANY DISCREPANCIES PRIOR TO CONSTRUCTION.
9. CONTRACTOR TO MODIFY EXISTING MANHOLE RIM ELEVATIONS TO MATCH PROPOSED FINISH GRADE AS NECESSARY.
10. REFER TO SHEETS C632–C643 FOR ROOF DRAIN PLANS.

NO.	REVISION	BY	DATE	APPR.

Kimley»Horn
2024 KIMLEY-HORN AND ASSOCIATES, INC.
6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228-2300

DESIGNED BY: AX
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VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

STORM PLAN & PROFILE

PRELIMINARY
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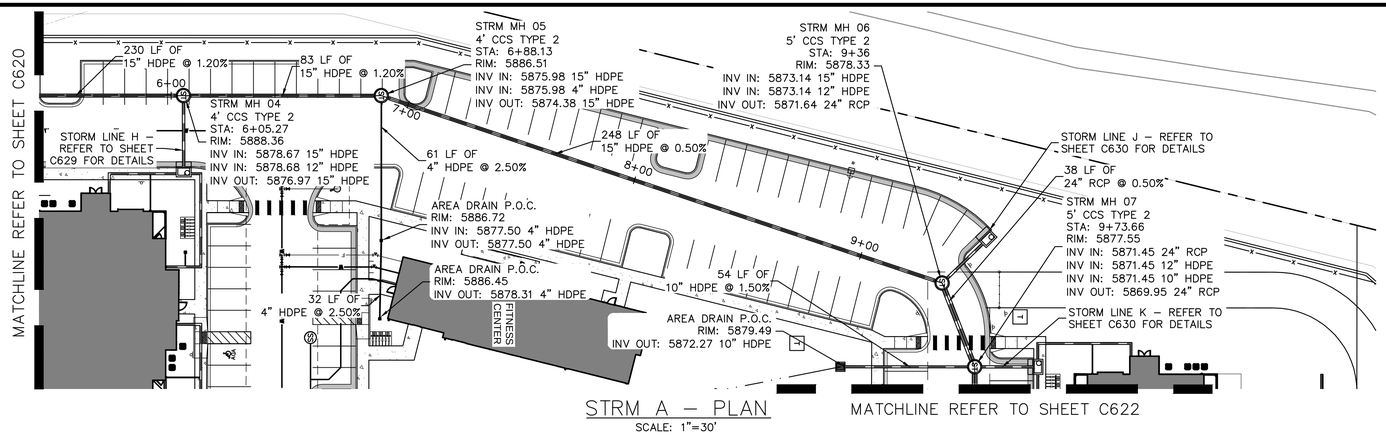
Kimley»Horn
Kimley-Horn and Associates, Inc.

PROJECT NO.
096302017

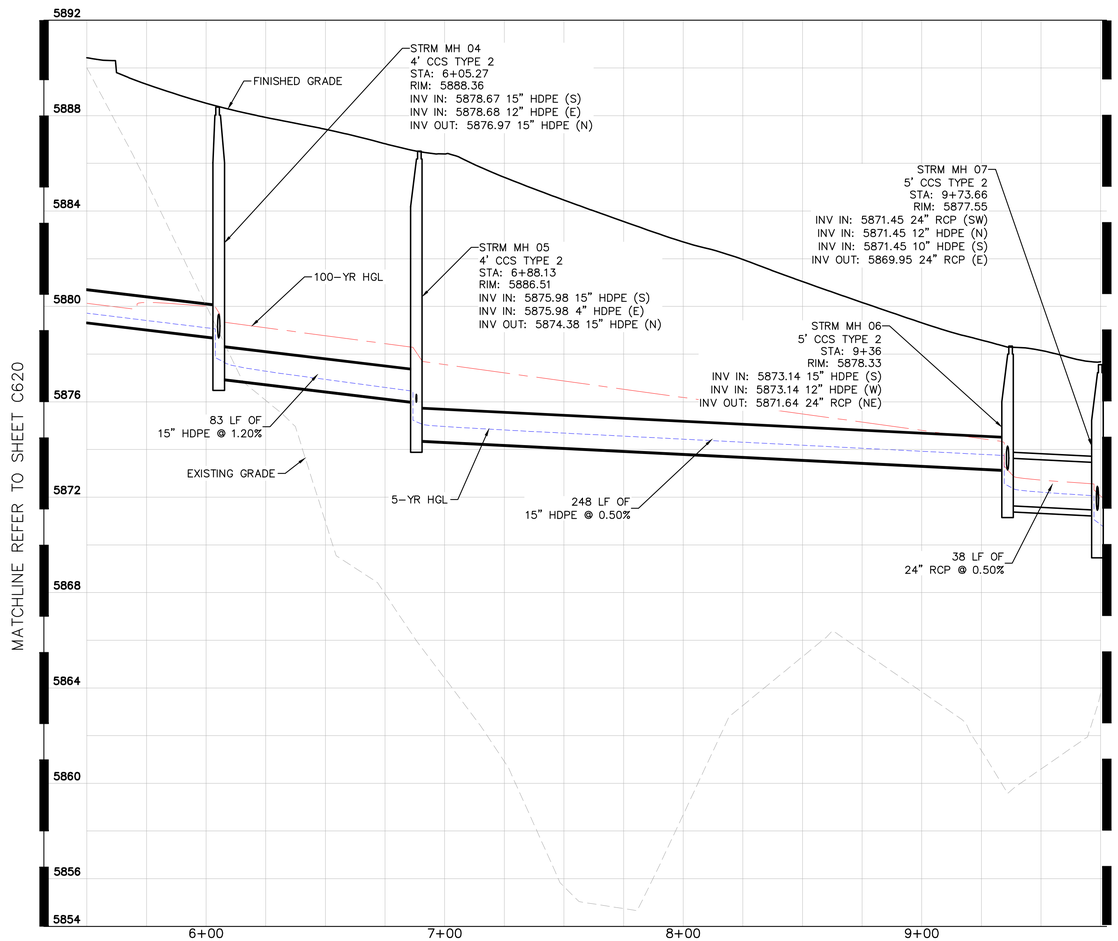
SHEET
C620

K:\DEN_Civil\096302017_Venetucci Multi-Family\CADD\PlanSheets\CD\096302017 - STPP.dwg Hart, Michael 11/14/2024 3:46 PM



STRM A – PLAN

SCALE: 1"=30'

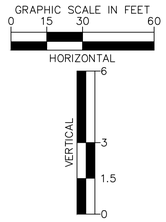


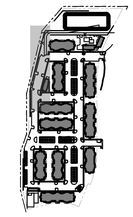
STRM A – PROFILE

HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'

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

GRAPHIC SCALE IN FEET
0 15 30 60





KEY MAP

N.T.S.

LEGEND

- PROPERTY LINE
- EX. EASEMENT LINE
- PROP. EASEMENT LINE
- PROP. CURB & GUTTER
- EX. STORM SEWER
- PROP. STORM SEWER
- PROP. STORM INLET
- PROP. STORM MANHOLE
- PROP. STORM DRAIN
- EX. WATER LINE
- PROP. WATER LINE
- PROP. FIRE HYDRANT
- EX. SANITARY LINE
- PROP. SANITARY LINE
- PROP. SANITARY MANHOLE
- EX. SANITARY MANHOLE

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6. ALL STORM SEWER PIPE 12" AND GREATER SHALL BE HDPE UNLESS OTHERWISE NOTED.
7. ALL PRIVATE LANDSCAPE DRAINS SHALL BE NYLOPLAST TYPE OR APPROVED EQUIVALENT. RE: UTILITY DETAILS FOR NYLOPLAST DETAILED DRAWINGS.
8. CONTRACTOR SHALL VERIFY LOCATIONS AND ELEVATIONS OF EXISTING STORM SEWER AT ALL CONNECTION POINTS AND NOTIFY ENGINEER OF ANY DISCREPANCIES PRIOR TO CONSTRUCTION.
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NO.	REVISION	BY	DATE	APPR.

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CONSTRUCTION DOCUMENTS

STORM PLAN & PROFILE

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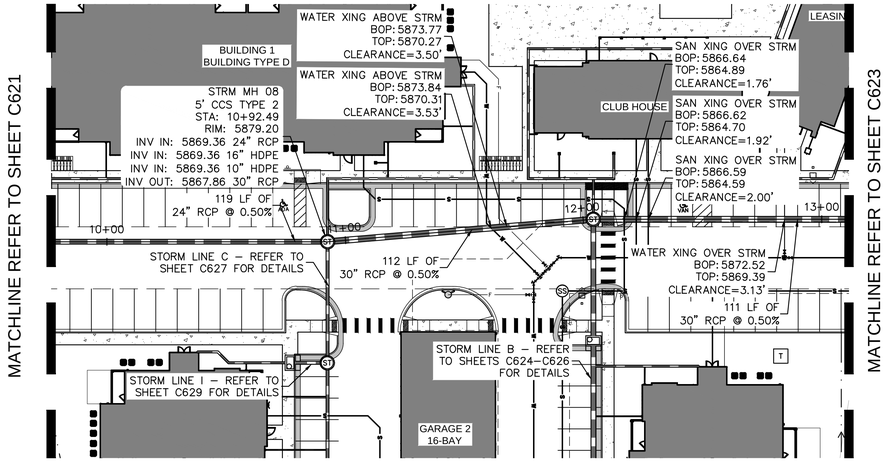
Kimley-Horn and Associates, Inc.

PROJECT NO.
096302017

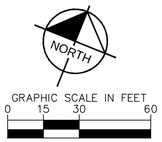
SHEET
C621

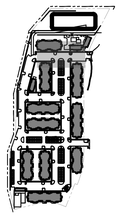
K:\DEN_Civil\096302017_Venetucci Multi-Family\CADD\PlanSheets\CD\096302017 – STPP.dwg Hart, Michael 11/14/2024 3:46 PM



STRM A – PLAN

SCALE: 1"=30'





KEY MAP

N.T.S.

LEGEND

- PROPERTY LINE
- EX. EASEMENT LINE
- PROP. EASEMENT LINE
- PROP. CURB & GUTTER
- EX. STORM SEWER
- PROP. STORM SEWER
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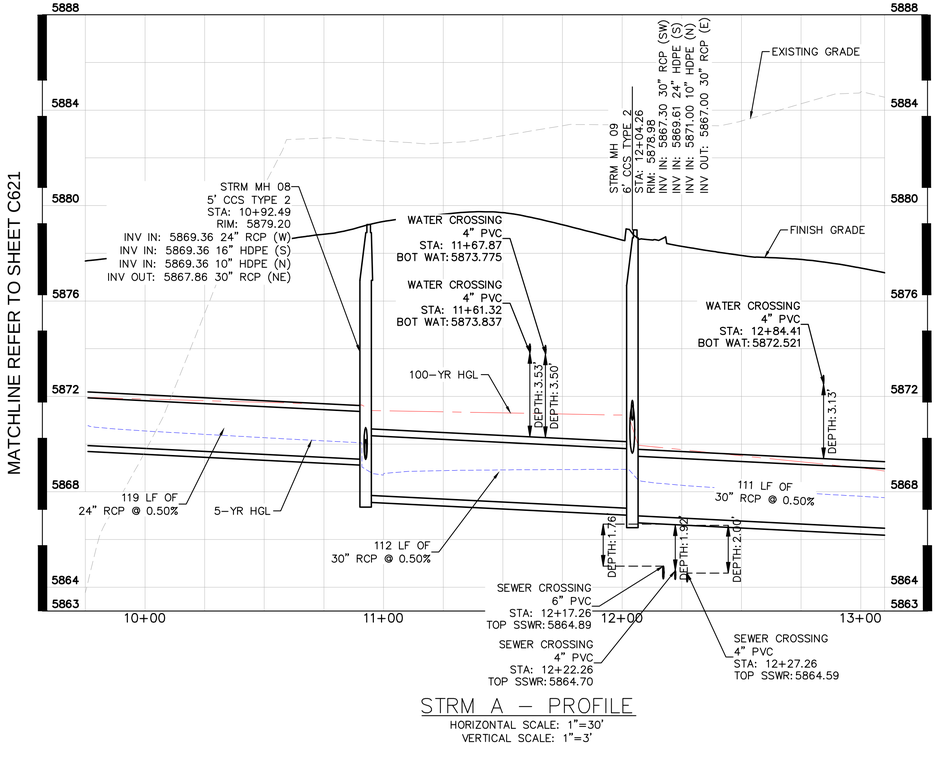
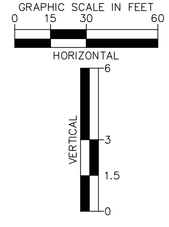
- PROP. SANITARY LINE
- PROP. SANITARY MANHOLE
- EX. SANITARY MANHOLE



STRM A – PROFILE

HORIZONTAL SCALE: 1"=30'

VERTICAL SCALE: 1"=3'



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6. ALL STORM SEWER PIPE 12" AND GREATER SHALL BE HDPE UNLESS OTHERWISE NOTED.
7. ALL PRIVATE LANDSCAPE DRAINS SHALL BE NYLOPLAST TYPE OR APPROVED EQUIVALENT. RE: UTILITY DETAILS FOR NYLOPLAST DETAILED DRAWINGS.
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811 Know what's **below.** **Call** before you dig.

Kimley»Horn
2024 KIMLEY-HORN AND ASSOCIATES, INC.
6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228-2300

NO.	REVISION	BY	DATE	APPR.

DESIGNED BY: AX
DRAWN BY: FCR
CHECKED BY: MTH
DATE: 11/12/2024

VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

STORM PLAN & PROFILE

PRELIMINARY
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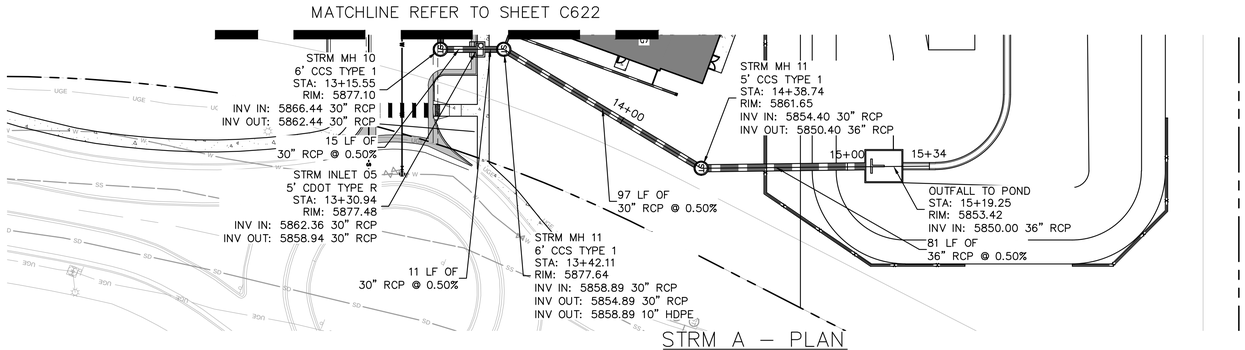
Kimley»Horn
Kimley-Horn and Associates, Inc.

PROJECT NO.
096302017

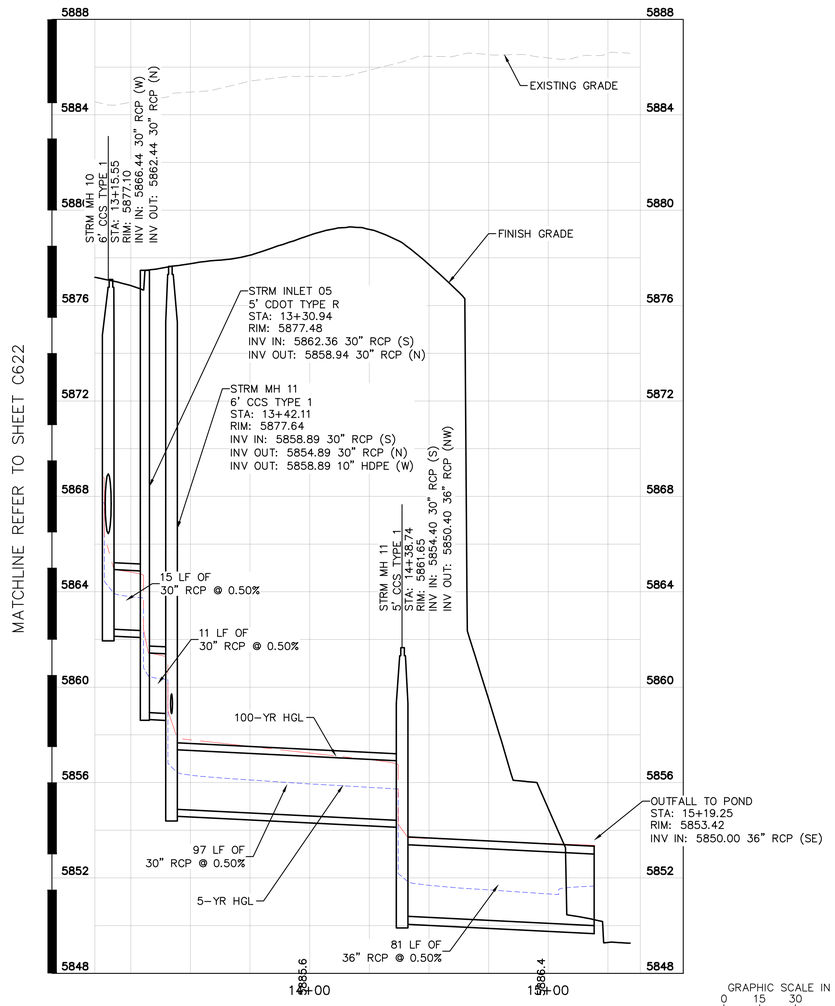
SHEET
C622

K:\DEN_Civil\096302017_Venetucci Multi-Family\CADD\PlanSheets\CD\096302017 - STPP.dwg Hart, Michael 11/14/2024 3:47 PM



STRM A – PLAN

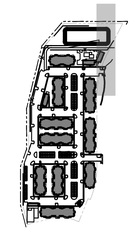
SCALE: 1"=30'



STRM A – PROFILE

HORIZONTAL SCALE: 1"=30'

VERTICAL SCALE: 1"=3'



KEY MAP

N.T.S.

LEGEND

- PROPERTY LINE
- EX. EASEMENT LINE
- PROP. EASEMENT LINE
- PROP. CURB & GUTTER
- EX. STORM SEWER
- PROP. STORM SEWER
- PROP. STORM INLET
- PROP. STORM MANHOLE
- PROP. STORM DRAIN
- EX. WATER LINE
- PROP. WATER LINE
- PROP. FIRE HYDRANT
- EX. SANITARY LINE
- PROP. SANITARY LINE
- PROP. SANITARY MANHOLE
- EX. SANITARY MANHOLE

STORM SEWER NOTES

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4. ALL CURB INLET STATIONS ARE BASED ON THE MIDPOINT OF THE CURB INLET AT THE FLOWLINE.
5. ALL CURB INLET FL ELEVATIONS AND STATIONING ARE BASED ON THE MIDPOINT OF THE CURB INLET AT FLOWLINE.
6. ALL STORM SEWER PIPE 12" AND GREATER SHALL BE HDPE UNLESS OTHERWISE NOTED.
7. ALL PRIVATE LANDSCAPE DRAINS SHALL BE NYLOPLAST TYPE OR APPROVED EQUIVALENT. RE: UTILITY DETAILS FOR NYLOPLAST DETAILED DRAWINGS.
8. CONTRACTOR SHALL VERIFY LOCATIONS AND ELEVATIONS OF EXISTING STORM SEWER AT ALL CONNECTION POINTS AND NOTIFY ENGINEER OF ANY DISCREPANCIES PRIOR TO CONSTRUCTION.
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PROJECT NO.
096302017

SHEET
C623

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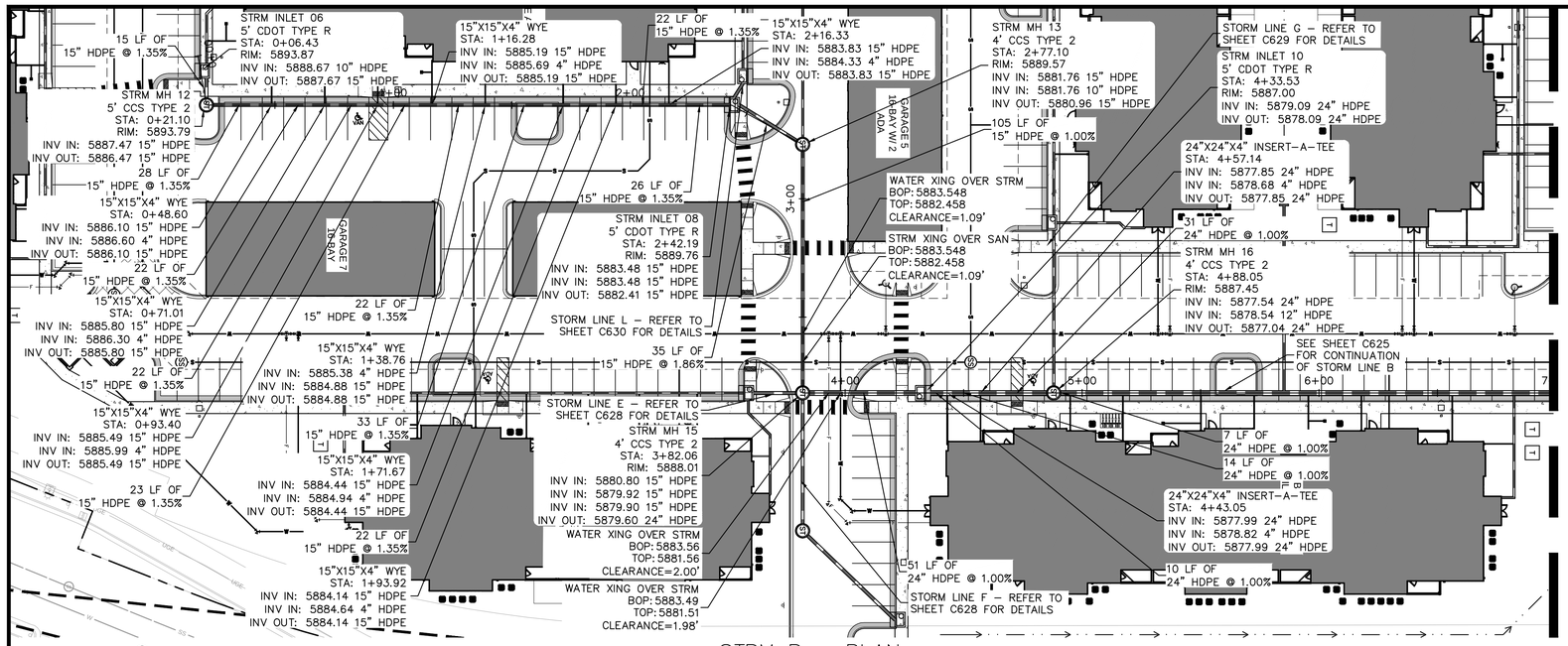
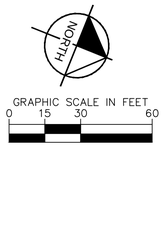


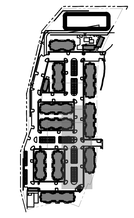
STRM B – PLAN

SCALE: 1"=30'

STRM B – PROFILE

HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'





KEY MAP
N.T.S.

LEGEND

- PROPERTY LINE
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- PROP. EASEMENT LINE
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- PROP. STORM DRAIN
- EX. WATER LINE
- PROP. WATER LINE
- PROP. FIRE HYDRANT
- EX. SANITARY LINE
- PROP. SANITARY LINE
- PROP. SANITARY MANHOLE
- EX. SANITARY MANHOLE

STORM SEWER NOTES

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4. ALL CURB INLET STATIONS ARE BASED ON THE MIDPOINT OF THE CURB INLET AT THE FLOWLINE.
5. ALL CURB INLET FL ELEVATIONS AND STATIONING ARE BASED ON THE MIDPOINT OF THE CURB INLET AT FLOWLINE.
6. ALL STORM SEWER PIPE 12" AND GREATER SHALL BE HDPE UNLESS OTHERWISE NOTED.
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SHEET
C624

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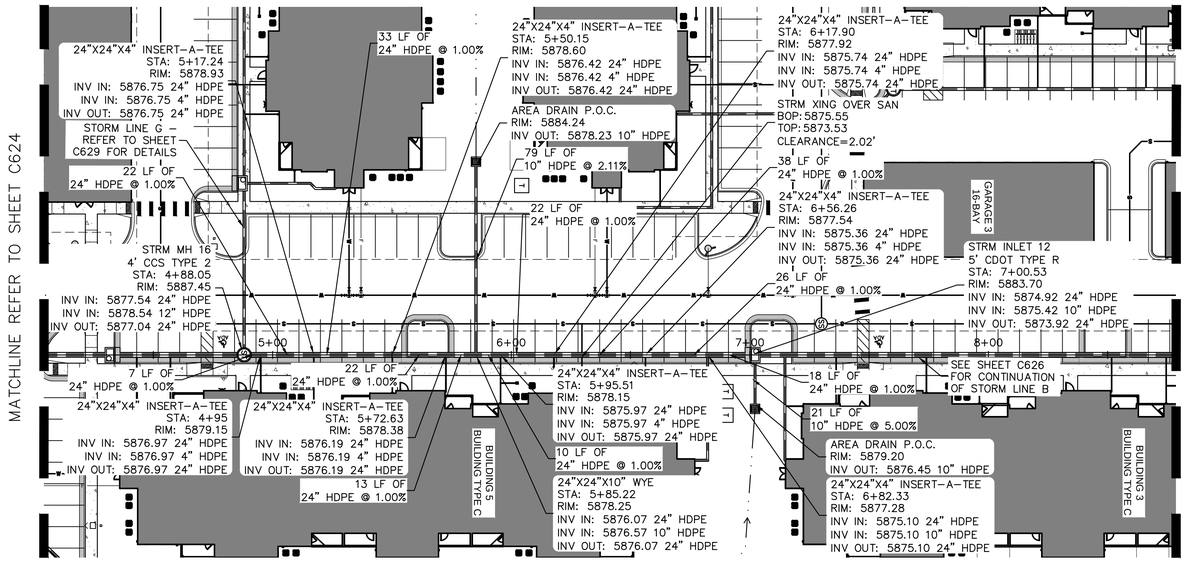
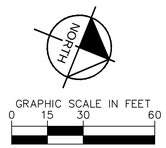


STRM B – PLAN

SCALE: 1"=30'

KEY MAP

N.T.S.



LEGEND

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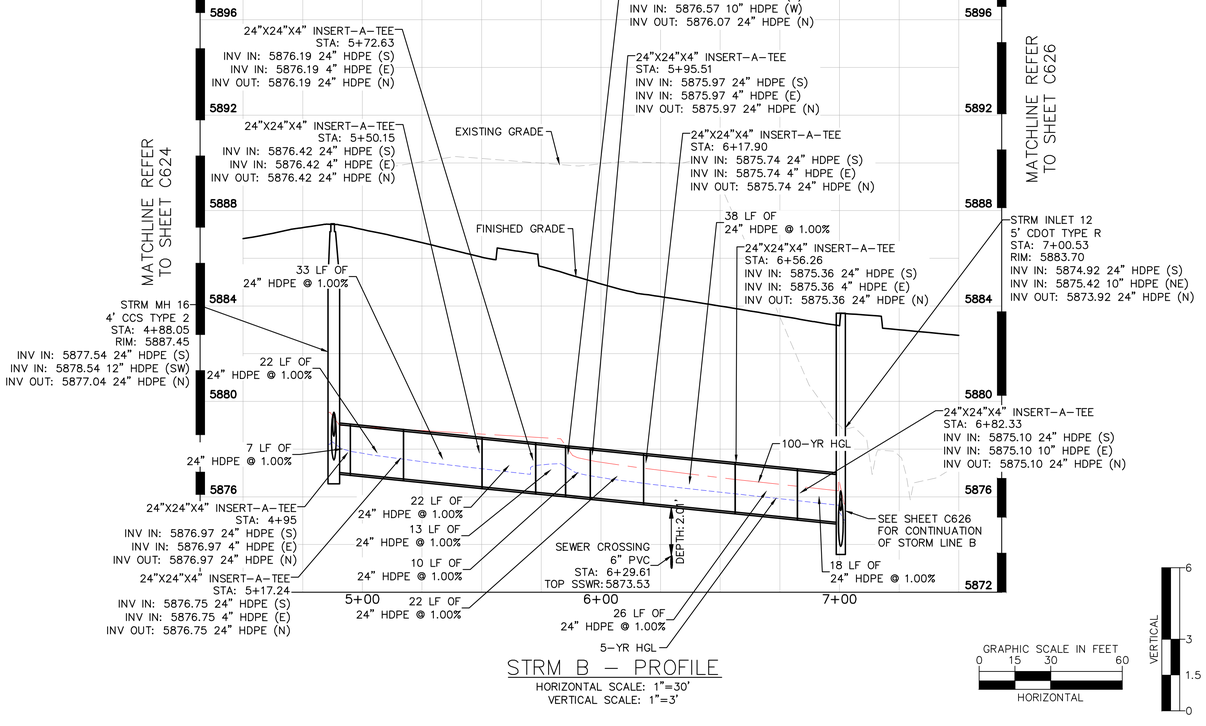
- EX. SANITARY MANHOLE



STRM B – PROFILE

HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'

STORM SEWER NOTES

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PROJECT NO.
096302017

SHEET
C625

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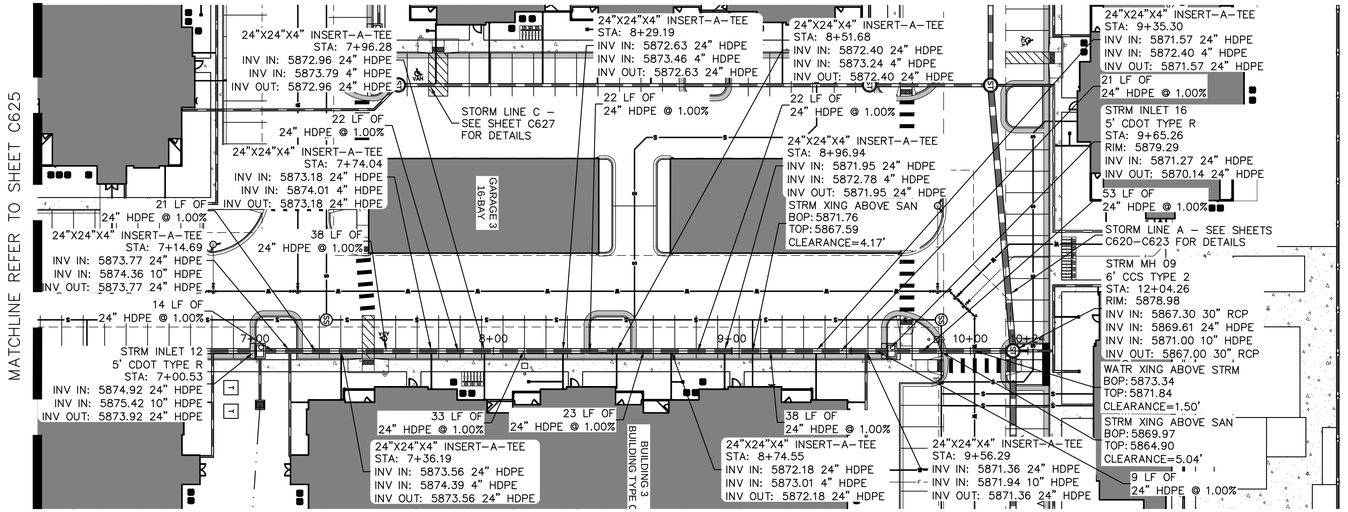
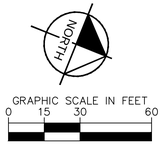
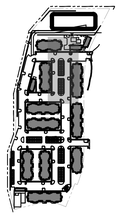


STRM B – PLAN

SCALE: 1"=30'





KEY MAP

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STRM B – PROFILE

HORIZONTAL SCALE: 1"=30'

VERTICAL SCALE: 1"=3'

STORM SEWER NOTES

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SHEET
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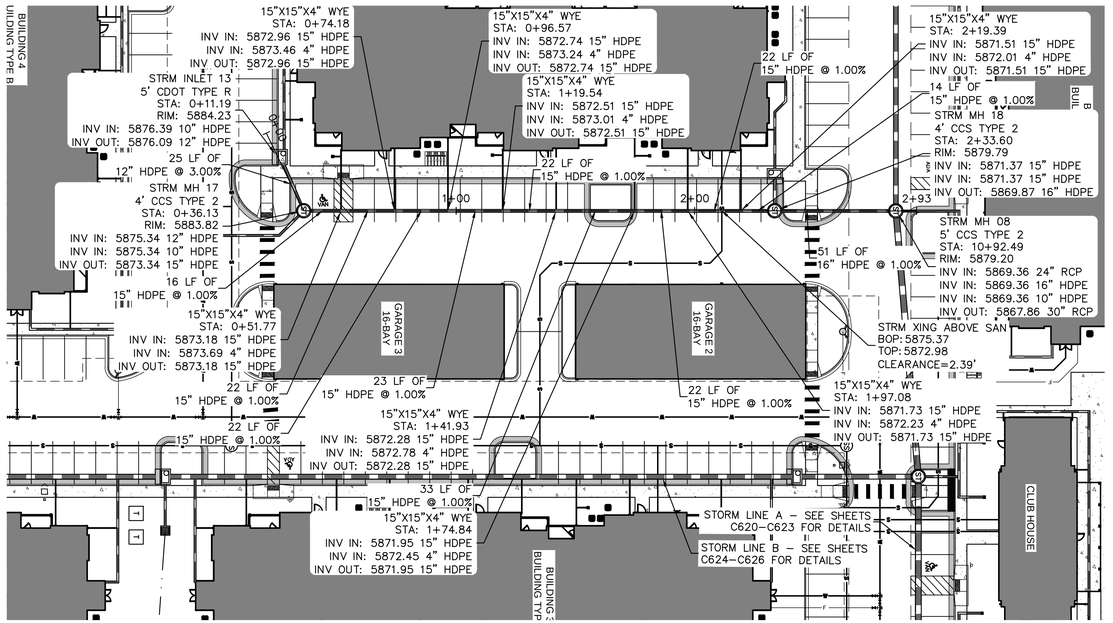

STRM C – PLAN

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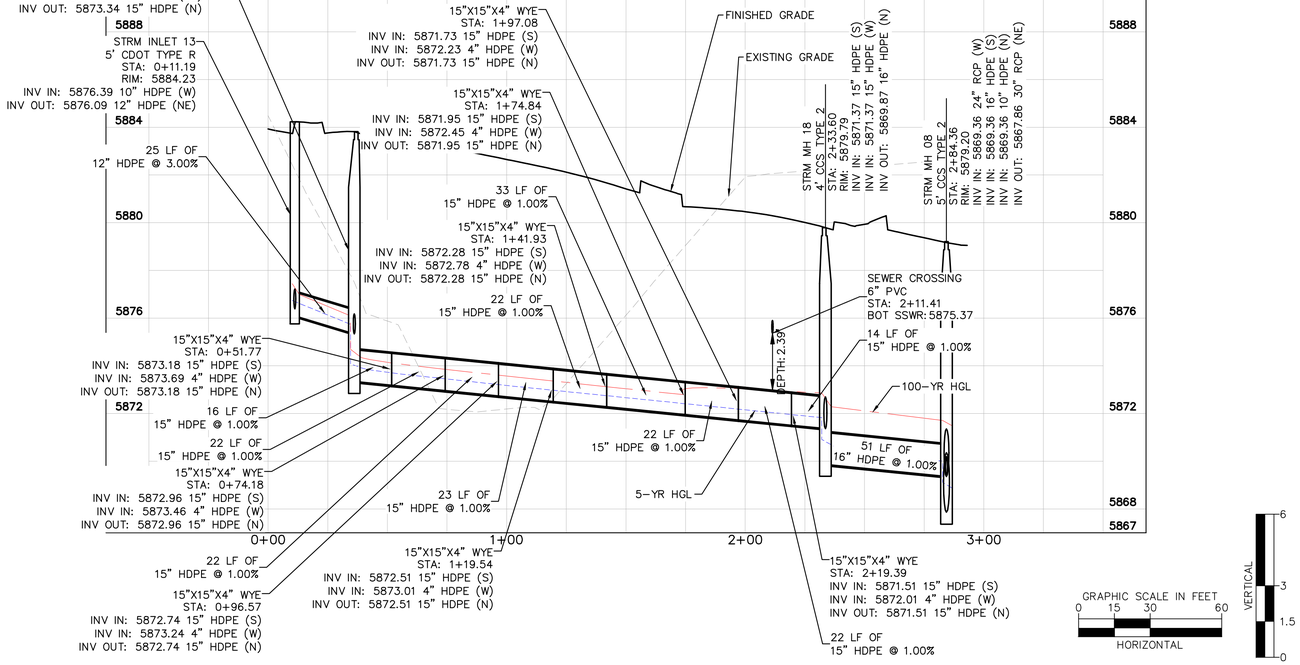
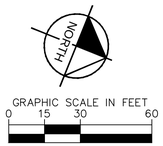


STRM C – PROFILE

HORIZONTAL SCALE: 1"=30'

VERTICAL SCALE: 1"=3'



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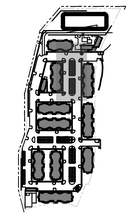

KEY MAP

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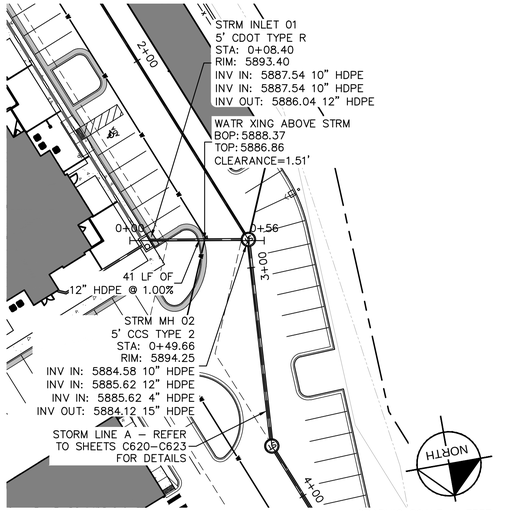
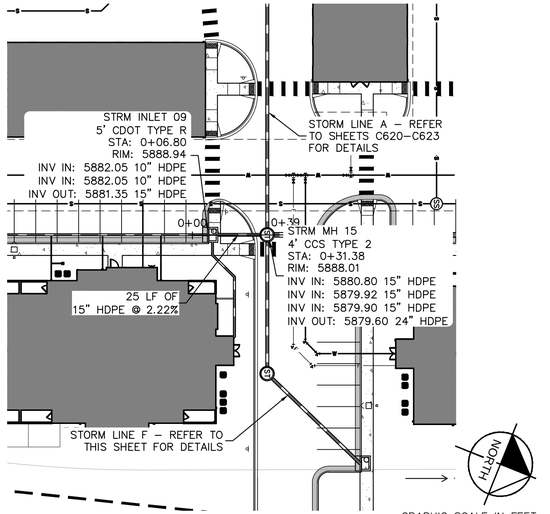
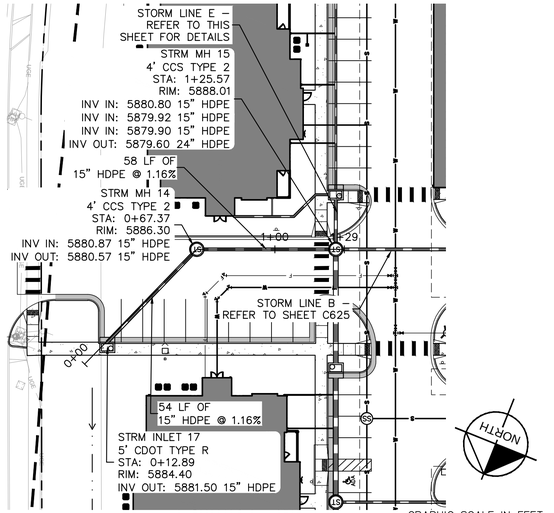


STRM D – PLAN
SCALE: 1"=30'



STRM E – PLAN
SCALE: 1"=30'



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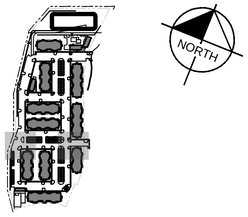

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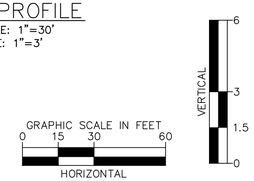
STRM D – PROFILE
HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'

STRM E – PROFILE
HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'

STRM F – PROFILE
HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'



STORM SEWER NOTES

1. MANHOLE RIM ELEVATIONS PROVIDED FOR REFERENCE ONLY. CONTRACTOR SHALL INSTALL MANHOLES IN ACCORDANCE WITH APPLICABLE DETAILS BASED UPON FINAL FINISH GRADING AT MANHOLE LOCATION. CONTRACTOR SHALL BE RESPONSIBLE FOR ADJUSTMENTS TO ACCOMMODATE DEVIATIONS IN SITE GRADING AT NO COST TO THE OWNER.
2. CONTRACTOR SHALL MODIFY STANDARD INLET STRUCTURE DIMENSIONS AND STRUCTURAL COMPONENTS TO ACCOMMODATE ASSOCIATED ENTRY AND OUTLET PIPES.
3. ALL STORM SEWER MAINS PIPE, INLETS AND MANHOLES ARE PRIVATELY OWNED AND MAINTAINED BY THE OWNER UP UNTIL THE PUBLIC CONNECTION POINT, UNLESS OTHERWISE NOTED ON THE PLANS.
4. ALL CURB INLET STATIONS ARE BASED ON THE MIDPOINT OF THE CURB INLET AT THE FLOWLINE.
5. ALL CURB INLET FL ELEVATIONS AND STATIONING ARE BASED ON THE MIDPOINT OF THE CURB INLET AT FLOWLINE.
6. ALL STORM SEWER PIPE 12" AND GREATER SHALL BE HDPE UNLESS OTHERWISE NOTED.
7. ALL PRIVATE LANDSCAPE DRAINS SHALL BE NYLOPLAST TYPE OR APPROVED EQUIVALENT. RE: UTILITY DETAILS FOR NYLOPLAST DETAILED DRAWINGS.
8. CONTRACTOR SHALL VERIFY LOCATIONS AND ELEVATIONS OF EXISTING STORM SEWER AT ALL CONNECTION POINTS AND NOTIFY ENGINEER OF ANY DISCREPANCIES PRIOR TO CONSTRUCTION.
9. CONTRACTOR TO MODIFY EXISTING MANHOLE RIM ELEVATIONS TO MATCH PROPOSED FINISH GRADE AS NECESSARY.
10. REFER TO SHEETS C632–C643 FOR ROOF DRAIN PLANS.

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

NO.	REVISION	BY	DATE	APPR.

Kimley»Horn
2024 KIMLEY–HORN AND ASSOCIATES, INC.
6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228–2300

DESIGNED BY: AX
DRAWN BY: FCR
CHECKED BY: MTH
DATE: 11/12/2024

VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

STORM PLAN & PROFILE

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PROJECT NO.
096302017

SHEET
C628

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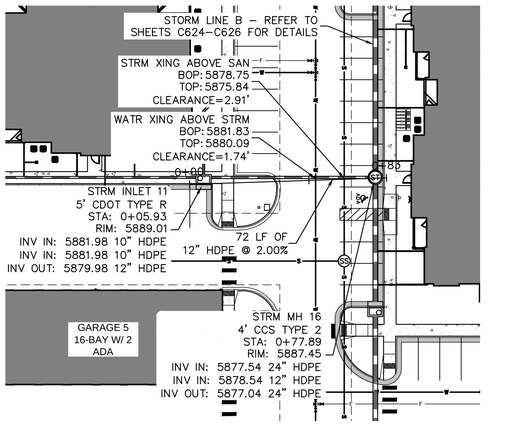
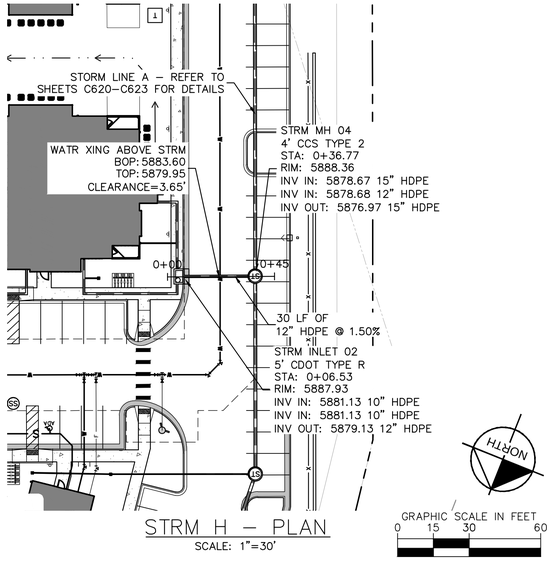


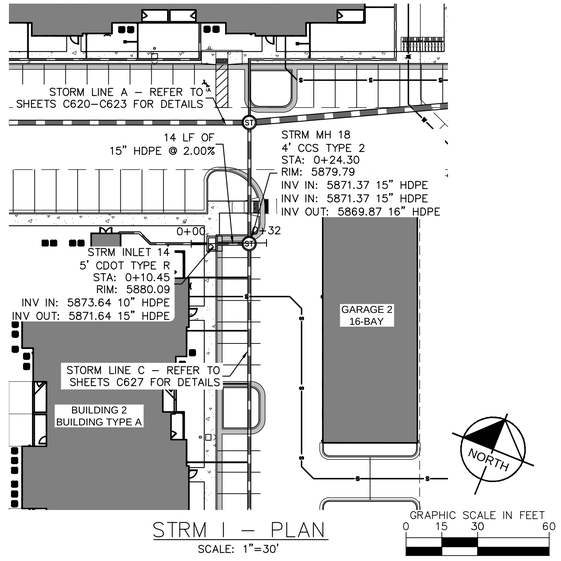
STRM G – PLAN

SCALE: 1"=30'



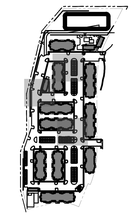
STRM H – PLAN

SCALE: 1"=30'



STRM I – PLAN

SCALE: 1"=30'



KEY MAP

N.T.S.

LEGEND

- PROPERTY LINE
- EX. EASEMENT LINE
- PROP. EASEMENT LINE
- PROP. CURB & GUTTER
- EX. STORM SEWER
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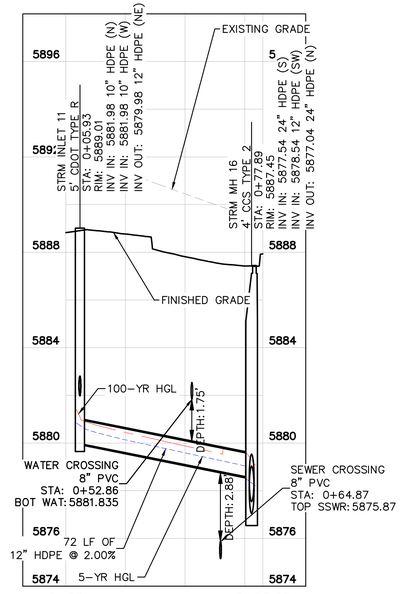
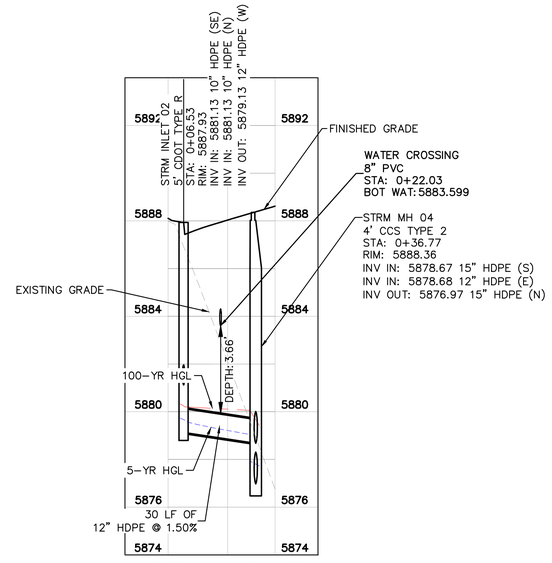
- PROP. STORM INLET
- PROP. STORM MANHOLE
- PROP. STORM DRAIN
- EX. WATER LINE
- PROP. WATER LINE
- PROP. FIRE HYDRANT
- EX. SANITARY LINE
- PROP. SANITARY LINE
- PROP. SANITARY MANHOLE
- EX. SANITARY MANHOLE



STRM G – PROFILE

HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'



STRM H – PROFILE

HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'

STRM I – PROFILE

HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'

GRAPHIC SCALE IN FEET
0 15 30 60
HORIZONTAL

VERTICAL
0 1.5 3 6

STORM SEWER NOTES

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PROJECT NO.
096302017

SHEET
C629

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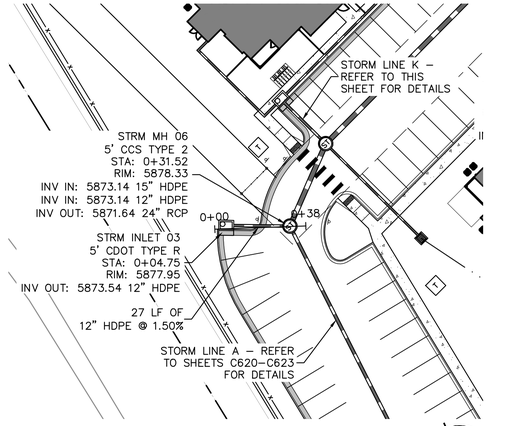
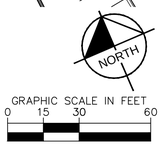


STRM J – PLAN

SCALE: 1"=30'



GRAPHIC SCALE IN FEET
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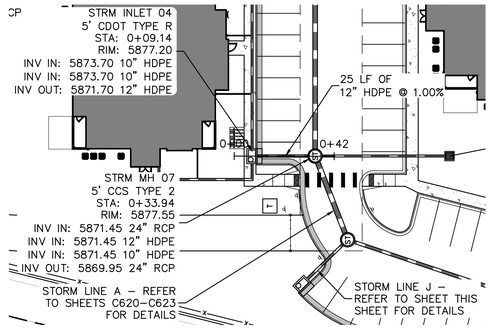
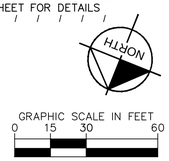


STRM K – PLAN

SCALE: 1"=30'



GRAPHIC SCALE IN FEET
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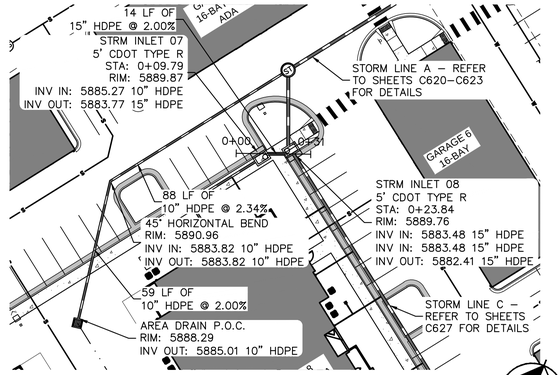
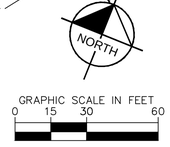
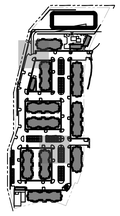


STRM L – PLAN

SCALE: 1"=30'



GRAPHIC SCALE IN FEET
0 15 30 60



KEY MAP

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- PROP. FIRE HYDRANT
- EX. SANITARY LINE
- PROP. SANITARY LINE
- PROP. SANITARY MANHOLE
- EX. SANITARY MANHOLE

STRM J – PROFILE

HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'

STRM K – PROFILE

HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'

STRM L – PROFILE

HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'

GRAPHIC SCALE IN FEET
0 15 30 60

HORIZONTAL
VERTICAL
6
3
1.5
0

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6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228–2300

DESIGNED BY: AX
DRAWN BY: FCR
CHECKED BY: MTH
DATE: 11/12/2024

VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

STORM PLAN & PROFILE

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Kimley-Horn and Associates, Inc.

PROJECT NO.
096302017

SHEET
C630

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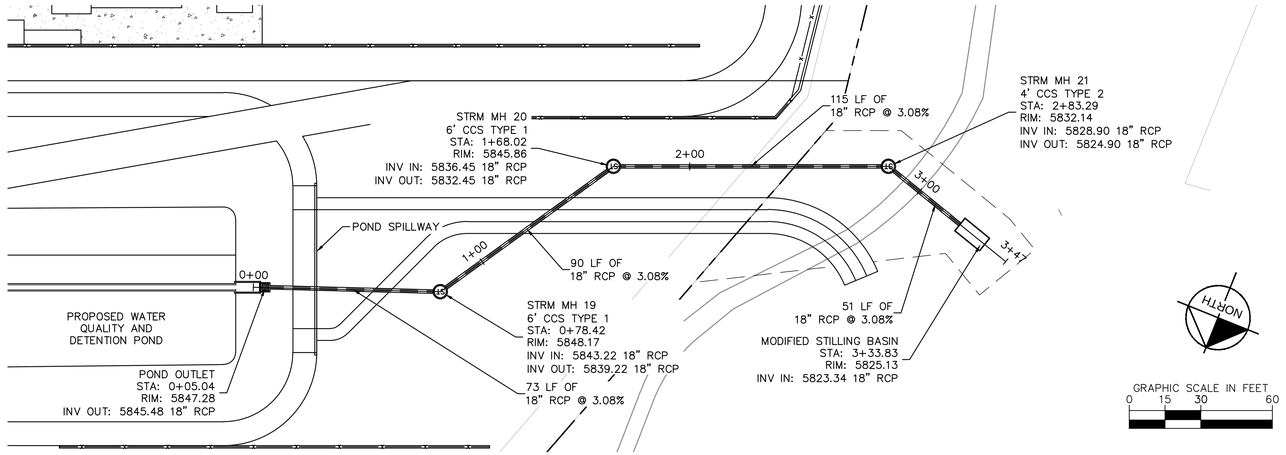
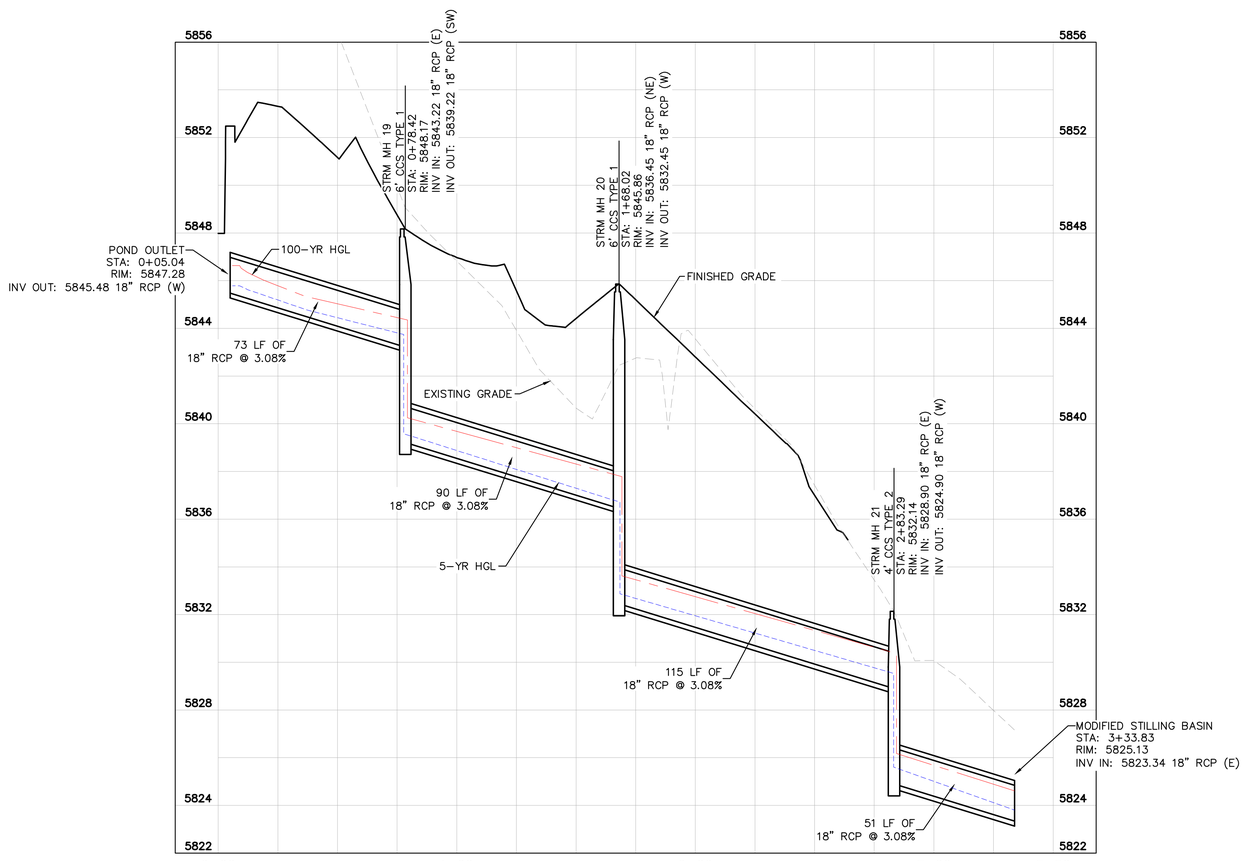


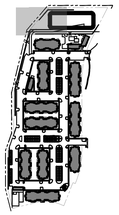
STRM POND OUTFALL – PLAN

SCALE: 1"=30'



STRM POND OUTFALL – PROFILE

HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'



KEY MAP
N.T.S.

LEGEND

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- PROP. SANITARY LINE
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VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
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STORM PLAN & PROFILE

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PROJECT NO.
096302017

SHEET
C631

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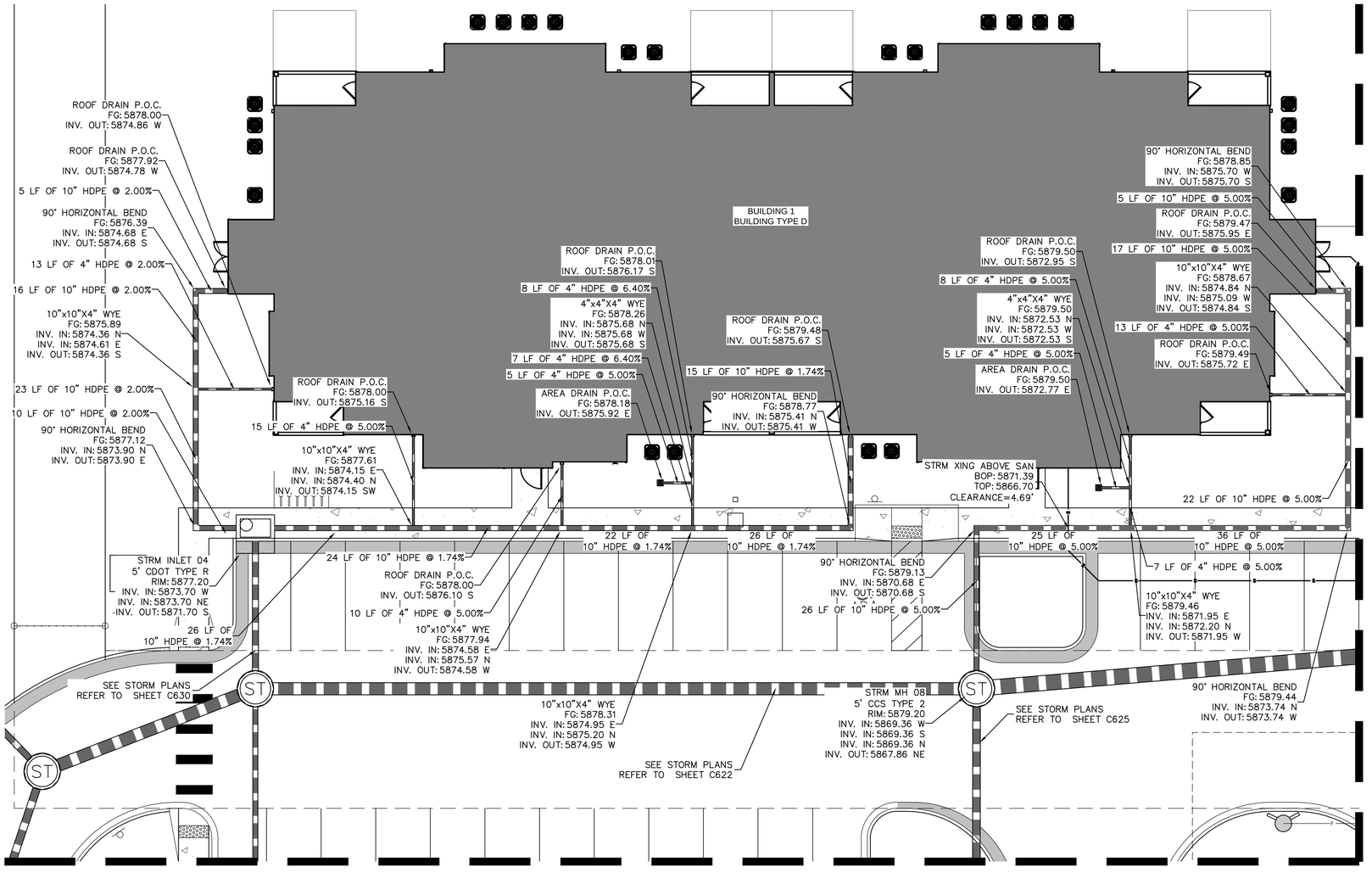

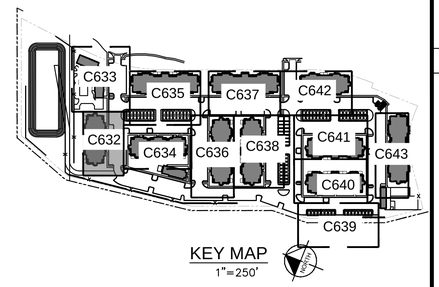

NOTES

1. REFER TO ARCHITECTURE PLANS FOR ROOF DRAIN POINT OF CONNECTION DETAILS.
2. ALL AREA DRAINS SHALL BE NDS SPEE-D BASINS 12" ROUND GRATE OR APPROVED EQUAL.
3. AREA DRAINS IN POOL AND AMENITY AREAS ARE TO BE NDS DECORATIVE BLACK BOTANICAL GRATES. TRENCH DRAINS SHALL BE NDS SPEE-D CHANNEL DRAIN OR APPROVED EQUAL.
4. CLEANOUTS SHALL BE PROVIDED AT ALL BENDS. HS-20 LIDS SHALL BE PROVIDED IN ALL TRAFFIC AREAS.
5. REFERENCE GRADING PLANS ON SHEETS C500 – C509 FOR AREA DRAIN GRADING INFORMATION.
6. REFERENCE STORM PLANS FOR ADDITIONAL

GRAPHIC SCALE IN FEET
0 5 10 20

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ROOF DRAIN PLAN

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PROJECT NO.
096302017

SHEET
C632

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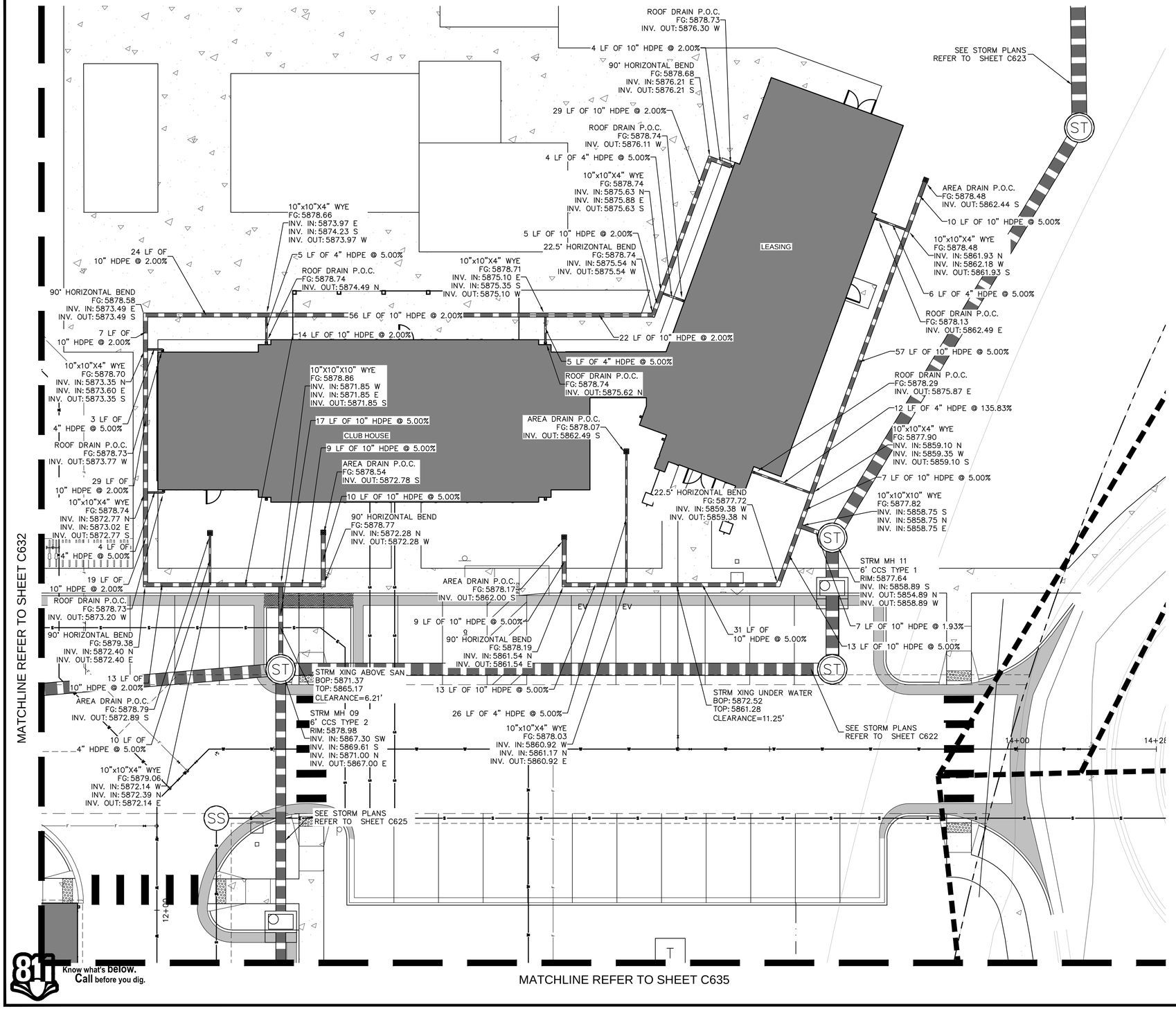

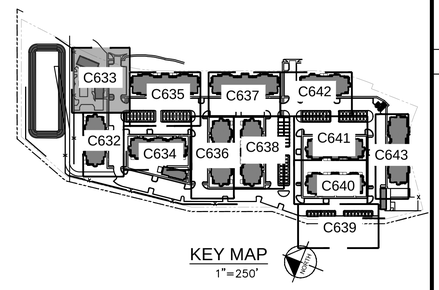

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NORTH

GRAPHIC SCALE IN FEET
0 5 10 20

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C633

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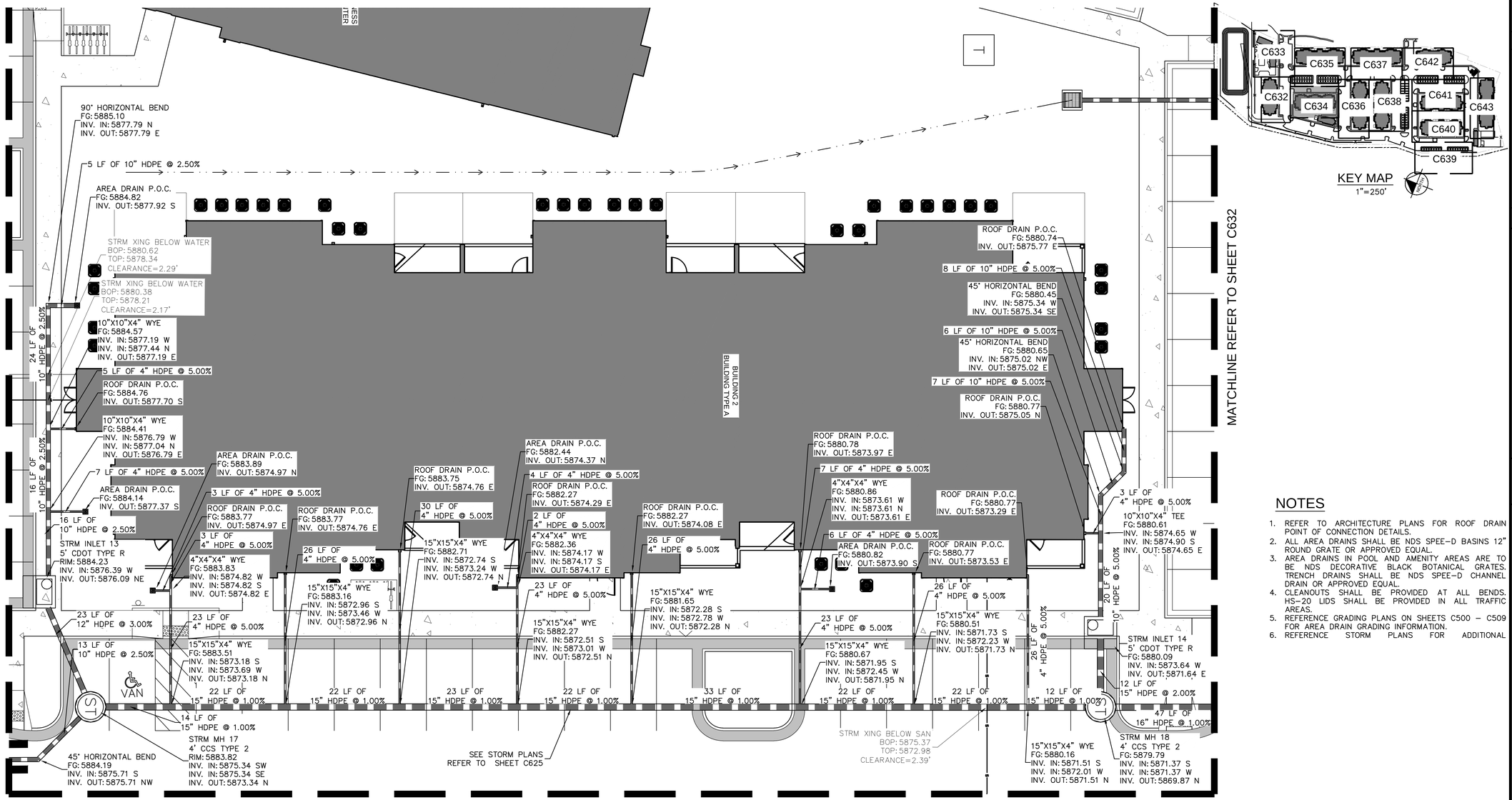

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5. REFERENCE GRADING PLANS ON SHEETS C500 – C509 FOR AREA DRAIN GRADING INFORMATION.
6. REFERENCE STORM PLANS FOR ADDITIONAL

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

GRAPHIC SCALE IN FEET
0 5 10 20

NO.	REVISION	BY	DATE	APPR.

Kimley»Horn
2024 KIMLEY-HORN AND ASSOCIATES, INC.
6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228-2300

DESIGNED BY: AX
DRAWN BY: FCR
CHECKED BY: MTH
DATE: 11/12/2024

VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

ROOF DRAIN PLAN

PRELIMINARY
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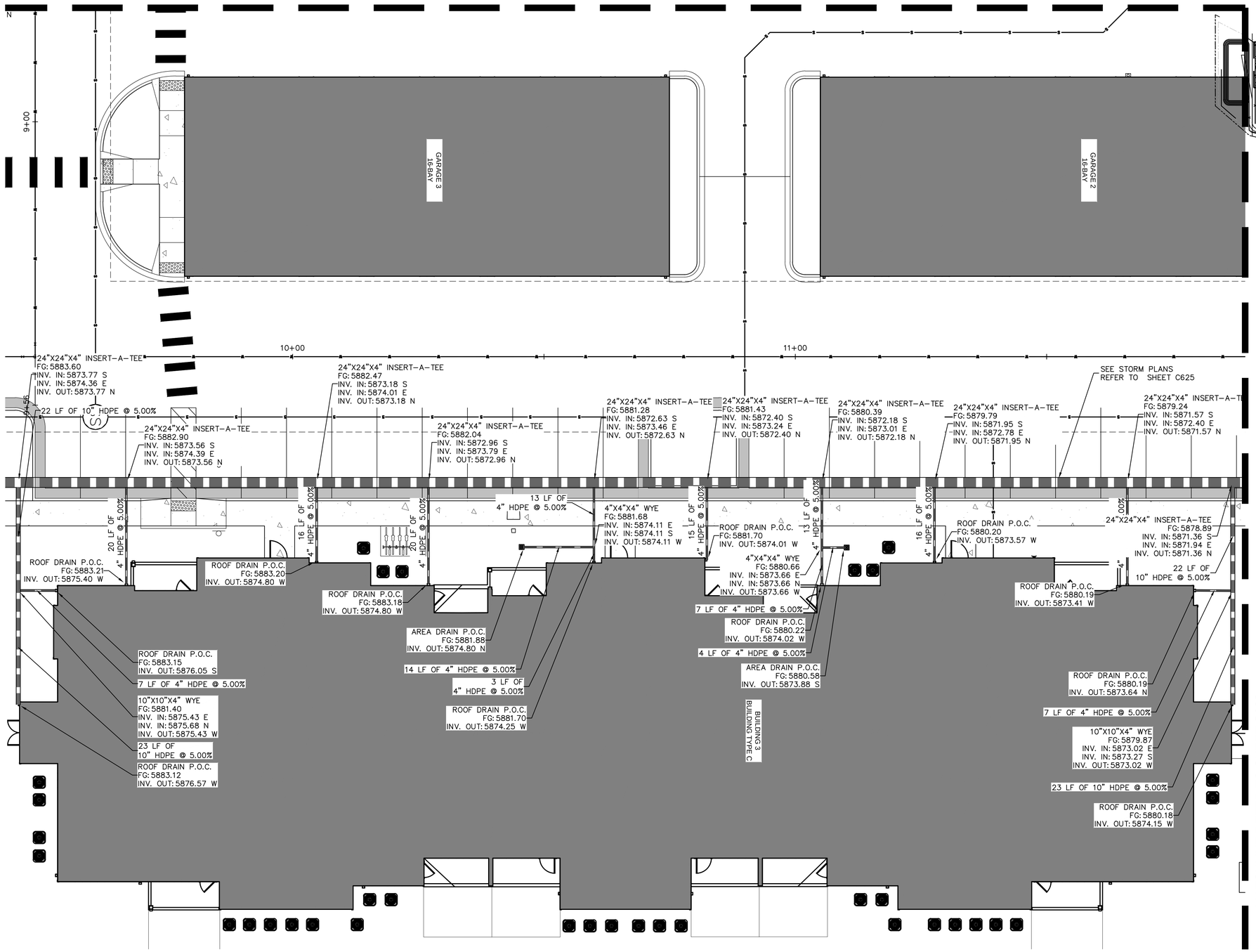
Kimley»Horn
Kimley-Horn and Associates, Inc.

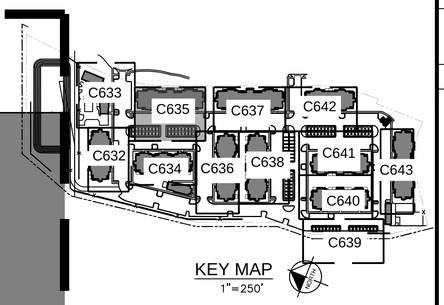
PROJECT NO.
096302017

SHEET
C634

K:\DEN_Civil\096302017_Venetucci Multi-Family\CADD\PlanSheets\CD\096302017 - RP.dwg Hart, Michael 11/14/2024 3:51 PM

MATCHLINE REFER TO SHEET C634





MATCHLINE REFER TO SHEET C633

NOTES

1. REFER TO ARCHITECTURE PLANS FOR ROOF DRAIN POINT OF CONNECTION DETAILS.
2. ALL AREA DRAINS SHALL BE NDS SPEE-D BASINS 12" ROUND GRATE OR APPROVED EQUAL.
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6. REFERENCE STORM PLANS FOR ADDITIONAL

NORTH

GRAPHIC SCALE IN FEET
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PROJECT NO.
096302017

SHEET
C635

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NOTES

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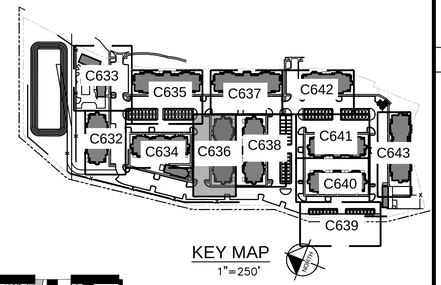

KEY MAP
1"=250'

MATCHLINE REFER TO SHEET C634

SEE STORM PLANS REFER TO SHEET C621

ADA

7+00

8+00

STRM XING ABOVE SAN
BOP: 5876.16
TOP: 5874.13
CLEARANCE=2.03'

STRM XING UNDER WATER
BOP: 5879.22
TOP: 5877.38
CLEARANCE=1.84'

STRM XING ABOVE SAN
BOP: 5877.80
TOP: 5875.41
CLEARANCE=2.39'

8 LF OF 10" HDPE @ 5.00%

90° HORIZONTAL BEND
FG: 5887.91
INV. IN: 5881.51 E
INV. OUT: 5881.51 S

90° HORIZONTAL BEND
FG: 5888.88
INV. IN: 5883.46 S
INV. OUT: 5883.46 W

90° HORIZONTAL BEND
FG: 5888.70
INV. IN: 5883.23 S
INV. OUT: 5883.23 E

10"X10"X4" WYE
FG: 5888.25
INV. IN: 5882.34 W
INV. IN: 5882.59 S
INV. OUT: 5882.34 E

10"X10"X4" WYE
FG: 5887.42
INV. IN: 5881.02 W
INV. IN: 5881.27 S
INV. OUT: 5881.02 E

10"X10"X4" WYE
FG: 5886.93
INV. IN: 5880.12 W
INV. IN: 5880.37 S
INV. OUT: 5880.12 E

10"X10"X4" WYE
FG: 5885.86
INV. IN: 5878.31 W
INV. IN: 5878.56 S
INV. OUT: 5878.31 E

10"X10"X4" WYE
FG: 5886.39
INV. IN: 5879.21 W
INV. IN: 5879.46 S
INV. OUT: 5879.21 E

66 LF OF
10" HDPE @ 2.50%

24 LF OF
10" HDPE @ 4.00%

10"X10" CROSS TEE
FG: 5885.72
INV. IN: 5877.35 W
INV. IN: 5877.35 E
INV. IN: 5877.35 S
INV. OUT: 5877.35 N

39 LF OF
10" HDPE @ 5.00%

22 LF OF
10" HDPE @ 4.00%

33 LF OF
10" HDPE @ 4.00%

22 LF OF
10" HDPE @ 4.00%

23 LF OF
10" HDPE @ 4.00%

22 LF OF
10" HDPE @ 4.00%

39 LF OF
10" HDPE @ 4.00%

ST

28 LF OF
12" HDPE @ 1.50%

STRM INLET 02
5' CDOT TYPE R
RIM: 5887.93
INV. IN: 5881.13 SE
INV. IN: 5881.13 N
INV. OUT: 5879.13 W

14 LF OF 10" HDPE @ 5.00%

10"X10"X4" WYE
FG: 5888.33
INV. IN: 5881.84 S
INV. IN: 5882.09 E
INV. OUT: 5881.84 NW

17 LF OF 10" HDPE @ 5.00%

90° HORIZONTAL BEND
FG: 5888.77
INV. IN: 5882.70 E
INV. OUT: 5882.70 N

8 LF OF 10" HDPE @ 5.00%

ROOF DRAIN P.O.C.
FG: 5888.89
INV. OUT: 5882.86 W

ROOF DRAIN P.O.C.
FG: 5888.89
INV. OUT: 5883.10 W

SEE STORM PLANS REFER TO SHEET C620

AREA DRAIN P.O.C.
FG: 5888.92
INV. OUT: 5884.32 E

6 LF OF
4" HDPE @ 5.00%

6 LF OF
10" HDPE @ 5.00%

15 LF OF
4" HDPE @ 5.00%

10"X10"X4" WYE
FG: 5888.90
INV. IN: 5883.78 S
INV. IN: 5884.03 W
INV. OUT: 5883.78 N

8 LF OF 10" HDPE @ 5.00%

ROOF DRAIN P.O.C.
FG: 5888.90
INV. OUT: 5884.16 N

10 LF OF
10" HDPE @ 4.00%

14 LF OF
4" HDPE @ 5.00%

ROOF DRAIN P.O.C.
FG: 5888.90
INV. OUT: 5883.62 N

ROOF DRAIN P.O.C.
FG: 5888.89
INV. OUT: 5883.30 N

AREA DRAIN P.O.C.
FG: 5887.57
INV. OUT: 5882.03 E

9 LF OF 4" HDPE @ 5.00%

7 LF OF
4" HDPE @ 5.00%

4"X4"X4" WYE
FG: 5887.47
INV. IN: 5881.60 S
INV. IN: 5881.60 W
INV. OUT: 5881.60 N

3 LF OF 4" HDPE @ 5.00%

ROOF DRAIN P.O.C.
FG: 5887.40
INV. OUT: 5881.77 N

10 LF OF
4" HDPE @ 5.00%

ROOF DRAIN P.O.C.
FG: 5887.40
INV. OUT: 5880.85 N

BUILDING 4
BUILDING TYPE B

7 LF OF
4" HDPE @ 5.00%

4"X4"X4" WYE
FG: 5886.28
INV. IN: 5879.79 S
INV. IN: 5879.79 E
INV. OUT: 5879.79 N

8 LF OF 4" HDPE @ 5.00%

ROOF DRAIN P.O.C.
FG: 5885.92
INV. OUT: 5880.17 N

6 LF OF 4" HDPE @ 5.00%

AREA DRAIN P.O.C.
FG: 5886.15
INV. OUT: 5880.08 W

10 LF OF
4" HDPE @ 5.00%

ROOF DRAIN P.O.C.
FG: 5885.90
INV. OUT: 5879.06 N

14 LF OF
10" HDPE @ 2.50%

ROOF DRAIN P.O.C.
FG: 5885.90
INV. OUT: 5877.70 N

90° HORIZONTAL BEND
FG: 5885.41
INV. IN: 5878.92 S
INV. OUT: 5878.92 W

22 LF OF 10" HDPE @ 4.00%

15 LF OF 4" HDPE @ 5.00%

ROOF DRAIN P.O.C.
FG: 5885.90
INV. OUT: 5880.81 E

10"X10"X4" TEE
FG: 5885.49
INV. IN: 5879.79 S
INV. IN: 5880.04 W
INV. OUT: 5879.79 N

17 LF OF 10" HDPE @ 4.00%

ROOF DRAIN P.O.C.
FG: 5885.89
INV. OUT: 5880.77 E

8 LF OF 10" HDPE @ 4.00%

90° HORIZONTAL BEND
FG: 5885.65
INV. IN: 5880.46 W
INV. OUT: 5880.46 N

MATCHLINE REFER TO SHEET C637

MATCHLINE REFER TO SHEET C638

Know what's below. Call before you dig.

GRAPHIC SCALE IN FEET
0 5 10 20

NORTH

NO.	REVISION	BY	DATE	APPR.

Kimley»Horn
2024 KIMLEY-HORN AND ASSOCIATES, INC.
6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228-2300

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PROJECT NO.
096302017

SHEET
C636

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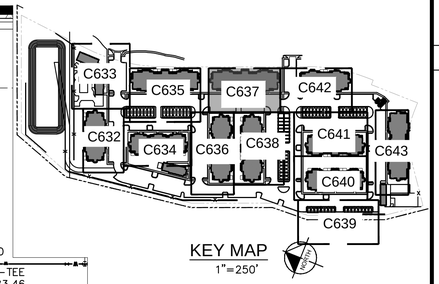
MATCHLINE REFER TO SHEET C638

MATCHLINE REFER TO SHEET C636

MATCHLINE REFER TO SHEET C642



KEY MAP
1"=250'

7+00

8+00

9+00

STRM INLET 10
5' CDOT TYPE R
FG: 5887.00
INV. IN: 5879.09 S
INV. OUT: 5878.09 N

24"X24"X4" INSERT-A-TEE
FG: 5887.30
INV. IN: 5876.97 S
INV. IN: 5876.97 E
INV. OUT: 5876.97 N

24"X24"X4" INSERT-A-TEE
FG: 5886.85
INV. IN: 5876.75 S
INV. IN: 5876.75 E
INV. OUT: 5876.75 N

24"X24"X4" INSERT-A-TEE
FG: 5886.
INV. IN: 5876.42
INV. IN: 5876.42
INV. OUT: 5876.42

24"X24"X4" INSERT-A-TEE
FG: 5886.19
INV. IN: 5876.19 S
INV. IN: 5876.19 E
INV. OUT: 5876.19 N

24"X24"X4" INSERT-A-TEE
FG: 5884.48
INV. IN: 5875.74 S
INV. IN: 5875.74 E
INV. OUT: 5875.74 N

24"X24"X4" INSERT-A-TEE
FG: 5883.89
INV. IN: 5875.36 S
INV. IN: 5875.36 E
INV. OUT: 5875.36 N

24"X24"X4" INSERT-A-TEE
FG: 5883.46
INV. IN: 5875.10 S
INV. IN: 5875.10 E
INV. OUT: 5875.10 N

24"X24"X4" INSERT-A-TEE
FG: 5886.71
INV. IN: 5877.99 S
INV. IN: 5878.82 E
INV. OUT: 5877.99 N

21 LF OF 4" HDPE @ 5.00%

STRM MH 16
4' CCS TYPE 2
RIM: 5887.45
INV. IN: 5877.54 S
INV. IN: 5878.54 SW
INV. OUT: 5877.04 N

S1

70 LF OF 12" HDPE @ 2.00%

24"X24"X4" INSERT-A-TEE
FG: 5885.06
INV. IN: 5875.97 S
INV. IN: 5875.97 E
INV. OUT: 5875.97 N

79 LF OF 10" HDPE @ 2.11%

24"X24"X10" WYE
FG: 5885.37
INV. IN: 5876.07 S
INV. IN: 5876.57 W
INV. OUT: 5876.07 N

SEE STORM PLANS
REFER TO SHEET C624

24"X24"X4" INSERT-A-TEE
FG: 5886.93
INV. IN: 5877.85 S
INV. IN: 5878.68 E
INV. OUT: 5877.85 N

20 LF OF 4" HDPE @ 5.00%

16 LF OF 4" HDPE @ 5.00%

ROOF DRAIN P.O.C.
FG: 5888.05
INV. OUT: 5877.76 W

20 LF OF 4" HDPE @ 5.00%

15 LF OF 4" HDPE @ 5.00%

12 LF OF
4" HDPE @ 5.00%

6 LF OF
4" HDPE @ 5.00%

8 LF OF
4" HDPE @ 5.00%

16 LF OF 4" HDPE @ 5.00%

ROOF DRAIN P.O.C.
FG: 5885.05
INV. OUT: 5876.53 W

20 LF OF 4" HDPE @ 5.00%

12 LF OF
4" HDPE @ 5.00%

22 LF OF 10" HDPE @ 5.00%

ROOF DRAIN P.O.C.
FG: 5888.03
INV. OUT: 5879.69 W

ROOF DRAIN P.O.C.
FG: 5888.03
INV. OUT: 5879.90 W

ROOF DRAIN P.O.C.
FG: 5888.03
INV. OUT: 5877.76 W

AREA DRAIN P.O.C.
FG: 5886.76
INV. OUT: 5877.83 N

15 LF OF 4" HDPE @ 5.00%

13 LF OF
4" HDPE @ 5.00%

4"X4"X4" WYE
FG: 5886.52
INV. IN: 5877.06 E
INV. IN: 5877.06 S
INV. OUT: 5877.06 W

3 LF OF
4" HDPE @ 5.00%

ROOF DRAIN P.O.C.
FG: 5886.55
INV. OUT: 5877.21 W

ROOF DRAIN P.O.C.
FG: 5886.55
INV. OUT: 5876.96 W

4"X4"X4" WYE
FG: 5885.50
INV. IN: 5876.56 E
INV. IN: 5876.56 N
INV. OUT: 5876.56 W

ROOF DRAIN P.O.C.
FG: 5885.07
INV. OUT: 5876.97 W

AREA DRAIN P.O.C.
FG: 5885.37
INV. OUT: 5876.88 S

BUILDING TYPE C

BUILDING 5

ROOF DRAIN P.O.C.
FG: 5885.03
INV. OUT: 5876.37 W

ROOF DRAIN P.O.C.
FG: 5885.03
INV. OUT: 5877.05 N

23 LF OF 10" HDPE @ 5.00%

ROOF DRAIN P.O.C.
FG: 5884.98
INV. OUT: 5877.56 N

5 LF OF 10" HDPE @ 5.00%

90° HORIZONTAL BEND
FG: 5883.61
INV. IN: 5877.31 S
INV. OUT: 5877.31 W

NOTES

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6. REFERENCE STORM PLANS FOR ADDITIONAL

NORTH

GRAPHIC SCALE IN FEET
0 5 10 20

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

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PROJECT NO.
096302017

SHEET
C637

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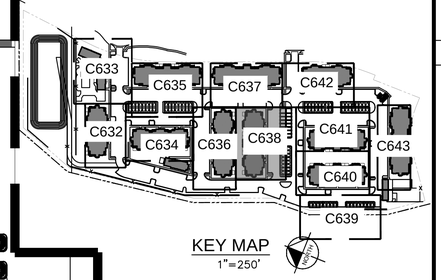
MATCHLINE REFER TO SHEET C636

AREA DRAIN P.O.C.
RIM: 5884.24
INV. OUT: 5878.23 E



KEY MAP
1"=250'

90° HORIZONTAL BEND
FG: 5892.75
INV. IN: 5889.78 E
INV. OUT: 5889.78 S

8 LF OF 10" HDPE @ 2.81%

ROOF DRAIN P.O.C.
FG: 5892.99
INV. OUT: 5890.00 W

AREA DRAIN P.O.C.
FG: 5893.04
INV. OUT: 5890.04 S

8 LF OF 4" HDPE @ 3.00%

17 LF OF 10" HDPE @ 2.81%

4"X4"X4" WYE
FG: 5893.19
INV. IN: 5889.81 E
INV. IN: 5889.81 N
INV. OUT: 5889.81 W

ROOF DRAIN P.O.C.
FG: 5893.00
INV. OUT: 5890.02 W

7 LF OF 4" HDPE @ 3.00%

ROOF DRAIN P.O.C.
FG: 5893.00
INV. OUT: 5890.98 S

6 LF OF 4" HDPE @ 3.00%

4"X4"X4" WYE
FG: 5893.02
INV. IN: 5890.81 N
INV. IN: 5890.81 W
INV. OUT: 5890.81 S

8 LF OF 4" HDPE @ 3.00%

14 LF OF 4" HDPE @ 3.00%

ROOF DRAIN P.O.C.
FG: 5893.00
INV. OUT: 5887.47 S

10 LF OF 4" HDPE @ 3.00%

ROOF DRAIN P.O.C.
FG: 5892.98
INV. OUT: 5886.98 S

BUILDING 6
BUILDING TYPE B

AREA DRAIN P.O.C.
FG: 5891.69
INV. OUT: 5886.16 E

3 LF OF 4" HDPE @ 3.00%

ROOF DRAIN P.O.C.
FG: 5891.50
INV. OUT: 5886.19 S

4 LF OF 4" HDPE @ 3.00%

ROOF DRAIN P.O.C.
FG: 5891.50
INV. OUT: 5885.57 S

10 LF OF 4" HDPE @ 3.00%

AREA DRAIN P.O.C.
FG: 5890.31
INV. OUT: 5884.68 W

5 LF OF 4" HDPE @ 3.00%

ROOF DRAIN P.O.C.
FG: 5890.02
INV. OUT: 5884.78 S

8 LF OF 4" HDPE @ 3.00%

4"X4"X4" WYE
FG: 5890.38
INV. IN: 5884.54 N
INV. IN: 5884.54 E
INV. OUT: 5884.54 S

6 LF OF 4" HDPE @ 3.00%

STRM XING ABOVE SAN
BOP: 5883.10
TOP: 5882.49
CLEARANCE=0.61'

ROOF DRAIN P.O.C.
FG: 5890.00
INV. OUT: 5884.02 S

10 LF OF 4" HDPE @ 3.00%

ROOF DRAIN P.O.C.
FG: 5889.92
INV. OUT: 5883.23 S

45° HORIZONTAL BEND
FG: 5889.11
INV. IN: 5882.98 N
INV. OUT: 5882.98 SW

3 LF OF 10" HDPE @ 3.00%

45° HORIZONTAL BEND
FG: 5889.38
INV. IN: 5882.89 NE
INV. OUT: 5882.89 S

7 LF OF 10" HDPE @ 3.00%

10"X10"X4" WYE
FG: 5889.40
INV. IN: 5882.69 N
INV. IN: 5882.94 W
INV. OUT: 5882.69 S

8 LF OF 10" HDPE @ 3.00%

ROOF DRAIN P.O.C.
FG: 5889.98
INV. OUT: 5883.10 E

ROOF DRAIN P.O.C.
FG: 5890.00
INV. OUT: 5883.47 S

5 LF OF 4" HDPE @ 3.00%

24 LF OF 10" HDPE @ 3.00%

14 LF OF 4" HDPE @ 3.00%

39 LF OF 10" HDPE @ 2.81%

24 LF OF 10" HDPE @ 2.81%

22 LF OF 10" HDPE @ 2.81%

23 LF OF 10" HDPE @ 2.81%

22 LF OF 10" HDPE @ 2.81%

33 LF OF 10" HDPE @ 2.81%

22 LF OF 10" HDPE @ 2.81%

24 LF OF 10" HDPE @ 2.81%

29 LF OF 10" HDPE @ 2.81%

10"X10"X4" WYE
FG: 5893.29
INV. IN: 5889.31 N
INV. IN: 5889.56 E
INV. OUT: 5889.31 S

22 LF OF 10" HDPE @ 2.81%

90° HORIZONTAL BEND
FG: 5893.92
INV. IN: 5888.70 N
INV. OUT: 5888.70 E

AREA DRAIN P.O.C.
FG: 5893.12
INV. OUT: 5891.22 E

10"X10"X4" WYE
FG: 5893.06
INV. IN: 5887.60 W
INV. IN: 5890.56 N
INV. OUT: 5887.60 E

10"X10"X4" WYE
FG: 5892.82
INV. IN: 5886.93 W
INV. IN: 5887.18 N
INV. OUT: 5886.93 E

10"X10"X4" WYE
FG: 5892.29
INV. IN: 5886.30 W
INV. IN: 5886.55 N
INV. OUT: 5886.30 E

4"X4"X4" WYE
FG: 5891.64
INV. IN: 5886.08 N
INV. IN: 5886.08 W
INV. OUT: 5886.08 S

6 LF OF 4" HDPE @ 3.00%

10"X10"X4" WYE
FG: 5891.75
INV. IN: 5885.65 W
INV. IN: 5885.90 N
INV. OUT: 5885.65 E

10"X10"X4" WYE
FG: 5891.30
INV. IN: 5885.02 W
INV. IN: 5885.27 N
INV. OUT: 5885.02 E

10"X10"X4" WYE
FG: 5890.52
INV. IN: 5884.10 W
INV. IN: 5884.35 N
INV. OUT: 5884.10 E

10"X10"X4" WYE
FG: 5890.01
INV. IN: 5883.47 W
INV. IN: 5883.72 N
INV. OUT: 5883.47 E

10"X10"X4" WYE
FG: 5889.59
INV. IN: 5882.80 W
INV. IN: 5883.05 N
INV. OUT: 5882.80 E

STRM INLET 11
5' CDOT TYPE R
RIM: 5889.01
INV. IN: 5881.98 N
INV. IN: 5881.98 W
INV. OUT: 5879.98 NE

SS

GARAGE 4
16-BAY

GARAGE 5
16-BAY W/ 2 ADA

MATCHLINE REFER TO SHEET C637

NOTES

1. REFER TO ARCHITECTURE PLANS FOR ROOF DRAIN POINT OF CONNECTION DETAILS.
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4. CLEANOUTS SHALL BE PROVIDED AT ALL BENDS. HS-20 LIDS SHALL BE PROVIDED IN ALL TRAFFIC AREAS.
5. REFERENCE GRADING PLANS ON SHEETS C500 – C509 FOR AREA DRAIN GRADING INFORMATION.
6. REFERENCE STORM PLANS FOR ADDITIONAL

NORTH

GRAPHIC SCALE IN FEET
0 5 10 20

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

NO.	REVISION	BY	DATE	APPR.

Kimley»Horn
2024 KIMLEY-HORN AND ASSOCIATES, INC.
6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228-2300

DESIGNED BY: AX
DRAWN BY: FCR
CHECKED BY: MTH
DATE: 11/12/2024

VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

ROOF DRAIN PLAN

PRELIMINARY
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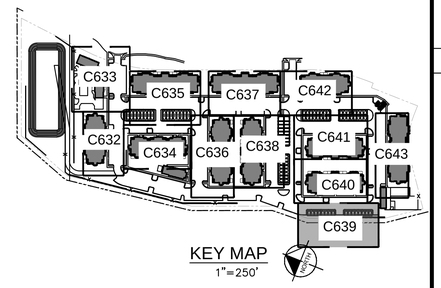
Kimley»Horn
Kimley-Horn and Associates, Inc.

PROJECT NO.
096302017

SHEET
C638

K:\DEN_Civil\096302017_Venetucci Multi-Family\CADD\PlanSheets\CD\096302017 – RP.dwg Hart, Michael 11/14/2024 3:53 PM



NOTES

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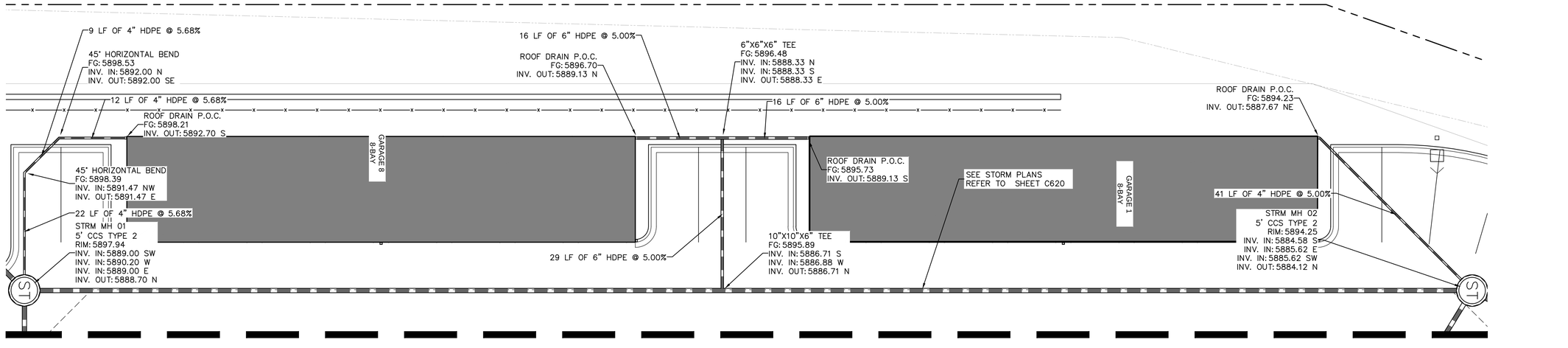

MATCHLINE REFER TO SHEET C640

GRAPHIC SCALE IN FEET
0 5 10 20

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PROJECT NO.
096302017

SHEET
C639

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MATCHLINE REFER TO SHEET C639

90° HORIZONTAL BEND
FG: 5897.45
INV. IN: 5892.08 E
INV. OUT: 5892.08 N

21 LF OF
10" HDPE @ 2.10%

7 LF OF
4" HDPE @ 3.00%

10"X10"X4" WYE
FG: 5897.04
INV. IN: 5891.50 S
INV. IN: 5891.75 E
INV. OUT: 5891.50 N

8 LF OF
4" HDPE @ 3.00%

10"X10"X4" WYE
FG: 5896.69
INV. IN: 5891.03 S
INV. IN: 5891.28 E
INV. OUT: 5891.03 N

10"X10"X4" WYE
FG: 5896.17
INV. IN: 5890.56 S
INV. IN: 5890.81 E
INV. OUT: 5890.56 N

10"X10"X4" WYE
FG: 5895.40
INV. IN: 5889.87 S
INV. IN: 5890.12 E
INV. OUT: 5889.87 N

10"X10"X4" WYE
FG: 5895.02
INV. IN: 5889.40 S
INV. IN: 5889.65 E
INV. OUT: 5889.40 N

10"X10"X4" WYE
FG: 5894.71
INV. IN: 5889.17 E
INV. IN: 5888.92 S
INV. OUT: 5888.92 N

10"X10"X4" WYE
FG: 5893.93
INV. IN: 5888.45 S
INV. IN: 5888.70 E
INV. OUT: 5888.45 N

10"X10"X4" WYE
FG: 5893.64
INV. IN: 5887.98 S
INV. IN: 5888.23 E
INV. OUT: 5887.98 NW

39 LF OF
12" HDPE @ 1.00%

STRM INLET 01
5' CDOT TYPE R
RIM: 5893.40
INV. IN: 5887.54 E
INV. IN: 5887.54 SE
INV. OUT: 5886.04 W

28 LF OF
10" HDPE @ 2.10%

22 LF OF
10" HDPE @ 2.10%

22 LF OF
10" HDPE @ 2.10%

33 LF OF
10" HDPE @ 2.10%

22 LF OF
10" HDPE @ 2.10%

23 LF OF
10" HDPE @ 2.10%

22 LF OF
10" HDPE @ 2.10%

22 LF OF
10" HDPE @ 2.10%

21 LF OF
10" HDPE @ 2.10%

AREA DRAIN P.O.C.
FG: 5897.11
INV. OUT: 5892.21 N

ROOF DRAIN P.O.C.
FG: 5896.97
INV. OUT: 5892.12 W

9 LF OF
4" HDPE @ 3.00%

ROOF DRAIN P.O.C.
FG: 5896.97
INV. OUT: 5893.25 S

8 LF OF
4" HDPE @ 3.00%

4"X4"X4" WYE
FG: 5897.05
INV. IN: 5893.02 N
INV. IN: 5893.02 E
INV. OUT: 5893.02 S

5 LF OF
4" HDPE @ 3.00%

AREA DRAIN P.O.C.
FG: 5897.04
INV. OUT: 5893.17 W

ROOF DRAIN P.O.C.
FG: 5896.96
INV. OUT: 5893.13 S

9 LF OF
10" HDPE @ 2.10%

10"X10"X4" WYE
FG: 5897.09
INV. IN: 5892.51 E
INV. IN: 5892.76 N
INV. OUT: 5892.51 W

20 LF OF
10" HDPE @ 2.10%

90° HORIZONTAL BEND
FG: 5896.68
INV. IN: 5892.94 N
INV. OUT: 5892.94 W

4"X4"X4" WYE
FG: 5897.02
INV. IN: 5891.99 E
INV. IN: 5891.99 S
INV. OUT: 5891.99 W

4 LF OF
4" HDPE @ 3.00%

13 LF OF
4" HDPE @ 3.00%

ROOF DRAIN P.O.C.
FG: 5896.97
INV. OUT: 5891.66 W

17 LF OF
4" HDPE @ 5.00%

7 LF OF
4" HDPE @ 3.00%

ROOF DRAIN P.O.C.
FG: 5896.95
INV. OUT: 5891.68 W

4"X4"X4" WYE
FG: 5895.46
INV. IN: 5890.33 E
INV. IN: 5890.33 S
INV. OUT: 5890.33 W

6 LF OF 4" HDPE @ 3.00%

ROOF DRAIN P.O.C.
FG: 5895.47
INV. OUT: 5890.51 W

11 LF OF 4" HDPE @ 3.00%

AREA DRAIN P.O.C.
FG: 5895.60
INV. OUT: 5890.65 N

13 LF OF
4" HDPE @ 3.00%

8 LF OF
4" HDPE @ 3.00%

ROOF DRAIN P.O.C.
FG: 5895.47
INV. OUT: 5890.03 W

13 LF OF
4" HDPE @ 3.00%

AREA DRAIN P.O.C.
FG: 5894.50
INV. OUT: 5889.49 S

3 LF OF 4" HDPE @ 3.00%

4"X4"X4" WYE
FG: 5894.52
INV. IN: 5889.40 E
INV. IN: 5889.40 N
INV. OUT: 5889.40 W

10 LF OF 4" HDPE @ 3.00%

ROOF DRAIN P.O.C.
FG: 5893.99
INV. OUT: 5889.69 W

13 LF OF
4" HDPE @ 3.00%

ROOF DRAIN P.O.C.
FG: 5893.97
INV. OUT: 5889.09 W

ROOF DRAIN P.O.C.
FG: 5893.97
INV. OUT: 5888.61 W

23 LF OF
10" HDPE @ 5.00%

ROOF DRAIN P.O.C.
FG: 5893.96
INV. OUT: 5889.45 N

10 LF OF
4" HDPE @ 5.00%

18 LF OF
10" HDPE @ 5.00%

10"X10"X4" WYE
FG: 5893.58
INV. IN: 5888.71 E
INV. IN: 5888.96 S
INV. OUT: 5888.71 W

BUILDING 7
BUILDING TYPE A

45° HORIZONTAL BEND
FG: 5893.71
INV. IN: 5889.61 SE
INV. OUT: 5889.61 W

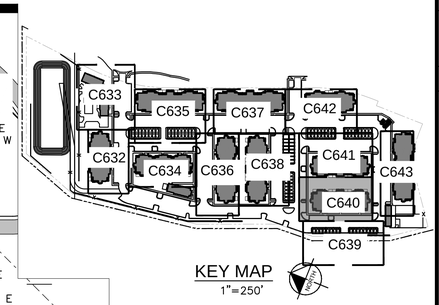
3 LF OF 10" HDPE @ 5.00%

ROOF DRAIN P.O.C.
FG: 5893.93
INV. OUT: 5889.78 NW

AREA DRAIN P.O.C.
FG: 5888.29
INV. OUT: 5885.01 NE

59 LF OF 10" HDPE @ 2.00%

MATCHLINE REFER TO SHEET C641



KEY MAP
1"=250'

NOTES

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6. REFERENCE STORM PLANS FOR ADDITIONAL

NORTH

GRAPHIC SCALE IN FEET
0 5 10 20

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

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NO.	REVISION	BY	DATE	APPR.

Kimley»Horn
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ROOF DRAIN PLAN

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Kimley»Horn
Kimley-Horn and Associates, Inc.

PROJECT NO.
096302017

SHEET
C640

MATCHLINE REFER TO SHEET C640

45° HORIZONTAL BEND
FG: 5894.14
INV. IN: 5889.00 NW
INV. OUT: 5889.00 E

12 LF OF 10" HDPE @ 1.35%

12 LF OF 10" HDPE @ 1.35%

ROOF DRAIN P.O.C.
FG: 5893.53
INV. OUT: 5889.17 SE

10"X10"X4" WYE
FG: 5894.03
INV. IN: 5888.84 W
INV. IN: 5889.09 N
INV. OUT: 5888.84 E

AREA DRAIN P.O.C.
FG: 5893.85
INV. OUT: 5889.52 E

7 LF OF 4" HDPE @ 2.00%

8 LF OF 4" HDPE @ 3.54%

4"X4"X4" TEE
FG: 5893.84
INV. IN: 5889.38 N
INV. IN: 5889.38 W
INV. OUT: 5889.38 S

8 LF OF 4" HDPE @ 3.54%

ROOF DRAIN P.O.C.
FG: 5893.50
INV. OUT: 5889.67 S

ROOF DRAIN P.O.C.
FG: 5893.50
INV. OUT: 5887.53 E

ROOF DRAIN P.O.C.
FG: 5893.50
INV. OUT: 5886.62 E

AREA DRAIN P.O.C.
FG: 5892.19
INV. OUT: 5886.57 N

4 LF OF 4" HDPE @ 5.00%

ROOF DRAIN P.O.C.
FG: 5892.00
INV. OUT: 5886.62 E

5 LF OF
4" HDPE @ 5.00%

4"X4"X4" WYE
FG: 5892.12
INV. IN: 5886.38 W
INV. IN: 5886.38 S
INV. OUT: 5886.38 E

ROOF DRAIN P.O.C.
FG: 5892.00
INV. OUT: 5886.33 E

BUILDING 8
BUILDING TYPE A

ROOF DRAIN P.O.C.
FG: 5890.51
INV. OUT: 5886.11 E

9 LF OF
4" HDPE @ 5.00%

4"X4"X4" WYE
FG: 5890.83
INV. IN: 5885.66 W
INV. IN: 5885.66 N
INV. OUT: 5885.66 E

5 LF OF 4" HDPE @ 5.00%

AREA DRAIN P.O.C.
FG: 5890.77
INV. OUT: 5885.92 S

ROOF DRAIN P.O.C.
FG: 5890.50
INV. OUT: 5885.59 E

ROOF DRAIN P.O.C.
FG: 5890.50
INV. OUT: 5886.22 N

ROOF DRAIN P.O.C.
FG: 5890.50
INV. OUT: 5885.27 E

AREA DRAIN P.O.C.
FG: 5890.60
INV. OUT: 5886.70 E

4 LF OF 10" HDPE @ 2.00%

ROOF DRAIN P.O.C.
FG: 5890.50
INV. OUT: 5886.17 N

45° HORIZONTAL BEND
FG: 5890.96
INV. IN: 5883.82 SW
INV. OUT: 5883.82 E

18 LF OF
4" HDPE @ 2.00%

10"X10"X4" TEE
FG: 5890.49
INV. IN: 5886.10 S
INV. IN: 5886.35 W
INV. OUT: 5886.10 N

4 LF OF 10" HDPE @ 2.00%

45° HORIZONTAL BEND
FG: 5890.48
INV. IN: 5886.01 S
INV. OUT: 5886.01 NE

7 LF OF
10" HDPE @ 2.00%

15 LF OF
10" HDPE @ 2.00%

45° HORIZONTAL BEND
FG: 5890.33
INV. IN: 5885.87 SW
INV. OUT: 5885.87 E

10"X10"X4" TEE
FG: 5890.10
INV. IN: 5885.56 W
INV. IN: 5885.82 S
INV. OUT: 5885.56 NE

20 LF OF
4" HDPE @ 2.00%

15 LF OF
10" HDPE @ 2.00%

STRM INLET 07
5' CDOT TYPE R
FG: 5889.87
INV. IN: 5885.27 SW
INV. OUT: 5883.77 E

STRM INLET 08
5' CDOT TYPE R
FG: 5889.76
INV. IN: 5883.48 W
INV. IN: 5883.48 S
INV. OUT: 5882.41 N

14 LF OF
15" HDPE @ 2.00%

SEE STORM PLANS
REFER TO SHEET C624

15" 33 LF OF HDPE @ 1.96%

88 LF OF 10" HDPE @ 2.34%

13 LF OF
10" HDPE @ 1.35%

4 LF OF
4" HDPE @ 5.00%

19 LF OF 4" HDPE @ 1.68%

14 LF OF
4" HDPE @ 5.00%

19 LF OF 4" HDPE @ 5.00%

14 LF OF
4" HDPE @ 5.00%

19 LF OF 4" HDPE @ 5.00%

19 LF OF 4" HDPE @ 5.00%

26 LF OF 15" HDPE @ 1.35%

22 LF OF 15" HDPE @ 1.35%

22 LF OF 15" HDPE @ 1.35%

23 LF OF 15" HDPE @ 1.35%

22 LF OF 15" HDPE @ 1.35%

33 LF OF 15" HDPE @ 1.35%

22 LF OF 15" HDPE @ 1.35%

22 LF OF 15" HDPE @ 1.35%

26 LF OF 15" HDPE @ 1.35%

STRM INLET 06
5' CDOT TYPE R
RIM: 5893.87
INV. IN: 5888.67 W
INV. OUT: 5887.67 NE

13 LF OF
15" HDPE @ 1.35%

STRM MH 12
5' CCS TYPE 2
RIM: 5893.79
INV. IN: 5887.47 SW
INV. OUT: 5886.47 N

4"X4"X4" WYE
FG: 5893.53
INV. IN: 5887.35 W
INV. IN: 5887.35 S
INV. OUT: 5887.35 E

15 LF OF
4" HDPE @ 5.00%

15"X15"X4" WYE
FG: 5893.05
INV. IN: 5886.10 S
INV. IN: 5886.60 W
INV. OUT: 5886.10 N

5 LF OF 4" HDPE @ 5.00%

15"X15"X4" WYE
FG: 5892.81
INV. IN: 5885.80 S
INV. IN: 5886.30 W
INV. OUT: 5885.80 N

ROOF DRAIN P.O.C.
FG: 5893.48
INV. OUT: 5887.17 E

23 LF OF
4" HDPE @ 5.00%

15"X15"X4" WYE
FG: 5892.40
INV. IN: 5885.49 S
INV. IN: 5885.99 W
INV. OUT: 5885.49 N

15"X15"X4" WYE
FG: 5891.82
INV. IN: 5885.19 S
INV. IN: 5885.69 W
INV. OUT: 5885.19 N

15"X15"X4" WYE
FG: 5891.26
INV. IN: 5885.38 W
INV. IN: 5884.88 S
INV. OUT: 5884.88 N

15"X15"X4" WYE
FG: 5890.57
INV. IN: 5884.44 S
INV. IN: 5884.94 W
INV. OUT: 5884.44 N

15"X15"X4" WYE
FG: 5890.02
INV. IN: 5884.14 S
INV. IN: 5884.64 W
INV. OUT: 5884.14 N

15"X15"X4" WYE
FG: 5889.69
INV. IN: 5883.83 S
INV. IN: 5884.33 W
INV. OUT: 5883.83 N

STORM XING UNDER SAN
BOP: 5887.31
TOP: 5885.34
CLEARANCE=1.97'

STRM MH 13
4' CCS TYPE 2
FG: 5889.57
INV. IN: 5881.76 S
INV. IN: 5881.76 W
INV. OUT: 5880.96 E

AREA DRAIN P.O.C.
FG: 5893.57
INV. OUT: 5887.57 N

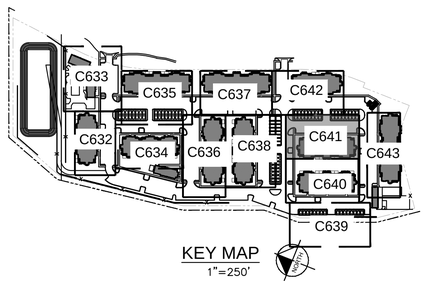
GARAGE 7
16-BAY

GARAGE 6
16-BAY

VAN

ST

MATCHLINE REFER TO SHEET C642



KEY MAP
1"=250'

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GRAPHIC SCALE IN FEET
0 5 10 20

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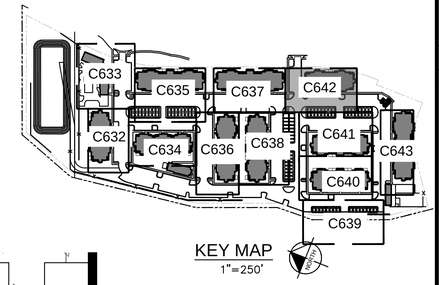
PROJECT NO.
096302017

SHEET
C641



KEY MAP
1"=250'

MATCHLINE REFER TO SHEET C641

SEE STORM PLANS
REFER TO SHEET C624

STRM XING ABOVE SAN
BOP: 5882.64
TOP: 5880.01
CLEARANCE=2.64'

5+00

6+00

90° HORIZONTAL BEND
FG: 5891.95
INV. IN: 5886.00 E
INV. OUT: 5886.00 N

31 LF OF
10" HDPE @ 2.34%

10"X10"X4" WYE
FG: 5891.07
INV. IN: 5885.28 S
INV. IN: 5885.53 E
INV. OUT: 5885.28 N

25 LF OF
10" HDPE @ 2.34%

10"X10"X4" WYE
FG: 5890.69
INV. IN: 5884.70 S
INV. IN: 5884.95 E
INV. OUT: 5884.70 N

21 LF OF
10" HDPE @ 2.34%

10"X10"X4" WYE
FG: 5890.38
INV. IN: 5884.20 S
INV. IN: 5884.45 E
INV. OUT: 5884.20 N

26 LF OF
10" HDPE @ 2.34%

10"X10"X4" WYE
FG: 5889.84
INV. IN: 5883.59 S
INV. IN: 5883.84 E
INV. OUT: 5883.59 N

22 LF OF
10" HDPE @ 2.34%

10"X10"X4" WYE
FG: 5889.41
INV. IN: 5883.09 S
INV. IN: 5883.34 E
INV. OUT: 5883.09 N

24 LF OF
10" HDPE @ 2.34%

10"X10"X4" WYE
FG: 5888.94
INV. IN: 5882.51 S
INV. IN: 5882.76 E
INV. OUT: 5882.51 N

20 LF OF
10" HDPE @ 2.34%

STRM INLET 09
5' CDOT TYPE R
FG: 5888.94
INV. IN: 5882.05 NE
INV. IN: 5882.05 S
INV. OUT: 5881.35 N

23 LF OF
15" HDPE @ 2.22%

STRM MH 15
4' CCS TYPE 2
FG: 5888.01
INV. IN: 5880.80 S
INV. IN: 5879.92 W
INV. IN: 5879.90 E
INV. OUT: 5879.60 N

AREA DRAIN P.O.C.
FG: 5891.78
INV. OUT: 5886.22 N

12 LF OF
4" HDPE @ 3.00%

26 LF OF
10" HDPE @ 2.34%

13 LF OF
4" HDPE @ 2.50%

14 LF OF
4" HDPE @ 3.00%

19 LF OF
4" HDPE @ 3.00%

12 LF OF
4" HDPE @ 3.00%

14 LF OF
4" HDPE @ 3.00%

19 LF OF
4" HDPE @ 3.00%

ROOF DRAIN P.O.C.
FG: 5889.92
INV. OUT: 5883.77 W

45° HORIZONTAL BEND
FG: 5889.18
INV. IN: 5882.31 NE
INV. OUT: 5882.31 SW

9 LF OF
10" HDPE @ 3.00%

13 LF OF
10" HDPE @ 3.00%

ROOF DRAIN P.O.C.
FG: 5889.92
INV. OUT: 5883.33 W

9 LF OF
10" HDPE @ 3.00%

4"X4"X4" WYE
FG: 5891.49
INV. IN: 5885.86 E
INV. IN: 5885.86 S
INV. OUT: 5885.86 W

ROOF DRAIN P.O.C.
FG: 5891.42
INV. OUT: 5885.38 W

ROOF DRAIN P.O.C.
FG: 5891.40
INV. OUT: 5885.02 W

AREA DRAIN P.O.C.
FG: 5890.14
INV. OUT: 5884.33 S

4 LF OF 4" HDPE @ 3.00%

45° HORIZONTAL BEND
FG: 5888.88
INV. IN: 5882.69 E
INV. OUT: 5882.69 SW

ROOF DRAIN P.O.C.
FG: 5891.43
INV. OUT: 5887.00 S

5 LF OF 4" HDPE @ 2.50%

ROOF DRAIN P.O.C.
FG: 5891.42
INV. OUT: 5886.00 W

4"X4"X4" WYE
FG: 5890.20
INV. IN: 5884.20 E
INV. IN: 5884.20 N
INV. OUT: 5884.20 W

7 LF OF 4" HDPE @ 3.00%

ROOF DRAIN P.O.C.
FG: 5889.92
INV. OUT: 5883.44 N

7 LF OF 4" HDPE @ 3.00%

16 LF OF
10" HDPE @ 3.00%

7 LF OF 4" HDPE @ 2.02%

10"X10"X4" WYE
FG: 5891.85
INV. IN: 5886.60 E
INV. IN: 5886.85 N
INV. OUT: 5886.60 W

ROOF DRAIN P.O.C.
FG: 5889.93
INV. OUT: 5884.41 W

10"X10"X4" WYE
FG: 5888.93
INV. IN: 5882.97 E
INV. IN: 5883.22 S
INV. OUT: 5882.97 W

17 LF OF
10" HDPE @ 2.34%

ROOF DRAIN P.O.C.
FG: 5891.41
INV. OUT: 5887.00 W

BUILDING 9
BUILDING TYPE D

ROOF DRAIN P.O.C.
FG: 5889.84
INV. OUT: 5883.45 W

ST

ST

MATCHLINE REFER TO SHEET C637

NOTES

1. REFER TO ARCHITECTURE PLANS FOR ROOF DRAIN POINT OF CONNECTION DETAILS.
2. ALL AREA DRAINS SHALL BE NDS SPEE–D BASINS 12" ROUND GRATE OR APPROVED EQUAL.
3. AREA DRAINS IN POOL AND AMENITY AREAS ARE TO BE NDS DECORATIVE BLACK BOTANICAL GRATES. TRENCH DRAINS SHALL BE NDS SPEE–D CHANNEL DRAIN OR APPROVED EQUAL.
4. CLEANOUTS SHALL BE PROVIDED AT ALL BENDS. HS–20 LIDS SHALL BE PROVIDED IN ALL TRAFFIC AREAS.
5. REFERENCE GRADING PLANS ON SHEETS C500 – C509 FOR AREA DRAIN GRADING INFORMATION.
6. REFERENCE STORM PLANS FOR ADDITIONAL

NORTH

GRAPHIC SCALE IN FEET
0 5 10 20

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

NO.	REVISION	BY	DATE	APPR.

Kimley»Horn
2024 KIMLEY–HORN AND ASSOCIATES, INC.
6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228–2300

DESIGNED BY: AX
DRAWN BY: FCR
CHECKED BY: MTH
DATE: 11/12/2024

VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

ROOF DRAIN PLAN

PRELIMINARY
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NOT FOR CONSTRUCTION
Kimley»Horn
Kimley-Horn and Associates, Inc.

PROJECT NO.
096302017

SHEET
C642

K:\DEN_Civil\096302017_Venetucci Multi-Family\CADD\PlanSheets\CD\096302017 – RP.dwg Hart, Michael 11/14/2024 3:54 PM

NOTES

1. REFER TO ARCHITECTURE PLANS FOR ROOF DRAIN POINT OF CONNECTION DETAILS.
2. ALL AREA DRAINS SHALL BE NDS SPEE-D BASINS 12" ROUND GRATE OR APPROVED EQUAL.
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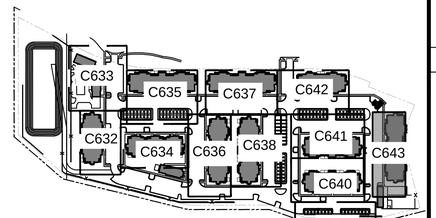
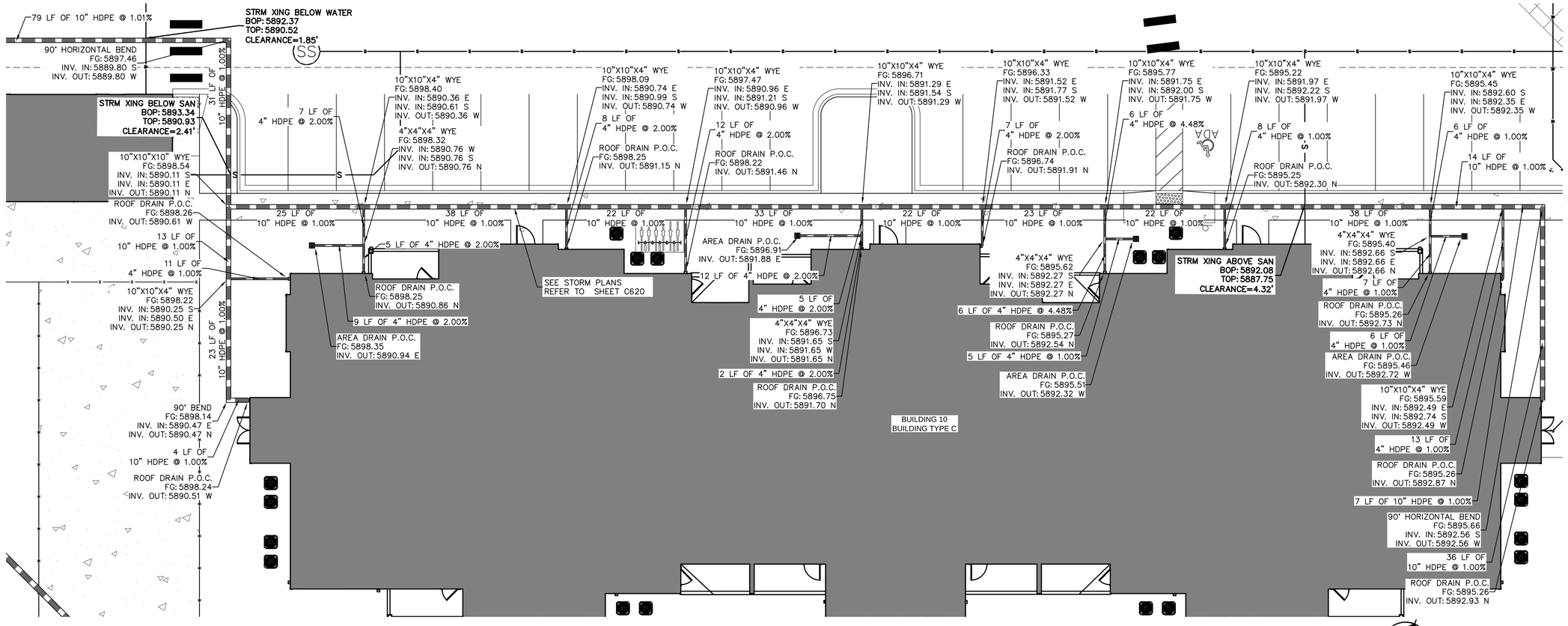
5. REFERENCE GRADING PLANS ON SHEETS C500 – C509 FOR AREA DRAIN GRADING INFORMATION.
6. REFERENCE STORM PLANS FOR ADDITIONAL



KEY MAP
1"=250'



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NO.	REVISION	BY	DATE	APPR.

Kimley»Horn
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6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228-2300

DESIGNED BY: AX
DRAWN BY: FCR
CHECKED BY: MTH
DATE: 11/12/2024

VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

ROOF DRAIN PLAN

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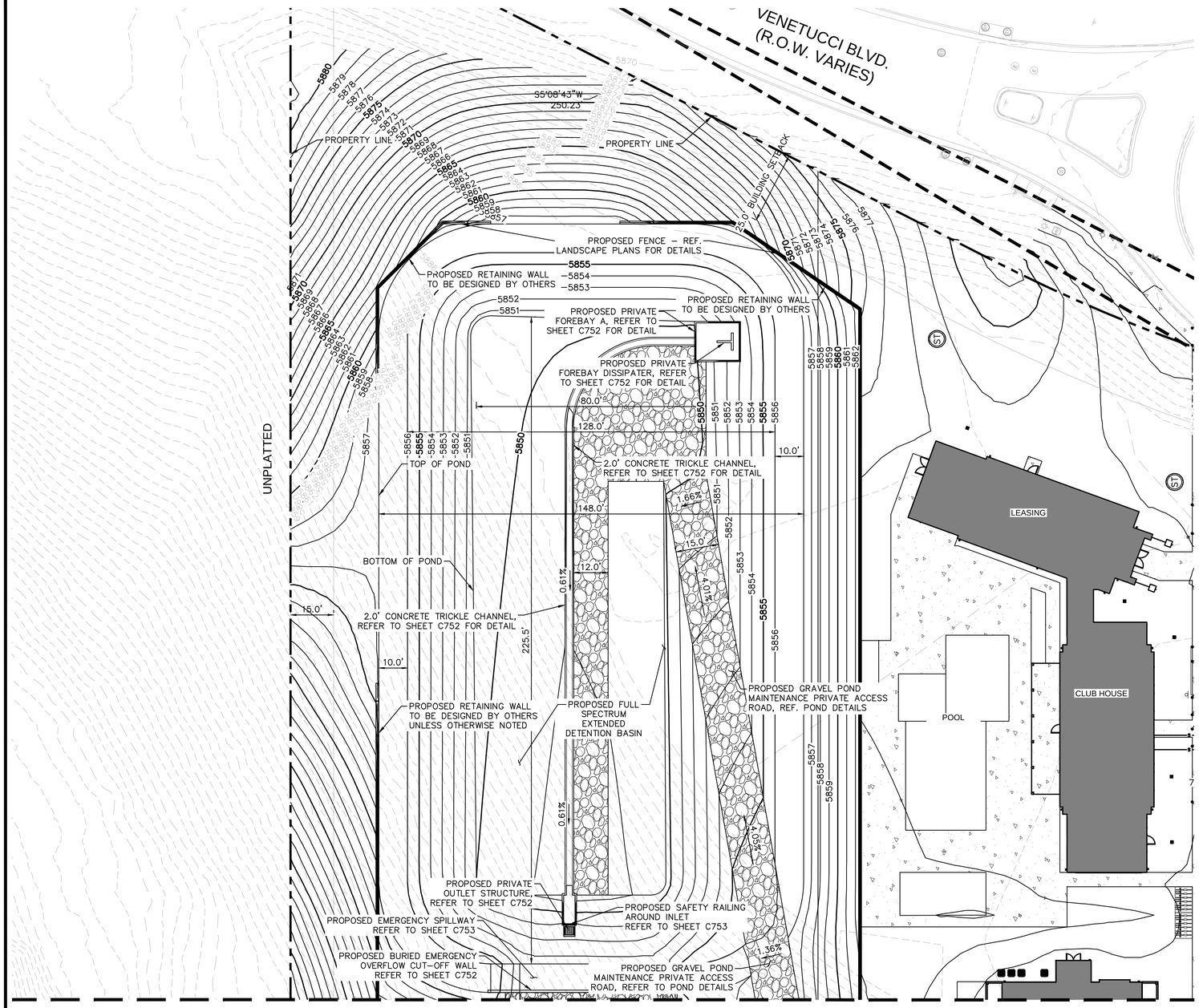
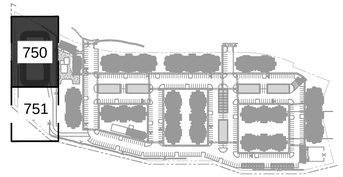
Kimley»Horn
Kimley-Horn and Associates, Inc.

PROJECT NO.
096302017

SHEET
C643

K:\DEN_Civil\096302017_Venetucci Multi-Family\CADD\PlanSheets\CD\096302017 – RP.dwg Hart, Michael 11/14/2024 3:54 PM





KEYMAP
NTS

LEGEND

- PROPERTY LINE
- XXXX — PROPOSED MAJOR CONTOUR
- XXXX — PROPOSED MINOR CONTOUR
- XXXX — EXISTING MAJOR CONTOUR
- XXXX — EXISTING MINOR CONTOUR
- PROPOSED CONCRETE SIDEWALK
- EMERGENCY SPILLWAY RIP RAP
- PROP. MAINTENANCE ACCESS ROAD GRAVEL
- PROPOSED RETAINING WALL
- PROPOSED FENCE
- ST — PROPOSED STORM MANHOLE
- PROPOSED STORM INLET

NOTES

1. ALL SPOT ELEVATIONS ARE FINISHED GRADE UNLESS OTHERWISE NOTED.
2. MANHOLE AND INLET RIM ELEVATIONS SHALL BE AT FINISHED GRADE ELEVATION UNLESS OTHERWISE NOTED.
3. SLOPES WITHIN THE POND SHALL NOT EXCEED 4:1.

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

GRAPHIC SCALE IN FEET
0 10 20 40

NORTH

NO.	REVISION	BY	DATE	APPR.

Kimley»Horn
2024 KIMLEY-HORN AND ASSOCIATES, INC.
6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228-2300

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DATE: 11/12/2024

VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

DETENTION POND PLAN

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PROJECT NO.
096302017

SHEET
C750

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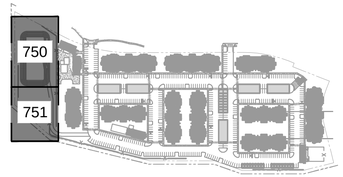
MATCHLINE - SEE SHEET 750 FOR CONTINUATION



KEYMAP
NTS

LEGEND

- PROPERTY LINE
- XXXX — PROPOSED MAJOR CONTOUR
- XXXX — PROPOSED MINOR CONTOUR
- XXXX — EXISTING MAJOR CONTOUR
- XXXX — EXISTING MINOR CONTOUR
- PROPOSED CONCRETE SIDEWALK
- EMERGENCY SPILLWAY RIP RAP
- PROP. MAINTENANCE ACCESS ROAD GRAVEL
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- PROPOSED STORM INLET

NOTES

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ABBREVIATIONS

BOW	FINISHED GRADE AT BOTTOM OF WALL
FG	FINISHED GRADE
FL	FLOW LINE ELEVATION
SW	SIDEWALK ELEVATION
TOW	FINISHED GRADE AT TOP OF WALL

GRAPHIC SCALE IN FEET
0 10 20 40

NORTH

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

NO.	REVISION	BY	DATE	APPR.

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VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

DETAILED POND PLAN

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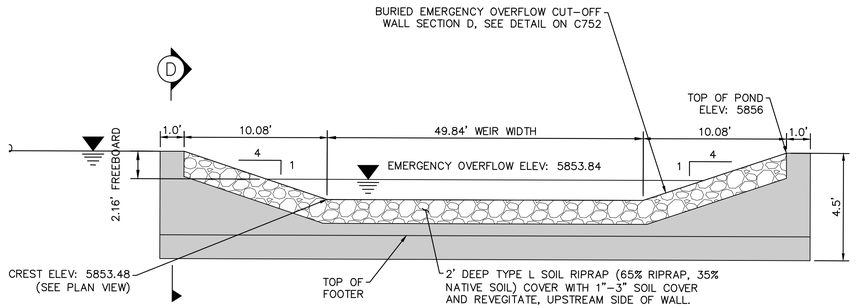
Kimley»Horn
Kimley-Horn and Associates, Inc.

PROJECT NO.
096302017

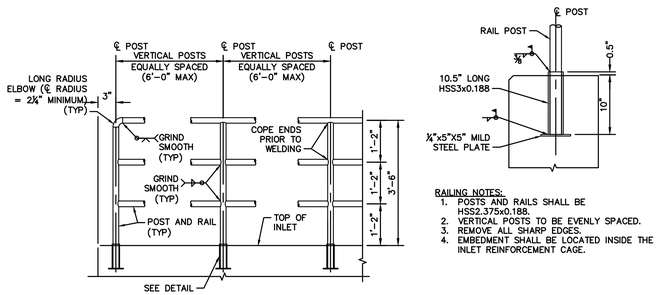
SHEET
C751

K:\DEN_Civil\096302017_Venetucci Multi-Family\CADD\PlanSheets\CD\096302017 - PP_DT.dwg Hart, Michael 11/14/2024 3:56 PM



EMERGENCY SPILLWAY PROFILE

N.T.S.



OUTLET STRUCTURE SAFETY RAILING DETAIL N.T.S.

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K:\DEN_Civil\096302017_Venetucci Multi-Family\CADD\PlanSheets\CD\096302017 - PP_DET.dwg Hart, Michael 11/14/2024 3:57 PM

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Kimley»Horn
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6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228-2300

DESIGNED BY: AX
DRAWN BY: FCR
CHECKED BY: MTH
DATE: 11/12/2024

VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

POND DETAILS

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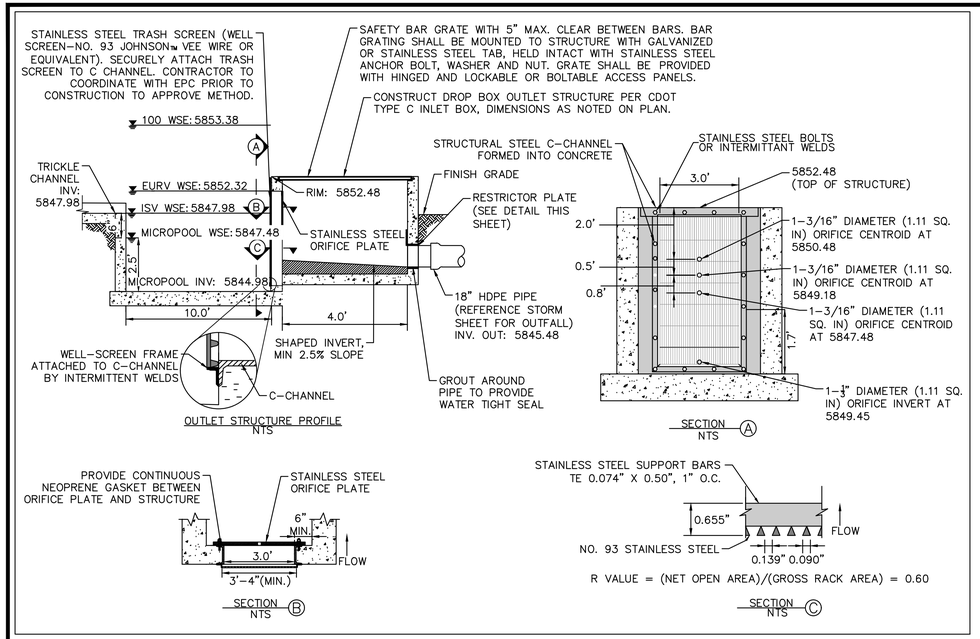
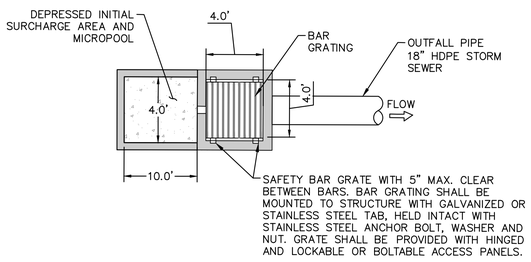
Kimley-Horn and Associates, Inc.

PROJECT NO.
096302017

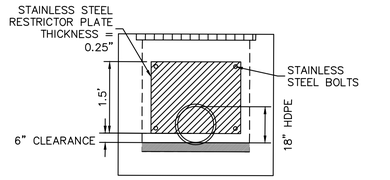
SHEET
C752



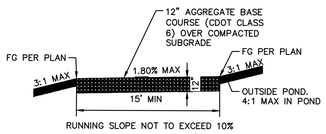
OUTLET STRUCTURE PROFILE DETAIL
N.T.S.



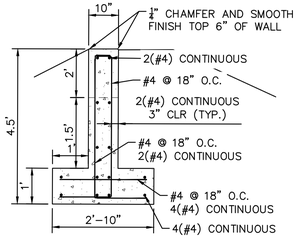
OUTLET STRUCTURE PLAN VIEW DETAIL
N.T.S.



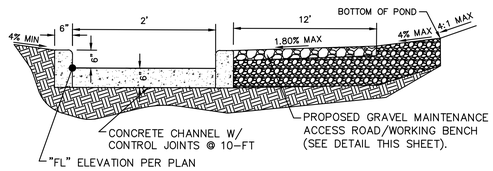
100-YEAR FLOW RESTRICTOR DETAIL
N.T.S.



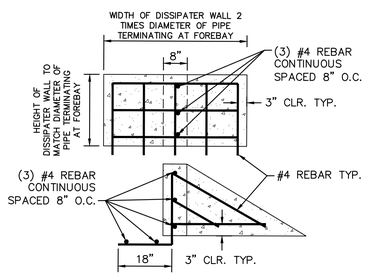
MAINTENANCE ROAD CROSS SECTION
N.T.S.



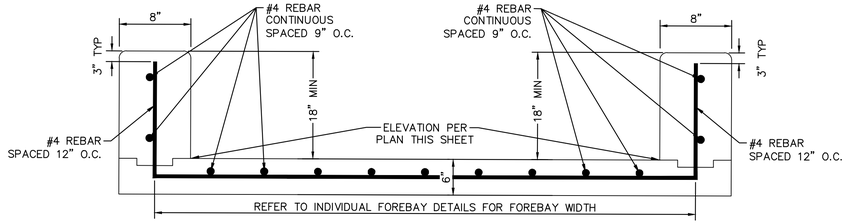
BURIED EMERGENCY OVERFLOW CUT-OFF WALL SECTION D
N.T.S.



TRICKLE CHANNEL TYPICAL SECTION
N.T.S.



FOREBAY "T" DISSIPATER DETAIL
N.T.S.



FOREBAY TYPICAL WALL SECTION
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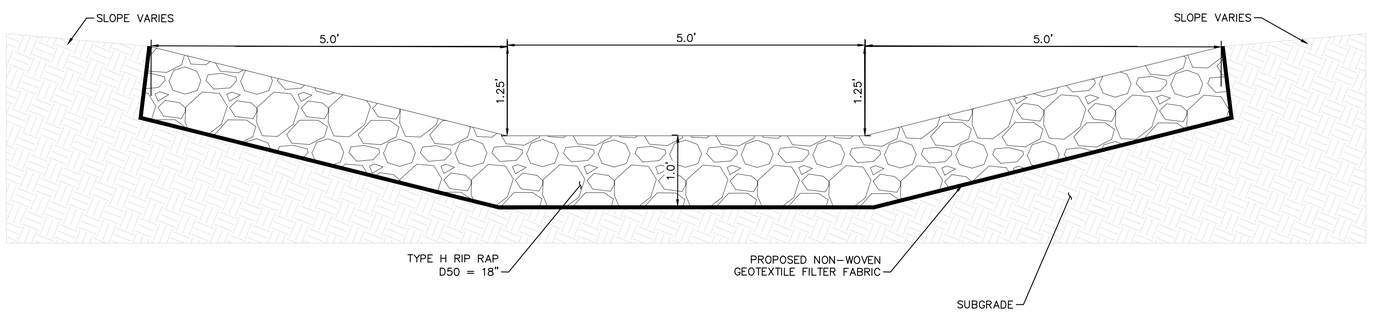
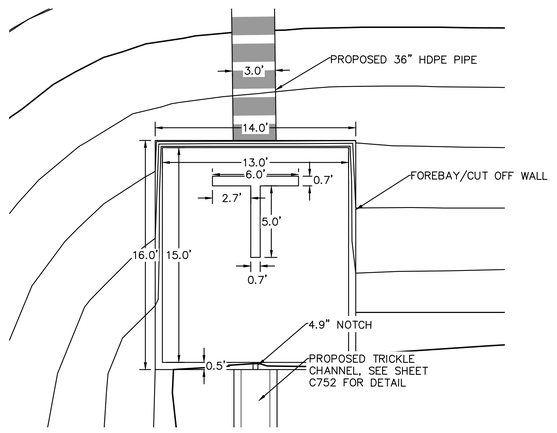


EMERGENCY SPILLWAY CHANNEL- CROSS SECTION DETAIL
N.T.S.



FOREBAY PLAN VIEW DETAIL
N.T.S.

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

Kimley»Horn
2024 KIMLEY–HORN AND ASSOCIATES, INC.
6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228–2300

NO.	REVISION	BY	DATE	APPR.

DESIGNED BY: AX
DRAWN BY: FCR
CHECKED BY: MTH
DATE: 11/12/2024

VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

POND DETAILS

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Kimley»Horn
Kimley-Horn and Associates, Inc.

PROJECT NO.
096302017

SHEET
C753

K:\DEN_Civil\096302017_Venetucci Multi-Family\CADD\PlanSheets\CD\096302017 - PP_DET.dwg Hart, Michael 11/14/2024 3:58 PM

12"x18"
MINIMUM SIZE

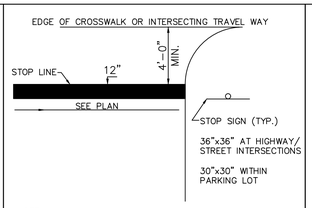
MUTCD R8-31 FIRE LANE SIGN DETAIL

NOT TO SCALE

30"x30"
MINIMUM SIZE

BACKGROUND
4090 (3M–WHITE DIAMOND GRADE) OR EQUIVALENT
FOREGROUND
1172 C (3M–RED EC FILM) OR EQUIVALENT

MUTCD R1-1 SIGN DETAIL

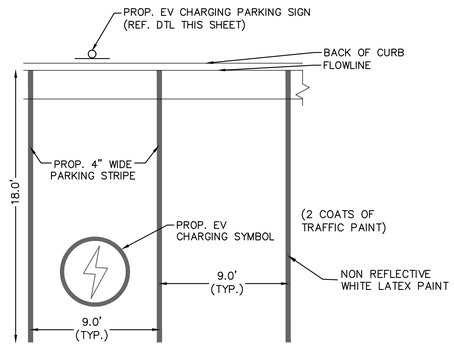


NOTE:

1. WORDS AND LINES SHALL BE APPLIED IN ACCORDANCE WITH SECTIONS 3B.16 AND 3B.20 OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS.
2. THESE WORDS AND BAR ARE TO BE PAINTED RETROREFLECTIVE WHITE.

STOP SIGNAGE AND MARKING

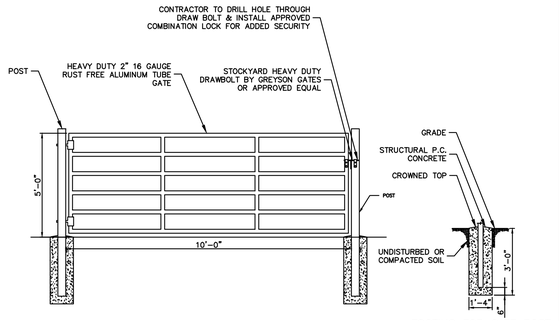
NOT TO SCALE



ELECTRIC VEHICLE PARKING DETAIL

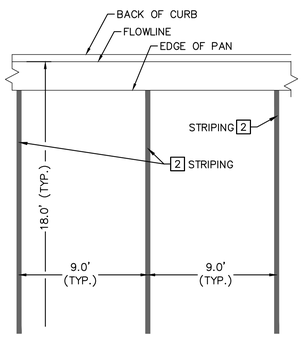
N.T.S.

EV CHARGING PARKING SIGNAGE



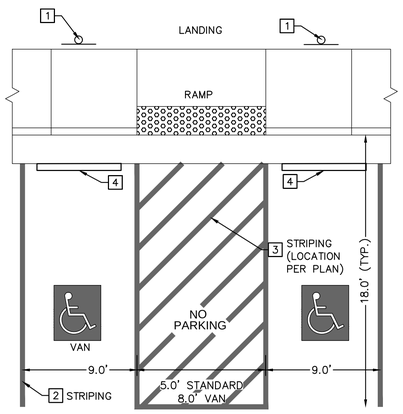
POND MAINTENANCE ACCESS GATE DETAIL

N.T.S.



STANDARD PARKING DETAIL

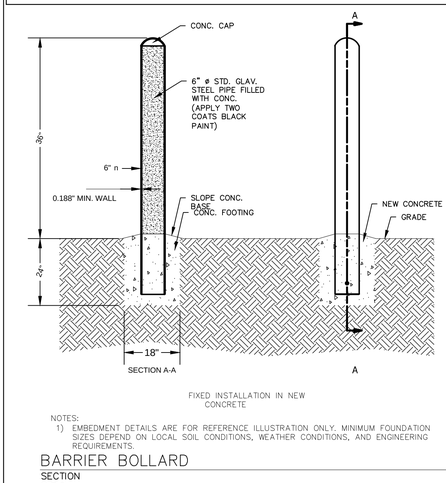
N.T.S.



*ALL STALLS ARE STANDARD UNLESS OTHERWISE NOTED ON PLAN.

ACCESSIBLE PARKING DETAIL

N.T.S.



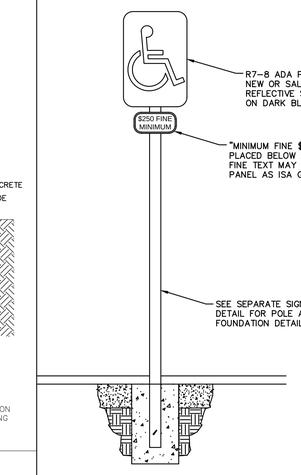
FIXED INSTALLATION IN NEW CONCRETE

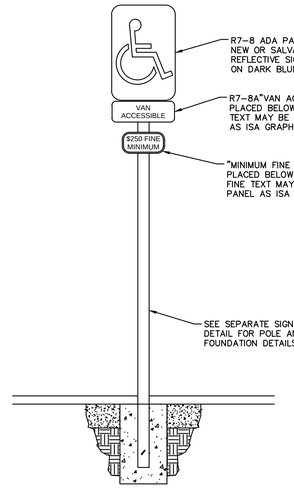
NOTES:

1) EMBEDMENT DETAILS ARE FOR REFERENCE ILLUSTRATION ONLY. MINIMUM FOUNDATION SIZES DEPEND ON LOCAL SOIL CONDITIONS, WEATHER CONDITIONS, AND ENGINEERING REQUIREMENTS.

BARRIER BOLLARD

SECTION
N.T.S





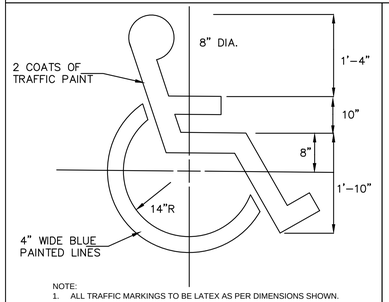
ADA PARKING SIGN DETAILS

N.T.S.

1 PROPOSED ADA SIGNAGE. BOTTOM OF SIGN TO BE MOUNTED 5' ABOVE FINISHED GRADE.
2 PROPOSED 4" WIDE PARKING STRIPE
3 PROPOSED 4" WIDE DIAGONAL PAVEMENT MARKINGS AT 36" ON CENTER
4 PROPOSED WHEEL STOP BLOCK

PARKING DETAILS

N.T.S.



NOTE:

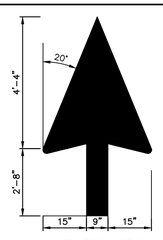
1. ALL TRAFFIC MARKINGS TO BE LATEX AS PER DIMENSIONS SHOWN.

HANDICAP SYMBOL

N.T.S.

MUTCD R7-8 AND R7-8a ACCESSIBLE PARKING SIGN

N.T.S.

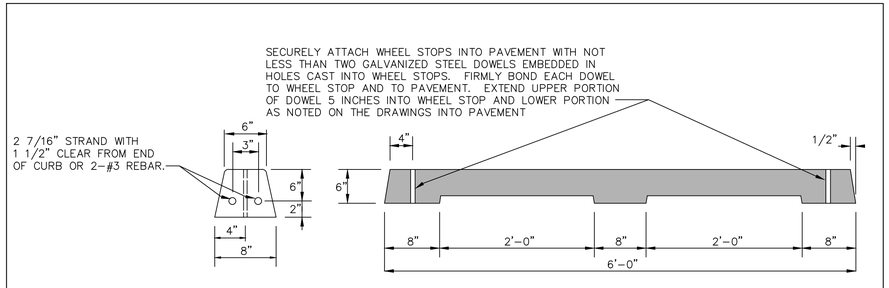


TRAFFIC ARROW

NOTE:
PAINT SHALL BE APPLIED AT A THICKNESS OF 22 WET MILS AND 15 DRY MILS.

TYPICAL PAVEMENT MARKINGS

NOT TO SCALE



CONCRETE WHEEL STOP DETAIL

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Kimley»Horn
2024 KIMLEY-HORN AND ASSOCIATES, INC.
6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228-2300

NO.	REVISION	BY	DATE	APPR.

DESIGNED BY: AX
DRAWN BY: FCR
CHECKED BY: MTH
DATE: 11/12/2024

VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS
CONSTRUCTION DETAILS

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PROJECT NO.
096302017

SHEET
C800

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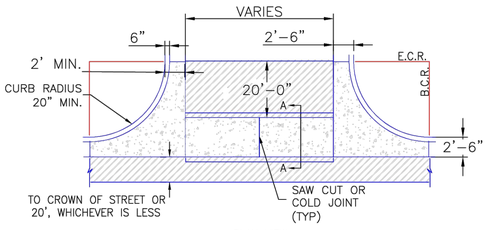
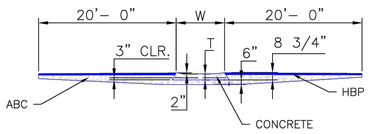


PLAN VIEW



SECTION A–A

NOTES

1. W – WIDTH SHALL BE 6' FOR LOCAL, 8' FOR COLLECTORS, AND 10' FOR ARTERIAL ROADS.

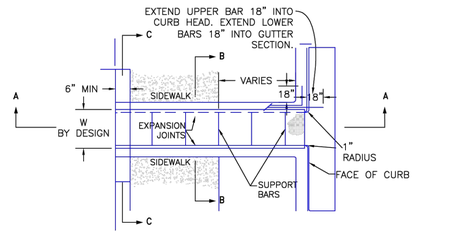
2. T – SQUARED–OFF RETURN TO BE POURED MONOLITHICALLY, 8" PCC FOR LOCAL ROADS, 9" FOR COLLECTORS WITH 6x6 – 4.4 W.W.F. OR #4 REINFORCING BAR @ 18" EACH WAY.

3. = 3" MINIMUM ASPHALT DEPTH (2 LIFTS).

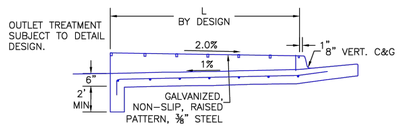
4. DESIGN TO SPECIFY ELEVATIONS AT PI AND PCR.

SCALE: NOT TO SCALE

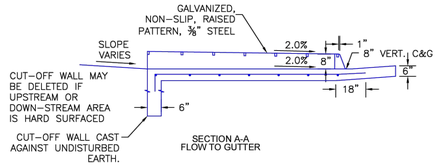
8/11/11 DATE APPROVED: André P. Brackin DEPARTMENT OF TRANSPORTATION	Typical Cross Pan Layout Detail Standard Drawing REVISION DATE: 12/8/15 FILE NAME: SD_2–26	EL PASO COUNTY DEPARTMENT OF TRANSPORTATION



PLAN VIEW



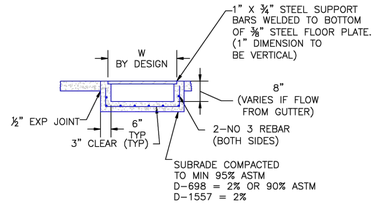
SECTION A-A
FLOW FROM GUTTER



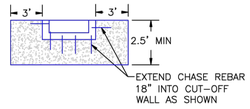
SECTION A-A
FLOW TO GUTTER

SCALE: NOT TO SCALE

8/11/11 DATE APPROVED: André P. Brackin DEPARTMENT OF TRANSPORTATION	Curb Opening with Drainage Chase Detail 1 of 2 Standard Drawing REVISION DATE: 12/8/15 FILE NAME: SD_3–25	EL PASO COUNTY DEPARTMENT OF TRANSPORTATION



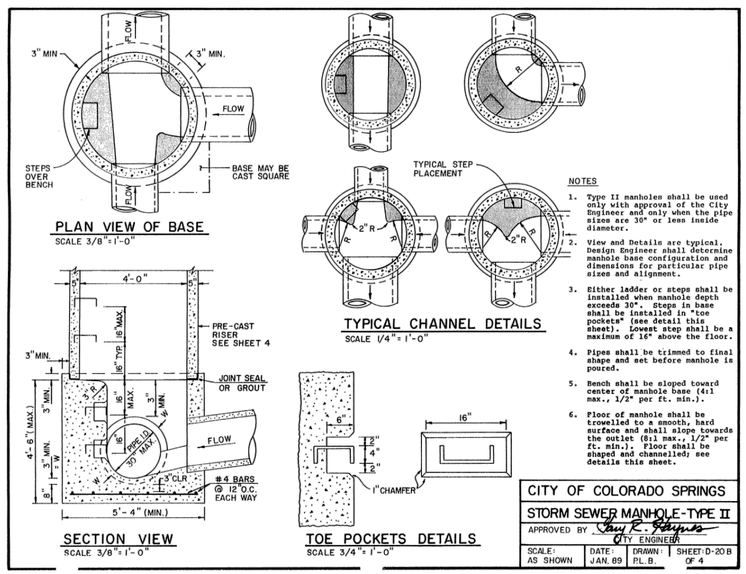
SECTION B-B



SECTION C-C

SCALE: NOT TO SCALE

8/11/11 DATE APPROVED: André P. Brackin DEPARTMENT OF TRANSPORTATION	Curb Opening with Drainage Chase Detail 2 of 2 Standard Drawing REVISION DATE: 11/10/04 FILE NAME: SD_3–25A	EL PASO COUNTY DEPARTMENT OF TRANSPORTATION



NOTES

1. Type II manholes shall be used only with approval of the City Engineer and only when the pipe sizes are 30" or less inside diameter.
2. View and Details are typical. Design Engineer shall determine manhole base configuration and dimensions for particular pipe sizes and alignment.
3. Either ladder or steps shall be installed when manhole depth exceeds 30". Steps in base shall be installed in "toe pockets" (see detail this sheet). Lowest step shall be a maximum of 16" above the floor.
4. Pipes shall be trimmed to final shape and set before manhole is poured.
5. Bench shall be sloped toward center of manhole base (4:1 max., 1/2" per ft. min.).
6. Floor of manhole shall be troweled to a smooth, hard surface and shall slope towards the outlet (8:1 max., 1/2" per ft. min.). Floor shall be shaped and channelled; see details this sheet.

CITY OF COLORADO SPRINGS			
STORM SEWER MANHOLE-TYPE II			
APPROVED BY Gary R. Edgens CITY ENGINEER			
SCALE: AS SHOWN	DATE: JAN. 89	DRAWN: P.L.B.	SHEET D-20 B OF 4

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6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228–2300

DESIGNED BY: AX
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CHECKED BY: MTH
DATE: 11/12/2024

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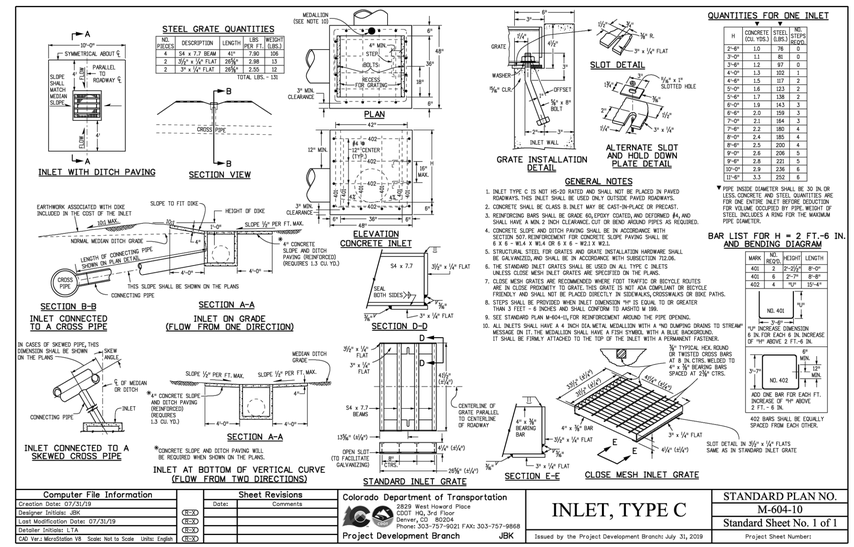
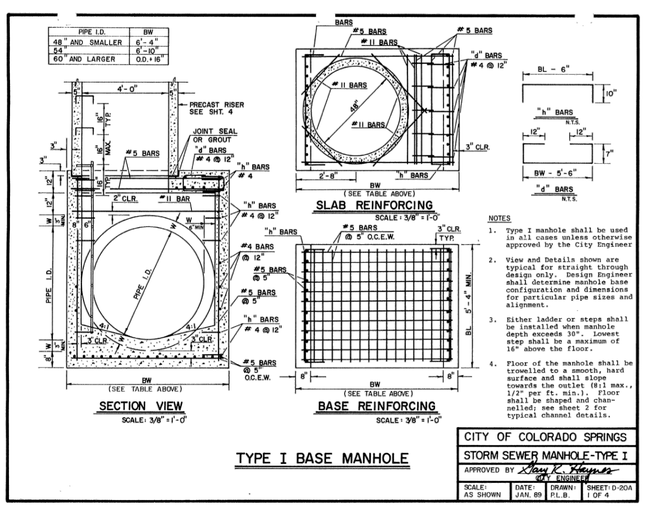


Computer File Information	
Creation Date: 07/31/19	
Designer Initials: JBK	CE3D
Last Modification Date: 07/31/19	CE3D
Detailer Initials: LTA	CE3D
CAD Ver.: MicroStation V8 Scale: Not to Scale Units: English	CE3D

Sheet Revisions	
Date:	Comments:

Colorado Department of Transportation
2829 West Howard Place
Denver, CO 80204
Phone: 303-757-9011 FAX: 303-757-9868
Project Development Branch — JBK

INLET, TYPE C	STANDARD PLAN NO.
	M-604-10
Issued by the Project Development Branch: July 31, 2019	Standard Sheet No. 1 of 1
	Project Sheet Number:



TYPE I BASE MANHOLE

CITY OF COLORADO SPRINGS			
STORM SEWER MANHOLE-TYPE I			
APPROVED BY _____ CITY ENGINEER			
SCALE: AS SHOWN	DATE: JAN. 89	DRAWN: P.L.B.	SHEET: D-20A 1 OF 4

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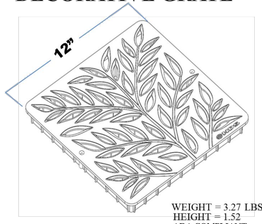
NDS
WE PUT WATER IN ITS PLACE
TECHNICAL SPECIFICATIONS

BOTANICAL 12" X 12" DECORATIVE GRATE



WEIGHT = 3.27 LBS
HEIGHT = 1.52
ADA COMPLIANT

Material: High Density Polyethylene (HDPE)
Colors: Black (1218), Gray (1218GY), Green (1218GR), Sand (1218S)
Fits: Use with 12" X 12" catch basin series.
Opening: 24.44 in² open space
Will accommodate 74.77 gallons per minute with 1/2" of head

ADA Compliance

NDS provides a wide selection of grates that are compliant with the Americans with Disabilities Act. The ADA Accessibility Guidelines For Buildings and Facilities Section 4.5.4 specifies that ground and floor grates "shall have spaces no greater than 1/2 in (13 mm) wide in one direction."

We are pleased to provide grates that comply with these requirements, so that no individual need be limited from accessing the area safely and confidently.

To see if a grate is ADA compliant, please check the description of the product in our NDS Drainage Catalog; products that meet these requirements are marked "ADA compliant."

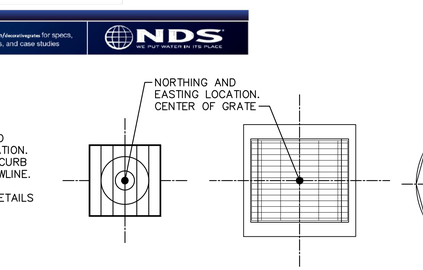
Like to find out more about ADA compliance and NDS? Send us your question and we'd be happy to help.

Load Recommendation
Class B
• Loads 4,000 lbf/sq ft
• Typical Applications: Pedestrian-duty areas only; pavements, for traffic, autos and light trucks at speeds less than 20 mi p.h.

851 N. Harvard Avenue
Lindsay, CA 93247
800-726-3794

Visit ndspro.com/datasheetspecs for specs, detail drawings, and case studies

NDS
WE PUT WATER IN ITS PLACE



NDS
851 N. Harvard Avenue, Lindsay, CA 93247
559.562.9888 phone 800.992.9992 toll free www.ndspro.com

NDS CATCH BASIN FLOW CAPACITIES

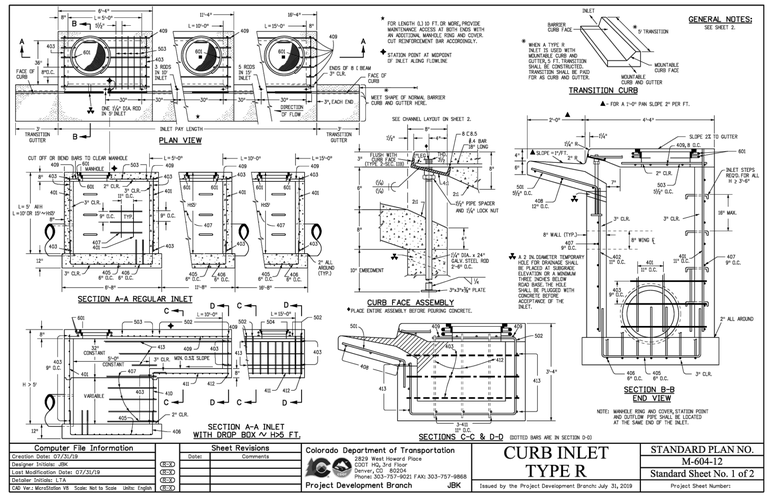
SPEE-D BASIN
Part #: 101, 201, 250, 300, 350

GRATE CAPACITIES

Grate Number(s)	Description	Flow Rate with ½" Head
10, 20, 30, 30S	8" Round Grate	35.18 GPM
40, 50, 60, 60S	6" Round Grate	27.84 GPM
80, 81, 90, 90S	6" Atrium Grate	86.88 GPM

OUTLET FLOW CAPACITIES

Part #	Flow Rate per Outlet
101, 201	68.41GPM
250, 300, 350	83.55 GPM

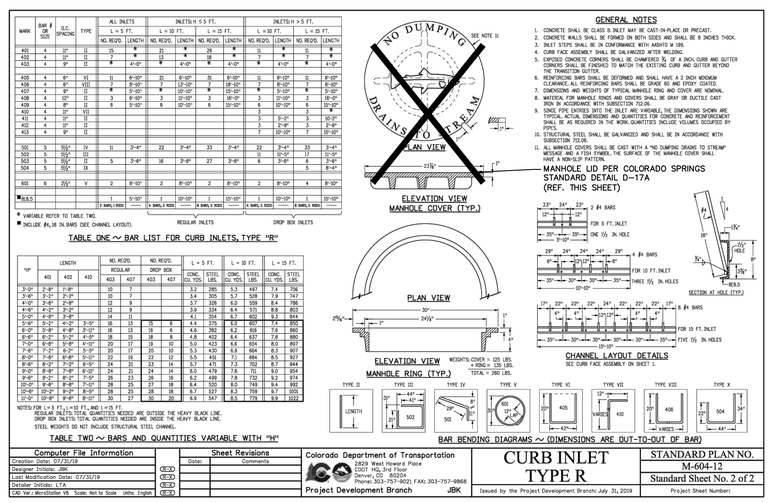


Computer File Information	
Creation Date: 07/31/19	
Designer Initials: JBK	CE3D
Last Modification Date: 07/31/19	CE3D
Detailer Initials: LTA	CE3D
CAD Ver.: MicroStation V8 Scale: Not to Scale Units: English	CE3D

Sheet Revisions	
Date:	Comments:

Colorado Department of Transportation
2829 West Howard Place
Denver, CO 80204
Phone: 303-757-9011 FAX: 303-757-9868
Project Development Branch — JBK

CURB INLET TYPE R	STANDARD PLAN NO.
	M-604-12
Issued by the Project Development Branch: July 31, 2019	Standard Sheet No. 1 of 2
	Project Sheet Number:



MARK	BAR # SIZE	O.C. SPACING	TYPE	ALL INLETS		DIKE/TH ≤ 5 FT.				DIKE/TH > 5 FT.			
				L = 5 FT.		L = 10 FT.		L = 15 FT.		L = 10 FT.		L = 15 FT.	
				NO. REQ'D.	LENGTH	NO. REQ'D.	LENGTH	NO. REQ'D.	LENGTH	NO. REQ'D.	LENGTH	NO. REQ'D.	LENGTH
401	4	12"	II	15	*	21	*	28	*	21	*	28	*
402	4	9"	II	8	*	8	*	8	*	8	*	8	*
403	4	9"	II	8	4'-0"	8	4'-0"	8	4'-0"	8	4'-0"	8	4'-0"
405	4	6"	VII	7	8'-10"	7	8'-10"	7	8'-10"	7	8'-10"	7	8'-10"
406	4	6"	VIII	7	8'-10"	7	13'-10"	7	18'-10"	7	8'-10"	7	8'-10"
407	4	12"	II	3	5'-10"	3	10'-10"	3	15'-10"	3	10'-10"	3	15'-10"
408	4	12"	II	3	6'-10"	3	11'-10"	3	16'-10"	3	11'-10"	3	16'-10"
409	4	12"	II	6	5'-10"	6	10'-10"	6	15'-10"	6	10'-10"	6	15'-10"
410	4	18"	VII							5	*	5	*
411	4	12"	II							3	5'-2"	3	10'-2"
412	4	9"	II							3	2'-9"	3	7'-9"
413	4	9"	II							3	10'-10"	3	10'-10"
501	5	10½"	IV	11	3'-4"	23	3'-4"	33	3'-4"	23	3'-4"	33	3'-4"
502	5	10½"	III							17	10'-2"	17	10'-2"
503	5	10½"	II	5	3'-8"	18	3'-8"	27	3'-8"	6	3'-8"	6	3'-8"
504	5	10½"	IX							5	8'-4"	5	8'-4"
601	6	7½"	V	2	8'-10"	2	8'-10"	2	8'-10"	2	8'-10"	4	8'-10"
■ 8.5.5				1	5'-10"	1	10'-10"	1	15'-10"	1	10'-10"	1	15'-10"
				(1 SHELL) REQ'D		(1 SHELL) REQ'D		(1 SHELL) REQ'D		(1 SHELL) REQ'D		(1 SHELL) REQ'D	

* VARIABLE REFER TO TABLE TWO.
■ INCLUDE #4, 18 IN BARS (SEE CHANNEL LAYOUT).
REGULAR INLETS — DROP BOX INLETS

TABLE ONE ~ BAR LIST FOR CURB INLETS, TYPE "R"

"H"	LENGTH 401	402	403	NO. REQ'D. REGULAR 403	407	NO. REQ'D. DROP BOX 403	407	L = 5 FT. CONC. CU. YDS.	STEEL LBS.	L = 10 FT. CONC. CU. YDS.	STEEL LBS.	L = 15 FT. CONC. CU. YDS.	STEEL LBS.
2'-0"	2'-8"	2'-8"		10	7			3.2	285	5.3	497	7.4	708
2'-6"	3'-0"	2'-2"		10	7			3.4	305	5.7	538	7.9	747
4'-0"	3'-8"	2'-8"		12	9			3.7	326	6.0	559	8.4	788
4'-6"	4'-2"	2'-2"		12	9			3.9	334	6.4	575	8.8	803
5'-0"	4'-8"	2'-8"		14	11			4.1	354	6.7	602	9.3	844
5'-6"	5'-2"	2'-2"	3'-0"	16	13	13	6	4.4	375	6.9	607	7.4	850
6'-0"	5'-8"	2'-8"	3'-0"	16	13	16	6	4.6	382	6.2	616	7.8	860
6'-6"	6'-2"	2'-2"	4'-0"	18	15	18	8	4.8	402	6.4	637	7.8	880
7'-0"	6'-8"	2'-8"	4'-0"	20	17	19	10	5.0	423	6.8	654	8.0	897
7'-6"	7'-2"	2'-2"	5'-0"	20	17	20	10	5.3	430	6.9	664	8.3	907
8'-0"	7'-8"	2'-8"	5'-0"	22	19	22	12	5.5	436	7.1	684	8.5	927
8'-6"	8'-2"	2'-2"	6'-0"	24	21	23	14	5.7	471	7.3	702	8.7	944
9'-0"	8'-8"	2'-8"	6'-0"	24	21	24	14	6.0	479	7.6	712	9.0	954
9'-6"	9'-2"	2'-2"	7'-0"	26	23	26	16	6.2	498	7.8	732	9.2	974
10'-0"	9'-8"	2'-8"	7'-0"	28	25	27	18	6.4	520	8.0	748	9.4	992
10'-6"	10'-2"	2'-2"	8'-0"	28	25	28	18	6.7	527	8.3	758	9.7	1000
11'-0"	10'-8"	2'-8"	8'-0"	30	27	30	20	6.9	547	8.5	779	9.9	1022

NOTES FOR L=5 FT., L=10 FT. AND L=15 FT.
REGULAR INLETS TOTAL QUANTITIES NEEDED ARE OUTSIDE THE HEAVY BLACK LINE.
DROP BOX INLETS TOTAL QUANTITIES NEEDED ARE INSIDE THE HEAVY BLACK LINE.
STEEL WEIGHTS DO NOT INCLUDE STRUCTURAL STEEL CHANNEL.

TABLE TWO ~ BARS AND QUANTITIES VARIABLE WITH "H"

TYPE II	TYPE III	TYPE IV	TYPE V	TYPE VI	TYPE VII	TYPE VIII	TYPE X
LENGTH	30" 44° 502	30" 501	30" 501	12" 405 4 @ 6"	12" 405 VARIES	12" 406 VARIES	12" 504 34" 44"

Computer File Information	
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Designer Initials: JBK	CE3D
Last Modification Date: 07/31/19	CE3D
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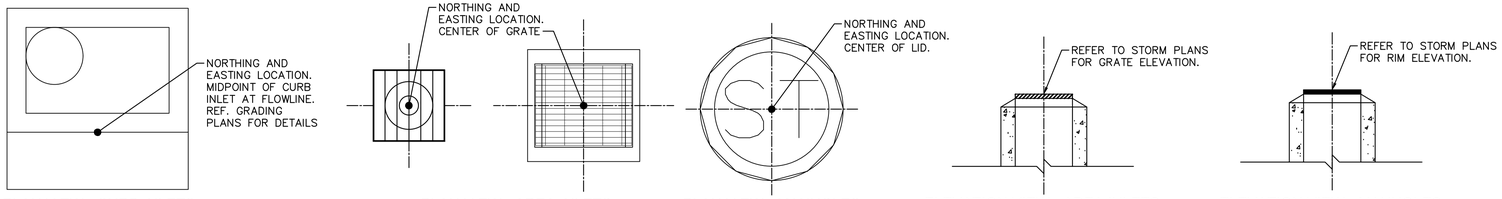
Project Development Branch — JBK

CURB INLET TYPE R	STANDARD PLAN NO.
	M-604-12
Issued by the Project Development Branch: July 31, 2019	Standard Sheet No. 2 of 2
	Project Sheet Number:



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6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228-2300

NO.	REVISION	BY	DATE	APPR.

DESIGNED BY: AX
DRAWN BY: FCR
CHECKED BY: MTH
DATE: 11/12/2024

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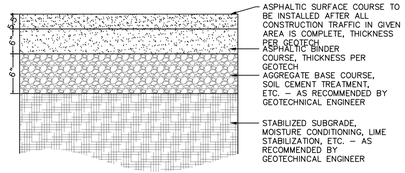
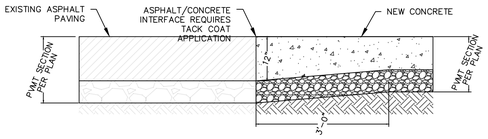
PROJECT NO. 096302017

SHEET
C802

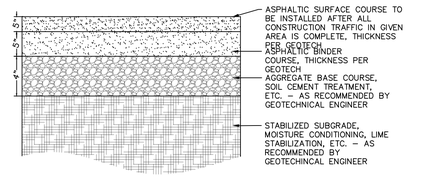


HEAVY DUTY – PAVEMENT
SECTION
N.T.S



EXISTING ASPHALT AND NEW CONCRETE

ASPHALT/CONCRETE INTERFACE
SECTION
N.T.S



LIGHT DUTY – PAVEMENT
SECTION
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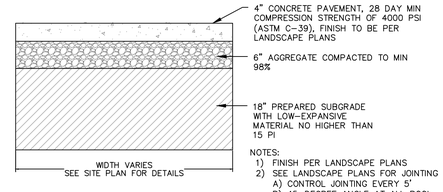

CONCRETE POOL DECK
SECTION
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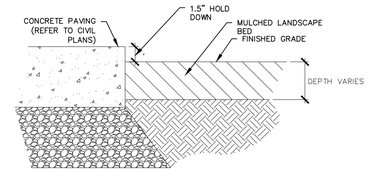
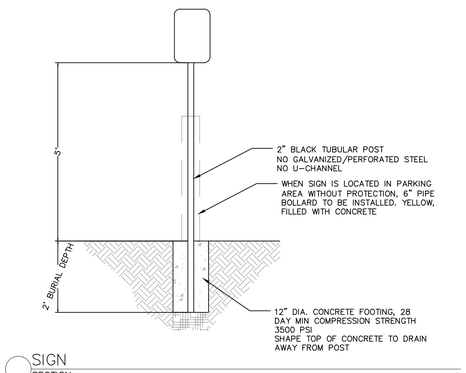


NOTE: MULCH SHOULD NOT SPILL OVER PAVING

PAVING TO GRADE TRANSITION
SECTION
N.T.S



SIGN
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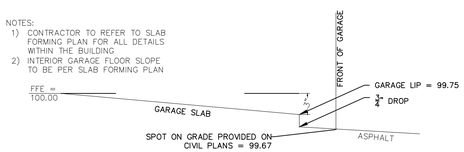

GARAGE TRANSITION
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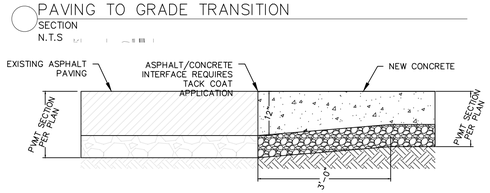
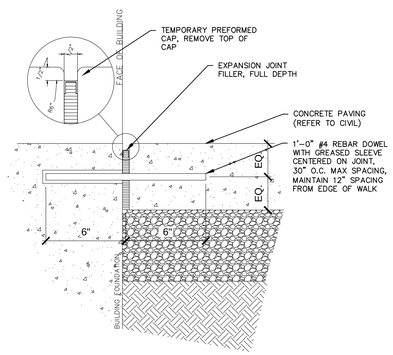
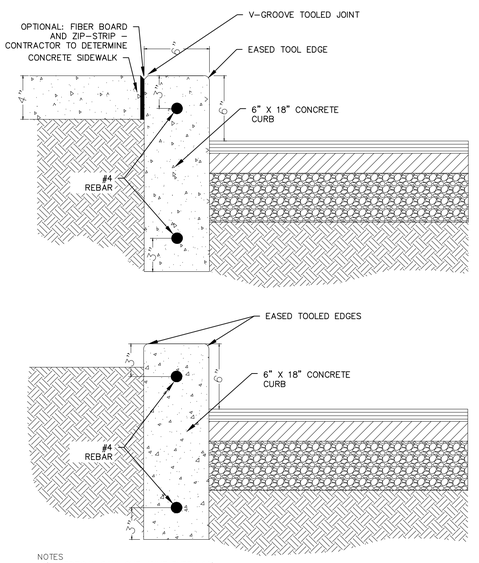


EXISTING ASPHALT AND NEW CONCRETE

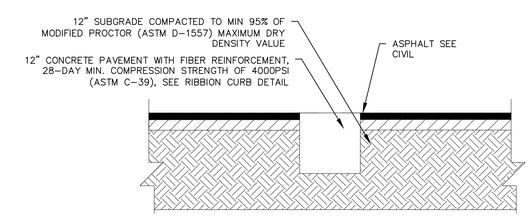
ASPHALT/CONCRETE INTERFACE
SECTION
N.T.S



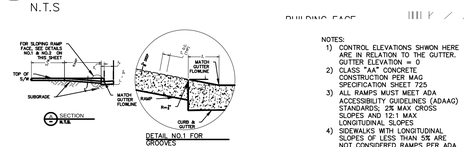
SITE CONCRETE TO BUILDING TRANSITION
SECTION
N.T.S



STRAIGHT CURB
SECTION
N.T.S



CONCRETE GATE CHANNEL
SECTION
N.T.S



ON–SITE SIDEWALK RAMP DETAILS
SECTION
N.T.S

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6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228–2300

NO.	REVISION	BY	DATE	APPR.

DESIGNED BY: AX
DRAWN BY: FCR
CHECKED BY: MTH
DATE: 11/12/2024

VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS
CONSTRUCTION DETAILS

PRELIMINARY
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PROJECT NO.
096302017

SHEET
C803

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PROPERTY LINE
PROP. GAS TO CONNECT TO EX.
PROPERTY LINE
VENETUCCI BLVD.
CITY OF FOUNTAIN
JURISDICTIONAL BOUNDARY
PROPOSED PRIVATE FULL SPECTRUM EXTENDED DETENTION BASIN
LEASING
CLUB HOUSE
PROP. TRANSFORMER
PROP. TRANSFORMER
PROP. ELECTRIC BUILDING CONNECTION
PROP. ELECTRIC BUILDING CONNECTION
PROP. ELECTRIC BUILDING CONNECTION
PROP. ELECTRIC BUILDING CONNECTION
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PROP. ELECTRIC BUILDING CONNECTION
PROP. TRANSFORMER
PROP. TRANSFORMER
PROP. TRANSFORMER
BUILDING 3 BUILDING TYPE C
BUILDING 5 BUILDING TYPE C
BUILDING 9 BUILDING TYPE D
BUILDING 1 BUILDING TYPE D
BUILDING 2 BUILDING TYPE A
BUILDING 4 BUILDING TYPE B
BUILDING 6 BUILDING TYPE B
BUILDING 8 BUILDING TYPE A
BUILDING 10 BUILDING TYPE C
BUILDING 7 BUILDING TYPE A
GARAGE 2 16-BAY
GARAGE 3 16-BAY
GARAGE 5 16-BAY W/ 2 ADA
GARAGE 6 16-BAY
GARAGE 7 16-BAY
GARAGE 4 16-BAY
GARAGE 1 8-BAY
GARAGE 8 8-BAY
FITNESS CENTER
MANAGEMENT
PROP. ELECTRIC BUILDING CONNECTION
PROP. TRANSFORMER
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PROPERTY LINE

LEGEND

- PROPERTY LINE
- BUILDING SETBACK
- PROPOSED UTILITY EASEMENT
- PROPOSED UNDERGROUND ELECTRIC LINE
- GAS — PROPOSED UNDERGROUND GAS LINE

NORTH

GRAPHIC SCALE IN FEET
0 25 50 100

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6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228-2300

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DRAWN BY: FCR
CHECKED BY: MTH
DATE: 11/12/2024

VENTURE ON VENETUCCI
EL PASO COUNTY, COLORADO
CONSTRUCTION DOCUMENTS

DRY UTILITY PLAN

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PROJECT NO.
096302017

SHEET
C1000

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OVERSIGHT/NHS		
FHWA PROJECTS OF DIVISION INTEREST (PoDI) OVERSIGHT?	■ NO	☐ YES
NATIONAL HIGHWAY SYSTEM?	☐ NO	■ YES

VENETUCCI BLVD. & B ST. AT US-85 MP 137

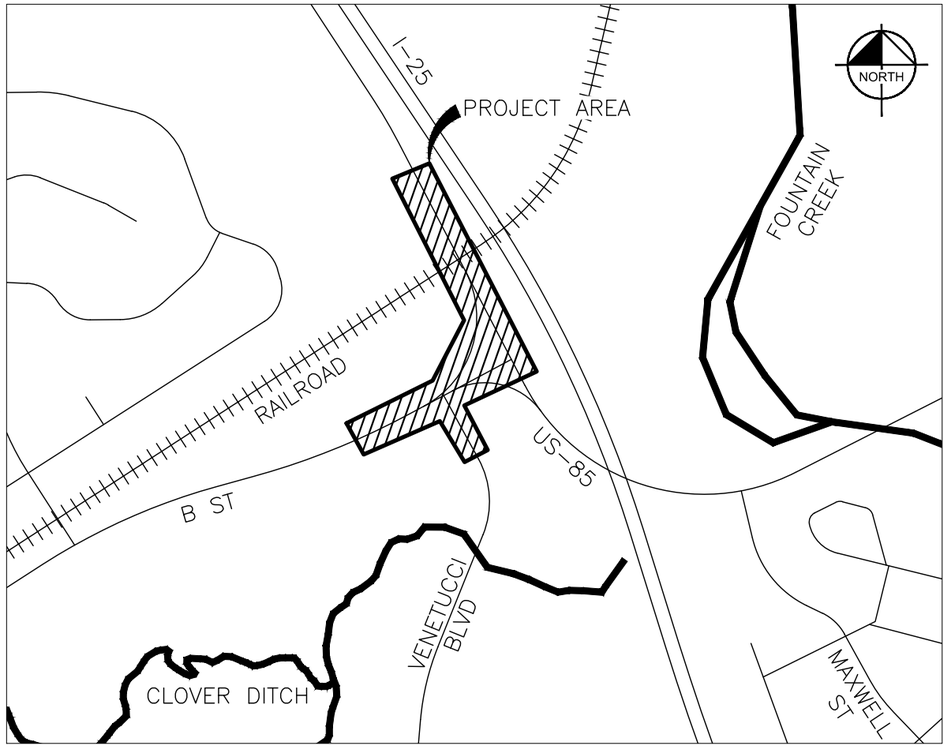
TOHMPSON THRIFT

ACCESS PERMIT #:XXXXXX

EL PASO COUNTY, COLORADO

TABULATION OF LENGTH & DESIGN DATA		
STATION	LENGTH	
	LINEAR FEET	MILES
BEGIN PROJECT VENETUCCI AVE STA 46+40.22 END PROJECT VENETUCCI AVE STA 47+62.68	122.46 LF	0.02
BEGIN PROJECT B ST STA 11+74.52 END PROJECT B ST STA 20+75.04	900.52 LF	0.17
BEGIN PROJECT US-85 STA 66+85.29 END PROJECT US-85 STA 76+23.45	938.16 LF	0.18
SUMMARY OF PROJECT LENGTH	1,961.14 LF	0.37

DESIGN DATA	VENETUCCI AVE.	B ST.	US-85
MAXIMUM DESIGN SPEED (NB/EB)	35 MPH	45 MPH	55 MPH
MAXIMUM DESIGN SPEED (SB/WB)	35 MPH	45 MPH	55 MPH
POSTED SPEED	30 MPH	40 MPH	45 MPH



VICINITY MAP
N.T.S.

SHEET INDEX

1	TITLE SHEET
2 – 3	GENERAL NOTES
4	M&S STANDARDS
5 – 6	SUMMARY OF APPROXIMATE QUANTITIES
7 – 8	TYPICAL SECTIONS
9 – 11	HORIZONTAL CONTROL
12 – 14	REMOVAL & RESET PLAN
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18 – 21	ROADWAY PROFILE
22 – 24	GRADING PLAN
25 – 26	TRAFFIC SIGNAL PLAN
27 – 29	SIGNING & STRIPING PLAN
30 – 38	CROSS SECTIONS

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October 25, 2024

Print Date: October 25, 2024
Drawing File Name: c-covr.dwg
Horiz. Scale: N/A Vert. Scale: N/A

Kimley»Horn
KIMLEY-HORN AND ASSOCIATES, INC.
6200 SOUTH SYRACUSE WAY
SUITE 300
GREENWOOD VILLAGE, COLORADO 80111
(303) 228-2300

Sheet Revisions		
Date:	Comments:	Init.

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As Constructed
No Revisions:
Revised:
Void:

VENETUCCI BLVD. & B ST.
TITLE SHEET

Designer: CAS
Detailer: VIR
Sheet Subset: TITLE
Subset Sheet: 1 of 1

Project No./Code
PROJECT NO
196825002
Sheet Number 1

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GENERAL NOTES

1. ALL MATERIALS, EQUIPMENT, INSTALLATION AND CONSTRUCTION WITHIN THE STATE HIGHWAY ROW SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF THE FOLLOWING STANDARD REFERENCES AS APPLICABLE:
   a. CDOT MATERIALS MANUAL
   b. CDOT CONSTRUCTION MANUAL
   c. CDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, LATEST EDITION
   d. CDOT STANDARD SPECIAL PROVISIONS, AS APPLICABLE TO PROJECT
   e. CDOT STANDARD PLANS (M&S STANDARDS)
   f. FHWA MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD) FOR STREETS AND HIGHWAYS AND THE COLORADO SUPPLEMENT THERETO
   g. AASHTO ROADSIDE DESIGN GUIDE
2. ACCESS CONSTRUCTION WITHIN HIGHWAY ROW AND ALL HIGHWAY IMPROVEMENTS SHALL COMPLY WITH THE ACCESS PERMIT AND NOTICE TO PROCEED (NTP). A COPY OF THE PERMIT AND NTP SHALL BE AVAILABLE ON THE CONSTRUCTION SITE AT ALL TIMES.
3. A LIST OF UTILITY CONTACTS (COMPANY, CONTACT PERSON & PHONE NUMBER) SHALL BE PROVIDED ON THE PLAN SET.
4. THE CONTRACTOR SHALL PROVIDE ON-SITE SANITARY FACILITIES UNLESS FACILITIES ARE ALREADY PROVIDED THAT ARE REASONABLY CLOSE TO THE CONSTRUCTION SITE.
5. THE CONTRACTOR SHALL MAINTAIN ACCESS TO AFFECTED PROPERTY OWNERS AT ALL TIMES DURING CONSTRUCTION AT NO ADDITIONAL COST.
6. THE CONTRACTOR SHALL CONDUCT ALL CONSTRUCTION ACTIVITIES WITHIN THE BOUNDARY OF THE PUBLIC RIGHT OF WAY.
7. PERMITTEE SHALL DESIGNATE A CERTIFIED TRAFFIC CONTROL SUPERVISOR (TCS) TO MANAGE CONSTRUCTION SIGNAGE AND SAFETY OF OPERATIONS DURING ACTIVITIES WITHIN CDOT RIGHT OF WAY. THE TCS SHALL BE AVAILABLE WHENEVER WORK IS IN PROGRESS.
8. NO PERSONAL VEHICLES ARE ALLOWED TO PARK IN CDOT RIGHT OF WAY.
9. THE PERMITTEE SHALL COMPLETE ALL WORK IN THE CDOT RIGHT OF WAY WITHIN A SINGLE CONSTRUCTION SEASON.
10. IT IS THE RESPONSIBILITY OF THE PERMITTEE TO DETERMINE WHICH ENVIRONMENTAL CLEARANCES AND/OR REGULATIONS APPLY TO THE PROJECT, AND TO OBTAIN ANY CLEARANCES THAT ARE REQUIRED DIRECTLY FROM THE APPROPRIATE AGENCY PRIOR TO COMMENCING WORK. PLEASE REFER TO OR REQUEST A COPY OF THE CDOT ENVIRONMENTAL CLEARANCE INFORMATION SUMMARY" (ECIS) FOR DETAILS. THE ECIS MAY BE OBTAINED FROM CDOT PERMITTING OFFICES OR MAY BE ACCESSED VIA THE CDOT PLANNING/CONSTRUCTION-ENVIRONMENTAL GUIDANCE WEBPAGE FAILURE TO COMPLY WITH REGULATORY REQUIREMENTS MAY RESULT IN SUSPENSION OR REVOCATION OF YOUR CDOT PERMIT, OR ENFORCEMENT ACTIONS BY OTHER AGENCIES. ALL DISCHARGES ARE SUBJECT TO THE PROVISIONS OF THE COLORADO WATER QUALITY ACT AND THE COLORADO DISCHARGE PERMIT REGULATIONS. PROHIBITED DISCHARGES INCLUDE SUBSTANCES SUCH AS: WASH WATER, PAINT, AUTOMOTIVE FLUIDS, SOLVENTS, OILS, OR SOAPS. UNLESS OTHERWISE IDENTIFIED BY CDOT OR THE COLORADO DEPARTMENT OF PUBLIC HEALTH AND ENVIRONMENTAL (CDPHE) WATER QUALITY CONTROL DIVISION (WQCD) AS SIGNIFICANT SOURCES OF POLLUTANTS TO THE WATERS OF THE STATE, THE FOLLOWING DISCHARGES TO STORMWATER SYSTEMS ARE ALLOWED WITHOUT A COLORADO DISCHARGE PERMIT SYSTEM PERMIT: LANDSCAPE IRRIGATION, DIVERTED STREAM FLOWS, UNCONTAMINATED GROUNDWATER INFILTRATION TO SEPARATE STORM SEWERS, DISCHARGES FROM POTABLE WATER SOURCES, FOUNDATION DRAINS, AIR CONDITION CONDENSATION, IRRIGATION WATER, SPRINGS, FOOTING DRAINS, WATER LINE FLUSHING, FLOWS FROM RIPARIAN HABITATS AND WETLANDS, AND FLOW FROM FIRE FIGHTING ACTIVITIES. NY OTHER DISCHARGES, INCLUDING STORMWATER DISCHARGES FROM INDUSTRIAL FACILITY OR CONSTRUCTION SITES, MAY REQUIRE COLORADO DISCHARGE PERMIT SYSTEM PERMITS FROM CDPHE BEFORE WORK BEGINS.

TYPICAL SECTION NOTES

1. CDOT MUST APPROVE THE ASPHALT MIX DESIGN PRIOR TO CONSTRUCTION. THE PERMITTEE'S ENGINEER OF RECORD SHALL COORDINATE WITH THE CDOT PERMIT UNIT TO OBTAIN APPROVAL.
2. BREAK POINT ON SLOPES AND IN BOTTOMS OF DITCHES SHALL BE ROUNDED DURING CONSTRUCTION.
3. THE LONGITUDINAL PAVEMENT SEAM CREATED BETWEEN THE EXISTING ASPHALT AND THE NEW ASPHALT SHALL NOT BE LOCATED IN THE WHEEL PATH.
4. AT THE LOCATIONS WHERE NEW ASPHALT IS TO ABUT EXISTING ASPHALT, SAW CUT THE EXISTING PAVEMENT A MINIMUM OF 1 FOOT BACK FROM THE EXISTING EDGE AND REMOVE PAVEMENT. FROM THE SAW CUT LINE, MILL EXISTING PAVEMENT BACK A MINIMUM OF 1 FOOT TO A DEPTH OF 2 INCHES. TACK EXPOSED VERTICAL ASPHALT EDGE PRIOR TO PAVING. THE SAW CUTTING WILL NOT BE PAID FOR SEPARATELY, BUT SHALL BE INCLUDED IN THE REMOVAL OF THE ASPHALT ITEM.
5. FOR THE HOT MIX ASPHALT (HMA) TO BE USED ON THIS PROJECT, THE CONTRACTOR SHALL SUBMIT TO THE ENGINEER AN APPROVED CDOT MIX DESIGN (FORM 43) ISSUED AND VERIFIED ON A CDOT PROJECT WITHIN THE LAST 36 MONTHS. THE ASPHALT CEMENT BINDER GRADE SHALL BE AS SPECIFIED IN THE PLANS. THE HMA MIX DESIGN SHALL CONFORM TO THE GRADATION REQUIREMENTS AS SPECIFIED IN THE PLANS.
6. AGGREGATE FOR BASES SHALL MEET THE MINIMUM R VALUE REQUIREMENTS OF 70 FOR CLASS 1 AND 78 FOR CLASS 6, UNLESS OTHERWISE SPECIFIED.

SIGNING & MARKING NOTES

1. CDOT REGION 2 ALL SIGN POSTS SHALL BE GALVANIZED TUBULAR STEEL.
2. FULL-COMPLIANCE, TEMPORARY PAVEMENT MARKINGS SHALL BE APPLIED PER CDOT SPECIFICATIONS AT THE END OF EACH CONSTRUCTION DAY.
3. THE CONTRACTOR SHALL CONTACT CDOT PROJECT MANAGER AND ENGINEER OF RECORD, AT LEAST TWO WEEKS PRIOR TO SCHEDULE STRIPING. THE PERMITTEE WILL BE RESPONSIBLE FOR ANY CORRECTIONS REQUIRED UPON FINAL INSPECTION OF THE ACCESS.
4. STRIPING SHALL BE EPOXY PAINT AS PER SECTION 627 OF THE CDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION.
5. ALL HIGHWAY STRIPING SHALL BE INLAID A DEPTH OF 40 MILS +/- 5 MILS IN ASPHALT AND CONCRETE UNLESS WAVED BY THE PERMIT ENGINEER. GROVE WIDTH SHALL BE PAVEMENT MARKING WIDTH PLUS 1 INCH, +/- ¼ INCH.
6. ALL STENCILS SHALL BE INLAID A DEPTH OF 90 MILS +/- 10 MILS. GRINDING WIDTH NO MORE THAN 1 INCH LARGER THAT THE STENCIL.
7. UNLESS AN ASPHALT OVERLAY IS REQUIRED, GRINDING OF EXISTING PAVEMENT MARKINGS IS REQUIRED BY CDOT WHERE GRINDING WILL NOT INTERFERE WITH THE NEW PAVEMENT MARKINGS. IF GRINDING WILL INTERFERE WITH THE NEW PAVEMENT MARKINGS THEN THE CONTRACTOR SHALL USE WATER BLASTING TO REMOVE PAVEMENT MARKINGS. THE PAVEMENT MARKINGS SHALL BE REMOVED TO THE EXTENT THAT THEY WILL NOT BE VISIBLE UNDER DAY OR NIGHT CONDITIONS AND IN A MANNER THAT WILL NOT AFFECT TRAFFIC FLOW. GRINDING OF EXISTING PAVEMENT MARKINGS IS REQUIRED BY CDOT WHERE GRINDING WILL NOT INTERFERE WITH THE NEW PAVEMENT MARKINGS. IF GRINDING WILL INTERFERE WITH THE NEW PAVEMENT MARKINGS THEN CONTRACTOR SHALL USE WATER BLASTING TO REMOVE PAVEMENT MARKINGS.
8. TYPE II DELINEATORS (DOUBLE CRYSTAL) SHALL BE INSTALLED AT 100 FOOT SPACING ON ALL ACCELERATION LANES AND TAPERS AND DECELERATION LANES AND TAPERS THAT ARE ADJACENT TO THE SHOULDER.

UTILITY NOTES

1. ALL UTILITIES IN THE CDOT ROW SHALL HAVE A CDOT UTILITY PERMIT ISSUED PRIOR TO ANY UTILITY CONSTRUCTION. A SEPARATE UTILITY PERMIT IS REQUIRED FOR EACH UTILITY BEING INSTALLED OR SERVICE CONNECTION IN CDOT ROW.
2. ALL UTILITY PERMITS ASSOCIATED WITH THIS PROJECT SHALL ISSUED PRIOR TO RECEIVING THE NOTICE TO PROCEED FOR THE ACCESS PERMIT.
3. THE CONTRACTOR SHALL CONTACT THE UTILITY NOTIFICATION CENTER OF COLORADO (UNCC) AT 811 OR 1-800-922-1987, TO HAVE LOCATIONS OF UNCC REGISTERED LINES MARKED BY MEMBER COMPANIES. ALL OTHER UNDERGROUND FACILITIES SHALL BE LOCATED BY CONTACTING THE RESPECTIVE OWNER.
4. EXISTING UTILITY LINES AS SHOWN ON THE PLAN SHEETS ARE PLOTTED FROM THE BEST AVAILABLE INFORMATION. (SUBSURFACE UTILITY ENGINEERING (SUE) STANDARD QUALITY LEVEL A OR B IS RECOMMENDED). EACH UTILITY SHALL BE LABELED AS TO THE QUALITY LEVEL OF LOCATION.
5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE LOCATION AND DEPTH OF ALL EXISTING UTILITIES AS NECESSARY TO INSURE THE UTILITIES WILL NOT BE IMPACTED BY CONSTRUCTION ACTIVITIES.
6. THE CONTRACTOR SHALL COMPLY WITH ARTICLE 1.5 OF TITLE 9, CRS ("EXCAVATION REQUIREMENTS") WHEN EXCAVATING OR GRADING IS PLANNED IN THE AREA OF UNDERGROUND UTILITY FACILITIES. THE CONTRACTOR SHALL NOTIFY ALL AFFECTED UTILITIES AT LEAST TWO (2) BUSINESS DAYS, NOT INCLUDING THE ACTUAL DAY OF NOTICE, PRIOR TO COMMENCING SUCH OPERATIONS.
7. ALL UTILITIES SHALL BE INSTALLED OR RELOCATED PER THE CDOT UTILITY ACCOMMODATION CODE.

ADA PLAN NOTES

1. ALL ADA CURB RAMPS SHALL BE INDIVIDUALLY DETAILED WITH DIMENSIONS AND GRADES. EACH RAMP SHALL BE IDENTIFIED AS TO THE TYPE OF ADA RAMP (TYPE 1A, 1B, 2A, 2B, 2C, 3A, 3B, 3C, 4A, 5A OR MODIFIED VERSIONS), AS SHOWN ON THE M-608-1 CURB RAMPS (Revised on Feb 23, 2017), IN THE M & S STANDARDS.
2. ALL TRUNCATED DOMES INSTALLED SHALL BE ON THE CURRENT CDOT APPROVED PRODUCTS LIST. INDICATE THE MANUFACTURER AND PRODUCT NAME OF TRUNCATED DOMES ON THE ASBUILT PLANS.

GUARDRAIL NOTES

1. ALL GUARDRAILS SHALL BE DIMENSIONED AND EACH END SECTION PROVIDED IN THE PLAN SET. EACH END SECTION SHALL BE CLEARLY MARKED AS TO THE TYPE OF END SECTION AND BE ON THE CURRENT APPROVED PRODUCTS LIST. INDICATE THE MANUFACTURER AND PRODUCT NAME.

October 25, 2024

Print Date: October 25, 2024		Sheet Revisions			VENETUCCI BLVD. & B ST. ACCESS PERMIT #XXXXXX	FOR REVIEW ONLY NOT FOR CONSTRUCTION Kimley»Horn and Associates, Inc.	As Constructed
Drawing File Name: c-note.dwg		Date:	Comments:	Init.			No Revisions:
Horiz. Scale: N/A Vert. Scale: N/A	R-X						Revised:
Kimley»Horn KIMLEY-HORN AND ASSOCIATES, INC. 6200 SOUTH SYRACUSE WAY SUITE 300 GREENWOOD VILLAGE, COLORADO 80111 (303) 228-2300	R-X						Void:
	R-X						
	R-X						

VENETUCCI BLVD. & B ST. GENERAL NOTES			Project No./Code
			PROJECT NO
Designer: CAS			196825002
Detailer: VIR			
Sheet Subset: GEN	Subset Sheet: 1 of 2		Sheet Number 2

TRAFFIC CONTROL NOTES

1. PRIOR TO BEGINNING OF WORK IN THE CDOT ROW, THE PERMITTEE SHALL CREATE A SITE SPECIFIC, DETAILED CONSTRUCTION TRAFFIC CONTROL PLAN WHICH COVERS ALL PHASES AND DAY/NIGHT SIGNAGE CONDITIONS OF WORK, INCLUDING FINAL SIGNING AND STRIPING.
2. PERMITTEE SHALL DESIGNATE A TRAFFIC CONTROL SUPERVISOR (TCS) AS DESCRIBED IN THE GENERAL NOTES. THE TCS MUST BE AVAILABLE 24 HOURS THROUGHOUT CONSTRUCTION.
3. PERMITTEE SHALL ONLY USE THE TRAFFIC CONTROL PLANS STAMPED WITH "NOTICE TO PROCEED PLANS – EXHIBIT A"; CDOT SHALL CONCUR WITH ALL OTHER TRAFFIC CONTROL PLANS PRIOR TO THEM BEING USED ON THE HIGHWAY.
4. PERMITTEE SHALL REMOVE ALL TRAFFIC CONTROL DEVICES AT THE END OF THE DAY'S CONSTRUCTION ACTIVITIES, ON WEEKENDS AND HOLIDAYS, UNLESS OTHERWISE DIRECTED BY CDOT.

PAVING NOTES

1. DILUTED EMULSIFIED ASPHALT FOR TACK COAT SHALL CONSIST OF 1 PART EMULSIFIED ASPHALT AND 1 PART WATER. TACK COAT IS REQUIRED BETWEEN EACH LIFT OF HMA AND SHALL BE APPLIED TO OVERLAP THE LONGITUDINAL SEAM.
2. A TACK COAT OF EMULSIFIED ASPHALT (SLOW–SETTING) SHALL BE APPLIED AT THE FOLLOWING LOCATIONS:
   - BEFORE PLACING NEW PAVEMENT OVER EXISTING OR NEW PAVEMENT
   - ADJACENT TO EXISTING PAVEMENT, AND OTHER SURFACES AGAINST WHICH ASPHALT IS PLACED
   - BETWEEN PAVEMENT COURSES
3. BEFORE PLACEMENT OF THE TACK COAT, THE CONTRACTOR SHALL CLEAN THE ROADWAY AS DIRECTED BY THE ENGINEER. CLEANING WILL NOT BE MEASURED AND PAID FOR SEPARATELY BUT SHALL BE CONSIDERED INCIDENTAL TO THE WORK.
4. PAVEMENT WIDTHS MAY VARY THROUGHOUT THE PROJECT. THE LAY DOWN MACHINE SHALL HAVE AN ADJUSTABLE SCREED TO ACCOMMODATE VARIATIONS IN THE PAVEMENT WIDTH. PAVEMENT OVERLAYS SHALL MATCH EXISTING WIDTH OF PAVEMENT.
5. ANY LAYER OF HOT MIX ASPHALT THAT IS TO HAVE A SUCCEEDING LAYER PLACED THEREON SHALL BE COMPLETED FULL WIDTH BEFORE THE SUCCEEDING LAYER IS PLACED. THE TOP LIFT OF HOT MIX ASPHALT SHALL BE TREATED AS AN OVERLAY; IT SHALL NOT BE PLACED UNTIL ALL OTHER WORK, INCLUDING WIDENING, PATCHING, AND RECONSTRUCTION THAT REQUIRE A LOWER LAYER OF HOT MIX ASPHALT, HAS BEEN COMPLETED.
6. ASPHALT JOINTS SHALL NOT FALL ON PERMANENT LANE LINES, SHOULDER LINES, MEDIAN LINES, OR IN EXPECTED WHEEL PATHS.
7. WHERE PAVEMENT IS TO ABUT EXISTING PAVEMENT OR IT IS REQUIRED TO CUT EXISTING ASPHALT, THE EXISTING ASPHALT SHALL BE REMOVED TO A NEAT VERTICAL LINE WITH A SAW OR AS APPROVED BY THE ENGINEER. CUT FACES SHALL NOT REMAIN UNPROTECTED OVERNIGHT. THIS WORK WILL NOT BE PAID SEPARATELY, BUT SHALL BE CONSIDERED SUBSIDIARY TO THE WORK. THE CONTRACTOR WILL BE REQUIRED TO PAINT OR SPRAY THE EDGE OF THE CUT ASPHALT WITH DILUTED EMULSIFIED ASPHALT (SLOW–SETTING) PRIOR TO PAVING OPERATIONS

EARTHWORK NOTES

1. WATER SOURCE REQUIRED FOR COMPACTION AND MOISTURE DENSITY CONTROL SHALL BE THE CONTRACTOR'S RESPONSIBILITY AND SHALL BE FREE OF EXCESSIVE SEDIMENTS OR OTHER CONTAMINATES THAT MAY BE DETRIMENTAL TO EMBANKMENTS, SUBBASES, AND BASE COURSE MATERIAL.
2. DEPTH OF MOISTURE–DENSITY CONTROL FOR THIS PROJECT SHALL BE AS FOLLOWS:
   - FULL DEPTH OF ALL EMBANKMENTS AND ENGINEERED FILLS
   - BASES OF CUTS AND FILL 6 INCHES
   - FULL DEPTH OF EMBANKMENT SECTIONS USED FOR DITCHES AND CHANNEL CHANGES
3. CONTRACTOR SHALL NOT UTILIZE MEASURES TO INCREASE THE RATE OF SETTLEMENT (SUCH AS PRE–LOADING AND WICK DRAINS) UNLESS PRIOR APPROVAL IS RECEIVED FROM CDOT.

LEGEND:

——— — — ———	EXISTING RIGHT OF WAY
——— X ——— X ———	EXISTING FENCE
——— W ———	EXISTING WATER LINE
——— S ———	EXISTING SANITARY SEWER
——— ST ———	EXISTING STORM SEWER
——— G ———	EXISTING GAS
——— UE ——— UE ———	EXISTING UNDERGROUND ELECTRIC
——— UT ——— UT ———	EXISTING UNDERGROUND TELEPHONE
∅	EXISTING POWER POLE
	EXISTING FIRE HYDRANT
	EXISTING WATER METER/VALVE
W	EXISTING WATER MANHOLE
S	EXISTING SANITARY MANHOLE
ST	EXISTING STORM SEWER MANHOLE
ST	EXISTING INLET
TR	EXISTING PULL BOX
	EXISTING STREET LIGHT
	EXISTING TREE
	EXISTING SIGN
ST	PROPOSED STORM MANHOLE
	PROPOSED STORM INLET
	PROPOSED SIGN

ABBREVIATIONS:

℄	BASELINE
BP	BEGIN POINT
℄	CENTERLINE
CONC	CONCRETE
C&G	CURB AND GUTTER
CR	CURB RETURN
DIA.	DIAMETER
DTL	DETAIL
EL	ELEVATION
EG	EXISTING GROUND
EP	END POINT
ESMT	EASEMENT
ETW	EDGE OF TRAVELED WAY
EX	EXISTING
FG	FINISHED GRADE
FL	FLOW LINE
HCL	HORIZONTAL CONTROL LINE
LF	LINEAR FOOT/FEET
LOD	LIMITS OF DISTURBANCE
LT	LEFT
ME	MATCH EXISTING
NO	NUMBER
NTS	NOT TO SCALE
OFF	OFFSET
PC	POINT OF CURVE
PCC	POINT OF COMPOUND CURVE
PCR	POINT OF CURB RETURN
PGL	PROFILE GRADE LINE
PGP	PROFILE GRADE POINT
PRC	POINT OF REVERSE CURVE
PROP	PROPOSED
PT	POINT OF TANGENCY
PVI	POINT OF VERTICAL INTERSECTION
R	RADIUS
RD	ROAD
RT	RIGHT
ROW	RIGHT OF WAY
SF	SQUARE FEET
SNS	STREET NAME SIGN
SSD	STOPPING SIGHT DISTANCE
STA	STATION
STD	STANDARD
SWK	SIDEWALK
SY	SQUARE YARDS
TC	TOP OF CURB
TYP	TYPICAL
UE	UTILITY EASEMENT
UTIL	UTILITY
VAR	VARIES
VC	VERTICAL CURVE
VPC	VERTICAL POINT OF CURVATURE
VPI	VERTICAL POINT OF INTERSECTION
VPT	VERTICAL POINT OF TANGENCY

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KIMLEY-HORN AND ASSOCIATES, INC.
6200 SOUTH SYRACUSE WAY
SUITE 300
GREENWOOD VILLAGE, COLORADO 80111
(303) 228-2300

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GENERAL NOTES

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Detailer: VIR
Sheet Subset: GEN
Subset Sheet: 2 of 2

Project No./Code
PROJECT NO
196825002
Sheet Number 3

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■ M-100-2	ACRONYMS AND ABBREVIATIONS (4 SHEETS)	4-7
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■ S-613-3	PULL BOX DETAIL (2 SHEETS) *(NEW, ISSUED ON APRIL 4, 2024)*	
■ S-613-4	TRAFFIC SIGNAL ONE-LINE DIAGRAMS (6 SHEETS) *(NEW, ISSUED ON JUNE 15, 2023)*	
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□ S-614-8	TUBULAR STEEL SIGN SUPPORT DETAILS (7 SHEETS) *(REVISED ON MARCH 1, 2024)*	198-204
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□ S-614-43	TRAFFIC LOOP AND MISCELLANEOUS SIGNAL DETAILS (7 SHEETS) *(REVISED ON APRIL 4, 2024)*	245-252
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COLORADO
DEPARTMENT OF TRANSPORTATION

M&S STANDARDS PLANS LIST

July 31, 2019

Revised on May 16, 2024

ALL OF THE M&S STANDARD PLANS, AS SUPPLEMENTED AND REVISED, APPLY TO THIS PROJECT WHEN USED BY DESIGNATED PAY ITEM OR SUBSIDIARY ITEM.

THE M&S STANDARD PLANS USED TO DESIGN THIS PROJECT ARE INDICATED BY A MARKED BOX ■, AND WILL BE ATTACHED TO THE PLANS. ALL OTHER M&S STANDARD PLANS ARE STILL ELIGIBLE FOR USE IN CONSTRUCTION IF APPROVED BY AN APPROPRIATE CDOT ENGINEER.

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Colorado Department of Transportation
2829 West Howard Place
CDOT HQ, 3rd Floor
Denver, CO 80204
Phone: 303-757-9021 FAX: 303-757-9868
Construction Engineering Services JBK

STANDARD PLANS LIST

Issued by the Project Development Branch: July 31, 2019

STANDARD PLAN NO.
STANDARDS PLANS LIST
Standard Sheet No. 1 of 1

Project Sheet Number: 4

PAY ITEM NO.	ITEM DESCRIPTION	UNIT	QUANTITY
201-00000	CLEARING AND GRUBBING	LS	1
201-00816	RESET SIGN PANEL (SPECIAL)	EACH	3
202-00010	REMOVAL OF TREE	EACH	3
202-00019	REMOVAL OF INLET	EACH	1
202-00070	REMOVAL OF BARRICADE	EACH	1
202-00200	REMOVAL OF SIDEWALK (GRAVEL)	SY	443
202-00201	REMOVAL OF SIDEWALK (CONCRETE)	SY	167
202-00203	REMOVAL OF CURB AND GUTTER	LF	2620
202-00220	REMOVAL OF ASPHALT MAT	SY	5084
202-00240	REMOVAL OF ASPHALT MAT (PLANING)	SY	2677
202-00821	REMOVAL OF SIGN PANEL	EACH	4
202-00828	REMOVAL OF TRAFFIC SIGNAL EQUIPMENT	LS	1
212-00006	SEEDING (NATIVE)	ACRE	0.14
304-06007	AGGREGATE BASE COURSE (CLASS 6)	CY	150
403-32871	HOT MIX ASPHALT (GRADING SG) (100) (PG 76-28)	TON	1087
403-32841	HOT MIX ASPHALT (GRADING SG) (100) (PG 64-22)	TON	1186
503-00048	DRILLED CAISSON (48 INCH)	LF	38
606-00302	GUARDRAIL TYPE 3 (31 INCH MIDWEST GUARDRAIL SYSTEM)	LF	137
606-01340	END ANCHORAGE TYPE 3D	EACH	1
608-00010	CONCRETE CURB RAMP	SY	39
609-20010	CURB TYPE 2 (SECTION B)	LF	395
609-21010	CURB AND GUTTER TYPE 2 (SECTION I-B)	LF	1200
609-21020	CURB AND GUTTER TYPE 2 (SECTION II-B)	LF	1371
609-21021	CURB AND GUTTER TYPE 2 (SECTION II-M)	LF	28
613-00200	2 INCH ELECTRICAL CONDUIT	LF	58

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SUITE 300
GREENWOOD VILLAGE, COLORADO 80111
(303) 228-2300

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Detailer: VIR
Sheet Subset: SAQ
Subset Sheet: 1 of 3

Project No./Code
PROJECT NO
196825002
Sheet Number 5

613-00206	2 INCH ELECTRICAL CONDUIT (BORED)	LF	336
613-00300	3 INCH ELECTRICAL CONDUIT	LF	112
613-00306	3 INCH ELECTRICAL CONDUIT (BORED)	LF	336
613-07023	PULL BOX (24"X36"X24")	EACH	3
613-10000	WIRING	L S	1
613-13000	LUMINAIRE (LED)	EACH	2
613-40000	CONCRETE FOUNDATION PAD	EACH	2
614-00011	SIGN PANEL (CLASS I)	SF	88
614-00216	STEEL SIGN POST (2X2 INCH TUBING)	LF	144
614-70336	TRAFFIC SIGNAL FACE (12-12-12)	EACH	5
614-70448	TRAFFIC SIGNAL FACE (12-12-12-12)	EACH	2
614-72895	VEHICLE DETECTION SYSTEM (SINGLE CAMERA)	EACH	1
614-81130	TRAFFIC SIGNAL-LIGHT POLE STEEL (1-30 FOOT MAST ARM)	EACH	1
614-81140	TRAFFIC SIGNAL-LIGHT POLE STEEL (1-40 FOOT MAST ARM)	EACH	1
614-84100	TRAFFIC SIGNAL PEDESTAL POLE ALUMINUM	EACH	1
614-87333	CLOSED CIRCUIT TELEVISION CAMERA (TRAFFIC SURVEILLANCE)	EACH	1
626-00000	MOBILIZATION	L S	1
627-00002	THERMOPLASTIC PAVEMENT MARKING	SF	409
627-00005	EPOXY PAVEMENT MARKING	GAL	35
630-00008	TRAFFIC CONTROL (SPECIAL)	L S	1
700-70010	F/A MINOR CONTRACT REVISIONS	F A	1

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SUITE 300
GREENWOOD VILLAGE, COLORADO 80111
(303) 228-2300

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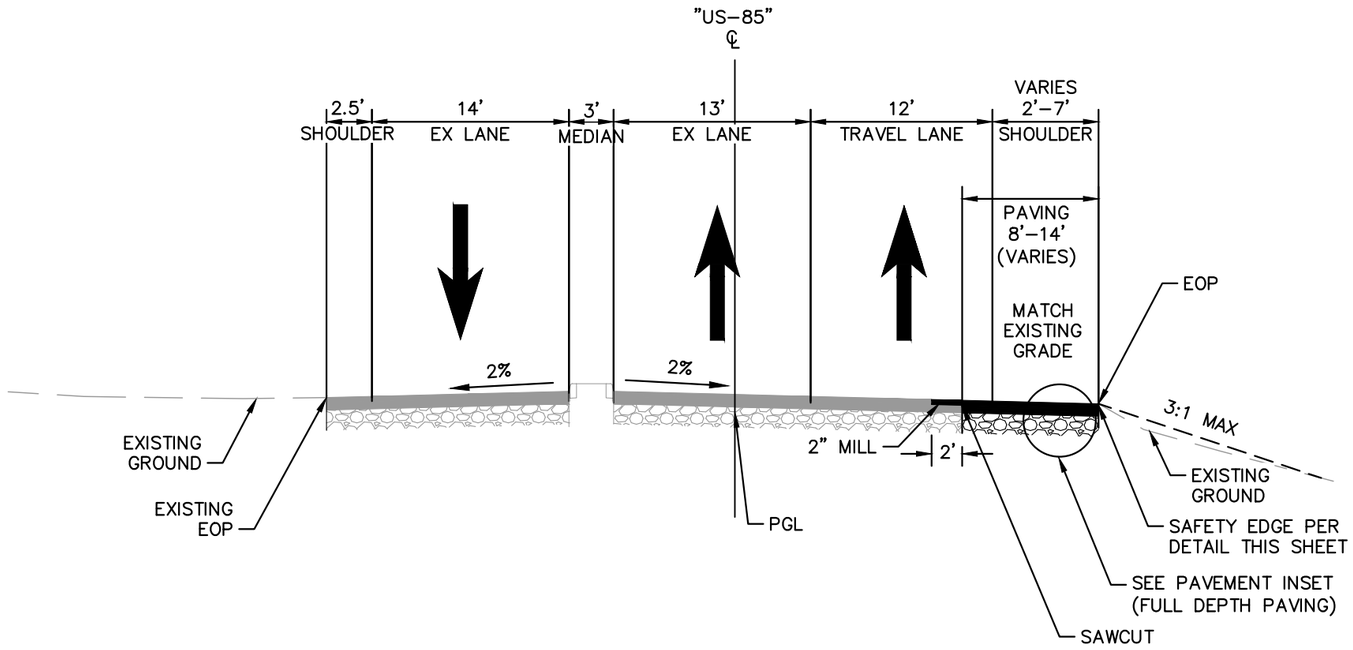
Sheet Subset: SAQ
Subset Sheet: 2 of 3

Project No./Code
PROJECT NO
196825002
Sheet Number 6



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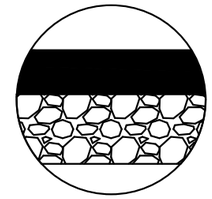
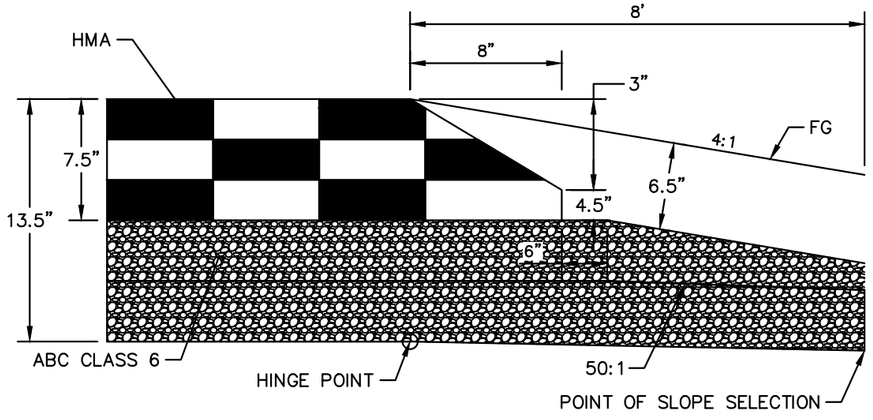


2" HOT MIX ASPHALT (GRADING SX)(100)(PG 76-28)
5.5" HOT MIX ASPHALT (GRADING SX)(100)(PG 64-22)*
6" AGGREGATE BASE COURSE (CLASS 6)

*CONTRACTOR SHALL MATCH EXISTING PAVEMENT SECTION. ANTICIPATED PAVEMENT SECTION PROVIDED BELOW.

NOTE:

1. ALL HMA AND CONCRETE MIX DESIGNS SHALL BE APPROVED AND POTENTIALLY AMENDED BY CDOT AND SHALL BE IN CONFORMANCE WITH CDOT'S MOST CURRENT FIELD MATERIALS MANUAL AND CP REQUIREMENTS. NO HMA OR CONCRETE IS TO BE INSTALLED WITHOUT FORMAL APPROVAL FROM CDOT.
2. CDOT MAY ELECT TO PERFORM ACCEPTANCE TESTING ON ANY MATERIAL ON THE PROJECT.
3. AS THIS IS NOT A CDOT PROJECT AND NOT SUBJECT TO INCENTIVE OR DISINCENTIVE PAYMENTS TO THE CONTRACTOR, ALL OUT OF CDOT SPECIFICATION WORKS HALL BE REMOVED AND REPLACED WITH SPECIFICATION MATERIAL AT THE PERMITTEE'S SOLE EXPENSE.
4. ALL PAVEMENTS SHALL BE CONSTRUCTED TO MRI CATEGORY 2 SMOOTHNESS REQUIREMENTS UNLESS OTHERWISE ASSIGNED BY THE CDOT REGION MATERIALS OFFICE. CDOT RESERVES THE RIGHT TO PERFORM SMOOTHNESS TESTING TO DETERMINE CONFORMANCE WITH REQUIREMENTS. ALL CORRECTIVE WORK SHALL BE AT THE SOLE EXPENSE OF THE PERMITTEE TO CORRECT.
5. THE CONTRACTOR SHALL SUBMIT A PAVING SCHEDULE TO THE ENGINEER AT LEAST 5 WORKING DAYS PRIOR TO THE PRE-PAVING CONFERENCE. PAVING SHALL NOT BEGIN UNTIL THE SCHEDULE HAS BEEN ACCEPTED IN WRITING BY THE ENGINEER.
6. AT PROPOSED EP CONTRACTOR SHALL CONSTRUCT SAFETY EDGE. SEE CDOT DETAIL D-614-1 TITLES "SAFETY EDGE FOR PAVEMENT GREATER THAN 5 INCHES".
7. GUARDRAIL TO BE INSTALLED WITH 7' POST PER RESTRICTIVE ROADSIDE INSTALLATION CRITERIA PER CDOT M-606-1.
8. SLOPES SHALL BE ROUNDED PER CDOT ROADWAY DESIGN GUIDE 4.7.8.
9. CONTRACTOR TO MATCH EXISTING PAVEMENT.
10. SEE SHEETS 30-38 FOR MORE DETAIL.



SAFETY EDGE DETAIL FOR HOT MIX ASPHALT PAVEMENT GREATER THAN 5 INCHES
PER CDOT DETAIL D-614-1
N.T.S.

October 25, 2024

Print Date: October 25, 2024	Sheet Revisions			VENETUCCI BLVD. & B ST. ACCESS PERMIT #XXXXXX
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Void:	Detailer: VIR		
	Sheet Subset: TYP	Subset Sheet: 1 of 2	Sheet Number 7

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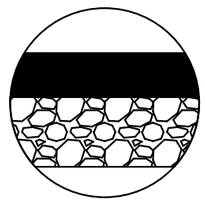
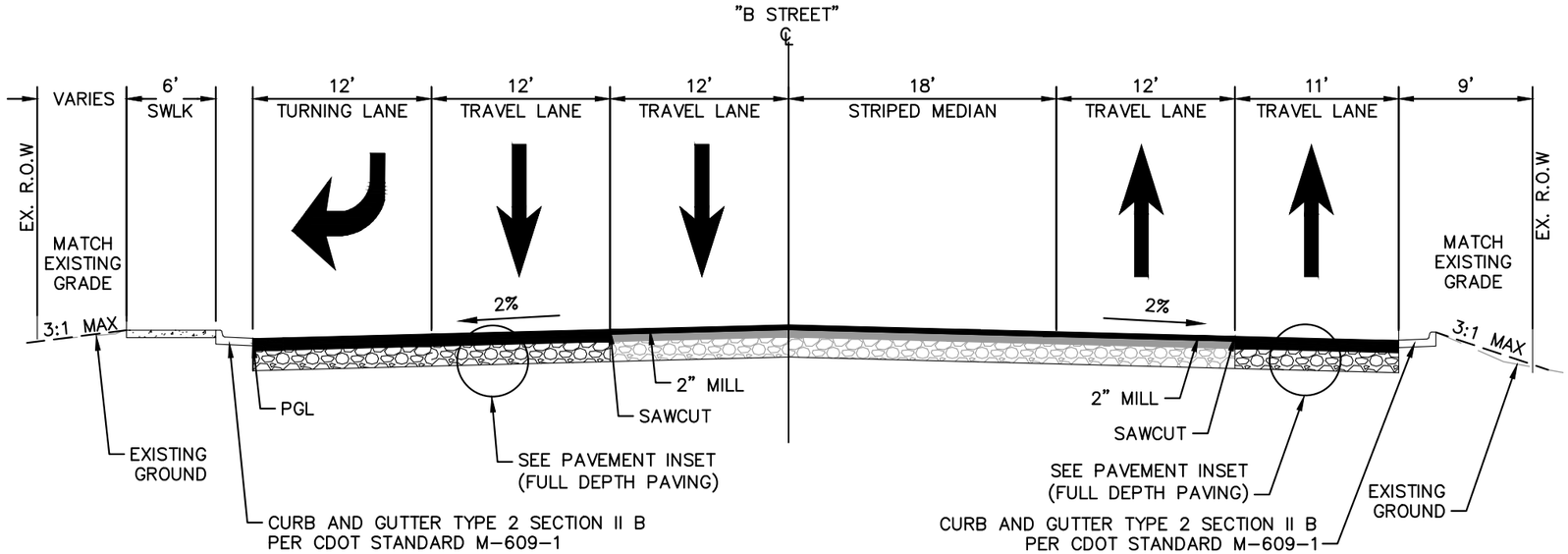
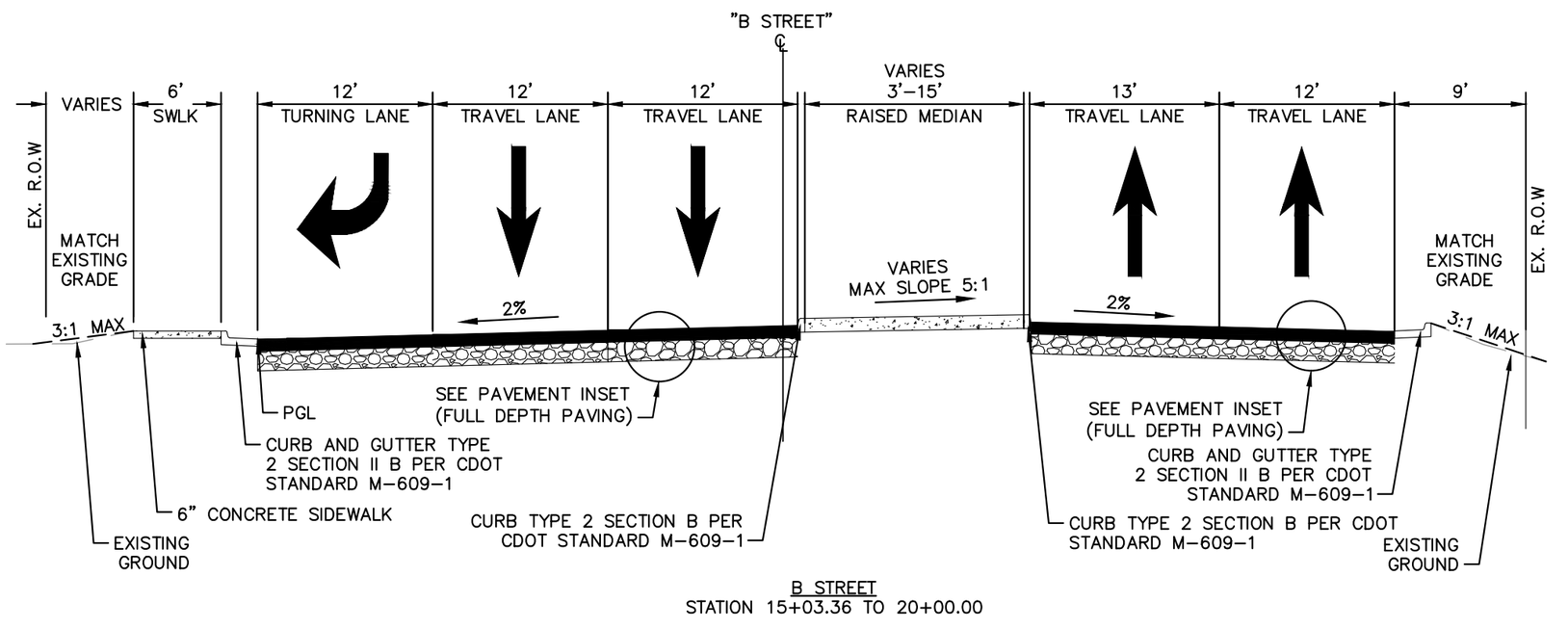


2" HOT MIX ASPHALT (GRADING SX)(100)(PG 76-28)
5.5" HOT MIX ASPHALT (GRADING SX)(100)(PG 64-22)*
6" AGGREGATE BASE COURSE (CLASS 6)

*CONTRACTOR SHALL MATCH EXISTING PAVEMENT SECTION. ANTICIPATED PAVEMENT SECTION PROVIDED BELOW.



B STREET
STATION 11+74.52 TO 15+03.36



B STREET
STATION 15+03.36 TO 20+00.00

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	(R-X)						
	(R-X)						

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	PROJECT NO
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Detailer: VIR	
Sheet Subset: TYP Subset Sheet: 2 of 2	Sheet Number 8

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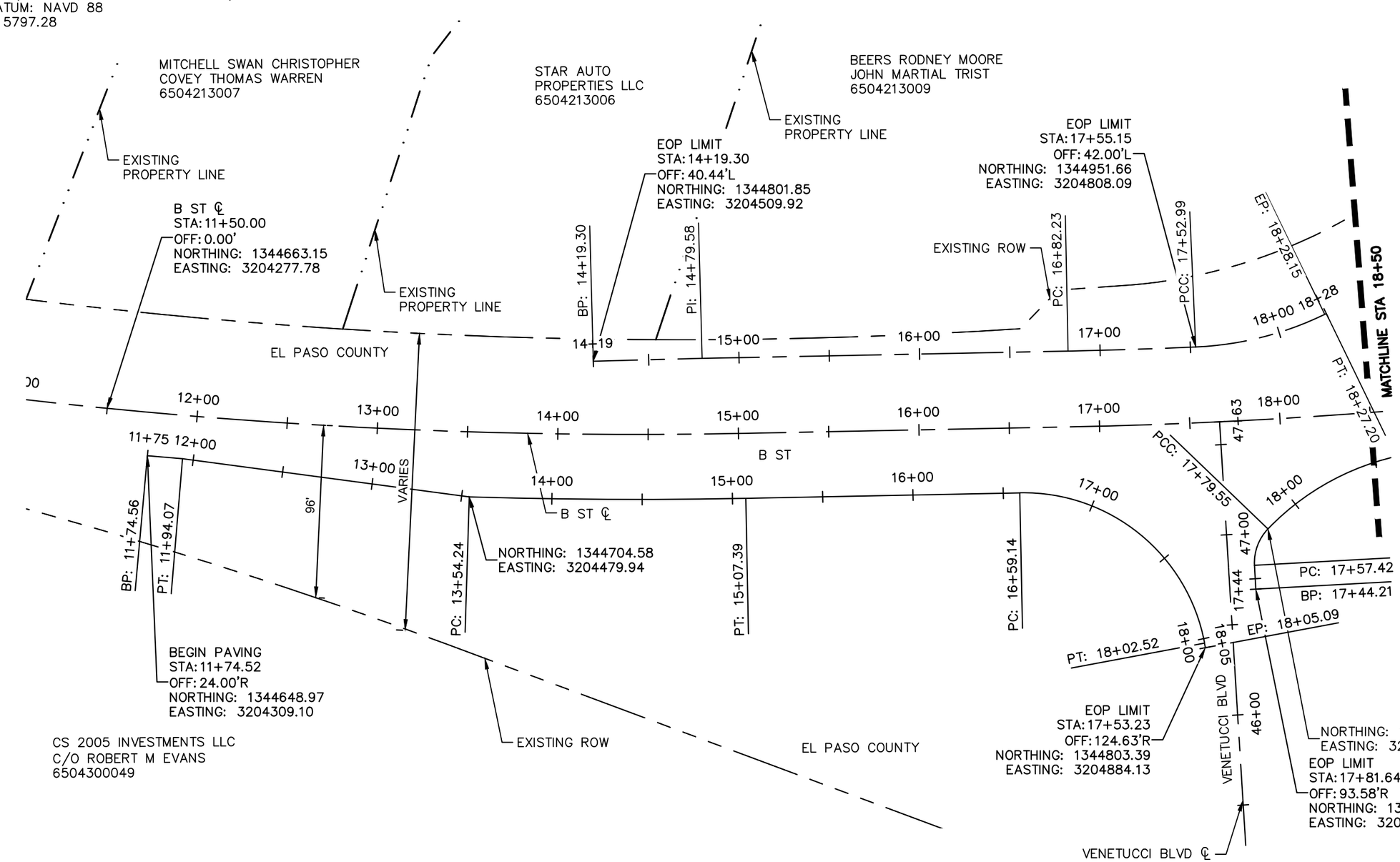

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	Sheet Subset: HC	Subset Sheet: 1 of 3	Sheet Number 9

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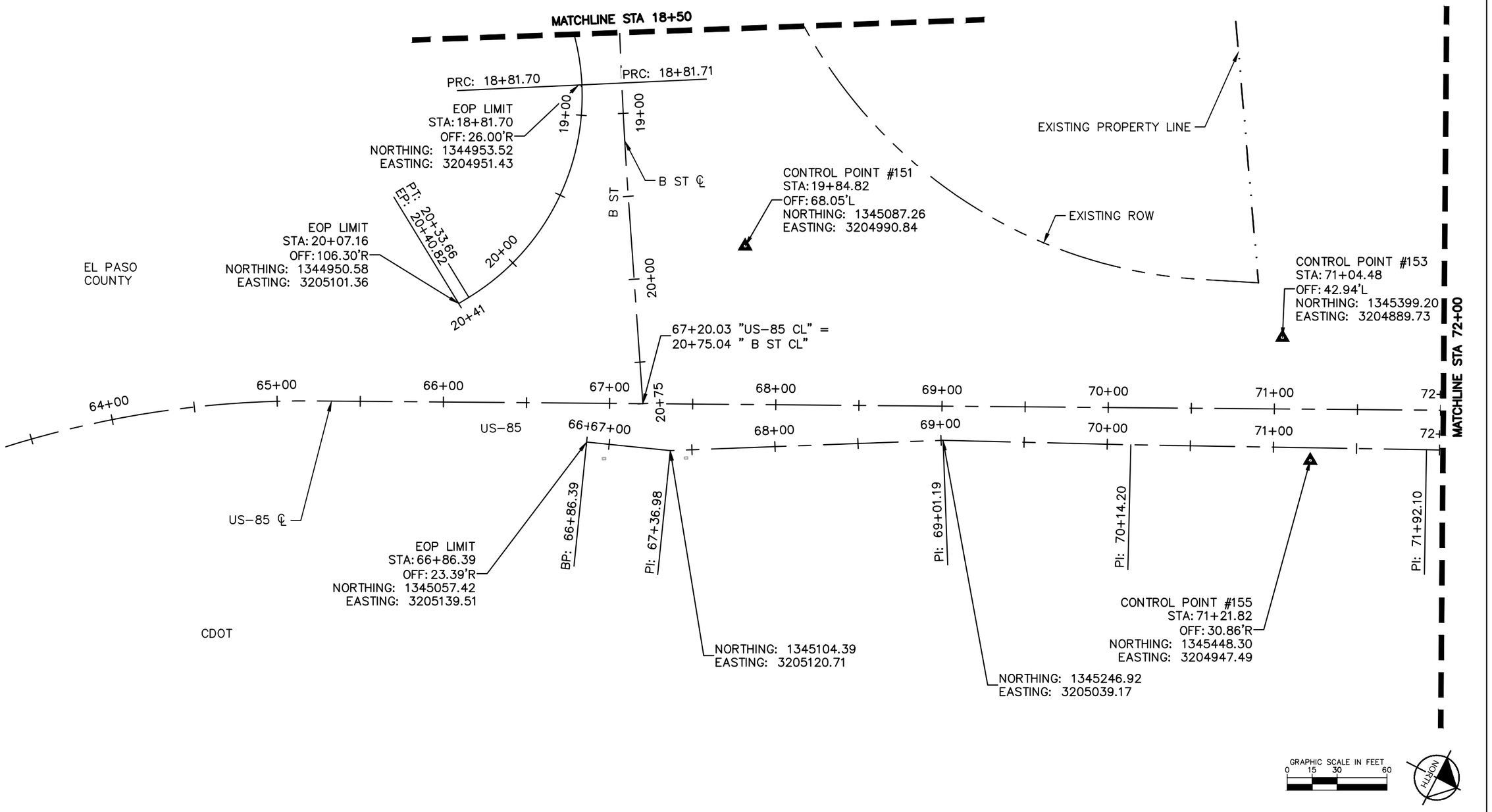

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Detailer: VIR			196825002
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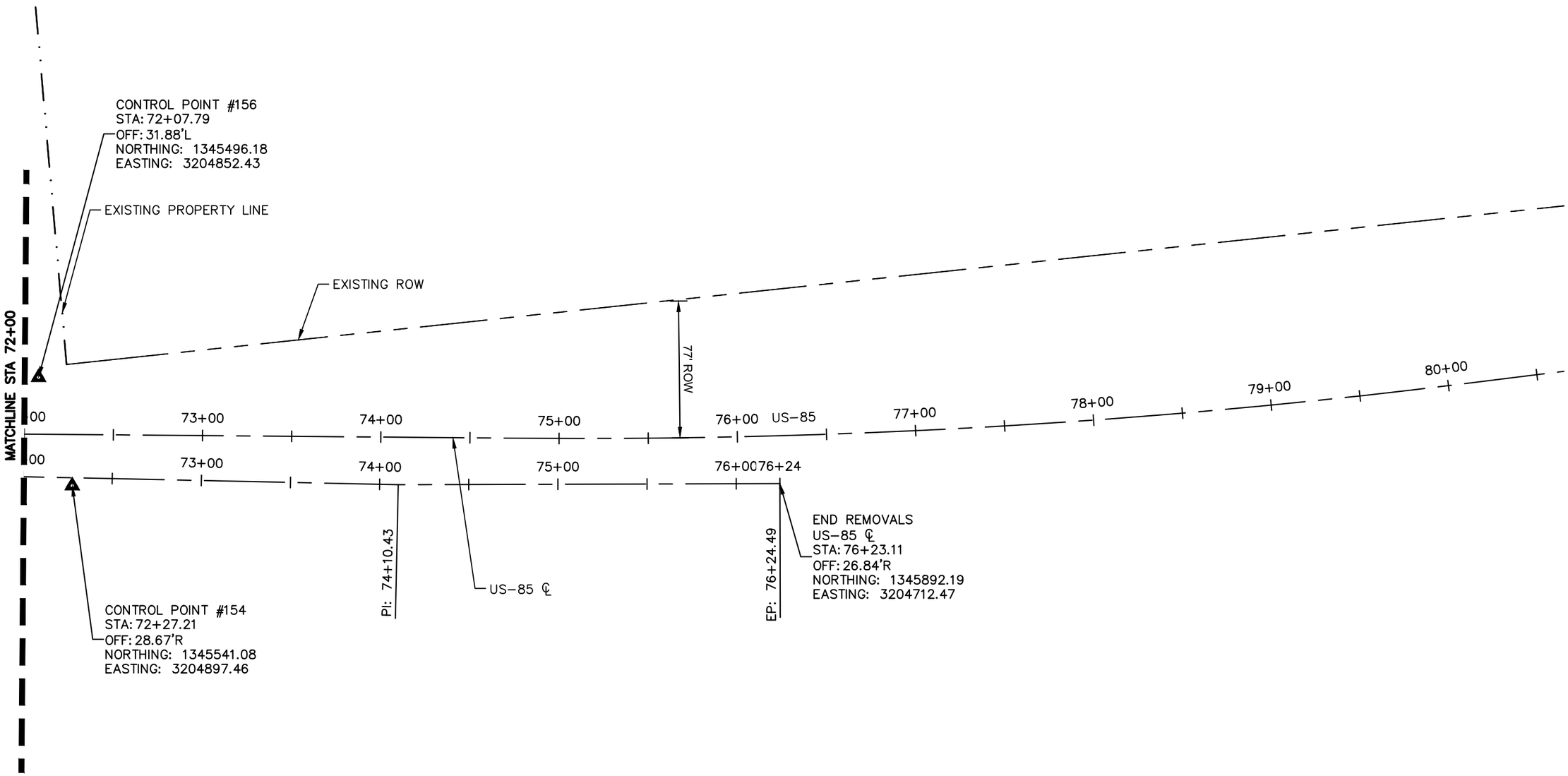

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NORTH

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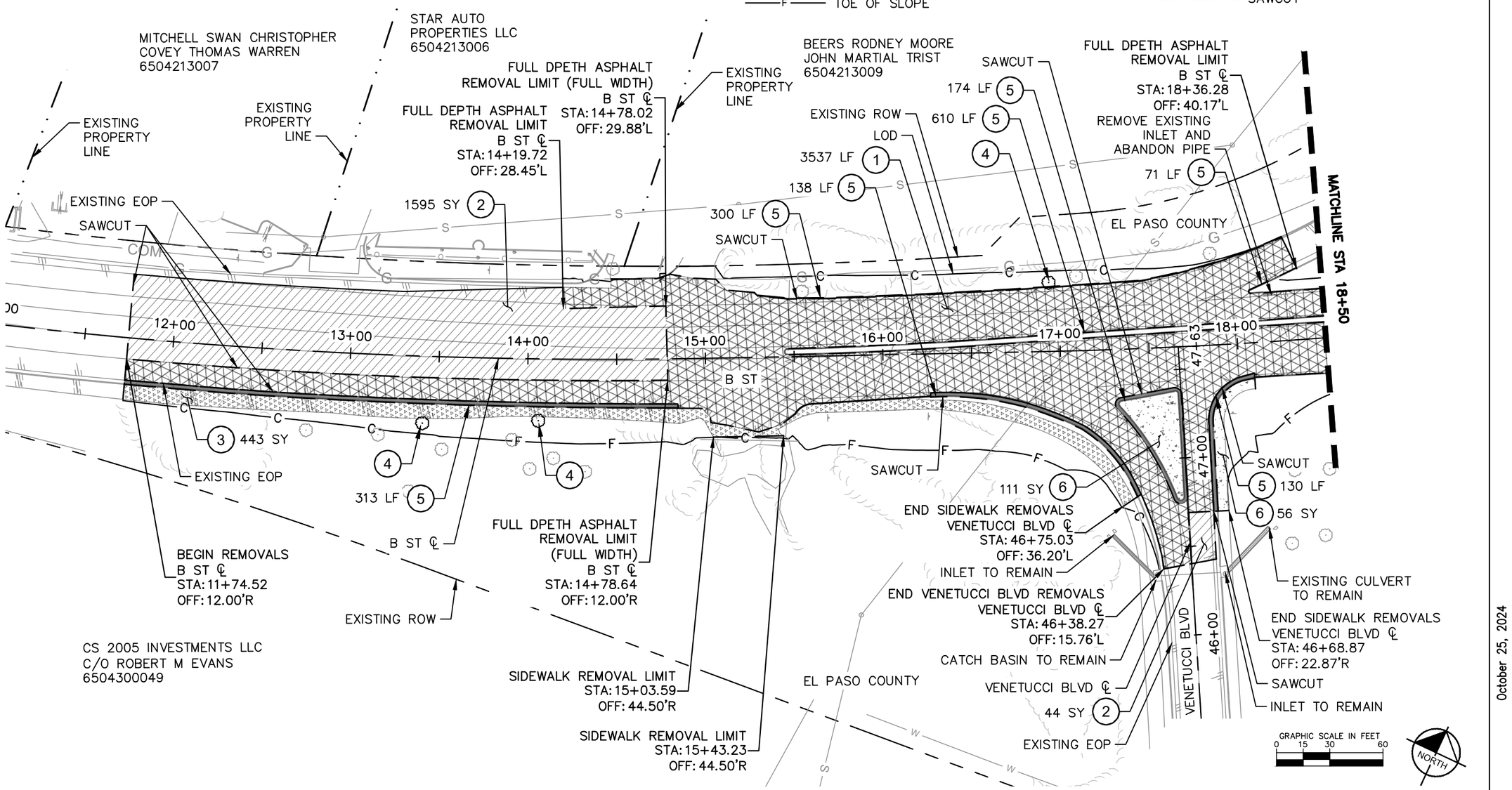
	R-X					Void:	Sheet Subset: HC Subset Sheet: 3 of 3	Sheet Number 11
	R-X							

CONSTRUCTION NOTES

1. REMOVAL OF ASPHALT PAVEMENT (FULL DEPTH)
2. REMOVAL OF ASPHALT PAVEMENT (MILL)
3. REMOVAL OF GRAVEL
4. REMOVAL OF TREE
5. REMOVAL OF EXISTING CURB
6. REMOVAL OF CONCRETE

LEGEND

- REMOVE EXISTING PAVEMENT (MILL)
- REMOVE EXISTING PAVEMENT (FULL DEPTH)
- REMOVAL OF CURB AND GUTTER
- REMOVAL OF GRAVEL
- REMOVAL OF CONCRETE
- C — TOP OF SLOPE
- F — TOE OF SLOPE
- SAWCUT



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VENETUCCI BLVD. & B ST.
REMOVAL & RESET PLAN

Designer: CAS
Detailer: VIR
Sheet Subset: REM
Subset Sheet: 1 of 3

Project No./Code
PROJECT NO
196825002
Sheet Number 12

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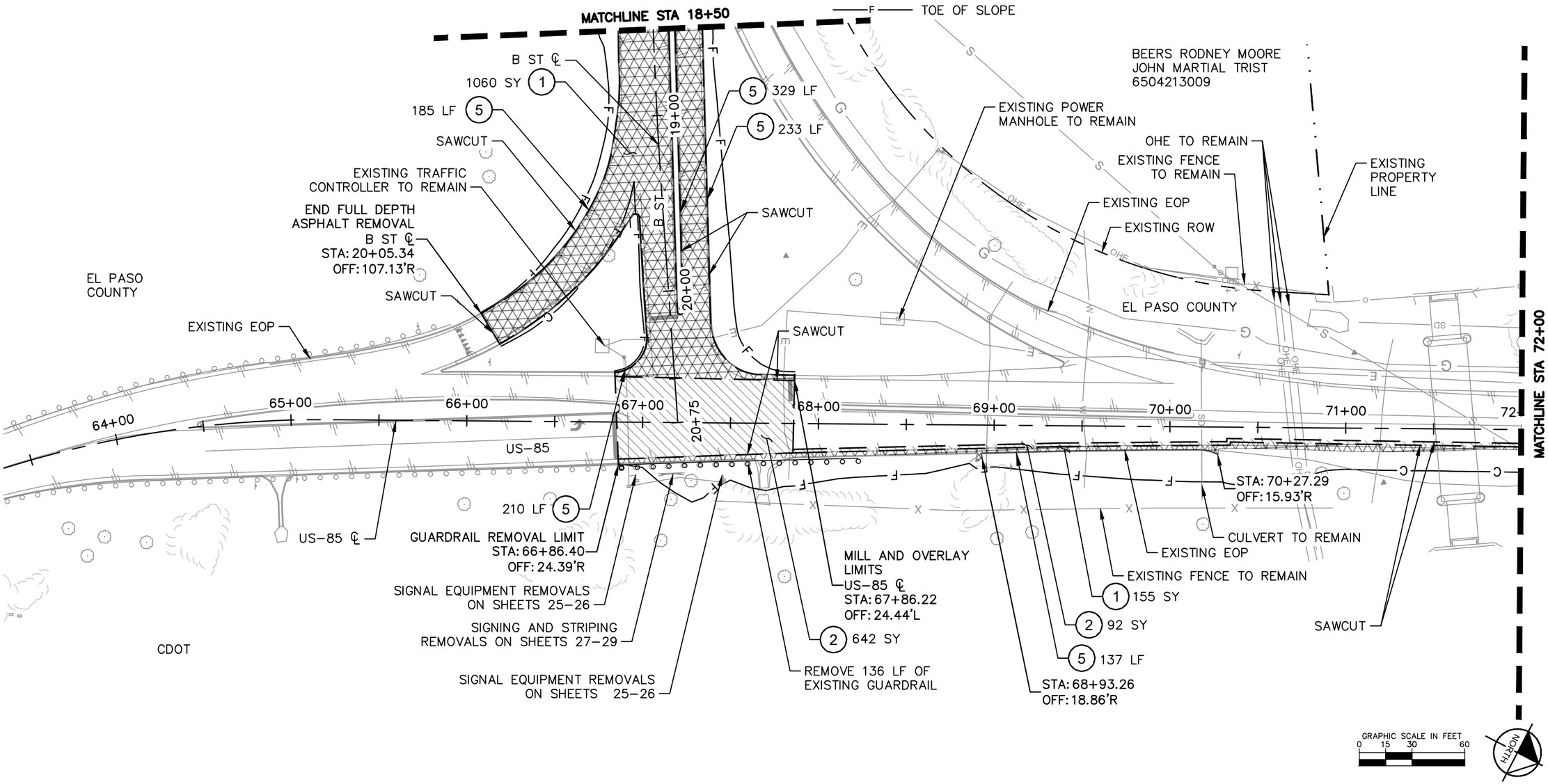
CONSTRUCTION NOTES

1. REMOVAL OF ASPHALT PAVEMENT (FULL DEPTH)
2. REMOVAL OF ASPHALT PAVEMENT (MILL)
5. REMOVAL OF EXISTING CURB

LEGEND:

- REMOVE EXISTING PAVEMENT (MILL)
- REMOVE EXISTING PAVEMENT (FULL DEPTH)
- REMOVAL OF CURB AND GUTTER
- REMOVAL OF GRAVEL
- REMOVAL OF CONCRETE
- C — TOP OF SLOPE
- F — TOE OF SLOPE



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Drawing File Name: c-demo.dwg	Date:	Comments:	Init.
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	(R-X)		
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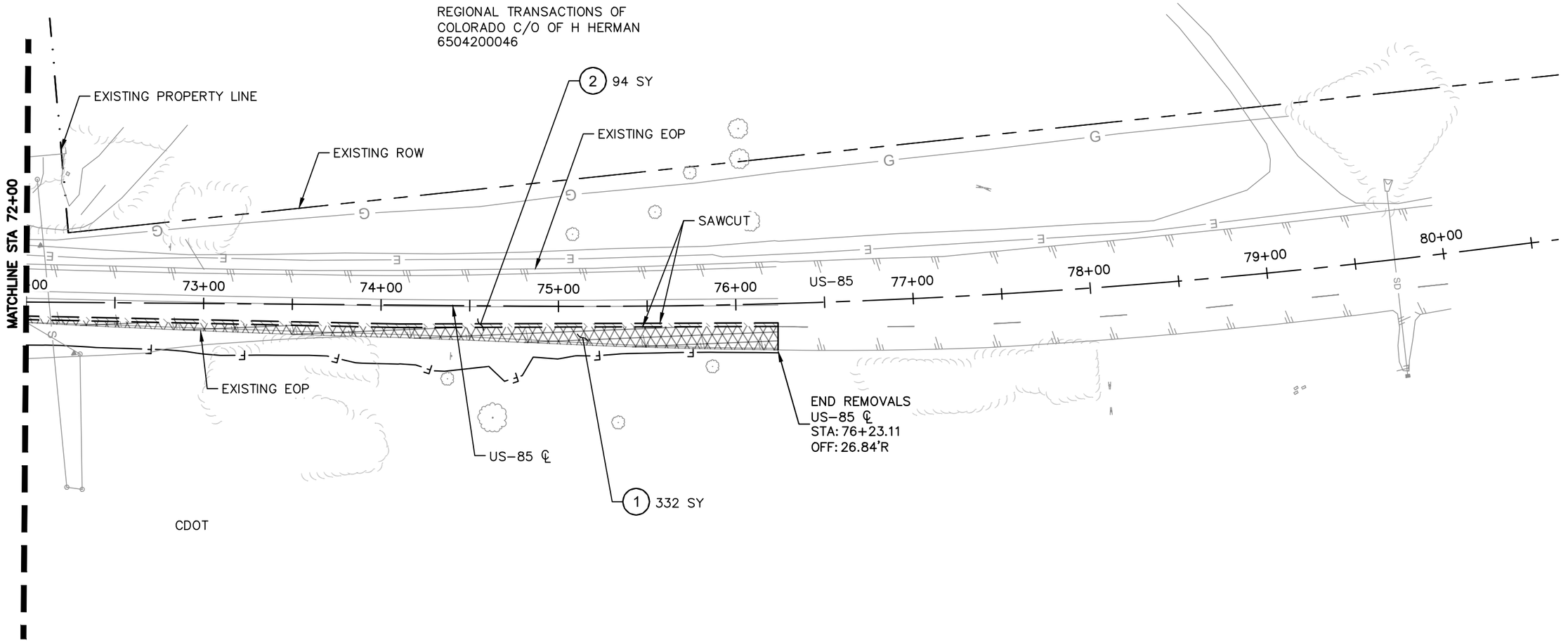
Void:	Detailer: VIR		Sheet Number 13
	Sheet Subset: REM	Subset Sheet: 2 of 3	

CONSTRUCTION NOTES

1. REMOVAL OF ASPHALT PAVEMENT (FULL DEPTH)
2. REMOVAL OF ASPHALT PAVEMENT (MILL)

LEGEND

- REMOVE EXISTING PAVEMENT (MILL)
- REMOVE EXISTING PAVEMENT (FULL DEPTH)
- REMOVAL OF CURB AND GUTTER
- F TOE OF SLOPE
- REMOVAL OF GRAVEL
- REMOVAL OF CONCRETE
- C TOP OF SLOPE



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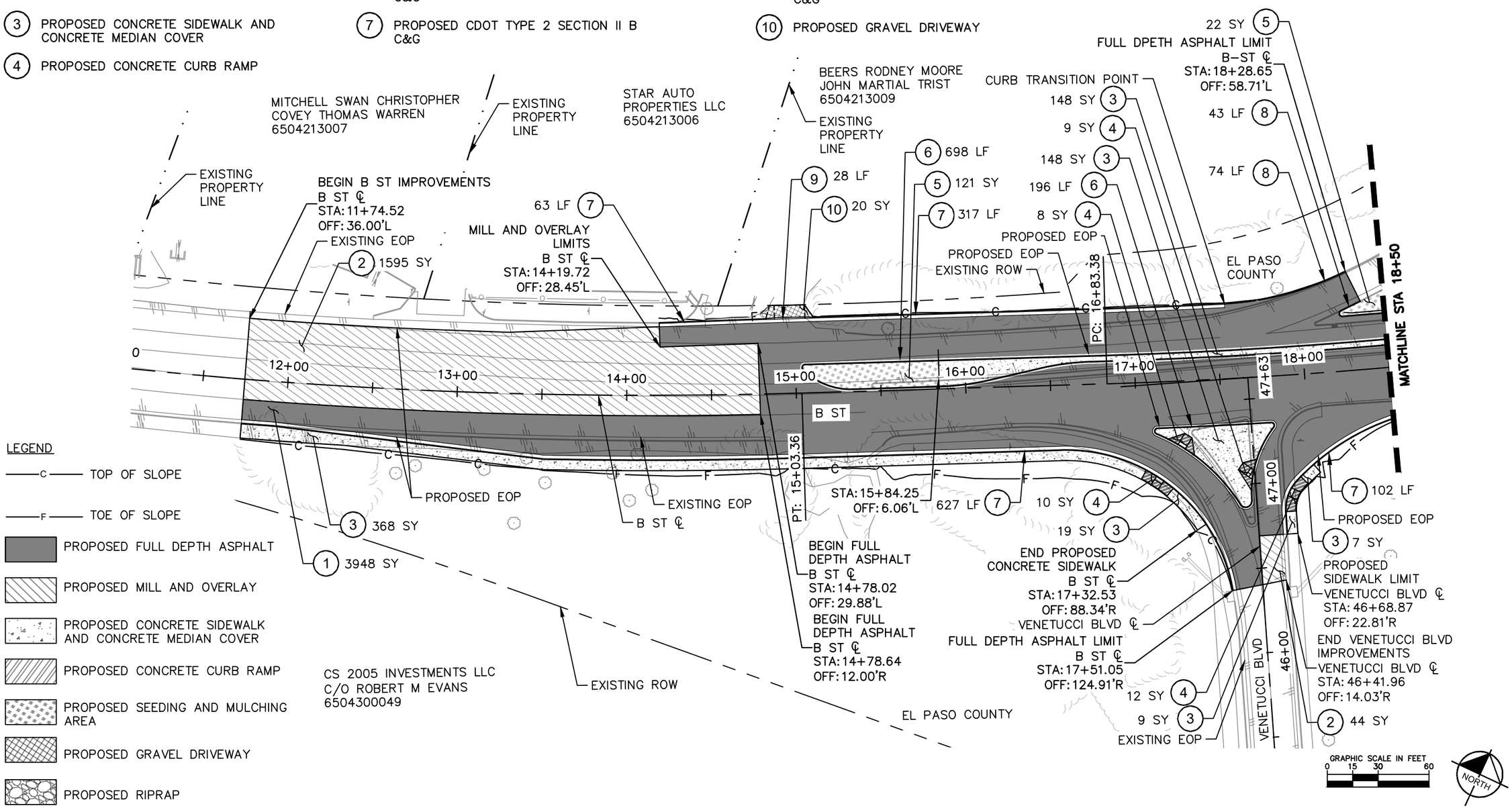
VENETUCCI BLVD. & B ST.
REMOVAL & RESET PLAN

Designer: CAS
Detailer: VIR
Sheet Subset: REM
Subset Sheet: 3 of 3

Project No./Code
PROJECT NO
196825002
Sheet Number 14

PAVING NOTES

1. PROPOSED FULL DEPTH ASPHALT
2. PROPOSED MILL AND OVERLAY
3. PROPOSED CONCRETE SIDEWALK AND CONCRETE MEDIAN COVER
4. PROPOSED CONCRETE CURB RAMP
5. PROPOSED SEEDING AND MULCHING
6. PROPOSED CDOT TYPE 2 SECTION I B C&G
7. PROPOSED CDOT TYPE 2 SECTION II B C&G
8. PROPOSED CDOT TYPE 2 SECTION B CURB
9. PROPOSED CDOT TYPE 2 SECTION II M C&G
10. PROPOSED GRAVEL DRIVEWAY



LEGEND

- TOP OF SLOPE
- TOE OF SLOPE
- PROPOSED FULL DEPTH ASPHALT
- PROPOSED MILL AND OVERLAY
- PROPOSED CONCRETE SIDEWALK AND CONCRETE MEDIAN COVER
- PROPOSED CONCRETE CURB RAMP
- PROPOSED SEEDING AND MULCHING AREA
- PROPOSED GRAVEL DRIVEWAY
- PROPOSED RIPRAP

GRAPHIC SCALE IN FEET 0 15 30 60

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(303) 228-2300

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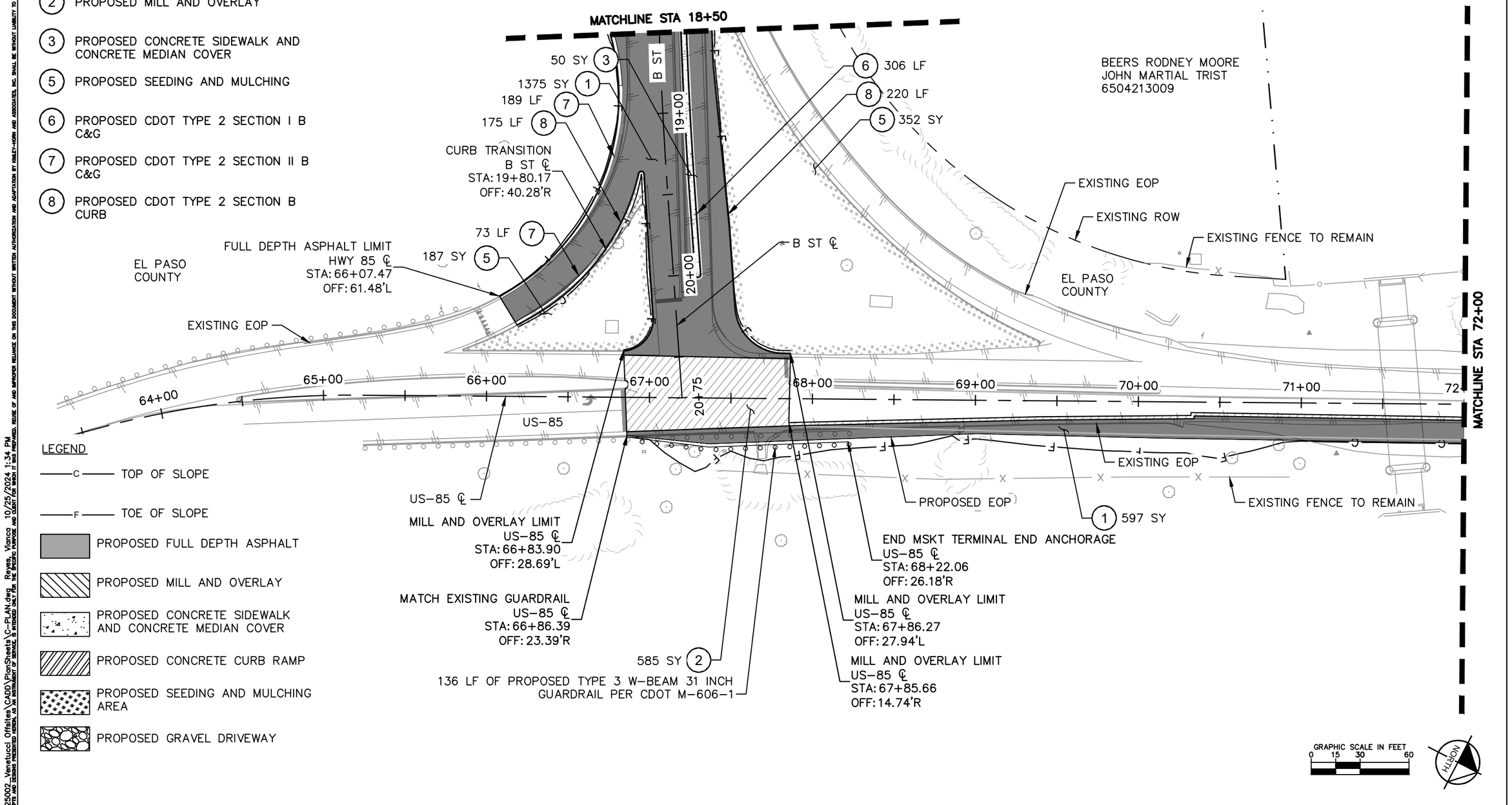
VENETUCCI BLVD. & B ST.
PAVING & ROADWAY PLAN

Designer: CAS
Detailer: VIR
Sheet Subset: PAV
Subset Sheet: 1 of 3

Project No./Code
PROJECT NO
196825002
Sheet Number 15

PAVING NOTES

1. PROPOSED FULL DEPTH ASPHALT
2. PROPOSED MILL AND OVERLAY
3. PROPOSED CONCRETE SIDEWALK AND CONCRETE MEDIAN COVER
5. PROPOSED SEEDING AND MULCHING
6. PROPOSED CDOT TYPE 2 SECTION I B C&G
7. PROPOSED CDOT TYPE 2 SECTION II B C&G
8. PROPOSED CDOT TYPE 2 SECTION B CURB



LEGEND

- C — TOP OF SLOPE
- F — TOE OF SLOPE
- PROPOSED FULL DEPTH ASPHALT
- PROPOSED MILL AND OVERLAY
- PROPOSED CONCRETE SIDEWALK AND CONCRETE MEDIAN COVER
- PROPOSED CONCRETE CURB RAMP
- PROPOSED SEEDING AND MULCHING AREA
- PROPOSED GRAVEL DRIVEWAY

GRAPHIC SCALE IN FEET
0 15 30 60

HORIZ

October 25, 2024

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6200 SOUTH SYRACUSE WAY
SUITE 300
GREENWOOD VILLAGE, COLORADO 80111
(303) 228-2300

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VENETUCCI BLVD. & B ST.
PAVING & ROADWAY PLAN

Designer: CAS
Detailer: VIR
Sheet Subset: PAV
Subset Sheet: 2 of 3

Project No./Code
PROJECT NO
196825002
Sheet Number 16

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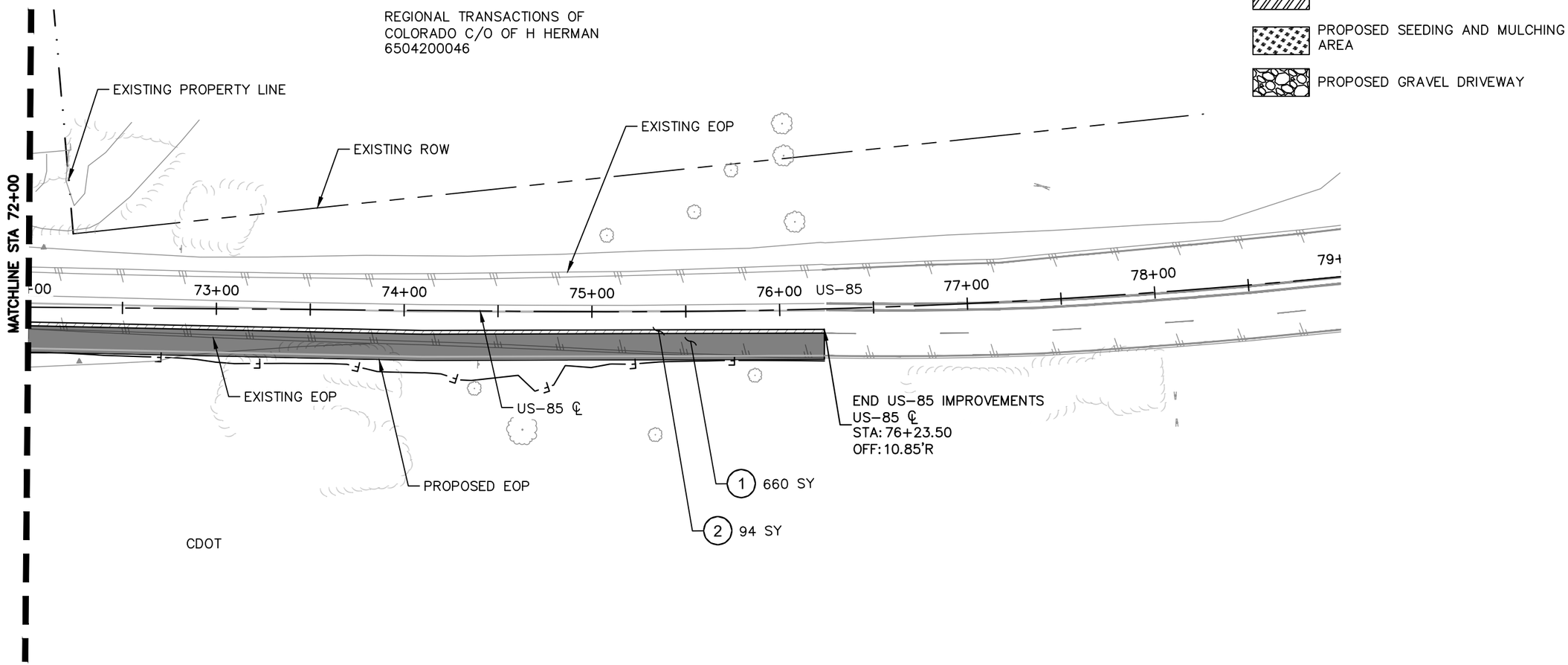
PAVING NOTES

1. PROPOSED FULL DEPTH ASPHALT
2. PROPOSED MILL AND OVERLAY

LEGEND

- C — TOP OF SLOPE
- F — TOE OF SLOPE
- PROPOSED FULL DEPTH ASPHALT
- PROPOSED MILL AND OVERLAY
- PROPOSED CONCRETE SIDEWALK AND CONCRETE MEDIAN COVER
- PROPOSED CONCRETE CURB RAMP
- PROPOSED SEEDING AND MULCHING AREA
- PROPOSED GRAVEL DRIVEWAY



GRAPHIC SCALE IN FEET
0 15 30 60

NORTH

October 25, 2024

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Kimley»Horn KIMLEY-HORN AND ASSOCIATES, INC. 6200 SOUTH SYRACUSE WAY SUITE 300 GREENWOOD VILLAGE, COLORADO 80111 (303) 228-2300	R-X					Void:	Detailer: VIR	Sheet Number 17
	R-X						Sheet Subset: PAV	Subset Sheet: 3 of 3
	R-X							

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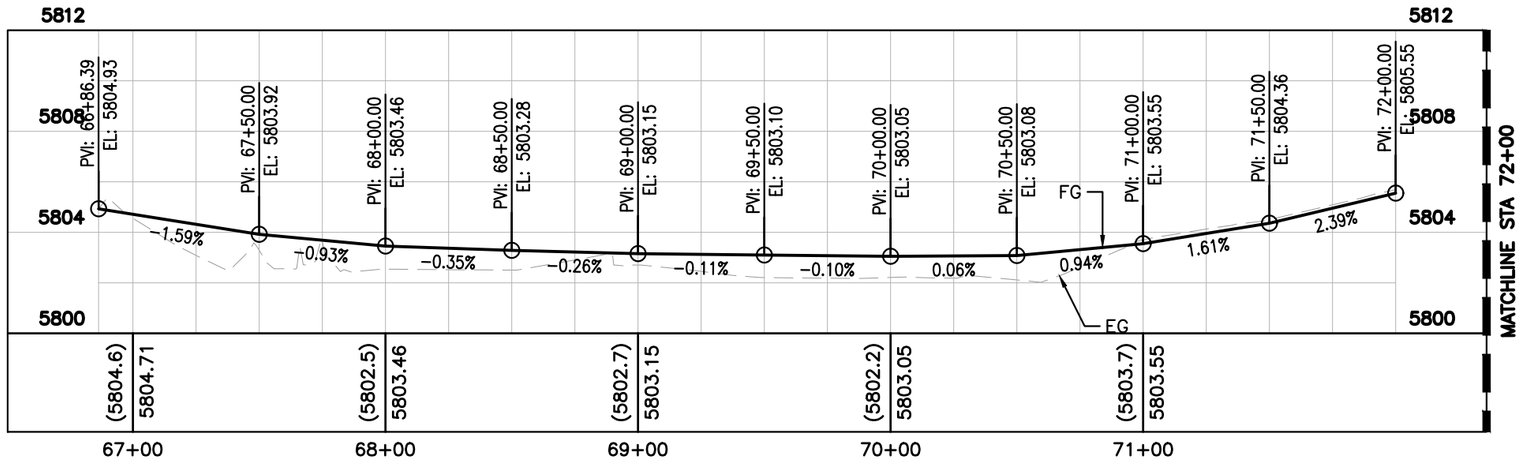
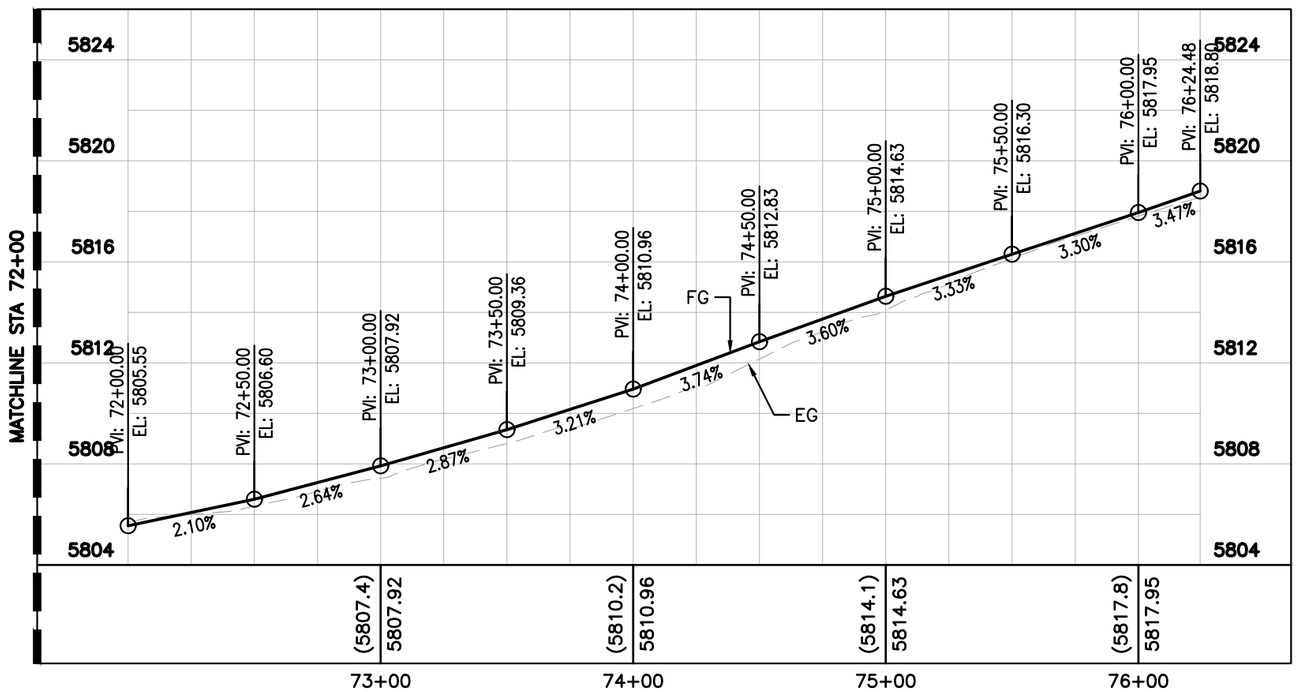


NORTHBOUND US85 EOP



NORTHBOUND US85 EOP

VERTICAL 6 3 1.5 0

GRAPHIC SCALE IN FEET
0 15 30 60
HORIZONTAL

October 25, 2024

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ROADWAY PROFILE – US-85

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Sheet Subset: PROF
Subset Sheet: 1 of 4

Project No./Code
PROJECT NO
196825002
Sheet Number 18

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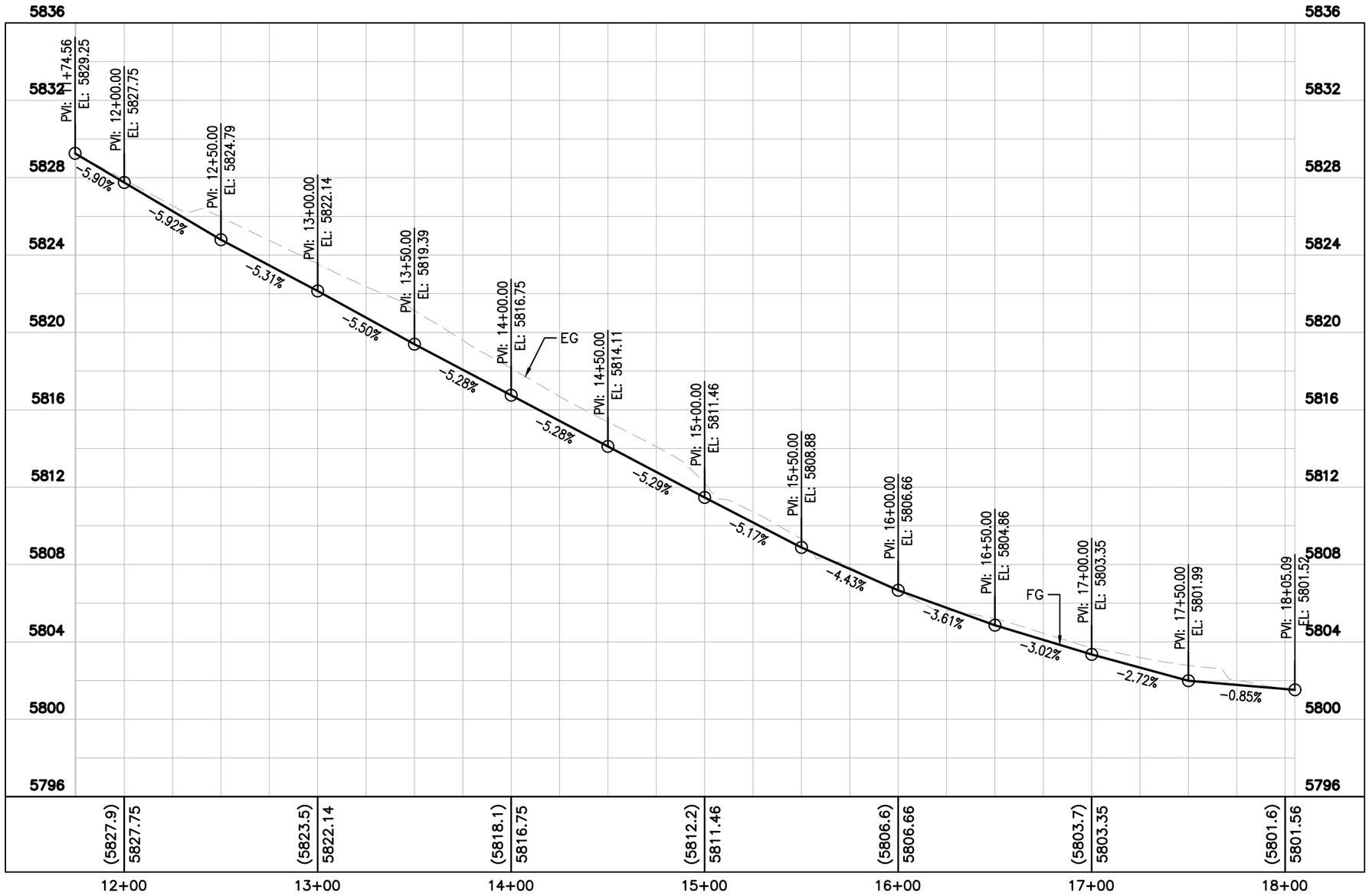

EASTBOUND B ST. EOP

October 25, 2024

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ROADWAY PROFILE – B ST.

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Project No./Code
PROJECT NO
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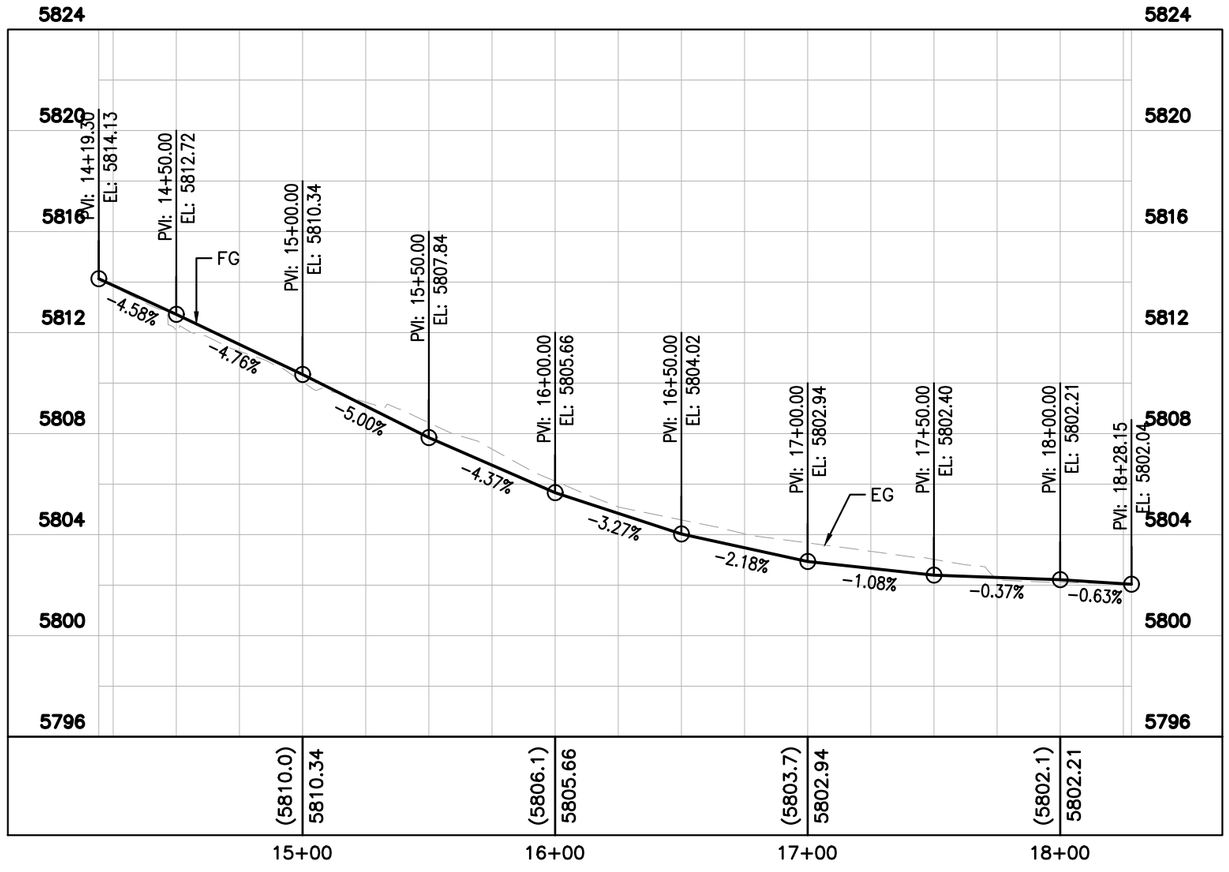
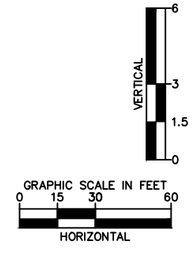


WESTBOUND B ST. EOP



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ROADWAY PROFILE – B ST.

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Project No./Code
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Sheet Number 20

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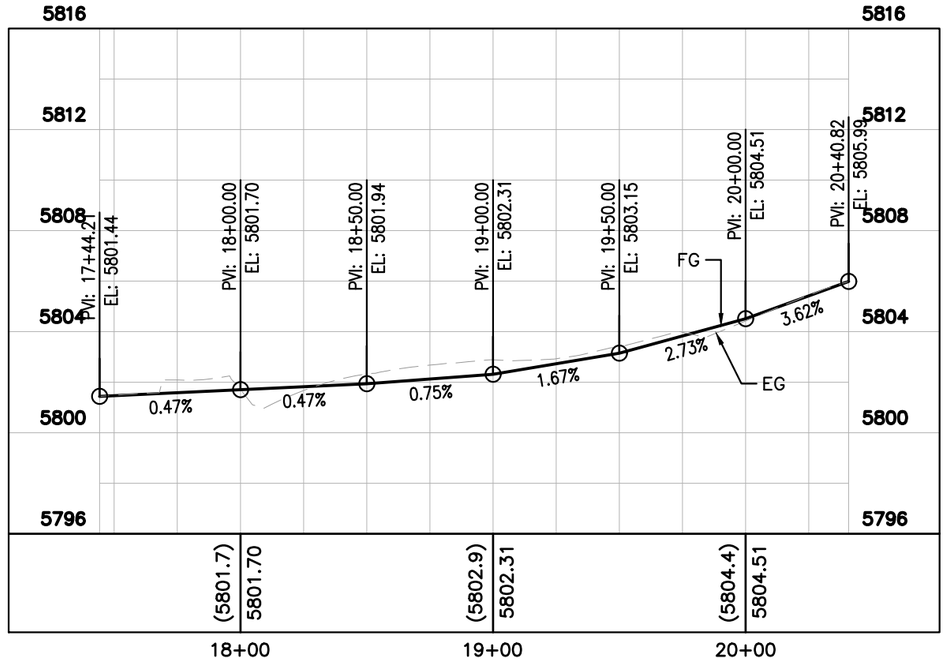
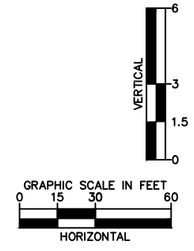


NORTHBOUND VENETUCCI BLVD. EOP



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ROADWAY PROFILE – VENETUCCI BLVD.

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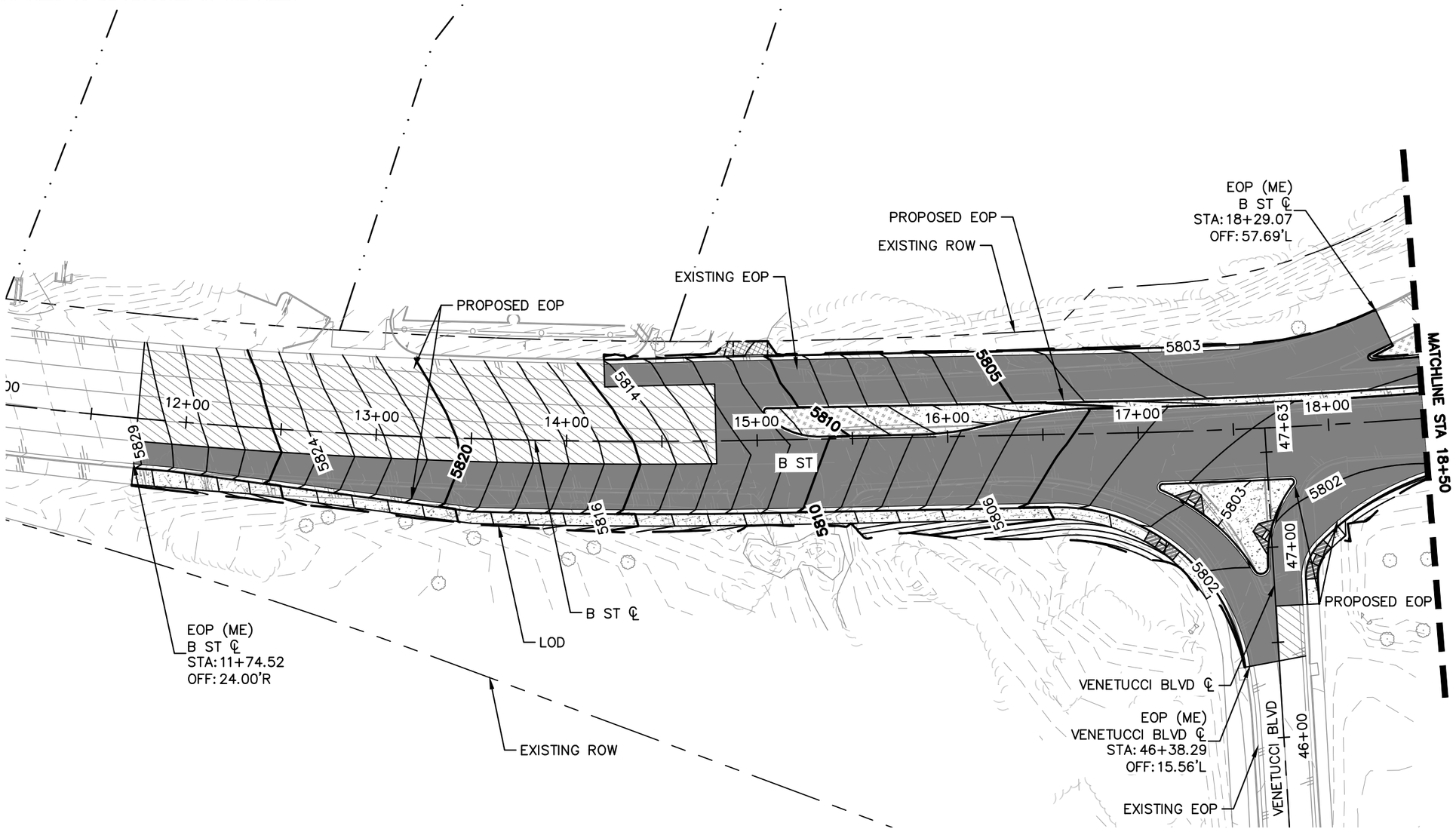
Sheet Subset: PROF
Subset Sheet: 4 of 4

Project No./Code
PROJECT NO
196825002
Sheet Number 21

NOTES:

1. GRADING PLAN IS FOR REFERENCE ONLY. CONTRACTOR SHALL UTILIZE ROADWAY PLAN AND PROFILE TO DETERMINE ROADWAY GEOMETRICS.
2. ADDITIONAL TIE–IN INFORMATION PROVIDED IS APPROXIMATE AND BASED ON BEST AVAILABLE INFORMATION. LOCATIONS AND ELEVATIONS MAY NEED TO BE ADJUSTED IN THE FIELD.



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GRADING PLAN

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Detailer: VIR
Sheet Subset: GRAD
Subset Sheet: 1 of 3

Project No./Code
PROJECT NO
196825002
Sheet Number 22

NOTES:
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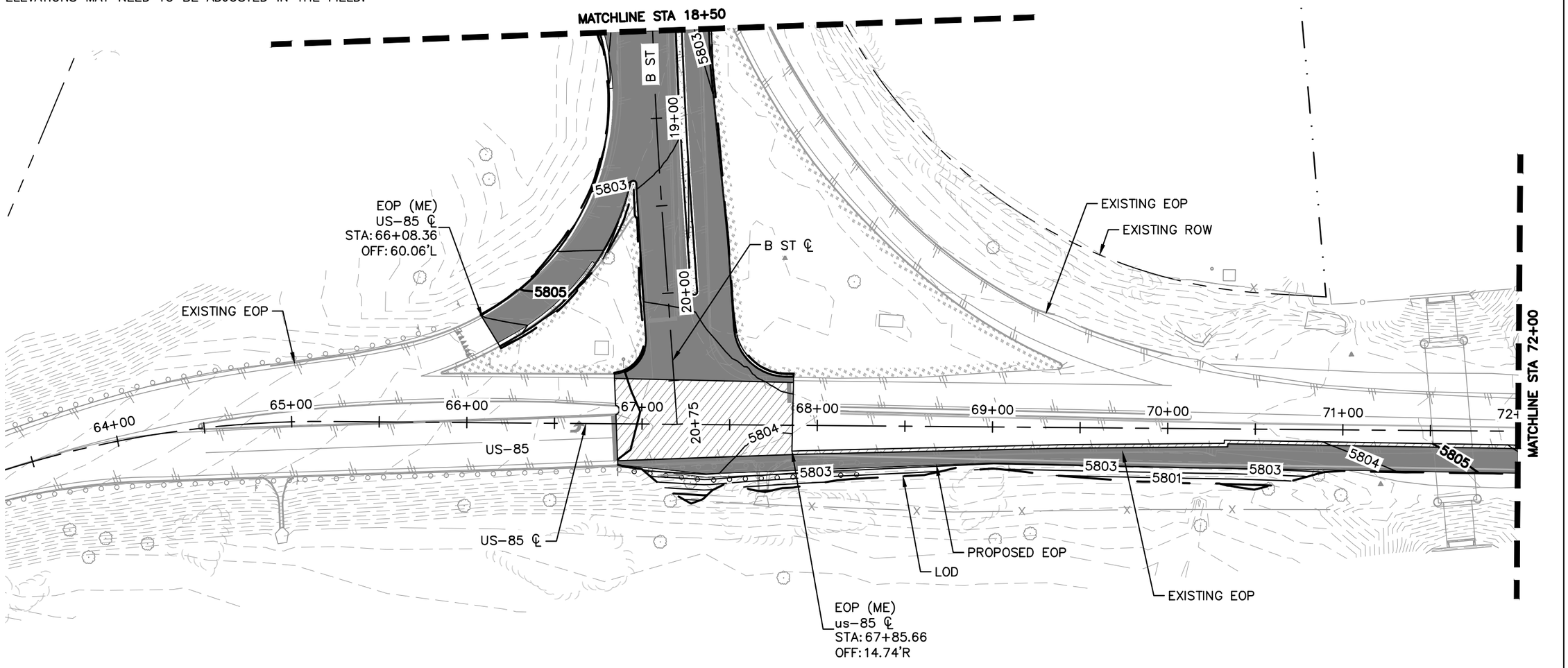

GRAPHIC SCALE IN FEET
0 15 30 60

NORTH

October 25, 2024

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GRADING PLAN

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Project No./Code
PROJECT NO
196825002
Sheet Number 23

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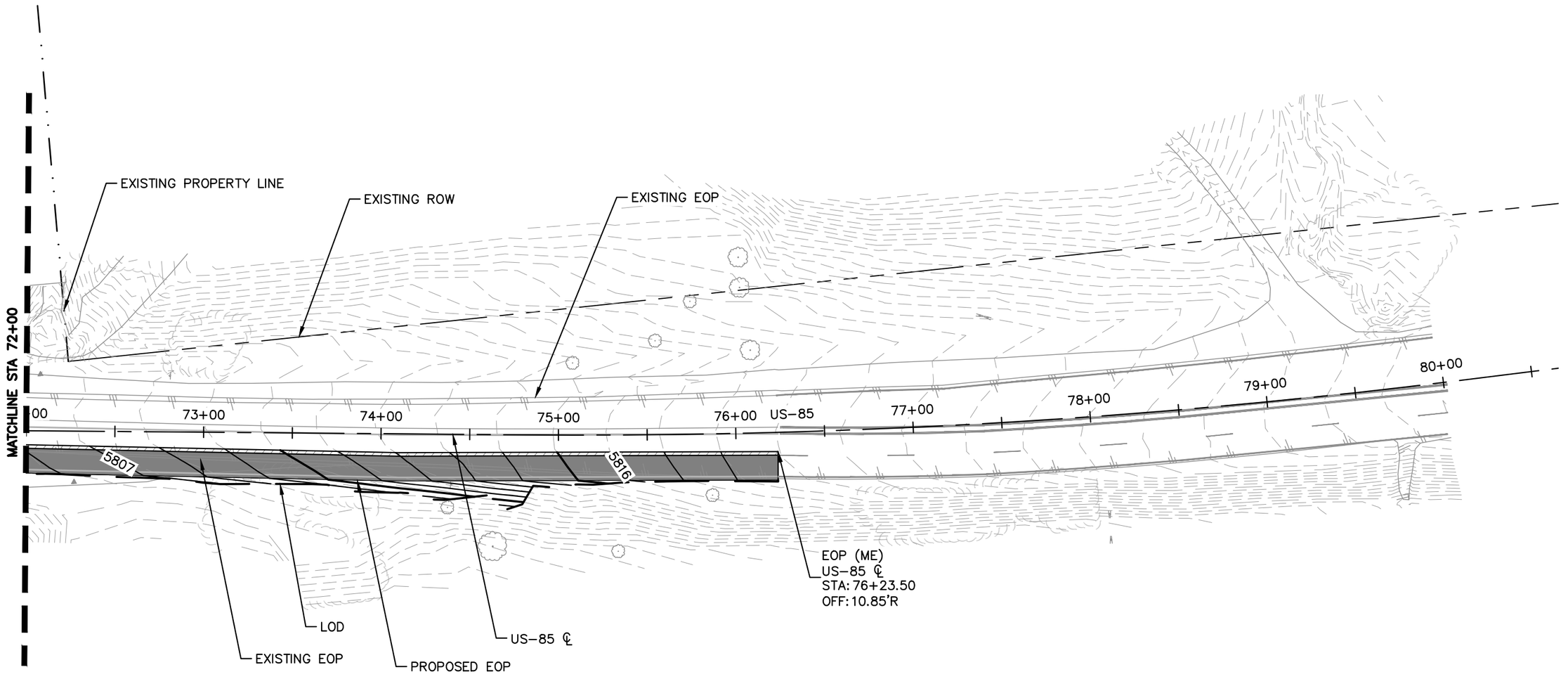

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GRADING PLAN

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Project No./Code
PROJECT NO
196825002
Sheet Number 24

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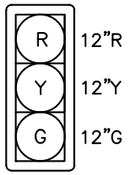
TRAFFIC SIGNAL LEGEND

- CONTROLLER
- PULL BOX (24"X36"X24")
- SIGNAL HEAD
- VIDEO DETECTION CAMERA (GRID SMART)
- MOUNTED SIGN
- MAST ARM POLE
- PEDESTAL
- LUMINAIRE (LED)
- CONDUIT
- MAST ARM
- MICROWAVE RADAR DETECTION CAMERA

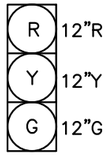
REMOVAL NOTES

1. REMOVE EXISTING SIGNAL POLE, MAST ARM, LUMINARE, AND FOUNDATION 2' BELOW FINISHED GRADE.
2. REMOVE EXISTING PULL BOX
3. REMOVE EXISTING MICROWAVE RADAR DETECTION
4. REMOVE EXISTING VIDEO DETECTION

EXISTING HEADS TO BE REMOVED

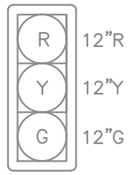


3–SECTION VERTICAL HEAD WITH BACKPLATE
(1)(2)(4)(5)

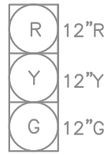


3–SECTION VERTICAL HEAD WITHOUT BACKPLATE
(3)(6)

SIGNAL HEADS TO REMAIN

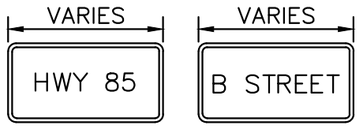


3–SECTION VERTICAL HEAD WITH BACKPLATE
(7)(8)



3–SECTION VERTICAL HEAD WITHOUT BACKPLATE
(9)

EXISTING STREET NAME SIGN PANELS TO BE REMOVED



(1) (2)

EXISTING MAST ARM SIGN TO BE REMOVED

R3–5L
(30"X36")
(4)

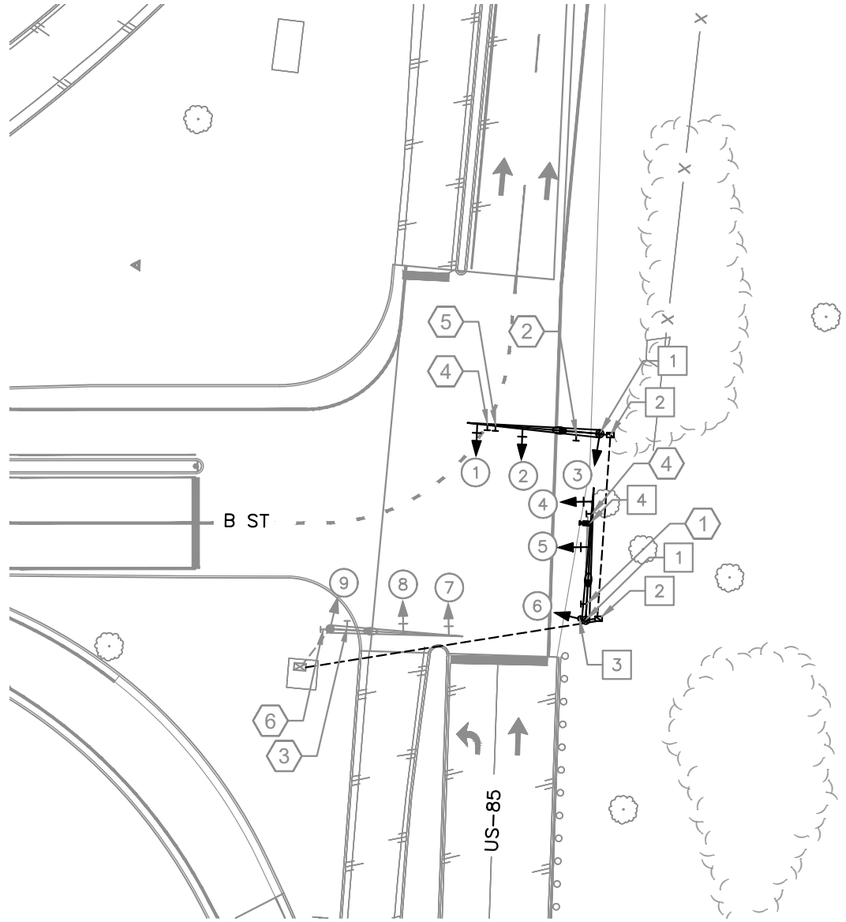
R10–12
(30"X36")
(5)

EXISTING STREET NAME SIGN PANELS TO REMAIN

(3)

EXISTING MAST ARM SIGN TO REMAIN

SPECIAL
(6)



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October 25, 2024

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Kimley»Horn KIMLEY–HORN AND ASSOCIATES, INC. 6200 SOUTH SYRACUSE WAY SUITE 300 GREENWOOD VILLAGE, COLORADO 80111 (303) 228–2300	(R-X)						Void:
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	(R-X)						

VENETUCCI BLVD. & B ST. TRAFFIC SIGNAL PLAN– REMOVAL			Project No./Code
			PROJECT NO
Designer: CAS			196825002
Detailer: VIR			
Sheet Subset: SIG	Subset Sheet:	2 of 3	Sheet Number 25

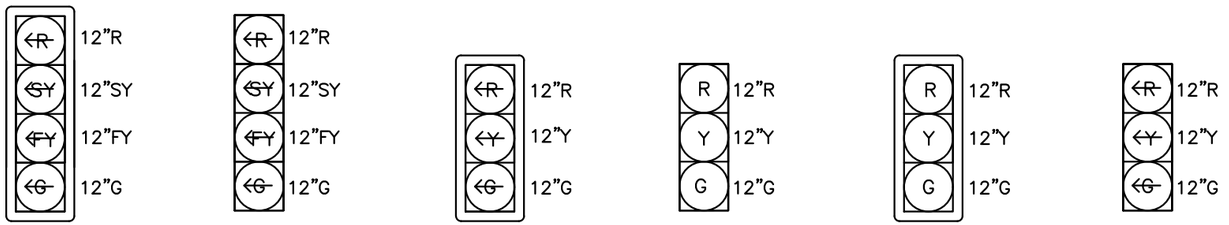
TRAFFIC SIGNAL LEGEND

- CONTROLLER
- PULL BOX (24"X36"X24")
- SIGNAL HEAD
- VIDEO DETECTION CAMERA (GRID SMART)
- MOUNTED SIGN
- MAST ARM POLE
- PEDESTAL
- LUMINAIRE (LED)
- CONDUIT
- MAST ARM
- MICROWAVE RADAR DETECTION CAMERA

SIGNAL NOTES

1. FURNISH AND INSTALL CDOT TYPE 4 TRAFFIC SIGNAL CONDUIT PULL BOX
2. FURNISH AND INSTALL STREET NAME SIGN PER CDOT STANDARDS AND SPECIFICATIONS
3. FURNISH AND INSTALL LED LUMINARE PER CDOT STANDARDS AND SPECIFICATIONS
4. FURNISH AND INSTALL TRAFFIC SIGNAL MAST ARM AND POLE PER CDOT S-614-40A STANDARDS AND SPECIFICATIONS
5. FURNISH AND INSTALL EMERGENCY VEHICLE PREEMPTION
6. FURNISH AND INSTALL PEDESTAL POLE PER CODT S-614-44 STANDARDS AND SPECIFICATIONS
7. FURNISH AND INSTALL MICROWAVE RADAR DETECTION CAMERA PER CDOT STANDARDS AND SPECIFICATIONS

PROPOSED SIGNAL HEADS



4-SECTION VERTICAL HEAD WITH BACKPLATE (1)

4-SECTION VERTICAL HEAD WITHOUT BACKPLATE (8)

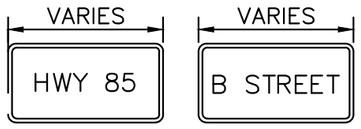
3-SECTION VERTICAL HEAD WITH BACKPLATE (5)

3-SECTION VERTICAL HEAD WITHOUT BACKPLATE (4)(7)

3-SECTION VERTICAL HEAD WITH BACKPLATE (2)(6)

3-SECTION VERTICAL HEAD WITHOUT BACKPLATE (3)

PROPOSED STREET NAME SIGNS



(4) (3)

PROPOSED MAST ARM SIGNS

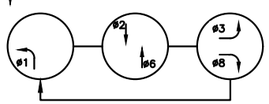
R3-5L (30"X36") (1)

R10-12A (30"X36") (2)

PROPOSED PHASING DIAGRAM

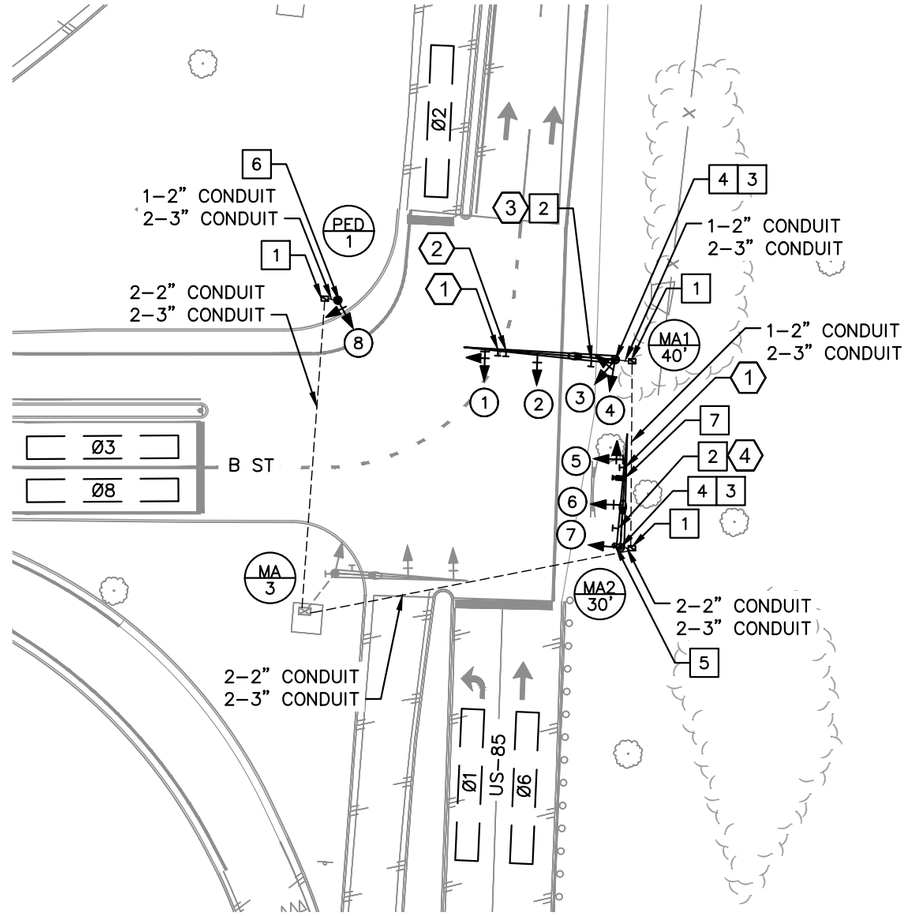
PROTECTED PHASE MOVEMENT

PERMISSIVE PHASE MOVEMENT



SIGNAL NOTES:

1. MAST ARMS, MAST ARM CAISSON DIAMETER, AND CAISSON DEPTHS WERE DETERMINED USING CRITERIA PER CDOT STD. DETAIL S-614-0 AND S-614-0A.
2. CONTRACTOR SHALL RESET AND MAKE OPERATIONAL ANY EXISTING TRAFFIC SIGNAL COMMUNICATION EQUIPMENT PER CDOT STANDARDS AND SPECIFICATIONS.
3. CONTRACTOR SHALL INSTALL MAST ARM MOUNTED TRAFFIC SIGNAL FACES WITH A 17' MINIMUM CLEARANCE FROM ROAD SURFACE PER CDOT S-614-40A STANDARDS AND SPECIFICATIONS.



SIGNAL POLE SCHEDULE				
POLE NUMBER	MA-1	MA-2	MA-3	PED 1
MAST ARM LENGTH	40'	30'	EXISTING	N/A
FND. DIAMETER	19'	19'	EXISTING	7"
NORTHING/EASTING	N: 1345119.17 E: 3205118.02	N: 1345077.63 E: 3205145.20	EXISTING	N: 1345094.06 E: 3205047.47
APPROXIMATE TOP OF CAISSON ELEVATION	5802.17'	5800.94'	EXISTING	5803.92'

NORTH

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TRAFFIC SIGNAL PLAN

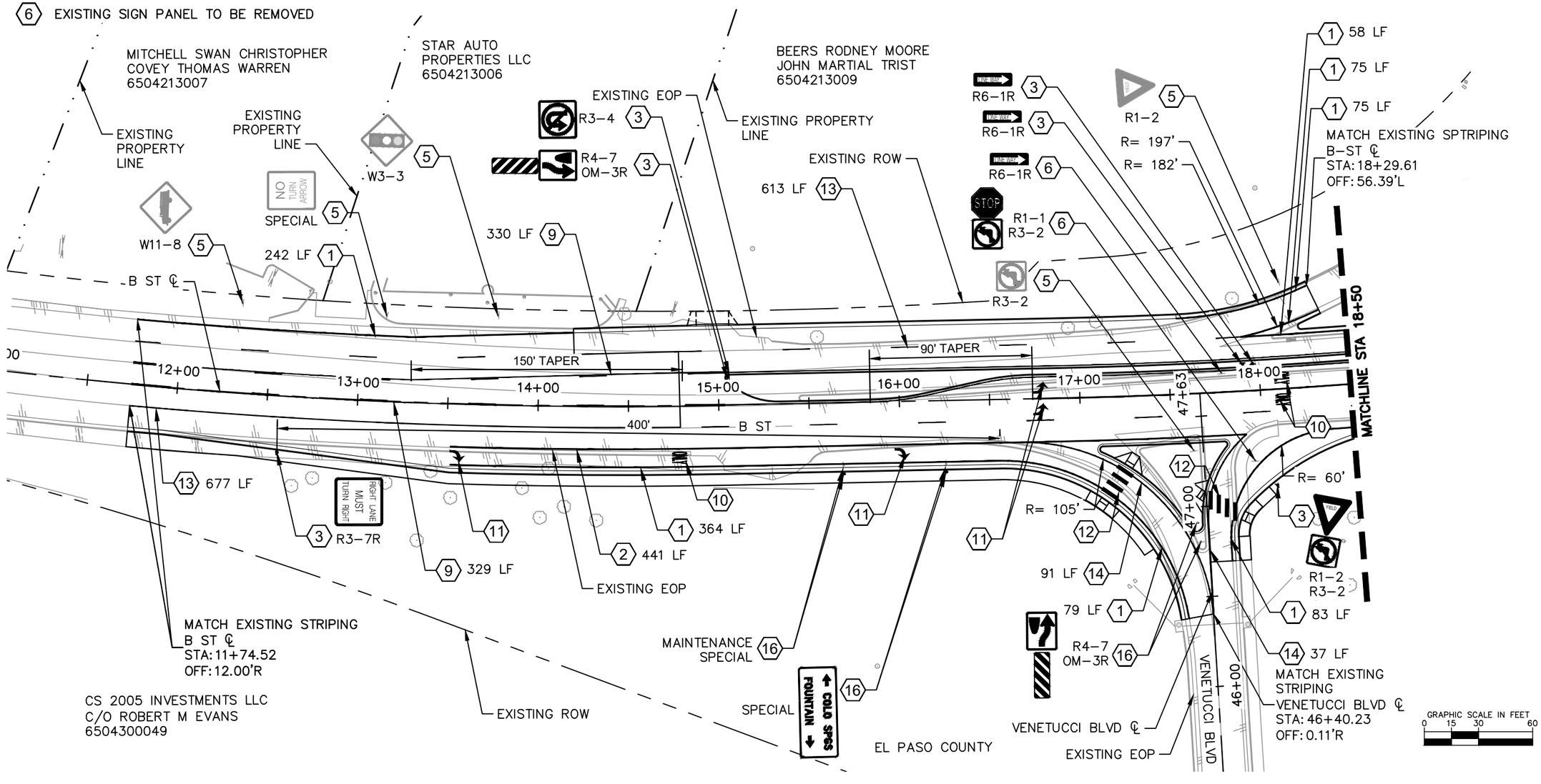
Designer: CAS
Detailer: VIR
Sheet Subset: SIG
Subset Sheet: 1 of 3

Project No./Code
PROJECT NO
196825002
Sheet Number 26

October 25, 2024

LEGEND

1. EDGE LINE: SOLID WHITE, 6" WIDE
2. CHANNELIZING LINE: SOLID WHITE, 8" WIDE
3. NEW SIGN PANEL WITH NEW POST
5. EXISTING SIGN PANEL AND POST TO REMAIN
6. EXISTING SIGN PANEL TO BE REMOVED
9. PERMISSIVE DOUBLE YELLOW, 4" WIDE WITH 4" GAP, 10' LINE, 30' GAP
10. "ONLY" WHITE, 8' TALL, 6' WIDE, 22.5 SF
11. TURN ARROW: WHITE, 8'2" TALL, 6'3" WIDE, 16.1 SF PER CDOT S-627-1
12. CROSSWALK MARKING: 2' X 10' STRIPE
13. 4" SKIP WHITE LANE LINE, 10' LINE, 30' GAP
14. EDGE LINE: SOLID YELLOW, 4" WIDE
16. EXISTING SIGN PANEL TO BE RELOCATED ON NEW POST
17. 8" SKIP WHITE LANE LINE, 2' LINE, 6' GAP



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	Sheet Subset: S&S	Subset Sheet: 1 of 3	

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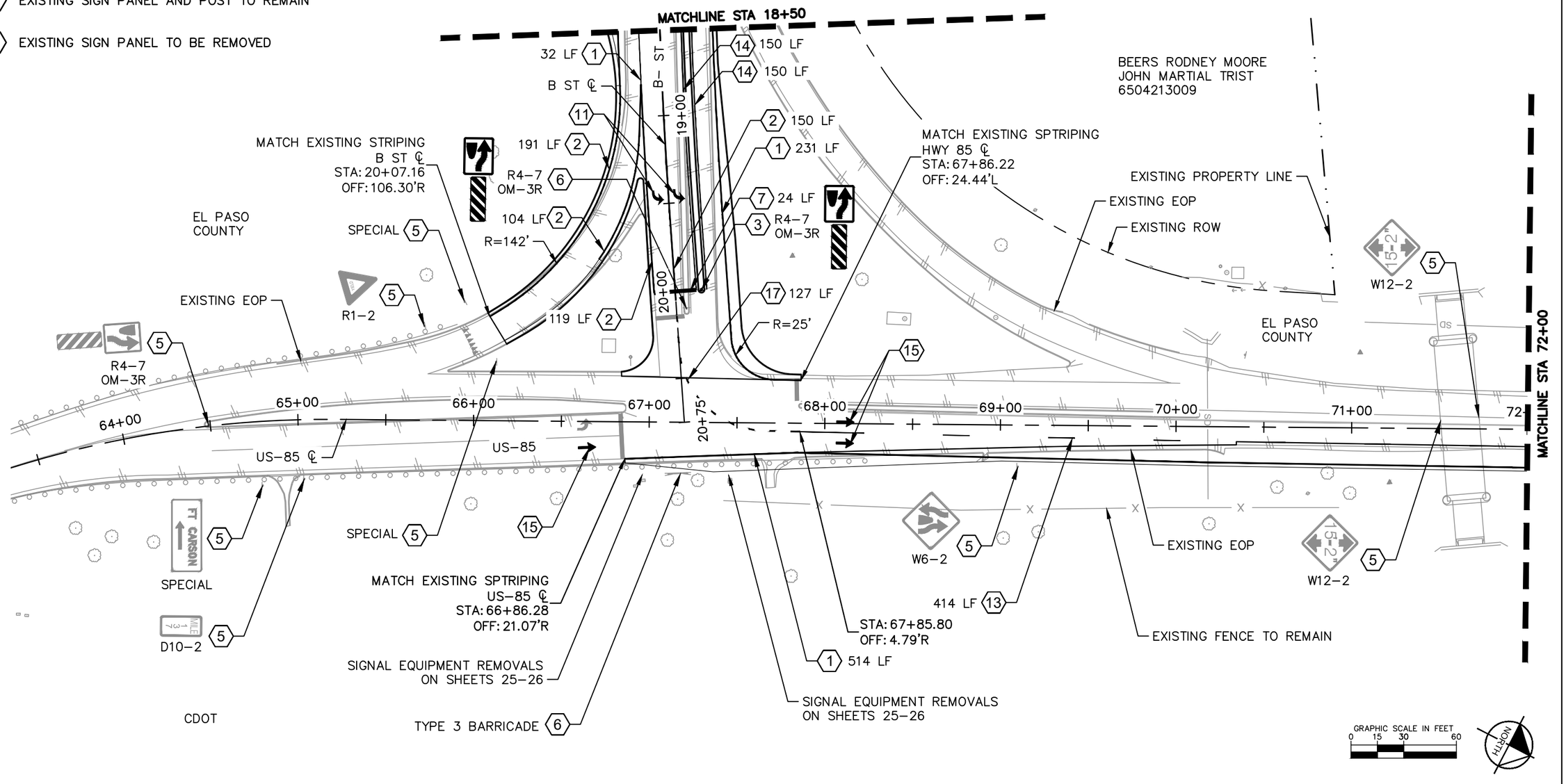
LEGEND

1. EDGE LINE: SOLID WHITE, 6" WIDE
2. CHANNELIZING LINE: SOLID WHITE, 8" WIDE
3. NEW SIGN PANEL WITH NEW POST
5. EXISTING SIGN PANEL AND POST TO REMAIN
6. EXISTING SIGN PANEL TO BE REMOVED
11. TURN ARROW: WHITE, 8'2" TALL, 6'3" WIDE, 16.1 SF PER CDOT S-627-1
13. 4" SKIP WHITE LANE LINE, 10' LINE, 30' GAP
14. EDGE LINE: SOLID YELLOW, 4" WIDE
15. THROUGH ARROW: WHITE, 12.1 SF
16. EXISTING SIGN PANEL TO BE RELOCATED ON NEW POST
17. 8" SKIP WHITE LANE LINE, 2' LINE, 6' GAP



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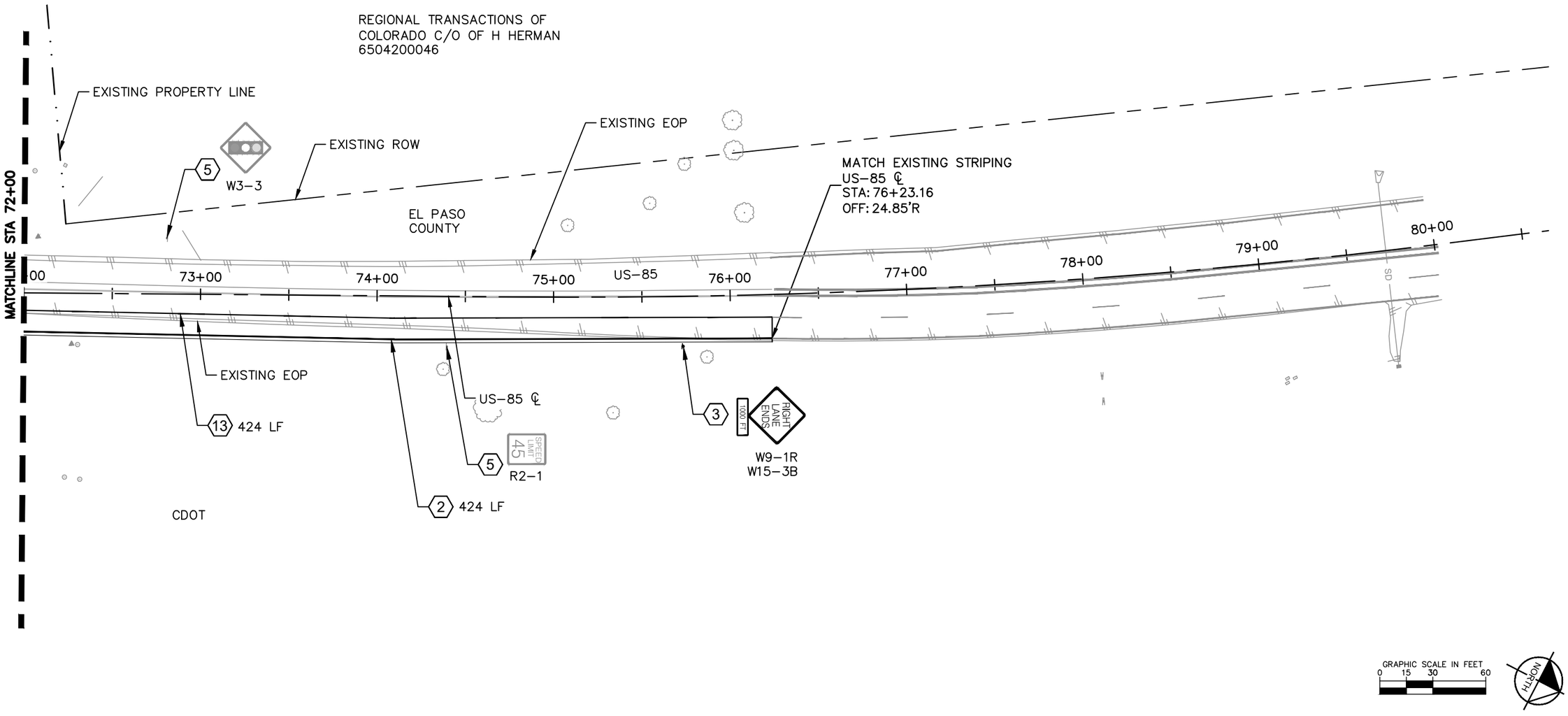
LEGEND

(2) CHANNELIZING LINE: SOLID WHITE, 8" WIDE

(3) NEW SIGN PANEL WITH NEW POST

(5) EXISTING SIGN PANEL AND POST TO REMAIN

(13) 4" SKIP WHITE LANE LINE, 10' LINE, 30' GAP



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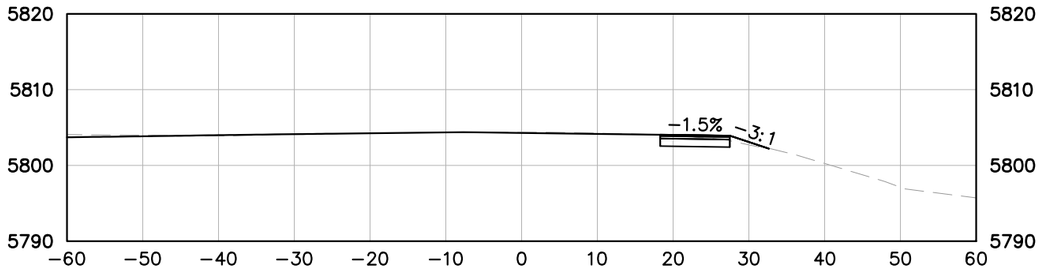

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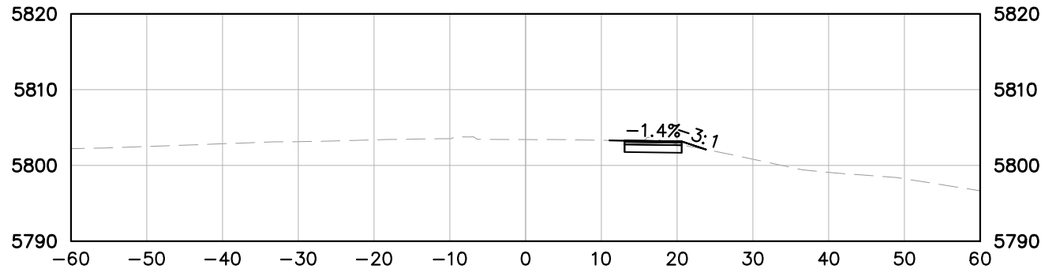

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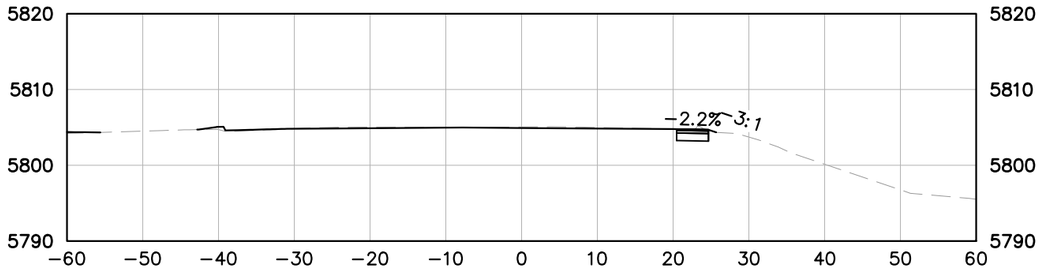

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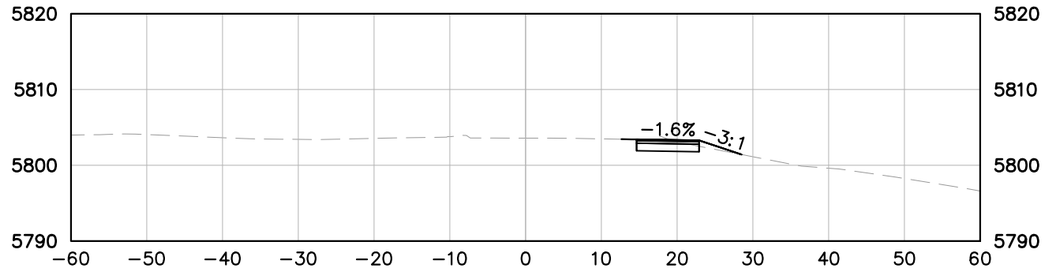

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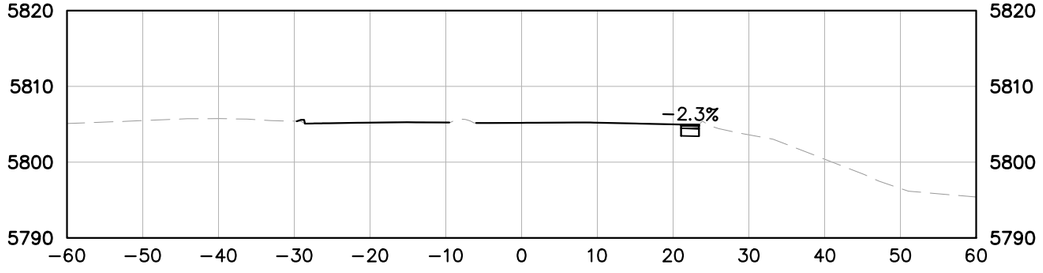

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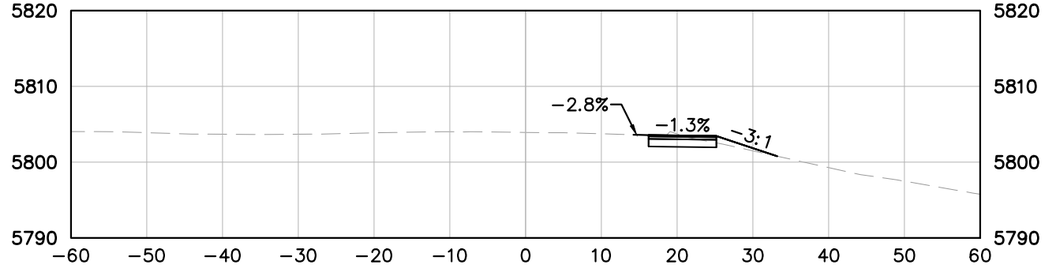

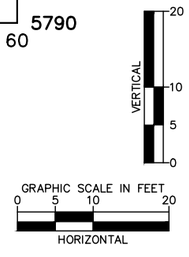

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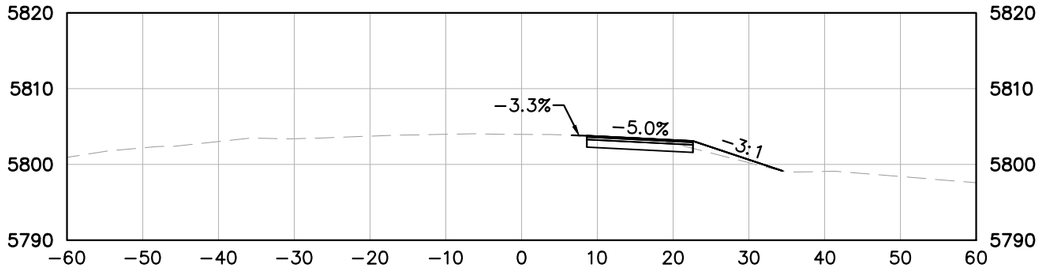

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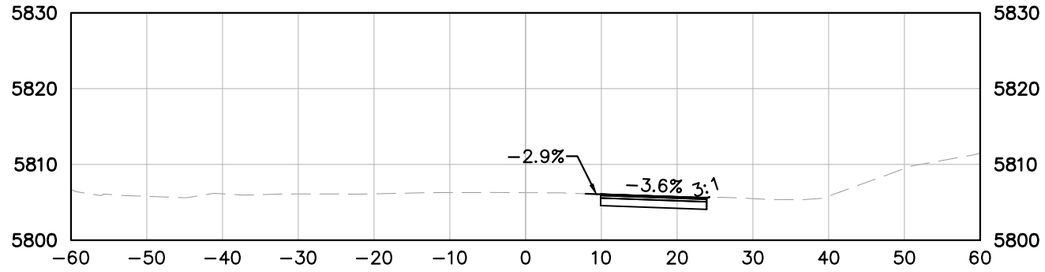

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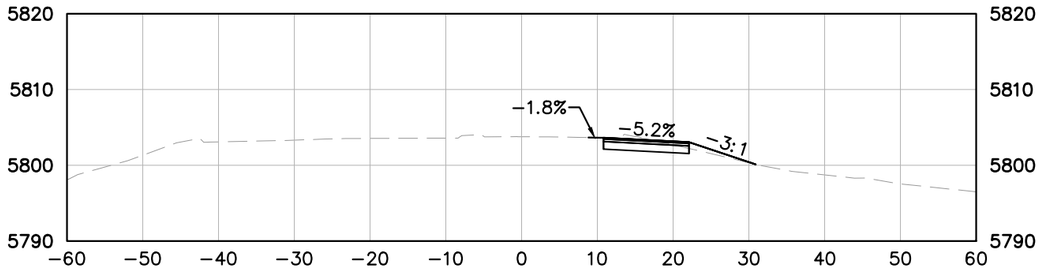

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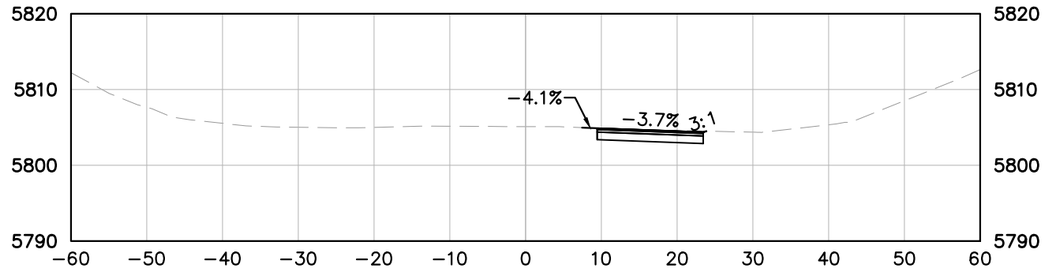

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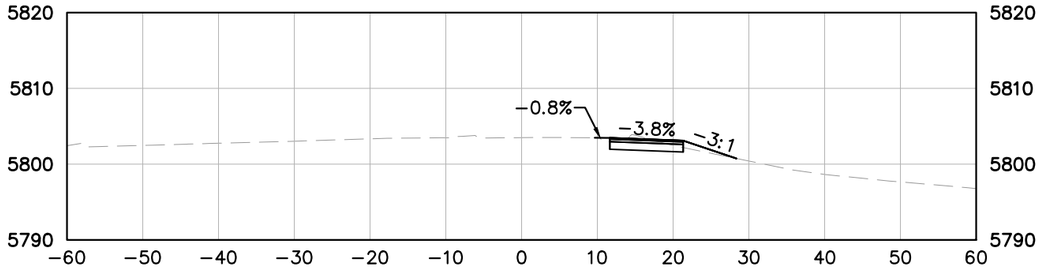

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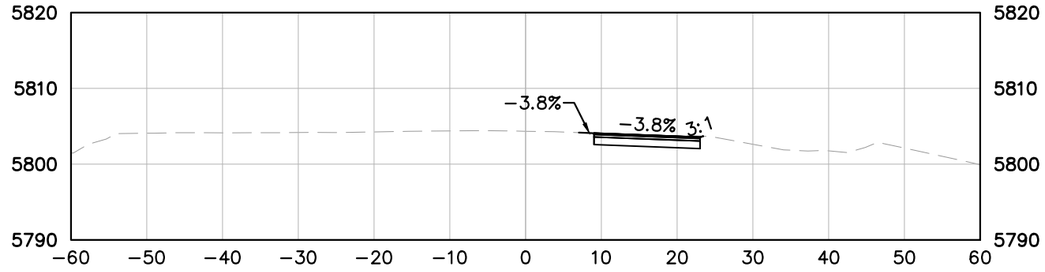

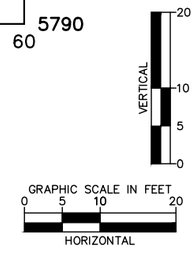

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Subset Sheet: 2 of 9

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196825002
Sheet Number 31

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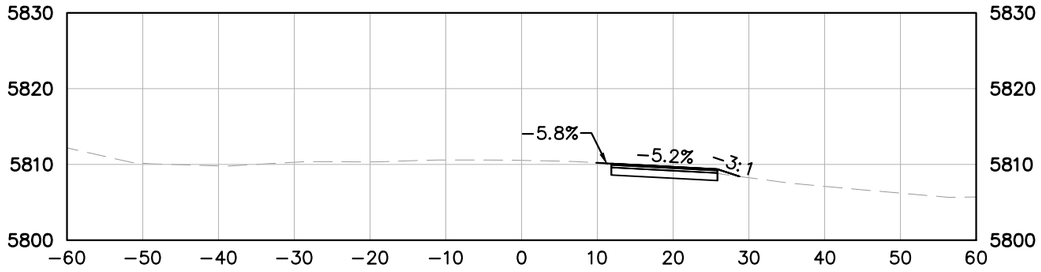

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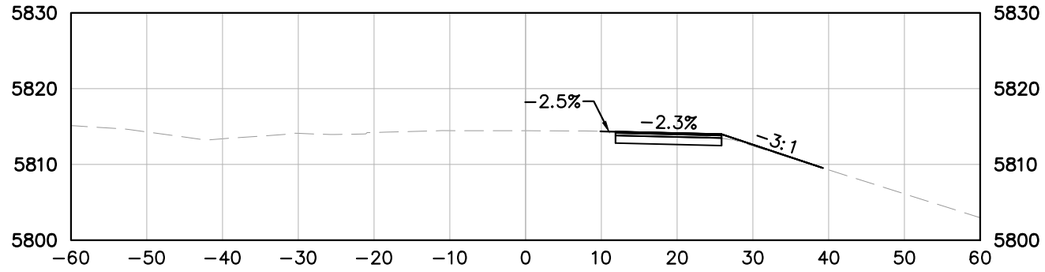

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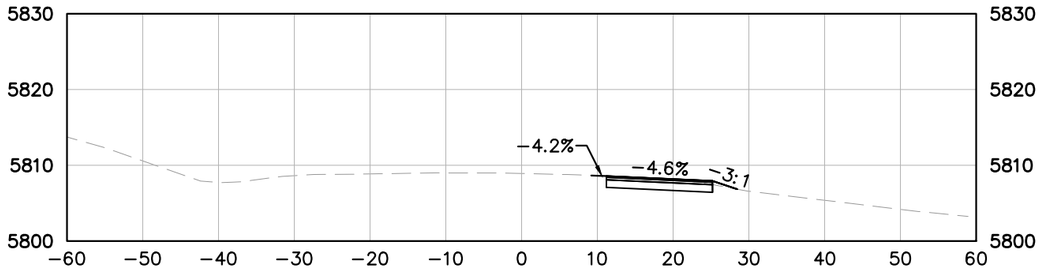

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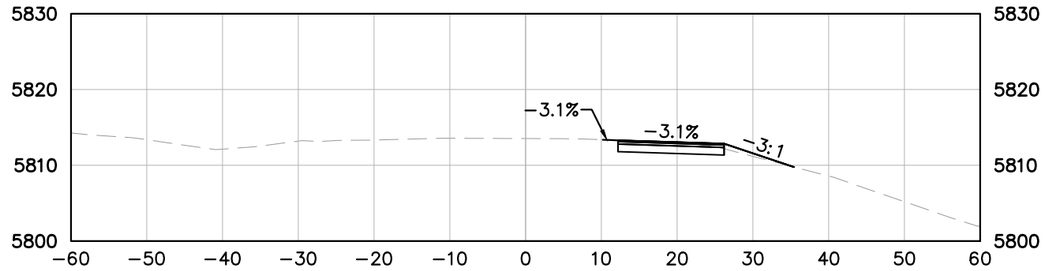

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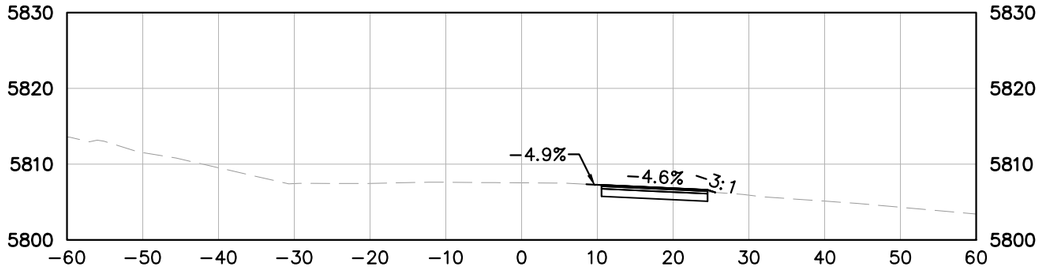

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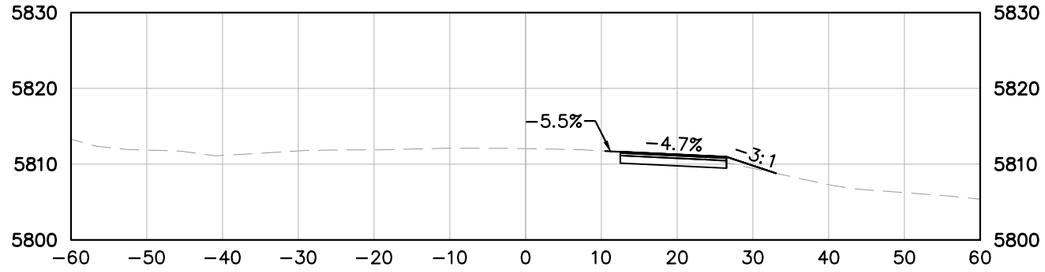

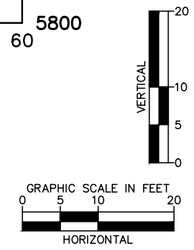

October 25, 2024

Print Date: October 25, 2024
Drawing File Name: c−xsec_us85.dwg
Horiz. Scale: 1" = 20' Vert. Scale: 1" = 20'

Kimley»Horn
KIMLEY-HORN AND ASSOCIATES, INC.
6200 SOUTH SYRACUSE WAY
SUITE 300
GREENWOOD VILLAGE, COLORADO 80111
(303) 228-2300

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R-X
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Sheet Revisions		
Date:	Comments:	Init.

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CROSS SECTIONS – US-85

Designer: CAS
Detailer: VIR
Sheet Subset: XSEC
Subset Sheet: 3 of 9

Project No./Code
PROJECT NO
196825002
Sheet Number 32

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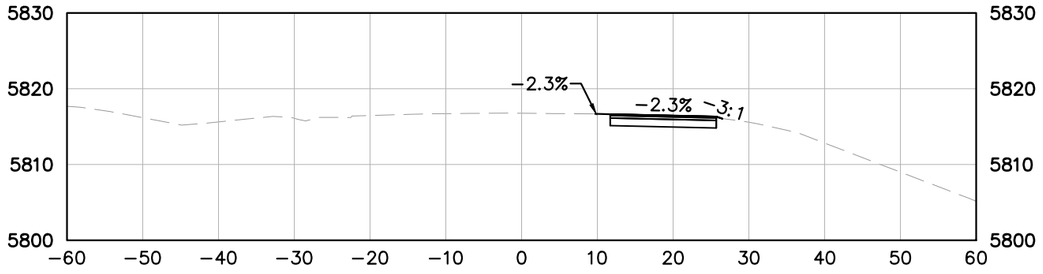
75+50



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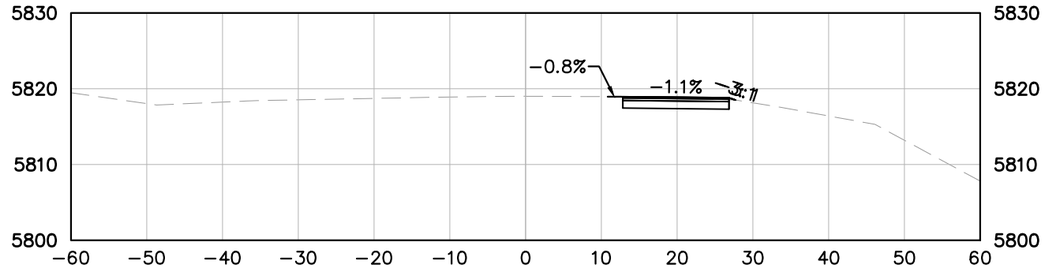

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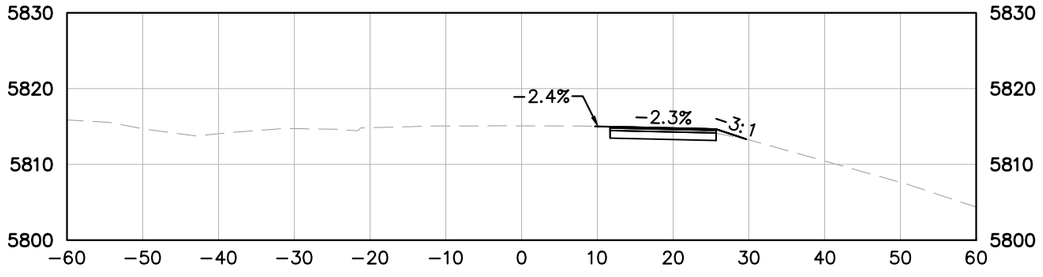

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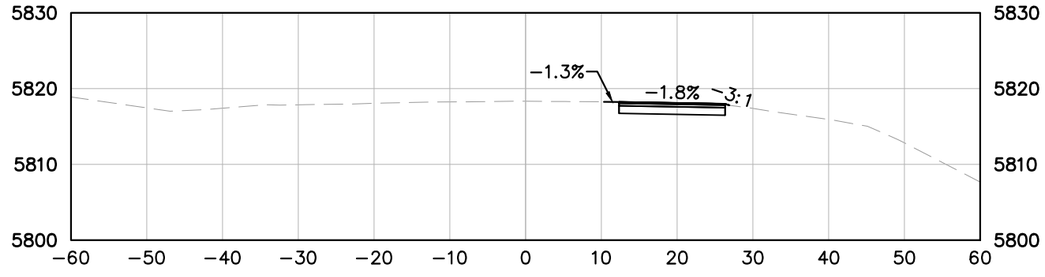

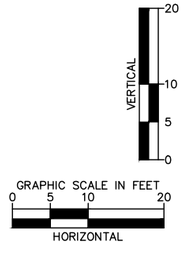

October 25, 2024

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Drawing File Name: c-xsec_us85.dwg
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6200 SOUTH SYRACUSE WAY
SUITE 300
GREENWOOD VILLAGE, COLORADO 80111
(303) 228-2300

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CROSS SECTIONS – US-85

Designer: CAS
Detailer: VIR
Sheet Subset: XSEC
Subset Sheet: 4 of 9

Project No./Code
PROJECT NO
196825002
Sheet Number 33

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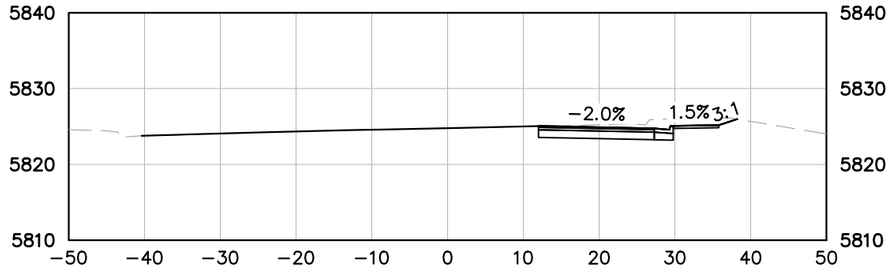
THE DOCUMENT, TOGETHER WITH THE CONCEPTS AND DESIGNS PRESENTED HEREIN, AS AN INSTRUMENT OF SERVICE, IS INTENDED ONLY FOR THE SPECIFIC PURPOSE AND CLIENT FOR WHICH IT WAS PREPARED. REUSE OF AND IMPROPER RELIANCE ON THIS DOCUMENT WITHOUT WRITTEN AUTHORIZATION AND ADAPTATION BY KIMLEY-HORN AND ASSOCIATES, INC. SHALL BE WITHOUT LIABILITY TO KIMLEY-HORN AND ASSOCIATES, INC.

12+50



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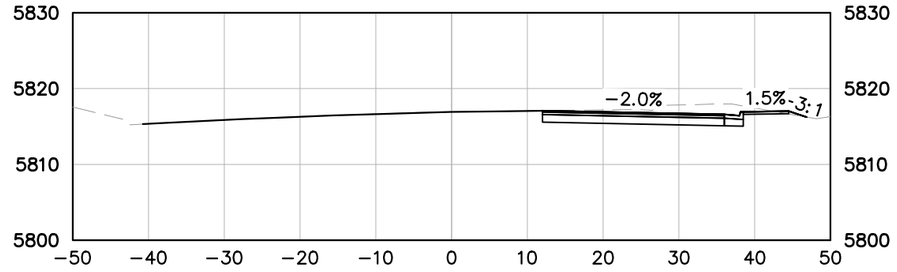

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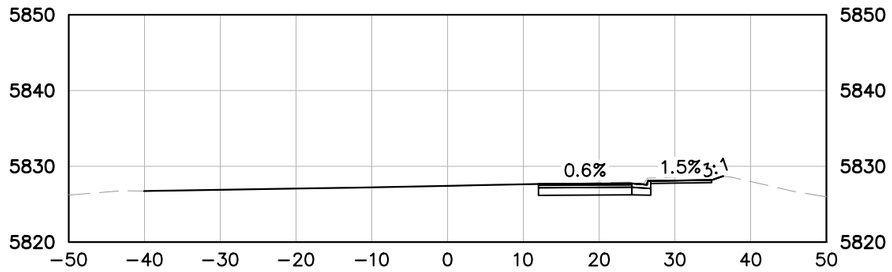

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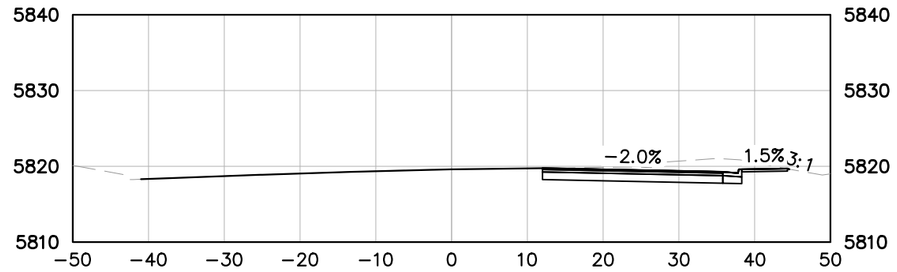

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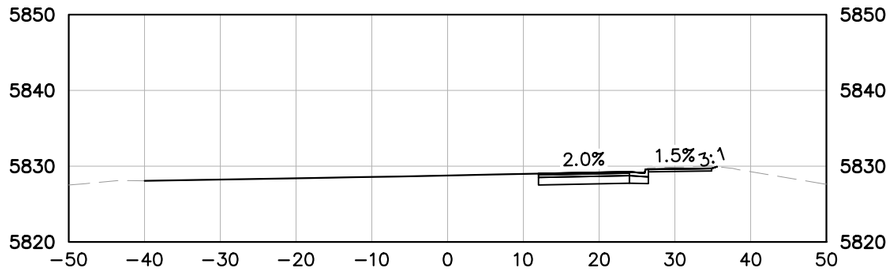

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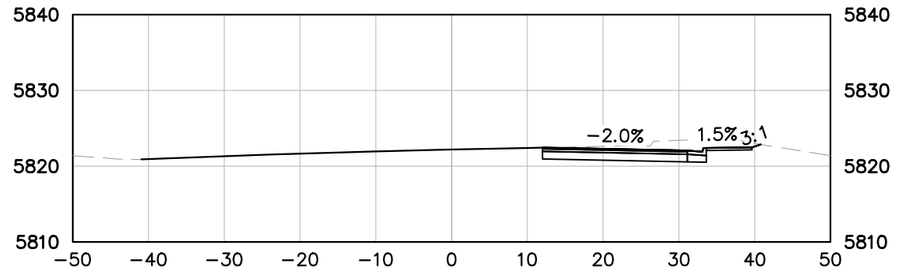

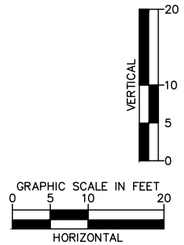

October 25, 2024

Print Date: October 25, 2024
Drawing File Name: c−xsec_b.dwg
Horiz. Scale: 1" = 20' Vert. Scale: 1" = 20'

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(303) 228-2300

(R-X)
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CROSS SECTIONS − B STREET

Designer: CAS
Detailer: VIR
Sheet Subset: XSEC
Subset Sheet: 5 of 9

Project No./Code
PROJECT NO
196825002
Sheet Number 34

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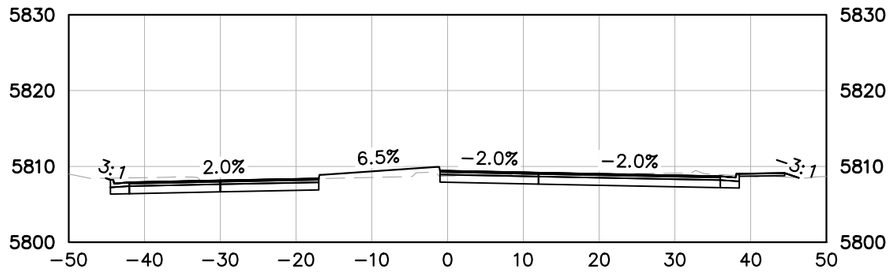
15+50



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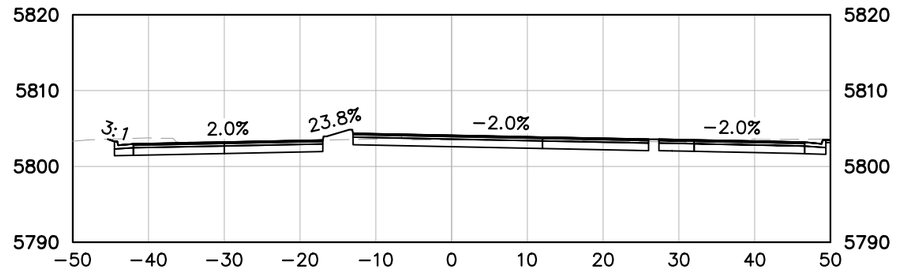

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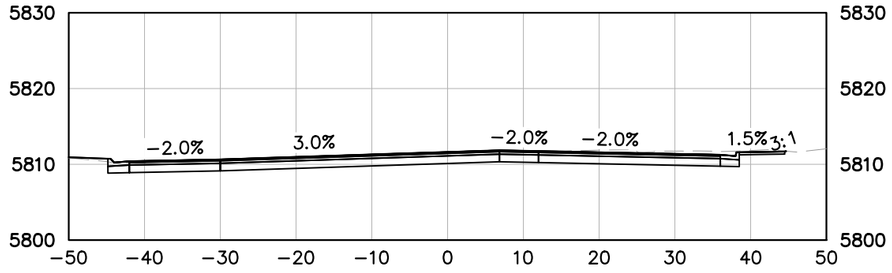

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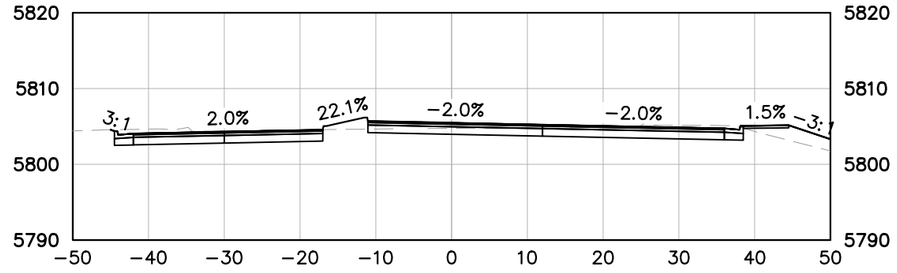

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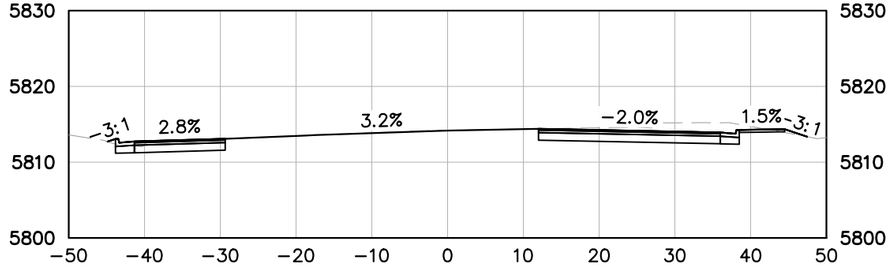

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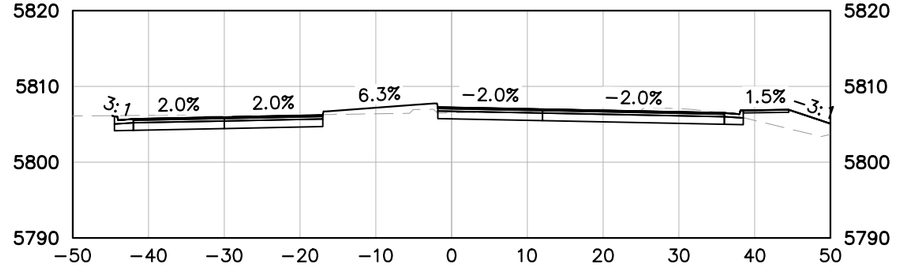

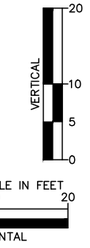

October 25, 2024

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6200 SOUTH SYRACUSE WAY
SUITE 300
GREENWOOD VILLAGE, COLORADO 80111
(303) 228-2300

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	Date:	Comments:	Init.
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CROSS SECTIONS – B STREET

Designer: CAS
Detailer: VIR
Sheet Subset: XSEC
Subset Sheet: 6 of 9

Project No./Code
PROJECT NO
196825002
Sheet Number 35

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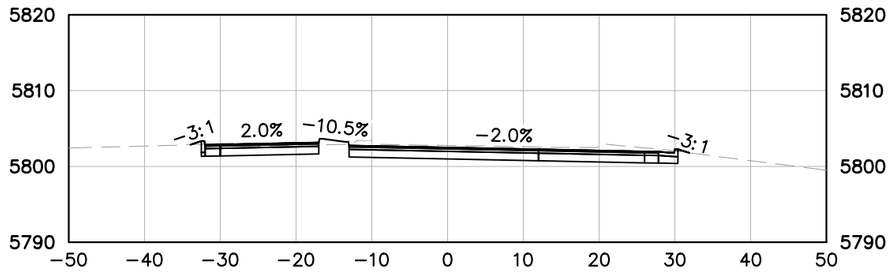
18+50



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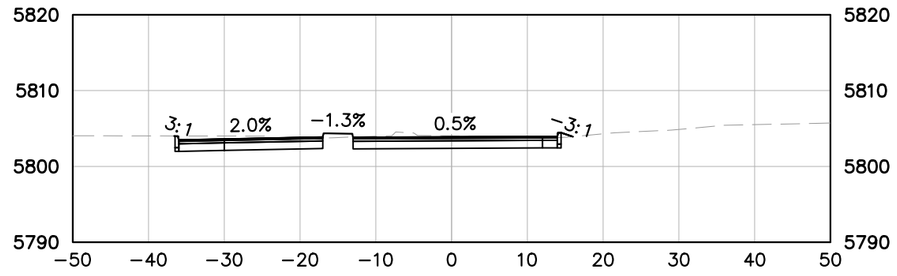

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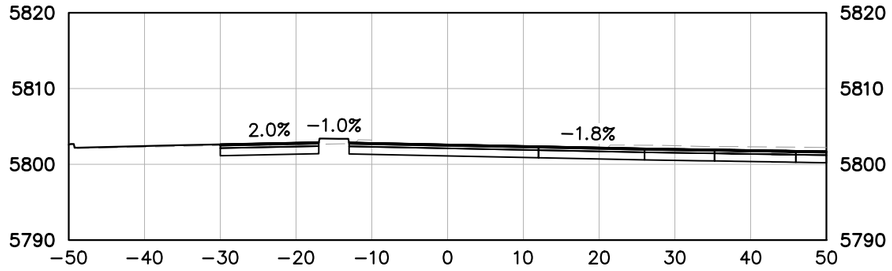

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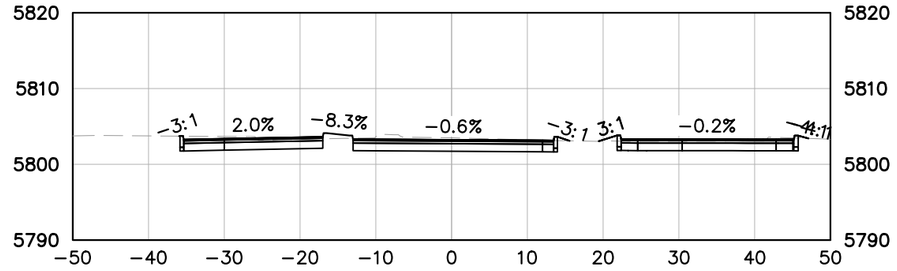

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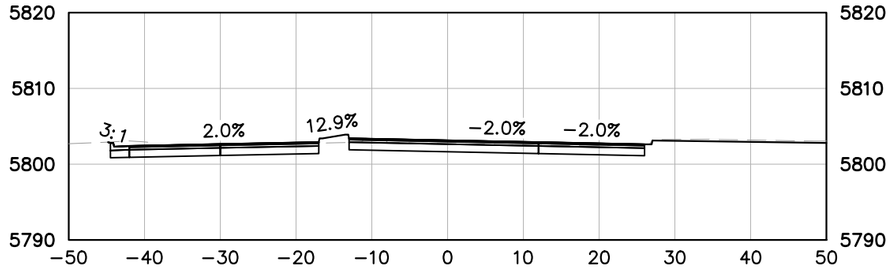

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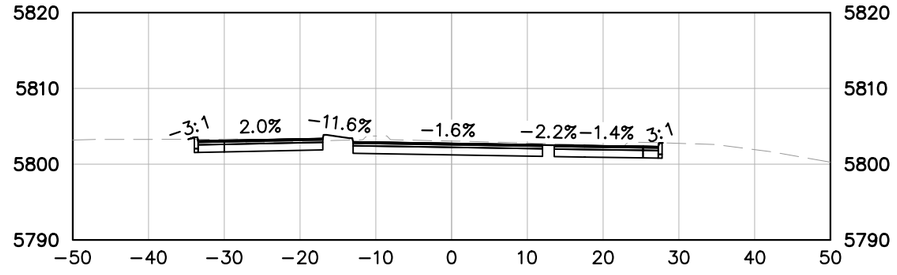

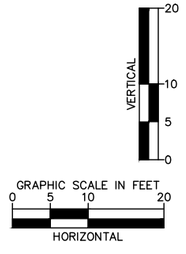

October 25, 2024

Print Date: October 25, 2024
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CROSS SECTIONS – B STREET

Designer: CAS
Detailer: VIR
Sheet Subset: XSEC
Subset Sheet: 7 of 9

Project No./Code
PROJECT NO
196825002
Sheet Number 36

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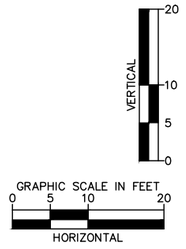

October 25, 2024

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SUITE 300
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VENETUCCI BLVD. & B ST.
CROSS SECTIONS – B STREET

Designer: CAS
Detailer: VIR
Sheet Subset: XSEC
Subset Sheet: 8 of 9

Project No./Code
PROJECT NO
196825002
Sheet Number 37

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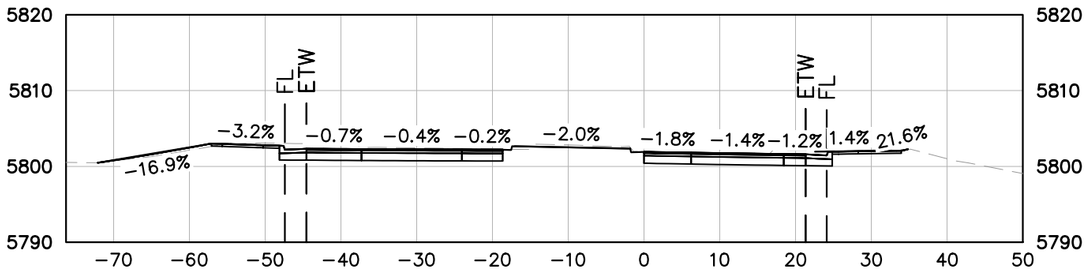
47+00



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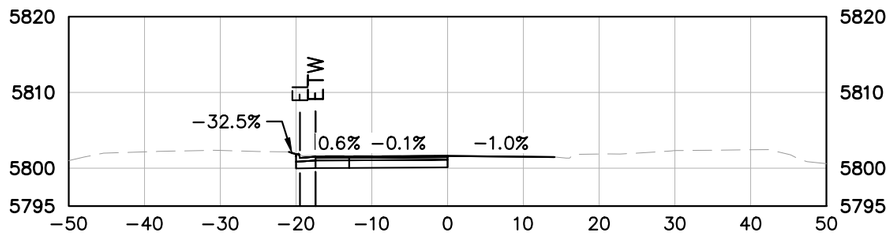

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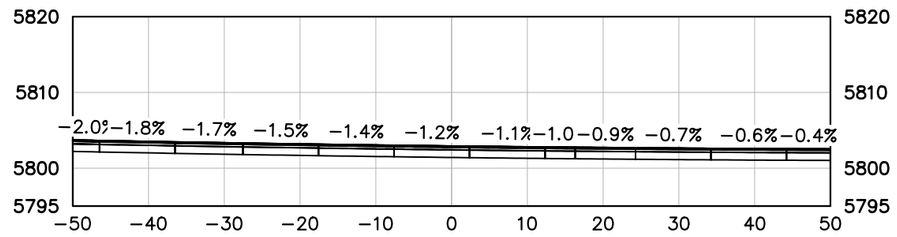

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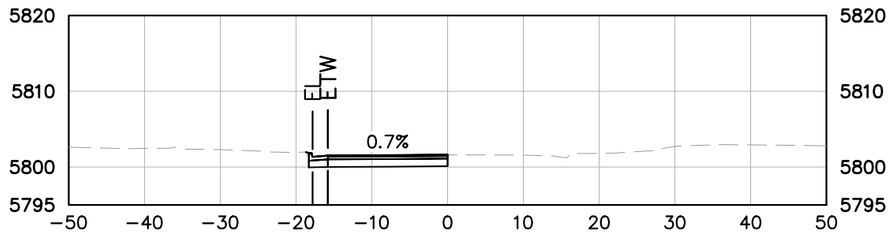

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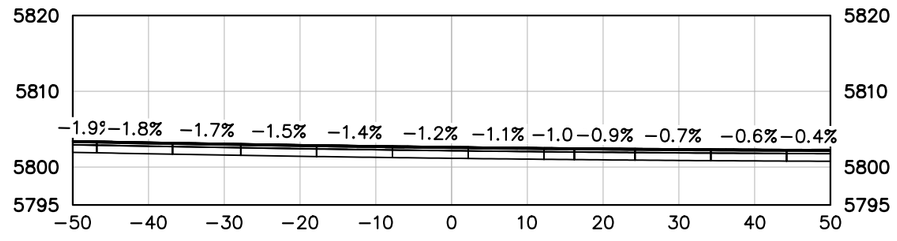

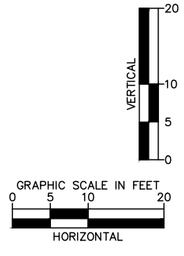

October 25, 2024

Print Date: October 25, 2024
Drawing File Name: c-xsec_venetucci.dwg
Horiz. Scale: 1" = 20' Vert. Scale: 1" = 20'

Kimley»Horn
KIMLEY-HORN AND ASSOCIATES, INC.
6200 SOUTH SYRACUSE WAY
SUITE 300
GREENWOOD VILLAGE, COLORADO 80111
(303) 228-2300

	Sheet Revisions		
	Date:	Comments:	Init.
R-X			
R-X			
R-X			
R-X			

VENETUCCI BLVD. & B ST.
ACCESS PERMIT #XXXXXX

FOR REVIEW ONLY
NOT FOR CONSTRUCTION
Kimley»Horn
Kimley-Horn and Associates, Inc.

As Constructed
No Revisions:
Revised:
Void:

VENETUCCI BLVD. & B ST.
CROSS SECTIONS – VENETUCCI BLVD.

Designer: CAS
Detailer: VIR
Sheet Subset: XSEC
Subset Sheet: 9 of 9

Project No./Code
PROJECT NO
196825002
Sheet Number 38