

Ivilo Subdivision Final Drainage Report

Colorado Springs, El Paso County, Colorado

March 2023

Completed By:

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TABLE OF CONTENTS

TABLE OF CONTENTS	1
STATEMENT SHEET	2
1. INTRODUCTION.....	3
2. DRAINAGE BASINS AND SUB-BASINS	3
3. DRAINAGE DESIGN CRITERIA	4
4. DRAINAGE FACILITY DESIGN	5
5. FOUR STEP PROCESS.....	6
6. FLOODPLAIN STATEMENT	7
7. DRAINAGE BASIN FEES.....	7
8. SUMMARY.....	7

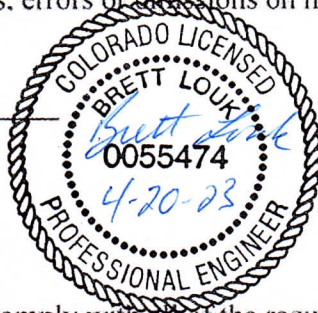
APPENDIX

STATEMENT SHEET

Engineer's Statement:

The attached drainage plan and report were prepared under my direction and supervision and are correct to the best of my knowledge and belief. Said drainage report has been prepared according to the criteria established by the City/County for drainage reports and said report is in conformity with the master plan of the drainage basin. I accept responsibility for any liability caused by any negligent acts, errors or omissions on my part in preparing this report.

Brett Louk, P.E. # _____



Date

Developer's Statement:

I, the developer have read and will comply with all of the requirements specified in this drainage report and plan.

Pawel Posorski, Owner

4/19/23
Date

Owner: Pawel Posorski

Address: 9533 Newport Court

Colorado Springs, CO 80920

El Paso County:

Filed in accordance with the requirements of the Drainage Criteria Manual, Volumes 1 and 2, El Paso County Engineering Criteria Manual and Land Development Code as amended

Joshua Palmer, P.E.
County Engineer

Date

Conditions:

1. INTRODUCTION

The owner of 6385 Vessey Road has asked SMH Consultants, P.A. (SMH) to conduct a stormwater drainage analysis for the proposed Ivilo Subdivision to satisfy the El Paso County drainage criteria manual requirements. This analysis will determine potential impacts resulting from subdividing a 14.0-acre residential lot into 3 single-family residential lots.

a. Development Location

The property is located in the SW $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 6, Township 12 South, Range 65 West in El Paso County, Colorado. The site consists of 14.0-acres with a single residential house that has been removed. The lot is bordered by residential properties on all sides. The site is accessed via private drive off of Vessey Road. The general location of the site can be seen in the appendix.

b. Description of Property

The 14.0-acre site is to be divided into 3 residential lots. The site is located within the Kettle Creek Drainage Basin.

Based on a Custom Soil Resource Report, obtained from the USDA NRCS Web Soil Survey (accessed August 2, 2021) for the site, the native soil consists of *Kettle gravelly loamy sand* with slopes ranging from 3-8 percent. This is a somewhat excessively drained soil, with a low runoff class. This soil typically does not flood or pond. The rest of the site is made up of *Elbeth sandy loam* with slopes ranging from 8-15 percent. Both soils are classified in Hydrologic Soil Group B. The Custom Soil Report is included in the appendix of this report.

2. DRAINAGE BASINS AND SUB-BASINS

a. Major Basin Descriptions

The subject site is entirely in the Kettle Creek drainage basin. The site can be split into three smaller sub-basin drainage areas based on where flows leave the site. The Drainage Areas can be seen in the appendix of this report. The entirety of the site will sheet flow south to southeast at varying slopes from 1-6 percent and eventually meet in the Kettle Creek to the southwest.

b. Sub-Basin Descriptions

Offsite Drainage Area OS1 is approximately 1.42 acres located northwest of the site. Stormwater runoff will flow southeast at slopes ranging from 3-6 percent and flow along existing terrain patterns through Drainage Area 1 to point of concentration 1 southeast of the site. Offsite Drainage Area OS1 consists of two existing buildings, an existing gravel driveway, existing pasture and existing forested areas. No improvements are proposed within

this area. The overall flow pattern for Offsite Drainage Area OS1 will remain unchanged from existing conditions.

Offsite Drainage Area OS2 is approximately 2.09 acres located northwest of the site. Stormwater runoff will flow southeast at slopes ranging from 4-5 percent and flow along existing terrain patterns through Drainage Area 2 to point of concentration 1 southeast of the site. Offsite Drainage Area OS2 consists of two existing buildings, existing pasture and existing forested areas. No improvements are proposed within this area. The overall flow pattern for Offsite Drainage Area OS2 will remain unchanged from existing conditions.

Drainage Area 1 is approximately 7.73 acres located on the northeast side of the site. Stormwater runoff will flow south at slopes ranging from 1-9 percent and flow along existing terrain patterns to point of concentration 1 southeast of the site. Drainage Area 1 has 2 existing buildings and gravel driveways servicing the 2 existing buildings, along with pasture and forested areas. Drainage Area 1 will consist of a single-family home and gravel driveway to serve the residence. The existing buildings have been removed. The overall flow pattern for Drainage Area 1 will remain unchanged from existing conditions. This drainage basin also contains an existing stock pond. State of Colorado DWR was contacted regarding the existing stock pond. DWR found no record of this being an approved structure under their jurisdiction and recommends removal of the structure. Property owner intends to remove the existing stock pond per direction and requirements of the Colorado Dam Safety Engineer.

Drainage Area 2 is approximately 4.36 acres located on the south central portion of the site. Stormwater will flow southeast at slopes ranging from 1-6 percent and flow along existing terrain patterns to point of concentration 1 southeast of the site. Drainage Area 2 will consist of a single-family residence and gravel driveway to serve the residence. The overall flow pattern for Drainage Area 2 will remain unchanged from existing conditions.

Drainage Area 3 is approximately 1.93 acres located on the southwest side of the site. Stormwater will flow southeast at slopes ranging from 4-10 percent and flow along existing terrain patterns to point of concentration 1 southeast of the site. Drainage Area 3 will consist of a single-family residence and gravel driveway to serve the residence. The overall flow pattern for Drainage Area 3 will remain unchanged from existing conditions.

No culverts are required for the shared driveway. The shared driveway will be constructed to match existing grade on both sides. Stormwater runoff will be allowed to flow over the driveway. Runoff volumes are low enough that erosion will not be an issue. The shared driveway will be maintained by the Homeowners Association. Future owners of Lots 2 and 3 will be required to submit an engineered site plan at time of building permit. This engineered site plan shall depict the location of the house, driveway, and any necessary culverts required based on placement of the house and driveway

3. DRAINAGE DESIGN CRITERIA

a. Development Criteria Reference

Pre- and post-development drainage characteristics were reviewed, studied, and analyzed using the *El Paso County Drainage Criteria Manual*, Federal Emergency Management Agency's Flood Insurance Rate Map and USDA NRCS Web Soil Survey. Hydraflow Hydrographs Extension and AutoCAD Civil3D modeling software were utilized to develop a model to determine peak flow hydrographs for the site.

b. Hydrologic Criteria

Hydrology calculations in this report were performed following the methodologies outlined in the El Paso County Engineering Criteria Manual and the El Paso Drainage Criteria Manual (DCM) Volumes 1 and 2. Drainage characteristics were delineated based on existing topographic information from a topographical survey performed by SMH and USGS topographical maps. In the appendix, Figures 3 & 4 show the site drainage information.

Since the watershed area encompassing the development site is less than 100 acres, the Rational Method was used to determine peak flows for the 5-year and 100-year storm events. Weighted C values were determined for each drainage area within the proposed site based on the amount of impervious and pervious areas. A runoff coefficient (C) was chosen from Table 6-6 of the *El Paso County Drainage Criteria Manual, Volume 1 Update*. As mentioned earlier, the site consists of Hydrological Soil Group B. The Weighted C values are shown in the Appendix in Tables 1 and 2.

The time of concentration was calculated for each drainage area based off methods found in Chapter 6, Section 3.2 of the *El Paso County Drainage Criteria Manual, Volume 1 update*. The first 300 feet of unconcentrated overland flow time was calculated and added to the subsequent channelized flow times. Channelized flow times were calculated using channel flow time equation. Table 3, in the appendix, depicts the assumptions and variables used to determine the time of concentrations.

4. DRAINAGE FACILITY DESIGN

a. General Concept

The site will be subdivided into three single-family residential lots. This development does not include any site grading, roadway construction or drainage structure installation. Due to this, the developed drainage basins and design points are the same as pre-developed. The C values for the site will change minimally due to the addition of the two single-family residences. The 5- and 100-year hydrographs for existing and proposed conditions are shown in the appendix.

Offsite Drainage Area OS1 is approximately 1.42 acres located north of the site. This area will be undisturbed throughout the proposed development. The overall flow pattern for Offsite Drainage Area OS1 will remain unchanged from existing conditions. The runoff values will remain the same. The drainage area has existing and proposed 5-year and 100-year flows of 0.84 cfs and 3.66 cfs, respectively.

Offsite Drainage Area OS2 is approximately 2.09 acres located northwest of the site. This area will be undisturbed throughout the proposed development. The overall flow pattern for Offsite Drainage Area OS2 will remain unchanged from the existing conditions. The runoff values will remain the same. The drainage area has existing and proposed 5-year and 100-year flows of 0.64 cfs and 4.43 cfs, respectively.

Drainage Area 1 is approximately 7.73 acres located on the northeast side of the site. This drainage area will consist of a single-family residence and gravel driveway serving the residence. The drainage area has existing 5-year and 100-year flows of 2.26 cfs and 15.28 cfs, respectively. The drainage area has proposed 5-year and 100-year flows of 3.69 cfs and 17.76 cfs, respectively.

Drainage Area 2 is approximately 4.36 acres located on the south side of the site. This drainage area will consist of a single-family residence and gravel driveway serving the residence. The overall flow pattern for Drainage Area 2 will remain unchanged from existing conditions. The drainage area has existing 5-year and 100-year flows of 1.06 cfs and 8.74 cfs, respectively. The drainage area has proposed 5-year and 100-year flows of 2.18 cfs and 10.46 cfs, respectively.

Drainage Area 3 is approximately 1.93 acres located on the southwest side of the site. This drainage area will consist of a single-family residence and gravel driveway serving the residence. The overall flow pattern for Drainage Area 3 will remain unchanged from existing conditions. The drainage area has existing 5-year and 100-year flows of 0.51 cfs and 4.14 cfs, respectively. The drainage area has proposed 5-year and 100-year flows of 1.07 cfs and 5.11 cfs, respectively.

5. FOUR STEP PROCESS

El Paso County requires a four step process for stormwater quality management: reducing runoff volumes, treating the water quality capture volume, stabilizing streams, and implementing long-term source controls. These steps are further outlined in Volumes 1 and 2 of the County's Drainage Criteria Manual.

Step 1: Employ Runoff Reduction Practices. The site has been designed so that all runoff runs through native pasture before leaving the site and entering downstream receiving waters. The new driveway will be constructed of gravel, which has a greater infiltration rate than that of typical pavement. These factors will contribute to less runoff leaving the site.

Step 2: Implement BMPs that Provide Water Quality Capture Volume (WQCV) with Slow Release. Per the Phase II Stormwater Regulations in Volume II of the Drainage Criteria Manual, this site is not required to provide permanent stormwater quality facilities. It is not part of a larger plan of development and the disturbed area is less than 1 acre. Per the County's Post Construction Stormwater Management Applicability (PBMP) Evaluation Form, permanent BMPs are not required as the project is considered a Large Lot Single-Family site with greater than 2.5 acres per dwelling and less than 10% impervious area for

each lot. The proposed driveway serving all 3 lots will be 15 feet wide and 1,290 feet long which results in less than 1 acre of disturbance.

Step 3: Stabilize Drainageways. The existing natural channels will remain in place and undisturbed. Leaving the existing native vegetation will provide established vegetation to help prevent erosion. Once runoff leaves the site, it will travel approximately 12,000 feet, through natural channels, before it enters Kettle Creek. Because of the path the runoff from the subject site takes, before it enters the first receiving waters, no downstream improvements are needed.

Step 4: Implement Site Specific and Other Source Control BMPs. Soil erosion control measures will be implemented during construction of the individual homes and the shared driveway. Some of the measures to be implemented during construction include: silt fence, temporary construction entrance, permanent/temporary seeding, etc. The full soil erosion control measures to be utilized during construction on the homes will be further outlined at the time of building permit application for the respective home.

6. FLOODPLAIN STATEMENT

No portion of the site is located within a 100-year floodplain as determined by the Flood Insurance Rate Map (FIRM) number 08041C0315G effective date December 7, 2018 (see Figure 2 in the appendix).

7. DRAINAGE BASIN FEES

The site is located entirely within the Kettle Creek Drainage Basin. The total amount of new development in the Kettle Creek Drainage Basin is 8.62 acres. The average impervious percentage for single family homes on a 2.5-acre lot is 11%. The lots will all be low density, therefore a 25% reduction is allowed. The 2022 drainage and bridge fees are as shown below.

Drainage Fees: $8.62 \text{ acres} \times 0.11 \times 0.75 \times \$11,413/\text{acre} = \$8,116.35$

Bridge Fees: \$0

Total Fees: \$8,182.27

8. SUMMARY

A drainage analysis was conducted for a 14-acre residential site to be subdivided into three single-family residential lots and will be known as Ivilo Subdivision. The site is located in the Kettle Creek drainage basin. Based on the analysis, the 5-year & 100-year post-development stormwater peak flow rates will be slightly higher than the pre-developed stormwater peak flow rates. Subdividing the site and developing 2 additional residential lots should not adversely impact surrounding or downstream properties.

References

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APPENDIX

VICINITY MAP



ESTATE OF PHYLLIS
& LISA M DEANGELO PERS REP
ID# 5206000025
ZONED: RR-5

ERIC F & CAROL A MORROW
ID# 5206000054
ZONED: RR-5

ROBERT E & SUSAN T WEST
THERON FELMLEE
ID# 5206000095
ZONED: RR-5

PAUL J & LESLEY R BILLIARD
ID# 5206000087
ZONED: RR-5

PETER J MICHAUD
ID# 5206000101
ZONED: RR-5

STEPHEN GRANT II & STEPHANIE C MACK
ID# 5206000067
ZONED: RR-5

DINAH GALE LIVING TRUST & MARK ANDREW WATSON
ID# 5206000066
ZONED: RR-5

JAMES W & SUE GILLILAND
ID# 5206000094
ZONED: RR-5

PROJECT SITE

VESSEY ROAD

COOLWELL DRIVE

HIGHLINE DRIVE

NEVA LANE

PINE CREST DRIVE

SNOWDRIFT LANE

VESSEY CIRCLE

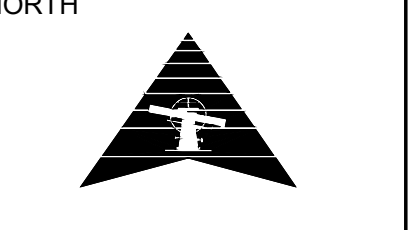
HOLMES ROAD

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IVILO SUBDIVISION
DRAINAGE STUDY
EL PASO COUNTY, COLORADO

REVISION DATE	REVISION DESCRIPTION (DESCRIPTION)
00/00/00	



SCALE: 1" = 100'

PROJECT #: 2107-0301
CHECKED BY: BML
DRAWN BY: JMT

DATE: 03/03/21

SHEET # **FIG. 1**

TOTAL SHEETS

FIGURE 1 - VICINITY MAP

SOILS REPORT

Custom Soil Resource Report for El Paso County Area, Colorado



Preface

Soil surveys contain information that affects land use planning in survey areas. They highlight soil limitations that affect various land uses and provide information about the properties of the soils in the survey areas. Soil surveys are designed for many different users, including farmers, ranchers, foresters, agronomists, urban planners, community officials, engineers, developers, builders, and home buyers. Also, conservationists, teachers, students, and specialists in recreation, waste disposal, and pollution control can use the surveys to help them understand, protect, or enhance the environment.

Various land use regulations of Federal, State, and local governments may impose special restrictions on land use or land treatment. Soil surveys identify soil properties that are used in making various land use or land treatment decisions. The information is intended to help the land users identify and reduce the effects of soil limitations on various land uses. The landowner or user is responsible for identifying and complying with existing laws and regulations.

Although soil survey information can be used for general farm, local, and wider area planning, onsite investigation is needed to supplement this information in some cases. Examples include soil quality assessments (<http://www.nrcs.usda.gov/wps/portal/nrcs/main/soils/health/>) and certain conservation and engineering applications. For more detailed information, contact your local USDA Service Center (<https://offices.sc.egov.usda.gov/locator/app?agency=nrcs>) or your NRCS State Soil Scientist (http://www.nrcs.usda.gov/wps/portal/nrcs/detail/soils/contactus/?cid=nrcs142p2_053951).

Great differences in soil properties can occur within short distances. Some soils are seasonally wet or subject to flooding. Some are too unstable to be used as a foundation for buildings or roads. Clayey or wet soils are poorly suited to use as septic tank absorption fields. A high water table makes a soil poorly suited to basements or underground installations.

The National Cooperative Soil Survey is a joint effort of the United States Department of Agriculture and other Federal agencies, State agencies including the Agricultural Experiment Stations, and local agencies. The Natural Resources Conservation Service (NRCS) has leadership for the Federal part of the National Cooperative Soil Survey.

Information about soils is updated periodically. Updated information is available through the NRCS Web Soil Survey, the site for official soil survey information.

The U.S. Department of Agriculture (USDA) prohibits discrimination in all its programs and activities on the basis of race, color, national origin, age, disability, and where applicable, sex, marital status, familial status, parental status, religion, sexual orientation, genetic information, political beliefs, reprisal, or because all or a part of an individual's income is derived from any public assistance program. (Not all prohibited bases apply to all programs.) Persons with disabilities who require

alternative means for communication of program information (Braille, large print, audiotape, etc.) should contact USDA's TARGET Center at (202) 720-2600 (voice and TDD). To file a complaint of discrimination, write to USDA, Director, Office of Civil Rights, 1400 Independence Avenue, S.W., Washington, D.C. 20250-9410 or call (800) 795-3272 (voice) or (202) 720-6382 (TDD). USDA is an equal opportunity provider and employer.

Contents

Preface	2
How Soil Surveys Are Made	5
Soil Map	8
Soil Map.....	9
Legend.....	10
Map Unit Legend.....	11
Map Unit Descriptions.....	11
El Paso County Area, Colorado.....	13
26—Elbeth sandy loam, 8 to 15 percent slopes.....	13
40—Kettle gravelly loamy sand, 3 to 8 percent slopes.....	14
References	16

How Soil Surveys Are Made

Soil surveys are made to provide information about the soils and miscellaneous areas in a specific area. They include a description of the soils and miscellaneous areas and their location on the landscape and tables that show soil properties and limitations affecting various uses. Soil scientists observed the steepness, length, and shape of the slopes; the general pattern of drainage; the kinds of crops and native plants; and the kinds of bedrock. They observed and described many soil profiles. A soil profile is the sequence of natural layers, or horizons, in a soil. The profile extends from the surface down into the unconsolidated material in which the soil formed or from the surface down to bedrock. The unconsolidated material is devoid of roots and other living organisms and has not been changed by other biological activity.

Currently, soils are mapped according to the boundaries of major land resource areas (MLRAs). MLRAs are geographically associated land resource units that share common characteristics related to physiography, geology, climate, water resources, soils, biological resources, and land uses (USDA, 2006). Soil survey areas typically consist of parts of one or more MLRA.

The soils and miscellaneous areas in a survey area occur in an orderly pattern that is related to the geology, landforms, relief, climate, and natural vegetation of the area. Each kind of soil and miscellaneous area is associated with a particular kind of landform or with a segment of the landform. By observing the soils and miscellaneous areas in the survey area and relating their position to specific segments of the landform, a soil scientist develops a concept, or model, of how they were formed. Thus, during mapping, this model enables the soil scientist to predict with a considerable degree of accuracy the kind of soil or miscellaneous area at a specific location on the landscape.

Commonly, individual soils on the landscape merge into one another as their characteristics gradually change. To construct an accurate soil map, however, soil scientists must determine the boundaries between the soils. They can observe only a limited number of soil profiles. Nevertheless, these observations, supplemented by an understanding of the soil-vegetation-landscape relationship, are sufficient to verify predictions of the kinds of soil in an area and to determine the boundaries.

Soil scientists recorded the characteristics of the soil profiles that they studied. They noted soil color, texture, size and shape of soil aggregates, kind and amount of rock fragments, distribution of plant roots, reaction, and other features that enable them to identify soils. After describing the soils in the survey area and determining their properties, the soil scientists assigned the soils to taxonomic classes (units). Taxonomic classes are concepts. Each taxonomic class has a set of soil characteristics with precisely defined limits. The classes are used as a basis for comparison to classify soils systematically. Soil taxonomy, the system of taxonomic classification used in the United States, is based mainly on the kind and character of soil properties and the arrangement of horizons within the profile. After the soil

Custom Soil Resource Report

scientists classified and named the soils in the survey area, they compared the individual soils with similar soils in the same taxonomic class in other areas so that they could confirm data and assemble additional data based on experience and research.

The objective of soil mapping is not to delineate pure map unit components; the objective is to separate the landscape into landforms or landform segments that have similar use and management requirements. Each map unit is defined by a unique combination of soil components and/or miscellaneous areas in predictable proportions. Some components may be highly contrasting to the other components of the map unit. The presence of minor components in a map unit in no way diminishes the usefulness or accuracy of the data. The delineation of such landforms and landform segments on the map provides sufficient information for the development of resource plans. If intensive use of small areas is planned, onsite investigation is needed to define and locate the soils and miscellaneous areas.

Soil scientists make many field observations in the process of producing a soil map. The frequency of observation is dependent upon several factors, including scale of mapping, intensity of mapping, design of map units, complexity of the landscape, and experience of the soil scientist. Observations are made to test and refine the soil-landscape model and predictions and to verify the classification of the soils at specific locations. Once the soil-landscape model is refined, a significantly smaller number of measurements of individual soil properties are made and recorded. These measurements may include field measurements, such as those for color, depth to bedrock, and texture, and laboratory measurements, such as those for content of sand, silt, clay, salt, and other components. Properties of each soil typically vary from one point to another across the landscape.

Observations for map unit components are aggregated to develop ranges of characteristics for the components. The aggregated values are presented. Direct measurements do not exist for every property presented for every map unit component. Values for some properties are estimated from combinations of other properties.

While a soil survey is in progress, samples of some of the soils in the area generally are collected for laboratory analyses and for engineering tests. Soil scientists interpret the data from these analyses and tests as well as the field-observed characteristics and the soil properties to determine the expected behavior of the soils under different uses. Interpretations for all of the soils are field tested through observation of the soils in different uses and under different levels of management. Some interpretations are modified to fit local conditions, and some new interpretations are developed to meet local needs. Data are assembled from other sources, such as research information, production records, and field experience of specialists. For example, data on crop yields under defined levels of management are assembled from farm records and from field or plot experiments on the same kinds of soil.

Predictions about soil behavior are based not only on soil properties but also on such variables as climate and biological activity. Soil conditions are predictable over long periods of time, but they are not predictable from year to year. For example, soil scientists can predict with a fairly high degree of accuracy that a given soil will have a high water table within certain depths in most years, but they cannot predict that a high water table will always be at a specific level in the soil on a specific date.

After soil scientists located and identified the significant natural bodies of soil in the survey area, they drew the boundaries of these bodies on aerial photographs and

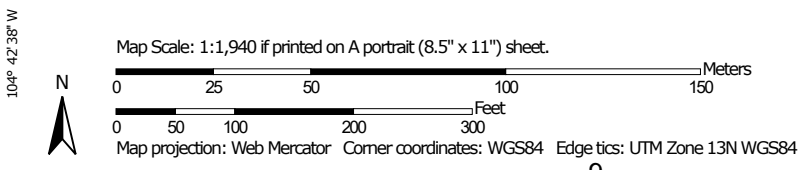
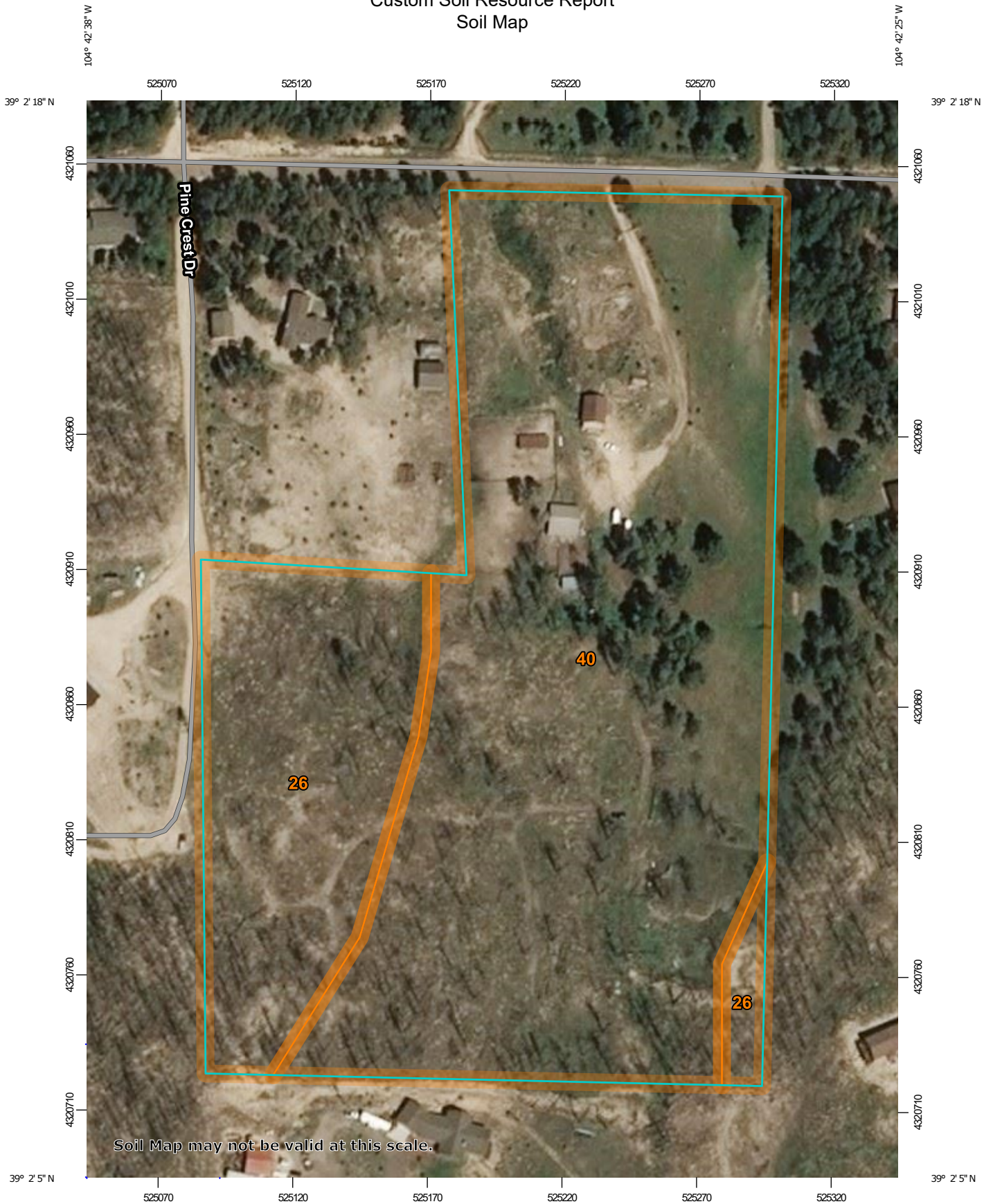
Custom Soil Resource Report

identified each as a specific map unit. Aerial photographs show trees, buildings, fields, roads, and rivers, all of which help in locating boundaries accurately.

Soil Map


The soil map section includes the soil map for the defined area of interest, a list of soil map units on the map and extent of each map unit, and cartographic symbols displayed on the map. Also presented are various metadata about data used to produce the map, and a description of each soil map unit.

Custom Soil Resource Report Soil Map




MAP LEGEND

Area of Interest (AOI)

 Area of Interest (AOI)


Soils


 Soil Map Unit Polygons


 Soil Map Unit Lines


 Soil Map Unit Points

Special Point Features

 Blowout

 Borrow Pit


 Clay Spot


 Closed Depression

 Gravel Pit

 Gravelly Spot


 Landfill

 Lava Flow

 Marsh or swamp

 Mine or Quarry

 Miscellaneous Water


 Perennial Water

 Rock Outcrop


 Saline Spot

 Sandy Spot

 Severely Eroded Spot


 Sinkhole

 Slide or Slip


 Sodic Spot


 Spoil Area

 Stony Spot


 Very Stony Spot

 Wet Spot

 Other

 Special Line Features

Water Features

 Streams and Canals


Transportation

 Rails


 Interstate Highways

 US Routes

 Major Roads

 Local Roads

Background

 Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:24,000.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
 Web Soil Survey URL:
 Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: El Paso County Area, Colorado
 Survey Area Data: Version 18, Jun 5, 2020

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Sep 8, 2018—May 26, 2019

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
26	Elbeth sandy loam, 8 to 15 percent slopes	3.4	24.0%
40	Kettle gravelly loamy sand, 3 to 8 percent slopes	10.6	76.0%
Totals for Area of Interest		14.0	100.0%

Map Unit Descriptions

The map units delineated on the detailed soil maps in a soil survey represent the soils or miscellaneous areas in the survey area. The map unit descriptions, along with the maps, can be used to determine the composition and properties of a unit.

A map unit delineation on a soil map represents an area dominated by one or more major kinds of soil or miscellaneous areas. A map unit is identified and named according to the taxonomic classification of the dominant soils. Within a taxonomic class there are precisely defined limits for the properties of the soils. On the landscape, however, the soils are natural phenomena, and they have the characteristic variability of all natural phenomena. Thus, the range of some observed properties may extend beyond the limits defined for a taxonomic class. Areas of soils of a single taxonomic class rarely, if ever, can be mapped without including areas of other taxonomic classes. Consequently, every map unit is made up of the soils or miscellaneous areas for which it is named and some minor components that belong to taxonomic classes other than those of the major soils.

Most minor soils have properties similar to those of the dominant soil or soils in the map unit, and thus they do not affect use and management. These are called noncontrasting, or similar, components. They may or may not be mentioned in a particular map unit description. Other minor components, however, have properties and behavioral characteristics divergent enough to affect use or to require different management. These are called contrasting, or dissimilar, components. They generally are in small areas and could not be mapped separately because of the scale used. Some small areas of strongly contrasting soils or miscellaneous areas are identified by a special symbol on the maps. If included in the database for a given area, the contrasting minor components are identified in the map unit descriptions along with some characteristics of each. A few areas of minor components may not have been observed, and consequently they are not mentioned in the descriptions, especially where the pattern was so complex that it was impractical to make enough observations to identify all the soils and miscellaneous areas on the landscape.

The presence of minor components in a map unit in no way diminishes the usefulness or accuracy of the data. The objective of mapping is not to delineate pure taxonomic classes but rather to separate the landscape into landforms or landform segments that have similar use and management requirements. The delineation of such segments on the map provides sufficient information for the development of resource plans. If intensive use of small areas is planned, however,

Custom Soil Resource Report

onsite investigation is needed to define and locate the soils and miscellaneous areas.

An identifying symbol precedes the map unit name in the map unit descriptions. Each description includes general facts about the unit and gives important soil properties and qualities.

Soils that have profiles that are almost alike make up a *soil series*. Except for differences in texture of the surface layer, all the soils of a series have major horizons that are similar in composition, thickness, and arrangement.

Soils of one series can differ in texture of the surface layer, slope, stoniness, salinity, degree of erosion, and other characteristics that affect their use. On the basis of such differences, a soil series is divided into *soil phases*. Most of the areas shown on the detailed soil maps are phases of soil series. The name of a soil phase commonly indicates a feature that affects use or management. For example, Alpha silt loam, 0 to 2 percent slopes, is a phase of the Alpha series.

Some map units are made up of two or more major soils or miscellaneous areas. These map units are complexes, associations, or undifferentiated groups.

A *complex* consists of two or more soils or miscellaneous areas in such an intricate pattern or in such small areas that they cannot be shown separately on the maps. The pattern and proportion of the soils or miscellaneous areas are somewhat similar in all areas. Alpha-Beta complex, 0 to 6 percent slopes, is an example.

An *association* is made up of two or more geographically associated soils or miscellaneous areas that are shown as one unit on the maps. Because of present or anticipated uses of the map units in the survey area, it was not considered practical or necessary to map the soils or miscellaneous areas separately. The pattern and relative proportion of the soils or miscellaneous areas are somewhat similar. Alpha-Beta association, 0 to 2 percent slopes, is an example.

An *undifferentiated group* is made up of two or more soils or miscellaneous areas that could be mapped individually but are mapped as one unit because similar interpretations can be made for use and management. The pattern and proportion of the soils or miscellaneous areas in a mapped area are not uniform. An area can be made up of only one of the major soils or miscellaneous areas, or it can be made up of all of them. Alpha and Beta soils, 0 to 2 percent slopes, is an example.

Some surveys include *miscellaneous areas*. Such areas have little or no soil material and support little or no vegetation. Rock outcrop is an example.

El Paso County Area, Colorado

26—Elbeth sandy loam, 8 to 15 percent slopes

Map Unit Setting

National map unit symbol: 367y
Elevation: 7,300 to 7,600 feet
Farmland classification: Not prime farmland

Map Unit Composition

Elbeth and similar soils: 85 percent
Estimates are based on observations, descriptions, and transects of the mapunit.

Description of Elbeth

Setting

Landform: Hills
Landform position (three-dimensional): Side slope
Down-slope shape: Linear
Across-slope shape: Linear
Parent material: Alluvium derived from arkose

Typical profile

A - 0 to 3 inches: sandy loam
E - 3 to 23 inches: loamy sand
Bt - 23 to 68 inches: sandy clay loam
C - 68 to 74 inches: sandy clay loam

Properties and qualities

Slope: 8 to 15 percent
Depth to restrictive feature: More than 80 inches
Drainage class: Well drained
Runoff class: Medium
Capacity of the most limiting layer to transmit water (Ksat): Moderately high (0.20 to 0.60 in/hr)
Depth to water table: More than 80 inches
Frequency of flooding: None
Frequency of ponding: None
Available water supply, 0 to 60 inches: Moderate (about 7.1 inches)

Interpretive groups

Land capability classification (irrigated): None specified
Land capability classification (nonirrigated): 4e
Hydrologic Soil Group: B
Hydric soil rating: No

Minor Components

Pleasant

Percent of map unit:
Landform: Depressions
Hydric soil rating: Yes

Other soils

Percent of map unit:
Hydric soil rating: No

40—Kettle gravelly loamy sand, 3 to 8 percent slopes

Map Unit Setting

National map unit symbol: 368g
Elevation: 7,000 to 7,700 feet
Farmland classification: Not prime farmland

Map Unit Composition

Kettle and similar soils: 85 percent
Estimates are based on observations, descriptions, and transects of the mapunit.

Description of Kettle

Setting

Landform: Hills
Landform position (three-dimensional): Side slope
Down-slope shape: Linear
Across-slope shape: Linear
Parent material: Sandy alluvium derived from arkose

Typical profile

E - 0 to 16 inches: gravelly loamy sand
Bt - 16 to 40 inches: gravelly sandy loam
C - 40 to 60 inches: extremely gravelly loamy sand

Properties and qualities

Slope: 3 to 8 percent
Depth to restrictive feature: More than 80 inches
Drainage class: Somewhat excessively drained
Runoff class: Low
Capacity of the most limiting layer to transmit water (Ksat): High (2.00 to 6.00 in/hr)
Depth to water table: More than 80 inches
Frequency of flooding: None
Frequency of ponding: None
Available water supply, 0 to 60 inches: Low (about 3.4 inches)

Interpretive groups

Land capability classification (irrigated): None specified
Land capability classification (nonirrigated): 4e
Hydrologic Soil Group: B
Hydric soil rating: No

Minor Components

Other soils

Percent of map unit:
Hydric soil rating: No

Pleasant

Percent of map unit:

Custom Soil Resource Report

Landform: Depressions
Hydric soil rating: Yes

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Custom Soil Resource Report

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FEMA FLOOD PLAIN MAP

NOTES TO USERS

This map is for use in administering the National Flood Insurance Program. It does not necessarily identify all areas subject to flooding, particularly from local drainage sources of small size. The community map repository should be consulted for possible updated or additional flood hazard information.

To obtain more detailed information in areas where **Base Flood Elevations (BFEs)** and/or **floodways** have been determined, users are encouraged to consult the Flood Profiles and Floodway Data and/or Summary of Stillwater Elevations tables contained within the Flood Insurance Study (FIS) report that accompanies this FIRM. Users should be aware that BFEs shown on the FIRM represent rounded whole-foot elevations. These BFEs are intended for flood insurance rating purposes only and should not be used as the sole source of flood elevation information. Accordingly, flood elevation data presented in the FIS report should be utilized in conjunction with the FIRM for purposes of construction and/or floodplain management.

Coastal Base Flood Elevations shown on this map apply only landward of 0.0' North American Vertical Datum of 1988 (NAVD88). Users of this FIRM should be aware that coastal flood elevations are also provided in the Summary of Stillwater Elevations table in the Flood Insurance Study report for this jurisdiction. Elevations shown in the Summary of Stillwater Elevations table should be used for construction and/or floodplain management purposes when they are higher than the elevations shown on this FIRM.

Boundaries of the **floodways** were computed at cross sections and interpolated between cross sections. The floodways were based on hydraulic considerations with regard to requirements of the National Flood Insurance Program. Floodway widths and other pertinent floodway data are provided in the Flood Insurance Study report for this jurisdiction.

Certain areas not in Special Flood Hazard Areas may be protected by **flood control structures**. Refer to section 2.4 "Flood Protection Measures" of the Flood Insurance Study report for information on flood control structures for this jurisdiction.

The **projection** used in the preparation of this map was Universal Transverse Mercator (UTM) zone 13. The **horizontal datum** was NAD83, GRS80 spheroid. Differences in datum, spheroid, projection or UTM zones zones used in the production of FIRMs for adjacent jurisdictions may result in slight positional differences in map features across jurisdiction boundaries. These differences do not affect the accuracy of this FIRM.

Flood elevations on this map are referenced to the **North American Vertical Datum of 1988 (NAVD88)**. These flood elevations must be compared to structure and ground elevations referenced to the same **vertical datum**. For information regarding conversion between the National Geodetic Vertical Datum of 1929 and the North American Vertical Datum of 1988, visit the National Geodetic Survey website at <http://www.ngs.noaa.gov/> or contact the National Geodetic Survey at the following address:

NGS Information Services
NOAA, NUNCS12
National Geodetic Survey
SSMC-3, #9202
1315 East-West Highway
Silver Spring, MD 20910-3282

To obtain current elevation, description, and/or location information for **bench marks** shown on this map, please contact the Information Services Branch of the National Geodetic Survey at (301) 713-3242 or visit its website at <http://www.ngs.noaa.gov/>.

Base Map information shown on this FIRM was provided in digital format by El Paso County, Colorado Springs Utilities, City of Fountain, Bureau of Land Management, National Oceanic and Atmospheric Administration, United States Geological Survey, and Anderson Consulting Engineers, Inc. These data are current as of 2006.

This map reflects more detailed and up-to-date **stream channel configurations and floodplain delineations** than those shown on the previous FIRM for this jurisdiction. The floodplains and floodways that were transferred from the previous FIRM may have been adjusted to conform to these new stream channel configurations. As a result, the Flood Profiles and Floodway Data tables in the Flood Insurance Study Report (which contains authoritative hydraulic data) may reflect stream channel distances that differ from what is shown on this map. The profile baselines depicted on this map represent the hydraulic modeling baselines that match the flood profiles and Floodway Data Tables if applicable, in the FIS report. As a result, the profile baselines may deviate significantly from the new base map channel representation and may appear outside of the floodplain.

Corporate limits shown on this map are based on the best data available at the time of publication. Because changes due to annexations or de-annexations may have occurred after this map was published, map users should contact appropriate community officials to verify current corporate limit locations.

Please refer to the separately printed **Map Index** for an overview map of the county showing the layout of map panels; community map repository addresses; and a Listing of Communities table containing National Flood Insurance Program dates for each community as well as a listing of the panels on which each community is located.

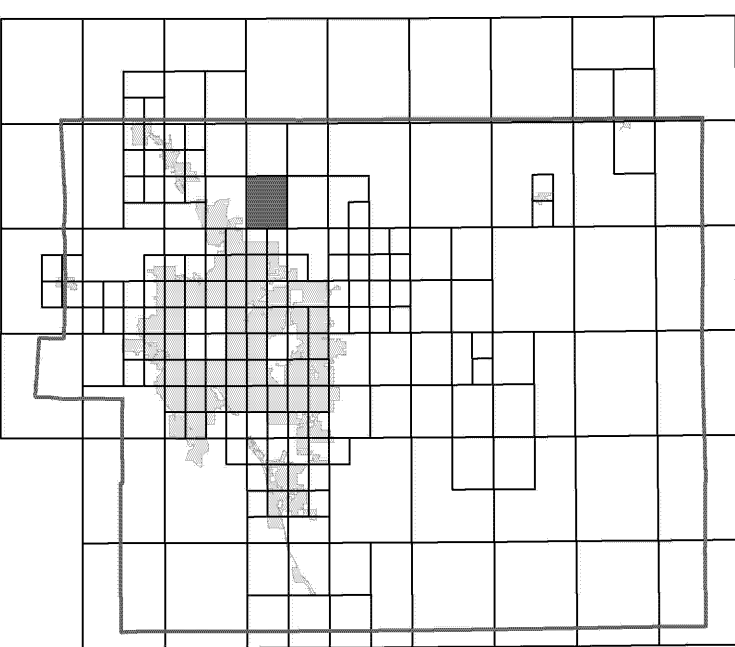
Contact **FEMA Map Service Center (MSC)** via the FEMA Map Information eXchange (FMIX) 1-877-336-2627 for information on available products associated with this FIRM. Available products may include previously issued Letters of Map Change, a Flood Insurance Study Report, and/or digital versions of this map. The MSC may also be reached by Fax at 1-800-358-9620 and its website at <http://www.msc.fema.gov/>.

If you have **questions about this map** or questions concerning the National Flood Insurance Program in general, please call 1-877-FEMA MAP (1-877-336-2627) or visit the FEMA website at <http://www.fema.gov/business/nfp/>.

El Paso County Vertical Datum Offset Table

Flooding Source	Vertical Datum Offset (ft)
REFER TO SECTION 3.3 OF THE EL PASO COUNTY FLOOD INSURANCE STUDY FOR STREAM BY STREAM VERTICAL DATUM CONVERSION INFORMATION	

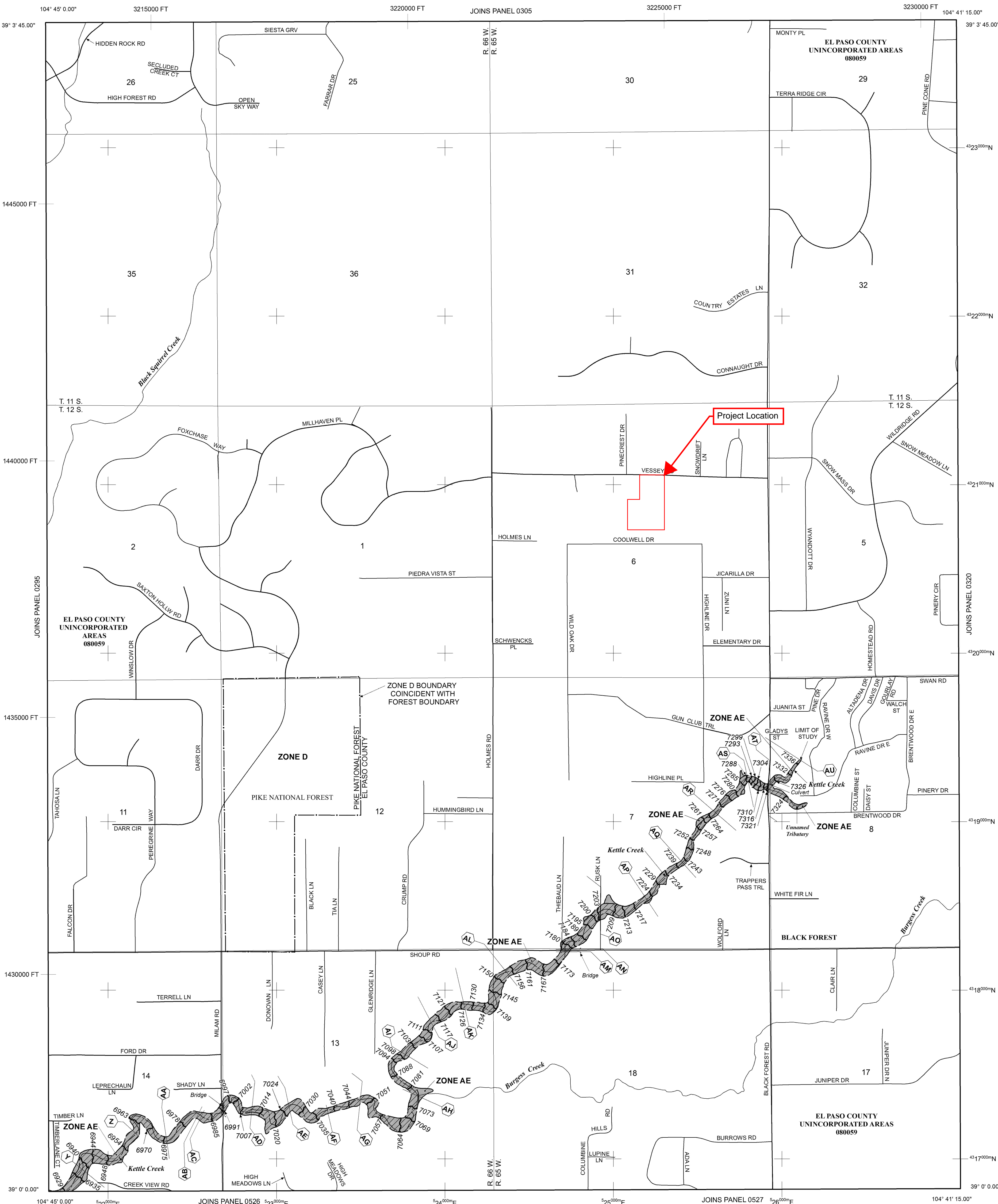
Panel Location Map



This Digital Flood Insurance Rate Map (DFIRM) was produced through a Cooperating Technical Partner (CTP) agreement between the State of Colorado Water Conservation Board (CWCW) and the Federal Emergency Management Agency (FEMA).



Additional Flood Hazard information and resources are available from local communities and the Colorado Water Conservation Board.



LEGEND

SPECIAL FLOOD HAZARD AREAS (SFHAS) SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD

The 1% annual chance flood (100-year flood), also known as the base flood, is the flood that has a 1% chance of being equalled or exceeded in any given year. The Special Flood Hazard Area is the area subject to flooding by the 1% annual chance flood. Areas of Special Flood Hazard include Zones A, AE, AH, AO, AR, A99, V, and VE. The Base Flood Elevation is the water-surface elevation of the 1% annual chance flood.

- ZONE A** No Base Flood Elevations determined.
- ZONE AE** Base Flood Elevations determined.
- ZONE AH** Flood depths of 1 to 3 feet (usually areas of ponding); Base Flood Elevations determined.
- ZONE AO** Flood depths of 1 to 3 feet (usually sheet flow on sloping terrain); average depths determined. For areas of alluvial fan flooding, velocities also determined.
- ZONE AR** Special Flood Hazard Area Formerly protected from the 1% annual chance flood by a flood control system that was subsequently decertified. Zone AR indicates that the former flood control system is being restored to provide protection from the 1% annual chance or greater flood.
- ZONE A99** Area to be protected from 1% annual chance flood by a Federal flood protection system under construction; no Base Flood Elevations determined.
- ZONE V** Coastal flood zone with velocity hazard (wave action); no Base Flood Elevations determined.
- ZONE VE** Coastal flood zone with velocity hazard (wave action); Base Flood Elevations determined.

FLOODWAY AREAS IN ZONE AE

The floodway is the channel of a stream plus any adjacent floodplain areas that must be kept free of encroachment so that the 1% annual chance flood can be carried without substantial increases in flood heights.

OTHER FLOOD AREAS

ZONE X Areas of 0.2% annual chance flood; areas of 1% annual chance flood with average depths of less than 1 foot, or with drainage areas less than 1 square mile; and areas protected by levees from 1% annual chance flood.

OTHER AREAS

ZONE X Areas determined to be outside the 0.2% annual chance floodplain.

ZONE D Areas in which flood hazards are undetermined, but possible.

COASTAL BARRIER RESOURCES SYSTEM (CBRS) AREAS

OTHERWISE PROTECTED AREAS (OPAs)

CBRS areas and OPAs are normally located within or adjacent to Special Flood Hazard Areas.

- Floodplain boundary
- Floodway boundary
- Zone D Boundary
- CBRS and OPA boundary
- Boundary dividing Special Flood Hazard Areas of different Base Flood Elevations, flood depths or flood velocities.

513 Base Flood Elevation line and value; elevation in feet* (EL 987)

* Referenced to the North American Vertical Datum of 1988 (NAVD 88)

A-A Cross section line

23-23 Transsect line

97° 07' 30.00" Datum of 1983 (NAD 83)

4750000N 1000-meter Universal Transverse Mercator grid ticks, zone 13

6000000 FT 5000-foot grid ticks; Colorado State Plane coordinate system, central zone (FIPSZONE 0502), Lambert Conformal Conic Projection

DX5510 Bench mark (see explanation in Notes to Users section of this FIRM map)

M1.5 River Mile

MAP REPOSITORIES Refer to Map Repositories list on Map Index

EFFECTIVE DATE OF COUNTYWIDE FLOOD INSURANCE RATE MAP MARCH 17, 1997

EFFECTIVE DATE(S) OF REVISION(S) TO THIS PANEL

DECEMBER 7, 2018 - to update corporate limits, to change Base Flood Elevations and Special Flood Hazard Areas, to update map format, to add roads and road names, and to incorporate previously issued Letters of Map Revision.

For community map revision history prior to countywide mapping, refer to the Community Map History Table located in the Flood Insurance Study report for this jurisdiction.

To determine if flood insurance is available in this community, contact your insurance agent or call the National Flood Insurance Program at 1-800-638-6620.

MAP SCALE 1" = 1000'

500 0 1000 2000 FEET

300 0 300 600 METERS

NFIP **PANEL 0315G**

FIRM
FLOOD INSURANCE RATE MAP
EL PASO COUNTY,
COLORADO
AND INCORPORATED AREAS

PANEL 315 OF 1300
(SEE MAP INDEX FOR FIRM PANEL LAYOUT)

CONTAINS:
COMMUNITY NUMBER PANEL SUFFIX
EL PASO COUNTY 080059 0315 0

Notice to User: The Map Number shown below should be used when placing map orders. The Community Number shown above should be used on insurance applications for the subject community.

MAP NUMBER
08041C0315G

MAP REVISED
DECEMBER 7, 2018
Federal Emergency Management Agency

HYDROLOGIC CALCULATIONS

Table 1 - Pre-Development Weighted C Calculations

Drainage Basin	Cover Type	C ₅ Value	Area (AC)	CxA
EX-1 (5-Year)	Pasture/Meadow	0.08	7.00	0.56
	Building	0.73	0.05	0.04
	Gravel	0.59	0.24	0.14
	Forest	0.08	0.44	0.04
Weighted C: (CxA) _{tot} /A _{tot}				0.10
Drainage Basin	Cover Type	C ₅ Value	Area (AC)	CxA
EX-2 (5-Year)	Pasture/Meadow	0.08	4.36	0.35
Weighted C: (CxA) _{tot} /A _{tot}				0.08
Drainage Basin	Cover Type	C ₅ Value	Area (AC)	CxA
EX-3 (5-Year)	Pasture/Meadow	0.08	1.93	0.15
Weighted C: (CxA) _{tot} /A _{tot}				0.08
Drainage Basin	Cover Type	C ₅ Value	Area (AC)	CxA
OS1 (5-Year)	Pasture/Meadow	0.08	1.06	0.08
	Building	0.73	0.04	0.03
	Gravel	0.59	0.24	0.14
	Forest	0.08	0.08	0.01
Weighted C: (CxA) _{tot} /A _{tot}				0.18
Drainage Basin	Cover Type	C ₅ Value	Area (AC)	CxA
OS 2 (5-Year)	Pasture/Meadow	0.08	1.21	0.10
	Building	0.73	0.07	0.05
	Forest	0.08	0.81	0.06
Weighted C: (CxA) _{tot} /A _{tot}				0.10
Drainage Basin	Cover Type	C ₁₀₀ Value	Area (AC)	CxA
EX-1 (100-Year)	Pasture/Meadow	0.35	7.00	2.45
	Building	0.81	0.05	0.04
	Gravel	0.70	0.24	0.17
	Forest	0.35	0.44	0.15
Weighted C: (CxA) _{tot} /A _{tot}				0.36
Drainage Basin	Cover Type	C ₁₀₀ Value	Area (AC)	CxA
EX-2 (100-Year)	Pasture/Meadow	0.35	4.36	1.53
Weighted C: (CxA) _{tot} /A _{tot}				0.35
Drainage Basin	Cover Type	C ₁₀₀ Value	Area (AC)	CxA
EX-3 (100-Year)	Pasture/Meadow	0.35	1.93	0.68
Weighted C: (CxA) _{tot} /A _{tot}				0.35
Drainage Basin	Cover Type	C ₁₀₀ Value	Area (AC)	CxA
OS1 (100-Year)	Pasture/Meadow	0.35	1.06	0.37
	Building	0.81	0.04	0.03
	Gravel	0.70	0.24	0.17
	Forest	0.35	0.08	0.03
Weighted C: (CxA) _{tot} /A _{tot}				0.42
Drainage Basin	Cover Type	C ₁₀₀ Value	Area (AC)	CxA
OS2 (100-Year)	Pasture/Meadow	0.35	1.21	0.42
	Building	0.81	0.07	0.06
	Forest	0.35	0.81	0.28
Weighted C: (CxA) _{tot} /A _{tot}				0.37

Table 2 - Post-Development Weighted C Calculations				
Drainage Basin	Cover Type	C ₅ Value	Area (AC)	CxA
P-1 (5-Year)	Pasture/Meadow	0.08	6.56	0.52
	Impervious	0.82	0.81	0.66
	Forest	0.08	0.36	0.03
Weighted C: $(CxA)_{tot}/A_{tot}$				0.16
Drainage Basin	Cover Type	C ₅ Value	Area (AC)	CxA
P-2 (5-Year)	Pasture/Meadow	0.08	3.88	0.31
	Impervious	0.82	0.48	0.39
Weighted C: $(CxA)_{tot}/A_{tot}$				0.16
Drainage Basin	Cover Type	C ₅ Value	Area (AC)	CxA
P-3 (5-Year)	Pasture/Meadow	0.08	1.72	0.14
	Impervious	0.82	0.21	0.17
Weighted C: $(CxA)_{tot}/A_{tot}$				0.16
Drainage Basin	Cover Type	C ₅ Value	Area (AC)	CxA
OS1 (5-Year)	Pasture/Meadow	0.08	1.06	0.08
	Building	0.73	0.04	0.03
	Gravel	0.59	0.24	0.14
	Forest	0.08	0.08	0.01
Weighted C: $(CxA)_{tot}/A_{tot}$				0.18
Drainage Basin	Cover Type	C ₅ Value	Area (AC)	CxA
OS2 (5-Year)	Pasture/Meadow	0.08	1.21	0.10
	Building	0.73	0.07	0.05
	Forest	0.08	0.81	0.06
Weighted C: $(CxA)_{tot}/A_{tot}$				0.10
Drainage Basin	Cover Type	C ₁₀₀ Value	Area (AC)	CxA
P-1 (100-Year)	Pasture/Meadow	0.35	6.56	2.30
	Impervious	0.89	0.81	0.72
	Forest	0.35	0.36	0.13
Weighted C: $(CxA)_{tot}/A_{tot}$				0.41
Drainage Basin	Cover Type	C ₁₀₀ Value	Area (AC)	CxA
P-2 (100-Year)	Pasture/Meadow	0.35	3.88	1.36
	Impervious	0.89	0.48	0.43
Weighted C: $(CxA)_{tot}/A_{tot}$				0.41
Drainage Basin	Cover Type	C ₁₀₀ Value	Area (AC)	CxA
P-3 (100-Year)	Pasture/Meadow	0.35	1.72	0.60
	Impervious	0.89	0.21	0.19
Weighted C: $(CxA)_{tot}/A_{tot}$				0.41
Drainage Basin	Cover Type	C ₁₀₀ Value	Area (AC)	CxA
OS1 (100-Year)	Pasture/Meadow	0.35	1.06	0.37
	Building	0.81	0.04	0.03
	Gravel	0.70	0.24	0.17
	Forest	0.35	0.08	0.03
Weighted C: $(CxA)_{tot}/A_{tot}$				0.42
Drainage Basin	Cover Type	C ₁₀₀ Value	Area (AC)	CxA
OS2 (100-Year)	Pasture/Meadow	0.35	1.21	0.42
	Building	0.81	0.07	0.06
	Forest	0.35	0.81	0.28
Weighted C: $(CxA)_{tot}/A_{tot}$				0.37

Table 3 - Calculation of Time of Concentration - Pre-Development

Drainage Area ID	Area (SF)	Area (Acre)	C5	C100	Longest Flow Path (ft)	High Elev.	Low Elev.	Average Slope	Overland Flow Time	Travel Time From Equation 6-9	Time of Concentration (Minutes)
EX-1	336666.42	7.73	0.10	0.36	1087.54	7545.40	7492.00	4.91%	17.22	8.94	26.16
EX-2	189713.12	4.36	0.08	0.35	947.93	7533.90	7481.39	5.54%	16.86	6.97	23.83
EX-3	83924.05	1.93	0.08	0.35	631.78	7534.41	7496.58	5.99%	17.20	3.43	20.63
OS1	62016.99	1.42	0.18	0.42	555.98	7551.00	7524.68	4.73%	18.43	2.53	20.96
OS2	90878.70	2.09	0.10	0.37	629.94	7551.00	7524.88	4.15%	19.76	3.79	23.54

Table 4 - Calculation of Time of Concentration - Post-Development

Drainage Area ID	Area (SF)	Area (Acre)	C5	C100	Longest Flow Path (ft)	High Elev.	Low Elev.	Average Slope	Overland Flow Time	Travel Time From Equation 6-9	Time of Concentration (Minutes)
P-1	336666.42	7.73	0.16	0.41	1087.54	7545.40	7492.00	4.91%	16.19	8.94	25.12
P-2	189713.12	4.36	0.16	0.41	947.93	7533.90	7481.39	5.54%	15.54	6.97	22.51
P-3	83924.05	1.93	0.16	0.41	632.00	7534.41	7496.58	5.99%	15.85	3.43	19.28
OS1	62016.99	1.42	0.18	0.42	555.98	7551.00	7524.68	4.73%	18.43	2.53	20.96
OS2	90878.70	2.09	0.10	0.37	629.94	7551.00	7524.88	4.15%	19.76	3.79	23.54

Hydrograph Summary Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2023

Hyd. No.	Hydrograph type (origin)	Peak flow (cfs)	Time interval (min)	Time to Peak (min)	Hyd. volume (cuft)	Inflow hyd(s)	Maximum elevation (ft)	Total strge used (cuft)	Hydrograph Description
1	Rational	2.259	1	26	3,523	----	----	----	EX-1 (5-Year)
2	Rational	1.064	1	24	1,533	----	----	----	EX-2 (5-Year)
3	Rational	0.506	1	21	638	----	----	----	EX-3 (5-Year)
4	Rational	3.692	1	25	5,538	----	----	----	P-1 (5-Year)
5	Rational	2.178	1	23	3,006	----	----	----	P-2 (5-Year)
6	Rational	1.067	1	19	1,216	----	----	----	P-3 (5-Year)
7	Rational	0.838	1	21	1,056	----	----	----	OS1 (5-Year)
8	Rational	0.638	1	24	918	----	----	----	OS2 (5-Year)
9	Rational	0.506	1	21	638	----	----	----	EX. DP-1
10	Rational	4.136	1	31	7,692	----	----	----	EX. DP-2
11	Combine	4.401	1	31	8,330	9, 10	----	----	EX. POC-1
12	Rational	1.067	1	19	1,216	----	----	----	DP-1
13	Rational	4.212	1	30	7,582	----	----	----	DP-2
14	Combine	4.661	1	30	8,798	12, 13	----	----	POC-1

Hydrograph Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2023

Wednesday, 03 / 22 / 2023

Hyd. No. 1

EX-1 (5-Year)

Hydrograph type	= Rational	Peak discharge	= 2.259 cfs
Storm frequency	= 5 yrs	Time to peak	= 26 min
Time interval	= 1 min	Hyd. volume	= 3,523 cuft
Drainage area	= 7.730 ac	Runoff coeff.	= 0.1
Intensity	= 2.922 in/hr	Tc by User	= 26.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1

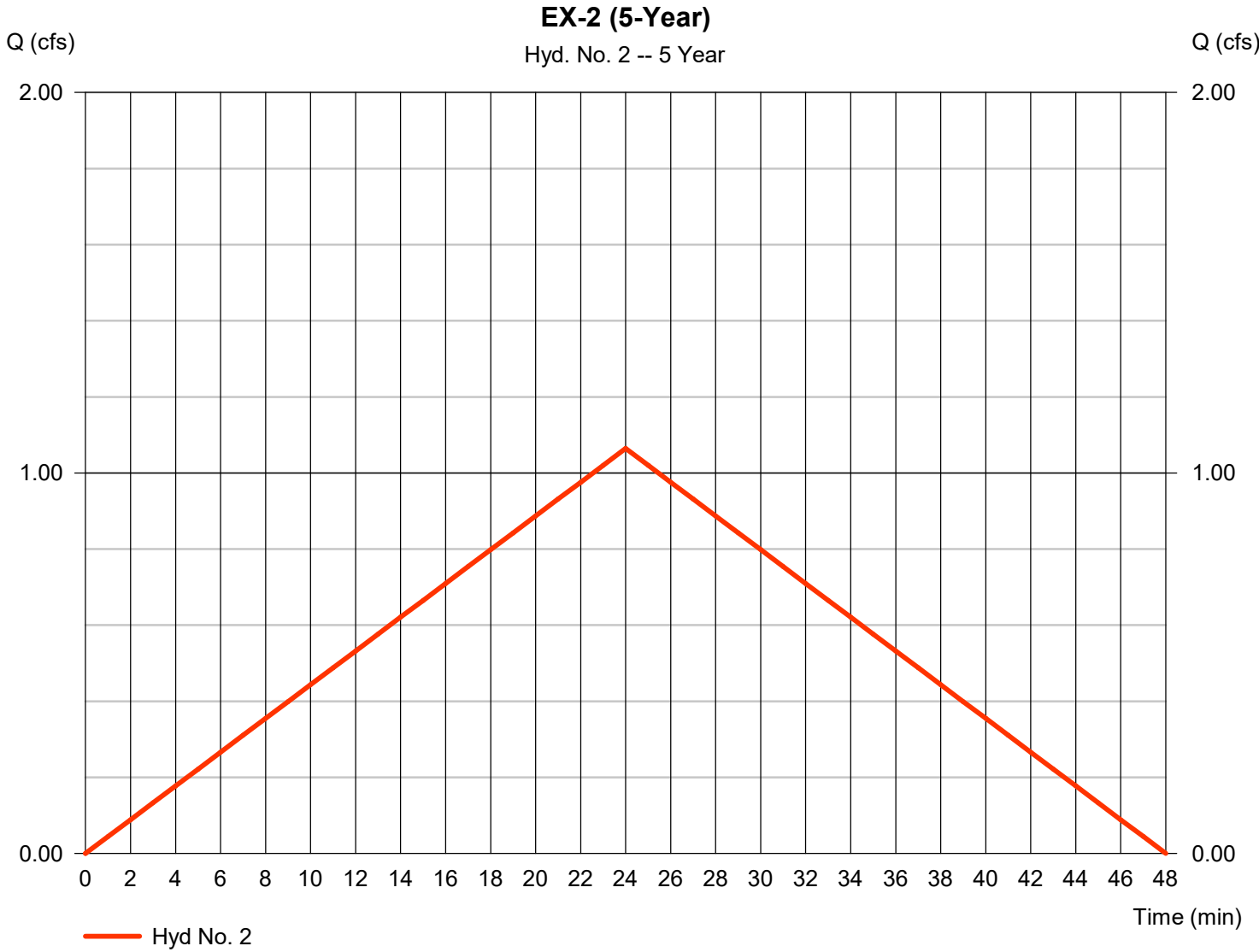


Hydrograph Report

Hyd. No. 2

EX-2 (5-Year)

Hydrograph type	= Rational	Peak discharge	= 1.064 cfs
Storm frequency	= 5 yrs	Time to peak	= 24 min
Time interval	= 1 min	Hyd. volume	= 1,533 cuft
Drainage area	= 4.360 ac	Runoff coeff.	= 0.08
Intensity	= 3.052 in/hr	Tc by User	= 24.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1

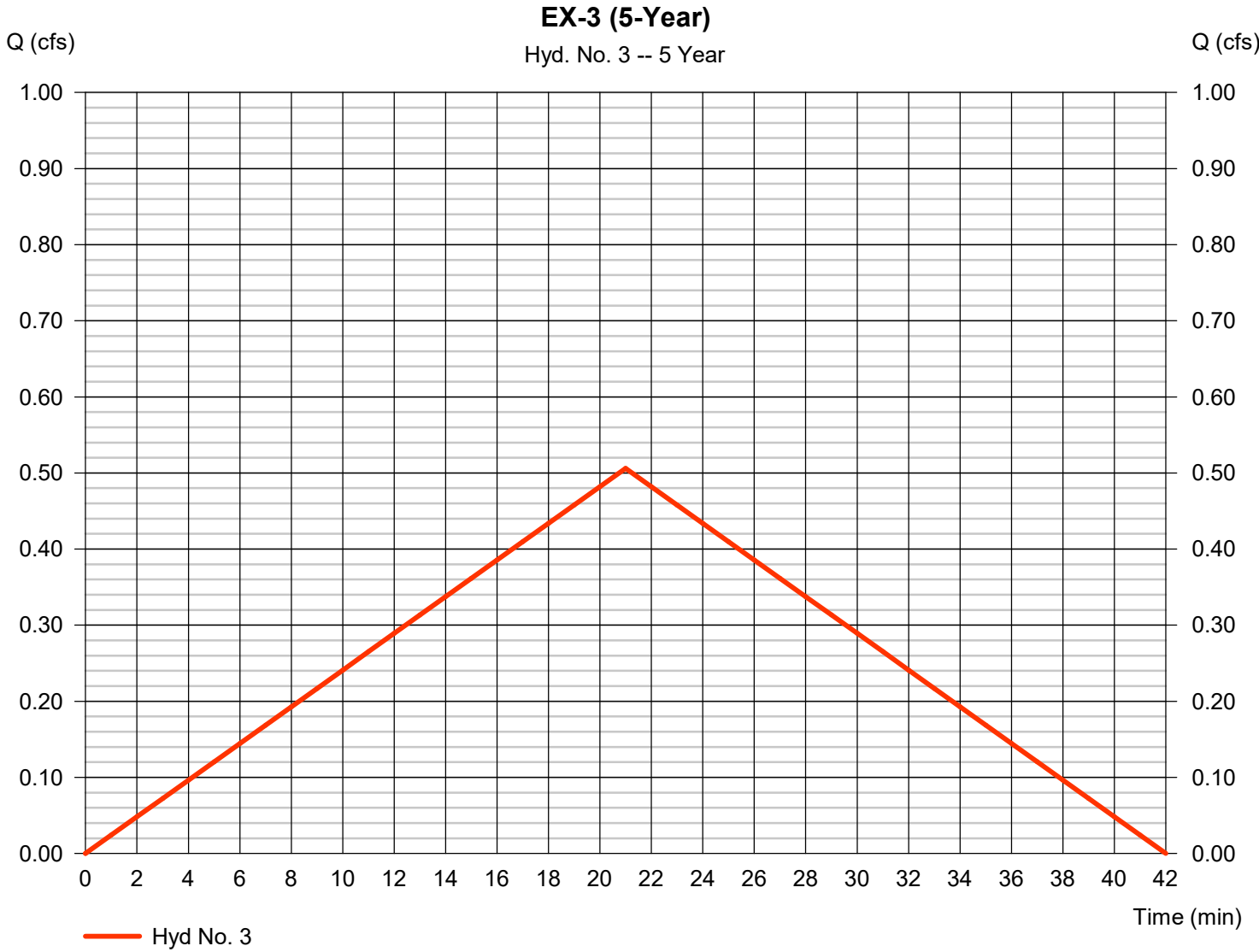


Hydrograph Report

Hyd. No. 3

EX-3 (5-Year)

Hydrograph type	= Rational	Peak discharge	= 0.506 cfs
Storm frequency	= 5 yrs	Time to peak	= 21 min
Time interval	= 1 min	Hyd. volume	= 638 cuft
Drainage area	= 1.930 ac	Runoff coeff.	= 0.08
Intensity	= 3.278 in/hr	Tc by User	= 21.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1

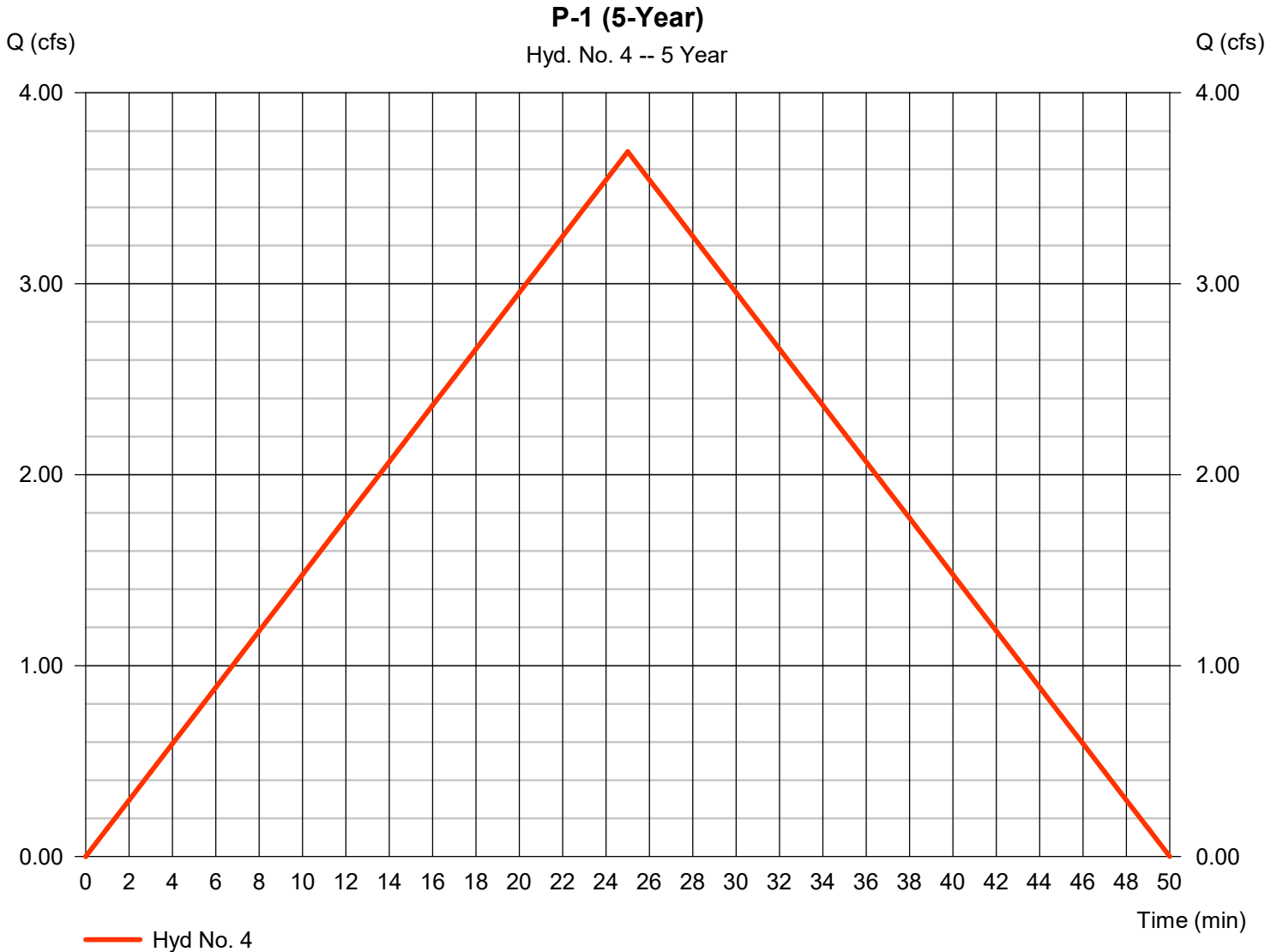


Hydrograph Report

Hyd. No. 4

P-1 (5-Year)

Hydrograph type	= Rational	Peak discharge	= 3.692 cfs
Storm frequency	= 5 yrs	Time to peak	= 25 min
Time interval	= 1 min	Hyd. volume	= 5,538 cuft
Drainage area	= 7.730 ac	Runoff coeff.	= 0.16
Intensity	= 2.985 in/hr	Tc by User	= 25.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1



Hydrograph Report

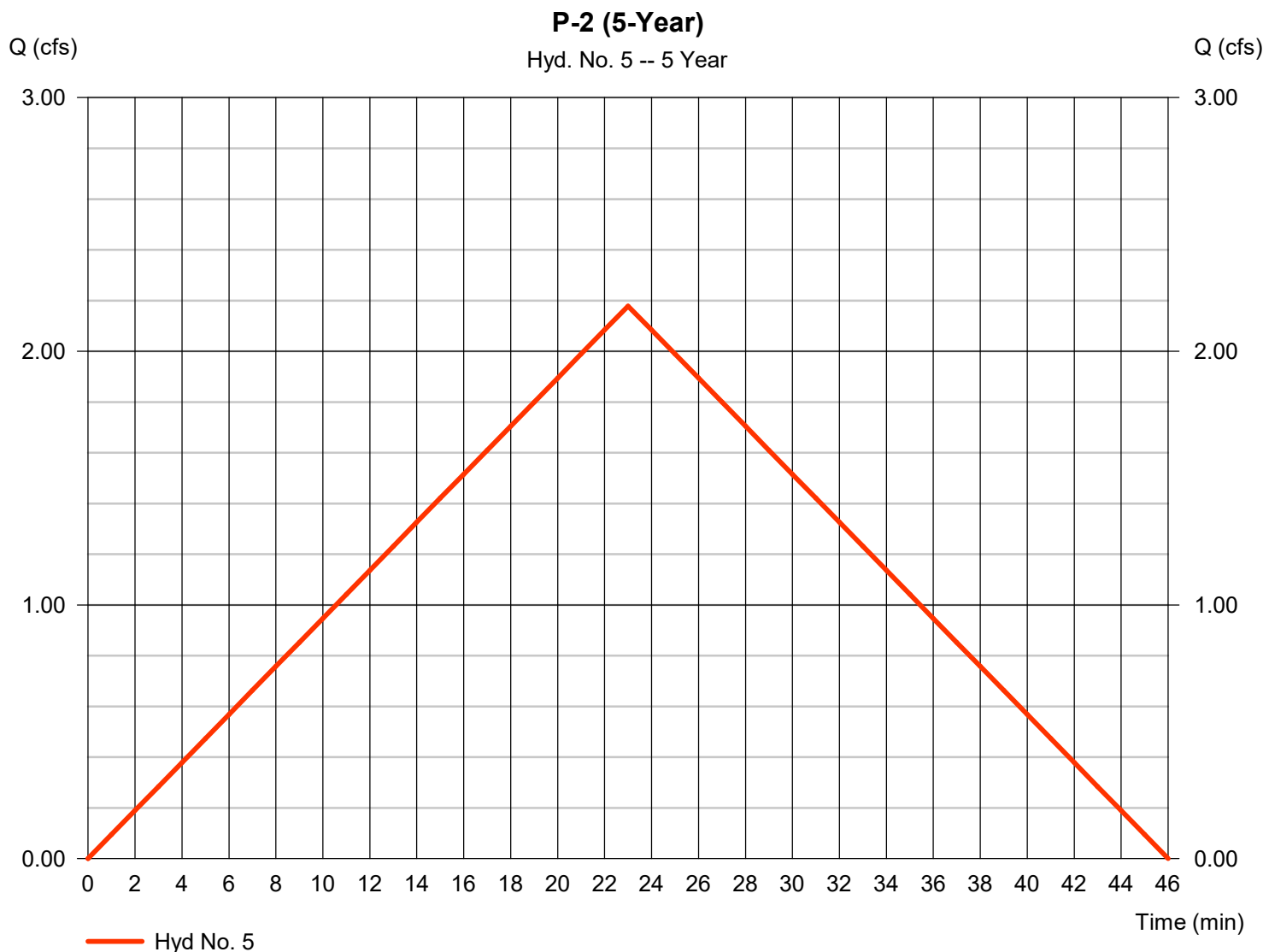
Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2023

Wednesday, 03 / 22 / 2023

Hyd. No. 5

P-2 (5-Year)

Hydrograph type	= Rational	Peak discharge	= 2.178 cfs
Storm frequency	= 5 yrs	Time to peak	= 23 min
Time interval	= 1 min	Hyd. volume	= 3,006 cuft
Drainage area	= 4.360 ac	Runoff coeff.	= 0.16
Intensity	= 3.123 in/hr	Tc by User	= 23.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1

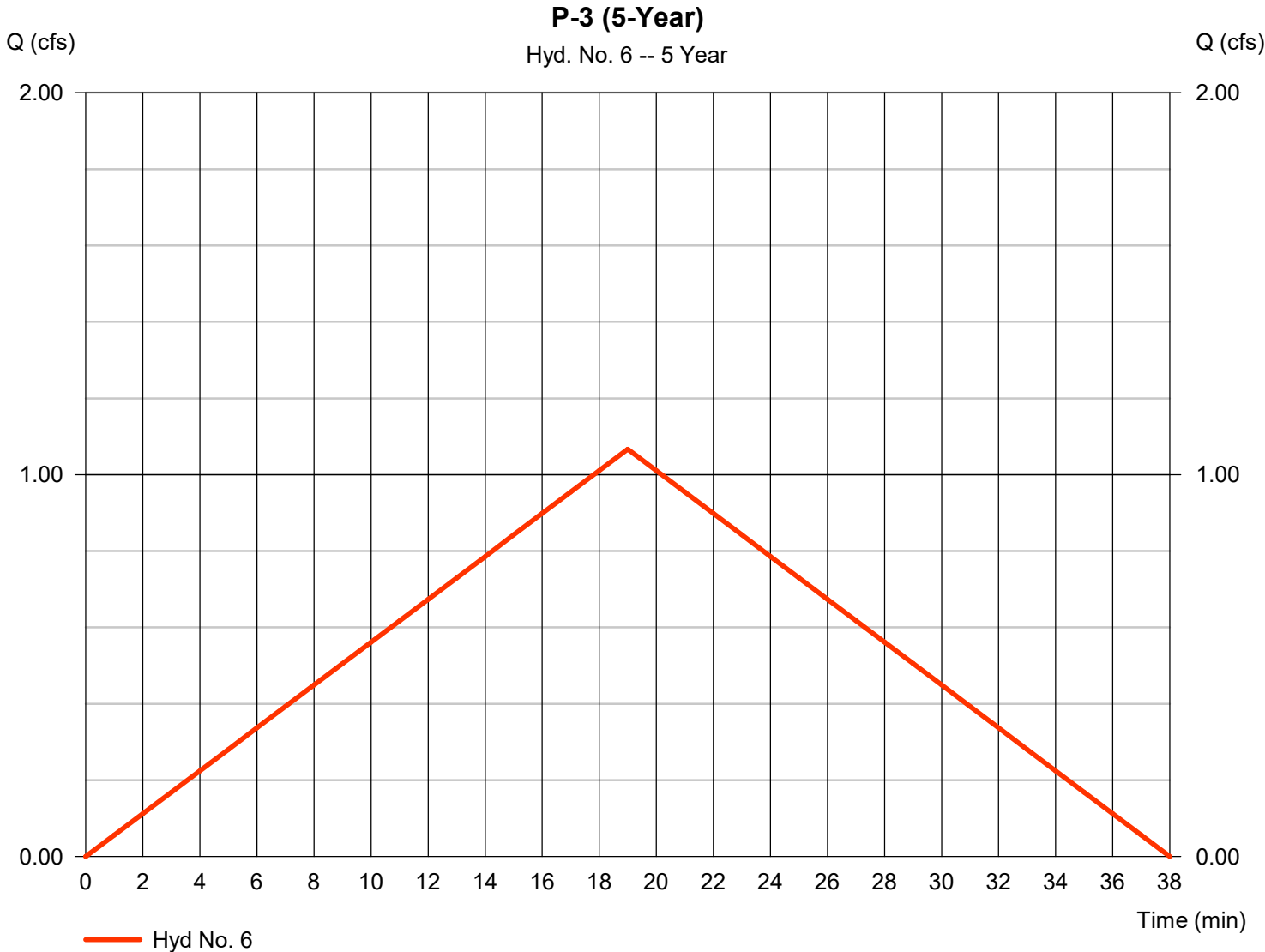


Hydrograph Report

Hyd. No. 6

P-3 (5-Year)

Hydrograph type	= Rational	Peak discharge	= 1.067 cfs
Storm frequency	= 5 yrs	Time to peak	= 19 min
Time interval	= 1 min	Hyd. volume	= 1,216 cuft
Drainage area	= 1.930 ac	Runoff coeff.	= 0.16
Intensity	= 3.455 in/hr	Tc by User	= 19.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1



Hydrograph Report

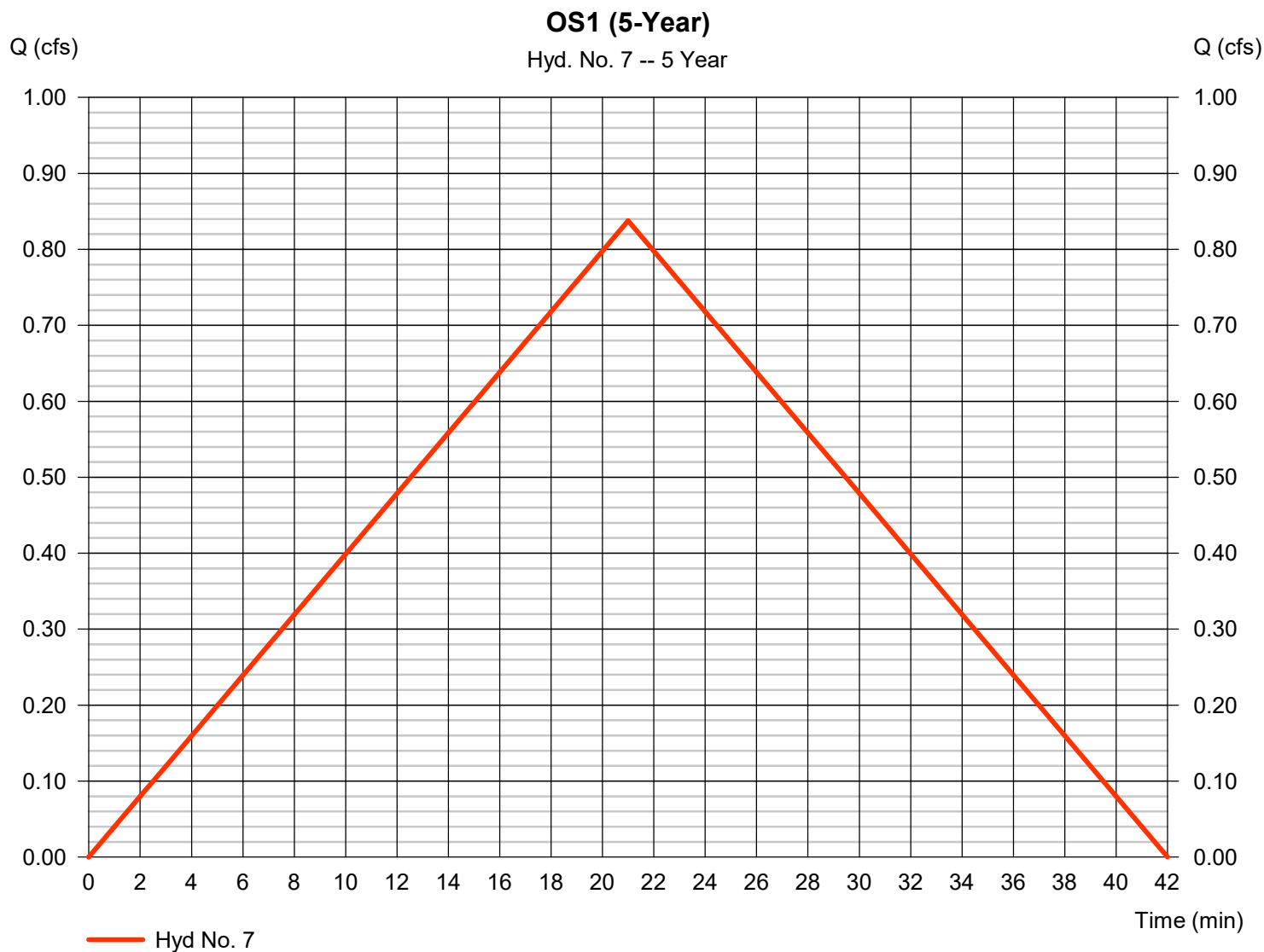
Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2023

Wednesday, 03 / 22 / 2023

Hyd. No. 7

OS1 (5-Year)

Hydrograph type	= Rational	Peak discharge	= 0.838 cfs
Storm frequency	= 5 yrs	Time to peak	= 21 min
Time interval	= 1 min	Hyd. volume	= 1,056 cuft
Drainage area	= 1.420 ac	Runoff coeff.	= 0.18
Intensity	= 3.278 in/hr	Tc by User	= 21.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1

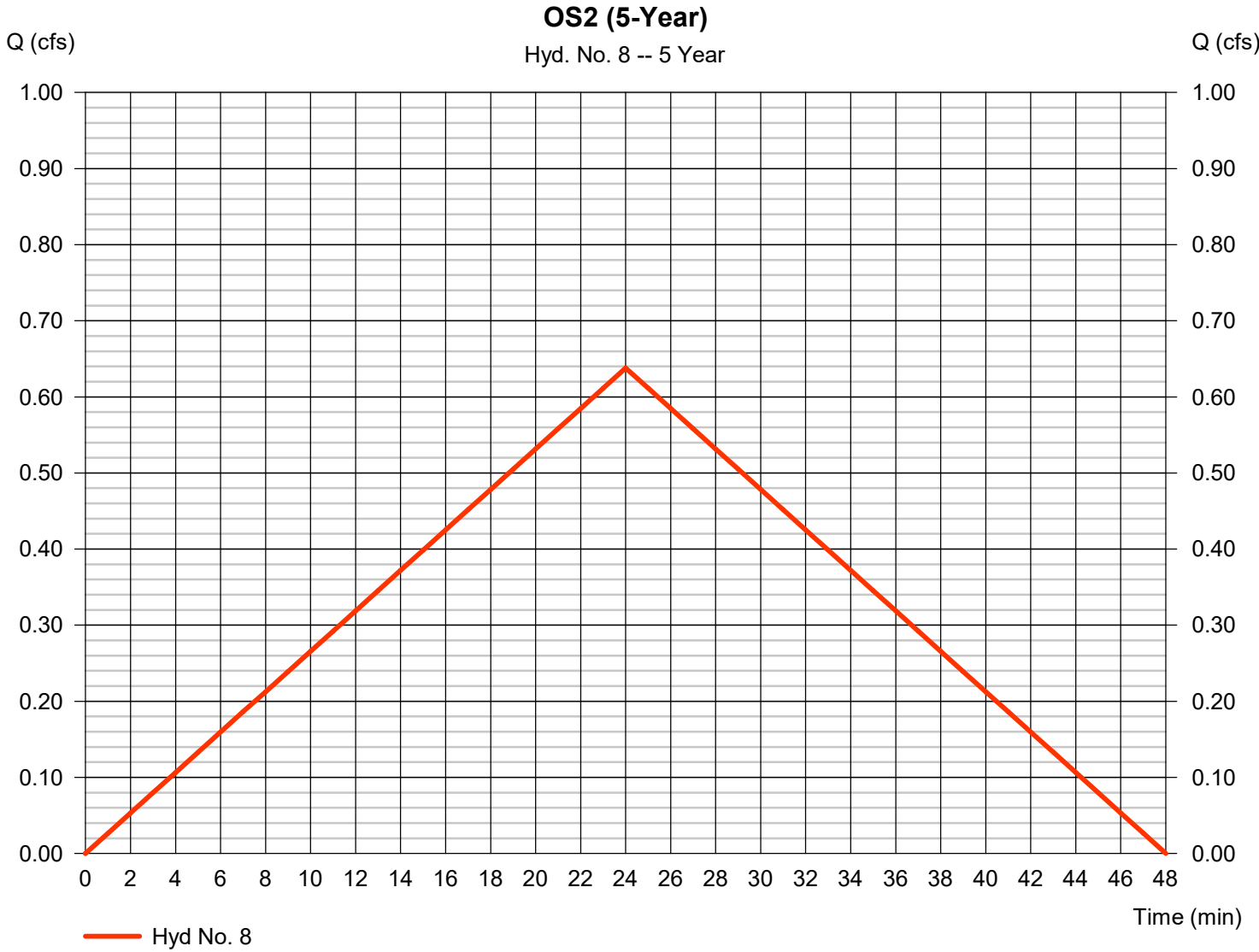


Hydrograph Report

Hyd. No. 8

OS2 (5-Year)

Hydrograph type	= Rational	Peak discharge	= 0.638 cfs
Storm frequency	= 5 yrs	Time to peak	= 24 min
Time interval	= 1 min	Hyd. volume	= 918 cuft
Drainage area	= 2.090 ac	Runoff coeff.	= 0.1
Intensity	= 3.052 in/hr	Tc by User	= 24.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1

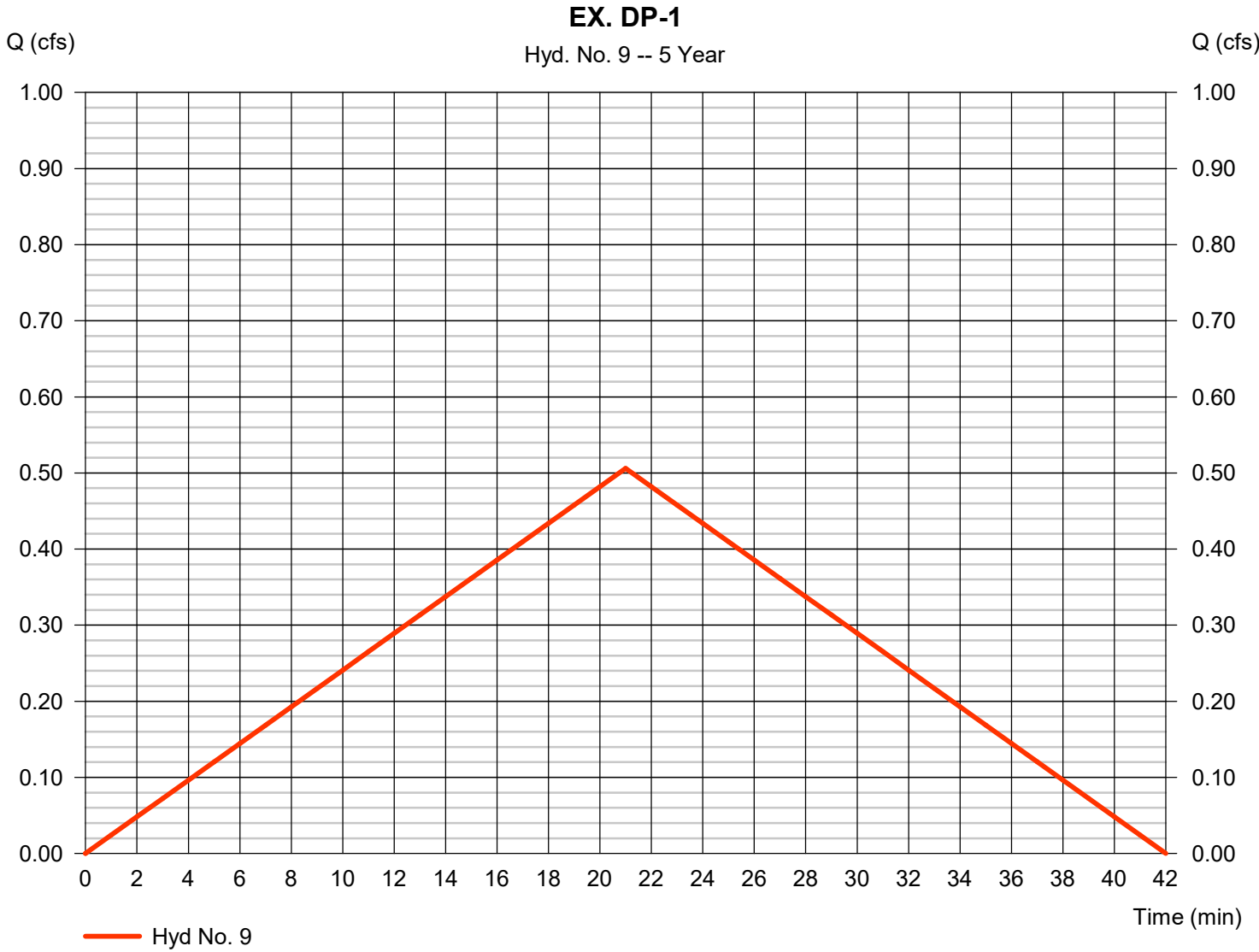


Hydrograph Report

Hyd. No. 9

EX. DP-1

Hydrograph type	= Rational	Peak discharge	= 0.506 cfs
Storm frequency	= 5 yrs	Time to peak	= 21 min
Time interval	= 1 min	Hyd. volume	= 638 cuft
Drainage area	= 1.930 ac	Runoff coeff.	= 0.08
Intensity	= 3.278 in/hr	Tc by User	= 21.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1



Hydrograph Report

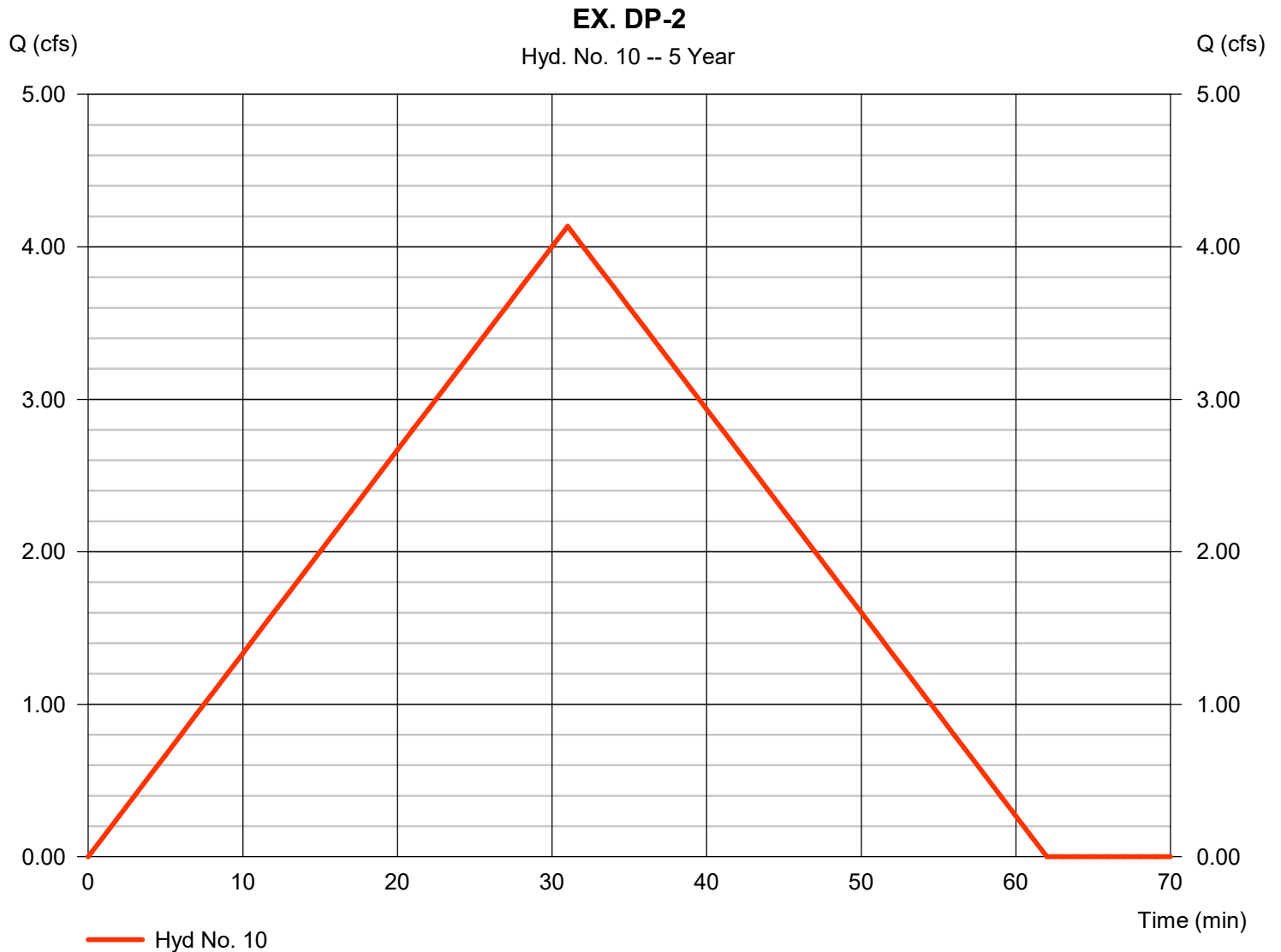
Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2023

Wednesday, 03 / 22 / 2023

Hyd. No. 10

EX. DP-2

Hydrograph type	= Rational	Peak discharge	= 4.136 cfs
Storm frequency	= 5 yrs	Time to peak	= 31 min
Time interval	= 1 min	Hyd. volume	= 7,692 cuft
Drainage area	= 15.600 ac	Runoff coeff.	= 0.1
Intensity	= 2.651 in/hr	Tc by User	= 31.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1



Hydrograph Report

Hyd. No. 11

EX. POC-1

Hydrograph type = Combine
Storm frequency = 5 yrs
Time interval = 1 min
Inflow hyds. = 9, 10

Peak discharge = 4.401 cfs
Time to peak = 31 min
Hyd. volume = 8,330 cuft
Contrib. drain. area = 17.530 ac



Hydrograph Report

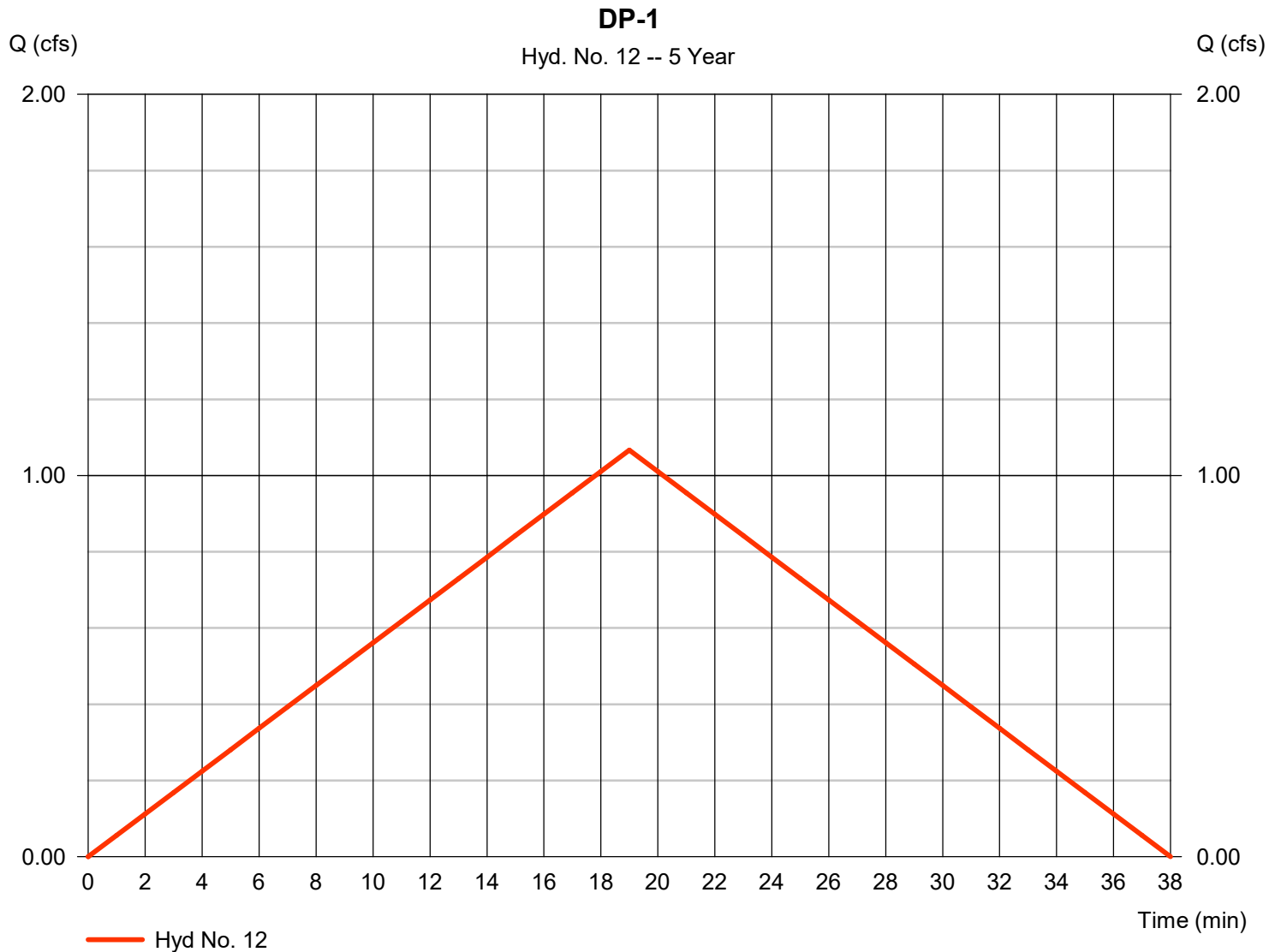
Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2023

Wednesday, 03 / 22 / 2023

Hyd. No. 12

DP-1

Hydrograph type	= Rational	Peak discharge	= 1.067 cfs
Storm frequency	= 5 yrs	Time to peak	= 19 min
Time interval	= 1 min	Hyd. volume	= 1,216 cuft
Drainage area	= 1.930 ac	Runoff coeff.	= 0.16
Intensity	= 3.455 in/hr	Tc by User	= 19.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1



Hydrograph Report

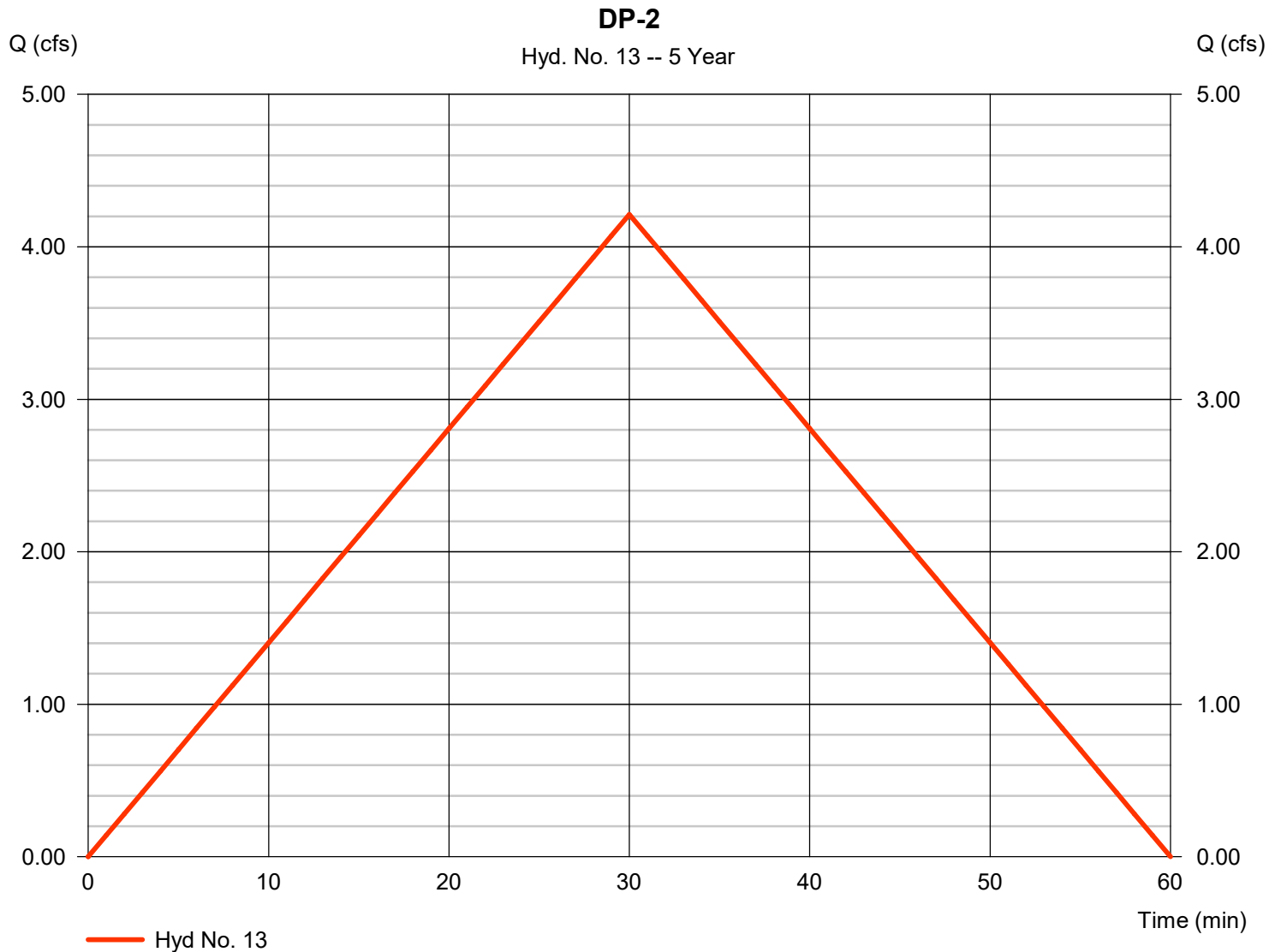
Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2023

Wednesday, 03 / 22 / 2023

Hyd. No. 13

DP-2

Hydrograph type	= Rational	Peak discharge	= 4.212 cfs
Storm frequency	= 5 yrs	Time to peak	= 30 min
Time interval	= 1 min	Hyd. volume	= 7,582 cuft
Drainage area	= 15.600 ac	Runoff coeff.	= 0.1
Intensity	= 2.700 in/hr	Tc by User	= 30.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1



Hydrograph Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2023

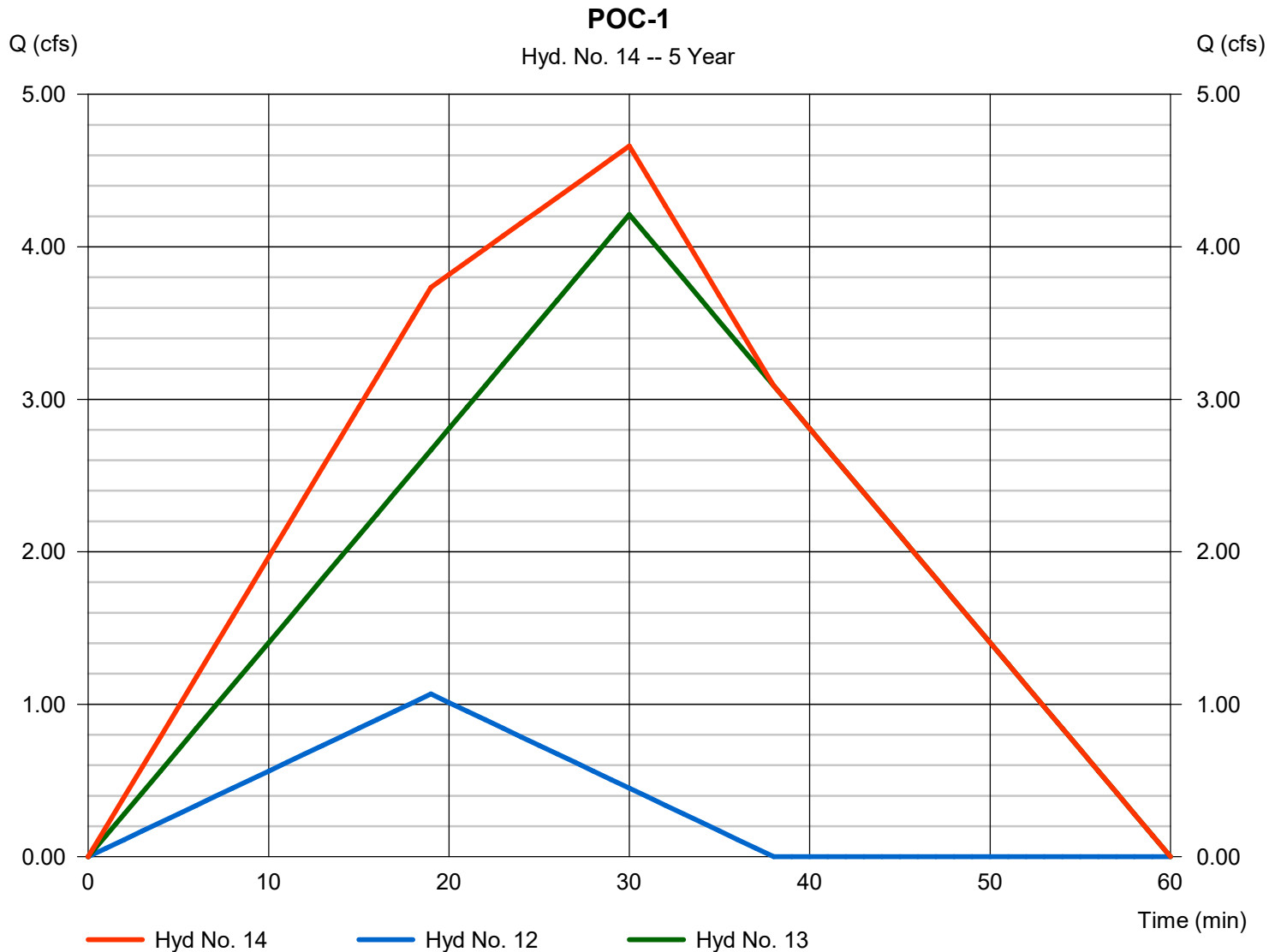
Wednesday, 03 / 22 / 2023

Hyd. No. 14

POC-1

Hydrograph type = Combine
Storm frequency = 5 yrs
Time interval = 1 min
Inflow hyds. = 12, 13

Peak discharge = 4.661 cfs
Time to peak = 30 min
Hyd. volume = 8,798 cuft
Contrib. drain. area = 17.530 ac



Hydrograph Summary Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2023

Hyd. No.	Hydrograph type (origin)	Peak flow (cfs)	Time interval (min)	Time to Peak (min)	Hyd. volume (cuft)	Inflow hyd(s)	Maximum elevation (ft)	Total strge used (cuft)	Hydrograph Description
1	Rational	15.28	1	26	23,834	-----	-----	-----	EX-1 (100-Year)
2	Rational	8.736	1	24	12,579	-----	-----	-----	EX-2 (100-Year)
3	Rational	4.142	1	21	5,219	-----	-----	-----	EX-3 (100-Year)
4	Rational	17.76	1	25	26,641	-----	-----	-----	P-1 (100-Year)
5	Rational	10.46	1	23	14,437	-----	-----	-----	P-2 (100-Year)
6	Rational	5.105	1	19	5,820	-----	-----	-----	P-3 (100-Year)
7	Rational	3.657	1	21	4,608	-----	-----	-----	OS1 (100-Year)
8	Rational	4.427	1	24	6,375	-----	-----	-----	OS2 (100-Year)
9	Rational	4.852	1	21	6,114	-----	-----	-----	EX. DP-1
10	Rational	28.09	1	31	52,246	-----	-----	-----	EX. DP-2
11	Combine	30.63	1	31	58,360	9, 10	-----	-----	EX. POC-1
12	Rational	5.105	1	19	5,820	-----	-----	-----	DP-1
13	Rational	32.56	1	30	58,600	-----	-----	-----	DP-3
14	Combine	34.71	1	30	64,420	12, 13	-----	-----	POC-1
2107-0301 Hydrographs - 100 Year.gpw					Return Period: 100 Year			Wednesday, 03 / 22 / 2023	

Hydrograph Report

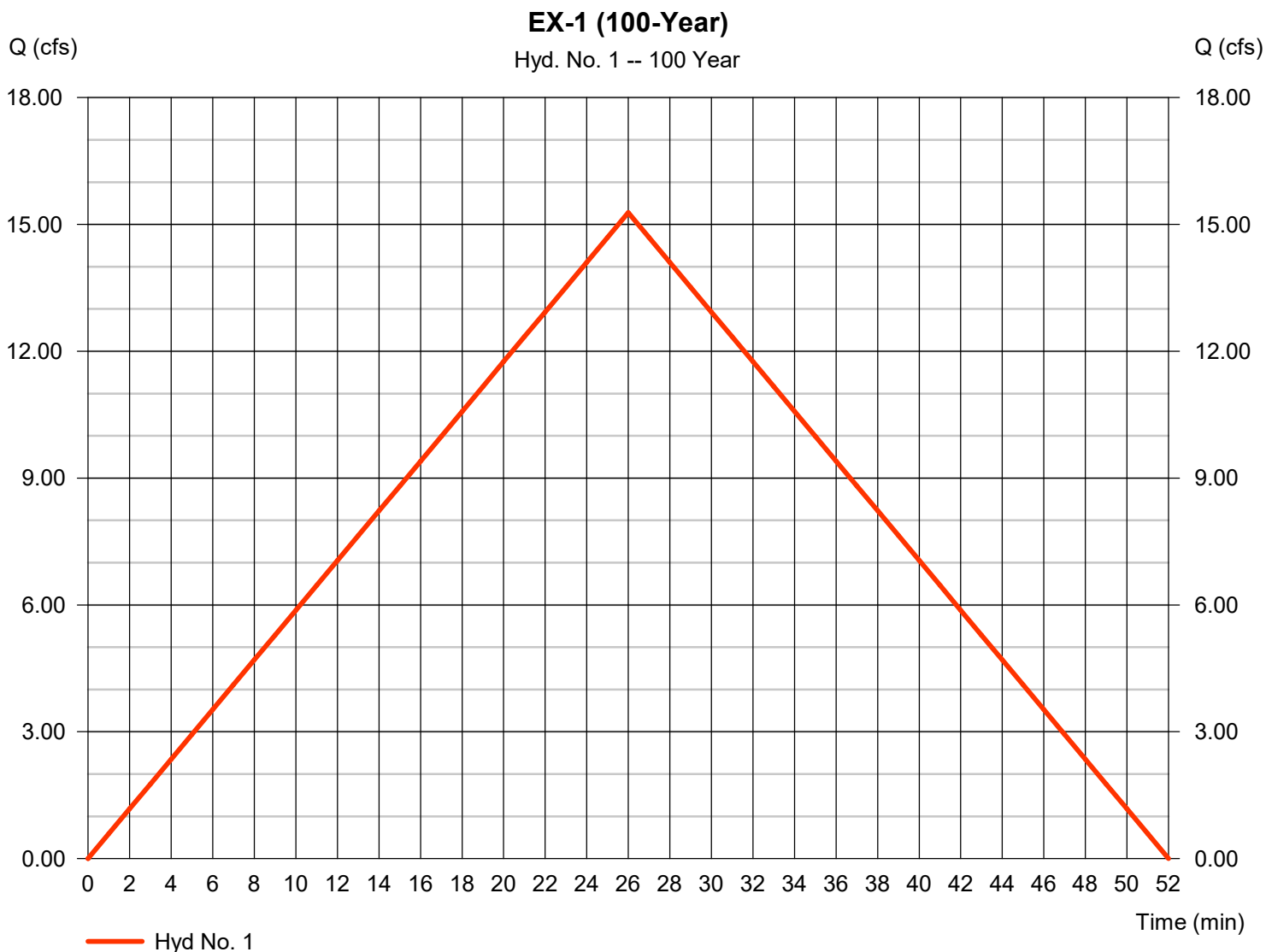
Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2023

Wednesday, 03 / 22 / 2023

Hyd. No. 1

EX-1 (100-Year)

Hydrograph type	= Rational	Peak discharge	= 15.28 cfs
Storm frequency	= 100 yrs	Time to peak	= 26 min
Time interval	= 1 min	Hyd. volume	= 23,834 cuft
Drainage area	= 7.730 ac	Runoff coeff.	= 0.36
Intensity	= 5.490 in/hr	Tc by User	= 26.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1

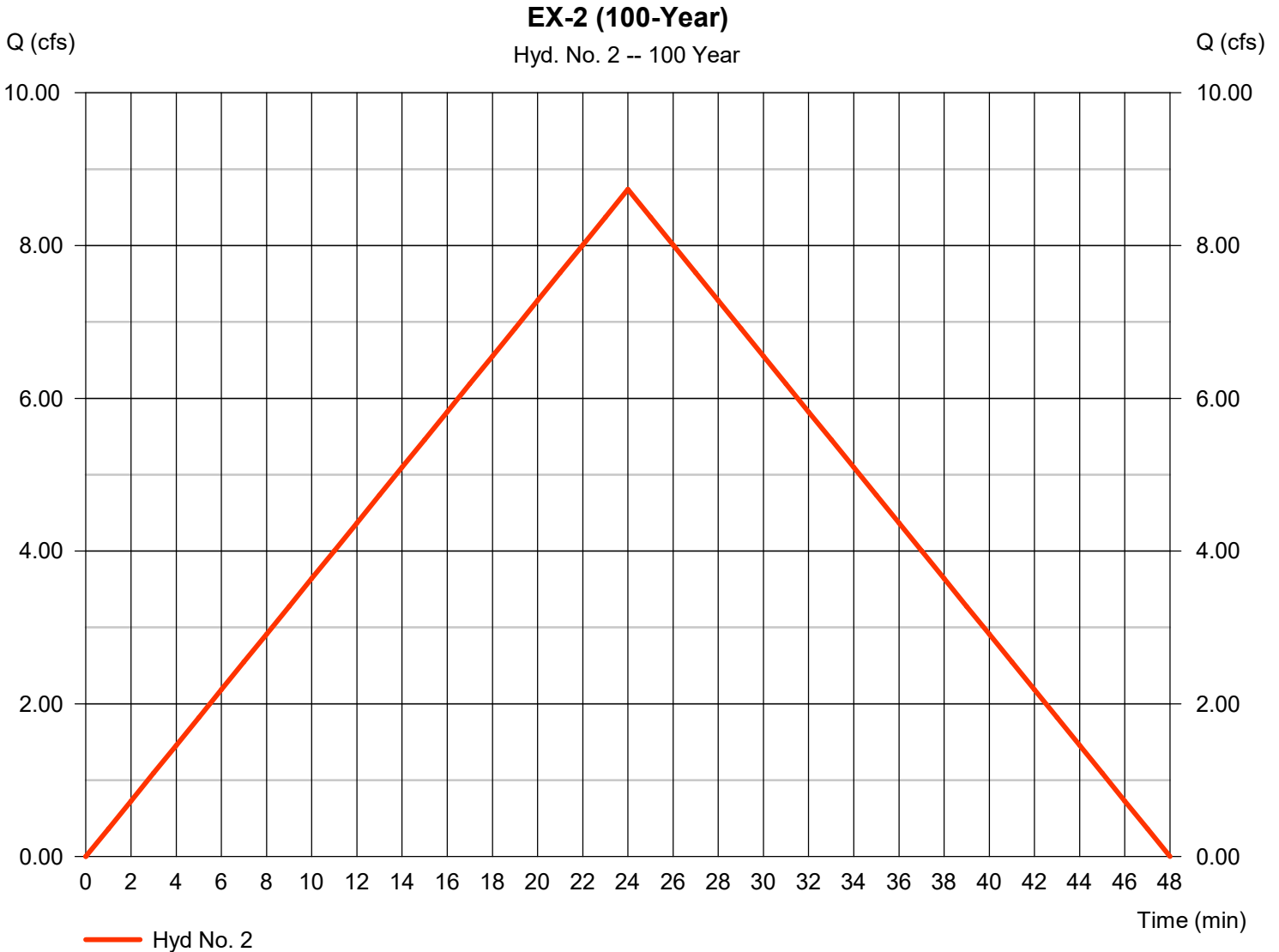


Hydrograph Report

Hyd. No. 2

EX-2 (100-Year)

Hydrograph type	= Rational	Peak discharge	= 8.736 cfs
Storm frequency	= 100 yrs	Time to peak	= 24 min
Time interval	= 1 min	Hyd. volume	= 12,579 cuft
Drainage area	= 4.360 ac	Runoff coeff.	= 0.35
Intensity	= 5.725 in/hr	Tc by User	= 24.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1



Hydrograph Report

Hyd. No. 3

EX-3 (100-Year)

Hydrograph type	= Rational	Peak discharge	= 4.142 cfs
Storm frequency	= 100 yrs	Time to peak	= 21 min
Time interval	= 1 min	Hyd. volume	= 5,219 cuft
Drainage area	= 1.930 ac	Runoff coeff.	= 0.35
Intensity	= 6.132 in/hr	Tc by User	= 21.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1

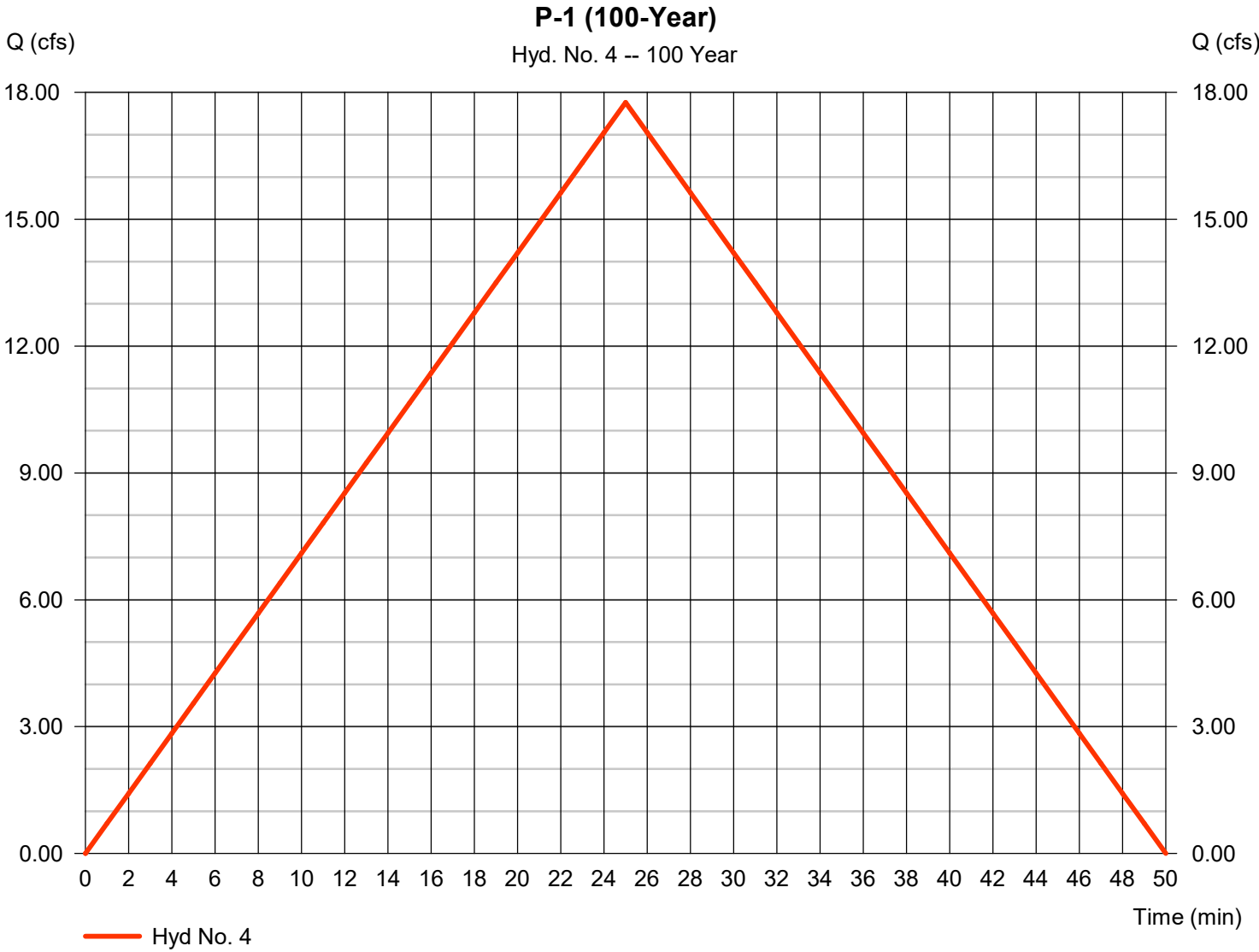


Hydrograph Report

Hyd. No. 4

P-1 (100-Year)

Hydrograph type	= Rational	Peak discharge	= 17.76 cfs
Storm frequency	= 100 yrs	Time to peak	= 25 min
Time interval	= 1 min	Hyd. volume	= 26,641 cuft
Drainage area	= 7.730 ac	Runoff coeff.	= 0.41
Intensity	= 5.604 in/hr	Tc by User	= 25.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1

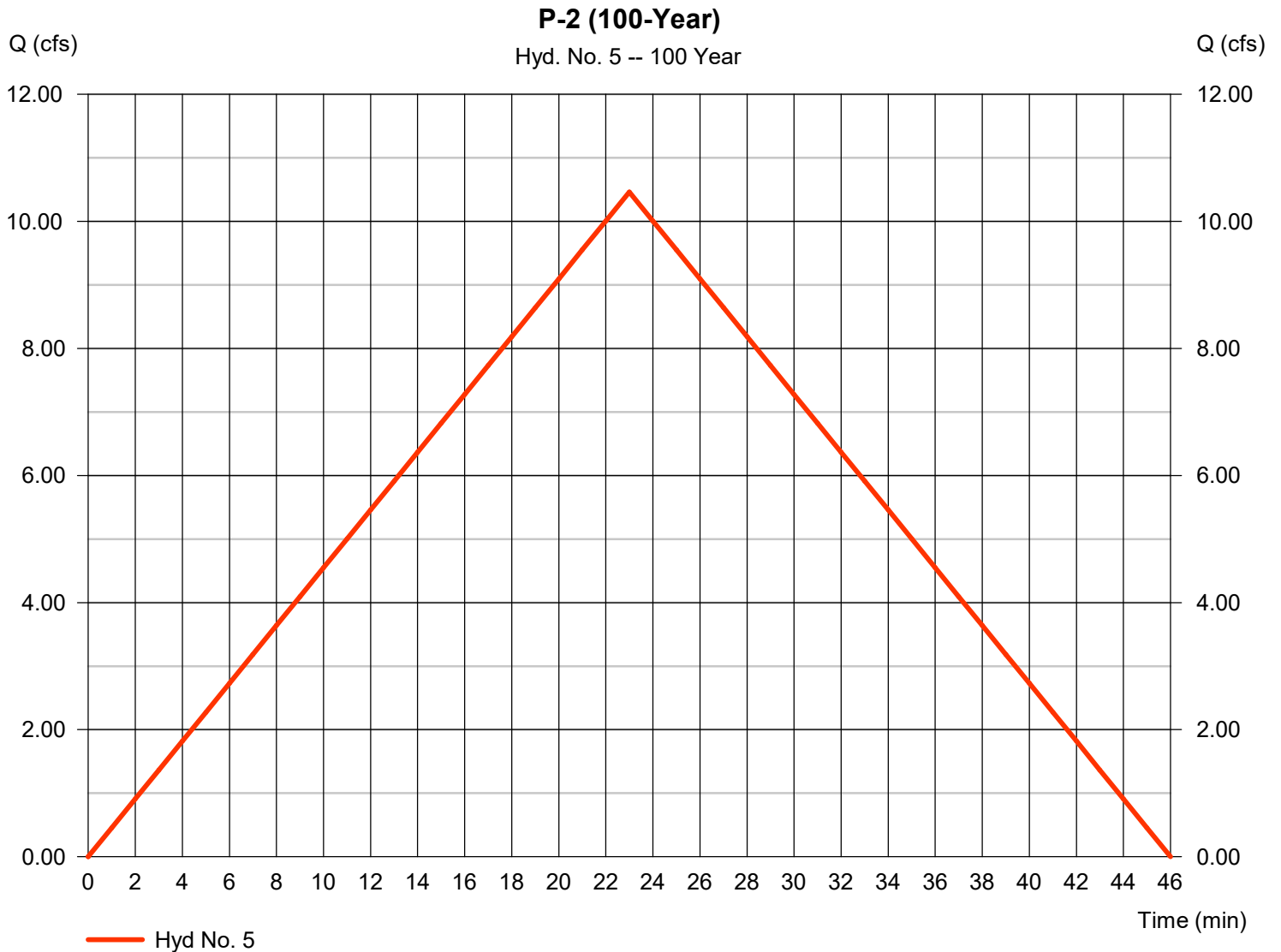


Hydrograph Report

Hyd. No. 5

P-2 (100-Year)

Hydrograph type	= Rational	Peak discharge	= 10.46 cfs
Storm frequency	= 100 yrs	Time to peak	= 23 min
Time interval	= 1 min	Hyd. volume	= 14,437 cuft
Drainage area	= 4.360 ac	Runoff coeff.	= 0.41
Intensity	= 5.852 in/hr	Tc by User	= 23.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1



Hydrograph Report

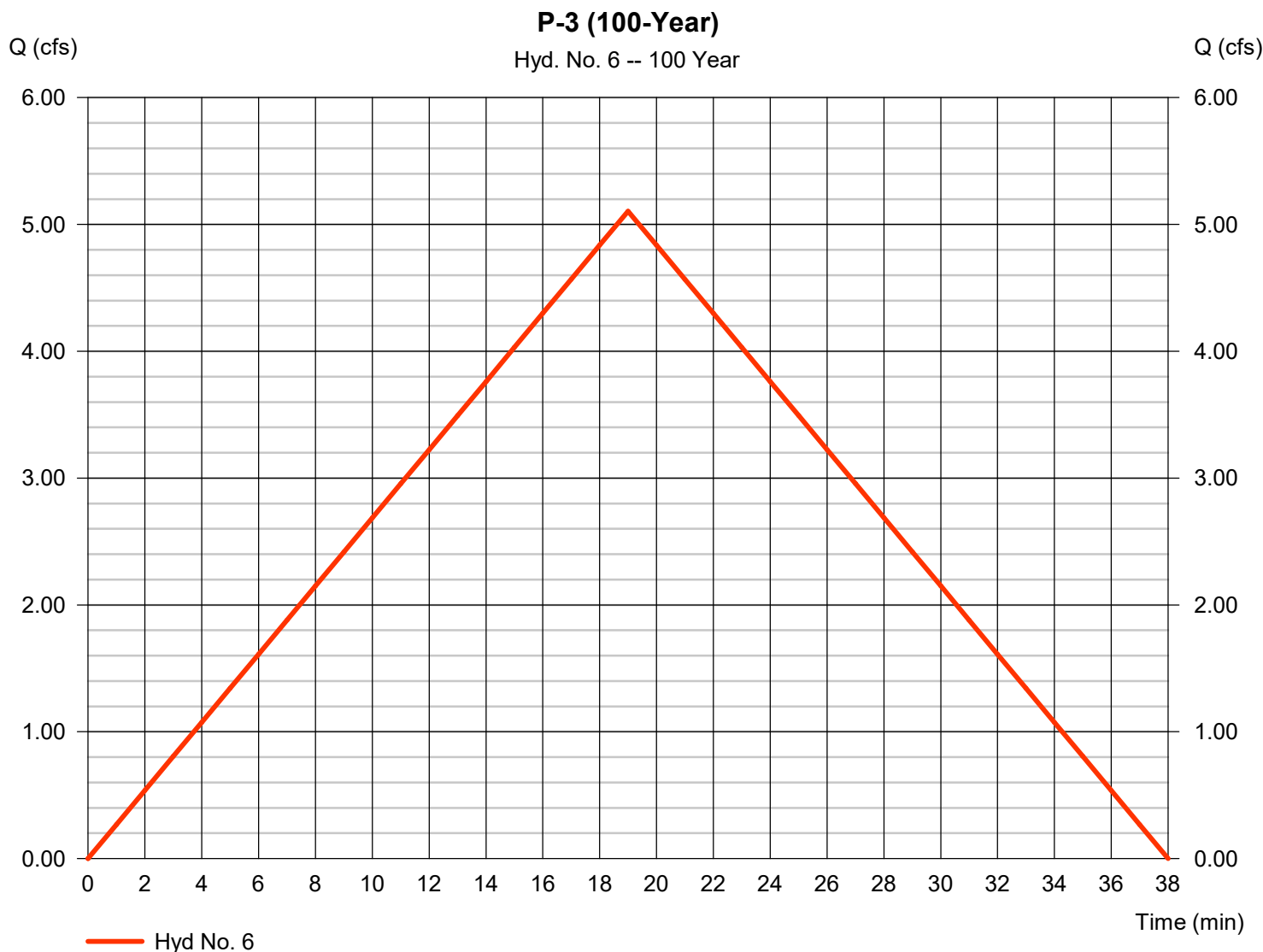
Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2023

Wednesday, 03 / 22 / 2023

Hyd. No. 6

P-3 (100-Year)

Hydrograph type	= Rational	Peak discharge	= 5.105 cfs
Storm frequency	= 100 yrs	Time to peak	= 19 min
Time interval	= 1 min	Hyd. volume	= 5,820 cuft
Drainage area	= 1.930 ac	Runoff coeff.	= 0.41
Intensity	= 6.451 in/hr	Tc by User	= 19.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1



Hydrograph Report

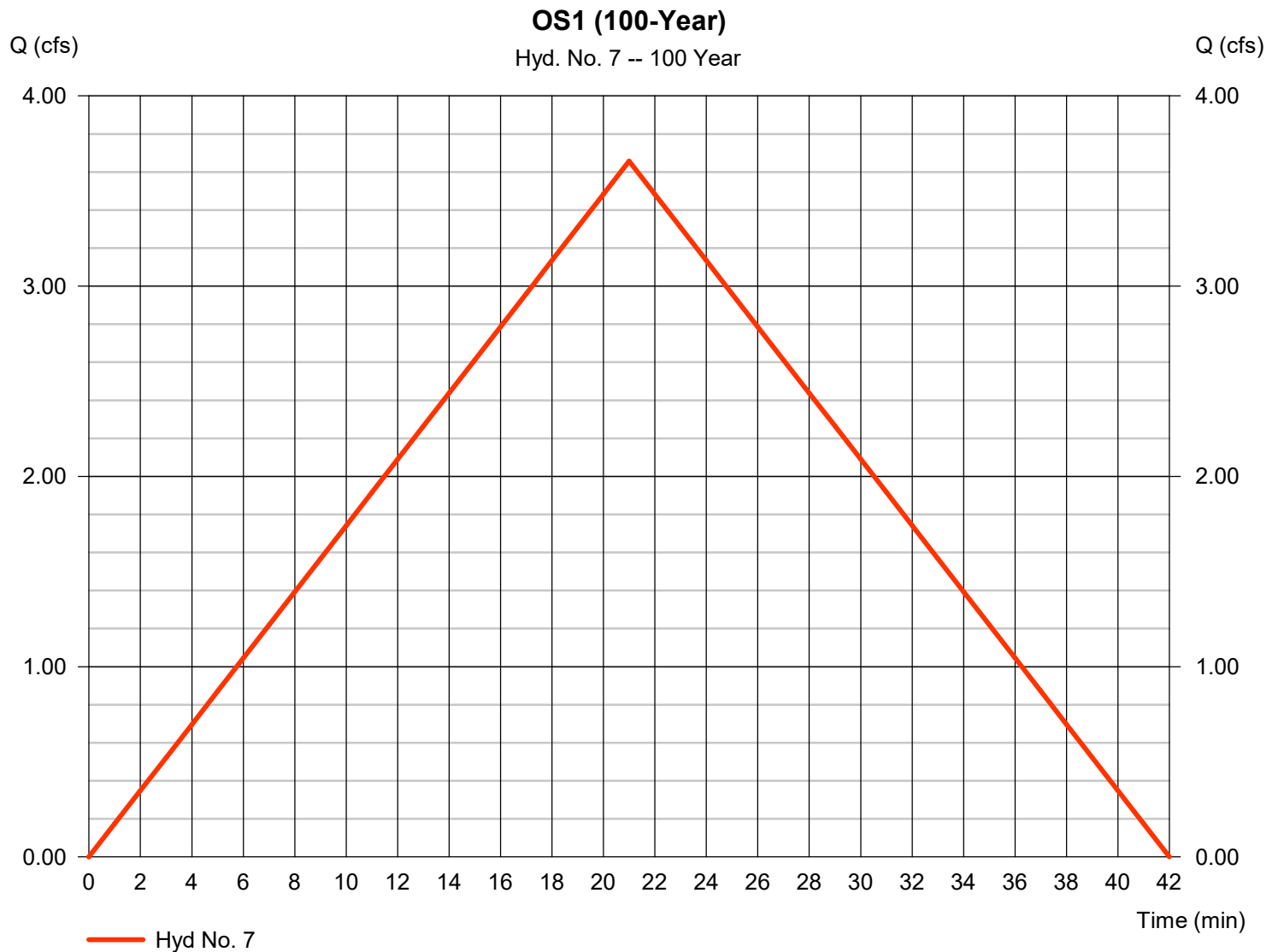
Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2023

Wednesday, 03 / 22 / 2023

Hyd. No. 7

OS1 (100-Year)

Hydrograph type	= Rational	Peak discharge	= 3.657 cfs
Storm frequency	= 100 yrs	Time to peak	= 21 min
Time interval	= 1 min	Hyd. volume	= 4,608 cuft
Drainage area	= 1.420 ac	Runoff coeff.	= 0.42
Intensity	= 6.132 in/hr	Tc by User	= 21.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1

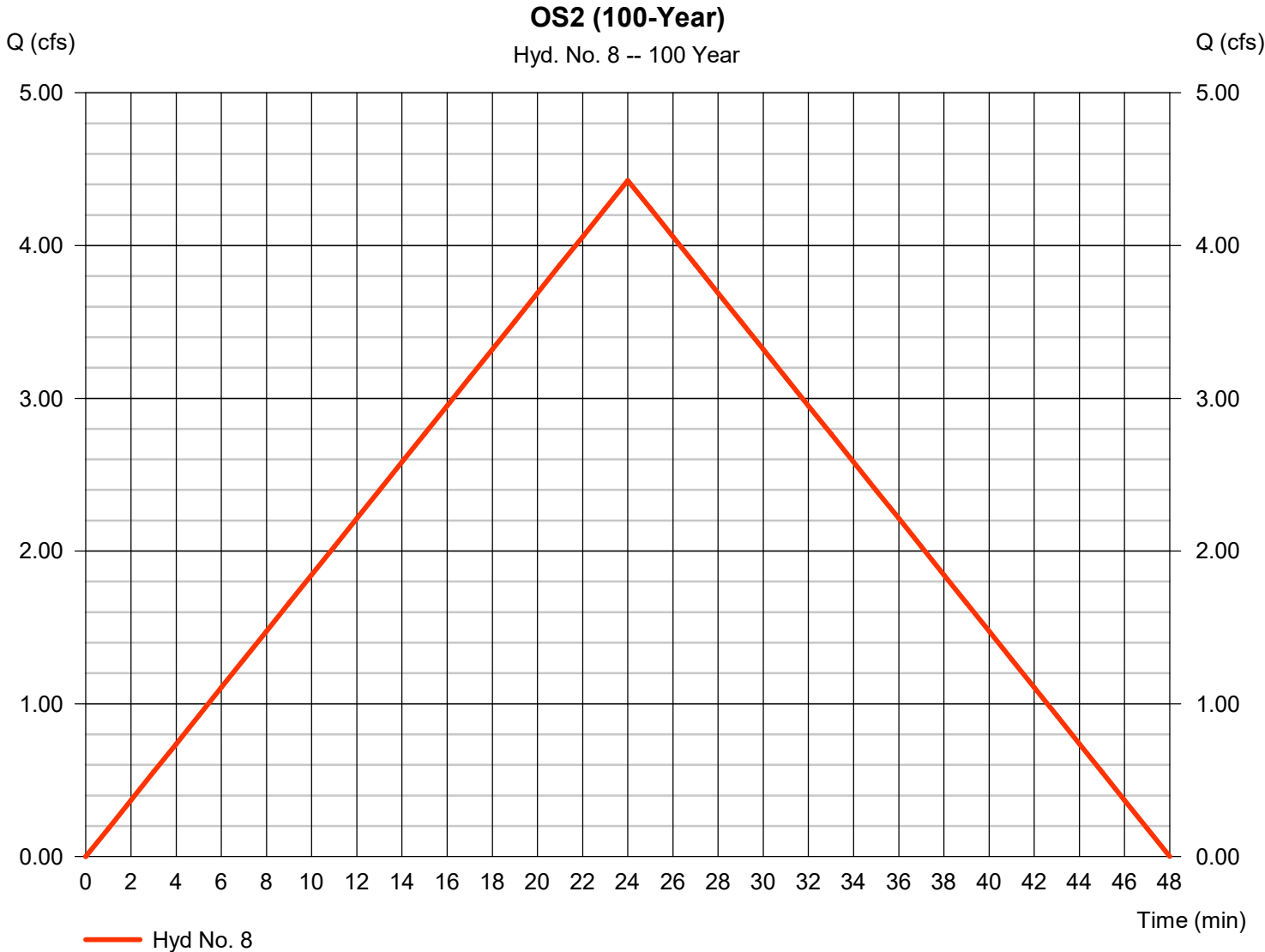


Hydrograph Report

Hyd. No. 8

OS2 (100-Year)

Hydrograph type	= Rational	Peak discharge	= 4.427 cfs
Storm frequency	= 100 yrs	Time to peak	= 24 min
Time interval	= 1 min	Hyd. volume	= 6,375 cuft
Drainage area	= 2.090 ac	Runoff coeff.	= 0.37
Intensity	= 5.725 in/hr	Tc by User	= 24.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1

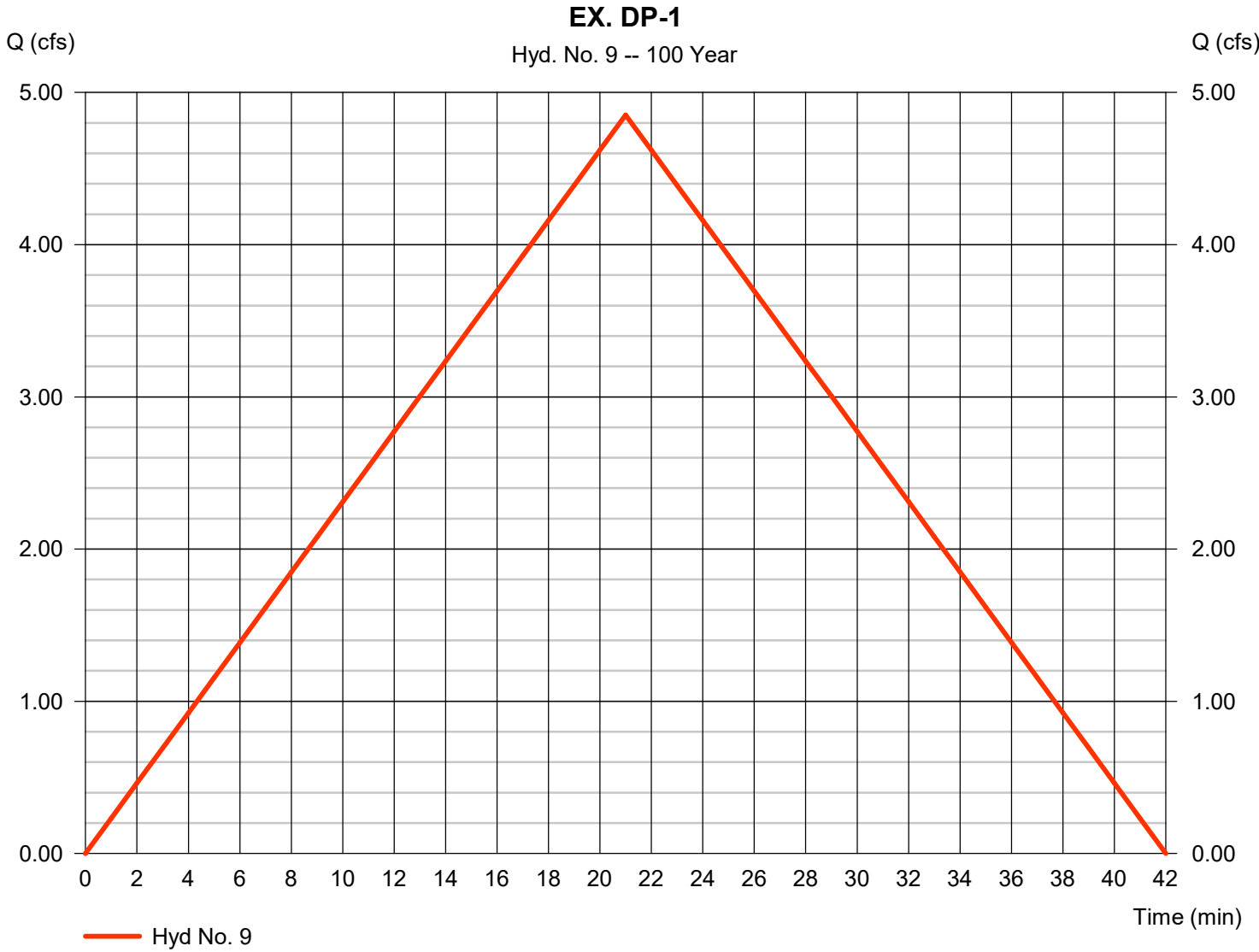


Hydrograph Report

Hyd. No. 9

EX. DP-1

Hydrograph type	= Rational	Peak discharge	= 4.852 cfs
Storm frequency	= 100 yrs	Time to peak	= 21 min
Time interval	= 1 min	Hyd. volume	= 6,114 cuft
Drainage area	= 1.930 ac	Runoff coeff.	= 0.41
Intensity	= 6.132 in/hr	Tc by User	= 21.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1



Hydrograph Report

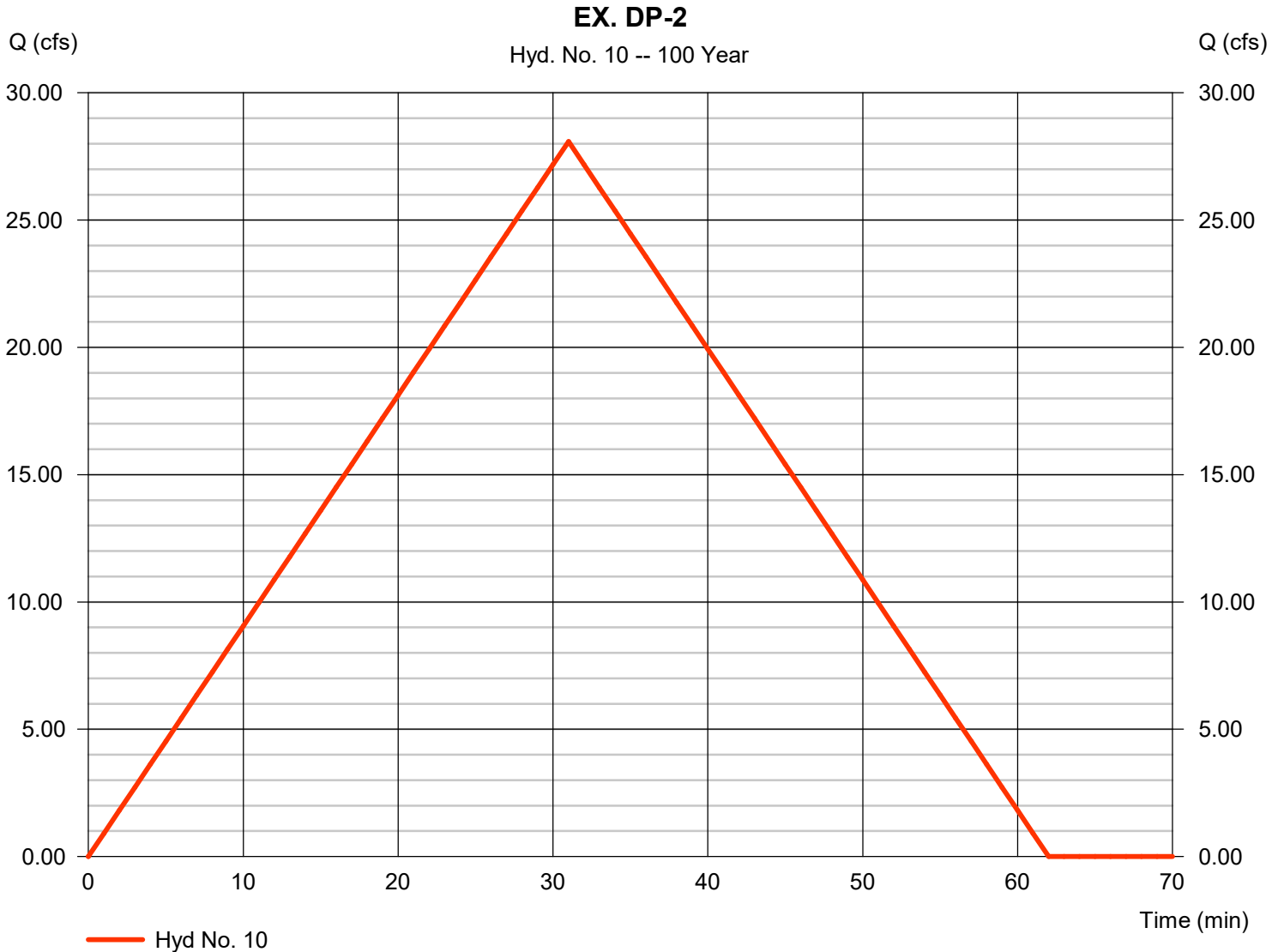
Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2023

Wednesday, 03 / 22 / 2023

Hyd. No. 10

EX. DP-2

Hydrograph type	= Rational	Peak discharge	= 28.09 cfs
Storm frequency	= 100 yrs	Time to peak	= 31 min
Time interval	= 1 min	Hyd. volume	= 52,246 cuft
Drainage area	= 15.600 ac	Runoff coeff.	= 0.36
Intensity	= 5.002 in/hr	Tc by User	= 31.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1



Hydrograph Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2023

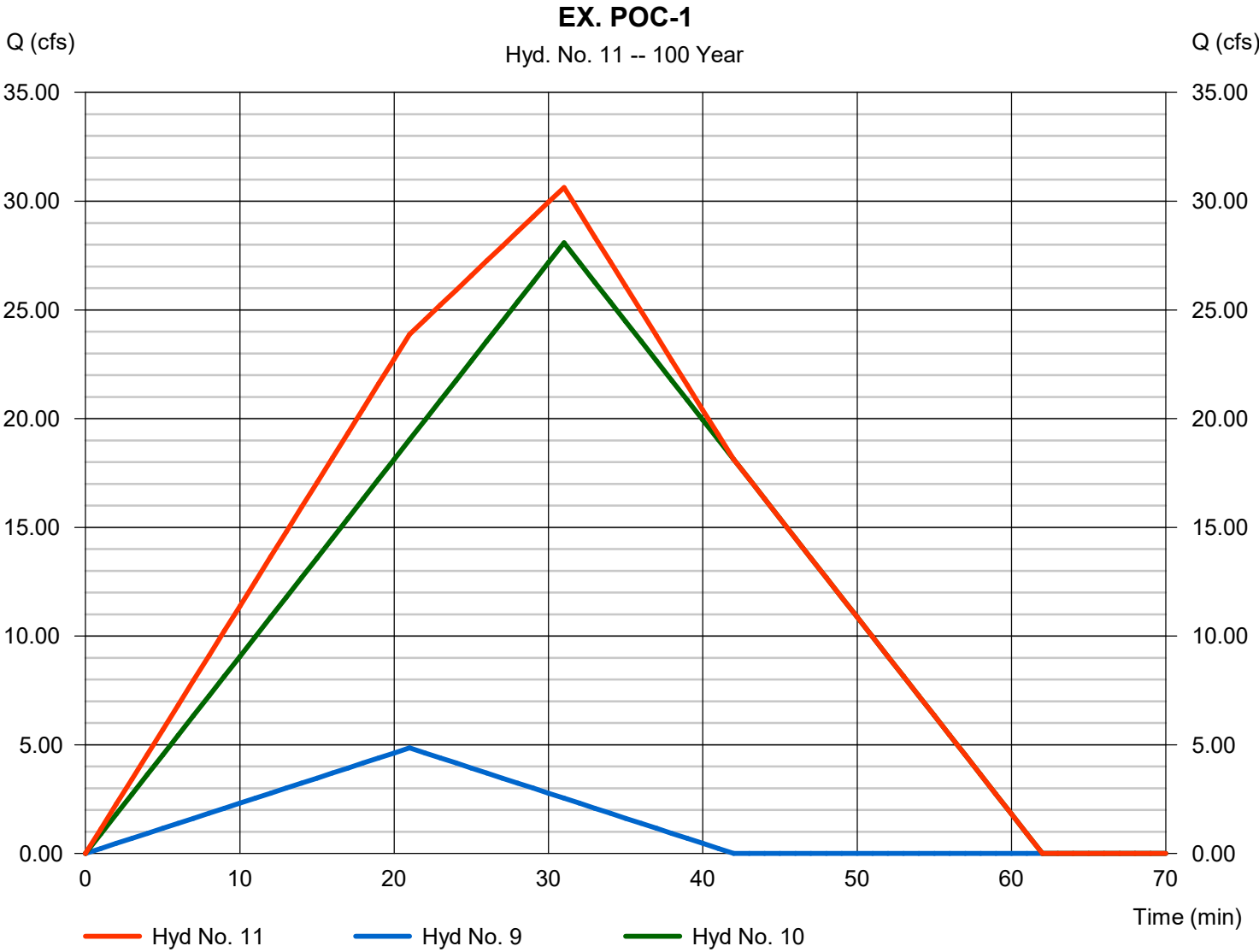
Wednesday, 03 / 22 / 2023

Hyd. No. 11

EX. POC-1

Hydrograph type = Combine
Storm frequency = 100 yrs
Time interval = 1 min
Inflow hyds. = 9, 10

Peak discharge = 30.63 cfs
Time to peak = 31 min
Hyd. volume = 58,360 cuft
Contrib. drain. area = 17.530 ac



Hydrograph Report

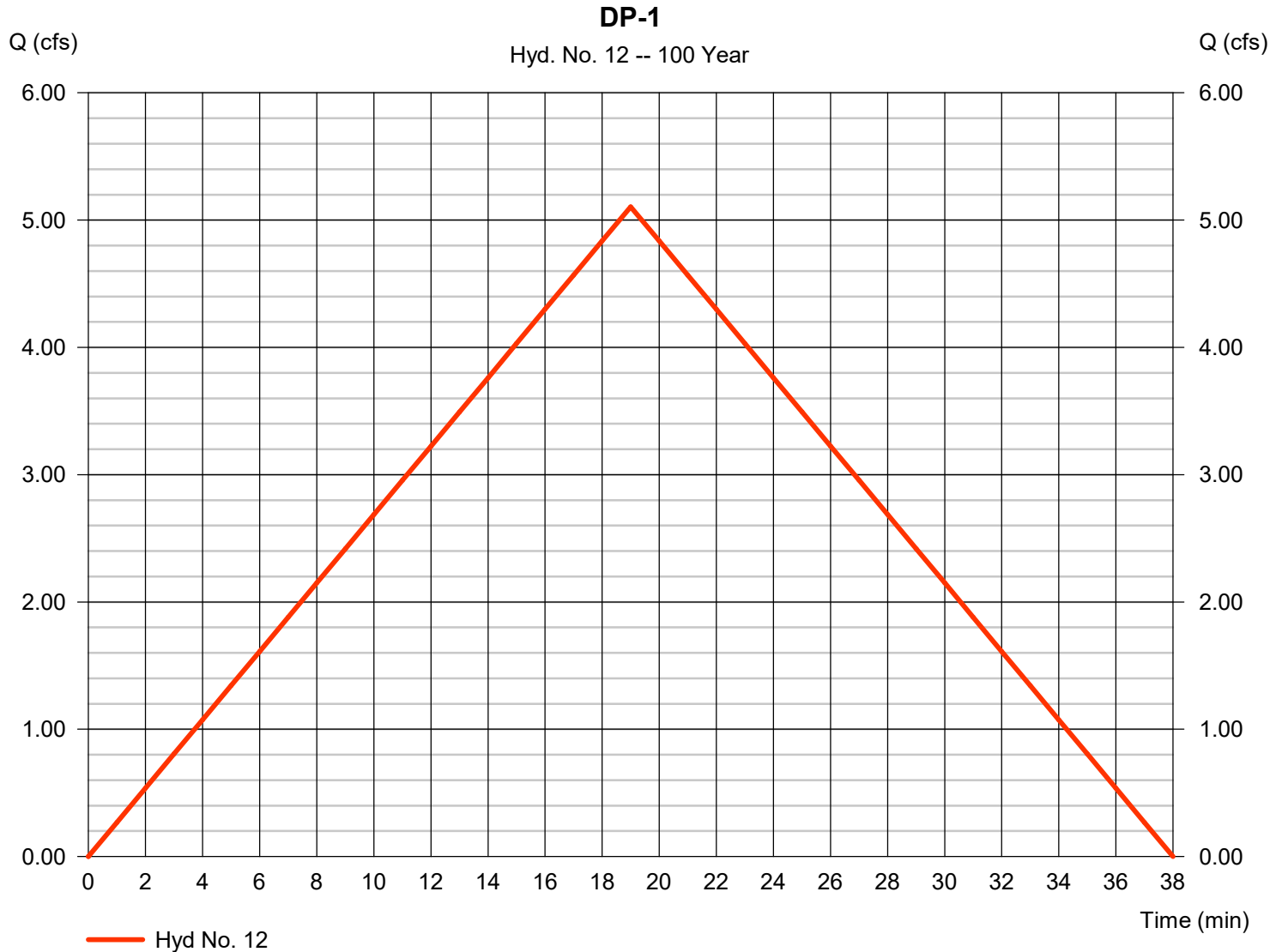
Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2023

Wednesday, 03 / 22 / 2023

Hyd. No. 12

DP-1

Hydrograph type	= Rational	Peak discharge	= 5.105 cfs
Storm frequency	= 100 yrs	Time to peak	= 19 min
Time interval	= 1 min	Hyd. volume	= 5,820 cuft
Drainage area	= 1.930 ac	Runoff coeff.	= 0.41
Intensity	= 6.451 in/hr	Tc by User	= 19.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1



Hydrograph Report

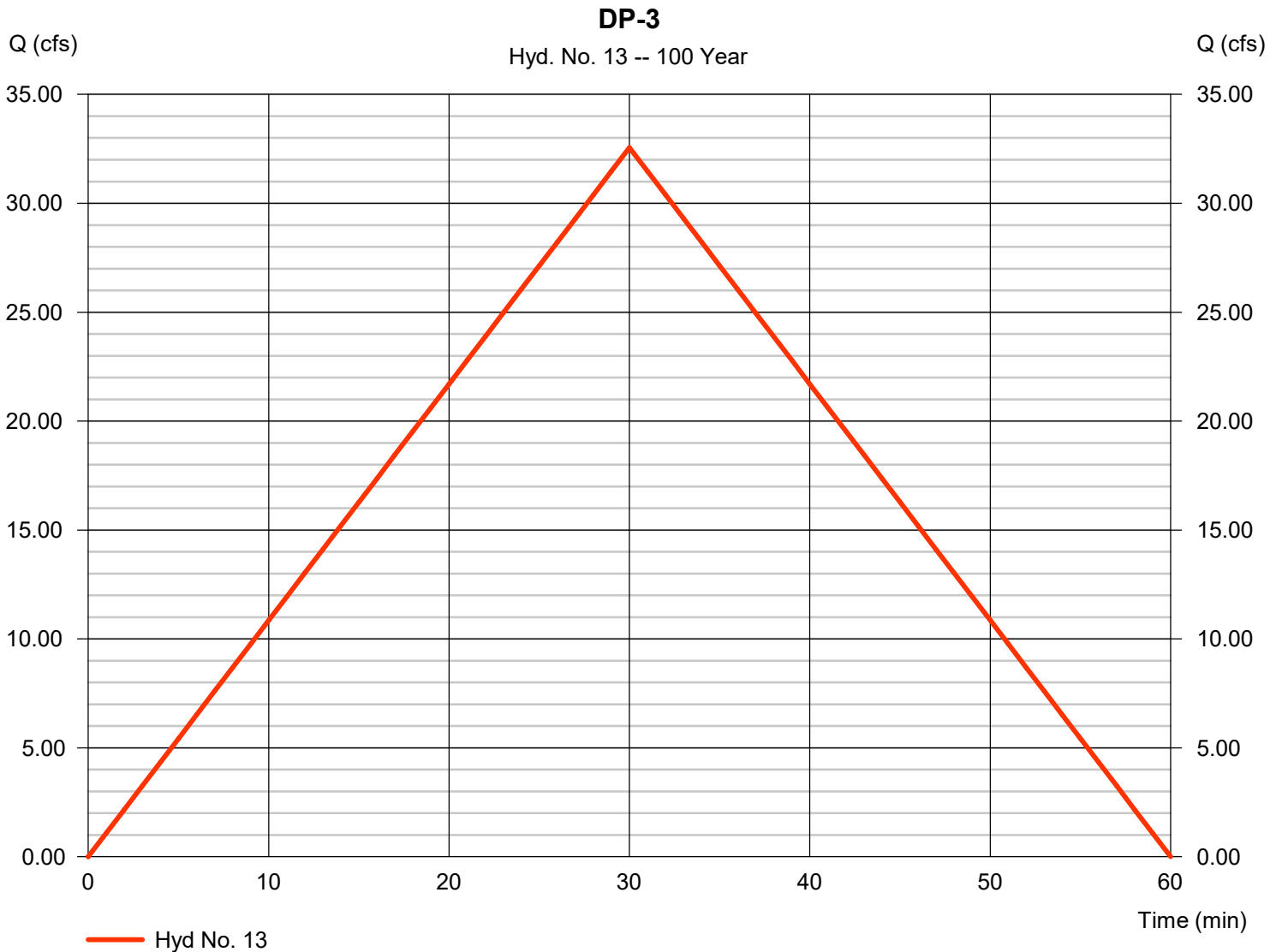
Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2023

Wednesday, 03 / 22 / 2023

Hyd. No. 13

DP-3

Hydrograph type	= Rational	Peak discharge	= 32.56 cfs
Storm frequency	= 100 yrs	Time to peak	= 30 min
Time interval	= 1 min	Hyd. volume	= 58,600 cuft
Drainage area	= 15.600 ac	Runoff coeff.	= 0.41
Intensity	= 5.090 in/hr	Tc by User	= 30.00 min
IDF Curve	= Colorado Springs.IDF	Asc/Rec limb fact	= 1/1



Hydrograph Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2023

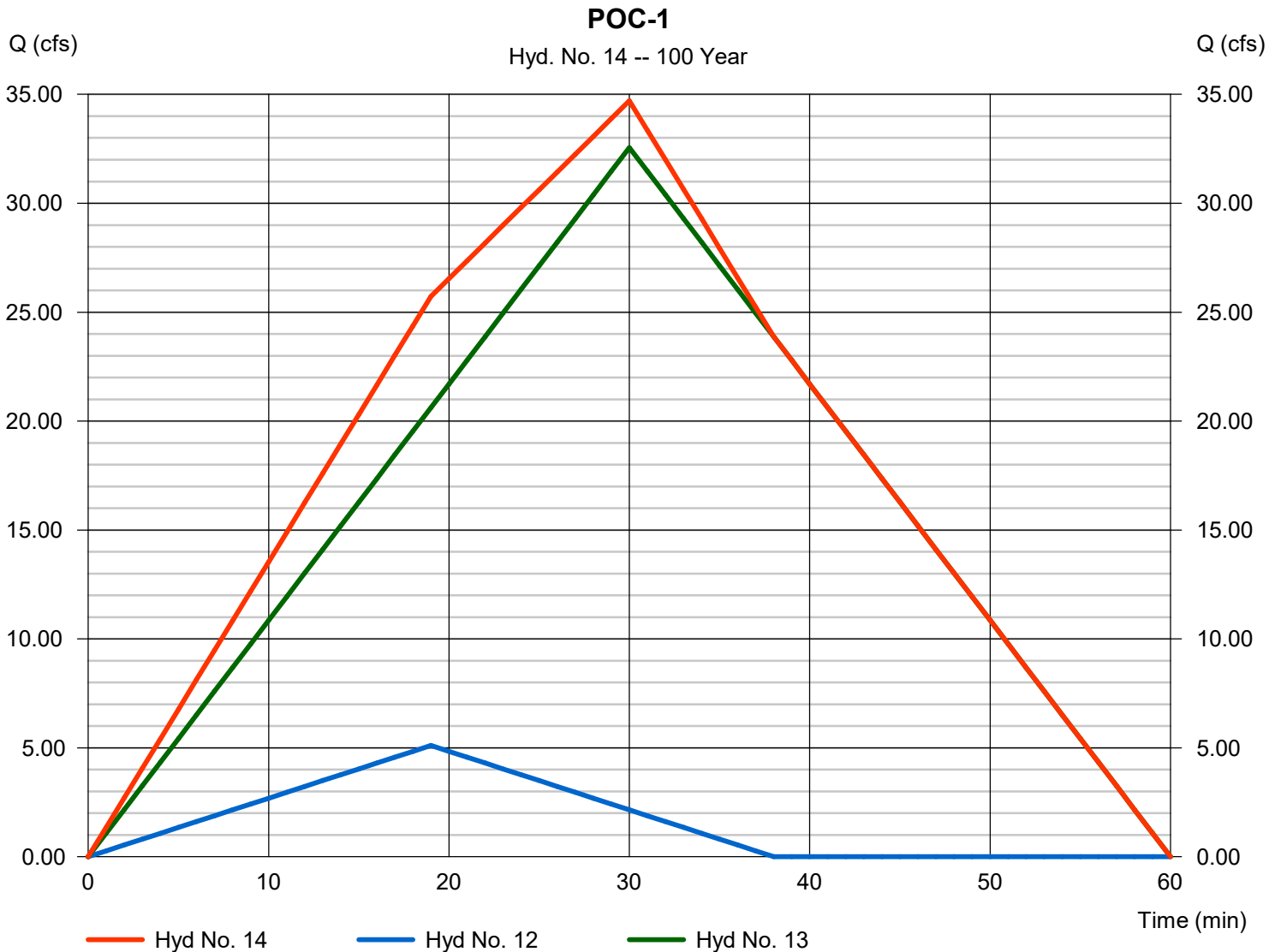
Wednesday, 03 / 22 / 2023

Hyd. No. 14

POC-1

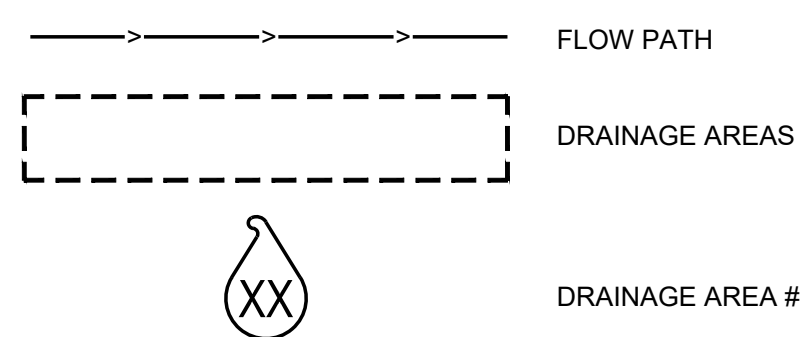
Hydrograph type = Combine
Storm frequency = 100 yrs
Time interval = 1 min
Inflow hyds. = 12, 13

Peak discharge = 34.71 cfs
Time to peak = 30 min
Hyd. volume = 64,420 cuft
Contrib. drain. area = 17.530 ac



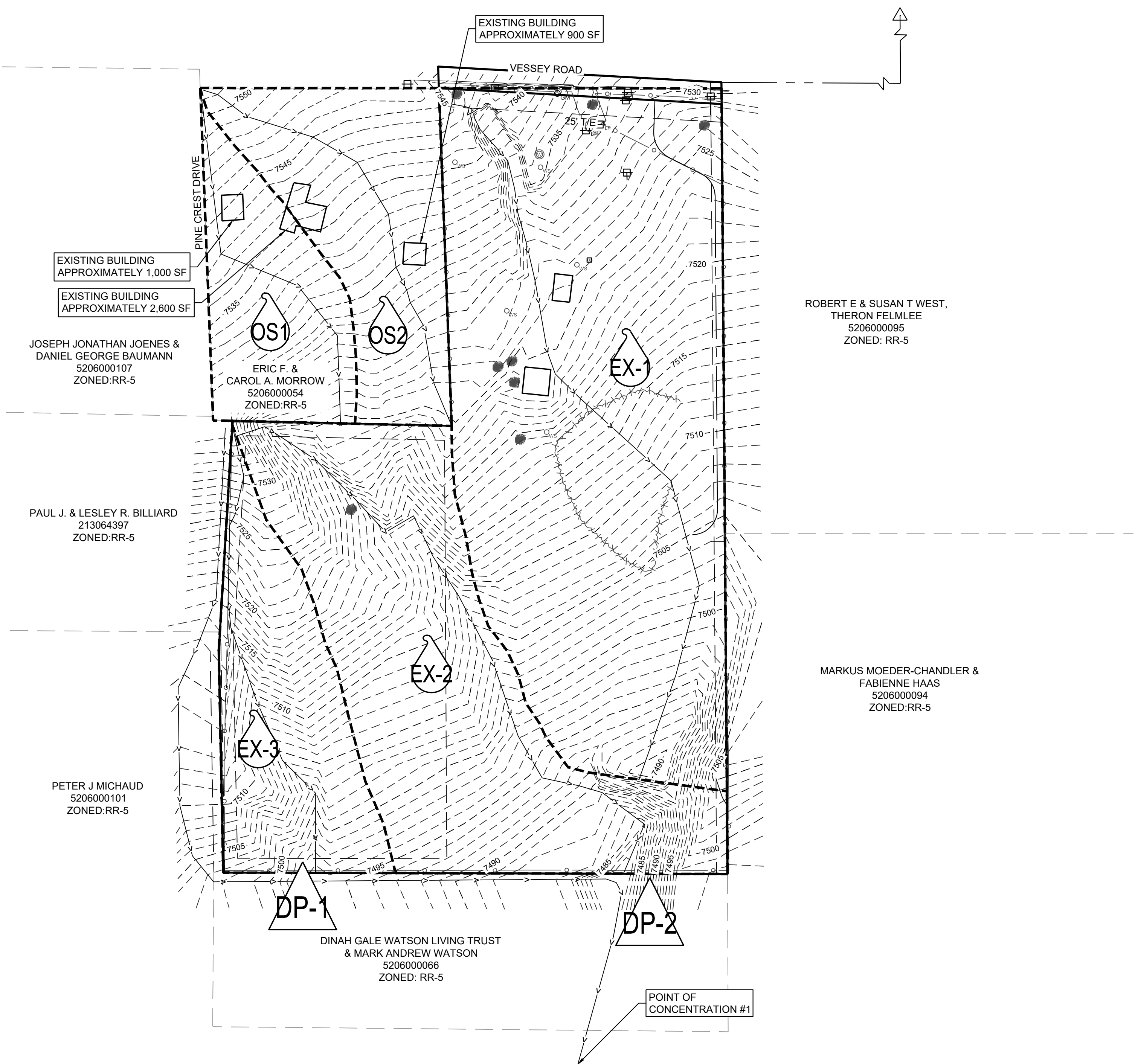
DRAINAGE MAPS

LEGEND



PRE-DEVELOPMENT DRAINAGE MAP TABLE						
DRAINAGE AREA ID	AREA (ACRE)	C5	C100	TIME OF CONCENTRATION (TC)	Q5 (CFS)	Q100 (CFS)
EX-1	7.73	0.10	0.36	26	2.26	15.28
EX-2	4.36	0.08	0.35	24	1.06	8.74
EX-3	1.93	0.08	0.35	21	0.51	4.14
OS1	1.42	0.18	0.42	21	0.84	3.66
OS2	2.09	0.10	0.37	24	0.64	4.43

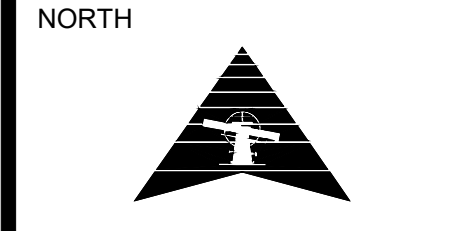
PRE-DEVELOPMENT DESIGN POINT SUMMARY TABLE							
DESIGN POINT	CONTRIBUTING BASINS	AREA (ACRE)	C5	C100	TIME OF CONCENTRATION (TC)	Q5 (CFS)	Q100 (CFS)
DP-1	EX-3	1.93	0.08	0.35	21	0.51	4.85
DP-2	OS1, OS2, EX-1, EX-2	15.60	0.10	0.36	31	4.14	28.09
TOTAL	OS1, OS2, EX-1, EX-2, EX-3	17.53				4.40	30.63



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IVILO SUBDIVISION DRAINAGE STUDY EL PASO COUNTY, COLORADO

REVISION DATE	REVISION DESCRIPTION (DESCRIPTION)
00/00/00	



SCALE: 1" = 100'

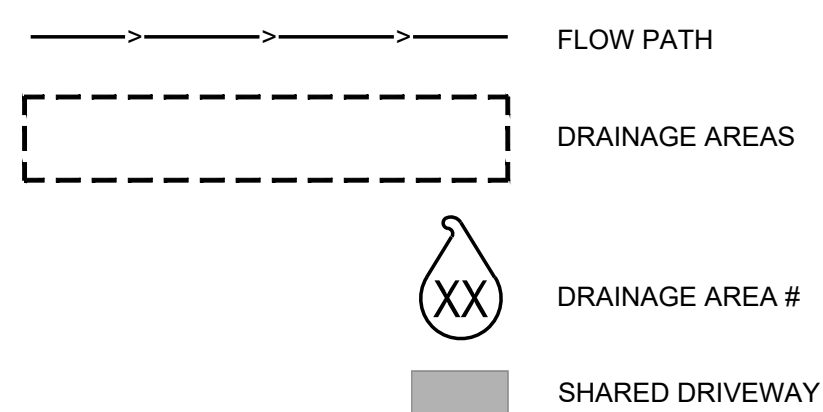
PROJECT #: 2107-0301
 CHECKED BY: BML
 DRAWN BY: JMT

DATE: 09/08/2022

SHEET # **FIG. 3**

TOTAL SHEETS

LEGEND

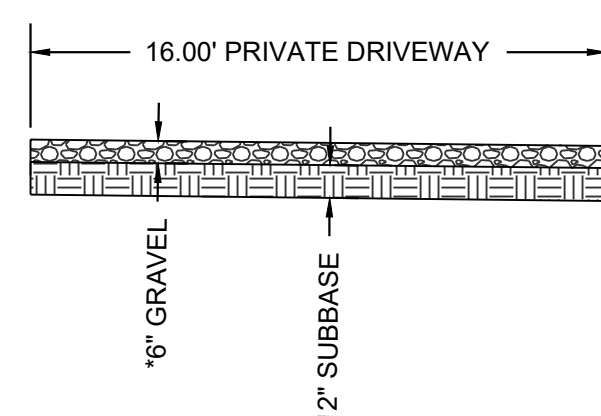


POST-DEVELOPMENT DRAINAGE MAP TABLE						
DRAINAGE AREA ID	AREA (ACRE)	C5	C100	TIME OF CONCENTRATION (TC)	Q5 (CFS)	Q100 (CFS)
P-1	7.73	0.16	0.41	25	3.69	17.76
P-2	4.36	0.16	0.41	23	2.18	10.46
P-3	1.93	0.16	0.41	19	1.07	5.11
OS1	1.42	0.18	0.42	21	0.84	3.66
OS2	2.09	0.10	0.37	24	0.64	4.43

POST-DEVELOPMENT DESIGN POINT SUMMARY TABLE							
DESIGN POINT	CONTRIBUTING BASINS	AREA (ACRE)	C5	C100	TIME OF CONCENTRATION (TC)	Q5 (CFS)	Q100 (CFS)
DP-1	P-3	1.93	0.16	0.41	19	1.07	5.11
DP-2	OS1, OS2, P-1, P-2	15.60	0.15	0.41	30	4.21	32.56
TOTAL	OS1, OS2, P-1, P-2, P-3	17.53				4.66	34.71

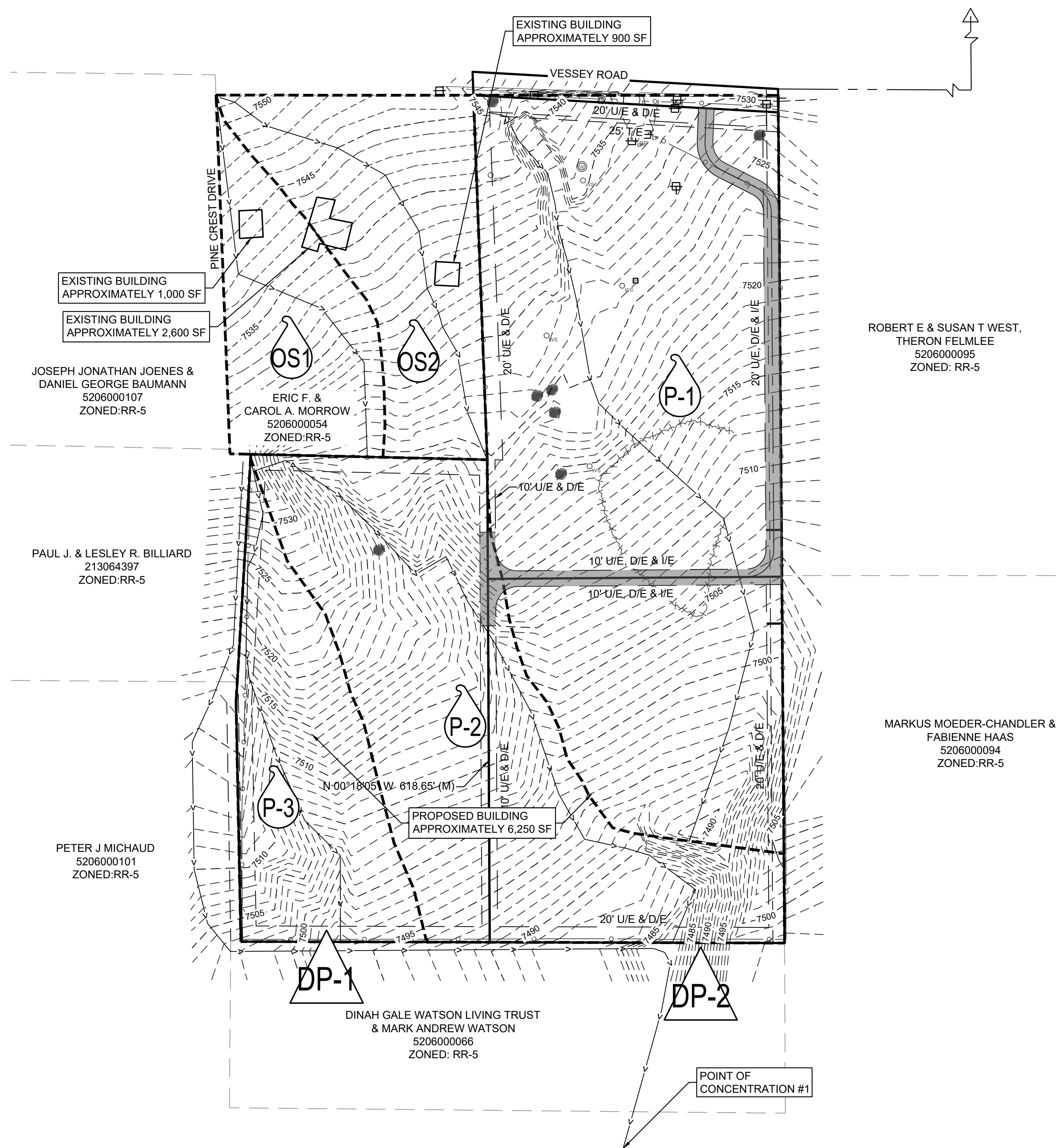
NOTES

- FUTURE LOTS OWNERS, AND HOME BUILDERS, SHALL SUBMIT AN ENGINEERED SITE PLAN FOR THEIR RESPECTIVE LOT AT TIME OF BUILDING PERMIT. THIS ENGINEERED SITE PLAN SHALL SHOW DRIVEWAY AND HOUSE LOCATION, AND SHALL DEPICT ANY CULVERTS NEEDED ON THAT RESPECTIVE LOT.



TYPICAL DRIVEWAY CROSS SECTION
NOT TO SCALE

*GRAVEL THICKNESS PER GEOTECH REPORT AND FIRE DEPARTMENT REQUIREMENTS.



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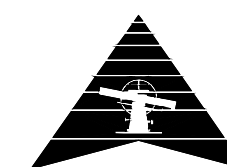
IVILO SUBDIVISION DRAINAGE STUDY EL PASO COUNTY, COLORADO

POST-DEVELOPMENT DRAINAGE MAP

REVISION DATE	REVISION DESCRIPTION (DESCRIPTION)
09/08/22	

09/08/22

NORTH



SCALE: 1" = 100'

PROJECT #: 2107-0301
CHECKED BY: BML
DRAWN BY: JMT

DATE: 09/08/22

SHEET # **FIG. 4**

TOTAL SHEETS