FINAL DRAINAGE REPORT

for

7205 MAINE LANE

Colorado Springs, Colorado

December 6, 2017

Prepared for:

Mountain Splendor Services
7205 Maine Lane
Colorado Springs, CO 80923
Contact: Dan Combs

Prepared by:

Drexel, Barrell & Co.
3 South Seventh Street
Colorado Springs, CO 80905
Contact: Tim McConnell, P.E.
(719) 260-0887

PCD Project No: VA-17-010

TABLE OF CONTENTS

APPENDICES

FINAL DRAINAGE REPORT

for

7205 MAINE LANE

Colorado Springs, Colorado

1.0 CERTIFICATION STATEMENTS

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 El Paso 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 omission on my part in preparing this report.

12-11-17

Tim D. McConnell, P.E. Date
Colorado P.E. License No. 33797
For and on Behalf of Drexel, Barrell & Co.

DEVELOPER'S STATEMENT

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

Business Name: Mountain Splendor Services

By: _____

Dan Combs Date

Title: Owner

Address: 7205 Maine Lane
Colorado Springs, CO 80923

EL PASO COUNTY

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

_____

Jennifer Irvine, P.E. Date
County Engineer/ECM Administrator
CONDITIONS:

FINAL DRAINAGE REPORT

for

7205 MAINE LANE

Colorado Springs, Colorado

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COLORADO REGISTERED TIMOTHY D. McCONNELL 33797 PROFESSIONAL ENGINEER

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By: 12/13/17

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FINAL DRAINAGE REPORT

for

7205 MAINE LANE

Colorado Springs, Colorado

2.0 PURPOSE

The purpose of this report is to identify the existing runoff patterns and drainage facilities at 7205 Maine Lane, and to present that the change in use of the property will not adversely affect downstream facilities.

3.0 GENERAL SITE DESCRIPTION

Location

The project is located at the S ½ of the E ½ of the N ½ of the SE ¼ of the NW ¼ of Section 8, Township 13 S, Range 65 W of the 6th P.M., El Paso County, Colorado. East of Maine Lane, at approximately one mile southeast of the Woodmen Road and Black Forest Road intersection, immediately north of the Quail Brush Filing No. 2 subdivision

The project contains approximately 5.0 acres, sloping from northwest to southeast at approximately 2% grade. The property currently functions as a landscaping company with plant and vehicle storage, existing structures and irrigation facilities on the property that will remain. The site lies within the Sand Creek Drainage Basin.

Soils

According to the Soil Survey of El Paso County Area, Colorado, prepared by the U.S. Department of Agriculture Soil Conservation Service, the east half of site is underlain by the Blakeland loamy sand (Soil No. 8, Hydrologic Group A) and the west half by the Blakeland-Fluvaquentic Haplaquolis (Soil No. 9, Hydrologic Group A). See appendix for map.

Climate

This area of El Paso County can be described as the foothills, with total precipitation amounts typical of a semi-arid region. Winters are generally cold and dry, and summers relatively warm and dry. Precipitation ranges from 12 to 14 inches per year, with the majority of this moisture occurring in the spring and summer in the form of rainfall. Thunderstorms are common during the summer months.

Floodplain Statement

According to the Federal Emergency Management Agency (FEMA) Flood Insurance Rate Map (FIRM) Panel 08041CO537F (March 17, 1997), no portion of the site lies within a designated 100-year floodplain.

4.0 DRAINAGE CRITERIA

The drainage analysis has been prepared in accordance with the current El Paso County Drainage Criteria Manual. Calculations were performed to determine runoff quantities during the 5 year and 100 year frequency storms for current conditions using the Rational Method as required for basins containing less than 100 acres.

This project conforms to the El Paso County Four Step Process. The process focuses on reducing runoff volumes, treating the water quality capture volume (WQCV), stabilizing drainage ways, and implementing long-term source controls.

1. *Employ Runoff Reduction Practices*: Impervious areas on this site (roofs, asphalt/sidewalk) currently sheet flow across landscaped ground to slow runoff and increase time of concentration prior to being discharged offsite. This minimizes directly connected impervious areas within the project site.

2. *Implement BMP's that provide a Water Quality Capture Volume with slow release*: No change in the existing topography is proposed for the project site. Runoff will follow historic drainage patterns, at historic rates. As such no additional capture of flows is required.

3. *Stabilize Drainage Ways*: Flows from this project follow historically established drainage ways at historic rates. No changes in water flow characteristics are anticipated. Existing drainage ways appear to be stable and in good condition.

4. *Implement Site Specific and Other Source Control BMP's*: A site specific storm water quality and erosion control plan will be submitted and approved by El Paso County.

5.0 EXISTING CONDITION

The project site was included as part of the following studies, as tributary to reach 147 of Upper Sand Creek:

- "Sand Creek Drainage Basin Planning Study (DBPS), Preliminary Design Report" by Kiowa Engineering Corporation, Revised March 1996.
- "Master Development Drainage Report (MDDP) – Woodmen Heights Additions 7, 8 and 9 Annexation" by Terra Nova Engineering, Inc. Revised March 2007.

The southern portion of the established project site, basin (E1) is considered an offsite basin for the Quail Brush Creek subdivision, and was studied as part of the "Quail Brush Creek Filing No. 1, 1A, 2 & 3 Final Drainage Report" by M&S Civil Consultants, Inc. June 2014. Drainage from basin E1 is diverted by a berm system around the northern boundary of the Quail Brush Creek property to a historic collection point within Upper Sand Creek reach 147.

A Rational Method analysis was performed for the site, in accordance with El Paso County drainage criteria. Analyzed flows for Basin E1 (Q_5=3.5cfs and Q_{100}=9.1cfs) are considered to be comparable to those established by the Quail Brush Creek Final Drainage Report *(Q_5=1.9cfs and Q_{100}=8.3cfs),* and as such, no adverse downstream effects are anticipated.

The remaining portion of the site, basin E2 is directly tributary to the existing reach of Upper Sand Creek, and generates flows of Q_5=1.0cfs and Q_{100}=3.7cfs that flow offsite to the east.

6.0 EXISTING POLLUTANT SOURCES

A site inspection verified that sufficient vegetated landscape buffer exists around the downhill perimeter of the site to mitigate any pollutant runoff from the site, including any potential increase generated by the change in zoning use.

This non-fertilized vegetated buffer should be maintained in order to control runoff, thereby slowing velocity and increasing retention and percolation opportunities. In addition to this, material stockpiles should continue to be stored in separate containers facing north, so that runoff is not able to pass directly offsite to the southeast.

Through these existing features, there is no anticipated water quality impact as a result of the change in use.

7.0 SUMMARY

The change in zoning use of the property, will not adversely affect surrounding or downstream developments.

8.0 REFERENCES

The sources of information used in the development of this study are listed below:

1. City of Colorado Springs/El Paso County Drainage Criteria Manual, May 2014.

2. Urban Storm Drainage Criteria Manuals, Urban Drainage and Flood Control District. June 2001, Revised April 2008.

3. Sand Creek Drainage Basin Planning Study, Preliminary Design Report. By Kiowa Engineering Corporation, Revised March 1996.

4. Master Development Drainage Report – Woodmen Heights Additions 7, 8 and 9 Annexation. By Terra Nova Engineering, Inc. Revised March 2007.

5. Quail Brush Creek Filing No. 1, 1A, 2 & 3 Final Drainage Report. By M&S Civil Consultants, Inc. June 2014.

Vicinity Map

Vicinity Map

NTS

N

7205 MAINE LANE
VICINITY MAP

Drexel, Barrell & Co.
Engineers • Surveyors

DATE:	DWG. NO.
10-16-17	VMAP
JOB NO: 21114-00	SHEET 1 OF 1

Soils Map

Custom Soil Resource Report
Soil Map

Map Scale: 1:986 if printed on A landscape (11" x 8.5") sheet.

N

Meters
0 10 20 40 60

Feet
0 45 90 180 270

Map projection: Web Mercator Corner coordinates: WGS84 Edge tics: UTM Zone 13N WGS84

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 14, Sep 23, 2016

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

Date(s) aerial images were photographed: May 22, 2016—Mar 9, 2017

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

El Paso County Area, Colorado (CO625)			
Map Unit Symbol	**Map Unit Name**	**Acres in AOI**	**Percent of AOI**
8	Blakeland loamy sand, 1 to 9 percent slopes	1.8	42.5%
9	Blakeland-Fluvaquentic Haplaquolls	2.4	57.5%
Totals for Area of Interest		**4.2**	**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, 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

8—Blakeland loamy sand, 1 to 9 percent slopes

Map Unit Setting

National map unit symbol: 369v
Elevation: 4,600 to 5,800 feet
Mean annual precipitation: 14 to 16 inches
Mean annual air temperature: 46 to 48 degrees F
Frost-free period: 125 to 145 days
Farmland classification: Not prime farmland

Map Unit Composition

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

Description of Blakeland

Setting

Landform: Flats, hills
Landform position (three-dimensional): Side slope, talf
Down-slope shape: Linear
Across-slope shape: Linear
Parent material: Alluvium derived from sedimentary rock and/or eolian deposits derived from sedimentary rock

Typical profile

A - 0 to 11 inches: loamy sand
AC - 11 to 27 inches: loamy sand
C - 27 to 60 inches: sand

Properties and qualities

Slope: 1 to 9 percent
Depth to restrictive feature: More than 80 inches
Natural drainage class: Somewhat excessively drained
Runoff class: Low
Capacity of the most limiting layer to transmit water (Ksat): High to very high (5.95 to 19.98 in/hr)
Depth to water table: More than 80 inches
Frequency of flooding: None
Frequency of ponding: None
Calcium carbonate, maximum in profile: 5 percent
Available water storage in profile: Low (about 4.5 inches)

Interpretive groups

Land capability classification (irrigated): 3e
Land capability classification (nonirrigated): 6e
Hydrologic Soil Group: A
Ecological site: Sandy Foothill (R049BY210CO)
Hydric soil rating: No

Minor Components

Other soils

Percent of map unit:
Hydric soil rating: No

Pleasant

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

9—Blakeland-Fluvaquentic Haplaquolls

Map Unit Setting

National map unit symbol: 36b6
Elevation: 3,500 to 5,800 feet
Mean annual precipitation: 13 to 17 inches
Mean annual air temperature: 46 to 55 degrees F
Frost-free period: 110 to 165 days
Farmland classification: Not prime farmland

Map Unit Composition

Blakeland and similar soils: 60 percent
Fluvaquentic haplaquolls and similar soils: 30 percent
Estimates are based on observations, descriptions, and transects of the mapunit.

Description of Blakeland

Setting

Landform: Flats, hills
Landform position (three-dimensional): Side slope, talf
Down-slope shape: Linear
Across-slope shape: Linear
Parent material: Sandy alluvium derived from arkose and/or eolian deposits derived from arkose

Typical profile

A - 0 to 11 inches: loamy sand
AC - 11 to 27 inches: loamy sand
C - 27 to 60 inches: sand

Properties and qualities

Slope: 1 to 9 percent
Depth to restrictive feature: More than 80 inches
Natural drainage class: Somewhat excessively drained
Runoff class: Low
Capacity of the most limiting layer to transmit water (Ksat): High to very high (5.95 to 19.98 in/hr)
Depth to water table: More than 80 inches
Frequency of flooding: None
Frequency of ponding: None
Calcium carbonate, maximum in profile: 5 percent
Available water storage in profile: Low (about 4.5 inches)

Interpretive groups

Land capability classification (irrigated): 3e

Land capability classification (nonirrigated): 6e
Hydrologic Soil Group: A
Ecological site: Sandy Foothill (R049BY210CO)
Hydric soil rating: No

Description of Fluvaquentic Haplaquolls

Setting

Landform: Swales
Down-slope shape: Linear
Across-slope shape: Linear
Parent material: Alluvium

Typical profile

H1 - 0 to 12 inches: variable

Properties and qualities

Slope: 1 to 2 percent
Depth to restrictive feature: More than 80 inches
Natural drainage class: Poorly drained
Runoff class: Very high
Capacity of the most limiting layer to transmit water (Ksat): Moderately high to high (0.20 to 6.00 in/hr)
Depth to water table: About 0 to 24 inches
Frequency of flooding: Occasional
Frequency of ponding: None
Salinity, maximum in profile: Nonsaline to slightly saline (0.0 to 4.0 mmhos/cm)

Interpretive groups

Land capability classification (irrigated): 6w
Land capability classification (nonirrigated): 6w
Hydrologic Soil Group: D
Hydric soil rating: Yes

Minor Components

Other soils

Percent of map unit:
Hydric soil rating: No

Pleasant

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

Floodplain Map

NATIONAL FLOOD INSURANCE PROGRAM

FIRM

FLOOD INSURANCE RATE MAP

EL PASO COUNTY, COLORADO AND INCORPORATED AREAS

PANEL 537 OF 1300

(SEE MAP INDEX FOR PANELS NOT PRINTED)

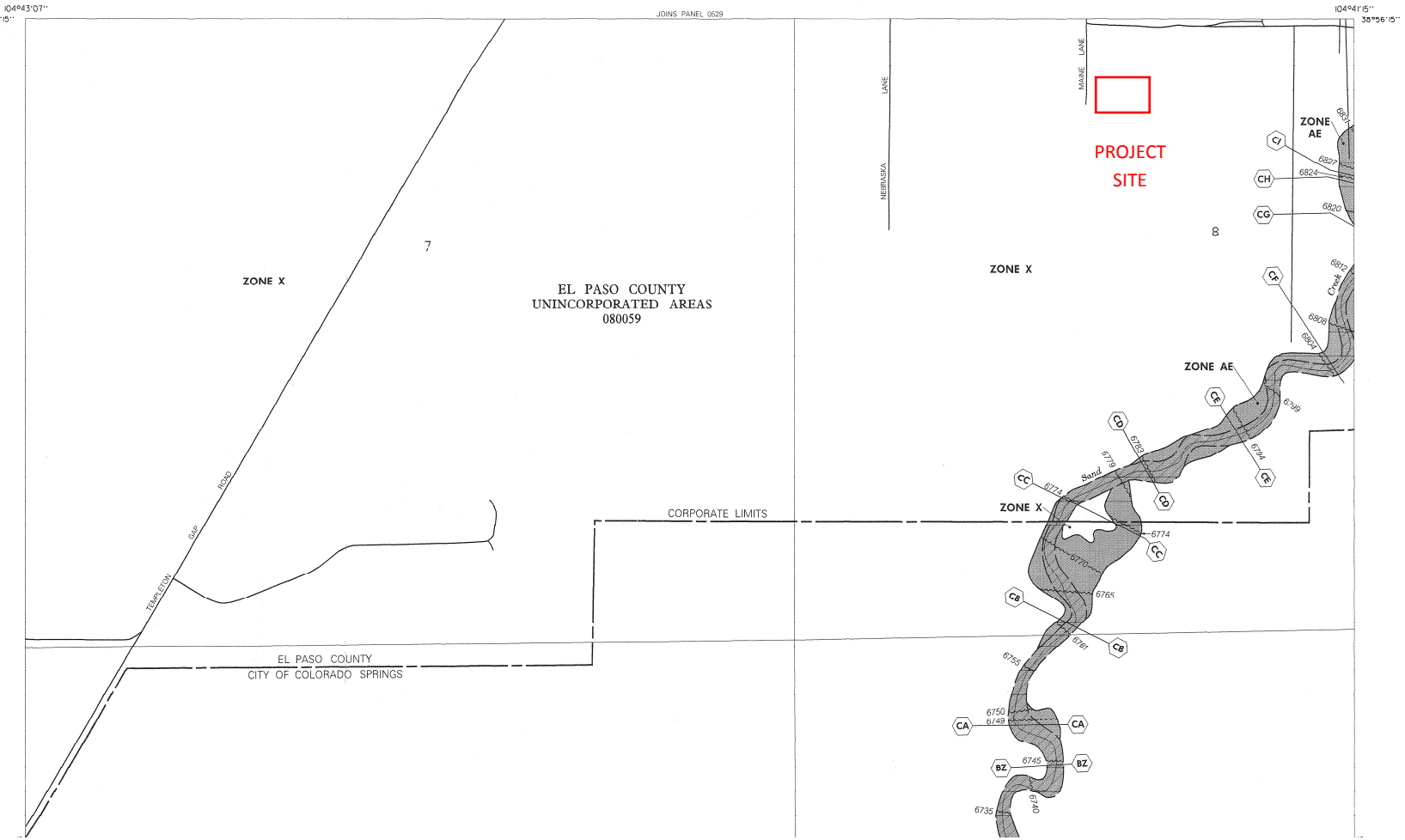
CONTAINS:

COMMUNITY	NUMBER	PANEL	SUFFIX
COLORADO SPRINGS, CITY OF	080060	0537	F
EL PASO COUNTY, UNINCORPORATED AREAS	080059	0537	F

MAP NUMBER
08041C0537 F

EFFECTIVE DATE:
MARCH 17, 1997

Federal Emergency Management Agency



Hydrology Calculations

PROJECT INFORMATION

Drexel, Barrell & Co.

PROJECT:	7205 Maine Lane
PROJECT NO:	21114-00
DESIGN BY:	KGV
REV. BY:	TDM
AGENCY:	Colorado Springs
REPORT TYPE:	Final
DATE:	10/19/2017

	C2*	C5*	C10*	C100*	% IMPERV
Landscaped/Open Space		0.09		0.36	2
Gravel Roadway		0.59		0.70	80
Asphalt Roadway/Roofs		0.90		0.96	100

*C-Values and Basin Imperviousness based on Table 5-1, City of Colorado Springs and El Paso County "Drainage Criteria Manual"

SUB-BASIN	SURFACE DESIGNATION	AREA ACRE	COMPOSITE RUNOFF COEFFICIENTS C2	C5	C10	C100	% IMPERV
E1	Landscaped/Open Space	*2.44*		*0.09*		*0.36*	*2*
	Gravel Roadway	*1.04*		*0.59*		*0.70*	*80*
	Asphalt Roadway/Roofs	*0.72*		*0.90*		*0.96*	*100*
TOTAL OS1	*WEIGHTED AVERAGE*	4.20		0.35		0.55	38
E2	Landscaped/Open Space	*2.06*		*0.09*		*0.36*	*2*
	Gravel Roadway	*0.17*		*0.59*		*0.70*	*80*
	Asphalt Roadway/Roofs	*0.25*		*0.90*		*0.96*	*100*
TOTAL E1	*WEIGHTED AVERAGE*	2.48		0.21		0.44	17

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Drexel, Barrell & Co.

RATIONAL METHOD CALCULATIONS FOR STORM WATER RUNOFF

EXISTING

SUB-BASIN DATA					INITIAL/OVERLAND TIME (t_i)			TRAVEL TIME (t_t)					TIME OF CONC. t_c		FINAL t_c
BASIN	DESIGN PT:	C_5	C_{100}	AREA	LENGTH	SLOPE	t_i	LENGTH	SLOPE	VEL.	Cv	t_t	COMP.	*MINIMUM*	
				Ac	Ft	%	Min	Ft	%	FPS	COEFF	Min	t_c	t_c	Min
	(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)	(9)	(10)	(11)	(12)	(13)	*(14)*	(15)
E1		0.35	0.55	4.20	300	2%	18.8	800	2%	1.0	7	13.5	32.3	*10.0*	32.3
E2		0.21	0.44	2.48	300	2%	22.5	1100	2%	1.0	7	18.5	41.1	*10.0*	41.1

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Drexel, Barrell & Co.

RATIONAL METHOD CALCULATIONS FOR STORM WATER RUNOFF

EXISTING RUNOFF 5 YR STORM P1= **1.50**

BASIN (S)	DIRECT RUNOFF							TOTAL RUNOFF			
	DESIGN POINT	AREA (AC)	RUNOFF COEFF	t_c (MIN)	C * A	I (IN/HR)	Q (CFS)	t_c (MIN)	S (C * A)	I (IN/HR)	Q (CFS)
	(2)	(4)	(5)	(6)	(7)	(8)*	(9)	(10)	(11)	(12)	(13)
E1		4.20	0.35	32.3	1.48	2.37	3.5				
E2		2.48	0.21	41.1	0.51	2.01	1.0				

PROJECT INFORMATION

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Drexel, Barrell & Co.

RATIONAL METHOD CALCULATIONS FOR STORM WATER RUNOFF

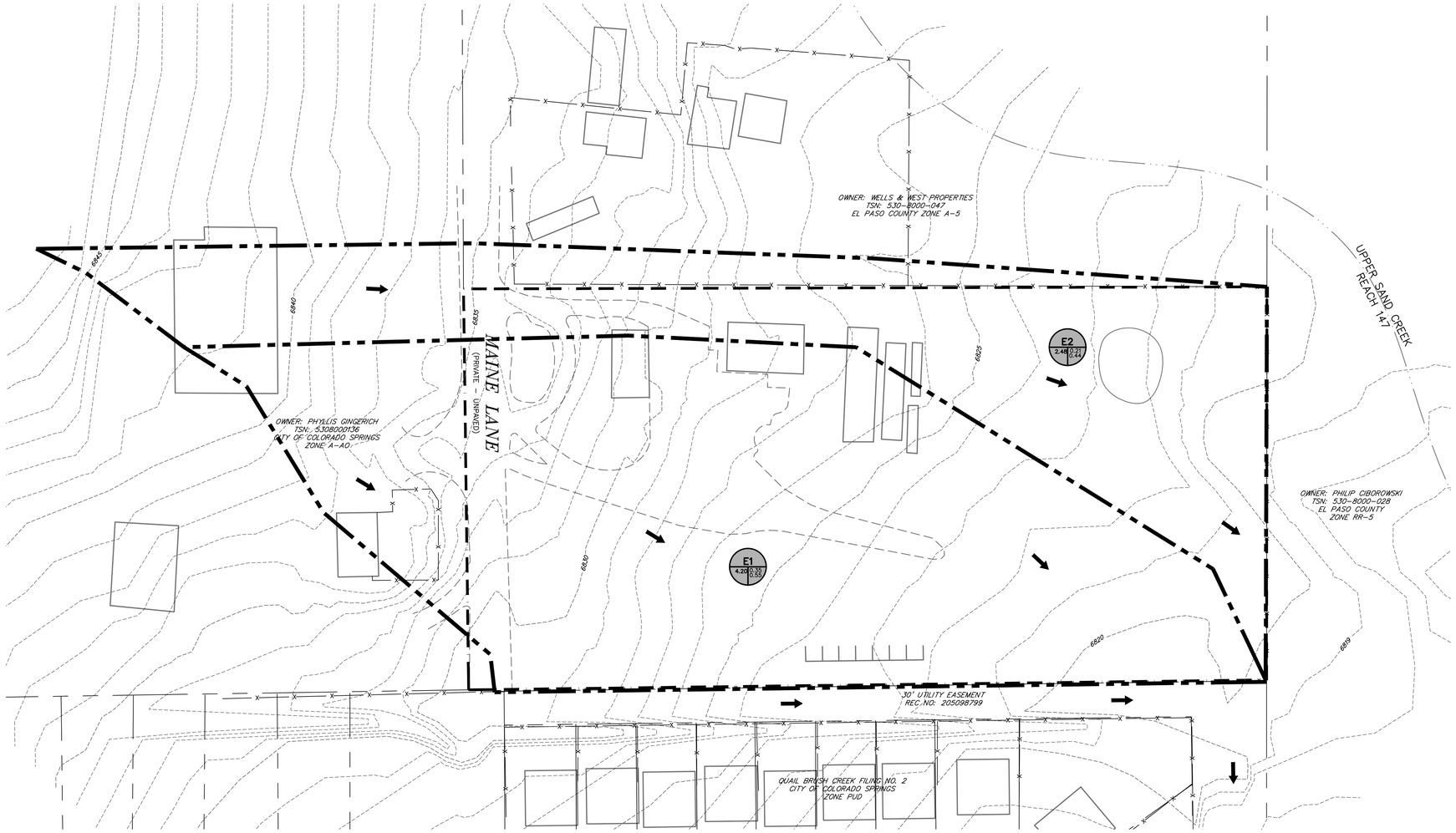
EXISTING RUNOFF 100 YR STORM P1= **2.52**

BASIN (S)	DIRECT RUNOFF							TOTAL RUNOFF			
	DESIGN POINT	AREA (AC)	RUNOFF COEFF	t_c (MIN)	C * A	I (IN/HR)	Q (CFS)	t_c (MIN)	S (C * A)	I (IN/HR)	Q (CFS)
	(2)	(4)	(5)	(6)	(7)	(8)*	(9)	(10)	(11)	(12)	(13)
E1		4.20	0.55	32.3	2.30	3.98	9.1				
E2		2.48	0.44	41.1	1.10	3.37	3.7				

Drainage Map

LEGEND

EX. MINOR CONTOUR
6800 EX. MAJOR CONTOUR
PROPERTY LINE
LOT LINE
BASIN BOUNDARY
FLOW DIRECTION
BASIN
AREA (ACRE)
Q5 (cfs)
Q100 (cfs)



50 25 0 50 100
SCALE: 1"=50'

BASIN	Area (Ac.)	Q_5 (CFS)	Q_{100} (CFS)
E1	4.20	3.7	9.7
E2	2.48	1.1	4.0

PREPARED BY:

DREXEL, BARRELL & CO.
Engineers • Surveyors
3 SOUTH 7TH STREET
COLORADO SPGS, COLORADO 80905
CONTACT: TIM D. McCONNELL, P.E.
(719)260-0887
BOULDER • COLORADO SPRINGS • GREELY

CLIENT:

COLORADO SPRINGS
OLYMPIC CITY USA
PUBLIC WORKS
30 S. NEVADA AVE.
COLORADO SPRINGS CO, 80901

DEVELOPMENT PLAN
MATERIALS HANDLING FACILITY
7810 DRENNAN ROAD
COLORADO SPRINGS, COLORADO

ISSUE	DATE
INITIAL ISSUE	10-20-17

DESIGNED BY:	KGV
DRAWN BY:	KGV
CHECKED BY:	TDM
FILE NAME:	ML EX-DRN

PREPARED UNDER MY DIRECT SUPERVISION FOR AND ON BEHALF OF DREXEL, BARRELL & CO.

DRAWING SCALE:
HORIZONTAL: 1"=50'
VERTICAL: N/A

EXISTING DRAINAGE CONDITIONS

PROJECT NO. 21114-00CSCV

DRAWING NO.

DR-1

SHEET: 1 OF 1