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PAVEMENT DESIGN REPORT

Creekside South at Lorson Ranch

El Paso County, Colorado

SF-20-017

PREPARED FOR:

Landhuis Company
212 N. Wahsatch Ave. Ste 301
Colorado Springs, CO

JOB NO. 178681

April 20, 2021

Respectfully Submitted,

RMG – Rocky Mountain Group

A handwritten signature in blue ink that reads "Geoff Webster".

Geoff Webster, P.E.
Sr. Geotechnical Project Engineer

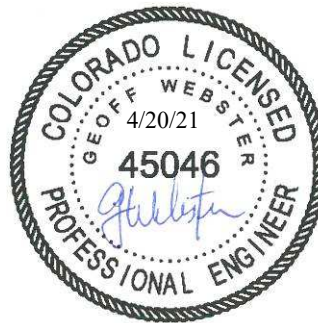


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APPENDIX A

Figure D-1 Flexible Pavement Nomograph - Urban Local Roads

GENERAL SITE AND PROJECT DESCRIPTION

Location

Creekside South at Lorson Ranch East Filing No. 1 is located east of Marksheffel Road, south of Lorson Boulevard, and west of Trappe Drive in El Paso County, Colorado. Jimmy Camp Creek lies west of the development. The location of the site is shown on the Site Vicinity Map, Figure 1

Existing Conditions

At the time of our field investigation, the proposed streets were close to grade and utility mains and services had been installed. Curb and gutter had not been installed.

Project Description

This Pavement Design Report was performed to determine the subsurface conditions present along the roadway alignments and to develop recommendations for the design and construction of the proposed flexible pavements.

The proposed streets included in this investigation are shown on Figure 2. The streets considered below are classified as Residential Urban Local as shown on Sheet number C1.3 of the Typical Sections Plan. Luneth Drive, Horton Drive, Akela Lane, Shunka Lane, and Nakai Lane all have a 50-foot wide Right- of-Way (ROW) and two 15-foot wide travel lanes.

FIELD INVESTIGATION AND SUBSURFACE CONDITIONS

Drilling

The subsurface conditions on the site were investigated by drilling eighteen (18) exploratory test borings at maximum 500-foot spacing along the roadways. The approximate locations of the test borings are presented in the Test Boring Location Plan, Figure 2.

The test borings were advanced with a power-driven, continuous-flight auger drill rig to depths of about 5 to 10 feet below the existing ground surface. Samples were obtained in general accordance with ASTM D-3550 utilizing a 2½-inch OD modified California sampler. Representative bulk samples of subsurface materials were obtained from each boring at a depth of approximately 0 to 2-feet below the existing ground surface. An Explanation of Test Boring Logs is presented in Figure 3. The Test Boring Logs are presented in Figures 4 through 13.

Subsurface Materials

The subsurface materials encountered in the test borings consisted primarily of sandy lean clay. Combined bulk samples of the material classified as CL according to the Unified Classification System. For pavement design, the soil classified in accordance with the American Association of State Highway and Transportation Officials (ASSHTO) classification system as A-6 soil with varying Group Indices. A-6 soil typically has high fines (+200 sieve) content, and will require improvement to prepare it to provide adequate subgrade support. Subgrade improvement recommendations are included herein.

Groundwater

Groundwater was not encountered in the test borings at the time of drilling. Groundwater is not expected to affect the construction of the pavements. Fluctuations in groundwater and subsurface moisture conditions may occur due to variations in precipitation and other factors not readily apparent at this time. Development of the property and adjacent properties may also affect groundwater levels.

LABORATORY TESTING

Laboratory Testing

The moisture content for the recovered samples was obtained in the laboratory. Grain-size analysis and Atterberg Limits tests were performed on selected samples to classify the soil and to develop pertinent engineering properties. Swell/consolidation tests were performed to determine the expansive potential of the soil. A Summary of Laboratory Test Results is presented in Figure 14 (two pages). Soil Classification Data are presented in Figures 15 through 18.

Swell potential evaluation based upon laboratory testing indicates the subgrade soil exhibited an average swell potential of 0.8 percent. Swell test results are presented in Figures 19 through 23.

California Bearing Ratio tests (CBR) were performed. A Combined bulk sample of A-6 soil was tested to determine the optimum moisture-density relationship in accordance with ASTM D-698 (Standard Proctor compaction test). CBR tests were performed at varying densities with moisture content near optimum. At 95% of the maximum Standard Proctor Density, the CBR of the A-6 soil was 2.5. The Moisture-Density Relation Curve is presented in Figure 24. CBR Test Results are presented in Figures 25 and 26.

The developer intends to install a composite roadway section consisting of Hot Mix Asphalt over Cement-Treated Subgrade (CTS). RMG performed a Mix Design for this composite section.

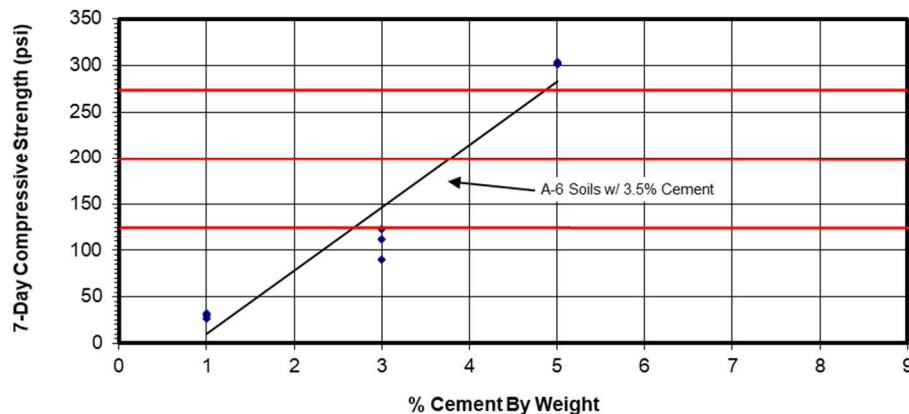
Specimens of soil composed of the A-6 subgrade materials and Portland Cement were prepared by varying the “percent cement by weight” at target values of 1, 3, and 5 percent cement. Three specimens (pucks) were prepared for each target cement value, compacted to 95% of the maximum Modified Proctor density and cured in a saturated condition for 7-days. The compressive strength of each specimen was then determined upon completion of the 7-day curing process. The A-6 soil compressive strengths are presented in the table below:

Creekside South at Lorson Ranch - CTS Worksheet

CTS Puck	Age/Day	Cap & Plate	Area of Sample	Dial Reading	Load LBF	Total Load	PSI
1A	7	2.82	12.566	13	130.0	132.8	32
1B	7	2.82	12.566	11	110.0	112.8	27
1C	7	2.82	12.566	12	120.0	122.8	29
3A	7	2.82	12.566	44	439.9	442.7	123
3B	7	2.82	12.566	32	319.9	322.7	90
3C	7	2.82	12.566	40	399.9	402.7	112
5A	7	2.82	12.566	126	1259.6	1262.4	301
5B	7	2.82	12.566	127	1269.6	1272.4	304
5C	7	2.82	12.566	108	1079.7	1082.5	302

The data values were then plotted as a function of “7-day Compressive Strength versus Percent Cement by Weight”. In accordance with the El Paso County Engineering Criteria Manual, the target “percent cement by weight” was selected to obtain strengths in the lower Strength Coefficient (SC) categories (SC = 0.11, 125-200 psi; SC = 0.12, 200-275 psi). A target SC = 0.12 is used for CTS soil in the pavement design procedure presented below. Based upon an evaluation of the test data, a target range of 3.5 percent cement is recommended in all roadway sections to maintain strengths below the 275-psi threshold stipulated in the Engineering Criteria Manual.

Compressive Strength vs. Cement Content
Creekside South at Lorson Ranch A-6 Soil
RMG Job No. 178681
CTS Mix Design Target Values



PAVEMENT DESIGN

The discussion presented below is based on the subsurface conditions encountered in the test borings, laboratory test results and the project characteristics previously described. If the subsurface conditions are different from those described in this report or the project characteristics change, RMG should be retained to review our recommendations and modify them, if necessary. The conclusions and recommendations presented in this report should be verified by RMG during construction.

The pavement design was performed in accordance with the El Paso County Engineering Criteria Manual, Appendix D. Pavement design parameters and design calculations are presented below utilizing the CBR value for A-6 soil. The recommended pavement sections shown on Figure 2.1 are supported by the calculations below.

Street Classification – Residential Urban Local

- 1) Luneth Drive, Horton Drive, Shunka Lane, Akela Lane, Nakai Lane
ESAL = 292,000 (Table D-2)
Serviceability Index = 2.0 (Table D-1)
Reliability = 80% (Table D-1)
- 2) Strength coefficients (Table D-3)
Asphalt (HMA): $a_1 = 0.44$
Cement Stabilized Subgrade (CTS): $a_2 = 0.11$
- 3) Subgrade
 $M_r = \text{CBR} \times 1500 = 2.5 \times 1500 = 3,750$ psi
- 4) Structural number (SN) = 3.5 (Flexible Pvm't Nomograph, Appendix A)
- 5) Composite asphalt/base course section
Minimum HMA thickness = $D_1 = 3$ inches (Table D-2)
CTS thickness = $D_2 = \{ \text{SN} - (D_1 \times a_1) \} / a_2 = \{ 3.5 - (3 \times 0.44) \} / 0.12 = 18.2$ inches
- 6) In accordance with El Paso County ECM, Section D.4, Paragraph F, *The base course thickness selected cannot exceed 2.5 times the HMA thickness selected.*
Therefore, use Asphalt thickness = 5-inches and CTS thickness = 12-inches
Check SN = $(5 \times 0.44) + (12 \times 0.12) = 3.64 > 3.5$ (Min. SN required) => OK

Pavement Thickness

Based on the soil types and the design calculations, the recommended pavement section is presented below and on Figure 2.1.

Recommended Pavement Sections

Streets	HMA (in)	CTS (in)
Luneth Drive, Horton Drive, Shunka Lane, Akela Lane, Nakai Lane	5.0	12
Optimal CTS Percent Cement by Weight = 3.5%		

Pavement Materials

Pavement materials should be selected, prepared, and placed in accordance with El Paso County specifications and the *Pikes Peak Region Asphalt Paving Specifications*. Tests should be performed in accordance with the applicable procedures presented in the specifications.

Soil Mitigation

The PDCM notes that mitigation measures may be required for expansive soils, shallow ground water, subgrade instability, etc. Based on the AASHTO classification of the soils in the subdivision and laboratory swell testing, the subgrade soils evaluated for this pavement design are expected to low expansive potential. Groundwater or wet and unstable soils were not encountered in the borings. Therefore, special mitigation measures do not appear to be necessary for subgrade preparation.

Subgrade Preparation

Subgrade for Creekside South at Lorson Ranch shall be Cement Treated Subgrade (CTS) composed of a mixture of local soil, water, and Portland cement compacted at optimum moisture. Prior to CTS construction, the existing soil should be proof-rolled to a firm and unyielding condition. Areas that deform under wheel loads should be removed and replaced. The soil should then be scarified, pulverized, mixed with cement and water, compacted, finished and cured in lengths that allow the full roadway width to be completed in not more than 4 hours from the time that cement is exposed to water.

The quantity of cement shall be by weight as a percentage of the dry weight of the soil as specified herein (3.5% optimum), and should be applied uniformly on the soil to create a cement and water mixture for the full design width and depth. Mixing should be continuous until the mixture is at

optimum moisture and ready for compacting and finishing. Compaction should begin within 30 minutes of mixing. CTS should be maintained in a moist condition during the curing process, and all traffic except for necessary construction equipment should be kept off the CTS for a minimum of 7 days or until the final pavement layers are placed.

CTS testing shall be in accordance with the El Paso County Engineering Criteria Manual. CTS compressive strength test results shall be submitted to the County prior to the placement of the asphalt, in part to confirm the requirement for micro fracturing (MF). Micro fracturing of the CTS shall be performed when 7-day compressive strength test results indicate CTS strength in excess of 275 psi. The subgrade should be kept in a moist cured condition for 48 to 72 hours before any micro fracturing is performed by a heavy (12-ton) steel drum vibratory roller operating at maximum amplitude. After satisfactory completion of micro fracturing, the subgrade should continue to be moist cured by sprinkling or other means.

Surface Drainage

Surface drainage is important for the satisfactory performance of pavement. Wetting of the subgrade soils or base course will cause a loss of strength that can result in pavement distress. Surface drainage should provide for efficient removal of storm-water runoff. Water should not pond on the pavement or at the edges of the pavement.

Subgrade Observations and Testing

The pavement thicknesses presented above assume pavement construction is completed in accordance with El Paso County specifications and the *Pikes Peak Region Asphalt Paving Specifications*. RMG should be present at the site during subgrade preparation, placement of fill, and construction of pavements to perform site observations and testing.

CLOSING

This report has been prepared for the exclusive purpose of providing geotechnical engineering information and recommendations for development described in this report. RMG should be retained to review the final construction documents prior to construction to verify our findings, conclusions and recommendations have been appropriately implemented.

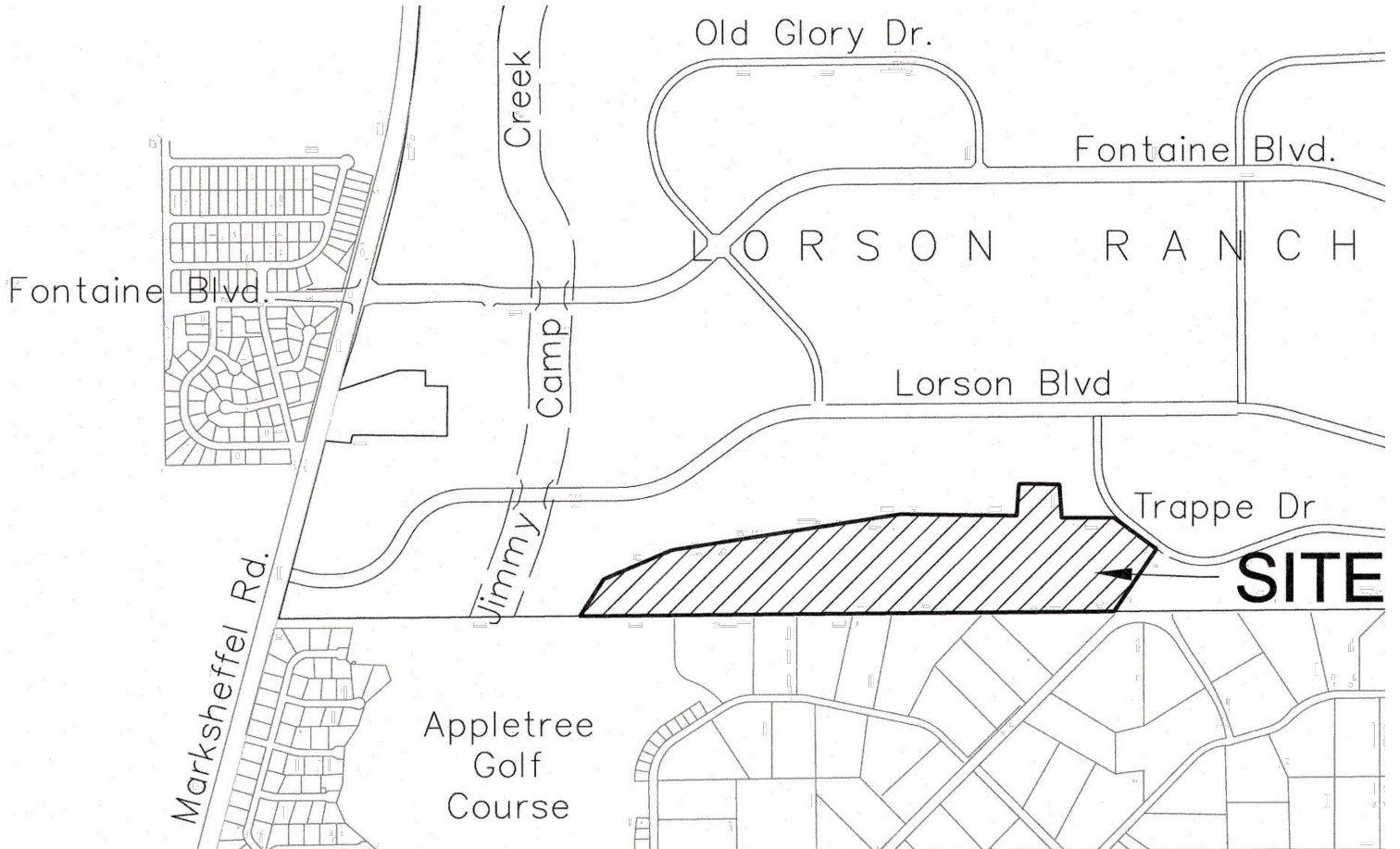
This report has been prepared for the exclusive use by the **Landhuis Company** for application as an aid in the design and construction of the proposed development in accordance with generally accepted geotechnical engineering practices. The analyses and recommendations in this report are based in part upon data obtained from test borings, site observations and the information presented in referenced reports. The nature and extent of variations may not become evident until construction. If variations then become evident, RMG should be retained to review the recommendations presented in this report considering the varied condition, and either verify or modify them in writing.

Our professional services were performed using that degree of care and skill ordinarily exercised, under similar circumstances, by geotechnical engineers practicing in this or similar localities. RMG does not warrant the work of regulatory agencies or other third parties supplying information which may have been used during the preparation of this report. No warranty, express or implied is made by the preparation of this report. Third parties reviewing this report should draw their own conclusions regarding site conditions and specific construction techniques to be used on this project.

The scope of services for this project does not include, either specifically or by implication, environmental assessment of the site or identification of contaminated or hazardous materials or conditions. Development of recommendations for the mitigation of environmentally related conditions, including but not limited to biological or toxicological issues, are beyond the scope of this report. If the Client desires investigation into the potential for such contamination or conditions, other studies should be undertaken.

If we can be of further assistance in discussing the contents of this report or analysis of the proposed development, from a geotechnical engineering point-of-view, please feel free to contact us.

FIGURES



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SITE VICINITY MAP

CREEKSIDE SOUTH AT LORSON RANCH
 EL PASO COUNTY, COLORADO
 LANDHUIS COMPANY

JOB No. 178681

FIG No. 1

DATE 04-20-2021



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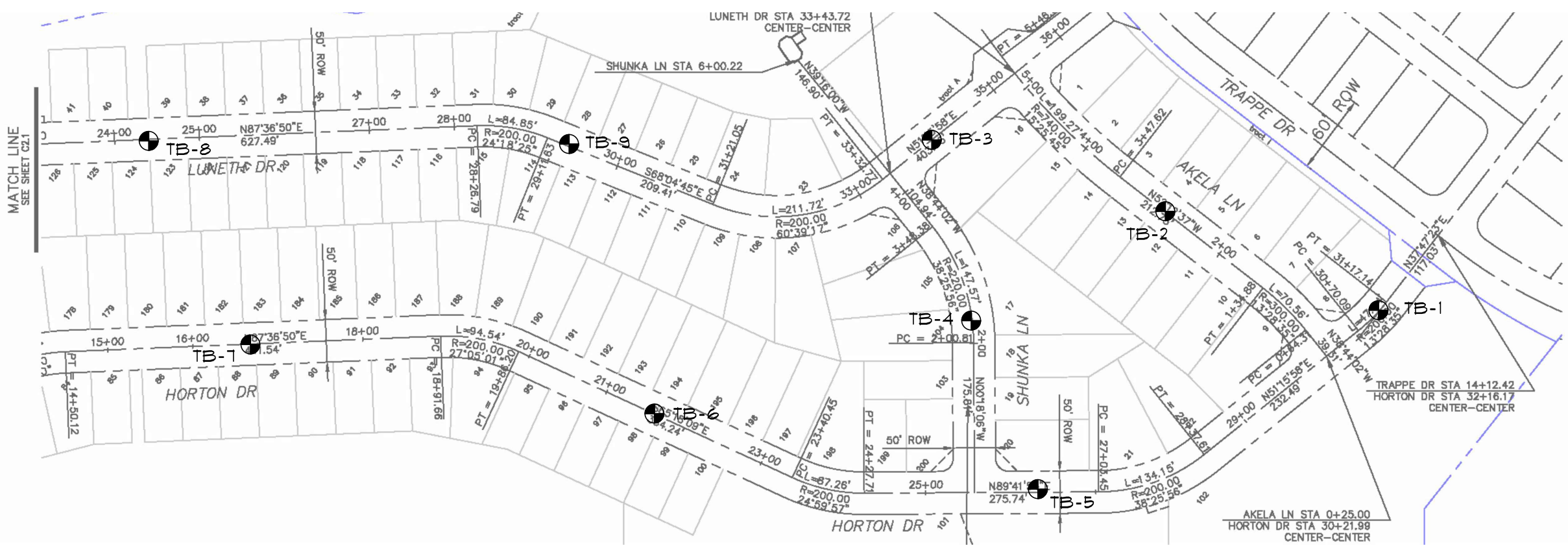
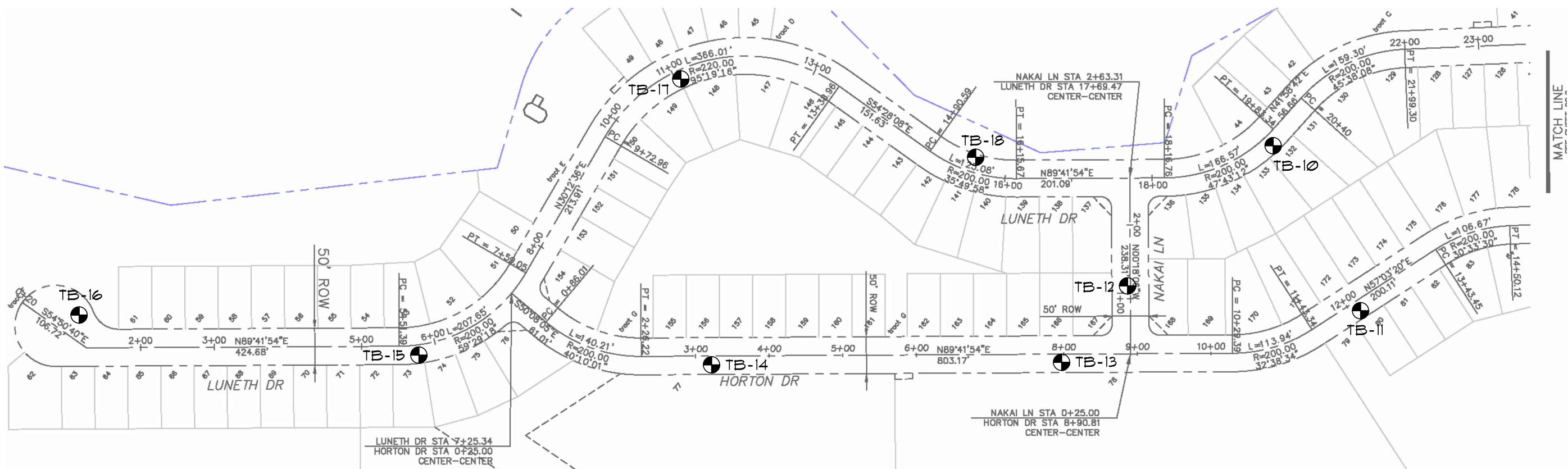
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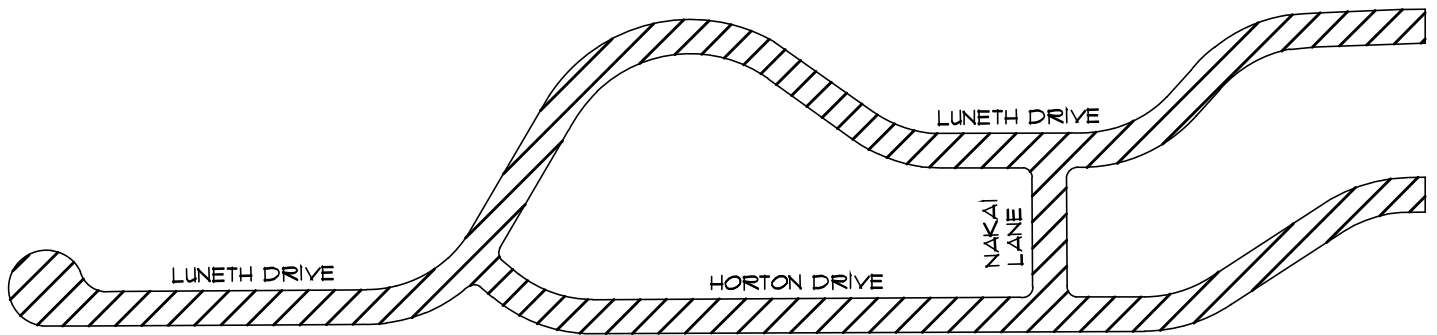
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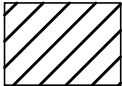
CREEKSIDE SOUTH AT
 LORSON RANCH
 EL PASO COUNTY, COLORADO
 LANDHUIS COMPANY

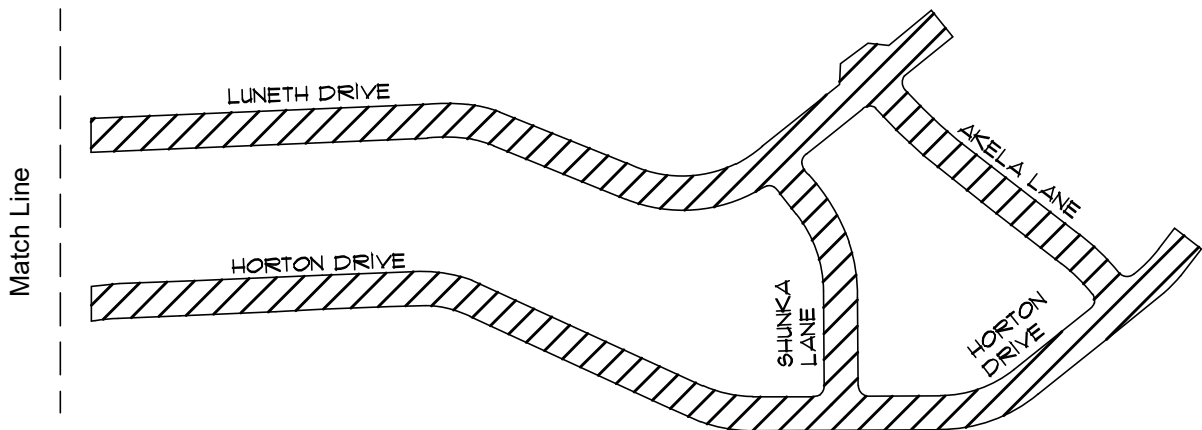
ENGINEER:	GW
DRAWN BY:	BG
CHECKED BY:	GW
ISSUED:	04-20-2021

TEST BORING LAYOUT PLAN

SHEET No. FIG-2




5" HMA
over
12" CTS



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PAVEMENT DESIGN
Recommended Pavement Section
CREEKSIDE SOUTH AT LORSON RANCH
EL PASO COUNTY, COLORADO
LANDHUIS COMPANY

JOB No. 178681

FIG No. 2.1







DATE 04-20-2021

SOILS DESCRIPTION

-  CLAYEY SAND
-  CLAYSTONE
-  FILL: SAND, SILTY TO CLAYEY
-  FILL: CLAY, SANDY
-  SANDY CLAY

UNLESS NOTED OTHERWISE, ALL LABORATORY TESTS PRESENTED HEREIN WERE PERFORMED BY:
 RMG - ROCKY MOUNTAIN GROUP
 2910 AUSTIN BLUFFS PARKWAY
 COLORADO SPRINGS, COLORADO

SYMBOLS AND NOTES

-  XX STANDARD PENETRATION TEST - MADE BY DRIVING A SPLIT-BARREL SAMPLER INTO THE SOIL BY DROPPING A 140 LB. HAMMER 30", IN GENERAL ACCORDANCE WITH ASTM D-1586. NUMBER INDICATES NUMBER OF HAMMER BLOWS PER FOOT (UNLESS OTHERWISE INDICATED).
-  XX UNDISTURBED CALIFORNIA SAMPLE - MADE BY DRIVING A RING-LINED SAMPLER INTO THE SOIL BY DROPPING A 140 LB. HAMMER 30", IN GENERAL ACCORDANCE WITH ASTM D-3550. NUMBER INDICATES NUMBER OF HAMMER BLOWS PER FOOT (UNLESS OTHERWISE INDICATED).
-  FREE WATER TABLE
-  DEPTH AT WHICH BORING CAVED
-  BULK DISTURBED BULK SAMPLE
-  AUG AUGER "CUTTINGS"
- 4.5 WATER CONTENT (%)

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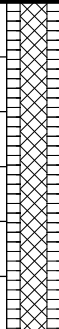


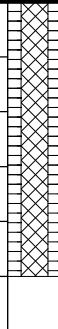


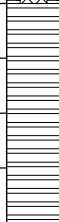

SOUTHERN COLORADO, DENVER METRO, NORTHERN COLORADO

EXPLANATION OF TEST BORING LOGS

JOB No. 178681

FIGURE No. 3

DATE Apr/20/2021

TEST BORING: 1 DATE DRILLED: 3/17/21 NO GROUNDWATER ON 3/17/21	DEPTH (FT)	SYMBOL	SAMPLES	BLOWS PER FT.	WATER CONTENT %	TEST BORING: 2 DATE DRILLED: 3/17/21 NO GROUNDWATER ON 3/17/21	DEPTH (FT)	SYMBOL	SAMPLES	BLOWS PER FT.	WATER CONTENT %
FILL: CLAY, SANDY, brown, stiff, moist	5		 	13 13	13.5 17.9	FILL: CLAY, SANDY, brown, very stiff to hard, moist	5		 	28 50	14.3 12.1
CLAYSTONE, SANDY, light brown, very hard, moist	10			50/6"	12.2						

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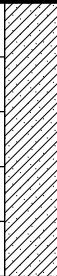


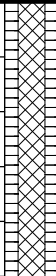




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TEST BORING LOG

JOB No. 178681

FIGURE No. 4

DATE Apr/20/2021

TEST BORING: 3 DATE DRILLED: 3/17/21 NO GROUNDWATER ON 3/17/21	DEPTH (FT)	SYMBOL	SAMPLES	BLOWS PER FT.	WATER CONTENT %	TEST BORING: 4 DATE DRILLED: 3/17/21 NO GROUNDWATER ON 3/17/21	DEPTH (FT)	SYMBOL	SAMPLES	BLOWS PER FT.	WATER CONTENT %
CLAY, SANDY, light brown, very stiff, moist	5		 	36 30	9.1 14.1	FILL: CLAY, SANDY, brown, stiff, moist	5		 	17 10	18.5 16.7
							10			13	13.4

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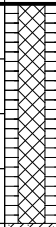

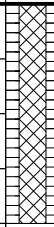



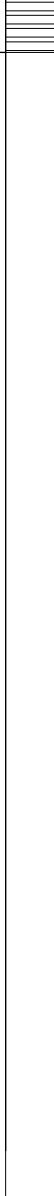

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TEST BORING LOG

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FIGURE No. 5

DATE Apr/20/2021

TEST BORING: 5 DATE DRILLED: 3/17/21 NO GROUNDWATER ON 3/17/21	DEPTH (FT)	SYMBOL	SAMPLES	BLOWS PER FT.	WATER CONTENT %	TEST BORING: 6 DATE DRILLED: 3/17/21 NO GROUNDWATER ON 3/17/21	DEPTH (FT)	SYMBOL	SAMPLES	BLOWS PER FT.	WATER CONTENT %
FILL: CLAY, SANDY, brown, stiff, moist				10	13.7	FILL: CLAY, SANDY, brown, stiff, moist				10	17.5
CLAY, SANDY, brown, stiff, moist	5			18	13.8	CLAYSTONE, SANDY, brown, medium hard, moist	5			50/10"	8.7

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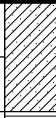
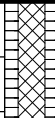

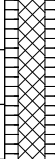

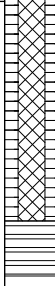
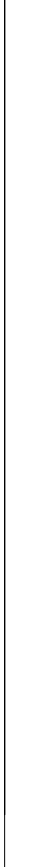
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TEST BORING LOG

JOB No. 178681

FIGURE No. 6

DATE Apr/20/2021

TEST BORING: 7 DATE DRILLED: 3/17/21 NO GROUNDWATER ON 3/17/21	DEPTH (FT)	SYMBOL	SAMPLES	BLOWS PER FT.	WATER CONTENT %	TEST BORING: 8 DATE DRILLED: 3/17/21 NO GROUNDWATER ON 3/17/21	DEPTH (FT)	SYMBOL	SAMPLES	BLOWS PER FT.	WATER CONTENT %
CLAY, SANDY, brown, moist						FILL: CLAY, SANDY, brown, stiff to very stiff, moist					
CLAYSTONE, SANDY, brown, medium hard, moist	5		▲	50/7"	11.9		5		▲	14	15.3
			▲	50/7"	13.4				▲	20	12.3
						CLAYSTONE, SANDY, light brown, very hard, moist			■	10/0"	

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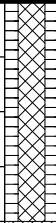



SOUTHERN COLORADO, DENVER METRO, NORTHERN COLORADO

TEST BORING LOG

JOB No. 178681

FIGURE No. 7

DATE Apr/20/2021

TEST BORING: 9 DATE DRILLED: 3/17/21 NO GROUNDWATER ON 3/17/21	DEPTH (FT)	SYMBOL	SAMPLES	BLOWS PER FT.	WATER CONTENT %
FILL: CLAY, SANDY, brown, stiff, moist				14	16.4
CLAY, SANDY, light brown, medium hard, moist	5			50/9"	7.8

ROCKY MOUNTAIN GROUP

Architectural
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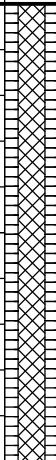
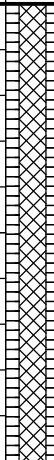
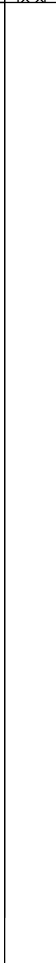
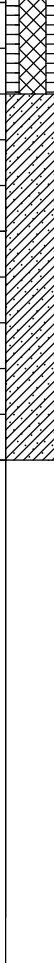


SOUTHERN COLORADO, DENVER METRO, NORTHERN COLORADO

TEST BORING LOG

JOB No. 178681

FIGURE No. 8

DATE Apr/20/2021

TEST BORING: 10 DATE DRILLED: 4/1/21 NO GROUNDWATER ON 4/1/21	DEPTH (FT)	SYMBOL	SAMPLES	BLOWS PER FT.	WATER CONTENT %	TEST BORING: 11 DATE DRILLED: 4/1/21 NO GROUNDWATER ON 4/1/21	DEPTH (FT)	SYMBOL	SAMPLES	BLOWS PER FT.	WATER CONTENT %
FILL: CLAY, SANDY, with gravel, brown, very stiff, moist	2.5		▲	19	7.4	FILL: CLAY, SANDY, brown, very stiff, moist	2.5		▲	23	6.5
	5.0		▲	31	4.7	CLAY, SANDY, light brown, very stiff, moist	5.0		▲	20	7.9
							7.5				
							10.0		▲	20	7.1

ROCKY MOUNTAIN GROUP

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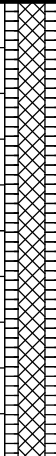

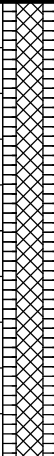

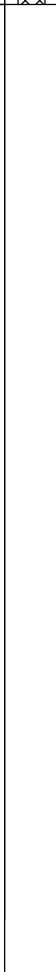



SOUTHERN COLORADO, DENVER METRO, NORTHERN COLORADO

TEST BORING LOG

JOB No. 178681

FIGURE No. 9

DATE Apr/20/2021

TEST BORING: 12 DATE DRILLED: 4/1/21 NO GROUNDWATER ON 4/1/21	DEPTH (FT)	SYMBOL	SAMPLES	BLOWS PER FT.	WATER CONTENT %	TEST BORING: 13 DATE DRILLED: 4/1/21 NO GROUNDWATER ON 4/1/21	DEPTH (FT)	SYMBOL	SAMPLES	BLOWS PER FT.	WATER CONTENT %
FILL: CLAY, SANDY, brown, stiff, moist	2.5			10	13.1	FILL: CLAY, SANDY, dark brown, very stiff to hard, moist	2.5			50/11"	12.3
	5.0			18	7.9		5.0			30	1411.1

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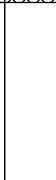

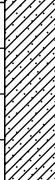

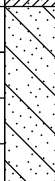
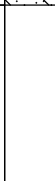

SOUTHERN COLORADO, DENVER METRO, NORTHERN COLORADO

TEST BORING LOG

JOB No. 178681

FIGURE No. 10

DATE Apr/20/2021

TEST BORING: 14 DATE DRILLED: 4/1/21 NO GROUNDWATER ON 4/1/21	DEPTH (FT)	SYMBOL	SAMPLES	BLOWS PER FT.	WATER CONTENT %	TEST BORING: 15 DATE DRILLED: 4/1/21 NO GROUNDWATER ON 4/1/21	DEPTH (FT)	SYMBOL	SAMPLES	BLOWS PER FT.	WATER CONTENT %
FILL: SAND, CLAYEY, with gravel, brown, loose, moist	2.5			10	11.7	FILL: SAND, CLAYEY, brown, loose, moist	2.5			10	14.6
	5.0			15	8.4	CLAY, SANDY, light brown, very stiff, moist	5.0			23	7.4
						SAND, CLAYEY, light brown, loose, moist	7.5			13	5.0
							10.0				

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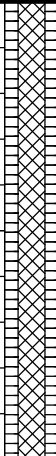
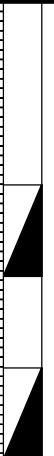
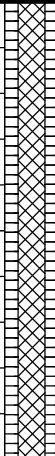
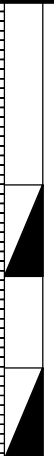
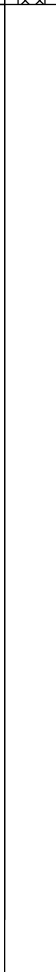

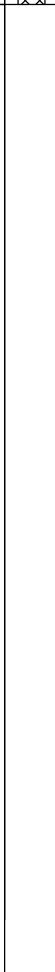

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TEST BORING LOG

JOB No. 178681

FIGURE No. 11

DATE Apr/20/2021

TEST BORING: 16 DATE DRILLED: 4/1/21 NO GROUNDWATER ON 4/1/21	DEPTH (FT)	SYMBOL	SAMPLES	BLOWS PER FT.	WATER CONTENT %	TEST BORING: 17 DATE DRILLED: 4/1/21 NO GROUNDWATER ON 4/1/21	DEPTH (FT)	SYMBOL	SAMPLES	BLOWS PER FT.	WATER CONTENT %
FILL: CLAY, SANDY, with gravel, brown, stiff to very stiff, moist	2.5			10	13.7	FILL: CLAY, SANDY, with gravel, brown, stiff, moist	2.5			13	14.8
	5.0			19	11.0		5.0			13	8.9

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TEST BORING LOG

JOB No. 178681

FIGURE No. 12

DATE Apr/20/2021

Test Boring No.	Depth	Water Content (%)	Dry Density (pcf)	Liquid Limit	Plasticity Index	% Retained No.10 Sieve	% Retained No.40 Sieve	% Passing No. 200 Sieve	% Swell @ 100 psf	AASHTO Classification
1	2.0	13.5	103.2	39	25	2.9	4.3	79.4	1.1	A-6 (18)
1	4.0	17.9								
1	9.0	12.2								
2	2.0	14.3	82.5	36	21	0.6	2.1	77.6	- 1.1	A-6 (15)
2	4.0	12.1								
3	2.0	9.1	86.7	40	27	0.3	1.3	81.0	- 0.7	A-6 (20)
3	4.0	14.1								
4	2.0	18.5	80.0	38	24	1.8	2.8	77.5	0.5	A-6 (17)
4	4.0	16.7								
4	9.0	13.4								
5	2.0	13.7	83.3	40	27	1.1	1.8	81.3	0.0	A-6 (20)
5	4.0	13.8								
6	2.0	17.5	80.7	38	23	0.1	0.9	85.9	0.4	A-6 (19)
6	4.0	8.7								
7	2.0	11.9	84.1	45	29	0.6	2.4	84.5	1.1	A-7-6 (25)
7	4.0	13.4								
8	2.0	15.3	83.1	36	23	1.0	3.3	79.8	- 0.4	A-6 (17)
8	4.0	12.3								
9	2.0	16.4	81.1	41	27	0.1	0.8	82.3	- 0.1	A-7-6 (21)
9	4.0	7.8								

ROCKY MOUNTAIN GROUP

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SUMMARY OF LABORATORY TEST RESULTS

JOB No. 178681
 FIGURE No. 14
 PAGE 1 OF 2
 DATE Apr/20/2021

Test Boring No.	Depth	Water Content (%)	Dry Density (pcf)	Liquid Limit	Plasticity Index	% Retained No.10 Sieve	% Retained No.40 Sieve	% Passing No. 200 Sieve	% Swell @ 100 psf	AASHTO Classification
10	2.0	7.4				7.1	19.8	61.2		
10	4.0	4.7								
11	2.0	6.5		34	19	1.2	7.5	61.9		A-6 (9)
11	4.0	7.9								
11	9.0	7.1								
12	2.0	13.1		32	18	2.1	8.0	53.6		A-6 (6)
12	4.0	7.9								
13	2.0	12.3		33	18	4.8	10.1	57.4		A-6 (7)
13	4.0	1411.1								
14	2.0	11.7		29	12	0.2	9.2	35.9		A-6 (1)
14	4.0	8.4								
15	2.0	14.6		29	12	0.4	8.9	39.1		A-6 (1)
15	4.0	7.4								
15	9.0	5.0								
16	2.0	13.7		43	27	1.8	5.5	79.9		A-7-6 (21)
16	4.0	11.0								
17	2.0	14.8		37	23	5.1	12.3	63.5		A-6 (11)
17	4.0	8.9								
18	2.0	6.1		38	23	9.5	23.6	55.0		A-6 (9)
18	4.0	8.5								

ROCKY MOUNTAIN GROUP

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ENGINEERS

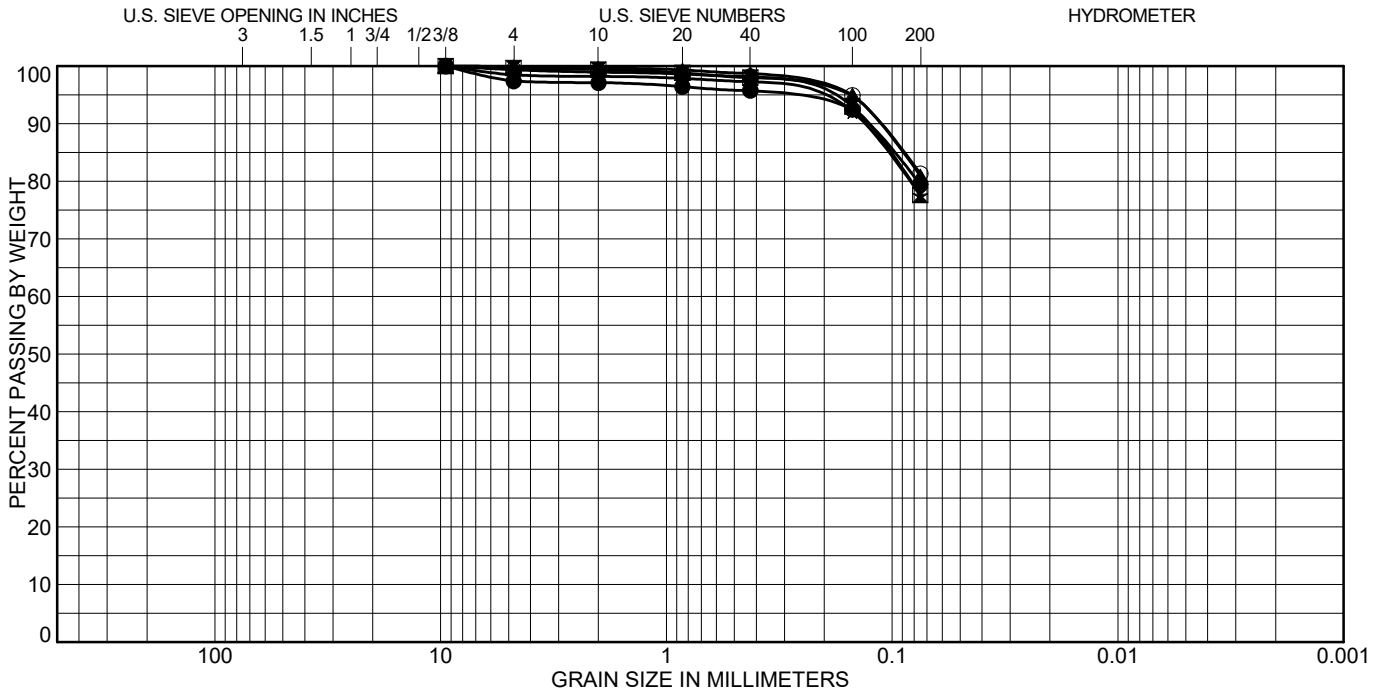
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SUMMARY OF LABORATORY TEST RESULTS

JOB No. 178681
 FIGURE No. 14
 PAGE 2 OF 2
 DATE Apr/20/2021



COBBLES	GRAVEL		SAND			SILT OR CLAY
	coarse	fine	coarse	medium	fine	

Test Boring	Depth (ft)	Classification	LL	PL	PI	Cc	Cu
● 1	2.0	A-6 (18)	39	14	25		
☒ 2	2.0	A-6 (15)	36	15	21		
▲ 3	2.0	A-6 (20)	40	13	27		
★ 4	2.0	A-6 (17)	38	14	24		
⊙ 5	2.0	A-6 (20)	40	13	27		

Test Boring	Depth (ft)	%Gravel	%Sand	%Silt	%Clay
● 1	2.0	2.6	18.0	79.4	
☒ 2	2.0	0.4	22.0	77.6	
▲ 3	2.0	0.1	19.0	81.0	
★ 4	2.0	1.5	20.9	77.5	
⊙ 5	2.0	0.6	18.1	81.3	

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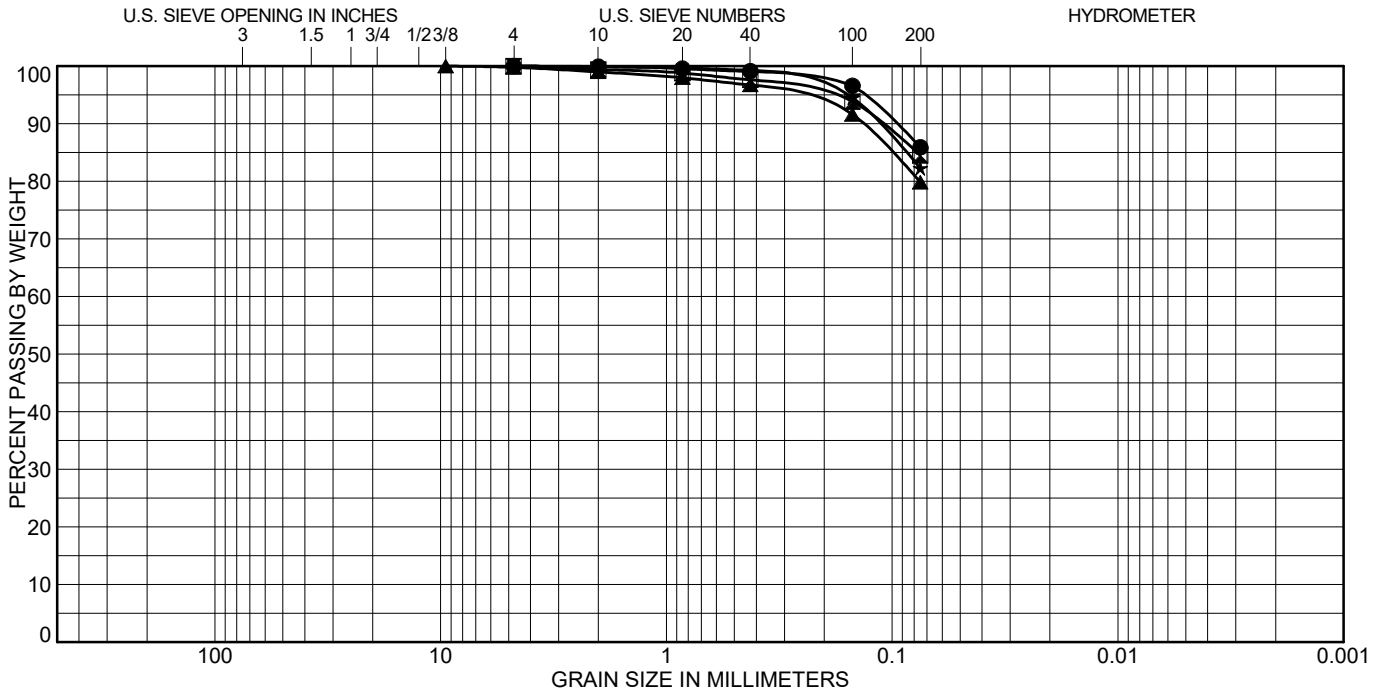
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SOIL CLASSIFICATION DATA

JOB No. 178681

FIGURE No. 15

DATE Apr/20/2021



COBBLES	GRAVEL		SAND			SILT OR CLAY
	coarse	fine	coarse	medium	fine	

Test Boring	Depth (ft)	Classification	LL	PL	PI	Cc	Cu
● 6	2.0	A-6 (19)	38	15	23		
☒ 7	2.0	A-7-6 (25)	45	16	29		
▲ 8	2.0	A-6 (17)	36	13	23		
★ 9	2.0	A-7-6 (21)	41	14	27		

Test Boring	Depth (ft)	%Gravel	%Sand	%Silt	%Clay
● 6	2.0	0.0	14.1	85.9	
☒ 7	2.0	0.0	15.5	84.5	
▲ 8	2.0	0.2	19.9	79.8	
★ 9	2.0	0.0	17.7	82.3	

ROCKY MOUNTAIN GROUP

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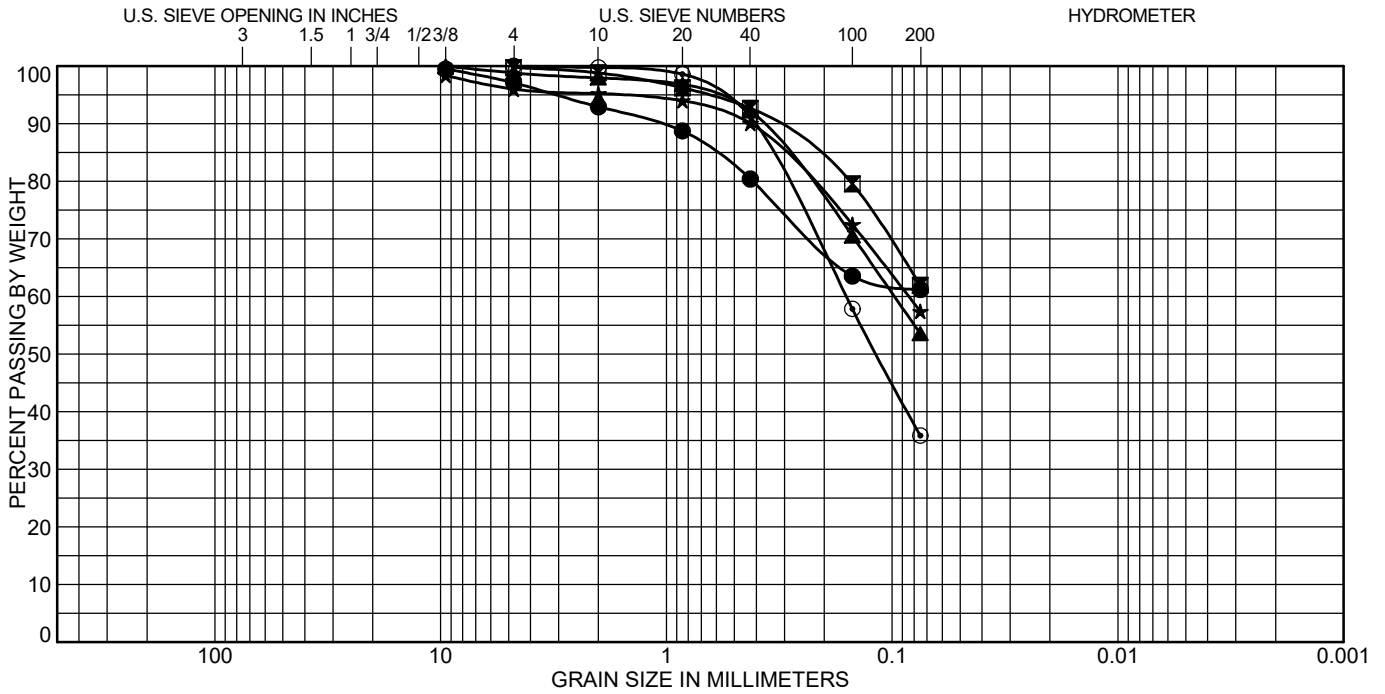
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SOIL CLASSIFICATION DATA

JOB No. 178681

FIGURE No. 16

DATE Apr/20/2021



COBBLES	GRAVEL		SAND			SILT OR CLAY
	coarse	fine	coarse	medium	fine	

Test Boring	Depth (ft)	Classification	LL	PL	PI	Cc	Cu
● 10	2.0	()					
☒ 11	2.0	A-6 (9)	34	15	19		
▲ 12	2.0	A-6 (6)	32	14	18		
★ 13	2.0	A-6 (7)	33	15	18		
⊙ 14	2.0	A-6 (1)	29	17	12		

Test Boring	Depth (ft)	%Gravel	%Sand	%Silt	%Clay
● 10	2.0	2.4	35.9	61.2	
☒ 11	2.0		37.8	61.9	
▲ 12	2.0	1.2	45.3	53.6	
★ 13	2.0	2.4	38.6	57.4	
⊙ 14	2.0	0.0	64.1	35.9	

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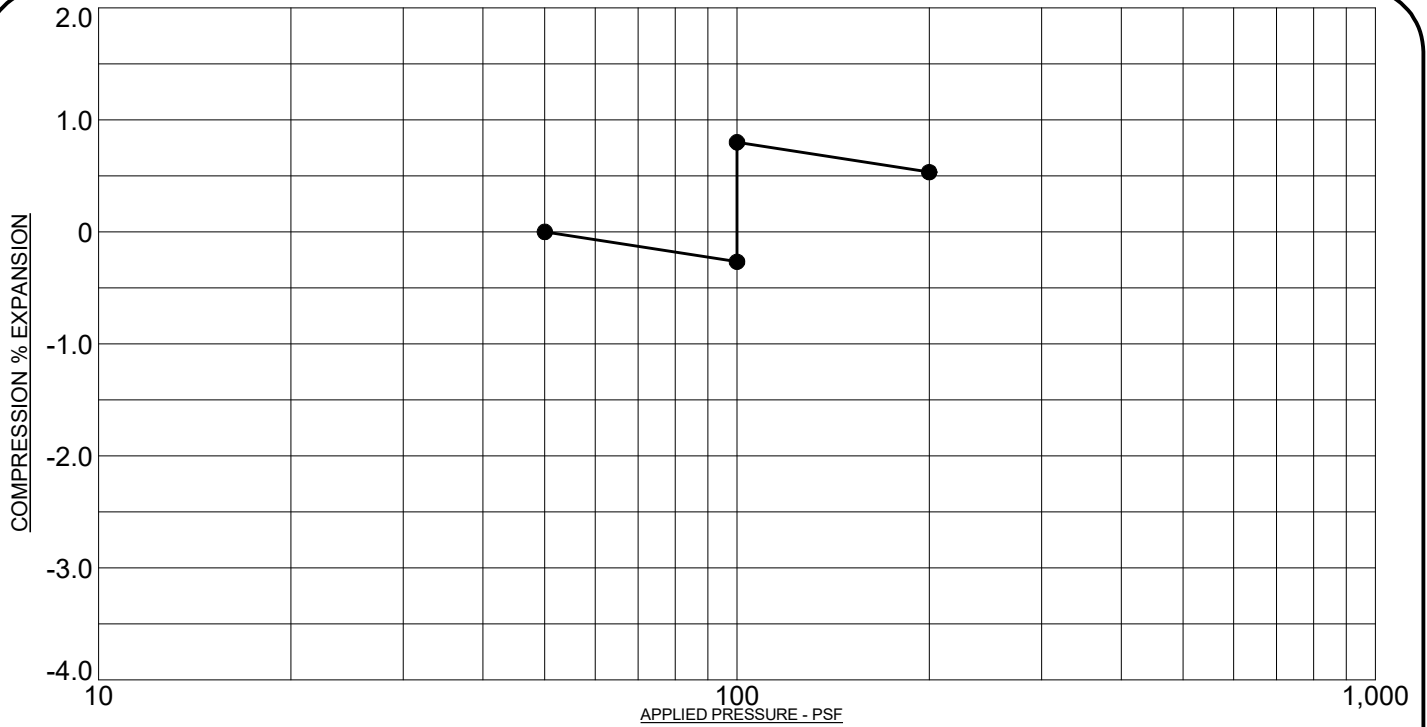
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SOIL CLASSIFICATION DATA

JOB No. 178681

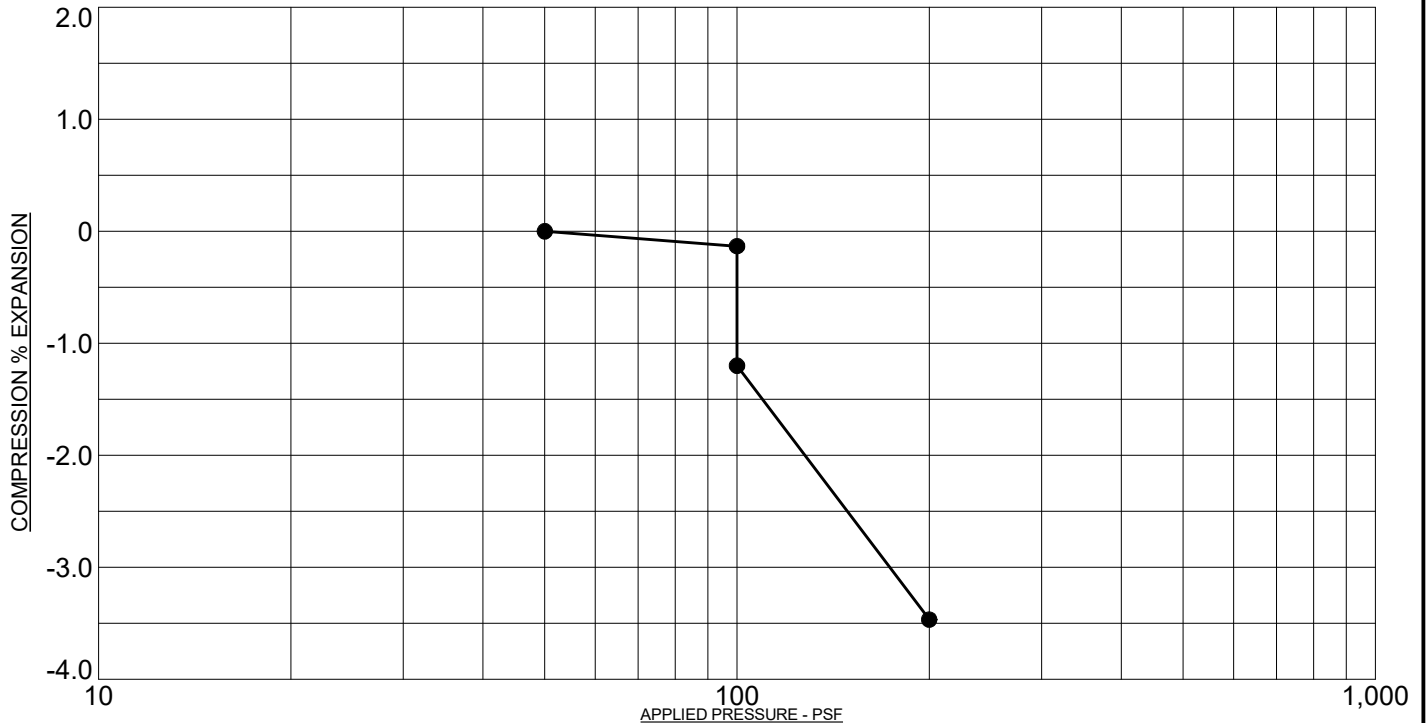
FIGURE No. 17

DATE Apr/20/2021



PROJECT: Creekside South at Lorson Ranch, El Paso County, Colorado
 SAMPLE DESCRIPTION: FILL: CLAY, SANDY
 NOTE: SAMPLE WAS INUNDATED WITH WATER AT 100 PSF

SAMPLE LOCATION: 1 @ 2 FT
 NATURAL DRY UNIT WEIGHT: 103.2 PCF
 NATURAL MOISTURE CONTENT: 13.5%
 PERCENT SWELL/COMPRESSION: 1.1



PROJECT: Creekside South at Lorson Ranch, El Paso County, Colorado
 SAMPLE DESCRIPTION: FILL: CLAY, SANDY
 NOTE: SAMPLE WAS INUNDATED WITH WATER AT 100 PSF

SAMPLE LOCATION: 2 @ 2 FT
 NATURAL DRY UNIT WEIGHT: 82.5 PCF
 NATURAL MOISTURE CONTENT: 14.3%
 PERCENT SWELL/COMPRESSION: -1.1

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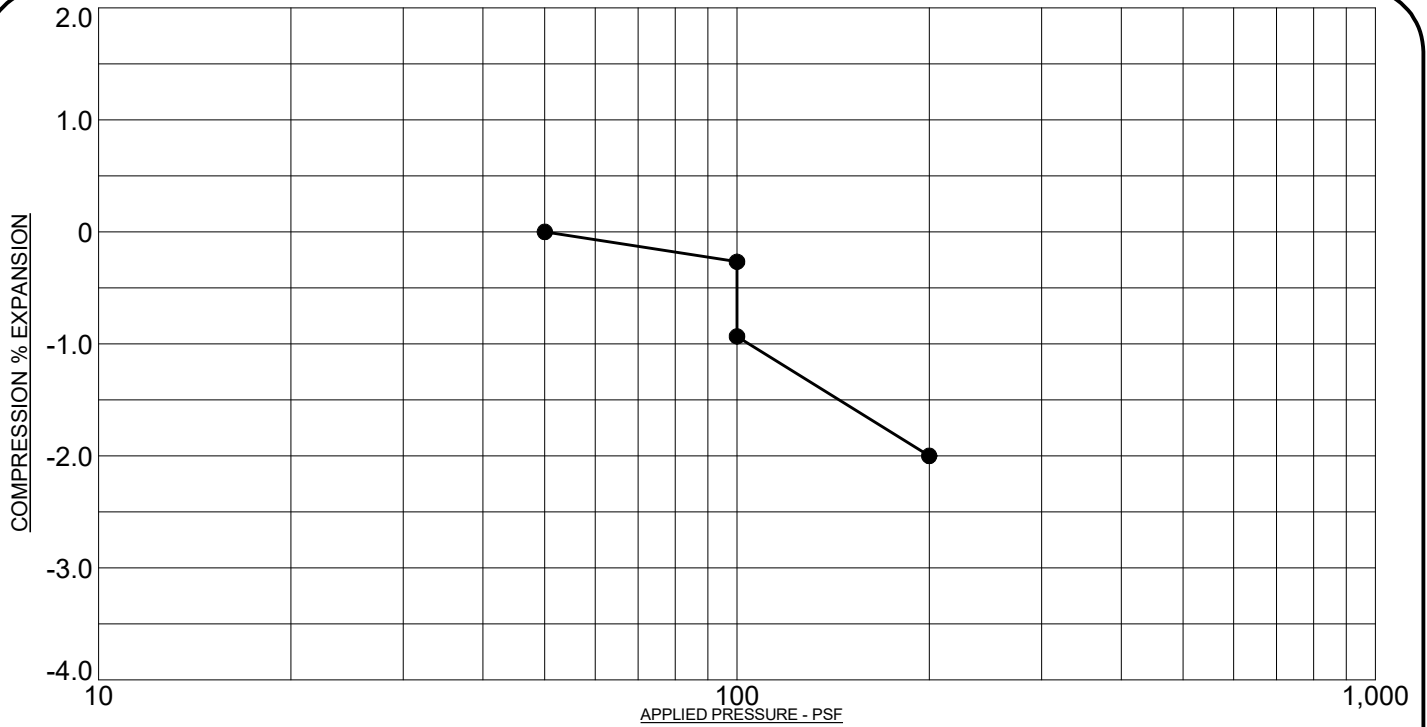
SOUTHERN COLORADO, DENVER METRO, NORTHERN COLORADO

SWELL/CONSOLIDATION TEST RESULTS

JOB No. 178681

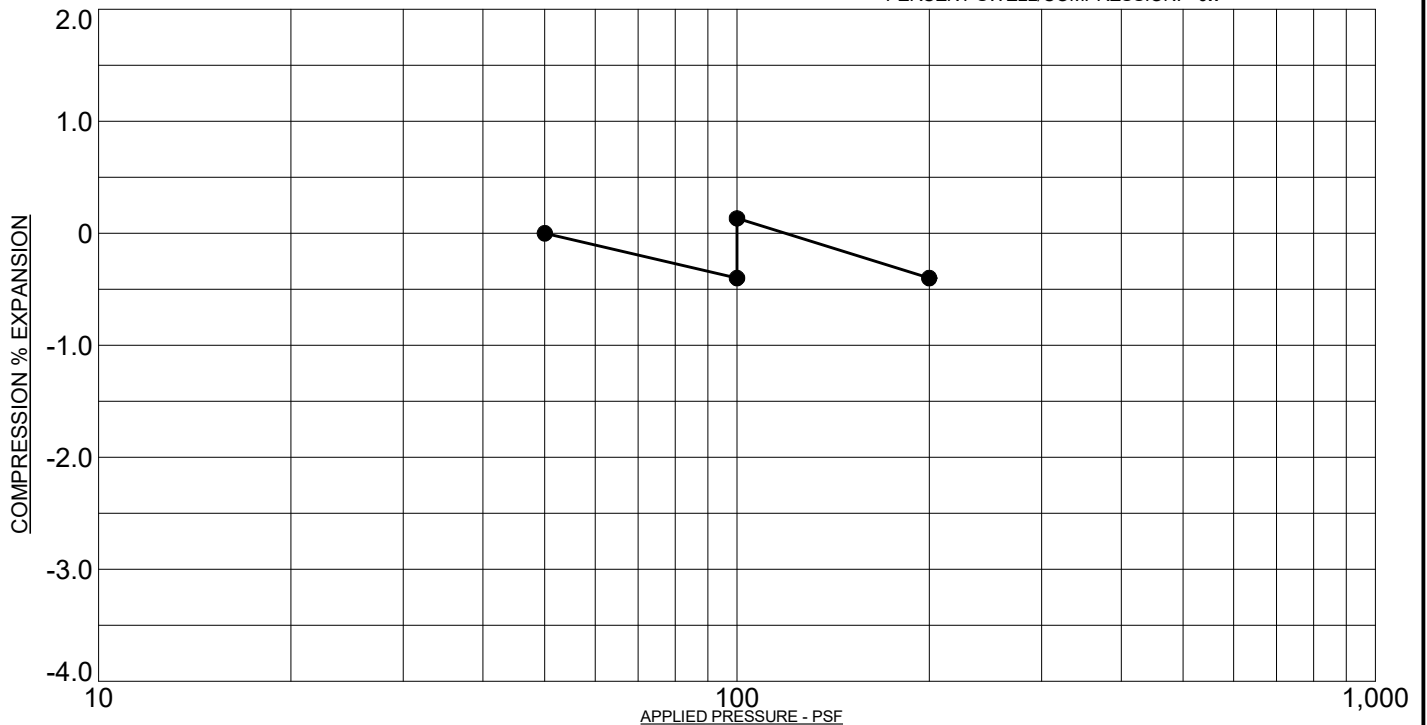
FIGURE No. 19

DATE Apr/20/2021



PROJECT: Creekside South at Lorson Ranch, El Paso County, Colorado
 SAMPLE DESCRIPTION: CLAY, SANDY
 NOTE: SAMPLE WAS INUNDATED WITH WATER AT 100 PSF

SAMPLE LOCATION: 3 @ 2 FT
 NATURAL DRY UNIT WEIGHT: 86.7 PCF
 NATURAL MOISTURE CONTENT: 9.1%
 PERCENT SWELL/COMPRESSION: - 0.7



PROJECT: Creekside South at Lorson Ranch, El Paso County, Colorado
 SAMPLE DESCRIPTION: FILL: CLAY, SANDY
 NOTE: SAMPLE WAS INUNDATED WITH WATER AT 100 PSF

SAMPLE LOCATION: 4 @ 2 FT
 NATURAL DRY UNIT WEIGHT: 80.0 PCF
 NATURAL MOISTURE CONTENT: 18.5%
 PERCENT SWELL/COMPRESSION: 0.5

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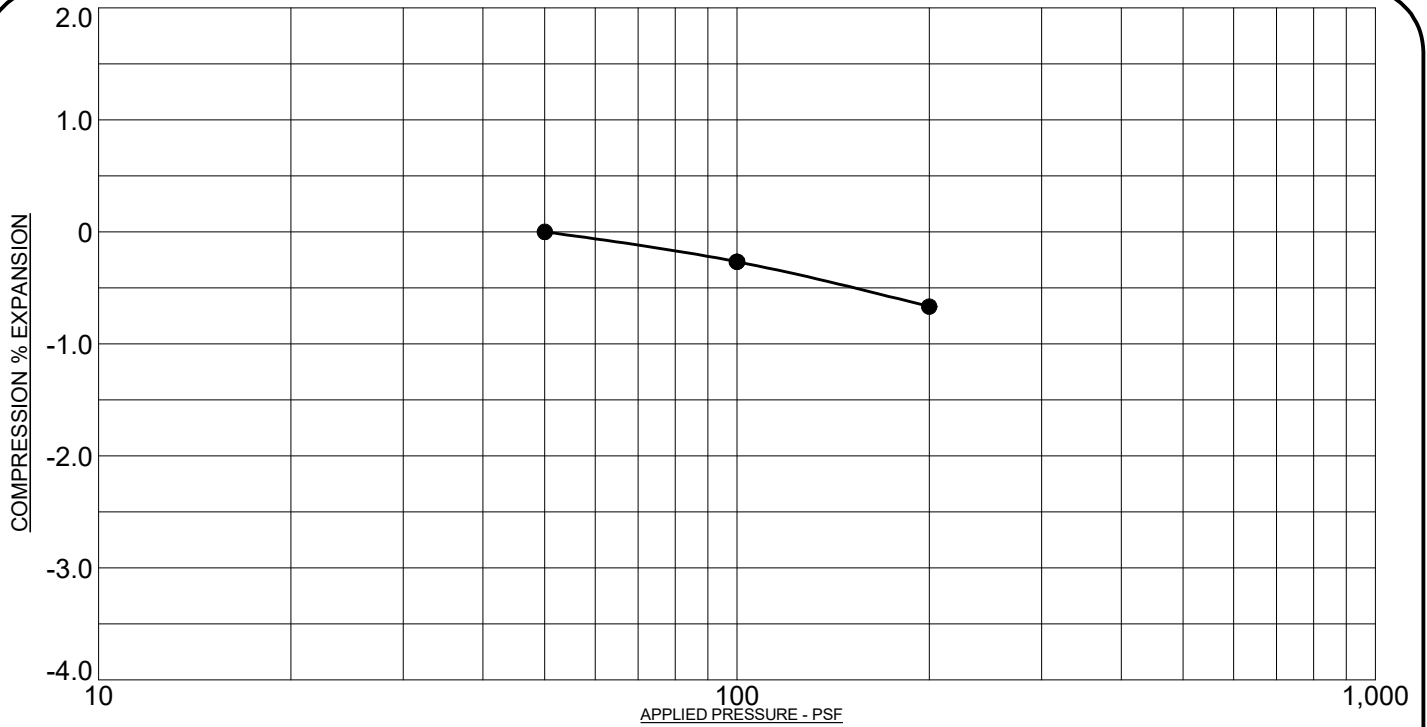
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SWELL/CONSOLIDATION TEST RESULTS

JOB No. 178681

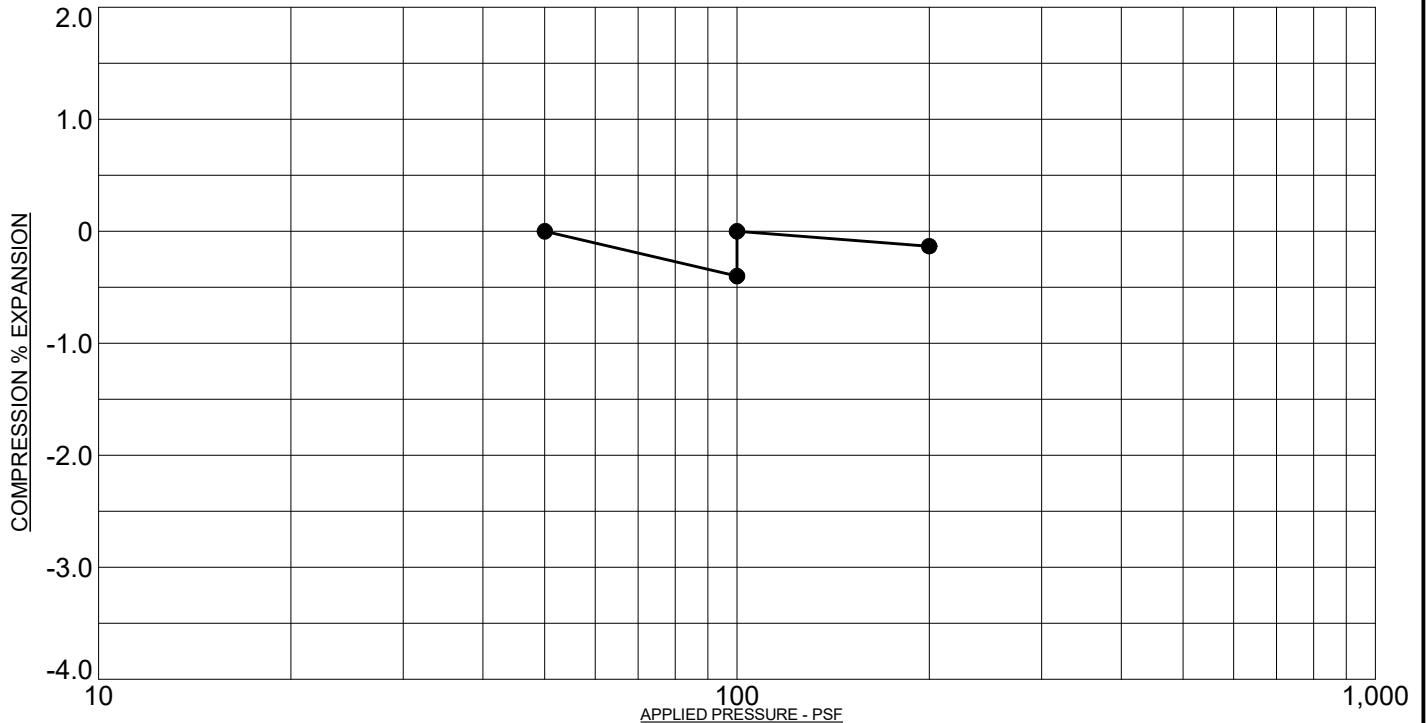
FIGURE No. 20

DATE Apr/20/2021



PROJECT: Creekside South at Lorson Ranch, El Paso County, Colorado
 SAMPLE DESCRIPTION: FILL: CLAY, SANDY
 NOTE: SAMPLE WAS INUNDATED WITH WATER AT 100 PSF

SAMPLE LOCATION: 5 @ 2 FT
 NATURAL DRY UNIT WEIGHT: 83.3 PCF
 NATURAL MOISTURE CONTENT: 13.7%
 PERCENT SWELL/COMPRESSION: 0.0



PROJECT: Creekside South at Lorson Ranch, El Paso County, Colorado
 SAMPLE DESCRIPTION: FILL: CLAY, SANDY
 NOTE: SAMPLE WAS INUNDATED WITH WATER AT 100 PSF

SAMPLE LOCATION: 6 @ 2 FT
 NATURAL DRY UNIT WEIGHT: 80.7 PCF
 NATURAL MOISTURE CONTENT: 17.5%
 PERCENT SWELL/COMPRESSION: 0.4

ROCKY MOUNTAIN GROUP

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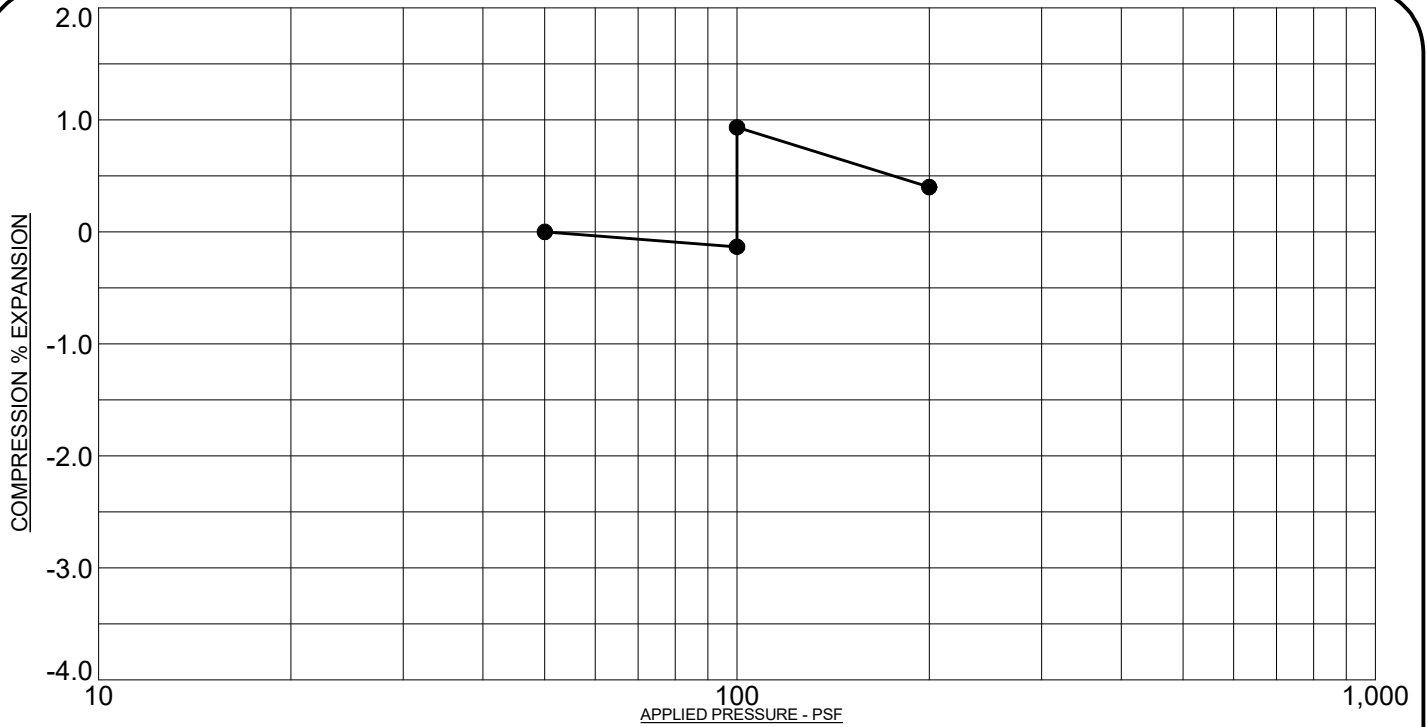
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SWELL/CONSOLIDATION TEST RESULTS

JOB No. 178681

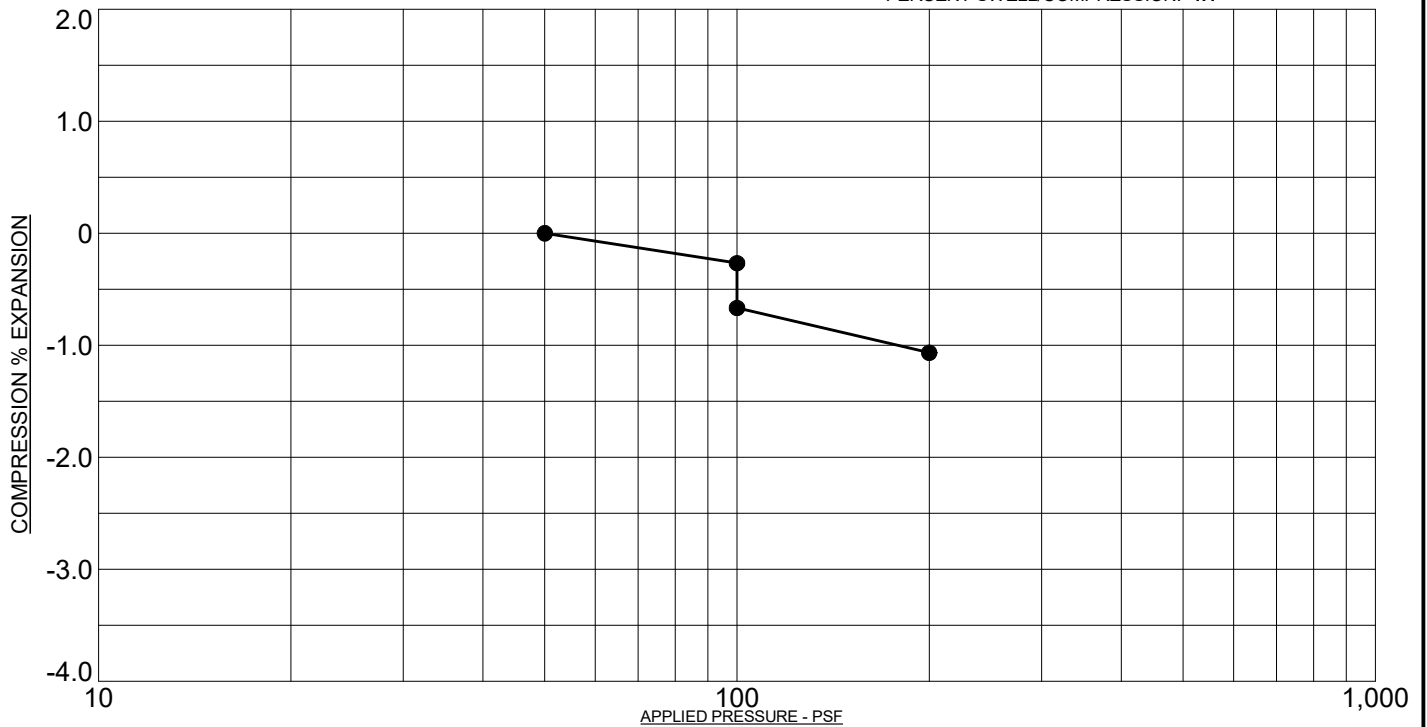
FIGURE No. 21

DATE Apr/20/2021



PROJECT: Creekside South at Lorson Ranch, El Paso County, Colorado
 SAMPLE DESCRIPTION: CLAYSTONE, SANDY
 NOTE: SAMPLE WAS INUNDATED WITH WATER AT 100 PSF

SAMPLE LOCATION: 7 @ 2 FT
 NATURAL DRY UNIT WEIGHT: 84.1 PCF
 NATURAL MOISTURE CONTENT: 11.9%
 PERCENT SWELL/COMPRESSION: 1.1



PROJECT: Creekside South at Lorson Ranch, El Paso County, Colorado
 SAMPLE DESCRIPTION: FILL: CLAY, SANDY
 NOTE: SAMPLE WAS INUNDATED WITH WATER AT 200 PSF

SAMPLE LOCATION: 8 @ 2 FT
 NATURAL DRY UNIT WEIGHT: 83.1 PCF
 NATURAL MOISTURE CONTENT: 15.3%
 PERCENT SWELL/COMPRESSION: -0.4

ROCKY MOUNTAIN GROUP

Architectural
Structural
Forensics



Geotechnical
Materials Testing
Civil, Planning

Colorado Springs: (Corporate Office)
2910 Austin Bluffs Parkway
Colorado Springs, CO 80918
(719) 548-0600

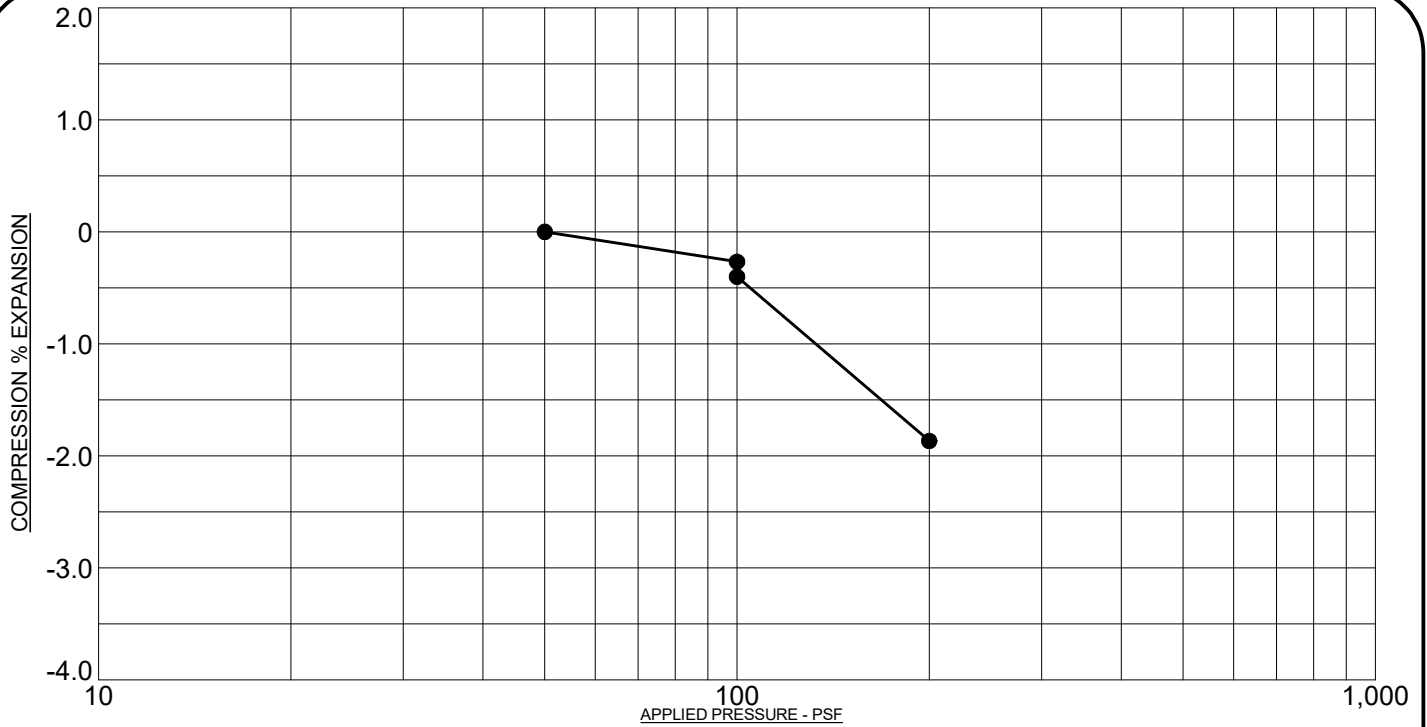
SOUTHERN COLORADO, DENVER METRO, NORTHERN COLORADO

SWELL/CONSOLIDATION TEST RESULTS

JOB No. 178681

FIGURE No. 22

DATE Apr/20/2021



PROJECT: Creekside South at Lorson Ranch, El Paso County, Colorado
 SAMPLE DESCRIPTION: FILL: CLAY, SANDY
 NOTE: SAMPLE WAS INUNDATED WITH WATER AT 100 PSF

SAMPLE LOCATION: 9 @ 2 FT
 NATURAL DRY UNIT WEIGHT: 81.1 PCF
 NATURAL MOISTURE CONTENT: 16.4%
 PERCENT SWELL/COMPRESSION: - 0.1

ROCKY MOUNTAIN GROUP

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SOUTHERN COLORADO, DENVER METRO, NORTHERN COLORADO

SWELL/CONSOLIDATION TEST RESULTS

JOB No. 178681

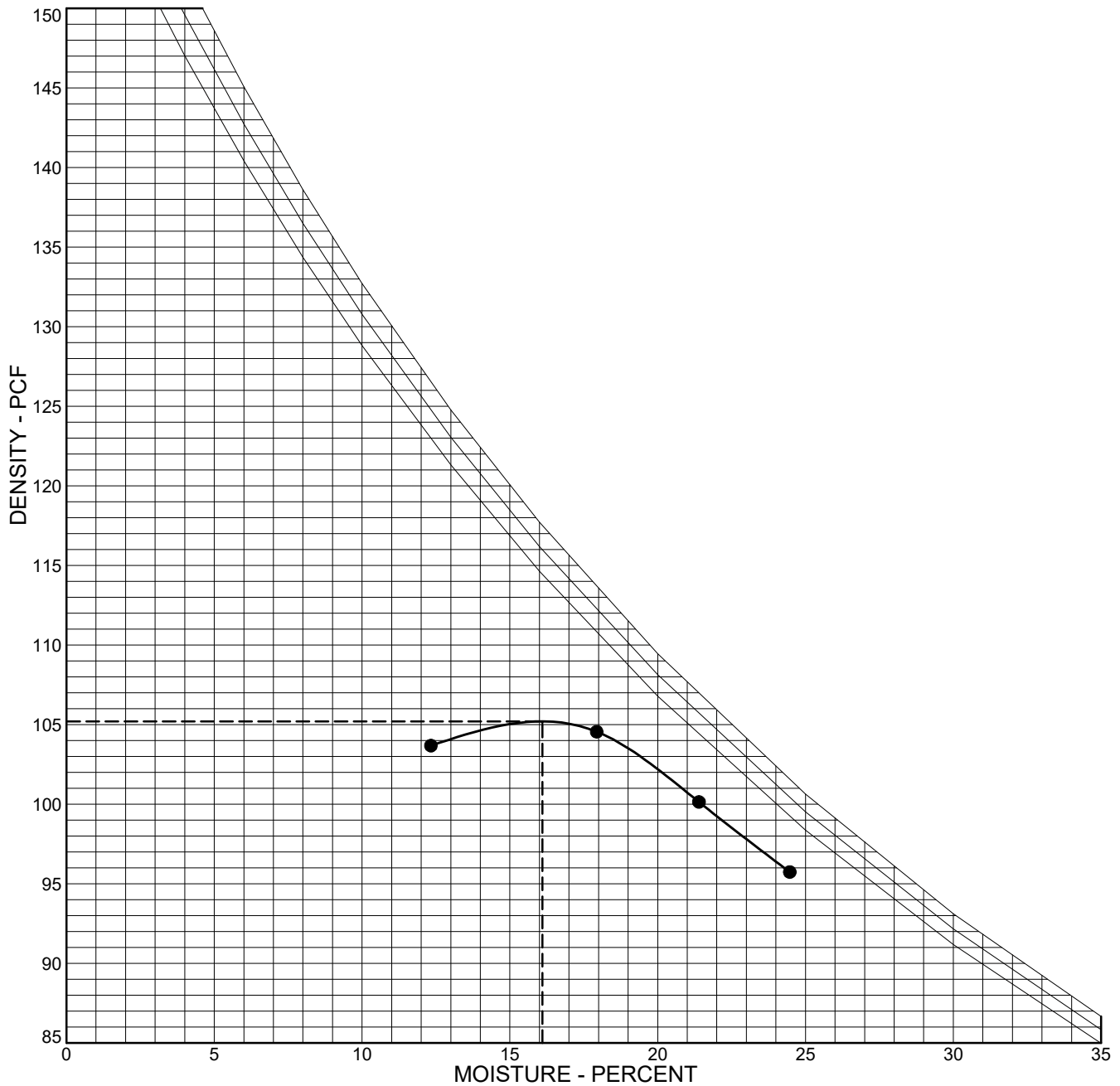
FIGURE No. 23

DATE Apr/20/2021

CLIENT: Landhuis Company

SAMPLE NUMBER: COMBINED A-6 PROCTOR

PROJECT: Creekside South at Lorson Ranch, El Paso County, Colorado



DESIGNATION **AASHTO 698A**
MAX. DRY DENSITY **105.2 pcf**
OPTIMUM MOISTURE **16.1 %**
FRACTION USED **#4**
MOLD VOLUME **0.0333 cu.ft.**

NOTE:
ZERO AIR VOIDS CURVES
PLOTTED FOR:
Gs = 2.60
Gs = 2.65
Gs = 2.70

ROCKY MOUNTAIN GROUP

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SOUTHERN COLORADO, DENVER METRO, NORTHERN COLORADO

MOISTURE-DENSITY RELATION CURVE

JOB No. 178681

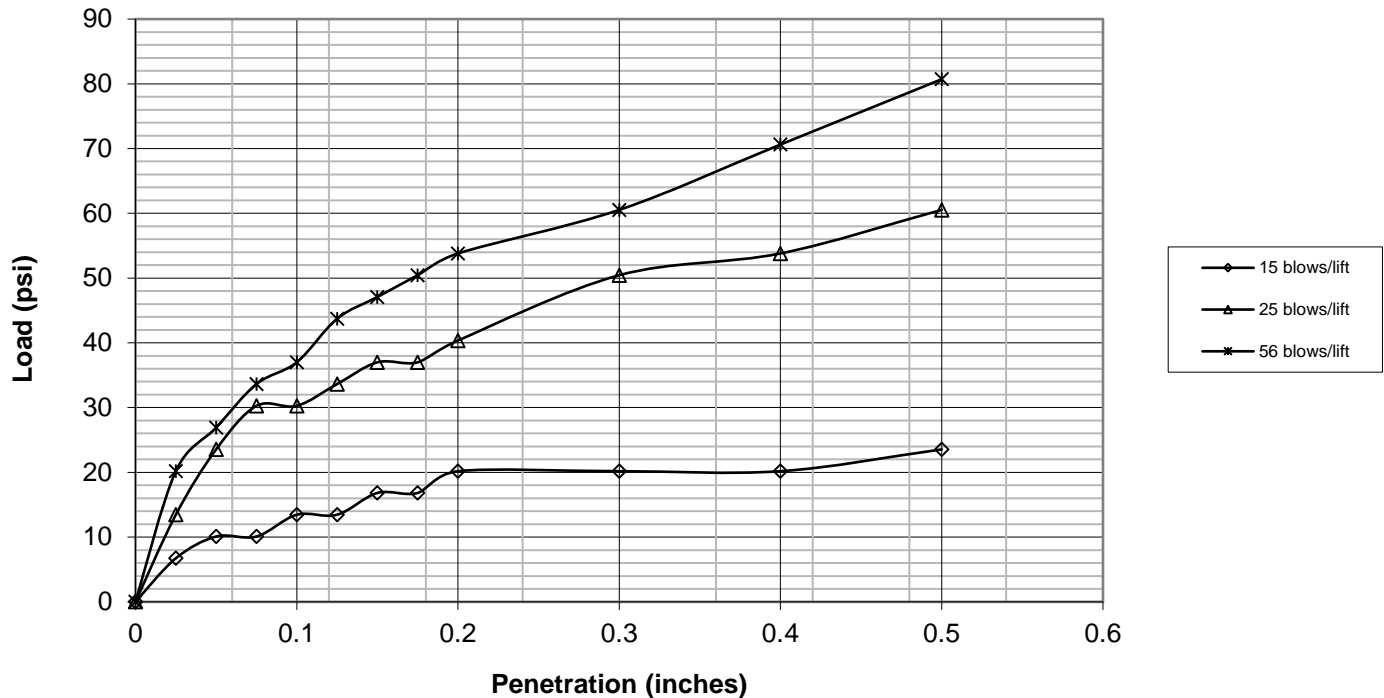
FIGURE No. 24

DATE Apr/20/2021

CALIFORNIA BEARING RATIO TEST RESULTS

PROJECT: Creekside South at Lorson Ranch
 JOB NUMBER: 178681 TEST DATE: 3/29/2021
 AASHTO: A-6
 SAMPLE NUMBER: CBR
 SAMPLE LOCATION: Combined Bulk Sample
 SOIL DESCRIPTION: Silty and Clayey Sand

Penetration (in)	15 blows/lift	25 blows/lift	56 blows/lift
	Load (psi)	Load (psi)	Load (psi)
0.000	0.0	0.0	0.0
0.025	6.7	13.5	20.2
0.050	10.1	23.5	26.9
0.075	10.1	30.3	33.6
0.100	13.5	30.3	37.0
0.125	13.5	33.6	43.7
0.150	16.8	37.0	47.1
0.175	16.8	37.0	50.4
0.200	20.2	40.4	53.8
0.300	20.2	50.4	60.5
0.400	20.2	53.8	70.6
0.500	23.5	60.5	80.7



Corrected Penetration (in)	15 blows/lift	25 blows/lift	56 blows/lift
	Corrected Load (psi)	Corrected Load (psi)	Corrected Load (psi)
0.1	1.3	3.0	3.7
0.2	1.3	2.7	3.6

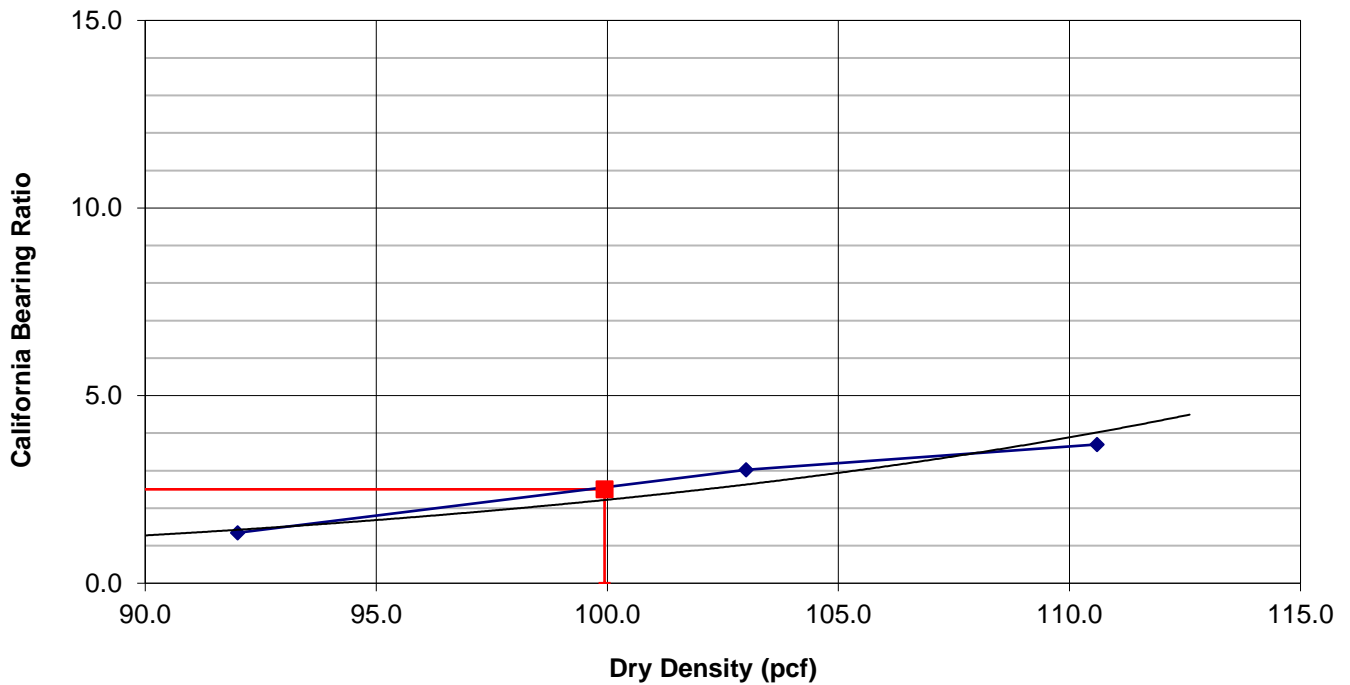


Figure No. 25

CALIFORNIA BEARING RATIO TEST RESULTS

PROJECT:	Creskide South at Lorson Ranch	
JOB NUMBER:	178681	TEST DATE: 3/29/2021
AASHTO CLASSIFICATION:	A-6	
SAMPLE NUMBER:	CBR	
SAMPLE LOCATION:	Combined Bulk Sample	
SOIL DESCRIPTION:	Silty and Clayey Sand	

	15 blows/lift	25 blows/lift	56 blows/lift
Corrected California Bearing Ratio	1.3	3.0	3.7
Dry Density (pcf)	92.0	103.0	110.6
Percent Compaction	87	98	105
Percent Moisture After Soaking	27.0	29.7	25.9
Percent Expansion/Compression	2.2	2.4	1.3
Surcharge Weight (lbs)	12.60	12.60	12.60



California Bearing Ratio	2.5
Dry Density (pcf)	105.2
Percent Compaction	95.00%
Target Dry Density	99.9
Compaction Test Method	ASTM D-698
Condition of sample	Soaked



Figure No. 26

APPENDIX A

Figure D-1. Flexible Pavement Nomograph

