

**EASTONVILLE ROAD**  
(80' PUBLIC R.O.W.)

**LEGEND**

PROPERTY LINE	---
PROPOSED INTERMEDIATE CONTOUR	---
PROPOSED INDEX CONTOUR	6245
EX. INTERMEDIATE CONTOUR	---
EX. INDEX CONTOUR	6245
CUT FILL DELINEATION	---
LIMITS OF DISTURBANCE/CONSTRUCTION	---
PROPOSED STORM SEWER	---
PROPOSED STORM INLET	■
EX. OVERHEAD ELECTRIC	OE
EX. SANITARY SEWER	SS
EX. PETROLEUM	UP
EX. GAS	G
EX. RAW WATER	NPW
EX. WATER	W
EX. STORM SEWER	ST
TEMPORARY SWALE	---
DIRECTION OF FLOW	←
SILT FENCE	SF
CONSTRUCTION FENCE	CF
VEHICLE TRACKING CONTROL	VTC
STRAW BALE CHECK DAM	CD
CONCRETE WASHOUT AREA	CWA
STABILIZED STAGING AREA	SSA
TEMPORARY SEDIMENT BASIN	TSB
OFFSITE IMPROVEMENTS	---
REF. INTERIM/FINAL GEC PLAN	---

- NOTE**
- GRADING IS NOT PERMITTED WITHIN THE COUNTY RIGHT-OF-WAY DURING THE INITIAL CONDITION, EXCEPT FOR THE OPEN CHANNEL ALONG E. WOODMEN RD.
  - EXISTING SITE IS 90% VEGETATED WITH NATURAL NATIVE GRASSES.
  - NO RETAINING WALLS ARE PROPOSED AT THE INITIAL CONDITION.

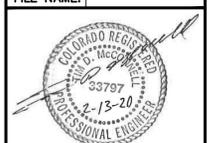
PREPARED BY:  
**DREXEL, BARRELL & CO.**  
Engineers-Surveyors  
3 SOUTH 7TH STREET  
COLORADO SPGS, COLORADO 80905  
CONTACT: TIM D. McCONNELL, P.E.  
(719)260-0887  
BOULDER • COLORADO SPRINGS

CLIENT:  
**HUMMEL INVESTMENTS, LLC**  
8117 PRESTON ROAD, SUITE 120  
DALLAS, TEXAS 75225  
(214) 416-9820

OVERLOT GRADING, POND SR4 & UTILITY  
CONSTRUCTION DRAWINGS FOR  
**FALCON  
MARKETPLACE**  
FALCON, COLORADO

ISSUE	DATE
1ST SUBMITTAL	6-20-17
RESUBMITTAL	9-6-18
REVISED	7-24-20

DESIGNED BY: TDM  
DRAWN BY: KGV  
CHECKED BY: TDM  
FILE NAME:



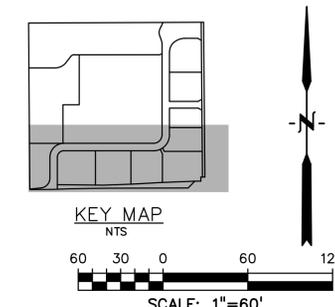
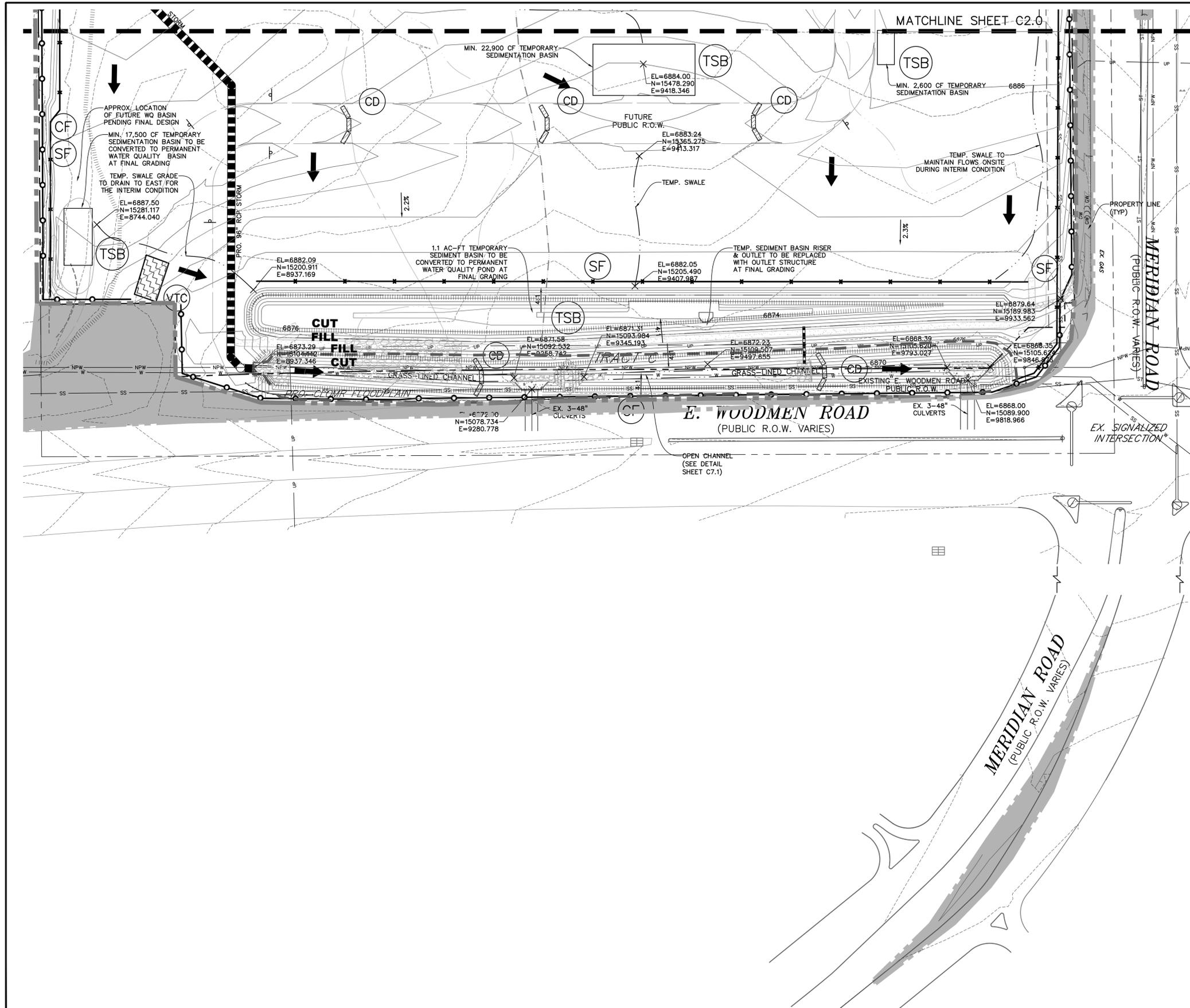
PREPARED UNDER MY DIRECT SUPERVISION FOR AND ON BEHALF OF DREXEL, BARRELL & CO.

DRAWING SCALE:  
HORIZONTAL: 1"=60'  
VERTICAL: N/A

**INITIAL GRADING  
& EROSION  
CONTROL PLAN**

PROJECT NO. 20988-00CSCV  
DRAWING NO.

**C2.0**



**LEGEND**

PROPERTY LINE	---
PROPOSED INTERMEDIATE CONTOUR	.....
PROPOSED INDEX CONTOUR	..... 6245
EX. INTERMEDIATE CONTOUR	.....
EX. INDEX CONTOUR	..... 6245
CUT FILL DELINEATION	---
LIMITS OF DISTURBANCE/CONSTRUCTION	---
PROPOSED STORM SEWER	---
PROPOSED STORM INLET	■
EX. OVERHEAD ELECTRIC	—OE—
EX. SANITARY SEWER	—SS—
EX. PETROLEUM	—UP—
EX. GAS	—G—
EX. RAW WATER	—NPW—
EX. WATER	—W—
EX. STORM SEWER	—ST—
TEMPORARY SWALE	—
DIRECTION OF FLOW	→
SILT FENCE	SF
CONSTRUCTION FENCE	CF
VEHICLE TRACKING CONTROL	VTC
STRAW BALE CHECK DAM	CD
CONCRETE WASHOUT AREA	CWA
STABILIZED STAGING AREA	SSA
TEMPORARY SEDIMENT BASIN	TSB
OFFSITE IMPROVEMENTS	■
REF. INTERIM/FINAL GEC PLAN	■

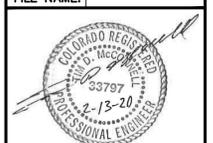
- NOTE**
1. GRADING IS NOT PERMITTED WITHIN THE COUNTY RIGHT-OF-WAY DURING THE INITIAL CONDITION, EXCEPT FOR THE OPEN CHANNEL ALONG E. WOODMEN RD.
  2. EXISTING SITE IS 90% VEGETATED WITH NATURAL NATIVE GRASSES.
  3. NO RETAINING WALLS ARE PROPOSED AT THE INITIAL CONDITION.

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

CLIENT:  
**HUMMEL INVESTMENTS, LLC**  
 8117 PRESTON ROAD, SUITE 120  
 DALLAS, TEXAS 75225  
 (214) 416-9820

OVERLOT GRADING, POND SR4 & UTILITY  
 CONSTRUCTION DRAWINGS FOR  
**FALCON  
 MARKETPLACE**  
 FALCON, COLORADO

ISSUE	DATE
1ST SUBMITTAL	6-20-17
RESUBMITTAL	9-6-18
REVISED	7-24-20
DESIGNED BY:	TDM
DRAWN BY:	KGV
CHECKED BY:	TDM
FILE NAME:	



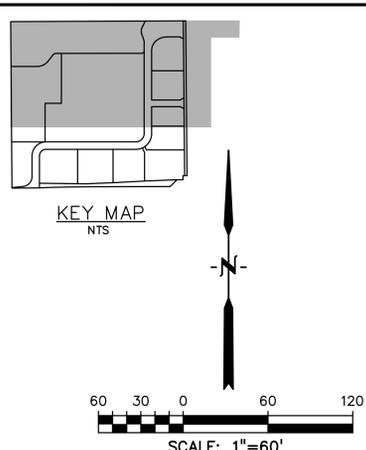
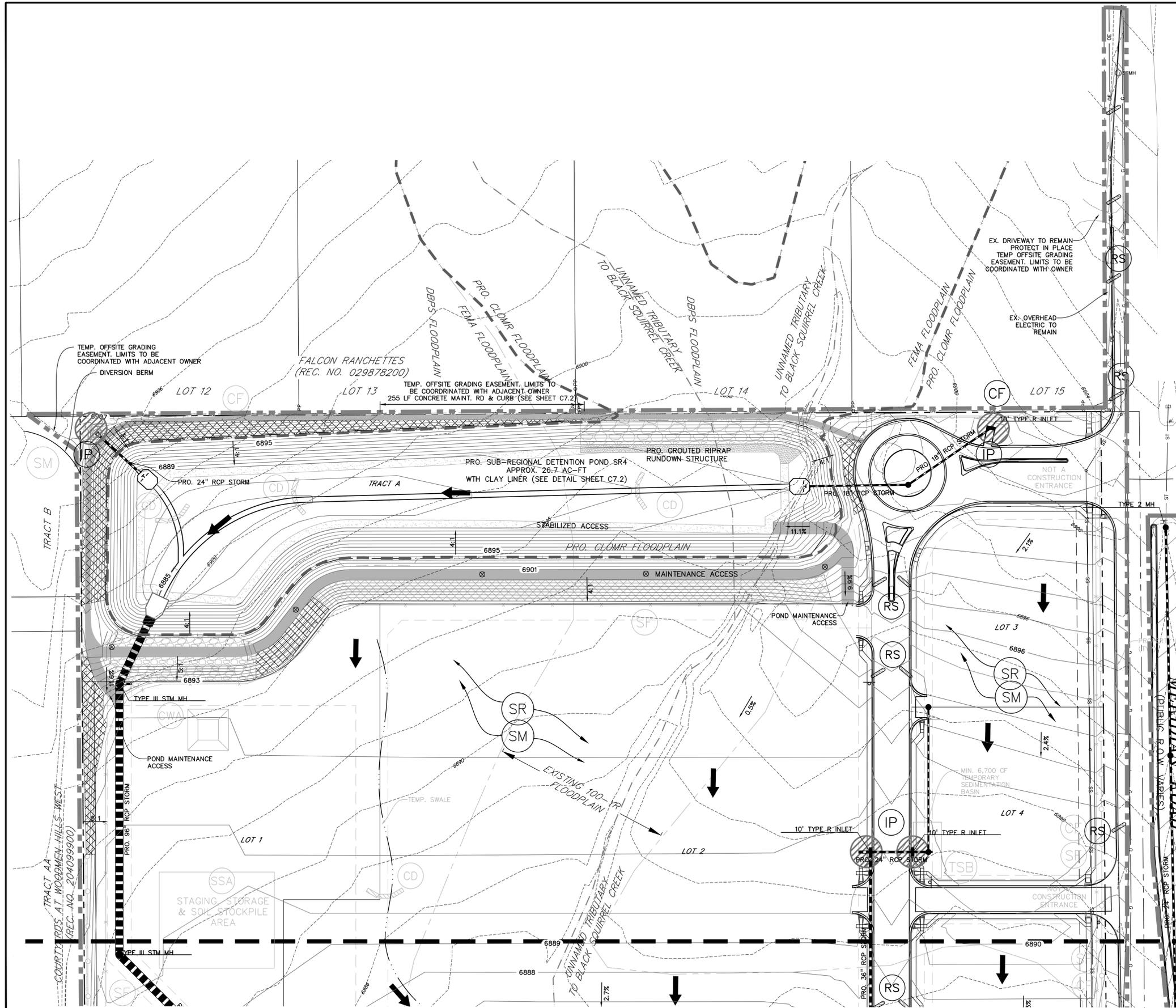
PREPARED UNDER MY DIRECT SUPERVISION FOR AND ON BEHALF OF DREXEL, BARRELL & CO.

DRAWING SCALE:  
 HORIZONTAL: 1"=60'  
 VERTICAL: N/A

**INITIAL GRADING  
 & EROSION  
 CONTROL PLAN**

PROJECT NO. 20988-00CSCV  
 DRAWING NO.

**C2.1**



**NOTES:**

- EXISTING SITE IS 90% VEGETATED WITH NATURAL NATIVE GRASSES.
- NO DEDICATED ASPHALT OR CONCRETE BATCH PLANTS ARE TO BE USED ONSITE.
- DEWATERING IS NOT ANTICIPATED, BUT MAY BE ENCOUNTERED IN THE DETENTION FACILITIES. COORDINATE DEWATERING WITH EL PASO COUNTY AND OBTAIN CDPHE PERMITS IN ACCORDANCE WITH SWMP DOCUMENTATION.



**LEGEND**

- PROPERTY LINE
- PROPOSED INTERMEDIATE CONTOUR
- PROPOSED INDEX CONTOUR 6245
- EX. INTERMEDIATE CONTOUR
- EX. INDEX CONTOUR 6245
- CUT FILL DELINEATION
- LIMITS OF DISTURBANCE/CONSTRUCTION
- PROPOSED STORM SEWER
- PROPOSED STORM INLET
- EX. OVERHEAD ELECTRIC
- EX. SANITARY SEWER
- EX. PETROLEUM
- EX. GAS
- EX. RAW WATER
- EX. WATER
- EX. STORM SEWER
- EMBANKMENT MONITOR
- DIRECTION OF FLOW
- SILT FENCE SEE DETAIL 3/C4.2
- CONSTRUCTION FENCE
- VEHICLE TRACKING CONTROL SEE DETAIL 5/C4.2
- EROSION CONTROL BLANKET (FOR AREAS WITH SLOPE > 3:1)
- STRAW BALE CHECK DAM
- CONCRETE WASHOUT AREA
- SURFACE ROUGHENING
- TEMPORARY SEEDING & MULCHING
- STABILIZED STAGING AREA
- TEMPORARY SEDIMENT BASIN
- ROCK SOCKS

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

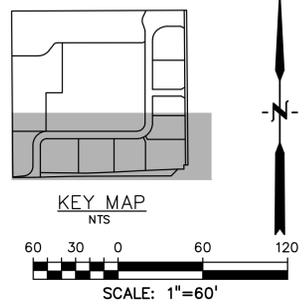
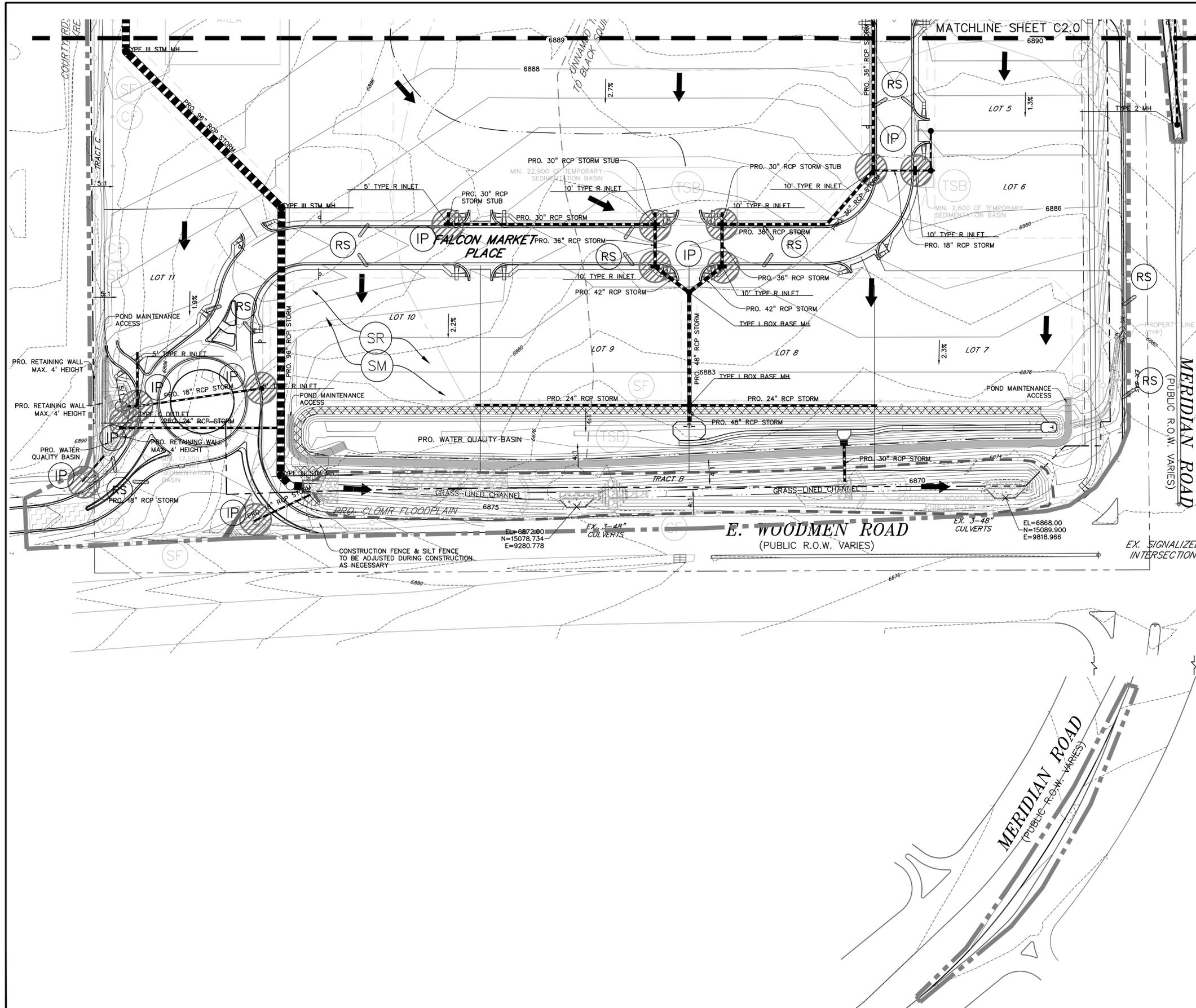
CLIENT:  
**LG HI FALCON, LLC**  
 3953 MAPLE AVE., #290  
 DALLAS, TEXAS 75219  
 (214) 416-9820

CONSTRUCTION DRAWINGS FOR  
**FALCON MARKETPLACE**  
 FALCON, COLORADO

ISSUE	DATE
90% SUBMITTAL	5-6-19
REVISED	8-28-20

DESIGNED BY: TDM  
 DRAWN BY: KGV  
 CHECKED BY: TDM  
 FILE NAME:

PREPARED UNDER MY DIRECT SUPERVISION FOR AND ON BEHALF OF DREXEL, BARRELL & CO.  
 DRAWING SCALE:  
 HORIZONTAL: 1"=60'  
 VERTICAL: N/A  
**INTERIM/FINAL GRADING & EROSION CONTROL PLAN**  
 PROJECT NO. 20988-00CSCV  
 DRAWING NO.  
**C2.10**  
 SHEET: 8 OF 48  
 EL PASO COUNTY FILE # SF-19-001



**LEGEND**

PROPERTY LINE	---
PROPOSED INTERMEDIATE CONTOUR	---
PROPOSED INDEX CONTOUR	---
EX. INTERMEDIATE CONTOUR	---
EX. INDEX CONTOUR	---
CUT FILL DELINEATION	---
LIMITS OF DISTURBANCE/CONSTRUCTION	---
PROPOSED STORM SEWER	---
PROPOSED STORM INLET	■
EX. OVERHEAD ELECTRIC	—○—
EX. SANITARY SEWER	—SS—
EX. PETROLEUM	—UP—
EX. GAS	—G—
EX. RAW WATER	—RW—
EX. WATER	—W—
EX. STORM SEWER	—ST—
TEMPORARY SWALE	---
DIRECTION OF FLOW	→
SILT FENCE SEE DETAIL 3/C4.2	SF
CONSTRUCTION FENCE	CF
VEHICLE TRACKING CONTROL SEE DETAIL 5/C4.2	VTC
EROSION CONTROL BLANKET (FOR AREAS WITH SLOPE > 3:1)	ECB
STRAW BALE CHECK DAM	CD
CONCRETE WASHOUT AREA	CWA
SURFACE ROUGHENING	SR
TEMPORARY SEEDING & MULCHING	SM
STABILIZED STAGING AREA	SSA
TEMPORARY SEDIMENT BASIN	TSB
ROCK SOCKS	RS

**NOTES:**

- EXISTING SITE IS 90% VEGETATED WITH NATURAL NATIVE GRASSES.
- NO DEDICATED ASPHALT OR CONCRETE BATCH PLANTS ARE TO BE USED ONSITE.
- DEWATERING IS NOT ANTICIPATED, BUT MAY BE ENCOUNTERED IN THE DETENTION FACILITIES. COORDINATE DEWATERING WITH EL PASO COUNTY AND OBTAIN CDPHE PERMITS IN ACCORDANCE WITH SWMP DOCUMENTATION.

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

CLIENT:  
**LG HI FALCON, LLC**  
 3953 MAPLE AVE., #290  
 DALLAS, TEXAS 75219  
 (214) 416-9820

CONSTRUCTION DRAWINGS FOR  
**FALCON MARKETPLACE**  
 FALCON, COLORADO

ISSUE	DATE
90% SUBMITTAL	5-6-19
REVISED	8-28-20
DESIGNED BY:	TDM
DRAWN BY:	KGV
CHECKED BY:	TDM
FILE NAME:	

PREPARED UNDER MY DIRECT SUPERVISION FOR AND ON BEHALF OF DREXEL, BARRELL & CO.  
**DRAWING SCALE:**  
 HORIZONTAL: 1"=60'  
 VERTICAL: N/A

**INTERIM/FINAL GRADING & EROSION CONTROL PLAN**

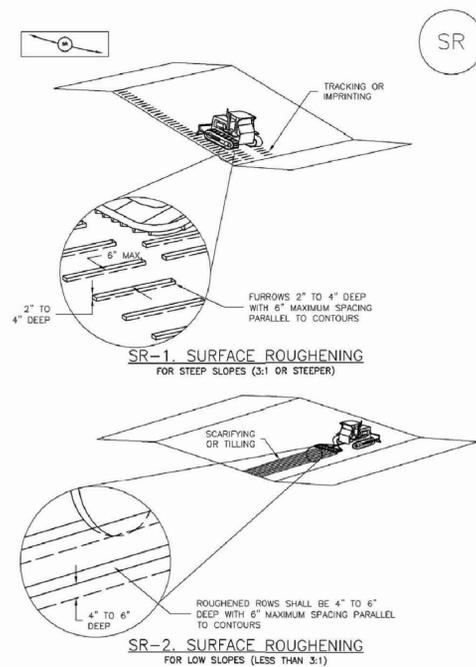
PROJECT NO. 20988-00CSCV  
 DRAWING NO.

**C2.11**

SHEET: 9 OF 48

### Surface Roughening (SR)

EC-1



November 2010 Urban Drainage and Flood Control District Urban Storm Drainage Criteria Manual Volume 3 SR-3

### EC-2 Temporary and Permanent Seeding (TS/PS)

Table TS/PS-3. Seeding Dates for Annual and Perennial Grasses

Seeding Dates	Annual Grasses (Numbers in table reference species in Table TS/PS-1)		Perennial Grasses	
	Warm	Cool	Warm	Cool
January 1-March 15			✓	✓
March 16-April 30	4	1,2,3	✓	✓
May 1-May 15	4		✓	
May 16-June 30	4,5,6,7			
July 1-July 15	5,6,7			
July 16-August 31				
September 1-September 30		8,9,10,11		
October 1-December 31			✓	✓

#### Mulch

Cover seeded areas with mulch or an appropriate rolled erosion control product to promote establishment of vegetation. Anchor mulch by crimping, netting or use of a non-toxic tackifier. See the Mulching BMP Fact Sheet for additional guidance.

#### Maintenance and Removal

Monitor and observe seeded areas to identify areas of poor growth or areas that fail to germinate. Reseed and mulch these areas, as needed.

An area that has been permanently seeded should have a good stand of vegetation within one growing season if irrigated and within three growing seasons without irrigation in Colorado. Reseed portions of the site that fail to germinate or remain bare after the first growing season.

Seeded areas may require irrigation, particularly during extended dry periods. Targeted weed control may also be necessary.

Protect seeded areas from construction equipment and vehicle access.

TS/PS-6 Urban Drainage and Flood Control District Urban Storm Drainage Criteria Manual Volume 3 November 2010

### Temporary and Permanent Seeding (TS/PS) EC-2

Seeding dates for the highest success probability of perennial species along the Front Range are generally in the spring from April through early May and in the fall after the first of September until the ground freezes. If the area is irrigated, seeding may occur in summer months, as well. See Table TS/PS-3 for appropriate seeding dates.

Table TS/PS-1. Minimum Drill Seeding Rates for Various Temporary Annual Grasses

Species* (Common name)	Growth Season*	Pounds of Pure Live Seed (PLS)/acre <sup>b</sup>	Planting Depth (inches)
1. Oats	Cool	35 - 50	1 - 2
2. Spring wheat	Cool	25 - 35	1 - 2
3. Spring barley	Cool	25 - 35	1 - 2
4. Annual ryegrass	Cool	10 - 15	½
5. Millet	Warm	3 - 15	½ - ¾
6. Sudangrass	Warm	5 - 10	½ - ¾
7. Sorghum	Warm	5 - 10	½ - ¾
8. Winter wheat	Cool	20 - 35	1 - 2
9. Winter barley	Cool	20 - 35	1 - 2
10. Winter rye	Cool	20 - 35	1 - 2
11. Triticale	Cool	25 - 40	1 - 2

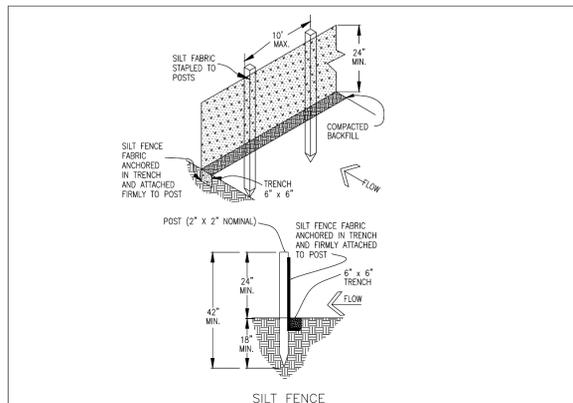
\* Successful seeding of annual grass resulting in adequate plant growth will usually produce enough dead-plant residue to provide protection from wind and water erosion for an additional year. This assumes that the cover is not disturbed or mowed closer than 8 inches.

Hydraulic seeding may be substituted for drilling only where slopes are steeper than 3:1 or where access limitations exist. When hydraulic seeding is used, hydraulic mulching should be applied as a separate operation, when practical, to prevent the seeds from being encapsulated in the mulch.

<sup>b</sup> See Table TS/PS-3 for seeding dates. Irrigation, if consistently applied, may extend the use of cool season species during the summer months.

<sup>c</sup> Seeding rates should be doubled if seed is broadcast, or increased by 50 percent if done using a Brillion Drill or by hydraulic seeding.

November 2010 Urban Drainage and Flood Control District Urban Storm Drainage Criteria Manual Volume 3 TS/PS-3



#### SILT FENCE NOTES

##### INSTALLATION REQUIREMENTS

- SILT FENCES SHALL BE INSTALLED PRIOR TO ANY LAND DISTURBING ACTIVITIES.
- WHEN JOINTS ARE NECESSARY, SILT FENCE GEOTEXTILE SHALL BE SPICED TOGETHER ONLY AT SUPPORT POST AND SECURELY SEALED.
- METAL POSTS SHALL BE "STUDDED TEE" OR "U" TYPE WITH MINIMUM WEIGHT OF 1.33 POUNDS PER LINEAR FOOT. WOOD POSTS SHALL HAVE A MINIMUM DIAMETER OR CROSS SECTION DIMENSION OF 2 INCHES.
- THE FILTER MATERIAL SHALL BE FASTENED SECURELY TO METAL OR WOOD POSTS USING WIRE TIES, OR TO WOOD POSTS WITH 3/4" LONG #9 HEAVY-DUTY STAPLES. THE SILT FENCE GEOTEXTILE SHALL NOT BE STAPLED TO EXISTING TREES.
- WHILE NOT REQUIRED, WIRE MESH FENCE MAY BE USED TO SUPPORT THE GEOTEXTILE. WIRE FENCE SHALL BE FASTENED SECURELY TO THE UPSLOPE SIDE OF THE POSTS USING HEAVY-DUTY WIRE STAPLES AT LEAST 3/4" LONG. THE WIRES OR HOE RINGS. THE WIRE SHALL EXTEND INTO THE TRENCH A MINIMUM OF 6" AND SHALL NOT EXTEND MORE THAN 3" ABOVE THE ORIGINAL GROUND SURFACE.
- ALONG THE TOE OF FILLS, INSTALL THE SILT FENCE ALONG A LEVEL CONTOUR AND PROVIDE AN AREA BEHIND THE FENCE FOR RUNOFF TO POND AND SEDIMENT TO SETTLE. A MINIMUM DISTANCE OF 5 FEET FROM THE TOE OF THE FILL IS RECOMMENDED.
- THE HEIGHT OF THE SILT FENCE FROM THE GROUND SURFACE SHALL BE MINIMUM OF 24 INCHES AND SHALL NOT EXCEED 36 INCHES; HIGHER FENCES MAY INPOUND VOLUMES OF WATER SUFFICIENT TO CAUSE FAILURE OF THE STRUCTURE.

##### MAINTENANCE REQUIREMENTS

- CONTRACTOR SHALL INSPECT SILT FENCES IMMEDIATELY AFTER EACH RAINFALL. AT LEAST DAILY DURING PROLONGED RAINFALL AND WEEKLY DURING PERIODS OF NO RAINFALL. DAMAGED, COLLAPSED, UNTRENCHED OR INEFFECTIVE SILT FENCES SHALL BE PROMPTLY REPAIRED OR REPLACED.
- SEDIMENT SHALL BE REMOVED FROM BEHIND SILT FENCE WHEN IT ACCUMULATES TO HALF THE EXPOSED GEOTEXTILE HEIGHT.
- SILT FENCES SHALL BE REMOVED WHEN ADEQUATE VEGETATIVE COVER IS ATTAINED AS APPROVED BY THE CITY.

City of Colorado Springs Stormwater Quality SF Figure SF-2 Silt Fence Construction Detail and Maintenance Requirements

#### MULCHING NOTES

##### INSTALLATION REQUIREMENTS

- ALL DISTURBED AREAS MUST BE MULCHED WITHIN 21 DAYS AFTER FINAL GRADE AND SEEDING AREAS ARE TO BE MULCHED WITHIN 24 HOURS AFTER SEEDING.
- MATERIAL USED FOR MULCH CAN BE CERTIFIED CLEAN, WEED- AND SEED-FREE LONG STEMMED FIELD OR MARSH HAY, OR STRAW OF OATS, BARLEY, WHEAT, RYE, OR TRITICALE CERTIFIED BY THE COLORADO DEPARTMENT OF AGRICULTURE WEED-FREE FORAGE CERTIFICATION PROGRAM.
- HYDRAULIC MULCHING MATERIAL SHALL CONSIST OF VIRGIN WOOD FIBER MANUFACTURED FROM CLEAN WHOLE WOOD CHIPS. WOOD CHIPS CANNOT CONTAIN ANY GROWTH OR GERMINATION INHIBITORS OR BE PRODUCED FROM RECYCLED MATERIAL. GRAVEL CAN ALSO BE USED.
- MULCH IS TO BE APPLIED EVENLY AT A RATE OF 2 TONS PER ACRE.
- MULCH IS TO BE ANCHORED EITHER BY CRIMPING (TUCKING MULCH FIBERS 4 INCHES INTO THE SOIL), USING NETTING (USED ON SMALL AREAS WITH STEEP SLOPES), OR WITH A TACKIFIER.
- HYDRAULIC MULCHING AND TACKIFIERS ARE NOT TO BE USED IN THE PRESENCE OF FRESH SURFACE WATER.

##### MAINTENANCE REQUIREMENTS

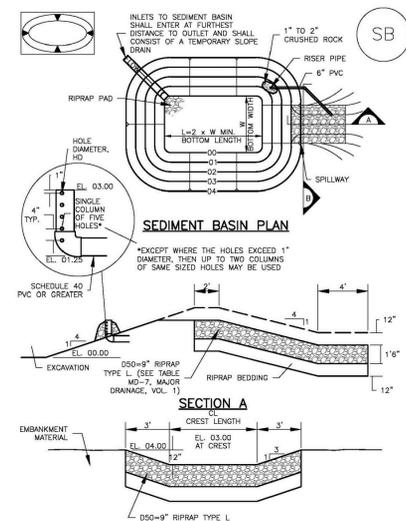
- REGULAR INSPECTIONS ARE TO BE MADE OF ALL MULCHED AREAS.
- MULCH IS TO BE REPLACED IMMEDIATELY IN THOSE AREAS IT HAS BEEN REMOVED, AND IF NECESSARY THE AREA SHOULD BE RESEDED.

City of Colorado Springs Stormwater Quality SM

Figure MU-1 Mulching Construction Detail and Maintenance Requirements

3-30

### Sediment Basin (SB) SC-7



August 2013 Urban Drainage and Flood Control District Urban Storm Drainage Criteria Manual Volume 3 SB-5

#### RECOMMENDED PERMANENT SEEDING MIX:

APPLY AT 25 POUNDS OF PURE LIVE SEED (PLS) PER ACRE AND A PLANTING DEPTH OF 1 TO 2 INCHES.

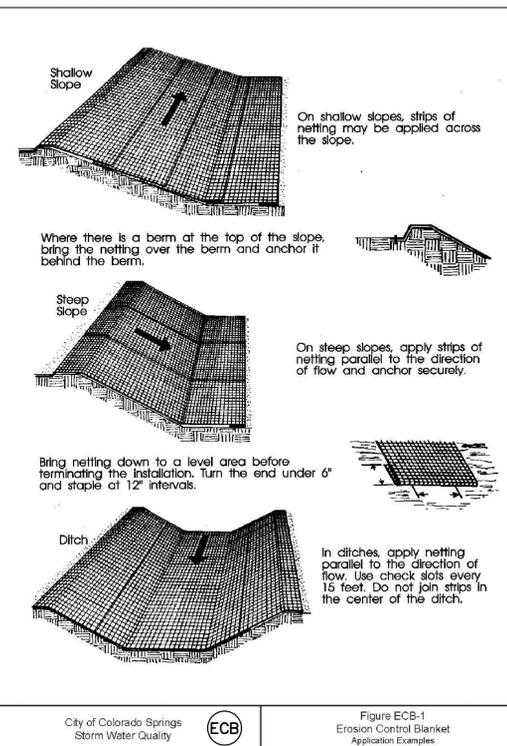
##### SHARP'S 2011 DRYLAND PASTURE MIX

SPECIES - VARIETY	LOT #	% OF MIX	PURITY %	GERM %	ORIG
PUBESCENT WHEATGRASS, LUNA	BG3286-9	25.00%	94.81%	91.00%	WY
INTERMEDIATE WHEATGRASS, RUSH	BG3237-8	20.00%	98.97%	95.00%	WY
SMOOTH BROME, LINCOLN	YYY-3058	20.00%	94.72%	85.00%	KS
TETRAPLOID PER RYE, FULL THROTTLE	L145-8-P23	15.00%	96.77%	90.00%	OR
ORCHARDGRASS, PROFILE	B1-9-54	15.00%	94.42%	96.00%	OR
BLUEBUNCH WHEATGRASS, SECAR	BG3248-9	5.00%	98.79%	91.00%	WY
		100.00%			

City of Colorado Springs Stormwater Quality SF

Figure SF-2 Silt Fence Construction Detail and Maintenance Requirements

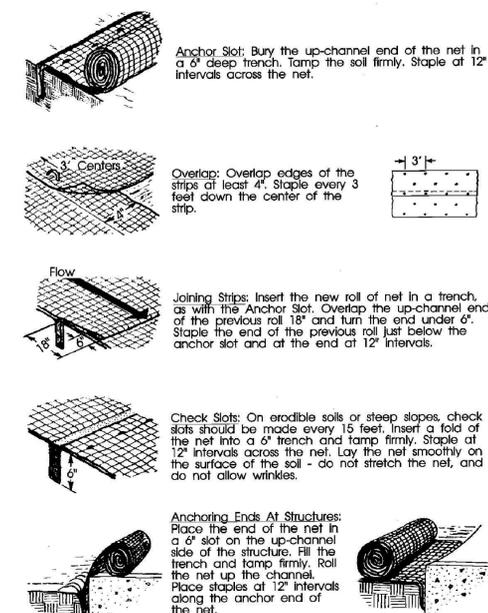
3-36



City of Colorado Springs Storm Water Quality ECB

Figure ECB-1 Erosion Control Blanket Application Examples

EL0909191022 CS-CSP-06CB-10-00



City of Colorado Springs Storm Water Quality ECB

Figure ECB-2 Erosion Control Blanket Installation Examples

EL0909191022 CS-CSP-06CB-20-00

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

CLIENT:

HUMMEL INVESTMENTS, LLC

8117 PRESTON ROAD, SUITE 120  
DALLAS, TEXAS 75225

(214) 416-9820

OVERLOT GRADING, POND SR4 & UTILITY CONSTRUCTION DRAWINGS FOR

FALCON MARKETPLACE  
FALCON, COLORADO

ISSUE	DATE
1ST SUBMITTAL	6-20-17
RESUBMITTAL	9-6-18
REVISED	4-1-20

DESIGNED BY: TDM  
DRAWN BY: KGV  
CHECKED BY: TDM

FILE NAME:

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

DRAWING SCALE:  
HORIZONTAL: N/A  
VERTICAL: N/A

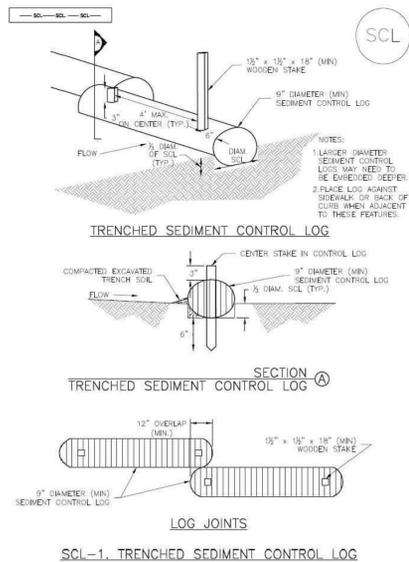
EROSION CONTROL DETAILS

PROJECT NO. 20988--00CSV  
DRAWING NO.

C2.2

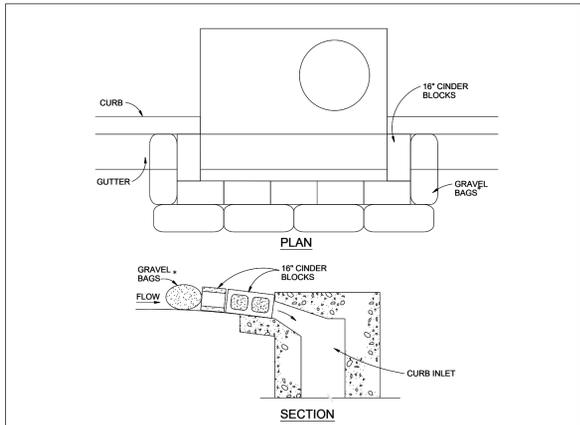
SHEET: 5 OF 27

**Sediment Control Log (SCL) SC-2**



November 2015 Urban Drainage and Flood Control District Urban Storm Drainage Criteria Manual Volume 3 SCL-3

City of Colorado Springs Stormwater Quality Figure VT-1 Vehicle Tracking Application Examples SSA

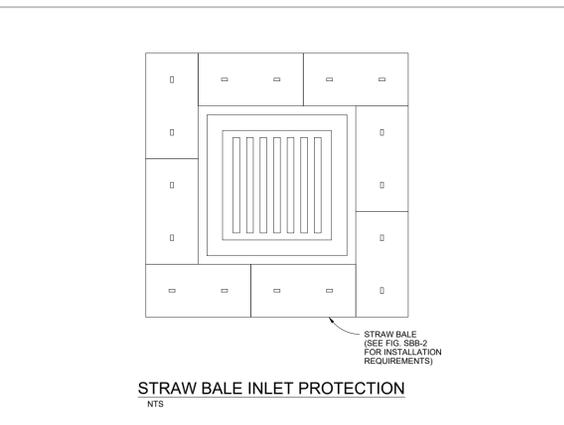


**BLOCK AND GRAVEL BAG CURB INLET PROTECTION**

**BLOCK AND GRAVEL BAG CURB INLET PROTECTION NOTES**

- INSTALLATION REQUIREMENTS**
1. INLET PROTECTION SHALL BE INSTALLED IMMEDIATELY AFTER CONSTRUCTION OF INLET.
  2. CONCRETE BLOCKS ARE TO BE LAID AROUND THE INLET IN A SINGLE ROW ON THEIR SIDES, ABUTTING ONE ANOTHER WITH THE OPEN ENDS OF THE BLOCK FACING OUTWARD.
  3. GRAVEL BAGS ARE TO BE PLACED AROUND THE CONCRETE BLOCKS CLOSELY ABUTTING ONE ANOTHER SO THERE ARE NO GAPS.
  4. GRAVEL BAGS ARE TO CONTAIN WASHED SAND OR GRAVEL APPROXIMATELY 3/4 INCH IN DIAMETER.
  5. BAGS ARE TO BE MADE OF 1/4" INCH WIRE MESH (USED WITH GRAVEL ONLY) OR GEOTEXTILE.
- MAINTENANCE REQUIREMENTS**
1. CONTRACTOR SHALL INSPECT INLET PROTECTION IMMEDIATELY AFTER EACH RAINFALL, AT LEAST DAILY DURING PROLONGED RAINFALL, AND WEEKLY DURING PERIODS NO RAINFALL.
  2. DAMAGED OR INEFFECTIVE INLET PROTECTION SHALL PROMPTLY BE REPAIRED OR REPLACED.
  3. SEDIMENT SHALL BE REMOVED WHEN ACCUMULATED TO APPROXIMATELY 1/2 THE DESIGN DEPTH OF THE TRAP.
  4. INLET PROTECTION SHALL BE REMOVED WHEN ADEQUATE VEGETATIVE COVER IS ATTAINED WITHIN THE DRAINAGE AREA AS APPROVED BY THE CITY.
- \* AN ALTERNATE 3/4" TO 1" GRAVEL FILTER OVER A WIRE SCREEN MAY BE USED IN PLACE OF GRAVEL BAGS. THE WIRE MESH SHALL EXTEND ABOVE THE TOP OF THE CONCRETE BLOCKS AND THE GRAVEL PLACED OVER THE WIRE SCREEN TO THE TOP OF THE CONCRETE BLOCKS.

City of Colorado Springs Stormwater Quality Figure IP-3 Block & Gravel Bag Curb Inlet Protection Construction Detail and Maintenance Requirements 3-27

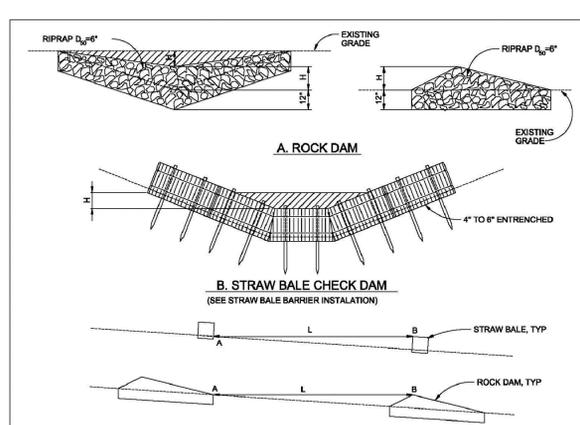


**STRAW BALE INLET PROTECTION**

**STRAW BALE INLET PROTECTION NOTES**

- INSTALLATION REQUIREMENTS**
1. INLET PROTECTION SHALL BE INSTALLED IMMEDIATELY AFTER CONSTRUCTION OF INLET.
  2. BALES ARE TO BE PLACED IN A SINGLE ROW AROUND THE INLET WITH THE END OF THE BALES TIGHTLY ABUTTING ONE ANOTHER.
  3. SEE STRAW BALE BARRIER FIGURE SBB-2 FOR INSTALLATION REQUIREMENTS.
- MAINTENANCE REQUIREMENTS**
1. CONTRACTOR SHALL INSPECT STRAW BALE INLET PROTECTION IMMEDIATELY AFTER EACH RAINFALL, AT LEAST DAILY DURING PROLONGED RAINFALL, AND WEEKLY DURING PERIODS NO RAINFALL.
  2. DAMAGED OR INEFFECTIVE INLET PROTECTION SHALL PROMPTLY BE REPAIRED, REPLACING BALES IF NECESSARY, AND UNTRENCHED BALES NEED TO BE REPAIRED WITH COMPACTED BACKFILL MATERIAL.
  3. SEDIMENT SHALL BE REMOVED FROM BEHIND STRAW BALES WHEN IT ACCUMULATES TO APPROXIMATELY 1/3 THE HEIGHT OF THE BARRIER.
  4. INLET PROTECTION SHALL BE REMOVED WHEN ADEQUATE VEGETATIVE COVER IS ATTAINED WITHIN THE DRAINAGE AREA AS APPROVED BY THE CITY.

City of Colorado Springs Stormwater Quality Figure IP-2 Straw Bale Inlet Protection Construction Detail and Maintenance Requirements 3-26



**CHECK DAM**

**CHECK DAM NOTES**

- INSTALLATION REQUIREMENTS**
1. STRAW BALES USED AS CHECK DAMS ARE TO MEET THE REQUIREMENTS STATED IN FIGURE SBB-2.
  2. THE 1/2" DIMENSION SHALL BE SELECTED TO PROVIDE WEIR FLOW CONVEYANCE FOR 2-YEAR FLOW OR GREATER.
- MAINTENANCE REQUIREMENTS**
1. REGULAR INSPECTIONS ARE TO BE MADE OF ALL CHECK DAMS, ESPECIALLY AFTER STORM EVENTS.
  2. REPLACE STONE AS NECESSARY TO MAINTAIN THE CORRECT HEIGHT OF THE DAM.
  3. ACCUMULATED SEDIMENT AND DEBRIS IS TO BE REMOVED FROM BEHIND THE DAMS AFTER EACH STORM OR WHEN 1/2 OF THE ORIGINAL HEIGHT OF THE DAM IS REACHED.
  4. CHECK DAMS ARE TO REMAIN IN PLACE AND OPERATIONAL UNTIL THE DRAINAGE AREA AND CHANNEL ARE PERMANENTLY STABILIZED.
  4. WHEN CHECK DAMS ARE REMOVED THE CHANNEL LINING OR VEGETATION IS TO BE RESTORED.

City of Colorado Springs Stormwater Quality Figure CD-1 Check Dam Construction Detail and Maintenance Requirements 3-20

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

CLIENT:  
**HUMMEL INVESTMENTS, LLC**  
 8117 PRESTON ROAD, SUITE 120  
 DALLAS, TEXAS 75225  
 (214) 416-9820

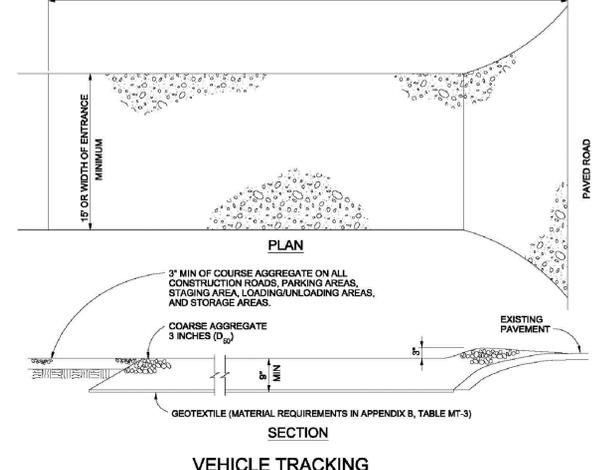
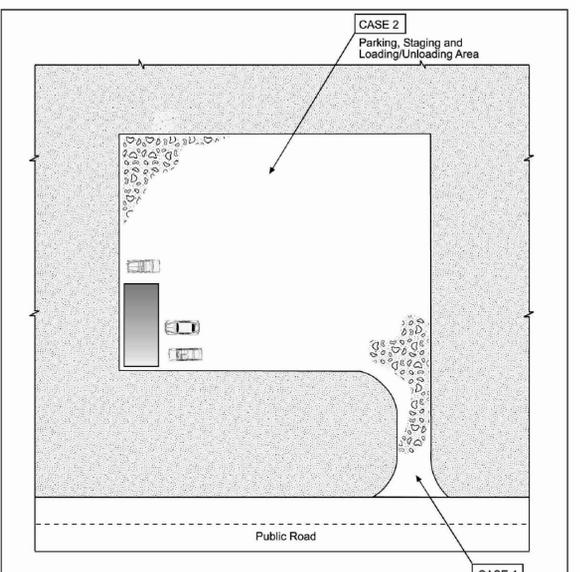
OVERLOT GRADING, POND SR4 & UTILITY CONSTRUCTION DRAWINGS FOR  
**FALCON MARKETPLACE**  
 FALCON, COLORADO

ISSUE	DATE
1ST SUBMITTAL	6-20-17
RESUBMITTAL	9-6-18
REVISED	4-1-20
DESIGNED BY:	TDM
DRAWN BY:	KGV
CHECKED BY:	TDM
FILE NAME:	

PREPARED UNDER MY DIRECT SUPERVISION FOR AND ON BEHALF OF DREXEL, BARRELL & CO.  
**DRAWING SCALE:**  
 HORIZONTAL: N/A  
 VERTICAL: N/A

**EROSION CONTROL DETAILS**  
 PROJECT NO. 20988-00CSCV  
 DRAWING NO.

**C2.3**  
 SHEET: 6 OF 27



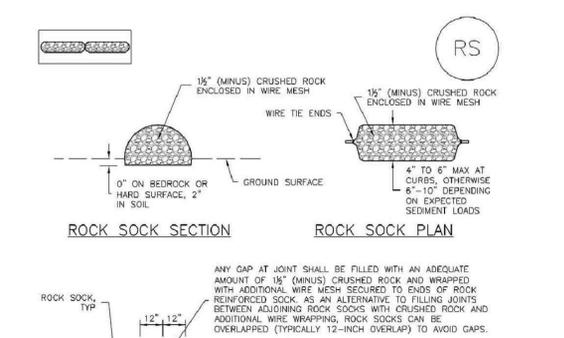
**VEHICLE TRACKING**

**VEHICLE TRACKING NOTES**

- INSTALLATION REQUIREMENTS**
1. ALL ENTRANCES TO THE CONSTRUCTION SITE ARE TO BE STABILIZED PRIOR TO CONSTRUCTION BEGINNING.
  2. CONSTRUCTION ENTRANCES ARE TO BE BUILT WITH AN APRON TO ALLOW FOR TURNING TRAFFIC, BUT SHOULD NOT BE BUILT OVER EXISTING PAVEMENT EXCEPT FOR A SLIGHT OVERLAP.
  3. AREAS TO BE STABILIZED ARE TO BE PROPERLY GRADED AND COMPACTED PRIOR TO LAYING DOWN GEOTEXTILE AND STONE.
  4. CONSTRUCTION ROADS, PARKING AREAS, LOADING/UNLOADING ZONES, STORAGE AREAS, AND STAGING AREAS ARE TO BE STABILIZED.
  5. CONSTRUCTION ROADS ARE TO BE BUILT TO CONFORM TO SITE GRADES, BUT SHOULD NOT HAVE SIDE SLOPES OR ROAD GRADES THAT ARE EXCESSIVELY STEEP.
- MAINTENANCE REQUIREMENTS**
1. REGULAR INSPECTIONS ARE TO BE MADE OF ALL STABILIZED AREAS, ESPECIALLY AFTER STORM EVENTS.
  2. STONES ARE TO BE REPLACED PERIODICALLY AND WHEN REPAIR IS NECESSARY.
  3. SEDIMENT TRACKED ONTO PAVED ROADS IS TO BE REMOVED DAILY BY SHOVELING OR SWEEPING. SEDIMENT IS NOT TO BE WASHED DOWN STORM SEWER DRAINS.
  4. STORM SEWER INLET PROTECTION IS TO BE IN PLACE, INSPECTED, AND CLEANED IF NECESSARY.
  5. OTHER ASSOCIATED SEDIMENT CONTROL MEASURES ARE TO BE INSPECTED TO ENSURE GOOD WORKING CONDITION.

City of Colorado Springs Stormwater Quality Figure VT-2 Vehicle Tracking Application Examples VTC

**SC-5 Rock Sock (RS)**



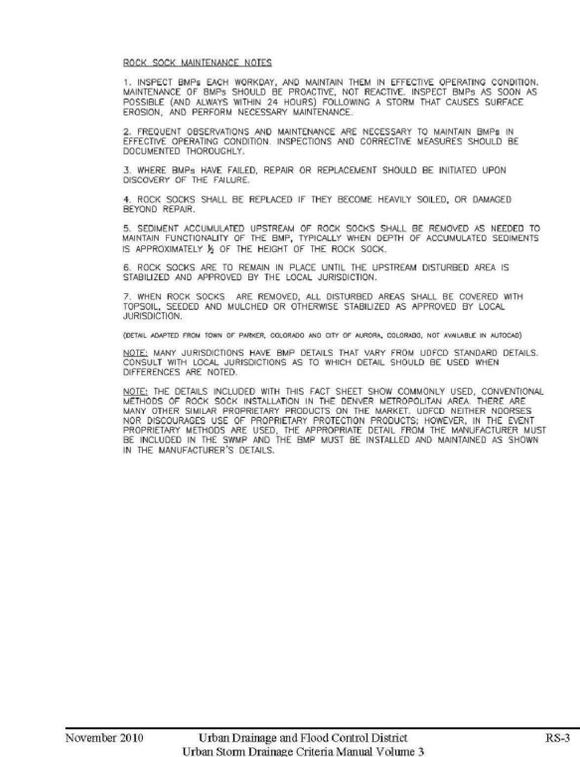
**ROCK SOCK**

**ROCK SOCK NOTES**

- ROCK SOCK MAINTENANCE NOTES**
1. INSPECT BMPs EACH WORKDAY, AND MAINTAIN THEM IN EFFECTIVE OPERATING CONDITION. MAINTENANCE OF BMPs SHOULD BE PROACTIVE, NOT REACTIVE. INSPECT BMPs AS SOON AS POSSIBLE (AND ALWAYS WITHIN 24 HOURS) FOLLOWING A STORM THAT CAUSES SURFACE EROSION, AND PERFORM NECESSARY MAINTENANCE.
  2. FREQUENT OBSERVATIONS AND MAINTENANCE ARE NECESSARY TO MAINTAIN BMPs IN EFFECTIVE OPERATING CONDITION. INSPECTIONS AND CORRECTIVE MEASURES SHOULD BE DOCUMENTED THOROUGHLY.
  3. WHERE BMPs HAVE FAILED, REPAIR OR REPLACEMENT SHOULD BE INITIATED UPON DISCOVERY OF THE FAILURE.
  4. ROCK SOCKS SHALL BE REPLACED IF THEY BECOME HEAVILY SOILED, OR DAMAGED BEYOND REPAIR.
  5. SEDIMENT ACCUMULATED UPSTREAM OF ROCK SOCKS SHALL BE REMOVED AS NEEDED TO MAINTAIN FUNCTIONALITY OF THE BMP. TYPICALLY WHEN DEPTH OF ACCUMULATED SEDIMENT IS APPROXIMATELY 1/3 OF THE HEIGHT OF THE ROCK SOCK.
  6. ROCK SOCKS ARE TO REMAIN IN PLACE UNTIL THE UPSTREAM DISTURBED AREA IS STABILIZED AND APPROVED BY THE LOCAL JURISDICTION.
  7. WHEN ROCK SOCKS ARE REMOVED, ALL DISTURBED AREAS SHALL BE COVERED WITH TOPSOIL, SEED, AND MULCH OR OTHERWISE STABILIZED AS APPROVED BY LOCAL JURISDICTION.
- (NOTE: ADAPTED FROM TOWN OF PARKER, COLORADO AND CITY OF AURORA, COLORADO, NOT AVAILABLE IN AUTODRAW)  
 NOTE: MANY JURISDICTIONS HAVE BMP DETAILS THAT VARY FROM IUDCO STANDARD DETAILS. CONSULT WITH LOCAL JURISDICTIONS AS TO WHICH DETAIL SHOULD BE USED WHEN DIFFERENCES ARE NOTED.
- NOTE: THE DETAILS INCLUDED WITH THIS FACT SHEET SHOW COMMONLY USED, CONVENTIONAL METHODS OF ROCK SOCK INSTALLATION IN THE DENVER METROPOLITAN AREA. THERE ARE MANY OTHER SIMILAR PROPRIETARY PRODUCTS ON THE MARKET. IUDCO NEITHER ENDORSES NOR DISCOURAGES USE OF PROPRIETARY PROTECTION PRODUCTS. HOWEVER, IN THE EVENT PROPRIETARY METHODS ARE USED, THE APPROPRIATE DETAILS FROM THE MANUFACTURER MUST BE INCLUDED IN THE SWMP AND THE BMP MUST BE INSTALLED AND MAINTAINED AS SHOWN IN THE MANUFACTURER'S DETAILS.
- GRADATION TABLE**
- | SIEVE SIZE | MASS PERCENT PASSING | NO. 4 |
|------------|----------------------|-------|
| 2"         | 100                  |       |
| 1 1/2"     | 80 - 100             |       |
| 1"         | 20 - 55              |       |
| 3/4"       | 0 - 15               |       |
| 3/8"       | 0 - 5                |       |
- ROCK SOCK INSTALLATION NOTES**
1. SEE PLAN VIEW FOR: LOCATION(S) OF ROCK SOCKS.
  2. CRUSHED ROCK SHALL BE 1/2" (MINUS) IN SIZE WITH A FRACTURED FACE (ALL SIDES) AND SHALL COMPLY WITH GRADATION SHOWN ON THIS SHEET (1/2" MINUS).
  3. WIRE MESH SHALL BE FABRICATED OF 10 GAGE POULTRY MESH, OR EQUIVALENT, WITH A MAXIMUM OPENING OF 1/2". RECOMMENDED MINIMUM ROLL WIDTH OF 48".
  4. WIRE MESH SHALL BE SECURED USING "HOG RINGS" OR WIRE TIES AT 6" CENTERS ALONG ALL JOINTS AND AT 2" CENTERS ON ENDS OF SOCKS.
  5. SOME MUNICIPALITIES MAY ALLOW THE USE OF FILTER FABRIC AS AN ALTERNATIVE TO WIRE MESH FOR THE ROCK ENCLOSURE.
- RS-1. ROCK SOCK PERIMETER CONTROL**

City of Colorado Springs Stormwater Quality Figure RS-1 Rock Sock Perimeter Control Construction Detail and Maintenance Requirements 3-25

**SC-5 Rock Sock (RS)**



City of Colorado Springs Stormwater Quality Figure RS-1 Rock Sock Perimeter Control Construction Detail and Maintenance Requirements 3-25

City of Colorado Springs Stormwater Quality Figure VT-1 Vehicle Tracking Application Examples SSA