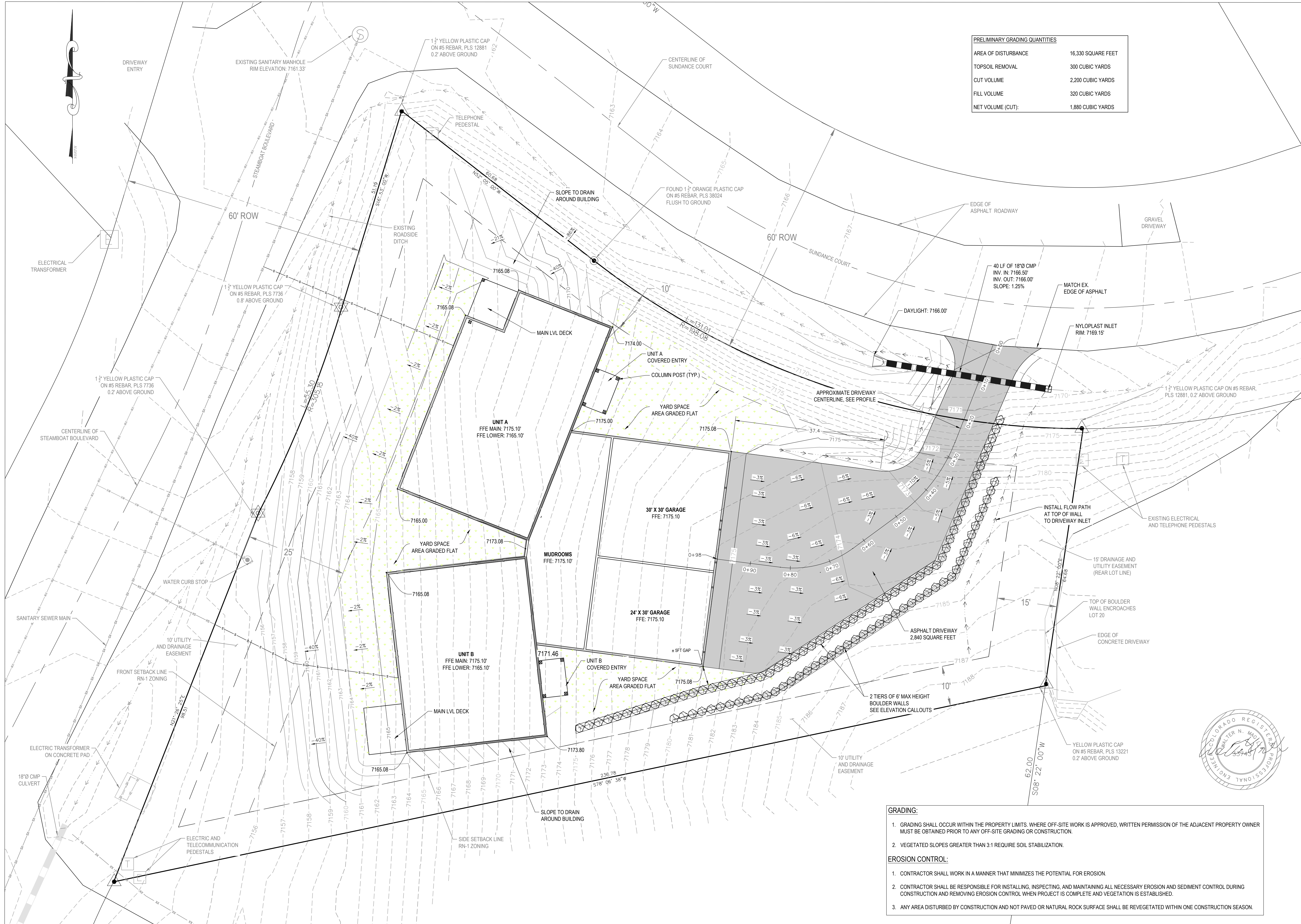




PRELIMINARY GRADING QUANTITIES	
AREA OF DISTURBANCE	16,330 SQUARE FEET
TOPSOIL REMOVAL	300 CUBIC YARDS
CUT VOLUME	2,200 CUBIC YARDS
FILL VOLUME	320 CUBIC YARDS
NET VOLUME (CUT):	1,880 CUBIC YARDS

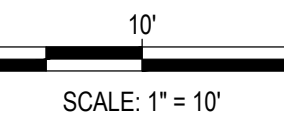


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LOT 20 MOUNTAIN VIEW ESTATES,
FILING NO. 1
200 SUNDANCE COURT
STEAMBOAT SPRINGS, CO

Horizontal Scale



Contour Interval = 1 ft

DATE: 7-17-2024
JOB #: 1046-021
DRAWN BY: DSC
DESIGN BY: DSC
REVIEW BY: WNM

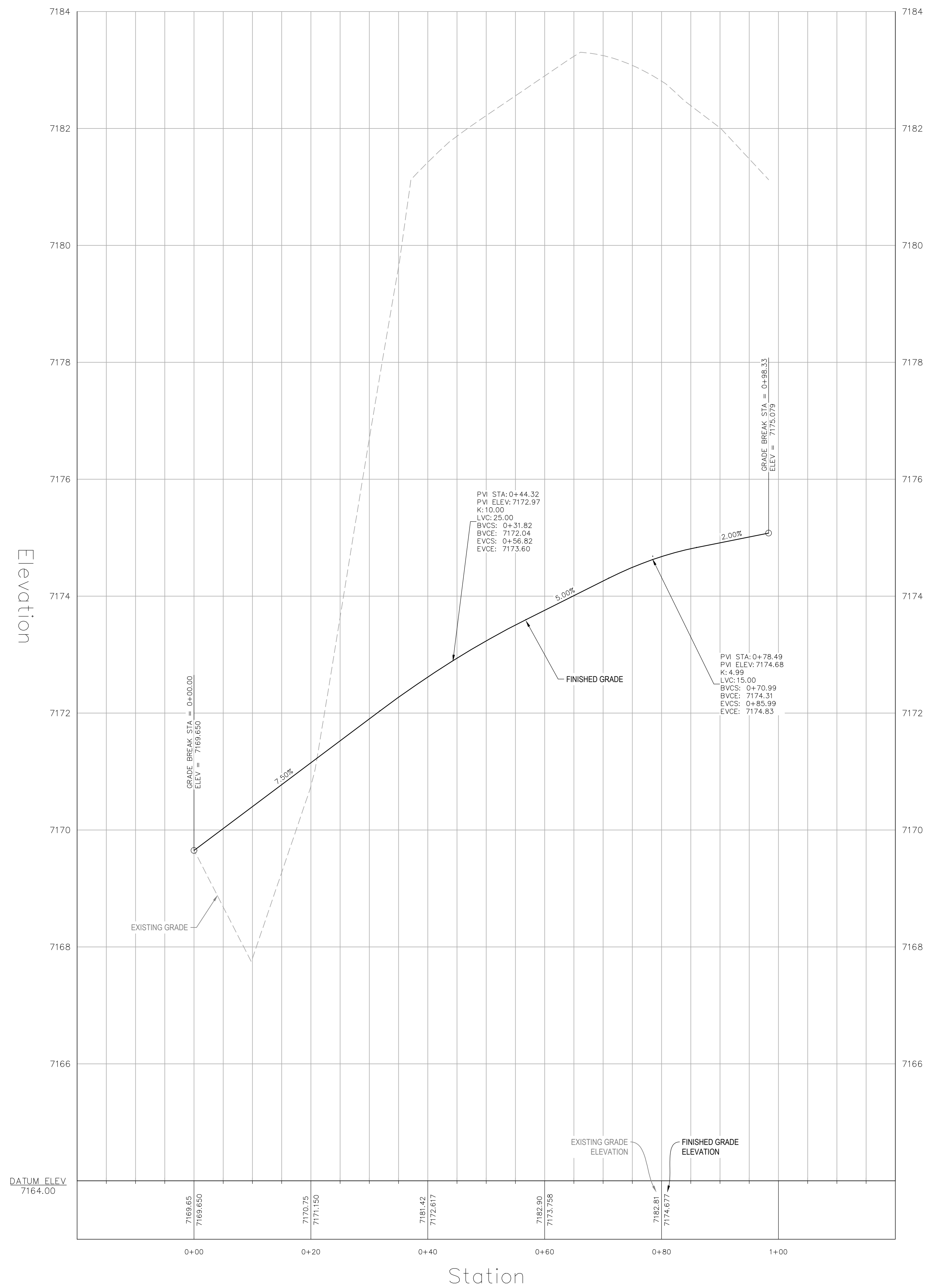
IF THIS DRAWING IS PRESENTED IN A
FORMAT OTHER THAN 24" X 36", THE
GRAPHIC SCALE SHOULD BE UTILIZED.

SITE PLAN

DRAWING:
SHEET #

C3

- GRADING:**
- GRADING SHALL OCCUR WITHIN THE PROPERTY LIMITS. WHERE OFF-SITE WORK IS APPROVED, WRITTEN PERMISSION OF THE ADJACENT PROPERTY OWNER MUST BE OBTAINED PRIOR TO ANY OFF-SITE GRADING OR CONSTRUCTION.
 - VEGETATED SLOPES GREATER THAN 3:1 REQUIRE SOIL STABILIZATION.
- EROSION CONTROL:**
- CONTRACTOR SHALL WORK IN A MANNER THAT MINIMIZES THE POTENTIAL FOR EROSION.
 - CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLING, INSPECTING, AND MAINTAINING ALL NECESSARY EROSION AND SEDIMENT CONTROL DURING CONSTRUCTION AND REMOVING EROSION CONTROL WHEN PROJECT IS COMPLETE AND VEGETATION IS ESTABLISHED.
 - ANY AREA DISTURBED BY CONSTRUCTION AND NOT PAVED OR NATURAL ROCK SURFACE SHALL BE REVEGETATED WITHIN ONE CONSTRUCTION SEASON.



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[illegible]

LOT 20 MOUNTAIN VIEW ESTATES,
FILING NO. 1

150 STEAMBOAT BOULEVARD
STEAMBOAT SPRINGS, CO

DATE: 07-17-2024
JOB #: 1046-021
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IF THIS DRAWING IS PRESENTED IN A
FORMAT OTHER THAN 24" X 36", THE
GRAPHIC STYLE SHALL BE DELETED

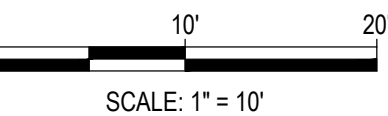
DRAWING: **DRIVEWAY
PROFILE**

SHEET # **C4**

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**LOT 20 MOUNTAIN VIEW ESTATES,
FILING NO. 1
200 SUNDANCE COURT
STEAMBOAT SPRINGS, CO**

Horizontal Scale



Contour Interval = 1 ft

DATE: 7-17-2024

OB #: 1046-021
RAWN BY: BSC

DESIGN BY: DSC

REVIEW BY: WNM

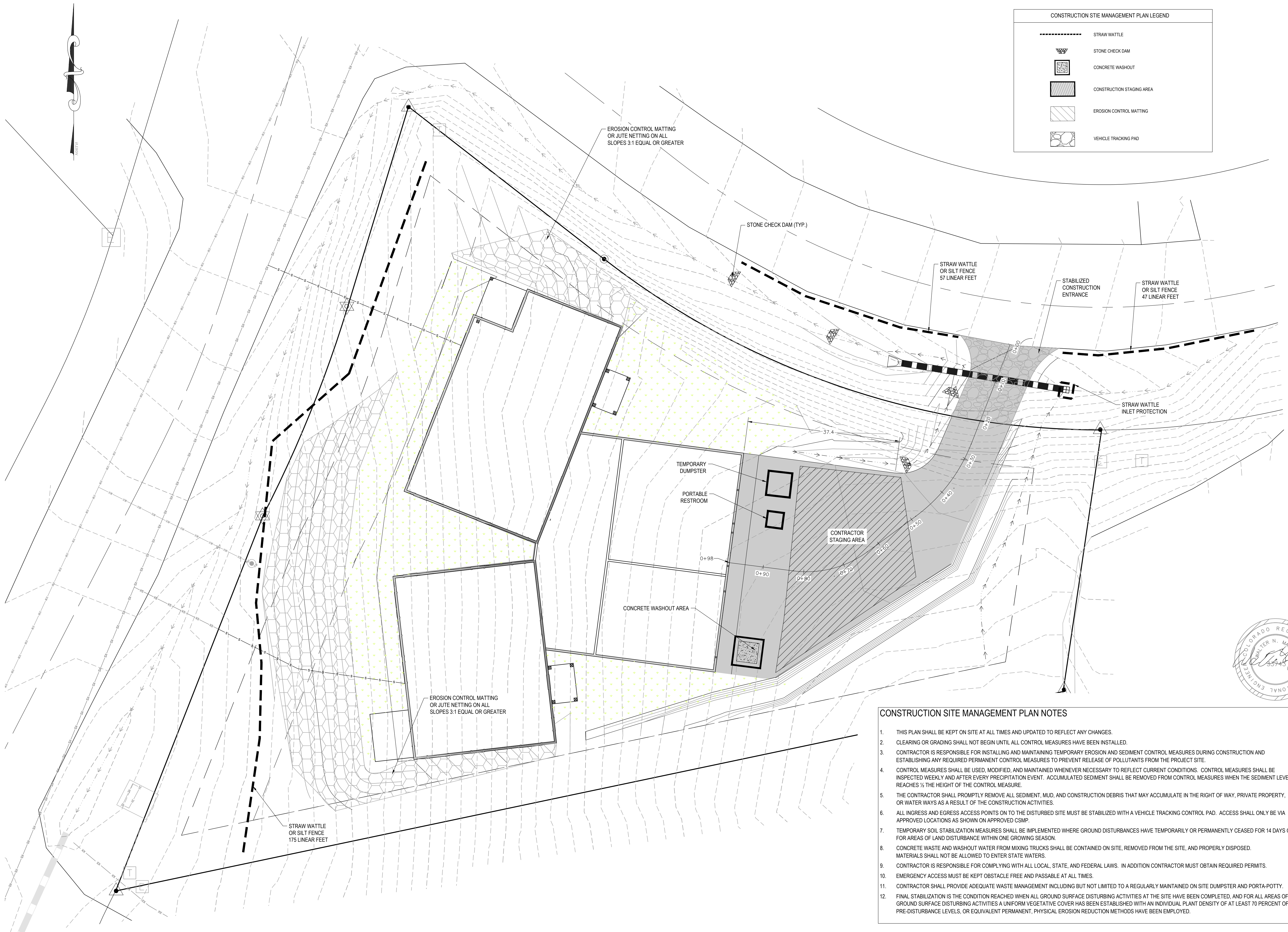
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UTILITY PLAN

SHEET #

C5





CONSTRUCTION SITE MANAGEMENT PLAN LEGEND	
	STRAW WATTLE
	STONE CHECK DAM
	CONCRETE WASHOUT
	CONSTRUCTION STAGING AREA
	EROSION CONTROL MATTING
	VEHICLE TRACKING PAD



CONSTRUCTION SITE MANAGEMENT PLAN NOTES

1. THIS PLAN SHALL BE KEPT ON SITE AT ALL TIMES AND UPDATED TO REFLECT ANY CHANGES.
2. CLEARING OR GRADING SHALL NOT BEGIN UNTIL ALL CONTROL MEASURES HAVE BEEN INSTALLED.
3. CONTRACTOR IS RESPONSIBLE FOR INSTALLING AND MAINTAINING TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES DURING CONSTRUCTION AND ESTABLISHING ANY REQUIRED PERMANENT CONTROL MEASURES TO PREVENT RELEASE OF POLLUTANTS FROM THE PROJECT SITE.
4. CONTROL MEASURES SHALL BE USED, MODIFIED, AND MAINTAINED WHENEVER NECESSARY TO REFLECT CURRENT CONDITIONS. CONTROL MEASURES SHALL BE INSPECTED WEEKLY AND AFTER EVERY PRECIPITATION EVENT. ACCUMULATED SEDIMENT SHALL BE REMOVED FROM CONTROL MEASURES WHEN THE SEDIMENT LEVEL REACHES 1/2 THE HEIGHT OF THE CONTROL MEASURE.
5. THE CONTRACTOR SHALL PROMPTLY REMOVE ALL SEDIMENT, MUD, AND CONSTRUCTION DEBRIS THAT MAY ACCUMULATE IN THE RIGHT OF WAY, PRIVATE PROPERTY, OR WATERWAYS AS A RESULT OF THE CONSTRUCTION ACTIVITIES.
6. ALL INGRESS AND EGRESS ACCESS POINTS ON TO THE DISTURBED SITE MUST BE STABILIZED WITH A VEHICLE TRACKING CONTROL PAD. ACCESS SHALL ONLY BE VIA APPROVED LOCATIONS AS SHOWN ON APPROVED CSMP.
7. TEMPORARY SOIL STABILIZATION MEASURES SHALL BE IMPLEMENTED WHERE GROUND DISTURBANCES HAVE TEMPORARILY OR PERMANENTLY CEASED FOR 14 DAYS OR FOR AREAS OF LAND DISTURBANCE WITHIN ONE GROWING SEASON.
8. CONCRETE WASTE AND WASHOUT WATER FROM MIXING TRUCKS SHALL BE CONTAINED ON SITE, REMOVED FROM THE SITE, AND PROPERLY DISPOSED. MATERIALS SHALL NOT BE ALLOWED TO ENTER STATE WATERS.
9. CONTRACTOR IS RESPONSIBLE FOR COMPLYING WITH ALL LOCAL, STATE, AND FEDERAL LAWS. IN ADDITION CONTRACTOR MUST OBTAIN REQUIRED PERMITS.
10. EMERGENCY ACCESS MUST BE KEPT OBSTACLE FREE AND PASSABLE AT ALL TIMES.
11. CONTRACTOR SHALL PROVIDE ADEQUATE WASTE MANAGEMENT INCLUDING BUT NOT LIMITED TO A REGULARLY MAINTAINED ON SITE DUMPSTER AND PORTA-POTTY.
12. FINAL STABILIZATION IS THE CONDITION REACHED WHEN ALL GROUND SURFACE DISTURBING ACTIVITIES AT THE SITE HAVE BEEN COMPLETED, AND FOR ALL AREAS OF GROUND SURFACE DISTURBING ACTIVITIES A UNIFORM VEGETATIVE COVER HAS BEEN ESTABLISHED WITH AN INDIVIDUAL PLANT DENSITY OF AT LEAST 70 PERCENT OF PRE-DISTURBANCE LEVELS, OR EQUIVALENT PERMANENT, PHYSICAL EROSION REDUCTION METHODS HAVE BEEN EMPLOYED.

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LOT 20 MOUNTAIN VIEW ESTATES,
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200 SUNDANCE COURT
STEAMBOAT SPRINGS, CO

Horizontal Scale
0 10' 20'
SCALE: 1" = 10'

Contour Interval = 1 ft

DATE: 7-17-2024
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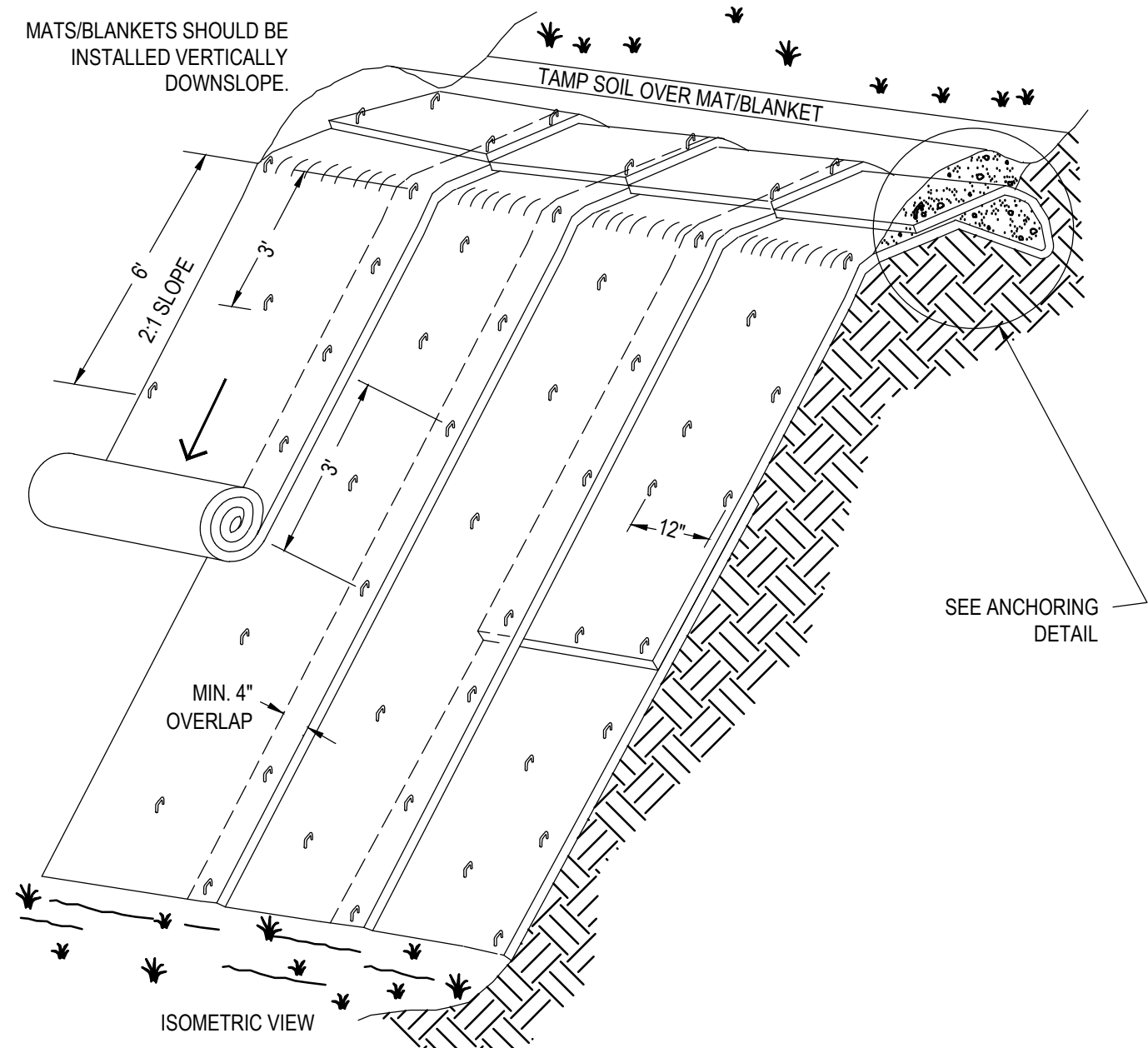
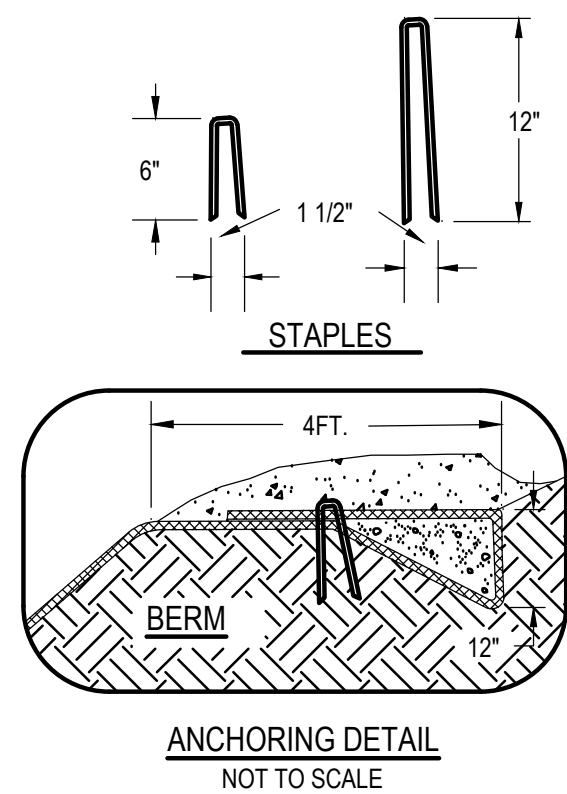
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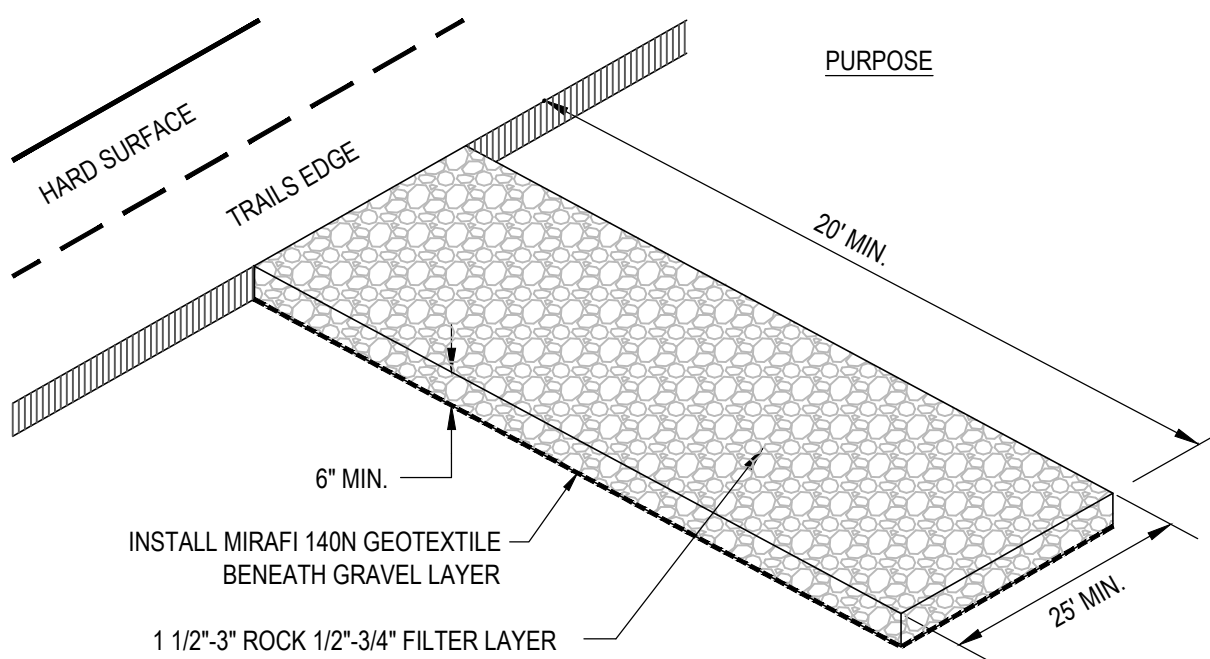
CONSTRUCTION SITE
MANAGEMENT PLAN

SHEET #

C6

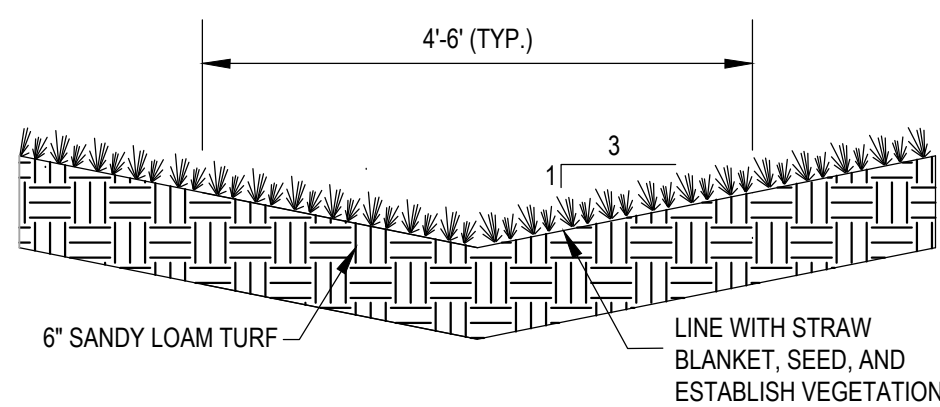


EROSION CONTROL BLANKET TYPICAL DETAILS
NOT TO SCALE

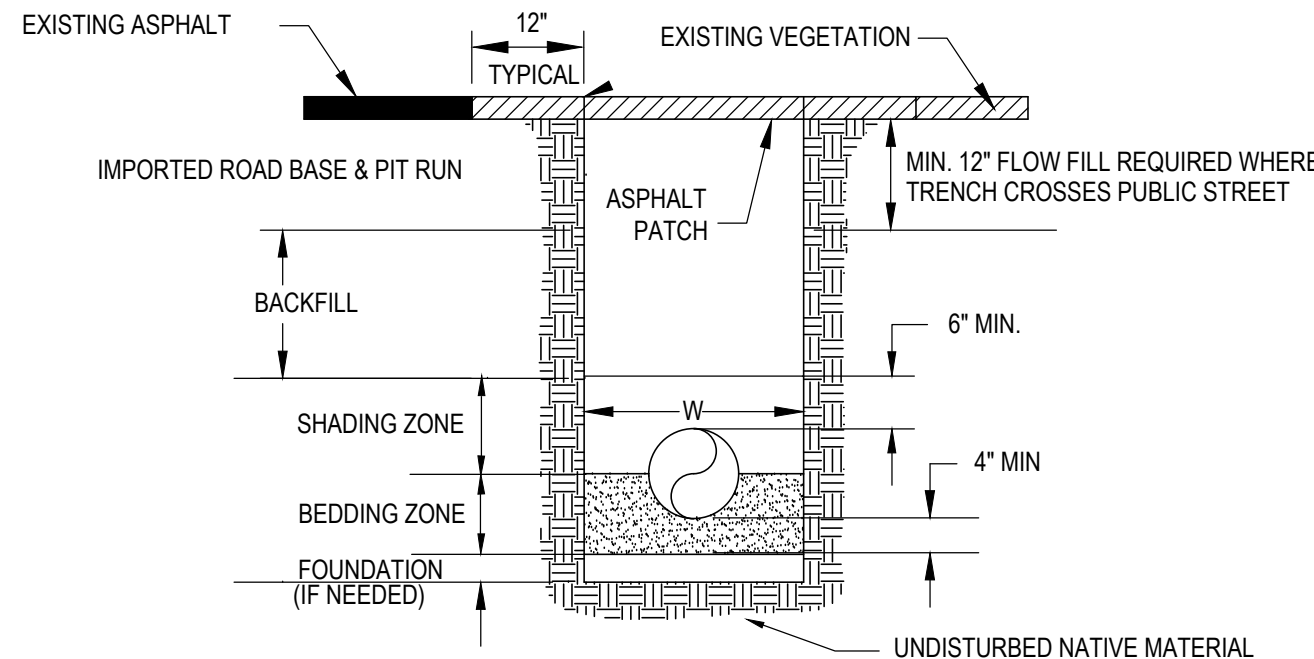


STABILIZED CONSTRUCTION ENTRANCE TYPICAL DETAIL
NOT TO SCALE

PURPOSE: TO REDUCE THE AMOUNT OF MUD TRANSPORTED ONTO PUBLIC ROADS BY MOTOR VEHICLES OR RUNOFF.



TYPICAL VEGETATED DRAINAGE SWALE DETAIL
NOT TO SCALE



TRENCH CROSS SECTION
NOT TO SCALE

NOTES:

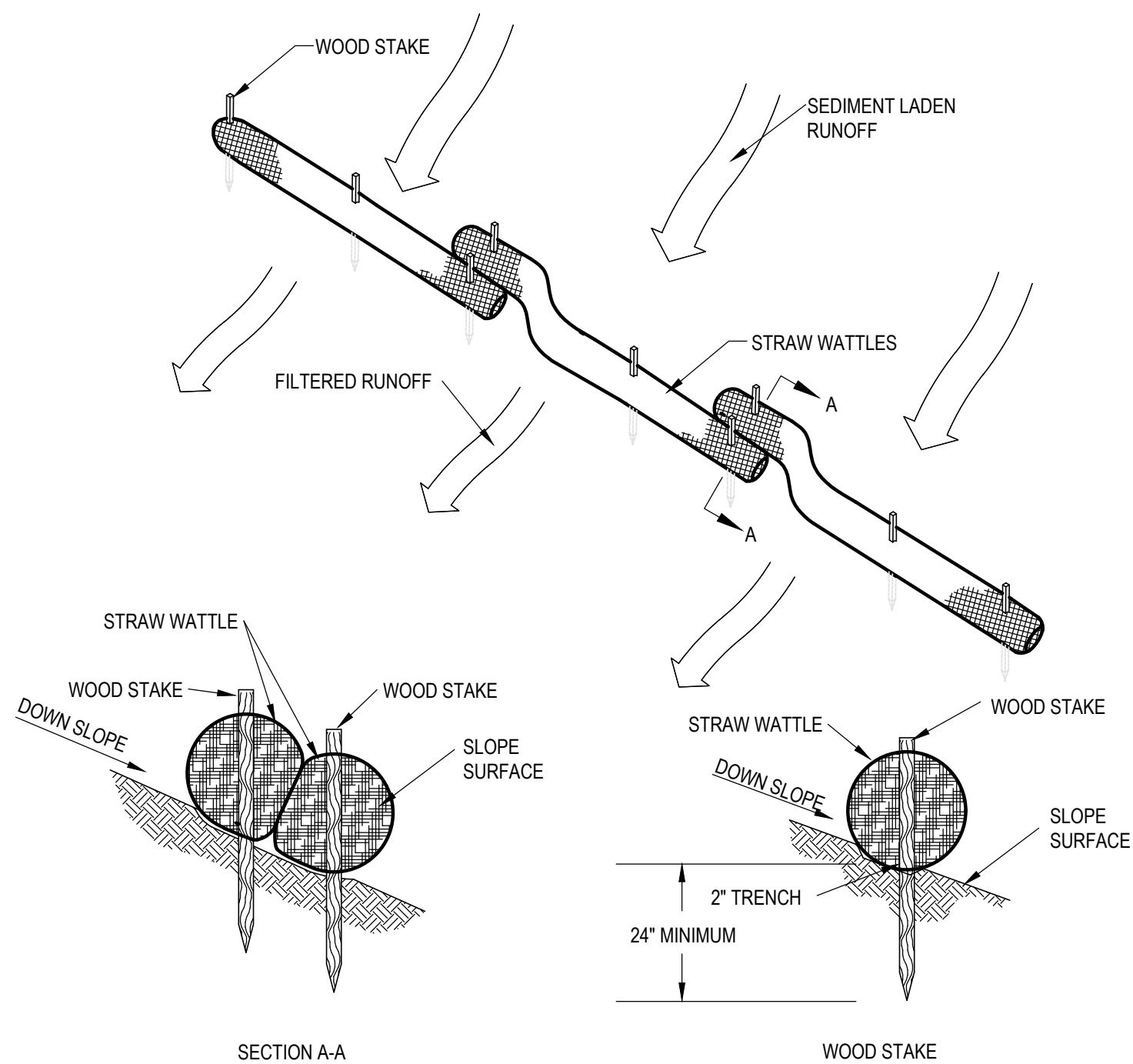
A GUIDE FOR DESIRABLE TRENCH WIDTH (W) AT THE TOP OF THE PIPE SHALL BE THE NOMINAL DIAMETER OF THE PIPE PLUS 12-INCHES ON EACH SIDE OF THE PIPE.

A SECOND PAVEMENT CUT SHALL BE REQUIRED PRIOR TO PLACING THE ASPHALT PATCH. REMOVE ALL IRREGULAR ASPHALT EDGES A MINIMUM OF 12-INCHES BEYOND ANY DAMAGED SURFACE TO A CLEAN VERTICAL EDGE. APPLY A BITUMINOUS TACK COAT PRIOR TO PLACING THE ASPHALT PATCH.

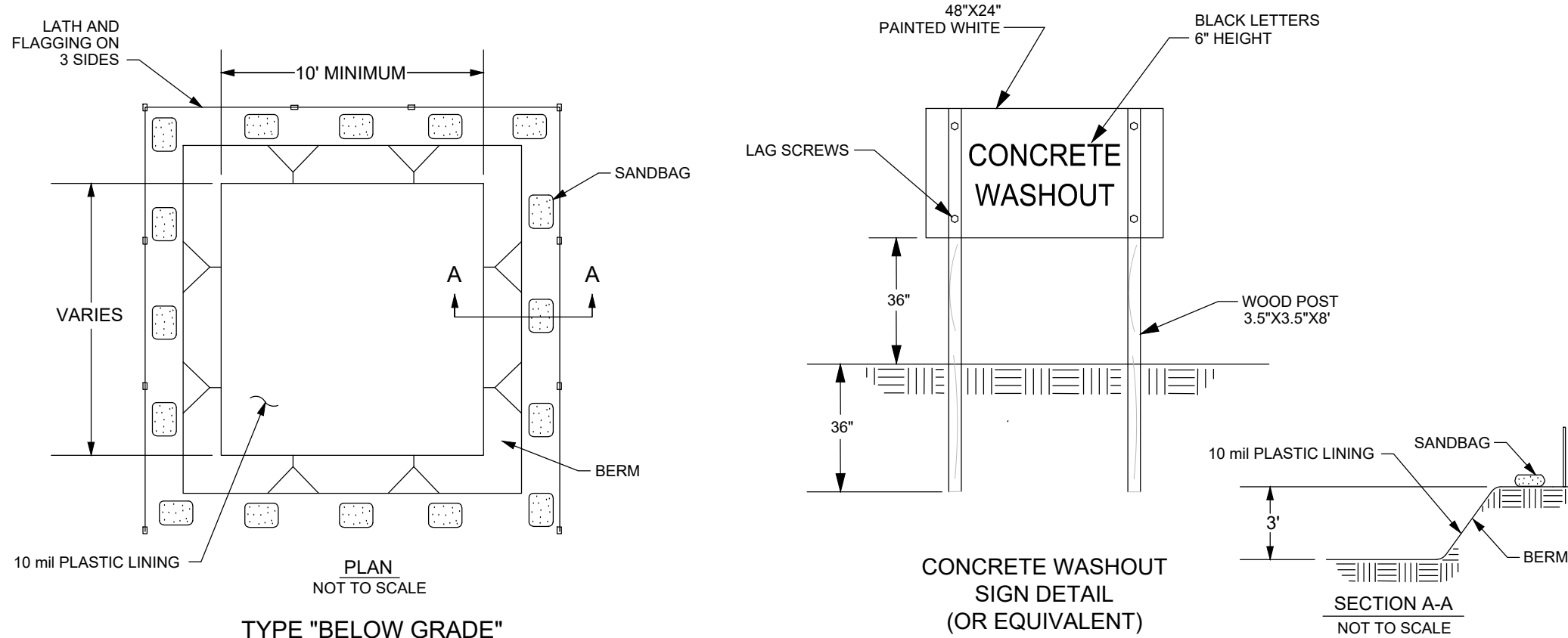
THE ASPHALT PATCH SHALL BE PLACED IN TWO 2-INCH LIFTS AND ROLLER COMPACTED TO MATCH THE ADJACENT ASPHALT EDGES.

SUB-BASE MATERIALS SHALL CONSIST OF 4-INCHES OF ROAD BASE ON 8-INCHES OF PIT-RUN. COMPACTION REQUIREMENTS SHALL EXCEED 95% MAXIMUM DRY DENSITY AS DETERMINED BY THE AASHTO T-180 TEST PROCEDURES.

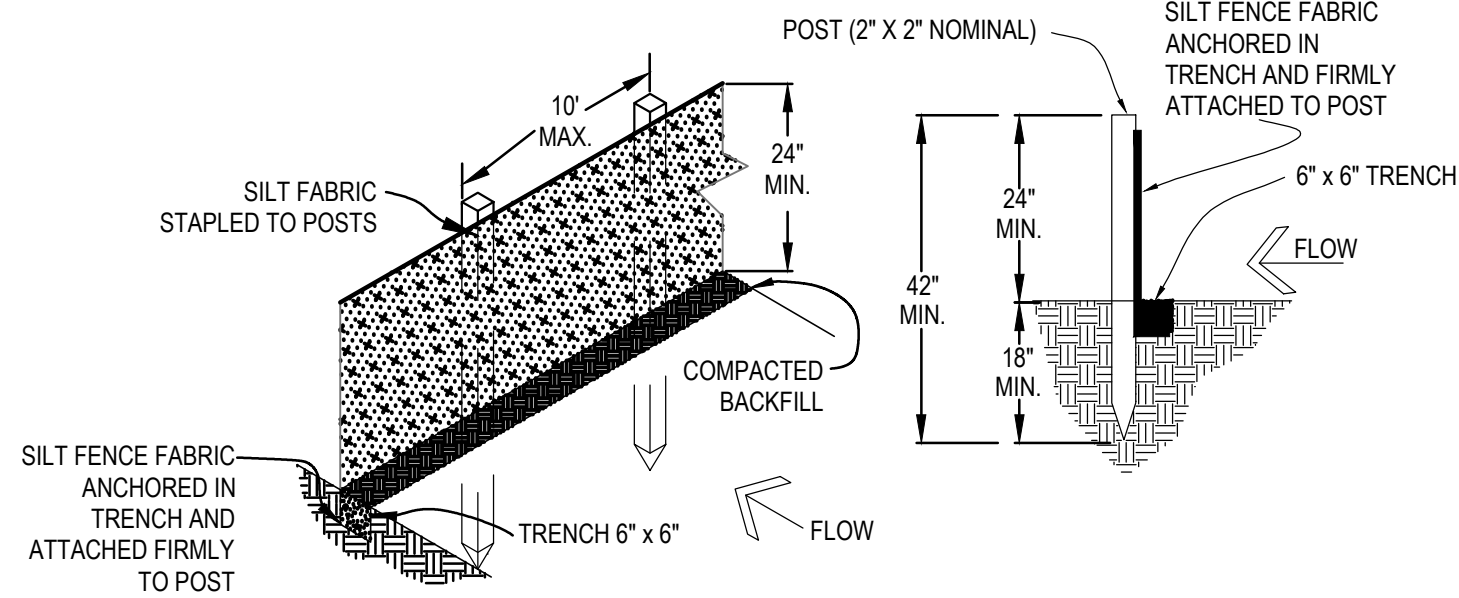
SHARED DRIVE PAVEMENT SHALL NOT BE DISTURBED DURING TRENCHING ACTIVITIES.



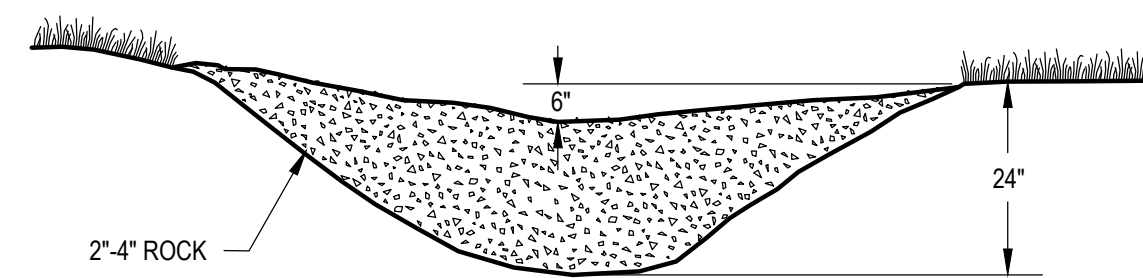
STRAW WATTLE DETAILS
NOT TO SCALE



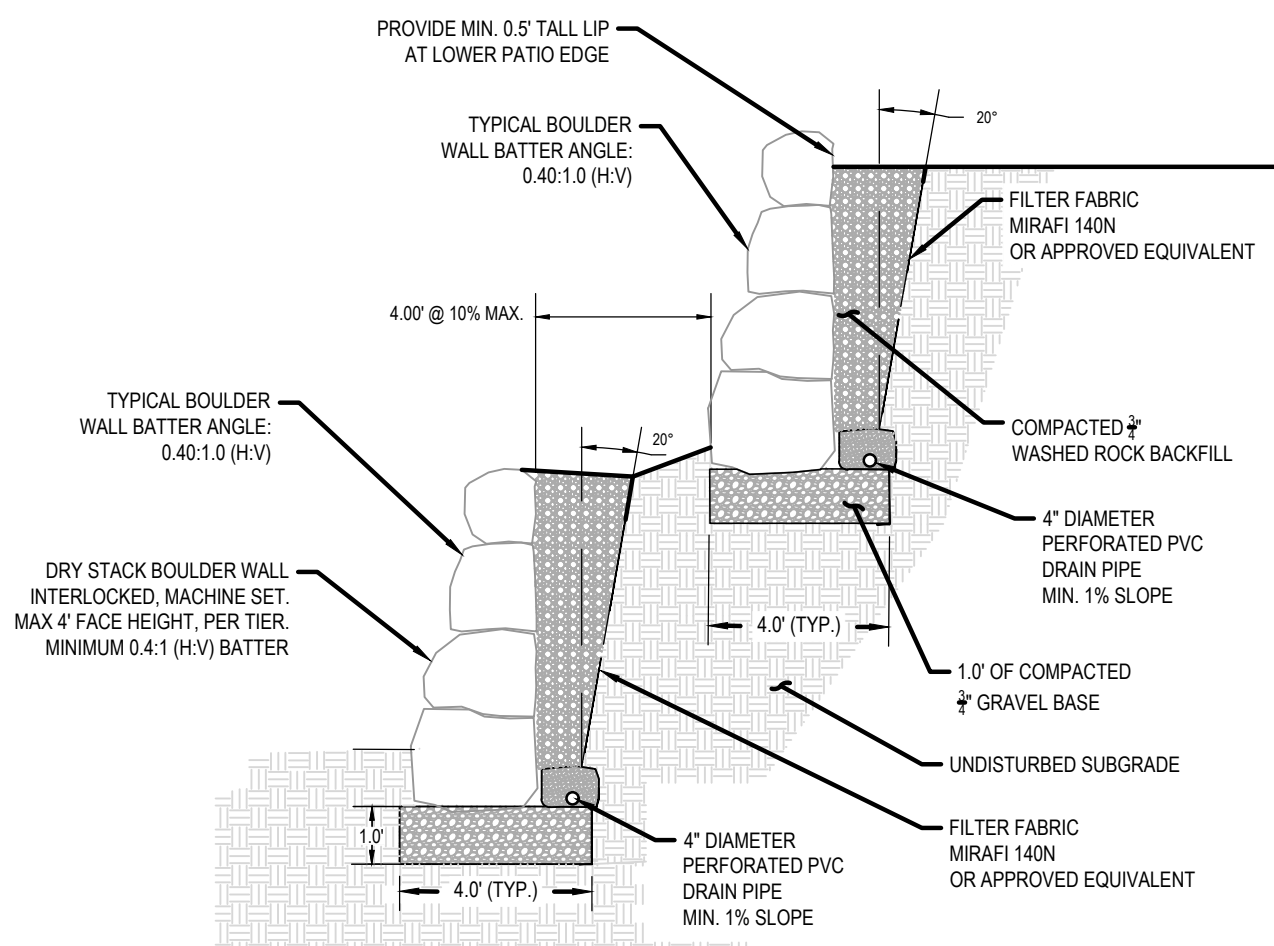
CONCRETE WASHOUT DETAILS
NOT TO SCALE



SILT FENCE TYPICAL DETAIL
NOT TO SCALE



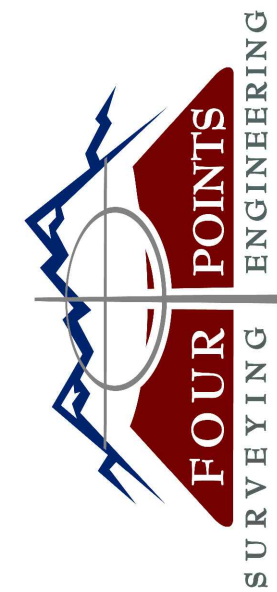
ROCK CHECK DAM DETAIL
NOT TO SCALE



TIERED RETAINING WALL TYPICAL DETAIL
NOT TO SCALE

BOULDER WALL NOTES:

1. A LICENSED GEOTECHNICAL ENGINEER, REGISTERED IN THE STATE OF COLORADO, SHALL BE APPOINTED TO REVIEW THE FEASIBILITY OF THE DRY STACK BOULDER WALL ALTERNATIVE PRESENTED ON THIS PLAN SHEET.
2. COMPACT SUB-GRADE SOILS TO 95% OF THE MAXIMUM MODIFIED PROCTOR.
3. BACKFILL MATERIALS SHALL BE CAREFULLY PLACED IN UNIFORM LIFTS AT A MAXIMUM 8\"/>



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CIVIL DETAILS

DRAWING:

SHEET #

C7