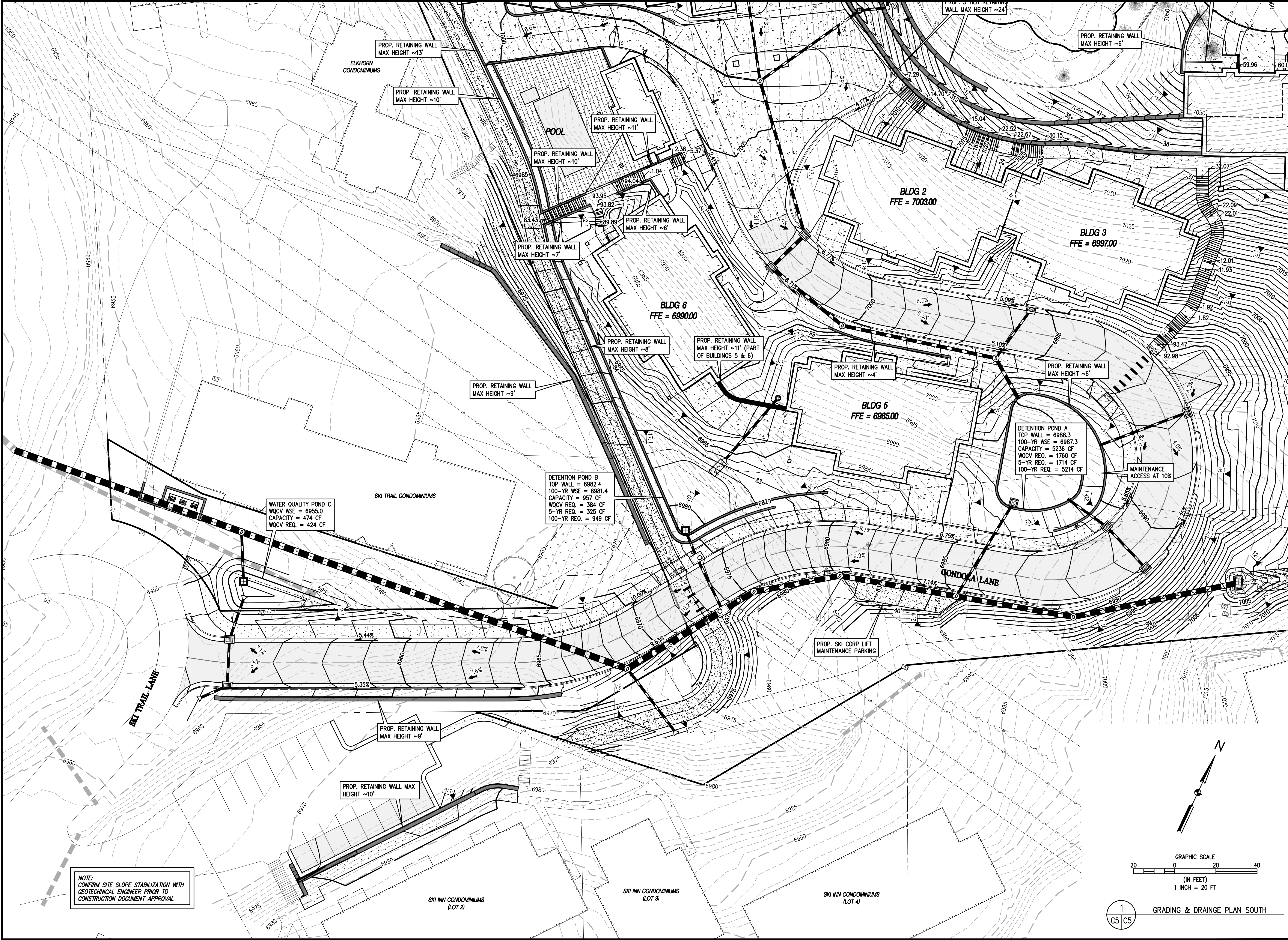


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DATE

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REVISIONS PER DRT #1 COMMENTS

07/28/2023

REVISIONS PER DRT #2 COMMENTS

09/20/2023

REVISIONS PER DRT #3 COMMENTS

MRB

ROUTT COUNTY

THE ASTRID

2410 SKI TRAIL LANE

GRADING & DRAINAGE PLAN SOUTH

STEAMBOAT SPRINGS

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FOR AND ON BEHALF OF

BASELINE CORPORATION

INITIAL SUBMITTAL

12/22/2022

DRAWING SIZE

24" X 36"

SURVEY FIRM

LANDMARK, INC

SURVEY DATE

06/03/22

JOB NO.

C020235

DRAWING NAME

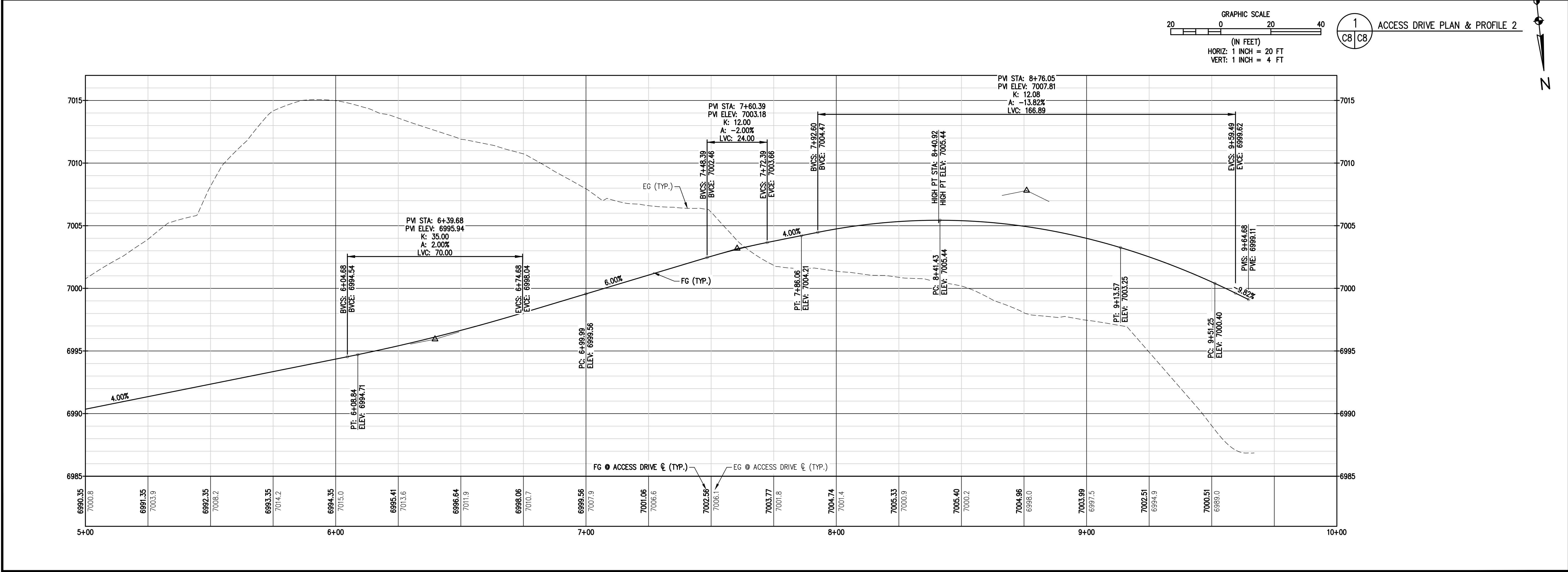
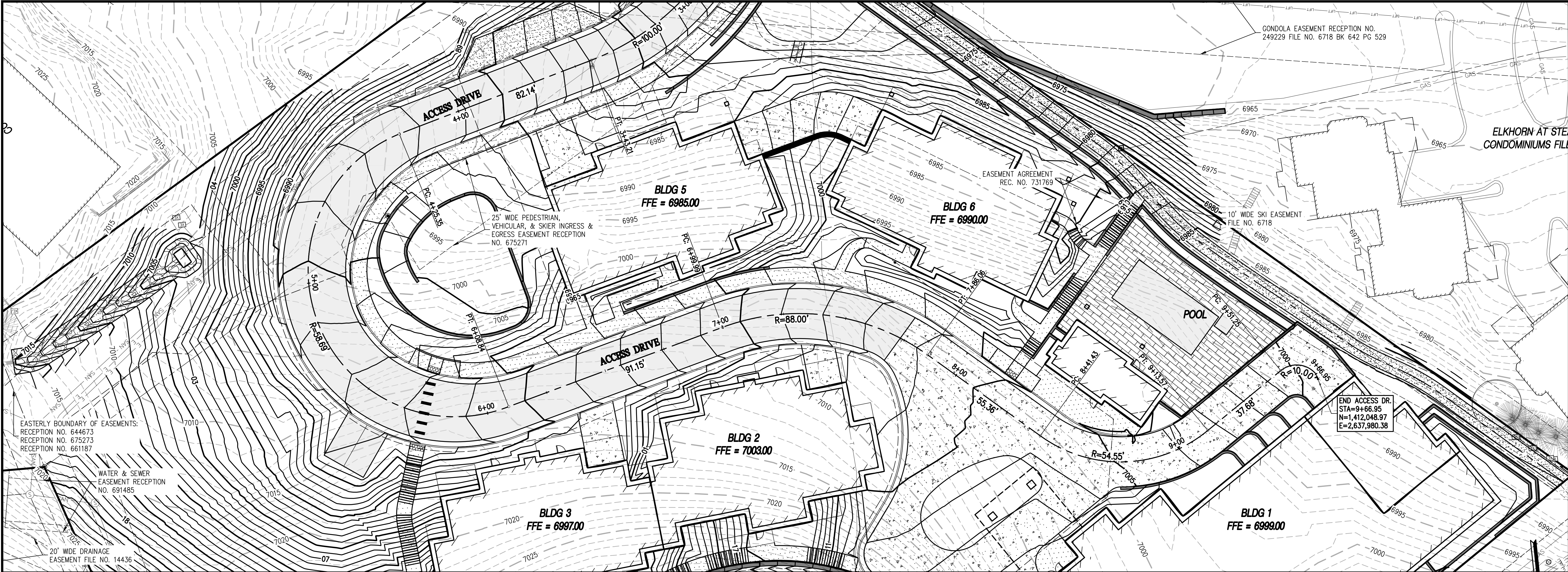
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07 OF 68

C5

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05/18/2023

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DRAWN BY
TJM

REVISIONS PER DRT # COMMENTS

CHECKED BY
MRB

REVISION DESCRIPTION

REVISIONS PER DRT # COMMENTS

REVISIONS PER DRT # COMMENTS

ROUTE COUNTY

STEAMBOAT SPRINGS

THE ASTRID
2410 SKI TRAIL LANE
ACCESS DRIVE PLAN & PROFILE 2

FOR AND ON BEHALF OF
BASELINE CORPORATION

INITIAL SUBMITTAL 12/22/2022

DRAWING SIZE 24" X 36"

SURVEY FIRM LANDMARK, INC. SURVEY DATE 06/03/22

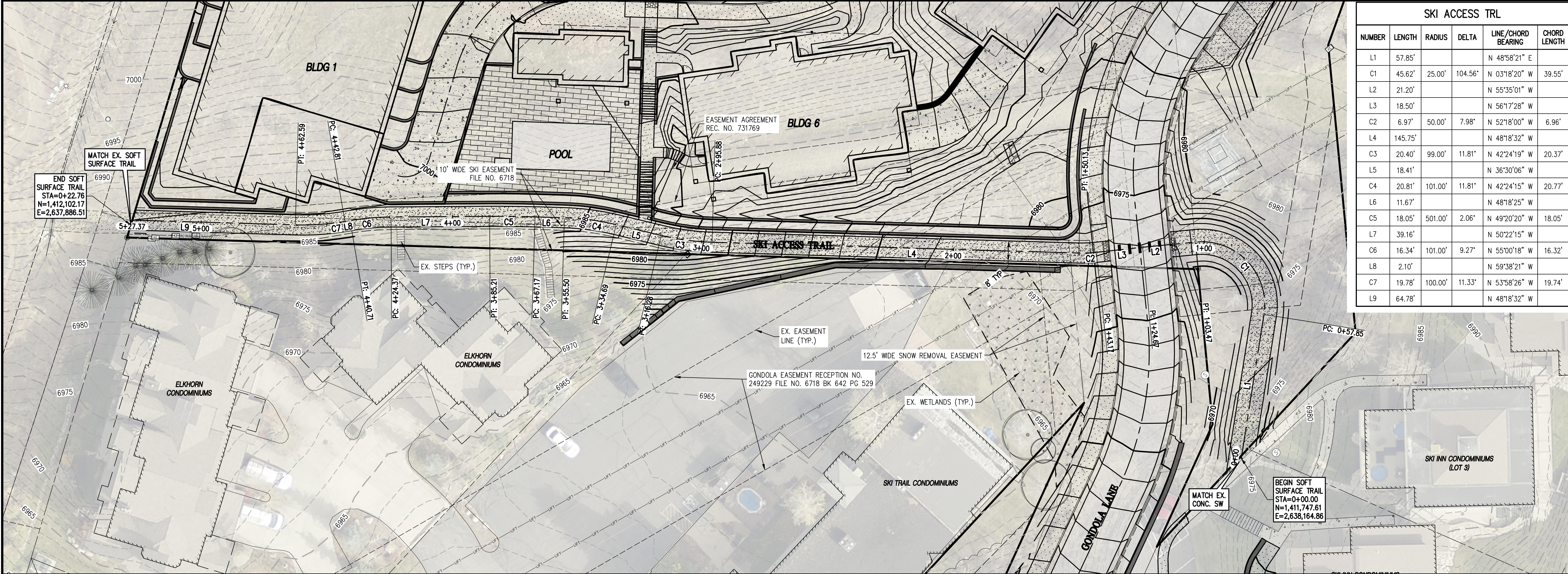
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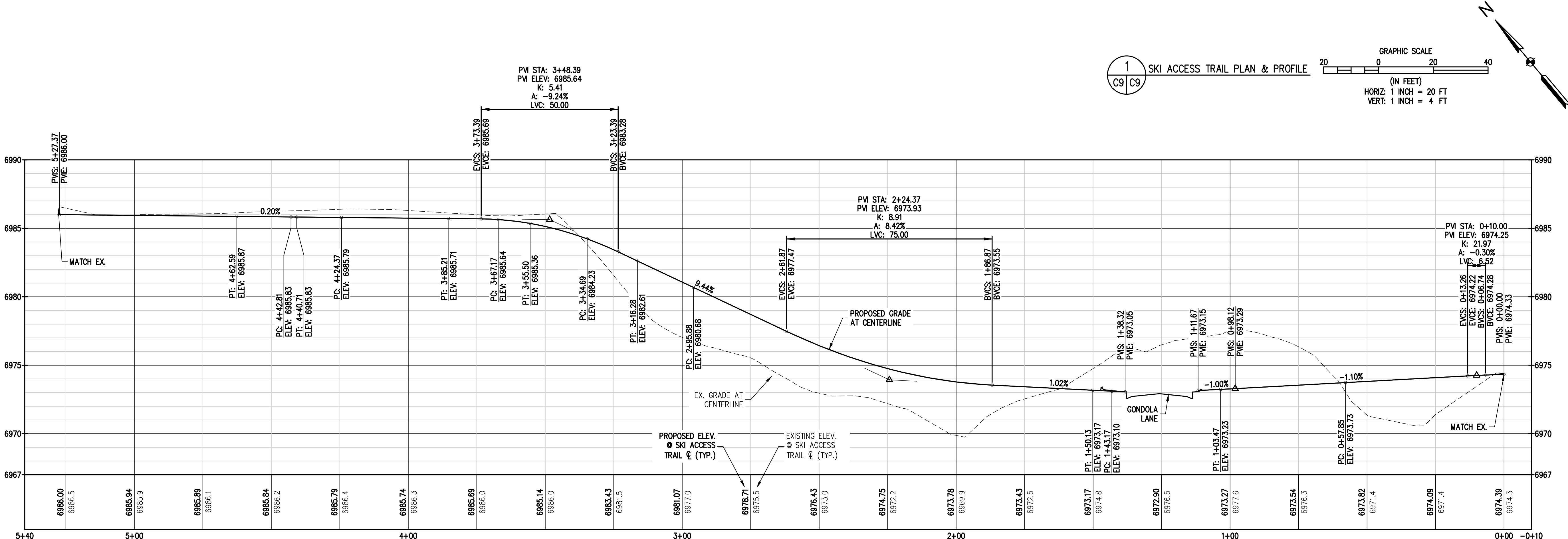
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C8

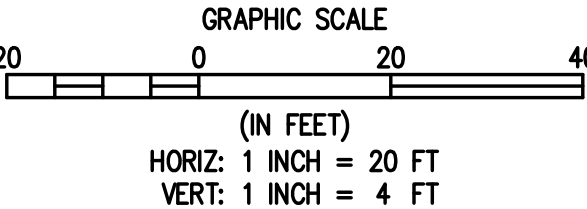
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SKI ACCESS TRL					
NUMBER	LENGTH	RADIUS	DELTA	LINE/CHORD BEARING	CHORD LENGTH
L1	57.85'			N 48°58'21" E	
C1	45.62'	25.00'	104.56°	N 03°18'20" W	39.55'
L2	21.20'			N 55°35'01" W	
L3	18.50'			N 56°17'28" W	
C2	6.97'	50.00'	7.98°	N 52°18'00" W	6.96'
L4	145.75'			N 48°18'32" W	
C3	20.40'	99.00'	11.81°	N 42°24'19" W	20.37'
L5	18.41'			N 36°30'06" W	
C4	20.81'	101.00'	11.81°	N 42°24'15" W	20.77'
L6	11.67'			N 48°18'25" W	
C5	18.05'	501.00'	2.06°	N 49°20'20" W	18.05'
L7	39.16'			N 50°22'15" W	
C6	16.34'	101.00'	9.27°	N 55°00'18" W	16.32'
L8	2.10'			N 59°38'21" W	
C7	19.78'	100.00'	11.33°	N 53°58'26" W	19.74'
L9	64.78'			N 48°18'32" W	



1 SKI ACCESS TRAIL PLAN & PROFILE



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DESIGNED BY

TJM

DATE

05/18/2023

PREPARED BY

SMB

REVISIONS PER DRT #1 COMMENTS

07/28/2023

DRAWN BY

TJM

REVISIONS PER DRT #2 COMMENTS

09/20/2023

CHECKED BY

MRB

REVISIONS PER DRT #3 COMMENTS

STEAMBOAT ESQUIAR LP

THE ASTRID

2410 SKI TRAIL LANE

SKI ACCESS TRAIL PLAN & PROFILE

ROUTT COUNTY

STEAMBOAT SPRINGS

PREPARED UNDER THE DIRECT SUPERVISION OF

FOR AND ON BEHALF OF

BASELINE CORPORATION

INITIAL SUBMITTAL

12/22/2022

DRAWING SIZE

24" X 36"

SURVEY FIRM

LANDMARK, INC

SURVEY DATE

06/03/22

JOB NO.

C020235

DRAWING NAME

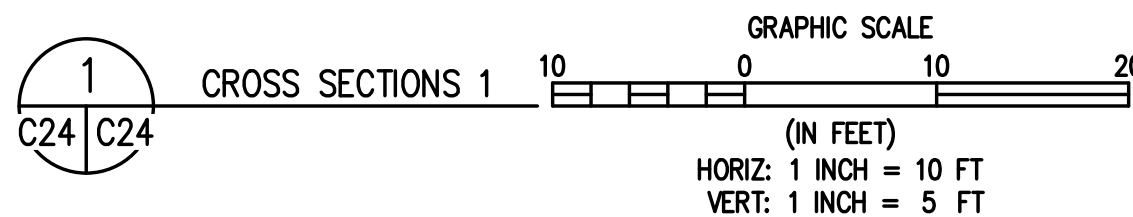
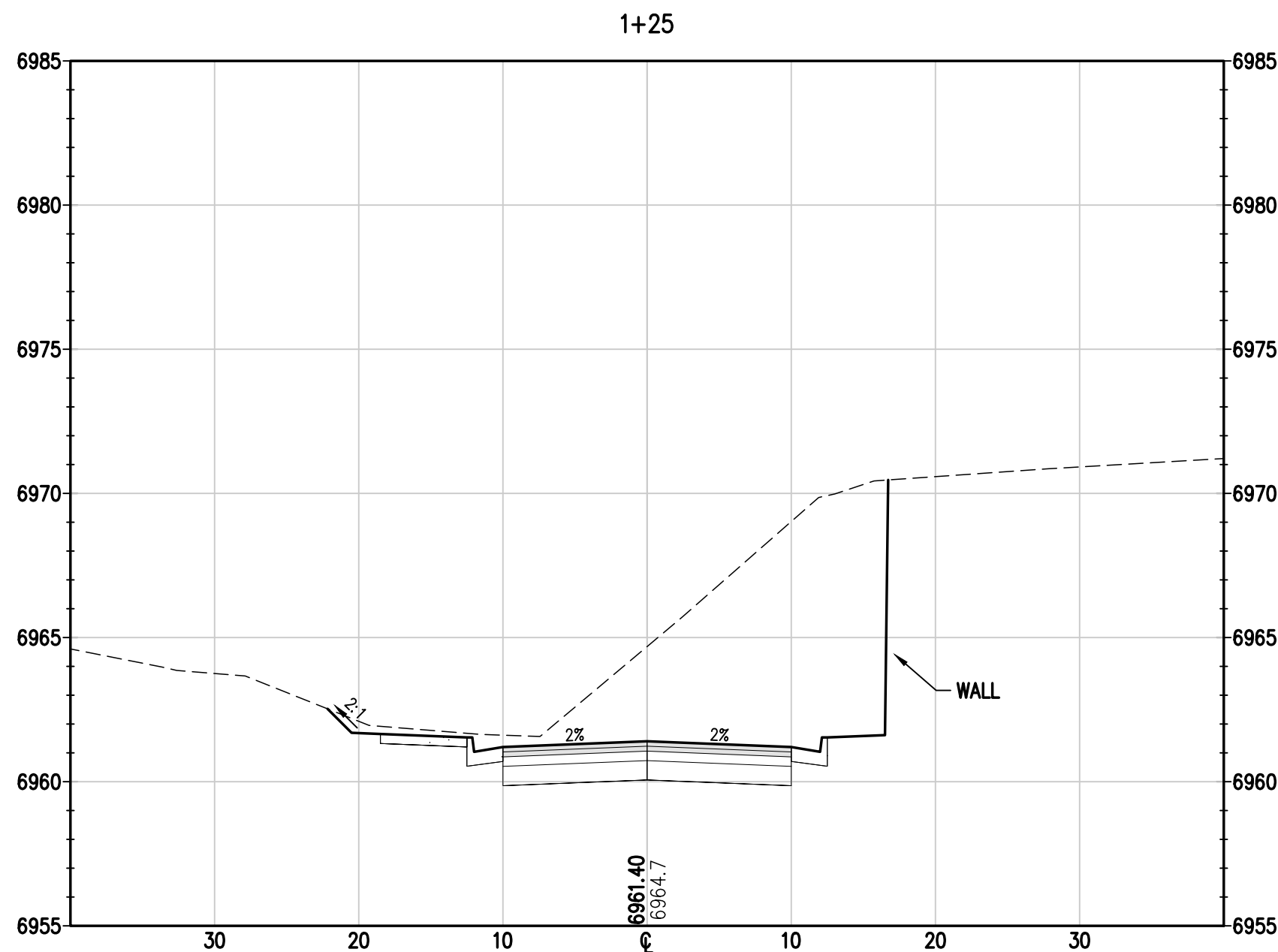
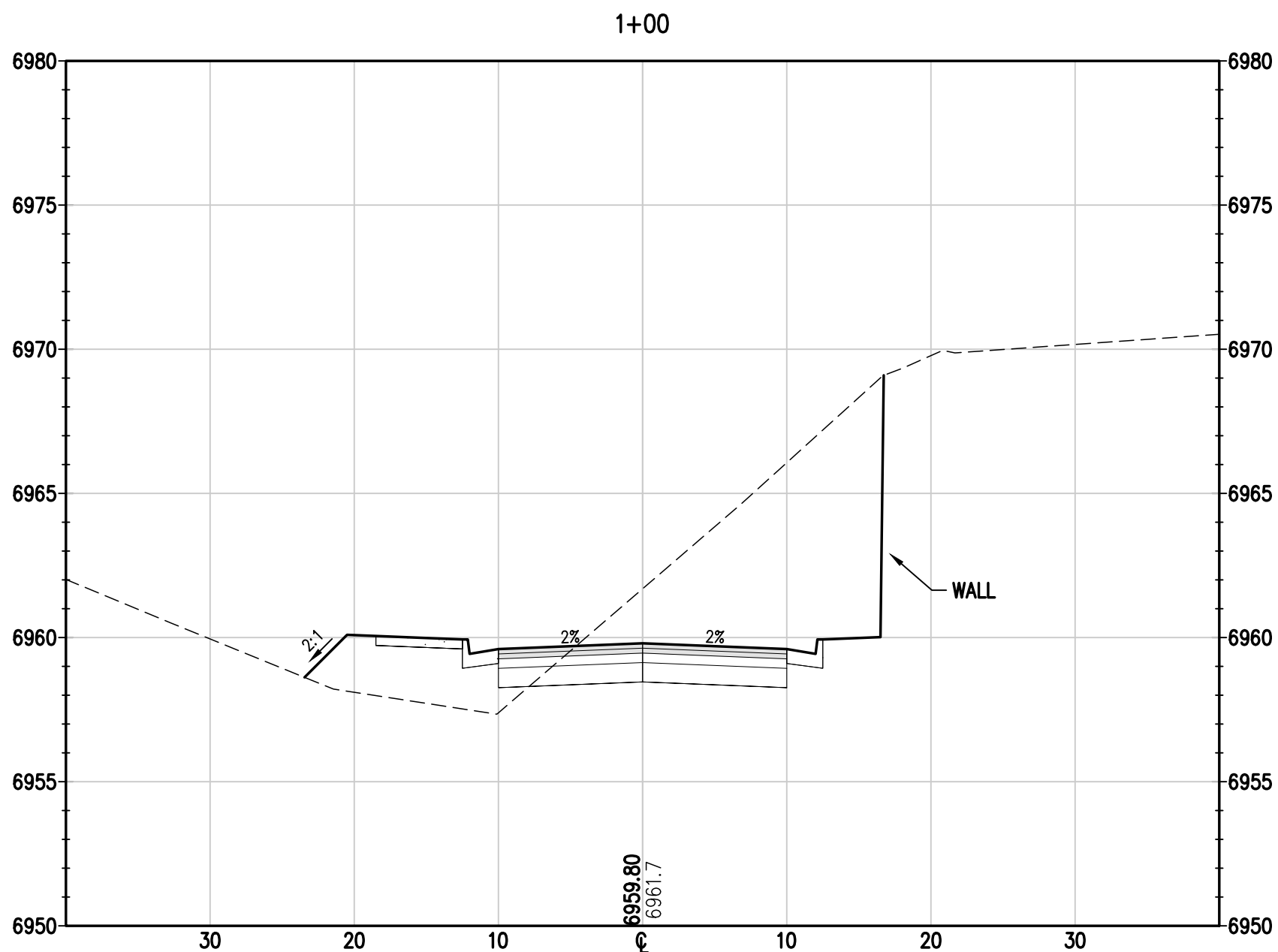
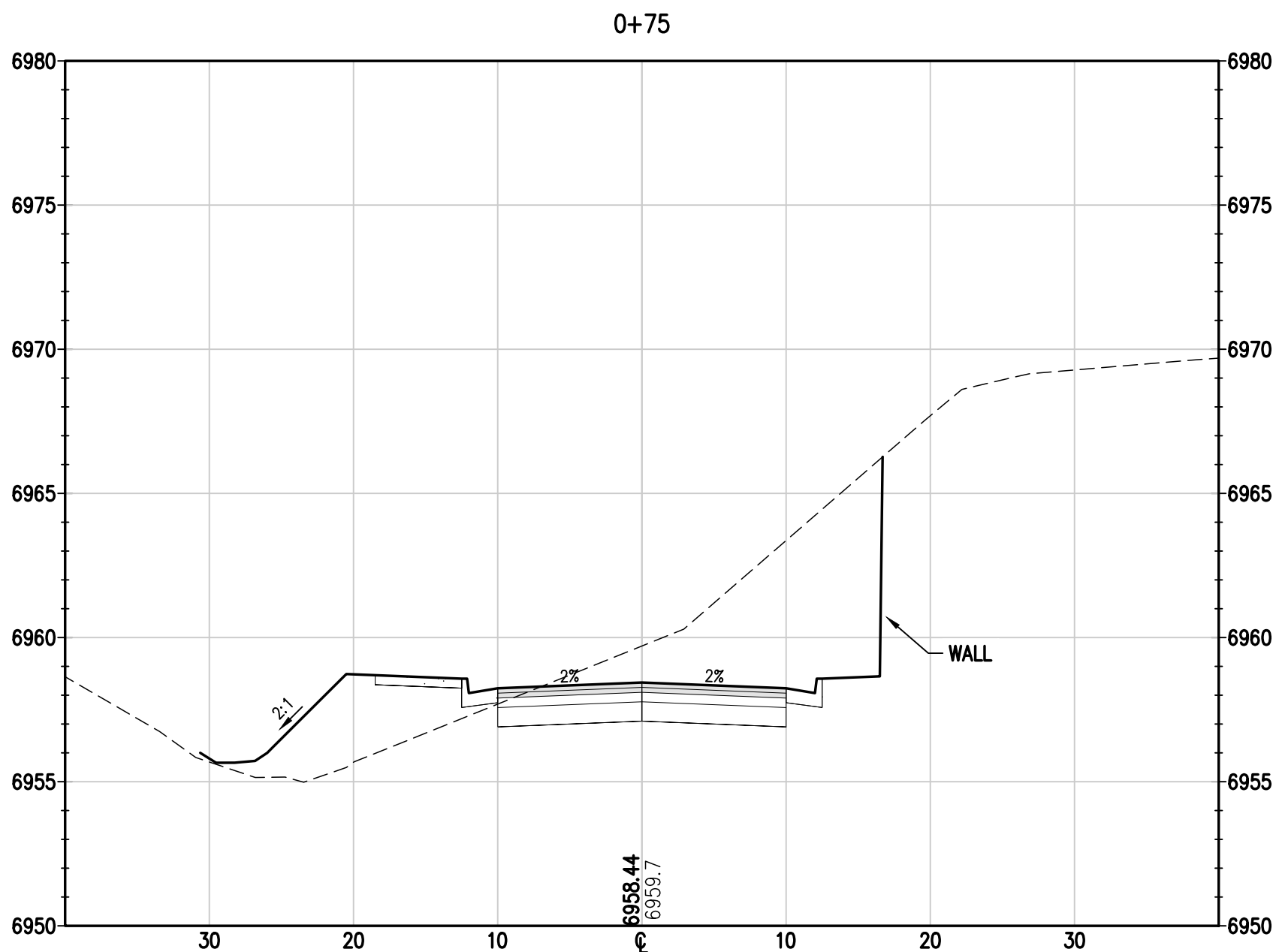
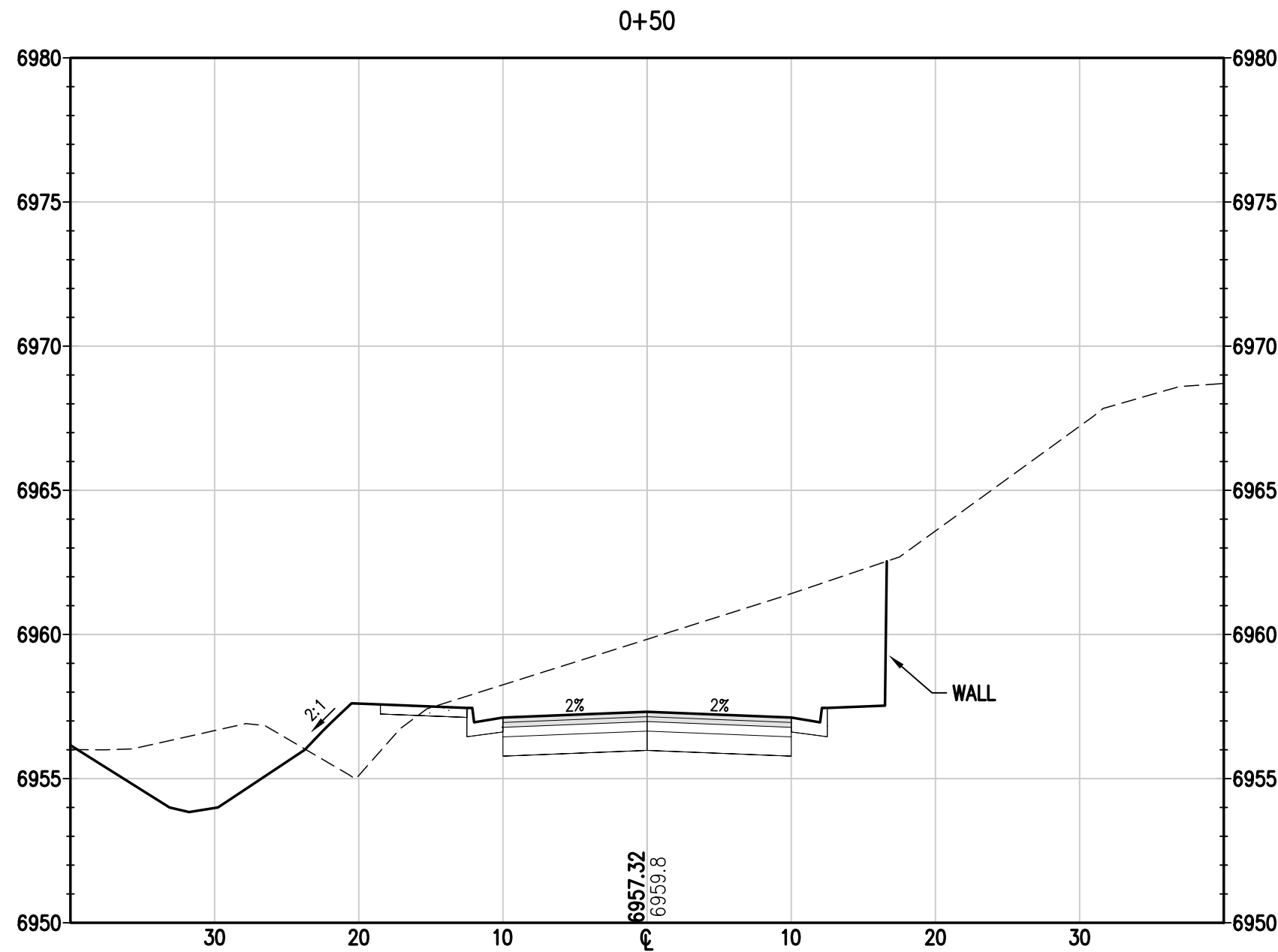
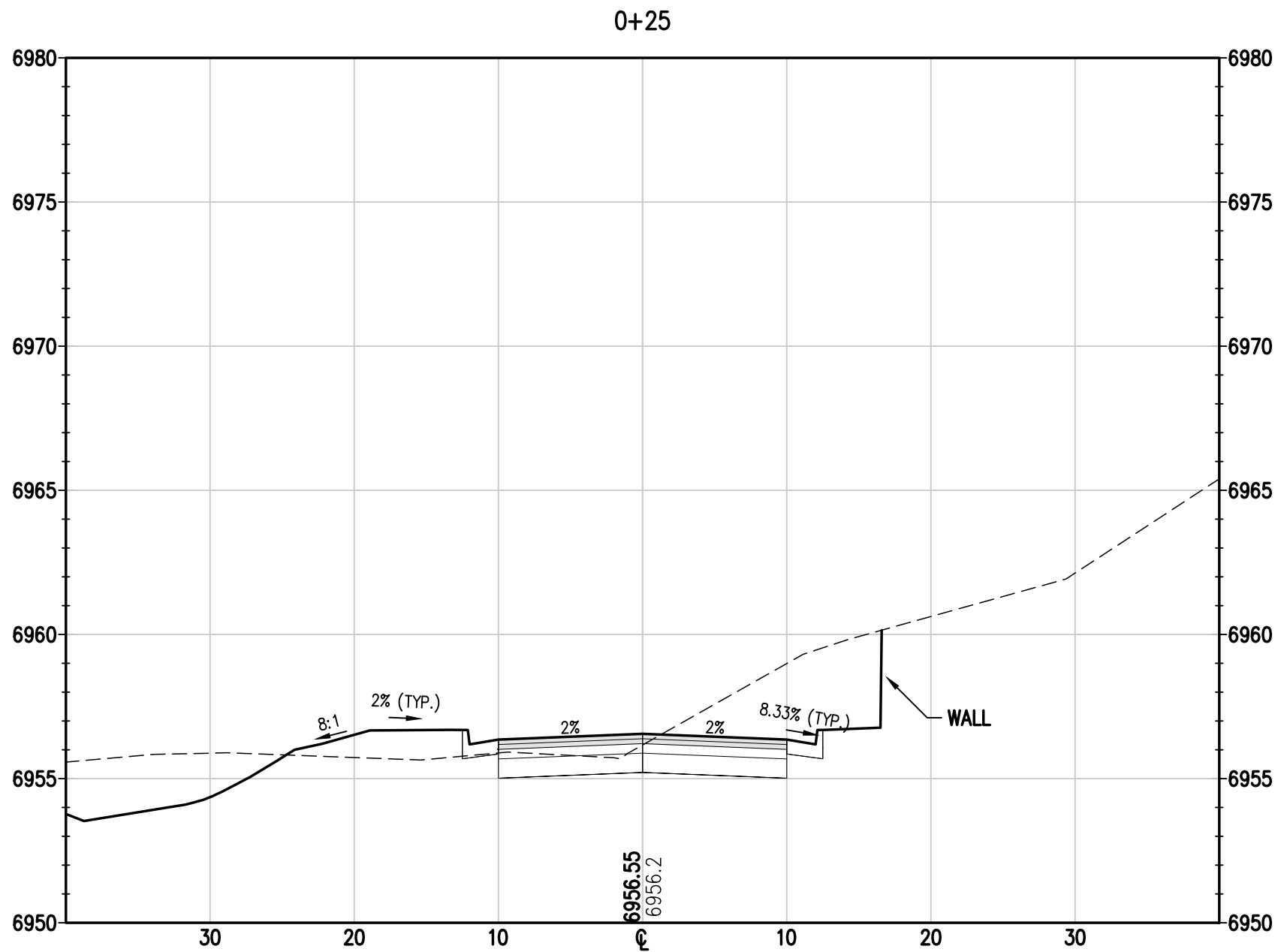
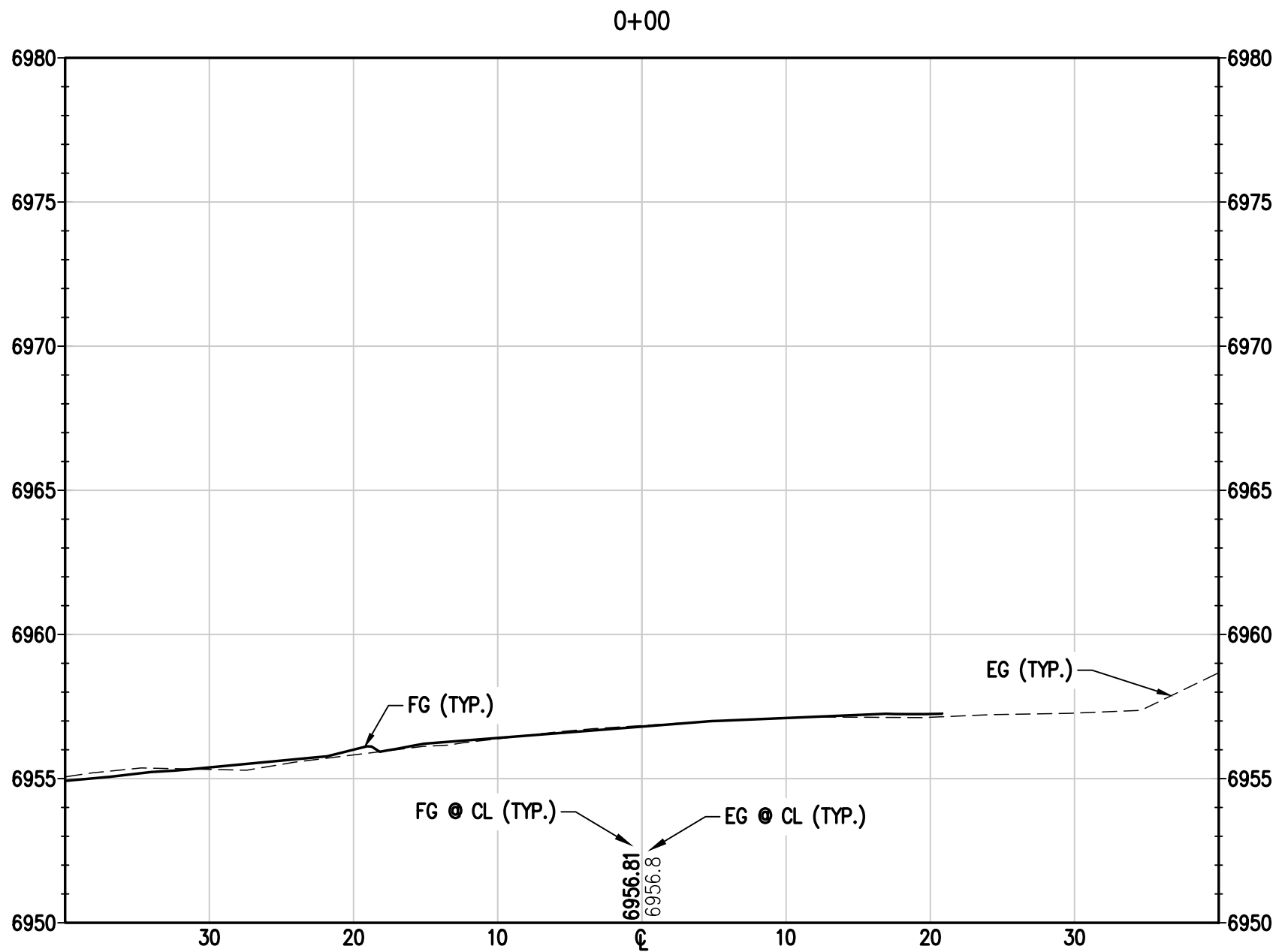
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SHEET

11 OF 68

C9

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05/18/2023

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DATE
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STEAMBOAT ESQUIAR LP

ROUTE COUNTY

THE ASTRID
2410 SKI TRAIL LANE
CROSS SECTIONS 1

FOR AND ON BEHALF OF
BASELINE CORPORATION

PRELIMINARY
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CONSTRUCTION

INITIAL SUBMITTAL 12/22/2022

DRAWING SIZE 24" X 36"

SURVEY FIRM LANDMARK, INC

SURVEY DATE 06/03/22

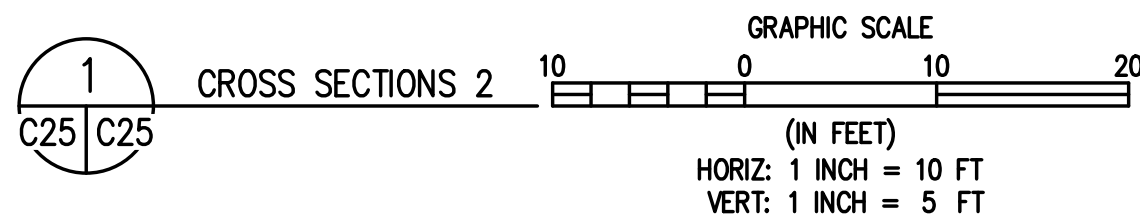
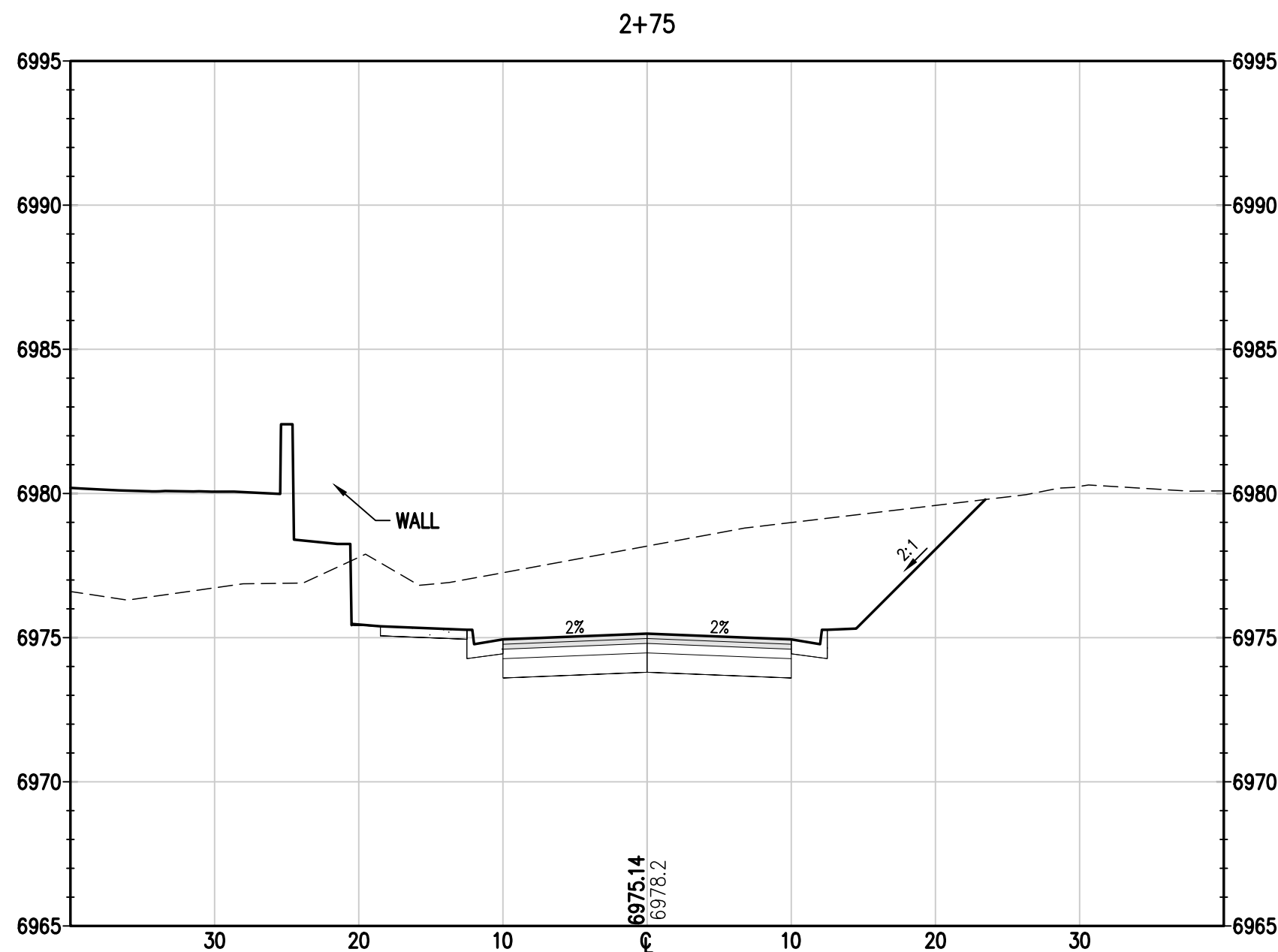
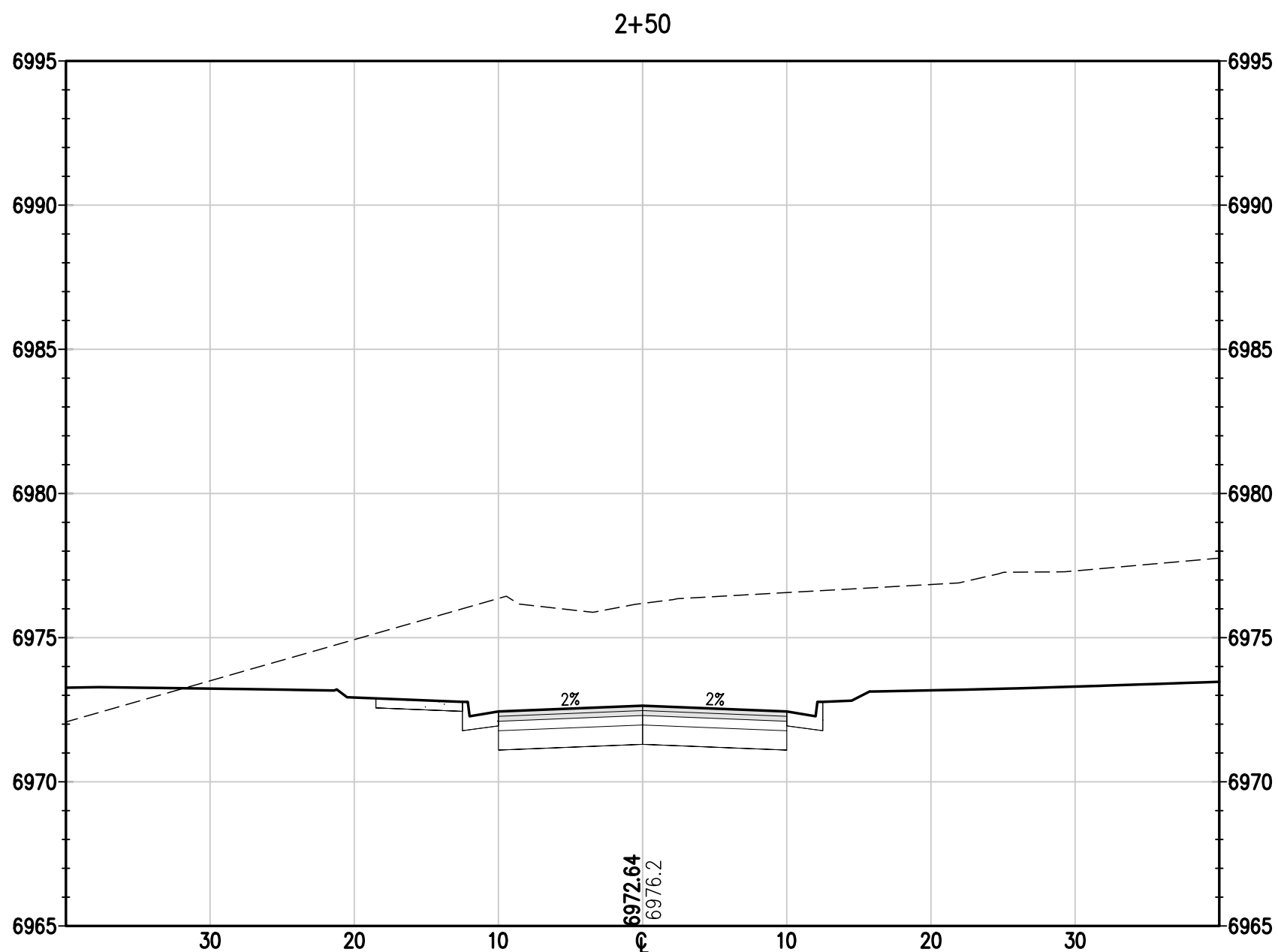
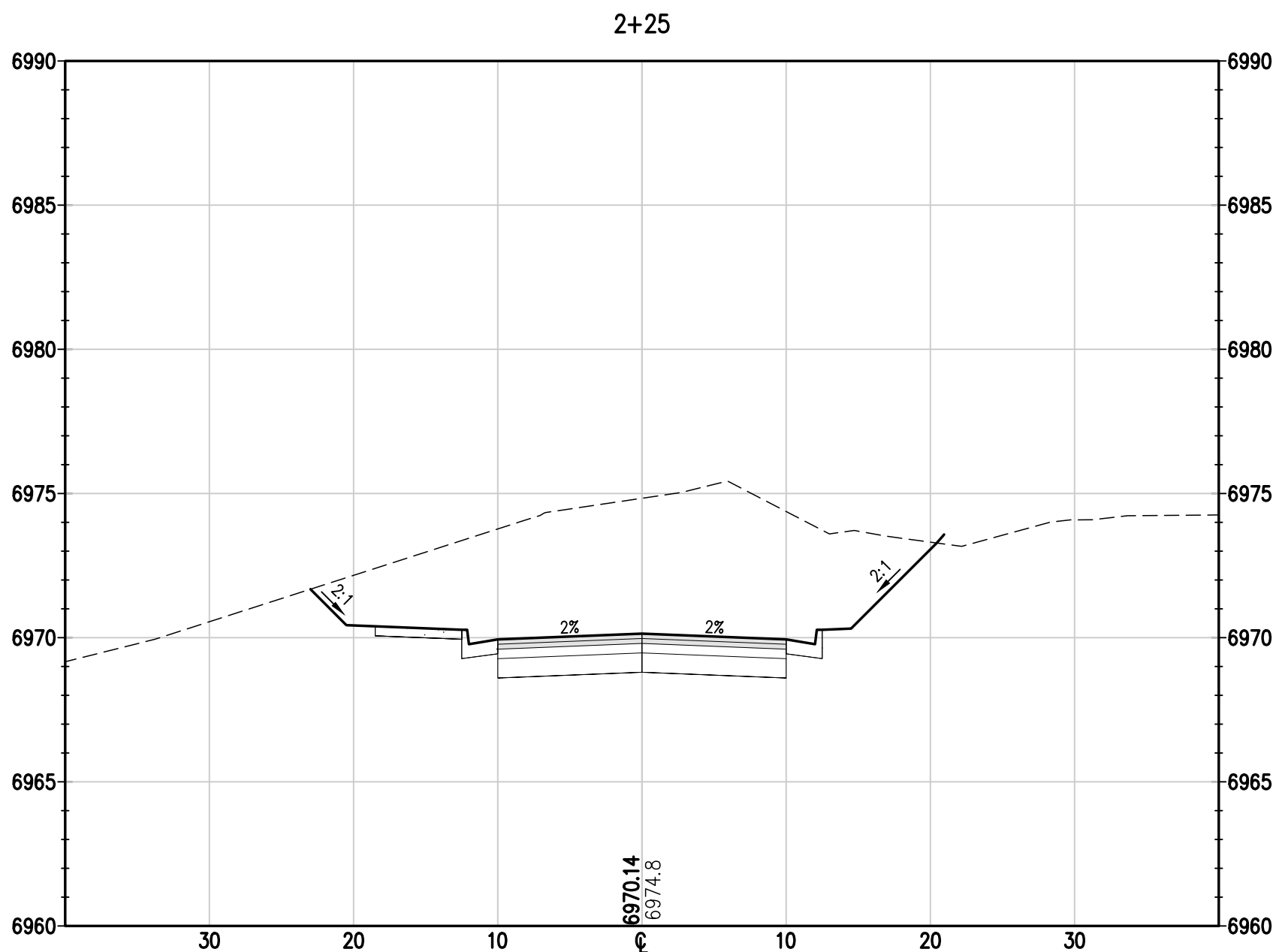
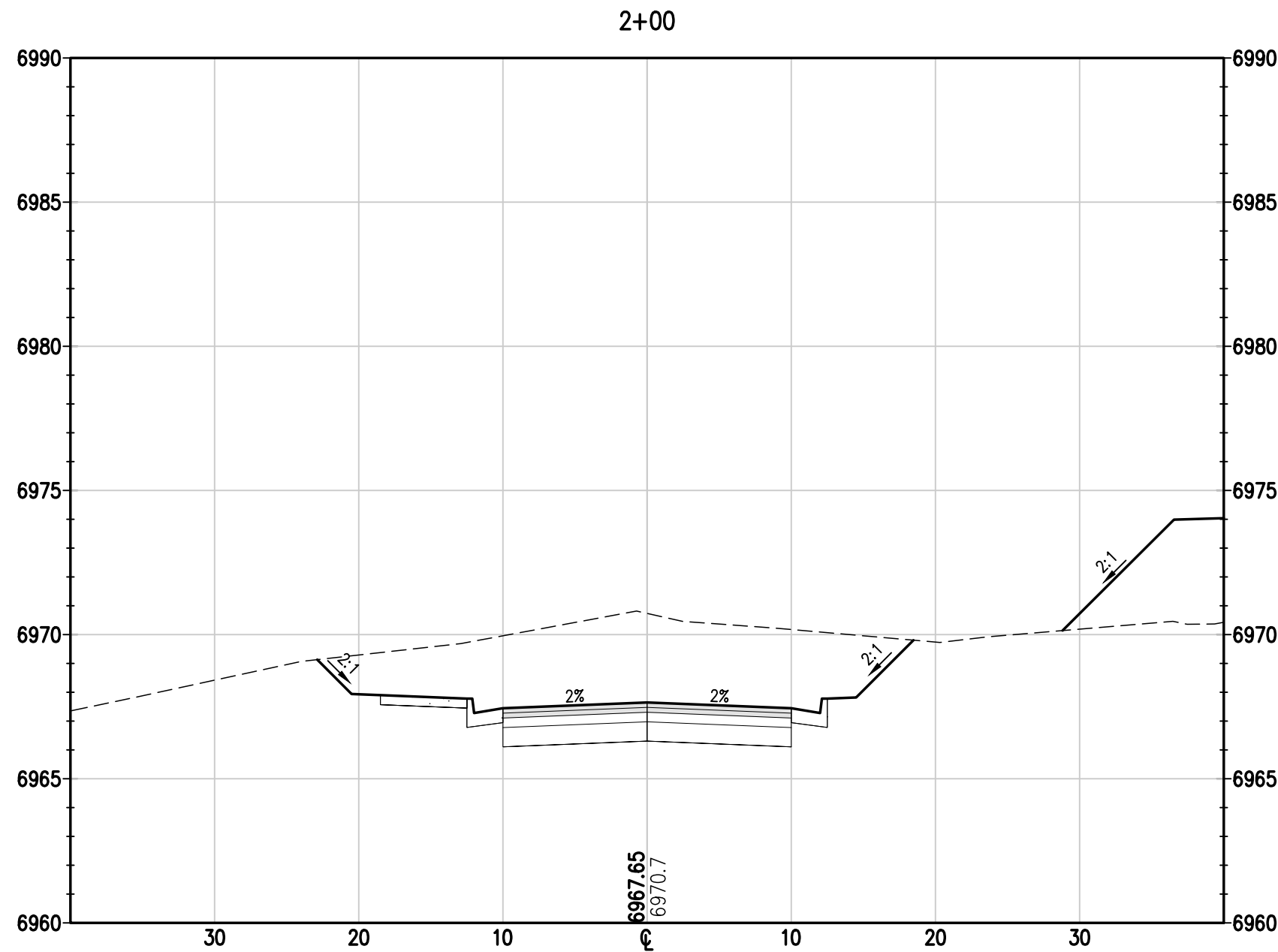
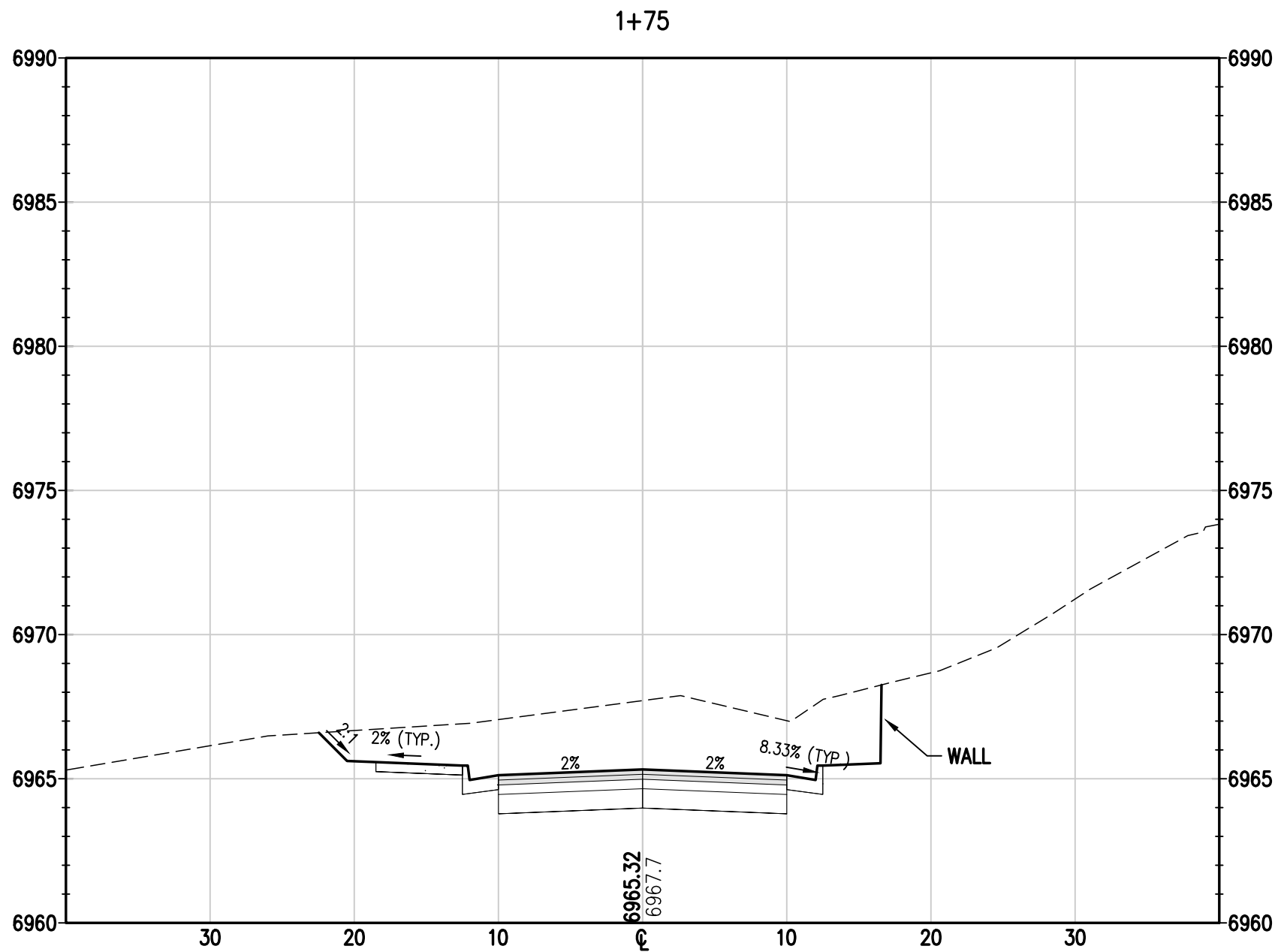
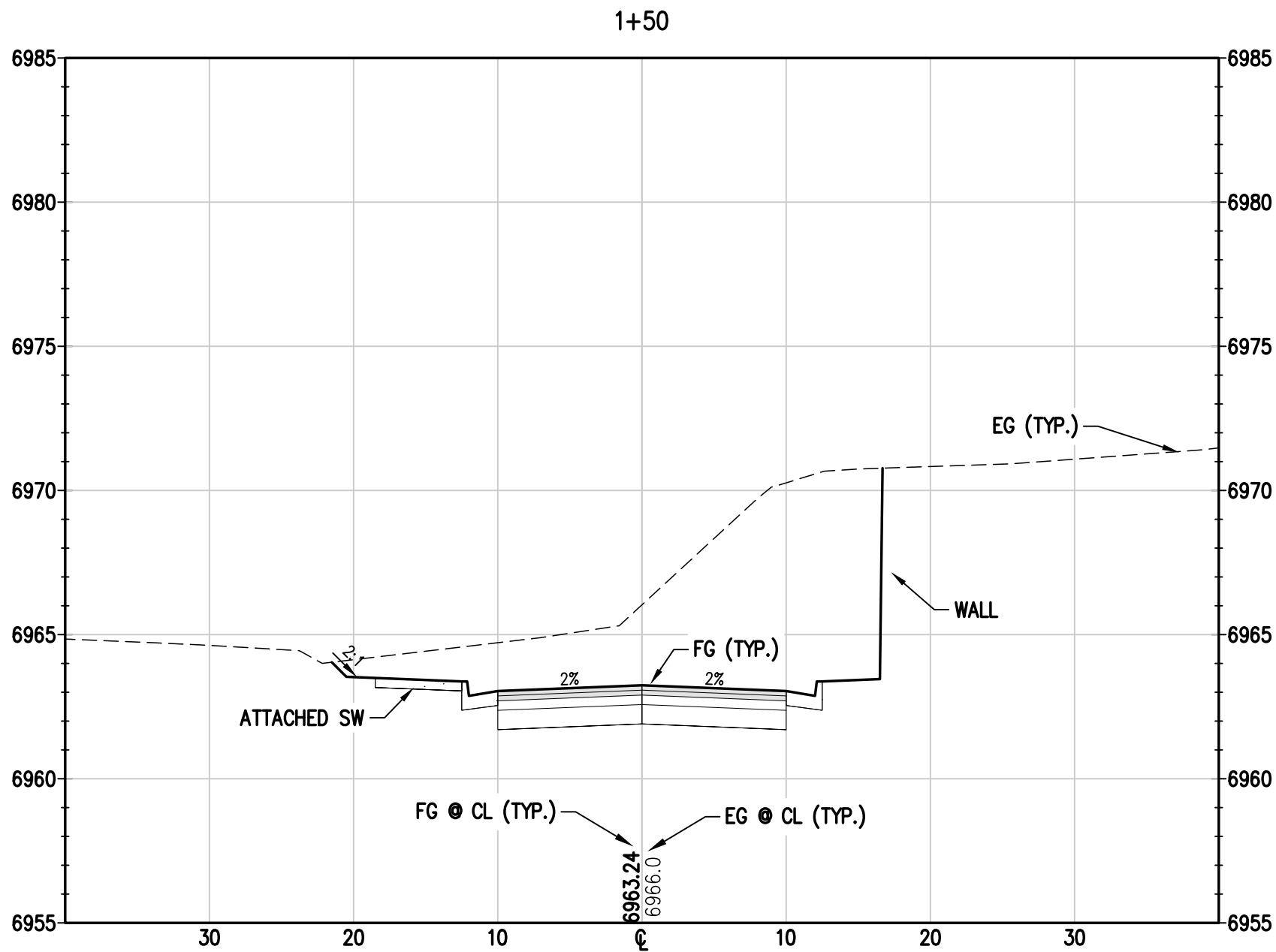
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SHEET 26 OF 68

C24

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CHECKED BY	MRB	REVISIONS PER DRT #	COMMENTS

STEAMBOAT SPRINGS

ROUTT COUNTY

THE ASTRID
2410 SKI TRAIL LANE
CROSS SECTIONS 2

FOR AND ON BEHALF OF
BASELINE CORPORATION

INITIAL SUBMITTAL 12/22/2022

DRAWING SIZE 24" X 36"

SURVEY FIRM LANDMARK, INC. SURVEY DATE 06/03/22

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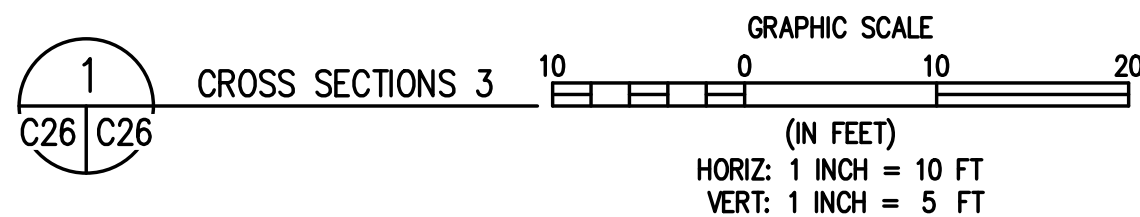
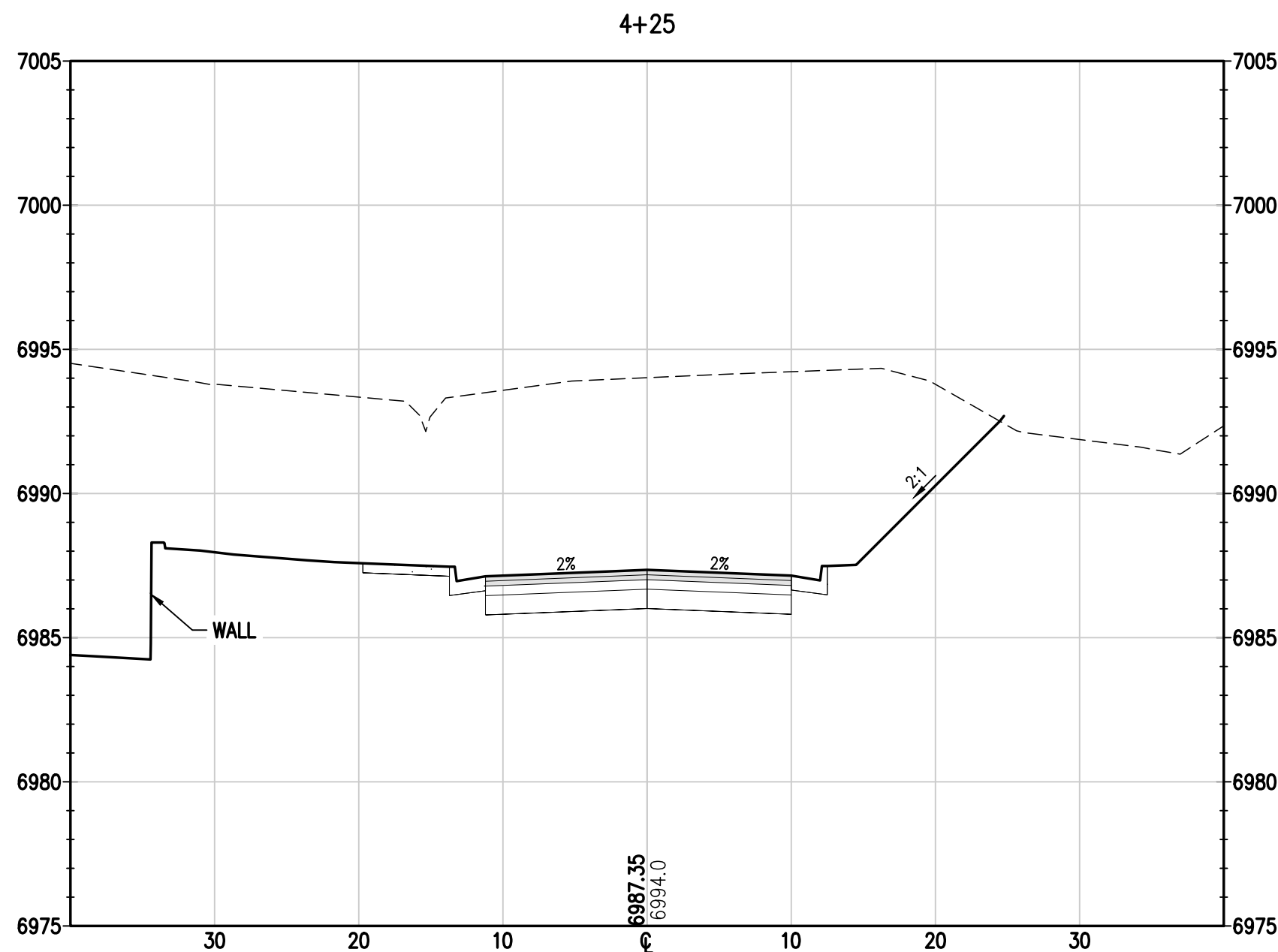
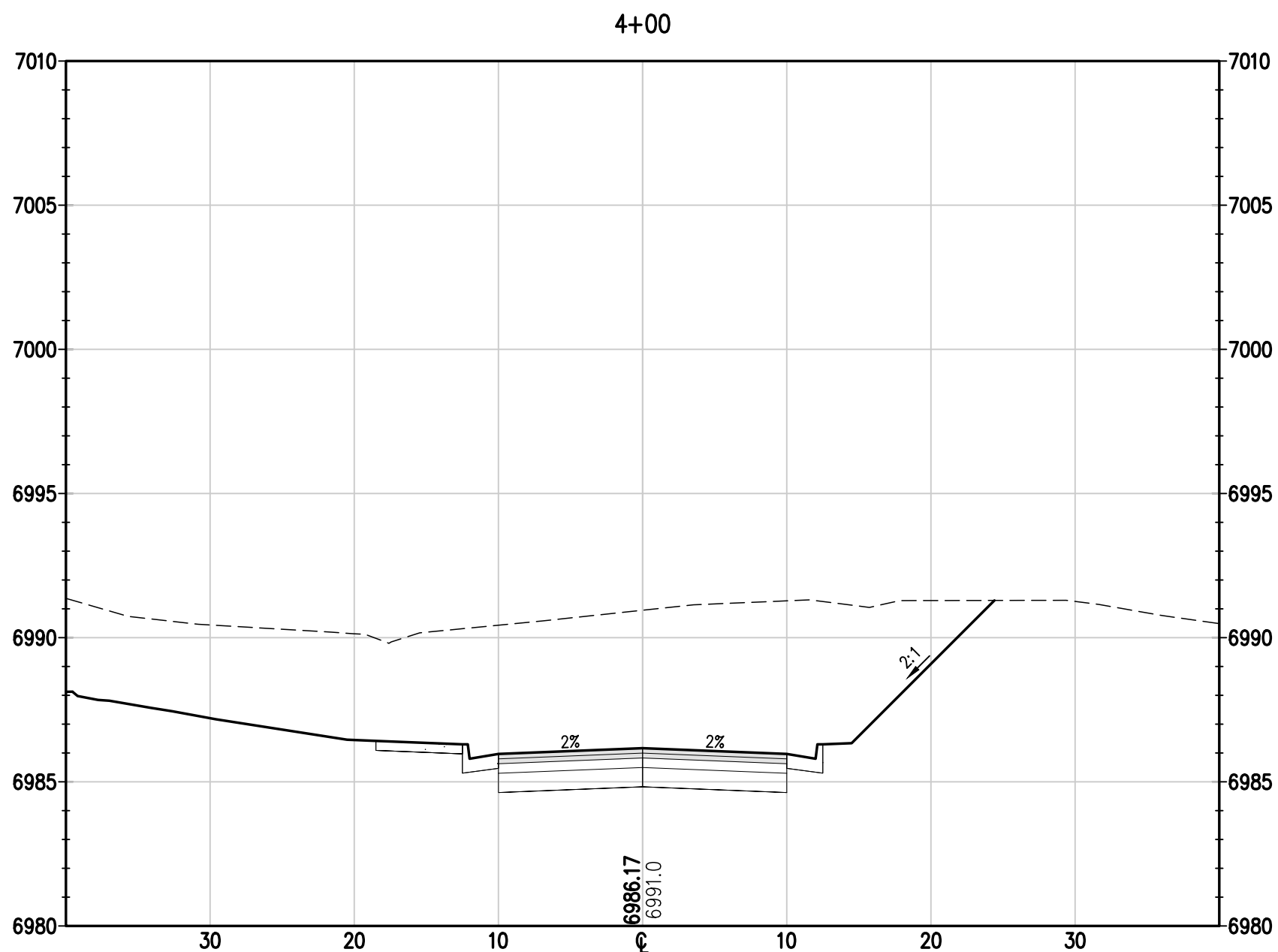
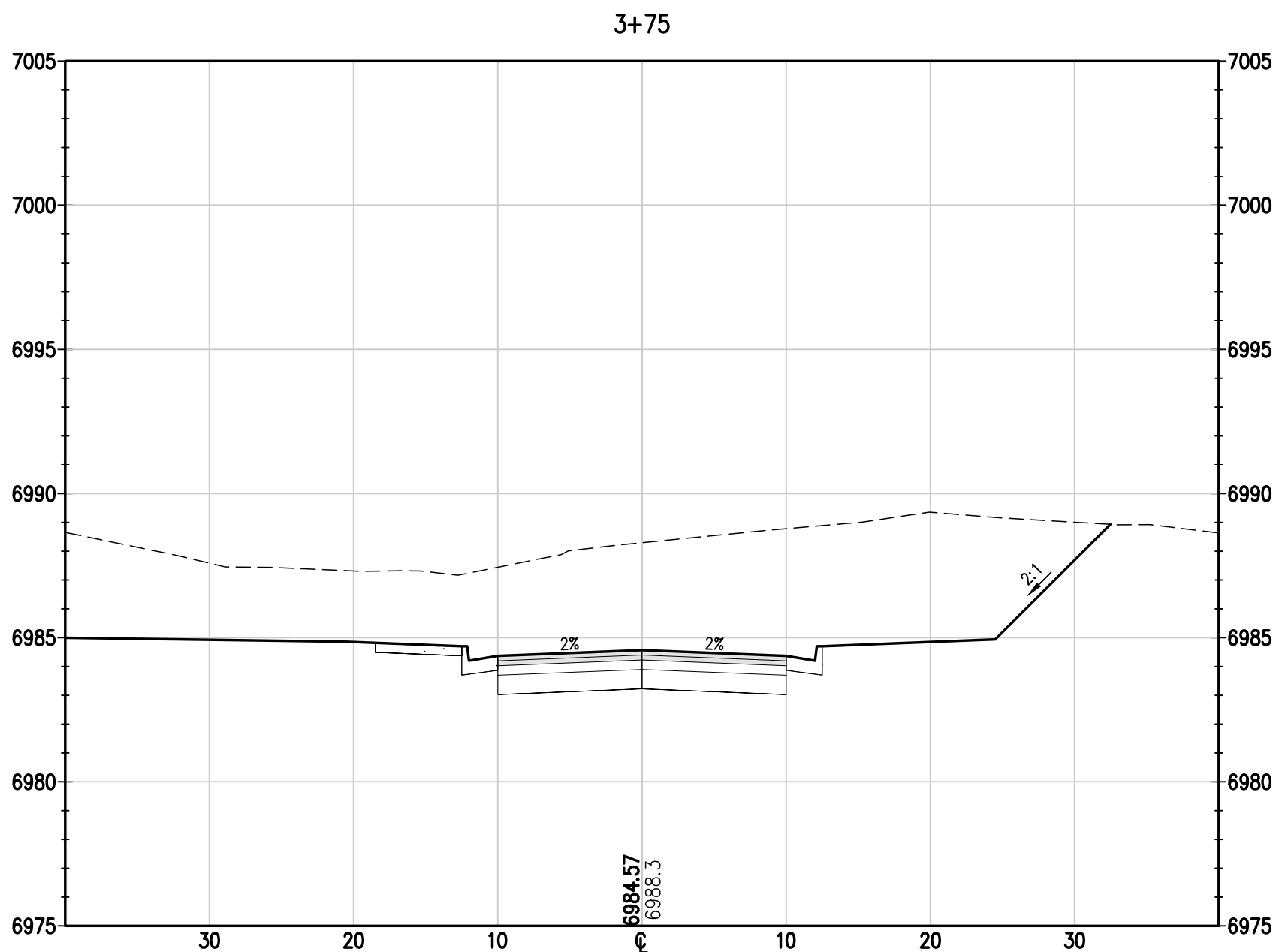
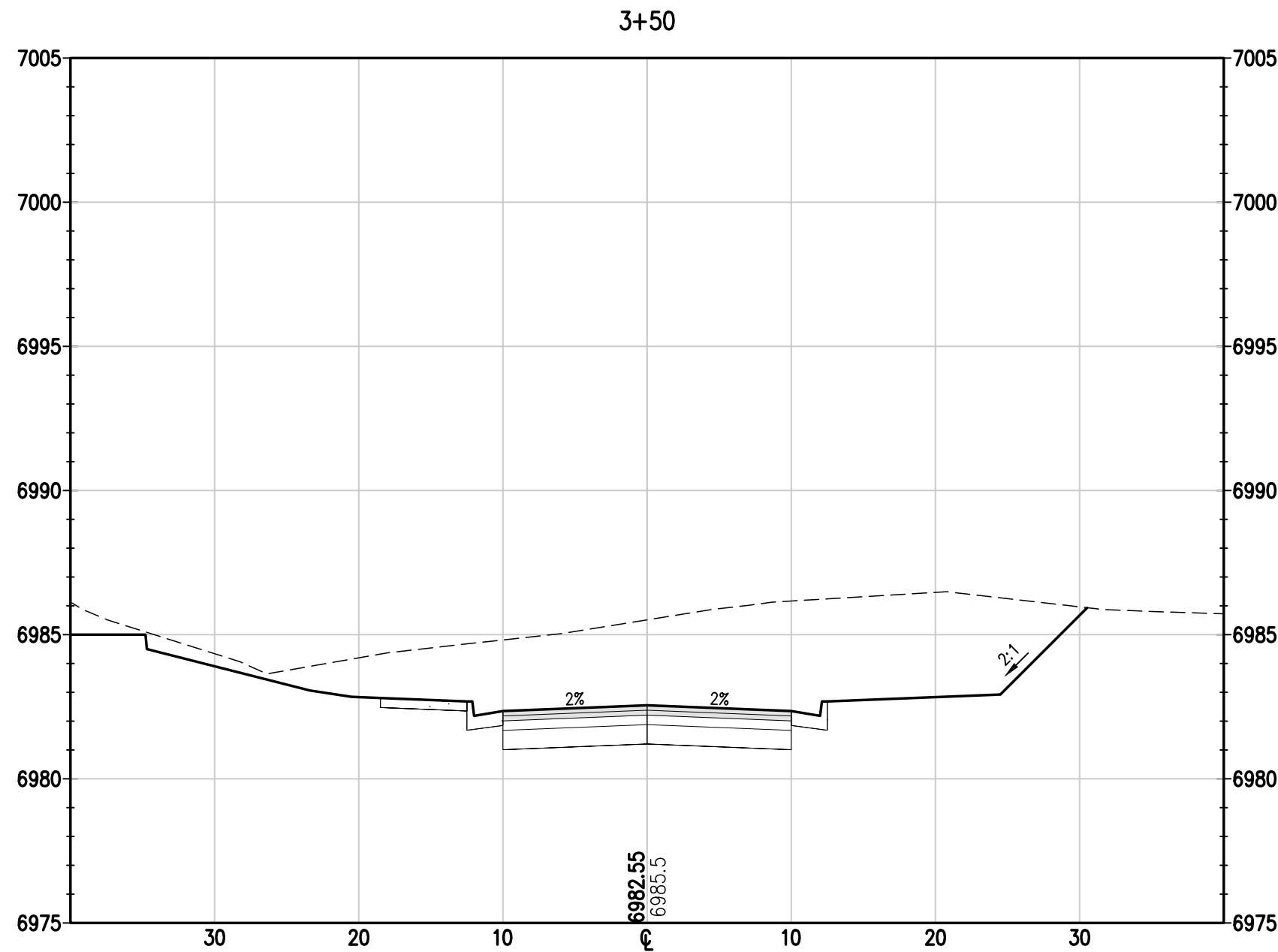
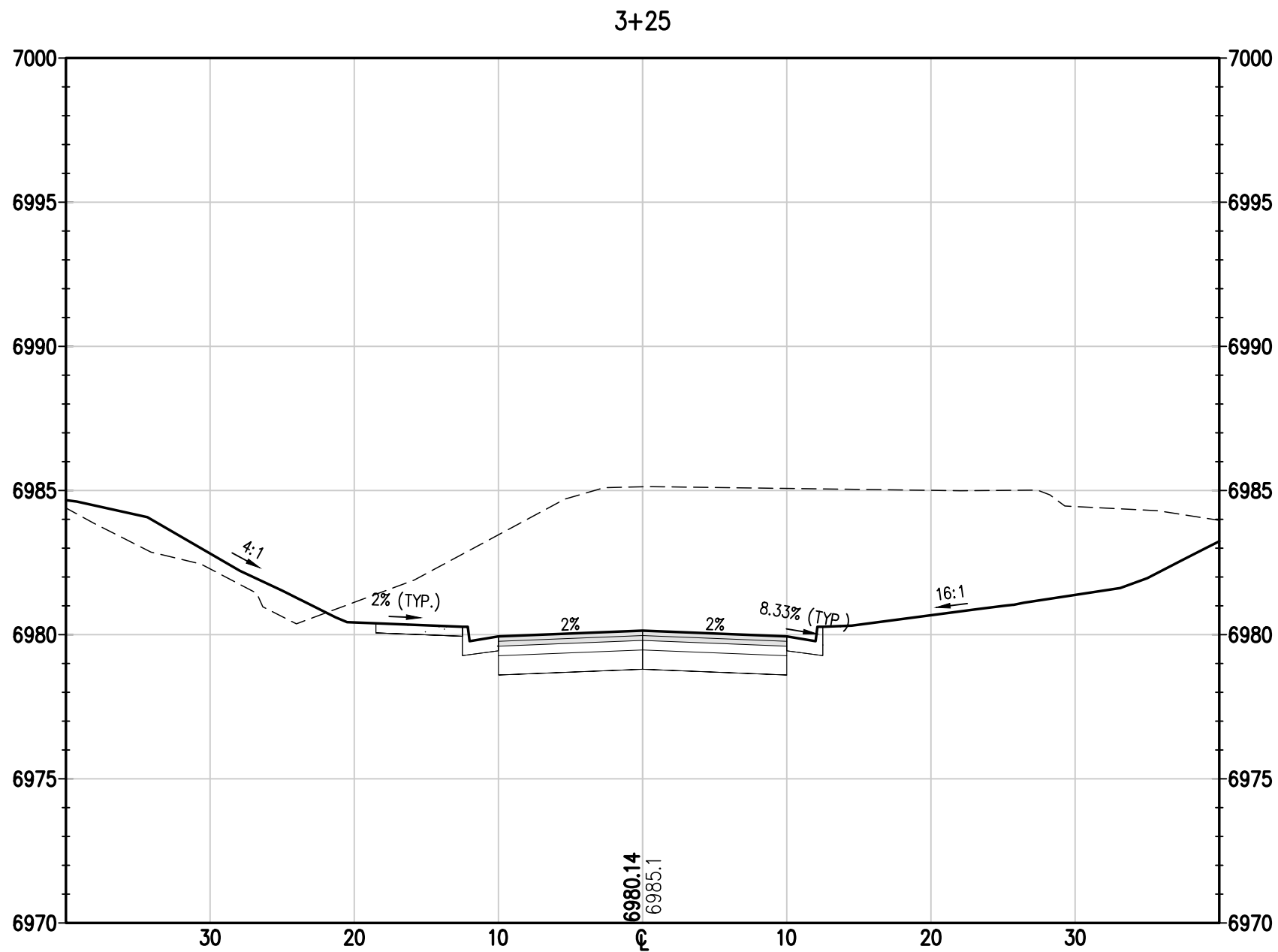
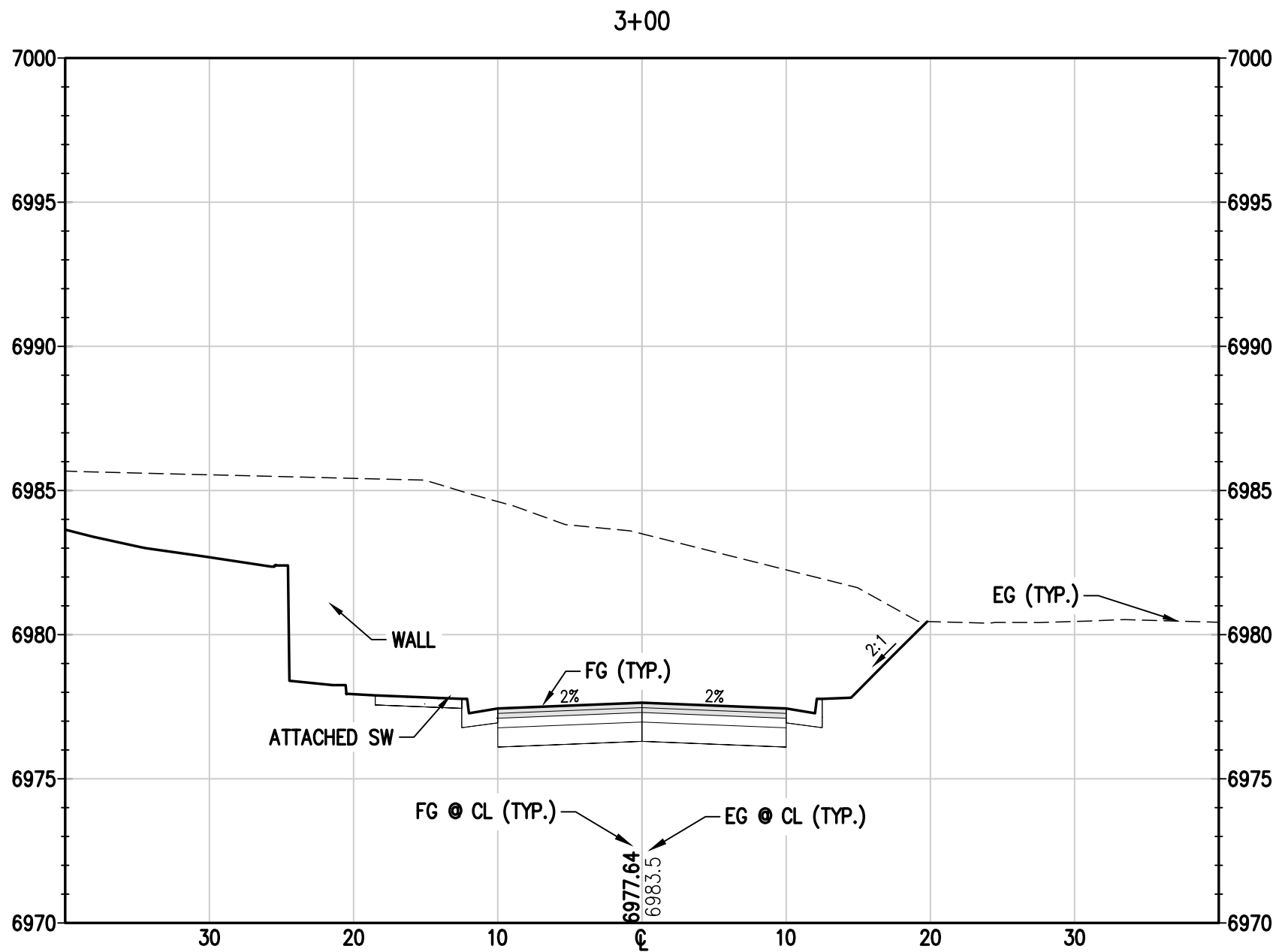
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SHEET 27 OF 68

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REVISIONS PER DRT #1 COMMENTS

REVISIONS PER DRT #1 COMMENTS

STEAMBOAT ESQUIAR LP

ROUTE COUNTY

THE ASTRID
2410 SKI TRAIL LANE
CROSS SECTIONS 3

STEAMBOAT SPRINGS

FOR AND ON BEHALF OF
BASELINE CORPORATION

PRELIMINARY
NOT FOR
CONSTRUCTION

FOR AND ON BEHALF OF
BASELINE CORPORATION

INITIAL SUBMITTAL 12/22/2022

DRAWING SIZE 24" X 36"

SURVEY FIRM LANDMARK, INC. SURVEY DATE 06/03/22

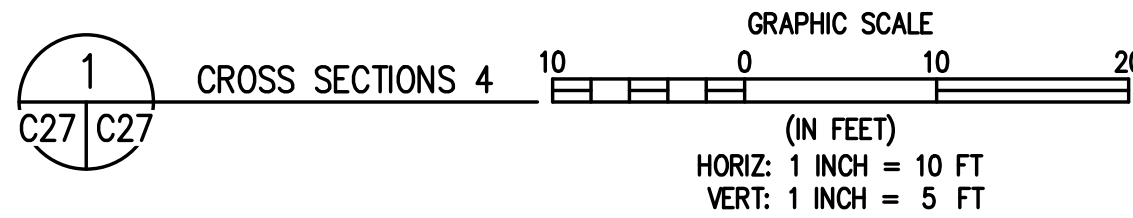
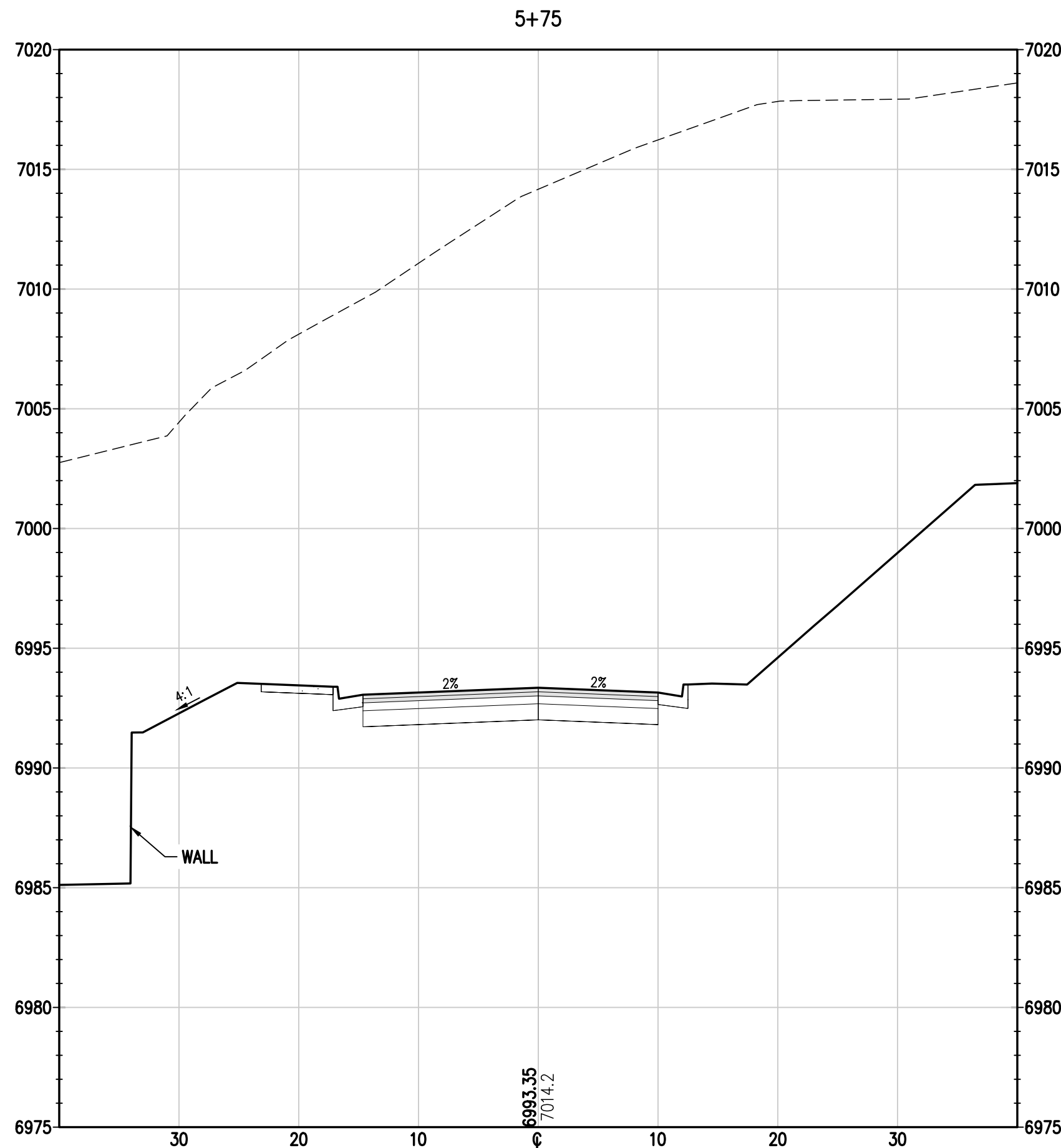
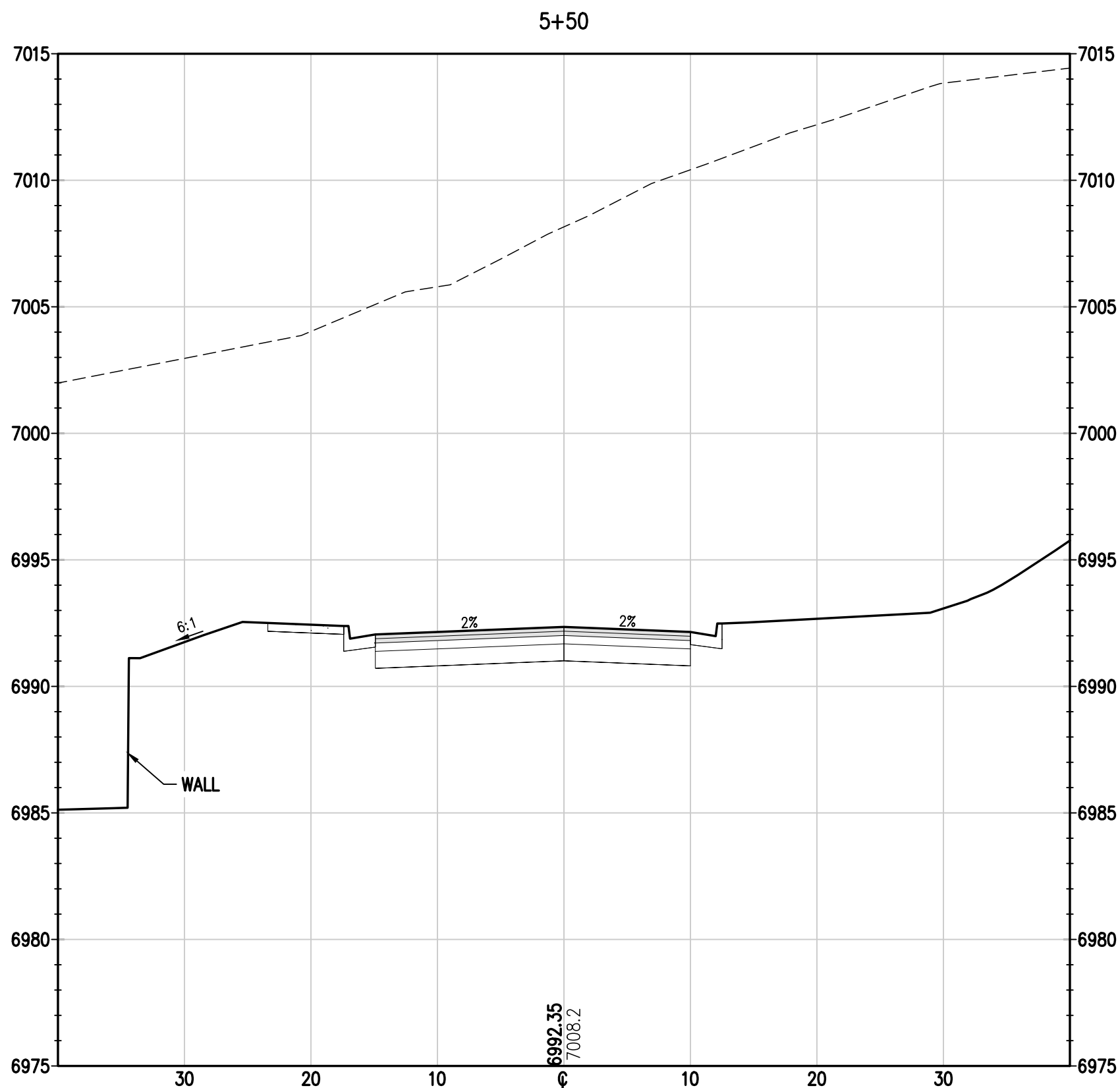
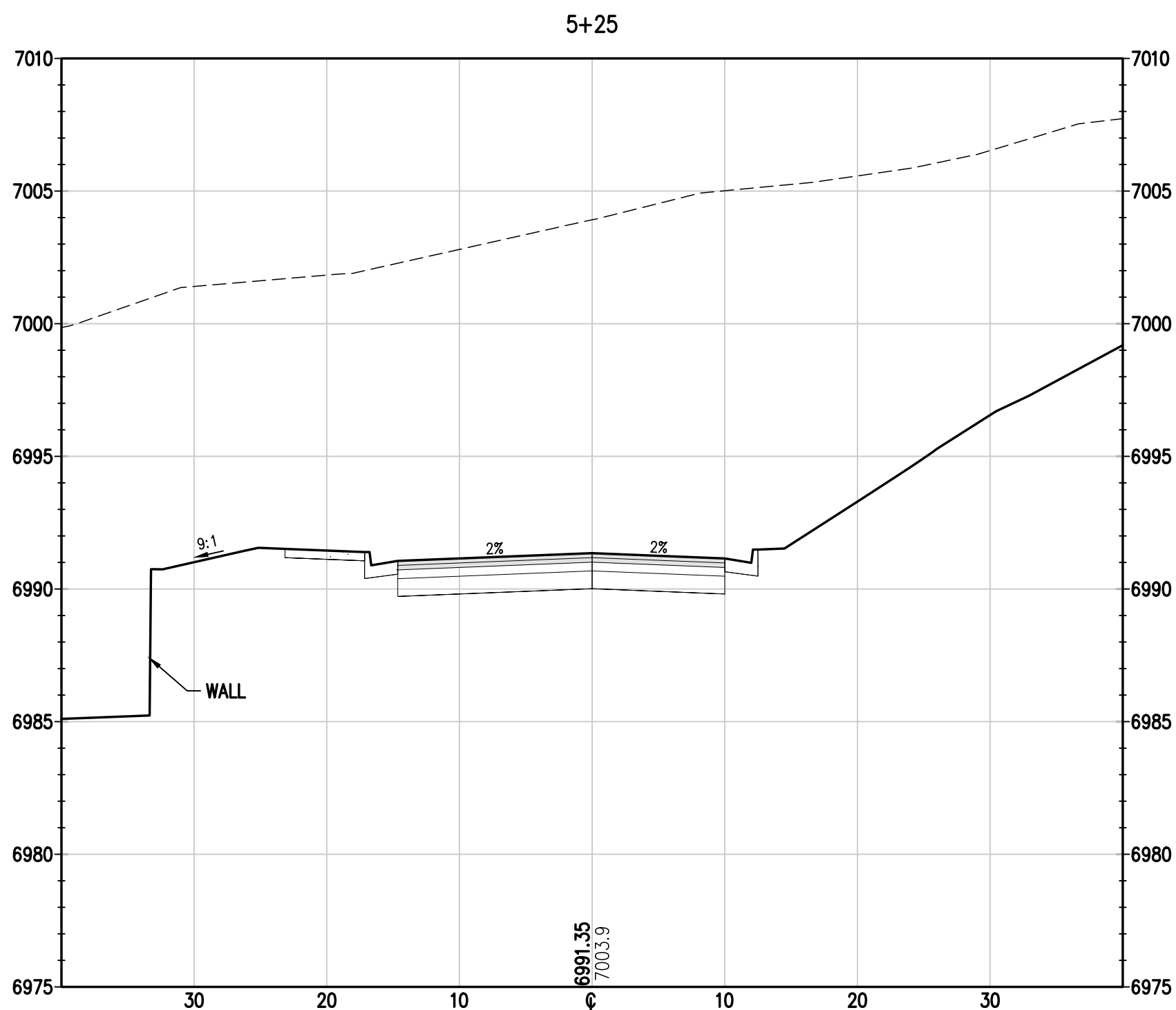
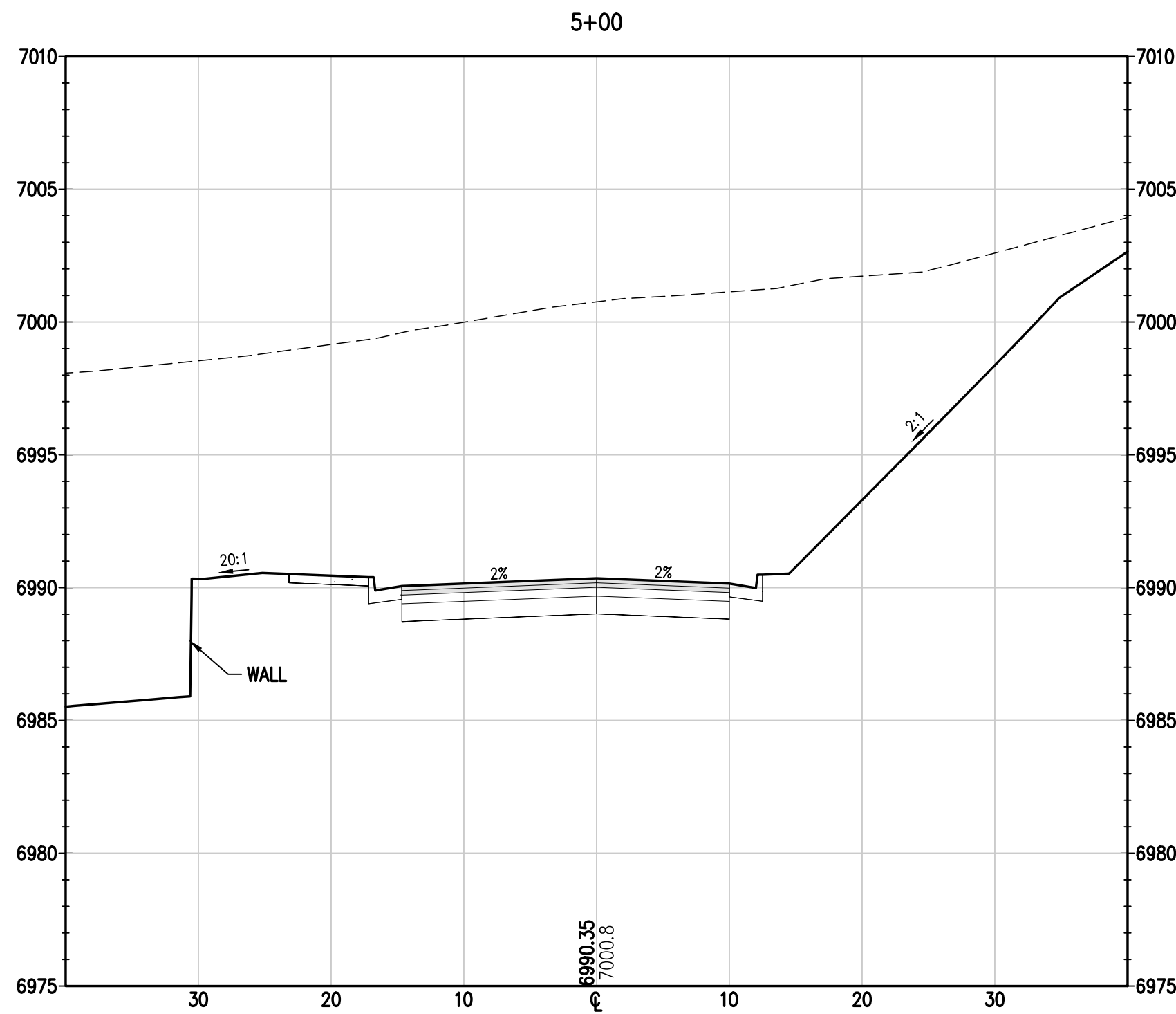
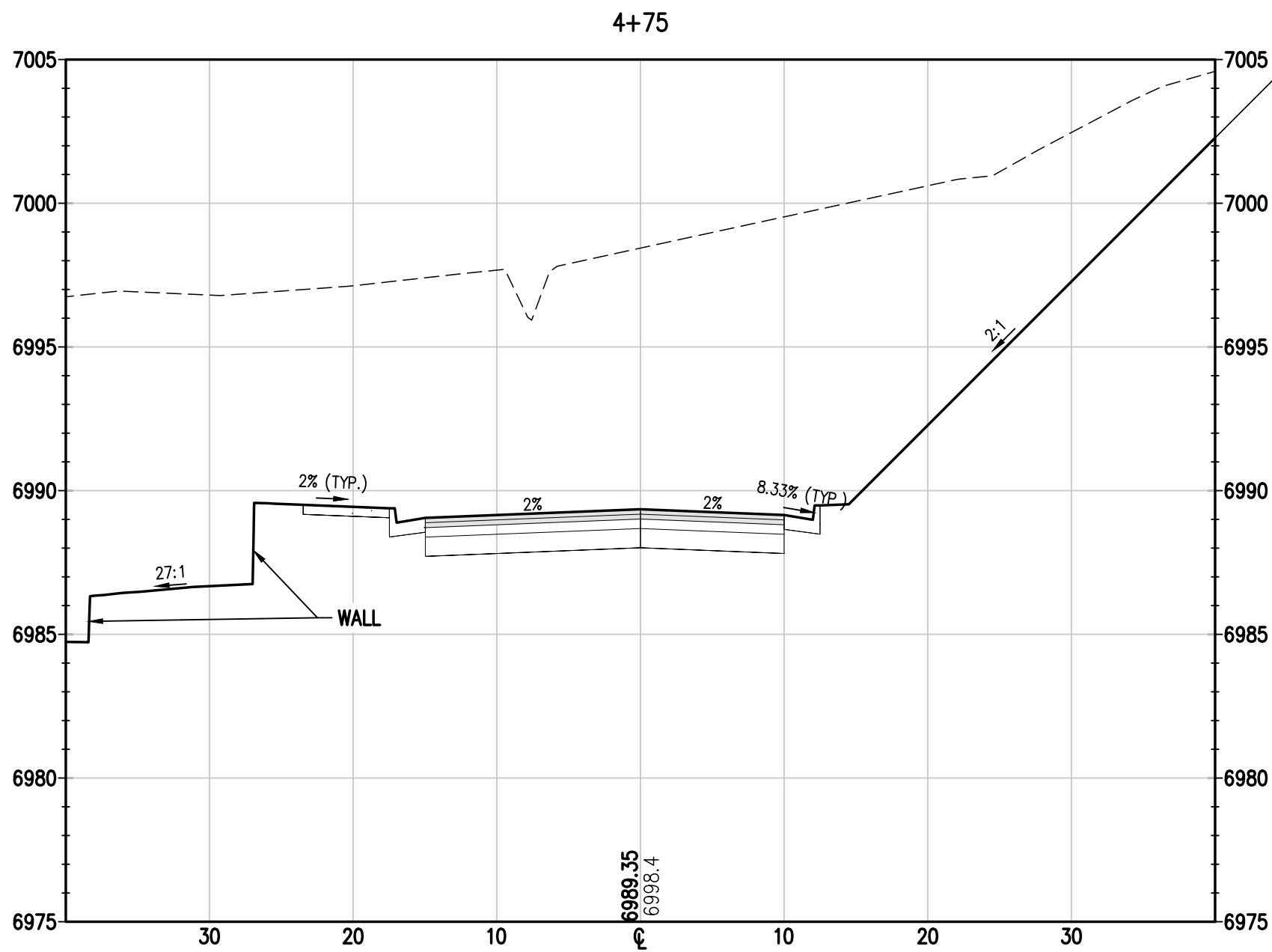
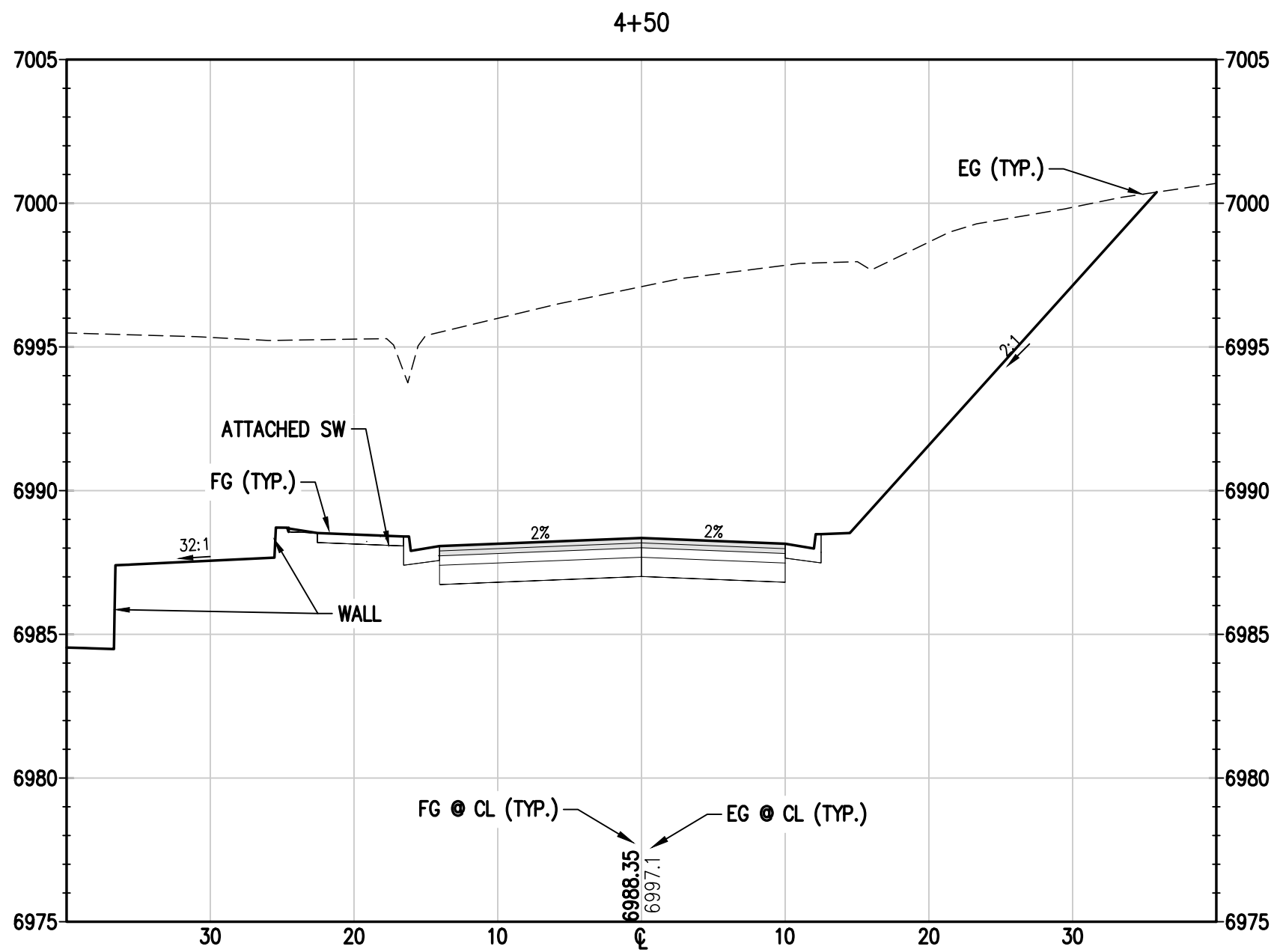
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C26

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DRAWN BY
TJM
CHECKED BY
MRB

PREPARED BY
DATE
SMB 05/18/2023
SMB 07/28/2023

REVISION DESCRIPTION
REVISIONS PER DRT #1 COMMENTS
REVISIONS PER DRT #1 COMMENTS

ROUTE COUNTY

STEAMBOAT ESQUIAR LP
THE ASTRID
2410 SKI TRAIL LANE
CROSS SECTIONS 4

STEAMBOAT SPRINGS

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FOR AND ON BEHALF OF
BASELINE CORPORATION

INITIAL SUBMITTAL 12/22/2022

DRAWING SIZE 24" X 36"

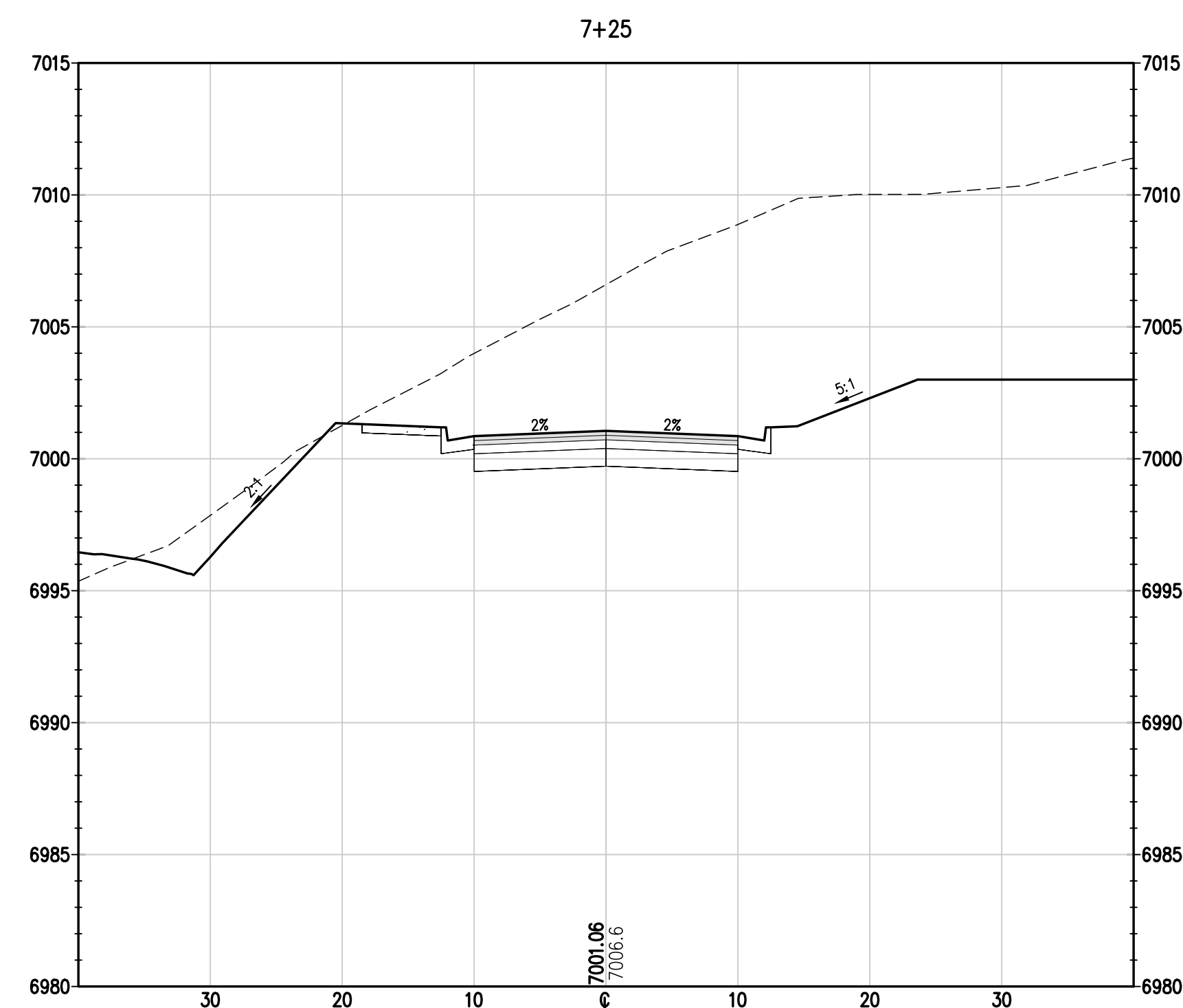
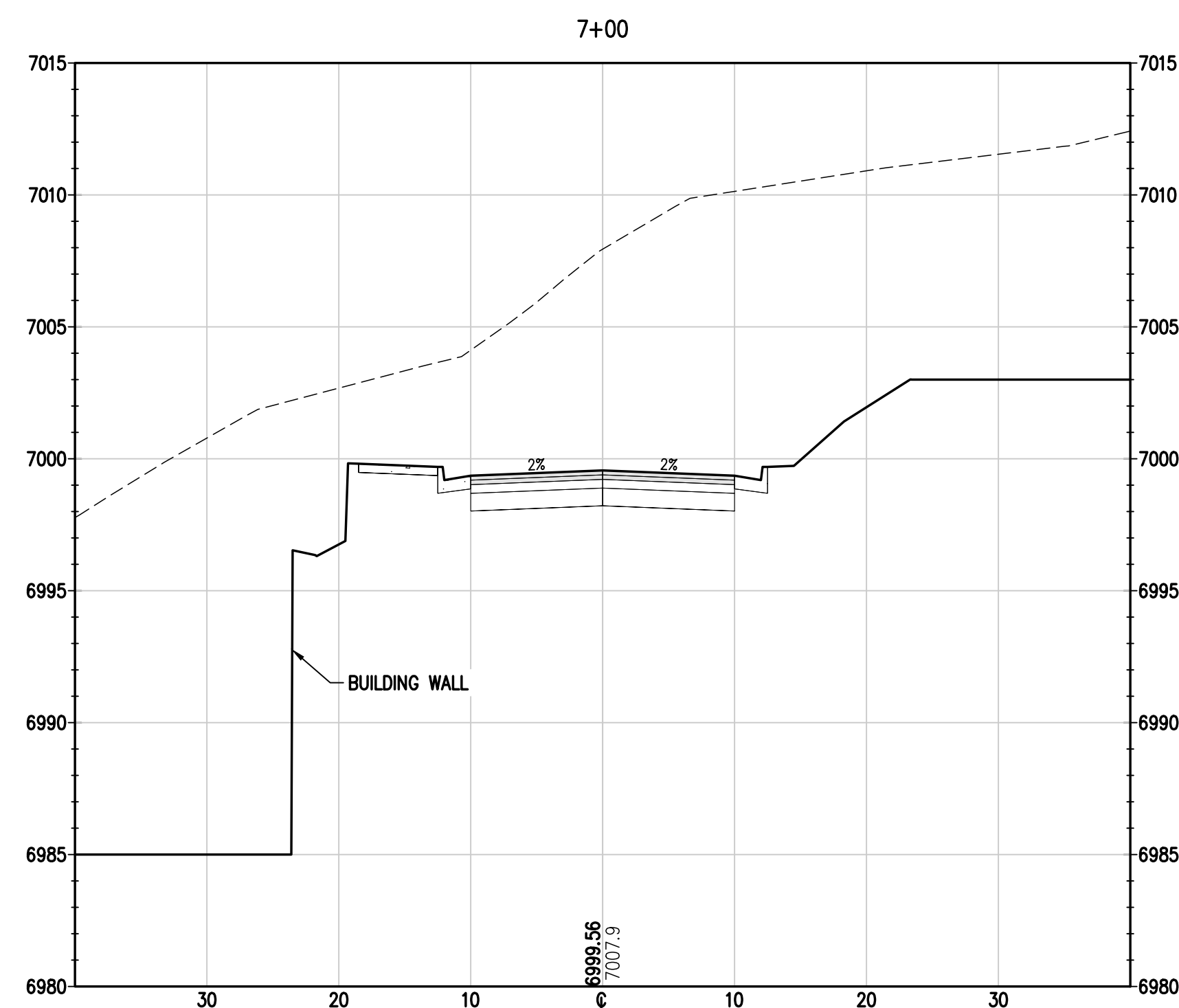
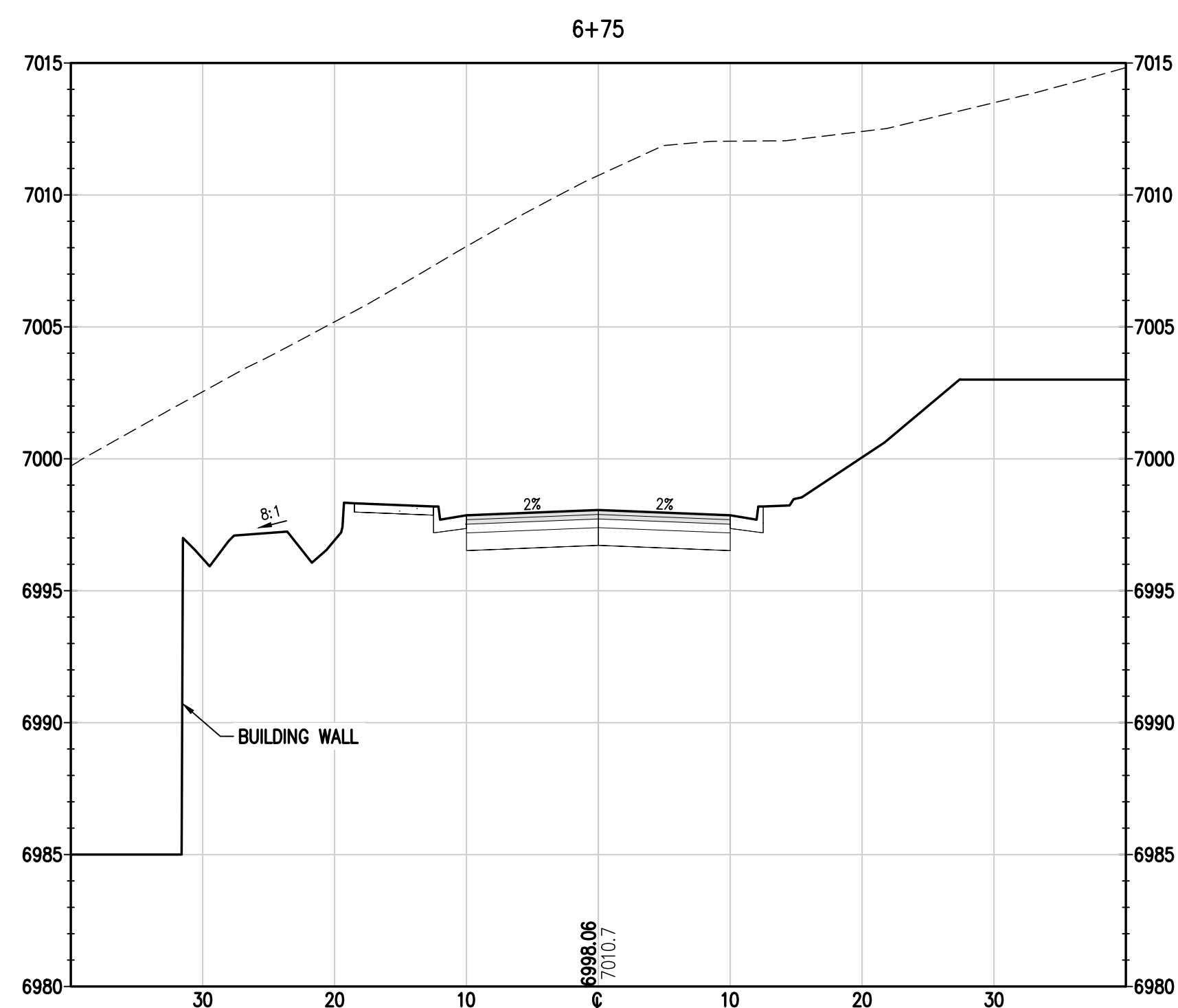
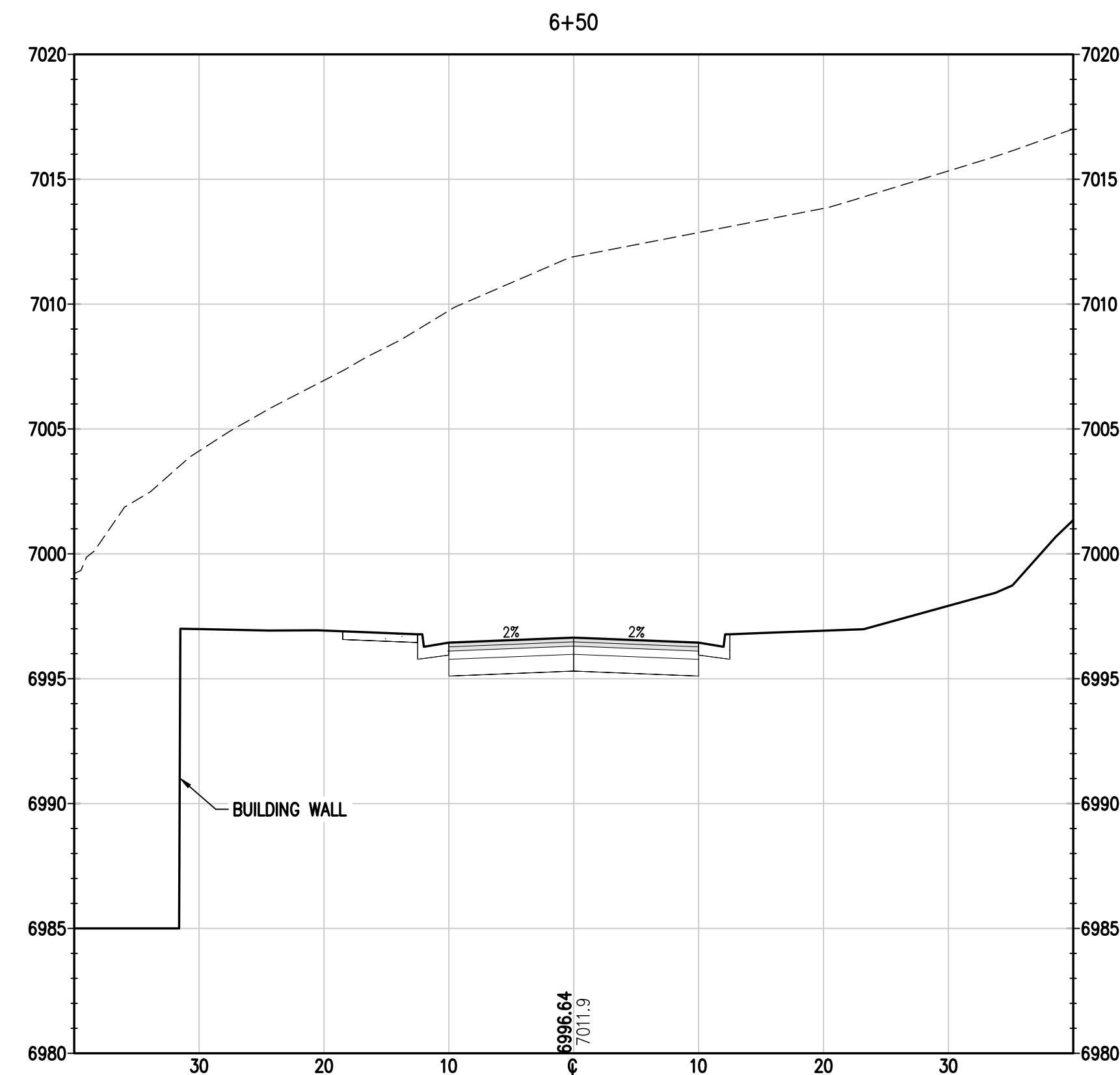
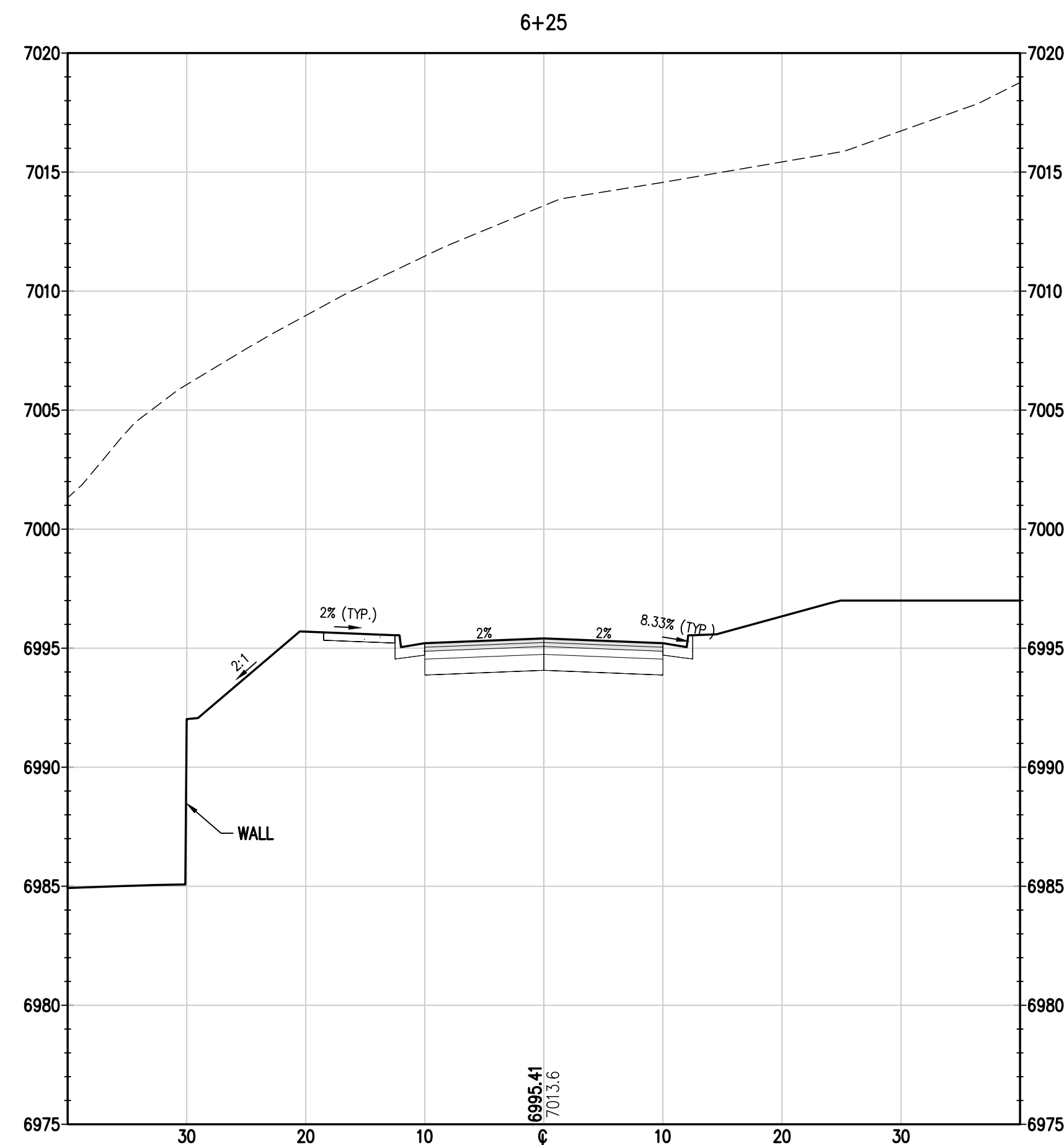
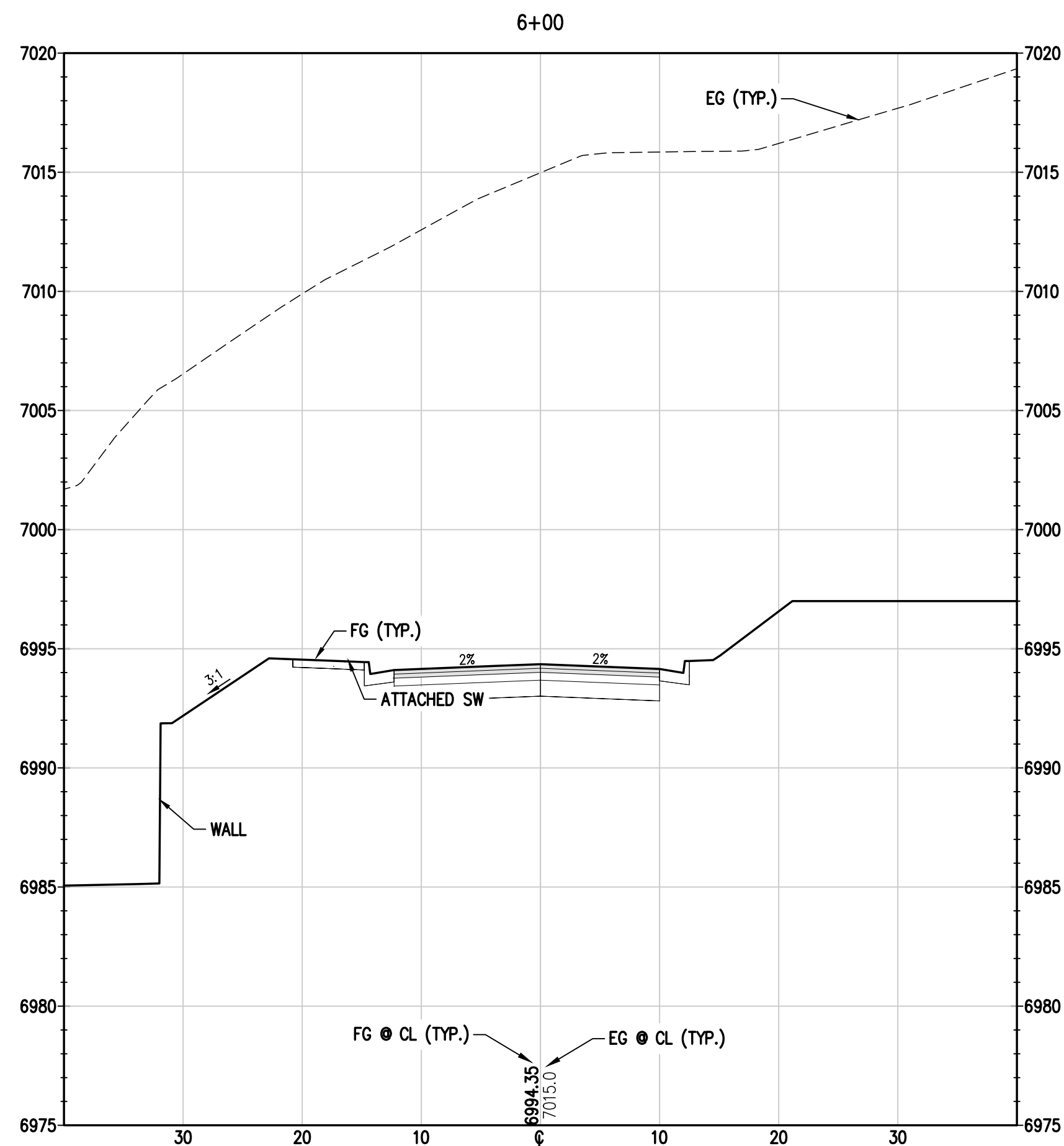
SURVEY FIRM LANDMARK, INC. SURVEY DATE 06/03/22

JOB NO. C020235

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SHEET 29 OF 68

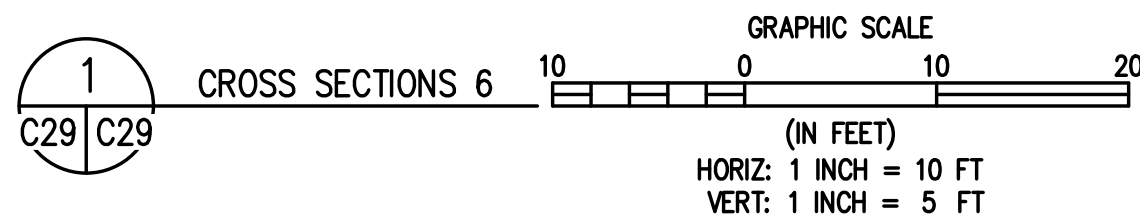
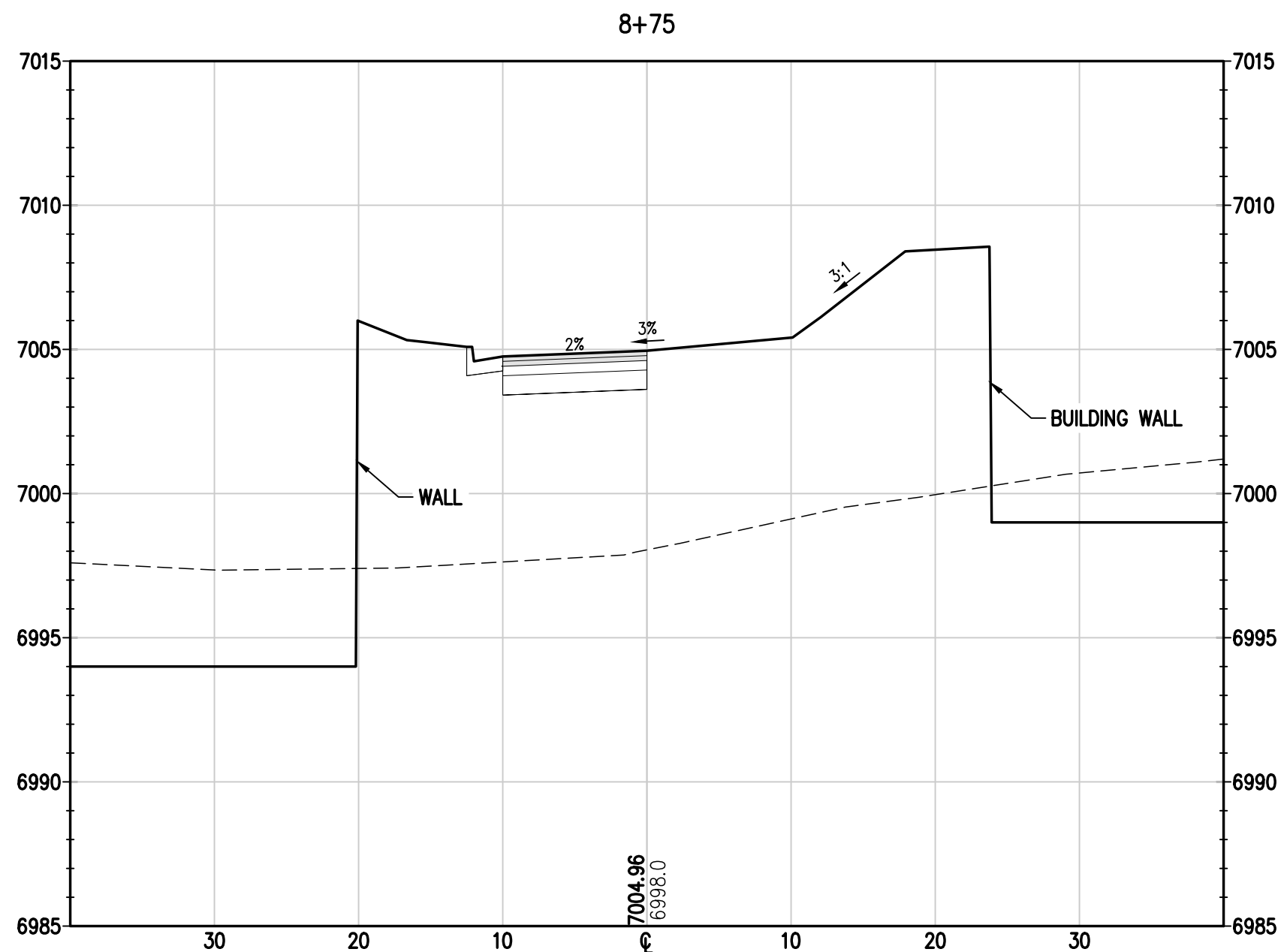
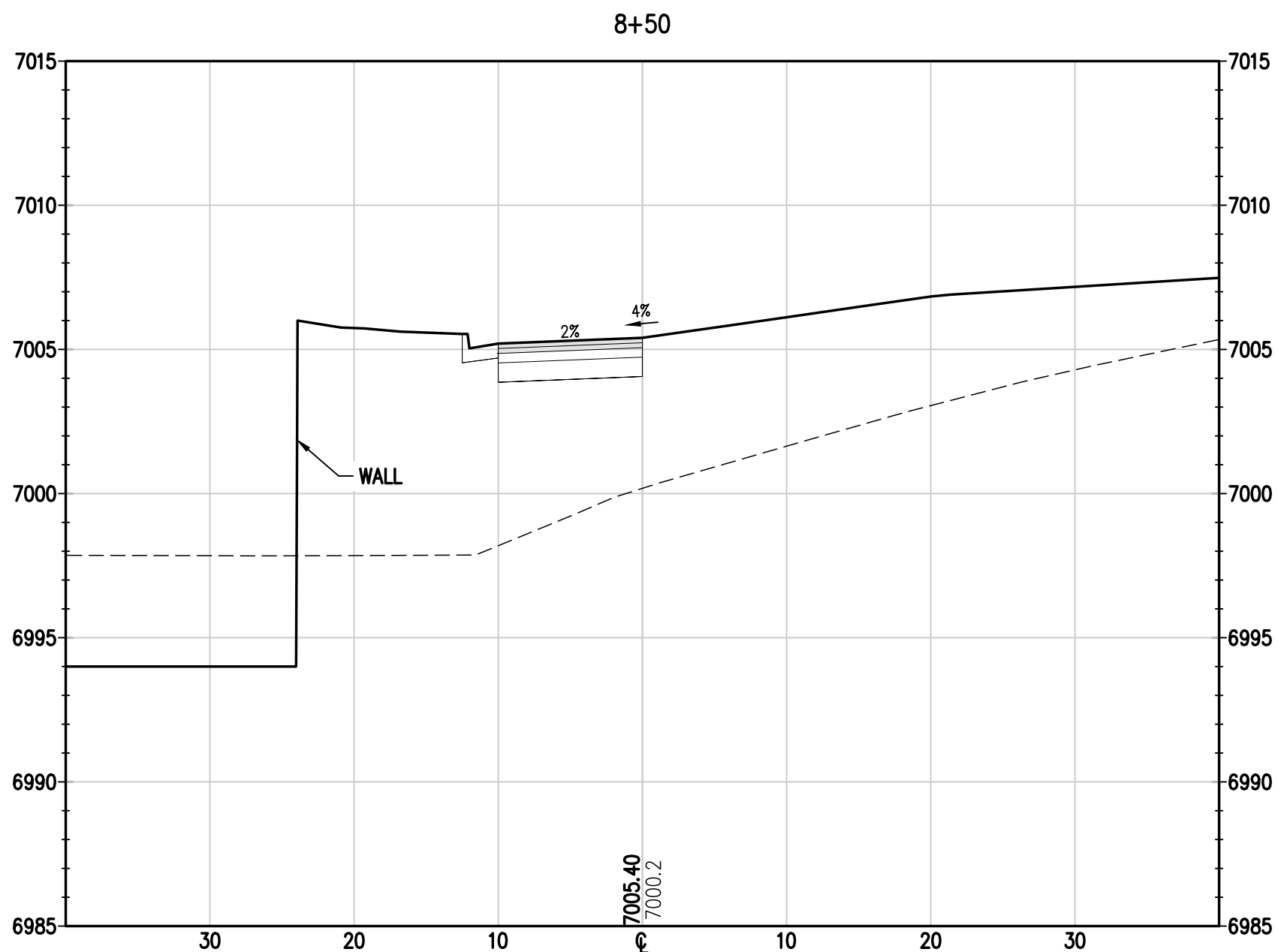
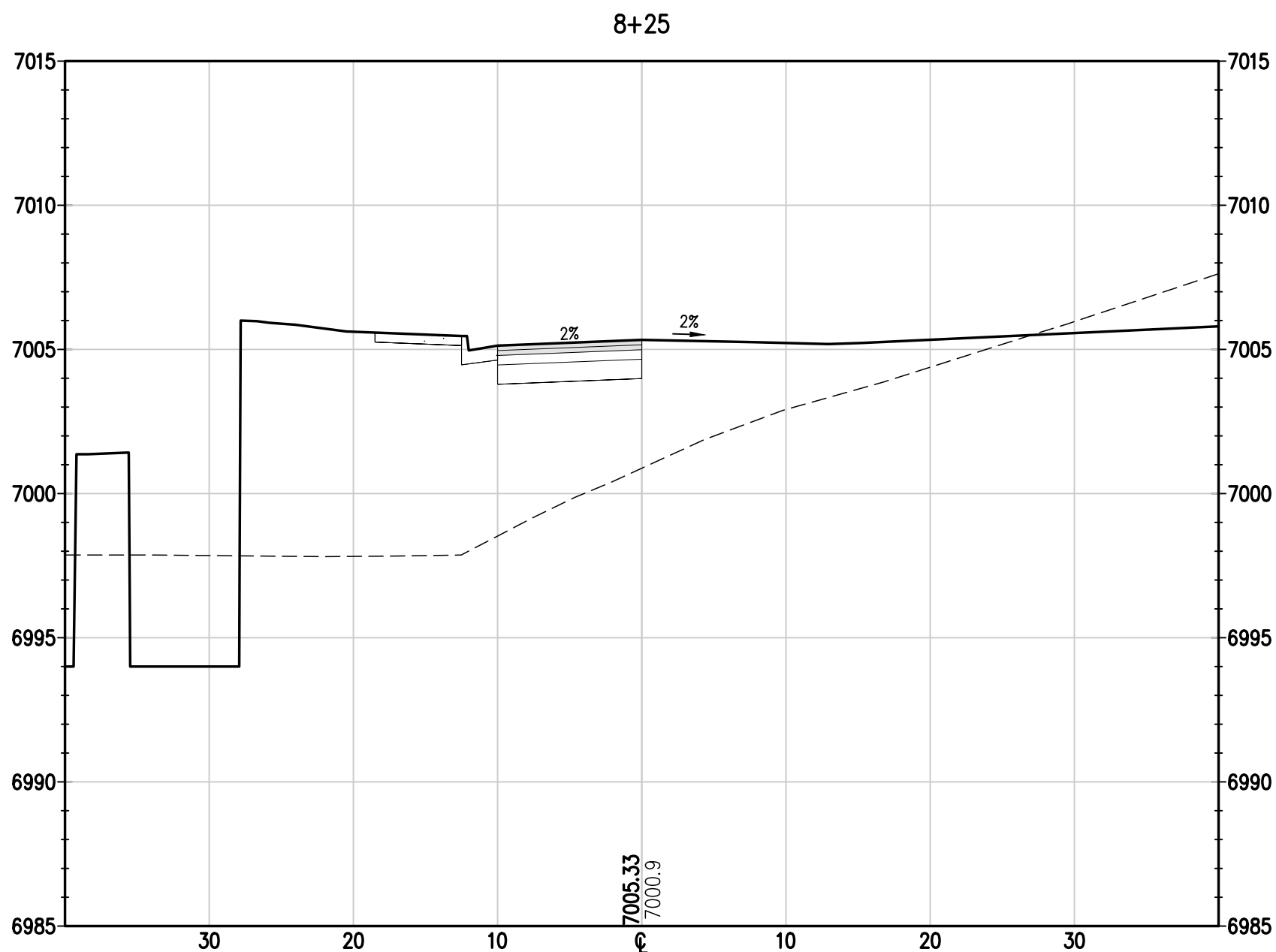
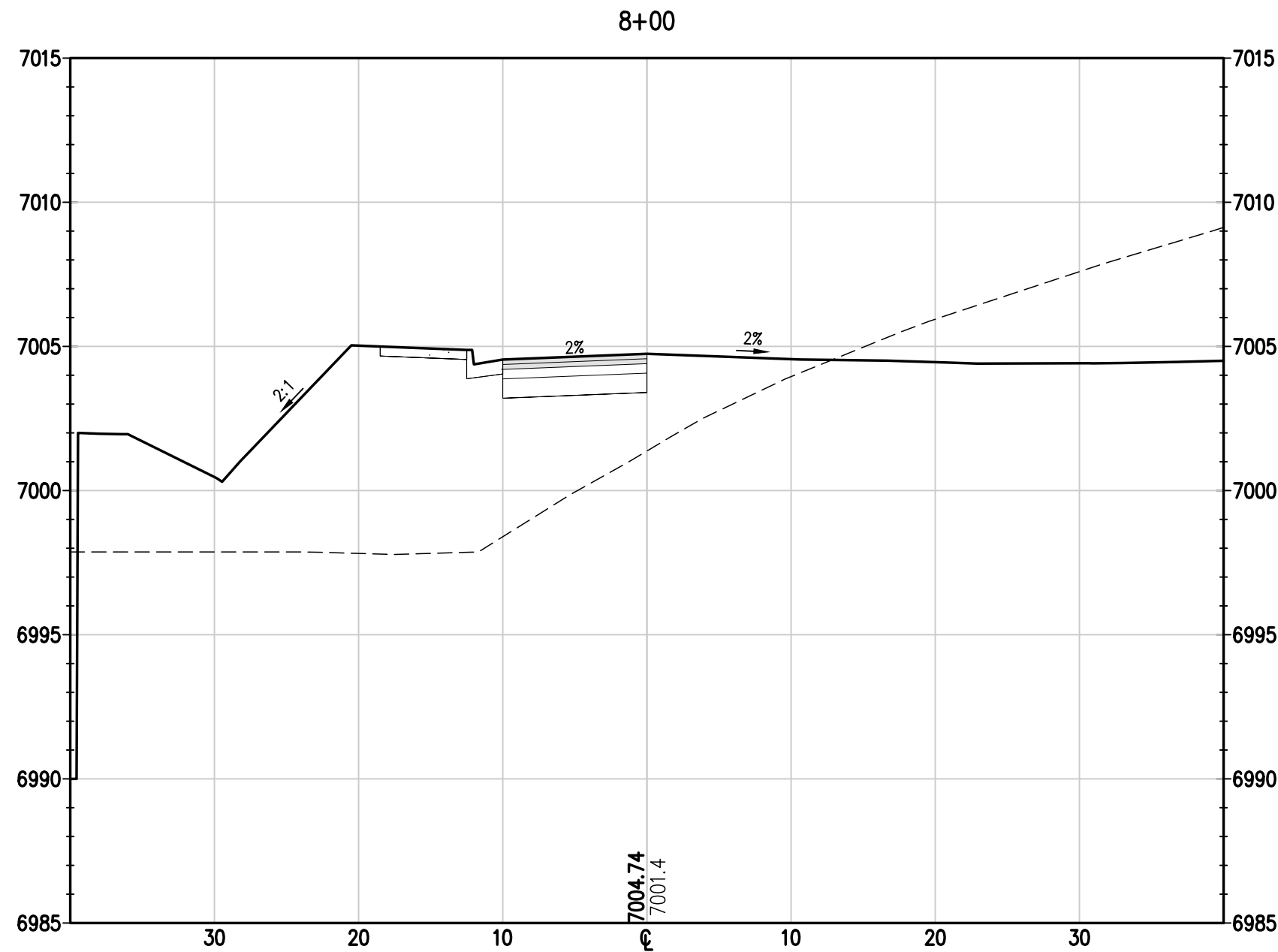
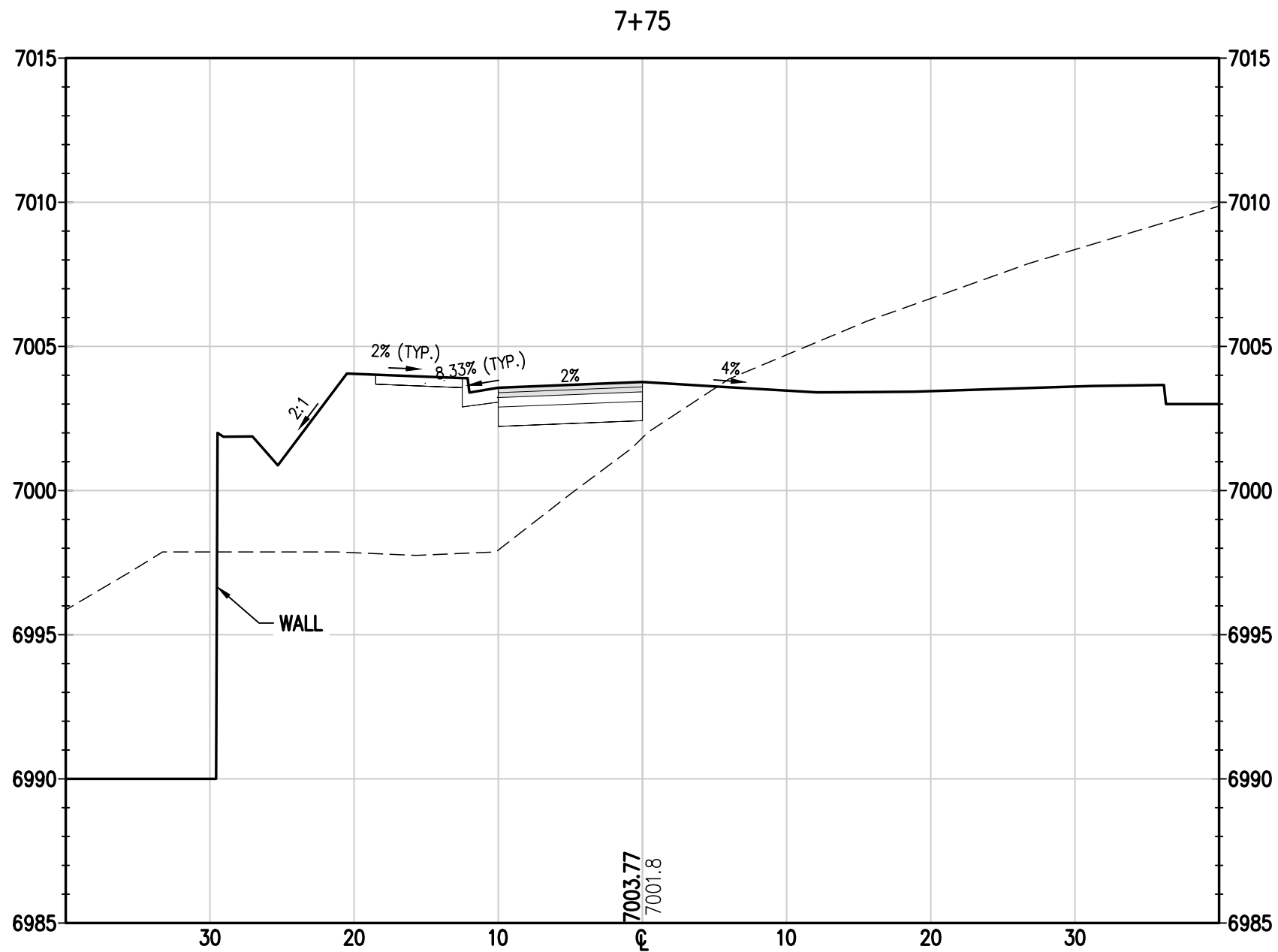
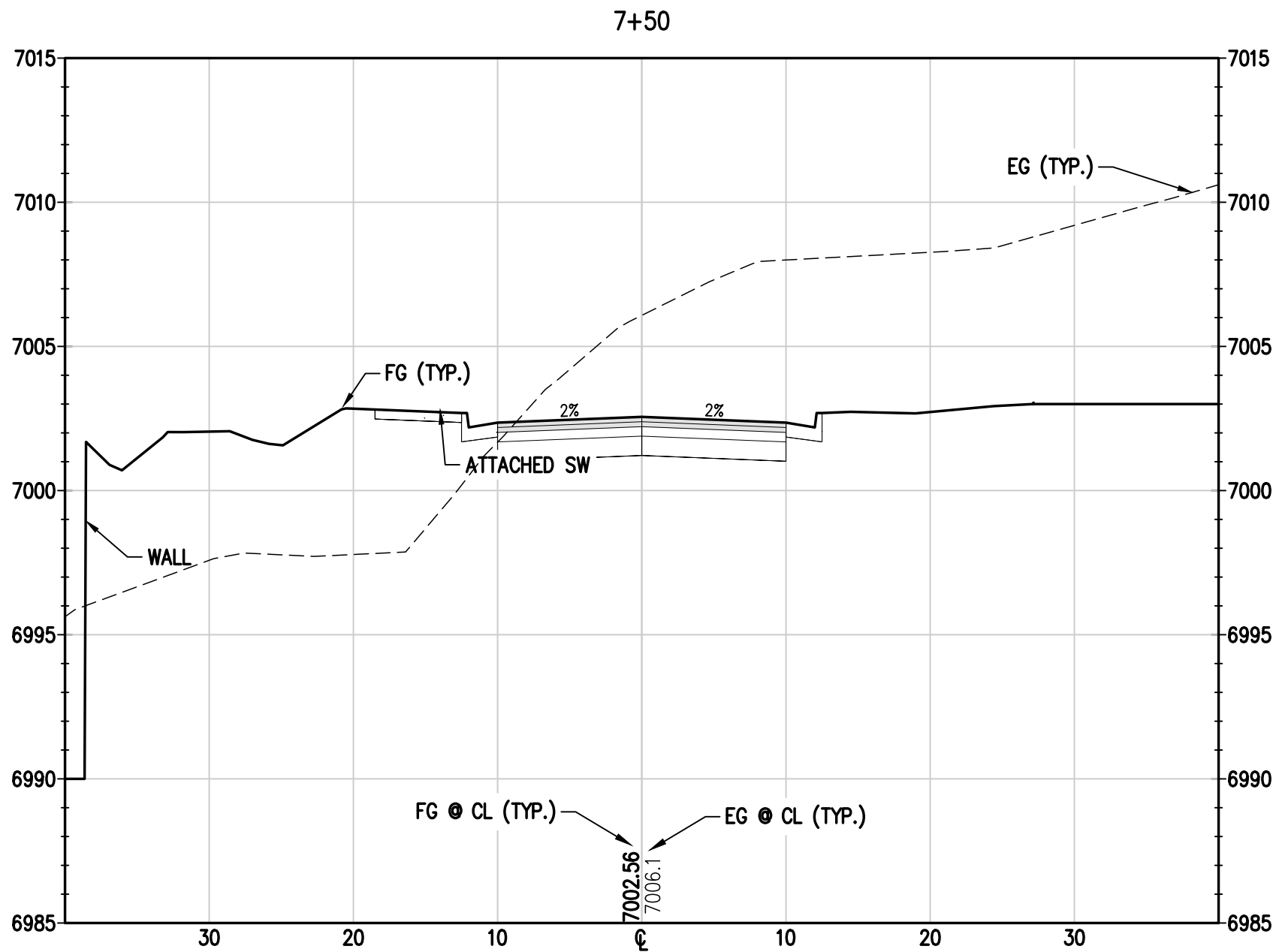
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HORIZ: 1 INCH = 10 FT
VERT: 1 INCH = 5 FT

REVISION	DESCRIPTION	PREPARED BY	DATE	DESIGNED BY
	REVISIONS PER DRY #1 COMMENTS	SMB	05/18/2023	TJM
	REVISIONS PER DRY #1 COMMENTS	SMB	07/28/2023	DOWN BY TJM
				AM CHECKED BY
				MRB

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TJM

CHECKED BY
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DATE
05/18/2023

PREPARED BY
SMB

REVISIONS PER DRT #1 COMMENTS

REVISIONS PER DRT #1 COMMENTS

STEAMBOAT SPRINGS

ROUTE COUNTY

THE ASTRID
2410 SKI TRAIL LANE
CROSS SECTIONS 6

FOR AND ON BEHALF OF
BASELINE CORPORATION

INITIAL SUBMITTAL 12/22/2022

DRAWING SIZE 24" X 36"

SURVEY FIRM LANDMARK, INC. SURVEY DATE 06/03/22

JOB NO. C020235

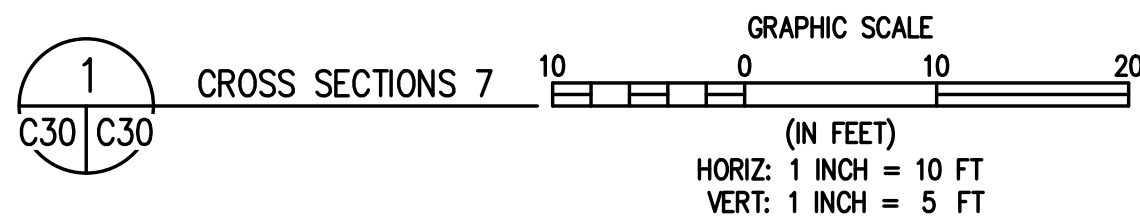
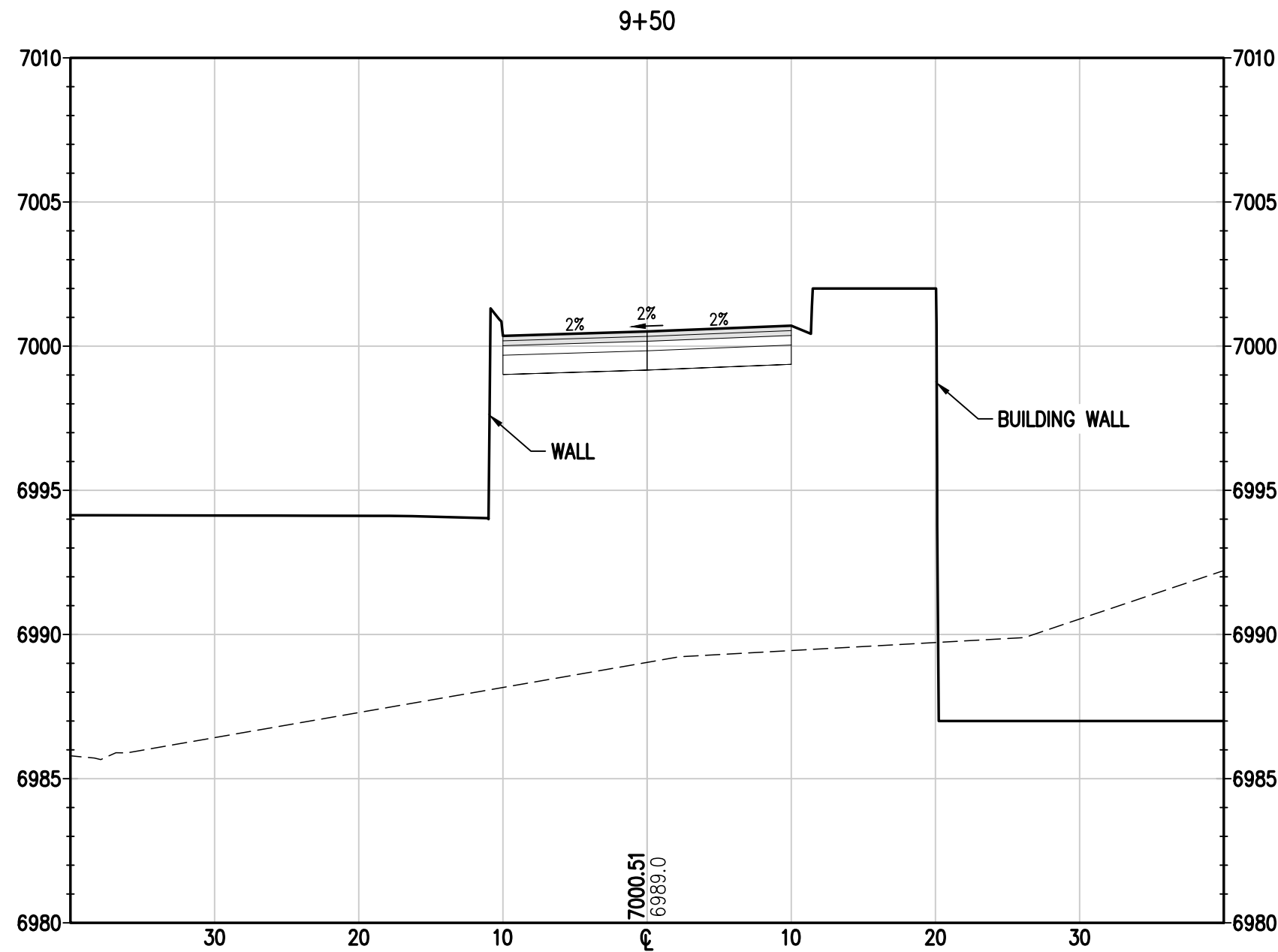
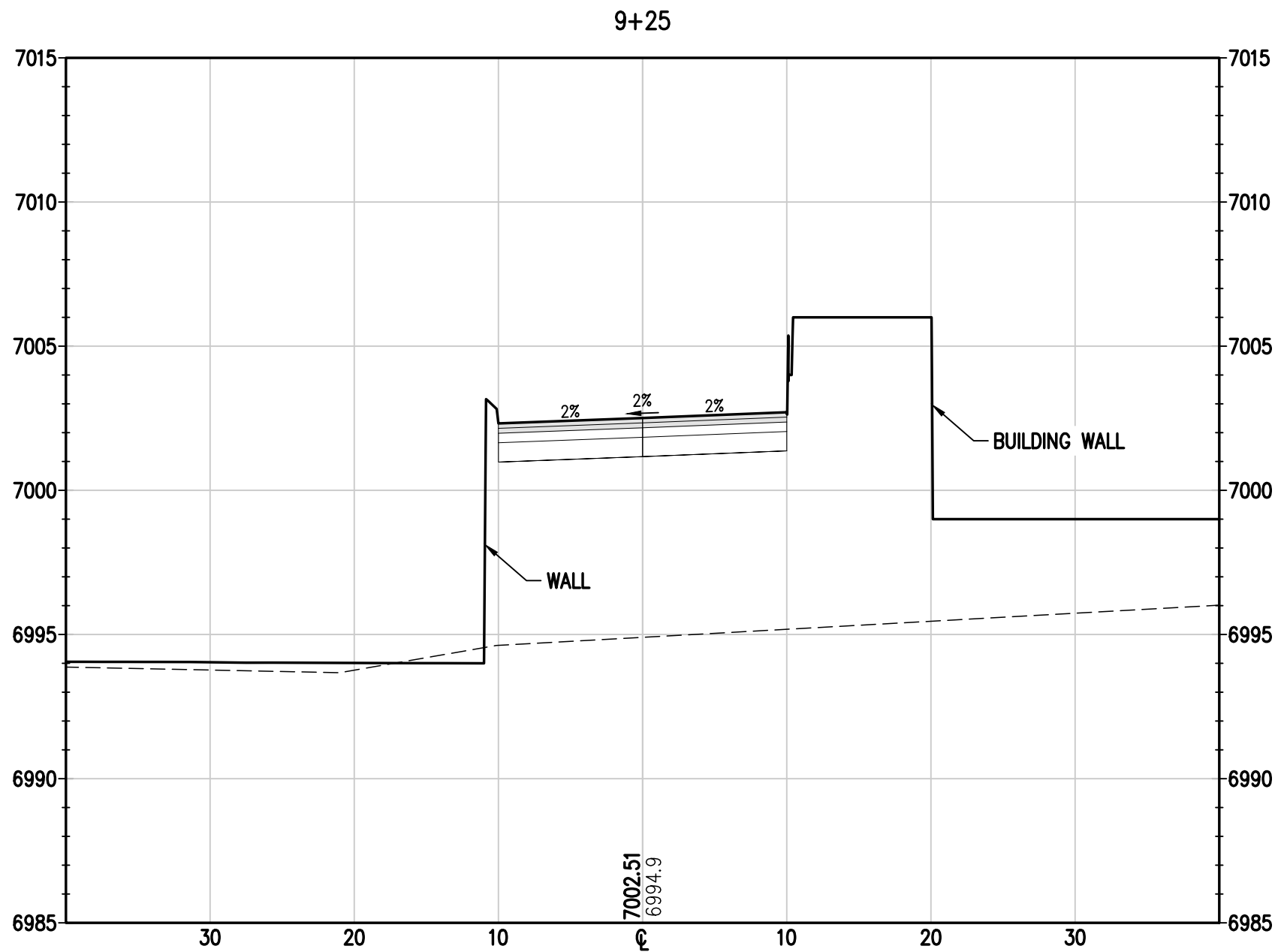
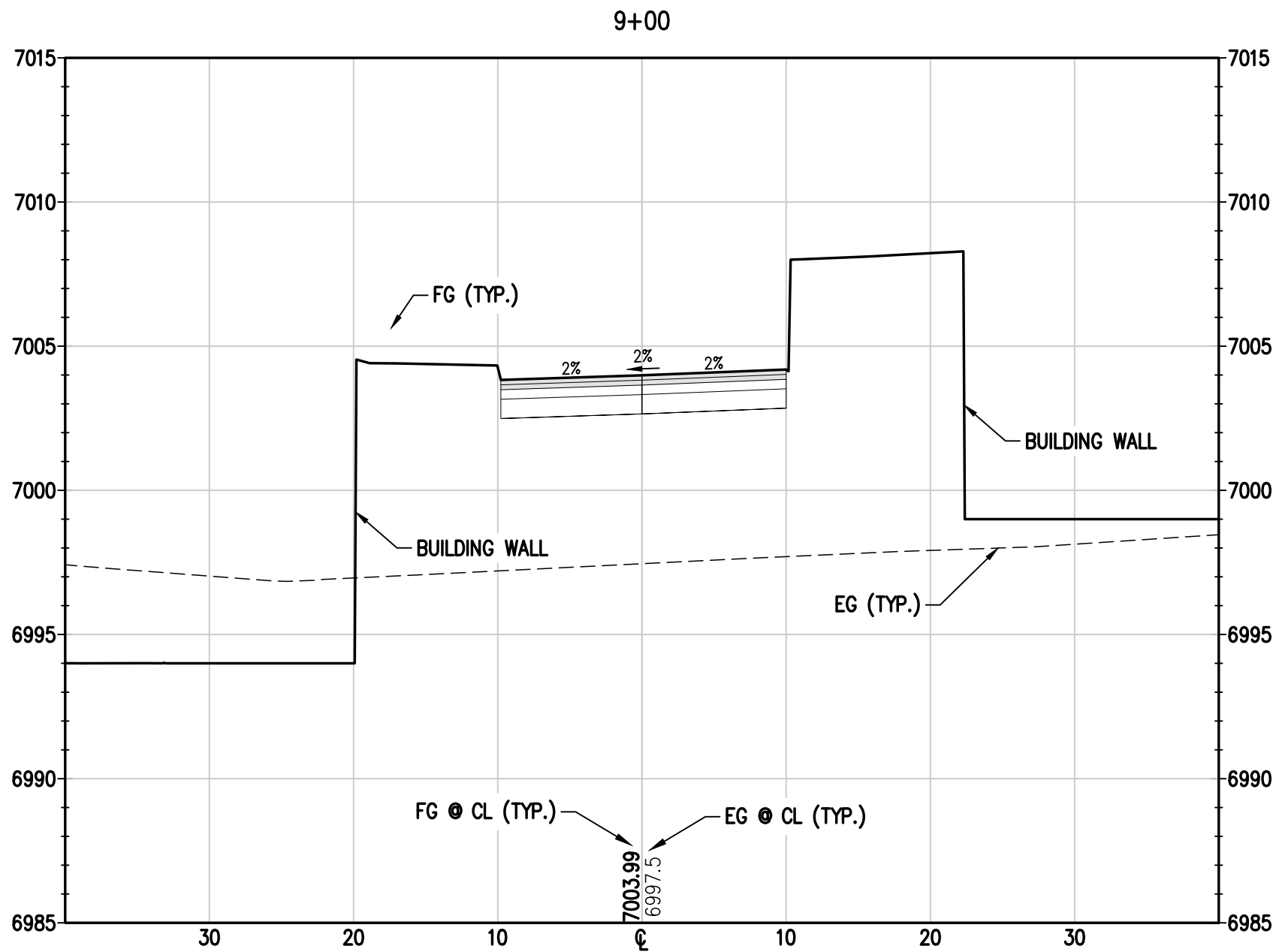
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SHEET 31 OF 68

PRELIMINARY
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CONSTRUCTION

C29

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STEAMBOAT ESQUIAR LP

THE ASTRID

2410 SKI TRAIL LANE

CROSS SECTIONS 7

STEAMBOAT SPRINGS

ROUTT COUNTY

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INITIAL SUBMITTAL 12/22/2022

DRAWING SIZE 24" X 36"

SURVEY FIRM LANDMARK, INC SURVEY DATE 06/03/22

JOB NO. C020235

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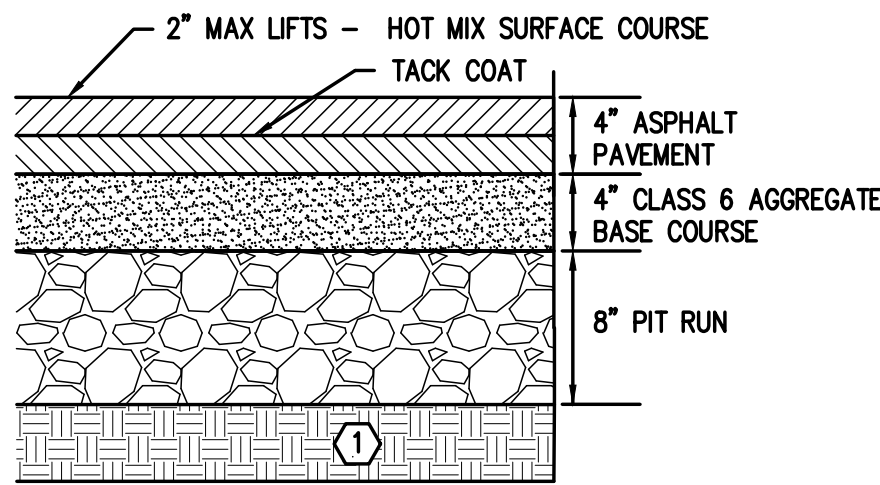
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C30

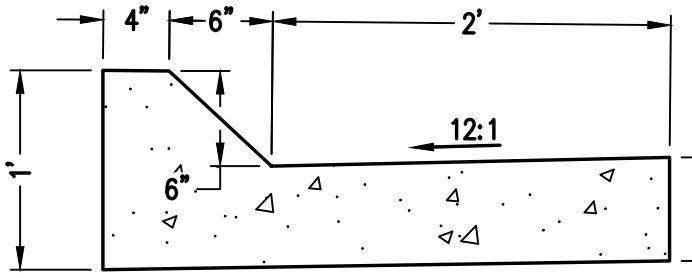
REVISION	DESCRIPTION	PREPARED BY	DATE
REVISIONS PER DRT #1	COMMENTS	SMB	05/18/2023
REVISIONS PER DRT #1	COMMENTS	SMB	07/28/2023

DESIGNED BY	DATE	CHECKED BY	DATE
TJM	05/18/2023	MRB	07/28/2023

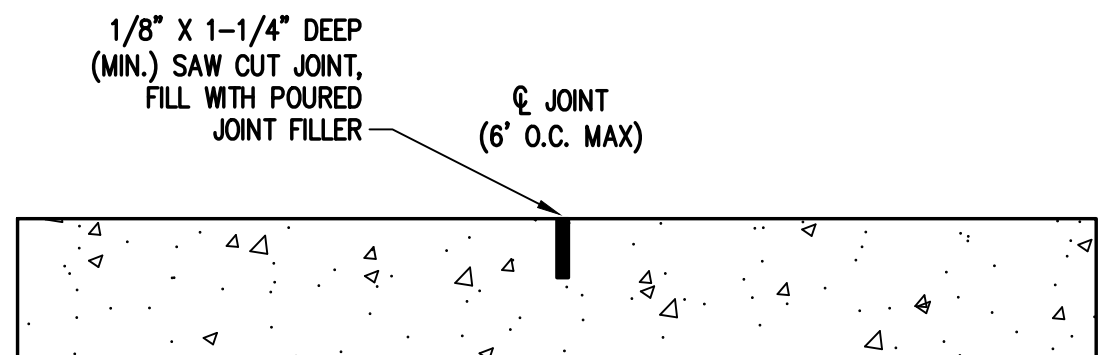
c:\co20235 astrid-edgemont ph2\Drawings\CONCEPT\20235 DETAILS.dwg, 7/28/2023 10:58:02 AM, Steve Batchelder



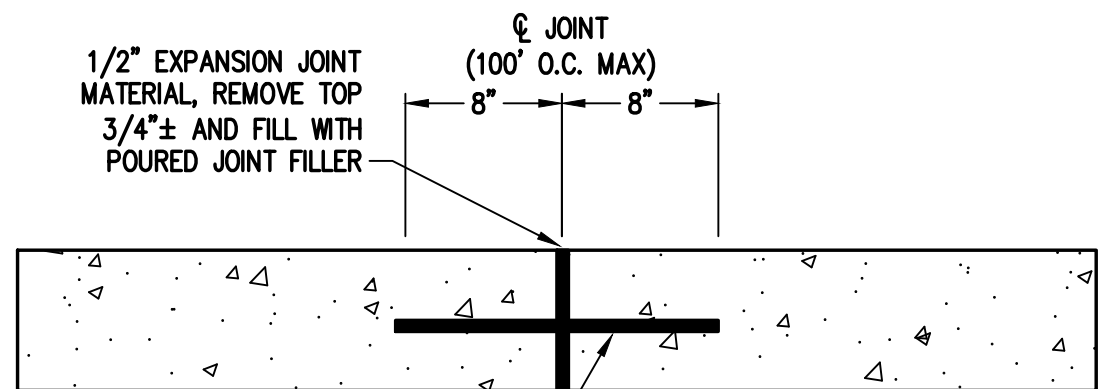
1 ASPHALT PAVEMENT SECTION
NOTE: CONFIRM WITH GEOTECHNICAL ENGINEER
NOT TO SCALE



2 CURB AND GUTTER TYPE 2 SECTION IIM
6 IN. MOUNTABLE - 2 FT. GUTTER
NOT TO SCALE



CONTRACTION JOINT



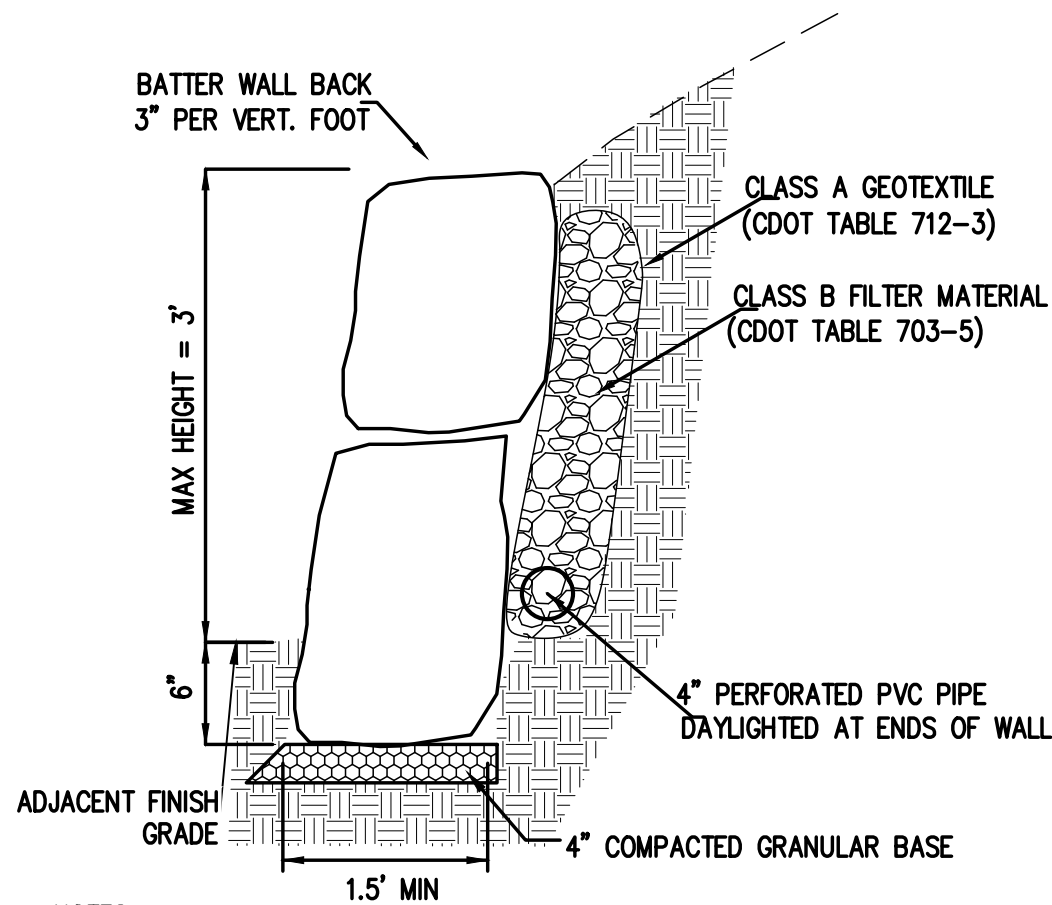
1/2" X 1'-4" SMOOTH EPOXY COATED
DOWEL BAR @ 12" SPACING, HALF OF
DOWEL LENGTH SHALL BE COATED WITH
AN APPROVED BOND BREAKER

EXPANSION JOINT

SEALANT AND JOINT NOTES:

- SEALANT IS REQUIRED ON ALL JOINTS WITHIN THE ROADWAY & DRIVEWAY. SEALANT IS ONLY REQUIRED IN EXPANSION JOINTS ON SIDEWALK, CURB, AND APRONS (SPLASH CURBS). WHERE REQUIRED, SEALANT IS APPLIED TO ALL EXPOSED HORIZONTAL AND VERTICAL SURFACES.
- CONTRACTOR TO DEVELOP JOINT LAYOUT PLAN AND PROVIDE TO ENGINEER FOR REVIEW.

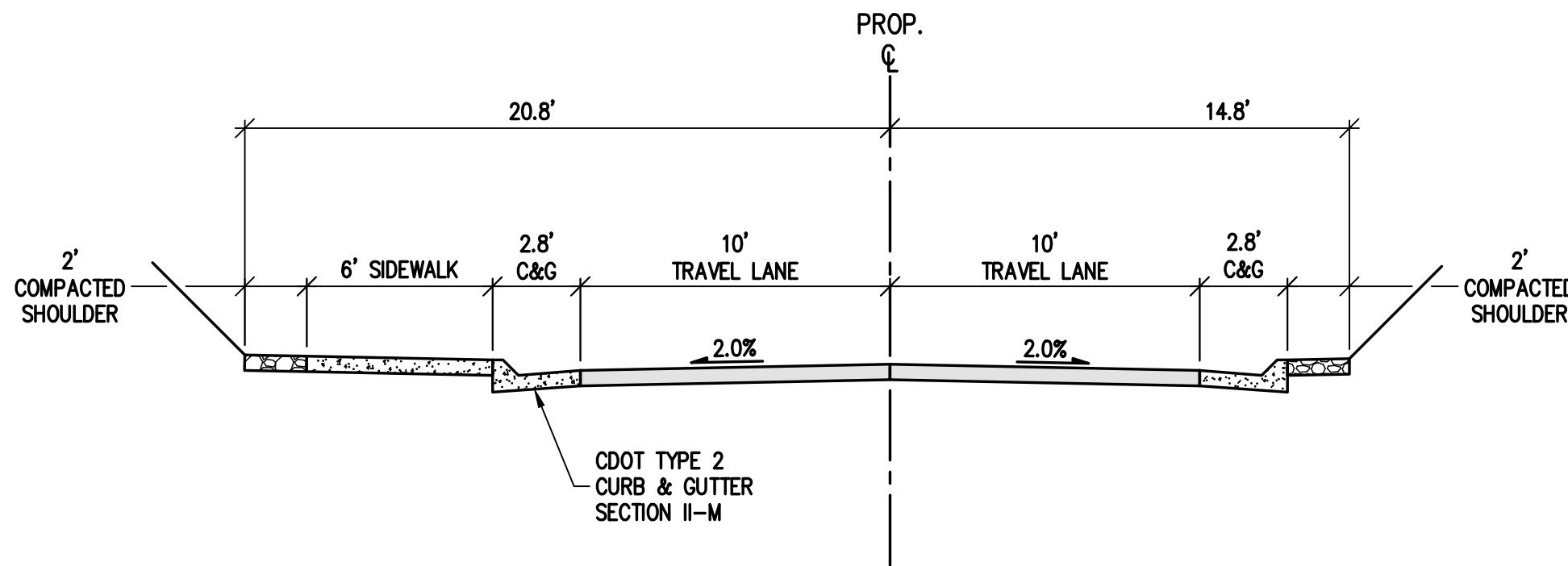
3 CONCRETE SIDEWALK JOINT DETAIL
NOT TO SCALE



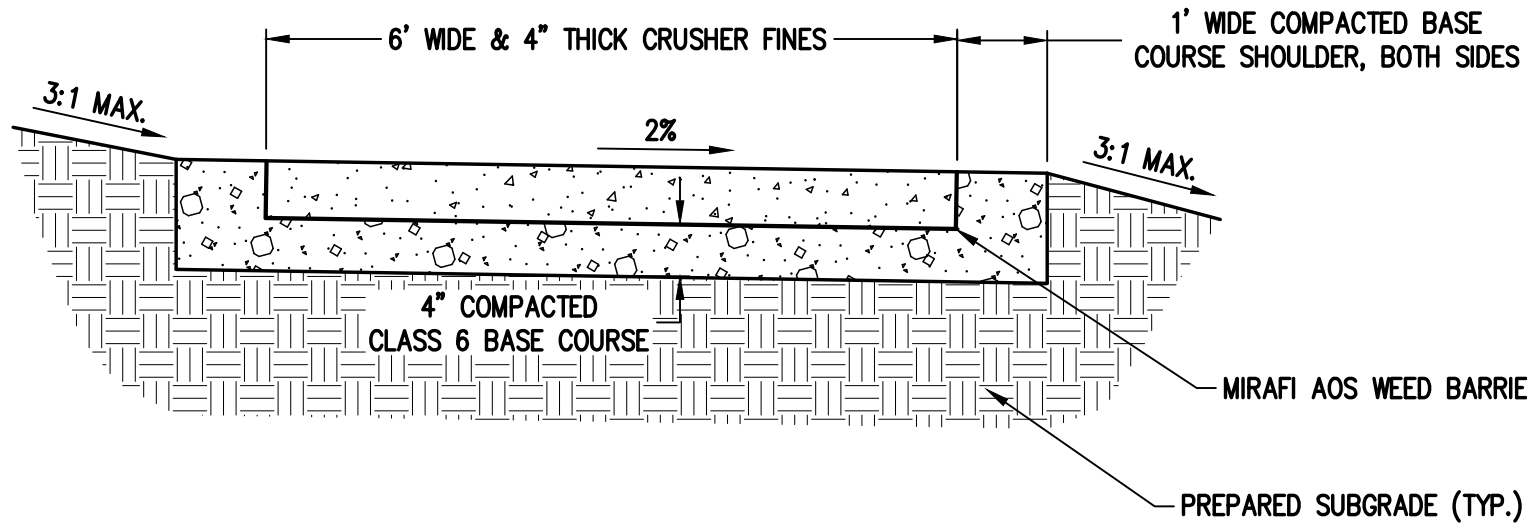
NOTES:

- LANDSCAPE BOULDERS TO BE FREE OF SURFACE BLEMISHES & CRACKS. CONTRACTOR TO COORDINATE WITH OWNER ON BOULDER SELECTION.
- BOULDERS ALONG BOTTOM COURSE TO BE LARGER FOR FOUNDATION OF STACKED WALL WITH APPROXIMATE DIMENSIONS OF 15" - 18". CONTRACTOR TO CAREFULLY PLACE AND FIT BOULDERS FOR SECURE AND STABLE STACKED CONDITION.

4 LANDSCAPE BOULDER RETAINING WALL
NOT TO SCALE



5 ACCESS DRIVE TYPICAL SECTION
NOT TO SCALE



6 SOFT SURFACE TRAIL TYPICAL SECTION
NOT TO SCALE

DESIGNED BY	TJM
DRAWN BY	TJM
CHECKED BY	MRB

REVISION DESCRIPTION	DATE	PREPARED BY
REVISIONS PER DRT #1 COMMENTS	05/18/2023	SMG
REVISIONS PER DRT #2 COMMENTS	07/28/2023	SMG

STEAMBOAT SPRINGS	ROUTT COUNTY
THE ASTRID	
2410 SKI TRAIL LANE	
TYPICAL SECTIONS & DETAILS	

PREPARED UNDER THE DIRECT SUPERVISION OF	
--	--

**PRELIMINARY
NOT FOR
CONSTRUCTION**

FOR AND ON BEHALF OF BASELINE CORPORATION	
INITIAL SUBMITTAL	12/22/2022
DRAWING SIZE	24" X 36"
SURVEY FIRM LANDMARK, INC	SURVEY DATE 06/03/22
JOB NO.	C020235
DRAWING NAME	20235 DETAILS.dwg
SHEET	33 OF 68

c:\co20235 astrid-edgemont ph2\Drawings\CONCEPT\20235 DETAILS.dwg, 7/28/2023 10:58:07 AM, Steve Batchelder

EXISTING SEWER LINE

NEW WATER LINE

6" (TYP.)

CONCRETE ENCASEMENT

COMPACTED IMPORTED MATERIAL

6" MINIMUM

ELEVATION VIEW

EXISTING SEWER LINE

NEW WATER LINE

6" (TYP.)

CONCRETE ENCASEMENT

COMPACTED IMPORTED MATERIAL OR FLOWABLE FILL

6" MINIMUM

ELEVATION VIEW

EXISTING SEWER LINE

NEW WATER LINE

6" (TYP.)

CONCRETE ENCASEMENT

COMPACTED IMPORTED MATERIAL OR FLOWABLE FILL

6" MINIMUM

PLAN VIEW

EXISTING WATER LINE

NEW SEWER LINE

6" (TYP.)

CONCRETE ENCASEMENT

COMPACTED IMPORTED MATERIAL OR FLOWABLE FILL

6" MINIMUM

ELEVATION VIEW

EXISTING WATER LINE

NEW SEWER LINE

6" (TYP.)

CONCRETE ENCASEMENT

COMPACTED IMPORTED MATERIAL OR FLOWABLE FILL

6" MINIMUM

PLAN VIEW

EXISTING WATER LINE

NEW SEWER LINE

6" (TYP.)

CONCRETE ENCASEMENT

COMPACTED IMPORTED MATERIAL OR FLOWABLE FILL

6" MINIMUM

ELEVATION VIEW

CONDITION #4: NEW WATER LINE BELOW EXISTING SEWER LINE

CONDITION #5: NEW SEWER LINE LESS THAN 18" BELOW EXISTING WATER LINE

CONDITION #6: NEW SEWER LINE ABOVE EXISTING WATER LINE

CONDITIONS 4,5,& 6 (SHEET 2 OF 2)

NTS

NOTE:
CROSSING CONDITIONS APPLY TO ALL MAIN AND SERVICE LINES

1. Initial Release 11/2008

REVISION HISTORY:

Mount Werner Water

P.O. Box 880339
3310 Clear Water Trail
Steamboat Springs, CO 80488
(970) 879-2424 fax (970) 879-8169

WATER & SEWER CROSSINGS
DETAIL

DRAWN BY: GLB DATE: 11/2008

SCALE: NONE

SHEET: 21

BASELINE

Engineering • Planning • Surveying

169 HILLTOP PKWY, SUITE 204 • STEAMBOAT SPRINGS, CO 80477
P. 970.879.825 • F. 970.879.859 • www.baselinencorp.com

DESIGNED BY
TJM

DRAWN BY
TJM

CHECKED BY
MRB

REVISION DESCRIPTION

DATE

PREPARED BY

DATE

REVISIONS PER DRT #1 COMMENTS

REVISIONS PER DRT #2 COMMENTS

REVISIONS PER DRT #3 COMMENTS

REVISIONS PER DRT #4 COMMENTS

REVISIONS PER DRT #5 COMMENTS

REVISIONS PER DRT #6 COMMENTS

REVISIONS PER DRT #7 COMMENTS

REVISIONS PER DRT #8 COMMENTS

REVISIONS PER DRT #9 COMMENTS

REVISIONS PER DRT #10 COMMENTS

STEAMBOAT ESQUIAR LP

STEAMBOAT SPRINGS

THE ASTRID

2410 SKI TRAIL LANE

MOUNT WERNER WATER DETAILS 6

ROUTT COUNTY

FOR AND ON BEHALF OF
BASELINE CORPORATION

PRELIMINARY
NOT FOR
CONSTRUCTION

FOR AND ON BEHALF OF
BASELINE CORPORATION

INITIAL SUBMITTAL 12/22/2022

DRAWING SIZE 24" X 36"

SURVEY FIRM LANDMARK, INC

SURVEY DATE 06/03/22

JOB NO. C020235

DRAWING NAME 20235 DETAILS.dwg

SHEET 39 OF 68

C37