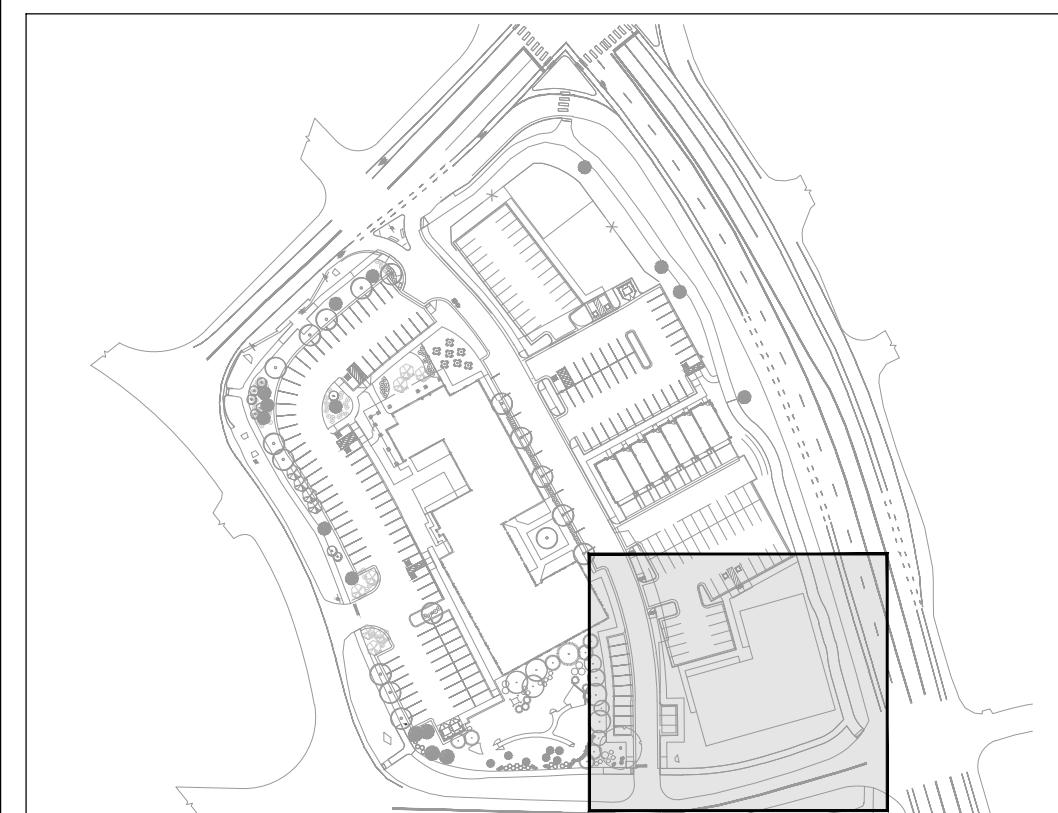
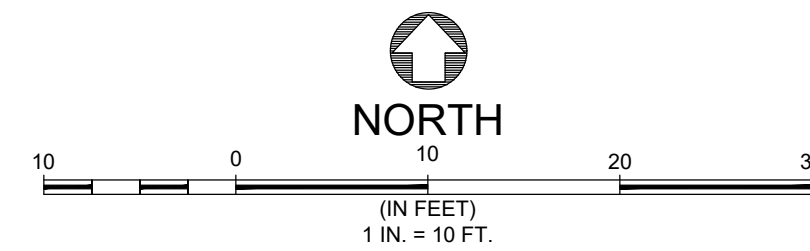
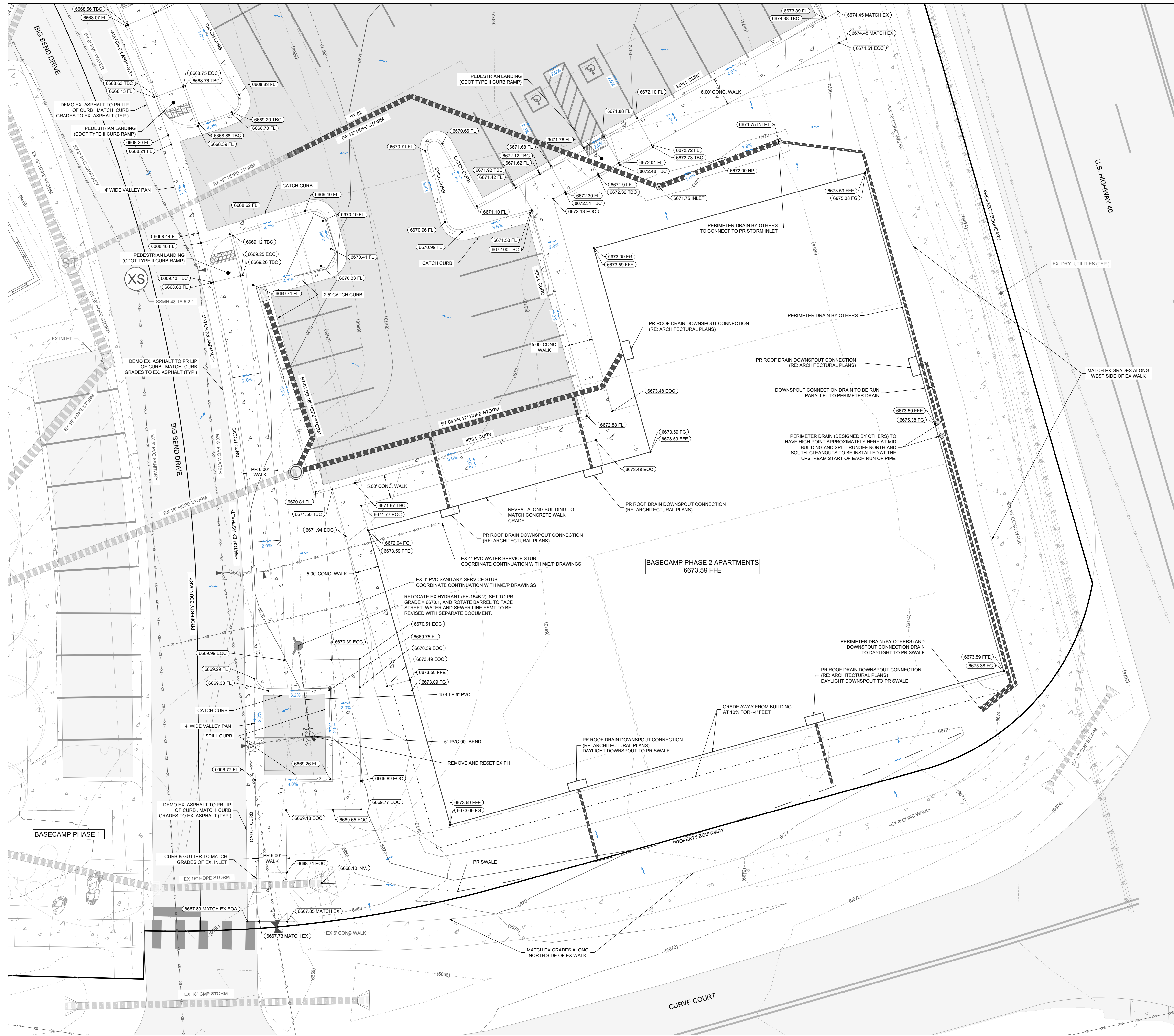
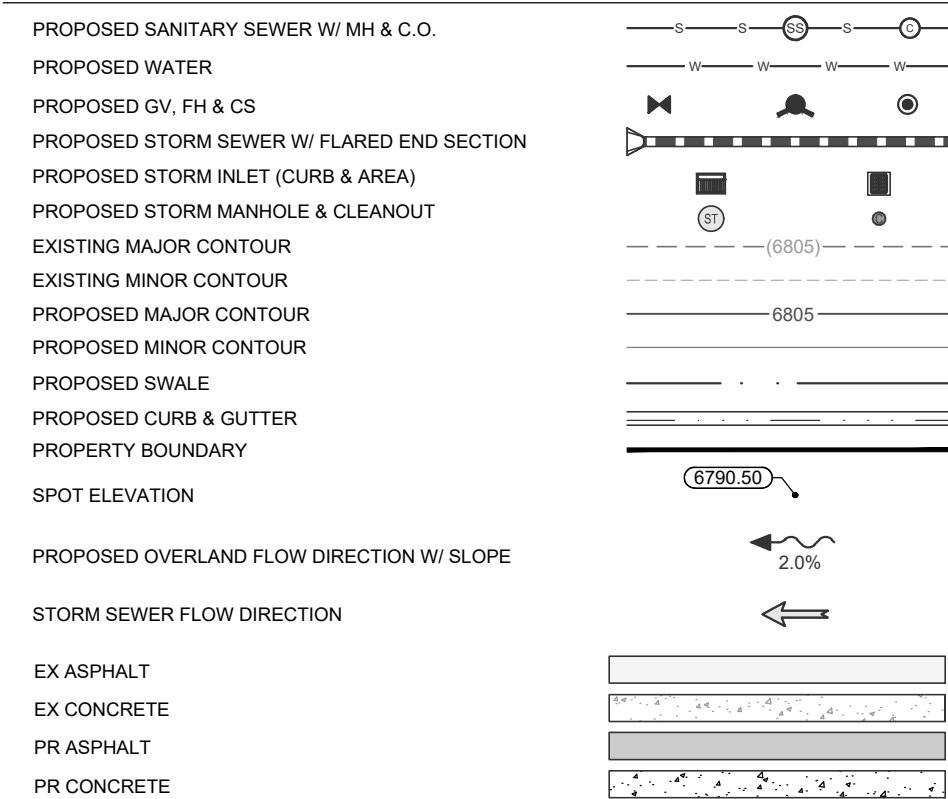


SEE SHEET C.301



LEGEND:



NOTES:

1. THE SIZE, TYPE AND LOCATION OF ALL KNOWN UNDERGROUND UTILITIES ARE APPROXIMATE WHEN SHOWN ON THESE DRAWINGS. IT SHALL BE THE RESPONSIBILITY OF THE DEVELOPER TO VERIFY THE EXISTENCE OF ALL UNDERGROUND UTILITIES IN THE AREA OF THE WORK. BEFORE COMMENCING NEW CONSTRUCTION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING ALL UNDERGROUND UTILITIES AND SHALL BE RESPONSIBLE FOR ALL UNKNOWN UNDERGROUND UTILITIES.
2. PROJECT BENCHMARK: A RECOVERED NO. 5 REBAR W/ ALUMINUM CAP STAMPED "LS 29039" HAVING AN ELEVATION OF 6667.80' BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD83) AS SHOWN HEREON.
3. ELEVATIONS FOR IMPROVEMENTS THAT ARE CONTROLLED BY ADJACENT EXISTING FACILITIES (SUCH AS PROPOSED GUTTERS ALONG EXISTING ASPHALT) MAY REQUIRE ADJUSTMENT BASED ON ACTUAL CONDITIONS. COORDINATE WITH ENGINEER TO ENSURE A CONSISTENT SECTION WITH SMOOTH TRANSITIONS WHERE NECESSARY.
4. SEE SOILS REPORT FOR PAVEMENT, SUBGRADE AND MATERIAL PREPARATION, DESIGN AND RECOMMENDATIONS.
5. ALL CURB SPOTS SHOWN ARE FLOWLINE ELEVATIONS. UNLESS NOTED OTHERWISE, ALL OTHER SPOTS ARE FINISHED GRADE ELEVATIONS.
6. EXISTING UNDERGROUND AND OVERHEAD PUBLIC AND PRIVATE UTILITIES AS SHOWN ARE INDICATED ACCORDING TO THE BEST INFORMATION MADE AVAILABLE TO THE ENGINEER. THE ENGINEER DOES NOT GUARANTEE NOR IS RESPONSIBLE FOR THE ACCURACY OF SUCH INFORMATION. EXISTING UTILITY MAINS AND SERVICES MAY NOT BE STRAIGHT LINES OR AS INDICATED ON THESE DRAWINGS. CONTRACTOR TO VERIFY EXISTING HORIZONTAL AND VERTICAL LOCATIONS PRIOR TO CONSTRUCTION.
7. ALL SEWER CONSTRUCTION SHALL BE PER CITY OF STEAMBOAT SPRINGS STANDARD SPECIFICATIONS, LATEST EDITION.
8. MAINTAIN 10' HORIZONTAL AND 18" VERTICAL MINIMUM SEPARATION BETWEEN ALL SANITARY SEWER MAINS, WATER MAINS & SERVICES.
9. MANHOLES LOCATED OUTSIDE OF THE ROADWAY SHALL PROTRUDE 1' ABOVE EXISTING GRADE TO REDUCE INFILTRATION. GRADE SURFACE TO DRAIN AWAY FROM MANHOLE RIMS.
10. ALL MANHOLES LOCATED IN THE ROADWAY SHALL HAVE RIM ELEVATIONS ADJUSTED TO 1/2" BELOW FINISHED GRADE. IF NECESSARY, CONE SECTIONS SHALL BE ROTATED TO PREVENT LIDS BEING LOCATED WITHIN VEHICLE OR BICYCLE WHEEL PATHS.
11. SEWER SERVICE SHALL HAVE A MINIMUM OF 4'-FT OF COVER.
12. WATER SERVICE SHALL HAVE A MINIMUM OF 7'-FT OF COVER.
13. ALL WATER PIPE SHALL BE INSTALLED WITH A #10 SOLID COPPER WIRE COATED WITH 48 MIL POLYETHYLENE FOR LOCATING PURPOSES. "GLENN TEST STATIONS" BY VALCOO, INC. TRACER WIRE TEST STATIONS SHALL BE INSTALLED ADJACENT TO ALL FIRE HYDRANTS. ADDITIONAL LOCATIONS MAY BE REQUIRED.
14. ALL MATERIALS USED FOR BACKFILL SHALL BE FREE FROM REFUSE ORGANIC MATERIAL, COBBLES, BOULDERS, LARGE ROCKS OR STONES OR FROZEN SOILS GREATER THAN 6-INCHES IN DIAMETER.
15. BEDDING AND SHADING MATERIALS SHALL ONLY BE 3/4-INCH WASHED OR SCREENED ROCK. 3/4-INCH MINUS, SQUEEZES OR REJECT SAND, OR CLASS 5 AGGREGATE BASE COURSE IS NOT ALLOWED.

CALL UTILITY NOTIFICATION CENTER OF COLORADO

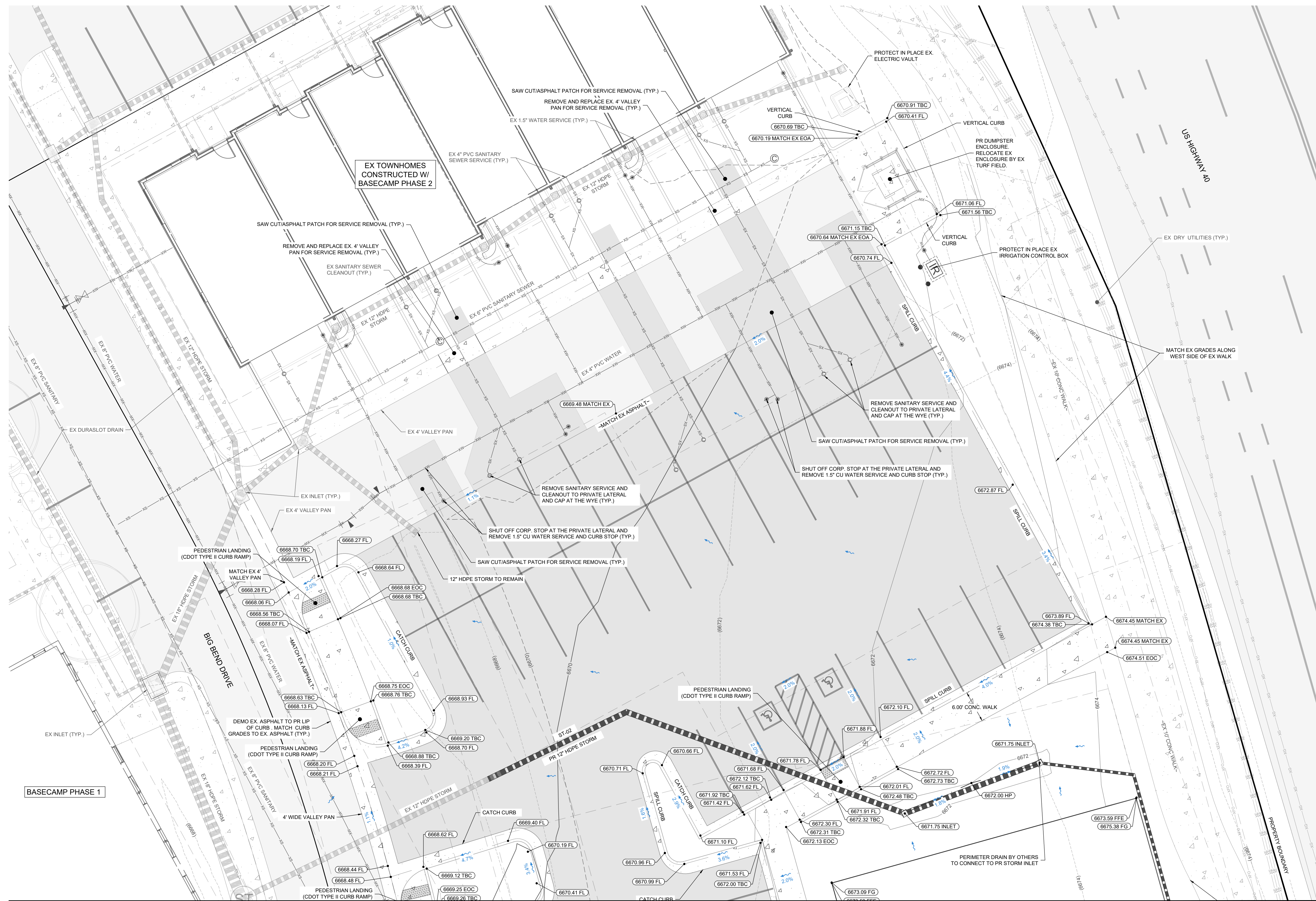


Call before you dig.
CALL 2 BUSINESS DAYS IN ADVANCE BEFORE YOU DIG, GRADE, OR EXCAVATE FOR THE MARKING OF UNDERGROUND MEMBER UTILITIES.

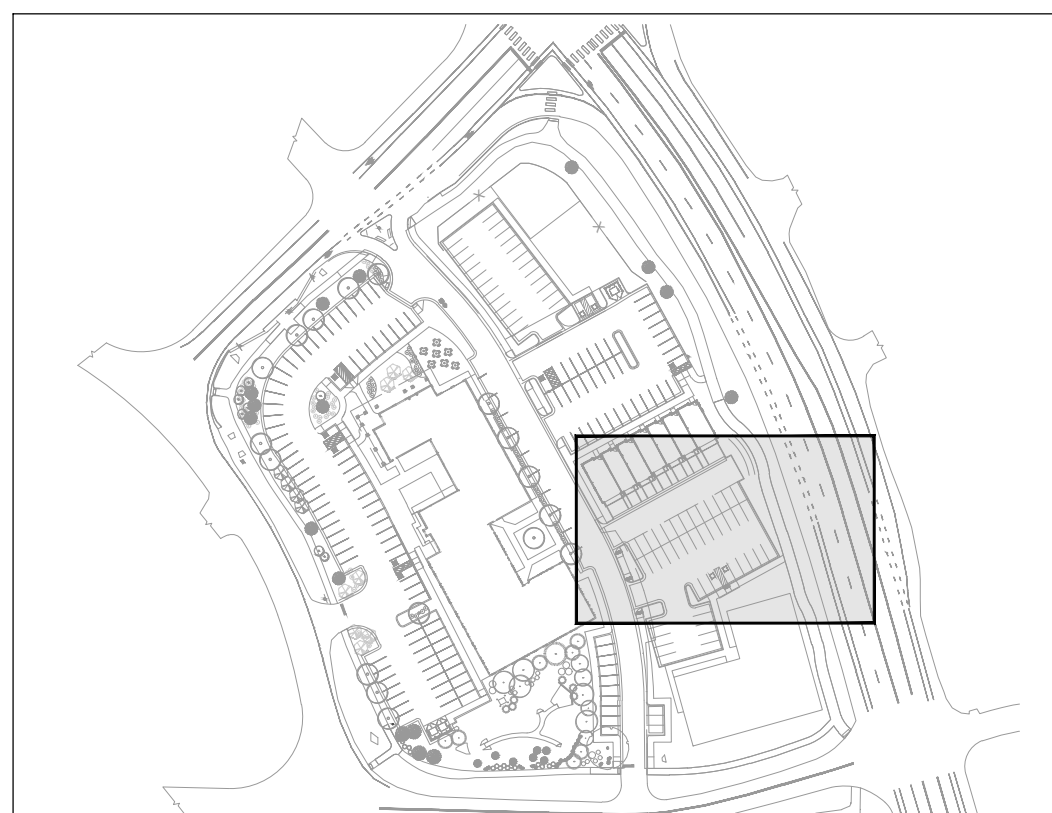
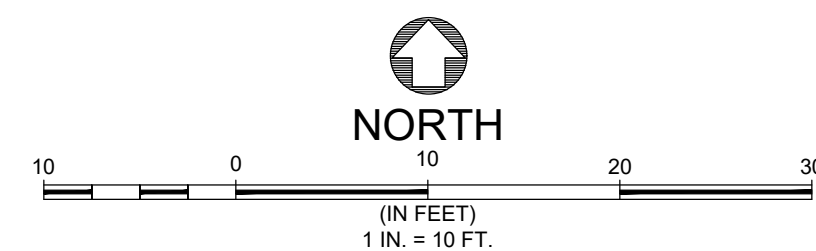
REVIEW
SET
NOT FOR CONSTRUCTION

Basecamp Phase 2 Apartments
Grading, Drainage & Utility Plan

SHEET
C.300



SEE SHEET C.300



KEY MAP
NOT TO SCALE

LEGEND:

-
- PROPOSED SANITARY SEWER W/ MH & C.O.
- PROPOSED WATER
- PROPOSED GV, FH & CS
- PROPOSED STORM SEWER W/ FLARED END SECTION
- PROPOSED STORM INLET (CURB & AREA)
- PROPOSED STORM MANHOLE & CLEANOUT
- EXISTING MAJOR CONTOUR
- EXISTING MINOR CONTOUR
- PROPOSED MAJOR CONTOUR
- PROPOSED MINOR CONTOUR
- PROPOSED SWALE
- PROPOSED CURB & GUTTER
- PROPERTY BOUNDARY
- SPOT ELEVATION
- PROPOSED OVERLAND FLOW DIRECTION W/ SLOPE
- STORM SEWER FLOW DIRECTION
- EX ASPHALT
- EX CONCRETE
- PR ASPHALT
- PR CONCRETE
- The drawing includes a plan view of a storm sewer system. At the top, a horizontal line represents the sewer pipe with a manhole (MH) and cleanout (C.O.) indicated by circles. Below this, a series of horizontal lines represent the ground surface, with spot elevations of 8805 and 8805. A dashed line indicates the property boundary. A swale is shown as a depression in the ground. A curb and gutter is indicated by a thick line. A storm sewer inlet is shown as a rectangular structure. A storm sewer manhole and cleanout are shown as a circular structure. A storm sewer pipe is shown as a thick line. A storm sewer flow direction is indicated by a double-headed arrow. A storm sewer flow direction with a slope of 2.0% is indicated by a wavy arrow. A storm sewer flow direction is indicated by a double-headed arrow. The drawing also includes a legend for existing and proposed materials: EX ASPHALT, EX CONCRETE, PR ASPHALT, and PR CONCRETE.

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- PROJECT BENCHMARK: A RECOVERED NO.2 REBAR W/ ALUMINUM CAP STAMPED "S 29039" HAVING AN ELEVATION OF 6687.89 OBSERVED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD83) AS SHOWN HEREON.
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CALL UTILITY NOTIFICATION CENTER OF
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**REVIEW
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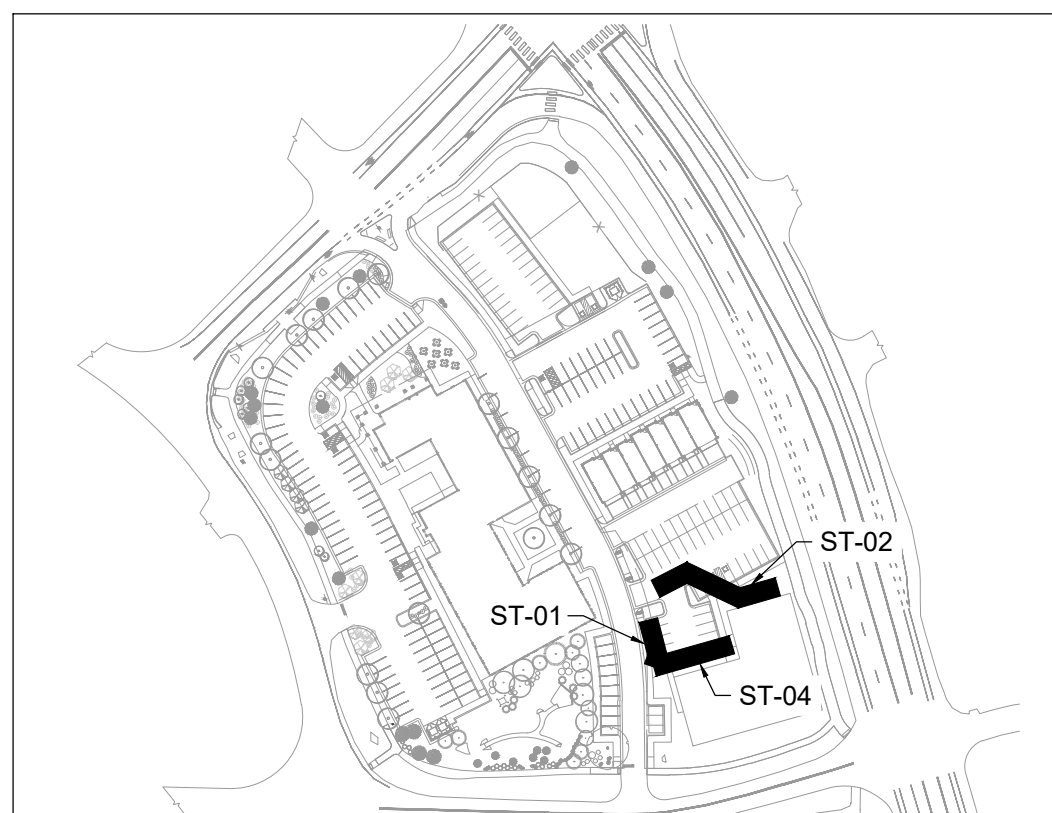
Basecamp Phase 2 Apartments

Grading, Drainage & Utility

SHEET

C.301

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PROPOSED SANITARY SEWER W/ MH & C.O.
PROPOSED WATER
PROPOSED GV, FH & CS
PROPOSED STORM SEWER W/ FLARED END
PROPOSED STORM INLET (CURB & AREA)
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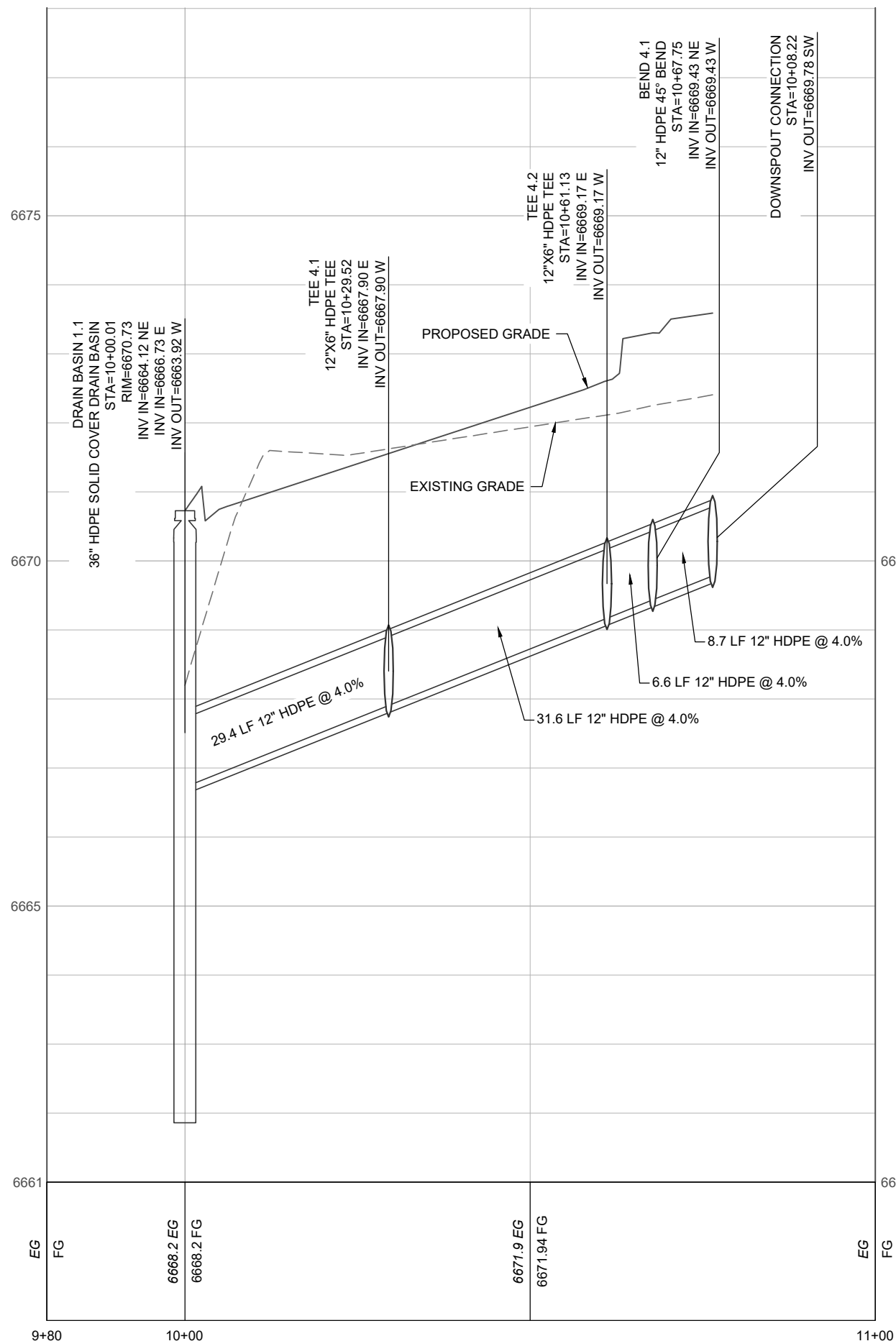
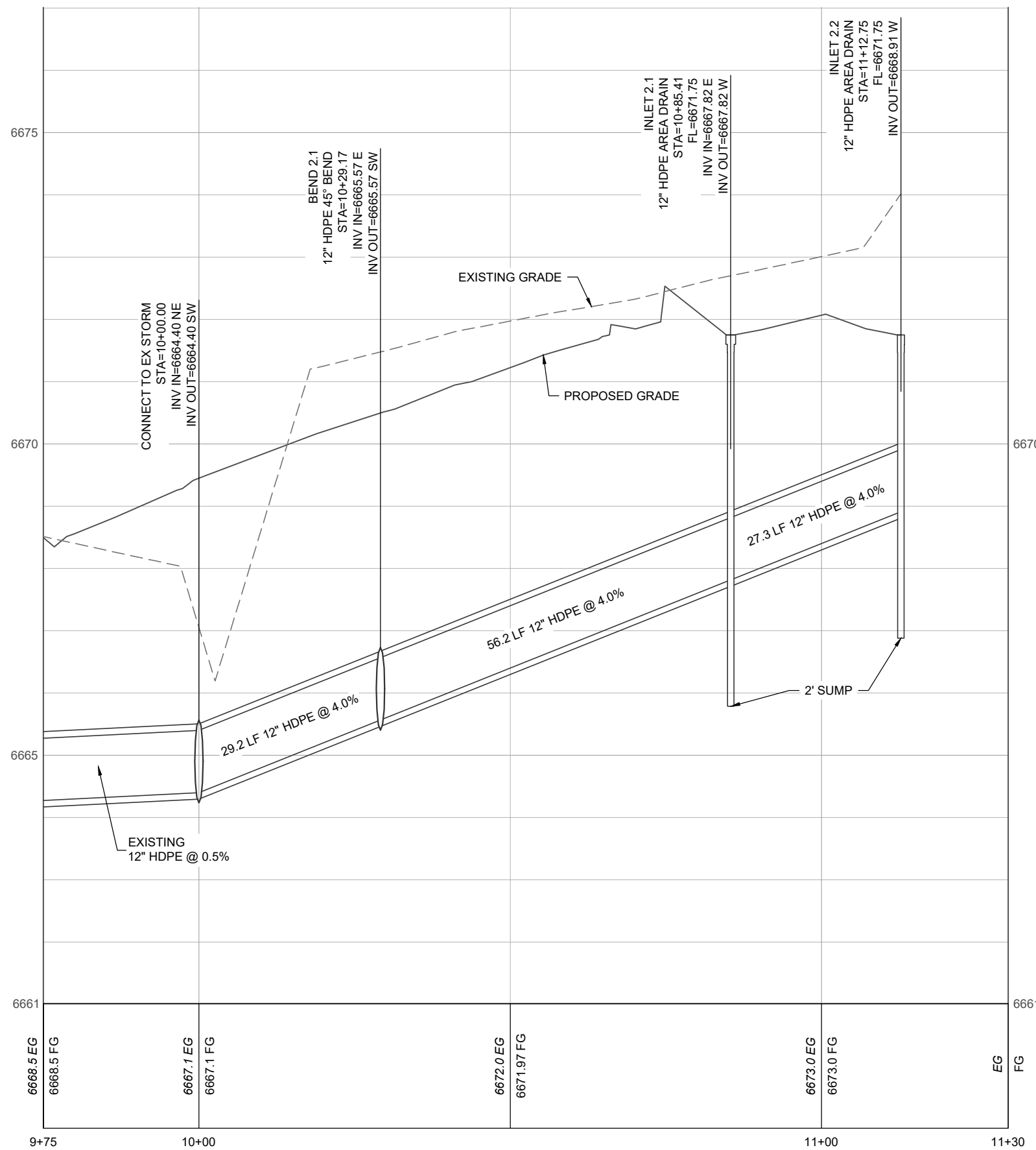
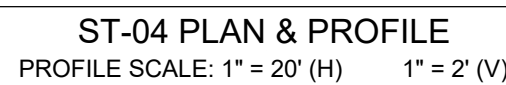
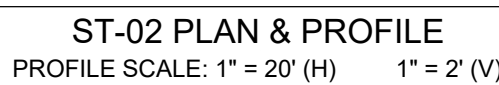
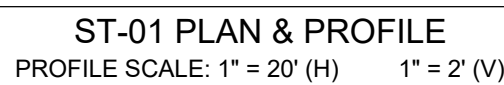
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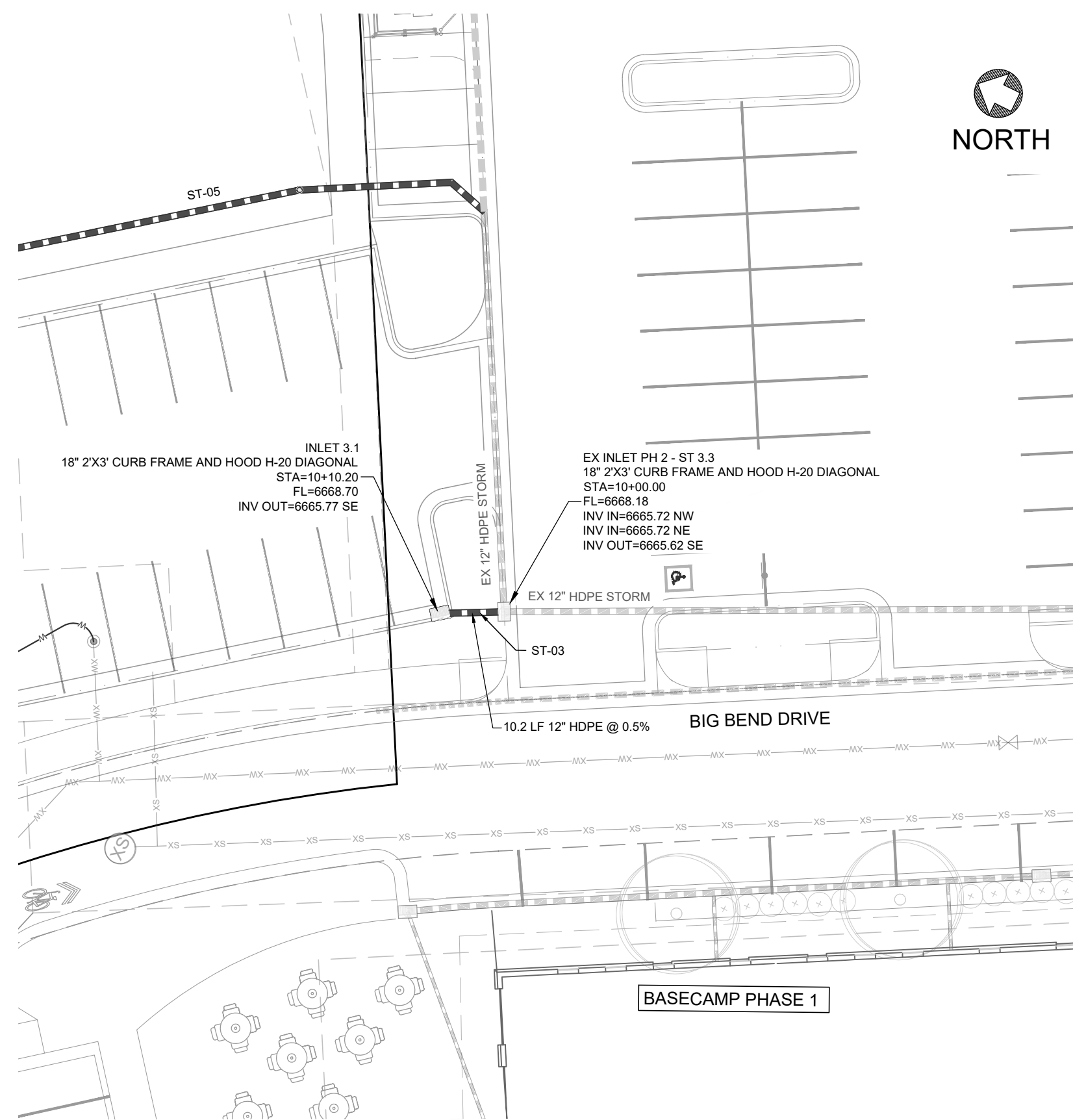
Basecamp Phase 2 Apartments

Storm Plan & Profile

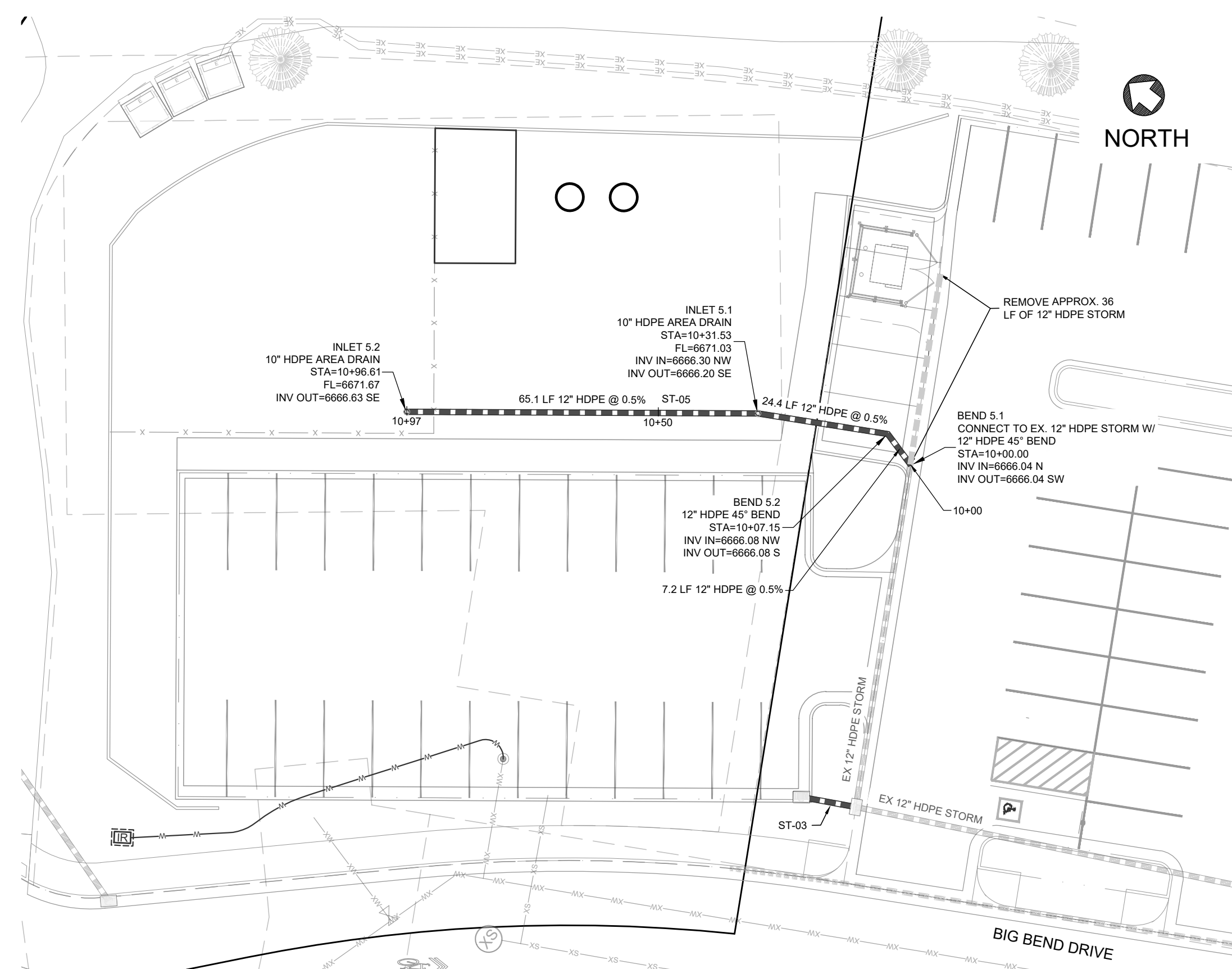
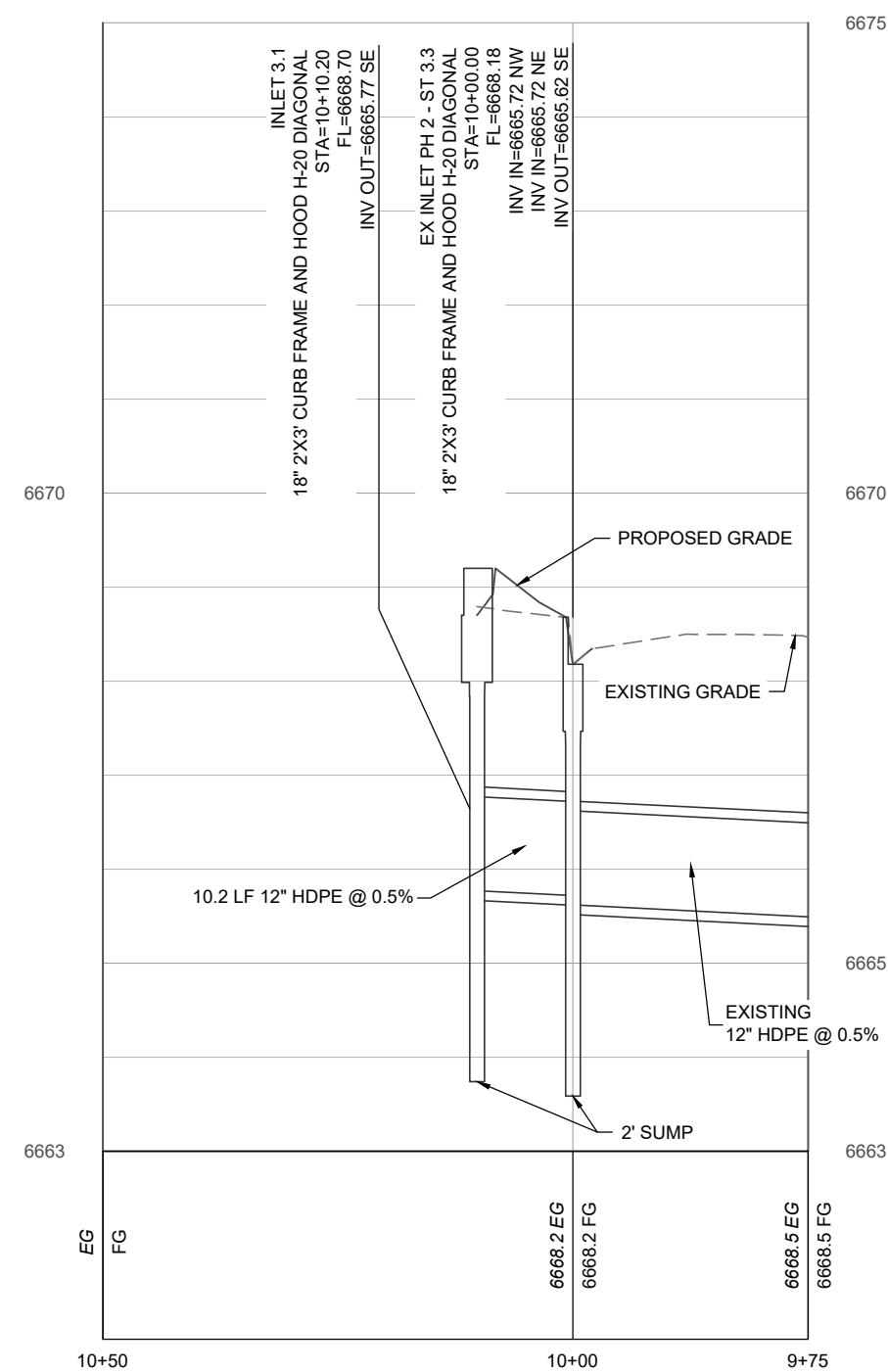
C.310

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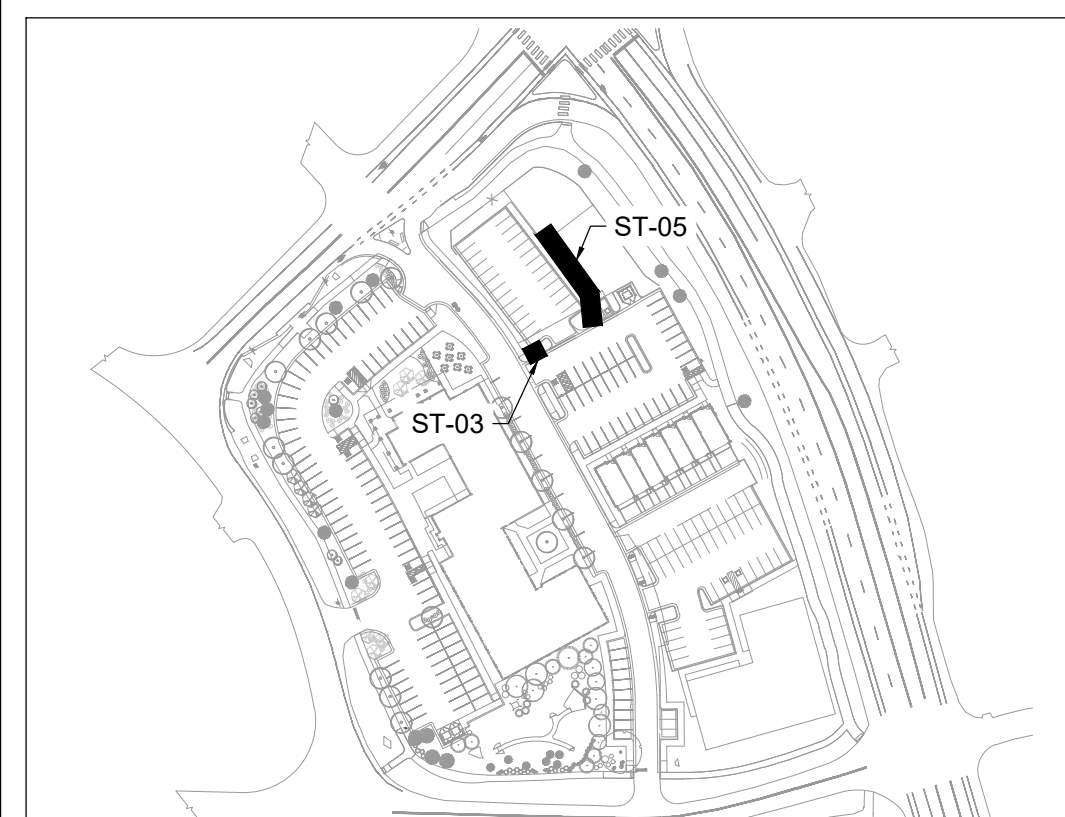
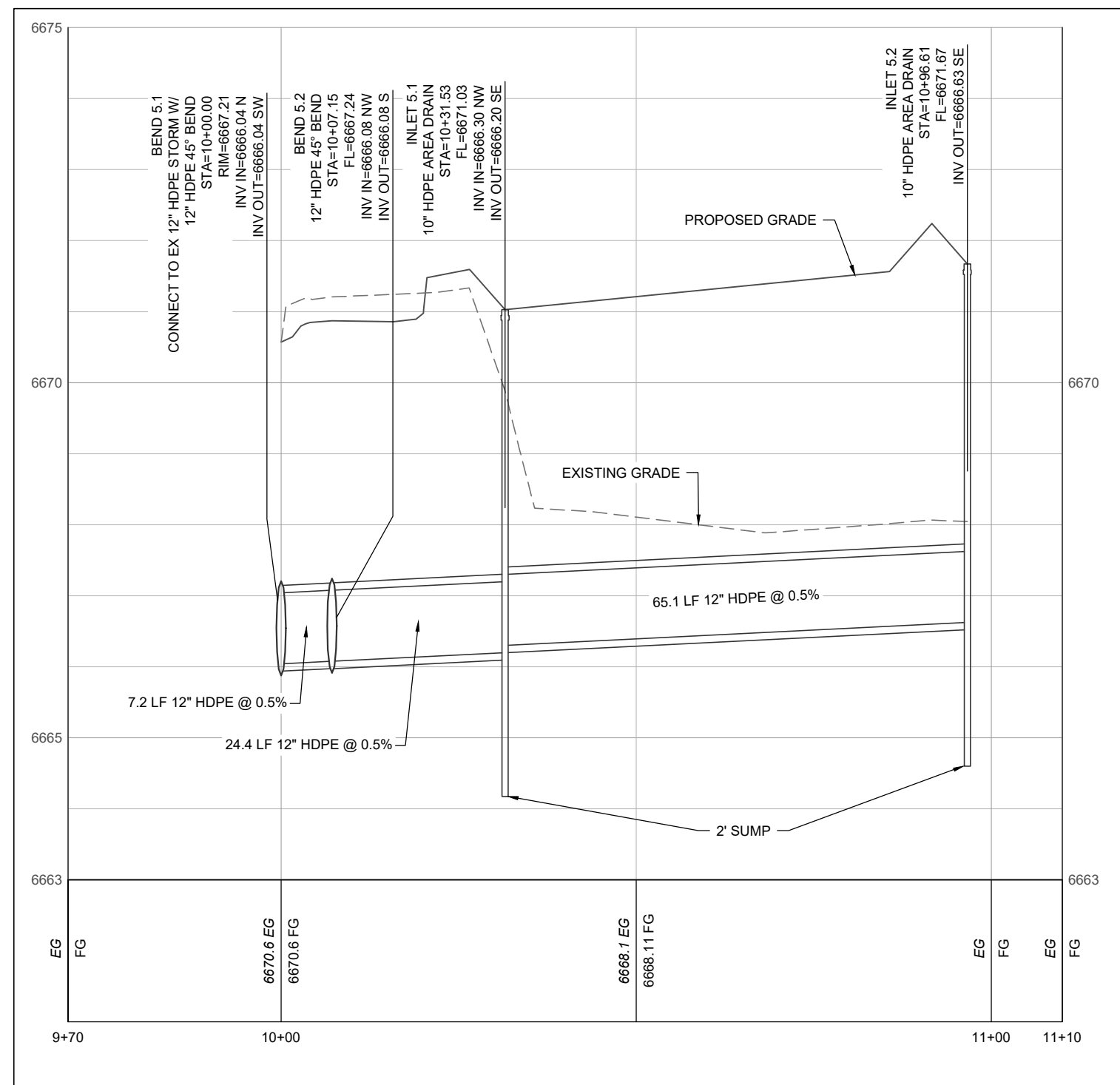




ST-03 PLAN & PROFILE
PROFILE SCALE: 1" = 20' (H) 1" = 2' (V)



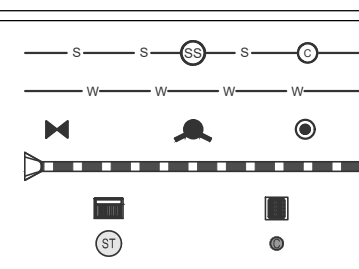
ST-05 PLAN & PROFILE
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KEY MAP
NOT TO SCALE

UTILITY PLAN LEGEND:

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 PROPOSED WATER
 PROPOSED GV, FH & CS
 PROPOSED STORM SEWER W/ FLARED END SECTION
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7. SEWER SERVICE SHALL HAVE A MINIMUM OF 4'-4" OF COVER.
8. WATER SERVICE SHALL HAVE A MINIMUM OF 7'-6" OF COVER.
9. ALL WATER PIPE SHALL BE INSTALLED WITH A #10 SOLDER COPPER PIPE COATED WITH 45 MIL POLYETHYLENE LINING FOR LEAK PROTECTION PURPOSES. MAIN TEST STATIONS BY VALVICO, IN TRACER WIRE TEST STATIONS SHALL BE INSTALLED ADDITIONAL TO ALL FIRE HYDRANTS. ADDITIONAL LOCATIONS MAY BE REQUIRED.
10. ALL MATERIALS USED FOR BACKFILL SHALL BE FREE FROM REFUSE ORGANIC MATERIAL, COBBLES, BOULDERS, LARGE ROCKS OR STONES OR FROZEN SOILS GREATER THAN 6-INCHES IN DIAMETER.
11. BEDDING AND SHADING MATERIALS SHALL ONLY BE 3/4-INCH WASHED OR SCREENED ROCK. SLURRY MIX, SQUEEGE OR REJECT SAND, OR CLASS A AGGREGATE BASE COURSE IS NOT ALLOWED.

**REVIEW
SET**
NOT FOR CONSTRUCTION

[illegible]

PROJECT:	2387-008
DATE:	03/03/25
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Basecamp Phase 2 Apartments Storm Plan & Profile