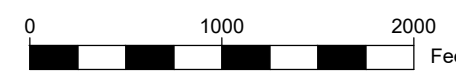


STEAMBOAT AIRPARK PUBLIC INFRASTRUCTURE CONSTRUCTION DRAWINGS

**LOT 1, WEST ACRES RANCH SUBDIVISION EXEMPTION PLAT LOCATED IN
THE N $\frac{1}{2}$ SECTION 1, TOWNSHIP 6 NORTH AND S $\frac{1}{2}$ SECTION 36,
TOWNSHIP 7 NORTH, RANGE 85 WEST OF THE 6TH P.M., STEAMBOAT
SPRINGS, ROUTT COUNTY, COLORADO**



VICINITY MAP



SHEET INDEX

CIVIL	C1	COVER PAGE
	C2	EXISTING CONDITIONS PLAN
	C3	SIDEWALK PLAN #1
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	C5	SIDEWALK CROSS SECTIONS #1
	C6	SIDEWALK CROSS SECTIONS #2 & ROAD DETAILS
	C7	CONSTRUCTION SITE MANAGEMENT PLAN
	C8	CONSTRUCTION SITE MANAGEMENT PLAN

LEGEND

	PROPERTY BOUNDARY
	ADJACENT PROPERTY BOUNDARY
	EXISTING EASEMENT
	EXISTING SETBACK
	EXISTING EDGE OF ASPHALT
	PROPOSED EDGE OF ASPHALT
	EXISTING 2 FT CONTOUR
	EXISTING 10 FT CONTOUR
	PROPOSED 2 FT CONTOUR
	PROPOSED 10 FT CONTOUR
	EXISTING EDGE OF GRAVEL
	CENTER LINE OF DITCH
	EXISTING WATER LINE
	EX CURB STOP, GATE VALVE, FIRE HYDRANT
	PROPOSED WATER SERVICE LINE
	PR CURB STOP, GATE VALVE, FIRE HYDRANT
	THRUST BLOCK
	EXISTING SEWER LINE
	EXISTING MANHOLE AND CLEANOUTS
	PROPOSED SEWER LINE
	PROPOSED MANHOLE AND CLEANOUTS
	EXISTING ELECTRICAL
	EXISTING TELEPHONE
	UTILITY PEDESTALS
	POWER POLE
	GAS
	EXISTING FENCE
	PROPOSED EDGE OF CONCRETE
	DECK
	PROPOSED BUILDING
	OVERHANG
	PROPOSED POND
	SIDEWALK/BOARDWALK
	PERIMETER DRAIN
	WALL
	VEGETATION OUTLINE
	PROPERTY CORNERS
	STORM INLET
	PR CULVERT W/ FLARED END SECTIONS
	EX CULVERT W/ FLARED END SECTIONS
	ASPHALT
	CONCRETE
	GRAVEL
	ROCK/RIP RAP

UTILITY CONTACT LIST

WATER AND SANITARY SEWER
CITY OF STEAMBOAT SPRINGS UTILITY DEPARTMENT
10TH STREET
STEAMBOAT SPRINGS
CONTACT: AMBER GREGORY 970-879-2060

ELECTRICAL
YAMPA VALLEY ELECTRIC COMPANY
2211 ELK RIVER ROAD
STEAMBOAT SPRINGS, CO
CONTACT: SCOTT FLOWERS 970-871-2282

GAS
ATMOS ENERGY
30405 DOWNHILL DRIVE
STEAMBOAT SPRINGS, CO
CONTACT: DON CRANE 970-879-3223

TELEPHONE
CENTURY LINK
138 7TH STREET
STEAMBOAT SPRINGS, CO
CONTACT: KELLY MCCLERNON 970-328-8288

CABLE TELEVISION
COMCAST
625 SOUTH LINCOLN, SUITE #205
STEAMBOAT SPRINGS, CO 80487
CONTACT: TONY HILDRETH 970-870-2683

UTILITY NOTIFICATION CENTER OF COLORADO
CALL TWO BUSINESS DAYS BEFORE YOU DIG, GRADE OR EXCAVATE FOR THE MARKING OF UNDERGROUND UTILITIES
1-800-922-1987

ABBREVIATIONS:

AP	ANGLE POINT
APR	APPROXIMATE
A	ASPHALT
BFF	BASEMENT FINISH FLOOR
BOW	BOTTOM OF WALL
BVC	BEGIN VERTICAL CURVE
BW	BACK OF WALK
C	CURB
CC	CURB CUT
CG	CURB AND GUTTER
CL	CENTERLINE
CMP	CORRUGATED METAL PIPE
C/O	CLEAN OUT
CONC	CONCRETE
CNR	CORNER
CR	CURB RETURN
CS	CURB STOP
D	DEPTH
DI	DRAIN INLET
DIP	DUCTILE IRON PIPE
DMH	DRAINAGE MANHOLE
DRN	DRAIN
DT	DITCH
DW	DRIVEWAY
EG	EXISTING GRADE
EL	ELEVATION
EW	EDGE OF WALK
EX	EXISTING
FES	FLARED END SECTION
FFE	FINISH FLOOR ELEVATION
FG	FINISH GRADE
FH	FIRE HYDRANT
FL	FLOW LINE
FT	FOOT OR FEET
G	GRAVEL
GB	GRADE BREAK
HC	HANDICAP RAMP
HP	HIGH POINT
IN	INLET

INV	INVERT
LF	LINEAL FEET
LP	LOW POINT
MAX	MAXIMUM
MIN	MINIMUM
NG	NATURAL GROUND
O/S	OFFSET
PC	POINT OF CURVATURE
PED	PEDESTAL
PI	POINT OF INTERSECTION
PL	PROPERTY LINE
PR	PROPOSED
PT	POINT
PVC	POINT OF VERTICAL CURVE
PVC	POLYVINYL CHLORIDE PIPE
PVI	POINT OF VERTICAL INTERSECTION
RD	ROAD
R	RADIUS
RW	RIGHT-OF-WAY
RW	RETAINING WALL
SQFT	SQUARE FEET
SMH	SEWER MANHOLE
SS	SANITARY SEWER
STA	STATION
SW	SIDEWALK
TB	THRUST BLOCK
TBC	TOP BACK OF CURB
TBR	TO BE REMOVED
TBW	TOP BACK OF WALK
TEL	TELEPHONE
TOP	TOP OF PIPE
TOW	TOP OF WALL
TYP	TYPICAL
VOL	VOLUME
VP	VALLEY PAN
W	WIDTH
WL	WATERLINE
W/	WITH

PROJECT CONTACT LIST

PROJECT OWNER
STEAMBOAT SPRINGS AIRPARK, LLC (785) 845-3709
ATTN: BOB ZIBELL
27582 Silver Spur St
Steamboat Springs, CO 80487

CIVIL ENGINEER AND SURVEYOR
FOUR POINTS SURVEYING AND ENGINEERING
440 S. Lincoln Ave, Suite 4B
P.O. Box 775966,
Steamboat Springs, CO 80477
ATTN: WALTER MAGILL (970) 871-6772
MATTHEW MCLEOD (248) 444-3268

UTILITY NOTIFICATION CENTER OF COLORADO
CALL 2 BUSINESS DAYS BEFORE YOU DIG, GRADE OR EXCAVATE FOR THE MARKING OF UNDERGROUND MEMBER UTILITIES
ATTN: N/A (800) 922-1987

CONSTRUCTION DRAWINGS PREPARED FOR THE CITY OF STEAMBOAT SPRINGS BY FOUR POINTS SURVEYING & ENGINEERING	No.	DATE	REVISIONS	INT	SHEET #
DATE: 4-9-2021					C1
JOB #: 1670-001					
DRAWN BY: WNM					
DESIGN BY: WNM					
REVIEW BY: JLW					

FOUR POINTS SURVEYING ENGINEERING

Four Points Surveying & Engineering
440 S. Lincoln Ave, Suite 4B
P.O. Box 775966
Steamboat Springs, CO 80487
(970)-871-6772
matthew@fourpointss.com

GENERAL NOTES:

- BENCHMARK = FOUND 1" ALUMINUM CAP ON #5 REBAR, PLS 24325 AT THE SE CORNER OF THE PROPERTY, ELEVATION= 6706.62' (NAVD88) (SEE EXISTING CONDITIONS PLAN).
- TOPOGRAPHIC AND EXISTING CONDITIONS MAPPED BY FOUR POINTS SURVEYING & ENGINEERING COMPLETED ON MARCH 13, 2017.
- CITY OF STEAMBOAT SPRINGS PLAN REVIEW AND APPROVAL IS ONLY FOR GENERAL CONFORMANCE WITH CITY DESIGN CRITERIA AND THE CITY CODE. THE CITY IS NOT RESPONSIBLE FOR THE COMPLETENESS, ACCURACY AND ADEQUACY OF THE DRAWINGS, DESIGN, DIMENSIONS, AND ELEVATIONS SHALL BE CONFIRMED AND CORRELATED AT THE JOB SITE.
- ONE COPY OF THE APPROVED CONSTRUCTION PLANS AND SPECIFICATIONS SHALL BE KEPT ON THE JOB SITE AT ALL TIMES. PRIOR TO THE START OF CONSTRUCTION, CONTRACTOR TO VERIFY WITH PROJECT ENGINEER THE LATEST REVISION DATE OF THE APPROVED CONSTRUCTION PLANS.
- CONTRACTOR SHALL VERIFY THE LOCATION OF ALL UTILITIES. CALL THE UTILITY NOTIFICATION CENTER OF COLORADO (UNCC) AT 1-800-922-1987 AND ANY NECESSARY PRIVATE UTILITY TO PERFORM LOCATES PRIOR TO CONDUCTING ANY SITE WORK.
- ALL INFRASTRUCTURE CONSTRUCTION AND RELATED WORK SHALL CONFORM TO THE CITY OF STEAMBOAT SPRINGS STANDARD SPECIFICATIONS, LATEST EDITION.
- ALL WATER AND SANITARY SEWER CONSTRUCTION AND RELATED WORK SHALL CONFORM TO THE MT. WERNER WATER DISTRICT STANDARDS AND SPECIFICATIONS, LATEST EDITION.
- CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS AND APPROVALS REQUIRED TO PERFORM THE WORK SUCH AS RIGHT-OF-WAY PERMIT, GRADING AND EXCAVATION PERMIT, CONSTRUCTION DEWATERING PERMIT, STORM WATER QUALITY PERMIT, ARMY CORP OF ENGINEER PERMIT, ETC. IT IS THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN A COPY OF ALL APPLICABLE CODES, LICENSES, SPECIFICATIONS, AND STANDARDS NECESSARY TO PERFORM THE WORK, AND BE FAMILIAR WITH THEIR CONTENTS PRIOR TO COMMENCING ANY WORK.
- PRIOR TO ANY WORK IN THE CITY RIGHT-OF-WAY INCLUDING STREET CUTS, CONTACT THE CITY OF STEAMBOAT SPRINGS STREET DEPARTMENT AT 970.879.1807 FOR PERMIT REQUIREMENTS. NO WORK SHALL OCCUR IN THE ROW BETWEEN NOVEMBER 1 - APRIL 1 UNLESS A WRITTEN VARIANCE HAS BEEN APPROVED AND ISSUED BY THE CITY PUBLIC WORKS DIRECTOR.
- PRIOR TO CLOSURE OF ANY STREET OR PART OF STREET, AN APPROVED OBSTRUCTION PERMIT MUST BE ISSUED BY CITY CONSTRUCTION SERVICES FOREMAN.
- CONTRACTOR IS RESPONSIBLE FOR CONTACTING THE COLORADO DEPARTMENT OF TRANSPORTATION (CDOT) AND OBTAINING ANY REQUIRED PERMITS OR APPROVALS FOR WORK ON OR ADJACENT TO CDOT ROW.
- PRIOR TO START OF CONSTRUCTION CONTRACTOR SHALL COORDINATE WITH PROJECT ENGINEER TO IDENTIFY PROJECT INSPECTION AND TESTING REQUIREMENTS. CONTRACTOR SHALL PROVIDE FOR INSPECTIONS AND TESTING AT AN ADEQUATE FREQUENCY FOR THE PROJECT ENGINEER TO DOCUMENT THAT PROJECT IS CONSTRUCTED IN CONFORMANCE WITH THE APPROVED PLANS AND SPECIFICATIONS. PRIOR TO MAKING ANY CHANGES TO THE
- CONTRACTOR IS RESPONSIBLE FOR ALL NECESSARY TRAFFIC CONTROL. TRAFFIC CONTROL SHALL BE IN ACCORDANCE WITH THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD), LATEST EDITION.
- CONTRACTOR SHALL PROVIDE ALL NECESSARY TRAFFIC CONTROL (SIGNS, BARRICADES, FLAGMEN, LIGHTS, ETC) IN ACCORDANCE WITH THE MUTCD, CURRENT EDITION.
- CONTRACTOR MUST SUBMIT A CONSTRUCTION SITE MANAGEMENT PLAN (CSMP) FOR REVIEW AND APPROVAL BY THE CITY CONSTRUCTION SERVICES FOREMAN PRIOR TO START OF CONSTRUCTION. THE CSMP MUST BE MAINTAINED ON-SITE AND UPDATED AS NEEDED TO REFLECT CURRENT CONDITIONS.
- THE FOLLOWING PRIVATE IMPROVEMENTS REQUIRE CONSTRUCTION OBSERVATION PER THE CITY'S ENGINEERING SERVICES SPECIFICATION: WATER, SEWER, STORM SEWER, PONDS.
- RECORD DRAWINGS ARE REQUIRED FOR: PUBLIC AND PRIVATE WATER AND SEWER DRIVEWAY CURB CUTS; TO BE INSTALLED DURING PUBLIC IMPROVEMENTS, DRIVEWAYS AND LANDSCAPING FOR INDIVIDUAL UNITS TO BE INSTALLED PRIOR TO BUILDING CERTIFICATE OF OCCUPANCY.
- ALL PIPE OUTFALLS REQUIRE FLARED END SECTIONS AND RIPRAP. ALL VALLEY PAN OUTFALLS REQUIRE RIPRAP.

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.
- NO WORK SHALL OCCUR IN WETLANDS OR FLOODPLAINS WITHOUT APPROPRIATE PERMITS. ANY WORK SHALL BE IN ACCORDANCE WITH THE ISSUED PERMITS.
- VEGETATED SLOPES GREATER THAN 2:1 REQUIRE SOIL STABILIZATION.

EROSION CONTROL:

- CONTRACTOR SHALL SUBMIT A CONSTRUCTION SITE MANAGEMENT PLAN TO THE CITY FOR APPROVAL PRIOR TO BUILDING PERMIT ISSUANCE.
- 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.

RECORD DRAWINGS:

- PAVING OF PUBLIC STREETS SHALL NOT START UNTIL SUB GRADE COMPACTION AND MATERIAL TESTS ARE TAKEN AND ACCEPTED BY THE PUBLIC WORKS DIRECTOR.
- EXISTING ASPHALT PAVEMENT SHALL BE STRAIGHT SAW CUT WHEN ADJOINING WITH NEW ASPHALT PAVEMENT OR WHEN ACCESS TO UNDERGROUND UTILITIES IS REQUIRED. TACK COAT SHALL BE APPLIED TO ALL EXPOSED SURFACES INCLUDING SAW CUTS, POTHOLES, TRENCHES, AND ASPHALT OVERLAY. ASPHALT PATCHES IN THE RIGHT-OF-WAY SHALL BE PER CITY SPECIFICATIONS.
- ADJUST RIMS OF CLEANOUTS, MANHOLES, VALVE COVERS TO FINAL GRADE.
- CONTRACTOR TO CONTACT CITY STREETS SUPERINTENDENT AT (970)879-1807 TO SCHEDULE INSTALLATION OF PUBLIC STREET SIGNS. ALL OTHER TRAFFIC CONTROL SIGNS ARE THE RESPONSIBILITY OF THE CONTRACTOR.

WATER, SEWER AND UTILITY NOTES:

- EXISTING DRY UTILITY LOCATIONS WERE OBTAINED FROM UTILITY MAPPING, FIELD SURVEYING AND HAVE NOT BEEN VERIFIED WITH ANY ADDITIONAL UNDERGROUND POTHOLES.

STEAMBOAT AIRPARK PUBLIC INFRASTRUCTURE CONSTRUCTION DRAWINGS

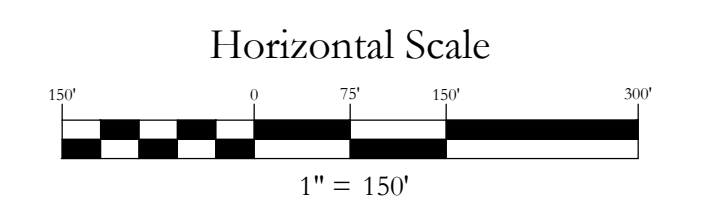
EXISTING CONDITIONS PLAN NOTES:

1. FIELD SURVEYING FOR BOUNDARY COMPLETED IN 2016 BY FOUR POINTS SURVEYING AND ENGINEERING.
2. CONTOUR DATA FROM 2017 LIDAR INFORMATION FROM MERRICK AND ASSOCIATES PROVIDED BY ROUTT COUNTY GIS DEPARTMENT.
3. GRADING COMPLETED ON THE WEST ROADWAY IN 2017.

Curve Table					
Curve #	Length	Radius	Delta	Chord Direction	Chord Length
C17	145.79	1040.00	8.03	N75° 06' 14"W	145.67
C18	143.99	1040.00	7.93	S74° 58' 24"W	143.88
C19	237.68	540.00	25.22	N69° 59' 33"W	235.77
C20	237.68	540.00	25.22	N69° 59' 33"W	235.77
C21	222.67	460.00	27.73	S71° 15' 05"E	220.50
C22	134.97	460.00	16.81	N86° 28' 31"E	134.48

**Steamboat Airpark
Steamboat Springs, CO 80487**

**EXISTING CONDITIONS
PLAN**



Contour Interval
2 Feet

NO.	DATE	REVISIONS	INT.

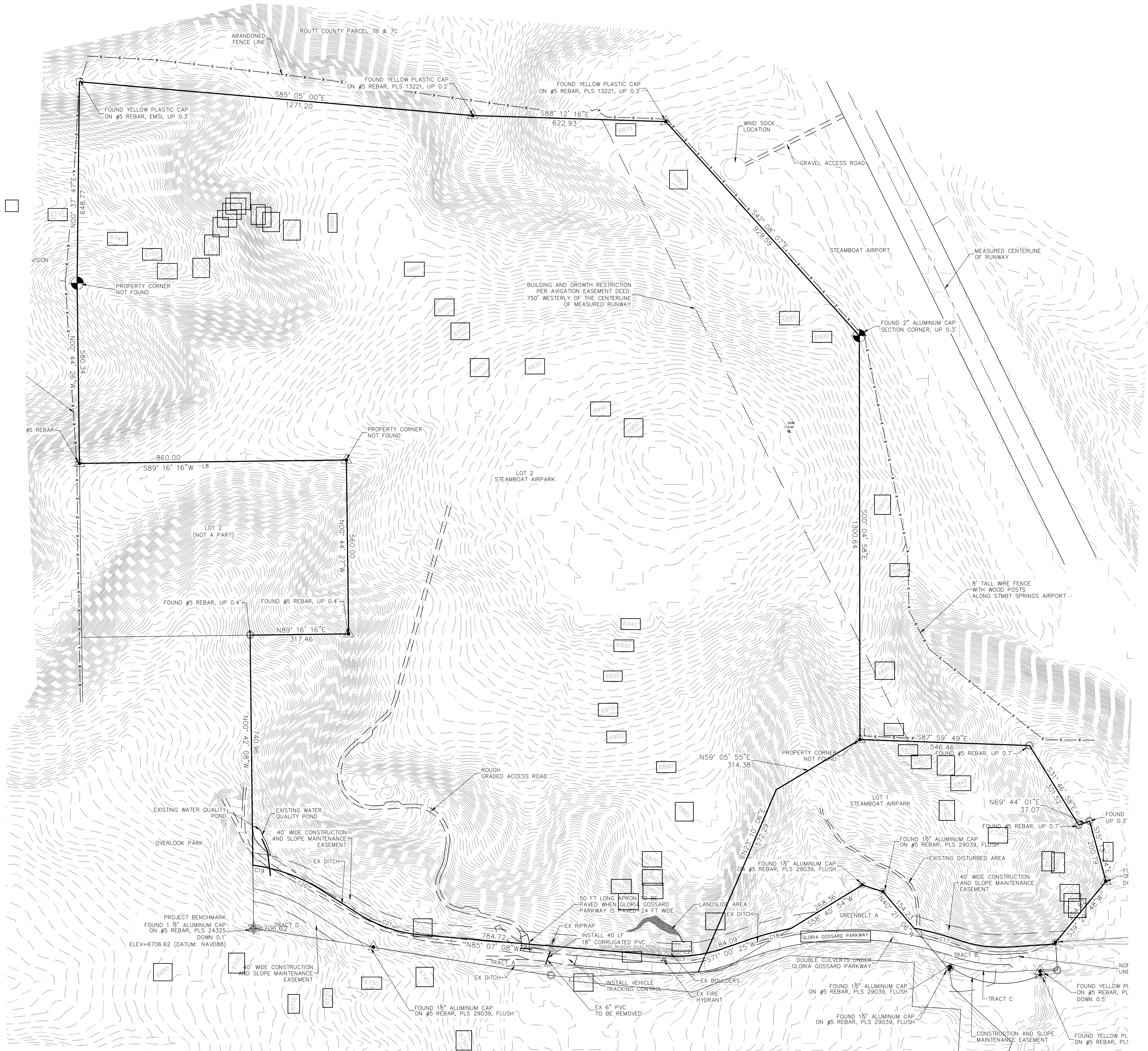
DATE:	3-25-2021	DESIGN:	MDW
JOB NO.:	1670-001	DRAFTED:	MDW
DWG. NAME:		REVIEW:	MMW

**Four Points
Surveying and Engineering**

440 S. Lincoln Ave, Suite 4B
P.O. Box 775966,
Steamboat Springs, CO 80487
(970)-871-6772
wmpepls@gmail.com

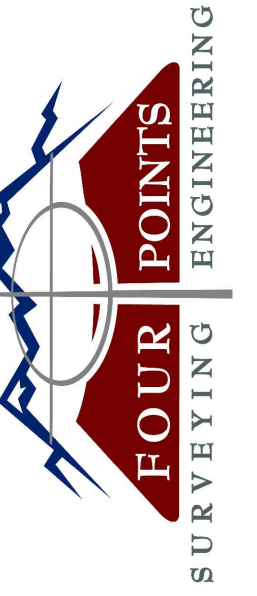


SHEET NO.
C2



LEGEND

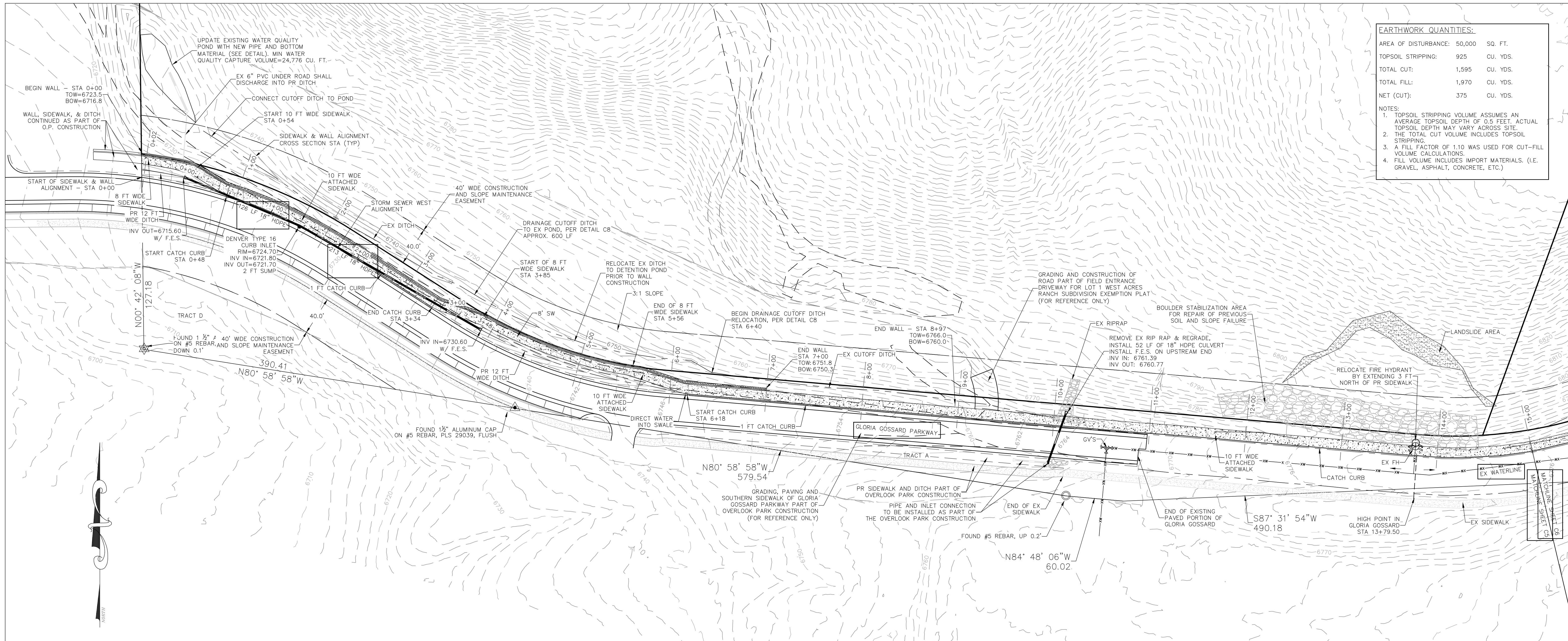
- PROPERTY BOUNDARY
- - - ADJACENT PROPERTY BOUNDARY
- - - EXISTING EASEMENT
- - - EXISTING EDGE OF ASPHALT
- - - EXISTING 2 FT CONTOUR
- - - EXISTING 10 FT CONTOUR
- - - PROPOSED 2 FT CONTOUR
- - - PROPOSED 10 FT CONTOUR
- - - PROPOSED BUILDING
- - - PROPOSED DECK
- - - PROPOSED EDGE OF CONCRETE
- - - EXISTING SEWER
- - - PROPOSED SEWER
- - - EXISTING WATER
- - - PROPOSED WATER
- - - PROPOSED CENTER OF ROAD
- - - PROPOSED EDGE OF ASPHALT
- - - DITCH
- - - CULVERT



440 S. Lincoln Ave, Suite 4A
 P.O. Box 775966
 Steamboat Springs, CO 80487
 (970)-871-6772
 www.fourpointse.com

EARTHWORK QUANTITIES:	
AREA OF DISTURBANCE:	50,000 SQ. FT.
TOPSOIL STRIPPING:	925 CU. YDS.
TOTAL CUT:	1,595 CU. YDS.
TOTAL FILL:	1,970 CU. YDS.
NET (CUT):	375 CU. YDS.

NOTES:
 1. TOPSOIL STRIPPING VOLUME ASSUMES AN AVERAGE TOPSOIL DEPTH OF 0.5 FEET. ACTUAL TOPSOIL DEPTH MAY VARY ACROSS SITE.
 2. THE TOTAL CUT VOLUME INCLUDES TOPSOIL STRIPPING.
 3. A FILL FACTOR OF 1.10 WAS USED FOR CUT-FILL VOLUME CALCULATIONS.
 4. FILL VOLUME INCLUDES IMPORT MATERIALS. (I.E. GRAVEL, ASPHALT, CONCRETE, ETC.)



NO.	DATE	REVISIONS

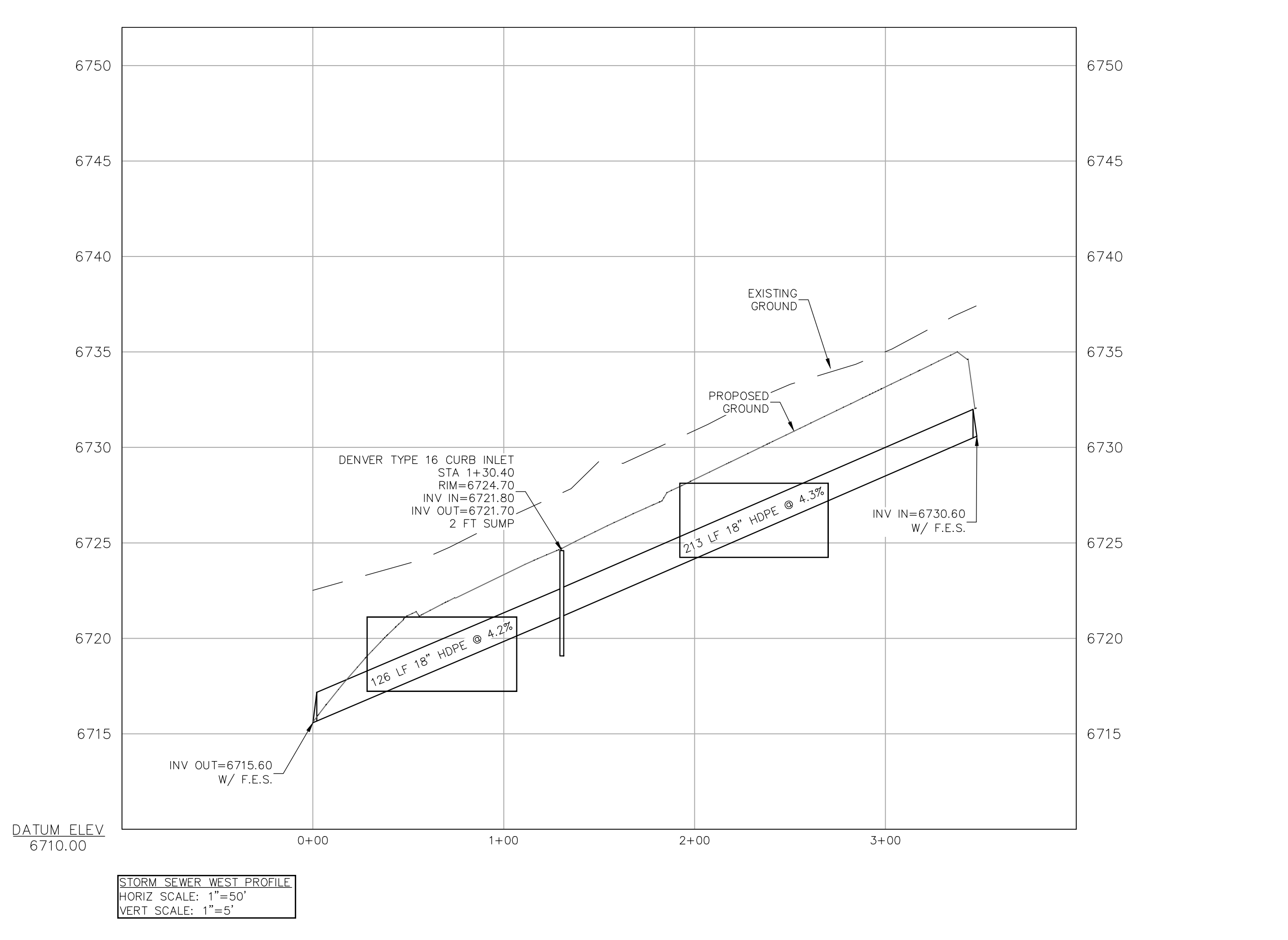
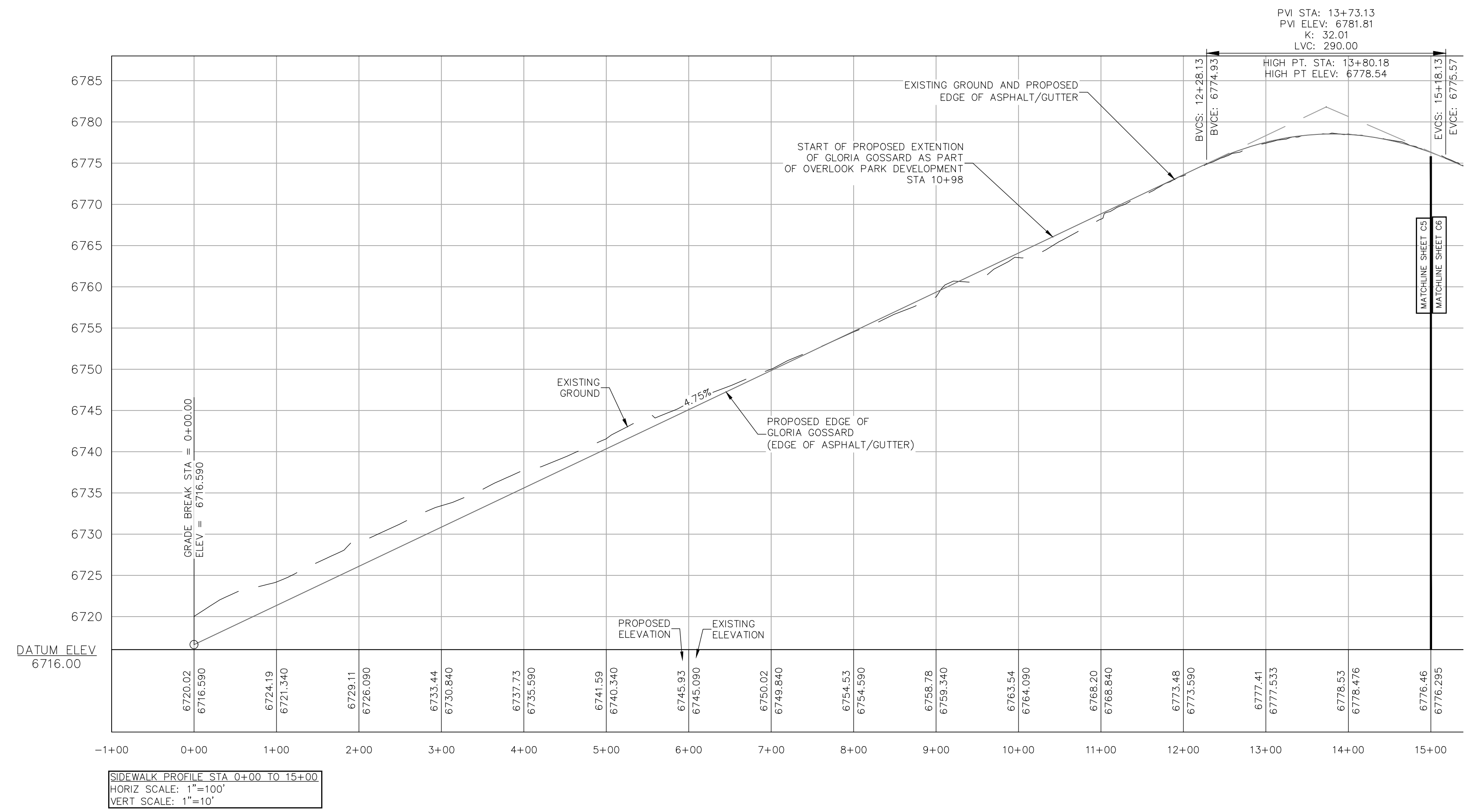
LOT 1, WEST ACRES RANCH SUBDIVISION
GLORIA GOSSARD PARKWAY
STEAMBOAT SPRINGS, CO 80487

Horizontal Scale

 1" = 50'
Contour Interval = 2 ft
DATE: 3-25-2021
JOB #: 1670-001
DRAWN BY: MDM
DESIGN BY: MDM
REVIEW BY: JLW
IF THIS DRAWING IS PRESENTED IN A FORMAT OTHER THAN A4 X 36", THE GRAPHIC SCALE SHOULD BE UTILIZED.

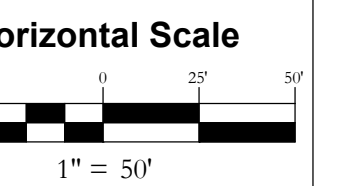
DRAWING:
SIDEWALK PLAN #1

SHEET #
C3



INT	REVISIONS	No.	DATE

LOT 1, WEST ACRES RANCH SUBDIVISION
GLORIA GOSSARD PARKWAY
STEAMBOAT SPRINGS, CO 80487



Contour Interval = 2 ft

DATE: 3-25-2021
JOB #: 1670-001
DRAWN BY: MDM
DESIGN BY: MDM
REVIEW BY: JLW

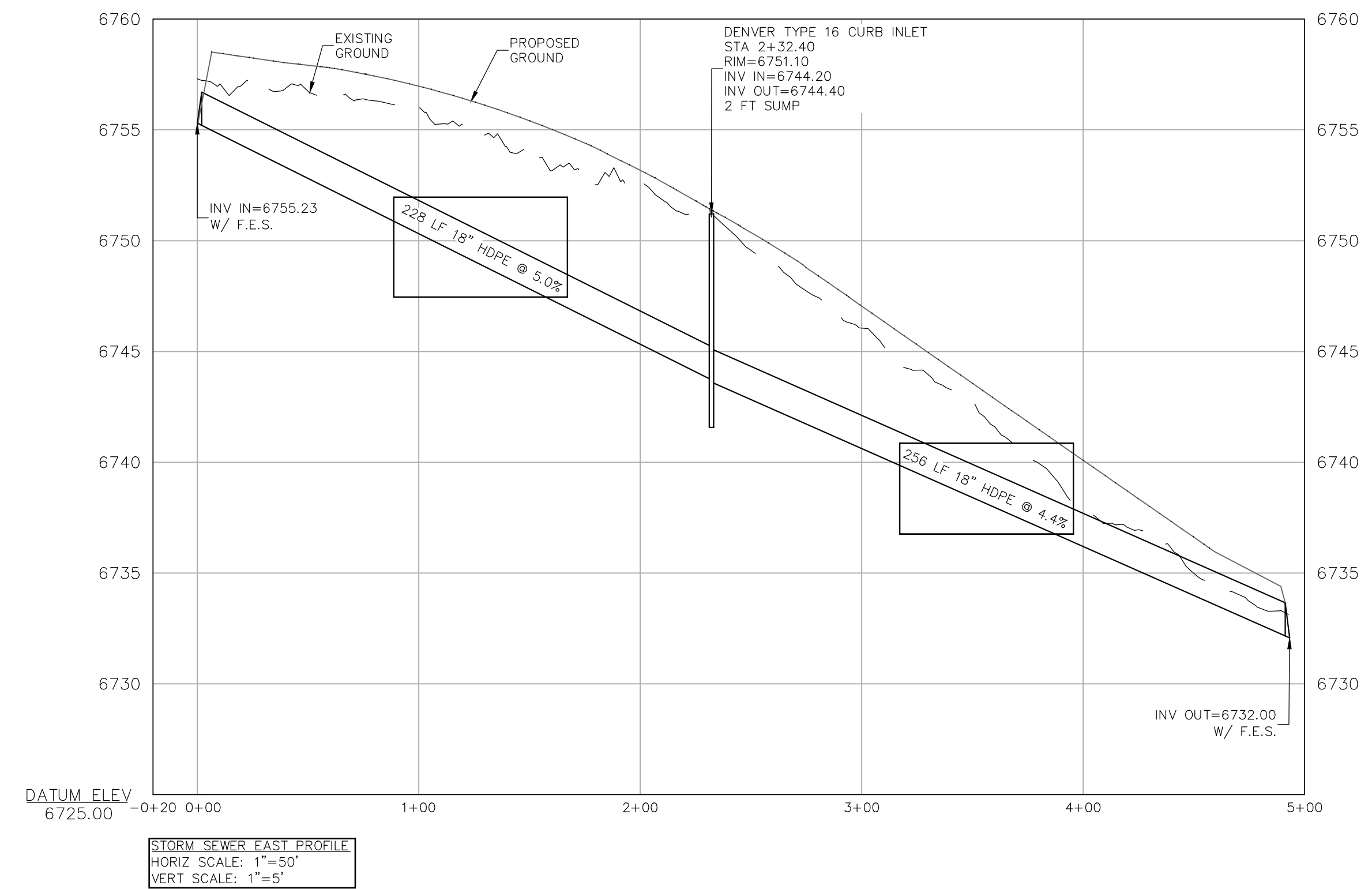
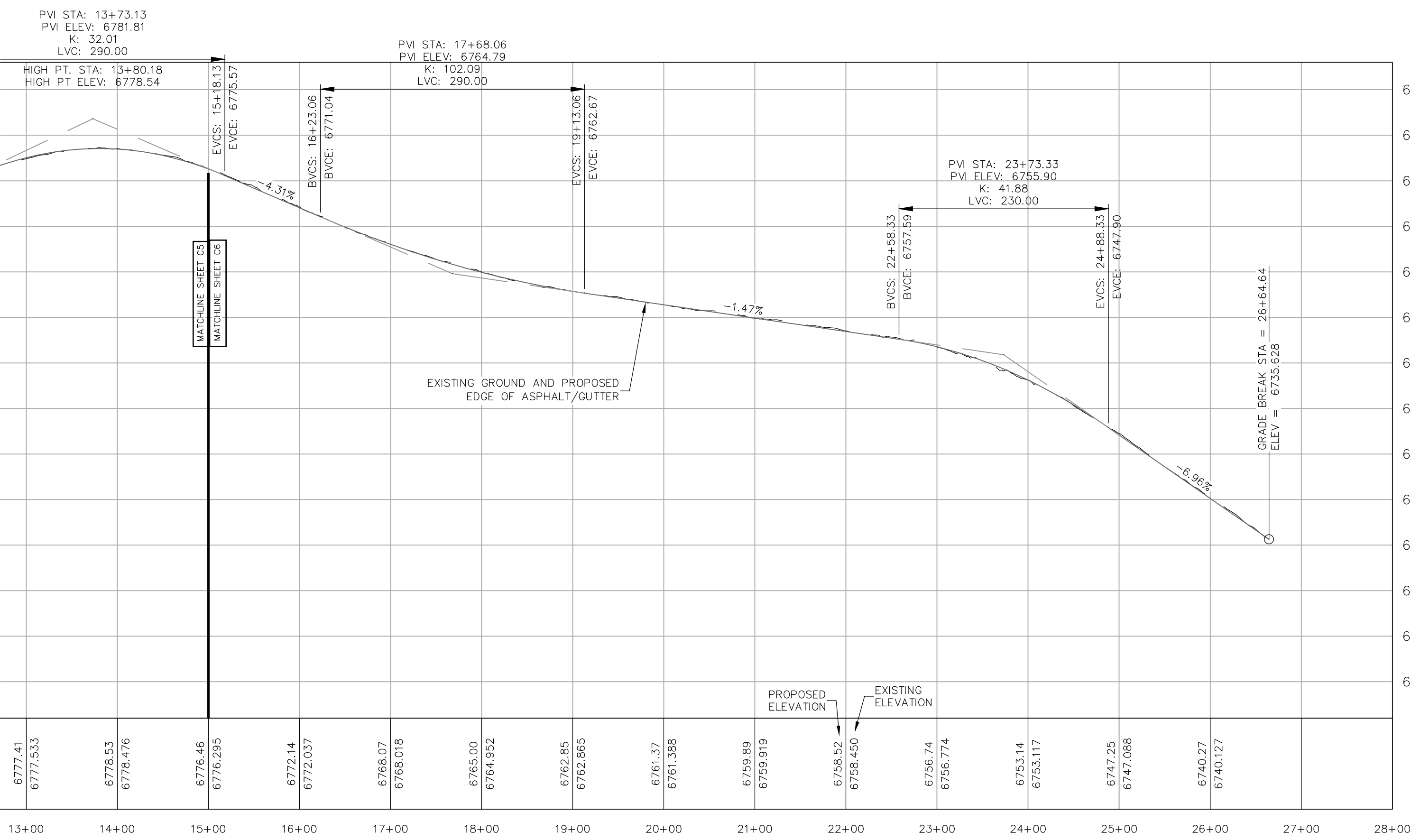
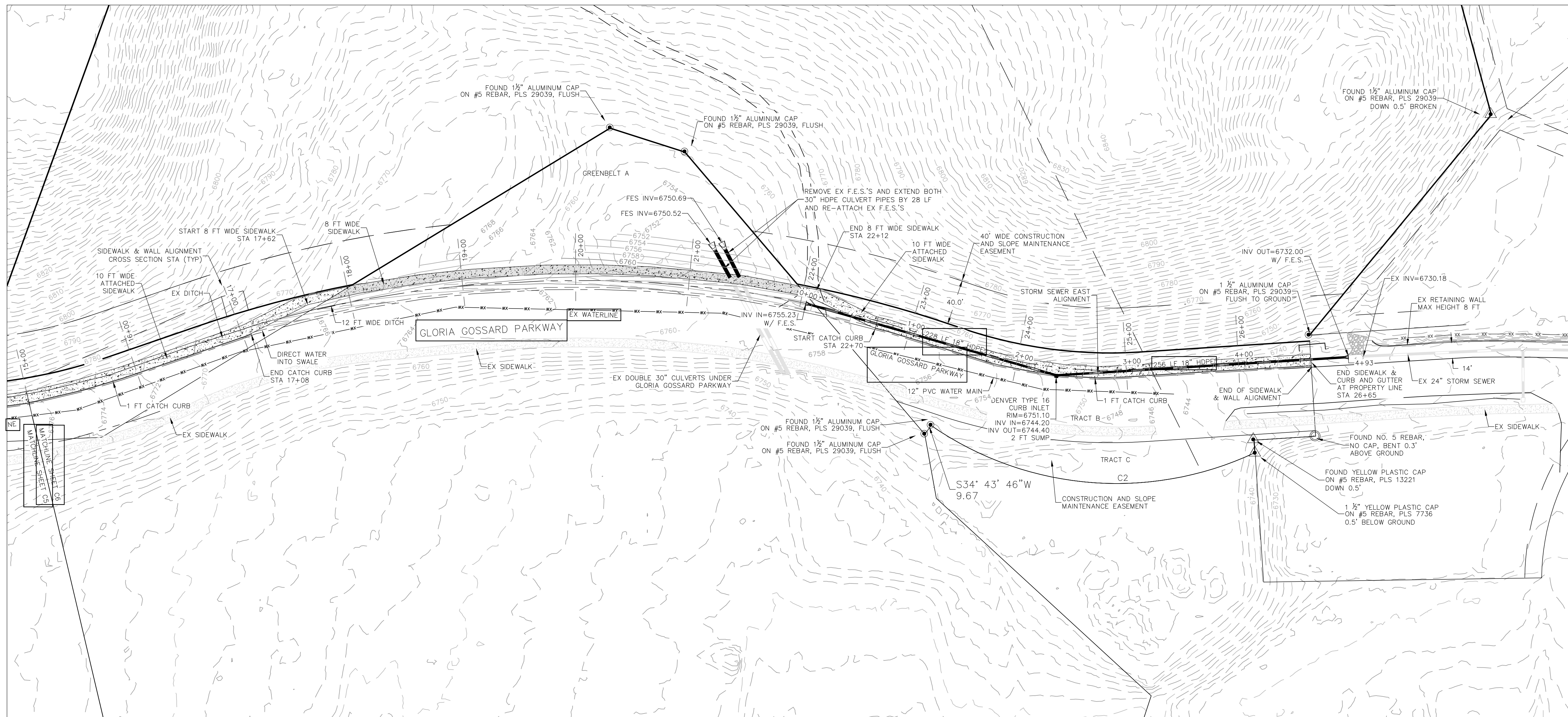
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SIDEWALK PLAN #2

DRAWING:

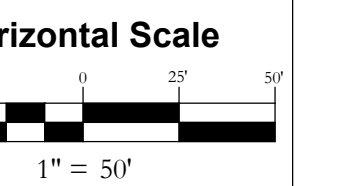
SHEET #

C4



INT	REVISIONS	No.	DATE

LOT 1, WEST ACRES RANCH SUBDIVISION
GLORIA GOSSARD PARKWAY
STEAMBOAT SPRINGS, CO 80487



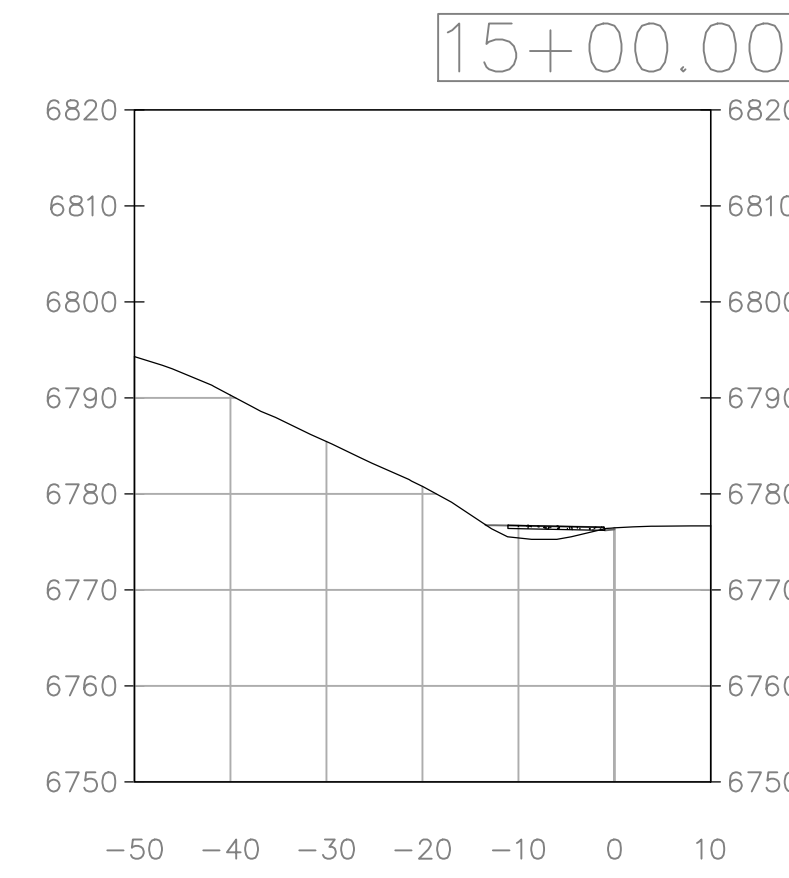
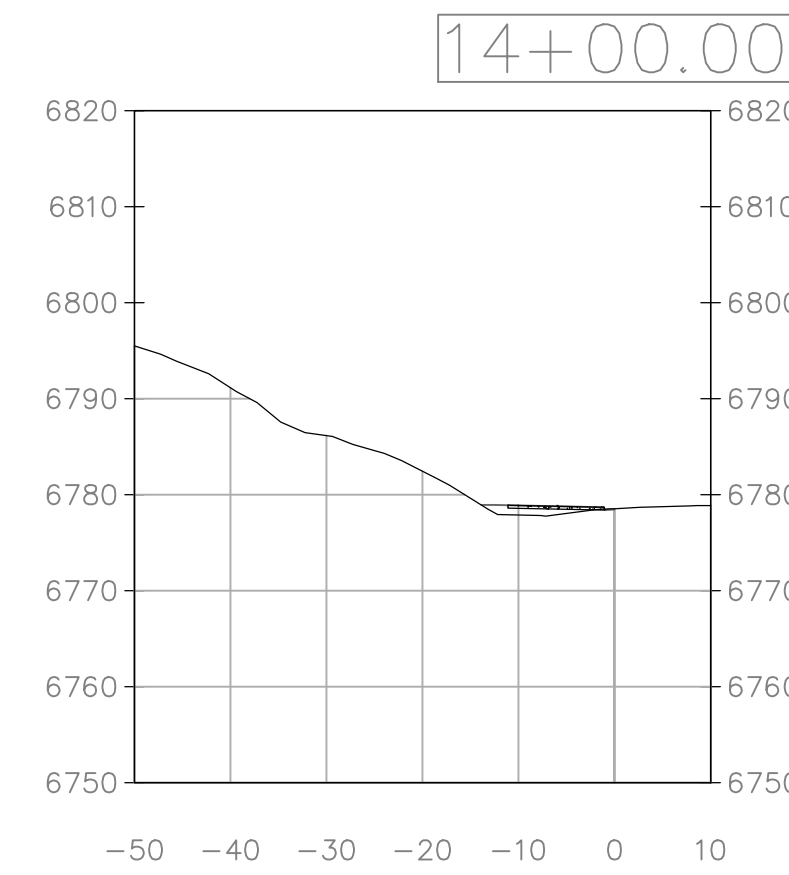
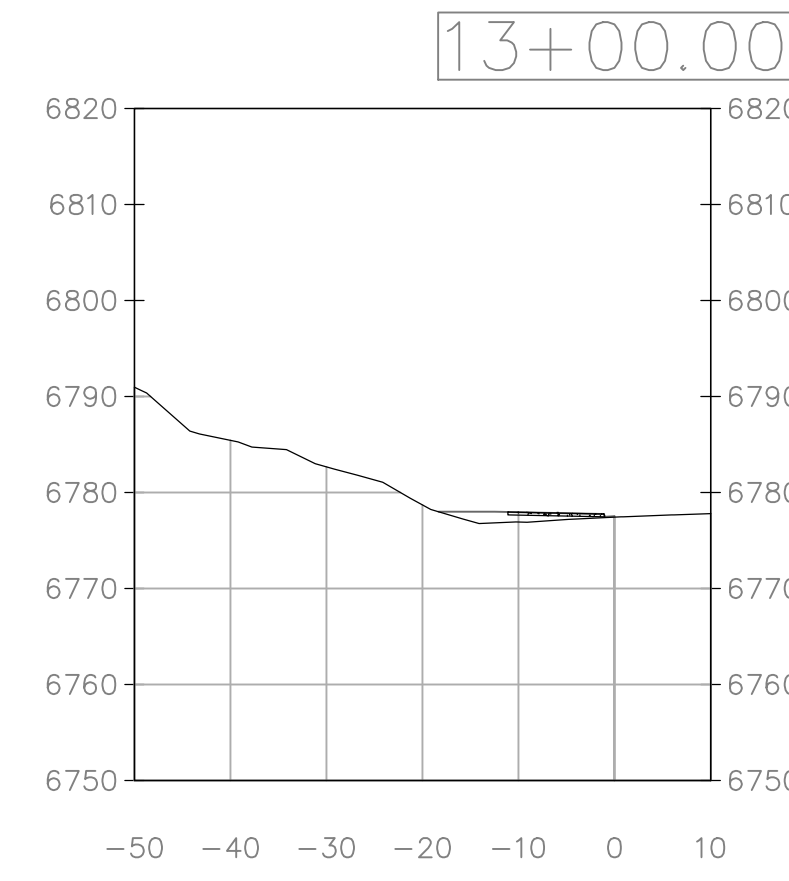
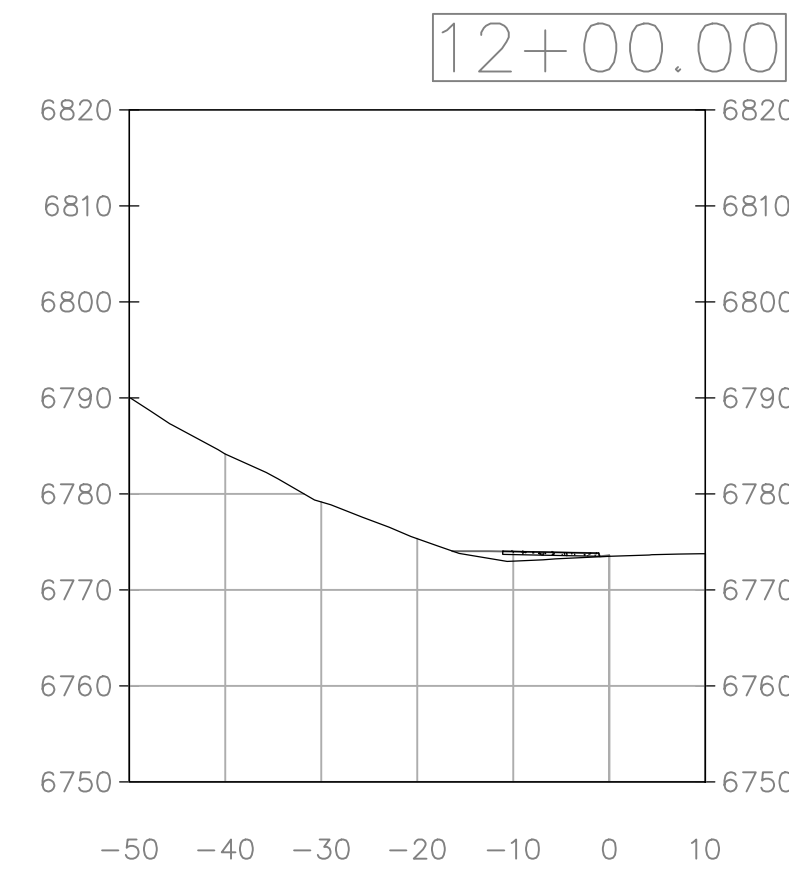
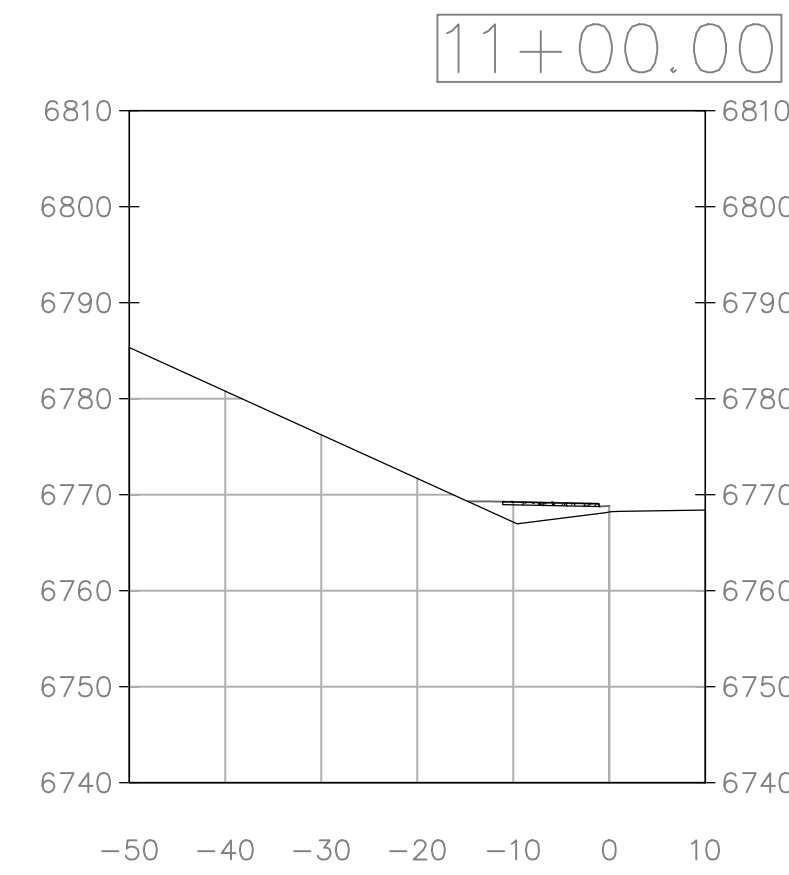
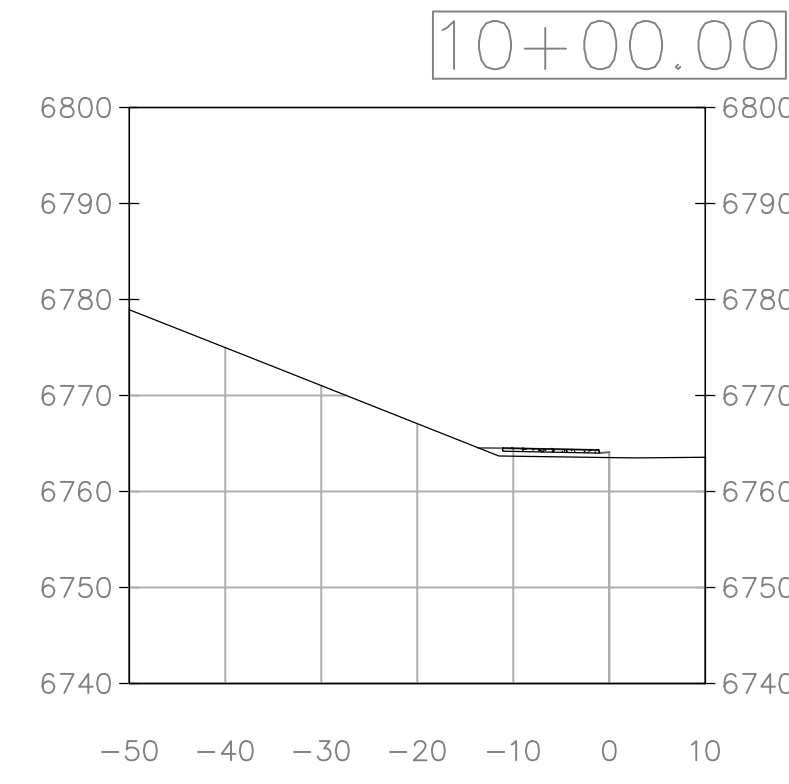
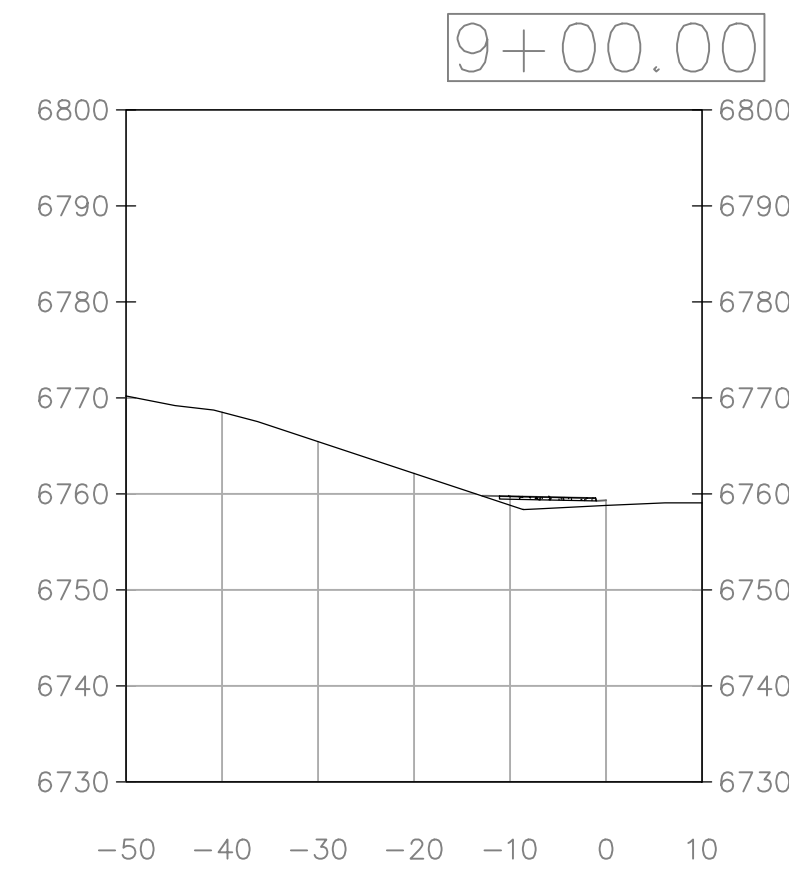
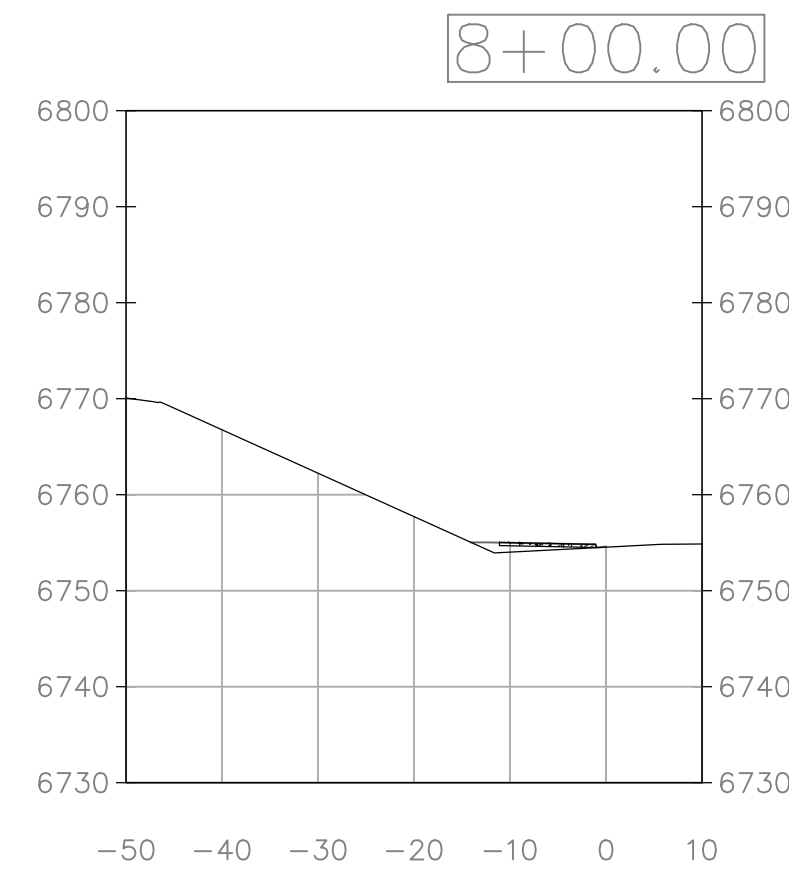
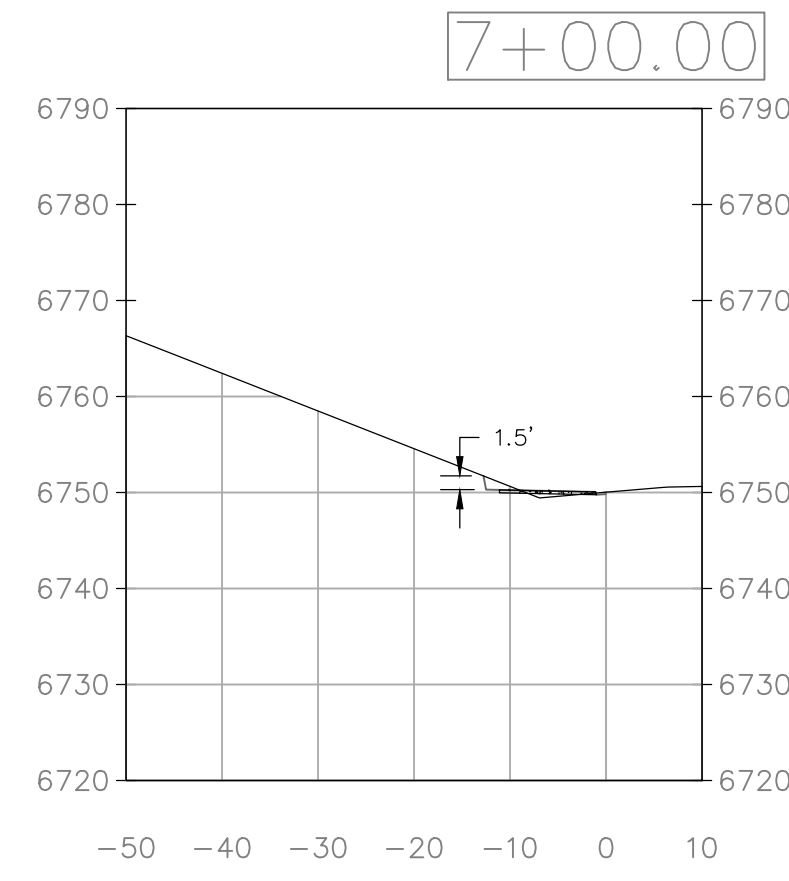
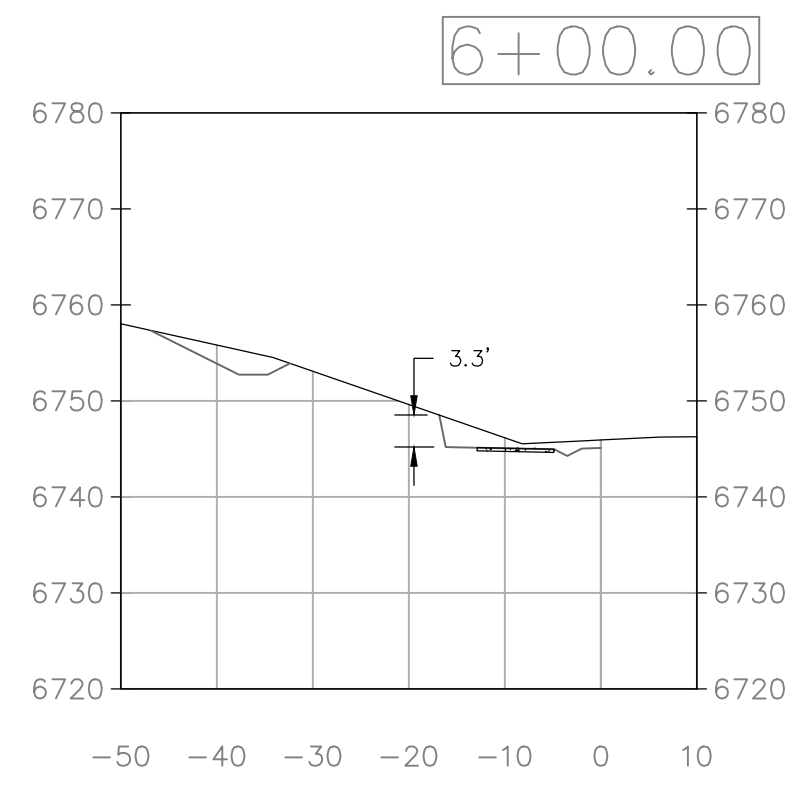
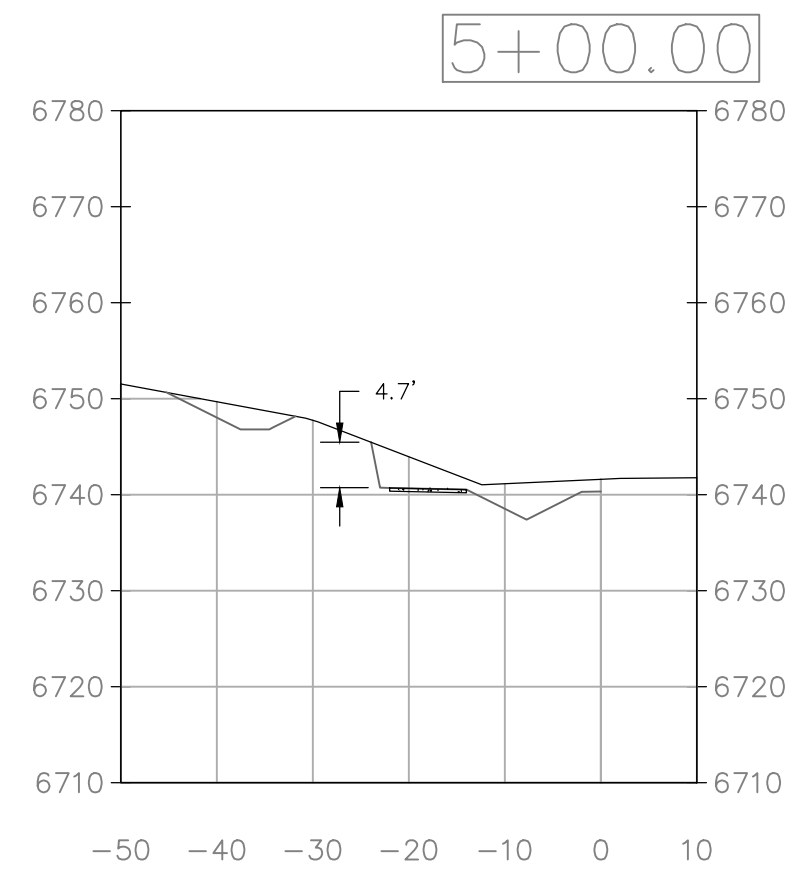
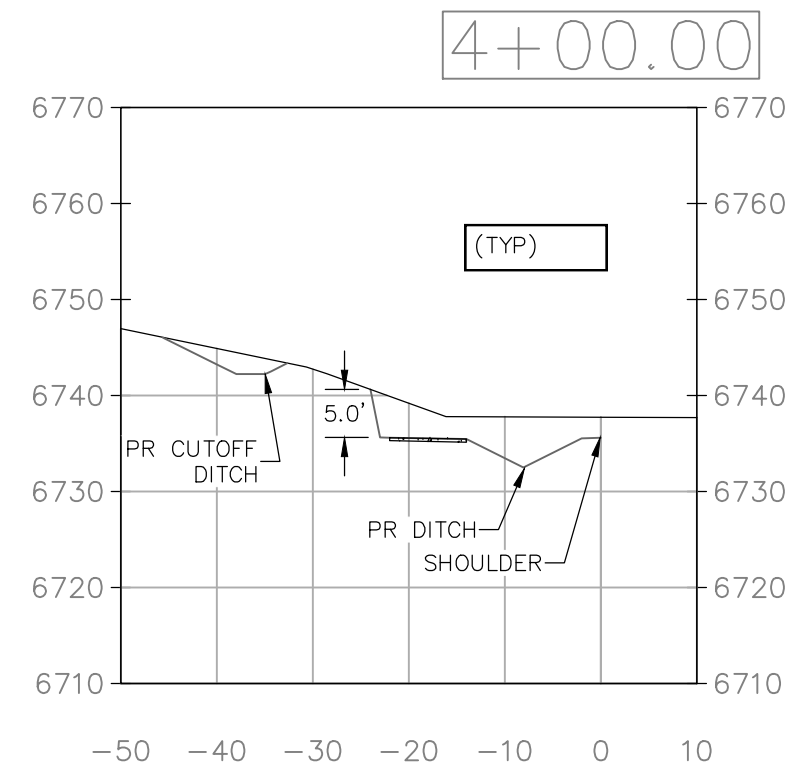
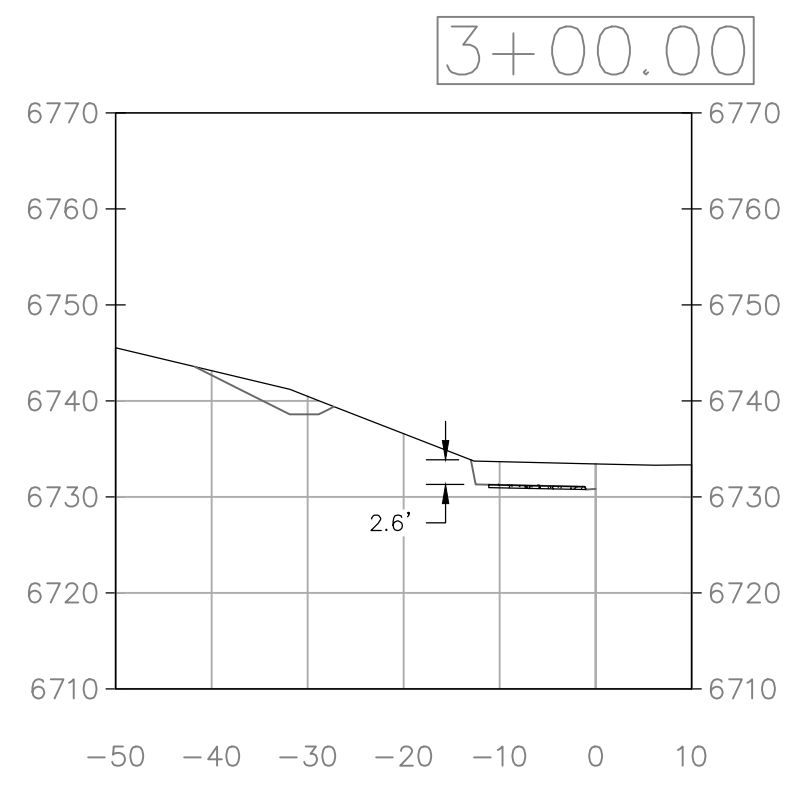
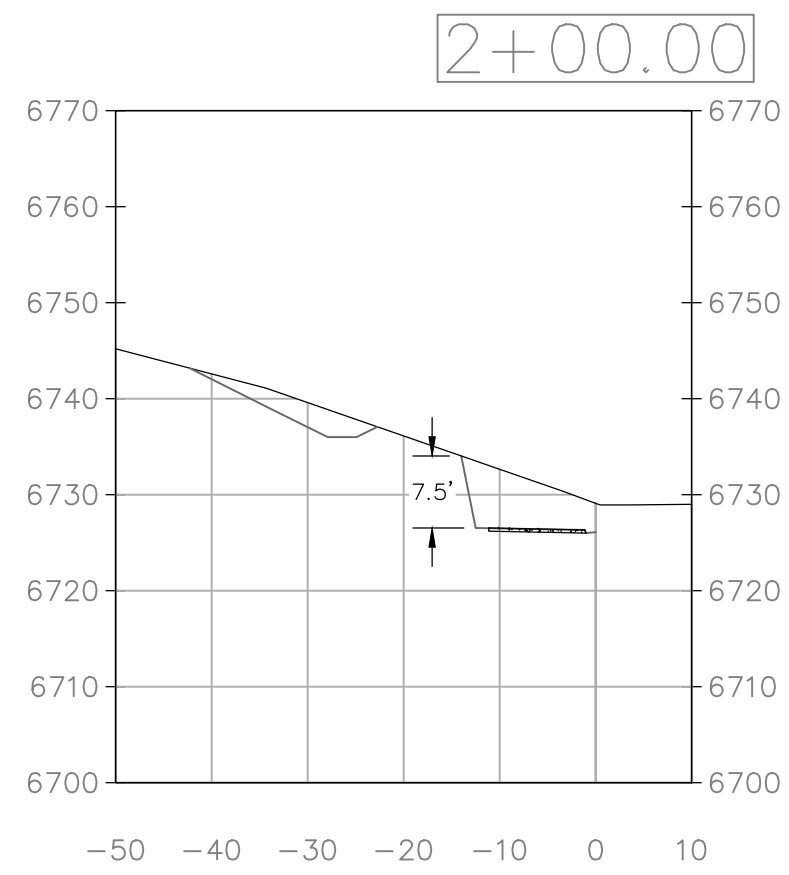
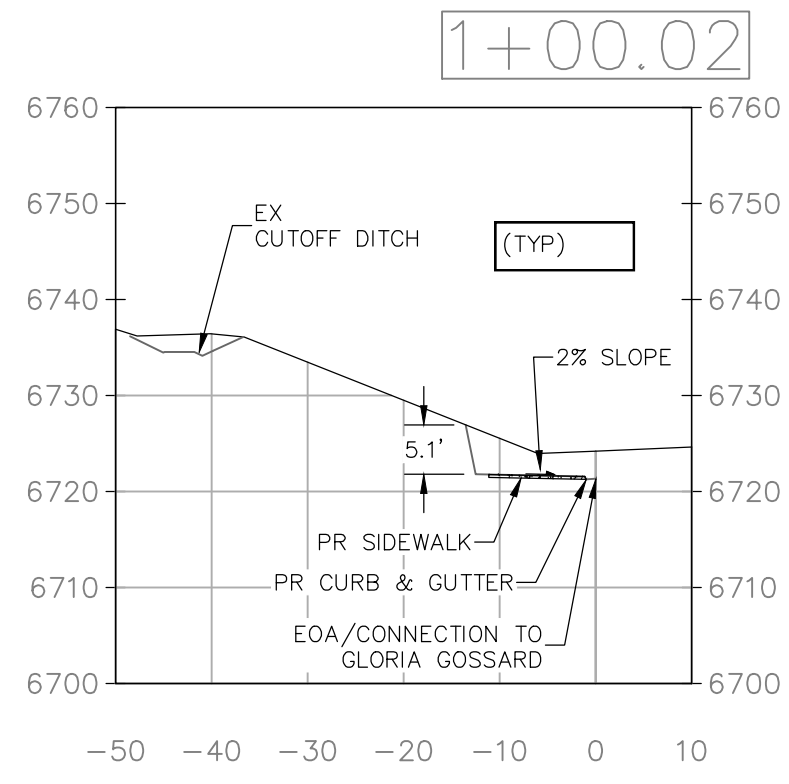
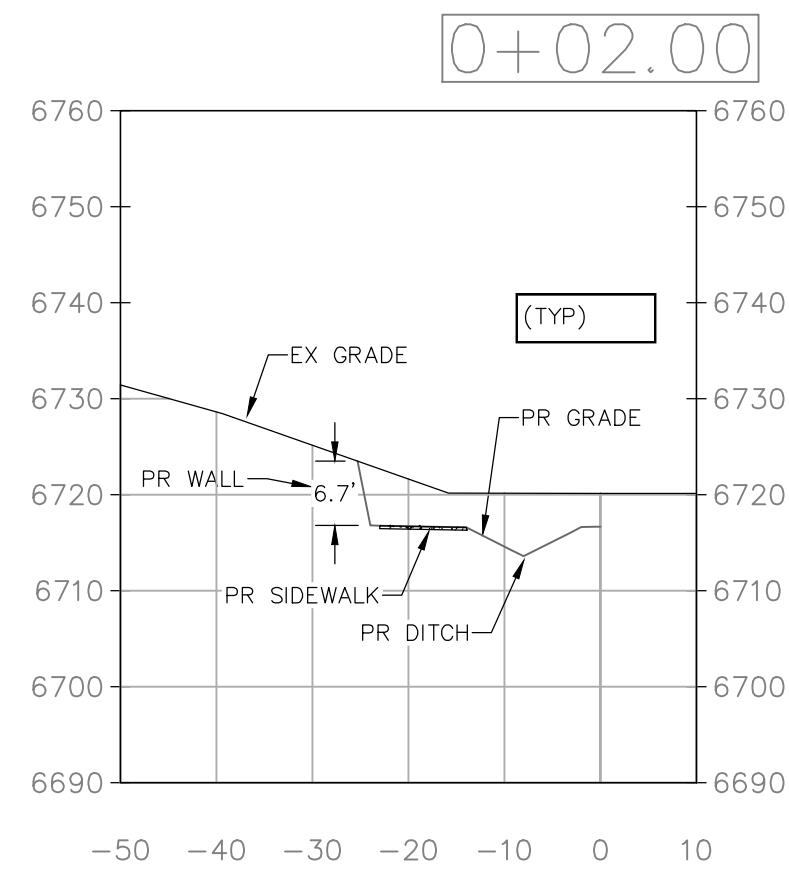
DATE: 3-25-2021
JOB #: 1670-001
DRAWN BY: MDM
DESIGN BY: MDM
REVIEW BY: JLW

IF THIS DRAWING IS PRESENTED IN A FORMAT OTHER THAN A4 X 36", THE GRAPHIC SCALE SHOULD BE UTILIZED.

DRAWING:
SIDEWALK CROSS SECTIONS #1

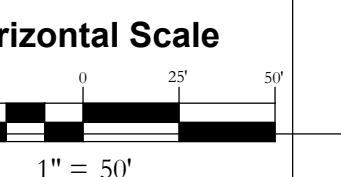
SHEET #

C5



NO.	DATE	REVISIONS

LOT 1, WEST ACRES RANCH SUBDIVISION
GLORIA GOSSARD PARKWAY
STEAMBOAT SPRINGS, CO 80487

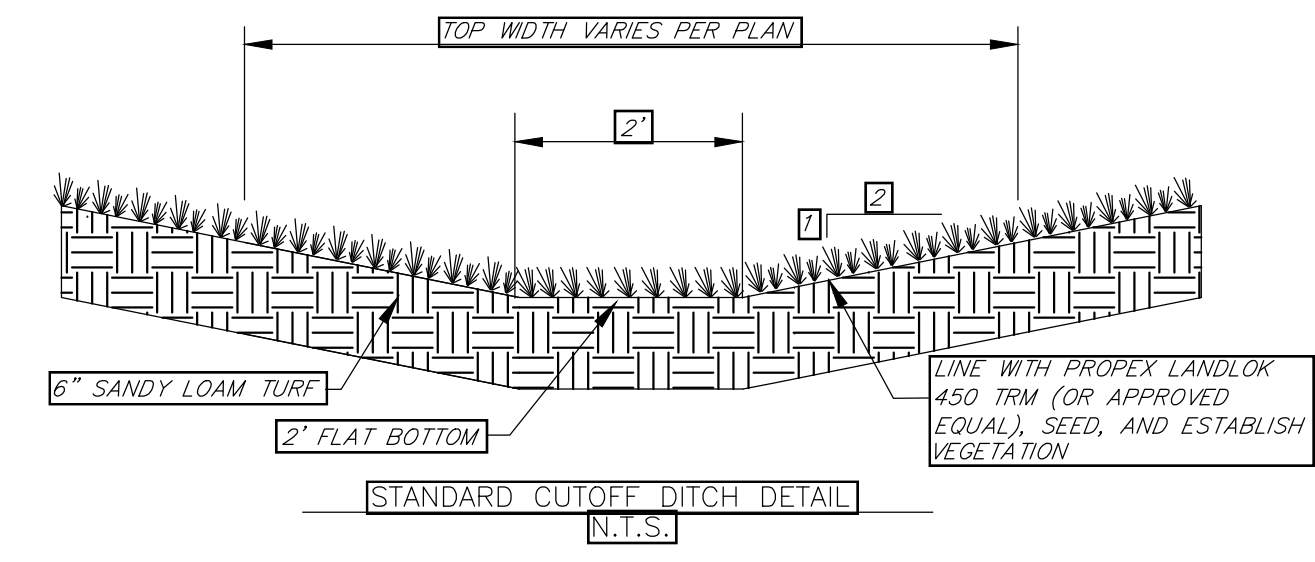
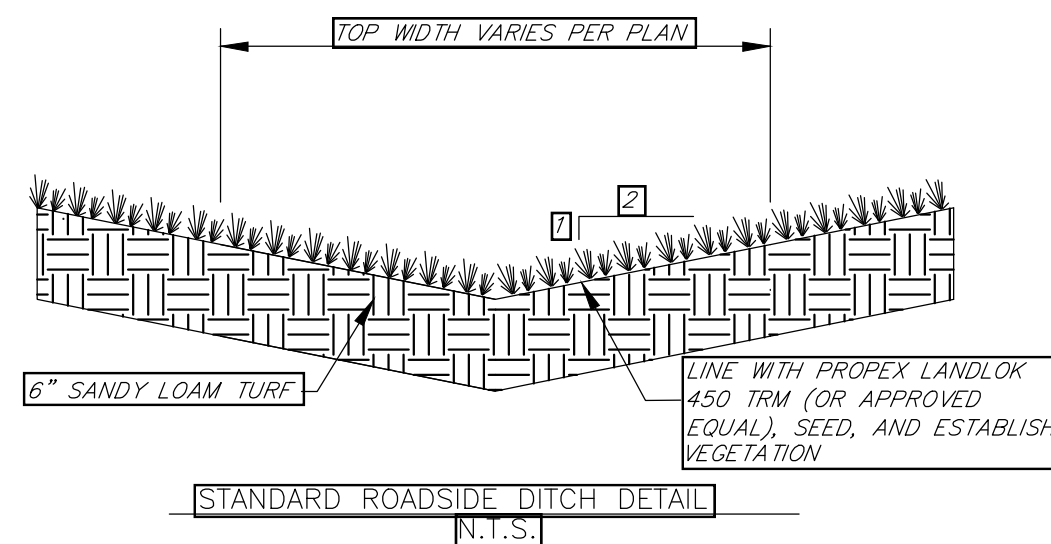
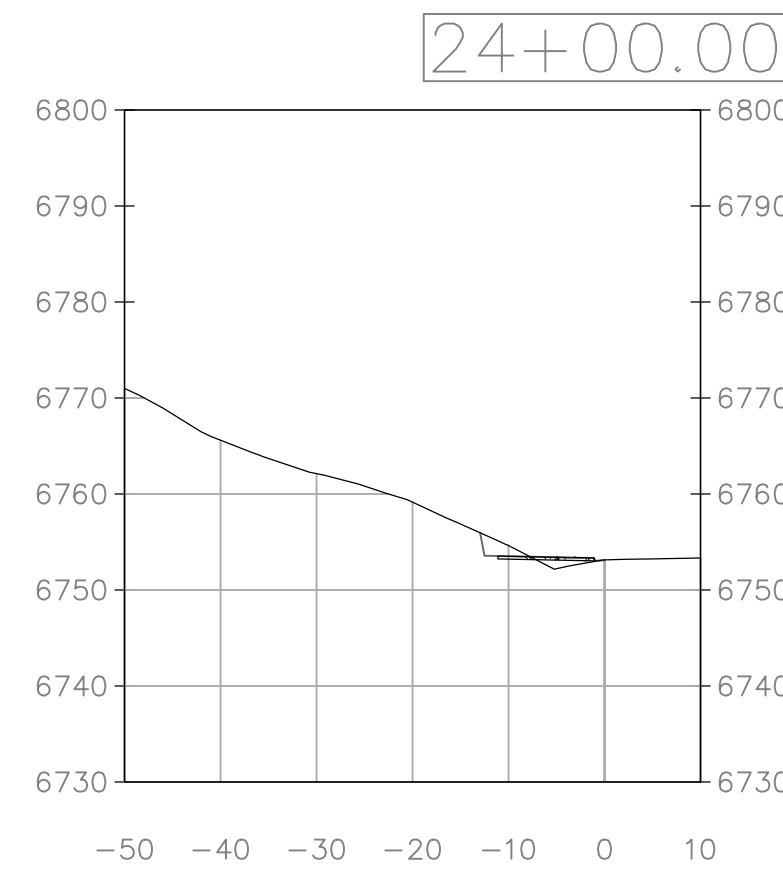
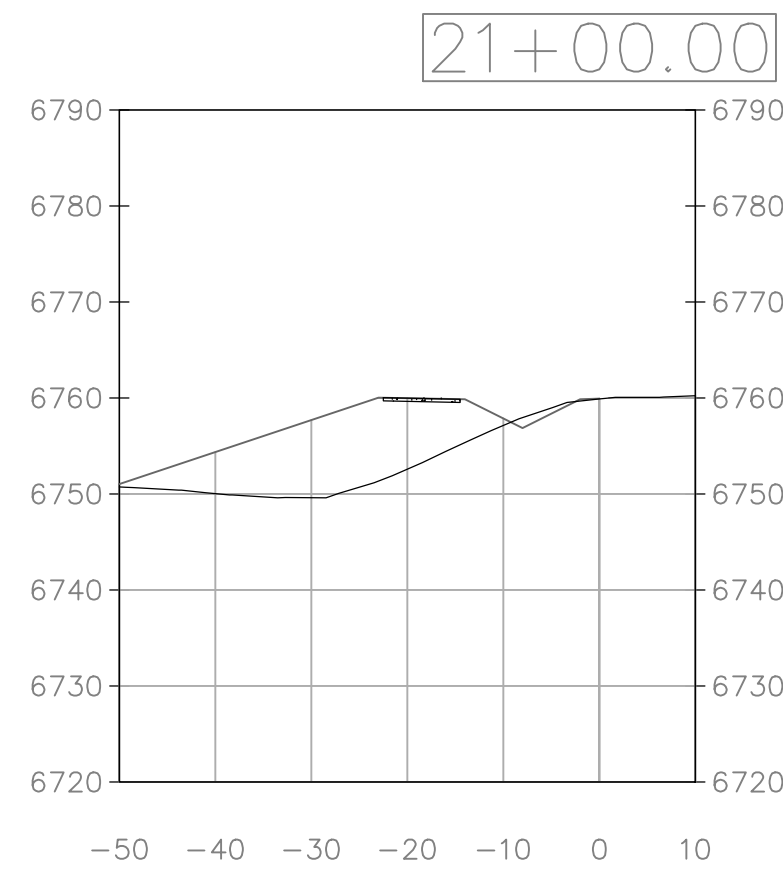
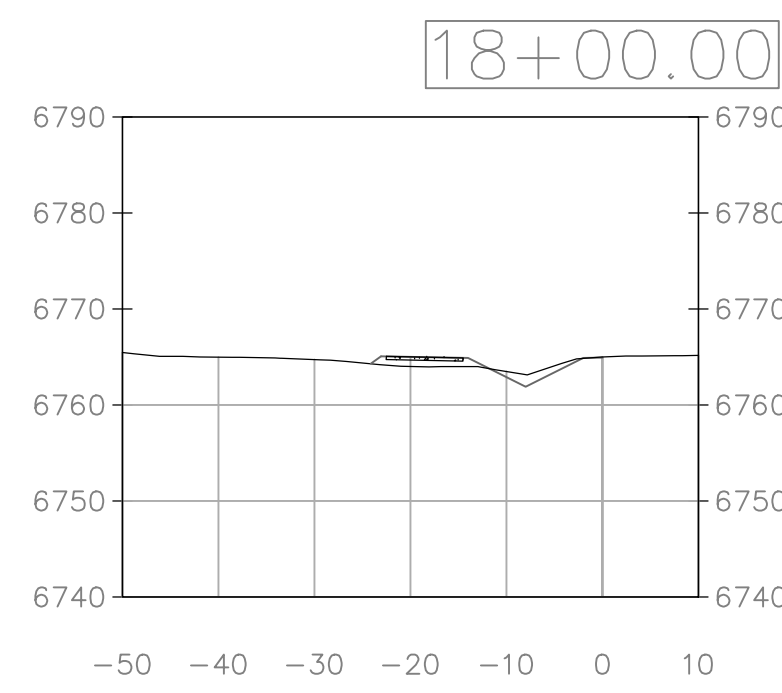
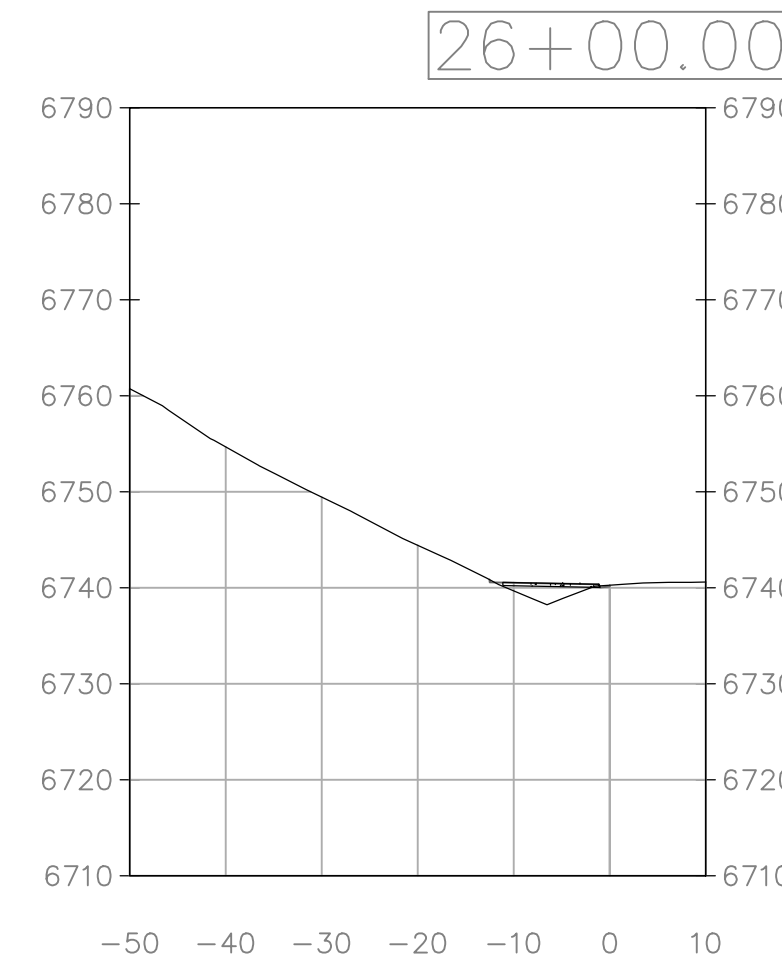
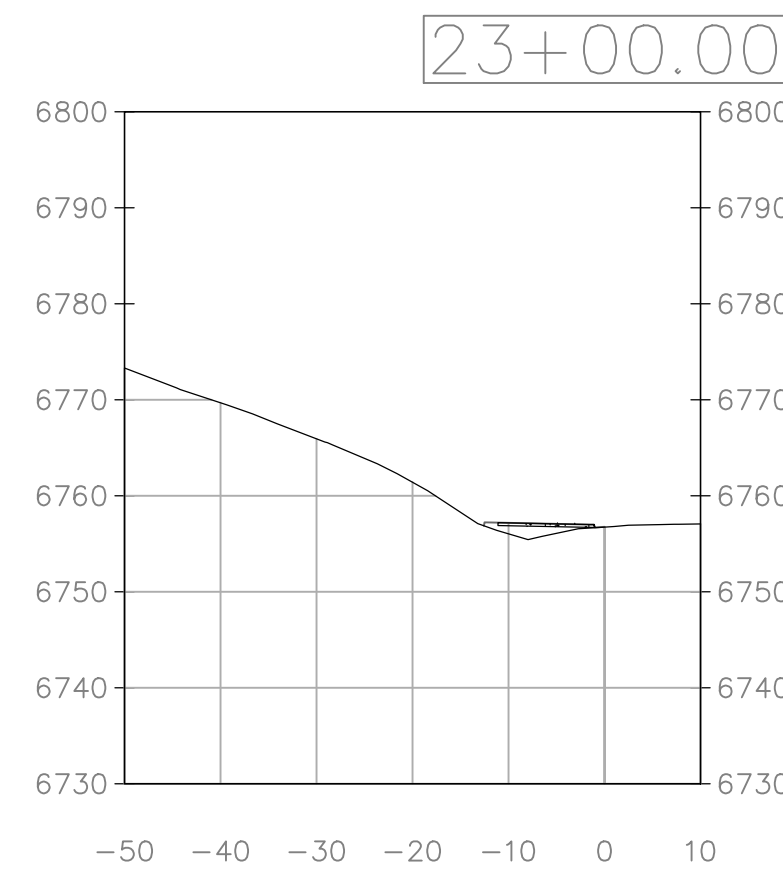
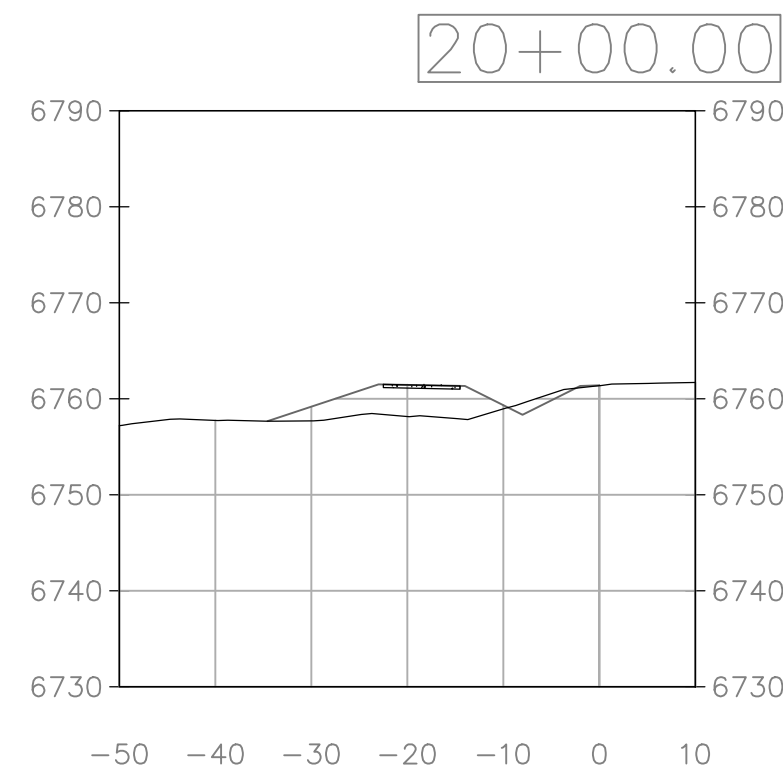
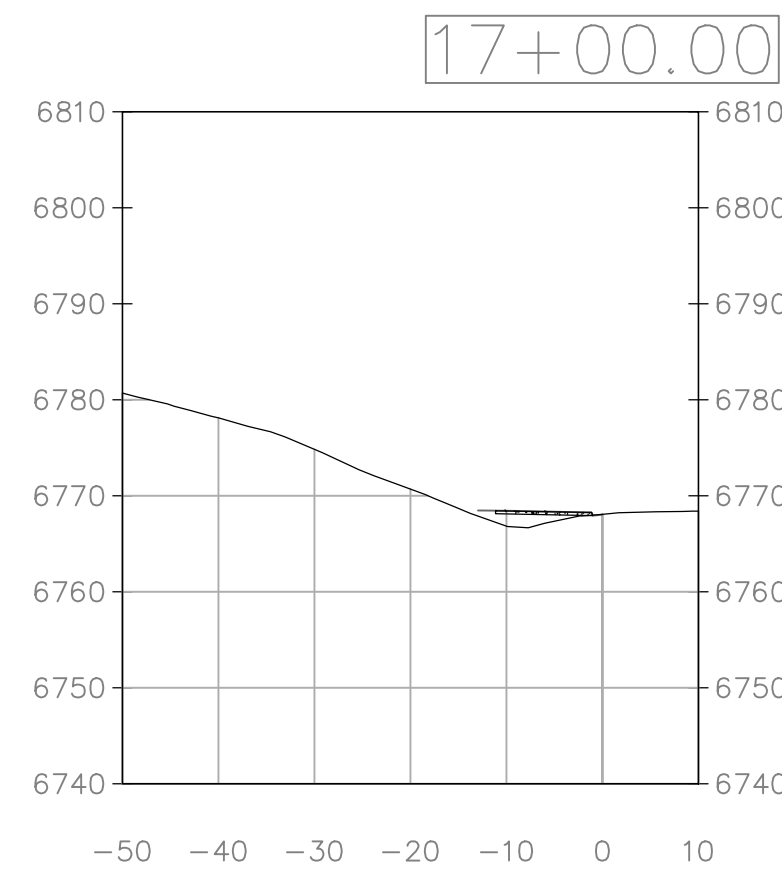
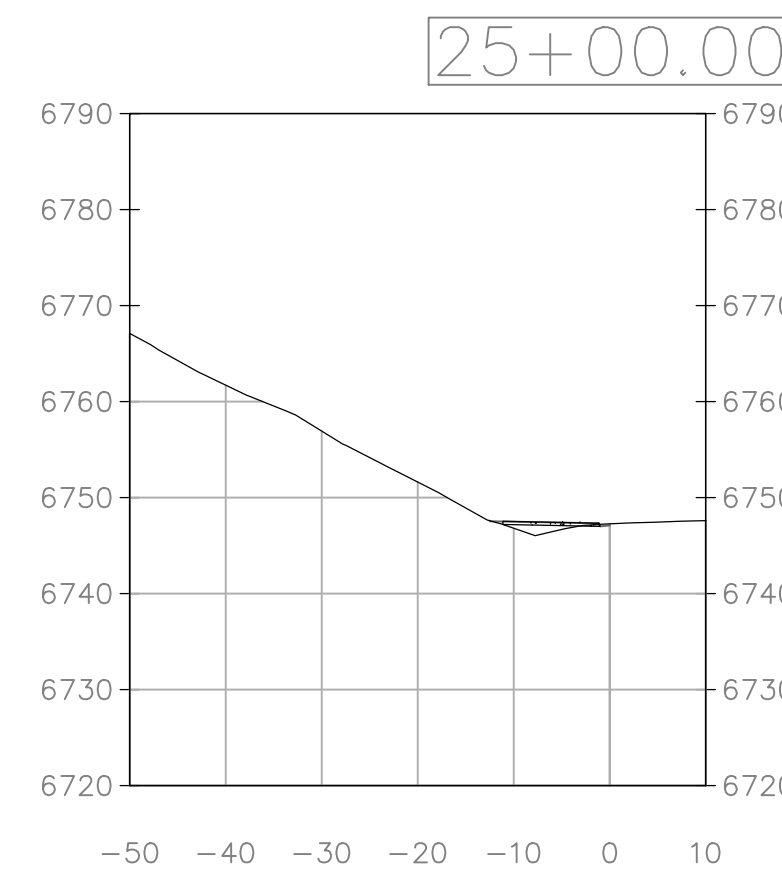
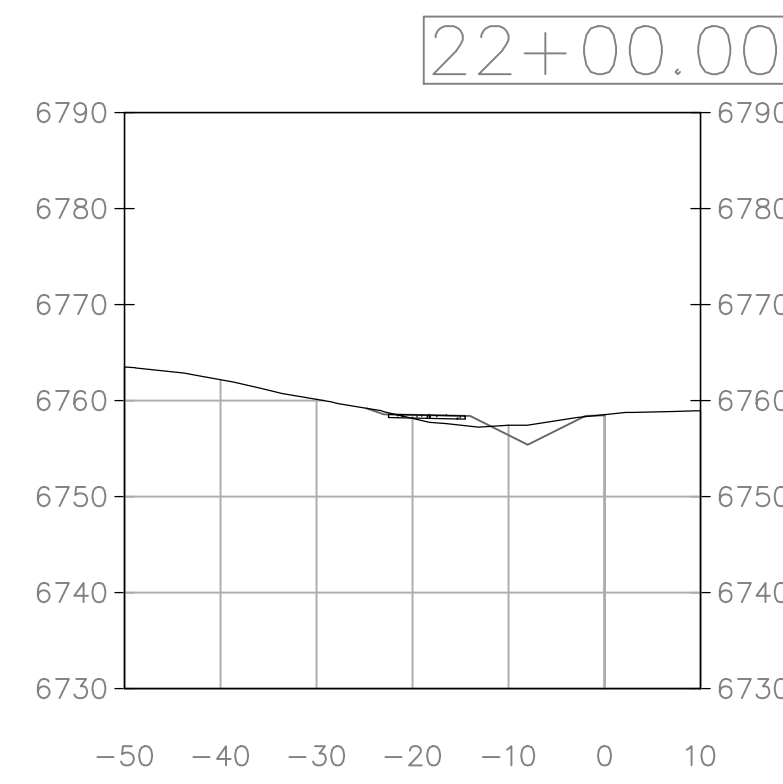
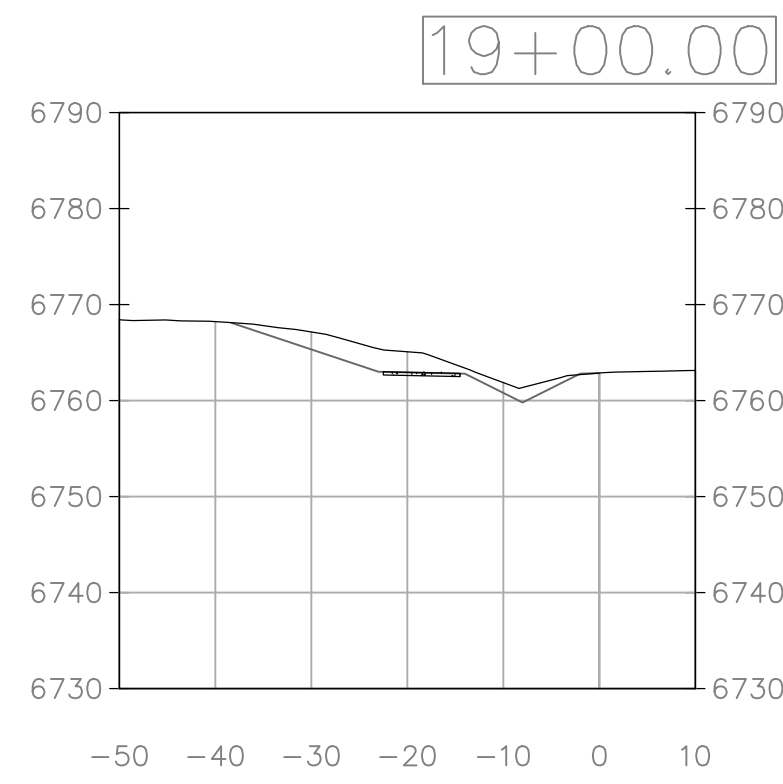
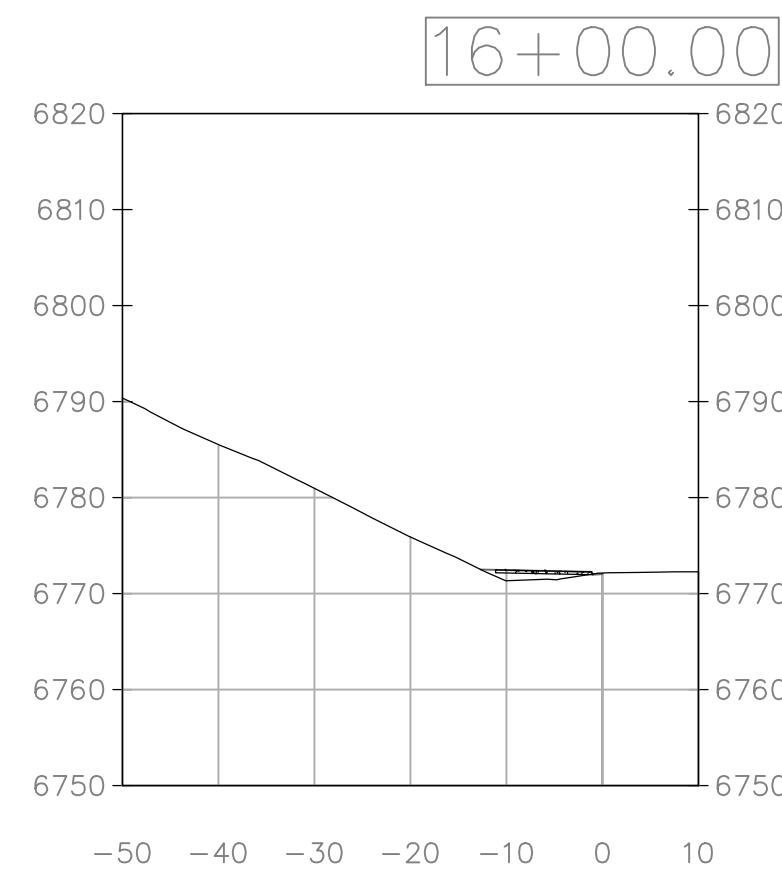


DATE: 3-25-2021
JOB #: 1670-001
DRAWN BY: MDM
DESIGN BY: MDM
REVIEW BY: JLW

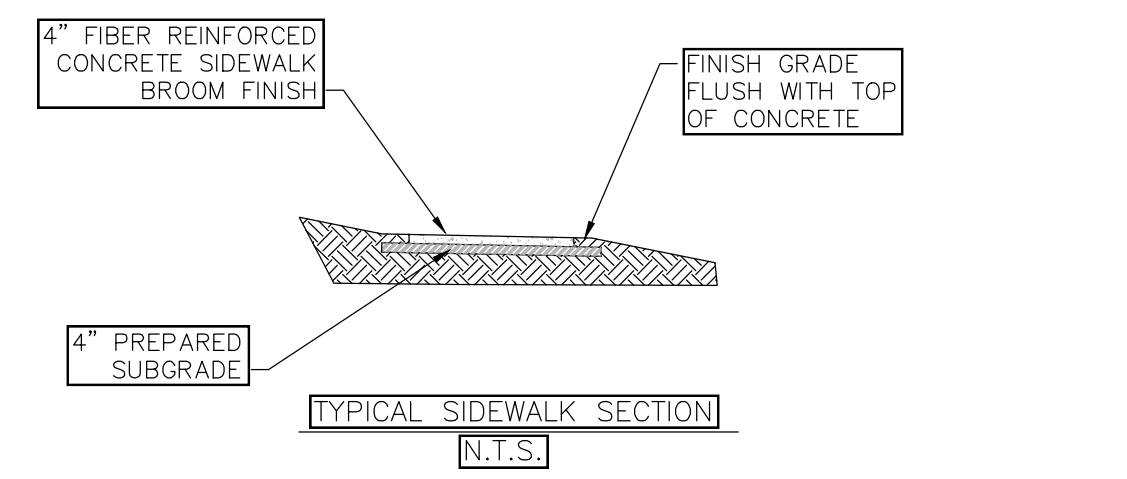
IF THIS DRAWING IS PRESENTED IN A FORMAT OTHER THAN 24" X 36" THE GRAPHIC SCALE SHOULD BE UTILIZED.

DRAWING:
SIDEWALK CROSS SECTIONS #2 & ROAD DETAILS

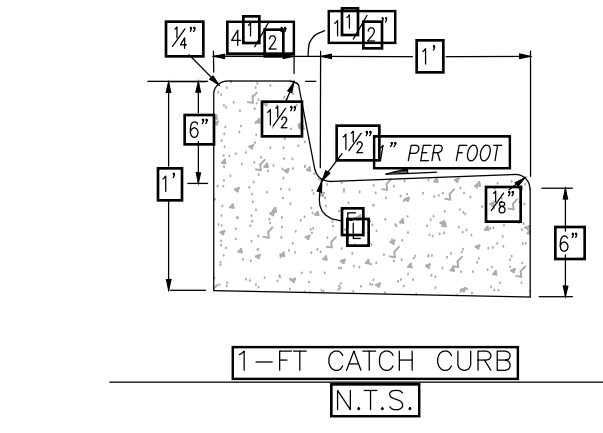
SHEET #
C6



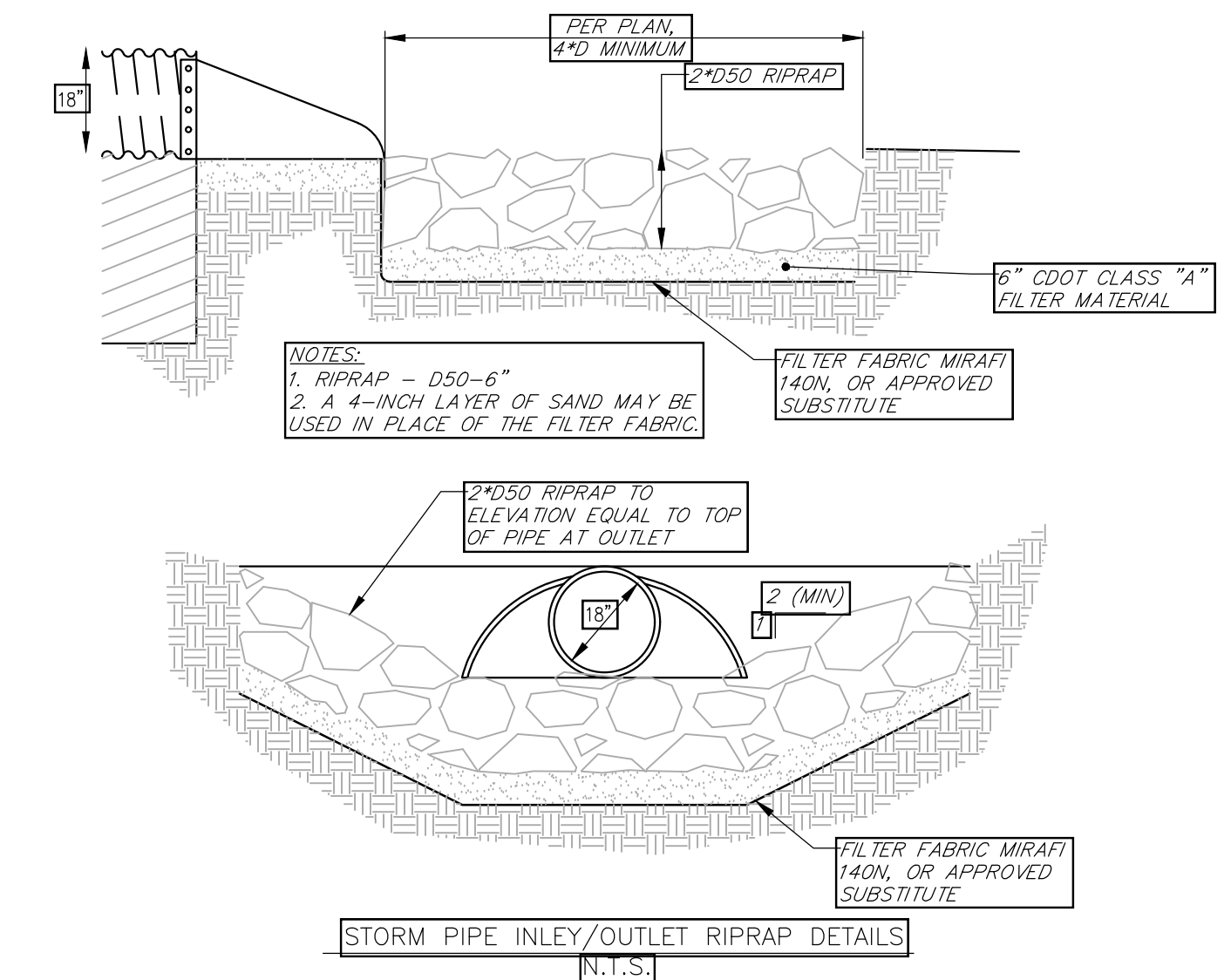
- DITCH NOTES:**
1. TURF REINFORCEMENT MAT (TRM) SHALL BE INSTALLED PER MANUFACTURERS SPECIFICATIONS.
 2. TRM FABRIC WIDTH IN DITCH SHALL BE THE WIDTH OF THE STANDARD ROLL, I.E. 8 FEET.
 - 2.1. MIDDLE OF ROLL SHALL BE IN LINE WITH THE CL OF THE DITCH.



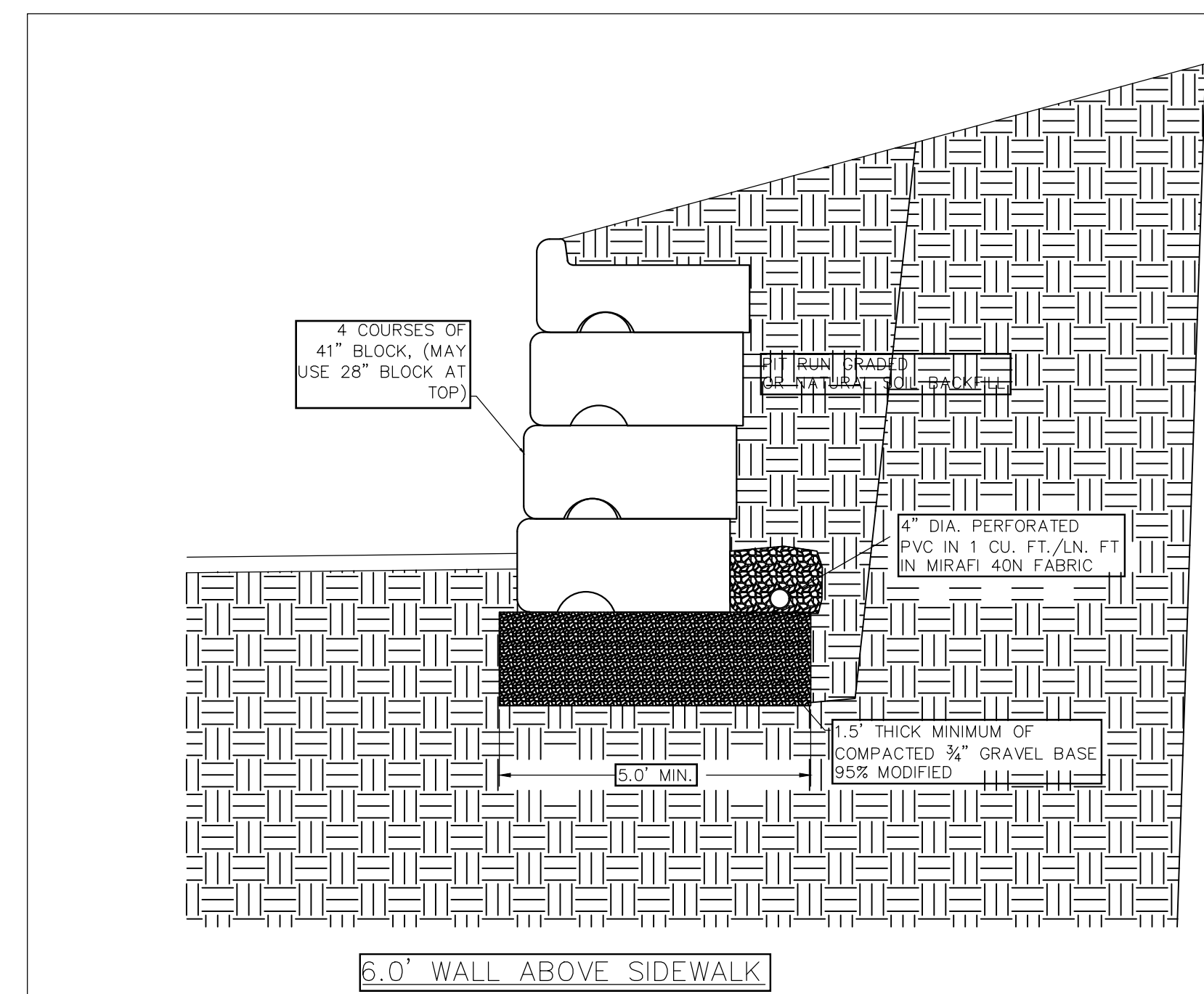
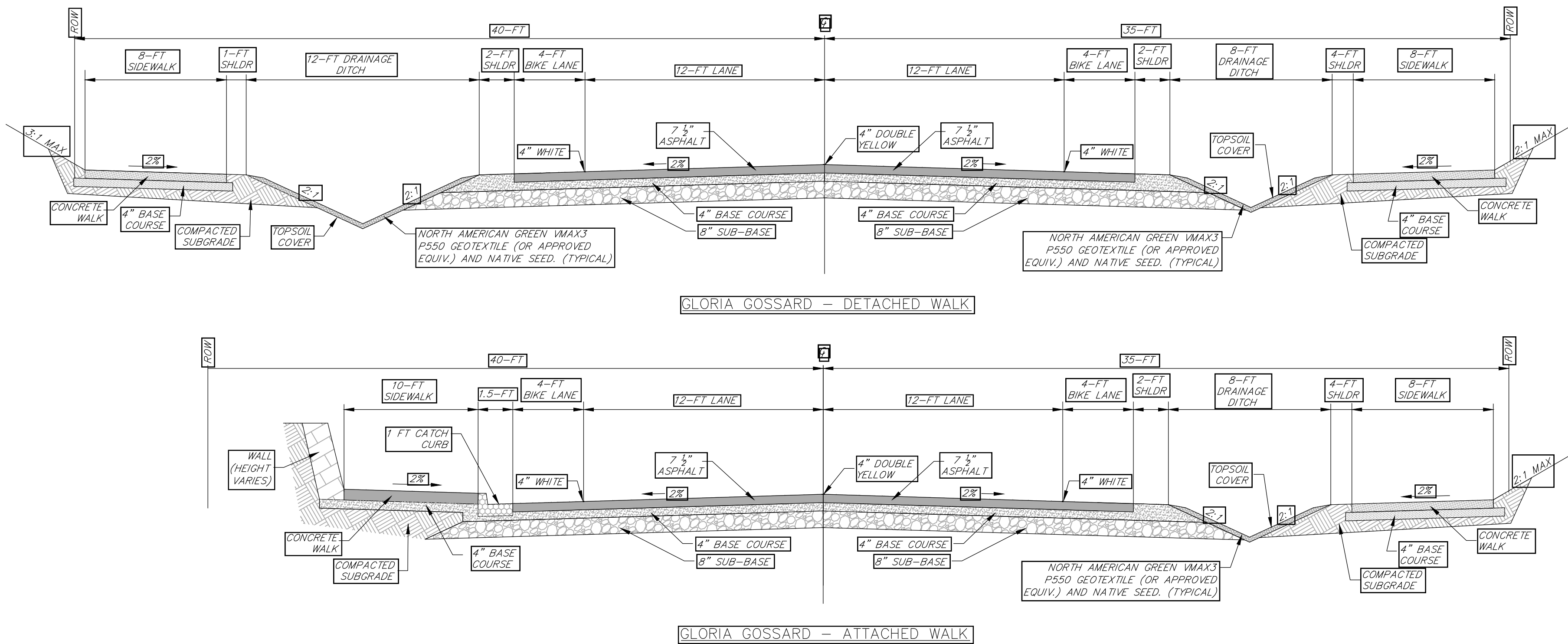
- SIDEWALK AND SIDEWALK RAMP NOTES:**
1. ALL SIDEWALKS SHALL HAVE 2% SLOPE UNLESS SPECIFIED OTHERWISE IN GRADING PLAN. ALL SIDEWALKS SHALL BE SLOPED AWAY FROM BUILDINGS.
 2. CONCRETE SHALL BE CLASS B WITH FIBER REINFORCEMENT.
 3. CONTRACTION JOINTS SHALL BE INSTALLED A MAXIMUM OF 10' OC
 4. CONTROL JOINTS SHALL RECEIVE JOINT SEALANT.
 5. EXPANSION JOINTS SHALL BE USED AT ABUTTING ASPHALT AND PROPOSED SIDEWALK AND SHALL RECEIVE PREFORMED JOINT FILLER AND SEALER. JOINTS SHALL BE 3/4" WIDE WITH 1/2" DEPTH OF JOINT SEALER.
 6. EXPANSION JOINTS SHALL BE USED AT ABUTTING STRUCTURE AND SIDEWALKS AND SHALL RECEIVE PREFORMED JOINT FILLER AND SEALER.
 7. CONTRACTION JOINTS SHALL BE 1" DEEP AND 3/8" WIDE WITH 1/2" FORMED RADIUS. MAXIMUM 6' SPACING CENTER TO CENTER.



- CURB NOTES:**
1. CONCRETE SHALL BE CLASS B
 2. CONCRETE SHALL CONTAIN 1.5 POUNDS PER CUBIC YARD APPROVED POLYPROPYLENE FIBERS AND HAVE A NOMINAL AGGREGATE SIZE OF 3/8 IN.

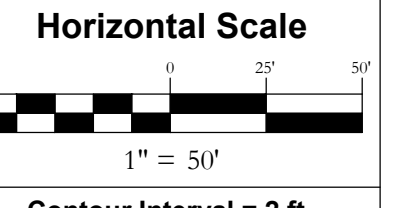


- NOTES:**
1. RIPRAP - D50-6"
 2. A 4-INCH LAYER OF SAND MAY BE USED IN PLACE OF THE FILTER FABRIC.



No.	DATE	REVISIONS

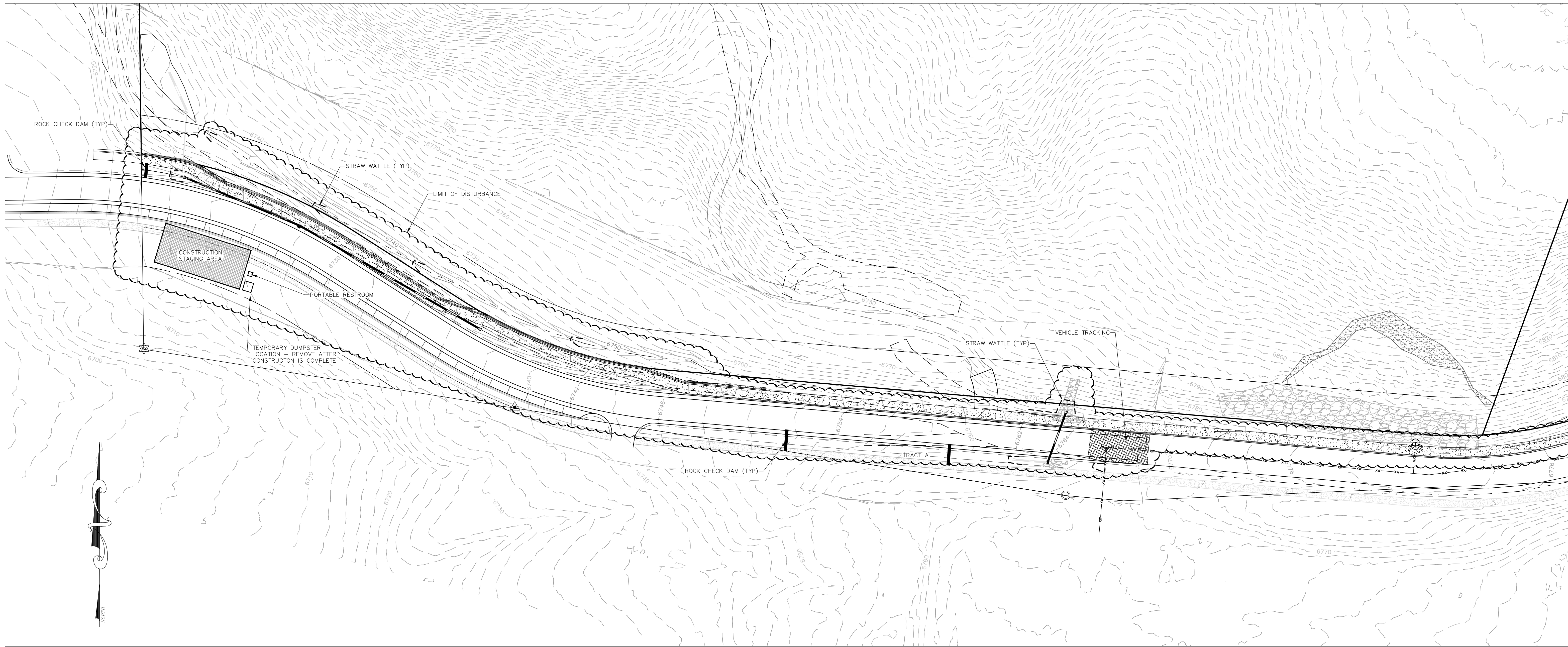
LOT 1, WEST ACRES RANCH SUBDIVISION
GLORIA GOSSARD PARKWAY
STEAMBOAT SPRINGS, CO 80487



Contour Interval = 2 ft
DATE: 3-25-2021
JOB #: 1670-001
DRAWN BY: MDM
DESIGN BY: MDM
REVIEW BY: JLW

CONSTRUCTION SITE MANAGEMENT PLAN

DRAWING: SHEET # **C7**



- STANDARD NOTES FOR CONSTRUCTION SITE MANAGEMENT PLANS:**
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 SEDIMENT CONTROL DEVICES HAVE BEEN INSTALLED.
 3. CONTRACTOR IS RESPONSIBLE FOR INSTALLING AND MAINTAINING TEMPORARY EROSION AND SEDIMENT CONTROL 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 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 WATER WAYS AS A RESULT OF THE CONSTRUCTION ACTIVITIES.
 6. ALL INGRESS AND EGRESS 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 SHOULD NOT 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. FOR ANY WORK TO BE DONE IN THE RIGHT OF WAY, COORDINATE WITH THE CITY ROW MANAGER REGARDING SPECIAL PERMITTING. NO WORK SHALL BE CONDUCTED IN THE ROW BETWEEN NOVEMBER 1 AND MAY 1 WITHOUT PRIOR APPROVAL FROM THE DIRECTOR OF PUBLIC WORKS.
 12. WHERE REQUIRED AS PART OF THE ROW PERMIT OR WHERE SITE WORK AFFECTS THE PEDESTRIAN OR VEHICLE TRAVEL WAY, TRAFFIC CONTROL SHALL BE INSTALLED. ALL TRAFFIC CONTROL SHALL BE IN ACCORDANCE WITH THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES, LATEST EDITION.
 13. SIDEWALKS ADJACENT TO CONSTRUCTION SITES SHALL BE MAINTAINED, FOR PUBLIC USE, BY THE CONTRACTOR. IN AREAS WHERE CONSTRUCTION IS TAKING PLACE NEXT TO THE SIDEWALK AND OVERHEAD HAZARDS ARE POSSIBLE, SITE IS RESPONSIBLE FOR INSTALLING AND MAINTAINING SIDEWALK PROTECTION.

