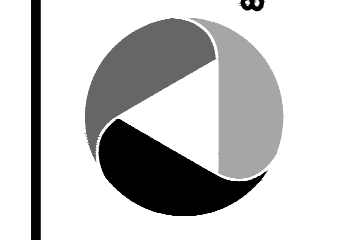


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LOT 4A, PARKER POINT SUBD. FILING NO. 1, AMEND. NO. 1
 S. PARKER RD & STROH RD
 PARKER
 DOUGLAS COUNTY, COLORADO

BLACK ROCK COFFEE BAR
 13135 DECLAN DRIVE
BLACK ROCK COFFEE BAR
 INITIAL EROSION CONTROL PLAN

DATE 2025-03-18

REVISIONS

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

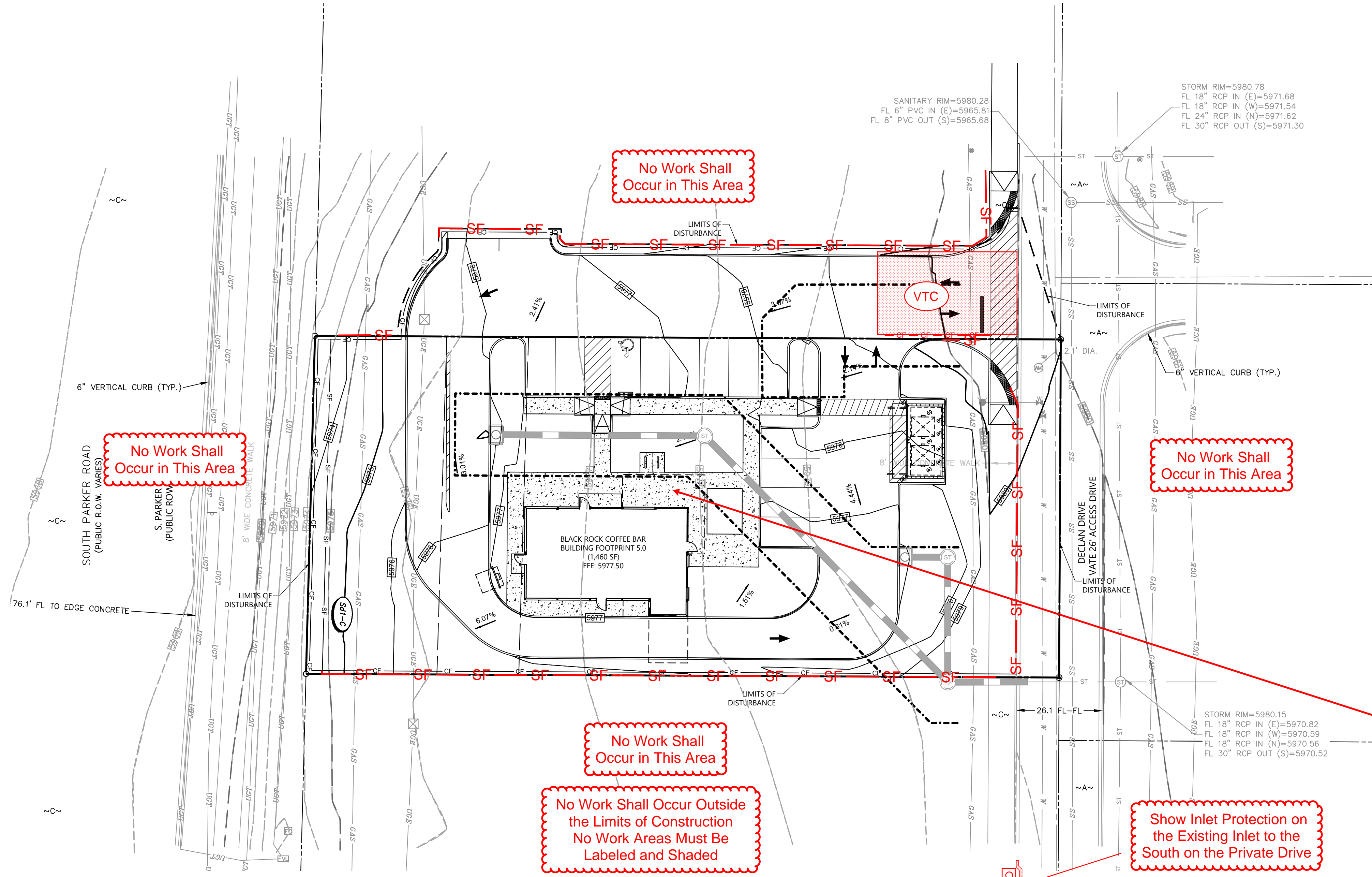
DRAWN BY: K. SARWAR
 CHECKED BY: N. SALAZAR
 PROJECT MANAGER: N. SALAZAR
 JOB #: 24003198
 FILE CODE: ##
 SHEET NO.

TOWN OF PARKER, DIRECTOR ENGINEERING DATE
 C5.00

EROSION LEGEND	
---	EXISTING PROPERTY LINE
---	EXISTING ROAD CENTERLINE
---	PROPOSED SETBACK LINE
---	EXISTING MINOR CONTOURS
---	EXISTING MAJOR CONTOURS
---	PROPOSED MINOR CONTOUR
---	OUR
---	FLOW ARROW PROPOSED 2%
ST	EXISTING STORM LINE
W	EXISTING WATER LINE
SS	EXISTING SANITARY SEWER LINE
GAS	EXISTING GAS LINE
UGE	EXISTING UNDERGROUND ELECTRIC LINE
UGT	EXISTING UNDERGROUND TELEPHONE LINE
SM	EXISTING STORM MANHOLE
SSM	EXISTING SANITARY SEWER MANHOLE
WM	EXISTING WATER METER
WV	EXISTING WATER VALVE
FH	EXISTING FIRE HYDRANT
SM	PROPOSED STORM MANHOLE
CI	PROPOSED 5' CURB INLET

Use and Use Parker's Complete Legend of Keys/Symbols

Initial Erosion Control Plan Sheet: Remove all non-existing structures, pavement and concrete. Only show the Initial CBMPs (Silt Fence Perimeter Control, Construction Fence Perimeter Control, VTC, Staging Area, Portable Toilets, Concrete Washout, Inlet Protection, and existing stormwater utilities with inlet protection outside of the site. Initial sheet should show the site as it currently exists, a dirt lot.



No Work Shall Occur in This Area

No Work Shall Occur in This Area

No Work Shall Occur in This Area

No Work Shall Occur in This Area

No Work Shall Occur Outside the Limits of Construction
 No Work Areas Must Be Labeled and Shaded

Show Inlet Protection on the Existing Inlet to the South on the Private Drive

GRADING EROSION AND SEDIMENT CONTROL NOTES

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TOWN OF PARKER NOTES

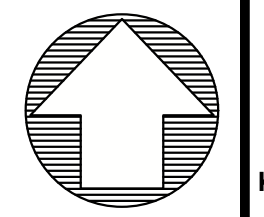
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Add Parker's COMPLETE List of Keys/Symbols (1st), General Notes (2nd), and Erosion Control Details in ALPHABETICAL Order (3rd), Immediately Following the Final Erosion Control Plan Sheet.

CALL UTILITY NOTIFICATION CENTER OF COLORADO 1-800-922-1987
 CALL 2-BUSINESS DAYS IN ADVANCE BEFORE YOU DIG, GRADE, OR EXCAVATE FOR THE MARKING OF UNDERGROUND MEMBER UTILITIES.

CAUTION: NOTICE TO CONTRACTOR THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES AND, WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR MUST CALL THE LOCAL UTILITY LOCATION CENTER AT LEAST 48 HOURS BEFORE ANY EXCAVATION TO REQUEST EXACT FIELD LOCATIONS OF THE UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS.

FILE NAME: \\TOWN\DATA\GIS\24003198 - 0500 EROSION PHASE 1.dwg USER: SARWAR BY: SARWAR DATE: 3/12/2025 1:05 PM PLOT: 13135 DECLAN DRIVE - 0500 EROSION PHASE 1.dwg PLOT: 13135 DECLAN DRIVE - 0500 EROSION PHASE 1.dwg



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 DOUGLAS COUNTY, COLORADO

BLACK ROCK COFFEE BAR
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 BLACK ROCK COFFEE BAR
 FINAL EROSION CONTROL PLAN

DATE 2025-03-18

REVISIONS

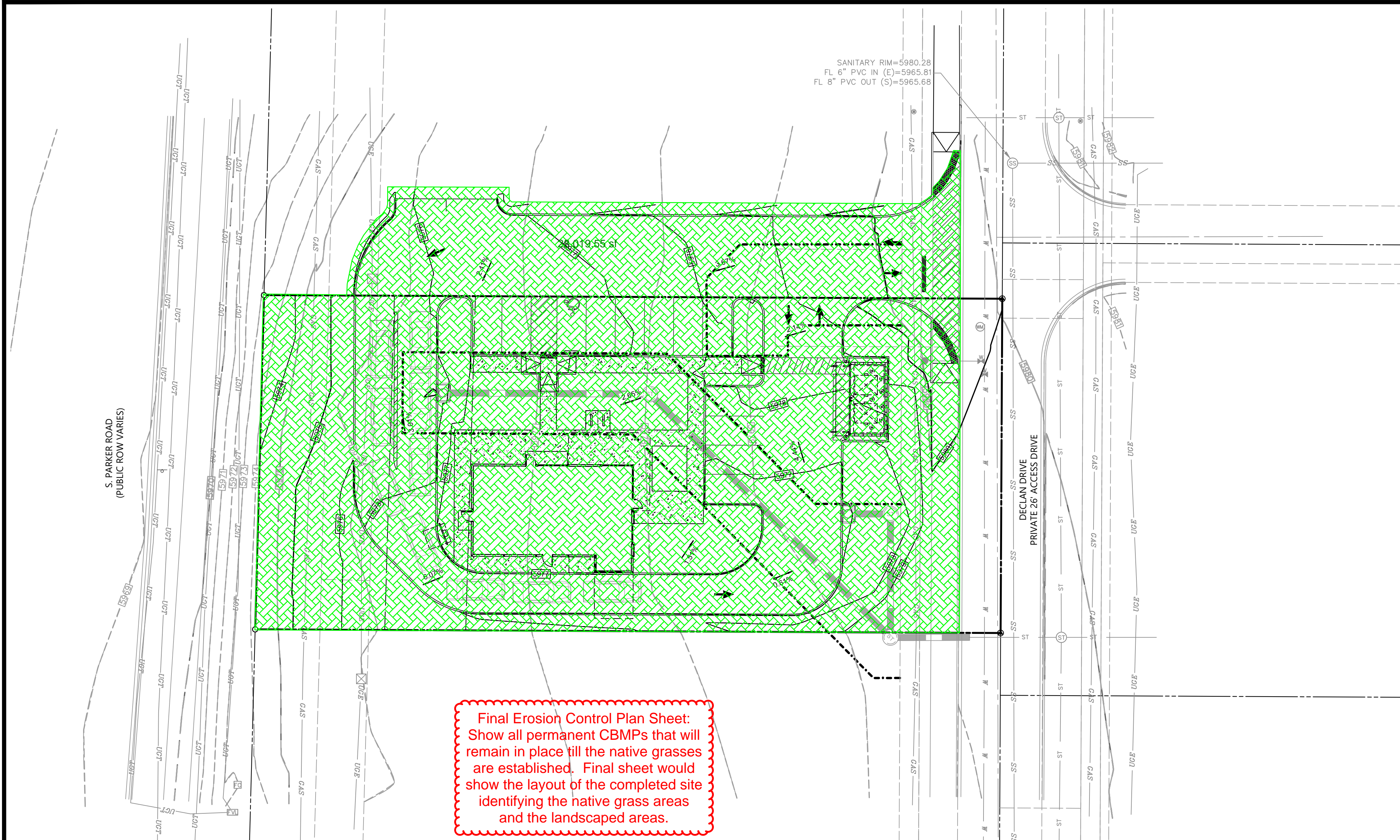
DRAWN BY: K. SARWAR
 CHECKED BY: N. SALAZAR
 PROJECT MANAGER: N. SALAZAR
 JOB #: 24003198
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C5.20

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---	EXISTING MAJOR CONTOURS
---	PROPOSED MINOR CONTOUR
---	PROPOSED MAJOR CONTOUR
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---	EXISTING WATER LINE
---	EXISTING SANITARY SEWER LINE
---	EXISTING GAS LINE
---	EXISTING UNDERGROUND ELECTRIC LINE
---	EXISTING UNDERGROUND TELEPHONE LINE
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⊙	EXISTING SANITARY SEWER MANHOLE
⊙	EXISTING WATER METER
⊙	EXISTING WATER VALVE
⊙	EXISTING FIRE HYDRANT
⊙	PROPOSED STORM MANHOLE
⊙	PROPOSED 5' CURB INLET

Add and Use Parker's Complete Legend of Keys/Symbols

Total Disturbance Area = 0.64 Acres



Final Erosion Control Plan Sheet: Show all permanent CBMPs that will remain in place till the native grasses are established. Final sheet would show the layout of the completed site including the native grass areas and the landscaped areas.

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THE TOWN OF PARKER REVIEW CONSTITUTES GENERAL COMPLIANCE WITH THE TOWN'S STANDARDS AND APPROVED VARIANCES. SUBJECT TO THESE PLANS BEING STAMPED, SIGNED AND DATED BY THE PROFESSIONAL ENGINEER OF RECORD. REVIEW BY THE TOWN DOES NOT CONSTITUTE APPROVAL OF THE PLAN DESIGN OR ACCURACY AND CORRECTNESS OF ENGINEERING CALCULATIONS. ERRORS IN THE DESIGN OR CALCULATIONS REMAIN THE RESPONSIBILITY OF THE REGISTERED PROFESSIONAL ENGINEER WHOSE STAMP AND SIGNATURE ARE AFFIXED TO THIS DOCUMENT.

THIS REVIEW DOES NOT CONSTITUTE APPROVAL OF ANY PRIVATE ON-SITE IMPROVEMENTS WHICH MAY BE SHOWN. CONSTRUCTION CANNOT COMMENCE UNTIL ALL REQUIRED DRAINAGE/TRAFFIC REPORT(S), FINAL DEVELOPMENT PLAN(S), SPECIAL REVIEW(S), GRADING PERMIT, AND/OR OTHER PERMITS ARE COMPLETE APPROVED AND ON FILE WITH THE TOWN OF PARKER.

TOWN OF PARKER, DIRECTOR ENGINEERING DATE