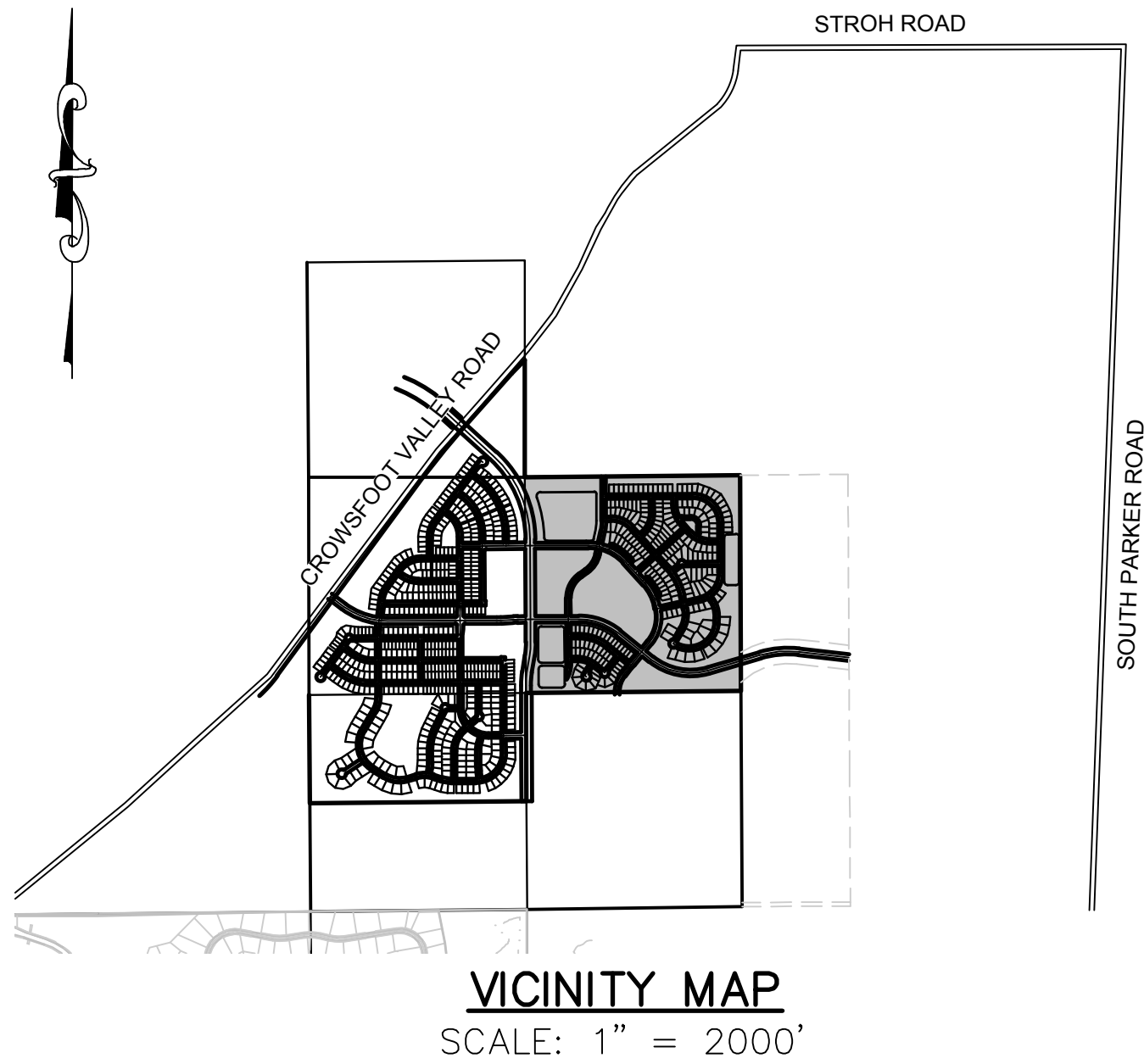


Sheet List Table	
Sheet Number	Sheet Title
1	COVER SHEET
2	PARKER WATER AND SANITATION NOTES
3	AREA UTILITY PLAN
4	AREA UTILITY PLAN
5	SANITARY P&P SCARLET SAGE AVE
6	SANITARY P&P SCARLET SAGE AVE
7	SANITARY P&P SCARLET SAGE AVE LATERALS
8	SANITARY P&P BEEBALM AVE
9	SANITARY SEWER DETAILS
10	SANITARY SEWER DETAILS
11	SANITARY SEWER DETAILS
12	WATER P&P SCARLET SAGE AVENUE
13	WATER P&P SCARLET SAGE AVENUE
14	WATER P&P SCARLET SAGE AVENUE
15	SCARLET SAGE AVENUE LATERALS
16	WATER P&P NORTH PINERY PARKWAY
17	WATER P&P NORTH PINERY PARKWAY
18	WATER P&P ALPINE PHLOX STREET
19	WATER P&P ALPINE PHLOX STREET
20	WATER DETAILS
21	WATER DETAILS
22	WATER DETAILS
23	WATER DETAILS
24	WATER DETAILS
25	WATER DETAILS
26	WATER DETAILS

MATERIAL LIST		
DESCRIPTION	QUANTITY	UNIT
8" SEWER (PVC)	1,142	L.F.
12" SEWER (PVC)	0	L.F.
4' DIA. MANHOLE	10	EA.
5' DIA. MANHOLE	0	EA.
STANDARD CLEANOUT	0	EA.
DROP MANHOLE	0	EA.
INTERMEDIATE PLATFORM	0	EA.
4" SEWER SERVICE	0	EA.
CONNECTION TO EXISTING MAIN	1	EA.
6" WATERPIPE (DIP)	211	L.F.
8" WATERPIPE (PVC)	4,079	L.F.
12" WATERPIPE (PVC)	1,081	L.F.
6" GATE VALVE	9	EA.
8" GATE VALVE	25	EA.
12" GATE VALVE	3	EA.
16" BUTTERFLY VALVE	0	EA.
8" MISC. FITTINGS	16	EA.
12" MISC. FITTINGS	6	EA.
AIR / VACUUM VALVE	2	EA.
8" CAP WITH BLOW OFF	11	EA.
2" BLOW OFF VALVE (8" LINE-LOW POINT)	1	EA.
FIRE HYDRANTS WITH 6" LEAD	9	EA.
IRRIGATION SERVICE W/ METER(2")	2	EA.
DOMESTIC WATER SERVICE W/ METER	0	EA.
20" STEEL CASING	0	L.F.
CONNECTION TO EXISTING MAIN	5	EA.



FIRE DEPARTMENT APPROVAL

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(FIRE CODE OFFICIAL OR DESIGNATED REPRESENTATIVE) DATE

(NOTE- UNDERGROUND FIRE LINE (UFL) SUBMITTAL DOCUMENTS MUST MEET THE REQUIREMENTS OF NFPA24 WHEN SUBMITTING FOR REVIEW.)

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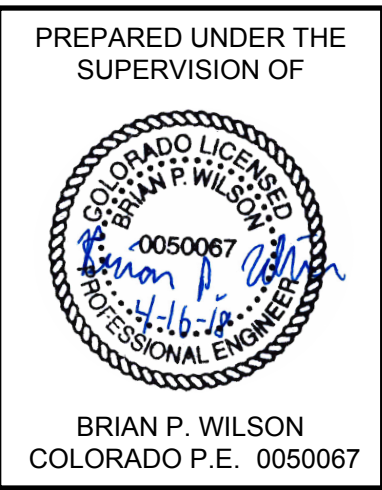
BY: _____
(DISTRICT REPRESENTATIVE)

DATE SIGNED: _____

APPROVED FOR CONSTRUCTION:
PARKER WATER AND SANITATION DISTRICT

BY: _____
(DISTRICT ENGINEER)

DATE SIGNED: _____



DEVELOPER

HR 935 LLC
7353 SOUTH ALTON WAY
CENTENNIAL, CO 80112
TEL: (303) 770-9111
CONTACT: MATT JANKE

PLANNER/
LANDSCAPE
DESIGNER:

PCS GROUP, INC.
200 KALAMATH STREET
DENVER, CO 80233
TEL: (303) 531-4905
CONTACT: JOHN PRESTWICH

SURVEYOR/
ENGINEER:

**CVL CONSULTANTS
OF COLORADO, INC.**
10333 E. DRY CREEK RD. STE 240
ENGLEWOOD, CO 80112
TEL: (720) 482-9526
CONTACT: JIM JANNICKE

UTILITY DISTRICT

**PARKER WATER AND
SANITATION DISTRICT**
18100 E. WOODMAN DRIVE
PARKER, CO 80134
TEL: (303) 841-4627

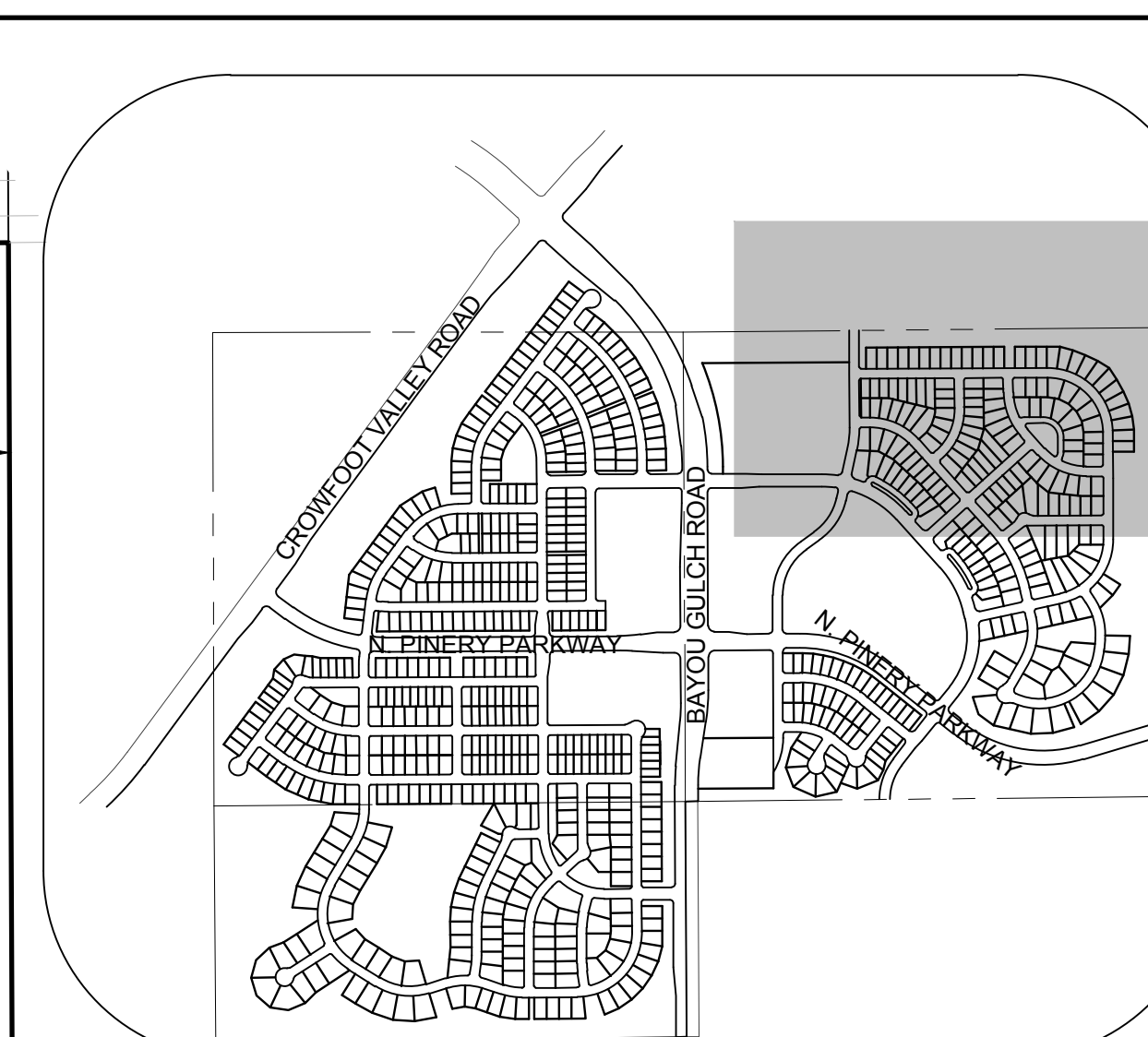
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DOUGLAS COUNTY CONTROL POINT KNOWN AS 1.060032, BEING A
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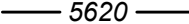
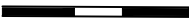
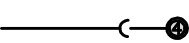
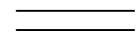
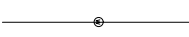


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UTILITY NOTIFICATION
CALL 811
TWO WORKING DAYS
BEFORE YOU DIG
1-800-922-1987

[illegible]



KEYMAP
N.T.S.
LEGEND

	BLOCK NUMBER		PROPOSED RANGE POINT
	LOT TYPE		CENTERLINE
6	LOT NUMBER		RIGHT-OF-WAY
	PROPOSED BUTTERFLY VALVE		PROPERTY LINE
	PROPOSED CAP WITH END OF LINE BLOWOFF		EDGE OF PAVEMENT
	PROPOSED REDUCER		PROPOSED DIRECTION OF FLOW
	PROPOSED VALVE		PROPOSED SLOPE & DIRECTION
	PROPOSED FIRE HYDRANT		EXISTING 5' CONTOUR
	PROPOSED WL FITTING WITH THRUST BLOCK		EXISTING 1' CONTOUR
	PROPOSED FLARED END SECTION		PROPOSED 5' CONTOUR
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	FUTURE PHASE VALVE		PROPOSED SEWER LINE WITH MANHOLE
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10.00	PROPOSED DESIGN ELEVATION		EXISTING FIBER OPTIC LINE
	PROPOSED STORM DRAIN INLET		EXISTING OVERHEAD POWER
	PROPOSED STORM DRAIN MANHOLE		EXISTING TELEPHONE LINE

ABBREVIATIONS

AD	ANGLE DIFFERENCE	MH	MANHOLE
AV	AIR VAC RELEASE VALVE	N.T.S.	NOT TO SCALE
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FL	FLOW LINE	STA	STATION
GV	GATE VALVE	T.O.P.	TOP OF PIPE
HDCAP	HANDICAP CURB RAMP	UE	UTILITY EASEMENT
HGR	HIGH POINT	VC	VERTICAL CURVE
INV	INVERT	WL	WATER LINE
K	CURVATURE COEFFICIENT	WLC	WATER LINE CONNECTION
LF	LINEAR FEET	WSE	WATER SURFACE ELEVATION

SANITARY SERVICE TABLE		
FILING, BLOCK, LOT	STREET	STATIONING
F15,B4,L11	ALPINE PHLOX ST	23+27.52
F15,B4,L12	ALPINE PHLOX ST	23+07.47
F15,B4,L27	ALPINE PHLOX ST	17+01.98
F15,B4,L28	ALPINE PHLOX ST	16+81.98
F15,B5,L5	ALPINE PHLOX ST	21+19.08
F15,B5,L6	ALPINE PHLOX ST	20+85.51
F15,B5,L7	ALPINE PHLOX ST	20+48.98
F15,B5,L8	ALPINE PHLOX ST	20+29.54
F15,B5,L9	ALPINE PHLOX ST	20+07.80
F15,B5,L10	ALPINE PHLOX ST	19+78.33
F15,B5,L11	ALPINE PHLOX ST	19+36.08
F15,B5,L12	ALPINE PHLOX ST	19+25.95
F15,B5,L13	ALPINE PHLOX ST	18+84.61
F15,B5,L14	ALPINE PHLOX ST	18+72.36
F15,B5,L15	ALPINE PHLOX ST	18+39.95
F15,B5,L16	ALPINE PHLOX ST	18+12.45

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PREPARED UNDER THE
SUPERVISION OF



BRIAN P. WILSON
COLORADO P.E. 005006

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APPROVED FOR CONSTRUCTION:
PARKER WATER AND SANITATION DISTRICT

BY: _____
(DISTRICT ENGINEER) DATE: _____

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TOWN OF PARKER, DIRECTOR OF ENGINEERING _____ DATE _____



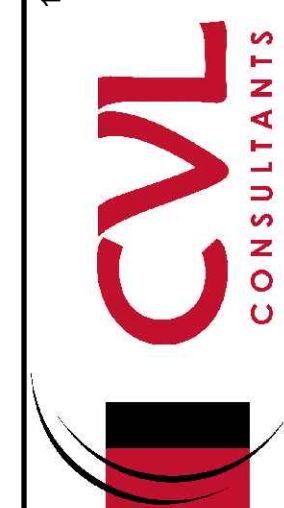
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UTILITY NOTIFICATION
CENTER OF COLORADO

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1-800-922-1987

\\PROJECTS\HSS RANCH\CAD\ENGINEERING\SHEET SETS\CD\SF\9 PARKER WATER AND SANITATION\F9 AREA UTILITY PLAN.DWG. BRIANW. 4/6/2018 3:18 PM

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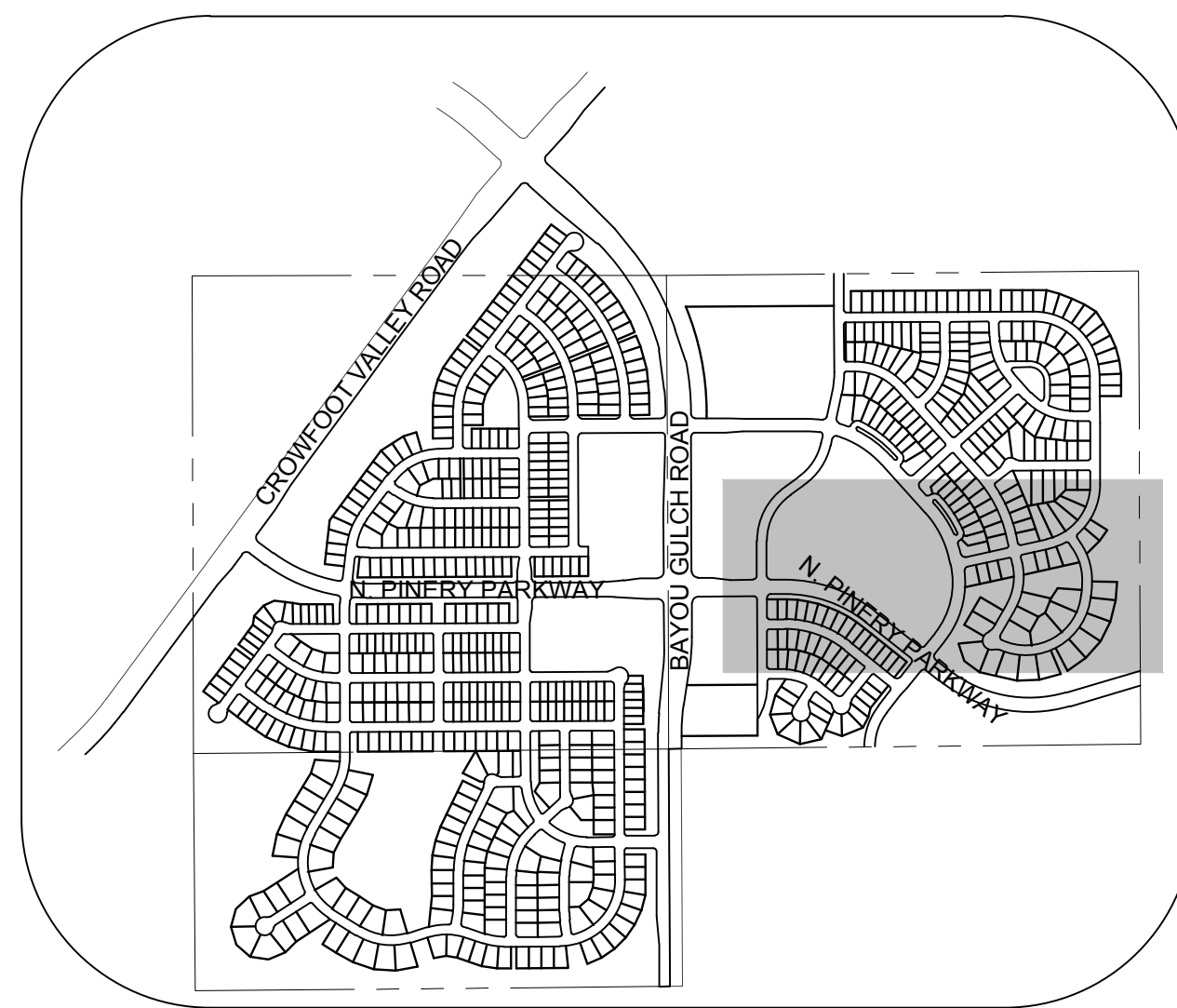
10333 E. Dry Creek Rd.
Suite 240
Englewood, CO 80112
Tel: (720) 482-9526
Fax: (720) 482-9546



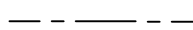
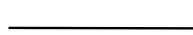
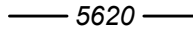
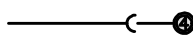
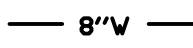
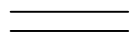
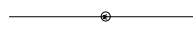
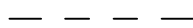
HR 935 LLC
53 South Alton Way
JENNIFER, CO 80112

TRAILS AT CROWFOOT
FILING 9 CONSTRUCTION DRAWINGS
AREA UTILITY PLAN

SHEET NUMBER	DRAWN BY: JLR		SCALE: AS SH
	CHECKED BY: JJJ		FILE NO:
	DATE: MAY 2017		81302



KEYMAP
N.T.S.
LEGEND

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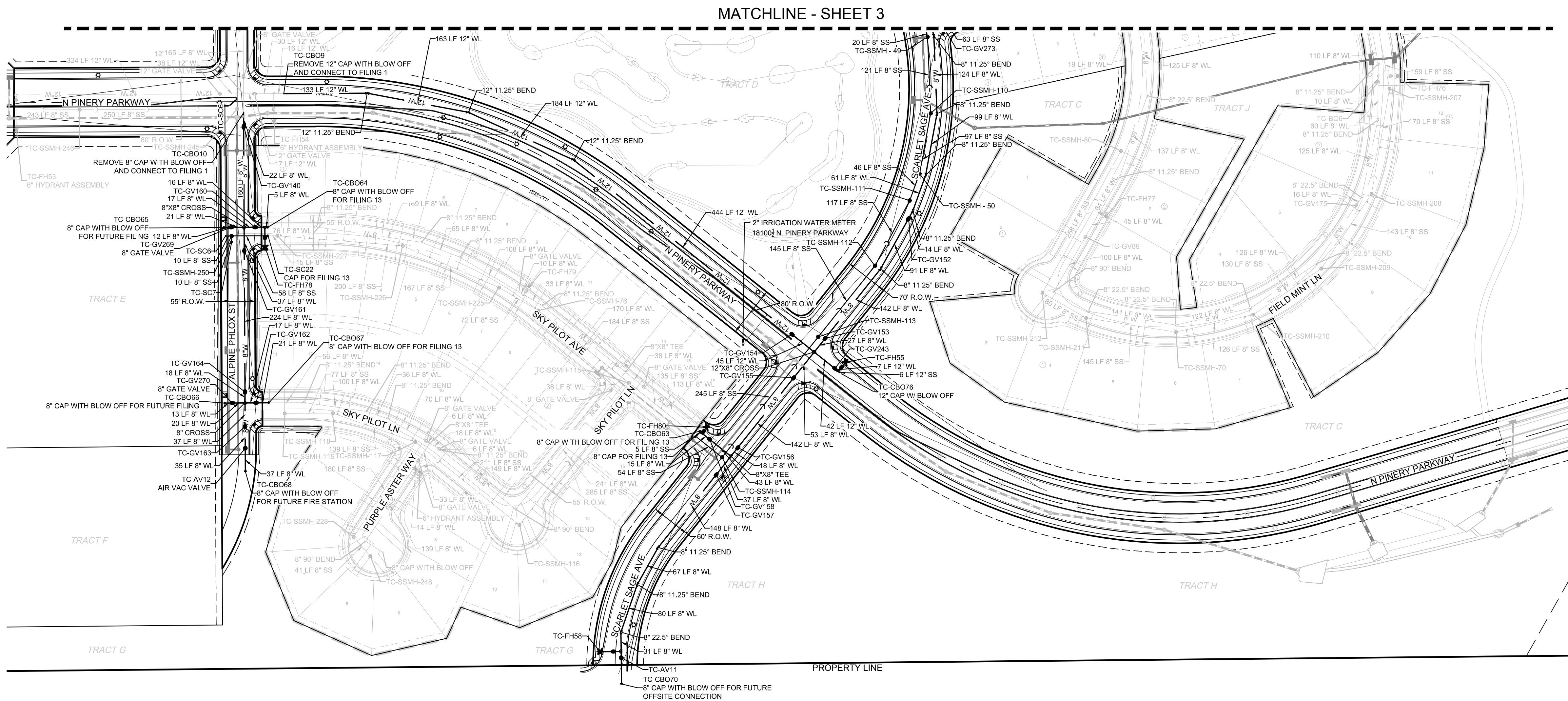
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(DISTRICT REPRESENTATIVE) _____ DATE _____

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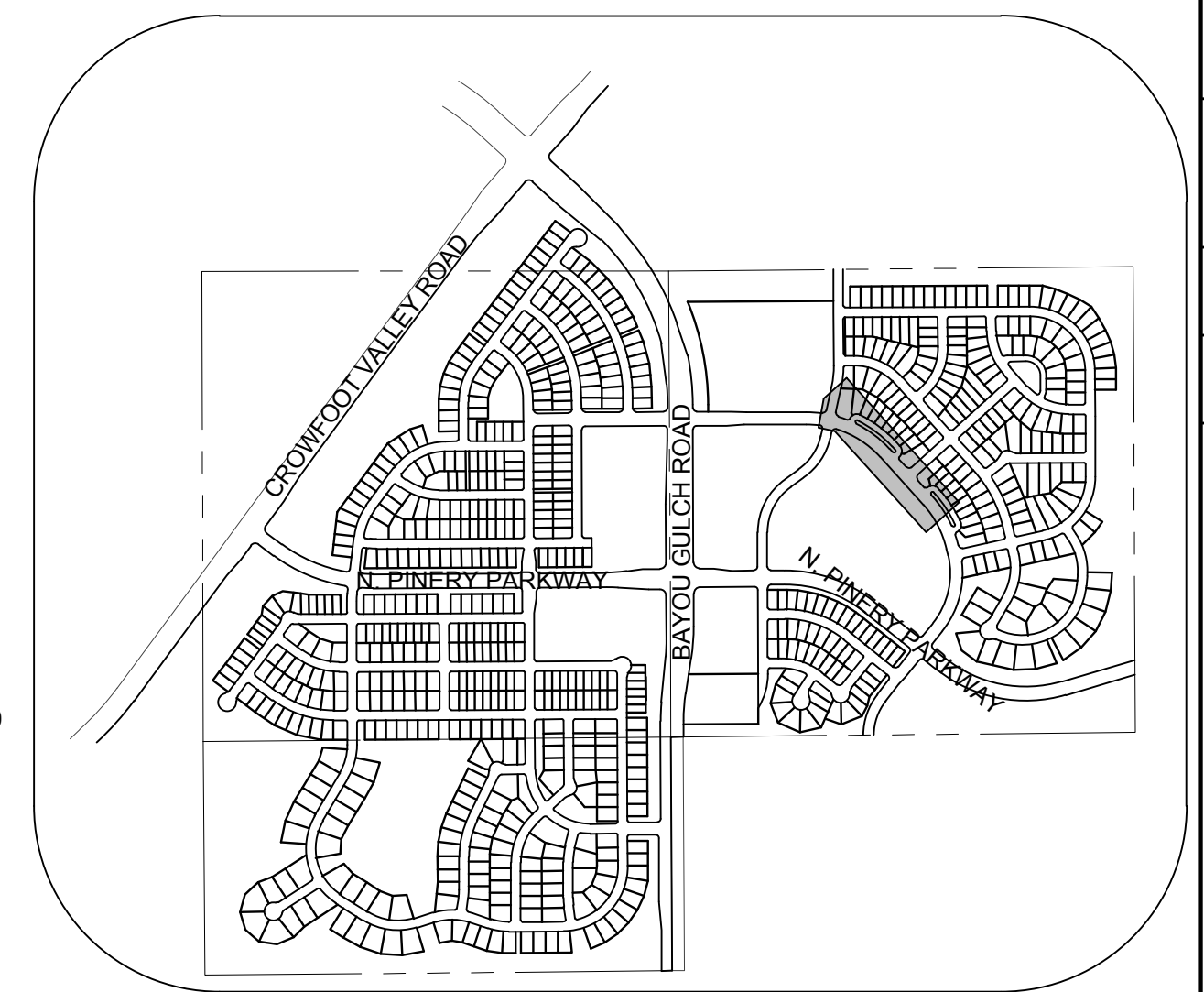
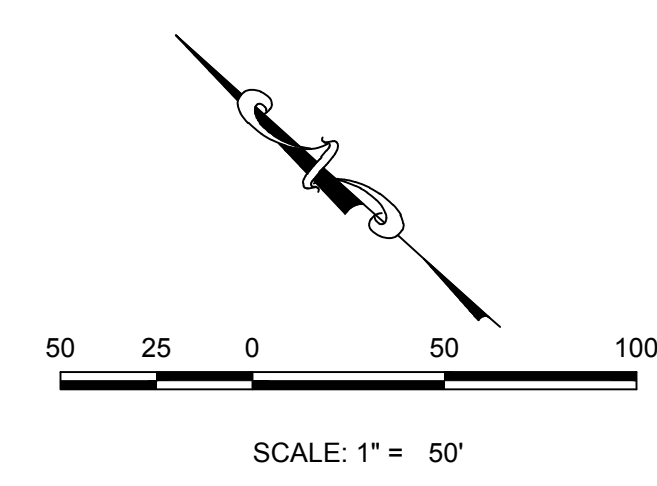
PREPARED UNDER THE
SUPERVISION OF



BRIAN P. WILSON
COLORADO P.E. 0050067



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	PROPOSED VALVE	<u>1.0%</u>	PROPOSED SLOPE & DIRECTION
	PROPOSED FIRE HYDRANT		EXISTING 5' CONTOUR
	PROPOSED WL FITTING WITH THRUST BLOCK		EXISTING 1' CONTOUR
	PROPOSED FLARED END SECTION		PROPOSED 5' CONTOUR
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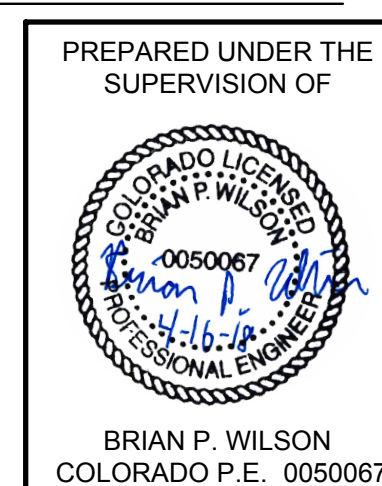


ABBREVIATIONS

AD	ANGLE DIFFERENCE	MH	MANHOLE
AV	AIR VAC RELEASE VALVE	N.T.S.	NOT TO SCALE
BVC	BEGIN VERTICAL CURVE	PVC	POLYVINYL CHLORIDE
BVP	BEGIN VERTICAL PROFILE	PVI	PT. OF VERTICAL INTERSECTION
CBO	CAP WITH BLOW OFF	PVT	POINT OF VERTICAL TANGENT
CRR	CURB RETURN RADIUS	RBCB	REINFORCED CONCRETE BOX CULVERT
EL	ELEVATION	RCP	REINFORCED CONCRETE PIPE
EP	EDGE OF PAVEMENT	ROW	RIGHT OF WAY
EVC	END VERTICAL CURVE	SC	SANITARY
EVP	END VERTICAL PROFILE	SD	STORM DRAIN
FG	FINISHED GROUND	SL	SECTION LINE
FH	FIRE HYDRANT	SS	SANITARY SEWER
FL	FLOW LINE	STA	STATION
GV	GATE VALVE	T.O.P.	TOP OF PIPE
HCR	HANDICAP CURB RAMP	UE	UTILITY EASEMENT
HP	HIGH POINT	VC	VERTICAL CURVE
INV	INVERT	WL	WATER LINE
K	CURVATURE COEFFICIENT	WLC	WATER LINE CONNECTION
LF	LINEAR FEET	WSE	WATER SURFACE ELEVATION

BENCHMARK
DOUGLAS COUNTY CONTROL POINT KNOWN AS 1.060032, BEING A
3-1/4" ALUMINUM CAP, BEING LOCATED IN THE SOUTHWEST
QUARTER OF SECTION 33, TOWNSHIP 6 SOUTH, RANGE 66 WEST
OF THE SIXTH PRINCIPAL MERIDIAN, HAVING A PUBLISHED
ELEVATION OF 1799.2870 METERS (5903.13 FEET) NAVD '88 DATUM

BASIS OF BEARINGS:
THE EAST LINE OF T
BEING MONUMENTE
SECTION 9 BY A 3-1/
THE EAST QUARTER
ALUMINUM CAP STA
SOUTH 00°15'06" EAS



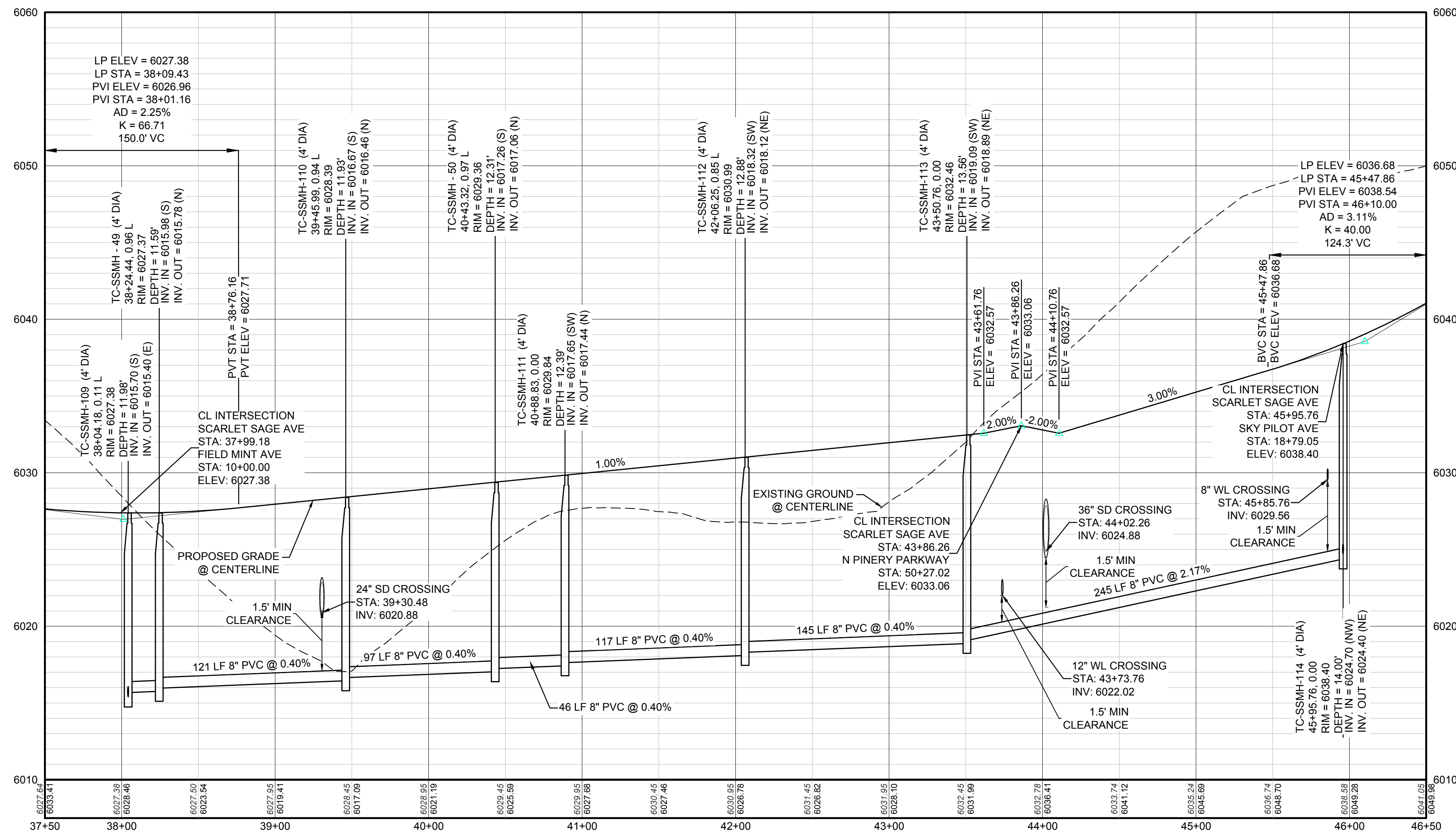
CALL 811
TWO WORKING DAYS
BEFORE YOU DIG
1-800-922-1987

UNCC
UTILITY NOTIFICATION
COUNCIL OF CALIFORNIA

N:\PROJECTS\SSHS BANCHADO\ENGINEERING\SSHS SET\CD\SD\SP\PARKER WATER AND SANITATION\SANITARY PLAN AND PROFILE\9 SCARLET SAGE AVE SANITARY DWG. BRUNNY, 4/8/2018 3:28 PM



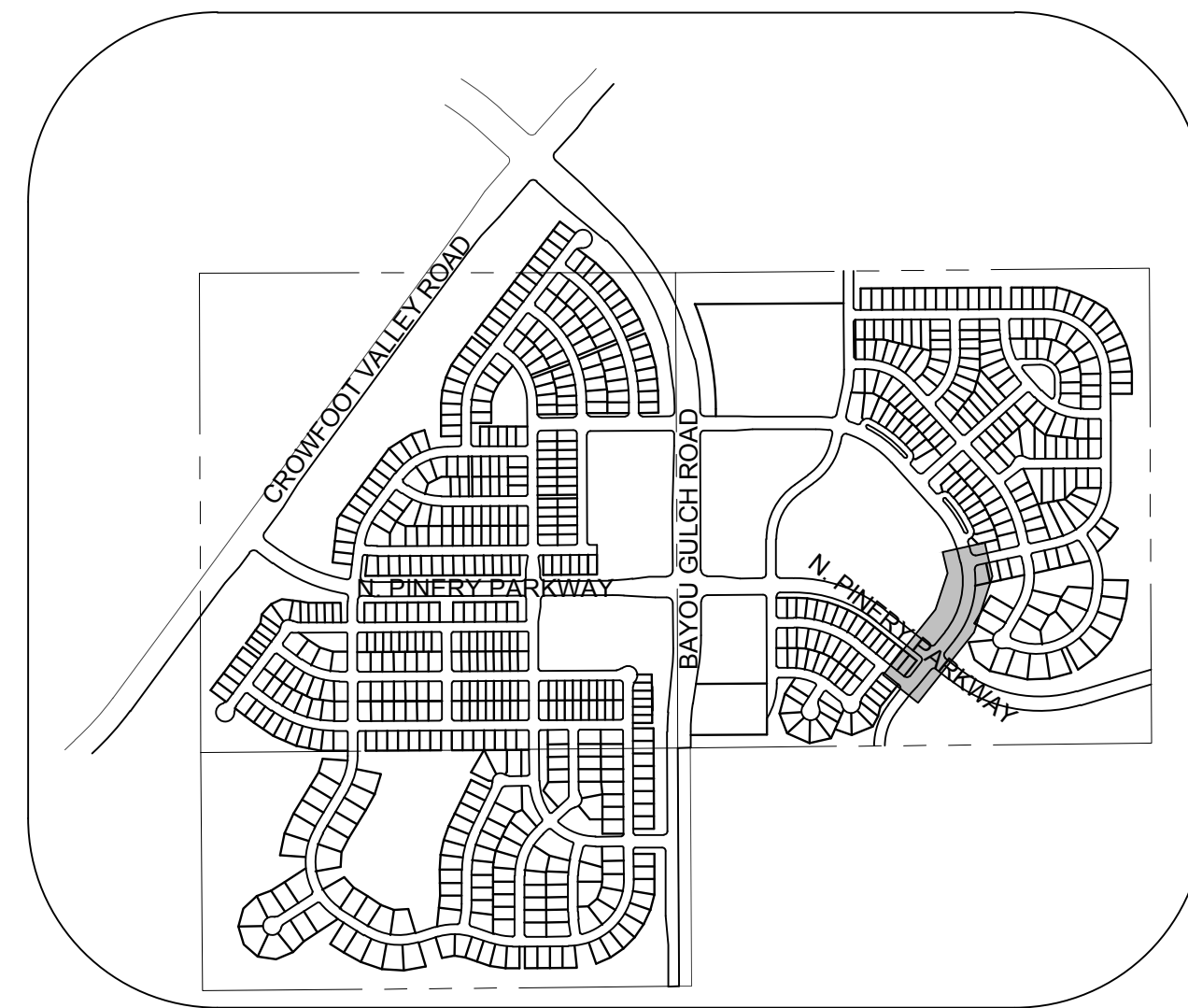
CALL 811
TWO WORKING DAYS
BEFORE YOU DIG
UNCC 1-800-922-1987



PROFILE: SCARLET SAGE AVE STA: 37+50.00 TO 46+50.00
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 5'

BENCHMARK
DOUGLAS COUNTY CONTROL POINT KNOWN AS 1.060032, BEING A 3-1/4" ALUMINUM CAP, BEING LOCATED IN THE SOUTHWEST QUARTER OF SECTION 33, TOWNSHIP 6 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, HAVING A PUBLISHED ELEVATION OF 1799.2870 METERS (5903.13 FEET) NAVD '88 DATUM.

BASIS OF BEARINGS:
THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 9 BEING MONUMENTED AT THE NORTHEAST CORNER OF SAID SECTION 9 BY A 3-1/4" ALUMINUM CAP STAMPED LS 23053 AND AT THE EAST QUARTER CORNER OF SAID SECTION 9 BY A 2-1/2" ALUMINUM CAP STAMPED LS 6935 BEING CONSIDERED TO BEAR SOUTH 00°15'06" EAST, 2648.70 FEET.



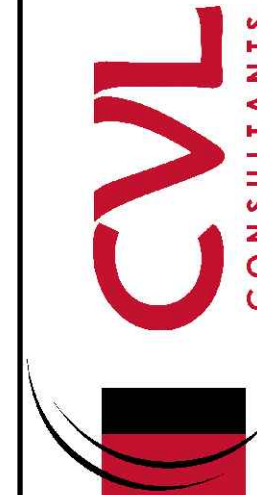
KEYMAP
N.T.S.
LEGEND

2	BLOCK NUMBER	△	PROPOSED RANGE POINT
A	LOT TYPE	---	CENTERLINE
6	LOT NUMBER	---	RIGHT-OF-WAY
⊗	PROPOSED BUTTERFLY VALVE	---	PROPERTY LINE
⌋	PROPOSED CAP WITH END OF LINE BLOWOFF	---	EDGE OF PAVEMENT
⌋	PROPOSED REDUCER	→	PROPOSED DIRECTION OF FLOW
⊗	PROPOSED VALVE	1.0%	PROPOSED SLOPE & DIRECTION
⊗	PROPOSED FIRE HYDRANT	---	EXISTING 5' CONTOUR
⊗	PROPOSED WL FITTING WITH THRUST BLOCK	---	EXISTING 1' CONTOUR
⌋	PROPOSED FLARED END SECTION	---	PROPOSED 5' CONTOUR
⊗	PROPOSED LOW POINT BLOW-OFF	---	PROPOSED 1' CONTOUR
⊗	PROPOSED AIR VALVE	---	PROPOSED STORM DRAIN
⊗	FUTURE PHASE VALVE	---	PROPOSED SEWER LINE WITH MANHOLE
⊗	FUTURE FIRE HYDRANT	---	PROPOSED SEWER LATERAL
⊗	PROPOSED LIGHT POLE	---	PROPOSED WATER LINE
⊗	PROPOSED SIDEWALK	---	PROPOSED WATER LATERAL W/ METER
⊗	PROPOSED SIDEWALK RAMP	---	SECTION LINE
10.00	EXISTING ELEVATION	---	FILING BOUNDARY
10.00	PROPOSED DESIGN ELEVATION	---	EXISTING FIBER OPTIC LINE
⊗	PROPOSED STORM DRAIN INLET	---	EXISTING OVERHEAD POWER
⊗	PROPOSED STORM DRAIN MANHOLE	---	EXISTING TELEPHONE LINE

ABBREVIATIONS

AD	ANGLE DIFFERENCE	MH	MANHOLE
AV	AIR VAC RELEASE VALVE	N.T.S.	NOT TO SCALE
BVC	BEGIN VERTICAL CURVE	PVC	POLYVINYL CHLORIDE
BVP	BEGIN VERTICAL PROFILE	PVI	PT. OF VERTICAL INTERSECTION
CBO	CAP WITH BLOW OFF	PVT	POINT OF VERTICAL TANGENT
CRR	CURB RETURN RADIUS	RCBC	REINFORCED CONCRETE BOX CULVERT
EL	ELEVATION	RCP	REINFORCED CONCRETE PIPE
EP	EDGE OF PAVEMENT	ROW	RIGHT OF WAY
EVC	END VERTICAL CURVE	SC	SANITARY CAP
EVP	END VERTICAL PROFILE	SD	STORM DRAIN
FG	FINISHED GROUND	SL	SECTION LINE
FH	FIRE HYDRANT	SS	SANITARY SEWER
FL	FLOW LINE	STA	STATION
GV	GATE VALVE	T.O.P.	TOP OF PIPE
HCR	HANDICAP CURB RAMP	UE	UTILITY EASEMENT
HP	HIGH POINT	VC	VERTICAL CURVE
INVERT	CURVATURE COEFFICIENT	WL	WATER LINE
K	CURVATURE COEFFICIENT	WLC	WATER LINE CONNECTION
LF	LINEAR FEET	WSE	WATER SURFACE ELEVATION

10333 E. Dry Creek Rd.
Suite 110
Englewood, CO 80110
Tel: (720) 482-9526
Fax: (720) 482-9548

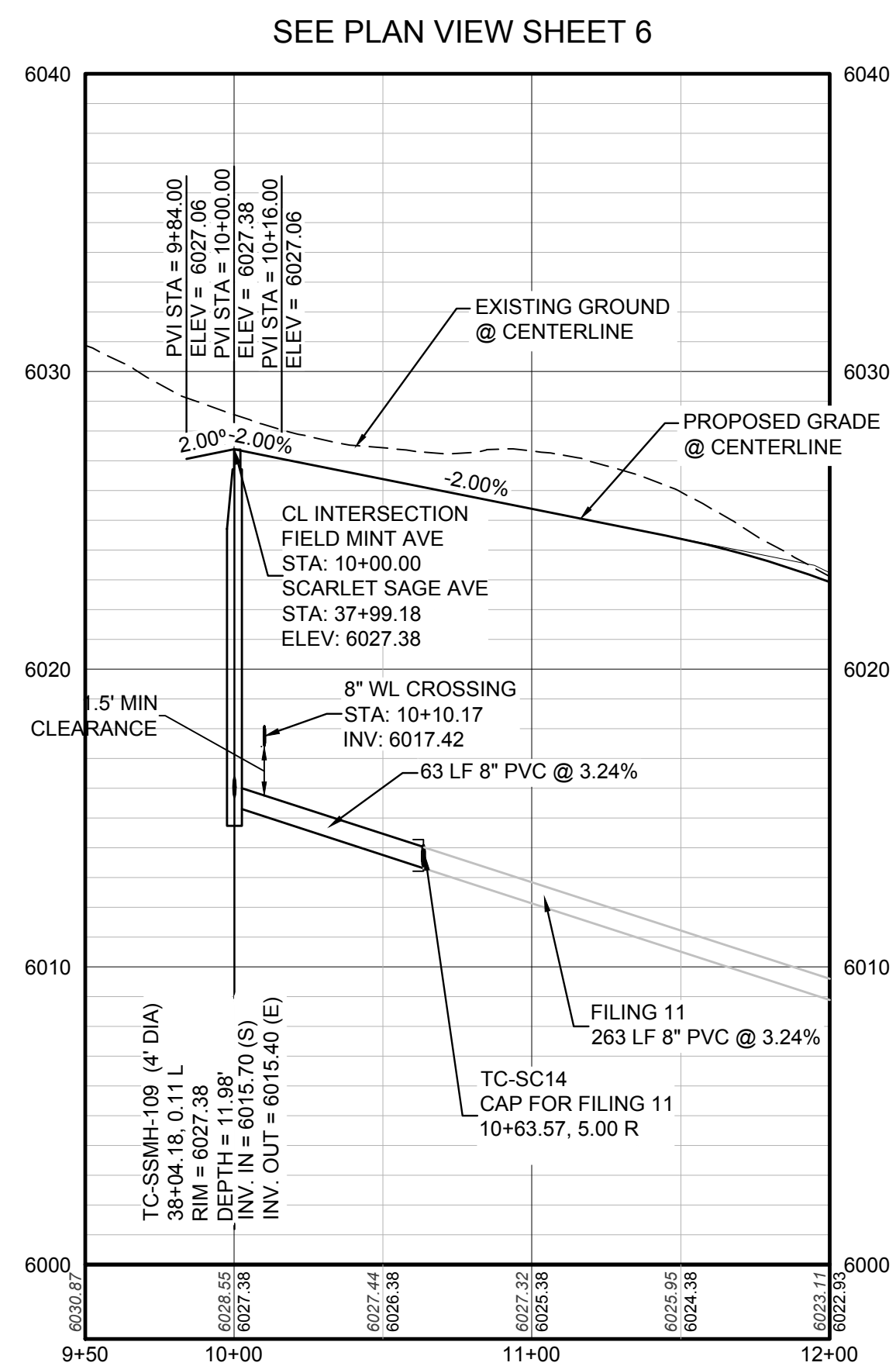


HR 935 LLC
7353 South Alton Way
CENTENNIAL, CO 80112

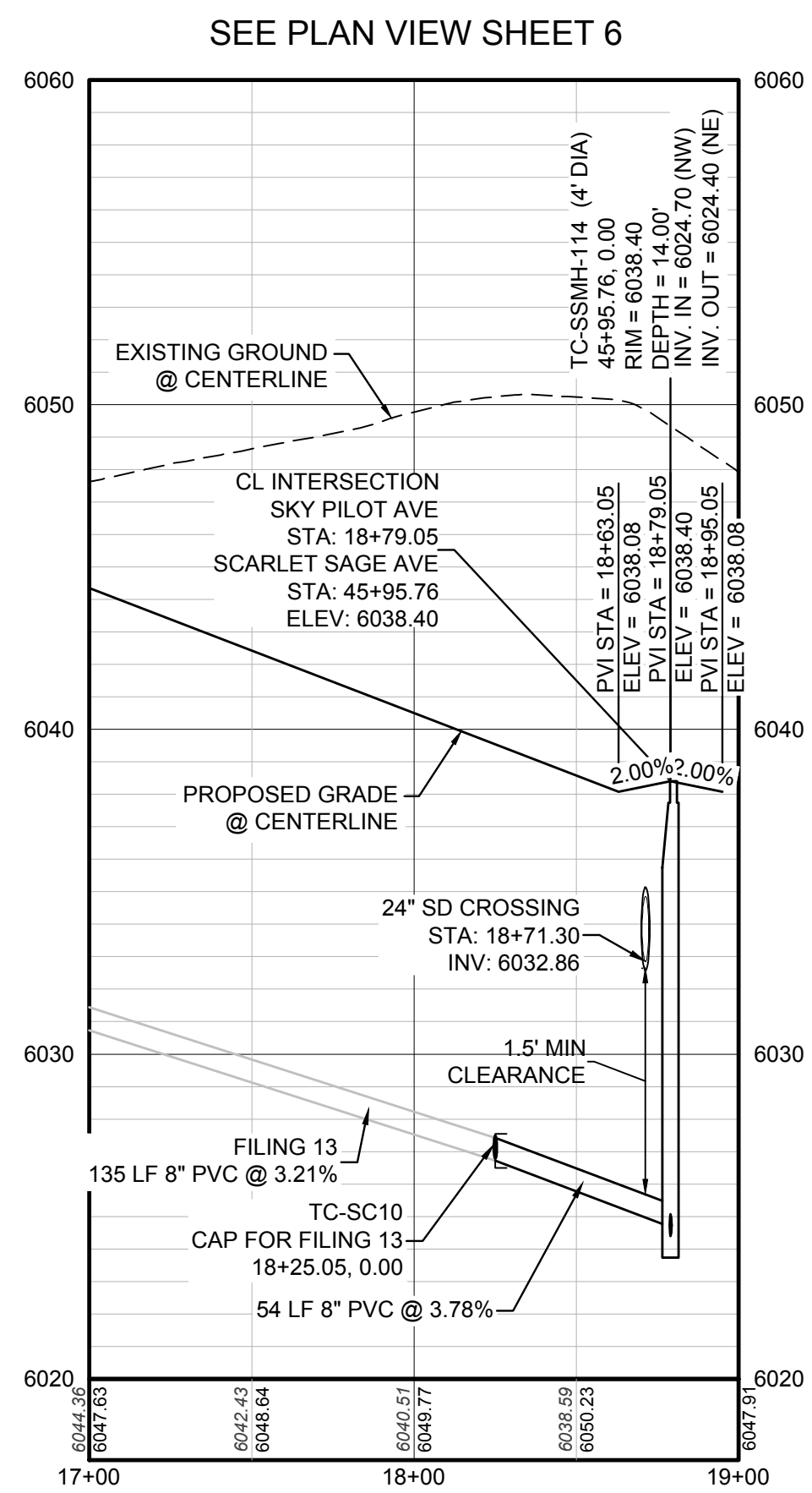
TRAILS AT CROWFOOT
FILING 9 CONSTRUCTION DRAWINGS
SANITARY SEWER PLAN AND PROFILE
SCARLET SAGE AVE

SCALE: K/D
AS SHOWN
FILE NO: 8130283701
DATE: MAY 2017

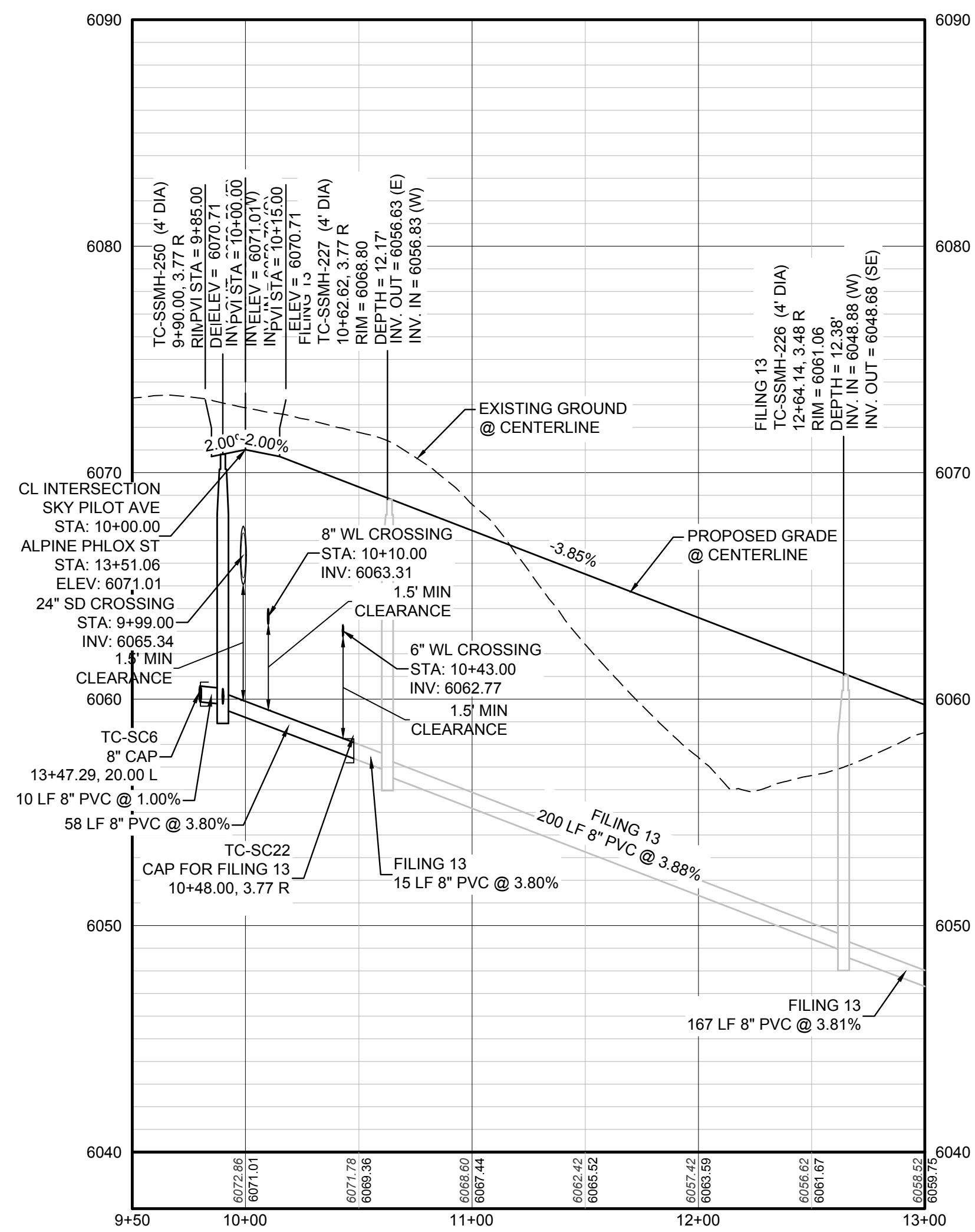
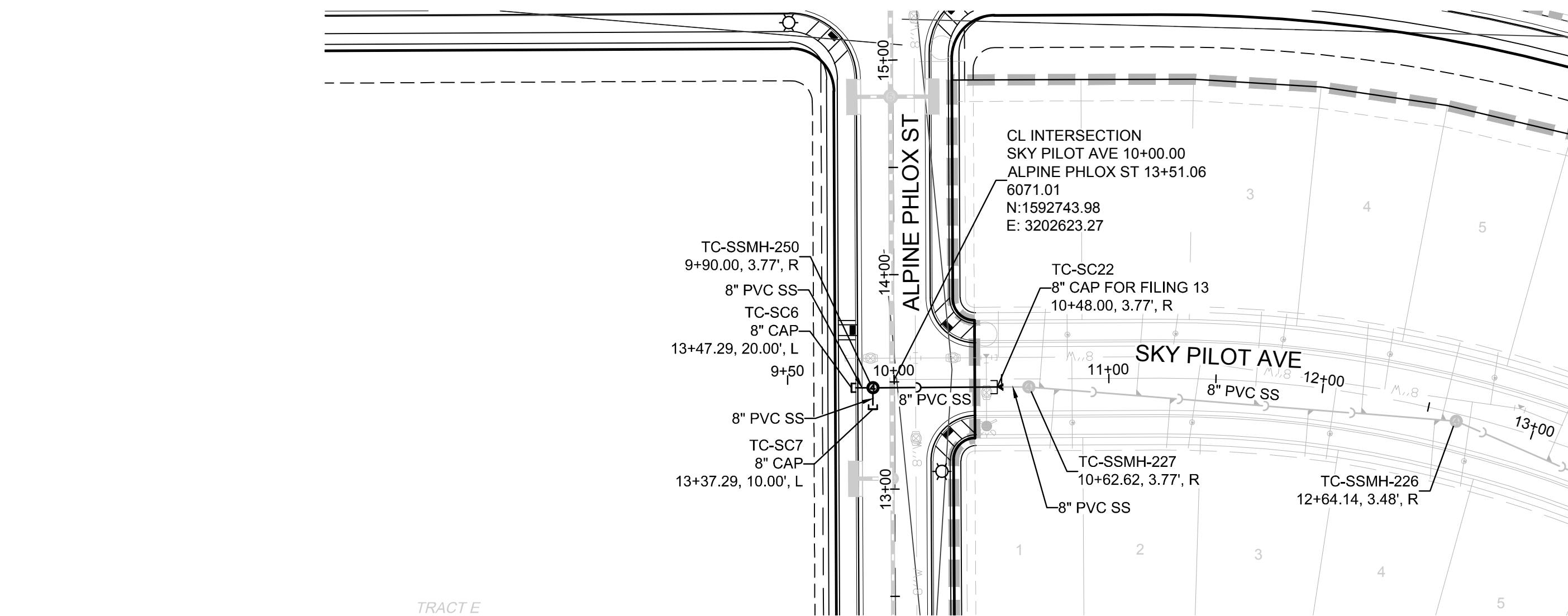
SHEET NUMBER
6



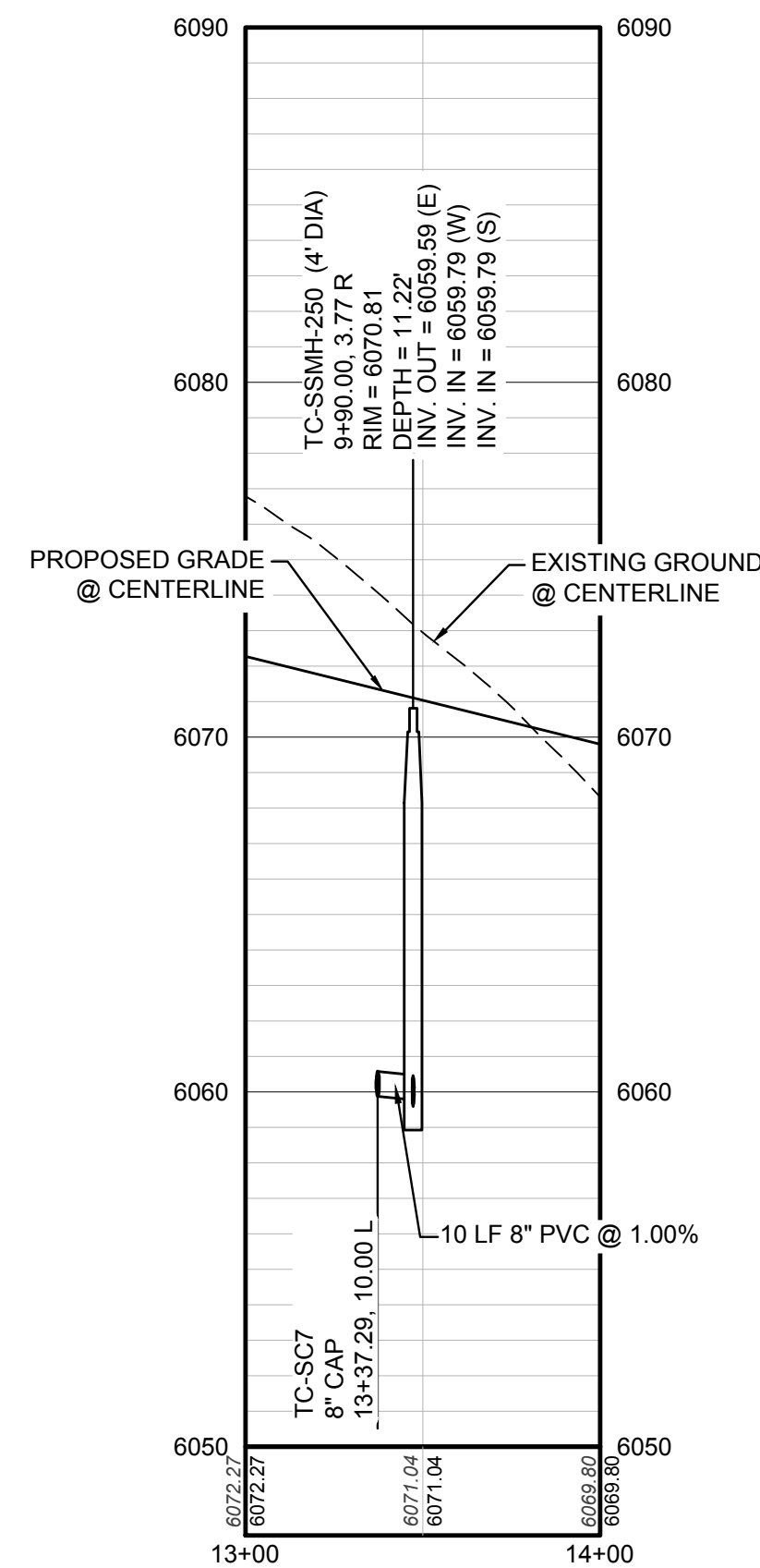
PROFILE: FIELD MINT AVE STA: 9+50.00 TO 12+00.00
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 5'



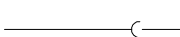
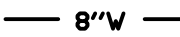
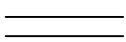
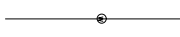
PROFILE: SKY PILOT AVE STA: 17+00.00 TO 19+00.00
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 5'



PROFILE: SKY PILOT AVE STA: 9+50.00 TO 13+00.00
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 5'



KEYMAP
N.T.S.
LEGEND

	BLOCK NUMBER		PROPOSED RANGE POINT
	LOT TYPE		CENTERLINE
6	LOT NUMBER		RIGHT-OF-WAY
	PROPOSED BUTTERFLY VALVE		PROPERTY LINE
	PROPOSED CAP WITH END OF LINE BLOWOFF		EDGE OF PAVEMENT
	PROPOSED REDUCER		PROPOSED DIRECTION OF FLOW
	PROPOSED VALVE		PROPOSED SLOPE & DIRECTION
	PROPOSED FIRE HYDRANT		EXISTING 5' CONTOUR
	PROPOSED WL FITTING WITH THRUST BLOCK		EXISTING 1' CONTOUR
	PROPOSED FLARED END SECTION		PROPOSED 5' CONTOUR
	PROPOSED LOW POINT BLOW-OFF		PROPOSED 1' CONTOUR
	PROPOSED AIR VALVE		PROPOSED STORM DRAIN
	FUTURE PHASE VALVE		PROPOSED SEWER LINE WITH MANHOLE
	FUTURE FIRE HYDRANT		PROPOSED SEWER LATERAL
	PROPOSED LIGHT POLE		PROPOSED WATER LINE
	PROPOSED SIDEWALK		PROPOSED WATER LATERAL W/ METER
	PROPOSED SIDEWALK RAMP		SECTION LINE
10.00	EXISTING ELEVATION		FILING BOUNDARY
10.00	PROPOSED DESIGN ELEVATION		EXISTING FIBER OPTIC LINE
	PROPOSED STORM DRAIN INLET		EXISTING OVERHEAD POWER
	PROPOSED STORM DRAIN MANHOLE		EXISTING TELEPHONE LINE

333 E. Dry Creek Rd.
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Englewood, CO 80112
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Fax: (720) 482-9546

HR 935 LLC
7353 South Alton Way
CENTENNIAL, CO 80112

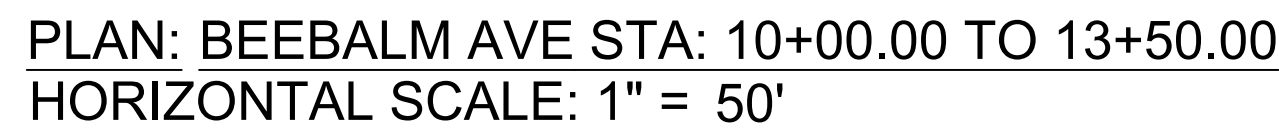
FILING 9 CONSTRUCTION DRAWINGS
SANITARY SEWER PLAN AND PROFILE
SCARLET SAGE AVE LATERALS

AS SHOWN	FILE NO: 8130283701
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DRAWN BY:	KJD	SCALE:	AS SHOWN
CHECKED BY:	JJJ	FILE NO:	8130283701
DATE:			

SHEET NUMBER

7



ABBREVIATIONS

AD	ANGLE DIFFERENCE	MH	MANHOLE
AV	AIR VAC RELEASE VALVE	N.T.S	NOT TO SCALE
BVC	BEGIN VERTICAL CURVE	PVC	POLYVINYL CHLORIDE
BVP	BEGIN VERTICAL PROFILE	PVI	PT. OF VERTICAL INTERSECTION
CBO	CAP WITH BLOW OFF	PVT	POINT OF VERTICAL TANGENT
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EL	ELEVATION	RCP	REINFORCED CONCRETE PIPE
EP	EDGE OF PAVEMENT	ROW	RIGHT OF WAY
EVC	END VERTICAL CURVE	SC	SANITARY CAP
EVP	END VERTICAL PROFILE	SD	STORM DRAIN
FG	FINISHED GROUND	SL	SECTION LINE
FH	FIRE HYDRANT	SS	SANITARY SEWER
FL	FLOW LINE	STA	STATION
GV	GATE VALVE	T.O.P	TOP OF PIPE
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HP	HIGH POINT	VC	VERTICAL CURVE
INV	INVERT	WL	WATER LINE
K	CURVATURE COEFFICIENT	WLC	WATER LINE CONNECTION
LF	LINEAR FEET	WSE	WATER SURFACE ELEVATION

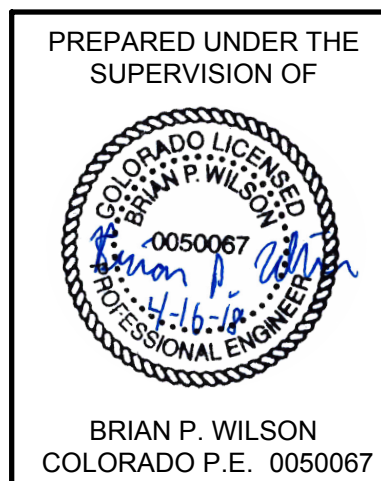
TRAILS AT CROWFOOT
FILING 9 CONSTRUCTION DRAWINGS
SANITARY SEWER PLAN AND PROFILE
BEEBALM AVE

DRAWN BY:	KJD	SCALE:	AS SHOWN
CHECKED BY:	JJJ	FILE NO:	8130283701
DATE:	MAY 2017		

8
SHEET NUMBER



BASIS OF BEARINGS:
THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 9 BEING MONUMENTED AT THE NORTHEAST CORNER OF SAID SECTION 9 BY A 3-1/4" ALUMINUM CAP STAMPED LS 23053 AND AT THE EAST QUARTER CORNER OF SAID SECTION 9 BY A 2-1/2" ALUMINUM CAP STAMPED LS 6935 BEING CONSIDERED TO BEAR SOUTH 00°15'06" EAST, 2648.70 FEET.



INSPECTION POLICY:

1. ALL SERVICE INSPECTIONS MUST BE SCHEDULED WITH THE DISTRICT OFFICE AT LEAST 24 HOURS IN ADVANCE OF THE REQUESTED INSPECTION.
2. IF THE CONTRACTOR IS NOT READY FOR INSPECTION WHEN THE INSPECTOR ARRIVES AT THE SITE, A RE-INSPECTION WILL HAVE TO BE SCHEDULED IN ACCORDANCE WITH NOTE 1 ABOVE AND A RE-INSPECTION FEE CHARGED.
3. SHOULD THE SERVICE LINES BE DAMAGED BY LATER CONSTRUCTION, AN INSPECTION OF THE REPAIR WILL BE REQUIRED IN ACCORDANCE WITH NOTES 1 AND 2 ABOVE.
4. THE CONTRACTOR SHALL LEAVE ALL PIPE AND FITTINGS EXPOSED FOR THE INSPECTOR TO OBSERVE. INSPECTORS WILL NOT ENTER ANY EXCAVATIONS TO CHECK MATERIALS. THE TOP LAYER OF BEDDING CAN BE ADDED AFTER THE INSPECTION HAS BEEN COMPLETED.
5. ALL EXCAVATIONS SHALL BE IN ACCORDANCE WITH OSHA STANDARDS.
6. LOTS WITHOUT BUILDING ADDRESSES OR LOT AND BLOCK NUMBERS BEFORE DISTRICT INSPECTION OR METER SET WILL FAIL AUTOMATICALLY.
7. CONTRACTOR MUST BE PRESENT AT TIME OF INSPECTION UNLESS COORDINATED WITH DISTRICT INSPECTOR.

INSTALLATION NOTES:

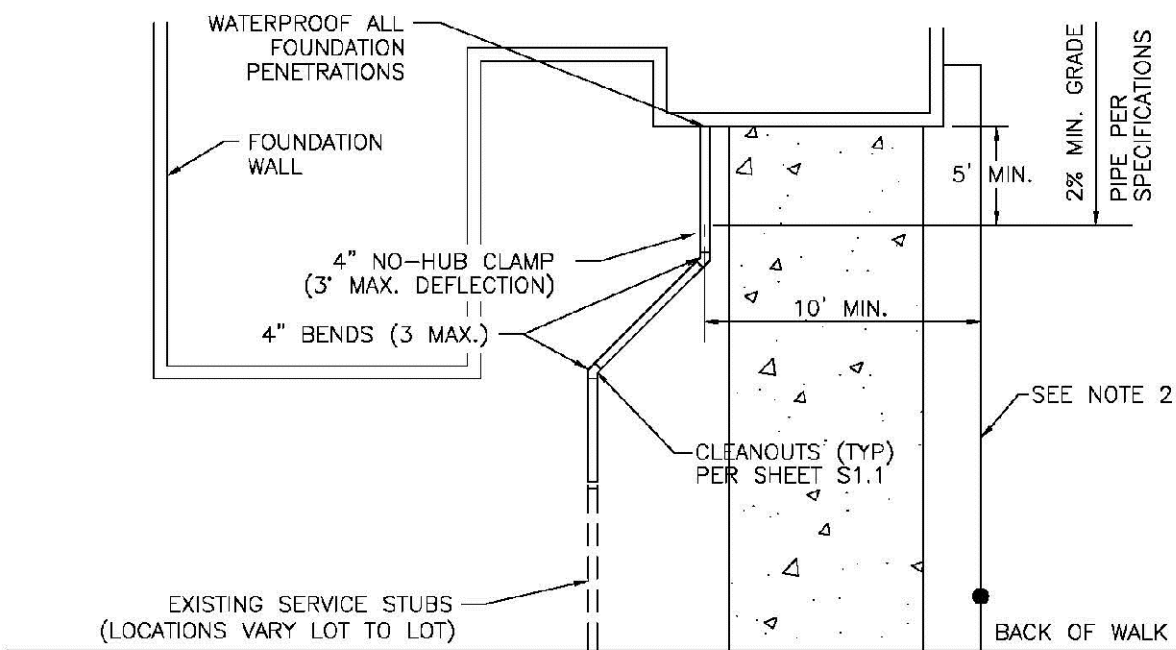
SEWER

1. ACCEPTABLE PIPE MATERIALS ARE TO BE SDR 35 PVC PIPE, ABS PIPE AND PVC SCHD 40 PIPE. APPROVED BEDDING IS TO BE SQUEEGEE.
2. NO-HUB CLAMPS SHALL BE USED TO JOIN 2 MALE PIPE ENDS WITH A MAXIMUM DEFLECTION OF 3°.
3. MINIMUM GRADE SHALL BE 2%.
4. INSTALLATION SHALL INCLUDE NO MORE THAN 3 BENDS. 90° BENDS ARE NOT ALLOWED. SOLVENT WELDED PIPE WILL NOT BE ALLOWED.
5. CLEAN-OUTS SHALL BE INSTALLED AT 100' INTERVALS AND EVERY CHANGE IN DIRECTION. CLEAN-OUTS ARE NOT REQUIRED FOR SERVICES LESS THAN 100' UNLESS THERE ARE CHANGES IN DIRECTION. PROVIDE DUAL CLEAN-OUT WITHIN 5 FEET OF FOUNDATION.
6. STRESSING OF THE PIPE BETWEEN FITTINGS WILL NOT BE ALLOWED.
7. SEWER SERVICE LINE SHALL NOT BE LOCATED UNDER CONCRETE SURFACE.
8. ALL SERVICES WILL BE PERMANENTLY MARKED ON CURB FACE AS FOLLOWS:
"X" FOR SANITARY SEWER SERVICE
"V" FOR WATER SERVICES

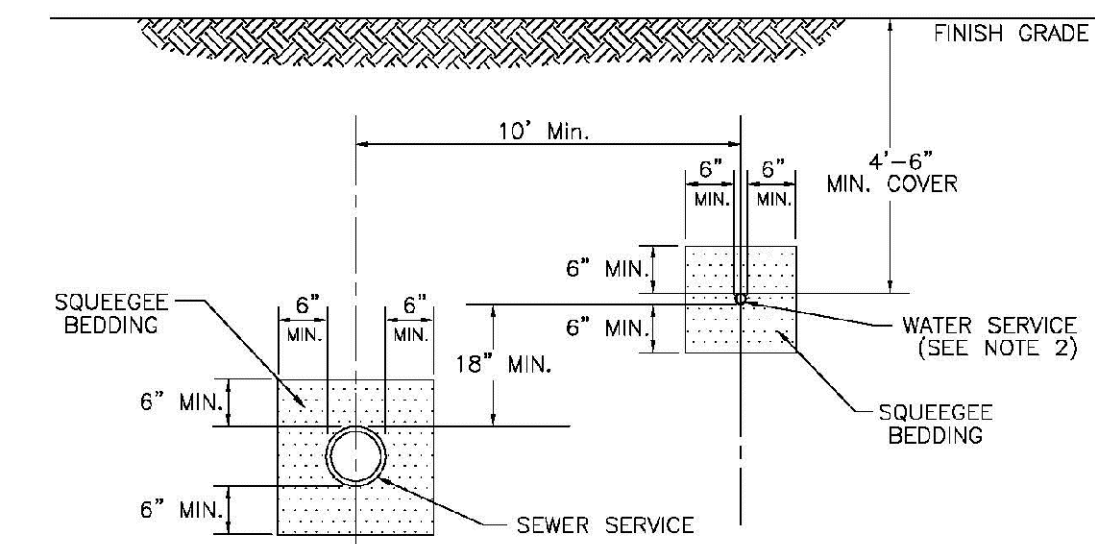
PARKER WATER & SANITATION DISTRICT			
DISTRICT POLICIES & INSTALLATION NOTES FOR SEWER SERVICES			
SCALE: NONE	DATE: 2/96		
APPROVED: PVR	01/02 01/08 1/16		
DIRECTOR OF ENGINEERING			

2016 REVISION

SHEET 51.1



TYPICAL SERVICES PLAN VIEW



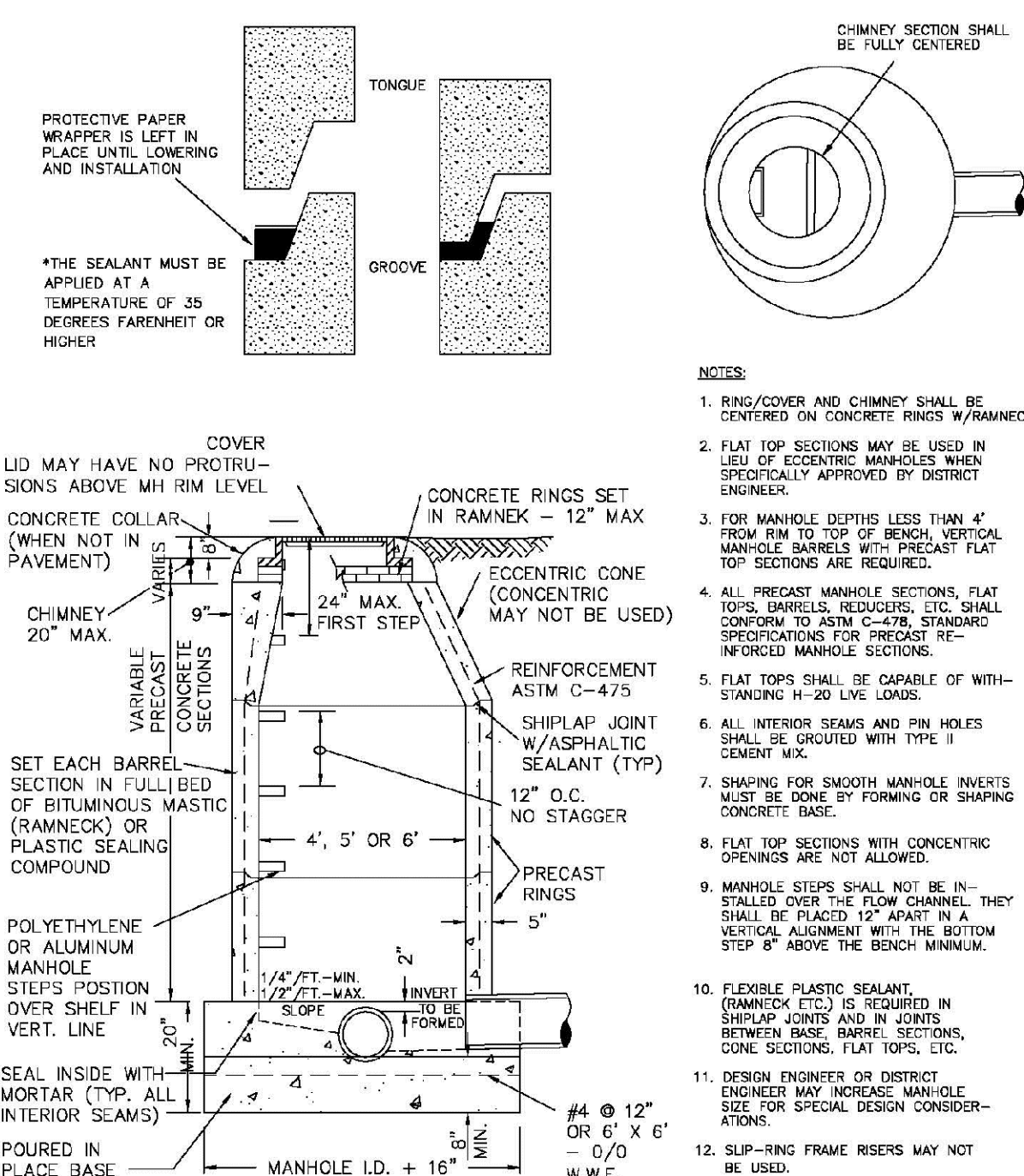
TYPICAL SERVICES SECTION

- NOTE:
1. SEE SHEET 51.1 FOR DISTRICT POLICIES AND INSTALLATION NOTES.
 2. TYPICAL WATER SERVICES SHOWN ON SHEET W1.2 IN WATER DETAILS.

2016 REVISION

SHEET 51.2

PARKER WATER & SANITATION DISTRICT			
TYPICAL SEWER SERVICES			
SCALE: NONE	DATE: 2/96		
APPROVED: PVR	2/00 01/02 01/16 10/18		
DIRECTOR OF ENGINEERING			

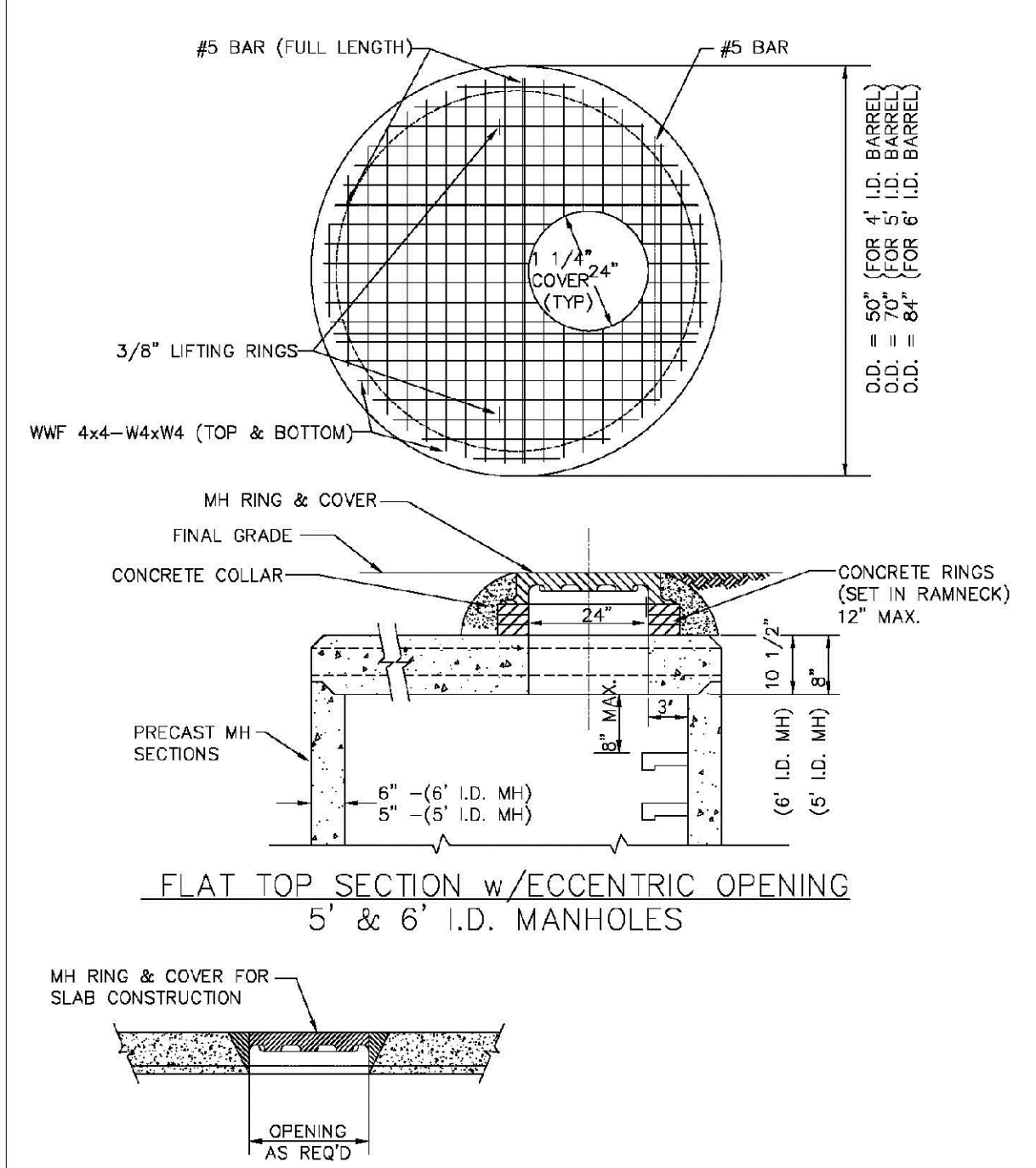


PIPE I.D.	MANHOLE I.D.
18" & SMALLER	4'-0"
21" TO 48"	5'-0"
54"	6'-0"
60" & LARGER	SPECIAL DESIGN

PARKER WATER & SANITATION DISTRICT			
PARKER MANHOLE ECCENTRIC CONE			
SCALE: NONE	DATE: 2/96		
APPROVED: PVR	4/01 01/02 1/08 1/16		
DIRECTOR OF ENGINEERING			

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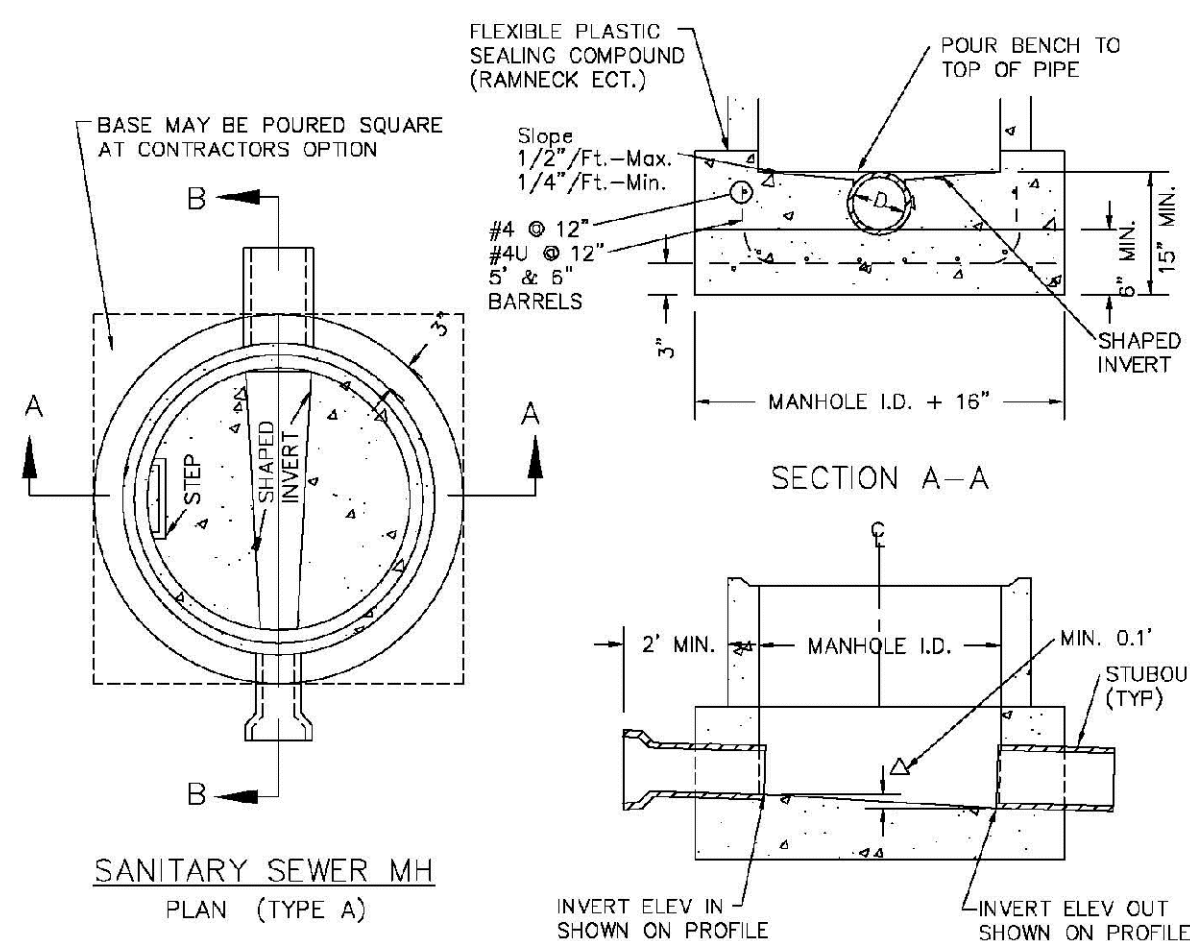
SHEET 53.1



PARKER WATER & SANITATION DISTRICT			
PRECAST MANHOLE - 5' & 6' I.D. WITH ECCENTRIC CONE			
SCALE: NONE	DATE: 2/96		
APPROVED: PVR	01/02 01/16 10/16		
DIRECTOR OF ENGINEERING			

2016 REVISION

SHEET 53.3



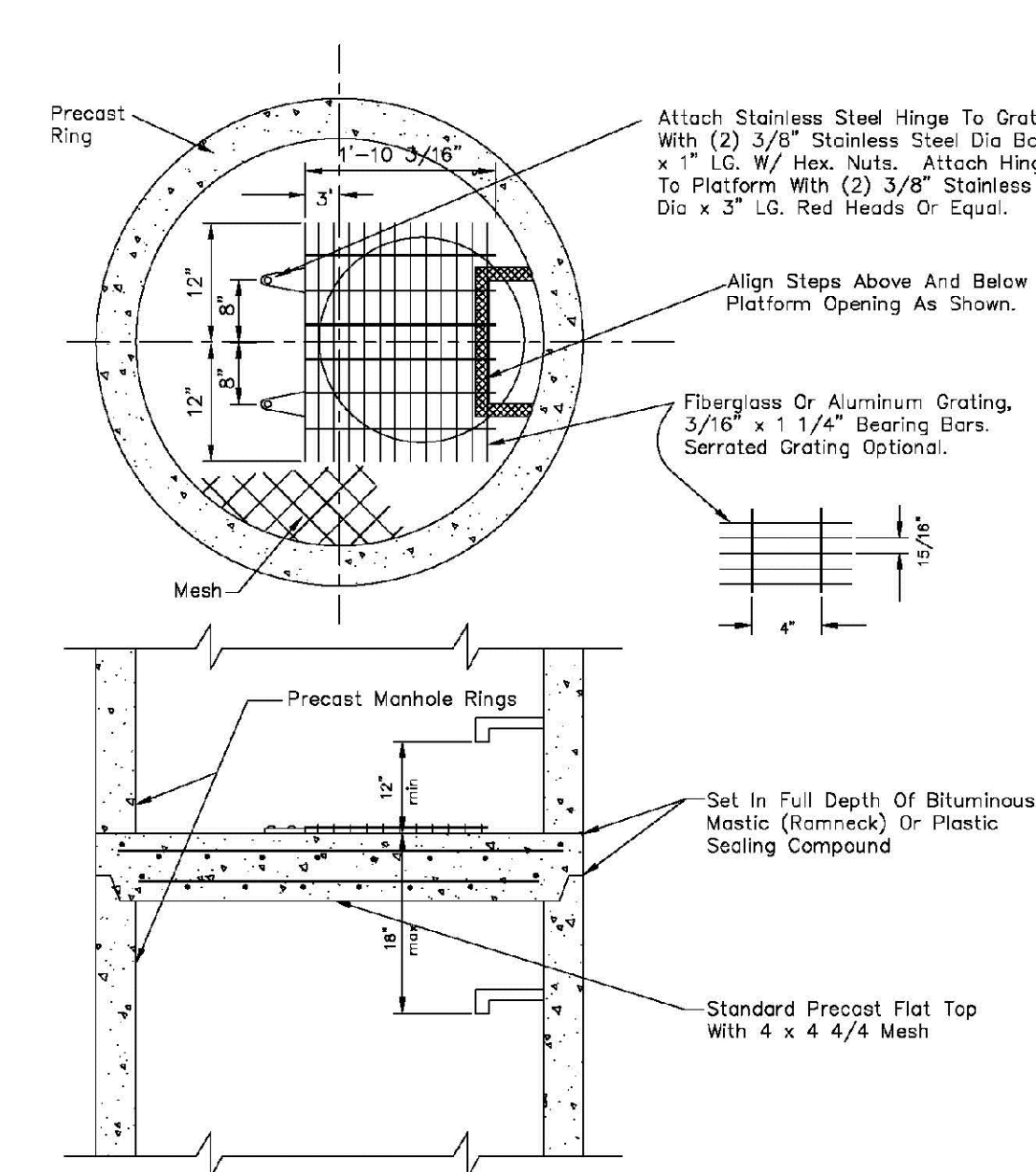
NOTES:

1. Manhole barrel min. thickness to be 5".
2. Shaping for smooth manhole inverts may be done by forming or shaping with cement mortar (San. Sewer).
3. The manhole steps shall conform to District Standards and Specifications.
4. Precast sections to conform to A.S.T.M. C-478.
5. All dead-end manholes, that call out a stub out, shall be thru at 0.40% minimum slope.
6. Stub outs shall extend 2'-0" minimum past manhole O.D. and be satisfactorily plugged.
7. Reinforcing in base required for manhole.
8. Slope of bench = 1/2"/FT.-Max. 1/4"/FT.-Min.
9. Δ = Invert drop thru MH (If Δ > 18", outside drop MH required). Min. 0.1" for all straight through MH and 0.2" for all angled MH.

PARKER WATER & SANITATION DISTRICT			
CAST-IN-PLACE MANHOLE BASE DETAIL			
SCALE: NONE	DATE: 2/96		
APPROVED: PVR	01/02 01/16 10/16		
DIRECTOR OF ENGINEERING			

2016 REVISION

SHEET 53.5



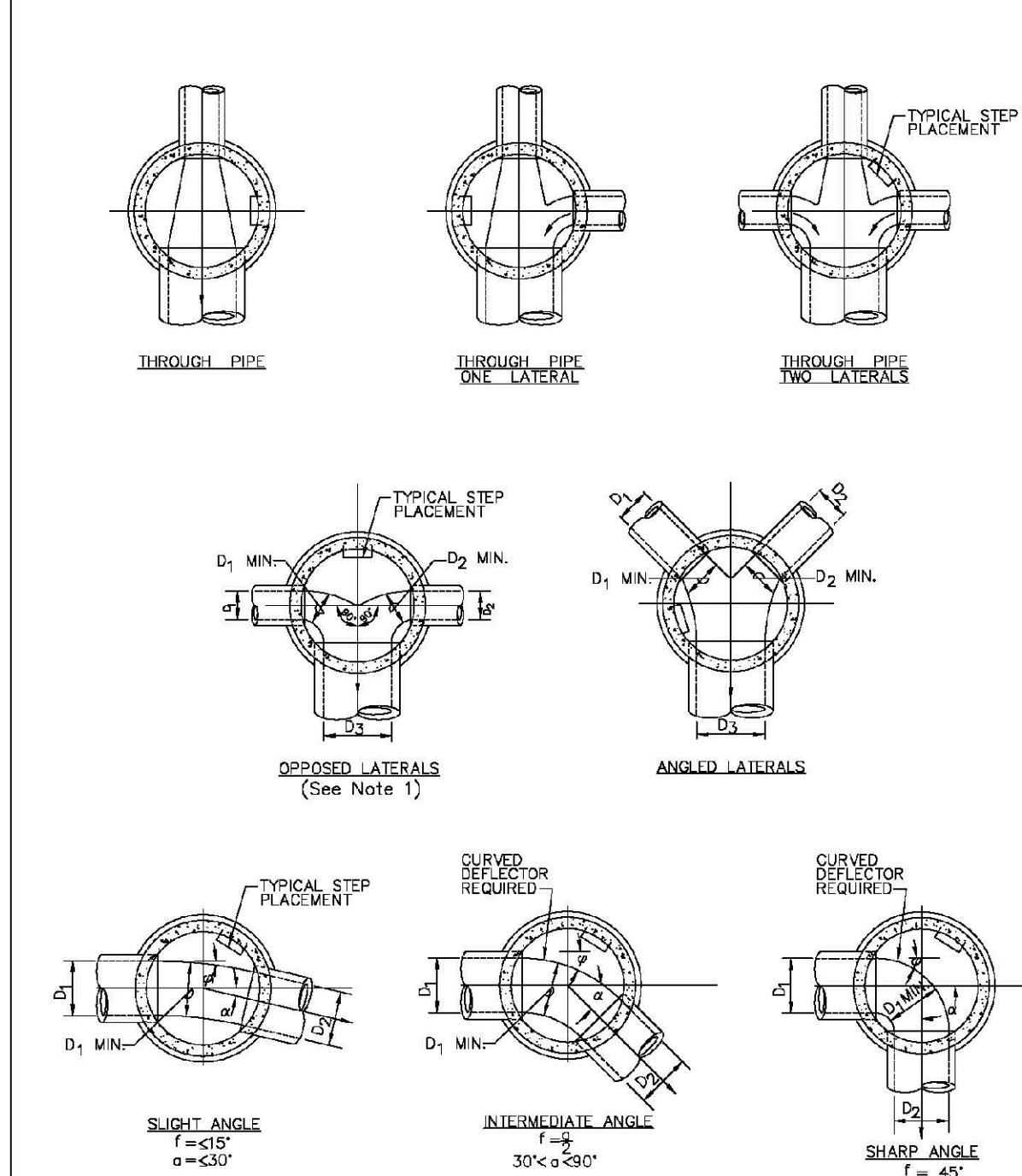
NOTES:

- 1.1 Maximum distance between platforms shall be 15' vertically.
- 1.2 All hardware used inside a manhole shall be stainless steel.
- 1.3 Manholes over 20' deep shall submit structural calculations on base and wall sizing.

PARKER WATER & SANITATION DISTRICT			
INTERMEDIATE PLATFORM FOR MANHOLES OVER 20' DEPTH			
SCALE: NONE	DATE: 2/96		
APPROVED: PVR	2/00 1/16 10/16		
DIRECTOR OF ENGINEERING			

2016 REVISION

SHEET 53.6



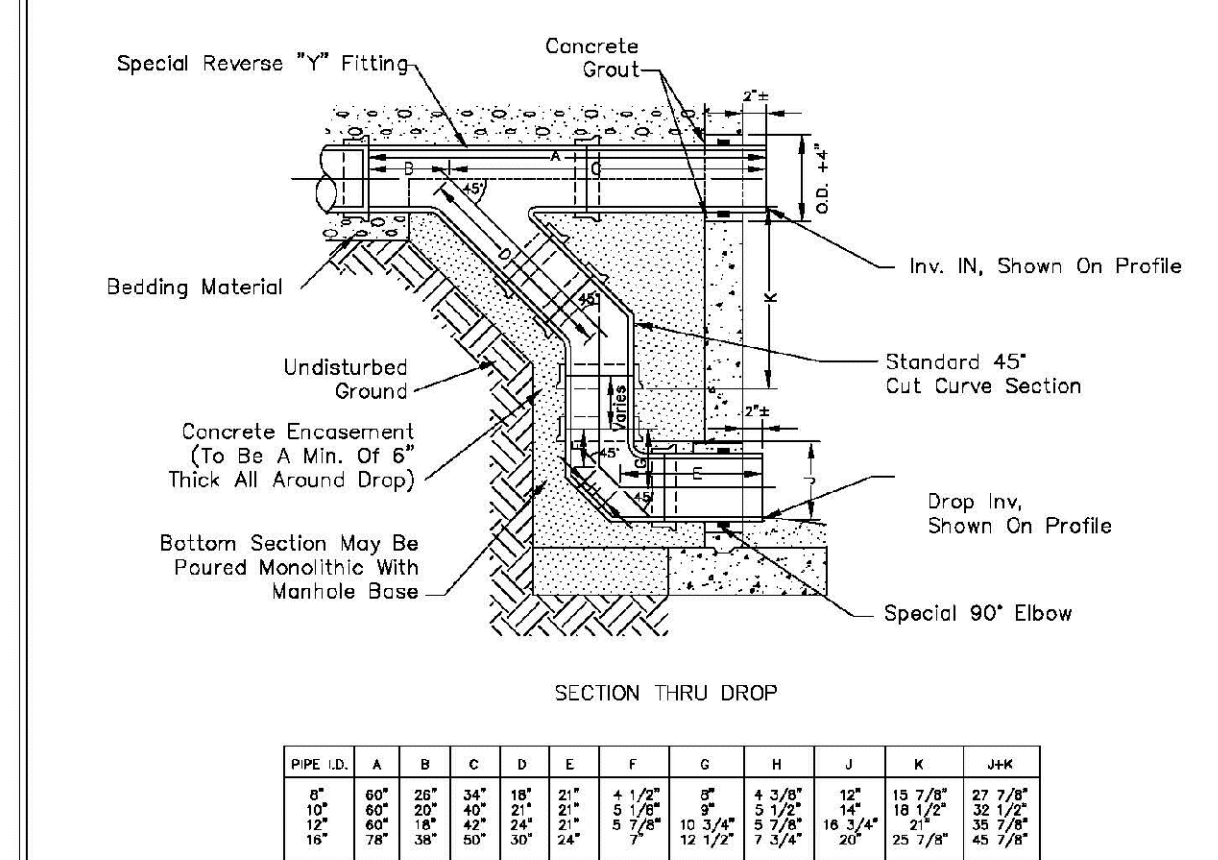
NOTES:

1. Manhole shall be coated using bituminous mastic (ramneck) or plastic sealing compound.

PARKER WATER & SANITATION DISTRICT			
TYPICAL BASE CHANNELIZATION DETAILS			
SCALE: NONE	DATE: 2/96		
APPROVED: PVR	01/16 10/16		
DIRECTOR OF ENGINEERING			

2016 REVISION

SHEET 53.7



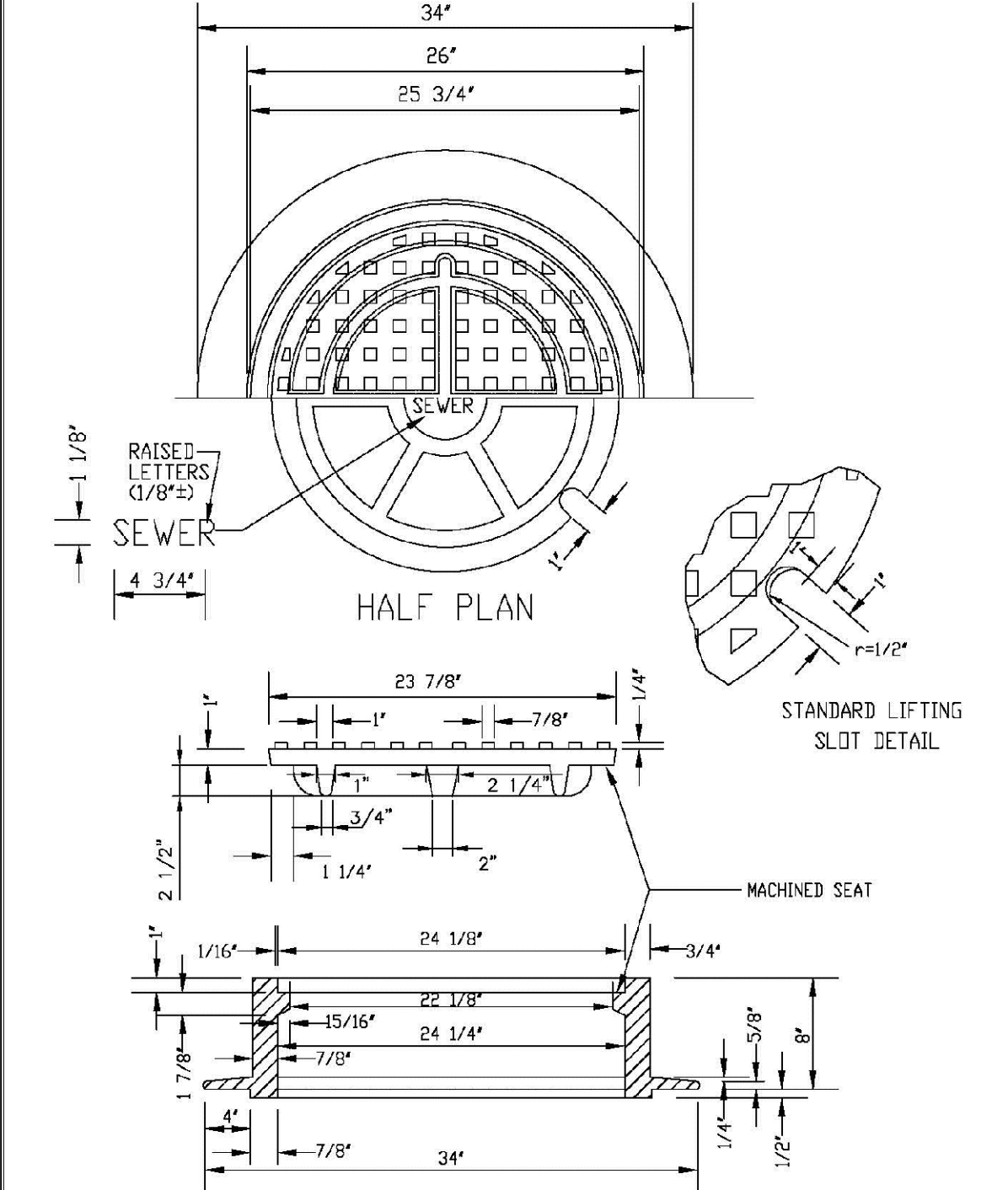
NOTES:

1. Vlt Clay Pipe & fittings (A.S.T.M. C-700) shown, details similar for all other pipe.
2. Diameter of drop shall not be less than the line pipe diameter.
3. For 18" diameter and larger, outside drop detail shall be a special design.
4. Manhole shall be coated using bituminous mastic (ramneck) or plastic sealing compound.

PARKER WATER & SANITATION DISTRICT			
OUTSIDE DROP MANHOLE CONSTRUCTION			
SCALE: NONE	DATE: 2/96		
APPROVED: PVR	01/16 10/16		
DIRECTOR OF ENGINEERING			

2016 REVISION

SHEET 53.8



NOTES:

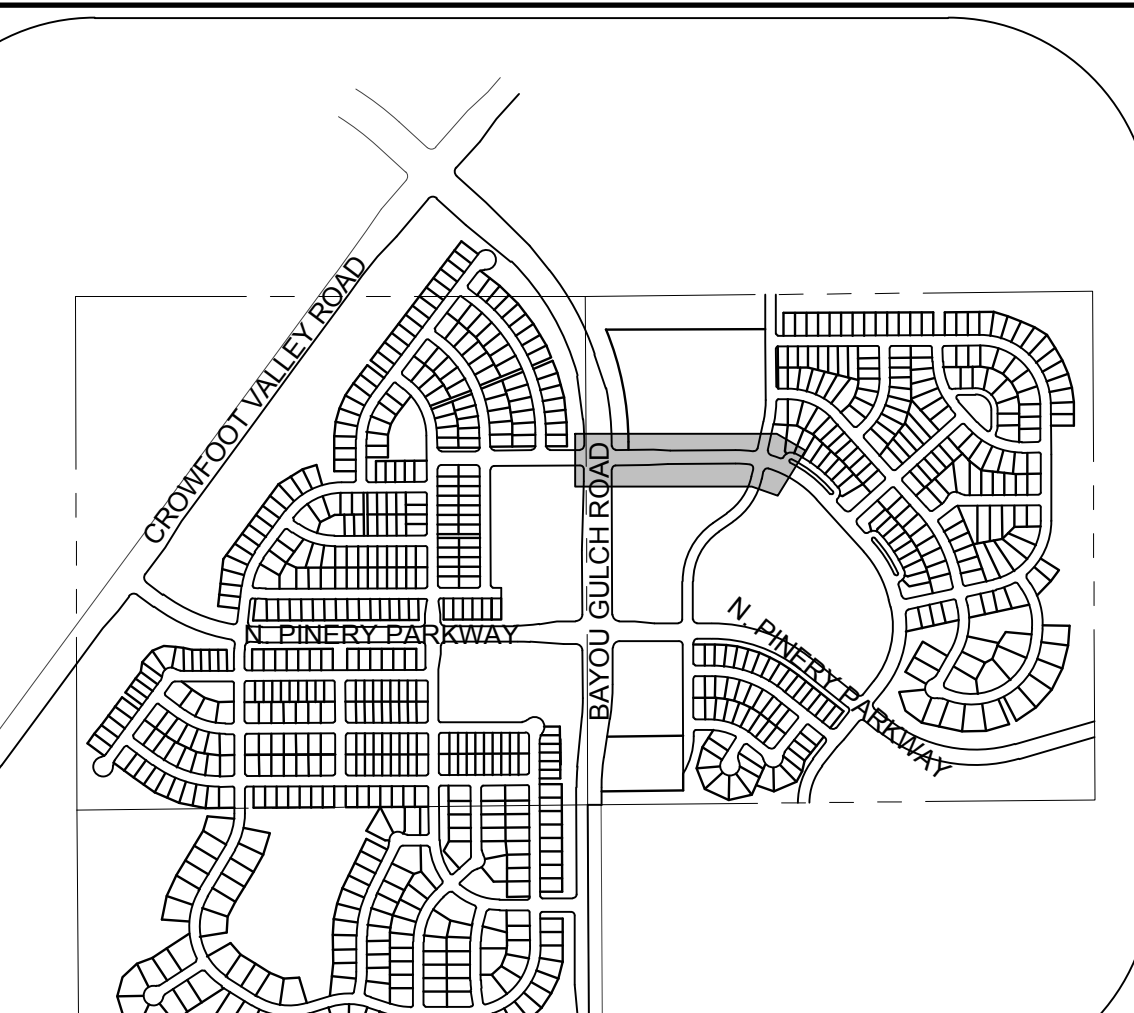
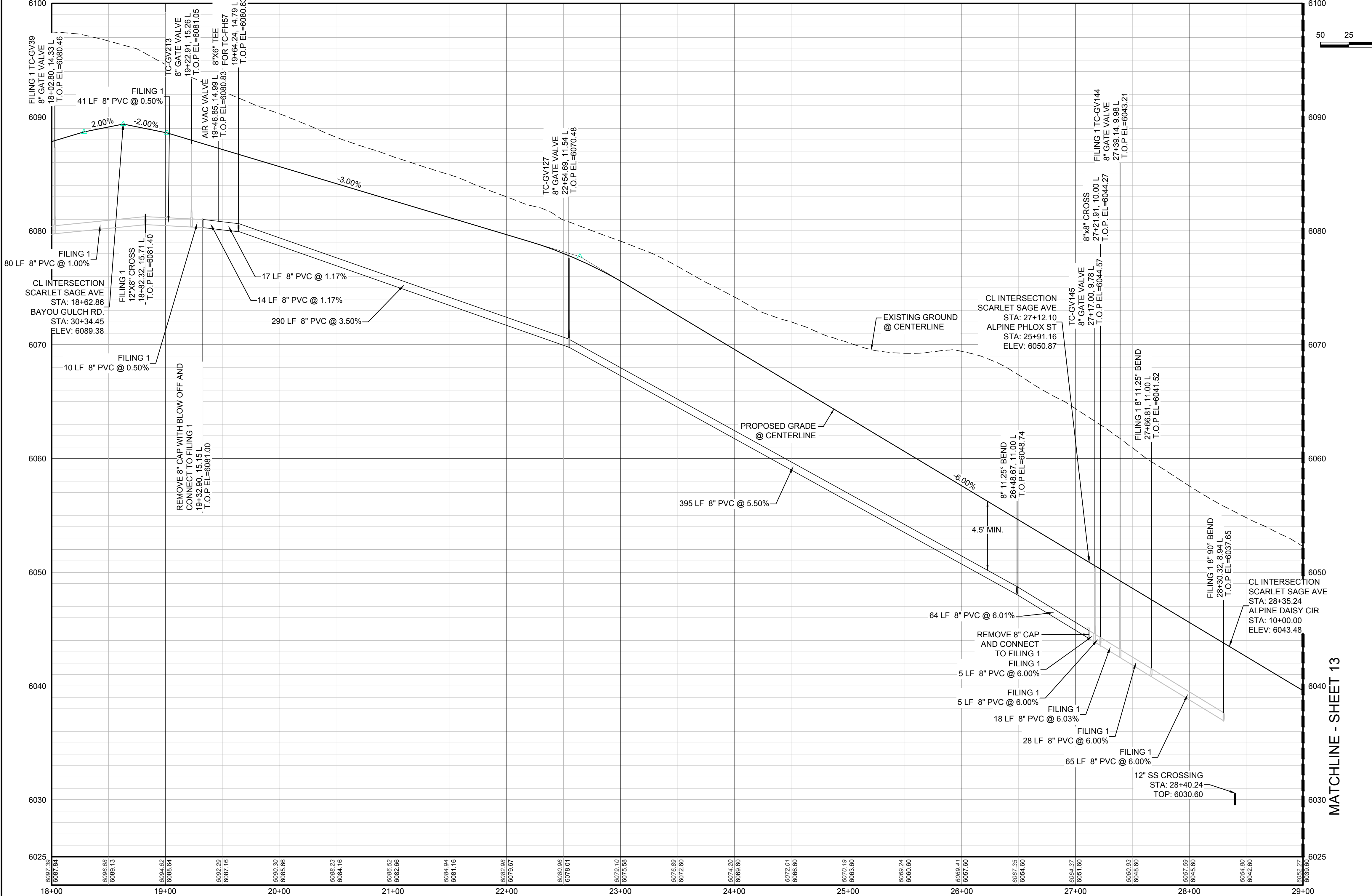
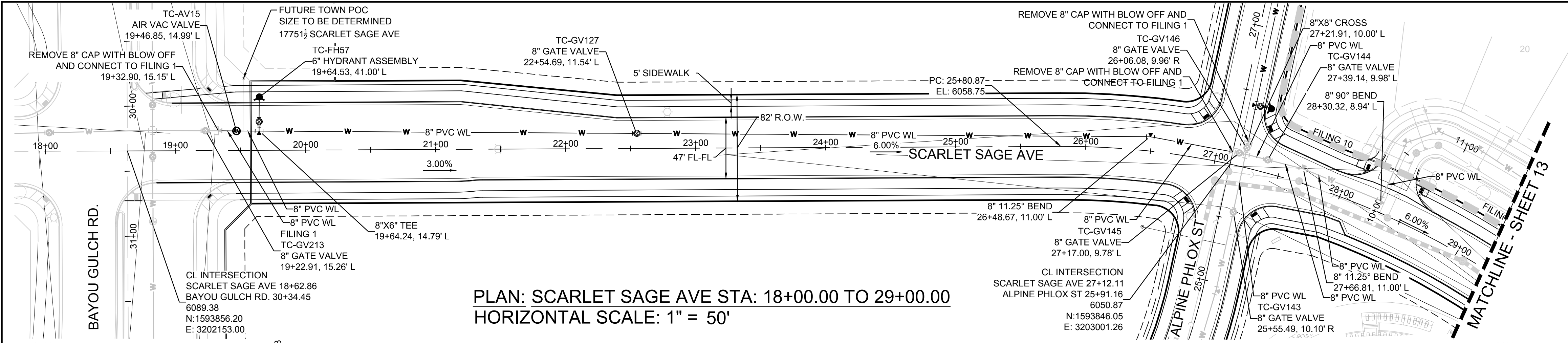
1. Casting Specifications: ASTM A-48 With A Minimum Tensile Strength Of 25 KSI (Class 25)
2. All Casting To Be Dipped in Asphalt Base Paint (Or Approved Equal).
3. No other manhole lids will be accepted without prior approval from the District Engineer.

PARKER WATER & SANITATION DISTRICT			
24" DIAMETER RING AND COVER			
SCALE: NONE	DATE: 2/96		
APPROVED: PVR	01/16 10/16		
DIRECTOR OF ENGINEERING			

2016 REVISION

SHEET 53.9

N:\PROJECTS\SSR\BANCOC\ENGINEERING\SSR\BANCOC\WATER AND SANITATION\WATER PLAN AND PROFILE\9 SCARLET SAGE AVENUE WATER.DWG, BRAHAW, 4/8/2018 3:00 PM

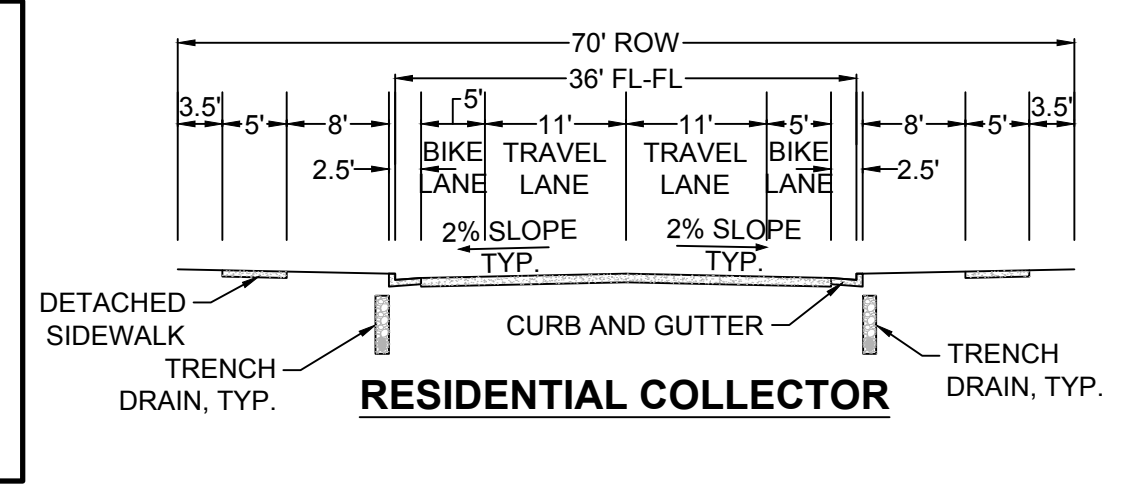


②	BLOCK NUMBER	△	PROPOSED RANGE POINT
Ⓐ	LOT TYPE	---	CENTERLINE
6	LOT NUMBER	---	RIGHT-OF-WAY
⊗	PROPOSED BUTTERFLY VALVE	---	PROPERTY LINE
⌈	PROPOSED CAP WITH END OF LINE BLOW OFF	---	EDGE OF PAVEMENT
⊗	PROPOSED REDUCER	→	PROPOSED DIRECTION OF FLOW
⊗	PROPOSED VALVE	1.0%	PROPOSED SLOPE & DIRECTION
⊗	PROPOSED FIRE HYDRANT	5615	EXISTING 5' CONTOUR
⊗	PROPOSED WL FITTING WITH THRUST BLOCK END SECTION	5616	EXISTING 1' CONTOUR
⊗	PROPOSED FLARED END SECTION	5620	PROPOSED 5' CONTOUR
⊗	PROPOSED LOW POINT BLOW-OFF	5607	PROPOSED 1' CONTOUR
⊗	PROPOSED AIR VALVE	---	PROPOSED STORM DRAIN
⊗	FUTURE PHASE VALVE	---	PROPOSED SEWER LINE WITH MANHOLE
⊗	FUTURE FIRE HYDRANT	---	PROPOSED SEWER LATERAL
⊗	PROPOSED LIGHT POLE	---	PROPOSED WATER LINE
⊗	PROPOSED SIDEWALK	---	PROPOSED WATER LATERAL W/ METER
⊗	PROPOSED SIDEWALK RAMP	---	SECTION LINE
10.00	EXISTING ELEVATION	---	FILING BOUNDARY
10.00	PROPOSED DESIGN ELEVATION	---	EXISTING FIBER OPTIC LINE
⊗	PROPOSED STORM DRAIN INLET	---	EXISTING OVERHEAD POWER
⊗	PROPOSED STORM DRAIN MANHOLE	---	EXISTING TELEPHONE LINE

ABBREVIATIONS			
AD	ANGLE DIFFERENCE	MH	MANHOLE
AV	AIR VAC RELEASE VALVE	N.T.S.	NOT TO SCALE
BVC	BEGIN VERTICAL CURVE	PVC	POLYVINYL CHLORIDE
BVP	BEGIN VERTICAL PROFILE	PVI	PT. OF VERTICAL INTERSECTION
CBO	CAP WITH BLOW OFF	PVT	POINT OF VERTICAL TANGENT
CRR	CURB RETURN RADIUS	RCBC	REINFORCED CONCRETE BOX CULVERT
EL	ELEVATION	RCP	REINFORCED CONCRETE PIPE
EP	EDGE OF PAVEMENT	ROW	RIGHT OF WAY
EVC	END VERTICAL CURVE	SC	SANITARY CAP
EVP	END VERTICAL PROFILE	SD	STORM DRAIN
FG	FINISHED GROUND	SL	SECTION LINE
FL	FIRE HYDRANT	SS	SANITARY SEWER
FL	FLOW LINE	STA	STATION
GV	GATE VALVE	T.O.P.	TOP OF PIPE
HCR	HANDICAP CURB RAMP	UE	UTILITY EASEMENT
HP	HIGH POINT	VC	VERTICAL CURVE
INV	INVERT	WL	WATER LINE
K	CURVATURE COEFFICIENT	W.C.	WATER LINE CONNECTION
LF	LINEAR FEET	WSE	WATER SURFACE ELEVATION

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BRIAN P. WILSON
COLORADO P.E. 0050067

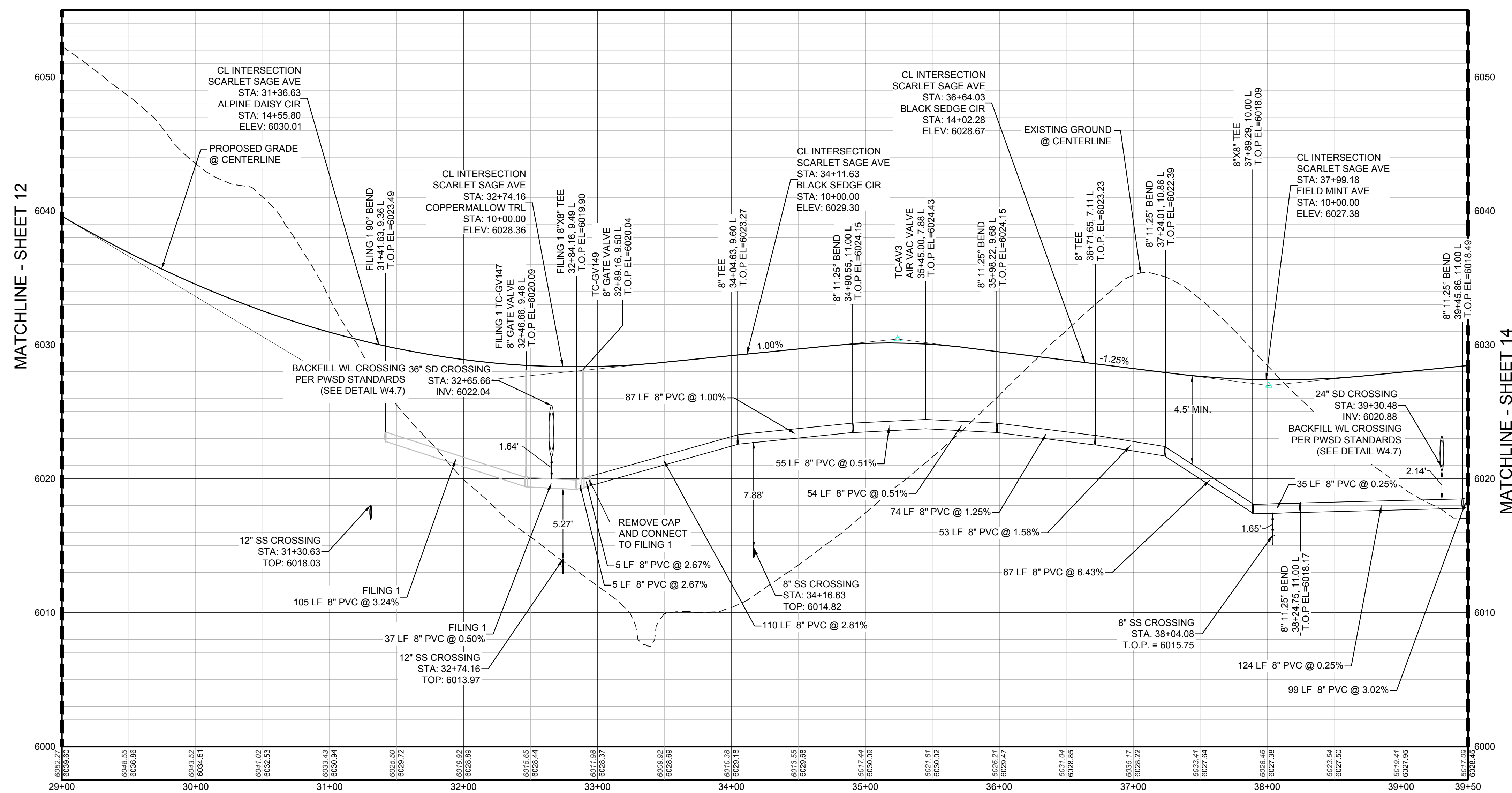
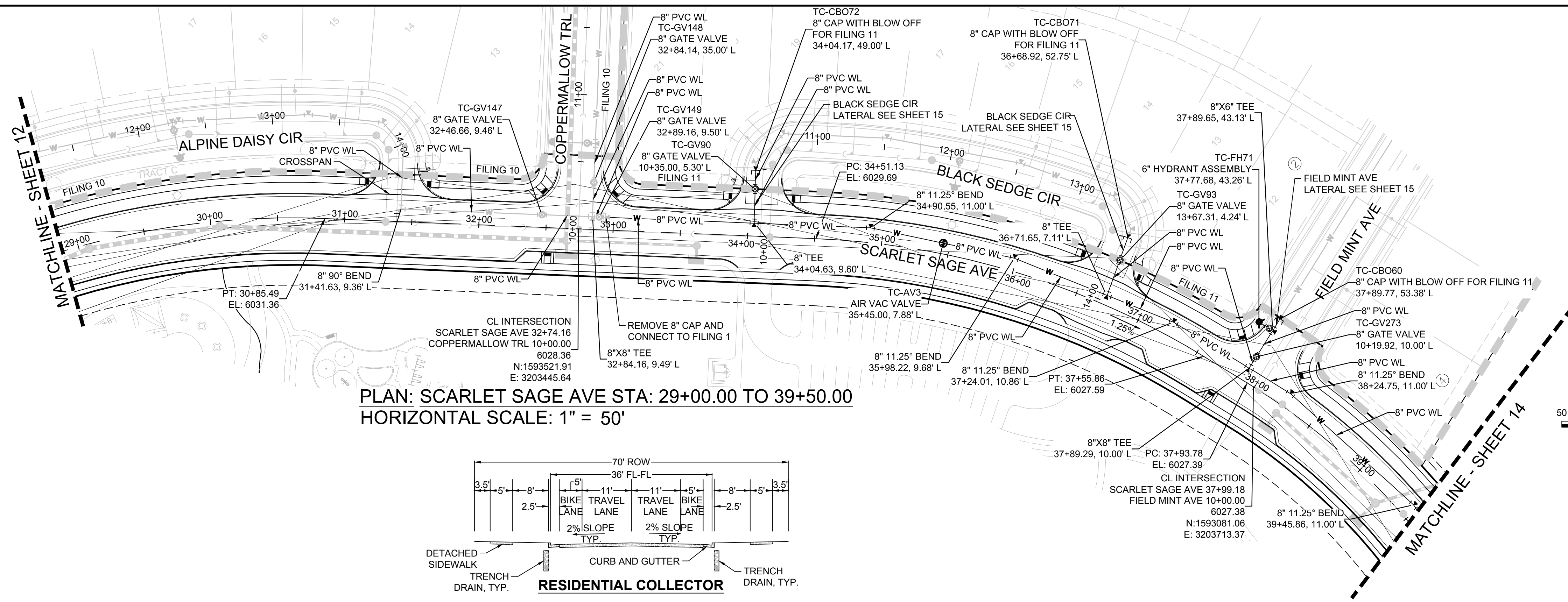


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UTILITY NOTIFICATION
CENTER OF COLORADO

BENCHMARK
THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 9 BEING MONUMENTED AT THE NORTHEAST CORNER OF SAID SECTION 9 BY A 3-1/4" ALUMINUM CAP STAMPED LS 23053 AND AT THE EAST QUARTER CORNER OF SAID SECTION 9 BY A 2-1/2" ALUMINUM CAP STAMPED LS 6935 BEING CONSIDERED TO BEAR SOUTH 00°15'06" EAST, 2648.70 FEET.

BASIS OF BEARINGS:
THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 9 BEING MONUMENTED AT THE NORTHEAST CORNER OF SAID SECTION 9 BY A 3-1/4" ALUMINUM CAP STAMPED LS 23053 AND AT THE EAST QUARTER CORNER OF SAID SECTION 9 BY A 2-1/2" ALUMINUM CAP STAMPED LS 6935 BEING CONSIDERED TO BEAR SOUTH 00°15'06" EAST, 2648.70 FEET.

SHEET NUMBER 12	DRAWN BY: RHR	SCALE: AS SHOWN	TRAILS AT CROWFOOT FILING 9 CONSTRUCTION DRAWINGS WATER PLAN & PROFILE SCARLET SAGE AVENUE	 CVL CONSULTANTS	7353 South Alton Way CENTENNIAL, CO 80112 Tel: (720) 462-9526 Fax: (720) 462-9546	10333 E. Dry Creek Rd. Suite 240 Englewood, CO 80112 Tel: (720) 462-9526 Fax: (720) 462-9546				
	CHECKED BY: JMJ	FILE NO: 8130283701								
	DATE: MAY 2017									



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BENCHMARK
DOUGLAS COUNTY CONTROL POINT KNOWN AS 1.060032, BEING A 3-1/4" ALUMINUM CAP, BEING LOCATED IN THE SOUTHWEST QUARTER OF SECTION 33, TOWNSHIP 6 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, HAVING A PUBLISHED ELEVATION OF 1799.2870 METERS (5903.13 FEET) NAVD '88 DATUM.

BASIS OF BEARINGS:
THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 9 BEING MONUMENTED AT THE NORTHEAST CORNER OF SAID SECTION 9 BY A 3-1/4" ALUMINUM CAP STAMPED LS 23053 AND AT THE EAST QUARTER CORNER OF SAID SECTION 9 BY A 2-1/2" ALUMINUM CAP STAMPED LS 6935 BEING CONSIDERED TO BEAR SOUTH 00°15'06" EAST, 2648.70 FEET.

PREPARED UNDER THE
SUPERVISION OF



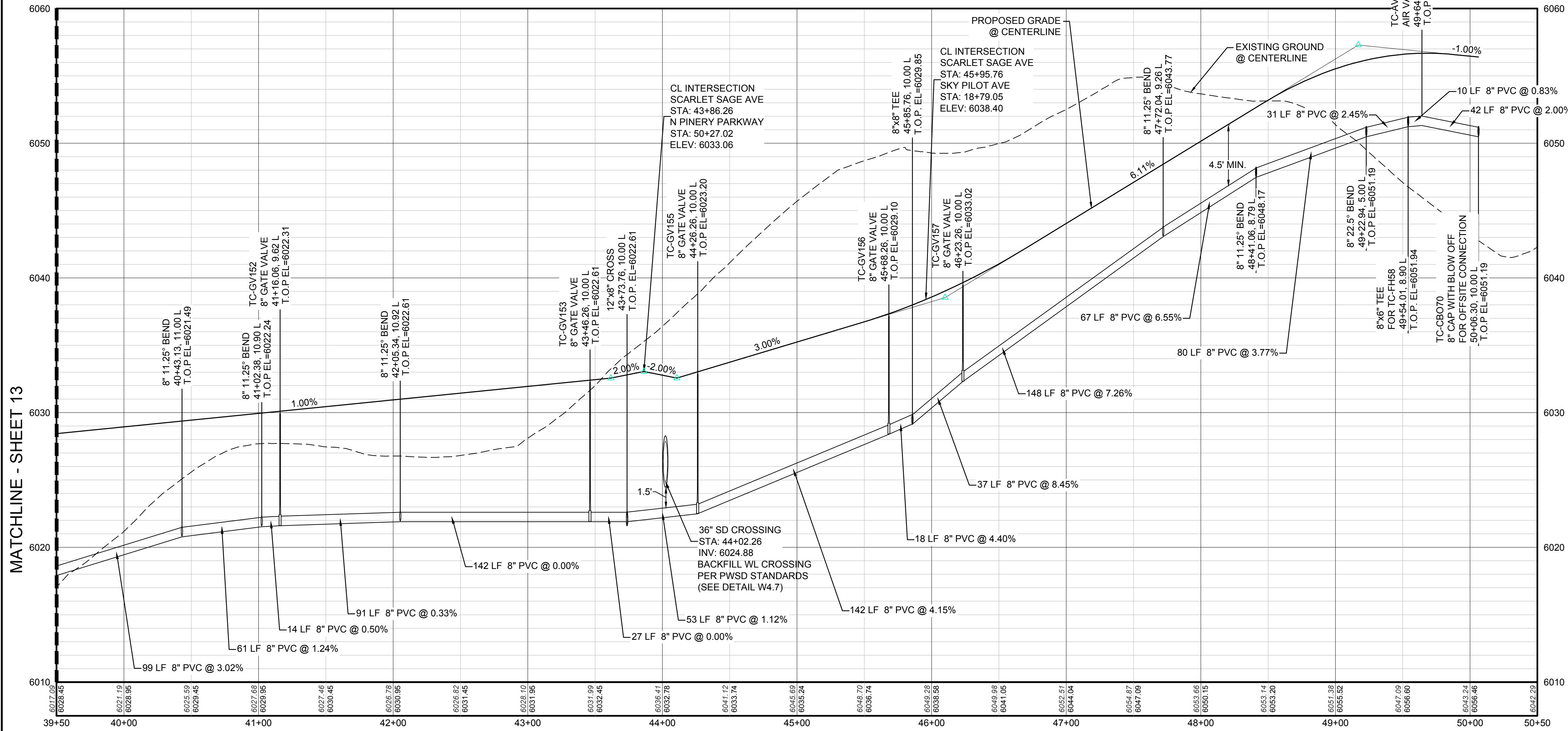
BRIAN P. WILSON
COLORADO P.E. 0050067

N:\PROJECTS\SSR\BANCROFT\ENGINEERING\SSR\BANCROFT\WATER AND SANITATION\WATER PLAN AND PROFILE\9 SCARLET SAGE AVENUE WATER.DWG, BRAHAW, 4/8/2018 3:43 PM

MATCHLINE - SHEET 13



CALL 811
TWO WORKING DAYS
BEFORE YOU DIG
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PROFILE: SCARLET SAGE AVE STA: 39+50.00 TO 50+50.00
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 5'

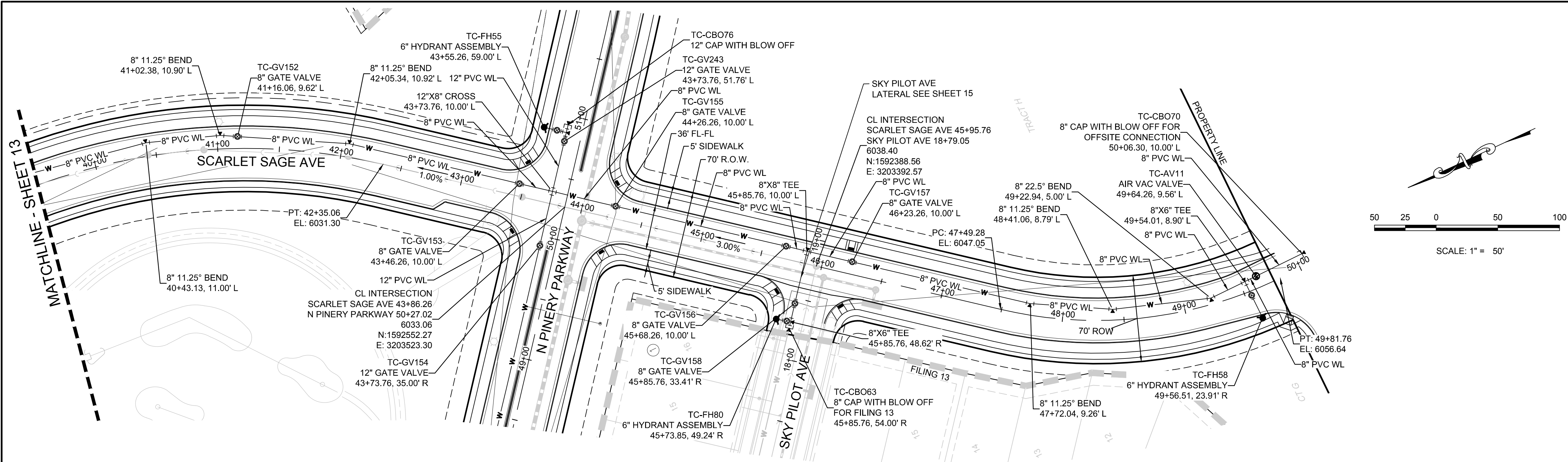
BENCHMARK
DOUGLAS COUNTY CONTROL POINT KNOWN AS 1.060032, BEING A 3-1/4" ALUMINUM CAP, BEING LOCATED IN THE SOUTHWEST QUARTER OF SECTION 33, TOWNSHIP 6 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, HAVING A PUBLISHED ELEVATION OF 1799.2870 METERS (5903.13 FEET) NAVD '88 DATUM.

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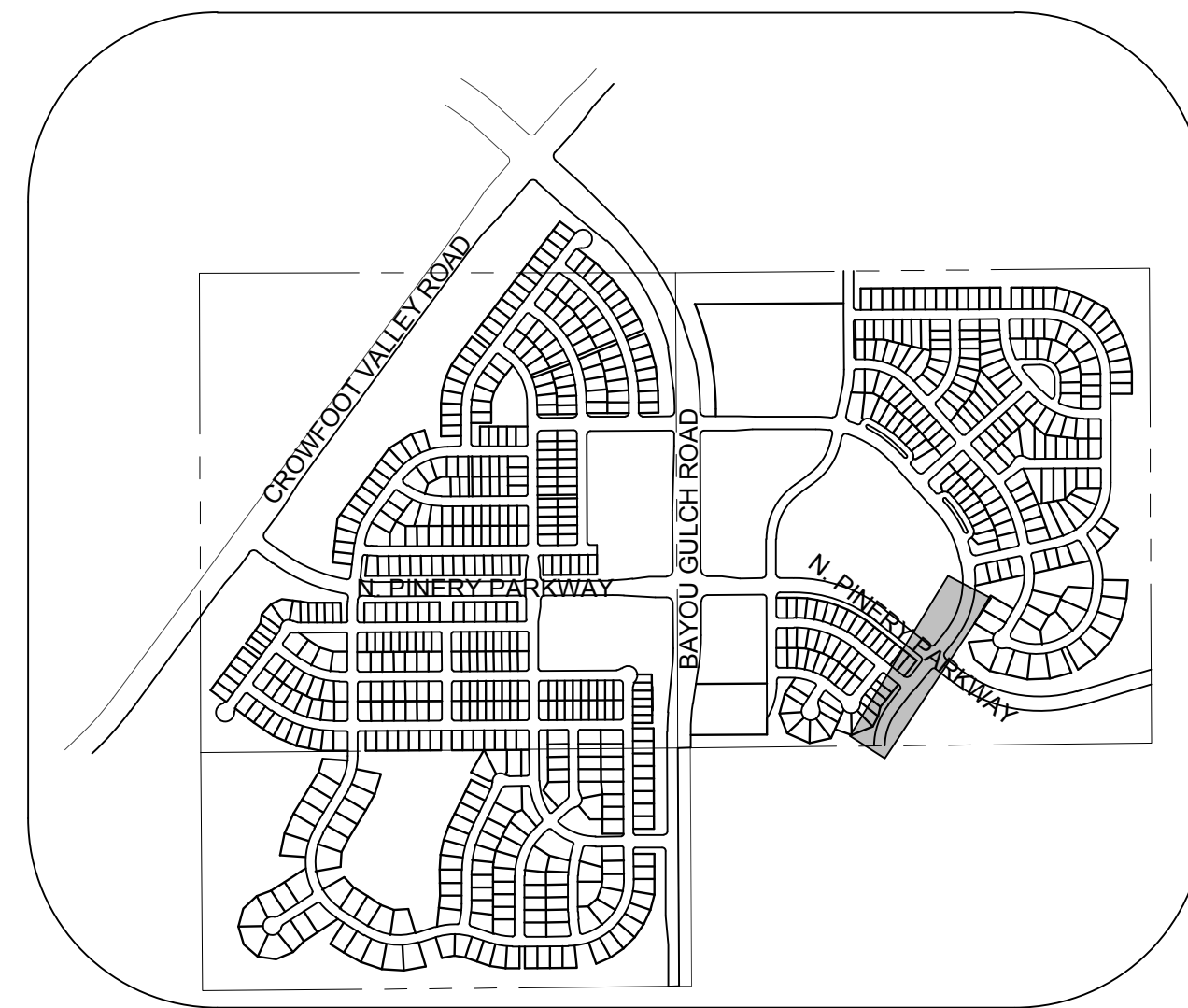
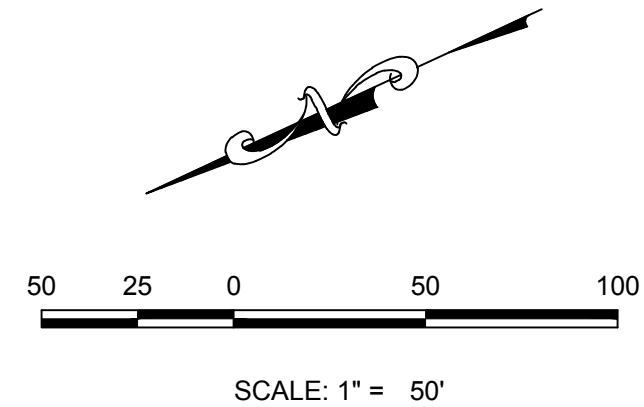
PREPARED UNDER THE SUPERVISION OF



BRIAN P. WILSON
COLORADO P.E. 0050067



PLAN: SCARLET SAGE AVE STA: 39+50.00 TO 50+50.00
HORIZONTAL SCALE: 1" = 50'



KEYMAP
N.T.S.

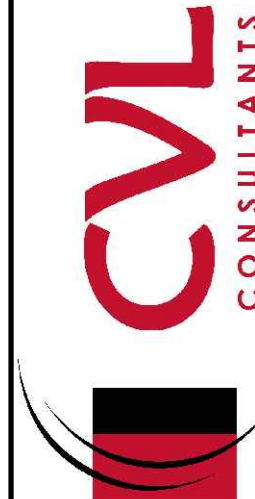
LEGEND

- | | | | |
|-------|---------------------------------------|------|----------------------------------|
| ② | BLOCK NUMBER | △ | PROPOSED RANGE POINT |
| Ⓐ | LOT TYPE | --- | CENTERLINE |
| 6 | LOT NUMBER | --- | RIGHT-OF-WAY |
| ⊕ | PROPOSED BUTTERFLY VALVE | --- | PROPERTY LINE |
| ⌋ | PROPOSED CAP WITH END OF LINE BLOWOFF | --- | EDGE OF PAVEMENT |
| ⊗ | PROPOSED REDUCER | → | PROPOSED DIRECTION OF FLOW |
| ⊕ | PROPOSED VALVE | 1.0% | PROPOSED SLOPE & DIRECTION |
| ⊕ | PROPOSED FIRE HYDRANT | --- | EXISTING 5' CONTOUR |
| ⊕ | PROPOSED WL FITTING WITH THRUST BLOCK | --- | EXISTING 1' CONTOUR |
| ⊕ | PROPOSED FLARED END SECTION | --- | PROPOSED 5' CONTOUR |
| ⊕ | PROPOSED LOW POINT BLOW-OFF | --- | PROPOSED 1' CONTOUR |
| ⊕ | PROPOSED AIR VALVE | --- | PROPOSED STORM DRAIN |
| ⊕ | FUTURE PHASE VALVE | --- | PROPOSED SEWER LINE WITH MANHOLE |
| ⊕ | PROPOSED FIRE HYDRANT | --- | PROPOSED SEWER LATERAL |
| ⊕ | PROPOSED LIGHT POLE | --- | PROPOSED WATER LINE |
| ⊕ | PROPOSED SIDEWALK | --- | PROPOSED WATER LATERAL W/ METER |
| ⊕ | PROPOSED SIDEWALK RAMP | --- | SECTION LINE |
| 10.00 | EXISTING ELEVATION | --- | FILING BOUNDARY |
| 10.00 | PROPOSED DESIGN ELEVATION | --- | EXISTING FIBER OPTIC LINE |
| ⊕ | PROPOSED STORM DRAIN INLET | --- | EXISTING OVERHEAD POWER |
| ⊕ | PROPOSED STORM DRAIN MANHOLE | --- | EXISTING TELEPHONE LINE |

ABBREVIATIONS

- | | | | |
|-----|------------------------|--------|---------------------------------|
| AD | ANGLE DIFFERENCE | MH | MANHOLE |
| AV | AIR VAC RELEASE VALVE | N.T.S. | NOT TO SCALE |
| BVC | BEGIN VERTICAL CURVE | PVC | POLYVINYL CHLORIDE |
| BVP | BEGIN VERTICAL PROFILE | PVI | PT. OF VERTICAL INTERSECTION |
| CBO | CAP WITH BLOW OFF | PVT | POINT OF VERTICAL TANGENT |
| CRR | CURB RETURN RADIUS | RCBC | REINFORCED CONCRETE BOX CULVERT |
| EL | ELEVATION | RCP | REINFORCED CONCRETE PIPE |
| EP | EDGE OF PAVEMENT | ROW | RIGHT OF WAY |
| EVC | END VERTICAL CURVE | SC | SANITARY CAP |
| EVP | END VERTICAL PROFILE | SD | STORM DRAIN |
| FG | FINISHED GROUND | SL | SECTION LINE |
| FI | FIRE HYDRANT | SS | SANITARY SEWER |
| FL | FLOW LINE | STA | STATION |
| GV | GATE VALVE | T.O.P. | TOP OF PIPE |
| HCR | HANDICAP CURB RAMP | UE | UTILITY EASEMENT |
| HP | HIGH POINT | VC | VERTICAL CURVE |
| INV | INVERT | WL | WATER LINE |
| K | CURVATURE COEFFICIENT | WLC | WATER LINE CONNECTION |
| LF | LINEAR FEET | WSE | WATER SURFACE ELEVATION |

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Fax: (720) 482-9548



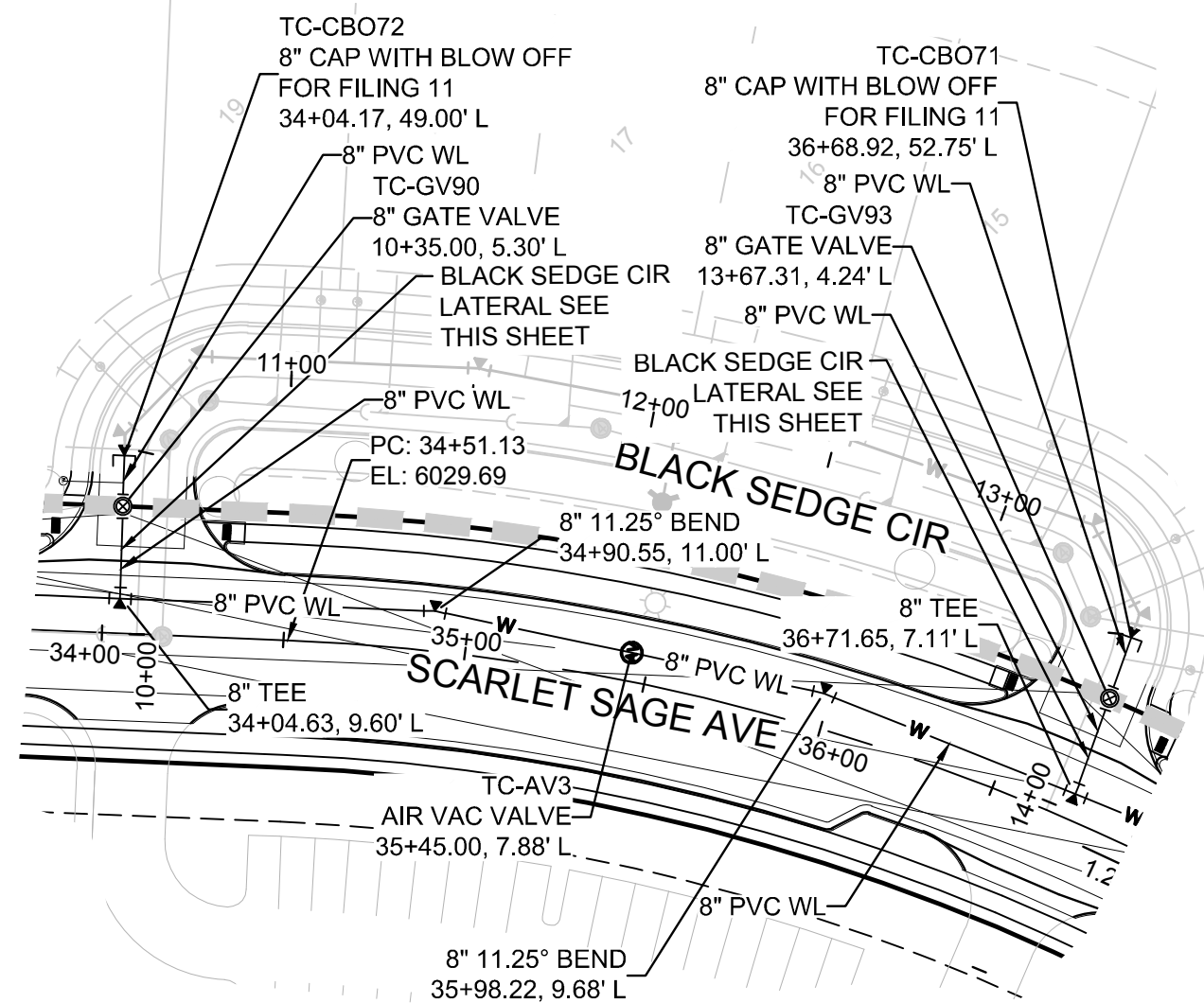
HR 935 LLC
7353 South Alton Way
CENTENNIAL, CO 80112

TRAILS AT CROWFOOT
FILING 9 CONSTRUCTION DRAWINGS
WATER PLAN & PROFILE
SCARLET SAGE AVENUE

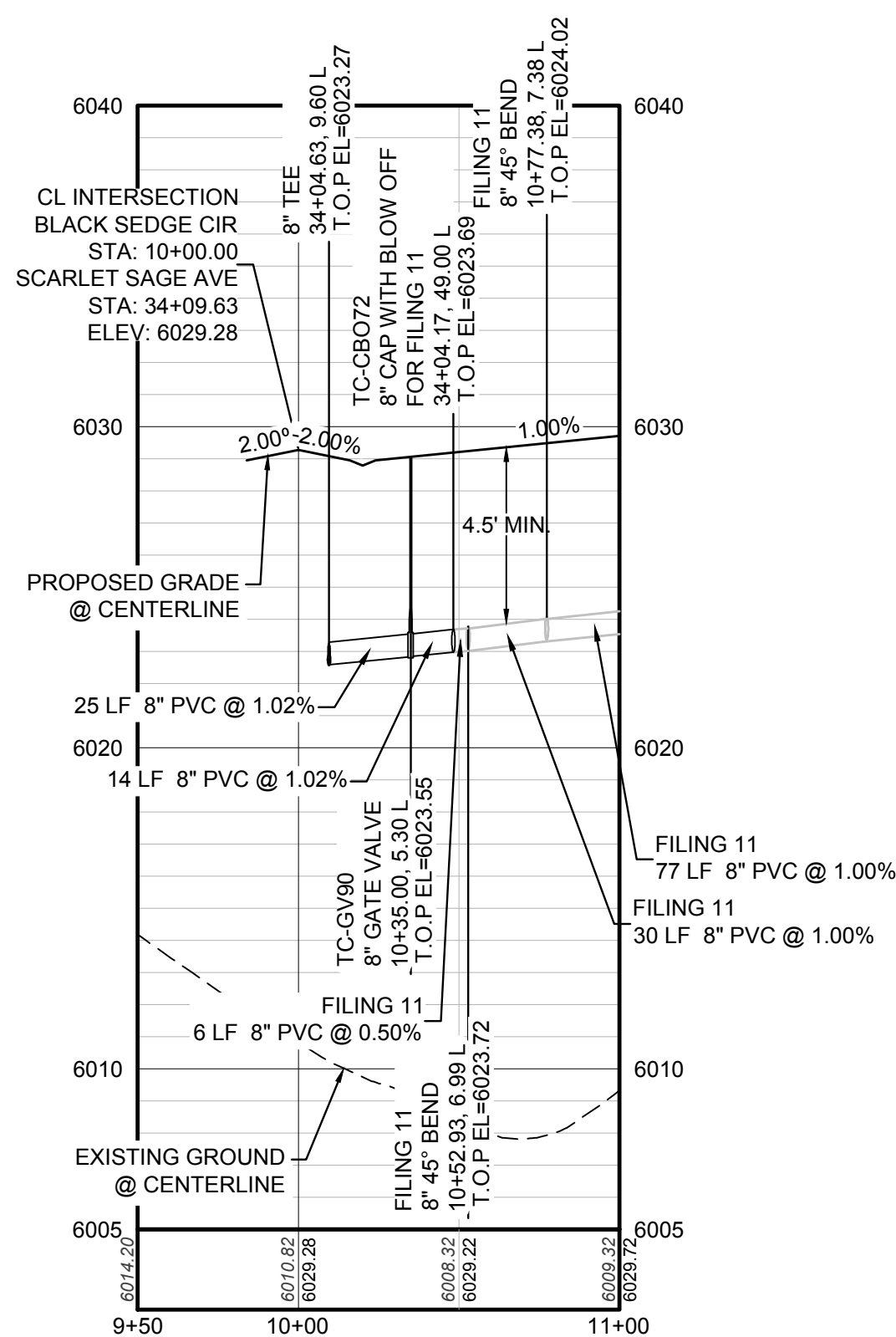
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DRAWN BY:	RHR
CHECKED BY:	JU
DATE:	MAY 2017

SHEET NUMBER
14

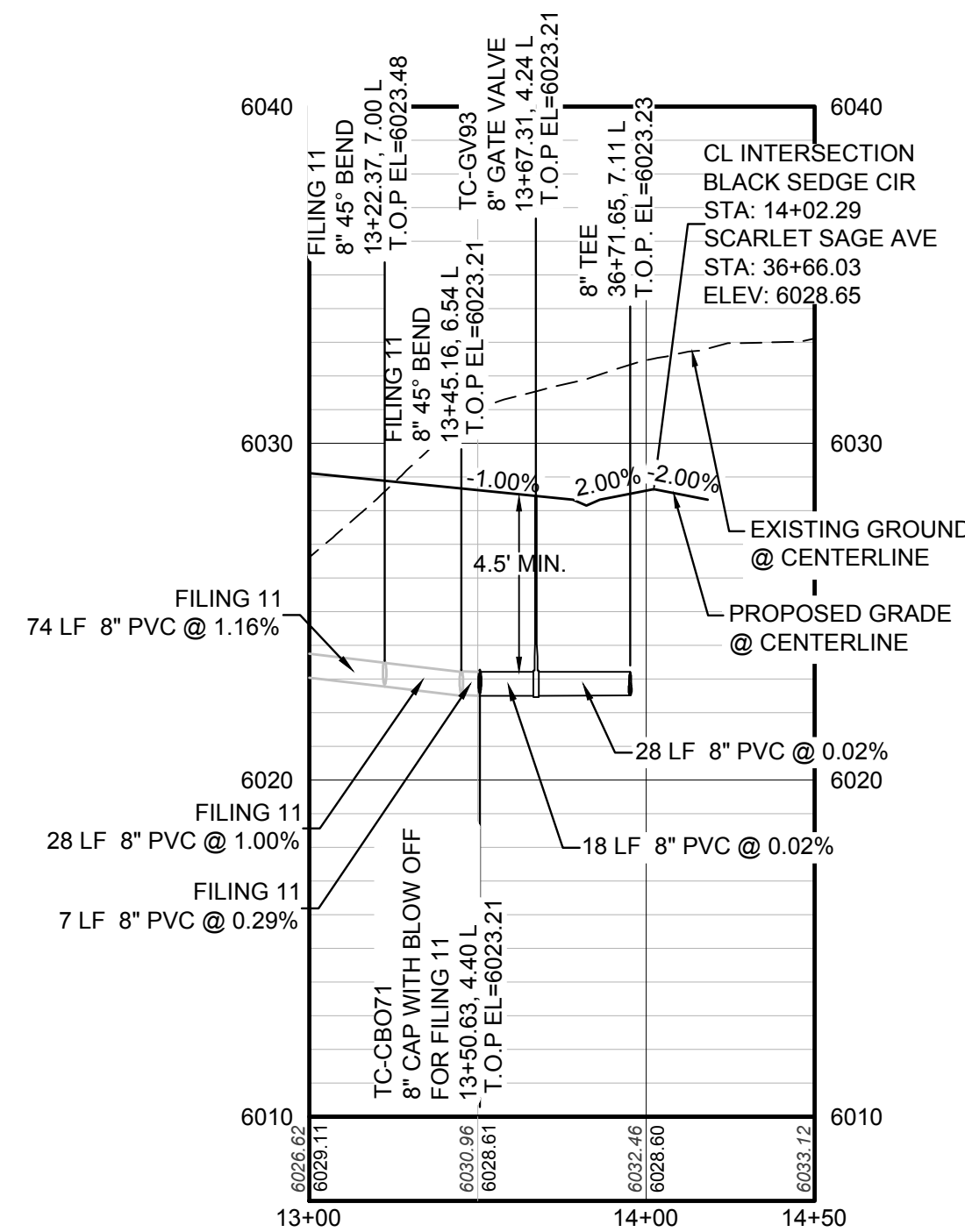
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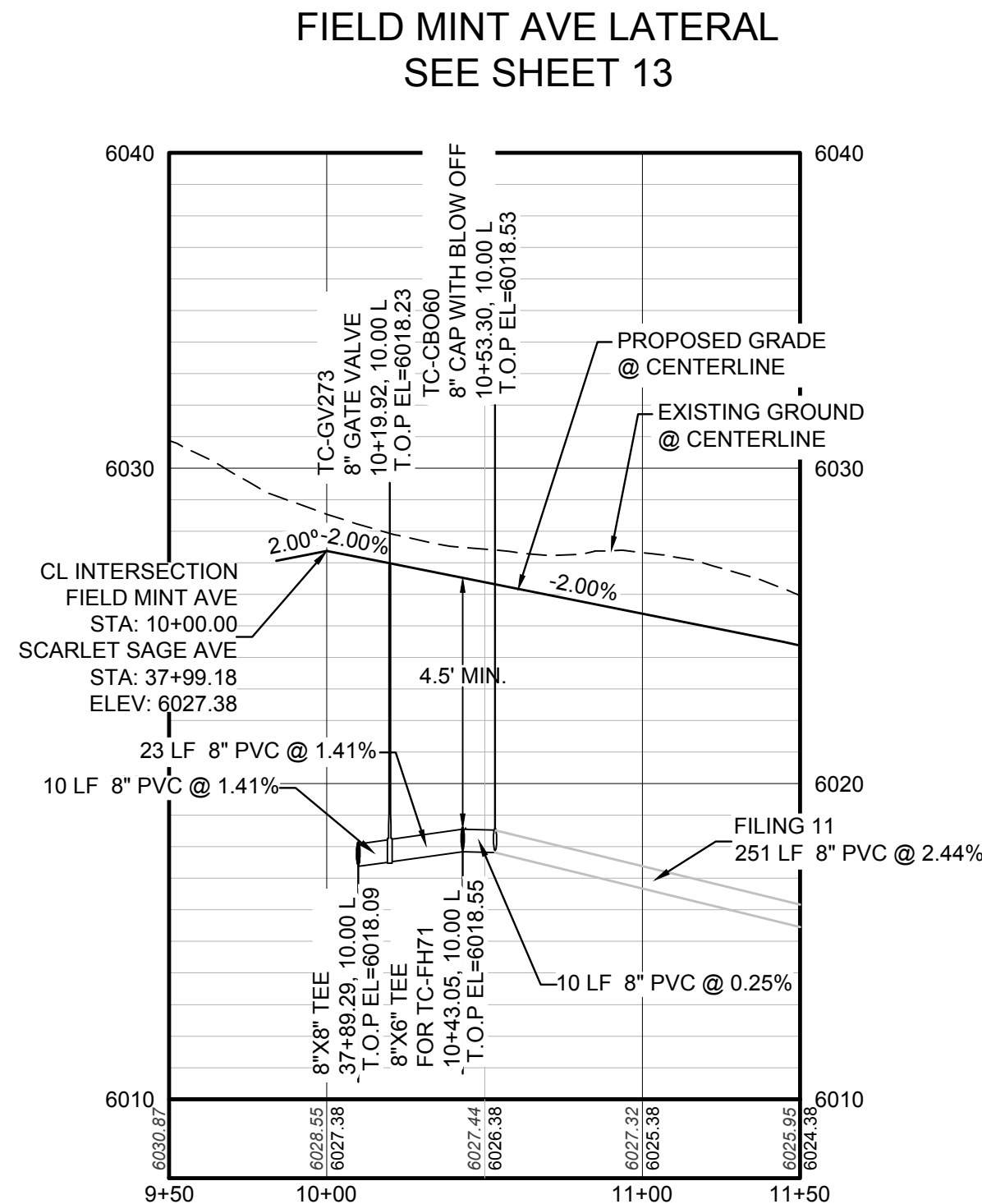
PLAN: BLACK SEDGE CIR STA: 10+00.00 TO 14+00.00
HORIZONTAL SCALE: 1" = 50'



PROFILE: BLACK SEDGE CIR STA: 9+50.00 TO 11+00.00
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 5'

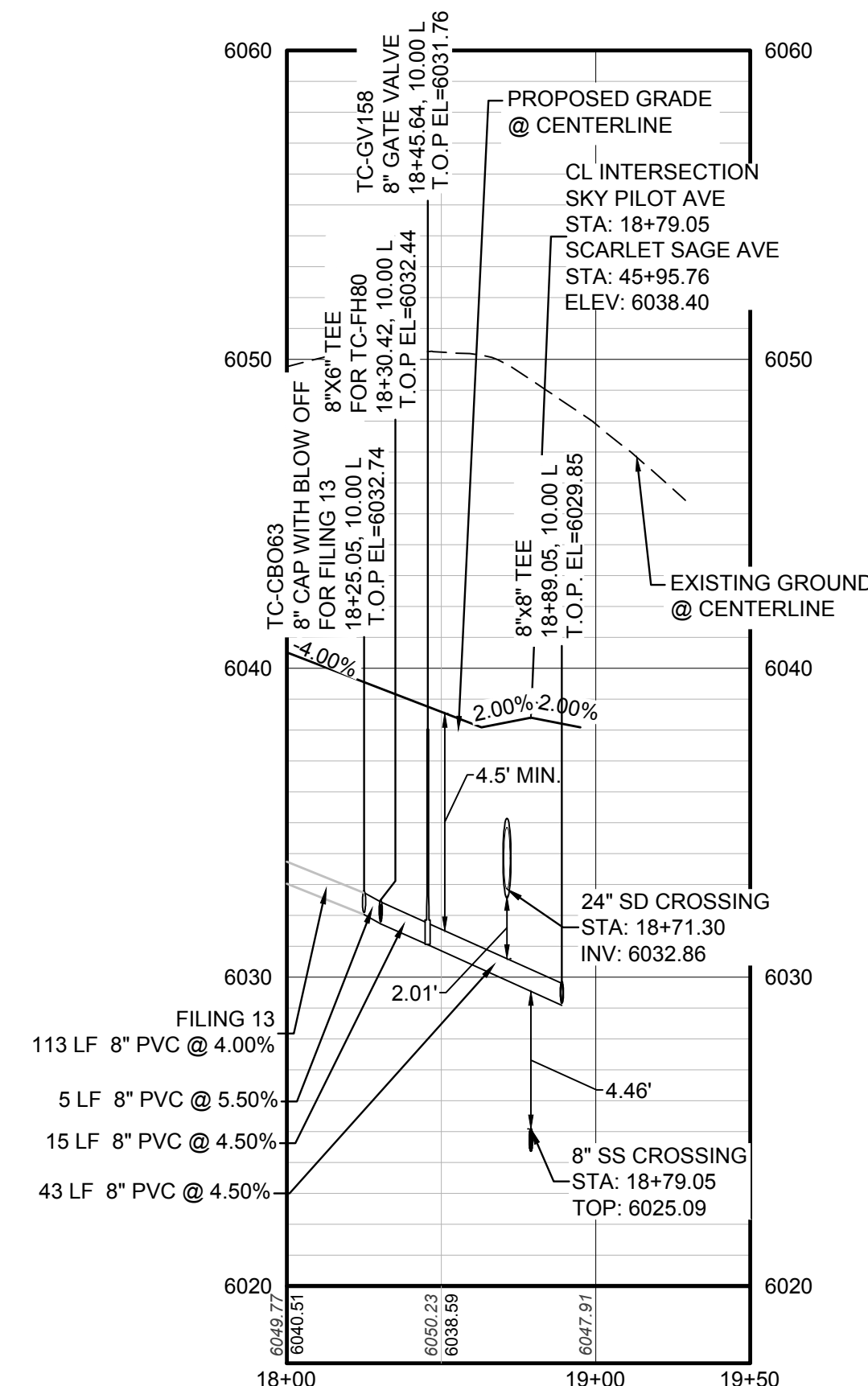


PROFILE: BLACK SEDGE CIR STA: 13+00.00 TO 14+50.00
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 5'

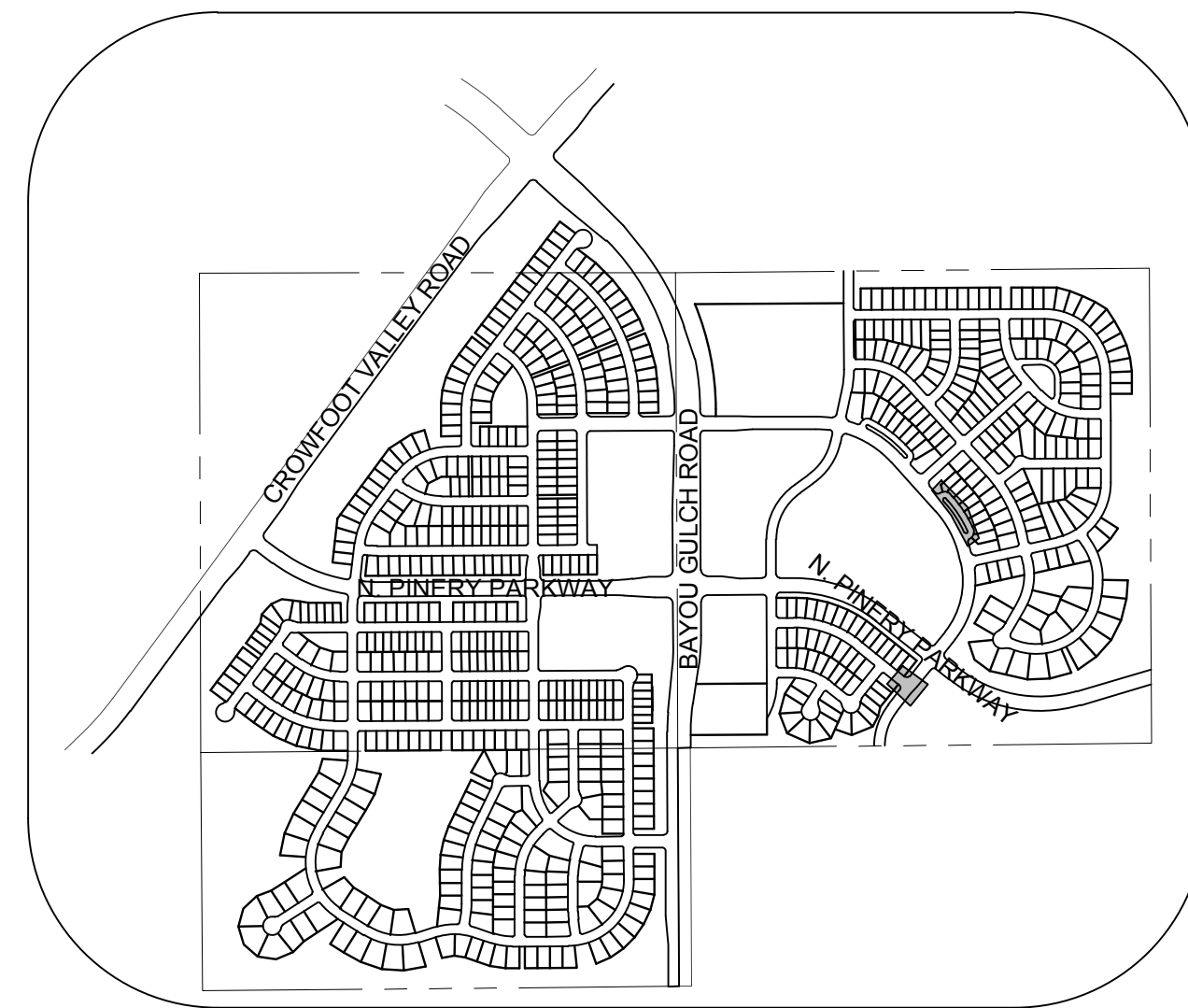


PROFILE: FIELD MINT AVE STA: 9+50.00 TO 11+50.00
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 5'

SKY PILOT AVE LATERAL
SEE SHEET 14



PROFILE: SKY PILOT AVE STA: 18+00.00 TO 19+50.00
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 5'



KEYMAP
N.T.S.

LEGEND

②	BLOCK NUMBER	△	PROPOSED RANGE POINT
Ⓐ	LOT TYPE	---	CENTERLINE
6	LOT NUMBER	---	RIGHT-OF-WAY
⊗	PROPOSED BUTTERFLY VALVE	---	PROPERTY LINE
⌋	PROPOSED CAP WITH END OF LINE BLOWOFF	---	EDGE OF PAVEMENT
⌋	PROPOSED REDUCER	→	PROPOSED DIRECTION OF FLOW
⊗	PROPOSED VALVE	1.0%	PROPOSED SLOPE & DIRECTION
⊗	PROPOSED FIRE HYDRANT	---	EXISTING 5' CONTOUR
⊗	PROPOSED WL FITTING WITH THRUST BLOCK	---	EXISTING 1' CONTOUR
⊗	PROPOSED FLARED END SECTION	---	PROPOSED 5' CONTOUR
⊗	PROPOSED LOW POINT BLOW-OFF	---	PROPOSED 1' CONTOUR
⊗	PROPOSED AIR VALVE	---	PROPOSED STORM DRAIN
⊗	FUTURE PHASE VALVE	---	PROPOSED SEWER LINE WITH MANHOLE
⊗	FUTURE FIRE HYDRANT	---	PROPOSED SEWER LATERAL
⊗	PROPOSED LIGHT POLE	---	PROPOSED WATER LINE
⊗	PROPOSED SIDEWALK	---	PROPOSED WATER LATERAL W/ METER
⊗	PROPOSED SIDEWALK RAMP	---	SECTION LINE
10.00	EXISTING ELEVATION	---	FILING BOUNDARY
10.00	PROPOSED DESIGN ELEVATION	---	EXISTING FIBER
⊗	PROPOSED STORM DRAIN INLET	---	EXISTING OVERHEAD POWER
⊗	PROPOSED STORM DRAIN MANHOLE	---	EXISTING TELEPHONE LINE

ABBREVIATIONS

AD	ANGLE DIFFERENCE	MH	MANHOLE
AV	AIR VAC RELEASE VALVE	N.T.S.	NOT TO SCALE
BVC	BEGIN VERTICAL CURVE	PVC	POLYVINYL CHLORIDE
BVP	BEGIN VERTICAL PROFILE	PVI	PT. OF VERTICAL INTERSECTION
CBO	CAP WITH BLOW OFF	PVT	POINT OF VERTICAL TANGENT
CRR	CURB RETURN RADIUS	RCBC	REINFORCED CONCRETE BOX CULVERT
EL	ELEVATION	RCP	REINFORCED CONCRETE PIPE
EP	EDGE OF PAVEMENT	ROW	RIGHT OF WAY
EVC	END VERTICAL CURVE	SC	SANITARY CAP
EVP	END VERTICAL PROFILE	SD	STORM DRAIN
FG	FINISHED GROUND	SL	SECTION LINE
FI	FIRE HYDRANT	SS	SANITARY SEWER
FL	FLOW LINE	STA	STATION
GV	GATE VALVE	T.O.P.	TOP OF PIPE
HCR	HANDICAP CURB RAMP	UE	UTILITY EASEMENT
HP	HIGH POINT	VC	VERTICAL CURVE
INV	INVERT	WL	WATER LINE
K	CURVATURE COEFFICIENT	WLC	WATER LINE CONNECTION
LF	LINEAR FEET	WSE	WATER SURFACE ELEVATION

BENCHMARK
DOUGLAS COUNTY CONTROL POINT KNOWN AS 1.060032, BEING A 3-1/4" ALUMINUM CAP, BEING LOCATED IN THE SOUTHWEST QUARTER OF SECTION 33, TOWNSHIP 6 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, HAVING A PUBLISHED ELEVATION OF 1799.2870 METERS (5903.13 FEET) NAVD '88 DATUM.

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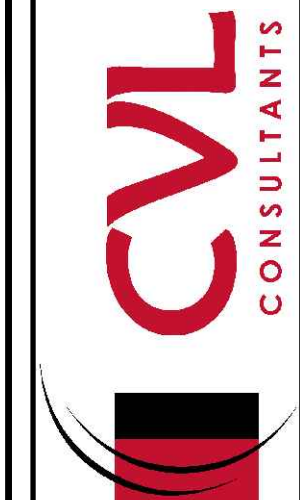
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BRIAN P. WILSON
COLORADO P.E. 0050067

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UTILITY NOTIFICATION
CENTER OF COLORADO

SHEET NUMBER 15	DRAWN BY: RHR	SCALE: AS SHOWN	TRAILS AT CROWFOOT FILING 9 CONSTRUCTION DRAWINGS WATER PLAN & PROFILE SCARLET SAGE AVENUE LATERALS	 HR 935 LLC 7353 South Alton Way CENTENNIAL, CO 80112	 CVL CONSULTANTS	10333 E. Dry Creek Rd. Suite 240 Englewood, CO 80112 Tel: (720) 462-9526 Fax: (720) 462-9546						
	CHECKED BY: JLJ	FILE NO: 8130283701										
	DATE: MAY 2017											

10333 E. Dry Creek Rd.
Suite 110
Englewood, CO 80110
Tel: (720) 482-9526
Fax: (720) 482-9546



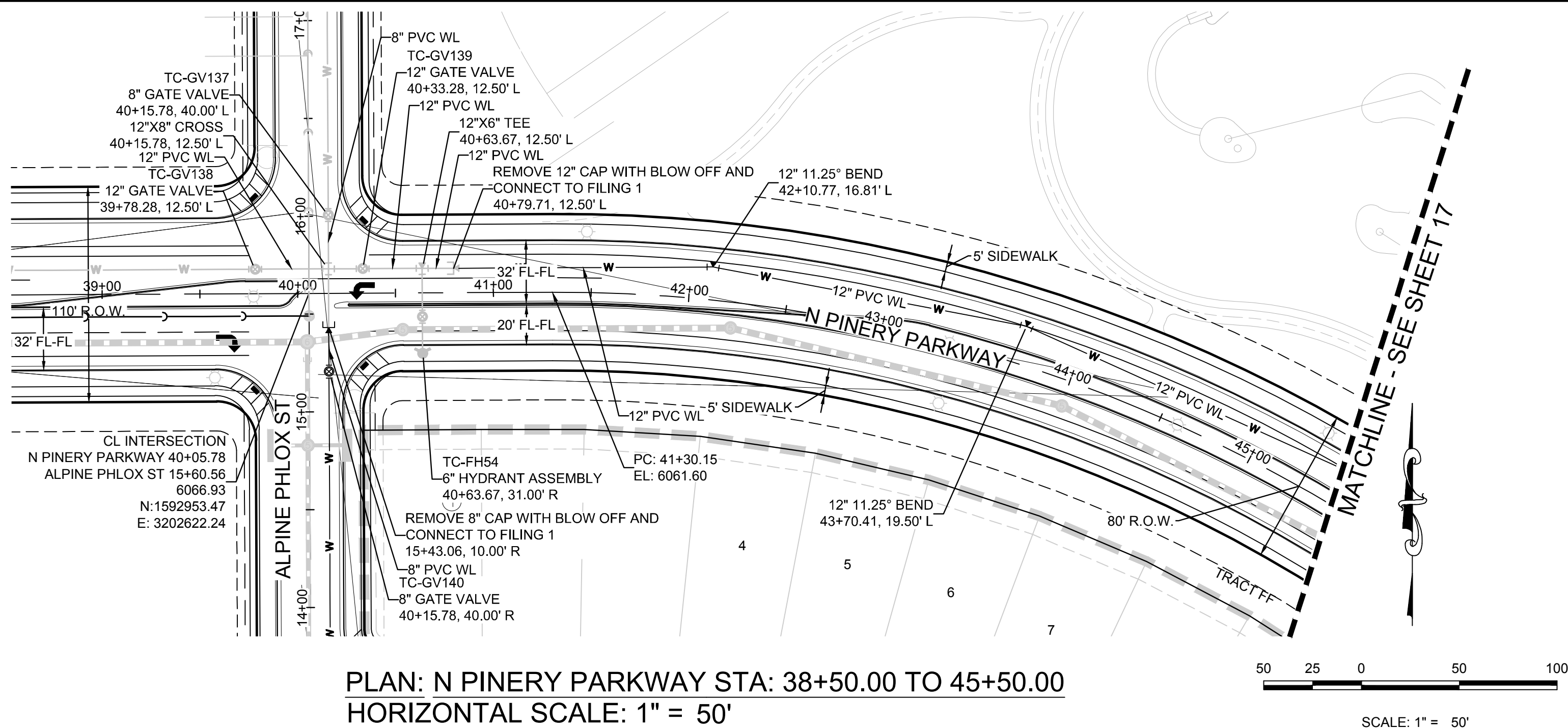
HR 935 LLC
7353 South Alton Way
CENTENNIAL, CO 80112

TRAILS AT CROWFOOT
FILING 9 CONSTRUCTION DRAWINGS
WATER PLAN & PROFILE
SCARLET SAGE AVENUE LATERALS

N:\PROJECTS\SSR\BANCROFT\ENGINEERING\SSR\BANCROFT\WATER AND SANITATION\WATER PLAN AND PROFILE\NORTH PINERY PARKWAY WATER.DWG, BRIANNY, 4/8/2018 3:49 PM



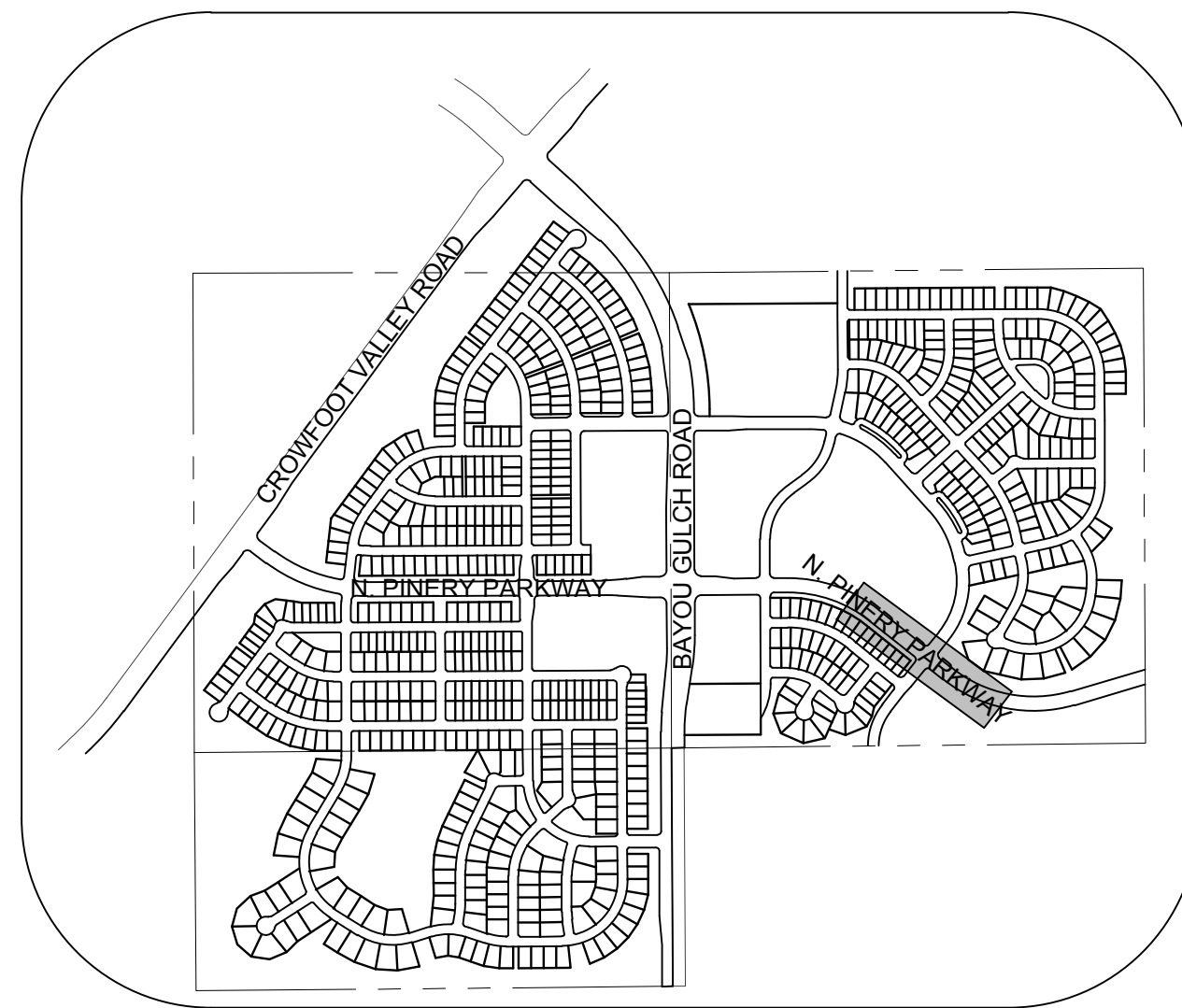
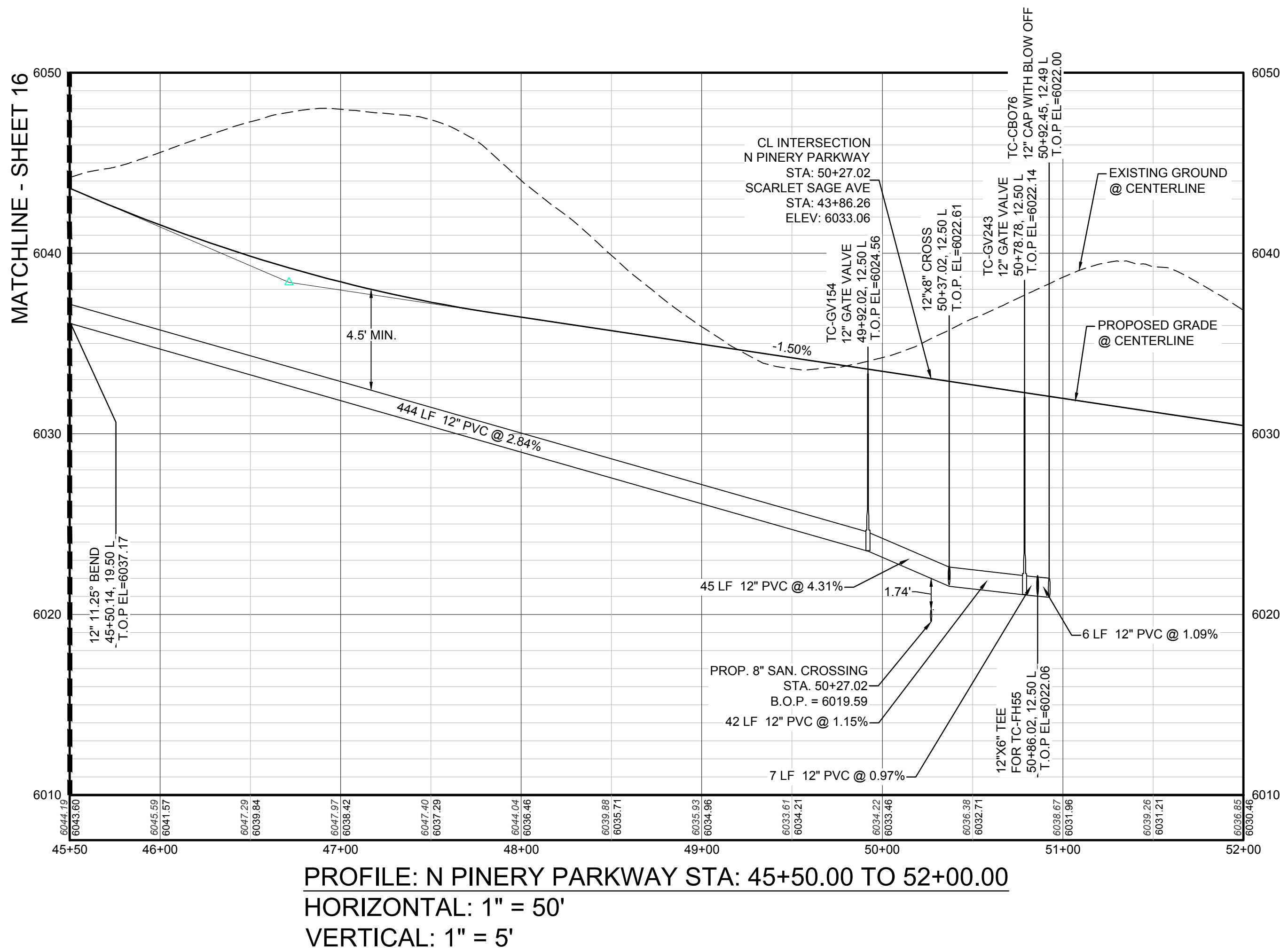
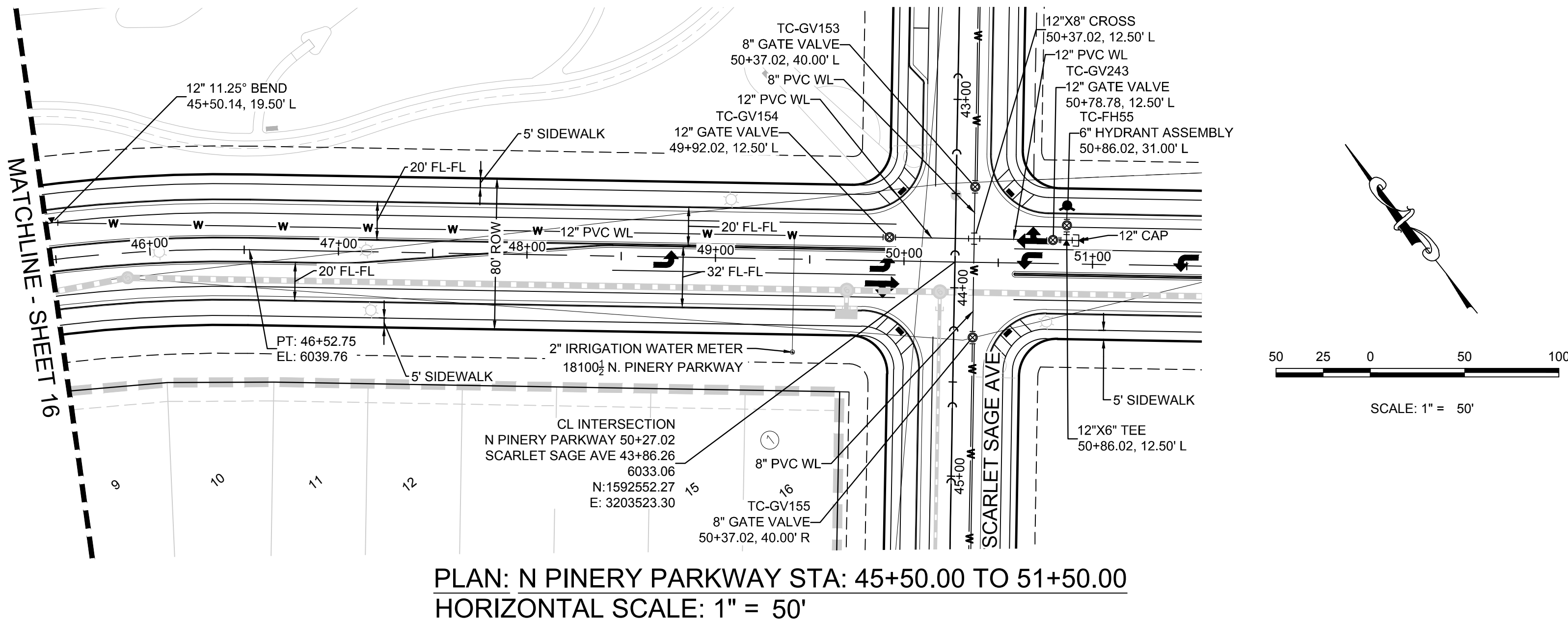
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UTILITY NOTIFICATION
CENTER OF COLORADO



KEYMAP N.T.S. LEGEND

②	BLOCK NUMBER	△	PROPOSED RANGE POINT
Ⓐ	LOT TYPE	---	CENTERLINE
6	LOT NUMBER	---	RIGHT-OF-WAY
⊗	PROPOSED BUTTERFLY VALVE	---	PROPERTY LINE
⌈	PROPOSED CAP WITH END OF LINE BLOWOFF	---	EDGE OF PAVEMENT
⌋	PROPOSED REDUCER	→	PROPOSED DIRECTION OF FLOW
⊗	PROPOSED VALVE	1.0%	PROPOSED SLOPE & DIRECTION
⊗	PROPOSED FIRE HYDRANT	5615	EXISTING 5' CONTOUR
⊗	PROPOSED WL FITTING WITH THRUST BLOCK	5616	EXISTING 1' CONTOUR
⌋	PROPOSED FLARED END SECTION	5620	PROPOSED 5' CONTOUR
⊗	PROPOSED LOW POINT BLOW-OFF	5607	PROPOSED 1' CONTOUR
⊗	PROPOSED AIR VALVE	---	PROPOSED STORM DRAIN
⊗	FUTURE PHASE VALVE	---	PROPOSED SEWER LINE WITH MANHOLE
⊗	FUTURE FIRE HYDRANT	---	PROPOSED SEWER LATERAL
⊗	PROPOSED LIGHT POLE	---	PROPOSED WATER LINE
⊗	PROPOSED SIDEWALK RAMP	---	PROPOSED WATER LATERAL W/ METER
10.00	EXISTING ELEVATION	---	SECTION LINE
10.00	PROPOSED DESIGN ELEVATION	---	FILING BOUNDARY
⊗	PROPOSED STORM DRAIN INLET	---	EXISTING FIBER OPTIC LINE
⊗	PROPOSED STORM DRAIN MANHOLE	---	EXISTING OVERHEAD POWER
		---	EXISTING TELEPHONE LINE

ABBREVIATIONS

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AV	AIR VAC RELEASE VALVE	N.T.S.	NOT TO SCALE
BVC	BEGIN VERTICAL CURVE	PVC	POLYVINYL CHLORIDE
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CBO	CAP WITH BLOW OFF	PVT	POINT OF VERTICAL TANGENT
CRR	CURB RETURN RADIUS	RCBC	REINFORCED CONCRETE BOX CULVERT
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EP	EDGE OF PAVEMENT	ROW	RIGHT OF WAY
EVC	END VERTICAL CURVE	SC	SANITARY CAP
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FG	FINISHED GROUND	SL	SECTION LINE
FH	FIRE HYDRANT	SS	SANITARY SEWER
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GV	GATE VALVE	T.O.P.	TOP OF PIPE
HCR	HANDICAP CURB RAMP	UE	UTILITY EASEMENT
HP	HIGH POINT	VC	VERTICAL CURVE
INV	INVERT	WL	WATER LINE
K	CURVATURE COEFFICIENT	WLC	WATER LINE CONNECTION
LF	LINEAR FEET	WSE	WATER SURFACE ELEVATION



BENCHMARK
DOUGLAS COUNTY CONTROL POINT KNOWN AS 1.060032, BEING A 3-1/4" ALUMINUM CAP, BEING LOCATED IN THE SOUTHWEST QUARTER OF SECTION 33, TOWNSHIP 6 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, HAVING A PUBLISHED ELEVATION OF 1799.2870 METERS (5903.13 FEET) NAVD '88 DATUM.

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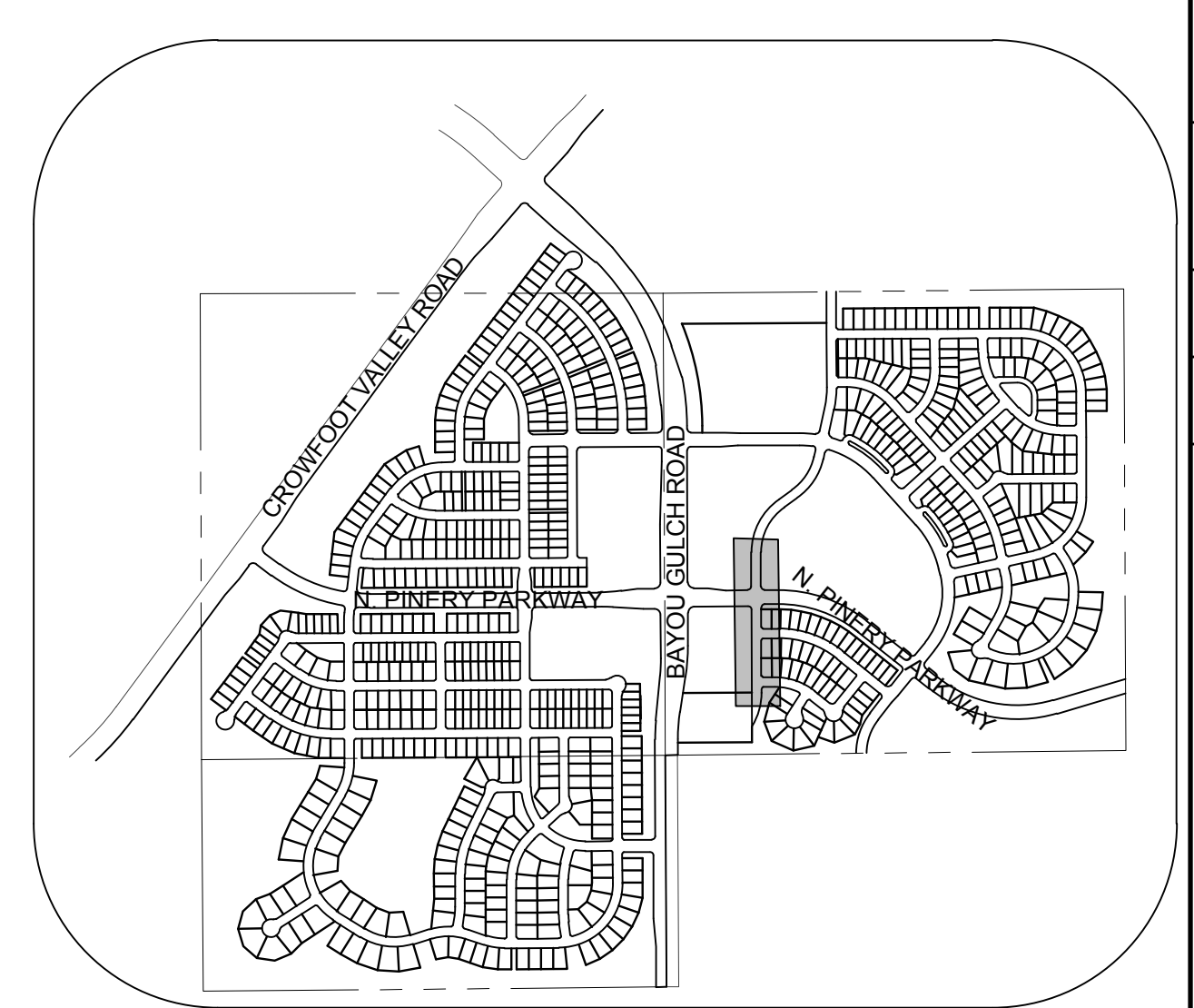
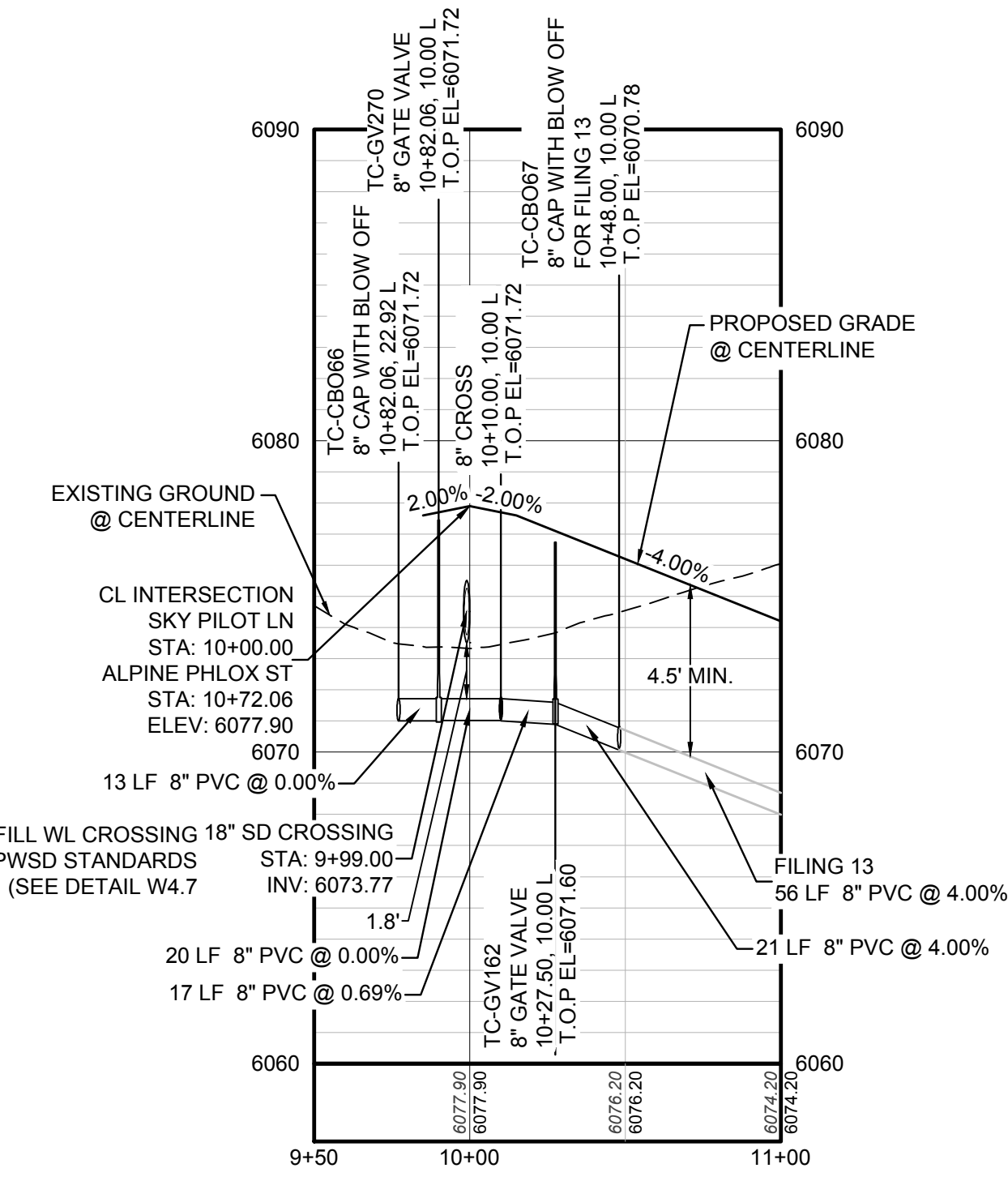
SHEET NUMBER 17	DRAWN BY: RHR		SCALE: AS SHOWN	TRAILS AT CROWFOOT FILING 9 CONSTRUCTION DRAWINGS WATER PLAN & PROFILE NORTH PINERY PARKWAY	HR 935 LLC 7-353 South Alton Way CENTENNIAL, CO 80112	 CVL CONSULTANTS	10333 E. Dry Creek Rd. Suite 240 Englewood, CO 80112 Tel: (720) 482-9526 Fax: (720) 482-9546							
	CHECKED BY: JLJ		FILE NO: 8130283701											
	DATE: MAY 2017													
									No.	Revisions	Date	Init.	Appr.	Date

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Englewood, CO 80150
Tel: (720) 482-9526
Fax: (720) 482-9548

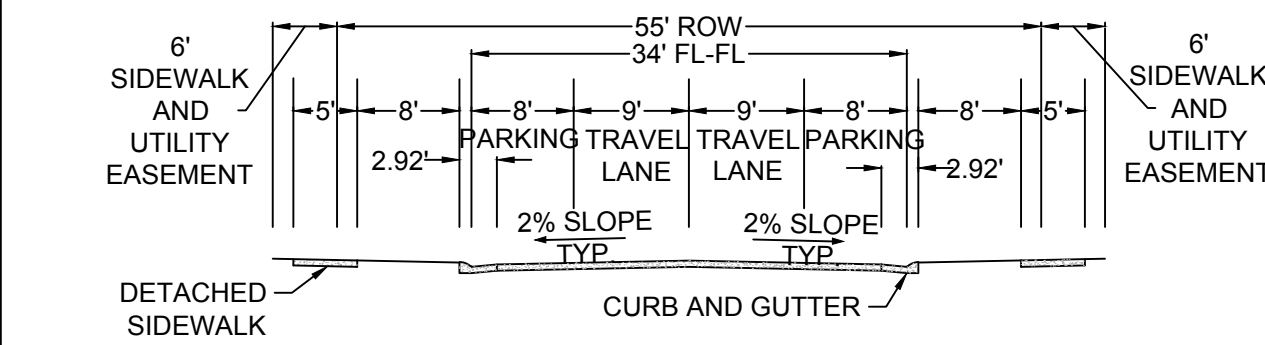


HR 935 LLC
7353 South Alton Way
CENTENNIAL, CO 80112

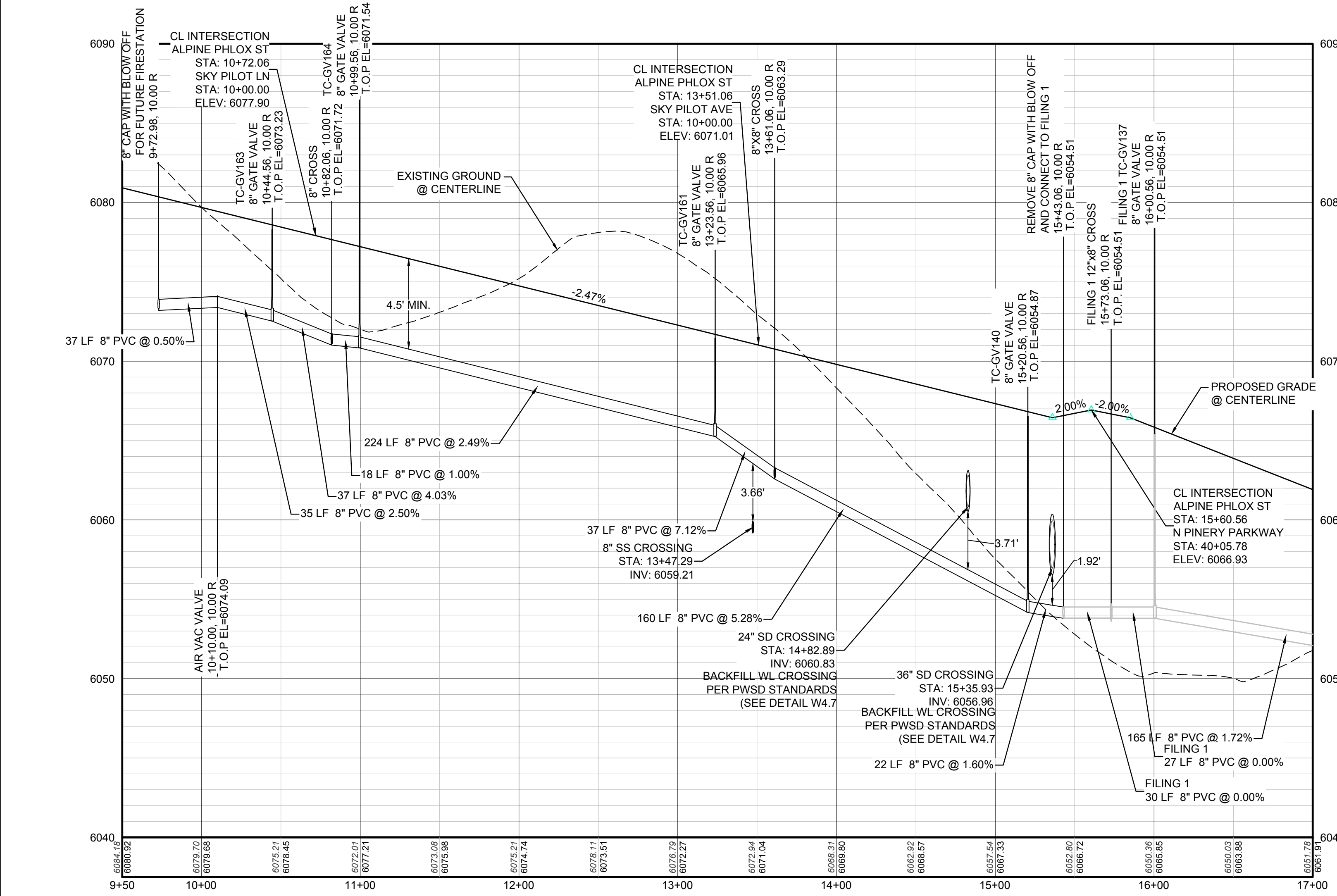
TRAILS AT CROWFOOT
FILING 9 CONSTRUCTION DRAWINGS
WATER PLAN & PROFILE
NORTH PINERY PARKWAY



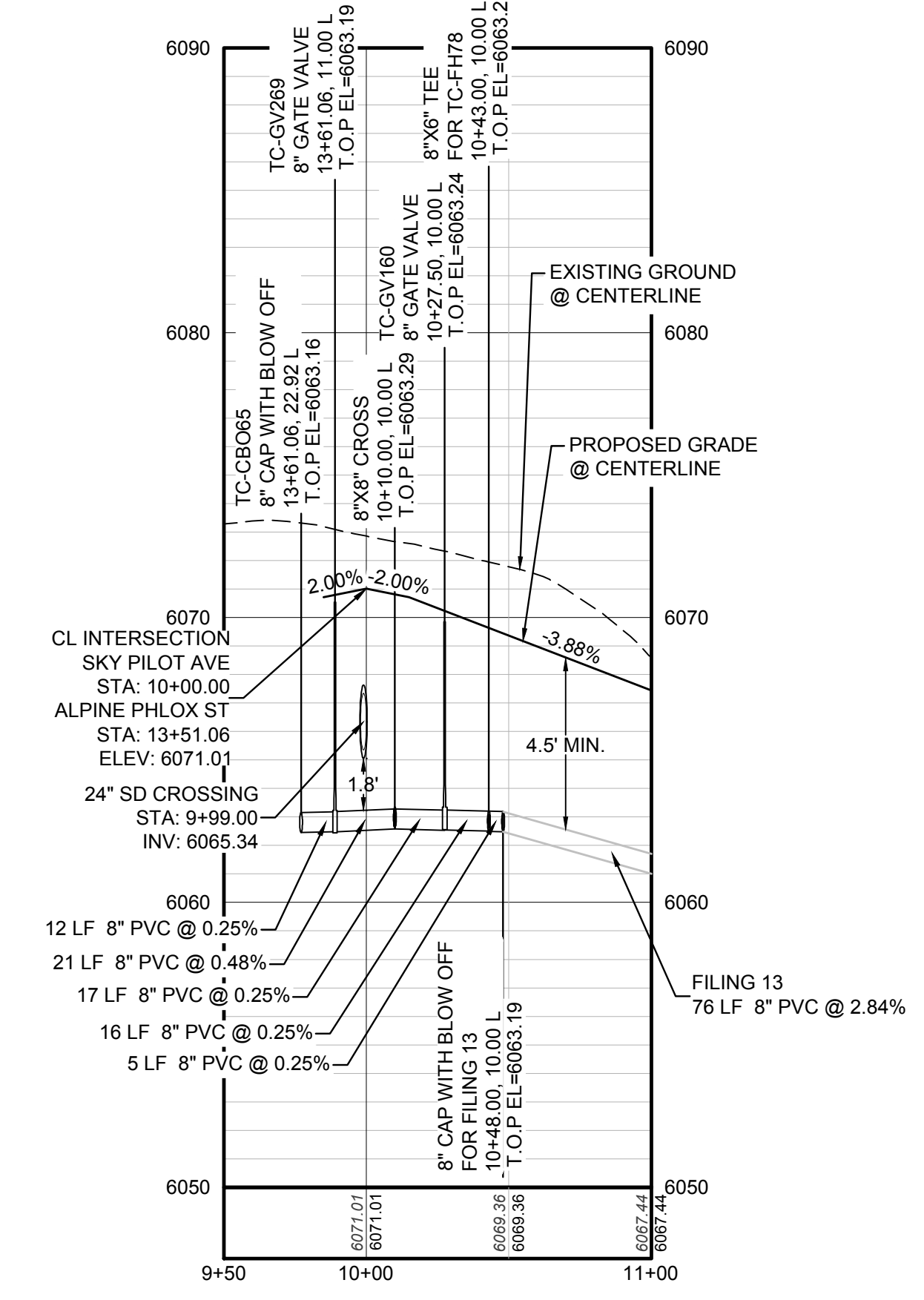
PROFILE: SKY PILOT LN STA: 9+50.00 TO 11+00.00
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 5'



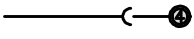
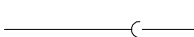
RESIDENTIAL LOCAL



PROFILE: ALPINE PHLOX ST STA: 9+50.00 TO 17+00.00
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 5'



PROFILE: SKY PILOT AVE STA: 9+50.00 TO 11+00.00
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 5'

	BLOCK NUMBER		PROPOSED RANGE POINT
	LOT TYPE		CENTERLINE
6	LOT NUMBER		RIGHT-OF-WAY
	PROPOSED BUTTERFLY VALVE		PROPERTY LINE
	PROPOSED CAP WITH END OF LINE BLOWOFF		EDGE OF PAVEMENT
	PROPOSED REDUCER		PROPOSED DIRECTION OF FLOW
	PROPOSED VALVE		PROPOSED SLOPE & DIRECTION
	PROPOSED FIRE HYDRANT		EXISTING 5' CONTOUR
	PROPOSED W/L FITTING WITH THRUST BLOCK		EXISTING 1' CONTOUR
	PROPOSED FLARED END SECTION		PROPOSED 5' CONTOUR
	PROPOSED LOW POINT BLOWOFF		PROPOSED 1' CONTOUR
	PROPOSED AIR VALVE		PROPOSED STORM DRAIN
	FUTURE PHASE VALVE		PROPOSED SEWER LINE WITH MANHOLE
	FUTURE FIRE HYDRANT		PROPOSED SEWER LATERAL
	PROPOSED LIGHT POLE		PROPOSED WATER LINE
	PROPOSED SIDEWALK		PROPOSED WATER LATERAL W/ METER
	PROPOSED SIDEWALK RAMP		SECTION LINE
10.00	EXISTING ELEVATION		FILING BOUNDARY
10.00	PROPOSED DESIGN ELEVATION		EXISTING FIBER OPTIC LINE
	PROPOSED STORM DRAIN INLET		EXISTING POWER
	PROPOSED STORM DRAIN MANHOLE		EXISTING TELEPHONE LINE

ABBREVIATIONS

AD	ANGLE DIFFERENCE	MH	MANHOLE
BVC	AIR VAC RELEASE VALVE	N.T.S.	NOT TO SCALE
BVC	BEGIN VERTICAL CURVE	PVC	POLYVINYL CHLORIDE
BVP	BEGIN VERTICAL PROFILE	PVI	POINT OF VERTICAL INTERSECTION
CBO	CAP WITH BLOW OFF	PVT	POINT OF VERTICAL TANGENT
CRR	CURB RETURN RADIUS	RBCB	REINFORCED CONCRETE BOX CULVERT
EL	ELEVATION	RCP	REINFORCED CONCRETE PIPE
EP	EDGE OF PAVEMENT	ROW	RIGHT OF WAY
EVC	END VERTICAL CURVE	SC	SANITARY CAP
EVP	END VERTICAL PROFILE	SD	STORM DRAIN
FG	FINISHED GROUND	SL	SECTION LINE
FH	FIRE HYDRANT	SS	SANITARY SEWER
FL	FLOW LINE	STA	STATION
GV	GATE VALVE	T.O.P.	TOP OF PIPE
HCR	HANDICAP CURB RAMP	UE	UTILITY EASEMENT
HP	HIGH POINT	VC	VERTICAL CURVE
INV	INVERT	WL	WATER LINE
K	CURVATURE COEFFICIENT	WLC	WATER LINE CONNECTION
LF	LINEAR FEET	WSE	WATER SURFACE ELEVATION



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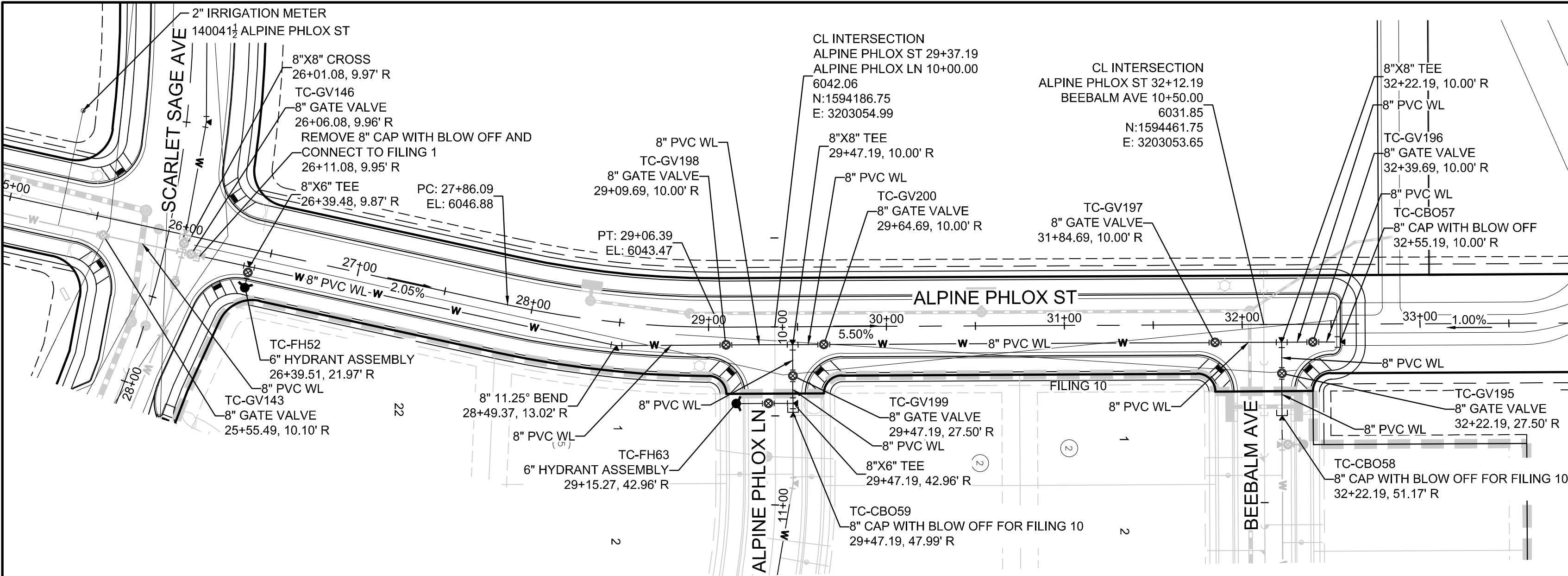
UNCC
UTILITY NOTIFICATION
COUNCIL OF CALIFORNIA

BENCHMARK
DOUGLAS COUNTY CONTROL POINT KNOWN AS 1.060032, BEING A
3-1/4" ALUMINUM CAP, BEING LOCATED IN THE SOUTHWEST
QUARTER OF SECTION 33, TOWNSHIP 6 SOUTH, RANGE 66 WEST
OF THE SIXTH PRINCIPAL MERIDIAN, HAVING A PUBLISHED
ELEVATION OF 1799.2870 METERS (5903.13 FEET) NAVD '88 DATUM

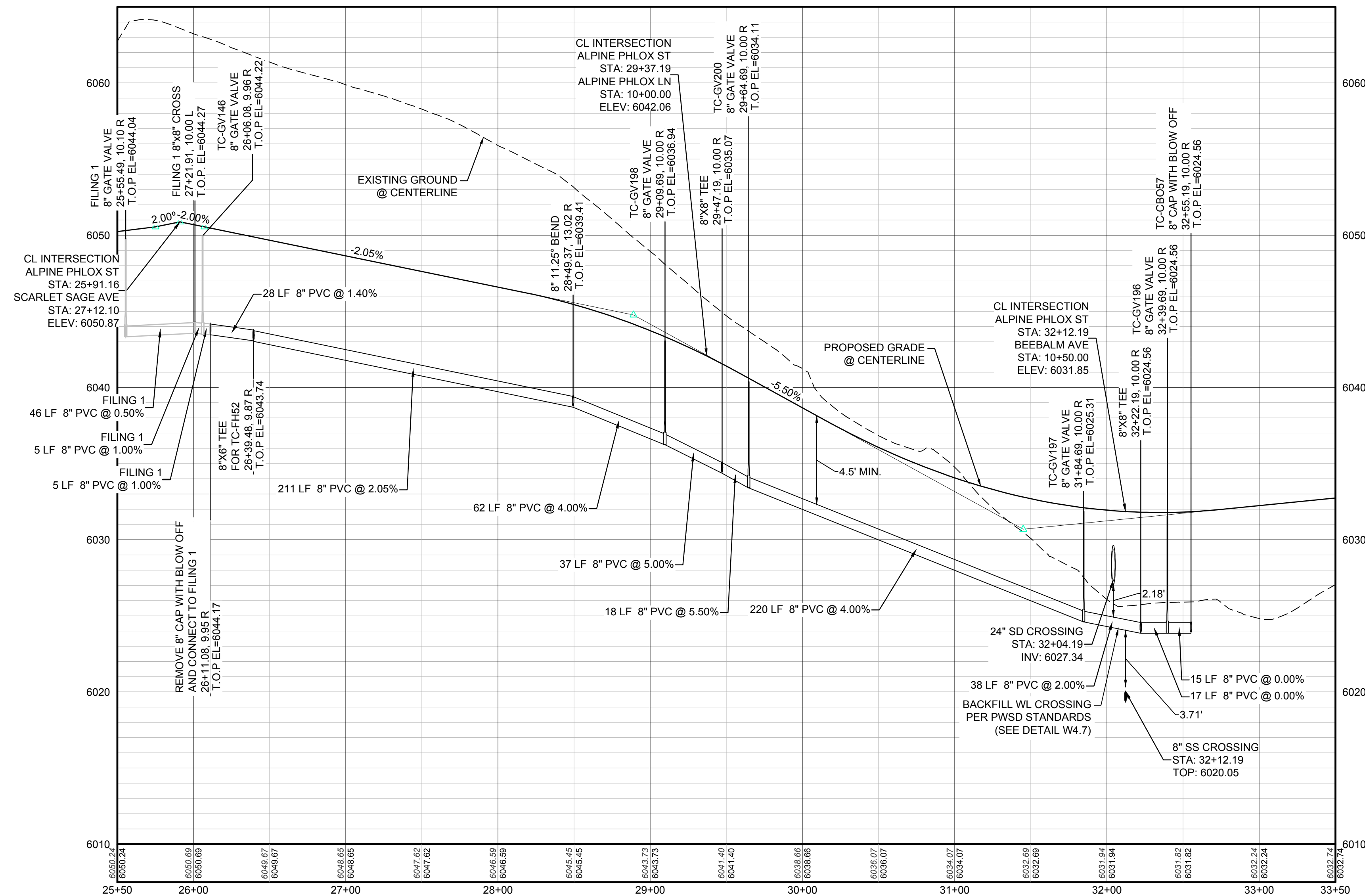
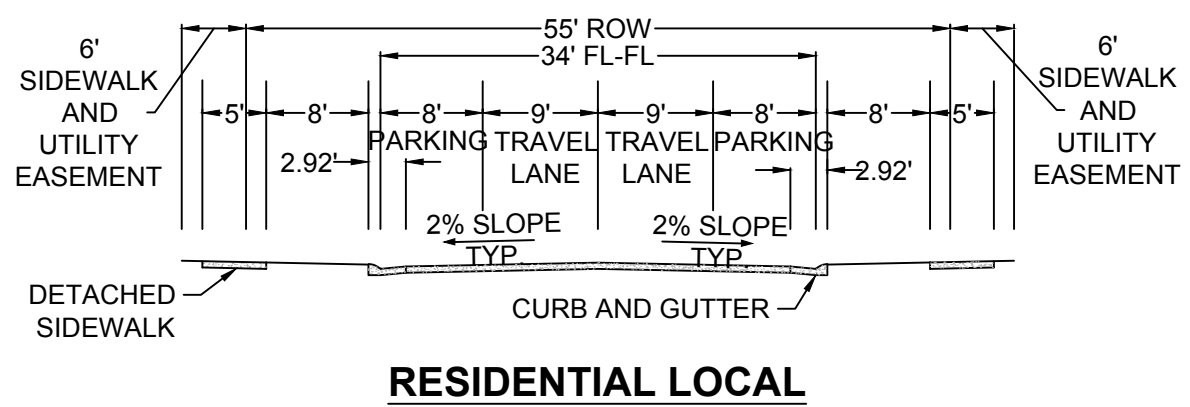
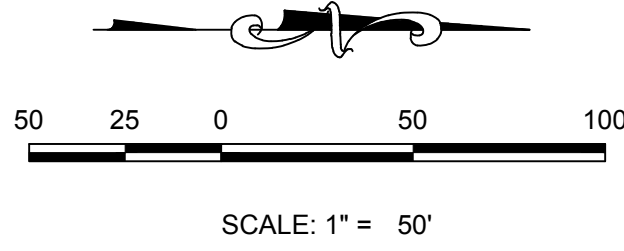
BASIS OF BEARINGS:
THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 9
BEING MONUMENTED AT THE NORTHEAST CORNER OF SAID
SECTION 9 BY A 3-1/4" ALUMINUM CAP STAMPED LS 23053 AND AT
THE EAST QUARTER CORNER OF SAID SECTION 9 BY A 2-1/2"
ALUMINUM CAP STAMPED LS 6935 BEING CONSIDERED TO BEAR
SOUTH 00°15'06" EAST, 2648.70 FEET.



SHEET NUMBER 18	DRAWN BY: RHR		SCALE:	TRAILS AT CROWFOOT FILING 9 CONSTRUCTION DRAWINGS WATER PLAN AND PROFILE ALPINE PHLOX STREET	HR 935 LLC 7353 South Alton Way CENTENNIAL, CO 80112	10333 E. Dry Creek Rd. Suite 240 Englewood, CO 80112 Attn: (770) 559-5555 Fax: (720) 482-9546				
	CHECKED BY: JJJ		FILE NO:							
	DATE: MAY 2017		8130283701							
			No.	Revisions	Date	Init.	Appr.	Date		



PLAN: ALPINE PHLOX ST STA: 25+50.00 TO 33+50.00
HORIZONTAL SCALE: 1" = 50'

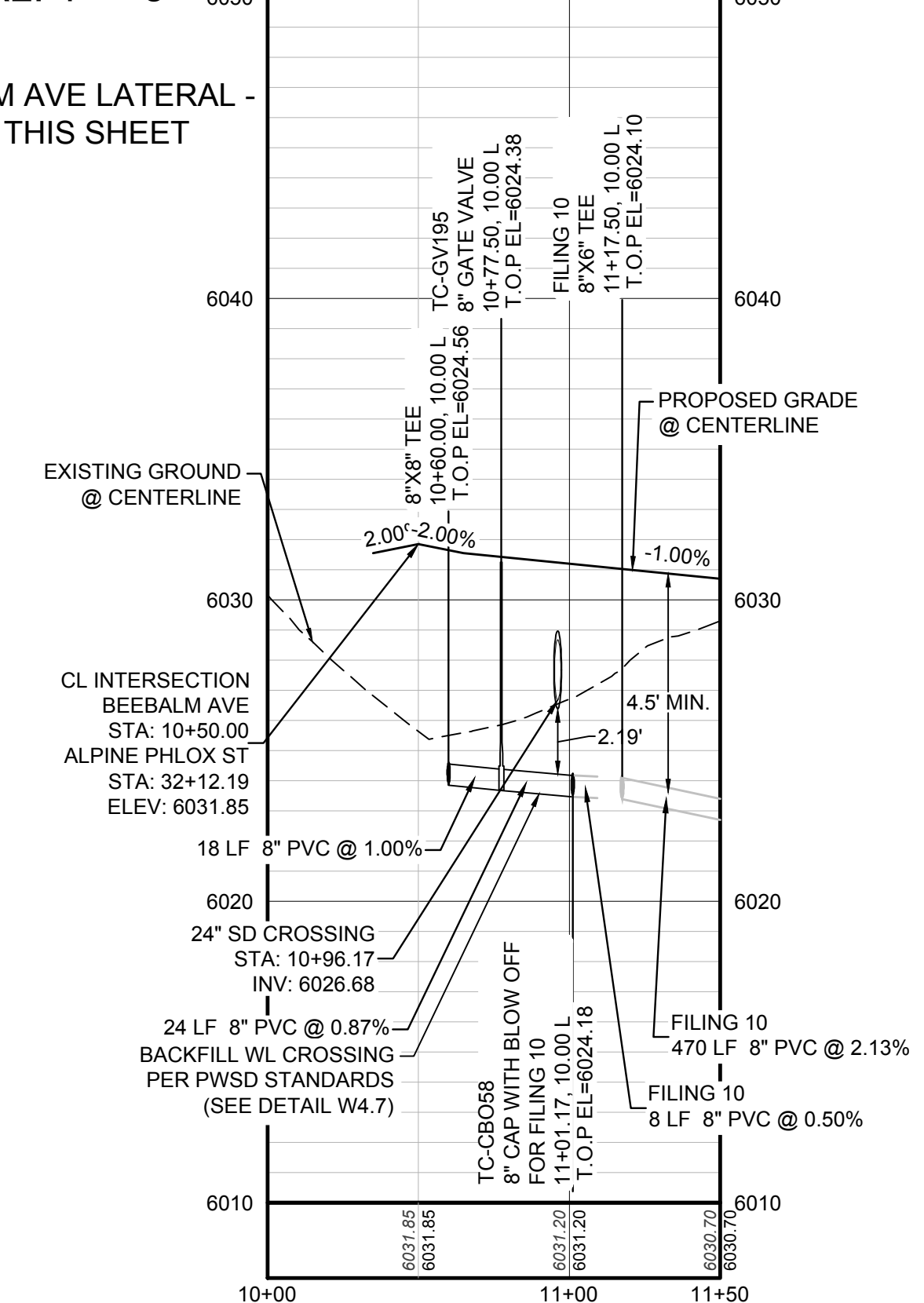


PROFILE: ALPINE PHLOX ST STA: 25+50.00 TO 33+50.00
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 5'

BENCHMARK
DOUGLAS COUNTY CONTROL POINT KNOWN AS 1.060032, BEING A 3-1/4" ALUMINUM CAP, BEING LOCATED IN THE SOUTHWEST QUARTER OF SECTION 33, TOWNSHIP 6 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, HAVING A PUBLISHED ELEVATION OF 1799.2870 METERS (5903.13 FEET) NAVD '88 DATUM.

BASIS OF BEARINGS:
THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 9 BEING MONUMENTED AT THE NORTHEAST CORNER OF SAID SECTION 9 BY A 3-1/4" ALUMINUM CAP STAMPED LS 23053 AND AT THE EAST QUARTER CORNER OF SAID SECTION 9 BY A 2-1/2" ALUMINUM CAP STAMPED LS 6335 BEING CONSIDERED TO BEAR SOUTH 00°15'06" EAST, 2648.70 FEET.

PROFILE: ALPINE PHLOX LN STA: 9+50.00 TO 11+00.00
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 5'

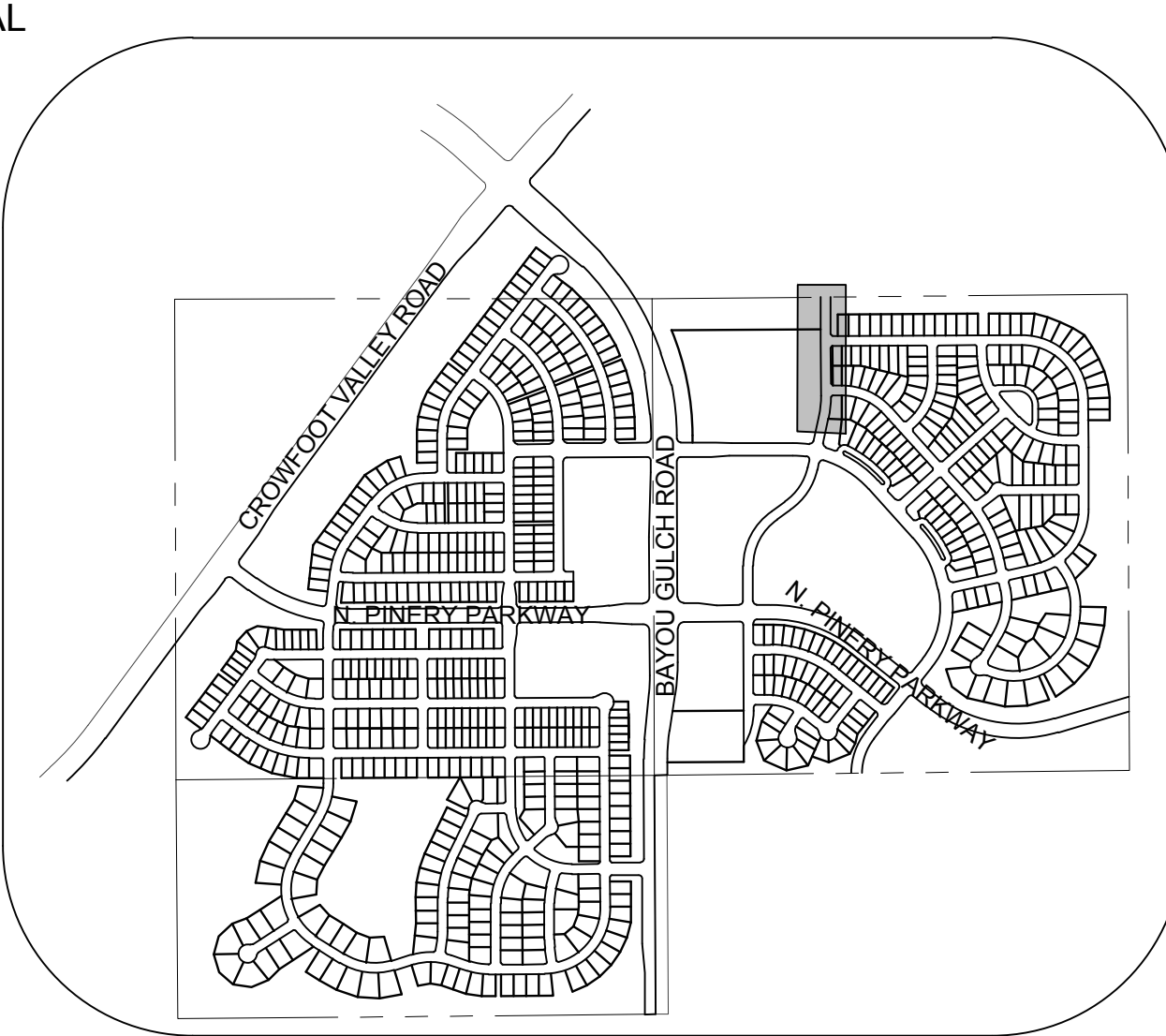


BEEBALM AVE LATERAL -
SEE THIS SHEET

PROFILE: BEEBALM AVE STA: 10+00.00 TO 11+50.00
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 5'

PREPARED UNDER THE SUPERVISION OF

BRIAN P. WILSON
COLORADO P.E. 0050067



KEYMAP
N.T.S.
LEGEND

- | | |
|---|--------------------------------------|
| ② BLOCK NUMBER | △ PROPOSED RANGE POINT |
| Ⓐ LOT TYPE | --- CENTERLINE |
| 6 LOT NUMBER | --- RIGHT-OF-WAY |
| ⊗ PROPOSED BUTTERFLY VALVE | --- PROPERTY LINE |
| ⌋ PROPOSED CAP WITH END OF LINE BLOWOFF | --- EDGE OF PAVEMENT |
| ⌋ PROPOSED REDUCER | → PROPOSED DIRECTION OF FLOW |
| ⊗ PROPOSED VALVE | 1.0% PROPOSED SLOPE & DIRECTION |
| ⌋ PROPOSED FIRE HYDRANT | 5615 EXISTING 5' CONTOUR |
| ⌋ PROPOSED WL FITTING WITH THRUST BLOCK | 5616 EXISTING 1' CONTOUR |
| ⌋ PROPOSED FLARED END SECTION | 5620 PROPOSED 5' CONTOUR |
| ⊗ PROPOSED LOW POINT BLOW-OFF | 5607 PROPOSED 1' CONTOUR |
| ⊗ PROPOSED AIR VALVE | --- PROPOSED STORM DRAIN |
| ⊗ FUTURE PHASE VALVE | --- PROPOSED SEWER LINE WITH MANHOLE |
| ⊗ FUTURE FIRE HYDRANT | --- PROPOSED SEWER LATERAL |
| ⊗ PROPOSED LIGHT POLE | --- PROPOSED WATER LINE |
| ⌋ PROPOSED SIDEWALK | --- PROPOSED WATER LATERAL W/ METER |
| ⌋ PROPOSED SIDEWALK RAMP | --- SECTION LINE |
| 10.00 EXISTING ELEVATION | --- FILING BOUNDARY |
| 10.00 PROPOSED DESIGN ELEVATION | --- FO EXISTING FIBER |
| ⊗ PROPOSED STORM DRAIN INLET | --- OH EXISTING OVERHEAD |
| ⊗ PROPOSED STORM DRAIN MANHOLE | --- TEL EXISTING TELEPHONE LINE |

ABBREVIATIONS

- | | |
|----------------------------|--------------------------------------|
| AD ANGLE DIFFERENCE | MH MANHOLE |
| AV AIR VAC RELEASE VALVE | N.T.S. NOT TO SCALE |
| BVC BEGIN VERTICAL CURVE | PVC POLYVINYL CHLORIDE |
| BVP BEGIN VERTICAL PROFILE | PVI PT. OF VERTICAL INTERSECTION |
| CBO CAP WITH BLOW OFF | PVT POINT OF VERTICAL TANGENT |
| CRR CURB RETURN RADIUS | RCBC REINFORCED CONCRETE BOX CULVERT |
| EL ELEVATION | RCP REINFORCED CONCRETE PIPE |
| EP EDGE OF PAVEMENT | ROW RIGHT OF WAY |
| EVC END VERTICAL CURVE | SC SANITARY CAP |
| EVP END VERTICAL PROFILE | SD STORM DRAIN |
| FG FINISHED GROUND | SL SECTION LINE |
| FH FIRE HYDRANT | SS SANITARY SEWER |
| FL FLOW LINE | STA STATION |
| GV GATE VALVE | T.O.P. TOP OF PIPE |
| HCR HANDICAP CURB RAMP | UE UTILITY EASEMENT |
| HP HIGH POINT | VC VERTICAL CURVE |
| INV INVERT | WL WATER LINE |
| K CURVATURE COEFFICIENT | WLC WATER LINE CONNECTION |
| LF LINEAR FEET | WSE WATER SURFACE ELEVATION |

SHEET NUMBER	SCALE:	AS SHOWN	DRAWN BY: RHR	CHECKED BY: JJJ	DATE: MAY 2017	FILE NO: 8130283701	TRAILS AT CROWFOOT FILING 9 CONSTRUCTION DRAWINGS WATER PLAN & PROFILE ALPINE PHLOX STREET	HR 935 LLC 7353 South Alton Way CENTENNIAL, CO 80112		10338 E. Dry Creek Rd. Suite 110 Englewood, CO 80110 Tel: (720) 482-9526 Fax: (720) 482-9548	Revisions	No.	Date	Init.	Appr.	Date

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INSPECTION POLICY:

1. ALL SERVICE INSPECTIONS MUST BE SCHEDULED AT LEAST 24 HOURS IN ADVANCE OF THE REQUESTED INSPECTION.
2. SERVICE INSPECTIONS WILL OCCUR BETWEEN 1:00 P.M. AND 3:00 P.M. SPECIFIC INSPECTION TIMES ARE NOT AVAILABLE.
3. IF THE CONTRACTOR IS NOT READY FOR INSPECTION WHEN THE INSPECTOR ARRIVES AT THE SITE OR SERVICE FAILS, A RE-INSPECTION WILL HAVE TO BE SCHEDULED IN ACCORDANCE WITH NOTES 1 AND 2 ABOVE AND A RE-INSPECTION FEE CHARGED.
4. SHOULD THE SERVICE LINES BE DAMAGED BY LATER CONSTRUCTION, AN INSPECTION OF THE REPAIR WILL BE REQUIRED IN ACCORDANCE WITH NOTES 1 AND 2 ABOVE.
5. THE CONTRACTOR SHALL LEAVE ALL PIPE AND FITTINGS EXPOSED FOR THE INSPECTOR TO OBSERVE. INSPECTORS WILL NOT ENTER ANY EXCAVATIONS TO CHECK MATERIALS. THE TOP LAYER OF BEDDING CAN BE ADDED AFTER THE INSPECTION HAS BEEN COMPLETED.
6. ALL EXCAVATIONS SHALL BE IN ACCORDANCE WITH OSHA STANDARDS.
7. LOTS WITHOUT BUILDING ADDRESSES BEFORE DISTRICT INSPECTION OR METER SET WILL FAIL AUTOMATICALLY.
8. CONTRACTOR MUST BE PRESENT AT TIME OF INSPECTION, UNLESS COORDINATED WITH DISTRICT INSPECTOR.

INSTALLATION NOTES:

1. ACCEPTABLE PIPE MATERIALS SHALL BE K-COPPER TUBING. (3/4" MIN.)
2. APPROVED BEDDING TO BE SQUEEGEE.
3. ONLY ONE COUPLING WILL BE ALLOWED BETWEEN THE SUB-IN AND BUILDING. COMPRESSION COUPLINGS WILL NOT BE ALLOWED ON NEW CONSTRUCTION. SILVER SOLDERED JOINTS MUST BE USED ON SERVICES LARGER THAN 3/4". SILVER SOLDERED JOINTS MUST BE INSPECTED BY PWSD PRIOR TO BURIAL. FLARED COUPLINGS WILL BE ALLOWED ON ALL SERVICES 3/4" AND SMALLER.
4. A WATER SERVICE WHICH CROSSES A SEWER SERVICE CAN DO SO ONLY AT A 45-90° ANGLE. WATER SERVICES SHALL BE LOCATED A MINIMUM OF 18" ABOVE SEWER SERVICE.
5. WATER SERVICE FOUNDATION PENETRATIONS SHALL BE WATERPROOFED USING MASTIC OR OTHER APPROVED METHOD. CRAWL SPACE REQUIRES CONTINUOUS COPPER WITH A 1" BURY.
6. CURB STOP MUST BE PLUMB AND CENTERED OVER THE NUT. IT SHOULD BE STRAPPED TO THE METER PIT (RESIDENTIAL INSTALLATIONS) OR CENTERED OVER THE EASEMENT LINE (COMMERCIAL INSTALLATIONS). THE ASSEMBLY MUST BE AT OR SLIGHTLY ABOVE FINISHED GRADE.
7. MOVED CURB BOXES MUST BE INSPECTED BY PWSD PRIOR TO BURIAL.
8. WATERLINE MUST BE ATTACHED TO A SUPPORT BOARD THAT IS MOUNTED TO THE WALL.
9. NO VOIDS ALLOWED UNDER WATERLINES FROM STOP BOX TO FOUNDATION.
10. CURBSTOP BOXES AND METER PITS CANNOT BE IN DRIVEWAYS.
11. ONLY 3/4" (JUMPER) PIPES (RESIDENCES) ARE ALLOWED. (JUMPER) PIPES WILL BE REMOVED PRIOR TO METER SET DATE.
12. ALL SERVICES WILL BE PERMANENTLY MARKED ON CURB FACE AS FOLLOWS:
"X" FOR SANITARY SEWER SERVICE
"Y" FOR WATER SERVICES
13. NO SPLICES OR FLARED COUPLINGS ALLOWED ON SERVICES LARGER THAN 3/4". SILVER SOLDERED JOINTS MUST BE INSPECTED BY PWSD PRIOR TO BURIAL. FLARED COUPLINGS WILL BE ALLOWED ON ALL SERVICES 3/4" AND SMALLER.

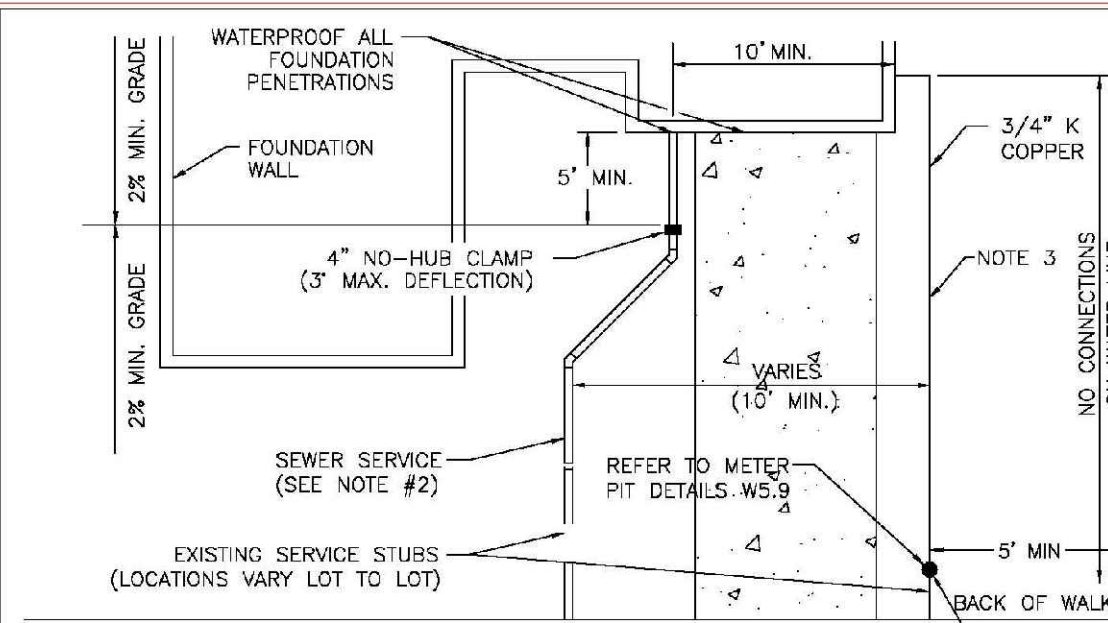
PARKER WATER & SANITATION DISTRICT

NOTES FOR WATER SERVICES

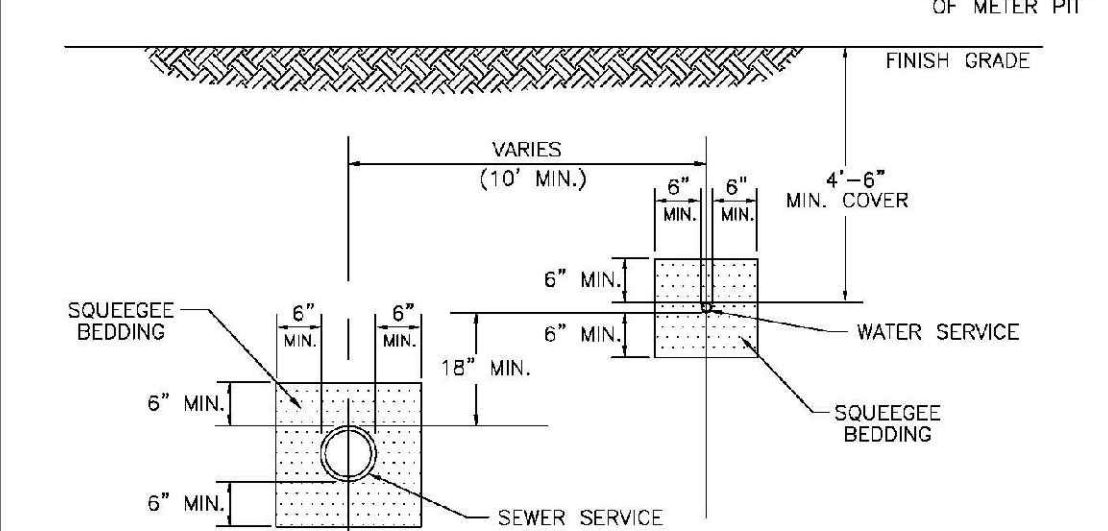
SCALE: NONE	DATE: 2/96
APPROVED: 1/04	1/16
PVR	10/16
DIRECTOR OF ENGINEERING	

2016 REVISION

SHEET W1.1



TYPICAL SERVICES PLAN VIEW



TYPICAL SERVICES SECTION

1. SEE SHEET W1.1 FOR DISTRICT POLICIES AND INSTALLATION NOTES.
2. REFER TO SEWER SERVICES DETAIL SHEET S1.2.
3. 4" PVC SLEEVES REQUIRED FOR SERVICE LINES UNDER CONCRETE SURFACE.

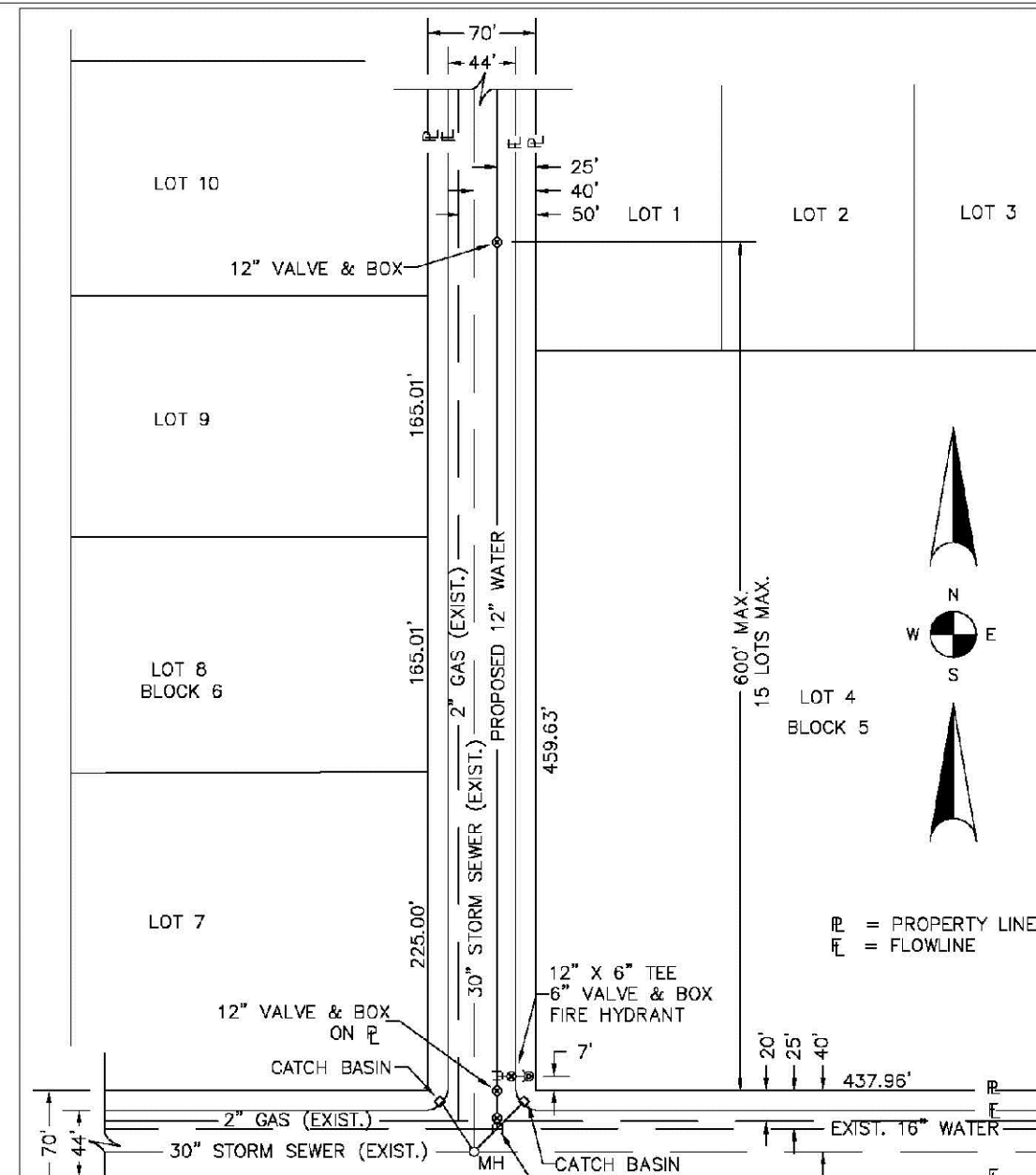
PARKER WATER & SANITATION DISTRICT

TYPICAL WATER SERVICES

SCALE: NONE	DATE: 2/96
APPROVED: 1/04	10/16
PVR	10/16
DIRECTOR OF ENGINEERING	

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SHEET W1.2



TYPICAL PLAN

1. SEE "TYPICAL STREET CROSS SECTION - TYPICAL STREET Q PROFILE" DRAWING.
2. ALL FIRE HYDRANTS TO BE LOCATED AT POINTS OTHER THAN CORNER INTERSECTIONS SHALL BE INSTALLED AT A LOT LINE EXTENDED.

PARKER WATER & SANITATION DISTRICT

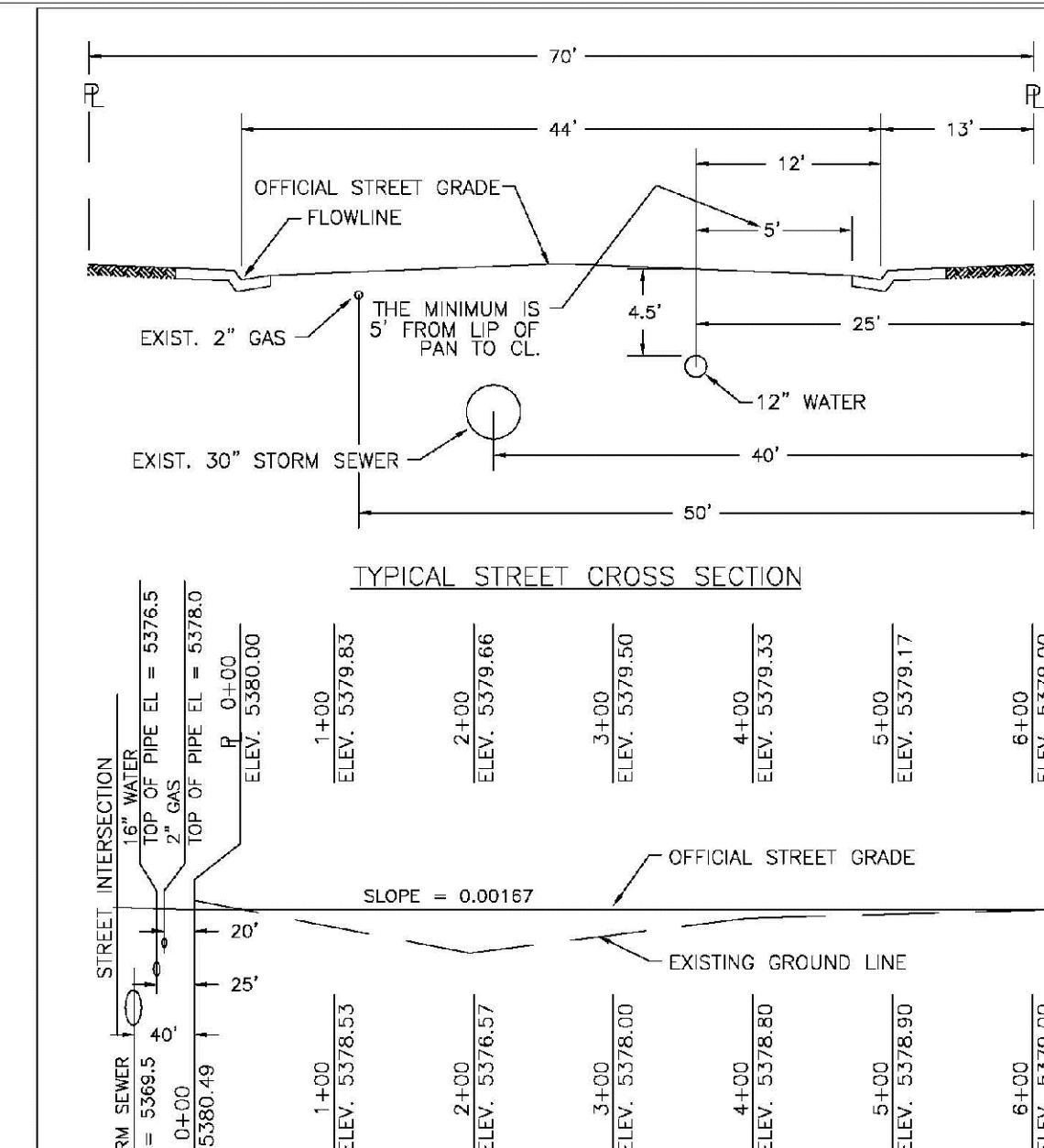
WATER DISTRIBUTION SYSTEM

TYPICAL PLAN

SCALE: NONE	DATE: 2/96
APPROVED: 1/16	10/16
PVR	10/16
DIRECTOR OF ENGINEERING	

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SHEET W2.1



TYPICAL STREET CROSS SECTION

1. SEE "TYPICAL STREET CROSS SECTION - TYPICAL STREET Q PROFILE" DRAWING.
2. ALL FIRE HYDRANTS TO BE LOCATED AT POINTS OTHER THAN CORNER INTERSECTIONS SHALL BE INSTALLED AT A LOT LINE EXTENDED.

PARKER WATER & SANITATION DISTRICT

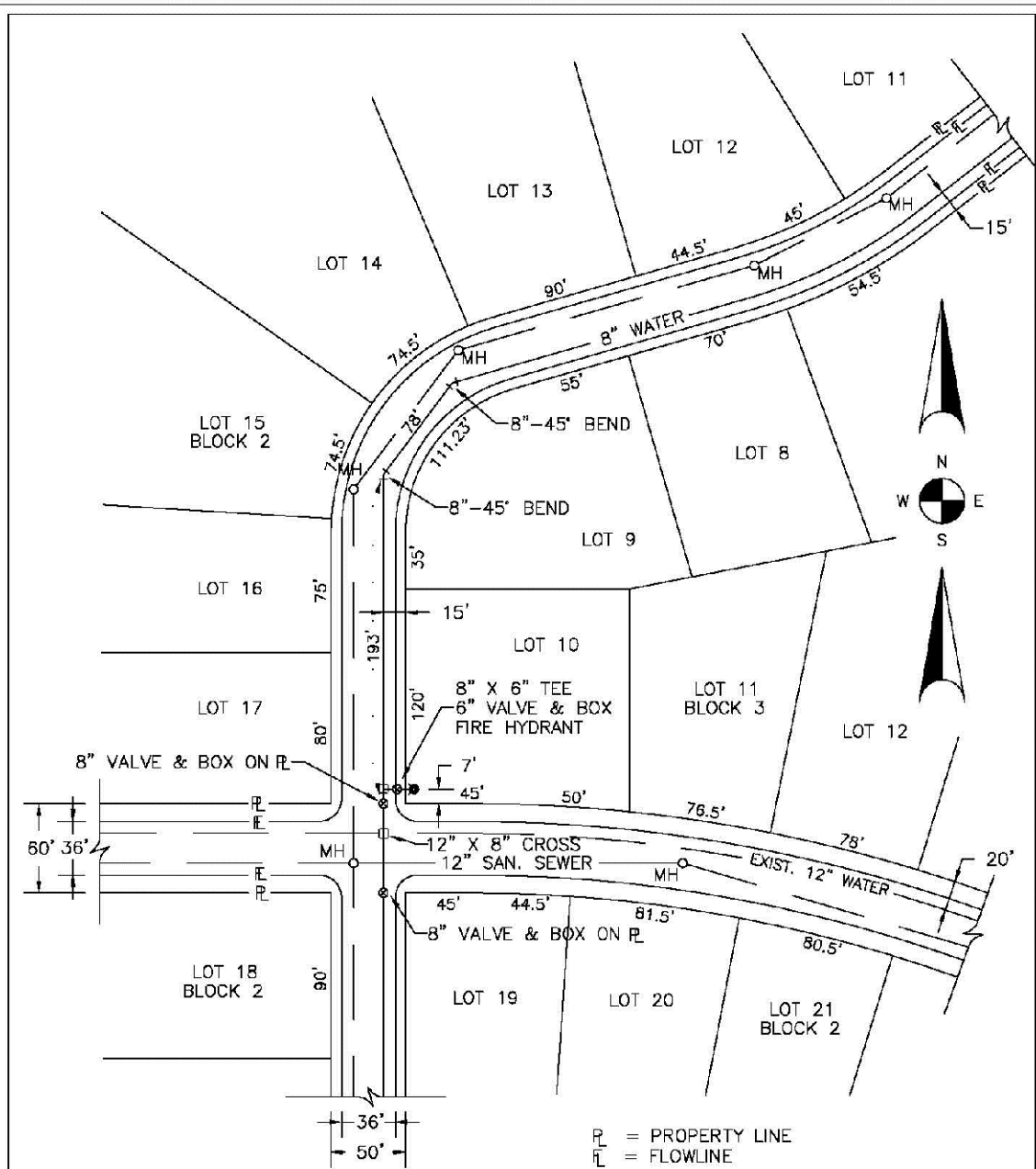
WATER DISTRIBUTION SYSTEM

TYPICAL STREET CROSS SECTION

SCALE: NONE	DATE: 2/96
APPROVED: 1/16	10/16
PVR	10/16
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SHEET W2.2



TYPICAL PLAN FOR CURVED STREETS

NOTE: WATER AND SEWER MAY NEVER BE CLOSER THAN 10" HORIZONTALLY AND MUST MAINTAIN A MINIMUM OF 5" FROM THE LIP OF PAN ON THE GUTTER.

PARKER WATER & SANITATION DISTRICT

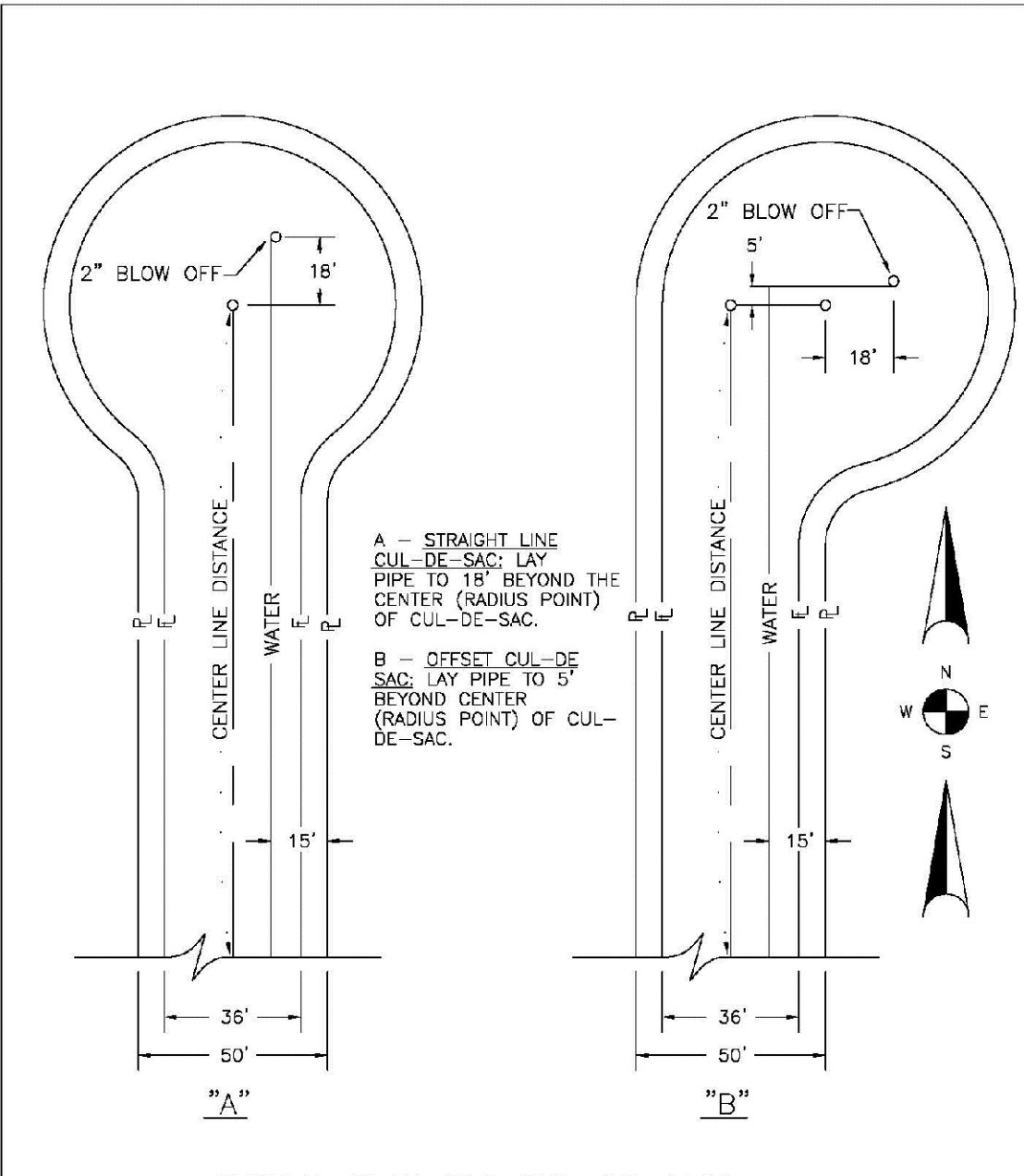
WATER DISTRIBUTION SYSTEM

TYPICAL PLAN FOR CURVED STREETS

SCALE: NONE	DATE: 2/96
APPROVED: 1/16	10/16
PVR	10/16
DIRECTOR OF ENGINEERING	

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SHEET W2.3



TYPICAL PLAN FOR CUL-DE-SACS

NOTE: WATER AND SEWER MAY NEVER BE CLOSER THAN 10" HORIZONTALLY AND MUST MAINTAIN A MINIMUM OF 5" FROM THE LIP OF PAN ON THE GUTTER.

PARKER WATER & SANITATION DISTRICT

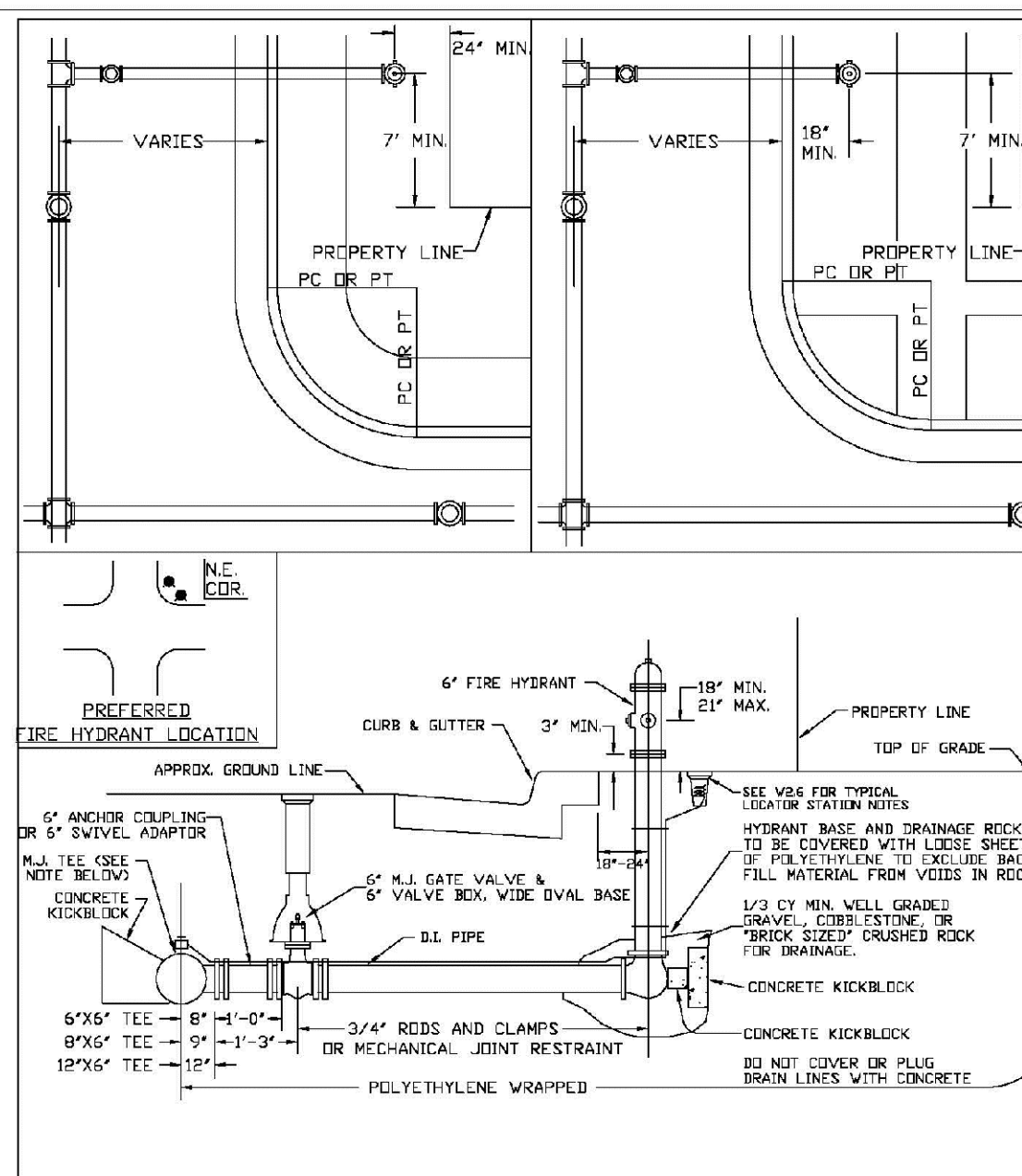
WATER DISTRIBUTION SYSTEM

TYPICAL PLAN FOR CUL-DE-SACS

SCALE: NONE	DATE: 2/96
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PVR	10/16
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SHEET W2.4



PARKER WATER & SANITATION DISTRICT

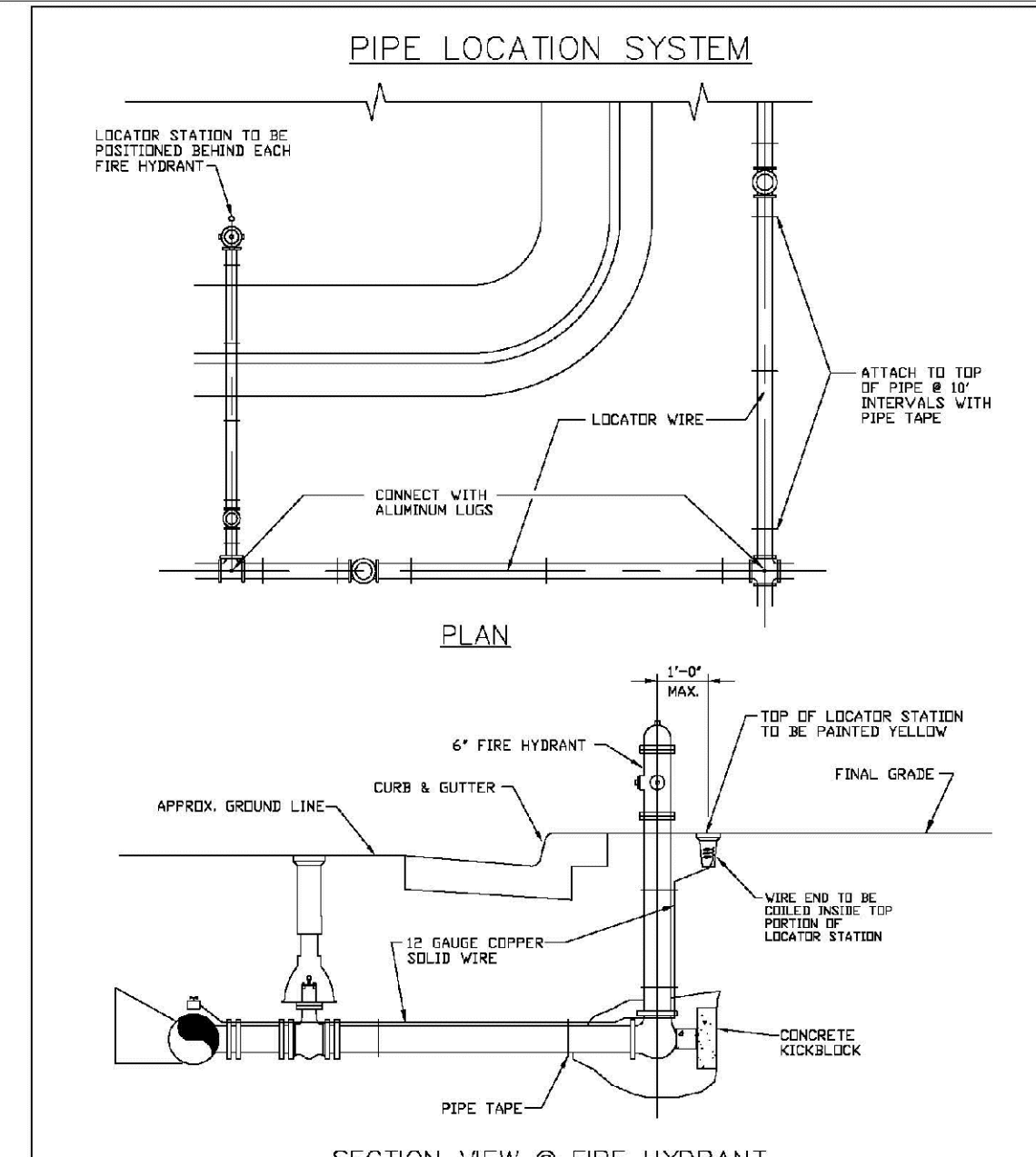
FIRE HYDRANTS

LOCATION & INSTALLATION

SCALE: NONE	DATE: 2/96
APPROVED: 4/01	10/16
PVR	10/16
DIRECTOR OF ENGINEERING	

2016 REVISION

SHEET W2.5



PIPE LOCATION SYSTEM

NOTE: 1. FOR USE IN ALL DUTILE SOON AND PVE WATER MAINS.
2. LOCATOR STATION POSITION MAY BE MODIFIED AT THE DIRECTION OF THE DISTRICT ENGINEER.
3. A CONTINUITY TEST WILL BE REQUIRED PRIOR TO PERMANENT ACCEPTANCE.

PARKER WATER & SANITATION DISTRICT

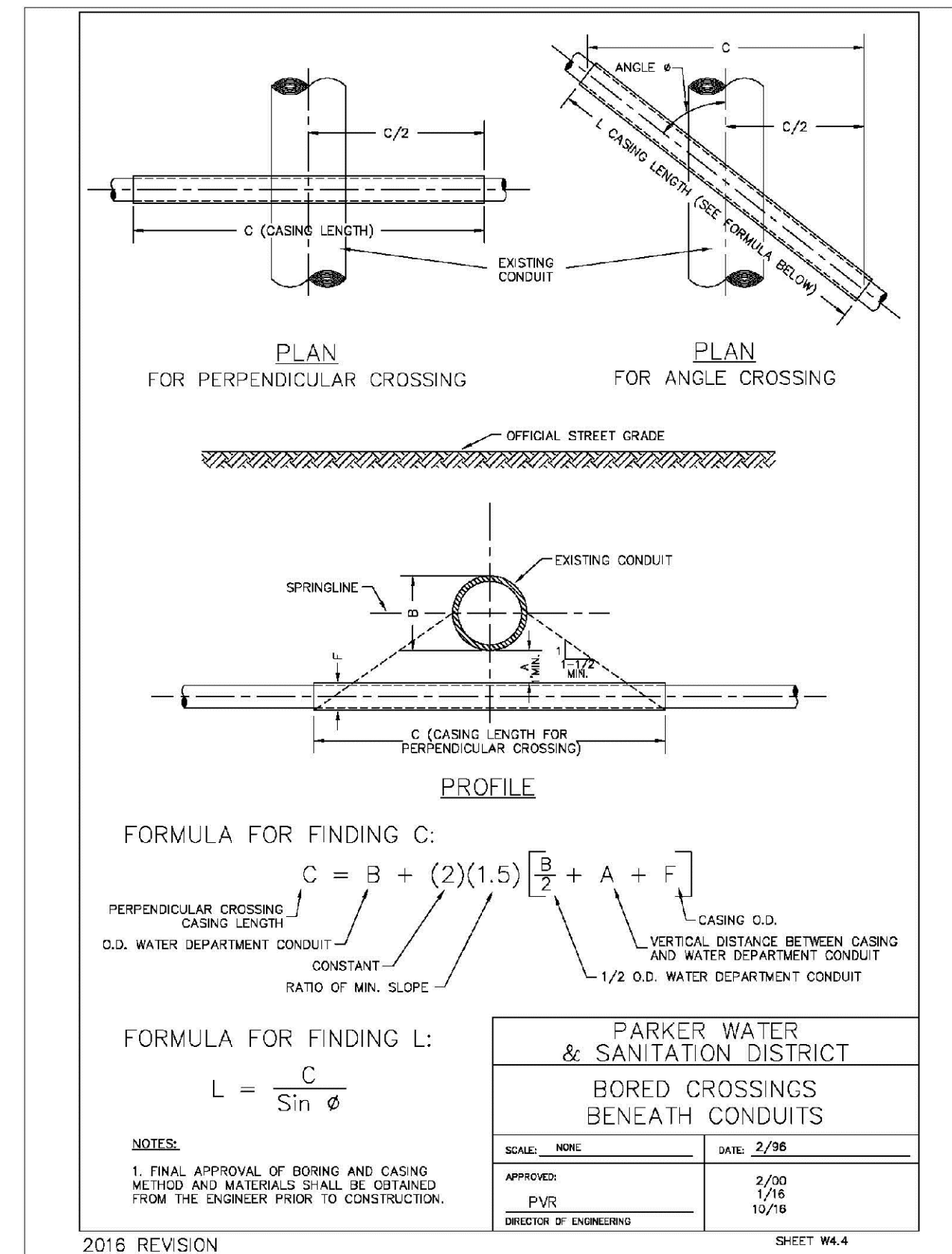
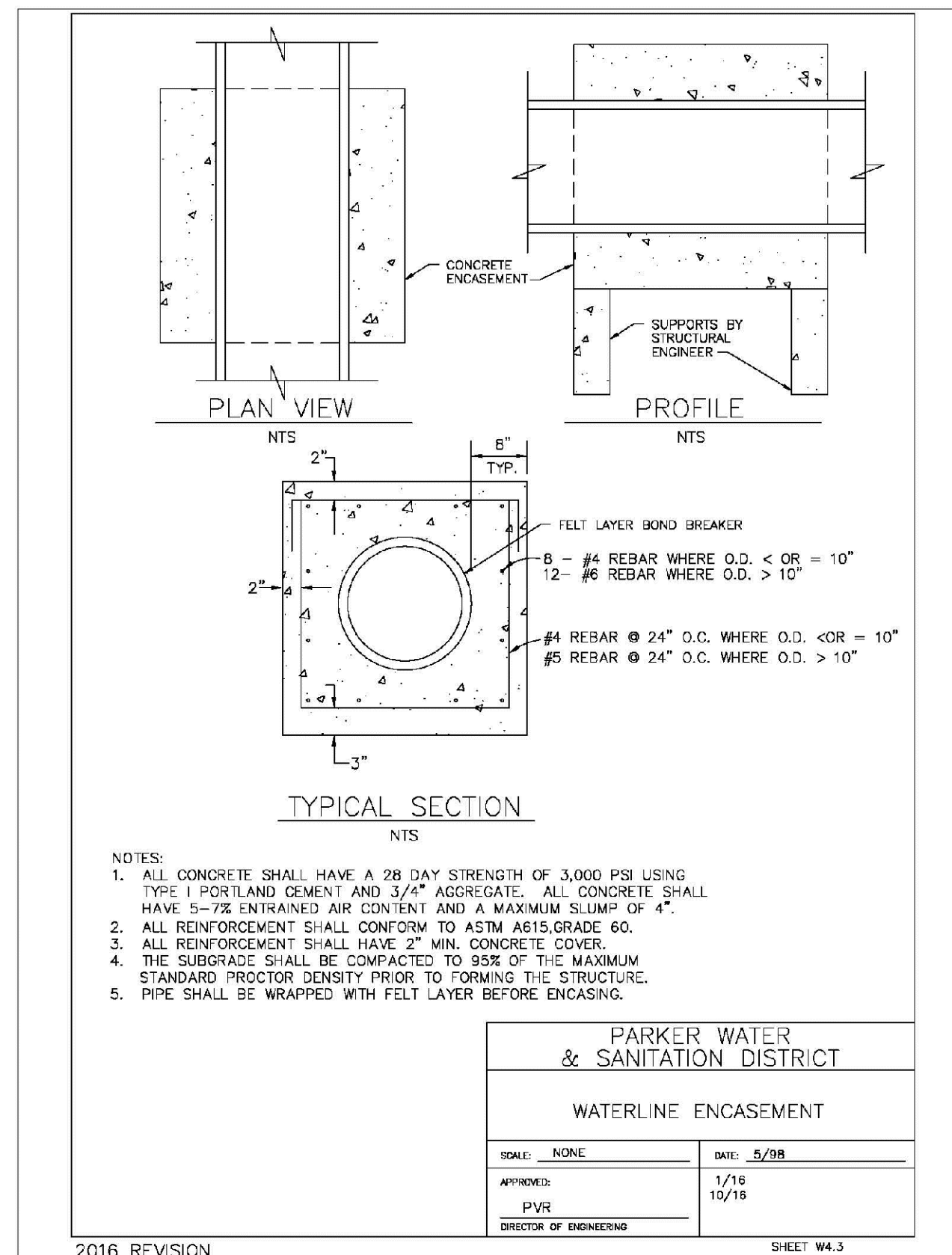
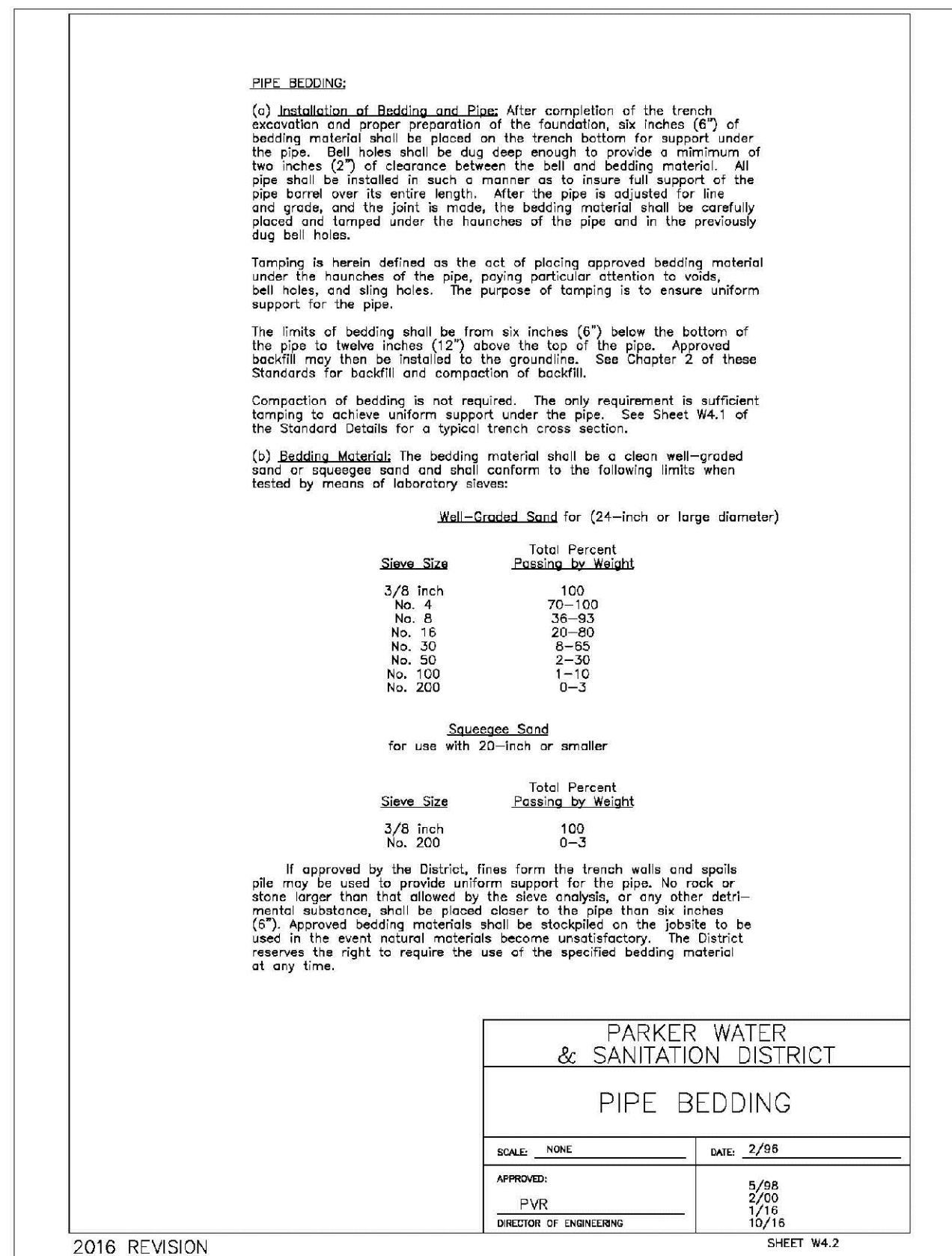
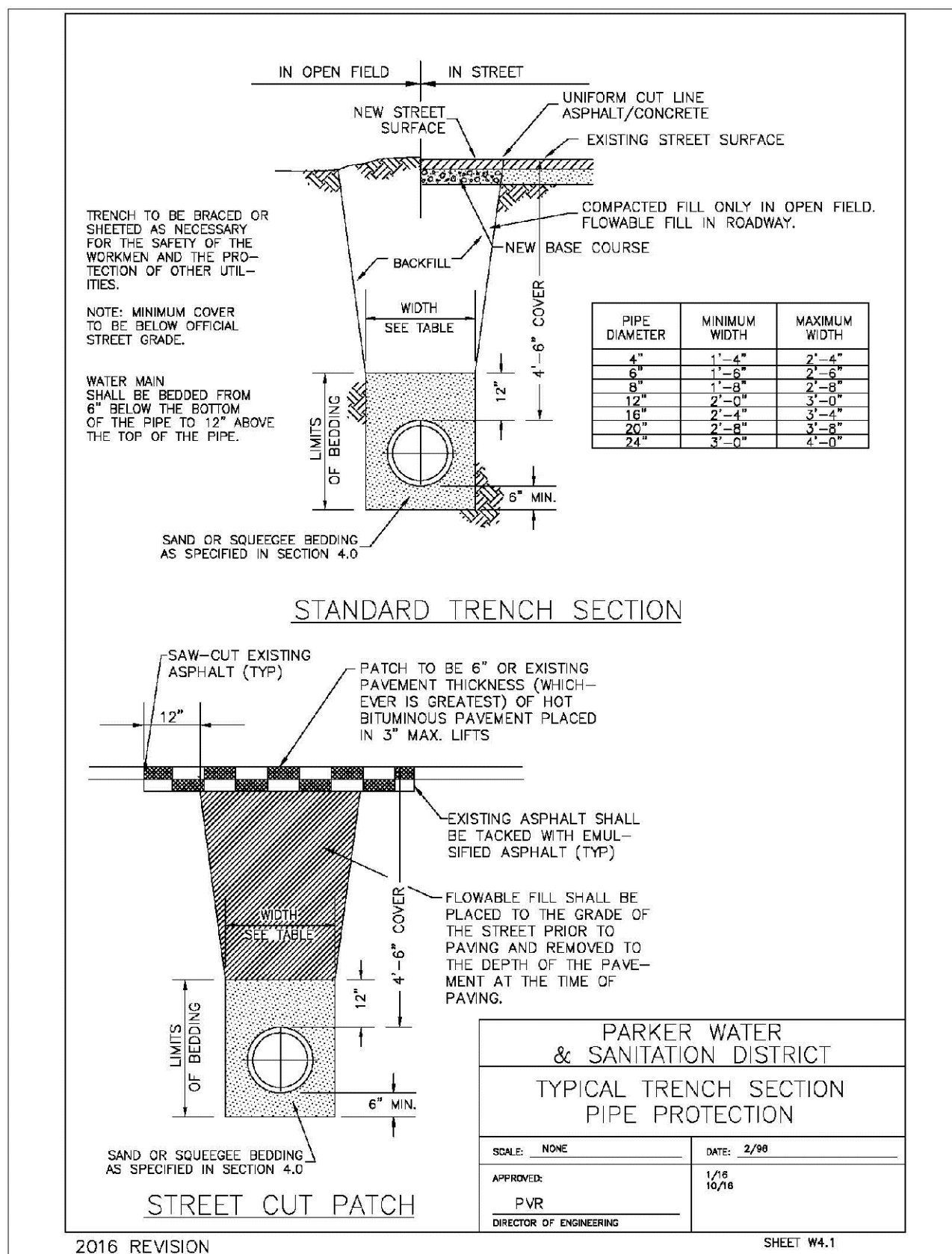
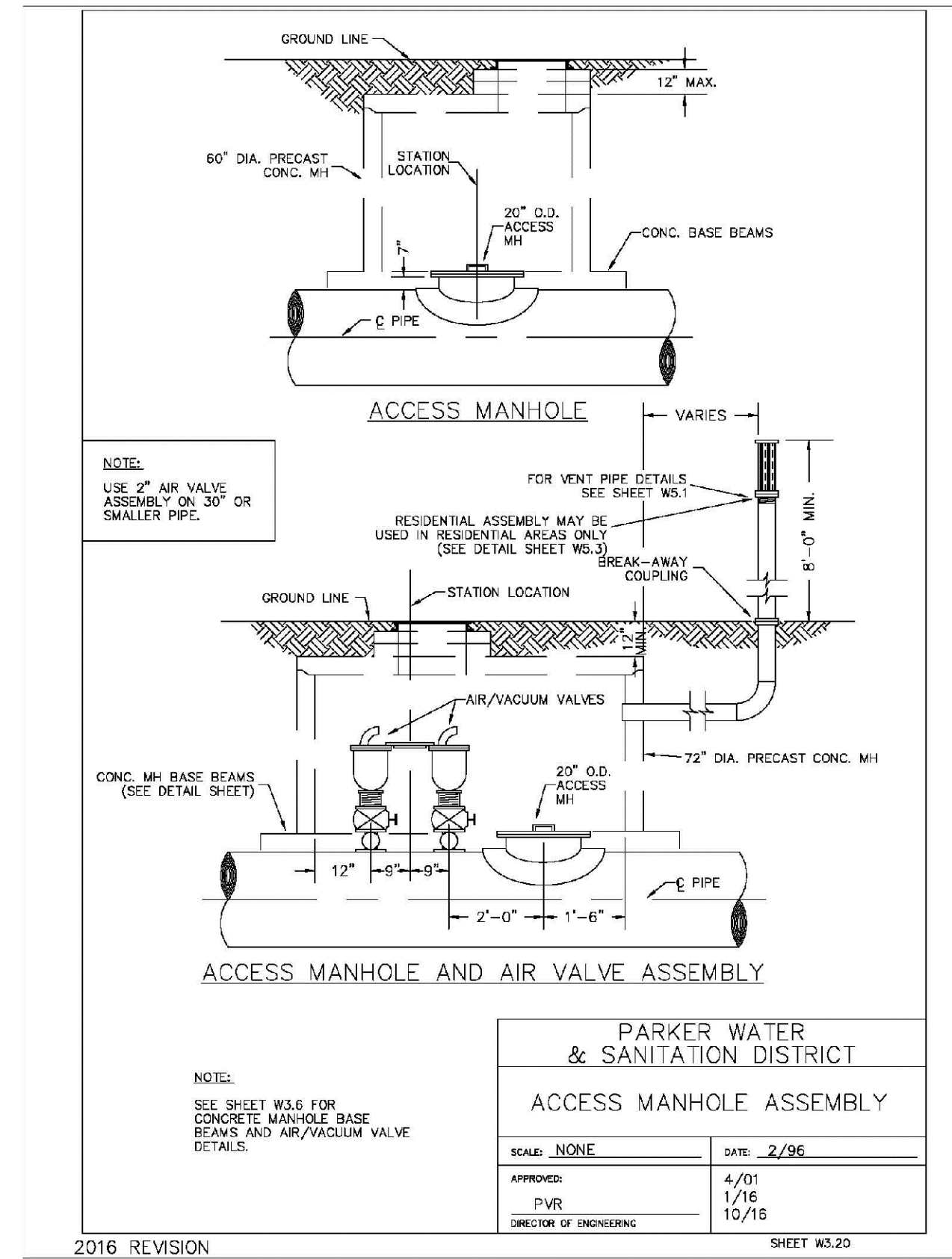
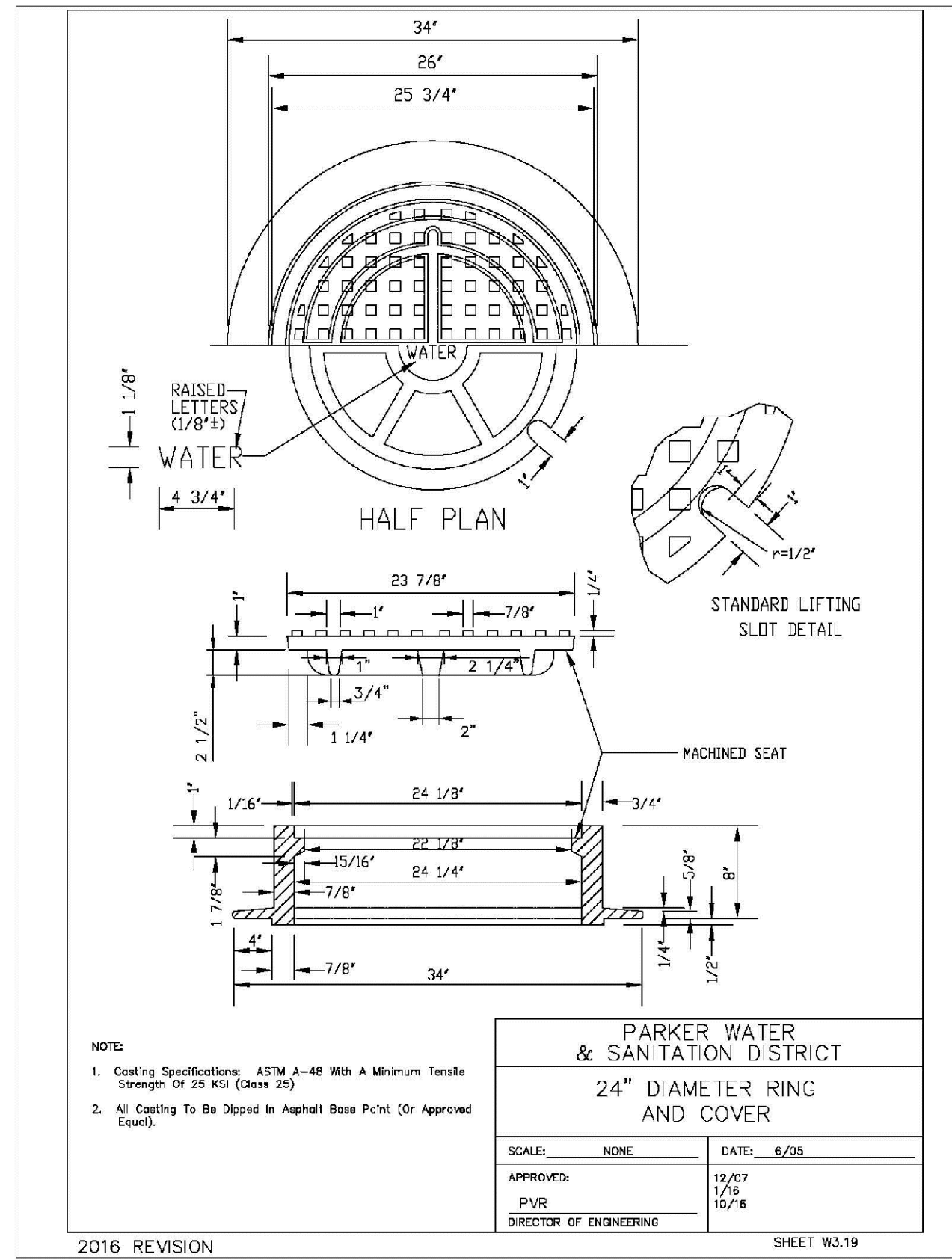
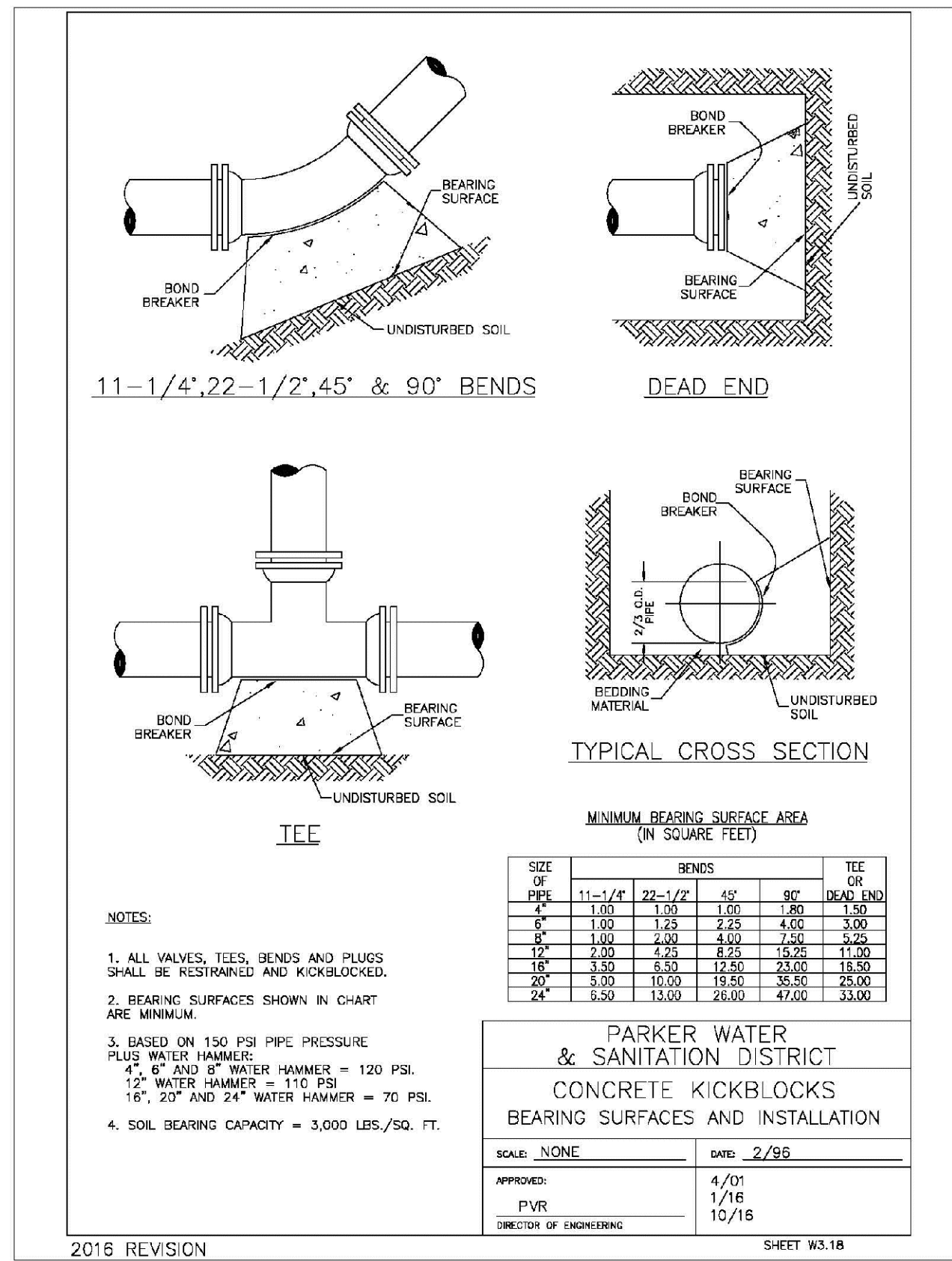
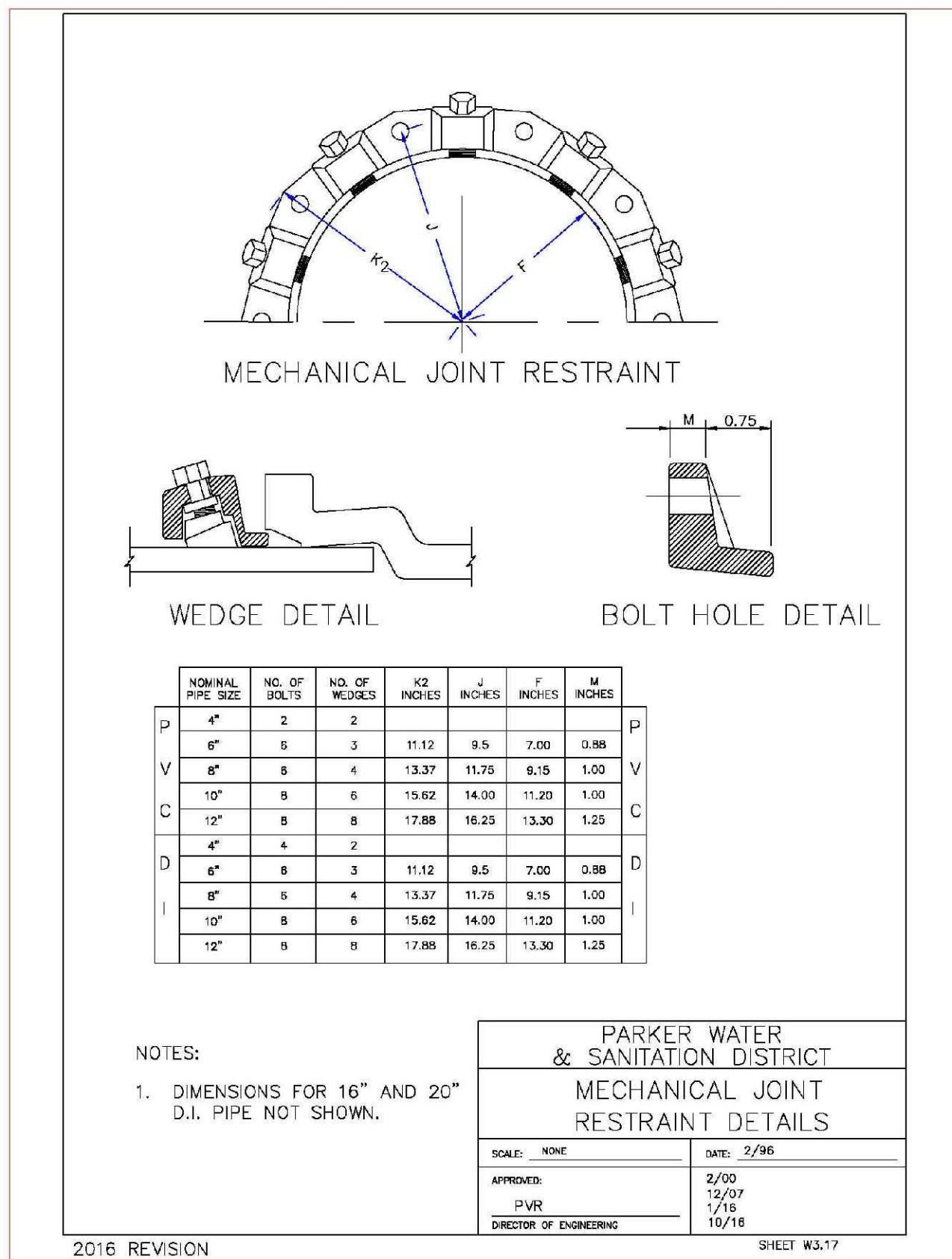
LOCATOR WIRE DETAILS

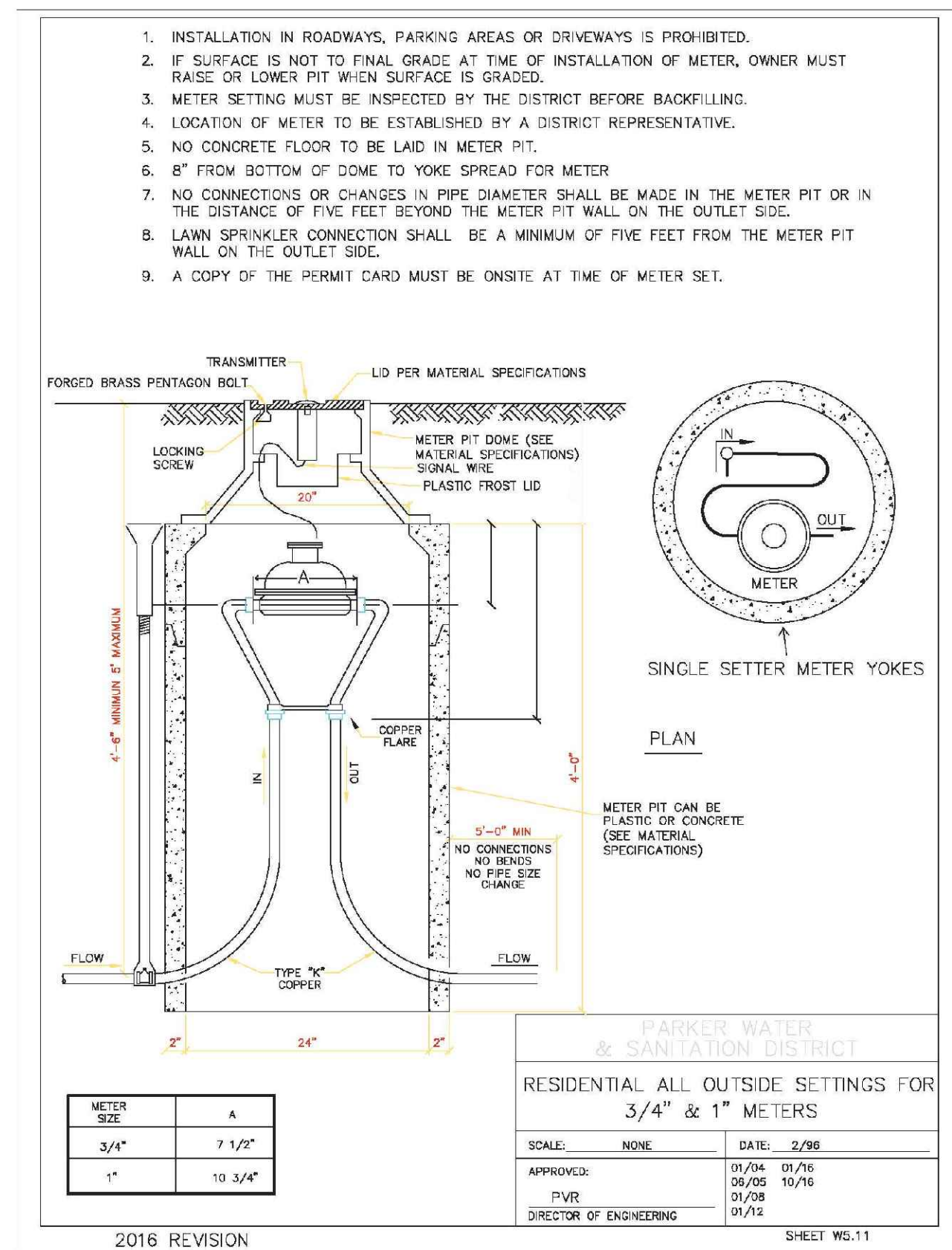
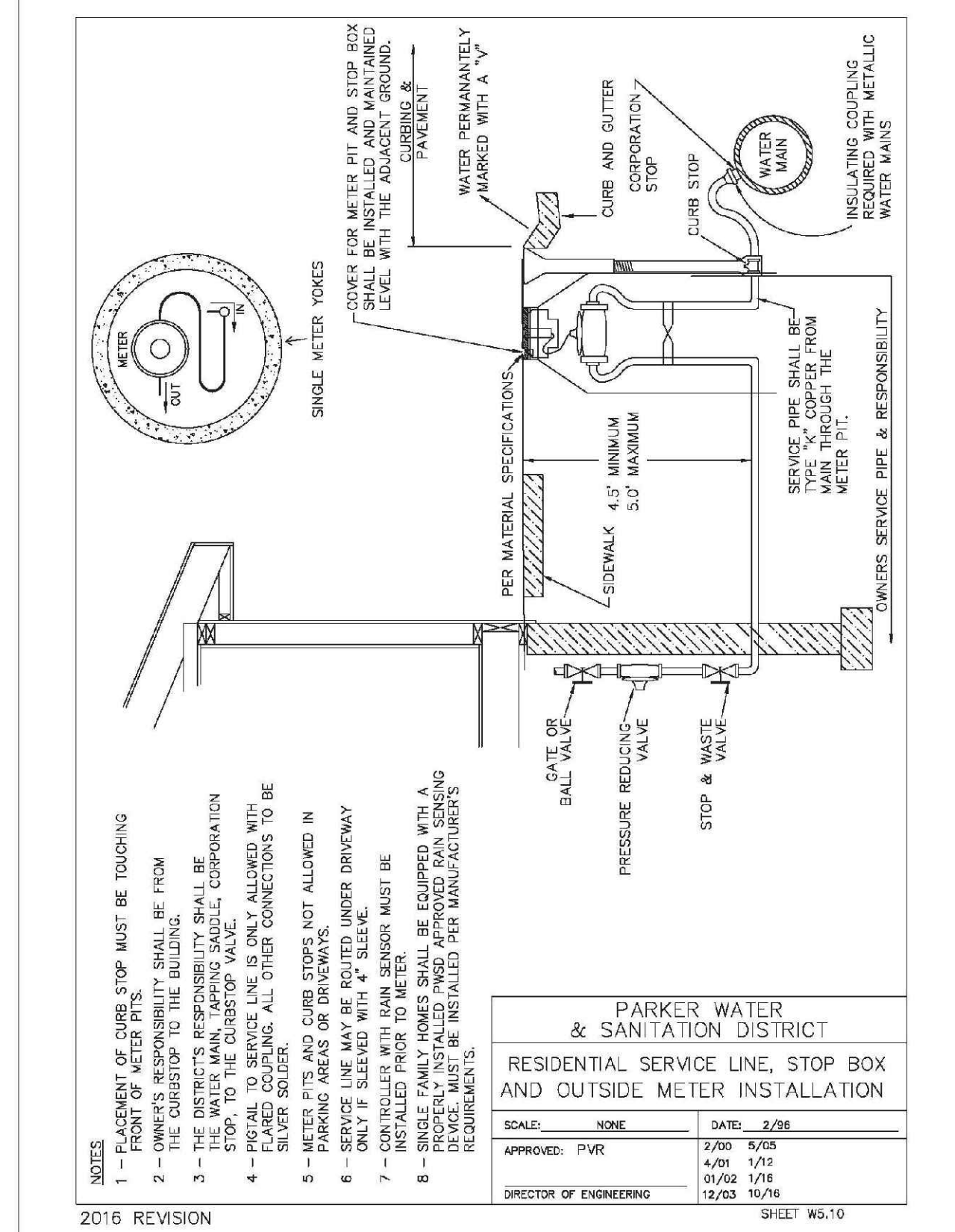
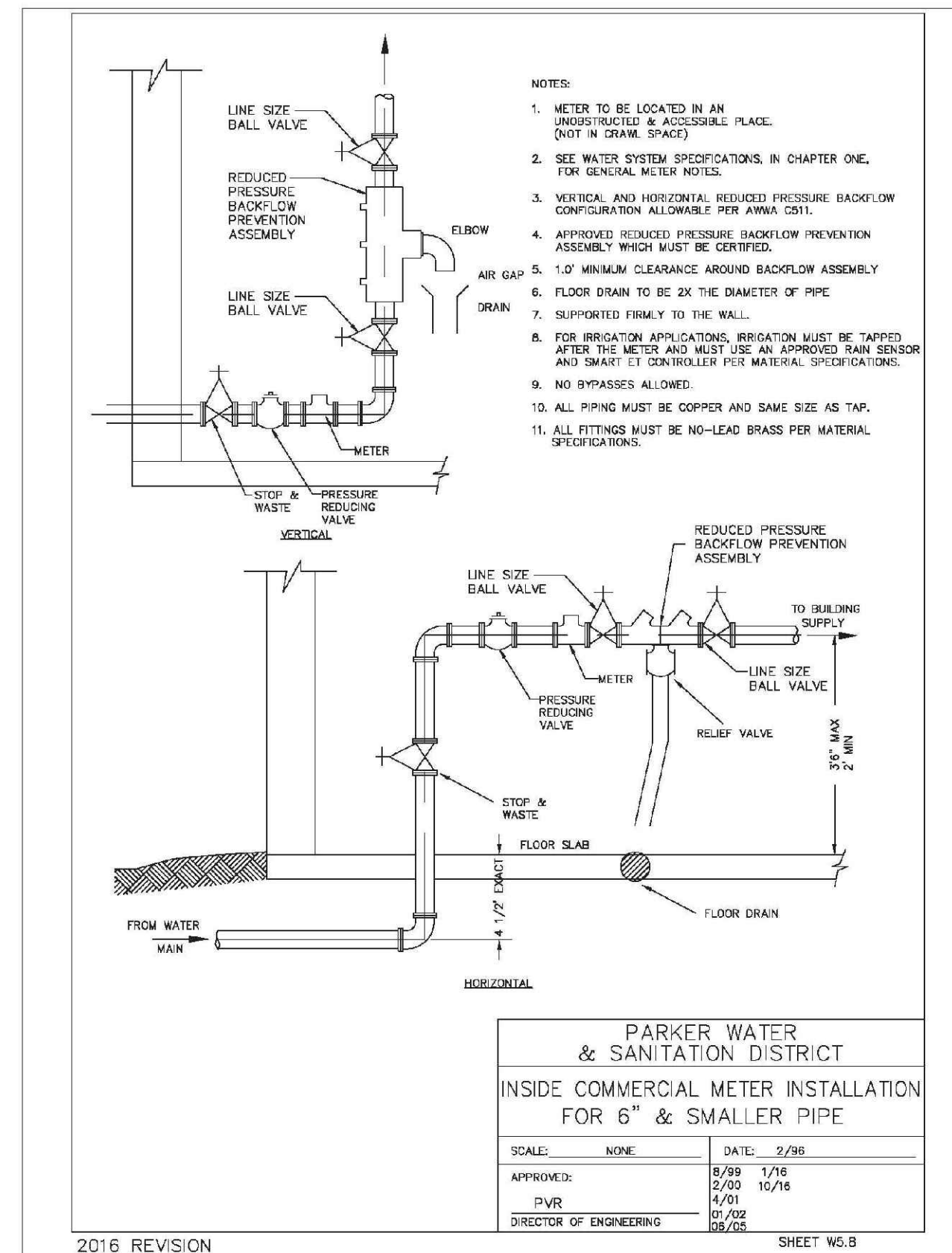
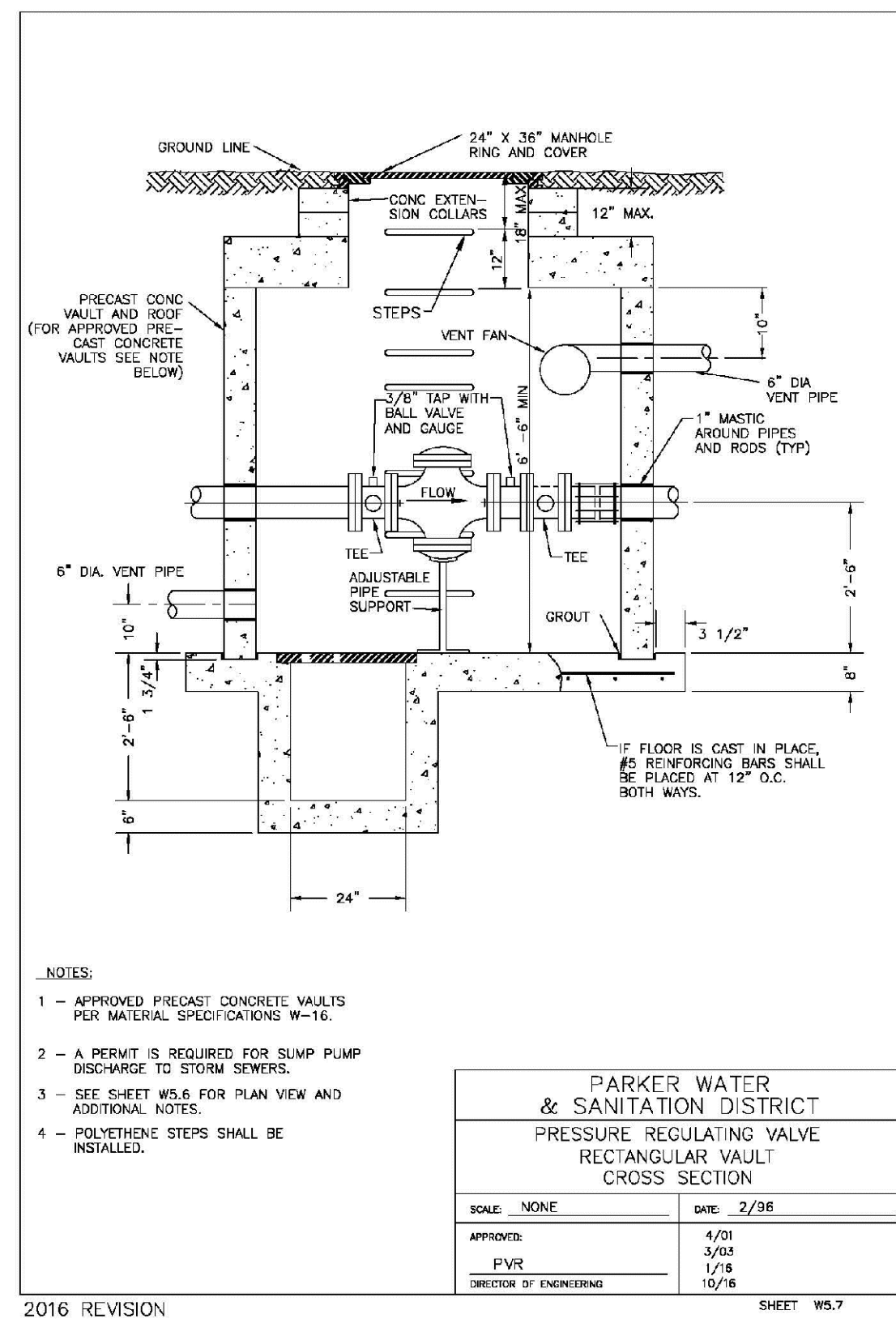
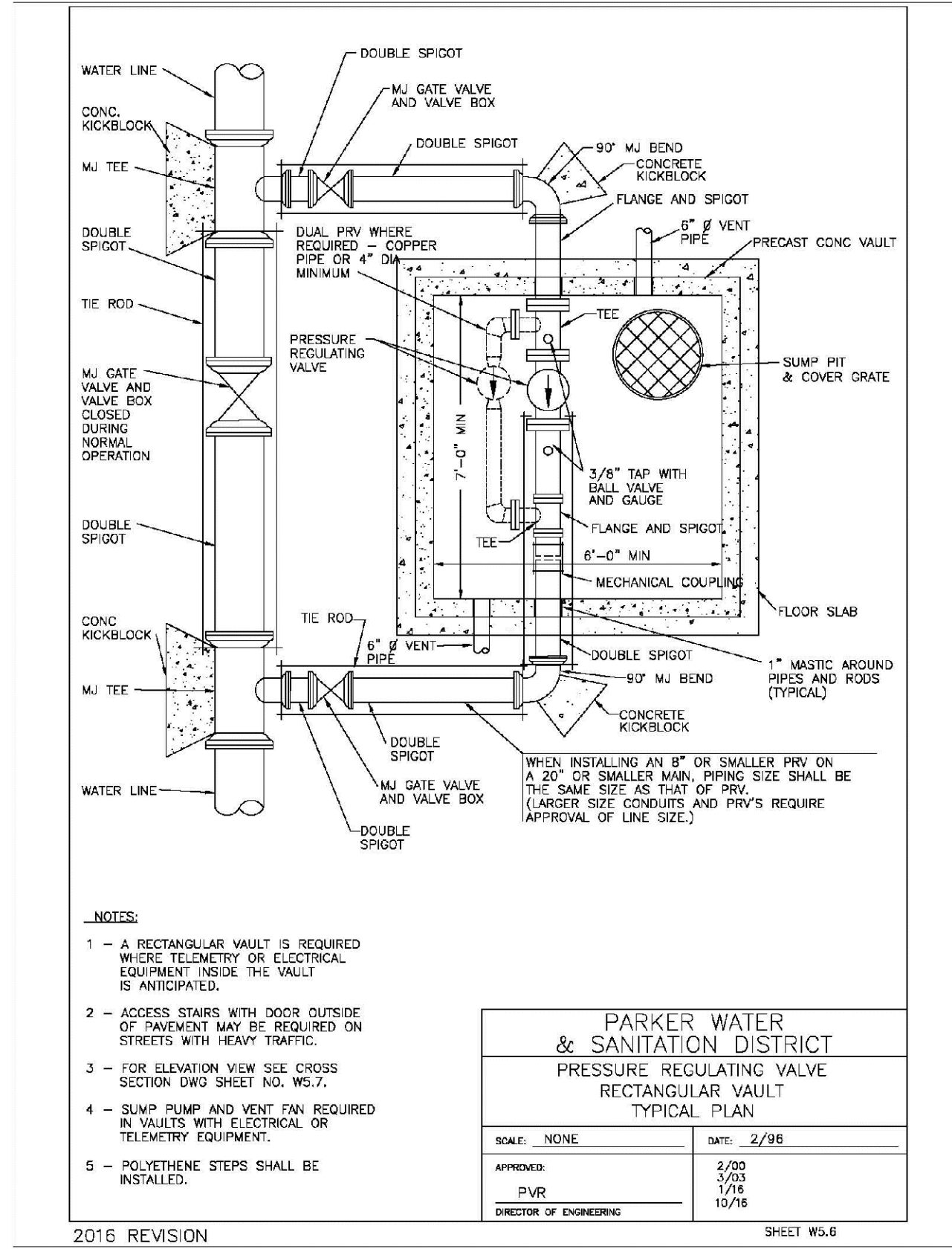
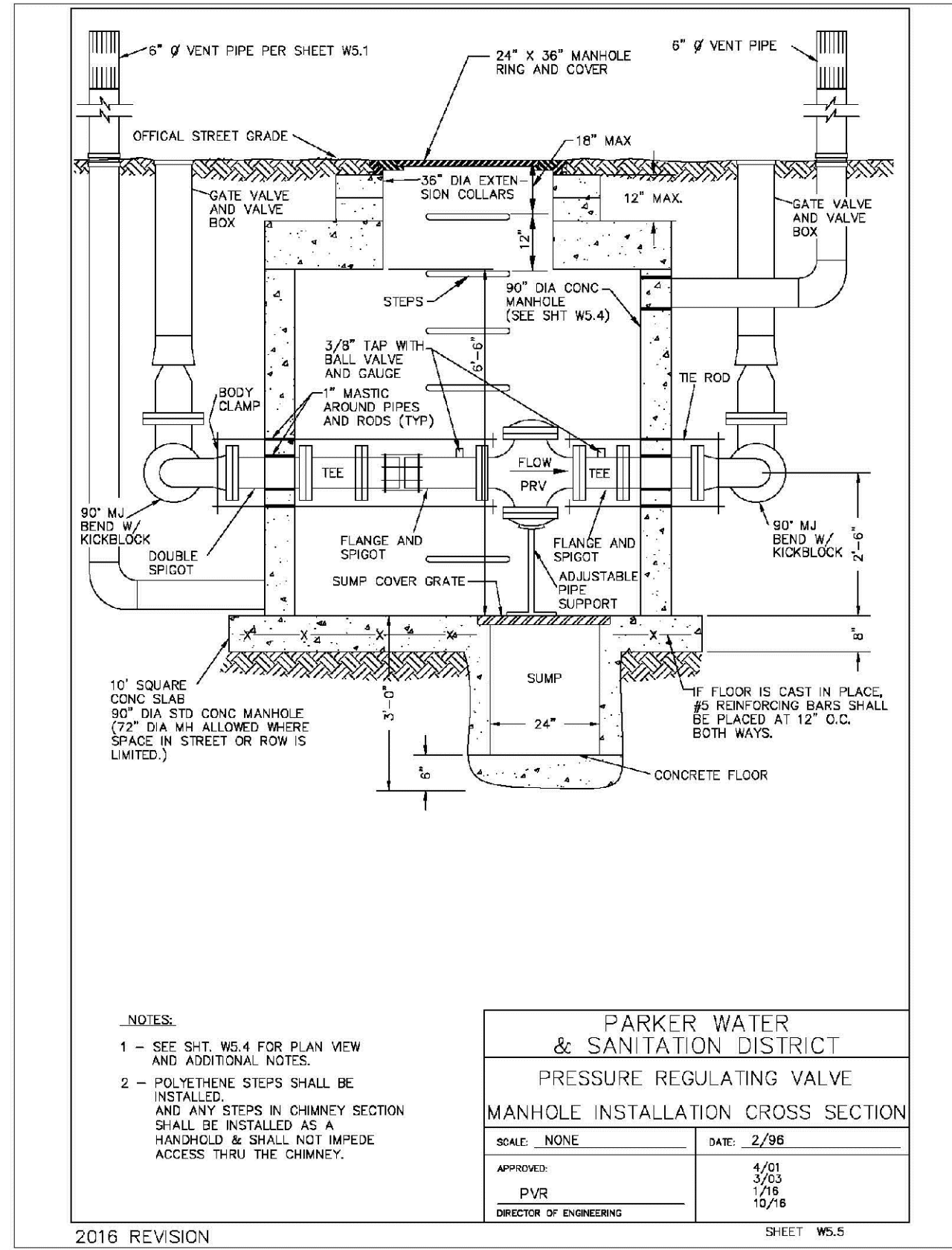
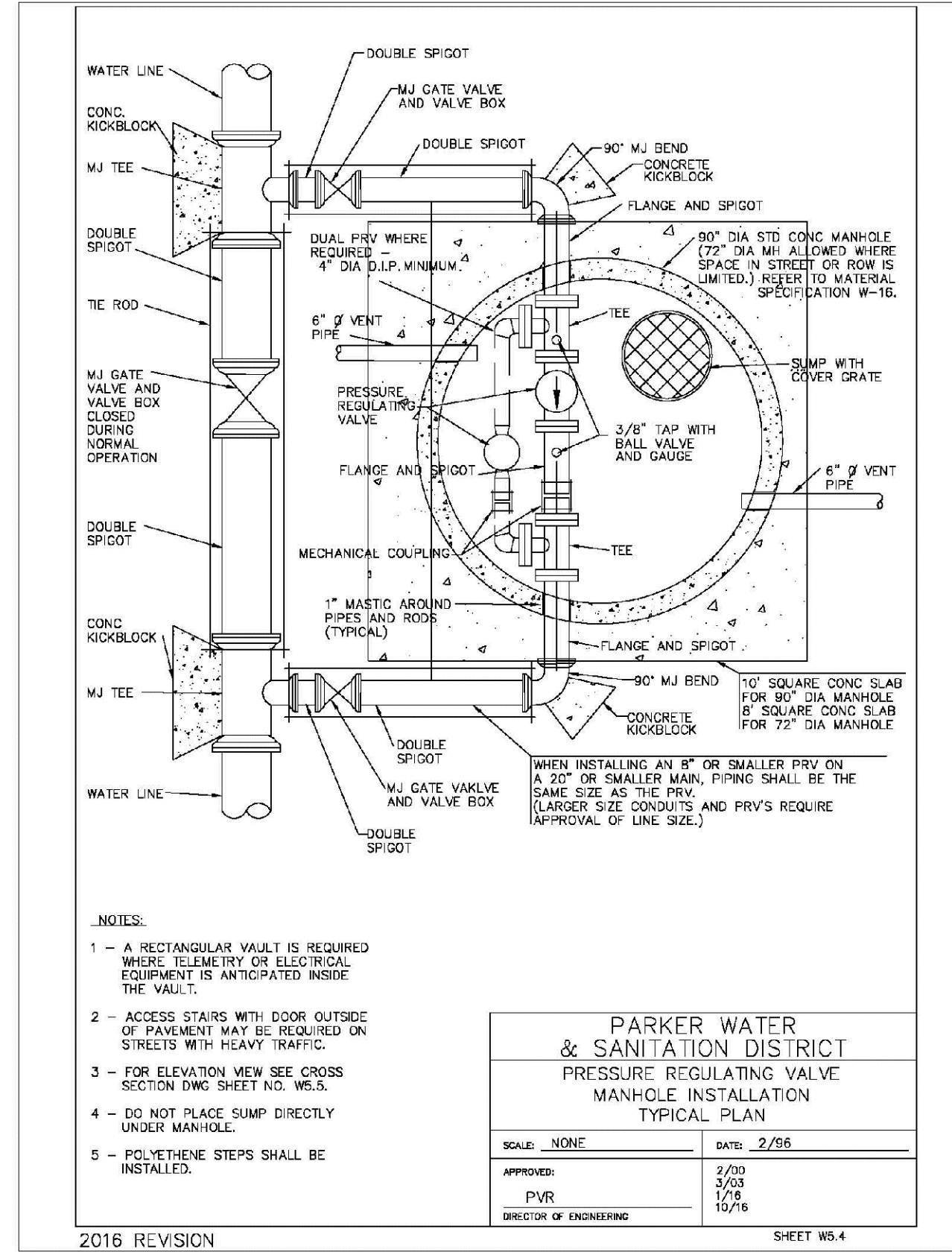
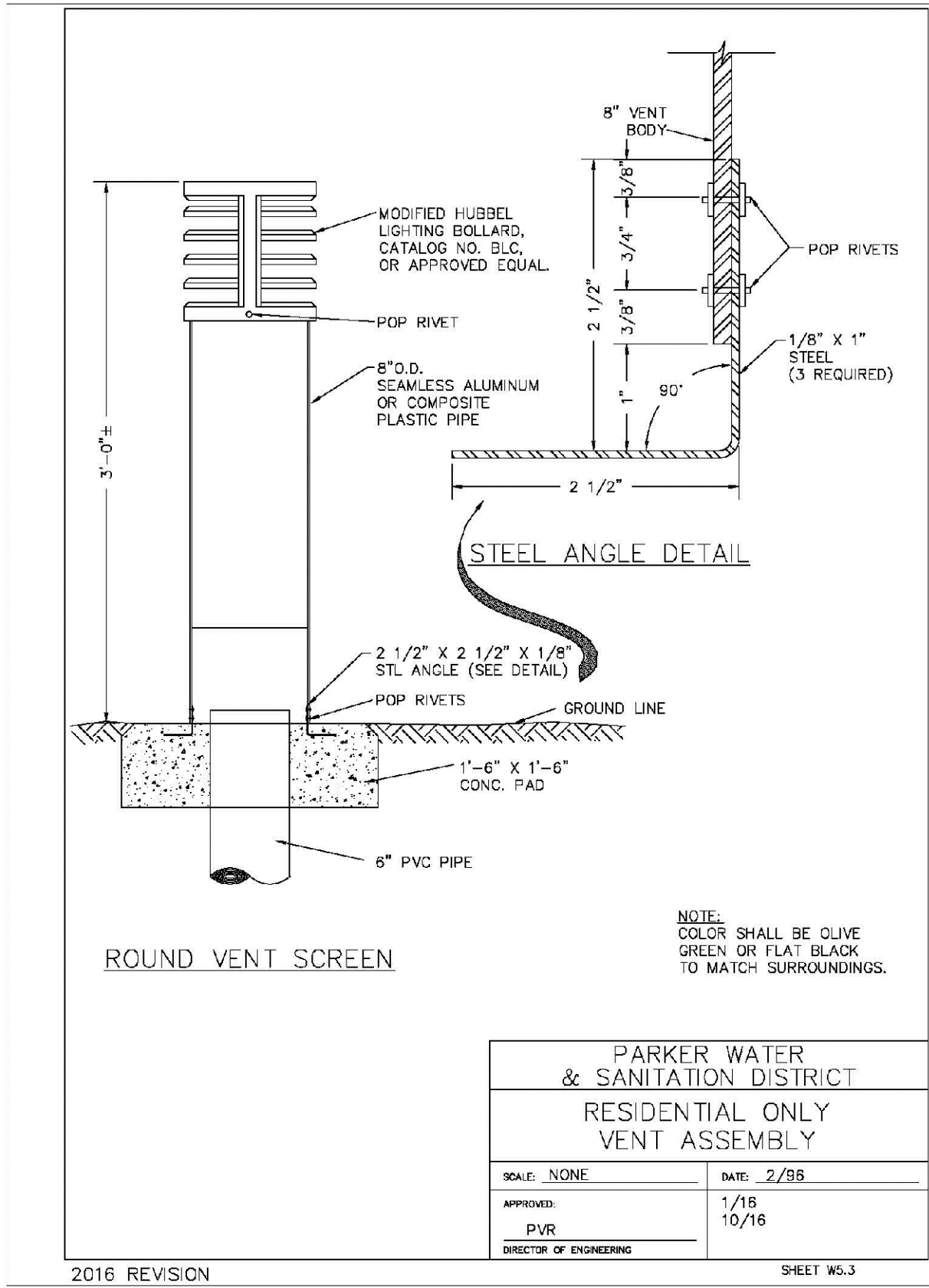
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APPROVED: 4/01	10/16
PVR	10/16
DIRECTOR OF ENGINEERING	

2016 REVISION

SHEET W2.6







N:\PROJECTS\SSR\BANCROFT\ENGINEERING\SSR\BANCROFT\WATER AND SANITATION\WATER DETAILS.DWG, CDDVA, 4/8/2018 3:54 PM

