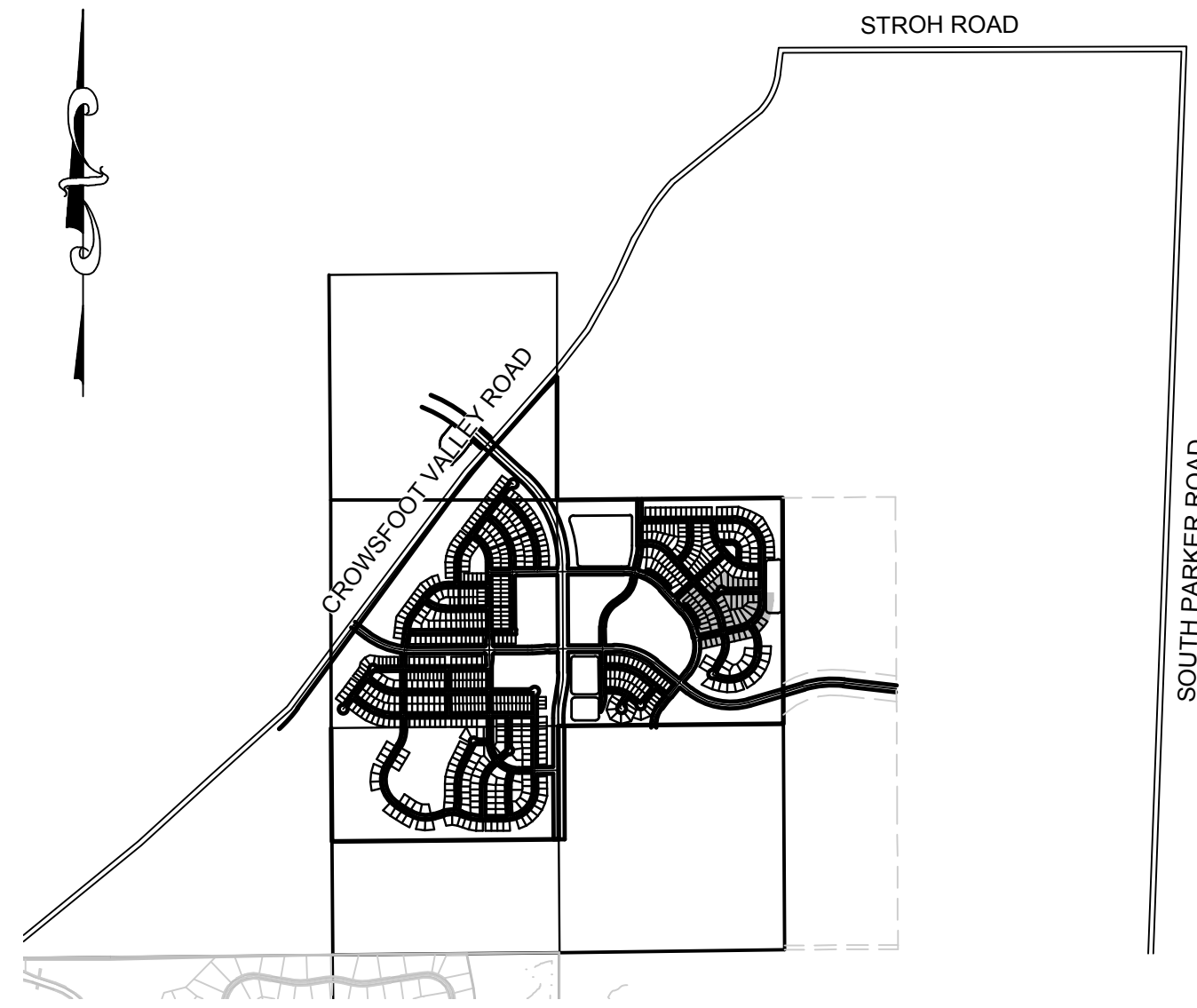


TRAILS AT CROWFOOT

FILING 11 UTILITY CONSTRUCTION PLANS

SECTIONS 4, 8, AND 9 TOWNSHIP 7 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN COUNTY OF DOUGLAS, STATE OF COLORADO

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22	WATER DETAILS



VICINITY MAP
SCALE: 1" = 2000'

MATERIALS LIST		
DESCRIPTION	QUANTITY	UNIT
8" WATERPIPE (C900)	3,027	L.F.
6" WATERPIPE (DIP-FIRE HYDRANT LINE)	84	L.F.
8" GATE VALVE W/ BOX	13	EA.
6" GATE VALVE W/ BOX	5	EA.
FIRE HYDRANT ASSEMBLY	5	EA.
8" BLOWOFF (2" END OF PIPE)	3	EA.
8" BEND	17	EA.
8" CROSS	1	EA.
8" TEE	8	EA.
WATER SERVICE LATERAL W/ WATER METER AND PIT	56	EA.
8" SEWER (SDR-35 PVC)	2,507	L.F.
4' DIA. MANHOLE	21	EA.
SEWER SERVICE LATERAL W/ WYE TAP	56	EA.

FIRE DEPARTMENT APPROVAL

ALL FIRE HYDRANTS SHALL BE INSTALLED ACCORDING TO WATER UTILITY STANDARDS. THE NUMBER AND LOCATIONS OF THE FIRE HYDRANTS AS SHOWN ON THE OVERALL UTILITY PLAN ARE CORRECT AS SPECIFIED BY THE TOWN OF PARKER, COMMUNITY DEVELOPMENT DEPARTMENT.

(FIRE CODE OFFICIAL OR DESIGNATED REPRESENTATIVE) _____ DATE _____
(NOTE- UNDERGROUND FIRE LINE (UFL) SUBMITTAL DOCUMENTS MUST MEET THE REQUIREMENTS OF NFPA24 WHEN SUBMITTING FOR REVIEW.)

THE DISTRICT INSPECTOR MUST BE NOTIFIED AT LEAST 48 HOURS PRIOR TO START OF CONSTRUCTION. CALL PARKER WATER AND SANITATION DISTRICT AT 303-841-4627. THE DISTRICT WILL PROVIDE PERIODIC INSPECTIONS OF THE WORK. 24 HOUR NOTICE TO THE INSPECTOR IS REQUIRED FOR SCHEDULE INSPECTIONS. ANY WORK ACCOMPLISHED WITHOUT THE APPROVAL OF THE INSPECTOR WILL BE SUBJECT TO REJECTION.

REVIEWED FOR CONFORMANCE TO PARKER WATER AND SANITATION DISTRICT STANDARDS.

BY: _____
(DISTRICT REPRESENTATIVE)

DATE SIGNED: _____

APPROVED FOR CONSTRUCTION:
PARKER WATER AND SANITATION DISTRICT

BY: _____
(DISTRICT ENGINEER)

DATE SIGNED: _____

PREPARED UNDER THE SUPERVISION OF

BRIAN P. WILSON
COLORADO P.E. 0050067

DEVELOPER

E5X MANAGEMENT
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

BENCHMARK
DOUGLAS COUNTY CONTROL POINT KNOWN AS 1.069032, 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.

N:\PROJECTS\BENCH\ENGINEERING\SHETS\CD\SF11\PARKER WATER AND SANITATION\F11 COVER.DWG, CDDVA, 8/24/2017 10:29 AM

CALL 811
TWO WORKING DAYS
BEFORE YOU DIG
UNCC 1-800-922-1987
UTILITY NOTIFICATION
CENTER OF COLORADO

SHEET NUMBER	DRAWN BY:	KJD	CHECKED BY:	JJ	DATE:	SEPTEMBER 2017	SCALE:	AS SHOWN	FILE NO:	8130283701	TRAILS AT CROWFOOT FILING 11 CONSTRUCTION DRAWINGS COVER SHEET	ESX MANAGEMENT 7353 South Alton Way CENTENNIAL, CO 80112		10333 E. Dry Creek Rd. Suite 240 Englewood, Colorado Tel: (720) 482-9526 Fax: (720) 482-9546	Revisions	No.	Date	Appr.	Date

GENERAL NOTES:

1. ALL CONSTRUCTION SHALL COMPLY WITH PARKER WATER AND SANITATION DISTRICT SPECIFICATIONS.
2. THE CONTRACTOR SHALL CONTACT ALL APPROPRIATE UTILITY COMPANIES AND THE TOWN OF PARKER PRIOR TO THE BEGINNING OF ANY CONSTRUCTION. CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING ANY EXISTING UTILITY (INCLUDING DEPTHS) WHICH MAY CONFLICT WITH THE PROPOSED CONSTRUCTION. ALL EXISTING UTILITIES SHALL BE PROTECTED FROM DAMAGE BY THE CONTRACTOR. DAMAGED UTILITIES SHALL BE REPAIRED BY THE CONTRACTOR AT HIS OWN EXPENSE.
3. ALL ITEMS SHOWN ON THE PLANS AS EXISTING ARE SHOWN IN APPROXIMATE LOCATIONS ONLY. THE ACTUAL LOCATIONS MAY VARY FROM THE PLANS, ESPECIALLY IN THE CASE OF UNDERGROUND UTILITIES. WHENEVER CONTRACTOR DISCOVERS A DISCREPANCY IN LOCATIONS, HE SHALL CONTACT THE ENGINEER IMMEDIATELY.
4. THE DISTRICT ENGINEER AND OTHER APPROVING AGENCIES ARE TO BE NOTIFIED AT LEAST 48 HOURS PRIOR TO CONSTRUCTION.
5. THE CONTRACTOR SHALL OBTAIN, AT HIS EXPENSE, ALL PERMITS THAT ARE NECESSARY TO PERFORM THE PROPOSED WORK.
6. ALL CONCRETE SHALL BE A MINIMUM OF CLASS A, 6 SACK, TYPE II, 3000-POUND COMPRESSION STRENGTH.
7. THE DESIGN ENGINEER SHALL SUBMIT ONE (1) SET OF ROLLED "AS-BUILT" BLUELINE PRINTS AND ELECTRONIC FILES TO THE DISTRICT ENGINEER FOR APPROVAL PRIOR TO PRINTING MYLAR SEPIAS FOR THE DISTRICT. AFTER APPROVAL HAS BEEN GRANTED BY THE DISTRICT ENGINEER, FULL SIZE MYLAR SEPIA PRINTS SHALL BE TRANSMITTED TO THE PARKER WATER AND SANITATION DISTRICT OFFICE.
8. ALL BACKFILL MATERIAL SHALL BE COMPACTED TO 95% STANDARD PROCTOR DENSITY. COMPACTION TESTS MUST BE SUBMITTED TO DISTRICT ENGINEER PRIOR TO PROBATIONARY ACCEPTANCE.
9. TRENCHES SHALL BE EXCAVATED AND THE PIPE EXPOSED FOR THE INSPECTION AT ANY LOCATION ON THE PROJECT IF SO ORDERED BY THE INSPECTOR.
10. THE CONTRACTOR WILL BE HELD RESPONSIBLE FOR THE PROPER FUNCTIONING OF LINES (WATER AND SEWER) FOR UP TO TWO (2) YEARS FROM THE DATE OF PROBATIONARY ACCEPTANCE OF THE LINES BY THE DISTRICT. ANY MALFUNCTION DURING THIS PERIOD OF GUARANTEE SHALL BE REMEDIED BY THE CONTRACTOR TO THE SATISFACTION OF THE DISTRICT ENGINEER AT NO EXPENSE TO THE CONTRACTOR.
11. SURFACE GRADES ARE TO BE WITHIN PLUS OR MINUS ONE FOOT OF FINISHED GRADE AND VERIFICATION OF COMPACTION RESULTS OBTAINED PRIOR TO THE INSTALLATION OF WATER AND SEWER LINES. RESULTS MUST BE SUBMITTED TO THE DISTRICT ENGINEER.
12. NO WORK SHALL BE BACKFILLED UNTIL THE CONSTRUCTION HAS BEEN INSPECTED AND APPROVED FOR BACKFILLING BY THE DISTRICT ENGINEER OR REPRESENTATIVE OF THE DISTRICT ENGINEER.
13. ALL SERVICES WILL BE PERMANENTLY MARKED ON CURB FACE AS FOLLOWS: "X" FOR SANITARY SERVICE SEWERS "V" FOR WATER SERVICES
14. NO TREES SHALL BE ALLOWED IN EASEMENTS OR WITHIN 8' OF ANY WATER OR SANITARY SEWER MAINS IN RIGHT OF WAY.
15. THE CONTRACTOR SHALL HAVE IN HIS POSSESSION AT ALL TIMES ONE (1) SIGNED COPY OF THE PLANS WHICH HAVE BEEN APPROVED BY THE PARKER WATER AND SANITATION DISTRICT AND THE DISTRICT ENGINEER AND ONE (1) COPY OF THE LATEST PARKER WATER AND SANITATION DISTRICT SPECIFICATION MANUAL.

WATER MAIN NOTES:

1. ALL MATERIALS AND WORKMANSHIP SHALL BE IN CONFORMANCE WITH THE PARKER WATER AND SANITATION DISTRICT ENGINEERING STANDARDS AND SPECIFICATIONS, LATEST REVISIONS. ALL WORK SHALL BE INSPECTED AND APPROVED BY PERSONNEL OF THE PARKER WATER AND SANITATION DISTRICT AND THE DISTRICT ENGINEER.
2. ALL WATER MAINS SHALL BE PER PWSO MATERIALS SPECIFICATIONS.
3. ALL BENDS, PLUGS, REDUCERS, AND FIRE HYDRANTS TO BE RODDED OR MEGA-LUGGED. ALL FITTINGS SHALL BE WRAPPED WITH 8-MIL MINIMUM THICKNESS POLYETHYLENE MATERIAL PER PWSO MATERIALS SPECIFICATIONS.
4. THERE SHALL BE A MINIMUM COVER OF 4.5 FEET OVER ALL WATER MAINS.
5. FIRE HYDRANTS SHALL CONFORM TO AWWA C-502 "DRY BARREL FIRE HYDRANTS" PIPE HYDRANT ASSEMBLIES SHALL INCLUDE ALL PIPE, FITTINGS, VALVES, MATERIALS, AND LABOR WHICH ARE NECESSARY TO INSTALL THE HYDRANT COMPLETE IN PLACE. SEE MATERIALS SPECIFICATIONS FOR APPROVED MODELS
6. ALL BENDS, TEES, FIRE HYDRANTS, BLOW-OFFS AND PLUGS AT DEAD END MAINS SHALL BE PROTECTED FROM THRUST BY USING CONCRETE THRUST BLOCKS.
7. PRECAUTIONS SHALL BE TAKEN TO PROTECT THE INTERIOR OF PIPES, FITTINGS, AND VALVES AGAINST CONTAMINATION. ALL OPENINGS IN THE PIPELINE SHALL BE CLOSED WITH WATERTIGHT PLUGS WHEN PIPE LAYING IS STOPPED AT THE CLOSE OF THE DAY'S WORK OR FOR OTHER REASONS, SUCH AS REST BREAKS OR MEAL PERIODS. THE MORE CLOSELY THE RATE OF DELIVERY IS CORRELATED TO THE RATE OF PIPE LAYING, THE LOWER THE RISK OF CONTAMINATION.
8. CHLORINATION AND FLUSHING: ALL WATER MAINS SHALL BE INSTALLED AND CHLORINATED PER PARKER WATER AND SANITATION STANDARDS AND SPECIFICATIONS. THE LINES SHALL BE CHLORINATED IN ACCORDANCE WITH ANSI/AWWA C-651-92., "DISINFECTING WATER MAINS." PARKER WATER AND SANITATION DISTRICT REQUIRES THE INITIAL DOSAGE RATE OF DISINFECTION BE AT LEAST 50 MG PER LITER. CHLORINE TABLETS SHOULD BE ADHERED TO THE TOP OF THE PIPE SECTION WITH PERMATEX NO.1 (RED). THE CHLORINATION OF ANY FINISHED PIPELINE SHALL BE DONE PRIOR TO THE HYDROSTATIC TESTING.
9. HYDROSTATIC TESTING: ALL WATER MAINS SHALL BE TESTED PER THE REQUIREMENTS OF THE PARKER WATER AND SANITATION DISTRICT STANDARDS AND SPECIFICATIONS. ALL PIPE SHALL BE FIELD PRESSURE TESTED TO A MINIMUM OF 150 PSI. ALL TESTING SHALL BE DONE IN THE PRESENCE OF A PARKER WATER AND SANITATION DISTRICT INSPECTOR. LEAKAGE FOR EACH SECTION OF PIPE BETWEEN LINES VALVES SHALL NOT EXCEED THE LIMITS SET FORTH IN THE PARKER WATER AND SANITATION DISTRICT STANDARDS AND SPECIFICATIONS.
10. VALVES IN STREETS ARE TO BE LOCATED AT PROPERTY LINE EXTENSIONS EXCEPT FOR TAPPING TEES WHERE AN ADDITIONAL VALVES SHALL BE PLACED ON THE TAPPING TEE. OTHER VALVE LOCATIONS, SUCH AS WHERE CROSS PANS EXIST, ARE SHOWN ON THE PLANS.
11. WHEN NECESSARY TO LOWER OR RAISE WATER LINES AT STORM DRAINS AND OTHER UTILITY CROSSING, A MINIMUM CLEARANCE OF 1.50 FEET SHALL BE MAINTAINED BETWEEN OUTSIDE OF PIPES.
12. THE CONTRACTOR SHALL NOTIFY THE PARKER WATER AND SANITATION DISTRICT AND THE DISTRICT ENGINEER AT LEAST 48 HOURS PRIOR TO ANY CONSTRUCTION. IF WORK IS SUSPENDED FOR ANY PERIOD OF TIME AFTER INITIAL START-UP, THE CONTRACTOR MUST NOTIFY THE DISTRICT ENGINEER 48 HOURS PRIOR TO RE-START.
13. PIPE BEDDING SHALL BE A CLEAN, WELL-GRADED SAND OR SQUEEGEE SAND IN ACCORDANCE WITH PARKER WATER AND SANITATION DISTRICT STANDARDS AND SPECIFICATIONS, LATEST REVISION.
14. THE CONTRACTOR SHALL NOTIFY THE PUBLIC UTILITY COMPANIES AND DETERMINE THE LOCATION OF ALL EXISTING UNDERGROUND UTILITIES PRIOR TO PROCEEDING WITH THE EXCAVATION. ALL WORK PERFORMED IN THE AREA OF THE PUBLIC UTILITIES SHALL BE PERFORMED ACCORDING TO THE REQUIREMENTS OF THESE AGENCIES.
15. COMPACTION OF ALL TRENCHES MUST BE ATTAINED IN ACCORDANCE WITH THE SOILS REPORTS AND COMPACTION TEST RESULTS SUBMITTED TO THE DISTRICT ENGINEER PRIOR TO PROBATIONARY ACCEPTANCE.
16. VALVE BOXES: TYLER SCREW-TYPE 6 INCHES CAST IRON VALVE BOX ASSEMBLY SERIES 6860 WITH NO. 160 OVAL BASE. CLAY AND BAILEY SCREW-TYPE 6 INCH CAST IRON VALVE BOX ASSEMBLY NO. P-108 WITH NO. 106 LARGE OVAL BASE.
17. ALL PIPE LENGTHS ARE APPROXIMATE.
18. AT LEAST FIVE (5) DAYS PRIOR TO THE START OF CONSTRUCTION, A PRE-CONSTRUCTION MEETING WILL BE HELD AT THE OFFICE OF THE DISTRICT ENGINEER AND ATTENDED BY THE CONTRACTOR AND REPRESENTATIVE OF OTHER APPROVING AGENCIES. IT WILL BE THE RESPONSIBILITY OF THE CONTRACTOR TO CONTACT THE DISTRICT ENGINEER.

SANITARY SEWER NOTES:

1. ALL SANITARY SEWER CONSTRUCTION SHALL CONFORM TO THE PARKER WATER AND SANITATION DISTRICT SPECIFICATION.
2. ALL SEWER MAINS SHALL BE PVC, ASTM D-3034, SDR 35 OR APPROVED EQUAL. ALL SEWER MAIN SIZE IS 8" IN DIAMETER UNLESS OTHERWISE NOTED.
3. SEWER LINES SHALL BE INSTALLED 5.0 FEET SOUTH OR WEST OF STREET CENTERLINE, UNLESS OTHERWISE SHOWN ON PLANS. SEWER LINES SHALL BE 10.00 FEET FROM WATER LINES EXCEPT WHEN CROSSING EACH OTHER. SEWER LINES WHICH CROSS LESS THAN 1.50 FEET VERTICALLY FROM THE WATER MAIN SHALL BE ENCASED IN CONCRETE AS PER PARKER WATER AND SANITATION DISTRICT STANDARD AND SPECIFICATIONS. USE RUBBER GASKETS FOR PVC ENCASMENT.
4. SEWER RIM ELEVATIONS SHOWN ARE APPROPRIATE ONLY AND ARE NOT TO BE TAKEN AS FINAL ELEVATIONS. RING AND COVER SHALL BE SET IN CENTERED CONCRETE RINGS WITH RAM-NECK FOR ADJUSTMENT TO MATCH FINAL PAVEMENT ELEVATIONS.
5. THE CONTRACTOR AND SURVEY CREW SHALL VERIFY ELEVATIONS OF EXISTING SEWER LINES AND MANHOLES TO BE TIED TO PRIOR TO CONSTRUCTION OR STAKING OF SANITARY SEWER.
6. NO UNDERDRAIN SYSTEM WILL BE ALLOWED TO BE PLACED IN MAINLINE OR SEWER SERVICE TRENCHES.
7. SEWER SERVICE TEES FOR EACH UNIT SHALL BE STAKED BY A SURVEY CREW AND FURNISHED AND INSTALLED BY THE CONTRACTOR. THE CONTRACTOR SHALL FURNISH TO THE ENGINEER "AS CONSTRUCTED" LOCATION OF TEES. SEWER WYES SHALL BE USED RATHER THAN TEES.
8. ALL MANHOLES SHALL BE 48-INCHES IN DIAMETER WITH 24-INCH RING AND COVER, ECCENTRIC CONE UNLESS OTHERWISE SPECIFIED.
9. PIPE BEDDING SHALL BE CLASS "B" AND SHALL CONFORM TO ASTM C-33 OR D-448 GRADATION NO. 6 OR NO. 67.
10. AT LEAST FIVE (5) DAYS PRIOR TO THE START OF CONSTRUCTION, A PRE-CONSTRUCTION MEETING WILL BE HELD AT THE OFFICE OF THE DISTRICT ENGINEER AND ATTENDED BY THE CONTRACTOR AND REPRESENTATIVES OF THE OTHER APPROVING AGENCIES. IT WILL BE THE RESPONSIBILITY OF THE CONTRACTOR TO CONTACT THE DISTRICT ENGINEER TO SCHEDULE THIS MEETING.
11. ALL PIPE LENGTHS ARE APPROXIMATE.
12. THE CONTRACTOR SHALL HAVE IN HIS POSSESSION AT ALL TIMES ONE (1) SIGNED COPY OF THE PLANS WHICH HAVE BEEN APPROVED BY THE PARKER WATER AND SANITATION DISTRICT AND THE DISTRICT ENGINEER AND ONE (1) COPY OF THE LATEST PARKER WATER AND SANITATION DISTRICT SPECIFICATION MANUAL.
13. ALL MANHOLES SHALL HAVE SHAPED INVERTS.
14. ALL SEWER LINES SHALL BE TESTED IN ACCORDANCE WITH THE PARKER WATER AND SANITATION DISTRICT STANDARDS AND SPECIFICATIONS PRIOR TO ACCEPTANCE OR ANY CONNECTION TO AN EXISTING SEWER LINE.
15. PRIOR TO START WORK WHERE SEWER MAIN TO BE INSTALLED INTO EXISTING DISTRICT SEWER SYSTEMS. THE NEAREST MANHOLE TO THE POINT OF TIE-IN SHALL BE PLUGGED WITH A PLUMBER'S PLUG ON THE INLET SIDE BY THE CONTRACTOR. THIS PLUG SHALL REMAIN IN PLACE UNTIL FINAL ACCEPTANCE BY THE DISTRICT. ITS PURPOSE SHALL BE TO PREVENT ANY MUD, WATER OR OTHER MATERIALS FROM ENTERING THE LINE DURING CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PUMPING AND CLEANING THESE MANHOLES AND REMOVING THE PLUG WHEN SO INSTRUCTED BY THE DISTRICT.
16. PRIOR TO PROBATIONARY ACCEPTANCE WALK-THROUGH, THE CLIENT SHALL JET CLEAN THE ENTIRE SANITARY SEWER SYSTEM AND PUMP OUT AT THE PLUGGED MANHOLE.

DISTRICT ACCEPTANCE NOTES:

1. UPON COMPLETION OF SANITARY SEWER AND WATER CONSTRUCTION AND TESTING, THE DEVELOPER OR CONTRACTOR SHALL CONTACT THE DISTRICT FOR PROBATIONARY ACCEPTANCE INSPECTION. A PUNCHLIST WILL BE PROVIDED THE DEVELOPER AND CONTRACTOR UPON COMPLETION OF THE INITIAL WALK-THRU AND PROBATIONARY ACCEPTANCE WILL BE ISSUED FOLLOWING COMPLETION AND ACCEPTANCE OF THE WORK OUTLINED IN THE PUNCHLIST.
2. THE CONTRACTOR WILL BE HELD RESPONSIBLE FOR THE PROPER FUNCTIONING OF THE LINES FOR UP TO TWO (2) YEARS FROM THE DATE OF PROBATIONARY ACCEPTANCE OF THE LINES BY THE DISTRICT. ANY MALFUNCTION DURING THIS PERIOD OF GUARANTEE SHALL BE REMEDIED BY THE CONTRACTOR TO THE SATISFACTION OF THE DISTRICT ENGINEER AT NO EXPENSE TO THE DISTRICT.
3. THE DATE OF FINAL ACCEPTANCE WILL BE INDICATED IN THE CONDITIONS OF THE PROBATIONARY ACCEPTANCE LETTER. THE DEVELOPER SHALL BE RESPONSIBLE FOR CONTACTING THE DISTRICT FOR FINAL INSPECTION AND FINAL ACCEPTANCE.

N:\PROJECTS\BESS RANCH\CAD\ENGINEERING\SSHEET SET\DWG\DWG11.PARKER WATER AND SANITATION\DWG11 COVER.DWG, CDDVA, 8/24/2017 10:29 AM

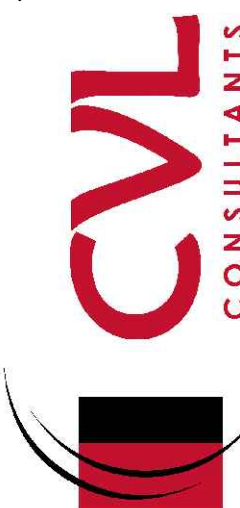
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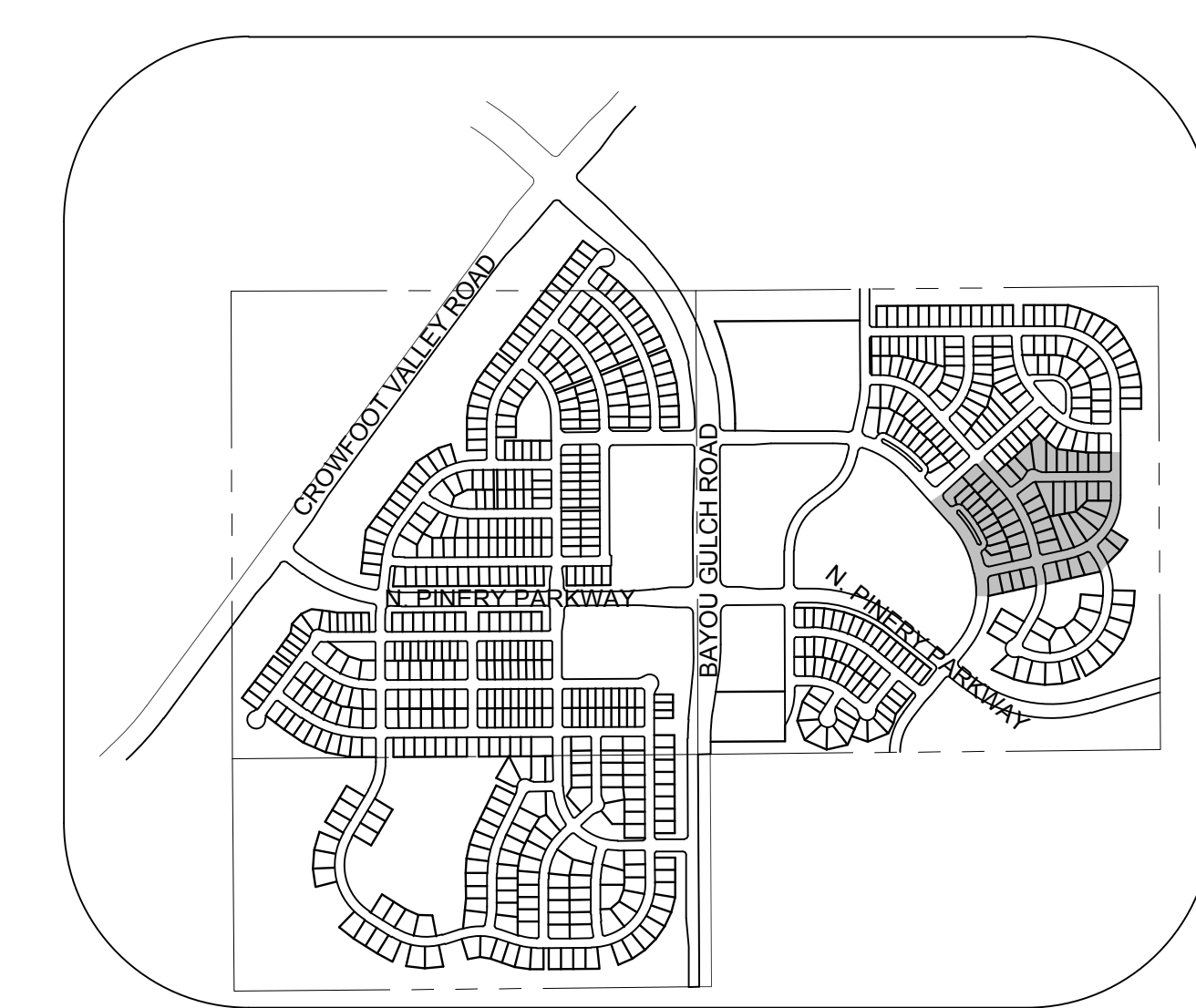
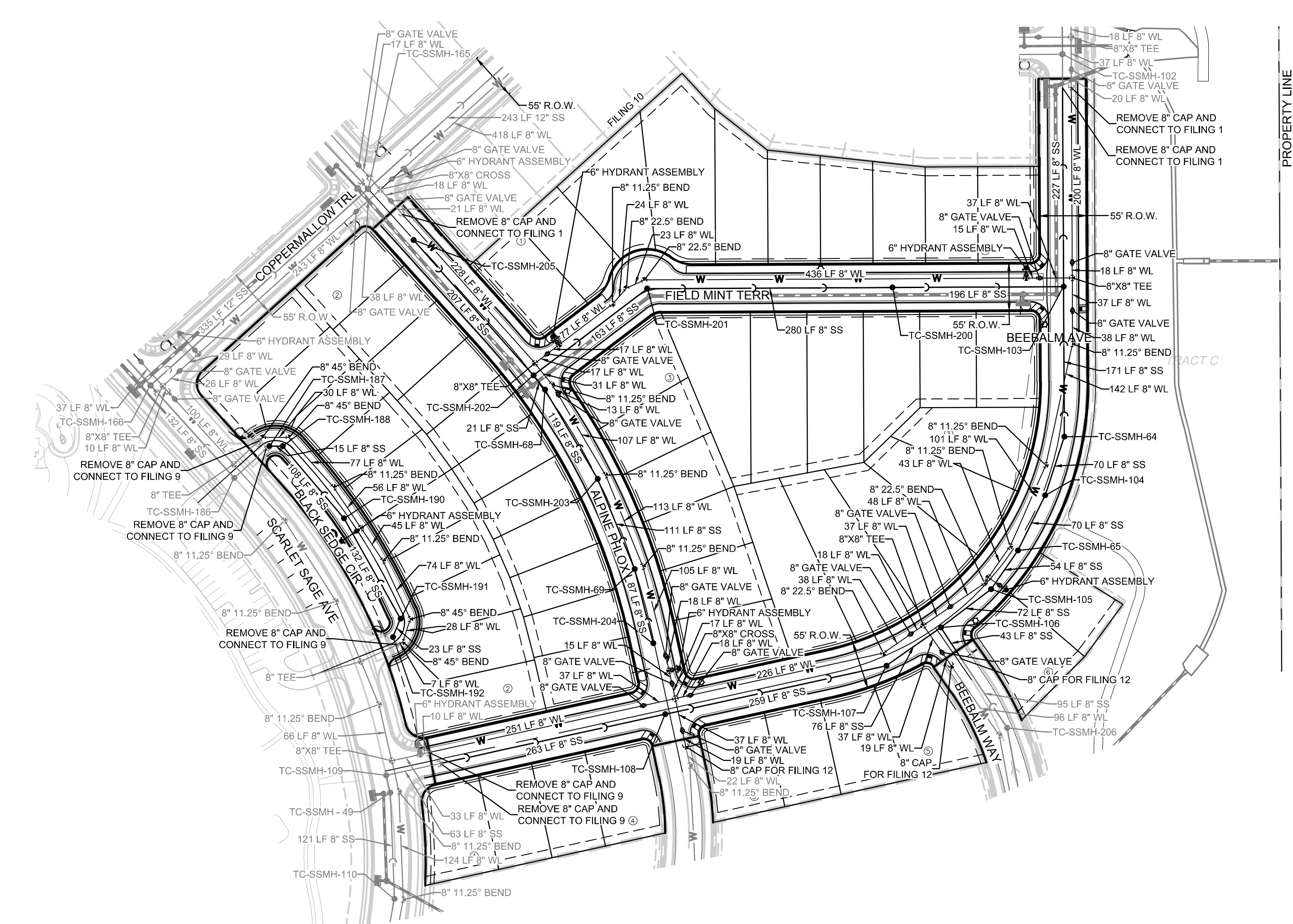
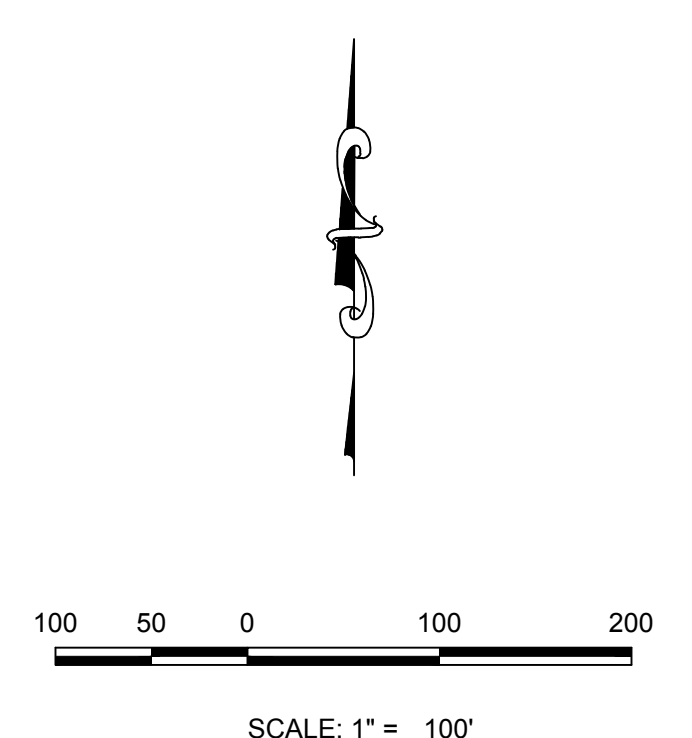
BENCHMARK
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PREPARED UNDER THE SUPERVISION OF

BRIAN P. WILSON
COLORADO P.E. 0050067

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2	ESX MANAGEMENT 7353 South Alton Way CENTENNIAL, CO 80112			 <p>10338 E. Dry Creek Rd. Denver, CO 80140 Englewood, CO 80110 Tel: (720) 482-9826 Fax: (720) 482-9546</p>			
	No.	Revisions	Date	Appr.	Date		



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
Ⓤ	EXISTING BLOW OFF VALVE	---	PROPOSED SEWER LINE WITH MANHOLE
Ⓥ	EXISTING VALVE	---	SEWER LATERAL WITH MANHOLE
Ⓦ	EXISTING FIRE HYDRANT	---	PROPOSED WATER LINE
Ⓧ	PROPOSED LIGHT POLE	---	PROPOSED WATER LATERAL W/ METER
Ⓨ	PROPOSED SIDEWALK RAMP	---	EXISTING 60" RAW WATER LINE
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 HIGH VOLTAGE LINE
		---	EXISTING TELEPHONE LINE

ABBREVIATIONS

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

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PREPARED UNDER THE SUPERVISION OF

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REVIEWED FOR CONFORMANCE TO PARKER WATER AND SANITATION DISTRICT STANDARDS.

BY: _____ DATE _____
(DISTRICT REPRESENTATIVE)

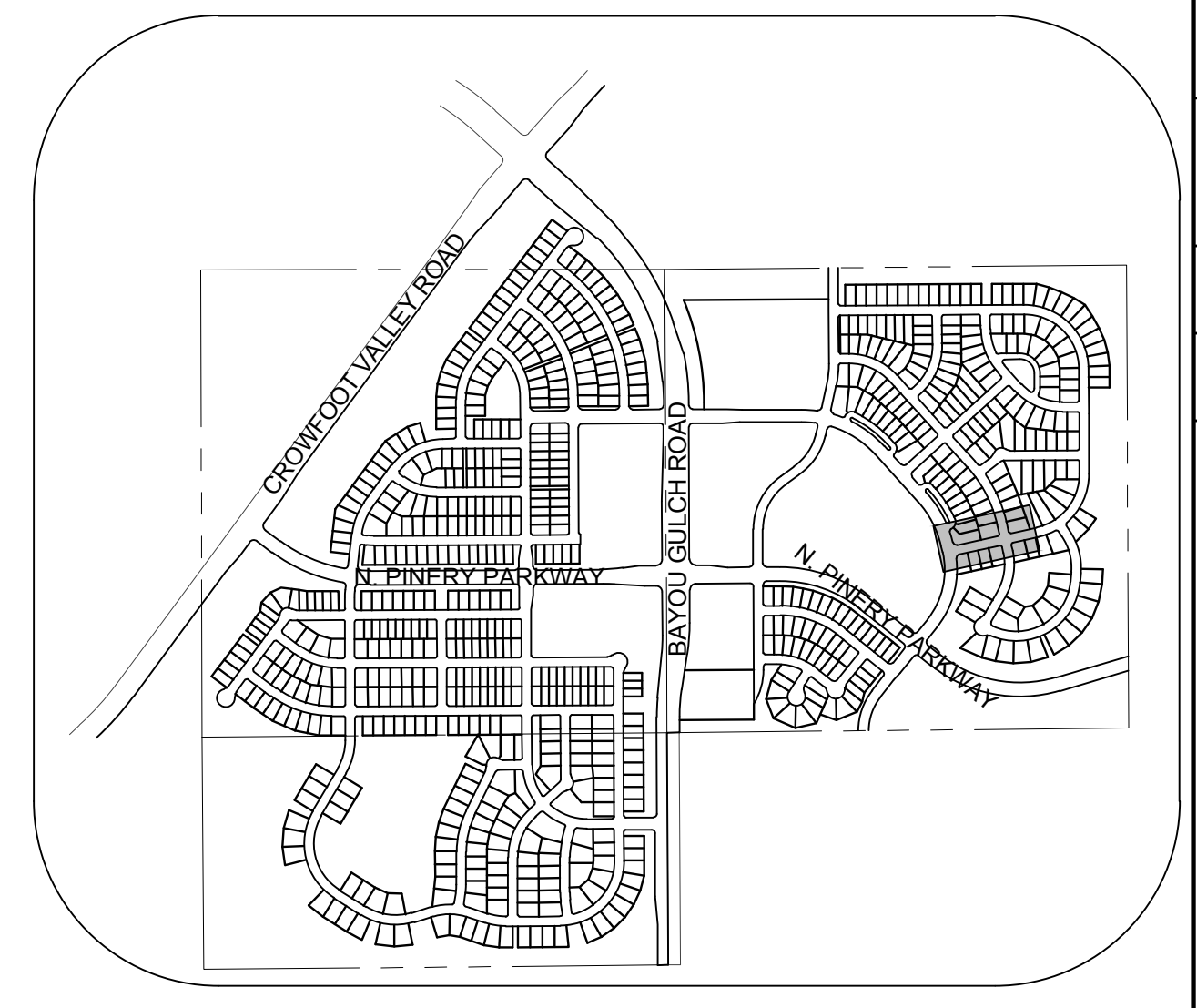
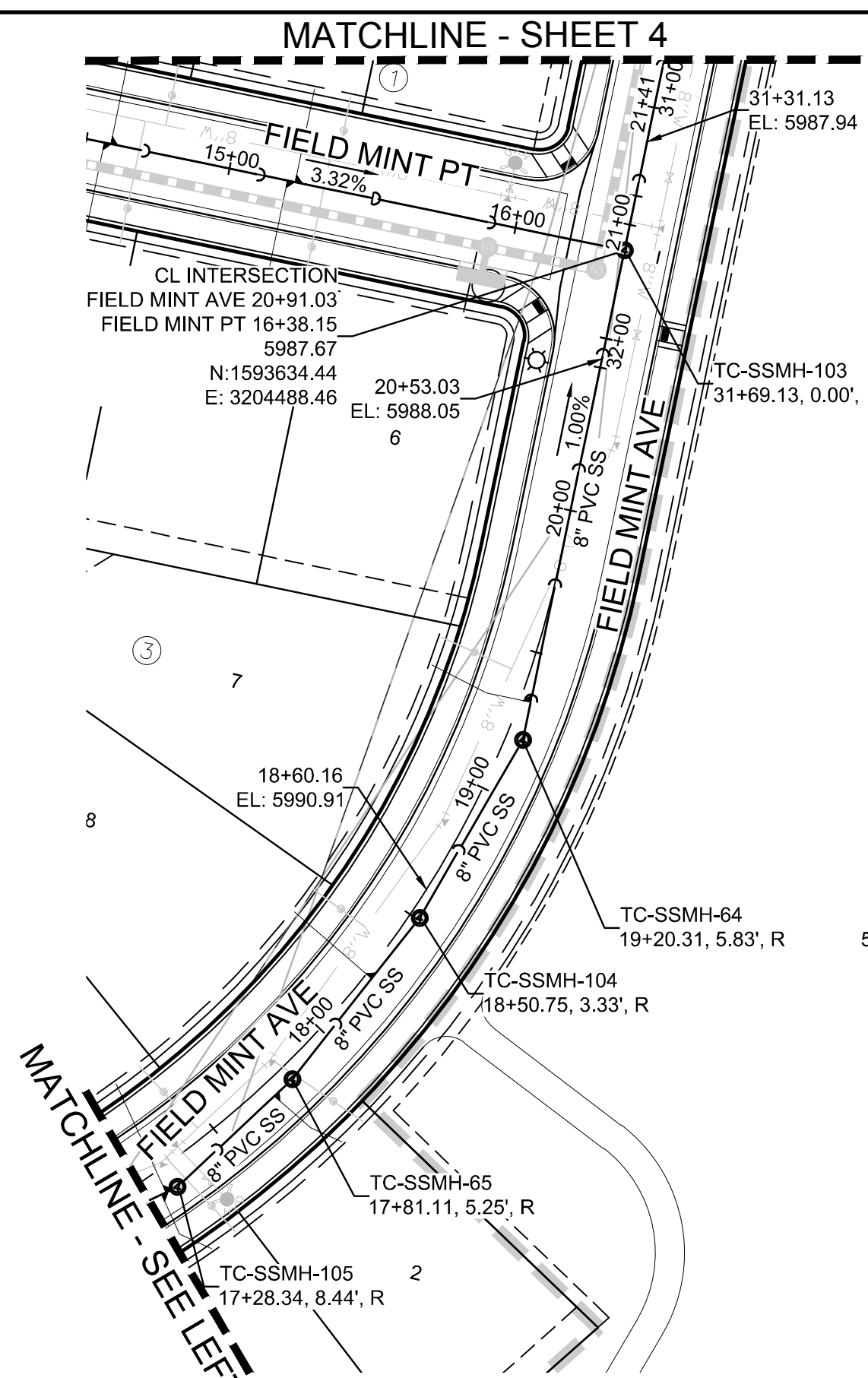
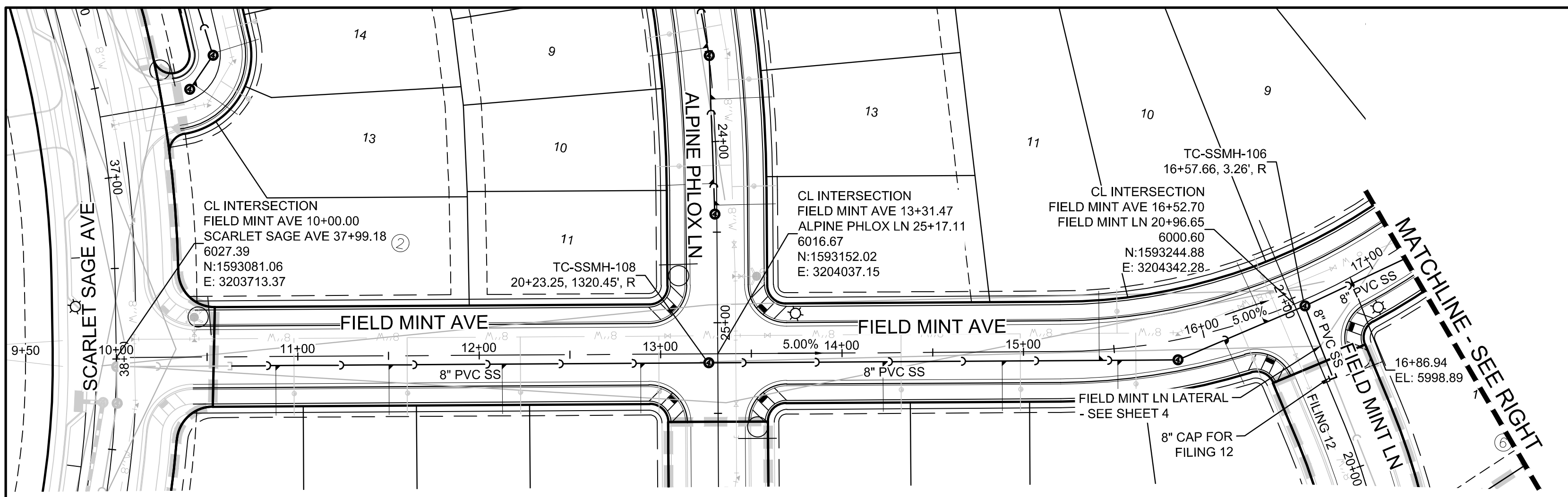
APPROVED FOR CONSTRUCTION:
PARKER WATER AND SANITATION DISTRICT

BY: _____ DATE _____
(DISTRICT ENGINEER)

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UTILITY NOTIFICATION CENTER OF COLORADO

10339 E. Dry Creek Rd. Suite 410 Englewood, CO 80110 Tel: (720) 482-9526 Fax: (720) 482-9546	Revisions	Date	Appr.	Date
	No.			
ESX MANAGEMENT 7353 South Alton Way CENTENNIAL, CO 80112				
TRAILS AT CROWFOOT FILING 11 CONSTRUCTION DRAWINGS AREA UTILITY PLAN				
SCALE: AS SHOWN DRAWN BY: JLR CHECKED BY: JJJ DATE: SEPTEMBER 2017				
SHEET NUMBER 3				

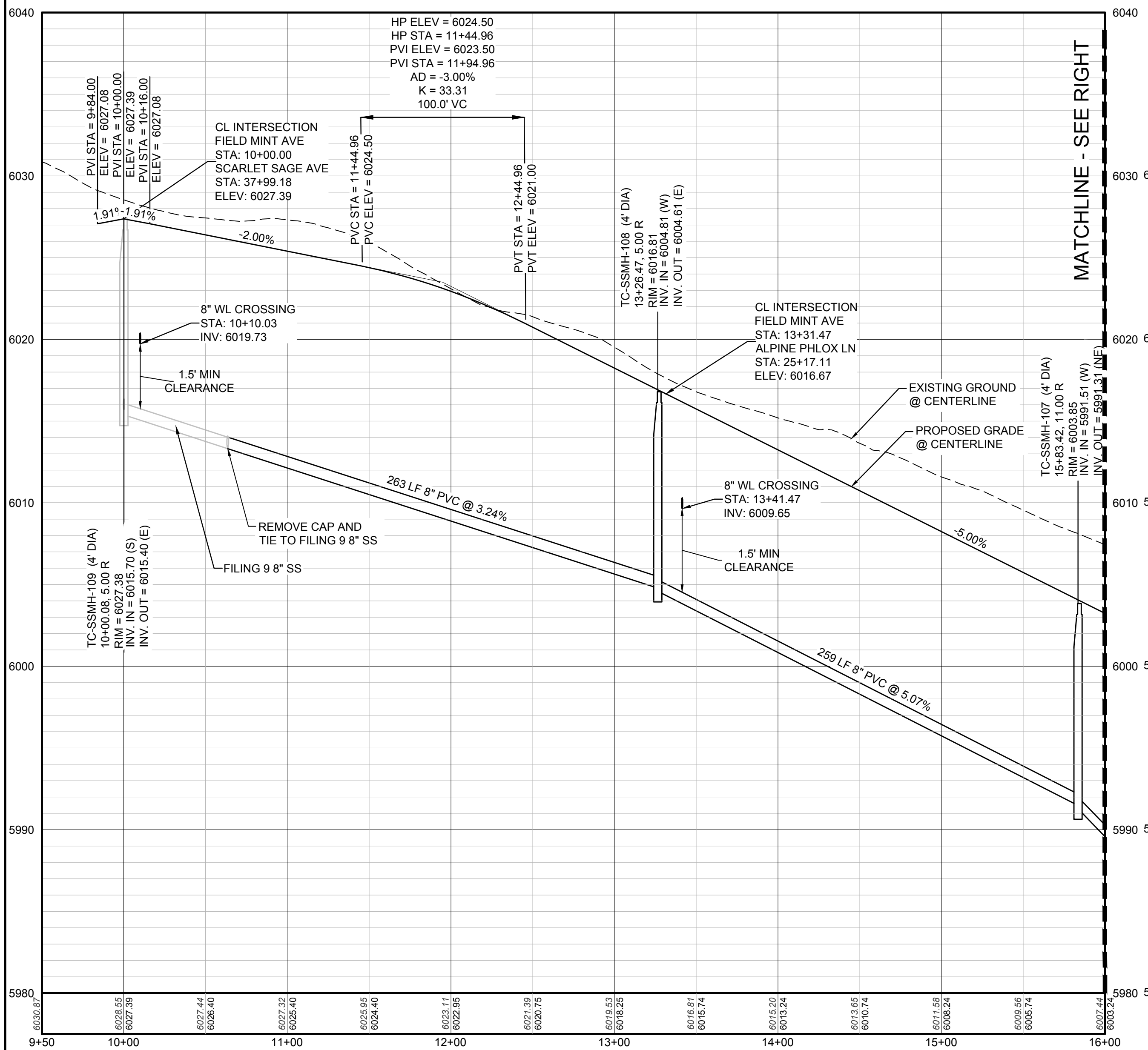


PLAN: FIELD MINT AVE STA: 9+50.00 TO 21+50.00
HORIZONTAL SCALE: 1" = 50'

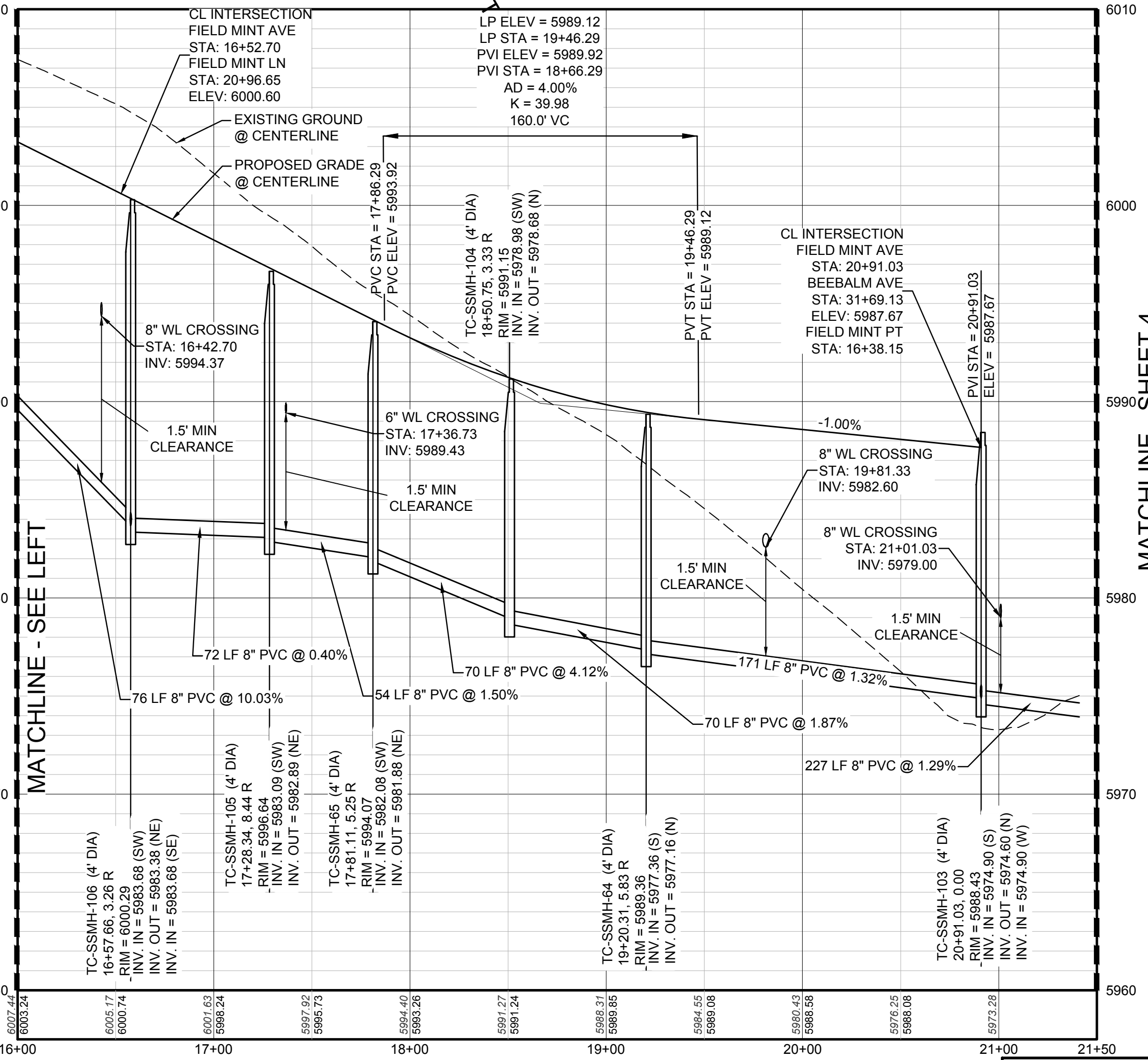
SCALE: 1" = 50'

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	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
⊞	EXISTING BLOW OFF VALVE	---	PROPOSED SEWER LINE WITH MANHOLE
⊞	EXISTING VALVE	---	PROPOSED SEWER LATERAL
⊞	EXISTING FIRE HYDRANT	---	PROPOSED WATER LINE
⊞	PROPOSED LIGHT POLE	---	PROPOSED WATER LATERAL W/ METER
⊞	PROPOSED SIDEWALK	---	EXISTING 60" RAW WATER LINE
⊞	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 HIGH VOLTAGE LINE
⊞	PROPOSED STORM DRAIN MANHOLE	---	EXISTING TELEPHONE LINE



PROFILE: FIELD MINT AVE STA: 9+50.00 TO 16+00.00
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 5'



PROFILE: FIELD MINT AVE STA: 16+00.00 TO 21+50.00
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 5'

ABBREVIATIONS

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

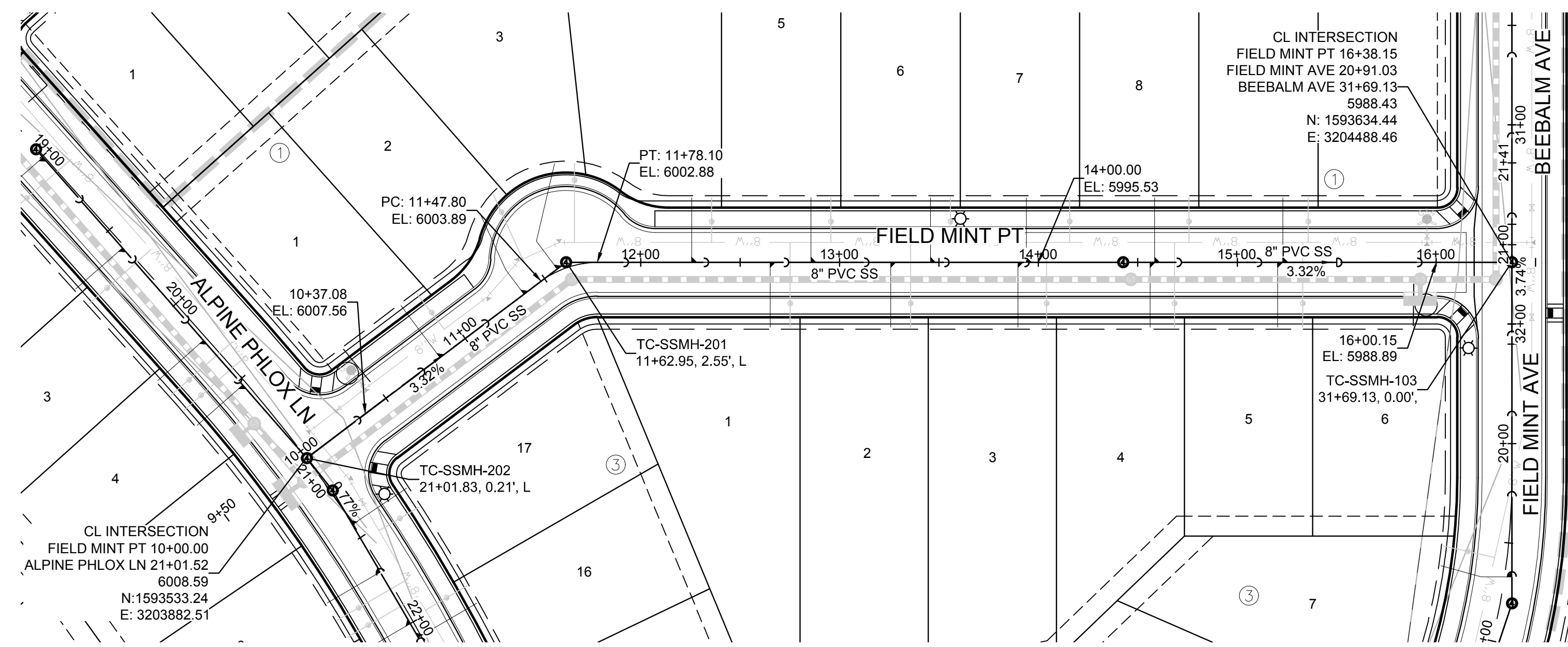
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BENCHMARK
DOUGLAS COUNTY CONTROL POINT KNOWN AS 1.069032, BEING A 3-1/4" ALUMINUM CAP BEING LOCATED IN THE SOUTHWEST QUARTER OF SECTION 33, TOWNSHIP 6 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, HAVING A PUBLISHED ELEVATION OF 1799.2870 METERS (5903.13 FEET) NAVD '88 DATUM.

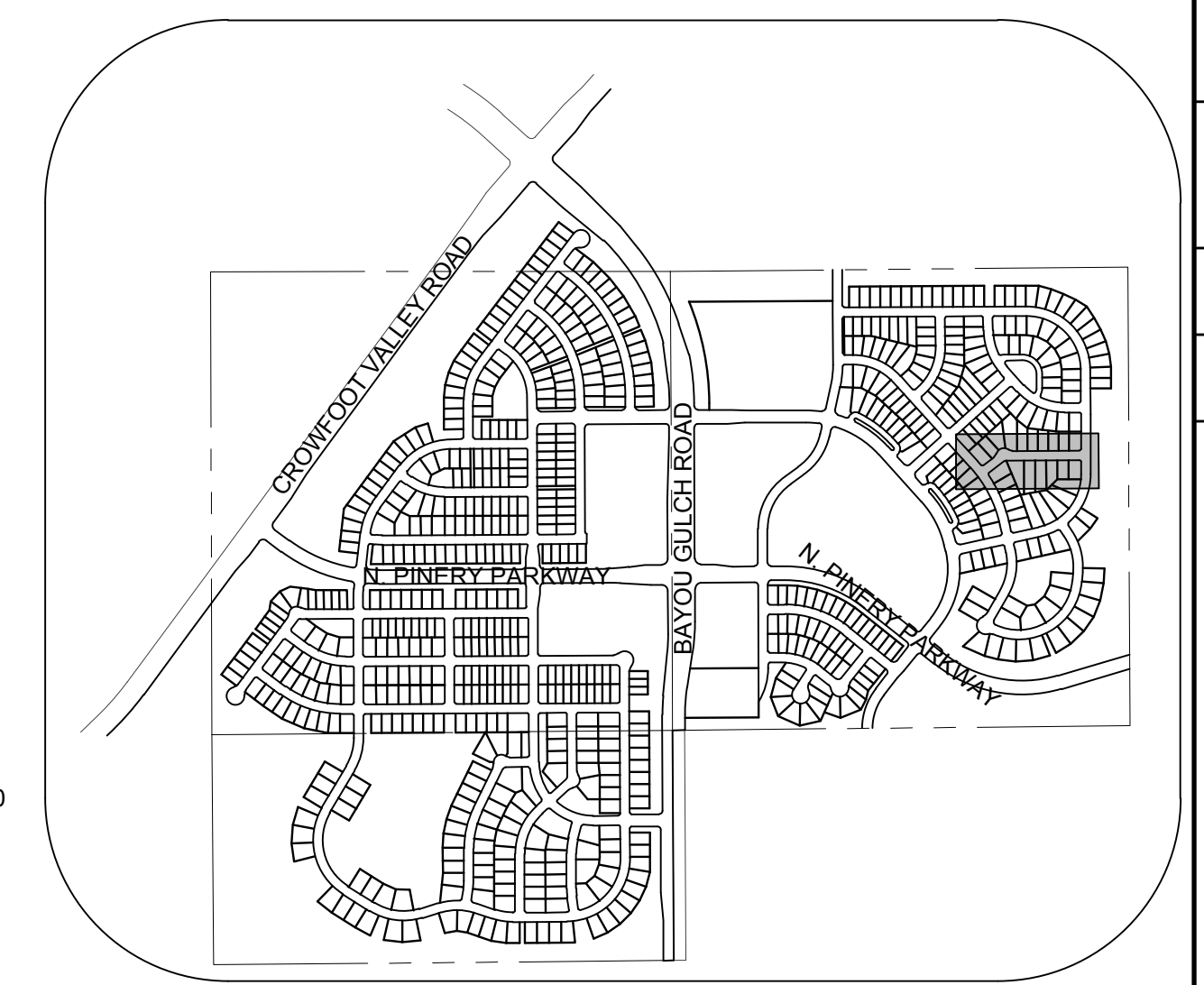
BASIS OF BEARINGS:
THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 9 BEING MONUMENTED AT THE NORTHEAST CORNER OF SAID SECTION 9 BY A 3-1/4" ALUMINUM CAP STAMPED LS 23053 AND AT THE EAST QUARTER CORNER OF SAID SECTION 9 BY A 2-1/2" ALUMINUM CAP STAMPED LS 6935 BEING CONSIDERED TO BEAR SOUTH 00°15'06"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

PREPARED UNDER THE SUPERVISION OF
BRIAN P. WILSON
COLORADO P.E. 0050067

SHEET NUMBER	DRAWN BY: JLR	CHECKED BY: JJJ	DATE: SEPTEMBER 2017	SCALE:	AS SHOWN	FILE NO:	8130283701
				TRAILS AT CROWFOOT	FILING 11 CONSTRUCTION DRAWINGS	SANITARY SEWER PLAN AND PROFILE	FIELD MINT AVENUE
5	ESX MANAGEMENT 7353 South Alton Way CENTENNIAL, CO 80112			CVL CONSULTANTS 10333 E. Dry Creek Rd. Suite 410 Englewood, CO 80150 Tel: (720) 482-9526 Fax: (720) 482-9546			
	Revisions	No.	Date	Init.	Appr.	Date	



PLAN: FIELD MINT POINT STA: 9+50.00 TO 17+00.00
HORIZONTAL SCALE: 1" = 50'

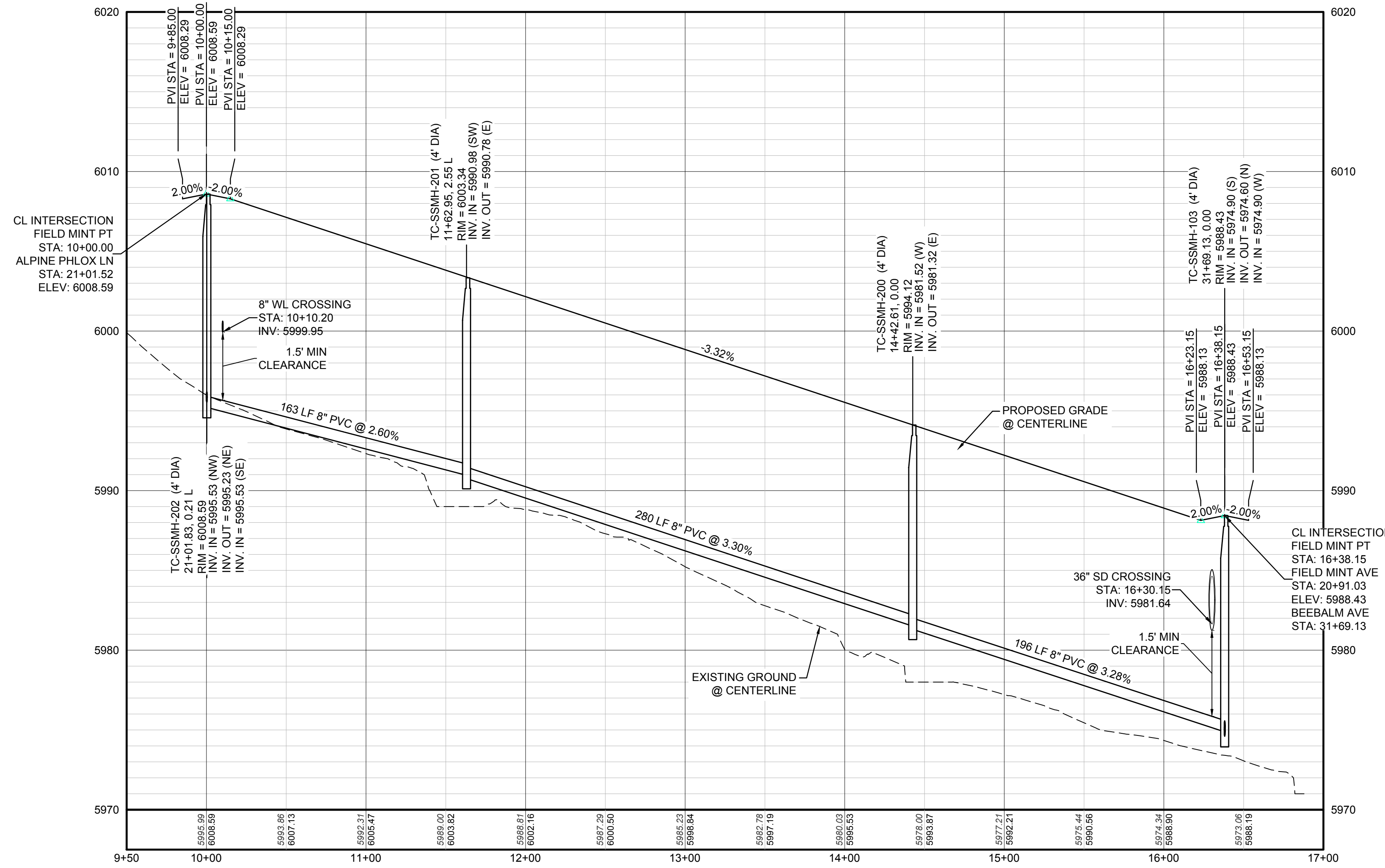


KEYMAP
N.T.S.

LEGEND			
	BLOCK NUMBER		PROPOSED RANGE POINT
	LOT TYPE		CENTERLINE
	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 BLOW-OFF		PROPOSED 1' CONTOUR
	PROPOSED AIR VALVE		PROPOSED STORM DRAIN
	EXISTING BLOW OFF VALVE		PROPOSED SEWER LINE WITH MANHOLE
	EXISTING VALVE		PROPOSED SEWER LATERAL
	EXISTING FIRE HYDRANT		PROPOSED WATER LINE
	PROPOSED LIGHT POLE		PROPOSED WATER LATERAL W/ METER
	PROPOSED SIDEWALK		EXISTING 60" RAW WATER LINE
	PROPOSED SIDEWALK RAMP		SECTION LINE
	EXISTING ELEVATION		FILING BOUNDARY
	PROPOSED DESIGN ELEVATION		EXISTING FIBER OPTIC LINE
	PROPOSED STORM DRAIN INLET		EXISTING OVERHEAD HIGH VOLTAGE LINE
	PROPOSED STORM DRAIN MANHOLE		EXISTING TELEPHONE LINE

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PROFILE: FIELD MINT PT STA: 9+50.00 TO 17+00.00
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 5'

PREPARED UNDER THE SUPERVISION OF

BRIAN P. WILSON
COLORADO P.E. 0050067

BENCHMARK
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N:\PROJECTS\SSR\BENCH\ENGINEERING\SSR\BENCH\WATER AND SANITATION\SANITARY PLAN AND PROFILE\FIELD MINT TERRACE DWS, CDDVA, 8/24/2017 10:40 AM

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CENTER OF COLORADO

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Fax: (720) 482-9546



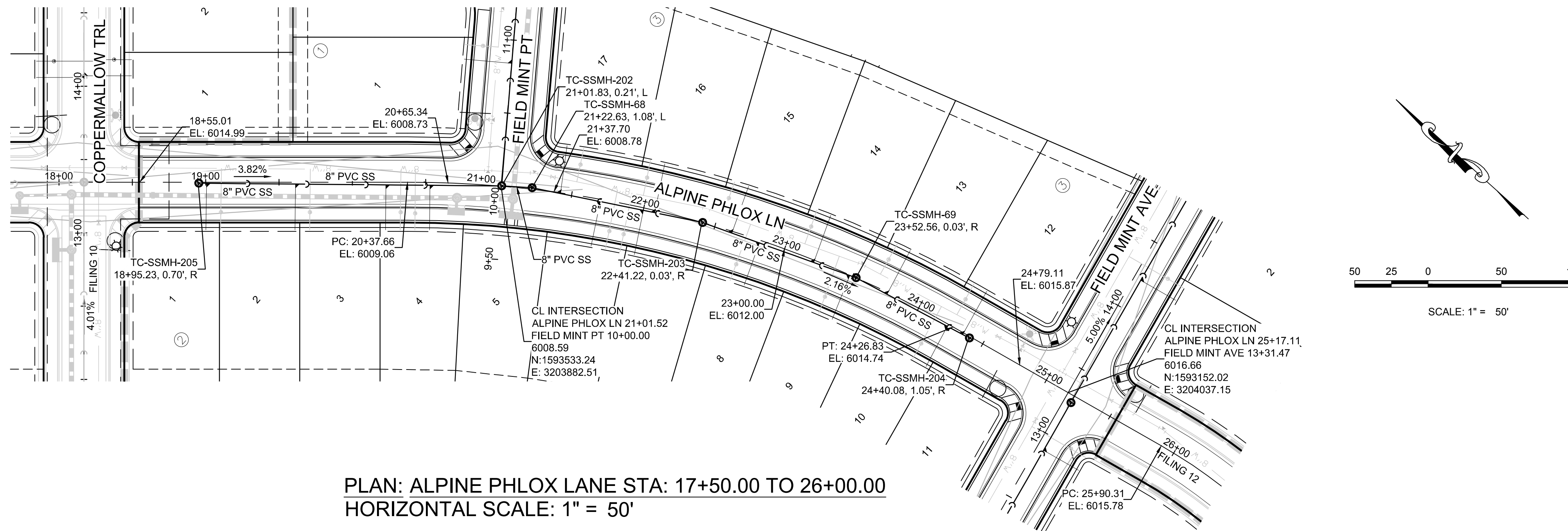
ESX MANAGEMENT
7353 South Alton Way
CENTENNIAL, CO 80112

TRAILS AT CROWFOOT
FILING 11 CONSTRUCTION DRAWINGS
SANITARY SEWER PLAN AND PROFILE
FIELD MINT POINT

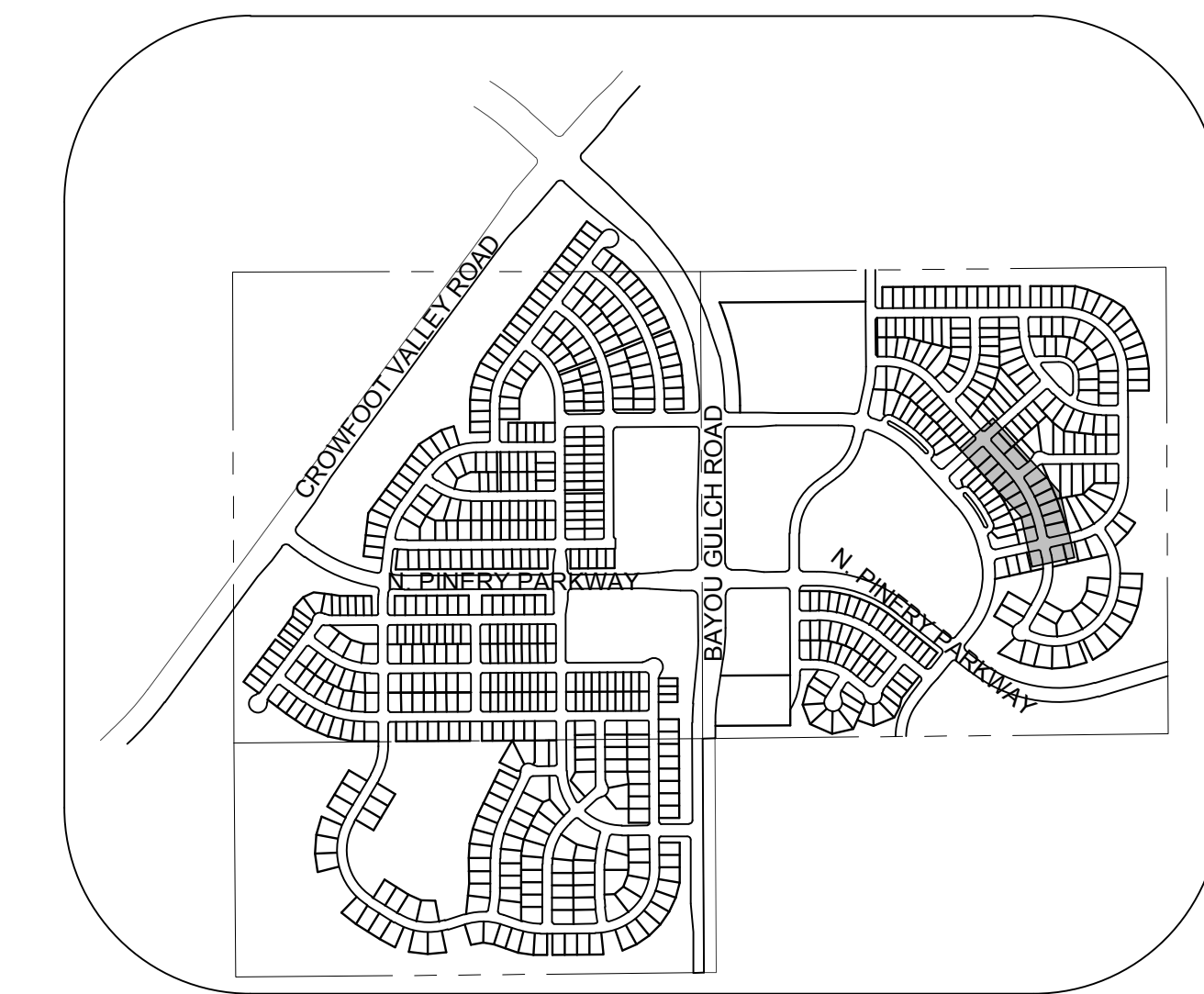
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DATE: SEPTEMBER 2017
FILE NO: 8130283701

SHEET NUMBER
6

No.	Revisions	Date	Init.	Appr.	Date

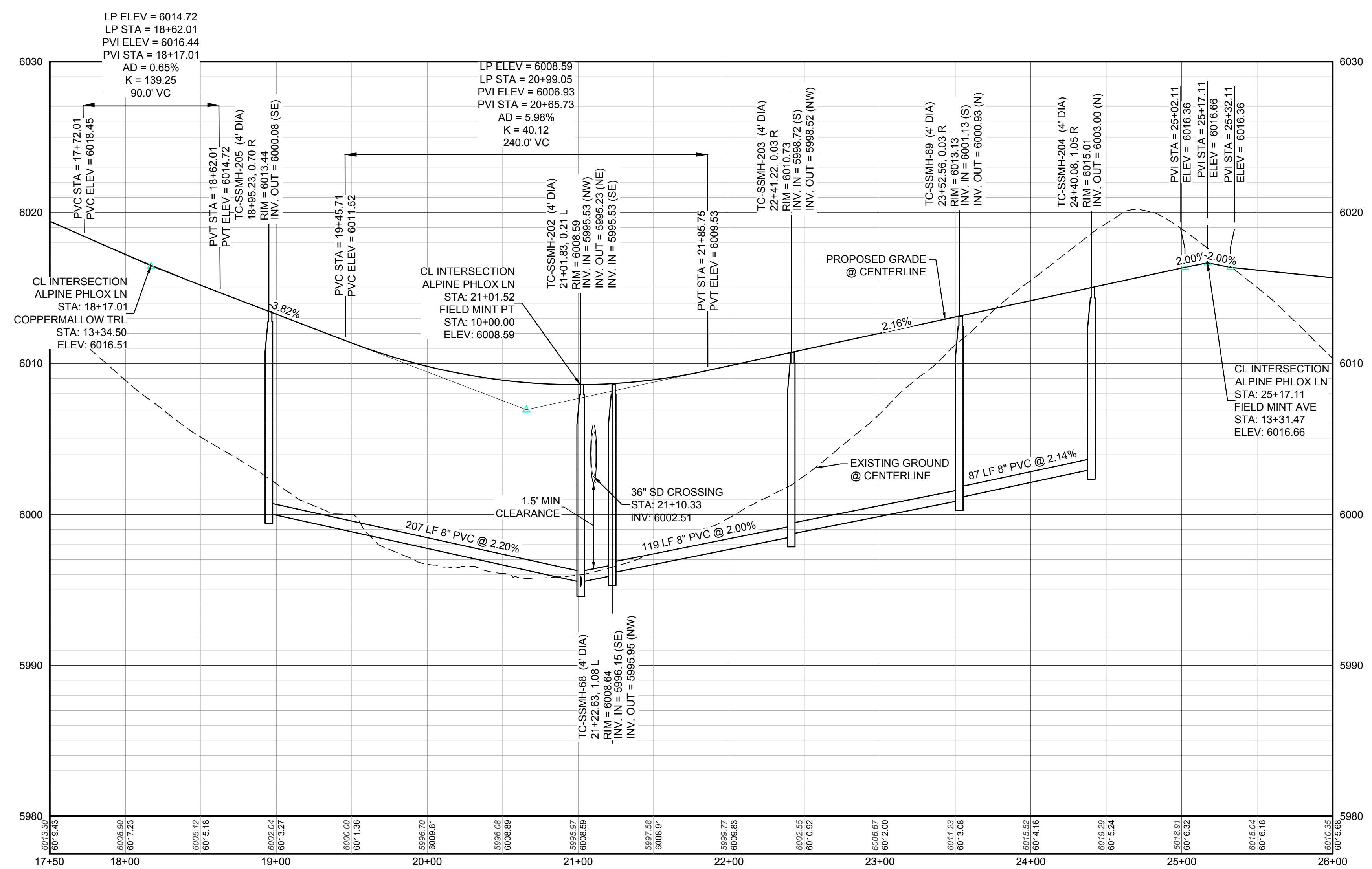


PLAN: ALPINE PHLOX LANE STA: 17+50.00 TO 26+00.00
HORIZONTAL SCALE: 1" = 50'



KEYMAP
N.T.S.
LEGEND

②	BLOCK NUMBER	△	PROPOSED RANGE POINT
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⊞	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
⊞	EXISTING BLOW OFF VALVE	---	PROPOSED SEWER LINE WITH MANHOLE
⊞	EXISTING VALVE	---	PROPOSED SEWER LATERAL
⊞	EXISTING FIRE HYDRANT	---	PROPOSED WATER LINE
⊞	PROPOSED LIGHT POLE	---	PROPOSED WATER LATERAL W/ METER
⊞	PROPOSED SIDEWALK	---	EXISTING 60" RAW WATER LINE
⊞	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 HIGH VOLTAGE LINE
⊞	PROPOSED STORM DRAIN MANHOLE	---	EXISTING TELEPHONE LINE



PROFILE: ALPINE PHLOX LN STA: 17+50.00 TO 26+00.00
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 5'

BENCHMARK:
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PREPARED UNDER THE SUPERVISION OF

BRIAN P. WILSON
COLORADO P.E. 0050067

SHEET NUMBER	DRAWN BY: JLR	SCALE: AS SHOWN	CHECKED BY: JJJ	DATE: SEPTEMBER 2017	Revisions	Date	Appr.	Date
					No.			

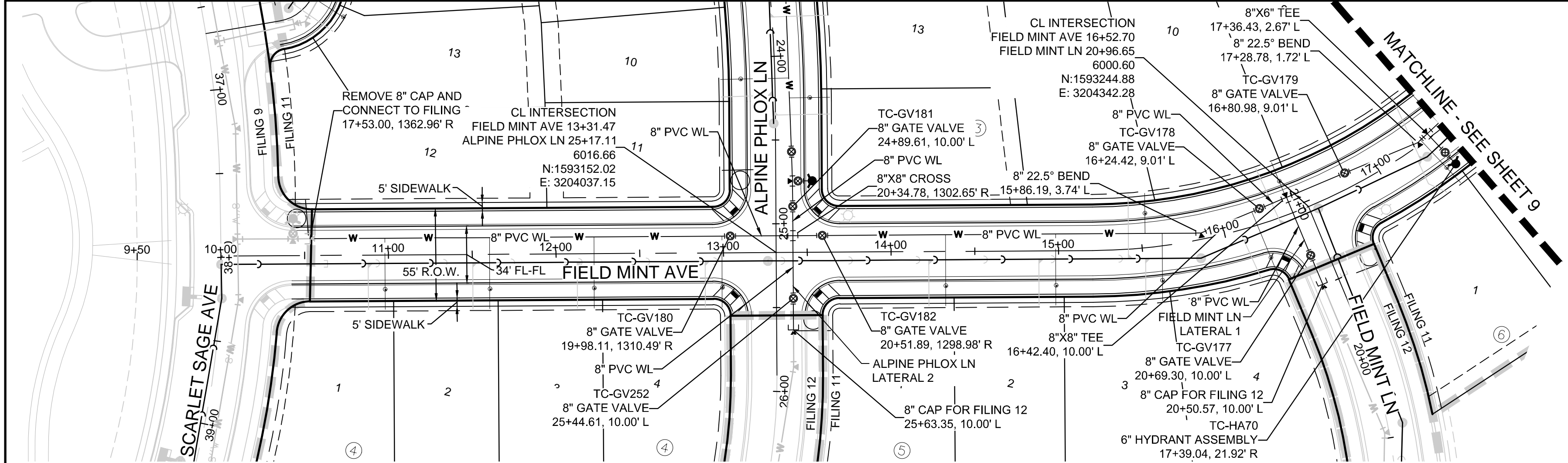
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Suite 110
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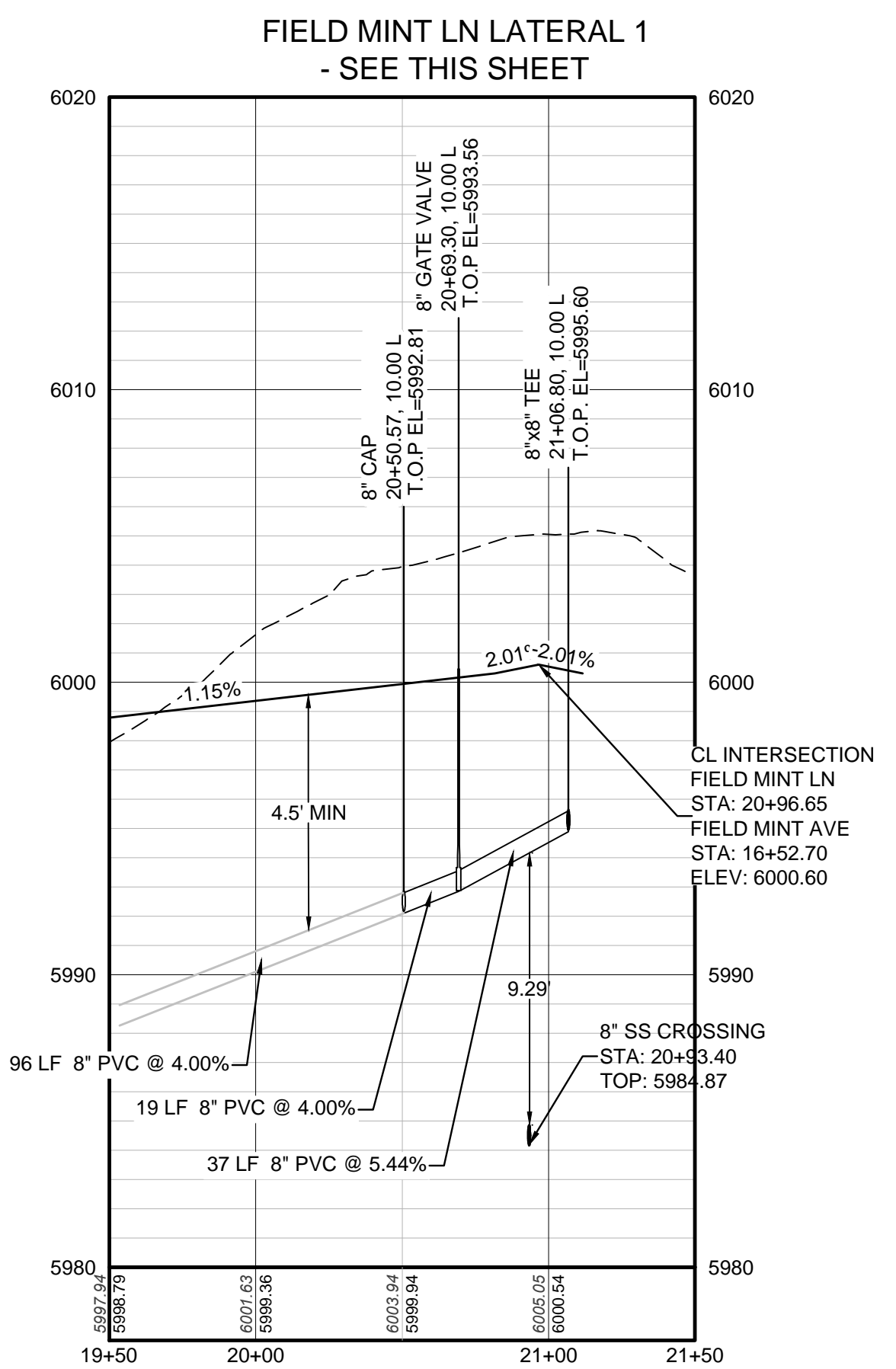
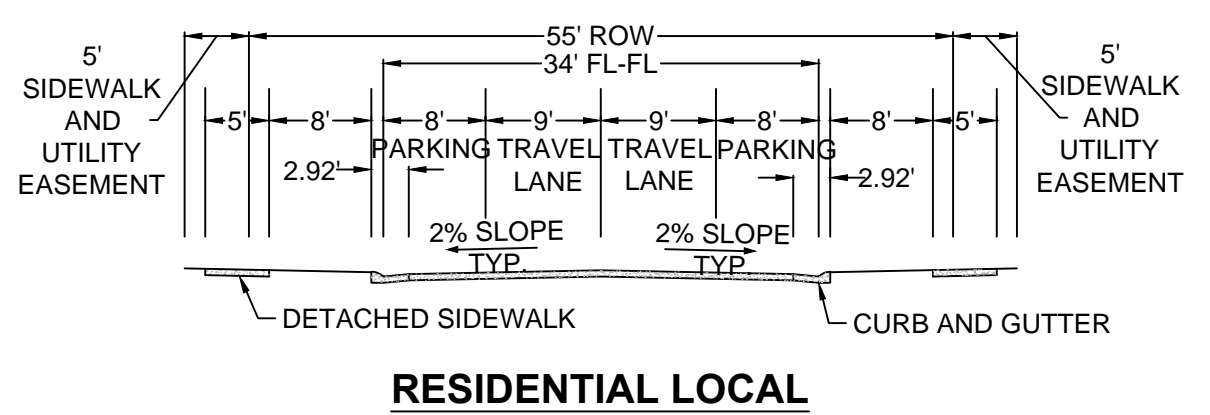
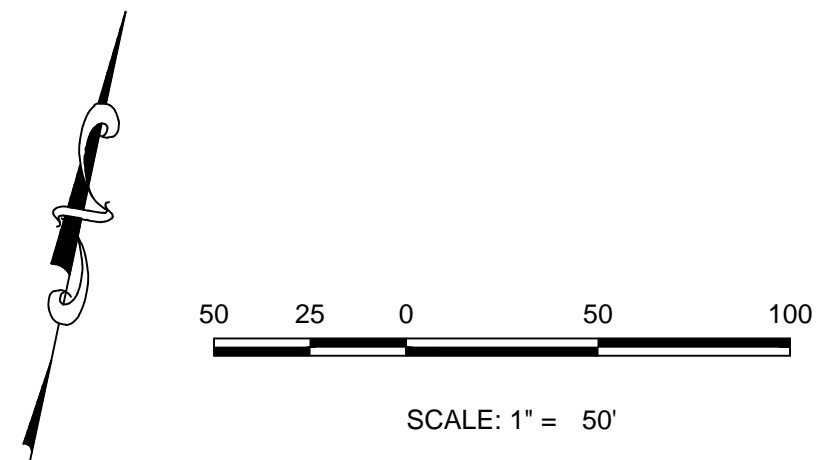
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SANITARY SEWER PLAN AND PROFILE
ALPINE PHLOX LANE

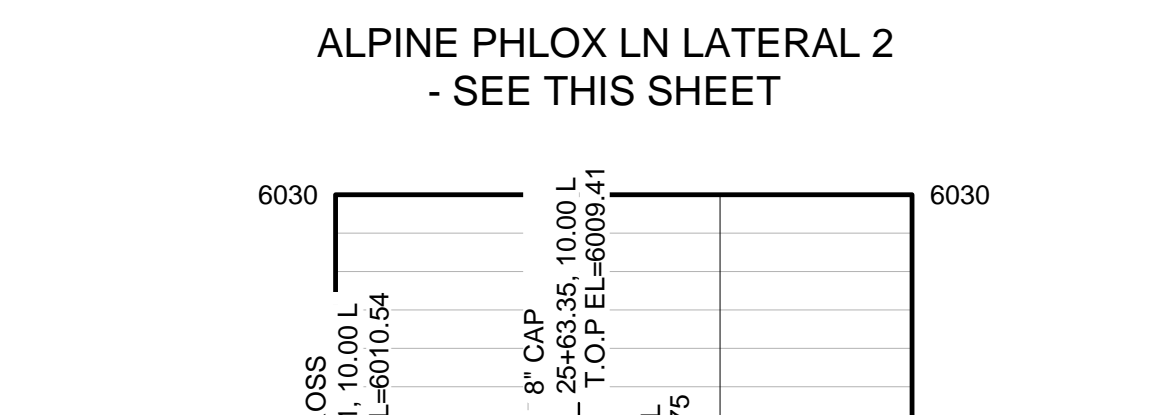
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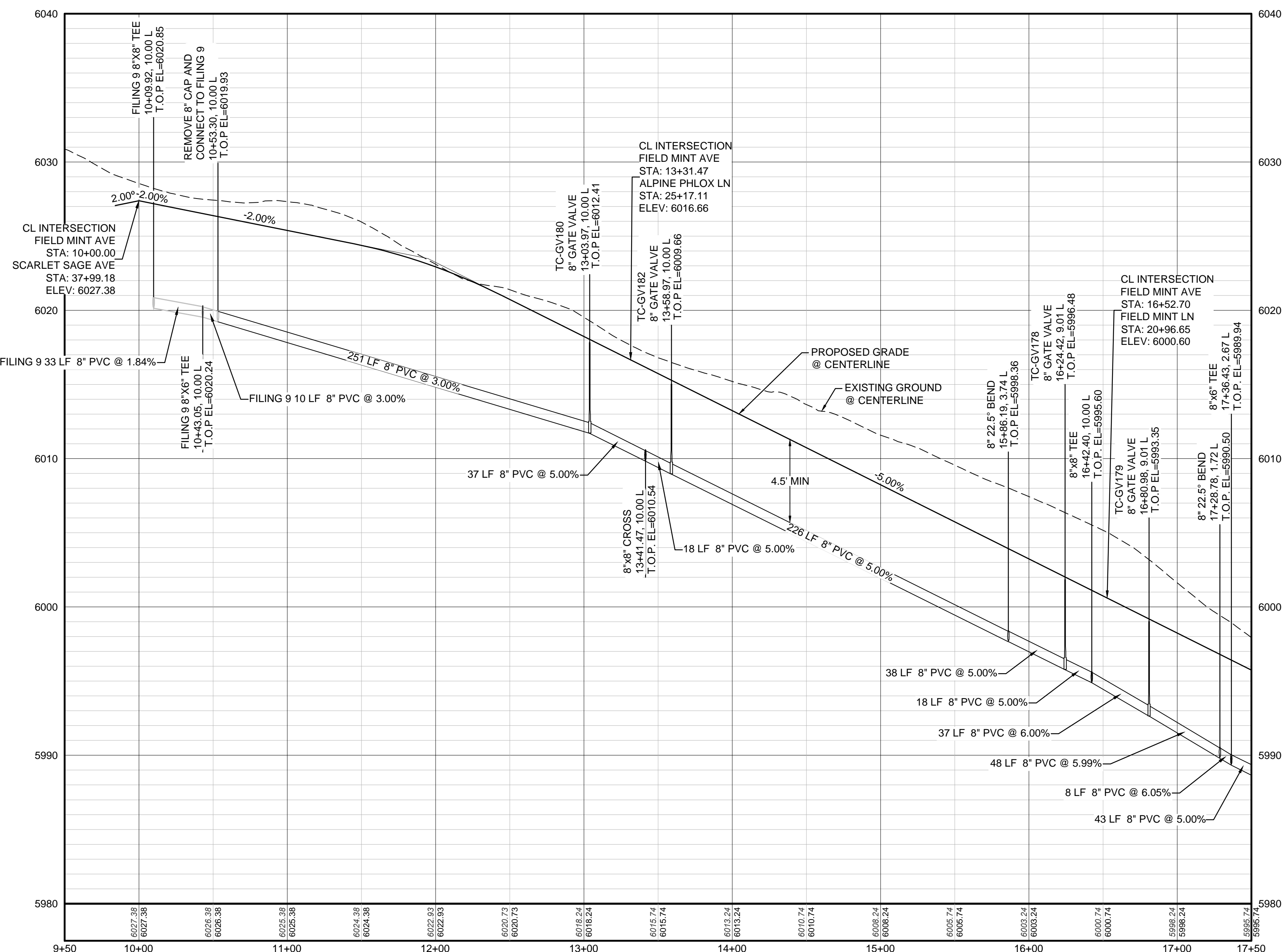
PLAN: FIELD MINT AVE STA: 9+50.00 TO 17+50.00
HORIZONTAL SCALE: 1" = 50'



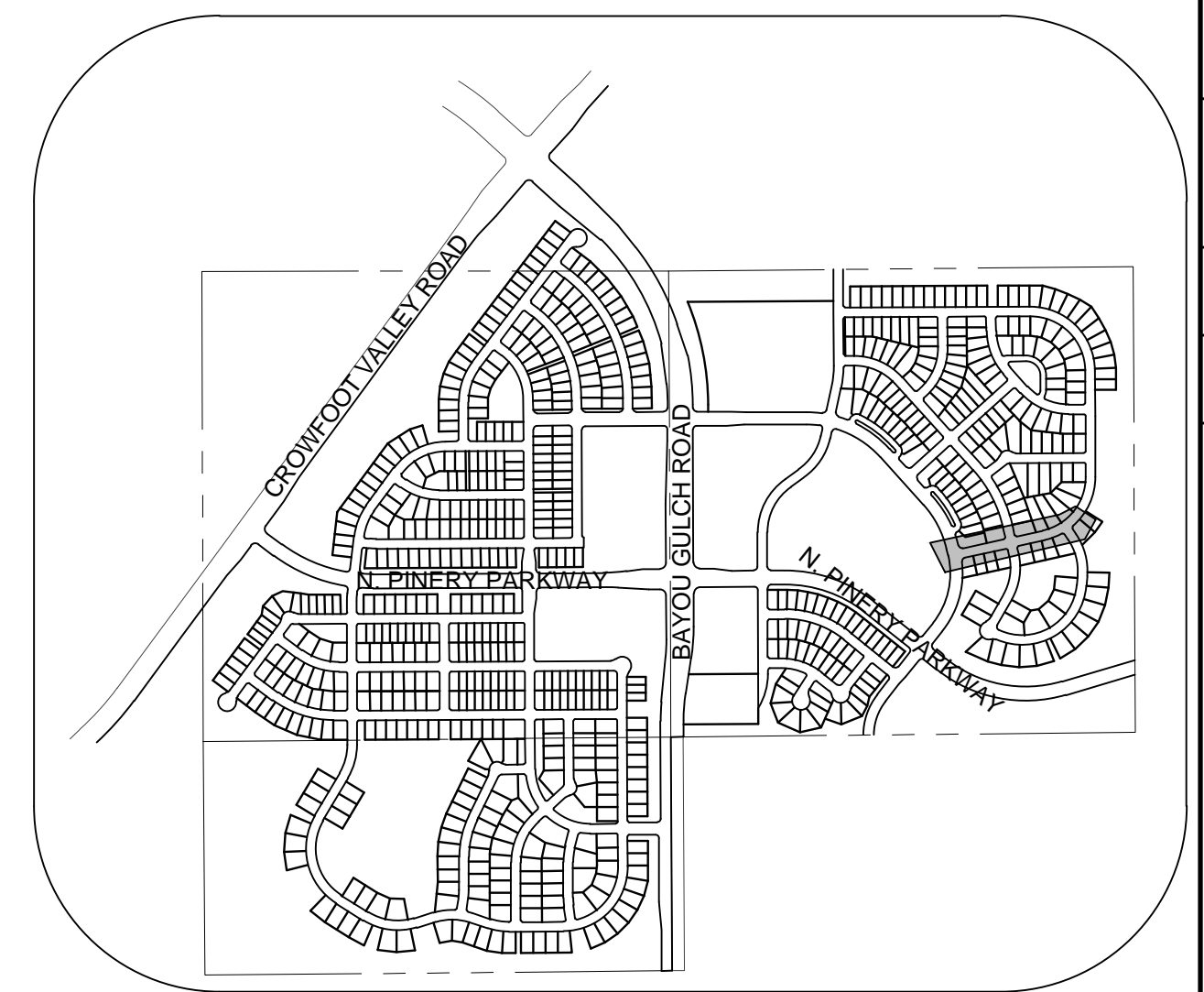
PROFILE: FIELD MINT LN STA: 19+50.00 TO 21+50.00
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PROFILE: ALPINE PHLOX LN STA: 25+00.00 TO 26+50.00
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KEYMAP
N.T.S.
LEGEND

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⊗	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	---	EXISTING 5' CONTOUR
⊗	PROPOSED LOW POINT BLOW-OFF	---	PROPOSED 1' CONTOUR
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⊕	EXISTING BLOW OFF VALVE	---	PROPOSED SEWER LINE WITH MANHOLE
⊖	EXISTING VALVE	---	PROPOSED SEWER LATERAL
⊗	EXISTING FIRE HYDRANT	---	PROPOSED WATER LINE
⊕	PROPOSED LIGHT POLE	---	EXISTING 60" RAW WATER LINE
⊖	PROPOSED SIDEWALK	---	SECTION LINE
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10.00	EXISTING ELEVATION	---	EXISTING FIBER OPTIC LINE
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TRAILS AT CROWFOOT
FILING 11 CONSTRUCTION DRAWINGS
 WATER PLAN & PROFILE
 FIELD MINT AVENUE

SCALE: AS SHOWN
 DRAWN BY: RHR
 CHECKED BY: JJ
 DATE: SEPTEMBER 2017

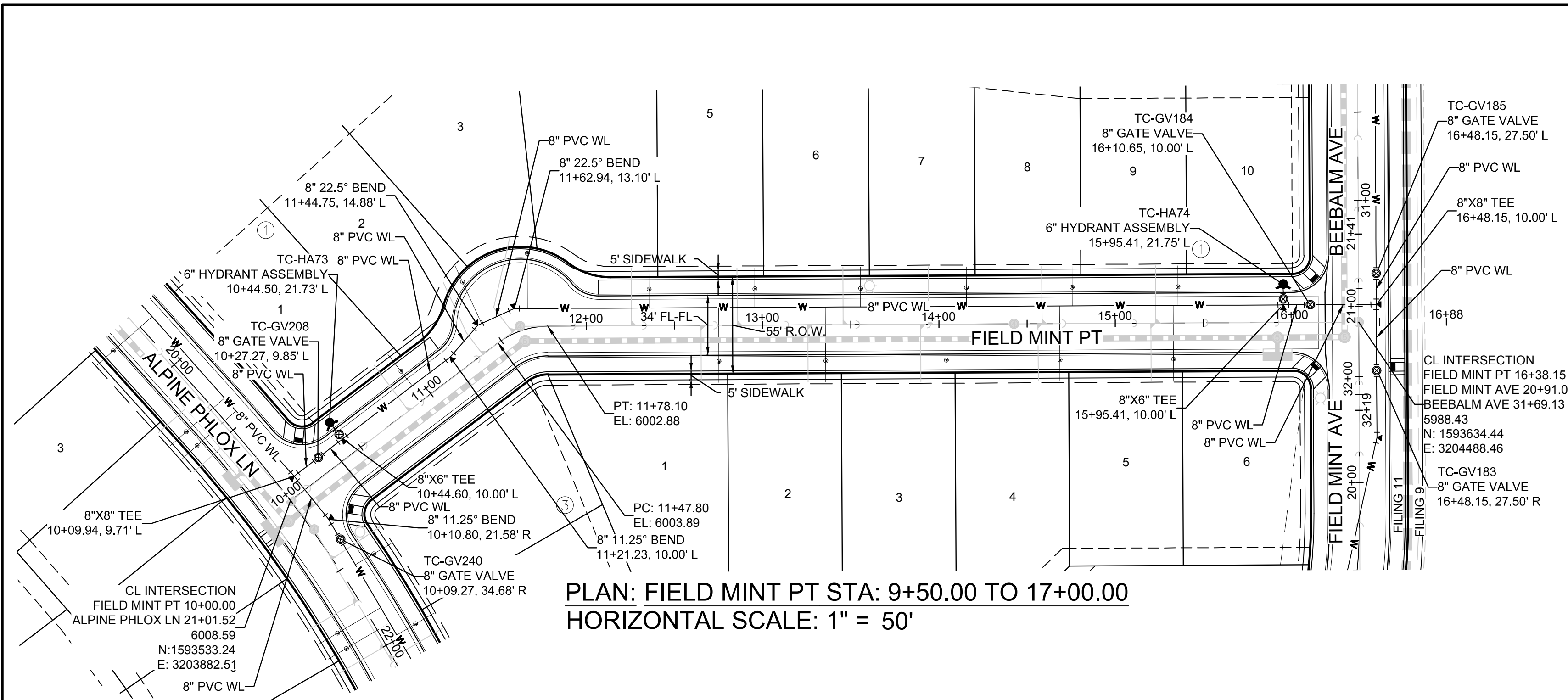
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 FILE NO: 8130283701

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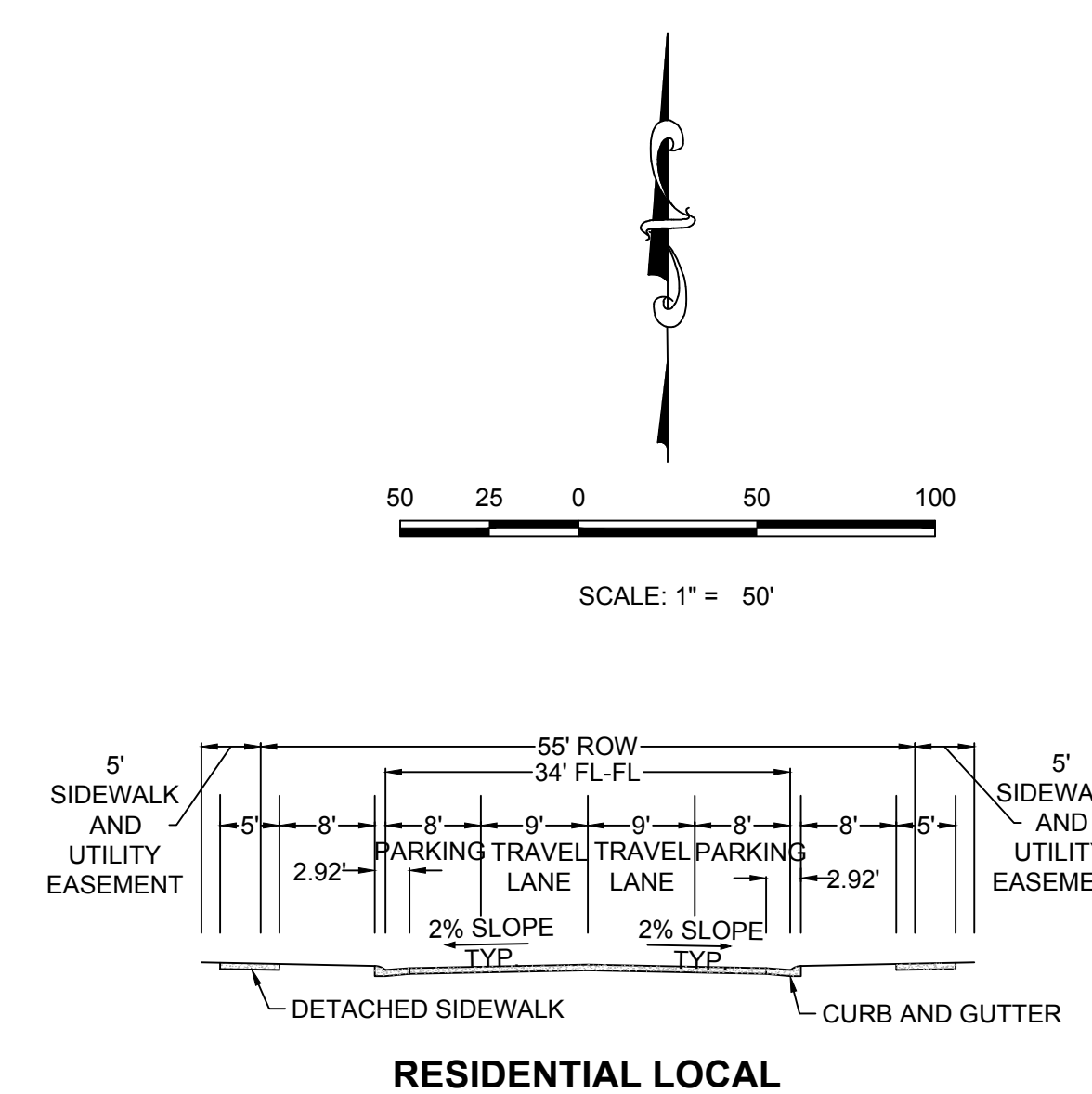
BENCHMARK
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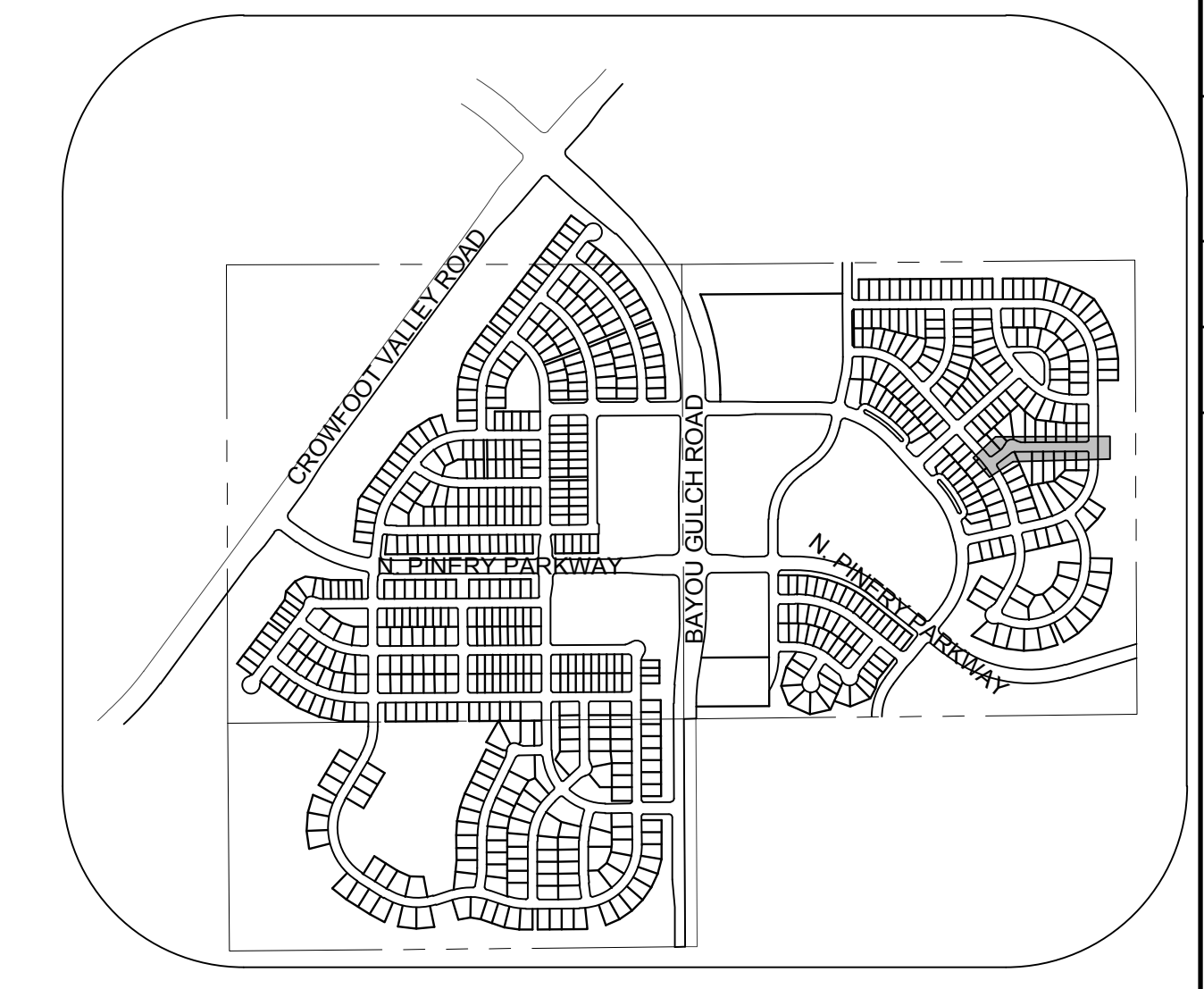
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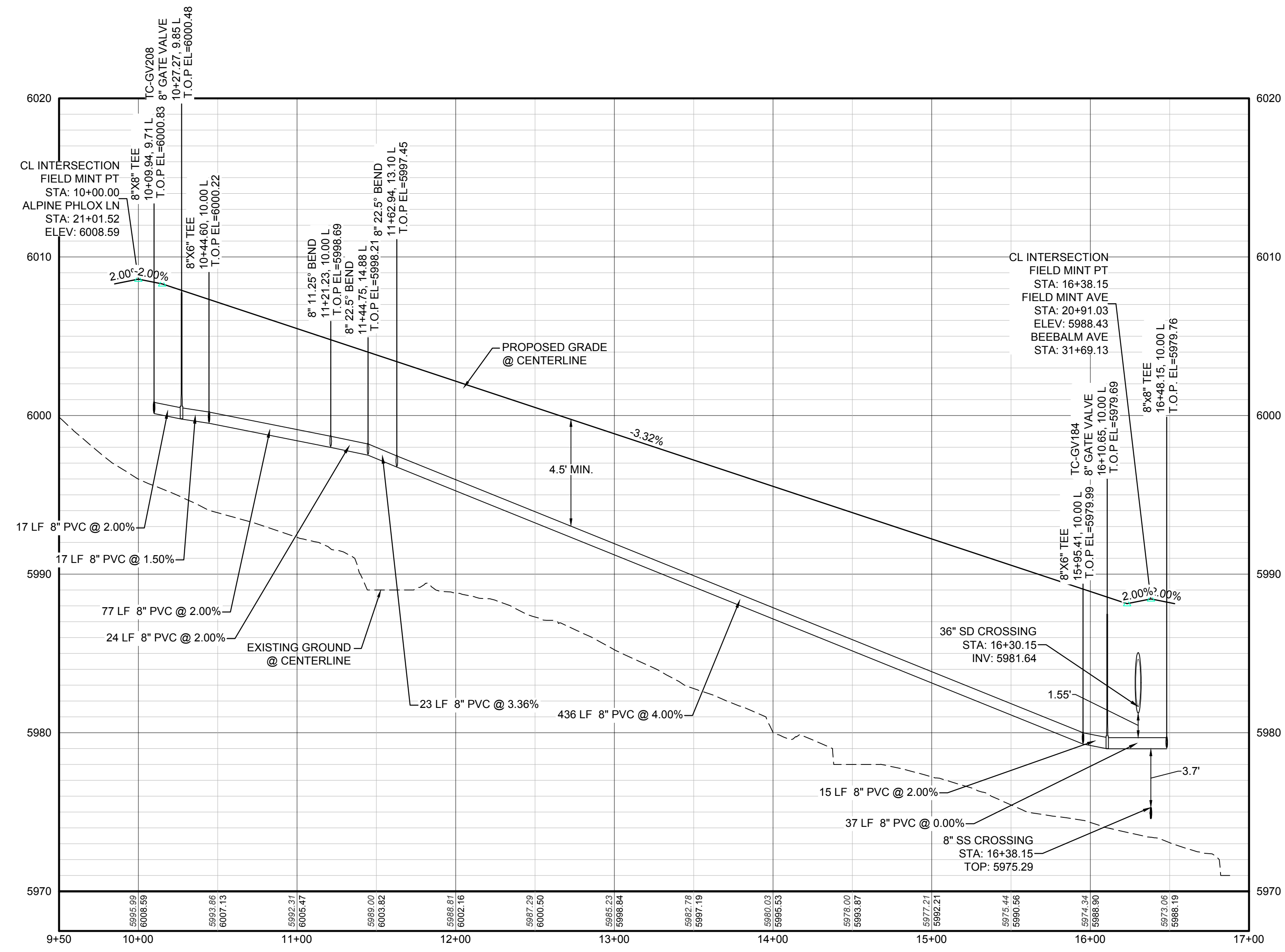
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⊕	PROPOSED FIRE HYDRANT	---	EXISTING 5' CONTOUR
⊕	PROPOSED WL FITTING WITH THRUST BLOCK	---	EXISTING 1' CONTOUR
⊕	PROPOSED FLARED END SECTION	---	PROPOSED 5' CONTOUR
⊕	PROPOSED LOW POINT BLOW-OFF	---	PROPOSED 1' CONTOUR
⊕	PROPOSED AIR VALVE	---	PROPOSED STORM DRAIN
⊕	EXISTING BLOW OFF VALVE	---	PROPOSED SEWER LINE WITH MANHOLE
⊕	EXISTING VALVE	---	PROPOSED SEWER LATERAL
⊕	EXISTING FIRE HYDRANT	---	PROPOSED WATER LINE
⊕	PROPOSED LIGHT POLE	---	PROPOSED WATER LATERAL W/ METER
⊕	PROPOSED SIDEWALK	---	EXISTING 60" RAW WATER LINE
⊕	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 HIGH VOLTAGE LINE
⊕	PROPOSED STORM DRAIN MANHOLE	---	EXISTING TELEPHONE LINE

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



PROFILE: FIELD MINT PT STA: 9+50.00 TO 17+00.00
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 5'

PREPARED UNDER THE SUPERVISION OF

BRIAN P. WILSON
COLORADO P.E. 0050067

BENCHMARK
THE 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.

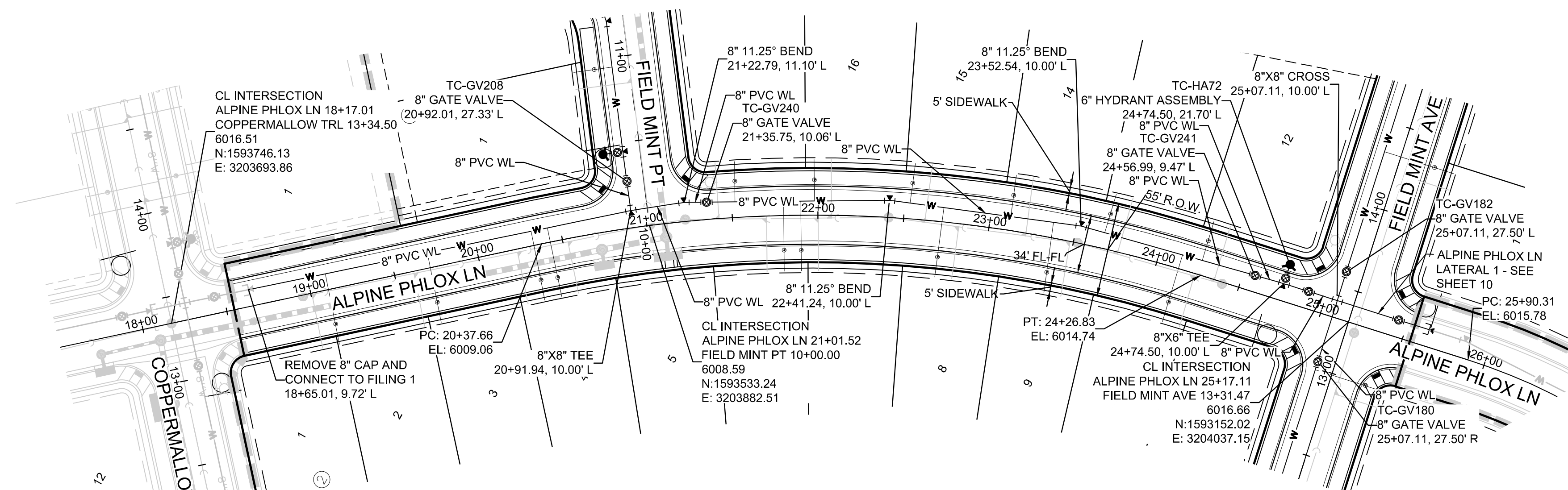
BASIS OF BEARINGS:
THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 9 BEING MONUMENTED AT THE NORTHEAST CORNER OF SAID SECTION 9 BY A 3-1/4" ALUMINUM CAP STAMPED LS 23053 AND AT THE EAST QUARTER CORNER OF SAID SECTION 9 BY A 2-1/2" ALUMINUM CAP STAMPED LS 6935 BEING CONSIDERED TO BEAR SOUTH 00°15'06"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

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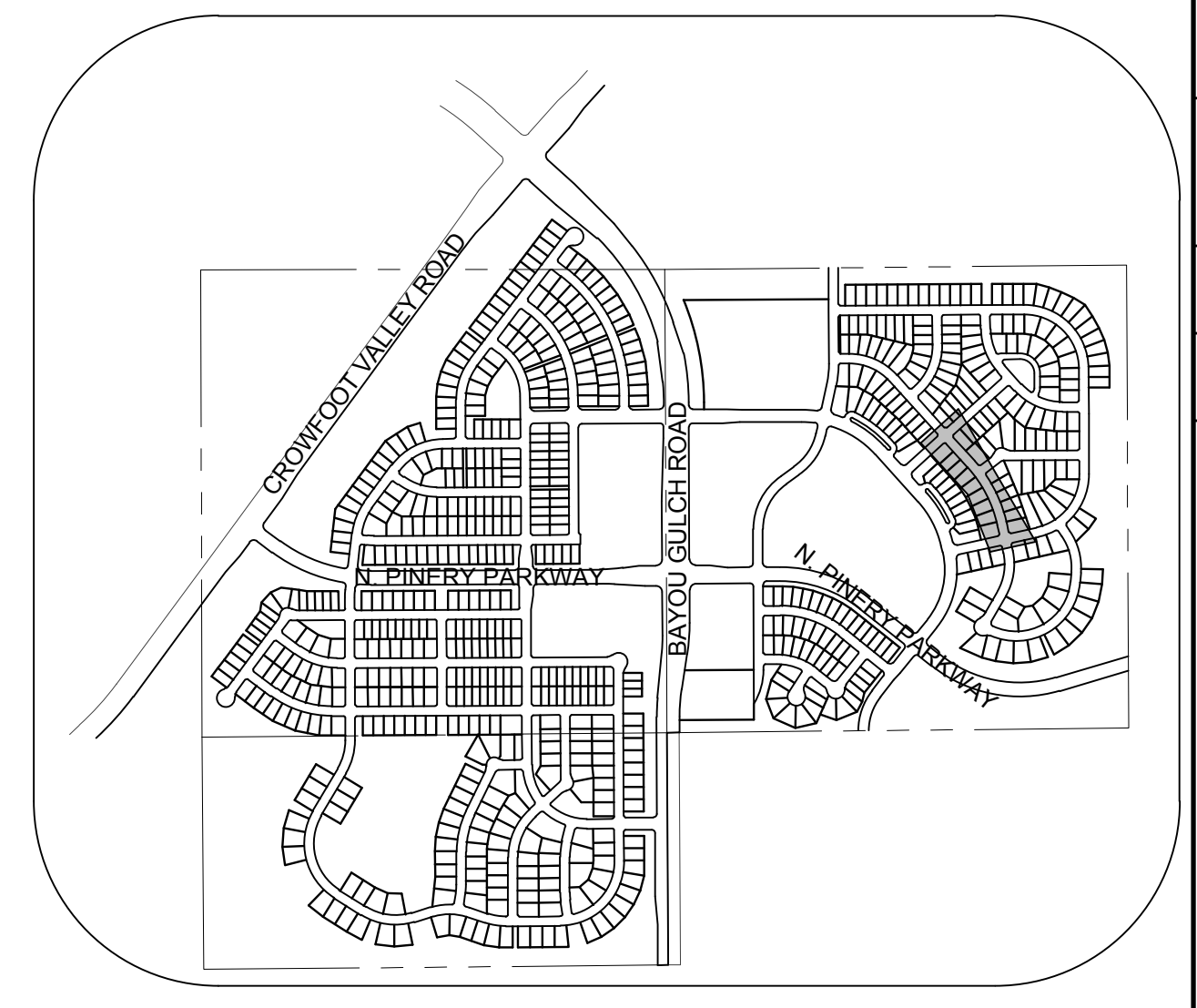
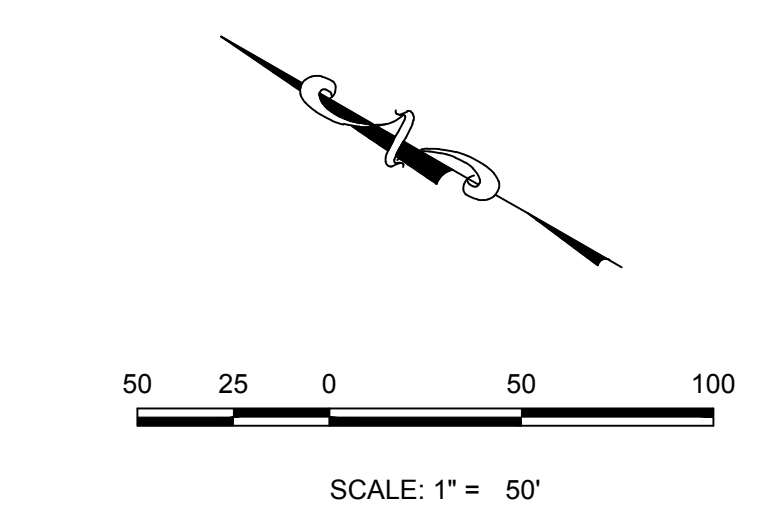
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				TRAILS AT CROWFOOT FILING 11 CONSTRUCTION DRAWINGS WATER PLAN & PROFILE FIELD MINT POINT	ESX MANAGEMENT 7353 South Alton Way CENTENNIAL, CO 80112	11	NO.:	REVISIONS:

10339 E. Dry Creek Rd.
Suite 410
Englewood, Colorado 80110
Tel: (720) 482-9526
Fax: (720) 482-9546

CVL
CONSULTANTS



PLAN: ALPINE PHLOX LN STA: 17+50.00 TO 25+50.00
HORIZONTAL SCALE: 1" = 50'

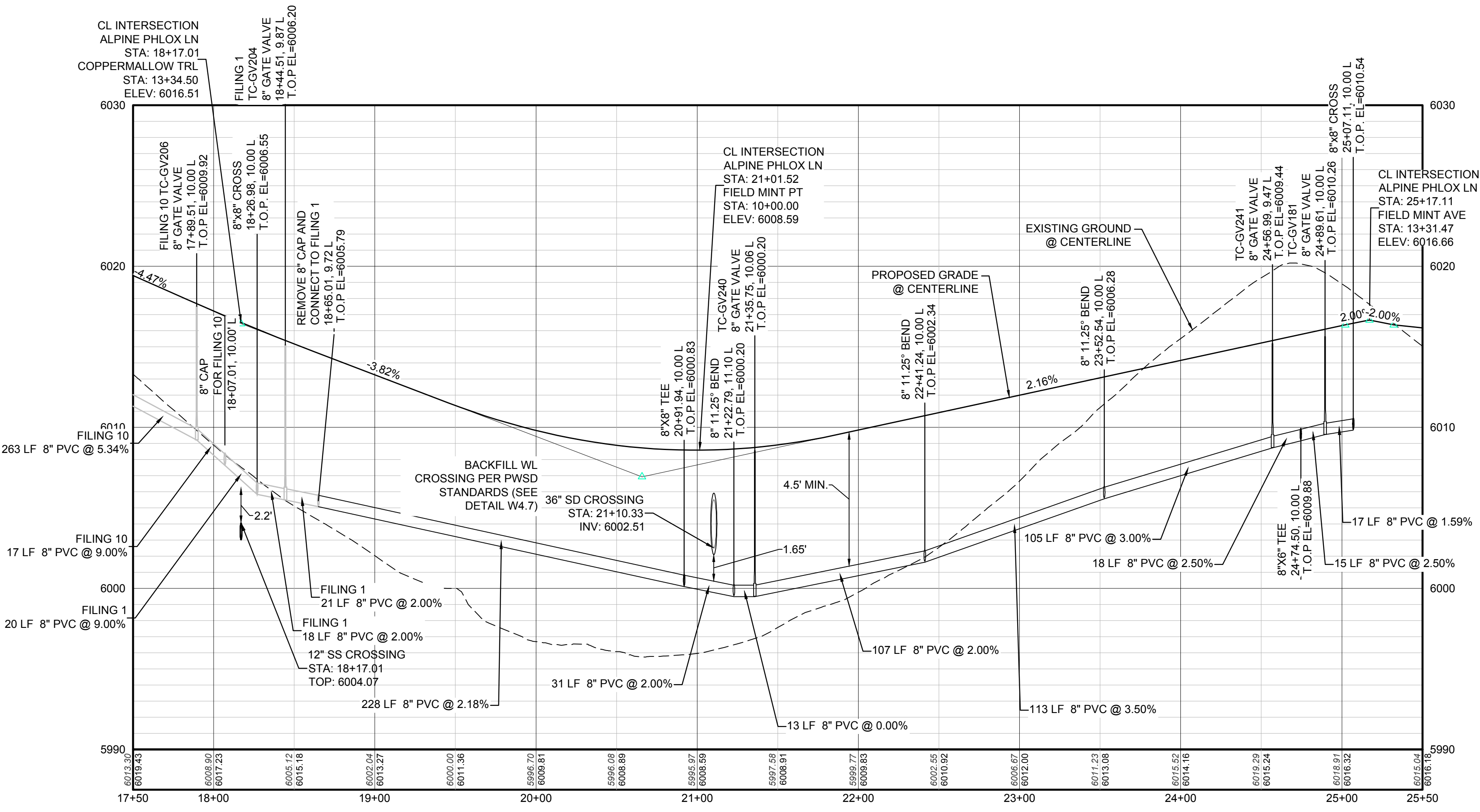


KEYMAP
N.T.S.
LEGEND

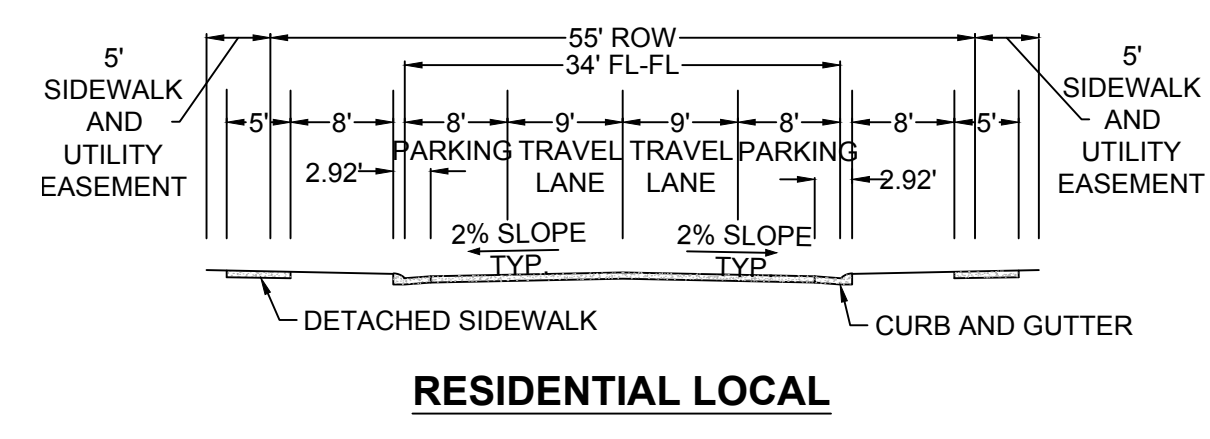
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Ⓐ	LOT TYPE	---	CENTERLINE
6	LOT NUMBER	---	RIGHT-OF-WAY
⊠	PROPOSED BUTTERFLY VALVE	---	PROPERTY LINE
⊞	PROPOSED CAP WITH END OF LINE BLOWOFF	---	EDGE OF PAVEMENT
⊞	PROPOSED REDUCER	→	PROPOSED DIRECTION OF FLOW
⊞	PROPOSED VALVE	1.0%	PROPOSED SLOPE & 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 BLOWOFF	5607	PROPOSED 1' CONTOUR
⊞	PROPOSED AIR VALVE	---	PROPOSED STORM DRAIN
⊞	EXISTING BLOW OFF VALVE	---	PROPOSED SEWER LINE WITH MANHOLE
⊞	EXISTING VALVE	---	PROPOSED SEWER LATERAL
⊞	EXISTING FIRE HYDRANT	---	PROPOSED WATER LINE
⊞	PROPOSED LIGHT POLE	---	EXISTING 60" RAW WATER LINE
⊞	PROPOSED SIDEWALK	---	SECTION LINE
⊞	PROPOSED SIDEWALK RAMP	---	---
10.00	EXISTING ELEVATION	---	---
10.00	PROPOSED DESIGN ELEVATION	---	---
⊞	PROPOSED STORM DRAIN INLET	---	---
⊞	PROPOSED STORM DRAIN MANHOLE	---	---

ABBREVIATIONS

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



PROFILE: ALPINE PHLOX LN STA: 17+50.00 TO 25+50.00
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 5'



RESIDENTIAL LOCAL

N:\PROJECTS\SS\BENCH\ENGINEERING\SS\11\WATER AND SANITATION\WATER PLAN AND PROFILE\ALPINE PHLOX LANE.DWG, 9/24/2017 11:00 AM

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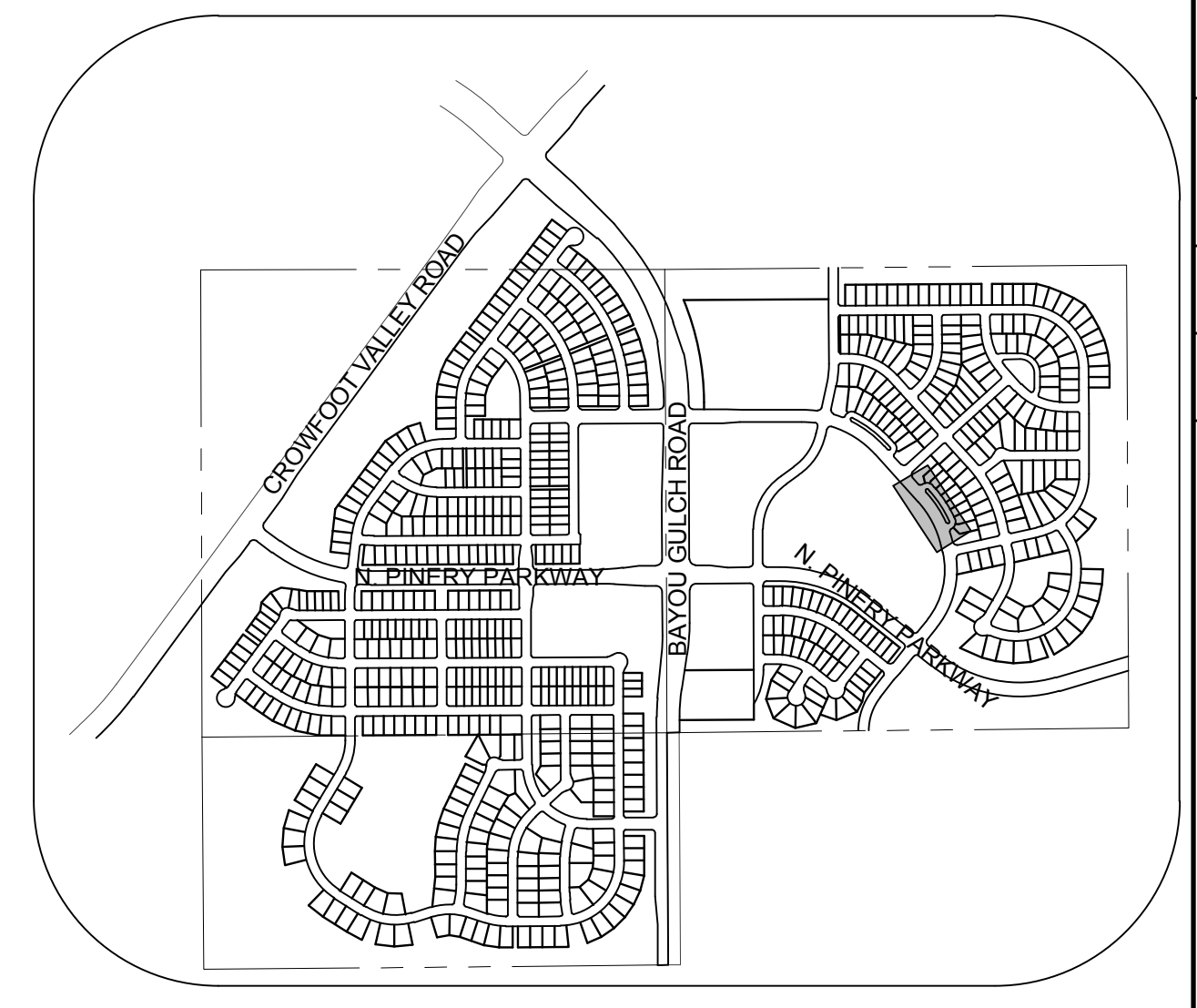
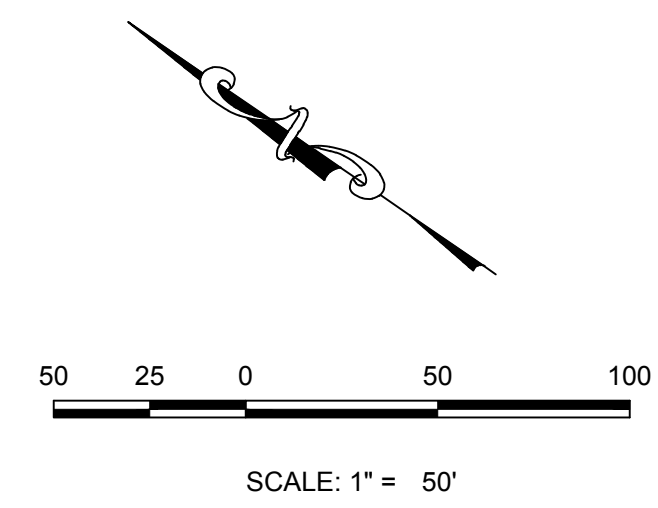
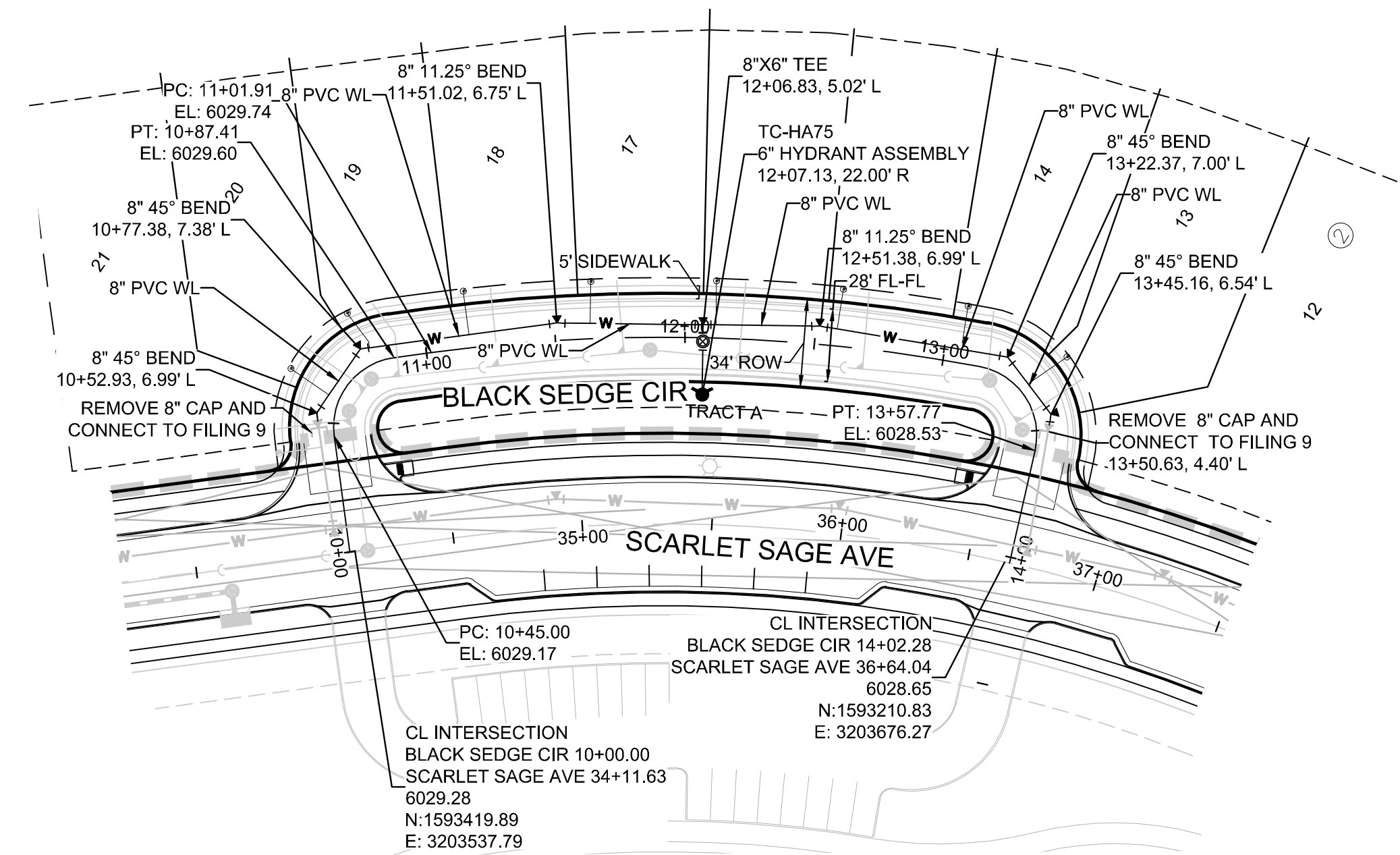
BENCHMARK
DOUGLAS COUNTY CONTROL POINT KNOWN AS 1.069032, BEING A 3-1/4" ALUMINUM CAP BEING LOCATED IN THE SOUTHWEST QUARTER OF SECTION 33, TOWNSHIP 6 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, HAVING A PUBLISHED ELEVATION OF 1799.2870 METERS (5903.13 FEET) NAVD '88 DATUM.

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

SHEET NUMBER	DRAWN BY: RHR	CHECKED BY: JU	DATE: SEPTEMBER 2017	SCALE:	AS SHOWN	FILE NO.:	8130283701
				TRAILS AT CROWFOOT FILING 11 CONSTRUCTION DRAWINGS WATER PLAN & PROFILE ALPINE PHLOX LANE	ESX MANAGEMENT 7353 South Alton Way CENTENNIAL, CO 80112	10338 E. Dry Creek Rd. Suite 410 Englewood, CO 80151 Tel: (720) 482-9526 Fax: (720) 482-9548	CVL CONSULTANTS
12				Revisions	No.	Date	Appr.



KEYMAP
N.T.S.

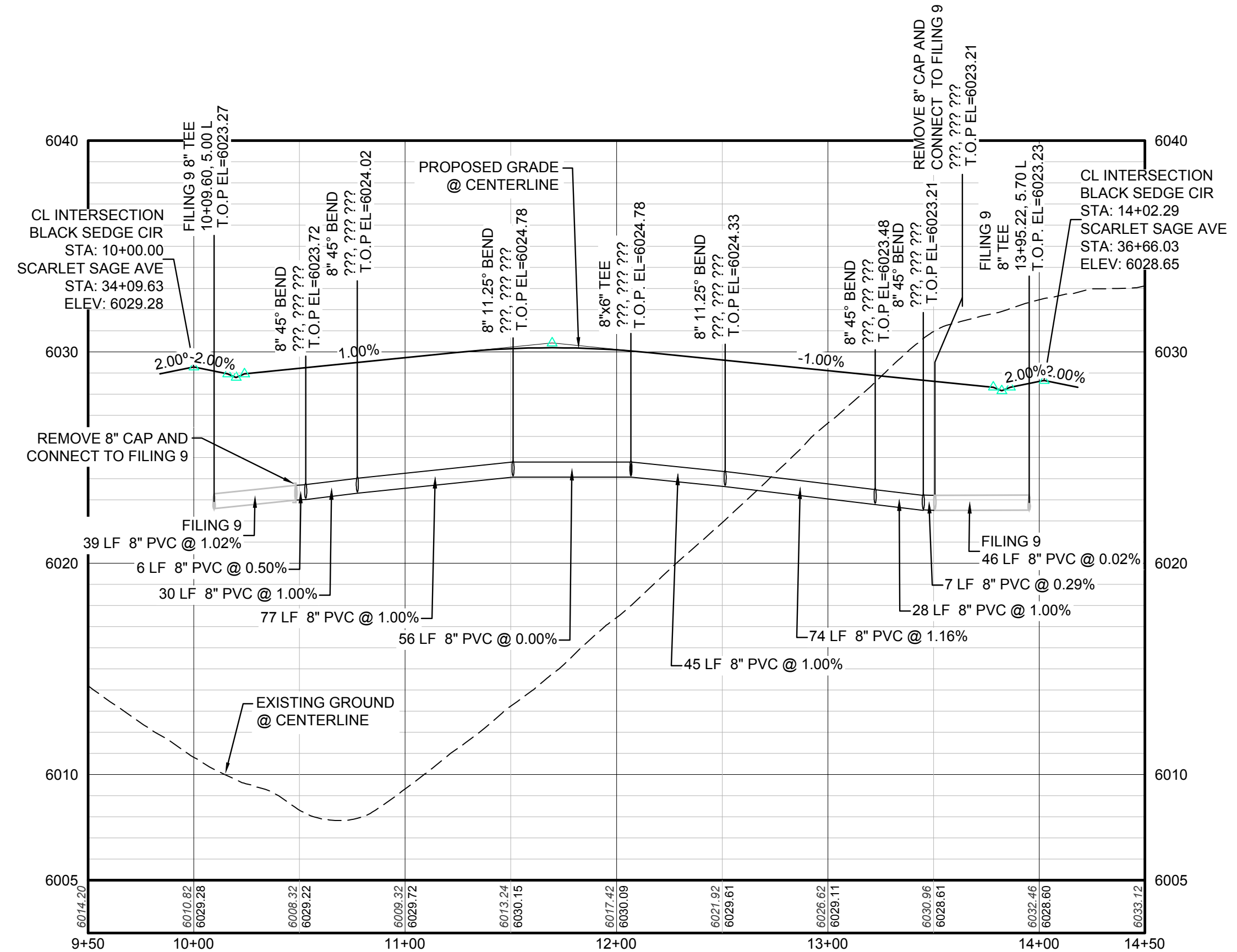
PLAN: BLACK SEDGE CIR STA: 9+50.00 TO 14+50.00
HORIZONTAL SCALE: 1" = 50'

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
Ⓛ	EXISTING BLOW OFF VALVE	---	PROPOSED SEWER LINE WITH MANHOLE
Ⓜ	EXISTING VALVE	---	PROPOSED SEWER LATERAL
Ⓨ	EXISTING FIRE HYDRANT	---	PROPOSED WATER LINE
Ⓩ	PROPOSED LIGHT POLE	---	PROPOSED WATER LATERAL W/ METER
ⓐ	PROPOSED SIDEWALK	---	EXISTING 60" RAW WATER LINE
ⓑ	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 HIGH VOLTAGE LINE
ⓔ	PROPOSED STORM DRAIN MANHOLE	---	EXISTING TELEPHONE LINE

ABBREVIATIONS

AD	ANGLE DIFFERENCE	N.T.S.	NOT TO SCALE
BVC	BEGIN VERTICAL CURVE	PL	PROPERTY LINE
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HCR	HANDICAP CURB RAMP	T.O.P.	TOP OF PIPE
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INV	INVERT	VC	VERTICAL CURVE
K	CURVATURE COEFFICIENT	WL	WATER LINE
LF	LINEAR FEET	WSE	WATER SURFACE ELEVATION
MH	MANHOLE		



PROFILE: BLACK SEDGE CIR STA: 9+50.00 TO 14+50.00
HORIZONTAL: 1" = 50'
VERTICAL: 1" = 5'

BENCHMARK
THE DOUGLAS COUNTY CONTROL POINT KNOWN AS 1.069032, 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:
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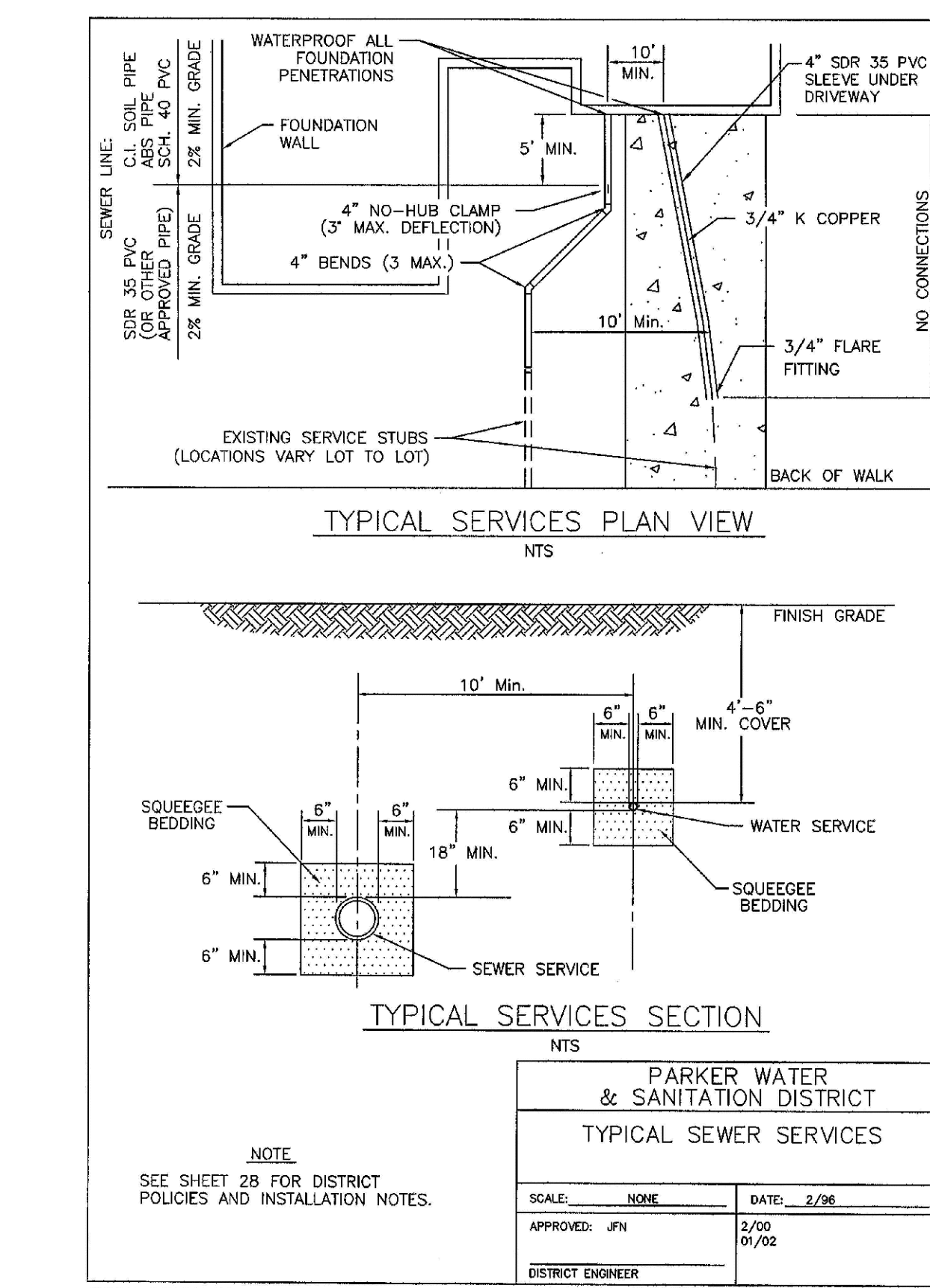
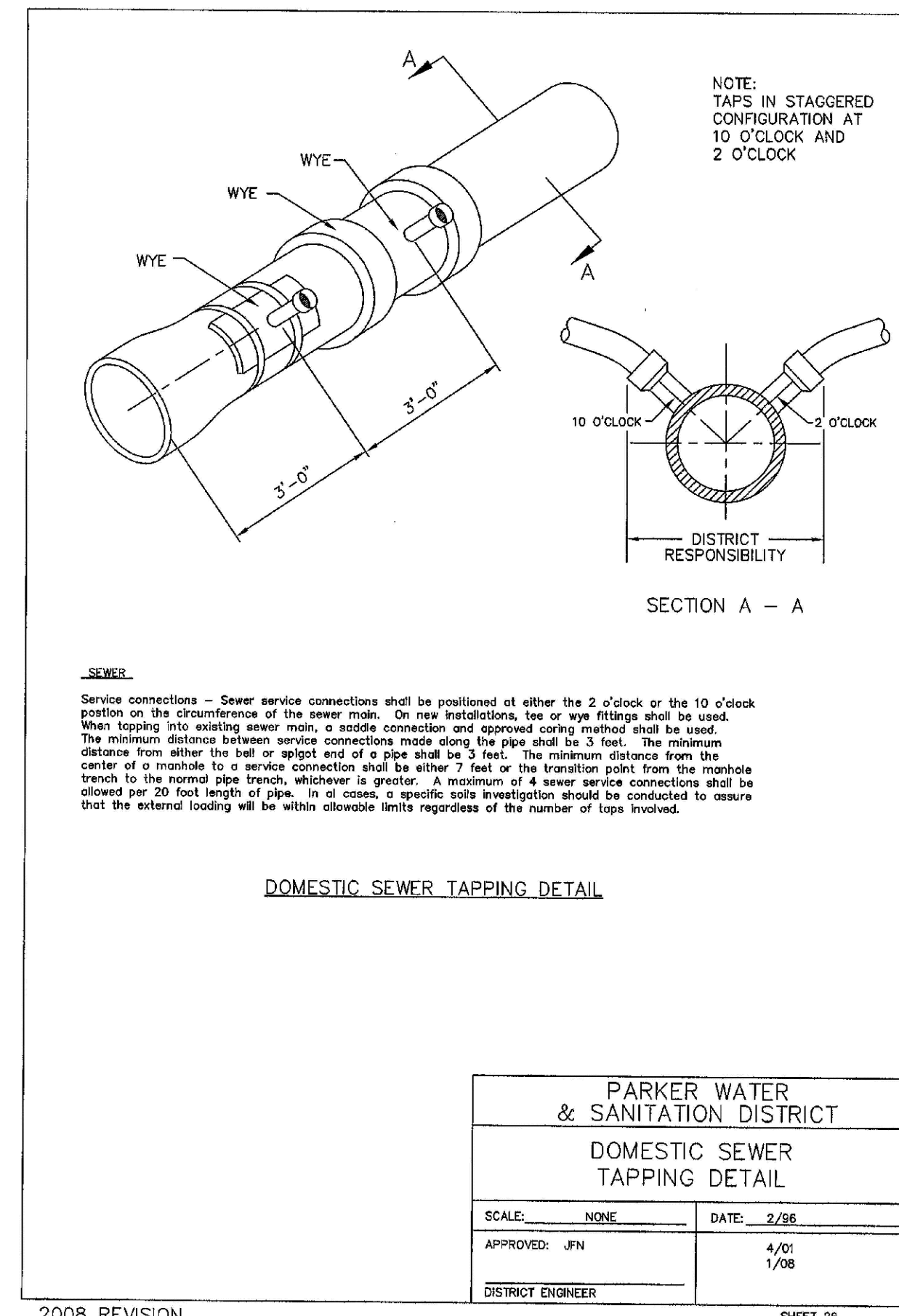
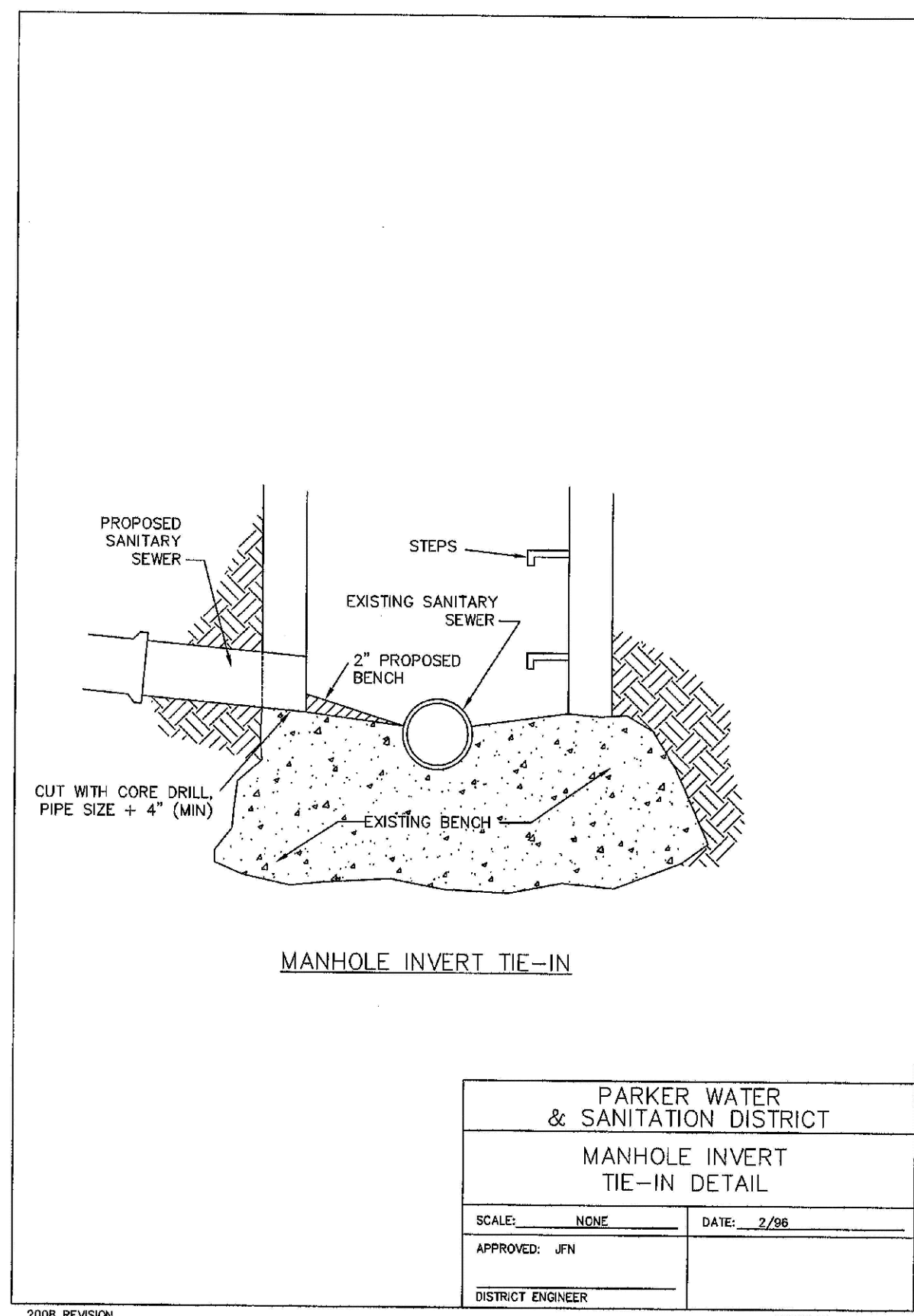
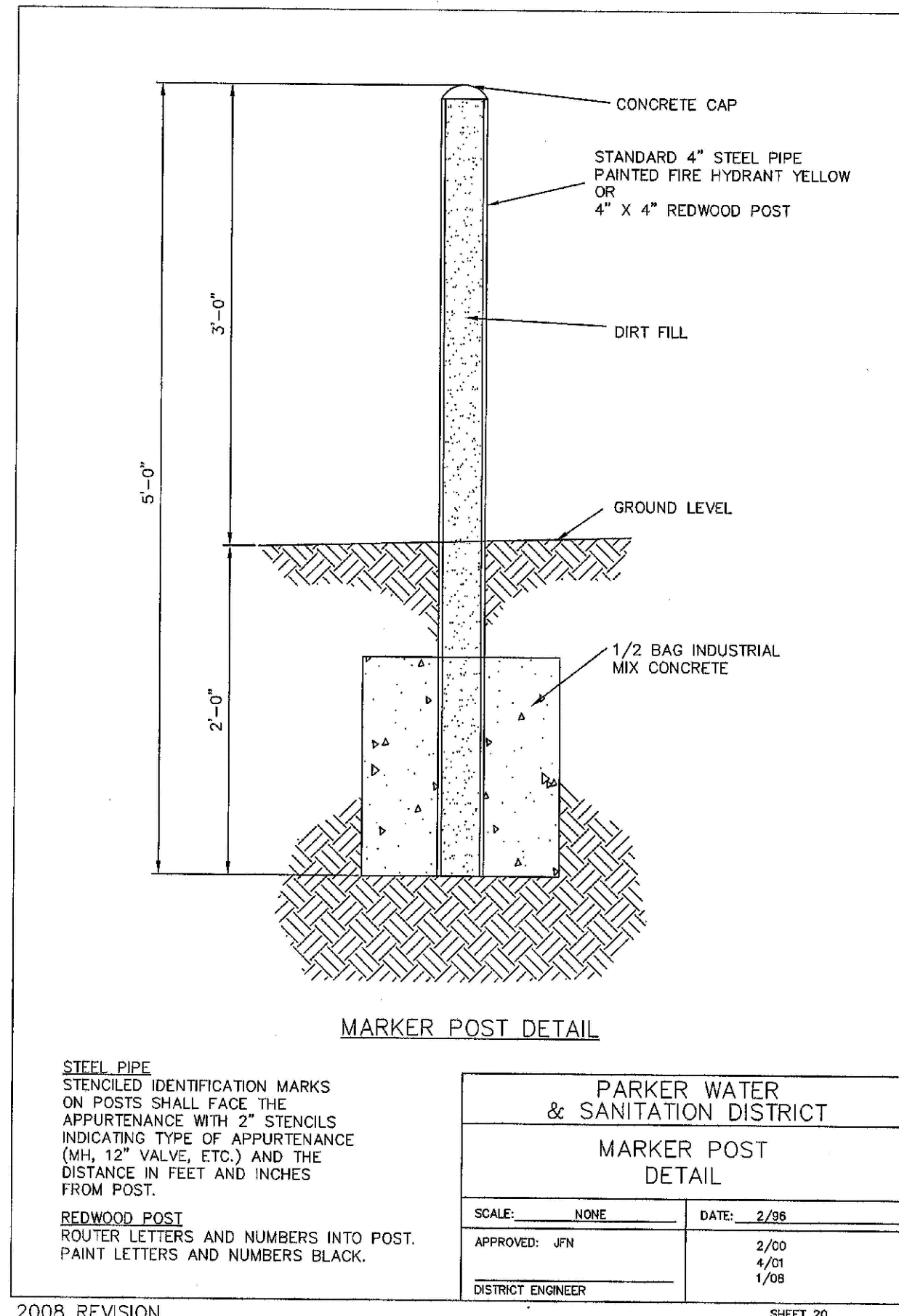
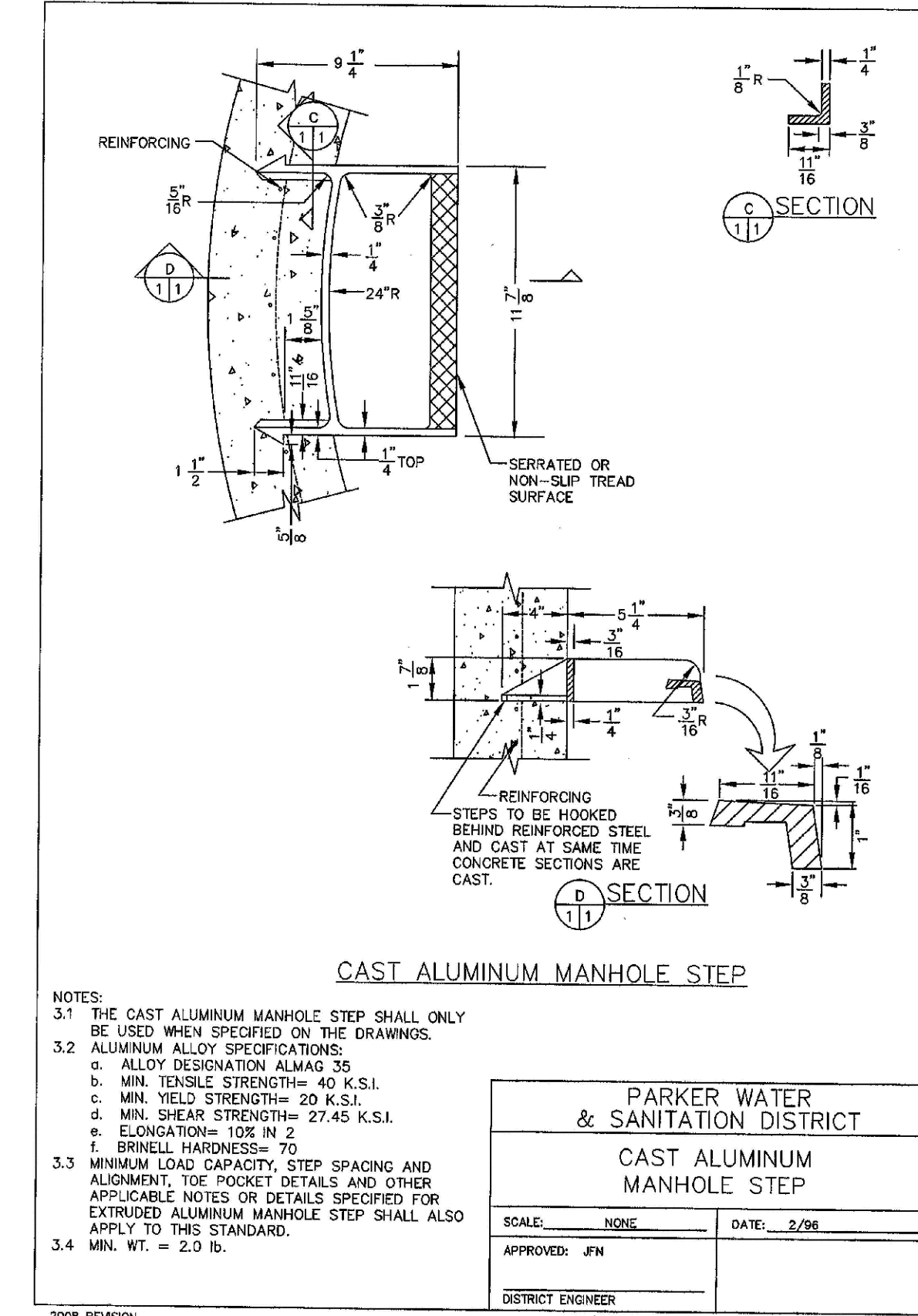
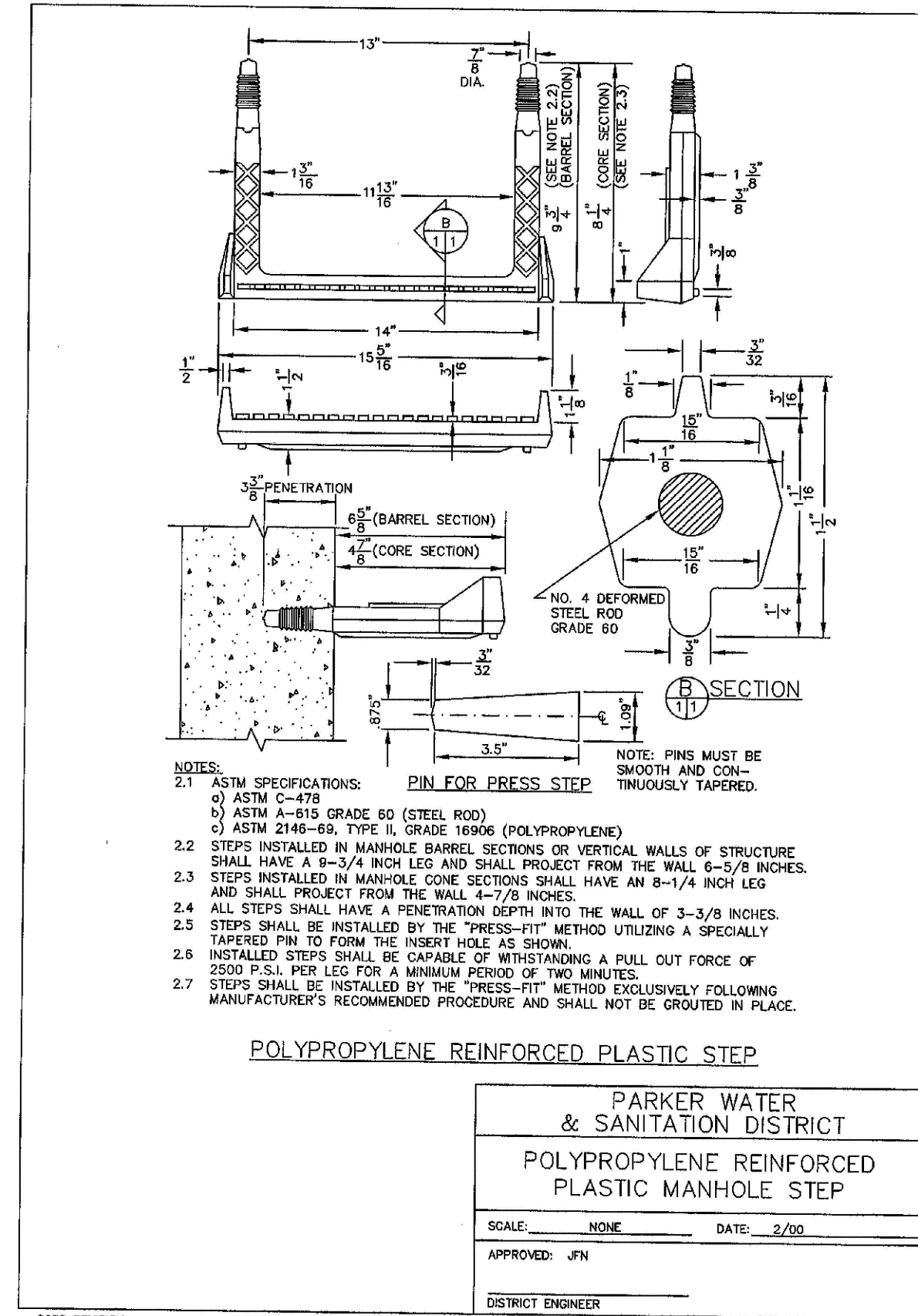
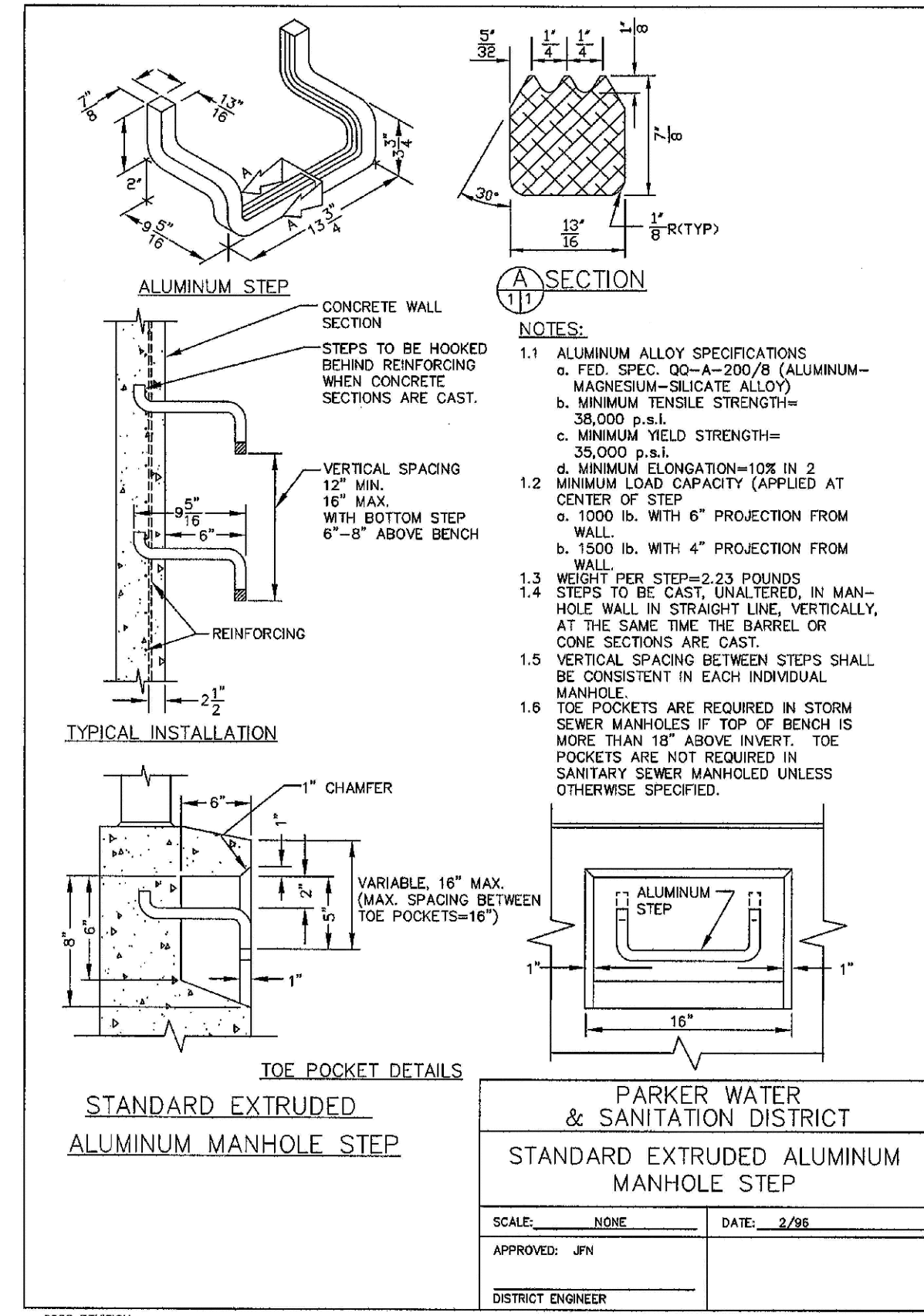
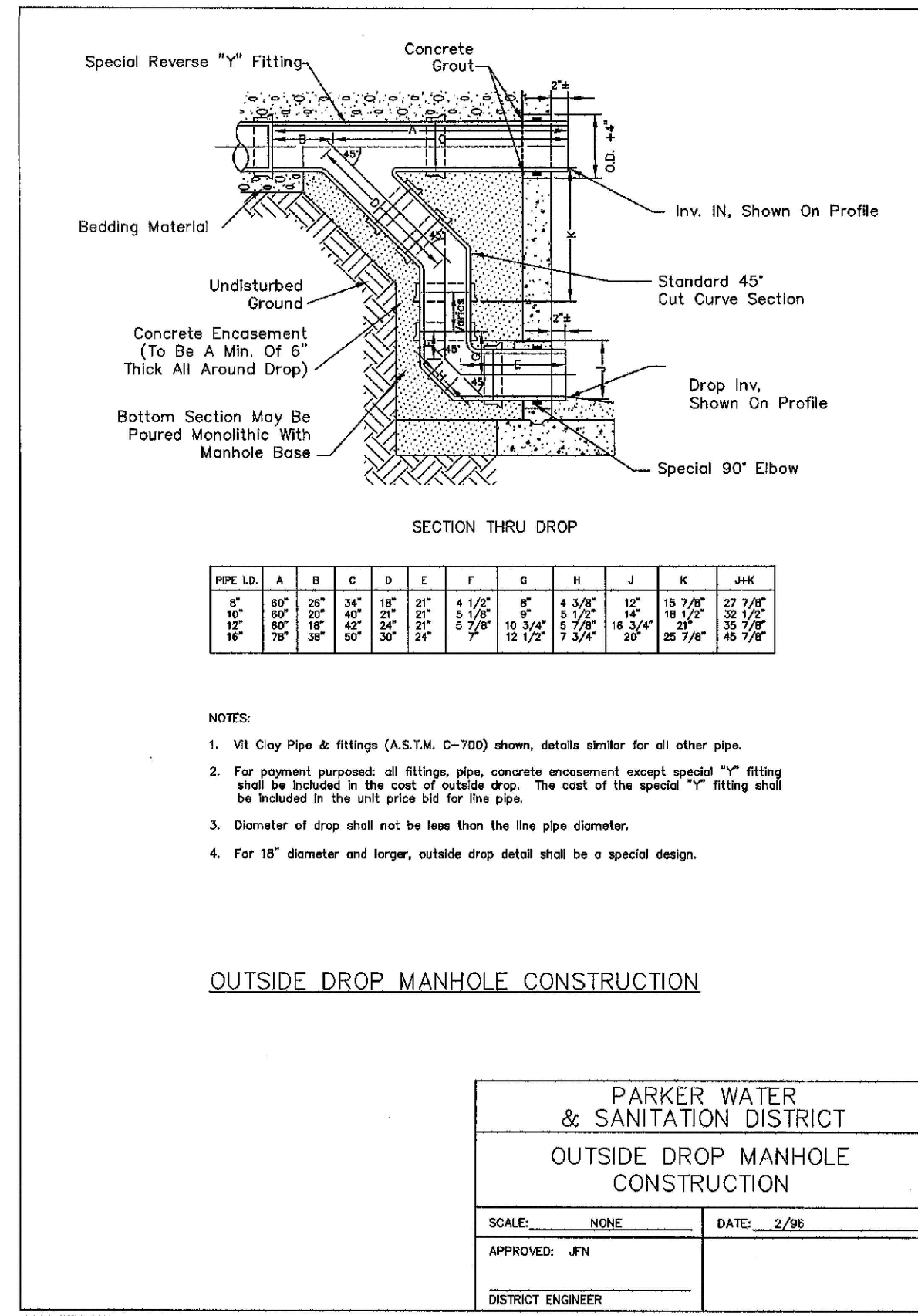
PREPARED UNDER THE SUPERVISION OF

BRIAN P. WILSON
COLORADO P.E. 0050067

SHEET NUMBER	DRAWN BY: RHR	CHECKED BY: JU	DATE: SEPTEMBER 2017	SCALE: AS SHOWN	FILE NO: 8130283701	NO.	REVISIONS	DATE	INIT.	APPR.	DATE
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<p align="center">TRAILS AT CROWFOOT FILING 11 CONSTRUCTION DRAWINGS WATER PLAN & PROFILE BLACK SEDGE CIRCLE</p>											
<p align="center">CVL CONSULTANTS</p>											
<p>10339 E. Dry Creek Rd., Suite 410 Englewood, CO 80150 Tel: (720) 482-9526 Fax: (720) 482-9546</p>											

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UTILITY NOTIFICATION
CENTER OF COLORADO

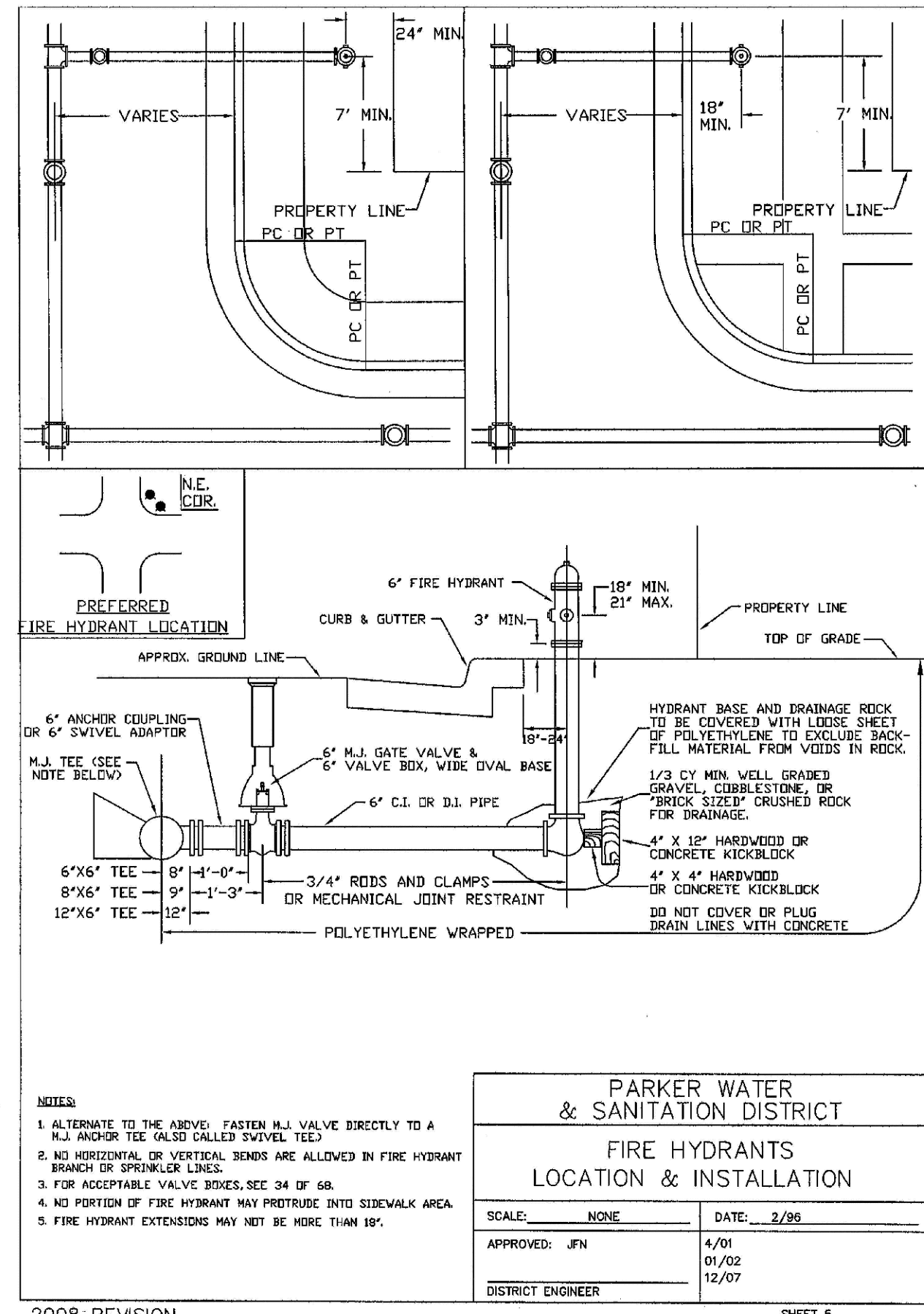
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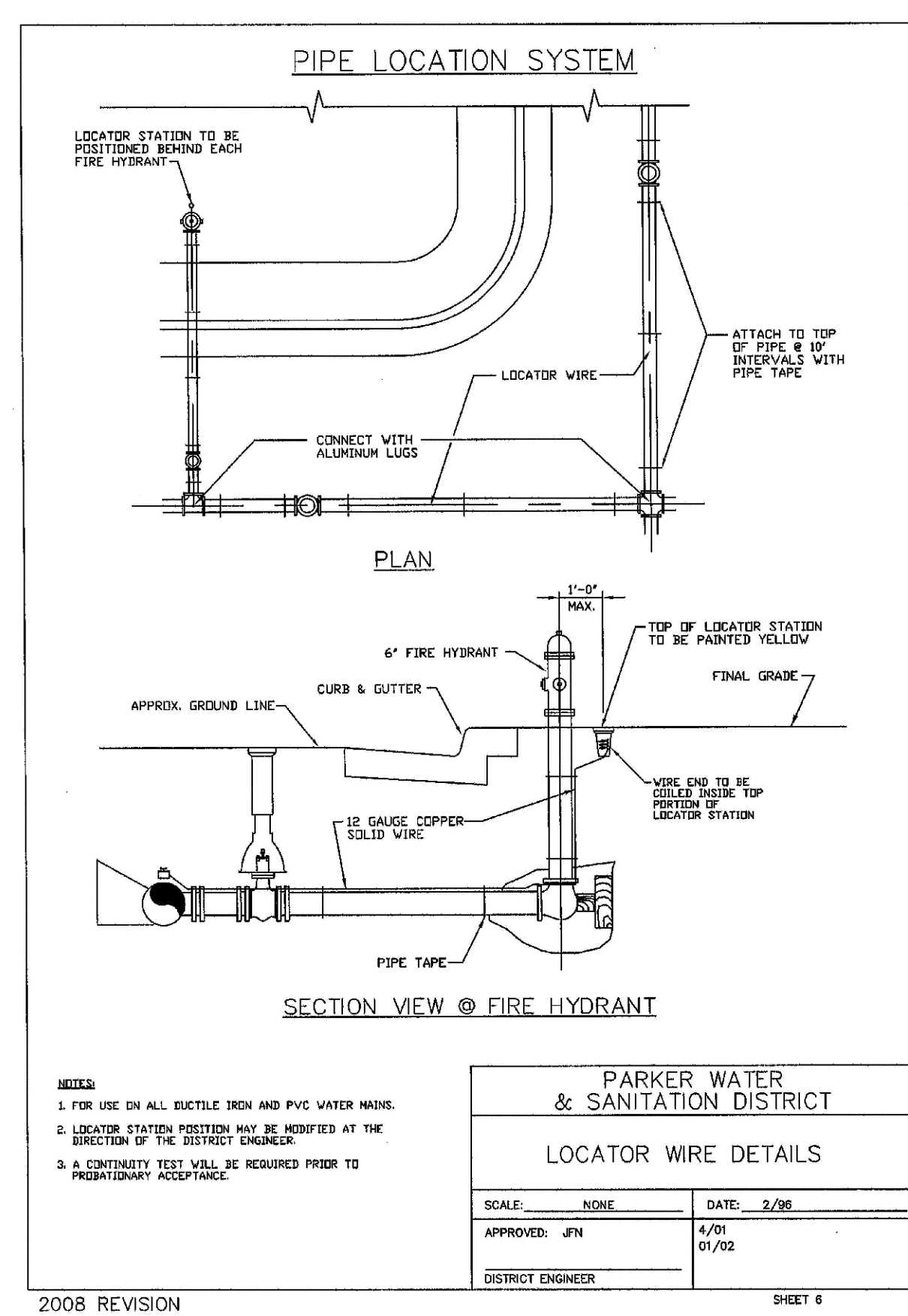
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 UTILITY NOTIFICATION
 CENTER OF EXCELLENCE

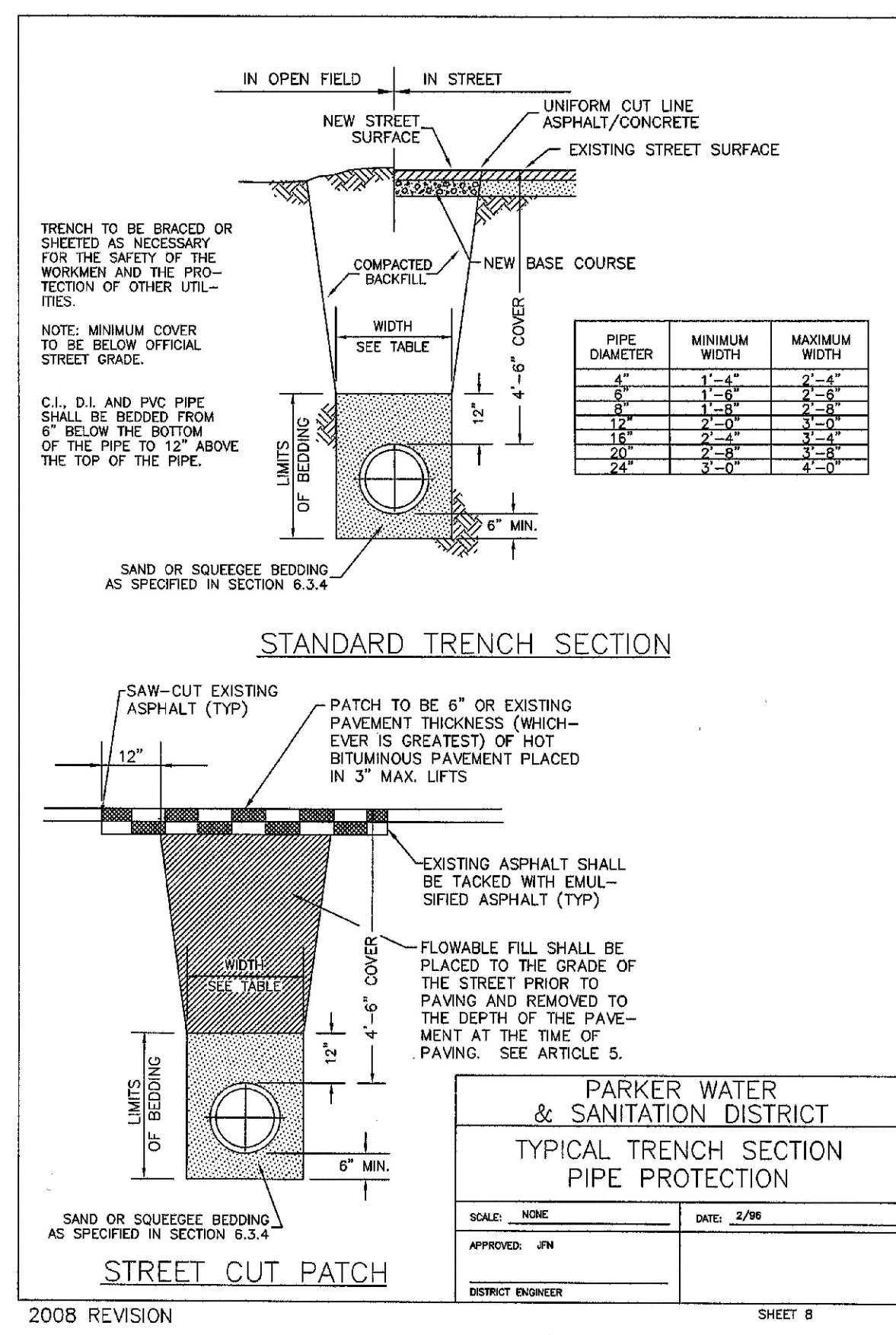
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DRAWN BY:	JF	CHECKED BY:	JU
DATE:	SEPTEMBER 2017		
SHEET NUMBER	15		
TRAILS AT CROWFOOT FILING 11 CONSTRUCTION DRAWINGS SANITARY SEWER DETAILS	ESX MANAGEMENT 7353 South Alton Way CENTENNIAL, CO 80112	10338 E. Dry Creek Rd. CO 801410 Englewood, CO 80150 Tel: (720) 482-9526 Fax: (720) 482-9548	Revisions No. Date Init. Appr. Date



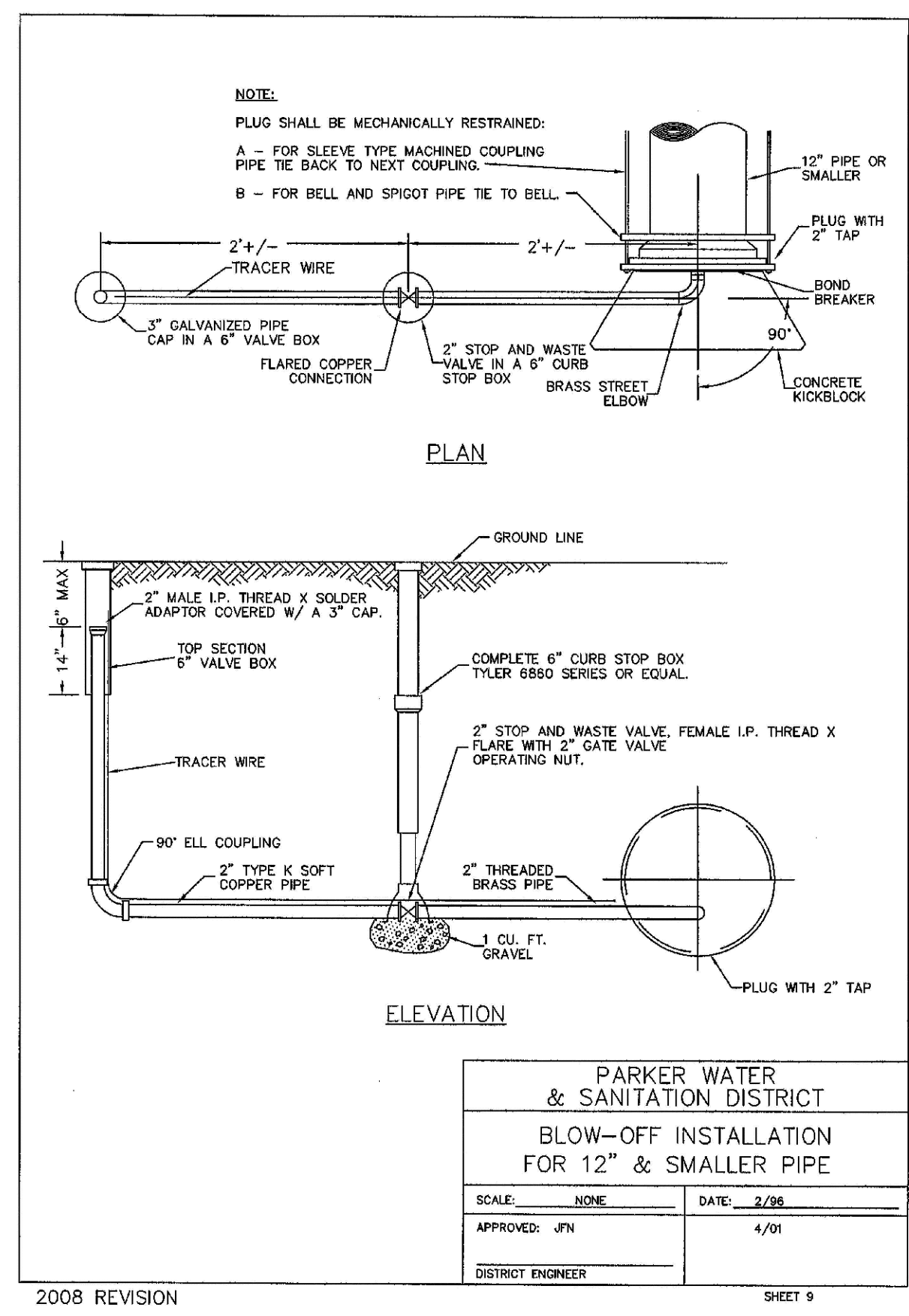
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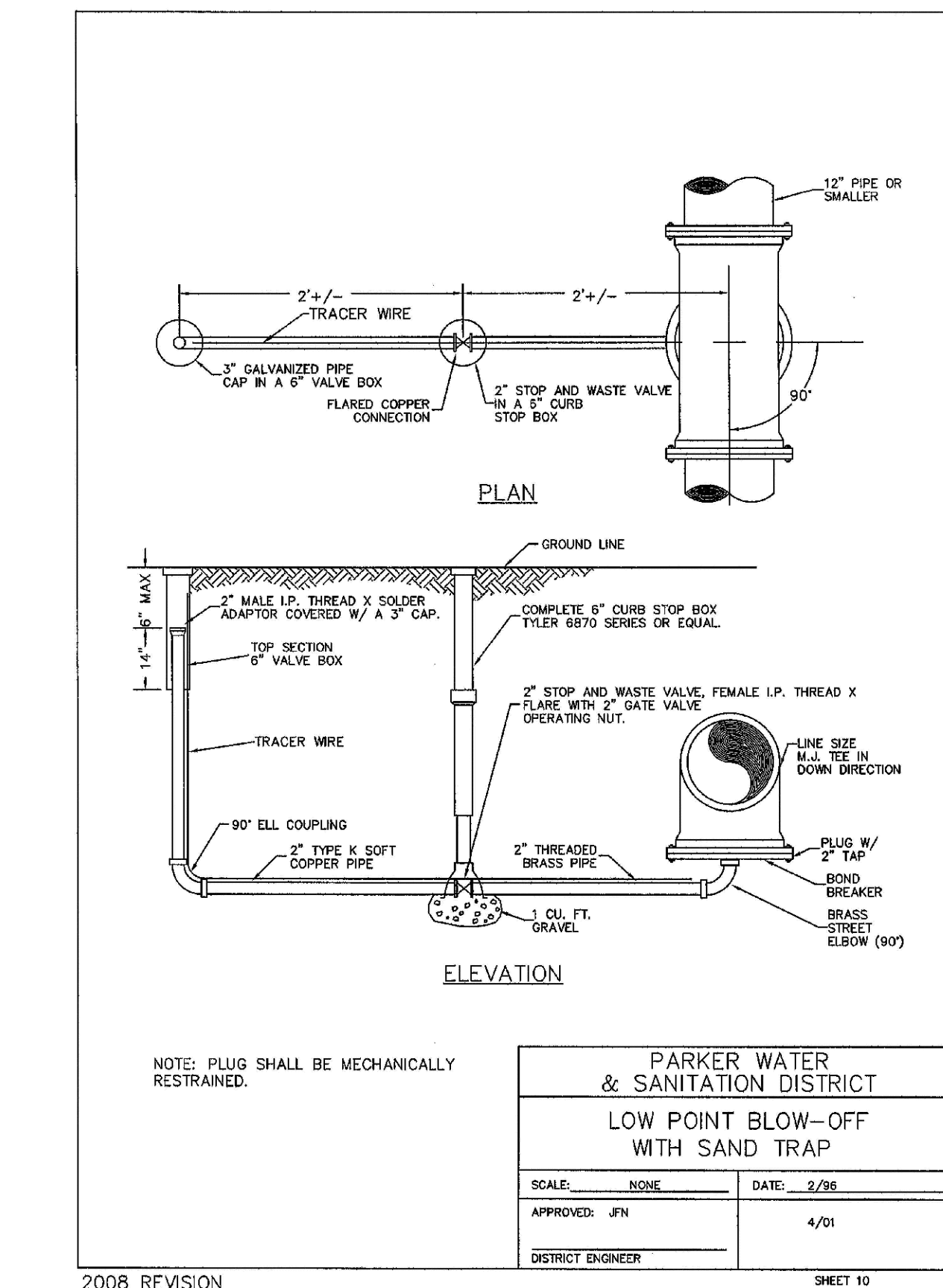
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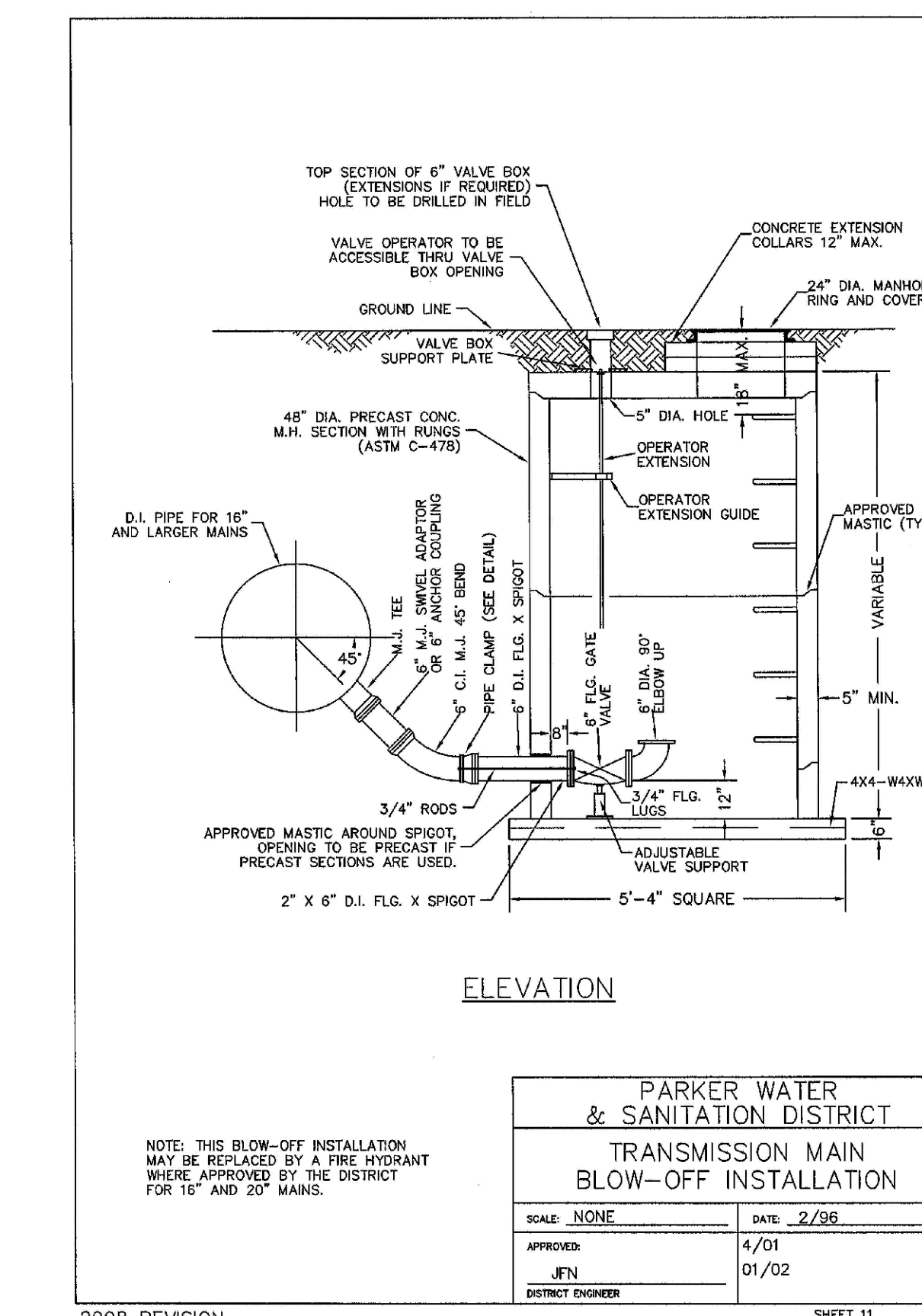
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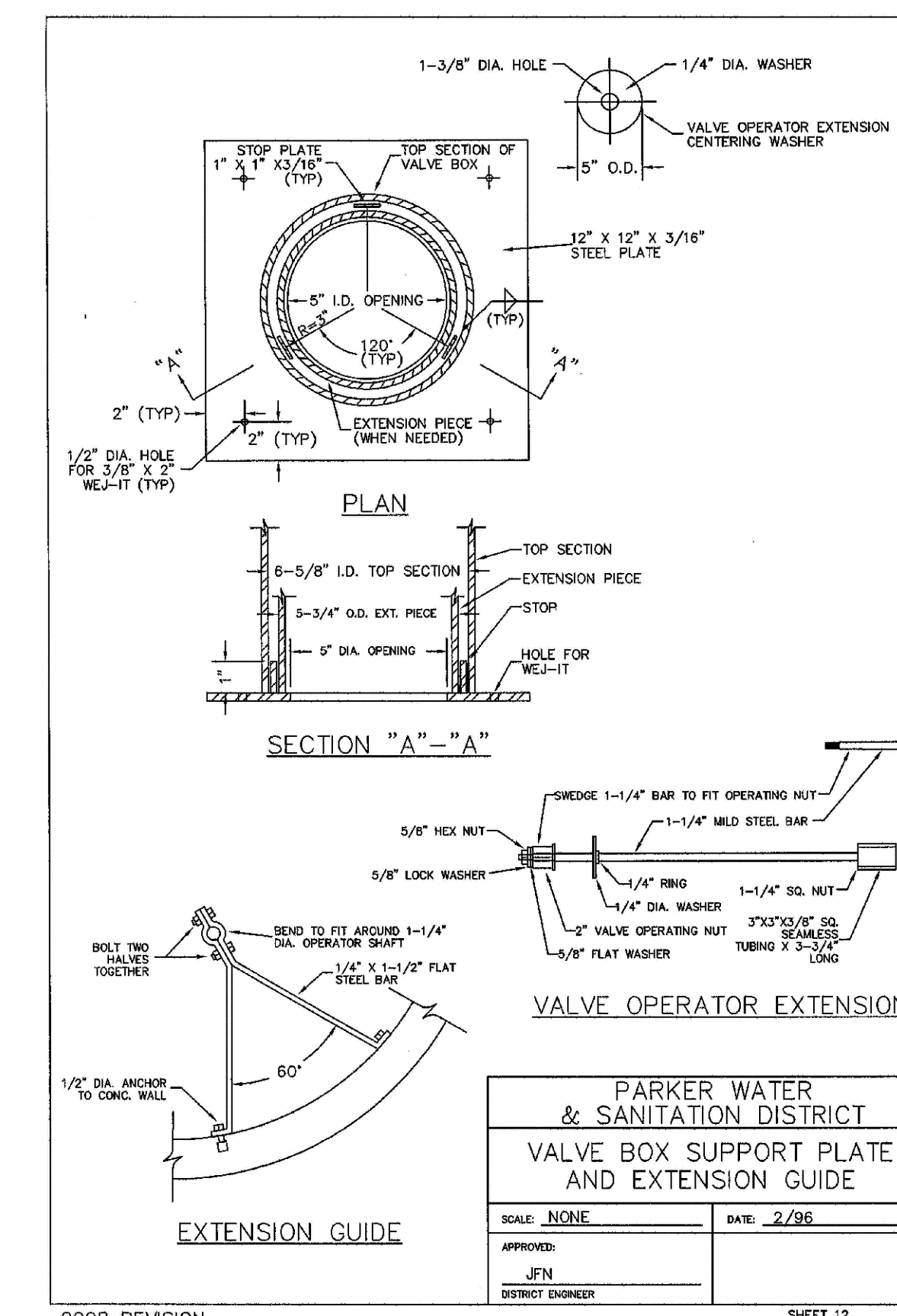
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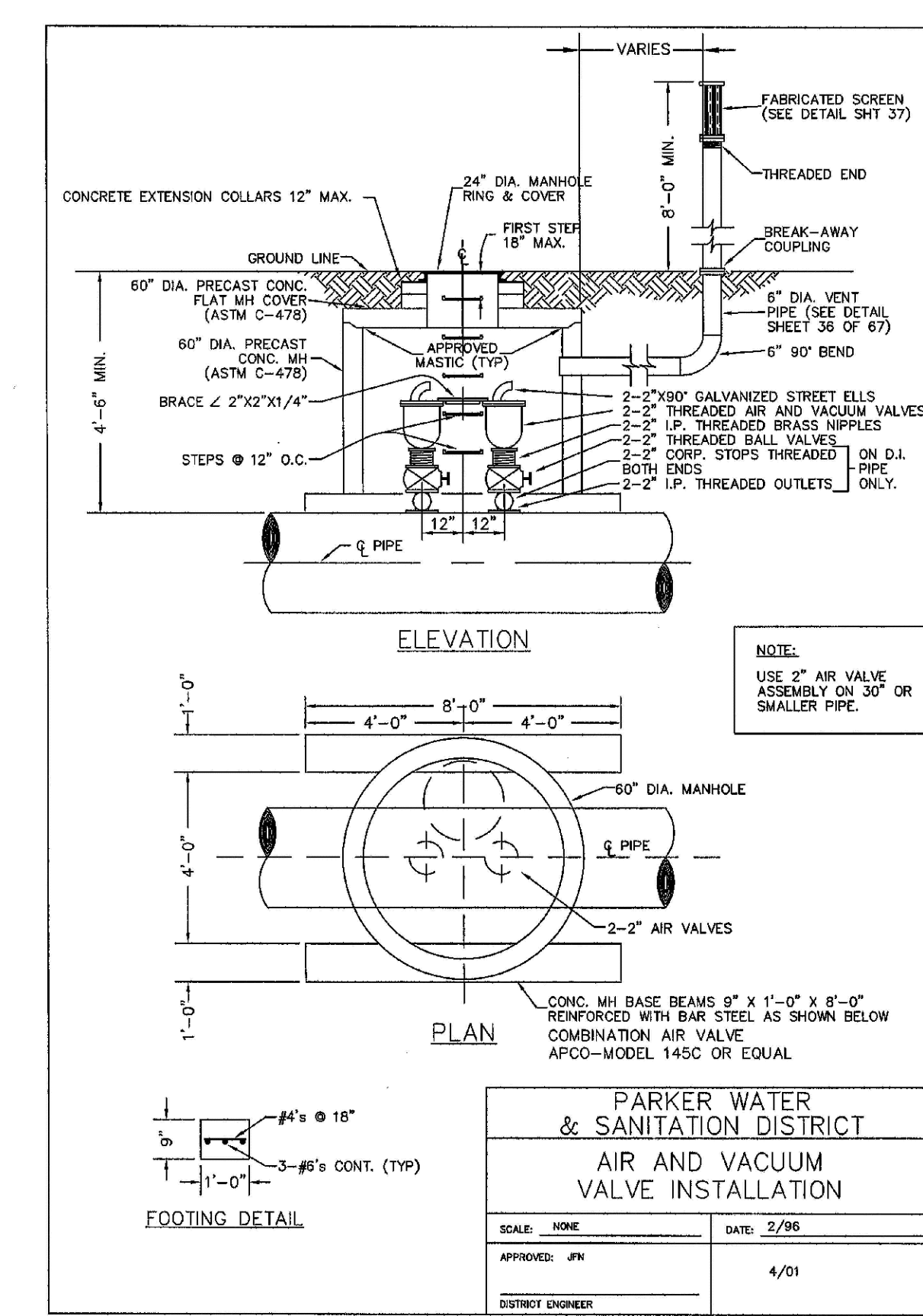
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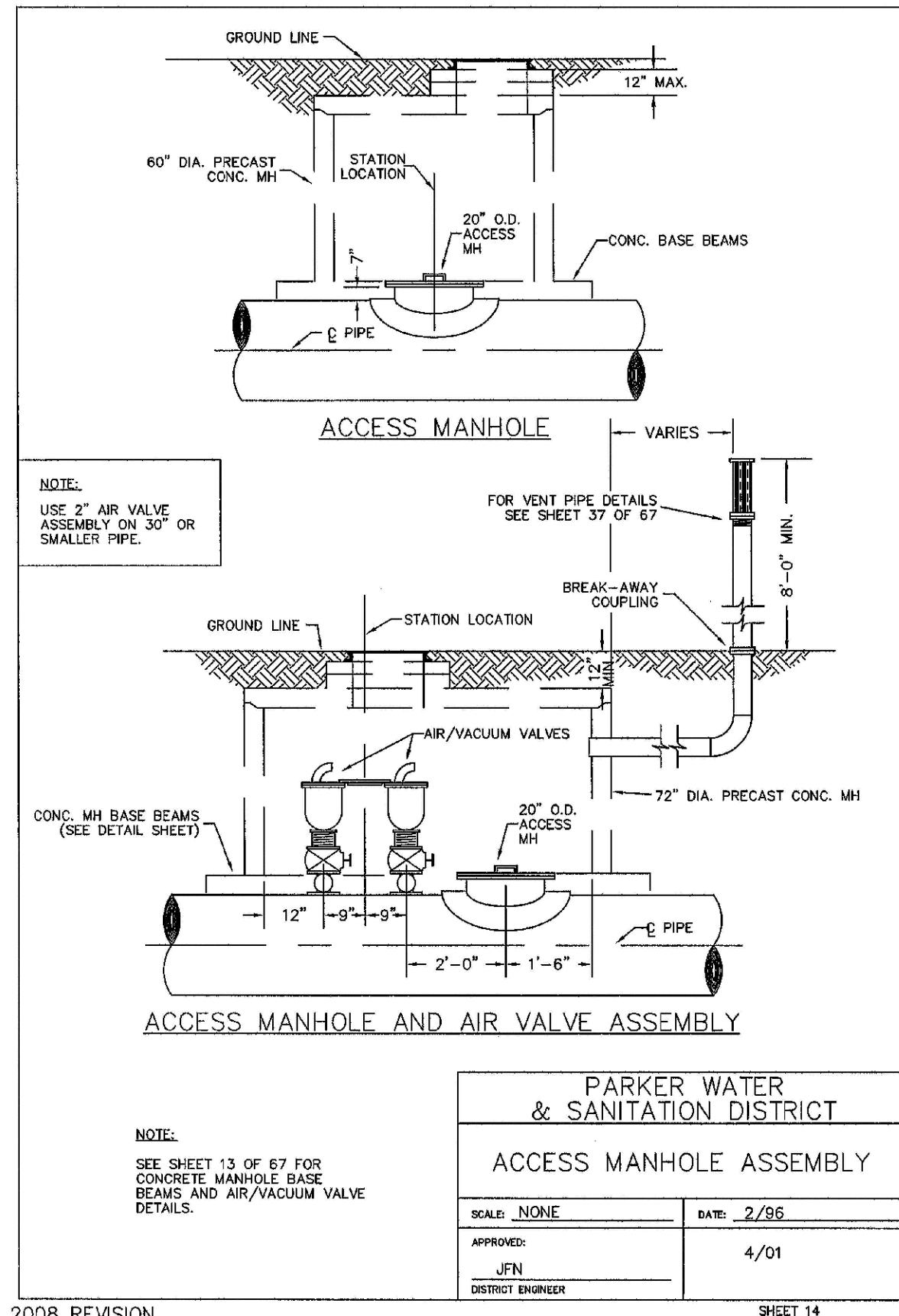


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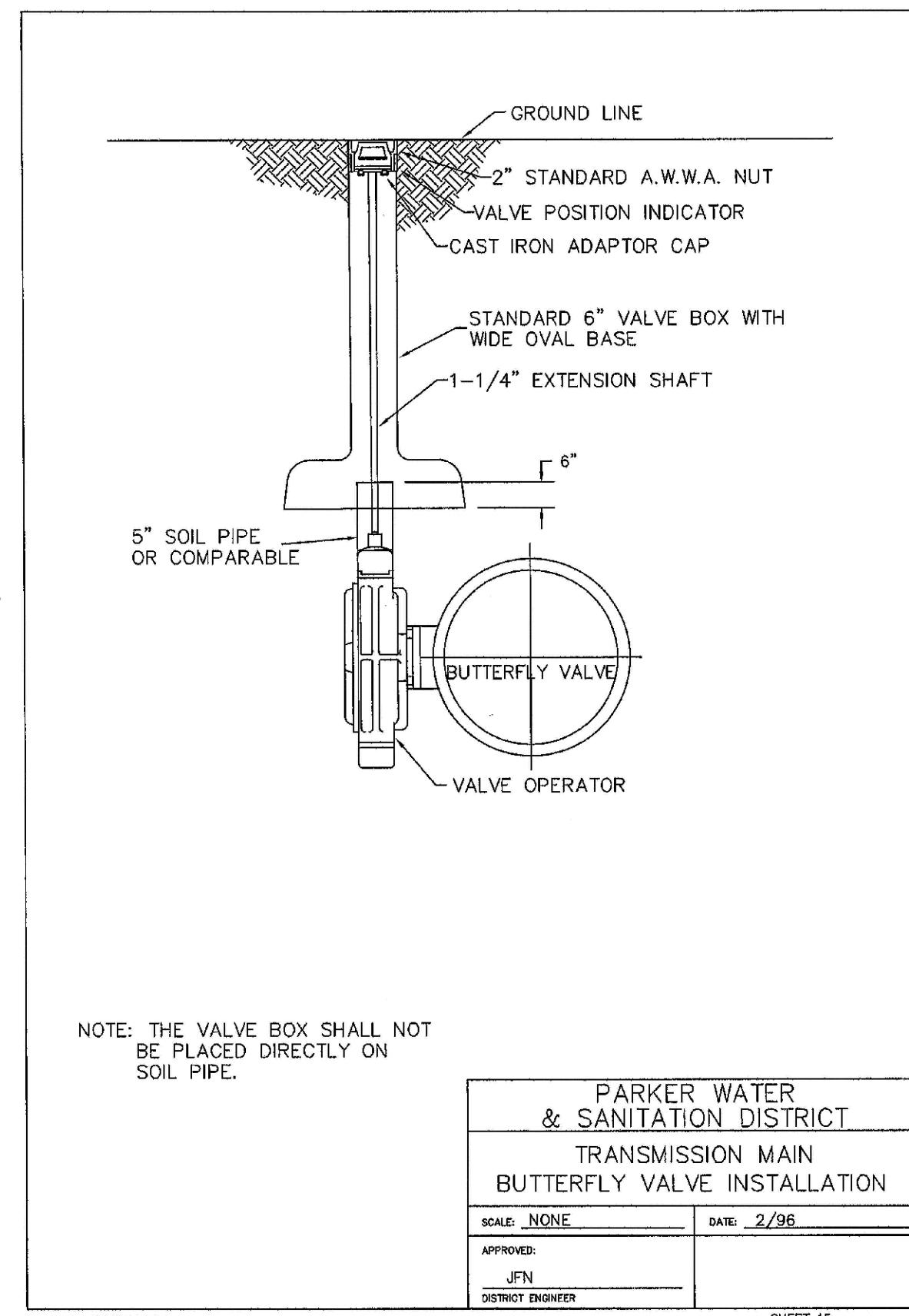
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SHEET NUMBER	DRAWN BY: JF	SCALE: AS SHOWN	CHECKED BY: JJ	DATE: SEPTEMBER 2017	FILE NO: 8130283701	TRAILS AT CROWFOOT FILING 11 CONSTRUCTION DRAWINGS WATER DETAILS	ESX MANAGEMENT 7353 South Alton Way CENTENNIAL, CO 80112		Revisions	Date	Appr.	Date
									No.			



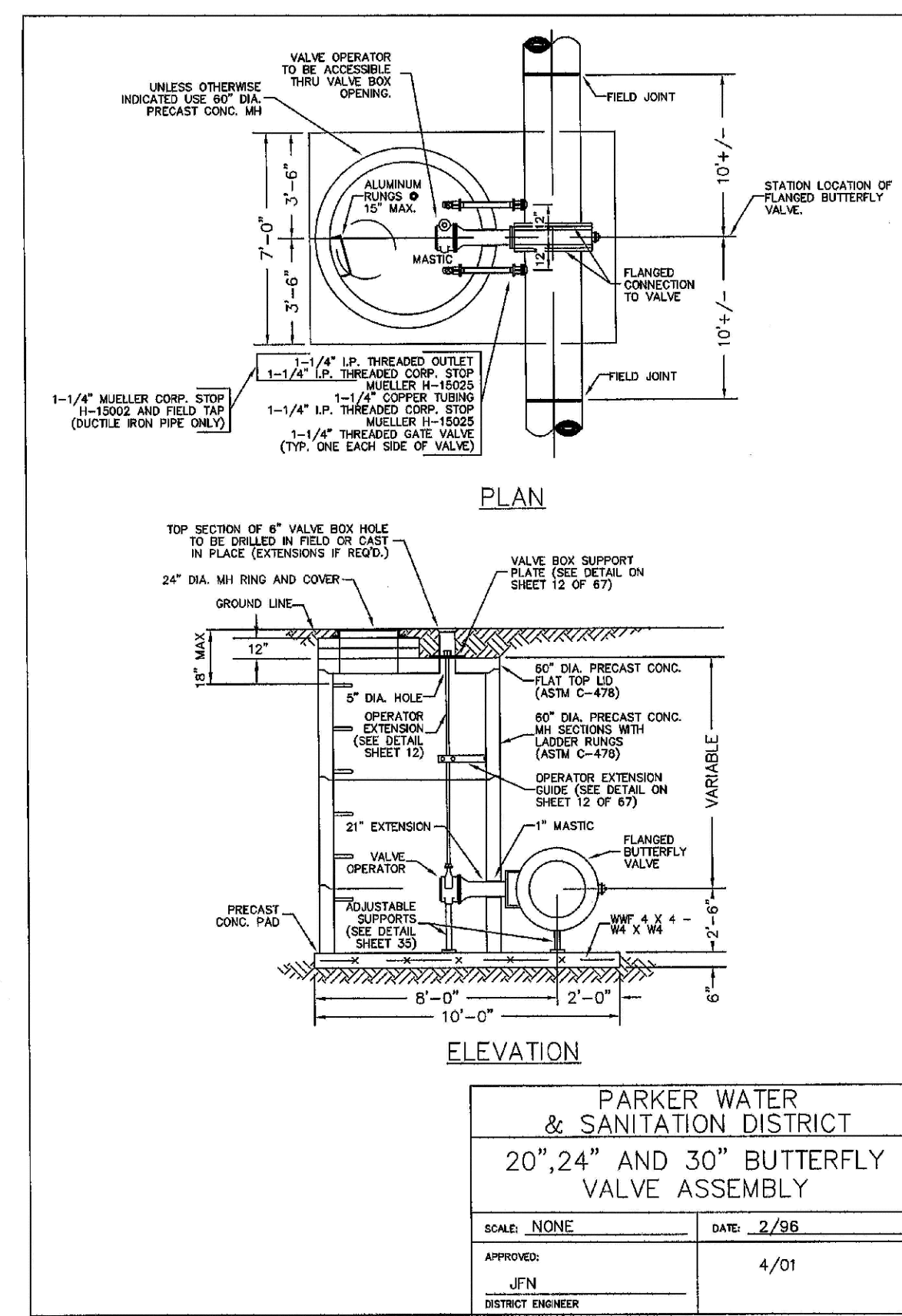
2008 REVISION

SHEET 14



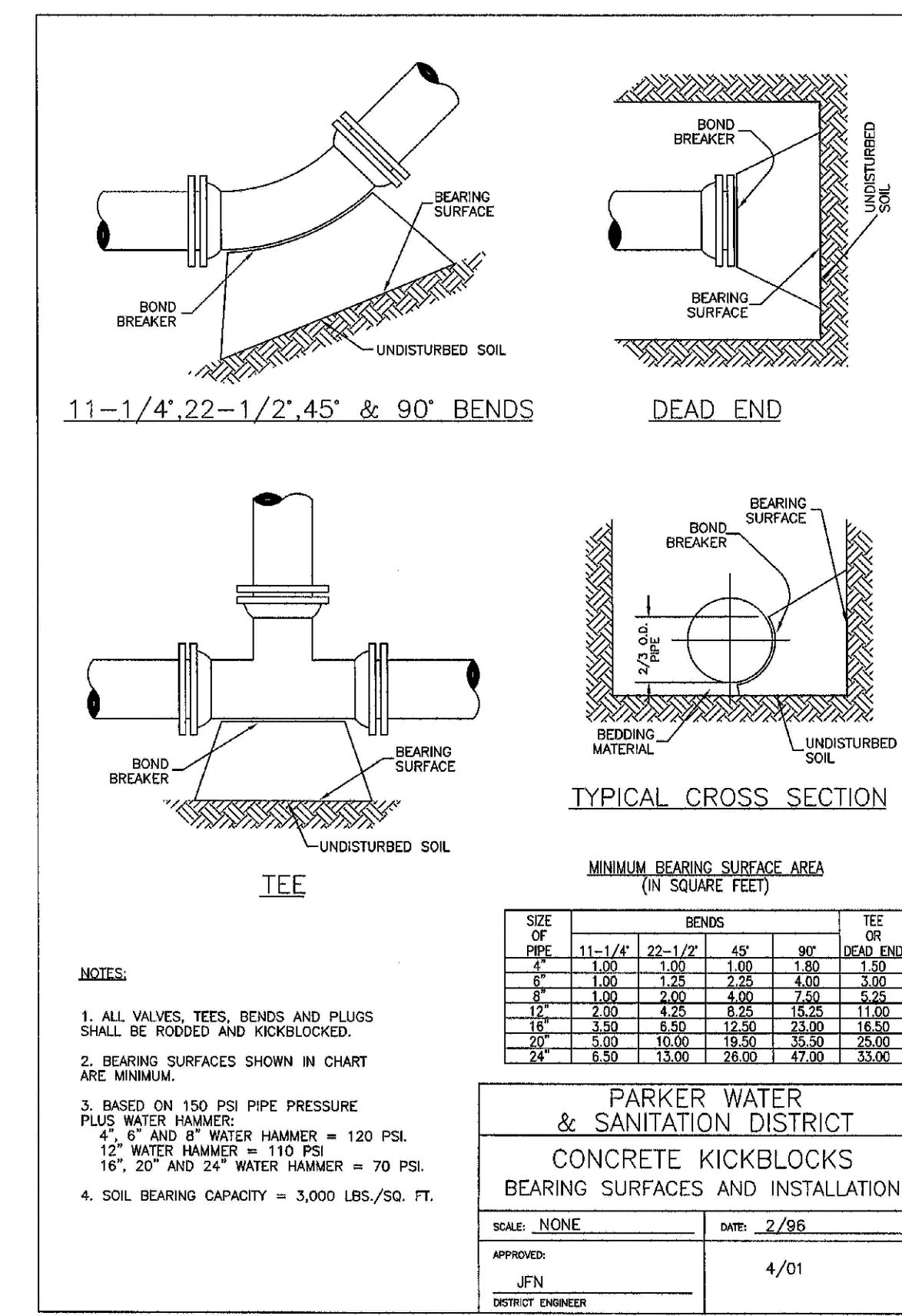
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SHEET 15



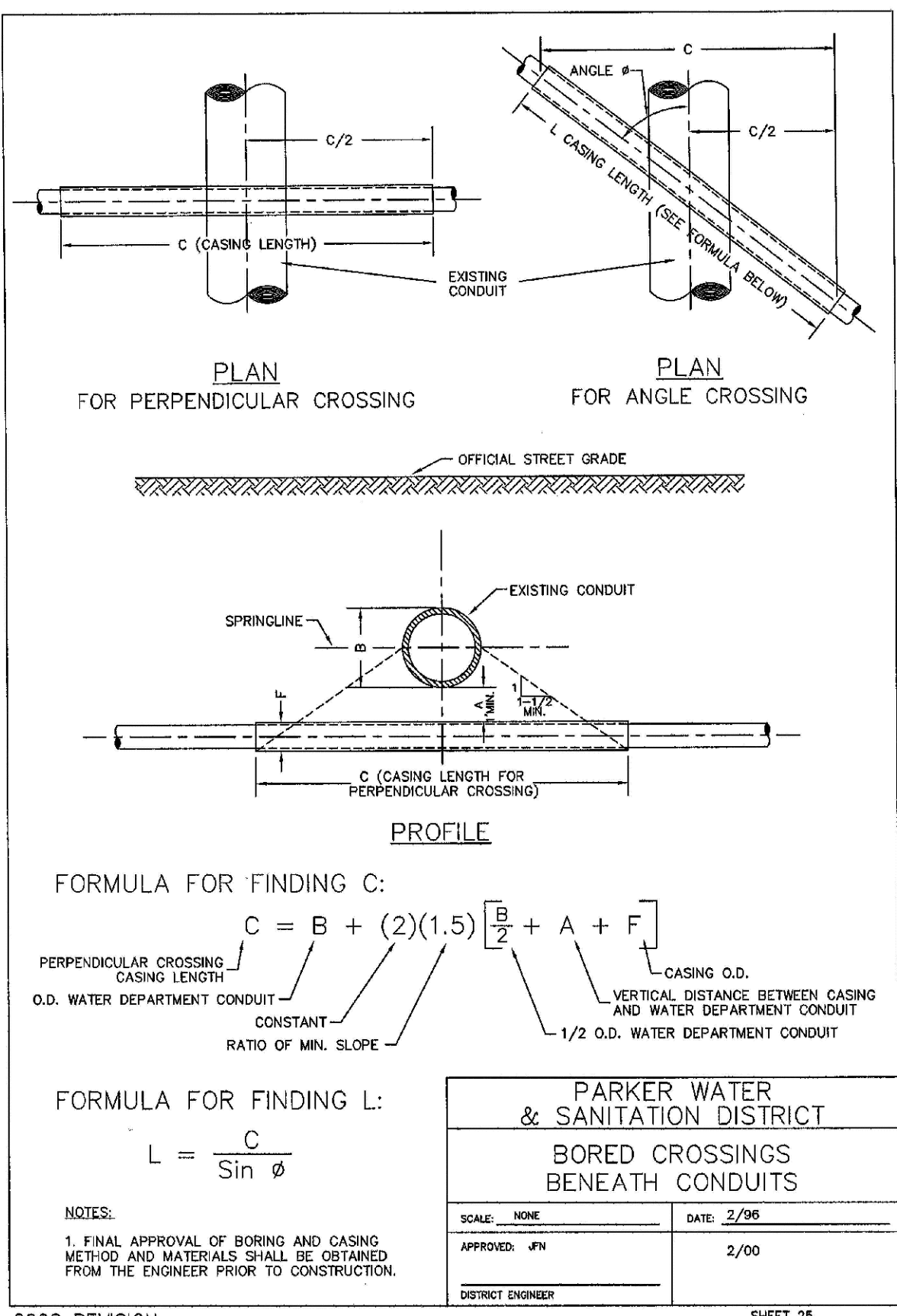
2008 REVISION

SHEET 16



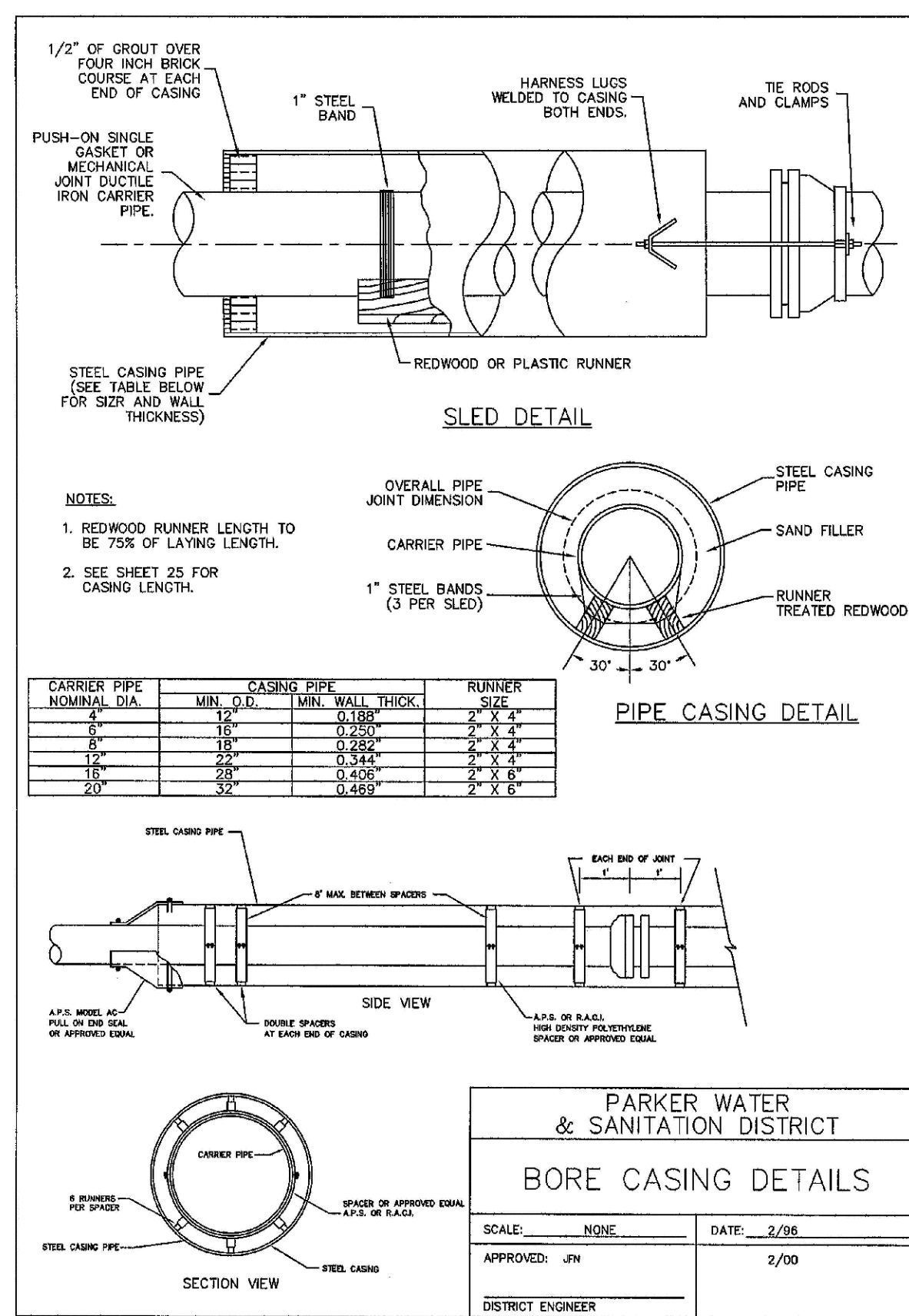
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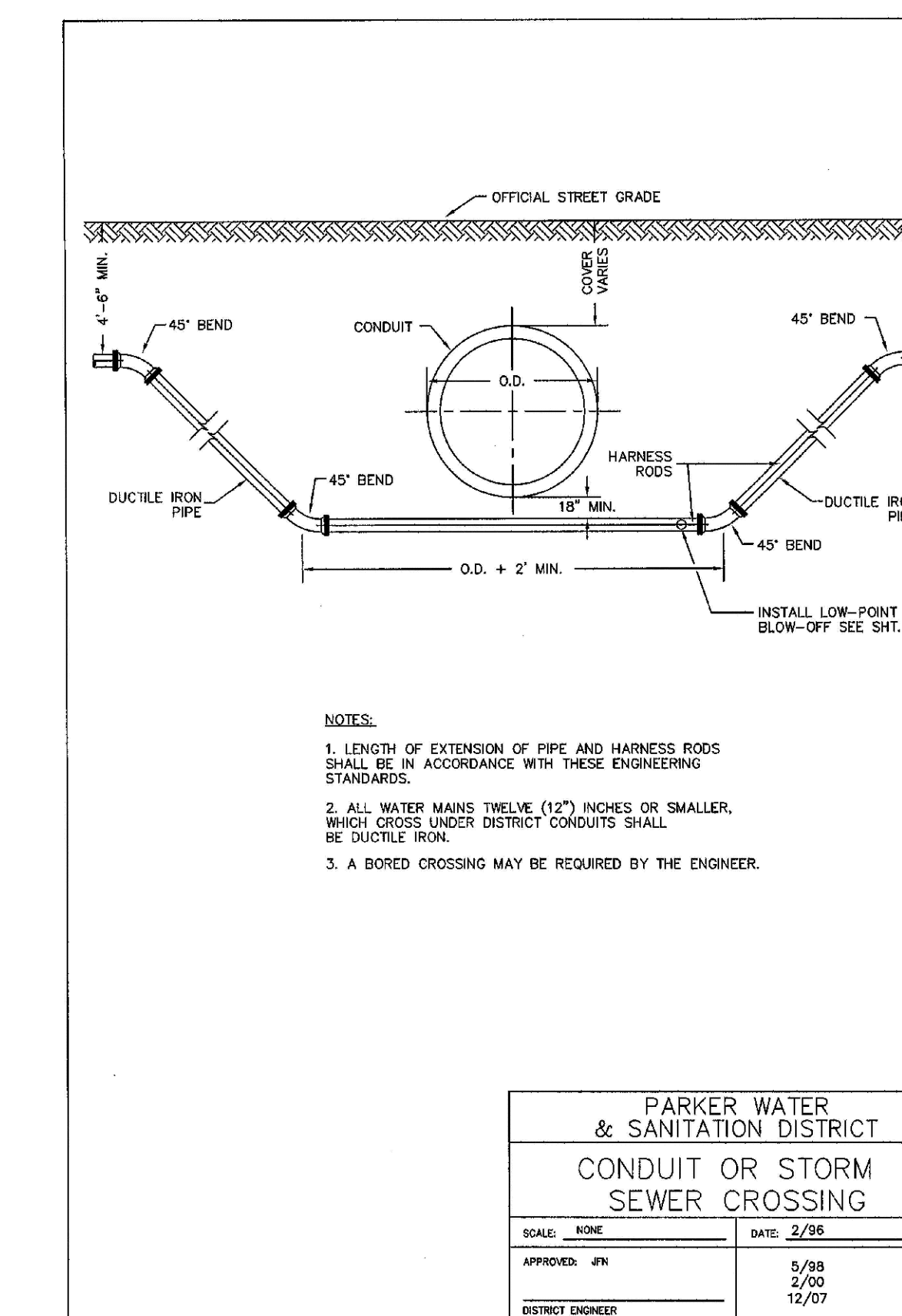
2008 REVISION

SHEET 25



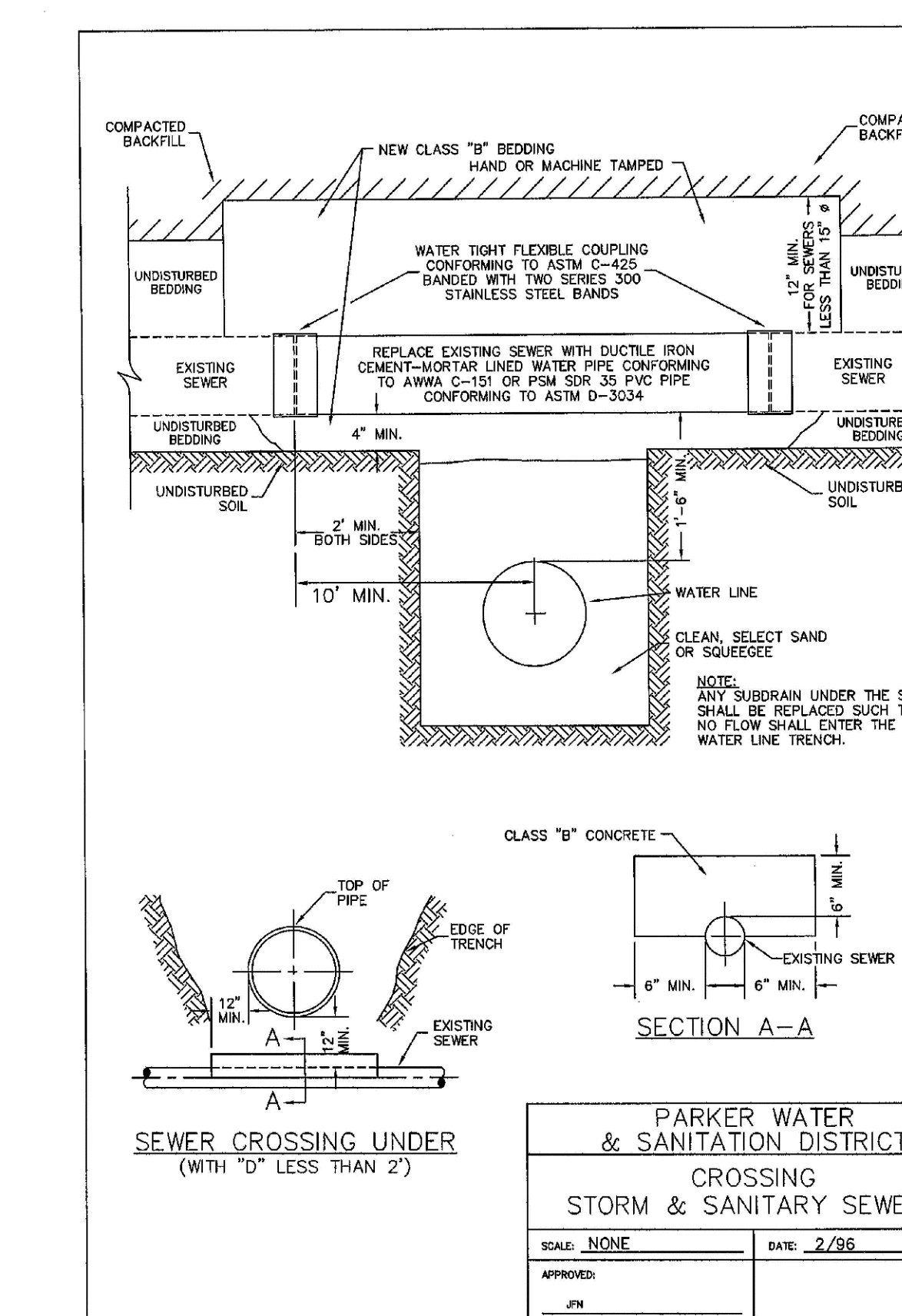
2008 REVISION

SHEET 26



2008 REVISION

SHEET 27



2008 REVISION

SHEET 28

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Suite 410
Englewood, CO 80151
Tel: (720) 482-9526
Fax: (720) 482-9546

CVL CONSULTANTS

EXX MANAGEMENT
7353 South Alton Way
CENTENNIAL, CO 80112

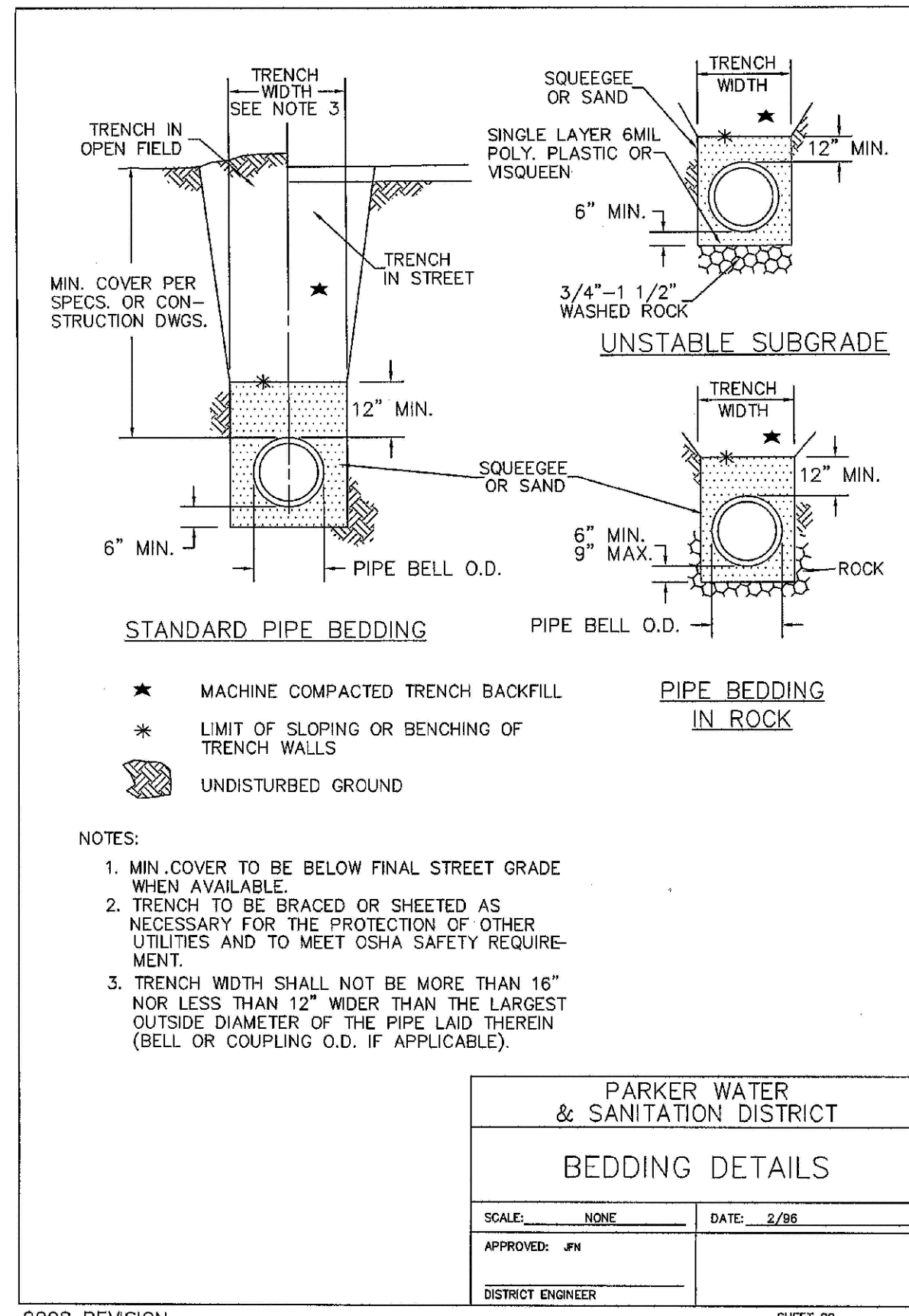
TRAILS AT CROWFOOT
FILING 11 CONSTRUCTION DRAWINGS
WATER DETAILS

SCALE: AS SHOWN
FILE NO: 8130283701

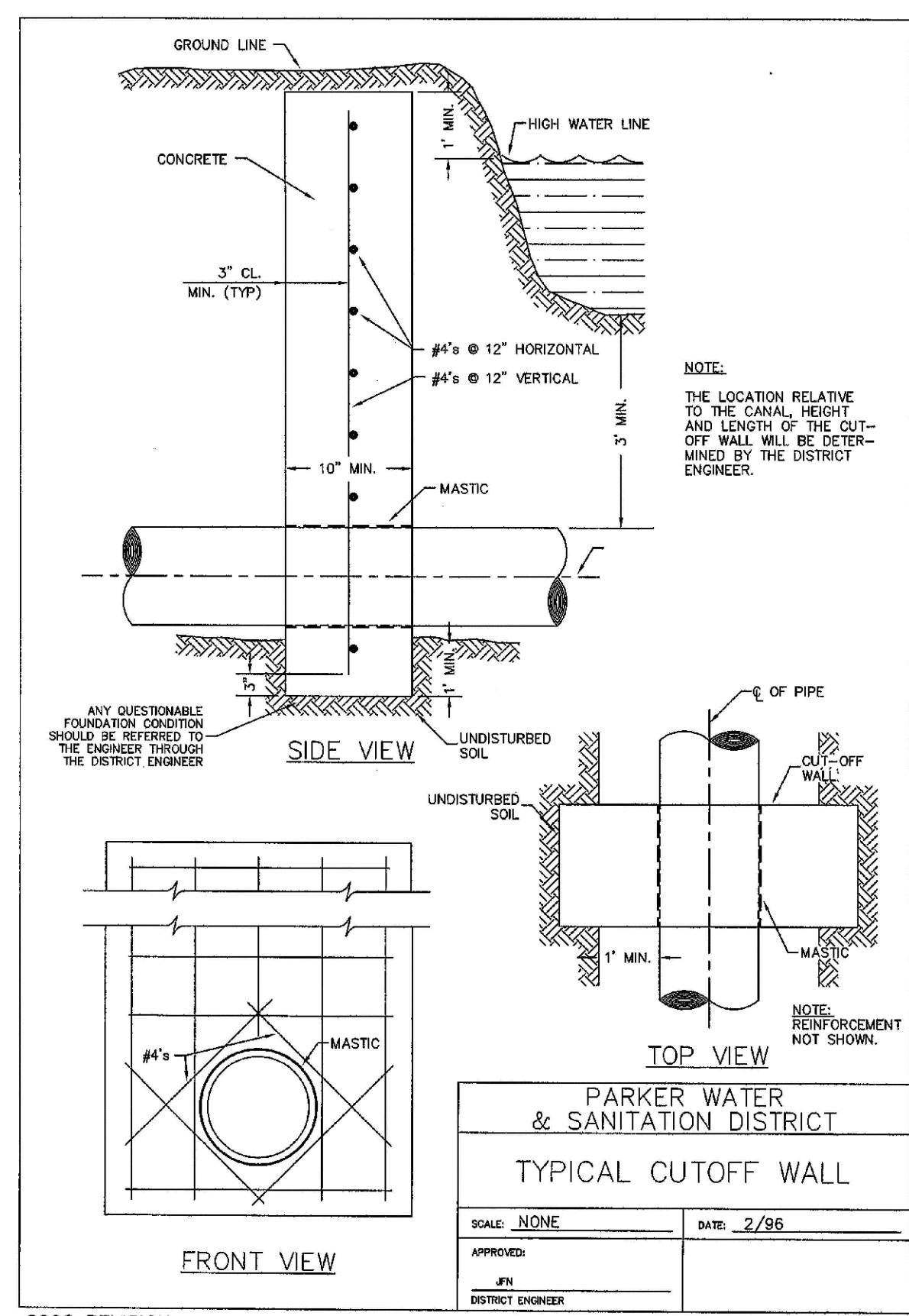
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CHECKED BY: JJ
DATE: SEPTEMBER 2017

SHEET NUMBER: 18

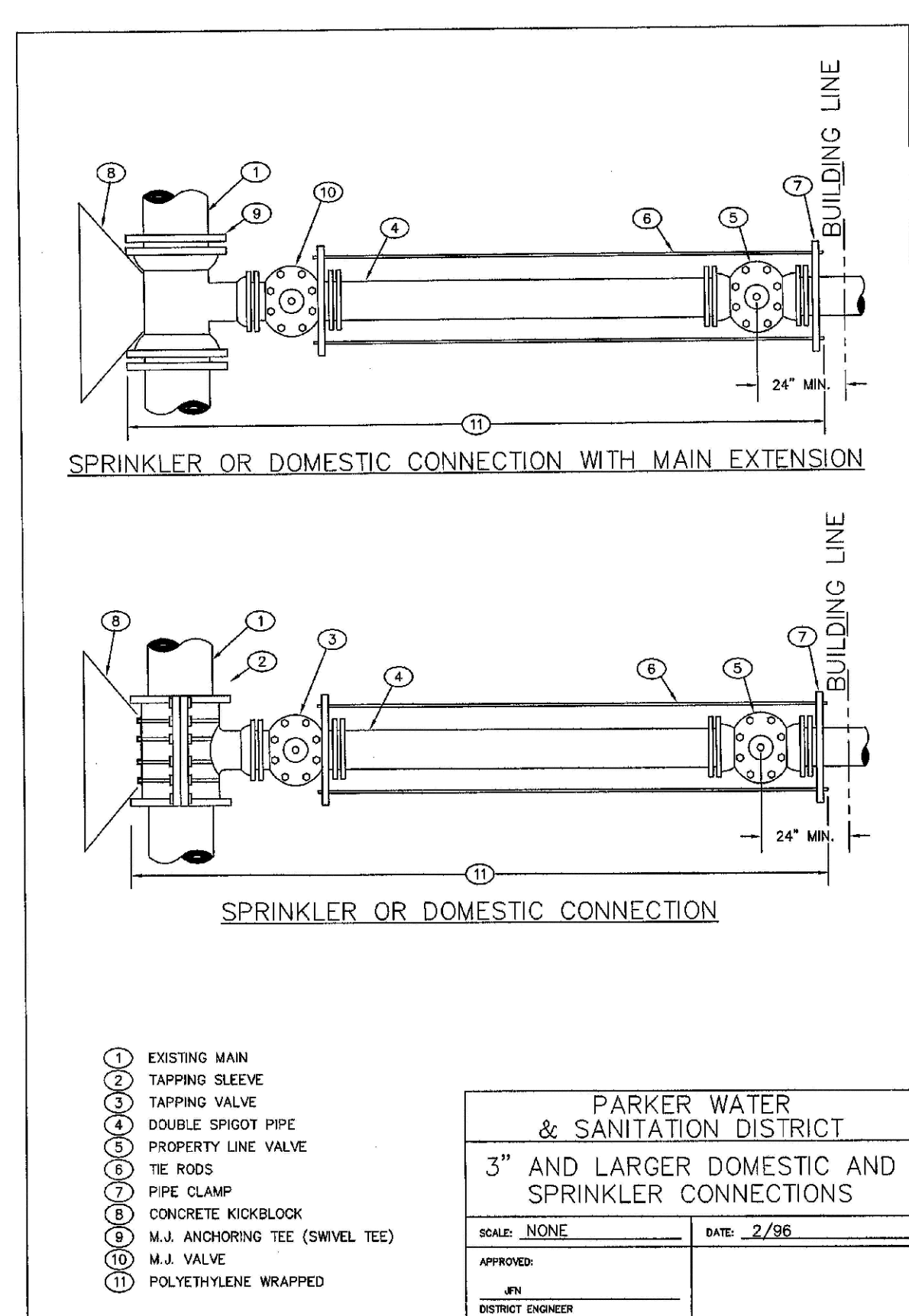
Revisions: No. Date Init. Appr. Date



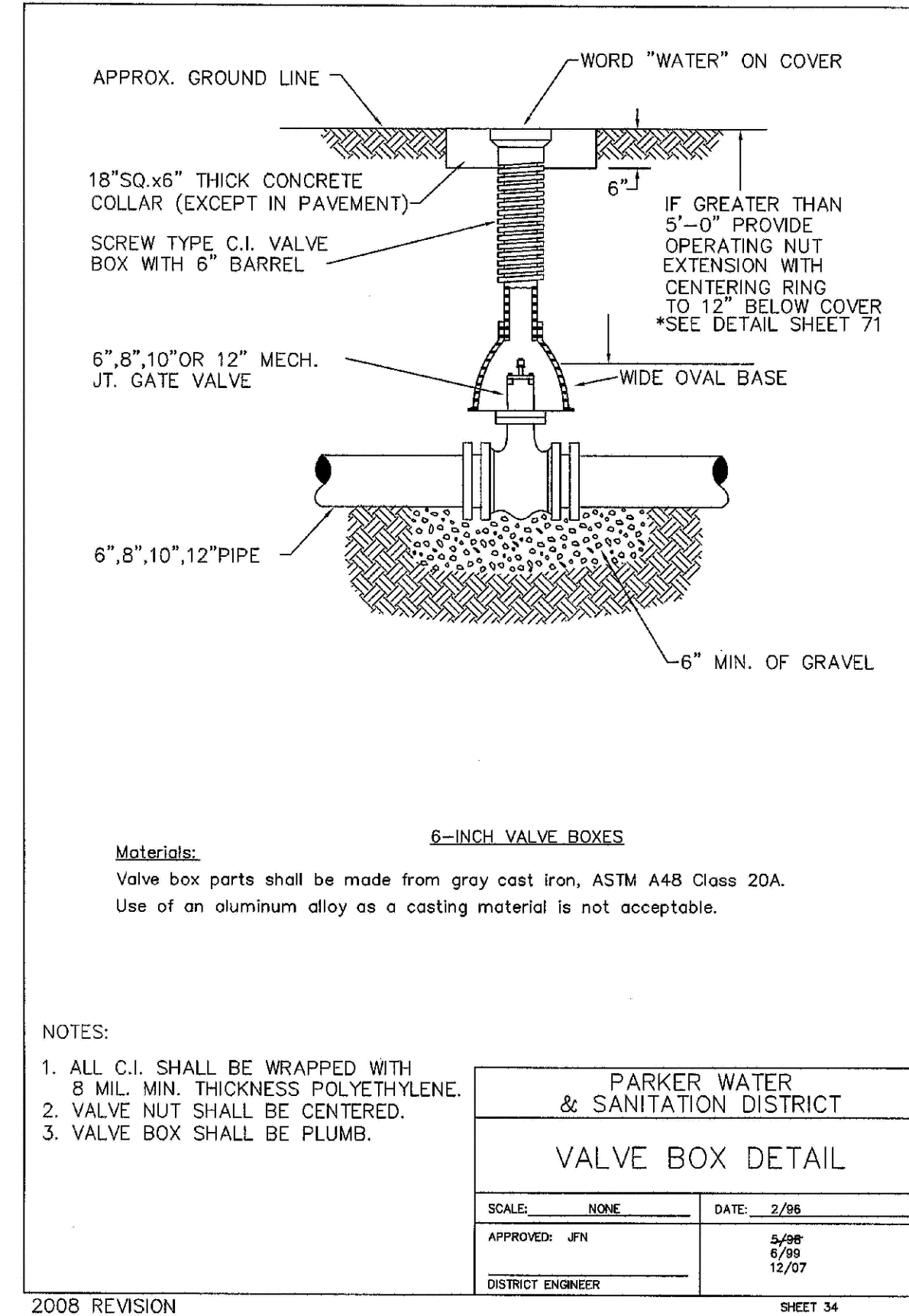
2008 REVISION SHEET 29



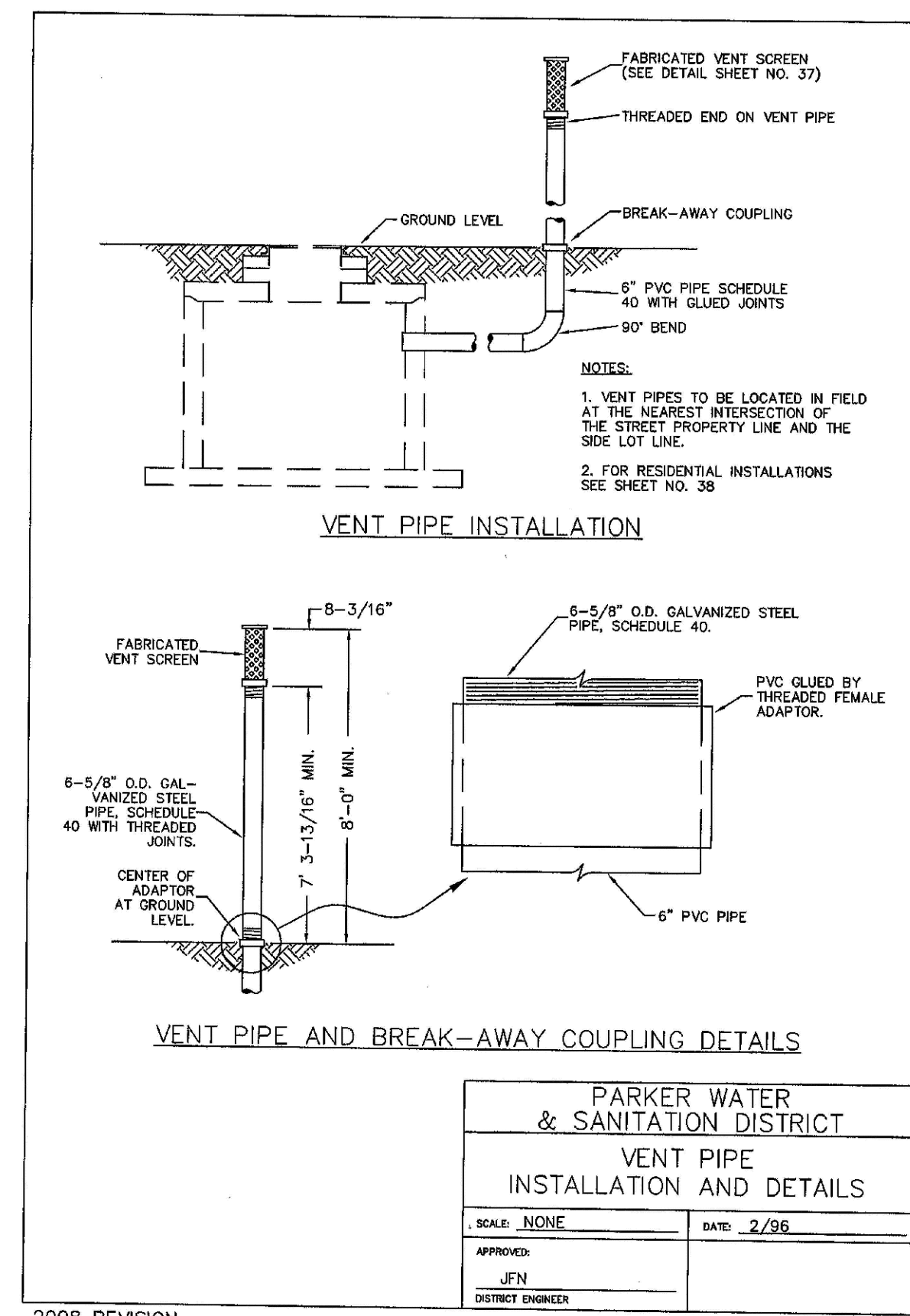
2008 REVISION SHEET 30



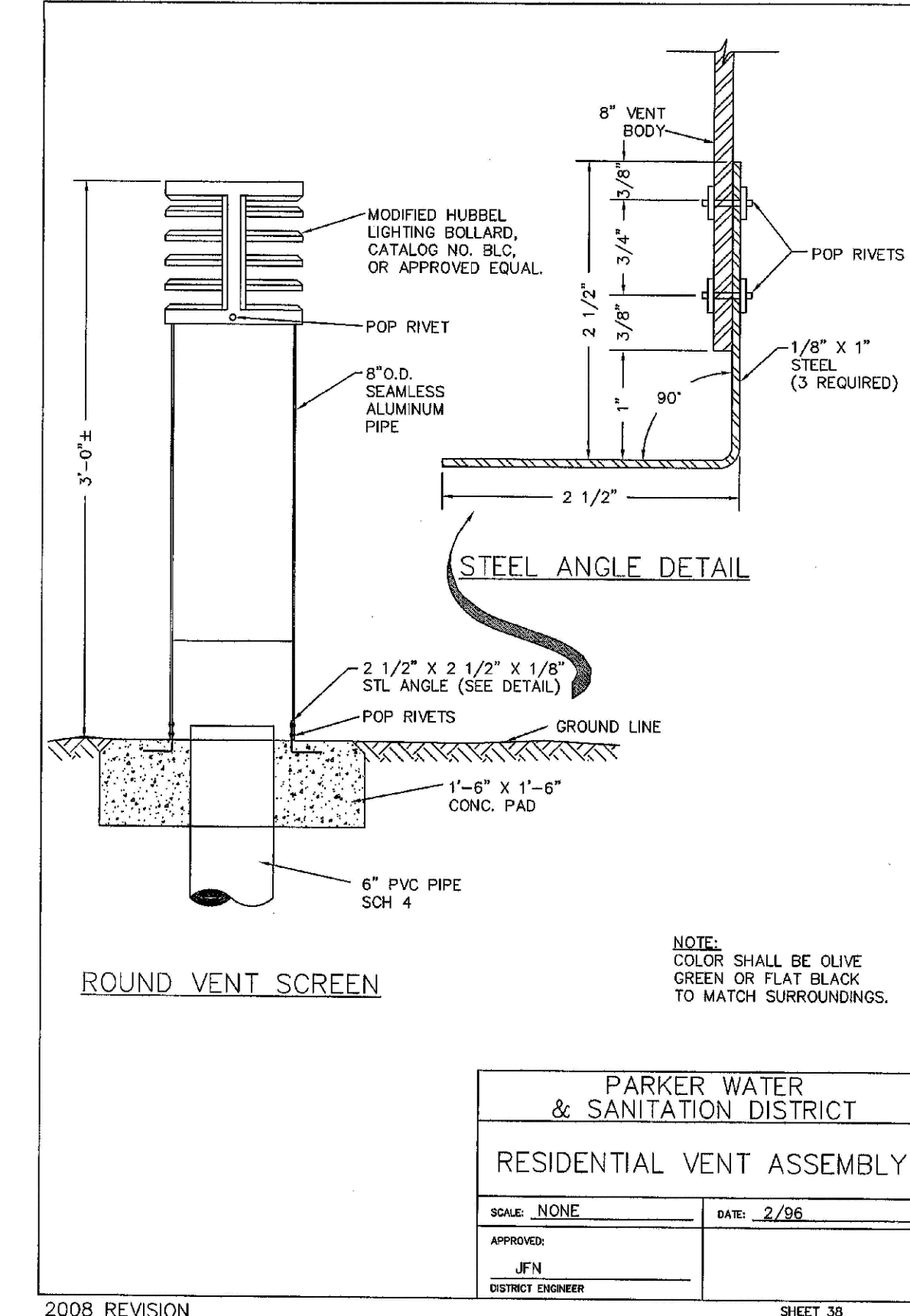
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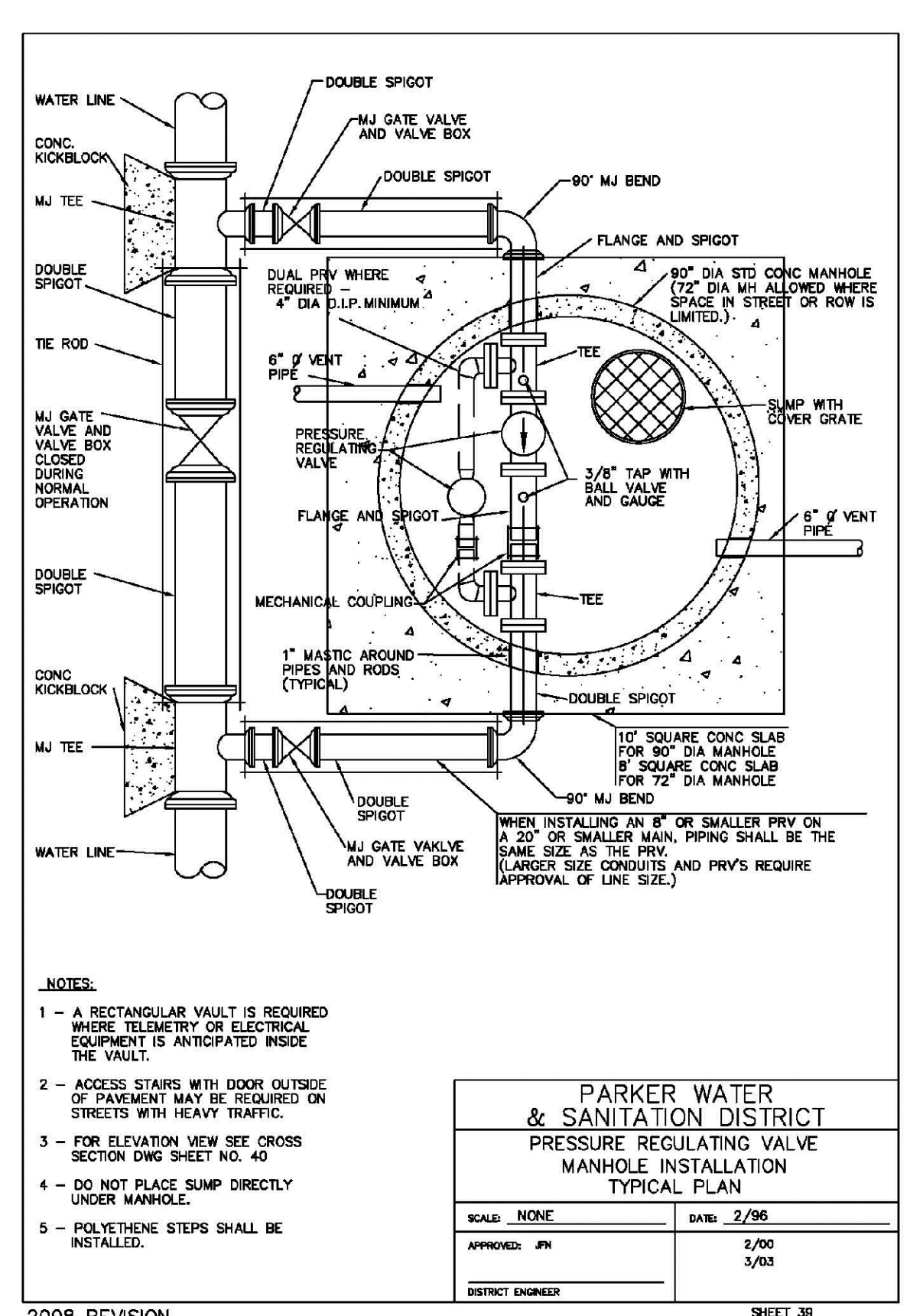
2008 REVISION SHEET 34



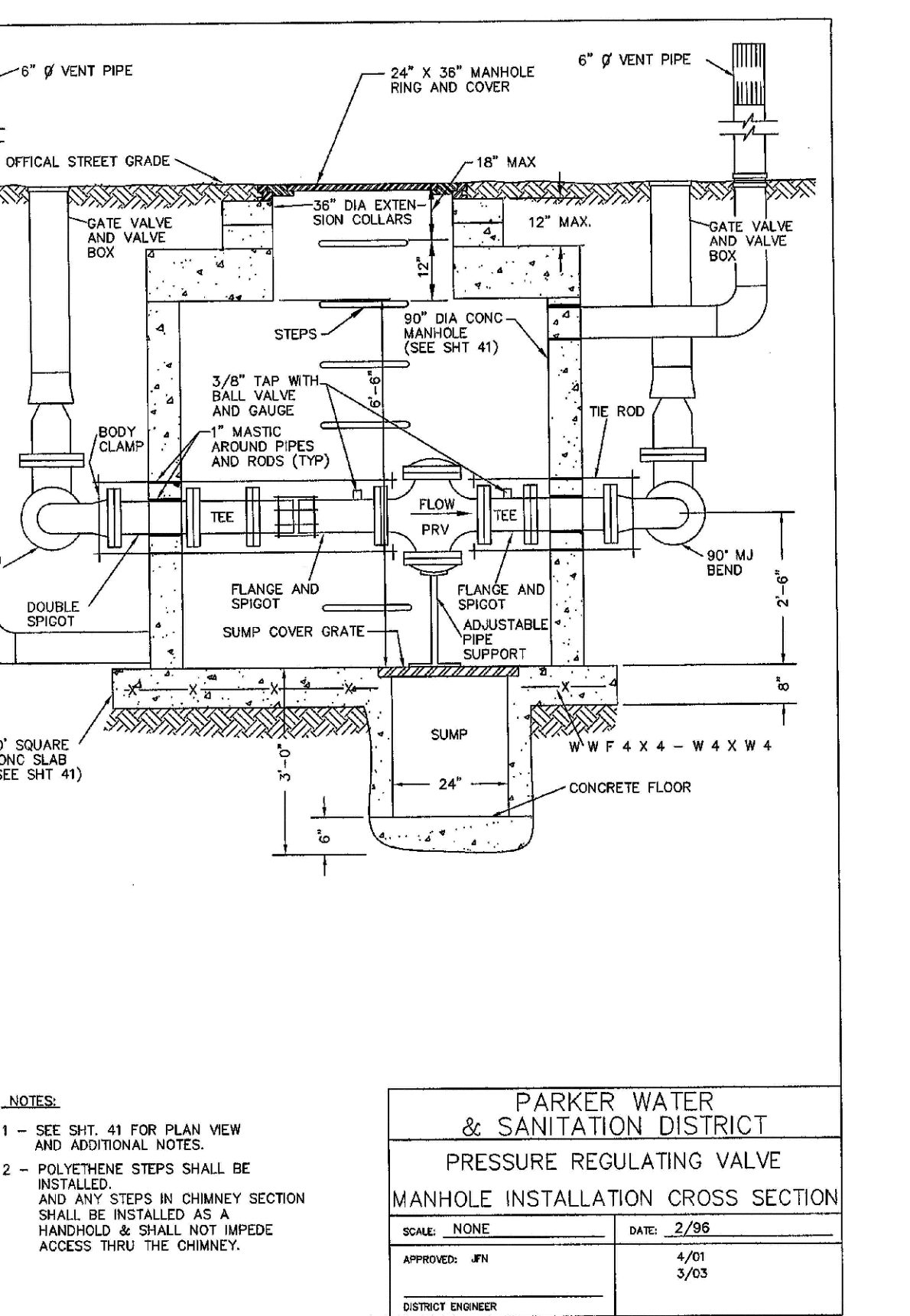
2008 REVISION SHEET 33



2008 REVISION SHEET 35



2008 REVISION SHEET 36



2008 REVISION SHEET 40

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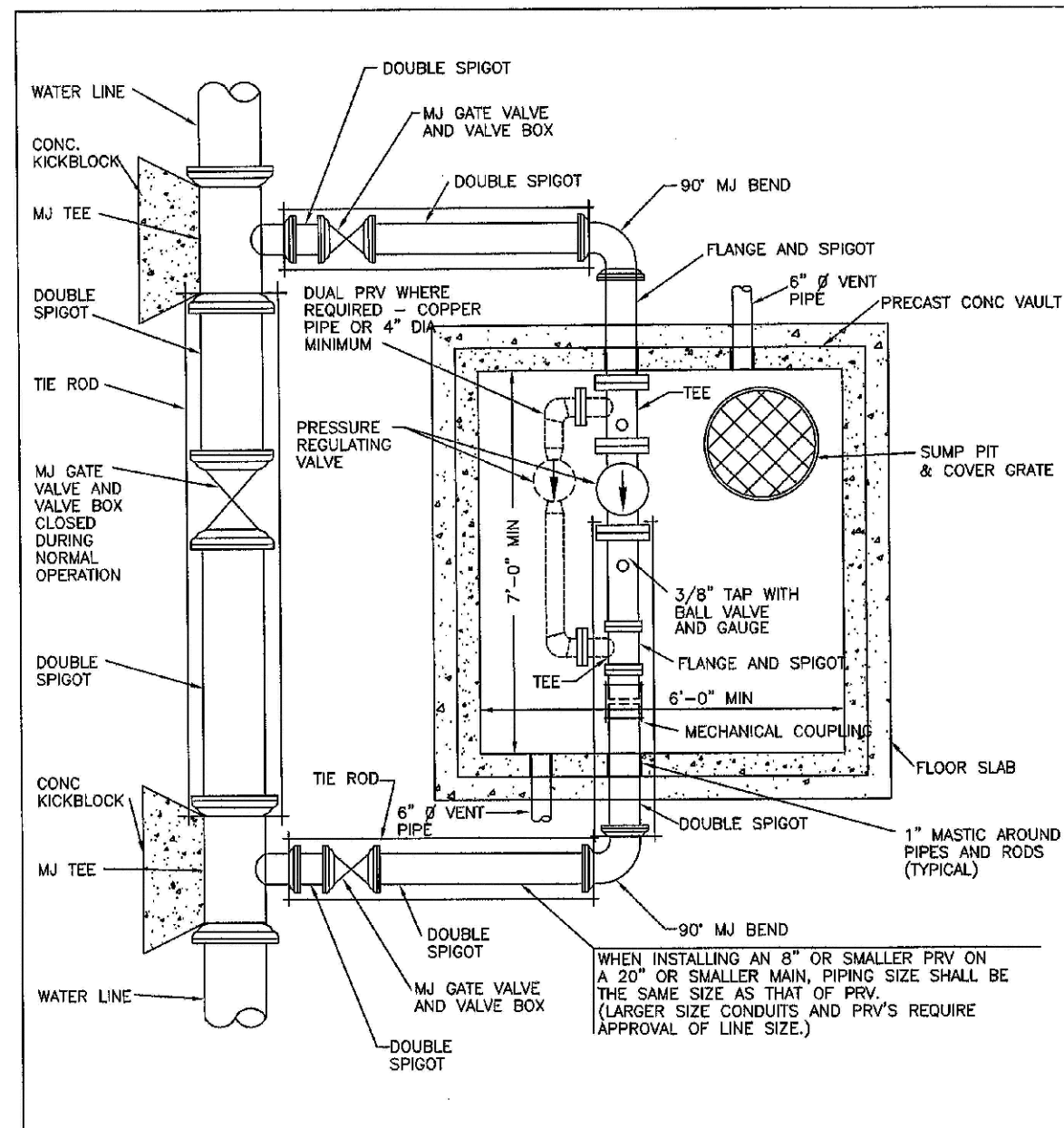
TRAILS AT CROWFOOT
 FILING 11 CONSTRUCTION DRAWINGS
 WATER DETAILS

SCALE: AS SHOWN
 FILE NO: 8130283701

DRAWN BY: JF
 CHECKED BY: JJ
 DATE: SEPTEMBER 2017

SHEET NUMBER: 19

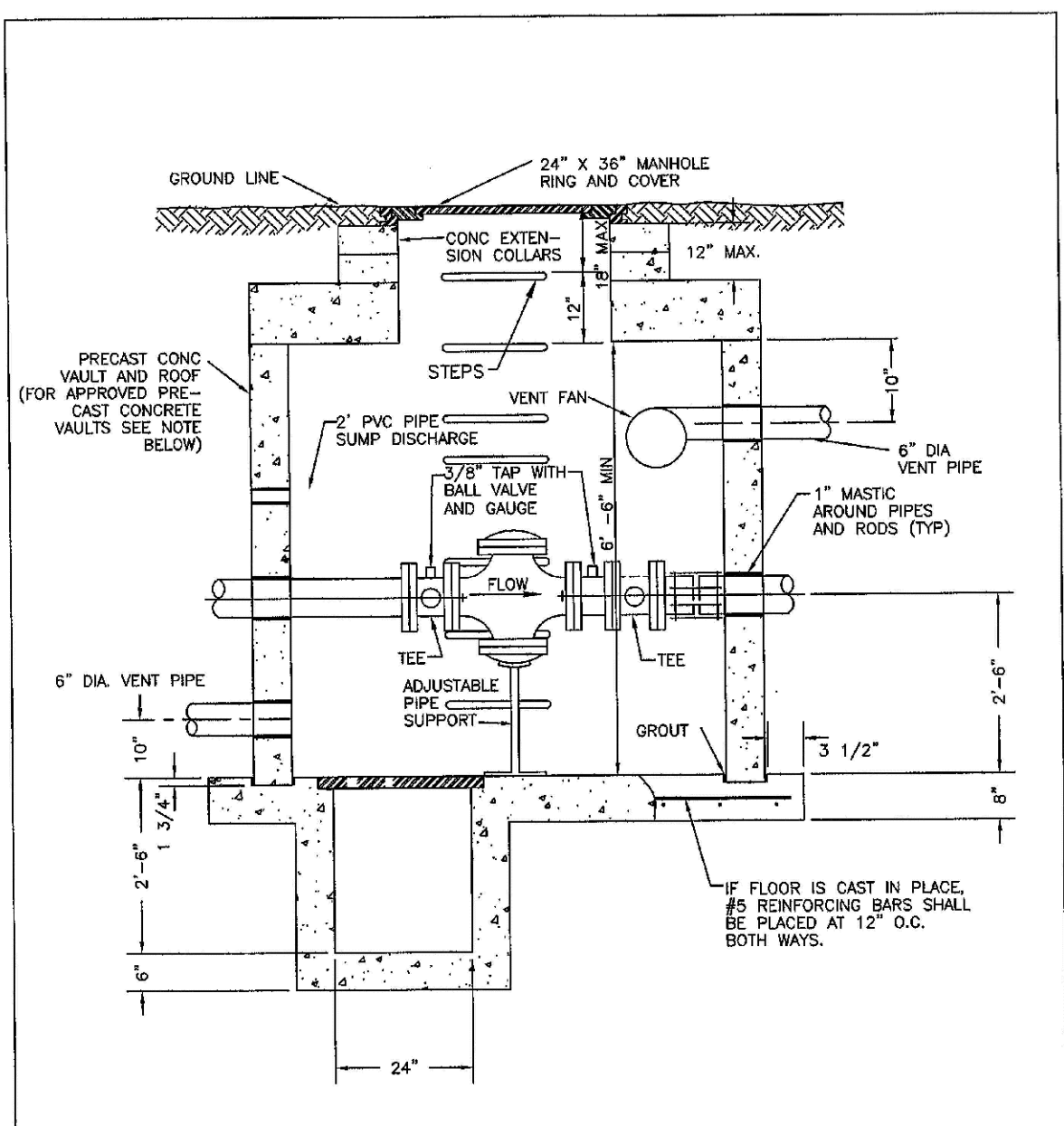
No.	Revisions	Date	Appr.	Date



PARKER WATER & SANITATION DISTRICT
PRESSURE REGULATING VALVE
RECTANGULAR VAULT
TYPICAL PLAN

SCALE: NONE DATE: 2/98
 APPROVED: JFN 2/00
 DISTRICT ENGINEER 3/03

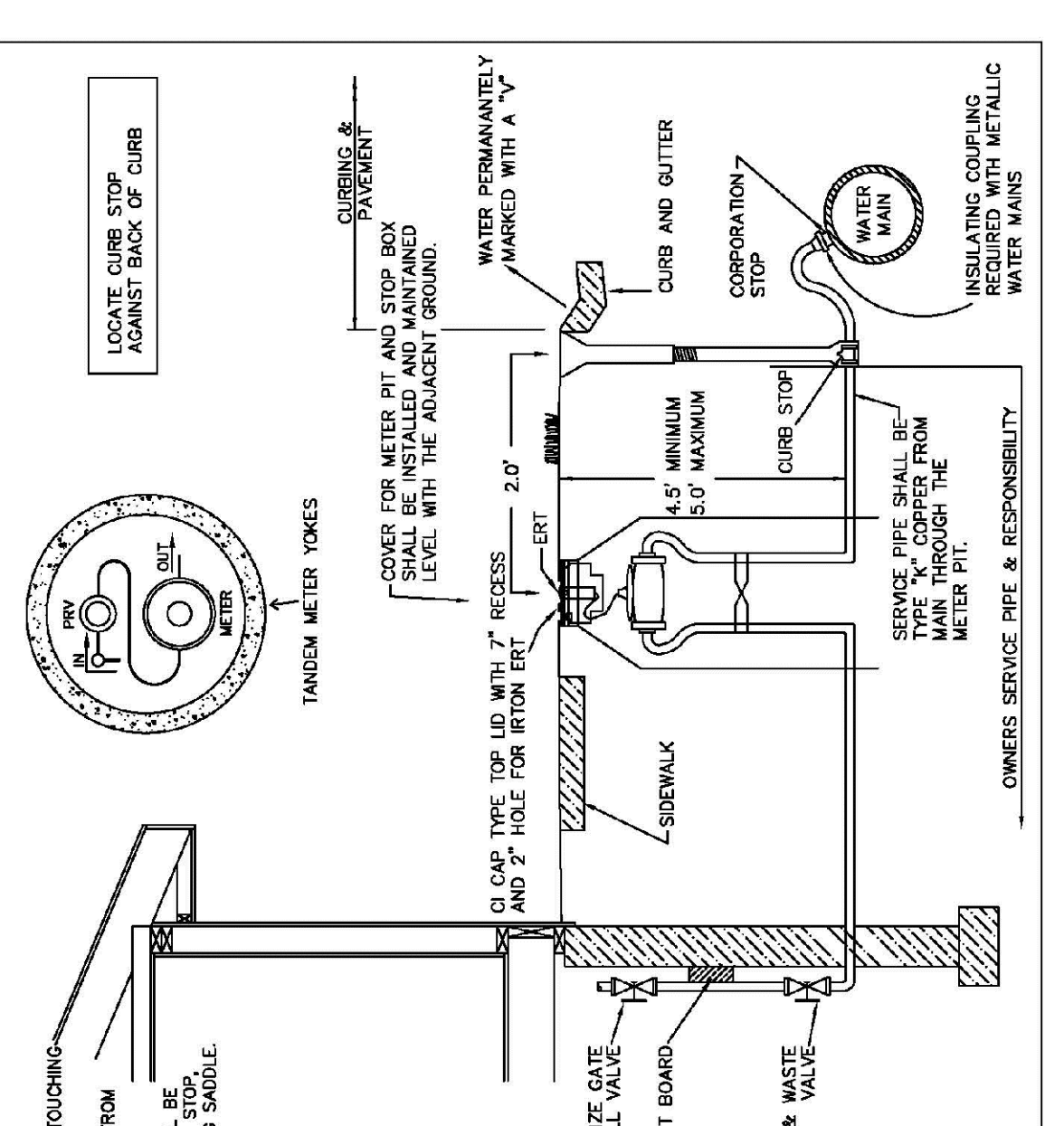
2008 REVISION



PARKER WATER & SANITATION DISTRICT
PRESSURE REGULATING VALVE
RECTANGULAR VAULT
CROSS SECTION

SCALE: NONE DATE: 2/98
 APPROVED: JFN 4/01
 DISTRICT ENGINEER 3/03

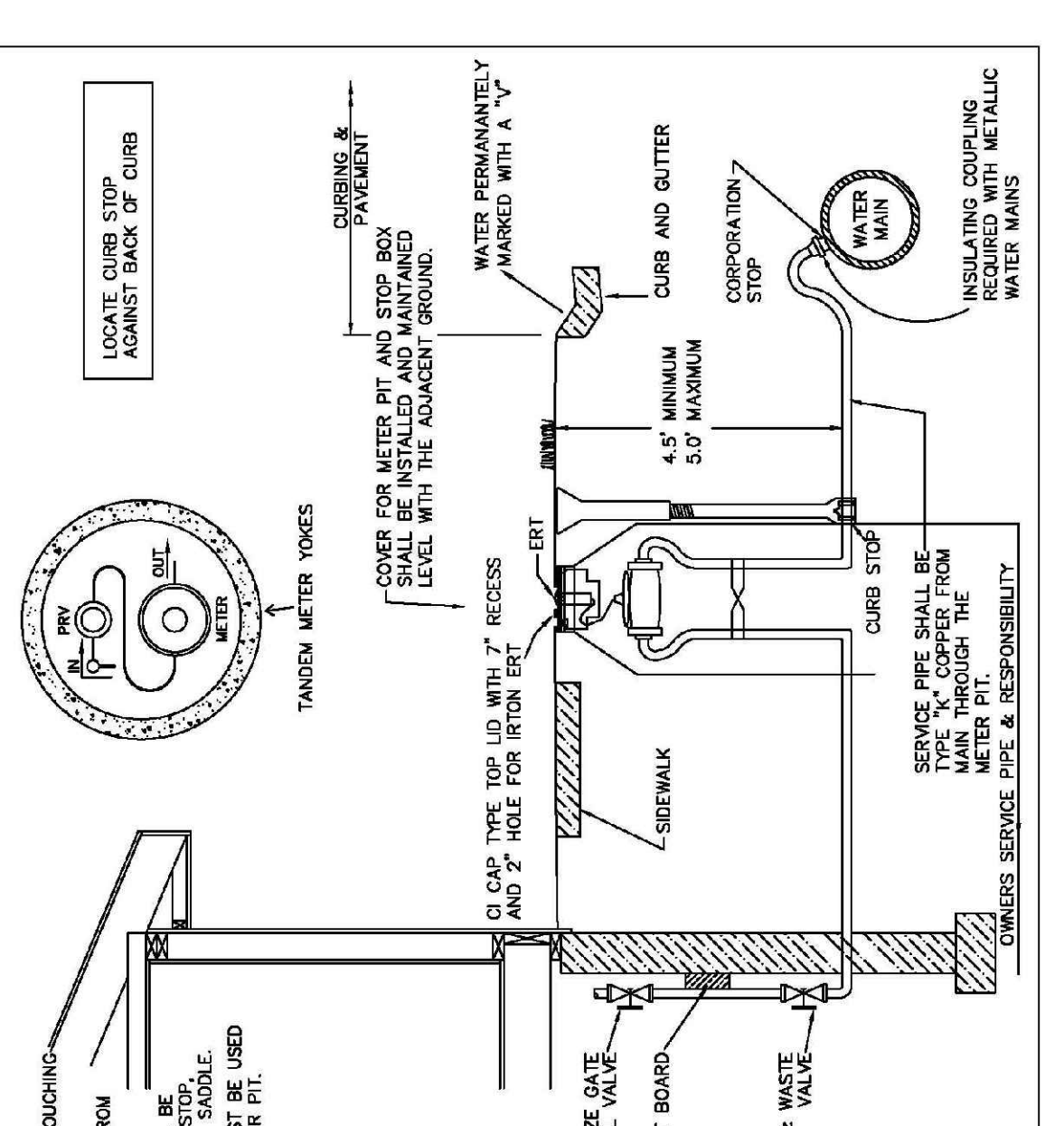
2008 REVISION



PARKER WATER & SANITATION DISTRICT
SERVICE LINE, STOP BOX AND
OUTSIDE METER INSTALLATION

SCALE: NONE DATE: 2/98
 APPROVED: JFN 2/00 5/00
 DISTRICT ENGINEER 4/01 1/12 12/03

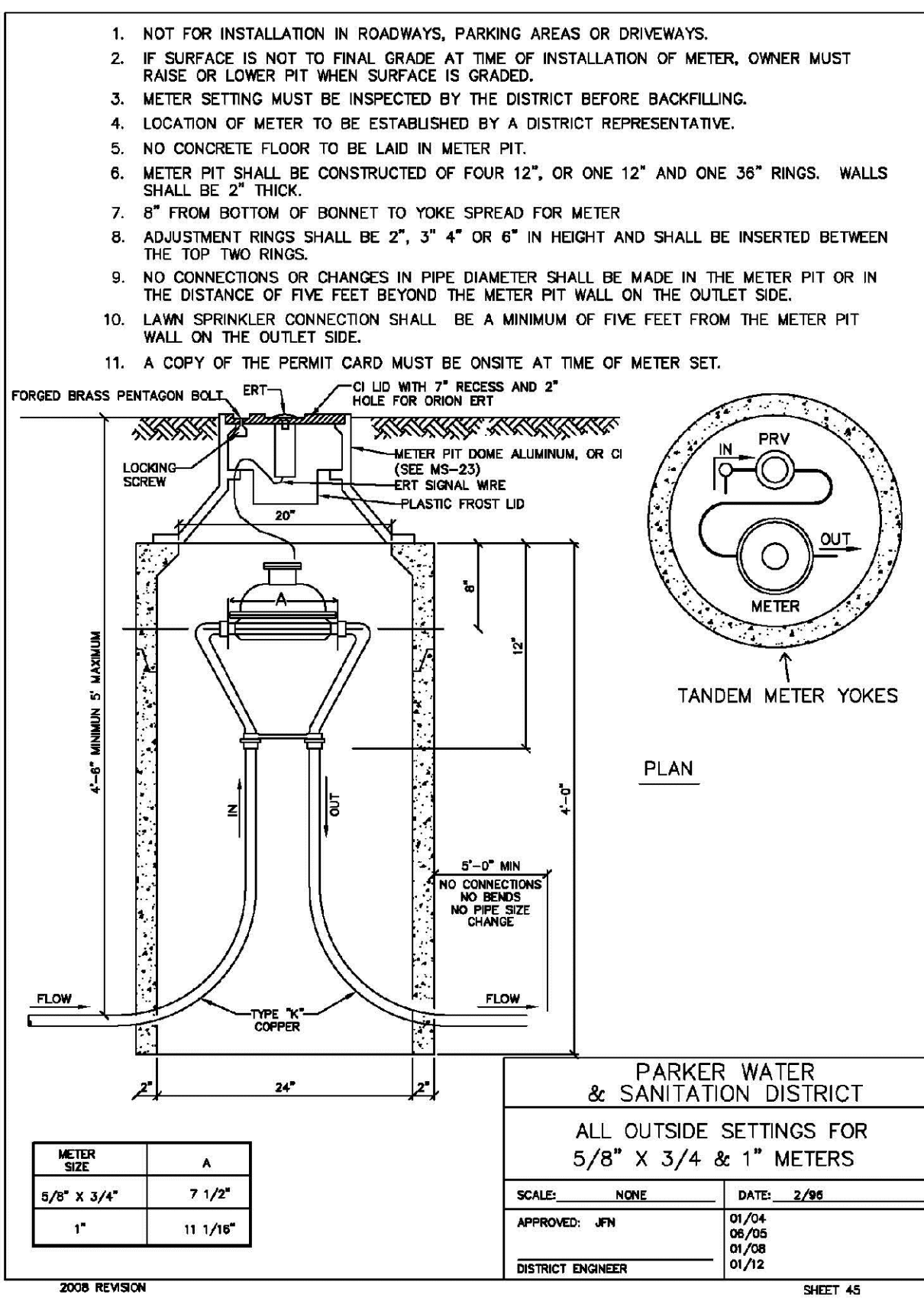
2008 REVISION



PARKER WATER & SANITATION DISTRICT
SERVICE LINE, STOP BOX AND
OUTSIDE METER INSTALLATION

SCALE: NONE DATE: 2/98
 APPROVED: JFN 2/00 5/00
 DISTRICT ENGINEER 4/01 1/12 12/03

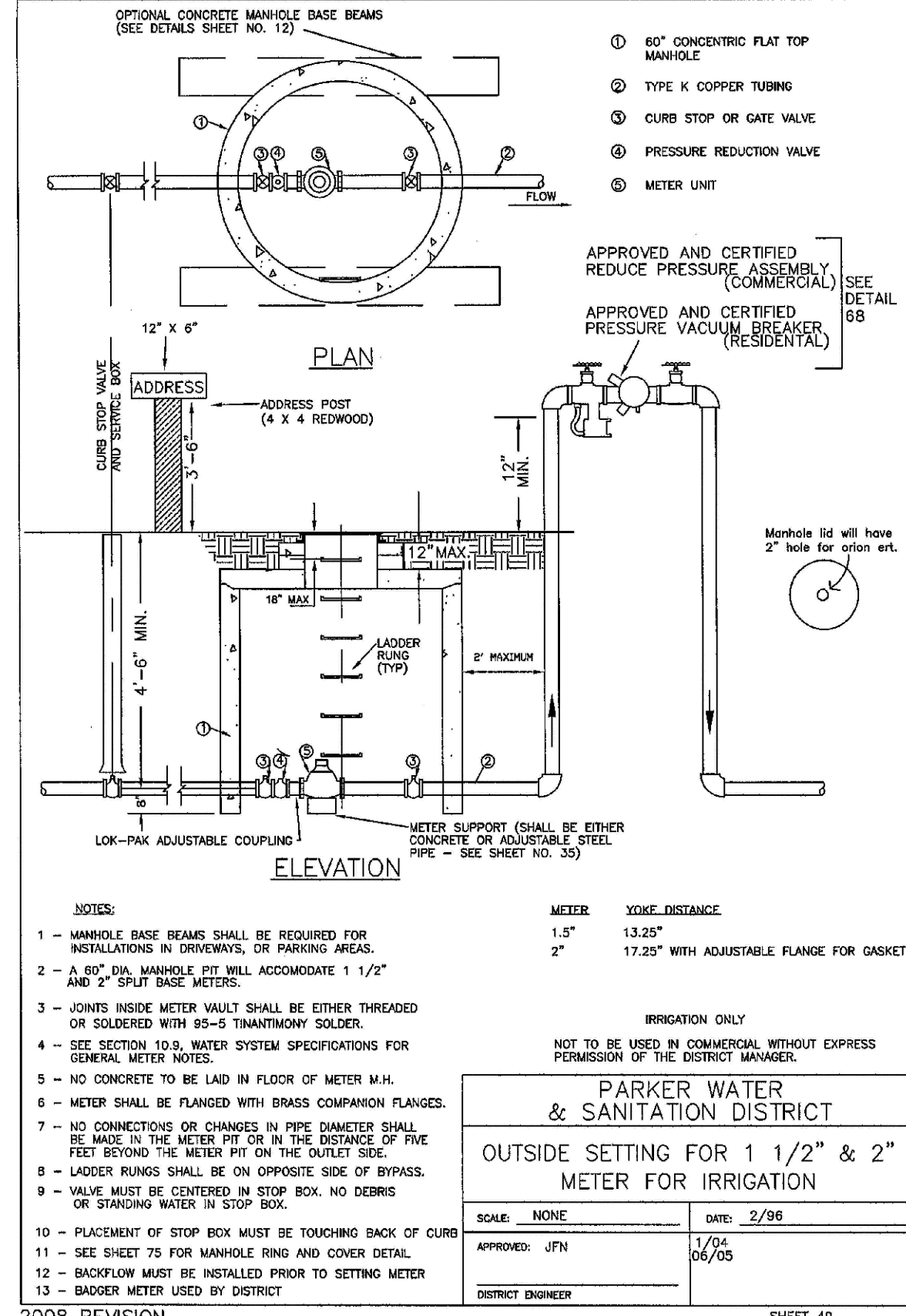
2008 REVISION



PARKER WATER & SANITATION DISTRICT
ALL OUTSIDE SETTINGS FOR
5/8\"/>

SCALE: NONE DATE: 2/98
 APPROVED: JFN 01/24 06/05
 DISTRICT ENGINEER 01/28 01/28

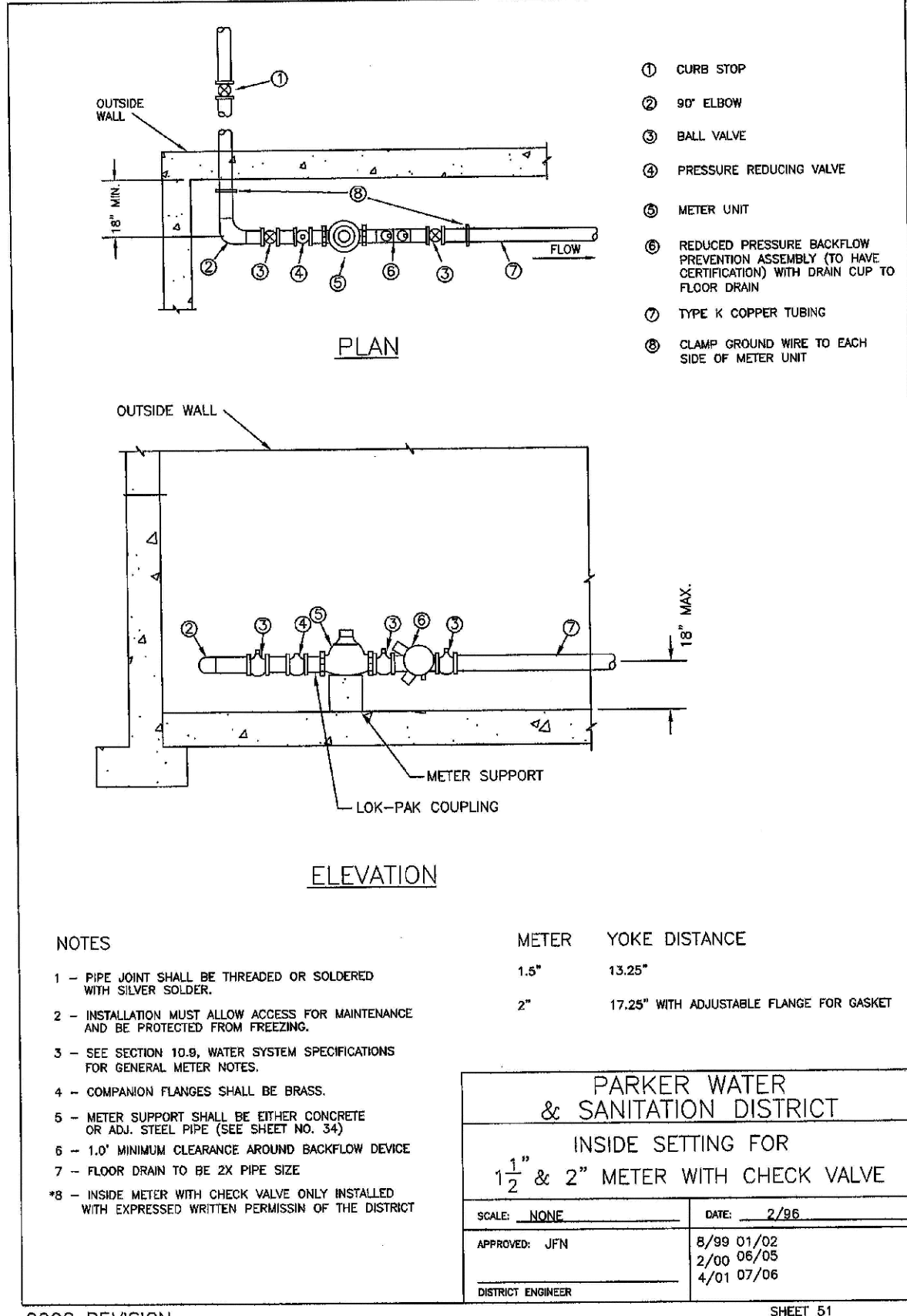
2008 REVISION



PARKER WATER & SANITATION DISTRICT
OUTSIDE SETTING FOR 1 1/2\"/>

SCALE: NONE DATE: 2/98
 APPROVED: JFN 1/04 06/05
 DISTRICT ENGINEER

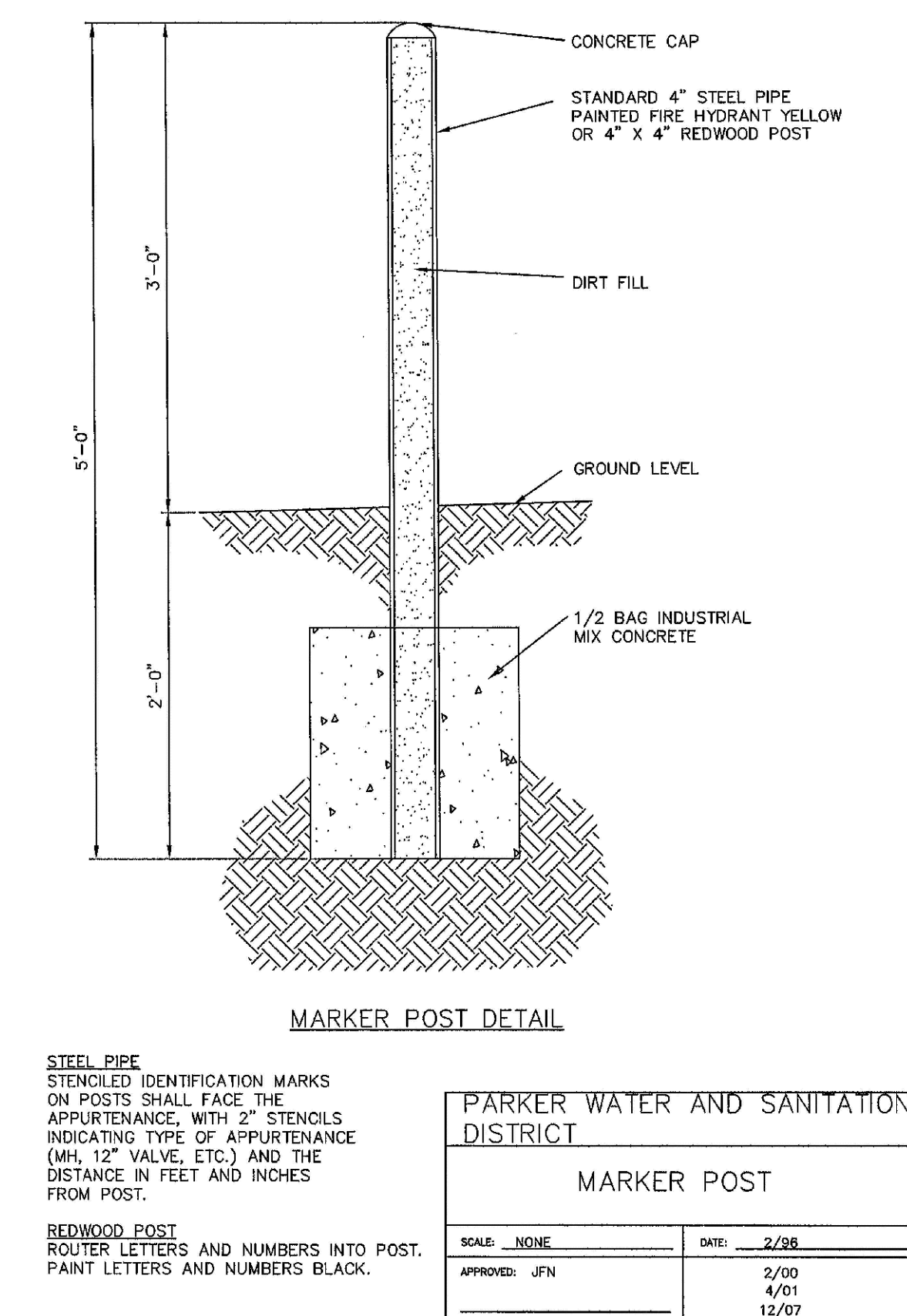
2008 REVISION



PARKER WATER & SANITATION DISTRICT
INSIDE SETTING FOR
1 1/2\"/>

SCALE: NONE DATE: 2/98
 APPROVED: JFN 8/99 01/02
 DISTRICT ENGINEER 2/00 06/05 4/01 07/06

2008 REVISION



PARKER WATER AND SANITATION DISTRICT
MARKER POST

SCALE: NONE DATE: 2/98
 APPROVED: JFN 2/00
 DISTRICT ENGINEER 4/01 12/07

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TRAILS AT CROWFOOT
FILING 11 CONSTRUCTION DRAWINGS
WATER DETAILS

SCALE: AS SHOWN
 DRAWN BY: JF
 CHECKED BY: JJ
 DATE: SEPTEMBER 2017

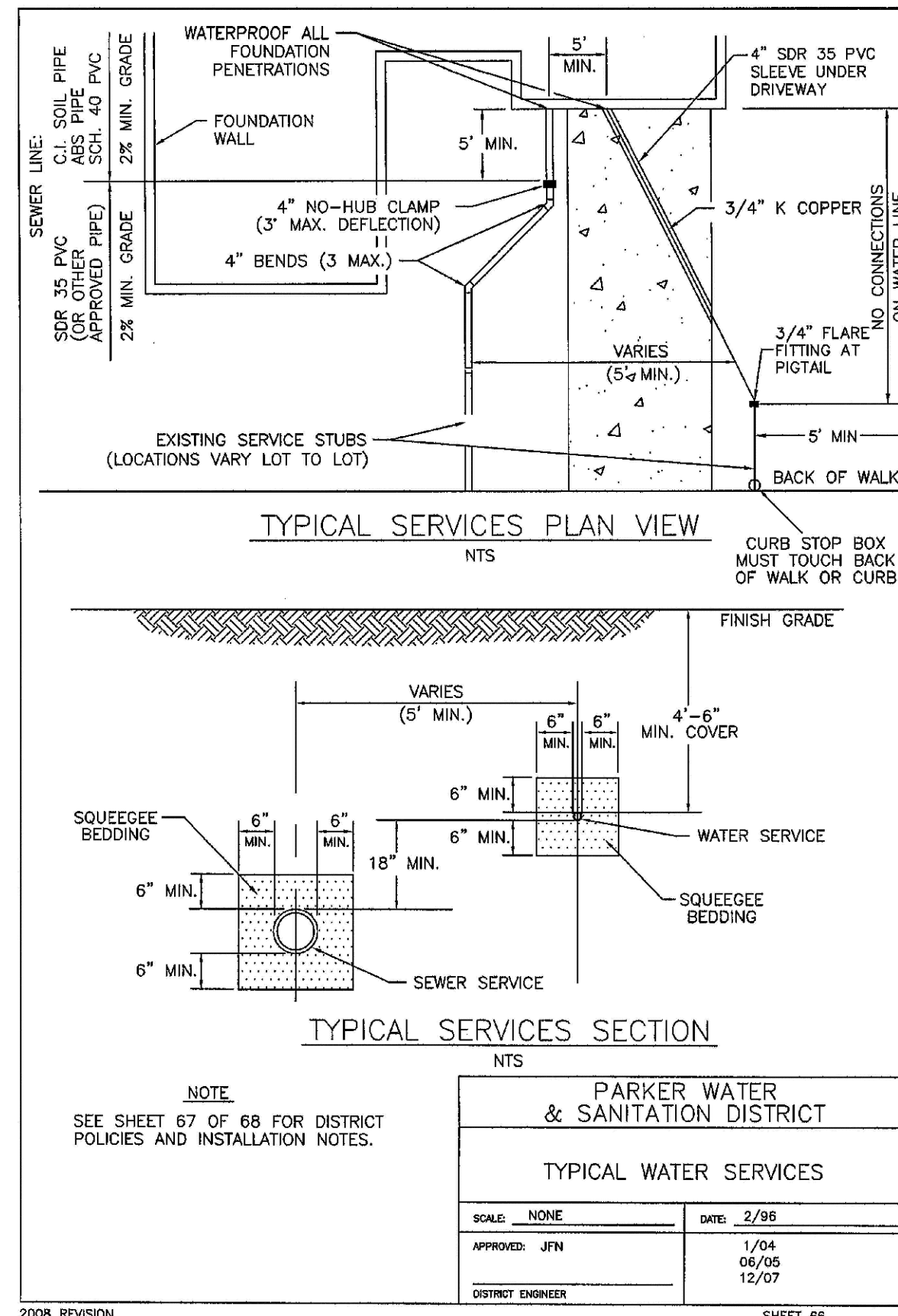
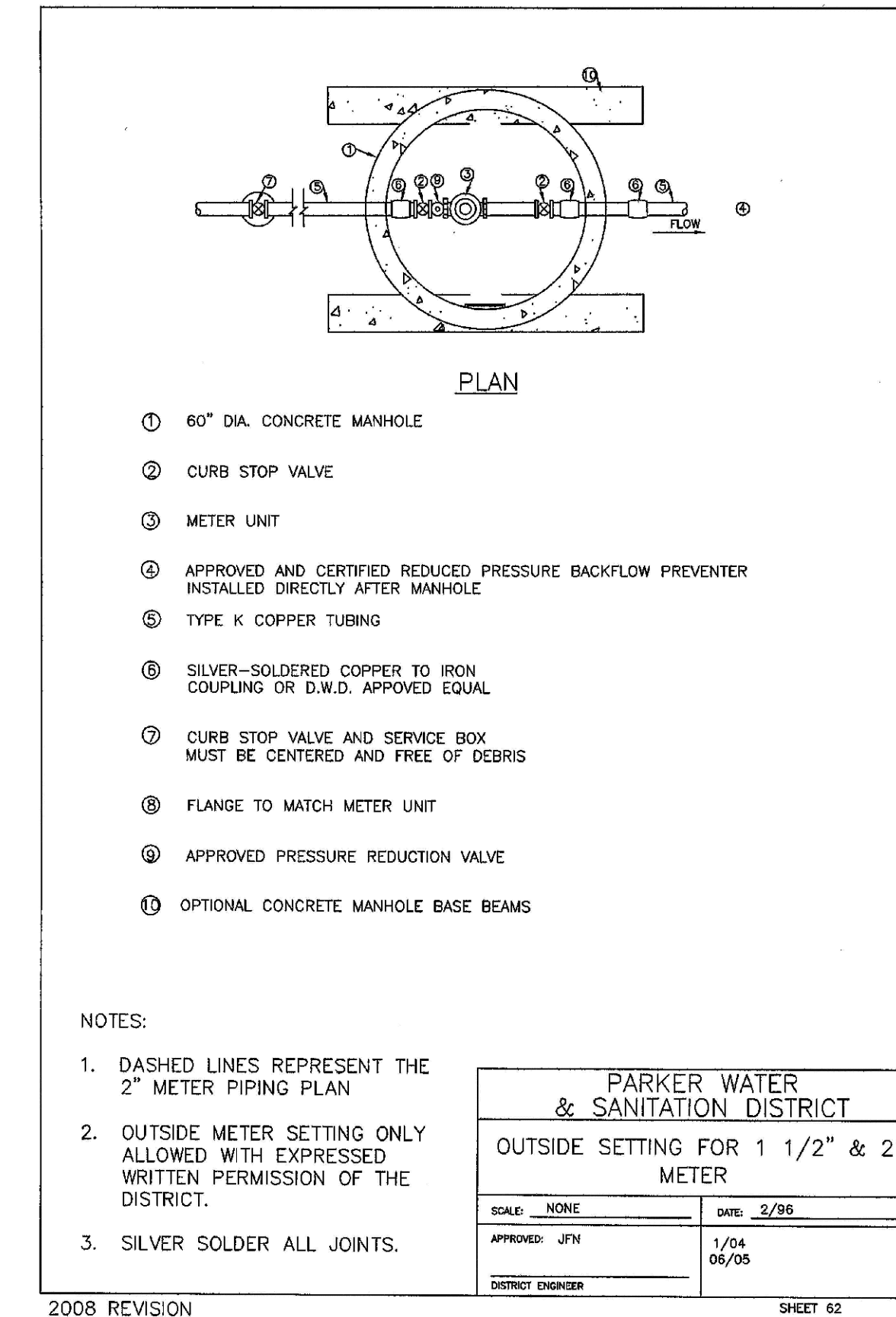
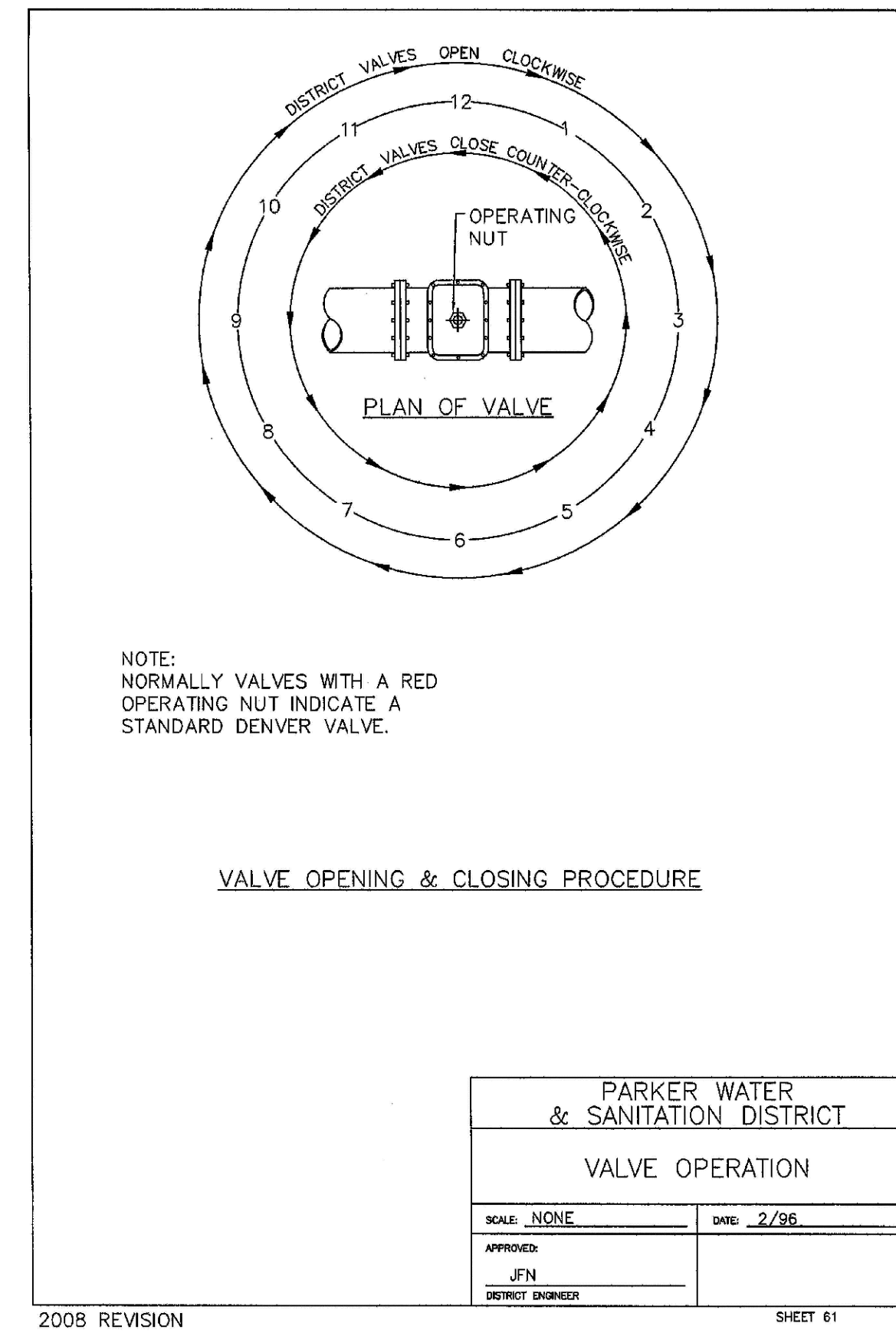
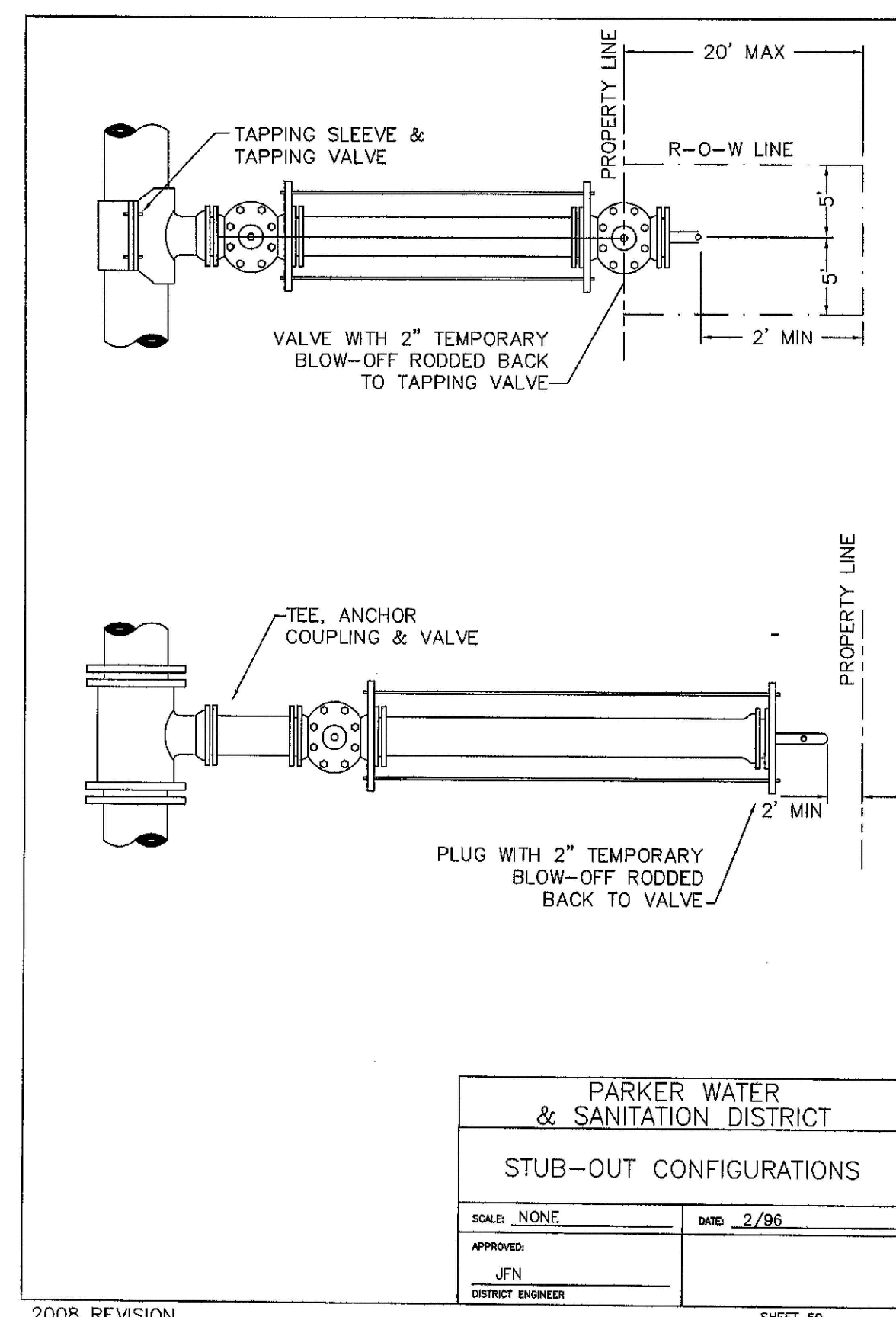
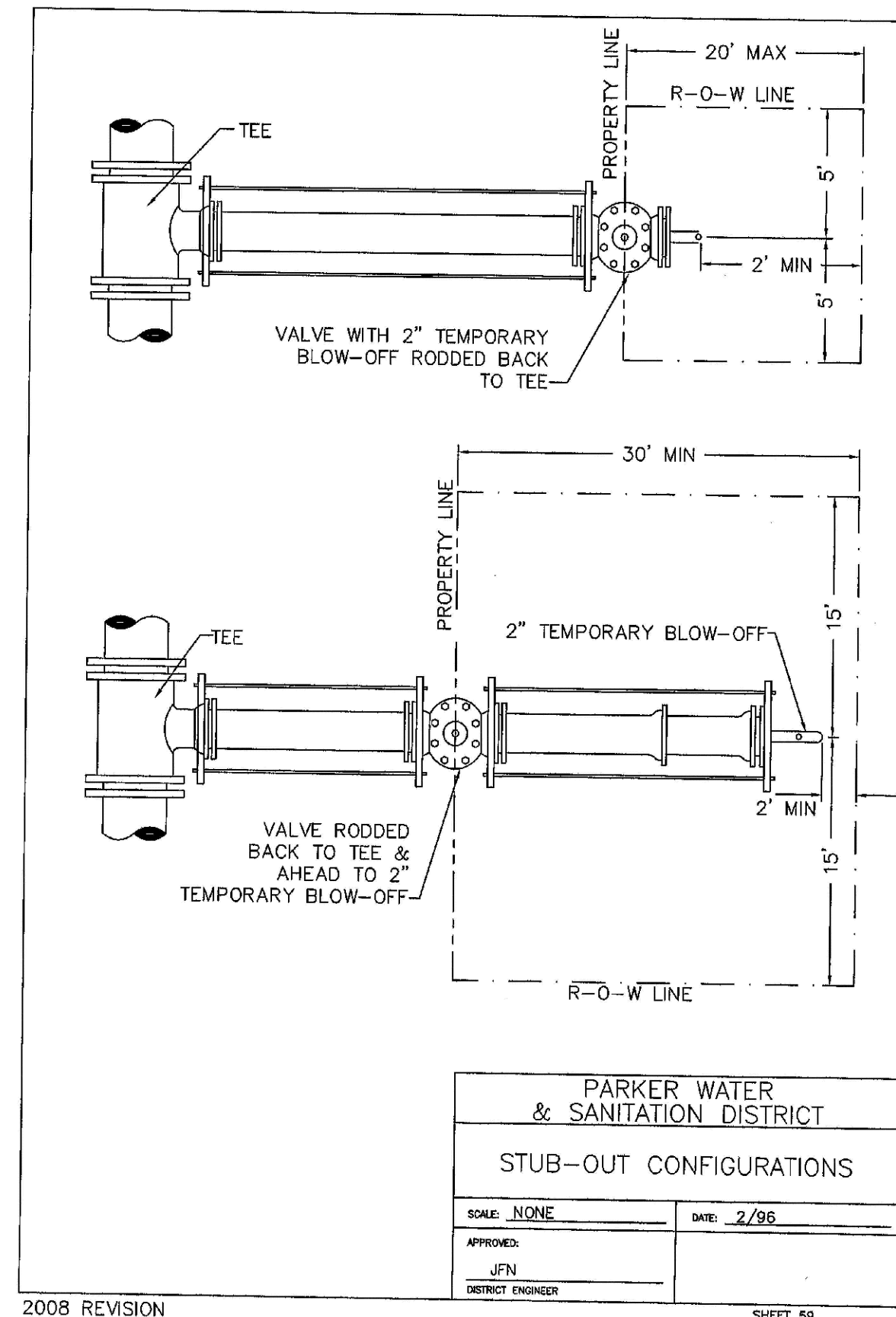
FILE NO: 8130283701

SHEET NUMBER: 20

DATE: 09/02/07

NO. REVISIONS

DATE INIT. APPR. DATE



INSPECTION POLICY:

- ALL SERVICE INSPECTIONS MUST BE SCHEDULED WITH THE DISTRICT OFFICE (303)841-2088 AT LEAST 24 HOURS IN ADVANCE OF THE REQUESTED INSPECTION.
- SERVICE INSPECTIONS WILL OCCUR BETWEEN 1:00 P.M. AND 3:00 P.M. SPECIFIC INSPECTION TIMES ARE NOT AVAILABLE.
- 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 \$80 RE-INSPECTION FEE CHARGED.
- 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.
- 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.
- ALL EXCAVATIONS SHALL BE IN ACCORDANCE WITH OSHA STANDARDS.
- LOTS WITHOUT BUILDING ADDRESSES OR LOT AND BLOCK NUMBERS BEFORE DISTRICT INSPECTION OR METER SET WILL FAIL AUTOMATICALLY.
- CONTRACTOR MUST BE PRESENT AT TIME OF INSPECTION.

INSTALLATION NOTES:

WATER

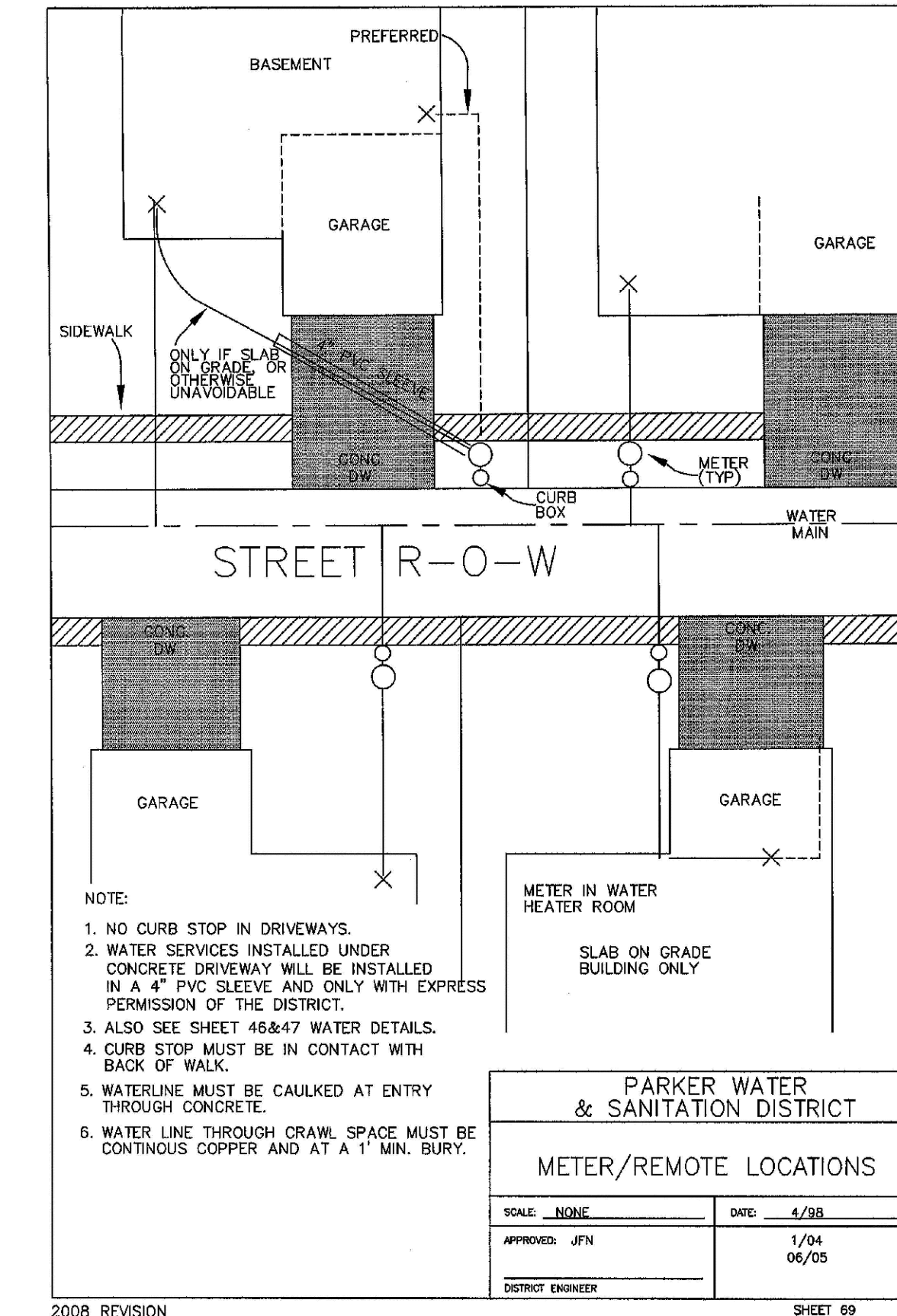
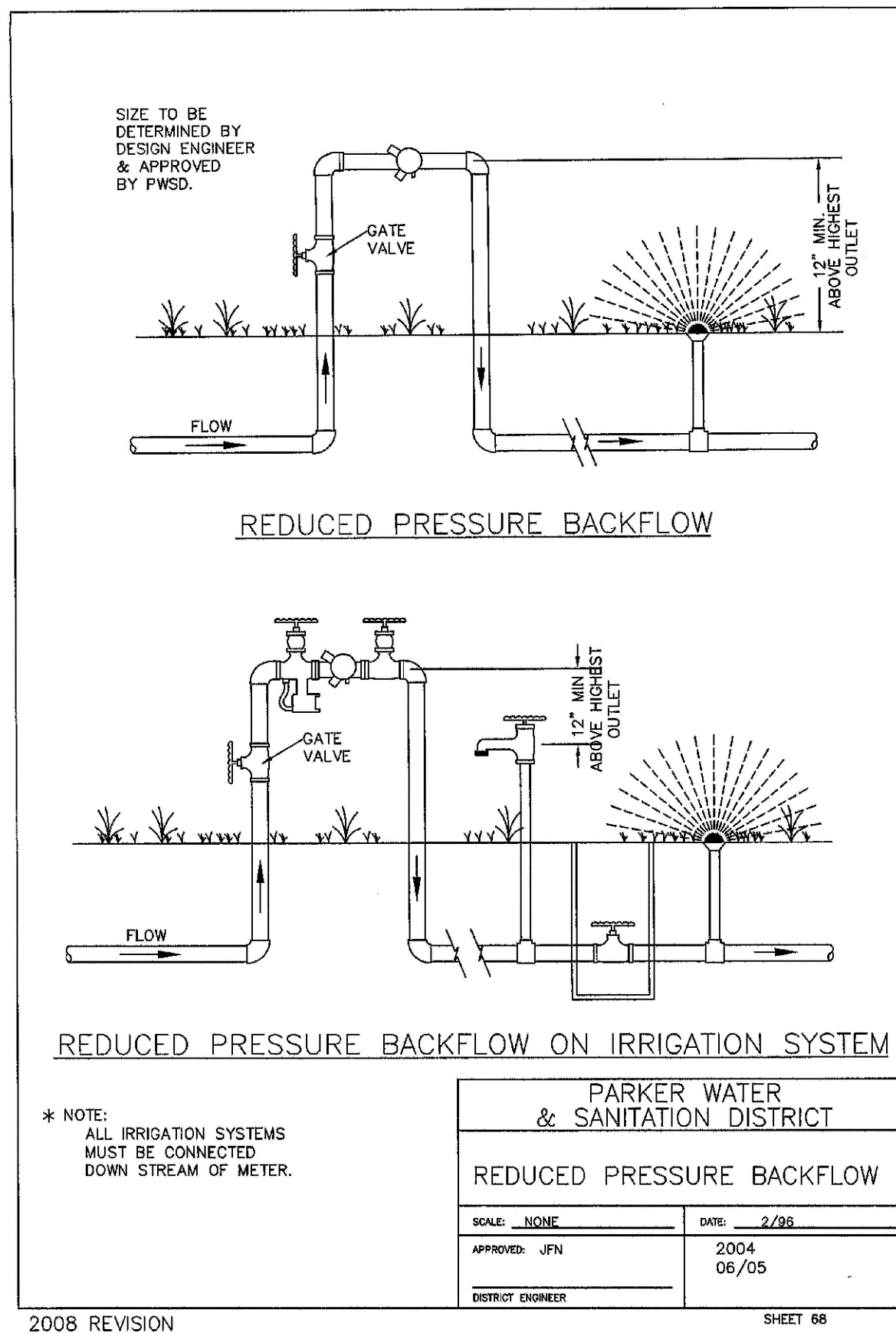
- ACCEPTABLE PIPE MATERIALS SHALL BE K-COPPER TUBING, (3/4" MIN.)
- APPROVED BEDDING TO BE SQUEEGEE.
- ONLY ONE COUPLING WILL BE ALLOWED BETWEEN THE STUB-IN AND BUILDING. A COUPLING MAY BE EITHER FLARED OR SILVER-SOLDERED. COMPRESSION COUPLINGS WILL NOT BE ALLOWED. MOVED CURB BOXES MUST BE INSPECTED BY PWSO PRIOR TO BURIAL.
- A WATER SERVICE WHICH CROSSES A SEWER SERVICE CAN DO SO ONLY AT A 90°± ANGLE. MAXIMUM 45° ANGLE MINIMUM. WATER SERVICES SHALL BE LOCATED A MINIMUM OF 18" ABOVE SEWER SERVICE.
- WATER SERVICE FOUNDATION PENETRATIONS SHALL BE WATERPROOFED USING MASTIC OR OTHER APPROVED METHOD, CRAW SPACE, REQUIRES CONTINUOUS COPPER WITH A 1" BURY.
- STOPBOX MUST BE PLUMB AND CENTERED OVER NUT AT THE BACK OF CURB, AND MUST BE SET AT OR SLIGHTLY ABOVE FINISHED GRADE.
- STOPBOXES MUST BE SET AT BACK OF SIDEWALK OR CURB (MUST BE TOUCHING).
- NO CRAWSPACE MOUNTED METERS ALLOWED.
- WATERLINE MUST BE ATTACHED TO A SUPPORT BOARD THAT IS MOUNTED TO THE WALL.
- NO VOIDS ALLOWED UNDER WATERLINES FROM STOP BOX TO FOUNDATION.
- CURBSTOP BOXES CANNOT BE IN DRIVEWAYS.
- WATERLINES PASSING UNDER DRIVEWAYS NEED TO BE SLEEVED IN 4" P.V.C. AND HAVE EXPRESS PERMISSION OF THE DISTRICT.
- YOKES SHOULD BE MOUNTED NO GREATER THAN 6 INCHES ABOVE BOTTOM SHUTOFF. EACH SERVICE MUST INCLUDE A STOP AND WASTE VALVE AND A PRESSURE REDUCING VALVE LOCATED WITHIN THE ABOVE REFERENCED 6 INCH SPACE.
- NO SPIRDS OR FLARED COUPLINGS ALLOWED ON SERVICES LARGER THAN 3/4". SILVER SOLDERED JOINTS MUST BE INSPECTED BY PWSO PRIOR TO BURIAL. FLARED COUPLINGS WILL BE ALLOWED ON ALL SERVICES 3/4" AND SMALLER.
- ONLY 3/4" (JUMPER OR CHEATER) PIPES (RESIDENCES) ARE ALLOWED. (JUMPER OR CHEATER) PIPES WILL BE REMOVED PRIOR TO METER SET DATE.
- ALL SERVICES WILL BE PERMANENTLY MARKED ON CURB FACE AS FOLLOWS:
"W" FOR SANITARY SEWER SERVICE
"V" FOR WATER SERVICES
- CONTRACTOR MUST BE PRESENT AT TIME OF THE INSPECTION

PARKER WATER & SANITATION DISTRICT
DISTRICT POLICIES & INSTALLATION NOTES FOR WATER SERVICES

SCALE: NONE DATE: 2/96

APPROVED: JFN 1/04
DISTRICT ENGINEER 06/05

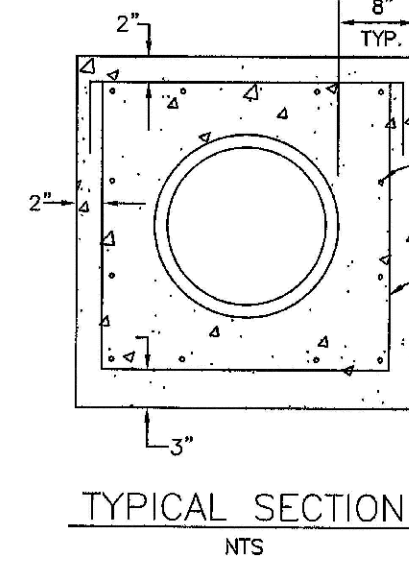
2008 REVISION SHEET 67



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SCALE:	AS SHOWN	FILE NO.:	8130283701												
DRAWN BY:	JF	CHECKED BY:	JJ												
DATE:	SEPTEMBER 2017														
SHEET NUMBER	21														
TRAILS AT CROWFOOT FILING 11 CONSTRUCTION DRAWINGS WATER DETAILS															
ESX MANAGEMENT 7353 South Alton Way CENTENNIAL, CO 80112															
10333 E. Dry Creek Rd. Suite 410 Englewood, CO 80150 Tel: (720) 482-9526 Fax: (720) 482-9546	<table border="1"> <tr> <th>No.</th> <th>Revisions</th> <th>Date</th> <th>Init.</th> <th>Appr.</th> <th>Date</th> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </table>			No.	Revisions	Date	Init.	Appr.	Date						
No.	Revisions	Date	Init.	Appr.	Date										



8" TYP.
2"
2"
3"
24" O.C.
#4 REBAR WHERE O.D. < OR = 10"
#5 REBAR WHERE O.D. > 10"
#4 REBAR @ 24" O.C. WHERE O.D. < OR = 10"
#5 REBAR @ 24" O.C. WHERE O.D. > 10"

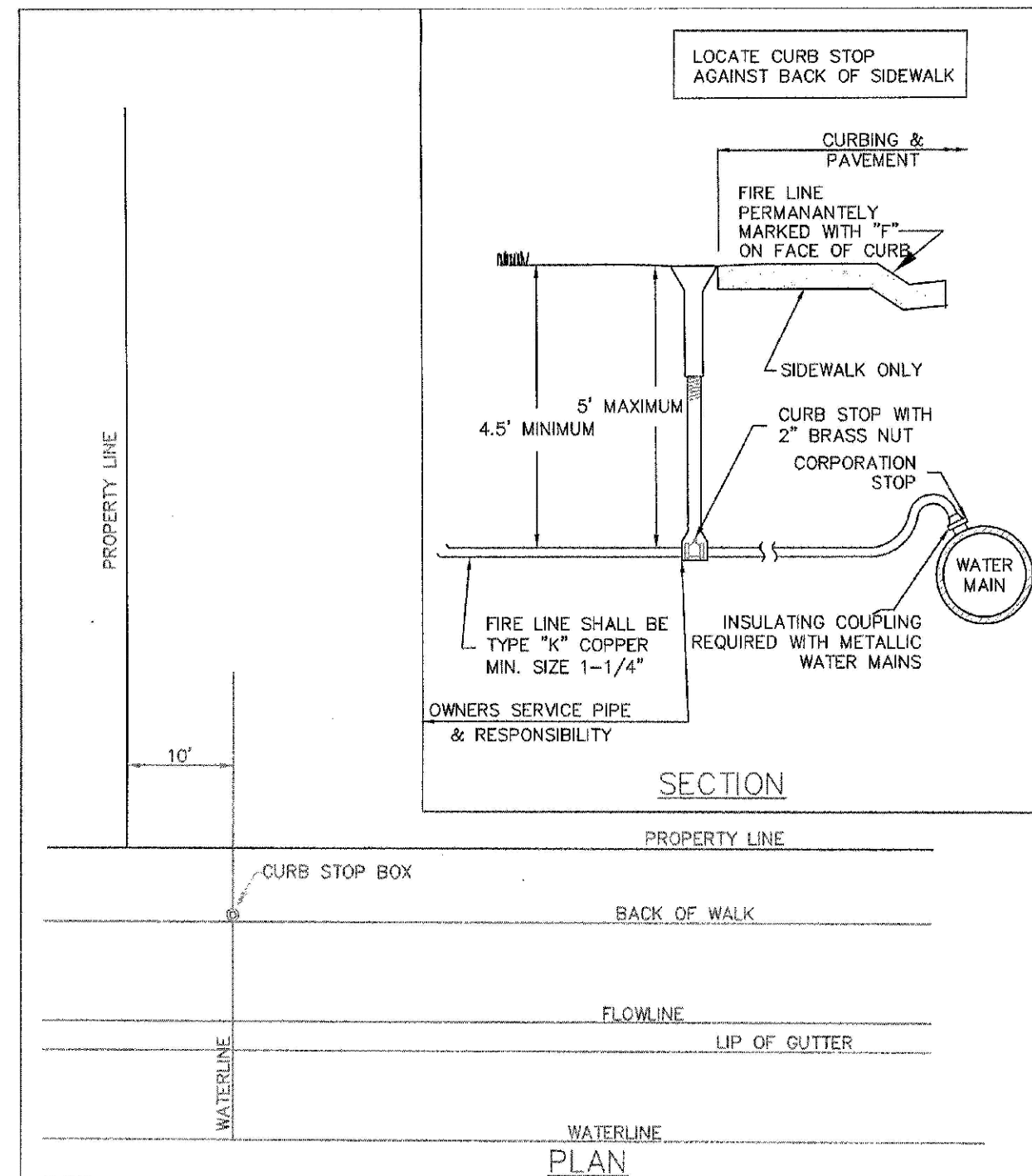
TYPICAL SECTION
NTS

- NOTES:
1. ALL CONCRETE SHALL HAVE A 28 DAY STRENGTH OF 3,000 PSI USING TYPE I PORTLAND CEMENT AND 3/4" AGGREGATE. ALL CONCRETE SHALL HAVE 5-7% ENTRAINED AIR CONTENT AND A MAXIMUM SLUMP OF 4".
 2. ALL REINFORCEMENT SHALL CONFORM TO ASTM A615, GRADE 60.
 3. ALL REINFORCEMENT SHALL HAVE 2" MIN. CONCRETE COVER.
 4. THE SUBGRADE SHALL BE COMPACTED TO 85% OF THE MAXIMUM STANDARD PROCTOR DENSITY PRIOR TO FORMING THE STRUCTURE.

PARKER WATER & SANITATION DISTRICT	
WATERLINE ENCASUREMENT	
SCALE: NONE	DATE: 5/26
APPROVED: JFN	
DISTRICT ENGINEER	

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SHEET 70



SECTION

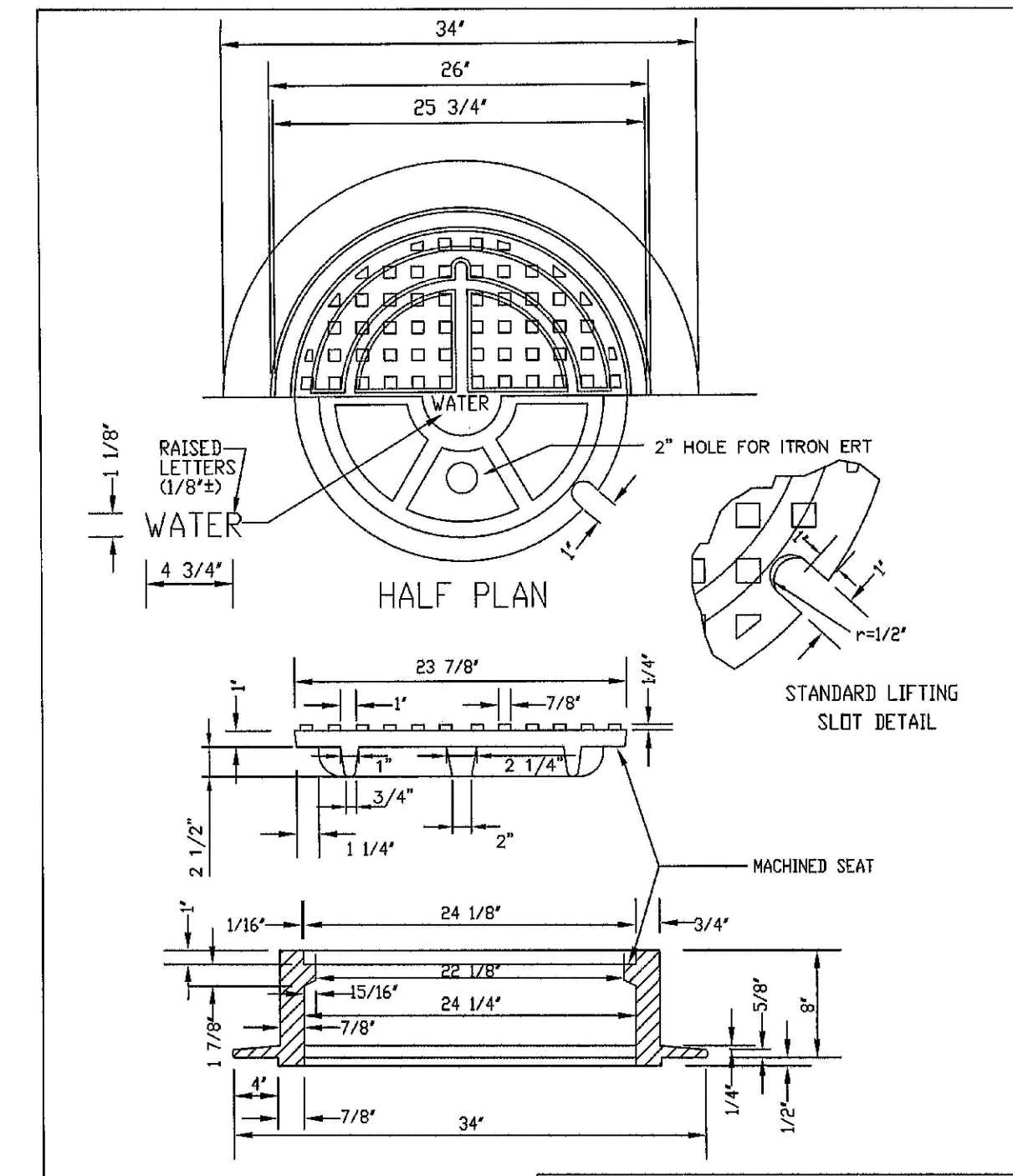
PROPERTY LINE
10'
CURB STOP BOX
BACK OF WALK
FLOWLINE
LIP OF GUTTER
WATERLINE

- NOTES:
1. AN "F" WILL BE PERMANENTLY MARKED ON CURB FACE OVER FIRE LINE.
 2. DOMESTIC WATER SERVICE SHALL BE INSTALLED A MINIMUM OF FIVE (5) FEET FROM THE FIRE LINE.
 3. SANITARY SEWER SERVICE SHALL BE INSTALLED A MINIMUM OF TEN (10) FEET FROM THE WATER SERVICE (EITHER DOMESTIC OR FIRE LINE).

PARKER WATER & SANITATION DISTRICT	
RESIDENTIAL FIRE LINES	
SCALE: NONE	DATE: 6/29
APPROVED: RJG	2/00 05/05 12/07
DISTRICT ENGINEER	

2008 REVISION

SHEET 73



HALF PLAN

- NOTE:
1. Casting Specifications: ASTM A-48 With A Minimum Tensile Strength Of 22 KSI (Class 20)
 2. All Castings To Be Dipped In Asphalt Base Paint (Or Approved Equal).

PARKER WATER & SANITATION DISTRICT	
24" DIAMETER RING AND COVER	
SCALE: NONE	DATE: 6/26
APPROVED: JFN	12/07
DISTRICT ENGINEER	

2008 REVISION

SHEET 75

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SHEET NUMBER	DRAWN BY: JF	CHECKED BY: JJ	DATE: SEPTEMBER 2017	SCALE:	AS SHOWN	FILE NO:	8130283701	Revisions	Appr.	Date
				TRAILS AT CROWFOOT FILING 11 CONSTRUCTION DRAWINGS WATER DETAILS	ESX MANAGEMENT 7353 South Alton Way CENTENNIAL, CO 80112	10338 E. Dry Creek Rd. Suite 410 Englewood, CO 80150 Tel: (720) 482-9526 Fax: (720) 482-9546	CVL CONSULTANTS	22		